

TOWN OF LUNENBURG

Lunenburg Conservation Commission

Jennifer Pewtherer	<i>Chair</i>
Richard Bursch	<i>Vice Chair</i>
Michael Larouche	<i>Clerk</i>
Jeffrey Viviano	<i>Member</i>
Chris St Germain	<i>Member</i>
Peter Stella	<i>Member</i>
Mary Wilson	<i>Member</i>



Tel: (978) 582-4146
960 Massachusetts Ave
Lunenburg, MA 01462

Herlin Jaime – Interim Consv. Admin
Michael Gale – Admin Asst.
Logan O’Connell – Temp Admin Asst.

MINUTES

Wednesday, 2025-06-18 – 7:00 P.M. | Zoom (Remote)

CALL TO ORDER *(NOT INCLUDED IN RECORDING)*

Roll Call: R. Bursch, M. Larouche, J. Viviano, C. St Germain, M. Wilson. Absent: J. Pewtherer, P. Stella
Call to Order at 7pm by R. Bursch

1. **CALL TO ORDER**

2. **ANNOUNCEMENTS**

- a. Public Comment. None
- b. Commissioner comments:
 - i. R. Bursch welcomed Teddy Doucette as a new member starting with the July 9 meeting.
 - ii. M. Wilson: Noted that tonight is Jeff Viviano’s last night and wanted to thank him for his service. Additional thanks and congratulations from other Committee members.
 - iii. R. Bursch discussed moving July meetings from July 2 and July 16 to July 9 and July 23 and to determine if a quorum would be present.

3. **NEW PUBLIC HEARINGS**

- a. 5 Electric Ave – RDA-25-6
Request for Determination of Applicability by Kenneth Cloutier for removal of existing decorative stone to be replaced with new 18’x58’ stone patio & wall using permeable patio pavers (RDA-25-6)
- b. Questioned how the necessary equipment would get to the site. They will come in from the front and replace anything that needs to be temporarily moved. Will need erosion protection prior to starting the project.
- c. Patio will pitch towards 2A.
- d. Covers to grease tanks will be removable.
- e. M. Wilson confirmed with the applicant that the patio will match the square portion of the building and will not extend to the length of the L-shaped extension.

Motion:	M. Wilson, for a negative determination with the provision for silt fence and hay bales be built at the 50-foot line as erosion protection extending northward toward 2A. No storage of stone inside the 50-foot zone. Use permeable polymetric sand between the stone, description to be posted on OpenGov.		
Second:	M. Larouche		
Vote:	M. Larouche – AYE	M. Wilson – AYE	J. Viviano - AYE
	C. St. Germain – AYE	R. Bursch – AYE	P. Stella, J. Pewtherer - Absent

4. **CONTINUED PUBLIC HEARINGS**

a. 67 Island Rd – RDA-24-9 (Cont. From 05-07 to 06-18)

Request for Determination of Applicability by Melissa Cannavino for the renovation of a patio, stairs, and walkway within the 50-foot buffer zone of Hickory Hills Lake. (RDA-24-9).

Received a request for continuance.

Motion:	M. Larouche, for a continuance to July 9		
Second:	M. Wilson		
Vote:	M. Larouche – AYE	M. Wilson – AYE	J. Viviano - AYE
	C. St. Germain – AYE	R. Bursch – AYE	P. Stella, J. Pewtherer - Absent

5. **ADMINISTRATIVE DETERMINATIONS**

5 Park St Ter – [CAD-25-9](#)

Motion:	M. Wilson, to approve Herlin Jamie’s recommendation that the proposal does not require a filing		
Second:	M. Larouche		
Vote:	M. Larouche – AYE	M. Wilson – AYE	J. Viviano - AYE
	C. St. Germain – AYE	R. Bursch – Abstained	P. Stella, J. Pewtherer - Absent

a. **Extension Request Permits:** None

b. **Certificates of Compliance:**

i. 564 Page St – COC-25-8

R. Burch reviewed the findings of Oxbow Associates and recommended approval. Other members visited the site and agreed to approve.

Motion:	M. Wilson, to approve the Certificate of Compliance for 564 Page St.		
Second:	M. Larouche		
Vote:	M. Larouche – AYE	M. Wilson – AYE	J. Viviano - AYE
	C. St. Germain – AYE	R. Bursch – AYE	P. Stella, J. Pewtherer - Absent

c. **Notice of Project Change:** None

6. **ENFORCEMENT**

a. **Violations, Enforcement Actions, and Hearings:**

- i. 10 Mass Ave: No update
- ii. 1168 Mass Ave Rear: No update
- iii. 40 Fire Rd 12: Since this is Town property, uncertain if a Certificate of Compliance is required.
- iv. 390 Howard St: No update
- v. 48 Meadow Ln: No update
- vi. 1147 Mass Ave: No update
- vii. 314 Highland St: No update
- viii. 199 Mass Ave: No Update

b. **Emergency Certifications:** None

7. **NEW BUSINESS**

a. Topics Unknown – 48 Hrs. Advance of Meeting

- i. 390 Howard Street (rev. 2025-06-07)

This will lose quorum after this meeting; the application will need to be recommissioned. We were close to the end but did not receive the final drawing. A new filing will get a new OpenGov record, but we can waive the filing fee.

8. **OLD BUSINESS**

- a. Peer Review Process; have begun reading processes of other towns
- b. Default Continuations Practice; No update
- c. Conservation Budget;
 - i. To ensure no interruption in MACC services

Motion:	M. Wilson, to approve the payment of \$525.00 for MACC dues for members and admin access from July 1, 2025, to June 30, 2026		
Second:	M. Larouche		
Vote:	M. Larouche – AYE	M. Wilson – AYE	J. Viviano - AYE
	C. St. Germain – AYE	R. Bursch – AYE	P. Stella, J. Pewtherer - Absent

d. **Encroachment Issues:** None

e. **Open Space & Land Use:**

- i. Chapter 61 OpenGov Workflow: M. Wilson is working on a grant for the parking areas and needs to get cancelled checks for payments to our consulting engineering firm.
- ii. Grants Update: No update
- iii. Conservation Land Improvement: No update

f. Hollis Rd Residence:

- i. Lease Agreements & Tenant Responsibilities

M. Larouche noted that the back yard is not being mowed but that the butterfly habitat is in good shape.

g. Committee Reports – Any Update:

- i. Open Space: meetings scheduled in July and August.
- ii. Storm Water: No update

9. COMMUNICATIONS / PUBLIC COMMENT

10. UPCOMING MEETING SCHEDULE:

- a. 2025-07-09 by Zoom

11. ADJOURN

Motion:	M. Larouche, to adjourn at 7:53PM		
Second:	J. Viviano		
Vote:	M. Larouche – AYE	M. Wilson – AYE	J. Viviano - AYE
	C. St. Germain – AYE	R. Bursch – AYE	P. Stella, J. Pewtherer - Absent