



TOWN OF MAYNARD
Conservation Commission

Minutes 1/21/2020

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Commission Members Present: M. John Dwyer, Chris Butler, John Milhaven, Laura Mattei

Conservation Administrator: Kaitlin Young

Absent: James Bullis (Chair)

Others Present: None

Meeting called to order at 6:39 by John Dwyer

Stormwater By-law Update Discussion

Ms. Young presented the MS4 Stormwater By-law updates and recommendations provided by the Town's consultant, VHB. Mr. Dwyer recommended that the "21 day" review requirement time be clarified by changing it to "21 business days". The Commission agreed.

The Commission found VHB's recommendations helpful. The Commission discussed changing the thresholds for permit requirement. Ms. Young suggested that Site Plan, and not just Special Permit should trigger the need for a permit. Ms. Mattei suggested that the disturbance threshold triggering permit requirements should be changed so that any disturbance or impervious surface 500 square feet or greater would require a stormwater permit. Also, the Commission recommended that the development or disturbance of any vacant, previously undeveloped parcels regardless of size be required to obtain a permit, since Maynard does not have a significant amount of undeveloped vacant property left. The Commission agreed on all of these points.

Ms. Young explained that the new MS4 requirements would allow Offsite Mitigation, if the Commission amended the by-laws and regulations to include it. Ms. Young mentioned that Offsite Mitigation is recommended for redevelopment projects only. Mr. Dwyer explained that the inclusion of Offsite Mitigation would be beneficial, since it would allow redevelopment projects to meet the stormwater requirements for treatment and pretreatment off site when constraints make it impossible to do so onsite. The Commission agreed to include Offsite Mitigation within its by-laws.

Ms. Young mentioned that she would edit the by-laws and send them to VHB for further feedback.

Ms. Mattei made a motion to close the hearing, which was seconded by Mr. Milhaven and passed unanimously.