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MEETING MINUTES
Belmont Conservation Commission
September 13, 2016 Meeting Minutes
Room 1 Town Hall
7:00 pm

Attendees:

Members: Jim Roth (Chairman) Jeff North (Vice Chairman); Margaret Velie; Miriam Weil; Charles Chiang; Christopher Morris

Staff: Mary Trudeau, Agent

Others: David Webster; Boyd Holk; Chris Joerg; Kathleen Irving; Joan Teebagy; Roger Wrubel; Ted Danilchek; Rich Kirby

7:05 Review of Minutes of June 13, 2016 meeting

The Commission reviewed the minutes of the June 13, 2016 meeting.

Upon a motion duly made and seconded, the vote was unanimous to approve the minutes as written.

**7:10 Certificate of Compliance for 34 Agassiz Avenue (Belmont Manor Nursing Home)
DEP Files: 106-105**

In response to a vote taken on June 13, 2016, the Commission issued a partial Certificate of Compliance for **34 Agassiz Avenue (106-105)**. The Commission noted that a full Certificate of Compliance will not be issued until the rain garden is successfully vegetated.

7:15 Harvard Running Club: Request to use Rock Meadow on September 17, 2016

Mary Trudeau presented the request to the Commission as the Running Club was unable to attend the hearing this evening. Mary noted that the Running Club has successfully hosted events over the past three years, and that the course has been left in excellent condition after each of the prior events. She reminded the Commission that the Club uses the meadow to stage the race, with the start and finish lines at the east end of the meadow. The Club has made a generous donation to the Rock Meadow maintenance fund after last years event.

Mary Trudeau noted that the Club provides toilet facilities, and understands that all trash and race related materials must be disposed of at an off site location. The Commission requested that their agent, Mary Trudeau, send a letter describing the terms of the use

including: rental of portable toilet facilities; trash removal and signage removal; as well as carpooling to reduce parking lot use.

Upon a motion duly made and seconded, the vote was unanimous to approve the use of Rock Meadow by the Harvard Running Club on September 17, 2016.

7:30 Western Greenway 5K Race on October 22, 2016

Kathleen Irving represented the race committee for the proposed Western Greenway Race. Kathleen presented a request to use the trails at Rock Meadow as part of the course for the Western Greenway 5K course. The race will be staged from Waltham, with Rock Meadow trails incorporated into the path of the race. Signage and markers will be removed at the completion of the race.

Mary Trudeau noted that the group has used the Meadow on several occasions over the past few years, and has been an excellent user. Trash and signage have been collected after the event, and disposed of at an off site location.

The Commission requested that their agent, Mary Trudeau, send a letter describing the terms of the use including: rental of portable toilet facilities; trash removal and signage removal; as well as carpooling to reduce parking lot use.

Upon a motion duly made and seconded, the vote was unanimous to approve the use of Rock Meadow by the Western Greenway 5K race on October 22, 2016.

7:40 Minor Modification to Lot 4, Oakmont Lane (106-125)

Mary Trudeau presented the Commission with several small modifications to the approved site plans for Lot 4, Oakmont Circle. Noting that the limit of work line remains unchanged, the applicant has proposed a minor adjustment to the front setback (1') and had changed the foundation to include additional basement area, rather than crawl space. Mary noted that she would approve the changes administratively, and that tonight's meeting allowed the Commission the opportunity to comment.

Upon a motion duly made and seconded, the vote was unanimous to approve the minor modifications to the site plan approved for DEP File Number 106-125.

7:30 Request for Permission to house ten (10) layer chickens within a garden at Rock Meadow for summer of 2017

Joan Teebagy reported on the success of the meat chicken project at Rock Meadow. She noted that the program was popular with only very few complaints from gardeners. She noted that the pen was raked daily, to address odor issues, and that the chicken manure was a desirable commodity in the garden community. She noted that the chicken group would like to try and raise 10 layer chickens in garden plot 14 during the 2017 garden season. She noted that the chickens have been temporarily housed in this garden plot,

and will leave the gardens for foster homes in October. She would like the chickens to return in the spring.

Joan noted that her long term plan is to try and utilize the existing barn , located to the east of Rock Meadow. She reported that the McLean Land Management committee has erratic meetings, and that she has had difficulty obtaining an agenda spot to discuss the use of the property.

Upon a motion duly made and seconded, the vote was unanimous to approve the use of garden plot 14 to house up to ten (10) layer chickens in the 2017 growing season.

7:35 **275 Somerset Street: Request for Determination of Applicability**

Rich Kirby, of LEC, presented a program to target, and minimize, invasive and non-native plant species at 275 Somerset Street. Rich noted the success of the buffer zone restoration over the past year, and reported that the owners of the property would like to make additional improvements to the quality of vegetation within the wetlands and buffer zone areas on their property. The targeted species include: Buckthorn, Bittersweet Vine; Burning Bush and garlic mustard. Rich proposed a two year program, incorporating “cut stem” application of glyphosate to the cut stems of vegetation as well as the hand culling of exotic invasives. He described the removal of dead vegetation, and removal of debris, from the buffer zone and wetland as improvements to enhance the view through the property.

Roger Wrubel, representing Habitat as an abutter to the project, noted that the property line should be established to ensure that work remained on the 275 Somerset Street property. He also expressed concern with the distinction between Rodeo and Roundup preparations. It was agreed that the work with herbicides would be done professionally by a licensed applicator.

Based on a motion duly made and seconded, the Commission voted to approve the the proposed plan to control invasive and non native vegetation, including the removal of dead wood and vegetative debris from within jurisdictional areas.

7:50 **Notice of Intent Filing: Oakmont Circle (DEP File No. 106-xxx)**

Rich Kirby, of LEC, represented the applicant, Edward Champy. Noting that the previous Order of Conditions had lapsed without the extension necessary to complete the ongoing work, Rich described the new filing as identical to the past filing.

Rich noted that the Order had expired on August 5, 2016 and that on that date the majority of the roadway was complete, including placement of a stone bedding on the surface of the road. Binder paving has not been done, and the gas utility installation work is pending, as well.

The Commission noted that the wetlands delineation had not been re evaluated since 2005. It was stated that the Commission can not approve a project without a valid wetlands delineation. Rich argued that the delineation was irrelevant, as the work

proposed would not alter the wetlands on the site. After a brief discussion, Rich Kirby asked for a short recess to discuss the issue with Erik Rhodin, a project proponent.

8:25 Upon a motion duly made and seconded, the Commission voted to enter executive session to discuss the legal issues associated with the filing for the completion of the project. The vote to enter Executive Session was unanimous.

8:35 Rich Kirby returned to the room at the completion of the Executive Session, and requested that the Public Hearing be continued until the October 4, 2016 meeting of the Commission.

Upon a motion duly made and seconded, the Commission voted to continue the Public Hearing for this project until October 4, 2016.

8:45 178 Marsh Street Discussion of Plan submitted to Board of Survey

The Commission discussed the site plan submitted to the Belmont Board of Survey. The plan creates five (5) building lots from the parcel of land currently known as 178 Marsh Street. The Commission discussed their jurisdiction over the storm water management portions of the project, as well as with two of the building lots that appear to be located within a jurisdictional area. The Commission noted that some, or all, members of the Commission might be interested in attending the Board of Survey hearing. Mary Trudeau agreed to research posting the meeting to allow this to occur.

Other:

The Commission discussed the rules for use of Rock Meadow. Rules for users should include provision of temporary toilet facilities. The Commission also discussed the ideal frequency of events at Rock Meadow, noting that once a month could be a reasonable guideline. The Commission also discussed the need to review the allowed uses at the meadow, and the need to update the regulations to preclude the use of drones.

Other topics included the possibility of charging bee keepers for use of the meadow. A fee of \$50 dollars per year was suggested. This is similar to the fee charged at the Community Gardens.

The Commission also considered the use of a "money box" to collect donations from various informal users.

Adjourn

Christopher Morris moved to adjourn the meeting at 9:30 pm; Charles Chiang seconded the motion, and the meeting was adjourned at 9:30 pm.