

**Town of Westwood**  
Commonwealth of Massachusetts

John Rogers, Chairman  
Stephen David  
Vesna Maneva  
Debra Odeh  
Todd Sullivan  
Todd Weston



Karon Skinner Catrone, Conservation Agent  
[kcatrone@townhall.westwood.ma.us](mailto:kcatrone@townhall.westwood.ma.us)  
(781) 251-2580

**CONSERVATION COMMISSION**

**Minutes: Conservation Commission Meeting Date:  
Wednesday, October 26, 2022  
Minutes**

**7:00 p.m. - Call to Order**

The Westwood Conservation Commission meeting of Wednesday October 26, 2022, at 7:00 PM. is being held through Zoom pursuant to Governor Baker's June 16, 2021, Order extending Certain Provisions of the Open Meeting Law MGL C. 30A, §18, and an extension to allow for remote participation until July 15, 2022; the October 26, 2022, [Conservation Commission Meeting](#) will be conducted via remote participation by the Board.

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/89002826973?pwd=KzJuVnpvaU5CNEZvNjNDOWFPVjJvdz09>

Passcode: 984027

Or One tap mobile :

US: +13126266799,,89002826973# or +16469313860,,89002826973#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 312 626 6799 or +1 646 931 3860 or +1 929 205 6099 or +1 301 715 8592 or +1 309 205 3325  
or +1 564 217 2000 or +1 669 444 9171 or +1 669 900 6833 or +1 719 359 4580 or +1 253 215 8782  
or +1 346 248 7799 or +1 386 347 5053 or 888 475 4499 (Toll Free) or 833 548 0276 (Toll Free) or 833  
548 0282 (Toll Free) or 877 853 5257 (Toll Free)

Webinar ID: 890 0282 6973

**Approval of Minutes:** Consideration of Minutes for Meetings of March 23, 2022 and September 14, 2022.

**Action Items:**

1. Conservation Land Management Plan – BETA - Update – Ms. Catrone states at your last meeting this Action Item was continued to this meeting. BETA did not budget for multiple meetings. They are looking for feedback on the report that was provided at the last meeting.
2. 790 Gay Street, Hanlon School Project – DEP #338-0725 - Inadvertent tree removal – Town of Westwood – Continued from 10/12/22 – Present is Rob Fitzgerald of Dore and Whittier, Scott Ridder of BETA and John Cummings of the Westwood Permanent Building Committee. This discussion was continued from the 10/12/22 meeting to allow BETA to review the count of trees that were removed from the site and the replacement plan that was presented to the Commission.  
Mr. Fitzgerald shares his screen and displays the tree replacement plan. All plantings will have a one year guarantee.  
Ms. Weller states the tree count should reflect BETA's review.  
Peter Schuler asks when the trees will be planted.  
Mr. David states it will be best to wait to spring at this point.  
Mr. David states the cost of the replacement trees is calculated at \$100,000.00. He asks if the cost doesn't get to that does the delta go back to the project?  
Mr. Previtera states the trees should be 2" DBH.  
Ms. Catrone agrees and states there should be a 2 year guarantee on the trees.

**Motion made by Mr. David, seconded by Mr. Sheer, to accept the planting plan and require a minimum of 2" DBH and a 2 year guarantee on the plantings.**

3. Stockpiling of invasive plants on island at Perry Crouse Pond – Mr. David visited the site last month. He states it was difficult to evaluate with the leaves on the trees. He will go back out early December. He asked that this be put on the December 14, 2022 agenda.
4. 366 Farm Lane – Enforcement Order – Work within the buffer zone and riverfront area – Update – Ms. Catrone states the bridge has been removed.  
**Motion made by Mr. Sheer, seconded by Mr. Sullivan, to withdraw the enforcement order. Unanimous.**
5. 26 Hedgerow Lane – DEP #338-0650 – Request for Certificate of Compliance – Spiegel – Ms. Catrone states this request was on the agenda last year but Mile-a-Minute vine was discovered on the site. This request was continued from that time to allow the applicant to eradicate the Mile-a-Minute vine. Ms. Catrone visited the site last week and found no Mile-a-Minute vine on site.  
**Motion made by Mr. David, seconded by Mr. Sullivan to issue a Complete Certificate of Compliance. Unanimous.**
6. 20-79 Abby Road – SMP#034 – Request for Minor Modification – The Green Company – continued from 10-12-22 – Present is Daniel Green of the Green Company.  
Mr. Green states we are here requesting a minor modification grading on the site. He states the berms were widened to provide larger areas to plant trees for privacy. Abutters on Colby Way are seeing headlights from cars coming down Abby Road.  
Mr. Green states we are having some puddling but this is from the silt sacks in the catch basins. We can remove those after the top coat goes down next week. I will be coming back for sign off in the spring.  
Motion made by Ms. Odeh, seconded by Ms. Weller, to accept this grading change as a minor modification.

Mr. Sheer leaves the meeting.

**Public Hearings:**

**37 Lake Shore Drive – Request for Determination – Calobrisi** – Continued from 10/12/22 -

In-law addition

The Commission opened the public hearing and reviewed copies of the Request for Determination of Applicability for 37 Lake Shore Drive to construct an in law apartment, including the following:

1. WPA Form 1 – Request for Determination of Applicability submitted by the owners of 37 Lake Shore Drive, Robert and Jane Calobrisi on July 14, 2022, including eight (8) pages;
2. Plan – 37 LAKESHORE DRIVE ROOFTOP DRAINAGE PLAN OF LAND IN WESTWOOD, MA, drawn by John Glossa of Glossa Engineering, Inc. of 46 East Street, East Walpole, MA, dated August 11, 2022, revised 10/6/22 including one (1) page;

Present is John Glossa of Glossa Engineering requesting a negative determination for an 848.5 sq. ft. in law apartment. Robert and Jane Calobrisi, owners, are also present.

Mr. Glossa states the owners have changed their plan to show the addition attached to the rear deck instead of the house. The building will be 20 feet closer to the wetland and the limit of work will be 6’ closer to the wetland. The building will be a prefab.

Ms. Odeh asks how the prefab structure be placed in the rear of the house.

Mr. Glossa explains it will be lifted over the house with a crane.

**Motion made by Mr. Sullivan, seconded by Mr. Odeh, to issue a negative determination #3 with the following conditions: 1) If there are any changes to the approved plan the applicant must return to the Commission and 2) the soils must be evaluated and a report submitted to the Conservation Commission office prior to the start of work. Unanimous.**

**57 Strafford Road – Request for Determination – O’Riordan** – Continued from 10/12/22

The Commission opened the public hearing and reviewed copies of the Request for Determination of Applicability for 57 Strafford Road to replace their existing deck, including the following:

1. WPA Form 1 – Request for Determination of Applicability submitted by Noreen O’Riordan owner of 57 Strafford Road on October 13, 2022, including seven (7) pages;
2. Plan – sketch plan including one (1) page;

Present is Ms. O’Riordan requesting a negative determination to replace the existing deck in the same location. The deck is in ill repair and currently unsafe.

**Motion made by Ms. Weller, seconded by Ms. Odeh to issue a negative determination #3. Unanimous.**

**7 Little Boot Lane – Notice of Intent –DEP #338-0? – Champion –** Continued to 11/9/22

Three (3) Additions (continued from 10/12/2022)

**Motion made by Mr. David, seconded by Mr. Sullivan to continue this hearing to December 14, 2022 at 7:00pm. Unanimous.**

**25 Fox Meadow Drive – Land Disturbance Permit – Andrews –** Continued from 10/12/22

Single-family home

**Motion made by Mr. David, seconded by Mr. Sullivan to continue this hearing to December 14, 2022 at 7:00pm. Unanimous.**

**Discussion Items:**

1. Potential Tree policy/ordinance/bylaw  
<https://www.mass.gov/doc/tree-by-law-and-ordinance-guide/download>
2. Assure Select Board's awareness of above items, clarify oversight of the Town's existing conservation lands and discuss potential Conservation Land Management Plan  
<https://www.townhall.westwood.ma.us/home/showpublisheddocument/7288/637012120637130000>
3. Commissioners' observations around town and next scheduled site visits
4. Update on significant projects and other topics not reasonably anticipated
5. Actively make buyers, property owners and realtors aware of WPA, wetland ordinance and stormwater ordinance

**Upcoming Meeting:** 11/9/22

**Note:** Agenda items and order subject to change