



OFFICE OF THE
CONSERVATION COMMISSION
TOWN HALL, 511 MAIN STREET
DUNSTABLE, MA 01827-1313
(978) 649-4514 FAX (978) 649-8893
mailto:concom@dunstable-ma.gov

Conservation Commission Minutes
April 12, 2010

Meeting was called to order at 7:30pm by Chair Leah Basbanes
Members present: Jeff Haight, Alan Chaney, Judy Larter, Juan Amodei, Bill Moeller and
Marilyn Pike
Meeting held: At the Dunstable Town Hall, lower level

7:30pm – Notice of Intent Hearing continuation – 12 Massapoag Way – Schembechler
Brian Weilbrenner attended the hearing as Mr. Schembechler's representative. The DEP file number has been received (147-0274). No other evidence was presented. Marilyn made a motion to close the hearing and write the Order of Conditions. Alan 2nd the motion. – Motion passed.

Mr. Weilbrenner asked the Commission to sign the building permit. The Commission told him that they would sign the permit once the Order of Conditions was filed at the Registry of Deeds.

Joe Vlcek – Above Ground Swimming Pool

Mr. Vlcek hired Norse Environmental to flag the wetlands on his property. Leah went out to the property to verify the flags and advised Mr. Vlcek that he would need to file a Request for Determination for the above ground pool. Since the pool may be within seven (7) feet from the back of his house, Mr. Vlcek will contact Dana Barnes regarding set back regulations. After Mr. Vlcek discusses the pool with Dana, he will contact the Commission's Secretary to set up a public meeting if he chooses to follow through with the project.

Meeting Minutes

Marilyn made a motion to approve, as submitted, the meeting minutes from March 22nd. Judy 2nd the motion. – Motion passed.

Bills

None

Payroll

Bill made a motion to sign the two payroll slips for the Secretary. Alan 2nd the motion. – Motion passed.

7:40pm – NOI Hearing – 161 Off Pond Street – David Lariviere

Jeff Hannaford attended the hearing as the representative for Mr. Lariviere. DEP file number is: 147-0275.



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Jeff explained that the property has frontage on Massapoag Pond. The plans are for the existing dwelling will be razed; however, a portion of the foundation will remain. The footprint of the new house will be the same except for a one foot increase on the road side. There are deck footings; however the deck was torn down a number of years ago due to a safety issue. Leah questioned whether or not the deck would be considered new work and subject to the state and town wetland regulations. The proposed deck would be built roughly 25 feet from Massapoag Pond. Jeff said that the owner plans to use the existing footings, however, one additional one may need to be poured. Bill suggested that if a deck is constructed they use concrete for the footing. Jeff told the Commission that there is an existing cesspool on the property, which failed title 5, so a tight tank will be presented to the Board of Health for approval. There are existing retaining walls near the lake which will need to be either repaired or replaced to minimize the disturbance to the lake. Two neighbors in attendance spoke in support of the project, however, questioned how a retaining wall near the road will be constructed. The Commission said that that may be out of their jurisdiction if it is outside of the 100 foot buffer zone. The Commission set up a site visit for Saturday, April 17th at 9:00am. Mr. Hannaford requested a continuation of the hearing. Marilyn made a motion to continue the hearing to April 26th. Judy 2nd the motion. – Motion passed.

Off Pond Street Debris in Wetland Area

The Commission sent letters to the residents of Off Pond Street last fall regarding debris that has been thrown on private property in/near the wetlands. The letter told residents that the Commission would be out to the site in the spring to insure the area was clear of any violations. The Commission will conduct the site visit on Saturday, April 17th at approximately 9:30am.

Parkhurst Street – Don Goldthwaite Property on Massapoag Pond

The Commission decided that since they have site visits scheduled for Saturday, April 17th, they would stop by Don Goldthwaite's property off Parkhurst Street since Mr. Goldthwaite has shown an interest in selling the parcel.

Matt Banville – Eagle Scout Project

Matt and his father attended the meeting to discuss an Eagle Scout project. Matt is working with the Safe Pathways Committee to identify trails in Dunstable using GPS. Once the trails are identified, he will put up some signs and produce a map of the trails. The trails will be on private property (Goss Farm), Town Forest, and Unkety Woods Preserve. The Commission told Matt that they would like to walk the area with him since some paths have been made without authorization and the Commission may not want them identified. Members asked Matt to get some of the Assessors maps to help with parcel identification. Matt indicated that he was ready to meet with Commission members out at the site. A site visit was scheduled for Saturday, April 17th at 10:30am. Members will meet out near the garage on Woods Court.



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Sweet Property

Members of the Conservation Commission (Leah Basbanes, Judy Larter, Bill Moeller, and Secretary-Cheryl Mann) met at the site with the EPA, Army Corp of Engineers, David Sweet, and Norse Environmental to discuss his wetland violation. Mr. Sweet's consultant will work with the EPA and the Army Corp on a restoration plan for the pond and surrounding area. Once this has been accepted by all parties, the Conservation Commission will be notified.

Howard's Brook Conservation Land

Leah told Commission members that she had dug up some trees from the Amos Kendall Conservation Area to plant on the property line so there won't be any question as to where the public can enter the Howard's Brook Conservation Land. Larry Carter, owner of the abutting property, would like to work with the Commission on the parking area. The Commission will have to break through a stone wall; therefore, the Secretary will contact the Planning Board to get the process started. A hearing will take place in May. Judy will order the sign to be placed at the entrance.

Open Space and Recreation Plan - Survey

The Commission decided to finalize the Open Space and Recreation survey at the next meeting. This survey will go out to all residents as part of the renewal process. The Secretary will ask Danice if the survey can be stuffed in the bags with the Annual Town Report which will be delivered by the boy scouts the week before Annual Town Meeting. A box will be placed at the check-in for residents to drop off their surveys.

Culvert – Flat Rock Hill Conservation Area

The Commission discussed what would need to be done to repair the washed out area that is used by walkers and people on horseback. Members will go out to the site again.

Bill made a motion to adjourn the meeting at 8:45pm. Judy 2nd the motion. - Motion passed. The next scheduled meeting for the Conservation Commission will be held on Monday, April 26th at 7:30pm, downstairs at the Dunstable Town Hall.

Respectfully submitted,

Cheryl A. Mann
Secretary
Dunstable Conservation Commission