Minutes:

July 29, 2019 & August 20, 2019 – Mr. Streeter made the first motion to approve the minutes and Mr. Lord made the second. Three members voted in favor – Chairman Gahagan was not present for the July meeting and Mr. Paicos was not present for either meeting and both members recused themselves from the vote.

Public Hearings:

Town of Newbury (14th Street) a continued NOI to improve the right of way and construct an emergency access driveway. This hearing was continued to the November 19, 2019 meeting.

Herbert Hale (9, 14th St.) – an RDA to plan twelve white oaks around the bounds of the property. Tom Hughes of Hughes Environmental and Mr. Hale were both present. Mr. Hughes reviewed the changes, which included narrowing the list of plantings to those species that do well on the island, including red cedar, switch grass, rosa ragosa – which is not native but has wildlife value, and pitch pine. Mr. Hughes commented that a part of the property was covered by gravel, and Mr. Hale will be adding vegetation to that area. Chairman Gahagan asked how tall the pine and cedar would get. Mr. Hughes replied that on Plum Island, those species can get as tall as 15 – 20 feet. Mr. Streeter asked about the distance between the plantings and Mr. Hughes stated approximately 10 feet, and that they will be about 2-3 feet in diameter when they’re planted. Mr. Streeter asked about any changes to the fill around the plantings. Mr. Hughes explained that some low concentration fertilizer will be used immediately surrounding the plantings. Michael O’Hara of 8, 14th Street commented that he had originally objected to the project as it was overwhelming with foliage and roots and questioned how this plan was different. Mr. Hughes stated the trees are smaller and more suitable to the area, the canopy doesn’t spread, and the roots follow the canopy. Mr. Paicos clarified that the updated project was all natural and more fitting and Mr. Hughes replied that it was. Mr. O’Hara asked when the work would start and Mr. Hale replied that he was planning on starting in the next few weeks. Mr. Hughes added that he can plant into the winter. Marilyn Spaziano of 11, 14th Street claimed that Mr. Hale has done planting since the last meeting, and expressed concern about roots spreading and interfering with her vegetation, specifically a tree on her lot, as well as with water lines, and questioned whether there are required setbacks to property lines for these kinds of plantings. Mr. Hughes replied that the roots with these types of trees do not chase water and that Digsafe will be contacted so as to prevent interference with the water and sewer lines. Ms. Spaziano expressed concern that Mr. Hale may not follow what is approved in the Determination, and Mr. Hughes explained that a site visit when the work is completed can be incorporated in the Determination. Diane Smith of 7, 14th Street questioned how wide the trees would be and Mr. Hughes replied about 10 feet. Ms. Spaziano commented that she felt it was still too many trees. Mr. Stromski explained that such plantings are beneficial as they help keep the sand in place. Al Smith of 7, 14th Street questioned putting that many trees within 8 feet of the house and Mr. Hughes replied that it is fine if they don’t plan to use the yard. Mr. Streeter made the first motion to issue a negative determination with the added condition that a site visit be conducted when the project is complete and Mr. Lord made the second. All in favor.

Bill & Debra Cooper (1, 45th St) – DEP # 050-1307 - an NOI to construct a storage shed and privacy fence. The applicants were present to discuss the project. Mr. Cooper reviewed the project, which was to
construct a 10 foot by 16 foot shed, connect it to the existing deck with a new deck, and to erect fencing around a portion of the property. He reviewed the plantings and informed the Commission that he obtained approval from the Zoning Board of Appeals. The proposed fence will be 50% open for the upper four feet, and the bottom two feet will be 75% open. Chairman Gahagan advised Mr. Cooper that a touch down into beach grass was a bad idea, and Mr. Cooper said he would remove the stairs entirely. Ms. Goodwin shared some comments from Mr. Packer regarding his concerns about the amount of piles and gray beams depicted on his drawings. After some discussion, Mr. Cooper replied that they can get rid of the deck for now and come back with a more definitive piling plan. The Commission discussed the number of piles for the shed and decided 6 would be sufficient. Mr. Lord made a motion to approve the shed with 6 piles and not the deck. Mr. Paicos made the second. All in favor. Amended motion to include the fence.

Kenneth & Arlene Richardson (55 Plum Island Tpke) – an RDA to construct a new deck and modify the existing. Mr. Richardson reviewed the project and the previous filing from last year. He explained that they no longer wished to bump out the living room and just wanted to extend the existing deck 7.5 feet, and partially screen it. Mr. Streeter made the first motion to issue a negative determination and Mr. Lord made the second. All in favor.

David Mullen (27 Northern Blvd.) – an RDA to make minor framing changes to create openings for new windows. Tom Gorenflo and Mr. Mullen were present to discuss the project. Mr. Gorenflo reviewed the existing window configuration and the proposed configuration which would require reframing. Mr. Streeter asked whether there would be any ground impacts and Mr. Gorenflo explained that the framing would be done from the inside, and they would install the windows and trim from the outside. Mr. Streeter made the first motion to issue a negative determination and Mr. Lord made the second. All in favor.

Carole Tamagna (10, 10th St.) – an NOI to demolish a house damaged by fire. The applicant was present to discuss the project. Chairman Gahagan asked whether they plan to bring in materials. Ms. Tamagna replied that there was a crawlspace under the home, so filling won’t be necessary. Mr. Streeter asked what would be left once the structure is torn down. Ms. Tamagna replied that it would just be flat ground. Mr. Lord asked who would be doing the demolition, to which Ms. Tamagna replied that Pearson would. Chairman Gahagan asked where the dumpster would be placed and the applicant replied that it would be in the driveway. Mr. Streeter advised them that they needed a sketch showing the dumpster location, limit of work/construction fence, etc. An abutter, Kevin Hunt of 12, 14th Street asked if only the one structure was being torn down, as another on the property is close to his property. The applicant replied that only the one structure damaged by fire would be torn down. Linda Wood of 7, 10th Street asked when the structure would be torn down. Ms. Tamagna replied that it would happen as soon as possible. Mr. Gahagan made the first motion to approve the project, contingent upon the receipt of a plan showing the dumpster location, property boundaries, and limit of work; Mr. Paicos made the second. All in favor.

Brian Wolf (1 O’Connor’s Court) – an RDA to replace and move existing propane tanks. Maureen Wolf was present to discuss the project. She explained that the tanks were too close to a window and electrical box, and were at the end of their life anyway. The Fire Department recommended the proposed location and she reviewed the site plan with the Commission. Ms. Wolf further explained the area of the trench is mostly sand with no plantings. Chairman Gahagan stated that the tanks would need to be elevated. Ms. Wolf adjusted the site plan to show the tanks would be elevated. Mr. Streeter made the first motion to approve the project with the amended plan and Mr. Stromski made the second. All in favor.

Arthur D’Angelo (56 Cottage Rd.) – an NOI to destruct and reconstruct a failing existing marsh walkway and sundeck. Mr. D’Angelo and Ed Boyle were present to discuss the project. Mr. D’Angelo reviewed the existing conditions with the Commission. He reviewed the height and other dimensions of the proposed walkway, explaining that they are not planning on building a dock at this time, just decking. They will shift it over from the existing foot print and attach to the house. There will be no floats. Chairman Gahagan asked what the time frame for construction would be. Mr. Boyle replied they’d like
to start as soon as possible. Mr. D’Angelo added that he had not received any comments from the Department of Marine Fisheries. Chairman Gahagan asked about the decking and Mr. D’Angelo stated that there would be ¼” spaces between the deck boards. Mr. Streeter made the first motion to approve the project and Mr. Lord made the second. All in favor.

Certificates of Compliance:

Stephen & Julie Ostrander (24 Basin Front Drive) – DEP #050-721 – Chairman Gahagan noted that Mr. Packer has recommended that the Commission grant the Certificate of Compliance. Mr. Stromski made the first motion to grant the certificate and Mr. Paicos made the second. All in favor.

Bradley & Lynne Duffin (3 Johnson Rd.) – DEP # 050-1217 - Chairman Gahagan noted that Mr. Packer has recommended that the Commission grant the Certificate of Compliance. Mr. Streeter made the first motion to grant the certificate and Mr. Paicos made the second. All in favor.

Joseph Holtgrefe (7 Northern Blvd) – DEP #050-1177 – The applicant’s father, Mr. Holtgrefe, was present. Chairman Gahagan stated that Mr. Packer had recommended the Commission not grant the certificate as modifications had been made to the property not covered by the Order of Conditions. Mr. Holtgrefe requested that Mr. Packer provide a list of the items that need to be fixed before a Certificate can be issued.

Anthony Bonacorso (38 Northern) – DEP #050-1121 – Correct something – Mr. Bonacorso was present to discuss the Certificate. He reviewed the project and Doug’s site visit. He explained that some deck boards needed to be removed and showed pictures with the decking removed. The Commission discussed whether enough decking had been removed as what Mr. Bonacorso remembered and Mr. Packer’s notes differed. Mr. Bonacorso agreed to remove the additional decking and Chairman Gahagan would reinspect. Mr. Lord made the first motion to issue the Certificate, contingent upon the additional decking being removed, and Mr. Stromski made the second. All in favor.

Brian & Beth Dacey (323 High) – DEP #050-1282 – Ms. Goodwin informed the Commission that she had received a request from Tom Hughes to continue the matter to next month’s meeting.

Extension Permit: None

Emergency Certificates: None

Re-Issuance: None

Other Business: None

Mr. Lord made the first motion to adjourn and Mr. Streeter made the second. All in favor.

Adjourned at 9:04 pm

Respectfully Submitted,

Jennifer Goodwin