

**MAYNARD CONSERVATION COMMISSION**  
**Minutes, March 15, 2011, 6:30 – 9:21**  
**Basement Common Room, Town Hall**

**PRESENT:** Commission Members: Fred King (chairman), Peter Keenan, John Dwyer, and Doug Moore.  
Conservation Agent: Linda Hansen  
Visitors: Pavel Koca, Mark Donohoe (Acton Survey), Donna and David Hall (19 Powdermill Road), Brenda Waring (17 Powdermill Road), and Mike Coates (Acton Hydro).

**ADMINISTRATIVE BUSINESS:**

- Review minutes from 03/01/11. A motion was made, seconded, and approved by all present (4-0) to approve the minutes of 03/01/11 as amended.

**FINANCIAL:**

- L. Hansen's salary for 03/12 to 03/25 = \$947.60. Mr. King signed the payroll for L. Hansen.

**PUBLIC HEARING:**

■ Notice of Intent

22 Powdermill Road

Pavel Koca

Replace existing building on lot

Mr. Donohoe presented the project to the Commission for the demolition and rebuild of the existing two-family building at 22 Powdermill Road. He declared the existing building as unfit for habitation and does not believe that that renovation of the building is economically feasible. The proposed new structure will be similar in dimensions.

The proposed two-family structure will include stormwater management methods, including a roof drip trenches along the perimeter of the building and a diversion and recharge trench for runoff from the paved driveway. Although this project is exempt from the DEP Stormwater Management regulations, the applicant included stormwater controls as mitigation for work in the riverfront area and therefore included the stormwater checklist in the application. The Commission questioned the design of the recharge trench for driveway run off and suggested some type of pretreatment (such as a sump) prior to draining into the infiltration trench. Mr. King did not think it was necessary to redo the recharge calculations.

The Commission noted that the application does not include a narrative to show that the project is meeting the performance standards for a redevelopment project. [See WPA 10.58(4)(d): no significant adverse impact section] One example was the change from a dirt driveway to a paved driveway. The application will need to address the amount of existing impervious surface versus the amount of proposed impervious surface. The Commission suggested using a table to display these values. Mr. Donohoe noted that the entire lot is less than 5,000 square feet, which is less than the amount alteration allowed for a riverfront redevelopment project.

The outstanding items that the applicant needs to address before the next hearing include:

1. The applicant will need to update the existing conditions plan now that the snow has cleared.
2. The applicant needs to complete the table showing the change in impervious surface from existing to proposed and,
3. The applicant needs to provide some pretreatment for runoff from the driveway. Mr. Donahue suggested using porous concrete as a pretreatment.
4. Confirm that a DEP file number has been issued for this project.

A motion was made, seconded, and approved by all present (4-0), with the permission of the applicant, to continue the hearing until April 5 at 8:00.

**WETLANDS/STORMWATER ISSUES:**

- Order of Conditions one year extension request for Acton Hydro, DEP file number 213-201. The remainder of the project involves installing two stainless steel panels that will require a drawdown during low flow conditions and is expected to be completed in the fall of 2011. A motion was made, seconded, and approved by all present (4-0) to extend the OOC by one year.
- Suggested changes to Section 8 (Goals and Objectives) of the Open Space Plan. The list was compiled from other neighboring town's open space plans that were recently completed. The Commission will review the list and tailor the list for Maynard.
- Review tabulated citizen survey results. The agent will send the tabulated results to the Commission for their review (after incorporating the demographic information).

**LAND MANAGEMENT:**

- Meet with BOS on March 15 regarding Chapter 61 lands. The Commission had a brief meeting with the BOS at 8:10.
- Review updated trail map. Allan Bishop received the comments and will provide updated maps by the end of the week.

**BUSINESS:**

**Discussion:**

- DEP fines Stow Realty Trust \$6,400 for violation at 145 Great Road. Since this site abuts wetlands on the south and west and adjacent to a certified vernal pool, the agent will contact DEP for information on the petroleum contamination and its potential impact on the wetlands and vernal pool.
- Bernard Donahue is interested in starting a rental boat business at Ice House Landing. The Commission has no problem with encouraging public access to Ice House Landing, however the business arrangements will need to be worked out with the BOS.

**Mail of note:**

- UNH announcement of two books: The Real Dirt and Pastures of Plenty, both by John Carroll
- MassWildlife News

**Meeting adjourned. 9:21**