

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



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TOWN OF MEDWAY

COMMONWEALTH OF MASSACHUSETTS

CONSERVATION COMMISSION

Meeting Minutes
Thursday, August 24, 2023 – Virtual Meeting
Times are estimates only. Items may be taken out of order.
7:30 p.m.

Call to order

Commissioners Present: David Travalini, David Blackwell, Mike Narducci, Ken McKay, Sean Green, James Dacier

Commissioners Absent: Dayna Gill

Conservation Agent Absent: Bridget Graziano

Community Members Present: Mounir Tayara, Charlie Myers, Timothy Power, Arlene Doherty, Wayne Tanner, Marian Zytka, Joe Scholl, Patrick Larkin, Anthony Varrichione, Suzanne Beltramini

Call to Order: At 7:35 p.m., Mr. Travalini called the meeting to order. He confirmed the virtual presence of the following individuals: Green: here, Blackwell: here, McKay: here, Dacier: here, and Travalini: here.

Announcement: *This meeting is being broadcast and recorded by Medway Cable Access.*

Pursuant to the provisions of Chapter 2 of the Acts of 2023, under which public bodies retain the option of holding open meetings and hearings remotely until March 31, 2025, and in accordance with the Medway Select Board's remote participation policy as amended at its July 2, 2021, meeting, Conservation Commission members will be participating remotely.

7:35 PM Review Agenda

There were no topics that were not already anticipated by the chair.

Request for Determination of Applicability

- **11 Field Road (RDA-23-11)** – Proposal to remove 13 trees with mitigation plan and construct patio.

Wayne Tanner was present to address this matter. The Commission discussed recommendations for the trees to be removed and replaced two for one. Mr. Travalini recommended the Commission meet with an arborist on site during the tree removal.

VOTE: Mr. Travalini offered a motion to issue a Positive 2B, 5, and Negative 3, with the following conditions as outlined by Mr. Travalini. Mr. Blackwell seconded the motion, which passed unanimously. Green: aye, Blackwell: aye, McKay: aye, Dacier: aye, Travalini: aye. VOTE 5-0.

Request for Certificate of Compliance

- **2 Timber Crest Drive (DEP #216-0973)** – Proposal to construct a single-family home with driveway, stormwater management system, and utilities.

Mounir Tayara was present to address this matter. Mr. Tayara stated he was granted partial completion and had fulfilled the Conservation Agent's requirements.

VOTE: Mr. Travalini offered a motion per the Conservation Agent's recommendations to grant a Certificate of Compliance for 2 Timber Crest Drive DEP #216-0973 with the following conditions to remain in perpetuity: 7, 8, 11, 14, and 45. Mr. Blackwell seconded this motion which passed unanimously. Green: aye, Blackwell: aye, McKay: aye, Dacier: aye, and Travalini: aye. VOTE: 5-0.

- **1 Timber Crest Drive (DEP #216-0972)** – Proposal to construct a single-family home with driveway, stormwater management system, and utilizes.

Mounir Tayara was present to address this matter.

VOTE: Mr. Travalini offered a motion per the request of the Conservation Agent to grant a Certificate of Compliance for 1 Timber Crest Drive DEP #216-0972 with the following conditions to remain in perpetuity: 8, 9, 12, 16, 45, and 46. Mr. Blackwell seconded this motion which passed unanimously. Green: aye, Blackwell: aye, McKay: aye, Dacier: aye, and Travalini: aye. VOTE 5-0.

- **79 Winthrop Street (DEP #216-0998)** – Proposal to construct a single-family home with driveway, stormwater management system, and utilities.

Anthony Varrichione was present to address this matter. Mr. Varrichione stated he completed the outstanding items.

VOTE: Mr. Travalini offered a motion per the request of the Conservation Agent to grant a Certificate of Compliance for 79 Winthrop Street DEP #216-0998 with the following conditions to remain in perpetuity: 14, 15, and 41. Mr. Blackwell seconded this motion which passed unanimously. Green: aye, Blackwell: aye, McKay: aye, Dacier: aye, and Travalini: aye. VOTE 5-0.

Discussions

Discussion #1 – Tree Preservation Bylaw update for Town Meeting.

Mr. Travalini noted that Ms. Gill shared an updated draft of the Bylaw for review.

7:45 PM Public Hearings

- **Public Hearing #1 – 39 Alder Street (DEP #216-10XX) Notice of Intent and Land Disturbance Permit** – Proposal to construct a metal commercial building with associated paved parking area, paved outdoor equipment storage, fueling station, and utilities.

VOTE: Mr. Travalini offered a motion per the request of the applicant to continue Public Hearing #1 39 Alder Street to the September 28, 2023, meeting at 7:45 PM. Mr. Blackwell seconded this motion which

passed unanimously. Green: aye, Blackwell: aye, McKay: aye, Dacier: aye and Travalini: aye. VOTE 5-0.

- **Public Hearing #2 – 28 Pond Street (DEP #216-1031) Notice of Intent and Land Disturbance Permit** – construction of a stormwater management system for the construction of 3 homes (homes are proposed outside the jurisdiction of the Commission).

Timothy Power and Patrick Larkin were present to address this matter. The Commission reviewed the Order of Conditions from the Conservation Agent and required the restoration of a disturbed area.

VOTE: Mr. Travalini offered a motion per the request of the applicant to close the Public Hearing for DEP #216-1031 28 Pond Street. Mr. Blackwell seconded this motion which passed unanimously. Green: aye, Blackwell: aye, McKay: aye, Dacier: aye and Travalini: aye. VOTE 5-0.

VOTE: Mr. Travalini offered a motion to issue an Order of Conditions for DEP #216-1031 with the following findings as outlined by Mr. Travalini. Mr. Blackwell seconded this motion which passed unanimously. Green: aye, Blackwell: aye, McKay: aye, Dacier: aye and Travalini: aye. VOTE 5-0.

- **Public Hearing #3 – 49 Milford Street (DEP #216-1035) Notice of Intent - Proposal to construct an electric charging battery storage facility.**

VOTE: Mr. Travalini offered a motion per the request of the applicant to continue Public Hearing #3 49 Milford Street to the September 14, 2023, meeting at 7:45 PM. Mr. Blackwell seconded this motion which passed unanimously. Green: aye, Blackwell: aye, McKay: aye, Dacier: aye and Travalini: aye. VOTE 5-0.

Meeting Minutes

Approval of minutes 10/13/2022, 8/17/2023

This item was not address at this meeting.

Agent Report

This item was not addressed at this meeting.

Chair Report

This item was not addressed at this meeting.

Motion to adjourn: At 8:21 p.m. Mr. Dacier motioned to adjourn. Mr. Blackwell seconded this motion, which passed unanimously. Green: aye, Blackwell: aye, McKay: aye, Dacier: aye, and Travalini: aye. VOTE 5-0.

Next Scheduled Public Meeting: September 14, 2023, at 7:30 PM *Virtually

Document Presented at the August 24, 2023, meeting:

All documents shall be kept in the Conservation Commission Office files.

Request for Determination of Applicability

11 Field Road:

- WPA Form 1
- Plans titled, “Plot Plan 11 Field Road Medway, MA” by Guerriere and Halnon, dated October 13, 2021
- Letter titled, “Application to Conservation Commission Tree Removal & Canopy Plan – Tanner 11 Field Road” by Wayne Tanner, dated June 12, 2023
- Letter from Charron Tree Service- Andrew Sutherland, dated May 15, 2023

Request for Certificate of Compliance

2 Timber Crest Drive:

- WPA Form 8A
- Plans titled, “Proposed Shed Plan #2 Timber Crest Drive Medway, MA” by Outback Engineering dated April 7, 2023

1 Timber Crest Drive:

- WPA Form 8A
- Plans titled, “Foundation As Built Plan with Deck and Porch #1 Timber Crest Drive, Medway, MA by Outback Engineering, dated February 24, 2023

79 Winthrop Street:

- WPA Form 8a
- Plans titled, Site As Built Plan 79 (Lot 2) Winthrop Street, Medway, MA” by GLM Engineering, dated June 15, 2023

Public Hearings

39 Alder Street:

- WPA Form 3 submitted on May 2, 2023
- Plans titled, “ETS Properties LLC 39 Alder Street Medway, MA” Sheets EX-1, C1-4.1 by CMG and O’Driscoll Land Surveying, Inc., dated April 12, 2023
- Stormwater Report by CMG, dated April 12, 2023
- Land Disturbance Permit Application dated April 24, 2023

28 Pond Street:

- WPA Form 3
- Plans titled, “Proposed Development 28 Pond Street, Medway, MA” by PVI Site Design, dated April 26, 2023
- Stormwater Permit Narrative by PVI Site Design, dated April 26, 2023

49 Milford Street:

- WPA Form 3 – Notice of Intent – Medway Grid Storage Project, by Epsilon, dated June 8, 2023
- Plans titled, “Medway Battery Energy Storage System NOI Plan Set” by Langen Engineering, dated June 8, 2023
- Stormwater Management and Land Disturbance Permit Application – Medway Grid Energy Storage Project, by Epsilon, dated June 8, 2023
- Stormwater Management Report for Medway Grid Storage Project, by Langan, dated June 8, 2023

