



City of Worcester Conservation Commission Meeting Agenda Monday, July 20, 2015

Worcester City Hall, 455 Main Street, Levi Lincoln Chamber, Room 309, 3rd floor
5:30 P.M.

Commission Members

Stefanie Wood – *Chair*
John Donahue – *Vice-Chair*
Amanda Amory
Jordan Berg Powers
Joseph Charpentier
Peter McKone

Contacting the Commission

Division of Planning & Regulatory Services serves as the Commission's staff.

- **Address:** City Hall, 455 Main St, Room 404, Worcester, MA 01608
- **Hours:** M-F 8:30am-2:00pm
- **Phone:** 508-799-1400 ext. 260
- **Email:** planning@worcesterma.gov

The Conservation Commission is committed to ensuring that its public meetings are accessible to people with disabilities. Should you require auxiliary aids, services, written materials in other formats, reasonable modifications in policies and procedures, please call 508-799-1400 x260 in advance of the scheduled meeting.

Our Mission

Planning & Regulatory Services

To provide credible, timely, and accessible data and analysis for decision-making and problem solving for land and programmatic development

Division Staff

Stephen S. Rolle, Director
Domenica Tatasciore, Chief Planner
Luba Zhaurova, Sustainability Proj. Mgr.
Michelle M. Smith, Senior Planner
Deborah Steele, Prin. Staff Assistant
Marlyn Feliciano, Staff Assistant III

Upcoming Meetings

August 10, 2015
August 31, 2015
September 21, 2015 *
October 5, 2015*
October 19, 2015
November 16, 2015
December 7, 2015

*To be held at Esther Howland

Call to Order – 5:30 pm

Approval of the Minutes –

Requests for Continuances, Extensions of Time, Postponements, Withdrawals

New Business (Postponed) – Notices of Intent

1. 18-40 (aka lots 81-86 L&R) Bittersweet Boulevard – Arboretum Phase IV (MBL 29-11A-0081L & R though 29-11A-0086L & R) (CC-2015-033)

Application: Request to Amend an Order of Conditions (CC-2009-042)

Applicant: Arboretum Village, LLC

Project: To construct five single-family semi-detached (duplex) dwellings and associated off-street parking spaces along with related re-grading of the existing rock-armored slope (known as Slope A) to a 2.5H:1V vegetated slope and associated landscaping, utility, paving, drainage, and site work at properties located at 18-40 (aka lots 81-86 L&R) Bittersweet Boulevard – Arboretum Phase IV

Jurisdiction: City of Worcester Wetlands Protection Ordinance – The proposal shall occur within the Stormwater Protection Zone

Public Hearing Opening Deadline: WPA – n/a; WWPO – 7/10/2015

New Business – Request for Determination of Applicability

2. 1152 Pleasant Street (MBL 40-007-00001) (CC-2015-035)

Application: Request for Determination of Applicability

Applicant: Why Me, Inc.

Project: To seek determination as to whether or not the proposed work/area to construct a tree-house with accessible ramp, along with associated site-work on property located at 1152 Pleasant Street is subject to the jurisdiction of the Massachusetts Wetlands Protection Act and/or the City of Worcester Wetlands Protection Ordinance

Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance – The proposal shall occur within Bordering Land Subject to Flooding and the 100 ft. buffer zone, each associated with the Bank of Tatnuck Brook

Public Hearing Opening Deadline: WPA – n/a; WWPO – 8/10/2015

3. Mill Street Right-of-Way, between Main Street and Park Avenue (CC-2015-036)

Application: Request for Determination of Applicability

Applicant: City of Worcester Department of Public Works & Parks

Project: To seek determination as to whether or not the proposed work to replace ~2,500 linear feet of existing sewer pipe, along with associated cleaning and maintenance of existing infrastructure and associated site work within the Mill Street Right-of-Way, between Main Street and Park Avenue, is subject to the jurisdiction of the Massachusetts Wetlands Protection Act and/or the City of Worcester Wetlands Protection Ordinance

Jurisdiction: Massachusetts Wetlands Protection Act and The City of Worcester Wetlands Protection Ordinance – The proposal shall occur within Bordering Land Subject to Flooding, the Riverfront Area, and 100 ft. buffer zone, each associated with the Bank of Mill Brook (aka Middle River), and within the Stormwater Protection Zone

Public Hearing Opening Deadline: WPA – n/a; WWPO – 8/15/2015

New Business – Request for Determination of Applicability

4. 35 Coes Street and within the Coes Street Right-of-Way (MBL 08-021-00008) (CC-2015-037)

Application: Request for Determination of Applicability
Applicant: Massachusetts Electric Company (d/b/a National Grid)
Project: To seek determination as to whether or not the work associated with the installation of a ~150 ft. underground conduit, on property located at 35 Coes Street and within the Coes Street Right-of-Way, is subject to the jurisdiction of the City of Worcester Wetlands Protection Ordinance.
Jurisdiction: The City of Worcester Wetlands Protection Ordinance - The proposal shall occur within the 100 ft. buffer to the Bank associated with Coes Pond

Public Hearing Opening Deadline: WPA – n/a; WWPO – 8/15/2015

5. 2 Rollingwood Drive (MBL 43-001-00114) (CC-2015-038)

Application: Request for Determination of Applicability
Applicant: Fred J. and Marcy Z. Shuster
Project: To seek determination as to whether or not the work associated with the construction of a carport and associated site-work, on property located at 2 Rollingwood Drive, is subject to the jurisdiction of the Massachusetts Wetlands Protection Act and/or the City of Worcester Wetlands Protection Ordinance.
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance - The proposal shall occur within the 100 ft. buffer zone to the Bank of an unnamed intermittent stream

Public Hearing Opening Deadline: WPA – n/a; WWPO – 8/15/2015

New Business – Notices of Intent

6. 10 Iroquois Street, 0 (aka 12) Quissett Street, and 48 & 50 Wamsutta Avenue (MBL 48-007-41+42; 48-006-027-1; 48-006-00032; & 48-006-00033) (CC-2015-039)

Application: Notice of Intent
Applicant: Todd Ostrokolowicz
Project: To construct 5 single-family detached dwellings and associated off-street parking, along with related grading, paving, utilities, and site work on properties located at 10 Iroquois Street, 0 (aka 12) Quissett Street, and 48 & 50 Wamsutta Avenue
Jurisdiction: The City of Worcester Wetlands Protection Ordinance – The proposal shall occur within the Stormwater Protection Zone

Public Hearing Opening Deadline: WPA – n/a; WWPO – 8/15/2015

7. 7 Egan Avenue (MBL 34-038-00157) (CC-2015-040)

Application: Notice of Intent
Applicant: John Sullivan, of JL Sullivan Construction, Inc.
Project: For the demolition of an existing single-family home and the construction of a ~1,500 SF footprint single-family detached dwelling and associated off-street parking, along with related grading, utilities, and site work on property located at 7 Egan Avenue
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance – The proposal shall occur within the 100 ft. buffer zone to the Bank of an unnamed intermittent stream and the 100 ft. buffer zone to Bordering Vegetated Wetlands

Public Hearing Opening Deadline: WPA – 7/22/2015; WWPO – 8/15/2015

8. 31 Quaboag Street (MBL 51-002-0003C) (CC-2015-041)

Application: Request to Amend an Order of Conditions (CC-2010-026)
Applicant: Fox Hill Builders, Inc.
Project: To construct a single-family detached dwelling and associated off-street parking along with related grading, landscaping, and associated site work at property located at 31 Quaboag Street.
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance – The proposal shall occur within Bordering Land Subject to Flooding, the 100 ft. buffer zone, and Riverfront Area, each associated with the Bank of Tatnuck Brook and within the Stormwater Protection Zone

Public Hearing Opening Deadline: WPA – 7/23/2015; WWPO – 8/16/2015

Other Business

9. Enforcement Order Updates:

- a. Arboretum Village Estates (CC-EO-2013-003)
- b. 1117 Grafton Street (CC-EO-2015-004)

10. Requests for Certificate of Compliance:

- a. 59 Webster Street (CC-2010-041)
- b. 61 Sherbrook Avenue (CC-2013-060)
- c. 501-505 Mill Street (CC-2001-027)

11. Requests for Extension of Time:

- a. Order of Conditions for 125 Olean Street (CC-2004-034)

12. Communication:

- a. Notice of Project Change re: Greenwood Street Landfill Solar Project by Tighe & Bond; received 7/2/2015.
- b. Notice of Treatment for Little Indian Lake by Aquatic Control Technology; received 7/6/2015.
- c. Shoprite Newsletter by Wakefern Food Corporation; received 7/7/2015.

13. Emergency Certification – 111 McKeon Road

14. Donker Farm Baseline and Land Management Plan – review and endorsement

15. Issuance of Orders of Conditions

16. Signing of Decisions

Adjournment