



Waltham Conservation Commission

June 4, 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, Anja Shafer, Frank Fitzgerald. Conservation Agent Julia Abbott.

Absent:

Development Prospectus Sign Off

- 719-23 Main Street. The applicant was not required to be present. Ms. Abbott briefly summarized the proposed work, which is not in commission jurisdiction. Motion authorizing the Conservation Agent or Chair to sign off on behalf of the Commission by Ms. Limonciello, seconded by Ms. Shafer. Brief discussion prompted by Ms. Shafer to clarify why the development prospectus sign-off process exists. This is a city process related to special permits issued by council. It exists to ensure that all city agencies are aware of development plans and have confirmed review of the same set of plans. In this case, ConCom's sign-off notes that the project is not in jurisdiction and no further ConCom action is required. In favor: Doyle, Limonciello, Donovan, Shafer, Fitzgerald, Dufromont. **Motion passed.**

Public Hearing

Notice of Intent (DEP File # 316-tba)

Applicant: James Van Donsel & Barbara Marriott.

Project Location: 32 Riverview Ave.

Project Description: Remove and rebuild an existing set of stairs and a retaining wall. Add a new retaining wall and expand an existing parking area.

Daniel Wallace of Sudbury Design Group presented for the applicant. Matthew Gallagher of SDG and Ms. Marriott were also present. Mr. Wallace described the existing conditions and the need for replacement. He explained the proposed work, which is all in Riverfront area. Ms. Abbott stated that the proposed work meets performance standards and recommended approval. Ms. Limonciello inquired about a possible tree removal on city property, and the condition of the sidewalk in supplied photos. Discussion and clarification; that tree removal is no longer planned, but could be allowed if approved by and coordinated with the city. Discussion of changes to landscaping. Mr. Donovan asked for and received details regarding the new retaining wall, driveway repaving, and changes to impervious area. There will be 155 sq.ft. new impervious. There will be crushed stone under the new deck. Some pavement will be replaced with large stepping stones and add porous area. Discussion of the possible tree removal and city involvement. Clarification of the location of the current retaining wall vs. the new wall, and orientation relative to the property line. Additional discussion of options regarding the tree in the city sidewalk. Mr. Doyle proposed including a special condition for this. As

DEP has not yet assigned a file number, the commission could not issue an order of conditions. Motion to close the public hearing by Mr. Donovan, seconded by Mr. Dufromont. In favor: Doyle, Limonciello, Donovan, Shafer, Fitzgerald, Dufromont. **Motion passed.** Motion to continue to the next meeting (6/18) by Ms. Shafer, seconded by Mr. Dufromont. In favor: Doyle, Limonciello, Donovan, Shafer, Fitzgerald, Dufromont. **Motion passed.**

Public Meeting

Request for Certificate of Compliance (DEP File # 316-0668)

Applicant: Watch City Ventures, LLC c/o Berkeley Investments, Inc.

Property Location: 183-241 Crescent Street

Project Description: Restoration of 100-foot Buffer zone in inland bank and the area of bordering land subject to flooding situated adjacent to the Charles River on the subject property.

The applicant was not required to attend. Ms. Abbott explained that this RCOC was part of a batch of 8 submitted during the NOI process for a new project at this location [316-0846, OOC issued in March]. The other COCs were issued, but follow-up was needed for this one to confirm revegetation at the site. The authorized work was never done. She has visited the site and recommends this final COC be issued as an Invalid Order of Conditions (work never commenced, OOC has lapsed). Brief discussion, including the regulatory purpose of COCs and their use at the registry of deeds. Ms. Shafer moved to issue the COC, seconded by Ms. Limonciello. In favor: Doyle, Limonciello, Donovan, Shafer, Fitzgerald, Dufromont. **Motion passed.**

The office will also follow up and confirm that the previous COCs have been recorded.

Commission Business

- Approval of meeting minutes from 5-21-2026. Motion to approve by Mr. Donovan, seconded by Ms. Shafer. In favor: Doyle, Donovan, Shafer, Fitzgerald, Dufromont. Abstain: Limonciello. **Motion passed.**

Correspondence

- NOTED: MWRA plans for additional test borings at 222 South Street (behind Stanley School) related to the Water Tunnel Program. Presumed exempt. Will take place over 2 – 4 days this summer.
- NOTED: MA DEP has elevated the regional drought status to Level 3 – Critical Drought.

Site Visit Reports

- 339 Bacon Street. Ms. Abbott noted a new filing, site visit to be scheduled.

New Business

- Mr. Dufromont reminded that after the next meeting (6/18), the commission has only one meeting scheduled each for July (7/16) and August (8/13).
- Mr. Doyle noted the scheduling request for the FY27 budget hearings. ConCom's date and time to be confirmed. Will be 6/9 or 6/16.

Motion to adjourn by Ms. Shafer, seconded by Mr. Fitzgerald. All present in favor. **Motion passed.**

Meeting adjourned at 7:45 PM.