

TOWN OF WAYLAND – RECREATION DEPARTMENT
Oxbow Meadows Field Development Public Input Meeting Minutes

Posted in accordance with the provisions of the Open Meeting Law

WEDNESDAY, MARCH 22, 2017 AT 7:30PM

Wayland Town Building | 41 Cochituate Road | Wayland MA 01778

Held in Council on Aging Room 1st Floor

Present Frank Krasin; Heidi Seaborg; Anna Meliones
Recreation: Ed Sanderson, Katherine Brenna

Absent Brud Wright, Asa Foster, Chair;

Guests Ben Gary – Consultant, Marshall | Gary, LLC.
Kevin Dandrade, PE, PTOE; Principal TEC Consulting

Residents

Mike Lowery, 120 Lakeshore Drive
Tonya Largy, 59 Moore Road, Consultant in Archaeology
David Shmelzer, 56 Hampshire Road
Brian Doyon, 511 Trout Brook Road
Unknown Abutter 1
Charles D’Ambrosio & Marisa Serafini, 17 Williams Rd - public comment via email

7:35 PM MEETING CALLED TO ORDER:

Anna Meliones called the meeting to order at 7:35pm.

7:35 PM PUBLIC COMMENT:

None.

7:35 PM INTRODUCTION

Ed Sanderson, Interim Rec Director
Ben Gary – Consultant, Marshall | Gary, LLC for design and construction of project.

7:45 PM RECREATION NEEDS WITH RESPECT TO PLAYING FIELDS

Gale Report 2010 Summary
Updated in 2014, slide summaries that update. Field Usage needs for the town.

8:00 PM PROPOSED SITE DESIGN

Presentation Marshall Gary, Ben Gary – Consultant Marshall & Gary
Parking Lot design with 55 parking spaces – proposed turn around. Number of paved parking spaces not yet finalized. May pave a reduced amount (i.e. less than 55) to reduce cost of project, but in the design allot the remaining space for future gravel parking if demand shows it is needed.
Existing trails remain intact
11v11 Soccer field (70 x 110 yards), screening fence.
May include wood privacy fence along north side of abutting properties/south side of Oxbow Meadows parcel depending on overall cost of project.

Presentation by Kevin Dandrade, PE, PTOE; Principal, Doug Halpert, junior engineer, TEC Consulting

Doug Halpert – author of memo presents updates as of 3/14...

Weekend traffic (typically highest use period for the proposed field) is 2/3 less than an average weekday, so focused on weekday evening peak periods (as the worst case scenario of the most expected traffic). Assessed sight lines, intersections, geometry, lane use and stopping sight distance and collected traffic data. Campbell/Farrar didn't meet the minimum, partially in the town of Lincoln. Limited sight line, due to some low-lying brush.

Recommendation to Police Department: clearing of brush and potentially installing a 4th stop sign on East bound approach, creating an all-way stop. Original study called for 34 spaces, that's more than the 26 spaces at comparable location (Alpine) can expand to 55 space lot. Also recommend staggered scheduling with buffer times to not overload traffic or parking. On average about 500-600 vehicles per day in area.

Abutter1: Are you saying this is a non-problem?

Doug – the impact is, especially on a weekend, is less than a peak weekday.

Abutter1: When was this conducted?

Kevin - Week January 17 – school was in session.

Even if you double or triple the trips – there would be no significant delay or traffic.

Abutter1: What is the average speed from the study?

Kevin: It was 26mph, about 5 mph over the posted limit.

Abutter1: No speed limit sign.

Doug – took about 2 minutes to travel 25mph along Oxbow

Abutter1: Not an issue that there might be a traffic jam, it's about the speed and # of cars. Wrong criteria, no sidewalks.

Kevin – from a traffic perspective, the qualitative aspect, which you are concerned about – we refer to this as a low volume neighborhood with no cut throughs. Assessed pedestrian travel. If there is a desire for sidewalks, it may be good to consider, but not necessarily recommend they are needed for the project to move forward.

Anna: Claypit Hill school fields also have no sidewalks, and Claypit Hill Road is a cut through road. Perhaps look at this project like Glezen Rd– install speed bumps.

Mike Lowry – any sight line issues car to pedestrians?

Kevin – Curvature helps manage the speed, if you widen the road it increases potential for speed.

Doug – the road is also not striped.

Kevin – Occasional speeders, but uniformly averaging 31mph.

Abutter1: 31mph is fast. Fear for my life.

Frank – confirm 500-600 cars per 24-hour period. That's less than 1 car per 3 minute.

Kevin – Yes. It's a low volume road as far as classification goes. From 7:00am – 7:00pm the # of cars doesn't vary too much. We often recommend sidewalks, we advocate for safety. The desire for sidewalks should not preclude the project from going forward, sidewalks would complement the project, but aren't necessary to move forward.

Abutter1: Why did we do this traffic study?

Anna – Because the neighbors asked for it. As commissioner for 13 years, recreation and field use has increased immensely in the last 10 years, but we haven't added any new fields, and there is a dire need of more fields, and no opportunity to repair our current fields.

Abutter1: Worst offenders or speed are the neighbors.

Mike Lowry – to Abutter1, need to separate what's happened to your neighborhood over time, with the very moderate impact this project would create. We may make the problem

slightly worse for the greater good, for the greatest number. Can lobby for sidewalks if you think that will increase the safety of the neighborhood. Advocate for passive recreation, and the walking trail will remain unchanged.

Anna – we're talking about afterschool times, just a few hours per day.

Heidi – personal comparison – I live next to Alpine, see kids practice during the week, Saturdays there are games – more activity, mostly in the Spring and Fall, rarely in the summer. Use it often for passive recreation and enjoy seeing the community use it for active recreation. Living next door to an athletic field isn't a burden.

Frank – won't overlap games at the field to minimize pressure on parking.

Kevin – this a great way to manage the need for parking.

Abutter1: requests signage for NO PARKING on those streets.

Mike Lowry – implemented at Dudley Pond – that's determined by the Selectman.

What form of irrigation is planned?

DPW – useful to allow irrigation with Town Water – use best practices for conservation of water. Close to reaching the limit, minimizes the use of water.

What is the plan?

Frank – most effective is drip irrigation to sustain a field.

Abutter1: - Can you use the well that was formally there?

Mike Lowry: It's not reliable.

8:45PM ENVIRONMENTAL ASSESSMENTS (NPS SCREENING PROCESS)

Ed – The Recreation Commission has selected an environmental consultant to review and complete the Environmental Screening Form required by the Department of Interior as part of this property's Federal Lands to Parks Program prior to making any changes. It is anticipated that a contract will be signed with consultant sometime in March. The Recreation Commission will also file for Site Plan Approval through the Planning Board once the environmental review is complete.

Mike Lowry: What do they do?

Ed – they look at cultural resources, endangered species, environmental concerns, and determines impact of the project.

Ed- nothing raised from the previous Nike missile site screening process, no indication that there is anything new.

Ben – left a clean site with closure of Nike sight, but the NPS requires this report, it relies on available data. Need record that it's been assessed. DEP, MA, and Town Committee signed off in 2007-2011 assessment.

Abutter1: Initial report – did it look at chemical contamination in the field area? Nike site had a history of solvents and motor pool area. I'm sure that it happened where they built the houses, but wonder if same degree of focus on the field area, when the plan was to leave it undeveloped and undisturbed.

8:45 PM FEEDBACK, QUESTIONS & ANSWERS

No further questions, this is an Article at ATM.

The Recreation commission is still planning to seek construction funding through CPC funds at this year's spring town meeting. We did have to move forward with those plans as warrant articles were due in mid-January. If any studies/reviews prevent a field from being constructed, the Recreation Commission will act as necessary.

NEXT STEPS

Plan to host another public meeting likely sometime in April/May after the results of the environmental screening can be absorbed and included into the final design. Public hearings would also be a part of the Site Plan Approval process with the Planning Board.

8:46 PM PUBLIC COMMENT

None.

8:46 PM TOPICS NOT REASONABLY ANTICIPATED BY CHAIR 48 HOURS IN ADVANCE OF MEETING

None.

8:54 PM MEETING ADJOURNED

Adjourn; There being no further business before the Recreation Commission Heidi Seaborg moved, seconded by Frank Krasin, to adjourn the meeting of the Recreation Commission at 8:54pm; Discussion: None; Vote: 3-0-0.

Items Included as Part of Agenda Packet/Documents/ Exhibits:

<http://waylandrec.com/about-us/capital-projects/oxbow-meadows/>.

Specific documents of interest that will be discussed in more detail at the March 22nd

The traffic study for the project, completed by TEC, Inc.:

http://waylandrec.com/wp-content/uploads/2017/03/TEC-Trout-Brook-Traffic-Study_3-14-2017.pdf

A field usage and need study completed by Gale Associates, Inc. in 2011 as part of the Town Wide Athletic Field Master Plan and updated in 2014:

http://waylandrec.com/wp-content/uploads/2017/03/Wayland_Athletic_Study_update_2014-08-all.pdf

Email from Charles D'Ambrosio & Marisa Serafini