OFFICE OF THE
CONSERVATION COMMISSION
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Conservation Commission Minutes **Approved: October 13, 2026**
Monday, September 28, 2026

Chair Alan Chaney called the meeting to order at 6:30pm.
Members present: Marijan Andacic, Leah Basbanes, Kate DeLoureiro and Al Starbird

Members absent: Alan Chase and Bridgette Pontbriand

Meeting held: At the Dunstable Town Hall, 511 Main Street, lower level

Also Present: Scott Lewis; John Thompson (DRLT) & John Cook

As the meeting commenced, Leah announced that the Select Board had received a letter of resignation from Commissioner Bridgette. The Town and Commission are grateful for her support and service over the years.

Dunstable Properties and Trails Website Project

Scott Lewis presented a demonstration of the developing Dunstable Properties and Trails website, **DunstableTrails.ORG**. Town conservation properties, along with the Dunstable Rural Land Trust (DRLT) Main Street Wildlife Refuge, are being categorized as publicly accessible recreation properties and others as protected properties without regular public access.

Scott highlighted trail and property-boundary information has been extracted from MassGIS and OpenStreetMap data, significantly reducing the need for manual trail mapping. He demoed the filterable search options to pull up property pages, locator maps, trailhead with parking, mobile GPS functionality, and discussed opportunities for future downloadable trail guides. Commissioner discussion included trail accuracy, parking locations, property descriptions, map licensing, and public-facing content. Scott noted that most publicly accessible property narratives are substantially complete and that the next phase will be moving the site to a non-public staging URL for Commissioners review before public launch.

Miscellaneous Property Activities

- **DRLT McLoon Property – Wetland Enforcement**

Chair Alan Chaney and Alan Starbird recused themselves from the discussion due to their affiliations with the Dunstable Rural Land Trust. Vice Chair Marijan presided over this single agenda topic.

DRLT President, John Thompson, discussed vegetation clearing activities that occurred within the 100-foot buffer zone of a wetland resource area when property clean-up activities were recently performed. While Commissioners found no significant wetland impacts requiring DEP involvement, members determined that work had occurred within the Commission's jurisdiction without prior review. The Commission elected to address the matter through friendly enforcement.

The property owner agreed to relocate brush piles and blasting mats beyond the 100-foot buffer, remove debris and trash to the extent practicable, and seed disturbed areas with an appropriate conservation mix after the first frost. Consulting with contractor John Cook, John Thompson offered a completion target of November 13, 2026. John committed to notifying the Commission if there were any issues encountered to impact that goal.

- **362 Forest Street – DEP Notice of Complaint**

The Commission reviewed a complaint forwarded by the Massachusetts Department of Environmental Protection alleging possible work within wetlands on the property. Members discussed previous observations at the site, available mapping information, and the likelihood that wetlands may not be present. To document the matter and verify site conditions, the Commission authorized sending a courteous letter to the property owner requesting permission to conduct a site inspection. If access is denied or no additional evidence is provided, no further action is anticipated.

Request for Certificate of Compliance – 211 Off Pond Street

The Commission reviewed a Certificate of Compliance request for 211 Off Pond Street. Members discussed the engineering letter of compliance with exceptions accompanying the request and agreed a site inspection should be conducted before action is taken. The COC request will return to the October 13th meeting for final consideration.

Stewardship

- **Invasive Species Management**

The Administrator reported near completion of invasive-species treatments by Oxbow Associates at Sargent, Flat Rock, Howard Brook conservation areas, and the DRLT McLoon property. Additional knotweed and bittersweet treatment were completed on the land trust property. The total project cost for the Commissions properties is expected to be approximately $7,300. Members discussed the importance of continued monitoring and noted that the Salmon Brook phragmites infestation at the Sargent CA will likely require follow-up treatment after assessment next spring.

- **Commissioners Workday**

Members confirmed a Commission workday for Saturday, October 3, 2026, meeting at 10:00am at Town Hall. Activities will include installation of conservation-area signs, and light site maintenance.

Meeting Minutes of September 14, 2026

- Leah moved to approve September 14, 2026, meeting minutes. Kate seconded the motion. – Motion passed unanimously.

Bills/Payroll

- Al Starbird moved to pay the MassCOR invoice totaling $127.96 for 6 property signs. Marijan seconded the motion. – Motion passed unanimously.
- Al Starbird moved to approve one payroll. Kate seconded the motion. – Motion passed unanimously.

Future Hearings and Site Visits

The Commission reviewed submission elements and plans for upcoming Notices of Intent (NOI) for 309 Main Street and 215 Pleasant Street. Discussion regarding 309 Main Street focused on septic system approval status, buffer-zone impacts, and the proposed replication planting plan. Members agreed a site visit would occur on October 3rd before the workday activities.

The Commission also agreed to advertise and schedule the 215 Pleasant Street NOI public hearing for October 13th, while emphasizing that site plans must clearly reflect approved septic information before final action is considered.

Leah moved to adjourn the meeting at 7:37pm. Kate seconded the motion. – Motion passed unanimously.

The next meeting scheduled is Tuesday, October 13, 2026, at 6:30pm.

Respectfully submitted,

Carol A. Rock
Administrative Coordinator
Dunstable Conservation Commission

APPROVED