SUDBURY CONSERVATION COMMISSION AGENDA
Monday, November 16, 2026
7:00 Virtual Meeting

****

Applicants and their representatives must limit their total presentation time to ten minutes.
Follow-up comments and statements shall be limited to a maximum of three minutes per speaker.
The Chairman may take any of the following agenda items out of order to accommodate people present
****

On March 28, 2025, Governor Healey extended certain provisions of the State of Emergency Order issued on March 12, 2020, allowing public bodies greater flexibility in utilizing technology in the conduct of meetings under Open Meeting Law. The Town has decided to extend the "remote participation" procedures allowed under Governor Baker's Emergency Order.

The public may participate in this meeting via Remote Participation:

- **From your computer, smartphone or tablet: *https://zoom.us/j/98803339162***
- **From your phone: 978-639-3366 or 470-250-9358**
- **Meeting ID: 988 0333 9162**

Call Meeting to Order via Roll Call

Minutes:

1. **September 14, 2026**
2. **September 28, 2026**

New Wetland Applications:

3. **Notice of Intent: 50 Stubtoe Lane, DEP #301-1476**
   To remove three trees, remove storm damage, and prune trees within the 100-foot Buffer Zone, pursuant to the Wetlands Protection Act and Sudbury Wetlands Administration Bylaw. Frederick & Pamela Chan, Applicant.

4. **Notice of Intent: 18 Wolbach Road, DEP #301-TBD**
   To remove invasive plants within the 100-foot Buffer Zone, 200-foot Riverfront Area, and Bordering Vegetated Wetlands, pursuant to the Wetlands Protection Act and Sudbury Wetlands Administration Bylaw. Samantha Rogers (Sudbury Valley Trustees), Applicant.

Continued Wetland Applications:

5. **Notice of Intent: 87 Moore Road, DEP #301-1424**
   To construct a garage with associated driveway and drainage, relocate an existing fence, and remove trees within the 200-foot Riverfront Area, pursuant to the Wetlands Protection Act and Sudbury Wetlands Administration Bylaw. Dwight D. Henderson, Applicant. (Continued from August 26, October 21, 2024, October 20, 2025, and November 2, 2026)

6. **Notice of Intent: Mass Central Rail Trail (0 Railway - Massachusetts Central Railroad Corridor, from 163 Boston Post Road to Wayland Town Line), DEP #301-1475**
   To construct a shared-use path within the 100-foot Buffer Zone, Bordering Vegetated Wetlands and Bordering Land Subject to Flooding, pursuant to the Wetlands Protection Act and Sudbury Wetlands Administration Bylaw. Amber Christoffersen (DCR), Applicant. (Continued from October 19, 2026)

7. **Notice of Intent: 1011 Boston Post Road (Lot 11), DEP #301-1462**
   To construct a house with associated common driveway, utilities, grading and clearing within the 100-foot Buffer Zone and the local 200-foot Riverfront Area, pursuant to the Wetlands Protection Act and Sudbury Wetlands Administration Bylaw. Reinaldo Faria (Faria Home Improvement), Applicant. (Continued from April 6 and May 11, 2026.) *To be continued to December 14, 2026, without discussion.*

8. **Notice of Intent: 1011 Boston Post Road (Lot 10a), DEP #301-1463**
   To grade, clear, install utilities, and construct a common driveway within the 100-foot Buffer Zone and the local 200-foot Riverfront Area, pursuant to the Wetlands Protection Act and Sudbury Wetlands Administration Bylaw. Reinaldo Faria (Faria Home Improvement), Applicant. (Continued from April 6 and May 11, 2026.) *To be continued to December 14, 2026, without discussion.*

9. **Notice of Intent: 94 Pride's Crossing Road, DEP #301-1455**
   To demolish an existing carriage house and construct a single-family house within the 100-foot Buffer Zone, pursuant to the Wetlands Protection Act and Sudbury Wetlands Administration Bylaw. First Colony Development Co., Applicant. (Continued from September 29, November 17, December 29, 2025, January 26, April 6, and August 24, 2026.) *To be continued without discussion.*

Adjourn Meeting

Meeting Schedule: November 30, December 14 and 28