



Mason Conservation Commission Minutes

June 10, 2009
7:00 pm to 10:20 pm

In Attendance

- Bob Dillberger
- Cynthia Hajjar
- Liz Fletcher
- Bob Larochelle
- Ann Moser

Voted unanimously to accept May minutes.

Reviewed and agreed to final wording on hay lease with Dave Baker. Reviewed fertilizer plans (200 lb per acre of urea 46-0-0). Dave and Bob L. signed.

Reviewed maintenance schedule for the A-frame with Dennis Graham. He will be getting his chimney inspected by a masonry contractor and make the flu adjustable. He also will get Ken Wilson to inspect Boiler and kitchen plumbing (see attached list).

Discussed Moheban land bond payments. The interest rate is 5.5%. Total due is \$10,518.13. We wanted to know what the advantage would be to pay ahead. Liz thinks if we pay an extra \$10,000 it will reduce the principle and therefore interest payments. The MBNA account \$36,173 so we can afford it this year. Conservation fund has \$8900. We are still waiting for word from Beth Bartlet of Ocean Bank if the overpay is deducted from the principle. We voted unanimously to pay the bond payment of \$10,518.13. Bob Dillberger moved that we pay an extra \$10,000 on the principle with condition that the overpay is deducted from the amount owed and reduces the total interest payment by approximately \$3600 over the life of the loan. The vote was unanimous.

The commission discussed a bill for Livestock Rubbish removal (we believe this was for Earth Day trash collection). The bill has 2 amounts. We ignored the \$124 for past due fee. The actual total is \$62. We voted unanimously to pay the \$62.

Voted unanimously to pay the \$1900 invoice from Eric Anderson for chipping, brush removal and cutting trees missed by the volunteers.

Discussed call Bob L. received from Steve Moheban. The septic design by Ouellette Design in Brookline was approved by the State DES but Ken Wilson will not accept it because the it does not meet the 75' septic setback from Old Ashby road. Moheban is meeting with the selectmen regarding this issue on June 23rd at 7:30. Bob L will attend.

Discussed the boy scout trail construction on Florence Roberts land. There was mention of using some heavy equipment (Bobcat tractor) to build the trail. The commission is not in favor this since it would not be what Florence would have wanted.

Discussed the progress on the Workforce housing. Bob D. has gathered some very helpful information from the ROST crew.

Discussed the Natural resource inventory meeting which has been scheduled for July 8th.

Discussed remaining barrels left at Bronson Potters property. Liz thinks one of the barrels should have a sample done in case there is contaminants. She will ask Charlie to get his contractor to check it.

Liz checked the Moheban land road block on the Milford town line with Dave Cook. It appears there is a large boulder on the Milford side which would be perfect to block 4x4's. Liz will contact Diane Fitzpatrick about using it. We would like to leave a 4' gap for snow mobiles.

We received a letter from Syllas Little informing us that the Conservation Commission now owns the Esau Stanley parcel (H-37). The deed reference is Volume 8092 page 0068 dated May 26, 2009 (docket number 9027021). Liz will write the thank you note and Bob L will sign.

Outstanding Maintenance Issues - Property at 135 Old Ashby Rd.

Updated June 10, 2009

- # PAINT - EXTERIOR - Scraping in process - will paint in July.
- # REBUILD DECKS (footings o.k.). Temporary repairs made during last two summers - will make permanent repairs in July.
- # REPAIR OUTSIDE, WOODEN TRIM DAMAGE FROM ICE STORM. Awaiting delivery of 30 ft ladder. Expect to be finished within the next two weeks.
- # REPAIR COSMETIC TRIM on windows on main deck. Done.
- # REBUILD FLOOR AROUND TOILET - BOLT DOWN (materials on hand). Functional repairs done. In process of re-doing tiles.
- # RE-ROUTE TEMPORARY PLUMBING for shower/sink back to main system (already installed - reconnect only). Done.
- # BOILER - Reinstall relay cover, replace pressure valve, replace baffles. Done.
- # REPLACE KITCHEN DRAIN PIPE (materials on hand). Leak fixed, but re-doing all plumbing weaknesses -traps, valves, etc. in kitchen and bath.
- # ENCLOSE BASEMENT WIRING for exterior light, etc. Done.
- # RE-NAIL STAIR TREADS and door frame (related to low voltage wiring for antenna/alarm/audio, etc. - no materials required). Done.
- # REPLACE DAMAGED ROOF SHINGLES (a small number at lower edge of roof). Some loose shingles re-nailed last fall. Need to do some touch-up from ice storm.
- # ADD SCREENING AND AUTOMATED CAT DOOR to reduce mice, etc. (partial materials on hand). On hold.
- # FIREPLACE DAMPER. (Functional, but non-adjustable. Open/close only). Woks fine as-is, but will add bracket for ratchet (to make adjustable).

Additional Items:

- # WELL - Would not use for drinking water, otherwise o.k.
- # OIL TANK - in ground. Removed.
- # CHECK SEPTIC SYSTEM (check outlet baffle). Replaced.