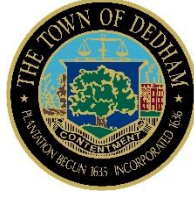


Laura Bugay, Chairperson  
Andrew Tittler, Vice  
Chairperson  
Stephanie Radner, Associate  
Michelle Kayserman, Clerk  
Leigh Hafrey, Associate  
Nick Garlick, Associate  
Eliot Foulds, Associate  
Nathan Gauthier, Alternate  
Sean Hanley, Alternate  
Elissa Brown, Agent  
Renee Johnson, Administrator



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## TOWN OF DEDHAM CONSERVATION COMMISSION

### MINUTES of April 4<sup>th</sup>, 2019

Pursuant to the notice filed with the Town Clerk, the meeting of the Conservation Commission was held in the Lower Conference Room at Dedham Town Hall, 26 Bryant Street, at 7:00 p.m. on Thursday April 4<sup>th</sup>, 2019

#### **The following Commissioners were present:**

Laura Bugay, Chair  
Andrew Tittler-Vice Chair  
Michelle Kayserman, Clerk  
Nick Garlick  
Eliot Foulds  
Leigh Hafrey  
Nathan Gauthier-Alternate  
Sean Hanley-Alternate

#### **The following staff were also present**

Elissa Brown, Agent  
Renee Johnson, Administrative Assistant

#### **The following Commissioners were not present**

Stephanie Radner

Commissioner Bugay called the meeting to order at 7:00 pm. in accordance with the Wetlands Protection Act, M.G.L. Chapter 131, Section 40, the Dedham Wetlands Bylaw, and the Dedham Stormwater Management Bylaw.

#### **Continuances**

The following applications were continued to April 18<sup>h</sup>, 2019:

- **339 Washington Street, Garnett Realty Trust, Applicant – Michael Carter, GCG Engineering, Rep.** Major Stormwater Permit Application for the redevelopment (mixed use addition) of a commercial building (MSMP 2015-25).
- **637 East Street, Frank Gobbi, Applicant – John Glossa, Glossa Engineering, Rep.** - Roadway and utilities for a proposed subdivision adjacent to Bordering Vegetated Wetlands- (DEP File # 141-0486).
- **105 Schoolmaster Lane, Armando Petruzzello, Applicant – Karon Skinner Catrone, Rep.** – Request for Determination of Applicability for construction of a new single family dwelling (RDA 2019-02).

### Applications Opened Previously

**235 & 243 Bussey Street, ANJOM, LLC, Applicant – Scott Henderson, Henderson Consulting Services, Rep** – Demolition of five existing structures on-site and construction of a new mixed use building (MSMP 2017-23). Scott Henderson, Henderson Consulting was present representing the applicant. Anthony Ferullo, applicant and property owner.

Mr. Henderson walked the Commission through the revised plan since the last meeting. He stated that the landscape plan had been revised to include the type of species that would be used in the planters, which would all be pollinator species. He also added an additional 29 shrubs that will be planted to the right and rear of the building. He stated that Joe Flanagan, DPW Director had requested that tree pits not be installed in the sidewalk for fear of utility damage. Mr. Henderson also stated that four chambers had been added to the subsurface detention system, which resulted in a volume increase to reduce the peak output rates. A liner had also been removed below the detention system would hold water to increase infiltration.

Mr. Henderson requested the following waivers:

- Zero Runoff Volume increase
- >2-inch Infiltration System Capacity
- 2 ft Separation from Groundwater

Agent Brown stated that when the final O&M Plan has been submitted to the Conservation Commission that would be able to draft a MSMP.

Agent Bugay made a motion to continue until April 18<sup>th</sup>. Commissioner Tittler seconded, all were in favor.

### Informal Discussion-

- **123 Eastern Ave** - Commissioner Bugay made a motion to issue the Certificate of Compliance as recommended by Agent Brown. Commissioner Tittler Seconded, all were in favor.
- **22 Bridge Street** - The existing OOC expired on March 15<sup>th</sup>. The applicant had submitted a Request for an Extension on March 13<sup>th</sup>, before the deadline (although not 30 days before). Agent Brown requested that the Commission sign the extension.

- **159 Meadowbrook Road** – The existing OOC expired on March 29<sup>th</sup>. A partial COC was issued on 4/10/18. Remaining work required includes vegetative restoration, repair of gully near propane tank, and submittal of an as-built plan. This work could not be completed last fall. A one year extension is requested. Commissioner Bugay made a motion to issue the extension. Commissioner Kayserman seconded. All were in favor.
- **Letter of Support for Open Space and Recreation Plan** - Agent Brown stated that the Open Space and Recreation Plan Committee has requested support from the Commission for the Open Space and Recreation plan. Commissioner Bugay moved to support. Commissioner Tittler seconded. All were in favor.

### **Agents Report**

- Agent Brown informed the Commission that she would like to work with the Administrative Assistant, to send out letters to applicants who either have expired MSWP, and OOC permits or about to expire. The Commission recommended that she proceed.
  - **Schoolmaster Lane-** Agent Brown stated since the Notice of Non-Compliance for Schoolmaster Lane – A draft Notice of Violation and Order to remediate was approved at the last meeting, she has received the material requested from the applicant. The Commission requested that she revise the Notice of Non-Compliance to remind the applicant that the adherence to the local bylaw was required.
1. **Dedham Civic Pride** – Flower Pot – ConCom members have historically contributed \$20 each for a pot. A flower pot has been ordered. Contributions are appreciated.
- **2019 Town Meeting Warrant** – The Commission reviewed the warrant articles and discussed which ones they might like to comment on. A request was made for more information on articles proposed by the Engineering Department and the Providence Highway District Improvement Financing Plan.
  - **87 Gibson Rd** – Agent Brown and the Commission agreed to issue a Stormwater Management Permit with a note that the proposed grading may introduce more water in the applicant’s back yard.

**Minutes** - Commissioner Bugay moved to approve the ConCom Minutes 3/21/19 as edited by Commissioners.

Commissioner Tittler made a motion to adjourn at 8:40 PM. Commissioner Bugay seconded. All were in favor.

Respectfully submitted,

Renee Johnson  
Administrator