



**Waltham Conservation Commission
August 10, 2023
Meeting Minutes**

Meeting took place via public Zoom call with participation information posted at City Hall, Government Center, and on the Commission's page of the City web site. Zoom information was circulated directly to all applicants and others on the public agenda.

Meeting called to order at 7:02PM.

Attendees: Chair Philip Moser, Vice Chair Bill Doyle, Michael Donovan, Bradley Baker, Louis Andrews

Absent: Gerard Dufromont, Alexander Sbordone

Public Hearing

Notice of Intent (DEP File # 316-0820) (Continued from 7/27/2023)

Applicant: John Colbert—MWRA

Property Location: Linden Street ROW; Waverley Oaks Road ROW. Project is entirely in roadway between approximately 182 Linden Street and 225 Waverley Oaks Road.

Project Description: Rehabilitation of existing water main (Weston Aqueduct Supply Main – WASM3).

Applicant has requested a continuance. Motion to continue by Mr. Doyle, seconded by Mr. Donovan.
Motion passed.

Public Hearing

Notice of Intent (DEP File # 316-0819) (Continued from 7/27/2023)

Applicant: Chris Legocki – Greystar Development East, LLC.

Property Location: 379-395 Totten Pond Road

Project Description: The proposed project consists of razing the existing structures located on-site, and the construction of a five-story office/research laboratory building with attached structured parking and associated surface parking. Proposed work will occur within Inland Bank and the 100-foot buffer zone to Inland Bank and Bordering Vegetated Wetlands.

Present for applicant: Chris Lucas of Lucas Environmental; Zachary Richards and Liam Feeney of Bohler; Chris Legocki and Jacob Stark of Greystar. Mr. Lucas noted the recent site walk. Summarized and presented revised material (focusing on the invasive management plan). He noted that the commission recommended planting 83 trees, based on the square footage of the area; but site conditions make it difficult to plant more than 61, due to stream bank and retaining wall stability issues. He suggested 1:1 replacement for trees larger than 5" dbh. They will not increase the planting density, which is better for the wall. The exact count for those trees has not been done yet. Wording of a condition to this effect was discussed. Mr. Moser agreed that this change still addressed commission concerns. He noted traffic commission sightline concerns, and compromise pruning restrictions to address this. Mr. Donovan asked some specific questions about the gas easement and

how planned changes to the intersection might increase tree removals, which were. Mr. Legocki expanded on work with the city traffic engineer. Mr. Richards noted that no additional tree cutting should be needed, but if that is called for there will be an additional filing. Mr. Doyle and Mr. Moser specified the proposed conditions and confirmed that they address commission concerns. Comment was invited from the public; none offered. Mr. Doyle moved to close the public hearing. Seconded by Mr. Donovan, all present in favor. Mr. Doyle moved to issue a positive order of conditions, to include the two site-specific conditions previously discussed (regarding sight line pruning and native tree replacement). Mr. Donovan seconded. All present in favor. **Motion passed.**

Public Hearing

Notice of Intent (DEP File # 316-0821) (Continued from 7/27/2023)

Applicant: City of Waltham Engineering Department

Property Location: 185 Lyman Street (Lyman Pond weir in Chester Brook)

Project Description: The intent of this project is to modify and improve the weir structure located within Chester Brook.

DEP has asked the applicant to reach out to the Army Corps of Engineers for comment on the work in the stream. Army Corps has not yet responded, so the applicant has requested a continuance. Motion to continue by Mr. Doyle, seconded by Mr. Donovan. **Motion passed.**

Public Meeting

Request for Determination of Applicability

Applicant: Gwen Pojasek – Chapel Hill Chauncy Hall School

Property Location: 399 Lexington Street

Project Description: Remove existing Atwood House tight tank and install new 6" diameter sewer service pipe from building to municipal sewer. Work in buffer zone only.

Present for applicant: Al Trakimas of SITEC Engineering; Gwen Pojasek, CFO, and Al Umina, of CHCH. Mr. Trakimas presented the project. This is a straightforward removal of a tight tank and connection to the municipal sewer line that crosses the property. Mr. Doyle asked about other approvals from the city, which Mr. Trakimas said are in progress. Mr. Donovan and Mr. Moser asked into site details, which clarified that the work will be in a developed lawn area, with no impact on existing wetland or riverfront vegetation.

Mr. Doyle made a motion to issue a negative determination, with an explicit condition that if the city requires any changes to the plan the applicant will notify the commission. Applicant will also provide a final plan to the commission for the file. Seconded by Mr. Baker. All present in favor, **motion passed.**

Commission Business

- Approval of meeting minutes from 07-27-2023. Motion to approve by Mr. Andrews, seconded by Mr. Baker. **Motion passed.**
- Update on filing fee projects. Mr. Moser reported on invasive management work at Seminole by Parterre. Rec. Department is paying for half, ConCom paying the other half. Expects that to be billed soon. He suggested that the commission approve looking into seed and plantings to fill the area before new invasives move in. He expects this will be less than \$1,000. The commission favors this.

Correspondence

- DCR invasive treatment on the Charles River noted.

- Public comment period for MWRA water tunnel program noted. [A representative of the Waltham Land Trust was present and noted that this has been extended to September 22.]
- Property line inquiry at 5 Gentlemans Way noted.
- Waverley Oaks Athletic Club emptying of pool water into storm drains to Beaver Brook and City Engineer visit noted.

Old Business

- Status of Conservation Agent/Code Enforcement Inspector search. Mr. Moser noted that 7 applications were received and 4 candidates interviewed. References are being checked and he hopes to make a decision in collaboration with Mr. Doyle tomorrow.

Site Visit Reports

- Mr. Daly reported on the CRWA presentation on the restoration of Fuller Brook in Wellesley. Mr. Moser added that this kind of stream daylighting is important and could apply to projects in Waltham. The recent Fernald stream daylighting project has similarities.
- Piety Corner Club (Mr. Donovan). Showed site photos and described current state. Work has been done as conditioned. Not seeded yet, but no erosion problems noted.
- 326 Lexington Street (Mr. Donovan). Site photos and report on current work. Work is being done as conditioned, no problems observed.
- 380 Lexington Street – Totten Pond Road intersection (Mr. Donovan). Checked on erosion controls and step-down basins. Functioning as designed. Noted wear on erosion controls and work to still be completed by the city (the contractor's portion has been finished). Specifically the plantings to be done by the city. Work has been suspended temporarily while the MWRA water main work is underway nearby. Mr. Moser asked that a letter be sent to the city traffic engineer to remind them to complete the plantings by the end of the year, before the OOC expires.
- Brandeis – Hassenfeld parking lot (Mr. Baker). Mr. Baker stopped by to inspect and it appears they have done nothing to clean up the silt in the parking lot. Suggested sending a letter to Chris Gould at Brandeis to clean this up before any tree planting. The office will do this.
- Fernald pond/stream restoration. Mr. Moser recently visited and it is doing well, much better than this time last year (during drought conditions). He noted many frogs, wildflowers, butterflies. He noted that live-staking plantings seem to have done well through the drought, but larger tree plantings have died. He recommended that the office contact the City Engineer and the Rec Department to inquire both about replacing trees that have died and requesting a certificate of compliance. Up to 25% mortality is allowed within 2 years of the project being closed, but all plantings should be alive when closed. He hoped that they would replace the Black Willow in kind and recommended a bark protector to prevent deer damage.

Committee Reports

- **CPC:** No report. Next meeting scheduled for September 19, 2023.

Mr. Moser noted that Mr. Dufromont has not received responses to the requests for quotes for invasive management at the Paine Estate, so there is no news for a Trust Fund meeting.

Motion to adjourn by Mr. Doyle, seconded by Mr. Baker. All present in favor. **Motion passed.**

Meeting adjourned at 8:04 PM.