

**Town of Lakeville
Conservation Commission
Tuesday, March 27, 2018
7:00 PM – Lakeville Police Station**

On March 27, 2018, the Conservation Commission held a meeting at 7:00 PM at the Lakeville Police Station. The meeting was called to order by Chairman Bouchard at 7:00 PM. Members present: Robert Bouchard, John LeBlanc, Joseph Chamberlain, Mark Knox, Caitlin Canedy and Keith Jensen, Richard Hagerman Associate. Members absent: Katherine Goodrow Robinson, Sarah Kulakovich. The Recording Secretary was absent. LakeCAM was recording the meeting.

Hearings 7:00 PM

NOI – 66 Highland Rd – Paul Turner Coporation

Member Chamberlain recused himself from the discussion as he is an abutter to the property. Chairman Bouchard read the legal notice into the record. Jamie Bissonnette from Zenith Consulting Engineers representing the applicant was present and provided information about the plan. This project will consist of razing an existing three bedroom dwelling and constructing a new one with associated driveway and onsite grading, the existing septic system and well will be used. There were neighbors present that voiced concerns regarding the project which were addressed. Hay bales will be used on site and a demolition permit will be obtained from the Building Department.

Upon a motion made by Member LeBlanc; seconded by Member Knox, it was:

**VOTED: To close the hearing for 66 Highland Rd and issue
an Order of Conditions (OOC) including all of the Commissions Standard
Special Conditions. (Hay bales to be referenced instead of silt sock)
Unanimous in favor**

NOI - The Estates at Lebaron Hills Phase IV and V – Itani

Chairman Bouchard read the legal notice into the record. Jason Younquist from Outback Engineering representing the applicant was present and provided information about the plan. A second entrance into the site is being proposed with additional buildings. All work is being kept outside the 100' buffer to the wetlands. There was a discussion regarding site drainage and soil conditions. Chairman Bouchard asked if the new entrance would have any restrictions. Jason said it would be a two-way entrance, open and not as big as the main entrance. It won't be a cut through, Fern Ave will be gated. There was a discussion about phase iv and wetlands protection.

Upon a motion made by Member Chamberlain; seconded by Member Knox, it was:

VOTED: to continue the Lebaron Hills hearing to April 10th at 7pm.

Unanimous in favor.

Review Chapter 61A notice to convert to nonagricultural use –

Member Chamberlain explained that land in Chapter 61A or 61B is for agriculture, forestry, or open and unimproved recreational use land. If a person wants to take it out for a non-agricultural use, they have to come through the Selectmen, Assessors, Planning Board, and Conservation. This is property on Loon Pond Road associated with the cranberry bog (3 acres). The request is for the property to be used as a residence. The town has right of first refusal on the property.

Upon a motion made by Member Knox; seconded by Member LeBlanc, it was:

VOTED: to permit the house lot from Book 15282 Page 268, Town Assessor's Map 027-002-014 to be removed from Chapter 61A and allow to be residentially developed.

Unanimous in favor.

Announcement of Keolis Commuter Services- notification of right of way rail maintenance
with possible chemical spraying and mechanical management with brush cutters
May12-June 17.

Discussion regarding the new Police Station land swap –

111 Pierce Ave Enforcement Order – Jamie Bissonnette said that this will be Equestrian Way. There is a filing with the Planning Board but it was brought to his attention that there is an enforcement order on the property stemming from a 1989 letter from DEP. DEP went to the site for wetland violation. The concrete company doing the work was told there were no wetlands on site. Member Chamberlain said that he had written that letter and that what it states is there was no work going on within the wetlands. DEP said that 4,775sf in one area and 1,725sf in another area were impacted. There was a discussion involving the site plan. Jamie asked that the Commission remove the enforcement order and to allow them to proceed with a Notice of Intent filing so the new project can be properly permitted. This will be a residential use. This will be tabled until the April 10th meeting.

Adjournment –

Upon a motion made by Member LeBlanc; seconded by Member Jensen, it was:

**VOTED: to adjourn
Unanimous approval**