

TOWN OF FITZWILLIAM

CONSERVATION COMMISSION MINUTES

Thursday, April 25, 2019

7:00 PM

Members Present: Paul Kotila, Hiel Lindquist, Susan Silverman, Kevin Woolley,
Dorothy Zug

Members Absent: Cheryl Norskey

Mr. Kotila called the meeting to order at 7:03 p.m.

PRIMARY:

Discuss Construction Permit – Map 16, Lot 7 – 248 Jaffrey Road:

Mr. Kotila asked Justin Killeen to summarize what he would be doing. Mr. Killen stated that the house sat on a two foot crawl space, which he wanted to lift about 6 feet to put a complete basement underneath. He noted there was already a cement slab and he would use as the floor. Mr. Killeen spoke with John Bowls Construction, who would dig the footing, pull out block, drill in rebar and put in additional rebar at full height. Mr. Killen shared that there would only be an impervious space to add a couple more steps to get out of the house – since it would be raised. He would use metal grate steps. Ms. Zug asked how far from Scott pond. Mr. Killeen stated the front of house was 45 feet from Scott pond. Mr. Lindquist asked about the septic. Mr. Killeen shared that it doesn't change. Mr. Killen wanted to raise the house to give more living quarter space. Mr. Kotila asked if it was a regular septic tank. Mr. Killeen stated it was and that he has it pumped out twice a year.

Mr. Killeen showed Commission members a google earth picture of his property and explained the layout. He also showed a map of where the house was laid out. Mr. Killeen explained that he would be using the same footings and adding a railing on the deck. Mr. Killeen also showed another layout of the house on the property. Ms. Silverman asked about the equipment. Mr. Killeen stated a small backhoe would be brought in and the construction person has been lifting houses for several years.

Ms. Zug asked what this would accomplish. Mr. Killeen shared that it would increase the size of the bathroom, as the water heater and pump would be relocated into the basement.

Mr. Kotila asked if there were any other questions. Mr. Lindquist shared his concern to cover more ground. Mr. Killeen shared that he would have a silt fence. Mr. Lindquist asked for how long. Mr. Killeen shared it would be for one week to lift and one week to pour concrete. Mr. Killeen thought that it would probably be a total process of three weeks.

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Ms. Silverman asked if he would be living in the house once lifted up. Mr. Killeen shared that he won't disconnect the electricity – can't use the bathroom but his brother lives next door, so he would have some options.

Mr. Kotila thanked Mr. Killeen for coming in. Mr. Kotila mentioned the WPOD and the Conservation Commission was responsible for maintaining the setbacks.

Mr. Kotila reviewed the Conservation Commission's recommendation section included on the WPOD page of the Construction Permit. Commission members agreed to check off – Wetlands Not Affected. They commented that there were no sufficient affects to the wetlands that they could see.

Mr. Kotila made a motion to indicate the wetlands were not affected and to add the comment: Assuming Best Management Practices for erosion control during construction. Ms. Silverman seconded. Approved unanimously.

OTHER BUSINESS:

NextEra would be holding a Public Hearing on May 21st at 5 p.m. in the Town Hall Upper Hall

Ms. Silverman gave an update on HB326.

Ms. Zug gave an update on theMeadowood Task Force meeting with the Selectmen. Ms. Zug noted that JBMack did a presentation of the Brownfields process. Ms. Zug filled out the nomination form and the Selectmen approved it. Ms. Zug mentioned that JB Mack stated it was stronger coming from the Selectmen. Ms. Zug shared that several members of the Task Force would be attending the SWRPC meeting on Monday. Ms. White shared that Ms. Favreau filed the nomination electronically today.

There being no further business, the meeting was adjourned at 7:29 p.m. The next meeting is scheduled for Monday, May 20, 2019 at 7 p.m.

Respectfully submitted,

Sheryl White
Secretary to the Board of Selectmen