

MEETING MINUTES
Belmont Conservation Commission
October 30, 2023
Virtual Meeting
7:00 pm

RECEIVED
TOWN CLERK
BELMONT, MA

DATE: January 16, 2024
TIME: 2:57 PM

Attendees:

Members: Christopher Morris (Acting Chair); Mark Smith; Prassede Vella; Dan Nolan; Miriam Weil

Others: Mary Trudeau, William Lovello; Tom Gatzunis; Steve Engler; Jake Zelikman; Clair Colburn; Michael Lindquist; David Conway; Annie Cornell; Glen Valentine; Alyssa Chatani; Anne Paulsen; Oudens Ell; Noel Murphy; Leonard Katz; Conrad Ello

Call to Order:

The Meeting was Called to Order at 7:05 pm by Christopher Morris, Vice Chairperson

Approval of Minutes:

Based on a motion duly made and seconded, the Commission

VOTED to approve the minutes of the September 19, 2023 meeting, as written

Enforcement Action: 49 Brookside Avenue UPDATE

The homeowners would like to schedule a site visit with the Commission to view progress made to date. Mary Trudeau agreed to arrange a site visit with the homeowners.

Clay Pit Pond: Intergenerational Walking Path Alternatives on High School Property

Bill Lovello, Chairperson of the Belmont School Building Committer for the Town of Belmont, discussed the necessary connections, at two separate locations, between the existing Intergenerational Walking Path and the new permeable paver fire road at the High School. Mr Lovello showed the Commission two sketches showing proposed path connections, and continued to note that the School Building Committee does not have the funds to fully comply with the Order of Conditions requiring a path construction along the school side of the pond. The proposed connections are the same 8 foot width as the path on the south side of the pond; are ADA compliant with respect to grading; and will be constructed with the same materials as the existing section of path. Mr. Lovello noted that the relocation of the kiosk near Hittenger Street is included in the scope of work he is proposing to do this fall.

The Commission noted that the contractor should be advised that the existing sections of the path, to the west of Hittenger Street, and east of the Concord Avenue path connection, should be left intact.

The School Building Committee noted that they require a full Certificate of Compliance to complete paperwork to obtain the remaining funds for Town reimbursement. Mr. Lovello expressed a willingness to “partner” with the Conservation Commission in pursuing the construction of the northern path along the edge of the pond. The Commission agreed that the proposed path connections discussed this evening did not comply with sections (a) and (b) of the conditions in section (B)(9) of the Order of Conditions, but appeared to comply with sections (c) and (d).

Based on a motion duly made and seconded, the Commission

VOTED to approve the concept of the connecting paths, as proposed by the School Building Committee, as compliance with section (B) (9) (c) and (d) of the outstanding Order of Conditions for the construction of the High School and Middle School at Clay Pit Pond. The SBC to present finalized sketches at the next meeting of the Commission.

Public Hearing: Notice of Intent Application for 336 Concord Avenue (Belmont Library)

Glen Valentine presented the proposal for a new public library at the 336 Concord Avenue site. The work is within Riverfront Area associated with the Wellington Brook, as well as other jurisdictional wetlands associated with the waterway. Mr. Valentine noted that the building is generally located within the footprint of the existing structure, and that the overall reduction of impervious surfaces on the site is the result of the removal of parking spaces between the brook and the building. Mr. Valentine described the intent of the landscaping, noting that an interactive garden was proposed.

The landscaping between the Brook and the new building will minimize lawn areas, and focus on adding native grasses, ferns and herbs to reduce maintenance and improve the quality of vegetation within the Inner Riverfront Area. He noted that the existing canopy trees will compliment the landscaping changes. Mr. Valentine noted that the storm water management program will eliminate the point source discharges that currently existing on the property, noting that parking lot flows discharge directly to the brook without the benefit of pollutant attenuation. He stated that the existing parking spaces within the 0-25 foot buffer zone have been relocated, with the exception of a small area of bituminous parking at the western edge of the parking area.

Mr. Valentine noted that the proposed planting plan includes the use of Honey Locust, as they are a vigorous street tree capable of surviving in areas along Concord Avenue. Leonard Katz noted that this species is not native to New England and is considered an aggressive colonizer. Mr. Katz also noted significant historical efforts to control other non native and invasive plant species on the site.

The Commission noted that the stormwater management system will undergo a third party review, serving both the Planning Board and the Conservation Commission. The applicant requested a continuance of the Public Hearing process to allow the review to be completed by Stantec.

Land Management Plan for Rock Meadow:

Mary Trudeau agreed to present the Parterre and Essex Horticultural proposals for development of a stewardship plan to the Commission, to be reviewed at the next meeting of the Commission.

Based on a motion duly made and seconded, the Commission

VOTED to adjourn the meeting at 8:15 pm