

TOWN OF WINTHROP

CONSERVATION COMMISSION



Karen T. Winn, Chairperson
Stephen Machcinski
Brian Corbett
Tracy Machcinski
Rachel Kelly, Conservation Agent

TOWN HALL
WINTHROP, MA 02152-3156
Telephone (617) 846-1852
E-mail: conservation@town.winthrop.ma.us
Web: www.town.winthrop.ma.us

April 5, 2022
Meeting Minutes
Via Zoom

Commissioners in attendance: Stephen Machcinski, Brian Corbett, Tracy Machcinski, Karen Winn
Town Staff members in attendance: Rachel Kelly

Meeting called to order at 7:04.

36 Coral Avenue, Request for Determination of Applicability

Robert Glendon and David Holt attended the meeting to present the application. The existing house will be updated, new windows, doors, siding, etc., and a second story will be added onto the house. The existing footprint of the house will remain the same. Existing gutters will remain intact. On site dumpsters will be removed daily.

A motion to issue a negative determination was made by Stephen Machcinski and seconded by Brian Corbett. All Commissioners voted in favor of issuing the negative determination.

41 Court Road, Request for Determination of Applicability

The application was presented by Lourenco Carminati. The existing house will be resided, the second floor of the home will be expanded. The current footprint of the house will not be changing. Run off from home will not change. A dumpster will be kept in the driveway.

Motion to issue a negative determination with conditions made by Brian Corbett and seconded by Stephen Machcinski. Special conditions to include erosion controls to be installed between the construction site and the water, dumpsters must be always covered. All Commissioners voted in favor.

1 Sargent Terrace, Request for Determination of Applicability

Paul Flannagan presented the application. The existing pool is surrounded by poured concrete that needs to be removed. It will be replaced with 2 ft x 2 ft travertine pavers. Some grass on the second retaining wall will be removed and replaced by pea stone. All replacements will be within the existing footprint. Existing stairs will be replaced in the same location. No materials will be stored on site and concrete will be taken out daily by contractor. Straw waddles will be placed along construction site perimeter. A motion was made by Brian Corbett to issue a negative determination with conditions and seconded by

Stephen Machcinski. The conditions include the installation of erosion control around the perimeter of the construction site and to keep dumpsters covered at all times. All members voted in favor.

92 Shirley Street, Request for Determination of Applicability

The original building on the site was demolished after a car accident due to the structure being structurally unsound and dangerous. All debris was removed off the site. The new structure will be a two-car garage, within the same footprint as the previous structure. The new garage will have a concrete foundation, traditional frame and vinyl siding. Project will take about 6 weeks to complete.

A motion was made by Brian Corbett to issue a negative determination with conditions. The motion was seconded by Tracy Machcinski. The special condition was to keep the site clean of debris and trash. All Commissioners voted in favor.

3 Lorean Terrace, Notice of Intent

Eric Brandanese and Jim Cipoletta presented the application. The project consists of a fixed pier with a floating dock at the end. There will be a minimum of 10 feet of clearance under the pier at the high-water mark. All Chapter 91 processes will be followed. A barge will be used to install the pilings. There will be a floating boom around the barge. The float and pier will need to be illuminated.

A motion was made to continue the hearing until the next meeting and site walk will be conducted.

165 Court Road, Notice of Intent

The applicant previously completed unpermitted work on the coastal bank located at 165 Court Road and commission issued a cease and desist. To date a cinder block staircase has been installed down the bank. Future project construction to include a deck and swimming pool. A site walk will be needed to see the work done and review plans. A motion to continue the hearing until the next meeting was made.

887 Shirley Street, Notice of Intent

Reconstruction of seawall: replace failing concrete wall with timber in some places and grade as existing wall. Site walk will be done. Hearing continued.

Motion to adjourn was made by Stephen Machcinski at 9:54 pm. Seconded by Brian Corbett.