

McArthur Environmental Consulting, LLC
57 Eaton Road
Framingham, Massachusetts 01701
mcarthurenvironmental@gmail.com
508-904-6440

October 25, 2022

Patrick Gallagher, Chairman
Franklin Conservation Commission
355 East Central Street
Franklin, MA 02038

Re: Notice of Intent
74 South Street
Franklin, Massachusetts

Dear Chairman Gallagher and Commissioners:

On behalf of the Applicants, Matthew and Sarah Moore, McArthur Environmental Consulting, LLC respectfully submits 2 copies of a Notice of Intent (NOI) for after-the-fact clearing of shrubs and stockpiling them within the state regulated 100-foot buffer zone to a wetland resource area. An Enforcement Order was issued by the Franklin Conservation Commission on 10/11/2022 for this unpermitted work. In addition, Mr. Moore is proposing to construct a 3,240 square foot barn in the backyard, behind the existing in-ground swimming pool in the outer 80 feet of the 100-foot buffer zone to a Bordering Vegetated Wetland at 74 South Street, Franklin, Massachusetts. In order to construct the barn, 5 trees within the buffer zone will need to be removed.

Notification to abutters within 300 feet of the project site has been made by certified mailing. A copy of the abutter notification form, the affidavit of service, and a list of abutters are provided in the NOI.

In accordance with the requirements of the Massachusetts Wetlands Protection Act Regulations (310 CMR 10.00), a copy of the NOI has been sent to the Central Regional Office of the Massachusetts Department of Environmental Protection (DEP).

The total filing fee for this NOI is \$220.00 under the state regulations. A check made out to the Town of Franklin for \$122.50 (town's share of state filing fee) is enclosed. A check for \$97.50 (state share of the filing fee) has been sent to the DEP lock box. A check for \$200.00 made out to the Town of Franklin is also included in this filing to cover the local bylaw fee.

We look forward to presenting the project at the next regularly scheduled Conservation Commission hearing.

Sincerely,



Susan McArthur, Wetland Scientist
McArthur Environmental Consulting, LLC

Attached: (2) NOI Packets, 2 Checks (\$122.50, \$200.00)

CC: DEP Central Regional Office
Matthew and Sarah Moore, Applicant/Homeowner

Notice of Intent

**74 South Street
Franklin, Massachusetts**

Prepared for: Matthew and Sarah Moore
Franklin, Massachusetts

Prepared by: McArthur Environmental Consulting, LLC
Framingham, Massachusetts

October 2022

Table of Contents

Notice of Intent Forms

WPA Form 3
Resource Area Impact Summary Form
Property Access Signature Form

Notice of Intent Figures

Figure 1 - Site Locus Map
Figure 2 – Natural Heritage Endangered Species Map
Figure 3 – FEMA – Flood Insurance Rate Map

Notice of Intent Narrative

Introduction
Site Description
Work Description
Mitigation Measures
Regulatory Compliance
Summary

Filing Fee Information

Wetlands Fee Transmittal Form
Local Filing Fee Calculation Worksheet
Copy of Filing Fee Checks

Abutter Information

Abutter Notification Form
Affidavit of Service
Project Abutters

Site Photos

DEP Data Forms

Enforcement Order

Site Plan



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

Document Transaction Number

Franklin

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):

74 South Street
a. Street Address

Franklin
b. City/Town

02038
c. Zip Code

Latitude and Longitude:
42.043710
d. Latitude

-71.428840
e. Longitude

341
f. Assessors Map/Plat Number

010
g. Parcel /Lot Number

2. Applicant:

Matthew and Sarah
a. First Name

Moore
b. Last Name

c. Organization

74 South Street
d. Street Address

Franklin
e. City/Town

MA
f. State

02038
g. Zip Code

270-836-7041
h. Phone Number

i. Fax Number

mmoore@blackfordusa.com
j. Email Address

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

a. First Name

b. Last Name

c. Organization

d. Street Address

e. City/Town

f. State

g. Zip Code

h. Phone Number

i. Fax Number

j. Email address

4. Representative (if any):

Susan
a. First Name

McArthur
b. Last Name

McArthur Environmental Consulting, LLC
c. Company

57 Eaton Road
d. Street Address

Framingham
e. City/Town

MA
f. State

01701
g. Zip Code

508-904-6440
h. Phone Number

i. Fax Number

mcarthurenvironmental@gmail.com
j. Email address

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

\$220.00
a. Total Fee Paid

\$97.50
b. State Fee Paid

\$122.50
c. City/Town Fee Paid



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:

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A. General Information (continued)

6. General Project Description:

This is an after-the-fact filing for brush clearing and stockpiling within the 100-foot buffer zone to a BVW. This also includes proposed construction of a barn and the removal of 5 trees of varying species and sizes within the 100 foot buffer zone and a portion of the locally regulated 50-foot buffer.

7a. Project Type Checklist: (Limited Project Types see Section A. 7b.)

- 1. Single Family Home
- 2. Residential Subdivision
- 3. Commercial/Industrial
- 4. Dock/Pier
- 5. Utilities
- 6. Coastal engineering Structure
- 7. Agriculture (e.g., cranberries, forestry)
- 8. Transportation
- 9. Other

7b. Is any portion of the proposed activity eligible to be treated as a limited project (including Ecological Restoration 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. (See 310 CMR 10.24 and 10.53 for a complete list and description of limited project types)

2. Limited Project Type

If the proposed activity is eligible to be treated as an Ecological Restoration Limited Project (310 CMR10.24(8), 310 CMR 10.53(4)), complete and attach Appendix A: Ecological Restoration Limited Project Checklist and Signed Certification.

8. Property recorded at the Registry of Deeds for:

Norfolk

a. County

30966

c. Book

b. Certificate # (if registered land)

577

d. Page Number

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

- 1. 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.
- 2. 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.



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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MassDEP File Number

Document Transaction Number

Franklin

City/Town

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

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

<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	2. square feet
	3. cubic yards dredged	

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
d. <input type="checkbox"/> Bordering Land Subject to Flooding	1. square feet	2. square feet
	3. cubic feet of flood storage lost	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 type="checkbox"/> Riverfront Area	1. Name of Waterway (if available) - specify coastal or inland	

2. Width of Riverfront Area (check one):

- 25 ft. - Designated Densely Developed Areas only
- 100 ft. - New agricultural projects only
- 200 ft. - All other projects

3. Total area of Riverfront Area on the site of the proposed project: _____ square feet

4. Proposed alteration of the Riverfront Area:

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? Yes No

6. Was the lot where the activity is proposed created prior to August 1, 1996? Yes No

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

Note: for coastal riverfront areas, please complete **Section B.2.f.** above.



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

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

	<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. 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. Project Involves Stream Crossings

a. number of new stream crossings

b. number of replacement stream crossings



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WPA Form 3 – Notice of Intent

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

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MassDEP File Number
Document Transaction Number
Franklin
City/Town

C. Other Applicable Standards and Requirements

- This is a proposal for an Ecological Restoration Limited Project. Skip Section C and complete Appendix A: Ecological Restoration Limited Project Checklists – Required Actions (310 CMR 10.11).

Streamlined Massachusetts Endangered Species Act/Wetlands Protection Act Review

- 1. 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://maps.massgis.state.ma.us/PR/EST_HAB/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
1 Rabbit Hill Road
Westborough, MA 01581**

- August 2021
b. Date of map

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.2.f, 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).*

- 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

- 2. 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

* Some projects **not** in Estimated Habitat may be located in Priority Habitat, and require NHESP review (see <https://www.mass.gov/endangered-species-act-mesa-regulatory-review>).

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.



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

Document Transaction Number

Franklin

City/Town

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

- (c) MESA filing fee (fee information available at <https://www.mass.gov/how-to/how-to-file-for-a-mesa-project-review>).

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

- (f) 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, <https://www.mass.gov/service-details/exemptions-from-review-for-projectsactivities-in-priority-habitat>; 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 _____

3. Separate MESA review completed.
Include copy of NHESP "no Take" determination or valid Conservation & Management Permit with approved plan.

3. 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, hand delivery, or electronic delivery of NOI to either:

South Shore - Cohasset to Rhode Island border, and
the Cape & Islands:

North Shore - Hull to New Hampshire border:

Division of Marine Fisheries -
Southeast Marine Fisheries Station
Attn: Environmental Reviewer
836 South Rodney French Blvd.
New Bedford, MA 02744
Email: dmf.envreview-south@mass.gov

Division of Marine Fisheries -
North Shore Office
Attn: Environmental Reviewer
30 Emerson Avenue
Gloucester, MA 01930
Email: dmf.envreview-north@mass.gov

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.

- c. Is this an aquaculture project? d. Yes No

If yes, include a copy of the Division of Marine Fisheries Certification Letter (M.G.L. c. 130, § 57).



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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Document Transaction Number

Franklin

City/Town

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

Online Users:

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

4. 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
5. 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
6. 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
7. 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
 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

- This is a proposal for an Ecological Restoration Limited Project. Skip Section D and complete Appendix A: Ecological Restoration Notice of Intent – Minimum Required Documents (310 CMR 10.12).

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.



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
Document Transaction Number
Franklin
City/Town

D. Additional Information (cont'd)

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.

Certified Plot Plan

a. Plan Title

Continental Land Survey, LLC

Christopher Charlton

b. Prepared By

c. Signed and Stamped by

October 18, 2022

1"=40'

d. Final Revision Date

e. Scale

Site Layout by N3 Architecture at 1"=30'

10/21/2022

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.

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:

444

10/21/2022

2. Municipal Check Number

3. Check date

446

10/21/2022

4. State Check Number

5. Check date

Sarah O.

Moore

6. Payor name on check: First Name

7. Payor name on check: Last Name



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	
Document Transaction Number	
Franklin	
City/Town	

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

October 21, 2022

2. Date

3. Signature of Property Owner (if different)

5. Signature of Representative (if any)

4. Date

October 18, 2022

6. Date

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.

Town of Franklin Conservation Commission

RESOURCE AREA IMPACT SUMMARY FORM

**The Franklin Wetlands Protection Bylaw
Franklin Town Code Section 181**

Resource Area	Alteration Proposed	Mitigation Proposed
Bordering Vegetated Wetland (SF)		
Bank (LF)		
Land Under Water Bodies (SF)		
Isolated Wetland (SF)		
Vernal Pool (SF)		
Buffer Zone (SF)	3,138 sf w/in 100' buffer 690 sf w/in 50' buffer	
Riverfront (SF)		
100-Year Floodplain (CF)		
(SF) = Square Feet (LF) = Linear Feet (CF) = Cubic Feet Flood Storage		

Town of Franklin Conservation Commission

PROPERTY ACCESS SIGNATURE FORM

I hereby request that the Franklin Conservation Commission review this NOI/RDA/ANRAD application. I (we) grant authority to the Franklin Conservation Commission members and agents to go onto my (our) property solely for purposes directly related to the inspection and approval of this application and for follow-up compliance with the permit conditions.



Signature of Property Owner

October 21, 2022

Date

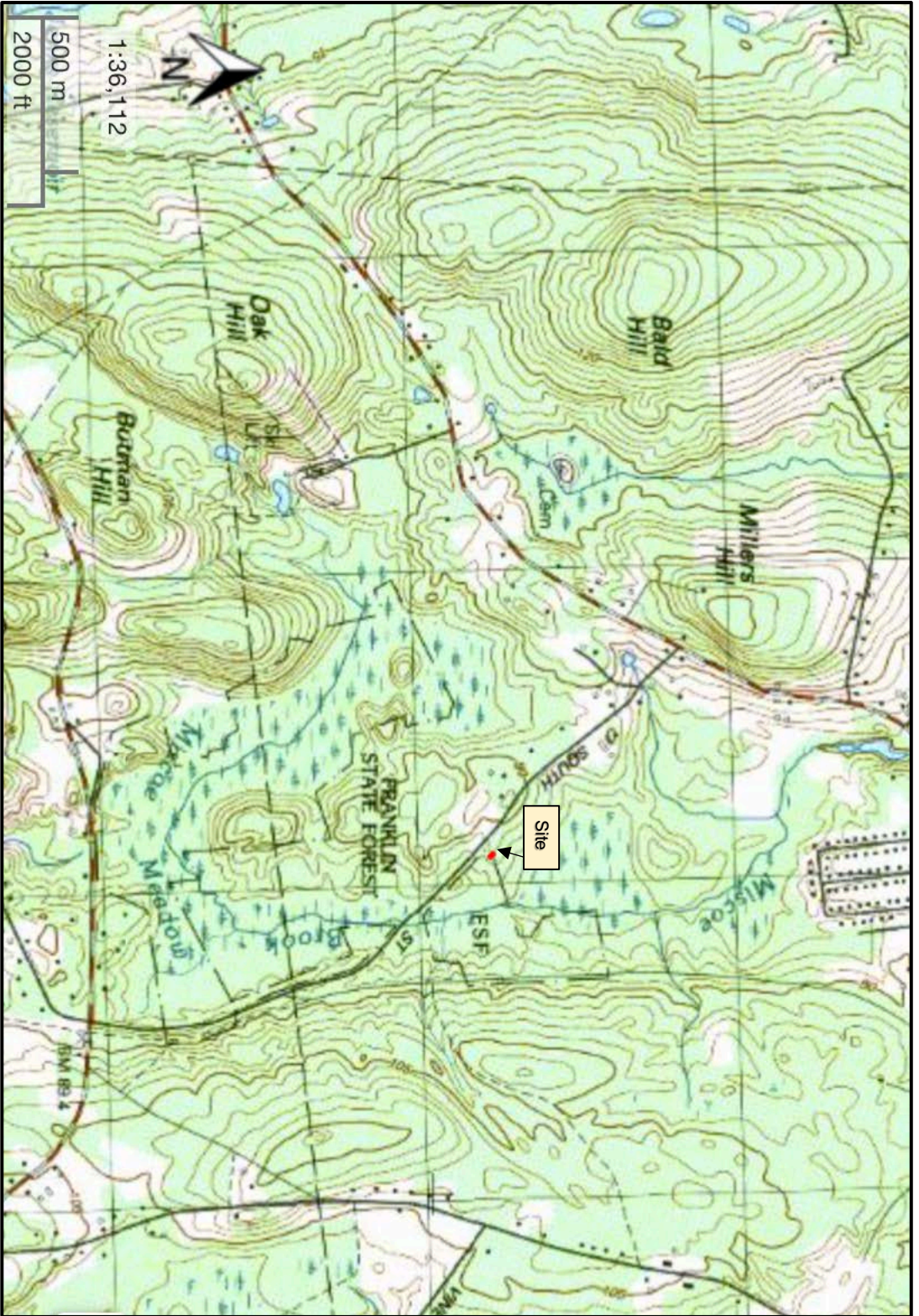


Figure 1 - Site Locus Map
74 South Street
Franklin, Massachusetts

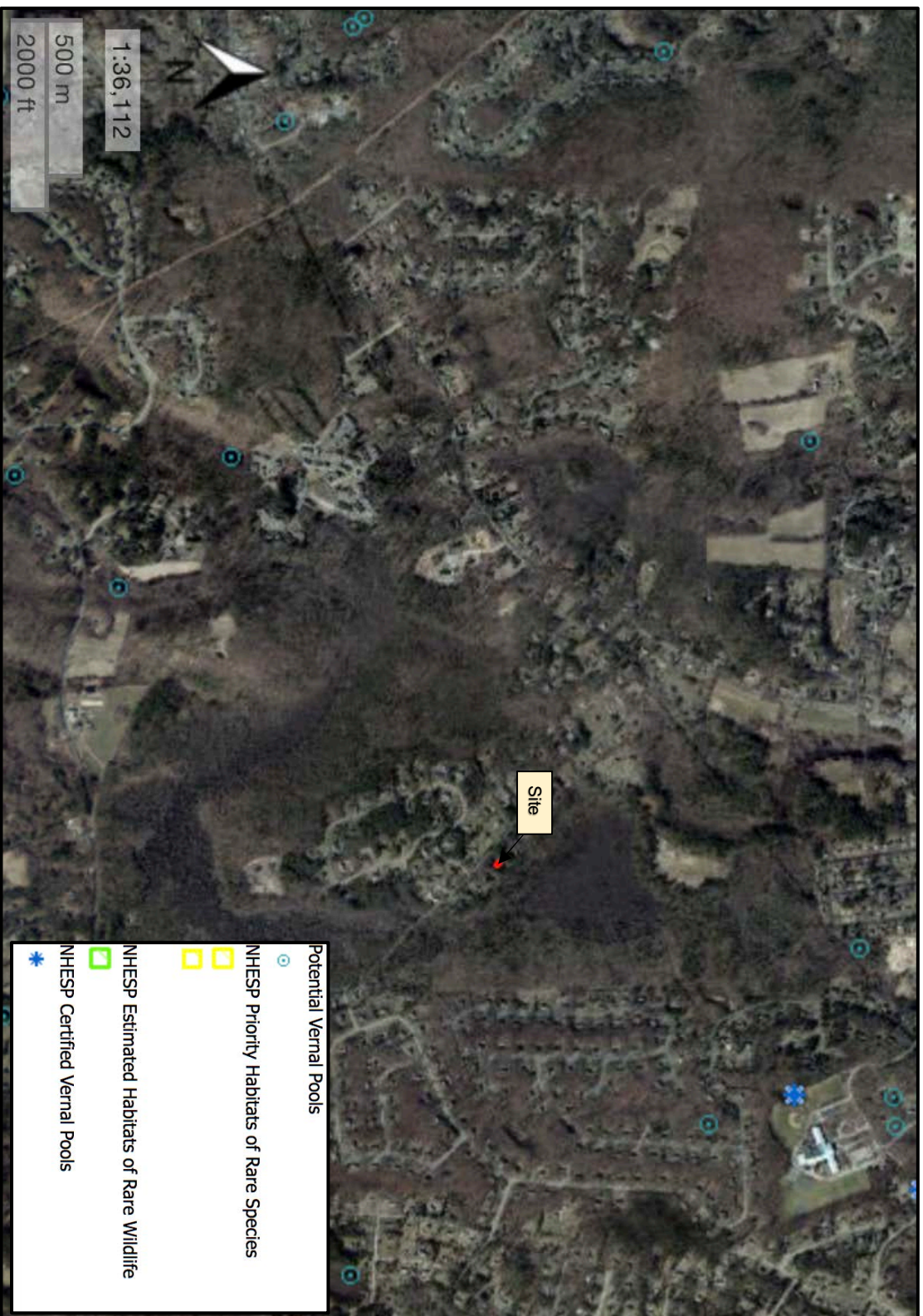


Figure 2 – Natural Heritage and Endangered Species Map
 74 South Street
 Franklin, Massachusetts

National Flood Hazard Layer FIRMette



Figure 3 - FEMA FIRMette

Legend

SEE THIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS	Without Base Flood Elevation (BFE) Zone A, V, A99 With BFE or Depth Zone AE, AO, AH, VE, AR Regulatory Floodway
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OTHER AREAS OF FLOOD HAZARD	0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X Future Conditions 1% Annual Chance Flood Hazard Zone X Area with Reduced Flood Risk due to Levees. See Notes. Zone X Area with Flood Risk due to Levee Zone D
------------------------------------	--

OTHER AREAS	NO SCREEN Area of Minimal Flood Hazard Zone X Effective LOMRs Area of Undetermined Flood Hazard Zone D
GENERAL STRUCTURES	Channel, Culvert, or Storm Sewer Levee, Dike, or Floodwall

OTHER FEATURES	20.2 Cross Sections with 1% Annual Chance Water Surface Elevation 17.5 Coastal Transect Base Flood Elevation Line (BFE) Limit of Study Jurisdiction Boundary Coastal Transect Baseline Profile Baseline Hydrographic Feature
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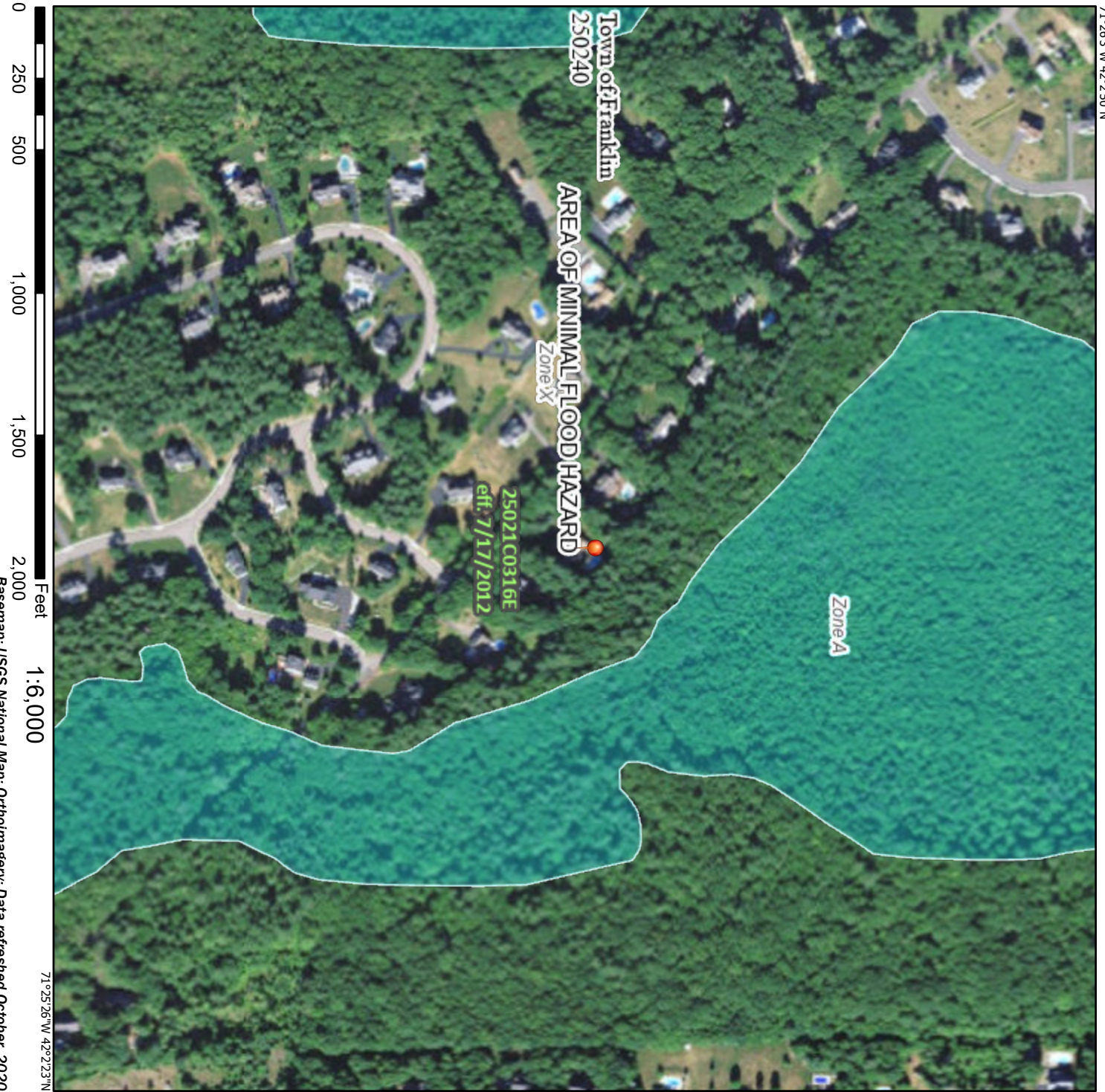
MAP PANELS	Digital Data Available No Digital Data Available Unmapped
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The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on **10/12/2022 at 8:12 PM** and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and undrizzled areas cannot be used for regulatory purposes.



71°26'3\"/>

Introduction

This Notice of Intent (NOI) is being filed under the Massachusetts Wetlands Protection Act (WPA), M.G.L. Chapter 131, Section 40, and the Franklin Wetlands Protection By-law (Chapter 181) for after-the-fact brush cutting and stockpiling within the 100-foot buffer zone and a portion of the locally regulated 50-foot buffer zone to a Bordering Vegetated Wetland at 74 South Street in Franklin, Massachusetts. In addition, the Applicants, Matthew and Sarah Moore, are proposing to construct a 3,240 square foot barn in the backyard behind the existing in-ground swimming pool. In order to construct the barn, 7 trees will need to be removed. Five of the trees and a portion of the proposed barn lie within the 100-foot buffer zone to a Bordering Vegetated Wetland.

As a single-family home project, it is exempt from Massachusetts Stormwater Regulations.

Existing Conditions

The proposed project is located at 74 South Street in Franklin, Massachusetts (Figure 1 - Site Locus Map). The subject property is approximately .4 miles north of the Wrentham town line. It is listed on the Franklin Assessor's Maps as Parcel ID #341-010. The 1.79-acre parcel consists of a two-story wood framed single family home with an attached two-car garage, a paved driveway, a back deck, a landscaped lawn, an in-ground swimming pool with a surrounding fence, and forested uplands and wetlands. It is surrounded by residential properties to the south, east, and west. A large wetland complex is located immediately north of the subject property on land owned by the United States Army Corps of Engineers. Topography at the site varies, ranging from 116 feet in the front side yard to 90 feet at the wetlands at the rear of the property.

Behind the swimming pool in the backyard is a forested upland area which transitions to a forested wetland. The wetland is part of a large forested wetland complex associated with Miscoe Brook which is located off-property to the east. The boundary of the wetland was delineated on October 6, 2022 with pink survey flagging WF1-100 to WF1-110. Dominant vegetation within the wetland consists of red maple (*Acer rubrum*), eastern white pine (*Pinus strobus*), highbush blueberry (*Vaccinium corymbosum*), sensitive fern (*Onoclea sensibilis*), cinnamon fern (*Osmundastrum cinnamomeum*), and common greenbrier (*Smilax rotundifolia*).

The wetland resource area at the property is regulated as Bordering Vegetated Wetland (BVW). According to 310 CMR 10.55 (2), Bordering Vegetated Wetlands are freshwater wetlands that border on creeks, rivers, streams, ponds, and lakes. The boundary of BVW is determined by 50 percent or more wetland indicator plants, and evidence of hydric soils. A 100-foot buffer extends from the boundary of a BVW. Under the Franklin Wetlands Protection By-law, there is a 25-foot and a 50-foot buffer zone offset from the delineated wetland boundary.

According to the FEMA Flood Insurance information for Franklin (Community Panel Number 25021C316E dated 07/17/2012), a small portion at the back of the property lies within the 100-year flood plain (Figure 3 - FEMA FIRM Map). However, no work is proposed within this area.

According to the most recently published information using MassGIS for the Massachusetts Natural Heritage Endangered Species data, there are no Priority Habitats

of Rare Species, Estimated Habitats of Rare Wildlife, or Certified Vernal Pools that occur on or in the vicinity of the property (Figure 2 - NHESP Map).

Proposed Project

As previously discussed, shrubs and dead/downed trees have been removed and stockpiled within the 100-foot buffer zone, a portion of which lies within the 50-foot buffer zone to the wetland boundary. Proposed work includes removing the stockpiles and disposing them off-site, at a suitable location.

In addition, the Applicant is proposing to construct a 3,240 square foot barn in the backyard within this area. Approximately 460 square feet of this barn lies within the outer 80 feet of the 100-foot buffer zone to the BVW. This represents approximately 5.5 percent of the area within the 50 to 100 foot buffer zone. The barn will sit on a concrete slab foundation. In order to level off this area due to the sloping topography, approximately 1,200 cubic yards of fill will need to be installed. Grading will not extend into the 50-foot buffer zone.

Due to the location of the barn, and their proximity to the swimming pool, approximately 7 large trees will need to be removed. These trees consist of eastern white pine, red oak, and red maple of varying sizes. Five of the trees lie within the jurisdictional 100-foot buffer zone. The trees will be cut with a chainsaw and will then be bucked up, branches will be chipped, and logs will be used for firewood. The work will lie entirely within a previously disturbed area behind the swimming pool.

Access to this area of the backyard will be from the existing driveway. Eventually, the paved driveway will be extended down to the entrance to the new barn, outside of the jurisdictional 100-foot buffer zone. However, the Applicant would like to install a gravel bump-out of the driveway to swing vehicles out of the barn. Areas within the 100-foot buffer zone not covered by the barn or the gravel bump-out are proposed to be seeded with a conservation seed mixture.

In total, the proposed work within the buffer zones is equal to approximately 3,138 sf within the 100-foot buffer zone and 690 square feet within the locally regulated 50-foot buffer zone to a BVW.

Mitigation Measures

As previously discussed, the project incorporates mitigation measures to protect and enhance the site.

Erosion Control Barrier

An erosion and sedimentation control barrier consisting of siltation fencing has been installed at the downgradient limits of work to prevent sedimentation. The erosion control barrier will be inspected after every storm event. Any sediment that collects behind the barrier will be removed and will be either reused at the site or disposed of at a suitable offsite location. Any damaged sections of barrier will be repaired or replaced. The barrier will be maintained until the site has been stabilized following the completion of the project.

Cistern

A cistern will be installed adjacent to the proposed barn and existing swimming pool, outside of the 100-foot buffer zone to collect clean rooftop runoff from the barn. Roof runoff will be captured with gutters and directed to the cistern. The cistern will be sized to accommodate 270 cubic feet of volume.

Regulatory Compliance

The proposed work lies within the 100-foot buffer zone and a small portion within the 50-foot buffer zone to the BVW, however, no work is proposed within the locally regulated 25-foot buffer zone or within the wetland resource area. As previously stated, an erosion control barrier has been installed to prevent any sediment from reaching the wetland resource area during construction.

According to the Franklin Wetland Regulations 4.4.1 "Alterations including structures are allowed in the 50-100 foot buffer zone resource area. The Commission may require additional mitigation offsets when the slope within the buffer zone is steeper than 10%. Additionally, mitigation offsets may be required by the Commission when the applicant proposes that more than 30% of the 50-100 foot buffer zone resource area is proposed to be impervious surface."

As previously stated, approximate 5.5 percent of the 50 – 100 foot buffer zone is proposed to become impervious due to the construction of the barn.

Summary

The Applicants, Matthew and Sarah Moore, are filing this Notice of Intent for after-the-fact brush clearing and stockpiling, proposed construction of a barn, and the removal of 5 trees within the state regulated 100-foot buffer zone in the backyard of property located at 74 South Street in Franklin, Massachusetts. An erosion control barrier has been installed at the downgradient limits of work and a cistern will be installed to capture clean rooftop runoff from the proposed barn.

The Applicant requests that the Franklin Conservation Commission find that this project will not adversely impact the adjacent wetland and issue an Order of Conditions for work to proceed as described in this narrative.



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:

74 South Street	Franklin
a. Street Address	b. City/Town
446	\$97.50
c. Check number	d. Fee amount

2. Applicant Mailing Address:

Matthew and Sarah	Moore	
a. First Name	b. Last Name	
c. Organization		
74 South Street		
d. Mailing Address		
Franklin	MA	02038
e. City/Town	f. State	g. Zip Code
270-836-7041	mmoore@blackfordusa.com	
h. Phone Number	i. Fax Number	j. Email Address

3. Property Owner (if different):

_____	_____	
a. First Name	b. Last Name	
c. Organization		
d. Mailing Address		
_____	_____	_____
e. City/Town	f. State	g. Zip Code
_____	_____	_____
h. Phone Number	i. Fax Number	j. Email Address

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.

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

B. Fees (continued)

Step 1/Type of Activity	Step 2/Number of Activities	Step 3/Individual Activity Fee	Step 4/Subtotal Activity Fee
Category 1.a.	2	\$220.00	\$220.00
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

Step 5/Total Project Fee: \$220.00

Step 6/Fee Payments:

Total Project Fee:	<u>\$220.00</u>
	a. Total Fee from Step 5
State share of filing Fee:	<u>\$97.50</u>
	b. 1/2 Total Fee less \$12.50
City/Town share of filing Fee:	<u>\$122.50</u>
	c. 1/2 Total Fee plus \$12.50

C. Submittal Requirements

- a.) Complete pages 1 and 2 and send with a check or money order for the state share of the fee, payable to the Commonwealth of Massachusetts.

Department of Environmental Protection
 Box 4062
 Boston, MA 02211

- b.) **To the Conservation Commission:** Send the Notice of Intent or Abbreviated Notice of Intent; a **copy** of this form; and the city/town fee payment.

To MassDEP Regional Office (see Instructions): Send a copy of the Notice of Intent or Abbreviated Notice of Intent; a **copy** of this form; and a **copy** of the state fee payment. (E-filers of Notices of Intent may submit these electronically.)

Town of Franklin Conservation Commission

LOCAL FILING FEE CALCULATION WORKSHEET

1. NOTICE OF INTENT (NOI)

1.1. New Individual Single Family Home (SFH) \$200.00 X
This includes all projects associated with a SFH

1.2. Work Associated with Existing Residential Property \$50.00 _____
Above-ground pools, fences or other incidental projects involving land disturbance that are not covered by the MBZA

1.3. Control of Nuisance Vegetation \$50.00 _____
This category shall not apply to any non-natural deposition of material e.g. vegetative debris

1.4. Subdivisions

Base Fee \$600.00 _____
Infrastructure in Buffer Zone **or** Resource Area
Roads _____ linear feet x \$2.00 = _____
*Drainage Structures _____ X \$10.00 each = _____
Wetland Resource Area Disturbed _____ square feet x \$0.50= _____

(If single family homes are proposed as part of a subdivision application, for each house in jurisdiction, individual NOI fees will apply.)

1.5. Multifamily Dwellings, including Condominium Units:
_____ MFDU x \$100.00 _____

1.6. Commercial/Industrial

Base Fee \$600.00 _____
Infrastructure in Buffer Zone **or** Resource Area

Roads	___ linear feet x \$2.00	= _____
*Drainage Structures	___ X \$10.00 each	= _____
Wetland Resource Area Disturbed	___ square feet x \$0.50	= _____
Buildings	___ X \$125 each	= _____
All Accessory Improvements	\$100.00	= _____

2. REQUEST FOR DETERMINATION (RDA) \$100.00

3. MINOR BUFFER ZONE ACTIVITY (MBZA) \$50.00

4. ABBREVIATED NOTICE OF RESOURCE AREA DETERMINATION (ANRAD)

\$0.50/foot/resource area: = _____

5. OTHER PERMITS/SERVICES

Order of Conditions Extension	\$50.00	_____
Certificate of Compliance Request	\$50.00	_____
Certificate Re-Inspection	\$50.00	_____
Status Letter for Financial Institution	\$100.00	_____
Permit Amendment	\$100.00	_____

6. FILING FEE CALCULATION

Town Share of State Fees (See NOI Wetland Fee Transmittal Form)	\$ <u>\$122.50</u>
Local Filing Fee Calculated Above	\$ <u>\$200.00</u>
TOTAL Due Town of Franklin (Check No.1)	\$ <u>\$322.50</u>

State Share of Filing Fee (See NOI Wetland Fee Transmittal Form)	
TOTAL Due DEP (Check No. 2)	\$ <u>\$97.50</u>

7. ADVERTISING FEE (Check No. 3) TBD

The fee will be the exact amount the newspaper charges for that specific advertisement. Once the advertisement is placed with the paper, by the Conservation Commission, the applicant will be notified of the cost and will be expected to submit a check for that exact amount, payable to the Town of Franklin, to the Conservation Department prior to the first hearing.

*Drainage structures: catch basins, manholes, leaching basins, gutter inlet or any other man-made structure (other than a pipe) for purposes of controlling drainage.

Town of Franklin Conservation Commission

NOTIFICATION TO ABUTTERS

Under the Massachusetts Wetlands Protection Act And The Franklin Wetlands Protection Bylaw

In accordance with the second paragraph of Massachusetts General Laws Chapter 131, Section 40, you are hereby notified of the following proposed project:

McArthur Environmental Consulting, LLC has filed a Notice of Intent with the Franklin Conservation Commission for the cutting shrubs and stockpiling debris, construction of a barn, and the removal of 5 trees within the 100-foot buffer zone on October 25, 2022, under the Wetlands Protection Act (M.G.L c.131 §40).

Copies of the Notice of Intent may be examined during regular office hours by contacting McArthur Environmental Consulting, LLC at mcarthurenvironmental@gmail.com

Copies may also be examined by contacting the Franklin Conservation Department located at 355 East Central Street, Franklin, MA, (508) 520-4929.

Notice of the public hearing including the date, time, and place will be published at least five (5) days in advance in the Milford Daily News.

Notice of the public hearing including the date, time, and place will be posted in the Franklin Town Hall at least forty eight (48) hours in advance of the public hearing.

The public hearing will be held on Thursday, November 10, 2022, at 7:00 PM, via Zoom, and can be accessed through the Conservation Commission agenda for that night, which will be posted on the Town's website 48 hours prior to the meeting. Please call the Conservation Department at (508) 520-4929 if you have any questions.

You may also contact the Massachusetts Department of Environmental Protection, Central Regional Office, Worcester, MA at (508) 792-7650.

Town of Franklin Conservation Commission

AFFIDAVIT OF SERVICE

Under the Massachusetts Wetlands Protection Act

(To be submitted to the Massachusetts Department of Environmental Protection and the Franklin Conservation Commission when filing a Notice of Intent)

I, Susan McArthur hereby certify under the pains and penalties of perjury that on October 25, 2022, I gave Notification to Abutters in compliance with second paragraph of Massachusetts General Laws Chapter 131, Section 40 in connection with the following matter:

A Notice of Intent filed under the Massachusetts Wetlands Protection Act by McArthur Environmental Consulting, LLC with the Franklin Conservation Commission on October 25, 2022 for property located on 74 South Street, Franklin, MA.

The Notification to Abutters form and list of the abutters to whom it was given and their addresses are attached to the Affidavit of Service.

Susan McArthur

October 20, 2022

Signature

Date



300 foot Abutters List Report

Franklin, MA
October 18, 2022

Subject Property:

Parcel Number: 341-010-000
CAMA Number: 341-010-000-000
Property Address: 74 SOUTH ST

Mailing Address: MOORE MATTHEW P&SARAH O TRS
MIRAGE TRUST
74 SOUTH ST
FRANKLIN, MA 02038

Abutters:

Parcel Number: 336-010-000
CAMA Number: 336-010-000-000
Property Address: SOUTH ST

Mailing Address: UNITED STATES OF AMERICA USA
ARMY CORP OF ENGINEER
696 VIRGINIA RD
CONCORD, MA 01742-2751

Parcel Number: 336-011-000
CAMA Number: 336-011-000-000
Property Address: SOUTH ST

Mailing Address: UNITED STATES OF AMERICA
696 VIRGINIA RD
CONCORD, MA 01742-2751

Parcel Number: 336-019-000
CAMA Number: 336-019-000-000
Property Address: 66 SOUTH ST

Mailing Address: SMITH KEITH SMITH SANDRA
66 SOUTH ST
FRANKLIN, MA 02038

Parcel Number: 341-004-019
CAMA Number: 341-004-019-000
Property Address: 7 OPAL CIR

Mailing Address: SULLIVAN CHRISTOPHER G SULLIVAN
CHERYL L
7 OPAL CIR
FRANKLIN, MA 02038

Parcel Number: 341-004-020
CAMA Number: 341-004-020-000
Property Address: 3 OPAL CIR

Mailing Address: HOWARD WILLIAM S HOWARD DIANE
3 OPAL CIR
FRANKLIN, MA 02038

Parcel Number: 341-004-038
CAMA Number: 341-004-038-000
Property Address: 2 JADE ST

Mailing Address: POWERS MICHAEL J POWERS
BARBARA
2 JADE ST
FRANKLIN, MA 02038

Parcel Number: 341-004-039
CAMA Number: 341-004-039-000
Property Address: 79 SOUTH ST

Mailing Address: SABA MICHAEL SABA LISA L
79 SOUTH ST
FRANKLIN, MA 02038

Parcel Number: 341-004-040
CAMA Number: 341-004-040-000
Property Address: 77 SOUTH ST

Mailing Address: SMITH DANIEL I SMITH EILEEN A
77 SOUTH ST
FRANKLIN, MA 02038

Parcel Number: 341-004-041
CAMA Number: 341-004-041-000
Property Address: 75 SOUTH ST

Mailing Address: BEERS SAMANTHA BEERS DANIEL
75 SOUTH ST
FRANKLIN, MA 02038

Parcel Number: 341-009-000
CAMA Number: 341-009-000-000
Property Address: 70 SOUTH ST

Mailing Address: SIMMS ANTHONY SIMMS JILL
70 SOUTH ST
FRANKLIN, MA 02038



www.cai-tech.com

This information is believed to be correct but is subject to change and is not warranted.



300 foot Abutters List Report

Franklin, MA
October 18, 2022

Parcel Number: 341-010-000
CAMA Number: 341-010-000-000
Property Address: 74 SOUTH ST

Mailing Address: MOORE MATTHEW P&SARAH O TRS
MIRAGE TRUST
74 SOUTH ST
FRANKLIN, MA 02038

Parcel Number: 341-011-000
CAMA Number: 341-011-000-000
Property Address: 76 SOUTH ST

Mailing Address: TRUPIANO JEROME M TRUPIANO
DONNA M
76 SOUTH ST
FRANKLIN, MA 02038

Parcel Number: 341-012-000
CAMA Number: 341-012-000-000
Property Address: 82 SOUTH ST

Mailing Address: BARKER EDWARD J BARKER TINA
MARIE
82 SOUTH ST
FRANKLIN, MA 02038

Parcel Number: 341-013-000
CAMA Number: 341-013-000-000
Property Address: 84 SOUTH ST

Mailing Address: MACPHERSON BRADFORD EARL
MACPHERSON MOLLY JOHANNA
84 SOUTH ST
FRANKLIN, MA 02038



www.cai-tech.com

This information is believed to be correct but is subject to change and is not warranted.



Photo #1: View of the wetland in backyard.



Photo #2: Photo of area of cleared brush with stockpiles.

Site Photographs:

74 South Street

Franklin, MA

Photos taken: October 6, 2022



Photo #3: View proposed trees to be removed. Note the house and swimming pool in background.



Photo #4: Another photo of wetland in backyard.

Vegetated Wetland Delineation Field Data Form

Applicant: Matt & Sarah Moore Prepared by: McArthur Environmental Project Location: 74 South St., Franklin, MA DEP File #: _____

Check all that apply:

- Vegetation alone presumed adequate to delineate BVW boundary: fill out Section I only
- Vegetation and other indicators of hydrology used to delineate BVW boundary: fill out Sections I and II
- Method other than dominance test used (attach additional information)

Section I. Vegetation Observation Plot Number: 1 (wet) Transect Number: 1 Date of Delineation: 10/6/2022

A. Sample Layer and Plant Species (by common/scientific name)	B. Percent Cover (or basal area)	C. Percent Dominance	D. Dominant Plant (yes or no)	E. Wetland Indicator Category*
--	-------------------------------------	----------------------	----------------------------------	-----------------------------------

Trees:

Eastern white pine (<i>Pinus strobus</i>)	20.5%	25%	Yes	UPL
Red maple (<i>Acer rubrum</i>)	63%	75%	Yes	FAC*

Shrubs:

Highbush blueberry (<i>Vaccinium corymbosum</i>)	38%	100%	Yes	FACW-*
--	-----	------	-----	--------

Ground Cover:

Cinnamon fern (<i>Osmundastrum cinnamomea</i>)	63%	100%	Yes	FACW*
--	-----	------	-----	-------

Use an asterisk to mark indicator plants: plant species listed in the wetlands Protection Act (MGL c.131, s.40); plants in the genus *Sphagnum*; plants listed as FAC, FAC+, FACW-, FACW+, FACW+, or OBL; or plants with physiological or morphological adaptations. If any plants are identified as wetland indicator plants due to physiological or morphological adaptations, describe the adaptation next to the asterisk.

Vegetation conclusion:

Number of dominant wetland indicator plants: 3 Number of non-wetland indicator plants: 1

Is the number of dominant wetland plants equal to or greater than the number of dominant non-wetland plants: yes no

If vegetation alone is presumed adequate to delineate the BVW boundary, submit this form with the Request for Determination of Applicability or Notice of Intent.

Section II. Indicators of Hydrology

Hydric Soil Interpretation

1. Soil Survey

Is there a published soil survey for this site? Yes No

title/date: Norfolk and Suffolk Counties

map number: **422C**

soil type mapped: Canton fine sandy loam, 8 to 15 percent slopes, extremely stony

hydric soil inclusions: no

Are field observations consistent with soil survey? Yes No

Remarks:

Other Indicators of Hydrology: (check all that apply and describe)

- Site inundated: _____
- Depth to free water in observation hole: _____
- Depth to soil saturation in observation hole: _____
- Water marks: _____
- Drift lines: _____
- Sediment deposits: _____
- Drainage patterns in BVW: _____
- Oxidized rhizospheres: _____
- Water-stained leaves: _____
- Recorded data (stream, lake, or tidal gauge; aerial photo; other): _____
- Other: _____

2. Soil Description

Horizon	Depth	Matrix Color	Mottles Color
0	2-0"	Organic	
A	0-7"	10YR 2/1	
B	7-15"	10YR 4/2	

Remarks:

3. Other:

Conclusion: Is soil hydric? Yes No

Vegetation and Hydrology Conclusion		Yes	No
Number of wetland indicator plants greater than or equal to number of non-wetland indicator plants	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Wetland hydrology present:			
hydric soil present	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
other indicators of hydrology present	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Sample location is in BVW	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

Vegetated Wetland Delineation Field Data Form

Applicant: Matt & Sarah Moore Prepared by: McArthur Environmental Project Location: 74 South Street, Franklin DEP File #: _____

Check all that apply:

- Vegetation alone presumed adequate to delineate BVW boundary: fill out Section I only
- Vegetation and other indicators of hydrology used to delineate BVW boundary: fill out Sections I and II
- Method other than dominance test used (attach additional information)

Section I. Vegetation Observation Plot Number: 1 (upl) Transect Number: 1 Date of Delineation: 10/6/2022

A. Sample Layer and Plant Species (by common/scientific name)	B. Percent Cover (or basal area)	C. Percent Dominance	D. Dominant Plant (yes or no)	E. Wetland Indicator Category*
Trees:				
Eastern white pine (<i>Pinus strobus</i>)	20.5%	21%	Yes	UPL
Red maple (<i>Acer rubrum</i>)	38%	39%	Yes	FAC*
Northern red oak (<i>Quercus rubra</i>)	38%	39%	Yes	FACU-
Saplings				
Eastern white pine (<i>Pinus strobus</i>)	20.5%	66%	Yes	UPL
Northern red oak (<i>Quercus rubra</i>)	10.5%	33%	Yes	FACU-
Shrubs:				
Highbush blueberry (<i>Vaccinium corymbosum</i>)	3%	100%	Yes	FACW-*
Ground Cover:				
Starflower (<i>Trientalis borealis</i>)	3%	8%	No	FAC*
Cinnamon fern (<i>Osmundastrum cinnamomeum</i>)	10.5%	31%	Yes	FACW*
Haystacked fern (<i>Demstaedia punctilobula</i>)	20.5%	60%	Yes	NL

Use an asterisk to mark indicator plants: plant species listed in the wetlands Protection Act (MGL c.131, s.40); plants in the genus *Sphagnum*; plants listed as FAC, FAC+, FACW-, FACW-, FACW+, or OBL; or plants with physiological or morphological adaptations. If any plants are identified as wetland indicator plants due to physiological or morphological adaptations, describe the adaptation next to the asterisk.

Vegetation conclusion:

Number of dominant wetland indicator plants: 4 Number of non-wetland indicator plants: 5

Is the number of dominant wetland plants equal to or greater than the number of dominant non-wetland plants: yes no

If vegetation alone is presumed adequate to delineate the BVW boundary, submit this form with the Request for Determination of Applicability or Notice of Intent.

Section II. Indicators of Hydrology

Hydric Soil Interpretation

1. Soil Survey

Is there a published soil survey for this site? Yes No

title/date: Norfolk and Suffolk Counties

map number: 422C

soil type mapped: Canton fine sandy loam, 8 to 15 percent slopes, extremely stony

hydric soil inclusions: no

Are field observations consistent with soil survey? Yes No

Remarks:

2. Soil Description	Depth	Matrix Color	Mottles Color
0	2-0"	organic	--
A	0-6"	7.5YR 2.5/2	
B	6-13"	7.5YR 4/3	

Remarks:

3. Other:

Conclusion: Is soil hydric? Yes No

Other Indicators of Hydrology: (check all that apply and describe)

- Site inundated: _____
- Depth to free water in observation hole: _____
- Depth to soil saturation in observation hole: _____
- Water marks: _____
- Drift lines: _____
- Sediment deposits: _____
- Drainage patterns in BVW: _____
- Oxidized rhizospheres: _____
- Water-stained leaves: _____
- Recorded data (stream, lake, or tidal gauge; aerial photo; other): _____
- Other: _____

Vegetation and Hydrology Conclusion		Yes	No
Number of wetland indicator plants greater than or equal to number of non-wetland indicator plants	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Wetland hydrology present:			
hydric soil present	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
other indicators of hydrology present	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Sample location is in BVW	<input type="checkbox"/>	<input checked="" type="checkbox"/>	



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
WPA Form 9 – Enforcement Order
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

DEP File Number: _____

A. Violation Information

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



This Enforcement Order is issued by:

Franklin 10/11/2022
 Conservation Commission (Issuing Authority) Date

To:

Matthew and Sarah Moore
 Name of Violator
74 South Street, Franklin, MA 02038
 Address

1. Location of Violation:

Property Owner (if different)
74 South Street
 Street Address
Franklin 02038
 City/Town Zip Code
341 010
 Assessors Map/Plat Number Parcel/Lot Number

2. Extent and Type of Activity (if more space is required, please attach a separate sheet):

The property owner cleared and removed small shrubs, saplings, herbaceous vegetation, and leaf litter within the 25 to 100-foot Buffer Zone without the Franklin Conservation Commission approval.

B. Findings

The Issuing Authority has determined that the activity described above is in a resource area and/or buffer zone and is in violation of the Wetlands Protection Act (M.G.L. c. 131, § 40) and its Regulations (310 CMR 10.00), because:

- the activity has been/is being conducted in an area subject to protection under c. 131, § 40 or the buffer zone without approval from the issuing authority (i.e., a valid Order of Conditions or Negative Determination).



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
WPA Form 9 – Enforcement Order
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

DEP File Number: _____

B. Findings (cont.)

the activity has been/is being conducted in an area subject to protection under c. 131, § 40 or the buffer zone in violation of an issuing authority approval (i.e., valid Order of Conditions or Negative Determination of Applicability) issued to:

_____	_____
Name	Dated
_____	_____
File Number	Condition number(s)

- The Order of Conditions expired on (date): _____ Date
- The activity violates provisions of the Certificate of Compliance.
- The activity is outside the areas subject to protection under MGL c.131 s.40 and the buffer zone, but has altered an area subject to MGL c.131 s.40.
- Other (specify):

C. Order

The issuing authority hereby orders the following (check all that apply):

- The property owner, his agents, permittees, and all others shall immediately cease and desist from any activity affecting the Buffer Zone and/or resource areas.
- Resource area alterations resulting from said activity shall be corrected and the resource areas returned to their original condition.
- An after-the-fact MBZA*
 A restoration plan shall be filed with the issuing authority on or before 10/25/2022
 Date

for the following:

The Applicant shall file an after-the-fact MBZA. _____

The restoration shall be completed in accordance with the conditions and timetable established by the issuing authority.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands
WPA Form 9 – Enforcement Order
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

DEP File Number: _____

C. Order (cont.)

- Complete the attached Notice of Intent (NOI). The NOI shall be filed with the Issuing Authority on or before:

_____ Date

for the following:

No further work shall be performed until a public hearing has been held and an Order of Conditions has been issued to regulate said work.

- The property owner shall take the following action (e.g., erosion/sedimentation controls) to prevent further violations of the Act:

The Applicant shall install a siltation fence or biodegradable compost wattles along the 25-foot No Touch Zone/Boundary line to mitigate for any soil erosion occurring due to the removal of shrubs, saplings, herbaceous vegetation and leaf litter.

Failure to comply with this Order may constitute grounds for additional legal action. Massachusetts General Laws Chapter 131, Section 40 provides: "Whoever violates any provision of this section (a) shall be punished by a fine of not more than twenty-five thousand dollars or by imprisonment for not more than two years, or both, such fine and imprisonment; or (b) shall be subject to a civil penalty not to exceed twenty-five thousand dollars for each violation". Each day or portion thereof of continuing violation shall constitute a separate offense.

D. Appeals/Signatures

An Enforcement Order issued by a Conservation Commission cannot be appealed to the Department of Environmental Protection, but may be filed in Superior Court.

Questions regarding this Enforcement Order should be directed to:

Breeka Li Goodlander

_____ Name

508-520-4847

_____ Phone Number

M-T 8-4, W 8-6, Th 8-4, Fri 8-1

_____ Hours/Days Available

Issued by:

Franklin

_____ Conservation Commission

Conservation Commission signatures required on following page.



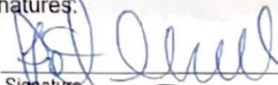
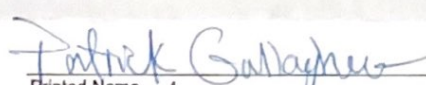

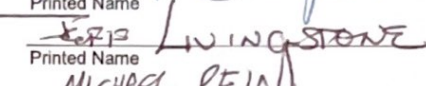
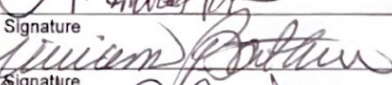
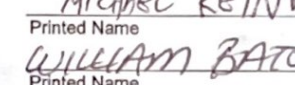

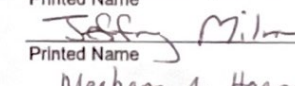
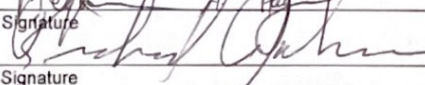
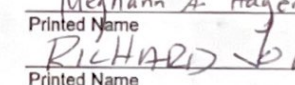
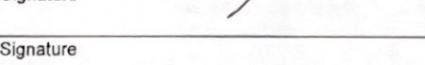

Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
WPA Form 9 – Enforcement Order
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

DEP File Number: _____

D. Appeals/Signatures (cont.)

In a situation regarding immediate action, an Enforcement Order may be signed by a single member or agent of the Commission and ratified by majority of the members at the next scheduled meeting of the Commission.

Signatures:

 Signature	 Printed Name
 Signature	 Printed Name
 Signature	 Printed Name
 Signature	 Printed Name
 Signature	 Printed Name
 Signature	 Printed Name
_____ Signature	_____ Printed Name

9489 0090 0027 6064 1805 24

Signature of delivery person or certified mail number

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n3 architecture
 30 Anthony Road
 Hopedale, MA 01747
 www.n3architecture.com
 chris@n3architecture.com

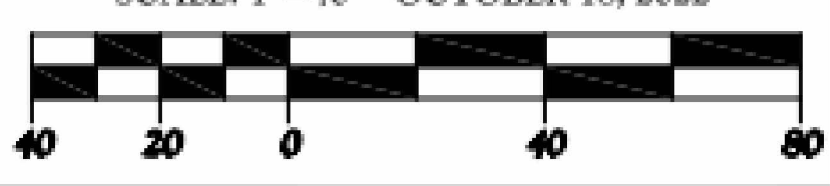
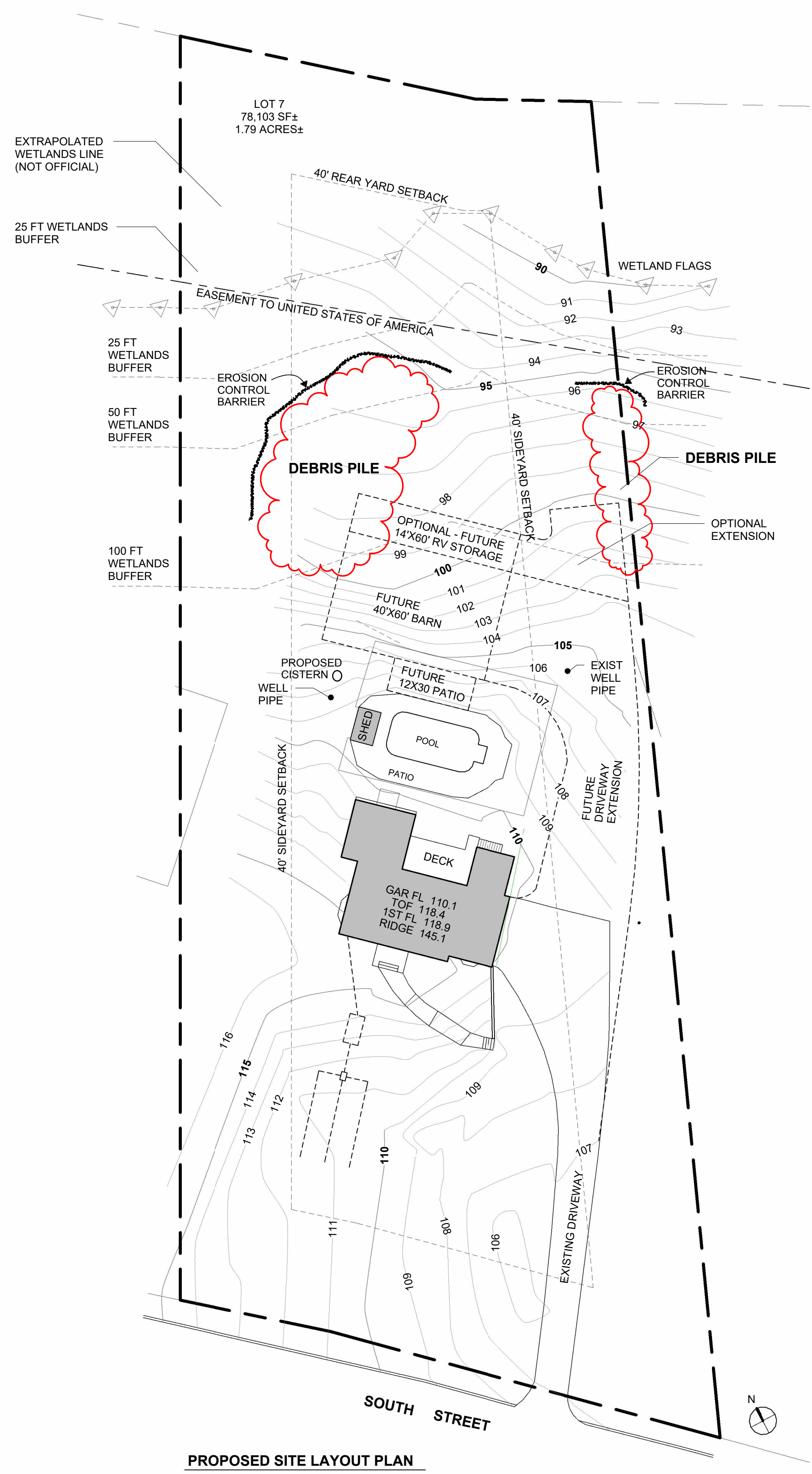
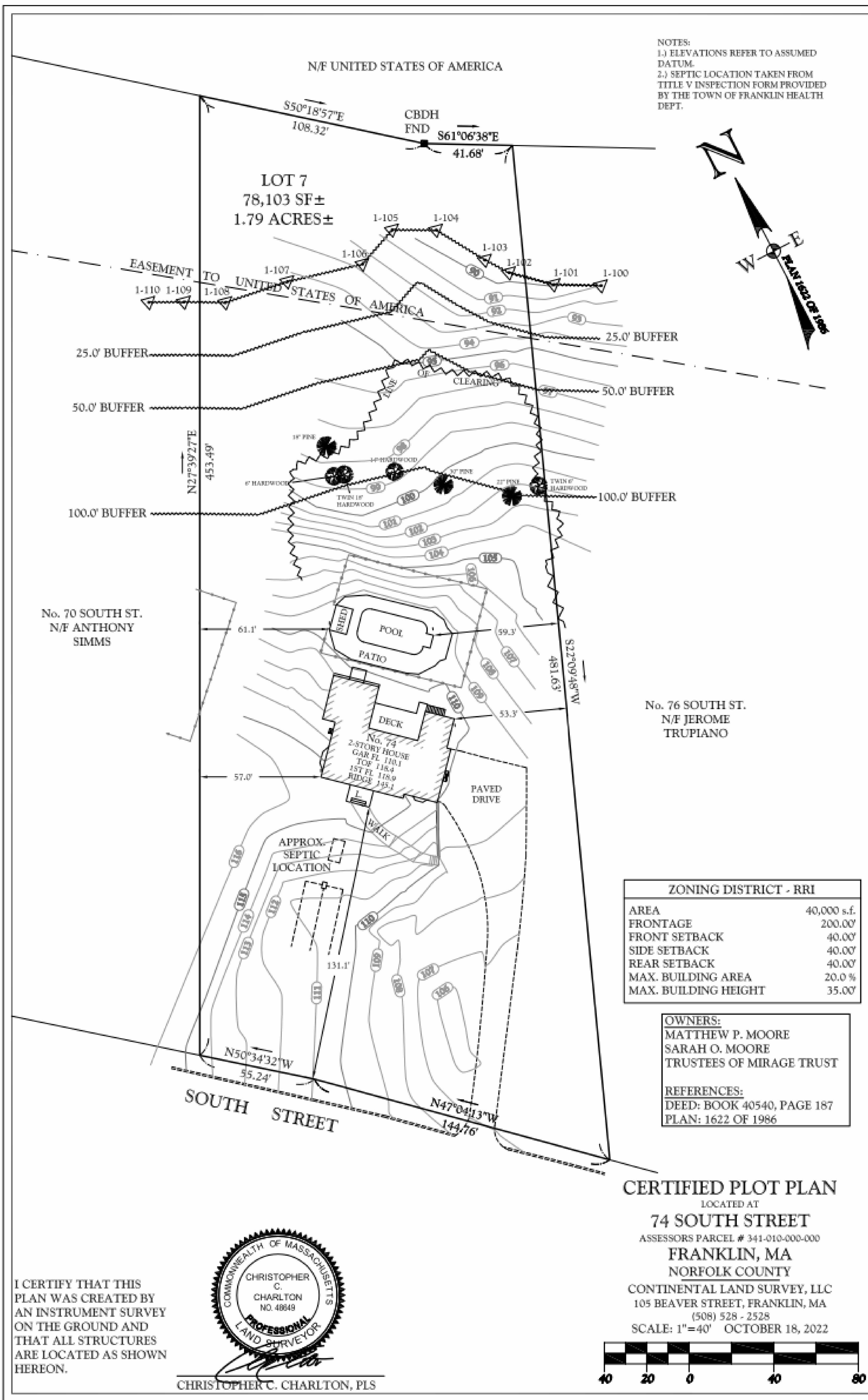
Site Layout
 74 South Street, Franklin, MA 02038
The Moore Family

Survey / Site
 Layout Plan

Scale: 1" = 30'-0"
 When Printed on 24"x36" Paper

A-01.01

n3 architecture project number
 2022-027-0101



January 4, 2023

Ms. Breeka Lí Goodlander, Agent
Town of Franklin Conservation Commission
355 East Central Street
Franklin, MA 02038

Re: 74 South Street
MassDEP File No. 159-1259
Notice of Intent Peer Review

Dear Ms. Goodlander:

BETA Group, Inc. (BETA) has reviewed documents and plans for the project entitled: **74 South Street** located at in Franklin, Massachusetts. This letter is provided to present BETA's findings, comments, and recommendations.

BASIS OF REVIEW

The following supplemental documents were received by BETA and will form the basis of the review:

- Notice of Intent entitled **Notice of Intent 74 South Street Franklin, Massachusetts**; prepared by McArthur Environmental Consulting, LLC.; dated October 2022.
- Plan (1 Sheet) entitled **Certified Plot Plan**; prepared by Continental Land Survey, LLC; dated October 18, 2022; stamped and signed by Christopher C. Charlton, MA P.L.S No. 48649.
- Plan (1 Sheet) entitled **Site Layout**; prepared by n3 Architecture; dated October 21, 2022.

Review by BETA included the above items along with the following, as applicable:

- Site visit on December 30, 2022
- **Massachusetts Wetlands Protection Act 310 CMR 10.00** effective October 24, 2014
- **Wetlands Protection Chapter 181 From the Code of the Town of Franklin**, dated August 20, 1997
- **Conservation Commission Bylaws Chapter 271 From the Code of the Town of Franklin**, dated July 11, 2019
- **Town of Franklin Conservation Commission Regulations**, dated October 3, 2019
- **Town of Franklin Best Development Practices Guidebook**, dated September 2016

SITE AND PROJECT DESCRIPTION

The Site includes one (1) parcel located at 74 South Street in Franklin, Massachusetts, further identified by the Franklin Assessor's Office as Assessor's Parcel 341-010-000-000. The Site is bounded to the north by protected open space consisting of undeveloped woodlands and wetlands, and to the east, west, and south by residential properties. At the rear of the property is an easement to the United States of America in association with the protected Article 97 land. The Site is developed with an existing single-family home and associated amenities including an attached garage, paved driveway, septic system, in-ground pool, attached deck, landscaped and hardscaped areas, and a shed.

Resource Areas Subject to Protection under the Massachusetts Wetlands Protection Act (M.G.L. ch.131 s.40) and its implementing regulations at 310 CMR 10.00 (collectively “the Act”), as well as the Town of Franklin Wetlands Protection Bylaw (Chapter 181) and its associated regulations (collectively “the Bylaw”) present at the Site include Bordering Vegetated Wetlands (BVW).

The Site is not located within any Wellhead Protections Areas (Zone I, Zone II, & Interim) or Surface Water Protection Areas (Zone A, B, or C). There are also no Outstanding Resource Waters (ORWs) or Areas of Critical Environmental Concern (ACEC) present, and the most recent Natural Heritage and Endangered Species Program (NHESP) mapping does not depict any Priority Habitat of Rare Species or Estimated Habitat of Rare Wildlife at the Site. There are no NHESP-mapped Certified or Potential Vernal Pools located within 100 feet of the Site; however, a Potential Vernal Pool is mapped northeast of the Site within 200 feet of the lot line.

Natural Resource Conservation Service (NRCS) soil maps of the Site indicate the presence of Merrimac Fine Sand Loam with a Hydrologic Soil Group (HSG) rating of A, and Canton Fine Sandy Loam with a HSG rating of B. According to the FEMA Flood Insurance Rate Map (FIRM) community panel number 25021C316E, dated effective July 17, 2012, the northern property line is partially within a Flood Zone A with no published Base Flood Elevation (BFE).

An Enforcement Order was issued by the Franklin Conservation Commission on October 11, 2022 for unauthorized vegetation clearing within the 25-to-100-foot buffer zone to the BVW at the Site. The Applicant seeks after the fact approval for work completed subject to the Enforcement Order, in addition to newly proposed Site improvements. Proposed work includes the following activities (collectively referred to as “the Project”):

- Removal and disposal of debris stockpiles associated with previous vegetative clearing within the buffer zone;
- Construction of a 3,240 square foot (sf) barn inclusive of an 840 sf RV storage area partially within the 100-foot buffer zone;
- Installation of a cistern to capture stormwater runoff from the barn;
- Extension of the existing paved driveway of which portions that are located within the 100-foot buffer zone will be gravel; and
- Removal of 5 trees within the 100-foot buffer zone.

Additional work is proposed at the Site, such as the installation of a 360 sf patio and extension of the paved driveway that is located outside of the 100-foot buffer zone. This work is outside of jurisdiction under the Act and the Bylaw and therefore, it is not included within this review.

The Project will result in temporary and permanent impacts within the buffer zone to BVW Subject to Protection under the Act and the Bylaw.

ADMINISTRATIVE AND PLAN COMMENTS

The plan set (as identified above) is missing information and requires additional information for clarity.

Table 1. NOI Plan

NOI Plan Requirements	Yes	No
Scale of 40'=1" or larger	✓	
North Arrow (with reference)	✓	

Topographic contours (2' intervals)	✓	
Existing Conditions Topography (with source and date of survey)		✓(See Comment A2)
Proposed Topography		✓ (See Comment A3)
Existing and Proposed Vegetation	✓	
Existing Structures and Improvements	✓	
Resource Areas and Buffer Zones labeled	✓	
Location of Erosion Controls	✓	
Details of Proposed Structures	✓	
Construction Sequence and Schedule		✓(See Comment A4)
Registered PLS Stamp (Existing Condition Plans Only)	✓	
Assessors' Reference	✓	
Abutting Property Assessors' Reference		✓ (See Comment A5)
Survey Benchmark		✓ (See Comment A6)
Accurate Plan Scale	✓	

PLAN AND GENERAL COMMENTS

- A1. A file number has been issued by the Massachusetts Department of Environmental Protection (MassDEP) with no technical comments.
- A2. Include the date(s) and method(s) of the topographic survey in the plan notes.
- A3. Include proposed topographic contours associated with the construction of the barn, driveway, and patio.
- A4. Provide a Construction Schedule and Sequence in the plan notes (Bylaw Section 7.18.1.14.).
- A5. Include assessors' references of the abutting properties.
- A6. Include the survey benchmark.

WETLAND RESOURCE AREAS AND REGULATORY REVIEW

BETA has conducted an onsite and regulatory review of the submitted documents and plans, focusing on compliance with Resource Area definitions and Performance Standards set forth in the Act and the Bylaw. The Project is proposed within buffer zone only and as such is not subject to specific Performance Standards under the Act. Although exempt from the MassDEP Stormwater Standards as a single-family home project, a cistern is proposed within uplands west of the barn to capture roof runoff for reuse.

The NOI application includes sufficient narrative information describing the Project, and the proposed impacts within the buffer zone areas have been quantified and generally described. Mitigation measures include use of erosion controls and installation of Stormwater Best Management Practices (BMP's) to manage stormwater runoff from the barn. Although sufficient information has been provided to describe the effects of the work on the interests of the Act, additional information is necessary to demonstrate compliance with the Bylaw.

The Project plans and narrative require administrative revisions including information regarding the topographic survey, proposed Site conditions, and a Construction Sequence and Schedule.

EXISTING CONDITIONS COMMENTS

BETA conducted a Site visit on December 30, 2022 to assess existing conditions, however, as requested, the Resource Area delineation was not reviewed for accuracy under the Act or Bylaw. It is assumed the resource area boundary will be reviewed and confirmed by others. Straw wattles and silt fence were observed to have been installed downgradient of the limit of cleared brush in compliance with the Enforcement Order. Additionally, removal of only the brush and woody debris from the prior completed work in the buffer zone was ongoing.

CONSTRUCTION COMMENTS

- W1. Add a note on the plans indicating how the site will be restored if heavy machinery is required to assist with the existing debris removal or proposed tree removal within the buffer zone.
- W2. Indicate the location of laydown or stockpile areas on the Project plan for use during construction of the barn. These areas should be cited outside of the buffer zone to BVW.
- W3. Provide confirmation that the “optional extension” of the driveway as labeled on the Project plan would consist of gravel as described in the project narrative. The Plan should be updated to indicate this.
- W4. Approximately 1,200 cubic yards of fill will be required for construction of the proposed barn. The Applicant should depict the proposed topography on the plans and the plan should note method of long-term stabilization (i.e. The “Conservation Seed Mix”). In addition, the Applicant should indicate the type of fill proposed and confirm that only clean fill will be used.
- W5. A detail for the cistern and plan showing how water will flow to the cistern should be included on the plans.

MITIGATION COMMENTS

- W6. A method of interim soil stabilization, such as straw mulch, should be provided to cover exposed soils within cleared areas of the buffer zone until permanent stabilization with seed mix can be completed. The Applicant should also provide a schedule for permanent stabilization.
- W7. The Plan should depict the location of the existing erosion control barriers.
- W8. The project narrative indicates use of a conservation seed mix to stabilize cleared areas within 100 feet of the BVW. Specifications of the proposed conservation seed mix should be provided.
- W9. Indicate the anticipated use of the cleared buffer zone area within the 50-100 foot buffer zone, specifically whether this area will be maintained as a lawn or naturalized using the seed mix discussed in W8.

WPA PERFORMANCE STANDARDS COMMENTS

The Project does not propose any work within Resource Areas Subject to Protection under the Act; however, 3,138 square feet of alteration to the buffer zone to BVW is proposed. Erosion controls have already been installed to protect downgradient resource areas per the Enforcement Order.

BYLAW REGULATORY COMMENTS

- W10. The following materials must be submitted per the submission requirements of the Bylaw Regulations:

Ms. Breeka Lí Goodlander, Agent

January 4, 2023

Page 5 of 5

- a. A Vernal Pool Statement (Section 7.7)
- b. A Construction Sequence and Schedule (Section 7.15); and
- c. A Functions and Characteristics Statement (Section 7.10)

W11. The Erosion and Sedimentation Control Plan provided within the narrative should also be included on the Project plans as required under Section 7.12.1.

REVIEW SUMMARY

Based on our review of the NOI submittal and Project plans, the Applicant has provided the Conservation Commission with sufficient information to describe the Site, the work, and the effect of the work on the interests identified in the Act; however, additional information is required to demonstrate compliance of the Project with the Bylaw. If we can be of any further assistance regarding this matter, please contact us at our office.

If we can be of any further assistance regarding this matter, please contact us at our office.

Very truly yours,

BETA Group, Inc.



Elyse Tripp
Staff Scientist



Laura Krause
Project Manager

cc: Amy Love, Town Planner
Bryan Taberner, AICP, Director of Planning & Community Development
Matt Crowley, P.E., BETA
Robert Drake, P.E., BETA

EXISTING CONDITION NOTES:

- THE LOCATION OF EXISTING UTILITIES IS BASED ON AVAILABLE INFORMATION SUCH AS SURFACE FEATURES AND RECORD PLANS. THE SHOWN UTILITY LOCATIONS ARE APPROXIMATE, ARE NOT WARRANTED TO BE CORRECT, AND SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL CONTACT DIGSAFE PRIOR TO CONDUCTING ANY EXCAVATION ON THE SITE.
- OFFSITE FEATURES SUCH AS BUILDING, PAVING LIMITS, UTILITIES, ETC... ARE APPROXIMATE ONLY AND BASED ON MASSGIS AERIAL PHOTOGRAPHS.
- SURVEY BY CONTINENTAL LAND SURVEY, LLC.

EROSION CONTROL NOTES:

- EROSION CONTROLS SHALL BE INSTALLED PRIOR TO ANY EXCAVATION. EROSION CONTROLS SHALL BE MAINTAINED IN GOOD CONDITION AT ALL TIMES. EROSION CONTROLS SHALL REMAIN UNTIL SUCH TIME AS THE ADJACENT DISTURBED AREAS ARE COMPLETELY STABILIZED AS APPROVED BY THE CONSERVATION COMMISSION.
- ALL SOIL STOCKPILES SHALL BE PROTECTED WITH COMPOST SOCK PERIMETER CONTROLS AND SEEDING/STABILIZATION PROTOCOL.
- ALL EXISTING CATCH BASINS NEAR THE SITE AND ALL PROPOSED CATCH BASINS ARE TO BE PROTECTED WITH A SILTSAC UNTIL ALL UPSTREAM AREAS ARE STABILIZED. CLEAN AS NEEDED THROUGHOUT CONSTRUCTION.
- UPON COMPLETION OF CONSTRUCTION, BARE SOILS WITHIN THE PROJECT LIMITS SHALL BE STABILIZED WITH A CONSERVATION SEED MIX.

GRADING NOTES:

- CUT/FILL CALCULATIONS:
 - CUT: ~80 C.Y.
 - FILL: ~1,280 C.Y.
 - TOTAL FILL REQUIRED: ~1,200 C.Y.

LEGEND & ABBREVIATIONS

- CB: EXISTING CATCH BASIN
- CB: PROP. SINGLE-GRATE CATCH BASIN
- CB: PROP. DOUBLE-GRATE CATCH BASIN
- STC:xxx: STORMCEPTOR TREATMENT UNIT
- DMH: DRAIN MANHOLE
- TR. DR.: TRENCH DRAIN
- INFIL. TR.: INFILTRATION TRENCH
- X" D: DRAIN PIPELINE
- RCP: REINFORCED CONCRETE PIPE
- PVC: POLYVINYL CHLORIDE PIPE
- SMH: SEWER MANHOLE
- X" S: SEWER PIPELINE
- OC.O: SEWER SERVICE CLEANOUT
- W: WATER MAIN
- HYD: HYDRANT
- G.V.: WATER GATE VALVE
- C.S.: WATER SERVICE CURB STOP
- M.B.: WATER SERVICE METER BOX
- G: GAS PIPELINE
- L.P.: LIGHT POLE
- U.P.: UTILITY POLE
- G.W.: GUY WIRE
- S.P.: TRAFFIC SIGNAL POLE
- 252: EXISTING CONTOUR
- 252: PROPOSED CONTOUR
- E.O.P.: EDGE OF PAVEMENT
- C.C.B.: INTEGRAL SLOPED BIT. BERM
- V.B.B.: VERTICAL BITUMINOUS BERM
- S.G.C.: SLOPED GRANITE CURB
- V.G.C.: VERTICAL GRANITE CURB
- V.C.C.: VERTICAL CONCRETE CURB
- E.C.S.: EDGE CONCRETE SLAB
- G.V.: GATE VALVE
- C.L.F.: CHAIN LINK FENCE
- W.S.F.: WOOD STOCKADE FENCE
- P.P.F.: PVC PICKET FENCE
- G.R.: GUARD RAIL
- C.C.: HANDICAP CURB CUT

w/f ANTHONY & JILL SIMMS
70 SOUTH STREET
ASSESSORS 341-09

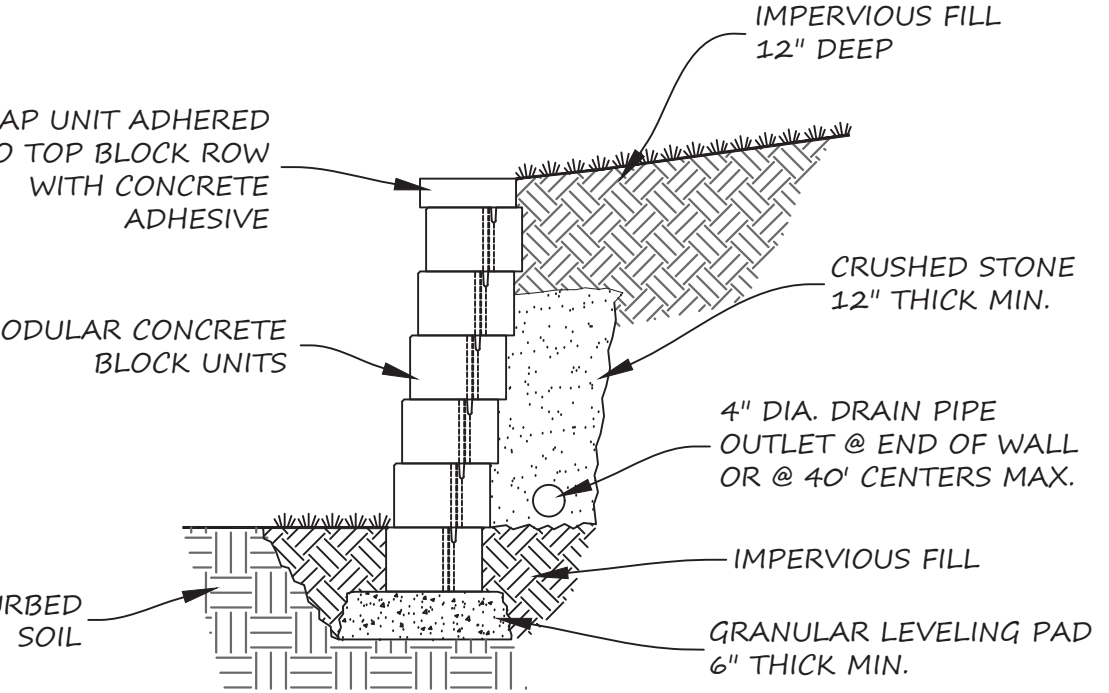
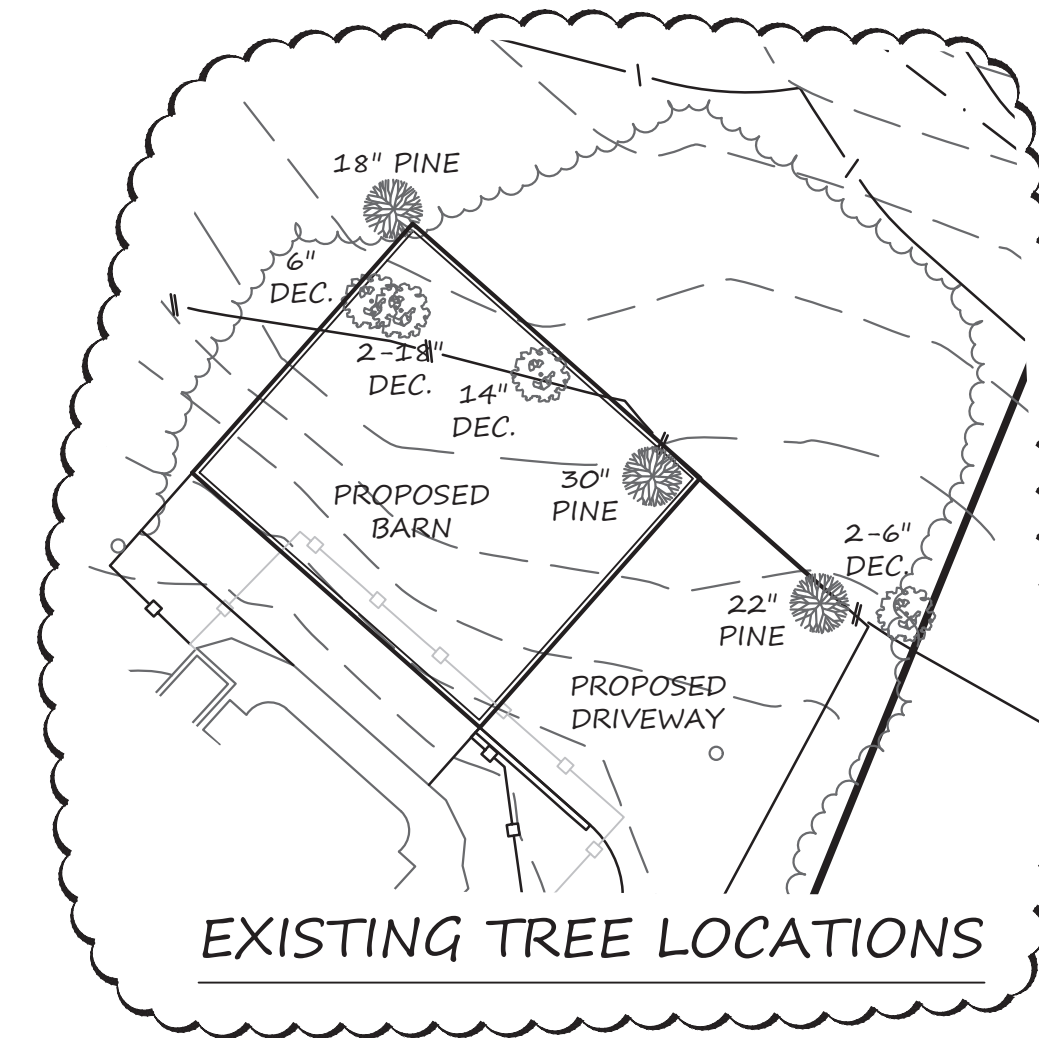
w/f UNITED STATES OF AMERICA
SOUTH STREET
ASSESSORS 336-11

OWNER/APPLICANT
MATTHEW & SARAH MOORE
74 SOUTH STREET
FRANKLIN, MA 02038

ZONING DISTRICT
RURAL RESIDENTIAL 1

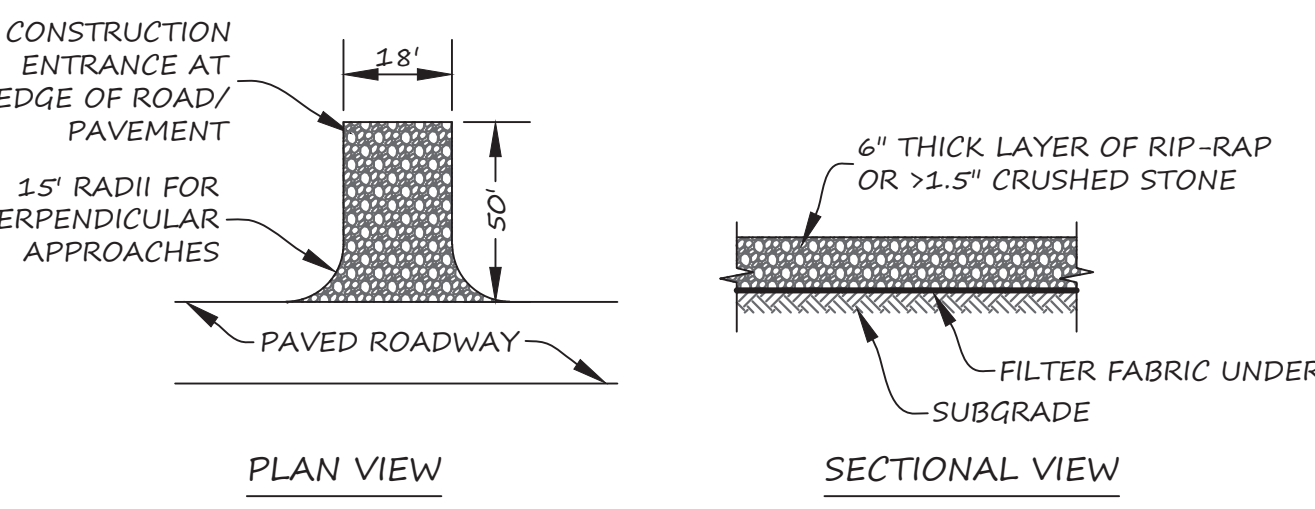
ASSESSORS PARCEL
MAP 341 PARCEL 10

PLAN & DEED REFERENCE
DEED BK 40687 PG 223



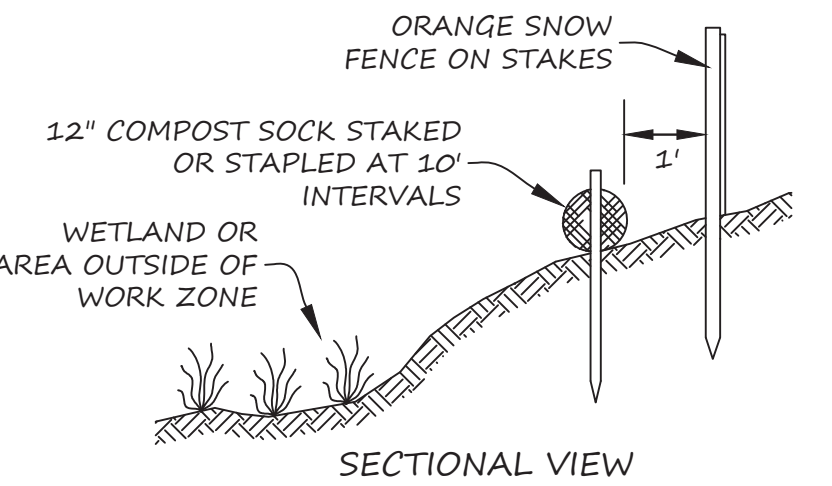
- NOTES:
- SMALL BLOCK UNITS SHALL BE THE SQUARE FOOT PRODUCT BY VERSA-LOK OR APPROVED EQUAL. WALL HEIGHT WITHOUT REINFORCEMENT SHALL BE LIMITED TO 3.5' EXPOSED FACE.
 - WALL HEIGHTS OVER FOUR FEET, INCLUDING FOOTING, MAY REQUIRE A BUILDING PERMIT AND/OR STRUCTURAL DESIGN. CONTRACTOR IS RESPONSIBLE FOR OBTAINING ANY NECESSARY BUILDING PERMITS AND FOR PROVIDING STRUCTURAL WALL DESIGN MEETING THE REQUIREMENTS OF THE MASSACHUSETTS BUILDING CODE, AS DEEMED APPLICABLE BY THE BUILDING INSPECTOR.
 - INSTALLATION SHALL BE IN ACCORDANCE WITH MANUFACTURER RECOMMENDATIONS.

TYPICAL "SMALL BLOCK" RETAINING WALL
NOT TO SCALE



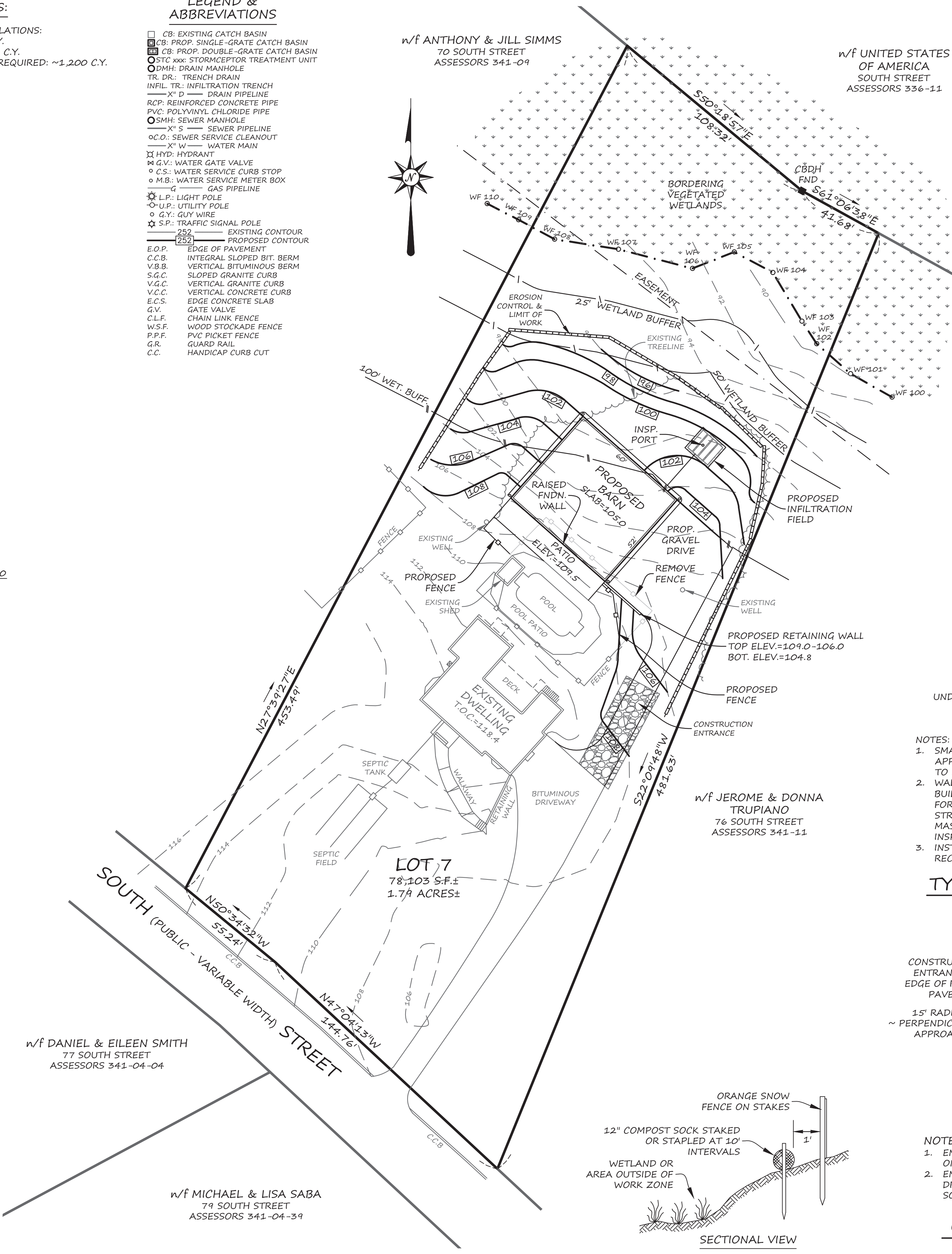
- NOTES:
- ENTRANCE SHALL BE INSTALLED BEFORE ANY EXCAVATION WORK OCCURS ON-SITE.
 - ENTRANCE SHALL BE MAINTAINED IN GOOD CONDITION UNTIL A PAVED DRIVEWAY IS INSTALLED. REPLACE ENTRANCE IF FILLED WITH SOILS OR IF SOILS ARE BEING TRACKED ONTO ADJACENT ROADWAYS.

CONSTRUCTION ENTRANCE DETAIL
NOT TO SCALE



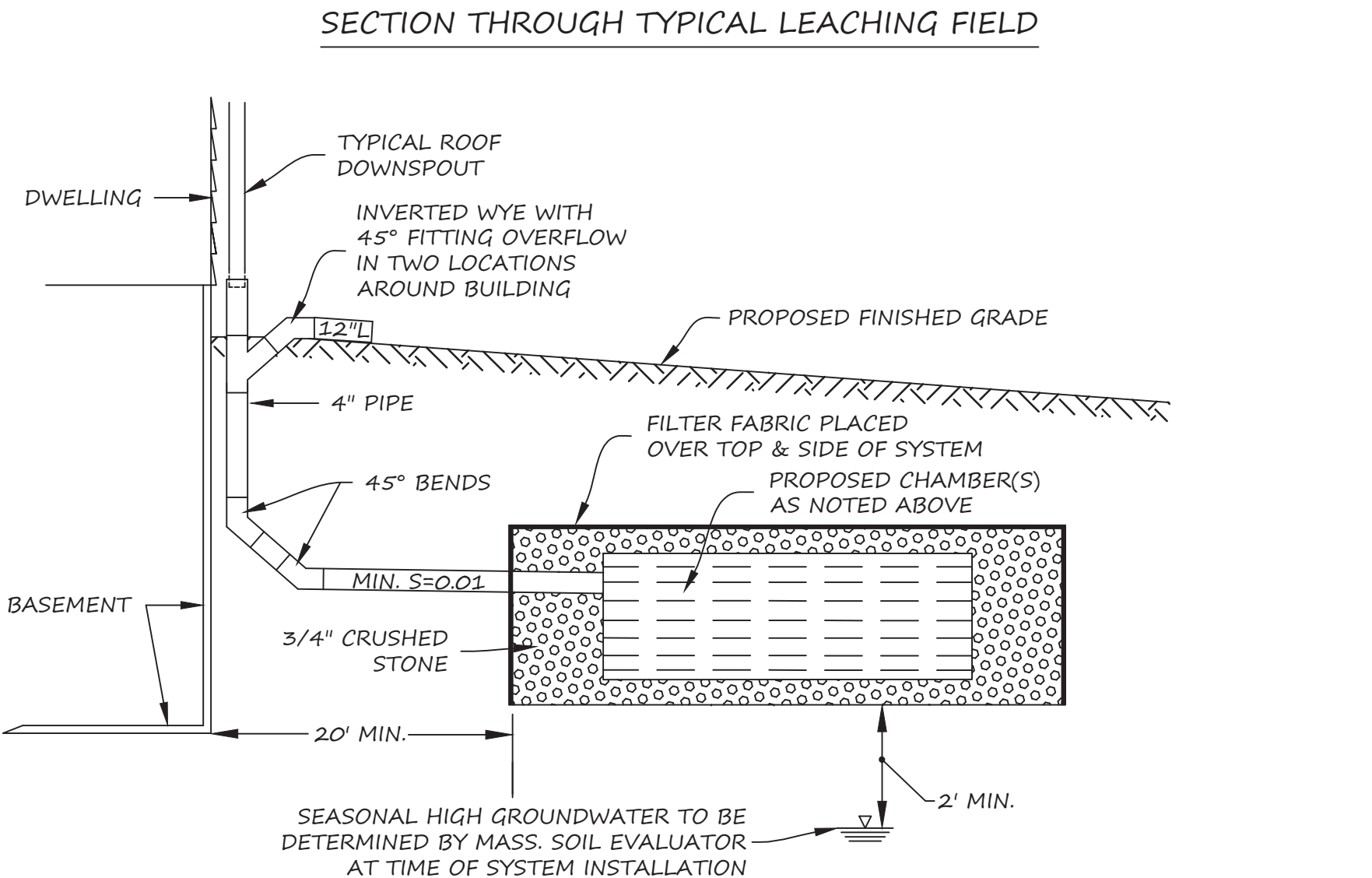
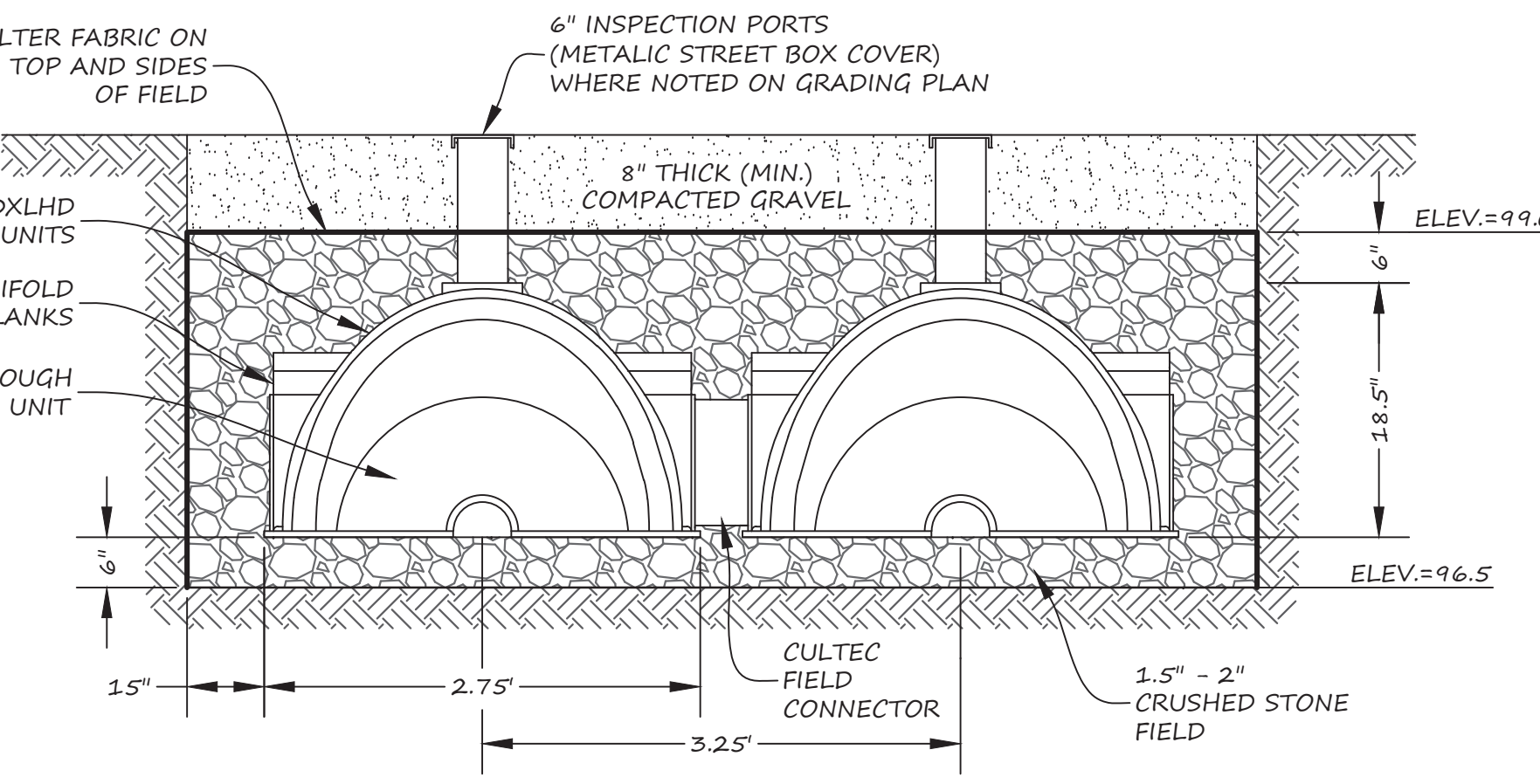
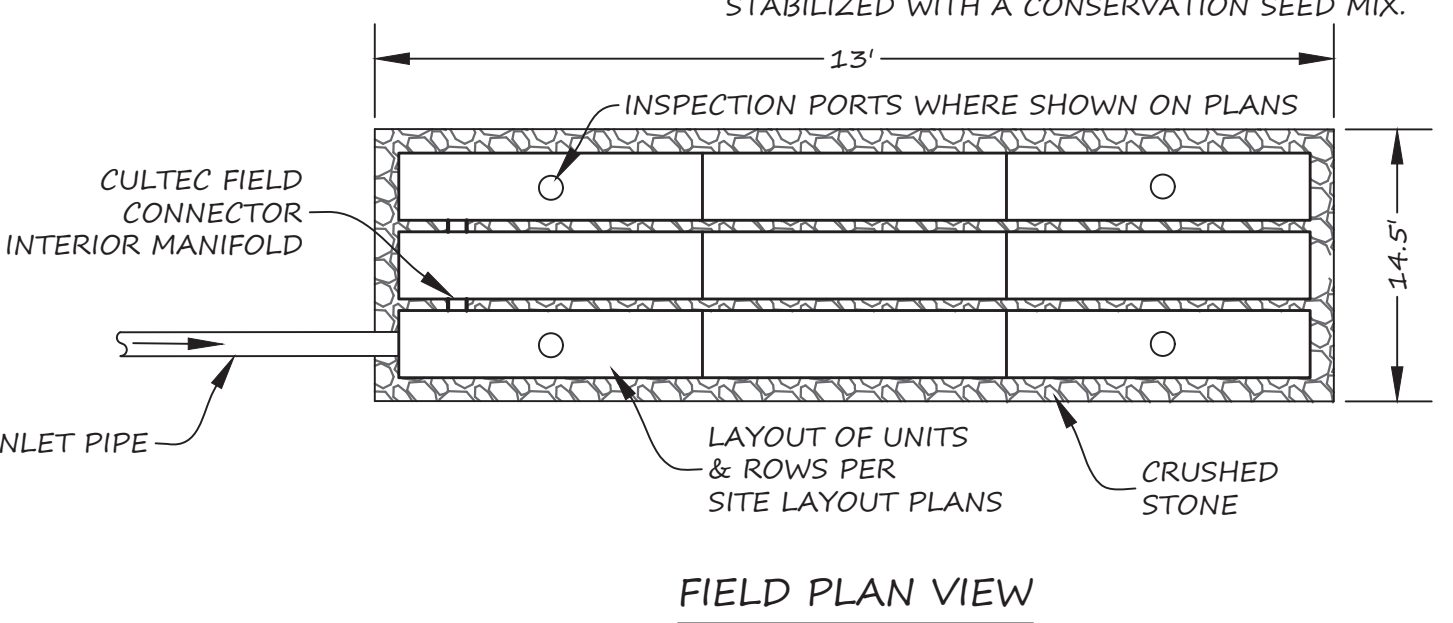
NOTE: NON-BIODEGRADABLE SOCK SHELL FILLED WITH COMPOST MEDIA. JOINTS SHALL BE OVERLAPPED BY AT LEAST TWO FEET. ORANGE SNOW FENCE IS ONLY NEEDED IF THERE IS EVIDENCE OF THE COMPOST SOCK BEING BURIED BY CONSTRUCTION ACTIVITIES.

EROSION CONTROL DETAIL (COMPOST SOCK)
NOT TO SCALE



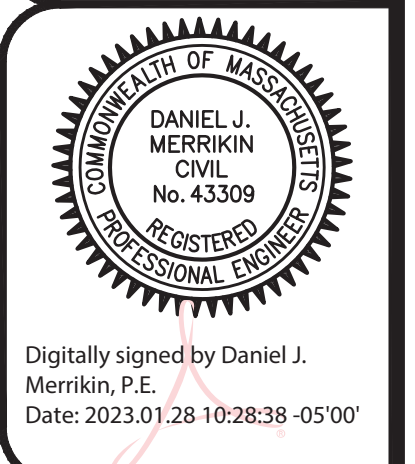
w/f DANIEL & EILEEN SMITH
77 SOUTH STREET
ASSESSORS 341-04-04

w/f MICHAEL & LISA SABA
79 SOUTH STREET
ASSESSORS 341-04-39

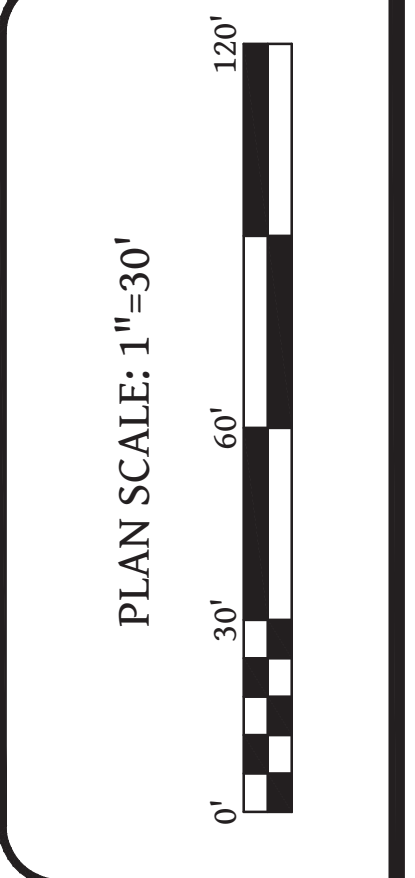


- NOTES:
- INFILTRATION TRENCH UNITS TO BE RECHARGER 150XLHD AS MANUFACTURED BY CULTREC, INC., 878 FEDERAL ROAD, BROOKFIELD, CT 06804, OR APPROVED EQUAL. APPROVED EQUALS MUST CONTAIN AT LEAST THE SAME TOTAL SYSTEM STORAGE VOLUME AND BOTTOM AREA.
 - INSTALLATION SHALL BE IN ACCORDANCE WITH MANUFACTURER RECOMMENDATIONS.
 - TWO-TRENCH SYSTEM CROSS-SECTION SHOWN. MULTIPLE TRENCHES WOULD USE THE SAME EXTERIOR STONE THICKNESS AND INTERIOR CHAMBER SEPARATION VALUES.
 - INFILTRATION TRENCH UNITS SHALL BE ABLE TO WITHSTAND H-20 LOADINGS.
 - THIS ROOF RUNOFF LEACHING SYSTEM WAS DESIGNED TO CAPTURE 1-INCH OF RUNOFF FROM THE ENTIRE ROOF AREA OF THE PROPOSED BARN SHOWN ON THIS PLAN (APPROX. 3,120 S.F.). MIN. 260 C.F. STORAGE REQUIRED.
 - THE COMPLETED ROOF RUNOFF COLLECTION SYSTEM MUST COLLECT RUNOFF FROM THE ENTIRE ROOF AREA OF THE PROPOSED BARN. THE SYSTEM DESIGNED HAS A STORAGE CAPACITY OF 261 C.F.
 - PIPING FOR THE ROOF DOWNSPOUT COLLECTION SYSTEM MAY BE SCHEDULE 40 PVC OR HDPE.
 - USE OF "EQUIVALENT" SYSTEMS REQUIRE VOLUME CALCULATION VERIFICATION BY THE DESIGN ENGINEER.

ROOF RUNOFF INFILTRATION FIELD
NOT TO SCALE



Digitally signed by Daniel J. Merritt, P.E.
Date: 2023.01.28 10:28:38 -05'00'



REVISION	DATE	BY

74 SOUTH STREET
PROPOSED
PLAN OF LAND
IN
FRANKLIN, MA

730 MAIN STREET
SUITE 2C
MILLIS, MA 02054
508-376-8883(o)





February 23, 2023

Ms. Breeka Lí Goodlander, Agent
Town of Franklin Conservation Commission
355 East Central Street
Franklin, MA 02038

Re: 74 South Street
MassDEP File No. 159-1259
Notice of Intent Peer Review 2

Dear Ms. Goodlander:

BETA Group, Inc. (BETA) has reviewed the revised documents and plans for the project entitled: **74 South Street** located in Franklin, Massachusetts. This letter is provided to present BETA's findings, comments, and recommendations based off the most current Notice of Intent (NOI) and construction plan submission.

BASIS OF REVIEW

The following supplemental documents were received by BETA and will form the basis of the review:

- Letter entitled **Notice of Intent—Responses to Peer Review**; prepared by Patrick Gallagher of McArthur Environmental Consulting, LLC.; dated February 15, 2023.
- Revised plan (1 Sheet) entitled **74 South St. Proposed Plan of Land in Franklin, MA**; prepared by Legacy Engineering; dated January 27, 2023; stamped and signed by Daniel J. Merrikin, MA P.E. No 43309.

Review by BETA included the above items along with the following, as applicable:

- Site visit on December 30, 2022
- **Massachusetts Wetlands Protection Act 310 CMR 10.00** effective October 24, 2014
- **Wetlands Protection Chapter 181 From the Code of the Town of Franklin**, dated August 20, 1997
- **Conservation Commission Bylaws Chapter 271 From the Code of the Town of Franklin**, dated July 11, 2019
- **Town of Franklin Conservation Commission Regulations**, dated October 3, 2019
- **Town of Franklin Best Development Practices Guidebook**, dated September 2016

PEER REVIEW UPDATE—FEBRUARY 23, 2023

The Applicant has provided revised materials and written comments responses pursuant to BETA's February 4, 2023 peer review letter. For ease of review, BETA's original comments from the February 4, 2023 peer review letter are included in plain text. Comment responses attributed to McArthur Environmental Consulting, LLC (MEC) letter are prefaced with "MEC:". BETA's most recent responses are prefaced with "BETA2:".

Although the Applicant has provided supplemental information, BETA's responses in this letter identify additional information that should be provided by the Applicant to fully address previous administrative comments and demonstrate compliance with the Bylaw.

SITE AND PROJECT DESCRIPTION

The Site includes one (1) parcel located at 74 South Street in Franklin, Massachusetts, further identified by the Franklin Assessor's Office as Assessor's Parcel 341-010-000-000. The Site is bounded to the north by protected open space consisting of undeveloped woodlands and wetlands, and to the east, west, and south by residential properties. At the rear of the property is an easement to the United States of America in association with the protected Article 97 land. The Site is developed with an existing single-family home and associated amenities including an attached garage, paved driveway, septic system, in-ground pool, attached deck, landscaped and hardscaped areas, and a shed.

Resource Areas Subject to Protection under the Massachusetts Wetlands Protection Act (M.G.L. ch.131 s.40) and its implementing regulations at 310 CMR 10.00 (collectively "the Act"), as well as the Town of Franklin Wetlands Protection Bylaw (Chapter 181) and its associated regulations (collectively "the Bylaw") present at the Site include Bordering Vegetated Wetlands (BVW).

The Site is not located within any Wellhead Protections Areas (Zone I, Zone II, & Interim) or Surface Water Protection Areas (Zone A, B, or C). There are also no Outstanding Resource Waters (ORWs) or Areas of Critical Environmental Concern (ACEC) present, and the most recent Natural Heritage and Endangered Species Program (NHESP) mapping does not depict any Priority Habitat of Rare Species or Estimated Habitat of Rare Wildlife at the Site. There are no NHESP-mapped Certified or Potential Vernal Pools located within 100 feet of the Site; however, a Potential Vernal Pool is mapped northeast of the Site within 200 feet of the lot line.

Natural Resource Conservation Service (NRCS) soil maps of the Site indicate the presence of Merrimac Fine Sand Loam with a Hydrologic Soil Group (HSG) rating of A, and Canton Fine Sandy Loam with a HSG rating of B. According to the FEMA Flood Insurance Rate Map (FIRM) community panel number 25021C316E, dated effective July 17, 2012, the northern property line is partially within a Flood Zone A with no published Base Flood Elevation (BFE).

An Enforcement Order was issued by the Franklin Conservation Commission on October 11, 2022 for unauthorized vegetation clearing within the 25-to-100-foot buffer zone to the BVW at the Site. The Applicant seeks after the fact approval for work completed subject to the Enforcement Order, in addition to newly proposed Site improvements. Proposed work includes the following activities (collectively referred to as "the Project"):

- Removal and disposal of debris stockpiles associated with previous vegetative clearing within the buffer zone;
- Construction of a 3,240 square foot (sf) barn inclusive of an 840 sf RV storage area partially within the 100-foot buffer zone;
- Installation of a cistern to capture stormwater runoff from the barn;
- Extension of the existing paved driveway of which portions that are located within the 100-foot buffer zone will be gravel; and
- Removal of 5 trees within the 100-foot buffer zone.

Additional work is proposed at the Site, such as the installation of a 360 sf patio and extension of the paved driveway that is located outside of the 100-foot buffer zone. This work is outside of jurisdiction under the Act and the Bylaw and therefore, it is not included within this review.

The Project will result in temporary and permanent impacts within the buffer zone to BVW Subject to Protection under the Act and the Bylaw.

BETA2: The revisions to the Project presented by the Applicant include additional mitigation and stabilization measures. Erosion control notes were added to the plan, in addition to a proposed sediment track-out pad. The previously proposed cistern has been removed and replaced with a sub-surface stormwater infiltration system within the 50 to 100 foot buffer zone. The proposed driveway extension is no longer proposed. A retaining wall is additionally proposed in association with the barn; however, this is proposed outside of the Commission’s jurisdiction.

ADMINISTRATIVE AND PLAN COMMENTS

The plan set (as identified above) is missing information and requires additional information for clarity.

Table 1. NOI Plan

NOI Plan Requirements	Yes	No
Scale of 40’=1” or larger	✓	
North Arrow (with reference)	✓	
Topographic contours (2’ intervals)	✓	
Existing Conditions Topography (with source and date of survey)		✓ BETA2: (See Comment A2)
Proposed Topography	✓	
Existing and Proposed Vegetation	✓	
Existing Structures and Improvements	✓	
Resource Areas and Buffer Zones labeled	✓	
Location of Erosion Controls	✓	
Details of Proposed Structures	✓	
Construction Sequence and Schedule		✓ BETA2: (See Comment A4)
Registered PLS Stamp (Existing Condition Plans Only)	✓	
Assessors’ Reference	✓	
Abutting Property Assessors’ Reference	✓	
Survey Benchmark		✓ BETA2: (See Comment A6)
Accurate Plan Scale	✓	

PLAN AND GENERAL COMMENTS

A1. A file number has been issued by the Massachusetts Department of Environmental Protection (MassDEP) with no technical comments.

BETA2: No response required.

A2. Include the date(s) and method(s) of the topographic survey in the plan notes.

BETA2: Comment remains, the Applicant has not included date(s) and method(s) of topographic survey on plans.

- A3. Include proposed topographic contours associated with the construction of the barn, driveway, and patio.

BETA2: Comment addressed.

- A4. Provide a Construction Schedule and Sequence in the plan notes (Bylaw Section 7.18.1.14.).

BETA2: Comment remains, the Applicant has not included a construction schedule and sequence on the revised plan, as required by the Bylaw.

- A5. Include assessors' references of the abutting properties.

BETA2: Comment addressed.

- A6. Include the survey benchmark.

BETA2: Comment remains.

WETLAND RESOURCE AREAS AND REGULATORY REVIEW

BETA has conducted an onsite and regulatory review of the submitted documents and plans, focusing on compliance with Resource Area definitions and Performance Standards set forth in the Act and the Bylaw. The Project is proposed within buffer zone only and as such is not subject to specific Performance Standards under the Act. Although exempt from the MassDEP Stormwater Standards as a single-family home project, a cistern is proposed within uplands west of the barn to capture roof runoff for reuse.

The NOI application includes sufficient narrative information describing the Project, and the proposed impacts within the buffer zone areas have been quantified and generally described. Mitigation measures include use of erosion controls and installation of Stormwater Best Management Practices (BMP's) to manage stormwater runoff from the barn. Although sufficient information has been provided to describe the effects of the work on the interests of the Act, additional information is necessary to demonstrate compliance with the Bylaw.

The Project plans and narrative require administrative revisions including information regarding the topographic survey, proposed Site conditions, and a Construction Sequence and Schedule.

EXISTING CONDITIONS COMMENTS

BETA conducted a Site visit on December 30, 2022 to assess existing conditions, however, as requested, the Resource Area delineation was not reviewed for accuracy under the Act or Bylaw. It is assumed the resource area boundary will be reviewed and confirmed by others. Straw wattles and silt fence were observed to have been installed downgradient of the limit of cleared brush in compliance with the Enforcement Order. Additionally, removal of only the brush and woody debris from the prior completed work in the buffer zone was ongoing.

CONSTRUCTION COMMENTS

- W1. Add a note on the plans indicating how the site will be restored if heavy machinery is required to assist with the existing debris removal or proposed tree removal within the buffer zone.

MEC: The revised plans now states, "Upon completion of construction, bare soils within the project limits shall be stabilized with a conservation seed mix."

BETA2: Comment addressed, see Erosion Control Note 4.

- W2. Indicate the location of laydown or stockpile areas on the Project plan for use during construction of the barn. These areas should be cited outside of the buffer zone to BVW.

MEC: No soil will be stockpiled within the 100-foot buffer zone. Soil is proposed to be brought in during grading to accommodate the slope at the back of the proposed barn.

BETA2: Comment remains. Stockpile and laydown areas are not depicted on the plans.

- W3. Provide confirmation that the “optional extension” of the driveway as labeled on the Project plan would consist of gravel as described in the project narrative. The Plan should be updated to indicate this.

MEC: The Applicant has removed the extension of the driveway outside of the barn. The drive down to the barn is proposed to be gravel. The revised plan reflects this change.

BETA2: Comment addressed. The revised plan reflects the removal of the driveway extension.

- W4. Approximately 1,200 cubic yards of fill will be required for construction of the proposed barn. The Applicant should depict the proposed topography on the plans and the plan should note method of long-term stabilization (i.e. The “Conservation Seed Mix”). In addition, the Applicant should indicate the type of fill proposed and confirm that only clean fill will be used.

MEC: Approximately 1,200 cubic yards of clean fill shall be brought in to raise the elevation at the back of the proposed barn. Upon completion of construction, the site shall be stabilized with a Conservation Seed Mix. This is shown on the revised plan.

BETA2: Comment addressed. The revised plan indicates the volume of fill required and depicts the proposed. Stabilization of exposed soils is indicated on the plans as Erosion Control Note 4.

- W5. A detail for the cistern and plan showing how water will flow to the cistern should be included on the plans.

MEC: A cistern is no longer planned to be installed at the site. Instead, a Cultech system shall be installed northeast of the proposed barn. It will collect clean rooftop runoff from the barn and infiltrate it into the ground. The new system has been sized to hold 261 cf of storage which will accommodate the runoff from the new barn during a 1-inch storm event.

BETA2: Although a cistern is no longer proposed, a detail has been provided on the plan for the newly proposed infiltration field. Because the proposed infiltration unit is subsurface, it is recommended that installation of this feature be witnessed by the Conservation Commission or their agent.

MITIGATION COMMENTS

- W6. A method of interim soil stabilization, such as straw mulch, should be provided to cover exposed soils within cleared areas of the buffer zone until permanent stabilization with seed mix can be completed. The Applicant should also provide a schedule for permanent stabilization.

MEC: Straw mulch shall be spread over bare soil until the site is stabilized with conservation seed mix.

BETA2: Comment addressed.

- W7. The Plan should depict the location of the existing erosion control barriers.

MEC: The revised plan shows the locations of the erosion and sediment control barriers.

BETA2: Comment addressed.

- W8. The project narrative indicates use of a conservation seed mix to stabilize cleared areas within 100 feet of the BVW. Specifications of the proposed conservation seed mix should be provided.

*MEC: The bare soils within the project limits shall be loamed and seeded with a conservation seed mix consisting of the following or similar species: Virginia Wild Rye (*Elymus virginicus*), Little Bluestem (*Schizachyrium scoparium*), Big Bluestem (*Andropogon gerardii*), Red Fescue (*Festuca rubra*), Switch Grass (*Panicum virgatum*), Partridge Pea (*Chamaecrista fasciculata*), Panicleleaf Tick Trefoil (*Desmodium paniculatum*), Indian Grass (*Sorghastrum nutans*), Blue Vervain (*Verbena hastata*), Butterfly Milkweed (*Asclepias tuberosa*), Black Eyed Susan (*Rudbeckia hirta*), Common Sneezeweed (*Helenium autumnale*), Heath Aster (*Aster pilosus/Symphotrichum pilosum*), Early Goldenrod (*Solidago juncea*), Upland Bentgrass (*Agrostis perennans*).*

BETA2: Comment addressed.

- W9. Indicate the anticipated use of the cleared buffer zone area within the 50-100 foot buffer zone, specifically whether this area will be maintained as a lawn or naturalized using the seed mix discussed in W8.

MEC: Areas within the buffer zone will be planted (naturalized) with herbaceous vegetation as indicated above. There are no plans to create a formal lawn in this area.

BETA2: Comment addressed.

WPA PERFORMANCE STANDARDS COMMENTS

The Project does not propose any work within Resource Areas Subject to Protection under the Act; however, 3,138 square feet of alteration to the buffer zone to BVW is proposed. Erosion controls have already been installed to protect downgradient resource areas per the Enforcement Order.

BYLAW REGULATORY COMMENTS

- W10. The following materials must be submitted per the submission requirements of the Bylaw Regulations:
- a. A Vernal Pool Statement (Section 7.7)
 - b. A Construction Sequence and Schedule (Section 7.15); and
 - c. A Functions and Characteristics Statement (Section 7.10)

BETA2: Comment remains, the Applicant has not included a Vernal Pool Statement, a Construction Sequence and Schedule, or a Functions and Characteristics Statement as is required under the Bylaw.

- W11. The Erosion and Sedimentation Control Plan provided within the narrative should also be included on the Project plans as required under Section 7.12.1.

MEC: Notes regarding sediment control have been added to the revised construction plan.

BETA2: Comment remains. While Erosion Control Notes were added to the plans, these notes do not meet the requirement of the Bylaw.

Ms. Breeka Lí Goodlander, Agent

February 23, 2023

Page 7 of 7

REVIEW SUMMARY

Based on our review of the supplemental materials, comments A2, A4, A6, W2, W10a-c and W11 remain. The Applicant has provided the Conservation Commission with sufficient information to describe the Site, the work, and the effect of the work on the interests identified in the Act; however, additional information is required to show compliance with the Bylaw.

If we can be of any further assistance regarding this matter, please contact us at our office.

Very truly yours,

BETA Group, Inc.



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Staff Scientist



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Project Manager

cc: Amy Love, Town Planner
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