



Williamsburg Conservation Commission  
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## Meeting Minutes – December 14, 2017

Commissioners present: Marci Caplis, Mary Dudek, Todd Lynch, and Joe Rogers

Members of the public present: Gene Callahan, Mark Corner, Heidi Johnson, Geoff LeBaron, Joanna Vaughn

Meeting was called to order at 7:04 pm.

1. Gene Callahan, real estate agent for 15 North Farms Road, presented a new wetlands delineation map made by Berkshire Design Group to replace the original that had expired. The delineation was checked on-site by Alan Weiss, wetlands expert, who vouches for its accuracy. The Commission reviewed the wetlands delineation as presented and found it acceptable, noting that it will remain valid for 3 years.
  
2. Discussion and review of a RDA for a solar project at 3 Chesterfield Road. Several members of the Conservation Commission had done a site visit on 12/11. Mark Corner, landowner, shared plans for a ground-mounted solar array in a field adjacent to the West Branch of the Mill River. One old sugar maple would have to come down, and some groundwork would be done with a mini-excavator. Several issues arose which Mr. Corner must address.
  - a. Panels must be elevated so that they sit above the 100-year flood level.
  - b. The area is within the state's Natural Heritage and Endangered Species Program (NHESP) map of priority habitat.
  - c. The area is within the inner 100-foot riverfront zone, in which activities are highly restricted. Any amount of permanent structure within this zone must be accounted for and given an equivalent area of restoration elsewhere.

A motion was made by Andrew MacLachlan for a Positive 1 finding because of these multiple issues. Motion was seconded by Mary Dudek, and approved by all commissioners. Suggestions for the landowner for moving forward include: getting a consultant, filing a Notice of Intent with plans and getting a case number from the DEP, and sending the NOI and proposed plans to NHESP.

Marcianna Caplis   C. Todd Lynch   Joseph Rogers   Mary Dudek   Andrew MacLachlan  
Williamsburg Conservation Commissioners  
Melinda McCall, Commission Secretary

3. Discussion and review of maps with wetlands delineations of a property at 35 Village Hill Road. The lot has been expanded to allow enough land away from the wetlands to build a house and install a septic system. The one area of potential impact is a small section of the proposed driveway that cuts through a section of the buffer zone. Emily Stockman, wetlands scientist, is working as consultant to Heidi Johnson and Geoff LeBaron, the prospective buyers. The Commission agreed that a Notice of Intent will need to be filed for that driveway.
4. Minutes from the September 28th meeting were read, revised, and accepted by all commissioners.
5. The Commission joined the Trails and Open Space committees at 7:55 pm for a joint meeting to discuss ideas for project collaboration.
6. Meeting resumed at 8:30. Phone calls were discussed.
  - a. Patricia Moriarty, 94 Ashfield Road, had called asking for a site visit to confirm compliance for an earlier Order of Conditions. However, no paperwork could be found, and the commissioners involved in an earlier meeting for an emergency certification to correct a failed septic pump could not recall there being an Order of Conditions issued. Ms. Moriarty is looking for paperwork to clarify.
  - b. Selena Kerr called to complain about dog feces on the town access road to the reservoir off Unquamonk Road. Will be referred to the town Water Department.
  - c. Noise complaint made by Sarah Elston, 83 Ashfield Road. Referred to the Health Department or Williamsburg Police.
7. Next meeting was set for January 18, 2018.

The meeting adjourned at 9:08 pm.

Respectfully submitted,  
Melinda McCall