

Wakefield Conservation Commission – Minutes – July 22, 2021

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Attendance: Chairman Jim Luciani, Vice Chairman Bob Romano; Teresa Belmonte; Ken Alepidis, Peter Miller; Silvana Bouhlal; Frank Calandra
Rebecca Davis, Judy Green

7/8/21 minutes – Ms. Belmonte made a motion to approve the July 8, 2021 minutes.

Ms. Bouhlal made a second to the motion. After polling the Commissioners individually, the motion passed. Mr. Calandra abstained.

DEP#313-607— Foundry Development LLC - Public Hearing: Notice of Intent for the replacement of a drain pipe in Lake Street to handle stormwater from Foundry Street Lofts with an outfall into the Wakefield Brook thereby impacting 4 linear feet of Inland Bank and 48 square feet of Land Under Water. Tim Sullivan of Seaver Construction, Mary Trudeau, wetland specialist and Mark Sleger, project engineer with Alan Engineering were present.

Mr. Sullivan stated that this work was part of off-site drainage improvements required by the Town for the construction of condominiums at 69 Foundry Street. The existing 18” drainage pipe currently discharges into the Wakefield Brook. It is proposed to replace this with a 24” pipe in the same location. This change was directed by the Town Engineer. The pipe will be placed into a boring in the sidewall beneath Lake Street. The work will commence this fall.

Mr. Sleger stated that the existing 18” pipe has no pitch due to existing sewer services running atop the culvert. The work timeline is as follows:

- Existing catch basin will be plugged.
- System will then be drained and pumped into a frac tank located on the Foundry Street lot.
- The start of the 18” pipe beneath the stream will be removed and replaced.
- At the end of each work day the existing 18” pipe will be connected to the new 24” pipe.
- Boring into existing culvert will be undertaken. Sediment will be removed by hand.
- The final length of the new pipe will then be installed and cemented off.

Mr. Romano asked if the upstream portion of the pipe could be shut off if need be.

Mr. Sullivan stated that water in the Wakefield Brook would not be shut off, rather it would be re-routed.

Ms. Trudeau noted that the Wakefield Brook is a manmade, urban stream. The bank is inside the culvert. She noted that they are unable to determine whether the existing culvert has a cement bottom due to the large amount of sediment. The area to be altered for sediment removal is 6’x8’ of land under water. There was no observed bordering vegetated wetland (BVW) in the vicinity of the culvert. Per United States Geological Survey (USGS) mapping, Wakefield Brook is not listed as a perennial stream. She noted that it most likely does not dry up more than a few days

per year. Additionally, 4' of bank will be altered, 2' of which will be restored. It is estimated that 2 cubic feet of material will be removed.

Mr. Luciani asked how sediment would be removed from the street runoff.

Mr. Sleger stated that deep sump catch basins would be the only treatment prior to water entering the brook.

Mr. Luciani would like to see additional mitigation addressing water quality.

Mr. Sleger contended mitigation had been addressed as part of the construction of condominiums on 69 Foundry Street through the reduction of impervious surface and deep sump catch basins. He contended that they are under no obligation to treat Lake Street runoff.

Ms. Belmonte asked if this work had been approved by Town Engineer Bill Renault.

Mr. Sullivan stated that these modifications were made last fall at Mr. Renault's request. At that time, Mr. Renault stated that this was a workable plan. Mr. Sullivan stated that he considered this to be a tacit approval. He did not however have written approval.

Ms. Davis noted that she had forwarded this filing to Mr. Renault for comment. He has not yet reviewed the new storm water report.

Mr. Luciani expressed concern regarding the reduction of water from the on-site stormwater wetland.

Mr. Sleger stated that he did not feel that this was relevant to the filing. He contended that there would be a significant decrease in peak flow due to the reduction in impervious surface.

Mr. Luciani asked if the outflow is going in the same direction as in the filing for 69 Foundry Street.

Mr. Sullivan stated that it was consistent with what had been approved for that filing.

Ms. Davis stated that the originally approved stormwater report has now been changed without a re-evaluation of storm water standards. The impacts to inland land under water and bank have not been discussed. She noted that new stormwater information has not been discussed nor approved by the Commission.

Mr. Sullivan agreed that it had not been re-evaluated.

Mr. Miller questioned whether the Commission should be focused on the alteration, not the adequacy of the system.

Ms. Davis stated that she would like to ensure that the Commission reviewed Department of Environmental Protection (DEP) storm water standards prior to issuance of an approval.

Mr. Sleger contended that the only change to the plan is to have the water come out to Lake Street across the swale.

Mr. Miller asked if there have been problems with the existing pipe in this location.

Mr. Sleger stated that he did not know.

Ms. Davis requested that the applicants submit a cross-section of the pipe at the culvert.

Mr. Sleger stated that they would, to the extent that they are able. They have not been able to determine the exact bottom due to the accumulation of sediment.

Mr. Luciani requested information regarding what scouring would occur as water comes out of the culvert.

Mr. Calandra asked if there would be a difference in the plan if the culvert does not have a concrete bottom.

Ms. Trudeau stated there would not be but it could provide more habitat value.

Mr. Luciani requested deep sump catch basin or stormceptor rather than discharging the untreated water into the brook.

Mr. Sleger stated that the additional water would be cleaner than what is currently entering the brook.

Mr. Sullivan contended that deep sump catch basins were not needed due to cleaner water coming off their site.

Mr. Calandra asked if street drainage would be added to the new pipe as well. He suggested the addition of a stormceptor.

Mr. Sleger stated that there would be the addition of street drainage. He added that the Town could add oil hoods.

Mr. Sullivan felt that this request is outside of the purview of what has been requested by the Town. He will discuss this further with Bill Renault.

Mr. Calandra felt that this is a small amount of effort to undertake while the street is dug up that would realize a large improvement.

This matter was continued to 8/12/21 at 7:00PM.

26 Shady Avenue – update on restoration plan - A planting list was provided by Ms. Vreeland.

Ms. Belmonte would like to see a sketch plan denoting plantings and locations.

Ms. Davis will follow-up with Ms. Vreeland regarding this request.

Mr. Calandra would like a letter submitted with the planting plan stating that if the plan is not undertaken, the matter would be forwarded to DEP for further action.

The Commission agreed that a timeline needed to be included. The Agent will conduct regular site visits, with pictures documenting the progress, beginning 3 months after issuance of the letter.

Ms. Davis will draft the letter for review at the next meeting.

Standard conditions – Ms. Davis suggested changes to the Commission's current standard conditions in order eliminate duplicates. The conditions were streamlined to better focus on the common, enforceable conditions. They were also organized to better fit pre and post-construction issues as well as conditions to remain in perpetuity. Ms. Davis will draft the new standard conditions for a vote at the next scheduled meeting.

Lake Quannapowitt – Zone A designation – discussion – Ms. Davis wrote to DEP to request guidance regarding implementation and variance process for this new rule. This change is scheduled to take place this summer.

Tree policy – Ms. Belmonte made revisions to the current Tree Removal Policy. She suggested removing the need for a Commission vote when a homeowner proposes removing a live tree. This would instead be left to the discretion of the Agent. The Commission also agreed that a determination regarding whether a tree poses a safety issue should not be left to the Agent. If a tree is to be removed in a jurisdictional area there needs to be either replanting or payment to the Habitat Replacement Fund as is stated.

The Commission would like to review other town's tree removal policies at the next meeting.

25 foot no-disturb policy – This matter was continued to 8/12/21.

Proposed bylaw – This matter was continued to 8/12/21.

Mr. Miller made a motion to adjourn.

Mr. Luciani made a second to the motion. After polling the Commissioners individually, the motion passed unanimously.

