



MEDWAY CONSERVATION COMMISSION MEETING
Sanford Hall, Town Hall
155 Village Street, Medway, MA 02053
7:30 P.M.
Minutes
June 11th, 2015

The Medway Conservation Commission (CONCOM) held its regularly scheduled meeting on June 11th, 2015 at Sanford Hall. In attendance were members Dave Travalini, Ken McKay, Scott Salvucci, Brian Snow, Conservation Commission Agent Bridget Graziano, and Sreelatha Allam, Night Board Secretary

- Called to order at 7:35 P.M.
- CONCOM Chair, Mr. Travalini asked the members of the board if there are any additional items to be added to the agenda

There were none.

- **Approval of Minutes of 3/26/15 and 5/6/15**

Motion was made by Mr. Travalini to approve the minutes from March 26, 2015 meeting, seconded by Mr. Salvucci. Mr. Snow abstained.

Motion was made by Mr. Travalini to approve the minutes from May 6, 2015 meeting with a correction made to Ms. Christine's last name, seconded by Mr. Snow. All were in favor.

Request for Certificate of Compliance-

- **9 Howe Street – DEP # 216-0840- Construction of addition to existing single family home with new deck**

The applicant was present. The Agent noted that the applicant complied with the five plantings requirement within the Order of Conditions, erosion controls have been removed, and the area is stabilized. She noted that the proposed work in its entirety is in compliance.

Motion was made by Mr. Travalini to issue certificate of compliance for 9 Howe Street (DEP# 216-0840), seconded by Mr. McKay. All were in favor.

- **12R Fisher Street – DEP File # 216-0654 Construction of sub-division road and storm water management plan-**

Motion was made by Mr. Travalini to continue DEP# 216-0654 to June 25, 2015 meeting at 7:30 P.M., seconded by Mr. Snow. All were in favor.

- **16 Little Tree Road-DEP# 216-0458- construction of subdivision and single family home**

The applicant was informed of this item on the agenda. The Agent did not receive any communication from the applicant requesting a continuation. CONCOM members expressed that there are inconsistencies in the location of wetland lines and key details on the retaining walls are absent. A survey must be conducted to locate and flag the wetland lines. It must show the correct location of the road and other components of the project.

A motion was made by Mr. Snow to deny the Certificate of Compliance for (DEP# 216-0458), 16 Little Tree Road for the reason that the Commission cannot locate the features and retaining walls as they sit within the wetlands, seconded by Mr. Travalini. All were in favor.

Public Hearings

Notice of Intent 27 Charles Street (DEP# 216-0853) - construction pool, addition, deck within the riverfront area and bordering vegetated plan wetland

Ms. Joyce Hastings from GLM Engineering was present at the meeting as the property owner's representative and the property owners were present. Ms. Hasting presented the proposed project to the Commission. She stated that the house built in 1820 is located at the end of Charles Street adjacent to Charles River. The proposed work will occur outside the flood zone and all the construction activity will occur in the open lawn area. She noted that the applicant agreed to remove the Japanese Knotweed as suggested by the Agent. The Agent reported her comments have been addressed. A site walk was scheduled on June 15, 2015 at 6:00 P.M.

A motion was made by Mr. Travalini to close the hearing for 27 Charles Street (DEP# 216-0853). Order of Conditions will be made available at the June 25, 2015 meeting, seconded by Mr. Snow. All were in favor.

Continued Notice of Intent (4/23/15, 5/14/15)- Reconstruction of Route 109 (DEP # 216-0848)- Proposal to expand existing roadway with wetlands replication Plan titled, " Massachusetts

Department of Transportation Highway Division, Plan, and Profile of Main Street (Route 109)”
Supplemental Documents Notice of Intent

Medway DPS Director and Project Manager, Mr. Tom Holder was present at the meeting with Jeff Howe, Peterson Engineering, wetland Scientist, Art Allen, Route 109 Committee Chair, and Mr. Dennis Crowley. Narrative and revised set of plans addressing CONCOM comments were submitted. Ms. Graziano reported that she approved the planting plan. The applicant agreed to restore the Riverfront area through re-seeding with the appropriate seed approved by the Commission and/or the Agent. This is the first bio-retention area in the Town of Medway and the Agent noted that DEP thought this was an appropriate mitigation for loss of Bordering Land Subject to Flooding. CONCOM member, Mr. Salvucci suggested that the Town must be provided with an O & M plans to maintain the bio-retention areas. The applicant agreed. It was noted that if available, existing soil that's being removed will be used for replication area. CONCOM and/or the Agent must be informed of the specifications and source of the soil material if soil amendments are brought in from outside and there will be conditions set forth in the Order noting the requirements for importing of fill from outside sources and that any new soil material should be free of any invasive species. However, this is not easily achieved, so monitoring may be required post construction. In the replication area plan, Section AA of Page 194, correction/update should be made where it says, "see #3 or November 3". Ms. Graziano reiterated that the Commission is not approving the wetland flags at this meeting. The draft version of the order of conditions will be submitted for the Commission's review and approval. They approved document will be issued at the June 25, 2015 meeting.

A motion was made by Mr. Travalini to close the hearing for reconstruction of Route 109 (DEP# 216-0848) Notice of Intent, seconded by Mr. Salvucci. All were in favor.

Continued (2/12/15, 3/26/15, 4/23/15) ANRAD- Winthrop Street, Woodland Street, Map 15 Lot 19, Map 15 Lot 1, Map8 Lot 19, Map9 Lot 58, Map8 Lot 16, Map19 Lot005, Map14 Lot5 (DEP# 216-841)- Proposal to review wetlands delineation line

Mr. Paul DeSimone of Colonial Engineering was present at the meeting to discuss this agenda item as the applicant representative. Wetland scientist, Mr. Art Allen, Bridget Graziano, and Mr. Simone conducted a site visit. Mr. Allen noted in his report that there is an area under the power lines that has not been inspected and he requested that the applicant delineate this line if planning to proposed work within this area. Mr. Simone asked if an amended ANRAD could be filed for the fifteen flags. Mr. Travalini said that a filed ANRAD cannot be amended and that a separate ANRAD must be filed for the fifteen wetland flags. The Agent stated that an amended ANRAD could be filed but abutters should be re-notified for a new hearing date and a new legal notice generated for the paper. A letter should be submitted to CONCOM stating about the additional area. Depending on the funds available in the contract with Mr. Art Allen, Commission will determine if a re-visit to the site can be done. As part of the contract, the Commission will conduct a site walk with Mr. Allen after all the flags have been identified. Mr. DeSimone stated that after the approval of the ANRAD, a vernal pool specialist will be hired to identify any potential vernal pools in the project area.

All the resources areas that were not flagged shall be included in the NOI application. ORAD will not approved Vernal Pool locations based on Mr. Allen and the Agent's recommendation for time of year requirements.

A motion was made by Mr. Travalini to continue (DEP# 216-841) to July 9, 2015 meeting at 7:45P.M., seconded by Mr. Snow. All were in favor.

Continued (3/26/15, 4/9/15, 4/23/15, 5/14/15) Notice of Intent- Kelley Street Map 49 Lot 32 (DEP# 216-0846)

Mr. Andrews from Andrews Survey Engineering was present at the meeting with J.P. Connolly representing, the applicant Mr. Cory Finklestein. Mr. Connolly presented the proposed work proposed is to build a single family unit and the wetland crossing. He noted the culvert is 20 ft. long and the opening will be 9.5' and will be custom built. Roof run-off will be captured into a dry well, infiltration basin or other unit for capturing stormwater approved by the Agent and/or the Commission. The Commission asked about the ground water level. Mr. Connolly reported that it varies in the project area but in general it is high. Vegetated buffer filter strip will use the existing ground. The disturbed area will be replicated. Mr. Salvucci noted his concerns for bank stabilization. Mr. Connolly stated that the banks will not be affected during construction. However, they will install the proper protection during construction as prescribed by the Agent. This will prevent the banks from over flowing during larger flows. The Commission noted that Any soil fill that will be brought into the project area will have to be approved by the Commission and/or the Agent prior to fill being brought onto the site. For most part wetland replication will be completed through soil translocation. If needed, soil amendment will be brought in but it is not anticipated. Stabilization around the banks must be shown on the plans. Siltation fence will be provided in the replication area. Four bounds shall be provided at WFB58 (at 25' buffer), 58AR (at 25' buffer), 60AR (southern one at the limit of work), 61AR (at the limit of work). Revised plans must address and indicate all the points discussed at the meeting. Calculations showing the sizing of the chamber must be shown on the plans. Pt. 3.04 must address the dewatering issue. Hearing will be closed after the final plans are submitted.

A motion was made by Mr. Travalini to continue DEP# 216-0846 to June 25, 2015 meeting at 7:45P.M., seconded by Mr. Snow. All were in favor.

Notice of Intent John Solari – 25 Javar Road (DEP# 216-0850) - Proposal to construct a 5000 sq.ft. Commercial Building with associated storm water management system

The applicant Mr. John Solari was present at the meeting with the project engineer Mr. David Faist as his representative. A site walk had been conducted by Ms. Graziano (Agent), Mr. McKay and Mr. Travalini on June 3, 2015. Due to long term compaction, the soil is impervious in some portions of the lot. The Agent noted that a portion of the lot is mapped urbanized soils. CONCOM considers the proposed project as considerable improvement to the site compared with the current condition. A 75 foot no-touch waiver was

awarded to the applicant for work within 75' of Bordering Vegetated Wetland within a Zone II. The applicant's representative stated that because of site constraints an oil separator will be used as part of storm water management system. The applicant must present the findings of CONCOM to the Zoning Board of Appeals.

A motion was made by Mr. Travalini to close the hearing for (DEP# 216-0850) 25 Jayar Road, seconded by Mr. Snow. All were in favor. Order of Conditions will be discussed at the June 25, 2015 CONCOM meeting.

Continued (5/28/15) Notice of Intent Tri-Valley Commons- 72 Main Street (DEP# 216-0852)- Proposal to construct three commercial buildings with associated parking lots, utilities, landscaping, and storm water management system

Mr. John Kucich of Bohler Engineering was present at the meeting as the applicant's representative. Mr. McKay and Mr. Travalini conducted the site visit on June 3, 2015. Mr. Kucich reported that CONCOM's earlier comments were addressed by the applicant and a revised Operations & Maintenance plan was submitted. He stated that the property owner will be responsible for maintaining the buildings and the lot and that contact information of the person responsible for the maintenance of the property will be included in the O & M plan. The Commission asked about the sizing of the Stormceptor in order to meet the stormwater standards. Mr. Kucich stated that this has been done. The Commission noted that the embankment of the stormwater basin must be mowed to prevent the growth of vegetation. A condition will be included in the Order of Conditions describing the mowing plan for the property. With the discussion points included, the updated O& M plan and the mowing plan will be submitted to CONCOM Agent, Ms. Graziano.

A motion was made by Mr. Travalini to close the hearing for DEP# 215-0852, 72 Main Street Tri-Valley Commons, seconded by Mr. Salvucci. All were in favor. Order of Conditions will be available at the June 25, 2015 CONCOM meeting.

Discussions

Discussion #1- Vote findings for West Street and Main Street reconstruction with Intersection and storm water management system (Town of Bellingham and Town of Medway) DEP# 216-0851

The draft Order of Conditions was submitted to CONCOM members for review and discussion. CONCOM member, Mr. Salvucci noted that conditions #11 and #13 are similar. Conditions #12 and #14 are similar. Condition # 13 should be modified to read that response will be provided within two hours of any impacts to the wetlands. This was completed by the Agent.

A motion was made by Mr. Travalini to approve the order of conditions set forth in the Order (dated June 12, 2015) as presented at the meeting, seconded by Mr. Snow. All were in favor.

Discussion #2 – Vote to increase Agent (9 hours) per week to (35 total hours) per week and additional for Agent from the Wetlands Protection AC Fund

A motion was made by Mr. Travalini to approve the allowable expenditure and use of up to \$16,842.82 of the Wetlands Protection Fund Revolving Account to increase the Conservation Agent position from 26 hours to 35 hours per week, seconded by Mr. Snow. All were in favor.

Agent's Report

Medway Plaza Site way Inspection

Ms. Graziano reported about a big hole due to a catch basin collapse behind Anne's Market Place in the Plaza. It's been shut down temporarily by the BOH. Ms. Graziano was requested to visit the site due to the issues with the storm water system (one collapsed, and one completely filled catch basin). These catch basins should be pumped out and replaced. She reported that the plaza's storm water system is connected to the Medway storm water system. There are issues with the roof and floor drains. Storm water system needs to be upgraded and the infrastructure to be brought to the code level.

Motion was made by Mr. McKay to adjourn the meeting @ 10:55P.M., seconded by Mr. Snow. All were in favor.

Respectfully submitted,

Sreelatha Allam
Minutes Clerk

Documents Presented at the June 11, 2015 Public Meeting

All documents shall be kept in the Conservation Commission Office files

Request for Certificate of Compliance-

9 Howe Street – DEP # 216-0840- Construction of addition to existing single family home with new deck-

- WPA Form 8A for 9 Howe Street
- WPA Form 5 DEP 216-0840 Order of Conditions issued October 16, 2014
- As-built site plan titled, “Conservation Filing Plan 9 Howe Street, Medway, Massachusetts”, dated 9/18/14 revised 10/6/14 by Lakeview Engineering Associates

12R Fisher Street – DEP File # 216-0654 Construction of sub-division road and storm water management plan

No documents were presented

16 Little Tree Road-DEP# 216-0458- construction of subdivision and single family home-

- Form 8A for 16 Little Tree Road
- Plans titled, “Plot Plan Lot 8 Little Tree Road Medway, MA John Toft” by CEC Land Surveyors, Inc., dated May 15, 2002

Public Hearings

Notice of Intent 27 Charles Street (DEP# 216-0853) - construction pool, addition, deck within the riverfront area and bordering vegetated plan wetland-

- Agent’s Application Summary
- Notice of Intent prepared by GLM Engineering Consultants, Inc. dated May 21, 2015
- Plan titled, “Proposed Site Plan 27 Charles Street Medway, Masscusetts” by GLM Engineering Consultants, Inc. dated June 5, 2015

Continued Notice of Intent (4/23/15, 5/14/15)- Reconstruction of Route 109 (DEP # 216-0848)- Proposal to expand existing roadway with wetlands replication Plan titled, “ Massachusetts Department of Transportation Highway Division, Plan, and Profile of Main Street (Route 109)” Supplemental Documents Notice of Intent

- Document titled, “Non-tidal Wetland Mitigation Area” by Nover-Armstrong Associates, dated
- Copy of the letter (construction sequence for Choate Park Access/Bio-retention area/ Riverfront area mitigation construction) from Nover-Armstrong Associates, Inc. to CONCOM members.

- Plans titled, “Massachusetts of Department of Transportation Highway Division Main Street Route 109” by Greenman and Pederson

Continued (2/12/15, 3/26/15, 4/23/15) ANRAD- Winthrop Street, Woodland Street, Map 15 Lot 19, Map 15 Lot 1, Map8 Lot 19, Map9 Lot 58, Map8 Lot 16, Map19 Lot005, Map14 Lot5 (DEP# 216-841)- Proposal to review wetlands delineation line

- No supporting documentation was presented at this meeting.

Continued (3/26/15, 4/9/15, 4/23/15, 5/14/15) Notice of Intent- Kelley Street Map 49 Lot 32 (DEP# 216-0846)

- Agents application summary, updated 5-14-2015
- wetland filling/ replication document titled, “Lot 1 – Kelley Street Wetlands Replication Schedule, by B&C Associates, Inc.
- Plan titled, “Conservation Plan” by Andrew Survey and Engineering, Inc. dated April 23, 2015 with revision, final revision date for meeting June 4, 2015

Notice of Intent John Solari – 25 Javar Road (DEP# 216-0850) - Proposal to construct a 5000Sq.ft. Commercial Building with associated storm water management system

- Draft Order of conditions- Part II by Agent

Continued (5/28/15) Notice of Intent Tri-Valley Commons- 72 Main Street (DEP# 216-0852)- Proposal to construct three commercial buildings with associated parking lots, utilities, landscaping, and storm water management system

- Application summary by Agent
- Letter from Bohler Engineering titled, “Notice of Intent DEP 216-0852 Tri Valley Commons Main Street Medway, MA”, dated June 11, 2015
- Plans titled, “Site Development Plans for Thurken III” by Bohler Engineering, dated April 27, 2015 and revised May 7, 2015, May 13, 2015, June 9, 2015

Discussion #1- Vote findings for West Street and Main Street reconstruction with Intersection and storm water management system (Town of Bellingham and Town of Medway) DEP# 216-0851

- Draft Order of Conditions – Part II (dated June 12, 2015). Project Site: West Street / Hartford Ave. Intersection/ Drainage Improvements.

Discussion #2 – Vote to Agent increase in (9) hours per week (35 total hours) additional for Agent from the Wetlands Protection AC Fund

- Memo for signatures of the Medway Board of Selectman from Conservation Commission.