

**LUDLOW CONSERVATION COMMISSION  
MINUTES OF THE MEETING OF  
September 10, 2025**

**CONSERVATION MEMBERS**

Angela Tierney – Chair (Present)  
Helder Cerqueira – Vice Chair (Present)  
Penny Lebel (Present)  
Joseph Chaloux (Absent)  
Caoline Suska (Present)  
Jason Martowski, Associate Member (Absent)

RECEIVED  
TOWN CLERK'S OFFICE  
2025 OCT -3 A 10:44  
TOWN OF LUDLOW

The meeting began at 6:30 p.m. in the Selectmen's Conference Room.

Mark Stinson of DEP was present at the meeting.

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**Continued Public Hearing – Notice of Intent – Laura Ernst – National Grid – Existing Electric Transmission ROW (Assessors' Map 41, Parcels 29, 35, 41) (DEP #207-XXX) (replace wood structures and Optical Ground Wire along the existing 301 transmission line)**

*The applicant was not present for the public hearing.*

*The continued public hearing opened at 6:30 p.m.*

The applicant had previously reviewed the project at the August 6, 2025, meeting. Ms. Tierney read the email from Eileen Piskura that stated that the Notice of Intent was filed under the Bylaw only, therefore the DEP would not issue a number for the filing.

Ms. Lebel **MOVED** to approve the Notice of Intent for National Grid existing electric transmission row Assessors Map 41 Parcels 29, 35 and 41.

**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

Ms. Lebel **MOVED** to issue Standard Order of Conditions for this Notice of Intent for National Grid.

**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

Ms. Lebel **MOVED** to close the public hearing for the notice of intent for National Grid.

**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

*The public hearing was closed at 6:32 p.m.*

*Documents included: WPA Form 3 – Notice of Intent; New England Power Company 301 Transmission Line Asset Condition Refurbishment – Ludlow, MA (July 3, 2025); Email from Eileen Piskura re: DEP Number (September 4, 2025)*

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The Commission began to review the meeting minutes of August 6, 2025.

Minutes of September 10, 2025

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**Public Meeting – Request for Determination – Town of Ludlow – 612 Chapin Street  
(Assessors' Map 16A, Parcel 75) (small expansion of existing parking lot)**

*In attendance: Bud Ellison*

*The public meeting opened at 6:35 p.m.*

Ms. Tierney read the letter from Chief Ryan Pease stating that the work will include removal of a small grass area and installation of gravel and then asphalt pavement. There will also be pavement with a berm to guide storm water to the existing asphalt area and away from the stream and that best practices will be used to contain any erosion within the work area. Ms. Tierney also read the waiver request of the filing fee.

Ms. Lebel **MOVED** to issue a negative determination for the Request for Determination for the Ludlow Fire Department, 612 Chapin Street.

**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

Ms. Lebel **MOVED** to waive the filing fee for the Request for Determination for the Fire Department.

**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

Ms. Lebel **MOVED** to close the public meeting for the Request for Determination for the Fire Department, 612 Chapin.

**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

*The public meeting closed at 6:38 p.m.*

*Documents included: WPA Form 1 - Request for Determination of Applicability; Letter/waiver request from Ryan Pease re: Fire Station Parking Lot Project (August 13, 2025); Plan: Proposed addition to Ludlow Public Safety Complex*

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**Approve/sign minutes of August 6, 2025**

Ms. Lebel **MOVED** to approve the minutes from the August meeting.

**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

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**Request for Certificate of Compliance – 188 Fuller Street (207-0595)**

Ms. Tierney commented that a site inspection will be required before a Certificate of Compliance can be issued.

*Documents included: WPA Form 8A - Request for Certificate of Compliance; Email from Michelle McAdaragh re: Greenstead Grove Request for Certificate of Compliance*

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### **Request for Certificate of Compliance – Lot 11 Leland Drive (207-0463)**

Ms. Tierney explained that the whole subdivision was filed under one Notice of Intent, and that no work has been done on the lot that's being sold.

Ms. Lebel **MOVED** to issue a partial Certificate of Compliance for Lot 11 on Leland Drive.

**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

*Documents included: WPA Form 8A - Request for Certificate of Compliance*

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### **Public Meeting – Request for Determination – Hemlock Ridge, LLC c/o Mr. Armand Deslauriers – 1252 East Street & 0 Ventura Street (Assessors' Map 31, Parcels 127 & 121B) (to confirm whether wetland boundaries are accurately delineated)**

*In attendance: Rob Levesque – R Levesque & Associates; Armand Deslauriers*

*The public meeting opened at 6:45 p.m.*

Mr. Levesque explained that they're requesting a determination on the wetland boundaries on the subject property only and are not proposing any work at this time. He said that the property is approximately 71 acres and is located at the corner of East and Ventura Street. He pointed out the lighter green areas on the plan that are void of forested areas, and that the darker green is the bordering vegetated wetland that runs through the property. Mr. Levesque also commented that there's an intermittent stream associated with the bordering vegetated wetland and that they have done all the work to determine that that stream is in fact intermittent.

The Commission agreed that a peer review will be necessary due to the size of the property.

Mr. Lebel **MOVED** to continue the Request for Determination for Hemlock Ridge to October 1, 2025, at 6:30.

**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

Steve Riberdy will be contacted to see if he can complete the peer review on the property.

*The public meeting was continued until October 1, 2025, at 6:30 p.m.*

*Documents included: Request for Determination of Applicability Wetland Delineation (including WPA Form 1) (August 19, 2025)*

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### **Possible digging near culvert near 111 Miller Street**

A resident had called the office regarding possible digging in the creek near 111 Miller Street. Ms. Lebel went out to inspect the issue and said that the intermittent stream was dry and that the DPW had repaired the damaged culvert under the road. She also mentioned that previously the homeowner had been

warned to make sure he maintains everything away from the stream and that she will contact them again as a reminder.

*Documents included: GIS Map for 111 Miller Street*

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## **MAIL ITEMS**

### **55. Inquiry re: Japanese Knotweed infestation along Center Street from Elise Alway**

The DPW will be emailed with the recommendation that they check the UConn website for ways to mitigate the Japanese Knotweed and to see if spraying is something the town can afford to do and/or has manpower to do it.

### **56. Planning Board Notice of Decision – Special Permit – 350 West Street, Unit 26**

### **57. Water and Wetland end-of-year survey of Haviland Pond from Judy Breault**

### **58. Planning Board Site Sketch approval/comment sheet – 321-325 East Street**

### **59. Piney Lane Bridge Replacement – sediment release emails & photos from Mass DOT**

Mr. Stinson was given a copy of the email so that he could get more information from the DEP on the status of the project and sediment release.

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## **Angie arborist Riverwalk**

Ms. Tierney talked about scheduling a site visit at the Riverwalk with the arborist from the Sherriff's Department to take a look at some of the trees and invasives.

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Marc Stinson said that MACC will be updating their regulations soon.

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Ms. Tierney remarked that the next Conservation Commission will be held on October 1, 2025.

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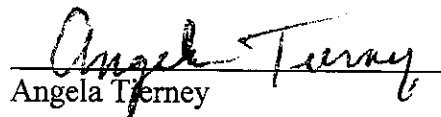
Ms. Lebel **MOVED** to adjourn.

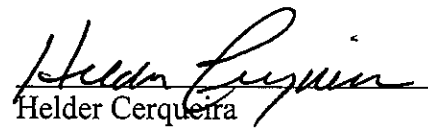
**SECOND** Mr. Cerqueira.

**4-0 in Favor.**

Meeting adjourned at 7:20 p.m.

APPROVED:

  
Angela Tierney

  
Helder Cerqueira

  
Penny Lebel

  
Caroline Suska

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(All related documents can be viewed at the Conservation Office during regular business hours.)