



Commission Members

Joseph Charpentier, *Chair*
Christian Escobar, *Vice Chair*
Amanda Amory
Devin Canton
Azal Khaled
Sarah French

Contacting the Commission

Division of Planning
& Regulatory Services serves as
the Commission's staff.

Address: City Hall, 455 Main St, Room 404,
Worcester, MA 01608
Hours: M-F 8:30 a.m.-2:00 p.m.
Phone: 508-799-1400 ext. 31441
Email: planning@worcesterma.gov
Website: worcesterma.gov/planning-regulatory

The Conservation Commission is committed to ensuring that its public meetings are accessible to people with disabilities. Should you require auxiliary aids, services, written materials in other formats, reasonable modifications in policies and procedures, please call 508-799-1400 ext. 31440 in advance of the scheduled meeting.

Division of Planning & Regulatory Services

Our Mission:

To provide credible, timely, and accessible data and analysis for decision-making and problem solving for land and programmatic development

Division Staff:

Stephen Rolle, Asst. Chief
Development Officer
Michelle Smith, Chief Planner
Amanda Molina Dumas, Senior Planner
Gabrielle Weiss, Senior Planner
Timothy Gilbert, Planning Analyst
Stefanie Covino, Conservation Planner
Michelle Johnstone, Preservation Planner
Brian Pigeon, Sr. Transportation Planner
Deborah Steele, Principal Staff Assistant
Ariel Lim, Staff Assistant

Upcoming Meetings

June 8, 2020
June 29, 2020
July 20, 2020
August 10, 2020
August 31, 2020
September 21, 2020

City of Worcester Conservation Commission Meeting Agenda Monday, May 18, 2020

Worcester City Hall*
Levi Lincoln Chamber, Room 309, 455 Main Street, 6:00 p.m.

*Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and the Governor's March 23, 2020 Order, as amended, imposing strict limitation on the number of people that may gather in one place, this meeting of the Worcester Conservation Commission will be conducted via **remote participation**.

The meeting will be livestreamed from the City Website at www.worcesterma.gov/video-on-demand and may be broadcast on the local government cable channel (Spectrum Channel 192). While no in-person attendance will be permitted, every effort will be made to ensure that the public can adequately access the proceedings. In addition, a video recording and meeting minutes will be posted at www.worcesterma.gov after the meeting.

To participate during the public comment portion of the meeting, please call 415-655-0001 (Access Code: 730323290) for the Levi Lincoln Chamber. If you have difficulty accessing the call, please e-mail planning@worcesterma.gov.

Application materials may be viewed on the City Website at <http://www.worcesterma.gov/planning-regulatory/boards/conservation-commission>.

For more information concerning this meeting or to **submit written comments** in advance of the hearing, please contact the Planning Division by email (preferred) at planning@worcesterma.gov or phone at (508) 799-1400 x 31440. Submission of comments in advance of the hearing is strongly encouraged.

CALL TO ORDER: 6:00PM

REQUESTS FOR CONTINUANCES, POSTPONEMENTS, WITHDRAWALS

APPROVAL OF MINUTES: 9/12/16; 1/9/17; 1/30/17; 2/27/17

PUBLIC HEARINGS

OLD BUSINESS –

1. Salisbury Hill (aka property located off of Salisbury Hill Boulevard and Barrows Road; FKA 727 Salisbury Street) (MBL CO-NDO-02019)

File #: CC-2019-035; DEP # 349-1253

Applicant: Premier Property Group

Project: To construct 114 age-restricted condominium units with associated roadways, utilities, and stormwater infrastructure

Jurisdiction: MA Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

2. Right-of-Way Associated with Bittersweet Boulevard, Indigo Circle, and Snowberry Circle AKA Arboretum Village Subdivision Phase IV

File #: CC-2019-068

Applicant: Arboretum Village LLC

Project: To construct a roadway, install utilities, perform grading, and associated site work

Jurisdiction: City of Worcester Wetlands Protection Ordinance

3. 0 AKA 646 Salisbury Street (MBL 55-005-006-2)

File #: CC-2019-073; DEP# 349-1262

Applicant: Jewish Health Care Center

Project: To delineate the jurisdictional resource areas on and affecting the subject property.

Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

4. 0 Whippoorwill Drive & 0 Danielle's Way (aka Malden Woods Subdivision) (MBL 32-011-0001A & B through -0007A & B; -00008 through -00013; -0014A & B; & -0015A & B); the Whippoorwill Drive Right-of-Way; and the westerly portion of the Castine Street Right-of-Way

File #: CC-2019-074; DEP#349-1266
Applicant: Whippoor LLC
Project: To construct a subdivision, consisting of construction of approximately 30 residential dwelling units and a new roadway network connecting Whippoorwill Drive to Castine Street, including the extension and re-construction of Whippoorwill Drive and an extension of Castine Street, along with related utility, grading, paving, drainage, and site work, and to request a waiver of the requirements of plan requirement 5.3.p and performance standard 4.2.4. of the City of Worcester Wetlands Protection Regulations.
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

5. 0 (FKA 464) Salisbury Street (MBL 55-006-0002A)

File #: CC-2020-009; DEP# 349-1269
Applicant: Xenos Custom Homes
Project: To construct of two single family homes, driveways, grading, utilities, and associated site work
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

NEW BUSINESS – REQUESTS FOR DETERMINATION OF APPLICABILITY

6. 42 Stoneleigh Road (MBL 49-040-0008A)

File #: CC-2020-025
Applicant: Tara Dexter
Project: Install fence in 100' buffer bank, not within 30'
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

7. 486 Chandler Street (AKA Worcester State University) (MBL 48-016-00001)

File #: CC-2020-026
Applicant: Massachusetts State College Building Authority
Project: Conduit work in 100' buffer bank, not within 30'
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

NEW BUSINESS – NOTICES OF INTENT

8. 115 Northeast Cutoff (MBL 52-006-01+02)

File #: CC-2020-012; DEP#349-1268
Applicant: 115 Northeast Cutoff Realty Trust
Project: To construct four parking lots, driveways, stormwater management, grading, and associated site work and a waiver of the City of Worcester Wetlands Protection Ordinance Performance Standard 4.2.4.
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

9. Land to the East of 616 Plantation Street Immediately East of Lake Avenue North and Immediately South of Coal Mine Brook

File #: CC-2020-014; DEP#349-1270
Applicant: City of Worcester Department of Public Works and Parks
Project: To construct a bioretention system and associated site work and a waiver of the City of Worcester Wetlands Protection Ordinance Performance Standard 4.2.4.
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

10. 75 Park Avenue (MBL 01-01X-00002)

File #: CC-2020-015; DEP#349-XXXX
Applicant: Worcester Polytechnic Institute (WPI)
Project: To demolish four existing residence hall buildings and construct one new residence hall building with associated walkways, landscaping, roadways, parking, utilities, and stormwater management
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

11. 112, 114, 116, 120 Houghton Street, and 1 Nuttall Lane (MBL 35-006-00085, -00086, 00094, 35-007-87-92, -- 00019)

File #: CC-2020-019
Applicant: Houghton Corporation
Project: To demolish five existing buildings and construct one building approximately 17,350 square foot with associated grading, utilities, and site work.
Jurisdiction: The City of Worcester Wetlands Protection Ordinance

12. 500 Salisbury Street (AKA Assumption College) (MBL 55-004-00001)

File #: CC-2020-022; DEP#349-1272
Applicant: (Assumption College)
Project: To construct sidewalks, landscaping, and a sign, and perform associated site work.
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

13. 59 Webster Street (MBL 08-031-00007)

File #: CC-2020-023; DEP#349-1273
Applicant: Massachusetts Electric Company DBA National Grid
Project: To replace a breaker and concrete foundation pad and to perform associated site work.
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

14. 149 West Boylston Drive (MBL13-035-0001A)

File #: CC-2020-024; DEP#349-XXXX
Applicant: City of Worcester Department of Public Works and Parks
Project: To perform vegetation management, including removing invasive vegetation and replacing with meadow habitat, and perform associated site work.
Jurisdiction: Massachusetts Wetlands Protection Act and the City of Worcester Wetlands Protection Ordinance

OTHER BUSINESS

15. Request for Extension of Time

- a. 128 Alvarado Avenue (CC-2008-045 / CC-2017-017; DEP#349-963)

16. Requests for Certificates of Compliance

- a. 501-505 Mill Street (CC-2018-067; DEP#349-1216)

17. Enforcement Order and Violation Updates

- a. Arboretum Village (CC-EO-2019-004)
- b. 66 Holden Street (CC-EO-2020-001)
- c. 3 Knollwood Drive (CC-EO-2020-002)
- d. 84 Holden Street (AKA Intersection of Holden Street/Drummond Avenue/Shore Drive) (CC-EO-2020-003)

18. Communications

- a. Pan Am Railways, Inc. Yearly Operating Plan; received from Keith Morris 4/17/20
- b. Utility Maintenance Notification on Holden Street; received from Eversource Energy 4/15/20

ADJOURNMENT