

CONSERVATION COMMISSION AGENDA

April 21, 2022 @6:00 pm
Center Office Building, 2nd Floor

301 Main Street, Sturbridge, MA 01566

Pursuant to Chapter 20 of the Acts of 2021, this meeting will be conducted in person and via remote means, in accordance with applicable law. This means that members of the public body as well as members of the public may access this meeting in person, or via virtual means. In person attendance will be at the meeting location listed above, and it is possible that any or all members of the public body may attend remotely, with in-person attendance consisting of members of the public. The meeting may also be accessed remotely via the Town's on demand video broadcast, on cable television on channel 191, or dial into the meeting at 774-304-1455, enter 1428# for the meeting number and 12345 for the access code. (This phone number is only active for the public during public meetings). Specific information and the general guidelines for remote participation can be found on the Town's website at <https://www.sturbridge.gov/town-administrator/pages/how-access-virtual-meeting>.

When required by law or allowed by the Chair, persons wishing to provide public comment or otherwise participate in the meeting, may do so by in person attendance, or by accessing the meeting remotely, as noted above.

Quorum Check DECISIONS

I. PUBLIC HEARINGS

1. 6:05 pm– 86 & 88 South Shore Drive-NOI- Raze and rebuild of a single family home and associated site work –DEP File #300-XXXX
 - Owner/Applicant: Steven & Marcy Reed Representative: L. Jalbert, Jalbert Engineering
 - Request: Issue an OOC
2. 6:15 pm -290 Clarke Road Extension -NOI- Install and accessory unit above the garage– DEP File #300-1123
 - Owner/Applicant: Steven & Marcy Reed Representative: L. Jalbert, Jalbert Engineering
 - Request: Issue an OOC
3. 6:25 pm -17 Library Lane South –RDA (Request for Determination of Applicability) – Removal of trees in the buffer zone
 - Owner/Applicant: John Cronin Representative: none
 - Request: Issue a Determination
4. 6:35 pm– 42 Goodrich Road-NOI- Repair and replacement of existing steps, landings, and decks for a single family home –DEP File #300-1126
 - Owner/Applicant: Robert and Brenda Thomas Representative: M. Farrell, Green Hill Engineering
 - Request: Issue an OOC
5. 6:45 pm– 96 Gladding Lane-NOI- Repair of existing septic system for a single family home –DEP File #300-1125
 - Owner/Applicant: Mark and Laurie Palmer Representative: M. Farrell, Green Hill Engineering
 - Request: Issue an OOC
6. 6:55 pm– 9, 26, & 28 Goodrich Road- Installation of a septic system, raze and rebuild of a small cottage, & build out of a cottage on an existing foundation –DEP File #300-XXXX
 - Owner/Applicant: Mark Farrell Representative: M. Farrell, Green Hill Engineering
 - Request: Issue an OOC
7. 7:05 pm– Lot 3 20 Fiske Hill Road & 30 Main Street (Berry Farm Road)-NOI- Construction of a 71 lot manufactured housing community –DEP File #300-XXXX
 - Owner: M. Sosik, Fiske Hill East Applicant: Justin Stelmok Representative: Brian Madden, LEC Environmental
 - Request: Issue an OOC
8. 7:15pm- 53 Hillside Drive-continued RDA (Request for Determination of Applicability)-
 - Owner/Applicant: John Rowley Representative: P. Engle, McClure Engineering
 - Request: Issue a Determination
9. 7:25pm–231, 233, & 235 Cedar Street –continued ANRAD (Abbreviated Notice of Resource Area Delineation) – DEP File #300-1090
 - Owner/Applicant: Michael and Gail Young Representative: P. McManus, EcoTec



Conservation Agent

Rebecca Gendreau

Administrative Assistant

Erin Carson

Conservation Commission Members

Ed Goodwin
Chairperson
Steven Chidester
Vice Chair
David Barnicle
Member
Erik Gaspar
Member
Roy Bishop
Member

308 Main Street
Sturbridge, MA
01566
T 508/347-2506

www.sturbridge.gov

- Request: Issue ORAD
- 10. 7:35pm- 263 New Boston Road- RDA (Request for Determination of Applicability)-Site inspection to confirm jurisdictional areas on site**
 - Owner/Applicant: Ken Leblanc Representative: G. Krevosky, EBT Environmental
 - Request: Issue a Determination
- 11. 7:45 pm– 150 Charlton Road-continued NOI- Development of a Commercial building, truck parking and supporting infrastructure –DEP File #300-1115**
 - Owner/Applicant: Interstate Towing Representative: G. Krevosky EBT Environmental
 - Request: Issue an OOC
- 12. 7:55pm- 174 Charlton Road- RDA –Restoration of the riverfront area as part of the mitigation for the proposed project at 150 Charlton Road**
 - Owner: G5 Enterprises Applicant: Jeremy Procon, Interstate Towing Representative: Glen Krevosky, EBT Environmental
 - Request: Issue a Determination
- 13. 8:05pm- 235 Podunk Road- continued RDA- Construction of a Single Family Home and associated site work**
 - Owner/Applicant: AH & DB Custom Homes Representative: M. DiPinto, Three Oaks Environmental
 - Request: Issue a Determination
- 14. 8:10 pm- 235 Podunk Road- continued Sturbridge Bylaw NOI- Construction of a Single Family home and associated site work**
 - Owner/Applicant: AH & DB Custom Homes Representative: M. DiPinto, Three Oaks Environmental
 - Request: Issue a local OOC

II. WETLANDS DECISIONS

III. ADMINISTRATIVE DECISIONS

- 15. Minutes of 3/31/22 to be approved**
- 16. Leadmine Mountain Conservation Area-Special Use-4/30/22**
- 17. Leadmine Mountain Conservation Area-Special Use-May 1-June 18**
- 18. Heins Farm Conservation Area-Special Use 7/12/22 & 7/26/22**

UPDATES

IV. OLD BUSINESS

V. ADMINISTRATIVE UPDATES

- 20. Committee Updates: CPA, Trail Committee, Open Space Committee, and Lakes Advisory Committee**

VI. NEW BUSINESS

- 21. DFW memo**
- 22. Bylaw Fee change discussion**
- 23. Agent's Report**
- 24. Next Meeting Tuesday May 12, 2022 and Site Visit Schedule-May 3rd, 9am-12 pm**

OTHER TOPICS NOT REASONABLY ANTICIPATED BY THE CHAIR

ADJOURN

The items listed, which may be discussed at the meeting, are those reasonably anticipated by the Chair.~ Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.~ For those items that will be discussed, the Conservation Commission will address its questions and concerns with a proponent before allowing the public to weigh in on the topic being discussed with the proponent.~ For public discussion of non-agenda items, such discussion will be handled during the Walk-in period or as allowed by the Chair. Items may be taken out of Order at the Discretion of the Chair.