



Conservation Commission Meeting Minutes

Wednesday, February 8, 2023

Town of Kingston
26 Evergreen Street, Room 200
Kingston, MA 02364

Present: Kalina Vendetti (Chairperson), Vittorio "Buz" Artiano, Glen Duffy, Dorothy MacFarlane, Megan Hickey, Natalie Wiegman

Virtual:

Absent: Jim Franklin

Staff: Matt Penella, Conservation Agent

Location: Town Hall Offices, Room 200

Commission Meeting Opened: 6:30 p.m.

Chairperson Kalina Vendetti opened the meeting. The date was February 8, 2023 and the time was 6:30 PM. Commissioner Jim Franklin was absent.

BUSINESS:

I. Signing Documents

Previously approved Order of Resource Area Delineation (ORAD) for Cushman Drive and Thomas Street was signed. Bills were signed.

II. Action Items

a) Chairperson Vendetti opened a discussion on providing signatory authorization to the Conservation Agent, Matt Penella. This would apply to invoices, including associated grants, special articles and gifts. In the event of the absence of the Conservation Agent, the

Chairperson or Vice-Chair will act as the signatory. Before authorization the Commission wanted several details added, i.e.; adding the name of the current Conservation Agent, requiring reimbursements to the Agent would still need a signature from the Chairperson or Vice-Chair, bills of \$2,000 or higher would still need to be signed by the Commission. Agent Penella will make requested changes to the authorization request and re-submit at a later date.

III. Enforcement

a) 164 Pembroke Street

Joseph Webby of Webby Engineering, Inc. submitted a draft landscaping plan for the property to the Commission for review.

IV: Meeting Minutes

There were no meeting minutes to approve.

V. Updates

a) Mulliken's Landing- DCR Trails Grant reimbursement

Agent Penella reported that the Town has been reimbursed.

VI. Public Hearings

a) 8 Smelt Pond Road (Map 89, Lot 18)

Chairperson opened the continued hearing for a Notice of Intent (NOI) received for the construction of an addition to an existing dwelling 100' of a wetland resource area at 7:00 p.m. The applicant is Dan Pepe and the Representative is Dillon Brady of Grady Consulting, LLC. Applicant requested Continuation until February 22, 2023, Section A. Buz moved to continue the hearing to February 22, 2023. Glen seconded. PASSED 6-0-0

b) 23 Spruce Street (Map 38, Lot 72)

Chairperson opened a continued hearing for a Notice of Intent (NOI) for the proposed razing of a single-family dwelling and construction of a new single-family dwelling within 100' of a wetland resource area. The applicant is Charlene Nazaretian and the representative is Joseph Webby of Webby Engineering, Inc. Mr. Webby explained that the Commission's requested changes to the plan had been made, including moving the placement of the second-story deck to the other side of dwelling eliminates the foundation being within the 50' zone. Agent Penella stated that some additions and/or changes needed to be addressed on the plan. He also stated that waivers were still needed for Construction on Land Subject to Coastal Storm Flowage, and for Increase in Impervious Surface. Buz made the motion to continue the hearing to February 22, 2023, Section B. Dot seconded. PASSED 6-0-0

CLOSING REMARKS

Chairperson Kalina Vendetti made closing remarks at 7:24 p.m. The next meeting will be held on February 22, 2023 starting at 6:30 p.m. in Room 200.

VOTE: Megan made the motion to adjourn, seconded by Natalie; PASSED 6-0-0



KINGSTON CONSERVATION COMMISSION



26 Evergreen Street, Kingston, MA 02364

SIGN-IN SHEET

PLEASE NOTE THIS MEETING IS BEING VIDEO & AUDIO RECORDED

DATE: Feb 8, 2023

NAME	INTEREST	ADDRESS
Mary Kozodoy	164 Pembroke St	160 Pembroke St,
David Barry	23 Spruce	
Charlene Nazaretian	23 Spruce	
Joe Webby	" "	

TELEPHONE: 781-585-0537



TOWN OF KINGSTON **NOTICE OF MEETING**

BOARD:	Conservation Commission
DATE & TIME:	Wednesday, February 8, 2023 @ 6:30 PM
MEETING LOCATION:	Town House-26 Evergreen St. Room 200 & VIA ZOOM
AUTHORIZED SIGNATURE:	Matt Penella, Conservation Agent

This meeting notice is being posted on the Official Town House Bulletin Board, pursuant to General Law Chapter 30A, Section 20. Said notice and agenda must be filed in the Office of the Town Clerk at least **48 HOURS** prior to such meeting. Such filing and posting shall be the responsibility of the officer calling such meeting.

For those who want to watch this meeting, it is being broadcast by PACTV on Comcast 15 or Verizon 42 and streamed on YouTube at www.pactv.org/stream.

For anyone wishing to speak during the meeting, you are welcome to join us in person in room 200 or to join the Zoom call.

This meeting is being recorded by PACTV. Anyone intending to make an audio or video recording of this meeting should notify the Chair.

AGENDA

6:30 PM – CALL TO ORDER – ROOM 200

SIGNING DOCUMENTS:

ACTION ITEMS:

1. Signatory Authorization

ENFORCEMENT:

1. 164 Pembroke St

MEETING MINUTES:

UPDATES:

1. Mulliken's Reimbursement

PUBLIC HEARINGS:

1. **Section A – 8 Smelt Pond Road (Map 89 Lot 18) - Applicant Requested Continuation until February 22, 2023**
Applicant: Daniel Pepe; Representative: Dillon Brady, Grady Consulting LLC. Notice of Intent (NOI) for the construction of an addition to an existing single-family dwelling within 100' of a wetland resource area.
2. **Section B – 23 Spruce Street (Map 38 Lot 72)**
Applicant: Charlene Nazaretian; Representative: Joseph Webby, Webby Engineering, Inc. Notice of Intent (NOI) for the razing of an existing single-family dwelling and construction of a new single-family dwelling within 100' of a wetland resource area.

ADJOURN:

NEXT REGULAR MEETING:

Join Zoom Meeting

<https://pactv.zoom.us/j/96816332793?pwd=WmZRUWhTc0dsWUxrNGhSSjBNdDFldz09>

Meeting ID: 968 1633 2793

Passcode: 756156

Or, dial by your location

+1 929 205 6099 US (New York)

This meeting of the Conservation Commission will be held in-person at the location provided on this notice. Members of the public are welcome to attend this in-person meeting. Please note that while an option for remote attendance and/or participation is being provided as a courtesy to the public, the meeting/hearing will not be suspended or terminated if technological problems interrupt the virtual broadcast, unless otherwise required by law. Members of the public with particular interest in any specific item on this agenda should make plans for in-person vs. virtual attendance accordingly.

The Town of Kingston advises its employees and the public that it does not discriminate based on a person's disability in employment or in access to its programs, services, and activities. This meeting location is accessible to people with disabilities. The Town of Kingston has designated Paul Armstrong to coordinate efforts to comply with the requirements of Executive Order 526, the Americans with Disabilities Act, the federal Rehabilitation Act and various other federal and state laws protecting the rights of people with disabilities.

If you have a disability and require a reasonable accommodation to fully participate in this event, please contact the ADA Coordinator no later than forty-eight (48) hours prior to the event by phone at 781-585-0505 or email parmstrong@kingstonma.gov to discuss your accessibility needs. Requests for accommodations or modifications made within the forty-eight (48) hour window will be honored to the maximum extent feasible, but it may not be possible to fulfill them.