



# Wellesley

## MASSACHUSETTS

Wellesley Town Offices  
525 Washington Street  
Wellesley, MA 02482  
Phone: (781) 431-1019

### Wetlands Protection Committee Minutes 1/28/2016

Town of Wellesley  
Wetlands Protection Committee  
Meeting Minutes  
January 28, 2016

**Approved 3/17/2016**

Meeting Location: NRC Office, Lower Level, Town Hall  
525 Washington Street  
Wellesley, MA 02482

Present: Bob Collins, Carl Sciple, J.S. Waugh, Richard Howell, Pete Jones, Pam Helinek

Present: Shawn Humphrey, Michael Zehner, Deborah Carpenter, Dave Hickey, Brian Butler, Andreas Harsch, Maria Palasis, Deshang Wang, Diane Simonelli, Peter Fallon, Robin Gaynor, David Silverstein

6:30 pm **Public Voice**

There was no one present for Public Voice

#### **Administrative Business**

- *Discussion: 112 Mayo Avenue* – Preliminary discussion on adding a small addition and possibly removing a bulkhead. S. Humphrey was present.
- *Discussion: Unified Plan for Wellesley* – M. Zehner and D. Carpenter were present. Creating a Steering Committee for a Unified Plan; estimated to be a two-year process.
- *Discussion: Wetlands Protection Bylaws, special meeting* – Will schedule with John Rockwood.
- *Discussion: new recording secretary* – Candidates are being interviewed.

#### **Public Hearings – New and Continued\***

7:20 438 Washington Street – Notice of Intent (NOI), MassDEP #324-08xx

R. Collins opened the hearing on a proposal to replace Hunnewell Bath House facility, remove cesspool and install new water and sewer connections in Buffer Zone.

Supporting documents include

- NOI and supporting documents, prepared by Department of Public Works Engineering Division, dated 1/20/2016, stamped received by the Natural Resources Commission (NRC)

1/20/2016

- Plan: "Hunnewell Field Maintenance/Restroom Facility Replacement Project," prepared by Town of Wellesley Department of Public Works, dated January 2016, stamped received by the NRC 1/20/2016

D. Hickey, Department of Public Works (DPW), was present.

The existing building is a concrete block building with a metal roof; there are concerns about the roof. It will be replaced with a modular building, slightly larger in size. The proposed building will be 238 x 278 sq. ft. The proposed building will be in the same location as the existing building.

The sewer will cross Caroline Brook. The cesspool will be removed.

There is a wetland associated with Fuller Brook.

The closest trees are outside of the construction area; fencing will be used for the service road.

There will be crushed stone in the pipe trench. There was discussion whether the stones could damage the pipe.

There are no special conditions.

7:20            440-442 Washington Street – NOI

Note that this item was on the agenda but a filing was not received by the filing deadline and a hearing was not opened.

7:40            65 Martin Road – Amended OOC (Continued), MassDEP #324-0726

Supporting documents include

- Plan: "Site Plan," prepared by Frederick W. Russell, scale: 1" = 20', dated 11/3/2015, signed and stamped by Frederick W. Russell PE #36713

B. Butler, Oxbow Associates, A. Harsch and M. Palasis, the Property Owners, were present.

Soil testing was done; the perc rate is 5.53.

**C. Sciple made and P. Jones made a motion to issue the Amendment to the Order; the WPC voted 5-0 to issue the Amendment to the Order.**

#### **Additional Administrative Business**

- *Discussion: 67 Lowell Road, berm in Buffer Zone (BZ) – Neighbors have complained about the berm; which was built without a permit in the BZ. It is not impacting wetlands. The WPC is recommending the Property Owner bring in a hydrologist to make a recommendation. There was a site visit on 1/27/2016.*
- *Approve Minutes –*
  - **R. Howell made and C. Sciple seconded a motion to approve the minutes from 5/14/15; the WPC voted 4-0 to approve the motion.**

- C. Sciple made and J.S. Waugh seconded a motion to approve the minutes from 6/4/15; the WPC voted 4-0 to approve the motion.
- R. Howell and C. Sciple seconded a motion to approve the minutes from 6/25/15; the WPC voted 4-0 to approve the motion.
- C. Sciple made and R. Howell seconded a motion to approve the minutes from 7/16/15; the WPC voted 4-0 to approve the motion.
- C. Sciple made and R. Howell seconded a motion to approve the minutes from 8/6/2015; the WPC voted 4-0 to approve the motion.
- R. Howell made and C. Sciple seconded a motion to approve the minutes from 8/27/2015; the WPC voted 4-0 to approve the motion.
- R. Howell made and C. Sciple seconded a motion to approve the minutes from 9/17/2015; the WPC voted 4-0 to approve the motion.
- *Minutes Approved Pending document date corrections:*
  - R. Howell and J.S. Waugh seconded a motion to approve the minutes from 10/8/2015; the WPC voted 3-0 to approve the motion.\*
  - J.S. Waugh and R. Howell seconded a motion to approve the minutes from 10/29/2016; the WPC voted 3-0 to approve the motion.\*

\*C. Sciple abstained, as he was not present at these meetings

8:00            10 Old Farm Road – NOI, MassDEP #324-0814 (Continued to 2/25)

8:20            44 Laurel Ave – NOI, MassDEP #324-08xx

There was a site visit on 1/27/2016

Supporting documents

- NOI and supporting documents, prepared by Field Resources, Inc., dated 1/11/2016, stamped received by the NRC 1/14/2016
- Plan: “Landscape Plan,” prepared by Copperleaf Development, scale: 1” = 8’, dated 1/6/2016, signed and stamped by Bradley J. Simonelli PLS #47581, stamped received by the NRC 1/14/2016
- Plan: “Plan of Land,” prepared by Field Resources, Inc., scale: 1” = 20’, dated 1/6/2016, signed and stamped by Bradley J. Simonelli PLS #47581, stamped by the NRC 1/21/2016

D. Simonelli, Field Resources, Inc., R. Gaynor, and D. Silverstein were present.

R. Collins opened the hearing on a proposal to regrade, add a retaining wall, remove trees and add landscaping in the BZ.

The project has been considerably down sized. The tree in the back will remain. The retaining wall has been removed. The regrading will be minimal: it will even out what is already there.

There will be planting inside the BZ. Mitigating for the 100-yr. storm through large house review.

Trees to be removed are on the tree plan; they are mitigated for on the planting plan.

The planting plan proposes planting in the BZ with native species.

There will be a special condition for no grading or disturbance around the drop line of the Norway Spruce.

Permission to remove the ivy under the Norway Spruce should be included in the conditions; removal isn't required.

There is a wattle around the limit of work.

Two Abutters were present and asked about trees slated for removal. Except for a dogwood, the trees have been deemed hazardous by the arborist. An Abutter expressed concerns about catch basins clogging and flooding.

**P. Jones made and R. Howell seconded a motion to accept the draft Order with the one special condition for no grading or disturbance around the Norway Spruce (with the exception of removing the ivy); the WPC voted 5-0 to close and issue the Order with the one additional special condition.**

8:40            14 Winthrop Road – NOI, MassDEP #324-0726

There was a site visit on 1/27/2016

Supporting documents include

- NOI and supporting documents, prepared by Creative Land and Engineering, LLC, dated 1/14/2016, stamped received by the NRC 1/14/2016.
- Arborist's reports, prepared by Kray A. Small, dated 1/27/2016, stamped received by the NRC 1/28/2016.
- Plan: "Plan of Land," prepared by Creative Land and Engineering, dated 1/14/2016, signed and stamped by Deshang Wang PE #39511, stamped received by the NRC 1/19/2016
- Plan: "Plan of Land," prepared by Creative Land and Engineering, dated 1/14/2016, revision 1/27/2016 Rech, E&S, signed and stamped by Deshang Wang PE #39511, stamped received by the NRC 1/28/2016

R. Collins opened the hearing on a proposal to build an addition and construct a deck on an existing house in Riverfront Area.

P. Fallon, D. Simonelli and Deshang Wang were present.

Work is within the 100-ft. Inner Riparian; the whole lot is within the 200-ft. Outer Riparian.

Recharge is more than twice what is required for the proposed addition.

A tree plan was submitted. Several of the trees to be removed have been deemed hazardous by an arborist. Planting understory would be beneficial to the resource area.

9:00            66 Woodside Avenue – NOI, MassDEP #324-0812 (\*Continued to 2/25)

### **Adjournment**

**P. Jones made and C. Sciple seconded a motion to adjourn; the WPC voted 5-0 to adjourn.**

Respectfully submitted,

Pam Helinek  
WPC Administrator