

EAST LONGMEADOW CONSERVATION COMMISSION

**MINUTES**

Date: January 22, 2020

Time: 6:00 PM

Place: School Committee Conference Room

East Longmeadow High School, 180 Maple St., East Longmeadow, MA

**MINUTES**

Chair Jernstrom opened the meeting at 6:02 PM and called the roll.

Chair Jernstrom introduced new commissioner Erin Lynch and welcomed her aboard.

**CALL THE ROLL:**

Present: Craig Jernstrom, Chair  
Tom O'Brien, Vice Chair  
Jeffrey Bosworth, Clerk  
Anthony Zampiceni  
Frances Corgnati  
Erin Lynch

Staff Present: Constance Brawders, Planning & Community Development Director; Bethany Yeo,  
Planning & Community Development Administrative Assistant

**APPROVAL OF MINUTES:**

January 8, 2020

Chair Jernstrom amended minutes with the addition of the following sentence under agenda item # 4: *It was pointed out to Al Joyce that the Commission can make recommendations, but it is not responsible for the design of erosion controls.*

**Motion to accept the amendment made by Vice Chair Tom O'Brien; second by Commission member Anthony Zampiceni and approved by a vote of six (6)-zero (0).**

**Motion to accept minutes as amended made by Vice Chair Tom O'Brien; second by Commission member Frances Corgnati and approved by a vote of six (6)-zero (0).**

**NEW BUSINESS:**

1. **Case EP 2020-2: Request for Extension Permit for Bella Vista Estates (Mass DEP File # 150-383)**  
–Request for an Extension Permit for Order of Conditions Mass DEP File # 150-383 at Bella Vista Estates Prospect Street (Assessor's Parcel ID 43 & 44 0,1 & 2, 0) issued on May 26, 2020.  
Applicant: Bella Vista Holdings Realty Trust, Brian Fitzgerald, Trustee, 46 Center Square, East Longmeadow, MA 01028.

Applicant representative Anthony Carnevale was present for discussion. Chair Jernstrom gave an overview of the status of the site and stated he had no issues with extending the Order of Conditions as requested by the applicant. No further discussion.

**Motion made by Commission member Anthony Zampiceni; second by Commission member Frances Corgnati and approved by a vote of six (6)-zero (0). The Order of Conditions Mass DEP File # 150-383 was extended to May 26, 2023.**

**OLD BUSINESS:**

2. **Case NOI 2020-1: Notice of Intent for Robin Street/Smith Avenue (Assessor's Parcel ID 38-62-131) for the construction of a single family home with associated grading and appurtenances**

within the 100' Buffer Zone on a 0.23 +/- acre site. Applicant: Alston Graham, Graham's Construction Inc., 91 Ames Road, Hampden, MA 01036. (Cont. January 8, 2020)

Environmental Consultant Michael Mocko [36 Hampden Road, Stafford Springs, CT 06076] was present for discussion. Commission member Frances Corgnati shared research findings from the Assessor's website showing the property in question had had a number of property owners without any successful proposals to build upon the land until now. Frances Corgnati shared her hypothesis that the frequent change in hands could be from the environmental concerns and challenges the site presents. Frances Corgnati stated her objection to the proposed development of the land citing concerns of excessive water run-off and disruption of the wetlands.

Vice Chair Tom O'Brien stated he had no objection to the proposal as long as water runoff is mitigated correctly and inquired if the applicant would consider installing a dry well or French drain 10-15 feet off the driveway. Mr. Mocko stated he would be willing to install such a drainage system. Mr. Mocko stated his priority is to revegetate the site as another way to mitigate run off. Commission member Anthony Zampiceni opined revegetating the site would aid in the mitigation of run off as well as enhance the site overall.

Vice Chair Tom O'Brien suggested the addition of a drainage system under the down spouts as well. Mr. Mocko was agreeable to the suggestion. Frances Corgnati stated she was in favor of the proposal with the conditions of installing drainage off the driveway and under the down spouts as well as revegetation of the site. Chair Jernstrom spoke in favor of the project and opined development of the site would aid in ending the illegal dumping currently occurring at the site.

Comment opened to the public. No one spoke in favor or against the Notice of Intent.

**Motion to close the public hearing made by Clerk Jeffrey Bosworth; second by Commission member Anthony Zampiceni and approved by a vote of six (6)-zero (0).**

**Motion to approve the Notice of Intent with conditions that French drains and a dry well are installed made by Commission member Anthony Zampiceni; second by Commission member Frances Corgnati and approved with a vote of six (6)-zero (0).**

3. **WPA Enforcement Order: 36 Redstone Drive (Lot 16)** (Assessor's Parcel ID 23-77-0) for violation by Al Joyce, Rose-Bud Builders, P. O. Box 79, East Longmeadow, MA 01028 for inadequate erosion controls within the resource area and failure to comply with Conditions 17,18, and 19. (Cont. January 8, 2020)

Petitioner Al Joyce was not present for discussion. Clerk Jeffrey Bosworth distributed recent photos of the parcels in question to the Commission. Anthony Zampiceni and Clerk Jeffrey Bosworth summarized their site visit findings.

Chair Jernstrom stated the petitioner had complied with immediate concerns of the Conservation Commission and the agenda item could be placed on the Project Monitoring list until weather conditions and temperatures are favorable. Chair Jernstrom stated he would draft a letter to the petitioner communicating the above statement.

4. **WPA Enforcement Order: 36 Redstone Drive ( Lots 13 and 14)**(Assessor's Parcel ID 23-77-0) for violation by Al Joyce, Rose-Bud Builders, P. O. Box 79, East Longmeadow, MA 01028 for inadequate erosion controls within the resource area and failure to comply with Conditions 17,18, and 19. (Cont. January 8, 2020)

Petitioner Al Joyce was not present for discussion. Chair Jernstrom stated the petitioner had complied with immediate concerns of the Conservation Commission and the agenda item could be placed on the Project Monitoring list until weather conditions and temperatures are favorable.

5. **WPA Enforcement Order: 36 Redstone Drive (Lots 8 and 11)**(Assessor's Parcel ID 23-77-0) for violation by Al Joyce, Rose-Bud Builders, P. O. Box 79, East Longmeadow, MA 01028 for inadequate erosion controls within the resource area and failure to comply with Conditions 17,18, and 19. (Cont. January 8, 2020)

Petitioner Al Joyce was not present for discussion. Chair Jernstrom stated the petitioner had complied with immediate concerns of the Conservation Commission and the agenda item could be placed on the Project Monitoring list until weather conditions and temperatures are favorable.

6. **WPA Enforcement Order: 36 Redstone Drive ( Lot 19)**(Assessor's Parcel ID 23-77-0) for violation by Al Joyce, Rose-Bud Builders, P. O. Box 79, East Longmeadow, MA 01028 for inadequate erosion controls within the resource area and failure to comply with Conditions 17,18, and 19. (Cont. January 8, 2020)

Petitioner Al Joyce was not present for discussion. Chair Jernstrom stated the petitioner had complied with immediate concerns of the Conservation Commission and the agenda item could be placed on the Project Monitoring list until weather conditions and temperatures are favorable.

**PROJECT MONITORING:**

7. **34 Halon Terrace**

Chair Jernstrom reported that the home owner had posted the DEP sign as had been requested by the Commission.

8. Projects as listed on the Project Monitoring spread sheet.

Purves Street erosion controls were noted as satisfactory.

**OTHER BUSINESS:**

9. Review and Comments for Planning Board from the Conservation Commission

10. Policies and Procedures of the Commission

Chair Jernstrom requested the Project Monitoring spreadsheet be updated and shared with the Commissioners or converted to a more accessible format. Chair Jernstrom inquired of the Planning & Community Development Director Constance Brawders if the department would return to publishing legal advertisements in the Reminder rather than the Republican newspaper.

Ms. Brawders explained discussion with the Town Manager is underway regarding a potential switch back to publishing legal advertisements in the Reminder newspaper rather than the Republican.

11. Discussion of Land Acquisition on Hampden Road (Assessor's Parcel ID 90-1-1)

Commission member Erin Lynch distributed document titled Conservation Commission Accepting Land Donations dated 2/2/1997.

Jeffrey Bosworth suggested updating and making changes to the policy as it is outdated and inquired of the status of the Commissions' response to the offer for the above mentioned parcel. Planning & Community Development Director, Constance Brawders stated the response letter had been forwarded to the Town Manager and sent to the land owner. No further communication from the land owner had been received as of 1/22/2020. Chair Jernstrom opined based on the Conservation Commission Accepting Land Donations policy, the parcel did not meet criteria to justify acquiring it for Conservation purposes. The Commission chose to continue the discussion at the 2/12/2020 Conservation Commission meeting.

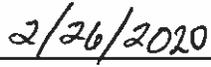
The Chair noted correspondence received from National Grid informing the Commission of work they would be conducting in an area within their jurisdiction.

Planning & Community Development Director Constance Brawders congratulated Commissioner Frances Corgnati on receiving a scholarship to attend the MACC Annual Conference.

**ADJOURN:** Motion to adjourn made by Commission member Anthony Zampiceni; second by Commission member Frances Corgnati and approved by a vote of six (6)-zero (0) at 7:12 PM.

**DATE OF NEXT MEETING: February 12, 2020**

  
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Jeffrey Bosworth, Clerk

  
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Date