

Minutes of a Conservation Commission – 28 July 2021

Members present: Peter Vincent – Chairman, Lil Province, Bob Avakian, Geoffrey Kontje, Jeff Carlson, Christina Brown.

Staff: Lisa Morrison, Jane Varkonda

Public Hearings:

MANN - 73 North Water Street: NOI for a 14.5 x 30 foot pool, garage, extend basement and porch, and landscaping. Brian Mann began the presentation noting that the project has been approved by the HDC. In this application, the pool was moved from the sideyard to behind house. A cross-section of the proposed pool by John Lolley's office was submitted for review. Pool will be a maximum of 5-feet deep. A cross-section of the garage was also submitted: garage will be substantially at grade with minimal grading required. Arborvitae will be planted for privacy.

Varkonda asked about the driveway. Mann responded that it will be off the existing parking area and will be mostly grass with some brick pavers.

Vincent asked if a dry well was proposed. Mann replied that if the pool needs to be drawn down, the water will be trucked off-site (or directed to an on-site dry well.)

Brown made a motion to approve the project as presented with standard conditions. Avakian seconded the motion. Unanimously approved by roll-call vote.

PFW BOATHOUSE – ALEXANDER-GAMMILL: Continued to the next meeting, August 11th.

MNOOKIN 10 Myober Lane: Request for a determination of applicability. Joanne Gosser was present for the applicant. Project involves the construction of a 7' by 9'8" deck and a small kitchen addition over an existing porch to house a pantry and washer/dryer.

Varkonda asked if the project has been reviewed and approved by the Major's Cove Association. Ms. Gosser said she was not sure, but will contact the association. Province made a motion to continue the hearing until the next meeting, 11 August to allow the agent to visit the site and inspect for compliance. Brown seconded the motion. Unanimously approved by roll-call vote.

MONTEITH-NEUBERT 6 Plover Circle: NOI to construct replacement dwelling and garage. Chris Alley & Chuck Sullivan were present for the applicant, who was also attending. A revised site plan that includes the location of the dry well and a septic plan that shows the proposed grading was submitted. Mr. Alley noted that they are raising the grade in the backyard and around the pool. Mr. Alley said that because of the excavation necessary for the pool and the removal of the septic system, he did not think that any other material would be required for grading the site. Some sand will be brought in as required to achieve the necessary vertical separation for the septic system. The preliminary landscape plan was reviewed. Alley said that because of the sandy nature of the soil, he does not anticipate any run-off onto the adjacent properties. Alley said that the proposed grading will actually improve the situation by

leveling out the yard, rather than pitching toward the neighbor to the south, although there will be a steeper slope right along the edge of the property line. Both Sullivan and Alley believed that all rainwater will be contained on the site. The project is scheduled for a public hearing before the Planning Board next week.

Varkonda noted that she needs to see a planting plan and list of proposed plants. Sullivan said that he will provide the planting plan and noted that all the proposed plantings are from Polly Hill.

Kontje made a motion to approve the project as presented with the standard conditions. Avakian seconded the motion. Unanimously approved by roll-call vote.

Other Business:

Herring Creek Sluiceway. A copy of a letter from Rob McCarron regarding trespassing and redirection of the sluice way at Herring Creek was read. The agent thought that it was perhaps an attempt to improve Crackatuxet, but it also has the effect of making the Great Pond harder to open. Varkonda noted that it was really a matter for the Shellfish Department, which has control over the sluice way. The matter is also being investigated by the Edgartown Police Department.

TTOR/Jetties. A letter to the agent from Paul Morrison, the new stewardship manager for the TTOR, was concerned with the management of the jetties adjacent to the OSV trail. Agent will meet with the manager on site to discuss the matter.

Waller Farm. The three letters of interest from Morning Glory Farm, John Talanian, and Michael Donaroma were all discussed.

Brown asked that Morning Glory be asked for a list of what chemical were used and when they were applied. Brown moved to approve Morning Glory's proposal. Kontje seconded the motion. Unanimously approved by roll-call vote.

Brown asked whether Donaroma should be growing only native plants. Vincent said that he is hesitant to limit farmers and pointed out that no such requirement exists for Morning Glory. Province commented that many of the plants grown at Polly Hill are not native and noted that it is a complicated issue with economic as well as practical ramifications. Vincent commented that he thought Donaroma's did a good job with the property. Avakian made a motion to approve the proposal as presented. Kontje seconded the motion. Unanimously approved by roll-call vote.

After a brief discussion, Avakian made a motion to approve the Talanian proposal. Carlson seconded the motion. Unanimously approved by roll-call vote.

Open Space and Recreation Plan: Agent reported that the MVC is making progress drafting the plan. A survey was recently sent out, but needs to be resent in Portuguese. The Parks Department is anxious to see a completed plan and hopes to apply for some state money to help with the new rec area.

North Neck Stairs. Agent reported that the Land Bank is encouraging the Commission to install metal stairs as other organizations have done rather than repairing the wooden stairs on a yearly basis. Agent will get a new quote from the Land Bank. Assistant suggested that the cost could be split between the Land Bank and the town. The Land Bank has offered to maintain and adjust the metal stairs at no cost to the town.

Commissioners voted unanimously by roll-call vote to approve the minutes of 14 July and the conditions for Clemmy and Old Faithful LLC, which were circulated earlier by email.

There being no further business, the meeting adjourned at 5:05 p.m.

Approved: _____