

# CHARLTON CONSERVATION COMMISSION

## MINUTES

August 7 2019

I. Call to order:

1. Thomas O'Malley called the meeting to order at 7:00
2. Absents: James Allen and Ron Royer
3. Present: Thomas O'Malley, Edward Nowak, Mitch Dunn, Robert Hartwig, Arthur Bellerive and Bonnie Drake

II. Scheduled Appointments:

**7:00 Called meeting to Order**

Minutes from June 19<sup>th</sup> and July 17<sup>th</sup> were signed.

Certificates of Compliance were signed:

78 Beach Road – Paul & Cherie Sirard – 128-1473

82 Beach Road – Heidi Courtenay – 128-683

**7:05 Craig A. Moran – 299 Sturbridge Road**

Notice of Intent to redevelop an existing industrial property into a transportation and truck hub

The engineer for this project requested to have the hearing continued.

Mr. O'Malley requested a motion to continue the hearing on August 21<sup>st</sup>.

Robert Hartwig made a motion to continue the hearing; Mitch Dunn seconded the motion. It was voted in unanimous favor.

**7:10 Kevin and Debora Brassard – Prindle Hill Road**

Notice of Intent of removal of trees within the 100' buffer zone of Prindle Lake

The engineer for this project requested to have the hearing continued.

Mr. O'Malley requested a motion to continue the hearing on August 21<sup>st</sup>.

Arthur Bellerive made a motion to continue the hearing; Mitch Dunn seconded the motion. It was voted in unanimous favor.

**7:15 Tree House Brewing – 129 Sturbridge Road**

Request to amend existing Order of Conditions DEP# 128-1570

Todd Girard reminded the board that this project was a continuation from the previous hearing. He stated he had been working with David with the updates. The goal was to design a crossing that would support and allow a fire truck to go over the basin.

David Faist from McClure Engineering presented the project explaining how the proposed work would allow a fire truck to go over the basin.

- Concrete footing on each side, timber planks would go across. A structural engineering would be designed to make sure it would carry a 22,000 pounds load. The design would be submitted before the construction.

Todd Girard stated that there would be two disturbances:

- One permanent disturbance with the crossing and one temporary disturbance with the drain line; he was working with the designers and trying to minimize the impacts and maximize the efficiency for the structure.

Mitch Dunn asked if there would be space for the fire truck to drive along the building to access the road. David stated that they would access Capen Hill Road. He also stated that he had provided an 18ft wide paved driveway along with a 50ft turnaround for the fire trucks.

Todd Girard recommended amending the order of Conditions.

Thomas O'Malley requested a motion to amend the Order of Conditions.

Edward Nowak made a motion to amend the Order; Bonnie Drake seconded the motion and it was voted in unanimous favor.

#### **7:20 Enis Shehu – 19 Carroll Hill Road**

Notice of Intent for the replacement of a failed septic system and associated landscaping within the 100' buffer zone. There is no work proposed within a wetland resource area.

Robert Murphy representing Skybridge Properties – Enis Shehu, stated that the septic system for the apartment complex was failing. He explained that Tom Purcell contacted him with a question about the overflow from the existing system – the break up flow was going into the Wetlands in the rear of the property.

He stated that he was asked to perform a perc test.

Mr. Murphy explained that the septic system was based upon the numbers of bedrooms:

- 10 total bedrooms complex apt. – 110 gallons/day/per bedroom

He explained that there was some soil excavation in the back; the area was the largest one available. He stated that the area was previously filled. He found materials not usually used for fill; such as wood, old telephone poles. He found good material in the rear of the building.

Mr. Murphy stated that after speaking with DEP, the Title V Division and Tom Purcell – BOH – recommended using a new alternative system called Perc-Rite Drip System.

He gave the board an overview on how the system would work:

- Drip tubing under pressure makes small circles fluids that do not go into the ground. The system is in the lawn; grass is planted on it. The grass draws the fluid up – evapotranspiration process – the fluid goes into the atmosphere; none of the fluids go into the ground.
- No potential contaminant the wetlands.
- 2500 gallons single chamber tank – goes into a 1500 gallons secondary single chamber tank – goes into a 2500 gallons combination pump/septic tank.
- Breakdown of all materials – passing through it into primary components= water, carbon, nitrogen & hydrogen. By the time it gets to be processed through the system = water

- Grass will grow all year around due to the heat. Snow would melt.
- Can't allow trees – it must be maintained.
- The company will monitor it 24/hrs. day
- Hydraulic system will send signal report -- also phone app access – similar to a home alarm system
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In all, Mr. Murphy stated that this system had been approved by DEP, EPA for use in areas that have concerns with ground water. He mentioned that this system has been used in Narragansett Bay.

Mr. O'Malley asked Todd G. if he had any comment

Todd recommended a swale to the east side along the stone wall due to the amount of water coming from the east.

Mitch Dunn requested clarity regarding the number of the tanks.

Robert Murphy explained that 2 tanks are used for the breakdown of material and a 3<sup>rd</sup> tank for pump chamber.

Mitch Dunn asked if anything would be discharge to the ground.

Robert answered– No. He explained that they were tight tanks.

Mitch requested clarity regarding the 30 minutes perc rate.

Robert explained that a perc test must be done in order to provide any repair system.

Robert explained the procedure used and stated that a lab analysis of the soil was performed. It was a 12 minutes perc, but he used a 30 minutes design due to state requirements.

Abutters and board questions:

Dave Foskett & Robert discussed the soil/percolation testing procedure

Mr. Murphy gave a brief explanation regarding soil evaluation/modeling

Jason Caplett & Robert discussed the height of the system. Mr. Murphy stated that the area would have to be raised

Jason requested clarity regarding the drip irrigation. He asked if hoses would be spread out under the grass

Robert answered no. He explained it was a pressurized system; there were valves on every 12 inches along the drip system

Ray Caplett & Robert discussed water being evaporated daily

Robert explained that the grass would also absorb the water

Ray asked if any odor would be released in the air

Robert explained that the company would maintain the system

Ray Caplett asked what the shelf life for the system was

Robert Murphy explained it could last forever if maintained by the company and perhaps 12 months if maintained by homeowners

Jeff Jones & Robert discussed system capacity. Jeff asked if the system would be big enough to handle 12 bedrooms and not 10

Robert explained that the system was designed twice as big as it had to be based on the perc rate:

55gallons/day per person – 2 people every bedroom - system was designed for 20 people

Mitch Dunn asked if the 12 minutes per rate came from the modeling and not from the actual ground water.

Robert answered yes.

Mitch Dunn asked if Mr. Murphy was present on the day.

He answered yes; he did the analysis.

Robert stated that if in fact there were more bedrooms or more people than was represented to his office, it could be brought to the BOH. The print represents the info the owner provided.

Mitch Dunn asked if grass would grow all winter.

Robert answered yes and explained heating devices would avoid freeze up the system.

Jason Caplett asked what would happen if the electricity goes out.

Robert answered that there would be no water, so the system would not have any flow.

Mitch Dunn asked if it had been reviewed by anyone.

Robert stated that it had been approved by BOH and DEP.

Todd G. explained – due to the new technology, a meeting has been set up on August 20 with the BOH and the company who created the system to discuss/ answer questions. He explained that there was a hold on the project.

Dave Foskett asked if any smell/odor would be released by the system.

Robert explained that all biological activity occurs in the tank, so no odor would be released in the air.

Arthur Bellerive asked if the prints would be updated to reflect the swale.

Todd Girard recommended the prints to be updated.

Robert and Todd discussed the swale.

Dave F. asked if the water flow would remain as it was, or if the system would affect it?

Robert explained that there would not be any change in the water flow.

Todd Girard recommended continuing the hearing on August 21<sup>st</sup>. He would like to wait for the BOH meeting on 8/20 to learn more details about the system and to have the prints updated to reflect the swale.

Mr. Murphy requested a continuance.

Mr. O'Malley requested a motion to continue the hearing.

Mitch Dunn made a motion to continue the hearing on August 21<sup>st</sup>; Robert Hartwig seconded the motion and it was voted in unanimous favor.

**Removal from Chapter 61**

Lot 79 C 4 King Road – Removal from Chapter 61B

Lot 8 Boucher Rd – Removal from Chapter 61A

Mr. O'Malley requested a motion to release both parcels from Chapter 61.

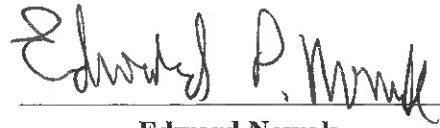
Edward Nowak made a motion to release the parcels; Mitch Dunn seconded the motion and it was voted in unanimous favor.

The meeting was adjourned at 8:00pm

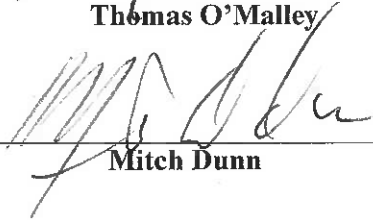
Accepted by Conservation Commission:



**Thomas O'Malley**



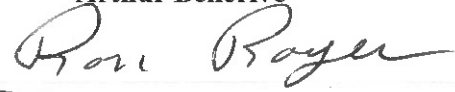
**Edward Nowak**



**Mitch Dunn**



**Arthur Bellerive**



**Bonnie Drake**

Submitted by:

Rose Conway

Conservation Assistant