



SHREWSBURY CONSERVATION COMMISSION
SHREWSBURY, MASSACHUSETTS

MINUTES – JANUARY 17, 2023

Regular Meeting: January 17, 2023 – 7:00 P.M.
Location: Selectman’s Room, Shrewsbury Town Hall, 100 Maple Avenue, Shrewsbury, MA
Attendees: John Ostrosky, Ken Polito, Martha Gach, Chris DeLauder, Jason Port
Also Attending: Andy Truman, P.E., Town Engineer; Eleah Caseau, Conservation Agent

1. Review and Approve Minutes

a. *November 15, 2022*

i. K.Polito **M**, M.Gach **S**. Jason Port was absent from November meeting so abstained from vote.
V4-0

b. *December 20, 2022*

i. K.Polito **M**, M.Gach **S**. Jason Port was absent from December meeting so abstained from vote.
J.Ostrosky amended: add total vote count to RDA 54 Cherry Street. **V 4-0**

2. Sign bills – None

3. Meetings and Hearings – 7:05 P.M.

285-1920 ***Continued Public Hearing regarding the Notice of Intent filed by 658 Boston Turnpike, LLC, 118 Turnpike Road, Suite 200, Southborough, MA, to develop a site for a car dealership, including the alteration of wetlands and construction of two wetland replication areas at 658 Boston Turnpike.***

James Tetreault, Professional Engineer, of Azimuth Land Design presenting. Also present is James Venincasa of Whitney Street Home Builders, LLC.

Addressed abutter concerns voiced in letters to commission and the applicant. Motor oil and other hazardous discharge from service area and parking lot will be captured and kept on site until removal from site via hazardous waste treatment facilities. It is not possible to treat discharge of this kind. Other areas on site are classified a parking lot and will abide by stormwater regulations set for such. Proposed retaining wall and replication areas meet regulatory standards set by the town and MassDEP. Entrance via Route 9 will require state Mass DOT Permitting. Filing with MEPA will be required within the scope of the project as well. Commissioners discussed the capacity of proposed floor drain tanks in service area. A.Truman advised that it would be a plumbing issue and that the project still needs to go through planning board. Applicant requested to close hearing. Russel Parkman, representative of South Meadow Condominium Trust voiced concerns about the vernal pool on property as well as discharge and retaining wall placement. Vernal pool on site is not certified and will not be affected by construction as it is not within construction limits and is uphill of project site.

Hearing Closed. K.Polito M. J.Port S. V 5-0.

285-1921 ***Continued Public Hearing regarding the Notice of Intent filed by Cypress Avenue Development Partners, LLC for the construction of 66 Townhouse style senior housing units with accessory clubhouse, access driveway, stormwater management facilities and associated site grading at 1 Greenbriar Drive and 255 Gulf Street.***

John Grenier, Professional Engineer of J.M. Grenier Associates representing. Also Present is Larry Rosenberg of Cypress Ave. Development Partners.

Graves engineering has approved final submitted plans. J.Ostrosky asked about finalized septic plans and applicant noted that they have been submitted to BOH and were still designed for the original number of 66 units.

Hearing Closed. K.Polito M. C.DeLauder S. V 5-0.

285-1954 ***Continued Public Hearing regarding the Notice of Intent filed by Kelly Sullivan and Dylan Woodring, 2 Pheasant Hill Drive, Shrewsbury, for a proposed addition with associated site work, and drainage at 2 Pheasant Hill Drive.***

John Grenier of J.M. Grenier and Associates presenting.

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Applicant overviewed changes based on Commission comments. Additional boulders and stones will be added to existing stone rubble and will delineate line of work at edge of woods.

Hearing Closed. K.Polito M. C.DeLauder S. V 5-0. Condition to add boulders to existing stone wall.

285-1955 New Public Hearing regarding the Notice of Intent filed by Mitesh and Hemali Shah, 15 Toblin Hill Drive, Shrewsbury, for a proposed addition with associated site work at 15 Toblin Hill Drive.

General Contractor presenting.

Erosion Control barrier will be extended to accommodate stockpile area when earthwork begins. Full foundation to be installed, with proposed perimeter drain connecting into existing drain system. Stockpile area will consist of excess soil removed from foundation clearing and to be used for foundation backfill. Construction entrance will be shifted to the right of home. CC advised adding riprap to drain outlet to avoid erosion at that point.

Hearing Closed. K.Polito M. M.Gach S. V 5-0.

Condition of adding rip-rap and moving construction driveway. Require certified mailings to close.

285-1953 New Public Hearing regarding the Notice of Intent filed by Nicholas Soutter, 36 Old Brook Road, Shrewsbury for the construction of a retaining wall to stabilize and level the backyard lawn at 36 Old Brook Road.

Hearing Postponed to February 21, 2023

285-1957 New Public Hearing regarding the Notice of Intent filed by Hartford Realty Trust of Shrewsbury - Roderick St. Pierre Trust, 291 Grafton Street, Shrewsbury, for the installation of a new sewer and associated site work at Hartford Turnpike (Rte. 20) from Clews Street to Stoney Hill Road.

Wayne Belec of Land Design Collaborative is presenting. Also present is Fran Zaretti of Smart Growth Design. K.Polito recused himself from hearing.

Addressed comments from Conservation Commission and Mass DEP. This project will consist of a temporary wetland disturbance while sewer infrastructure is installed along Route 9 from approximately Clews Street to Stoney Hill Drive. Project has been ongoing and has gone through several changes over a period of years. Originally filed an RDA to replace sewer along a different route. Tight route for placing sewer, would like to avoid roadway and anticipated shared use path in future phases of Route 20 development. Wetland area will be temporarily disturbed and should be returned to original condition, no replication will take place. Dewatering will be addressed by discharging outside of 100 foot buffer zone in temporary detention bay.

Hearing Closed. C.DeLauder M. M.Gach S. V 4-0. K.Polito is recused. Condition to capture dewatering discharge.

285-1956 New Public Hearing regarding the Notice of Intent filed by Rashid Shaikh, 24 Sheryl Drive, Shrewsbury, for the construction of two single-family houses at 42 Sadler Avenue & 37-39 Melvin Avenue.

Scott Goddard of Goddard Consulting is presenting. Also present Bert Corey, Professional Engineer, of DGT Associates. 2 proposed homes on undeveloped lots. Applicant has classified King's brook behind lots as intermittent based on previous upstream classifications. Steep unvegetated banks surround straight channeled stream. Most of the site is within stream's floodplain. Open order of Conditions (285-1822) will need to be closed with no work done. CC advised shifting erosion control barriers to limit of work and away from stream's edge. B.Corey detailed the rain garden designs and home's flood openings. Rain gardens are proposed as groundwater levels are high in the area and subsurface infiltration system will not fit. Rain garden will include stormwater catchment from driveway and is not included in flood compensatory storage. Subspace under home will function as flood compensatory storage and will have flood openings to allow water to flow in and out from under home as well as garage. CC advised homeowner education be required about maintenance and operation of flood openings and maintaining rain gardens. J.Ostrosky noted the stream was previously classified as perennial in prior filing (285-1822). CC advised shifting deck footings so they are not within 30ft. buffer zone. CC advised that garage elevation with flood openings be examined by building inspector to determine precedence for allowing it to be used as compensatory storage.

Public Questions or Comments

Joy, 11 Greylock Avenue; Elaine Strzelewicz, 37 Everett Avenue; Lee Bettencourt, 31 Greylock.

Concerns about the maintenance necessary to maintain all systems on property. Wondering about turning the private way into a public street. Concern about flooding in other properties and sediment deposition during flood events. Concern about paving of private way and regrading. All access will be off Greylock. Project will require access from Melvin Ave. when adding a retaining wall and regrading for compensatory storage.

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4. New & Old Business

a. Discuss/Sign Orders of Conditions, Determinations of Applicability

285-1920	658 Boston Turnpike OOO issued. <i>K.Polito M. J.Port S. V 5-0.</i>
285-1921	1 Greenbriar Drive and 255 Gulf Street OOO issued. . <i>K.Polito M. C.DeLauder S. V 5-0.</i>
285-1954	2 Pheasant Hill Drive OOO issued. <i>K.Polito M. C.DeLauder S. V 5-0.</i>
285-1955	15 Toblin Hill Drive OOO issued. <i>K.Polito M. M.Gach . S. V 5-0.</i>
285-1953	36 Old Brook Road Postponed.
285-1957	Hartford Turnpike Sewer (Clews to Stoney Hill Road) OOO issued. <i>K.Polito recused. C.DeLauder M. M.Gach S. V 4-0.</i>
285-1956	42 Sadler Avenue & 37-39 Melvin Avenue Continued to February 21, 2023.

b. Discuss Enforcement Orders- **No Updates**

- i. 56 Oregon Ave (285-1819)
- ii. 284 South Quinsigamond Ave.
- iii. 29 Redland Ave.

c. Discuss/Sign Certificates of Compliance

- i. 9B Blackthorn Road, Lot 27 (285-0799) **Issued.**
- ii. 88 Old Faith Road (285-1373) **Issued.**
- iii. 935 Main Street (285-)
- iv. 420 Boston Turnpike (285-1628) **Issued.**
- v. 356 Walnut Street (285-1949) **Issued.**

d. Discuss/Review New Wetland Bylaw and Regulations

- i. discussion of fees summary and necessary revisions to fees

K.Polito **M** to adjourn. M.Gach **S. V 5-0.** Chairman Ostrosky adjourned the meeting.

Respectfully Submitted by Eleah Caseau, Conservation Agent