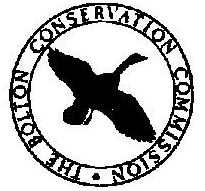




Bolton Conservation Commission

Meeting Minutes



Date:	Tuesday, July 5 th 2022
Time/Location	7:00 p.m. Zoom (remote participation)
Commissioners Present:	Chair Brian Berube, James Geraghty, Lori Stephenson, William Payne, Paal Brandvold (Conservation Agent, Rebecca Longvall)
Guests:	Tim Hess (Studio Insitu), Craig Bouvaird (711 Main), Kelly Durfee Cardoza (Avalon Consulting), Scott DeSantis (38/39 Harvard), Mark O'Hagan (Craftsman Village)
Next Meeting:	Tuesday, July 19th 2022 7:00pm Houghton Building 667 Main Street Bolton, Ma

- 1. Notice of Intent – 711/713 Main Street – Demolition of existing barn**
Tim Hess of Studio Insitu and Craig Bovaird were present to address questions from the commission. Conservation Agent provided a summary of draft OOC as requested by the commission incorporating all conditions from last meeting. The applicant's representative Tim, relayed to the commission that they are no longer considering manual removal and they are instead requesting the use of an excavator to conduct most of the demolition work. The Commission inquired about any additional protections to be utilized on site to protect the resource areas. The Commission offered to close tonight as drafted for manual removal or the commission could continue to allow for the applicant to submit the new scope and related information to be incorporated into the OOC for next meeting. The applicant requested the continuation.
Chair Brian made a motion to continue the public hearing specific to the Notice of Intent for 711 713 Main Street until July 19th 2022 at 7:45pm. Lori seconded; all unanimously AYE.
Roll call vote: BB, PB, WP, LS, JG
- 2. Request for Determination of Applicability – Test Well – International Escalante Ballville Road** *Kelly Durfee Cardoza was present to address questions from the commission. The Chair provided a summary of the site visit. Conservation Agent stated this was a test well only, it will not be an operating well, the old well will be decommissioned and infrastructure removed as part of a future Notice of Intent as stated by the applicant's representative.*
Chair Brian made a motion to close the public hearing for the test well as proposed located at the international golf course off of Ballville Road. Lori seconded, all unanimously AYE. Roll call vote: BB, PB, WP, LS, JG
Chair Brian made a motion to issue a negative 3 determination with the following condition (1) all erosion controls shall be in place and inspected by the conservation agent prior to the start of work. William seconded, William, Brian, Lori, James, AYE, Paul Abstain. Roll call vote: BB, WP, LS, JG, PB Abstain
- 3. Request for Determination of Applicability – 711/713 Main Street – renovation and addition** *Chair Brian provided a summary from last meeting. Daniel Carr, Nick King, and Craig Bouvard were present.* **Chair Brian made a motion to close the public hearing regarding 711/713 Main Street addition and renovation to existing structures. Gillian seconded, all unanimously AYE. Roll call vote: BB, GG, WP, LS, JG.**
Chair Brian made a motion to issue a negative 3 determination with the following two conditions: 1) the Conservation Agent shall inspect the erosion controls prior to construction, and 2) the project shall be constructed in compliance with the plans discussed this evening with a revision date of June 16th 2022 by Studio Insitu. Lori seconded, all unanimously AYE. Roll call vote: BB, GG, WP, LS, JG

4.	<p>Abbreviated Notice of Resource Area Delineation – 580 Main Street – 112-0707 <i>Conservation Agent provided a summary to the commission that the peer review is being finalized, the site assessment took place July 1st 2022. The applicant has made a request to continue for the peer review to be finalized.</i> Chair Brian made a motion to continue the ANRAD under the Wetland Protection Act Chapter 131 Section 40 and associated regulations and under the Wetland Bylaw Chapter 233 for 580 Main Street until July 19th 2022 at 8:00pm. Lori Seconded; all unanimously AYE Roll Call: BB, PB, LS, WP, JG</p>
5.	<p>Minutes – Chair Brian made a motion to approve the minutes for the public meeting of June 21st 2022 of the Conservation Commission. William seconded, all unanimously AYE. Roll call vote: BB, PB, LS, WP, AYE, JG</p>
6.	<p>Discussion (38/39) 42 Harvard Road – utility pole installation within existing limit of work. <i>Scott DeSantis was present to address any questions of the board. The commission determined the utility poles are to be installed within the current Limit of Work/erosion control barriers contingent upon providing an updated site conditions report in writing to the Conservation Department to be reviewed by the Conservation Agent for compliance. Upon the review of materials and confirmation of the Agent of the site being in compliance, the utility poles may be installed within the existing LOW as a field amendment and shall be incorporated into all final documents associated with the future request for certificate of compliance documents.</i> All unanimously AYE. Roll Call: PB, LS, WP, JG, BB</p>
7.	<p>Camp Resolute Hudson Road – representative was not present</p>
8.	<p>Request for Certificate of Compliance – DEPfile#112-0494 Craftsman Village <i>Applicant and Conservation Agent reviewed site in November as a final site visit. Applicant submitted relevant As-built materials establishing compliance with the OOC. Applicant relayed compliance with all other Departments and have closed out all other permits.</i> Chair Brian made a motion to issue a Certificate of Compliance for DEPfile#112-0494 for Craftsman Village Development off of Sugar Road. All unanimously AYE. Roll Call: PB, LS, WP, JG, BB</p>
9.	<p>Events on Conservation Land Policy/Permit <i>Conservation Commission stated they are comfortable with the draft documents and asked their Agent to provide the documents to other necessary departments for any necessary additional approvals prior to implementation. Then to implement.</i> Request from Photographer to utilize conservation land. Tabled until policy/permit is implemented.</p>
10.	<p>Conservation Property Updates: Maintenance and management items Guided Trail Walk <i>Tuesday, June 28th 2022 at 12pm Vaughn Hills Conservation Area from Moen Trail head off of Vaughn Hill Road.</i> Bowers Spring – Learn to Fish Clinic <i>MassWildlife 5:30pm July 7th 2022, Flanagan Road, Conservation Area</i> Commission re-organization – Motion to appoint Brian as Chair and James as Vice Chair All unanimously AYE. Roll Call: PB, LS, WP, JG, BB MVP Program Current FY21-FY22: Nashua River Communities Resilient Lands Management Project https://climateresilient.wixsite.com/nashuariver Opportunity: Volunteer Land Steward position For all inquiries regarding this position please contact the Conservation Agent, call 978-779-3304 or email rlongvall@townofbolton.com</p>
11.	<p>Chair Brian made a motion to adjourn the public meeting of the Conservation Commission Tuesday, July 5th 2022. William seconded; all unanimously AYE. Roll Call Vote: BB, PB, WP, LS, JG, AYE</p>