

TOWN OF
STONEHAM
MASSACHUSETTS

Town Hall
35 Central Street

Stoneham Conservation Commission
781-279-2696

STONEHAM CONSERVATION COMMISSION
MINUTES OF MEETING
March 18 2024 Virtual 7 PM

Please join from your computer, tablet or smartphone. <https://meet.goto.com/409452997>

Phone Access Code: 409-452-997 United States: [+1 \(224\) 501-3412](tel:+12245013412)

Jessica Gerke, Alex Rozycki, Megan Day, Richard Jackson, Norman L'Esperance and Domenick Cimina, Chris B, Rich Kirby, AJ Jamgochian, Matthew M, Jen Relstab

Motion to open meeting Roll call Jessica Gerke, Alex Rozycki, Megan Day, Richard Jackson, Norman L'Esperance 5/0 yes

PUBLIC HEARING

Stoneham High School Wetlands Restoration 297-0416

Jennifer Relstab, Horsley Witten Group

Notice of Intent, public hearing closed, vote on Order of Conditions

Motion to approve by Norman L'Esperance seconded by Alex Rozycki Roll call Jessica Gerke, Alex Rozycki, Megan Day, Richard Jackson and Norman L'Esperance 5/0 yes

4 Birch St

Muhammad Saleem

Request for Determination of Applicability for house renovation to construct a 247 square foot front porch, a 1127 square foot L-shaped two-story addition, a 97 square foot sunroom and a 208 square foot open deck

Jessica Gerke shares screen showing plot plan of proposed addition and deck within 100 foot buffer. Negative determination of applicability for minor work or accessories like pools, decks and sheds. Significant portion of addition in buffer zone, suggests full notice of intent.

Motion to give positive determination of applicability and full filing of notice of intent by Alex Rozycki and seconded by Richard Jackson Roll call Jessica Gerke, Alex Rozycki, Megan Day, Richard Jackson, Norman L'Esperance and Norman L'Esperance 5/0 yes

DISCUSSION

DPW update

Brett Gonsalves

12 Erickson St hazardous tree removal

Brett Gonsalves had pine tree impact abutter, couldn't remove tree so cut up and left for habitat at 12 Erickson St. Pine tree, 2 deceased maples and smaller tree beyond 33 Valley Rd removed and taken off site. Tree warden determined they were hazardous. Alex Rozycki asks about homeowner potentially damaging trees, Brett Gonsalves said arborist said they were quite old and unable to pinpoint when damage was done to trees.

Other subjects related to DPW and Conservation

Notice of intent next week to outline stream maintenance on southern side of Franklin abuts Sunset Rd. Stream restoration abuts kindercare and arbors and wrapped around Weiss Farm. Commission is welcome to send questions ahead so answers can be provided next week.

95 Maple St sedimentation downstream to Vale in Woburn and Brett Gonsalves inspected erosion controls. Developer took corrective action to protect Sweetwater Brook. Will continuously monitor.

158 Franklin St

Site visit Domenick Cimina update- no wetlands violations.

Weiss Farm

February report from David Cowell. Rich Kirby update

Jessica Gerke mentions site observation of Weiss Farm March 5, 2024. Asks if there are questions about environmental monitor report. Rich Kirby says erosion controls in place, David Cowell expected to site visit this week. Surface water sent to retention basin to take runoff from site. Rich Kirby reviewed February report to be consistent with what observed, photographs of weir. Superseding order of conditions compliance, documents forwarded that included site plans, weir and pump station requirements and operations and maintenance plan. Documents are detailed with replacement, thorough data records for owner. No requirement for Conservation Commission to be copied, but could ask owner to be copied.

Jessica Gerke believes going monthly will be worthwhile. Monitoring construction site, inch of rain expected Saturday, might make sense to go out after storm event. Sediment tracking repair, sediment basin and street sweeping contractor responsive.

Alex Rozycki construction site pad entrance, standard 3 inch rip rap to catch sediment not just dense grade. Rich Kirby will look on plans to see if specified stone size at entrance. Larger stone gets caught in wheels of dump trucks. Might be 2 inch stone, Rich Kirby does not think its dense grade. Alex Rozycki issues will come when they dewater. Plans call for crushed stone apron entrance. Sedimentation Control Plan C-10 plan per Rich Kirby.

Follow up on deposition of soil with Ian Gasco Wiggin.

Alex Rozycki if you are hauling soil needs to be tested to see if its clean. Data set – Jessica Gerke suggests seeing if Jill has received?

Megan Day asks when they are turning pump on, has that been scheduled? Jessica Gerke replies within 120 days of initiation of construction supposed to complete pump. Jessica Gerke says waiting for follow up from DEP/Jill Provencal. Megan Day asks if Rich Kirby would be available when pump is turned on.

Megan Day reviewed denial, varying opinions on what will happen when pump turned on. Adjacent resource areas may flood. Rich Kirby responds culvert beneath Franklin St lower than culvert beneath Sunset Drive by several inches. Pump started in the 50s and active through 2013. Maintaining channel and culverts downstream in superseding order of conditions. Suggested to 2

Town to see what affect is when pump is turned on so culverts are clear downstream. Specific elevations where water will flow into the culvert via Weiss Farm pump depending on elevation of water. If high water on Weiss farm then more will get pumped through culvert.

Extensive flooding would happen again if everything is rebuilt. Megan Day said so we have to turn it on and see what happens. Rich Kirby look at flow and downstream flow compared to high rain storm event. See how system reacts to low level and monitor for higher storms.

Alex Rozycki documents say no recourse. Rich Kirby agrees. Culvert cleaned out may get to properties faster downstream. Megan Day said resource area across the street could be negatively impacted. Weiss farm wetland may be drained as negative impact on resource area.

Richard Jackson asks Rich Kirby about flooding at Gerald Rd. due to shutting pump off. Drop water table on Weiss Farm side and make house lots buildable. Are we creating a massive flood area on the other side of Franklin; how do we resolve? Rich Kirby said whatever was happening prior when pump was on will probably happen again. Boulders near pump station may need to be removed. Jessica Gerke mentions contractor may need to remove boulders, we're waiting for DEP to make a determination and Jessica Gerke offers comments can be sent to office to be sent to DEP.

Abutting properties of Weiss Farm, just because it isn't wet doesn't make it not a wetland, and we are not promising it will be buildable.

Letter from 7 Sunset Rd – read into record from Arthur Bennett.

Whip Hill

Stoneham Daisy Troop Whip Hill 3/24 meet at manor after hike 4pm

Jessica Gerke thinks hike on property is great. Access to house we're in process of determining approved uses and we have precedent of how house has been used. Megan Day thinks its permissible to allow one date. We're allowing garden club to meet. Documents we have to guide us say allow use of restrooms and space. Very different than theater, this falls into kids enjoying property and falls under permitted use. Richard Jackson ok with daisy troop using house. Norman L'Esperance ok with it. AJ Jamgochian says until we fully understand how we want to use the house this may open up more questions about how to use the house. Alex Rozycki thinks we need to hit pause. Garden club provides service. Megan Day says kids should be a part of this, restrooms available per historical documents. Friends of Fells have relationship with park. Vote to determine daisy troop to access house after their hike, motion made by Norman L'Esperance to use restrooms only seconded by Richard Jackson. Roll call yes Norman L'Esperance, Richard Jackson

Amend Motion by Megan Day to use house for meeting, seconded by Richard Jackson Roll call Norman L'Esperance, Richard Jackson, Megan Day yes 3 Jess Gerke and Alex Rozycki no

Alex Rozycki slippery slope, while Girl Scouts would open up Whip Hill to others until guidelines are in place. Garden club are adults. Jessica Gerke liability waiver may need to be signed. Insurance is held by Town per Megan Day.

Garden club 3/14/24 and 3/25/24- request for meeting space approved.

Update from Subcommittee; job description review.

Contracted as caretakers on property first step. Any feedback will be taken to subcommittee 3/25/24 and then Bob Galvin creates contract. Jessica Gerke asks for job description changes or additions? Megan Day asks if AJ Jamgochian has reviewed? Quarterly update from Whip Hill 3

added, we can send for review. Two caretakers part time basis. Alex Rozycki says didn't specify number of hours for the job, not sure how to quantify. Is this a take it or leave it? Megan Day says similar to what Jim Previte had for the Town. Idea was to restructure job description because it was weekend watchman, caretaker, environmental inspector, tree warden so made it specific to Whip Hill. Had AJ and Jim in mind, yes its negotiable and were trying to put something in place sooner than later to document positions. AJ Jamgochian has concerns about job description in terms of how it will be used and how it will be reflected. Alex Rozycki says heavier burden if there are visitors often. Is there a fee structure for staff of additional hours? Megan Day doesn't think it veers far from use. Colonial Park tour years ago of property. Substantial change isn't likely. Property used but not abused. Shared responsibilities reflected and only piece that is different is quarterly reporting. One year contract for now and decide on house uses.

Jessica Gerke asks AJ Jamgochian for time spent on weekly basis or seasonal, security and physical work on property estimate weekly. AJ Jamgochian says he will check out job description. Alex Rozycki agrees vote on 3/25/24. AJ Jamgochian encouraged to come to subcommittee meeting Monday 3/25/24.

Meeting Structure

Parameters of public comment

Jessica Gerke time limits on public comment and presentations. Alex Rozycki battling contentious properties, rehashing conversations, not appropriate for meeting for long talking points. Setting policy at beginning of meeting, 2 minutes for public, helps focus. Richard Jackson agrees two minutes get point across and enjoys zoom format.

Topics not reasonably anticipated 48 hours before the meeting

Approve Meeting Minutes from February 26, 2024

Motion by Norman L'Esperance and seconded by Richard Jackson Roll Call yes 5/0 Megan Day, Alex Rozycki, Norman L'Esperance, Richard Jackson and Jessica Gerke

Next Meeting March 25, 2024 then April 8. 2024

Motion to adjourn Alex Rozycki, seconded by Norman L'Esperance. Roll call yes 5/0 Norman L'Esperance, Alex Rozycki, Megan Day, Richard Jackson and Jessica Gerke