

**TOWN OF HAMPDEN
MASSACHUSETTS**

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Conservation Commission
Bonnie Geromini
Judy McKinley Brewer
Philip Grant
Ted Zebert
Andrew Netherwood
Tim Hanley
Branden Garvey

HAMPDEN CONSERVATION COMMISSION

CONSERVATION COMMISSION MEETING

November 15, 2017

Attendance: Chairman, Bonnie Geromini, and Conservation Board Members Judy McKinley Brewer, Phil Grant, Ted Zebert, Andrew Netherwood, Tim Hanley and Branden Garvey were in attendance.

Bonnie Geromini made a motion to open the meeting at 7:00p.m. Phil Grant seconded the motion. All were in favor.

Acceptance of Minutes –

Minutes from the September 20, 2017 meeting were accepted as presented.

Minutes from the October 18, 2017 meeting were accepted as amended.

Minutes from the November 3, 2017 special on-site meeting were accepted as amended.

New Business:

- Thomas & Judith Michel (62 Stony Hill Rd.) – Request for Determination of Applicability for the demolition of their home due to fire damage and rebuilding of home in same location. Thomas Michel appeared before the board on this matter.

Mr. Michel stated that due to the extensive fire damage, they are hoping to demolish the existing structure and rebuild their home using the existing footprint. Bonnie began by expressing how sorry the Board was that the applicant and his family had to go through such a horrible ordeal of losing their home and possessions in the fire. The board briefly discussed the site visit they completed on 10/27/17 and how the only issues they saw were past the tree line which they decided was the delineation unit. Ted mentioned that they may want to clean up a bit towards the wetlands in the backyard. Andrew stated that the septic is all going to stay the same as it was previously. Mr. Michel informed the Board that the Title V has already passed. They would like to demolish the structure and have a new foundation and a new house built in the same footprint. Judy made a motion to issue a negative determination, informing Mr. Michel that the wetland areas are such a distance from where anything drains that silt barriers are not required. Phil seconded the motion. The board voted unanimously in favor of the motion. A negative determination has been issued.

2017 Open Space & Recreation Land Update – Discussion regarding the OSRP update.

Judy informed the Commission that she has sent a draft of the 2017 OSRP update to everyone on the Commission, all of the volunteers on the OSRP Committee, the boards in other departments and Emily Slotnick at PVPC. She has asked that everyone review the draft and inform her if they find any corrections that should be made. She has also asked that the other boards provide a letter stating that they have received and reviewed the final draft. They can also state that they approve the draft if they would like to. There are three letters that are required by the state to be submitted with the revised plan. The letters required are from the Select Board, Planning Board and PVPC.

She explained that the process of giving everyone the required time to review and then submitting the final draft to the state takes about 6 weeks. The current grant we are using for help from PVPC expires on 12/31/2017. If extra time is needed to finish submitting everything, we can get an additional grant that will give us 3 more days.

Judy reported that approximately 80 surveys were received out of approximately 5,000 residents in town. She explained that although this number may seem low, Emily from PVPC who has worked on many of these had informed her that is a good amount received based on the number of residents in town.

Based on their responses in the surveys, residents would like to see more access in town. This includes access to walking trails and access to the river. Many residents stated that they would like more places to walk and hike, as well as more connections between public properties. They would also like to see sidewalks put in locations that are heavily used by seniors and children. Some residents also asked for stop lights to be put in across from the senior center.

Once the draft of the revised plan is reviewed and the required letters are received, the draft will be submitted to the state for approval. Judy will update the Commission on the status at the next Conservation meeting.

South Ridge Rd. (Parcel ID: 3-19-14) –The Commission had requested that a few people attend tonight's meeting to discuss Mr. Morton's property at the end of South Ridge Rd. The office had been receiving several concerns regarding work being done on land covered under NHESP or land with permanent Conservation deed restrictions. In attendance on this matter are the following: Russell Morton (the owner of the property), Meg Scranton Wilson (the potential buyer who would be building on the property), David Atsales and Bill Kelleher (neighbors on South Ridge Rd.), Sherry Himmelstein (President of Minnechaug Land Trust who sold the property to Mr. Morton) and John Matthews (Chairman of the Panning Board).

Bonnie began by stating that the office has been receiving several concerns regarding Mr. Morton's property and thought it would be best to get everyone together in the same room to avoid any miscommunication. Bonnie briefly explained the Conservation Commission's role and responsibilities and Mr. Matthews then did the same for the Planning Board.

Mr. Morton came forward and explained that he is currently the owner of this property and is planning to sell it to Meg Scranton Wilson who would like to build a single family home on it. Mr. Morton brought plans for everyone to see showing where the proposed house and driveway would be located. He explained that there is currently no street access to this parcel, so he is scheduled for an upcoming meeting with the Planning Board to see if they will allow a driveway to be put in at the very end of the cul-de-sac. It would pass through a small section of another lot owned by Mr. Morton and connect to Parcel 3-19-14 to give Mrs. Wilson access.

Mr. Atsales and Mr. Kelleher requested that the areas with Conservation restrictions be pointed out on the map. Upon review of the material provided, it appeared that Parcel 3-19-14 is not included in the land owned by Mr. Morton with permanent Conservation restrictions. After some discussion and reviewing of the plans and map, no one else had any further questions or comments.

The meeting was adjourned at approximately 8:05pm.

Respectfully Submitted,
Kelly McCormick
Conservation Clerk