

CONSERVATION COMMISSION

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**ENVIRONMENTAL PLANNER/
CONSERVATION AGENT**

HOLLY JONES, MSCI

OFFICE MANAGER/SR. ADMIN. ASST.
LYNN MARCHAND

**Conservation Commission Meeting
December 1, 2021
7:30 P.M.**

Present:

Stephen Washburn, Carly Rocklen, John Gear, Catherine Walsh, Peter Bamber, Heather Miller

Also Present: Holly Jones, Environmental Planner/Conservation Agent.

The December 1, 2021 meeting was held remotely using GoToMeeting software.

The meeting was called to order by Chairman Stephen Washburn at 7:30 p.m. followed by a roll call.

Public Hearings:

1. 87 Plantation Circle Notice of Intent No. 251-0531 N2021-14

Applicant: Daniel Cook Representative: Mitch Maslanka, Goddard Consulting, LLC

Project Description: The addition of a 2-story garage, back deck, and front and rear porches within buffer zone to bordering vegetated wetlands.

A request has been received to continue this item to 12/15/2021

Motion: Mr. Bamber made a motion to continue this item

Mr. Gear seconded the motion.

Motion passed unanimously, 6-0 by roll call vote.

Wetland Issues and Updates:

1. CoC request: RoJo Gas Station 83 Boston-Providence HWY. DEP No. 251-0513 Norwood #2020-01

Mr. Luke DiStefano is the representative for the project present at the meeting. Ms. Jones reminds the Commission that this discussion was brought on last meeting when Ms. Rocklen discussed her observations of sediment leaving the site and exiting into the brook during a site visit, she had. The Commission wanted to hear what the plans are for the slope and riprap.

Mr. DiStefano stated they did a site visit to confirm the as built conditions were what the Commission had approved and identified there was sheet flow existing on the property on the site before that has not changed. He states that one foot of riprap had not been installed as a barrier and it needs to be installed so the as built condition is fully compliant.

Ms. Rocklen asks if the one foot of riprap will serve to slow down the water prior to joining the stream and if it will extend along the asphalt area. Mr. DiStefano responds it will go along just the limits of work where they disrupted the asphalt or made modifications on the site, about 75-80 feet from the road. Ms. Rocklen asks if it matches up with the grading of the parking lot, and Mr. DiStefano says yes.

Ms. Rocklen asks how the process works to protect wetlands if it is beyond the original scope of work in a project. Ms. Jones states if there is an impact to a resource area from a property it could be handled as a wetland violation but does not think it could be used in this project, but Ms. Jones will personally reach out to owner to seriously consider putting riprap outside of the scope of work.

Mr. Washburn asks if the installation of the riprap was a pre-existing condition being re-established. Mr. DiStefano states it was part of the overall improvements and could be referred to as a BMP.

Ms. Jones recommends continuing this again to allow the owner time to complete the work.

Motion: Mr. Gear made a motion to continue this until the 12/15 meeting.

Ms. Walsh seconded the motion.

Motion passed unanimously, 6-0 by roll call vote.

2. CoC reissue request: 92 Hazelwood Drive, DEP No. 251-0194 Norwood #N90-12

Ms. Jones this request comes because of the owner selling the property and finding this was an unresolved issue in the deed. The property originally had 2 conditions of compliance for both the state and local issues but did not ever get one on the local level. Ms. Jones states that it is her belief that in 1993 the Commission determined that the work was completed as to plan due to the issue of a certificate of compliance for the state.

Ms. Jones recommends issuing a CoC.

Motion: Mr. Bamber made a motion to issue a CoC

Mr. Gear seconded the motion.

Motion passed unanimously, 6-0 by roll call vote.

3. 83 Morse St. ORAD discussion

Ms. Jones states the Con Com reviewed this question in December 2020 and issued not to extend the ORAD. Due to Covid State of Emergency it has not yet expired and will expire on May 8th of 2022.

The applicant has had the Wetland Resource Area re-delineated by a wetland scientist since then. Mr. Geo Hail is here on behalf of the applicant and summarizes the proposed development and their process, specifically establishing the delineation to create a redevelopment plan that will be submitted to Con Com and Planning Board.

Mr. Hail summarizes the applicant's site, history of the site and that there will be a NOI in front of the Commission before development. He is asking for the Commission to extend the proposal.

Ms. Jones states that some of the delineations seem quite large and is at the same type sympathetic to how much of the area is concrete walls, but some of the old delineation is inside where the concrete walls are now, and Ms. Jones shares her screen with a map to show all of the limits. Ms. Jones has hesitation extending the line.

Mr. Hail responds to Ms. Jones comments and advocates for his clients, stating that his motive is to move the project along and get a redevelopment plan in front of the Commission, he is hesitant due to the fact he has partners who may not want to wait that long.

Ms. Miller asks if the old delineation is actually in the river, which is confirmed, and she states she is concerned about losing jurisdiction over the river itself or bank of the river, not the concrete, and the job of the Commission is to use the most accurate data and is hesitant to use the old delineation.

The Chairman and Mr. Gear agree with Ms. Miller 100%, and both feel pressured to change protocol just to help the applicants schedule.

Ms. Jones recommends continuing to decline to extend the ORAD and recommends the applicant submit a new ANRAD with their new delineation or a NOI with new delineation if they want to confirm the line.

Conservation Commission Business:

1. Endean Orchard Subcommittee update

Ms. Jones updates the Commission that there were 20 trees planted by the DPW and 12 volunteers spearheaded by Mark Negron who also assisted in spreading compost and mulch. There is a 5-foot-tall deer fence around the six smallest trees to protect them from deer predation and the trees were sprayed with organic deer repellent by Mr. Negron.

The Chairman states that ph and nutritional correction could not be applied to soils as outlined by the samples sent to the lab and should be a priority moving forward. He also suggests focusing also on a rudimentary irrigation system- potentially talking to Mark Ryan about what could be done.

Ms. Rocklen asks where people should be directed if they are interested in volunteering. Ms. Jones states she has been directing them to Mark Negron. The Chairman suggests setting up a formal volunteer opportunity with potentially friends of or similar organization.

Mr. Bamber asks when the Con Com plans to address the nutrient issue and water options. The Chairman responds as soon as possible, especially before snow starts to fall. Ms. Rocklen asks if any inquiries had been made to gardeners or plant nursery's about plants they are getting rid of.

The Chairman and Ms. Jones collaborate to send out an email in the next week to meet with the Subcommittee about the Orchard and what was discussed today.

2. CPC report

No report. Meeting next week. There was a meeting for Con Com and Board of Selectman about the Saint Street Park, looking to name it after Bernie Cooper.

3. 2022 Meeting Schedule

Ms. Jones sent the proposed 2022 meeting schedule to everyone- meetings the first and third Wednesday of every month.

**Motion: Ms. Walsh made a motion to approve 2022 Meeting Schedule
Mr. Bamber seconded the motion.
Motion passed unanimously, 6-0 by roll call vote.**

4. Meeting locations

Ms. Jones states that Room 24, the “FinCom” room has reverted to a meeting room and suggests starting to use it in January for those interested. It has a TV set up and is already designed for NCM to broadcast from. If there was an anticipation of a large attendance for the meeting it would be possible to move to the Senior Center or a larger room in Town Hall.

The Chairman asks where the state and the federal government is at in terms of approving virtual meetings. Ms. Jones states that the Open Meeting Law is until April 22nd, and they could extend it, and if it were to expire there would need to be a quorum of the commission in person.

Adjournment:

Motion: Mr. Bamber made a motion to adjourn. Ms. Walsh seconded the motion. Motion passed unanimously, 6-0 by roll call vote.

Meeting adjourned at approximately 8:47 p.m.

Respectfully Submitted by Olivia Haglund