



HULL CONSERVATION COMMISSION

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Hull, MA 02045

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APPROVED – December 27, 2016

Members Present: Sheila Connor, Chair, Sean Bannen, Paul Epstein, Elizabeth Fish, Paul Paquin, Lou Sorgi

Staff Present: Chris Krahforst, Conservation Administrator, Sarah Clarren, Conservation Assistant

Minutes: Upon a **motion** by P. Epstein **2nd** by S. Bannen and a **vote** of 6-0;
It was **voted** to: Approve the Minutes of November 8, 2016 as amended
Upon a **motion** by P. Epstein **2nd** by S. Bannen and a **vote** of 6-0;
It was **voted** to: Approve the Minutes of December 13, 2016 as amended

7:30 Call to order

7:35 8A S St., Map 13/Lot 077 Opening of a Public Hearing on the Request for Determination of Applicability filed by **Philip T. Donohue Sr.** for work described as **install gravel under existing 10' x 25' deck and install a 10' x 14' marble chip patio.**

Representatives: Philip T. Donohue Sr. (applicant)

Abutters/Others: none present

Documents: "8A S St Existing and Proposed Conditions Plan" – 10/20/2015, annotated 12/14/2016

P. Donohue presented the project. He stated that the current homeowners are selling the home and the buyer expressed a desire to have a small gravel chip area. Additionally, the homeowners would like to place ¾' assorted peastone gravel underneath the existing deck. The Commission stated that there is an outstanding Certificate of Compliance which should be discussed, as additional work was done that wasn't permitted; the CoC would be discussed at the end of the hearing. The Commission stated that there were no issues with the RDA and asked P. Donohue to annotate the plan to state that the first area will be assorted peastone gravel. The plan was annotated.

- Upon a **motion** by P. Epstein **2nd** by S. Bannen and a **vote** of 6-0;
It was **voted** to:
Close the Public Hearing and **issue** a Negative Determination of Applicability. The Determination of Applicability was **signed**.

7:52 12 Sunset Ave., Map 16/Lot 011 (SE35-1347) Opening of a Public Hearing on the Notice of Intent filed by **Scot Prouty** for work described as **construct 16' x 16' deck.**

Representatives: Scott Prouty

Abutters/Others: none present

Documents: "Proposed Conditions Plan" – David G. Ray – 12/06/2016

"[Letter regarding 12 Sunset Ave.] – Jillian Carr, Division of Marine Fisheries – 12/22/2016

S. Prouty presented the proposed project. He stated that many neighbors have decks over the seawall and he would like one as well. A 16' x 16' deck is proposed and there will be two 12" diameter sunken pilings. A set of removable stairs would provide access to the water. The Commission expressed concern that the plan does not state where MLW is. The plan also does not show how far into the water the property line goes. S. Prouty stated that he does not know exactly how far his property goes but is aware that a Chapter 91 License will be needed for the project; the Commission stated that they cannot approve a project on someone else's land. S. Clarren then directed the Commission's attention to a letter from the Division of Marine Fisheries (DMF). The DMF suggested that all work stay within the existing disturbed footprint of the revetment to avoid loss of suitable shellfish habitat caused by the stairs or associated footings. S. Prouty stated that he would speak to his surveyor and submit an updated plan.

- Upon a **motion** by P. Epstein **2nd** by S. Bannen and a **vote** of 5-0;
It was **voted** to:

Continue the Public Hearing to 01/10/2016 at a time to be determined.

8:10 Pemberton Point Turnaround Map 01 and Railroad Bed from N St. to X St., Maps 12, 13, 15, Opening of a Public Hearing on the Request for Determination of Applicability filed by **Jim Dow** for work described as **re-grading of the turnaround area at Pemberton Point and the railroad bed from M to X St.**

Representatives: Chris Krahforst

Abutters/Others: none present

C. Krahforst introduced the proposed project on behalf of Jim Dow, DPW. He stated that the project comes before the Commission every three years so the potholes on the railroadbed can be filled in. The same work is proposed at the turnaround area at Pemberton Point. He stated that the DPW will fill in the holes with similar gravel to existing conditions. There will be no additional grading. Some members of the Commission expressed concern regarding the fact that the railroadbed is considered a public way, yet it is blocked off to traffic for much of the year; C. Krahforst stated that it was approved at an annual Town Meeting.

- Upon a **motion** by P. Epstein **2nd** by S. Bannen and a **vote** of 5-0-1;

It was **voted** to:

Close the Public Hearing and **issue** a Negative Determination of Applicability. The Determination of Applicability was **signed**.

8:25 Various roadway locations, Opening of a Public Hearing on the Request for Determination of Applicability filed by **the Hull Department of Public Works** for work described as **as-needed catch basin and stormwater drain pipe repairs within town roadways.**

Representatives: Chris Krahforst

Abutters/Others: none present

C. Krahforst introduced the proposed project on behalf of Jim Dow, DPW. The permit would allow the DPW to do basic maintenance to catch-basins and stormwater drain pipes.

- Upon a **motion** by P. Epstein **2nd** by S. Bannen and a **vote** of 6-0;

It was **voted** to:

Close the Public Hearing and **issue** a Negative Determination of Applicability. The Determination of Applicability was **signed**.

7:35 Burr Rd., Map 51/Lot 113 (SE35-1245) Continuation of a Public Hearing on the Notice of Intent filed by Jeffrey Pinkus for work described as construct single family home. **Continued to January 10 at a TBD time.**

- Upon a **motion** by P. Epstein **2nd** by S. Bannen and a **vote** of 6-0;

It was **voted** to:

Continue the Public Hearing to 01/10/2016 at a time to be determined.

Certificate of Compliance Requests

8A S Street – P. Epstein **Motion**, S. Bannen **2nd**, vote 6-0; CoC **issued**.

New Business

0 Beacon Road: C. Krahforst provided an update on the vegetation which had been dumped on the coastal bank. The homeowners will have a contractor remove it in the next couple of weeks.

1072 Nantasket Ave fencing inquiry: S. Clarren stated that the homeowner is having difficulty finding a contractor to construct the fence, as permitted with the Commission. The Commission stated that the fence must allow water to flow through as the area is prone to flooding and having a solid fence would re-direct water until the fence gives way.

Drainage Inquiry: C. Krahforst asked the Commission about a proposed drainage project near the High School which would connect a blind stormwater drain to existing drainage system near the end of Channel St the Commission stated that an RDA should be filed.

9:07 Upon a motion by P. Epstein and **2nd** by S. Bannen and a **vote** of 6-0;

It was **voted** to: Adjourn