



**TOWN OF
STONEHAM**
MASSACHUSETTS 02180

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

**STONEHAM CONSERVATION COMMISSION
MINUTES OF MEETING
May 20 2024 Virtual 7 PM**

Please join from computer <https://meet.goto.com/672434525> or dial in US [+1 \(224\) 501-3412](tel:+12245013412)
Access Code: 672-434-525

Jessica Gerke, Richard Jackson, Megan Day, Domenick Cimina, Charles Houghton, Michael Larkin, Martin Wantman, Tim Power, Matthew McComb, Kevin Ponder, Lorraine Savage, Bette Biggio

Domenick Cimina opens meeting Richard Jackson seconds Roll call yes 4/0 Jessica Gerke, Richard Jackson, Megan Day and Domenick Cimina

PUBLIC HEARING

Glendale Summit Rd Subdivision #297-0420 *Charles Houghton* Notice of Intent continued

Richard Jackson and Megan Day attended site walk and found it satisfactory. 5 lot subdivision, resident B zone, 2 have single family houses with additions, 4 duplex and 1 single family per Charles Houghton. Dikes Pond jurisdictional, Summit Rd driveway will be built and jurisdictional to Conservation. Approved by Planning Board and Storm water management. Tim Power PVI Site Design shares screen. Summit Rd downhill from houses, runoff from houses to recharge system then overflow to wetlands. Domenick Cimina asks if it's all ledge, Tim Power responds ledge is 2 feet down so artificially raising everything up. Domenick Cimina asks about infiltration overflowing to Dikes Pond. Storm water board reviewed, analysis takes into account existing conditions. Doesn't want to blast into ledge, it'll be similar to how it's moving today per Tim Power.

Matthew McComb 7 Birch St asks if many trees will be removed? Is there a set plan for adding trees or vegetation to area? 2 trees per lot will be planted per subdivision planning board per Tim Power. Large maple outside limit of work. Overgrown brush along banks will be removed.

Motion to close public hearing by Domenick Cimina seconded by Richard Jackson. Yes 4/0 Jessica Gerke, Megan Day, Domenick Cimina, and Richard Jackson

Motion to approve order of conditions for Glendale and Summit Rd made by Megan Day, Domenick Cimina seconded. Yes 4/0 Jessica Gerke, Megan Day, Domenick Cimina and Richard Jackson

5 Birch St #297-0421 *Kevin Ponder and Kim Ramos* Notice of Intent

Proposed accessory dwelling moved 2 feet, plan updated so outside no disturb zone 2 feet 9 inches. Kevin Ponder puts plan on screen. Not doing full basement, going down 4 feet. Domenick Cimina asks if he'll be able to put up haybales and access. Conservation will inspect when haybales are installed. Siltation fence with compost sock is



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allowed per Jessica Gerke. Domenick Cimina asks about drainage, Kevin Ponder says planning board and curtain drain will need to review. DPW will review.

Motion to close public hearing made by Domenick Cimina seconded by Richard Jackson. Roll call yes 4/0 Jessica Gerke, Megan Day, Domenick Cimina and Richard Jackson

Motion to approve order of conditions as is Megan Day made seconded by Domenick Cimina. Roll call yes 4/0 Jessica Gerke, Megan Day, Domenick Cimina and Richard Jackson

160 Franklin St #297-0422 *Lorraine Savage/Bette Biggio* Notice of Intent

Patio and porch goes into 100 foot wetland buffer per Bette Biggio. Driveway update to add asphalt, plantings next to house by patio. Pavers for patio at ground level per Domenick Cimina satisfactory. The patio will be 12x10, and 10 feet of it will be within 100 foot buffer zone.

Motion to close public hearing made by Domenick Cimina seconded by Richard Jackson. Roll call yes 4/0 Megan Day, Jessica Gerke, Domenick Cimina and Richard Jackson

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

CERTIFICATE OF COMPLIANCE **7 Birch St #297-0415** *Matthew McComb*

Trees removed per plan, 5 trees removed, 1 tree cut back, invasive vine cut. 14 native species trees planted per certified arborist, planted red maple in the front. Have rodent protection and location flags per Matthew McComb.

Motion to approve certificate of compliance made by Domenick Cimina seconded by Megan Day Roll call yes 4/0 Jessica Gerke, Domenick Cimina, Megan Day and Richard Jackson

DISCUSSION

Weiss Farm

April report from David Cowell. Richard Kirby sent report which was reviewed. Jessica Gerke mentions soil on compost sock being buried, compost sock degrading would need to be replaced or doubled up to continue functioning. Please share any comments or questions with Jen DeCourcy to pass along.

Martin Wantman Gerald Rd disappointed there aren't pictures of pump house. 3 short tests, his property is underwater, believes it's being mismanaged. Asking if a Conservation Commission member can come to his property and meet him as a multi year abutter. Jessica Gerke says we can, and we have been receiving testing updates. 8 hour tests starting soon, Jessica Gerke would like to know how close they are to the level they are attempting to achieve. Haven't finished testing to determine where floats will be.

Martin Wantman responds pump house has not been operated since 2017, flooded condition that is abnormal. Tests should be done after flood is pumped away. 2 days to dewater property based on prior pump. Martin Wantman asks Domenick Cimina to come by. Float elevation is not set yet per Domenick Cimina, pump needs to be run for awhile. Floats need to be set at a level below elevation.

Martin Wantman thinks it's important that the trees on Cunningham property are protected from flooding, tree fell down in driveway, another tree hit building.



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Whip Hill

Update from Subcommittee

Megan Day reports contracts will come back to Commission to reflect Jim Previte's comments, working with Town Counsel. Met with Garden Club to learn how they use it. Grounds may not be handicap accessible. Working with architect to appraise house, and let us know long term maintenance plan. Consensus from people vested in property. Domenick Cimina asks about assessment cost. Megan Day responds were waiting for price. They did Arnold House, Town paid, Jessica Gerke says they have not given us a quote yet.

Commission

Organizational Review

Jessica Gerke is willing to continue as chair, offers we could have a co-chair. Domenick Cimina offers to help as co-chair. Richard Jackson supports. Motion to nominate Jessica and Domenick Cimina as co-chairs seconded by Richard Jackson. Roll call yes 4/0 Jessica Gerke, Domenick Cimina, Richard Jackson and Megan Day
Jessica Gerke nominates Domenick Cimina as Storm water representative, Richard Jackson seconds. Roll call 4/0 yes Jessica Gerke, Megan Day, Richard Jackson and Domenick Cimina

Matters Not Anticipated

Approve Meeting Minutes from April 29, 2024

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

Next Meeting June 10, 2024

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