



**TOWN OF  
STONEHAM**  
MASSACHUSETTS 02180

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

**STONEHAM CONSERVATION COMMISSION  
MINUTES OF MEETING  
June 10 2024 Virtual 7 PM**

**Please join meeting from your computer, tablet or smartphone.**

<https://meet.goto.com/854190661>

Phone Access Code: 854-190-661 U.S.: [+1 \(571\) 317-3112](tel:+15713173112)

Jessica Gerke, Norman L'Esperance, Megan Day, Domenick Cimina, Richard Jackson, Jeremy Zasowski, Charlie Houghton, Rich Kirby, Martin Wantman, Lisa and Larry Russo, Mary McCarthy, Olivia Bailey

Motion to open meeting by Megan Day seconded by Richard Jackson Roll call Megan Day, Richard Jackson, Jeremy Zasowski and Jessica Gerke yes 4/0

**PUBLIC HEARING**

**CERTIFICATE OF COMPLIANCE**

**19 Philips Rd #297-0413**

*Charles Houghton*

Request for Certificate of Compliance

Charlie Houghton said in substantial compliance, expecting certificate of occupancy tomorrow and closing is Wednesday 6/12/24. Jessica Gerke mentions concern for wetland during construction primarily.

Motion to approve certificate of compliance by Megan Day seconded by Richard Jackson. Jessica Gerke, Megan Day, Richard Jackson, Jeremy Zasowski yes 4/0

**DISCUSSION**

**Ellen Rd**

Wetland Clearing

Plot plan shows wetland on border of two properties. Vegetation was cleared from one side, which brings up what is permitted to be done in wetland. Unclear if soil brought in or vegetation cleared. If invasives species were cleared homeowners should come before Conservation Commission for input on vegetative removal. Jessica Gerke did go by 43 Ellen Rd to see about invasives removal. Lisa Russo comments soil brought in, landscaper used, hydroseeded, concerned backyard grade was changed. Megan Day says we have sent wetland scientists to view and propose mitigation. Brett Gonsalves has taken pictures. Russo's said neighbor did this work recently. Megan Day asks if they have experienced any issues? Mrs. Russo's said not yet, since 1998 haven't done anything on Russo property. Asking if they can clear invasives away from home. Megan Day says typically we will issue parameters about what can and can't be done. Continue to investigate.



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**Weiss Farm**

May report from David Cowell

Ian Gasco Wiggin pump still being tested, still in process.

Rich Kirby LEC inspect erosion controls so adjacent wetlands protected. June 4, 2024 Rich Kirby was at site. Reasonable shape erosion controls, June 10<sup>th</sup> housekeeping items completed. Vegetation has come in since last month, some obscures compost sock. Retaining wall compost sock shown. Larger stone put in to contain smaller stone. Franklin Street relatively clean, silt sack trapping some sediment.

Richard Jackson said pump was clogged with weeds. Rich Kirby unsure of pump status. Maintenance of pump station by Corcoran or owners of property asked by Richard Jackson, yes owners responsibility to maintain pump. Document with maintenance schedule referenced in superseding order of conditions.

Martin Wantman watches pump, was clogged 10 days ago and Wantman complained to Callahan and Town Hall and Callahan was on property looking at pump electrical panel. Vegetation and plastic bag clogged pump. Wantman suggested they enlarge apparatus that encloses the inlets to the pump to decrease chance of pump choking. No testing ongoing, electrical connections removed, Wantman is underwater and pump is non-operational. Wantman is concerned when this happens again what will they do, he does not want to deal with flooding incidents. Martin Wantman would be interested in knowing future plans for the pump, thankful weir dam is working, water on his property is down.

Rich Kirby says he will visit site and get intel on pump. Rich shares screen with Weiss Farm Storm water pump station operations maintenance plan, inspected weekly with checklist inspection report with water level in wetlands and condition of weir. Elevation 160.5 or higher daily inspections required. Pump 159.5 or lower can be turned off, above 159.5 turned back on. Pump inspection firm annually, has Callahan identified? Maintenance agreement for inspections and repairs.

Megan Day asks if we can request documents that are mentioned as inspection reports? Rich Kirby will ask Callahan if there are reports that can be viewed and if they have pump inspection company.

Pump station operational 120 days after taking ownership of property, not supposed to start construction until pump is operational.

Domenic Cimina asks if float is set to elevation? Jessica Gerke said email said pump is broken. They have not set levels and pump is not in regular operation.

Richard Jackson asks if this happens again in the future is there a backup pump that can be swapped out quickly. Rich Kirby will ask Callahan.

**Whip Hill**

Update from Subcommittee. Project list.

Jessica Gerke introduces Whip Hill as donation to Town as 1968 donation to jurisdiction of Conservation Commission. Subcommittee trying to write down and have future property decisions in one place.

Megan Day says subcommittee is finalizing caretaker contracts with legal counsel. Property appraised. Long term picture and what are acceptable uses of property defined.

Jessica Gerke mentions Jim Previte has sent list of projects on property. Trees that need attention have been part of DPW request. Jessica Gerke says Jim Previte will need to get estimates for work and be part of a road map. Send list to entire commission. Megan Day says expenses go through trust, any repairs should be on a list with estimates for the next year. Megan Day suggests Jim Previte prioritize. Jessica Gerke mentions electric lawnmower and Megan Day responds it's a field or more. Jeremy Zasowski asks about subcommittee meeting schedule, Jessica Gerke states Monday 6/17/24 at 1030am next meeting.

Share dropbox link with Jeremy Zasowski. Engineering company quote for Whip Hill per Domenic Cimina. Insurance company looked at Whip Hill, report not coming until the fall. Jessica Gerke mentions other companies may need to be contacted for estimates. Jessica Gerke states there are constraints of building there not set up for public use so wanted architect to discuss capital projects and what would need



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to be done for this to be public space. Domenick Cimina suggests allowing Jim Previte to purchase lawn mower, as needed up to \$500 expenses can be authorized. Megan Day wants there to be a process and know of expenses ahead of time and not make decisions in a vacuum. Jessica Gerke says we have a plan that is built out of anticipated expenses.

**Matters not anticipated**

**Approve Meeting Minutes from May 20, 2024**

Motion to approve minutes made by Domenick Cimina seconded by Richard Jackson. Roll call yes Jessica Gerke, Domenick Cimina, Megan Day, Richard Jackson 4/0

Next Meeting July 8, 2024

Motion to adjourn by Domenick Cimina seconded by Richard Jackson Roll call yes Jessica Gerke, Domenick Cimina, Megan Day, Richard Jackson, Jeremy Zasowski, Norman L'Esperance 6/0