

***Topsfield Conservation Commission
Minutes of Meeting June 26, 2019
Topsfield Library Conference Room***

Present: Cheryl Jolley – Chair, Dodds Shamroth – Vice Chair, Nicholas Betts, Holger Luther, Heidi Gaffney – Administrator and Theresa Coffey – Recording Secretary. Jennifer DiCarlo was absent.

Other Attendees:

Name	Address	Agenda Item
Greg Hochmuth	Williams & Sparages	4 Glen Road
Beth Roberto	4 Glen Road	4 Glen Road
Michael Allan	4 Glen Road	4 Glen Road
Effie Ypsilantis	8 Coppermine	8 Coppermine

Cheryl Jolley, Chairperson, called the meeting to order at 7:01 p.m. with a quorum present. She announced that the meeting was being audio recorded.

HEARINGS:

NoI 307-0775: 4 Glen Road (Map 32, Lot 134), Allan/Williams & Sparages - raze existing and construct new garage, remove trees, improve existing gravel driveway

Luther read the legal notice and proof of abutter notice was submitted.

Greg Hochmuth presented on behalf of the applicants, Michael Allan and Beth Roberto. The proposed projects are to raze an existing garage and rebuild a new garage within the same footprint, provide required compensatory flood storage, remove 6 large pine trees, and expand and pave the driveway. Hochmuth provided an overview of the characteristics of the property and the buildings. He noted two conservation posts installed under an OOC for septic repair in the back of the house. All of the proposed work is in the front. The entire lot is in a flood plain.

The proposed new garage will be within the same footprint as the existing garage but will have less of an overhang which would reduce the amount of roof runoff. Discussion was held on the alternative locations for a new garage. Hochmuth stated that moving the structure to a different location would fill more flood plain.

The proposal includes the removal of 6 large pine trees with the replanting of a different species of trees and shrubs. Hochmuth stated that he felt the area where the large pines are now will not accommodate 6 new trees. Betts suggested that along with trees, a denser planting of shrubs should be done in that area.

The driveway would be expanded by cutting approximately 6 feet into the hill along the side of the driveway, this will also provide some of the compensatory flood storage area. This would change the grade of the slope but no more than 3:1. The proposal includes paving the driveway. The existing

driveway is hard packed gravel and is not pervious. Discussion was held on the installation of a gravel trench for infiltration of driveway run off and the installation of a drip trench behind the garage. Betts discussed the infiltration relative to the water table.

Hochmuth requested a continuance to develop a planting plan and a drainage plan.

Gaffney commented on the two ponds and stream on the property. She suggested that the homeowner allow the TCC to assess it for vernal pools.

Luther moved to continue the hearing until July 17, 2019, at the request of the applicant. Shamroth seconded and the vote was unanimous in favor.

Continuation RDA 2019-07: 8 Coppermine Road (Map 79, Lot 002), Ypsilantis – tree, vine, shrub removal, landscaping, install shed

Jolley noted that the hearing has been continued several times. TCC members felt the landscaping plan submitted was too vague to consider for approval. Jolley clarified for the applicant that a RDA hearing would result in either a negative or positive determination of applicability, or the applicant could withdraw the application and re-apply when landscaping plans have detailed information and a location for the shed has been determined.

Luther explained that with a steep slope into the wetland, erosion control in that area is the main issue. The TCC suggested that the applicant consult a wetland scientist or engineer to develop a plan that would address the pertinent issues and that a final decision be made on the location of the shed.

The applicant requested a continuance.

Luther moved to continue the hearing for RDA 2019-07 to July 17, 2019 at the request of the applicant. Shamroth seconded and the vote was unanimous in favor.

Continuation NoI 307-0774: 22 Boardman Lane (Map 18, Lot 038), Tatum – tree and invasive plant removal, replanting

The applicants were not in attendance but had submitted to Gaffney a revised project narrative memo dated 6/24/19 and the revised planting plan with additional plants and includes a fast growing meadow mix to stabilize the soils quickly. The TCC agreed that this mix would be good for erosion control. Discussion was held on the timeframe of the invasive plant removal, soil replacement and replanting. The TCC recommended that the applicants work with and have the approval of Gaffney prior to commencing with each stage of the project.

Luther moved to close the hearing for Notice of Intent 307-0774: 22 Boardman Lane. Shamroth seconded and the vote was unanimous in favor.

Luther moved to approve the project proposed in Notice of Intent 307-0774 for tree and invasive plant removal and the replanting of the site according to the specifications in the plan titled "Tatum Residence, 22 Boardman Lane, Topsfield MA 01983" dated 6/19/2018 [incorrect year noted on the plan and should read 6/19/2019], prepared by Corliss Landscape & Irrigation. In addition, all activities will require approval from the Conservation Administrator prior to commencing work and all plantings

will require a two year monitoring with annual report submitted. Shamroth seconded and the vote was unanimous in favor.

MEETING MINUTES:

May 22, 2019 – This item was deferred to a future meeting.

ADMINISTRATOR'S REPORT:

- Gaffney will be on vacation the week of July 1, 2019.
- Summer intern started work with the Conservation Office week of June 24, 2019.

OTHER:

- Enforcement Order 2019-04: 84 Perkins Row (Map 51, Lot 002), Davis

Gaffney reviewed the details of the Enforcement Order issued for unauthorized tree removal and disturbance of vegetation and soil. Delineation is required with a site visit following delineation and then restoration.

Luther moved to ratify Enforcement Order 2019-04 for 84 Perkins Row. Shamroth seconded and the vote was unanimous in favor.

Gaffney provided updates on the following Enforcement Orders:


- Enforcement Order 2019-02: 254 Rowley Bridge Road, (Map 80, Lot 012), Wetherbee
- Amended Enforcement Order 2019-01: 215 Washington Street, (Map 46, Lot 007), Galka

ADJOURNMENT

Luther moved to adjourn. Shamroth seconded and the vote was unanimous in favor. The meeting was adjourned at 8:18 pm.

The next meeting will be held July 17, 2019 at 7:00 pm, Topsfield Library Meeting Room.

Respectfully submitted,


Theresa Coffey
Recording Secretary

Minutes approved at the TCC meeting on 8/14/2019

Pursuant to the 'Open Meeting Law,' G.L. 39, § 23B, the approval of these minutes by the Commission constitutes a certification of the date, time and place of the meeting, the members present and absent, and the actions taken at the meeting. Any other description of statements made by any person, or the summary of the discussion of any matter, is included for the purpose of context only, and no certification, express or implied, is made by the Commission as to the completeness or accuracy of such statements.

Documents used at or for the meeting:

Notice of Intent Application 307-0775: 4 Glen Road

Complete Notice of Intent Application with attachments, dated June 10, 2019

Plan titled "Plan to Accompany Notice of Intent, 4 Glen Road, Topsfield MA", dated June 11, 2019 prepared by Williams & Sparages

RDA 2019-07: 8 Coppermine Road

Ypsilantis Residence Revised Landscaping and Shed Proposal Attachments dated May 14, 2019

Complete Request for Determination of Applicability with attachments, received April 24, 2019

E-mail communication from Effie Ypsilantis to Heidi Gaffney & TCC, dated 6/11/2019

Notice of Intent Application 307-0774: 22 Boardman Lane

Complete Notice of Intent Application with attachments, dated May 23, 2019

Planting Plan for 22 Boardman Lane, prepared by Corliss Landscaping, dated December 3, 2018

Tatum Pine Assessment, prepared by Howard Gaffin, dated April 12, 2018

Dodge Tree Service Letter re 22 Boardman Lane, dated November 9, 2018

Replanting Plan for 22 Boardman Lane, prepared by Corliss Landscaping, dated June 19, 2018 [2019]

Memo – "Tatum – 22 Boardman Lane, Topsfield, MA", Re: Follow Up Materials – Replanting Plan Proposal, dated June 24, 2019

Enforcement Order 2019-04: 84 Perkins Row, dated June 14, 2019

Copy of EO 2019-04

Photos dated 6/12/2019