

# Minutes of the Meeting for the Halifax Conservation Commission January 10, 2023

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**Present at the Meeting:** Kathy Evans, Edward Lane, Kimberley King-Cavicchi.

**Absent:** Colleen Fiumara, Steve Goodman and Jeremy Gillespie.

**The Conservation Commission meeting was opened at 7:00 pm by Chair Evans. The Chair announced that the meeting was being recorded by Area 58.**

## **7:00pm: 0 & 592 Plymouth St. – Wetland peer review**

- The hearing was opened at 7:00 pm by Chair Evans. Mr. Jim Pavlik from Outback Engineering was present to discuss the peer review conducted by Ecosystem Solutions, Inc.. The new wetland line was pushed out approximately 20' in some areas from the original delineation. Chair Evans stated there was a note on the delineation that WF 30-34 were aggressive and should be moved, however they are not shown on the updated plan. Mr. Brandon Faneuf with Ecosystems Solutions, Inc. was present to discuss the updated delineation that was completed by his colleague, Bruce Webb. Past WF-26 there were some questions about the accuracy of the line, however they were informed that there was no need to verify the flags that far down as it wasn't going to be impacted by the scope of the work proposed. The agreement of the flag line ends at WF-26 and Mr. Faneuf suggested approving it to that point only. As a recap of the project, Mr. Pmilee Taya, Property Manager explained that the plan is to construct and build a building within the 100' buffer to the edge of the 50' buffer. There will be a parking lot and an infiltration basin on the 0 Plymouth St. parcel and a residual parking lot on the 592 Plymouth St. parcel. They are meeting with the Planning Board to discuss how many parking spaces will be allowed on both parcels. Chair Evans asked if they were still outside of the 50' taking into consideration the new delineation. Mr. Taya stated that the very edge of the parking area on 0 Plymouth St. will break the 50' buffer line. Both Chair Evans and Secretary King-Cavicchi expressed concerns about any work being done inside of the 50' line and both would prefer that there be no work done in that area. Secretary King Cavicchi stated that Halifax's Stormwater Bylaw is more restrictive than the state and although the parcel is under one acre, a minor permit would be required as well as a Biosolids permit. Mr. Taya believes that they can remain outside of the 50' buffer with the parking area they would just need to make sure the turning radius geometry can work. Member Lane suggested eliminating a parking space on the 0 Plymouth St. parcel and adding it to the 592 Plymouth St. parcel. Mr. Taya stated that may put the scope of work into the 100' buffer on the 592 Plymouth St. parcel but would effectively remove the work from within the 50' buffer. Mr. Pavlik stated that they may also be able to look into a different infiltration system that could move things a bit. Resident, Mr. Brain Alden from 82 Carver St. asked how close this project was to his property. Mr. showed Mr. Alden the plan and how it relates to his property. Chair Evans would like to have 4' post and rail fencing along the 50' buffer line.

Motion was made to continue to January 24, 2023 @ 7:20pm.

**Motion: Edward Lane**

**Second: Kimberley King-Cavicchi**

**ALL IN FAVOR**

## **7:10pm: 359 Plymouth St. – Continued from 12/13/22 pending peer review.**

- The hearing was opened at 7:30pm by Chair Evans. Mr. Paul Bakis from Grady Consulting was present on behalf of DeAngelis Landscaping to discuss the pending peer review of the wetland delineation. Chair Evans stated that they have not set up the peer review yet. She is hoping to get this done in the next few days and have them put back on the agenda for the next meeting. Mr.



- Bakis stated that they have received a punch list of 9 items from the Planning Board, so there may be updates to the plan. The amended plans will be provided as soon as possible. Secretary King-Cavicchi brought up the concern of salt being stored on the property, the need for proper storage and a possible filing of the Biosolid permit. All will be addressed with the amended plans.

Motion was made to continue to the meeting on February 28, 2023 @ 7:00pm.

**Motion: Edward Lane**

**Second: Kimberley King-Cavicchi**

ALL IN FAVOR

**For Discussion:**

- **Open Meeting Law Complaint** – Received regarding the meeting on 12/13/2023. The person from Area 58 had some technical difficulties and had to record the meeting using his cell phone. The disclaimer was made at the beginning of the meeting prior to the recording starting.

**Review Interoffice Mail:** (*Looking for any comments, questions, or concerns the Conservation Commissions might have on this property/project*)

- None to discuss.

**Approval of Meeting Minutes:**

- None to approve.

**Bills:**

- N/A

**Permits:**

- N/A

**Mail received:**

- None received.

**Open Comments:**

**7:37 p.m. – Motion to Adjourn:**

**Motion: Edward Lane**

**Second: Kimberley King-Cavicchi**

ALL IN FAVOR

**Respectfully typed and submitted by:**

Kendra Kelly for the  
Conservation Commission

**Approved Date:** 6-20-23

  
Kathy Evans

  
Edward Lane

  
Kimberley King-Cavicchi

**Next Meeting:** January 24, 2023