

Bolton Conservation Commission
Minutes of Meeting
March 21, 2006

PRESENT: Scott Duhaime, Ed Englemann, Sarah Greenough, Lori Stephenson, Amy Wilson and administrator Carol Gumbart.

1. Mail Carol Gumbart reviewed the mail folder with members. Ms. Gumbart will let Karen Augustine know about the submittal of as-built plans for the common driveway off Harvard Road built by Bob Moss.

2. Miscellaneous Carol Gumbart said that the lacrosse coach has requested permission to install a fence along the field edges of Tower Field and Derby Field and has offered to spray the poison ivy. Ms. Gumbart said that behind Derby Field are vernal pools and behind Tower Field is a stream. Ed Englemann offered to call Terry Boots and to conduct a site visit.

Scott Duhaime asked what if anything was happening on the Bolton Manor site. Ms. Gumbart said that she would contact the consultant and get an update.

Ms. Gumbart reminded the Commission that the next hearing on the Riverside Comprehensive Permit is scheduled for April 19, 2006.

Ms. Gumbart said that the outcome of the Board of Selectman's meeting considering the drainage problems on Golden Run Road and Quail Run Road is that they do not want to drive the project but they are happy to facilitate a solution proposed by the residents.

Carol Gumbart asked the Commission when they would like to schedule an appointment with Jacqueline McGarry and her neighbors to discuss the opinion they received from their attorney. The Commission asked if they could wait until after Town Meeting.

3. Minutes After review and discussion a motion was made by Scott Duhaime, seconded by Ed Englemann to approve the minutes of February 7, 2006 with one revision. VOTE: Unanimous.

After review and discussion a motion was made by Ed Englemann, seconded by Lori Stephenson to approve the minutes of February 14, 2006 with one revision. VOTE: Unanimous.

After review and discussion a motion was made by Scott Duhaime, seconded by Amy Wilson to approve the minutes of February 28, 2006 with several revisions. VOTE: Unanimous.

After review and discussion a motion was made by Scott Duhaime, seconded by Ed Englemann to approve the minutes of March 7, 2006 with one revision. VOTE: Unanimous.

4. Gaby, 84 Sampson Road The Commission discussed their site visit to Mr. Gaby's property to view the wetland alterations. Lori Stephenson said that there were two large trees and lots of undergrowth destroyed. Ms. Stephenson said that most of the undergrowth was destroyed by the beaver. Ms. Stephenson said that the beaver are very active in this area and a second dam is being created that is flooding the back field. Ms. Stephenson said that he definitely cleared within the Riverfront and dumped the chips into the wetland. Ms. Stephenson said that he discussed his intent of building a horse ring and that it is larger than what he proposed at our last meeting. After further discussion the Commission agreed that a follow up letter should be sent to Dr. Gaby requiring that he (1) delineate the wetlands; (2) evaluate the drainage ditch to determine its function; (3) prepare a plan showing all of the activities he wishes to engage in including: (a) repair to the stonewall, (b) constructing a horse evaluation riding ring; (c) a restoration plan for the altered wetlands; (d) any proposed stockpile locations; (4) any work to the barn that falls within the wetland resource areas or within 100 feet of the wetlands, and (5) that the plan be submitted with a Notice of Intent by the beginning of May. The Commission

agreed that the letter should explain to Dr. Gaby that he is in violation of the Wetlands Protection Act and Wetlands Bylaws and it should be copied to the Board of Health and Building Inspector. The Commission agreed that Carol Gumbart should contact Elizabeth Bagdonas to discuss what she observed on the site since she reported the violation and is very familiar with the wetlands in this area.

5. Sunset Ridge Comprehensive Permit, Wattaquodock Hill Road The Commission discussed the Massachusetts Environmental Policy Act (MEPA) application. After review it was agreed to submit the letter correcting several statements including that an Abbreviated Notice of Resource Area Delineation (ANRAD) has not been received or approved by the Commission, that stormwater is proposed to be discharged into a Bordering Vegetated Wetland (BVW), and that Welch Pond contains a unique bog system. Carol Gumbart will prepare the draft letter and send it around for comments.

6. Town Meeting Preparation WRPD Article. Ed Englemann said that he reviewed the preview and summaries of for the warrant and they are okay. Carol Gumbart provided the Commission with slides that could be used in a PowerPoint presentation. After review Scott Duhaime suggested it should not go into as much detail as it does. Mr. Duhaime suggested that the presentation say what we are doing, why we are doing it , how it benefits the town, what the process was, key points and FAQ's. Ed Englemann volunteered to work on the presentation. Mr. Duhaime said that he would be happy to present at Town Meeting. Ms. Gumbart suggested that the Commission prepare to go through a PowerPoint presentation at the next meeting and that she will get a projector.

Mentzer property. Scott Duhaime said that the Bolton Conservation Trust is working on alternative ways to preserve the Mentzer property and that the article has been pulled from the warrant. Mr. Duhaime said that they are likely going to carve out one lot that will help fund the acquisition of the remaining land.

7. Land Protection Scott Duhaime said that he spoke with Tom Parker, President of the Bolton Conservation Trust and Mr. Parker will contact Whitney Hagin to introduce himself and explain how the Trust can help them preserve their family land. Mr. Duhaime agreed to follow up with Mr. Parker.

Carol Gumbart said that she spoke with Duane Henry about his letter notifying the Board of Selectmen that he is taking his land out of Chapter 61. Ms. Gumbart said that she told him the letter was not entirely clear whether the town has the right of first refusal or not and asked what his intentions are. Ms. Gumbart said that Mr. Henry stated that he is not doing anything with the land just following the process for getting the land out of Chapter. Ms. Gumbart said that she suggested that the Town might be interested in doing an appraisal to determine fair market value and that Mr. Henry said that when the town makes that decision he'd consider it. Ms. Gumbart said that she recommended that Selectmen Troup contact Mr. Henry to see if she understood Mr. Henry correctly.

8. Land Management Carol Gumbart recommended that the Commission consider whether the road repairs at Bowers Springs should include adding gravel or not. The Commission said that they would like to walk the property with Harold Brown and that before work or after work would be best for a site visit.

Carol Gumbart said that she continues to be in contact with Harvard's representative about preparing a land management plan for Bowers Springs. Ms. Gumbart said that she is still not sure that a forest stewardship plan will get us the detail we would like. The Commission

recommended that she contact Jeff Collins at MA Audubon and ask him for his opinion on a forest stewardship plan. Scott Duhaime asked what would happen to the income from any timber harvesting on conservation land. Ms. Gumbart said that she would look into this question.

9. Conservation Restriction Baseline Data Scott Duhaime said that he encountered a problem on his computer and that he had to recreate some of the database and maps.

Respectfully submitted,

Carol A. Gumbart
Conservation Administrator