



CONSERVATION COMMISSION
70 EAST MAIN STREET
NORTON, MASSACHUSETTS 02766-2320
(508) 285-0275
Fax (508) 285-0297

Monday, August 12, 1996
7:30 pm

Attendance

Jeff Houde (Chairman), Ed Breault (Vice-Chairman),
Patrick Corcoran, Dana Rappaneau,
Julian Kadish, Carlos Fragata (Director)

RECEIVED

SEP 10 1996

NORTON TOWN CLERK

Bob Medeiros and Leonard Silvia were absent.

Minutes

The members reviewed the Bills Payable Sheet. Patrick Corcoran made a motion, seconded by Dana Rappaneau, to pay the bills. Approved.

The members reviewed the draft minutes of July 22, 1996. Dana Rappaneau made a motion, seconded by Ed Breault to accept the minutes.

The members reviewed a **Request for a Determination of Applicability** filed by **Malloch Construction - lot 14 (assessors map 36) Richmond Drive** for proposed plans to construct a single family dwelling, on-site sanitary disposal system and associated site grading partially within the 100' discretionary buffer zone of a bordering vegetative wetland. Mike Ziobro of Hayward-Boynton & Williams, Inc. was present representing the applicant. Patrick Corcoran made a motion, seconded by Julian Kadish, to close the public meeting. Approved. Patrick Corcoran made a motion, seconded by Julian Kadish, to issue a negative Determination of Applicability as long as the work was done according to the submitted plans. Approved. Dana Rappaneau made a motion, seconded by Julian Kadish, to amend the Conditions of the Determination of Applicability to omit the condition requiring recording of the Conditions. Approved as amended.

The members reviewed a **Request for a Determination of Applicability** filed by **Malloch Construction - lot 15 (assessors map 36) Richmond Drive** for proposed plans to construct a single family dwelling, driveway, on-site sanitary disposal system and associated site grading within the 100 foot discretionary buffer zone of a bordering vegetative wetland. Siltation fencing has been proposed on the attached plan to be in place prior to construction and to remain in place until slopes have been revegetated. Mike Ziobro of Hawyard-Boynton & Williams, Inc. represented the applicant. Julian Kadish made a motion, seconded by Patrick Corcoran, to waive reading of the Legal Notice as there were no abutters present. Approved. Dana Rappaneau made a motion, seconded by Patrick Corcoran, to close the public meeting. Approved. Dana Rappaneau made a motion, seconded by Patrick Corcoran, to issue a negative Determination of Applicability as long as the work was done according to the submitted plans and with the conditions as drafted by the Director (not requiring recording). Approved.

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The members reviewed a **Request for a Determination of Applicability** filed by **Jack Rand Hoyt, Jr. - lot 282 (assessors map 9) 154 Mansfield Avenue** for proposed plans for a new cold storage building (addition) attached to the existing garage. Mr. Hoyt stated that he was going to install a crushed stone edge along the proposed driveway. Ed Breault made a motion, seconded by Patrick Corcoran, to close the public meeting. Approved. Ed Breault made a motion, seconded by Patrick Corcoran, to issue a negative Determination of Applicability. Approved. Patrick Corcoran made a motion, seconded by Ed Breault, to approve the Director's recommendations as amended to omit the recording of the Determination of Applicability. Approved.

The members reviewed a **Notice of Intent - Hallsmith- Sysco Food Corp. - lot 18, parcel A-1 (assessors map 32) 380 South Worcester Street** - for proposed plans to expand existing truck parking area in buffer zone of bordering vegetated wetland. Mike Ziobro of Hayward-Boynton & Williams, Inc. represented the applicant. Patrick Corcoran made a motion, seconded by Dana Rappaneau, to waive the reading of the Legal Notice. A 2-acre watershed is to be diverted by a berm to catch basins and then to two sections of plastic recharge chambers each with overflows. Mike Ziobro stated that a DEP number was in and the Planning Board had approved the system. Dana Rappaneau made a motion, seconded by Patrick Corcoran to close the Public Hearing. Approved. Dana Rappaneau made a motion, seconded by Ed Breault, to approve the project subject to the conditions drafted by the Director. Approved.

The members reviewed a request for a full Certificate of Compliance filed by Peoples Savings Bank, c/o Jack Rand Hoyt, Jr. for lot 282 (assessors map 9) 154 Mansfield Avenue (**DET. #417**). Ed Breault made a motion, seconded by Dana Rappaneau, to issue the full Certificate of Compliance. Approved.

The members reviewed a request for a full Certificate of Compliance filed by Manuel D. Marshall, c/o Lynn Ahearn for lot 17B (assessors map 35) 1 Billies Way (formerly E. Hodges Street) (**#250-343**). Patrick Corcoran made a motion, seconded by Dana Rappaneau, to issue the full Certificate of Compliance. Approved.

Permitting for structures on water bodies - i.e. docks, retaining walls, Chapter 91.

The Commission discussed dock permits and the Director will in the future recommend to the applicant, based on the Conservation Commission's consensus, the following Permitting Policy for docks on all water bodies in Norton including Lake Winnecunnet:

1. A Request for a Determination of Applicability for single family house docks (which in most cases are 200 sq. ft. average size docks, which rest on saw horses, blocks or plates or are supported by pipes 3 inches in diameter, maximum).
2. Existing or proposed docks are to be treated equally relative to all permits required.
3. Separate permits will be required for each dock on single family house lots.

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It was acknowledged that the Commission reviews all projects on a case by case basis and may require different permits, information or policy changes.

Boilerplate Conditions and Policy

The Commission reviewed and accepted the boilerplate conditions drafted by the Director with the exception of conditions 12 and 15, which would be included only for new houses. The boilerplate is designed for simple projects such as houses or additions thereto.

It was the Commission's consensus that recording of the Determination of Applicability would be required only with permits for a new house (in most cases) and no recording would be needed (in most cases) for a single family house lot with small projects such as additions to existing houses.

The Boilerplate condition Policy is that the Director's recommendations (if accepted by vote) will add conditions on simple projects such as houses and additions thereto. The boilerplates will not be given to the Conservation Commission because they are simple and already approved (at this meeting). The consensus of the Commission was to approve the Director's recommended policy.


Conservation Commission Master Plan Steering Committee (MPSC) Appointee (one member is needed from the Conservation Commission)

Patrick Corcoran made a motion, seconded by Dana Rappaneau, to have the Director first ask Leonard Silvia to be on the MPSC and then Earl Willcott second. Approved.

Discussion ensued regarding the weed harvester and also regarding water weed control on Lake Winnecunnet. Patrick Corcoran made a motion, seconded by Dana Rappaneau, to send a letter to the Town Manager requesting that an article be placed on the warrant for the Special Town Meeting, within the Fall session of the Annual Town Meeting in September. Approved. The article is for an Aquatic Weed Harvester Repair and Maintenance Account. The Weed Harvester account will be held by the Conservation Commission as a line item within the budget.

Dana Rappaneau made a motion, seconded by Ed Breault, to adjourn the meeting at 9:14 pm. Approved.

Respectfully Submitted,


Carlos T.B. Fragata
Conservation Director

CF/pmb