



Norton Conservation Commission

70 East Main Street

Norton MA 02766

508-285-0275

Email: jthomas@nortonmaus.com

<https://www.nortonma.org/conservationcommission>

RECEIVED
NORTON TOWN CLERK

2024 JAN 12 AM 9:46

Monday November 13, 2023

6:30 pm

****Remote Participation Only****

Google drive: N/A?

Meeting Video: <https://www.youtube.com/watch?v=Wap67srquMo>

Next Meeting:

11-27-23

12-11-23

1-8-24

1-22-24

Glossary

<u>term/abbrev.</u>	<u>meaning/citation</u> (with hyperlink)
belt and suspenders	"a situation in which two protective strategies are used to minimize the risk that would be present if only a single protective strategy were in place" (Legal English: Belt and Suspenders Washington Law St.Louis (wustl.edu))
BMP	Stormwater measure in keeping with the EPA's <i>best management practices</i>
HOA	homeowner's association
NPDES	National Pollutant Discharge Elimination System (NPDES) US EPA (pronounced "NIP-deez")
oil grit separator	Oil Grit Separator CT Stormwater Quality Manual (uconn.edu)
Title 5	310 CMR 15.000: Septic Systems ("Title 5")-Compliant System
trench box	Trench shield - Wikipedia

MINUTES

Attending

Julian Kadish, Chairperson, Lisa Carrozza, Vice Chairperson, Paxton Halsall, Ron O'Reilly, Dan Pearson, Tamah Vest

John Thomas, Conservation Dir.
Megan Harrop, Conservation Secty.

Absent

Mark Fernandes

I. MEETING OPENED, 6:30 PM

II. READING OF REMOTE PARTICIPATION STATEMENT ("Pursuant to Governor Healey's March 29, 2023 bill extending several COVID-era policies....")

III. NEW PUBLIC HEARINGS

A. 250-1140, 237 East Main | (Map 11, Lot 34)

The applicant proposes constructing a 32,400(+/-)ft² building for industrial/warehouse use with parking and stormwater infrastructure on the corner of Main and Leonard Streets. Two similar lots were combined into one.

Don O'Neill of Condyne and Brandon Carr, CE, of DiPrete Engineering represented the applicant. COVID caused an environment in which the original plan to create retail space had to be scrapped.



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Carrozza's recusal was discussed. Kadish questioned whether Carrozza's participation would really constitute a conflict of interest.

Parking would be situated in front of the building; loading docks for trucks in the rear. Only a small area—already disturbed—is within the riverfront. Three stormwater BMPs are planned: (1) sand filter for parking lot, (2) underground for roof, and (3) a sand filter and forebay to the rear of the site.

Pat Brennan did a peer review of the plan. A landscape plan including street trees along Main and Leonard Streets had been submitted. A planned right-turn exit from Rte. 123 (for the former retail plan) will be removed.

Kadish: It would appear that there is less riverfront impact and none in the 100' BVW. John? Thomas: Yes. Kadish: This is a better projected use of the land than the previous two proposed. Thomas: Yes.

<u>Motion to continue to 11/27/23 meeting</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Vest	<i>carries</i>	Kadish	Pearson	Carrozza	0
2. Pearson		Halsall	Vest		

B. DEP#250-1128- Requested Amended OOC- 36 Dean Street | (Map 31, Parcel 31-01)

The applicant proposes modifying the site plan—to exchange the positions of a concrete pad where work would be done and a leaching field.

Thomas: The amendment would technically be an improvement: The applicant would be minimizing impacts to a resource area, effectively improving the site environmentally.

<u>Motion to close the public hearing</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Carrozza	<i>carries</i>	Kadish	Pearson	0	0
2. Pearson	<i>unanimously</i>	Carrozza	Vest		
		Halsall			

C. DEP#250-1142- NOI- 0 West Main Street | (Map 22, Parcel 2-1,2-2, & 2-3)

The applicant proposes constructing two new residential buildings with multiple rooms and accompanying infrastructure, stormwater, and utilities. Building A would be 2700 ft² and Building B 4,400 ft². The site would abut St. Mary's Catholic Church.

Michael Larkin, the owner, introduced Desheng Wang from Crane-Ward Engineering, who described the plan. Originally there had been three parcels. The proposed work would come as close as 28' from the wetland. The site would use standard stormwater controls (including swales and catch basins) and be augmented in an overabundance of caution by an oil grit separator, a long-held research interest of Wang. Wang: The soil in the area is highly pervious—"like beach sand"—and the water table thus unproblematic.



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The peer reviewer questioned the site's setback from the wetland. Wang conferred with the DEP to discover that "you need to measure 50' from the outside of the slope equivalent to the bottom of the basin to the wetland." Wang questioned real-world efficacy of this rule. He conferred with Tom McGuire, a foremost—the chief?—expert on stormwater at the DEP. McGuire suggested that a measurement should originate from *within* the wastewater trench, at the bottom of the slope, not from slope outside the trench.

The peer reviewer also had a question about a drywell the site's infiltration rate, which Wang glozed to be a question about wastewater treatment, for which one needed some sort of bypass system. Wang went on to explain his oil grit separator system, which works on principles similar to those of Vortechs and BaySaver systems. He also claimed that his oil grit separator is "better than the Stormceptor" system, which is situated in only one manhole (to Wang's two). The DEP, however, sees all oil grid separators, regardless of specifications, as handling not more than 25% of an outflow.

Kadish: Has the peer reviewer any reservations regarding [Wang's] design, [Thomas]? Thomas: Pat Brennan still has some questions; everyone has been in communication. We must abide by the Stormwater Handbook and DEP rulings. Thomas further emphasized Wang's expertise in this field. Wang: We await the verdict of a court case before the DEP.... Thomas: The best thing you can do for your case is to make sure you meet current DEP guidelines. Please keep me on your e-mail chain regarding updates, etc. Kadish noted that it was beyond the purview of the ConCom to mediate a discussion/disagreement between Wang, Pat Brennan, and the DEP.

Carrozza: Perhaps we could move on from stormwater. On the site plans, what is currently labeled "erosion" control should say "sediment" control. Wang: We can make changes to what is just a preliminary mark-up.

Carrozza: Construction entrance on the west is too long for the area and allows only for an insufficient turning radius for associated vehicles. Wang: We can curve it.

Carrozza: The proposed construction would not result in good snow storage locations. On the west side, the plan suggests that snow be put against a foundation: But snow should never be piled up against foundations. In the southeast of the site, it would appear that the snow would be piled behind a wall, which won't work: You won't be able to plow it. Nor should you plan to pile snow on a slope in the infiltration basin, where it could create a clog. You'll want to "cut it short" there. "I don't know how realistic that is."

Regarding the [three-foot] wall by the dumpster, we would wish to see sediment control plans and include a detail on all walls in your site plan.

Kadish recapped.

; Motion to continue the meeting to 11/27/23

; Aye

; Abstain ; Nay ;



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1. Pearson	Carries unanimously	Kadish	O'Reilly	0	0
2. Carrozza		Carrozza	Pearson		
		Halsall	Vest		

D. DEP# 250-1141- ANRAD - 0 Mansfield Ave | (Map 3, Parcel 721-02)

The applicant proposes verifying onsite resource areas to a property abutting Alberto's restaurant.

Eric Dias, P.E., CPESC - President/Owner of Strong Point Engineering represented the applicant, Corvo Properties. The Norton Reservoir abuts the property to the east. Moving west, there are two waters, but they are too small to be considered ILSF. We did the calculation the DEP asked for on those water bodies. To hold the requisite amount of water they would have to be 5' deep. They are not.

Carrozza: I request a clarification of your notes. The flood zone is on the property? Dias: Yes. Carrozza: You need to indicate the line relative to the property, not the survey you performed. Thomas: Halsall and I did a site visit. Halsall related that both easily saw the flags and that they corresponded to the site plan with which the NCC was provided. Thomas: Regarding the ILSF calculations, we didn't see 5' depressions.

<u>Motion to close the public hearing</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Carrozza	Carries unanimously	Kadish	O'Reilly	0	0
2. Halsall		Carrozza	Pearson		
		Halsall	Vest		

IV. CONTINUED PUBLIC HEARINGS

A. 250-1129-NOI-0 MANSFIELD LOT C | (Map 16, Parcel 93)

B. 250-1130-NOI-0 MANSFIELD LOT D | (Map 16, Parcel 93) (Same proposal as 250-1129.)

C. 250-1131-NOI-0 MANSFIELD LOT E | (Map 16, Parcel 93) (Same proposal as 250-1129.)

The easternmost end of Parcel 93 (at the intersection of Reservoir Street and Rte. 140) is divided into eight lots. The northwesternmost two of these are owned by another party. The applicant proposes constructing a 24-unit apartment building, with associated grading and utilities, on each of three lots (actually the remaining six lots combined into three units of two—Lots C, D, and E), all within 100' of a BVW at the corner of Mansfield Ave and Reservoir Street. Files 250-1129–250-1131, all owned by Picerne Real Estate Group, were addressed simultaneously as if one file.

Thomas: There still needs to be soil testing and peer review conducted on this site.

Jack Jacobi and Dan Campbell represented the applicant. Campbell: The applicants may or may not withdraw Lot E. The buildings on Lots C & D have been moved. It is intended to put a garage between them. The center of the site has been designated as space for tenant recreation.

Campbell addressed questions about the site's wall. He also noted that snow storage areas have been changed in response to Carrozza's comments of the previous meeting.



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Most of the locations for snow storage are outside the 100' BVW. One is not. The wall would be regraded. There would be a minor regrading of Mansfield Avenue.

Carrozza asked about the grading on Lot D: What is the distance between the building and the wall? Campbell: 8.6'. Carrozza: Have you received feedback from the fire department regarding full access to the building on Lot D. Campbell: Not regarding the current plan. Carrozza asked whether the entire site is being filled up to meet grading or drainage requirements. Campbell: To meet drainage and facilitate the flow of water in the front of the site. Carrozza: You plan to have 8' of fill across the entire site? Campbell: Not the entire site. Carrozza: SWPPP? Campbell: Not yet prepared. Carrozza: John Thomas, we should condition that the SWPPP be submitted for peer review prior to construction.

Jacobi asked for a confirmation that the ConCom would prefer the parking in the front of the site (in contradistinction to the Planning Board, which, it was related, would prefer the parking in the rear of the site). Pearson asked the reason for these separate predilections. Campbell: The Planning Board would prefer the parking at the back to promote the idea of a village center. Pearson noted that if a village center was really a desired outcome, the Town shouldn't allow any such development near the Town's center but, since they do, environmental concerns should take precedence over aesthetic ones. Carrozza noted that issues of grading and imperviousness confirm that parking should be put at the front of the lot.

Jacobi asked whether a letter might be sent to the Planning Board expressing the ConCom's enthusiastic support for having parking at the front of the site.

Thomas confirmed that the NCC was trying to avoid runoff from a parking lot into wetlands, an obvious result of putting a parking lot in the back of the site.

Abutter Jane Rotondi of 17 Reservoir Street addressed the meeting. She expressed concern, renewed from the last ConCom meeting, that the grading of the proposed site would cause increased problems related to the water she thought would be displaced by the proposed construction. Rotondi continued that all of her neighbors (in a row of houses a mere twenty years old) were having water problems. In her own case, 40–80 truckloads of fill were dumped on her property to try to solve the problem. Pearson expressed further, sympathetic anti-development sentiments. Kadish brought the discussion back to focusing on the WPA and the peer-review process, which, Thomas added, would include review of soils, provisions of the Stormwater Handbook, etc. Also: That the construction at a site is supposed to infiltrate on that site itself. Pearson asked how many apartments were intended and how many people to live in them. Campbell: 36 apartments on Lot C and 24 on Lot D.

Campbell said that the applicant planned to respect the regulations.

Jacobi asked Campbell to speak about the sewer tie-in.

Motion to continue the public hearing for files
250-1129–1131 until the 12/11/23 meeting

Aye

Abstain

Nay



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1. Carrozza	<i>Carries unanimously</i>	Kadish	O'Reilly	0	0
2. Halsall		Carrozza	Pearson		
		Halsall	Vest		

D. DEP#250-1132-NOI- 6 Mary Joe Road-Mark Mariano | (Map 35, Parcel 10-02)

The applicant proposes constructing a new single-family home including Title 5, driveway, site grading, site cleanup, domestic well, associated clearing and driveway extension within 100' of BVW and NHESP zone.

<u>Motion to continue to the 11/27 meeting</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Carrozza	<i>Carries unanimously</i>	Kadish	O'Reilly	0	0
2. Vest		Carrozza	Pearson		
		Halsall	Vest		

E. 250-1136-NOI-0 Eddy Street- Sher-Corp LTD | (Map 32, Parcel 31)

The applicant proposes constructing a 5.8(+/-)-acre private development consisting of four 2,200 sf Duplex Units, 1,250 lft x 20'-wide asphalt common driveway with the appropriate stormwater controls.

<u>Motion to continue to 11/27</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Carrozza	<i>carries</i>	Kadish	O'Reilly	0	0
2. Pearson		Carrozza	Pearson		
		Halsall	Vest		

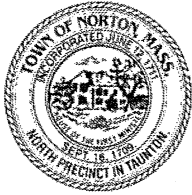
F. DEP#250-1119- Requested Amended OOC—0 S. Washington | (Map 24, Parcel 62)

The proposed amendment would eliminate 98% of the paved surface and remove the retaining walls. (The site would, for the most part, be paved with gravel.) In addition, the applicant would add a 40'X100' metal building for dry storage with a 20'X100' apron/laydown yard, with an infiltration trench for the roof runoff.

Bob Kroll of Goddard Consulting represented the applicant before the Commission. The entry would be smaller than previously planned. There would also be a drainage trench. While it had been planned for the site to service hundreds of trucks, it would now be visited by vans and the occasional truck.

Carrozza: Is there a detail that says that the driving surface would consist of gravel? My concern is that, in the long term—if the gravel is unstable, if there isn't a good sub-base, and with the combined effects of the weather—traffic will create spaces in the gravel.

Kroll: There could be a condition about the surface. Carrozza (answering): The NCC doesn't want to have to police the site. If this is going to be a contractor yard, is there going to be a staging area for storage? It's one thing to say you're going to store building materials, another to say that it will be used as a stockyard. The nature of the material stored—which we don't at present know—also figures into how the NCC would view the site. David Pateuk answered the question. The site would primarily be used for his trench box business and not fill. He would only deal in objects like steel plates, trench boxes, and beams, etc, without moving parts. He would not be putting in gravel, bark, mulch, or loam. Kadish asked



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about what kind of equipment would be on the site. Pateuk: I would probably only need up to a 12,000-lb. forklift. Carrozza (to Thomas): Just add a condition that there will be no fill put on the site. Pateuk cautioned that, not knowing the future, he didn't want to agree to arbitrary conditions; Thomas replied that WPA regulations were the only concern of the NCC. Pateuk concurred. Thomas: We can condition it in keeping with the WPA. Kadish: Expressed concern that a gravel surface, on a day-to-day basis, could deteriorate into mud, and that the surface in question should be maintained (lest immediate reaction on the part of Commission). Pateuk concurred, adding that he would like to keep his place like that of Ribeiro Enterprises, 133 Mansfield Ave., Norton. Carrozza (reiterating): Make sure the details for the gravel and where it is to be located are on the plan and sufficiently so. Thomas: Indicate what areas are to be stabilized with grass (which would facilitate the passage of an as-built plan).

<u>Motion to close the public hearing</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. O'Reilly	<i>Carries unanimously</i>	Kadish	O'Reilly	0	0
2. Carrozza		Carrozza	Pearson		
		Halsall	Vest		

G. DEP#250-1138- NOI – 14 Guy Street | (Map 20, Parcel 160)

The applicant proposes razing and reconstructing a single-family house with associated subsurface septic system, utilities, driveway, and final grading.

Thomas thought to re-review house location, but because it would cause a public safety issue and since the Commission was already comfortable with the site otherwise, it would be okay to close the public hearing.

<u>Motion to close the public hearing</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Vest	<i>Carries unanimously</i>	Kadish	O'Reilly	0	0
2. Halsall		Carrozza	Pearson		
		Halsall	Vest		

H. DEP#250-1139- NOI- 0 Dean Street | (Map 35, Parcel 11)

The applicant proposes verifying resource areas prior to constructing a 4-lot residential subdivision off Dean Street.

Eric Dias of Strong Point (above) represented the applicant. Following the last meeting, the Planning Board requested a few alterations, but nothing that would affect conservation. There was a question of how the lots would be kept from being cleared in the future. Dias: We propose to use a "belt and suspenders" approach. There would be a deed restriction and HOA restrictive covenant beyond the red lines delineating the 25' NDZ (on the plan). We proposed to put up wooden posts with vinyl medallions every 75' or so. The applicant would act within NPDES guidelines. Kadish noted that the plan indicated that the site wouldn't get into the BZ. Dias: There is a proposed discharge, but it would be 100' from a local vernal pool.



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Carrozza: The “open space” area declared by the plan has no bearing on whether or not the NCC could approve the plan: People could clear right up to the buffer— Thomas: with a permit that would have to come before the Commission, yes. Carrozza: What does the Commission want to do to erect a buffer? The surrounding vegetation is vital to the vernal pool. “We should put visual barriers everywhere.” When the homeowners move in, they do not know about the buffers: It demonstrates a discrepancy between what the developers present in their plans and the actions of homeowners upon taking up residence. Kadish: The NCC could make it clear to the applicant that work beyond the 25’ buffer requires a permit. Thomas mentioned that 250 new 4” wetlands demarcation placards cost the Commission \$750. Were we to give such construction sites exhaustive signage, the Commission would need to implement a visual barrier fee lest it couldn’t afford such costs. Carrozza: Could the Wetland Protection Act Fund help? Thomas: It couldn’t be used here because this case deals with a *local* requirement. Carrozza: Something to keep in mind.

<u>Motion to close the public hearing</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Vest	<i>Carries unanimously</i>	Kadish	O’Reilly	0	0
2. Halsall		Carrozza	Pearson		
		Halsall	Vest		

V. REQUEST FOR CERTIFICATE OF COMPLIANCE

A. Request for COC-250-1023- Blue Star

The applicant proposes constructing a 10,935 ft² commercial/retail building and associated parking and utilities discharging into wetland resource.

The COCs requested for this and the following file stem from a desire to close out cases upon which no action has been taken.

<u>Motion to issue a COC</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Vest	<i>Carries</i>	Kadish	O’Reilly	Carrozza	0
2. Halsall		Halsall	Pearson		
			Vest		

B. Request for COC-250-1024 – Blue Star

The applicant proposes constructing a 14,400 ft² commercial/retail building with associated parking and utilities discharging into wetland resources.

<u>Motion to issue a COC</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. O’Reilly	<i>carries</i>	Kadish	O’Reilly	Carrozza	0
2. Vest		Halsall	Pearson		
			Vest		

C. Request for COC-250-1120 | 257 Plain Street

The applicant proposes constructing a garage and breezeway attached to an existing single-family home within 100’ of BVW and 200’ of a riverfront.



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Thomas inspected it and everything appeared to be good. Visual barriers were in.

<u>Motion to issue an full COC</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Carrozza	<i>carries</i>	Kadish	O'Reilly	0	0
2. Halsall		Carrozza	Pearson		
		Halsall	Vest		

VI. SIGN AND ISSUE ORDERS OF CONDITIONS/ORDERS OF RESOURCE AREA DELINEATION

A. DEP#250-1138- NOI – 14 Guy Street | (Map 20, Parcel 160)

The applicant proposes razing and reconstructing a single-family house with associated subsurface septic system, utilities, driveway, and final grading.

Thomas and Carrozza: Fairly straightforward.

<u>Motion to issue an OOC</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Carrozza	<i>Carries</i>	Kadish	O'Reilly	0	0
2. Pearson	<i>unanimously</i>	Carrozza	Pearson		
		Halsall	Vest		

B. DEP#250-1128, Goosebrook Garage

<u>Motion to issue an AOOC</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Carrozza	<i>Carries</i>	Kadish	O'Reilly	0	0
2. Halsall	<i>unanimously</i>	Carrozza	Pearson		
		Halsall	Vest		

VII. REVIEW DRAFT MINUTES

- 10/16/2023

<u>Motion to accept the minutes as amended</u>		<u>Aye</u>		<u>Abstain</u>	<u>Nay</u>
1. Vest	<i>carries</i>	Kadish	O'Reilly	0	0
2. Halsall		Carrozza	Pearson		
		Halsall	Vest		

VIII. OLD BUSINESS/NEW BUSINESS/Discussion

- Report from Staff

Much fun was had on a recent site walk. Carrozza, on that walk, proposed a 50' setback as a matter of policy. Thomas would draft it. Pearson quipped, not entirely facetiously, that his instinct would be to ask the voting public for a 125' NDZ and be happy when a 100' NDZ was granted. The general sentiment of the Commission, Pearson included, was that no such thing was likely to happen. Carrozza: Regarding the NDZ, the Town has been living with "baby steps" for 20 years. Change is needed. Kadish added that science backs up the need for at least a 25' BZ. Thomas suggested that the Commission corroborate its argument by noting that the DEP has changed its contemporary policy in favor of a 50' NDZ; in other words, times have changed, and Norton's wetlands policies should change with them. Carrozza:



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[Thomas], you are advocating a bylaw speaking in general terms that will thus facilitate the passage of regulations with greater latitude? Thomas: Correct. Kadish: And there would be a distinction between how regulations apply to new versus old development? Thomas: Yes, and the Commission's reaction would center on permits held/issued, etc Pearson: [Thomas], could you suggest local towns with by-laws to serve as examples. Thomas: Yes, *inter alia*, Easton. Absent a by-law, there is no way—save allowing a resident to be on his/her honor—to enforce compliance. Carrozza suggested that the Commission could request both a 50' policy and a by-law at the same town meeting. Thomas suggested Pearson might spearhead the effort to get the two possibilities researched and readied for the May 2024 town meeting. Halsall might assist/shadow him in these duties. Vest questioned whether having one proposal shot down before the town meeting might not result in the other being shot down by association. Thomas mentioned the importance of having concerned townspeople attend the meeting (and encouraging them to do so). There seemed to be general approval among Commission members for such actions.

IX. Meeting Adjourned

Motion to adjourn		Aye		Abstain	Nay
1. Pearson	Carries	Kadish	O'Reilly	0	0
2. Kadish	unanimously	Carrozza	Pearson		
		Halsall	Vest		

X. PUBLIC REMOTE PARTICIPATION PROCEDURE

For this meeting, members of the public who wish to participate in the meeting may do so in the following manner:

- To participate in the meeting, we recommend downloading the zoom app  before the meeting. (This may not be necessary because you can click the link below but we have found that this makes logging in to the meeting easier.)
- Join the Zoom Meeting at 6:30pm.** Using your computer or smart phone go the Zoom app and click "join a meeting" or click on:

<https://us02web.zoom.us/j/84499972216?pwd=cWVXUnBmaWJldnICQ0laN3FGRFQrZz09> When prompted enter **Meeting ID: 844-9997-2216 Passcode: 890498** Phone: 1-646-558-8656

- The site can be a little tricky so if it doesn't work the first time, try again. Try copying and pasting the link into a google chrome browser if internet explorer or another browser doesn't work for you.
- Using "connecting to video and audio through the computer" has been the easiest method. Please make sure your computer's video/audio is on.
- If you cannot hear, you may need to phone in by calling 1-646-558-8656, same meeting ID and password as above. If it asks for a participant id you can just hit #. Please put your phone on mute until the Chairman asks for your comments.



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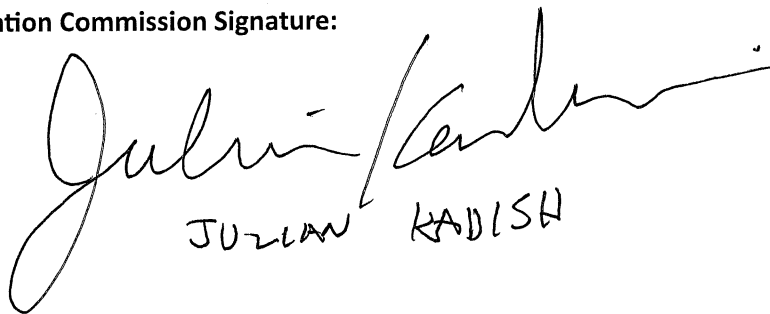
<https://www.nortonma.org/conservationcommission>

- Everyone will be placed on mute at the beginning of the meeting as you sign in but you should be able to hear. We will unmute you when we reach the public question and answer portion of our meeting.
3. If, for some reason, neither option is working for you, you can email the Conservation Commission at conservation@nortonmaus.com to ask your questions. We will read your email address, name and comments into the public record.
 4. The standard procedure for a public hearing is a presentation by the applicant's representative, questions and comments by the Conservation Commission and Director, then opening questions and comments to the abutters. Please be patient and wait for your turn to participate.
 5. If there are no additional questions by the Conservation Commission or Director, the hearing would typically close; however, to ensure adequate opportunity for public participation, those specific hearings will be continued until the next meeting. This will be announced. You will have until the next meeting to provide your comments and questions before the Commission closes the hearing and makes a decision.

Respectfully Submitted By: Daniel Pearson

Minutes approved by commission on: 12/11/2023

Conservation Commission Signature:


JULIAN RADISH