

WAYLAND CONSERVATION COMMISSION

Minutes, Thursday, April 2, 2015 7:18 – 9:40PM

Location: Senior Center, Town Building, 41 Cochituate Road, Wayland, MA

Present: Commissioners: Roger Backman, Joanne Barnett, Bob Goldsmith Barbara Howell, Betty Salzberg, John Sullivan (7:25pm). **Chairperson:** Sherre Greenbaum, **Conservation Administrator:** Brian Monahan

Minutes: Andrea Upham

S.Greenbaum opened the meeting at 7:18 pm noting that a quorum was present.

1. **7:18 p.m. – Citizens Time:** This is a time for input to the Commission regarding items that are *not* on the agenda.

No comments were offered.

2. **Land Management Item: Update on Management Activities**

B.Salzberg noted the need for signs to be put up in certain conservation areas. The planned bird walk with John Hines scheduled on May 9 was discussed. S.Greenbaum noted the Commission had written to the land owner and had received no response; a second communication should be sent. Logistics of the bird walk are to be determined and the Commission will discuss more at the next meeting. B.Goldsmith noted the need for the Commission to come up with a plan on how to manage invasive plant species on conservation land. The Commission briefly reviewed the order of Town Meeting articles.

3. **7:30 pm - Continued Public Hearing, Ben Stevens, Applicant, 24/26 Covered Bridge Lane; DEP File No. 322-834:** Notice of Intent filed pursuant to the MA Wetlands Protection Act and a Chapter 194 application filed pursuant to Wayland's Wetlands and Water Resources Protection Bylaw, Chapter 194, filed by Ben Stevens, for work at 24/26 Covered Bridge Lane, Wayland proposing to construct two single-family houses and related site work, portions of which are within riverfront area and wetlands buffer. The property is shown on Assessor's Map 35, Parcel 0300.

Ben Stevens of Trask, Inc. and Stephen Garvin of Samiotes Consultants were present for the discussion. Copies of Samiotes Consultants' recent letter providing calculations on the project were handed out and it was noted that the DEP File number on the correspondence was meant to be the current project, DEP File 322-834. Mr. Stevens handed out a declaration regarding the Association agreement concerning the 30-foot no-disturb area. B.Monahan noted they can add a condition to the decision noting that they can get a copy of the agreement within thirty days of the date of the decision. B.Goldsmith noted the need for required documents to be routinely stamped and signed by a Professional Engineer for the record. B.Monahan commented that when extrapolating from a stamped plan, it is a good idea to follow that procedure. Mr. Garvin said he can put together a complete calculations package stamped and bound.

The Commission made the following votes contingent upon documents stamped by a Professional Engineer being received by the Commission as discussed.

Motion to close the hearing under the Wetlands Protection Act;	Seconded 7-0
Motion to close the hearing under the Chapter 194 Bylaw;	Seconded 7-0

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Motion to require a performance guarantee of \$6500; Seconded 7-0

It was noted by the Commission that the amount of the performance guarantee was based on sensitive resource areas.

4. **7:40 p.m. – Continued Public Hearing – Ben Stevens, Trask Inc., Applicant, 26, 32, and 35 Covered Bridge Lane, DEP File No. 322-830:** Abbreviated Notice of Resource Area Delineation filed pursuant to the Wetlands Protection Act, G.L. ch. 131 s. 40, and the application filed pursuant to Wayland's Wetlands and Water Resources Protection Bylaw, Chapter 194, by Ben Stevens, Trask, Inc. The applicant is seeking the verification of the delineation of the wetland resource areas including wetlands, riverfront area, and buffer zone for land at 26, 32 and 35 Covered Bridge Lane, Wayland, shown on Assessor's Map 35, Parcels 300, 30P, and 30Q.

Ben Stevens of Trask, Inc. and Stephen Garvin of Samiotes Consultants were present for the discussion. B.Monahan noted that current conditions are too wet so Peter Fletcher will be coming out in two weeks during the week of April 20. B.Monahan reported that a week or so before the visit he would need the check in payment of his services.

Motion to continue the hearing to May 7, 2015 under the Wetlands Protection Act; Seconded 7-0
Motion to continue the hearing to May 7, 2015 under the Chapter 194 Bylaw; Seconded 7-0

The demarcation on the back two corners was mentioned.

5. **7:45 pm - Continued Public Hearing – Town of Wayland/Planning Department, Applicant, 484-490 Boston Post Road, DEP File No. 322-832:** Public Hearing to consider an Abbreviated Notice of Resource Area Delineation pursuant to the Wetlands Protection Act, G.L. ch. 131 s. 40, and the application filed pursuant to Wayland's Wetlands and Water Resources Protection Bylaw, Chapter 194, by Town of Wayland – Planning Department – Sarkis Sarkisian. The applicant is seeking to obtain resource area delineation of a project site located at 484-490 Boston Post Road, Wayland, shown on Assessor's Map 22, Parcels 3, 6, and 7.

The Applicant or representative was not present to represent the discussion.

6. **Minutes**

Motion to approve the March 12, 2015 Minutes as amended and discussed; Seconded 7-0

7. **7:50 p.m. – Public Hearing, Wayne Henderson, Applicant, 1 Winthrop Terrace, DEP File No. 322-839:** Notice of Intent filed pursuant to the MA Wetlands Protection Act and a Chapter 194 application filed pursuant to Wayland's Wetlands and Water Resources Protection Bylaw, Chapter 194, filed by Wayne Henderson for a septic system repair/replacement at 1 Winthrop Terrace, Wayland, MA shown on Assessor's Map 29, Parcel 69.

Vito Colonna of Sullivan, Connors & Associates was present for the discussion. Mr. Colonna summarized: The property is a 24K square-foot lot with an existing four-bedroom house and a pond in back. The septic in failure is in the back of house and was shown on the plan with the existing tank 24 feet off the wetlands. The proposed system was moved as far away from the wetlands as possible moving from a 35-foot distance previously to now 80 feet away from the wetlands with the new tank now 30 feet away. The limit of work is in the existing lawn area. There is approximately 4K square

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feet of disturbance with a stockpile area outside the 100-foot buffer available if needed. One tree was discussed which Mr. Colonna felt they could get around without disturbance.

B.Monahan asked if they had surveyed the lot and Mr. Colonna confirmed they had. B.Howell asked about the plan which noted something five feet from the bank, and Mr. Colonna confirmed there are existing retaining walls. Mr. Colonna commented that the system is a gravity system. B.Goldsmith asked if the drawing shows the elevations and Mr. Colonna confirmed it does. B.Monahan asked how deep the galleys are and Mr. Colonna confirmed less than 3' below grade. Mr. Colonna indicated the Board of Health has signed off on the project. B.Monahan noted that the Permit will contain a condition that the driveway shall remain gravel. Mr. Colonna said there will be an inspection before the concrete galleys are fully covered. B.Monahan noted that there appears to be an open file on the property from a previous project and discussion ensued. B.Monahan noted that the Permit will contain a condition that within 45 days of issuance the applicant/representative shall note any deficiency in the DEP File 322-541 project after a compliance review of the old file. B.Monahan noted that DEP File 322-541 notes conditions concerning a dry well and the need for compliance with outstanding items. B.Monahan requested that a plot plan be produced for the Commission.

The following vote was taken based on the above conditions as discussed being met:

Motion to close the hearing under the Wetlands Protection Act;	Seconded	7-0
Motion to close the hearing under the Chapter 194 Bylaw;	Seconded	7-0

Motion to issue a Permit under the Chapter 194 Bylaw;	Seconded	7-0
Motion to issue an Order of Conditions under the Wetlands Protection Act;	Seconded	7-0
Motion to require a performance guarantee of \$2500;	Seconded	7-0

8. Continued Public Hearing, Ben Stevens, Applicant, 24/26 Covered Bridge Lane; DEP File No. 322-834

Motion to issue a Permit under the Chapter 194 Bylaw;	Seconded	7-0
Motion to issue an Order of Conditions under the Wetlands Protection Act;	Seconded	7-0

9. Land Management

B.Monahan reported that he sent out two requests for Open Space proposals.

10. 8:30 p.m. – Continued Public Hearing, George Howell, Applicant, 107 Dudley Road, DEP File 322-836: Notice of Intent filed pursuant to the MA Wetlands Protection Act and a Chapter 194 application filed pursuant to Wayland's Wetlands and Water Resources Protection Bylaw, Chapter 194, filed by George Howell for an after-the-fact application to permit an existing 10' x 10' deck at 107 Dudley Road, Wayland, MA shown on Assessor's Map 47A, Parcel 78

Joyce Hastings of GLM Engineering was present for the discussion. Ms. Hastings reported that the need for drainage under the deck was confirmed with the property owners. B.Monahan noted that there had been no comments or concerns expressed by the Recreation Commission as abutters. B.Monahan noted that the Permit will contain the requirement for one inspection report to be conducted and submitted to the Commission in writing when the stone is added.

Motion to require a performance guarantee of \$500;	Seconded	7-0
Motion to close the hearing under the Wetlands Protection Act;	Seconded	7-0

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**Motion to require a performance guarantee of \$1000;
Motion to require a performance guarantee of \$500**

**Seconded 3-4
Seconded 6-1**

13. 9:10 p.m. – Discussion of Tree Cutting – 50 Rich Valley Road

B.Monahan sent notice of tree cutting violation to the property owner with a timeframe given for response and required action and the dates were accepted by the Commission. This item will be discussed at the next meeting.

Motion to accept the deadlines of April 13 for submission of planting plan by the property owner and May 18, 2015 for required replanting; Seconded 7-0

14. Other

a. Comments for Planning Board Applications

B.Monahan can send draft of standard comments to the Commission to discuss at the next meeting and he will tell the Planning Board that comments are forthcoming.

b. B.Monahan noted that the NPDES MS4 Permit is due at the end of April; inquiry had been sent to other Departments with no response thus far.

c. 2015 Annual Town Meeting Update

B.Monahan reported that Article 33 has moved forward and S.Greenbaum worked on the Commission's behalf and signed a P&S to acquire the property at 246 Stonebridge Road for less than the assessed value and \$10K less than the appraised value. B.Monahan discussed pursuing a boat launch. S.Greenbaum read from the Building Department inspection report that the building could not be moved.

d. O&M Plans - Processing Changes

15. Land Management

a. Signage

S.Greenbaum asked the Commissioners to make a note of the signs to be replaced.

16. Adjournment

Motion to adjourn at 9:40 pm; Seconded 7-0

The next **Regular** Conservation Commission Meeting is scheduled for **Thursday, April 16, 2015** in the Wayland Town Building.

NOTE: Per changes to the Open Meeting Law, notice of any meeting of a public body shall include "A listing of topics that the chair reasonably anticipates will be discussed at the meeting". AG's Office guidelines state that the list of topics shall have sufficient specificity to reasonably advise the public of the issue to be discussed.

**TOWN OF WAYLAND
MASSACHUSETTS
CONSERVATION COMMISSION**

LIST OF PUBLIC DOCUMENTS PROVIDED TO THE CONSERVATION COMMISSION

March 13, 2015 to April 2, 2015

March 13, 2015

D-855 Notice to start work (partial) for 17 Hazelbrook Lane from A.Gilson

March 16, 2015

FEMA letter re: Discovery Meetings to Board of Selectmen

322-824 Inspection Report on 37 Rich Valley Road from The Jillson Company, Inc.

New Street Address notification from Building Commissioner – 131-133 Main Street

March 18, 2015

322-816 Inspection Reports for River Trail Place from Sullivan Connors

March 19, 2015

Letter regarding proposed subdivisions at 33 and 41 Shaw Drive from D.Jabs/M.Hagen

322-710 Inspection Report for Fieldstone Estates from H₂O Engineering

D-855 Notice to start work (outside) at 17 Hazelbrook Lane from A.Gilson)

322-836 C91 Waterways License Application for 107 Dudley Road via Selectmen's office

March 20, 2015

Second Supplemental Answer to Plaintiff's Interrogatory, Moss et al vs. Lingley et al, from M.Lanza

March 23, 2015

322-834 Lot area calculations for 24/26 Covered Bridge Lane from Samiotes Consultants

March 26, 2015

ZBA Decision re: 3 Winthrop Road

ZBA Decision re: 65 Glezen Lane

322-833 Inspection Report for 344 Commonwealth Road from Allen Engineering

322-816 Inspection Reports for River Trail Place from Sullivan, Connors

322-837 Revised plans for 12 Crest Road from Sullivan, Connors

March 27, 2015

ZBA hearing notice April 14, 2015 (228 Glezen Lane, 19 Amey Road)

322-812 Notice to recommence work at Happy Hollow Chemical Feed Facility from Tata & Howard

March 30, 2015

Notice of Intent for Mill Pond hydroraking project from Aquatic Control Technology

D-855 Amendment to Permit for gas line connection at 17 Hazelbrook Lane from Metrowest Engineering

Letter re: home expansion plan at 25 White Road and request for review from T.Raymond

March 31, 2015

322-698 2014 Dudley Pond End of Season Report from M.Lowery, WSWQC

April 1, 2015

322-710 Inspection Report on Fieldstone Estates from H₂O Engineering

**TOWN OF WAYLAND
MASSACHUSETTS
CONSERVATION COMMISSION**

April 2, 2015

ZBA continued hearing notice 4/14/15 re: 26 Parkland Drive

Abutter Notification for Mill Pond hydroraking NOI from Aquatic Control Technology

LIST OF EXPENDITURES **March 13, 2015 to April 2, 2015**

No items to report