

Newbury Conservation Commission - Public Meeting Minutes
October 18, 2022

Members Present:

- ✕ Bob Connors (Chair)
- ✕ Mary Rimmer (Vice Chair)
- ✕ Peter Paicos (Planning Board Liaison)
- ✕ Brad Duffin
- ✕ Dan Streeter
- ✕ Dianne O'Brien
- ✕ TJ Conte
- ✕ Samantha Holt (Agent)

7:00 p.m. Meeting Called to Order

- Opening remarks from Conservation Agent Samantha Holt

CERTIFICATES OF COMPLIANCE

26 Annapolis Way (DEP File #050-0899) James Stanton (Applicant)

- Exhibits: Request for Certificate of Compliance for 26 Annapolis Way with all attachments
- Samantha Holt conducted an inspection of the work and, finding all work completed in compliance with what was approved, recommended issuance of a complete CoC. Mary Rimmer abstained from all discussions and votes. Motion by Brad Duffin to issue a complete Certificate of Compliance; seconded TJ Conte; vote 6:0:1.

22 Annapolis Way (DEP File #050-1259) Bruce Stott (Applicant)

- Exhibits: Request for Certificate of Compliance for 22 Annapolis Way with all attachments
- Samantha Holt conducted an inspection of the work and, finding all work completed in compliance with what was approved, recommended issuance of a complete CoC. Motion by Brad Duffin to issue a complete Certificate of Compliance; seconded by Dan Streeter; vote 7:0:0.

6 Riverfront (DEP File #050-1313) Charles & Diane Pappalardo (Applicant)

- Exhibits: Request for Certificate of Compliance for 6 Riverfront with all attachments
- Samantha Holt conducted an inspection of the work and, finding all work completed in compliance with what was approved with the exception of minor adjustments made in the field and approved by a former Agent, recommended issuance of a complete CoC. Motion by Brad Duffin to issue a complete Certificate of Compliance; seconded by Dianne O'Brien; vote 7:0:0.

COMMISSION DISCUSSION

Mr. Patrick Brennan of 195 High Road is present to discuss a violation notice issued to him on 9/7/2022 for unpermitted alteration of a wetland resource area located on Town-owned property at 189 High Road. Bob Connors proposed to have Mr. Brennan confirm that all work within the resource area has stopped and all added materials have been removed, and to have Samantha Holt conduct an inspection on the property at 189 High Road in the Spring of 2023 to ensure no lasting damage or issues are ongoing. DPW Director James Sarette confirmed with Mr. Connors prior to the meeting that all materials have been removed, and Mr. Brennan echoed that confirmation. Motion by Peter Paicos to have the Agent issue a letter memorializing the discussion and agreement to refrain from further work in the resource area and for an inspection to be conducted in the Spring of 2023; seconded by TJ Conte; vote 7:0:0.

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REQUESTS FOR DETERMINATION OF APPLICABILITY

22 Annapolis Way (File #NCC-411) Bruce Stott (Applicant)

- Exhibits: Request for Determination of Applicability for 22 Annapolis Way with all attachments
- Samantha Holt provided a recap of the discussion from the last meeting. Commission members had an opportunity to discuss the project. Questions were raised regarding the substantial improvement rule. Motion by Brad Duffin to issue a negative Determination of Applicability; seconded by TJ Conte; vote 7:0:0.

112 Middle Road (File #NCC-412) Crane Properties LLC (Applicant)

- Exhibits: Request for Determination of Applicability for 164 Boston Road with all attachments
- Matt Steinel (representative) presents an RDA for work to remove and relocate a portion of the driveway and conduct landscape improvements within the Buffer Zone. Commission members had an opportunity to discuss the project. Questions were raised regarding the wetland delineation. Motion by TJ Conte to issue a negative Determination of Applicability; seconded by Brad Duffin; vote 7:0:0.

Parker River Research Station (File #NCC-386) Inke Forbrich (Applicant)

- Exhibits: Negative Determination of Applicability for Parker River Research Station with all attachments, modification request with attachments
- Evin Guvendiren (representative) and Ms. Forbrich are present to discuss a modification request to keep approved boardwalk planking in place year-round (original approval for seasonal removal). Ms. Guvendiren provided additional information to supplement the request which was previously denied. Commission members had an opportunity to discuss the request. Questions were raised regarding data collection, winter access needs, project time frame, future needs to keep the boardwalk in place with renewed project budgets, conditional continued requirements for seasonal summary reports, ability of the Commission to revoke approval of year-round installation, concerns for ice damage, Motion by Dianne O'Brien to approve the modification request with conditions as discussed; seconded by Peter Paicos; vote 6:1:0.

CONTINUED PUBLIC HEARINGS

140R Main Street (DEP File #unassigned) Borrego Solar Systems, Inc (Applicant)

The Applicant has requested a continuance. Motion by TJ Conte to continue the hearing to 7:00 PM on 11/1/2022; seconded by Dianne O'Brien; vote 7:0:0.

COMMISSION DISCUSSION

Samantha Holt shared a draft version of a new meeting policy for review by the Commission. Members provided suggestions and edits, one of which being to design the document as a guideline that can be reviewed and updated regularly, rather than a policy that requires a Commission vote to adopt and revise in the future.

Ms. Holt also noted that some concerns were raised regarding an ongoing project at 84 Boston Road and that she is working on scheduling a site visit to inspect the property and would report back to the Commission afterward.

Brad Duffin inquired about making alterations to the Commission's meeting schedule, Ms. Holt offered to add it as an agenda item for discussion at the 11/1/2022 meeting.

Meeting adjourned at 8:40 p.m.

Respectfully submitted,

Samantha Holt, Conservation Agent