

**Notice of Intent
For
79 Concord Street
Ashland, Massachusetts**

Prepared for: Angela Williams
79 Concord Road
Ashland, MA 01721

Prepared by: MetroWest Engineering, Inc.
75 Franklin Street
Framingham, MA 01702
(508)-626-0063

September, 2023

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Project Narrative

**Notice of Intent Project Narrative
Proposed Site Redevelopment
79 Concord Street in Ashland, MA**

Introduction

The purpose of this Notice of Intent is to notify the Massachusetts Department of Environmental Protection and the Ashland Conservation Commission of proposed site work associated with the construction of a replacement deck located at 79 Concord Street in Ashland, Massachusetts. The subject parcel (Assessors' ID# 0140140027100000) has a record area of 10,683 square feet (0.25 acres) and is presently improved with a single-family house, paved driveway, retaining wall and supporting utilities.

The Sudbury River, a perennial stream, is located 32-feet southwest of the existing house and is the southerly boundary of the property. The local 25-foot No Disturb Zone, 100-foot Wetland Buffer Zone and 100-foot Inner Riparian Zone extend from the bank of the Sudbury River onto the subject property.

Existing Conditions

The property is located on the south side of Concord Street, approximately 175-feet east of the intersection of Concord Court, Concord Street and Raymond Marchetti Street. The subject property is bounded by Concord Street to the north, the Sudbury River to the south and residential lots along the western and eastern property lines. The existing house is located in the northern corner of the property and is supported half by foundation walls and half by steel columns with concrete piers. A large deck was formerly attached to the existing house but was damaged by a falling tree and subsequently removed in 2021. Concrete piers from the former deck are still located in the turf lawn between the house and river.

Site topography is moderate with approximately eight-feet of vertical relief across the property. The site slopes from higher elevations along Concord Street to lower elevations along the Sudbury River. Lawn and landscape areas cover the majority of the site. The ground cover below the former deck and elevated house is presently stone. The site contains no existing trees that are larger than six-inches in diameter at breast height.

Wetland Resource Areas

The Sudbury River, a perennial stream, is the southerly boundary of the property and flows west to east across the rear of the lot. The river has been channelized and a stone retaining wall forms the northern bank of the river. No vegetated wetlands extend from the river. A local 25-foot No Disturb Zone, 100-foot Wetland Buffer Zone, 100-foot Inner Riparian Zone and 200-foot Riverfront Area (Outer Riparian Zone) extend out from bank of the Sudbury River towards Concord Street. The entire property lies within the 100-foot Buffer Zone and 100-foot Inner Riparian Zone.

The site lies within a Special Flood Hazard Zone “AE” as shown on Federal Emergency Management Agency’s (FEMA) Flood Insurance Rate Map 25017C0514F bearing an effective date of July 7th, 2014. The boundary of the 100-year flood zone or 1% annual chance flood hazard area is defined by contour elevation 184-feet (NAVD 1988). Approximately 90% of the property is located within the Special Flood Hazard Zone “AE”. A portion of the site is located within the FEMA’s Regulatory Floodway. The Regulatory Floodway extends out from top of bank by approximately 16 to 19-feet.

The table shown below provides area coverages for each of the Resources Areas and Buffer Zones.

Resource Areas & Buffer Zones	Area Coverage (S.F.)
25-foot No Disturb Zone	2,645 S.F.
25 to 100-foot Wetland Buffer Zone	6,629 S.F.
Inner Riparian Zone (Bank to 100-feet)	9,274 S.F.
Outer Riparian Zone (100 to 200-feet)	0 S.F.
Total Riverfront Area	9,274 S.F.
Bordering Land Subject to Flooding (BLSF)	9,655 S.F.
FEMA Regulatory Floodway	3,275 S.F.

Proposed Scope of Work

Proposed site work includes the removal of existing concrete piers followed by the construction of a replacement deck and minor site grading. The existing concrete piers that supported the former deck and a portion of the existing house will be removed and replaced with new concrete piers. Once the new concrete piers have been installed, construction on the replacement deck will begin. The replacement deck will be constructed along the rear and sides of the existing house overlooking the Sudbury River. The footprint of the replacement deck will remain the same as the original deck having an area of 962 square feet. The dimensions of the replacement deck will also remain the same as what was originally built.

Four (4) additional columns will be installed to support the replacement deck and the elevated portion of the house, increasing the total number of columns from 13 to 17. As a consequence of the increase in total number of columns within the FEMA floodplain, approximately six (6) cubic feet of flood storage is displaced. For the project to comply with Bordering Land Subject to Flooding Performance Standards 310 CMR 10.57(4)(a), minor site grading is proposed to compensate for the displaced flood storage. The minor site grading is located northwest of the existing house and provides a total of seven (7) cubic feet of compensatory flood storage, increasing onsite compensatory flood storage by one (1) cubic foot. A detailed table demonstrating the net increase in compensatory flood storage on an incremental foot-to-foot basis in elevation is provided below.

Floodplain Storage Incremental Volumes of Deck and House Columns

Contour Elevation (feet)	(A) Existing Columns Displacement Volume (C.F.)	(B) Proposed Columns Displacement Volume (C.F.)	(C) Change in Floodplain Displacement Due to New Columns (C.F.)	(D) Compensatory Flood Storage Increase by Grading (C.F.)	(E) Net Change in Flood Storage (C.F.)
183-184	1.983	2.134	-0.151	0.655	0.514
182-183	1.198	2.080	-0.882	0.980	0.098
181-182	1.536	2.471	-0.935	1.025	0.090
180-181	1.482	2.362	-0.880	0.905	0.025
179-180	1.035	1.807	-0.772	0.845	0.073
178-179	0.654	3.154	-2.500	2.510	0.010
Total =	7.888	14.008	-6.120	6.920	0.810

Existing Columns Displacement Volume (A) – Proposed Columns Displacement Volume (B) = Change in Floodplain Displacement Due to New Columns (C)

Change in Floodplain Displacement Due to New Columns (C) + Compensatory Flood Storage Increase by Grading (D) = Net Change in Flood Storage (E)

All land disturbance will be located within previously degraded riverfront and turf lawn areas. No brush clearing or existing trees will be removed from property during this project. All proposed work will be located within the 100-foot Wetland Buffer Zone and 100-foot Inner Riparian Zone. Approximately 97 square feet of the proposed replacement deck is located within the 25-foot No Disturb Zone. The area below the replacement deck and elevated house section will remain open-aired. Additionally, no new impervious surfaces are proposed for this project.

Construction Sequence

Erosion control barriers are to be placed prior to any construction activities. A list of the construction sequence is listed below:

- Install erosion control barriers and construction fencing
- Pre-construction site visit with Conservation Agent
- Remove existing concrete piers
- Excavate new concrete piers
- Form and pour new concrete piers
- Backfill new concrete piers
- Rough in finished grades
- Frame and construct replacement deck
- Stabilize and seed any disturbed areas
- Final site cleanup

All unpaved areas that are disturbed will be stabilized with permanent seeding prior to removal of any erosion controls. Erosion controls shall not be removed until all seeded areas have been mowed at least twice.

Conclusion

The proposed project at 79 Concord Street is comprised of rebuilding a former deck that was damaged by a falling tree. The size and layout of the proposed replacement deck will remain identical to the original deck. All construction work and site disturbance will be located within previously degraded riverfront and turf lawn areas.

Additionally, no brush clearing or existing trees will be removed from the property during this project. An erosion control barrier consisting of a filter sock will be installed prior to the removal of the existing concrete piers.

Site pictures of the property showing existing conditions have been attached with this narrative.

East Side of Existing House Looking South Towards the Sudbury River



East Side of Existing House Looking North Towards Concord Street



South Side of Existing House Looking North



West Side of Existing House Looking East



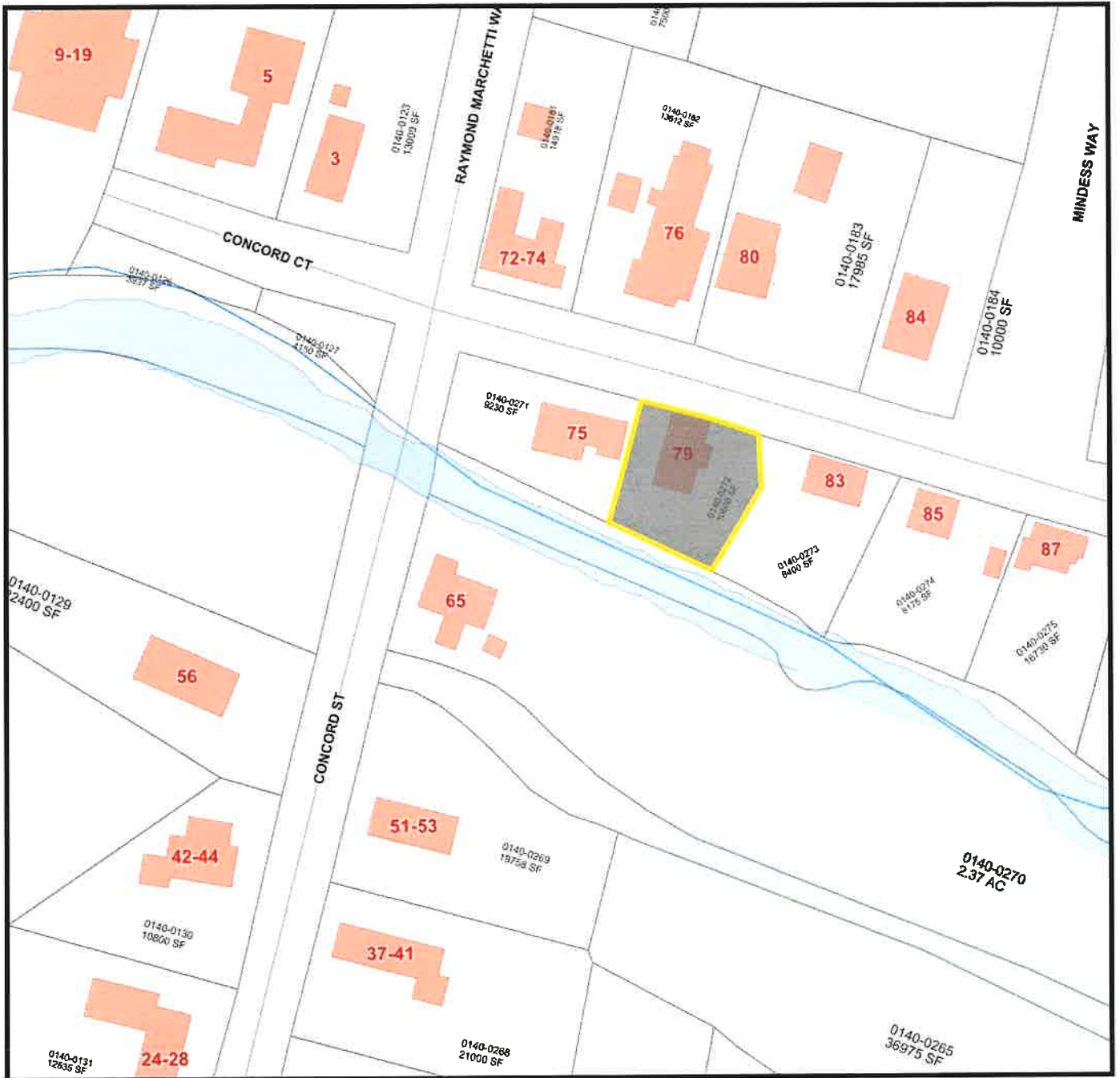
West Side of Existing House Looking Northeast



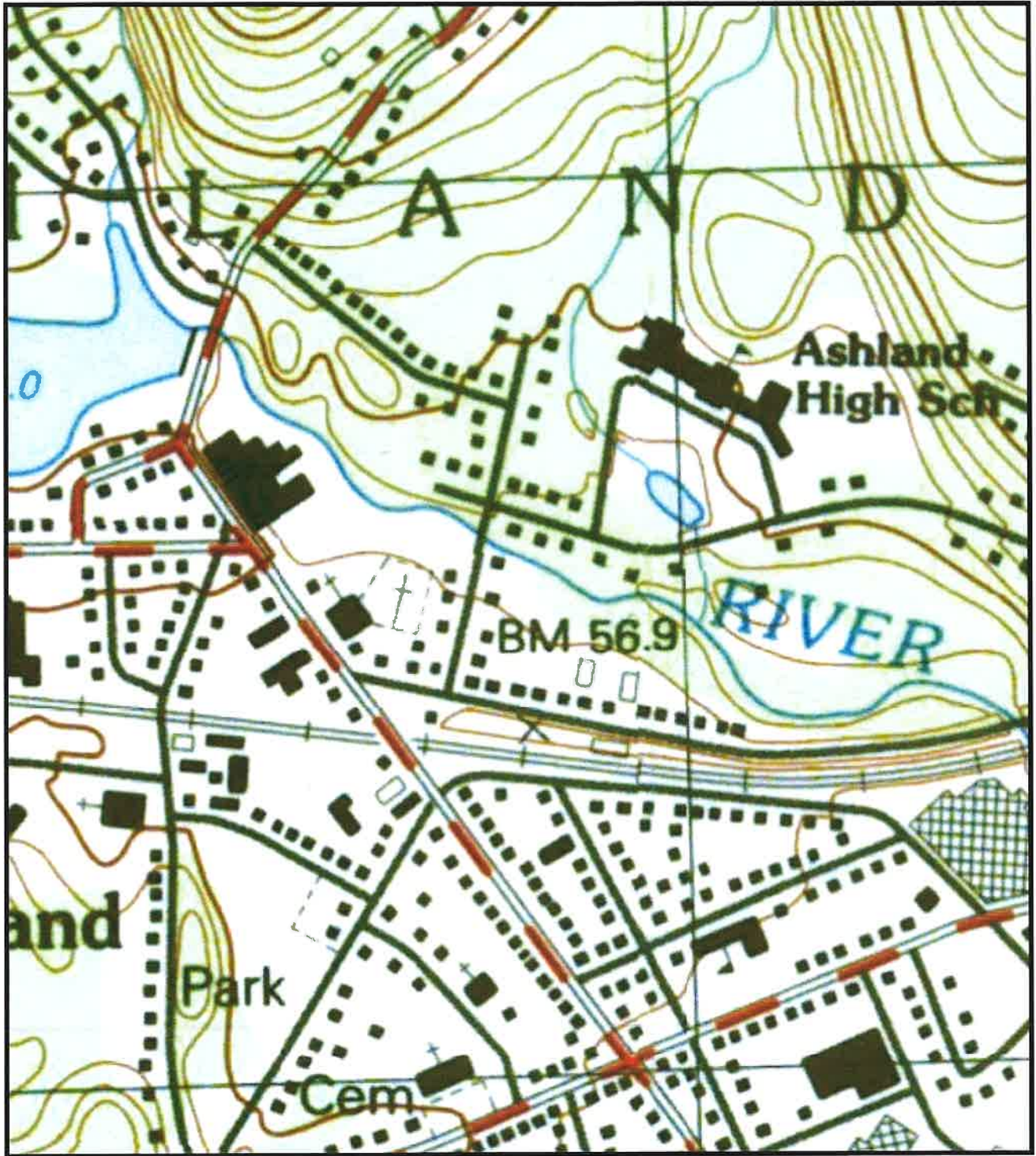
Locus Maps: Town of Ashland GIS Map, USGS Topographic Map, DEP
Wetlands & NHESP Program Map

Town of Ashland GIS Map

79 Concord Street, Ashland, MA



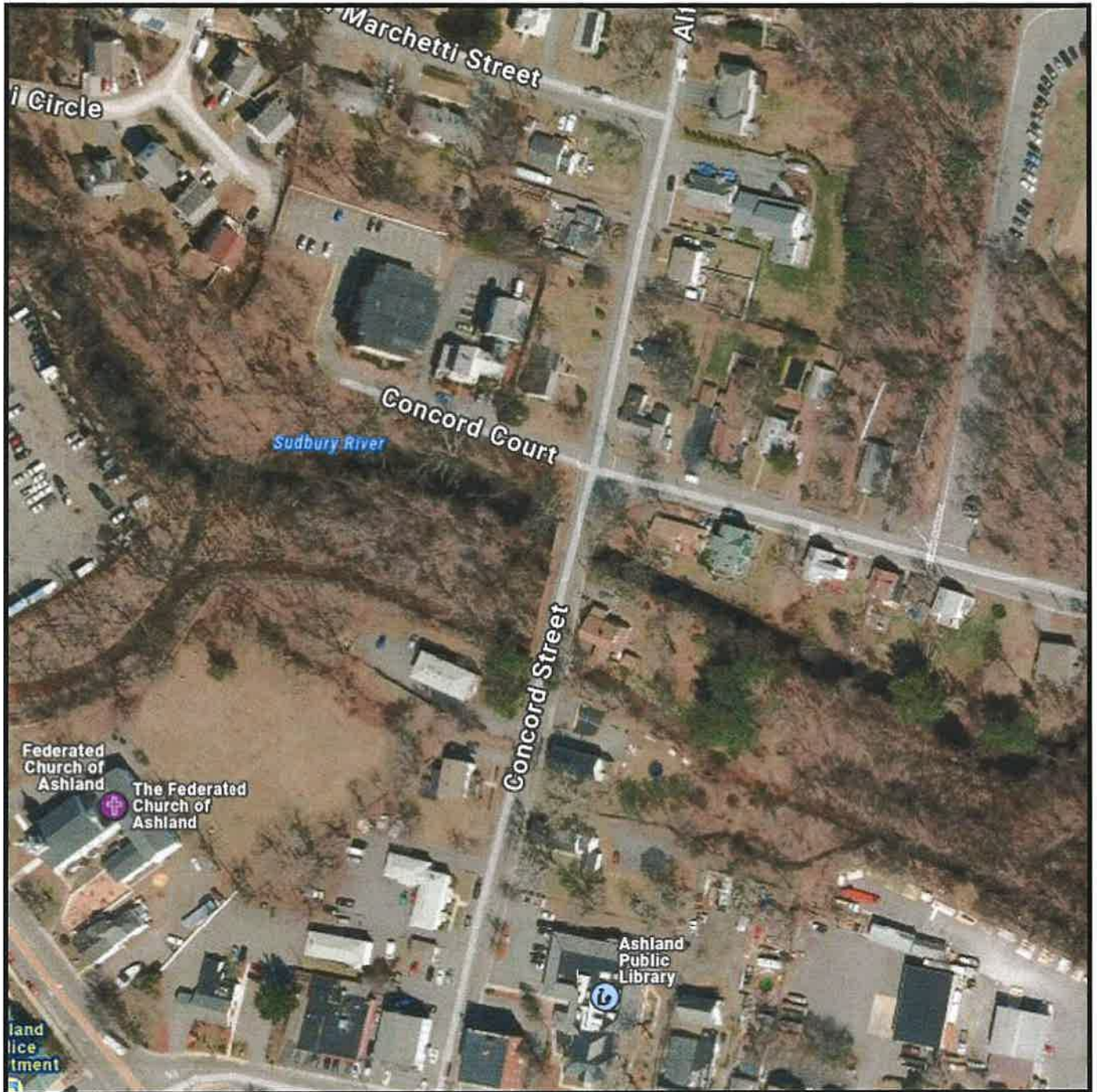
USGS Topographic Map
79 Concord Street, Ashland, MA



DEP Wetlands Map
79 Concord Street, Ashland, MA



NHESP Program Map
79 Concord Street, Ashland, MA



WPA Form 3 & Wetland Fee Transmittal Form



WPA Form 3 – Notice of Intent

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

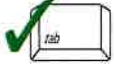
MassDEP File Number

Document Transaction Number

Ashland

City/Town

Important:
When filling out forms on the computer, use only the tab key to move your cursor - do not use the return key.



Note:
Before completing this form consult your local Conservation Commission regarding any municipal bylaw or ordinance.

A. General Information

1. Project Location (**Note:** electronic filers will click on button to locate project site):

79 Concord Street

a. Street Address

Ashland

b. City/Town

01721

c. Zip Code

Latitude and Longitude:

42° 15' 44" N

d. Latitude

71° 27' 46" W

e. Longitude

Map 14, Block 14, Lot 271

f. Assessors Map/Plat Number

Parcel ID# 0140140027100000

g. Parcel /Lot Number

2. Applicant:

Angela

a. First Name

Williams

b. Last Name

c. Organization

79 Concord Street

d. Street Address

Ashland

e. City/Town

MA

f. State

01721

g. Zip Code

(610) 312-8832

h. Phone Number

i. Fax Number

j. Email Address

3. Property owner (required if different from applicant): Check if more than one owner

John

a. First Name

Williams

b. Last Name

c. Organization

273 Winding Way

d. Street Address

Merion Station

e. City/Town

PA

f. State

19066

g. Zip Code

(610) 715-2952

h. Phone Number

i. Fax Number

j. Email address

4. Representative (if any):

Robert

a. First Name

Gemma

b. Last Name

Metrowest Engineering, Inc.

c. Company

75 Franklin Street

d. Street Address

Framingham

e. City/Town

MA

f. State

01702

g. Zip Code

(508) 626-0063

h. Phone Number

508 875-6440

i. Fax Number

rgemma@mwengineering.com

j. Email address

5. Total WPA Fee Paid (from NOI Wetland Fee Transmittal Form):

\$165.00

a. Total Fee Paid

\$70.00

b. State Fee Paid

\$95.00

c. City/Town Fee Paid



A. General Information (continued)

6. General Project Description:

The project involves replacing a former deck that was damaged by a falling tree. Proposed site work includes the removal of the existing concrete piers followed by the construction of a new deck and minor site grading. The proposed site work is located within the 25-foot No Disturb Zone, 100-foot Wetland Buffer Zone, Riverfront Area and Bordering Land Subject to Flooding.

7a. Project Type Checklist:

- | | |
|---|---|
| 1. <input checked="" type="checkbox"/> Single Family Home | 2. <input type="checkbox"/> Residential Subdivision |
| 3. <input type="checkbox"/> Limited Project Driveway Crossing | 4. <input type="checkbox"/> Commercial/Industrial |
| 5. <input type="checkbox"/> Dock/Pier | 6. <input type="checkbox"/> Utilities |
| 7. <input type="checkbox"/> Coastal Engineering Structure | 8. <input type="checkbox"/> Agriculture (e.g., cranberries, forestry) |
| 9. <input type="checkbox"/> Transportation | 10. <input type="checkbox"/> Other |

7b. Is any portion of the proposed activity eligible to be treated as a limited project subject to 310 CMR 10.24 (coastal) or 310 CMR 10.53 (inland)?

1. Yes No If yes, describe which limited project applies to this project:

2. Limited Project _____

8. Property recorded at the Registry of Deeds for:

Middlesex _____

a. County

65732

c. Book

b. Certificate # (if registered land)

345

d. Page Number

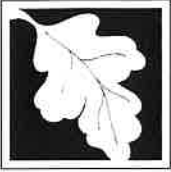
B. Buffer Zone & Resource Area Impacts (temporary & permanent)

- Buffer Zone Only – Check if the project is located only in the Buffer Zone of a Bordering Vegetated Wetland, Inland Bank, or Coastal Resource Area.
- Inland Resource Areas (see 310 CMR 10.54-10.58; if not applicable, go to Section B.3, Coastal Resource Areas).

Check all that apply below. Attach narrative and any supporting documentation describing how the project will meet all performance standards for each of the resource areas altered, including standards requiring consideration of alternative project design or location.

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
a. <input type="checkbox"/> Bank	1. linear feet _____	2. linear feet _____
b. <input type="checkbox"/> Bordering Vegetated Wetland	1. square feet _____	2. square feet _____
c. <input type="checkbox"/> Land Under Waterbodies and Waterways	1. square feet _____ 3. cubic yards dredged _____	2. square feet _____

For all projects affecting other Resource Areas, please attach a narrative explaining how the resource area was delineated.



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
WPA Form 3 – Notice of Intent
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Provided by MassDEP:

MassDEP File Number

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B. Buffer Zone & Resource Area Impacts (temporary & permanent) (cont'd)

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
d. <input checked="" type="checkbox"/> Bordering Land Subject to Flooding	13 S.F. (temporary) 1. square feet	1 S.F. (permanent) 2. square feet
	6 C.F. 3. cubic feet of flood storage lost	7 C.F. 4. cubic feet replaced
e. <input type="checkbox"/> Isolated Land Subject to Flooding	1. square feet	
	2. cubic feet of flood storage lost	3. cubic feet replaced
f. <input checked="" type="checkbox"/> Riverfront Area	Sudbury River 1. Name of Waterway (if available)	
2. Width of Riverfront Area (check one):		
<input type="checkbox"/> 25 ft. - Designated Densely Developed Areas only		
<input type="checkbox"/> 100 ft. - New agricultural projects only		
<input checked="" type="checkbox"/> 200 ft. - All other projects		
3. Total area of Riverfront Area on the site of the proposed project:		9,274 s.f. square feet
4. Proposed alteration of the Riverfront Area:		
0 S.F.	0 S.F.	0 S.F.
a. total square feet	b. square feet within 100 ft.	c. square feet between 100 ft. and 200 ft.
5. Has an alternatives analysis been done and is it attached to this NOI? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
6. Was the lot where the activity is proposed created prior to August 1, 1996? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		

3. Coastal Resource Areas: (See 310 CMR 10.25-10.35)

Check all that apply below. Attach narrative and supporting documentation describing how the project will meet all performance standards for each of the resource areas altered, including standards requiring consideration of alternative project design or location.

Online Users: Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
a. <input type="checkbox"/> Designated Port Areas	Indicate size under Land Under the Ocean, below	
b. <input type="checkbox"/> Land Under the Ocean	1. square feet	
	2. cubic yards dredged	
c. <input type="checkbox"/> Barrier Beach	Indicate size under Coastal Beaches and/or Coastal Dunes below	
d. <input type="checkbox"/> Coastal Beaches	1. square feet	2. cubic yards beach nourishment
e. <input type="checkbox"/> Coastal Dunes	1. square feet	2. cubic yards dune nourishment



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Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

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B. Buffer Zone & Resource Area Impacts (temporary & permanent) (cont'd)

	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
f. <input type="checkbox"/> Coastal Banks	1. linear feet	
g. <input type="checkbox"/> Rocky Intertidal Shores	1. square feet	
h. <input type="checkbox"/> Salt Marshes	1. square feet	2. sq ft restoration, rehab., creation
i. <input type="checkbox"/> Land Under Salt Ponds	1. square feet	
	2. cubic yards dredged	
j. <input type="checkbox"/> Land Containing Shellfish	1. square feet	
k. <input type="checkbox"/> Fish Runs	Indicate size under Coastal Banks, inland Bank, Land Under the Ocean, and/or inland Land Under Waterbodies and Waterways, above	
	1. cubic yards dredged	
l. <input type="checkbox"/> Land Subject to Coastal Storm Flowage	1. square feet	
4. <input type="checkbox"/> Restoration/Enhancement	If the project is for the purpose of restoring or enhancing a wetland resource area in addition to the square footage that has been entered in Section B.2.b or B.3.h above, please enter the additional amount here.	
	a. square feet of BVW	b. square feet of Salt Marsh
5. <input type="checkbox"/> Project Involves Stream Crossings		
	a. number of new stream crossings	b. number of replacement stream crossings

C. Other Applicable Standards and Requirements

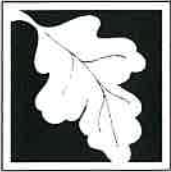
Streamlined Massachusetts Endangered Species Act/Wetlands Protection Act Review

- Is any portion of the proposed project located in **Estimated Habitat of Rare Wildlife** as indicated on the most recent Estimated Habitat Map of State-Listed Rare Wetland Wildlife published by the Natural Heritage and Endangered Species Program (NHESP)? To view habitat maps, see the *Massachusetts Natural Heritage Atlas* or go to http://www.mass.gov/dfwele/dfw/nhesp/regulatory_review/priority_habitat/online_viewer.htm.

a. Yes No **If yes, include proof of mailing or hand delivery of NOI to:**

Natural Heritage and Endangered Species Program
Division of Fisheries and Wildlife
Route 135, North Drive
Westborough, MA 01581

MassMapper
b. Date of map



WPA Form 3 – Notice of Intent

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Provided by MassDEP:

MassDEP File Number _____

Document Transaction Number _____

Ashland _____

City/Town _____

C. Other Applicable Standards and Requirements (cont'd)

If yes, the project is also subject to Massachusetts Endangered Species Act (MESA) review (321 CMR 10.18). To qualify for a streamlined, 30-day, MESA/Wetlands Protection Act review, please complete Section C.1.C, and include requested materials with this Notice of Intent (NOI); *OR* complete Section C.1.d, if applicable. *If MESA supplemental information is not included with the NOI, by completing Section 1 of this form, the NHESP will require a separate MESA filing which may take up to 90 days to review (unless noted exceptions in Section 2 apply, see below).*

1. c. Submit Supplemental Information for Endangered Species Review*

1. Percentage/acreage of property to be altered:

(a) within wetland Resource Area

_____ percentage/acreage

(b) outside Resource Area

_____ percentage/acreage

2. Assessor's Map or right-of-way plan of site

3. Project plans for entire project site, including wetland resource areas and areas outside of wetlands jurisdiction, showing existing and proposed conditions, existing and proposed tree/vegetation clearing line, and clearly demarcated limits of work ****

(a) Project description (including description of impacts outside of wetland resource area & buffer zone)

(b) Photographs representative of the site

(c) MESA filing fee (fee information available at:

http://www.mass.gov/dfwele/dfw/nhesp/regulatory_review/mesa/mesa_fee_schedule.htm).

Make check payable to "Commonwealth of Massachusetts - NHESP" and **mail to NHESP** at above address

Projects altering 10 or more acres of land, also submit:

(d) Vegetation cover type map of site

(e) Project plans showing Priority & Estimated Habitat boundaries

d. OR Check One of the Following

1. Project is exempt from MESA review.

Attach applicant letter indicating which MESA exemption applies. (See 321 CMR 10.14, http://www.mass.gov/dfwele/dfw/nhesp/regulatory_review/mesa/mesa_exemptions.htm; the NOI must still be sent to NHESP if the project is within estimated habitat pursuant to 310 CMR 10.37 and 10.59.)

2. Separate MESA review ongoing.

_____ a. NHESP Tracking #

_____ b. Date submitted to NHESP

* Some projects **not** in Estimated Habitat may be located in Priority Habitat, and require NHESP review (see <http://www.mass.gov/dfwele/dfw/nhesp/nhesp.htm>, regulatory review tab). Priority Habitat includes habitat for state-listed plants and strictly upland species not protected by the Wetlands Protection Act.

** MESA projects may not be segmented (321 CMR 10.16). The applicant must disclose full development plans even if such plans are not required as part of the Notice of Intent process.



C. Other Applicable Standards and Requirements (cont'd)

3. Separate MESA review completed.
 Include copy of NHESP "no Take" determination or valid Conservation & Management Permit with approved plan.
2. For coastal projects only, is any portion of the proposed project located below the mean high water line or in a fish run?
- a. Not applicable – project is in inland resource area only
- b. Yes No If yes, include proof of mailing or hand delivery of NOI to either:
- | | |
|---|--|
| South Shore - Cohasset to Rhode Island, and the Cape & Islands: | North Shore - Hull to New Hampshire: |
| Division of Marine Fisheries - Southeast Marine Fisheries Station
Attn: Environmental Reviewer
1213 Purchase Street – 3rd Floor
New Bedford, MA 02740-6694 | Division of Marine Fisheries - North Shore Office
Attn: Environmental Reviewer
30 Emerson Avenue
Gloucester, MA 01930 |

Also if yes, the project may require a Chapter 91 license. For coastal towns in the Northeast Region, please contact MassDEP's Boston Office. For coastal towns in the Southeast Region, please contact MassDEP's Southeast Regional Office.

3. Is any portion of the proposed project within an Area of Critical Environmental Concern (ACEC)?
- a. Yes No If yes, provide name of ACEC (see instructions to WPA Form 3 or MassDEP Website for ACEC locations). **Note:** electronic filers click on Website.
-
- b. ACEC
4. Is any portion of the proposed project within an area designated as an Outstanding Resource Water (ORW) as designated in the Massachusetts Surface Water Quality Standards, 314 CMR 4.00?
- a. Yes No
5. Is any portion of the site subject to a Wetlands Restriction Order under the Inland Wetlands Restriction Act (M.G.L. c. 131, § 40A) or the Coastal Wetlands Restriction Act (M.G.L. c. 130, § 105)?
- a. Yes No
6. Is this project subject to provisions of the MassDEP Stormwater Management Standards?
- a. Yes. Attach a copy of the Stormwater Report as required by the Stormwater Management Standards per 310 CMR 10.05(6)(k)-(q) and check if:
1. Applying for Low Impact Development (LID) site design credits (as described in Stormwater Management Handbook Vol. 2, Chapter 3)
 2. A portion of the site constitutes redevelopment
 3. Proprietary BMPs are included in the Stormwater Management System.
- b. No. Check why the project is exempt:
1. Single-family house

Online Users:
 Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.



WPA Form 3 – Notice of Intent

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

MassDEP File Number

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C. Other Applicable Standards and Requirements (cont'd)

- 2. Emergency road repair
- 3. Small Residential Subdivision (less than or equal to 4 single-family houses or less than or equal to 4 units in multi-family housing project) with no discharge to Critical Areas.

D. Additional Information

Applicants must include the following with this Notice of Intent (NOI). See instructions for details.

Online Users: Attach the document transaction number (provided on your receipt page) for any of the following information you submit to the Department.

- 1. USGS or other map of the area (along with a narrative description, if necessary) containing sufficient information for the Conservation Commission and the Department to locate the site. (Electronic filers may omit this item.)
- 2. Plans identifying the location of proposed activities (including activities proposed to serve as a Bordering Vegetated Wetland [BVW] replication area or other mitigating measure) relative to the boundaries of each affected resource area.
- 3. Identify the method for BVW and other resource area boundary delineations (MassDEP BVW Field Data Form(s), Determination of Applicability, Order of Resource Area Delineation, etc.), and attach documentation of the methodology.
- 4. List the titles and dates for all plans and other materials submitted with this NOI.

Deck Replacement Plan, 79 Concord Street in Ashland, MA

a. Plan Title

MetroWest Engineering, Inc.

Robert A. Gemma

b. Prepared By

c. Signed and Stamped by

9/22/2023

1 inch = 10 feet

d. Final Revision Date

e. Scale

f. Additional Plan or Document Title

g. Date

- 5. If there is more than one property owner, please attach a list of these property owners not listed on this form.
- 6. Attach proof of mailing for Natural Heritage and Endangered Species Program, if needed.
- 7. Attach proof of mailing for Massachusetts Division of Marine Fisheries, if needed.
- 8. Attach NOI Wetland Fee Transmittal Form
- 9. Attach Stormwater Report, if needed.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 3 – Notice of Intent

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

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E. Fees

- 1. Fee Exempt: No filing fee shall be assessed for projects of any city, town, county, or district of the Commonwealth, federally recognized Indian tribe housing authority, municipal housing authority, or the Massachusetts Bay Transportation Authority.

Applicants must submit the following information (in addition to pages 1 and 2 of the NOI Wetland Fee Transmittal Form) to confirm fee payment:

2. Municipal Check Number: 2065 3. Check date: 9/25/23
4. State Check Number: 2064 5. Check date: 9/25/23
6. Payor name on check: First Name: PATRIOT CONTRACTING CORPORATION INC. 7. Payor name on check: Last Name: _____

F. Signatures and Submittal Requirements

I hereby certify under the penalties of perjury that the foregoing Notice of Intent and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge. I understand that the Conservation Commission will place notification of this Notice in a local newspaper at the expense of the applicant in accordance with the wetlands regulations, 310 CMR 10.05(5)(a).

I further certify under penalties of perjury that all abutters were notified of this application, pursuant to the requirements of M.G.L. c. 131, § 40. Notice must be made by Certificate of Mailing or in writing by hand delivery or certified mail (return receipt requested) to all abutters within 100 feet of the property line of the project location.

1. Signature of Applicant: Amy Williams 2. Date: SEP 27, 2023
3. Signature of Property Owner (if different): _____ 4. Date: 9/29/23
5. Signature of Representative (if any): Robert Gemma 6. Date: _____
MetWest Engineering

For Conservation Commission:

Two copies of the completed Notice of Intent (Form 3), including supporting plans and documents, two copies of the NOI Wetland Fee Transmittal Form, and the city/town fee payment, to the Conservation Commission by certified mail or hand delivery.

For MassDEP:

One copy of the completed Notice of Intent (Form 3), including supporting plans and documents, one copy of the NOI Wetland Fee Transmittal Form, and a **copy** of the state fee payment to the MassDEP Regional Office (see Instructions) by certified mail or hand delivery.

Other:

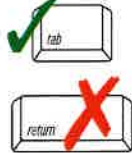
If the applicant has checked the "yes" box in any part of Section C, Item 3, above, refer to that section and the Instructions for additional submittal requirements.

The original and copies must be sent simultaneously. Failure by the applicant to send copies in a timely manner may result in dismissal of the Notice of Intent.



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
NOI Wetland Fee Transmittal Form
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Important: When filling out forms on the computer, use only the tab key to move your cursor - do not use the return key.



A. Applicant Information

1. Location of Project:

79 Concord Street
 a. Street Address
 2064
 c. Check number
 Ashland
 b. City/Town
 \$70.00
 d. Fee amount

2. Applicant Mailing Address:

Angela
 a. First Name
 Williams
 b. Last Name
 c. Organization
 79 Concord Street
 d. Mailing Address
 Ashland
 e. City/Town
 (610) 312-8832
 h. Phone Number
 MA
 f. State
 01721
 g. Zip Code
 i. Fax Number
 j. Email Address

3. Property Owner (if different):

John
 a. First Name
 Williams
 b. Last Name
 c. Organization
 273 Winding Way
 d. Mailing Address
 Merion Station
 e. City/Town
 (610) 715-2952
 h. Phone Number
 PA
 f. State
 19066
 g. Zip Code
 i. Fax Number
 j. Email Address

To calculate filing fees, refer to the category fee list and examples in the instructions for filling out WPA Form 3 (Notice of Intent).

B. Fees

Fee should be calculated using the following process & worksheet. **Please see Instructions before filling out worksheet.**

Step 1/Type of Activity: Describe each type of activity that will occur in wetland resource area and buffer zone.

Step 2/Number of Activities: Identify the number of each type of activity.

Step 3/Individual Activity Fee: Identify each activity fee from the six project categories listed in the instructions.

Step 4/Subtotal Activity Fee: Multiply the number of activities (identified in Step 2) times the fee per category (identified in Step 3) to reach a subtotal fee amount. Note: If any of these activities are in a Riverfront Area in addition to another Resource Area or the Buffer Zone, the fee per activity should be multiplied by 1.5 and then added to the subtotal amount.

Step 5/Total Project Fee: Determine the total project fee by adding the subtotal amounts from Step 4.

Step 6/Fee Payments: To calculate the state share of the fee, divide the total fee in half and subtract \$12.50. To calculate the city/town share of the fee, divide the total fee in half and add \$12.50.

Town of Ashland NOI Checklist



Town of Ashland

MASSACHUSETTS

CONSERVATION COMMISSION

Applicant Checklist for NOI/ANRAD/ANOI

This checklist is meant as guide when preparing a permit application during the State of Emergency, which was declared on March 12, 2020. This process shall remain in effect during the State of Emergency and will terminate when the State of Emergency is lifted. Note that submittal dates remain in effect.

1. **Application**- submit 2 paper copies and 1 digital copy of all materials, and 1 Stormwater Management Checklist, if applicable. No spiral bindings!
2. **Narrative**- 1 copy of a written narrative explaining existing conditions, proposed conditions, wetland resource areas on site (protected under the Act (310 CMR 10.02 (1) and the Bylaw (chapter 280)), the 100 foot Buffer Zone, the 25' No Disturb Zone and vernal pools
3. **Locus Map**- 1 copy
4. **Site Plans**- (folded) 1 large copy, and 1 (one) 11"x17" copy, if all details can be read.
Plans must show the following:
 - a. Existing Conditions
 - b. Proposed Conditions
 - c. Erosion Control Barrier- where it will be installed and a detail of the barrier to be used (note, no hay bales!)
 - d. All wetland resource areas (see item 2 above)
 - e. Endangered Species Habitat - *N.A.*
5. **Application Fees**
 - a. Wetland Fee Transmittal Form – 1 Copy
 - b. One check to the Commonwealth: 1 copy, see 310 CMR 10.03 (7)(c) to determine the category. Once the category is confirmed, see 310 CMR 4.10 (8) (n)4. for the fee amount.
 - c. One check to the Town of Ashland for the town share of the fee under the Wetlands Protection Act. 2 copies
 - d. A second check to the Town of Ashland for the bylaw fee: 2 Copies (c. 348-2)
6. **Make an extra copy of everything from 1-5 and Submit your Application:**
 - a. State: Electronically submit the application, locus map, narrative and site plans to DEP using [eDEP](#).

- b. State Fee: Submit the state check, transmittal fee form, and photocopy of the town checks to Dept. of Environmental Protection, PO. Box. 4062, Boston, MA. 02211
 - c. Conservation Commission: 101 Main Street, Ashland MA. 01721.c All documents listed above, as well as a pdf as indicated below, and to conservation@ashlandmass.com.
7. For items 1-5, provide a pdf of everything, and CAD Files georeferenced to State Plane NAD 83 ft., if applicable, and send it to conservation@ashlandmass.com
8. **Receive hearing date and time information** from the Conservation Agent, and receive a date and time for a **pre-hearing site visit**.
9. **Legal Notice**. The Conservation Commission posts the legal notice. The applicant will get billed by Gatehouse Media.
10. **Notify Abutters** within 7 business days (no weekends or holidays).
 - a. Obtain a Certified List of Abutters from the Assessor's Office
 - b. Notify abutters (certified mailing or hand delivery only) of the hearing date and time using the Commission's template and fill out an Affidavit of Service.
 - c. Mail the proof of Mailing to the Ashland Town Hall, at 101 Main Street. Note that it must be received before the scheduled meeting date. You can drop it off in the grey box located on the side of Town Hall.
11. **Attend the Zoom Meeting**.

Wetland Resource Area Delineation Report



MetroWest Engineering, Inc.

Wetland Resource Area Delineation Report

John Williams
79 Concord Street
Ashland

September 25, 2023

General Description

79 Concord Street is an approximately 0.25-acre parcel in Ashland, MA. The parcel is a single-family residential lot that is presently improved with an existing house, asphalt driveway, and supporting utilities. A large deck was formerly attached to the house, but was damaged by a falling tree and removed. Concrete piers from the deck are still found in the lawn between the house and river. Lawn and landscape areas make up the balance of the lot. The Sudbury River, a perennial stream, is the southerly boundary of the property.

The Sudbury River is the southerly boundary of the property and flows west to east across the rear of the lot. The river has been channelized and a stone wall forms the northerly bank of the river. No vegetated wetlands extend from the river bank.

An area of maintained turf lawn behind the existing house extends to the top of bank, in some areas, being buffered by a narrow band of naturalized vegetation. The river bank being channelized is distinct. No wetland plants extend beyond the high-water mark of the river.

The site lies within flood hazard Zone "AE" as shown on the Federal Emergency Management Agency's Flood Insurance Rate Map 25017C0514F. The boundary of the 100-year flood zone or 1% annual chance flood hazard area is contour elevation 184 feet (NAVD 1988). The majority of the property is located within the flood hazard zone AE.

Methods

Methodology described in the Wetlands Protection Act and its Regulations were utilized to determine the limits of the wetland resource area. The top of bank was delineated using consecutively numbered blue surveyor's flagging.

Summary

This report describes the wetland resource areas affecting 79 Concord Street, Ashland, MA. This report reflects delineation according to 310 CMR10.55 as determined August 4, 2023. A perennial stream, The Sudbury River, is the southerly boundary of the property. The top of bank of the Sudbury River was determined for the site. No other wetland resource areas were found onsite.

Respectfully submitted,



Corey Van Wyhe
Metrowest Engineering, Inc

Abutter Notification & Certified List of Abutters



Town of Ashland MASSACHUSETTS

Conservation Commission NOTIFICATION TO ABUTTERS- Letter

A/An **Notice of Intent**

has been filed with the **Ashland Conservation Commission** pursuant to the *Wetlands Protection Act (M.G.L. c. 131 §40)*, *Wetlands Protection Act Regulations 310 C.M.R. 10.05 (4)(a)* and the *Wetlands Protection Bylaw Chapter 280 Section 9*, and/or the *Stormwater Management Regulations Chapter 343*.

The applicant is **Angela Williams**

The proposed project is located at **79 Concord Street**
in Ashland, Massachusetts. The proposed project is:
The replacement of a former deck that was damaged by a falling tree. Proposed site work includes the removal of the existing concrete piers followed by the construction of a replacement deck and minor site grading. The proposed site work is located within the local 25-foot No Disturb Zone, 100-foot Wetland Buffer Zone, 100-foot Inner Riparian Zone (Riverfront Area) and Bordering Land Subject to Flooding (BLSF).

The filing may be examined by electronic means only. For more information, or to request a pdf filing submittal, please call 508-532-7924, and ask for the Conservation Agent.


The public hearing is scheduled for Monday, **October 16th, 2023**, at 7:05 p.m. (Note that all hearings are posted for 7:05 unless otherwise specified on the agenda. Hearings are taken in order of the posted agenda.). The hearing will be held using Zoom meetings, and the link for the meeting can be found on the posted agenda 48 hours before the hearing is scheduled to meet. Otherwise, further information of the public hearing can be obtained from the Ashland Conservation Commission, by calling 508-532-7924.

September 18, 2023

To The Conservation Commission
79 Concord Street
John R. Williams
Abutters To Map 14, Parcel 271

PARCEL ID	PARCEL LOCATION	OWNERS NAME 1	OWNERS NAME 2	MAILING ADDRESS	CITY/TOWN	STATE	ZIP
014/014.0-0181-0000.0	72 CONCORD ST	INFANTE WEST LLC	DIANA V KLISS	392 UNION AVE	FRAMINGHAM	MA	01702
014/014.0-0182-0000.0	76 CONCORD ST	KLISS JOHN LEONARD	MAUREEN ROOT	76 CONCORD ST	ASHLAND	MA	01721
014/014.0-0183-0000.0	80 CONCORD ST	ROOT EVAN	TRUSTEE BURNABY LEGACY TRUST	80 CONCORD ST	ASHLAND	MA	01721
014/014.0-0184-0000.0	84 CONCORD ST	RIVAS FIELD GABRIELLA	CAMPOS DE CIQUEIRA ROSELI	84 CONCORD ST	ASHLAND	MA	01721
014/014.0-0270-0000.0	65 CONCORD ST	SOUZA GILBERTO CAMPOS	TRUSTEES OF IRREVOCABLE FAMILY HEALTH TRUST	65 CONCORD ST	ASHLAND	MA	01721
014/014.0-0272-0000.0	75 CONCORD ST	SIMPSON DEBRA A & PITTMAN LAURA L	LEACY JUDITH	75 CONCORD ST	ASHLAND	MA	01721
014/014.0-0273-0000.0	83 CONCORD ST	CUNNINGHAM STEPHEN		83 CONCORD ST	ASHLAND	MA	01721
014/014.0-0274-0000.0	85 CONCORD ST	CINCOTTA PATRICIA M		85 CONCORD ST	ASHLAND	MA	01721

The above reflects the latest information available on our records.



Richard E. Ball, M.A.A.
Director of Assessing

9/18/23
Date

8 parcels/abutters

Affidavit of Service

AFFIDAVIT OF SERVICE
Under the Massachusetts Wetlands Protection Act

I, **Christopher Cantin**, hereby certify under the pains and penalties of perjury that on **October 3rd, 2023**, I will give notification to abutters in compliance with the second paragraph of Massachusetts General Laws, Chapter 131, Section 40, and the DEP Guide to Abutter Notification dated, April 8, 1994, in connection with the following matter:

A Notice of Intent was filed under the Massachusetts Wetlands Protection Act with the Ashland Conservation Commission on **September 28th, 2023** for property located at **79 Concord Street** in Ashland, Massachusetts.

The form of the notification and the list of abutters to whom it was given, and their addresses, are attached to this Affidavit of Service.

Christopher Cantin
Signature

9/28/23
Date

Town of Ashland Local Filing Fee Calculation Worksheet

Town of Ashland Conservation Commission

LOCAL FILING FEE CALCULATION WORKSHEET

1. NOTICE OF INTENT (NOI)

C1: Work on Existing Single Family Lot This includes pools, additions, etc.	\$110.00	<u>1</u>
C2: Construction of Single Family House, Crossings for Driveways, etc.	\$500.00	_____
C3: Commercial Building, Road Construction, etc.	\$1050.00	_____
C4: Crossings for Development or Commercial Road, Bridge, etc.	\$1450.00	_____
C5: Work on Docks, Piers, Dikes, or other Engineering Structures in inland resource areas	_____ *\$4=	_____
	Linear Feet	
C6: Resource Area Delineation Review Includes boundary delineations for vegetated wetlands as part of a permit application (ANRAD/ RDA with delineations/ NOI with delineations)	_____ *\$2=	_____
	Linear Feet	

*single family lots limited to \$200;
\$2000 limit for all others

All NOIs add 50% of the fee for work in Riverfront Area

\$110.00 * 0.5 = \$55.00
Above Fee

2. STORMWATER MANAGEMENT PERMIT

Basic Residential Application	\$100.00	_____
Application for Residential Subdivision or Multifamily Development	\$500.00	_____
Commercial Application	\$750.00	_____
Notice of Completion for Non-Basic Residential	\$150.00	_____
Permit Extension	\$150.00	_____

Copy of Payment



PATRIOT CONTRACTING CORPORATION INC

RESIDENTIAL ACCOUNT
873 WAVERLY ST
FRAMINGHAM, MA, 01702
PATRIOT.INC@HOTMAIL.COM

2064

53-7122/2113

DATE 9/29/23

PAY TO THE ORDER OF Commonwealth of Massachusetts

\$ 70.00

DOLLARS

Severely, and 00/100
MIDDLESEX SAVINGS BANK
873 WAVERLY SY
FRAMINGHAM, MA 01702

FOR Permit fee

Paulo S S Filho



PATRIOT CONTRACTING CORPORATION INC

RESIDENTIAL ACCOUNT
873 WAVERLY ST
FRAMINGHAM, MA, 01702
PATRIOT.INC@HOTMAIL.COM

2065

53-7122/2113

DATE 9/29/23

PAY TO THE ORDER OF Town of Rockland

\$ 95.00

DOLLARS

Ninety-five and 00/100
MIDDLESEX SAVINGS BANK
873 WAVERLY SY
FRAMINGHAM, MA 01702

FOR Permit fee

Paulo S S Filho



PATRIOT CONTRACTING CORPORATION INC

RESIDENTIAL ACCOUNT
873 WAVERLY ST
FRAMINGHAM, MA, 01702
PATRIOT.INC@HOTMAIL.COM

2066

53-7122/2113

DATE 9/29/23

PAY TO THE ORDER OF Town of Rockland

\$ 165.00

DOLLARS

One hundred sixty-five and 00/100
MIDDLESEX SAVINGS BANK
873 WAVERLY SY
FRAMINGHAM, MA 01702

FOR Permit fee

Paulo S S Filho



Plans