



Waltham Conservation Commission

**May 7, 2026
Meeting Minutes**

Meeting took place via public Zoom call with participation information posted at City Hall, Government Center, and on the Commission's page of the city web site. Zoom information was circulated directly to all applicants and others on the public agenda.

Meeting called to order at 7:00 PM.

Attendees: Chair Bill Doyle, Vice Chair Lisa Limonciello, Gerard Dufromont, Michael Donovan. Conservation Agent Julia Abbott.

Absent: Anja Shafer, Frank Fitzgerald.

Public Hearing

Notice of Intent (DEP File # 316-0850) (Continued from 4/23/2026)

Applicant: 455 DIV TPR LLC

Property Location: 455 Totten Pond Road

Project Description: Redevelopment of site, including work and additional plantings within previously disturbed Buffer Zone resulting in a net decrease to impervious area. Removal of sand and sediment from intermittent stream, as requested by the city engineer.

Dr. Lars Carlson, wetland scientist with VHB present for the applicant. John Hession and Nathaniel Fleming of VHB were also present. Dr. Carlson noted that a DEP file number has been assigned. DEP has made no technical comments. The commission made a site visit since the previous meeting. He raised the issue of the source of the material in the stream and the property boundary. He noted that the city would likely need to work with the abutters to obtain permission to do this work. Discussion. The commission did not have new issues, but Mr. Dufromont expressed concern about the runoff material moving and causing problems downstream. Mr. Winn, the city engineer, was present for another filing and was asked to comment. Mr. Winn stated that the city is willing to approach the abutters for permission, especially since the applicant is willing to do this work. It was noted that the decision to reject the 40B application for this site was reversed since the last commission meeting, and this project is expected to move forward. Mr. Doyle emphasized that ConCom approvals and permits/conditions need to involve all property owners. The property and permission issues will be noted in the findings for this application, but an additional permit might be required. Mr. Winn understood this and agreed with the approach. The sediment is mostly on the abutting property. Mr. Hession added that the applicant would still commit to the sediment removal even if it is mostly on the abutting property. Mr. Winn felt that while the city could arrange permissions, for simplicity the applicant should be the one to perform the work. Ms. Limonciello asked if the abutter refuses to allow the work would this block the 40B. It was clarified that the 40B and conservation permits are separate and would not interfere with each other.

Mr. Donovan moved to close the public hearing, seconded by Mr. Dufromont. In favor: Limonciello, Donovan, Dufromont, Doyle. **Motion passed.**

Discussion. Ms. Abbott noted the proposed additional condition to include the operation and maintenance plan and require adherence.

Mr. Donovan moved to issue a positive order of conditions, with the standard special conditions, and the additional condition as discussed. Mr. Dufromont seconded. In favor: Limonciello, Donovan, Dufromont, Doyle. **Motion passed.**

Public Hearing

Notice of Intent (DEP File # 316-0849)

Applicant: Robert Winn—City of Waltham

Property Location: 976 Lexington Street (Hardy Pond weir)

Project Description: Hardy Pond outlet control modifications.

City Engineer Winn was present. Also Alex Gaspar and Rob Musci from Weston & Sampson. Mr. Winn briefly described the project; it includes rebuilding the weir, fixing erosion, adding a fish ladder, and cleaning sediment and debris from further downstream. Ms. Gaspar presented details. She noted the resource area and flood zone boundaries. There will be a temporary cofferdam with flow piped around so that work can be done in the dry. She described the weir work and new control system and the fish ladder. She highlighted the sediment removal area on the plan. Boulders will be added below the weir and in two other areas to reduce flow velocity and create or improve habitat. She also showed the bank stabilization measures, including riprap and plantings (with live staking). She noted DEP comments on the possible need for a 401 water quality certificate, which is being resolved. Mr. Dufromont sees this as a positive project; he asked for and received clarification on the flow changes during work. Ms. Limonciello asked if the commission can approve this project while DEP is resolving comments. Mr. Doyle and Ms. Abbott clarified that the 401 WQC is a “do or don’t” issue, which will be resolved with Army Corps and does not interfere with ConCom permitting. Mr. Daly from the commission office added that DEP has previously clarified that their comments on filings are advisory to inform commission decisions and are not intended to hold up permitting decisions; if DEP sees a problem with a permit, they will begin the appeal process after it is issued. Mr. Donovan asked for details of potential tree clearing noted on the plans, as well as site access across private property. Mr. Winn noted that the city has an easement from Trapelo Road on the north side and permission from the owner to the south (Windsor Village). He does not anticipate the need for significant disturbance for access. Bank steepness and vegetation on the south side were noted. Mr. Donovan asked for some details regarding the fish ladder and water flow. Mr. Winn expects that management of the weir elevation will keep water on the ladder except in very dry periods. Mr. Donovan also asked for confirmation on a note that sediment removal below the weir will be by hand; Mr. Musci confirmed. Mr. Doyle prompted a discussion of measuring revegetation success rates. Mr. Winn noted they have one year in the contract, but might consider extending; Mr. Musci agreed this is worth discussing. Adding trees was mentioned, but this is not city property. Future re-staking of the bank might be an easy alternative.

Ms. Limonciello moved to close the public hearing. Mr. Donovan seconded. In favor: Limonciello, Donovan, Dufromont, Doyle. **Motion passed.**

Mr. Daly reminded the commission that Waltham’s standard conditions allow for 25% mortality of new plantings over a 2-year period, if the commission wished to modify that. Briefly discussed. Mr. Winn did not object to keeping this in place. Ms. Limonciello moved to issue a positive order of conditions with the standard special conditions; seconded by Mr. Donovan. In favor: Limonciello, Donovan, Dufromont, Doyle. **Motion passed.**

Public Hearing

Notice of Intent (DEP File # 316-0851)

Applicant: Robert Winn—City of Waltham

Property Location: Within public way of Beaver Street between Chapel Hill School and 784 Beaver Street.

Project Description: Relining of twelve-foot half round corrugated metal culvert which conveys Chester Brook beneath Beaver Street roadway to restore structural integrity and improve long-term hydraulic function.

Mr. Winn, Ms. Gaspar, and Mr. Musci were present. Mr. Winn explained that the existing metal culvert is badly corroded. He believes they can line and grout it, which is the plan. Ms. Gaspar presented additional site details. They will install a cofferdam and pump water around the work. They will remove sediment, line the culvert, then restore the sediment/streambed. Work will be done in the summer to take advantage of low water levels. Ms. Limonciello asked for and received confirmation that no street excavation will be needed. Mr. Dufromont is happy to see this project as it will improve downstream conditions. Mr. Donovan asked for and received clarification on the alternate lining option allowed. Discussion of access to the site and materials stockpiling locations, which will be on or over CHCH property. Ms. Gwen Pojasek of CHCH was present and confirmed that they support this project and are working with the city to provide access.

Motion to close the public hearing by Mr. Donovan, seconded by Mr. Dufromont. In favor: Limonciello, Donovan, Dufromont, Doyle. **Motion passed.**

Motion to issue a positive order of conditions, including the standard special conditions, by Mr. Donovan, seconded by Ms. Limonciello. In favor: Limonciello, Donovan, Dufromont, Doyle. **Motion passed.**

Mr. Winn confirmed that the city plans to begin both projects (316-0849 and 316-0851) this summer.

Mr. Doyle prompted a brief discussion of live staking in general. The commission has sometimes used funds to spread native seed in appropriate locations, such as Hardy Pond or the Paine Estate. Live staking might be a good use of commission funds in some situations, especially on stream banks and when another city agency (as the Engineering Department in this case) might be able to do the work on the commission's behalf as part of another project.

Commission Business

- Approval of meeting minutes from 4-23-2026. Motion to approve by Ms. Limonciello, seconded by Mr. Dufromont. In favor: Limonciello, Donovan, Dufromont, Doyle. **Motion passed.**

Correspondence

- NOTED: Massachusetts Department of Agricultural Resources (MDAR) session on invasive Spotted Lanternfly next week.

Old Business

- Tree Removal Administrative Approval policy. Discussion of revisions and status. Motion to approve and adopt the policy by Mr. Donovan. Seconded by Ms. Limonciello. In favor: Limonciello, Donovan, Dufromont, Doyle. **Motion passed.**

Committee Reports

- **CPC:** Next meeting scheduled for May 12, 2026. Annual public input meeting.
- **Trust Fund:** The annual meeting of the board of trustees of the Conservation Trust Fund will take place after the next Conservation Commission meeting, 5/21/2026.

Motion to adjourn by Ms. Limonciello, seconded by Mr. Donovan. All present in favor. **Motion passed.**

Meeting adjourned at 8:11 PM.