

**Hubbardston Conservation Commission Minutes**

**Library Building**

**March 6, 2013**

Meeting called to order at 7:00 p.m.

Members: Steve Mossey, Larry Therrien, Mike Stevens

**Motion: Larry Therrien**

**Second: Mike Stevens**

Motion made to approve the February 13, 2013 minutes with no corrections. All in favor, motion carried.

**First Order of Business:**

Gary Lorden of Benjamin Builders came to the meeting to discuss the property at 34 Navajo Road, House 16. G. Lorden reminded that board that back in 2003, he originally had a building permit that was rescinded due to Nitrogen Loading. Recently, G. Lorden acquired two additional lots, lot # 555 and 556. Ed Boucher shot the site and saw what part of it was under water. G. Lorden is building a two bedroom house. G. Lorden also brought in a copy of the deed which shows a restriction for a two bedroom property and that the three pieces of property will be kept together, never separated, and the other two lots would not be built upon. The deed restriction was written up by Attorney Tom Gustafson. G. Lorden is looking to have the Conservation Commission sign off on the building permit. Mike Stevens said if G. Lorden reshoots the property, that we would like to have a copy of it. M. Stevens also said that in the springtime that we need to look at what is underwater and go to the DEP with the results.

**POA: The Conservation Commission authorized Toni to sign off on Conservation Commission spot on the permit when G. Lorden gets it.**

Mike Stevens and Steve Mossey will be attending the Selectmen's meeting to discuss a grievance. Files were given to S. Mossey to bring with him to the meeting.

S. Mossey and M. Stevens asked Toni to fill out a Certificate of Compliance for Mr. James McWilliams of 19 Morgan Road.

**POA: Toni will fill out Cert. Of Compliance and mail original to Mr. McWilliams.**

**Motion: Larry Therrien**

**Second: Steve Mossey**

Motion made to pay Conservation Commission members who are working on NOI issues as a Conservation Commission Agent, an agent rate of \$45.00 per hour from the NOI account. All members are in favor, motion approved.

**Motion: Mike Stevens**

**Second: Larry Therrien**

Motion made to allow Toni to sign the vouchers for the Conservation Commission and have her show us any vouchers signed at the next meeting.

**POA: Toni will sign vouchers and will give a copy of these minutes when they are signed to the Accountant to let her know as well.**

**Motion: Mike Stevens**

**Second: Larry Therrien**

Motion made to appoint Steve Mossey to the Community Preservation Committee with Mike Stevens as an alternate.

**Motion: Larry Therrien**

**Second: Mike Stevens**

Motion made to close meeting. All were in favor. Meeting adjourned at 7:29 p.m.

Approved:  Date: 4/3/13

