



Bolton Conservation Commission

Meeting Minutes



Date:	Tuesday, March 7th 2023
Time/Location	7:00 p.m. Zoom (remote participation)
Commissioners Present:	Chair Brian Berube, Lori Stephenson, James Geraghty, Paal Brandvold, Gillian Glassanos, Conservation Agent, Rebecca Bucciaglia
Guests:	Daniel Carr (Stansky & McNary), Robin Bonazzoli, Matthew Marro, David Crossman, Tim Hess (InSitu), Nick King (InSitu)
Next Meeting:	Tuesday, March 21st 2023 7:00pm via Zoom

- 1. Notice of Intent – 711/713 Main Street – Map Parcel – DEPfile#112-0 - submitted by Nick King of Studio InSitu, for the proposed (1) restoration of existing foundation wall, (2) removal of hazardous trees/invasives, (3) removal of stair/pad, (4) removal of chain-link fence, (5) Construction/restoration of barn, (6) Construction of porch at 713 Main, (7) gravel courtyard, (8) proposed rainwater management, (9) proposed planting/rehabilitation, (10) daylighting of Great Brook, (11) construction of boardwalk at 713 main, (12) pervious parking, (13) construction of bridge to barn, (14) installation of waterwheel.**
Nick King and Tim Hess of Studio InSitu provided a summary of the existing conditions and reviewed list of 14 items highlighted within the Notice of Intent. Tim noted additional information has been submitted to the commission after correspondence with Conservation Agent. The commission requested items to be marked out in the field and requested a site visit. The commission requested the applicant provide written permission and signatory representing town common/town as property owner. The items requested to be staked out in the field are 1) boardwalk, 2) parking areas, 3) barn (4 corners/footprint), 4) daylighting of stream extent. The commission also requested the applicant have something to measure off of existing structures in the event permissions are not received from the Town for staking on town land.
Chair Brian made a motion to continue the public hearing for 711/713 Main Street Notice of Intent until the March 21st 2023 meeting at 7:35pm. Paal seconded, all unanimously, AYE. Roll call vote: BB, GG, JG, LS, PB, AYE.
- 2. Notice of Intent – Amendment 727 Main Street – DEP# 112-0722 proposed septic replacement, amendment includes demolition of existing garage. Applicant's representative Matt Marro presented the amendment to the commission. The amendment is the demolition of the existing garage and reconstruction within the same footprint. Temporary stabilization shall occur with loam and seed after alteration. The commission also requested and conditioned that stockpiling shall be located as far away from resource area as possible. Chair Brian made a motion to close the public hearing for 727 Main Street NOI Amendment DEPfile#112-0722A. James seconded, all unanimously, AYE. Roll call vote: BB, GG, JG, LS, PB, AYE.**
Chair Brian made a motion to accept the amendment and issue an Order of Conditions for 727 Main Street NOI Amendment DEPfile#112-0722A. Gillian seconded, all unanimously, AYE. Roll call vote: BB, GG, JG, LS, PB, AYE.
- 3. Minutes – Chair Brian made a motion to accept the minutes as drafted for the 02/21/2023 meeting of the conservation commission. Paal seconded, all unanimously, AYE. Roll call vote: BB, GG, JG, LS, PB, AYE.**

4.	Notice of Intent – 0 S. Bolton Road – Map 2.C Parcel 23 – DEPfile#112-0720 <i>construction of a subdivision roadway and stormwater infrastructure. The Commission and applicant are still awaiting MEPA review and anticipate continuing until April. However, the item will remain on the agenda for documentation purposes and if additional information is available in a timelier manner the applicant may be able to provide that update.</i> Chair Brian made a motion to continue the public hearing for 0 S. Bolton Road DEPfile#112-0720 until March 21st 2023 at 7:45pm via zoom. James seconded, all unanimously, AYE. Roll call vote: BB, GG, JG, PB, LS, AYE.
5.	Notice of Intent – 159 Ballville Road – Escalante International – renovations to pines course <i>The applicant has requested a continuation until the next conservation commission meeting via email prior to the meeting.</i> Brian made a motion to continue the public hearing for 159 Ballville Rd until March 21st 2023 at 7:50pm via zoom. Gillian seconded, all unanimously, AYE. Roll call vote: BB, GG, JG, PB, LS, AYE.
6.	Enforcement Order update – 100 East end Road, 3 John Powers Lane <i>awaiting final stabilization/proof of 75% success of seeding in spring. Century Mill Estates reassess fines that will be issued.</i>
7.	Conservation Agent Updates: <ul style="list-style-type: none">• Bolton Trails Connectivity Improvement Project – <i>Initiation phase complete, begin coordinating outreach, site visits and project materials.</i>• Upcoming Walk Summit Series – <i>March 2023 Fyfeshire Dam Conservation Area to Peach Hill Road</i>• NRCRLM Bylaw/Regulations Priority Recommendations review follow up for any outstanding comments, due by the end of this week <p>Opportunity: Volunteer Land Steward position, Conservation Commission Member Open Space and Recreation Plan Update <i>OSRP subcommittee has held their second meeting and has begun reviewing the existing plan from 2017 to edit. There will be at least two public meetings and other public input opportunities throughout the year.</i></p> <p>For all inquiries regarding these opportunities please contact the Conservation Agent, call 978-779-3304 or email rlongvall@townofbolton.com</p>
8.	Chair Brian made a motion to adjourn the public meeting of the Conservation Commission Tuesday, March 7th 2023 at 8:00pm Paal seconded; all unanimously AYE. Roll call vote: BB, GG, JG, PB, LS, AYE.