

**CONSERVATION COMMISSION**

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PETER BAMBER  
KELSEY QUINLAN



**CONSERVATION PLANNER**  
CARLY ROCKLEN

**ASSISTANT DIRECTOR OF  
COMMUNITY DEVELOPMENT**  
HOLLY JONES

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**Norwood Conservation Commission**  
**August 23, 2023**  
**7:30 P.M.**

**Present: John Gear, Kelsey Quinlan, Peter Bamber (remote), Catherine Walsh (remote)**

**Absent: Stephen Washburn**

**Present: Carly Rocklen, Environmental Planner/Conservation Agent, & Holly Jones, Assistant Director of Community Development**

The August 23rd, 2023 meeting was held remotely using Google Meet and in person at the Norwood Senior Center, 275 Prospect St. The meeting was called to order by the Chair, at 7:30 p.m. followed by a roll call and inforamory announcement to attendees regarding meeting procedures.

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**Public Hearings:**

**1. 1 Technology Way, Notice of Intent, Norwood No. 2023-09**

Applicant: Mike Argiros of Alexander Argiros A Trs. Representative: Sam Malafronte of Solli Engineering, LLC.

Project Description: Replication of an isolated vegetated wetland cleared in violation of the Norwood Wetland Protection Bylaw. Had requested continuance to this, August 23, 2023, meeting.

Mr. Malafronte stated that the applicant was requesting a continuance to September's hearing. He said that they were working through getting the conservation easement drafted and finalizing the revisions from the previous submission.

**Motion: Mr. Bamber made a motion to continue to September 13<sup>th</sup>.**

**Ms. Quinlan seconded the motion.**

**Motion passed, 4-0 by roll call vote.**

**2. Hawes Brook Pool Renovation, Notice of Intent, Norwood No. 2023-18, SE 251-0549**

Applicant: Town of Norwood. Representative: Amy Ball, Horsley Witten.

Project Description: The project involves the construction of a new, replacement in-ground outdoor swimming pool, splash pad, pool deck, pavilion, and mechanical/storage building, within areas jurisdictional under the MA WPA and the Norwood Wetlands Bylaw, to address code compliance issues such as a pool leak, failing pump room, and outdated pool equipment, as well as to better serve the Norwood population across age groups and abilities.

Ms. Ball, a senior associate with the Horsley Witten Group, outlined the project's location with the aid of aerial topographical maps and slides. Mr. Marcallow, an architect representing the applicant, stated that he was hired by the Town of Norwood to conduct a feasibility study which commenced in 2021 and ended in 2022. He stated that this project was a result of the findings from that study. Mr. Marcallow said that the impetus for the study was the pool shell itself,

which was leaking an inch of water every day, which equates to 10,000 gallons of chlorinated water leaching into the ground. A proposal was developed that would see the modification of the pool, the replacement of the existing pool shell which has been in place since 1960, as well as the replacement of obsolete mechanical equipment with newer equipment. Mr. Marcallow stated that the pool currently utilizes a liquid chlorine system, and that this liquid chlorine is currently stored in vats in a shed. One project proposal is to move this shed away from Hawes Brook, as its current location possess an environmental risk to the brook. The new system would utilize tablet chlorine system as opposed to liquid chlorine, which Mr. Marcallow stated would greatly reduce the environmental risks to the brook. There is an existing bath house structure dating from 2018 that will remain.

Ms. Ball drew the Commission's attention to the current layout of the site, highlighting the proximity of the mechanical equipment shed to the pool. She also noted the pool's close proximity to Hawes Brook, resulting in a lot of overlapping resource areas. Ms. Ball outlined the proposed improvements to the resource area, which include small alterations to the flood zone, riverfront area, and storm water system, as well as additional plantings in the buffer zone. The planting plan will include native species.

Ms. Rocklen stated that she was excited to learn that the leak in the pool will be addressed, as well as the treatment of stormwater.

Ms. Jones stated that she believed that pulling the shed back from the brook and fixing the chlorine leak would bring about big improvements over the existing conditions.

Mr. Bamber agreed that the proposed plan would bring about significant improvements.

Ms. Walsh asked Ms. Rocklen if she was satisfied with the planting plan.

Ms. Rocklen responded that she was happy with the current planting plan.

Mr. Gear asked for Ms. Rocklen's recommendations. Ms. Rocklen recommended to close the public hearing and to issue an order of conditions with the standard conditions, as well as a condition to say that there should be no further alteration within the restoration area, except as may be required to maintain the area in its restored or mitigated condition. She also stipulated that the restoration or mitigation be successfully completed for at least two growing seasons.

**Motion: Ms. Walsh made a motion to close the public hearing and to accept the Order of Conditions with conditions as stated by Ms. Rocklen.**

**Mr. Bamber seconded the motion.**

**Motion passed, 4-0 by roll call vote.**

#### **Wetland Issues and Updates:**

**1. 115 Plantation Circle CoC request for DEP No. 251-0345 and N2004-05**

Ms. Rocklen stated that she and the engineer John Grassa had visited the site and that the project was built as planned. Ms. Jones said the project was completed approx. 20 years ago, the wetland is not on the property, and the construction was primarily in the outer limit of the buffer zone.

**Motion: Mr. Bamber made a motion to issue a Certificate of Compliance.**

**Ms. Quinlan seconded the motion.**

**Motion passed, 4-0 by roll call vote.**

**2. 1 Technology Way – Violation**

Mr. Malafronte said that prior to the meeting Ms. Jones had requested that he visit the site, check on the stabilization, and if any measures were needed to stabilize the site. He stated that the site had naturally stabilized itself quite well, mainly due to the excessive rainfall that had occurred over the summer. He said that the issue was the groundwater in the neighboring Westwood

property and the groundwater on the slope to the eastern side of the site. Ms. Jones concurred.

**3. 1420 Boston-Providence Turnpike (Wendy's/BJ's) – proposed transformation of infiltration basin to stormwater wetland.**

Ms. Rocklen stated that the property owner had emailed the Commission to request a continuance to the next Conservation Commission meeting on September 13<sup>th</sup>.

**Motion: Ms. Walsh made a motion to continue to September 13<sup>th</sup>.**

**Ms. Quinlan seconded the motion.**

**Motion passed, 4-0 by roll call vote.**

**4. Traphole Brook – mowing by abutter**

Ms. Rocklen said that during a fish electroshocking survey, it was noted that the vegetation was cut close to the water; as a result a letter was sent to the abutter, Thomas Geraghty. She stated that they wanted to discuss how to make sure the area is kept in a sensitive manner going forward, to ensure that the bank stays strong in order to weather storms and other eroding events. Ms. Jones stated that this area was formerly the pond that was seeded and planted after the project. She said they wanted there to be paths down to the water to allow access for neighbors and this was taken into account in the plan for the project. What was intended to be avoided was the broad cutting of vegetation along the banks. Ms. Rocklen added that since it is close to the waterway, an abutter would need permission to make any alterations to the buffer zone.

Mr. Geraghty stated that in June 2023, there were town employees using weedwhackers, heavy-duty lawnmowers, and a hog trimmer. He noted that on the other side of the bank, where there was formerly a pond there is now a riverbank, and the private boundaries of the parcel overlap with conservation land. Mr. Geraghty stated that upon completion of the plans, he reached out and expressed concerns about the stabilization of the banks and healthy plant roots. He said that the weed whacking by the river was selective and limited. He stated that he conducted these measures to eliminate invasive species and growths that would overtake the newly planted saplings if they were not addressed. He said he wanted to continue his weed whacking efforts, as he felt that the riverbank area would quickly become overgrown if such works were not performed. Mr. Geraghty stated that there would be erosion at the site whether he weed whacks or not, because there was not enough backfill in the stabilization process. He said that the DPW was weed whacking in a broad manner as opposed to the selective manner that Mr. Geraghty said he undertook. He said that he wishes to see the bank on the 'public side' of the brook do just as well, but he feels as though it is being neglected. Mr. Geraghty stated that he has now undertaken maintenance works himself on the opposite side of the brook, despite the fact that this is not his responsibility.

Mr. Gear asked Mr. Geraghty if he realized what he did was a violation of Norwood's Bylaws.

Mr. Gear said that Mr. Geraghty may have the best intentions, but if he said that the most appropriate thing for Mr. Geraghty to do would be to take a leave from the Commission if he has an issue and to contact the (*Conservation*) Agent.

Mr. Geraghty said he respects the Bylaw, but there must be an emphasis on the fact that the river restoration project lies within the boundary of a private residential property.

Mr. Gear stated that the bylaws are not arbitrary, a lot of thought went into them, and their purpose is to protect the waterways. He reiterated that only the Conservation Commission had the authority to grant permission to perform cutting works in river buffer zone areas.

Mr. Geraghty then appealed to the Commission for permission to continue cutting in the buffer zone. Ms. Jones stated that if he were to limit the weed-whacking to just a walking path down to the water, a plan could be formed between the Conservation Agent and Mr. Geraghty that could then be filed as a Request for Determination. Ms. Walsh reiterated Ms. Jones' comments, while

also stressing the importance of procedure to Mr. Geraghty.

**5. 16 George F Willett Pkwy – Unpermitted construction of pad for shed at Ellis Pond**

Mr. Gear and Mr. Bamber recused themselves from the discussion as they both reside within 300 feet of the location in question.

Ms. Rocklen stated that a member of the public had contacted the Commission to say that they had seen a pad near to the water. Ms. Jones visited the location and observed the pad, which was particularly close to the water's edge. Ms. Jones added that Ms. Rocklen had sent a letter to the owners of the property asking them to appear at the next conservation meeting on September 13<sup>th</sup>.

**6. Dirty water in Germany Brook downstream of the Willett School**

Ms. Rocklen said that she heard from a local resident that the water downstream of the Willett School in Germany Brook was muddy looking. Ms. Jones visited the site and observed that the Willett School lot was being repaved. She noticed that there was one catch basin that looked as though it had drained soil into the water. Ms. Jones stated that the DPW was managing the project and that she had asked them to reach out to the contractor overseeing the repaving project in order to ensure that the catch basins were better protected.

**Conservation Commission Business:**

**1. Potential survey of Guild Pond**

Ms. Rocklen said they approached Water and Wetland for a cost estimate for the pond to get surveyed and what sort of aquatic vegetation management could be done. She mentioned that the Commission wished to see more people fishing at the pond. Ms. Walsh said that she believes it is not a high cost to pay for something that will be helpful in the long term. Ms. Rocklen stated that she had gone down to the pond recently and that it is currently full of vegetation.

**2. CPC report**

Ms. Walsh said that the Committee met on the 9<sup>th</sup> of August to approve Minutes, review the 2023-2024 schedule, and brainstorm community outreach ideas. She also mentioned that the Committee received information from Ms. Kristen Phelps on the Community Preservation plan update. There are also a few project status reports relating to some ongoing projects. A finance report was also conducted by Mr. Joe Grealy. Ms. Walsh stated that one of the larger issues was the selection of officers and that there was a discussion within the Planning Board about having Mr. Joe Sheen continue for another year, since he is currently the chair.

**3. Agent update**

Ms. Rocklen stated that Norwood Day was approaching, and that the Trails Committee has agreed to help disseminate brochures to the public.

**4. Minutes from 8/02/23**

**Motion: Mr. Bamber made a motion to approve the Meeting Minutes from the 8/2 meeting.**

**Ms. Quinlan seconded the motion.**

**Motion passed, 4-0 by roll call vote.**

**Adjournment.**

**Motion: Mr. Bamber made a motion to adjourn.**

**Ms. Walsh seconded the motion.**

**Motion passed unanimously, 4-0 by roll call vote.**