



Community & Economic Development Division
Conservation/Zoning Board of Appeals

Municipal Office Building
66 Central Square
Bridgewater, MA 02324
508-697-0907

**Conservation Commission Minutes – July 11th, 2024
at 5:30 PM via Zoom**

Disclosure: Pursuant to Section 20 of Chapter 20 of the Acts of 2021, An Act Relative to Extending Certain Covid-19 Measures Adopted During the State of Emergency, this meeting of the Conservation Commission for the Town of Bridgewater will be hybrid and accessible to the public through remote participation to the greatest extent possible. There will be no public attendance permitted.

Citizens who wish to tune in to the meeting may do so via Zoom.

Virtual Zoom Meeting to Attend Via Video, Click on the Link Below:

<https://us06web.zoom.us/j/83724672348>

To Attend Via Phone Dial: +1 646 876 9923

Meeting ID: 837 2467 2348

Attendees:

Present: Wendy Smith, Chair, Marilyn MacDonald, Vice-Chair, Eileen Prisco, Member, Mark Peterson, Member, Bob Rulli, Director of Community & Economic Development

Absent: Harry Bailey, Member

Chair Smith reads the Governors Order and shares how the meetings proceed.

Public Hearings

Old Business

Notice of Intent: 0 Lakeshore Center Map 83 Lot 85

Applicant/Representative: Claremont Lakeshore Bridgewater LLC. / Silva Engineering Associates, P.C.

Motion to continue to July 25th made by Member MacDonald, Seconded by Member Prisco.

Roll call:
Member Prisco, YES
Member MacDonald, YES
Member Smith, YES

Notice of Intent - 815 Bedford Street, Map 88 Lot 23

Applicant/Representative: Silva Engineering Associates

DEP File Number: SE116-1540

Continuation would allow for Planning Board review to be completed prior to review by Commission.

Motion to continue to August 8th made by Member MacDonald, Seconded by Member Prisco

Roll call:
Member MacDonald: YES
Member Prisco: YES
Member Peterson: YES
Member Smith: YES



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Notice of Intent: 180 Broad Street, Map 21, Lot 143, 144, 149, and 150

Applicant/Representative: Edgewood Development Company LLC.

DEP File Number: SE116-1543

Third party review comments

Applicant:

Owner of Edgewood Development Steve Meltzer deferred to Lauren Glock, managing Environmental Scientist, to respond to comments from third party peer review. Some of the key points as follows:

- Lauren responds to the first comment saying the Planning Board review is complete and was reviewed as part of the process.
- Lauren responds to the second comment saying as part of their mitigation they are taking out about 18 inches of top soil so the vegetation and root systems will be taken out of those areas with a wetland specialist observing.
- Lauren responds to the third comment saying they have 220 square feet of BLSF impact however there will be a big cut in river access path creating an increase in flood storage, so no compensatory flood storage is required.
- Lauren responds to the last comment saying NOA did not request variance but if it is required, they will request the Commission to grant a variance for the no touch zone.

Conservation Commission:

Chair Smith expresses concern for mature trees in the 18 inch top soil removal area. Lauren follows up by explaining that most of the trees coming out are early successional.

Vice-Chair MacDonald asks if there is any benefit besides the public for 25 foot buffer waiver. Brandon Faneuf, Ecosystem Solutions as the Peer Reviewer, explains there cannot be benefit for your own private reasons and the 25 foot buffer is solely for the public to bring kayaks down and use the river.

Vice-Chair MacDonald asks how many feet they are in the 25 foot buffer. Brandon opens the map for site development and goes over changes and grades for steepness. Path and earthwork are in the buffer zone.

Chair Smith expresses additional concern for human interference with the buffer zone and asks if there is any way to prevent wear and tear on earthwork.

Brandon Faneuf reads from the bylaw that says the 25 foot no activity buffer applies to a bordering vegetated wetland, and the path going down to the bank of the river is not necessarily bordering vegetated wetland.

Lauren adds on that she does not see anything in the bylaw specific to activity off a riverbank.



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Chair Smith requests a site visit with applicants present to walk the path where the 25 foot buffer exists at the riverfront to clear any confusion about bylaw.

Motion to continue to July 25th made by Member MacDonald, Seconded by Member Prisco

Roll Call:
Member MacDonald: YES
Member Prisco: YES
Member Peterson: YES
Member Smith: YES

New Business

Notice of Intent: 0 Cross Street and 350 Cross Street, Map 118, Lots 89, 23, 24, and 25

Applicant/Representative: Robert Vazza / Silver Engineering Associates, P.C.

DEP File Number: SE 116-1550

Rebecca Baptista, Silver Engineering Associates, is present on behalf of the application. She gives an overview of the site and project, explaining drainage areas on map and DEPs concerns. They are meeting with the Planning Board on August 7th.

Members noted they wanted to see the Town Engineers review and potentially a site walk.

Continuance would allow for the Planning Board meeting and comments to then be reviewed by the Commission.

Motion to continue to August 8th made by Member MacDonald, Seconded by Member Prisco

Roll Call:
Member MacDonald: YES
Member Prisco: YES
Member Peterson: YES
Member Smith: YES

Administrative Items

Chair Smith expresses concern about cleared and cut brush blown into the river near intermittent perennial stream at the Park and ride. The Commission will follow up with Bob Rulli and Nicole Salvo for further action.

Minutes

None

Adjournment

Motion to adjourn made by Member MacDonald, seconded by Member Prisco.