

CONSERVATION COMMISSION

508-747-1620 x139

Town Hall, 11 Lincoln Street
2nd floor, Plantation Meeting Room

AGENDA

December 8, 2015

7:00 PM

This meeting may include topics not reasonably anticipated by the Chair 48 hours in advance of the meeting.

7:00 PM **Sarah Gallerani Rhodes and Lucas Rhodes**, 20 Schubert Road, Parcel ID 098-000-019A-000. A Request for Determination of Applicability to construct a one-story addition to an existing dwelling, within the buffer zone of an Inland Bank to Billington Sea.

7:05 PM **Alan L. Jacobson and June A. Mattson**, 47 Provincetown View Road, Parcel IDs 049-002-006-000 and 049-002-827-000. A Request for an Amended Order of Conditions for DEP File # 2774 in order to demolish the existing dwelling, including the foundation, and construct a new dwelling including utilities and amenities in the buffer zone of the Top of a Coastal Bank.

7:15 PM **Holli Lamb**, 70 Black Cat Road, Parcel ID 090-000-018-003. A Notice of Intent to construct a single-family dwelling, with utilities and amenities, and install a water-supply well, within the buffer zone of a Bordering Vegetated Wetland of Billington Sea.
A well and water line is proposed within the 35 and 50 ft. no touch/no build buffer zones.

Administrative Business – Follows the Public hearings

Other:

Mail

Minutes

Staff's Comments

Onsite Inspections

Set & Approve Orders

Commission's Comments

Miscellaneous

AGENDA ADDENDUM

December 8, 2015

7:00 PM

TENTATIVE

ACTION ITEMS:

Gunning Point Road, Map 123/Lots 1345, 1346, 1347

Deed clarification – requested by NHESP/MESA program

The Acceptance Deed signed by the Conservation Commission and the Board of Selection in April 2015 failed to include specific language, due to the rare species, as required by Natural Heritage Endangered Species Program/MESA...

Staff requests :

•The Commission vote in favor to accept this language (note: vote must be unanimous)

•In anticipation of this unanimous vote, staff has prepared a Letter of Commitment for signature (that will be recorded)

That the lands described as...Those certain parcels of land situate in Plymouth in the county of Plymouth and Commonwealth of Massachusetts, described as follows:

Being Open Space Lots 1345, 1346 and 1347 as shown on a plan entitled "Plan of Land in Plymouth, Massachusetts Plymouth County Being a Subdivision of Lot 1282 shown on Land Court Plan 6931-22 filed with Certificate 69892 Creating 10 Lots", dated June 2, 2014, revised July 7, 2014, prepared by Flaherty & Stefani, Inc. (the "Plan"), filed with the Land Court Registration Office as Land Court Plan 6931-29.

....with a deed recorded in the Plymouth County Registry of Deeds at Doc No. 00732773 on June 8, 2015.

The following additional language should be added to the deed,

"Dedicated to the public for the sole purpose of conservation of natural resources and passive recreation, including but not limited to, the conservation of species listed pursuant to G.L. c. 131A et. seq. which shall be considered the most important conservation purpose for which this land is to be protected in perpetuity held under the care and custody of the Plymouth Conservation Commission, pursuant to G.L. c. 408C".

MISCELLANEOUS:

ORDERS OF CONDITIONS:

SE57- **Edgar L. Jr. and Barbara Buehler**, 65 Post N' Rail Avenue, Parcel ID 056-000-028-001. A Notice of Intent to permit an existing seasonal dock within the wetland resources of Great Herring Pond.

This project is subject to review by the Natural Heritage and Endangered Species Program and by MESA.

SE57- **Arthur M. III and Maria Morgan**, 107 Sea View Drive, Parcel ID 049-003-130-000. A Notice of Intent to demolish an existing dwelling down to the foundation and re-construct a new dwelling, with utilities and amenities, within the buffer zone of the Top of a Coastal Bank of Cape Cod Bay.

A waiver is requested to work within the 35-foot no-touch buffer zone.

SE57-2799 **John J. Jr. and Patricia M. Duggan**, 20 Eagle Hill Drive, Parcel ID 056-000-001-020. A Notice of Intent to permit an existing seasonal dock within the wetland resources of Great Herring Pond.

This project is subject to review by the Natural Heritage and Endangered Species Program and by MESA.

SE57-2698 **Urban Family LP, Tracy and Paul Opalinski**, 191 R Taylor Avenue, Parcel IDs 045B-000-014-014, 045B-000-014-015, 045B-000-014-036. A Request to re-open a public hearing for DEP File # SE57-2698 (prior to issuance of an Order of Conditions) in order to review a change in plan that proposes to demolish the existing dwelling and construction of a new dwelling on pilings, including utilities and amenities, within coastal resources of White Horse Beach and within a FEMA special flood hazard area. The project also includes removal of existing concrete blocks; replaced with flat stone and proposed to be buried.

FIELD CHANGE:

CERTIFICATE OF COMPLIANCE:

EXTENSION PERMITS:

UPCOMING MEETING CALENDAR (SUBJECT TO CHANGE)

December 15: Hearings

December 22: No meeting

December 29: Administrative Meeting?