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**Agent Notes for March 5, 2013 Belmont Conservation Commission**

March 5, 2013 in Room 2 Town Hall at 7:00 P.M.

Mary Trudeau announced that she had failed to post public notice of the meeting at least 48 hours prior March 5, 2013. She stated that while the Commission had gathered to meet, there could be no votes or binding decisions. The Commission agreed to remain in the room and informally discuss the items on the agenda for the evening.

**Attendance:** Chair: James Roth; David Webster, William McCants, Jeffrey North, Margaret Velie, Miriam Weil and Mary Trudeau (agent)

Michael Flamang, PE  
Allison Lenk  
Virginia Fuller  
Terry Alexander, First Armenian Church  
Kit Dreir, Belmont Land Trust  
Michael Smith, Historic District Commission  
Erik Rhodin, LINE Co. Inc.  
Stephanie Liu  
Idith Haber  
Anne-Marie Lambert, Town Meeting Member  
Martha Moore, Town Meeting Member Precinct

The Commission read the minutes of the February 5, 2013 meeting. There were no edits made, and the minutes were not approved. The Commission noted that the minutes will be reviewed again at the April 2, 2013 meeting.

**Thomas Clarke House Update:** Erik Rhodin and Mike Smith presented the latest proposal for the relocation of the Thomas Clarke House. Mr. Rhodin noted that the redevelopment of the Armenian Church property will be linked to the development of the Thomas Clarke House. The Commission noted that the work proposed will require the filing of a Notice of Intent application under the Massachusetts Wetlands Protection Act. The Commission noted that an Alternatives Analysis will be required under the provisions of the Riverfront Area regulations. The Commission recommended that a wetlands consultant be engaged by the project proponent and that the discussion of this matter be delayed until the filing has been made.

**Unitarian Church Parking Lot Improvements (Notice of Intent filing)**

Michael Flamang, PE presented the proposed improvements informally to the Conservation Commission, noting that the hearing would be held at the regularly scheduled April 2, 2013 meeting of the Commission. Mr. Flamang noted that improvements to the existing infiltration system include excavation and cleaning of leaching trenches, and the installation of a filter device to remove leaves and debris from

the intake to the system. Mr. Flamang also noted that the outlet to the system, an existing pipe, requires restoration to create appropriate pitch for discharges.

Mr. Flamang discussed the inadequacies and defects in the existing infiltration system, noting that portions of the system are in failure due to organics introduced into the leaching chambers of the infiltration system. He noted that failures have caused flooding and damages to a portion of the existing church building. Mr. Flamang discussed the difficulties associated with the existing system, including the high groundwater on the site. He noted that new technology will allow for installation of a filter at the inlet to the system, protecting the newly cleaned infiltration trenches.

The Commission commented on the construction schedule and agreed that stabilization by June 30, 2013 would be desirable; that an annual report detailing the condition of the system would be desirable; and that erosion controls should be installed at the limit of work line associated with the restoration of the outlet overflow pipe.

The Commission agreed to continue the discussion, as a public hearing, at the April 2, 2013 meeting of the Commission.

#### **UPLANDS (DEP 106-0072) update**

Anne-Marie Lambert spoke at length about questions she has raised with Glenn Clancy concerning the design of the site. Idith Habor recounted a recent court appearance between the Intervenors and the applicant. She also gave a summary of her recent conversations and emails with a member of the Board of Selectmen. Ms. Habor expressed concern with the collegial relationship between George Hall and Julie Barry, who went to school together and remain friends. She also noted that the process in recent weeks had been "stomach churning".

At approximately 9:25 PM:

**James Roth moved, and the motion was seconded by Miriam Weil to enter executive session to discuss litigation strategy. After a roll call vote, the Commission voted unanimously to go into executive session to discuss strategy related to litigation on the Uplands Project. (OADR Docket No. Wet 2008-072-R)**

The Commission came back into open meeting at approximately 10:15 pm and adjourned at 10:16 pm.

A meeting of the Commission to be scheduled within the next two weeks. Mary Trudeau was charged with finding a suitable date.

Next regular meeting: April 2, 2013 at 8 pm.