

Conservation Commission Minutes

Via Microsoft Teams

Date of meeting: January 21, 2021

Members present: Robert Hennessey, Brian Williams, Mike Antosz

Attendees: Chris McGuinness, Scott Simpson, Susan Berry, Lou Routhier, Linda Thayer, Walter Thayer, Robert Schrader, Pete Westover, Matt Ciaschini, Zach Ciaschini

Virtual meeting via Microsoft Teams, opened by Chairman Hennessey at 6:02 P.M.

1) Continued public hearing NOI Sewer Project Phase 2

Chris McGuinness and Scott Simpson are presenting the NOI and site plan to the Commission. Lou Routhier expresses concerns over the pump station location. It would negatively affect his business and also the placement near an existing gas line is very troubling. He states that the pressure sewer system that close to a gas line is dangerous. Mr. Routhier questions the logistics of the easement that the town has presented. He has been in contact with the DPW and would strongly encourage a change of location for the easement and pump station. Chair Hennessey asks Mr. McGuinness and Mr. Simpson if they are aware of the gas line. Mr. McGuinness explains reasoning behind location of pump station and easement. The Town and engineers are aware of the gas line and have determined it would not have a negative impact. Mr. Simpson explains that they looked at placing the easement at 24 West Street, however because of the wetland buffer zone, and the potential environmental impact, the current location on their plan/design is the best option. Mr. McGuinness breaks down the factors of the FEMA flood zones and the Wetland Act that they must adhere to. He states that the only location to put the pump station without having to fill any area below the flood line is in the spot we are proposing. This design must compensate for environmental setbacks and riverfront properties. Chair Hennessey agrees that based on the design and plans, this seems to be the best environmental option, however the Commission cannot take any action unless there is a provision that their determination is contingent on the correct paperwork and signatures. Ultimately, the Town must settle the disputes with any landowners. Mr. McGuinness agrees with these provisions stating that environmentally the design will remain the same based on the Commission's determination. It would allow them to put it out to bid, with the final design in place. The contractors will be able to order the items necessary for the project prior to the project being started in the summer. Susan Berry continues her opposition from previous public hearing. She reiterates that a restaurant is on her property and she has outdoor dining, she has many concerns and one of which is the odor control. Mr. Simpson addresses the odor control issue. Small discussion on Susan Berry and Lou Routhier's concerns. Chair Hennessey points out that concerns not involving environmental impacts with regards to floodplains or wetlands should be brought up with the Town. Lou Routhier and Susan Berry request a copy of the Wetlands Act, so they can become familiar with what is being referenced. Mr. McGuinness will be sending them a copy. Mike Antosz would like to review the design/plan. Unable to be on the computer for this hearing. Mr. McGuinness will send

him a copy of the plan. Mr. McGuinness asks if there are any suggestions or changes to the plan they would like to add from an environmental impact. Commission has no specific suggestions. Brian Williams states that he would vote to approve if there was a vote today. Chair recommends that they continue the hearing so that Mike Antosz has a chance to review the plan. They would be willing to make a determination with provisions in place. Mr. McGuinness and Mr. Simpson agree to the continuation. Commission votes on continuing the hearing. Motion passes. Small discussion on next meeting date. The next meeting will be Thursday February 4th. The NOI Sewer Project phase 2 will be continued until February 4th, 2021.

2) Informal discussion, Robert Schrader from Chestnut Mt. Tree Farm

Robert Schrader of Chestnut Mountain Tree Farm is present. The Board of Selectman have agreed to a new install well for irrigation, which is for a property under Conservation Restrictions. The DCR and the Town of Hatfield have joint oversight with this CR. DCR has approved this installation under 3.2, improvement of existing well. Mike Antosz asks about the use of the current well. Mr. Schrader states that was never a functioning well since they have been on the property. New well would be in a different location. Small discussion on projected use of a newly installed well. Mr. Schrader states it would be a well that would look to get 30-40 gallons of water for his Tree Farm irrigation. Chair Hennessey questions the DCR finding that this is an improvement of an existing well and not deemed a new installation. Smalls discussion on DCR's findings. Chair Hennessey is satisfied with the BoS and DCR decision. Chair Hennessey will get clarification with DCR on the matter of improvement of an existing well. There is no vote required to move forward with this CR.

3) Informal discussion, Full Tilt Auto 164 West Street

Matt and Zach Ciaschini from Full Tilt Auto Body are present for an informal meeting. They are looking to operate their auto/collision repair shop at 164 West Street. They have met with the Planning Board and are in the process of submitting for a Special Permit to conduct their business at this location. 164 West Street is zoned light industrial and currently an auto repair shop is not allowed. Chair Hennessey asks Full Tilt about their day-to-day operations. Matt Ciaschini explains that they have moved from their previously location in Easthampton, where they suffered a total loss fire to their shop. They are exclusively a collision shop and rarely do they do repairs on engines or use and dispose of a lot of fluids. Their footprint environmentally would be very minor. Chair Hennessey asks them about the 100 FT buffer zone. The buffer zone is toward the back parking lot and that their business would not interfere. Matt Ciaschini states that their proposed plan is on the front and North side of the property, away from the buffer zone. Gleason Johndrow owns the storage unit in the back and that would be separate business from their Auto Body shop. Brian Williams asks if they plan on constructing additional buildings or structure. Matt Ciaschini states that they do not plan to construct any buildings and will only be using the existing structures on the property. The Commission all agree that based on their

description of their proposed plans, there is nothing that Full Tilt needs to submit to the Commission. Chair Hennessey points out, if they do end up doing work in the back parking lot towards the buffer zone, they would need to notify the Commission. Both Matt and Zach Ciaschini agree to this.

Addition comments from the public, that are not recognized on the agenda.

Linda and Walter Thayer are present and would like to address the Commission. Walter Thayer has recently purchased property at 82 King Street. They have submitted a SPA application with the Planning Board. They were recommended to go before the Conservation Commission as well. They have hired a civil engineer that will create a site plan and topographic map. Linda Thayer states that the property is close to the 100 FT buffer zone. Chair Hennessey advises them to consult with their engineer to figure out if they need to submit an RDA or a NOI with the Commission. Small discussion on this process.

Pete Westover has two Conservation Restrictions that he hopes the Commission can review and sign. Chair explains that since this matter is not on the agenda, the Commission can not take any action. Pete Westover understands. Chair Hennessey verifies that this came before the Commission last year as drafts. They are still waiting for the final versions. The Commission needs to review and vote on the final versions. Pete Westover states this will be ready for next meeting. Small discussion on next meeting date. Pete Westover will be put on the next meeting agenda so that the commission can take action on the CR's.

Minutes from meeting on December 17, 2020 are approved.

Meeting adjourned 7:56PM

Submitted by

Admin Assistant

Gerard Bueno