

Minutes of meeting held on April 8, 2003

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Meeting opened at 7:07 p.m.

Present were Mary vandenBerg, Steven Anderstrom, James Wettlaufer, Howard Fife and Brad Noble. Absent were Helen Kreiger and Marguerite Choquette.

Minutes of meeting on 4/1/03 approved and signed by Mary.

Brad noted that Mr. Weckesser has filed the Order of Conditions with the Registry of Deeds.

Brad reported on a telephone call received at the town hall from Elena Petersen from the Hadlock law offices requesting a Certificate of Compliance on the Order of Conditions issued to Mr. Kingston, 22 Lake Shore Drive, DEP # 184-145. Brad to call Ms Petersen and advise her that before the HCC will do a site visitation, the disturbed area must be graded and fully stabilized. Call was made on 4/9/03 and message left on voice mail.

Minutes of the Planning board meeting of 3/18/03 read.

Public hearing for Richard DiBonaventura continued from February 11, 2003, for construction of single-family home on Union Road, lot B opened at 7:30 p.m. Present were Mark Farrell of Green Hill Engineering and Joanna May, an abutter. Mark discussed the plan with the HCC noting the comments from the DEP and how he was going to respond to their suggestions. It was agreed with the HCC that the plans would be changed to include a limit of clearing line and that the lot would be flagged/marked to indicate these limits. A sequence of construction would also be drawn up and made part of the Order of Conditions. The matter of the need for a drain was discussed. Mark felt that the drain would assist in the runoff from major rainstorms and that it would not have an effect on the normal wetland area. The HCC has not made a decision on the drain question. Ms. May was asked about her concerns. She was concerned about the wetlands being disturbed. We indicated that the disturbed area was being replicated and no loss of wetlands would occur. She was pleased that we were requesting a no cut area. Mark will draw up a new plan and the Public hearing was continued to April 29, 2003 at 7:30 p.m. Hearing adjourned at 7:49 p.m.

Public hearing for Richard DiBonaventura continued from February 11, 2003, for construction of single-family home on Union Road, lot A opened at 7:50 p.m. The same individuals were present for this hearing as above. It was agreed that the plans would include a limit of clearing line and that the lot would be flagged/marked to indicate these limits. Mark will draw up new plans and the Public hearing was continued to April 29, 2003 at 8:00 p.m. Hearing adjourned at 8:02 p.m.

Procedure Sheet #03-0645 issued to the Holland Congregational Church, Sturbridge Road, Map 13, Lots C-7, C-9, C-10, and C-10.1 for Phase 1, construction of new church. Bill Hardy presented preliminary plans to discuss conservation issues. Mr. Hardy indicated that there would be no further cutting of trees, with the exception of maybe one, as the church wished to keep the current tree screen. The issue of runoff of the new parking area was discussed; no final decision was made on this issue. The main issue

was the Public Water Supply, which requires approval by the Board of Health but is also a conservation issue. Mr. Hardy will return with further detailed plans. Procedure sheet not signed.

Procedure Sheet #03-0647 issued to Chip McIsaac, 5 Castongway Lane, Map R13, Lot A-02, to remove one large pine. Representing Mr. McIsaac was D B Tree. After indicating that the stump would remain, at ground level, all approved and signed by Mary.

Procedure Sheet #03-0643 issued to Dana Demetrius, Park Road, Map R-27, Lot G-01, to do internal work and block foundation with footing and blocks. After indicating that hay bales be placed along the road, all approved and signed by Mary.

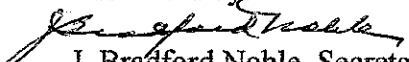
Procedure Sheet #03-646 issued to Jason Flint, 5 Davis Road, Map R-22, Lot C-03, to repair foundation plus new vinyl siding (over existing siding) and repair porch. As there were no conservation issues, reviewed and signed by Mary.

Procedure Sheet #03-0648 issued to David Sears, 12 Roberts Park Road, Map R-31, Lot D-17, to install 2 24 X 12 decks, and place a 3ft high chain link fence around property. Mary was very familiar with this property and suggested that the diseased hemlock be removed first. She also did not feel that two decks could be placed on this lot and still have the bottom one 30 feet from the lake. After extensive discussion with the contractor, it was agreed that the upper deck would be built and suggested that the tree be removed. If the 2<sup>nd</sup> deck could be built and be 30 feet from the lake, a new Procedure sheet would be required. Signed by Mary. After the meeting it was discovered that taxes have not been paid. No work will be allowed until taxes are paid and proper drawings are received.

Discussion of construction site on Craig Road resulted in no action taken at this time.

Motion to adjourn made by Mary, seconded by Jim. Meeting closed at 9:03 p.m.

Submitted by:

  
J. Bradford Noble, Secretary

Copies to:

Selectmen  
Town Clerk  
Board of Health  
Planning Board  
Building Inspector  
Highway Surveyor  
HCC Chairperson

