



OFFICE OF THE
CONSERVATION COMMISSION
TOWN HALL, 511 MAIN STREET
DUNSTABLE, MA 01827-1313
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Conservation Commission Minutes
Monday, April 10, 2023

Approved: April 24, 2022

Chair Alan Chaney called the meeting to order at 6:36pm.

Members present: Leah Basbanes, Marijan Andacic, and Kate DeLoureiro

Members absent: Juan Amodei, Tiffany Naughton and Al Starbird

SCHEDULED ITEMS

Property/Land Crossing Access Request 346 High Street – *Robert Kennedy*

In attendance, Mr. Kennedy noted that in years past he's requested permission and approval of the Conservation Commission to access a portion of his woodland property via traversing a portion of the Amos Kendall conservation property. He's anticipating a small timber harvest and is requesting vehicle access to utilize the existing logging roads and landing areas. He will notify the Commission once timber removal is to commence.

Leah made a motion to grant Mr. Kennedy permission for vehicle access through the Amos Kendall property for activities associated with logging timber. Kate 2nd the motion. – Motion passed unanimously.

Enforcement Order Status, 285 Pleasant Street – *Robert Ramirez*

Jeremy Ethier of Systematic Consulting Services, Inc. appeared on behalf of Mr. Ramirez who was also in attendance. Jeremy noted that Goddard Consulting had put together the wetland delineation report previously delivered to the Commission. He was attending tonight to clarify the CC needs relative to the enforcement order requirements for a restoration plan.

Leah asked if a site visit to review the existing conditions and wetland delineation offered on the property could be observed by the Commission first hand. It appeared that the fill had impacted a number of trees footing area, in addition to encroaching into the wetland buffer zone. Jeremy shared that 35-40 yards of fill were brought in and added to the driveway end facing the wetland to change the pitch. Jeremy will secure the measurements and put together a proposal to rectify the concerns of the Commission.

Goddard Consulting will be putting the restoration plan together, and are booked full of other business according to Jeremy. The Commission set a date of June 12th, for receipt of the outstanding items sought, and Jeremy agreed.



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Leah requested the site visit to review the existing conditions, and a date of Friday, April 14th at 1pm for a visit by the DCC was set. Jeremy agreed to the time and date and will meet the Commission at 285 Pleasant Street.

Meeting Minutes of March 27, 2023

Leah made a motion to approve the March 27th meeting minutes. Kate 2nd the motion. – Motion passed unanimously.

Bills

- Leah made a motion to pay a \$3,500 invoice to Jon Avery for his appraisal of the Morgan's Pond/Mill Street Davis property. Marijan 2nd the motion. – Motion passed unanimously.
- Marijan made a motion to reimburse member Kate DeLoureiro \$55.00 for an MACC course she attended. Leah 2nd the motion. – Motion passed unanimously.
- Marijan made a motion to reimburse the Administrator \$15.92 for a Staples office supplies. Kate 2nd the motion. – Motion passed unanimously.

Payroll

Marijan made a motion to sign payroll. Kate 2nd the motion. – Motion passed unanimously.

NEW BUSINESS

Building Permit Release Request, 255 River Street *

Alan shared how the property owner's contractor had appeared before the Planning Board at the April 4th PB meeting to request their sign-off on the building permit release. The owner's had previously received a positive Special Permit decision last December and the building permit was approved to release. There is a National Heritage and Endangered Species concern for Blanding's turtles within the area and they had issued a letter with a set of conditions for the area during construction.

Alan noted the single-family home construction planned was well outside of wetland areas and there were no outstanding order of conditions for the property.

Leah made a motion for the Conservation Commission to sign off on release of the building permit for 255 River Street. Marijan 2nd the motion. – Motion passed unanimously.



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OLD BUSINESS

DCC Community Preservation Committee Project Applications

Alan shared an update on the forthcoming meeting of the Community Preservation Committee (CPC) and the two applications for projects being sponsored by DCC: Drew's Landing Boardwalk and the Morgan's Pond Mill Street Davis conservation land property purchase. DCC seeks funding support from the CPC, who if approve at their meeting, will sponsor two warrant articles for consideration at the upcoming May 8th Town Meeting.

Wetland Protection Act

In February Leah had recommended the purchase of hard copies of the WPA 310 CMR 10.00 for the Commission to reference and spend time reviewing. Members present were provided a copy. She suggested that on nights when the Commission did not have much on the agenda, she would offer learning sessions on different parts of the Wetland Regulations.

Due to the upcoming Town meeting on May 8th falling on a regularly scheduled DCC meeting date, Kate made a motion to reschedule the meeting for that week to Tuesday, May 9th, 2023 at 6:30pm. Marijan 2nd the motion. Motion pass unanimously.

Leah made a motion to adjourn at 7:40pm. Motion seconded by Marijan. – Motion passed unanimously.

The Conservation Commission will meet next on Monday, April 24th at 6:30pm, at the town hall.

Respectfully submitted,

Carol A. Rock
Administrative Assistant
Dunstable Conservation Commission