



ESSEX CONSERVATION COMMISSION

Minutes for the Meeting of July 7, 2015

Commissioners:	*Absent	Staff:
Wallace Bruce, Chairman*	Elisabeth Frye	Deborah Cunningham
Robert Brophy	Ted Marshall	Administrative Clerk
Angus Bruce	James Richardson	
Michael Burke		Samantha Stevens, Agent

The Commission was advised that Wallace Bruce would be unable to attend the meeting and that Robert Brophy would be acting Chairman.

The Commission reviewed a request for a minor modification to the project at 12 Lufkin Point Lane. Mike DeRosa represented the applicant and explained that after a review of the project area, it had been determined by the structural engineer that a change to the footings would make the structure more stable. The Commission had no issues with the change and, on a motion made and duly seconded, voted unanimously to approve the change as a minor modification pending receipt of additional detail of the profile of the footings.

The Commission opened a public meeting on a Request for Determination of Applicability filed by Joanne Averay to fix the front porch and remove three trees at 14 Robbins Island Road. Joanne Averay represented herself and explained that the porch had been deemed unsafe and that she had concerns that the trees she had requested to be removed would damage not only her property but neighboring properties if they were to fall in a storm. The Commission did not have a concern with the project and advised that they would issue a negative Determination. On a motion made and duly seconded, the Commission voted unanimously to close the public meeting. The Clerk advised the Commission that, due to the safety issues of the project, she had prepared a negative Determination for their signature at the request of the applicant. The Commission agreed to sign the Determination and, on a motion made and duly seconded, voted to issue a negative Determination.

The Commission opened a public meeting on a Request for Determination of Applicability filed by the Town of Essex, Board of Selectmen to remove the existing dwelling from its slab and kneewall(s) at 153 Conomo Point Road. Brendhan Zubricki, Town Administrator, was present and presented the project plan to the Commission on behalf of the Board of Selectmen. Mr. Zubricki explained that the current structure was going to be removed from the kneewall and slab and placed directly into

dumpsters. The slab and kneewall would remain until it was determined how the property would be used. The Commission asked when the structure would be removed and Mr. Zubricki advised that the Selectmen had plans to remove the structure in the fall. However, they had received correspondence from a resident asking them to reconsider that they would be reviewing at their next meeting. The Commission felt that permitting the project at this time was premature. After some discussion, it was agreed that the meeting would be continued to a future date and reevaluated at that time. On a motion made and duly seconded, the Commission voted unanimously to continue the meeting until September 22, 2015.

The Commission opened a public hearing on a request for an Amended Order of Conditions filed by John Coughlin of PMC Realty Trust to amend the Order of Conditions to include a second storage unit at 65 Eastern Avenue. Mike DeRosa represented the applicant and presented the plan for the new unit. Mr. DeRosa explained that spoken with Pam Merrill of DEP and she had advised that filing for the amendment instead of a new application would be acceptable. After a review of the plans, it was determined that the work on the previously permitted project would need to be completed prior to work beginning on the new storage unit. Mr. DeRosa agreed to this condition on behalf of the applicant. On a motion made and duly seconded, the Commission voted unanimously to issue an Amended Order of Conditions with the condition that the previously permitted project is completed.

The Commission reviewed a request to extend the OOC issued for 109-112 Main Street. The Commission agreed to extend the permit for three years. On a motion made and duly seconded, the Commission voted unanimously to issue the extension.

The Commission discussed concerns with the number of cars being stored at 147 Eastern Avenue. The Agent advised that she had gone by the property but did not attempt to access the property due to safety concerns. After a discussion of the options, the Commission requested that the Clerk draft a letter to the Selectmen regarding the number of cars that appeared to be more than the license authorized. In addition, the Clerk will send the standard letter advising the applicant that the Commission had not received a request for and/or issued a Certificate of Compliance. The matter was tabled until the next meeting.

The Chairman presented the minutes from the meeting of May 19, 2015 for approval. On a motion made and duly seconded, the Commission voted unanimously to approve the minutes.

On a motion made and duly seconded, the meeting was adjourned.

Approved: Essex Conservation Commission

Prepared by: Deborah Cunningham, Administrative Clerk