

Town OF STERLING
Earth Removal Bylaw Review Committee
March 21, 2019

MEETING:	<p>Chairman Lane called the Earth Removal Bylaw Review Committee meeting to order at 2:05pm. The following members were present: Chairman Richard Lane, Civil Engineer Shaun Francis, Building Commissioner Sarah Culgin, and Town Planner Domenica Tatasciore. Carl Corrine participated via conference call.</p> <p>Judith Doherty attended as minute taker.</p>
Minutes	<p>Chairman Lane requested that the minutes of February 14, 2019 be amended so that header indicates that the minutes are for the ERBR Committee. Mr. Shaun Francis moved to accept the minutes with the amendment. Commissioner Culgin 2nd. Motion unanimously approved.</p> <p>Chairman Lane distributed the latest version of the Earth Removal Bylaw draft for review and facilitated discussion regarding Chapter 63 "Earth Removal By-law document". He solicited edits from group members and remarked that KP Law will work on final wording.</p> <p>Lane noted 63.4 grandfathers in operations and raised a need for further regulation. Commissioner Culgin requested that the bylaw state that "any expansion or mining activity must be by permit" and questioned the use of the word "footprint."</p>
Discussion	<p>Mr. Francis expressed his concern that the term "customary use" is vague language and suggested using specifics in the bylaw, such as "farming, gardening, and nursery less than 300 cubic yards."</p> <p>The consensus of the committee was that the proposed language of "Not to exceed 1000" should be used in the proposed bylaw.</p> <p>The group agreed that the language "the permit holder and /or the operator of" should be used in place of "applicant" (63-11B).</p> <p>For ease and to make sure of a back-up in case materials were lost, Commissioner Culgin proposed that applicants attach conditions to each renewal application. The committee decided to add the wording - "Each permit renewal must include a copy of all previous conditions of approval (prior and new conditions) set forth." to the section on renewals (63-8, C 8)</p> <p>They discussed storm management. Commissioner Culgin requested that she be given sufficient authority and that there be sufficient consequences should there be an issue with inappropriately managed storm water.</p> <p>Chairman Lane suggested that the committee assist in application development.</p> <p>The group talked over the presentation at town meeting. Members agreed that Lane will present the proposed bylaw, with assistance from committee members, as appropriate. Chairman Lane will share his proposed summary via email.</p> <p>The committee approved the amended bylaw draft, on the condition that changes be reviewed by KP Law. Lane praised group members for a fair and objective process with "great discourse." He particularly thanked Shaun for his hours of diligent involvement.</p>

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The group talked over the presentation at town meeting. Members agreed that Lane will present with committee members close by. Lane plans to write a summary and in his remarks intends to explain to the public “why we need a new bylaw.” He will circulate a plan of his comments by email.

Town Planner, Domenica Tatsciore moved to adjourn at 2:33. Commissioner Culgin 2nd. Unanimously approved. Motion carried.