



City of Cambridge Conservation Commission

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Public Meeting – Monday, January 23, 2023 at 7:00 PM Zoom MEETING MINUTES

The following meeting minutes were taken by Tracy Dwyer and are respectfully submitted.

Present Commission Members: Jennifer Letourneau (Director), Purvi Patel (Chair), David Lyons (Vice Chair), Kaki Martin, Erum Sattar, Kathryn Hess, Michelle Lane

Absent Commission Members: Elysse Magnotto-Cleary

Attendees: Tracy Dwyer, DPW; Jim Wilcox, DPW; John Twohig, New England Development; Kathryn Barnicle, Ilex Environmental; Sarah White Tetra Tech; Robert Daylor, Tetra Tech, Sarah Lemke, New England Development; Jessica Caamano, Tetra Tech; Kevin Gaughan, Goulston & Storrs; Chris Jones, IBI Group; Tim Sullivan, Goulston & Storrs; Christopher Cassa

Purvi Patel opened the meeting.

7:00 – Certificate of Compliance **DEP File # 123-075** IQHQ – Alewife Park

Kevin Gaughan from Goulston & Storrs attended the meeting. Kevin stated that IQHQ now is owner of the property and is currently redeveloping it and have gone through the special permit process. Kevin stated that both compliance certificates date back to 1989 and 1990. These certificates were from when the prior owner had a plan to develop more of a campus setting at the site and several buildings were planned to be built. Kevin stated that DEP file #123-075 was for building number five (5) and the remainder of the buildings were under the DEP file # 123-080 as part of the 1987 plan however none of these buildings were ever built. He stated that although there may be some construction going on in some portions none of it is affected by these orders of conditions there was never any construction and there were no impacts to the resource areas. Kevin stated he would like as a matter of title that these get cleaned up and then they will pursue under the current order of conditions.

Purvi Patel stated that there was a review memo from Jim Wilcox from DPW. She stated that as part of the review Jim said there were a few outstanding conditions that he is recommending the commission to no longer require.

David Lyons asked if building five (5) no longer exists.

Kevin said that is correct none of those buildings exist, he said the only building was building 29 which was W.R. Grace which now is at some stage of demolition or renovation but that is outside of the resource area.

David asked if any of the work was done under the certificates.

Kevin stated he believes no work was done.

Kathryn Hess just asked how the commission handles the housekeeping items. She stated that in review memo Jim had pointed out that certain items were no longer needed.

Jennifer stated that on the certificate of compliance form there is a check box specifically for when no work was done under the order as well as space to add what special conditions live on beyond the certificate of compliance or you can also add in that they are vacating the entire order of conditions with no special conditions.

Purvi asked Jennifer that she mentioned a few different mechanisms and was wondering what the commission would be doing.

Jennifer stated that she will check the box on the DEP form that no work was preformed and add in that there are no special conditions that are ongoing. She stated that this will get recorded on the deed which then vacates the previous orders.

7:07 – Public Comment Closed – no comments.

6 – In Favor, 1 – Absent, 0 – Opposed, 0 – Abstained

7:08 – The commission approves a Certificate of Compliance that identifies that no work was completes and there are no ongoing special conditions.

6 – In Favor, 1 – Absent, 0 – Opposed, 0 – Abstained

7:08 – Certificate of Compliance

DEP File #123-080

IQHQ – Alewife Park

Kevin Gaughan stated that this pertaining to building six (6) and any of the resource areas were around building 5 and building 6 and a little southwest on the property. Kevin stated that again no work was ever performed, and this was a matter to clean up the title.

7:11 – Public Comment Closed

6 – In Favor, 1 – Absent, 0 – Opposed, 0 – Abstained

Purvi stated that Jim’s review suggests that the commission no longer require any of the outstanding conditions.

7:12 – The commission approves a Certificate of Compliance that identifies that no work was completed and there are no ongoing special conditions.

6 – In Favor, 1 – Absent, 0 – Opposed, 0 – Abstained

7:20 - Notice of Intent – continued from December 19, 2022

DEP File #123-320

Lechmere Canal Park Upgrades

New England Development

John Twohig from New England Development stated that they received some comments from DPW at the last meeting and since then they have had a call with DPW, site visit with DPW and some revised plans which Katie will speak about. Katie stated that they have addressed all DPW's comments regarding this project she said there will be continued ongoing communication with them throughout the project. Katie stated that with help from DPW in early February the whole stormwater system will be inspected to make sure it is functioning properly, and they will be applying for a stormwater control permit, a DPW excavation permit and will be coordinating with the City Electrician as well as the City Arborist. They will work with the City Arborist to go over the health of all the trees to make sure nothing needs to come down, as well as what needs to be trimmed and pruned. Katie stated that some of the revisions that they did were changing an underdrain size that runs adjacent to the canal, so they are now six inch (6") underdrains and eight inch pipe (8") to comply with the HS-20 loading. Katie stated that they also calculated that the phosphorus removal rate is 62% but that the city requires 65% and they will continue to work with Jim on that. Also, when there is a freeze, they will be using brine for deicing. Lastly Katie showed a slide indicating the areas where bricks will be repaired to make the area ADA complaint. Katie also stated that this will include a ramp leading to the gazebo.

Purvi stated that they had received the memo from Jim indicating that all the issues that had been previously identified have been addressed and resolved.

David stated that at the previous meeting that there was some discussion about the material being used on the walkway and he asked if there was a decision yet.

Katie stated that its still in progress and, but they have designed it and included in their Notice of Intent and with the stormwater calculations they have gone conservative to make sure if there's an impervious surface proposed that the design will handle all of that. Katie stated right now they are looking at various aggregate and different impervious, durable, year around material that can be used. Katie stated that they also received a comment letter from another board regarding the color, she believes from Thomas Graves Landing, so they are trying to match the color. Katie stated at this point they would not be submitting any revisions to the Notice of Intent because they believe whatever is decided by the city that their system that they designed can handle that. John Twohig added that after meeting with various boards that they have come down to an integral-colored asphalt that will be able to match the reddish hues that people are really looking for and it will be plowable and safe surface and a drainage system that will work. John is asking if the commission would support it and they will continue to work with DPW on the project.

David asked if Jennifer and Jim were ok with this decision.

Jennifer and Jim stated that they were both ok with this decision. Jim stated that there was a lot of progress made internally with the city.

Jennifer also wanted to make the commission aware that there was a DEP file issued and there are no technical comments that have been made.

Purvi opened public comment.

Christopher Cassa stated that he is pleased with the decision of the terracotta asphalt, and it should be much more durable, plowable, and maintainable. Christopher stated that in regard to the brick work, there are some sections that have dips and even though they are easy to walk on they do tend to puddle and one specific place he's noticed which is on the southside heading toward the underpass he said in the winter this freezes and was wondering if they could keep track of those types of areas over the winter.

7:32 – Public Comment Closed

6 – In Favor, 1 – Absent, 0 – Opposed, 0 – Abstained

7:33 – The commission unanimously approves order of conditions.

6 – In Favor, 1 – Absent, 0 – Opposed, 0 – Abstained

7:36 – Administrative Topics

Meeting Minutes from December 19, 2022

6 – In Favor, 1 – Absent, 0 – Opposed, 0 – Abstained

7:40 – Meeting Adjourned

6 – In Favor, 1 – Absent, 0 – Opposed, 0 – Abstained