



NORWELL CONSERVATION COMMISSION

Room 112 / 345 Main Street / Norwell, MA and Remote

781-659-8022

May 14, 2024 @ 6:30PM

AGENDA

Instructions to Access Remote Participation Meeting:

Join Zoom Meeting via Video at: <https://us02web.zoom.us/j/7816598022> Meeting ID: 781 659 8022

Please announce yourself and project if specific - when you are admitted to the remote meeting.

One Tap Mobile: +13017158592, 7816598022#

Or Dial by your location:

+1 301 715 8592 US (Germantown)

+1 646 558 8656 US (New York)

Meeting ID: 781 659 8022

Find your local number: <https://us02web.zoom.us/j/kh0JD6CBx>

6:30PM: CALL TO ORDER & AGENDA ACCEPTANCE

COMMISSION BUSINESS

Citizen Comments

New:

-

Old:

- Cross Street Flower Farm - New 2024 License for Jacobs Farm

Administrative Permits & Requests

Agent Report

Bills

Minutes (April 16th, 2024)

SUB-COMMITTEE UPDATES (OLD & NEW BUSINESS)

Open Space and Recreation	M. Wahl		CPC	B. McMackin
Land Protection	All		Trails and Signage	J. Ivas
Pathways	D. Luoma		Project Grid Review	All
Farming	R. Mott		Trail Work Update	R. Mott
Grants	B. McMackin		Conservation Land over All	BM RM MW
Special Programs: Invasives	BW TD		Special Programs: Education	TD

EXECUTIVE SESSION Discussion of issues and/or land offers/land of interest, disclosure of which will impact negotiating position of the Commission and/or Town. Return to regular meeting.

7:00pm

PUBLIC HEARINGS/LEGAL DOCUMENTS/VOTES

*Legal Documents/Votes *Minor Amendments, Reviews, *CoC's*Requests for Determination

*Notices of Intent *Enforcements/ Violations

33 Leigh Road / SE52-1206 & NCC# 5(21) / Construction of Single-Family Home

Request for CoC (cont.) Applicant: Dave Seoane, Seoane Landscaping / Rep: Greg Morse, Morse Engineering

338 River Street / NCC# 14(24) / Construction of Detached Garage w/ Breezeway

RDA / DoA Applicant: Rabih & Susan Habchy / Representative: Chris Lucas, Lucas Environmental

748 Main Street / NCC# 16(24) / Plunge Pool & Patio Expansion

RDA / DoA Applicant: Robert Monahan / Representative: Brendan Sullivan, Merrill Engineering

16 George Road / SE52-1251 & NCC# 17(22) / Patio, Fence & Landscaping

Request for Minor Mod. to OoC (cont.) Applicant: Dan Allen / Representative: Austin Chartier, McKenzie Eng.

430 Grove Street / SE52-1266 & NCC# 1(23) / Additional Grading & minor change in House Size

Request for Minor Amend. to OoC Applicant: John Hornstra / Representative: Gary James, James Engineering

(Off) Neal Gate Street / SE52-1286 & NCC# 12(24) / Request to Fill in (partial) buffer zone for structures

Nol / OoC Applicant: Leo McDonough / Representative: N/A

55 Turner's Way / SE52-1022 & NCC# 9(13) / Single-Family Home & Site work

Request for CoC Applicant: Keith & Shana Hallman

55 Turner's Way / SE52-1285 & NCC# 13(24) / Yard Expansion & Excavation

Nol / OoC Applicant: Keith & Shana Hallman / Representative: Brendan Sullivan, Merrill Engineering

48 Central Street / SE52-xxxx & NCC# 15(24) / Raze & Rebuild Garage, Construct Solarium & Pool

Nol / OoC Applicant: Cara Sacchetti / Representative: Caroline Rees, Merrill Engineering

42 Central Street / SE52-1229 & NCC# 49(21) / Construct Gravel Driveway, & other changes to OoC

Request for Major Mod. to OoC / Amend. to OoC Applicant: Ballyargus, LLC / Rep: Brendan Sullivan, Merrill

64 Samuel Woodworth Road / SE52-1283 & NCC# 10(24) / Single-Family Home, Horse Barn & Farm

Nol / OoC (cont.) Applicant: John & Laurie Tassinari / Representative: Jeff Hassett, Morse Engineering

310 & 322 Main Street / SE52-1282 & NCC# 9(24) / (After-the-Fact) Sewer Line Connection

Nol / OoC (cont.) Applicant: Shane Gokey, Highway Dept. / Representative: Amy Ball, Horsley Witten Group

VIOLATION DISCUSSIONS:

42 Central Street 125 Bowker Street Till Rock Lane, Lot 15 563 Grove St 74R Stetson Shrine Ln

LEGAL ISSUES

Historic Barrel Lane (Block 59, Lot 56 & Block 69, Lot 18) – update on the legal process

Mount Blue St. (Bl. 5, Lot 17) – update on Forest Cutting Plan & Appeal

ENFORCEMENT UPDATES, MEETINGS OR HEARINGS:

And other such matters that may be pending before the Commission

The Commission reserves the right to discuss matters other than scheduled public hearings in an order other than as posted. The Board further reserves the right to discuss matters which could not reasonably be anticipated at the time of the posting of this meeting notice.

Plans and documentation for all items on this agenda are on file in the Conservation Office and will be available during the hearing/meeting.

Please be advised that Conservation meetings are audio recorded for the purpose of creating meeting minutes.

Should this meeting be canceled due to unforeseen circumstances, the entire agenda will be heard at the next Commission meeting.

Next Meeting**** SUBJECT TO CHANGE****	**May 21, 2024**
<i>NEW filing applications due date/deadline</i>	<i>May 7, 2024 @ noon</i>
<i>Legal Notice publication date-Norwell Mariner</i>	<i>May 15, 2024</i>
<i>Revised Information submittal deadline</i>	<i>May 14, 2024 @ noon</i>
<i>Peer Review Supplemental Info Deadline, CoC Requests, Minor Modification &LP Requests</i>	<i>May 14, 2024 @ noon</i>
<i>Public Information Written Comments</i>	<i>No deadline</i>