

**WEYMOUTH CONSERVATION COMMISSION
RECORD OF MINUTES AND PROCEEDINGS**

**Tuesday, September 24, 2019, 7:00pm,
John F. McCulloch Building, McElroy Room
182 Green Street, Weymouth, MA**

Present: Tom Tanner, Chairman
John Reilly, Vice Chairman
Scott Dowd, Commissioner and Clerk
Frank Singleton, Commissioner
George Loring, Commissioner

Also Present: Mary Ellen Schloss, Conservation Administrator

Chairman Tanner called the Commission meeting to order at 7:00pm.

Approval of Minutes

The minutes for August 27, 2019 were reviewed.

On a motion made by Cmmr. Singleton, seconded by Cmmr. Dowd, the Commission voted 5-0 to approve the minutes as written.

Presentation by Eagle Scout Zachary McPhail on project at Herring Run, Iron Hill Park
Zachary McPhail, Life Scout, is offering to repair the stairs that access the grate that requires cleaning out, as much as three times per day. He explained that construction of the stairs and single rail will make it safer for those accessing the clean-out. He and other members of his Troop will do the installation.

Suggestions were made by the Board to make the debris clean up easier. Ms. Schloss explained the need for erosion controls and asked Zachary to be sure no dirt goes into the Herring Run. This project will begin Sept. 29th and they hope to finish this fall.

143 Wessagussett Road – Request for Final Certificate of Compliance

Pardeep Gippa

Map 4, Block 36, Lot 5

DEP File #81-1228

Reconstruction and elevation of existing non-conforming single-family home

Ms. Schloss said all information needed to issue the Certificate of Compliance (COC) has been provided, she has performed a site visit, and is in favor of issuing the COC.

On a motion made by Cmmr. Loring, seconded by Cmmr. Singleton, the Commission voted 5-0 to issue the Final Certificate of Compliance

1189 Main Street – Violation Hearing**Michael Dillon, Fast ATM's LLC****Map 53, Block 554, Lot 20*****Unauthorized wetland fill***

Appearing before the Commission was Michael Dillon, Fast ATM's LLC.

Ms. Schloss said that a Notice of Violation was sent to the owner on August 23rd due to unauthorized work near wetlands. She and Cmmr. Singleton visited the site with Mr. Dillon on Sept. 9th; an email regarding erosion controls and debris removal was sent to Mr. Dillon following the visit.

Mr. Dillon said he just wanted to regain some parking area since he is losing space due to the Route 18 widening. He cleaned vegetated growth from a rocky area and was aware of the adjacent wetland, but was unaware of the 100' buffer and the necessity for work authorization. He said the following has been done to make amends:

- Material brought back to property line
- Debris has been removed
- Straw wattle has been installed for erosion control
- All of his fill has been removed

The Commissioners and Mr. Dillon agreed to the work to be conducted to close out the violation, including:

- Rake out stone, apply loam and conservation mix adjacent to parking area;
- Remove fill pile at rear of property (identified in Administrator's sketch);
- Install pressure-treated lumber wall between his property and 1183 Main St., with tree well to protect red maple;
- Planting of shrubs at the rear of the parking area is not required at this time but the Commission reserves the right to require planting next spring if the area does not revegetate on its own.

Mr. Dillon said he expected the work to be conducted the week of Sept. 30th

Discussion, proposed changes to the Weymouth Wetlands Protection Ordinance (WPO)

Ms. Schloss said some proposed changes to the WPO are matters of housekeeping while others are to get local regulations in line with the state regulations. Some proposed changes include:

- Conditional exceptions, Public Services: include sewer, add Wetlands Protection Act language and additional language allowing Commission to require Notice of Intent filing for significant sewer projects.
- Minor projects: allow minor project exemptions as in state regulations (currently an unwritten policy)
- Request for Determinations (RDA): permit Certificates of Mailing for Abutter Notices
- Notices of Intent (NOI): Certificates of Mailing may be used for all projects on single-family house lots

- Extension to an Order of Conditions: remove the public hearing requirement and allow up to a 3-year extension, instead of the current 1-year extension limit
- Remove all references to the Project Submittal Form as a requirement

Regarding next steps, Commissioners agreed that the Administrator should revise the draft as discussed and circulate it for internal review before it comes back to the Commission for a formal discussion.

Other Business

Ms. Schloss reported on:

0 Hanover Street: A letter was sent to Mr. Salvaggi on Sept. 13th regarding the abandoned vehicles and miscellaneous debris on his property that needs to be removed. The property has been transferred but hopes are that it will be cleaned up between mid-October and the first snow.

9 Oliver Road: Notice of Violation was sent regarding removed ground cover and construction of a floating dock. A site visit was conducted with the owners, the Administrator and Cmmr. Singleton. Ground cover was removed due to the owner's severe poison ivy allergy; shrubs planted under the Order of Conditions had not been removed. The owner agreed to remove the posts for the dock that are below the Mean High Water line and to file for a 10A permit from the Harbor Master.

Chairman Tanner suggested that they find a reasonable way to anchor the dock and all agreed the dock must be taken out by November 15th.

Conservation Report

Ms. Schloss provided highlights of her written Conservation report which included:

720 and 734 Pleasant Street: She will meet with DEP Sept. 25th at 720-734 Pleasant Street regarding the DEP appeal. Applicant Ken Ryder moved the house at 720 Pleasant St. outside the 100-ft. buffer and is moving forward with house construction.

Route 18: Site was walked with an Environmental Monitor; winter stabilization to be done.

50 Tamburlane Ridge: A Notice of Violation had been issued regarding the filling of the wetland replication area. Ms. Schloss received notice from the owner that the work and replanting has been completed; she will conduct a site visit.

Community Preservation Committee (CPC) Update

Cmmr. Loring said that \$200,000 is being granted to the Recreation Dept. to fund a bridge over the Herring Run between Dunkin Donuts and the "T" Station parking lot.

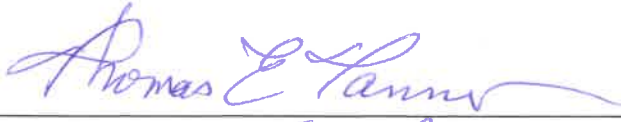
Respectfully submitted by,

Patricia Fitzgerald
Recording Secretary

Adjournment:

On a motion made by Cmmr. Reilly, seconded by Cmmr. Singleton, the Commission voted 5-0 to adjourn at 8:33 pm.

Scott Dowd, Clerk


Thomas E. TANNER Chairman

10/22/2019

Date