

**CITY OF MARLBOROUGH
CONSERVATION COMMISSION**

Minutes

April 5, 2018 (Thursday)

Marlborough City Hall – 3rd Floor, Memorial Hall

7:00 PM

Present: Edward Clancy-Chairman, David Williams, Allan White, Karin Paquin, Dennis Demers, William Dunbar and John Skarin. Also present was Priscilla Ryder - Conservation officer.

Acceptance of Minutes: The minutes of March 15, 2018 were reviewed and unanimously approved as written.

Boy Scouts – Ms. Ryder introduced two scouts who have elected to do their Eagle Scout projects building parts of the Panther/Boroughs Trail, Andrew Desmarais and Brian Boxell. Each scout explained their trail segment and work they expect to do. Andrew Desmarais explained that he was in 8th grade and would like to do his project during April vacation which is a section of the Panther trail through Cider Knoll. He will be creating a trail, building some bog bridges and a helical pier boardwalk. The Commission was impressed with his 27 merit badges. Brian Boxell said he'd like to build the section of the panther trail from Concord Rd. near the gas line to connect with Andrews project. Brian is a junior in high school and has 24 merit badges. Chairman Clancy, thanked the boys for helping with this project and providing their leadership to getting the work done. Boy scouts do almost all the trail building, kiosk construction and bridges and boardwalks for the Commission and are a critical part of the trail network the City has. And Mr. Clancy thanked them again.

Draft Order of Conditions

- City of Marlborough Conservation Commission – Generic Trail construction maintenance and invasive plant removal procedures. Ms. Ryder noted that DEP has indicated this permit is too broad and asked Ms. Ryder to come in to discuss before issuing a permit number. The Commission continued this item until a DEP # is issued or the NOI withdrawn. Ms. Ryder will report back at the next meeting.

Public Hearings:

Request for Determination of Applicability

101 Lakeshore Dr. - Carl Blatchley

Mr. Blatchley proposes to remove asphalt sidewalk and concrete pad around his house and add a hardscape patio and grass next to Ft. Meadow Reservoir. Mr. Blatchley shared some photos of the back yard, concrete pad and walkway to be removed. He provided a plan showing the location of a new patio. Over all, there will be more pavement "impervious surfaces" removed from the site which will be replaced with grass; except for the area of the new patio. The Commission confirmed that all excess materials would be removed from the site and not placed close to Ft. Meadow Reservoir. After some discussion, the Commission closed the hearing and voted unanimously 7-0 to issue a negative Determination of Applicability with standard conditions.

Request for Determination of Applicability (Continuation)

410 Brigham St. - Cleiton Nascimento

Mr. Nascimento, owner and Johnathan Keep, Landscape Architect were present. Mr. Keep explained that they had revised the plan based on comments at the last meeting. The short field stone/mortar wall which varies in height from 18" to 24" will be placed on the 20' buffer zone line and the shed will be moved outside of the 20' buffer zone. The Commission asked about wall construction and drainage and agreed that the new plan was appropriate. The wall will be built on a crushed stone footing and straw wattle erosion controls will be used. The Commission closed the hearing and voted unanimously 7-0 to issue a negative Determination of Applicability with standard conditions including the need to stake the 20' buffer zone for inspection prior to doing any work.

Notice of Intent (Continuation)

149 Hayes Memorial Dr. - Marlborough/Northborough Land Realty Trust

Israel Lopez from Gutierrez Co. and Will Park, PE from SMMA were both present. Based on previous hearings, they have revised the plan for a proposed new 3 story building with associated access, parking, storm water treatment and utilities. After the last meeting on April 5th, they have worked with the abutter who had raised concerns about water impacts from this project onto their industrial building. This has since been resolved with them which is why they are back.

Mr. Park explained that the site is 24 acres with wetlands and steep slope. There are two wetlands shown as A & B on the plans. Based on comments from the Commission, they have provided a detailed construction sequencing/phasing plan which divides the site into 4 sections. The idea is that the entire site would have trees removed as a first step, but the grubbing would only occur when each phase is being addressed. They are working to make the project an even cut and fill project.

There was discussion about the retaining wall which will be between 10'-30' in height. Given that the test pits revealed glacial tills, they will be diverting water from above the site around the site to keep things drier.

The wetland disturbance from this current plan is less than the original Order which was filed for the three buildings from Forest St. to Hayes Memorial Dr. They will be filing for a Notice of Project change with MEPA, but assume that since the impacts are less than the previous plan, they don't anticipate any issues. There was some discussion about snow storage area designations, geogrid locations, deer barriers at top of slope and construction runoff pads which will be needed and should be at least 100' long given the soil type at this site. In addition, sweepers and, if needed, tire cleaning area will be provided to keep mud off Hayes Memorial Dr.

They discussed the detention basins temporary and permanent and how they will be used during construction to help filter out any sediments before reaching the wetland. The Commission asked Ms. Ryder to confirm with the City Engineer that the drainage on the plan conforms to the rules

and that he is OK with the plan as presented. Ms. Ryder will ask. The hearing was continued to the April 19th meeting. The Commission asked Ms. Ryder to draft a set of conditions for review at this meeting as well.

Discussions:

- Salt on city's roadways – Ted Scott, Assistant Commissioner of Operations was present. Chairman Clancy explained that the Commission had asked Mr. Scott to attend to discuss the issue of road salt and problems it could have with drinking water (given the closure of Millham Reservoir), and water quality for wildlife. He asked Mr. Scott to explain the current operation. Mr. Scott explained that this year they are trying the use of brine wet mix which uses considerably less salt than the solid form which bounces and rolls off the roadway. The brine can be sprayed up to two days before to "pre-treat" the pavement prior to a storm. They put down 30 gallons of brine/mile. He noted that this brine system is not useful in all situation, where there is a rain mix, or rain during the storm. When brine is used, it reduces the salt use on the roadways by 30%.

There was a discussion about the new salt shed's efficiency. Mr. Scott said they were still working out the kinks to limit loading spills, so they are still working on this. The system is getting more sophisticated with new sensors that can measure the temperature of the pavement in different parts of the city, so they can better calibrate and use only the salt needed.

Mr. Demers explained that he is concerned with the impact of salt in the concrete structures in the street and the impact salt has on vehicles. He is concerned that the current population expects "black pavement" even during a storm event and we should be setting different expectations since there are trade-offs between "black pavement" and too much salt in water ways and reservoirs. "Can we go back to when we used sand with a little salt to keep it from freezing?"

Mr. White agreed and noted that the public needs to balance the need to get places and the environmental impacts and during storms people just need to expect to slow down. Mr. Scott noted that the roadways are only part of the problem, Mass DOT highways – 495-290 and Rte. 20 all contribute salt to streams. In addition, there are plenty of commercial or industrial parking lots using salt all the time too. The Commission agreed it was a bigger problem than just road salting, but that the use of salt and it's impacts on the environment are issues they want to explore.

Chairman Clancy noted that he'd like more information about the health of the lakes, for instance Lake Williams, how healthy are the fish? In other lakes and pond in the city, how healthy are these systems. The discussion turned to the colored salt. Some is mixed with magnesium or magnesium chloride or beet juice to give it a color, so they can distinguish it from other salts. There was some discussion of enforcing the reduced salt areas around the city's water supply reservoir in the future and educating the public about the tradeoffs. The Commission thanked Mr. Scott for coming in and agreed there needs to be further discussions and follow throughs.

- Review Apex snow removal practice.

Joe Trolla was present representing Apex development. Chairman Clancy noted that some of the snow piles were very tall this winter and spilled over the retaining walls. Ms. Ryder put up a slide showing the snow storage approved areas, the areas where it was actually being piled, and the new proposed areas that Apex had provided. Mr. Trolla explained that the Apex team understands that no snow can be dumped in the wetland areas; they are amenable to putting up signage on the fencing to be sure contractors are made aware. They will cover sand and salt in the parking lots and will be fixing the fencing. The parking deck will be sanded as the salt will eat the concrete structure. Mr. Trolla explained that it was cheaper to replace landscaping than to remove snow from the site; so that is what they would like to do in a few areas over the walls in the landscaped areas. They can restore and replace any landscaping that is damaged in the spring; specifically, in the area near Glen St. Ms. Ryder noted that the Glen Street landscaping is intended to get big and tall to help create a vegetated buffer; so, protection of these plantings is important. After some discussion about water quality and the need for all snow melt and storm water to go through the filter system on site to “clean” the water before being discharged to the ground or stream. It was agreed that Mr. Trolla would work with Ms. Ryder to come up with an acceptable plan for review at the next meeting.

- Definitive Subdivision Plan – Marlborough Hub, LLC – comments to the Planning Board. The Commission reviewed the plans titled: Definitive Plan of Land in Marlborough, MA Dated 8/10/2016, Last Revised 1/31/2018, Prepared by Hancock Associates. The Commission noted that the project lies within the 100' buffer zone to the wetland on the adjacent property and expressed concern that the soil near the old railroad line would need to be tested to be sure it is not contaminated. Ms. Ryder will draft a letter for Ed Clancy's signature.

Correspondence/Other Business:

The following events were discussed and members encouraged to join.

- Hazardous Waste Day – April 14, 2018 (Saturday) - 860 Boston Post Rd. East – 9:00 am – 1:00 pm.
- City Wide Clean Sweep – April 28, 2018 (Saturday) – 9:00 am – noon – Dept. of Public Works
- Kelly, a recent graduate introduced herself and expressed interest in helping the Commission now that she has a related environmental degree. The Commission encouraged her to help volunteer and connect with the Conservation Officer as there are plenty of projects, large and small to participate in.

Project updates:

Eversource – Glen St. gas line work is underway, which is a minor project not requiring filing, just notification to the Commission.

Adjournment

There being no further business, the meeting was adjourned at 9:20 PM

Respectfully submitted,

A handwritten signature in cursive script that reads "Priscilla Ryder". The signature is written in dark ink and is positioned above the printed name.

Priscilla Ryder

Conservation Officer