

Diane N. Tradd
Assistant City Manager/Director

R. Eric Slagle
Director of Development Services

November 7, 2019

In accordance with the Massachusetts General Laws Chapter 131, Section 40, and the City of Lowell Wetland Ordinance Section 280.1-13, the Lowell Conservation Commission will hold a meeting on Wednesday, November 13, 2019 at 7:00 PM. The meeting will be held in the City Council Chambers, City Hall, 375 Merrimack Street, 2nd Floor, Lowell, MA 01852.

AGENDA

CALL TO ORDER

ORDER OF BUSINESS

Notice of Intent

LandPlex, LLC on behalf of Community of Khmer Buddhist Monks, Inc.
10 George Street
Lowell, MA 01852
DEP #206-0791

Project Location: 48, 58, & 66 Townsend Avenue and 800.1 & 810 Varnum Avenue 01854

A Notice of Intent has been filed by LandPlex, LLC on behalf of Community of Khmer Buddhist Monks, Inc. to construct an approximate 16,800 sq. ft. Religious Temple at 48, 58 & 66 Townsend Avenue and 800.1 & 810 Varnum Avenue with two hundred and seventy-four (274) parking spaces, ancillary landscaping, stormwater management and utility improvements. The subject property contains Bordering Vegetated Wetlands, Isolated Wetlands, and Bordering Land Subject to Flooding with Clay Pit Brook crossing the northern portion of the property.

Order of Conditions Amendment

Beverly Auxford-Paiva
Massachusetts Electric Company
170 Medford Street
Malden, MA 02148
DEP#206-0783

Property Location: 53 Perry Street

Coneco Engineers & Scientists Inc. (Coneco) and Charter Contracting Company (Charter), on behalf of Massachusetts Electric Company d/b/a National Grid (MECO), is submitting this Request for an Amendment to Order of Conditions because the proposed means of accessing the concrete structures at an unused former power generating site is being changed. Originally (in the NOI) the concept was to place a crane at the top of the slope and lower needed equipment to the demolition/restoration areas. Instead Charter proposes to build a temporary access road from the top of the slope down to the demolition/restoration zones. This access road will be within the buffer zone to the Bank of the Concord River but will not be within any Resource Areas.

NOI
11/07/19
7 AM 10:59

Request for Determination of Applicability

Jilyan & Jose Silva

24 Bigelow Street

Lowell, MA 01852

Property Location: 24 Bigelow Street

Jilyan Silva has filed a Request for Determination of Applicability (RDA) for the construction of a detached garage and extension of an existing driveway and walkway within 100' of bordering vegetated wetlands.

OTHER BUSINESS**Enforcement Order**

Jilyan and Jose Silva

24 Bigelow Street

Lowell, MA 01852

Violation Location: 24 Bigelow Street 01854

The existing asphalt driveway and walkway were dug up, fill was removed and relocated to the rear yard in front of the stone wall. A garage was recently installed on a concrete slab on grade without a building permit or any approval from the Conservation Commission to the left of the house. Resource areas associated with property include buffer zone to Bordering Vegetated Wetlands and riverfront area to a stream.

Enforcement Order

Benjamin Rivera

172 Eighteenth Street

Lowell, MA 01854

Violation Location: 172 Eighteenth Street 01854

Property owner removed existing wall along the perimeter of the rear property line. The rear property line essentially delineates the edge of the Bordering Vegetated Wetlands. The applicant relocated the rock wall to create a "pathway" further into the wetlands.

Minutes

September 11, 2019

September 25, 2019

October 23, 2019

ADJOURNMENT