



**TOWN OF
STONEHAM**
MASSACHUSETTS 02180

Conservation Commission
(781) 279-2696
jdecourcy@stoneham-ma.gov

*amended 6/13/25

**STONEHAM CONSERVATION COMMISSION
MINUTES OF MEETING
June 17, 2025 4:30 PM
Hearing Room Town Hall**

Please join us in person at the Hearing Room 35 Central Street Town Hall or by logging in at <https://us02web.zoom.us/j/81601123161?pwd=13aH83eTdT9wDXaEb7UTjDitRO2faY.1>
Passcode:427398 Join by phone: (929) 205-6099

**Domenick Cimina, Megan Day, Jeremy Zasowski, Jen Enck, Annalisa Bhatia, Jessica Gerke
Brett Gonsalves, Jen Relstab, Erin Wortman, Karina Ramos, Toni, Friends of the Fells**

Motion to open meeting by Jeremy Zawoswki seconded by Megan Day roll call yes 6/0 Domenick Cimina, Megan Day, Jeremy Zasowski, Jen Enck, Annalisa Bhatia, Jessica Gerke

DISCUSSION

***Brett Gonsalves update for regulations with floodplain information**

FEMA reached out to communities for updates to floodplain bylaw, went through Town Meeting and had amendments voted on. One small paragraph was omitted by Town Meeting, to comply with FEMA regulations we have to make sure all requirements are met with language. When certified copy reviewed riverfront paragraph not included, local conservation commission can include in their regulations. In October the paragraph will be reviewed at Town Meeting. Any alteration at riverfront or relocation of water course needs to notify adjacent communities, bordering states, coordinator for department of conservation and recreation and program coordinator for FEMA. Odds are this will not happen in Stoneham. Riverfront fits in regulations for Conservation. Will add in FEMA floodplain bylaw and for now in Conservation requirements until Town Meeting.

Jeremy Zasowski asks which waterways might be affected? Brett Gonsalves mentions Sweetwater Brook.

Jessica Gerke asks if predetermined text? Brett Gonsalves answers yes everyone through out Commonwealth.

Motion to accept into Conservation regulations by Jeremy Zasowski seconded by Megan Day Roll call yes 6/0 Domenick Cimina, Megan Day, Jeremy Zasowski, Jen Enck, Annalisa Bhatia, Jessica Gerke

Stoneham High School Wetlands Restoration Update

Erin Wortman, Jen Relstab from Horsley Witten Group

Karina Ramos myRWA and Jen Relstab before Commission March 2024 with NOI and order of conditions granted then. Project has progressed so approaching construction. Update of slides. Brett Gonsalves has helped with review with Erin Wortman and Dennis Sheehan. Carolyn Norkiewicz MVP coordinator has been helpful as well. Third grant from MVP from 2022-2026.

Inland bank, land under water, bordering vegetated wetland, intermittent stream, local buffer zones, many invasives. Site conditions of debris, car, appliances, though fairly healthy ecosystem

Public engagement to understand needs of community, DCR and town began meeting 2022. 2023 direct outreach of mailings, door hangers, email, flyers outreach. Update in 2023 to SCC. Worked with teachers at high school to educate on resiliency and restoration through workshops. Permitted 2024. 2025 classroom activities and workshops



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for community members to remove invasives. Friends of the Fells and Keep Stoneham Beautiful have been involved. Restore hydrology and capacity in wetlands by removing debris and improve connectivity and biodiversity, create accessible pathways, provide educational opportunities.

Project design three trailheads- 2 at high school, one at Dapper Darby drive. Removing invasive species and debris on 3 acres. Create 1/3 mile of paths and boardwalks. Revegetate 67 native trees and 207 shrubs and over 5600 plants. Create 9500 sf of additional wetland area.

Conducted soil testing, removed Karen Drive access and trailhead, redesigned Dapper Darby trailhead.

July 2025 bid, Construction August 2025- June 2026, Summer Post construction site walk and ribbon cutting, 2026-2031 post-construction monitoring

Will update website quarterly

Second week of July would like to see permitted plan per Domenick Cimina.

Alex Rozycki was big part of the plan per Megan Day, comments potential for property is amazing.

Domenick Cimina asks about Dapper Darby trailhead access. Jen Relstab says intent is not to have regional access point, mostly for students of that neighborhood as primary cut through for school. Not ADA accessible, stone stairs, won't be primary access point. Signage would help with resident use only. Megan Day would want to encourage kids to walk to school. No parking is important per Domenick Cimina.

Jen Relstab will provide updated plans.

Jeremy Zasowski August target construction date questioned? Jen Relstab's hope would be to coordinate with high school improvement team, want to do as much work as possible in fall with excavation so can plant in the spring.

Whip Hill caretaker role

Megan Day mentions document with plans for property from Dan Towse and Angie Crockett. This piece of hosting tours fell away because Jim Previte had so many different roles. Original thought was to have tours of house, reach out to schools, offer curriculum materials, open houses as Conservation center. Develop caretaker role that is more front facing. Coordinate activities in house and be ambassador for property in addition to caretaker role in exchange for living environment.

Jeremy Zasowski Conservation in prior session talked about educational programs, would we consider this Whip Hill only or would we include other Conservation areas?

Megan Day answers we could, establish volunteers on property, cleanups, limited in our role as regulatory as Commission. Create a proactive role to do these things would allow property to grow, apply for funds, ask for Capital improvement in Town.

Jeremy Zasowski resource areas close to each other, use areas in Town. Focus on Whip Hill with growth potential.

Megan Day sees volunteers at property, needs someone to coordinate efforts.

Jeremy Zasowski scope of work with AJ Jamogchian and Jim Previte has overlap, both doing same job at different times. AJ Jamogchian responds he can cover what's needed.

Property manager draft job description reviewed.

Jen Enck language based, position requirements and tasks bullet points.

Essential functions may have the most impact per Megan Day.

Jeremy Zasowski Accountability questioned supervision of caretaker. Reporting of Whip Hill activities to commission per Megan Day.

Serve as primary liaison to Conservation Commission per Annalisa Bhatia. Take out supervision of caretaker.

Annalisa Bhatia asks if there is disagreement of priority of work, does it come back to Commission? Who has final decision? Jeremy Zasowski believes it would come back to Commission. Jim Previte was senior guy. AJ

Jamogchian and new caretaker as peers questioned by Domenick Cimina.

Jessica Gerke new person will not have experience for general property maintenance.

AJ Jamogchian every month is different, have to work together.

Jeremy Zasowski tasks season by season or month by month coordinate tasks for house.

Megan Day says caretakers will be working together, looking for funding, apply for grants not through Town.



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Jessica Gerke caretaking part, senior caretaker has more experience and should have more weight in decision making.

Jeremy Zasowski Community outreach and education won't have the same amount of effort in caretaking.

Two distinct positions, value of living there is significant per Megan Day.

Shared responsibilities of Whip Hill may need to be supplied by AJ Jamogchian. Mowing, Shoveling, roof rakes for 6 inches or more, trail maintenance, tree removal. 30 acres of homeownership per AJ Jamogchian.

Jeremy Zasowski coordinate monthly task listed out, expected both will do that work and person would want to be active on property.

Megan Day restore the original position intention.

AJ Jamogchian supports going to intention of 1973 proposal.

Domenick Cimina does it address everything Jim has been doing for 40 years?

Jessica Gerke we could use list of what was missing.

Jen Enck when interviewing we can list responsibilities and post this description meanwhile.

Jeremy Zasowski capture category of work and maintenance while promoting Conservation.

Jen Enck add extra paragraph

Megan Day division of labor with current caretaker

AJ Jamogchian Jim Previte had contacts with DPW and Town resources.

Jeremy Zasowski job resource guide listed out. Formalize Jim Previte's knowledge of Whip Hill.

AJ Jamogchian does not have insight to what we've spent, he can have access to invoicing knowledge per Commission.

Megan Day mentions Richard Jackson is with DPW, Brett Gonsalves is great to work with.

Megan Day Garden Club is working on tours, Friends of the Fells is walking folks to house, Keep Stoneham Beautiful is willing to help. Jeremy Zasowski mentions school superintendent using meeting.

AJ Jamogchian was brought on so someone would always be at Whip Hill.

Megan Day mentions having someone at Whip Hill during day would be helpful, in deed or trust.

Jessica Gerke/Jeremy Zasowski/Megan Day Resident Caretaker role, Resident Conservation Steward (and community liason.)

Jeremy Zasowski will send notes. If someone came that had never done community or conservation work but liked to hike and work outdoors would we consider? Do we establish in job description? Add prior work in Conservation and education related fields.

Domenick Cimina suggests adding CORI.

Jen Enck free housing may make it hard to find someone without salary.

Megan Day Town employee if salaried, talked about stipend, benefits/pension make it trickier.

Jeremy Zasowski ideal candidate should be added into description.

Annalisa Bhatia Conservation or related experience. Public outreach.

Megan Day grant writing is important

Jeremy Zasowski school related activities and teaching public engagement, educational outreach.

Jessica Gerke ecological knowledge of habitat, native and invasive species. "native habitat management"

Jen Enck preventative maintenance suggested by ChatGBT.

Jeremy Zasowski circulate 2nd draft.

AJ Jamogchian final candidate should see Whip Hill.

Jeremy Zasowski resource guide, when there's an emergency, contractors to call in hard copy format for Whip Hill.

Access to document. AJ Jamogchain will start to put list together.

Megan Day \$10,000 has been standard operating budget. Architect report sets priorities.

AJ Jamogchian can participate and be helpful as needed.

Megan Day limited number of parking spaces, increase visibility without it being overwhelming.



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***Update on Norman L'Esperance event celebration**

July 27, 2025 1pm, invite Garden club, Select Board, DPW, Town clerk, Town employees, Megan Day suggests pot luck with tables/chairs and can handle headcount. Plaque can be ordered through Town Clerk. Seal, his name and Conservation Commissioner. DPW will install.

Approve minutes from May 28, 2025

Motion to approve by Megan Day seconded by Jeremy Zasowski Roll call yes 6/0 Domenick Cimina, Megan Day, Jeremy Zasowski, Jen Enck, Annalisa Bhatia, Jessica Gerke

Next Meeting July 14, 2025

Motion to adjourn by Jeremy Zasowski seconded by Jessica Gerke roll call yes 6/0 Domenick Cimina, Megan Day, Jeremy Zasowski, Jen Enck, Annalisa Bhatia, Jessica Gerke