

**Dighton Conservation Commission**  
**Public Meeting Minutes**  
**1/19/2023**

**Public Meeting Opens at 7:00 PM at the Old Town Hall at 1111 Somerset Ave. This meeting is video, and audio recorded for Cable Broadcast and Internet posting on “www.dighton-ma.gov”, and You Tube.**

Meeting started with the **Pledge of Allegiance**

**Attendance:** Jim Digits-Chair, Jack Crawford, Dave Phillips, Charlie Mello-Clerk, Lisa Caledonia-Agent

The members reviewed the 12/22/22 minutes. Jack Crawford motioned to accept the minutes as written, Charlie Mello seconded, and the vote was unanimous.

**Re-Organization of Commission Members** .Jim Digits-Chairman announced that Commission member Jim Souza notified the Commission that he is resigning as full-time member but will remain as an Associate Member. He also announced that David Phillips, Jr. who served as an Associate Member will now be a voting member of the Commission.

**Continued Hearing** – DI Trust Comprehensive Conservation Subdivision seeks to construct 135 single family homes and 13,137 linear feet of associated roadway off Forest Street DEP File # SE 017-0443. Joshua Glass, representing DI Trust updated the Commission on the progress of the proposed subdivision and asked Jason Youngquist to present the revised plan to the Commission. Jim and Lisa asked some questions concerning the revisions and Jason provided detailed answers. Jim asked for comments from the attendees and an abutter from Forest Street questioned availability of plans for review by abutters, there was some discussion about the best way to make the plans available to abutters and it was decided that it would be done electronically. A Beta consultant spoke about the cost estimate for additional peer review of Plan revisions and Joshua Glass addressed what he felt were excessive costs in the review process by Beta. Jack Crawford motioned to continue the hearing to 2/16/23, Dave Phillips seconded, and the vote was unanimous.

**Continued Hearing --** Reed Brothers Farm Limited Liability Partnership, DEP File # SE 017-0447. *Outback Engineering has requested a continuance to 2/16/23.* Dave Phillips motioned to continue the hearing to 2/16/23, Jack Crawford seconded and the vote was unanimous.

**Continued Hearing** – Abbreviated Notice of Resource Area Delineation (ANRAD) Leopold Specht, 1130 Briggs Street, Map 8 Lot 6-2. Resources include but are not limited to BVW, 100’ Inner Riparian and 200’ Outer Riparian Zones and Mean Annual High Water of the Segreganset River. *Holmgren Engineering LLC. has requested a continuance to 2/16/23.* Dave Phillips motioned to continue the hearing to 2/16/23, Jack Crawford seconded, and the vote was unanimous.

**RECEIVED**

Town Clerk-Dighton, MA

APR 10 2023

Time: 12:58 PM

By: [Signature]

**Continued Hearing** – Notice of Intent by Thomas and Nicole Santos Lot 1-A Smith St. for a single-family home and associated amenities that include a septic system, garage, and associated grading and disturbance within the buffer zone to a Bordering Vegetated Wetland. Jason Youngquist of Outback Engineering presented the plan. Lisa Caledonia and Dave Phillips visited the site and questioned the wall placement and the dimensions of the back yard. Jason Youngquist responded to the questions, and it was decided that another site visit was required. Jack Crawford motioned to continue the hearing to 2/16/23, Dave Phillips seconded, and the vote was unanimous.

**New Hearing** – Request for Determination of Applicability by Karen & Lawrence Gannon 2150 Pleasant Street (Map 20, Lot 30) for a septic upgrade and removing and filling of existing cesspool. Jason Youngquist of Outback Engineering presented the plan and explained the type and size of the system. Jack Crawford motioned to close the hearing and issue a Negative Determination of Applicability, Dave Phillips seconded, and the vote was unanimous.

**New Hearing** – Notice of Intent by Gary & Susan Adams 2675 Park Avenue (Map 25, Lot 214) for a septic upgrade and removal and filling of the existing cesspool. This meeting was not held because it was advertised incorrectly by the Commission. Jack Crawford motioned to continue the hearing to 2/2/23, Dave Phillips seconded, and the vote was unanimous.

We reviewed a Certificate of Compliance request from Steve Babbit, 53 Bishop St., Seekonk, MA 02771 for 440 Center St. Map 6, Lot 68. DEP File No. SE 017-0362. Jack Crawford motioned to sign the request, Dave Phillips seconded, and the vote was unanimous.

We reviewed Beta Invoice No. 4 for services rendered on Zeneca ANRAD peer review between 10/29/22 to 12/2/22 in the amount of \$1,269.57. Jack Crawford motioned to pay the invoice, Dave Phillips seconded, and the vote was unanimous.

We reviewed Beta invoice for work on the Strawberry Fields appeal between 2-26-22 and 4-1-22 in the amount of \$110.00. Jack Crawford motioned to pay the invoice, Dave Phillips seconded, and the vote was unanimous.

We reviewed payment to Nover Environmental Consulting, LLC for Invoice No. 1016 in the amount of \$2,520 for assisting Town Counsel Gay & Gay by drafting environmental reasons for the appeal of Strawberry Hills 40B proposed development on behalf of the Conservation Commission and the Town of Dighton. Jack Crawford motioned to pay the invoice, Dave Phillips seconded, and the vote was unanimous.

Addition! Jim Digits our chairman advised the Commission that Nancy Goulart Chairman of the Storm Water Committee has requested the Commission allow our Agent Lisa Caledonia who also sits on that Committee as a Commission representative to be allowed to vote on Stormwater decisions. Dave Phillips motioned that we allow Lisa to vote on Stormwater issues, Jack Crawford seconded the motion, and the vote was unanimous.

## **Commission - Agent Updates and Discussion Section**

Lisa requested we take this item out of Order! 771 Hart Street (Map 23, Lot 7-2) – New Notice of Violation Letter sent 1/5/2023. The property owner had applied for a building permit and on a site inspection Lisa noticed soil had been placed to divert storm water runoff into a wetland. It was determined that a silt fence needed to be installed as a temporary solution.

Brook Street Solar and Map 16, Lot 27 Site Clearing Review email received on 12/28/2022. Jack Crawford recused himself from this discussion. Lisa advised the Commission that the Projects owner has purchased a portion of the property adjacent to and west of the solar Array as a buffer area required by the Stormwater Commission. The remainder of the lot owned by the Crawford family will remain under Chapter 61B.

0 Horton St. Map 10 Lot 53 DEP notified of several violations; Letter sent to owner 11/4/22. (new). Lisa issued an Enforcement Order for wetland alteration and the owner has not responded. Will send Certified letter.

2372 County Street, Enforcement Order issued 4/1/21, DEP visited site on 4/27/22. Update with Gary Macuch of DEP. No response from Gary Macuch.

1035 Williams St., letter issued 4/28/21(previous File No. SE 017-04030. Update site visit on 8/30/22. The property owner engaged Outback Engineering and is waiting for a response.

0 Horton St. (Map 7, Lot 26) Enforcement Order/Restoration. *Update*. Lisa got a response on Restoration; they will start it in the coming spring season.

2050 Horton St. Map 7, Lot 26-2. Complaint. *Update*. The owner has hired a wetland consultant and relocated carport.

0 Williams St (Map 21, Lot 34-2) letter sent 6/2/22 – Notice of Violation – *Update Site visit 8/15/22*. The owner hired Proline Engineering wetland flagged nothing new to report.

1950 County St.-508 Custom Collision Center work without a permit. Buffer Zone alterations without a permit owner is searching for a consultant.

**Public Input:** None

**Correspondence:** Discuss Nover Environmental Consulting, LLC 1/19/23 email suggestions concerning the Strawberry Fields appeal and her estimate is \$9,000 for representing the Commission at the appeals hearings. Her Consultant Hourly Rate is \$125.00 per hour.

Addition! Jim Digits spoke with Paul Reynolds who was in attendance, he wants to be an Associate Member of the Commission. Jim explained the application process to him.

**Adjournment:** Jack Crawford motioned to Adjourn at 8:30PM, Dave Phillips seconded. and the vote was unanimous.