

Michelle Kayserman, Chair  
Stephanie Radner, Vice Chair  
Leigh Hafrey, Associate  
Nick Garlick, Associate  
Eliot Foulds, Associate  
Bob Holmes, Associate  
Nathan Gauthier, Alternate  
Sean Hanley, Alternate  
Elissa Brown, Agent  
Renee Johnson, Administrator



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## TOWN OF DEDHAM CONSERVATION COMMISSION

### Minutes of December 17, 2020

In response to the COVID-19 pandemic and given the current prohibitions on gatherings imposed by Governor Baker's March 23, 2020 "Order Assuring Continued Operation of Essential Services in the Commonwealth, Closing Workplaces, and Prohibiting Gatherings of More than 10 People," this public hearing was conducted virtually, as allowed by Governor Baker's March 12, 2020 "Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §20.

#### The following Commissioners were present:

Michelle Kayserman, Chair  
Stephanie Radner, Vice Chair  
Eliot Foulds  
Bob Holmes  
Leigh Hafrey  
Nick Garlick  
Nathan Gauthier

#### The following staff were also present:

Elissa Brown, Conservation Agent  
Renee Johnson, Administrator

Commissioner Kayserman called the meeting to order at 7:00 pm. in accordance with the Wetlands Protection Act, M.G.L. Chapter 131, Section 40, the Dedham Wetlands Bylaw, and the Dedham Stormwater Management Bylaw.

- 1) **New Application: 225 Meadowbrook Road -NOI- Septic system replacement - DEP #141-0582**  
Owner/Applicant: Jens Peers Representative: Joyce Hastings, GLM Engineering. Rob Truax, PE and Jens Peers were present to discuss the plan to replace the failed septic system with a new Eljen system, further from Weld Pond. They will also abandon the irrigation well. The septic system is over 85 feet from the pond. Four oak trees are to be removed and will be replaced at a 2:1 ratio.

Ms. Kayserman moved to continue to January 7, 2021. Mr. Hafrey seconded. Mr. Holmes, Hafrey, Gauthier, Foulds, Garlick, and Ms. Radner and Kayserman approved.

2) **Continued Application: 431 Whiting Avenue – MSMP 2020-20**

Owner/Applicant: Mark Killion                      Representative: Greg Morse, Morse Engineering

Mr. Morse was present for the applicant. He noted that had removed the trench drain and replaced it with a mini-sump and rain garden. Furthermore, he stated that he had submitted test pit data and calculations using 2.4 inches/hour conductivity. He has determined that the system still meets peak discharge and volume requirements.

Ms. Kayserman moved to close the hearing and approve the MSMP. Ms. Radner seconded. Mr. Holmes, Hafrey, Gauthier, Foulds, Garlick, and Ms. Radner and Kayserman approved.

3) Minutes: Minutes of 10/15/20 and 11/5/20 were deferred until the next meeting.

4) **Continued Application: 960 Washington Street**

Owner/Applicant: LAMP Realty                      Representative: Jim Bernardino, Bohler

Agent Brown advised the Commission that the stormwater system had been installed and the landscaping partially completed. On this basis, the Commission voted to return \$9,000 of the \$10,000 escrow to the applicant, withholding \$1,000 for the final vegetation stabilization.

5. **Continued Application: 80 Bridge Street - (DEP #141-0572, mSMP 2020-04) – Commercial Redevelopment** – Owner/Applicant: Chris Kotsiopoulos      Representative: Rob Truax, GLM.

Mr. Truax described the proposed revisions to the plan. Ms. Kayserman asked if the existing catch basin structures had been evaluated. Mr. Truax responded that they had surveyed the inverts, but not determined whether the structure was barrel block or concrete. He stated that he would determine the composition of the structure, provide a landscaping plan, revise plans to show snow storage locations, and provide a snow storage and O&M Plan. He will consider use of depressions and landscape islands.

Ms. Kayserman moved to continue the application to January 21, 2021. Ms. Radner seconded. Mr. Holmes, Hafrey, Gauthier, Foulds, Garlick, and Ms. Radner and Kayserman approved.

6. **Administrative Approval:** Agent Brown informed the Commission that she had issued an Administrative Approval for enclosure of a second floor porch at 93 Jersey Street.

7. **Enforcement Order: 865& 875 Providence Highway- (DEP #141-0485)**

Owner/Applicant: Michael Argiros, Trustee Dedham 865 and 875 Realty Venture - Justin Ferris, owner's representative outlined the plan for modifying the parking lot grades so that leachate from the dumpster would flow to the catch basin for treatment, rather than directly to the wetlands.

Ms. Kayserman moved to issue the draft Enforcement Action with the approved plan and an additional condition to add erosion and sedimentation controls to the plan. Ms. Radner seconded. Mr. Holmes, Hafrey, Gauthier, Foulds, Garlick, and Ms. Radner and Kayserman approved.

8. **Enforcement Order: 4 Prospect Street – Owner/Applicant:** FRIT Solar, Inc. c/o Federal Realty Investment Trust –

Agent Brown described the re-grading and extensive vegetation removal that had occurred in jurisdictional areas, for which an ORAD had been issued in 9/10/2019. Fred Civian, 9 Spruce Street,

expressed his opinion that the Commission should pay particular care to future permit applications and actions of the property owner at this site considering that they had retained a contractor to do work on the site despite that fact that they were fully aware of the adjacent isolated vegetated wetlands and on-site Riverfront Area. Ms. Radner stated that the applicant, as part of restoration efforts, should remove sediment that had been introduced in the dewatering basin. The Commission determined that the sediment should be removed by over-excavating the basin and that all restoration be completed by July 2021.

Ms. Kayserman moved to issue the draft Enforcement Action with the revisions discussed. Ms. Radner seconded. Mr. Holmes, Hafrey, Gauthier, Foulds, Garlick, and Ms. Radner and Kayserman approved.

**Return of Peer Review Funds:** - Ms. Kayserman moved to return \$204 of un-used peer review funds to Norfolk and Dedham Group. Mr. Foulds seconded. Mr. Holmes, Hafrey, Gauthier, Foulds, Garlick, and Ms. Radner and Kayserman approved.

The meeting was adjourned at 9:27 pm.