

Commission Members
David Travalini, Chair
Ken McKay
David Blackwell
Dayna Gill
Tara Kripowicz
Michael Narducci



Medway Town Hall
155 Village Street
Medway, MA 02053
Telephone (508) 533-3292
bgraziano@townofmedway.org

TOWN OF MEDWAY

COMMONWEALTH OF MASSACHUSETTS

CONSERVATION COMMISSION

Meeting Minutes

Thursday, January 27, 2022 – Virtual Meeting

Times are estimates only. Items may be taken out of order
7:30 p.m.

Committee Members Present: David Travalini, Tara Kripowicz, Dayna Gill, Mike Narducci, David Blackwell, and Ken McKay

Committee Members Absent: None

Community Members Present: Bridget Graziano, Stephanie Carlisle, Rondi Chapman

Call to Order: Mr. Travalini called the meeting to order at 7:30PM. He confirmed the virtual presence of the following individuals - Gill: present, Blackwell: present, Kripowicz: here, McKay: here, Narducci: here, and Travalini: here.

Review Agenda: There were no items that were not already anticipated by the chair.

Request for Determination of Applicability

- **Candlewood Drive Detention Basin (RDA-21-30)** - proposal to perform work to restore the existing stormwater management structures this is within the 0-100' and the flood plain (no changes to elevations in the flood plain)
 - Stephanie Carlisle was present to address this matter on behalf of the DPW. She noted that there is an existing dispensing basin from 1996 that the DPW would like to restructure. This would involve removing a giant tree that is on the head wall, as well as removing any vegetation that is compromising the structure of the basin. The goal is for everything to fall towards the inside of the basin in order for it to function as intended. She stated that doing it internally within the town would save approximately \$100,000.
 - Ms. Graziano noted that this retention basin has been on her and Stephanie's radar for quite some time. The developer came before the planning board wanting their bond back; there was a subsequent excavation of the base, but the job was mediocre. Now Stephanie has identified reasonable work to do in order to ameliorate the situation. Ms. Graziano noted that there was an emergency access order of conditions for this property. She suggested working from the outermost point closest to the wetlands. She noted the need for sediment removal.
 - Ms. Carlisle shared that it is functional, but not to the degree it was originally designed to do. It is holding water longer than it is supposed to be. She also shared that the DPW is working on getting frost removal for this area.

VOTE: After Ms. Graziano offered her recommendations, Mr. Travalini offered a motion for a positive 5 negative 3 determination including Ms. Graziano's conditions. Mr. Blackwell seconded this motion,

which passed unanimously. Gill: aye, Blackwell: aye, Kripowicz: aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 6-0.

- **7 Fairway Lane (RDA-21-31)** - proposal to remove 6 trees from the surrounding Riverfront forest, for the installation of roof top solar array
 - Rondi Chapman was present to address this matter. She shared schematics of her property and noted that the trees in question are 68 feet from the perennial, intermittent stream on her property. She offered to add an evergreen fence to her property.
 - Mr. Travalini suggested that she add white pine or rhododendrons to the property in order to provide screening; he noted that the rhododendrons in particular are native to the area, which is a benefit. He noted that having solar panels on rooftops is preferable over tree preservation in regard to carbon sequestration.
 - Mr. Travalini polled the commissioners on their perspective and they were all in favor of the solar panels.
 - Mr. Travalini suggested that the Chapmans decide what they would like to plant in the area in question. He suggested reaching out to a landscape designer about native species of approximately 20 feet of height, as well as a solar installer, as they can assist with the calculations. He also noted that he will ask the Chapmans to plant the exact number of plants that they remove.

VOTE: Mr. Travalini offered a motion for a positive five negative three determination of applicability on this property with the conditions from Ms. Graziano. Ms. Gill seconded this motion, which passed unanimously. Gill: aye, Blackwell: aye, Kripowicz; aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 6-0.

- **88 Lovering Street (RDA-21-32)** – proposal to construct an addition to the existing single family dwelling
 - Paul DeSimone, Colonial Engineering, Inc., was present to address this matter. Ms. Graziano suggested making note that a project of this magnitude requires a permit with the commission in the letter to the owners. Mr. Travalini suggested making note of the 25 foot buffer zone on the property and ensuring that construction is not done in that area. Mr. Travalini also noted that the property owners should have sought the approval of the commission to install the existing patio.

VOTE: Mr. Travalini offered a motion for a positive five negative three determination of applicability for this property with Ms. Graziano's findings. Mr. Blackwell seconded this motion, which passed unanimously. Gill: aye, Blackwell: aye, Kripowicz; aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 6-0.

- **27 Azalea Drive (RDA-21-33)** – Proposal to construct a fence within the 25'-50' buffer zone
 - Ryan Rosena was present to address this matter. He felt the project was minimally disruptive and relatively straightforward, as evidenced by his plans. Ms. Graziano shared that she felt erosion controls were necessary with the fence installation. Mr. Rosena agreed to these conditions.

VOTE: Mr. Travalini offered a motion for a negative three negative five determination of applicability for this property with Ms. Graziano's findings. Mr. Blackwell seconded this motion, which passed unanimously. Gill: aye, Blackwell: aye, Kripowicz; aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 6-0.

Discussions

- **Discussion 1** – 7 Skyline Drive DEP #216-0926) Request for Extension to Order of Conditions – proposal to construct an addition to a single family dwelling
 - Ms. Graziano shared that this property is allowed 462 extra days on their permit due to a COVID-related extension. It is therefore extended to May 2, 2023.
- **Discussion 2** - Discuss the options for Tree Removal Application and Policy
 - Ms. Graziano shared that the town of Weston has an online application for tree removal that is quite accessible and works well. She noted that it would remove the burden of tree removal applications from the commission. She also shared that the system could be managed by herself and/or an intern.
- **Discussion 2** – 259, 261, 263 Village Street Salmon Retirement Community (DEP#216-0854) – review the wetland replication area status after 2 years
 - Mr. Michael Toohill was present to address this matter. He expressed concerns about deer defoliating his trees. Mr. Travalini suggested using deer netting, then cutting it off once the tree reaches a certain height. He also suggested planting more trees of a different species.
- **Discussion 3** – 7 Ledgewood Road Enforcement Order/21 D Ticket alteration of wetland resource
 - Mr. Chong Lin was present to address this matter. Mr. Graziano suggested that he hire a consultant to assist with this matter. She cautioned him that the existing conditions do not meet regulations. She reminded him of the need for a surveyed plan, as well as erosion controls. Ms. Graziano provided stringent deadlines for Mr. Lin and the commission will revisit the issue once Mr. Lin is ready.
- **Discussion 4** – 39 West Street Enforcement Order – review of current Enforcement and propose Amendment to the Enforcement Order – Steve Brody (owner) to be present
 - Mr. Steven Brody was present to address this matter. Ms. Graziano recommended that the commission allow him to submit an NOI. Ms. Graziano issued an amended enforcement order, including that there will be a restoration plan by April.

Public Hearings

- **Public Hearing #1 – (con't 12/9/2021) 19 Populatic Street (DEP #216-0996) Notice of Intent** – proposal for construction of water treatment facility, utilities, stormwater management system, removal of shed and garage buildings, and construction of parking areas for treatment plant
 - Notice of Intent – Town of Medway, DPW Water and Sewer Division Populatic Water Treatment Plant, Medway, MA by Caron Environmental Consulting, LLC, dated November 8, 2021
 - Stormwater Management Plan, by Wright-Pierce, dated October 2021
 - Plans titled, “Town of Medway MA Populatic Treatment Plant” by Wright-Pierce, dated October 2021

VOTE: Per the request of the applicant, Mr. Travalini offered a motion to continue this matter at the February 10, 2022 meeting at 7:45PM. Mr. Blackwell seconded this motion, which passed unanimously. Gill: aye, Blackwell: aye, Kripowicz: aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 6-0.

- **Public Hearing #2 - (con't 10/28/2021, 11/9/2021, 12/9/2021) 0 Charles Street (DEP#216-0993) Notice of Intent** – proposal for the construction of a single family home with associated utilities, driveway, landscaping

- WPA Form 3
- Plans titled, “0 Charles Street Site Plan” stamped by Sean Reardon, dated October 7, 2021, final revision December 1, 2021
 - Mr. Daniel Hill was present to address this matter and shared that he accepts Ms. Graziano’s order of conditions.

VOTE: Mr. Travalini offered a motion to close this hearing. Mr. Blackwell seconded this motion, which passed unanimously. Gill: aye, Blackwell: aye, Kripowicz; aye, McKay: aye, Narducci: aye, Travalini: aye.

VOTE: 6-0.

VOTE: Mr. Travalini offered a motion to issue an order of conditions with Ms. Graziano’s findings. Mr. Blackwell seconded this motion, which passed unanimously. Gill: aye, Blackwell: aye, Kripowicz; aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 6-0.

- **Public Hearing #3 – 69 Summer Street (DEP#216-099X) Notice of Intent** – proposal to construct a subdivision road and stormwater management system for a 3 lot subdivision and Land Disturbance Permit Application for disturbance exceeding 20, 000 sq ft for the proposed work
 - Notice of Intent
 - Plans titled, “Definitive Subdivision Plan – Boundary Lane – Medway, MA” by Connorstone Engineering Inc. dated August 20, 2021
 - Ms. Karon Catrone and Mr. Stephen Kenney were present to address this matter. Ms. Graziano voiced concerns about snow plowing and temporary sedimentation basins. She recommended that the slopes be planted with native seed mix that can be mowed.

VOTE: Per the request of the applicant, Mr. Travalini offered a motion to continue this issue to the February 10, 2022 meeting. Ms. Gill seconded this motion, which passed. Gill: aye, Kripowicz; aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 5-0-1.

- **Public Hearing #4 – (con’t 10/28/2021, 11/9/2021, 12/9/2021) 11 Main Street (DEP #216-0991) Notice of Intent** – proposal to restore an existing single family home with driveway, utilities, landscaping
 - WPA Form 3 Notice of Intent – Notice of Intent Application and Wetland Resource Area Analysis, by LEC Environmental, dated October 28, 2021
 - Plans titled, “Proposed Site Plan #11 Main Street” by Cheney Engineering Co., Inc, dated August 27, 2021, revised December 28, 2021
 - Plans titled, “Existing Site Conditions Plan #11 Main Street Medway, MA” by Cheney Engineering Co., Inc dated August 5, 2021
 - Plan titled, “Erosion and Sediment Control Plan” by Cheney Engineering, dated December 28, 2021
 - Mr. Rich Kirby was present to address this matter. Mr. Travalini suggested that Mr. Kirby write up an order of conditions and return at a future meeting to be reviewed and accepted.

VOTE: Per the request of the applicant, Mr. Travalini offered a motion to continue this issue at the January 27, 2022 meeting at 7:45PM. Ms. Gill seconded this motion, which passed. Gill: aye, Kripowicz; aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 5-0-1.

- **Public Hearing #5 – (con’t 5/27/21, 6/10/21, 6/24/21, 7/12/21, 7/29/21, 9/9/2021, 10/12/2021, 9/23/2021 10/12/2021, 10/28/2021, 11/9/2021, 12/9/2021) 6 Industrial Park Road (DEP#216-0986) Notice of Intent and Land Disturbance Permit** proposal to install a stormwater management system for a proposed addition (approx. 33, 000 sqft) to the existing commercial building
 - WPA Form 3 – Notice of Intent 6 Industrial Park Road Medway, MA dated April 26, 2021 by William & Sparages, LLC
 - Plans titled, “Industrial Park Road 6 Industrial Park Road, Medway, MA, dated April 1, 2021 by William & Sparages, LLC

VOTE: Per the request of the applicant, Mr. Travalini offered a motion to continue this issue at the January 27, 2022 meeting at 7:45PM. Ms. Gill seconded this motion, which passed. Gill: aye, Kripowicz; aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 5-0-1.

Meeting Minutes - Approval of Minutes 8/12/21, 9/9/2021, 9/23/2021, 11/9/2021, 11/18/2021, 12/9/2021, 12/20/2021

This item was moved to a future meeting.

Agent Report

There was none at this time.

Chair Report

There was none at this time.

VOTE:At 9:57PM, Mr. Narducci offered a motion to adjourn. Ms. Gill seconded this motion, which passed unanimously. Gill: aye, Blackwell: aye, Kripowicz; aye, McKay: aye, Narducci: aye, Travalini: aye. VOTE: 6-0.