



**Bellingham Conservation Commission  
10 Mechanic Street  
Bellingham, Massachusetts 02019**

**Meeting Minutes  
Wednesday, January 13, 2021**

***MEETING LOCATION: Remote Participation through Zoom***

Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, and the Governor's March 15, 2020 Order imposing strict limitations on the number of people that may gather in one place, no in-person attendance of members of the public will be permitted at this meeting.

**Present at the Meeting:**

Cliff Matthews, Chairman  
Neal Standley, Vice Chairman  
Shawn M. Wade, Member  
Michael O'Herron, Member  
Brian Norton, Member  
Noel Lioce, Member  
Arianne Barton, Member

**Other Officials:**

Anne Matthews, Conservation Agent  
Amy Sutherland, Recording Secretary  
Jim Kupfer, Town Planner (ran the zoom meeting)

**Continued Public Hearing: Project Location: South Main Street and Center Street:**

**Hearing time:** 7:00 pm

**Project Description:** Roadway, Stormwater management system and filing of 1,757 sf of IVW for subdivision roads and lots "Bellingham Shores"

**Application Type:** Notice of Intent: DEP File Number 105-864; BWP-230

**Applicant:** Rick Terrill  
Bellingham Residential #2 Realty LLC  
120 Quarry Drive  
Milford, MA 01757

**Representative:** Goddard Consulting LLC  
291 Main Street Suite #8  
Northborough, MA 01532

The Chairman opened the continues hearing for Bellingham Shores.

The applicant representative Sean Malone and Mark Arnold were present. The Chairman provided a recap that at the last meeting the Commission was going to begin preparing the Order of Conditions. Those order of conditions were prepared and circulated to the applicant for comments. There were no comments received. There were no other questions.

The Chairman entertained a motion to sign and issue the prepared Order of Conditions.

**On a motion made by Shawn Wade, seconded by Arianne Barton, the Conservation Commission voted by roll call vote to sign and issue the Order of Conditions for South Main Street and Center Street (Bellingham Shores).**

**Roll Call Vote:**

Neal Standley, Vice Chairman	aye
Michael O'Herron, Member	aye

Neal Standley, Vice Chairman	aye
Brian Norton, Member	aye
Shawn M. Wade, Member	aye
Noel Lioce, Member	aye
Arianne Barton	aye

**Request for Certificate of Compliance:**

The Commission is in receipt of a request for a Certificate of Compliance for 8 Connor Lane Lot 4. The Engineer Mark Arnold was present representing the applicant. It was explained that this was for site work and replication. There was an isolated vegetated wetland on the lot and determined it was a lower value resource area. The plan is for replication of recreating a resource area and attach it to a BVW on an abutting lot. The site has been visited several times. Based on Mr. Arnolds submissions and the Conservation Commissions observations, the resource area is functioning perfectly as a BVW. Mr. Arnold communicated that the replication area came out great. There was a request to remove the silt fence on site. This was done. Photos were provided. It is recommended to sign the Certificate of Compliance.

Member Norton recused himself from voting on this Certificate of Compliance.

**On a motion made by Shawn Wade, seconded by Arianne Barton, the Commission voted by Roll Call vote to sign and issued the Request for Certificate of Compliance for 8 Connor Lane.**

**Roll Call Vote:**

Neal Standley, Vice Chairman	aye
Michael O'Herron, Member	aye
Brian Norton, Member	No Vote Recused Self
Shawn M. Wade, Member	aye
Noel Lioce	aye
Arianne Barton	aye

Mr. Arnold asked if the Commission will be addressing the Certificate of Compliance for the roadway. It was communicated that there was conversation with Cheryl Nation and there is the outstanding issue with the stormwater annuity. This needs to go to town meeting in May for acceptance. This allows plenty of time to get this annuity established. This continues to be an outstanding issue. The DPW is reviewing the As-Built plans. Chris Nation was present and communicated that he is representing the Connor Lane project and it was his understanding that they were able to get a Certificate of Compliance without the annuity and the annuity was part of getting the DPW satisfied. Conservation Agent noted that it is one of the conditions in the Order of Conditions. She will provide the applicant with the Special Conditions. The agent communicated that they will not need to resubmit the paperwork, but it is a pending file at this time. It is an active file. The applicant does not need to reapply.

**Continued Public Hearing: 6 North Main Street, Mill Street, Common Street:**

**Hearing time:** 7:15 pm

**Project Description:** Construction of a new access road, improvements to existing roadways, construction of stormwater management facilities, utility improvements including pump station

**Application Type:** Notice of Intent: DEP File Number 105-900; BWP-N/A

**Applicant:** Denis Fraine  
Town of Bellingham  
10 Mechanic Street  
Bellingham, MA 02019

**Representative:** Mark Allen  
Allen Engineering & Associates Inc.  
One Charles Road, Suite 2  
Hopedale, MA 01747

The Chairman opened the continued hearing for 6 North Street for the Notice of Intent for the proposal to construct a new access roadway, improvements including a pump station located within the 100-foot buffer zone to bordering vegetated wetlands including proposed alteration of 150 sq. ft of bordering vegetated wetlands.

The applicant informed the Commission that they are not prepared to make a presentation. The Planning Board will be meeting with the applicant tomorrow evening. The applicant has provided the Planning Board with responses to the peer review along with supplemental documents. The Chairman noted that he has reviewed the comments from BSC and does have other concerns relating to Conservation to add on to the list. The Chairman would like it communicated to the Planning Board that the Commission has issued related to drainage. The Chairman communicated that the Commission made an informational request on December 9, 2020 that the applicant provide detailed information on the catchment area for south main street. There needs further elaboration on this. The applicant was also asked to provide a different area for replication of the wetland which is being impacted with the widening of Mill Street. The Commission looked at the outfall structure on Mill Street and originally this was created under a filing by the DPW Stormwater Regulations. This will need to be reviewed.

The Chairman asked for a motion to continue the hearing.

**On a motion made by Michael O'Herron, seconded by Arianne Barton, the Conservation Commission voted by roll call vote to continue the hearing to January 27, 2021 at 8:15 pm.**

**Roll Call Vote:**

Neal Standley, Vice Chairman	aye
Michael O'Herron, Member	aye
Brian Norton, Member	aye
Shawn M. Wade, Member	aye
Arianne Barton, Member	aye

**Continued Public Hearing: Project Location Project Location: Mechanic Street & Mill Street:**

**Hearing time:** 7:45 pm

**Project Description:** Roadway, Utilities. Stormwater Management for Residential Subdivision – Red Mill on the Charles

**Application Type:** Notice of Intent: DEP File Number 105-910; BWP-268

**Applicant:** Kevin Lobisser  
Snowflake, LLC  
One Charlesview Road Suite 1  
Hopedale, MA 01747

**Representative:** Mark Allen  
Allen Engineering & Associates Inc.  
One Charles Road, Suite 2  
Hopedale, MA 01747

The Chairman opened the continuation hearing for Red Mill on the Charles.

The applicant has asked for a continuation. The Chairman indicated that a large site-wide plan is instructive for the Commission during the initial phase of review to see all the area impacts and the applicant was asked to provide a similar plan since some changes have been made. Along with this plan, the Commission would like included the 25 to 50 ft. temporary disturbance zone for the buffer zones. The Commission is still waiting for this information. There also needs to be further discussion about the granting of the waivers for the sizing of the stormwater basins. The DEP is revising the stormwater standards since there are increased frequencies of high-volume storm events in the last couple decades, there needs to be adaptations to this. At the first hearing, the Chairman communicated that there may be a strategy to minimize the impacts, some of the lots will need to be eliminated to accommodate new designs. This will be discussed at the next meeting. The comments from BSC covered roof infiltration and with houses abutting 3 to 1 slope, the concern is with breakout. This is all part of the stormwater management system and should be addressed at future continuations. Consultant DiPietro agrees and he communicates that the applicant is not asking for the approval of the lots, although they are part of the subdivision, but they are asking for the layout and creating of the roadway to create frontage. Frank has not looked at how many lots are under the jurisdiction of the Commission but his estimate it that there are about 30 to 40 with some jurisdiction.

The Chairman asked for a motion to continue the hearing.

On a motion made by Shawn Wade, and seconded by Brian Norton, the Conservation Commission voted to continue the hearing to January 27, 2021 at 8:45 pm.

**Roll Call Vote:**

Neal Standley, Vice Chairman	aye
Michael O'Herron, Member	aye
Brian Norton, Member	aye
Shawn M. Wade, Member	aye
Arianne Barton, Member	aye
Noel Lioce, Member	aye

**Public Hearing: Project Location: 19 Pelletier Drive (Lot 87):**

<b><u>Hearing time:</u></b>	8:15 pm
<b><u>Project Description:</u></b>	Construct new retaining wall and fence
<b><u>Application Type:</u></b>	Notice of Intent: DEP File Number 105-913; BWP-284
<b><u>Applicant:</u></b>	Mark & Nancy DiCristoforo 19 Pelletier Drive Bellingham, MA 02019
<b><u>Representative:</u></b>	Samuel Lamele JC Engineering, Inc. 2854 Cranberry Highway W. Wareham, MA 02538

The Chairman opened the hearing for 19 Pelletier Dr.

The Engineer John Churchill from JC Engineering LLC was present. The applicant provided a share screen. The applicant is looking to construct a new retaining wall and fence to replace the failing wall. The project will also include removing an existing concrete pad in the 25 ft. no disturb zone. The Commission performed a site to walk on January 9, 2021. The Engineer communicated that they are proposing a segmented wall. Member O'Herron showed photos of the wall from his phone. It was evident from the visit that the wall is going to fail. This will be replaced with a less intrusive wall. There will be excavation behind the existing wall. The existing wall will be removed. There will be a base for the segmented wall, then the first layer will be put in. The wall will be eight feet high. This will be in the ground 12 inches for the bottom of the first layer, then stacking will take place. The plans show a geogrid. There will be a geogrid liner between those blocks. The detail of the wall was shown on screen share. There was a structural engineer who created the design. The plan set is dated September 4, 2020. The applicant will provide a paper copy. The Commission has a copy of a plan dated November 18, 2020. Nancy DiCristino participated in the zoom meeting and explained that the paper copy of the plans will be dropped off by her husband Martin. The Chairman noted that the Commission will require that the material that's excavated have hay bales which will control the dirt piles during the construction of the wall. The hay bales should be as far away from the water as possible. The special condition would be that the hay ball and silt fence be five feet from the existing retaining wall.

On a motion made by Brian Norton, seconded by Arianne Barton, the Conservation Commission voted by roll call vote to close the hearing and issue the Order of Conditions for 19 Pelletier Drive.

**Roll Call Vote:**

Neal Standley, Vice Chairman	aye
Michael O'Herron, Member	aye
Brian Norton, Member	aye
Shawn M. Wade, Member	aye
Arianne Barton, Member	aye
Noel Lioce, Member	aye

**Public Hearing: Project Location: 180 Paine Street (ANRAD):**

<b><u>Hearing time:</u></b>	9:05 pm
<b><u>Project Description:</u></b>	BVW, Perennial & Intermittent Stream, Banks to Streams, Bank to pond
<b><u>Application Type:</u></b>	ANRAD File Number 105-; BWP-286
<b><u>Applicant:</u></b>	Ron Bonvie Active Adult LLC 23 Southport Drive

**Representative:**

Mashpee, MA 02649  
Eric Dias  
Strong Point Engineering Solutions, Inc.  
340 Manley St. Unit 2  
West Bridgewater, MA 02379

The Chairman opened the hearing for 180 Paine Street for the ANRAD submitted by Ron Bonvie.

The representative Eric Dias from Strong Point Engineering Solutions, Inc was present. Cameron Larson was also present from Environmental Consulting. This company performed the wetland delineation. There was an ANRAD filed on this for a smaller portion a few months ago. The applicant is back with a much bigger portion of the site. The applicant is seeking wetland confirmation of the first phase of a potential future development project on this site. There is over 8,000 linear feet of bordering vegetated wetland. There is also over 240 linear feet of bank to a pond. There is also 1500 linear feet of the bank of a perennial stream, also 2,000 linear feet of bank to an intermittent stream. The total locus area is about 130 acres. The general layout of the plan was reviewed. The applicant was informed that in 1985 the Conservation Agent and Chairman participated in the original wetland delineation for the golf course. The applicant shared the autocad file. The vegetated wetland series A was shown in green. The other buffer zones were shown. There was also another bordering vegetated wetland series B noted on the screen. The isolated wetland series C was shown, and a vernal pool was identified. There was also a bordering vegetated wetland series D shown. The flood plain has noted an elevation of 186. There was delineation of the bank to that pond near the golf course. The Commission would like to do a site visit but will take multi visits since the site is so large. The Commission would like to use the services of Natural Resources to delineate the site. The agent will reach out the consultant and will provide the estimated cost. Mr. Bonvie, who was on the call, is fine with this plan moving forward. It was suggested that this be continued to the first meeting in February 10, 2021.

**On a motion made by Neal Standley, and seconded by Noel Lioce, the Conservation Commission voted by roll call to continue the hearing to February 10, 2021.**

**Roll Call Vote:**

Neal Standley, Vice Chairman	aye
Michael O'Herron, Member	aye
Brian Norton, Member	aye
Shawn M. Wade, Member	aye
Noel Lioce, Member	aye
Arianne Barton, Member	aye

**OTHER BUSINESS:****Approval of Minutes:**

**October 28, 2020, November 4, 2020**

**On a motion made by Brian Michael O'Herron, and seconded by Noelle Lioce, the Conservation Commission voted by roll call to approve the minutes from October 28, 2020 and November 4, 2020 as amended.**

**Roll Call Vote:**

Neal Standley, Vice Chairman	aye
Michael O'Herron, Member	aye
Brian Norton, Member	aye
Shawn M. Wade, Member	aye
Noel Lioce, Member	aye
Arianne Barton, Member	aye

**REAPPOINTMENTS:**

The Commission was reminded that if they want to seek reappointment the papers need to be submitted to the town clerk.

**Certificate of Compliance 60 Pickering Ave:**

The Commission is in receipt of a Request for Certificate of Compliance for 60 Pickering Ave. This project was for a septic repair. The Chairman and Agent visited the site. There was trash in the resource area which needed to be removed before the Certificate of Compliance was issued.

On a motion made by Neal Standley, and seconded by Michael O'Herron, the Conservation Commission voted by roll call to approve the Certificate of Compliance for 60 Pickering Ave.

**Roll Call Vote:**

Neal Standley, Vice Chairman	aye
Michael O'Herron, Member	aye
Brian Norton, Member	aye
Shawn M. Wade, Member	aye
Noel Lioce, Member	aye
Arianne Barton, Member	aye

**Next Meeting:**

- Wednesday, January 27, 2021

**ADJOURN:**

On a motion made by Michael O'Herron, seconded by Shawn Wade, the Conservation Commission voted by Roll Call vote to adjourn the meeting at 8:20 pm.

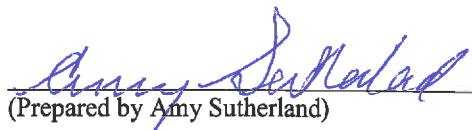
**Roll Call Vote:**

Neal Standley, Vice Chairman	aye
Michael O'Herron, Member	aye
Brian Norton, Member	aye
Shawn M. Wade, Member	aye
Noel Lioce, Member	aye
Arianne Barton	aye

Respectfully Submitted,

Amy Sutherland  
Recording Secretary

Minutes Approved on: 2-24-21  
(Date)

  
(Prepared by Amy Sutherland)