



CONSERVATION COMMISSION

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Town of Walpole Commonwealth of Massachusetts

MINUTES
CONSERVATION COMMISSION
June 14, 2017
7:00 PM

This meeting was taped and will be available on walpolemedia.tv

Present: Jack Wiley (Chair), Al Goetz (Vice Chairman), Betsey Dyer, Roger Turner and Emidio Di Virgilio

Also present: Landis Hershey, Conservation Agent
Amy Messier, Board Secretary

The Conservation Agent Report dated June 14, 2017 was given to members.

Vice Chairman Al Goetz opened the meeting at 7:00 p.m.

Notice of Intent, by Anthony Yebba, 763-765 Main St., DEP #315-1133:

John Glossa of Glossa Engineering was present, along with the applicant Anthony Yebba. Mr. Glossa explained that the proposed project is a redevelopment of a degraded riverfront area within the same footprint under 10.58(5). The existing building will be removed and a new building will be constructed in its place. Mr. Wiley read minor comments from engineering. Mr. Wiley opened the hearing to the public for input, Karen Tracy expressed concern over the safety of customers at Scoops during construction, Mr. Yebba assured her that demolition would only be 1 or 2 days, and a fence would be constructed during demolition. Ms. Dyer made a motion to close the hearing, seconded by Mr. Di Virgilio, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio). Mr. Goetz made a motion to issue an order of conditions, seconded by Ms. Dyer, with the following conditions in place; waterline shown on plan, show infiltration on the back and the north side, clean-up along river and clean-up of invasive species. The vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio).

Notice of Intent, by Michael Dowling, 11 Emerald Wy. (Lot 6) DEP #315-1134:

Bruce Wilson, representing the applicant Michael Dowling was present. Mr. Wilson explained that the proposed project is within the Olmstead subdivision, and would consist of the construction of a single family dwelling within the 10' buffer zone of the wetlands. Mr. Wiley read comments from engineering. Ms. Hershey and the Board agreed that the driveway on the plan should be located on the other side of the house, erosion controls should be shown on the plan, a dewatering plan should be in place, a key showing where the lot is

located within the subdivision, a North arrow should be shown on plan, and no alteration plaques should be in place. There were no comments of concerns from the public. Mr. Goetz made a motion to close the hearing, seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio). Mr. Goetz made a motion to issue an order of conditions contingent upon the applicant submitting revised plans that include all of the Boards concerns noted above, seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio).

Notice of Intent, by Walpole Trails Committee, Cobbs Pond Main St., DEP #315-1135:

Conservation agent Landis Hershey was present and representing the Town of Walpole and explained that the proposed project by the Walpole Trails Committee consists of the extension of the trail from the RFCU parking lot onto the Town owned Conservation Commission land, and consists of 4 sections including; 4 ft. x 16 ft. boardwalk; path through the woods 3 ft. x 53 ft.; 4 ft. w. x 10 ft. L. & 4 ft. w. x 12 ft. L. boardwalk; 8 ft. x 8 ft. observation deck. The hearing was opened for public input which consisted of Ross Hiltz; Mike McLaine; Karen Carter of North St.; John C. of Ginley Rd.; Steve Johnson of North St. who expressed concerns regarding safety, low water level, parking, untreated water and attracting too much the public. Mr. Goetz made a motion to continue the hearing to June 28, 2017 ay 7:30 PM, seconded by Mr. Di Virgilio, the vote carried 4-0-1 (Wiley, Goetz, Turner, Di Virgilio in favor; Dyer opposed).

Continued hearing, Notice of Intent by Michael Viano, Lot 30 Gigi's Way, DEP# 315-1117:

A letter requesting continuance without testimony to August 9, 2017 was submitted by Michael Viano of SR Ventures II LLC. Mr. Goetz made a motion to continue the hearing until August 9, 2017 at 7:00 PM, seconded by Ms. Dyer . The vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio).

Request for Determination by Walpole Country Club, 233 Baker St.

Kelly Durfee Cardoza, representing the applicant was present, along with Jason W. from the Walpole Country Club. Ms. Cardoza explained the proposed project is the installation of a new irrigation system on the golf course. Ms. Cardoza stated that the new irrigation system would use significantly less water, that no additional wetlands or buffer zone vegetation will be removed for installation and that all work is occurring outside of the resource area. Mr. Goetz made a motion to close the hearing, seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio). Mr. Goetz made a motion to issue a negative #3 determination, with the installation of straw wattles, seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio)

GENERAL BUSINESS/OLD BUSINESS/NEW BUSINESS:

Minutes of May 10, 2017; May 24, 2017

Mr. Goetz made a motion to accept the minutes of May 10, 2017, seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio).

Mr. Goetz made a motion to accept the minutes of May 24, 2017, seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio).

Trail Easements- Sean McEntee, SR II Ventures, LLC (Trail from Olmstead Estates)

Mr. Goetz made a motion to accept the Roscommon trail easement, seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio)

Whitman Homes, Inc. Trail Easement (Trail through Roscommon subdivision)

Mr. Goetz made a motion to accept the Whitman Homes trail easement, seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio)

Enforcement Orders/ Orders of Non Compliance:

Main St. #1900, DEP #315-1043: Melissa from “Supa Sales” was present and submitted pictures to the Board of the property in its current state. She stated that the septic system issue is being addressed, and agreed to pay to have a third party wetlands specialist (chosen by the Conservation Commission) observe the property and determine if the woodchips on the property need to be pulled back away from the wetlands, as well as the installation on concrete/ granite bounds. Ms. Hershey addressed her letter in response to the letter earlier submitted by the property owners’ Attorney, Bruce Norwell.

Whitman Homes: A letter was received addressing the initial letter sent out for Noncompliance. The noncompliance letter sent to Whitman Homes addressed the following; special conditions #54, #56.

536 Fisher Street: a letter of noncompliance was sent for the clearing of a large vegetated area down to the wetlands and pond. Area replanted with four trees and shrubs with cooperation of NepRA.

Extension Requests:

Turner Pond Vegetative Management – DEP #315-634: Mr. Goetz made a motion to accept the extension request (3 yr ext.) , seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio)

Clarks Pond DEP #315-958: Mr. Goetz made a motion to accept the extension request (3 yr ext.) , seconded by Ms. Dyer, the vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio)

Board Comment Requests:

Zoning Board – 505 Washington St., Case No. 13-17 – The Board had no comments.

8 Glendale Rd., Case No. 14-17 – The Board had no comments

Planning Board - Burns Ave., Echo Estates, Siemens – Burns Ave is currently before the Conservation Board, Echo Estates was issued an order of conditions, Siemens was issued an order of conditions.

Ms. Dyer made a motion to adjourn the meeting, seconded by Mr. Goetz. The vote carried 5-0-0 (Wiley, Goetz, Dyer, Turner, Di Virgilio)

The Commission adjourned at 10:00 p.m.