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DATE: November 17, 2021
TIME: 8:44 AM

**MEETING MINUTES
Belmont Conservation Commission
June 15, 2021 Meeting Minutes
7:00 pm**

Attendees:

Members: Jeff North (Vice Chair); Miriam Weil; Christopher Morris; Dan Nolan; Charles Chiang; Mark Smith (Associate)

Others: Mauve Giamgregario; Tom Grimble; Rich Kirby;

Call to Order:

The Meeting was Called to Order at 7:06 pm by Vice Chairman, Jeff North.

Approval of Minutes of May 11, 2021 Meetings:

Based on a motion duly made and seconded, the Commission

VOTED to approve the Minutes of the May 11, 2021 meeting, as amended.

Discussion: Proposals for Seating Area

The Commission discussed accepting the donation of a bench, to be given in thanks by the McCarthy Theodoropolus family, in memory of Cleo Theodoropolus family. Based on a motion duly made and seconded, the Commission

VOTED to accept the donation of a bench, to match the other benches at Clay Pit Pond, and to send a letter to the Board of Selectmen noting the support of the Commission for the acceptance of the gift.

Discussion: Mill Street Rotary Update:

Dan Nolan noted that Article 18, on the Warrant, will apportion ride-share monies for the design of the new traffic improvements. It was noted that Glenn Clancy will appear before the Commission once the impacts from the proposed improvements have been quantified. The Commission discussed the need to evaluate alternatives, as part of the analysis required for a Chapter 97 land taking by the Town.

Public Hearing: 65 Vernon Street: Notice of Intent application

Rich Kirby represented the Notice of Intent application for the proposed project. Work includes removal of decks, a garage, a driveway and an inground pool, and the subsequent construction of an addition to the existing home and construction of a new inground pool. Mr Kirby noted that

storm water management is not required by the proposal, and that the work resulted in a net decrease in impervious surfaces. It was noted that the new deck is atop the garage.

Based on a motion duly made and seconded, the Commission

VOTED to issue an Order of Conditions regulating the proposed work.

The motion was approved unanimously.

Discussion: Trail improvements near Marsh Street at Rock Meadow

The Conservation Commission met with Tom Grimble, of the New England Mountain Bike Association, to review the development of a new trail head for Rock Meadow. Tom noted that the access to Rock Meadow does not provide the safest entry point for neighbors crossing Concord Avenue. He noted that opening a new trailhead, across from Marsh Street, would reduce pedestrian traffic along Concord Avenue. He noted that the work is not within a jurisdictional wetland buffer zone, and would be privately funded by NEMBA.

The meeting was attended by local residents, who expressed concern with additional parking on Marsh Street, which could result from the opening of a new access point into the Conservation Commission. Existing sight distance issues were noted from the pervasive stands of Knotweed along Concord Avenue. Other concerns included additional traffic in the neighborhood; additional dog walkers along residential streets; and potential damage to lawns on Concord Avenue and Marsh Street.

After a protracted discussion, Tom Grimble asked to withdraw his proposal, noting that while he was offering a solution to a perceived need, he was willing to abandon the proposal based on the lack of support from the neighboring property owners.

Belmont Country Club: Request for Extension to Order of Conditions

Kelly Cardoza represented the Belmont Country Club. Mary Trudeau noted that a response from DEP concerning the extension of the Order of Conditions noted that an extension was inappropriate. The DEP noted that the initial permit regulated a single dredge activity, as did the Water Quality Certificate issued for the project. The DEP noted that additional dredge events could not be done under the existing permit. The DEP also commented that if the permit was extended, and additional dredging permitted, the DEP would challenge the permit.

Kelly Cardoza acknowledged the DEP response, but persisted in asking for the extension on behalf of the Country Club. She noted that the Club had read the DEP comment letter, and persisted in their request for an extension. After discussion with the Commission, Ms Cardoza respectfully requested that the request for an extension be withdrawn.

Executive Session:

After a roll call vote, the Commission entered Executive Session at 8:15 pm to discuss legal advice tendered to the Commission from Gregor McGregor, Attorney.

The Commission returned to Regular Session at approximately 9:00 pm.

Upon a motion duly made and seconded, the Commission

VOTED to adjourn the meeting at approximately 9:00 pm