



TOWN OF BOXBOROUGH NOTICE OF PUBLIC MEETING

BOARD/COMMITTEE: Conservation Commission

MEETING DATE: July 15, 2020

TIME: 7:30 PM

PLACE: Remote Meeting pursuant to Current Executive Order of March 12, 2020.
See instructions below.

All participants must identify themselves when speaking. All votes to be by rollcall.

7:30 TOPICS EXPECTED TO BE DISCUSSED (AGENDA):

Review Minutes and Correspondence New Business

For review and approval:

Minutes: July 1, 2020

Docs: Certificate of Compliance 1120 Mass Ave 113-538 (Hanover)

Committee Reports: Chairman's Reports (Reip)

Boxborough Conservation Trust (Koonce)

Best Meeting Practices (Reip / Nadwairski)

Community Preservation Committee (Reip)

Land Stewardship Committee (Hanover)

Water Resources Committee (Schmitt)

8:00 Hearing Request for Determination of Applicability 100 Codman Hill Road (Stuart)

8:30 Discussion: 199 Middle Road

Discussion as time allows: Chapter 61 Land Use
Commission Study Topics

Ongoing: Panek Trail Signs
199 Middle Road Complaint
1102 Massachusetts Ave. EO
Draft "Boxborough Bee Article" (Follett)
100 Codman Hill EO

Calendar:

Aug. 5, 2020 8:00 PM Hearing NOI 1172 Hill Road

Aug. 19, 2020

Correspondence:

McNeece email Little library at Flerra Meadow

Building Inspector email 199 Middle Road

Join Zoom Meeting

<https://us02web.zoom.us/j/88277219146>

Meeting ID: 882 7721 9146

One tap mobile

+19292056099,,88277219146# US (New York)

+13017158592,,88277219146# US (Germantown)

Dial by your location

+1 929 205 6099 US (New York)

+1 301 715 8592 US (Germantown)

+1 312 626 6799 US (Chicago)

+1 669 900 6833 US (San Jose)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

Meeting ID: 882 7721 9146

Find your local number: <https://us02web.zoom.us/j/88277219146>



**TOWN OF BOXBOROUGH
NOTICE OF PUBLIC MEETING
Meeting Minutes**

Conservation Commission
July 1, 2020
7:30 PM
Zoom

Approved:

Members Present: Dennis Reip (Chair), Dave Follett, Norm Hanover, Steve Schmitt, and Hoff Stuart

Members Absent: David Koonce

At 7:55 PM, Dennis called the meeting to order and noted this meeting is being conducted via Remote Participation, pursuant to Governor Baker's Executive Order of March 12, 2020, due to the current State of Emergency in the Commonwealth due to the outbreak of COVID-19 a.k.a. the Coronavirus.

8:00 Continuation Public Hearing Notice of Intent (NOI)

DEP file # 113-561 Dave Follett lead reviewer

The property is located at 364 Massachusetts Avenue Assessor's Map 15-183-000

The property is owned by Jon Roland and Jennifer Bauder.

The NOI was filed by Becca Edson, Edson Architecture.

Present by Zoom for the hearing: Jon and Jennifer Roland; Becca Edson of 969 Depot Road;

Becca Edson, for the applicant, presented the revised narrative and revised site plan showing the ridge that runs through the property in front of the house. She also added the stairs in the front of the house. Roof runoff from the building modification will be directed to the south-east away from Guggins Brook. The ridge across the front of the property helps direct the water away from Guggins. Dave reviewed a draft Order of Conditions. The draft approves the proposed project. Gutters will be required to direct roof runoff away from the Resource Area.

Motion was made by Dave, seconded by Steve and voted unanimously by roll call to close the hearing. Reip yes; Follett yes; Hanover yes; Schmitt yes; Stuart yes.

Motion was made by Dave, seconded by Hoff and voted unanimously by roll call to approve the Order of Conditions as drafted. Reip yes; Follett yes; Hanover yes; Schmitt yes; Stuart yes.

Motion was made by Hoff, seconded by Steve and voted unanimously by roll call to approve the minutes of June 17, 2020. Reip yes; Follett yes; Hanover yes; Schmitt yes; Stuart yes.

Dennis reviewed the correspondence related to 218 Liberty Square Road septic failure. It was noted that the system is emitting a strong septic odor. There does not appear to be any work in progress to repair or replace the system. It was noted that there is an intermittent stream and culvert under Liberty Square Road at this location. On the east side of Liberty Square Road there is no apparent wetland vegetation at the exit of the culvert.

The owner of 100 Codman Hill Road has submitted a Request for Determination for change of use. Places Associates will review and provide input to the Commission.

Norm reported there are trees down along the Steele Farm trails. He and Ken Whitcomb will address the issue.

The Town Planner and Building Inspector have discussed the situation and need for inspection at 199 Middle Road.

At 8:47 PM, motion was made by Hoff, seconded by Dave and voted unanimously by roll call to adjourn. Reip yes; Follett yes; Hanover yes; Schmitt yes; Stuart yes.

Documents used during this meeting:

Agenda

Draft Minutes June 17, 2020

364 Massachusetts Avenue Revised Narrative and revised plan

364 Massachusetts Avenue Draft Order of Conditions



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands
WPA Form 8B – Certificate of Compliance
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40
and the Boxborough Wetland Bylaw

DEP File Number:
113-538
Provided by DEP

A. Project Information

Important:
When filling out forms on the computer, use only the tab key to move your cursor - do not use the return key.



- This Certificate of Compliance is issued to:
 Robert Lunin, National Technical Systems
 Name
 1120 Massachusetts Avenue
 Mailing Address
 Boxborough MA 01719
 City/Town State Zip Code
- This Certificate of Compliance is issued for work regulated by a final Order of Conditions or Order of Resource Area Delineation issued to:
 Amy Worthley, national Technical Systems
 Name
 July 6, 2016 113-538
 Dated DEP File Number
- The project site is located at:
 1120 Massachusetts Avenue Boxborough
 Street Address City/Town
 13 017-000
 Assessors Map/Plat Number Parcel/Lot Number
 The final Order of Conditions or Order of Resource Area Delineation was recorded at the Registry of Deeds for:
 William M. Howerton
 Property Owner (if different)
 Middlesex South 69421 552
 County Book Page
 Certificate
- A site inspection was made in the presence of the applicant, or the applicant's agent, on:
 July 9, 2020
 Date

B. Certification

Check all that apply:

- Complete Certification:** It is hereby certified that the work regulated by the above-referenced Order of Conditions has been satisfactorily completed.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands
WPA Form 8B – Certificate of Compliance
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

DEP File Number:

113-538
Provided by DEP

B. Certification (cont.)

Partial Certification: It is hereby certified that only the following portions of work regulated by the above-referenced Order of Conditions have been satisfactorily completed. The project areas or work subject to this partial certification that have been completed and are released from this Order are:

Invalid Order of Conditions: It is hereby certified that the work regulated by the above-referenced Order of Conditions never commenced. The Order of Conditions has lapsed and is therefore no longer valid. No future work subject to regulation under the Wetlands Protection Act may commence without filing a new Notice of Intent and receiving a new Order of Conditions.

Ongoing Conditions: The following conditions of the Order shall continue: (Include any conditions contained in the Final Order, such as maintenance or monitoring, that should continue for a longer period).

Condition Numbers:

Attached Perpetual Conditions

Order of Resource Area Delineation: It is hereby certified that the wetland resource area delineation for the above-referenced Order of Conditions has been satisfactorily completed

C. Authorization

Issued by:

Boxborough
Conservation Commission

July 15, 2020
Date of Issuance

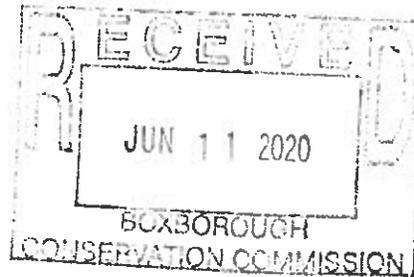
This Certificate must be signed by a majority of the Conservation Commission and a copy sent to the applicant and appropriate DEP Regional Office (See <https://www.mass.gov/service-details/massdep-regional-offices-by-community>).

Perpetual Conditions

58. No further permanent structure of any kind shall ever be permitted within the 100-foot wetland buffer zone. No additional alterations of any kind within the wetlands and the buffer zone will be permitted without prior approval of the Conservation Commission.
59. No de-icing chemicals shall be used where runoff / drainage will discharge into the wetlands. This condition shall remain in perpetuity and shall be recorded as such on the Certificate of Compliance. No de-icing chemicals shall be used on any walk, drive, parking lot or private road except during severe ice storm. Any arrangement for snow removal shall so stipulate.
60. Dumping of lawn clippings and other plantings shall not be permitted within the 100 foot wetland buffer zone or wetland.
61. No herbicides or pesticides shall be used on this site within the 100-foot wetland buffer zone. This condition shall remain in force permanently and shall be recorded as such on the Certificate of Compliance.
62. Fertilization and liming of soils on this site shall not take place within the 100-foot wetland buffer zone.
63. There shall be no storage of chemicals, oil, fuel, fertilizers or other potentially hazardous material within the wetlands or within the 100-foot wetland buffer zone.

THE DESIGN CONTROL AND STORM WATER MAINTENANCE PLAN AND INSPECTION LOGS SHALL BE KEPT ONSITE AT ALL TIMES.

NOTE:
ALL OTHER STORMWATER BMPS ON SITE ARE MAINTAINED BY 1120 MASS AVE REALTY TRUST.



113-538

AS-BUILT SITE PLAN
IN

BOXBOROUGH, MASSACHUSETTS
(MIDDLESEX COUNTY)

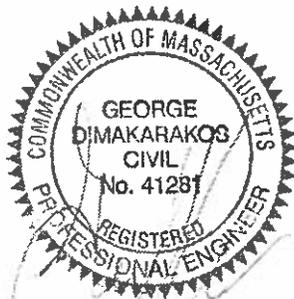
FOR: NATIONAL TECHNICAL SYSTEMS

SCALE: 1"=20'

MAY 24, 2016

REV: MAY 27, 2016

REV: APRIL 13, 2020

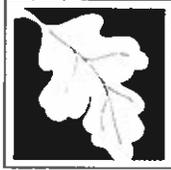


STAMSKI AND MCNARY, INC.

1000 MAIN STREET ACTON, MASSACHUSETTS
ENGINEERING - PLANNING - SURVEYING



(4448B SITE.A.AB.dwg) 1120 Massachusetts Avenue SM-4448B



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands
WPA Form 8B – Certificate of Compliance
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

DEP File Number:

113-538
Provided by DEP

C. Authorization (cont.)

Boxborough Conservation Commission

Signatures:

Signature _____	Dennis Reip Printed Name _____
Signature _____	David Follett Printed Name _____
Signature _____	Norm Hanover Printed Name _____
Signature _____	David Koonce Printed Name _____
Signature _____	Stephen Schmitt Printed Name _____
Signature _____	Hoff Stuart Printed Name _____
Signature _____	Printed Name _____
Signature _____	Printed Name _____



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands
WPA Form 8B – Certificate of Compliance
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

DEP File Number:

113-538
Provided by DEP

D. Recording Confirmation

The applicant is responsible for ensuring that this Certificate of Compliance is recorded in the Registry of Deeds or the Land Court for the district in which the land is located.

Detach on dotted line and submit to the Conservation Commission.

To:

Conservation Commission

Please be advised that the Certificate of Compliance for the project at:

Project Location

DEP File Number

Has been recorded at the Registry of Deeds of:

County

for:

Property Owner

and has been noted in the chain of title of the affected property on:

Date

Book

Page

If recorded land, the instrument number which identifies this transaction is:

If registered land, the document number which identifies this transaction is:

Document Number

Signature of Applicant



WPA Form 1- Request for Determination of Applicability

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

A. General Information

Important:
When filling out forms on the computer, use only the tab key to move your cursor - do not use the return key.



1. Applicant:

Michael French Name	mfrench@fefrench.com E-Mail Address	
40 Brighton Street Mailing Address		
Belmont City/Town	MA State	02478 Zip Code
617-484-3000 Phone Number	Fax Number (if applicable)	

2. Representative (if any):

Stamski and McNary, Inc. Firm	pfk@stamskiandmcnary.com E-Mail Address	
Paul Kirchner, E.I.T. Contact Name		
1000 Main Street Mailing Address		
Acton City/Town	MA State	01720 Zip Code
978-263-8585x216 Phone Number	Fax Number (if applicable)	

B. Determinations

1. I request the Boxborough _____ make the following determination(s). Check any that apply:
Conservation Commission

- a. whether the **area** depicted on plan(s) and/or map(s) referenced below is an area subject to jurisdiction of the Wetlands Protection Act.
- b. whether the **boundaries** of resource area(s) depicted on plan(s) and/or map(s) referenced below are accurately delineated.
- c. whether the **work** depicted on plan(s) referenced below is subject to the Wetlands Protection Act.
- d. whether the area and/or work depicted on plan(s) referenced below is subject to the jurisdiction of any **municipal wetlands ordinance** or **bylaw** of:

Boxborough
Name of Municipality

- e. whether the following **scope of alternatives** is adequate for work in the Riverfront Area as depicted on referenced plan(s).

See narrative.



WPA Form 1- Request for Determination of Applicability

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

C. Project Description

1. a. Project Location (use maps and plans to identify the location of the area subject to this request):

<u>100 Codman Hill Road</u>	<u>Boxborough</u>
Street Address	City/Town
<u>12</u>	<u>35</u>
Assessors Map/Plat Number	Parcel/Lot Number

b. Area Description (use additional paper, if necessary):

The project site is currently a contractor's yard. The site contains a large gravel parking area, with landscape storage bins, a concrete pad, and an infiltration trench. No buildings are located onsite. Bordering Vegetated Wetland and a Potential Vernal Pool are located offsite and project 100' Buffer Zone onto the property. Additionally, a portion of the property is within 200' Riverfront Area associated with Elizabeth Brook.

c. Plan and/or Map Reference(s):

<u>RDA Plan</u>	<u>June 29, 2020</u>
Title	Date
<u> </u>	<u> </u>
Title	Date
<u> </u>	<u> </u>
Title	Date

2. a. Work Description (use additional paper and/or provide plan(s) of work, if necessary):

The proposed work is for the construction of a trade shop building with associated paved parking and stormwater management system. Work is proposed within the 100' Buffer Zone of a Bordering Vegetated Wetland and within the 200' Riverfront Area associated with Elizabeth Brook. The proposed area of disturbance will result in a net decrease as compared to the historically disturbed area.



WPA Form 1- Request for Determination of Applicability

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

C. Project Description (cont.)

b. Identify provisions of the Wetlands Protection Act or regulations which may exempt the applicant from having to file a Notice of Intent for all or part of the described work (use additional paper, if necessary).

3. a. If this application is a Request for Determination of Scope of Alternatives for work in the Riverfront Area, indicate the one classification below that best describes the project.

- Single family house on a lot recorded on or before 8/1/96
- Single family house on a lot recorded after 8/1/96
- Expansion of an existing structure on a lot recorded after 8/1/96
- Project, other than a single family house or public project, where the applicant owned the lot before 8/7/96
- New agriculture or aquaculture project
- Public project where funds were appropriated prior to 8/7/96
- Project on a lot shown on an approved, definitive subdivision plan where there is a recorded deed restriction limiting total alteration of the Riverfront Area for the entire subdivision
- Residential subdivision; institutional, industrial, or commercial project
- Municipal project
- District, county, state, or federal government project
- Project required to evaluate off-site alternatives in more than one municipality in an Environmental Impact Report under MEPA or in an alternatives analysis pursuant to an application for a 404 permit from the U.S. Army Corps of Engineers or 401 Water Quality Certification from the Department of Environmental Protection.

b. Provide evidence (e.g., record of date subdivision lot was recorded) supporting the classification above (use additional paper and/or attach appropriate documents, if necessary.)

The proposed project is for the construction of trade shops which is a commercial project.



WPA Form 1- Request for Determination of Applicability

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

D. Signatures and Submittal Requirements

I hereby certify under the penalties of perjury that the foregoing Request for Determination of Applicability and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge.

I further certify that the property owner, if different from the applicant, and the appropriate DEP Regional Office were sent a complete copy of this Request (including all appropriate documentation) simultaneously with the submittal of this Request to the Conservation Commission.

Failure by the applicant to send copies in a timely manner may result in dismissal of the Request for Determination of Applicability.

Name and address of the property owner:

FRENCH BOTHERS BOXBOROUGH LLC

Name

40 BRIGHTON STREET

Mailing Address

BELMONT

City/Town

MA

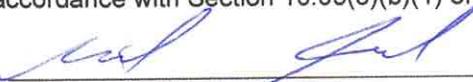
State

02478

Zip Code

Signatures:

I also understand that notification of this Request will be placed in a local newspaper at my expense in accordance with Section 10.05(3)(b)(1) of the Wetlands Protection Act regulations.


Signature of Applicant

6/26/20
Date

Signature of Representative (if any)

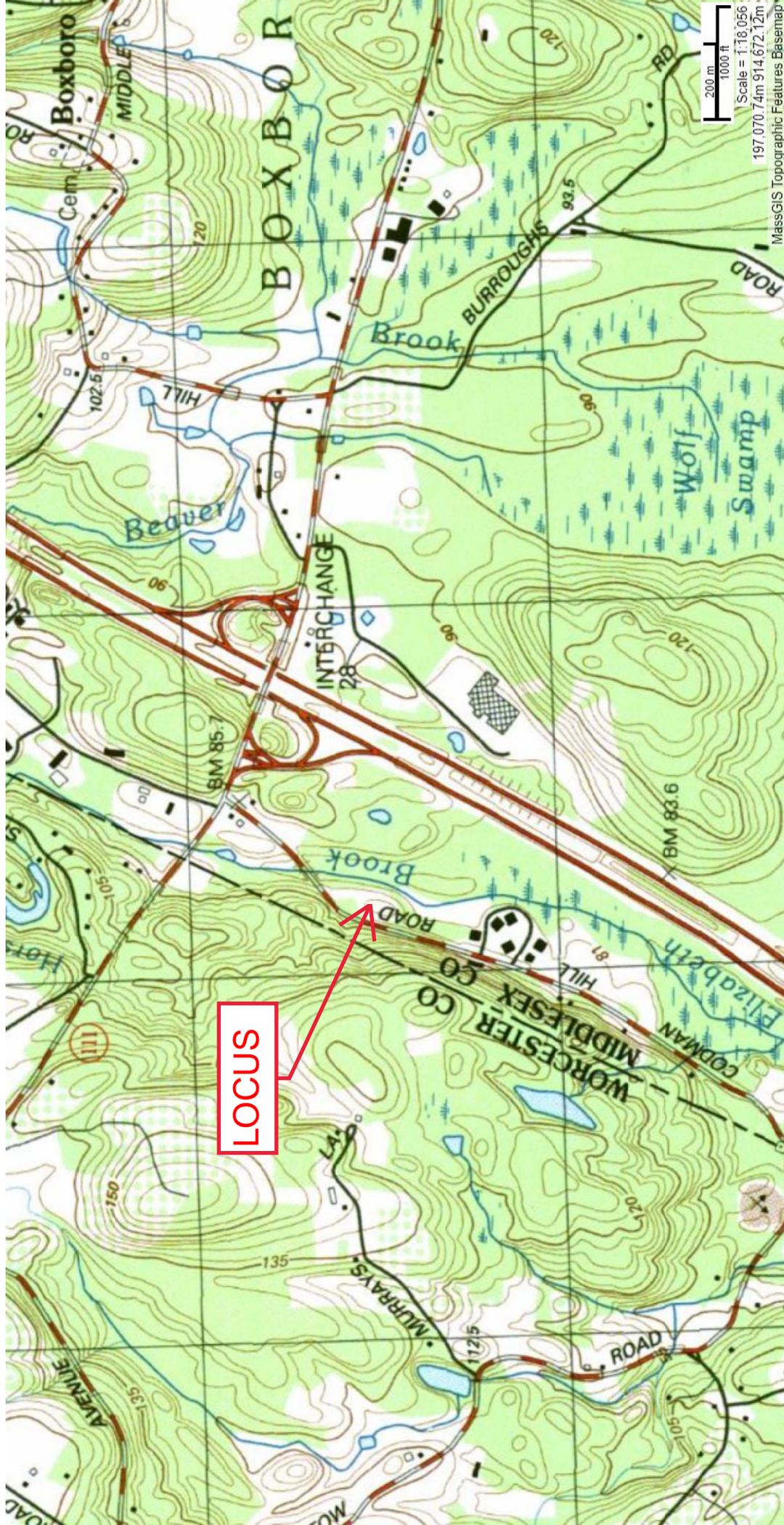
Date

Boxborough Wetland & Adjacent Land Resource Area
 Fee Calculation Worksheet

Notice of Intent Filings:

<u>Type of Service or Permit</u>	<u>Quantity</u>	<u>Fee</u>	<u>Total</u>
1) Permanent Structure Addition/Alteration - each filing	_____	\$250.00	_____
2) New Permanent Structure or SFH - each filing	_____	\$500.00	_____
3) Perm. St. or SFH - each sq. ft. of disturbance in Resource Area	_____	\$0.50	_____
4) Subdivision Roads and Utilities only - each filing	_____	\$1,500.00	_____
5) Subdivision - each linear foot of road sideline in Resource Area	_____	\$3.00	_____
6) Multiple Family or Condominium Structure - each filing	_____	\$1,500.00	_____
7) Multi Fam/Condo - each unit all or part of which is within Resource Area	_____	\$500.00	_____
8) Commercial/Industrial Projects - each filing	_____	\$1,500.00	_____
9) Commercial/Ind. - each sq. ft. of disturbance in Resource Area	_____	\$0.25	_____
10) Test pits, test wells, subsurface borings, and/or other pre-development work	_____	\$100.00	_____
11) Other	_____	\$100.00	_____
<u>Other:</u>			
12) ANRAD - each filing	_____	\$250.00	_____
13) ANRAD - per linear foot of delineation	_____	\$0.25	_____
14) Request for Determination of Applicability	<u>1</u>	\$100.00	<u>\$100.00</u>
15) Extension Permit	_____	\$100.00	_____
16) Amended Order of Conditions	_____	\$100.00	_____
17) Application for Partial Certificate of Compliance	_____	\$0.00	_____
18) Application for Certificate of Compliance	_____	\$0.00	_____
19) Other Miscellaneous ConsCom Documents	_____	\$100.00	_____
20) Total*			<u>\$ 100.00</u> (Not to exceed \$7, 500.00)

* Additional consultation fees may be necessary for projects when a more extensive Wetland Habitat Study is needed or if the work proposed will require a higher degree of monitoring.



LOCUS

200 m
1000 ft
Scale = 1:18,056
197,070 74m 914,672.12m
MassGIS Topographic Features Basemap

Existing Conditions

The site contains 2.12 acres of land adjacent to Elizabeth Brook at 100 Codman Hill Road. The property was historically disturbed and received an Order of Conditions under DEP File No. 113-552 for conversion into a contractor's yard, which was constructed. There are Bordering Vegetated Wetlands (BVW), Bordering Land Subject to Flooding, and Riverfront Area on site. There is a potential Vernal Pool adjacent to the site to the north. An As-Built plan was previously prepared for the Contractor's yard and is used as an underlay for the enclosed RDA plan. The BVW and Mean Annual High Water Line have been re-delineated by Oxbow Associates and are shown on the plan. Also, the historical limit of disturbance is shown on the plan.

Project Description

The applicant would like to build a building on the property with associated parking and appurtenances. Some of the work falls within the Buffer Zone and the Riverfront area. The area of disturbance is a net decrease when compared to the historical "Pre-Disturbed Area (Before August, 1996)" shown on the enclosed "Existing Conditions" plan by Level Design Group dated April 11, 2018. The applicant would like the feedback of the Conservation Commission on this design proposal.

The Riverfront Area (RFA) on site is now delineated as 31,069 s.f. The Pre-Disturbed Area comprised 9,029 s.f, or 29% of the RFA. This proposal would result in a net disturbance, after restoration, of 15% overall, a decrease of 14%. The Impervious coverage would be 9.7 % of the RFA.

Compliance with General Performance Standards for the Riverfront Area 310 CMR 10.58(4):

There is no practical and substantially equivalent economic alternative to the proposed project with less adverse effects on the interests identified in M.G.L. c. 131 § 40 and the work, including proposed mitigation, will have no significant adverse impact on the riverfront area to protect interests identified in M.G.L. c 131 § 40.

(a) Protection of Other Resource Areas.

Some of the work proposed within the Riverfront Area is also located within the 100' Buffer Zone of a BVW. The work will meet the performance standards for BVW 310 CMR 10.55. Siltation controls are proposed to prevent indirect alteration of resource areas during construction.

(b) Protection of Rare Species.

The proposed work is not within Estimated Habitat of Rare wildlife and rare species. The Potential Vernal Pool would have an undisturbed 100 foot buffer.

(c) Practicable and Substantially Equivalent Economic Alternatives.

There is no practicable and substantially equivalent economic alternative to the proposed project with less adverse effects on the interests identified in M.G.L. c. 131 § 40.

Alternatives are outlined below.

Alternatives Analysis

Project Purpose:

The purpose of this project is to construct a commercial building with trade shops to enhance the Contractor's Yard.

Alternative 1: Construct the proposed structure primarily within Existing or Pre-Disturbed Areas. A modest amount of pavement will occur within the RFA. This is the preferred alternative.

Alternative 2: Construct the proposed structure closer to Codman Hill and remove the pavement from the RFA. This would violate zoning setbacks. This is not the preferred alternative.

Alternative 3: Construct a smaller building and remove work from the RFA. This would not meet the project purpose of providing a suitable trade shop building and the building would not be useful. This is not the preferred alternative.

The attached RDA Plan shows the preferred alternative.

CMR 10.58 (5) Redevelopment Within Previously Developed Riverfront Areas; Restoration and Mitigation

Notwithstanding the provisions of 310 CMR 10.58(4)(c) and (d), the issuing authority may allow work to redevelop previously developed riverfront area, provided the proposed work improves existing conditions:

- a. At a minimum, proposed work shall result in an improvement over existing conditions of the capacity of the riverfront area to protect the interests identified in M.G.L. c. 131 § 40. When a lot is previously developed but no portion of the riverfront area is degraded, the requirements of 310 CMR 10.58(4) shall be met.*

The total permanent disturbance within the riverfront area will be decreased, and the setback between the limit of disturbance and the perennial stream will be increased. The decrease in the total area of permanent alteration within the Riverfront and the increased setback will result in a net benefit to resource area values over the Pre-Disturbed condition.

- b. Stormwater management is provided according to standards established by the department.*

This project will be designed to comply with the Massachusetts Stormwater Management Standards.

- c. Within 200 foot riverfront areas, proposed work shall not be located closer to the river than existing conditions or 100 feet, whichever is less, or not closer than existing conditions within 25 foot riverfront areas, except in accordance with 310 CMR 10.58(5)(f) or (g).*

No work is proposed within the inner 100 foot RFA.

- d. *Proposed work, including expansion of existing structures, shall be located outside the riverfront area or toward the riverfront area boundary and away from the river, except in accordance with 310 CMR 10.58(5)(f) or (g).*

The proposed work is located as close to Codman Hill Road and away from the brook as possible.

- e. *The area of proposed work shall not exceed the amount of degraded area, provided that the proposed work may alter up to 10% if the degraded area is less than 10% of the riverfront area, except in accordance with 10.58(5)(f) or (g).*

The Pre-Disturbed Area comprised 9,029 s.f, or 29% of the RFA. This proposal would result in a net disturbance, after restoration, of 15% overall, a decrease of 14%. The Impervious coverage would be 9.7 % of the RFA.

- f. *When an applicant proposes restoration on-site of degraded riverfront area, alteration may be allowed notwithstanding the criteria of 310 CMR 10.58(5)©, (d), and € at a ratio in square feet of at least 1:1 or restored area to area of alteration not conforming to the criteria. Areas immediately along the river shall be selected for restoration. Alteration not conforming to the criteria shall begin at the riverfront area boundary. Restoration shall include:*

1. *Removal of all debris, but retaining any trees or other mature vegetation;*
A landscape plan will be provided for the proposed restoration.
2. *Grading to a topography which reduces runoff and increases infiltration;*
Grading of the property will be done in a manner that is consistent with the Stormwater Management Standards.
3. *Coverage by topsoil at a depth consistent with natural conditions at the site; and*
4. A landscape plan will be provided for the proposed restoration.
5. *Seeding and planting with an erosion control seed mixture, followed by plantings of herbaceous and woody species appropriate to the site.*
6. A landscape plan will be provided for the proposed restoration.

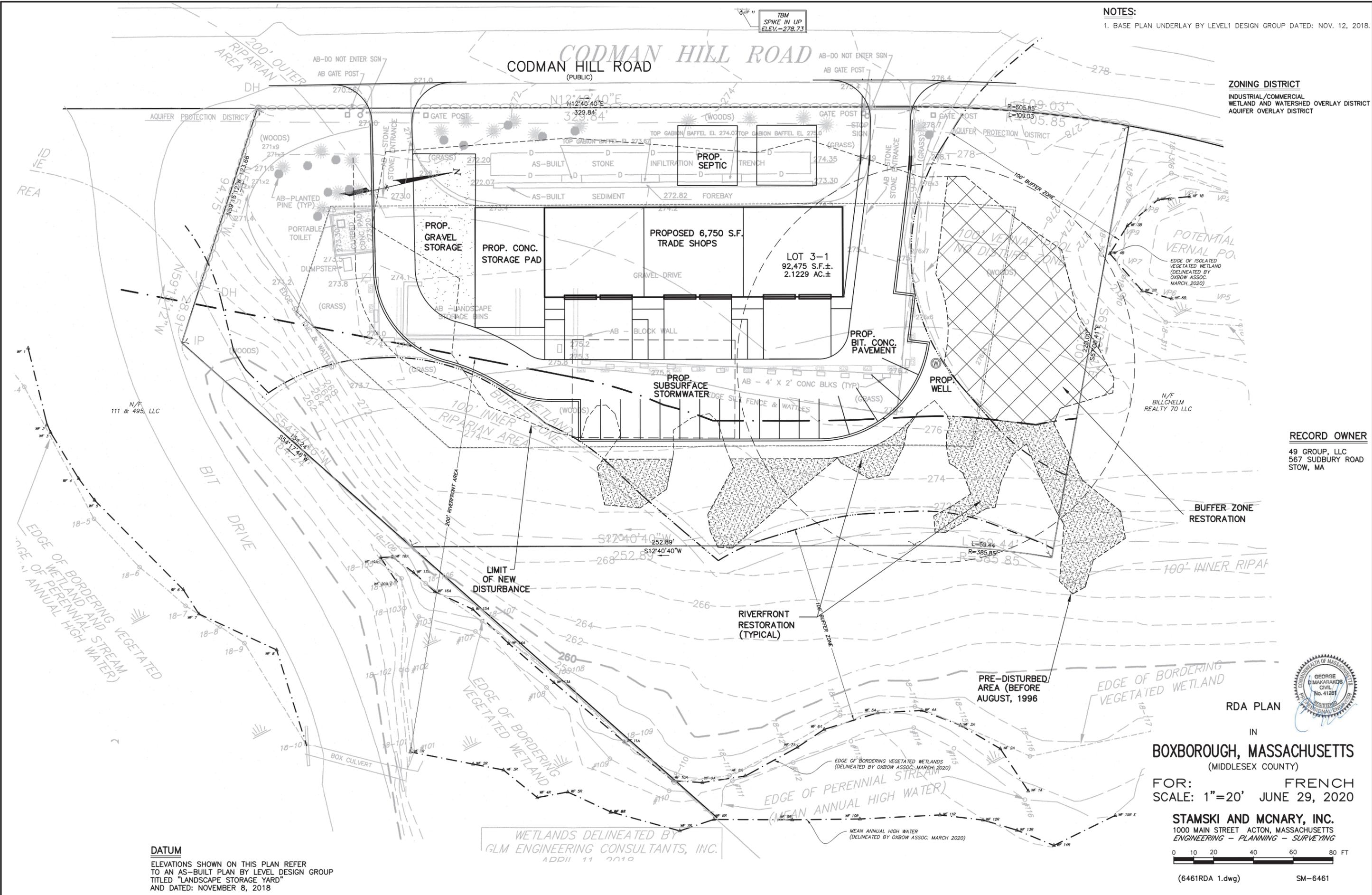
Summary:

The applicant looks forward to the feedback of the Conservation Commission and/or its consultant on this project. It is expected that a formal Notice of Intent will be filed with the Commission for the proposed work.

NOTES:
 1. BASE PLAN UNDERLAY BY LEVEL1 DESIGN GROUP DATED: NOV. 12, 2018.

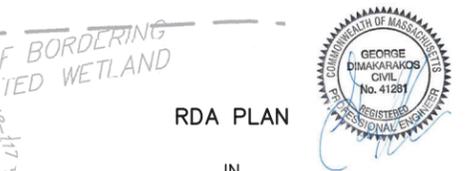
ZONING DISTRICT
 INDUSTRIAL/COMMERCIAL
 WETLAND AND WATERSHED OVERLAY DISTRICT
 AQUIFER OVERLAY DISTRICT

RECORD OWNER
 49 GROUP, LLC
 567 SUDBURY ROAD
 STOW, MA



DATUM
 ELEVATIONS SHOWN ON THIS PLAN REFER TO AN AS-BUILT PLAN BY LEVEL DESIGN GROUP TITLED "LANDSCAPE STORAGE YARD" AND DATED: NOVEMBER 8, 2018

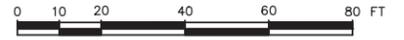
WETLANDS DELINEATED BY
 GLM ENGINEERING CONSULTANTS, INC.
 APRIL 11, 2010



RD A PLAN
 IN
BOXBOROUGH, MASSACHUSETTS
 (MIDDLESEX COUNTY)

FOR: FRENCH
 SCALE: 1"=20' JUNE 29, 2020

STAMSKI AND McNARY, INC.
 1000 MAIN STREET ACTON, MASSACHUSETTS
 ENGINEERING - PLANNING - SURVEYING



(6461RDA 1.dwg) SM-6461

Mary Nadwairski

From: Dennis Reip [REDACTED]
Sent: Wednesday, July 8, 2020 11:52 AM
To: Anne McNeece
Cc: Mary Nadwairski
Subject: Re: Free little library
Attachments: Little library.jpeg

Hi Anne,

Sounds like a great idea.
I'm sure the Conscom will be receptive to it.
We'll discuss at our next meeting next week 7/15.

Hi Mary, please add to correspondence.

Thanks,
Dennis

On Wed, Jul 8, 2020, 10:24 AM Anne McNeece [REDACTED] wrote:

Hi Dennis,

The Friends of the Library are hoping to be able to set up a "little free library" in Boxborough. These are little structures that hold 15-20 books that are free and available for people to borrow or have. The hope is that when someone takes a book they will put in a book. There is one in West Acton by the playground. We were hoping that we might be able to put it a Flerra – I'm thinking maybe over at the end of the road, but we haven't really thought about where. That could be up to you. I know we need Cons Com permission – so I was reaching out to you first to see what you think. I'm attaching a picture of what it might look like -

Thanks

Anne



Mary Nadwairski

From: Bentley Herget
Sent: Wednesday, July 8, 2020 1:48 PM
To: Dennis Reip
Cc: Ryan Ferrara; Mary Nadwairski; S Corson
Subject: Tent 199 Middle Rd.
Attachments: 199 Middle Road Site Visit.png

7/8/2020

Re:199 Middle Rd.

Monday June 29th, Simon Corson (Town Planner) and I went to 199 Middle Road for a site visit. We were accompanied by the property owners Zoya and Leonid Mikhlin. We viewed a tent structure and a chicken coop on the property, also while there Mr. Corson recorded a data point, Using the data point, it was determined that the tent is 36' from the edge of a wetland. The Town of Boxborough Building Department has sent a permit application and a copy of the site plan to 199 Middle Rd. 6/12/2020, with no response at this time.

Bentley Herget C.B.O.
Building Commissioner/Zoning Enforcement Officer
Town of Boxborough, Ma.
Office: 978-264-1725
Email: bherget@boxborough-ma.gov

The Secretary of State has deemed email to be an applicable public record under M. G. L. Chapter 66, Section 10.

