Dudley Conservation Commission  
Meeting Minutes  
July 17, 2019

The regularly scheduled meeting of the Dudley Conservation Commission was called to order at 6:37 PM on Wednesday, July 17, 2019 in Room 321A of the Dudley Municipal Complex by Vice Chairman George Slingo. Commissioners present were: Francis Mikolajczak, Nancy J. Vajcovec, Samantha S. Costello and Caryl Savard, Clerk.

1. **Lyons Road**, Notice of Intent for a subdivision, Public Hearing continued  
   a. Request via text message that the applicant requested a continuance to the August 7, 2019 meeting.  
   b. Ms. Vajcovec **moved to continue the Public Hearing to August 7, 2019 at the applicant’s request.** Seconded by Ms. Costello. Unanimous.

2. **118 Klondike Road**, Notice of Intent for a garage, Public Hearing continued.  
   a. The Public Hearing was reopened at 6:38 PM. No abutters were present.  
   b. DEP issued File Number 146-0732 and had no additional comments.  
   c. Mr. Matthew Marro, Wetland Consultant, recommended a standard Order of Conditions.  
   d. The Public Hearing was closed at 6:38 PM.  
   e. Ms. Vajcovec **moved to issue a standard Order of Conditions for a garage to 118 Klondike Road.** Seconded by Ms. Costello. Unanimous.  
   f. Documents submitted at Public Hearing.

3. **Lot 51 Stebbins Drive**, Notice of Intent for a single family dwelling, Public Hearing continued  
   a. The Public Hearing was reopened at 6:39 PM. Abutters were present.  
   b. Dennis Brosnihan, an abutter, asked questions and made comments regarding the proposed project.  
   c. The Public Hearing was closed at 7:00 PM.  
   d. Mr. Marro recommended a standard Order of Conditions.  
   e. Ms. Vajcovec **moved to issue a standard Order of Conditions for Lot 51 Stebbins Drive.** Seconded by Mr. Mikolajczak. Unanimous.  
   f. Documents submitted at Public Hearing.

4. **Lot 51A Stebbins Drive**, Notice of Intent for a single family dwelling, Public Hearing continued  
   a. The Public Hearing was reopened at 7:01 PM. No abutters were present.  
   b. The Public Hearing was closed at 7:03 PM.  
   c. Mr. Marro recommended a standard Order of Conditions.  
   e. Documents submitted at Public Hearing.

5. **Noble Street, Lot 1R2**, Notice of Intent for a single family dwelling, Public Hearing continued  
   a. The Public Hearing was reopened at 7:04 PM. Abutters were present.  
   b. Ed and Carol Soldi, 147 Pierpont Road, asked questions and made comments that the land was supposed to be deeded to the Town.  
   c. Mr. Antonio Cerqueira stated that at first, the subdivision was proposed as an open space subdivision, but when that didn’t work out, it was a conventional subdivision and wiped out the open space donation.
Edward Bazinet stated that he was involved in the project at the beginning and that the Town was supposed to receive the land as a donation. It’s a historic trail. The Planning Board has not approved it yet.

Edward Bazinet Jr. stated he agrees with what was said by his father and that people use it as a walking trail.

Ms. Vajcovec moved to continue the Public Hearing to August 7, 2019 with the applicant’s approval. Seconded by Ms. Costello. Unanimous.

Lot 1R3, Noble Street, Notice of Intent for a single family dwelling, Public Hearing continued

a. The Public Hearing was reopened at 7:30 PM. No abutters were present.

82 Klondike Road, Notice of Intent for a septic system.

a. The Public Hearing was opened at 7:33 PM. No abutters were present.
b. Shelly Holtgren, representing Mark Farrell of Green Hill Engineering, explained the proposed septic system repair.
c. The Public Hearing was closed at 7:34 PM.
d. Mr. Marro recommended a standard Order of Conditions.
e. Mr. Mikolajczak moved to issue a standard Order of Conditions for 82 Klondike Road. Seconded by Ms. Vajcovec. Unanimous.
f. Documents submitted:
   i. Form 3 Notice of Intent
   ii. Form 3 Wetland Transmittal Fee Form
   iii. Certified Abutters List
   iv. Public Hearing Legal Ad
   v. Certificates of Mailing for abutters

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Proposed Certificate of Understanding


Memo from Town Administrator regarding procedures, payroll and related issues


As there was no further business to come before the Commissioners, Ms. Vajcovec moved to adjourn at 7:38 PM. Seconded by Ms. Costello. Unanimous.

Caryl Savard
Conservation Clerk