



# City of Worcester Conservation Commission Meeting Agenda

Monday, January 9, 2017

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

## Commission Members

Joseph Charpentier – *Chair*  
Peter McKone - *Vice Chair*  
Amanda Amory  
Jordan Berg Powers

## 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.

## Division of Planning & Regulatory Services

### *Our Mission:*

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, Assistant Chief Development Officer  
Domenica Tatasciore, Chief Planner  
Luba Zhaurova, Sustainability Proj. Mgr.  
Michelle M. Smith, Senior Planner  
Michael Antonellis, Planning Analyst  
Deborah Steele, Prin. Staff Assistant

## Upcoming Meetings

January 30, 2017  
February 27, 2017  
March 20, 2017  
April 3, 2017  
May 1, 2017  
May 22, 2017  
June 12, 2017  
July 10, 2017  
July 31, 2017  
August 21, 2017  
September 11, 2017  
October 2, 2017  
October 23, 2017  
November 13, 2017  
December 4, 2017

**Call to Order:** 5:30 pm

**Approval of Minutes:**

**Requests for Continuances, Postponements, Withdrawals:**

**Public Hearings:**

**Unfinished Business – Requests for Determination of Applicability:**

### 1. **222 Harrington Way (MBL 19-029-00001) (CC-2016-069)**

Application: Request for Determination of Applicability

Applicant: Worcester Natural History Society (d/b/a EcoTarium)

Project: To seek determination as to whether or not the proposed work/area associated with the resurfacing of portions of the existing parking area and walkways located to the north of the existing structures and the demolition and renovation of portions of existing structures and the construction of new structures, along with associated drainage improvements and site work, all on the eastern portion of property located at 222 Harrington Way, is subject to the Commission's jurisdiction.

Jurisdiction: The Massachusetts Wetlands Protection Act & the City of Worcester Wetlands Protection Ordinance – The proposal may occur within the 100' buffer zone associated with the bank of an intermittent stream and associated bordering vegetated wetlands and within the stormwater protection zone

Public Hearing Opened: 12/19/2016

**New Business – Requests for Determination of Applicability:**

### 2. **Within the Brooks Street Right-of-Way, adjacent to 231 Brooks Street (MBL 37-023-00011) (CC-2016-072)**

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 proposed work/area associated with the installation of a utility pole, along with associated site work, on property within the Brooks Street Right-of-Way, adjacent to 231 Brooks Street, is subject to the Commission's jurisdiction.

Jurisdiction: The City of Worcester Wetlands Protection Ordinance – The proposal may occur within the 100' buffer zone associated with the bank of Weasel Brook and/or associated bordering vegetated wetlands and/or bordering land subject to flooding and within the stormwater protection zone

Public Hearing Opening Deadline: WPA – n/a; WWPO – 2/23/2017

Constructive Grant Deadline: WPA –n/a; WPO – TBD

**New Business – Requests for Determination of Applicability:**

**3. June Street Right-of-Way (from Mill Street to Glendale Street) (CC-2016-073)**

Application: Request for Determination of Applicability

Applicant: NSTAR Gas (d/b/a Eversource Energy)

Project: To seek determination as to whether or not the work associated with the replacement of ~500 LF of gas main, along with associated site work, located within the June Street Right-of-Way (from Mill Street to Glendale Street), is subject to the Commission's jurisdiction.

Jurisdiction: The City of Worcester Wetlands Protection Ordinance – The proposal shall occur within the 100' buffer zone associated with the bank of an perennial stream and within the stormwater protection zone

Public Hearing Opening Deadline: WPA – n/a; WWPO – 2/4/2017

Constructive Grant Deadline: WPA –n/a; WPO – TBD

---

**4. 100-102 Shore Drive (MBL 37-027-00005 & 37-027-0005A) & within the adjacent portion of the Shore Drive Right-of-Way (CC-2016-075)**

Application: Request for Determination of Applicability

Applicant: Charter Communications

Project: To seek determination as to whether or not the proposed work/area associated with the installation of ~500 LF of conduit and associated site work, on the southern portion 100 & 102 Shore Drive and within the adjacent, northerly, portion the Shore Drive right-of-way, is subject to the Commission's jurisdiction.

Jurisdiction: The Massachusetts Wetland Protection Act and the City of Worcester Wetlands Protection Ordinance – The proposal may occur within the 100' buffer zone associated with the bank of an intermittent stream and associated bordering vegetated wetlands and within the stormwater protection zone.

Public Hearing Opening Deadline: WPA – n/a; WWPO – 2/5/2017

Constructive Grant Deadline: WPA –1/12/2017; WPO – TBD

---

**5. 484 Mill Street (MBL 30-028-00006) (CC-2016-076)**

Application: Request for Determination of Applicability

Applicant: James Houlihan, of Studs Remodeling, LLC

Project: To seek determination as to whether or not the proposed work/area associated with the construction of a deck along with related site work, associated with the existing single family detached dwelling located on-site, all on the eastern portion of property located at 484 Mill Street, is subject to the Commission's jurisdiction.

Jurisdiction: The Massachusetts Wetland Protection Act and the City of Worcester Wetlands Protection Ordinance - The proposal may occur within the 100' buffer zone associated with the bank of Patch Reservoir and associated bordering vegetated wetlands and within bordering land subject to flooding.

Public Hearing Opening Deadline: WPA – n/a; WWPO – 2/5/2017

Constructive Grant Deadline: WPA –1/12/2017; WPO – TBD

---

**6. 347A Greenwood Trail (northwest of the public terminus of Nippnapp Trail) (MBL 29-047-0007A) (CC-2016-077)**

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 proposed work associated with the replacement of a utility pole along with associated site work, all on the northeastern portion of property located at 347A Greenwood Trail, is subject to the Commission's jurisdiction.

Jurisdiction: The City of Worcester Wetlands Protection Ordinance – The proposal may occur within the 100' buffer zone associated with the bank of an intermittent stream and associated bordering vegetated wetlands and within the stormwater protection zone.

Public Hearing Opening Deadline: WPA – n/a; WWPO – 2/6/2017

Constructive Grant Deadline: WPA – n/a; WPO – TBD

---

**New Business – Notices of Intent:**

**7. 0 & 770 Franklin Street (MBL 17-024-0203A & 17-024-02+03) (CC-2016-048)**

Application: Notice of Intent  
Applicant: Cesmir Spiro  
Project: The construction of a new road (aka Kiara Drive), 9 single-family semi-detached dwellings (duplexes), and associated off-street parking, along with related grading, drainage, utilities, and site work, on property located at 0 & 770 Franklin Street.  
Jurisdiction: The Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance – The proposal shall occur within the 100' buffer zone, associated with a bordering vegetated wetland and within the Stormwater Protection Zone  
Public Hearing Opening Deadline: WPA – 1/9/2017; WWPO – 1/9/2017

---

**8. 3 A & B – 11 A & B Burncoat Heights & 608 (fka 604) Burncoat Street (MBL 32-055-0003A & -0003B through -0011A & -0011B) (CC-2016-070)**

Application: Notice of Intent  
Applicant: Burncoat Heights Trust  
Project: To construct a subdivision, including a cul-de-sac and 10 single-family semi-detached dwellings (duplexes), along with associated infrastructure and site work, on the properties located at Burncoat Heights.  
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 – 1/9/2017

---

**9. 27 Commonwealth Avenue (MBL 17-036-17+18) (CC-2016-071)**

Application: Notice of Intent  
Applicant: Ronald Henault  
Project: To construct a single-family detached dwelling, along with associated site work, on the property located at 27 Commonwealth 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 - 1/13/2017

---

**10. 0 (aka 1) & 37 Firglade Street & 19 Briarcliff Street (MBL 25-018-001-R & 25-016-73+74) (CC-2016-074)**

Application: Notice of Intent  
Applicant: Paul Valente  
Project: To construct 4 single-family detached dwellings, along with related site work, on property located at 0 (aka 1) & 37 Firglade Street and 19 Briarcliff Street.  
Jurisdiction: The Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance - The proposal shall occur within the 100' buffer to bank and/or bordering vegetated wetlands, associated with an unnamed stream, and within the stormwater protection zone  
Public Hearing Opening Deadline: WPA – 1/11/2017; WWPO – 2/4/2017

---

**Other Business:**

**11. Informal Presentation for Proposed Rand Whitney Expansion Project (Agrand Street & Greenwood Street)**

**12. Requests for Determination of Significance and Subsequent Action due to a Project Change**

- a. City of Worcester Patch Pond Dam Geotechnical Investigation (CC-2016-040 & DEP 349-1138)

**13. Enforcement Order Updates:**

- a. Country Club Acres (aka Garrison Avenue & 190 East Mountain Street; Cobblestone Lane) (fka Paradise Point) (CC-2007-025 & DEP #349-931) (CC-EO-2016-005)
- b. 21 (aka 29) Quaboag Street (CC-EO-2016-005)
- c. 100 (fka) Goldthwaite Road (aka White Birch Commons; (fka Burncoat Gardens)) (CC-2013-057 & DEP #249-1075 (CC-EO-2017-001)

**Other Business:**

**14. Request for Certificate of Compliance**

- a. 19 Lilac Lane (aka Lot 49L Arboretum Village) (DEP # 349-906 & CC-2006-059)

**15. Miscellaneous Project Updates**

**16. Emergency Certifications**

**17. Communication:**

- a. Request for a Worcester Conservation Commission Slide for Annual Conference; from Massachusetts Association of Conservation Commissions; received 1/3/2017.
- b. Conservation Commission Sign-on Opportunity regarding Interstate Gas Pipelines; from Massachusetts Association of Conservation Commissions; received 1/4/2017.

**18. Land Acquisition and Land Management:**

- a. Land Management Updates

**19. Review of the Proposed Meeting Schedule for 2018**

**20. Suggestions for Changes with Regard to the City of Worcester Wetlands Protection Regulations**

**21. Discussion of Special Conditions and Issuance of Orders of Conditions**

**22. Signing of Decisions**

**Adjournment**