

# Town of Lunenburg

## Conservation Commission

### MINUTES

July 17, 2013

**APPROVED 11/6/2013**

Rob Verge, JJ Cote, Jack Byrne, Sharon Jordan, Matt Marro, Jan Carrier

#### REVISED

**7:00 PM ~ 94 Horizon Island Road** ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public hearing on a Request for Determination of Applicability filed by George R./Ruth A Garrity (Neil Gorman of David E. Ross Associates, Inc.) The proposed project is for construction of a Presby Sewage Disposal System. A portion of the system will be within 80 to 93 feet from Hickory Hills Lake. **No problem with plans, replacement system. Negative 3 JJ/John Unanimous**

**7:10 PM ~ 5 Spring Street** ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public hearing on a Notice of Intent filed by Raymond M./Sally Ann Kodzis (Neil Gorman of David E Ross Associates, Inc.). The proposed project is for demolition and reconstruction of a single family house, construction of a sewage disposal system, and a private well. A portion of the work will take place within the 100' buffer zone. **Well within 100' of septic, but no other place to put it. Sharon/JJ Unanimous**

**7:15 PM ~ Agricultural Commission** ~ Update ~ Jim Lattanzi **Jim gave us a brief scenario of what the commission is doing and what their plans are for the future. The Right to Farm By Law will be placed on the Special Town Meeting Warrant in December.**

**7:30 PM ~ 178 Peninsula Drive** ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public hearing on a Notice of Intent filed by Peggy Bull. The proposed project is for demolition of existing dwelling and construction of a new house which is almost all within the old footprint. Sherman Bull presented. **Commission would like a site visit and continued until August 21<sup>st</sup> @ 7:15.**

**8:00 PM ~ 356 Sunnyhill Road ~ cancelled** ~ Informational Meeting with Bill Drumm ~ re: Wetland Delineation

**8:15 PM ~ 380 Sunset Lane** ~ **CONTINUATION** ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public hearing on a Notice of Intent filed by Francis/Beth Ann Novak (Anthony Cleaves of Whitman & Bingham Associates, Inc.). The proposed project is for redevelopment of an existing residential house lot. The entire lot is within the 100 foot buffer zone of Lake Shirley. **Anthony Cleaves had done a revised plan to correspond with the Commissions suggestions at the last meeting. None were able to do a sight walk beforehand. Revised plans were acceptable. Sharon/John Unanimous**

**8:30 PM ~ 318 Howard Street ~ "Aro Estates 3" off Howard Street** ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public hearing on a Notice of Intent filed by Kevin O'Brien (Wesley Flis of Whitman & Bingham Associates, Inc.). The project will consist of the construction of a 17 lot residential subdivision along 1800 linear feet of roadway on approximately 18.38 acres. A portion of the roadway work will be within the 100 foot buffer zone to the bordering vegetated wetlands.

**8:45 PM ~ 318 Howard Street ~ "Aro Estates 4" off Howard Street** ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public hearing on a Notice of Intent filed by Kevin O'Brien (Wesley Flis of Whitman & Bingham Associates, Inc.). The project will consist of the construction of a 17 lot residential subdivision along 2000 linear feet of roadway on approximately 23.80 acres. A portion of the roadway work will be within the 100 foot buffer zone to the bordering vegetated wetlands including two wetland crossings and storm drainage work. **These two hearings were combined. Note was made that the DEP has jurisdiction over the Enforcement Order(s). These two hearings are for roads/site work only in Sections 3 & 4. Hay bales and silt fence will be installed and extra precautions (care) will be taken. 600' of wetland crossings with a 2 to 1 replication including grading. A to-do list and/or time line on site work will be provided to the Commission. John/JJ unanimous vote to continue so members could do a site walk. August 21<sup>st</sup> 8:00 PM.**

**9:00 PM ~ 165 Townsend Harbor Road** ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public hearing on a Notice of Intent filed by Karen Philbin. The proposed project is for a patio within the area where trees were removed and within the buffer zone of a Bordering Vegetated Wetland approximately 8 feet from the high water mark. **Karen presented a more complete plan for the patio and it was acceptable to the Commission. John/Sharon Unanimous**