|  | The Town of Dedham  Commonwealth of Massachusetts  Conservation Commission  26 Bryant Street  Dedham, MA. 02026 |
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Conservation Commission - Meeting Minutes

Thursday, October 2, 2014, Dedham Town Hall- Lower Conference Room

Members Present: Fred Civian (Chairman), Laura Bugay, Brian McGrath and Kristine Langdon.

Members Absent: Andrew Tittler and David Gorden.

Mr. Civian called the meeting to order at 7:00 PM.

7:00 PM- 11 Leominster Rd- *Request for Determination of Applicability from Dr. Dennis James Teehan Jr. for proposed landscape and clean-up work (RDA 2014-09)* Continued from September 18th.

Ms. Bugay commented that she would like to see a clear path around the back of the building, and that 5-6 feet should be sufficient. She also commented that enhanced plantings could be entertained so long as they are native species. She would also be amenable to allowing removal of some of the poison ivy. Ms. Bugay commented that the plan is not acceptable as proposed.

Ms. Langdon commented that she doesn’t think it seems appropriate to remove all of the trees that were marked. She added that she doesn’t see why the previously approved plans on the existing Order of Conditions for the property should be changed. She mentioned putting thought into how to improve the communication to new property owners in conveying that there are previous approvals and restrictions.

Mr. Civian asked the Commission what they thought about the applicant possibly moving the stone boundary. Ms. Bugay responded that she agreed that could be considered to allow a broad walkway. Mr. Civian explained that he will communicate with applicant.

Agent O’Connell asked what the applicant can use to remove poison ivy on the site. Mr. Civian asked Agent O’Connell to look into what she would recommend the applicant use.

Ms. Bugay made a motion to continue 11 Leominster Rd. until October 16th, seconded by Ms. Langdon. UA

1020 High Street- *Stormwater Management Permit application from Diane Patriarca for an 800 sq. ft. patio in rear of existing house. (SWP-2014-16)* Continued from September 18th.

Paul Lindholm was present and asked for a continuation until October 16th.

Ms. Bugay made a motion to continue until October 16th, seconded by Ms. Langdon. UA

7:15 PM- 1056 East Street – *Notice of Intent from Supreme Development for a three lot residential subdivision, including a roadway, utilities, grading, stormwater management and the construction of three new dwellings within 100’ of a Bordering Vegetated Wetland. (DEP # 141- 0469)* Continued from September 18th

Agent O’Connell informed the Commission that draft conditions were distributed to the applicant.

Lisa Eggleston, peer reviewer from Eggleston Environmental informed the Commission that she reviewed the plans last night, and sent her comments to the applicant, but has not received any response yet. She explained that there was some fine tuning that she recommended of the Operations and Maintenance plan and some concerns she had with the design of the infiltration basin. John Glossa confirmed that the infiltrators allow two inches of underground storage.

Lisa Eggleston explained that her concerns were with the long term maintenance and long term function of the shallow basin. She would prefer not to see pea stone and filter fabric. It should be as low maintenance as possible.

Mr. Civian asked Ms. Eggleston and Mr. Glossa to work out the remaining details offline.

Ms. Bugay had a question about the bend in the pipe that was found. She asked if it would affect the flow from the pond into the drainage system, and if they were to flatten the pipe wouldn’t the water flow through more easily causing the water elevation to go down. Ms. Bugay confirmed with Mr. Glossa that the water fills up in the pipe, but the angle of the pipe does not change the hydraulics.

Tom Quinn, an abutter from 52 Southgate St. confirmed with Mr. Civian that nothing significant has changed with the plan.

Mr. Civian confirmed with Agent O’Connell that they have enough to make a decision tonight, and remaining are only small adjustments.

Ms. Eggleston recommended adding a condition about erosion and sediment controls, as well as requiring a description of the method to be used to remove the pipe before it is done.

Ms. Bugay commented that they should use a sediment boom, and agreed that the plan should be submitted and approved prior to being implemented.

Condition numbers 7, 28 and 32 were also proposed to be edited.

Mr. Civian made a motion to close the public hearing, seconded by Ms. Bugay. UA

Mr. Civian made a motion to issue an Order of Conditions for 1056 East Street as recommended by Agent O’Connell with the special conditions proposed this evening by Ms. Eggleston, and amended by Ms. Bugay and Mr. Civian. This was seconded by Ms. Bugay. UA

100 Rustcraft Rd- *Notice of Intent from The Davis Companies for a partial building renovation with parking lot and drainage improvements (DEP # 141-0470)* Continued from September 18th, Applicant requests to Continue until October 16th.

Mr. Civian made a motion to continue 100 Rustcraft Road until October 16th, seconded by Ms. Bugay. UA

7:48 PM- 255 West St- *Request for Certificate of Compliance DEP #141-0443.*

Agent O’Connell explained that the applicant has met the conditions for approval, and recommended that a Certificate of Compliance be issued.

Mr. Civian made a motion to issue the Certificate of Compliance as recommended by Agent O’Connell, seconded by Ms. Bugay. UA

3 Briarwood Ln- *Stormwater Permit Discussion*

Paul Lindholm was present and explained that he is representing the Sullivan family. They are proposing to add an addition to their home. Both the Aquifer protection overlay and the Stormwater Management bylaw need to be considered.

Mr. Lindholm explained that as it exists, the property has about 30 percent impervious surface coverage. It was constructed prior to the Aquifer Protection bylaw so it is an existing and non-conforming use, but the addition causes a problem. Mr. Lindholm added that the addition would be less than one thousand square feet so it could be subject to a Blanket Stormwater Management permit. Since they have a pretty good size concrete driveway, a solution for both matters and to avoid having to go to the board of appeals is to remove the concrete driveway and put in a permeable paver driveway. Mr. Lindholm also requested that this can be handled by the Building Department. Mr. Lindholm explained that this would be a net decrease in impervious surface. He also explained that the only section of the regulations that outline the use of permeable pavers is in the patio section. He would like to use the pavers for a driveway.

Agent O’Connell explained that the Building Department is very hesitant to overstep their bounds, and anytime someone comes in front of them with something like this it automatically bounces to the Commission and the applicants have to come in and go through the whole stormwater procedure. This is a very specific case, but it lends itself to a discussion of how the regulations can be modified to avoid people having to come in to Commission. She likes the concept, but she would like to see the Blanket Stormwater Permit have a spec for the pavers with the regulations from the bylaw.

Ms. Bugay asked if the driveway is all on their property or if some was town property. Mr. Lindholm responded that the property line shown may not be accurate, but the property owner intends to take the driveway to the street as they had with their previous driveway. The can double check that DPW does not have a problem with this if needed.

Mr. Civian explained that it is the unanimous sense of Commission that this proposal is consistent with the intent of both the bylaw and the process of issuing Blanket Stormwater permits, and the Commission agrees that the Conservation Agent has sufficient authority to be able to work with the Building Department to issue this project without needing to come to the Commission for additional review.

191 Lowder St- *Request for a Stormwater Certificate of Compliance SMP# 2013-11*

Jake Upton was present and explained that the site has been under construction, and the stormwater system is intact and fully functional. He explained that he thought the patio was permeable, but it is not. The grading flows down into a storm drain. The stormwater system is already well oversized, and all of the water goes to a low point.

Mr. Civian asked Agent O’Connell if she had any hydrologic concerns. Agent O’Connell responded that she does not anticipate any issues.

Agent O’Connell recommended that a Stormwater Certificate of Compliance be issued.

Mr. Civian made a motion to issues a Stormwater Certificate of Compliance for SMP# 2013-11, seconded by Mr. McGrath. UA

Agent O’Connell informed the Commission about a document titled Guidance for Aquatic Plan Management in Lakes and Ponds. It is available both online and by hard copy. She also informed the Commissioners of webinars that are coming up.

8:15 PM- Mr. McGrath made a motion to adjourn, seconded by Ms Bugay. UA