

SUTTON CONSERVATION COMMISSION

May 2, 2018

MINUTES

Approved: _____

Present: Daniel Moroney, Chair, Joyce Smith, Co-Chair, Andrew DeWolf, Robert Tefft, and William Wence
Staff: Wanda M. Bien, Secretary
Brandon Faneuf, Consultant

Project Update

7:00 pm 4 Mumford Road/Metacomet Land Trust, Inc.

Present: Liza Mosczynski, President

L. Mosczynski explained that Metacomet Land Trust was contacted by the owners of property off Mumford Road. They would like to donate 28/30 acres to the Land Trust to be put in a Conservation Restriction. There is a trail with access off Mumford Road and there is frontage on Stevens Pond and Duval Rd.

Metacomet would like to add a Conservation Restriction as a second layer of protection. The Land Trust cannot be the holder of the Conservation Restriction as the owners. The responsibility of the Sutton Conservation Commission as holders would be to make sure there was no encroachment into the property. Metacomet would be writing up the Conservation Restriction according to the latest language and using the newest template. The Board of Selectmen, as well and the Conservation Commission would need to sign off.

Protection wise they want to make sure there is never a paved access to the waterfront. They would have the option of making trails with the State and Town's approval. There would also be no beach or no pavement to the lake.

They would do a baseline documentation for maintaining the area.

D. Moroney asked if there was access to this area by the public.

L. Mosczynski replied yes, there was access off Mumford Road. There would not be a beach or a building because of the liability.

The Board all agreed to help with this Conservation Restriction.

R. Tefft questioned what the Commissions responsibility would be.

L. Mosczynski replied to inspect the property yearly, so no one is dumping, building or encroaching on the property, and the Commission's roll is enforcement. They would do the same thing because this is their property. And this property is also recorded with the Registry of Deeds.
They would send the draft to the State for approval.

Public Hearing (New NOI Filing)

7:15 pm 5 Sunrise Ave

DEP #303-0863

The Public Hearing was opened at 7:15 pm D. Moroney read the Public Hearing notice publicized in the Millbury Sutton Chronicle.

The project consists of demolishing existing house and building a new house.

Present: Raoul Mankaryous, Alpha Omega, Roland Sabourin for Matthew Sabourin, owner

R. Sabourin, 28 Town Farm Road explained that his son is out of town, so he is here in his place.

R. Mankaryous explained he was in touch with Mr. Faneuf about the existing house that they would re-build further away from the property line. The new house has a larger footprint. A new septic system was put in about 3 years ago, no trees would be removed and no grading would be done.

R. Tefft asked about re-grading the driveway and no walkways from the parking lot to the water wet shown. The details need to have wattles not straw bales.

R. Mankaryous said the driveway would stay gravel with no walkways.

J. Smith replied 12-inch wattles, also 100% biodegradable with no mesh.

A.DeWolfe questioned if they could move back away from the water.

R. Mankaryous replied the septic system is in the way.

Motion: To close the Public Hearing, by W. Wence

2nd: A. DeWolfe

Vote: 5-0-0

Motion: To issue an Order of Conditions for 5 Sunrise Ave with the wording changed from hay bales to 100% biodegradable wattles, by W. Wence

2nd: A. DeWolfe

Vote: 5-0-0

Project Update

7:25 pm 31 Douglas Road

Present: Matthew & Katie Pollard, new buyer – driveway issue see Norman Gamache's letter.

M. Pollard explained that they needed the Certificate for them to sign the Purchase and Sales on this property.

Conservation needs As-Built from Norman Gamache because the driveway was not installed according to the plan of record.

See attached #1 - letter

Project Update

7:30 pm 29 Blackstone Street

Present: Ronald Henault, son of Gerald Henault Family – Dumping within the Jurisdictional area.

R. Henault explained materials were dumped by someone else and they removed lawn debris, couches, tires and dirt. This is the only entrance to get to his father's garden behind the house. He has put up a wire fence with flags, so the wire can be seen as you drive in. He hopes they can catch whoever is getting in that area to dump stuff.

J. Smith asked how far was this area from the River?

R. Henault replied about 200' from the canal area.

Public Hearing (New RDA filing)

7:45 pm 38 Horne Drive/NE Power

The Public Hearing was opened at 7:45 pm D. Moroney read the Public Hearing notice publicized in the Millbury Sutton Chronicle.

The project consists of installing one new single wooden utility pole 8-9, to service two new homes on Electrical Utility Easement.

No one available: Theresa Portante, BSC Group, Inc. Mass Elec. Co Utility Pole installation

This has been continued to May 16, 2018 at 7:30 pm.

Motion: To continue, with the applicant's permission, to May 16, 2018 at 7:30 pm, by W. Wence
2nd: A. DeWolfe
Vote: 5-0-0

Public Hearing (New NOI filing)

8:00 pm 12 Partridge Hill Road

The Public Hearing was opened at 8:00 pm D. Moroney read the Public Hearing notice publicized in the Millbury Sutton Chronicle.

The project consists of installation of a 6' solid vinyl panel fence.

Present James Renaud, & Christopher Contois, owners

C. Contois and J. Renaud reviewed the fence they would like to install, using pictures of the neighbor's fence at 10 Partridge Hill Road. Their fence would be at the top of the hill and would start from the other fence and go across the back up the other side of their house. They had the property boundary surveyed where the fence would be installed. They would only go to where the signs are at the wetland area.

R. Tefft suggested to keep the fence away from the signs in the wetland area so they can maintain the fence and clear any vines behind the fenced.

D. Moroney suggested putting in a door to allow them to get back there for the maintenance of the fence. And let Conservation know when the fence is up for an inspection.

Motion: To close the Public Hearing, by W. Wence
2nd: A. DeWolfe
Vote: 5-0-0

Motion: To issue a Negative Determination of Applicability for 12 Partridge Hill Road,0
by W. Wence
2nd: A. DeWolfe
Vote: 5-0-0

Public Hearing (New NOI filing)

8:15 pm 382 W. Sutton Road/648 Central Turnpike

DEP #303-08

The Public Hearing was opened at 8:15 pm D. Moroney read the Public Hearing notice publicized in the Millbury Sutton Chronicle.

The project consists of construct a single-family home with associated septic, driveway and well.

Present: Glenn Krevosky, EBT Env., Steven LeFleur, owner

G. Krevosky said he spoke to Mr. Faneuf and the DEP about the two existing non-conforming lots. These two lots are merged at the registry and with planning board. All the deeds were sent to DEP. He explained the infiltration of the roof and Cultec septic.

R. Tefft said he had three concerns that need to be on the plans. Show the limit of work, the monument locations and trees along the stone wall. All this information needs to be on the new plans.

G. Krevosky replied he will show all the missing information on the plans and labeled properly.

S. LeFleur said that 90% of the area has been mowed since he purchased it, and he put up 4 bird houses.

A. DeWolfe suggested if any trees are coming down to put those on the plans also.

Motion: To continue, with the applicant's permission, to May 16, 2018 at 7:45 pm, by W. Wence
2nd: A. DeWolfe
Vote: 5-0-0

Project Update

8:30 pm 81 Griggs Road

No one available: Mike Burke, Eng. John Creedon, owner

Due to the lack of the paperwork, M. Burke will contact the office when he is ready to be put back on the Agenda.

Unexpected Project Update

8:35 pm 200 Worc. Prove Tpke & 51 Burbank Road/G. Krevosky

G. Krevosky gave an update on what is happening with these NOI filings, and the he will be bringing them back soon.

Project Update

8:40 pm 168 Manchaug Road

Present: Mark LaRochelle – Dock extension 10' more?

M. LaRochelle is requesting another 10' extension to his dock, which is 40' and 38" deep at the longest end.

He want to enlarge the dock to give them more space, as there isn't land area. He explained that he was given the full 350' but didn't use it all, and that is the reason for this request.

W. Wence replied there wasn't any boat traffic in that area, so he is ok with this.

D. Moroney asked if he would add to its length instead.

J. Smith felt that to be fair to others the dock policy should be followed. He would need reflectors.

R. Tefft agreed with the 10' extension but not 10' wider.

Motion: To allow the dock at 168 Manchaug Road to be extended by 10', by W. Wence

2nd: A. DeWolfe

Vote: 5-0-0

Board Business

7:33 pm The Board signed the Minutes of April 4, 2018 and April 18, 2018

Motion: To accept the minutes of April 4, 2018 and April 18, 2018, by W. Wence

2nd: J. Smith

Vote: 5-0-0

7:35 pm

The Board signed the Planning Board review for both: **137 Dodge Hill Road/Stockwell Farm LLC.**
and

Dam Removal: W. Sutton Road, Welsh Pond, Putnam Pond/Tighe & Bond

Letters were sent to:

10 Partridge Hill Road/J. Jenese, to extend the moving of the fence until July 1, 2018.

81 Griggs Road/J. Creedon, a letter was sent because the replication area needs to be completed before a Certificate of Compliance can be signed and issued.

29 Blackstone Street/The Henault Family – Dumping along the river – see 7:30 pm

Both were tabled to the next meeting

C of C's for **87 Duval Road**/Guerriere & Halnon Inc.

And for **9 Harback Road**/New Covenant Partners IV, LLC, owner

The Board signed the Conservation restriction for **198 Manchaug Road**/K. Steele, owner, however the BOS has not signed due to incorrect wording, per Town Counsel.

An email would be sent to the lawyer to find out if this is through the State or non-binding Conservation Restriction.

Correspondence & Track Sheet Review

The Board reviewed the Correspondence & Track Sheet Review

Anyone interested in purchasing the DVD for any public hearing at this meeting, please contact Pam Nichols in the Cable office or you can view the minutes and video at www.suttonma.org.

Motion: To adjourn, by J. Smith

2nd: W. Wence

Vote: 5-0-0

Adjourned at 8:55 pm