

LUNENBURG PLANNING BOARD TOWN OF LUNENBURG

Damon McQuaid, Chair
Matthew Allison, Vice Chair
Kenneth Chenis, Clerk
Gregory Bittner, Mbr.
David Prokowiew, Mbr.



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Adam R. Burney
Land Use Director

Minutes
Public Hearing
April 11, 2016
203 West Townsend Road

Meeting Posted: Yes
Place: Town Hall, 17 Main Street, Lunenburg, MA
Time: 6:35 PM
Present: Damon McQuaid, Kenneth Chenis, Gregory Bittner, David Prokowiew, Adam R. Burney

Matthew Allison recused himself.

The Public Hearing was to hear and discuss a Stormwater Management Special Permit under Section 6.7. of the Protective Bylaw of the Town of Lunenburg for construction of single family homes and associated site work on Lots 1-5, 203 West Townsend Road.

The Applicant, Mark Horgan, was represented by Rob Oliva, David E. Ross Associates (DER), Inc. On January 11, 2016 the Board endorsed an ANR Plan which created the five lots. Section 6.7. requires approval of a stormwater management plan for all development projects that disturb one acre or more. The Applicant submitted an Operation and Maintenance (O&M) Plan, EPA Stormwater Pollution Prevention Plan (SWPPP), and an Erosion & Sedimentation Control Plan.

Total area consists of approximately 16.4 acres with 4.1 acres being disturbed for construction of the houses. The purpose of the stormwater special permit is to limit runoff during and after construction that would harm adjacent properties or the Town's stormwater system. As required, a Notice of Intent (NOI) will be submitted to the Environmental Protection Agency (EPA) noting there is a SWPPP in place. The development of the lots does not include any permanent stormwater management systems. As part of the house construction, stone recharge trenches will be installed along each of the foundations along the roof drip edge. The Applicant is responsible for putting erosion control in place, but maintenance of the trenches will ultimately be the responsibility of the individual homeowner. A silt fence will be installed on the downhill side of each lot.

Motion, K. Chenis to close the Public Hearing, Second, G. Bittner, all aye.

Hearing closed 7:50 PM

Documents used at meeting:
Application