

RYE CONSERVATION COMMISSION

Site Walk Minutes

Friday, June 29, 2018

Meeting was called to order by Chair King at 10:30 am.

RCC members present at site walks: Chair Sally King, Vice Chair Suzanne McFarland, Members Jeff Gardner, Jaci Grote, Heather Reed and Mike Garvan.

10:30 am: Ocean Boulevard, Map 008, Lots 58 & 59 Owner: Joseph Goss

Present: Michael Garrepy, Tuck Realty; Joe Coronati, Jones & Beach Engineers

The Rye Conservation Commission (RCC) conducted a site walk at Ocean Boulevard to evaluate a proposed subdivision of 5 homes. Mr. Garrepy said the latest design called for the roadway to be lowered by 2 feet so that less fill is required. The finished grade would be 2 feet above the current level of the field. There would be no guard rail or retaining wall required with the new road design. He also indicated that he would be seeking a variance to make the road and cul de sac 20 or 22 feet wide.

The homes would have a half wall walkout to reduce the amount of fill required. The septic systems will be the clean solutions type of high level treatment. Member Gardner was concerned about the trees on site, particularly the ones in the wetland buffer. Mr. Garrepy said there were no plans to cut the trees in the 100 foot buffer and that the trees shown on the plan were to be left. Member Gardner suggested that the trees which are to remain should be marked so that the tree cutters wouldn't make a mistake. He also suggested that the 100 foot buffer be marked before any construction begins. Because of the proposed change in use along the wetland buffer – from field to lawn – he suggested that a 50 foot deep buffer of native plants be installed along the entire wetland boundary on the wetland/field interface.

Chair King expressed her view that if the frontage variance on Harbor Road was denied, the frontage on Ocean Boulevard was not acceptable. To use that frontage would require a bridge or road through a large wetland and she would not support a variance to allow that. Member Grote also expressed concern that the number of units was too great given that the only accessible frontage is on Harbor Road.

11:15 am: 660 Central Road, Tax Map 005 Lot 22 Owner: William Schleyer

Member Heather Reed was not present.

The RCC conducted a site walk at 660 Central Road to look at rock removal in the 100 foot wetland buffer. Mr. Schleyer's son has been removing rocks on his property to try and improve walking access to Eel Pond. He has removed some rocks in the 100 foot buffer. The removal of the rocks has left some holes that are a hazard. Mr. Schleyer said that no more rocks will be removed in the buffer and that if he plans to fill the holes, he will get a permit.

Commission members also noted that there may be a wetland buffer violation on the property immediately south of 660 Central.

Meeting adjourned at 11:30 am by Chair King.

Respectfully submitted,

Francis P. (Mike) Garvan II, Clerk