



TOWN OF ARLINGTON

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ARLINGTON CONSERVATION COMMISSION

Arlington Conservation Commission
Minutes
February 7, 2019

Mr. Stevens called the meeting to order at 7:32 p.m. in the second floor conference room of the Town Hall Annex. Present were Commission Members Nathaniel Stevens, David White, Charles Tirone, Curt Connors, Susan Chapnick, Mike Nonni, and Pam Heidell; Associate Commissioner Cathy Garnett; and Conservation Agent Emily Sullivan. Also present were Mary Gilbert, Mira Whiting, Frank Kautz, Scott Desmond, Laura Desmond, Laura Harding, Lynn Guthrie, Bruce Goodchild, and Jeanne Lukenda and Mel Higgins of Weston & Sampson.

Administrative

01/17/2019 Meeting Minutes

The Commission discussed edits to the draft minutes. D. White motioned to approve the minutes as edited, C. Connors seconded, all were in favor, motion approved.

Spy Pond Pier Funding

E. Sullivan updated the Commission on funding for the crew pier work at Spy Pond, which was added to the project scope in March 2018. This project amendment was limited to the development of construction documents for a potential crew pier. Due to time constraints and permitting, the Town agreed that the crew pier would not be an element of the upcoming Spy Pond Erosion Control Project, but would be pursued as a next phase of the project.

Since the crew pier was not part of the original Community Preservation Act (CPA) project application, CPA - which is funding a majority of the project - cannot fund the construction documents for the pier. E. Sullivan is looking into funding alternatives.

Spy Pond Erosion Control Project

E. Sullivan informed that Commission that the Town received 10 bids for the Spy Pond Erosion Control Project. E. Sullivan is working with S. Mulroy (acting Recreation Director), D. Vitters (Park & Recreation Commission), and C. Garnett (Conservation Commission) to review the bids. The Town may not have enough funding to cover the base bids received, so there is the possibility that the project's scope will need to be reduced and re-bid.

Spy Pond Sand Bar

The MassDOT has requested a working session with the Commission on 2/28/2019 to discuss the removal of the Spy Pond sand bar, which has formed in the southwest corner of the pond due to sediment deposition from Route 2. E. Sullivan will request all working session documents in advance of the meeting, along with the analytical results from last year's sampling.

Spy Pond Route 2 Pathway

E. Sullivan informed the Commission that the annual Route 2 Clean-Up Day will occur in late spring. S. Rogovin, who leads the Clean-Up Day, reached out to E. Sullivan about possible planting along the bank to match the plantings that will be installed as part of the Spy Pond Erosion Control Project. E. Sullivan sent S. Rogovin the planting list from the Spy Pond Project. S. Rogovin inquired about potential funding opportunities for plants. E. Sullivan recommended that he reach out to MassDOT, since MassDOT owns the land and is therefore responsible for its maintenance. E. Sullivan will follow-up with S. Rogovin about project status.

Zoning Working Group

P. Heidell updated the Commission on the most recent Zoning Working Group meeting. E. Sullivan and N. Stevens are attending the 02/11/2019 Arlington Redevelopment Board (ARB) meeting so that the ARB can ask questions about revisions to the Floodplain District and Inland Wetland District regulations.

Water Bodies Working Group Funding

The Water Bodies Working Group met with members of the Spy Pond Committee, Friends of Menotomy Rocks Park, and the Department of Public Works to discuss funding needs for fiscal year 2020. The Working Group will present its funding proposal to the Finance Committee sometime in late February or early March. E. Sullivan will ask T. DeBenedictis, who is currently responsible for management of the Water Bodies Group budget, for an updated budget request summary spreadsheet. E. Sullivan will manage the Water Bodies Working Group budget going forward for FY 2020.

Public Lands Preservation Act (PLPA)

E. Sullivan announced a campaign for the Public Lands Preservation Act, which she found out about through the Massachusetts Association of Conservation Commissions (MACC). The campaign ended on February 1, 2019.

CPA

C. Tirone updated the Commission on CPA projects. The project applications will be voted on this week. Several projects withdrew their applications. The Reservoir Project has allocated funding for mitigation (\$430,000), primarily focusing on invasive removal. C. Tirone mentioned that there may be an opportunity for more mitigation, such as bank stabilization or chestnut removal. S. Chapnick advocated for applying for more CPA funding for a future phase of the Spy Pond Project.

Mystic Riverfront Restoration

M. Nonni suggested that the Commission begin conversations about the community planting event, tentatively scheduled for Spring 2019. S. Chapnick would like to schedule a meeting with M. Nonni, E. Sullivan, and B. Copithorne to move things forward.

Notice of Intent: Wellington Park Project

J. Lukenda and M. Higgins presented the project proposal for Wellington Park. J. Lukenda summarized the project history and project scope. The project includes building a flood storage channel (approximately 70 cubic yards of storage), resurfacing and elongating the existing park pathway using a porous bituminous concrete and boardwalk, and removing invasive species. The project is funded largely through the State's Municipal Vulnerability Preparedness Program and will act as a case study for floodwater control along Mill Brook. The project will include educational signage.

D. White asked what the average number of flood events would overflow into the flood storage channel per year. J. Lukenda said that annual average was difficult to calculate, though the flood storage channel will be planted with both wet and dry plants. Weston & Sampson expects the channel to remain fairly dry throughout the year.

C. Garnett inquired about any change in impervious surface through this project. J. Lukenda stated that there will be a small increase of less than 200 square feet in impervious surface area, in front of the tennis court gate where there are currently benches. The increase in impervious surface area will be where there are benches and trash receptacles at the tennis court entrance to create a more stable area.

P. Heidell asked about the engineering calculations for the inlet/outlet of the flood storage channel. Weston & Sampson conducted the calculations internally with their engineering team, but those calculations were not included in the NOI. P. Heidell requested that the velocity calculations and the project plans be sent to the Town Engineer for independent review to confirm that there are no hydraulic impacts downstream of the outlet and that appropriate armoring along Mill Brook is provided. P. Heidell also asked about Mitigation Area A and B indicated on the plans, but not referenced in the document. J. Lukenda indicated that the areas were provided for a prior project, and that as part of this project, they could be enhanced. The applicant may need to move one of the mitigation areas during construction of this project.

J. Lukenda state that the MWRA 8(m) permit allows for invasive removal but cannot add fill on top of the easement that runs through the park. MWRA will have someone onsite during critical construction times, to ensure that the easement is not impacted.

J. Lukenda stated that mitigation areas were created during the tennis court construction project in 2011. S. Chapnick suggested maintaining the mitigation areas given that they were requirements of a previous project.

Public Comments

B. Goodchild asked how this project relates to past conversations about extending the park into the adjacent private property. This project is only focused on the Town-owned land. Prior public meetings discussed the feasibility of extension into private property, but that is not currently being pursued.

M. Gilbert expressed interest in the type of proposed plants and the soil of the site. The project proposes to remove the invasive Japanese Knotweed and construct a flood storage channel in the same location. Weston & Sampson will remove the invasive knotweed by excavating down to 4 feet in areas not over the MWRA easement. For invasive removal over the MWRA easement, Weston & Sampson recommends using the cut and dab method of invasive removal using glyphosate. M. Gilbert asked whether the flood storage area will include riprap and plantings, and where the plantings will be. Weston & Sampson confirmed that there will be plantings along the flood storage slopes and basin. Plantings will be planted with a natural mat to ensure stability. M. Gilbert expressed concern about healthy soil and water infiltration/storage. J. Lukenda stated that the site has an existing compact soil issue, which will be mitigated during this project construction.

Commission Comments

S. Chapnick requested that all herbicide and fungicide language within the NOI be removed from the project proposal. These chemicals are not approved by the Commission.

C. Garnett asked about the alternatives analysis.

P. Heidell asked about the project timeline. The project is out to bid, and all documents from this NOI hearing will be added to the project as an addendum. Bids are due on 2/21/2019.

The project proposes three new replacement trees from the Town-approved tree list and in areas that are approved by the Tree Warden and Conservation Commission.

C. Tirone asked how the project will ensure that invasives do not grow back. J. Lukenda said that the invasives will be monitored and removed for the first three years. J. Lukenda also stated that an Operations & Maintenance Plan will require replacement plantings and invasive control for a duration of 3 years under the project and then maintenance will be up to the Town, which may involve volunteer groups.

C. Tirone asked about tree protection. J. Lukenda confirmed tree protection and stated that MWRA has not asked to remove any trees along the easement. C. Tirone asked how the "no mow" area will remain free of woody debris in the future. The Town will have to be responsible for maintenance. The "no mow" area can be mowed or weed whacked once per year.

S. Chapnick inquired about the diameter at breast height (DBH) of the trees listed on the plans. The Conservation Commission's tree replacement requirement depends on tree DBH, as outlined in Section 24 of the local regulations.

P. Heidell requested a special condition of submitting all engineering documents to be reviewed by the Town Engineer. The documents should be submitted directly to the Town Engineer. If any plan changes are needed, the project changes must be submitted to the Conservation Commission. Town Engineer's review will determine if there are any downstream exacerbations or impacts for this project. The engineering documents should also be submitted to the Conservation Commission.

S. Chapnick requested a condition that replacement trees shall adhere to Section 24 of the local wetlands regulations.

P. Heidell and S. Chapnick requested that the existing mitigation areas be enhanced through this project through controlling invasives and/or native plantings.

C. Tirone asked if this project needs any environmental monitoring. Weston & Sampson will be responsible for some construction oversight and E. Sullivan will be involved in erosion control inspections. The Conservation Commission requested a project status update every 2 weeks. Reports should be emailed to the Commission with pictures.

S. Chapnick motioned to close the hearing, D. White seconded, all were in favor, motion approved.

C. Tirone motioned to issue an Order of Conditions under the Wetlands Protection Act and Arlington Wetlands Protection Bylaw with the discussed conditions, M. Nonni seconded, all were in favor, motion approved.

Request for Determination of Applicability: 15 Lowell Street Place

S. Desmond presented the request for determination of applicability. The proposed work includes adding a 2-story addition to their home, which will increase the home's footprint. The addition is approximately 14'x19'. There is an existing 1-story bump-out that will be removed for the addition. The existing home footprint is within the FEMA 100-year floodplain but the proposed addition is outside of the FEMA 100-year floodplain. Therefore, no increase in house footprint (or impervious surface) is proposed within the FEMA 100-year floodplain. No Name Brook is an intermittent brook in close proximity to the property. The property's southeast corner is within the 100-foot wetland buffer, where the property's driveway is located. The Commission discussed whether this project site falls under the jurisdiction of the 200-foot Riverfront Area as well as the 100-foot wetlands buffer.

No soil will be stockpiled during this project. All construction staging and stockpiling is proposed in the backyard, outside of all buffer zones. There is no proposed tree removal. There is a storm drain down grade, at the end of the street towards the Minuteman Bike Path. The Commission determined that there is no 200-foot Riverfront Area associated with No Name Brook.

C. Tirone suggested that paving the driveway would reduce water runoff. The driveway is within Conservation Commission jurisdiction, so work entering and leaving the property falls under

Commission jurisdiction. S. Desmond stated that any future driveway paving would be permeable, similar to the Hurd Field Parking Lot. S. Chapnick mentioned that driveway paving would be a separate project that the applicant would need to seek approval for from the Commission, since it was not included in this RDA.

Negative determination, Commission and agent can monitor project and request erosion controls if needed. Any large changes to the project scope need to be approved by the Commission.

Public Comments

M. Holding, of 23 Lowell Street Place, stated that S. and L. Desmond have been very thoughtful neighbors and considerate of the surrounding resource areas.

Commission Comments

C. Tirone motioned to close hearing, C. Connors seconded, all were in favor, motion approved.

D. White motioned to issue a negative determination of applicability, that although the project site falls under Commission jurisdiction the applicant does not need to file a Notice of Intent because the proposed construction, being outside of the FEMA 100-year floodplain and outside of the 100 foot buffer to No Name Brook, will not impact the resource areas. C. Tirone seconded, all were in favor, motion approved. E. Sullivan will issue the determination.

Certificate of Compliance: 62-64 Fairmont Road

The Commission determined that there were two ongoing conditions as part of the Order of Conditions issued on 5/23/2018. An infiltration system for roof runoff was installed as part of the construction, for which there is an operation and maintenance plan and replacement plantings were required.

M. Nonni and C. Garnett discussed the installation of the six Brodie Eastern Red Cedar trees. The trees are a Texas species, so the Commission will monitor their survival. The Commission requested that the property owners inform the Commission in the event that the trees die.

S. Chapnick motioned to issue the full Certificate of Compliance with ongoing conditions to maintain the infiltration system and maintain the replacement plantings, C. Connors seconded, all were in favor, motion approved. E. Sullivan will issue the certificate.

Meeting adjourned at 9:25pm.

The Conservation Commission's next meeting scheduled for Thursday, February 28, 2019 at 7:30pm in the second floor conference room of the Town Hall Annex.

Respectfully submitted,
Emily Sullivan