

CONSERVATION COMMISSION
Minutes
October 21,, 2021(Thursday)
Marlborough City Hall – 3rd Floor, Memorial Hall
7:00 PM

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

Absent: none

Approval of Minutes: The minutes of October 7, 2021 were reviewed and on a motion by Mr. Skarin second by Mr. Clancy, they were unanimously approved 7-0.

Public hearings:

Notice of Intent

2 Minehan Lane – Department of Public Works

At the applicant's request, this item was continued to the November 4th meeting

Discussion:

- 212-1241 Minor changes to plan – 587 Bolton St. – Bolton Street Tavern - The Commission reviewed a letter from the applicant requesting a minor change to the pavilion to be built. The applicant wants to change the supports from footing supports to a small wall on which to build the pavilion. After much discussion the Commission determined that the new wall would require additional grading and excavation and therefore, they would want to see a plan showing the new wall and the grading around this new wall foundation. If the applicant wants to make this change, he will need to come back to the Commission with a plan, if he wants to proceed with the original plan then he can proceed. Councilor Ossing was also present and noted that the pavilion will need a change to the Special permit they had received, which will likely occur in the next few weeks. Ms. Ryder will convey the same to the applicant.
- 212-1215 Green District – 107 Simarano Dr. – Request to advance to Phase II. John Shipe of Shipe Consulting (consultant), Andy Montelli of Post Road Residential (developer) Jeff Bergeron of Plumb House (construction) and Jason Souza from Lopez Construction (contractor) were present. Mr. Shipe explained that as a follow-up to the last meeting they have looked at the site and have a revised plan showing the items discussed at the last meeting. Per condition # 49 of the Order of Conditions, they have asked the contractor and developer to attend to explain the changes and the stabilization of Phase 1 and the construction sequencing of Phase 2. He explained that he walked the site with Ms. Ryder and Ms. Paquin, and they discussed a few trees to be saved and he explained the spine road does get raised and therefore requires the wide area as shown on the plan. Mr. Montelli explained that they are interested in starting Phase II ASAP in hopes of being ready for a building permit in June 2022. They have blasting and earth moving to occur which will


take a while. With the logistical constraints of having a lot of fill on Phase I that needs to be moved to Phase II, it makes sense to move to the Phase II plan as presented this evening. The overlap is minimal and the control on Phase I as outlined should allow the site to be stable through the winter. Mr. Clancy asked questions about timetable, and when cutting will begin. They expect the trees to be cut starting next week, they can cut 3 acres a day. Mr. Souza explained that they will cut and stump all the site, but they will not remove topsoil except in areas they need to work. This will help protect the open areas. They will also keep the stump grindings on site, as they proved useful in Phase I. Therefore, they will repeat that process in Phase II. Mr. Dunbar asked about the piles to be moved and the blasting and processing of the rock. Mr. Bergeron explained that this will be crushed on site with a crusher and dust will be controlled. Mr. Demers explained that he liked the approach they were using, his worry is that this is happening as we approach winter which makes things trickier and that they need to plan for snow. The contractors explained the process to put the detention basins and swales in first before proceeding with walls and filling and blasting. Mr. Bergeron explained the paving plan on Phase 1 as well and showed a plan where the binder course would be installed in November. After further discussion, on a motion by Mr. White second by Mr. Clancy to allow for the project to proceed to Phase 2 as outlined this evening, the Commission voted unanimously 7-0 to approve.

- DCR Forest Cutting Plan for State Forest in Desert Natural Area off Concord Rd. – Site walk Monday -Oct. 18th @ 3:00 PM. Ms. Ryder noted that Ms. Paquin, Mr. Dunbar, and Mr. Williams had all attended the site walk. A good portion of the state property at the Desert will be harvested this winter, to remove the red pine that has been killed by the red pine beetle, and also some areas where they hope to restore the area to a pitch pine scrub oak forest and will harvest and “mow” in anticipation of a future burn to restore this unique and globally rare habitat.
- Trails Committee update - Ms. Paquin presented the successes of this summer trail work. She shared photos and explained that the volunteers have met once a month throughout the summer months and have accomplished a great deal. The 4-mile Sudbury Reservoir trail is now passable the whole stretch, a few boy scouts will be constructing bridges across some of the wet and ditched areas along this section. This will be complete this fall. The hope is to open the 26.2-mile Panther Trail spring of 2022. They are also exploring options for opening a bit more of the filter beds which have a beautiful spillway, which is not safe today, this discussion will happen with DCR in the near future to explore this option.

Next Conservation Commission meetings: Nov. 4th & Nov. 18th, 2021

Adjournment - There being no further business, on a motion by Mr. White second by Mr. Clancy, the Commission voted unanimously 7-0 to adjourn at 8:13 PM.

Respectfully submitted,

Priscilla Ryder 
Conservation/Sustainability Officer