

Greenfield Conservation Commission

Meeting Minutes

Recorded by Michelle Hall

April 22, 2020

Members Attending: Roger Lessard, Karen Day, Carol Irvin, Candi Fowler

Absent Members: Kate Dean, Stephanie Kokal

The meeting was called to order at 7:30 pm by Chairperson Roger Lessard. Roger read the required meeting review outlines, per order of the Governor's Emergency Order in regard to this virtual public meeting.

Wetland Permit for Ray Cilley - Historic Building Rehab and Access Downtown Greenfield

Roger asked Chris Guida of Fieldstone Land Consultants, PLC to explain their proposed plans. Chris explained that he has been working with Ray Cilley in regard to the former Cragin's Garage located at 792 Forest Road. Chris explained how this property is essentially landlocked, as there is no access to the rear of the building. Chris went on to explain that there is a 'fire pond' type body of water behind the building, which will not be disturbed. There is an 18" drainage pipe which runs along the side of the building, under Forest Road and out to the other side of the road. The plan is to install a head wall at the pond, run a similar 18" drainage pipe to the corner of the building, where a second head wall will be placed. This will result in a shorter open drainage ditch before meeting the existing drain pipe. The existing ditch will then be back-filled in order to eliminate the temporary bridge and to reinforce the foundation of the building. The town would need to agree to this as well, as it owns the parking lot and the lot behind the building. The permanent impact would be roughly 370'. The new culvert will be at the same elevation as the existing ditch in order to keep the pond at the same level, not increasing or decreasing water levels. Roger asked about the drainage pipes that currently empty into the open ditch near the road. Chris explained that these two smaller pipes will be left as is. Ray confirmed that these pipes are still functional and no change is needed. Chris explained that there are no protected areas on this property. Chris went on to ask for a vote, if the GCC is in agreement with the plan for them to move forward. He would then get a signature from the town regarding the use of the parking lot to gain access to the building's rear. Chris said that he has spoken to Aaron Patt about this proposal and he is up to speed. Ray mentioned that there would be limited traffic to the rear of the building. Employees may park back there but it wouldn't be open to all traffic. The four GCC members present voted unanimously to approve this minimum impact wetlands application. Roger will take care of signing the application and get back to Chris.

The meeting was adjourned at 7:55 pm. The next meeting of the GCC will be posted.