



**Dighton Conservation Commission
Public Meeting Agenda
Thursday 7/17/2025**

RECEIVED
Town Clerk-Dighton, MA
JUL 15 2025
Time: 10:56 AM
By: RL

Public Meeting Opens at 6:00 PM at the Old Town Hall, 1111 Somerset Ave, upper level. This meeting is video, and audio recorded for Cable Broadcast and Internet posting on "www.dighton-ma.gov", and YouTube.

Meeting starts with the **Pledge of Allegiance**

HEARINGS & POSSIBLE DELIBERATIONS

Review/Discuss/Act Continued Hearing: Notice of Intent (NOI) application from Carl Rebello of Bell Farm Estates, LLC at 0 Milk Street & 0 Council Oak Way (Map 17, Lots 109, 135, & 208) for the construction of a 26-lot subdivision with associated roadway and infrastructure- "Bell Farm Estates". A portion of the work falls within jurisdictional wetland resource areas (MADEP File# SE017-0520). Weston & Sampson provided a peer review.

Review/Discuss/Act New Hearing: Request for Determination of Applicability application (RDA) from Nina & John Mourau at 1070 Smith Street (Map 10, Lot 15-02) for an after the fact filing to widen an existing driveway, place gravel for parking, re-locate existing shed onto new gravel area, construct retaining wall, construct playground, restore disturbed area with a conservation seed mix, re-direct roof drains into a subsurface drain pipe and re-loam and seed all disturbed areas. Most of the work falls within a regulated wetland buffer zone.

Review/Discuss/Act New Hearing: Notice of Intent (NOI) application from Shaw's Boat Yard, Inc. for the proposed construction of a boat storage building and appurtenances within 100 ft of a bordering vegetated wetland 200 ft of the Taunton River and within land subject to flooding at 86 Main Street (Map 17, lot 1).86 Main Street (MADEP File# SE017-0520).

Review/Discuss/Act New Hearing: Request for Determination of Applicability (RDA) application from Jane Kalashnikoff for a proposed shed within 100 ft of a bordering vegetated wetland at 977 Stonegate Landing (Map 9, lot 4).

Review/Discuss/Act New Hearing: Request for Determination of Applicability (RDA) application from Fernando and Glenda Arruda for the proposed repair and expansion of deck within 100 ft of a bordering vegetated wetland at 2134 Horton Street (Map 7, Lot 26-1).

CERTIFICATE OF COMPLIANCE

Review/Discuss/Act: MADEP File# 017-048 Hart Street Improvements NOI regrade the existing ditch to create a widened grassed swale, construct intermittent check dams within the swale, construct Cape Cod berms between the roadway and the swale, and install a Rain Guardian Turret.

ENFORCEMENT

Review/Discuss/Act-2371 County Street (Map 20, Lot 65) Proposed Mitigation Plan by Northcounty Group, Inc. revised 8/6/24. Received revised mitigation plan on 1/16/24. Reviewed revised mitigation plan on 1/22/25. Some edits remain to comply with earlier requests. Consultant met with Agent and member to review plan. Further edits are necessary to comply with the agreed upon edits. Site visit with MassDEP

scheduled for 3/6/25, the result of the site visit is as follow: John DeSousa will deliver a revised plan by March 31st, 25; The revised plan will undergo review at the April (April 17th) Conservation Commission hearing; and Implementation (work begins) within two weeks of the final plan approval (Mid-April). Implementation shall begin within two weeks of the April 17th Conservation Commission hearing. The plan revisions were emailed to the consultant again on 3/12/25. A revised plan was received on 3/28/2025. At our 4/17/25 meeting we reviewed and approved the plan with conditions as shown on plan notes. Work was to commence within 2 weeks of approval. *Email from Northcounty Group received on 6/23/25. On 7/9/25, the Conservation Agent sent an email stating, we have not received a request for an inspection for either matter. Please reply-all and provide an update here on each. No response has been received.*

2470 Pleasant Street (Map 20, Lot 55) - Previous filling made to wetland on property. Agent sent a second certified letter on 4/10/25. *Email from owner received on 5/13/25 and on 7/3/25.*

710 Center Street (Map 9, Lot 154) – Violation (cutting & clearing) on the Conservation Restriction land observed. Follow-up letter sent out on 12/30/24. *Phone conversation on 6/18/25. Owner attended our 6/26/25 meeting and agreed to install placards.*

880 Hart Street (Map 19, Lot 2) –Multiple violations - Existing Conditions & Mitigation Plan by Northcounty Group, Inc. dated 10/16/24, revised 12/16/24 Site visit on 1/8/25. MassDEP contacted us on 2/6/25 to set up a site visit. Site visit with MassDEP scheduled for 3/6/25, the result of the site visit is as follow: it was discussed John DeSousa will deliver a revised plan by 4/30/25; The revised plan will undergo review at the May Conservation Commission hearing; and Implementation (work begins) within two weeks of the final plan approval. A new plan was received on 5/7/25 and approved at our 5/15/25 meeting and work was to commence within two weeks of the final plan approval. *On 7/9/25, the Conservation Agent sent an email stating, we have not received a request for an inspection for either matter. No response has been received.*

1070 Smith Street (Map 10, Lot 15-2) Wetland violation (cutting & clearing) Follow-up letter sent out on 12/30/24. Zenith Consulting contacted me on 1/2/25 that they are working on a filing coming to us soon. Agent observed earthwork on the property on 5/7/25. Agent emailed owner and consultants on 5/7/25 to stop work. *Site visit on 5/29/25. RDA with proposed plan submitted 6/9/25.*

1030 Oak Street (Map 6, Lot 27) Wetland violations (clearing, cutting, filling) Site visit with new owner (Oliveira Investments c/o Ronald Oliveira) on 11/12/24. NOV sent on 2/10/25 via certified mail. Site visit scheduled for 3/18/24. Restoration work with erosion controls is underway. *Update.*

2134 Horton Street (Map 7, Lot 26-1) New wetland violation observed when on-site for a pre-application site visit for a shed. Owner will attend meeting. Site visit scheduled for 3/18/24. At our 4/17/25 meeting we reviewed and approved the restoration plan. *The RDA was received and being reviewed on 7/17/25.*

260 Country Hill Drive (Map 9, Lot 17-19) Complaint received. New buffer zone violation observed on 4/9/25. A site visit was conducted on 5/5/25. *An additional site visit was scheduled with the owner and conducted on 7/14/25.*

662 Somerset Ave (Map 9, Lot 18) Complaint received. New wetland violations observed on 4/23/25 at site visit. *An additional site visit was requested.*

2365 Elm Street (Map 20, Lot 91) Violations observed when Agent was on-site for site visit for building permit for shed. *Update.*

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2625 Lewis Street (Map 21, Lot 47C) New buffer zone violations observed on 5/8/25. *Update*

OTHER BUSINESS

Presentation Muddy Cove Dam Project Introduction by Geosyntec

Review/Discuss/Act— Proposed warrant article for Conservation Revolving Fund

Review/Discuss/Act- Meeting Minutes (4/17/25)

Bills Payable – Review Bills Payable since last meeting

Review/Discuss/Act – Re-Organization

Review/Discuss/Act – Signature authorization FY26

Review/Discuss/Act— SRPEDD red-lined version of the Conservation Subdivision Bylaw

CORRESPONDENCE

Review/Discuss/Act: BOH Meetings 5/20/25 & 6/17/25 & complaint regarding 1901 Milk Street

PUBLIC INPUT

ADJOURNMENT

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This Agenda is subject to revisions/additions prior to the meeting to extent allowed by law. The Council on Aging is a Handicapped Accessible Building.

The next Conservation Commission Meeting is Thursday, August 28th, 2025