



LANCASTER SELECT BOARD
Regular Meeting Agenda
Prescott Building – Nashaway Room
Monday, October 17, 2022
6:00 P.M.

In accordance with the Open Meeting Law, please be advised that this meeting is being recorded and broadcast over Sterling-Lancaster Community TV

I. CALL TO ORDER

Chair Stephen J. Kerrigan will call the meeting to Order at 6:00 P.M. in the Nashaway Meeting Room located on the second floor in the Prescott Building, 701 Main Street, Lancaster, MA 01523

This Meeting Will Also Be Held Virtually at:

Topic: Select Board Meeting

Time: Oct 17, 2022 06:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/86295066308>

Meeting ID: 862 9506 6308

One tap mobile

+13126266799,,86295066308# US (Chicago)

+16465588656,,86295066308# US (New York)

Dial by your location

+1 312 626 6799 US (Chicago)

+1 646 558 8656 US (New York)

+1 646 931 3860 US

+1 301 715 8592 US (Washington DC)

+1 309 205 3325 US

+1 669 444 9171 US

+1 669 900 9128 US (San Jose)

+1 719 359 4580 US

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 386 347 5053 US

+1 564 217 2000 US

Meeting ID: 862 9506 6308

Find your local number: <https://us02web.zoom.us/j/86295066308>

Residents Have the Ability to Ask Questions via ZOOM.

II. APPROVAL OF MEETING MINUTES

Review and take action on the following Select Board's Meeting Minutes of October 3, 2022



LANCASTER SELECT BOARD
Regular Meeting Agenda
Prescott Building – Nashaway Room
Monday, October 17, 2022
6:00 P.M.

In accordance with the Open Meeting Law, please be advised that this meeting is being recorded and broadcast over Sterling-Lancaster Community TV

III. SCHEDULED APPEARANCES & PUBLIC HEARINGS

6:05PM PJ Keating Peer Review Conclusion

6:30PM Public Hearing Special Permit to Remove Earth Products Renewal For LLEC, Inc.

Notice is hereby given that a Hybrid Public Hearing will be held on Monday, October 17, 2022, at 6:30P.M. Zoom Link <https://us02web.zoom.us/j/86295066308> to consider the application of James Simpson, dba LLEC Inc., 139 Greenland Road, Sterling, MA for renewal of a Special Permit To Remove Earth Products (Sand and Gravel) from a parcel of land located westerly of I-90, Easterly of Jungle Road, identified on the Lancaster Assessors' Maps as Map 23, Parcels 7, location approximately 700 feet Easterly from the intersection with Jungle Road. A copy of the Application and Engineering Plans may be viewed in the Select Board's Office, Prescott Building, 701 Main Street, Suite 1, Lancaster, MA between the hours of 9:00 a.m. and 4:00 p.m. Monday through Thursday. All persons interested in providing comment should attend and be heard.

6:45PM Public Hearing Special Permit to Remove Earth Products Renewal Chisholm

Notice is hereby given that a Hybrid Public Hearing will be held on Monday, October 17, 2022, at 6:45P.M. Zoom Link <https://us02web.zoom.us/j/86295066308> to consider the application of William Daniel Chisholm, Trustee, Mountain Laurel Realty Company d/b/a Stow Sand & Gravel Company, 388 Goodrich Street, Lunenburg, Ma 01462 for renewal of a Special Permit To Remove Earth Products (Sand and Gravel) from a parcel of land located - Assessors Map 5/Parcels 27 (0 Shirley Road) and 32A (0 Chisholm Trail) with access over Map 5/Parcels 30 (1922 Shirley Road) , 31 (49 Chisholm Trail) and 32 (696 Fort Pond Road). A copy of the Application and Engineering Plans may be viewed in the Select Board's Office, Prescott Building, 701 Main Street, Suite 1, Lancaster, MA between the hours of 9:00 a.m. and 4:00 p.m. Monday through Thursday. All persons interested in providing comment should attend and be heard.

IV. BOARDS, COMMITTEES AND DEPARTMENT REPORTS - NONE

Nashoba Regional High School

- Nashoba Regional High School Building Committee
- Vacancy – Nashoba Regional High School District Committee
 - In accordance with Nashoba Regional School District Agreement, the Lancaster Select Board, and the remaining members of the Nashoba Regional School District Committee from the town involved, acting jointly, shall appoint a new member by ballot within one (1) month after the vacancy occurs to serve on the Nashoba Regional High School District Committee, to serve until the next Town Election, at which time a new member will be elected to serve the remainder of the vacated term.



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V. PUBLIC COMMENT PERIOD

Opportunity for the public to address their concerns, make comment and offer suggestions on operations or programs, except personnel matters. Complaints or criticism directed at staff, volunteers, or other officials shall not be tolerated.

VI. TOWN ADMINISTRATOR REPORT

- Recruitment Updates
 - Health & Human Services Department, Recreation Coordinator
- Other Department or Town-Wide Updates

VII. ADMINISTRATION, BUDGET, AND POLICY (Vote may be taken)

1. Call Special Town Meeting to be held on Monday, November 14, 2022, at 7:00pm to be held at the Mary Rowlandson Elementary School Auditorium.
2. Close the Warrant for the Special Town Meeting to be held on Monday, November 14, 2022.
3. Discussion on Peer Review regarding the Sand/Gravel Site that the 40R is proposed for.

VIII. APPOINTMENTS AND RESIGNATIONS

Appointments

Lancaster Cultural Council – Suzanne M. Turcotte term to expire June 30, 2025

IX. LICENSES AND PERMITS (Vote may be taken)

Applications for Use of the Town Gazebo/Town Green

Date of Activity: Saturday, December 3, 2022, from 6:30pm-9:00pm

Contact: Judy Kittler Zmijak

Event: Tree Lighting sponsored by the Lancaster 4-H.

Rental Application for Use of Town Hall Auditorium

Date of Activity: December 1, 2022 – December 4, 2022.

Contact: Judy Kittler Zmijak – Lancaster 4-H

Event: Lancaster Festival of the Trees,

Applications for Use of the Town Gazebo/Town Green

Date of Activity: Sunday, April 2, 2023, from 8:00am – 10:00am

Contact: Judy Kittler Zmijak

Event: Lancaster Easter Egg Hunt sponsored by the Lancaster 4-H.

X. NEW BUSINESS *

**This item is included to acknowledge that there may be matters not reasonably anticipated by the Chair*



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XI. COMMUNICATIONS

- Special Town Meeting will be held on Monday, November 14, 2022, 7pm, located at Mary Rowlandson Elementary School Auditorium.
- The Select Board & Finance Committee Joint Meeting for the FY24 Budget Review will be held Saturday, November
- Miscellaneous Correspondence & Memorandums

XII. ON GOING PROJECTS & OLD BUSINESS

- Liaison Roles, Policies & Appointments (Turner)
- Financial Audit Advisory Committee Charge & Functions (Turner)
- Division of Capital Asset Management & Maintenance Property (Turner)
- Public Records Requests Inventory & Handling Policy Proposals (Turner)

XIII. ADJOURMENT

II. APPROVAL OF MEETING MINUTES



LANCASTER SELECT BOARD

Meeting Minutes

of Monday, October 3, 2022

Nashaway Meeting Room, 2nd Floor, Prescott Building, 701 Main Street, Lancaster MA

I. CALL TO ORDER

Chairman Stephen J. Kerrigan called the meeting to order at 6:01PM in the Nashaway Meeting Room located on the second floor in the Prescott Building, 701 Main Street, Lancaster, MA. He advised that the meeting was being recorded via ZOOM, and is being broadcast by Sterling Lancaster Community Television. He also noted that this is considered a Special Meeting and that residents have the ability to ask questions via ZOOM.

Join Zoom Meeting: <https://us02web.zoom.us/j/85873661701>

Meeting ID: 858 7366 1701

Roll call vote taken, Jason A. Allison, present, Alexandra W. Turner, present, Stephen J. Kerrigan, present. Also present, Kate Hodges, Town Administrator.

II. APPROVAL OF MEETING MINUTES

Mr. Kerrigan asked for a motion to approve the Special Meeting minutes of September 27, 2022. Ms. Turner offered this motion, seconded by Mr. Allison. *Vote taken, Alexandra W. Turner, Aye; Jason A. Allison, Aye; Stephen J. Kerrigan, Aye; Motion passed. [3-0-0]*

III. SCHEDULED APPEARANCES & PUBLIC HEARINGS - NONE

IV. BOARDS, COMMITTEE AND DEPARTMENT REPORTS - NONE

V. PUBLIC COMMENT PERIOD

Opportunity for the public to address their concerns, make comments, and offer suggestions on operations or programs, except personnel matters. Complaints or criticism directed at staff, volunteers, or other officials shall not be permitted.

Mr. Kerrigan recognized resident Rob Zidek, 103 Kaleva Road. Mr. Zidek talked about environmental justice, sharing take-aways from a conference that he recently attended and warning the Select Board that pursuing North Lancaster development as currently planned violates environmental justice principles. (Attached).

Ms. Hodges reported eight interviews were held last week for the Recreation Coordinator position. Win Clark, Monica Tarbell, Ms. Dolan, and Ms. Hodges conducted the interviews and have narrowed the applicants to two finalists.

Today was the final day for submitting applications for the Outreach and Activities Coordinator position. Sixty eight applications were received; Ms. Dolan will be reviewing this; the Police Department will be helping with interviews.

Ms. Hodges introduced Charlotte Steeves, who begins her position tomorrow as Assistant Planning/Conservation Agent.

VII. ADMINISTRATION, BUDGET, AND POLICY

1. Continued Discussion on Special Town Meeting, potential articles, hearings & timelines

Nothing addressed.

2. Continued Discussion on the Audit Committee, Policy, Scope & Charge updates (Turner)

Mr. Kerrigan stated that this item would be tabled because Mr. Turner was unable to attend the meeting in person.

3. Public Records/FOIA Request Discussion/Policy Draft (Turner)

Mr. Kerrigan stated that this item would be tabled because Mr. Turner was unable to attend the meeting in person.

4. Liaison Roles, Policies & Appointments (Turner)

Mr. Kerrigan stated that this item would be tabled because Mr. Turner was unable to attend the meeting in person.

5. Accept Donation on behalf of the Fire Department in the amount of \$2,374.00 in memory of Sloan Lafferty.

Ms. Turner moved to accept this generous gift on behalf of the Fire Department in the amount of \$2,374.00 in memory of Sloan Lafferty. Mr. Allison seconded the motion. *Vote taken, Jason Allison, Aye; Alexandra W. Turner, Aye; Stephen J. Kerrigan, Aye. [3-0-0]. Vote passed.*

VIII. APPOINTMENTS AND RESIGNATIONS - NONE

IX. LICENSES AND PERMITS - NONE

III. SCHEDULED APPEARANCES & PUBLIC HEARINGS



COMPREHENSIVE
ENVIRONMENTAL
INCORPORATED

41 Main Street
Bolton, MA 01740
508 281.5160
www.ceiengineers.com

August 8, 2022

Town of Lancaster Select Board
Attn: Kate Hodges, Town Administrator
701 Main Street
Lancaster, MA 01523

**RE: P.J. Keating Company
Peer Review of Special Permit to Remove Earth Products**

Dear Ms. Hodges,

As requested by the Lancaster Select Board, Comprehensive Environmental Inc. (CEI) has prepared this revised peer review letter based on discussion during the Select Board meeting on June 15, 2022, subsequent additional information provided by P.J. Keating Company (Keating) for review, and a meeting held with Keating staff and consultants on July 21, 2022.

CEI notes that significant progress was made during the July 21 meeting with regard to:

1. Resolving previous technical questions about deep bedrock wells based on newly submitted information. New information included:
 - Well boring logs, photos, and well construction diagrams submitted by North American Reserve (NAR) via a Dropbox link on June 22, 2022.
 - Site Plan and Groundwater Contour Maps; Plan No. 18-D-3, Figure 1 (dated 6/29/2006) and Figures 2-3 (dated 12/07/06), prepared by S.J. Mullaney Engineering, Inc.
 - Monitoring Well Installation Report, Marble Quarry, Lancaster, MA (NAR, October 6, 2006)
 - Monitoring Well Installation Report Review (Tighe & Bond, December 15, 2006)
 - Hydrogeologic Monitoring Report, August to December 2006 (NAR, January 26, 2007)
 - Hydrogeologic Monitoring Report Review (Tighe & Bond, February 5, 2007)
 - Roadway Dust Suppression – Paved Roadways/ Unpaved Roads/ Haul Roads (letter from Keating to Lancaster Select Board, August 1, 2022)
2. Reaching general agreement between CEI and Keating with regard to recommended Special Permit Conditions as presented below.

3. SPECIAL PERMIT CONDITIONS

The current version of Special Permit Conditions with recommended revisions are presented verbatim below in *italics*, followed by a version with CEI's recommended revisions or related comments. The numbering below is based on the Condition numbering in the Special Permit. Conditions not listed below do not have suggested revisions or comments from CEI.

Condition 2 (current version): *The shoreline of the end-use quarry pond and all disturbed non-bedrock surfaces shall be restored with a minimum depth of nine inches of loam which shall be capable of supporting grass growth. These areas shall be restored upon completion of the earth removal authorized by this special permit. These areas shall be hydroseeded and the planted area shall be protected from erosion during the establishment period using sound conservation practices. Areas that wash out shall*

be repaired immediately. Trees or shrubs of prescribed species shall be planted to provide screening and reduce erosion during the establishment period.

CEI Comments:

CEI recommends the following revision to Condition 2:

Condition 2 (recommended version): When Keating's active mining use of the quarry is completed, the Town or its representative will conduct a site assessment of vegetation establishment and supporting soil conditions within a minimum of 25 feet of the shoreline of the end-use quarry pond and all disturbed non-bedrock surfaces. Areas where existing vegetation has established with a minimum areal coverage of 75% will not require additional soil or plantings. In areas determined by the Town to require restoration, soils shall be restored with a minimum depth of nine inches of loam with a minimum organic content of 4-6% by weight, which shall be capable of supporting grass growth. These areas shall be restored upon completion of the earth removal authorized by this special permit. These areas shall be hydroseeded and the planted area shall be protected from erosion during the establishment period using weed-free straw mulch or an appropriate erosion control mat based on site-specific slopes, sound conservation practices. Areas that wash out shall be repaired immediately. During the site assessment, the Town or its representative will specify any areas requiring planting of tree or shrubs of prescribed species shall be planted to provide screening and reduce erosion during the vegetation establishment period. Tree and shrub plantings shall be species native to the Northeastern U.S. and from a list submitted by the Applicant and approved by the Town. In areas where trees or shrubs will be planted, a minimum topsoil depth of 18 inches is required, with a minimum 18 inches of subsoil to allow for an adequate rooting zone for woody species. Spacing for trees and shrubs shall be specified 8-feet on center for tree species and 5-feet on center for smaller shrub species.

Condition 5 (current version): *Dust control measures shall be undertaken as specified in the approved plans.*

CEI Comments:

There are currently no approved plans which specify dust control activities. During the July 21, 2022 meeting and subsequent communications by email, Keating agreed to provide a document which identifies the areas where dust control practices are implemented, the specific practices used, frequency of implementation, and any other relevant details. CEI recommends that this information should be incorporated by reference into Condition 5 as follows:

Condition 5 (recommended version): Dust control measures shall be undertaken as specified in the ~~approved plans~~ in the document from Keating dated August 1, 2022 with the subject Roadway Dust Suppression – Paved Roadways/ Unpaved Roads/ Haul Roads.

CEI understands that the Select Board will discuss dust control further at a future public meeting, including assessment of any public complaints received by Keating, Town official comments, and public comments on this issue. As discussed during the June 15, 2022 Select Board meeting, CEI's scope of work was limited to a single site visit, which is not sufficient to determine if dust control is a significant issue or advise the Town with regard to specific monitoring or mitigative measures.

Condition 25 (current version): *The permit holder shall continue to undertake a hydrogeologic study that shall continue for the duration of the earth product removal operation. To facilitate the continuation of the long term hydrogeologic monitoring program the permit holder shall collect a minimum of monthly*

measurements of the groundwater water table and behavior in the monitoring wells, continuous weather station measurements, monthly stormwater flow measurements for the lower quarry and upper quarry flow meters, and monthly measurements of the sump water elevation for the duration of the earth product removal operation. Pressure transducers shall be implemented within groundwater monitoring wells to monitor groundwater water table behavior at hourly increments. Upon failure of any pressure transducers, the permit holder has 90-days to replace the equipment. These measurements shall be provided to the Board of Selectmen quarterly, or more frequently as requested by the Board of Selectmen, and these measurements shall be reviewed by the Town's consultant as requested by the Town. All costs for outside consultant services used for inspection, data review, comment, and recommendation purposes shall be paid for by the permit holder. The hydrogeologic study shall be modified, when needed, based on recommendations by the Board's consultant.

- a. *New hourly reporting pressure transducers shall be replaced in all groundwater monitoring wells by April 15, 2022.*

CEI Comments:

1. Hydrogeologic Study

- Based on CEI's review of newly submitted information (listed at the beginning of this letter), we concur with NAR's overall assessment that the existing bedrock formations around the quarry are relatively tight and that any natural fractures are limited to the shallow bedrock. The 2006 Monitoring Well Installation Report by NAR specifically highlights the borehole pressure testing that was conducted on each of the monitoring well locations, which in combination with the visual examination of the rock cores support NAR's conclusion that the existing bedrock in the area (especially deep bedrock) is "competent" and has limited hydraulic conductivity.
- Groundwater levels were monitored and hydraulic gradients around the quarry were developed, as reported in the 2007 Hydrologic Monitoring Report by NAR. These groundwater contour maps generally indicate flow away from the quarry in all directions for the shallow bedrock and deep bedrock conditions. However, NAR cautions in this 2007 report that "*there is insufficient data to create meaningful contour maps, and the presence of the quarry pit forces us to make assumptions regarding the interconnection of saturated zones that cannot be defended*". Additionally, Tighe & Bond note in their February 5, 2007 review letter of the 2007 NAR report that the data suggests the quarry is a localized "sink" for groundwater discharge but that this impact is localized most likely due to the low hydraulic conductivity of the bedrock fractures.
- Based on our review of the additional information provided, we revise our previous recommendation for additional bedrock monitoring wells as follows:
 - CEI recommends installation of a shallow bedrock well and deep bedrock well at the "old" MW4 location, or just south of that location, in order to monitor groundwater levels and flow directly eastward from the quarry. Although this location cannot be used for installation of a shallow well (no groundwater observed above the bedrock here), monitoring of bedrock groundwater levels and associated water quality sampling at this location would fill in a current gap in the monitoring well locations along the east side of the quarry, for protection of groundwater resources in Lancaster.
 - Additional monitoring wells (other than "old" MW4 or similar) are not warranted based upon review of the additional information, recognizing the low hydraulic conductivity of the deep bedrock and associated fractures.

- CEI recommends that water samples be collected and analyzed from bedrock monitoring wells MW1 and MW4, to allow for assessment of any potential impacts of the quarry operation on off-site bedrock water supply wells. See Table 1 for recommended monitoring parameters and associated threshold values. One round of deep bedrock samples from these wells is recommended to determine if additional future monitoring is required.

2. Monitoring Equipment

In-Situ Level TROLL® 400 pressure transducers have been recently installed (April 2022) in all of the monitoring wells. Scheduled maintenance of these instruments is critical to sustain their accuracy and longevity. Recommended conditions related to maintenance are as follows:

- a. Scheduled maintenance shall be conducted as described in the In-Situ Operator's Manual in order to sustain the accuracy and longevity of the probes and the cables.
- b. The transducers shall be checked monthly for the first year of operation to ensure they are working properly and on a quarterly basis thereafter.
- c. The monitoring visits shall include equipment inspections and documentation that the transducers are in the correct position, have been collecting measurements, that measurements are recording properly, and that the battery life as displayed in the Win-Situ software is sufficient.
- d. The transducers shall undergo factory maintenance and calibration every year in May and proof of calibration shall be submitted to the Town for review.

Condition 30 (current version): *The deepest point of open excavation shall be no deeper than 20-ft above the elevation of the deepest groundwater monitoring well. Upon reaching this threshold, new monitoring wells shall be installed to deeper elevations.*

CEI Comments:

- The depth of the recommended additional monitoring well near "old" MW4 or midway between MW3 and MW4 should adhere to the existing requirements for the other monitoring wells, with respect to monitoring well depth below the current quarry bottom at any time. Additional depth for this additional monitoring well or any other monitoring well (MW1 through MW4) as previously recommended is not warranted, given the demonstrated "tightness" and low hydraulic conductivity of the deep bedrock.

2. OTHER RECOMMENDATIONS

Additional CEI recommendations and comments that are not specific to a current Special Permit Condition are provided below.

2.1 Additional Water Quality Monitoring

CEI recommends requiring the additional monitoring presented in Table 1 as a condition of a future Special Permit authorization.

Table 1: Additional Water Quality Monitoring Recommendations

Parameter	Recommendation	Monitoring Frequency
Stormwater Effluent Monitoring ¹		
Turbidity	Turbidity monitoring is recommended as a condition preceding pumping from the quarry settling basin, with an effluent discharge limit of 25 NTU.	Prior to pumping from the quarry settling basin.
Nitrate	Because nitrogen-based compounds are used for quarry blasting, an initial (year 1) benchmark monitoring round (quarterly sampling) for nitrate is recommended, with a benchmark of 5 mg/L. Because Massachusetts has not yet established numeric criteria for nitrate in surface waters, the proposed benchmark is based on the Vermont standard for both lakes and Class B rivers.	Monitor quarterly for first year, with future monitoring requirement based on year 1 results. If a sample cannot be obtained in a given quarter (i.e., due to lack of pumping based on precipitation), the quarterly monitoring schedule shall be extended until monitoring can be conducted in 4 separate quarters.
Total Metals	Heavy metals have been detected with quarry discharges at similar sites. An initial (year 1) screening sampling round (quarterly sampling) is recommended for total metals (arsenic, cadmium, chromium, copper, iron, lead, nickel, selenium, silver, and zinc). Criteria for each parameter is based on the Fresh Water Aquatic Life Criteria found as listed in the Massachusetts Surface Water Quality Standards.	
Bedrock Monitoring Wells		
Nitrate	Monitoring for nitrate is recommended due to health concerns associated with elevated nitrate levels (>10 mg/L) in drinking water.	Monitoring is recommended for bedrock monitoring wells MW1 and MW4. One round of deep bedrock samples from these wells should be used to determine if additional future monitoring is required.
Iron and Manganese	Recommend monitoring for iron and manganese with a 0.3 mg/L threshold for both based on the MA Drinking Water Standards.	
Perchlorate	Sampling for perchlorate is recommended due to the use of nitrogen-based explosives at the quarry. Perchlorate may be present in nitrogen-based explosives as an impurity or contained in detonators. The Massachusetts drinking water standard for perchlorate is 2 ppb.	
pH	pH is an inexpensive parameter that can be helpful in identifying if surface waters (with relatively higher pH) are mixing with groundwater (with relatively lower pH) via bedrock fractures.	

Table 1 Notes:

1. Stormwater monitoring should be conducted 5 feet downstream from Discharge Point 001.

2.2 Noise Monitoring

CEI understands that the Select Board will discuss noise related to blasting and general quarry operations at a future public meeting, including assessment of any public complaints received by Keating, Town official comments, and public comments on this issue. As discussed during the June 15, 2022 Select Board meeting, CEI's scope of work was limited to a single site visit, which is not sufficient to determine if noise is a significant issue or advise the Town with regard to specific monitoring or mitigative measures.

2.3 Potential Vernal Pools

The ANRAD Peer Review (LEC, 2016) notes the following with regard to two Isolated Vegetated Wetlands (IVWs) delineated with flags I-1 through I-6 and J-1 through J-15:

Both of the IVWs have potential vernal pools, but a definitive determination of vernal pools at this time of the year is difficult. The status of these potential pools should be determined by the Applicant in the Spring of 2017.

Keating staff has confirmed that a field investigation to confirm the status of these potential vernal pools has not been conducted. CEI recommends that a vernal pool investigation should be required as a condition of future permit approval, with field investigations specified for the spring vernal breeding season for obligate vernal pool species. If vernal pool conditions are documented, an application for vernal pool certification should be submitted to the Massachusetts Natural Heritage and Endangered Species Program (NHESP).

Note: The IVW J-series is located in Lancaster. The IVW I-series is located in Leominster, but if certified as a vernal pool would have a portion of its 100-foot buffer zone within Lancaster.

If you have any questions regarding this review letter, please contact Bob Hartzel at 508-281-5201.

Sincerely,



Robert M. Hartzel, Principal
Comprehensive Environmental, Inc.



August 30, 2022

Kate Hodges, Town Administrator (by email khodges@lanasterma.net)
Town of Lancaster
695 Main Street, Suite 1
Lancaster, MA 01523

Re: PJ Keating Company
Tighe & Bond June 2022 – Quarterly Inspection

Dear Ms. Hodges:

P.J. Keating Company (PJK) is in receipt of Tighe and Bond's (T&B) Quarter 2 – 2022 inspection report. In that report, it is reported that the 'lower' quarry Greyline Doppler Infrared flow meter recorded an average of 2-million gallons per month (for 2.4 months) between March 2022 and June 2022. In February 2022, a second flow meter was activated/installed per the Special Permit to remove Earth Products. That meter is located at the quarry hole and is the first in-line meter (i.e., records water pumped from the stormwater/groundwater source) and averaged 7.25 million gallons per month. In between these two meters is PJK's water fill for water trucks for dust suppression.

PJK operates two water trucks, one has a 4,000-gallon tank and the other has a 6,000-gallon tank. Each water truck is filled approximately 10 times a day for a total withdrawal of approximately 100,000 gallons per day or 500,000 gallons per week. When the stone plant operates on Saturdays, additional water truck filling takes place; however, due to the intermittent nature of the water trucks' operation on Saturdays, the water volume consumed is less quantifiable but estimated at 60,000 gallons per day. All told, over the 2.4-month period, this equates roughly to five (5) million gallons, which largely accounts for the difference between the two-meter recordings.

Given that the two meters are intended to be redundant to accurately reflect the volume of water discharged from the quarry, PJK will install a third meter at the water truck fill station so that the volume of water used for dust suppression can be accounted for in the overall estimate.

Should you have any questions or concerns pertaining to the explanation, please contact me at 978-732-3761 or by email at douglas.vigneau@pjkeating.com.

Sincerely,
P.J. Keating Company

Douglas E. Vigneau

Douglas E. Vigneau
Environmental Compliance Manager

cc: Kayla Larson, Tighe & Bond (kmlarson@tighebond.com)
Robert Robinson, VP Aggregate Operations, PJK

P. J. Keating
998 Reservoir Road
Lunenburg, MA 01462

T +1 (978) 582 5200
F +1 (978) 582 7027

www.pjkeating.com

Town of Lancaster, MA
Thursday, February 23, 2017

Chapter 220. Zoning

Article IX. Earth Products Removal

§ 220-32. Authorization.

- A. Exceptions. The removal of earth products, which term shall include all types of soil, humus, loam, sand and gravel, as well as bedrock, is prohibited unless authorized by the Select Board except under the following circumstances:
- (1) When such removal is incidental to and in connection with the erection of a building for which a building permit has been issued by the Building Inspector of the Town;
 - (2) When such removal is required in order to construct a street that has been approved by the Planning Board;
 - (3) When such removal is in accordance with special permission from the Board of Appeals issued under the provisions of existing bylaws now in effect.
- B. Authorization by Select Board.
[Amended 5-3-1988]
- (1) In any other case earth products shall not be removed from any premises except as authorized on a special permit granted by the Select Board. Actions by the Select Board on such special permit shall be based upon the same considerations and procedural requirements stated in the bylaw for the Board of Appeals, including § 220-61D, except as otherwise may be required by statute.
 - (2) The Select Board shall impose any restrictions necessary to protect the interest of the Town while keeping in mind the general purpose of the bylaw to regulate the stripping of loam so as to prevent the injurious effects brought about by the creation of waste areas. A minimum depth of nine inches of loam must be left and spread over the site unless a landowner can clearly demonstrate that a lesser depth of loam preexists on the site, in which case a depth equal to the preexisting depth shall be required to be left and spread over the site. The entire disturbed area shall be fertilized and seeded with a durable ground cover sufficient to stabilize and maintain finished grade. The Select Board may require a higher minimum depth of loam if, in its opinion after examining the site, the Board determines that it is necessary to the best interest of the Town and/or abutting landowners.
 - (3) The Select Board shall limit the size of the operation, the method of operation, the number of vehicles entering and leaving the site, the amount of earth products removed within a specified period of time and generally regulate the operation so as to allow the landowner use of his land but to prevent substantial injury to the public interest of the Town.
- C. Record of restrictions. Any restrictions or conditions imposed by the Select Board shall be attached to the letter of permit and copies of said permit and attached restrictions shall be sent to the Planning Board, Board of Appeals, Water and Road Boards, Board of Health, Building Inspector, and Town Clerk.
- D. Time limit. No earth products removal permit shall be issued for a period of less than six months or more than 24 months. A permit may be renewed without a public hearing by majority vote of the Select Board.

- E. Limit of removal. The Select Board may in its discretion limit the amount of earth products removed from the Town upon a determination that:
[Amended 5-3-1988]
- (1) There is or will in the future be a need for the products within the Town; or
 - (2) The transportation of the earth products will create a hazardous condition because, but not limited to, the estimated number of vehicles per day, the size and weight of the vehicles, the expected spreading of dirt, dust on the roadways and in the air.
- F. Unless incidental to construction on the premises under a current building permit, no earth materials shall be removed within 10 feet of spring high water table within the Water Resource District, or within six feet of spring high water table elsewhere.



**TOWN OF LANCASTER
BOARD OF SELECTMEN**
Town Hall, 695 Main Street, Suite 1
Lancaster, MA 01523-
Tel: 978-365-3326 Fax: 978-368-8486

Town Clerk's Office
Date & Time Received

RECEIVED

SEP 22 2022

Board of Selectmen

**APPLICATION FOR SPECIAL PERMIT
REMOVAL OF EARTH PRODUCTS**

1. Applicant's Name: William Daniel Chisholm, Trustee, Mountain Laurel Realty Company
 2. Applicant's Address: 388 390 Goodrich St., Lunenburg, MA 01462-1616
 3. Name of Business or Concern (If operating other than individual):
Stow Sand & Gravel, a division of W. D. Chisholm
 4. Business Address (If different than address listed under Question 2): Same
 5. Location of Property (Street Address): Shirley Road Rear
Map/Parcels 5/27 and 5/32A, with access over 5/30, 5/31 and 5/32
 6. Assessors' Atlas: Map/Sheet No. _____ Parcel No. _____ Lot No. _____
Grant Way at
 7. Location approximately 700 feet ☒ N ☐ S ☐ E ☒ W from the intersection with Chisholm Trail
 8. Evidence of Property Ownership (Attach Deed, Lease, other): Deeds Book 8496 / Page 61
Land Court Land Registration Office, Worcester District, Document No. 73752, Certificate of Title No. 14354 / Book 72
 9. Name and Address of Engineer or Firm Responsible for plans, specifications, compliance, etc? _____
S. J. Mullaney Engineering, Inc., Attn: Mikael A. Lassila, P.E.
305 Whitney St., Suite G3, Leominster, MA 01453
 10. Engineering plans and specifications prepared (date): _____
Ross Assoc. Plan No. L-8379-A, sheets 1 to 9,
revised March 10, 2004, as amended by
S. J. Mullaney Plan No. 9-D-1, sheet 1 of 1,
revised August 28, 2015
- SCOPE OF WORK**
11. Cubic yards to be excavated/removed from site: 262,300 Area: 14.7 Acres
 12. Type of earth product(s): Peat _____ Loam ☒ Gravel ☒ Rock _____ Other _____
 13. Proposed date of completion of excavation: 2024 Of Removal 2024
 14. Duration of Request (Minimum of 6 months; maximum of 24 months): 24 months
 15. Reason for Request: Site preparation for future development to assist the town's economic expansion intentions
for this EZ-Enterprise zoned area of town.
 16. Estimated cost for erosion control, grading, seeding, or reclamation: \$ 15,000

17. Bond Required: Bond @ Citizen's Bank xxxxxx-xx5765
(To be determined by the Town)

Note: Board of Selectmen is still holding a \$50,000 bond and letter of credit.

18. Have you been issued a Special Permit for earth products removal before? Yes X No _____

If yes, when was it last issued? August 14, 2019 For what period? 24 months

(Note: Chapter 53 of the Act of the Commonwealth of Massachusetts extended this permit 462 day.)

THE FOLLOWING MUST BE SUBMITTED AS PART OF THIS APPLICATION:

1. Three (3) copies of a registered, engineered plot plan of the area showing existing grades and proposed finished grades and the distances from the excavation to the side and rear property lines.
2. Three (3) copies of the registered, engineered plot plan reduced to 11" x 17" on white paper.
3. Three (3) sets of engineering specifications.
4. Evidence of Property Ownership as required under Question 8.
5. **Check for Permit Application Fee** (\$250 for one (1) year; \$500 for two (2) years).
6. **Check for \$1,000 for Professional Engineering Review Fees.** The Applicant shall be required to forward to the Town any engineering costs exceeding the \$1,000 review fee estimate.

The applicant certifies that it has filed all state tax returns and paid all state and local taxes required by law and agrees to comply with the terms of its permit and applicable law, and all rules and regulations promulgated thereto. I further certify that the information contained in this application is true and accurate and also authorize the Permitting Authority or its agents to conduct whatever investigation is necessary to verify the information contained in this application.

Signed under the pains and penalties of perjury.


INDIVIDUAL, PARTNER OR AUTHORIZED CORPORATE
OFFICER OR APPLICANT

DATE SIGNED Sept 12 2022

William Daniel Chisholm

NOTE: The filing of this application does not permit the Applicant to remove earth products. Removal of earth products may not commence until the Board of Selectmen issues a special permit.

Additional Procedural Requirements

(Not Warranted as Complete)

- ☐ Applications for a Special Permit for removal of earth products must be on forms obtained from the Board of Selectmen.
- ☐ Earth Products Removal Special Permit Applications must be filed with the Town Clerk and a copy of the application, including the date and time of filing certified by the Town Clerk, shall be filed forthwith by the Applicant with the Board of Selectmen.
- ☐ The Board of Selectmen shall hold a public hearing within 65 days from the date of filing of such application.
- ☐ Notice of the public hearing shall be given by publication in a newspaper of general circulation in the town once in each of two successive weeks, the first publication to be not less than 14 days before the day of the hearing and by posting such notice in a conspicuous place in the Town Hall for a period of not less than 14 days before the day of such hearing.
- ☐ Notice shall be sent by Certified Mail, Return Receipt Requested, to "Parties in interest", meaning the petitioner, abutters, owners of land directly opposite on any public or private street or way, and abutters to the abutters within three hundred feet of the property line of the petitioner as they appear on the most recent applicable tax list, notwithstanding that the land of any such owner is located in another city or town, the planning board of the city or town, and the planning board of every abutting city or town.
- ☐ The cost to notify abutters and publishing legal notices in local newspapers shall be paid by the Applicant. The Applicant shall be notified of the total amount due the Town.
- ☐ The assessors shall certify to the Board of Selectmen the names and addresses of parties in interest and such certification shall be conclusive for all purposes. The Board of Selectmen may accept a waiver of notice from, or an affidavit of actual notice to any party in interest or, in his stead, any successor owner of record who may not have received a notice by mail, and may order special notice to any such person, giving not less than five nor more than ten additional days to reply.
- ☐ Publications and notices shall contain the name of the petitioner, a description of the area or premises, street address, if any, or other adequate identification of the location, of the area or premises which is the subject of the petition, the date, time and place of the public hearing, the subject matter of the hearing, and the nature of action or relief requested if any. No such hearing shall be held on any day on which a state or municipal election, caucus or primary is held in such city or town.
- ☐ The required time limits for a public hearing and action by the Board of Selectmen may be extended by written agreement between the Applicant and the Board of Selectmen. A copy of such agreement shall be filed with the Town Clerk.
- ☐ The decision of the Board of Selectmen shall be made within 90 days following the date the public hearing is closed.
- ☐ A special permit for earth products removal shall require a unanimous vote of the board (3/3).
- ☐ Any restrictions or conditions imposed by the Board of Selectmen shall be attached to the letter of permit and copies of said permit and attached restrictions shall be sent to:
 - Planning Board
 - Board of Appeals
 - Board of Public Works
 - Board of Health
 - Building Commissioner/Zoning Enforcement Officer
 - Chief of Police
 - Conservation Commission
 - Town Clerk
- ☐ Other requirements relating to the issuance of special permits are prescribed under the provisions of prevailing Massachusetts General Laws and any acts and resolves adopted thereto, the Bylaws of the Town of Lancaster, and all other rules and regulations promulgated thereto.



Town of Lancaster

Office of the Select Board

701 Main Street, Suite 1

Lancaster, MA 01523

*Jason A. Allison, Chairman
Jay M. Moody, Clerk
Alexandra W. Turner, Member*

*Orlando Pacheco, Town Administrator
Kathleen A. Rocco, Executive Assistant*

October 4, 2021

LLEC, Inc.
Attn: James Simpson
139 Greenland Road
Sterling, MA 01566

Re: Special Permit to Remove Earth Products for LLEC, Inc.

Dear Mr. Simpson

Enclosed please find the executed Special Permit to Remove Earth Products. Please note this permit issue date is August 20, 2018 to August 20, 2020.

As always, should you have any questions or concerns, please do not hesitate to contact this office.

Thank you.

Sincerely,

Kathleen Rocco
Executive Assistant

Encl.

LLEC, INC.



**TOWN OF LANCASTER, MASSACHUSETTS
SELECT BOARD
SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

In accordance with Article 12 of the Zoning Bylaws, the Select Board hereby grants to the Applicant a Special Permit to remove earth products, subject to the conditions noted herein.

Name of Applicant/Grantee: James Simpson

Address of Applicant/Grantee: 139 Greenland Road, Sterling, MA 01566

Company Name: LLEC, Inc.

Company Address: 139 Greenland Road, Sterling, MA 01566

Permit Issue Date: August 20, 2018

Permit Expiration Date: August 20, 2020

Conditions:

1. Description of Area: All earth removal and related site work shall be in accordance with the approved Earthen Products Removal plans for Gravel Removal Special Permit, dated July 2012, as prepared by Andrysick Land Surveying, and as modified by the terms and conditions of this Special Permit. Also, modifications to the plans for the Central Excavation portion of the site, as notated on the Notice of Intent Plans dated July 31, 2012, and in agreement with the resulting Conservation Commission Hearing of August 21, 2012 have become conditions of this permit.
2. The site shall be restored with a minimum depth of nine inches of loam which shall be capable of supporting grass growth unless the applicant can document a lesser amount pre-exists on site, in which case the applicant will be responsible for the lesser amount. The site shall be restored upon completion of the earth removal authorized by this special permit. The area shall be hydroseeded and the planted area shall be protected from erosion during the establishment period using sound conservation practices. Areas that wash out shall be repaired immediately. Trees or shrubs of prescribed species shall be planted to provide screening and reduce erosion during the establishment period.
3. No top or subsoil shall be removed from the site. An estimated 5,000 cubic yards will be stripped from the site, but due to the ongoing restoration program, less than 1,000 cubic yards will be stockpiled at any one time. Estimated amount of earth products to be removed is 395, 700 cubic yards.



**TOWN OF LANCASTER, MASSACHUSETTS
SELECT BOARD
SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

4. Provisions for dust control shall be in place prior to commencement of the earth removal operations. Abutting public right-of-ways and abutters shall be kept clear of construction debris and dust.
5. Dust Control measures shall be undertaken as specified in the approved plans.
6. Active work areas shall be limited to five (5) acre parcels in each of the Northern and Central Excavations, in accordance with the approved phasing plans.
7. At least two (2) of the five (5) acres shall be restored before work commences (including building haul roads) on the subsequent phases. All restoration work shall be completed within 30 days after expiration of a permit or upon cessation of operations within any phase.
8. A maximum slope of three foot horizontal to one foot vertical (3:1) is required; 4:1 within any buffer zone of a resource area as shown on the approved plans.
9. The hours and days for which trucks are allowed to remove earth materials from the site shall be limited to 7:00 am – 4:30 pm Monday through Friday and 8:00 am – Noon on Saturdays, except for Federal and State Holidays. Alteration of this time schedule may be accomplished only by prior approval of the Select Board.
10. All entrances to the facility shall be gated and locked to prevent unauthorized entry during non-working hours. Proper signage must also be posted within the site to advise drivers of site conditions. Truck entering signs shall also be erected along the abutting right-of-ways to warn motorists of truck traffic from the site.
11. Truck trips from the site shall not exceed 32 (loads) within any given day. Alteration of this trip schedule may be accomplished only by prior approval of the Select Board based upon an approved traffic management plan approved by the Chief of Police.
12. A minimum of two (2) groundwater-monitoring wells shall be installed. Groundwater levels shall be checked on a quarterly basis and data provided to the Town. A minimum depth to groundwater separation of 6-feet shall be maintained at all times. Areas which fall within the Town's water resource overlay district shall maintain a minimum depth to groundwater separation of 10-feet. Two respective monitoring wells shall be installed in the following locations:
 - a. Near the southernmost extent of the Central Excavation approximate to the intersection of the 200' riparian zone buffer and the Zone II wellhead protection buffer



**TOWN OF LANCASTER, MASSACHUSETTS
SELECT BOARD
SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

- b. Near the southeastern corner of the Central Excavation approximate to the location of the 100' wetland buffer and the 200' riparian zone.
13. Provide a minimum of three (3) permanent benchmarks with elevations for each active phase of the operation.
14. The land shall be left so that natural storm drainage leaves the property at the original natural drainage points and so that the total discharge at peak flow, and the area of drainage at anyone point, is not increased, and so that the hydrograph of any post-development receiving body of water is the same as that of the pre-development hydrograph per the approved plans.
15. No stumps shall be buried on-site.
16. A Surety Bond, Irrevocable Standby Letter of Credit, or Cash Account in the amount of \$50,000 shall be provided to the Town prior to commencement of any work authorized under this special permit in order to secure compliance with the terms and conditions hereof. The Surety Bond, Irrevocable Standby Letter of Credit, or Cash Account shall remain in effect during the term of the Special Permit.
17. The excavations, fills or side cuts shall be set back a minimum of one hundred (100) feet from the abutter's property lines or public right-of-way. The following exceptions apply:
 - a. The 100-foot buffer is waived for the western portion of the site which abuts the existing earth removal operation in Leominster in order to provide access to the LLEC, Inc. site.
18. No areas should be excavated so as to cause accumulation of standing water. Excavation areas shall be graded to provide positive drainage in accordance with the approved stormwater management plan.
19. Agent(s) assigned by the Select Board shall conduct inspections. All costs for outside consultant services used for inspection purposes shall be paid for by the permit holder. Funds shall be deposited into a Consultant Review Account. Inspections shall be scheduled on a semiannual basis and at other times as needed.
20. Recommendations for permit compliance cited in inspection reports shall be addressed by the Applicant before the next subsequent inspection, or the permit may be subject to revocation by the Select Board following a hearing.
21. Separate from the normal permit renewal process, the Applicant shall remain vigilant in renewals of local and federal stormwater and wetlands permits for the facility so that current permits do not expire while operation of the facility continues.



**TOWN OF LANCASTER, MASSACHUSETTS
SELECT BOARD
SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

22. If any conditions of this permit are violated, the permit is subject to revocation by the Select Board following a hearing.
23. This permit shall not be assigned to any other person other than the person or entity named herein, unless authorized in writing by the Select Board.
24. By exercising this special permit, the permit holder agrees to permit reasonable access onto the subject premises by the agents and employees of the Lancaster Select Board for inspection purposes consistent with the requirements of Condition 19.
25. By exercising this special permit, the permit holder agrees that he will not excavate in such a manner as to leave dangerous and unsightly conditions on the premises as a result of the excavation.

Date of Public Hearing and Continuances: July 19, 2021 and continued to August 2, 2021

Location of Hearing(s): Via ZOOM™

Notice of Hearing, Names of newspapers: *The Clinton Item*

Date of Public Notice: July 2, 2021 and July 9, 2021

Certified List of Abutters: See attached

DECISION FINDINGS:

With respect to the Special Permit, the Board finds, after soliciting and reviewing comments from other Town boards, departments, agencies, staff, and interested persons that reasonable measures have been or will be taken to:

- (a) Ensure that all requirements applicable to the special permit are fulfilled;
- (b) That the specific site is an appropriate location for the uses proposed;
- (c) That there is safe access from roads adequate for the traffic expected, adequate parking is provided and internal circulation is adequate for emergency vehicles;
- (d) That the Board of Health requirements for water and sanitation arrangements will be followed;



**TOWN OF LANCASTER, MASSACHUSETTS
SELECT BOARD
SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

- (e) That the use as developed and operated will not adversely affect the neighborhood;
- (f) That the purposes of the Bylaw are substantially met.

The Select Board, the Permitting Authority, hereby grants this Permit on behalf of the Town of Lancaster.

SELECT BOARD:

_____, *Chair*
Jason A. Allison

Date: _____



TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS

In accordance with Article 12 of the Zoning Bylaws, the Board of Selectmen hereby grants to the Applicant a Special Permit to remove earth products, subject to the conditions noted herein.

Name of Applicant/Grantee: William D. Chisholm

Address of Applicant/Grantee: 390 Goodrich Street, Lunenburg, MA 01462

Company Name: Mountain Laurel Realty Co., William D. Chisholm, Trustee, d/b/a Stow Sand & Gravel, Co., a division of W.D. Chisholm Corp.

Company Address: Same

Area of Operation: Assessors Map 5/Parcels 27 (0 Shirley Road) and 32A (0 Chisholm Trail) with access over Map 5/Parcels 30 (1922 Shirley Road), 31 (49 Chisholm Trail) and 32 (696 Fort Pond Road)

Permit Renewal Issue Date: August 14, 2015

Permit Expiration Date: August 14, 2017

Conditions:

1. **Description of Area:** All earth removal and related site work shall be in accordance with the approved Earth Removal plans for Stow Sand & Gravel, Inc., dated March 10, 2004 (revised), as prepared by David E. Ross Associates, Inc., as modified by the terms and conditions of this Special Permit.
2. The site shall be restored with a minimum depth of nine inches of loam which shall be capable of supporting grass growth unless the applicant can document a lesser amount pre-exists on site, in which case the applicant will be responsible for the lesser amount. The site shall be restored upon completion of the earth removal authorized by this special permit. The area shall be hydroseeded and the planted area shall be protected from erosion during the establishment period using sound conservation practices. Areas that wash out shall be repaired immediately. Trees or shrubs of prescribed species shall be planted to provide screening and reduce erosion during the establishment period.
3. No top or subsoil shall be removed from the site.



**TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

4. Provisions for dust control shall be in place prior to commencement of the earth removal operations. Abutting public right-of-ways and abutters shall be kept clear of construction debris and dust.
5. Dust Control measures shall be undertaken as specified in the approved plans.
6. Active work areas shall be limited to a six (6) acre parcel, in accordance with the approved phasing plans.
7. At least two of the six acres shall be restored before work commences (including building haul roads) on the subsequent phases. All restoration work shall be completed within 30 days after expiration of a permit or upon cessation of operations within any phase.
8. A maximum slope of three foot horizontal to one foot vertical (3:1) is required; 4:1 within any buffer zone of a resource area as shown on the approved plans.
9. The hours and days for which trucks are allowed to remove earth materials from the site shall be limited to 7:00 am – 4:30 pm Monday through Friday and 8:00 am – Noon on Saturdays, except for Federal and State Holidays. Alteration of this time schedule may be accomplished only by prior approval of the Board of Selectmen.
10. All entrances to the facility shall be gated and locked to prevent unauthorized entry during nonworking hours. Proper signage must also be posted within the site to advise drivers of site conditions. Truck entering signs shall also be erected along the abutting right-of-ways to warn motorists of truck traffic from the site.
11. Truck trips from the site shall not exceed 50 trips (loads) within any given day. Alteration of this trip schedule may be accomplished only by prior approval of the Board of Selectmen based upon an approved traffic management plan approved by the Chief of Police.
12. A minimum of two groundwater-monitoring wells shall be installed for every six acres of active work area. Groundwater levels shall be checked on a quarterly basis and data provided to the Town. A minimum depth of groundwater separation of 6-feet shall be maintained at all times. Areas which fall within the Town's water resource overlay district shall maintain a minimum depth of groundwater separation of 10-feet.
13. Provide a minimum of three (3) permanent benchmarks with elevations for each active phase of the operation.



**TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

14. The land shall be left so that natural storm drainage leaves the property at the original natural drainage points and so that the total discharge at peak flow, and the area of drainage at any one point, is not increased, and so that the hydrograph of any post-development receiving body of water is the same as that of the pre-development hydrograph per the approved plans.
15. No stumps shall be buried on-site.
16. A Surety Bond, Irrevocable Standby Letter of Credit, or Cash Account in the amount of \$50,000 shall be provided to the Town prior to commencement of any work authorized under this special permit in order to secure compliance with the terms and conditions hereof. The Surety Bond, Irrevocable Standby Letter of Credit, or Cash Account shall remain in effect during the term of the Special Permit.
17. The excavations, fills or side cuts shall be set back a minimum of one hundred (100) feet from the abutter's property lines or public right-of-way.
18. No areas should be excavated so as to cause accumulation of standing water. Excavation areas shall be graded to provide positive drainage in accordance with the approved stormwater management plan.
19. Agent(s) assigned by the Board of Selectmen shall conduct inspections. All costs for outside consultant services used for inspection purposes shall be paid for by the permit holder. Funds shall be deposited into a Consultant Review Account. Inspections shall be scheduled quarterly during peak season operations and at other times as needed
20. Recommendations for permit compliance cited in inspection reports shall be addressed by the Applicant before the next subsequent inspection, or the permit may be subject to revocation by the Board of Selectmen following a hearing.
21. If any conditions of this permit are violated, the permit is subject to revocation by the Board of Selectmen following a hearing.
22. This permit shall not be assigned to any other person other than the person or entity named herein, unless authorized in writing by the Board of Selectmen.
23. By exercising this special permit, the permit holder agrees to permit reasonable access onto the subject premises by the agents and employees of the Lancaster Board of Selectmen for inspection purposes consistent with the requirements of Condition 19.



**TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

24. By exercising this special permit, the permit holder agrees that he will not excavate in such a manner as to leave dangerous and unsightly conditions on the premises as a result of the excavation.

Date of Public Hearing: WAIVED

Location: N/A

Notice of Hearing, Names of newspapers: N/A

Date of Public Notice: N/A

Certified List of Abutters: N/A

DECISION FINDINGS:

With respect to the Special Permit, the Board finds, after soliciting and reviewing comments from other Town boards, departments, agencies, staff, and interested persons that reasonable measures have been or will be taken to:

- (a) Ensure that all requirements applicable to the special permit are fulfilled;
- (b) That the specific site is an appropriate location for the uses proposed;
- (c) That there is safe access from roads adequate for the traffic expected, adequate parking is provided and internal circulation is adequate for emergency vehicles;
- (d) That the Board of Health requirements for water and sanitation arrangements will be followed;
- (e) That the use as developed and operated will not adversely affect the neighborhood;
- (f) That the purposes of the Bylaw are substantially met.

The Board of Selectmen, the Permitting Authority, hereby grants this Permit on behalf of the Town of Lancaster.



**TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

BOARD OF SELECTMEN:

Stanley B. Starr, Jr., *Chairman*

Date:

32-3440-4-02
January 31, 2020

Kathleen Rocco, Executive Assistant
Town of Lancaster
695 Main Street, Suite 1
Lancaster, MA 01523

RECEIVED

FEB 24 2020

Re: **Stow Sand & Gravel (Chisholm)** Board of Selectmen
Special Permit to Remove Earth Products - Permit Renewal

To Whom It May Concern:

Tighe & Bond, Inc. received a permit renewal application dated July 8, 2019, prepared by S. J. Mullaney Engineering, Inc. pertaining to Stow Sand & Gravel, Inc. The Special Permit to Remove Earth Products issued to Stow Sand & Gravel, Inc. expired on August 14, 2019. It is our understanding that the applicant is requesting a twenty-four (24) month permit renewal which will expire on August 14, 2021.

Based on our review of the application package provided, the following is a list of General Comments that should be addressed by the Applicant prior to renewal of the Special Permit.

General Review Comments

1. The Applicant has requested that the Special Permit to Remove Earth Products be renewed by means of a majority vote of the Board of Selectmen rather than a Public Hearing. Decision relative to this method of renewal is deferred to the Town for consideration.
2. No other renewal application documentation was provided with the Special Permit renewal request application. Tighe & Bond has site plans previously submitted from August 28, 2015, showing existing topography, limits of work, existing groundwater monitoring wells and benchmarks at the site, and proposed site elevations. There does not appear to be the need for the applicant to provide an updated status plan at this time, given that the site plan has not significantly changed since the last submission.
3. Consistent with previous special permits issued, Tighe & Bond recommends that stipulations contained in Condition 12 of the current Special Permit be partially waived relating to groundwater inspections on a quarterly basis. The site is currently inspected annually as there is limited activity at the site. Tighe & Bond recommends that the site continue to be inspected annually until there is an increase in earth removal activities onsite.
4. Lastly, prior to permit renewal, Tighe & Bond, Inc. recommends that documentation be provided to verify that the surety bond provided by the Applicant has been renewed or does not require renewal at this time.

In general, the operation of the facility has been in general conformance with the Special Permit to Remove Earth Products during the past several inspections of the facility. The next annual inspection will be scheduled for March 2020 pending permit renewal.



We are prepared to assist the Board as needed for this permit renewal. The next annual inspection will be scheduled for March 2020 pending permit renewal. Should you have any questions or comments, please do not hesitate to contact me at (508) 471-9610.

Very truly yours,

TIGHE & BOND, INC.



Kayla Larson-Dubois, P.E.
Project Engineer

Copy: Lancaster Board of Selectmen
Peter Munro, Building Official
Dan Chisholm, Stow Sand & Gravel (w/encl)
File

J:\W\W3440 Lancaster\Chisholm\Final Permits\2019 to 2021\Chisholm Application Review 01-20-2020.doc



RECEIVED



JUL - 8 2019

**TOWN OF LANCASTER
BOARD OF SELECTMEN**

**Town Hall, 695 Main Street, Suite 1
Lancaster, MA 01523-
Tel: 978-365-3326 Fax: 978-368-8486**

**Town Clerk's Office
Date & Time Received**

RECEIVED

JUL - 8 2019

Board of Selectmen

**APPLICATION FOR SPECIAL PERMIT
REMOVAL OF EARTH PRODUCTS**

1. Applicant's Name: William Daniel Chisholm, Trustee, Mountain Laurel Realty Company
 2. Applicant's Address: 390 Goodrich St., Lunenburg, MA 01462-1616
 3. Name of Business or Concern (If operating other than individual):
Stow Sand & Gravel, a division of W. D. Chisholm
 4. Business Address (If different than address listed under Question 2): Same
 5. Location of Property (Street Address): Shirley Road Rear
Map/Parcels 5/27 and 5/32A, with access over 5/30, 5/31 and 5/32
 6. Assessors' Atlas: Map/Sheet No. _____ Parcel No. _____ Lot No. _____
 7. Location approximately 700 feet \times N \circ S \circ E \times W from the intersection with Grant Way at Chisholm Trail
 8. Evidence of Property Ownership (Attach Deed, Lease, other): Worcester Southern District Registry of Deeds Book 8496 / Page 61
 9. Name and Address of Engineer or Firm Responsible for plans, specifications, compliance, etc? Land Court Land Registration Office, Worcester District, Document No. 73752, Certificate of Title No. 14354 / Book 72
S. J. Mullaney Engineering, Inc., Attn: Stephen J. Mullaney, P.E.
305 Whitney St., Suite G3, P.O. Box 752, Leominster, MA 01453-0752
 10. Engineering plans and specifications prepared (date): Ross Assoc. Plan No. L-8379-A, sheets 1 to 9, revised March 10, 2004, as amended by S. J. Mullaney Plan No. 9-D-1, sheet 1 of 1, revised August 28, 2015
- SCOPE OF WORK**
11. Cubic yards to be excavated/removed from site: 524,600 Area: 18.7 Acres
 12. Type of earth product(s): Peat _____ Loam X Gravel X Rock _____ Other _____
 13. Proposed date of completion of excavation: 2021 Of Removal 2021
 14. Duration of Request (Minimum of 6 months; maximum of 24 months): 24 months
 15. Reason for Request: Site preparation for future development to assist the town's economic expansion intentions for this EZ-Enterprise zoned area of town.
 16. Estimated cost for erosion control, grading, seeding, or reclamation: \$ 15,000

17. Bond Required: _____
(To be determined by the Town)

Note: Board of Selectmen is still holding a \$50,000 bond and letter of credit.

18. Have you been issued a Special Permit for earth products removal before? Yes X No _____

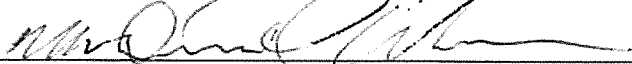
If yes, when was it last issued? August 14, 2017 For what period? 24 months

THE FOLLOWING MUST BE SUBMITTED AS PART OF THIS APPLICATION:

1. Three (3) copies of a registered, engineered plot plan of the area showing existing grades and proposed finished grades and the distances from the excavation to the side and rear property lines.
2. Three (3) copies of the registered, engineered plot plan reduced to 11" x 17" on white paper.
3. Three (3) sets of engineering specifications.
4. Evidence of Property Ownership as required under Question 8.
5. **Check for Permit Application Fee** (\$250 for one (1) year; \$500 for two (2) years).
6. **Check for \$1,000 for Professional Engineering Review Fees.** The Applicant shall be required to forward to the Town any engineering costs exceeding the \$1,000 review fee estimate.

The applicant certifies that it has filed all state tax returns and paid all state and local taxes required by law and agrees to comply with the terms of its permit and applicable law, and all rules and regulations promulgated thereto. I further certify that the information contained in this application is true and accurate and also authorize the Permitting Authority or its agents to conduct whatever investigation is necessary to verify the information contained in this application.

Signed under the pains and penalties of perjury.



INDIVIDUAL, PARTNER OR AUTHORIZED CORPORATE
OFFICER OR APPLICANT

DATE SIGNED 6/26/19

William Daniel Chisholm

NOTE: The filing of this application does not permit the Applicant to remove earth products. Removal of earth products may not commence until the Board of Selectmen issues a special permit.



TOWN OF LANCASTER
OFFICE OF THE
BOARD OF SELECTMEN

Stanley B. Starr, Jr., Chairman
Walter F. Sendrowski, Clerk
Mark A. Grasso, Jr., Member

Orlando Pacheco, Town Administrator
Kathleen A. Rocco, Executive Assistant

August 17, 2017

William D. Chisholm
STOW SAND & GRAVEL, CO.
390 Goodrich Street
Lunenburg, MA 01462

Re: Renewal of Special Permit to Remove Earth Products – Stow Sand & Gravel, Co.

Dear Mr. Chisholm:

Enclosed please find a copy of the Renewal of Special Permit to Remove Earth Products for the term of August 14, 2017 to August 14, 2019.

As always, should you have any questions or concerns, do not hesitate to contact this office.

Thank you.

Sincerely,

Kathleen Rocco
Executive Assistant

C: Tighe and Bond

695 MAIN STREET, SUITE 1, LANCASTER, MASSACHUSETTS 01523

T: 978-365-3326 F: 978-368-8486 E-MAIL: opacheco@lancafterma.net or krocco@lancafterma.net

W. D. Chisholm
Stow Sand & Gravel



TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS

In accordance with Article 12 of the Zoning Bylaws, the Board of Selectmen hereby grants to the Applicant a Special Permit to remove earth products, subject to the conditions noted herein.

Name of Applicant/Grantee: William D. Chisholm

Address of Applicant/Grantee: 390 Goodrich Street, Lunenburg, MA 01462

Company Name: Mountain Laurel Realty Co., William D. Chisholm, Trustee, d/b/a Stow Sand & Gravel, Co., a division of W.D. Chisholm Corp.

Company Address: Same

Area of Operation: Assessors Map 5/Parcels 27 (0 Shirley Road) and 32A (0 Chisholm Trail) with access over Map 5/Parcels 30 (1922 Shirley Road), 31 (49 Chisholm Trail) and 32 (696 Fort Pond Road)

Permit Renewal Issue Date: August 14, 2017

Permit Expiration Date: August 14, 2019

Conditions:

1. **Description of Area:** All earth removal and related site work shall be in accordance with the approved Earth Removal plans for Stow Sand & Gravel, Inc., dated March 10, 2004 (revised), as prepared by David E. Ross Associates, Inc., as modified by the terms and conditions of this Special Permit.
2. The site shall be restored with a minimum depth of nine inches of loam which shall be capable of supporting grass growth unless the applicant can document a lesser amount pre-exists on site, in which case the applicant will be responsible for the lesser amount. The site shall be restored upon completion of the earth removal authorized by this special permit. The area shall be hydroseeded and the planted area shall be protected from erosion during the establishment period using sound conservation practices. Areas that wash out shall be repaired immediately. Trees or shrubs of prescribed species shall be planted to provide screening and reduce erosion during the establishment period.
3. No top or subsoil shall be removed from the site.



**TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

4. Provisions for dust control shall be in place prior to commencement of the earth removal operations. Abutting public right-of-ways and abutters shall be kept clear of construction debris and dust.
5. Dust Control measures shall be undertaken as specified in the approved plans.
6. Active work areas shall be limited to a six (6) acre parcel, in accordance with the approved phasing plans.
7. At least two of the six acres shall be restored before work commences (including building haul roads) on the subsequent phases. All restoration work shall be completed within 30 days after expiration of a permit or upon cessation of operations within any phase.
8. A maximum slope of three foot horizontal to one foot vertical (3:1) is required; 4:1 within any buffer zone of a resource area as shown on the approved plans.
9. The hours and days for which trucks are allowed to remove earth materials from the site shall be limited to 7:00 am – 4:30 pm Monday through Friday and 8:00 am – Noon on Saturdays, except for Federal and State Holidays. Alteration of this time schedule may be accomplished only by prior approval of the Board of Selectmen.
10. All entrances to the facility shall be gated and locked to prevent unauthorized entry during nonworking hours. Proper signage must also be posted within the site to advise drivers of site conditions. Truck entering signs shall also be erected along the abutting right-of-ways to warn motorists of truck traffic from the site.
11. Truck trips from the site shall not exceed 50 trips (loads) within any given day. Alteration of this trip schedule may be accomplished only by prior approval of the Board of Selectmen based upon an approved traffic management plan approved by the Chief of Police.
12. A minimum of two groundwater-monitoring wells shall be installed for every six acres of active work area. Groundwater levels shall be checked on a quarterly basis and data provided to the Town. A minimum depth of groundwater separation of 6-feet shall be maintained at all times. Areas which fall within the Town's water resource overlay district shall maintain a minimum depth of groundwater separation of 10-feet.
13. Provide a minimum of three (3) permanent benchmarks with elevations for each active phase of the operation.



**TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

14. The land shall be left so that natural storm drainage leaves the property at the original natural drainage points and so that the total discharge at peak flow, and the area of drainage at any one point, is not increased, and so that the hydrograph of any post-development receiving body of water is the same as that of the pre-development hydrograph per the approved plans.
15. No stumps shall be buried on-site.
16. A Surety Bond, Irrevocable Standby Letter of Credit, or Cash Account in the amount of \$50,000 shall be provided to the Town prior to commencement of any work authorized under this special permit in order to secure compliance with the terms and conditions hereof. The Surety Bond, Irrevocable Standby Letter of Credit, or Cash Account shall remain in effect during the term of the Special Permit.
17. The excavations, fills or side cuts shall be set back a minimum of one hundred (100) feet from the abutter's property lines or public right-of-way.
18. No areas should be excavated so as to cause accumulation of standing water. Excavation areas shall be graded to provide positive drainage in accordance with the approved stormwater management plan.
19. Agent(s) assigned by the Board of Selectmen shall conduct inspections. All costs for outside consultant services used for inspection purposes shall be paid for by the permit holder. Funds shall be deposited into a Consultant Review Account. Inspections shall be scheduled quarterly during peak season operations and at other times as needed.
20. Recommendations for permit compliance cited in inspection reports shall be addressed by the Applicant before the next subsequent inspection, or the permit may be subject to revocation by the Board of Selectmen following a hearing.
21. If any conditions of this permit are violated, the permit is subject to revocation by the Board of Selectmen following a hearing.
22. This permit shall not be assigned to any other person other than the person or entity named herein, unless authorized in writing by the Board of Selectmen.
23. By exercising this special permit, the permit holder agrees to permit reasonable access onto the subject premises by the agents and employees of the Lancaster Board of Selectmen for inspection purposes consistent with the requirements of Condition 19.



**TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS**

24. By exercising this special permit, the permit holder agrees that he will not excavate in such a manner as to leave dangerous and unsightly conditions on the premises as a result of the excavation.

Date of Public Hearing: WAIVED

Location: N/A

Notice of Hearing, Names of newspapers: N/A

Date of Public Notice: N/A

Certified List of Abutters: N/A

DECISION FINDINGS:

With respect to the Special Permit, the Board finds, after soliciting and reviewing comments from other Town boards, departments, agencies, staff, and interested persons that reasonable measures have been or will be taken to:

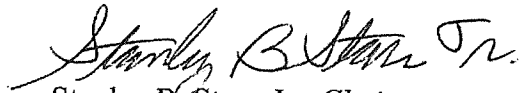
- (a) Ensure that all requirements applicable to the special permit are fulfilled;
- (b) That the specific site is an appropriate location for the uses proposed;
- (c) That there is safe access from roads adequate for the traffic expected, adequate parking is provided and internal circulation is adequate for emergency vehicles;
- (d) That the Board of Health requirements for water and sanitation arrangements will be followed;
- (e) That the use as developed and operated will not adversely affect the neighborhood;
- (f) That the purposes of the Bylaw are substantially met.

The Board of Selectmen, the Permitting Authority, hereby grants this Permit on behalf of the Town of Lancaster.



TOWN OF LANCASTER, MASSACHUSETTS
BOARD OF SELECTMEN
RENEWAL OF SPECIAL PERMIT TO REMOVE EARTH PRODUCTS

BOARD OF SELECTMEN:



Stanley B. Starr, Jr., Chairman

Date: 6/7/2017

S. J. MULLANEY ENGINEERING, INC.

CIVIL SITE DESIGN & PERMITTING

August 31, 2021

Via: email.

Lancaster Board of Selectmen
c/o Orlando Pacheco, Town Administrator
701 Main Street, Suite 1
Lancaster, MA 01523-2335

Re: Request for Renewal – Special Permit to Remove Earth Products
Mountain Laurel Realty Co., William Daniel Chisholm, Trustee
d/b/a Stow Sand & Gravel Co., a division of W. D. Chisholm Corp.
Shirley Road Rear

Dear Members of the Board of Selectmen:

The current Special Permit for the above-referenced, ongoing, multi-year sand and gravel pit is listed as expiring on August 14, 2021. However, pursuant to Chapter 53 of the Act of 2020 of The Commonwealth of Massachusetts, entitled: "An Act to Address Challenges Faced by Municipalities and State Authorities Resulting from Covid-19" enacted April 3, 2020, Section 17 (b) states:

"...(iii) a permit in effect or existence as of March 10, 2020, including any deadlines or conditions of the permit, shall not lapse or otherwise expire and the expiration date of the permit, or time period for meeting a deadline or for performance of a condition of the permit, shall toll during the state of emergency;..."

The state of emergency lasted 462 days, therefore; the permit has been extended until November 19, 2022. Prior to this date, our client, William Daniel Chisholm, will request that the Board renew the permit for an additional two-year period from November 19, 2022 to November 19, 2024.

As you are aware, your consultant engineer, Tighe & Bond, Inc., inspects the gravel pit on a regular basis. It is our understanding that Tighe & Bond has found the operation to be substantially in compliance with its permit. No changes are proposed to Mr. Chisholm's earth product removal site plans.

Lancaster Zoning Bylaw Article IX, §220-32 D. states that a permit may be renewed without a public hearing by majority vote of the Board of Selectmen. When we submit for the next permit renewal, we will request that the Board employ this provision to extend the current permit. Mr. Chisholm is agreeable to the continuation of the same permit conditions currently in effect should the Board decide to renew the permit in such a manner.

Thank you for your attention to this matter. Please contact me if attendance at a Board meeting is required of my client and me.

Sincerely,
S. J. MULLANEY ENGINEERING, INC.



Mikael A. Lassila, P.E.

Cc: client

IV. BOARDS, COMMITTEES & DEPARTMENT REPORTS

Dear Kate Hodges,

Leah Vivirito posted to a Facebook group that there was a vacancy for the Nashoba School Committee for the town of Lancaster. I reached out to her about it and was directed to contact you and the Lancaster Select Board. I'm not sure how to reach the select board. Can you forward this or direct me as to where to send them a message?

I would be interested in volunteering to serve on the school committee, if my assistance would be useful. I moved to Lancaster a little over a year and a half ago from the Chicago area. I have a 17 year old currently attending Nashoba Regional High School. I've worked in private schools for 22 years focusing on technology and computer science.

I'm currently the Director of Technology at Beaver Country Day School near Boston. I served my neighborhood school in Illinois as a Facilities Steering Committee Member (Komarek School District 94) which helped guide planning on a major facilities renovation and a successful bond issue. I also co-founded a non-profit, CS4IL, whose aim was to bring Computer Science education to all Illinois students. We successfully lobbied the state government for legislation supporting these goals.

I've also served on the board of the Lake Michigan Area Independent Schools and an advisory board for Blackbaud (a software vendor focused on non-profits). I was the president of the Chicago chapter of the Computer Science Teachers Association (their largest chapter). I have presented at national conferences on a variety of technology and educational topics. I've also advocated and continue to advocate to improve diversity in schools, technology and Computer Science.

Please let me know if I can be of service to my new hometown.

Shandor

Kate Hodges

From: Leah Vivirito <lvivirito@nrsd.net>
Sent: Friday, October 7, 2022 3:20 PM
To: Stephen J. Kerrigan
Cc: Kate Hodges; Sharon Poch; Joseph Gleason; Brett Collins
Subject: Re: School committee Rep

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Dear Lancaster leaders,

We have a candidate who has submitted a letter of interest in filling Shawn's seat on the School Committee: Shandor Simon. Thanks so much to Kate and Steve for facilitating the process.

Steve and Kate, would you mind floating a few dates of future SB meetings that our Lancaster SC reps might attend to engage in the appointment process.

I will leave this to you all to finalize but if I can be of any further assistance, please let me know. If said candidate is appointed, I will take it from there.

Thank you,
Leah

File: BBBE - UNEXPIRED TERM FULFILLMENT

When a vacancy on the Nashoba Regional School Committee occurs for any reason, the board of selectmen and the remaining members of the Committee share the responsibility for filling it.

As provided in the law, the School Committee will notify the selectmen that a vacancy has been created within 30 days after it has occurred. After one week's notice has been given by the Committee to the selectmen, so that voters of the town may have the opportunity to state their candidacy, the two governing bodies will meet to fill the vacancy by roll call vote.

For election to fill a vacancy, a candidate must receive a majority of the votes of the elected officials entitled to vote. The person so elected will fill the seat on the Committee until the next town election, at which time a member will be elected to serve the remainder of the term, if any.

Established by law

LEGAL REF.: M.G.L. 41:11

REF: Nashoba Regional School District By-Laws and Regional Agreement

V. PUBLIC COMMENTS

VI. TOWN ADMINISTRATOR REPORT

LANCASTER RECREATION

toys, crafts & activities drive

Lancaster Recreation is Growing
&

We'd love your gently used toys, games
and other fun items.

Drop off Next Week between 7a-7p
(10/17-10/22) in the Community Center



**VIDEO GAMES &
MOVIES WELCOME**



**OUTDOOR GAMES
& SPORTS**



**ARTS & CRAFT
SUPPLIES**

VII. ADMINISTRATION, BUDGET AND POLICY

#1

#2



Warrant for 2022 STATE ELECTION
November 8, 2022
The Commonwealth of Massachusetts

Worcester, ss.

To any Constable of the Town of Lancaster in the county of Worcester.

GREETINGS:

In the name of the Commonwealth, you are hereby directed to notify and warn the inhabitants of the Town of Lancaster qualified to vote in elections for candidates, to elect by ballot, on Tuesday, the eighth day of November 2022 at the Town Hall Auditorium, 695 Main Street, in said Lancaster, the following officers:

GOVERNOR and LIEUTENANT GOVERNOR.....	FOR THIS COMMONWEALTH
ATTORNEY GENERAL.....	FOR THIS COMMONWEALTH
SECRETARY OF STATE.....	FOR THIS COMMONWEALTH
TREASURER.....	FOR THIS COMMONWEALTH
AUDITOR.....	FOR THIS COMMONWEALTH
REPRESENTATIVE IN CONGRESS.....	THIRD CONGRESSIONAL DISTRICT
COUNCILLOR.....	SEVENTH DISTRICT
SENATOR IN GENERAL COURT.....	WORCESTER & MIDDLESEX DISTRICT
REPRESENTATIVE IN GENERAL COURT.....	TWELFTH WORCESTER DISTRICT
DISTRICT ATTORNEY.....	MIDDLE DISTRICT
SHERIFF.....	WORCESTER COUNTY

The polls will open at 7:00 A.M. and will remain open until 8:00 P.M.

QUESTION 1: PROPOSED AMENDMENT TO THE CONSTITUTION

Do you approve of the adoption of an amendment to the constitution summarized below, which was approved by the General Court in joint sessions of the two houses on June 12, 2019 (yeas 147 – nays 48); and again on June 9, 2021 (yeas 159 – nays 41)?

SUMMARY

This proposed constitutional amendment would establish an additional 4% state income tax on that portion of annual taxable income in excess of \$1 million. This income level would be adjusted annually, by the same method used for federal income-tax brackets, to reflect increases in the cost of living. Revenues from this tax would be used, subject to appropriation by the state Legislature, for public education, public colleges and universities; and for the repair and maintenance of roads, bridges, and public transportation. The proposed amendment would apply to tax years beginning on or after January 1, 2023.

A YES VOTE would amend the state Constitution to impose an additional 4% tax on that portion of incomes over one million dollars to be used, subject to appropriation by the state Legislature, on education and transportation.

A NO VOTE would make no change in the state Constitution relative to income tax.

QUESTION 2: LAW PROPOSED BY INITIATIVE PETITION

Do you approve of a law summarized below, on which no vote was taken by the Senate or the House of Representatives on or before May 3, 2022?

SUMMARY

This proposed law would direct the Commissioner of the Massachusetts Division of Insurance to approve or disapprove the rates of dental benefit plans and would require that a dental insurance carrier meet an annual aggregate medical loss ratio for its covered dental benefit plans of 83 percent. The medical loss ratio would measure the amount of premium dollars a dental insurance carrier spends on its members' dental expenses and quality improvements, as opposed to administrative expenses. If a carrier's annual aggregate medical loss ratio is less than 83 percent, the carrier would be required to refund the excess premiums to its covered individuals and groups. The proposed law would allow the Commissioner to waive or adjust the refunds only if it is determined that issuing refunds would result in financial impairment for the carrier.

The proposed law would apply to dental benefit plans regardless of whether they are issued directly by a carrier, through the connector, or through an intermediary. The proposed law would not apply to dental benefit plans issued, delivered, or renewed to a self-insured group or where the carrier is acting as a third-party administrator.

The proposed law would require the carriers offering dental benefit plans to submit information about their current and projected medical loss ratio, administrative expenses, and other financial information to the Commissioner. Each carrier would be required to submit an annual comprehensive financial statement to the Division of Insurance, itemized by market group size and line of business. A carrier that also provides administrative services to one or more self-insured groups would also be required to file an appendix to their annual financial statement with information about its self-insured business. The proposed law would impose a late penalty on a carrier that does not file its annual report on or before April 1.

The Division would be required to make the submitted data public, to issue an annual summary to certain legislative committees, and to exchange the data with the Health Policy Commission. The Commissioner would be required to adopt standards requiring the registration of persons or entities not otherwise licensed or registered by the Commissioner and criteria for the standardized reporting and uniform allocation methodologies among carriers.

The proposed law would allow the Commissioner to approve dental benefit policies for the purpose of being offered to individuals or groups. The Commissioner would be required to adopt regulations to determine eligibility criteria.

The proposed law would require carriers to file group product base rates and any changes to group rating factors that are to be effective on January 1 of each year on or before July 1 of the preceding year. The Commissioner would be required to disapprove any proposed changes to base rates that are excessive, inadequate, or unreasonable in relation to the benefits charged. The Commissioner would also be required to disapprove any change to group rating factors that is discriminatory or not actuarially sound.

The proposed law sets forth criteria that, if met, would require the Commissioner to presumptively disapprove a carrier's rate, including if the aggregate medical loss ratio for all dental benefit plans offered by a carrier is less than 83 percent.

The proposed law would establish procedures to be followed if a proposed rate is presumptively disapproved or if the Commissioner disapproves a rate.

The proposed law would require the Division to hold a hearing if a carrier reports a risk-based capital ratio on a combined entity basis that exceeds 700 percent in its annual report.

The proposed law would require the Commissioner to promulgate regulations consistent with its provisions by October 1, 2023. The proposed law would apply to all dental benefit plans issued, made effective, delivered, or renewed on or after January 1, 2024.

A YES VOTE would regulate dental insurance rates, including by requiring companies to spend at least 83% of premiums on member dental expenses and quality improvements instead of administrative expenses, and by making other changes to dental insurance regulations.

A NO VOTE would make no change in the law relative to the regulations that apply to dental insurance companies.

QUESTION 3: LAW PROPOSED BY INITIATIVE PETITION

Do you approve of a law summarized below, on which no vote was taken by the Senate or the House of Representatives on or before May 3, 2022?

SUMMARY

This proposed law would increase the statewide limits on the combined number of licenses for the sale of alcoholic beverages for off-premises consumption (including licenses for “all alcoholic beverages” and for “wines and malt beverages”) that any one retailer could own or control: from 9 to 12 licenses in 2023; to 15 licenses in 2027; and to 18 licenses in 2031.

Beginning in 2023, the proposed law would set a maximum number of “all alcoholic beverages” licenses that any one retailer could own or control at 7 licenses unless a retailer currently holds more than 7 such licenses.

The proposed law would require retailers to conduct the sale of alcoholic beverages for off-premises consumption through face-to-face transactions and would prohibit automated or self-checkout sales of alcoholic beverages by such retailers.

The proposed law would alter the calculation of the fine that the Alcoholic Beverages Control Commission may accept in lieu of suspending any license issued under the State Liquor Control Act. The proposed law would modify the formula for calculating such fee from being based on the gross profits on the sale of alcoholic beverages to being based on the gross profits on all retail sales.

The proposed law would also add out-of-state motor vehicle licenses to the list of the forms of identification that any holder of a license issued under the State Liquor Control Act, or their agent or employee, may choose to reasonably rely on for proof of a person's identity and age.

A YES VOTE would increase the number of licenses a retailer could have for the sale of alcoholic beverages to be consumed off premises, limit the number of “all-alcoholic beverages” licenses that a retailer could acquire, restrict use of self-checkout, and require retailers to accept customers’ out-of-state identification.

A NO VOTE would make no change in the laws governing the retail sale of alcoholic beverages.

QUESTION 4: REFERENDUM ON AN EXISTING LAW

Do you approve of a law summarized below, which was approved by the House of Representatives and the Senate on May 26, 2022?

SUMMARY

This law allows Massachusetts residents who cannot provide proof of lawful presence in the United States to obtain a standard driver's license or learner's permit if they meet all the other qualifications for a standard license or learner's

permit, including a road test and insurance, and provide proof of their identity, date of birth, and residency. The law provides that, when processing an application for such a license or learner's permit or motor vehicle registration, the registrar of motor vehicles may not ask about or create a record of the citizenship or immigration status of the applicant, except as otherwise required by law. This law does not allow people who cannot provide proof of lawful presence in the United States to obtain a REAL ID.

To prove identity and date of birth, the law requires an applicant to present at least two documents, one from each of the following categories: (1) a valid unexpired foreign passport or a valid unexpired Consular Identification document; and (2) a valid unexpired driver's license from any United States state or territory, an original or certified copy of a birth certificate, a valid unexpired foreign national identification card, a valid unexpired foreign driver's license, or a marriage certificate or divorce decree issued by any state or territory of the United States. One of the documents presented by an applicant must include a photograph and one must include a date of birth. Any documents not in English must be accompanied by a certified translation. The registrar may review any documents issued by another country to determine whether they may be used as proof of identity or date of birth.

The law requires that applicants for a driver's license or learner's permit shall attest, under the pains and penalties of perjury, that their license has not been suspended or revoked in any other state, country, or jurisdiction.

The law specifies that information provided by or relating to any applicant or license-holder will not be a public record and shall not be disclosed, except as required by federal law or as authorized by Attorney General regulations, and except for purposes of motor vehicle insurance.

The law directs the registrar of motor vehicles to make regulations regarding the documents required of United States citizens and others who provide proof of lawful presence with their license application.

The law also requires the registrar and the Secretary of the Commonwealth to establish procedures and regulations to ensure that an applicant for a standard driver's license or learner's permit who does not provide proof of lawful presence will not be automatically registered to vote.

The law takes effect on July 1, 2023.

A YES VOTE would keep in place the law, which would allow Massachusetts residents who cannot provide proof of lawful presence in the United States to obtain a driver's license or permit if they meet the other requirements for doing so.

A NO VOTE would repeal this law.

QUESTION 5

THIS QUESTION IS NOT BINDING

Shall the representative for this district be instructed to vote for legislation to create a single payer system of universal health care that provides all Massachusetts residents with comprehensive health care coverage including the freedom to choose doctors and other health care professionals, facilities, and services, and eliminates the role of insurance companies in health care by creating an insurance trust fund that is publicly administered.

QUESTION 6

THIS QUESTION IS NOT BINDING

Shall the representative from this district be instructed to vote in favor of changes to the applicable House of Representative rules to make each Legislator's vote in that body's Legislative committees publicly available on the Legislature's website?

And you are directed to serve this Warrant by posting attested copies thereof at the South Lancaster Post Office, the Center Post Office, the Town Hall, the Prescott Building, and the Fifth Meeting House, in Lancaster, seven days at least before the time of holding the State Election. Hereof fail not and make do return of the Warrant with your doings thereon to the Town Clerk at the time and place of elections aforesaid.

Given under our hands this _____ day of _____, 2022.

Select Board of Lancaster

Stephen J. Kerrigan, *Chair*

Alexandra W. Turner, *Clerk*

Jason A. Allison, *Member*

CONSTABLE'S CERTIFICATION

I hereby certify under the pains and penalties of perjury that I posted an attested copy of this Warrant at the South Lancaster Post Office, the Center Post Office, the Town Hall, and the Fifth Meeting House on the date attested. I further certify that this Warrant was posted in accordance with the By-laws of the Town of Lancaster and the provisions of M.G.L. c.39, §10.

Attest: _____
Constable

Date _____

#3

32-3440-3-03
April 29, 2022

Kate Hodges, Town Administrator
Town of Lancaster
695 Main Street, Suite 1
Lancaster, MA 01523

Re: **North Lancaster, LLC & New England Specialty Soils, LLC. (Formerly referred to as Harper Site)**
Special Permit to Remove Earth Products
March 2022 – Quarterly Inspection

To Whom It May Concern:

As stipulated in the Special Permit to Remove Earth Products issued to North Lancaster, LLC & New England Specialty Soils, LLC., the March 2022 quarterly site inspection was conducted on Thursday March 31, 2022. Kayla Larson of Tighe & Bond and was on-site for inspection of the facility and John Toomey of New England Specialty Soils was available for questions with respect to the operational requirements specified in the most recent EPR permit effective February 14, 2020 to November 14, 2021. A report of field inspection observations is attached.

Current Activities

No active excavation was occurring during the time of inspection, however mixing, and stockpiling continues in parcels 13-3 and 14-1. Excavation within Parcel 14-13 and Parcel 14-11A appears to have ceased. Slopes along the borders of the lower site have been graded and seeded in reclamation, with the exception of the vertical face in Parcel 14-13 between well MW-13D and New Well-2. Screening operations have been removed from the central open floor area of Parcel 14-12, yet a screening plant remains in parcel 13-14.

Currently, the majority of Parcels 14-13 and 14-12, and some of 14-11A (which are the base floor of the excavation area) continue to be utilized for the stockpiling and processing of material by New England Specialty Soils, which is a sister-company of Central Massachusetts Sand & Gravel.

Inspection Observations

The previous base of excavation is located at the southwestern portion of Parcel 14-11A at an elevation of approximately 346 feet. The newer excavation at the south west corner of the site is deeper than the previous base excavation and has not been surveyed. The perimeter of the site is bermed, which controls stormwater runoff from leaving the facility, and silt fencing exists along the access road to control erosion into adjacent wetlands.

A total of sixteen groundwater monitoring wells were located around the entire site (11, 11A, 11B, 12, 12A, 13R, 13BR, 13C, 13D, 14, 14A, 15, 16, 17, New Well No. 1, and New Well No. 2). The observed groundwater elevations appeared to demonstrate an adequate 6-feet of groundwater separation at the time of inspection except for well MW-16. The groundwater measurements taken at monitoring well MW-16 was below the 6-foot threshold, at a depth of 5 feet 4 inches. However, excavation has not occurred near MW-16 in several years and the inadequate groundwater separation is likely due to recent spring rain events. Groundwater levels at this well experienced less than 6-feet of separation during the March 2019 and March 2020 inspections, yet the ground surface has not been driven deeper towards the ground water table.



Referenced elevations for the site, including the top of monitoring wells, are based on elevations and contours provided in a January 2016 survey. The table below details measurements taken onsite.

Well ID	Depth to Water (ft.)	Elevation	Groundwater Elevation
MW-11	23.50*	363.07	N/A
MW-11A	7.30	358.19	350.89
MW-11B	24.25	362.88	338.63
MW-12	9.70	366.02	356.32
MW-12A	9.75	365.94	356.19
MW-13BR	17.70*	360.95	N/A
MW-13R	20.10*	361.95	N/A
MW-13C	<i>inaccessible</i>	359.85	N/A
MW-13D	<i>inaccessible</i>	**	N/A
MW-14	10.25	388.81	378.56
MW-14A	10.90	389.62	378.72
MW-15	19.85*	361.61	N/A
MW-16	5.40	367.64	362.24
MW-17	11.60	364.54	352.94
New Well -1	<i>inaccessible</i>	**	N/A
New Well -2	<i>inaccessible</i>	**	N/A

*Well was dry, measurement is to bottom of well

** Well was relocated and new elevation will need to be provided

During changing site elevations and active reclamation, a number of wells have been extended in height with additional plastic piping, making them inaccessible at the ground surface. These wells are not adjacent to active excavation currently, however the plastic well casing should be trimmed to an accessible height for groundwater monitoring.

Dust was not an issue at the time of inspection. NESS has been applying an oil-based dust control spray over the site twice weekly. The site employs a locking gate and signage at its entrance. The entrance to the facility is provided via McGovern Road, which comes in through Parcel 14-3. NESS has also implemented security cameras within the site.

A request to Lauren Baldarelli and John Toomey of New England Specialty Soils was made via email on April 14th for a truck log for the day of inspection, March 31, 2022. A truck count log was provided and indicated that a total of 17 loads had departed the facility on the day of the quarterly inspection. This load total is in compliance with Condition 11 of the EPR Special Permit requiring no more than 70 loads leaving the facility daily.

Corrective Actions

There were no Corrective Actions noted during this inspection, with the exception of the expired special permit. If excavation on site is to continue, wells MW-13C, MW-13D, New Well-1, and New Well -2 should be made accessible for groundwater measurements. The continued operation of the facility appears to be in general conformance with the most recent Special Permit to Remove Earth Products, effective February 14, 2020 to November 14, 2021.



The current permit is expired, and a Special Permit renewal is required. In the permit renewal request letter from Bovenzi & Donovan, dated September 2, 2021, it was stated that NESS expects to cease earth removal as of November 14, 2021 and would not be seeking a permit renewal. However, following conversations with NESS staff in January 2022, they have indicated that a renewal is the preferred alternative to site closure. A permit renewal is necessary, as NESS has continued to operate outside of their approved permit limits. If the applicant is to continue with Earth Removal operations, an application, updated site plan, and anticipated excavation volume projections should be submitted to the Select Board.

If the applicant is to let the Special Permit Expire, per Condition 1 of the Special Permit, final elevations shall be submitted on a revised plan by the applicant.

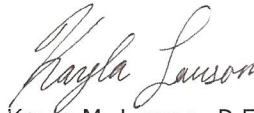
The next quarterly inspection is scheduled for June 2022, or sooner if upon request for final inspection. If you have any questions, please contact me at KMLarson@tighebond.com or (508) 471-9610 or Antonio J. da Cruz at AJDaCruz@TigheBond.com or (508) 471-9617.

Sincerely,

TIGHE & BOND, INC.



Antonio J. da Cruz, P.E.
Vice President



Kayla M. Larson, P.E.
Project Manager

Enclosures

Copy: Lancaster Select Board (w/encl)

Brian Gingras, Building Inspector/Zoning Enforcement Officer (w/encl)

Mary-Beth Lovewell, New England Specialty Soils Inc. (w/encl)

John Toomey, New England Specialty Soils Inc. (w/ encl)

File (w/encl)

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Town of Lancaster, Massachusetts
Special Permit to Remove Earth Products
Inspection Form

Facility: NESS
Inspection Date: 3/31/2022
Inspector: KML

Earth Removal Operation is in Permit Compliance Y N

Contact: Mary-Beth Lovewell New England Specialty Soils 435 Lancaster Street Leominster, MA 01453 (978) 466-1822	Jamie Livesay New England Specialty Soils 435 Lancaster Street Leominster, MA 01453 (978) 729-4876
--	--

Active Cell: NONE ACTIVE DURING INSPECTION

Depth of Excavation: ~350' Comment: 350' BASED ON 2010

Description of Current Activities: SURVEY

STOCKPILING, MIXING + PROCESSING CONTINUE
IN THE CENTER OF THE SITE, PARCELS
B-3, 14-1. SCREENING PLANT IN PARCEL
B-14.

Dust Issues? Y XN If yes, comment:

Dust Control Measures In Place:

DUST CONTROL REGULARLY APPLIED TO HILL ROADS.

Erosion and or Stormwater Issues? Y XN If yes, comment:

Erosion and Stormwater Control Measures In Place:

SITE PERIMETER BERMED + STABILIZED

Town of Lancaster, Massachusetts
Special Permit to Remove Earth Products
Inspection Form

Facility: NESS
Inspection Date: 3/31/2022
Inspector: KML

Site Security Issues? Y XN If yes, comment:

Site Security Measures In Place:

LOCKING GATE + SIGNAGE IN PLACE.

Groundwater Separation Compliance? Y N Comments:

GW Well #	Well Elev	Depth to GW	GW Well	Well Elev	Depth to GW
MW-11	363.07	23.50'	MW-13D	355.01	inaccessible
MW-11A	358.19	7.30'	MW-14	388.81	10.25'
MW-11B	362.88	24.25'	MW-14A	389.62	10.90'
MW-12	366.02	9.70'	MW-15	361.61	19.05' *
MW-12A	365.94	9.75'	MW-16	367.64	5.4'
MW-13BR	360.95	17.70' *	MW-17	364.54	11.00'
MW-13R	361.95	21.10' *	New Well -1	342.05	inaccessible
MW-13C	359.85	inaccessible	New Well -2	354.43	inaccessible

* DRY WELL, DEPTH TO BOTTOM OF WELL

SITE RESTORATION

Restored Grades in Compliance Y N If no, comment:

RESTORATION IN PARCELS 13-4, 14-13, 13-3 AND
PLANTINGS ON SITE PERIMETER SLOPES.

Depth of Loam: 2 1/2 - 10 INCHES

Vegetation Established? SOLID VEGETATION ESTABLISHED

INACCESSIBLE WELLS WERE RAISED WITH
ADDITIONAL PIPE CASINGS GREATER THAN
8-FT ABOVE GRADE. COULD NOT BE
REACHED FOR MEASUREMENT. NO CURRENT
EXCAVATION AT THESE WELLS.

Town of Lancaster, Massachusetts
Special Permit to Remove Earth Products
Inspection Form

Facility: NESS
Inspection Date: 3/31/22
Inspector: KML

Other Comments:

PERMIT EXPIRED NOVEMBER 14, 2021
PERMIT RENEWAL REQUIRED.



April 27, 2022

Lancaster Town Of
701 Main Street
Lancaster, MA 01523

Dear Member,

As previously announced, the MEGA Board of Directors declared a \$1M premium credit for members.

We are pleased to inform you the amount of your first premium credit for Program Year ending June 30, 2020 is \$398.00. *See attached Premium Credit Invoice.*

Please deduct this amount from your invoice when submitting your payment for the 2022-23 premium.

If you have any questions or concerns, please don't hesitate to contact us.

Sincerely,

Owen McHugh

Owen McHugh
Account Manager
781-683-1083
owen.mchugh@ccmsi.com

VIII. APPOINTMENTS AND RESIGNATIONS

Suzanne M. Turcotte
357 Nicholas Drive
Lancaster MA 01523
Cell: 401-487-3338
suzanne.m.turcotte@gmail.com

October 7, 2022

Lancaster Select Board
Prescott Building
701 Main Street
Lancaster MA 01523

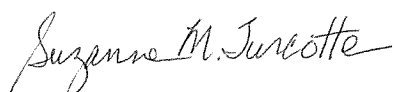
RE: Lancaster Cultural Council

Please accept my letter of interest for the Lancaster Cultural Council. After reading the volunteer job description on the town web page I feel my unique background and talent fit the requirements very well. My past experience with Massachusetts Cultural Council could be very helpful in this group.

My exposure to cultural programs includes my life-long love of theatre, music and visual arts. My background is primarily in education as a fundraising professional. I have lived in GA, IN, RI, NY, CT, CO and MA, taking full advantage of the cultural programs in each community. I have served as a board member for WaterFire Providence (RI) and as a front line volunteer. I worked for a contemporary chamber ensemble based in Brookline (MA) to secure funding from many towns across MA through the Massachusetts Cultural Council. These grants allowed the ensemble to visit many towns to provide educational programs for elementary and high schools, as well as senior centers. Each town I applied to said yes to my proposal, so I understand the process from the applicants perspective.

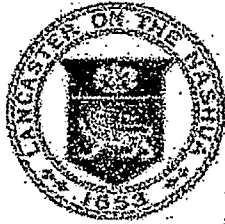
I have lived in Lancaster over a year with my husband, Fred Colson, in the Eagle Ridge neighborhood. We enjoyed the concerts on the green this past summer. I am involved with The Friends of the Thayer Memorial Library, helping with membership and the book sale. I hope you agree my experience would be a great asset to Lancaster Cultural Council. I would be happy to further discuss my qualifications. Thank you for your consideration.

Sincerely,



Suzanne M. Turcotte

IX. LICENSES AND PERMITS



Rental Application

Lancaster Use of Town Owned Buildings & Town Green

TO: SELECT BOARD, LANCASTER MASSACHUSETTS

RE: PERMISSION TO RENT THE FOLLOWING TOWN OWNED BUILDINGS (Please check one)



TOWN HALL AUDITORIUM



LANCASTER COMMUNITY CENTER (LCC) GYM



LANCASTER COMMUNITY CENTER (LCC) MEETING ROOM



TOWN GREEN/GAZEBO

Name of Individual/Organization: Lancaster 4-H

Date of Event: 12-3-2022

Time: 6:30-9 pm

Program: Tree Lighting

Rehearsal(s) will/will not be necessary on

From: _____ To: _____

If Banquet, Caterer will be: N/A

We do/do not plan to have an uniformed Police Officer on duty.

Program Director/Contact person name: Judy Zmijak

Address: 23 Carter St, Lancaster MA

Email: judykzmijak@gmail.com

Phone: 978-230-3096

Approved: ☐

Disapproved: ☐

Lancaster SELECT BOARD _____



Rental Application

Lancaster Use of Town Owned Buildings & Town Green

TO: SELECT BOARD, LANCASTER MASSACHUSETTS

RE: PERMISSION TO RENT THE FOLLOWING TOWN OWNED BUILDINGS (Please check one)



TOWN HALL AUDITORIUM



LANCASTER COMMUNITY CENTER (LCC) GYM



LANCASTER COMMUNITY CENTER (LCC) MEETING ROOM



TOWN GREEN/GAZEBO

Name of Individual/Organization:

Lancaster 4-H

Date of Event:

12-1-22 to 12-4-22

Time:

3pm @ 12-1-22 to 1pm on 12-4-22

Program:

Lancaster Festival of the trees

Rehearsal(s) will/will not be necessary on

From:

To:

If Banquet, Caterer will be:

N/A

We do/do not plan to have an uniformed Police Officer on duty.

Program Director/Contact person name:

Judy Zmijak

Address:

23 Carter St, Lancaster MA

Email:

judykzmijak@gmail.com

Phone:

978-230-3096

Approved: ☐

Disapproved: ☐

Lancaster SELECT BOARD



Rental Application

Lancaster Use of Town Owned Buildings & Town Green

TO: SELECT BOARD, LANCASTER MASSACHUSETTS

RE: PERMISSION TO RENT THE FOLLOWING TOWN OWNED BUILDINGS (Please check one)

☐

TOWN HALL AUDITORIUM

☐

LANCASTER COMMUNITY CENTER (LCC) GYM

☐

LANCASTER COMMUNITY CENTER (LCC) MEETING ROOM

☒

TOWN GREEN/GAZEBO

Name of Individual/Organization: Lancaster 4-H

Date of Event: April 2, 2022

Time: 8 - 10 am

Program: Lancaster Easter Egg Hunt

Rehearsal(s) will/will not be necessary on

From: _____ To: _____

If Banquet, Caterer will be: N/A

We do ~~not~~ plan to have an uniformed Police Officer on duty.

Program Director/Contact person name: Judy Zmijak

Address: 23 Carter St, Lancaster MA

Email: judykzmijak@gmail.com

Phone: 978-230-3096

Approved: ☐

Disapproved: ☐

Lancaster SELECT BOARD _____