

**Bolton Conservation Commission**  
**Minutes of Meeting**  
**February 28, 2006**

**PRESENT:** Karen Augustine, Scott Duhaime, Sarah Greenough, Lori Stephenson, and administrator Carol Gumbart.

**1. Upcoming Meetings** Scott Duhaime said that if he was needed he could attend the Planning Board meeting on Wednesday March 8, 2006 to discuss the changes to the Wetland Bylaw and proposed language for the FOSPRD and Backland Lot Zoning Bylaws. Carol Gumbart said that she would attend the Planning Board meeting and the Board of Selectmen meeting. Ms Gumbart said that the Board of Selectmen wants to discuss the management of floodwaters at Quail Run and Golden Run Roads.

**2. Wetland Delineation** Carol Gumbart said that the new owner of 84 Sampson Road would like to have someone identify where the wetland resource areas are on their property. Ms. Gumbart said that this is the same parcel that Elizabeth Bagdonas notified Scott Duhaime about with concern of a wetland violation. The Commission agreed that Ms. Gumbart should visit the property.

**3. Simmons, Pond Park (Between Mechanic Street and Main Street)** Scott Duhaime opened the continued meeting on the request of Eagle Scout, Zachary Simmons to perform land management activities including brush removal, revegetation, herbicide treatment of poison ivy and installation of two stone benches, at Pond Park. Mr. Simmons was not present since he was told it was unnecessary to attend. Mr. Duhaime said that Sarah Greenough, Lori Stephenson and he attended a site visit with Mr. Simmons. Ms. Greenough said that he does not want to remove vegetation over 2 inches in caliper and that it was mostly poison ivy. Ms. Stephenson said that Mr. Simmons proposes to have the poison ivy treated with an herbicide in late summer or early fall. Ms. Stephenson said that the bench location was fine. The Commission concurred that all work is in the wetland buffer zone and not within the wetland resource area.

A motion was made by Scott Duhaime, seconded by Sarah Greenough to issue a Negative 3 Determination of Applicability with the conditions that: 1) no vegetation with a caliper greater than 2 inches shall be cut; and 2) the herbicide spraying will take place during the late summer or early fall. VOTE: Aye, unanimous.

**4. Miner, 68 Hudson Road (112-508)** Scott Duhaime opened the continued public hearing on the Notice of Intent proposing a replacement sewage disposal system. Neither the applicant nor the engineer were present at the meeting since they were told it was unnecessary to attend. Mr. Duhaime said that Sarah Greenough, Lori Stephenson and he attended a site visit. The Commission said that they were in agreement with the wetland delineation and that the area where the system was to be located was in a cleared sandy area. Lori Stephenson said that there is limited tree removal being proposed and that it is outside the 100-foot buffer zone. Ms. Stephenson said that they recommended that the haybale line be tightened up as has been shown on the recently submitted plan. Carol Gumbart asked if they would access the cesspool from the north side of the house. The Commission said that this should be a condition. Ms. Gumbart asked whether this project met the exceptions of the Wetlands Bylaw for upgrade to the septic system. The Commission considered the question and decided since the applicant was not

present to request to withdraw the filing under the Wetlands Bylaw that they would proceed with the issuance of an Order of Conditions.

A motion was made by Scott Duhaime, seconded by Lori Stephenson, to close the public hearing. VOTE: Aye, unanimous.

A motion was made by Scott Duhaime to issue the standard Order of Conditions with the Conditions discussed, seconded by Lori Stephenson. VOTE: Aye, unanimous.

**5. Ek, 49 Powder Hill Road (RDA)** Scott Duhaime opened a meeting on a Request for a Determination of Applicability (RDA). Steve and Valerie Ek, the applicants were present. Karen Augustine said that she visited this parcel a couple years ago. Mr. Ek said that they spoke with Ms. Augustine about the construction of an addition and are now proposing to go forward with the project. Mr. Ek said that the proposed addition is 24'x24' and will be about 60 feet from the wetlands. Mr. Ek said that he anticipates some minor excavation for the basement and that they would stock pile the soil in front of the house. Carol Gumbart asked if they had any issues with groundwater. Mr. Ek indicated that they do not anticipate encountering ground water. Mr. Ek said that they will need to relocate the water line to go around the addition. Mr. Duhaime asked if the roof drainage was a gutter system and whether it would be continued onto the new addition. Mr. Ek said that he would likely match the existing system. The Commission requested a site visit and asked Mr. Ek if he could stake out where the addition is proposed. Mr. Ek said that cones are out on the lawn in the location of the addition. A site visit was scheduled for March 4, 2006, at 8:00 a.m. The public meeting was continued with the consent of the applicant to March 7, 2006, at 7:30 p.m.

**6. Events** Karen Augustine said that the Winter Carnival was cancelled for this year since the weather did not cooperate. Carol Gumbart said that a resident mentioned an interest in doing an Earth Day event. Scott Duhaime asked if there was anything that prevented the Commission from sponsoring an event that was revenue generating? Mr. Duhaime said that for example if the Commission were to do a forest cutting project and the sale of the timber generated money for the town. Ms. Gumbart said that she would look into this question.

**7. Land Preservation** Scott Duhaime asked if any progress has been made with Apple Valley Homes providing the gift of land they offered to the town. Carol Gumbart said that she has not heard anything from the developer and will call them.

Mr. Duhaime asked if the Oaks Open Space was going to be on the warrant for this spring? Ms. Gumbart said that she did not see it on the draft warrant and agreed to ask the Town Planner.

Lori Stephenson agreed to walk the Crispen property on Green Road with Rob Held.

**8. Town Meeting Preparation** The Commission reviewed the latest draft of the Wetlands Bylaw. Numerous changes were made to the revised copy. Carol Gumbart will ask Town Counsel to review the proposed revisions.

Carol Gumbart will call Bob Roemer to get information on the deed for this acquisition and plan for the parcel to be acquired.

Respectfully submitted,

Carol A. Gumbart  
Conservation Administrator

