



Meeting Minutes - Edgartown
Conservation Commission
August 9, 2023 (4 pm)

Commissioners present: Peter Vincent (Chair), Christina Brown, Lil Province, Robert Avakian, Jeff Carlson

Commissioners Absent: Max Gibbs, Geoff Kontje,

Staff: Kara Shemeth (Assistant)

Public in attendance: Reid Silva (VLS), Darran Rubins (Breese) James Oakes, Richard Johnson

The Assistant shared the revised Selby conditions and explained that initially the Commissioners had voted to require a bond be held to ensure the landscaping work be completed correctly. The applicant and the Agent had spoken and come up with a similar plan that would see the applicant pre-paying Landscape to do the work and including additional monies to be held by the company to ensure the plantings survive the initial 2 year period.

Action: A motion was made, and seconded, to accept the proposed changes. Passed unanimously via roll call vote.

Notice of Intent – SE20-1697 No DEP Comments

Applicant: Christopher Soverns

Representative: Reid Silva (VLS)

Address: 12 Trapps Pond Road (AP 12-34).

Project: Relocation of an existing dwelling, demo/removal of an existing cottage, construction and maintenance of a new dwelling, garage, in-ground swimming pool, septic system, utilities, driveway and associated landscaping. Portions of the project are within the buffer zone to a bordering vegetated wetland and within a FEMA Flood Zone AE (EL 9).

Documents Shared: aerial of site, site plan, building elevations

Commissioner Lil Province recused herself

Reid Silva presented the site and site plan. He reviewed the resource areas, namely Trapp's Pond and FEMA flood zone AE9. He noted several isolated wetland pockets that did not qualify under the WPA but did under the local bylaw. He

explained that the majority of the site fell within Conservation jurisdiction save the proposed leaching field.

Reid also noted that the pool is only 5' deep as they have ground water at 2.5' and need separation. The existing tank and pump will be relocated with the house. He also noted that the architects need to revise the house plans as the highest roofline is at 39' and the height limit in this area is 26'.

Commissioner Comment: Commissioners discussed the roofline

Public Comment: The Assistant read James Oaks' (abutter) letter of opposition into the record, Mr Oakes was present and noted that the drawings spoke for themselves regarding the large size of the home.

Action: A motion was made, and seconded, to continue the hearing to 8/23/23 to allow for a site visit.

Passed unanimously via roll call vote of eligible Commissioners

Continued Public Hearing

Notice of Intent - SE20-1695 Applicant: Lenssen Realty Trust

The requested landscaping replanting plan was not received by the 8/5/23 deadline and the hearing was continued to 8/23/23

Action: A motion was made, and seconded, to continue the hearing to 8/23/23 to allow for a site visit and for the commissioners to review the landscape/ revegetation plan.

Passed unanimously via roll call vote

Administration:

Action: A motion was made, and seconded, to approve the minutes of June 28, 2023 as presented

Passed unanimously via roll call vote

Action: A motion was made, and seconded, to adjourn at approximately 4:26 PM

Passed unanimously