



OFFICE OF THE
CONSERVATION COMMISSION
TOWN HALL, 511 MAIN STREET
DUNSTABLE, MA 01827-1313
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Conservation Commission Minutes
Monday, June 27, 2016

Approved: July 11, 2016

Meeting was called to order at 7:32pm by Chairman Jeff Haight
Members present: Alan Chaney, Juan Amodei, Leah Basbanes and Bill Moeller
Member absent: Marilyn Pike and Judy Larter
Meeting held: At the Dunstable Town Hall– 511 Main Street-lower level– Grange Room

220 Forest Street – Question on Pool Installation – Ken Erickson

The Erickson's attended the meeting to ask members about installation of a pool near or within the buffer zone. The wetlands were flagged when the Erickson's originally built the house a few years ago. They want to make sure they are out of the jurisdictional area. Leah asked that they stake the corners of the pool decking which is the furthest impervious area. Members will go out to the site on Saturday 7/2 at 9am.

Meeting Minutes

Leah made a motion to approve, with a minor spelling change, the minutes of the June 13th meeting. Alan 2nd the motion. – Motion passed unanimously.

Bills and Payroll

Leah made a motion to sign off on the bills and payroll. Bill 2nd the motion. – Motion passed unanimously.

Notice of Intent Hearing continuation–Zannoni –473 Pond Street – 147-0292

Chris McKenzie from Whitman & Bingham was in attendance as well as Mr. and Mrs. Zannoni. Mr. McKenzie presented a new plan which eliminated the beach area and revised the grading. No one else was in attendance. Alan made a motion to close the hearing. Leah 2nd the motion. – Motion passed unanimously. Alan then made a motion to accept the new plan from Whitman & Bingham Associates – Notice of Intent Plan for 473 Pond Street – Dennis & Frances Zannoni – dated May 3, 2016 with a revision date of June 24, 2016. Leah 2nd the motion. – Motion passed unanimously. Leah reminded Mr. McKenzie to send the new approved plan to DEP. The Order of Conditions was written at the meeting.

Camping on Conservation Commission Property Request

Mark Tripputi sent in a request to overnight camp on Conservation property. The request is for August 1st. He stated he won't have a campfire. Leah made a motion to approve the request for Spaulding Proctor with the following conditions: that there are



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no campfires, the Commission will notify the Police Department that they approved the request, the Secretary send the conservation property regulations to the applicant, that Mr. Tripputi keep a copy of the approval on him when in town, the applicant is reminded that there is wildlife in the area including coyote and bear and that approval is for one night. Bill 2nd the motion. – Motion passed unanimously.

Notice of Intent Hearing continuations – 175 Off Pond Street (Dillon) & 179 Off Pond Street (Yezi)/ 147-0294 & 147-0295

Jeff Hannaford from Norse Design Services represented both applicants. Mr. Hannaford presented a revised plan that moved the house located at 175 Off Pond Street. The new plan must now go before the Board of Health (revised septic) and the Board of Appeals. The nearest point of the deck will be 46' from the lake (currently it is 45 ½'). There aren't any changes to 179 Off Pond Street. Leah asked that if the Board of Health or Board of Appeals requests any changes to the plan that was presented tonight, that the applicant come before the Conservation Commission for a quick review. Alan made a motion to close the hearing. Bill 2nd the motion. – Motion passed unanimously. Alan made a motion to accept the revised plan, Notice of Intent Plan – 175 & 179 Off Pond Street – Scott Dillon & Carly Yezi – dated May 28, 2016 with a revision date of June 17, 2016 for both properties. Leah 2nd the motion – Motion passed unanimously. The Order of Conditions was written for both properties.

Order of Conditions – 885 Main Street – MacLean – 147-0293

Mr. Hannaford was in attendance for the writing of the Order of Conditions for 885 Main Street. The Commission received comments from the Department of Environmental Protection (DEP) regarding the grading in the buffer zone. The work is out of the flood plain with minor grading and a 25' no disturb near the pond. The elevation of the area is flat. Leah suggested that Mr. Hannaford follow up with DEP. The Order for 885 Main Street was written.

Miller CR Grant Update

The Secretary told members that Attorney Larkin filed the Conservation Restriction at the North Middlesex Registry of Deeds. The final paperwork should be sent overnight mail on Tuesday so the state should receive it by Thursday, June 30th.

Westford Street CR Application Update

The Secretary said that the Westford Street LAND grant application has been completed and will be sent either Tuesday 6/28 or early next week in plenty of time for the July 13th deadline.



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Dunstable General Wetlands Bylaw

Leah asked that members review the 2013 Bylaw and make recommendations for changes. This will be put on an upcoming agenda for discussion.

Additional Topics Discussed Not Noted on the Agenda

Eagle Scout Project – Wiley Krishnaswamy

Wiley stopped into the meeting to show members his completed map of Spaulding Proctor. He said that the scouts in his troop helped him with blazing some trails as well as building a map box. Members were excited about the new map but asked that he identify the "power lines" as "not blazed". Bill made a motion to sign off on the paperwork that Wiley completed his Eagle Scout project. Leah 2nd the motion. – Motion passed unanimously.

Motion made, 2nd and passed unanimously to adjourn the meeting at 8:55pm. The next meeting of the Dunstable Conservation Commission is scheduled for Monday, July 11, 2016, 7:30pm at the Dunstable Town Hall.

Respectfully submitted,

Cheryl A. Mann
Secretary
Dunstable Conservation Commission