

**NOTICE OF INTENT**

**Site Plan  
175 East Central Street  
Franklin Ford  
Franklin, MA**

**Under the Massachusetts Wetlands Protection Act  
M.G.L. Chapter 131, Section 40  
And  
The Franklin Wetlands Protection By-Law  
Franklin Town Code Section 181**

**PREPARED FOR**

**Franklin Ford, LLC  
175 East Central Street  
Franklin, MA 02038**

**PREPARED BY**

**UNITED CONSULTANTS, INC.  
850 FRANKLIN STREET SUITE 11D  
WRENTHAM, MASSACHUSETTS 02093**

**May 6, 2022**

# United Consultants, Inc.

850 Franklin Street Suite 11D  
Wrentham, MA 02093  
508-384-6560 FAX 508-384-6566

May 6, 2022

Town of Franklin Conservation Commission  
355 East Central Street  
Franklin, Massachusetts 02038

RE: 175 East Central Street – Franklin Ford – Functions and Characteristics Assessment

Dear Commission Members,

The proposed project consists of the construction of an addition to the existing building. A portion of the existing parking area will be removed for the addition. The parking area will be expanded and a stormwater management system will be constructed. Grading and landscaping will also be completed

The following is a functions and characteristics assessment of the proposed project in accordance with the Town of Franklin Conservation Commission Wetlands Protection Bylaw.

1. Public water supply.

The developed portion of the site is located approximately 2,900 feet from the nearest public well. The site is not located within the 400' zone I to the well. The project includes a stormwater system for the building addition and most of the parking area which has been designed to comply with the Massachusetts Storm-water standards. Based on the above no adverse impact to public water supplies is anticipated.

2. Private water supply.

The existing building and the proposed addition will be serviced by municipal water and municipal sewer. The abutting developed properties are supplied with town water. No impact to private water supplies is anticipated.

3. Ground water.

The storm-water system has been designed to comply with the Massachusetts Storm-water standards. No impact to groundwater is anticipated.

4. Flood Control.

There is not a proposed filling of bordering land subject to flooding proposed. The stormwater system has been designed to reduce both the rate and volume of stormwater runoff from the site after construction. Based on this the project should not impact the flood plain.

5. Erosion and Sedimentation Control.

A compost sock has been proposed to encapsulate the work area located on the lot. No material stockpiles will be allowed within the buffer zone. Disturbed area stabilization and plantings have been included on the site plans. Based on the above the project should adequately address the erosion and sedimentation control.

6. Storm Damage Prevention.

The installation of the compost sock and the stabilization of the site should minimize the affects from the project during construction. Additionally, the addition will be built in an area that is currently asphalt pavement. The storm-water systems will reduce the storm-water rate and volume of runoff. The vegetative stabilization of the site will assist with storm-water attenuation and reduce erosion. Based on the above there are not any impacts based on storm damage anticipated.

7. Water Quality.

The installation of the compost sock will prevent silt laden runoff from entering the bordering vegetated wetlands. The vegetative stabilization shall minimize the affects of the project on water quality upon completion of the project. Based on the above no adverse impact are anticipated.

8. Water Pollution Control.

The proposed addition being built in a area that is currently asphalt pavement and the addition of a curb to direct the stormwater to the proposed stormwater system shall improve the water quality sat the site. No filling of bordering vegetated wetlands are being proposed which should minimize the affects on water pollution control. The installation of compost sock and stabilization of the site should minimize the affects to water pollution during construction. The vegetative stabilization shall minimize the affects of the project on water pollution upon completion. The building will be connected to municipal sewer. Based on the above no adverse impacts are anticipated.

9. Fisheries.

The installation of the compost sock will prevent silt laden runoff from entering the bordering vegetated wetlands. Upon completion of the project, which will include adequate vegetative cover the owner will be responsible for maintaining the site vegetation. Based on the above no adverse impacts are anticipated.

10. Shellfish.

Not applicable.

11. Wildlife Habitat.

The project is mostly located within a previously disturbed area consisting of asphalt paving and gravel parking areas.

12. Rare Species Habitat Including Rare Plant Species.

The project is not located within a rare species habitat as shown on the Natural Heritage data layer on the MASSGIS website.

13. Agriculture.

There are not any current agricultural uses located on the property.

14. Aquaculture.

There are not any current aquaculture uses located on the property.

15. Recreation.

The project is located on private property. The proposed work will not impact the public's recreational opportunities to access the private property.

# United Consultants, Inc.

850 Franklin Street Suite 11D  
Wrentham, MA 02093  
508-384-6560 FAX 508-384-6566

Washington Street  
Franklin Flex Space  
Project Narrative

## **Project Narrative / Mitigation Plan**

The site is currently an automobile dealership with an asphalt paved parking area and a gravel area. The project includes a building addition within the existing asphalt paved area, an expansion of the asphalt parking area and the installation of a stormwater management system. The parking lot, grading and stormwater management system is located within the buffer zone of a bordering vegetated wetland. The stormwater system has been designed to reduce the rate and volume of runoff after construction.

The proposed project will be located within the 50 foot to 100 foot buffer zone. The existing gravel parking area will be loamed and seeded which will occur within the 25 foot to 50 foot buffer zone. Upon completion of construction the areas within the compost sock / limit of work will be loamed and seeded or landscaped with plantings and mulch.

The proposed project will not adversely impact the buffer zone resource due to the storm-water system being designed to comply with the Massachusetts Storm-water Standards. Particularly the storm-water systems will attenuate peak flows and will provide a reduction of the rate and volume of runoff in the three storm events that were analyzed (2 year, 10 year and 100 year storm events.) The required volume of recharge has been calculated and provided in the infiltration pond.

During construction the bordering vegetated wetlands will be protected by the compost sock and the resulting interception of silt latent runoff. Upon completion of construction the remaining areas within the compost sock / limit of work will be loamed and seeded or landscaped with plantings and mulch.

The project is scheduled to be completed within one year after all necessary permits are obtained.



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Wrentham, MA 02093  
508-384-6560 FAX 508-384-6566

May 6, 2022

Town of Franklin Conservation Commission  
355 East Central Street  
Franklin, Massachusetts 02038

RE: 175 East Central Street – Franklin Ford – Resource Area Disturbances

Dear Commission Members,

The proposed project consists of the construction of building addition, the expansion of the asphalt parking areas and a storm-water management systems, utility installation, grading and landscaping. Portions of the parking areas will be located within the 50 to 100 foot buffer zone area. The existing gravel area within the 25 foot to 100 foot buffer zone will be loamed and seeded. Upon completion of construction the areas within the compost sock / limit of work will be loamed and seeded or landscaped with plantings and mulch.

The following is a list of resource are disturbances:

Bordering Vegetate Wetlands: 0 S. F.

Bank: 0 L.F.

Land Under Water Bodies: 0 S.F.

Isolated Wetlands: 0 S.F.

Vernal Pool: 0 S.F.

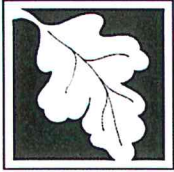
Buffer Zone 0 – 25' – 0 S.F.

Buffer Zone: 25' – 50' – 1,429 S.F.

Buffer Zone: 50' to 100' – 8,501 S.F.

Riverfront: 0 S.F.

100 Yr. Floodplain: 0 S.F OR Cubic Feet



**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:

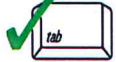
MassDEP File Number

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):

175 East Central Street

a. Street Address

Franklin

b. City/Town

02038

c. Zip Code

Latitude and Longitude:

285

f. Assessors Map/Plat Number

42.08165

d. Latitude

71.38929

e. Longitude

090-000-000

g. Parcel /Lot Number

2. Applicant:

a. First Name

Franklin Ford, LLC

b. Last Name

c. Organization

175 East Central Street

d. Street Address

Franklin

e. City/Town

MA

f. State

02038

g. Zip Code

1-888-651-0091

h. Phone Number

i. Fax Number

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):

Richard

a. First Name

Goodreau

b. Last Name

United Consultants, Inc.

c. Company

850 Franklin Street Suite 11D

d. Street Address

Wrentham

e. City/Town

MA

f. State

02093

g. Zip Code

508-384-6560

h. Phone Number

508-384-6566

i. Fax Number

rick@uci850.com

j. Email address

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

500

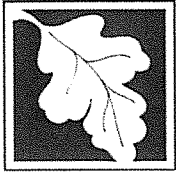
a. Total Fee Paid

237.50

b. State Fee Paid

262.50

c. City/Town Fee Paid



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**A. General Information (continued)**

6. General Project Description:

Expansion of a parking lot and construction of a stormwater management system.

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

- |   |   |
|---|---|
| 1. <input type="checkbox"/> Single Family Home                        | 2. <input type="checkbox"/> Residential Subdivision       |
| 3. <input checked="" type="checkbox"/> Commercial/Industrial          | 4. <input type="checkbox"/> Dock/Pier                     |
| 5. <input type="checkbox"/> Utilities                                 | 6. <input type="checkbox"/> Coastal engineering Structure |
| 7. <input type="checkbox"/> Agriculture (e.g., cranberries, forestry) | 8. <input type="checkbox"/> Transportation                |
| 9. <input type="checkbox"/> 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 CMR 10.24(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

28674

c. Book

b. Certificate # (if registered land)

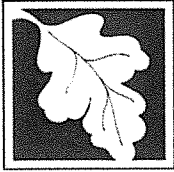
487

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  
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## 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.

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

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
d. <input type="checkbox"/> Bordering Land Subject to Flooding	1. square feet 3. cubic feet of flood storage lost	2. square feet 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:

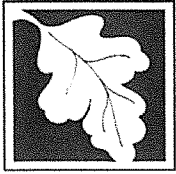
a. total square feet \_\_\_\_\_ b. square feet within 100 ft. \_\_\_\_\_ c. square feet between 100 ft. and 200 ft. \_\_\_\_\_

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. <input type="checkbox"/> Restoration/Enhancement	If the project is for the purpose of restoring or enhancing a wetland resource area in addition to the square footage that has been entered in Section B.2.b or B.3.h above, please enter the additional amount here.	
	a. square feet of BVW _____	b. square feet of Salt Marsh _____
5. <input type="checkbox"/> Project Involves Stream Crossings		
	a. number of new stream crossings _____	b. number of replacement stream crossings _____





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**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/PRI\\_EST\\_HAB/viewer.htm](http://maps.massgis.state.ma.us/PRI_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

May 2022

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

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**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](mailto:dmf.envreview-south@mass.gov)

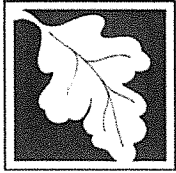
Division of Marine Fisheries -  
North Shore Office  
Attn: Environmental Reviewer  
30 Emerson Avenue  
Gloucester, MA 01930  
Email: [dmf.envreview-north@mass.gov](mailto:dmf.envreview-north@mass.gov)

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).



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## **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**

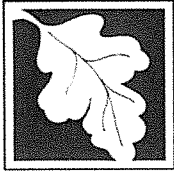
- ☐ This is a proposal for an Ecological Restoration Limited Project. Skip Section D and complete Appendix A: Ecological Restoration Notice of Intent – Minimum Required Documents (310 CMR 10.12).

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.





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**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.

Site Plan Franklin Ford

a. Plan Title

United Consultants, Inc

b. Prepared By

April 14, 2022

d. Final Revision Date

Stormwater Report

f. Additional Plan or Document Title

Carlos Quintal

c. Signed and Stamped by

1" 40

e. Scale

April 14, 2022

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:

37904

2. Municipal Check Number

37905

4. State Check Number

Franklin Ford Sales

6. Payor name on check: First Name

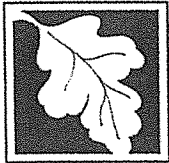
May 17, 2022

3. Check Date

May 17, 2022

5. Check date

7. Payor name on check: Last Name



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**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

2. Date

3. Signature of Property Owner (if different)

4. Date

5. Signature of Representative (if any)

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.



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:

175 East Central Street

a. Street Address

37905

c. Check number

FRanklin

b. City/Town

237.50

d. Fee amount

### 2. Applicant Mailing Address:

a. First Name

Franklin Ford, LLC

c. Organization

175 East Central Street

d. Mailing Address

Franklin

e. City/Town

1-888-651-0091

h. Phone Number

i. Fax Number

MA

f. State

02038

g. Zip Code

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.

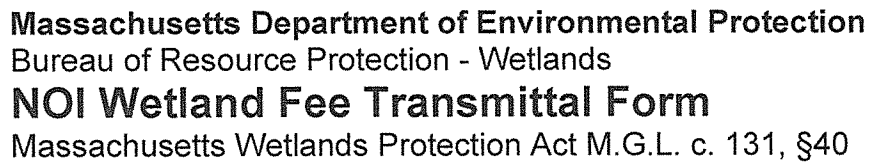
**Step 3/Individual Activity Fee:** Identify each activity fee from the six project categories listed in the instructions.

**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).



Step 1/Type of Activity	Step 2/Number of Activities	Step 3/Individual Activity Fee	Step 4/Subtotal Activity Fee
Parking Lot	1	500	500
Step 5/Total Project Fee:			500

Total Project Fee:	500
	a. Total Fee from Step 5
State share of filing Fee:	237.50
	b. 1/2 Total Fee less \$12.50
City/Town share of filling Fee:	262.50
	c. 1/2 Total Fee plus \$12.50

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.

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.)

# Franklin Ford

- NHESP Priority Habitats of Rare Species
- NHESP Estimated Habitats of Rare Wildlife
- NHESP Certified Vernal Pools
- Property Tax Parcels



**Town of Franklin Conservation Commission**

**RESOURCE AREA IMPACT SUMMARY FORM**

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

<b>Resource Area</b>	<b>Alteration Proposed</b>	<b>Mitigation Proposed</b>
Bordering Vegetated Wetland (SF)	0	0
Bank (LF)	0	0
Land Under Water Bodies (SF)	0	0
Isolated Wetland (SF)	0	0
Vernal Pool (SF)	0	0
Buffer Zone (SF)	9,930	0
Riverfront (SF)	0	0
100-Year Floodplain (CF)	0	0
(SF) = Square Feet (LF) = Linear Feet (CF) = Cubic Feet Flood Storage		



**Site Evaluation & Wetland delineation**

July 17, 2021

**175 East Central Street  
Franklin, Massachusetts**

*Prepared for*

**United Consultants, Inc.  
850 Franklin Street  
Wrentham, MA 02093**

*Prepared by*

**Applied Ecological Sciences**

P.O. Box 184  
Norfolk, MA 02056  
(508) 528-2866  
(508) 740-0438 cell  
email: [rwaldron@earthlink.net](mailto:rwaldron@earthlink.net)

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**Site Evaluation and Wetland Delineation  
175 East Central Street  
Franklin, Massachusetts**

**Introduction**

A site evaluation was conducted at the above referenced property on July 15, 2021. Wetland resource areas protectable under the *Massachusetts Wetlands Protection Act* (M.G.L. c. 131, s. 40), the implementing *Regulations* (310 CMR 10.00), and the Town of Franklin *Wetlands Protection Bylaw* (Chapter 181) and *Conservation Rules and Regulations* were identified and characterized. The upland/wetland boundary to Bordering Vegetated Wetland (BVW) was delineated in the field with red flagging tape. Resulting data describing the floristic, edaphic, and topographic characteristics of the property has been utilized in the preparation of this *Site Evaluation Report*. The following narrative provides a general site description, resource area delineation methodology, and wetland resource descriptions.

**General Site Description**

The subject property encompasses a commercial parcel of land located northerly of East Central Street (Route 140) and westerly of Chestnut Street in Franklin, Massachusetts. Topography of the site is generally flat. The Franklin Ford auto sales company occupies the southern portion of the property. The remainder of the site is forested. Commercial development abuts the site to the southeast and southwest. Residential development abuts the site to the east and northwest. Forested land lies to the north.

**Forested Upland Description**

A moderately dense canopy of Northern Red Oak (*Quercus rubra*), White Oak (*Quercus alba*), Shagbark Hickory (*Carya ovata*), White Ash (*Fraxinus americana*), Red Maple (*Acer rubrum*), Norway Maple (*Acer platanoides*), Box Elder (*Acer negundo*), American Hop Hornbeam (*Ostrya virginiana*), Black Cherry (*Prunus serotina*), Eastern White Pine (*Pinus strobus*), American Beech (*Fagus grandifolia*), and Slippery Elm (*Ulmus rubra*) dominates vegetation within the forested uplands. The woody understory is comprised of saplings from the canopy, Japanese Barberry (*Berberis thunbergii*), Glossy Buckthorn (*Frangula alnus*), Highbush Blueberry (*Vaccinium corymbosum*), Poison Ivy (*Toxicodendron radicans*), Witch-hazel (*Hamamelis virginiana*), and Oriental Bittersweet (*Celastrus orbiculatus*). Ground cover species include seedlings from the canopy and understory, Wild Sarsaparilla (*Aralia nudicaulis*), Lily-of-the Valley (*Convallaria majalis*), Pennsylvania Sedge (*Carex pensylvanica*), Canada Mayflower (*Maianthemum canadense*), Dewberry (*Rubus* spp.), various Asters (*Aster* sp.), Virginia Creeper (*Parthenocissus quinquefolia*), Cinnamon Fern (*Osmunda cinnamomea*), Hay-Scented Fern (*Dennstaedtia punctilobula*), and Japanese Knotweed (*Polygonum cuspidatum*).

## **Soils**

Soils underlying the site consist of excessively drained Merrimac-Urban land complex (MnB 626B), 0% to 8% slopes and very poorly drained Swansea muck (Fm, 52), 0 to 1% slopes (USDA SCS 1989, Map #36, [www.nesoil.com](http://www.nesoil.com)).

## **Wetland Delineation Methodology**

The extent of vegetated wetland was determined through observations of the existing plant communities while verifying wetland hydrology through interpretation of soil characteristics and other indications of surface hydrology. Soils were analyzed for texture and color to determine soil morphology in accordance with the most up to date standards. Evidence of surface hydrology was determined through visual inspection of existing site conditions including typical indicators such as water marks, drift-lines, water-stained leaves, sediment deposits, and drainage patterns.

## **Wetland Resource Description**

Wetland resources associated with the site include Bordering Vegetated Wetland (BVW). Seasonally saturated to seasonally flooded Forested Swamp is located within or adjacent to the northern portion of the site. Topography within the BVW is generally flat with distinct pit and mound micro-topography, drainage patterns, leaf staining, and surface water evident throughout. A moderately dense canopy of Red Maple and Slippery Elm dominates vegetation within the wetland. The woody understory is comprised of saplings from the canopy, Highbush Blueberry, Winterberry (*Ilex verticillata*), Silky Dogwood (*Cornus amomum*), Southern Arrowwood (*Viburnum dentatum*), Poison Ivy, and Common Elderberry (*Sambucus canadensis*). Ground cover species include seedlings from the canopy and understory, Cinnamon Fern, Sensitive Fern (*Onoclea sensibilis*), Royal Fern (*Osmunda regalis*), Skunk Cabbage (*Symplocarpus foetidus*), Sphagnum Moss (*Sphagnum* sp.), Jewelweed (*Impatiens capensis*) and Japanese Knotweed.

*The upland/wetland boundary to BVW is delineated in the field with AES flagging stations #1 through #10.*

## **FEMA Floodplain Designation**

Based on the *Federal Emergency Management Agency Flood Insurance Rate Map* for the Town of Franklin, Massachusetts, (Map No. 25021C0309E), the site is located within Zone X (non-shaded), *Areas determined to be outside the 0.2% annual chance* and Zone X (shaded), *Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% chance annual flood.*

### **NHESP Estimated & Priority Habitat**

According to the *Massachusetts Natural Heritage and Endangered Species Program* habitat map, the site is not located within an Estimated Habitat of Rare Wildlife or a Priority Habitat of Rare Species.

### **Water Supply Protection Areas**

According to the Massachusetts Geographic Information Systems *Water Supply Protection Areas Map*, the site is located within a Zone II groundwater recharge area but not an Interim Wellhead Protection Area (IWPA).

### **Outstanding Resource Water (ORW)**

According to the Massachusetts Geographic Information Systems *Outstanding Resource Waters Map*, the site is not located within a contributing watershed to an ORW.

### **Buffer Zone**

Buffer Zone, as defined at 310 CMR 10.04, means:

*The area of land extending 100 feet horizontally outward from the boundary of any area specified in 310 CMR 10.02(1)(a).*

Under Section XVI of the Town of Franklin *Conservation Rules and Regulations*, Buffer Zone Protections:

*Currently as established by precedent, the Franklin Conservation Commission (Commission) has instituted a 25-Foot no disturb buffer zone from the defined/delineated resource area.*

Under Section XVI A: 0 to 25-Foot Buffer Zone Resource Area:

1. *An applicant shall demonstrate that no work/disturbance including grading activities is proposed within the 25-foot buffer zone resource area.*

Under Section XVI B: 25 to 50-Foot Buffer Zone Resource Area:

1. *Any applicant proposing a project within the 25 to 50-foot buffer zone resource area shall indicate that there are no structures including, but not limited to, concrete, stone, or other impervious foundations and/or slabs for construction purposes that for all intents and purposes would significantly increase runoff. Alteration within the 25 to 50-foot buffer zone resource area is limited to grading, tree clearing, storm water management components, lawns, gardens, and other low impact uses as determined by the Commission or as otherwise approved by the*

*Commission by the variance procedures set forth under Section XVII of these regulations.*

- 2. Areas disturbed prior to June 29, 2006: When there is a pre-existing disturbance (disturbed as part of a previously record Certificate of Compliance or was disturbed prior to the enactment of the Wetlands Protection Act and the Franklin Wetlands Protection Bylaw), and the work proposed is entirely within the previously disturbed area, the applicant may propose impervious surfaces such as pools, buildings, porches, and sheds within the 25 to 50-foot buffer zone resource area. The Commission shall evaluate the proposed uses based upon the demonstration by the applicant that the functions and characteristics of the resource area will not be adversely affected.*

Under Section XVI C: 50 to 100-Foot Buffer Zone Resource Area:

*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. Mitigation offsets may include, but is not limited to, plantings, conversion of impervious to pervious surfaces, and other practices consistent with the Town of Franklin Best Development Practice Handbook.*

The southern portion of the property is contained within the regulatory Buffer Zones.

## **References**

Federal Emergency Management Agency, FEMA Map Service Center, [www.fema.gov](http://www.fema.gov).

Massachusetts Geographic Information Systems, [www.massgis.ma.state.us](http://www.massgis.ma.state.us).

Natural Resources Conservation Service, [www.nesoil.com](http://www.nesoil.com), [websoilsurvey.nrcs.usda.gov](http://websoilsurvey.nrcs.usda.gov).

United States Department of Agriculture, Soil Conservation Service, 1989. *Soil Survey of Norfolk and Suffolk Counties, Massachusetts*.

**Appendix A**  
**DEP Bordering Vegetated Wetland (310 CMR 10.55)**  
**Delineation Field Data Forms**

# DEP Bordering Vegetated Wetland (310 CMR 10.55) Delineation Field Data Form

Applicant: \_\_\_\_\_ Prepared by: Applied Ecological Sciences (AES) Project location: 175 E. Central Street 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)

DP-1 @ AES #9 - #10

Section I.	Vegetation	Observation Plot Number:	DP-1 UPL	Transect Number:	1	Date of Delineation:	7/15/2021
A.	Sample Layer and Plant Species (by common/scientific name)	B. Percent Cover (or dominance ratio)	C. Percent Dominance	D. Dominant Plant (yes or no)	E. Wetland Indicator Category		
<u>Trees</u>							
	Red Maple ( <i>Acer rubrum</i> )	63.0	100%	yes	FAC*		
	TOTAL COVER =		63.0				
<u>Woody Vines:</u>							
	Oriental Bittersweet ( <i>Celastrus orbiculatus</i> )	63.0	93%	yes	NA		
	Poison Ivy ( <i>Toxicodendron radicans</i> )	5.0	7%	no	FACW*		
	TOTAL COVER =		68.0				
<u>Saplings</u>							
	Black Cherry ( <i>Prunus serotina</i> )	63.0	62%	yes	FACU		
	Norway Maple ( <i>Acer platanoides</i> )	38.0	38%	yes	NA		
	TOTAL COVER =		101.0				
<u>Shrubs</u>							
	Black Cherry ( <i>Prunus serotina</i> )	38.0	78%	yes	FACU		
	Japanese Barberry ( <i>Berberis thunbergii</i> )	10.5	22%	yes	FACU		
	TOTAL COVER =		48.5				
<u>Ground Cover</u>							
	Poison Ivy ( <i>Toxicodendron radicans</i> )	63.0	50%	yes	FACW*		
	Dewberry sp. ( <i>Rubus</i> spp.)	63.0	50%	yes	NA		
	TOTAL COVER =		126.0				

## Vegetation conclusion:

Number of dominant wetland indicator plants: 2 Number of dominant non-wetland indicator plants: 3

Is the number of dominant wetland plants equal to or greater than the number of dominant non-wetland plants? No

## Section II. Indicators of Hydrology

### Hydric Soil Interpretation

DP-1 UPL

Other indicators of Hydrology: (check all that apply)

☐ Site inundated:

#### 1. Soil Survey

Is there a published soil survey for this site? Yes

title/date: Soil Survey of Norfolk & Suffolk Counties, Massachusetts, 1989.

map number: 36

soil type mapped: Merrimac-Urban land complex (MnB, 626B), ED, 0% to 8% slopes

hydric soil inclusions: None

Are field observations consistent with soil survey? No

Remarks: Disturbed commercial site.

#### 2. Soil Description

Horizon	Depth	Matrix color	Redoximorphic features
---------	-------	--------------	------------------------

A	0"- 14"	2.5Y 3/2	gsl
---	---------	----------	-----

Bw1	14"- 16"+	10YR 5/6	gsl
-----	-----------	----------	-----

#### Vegetation and Hydrology Conclusion:

Number of wetland indicator plants greater than or equal to non-wetland indicator plants?

yes	no
<input type="checkbox"/>	<input checked="" type="checkbox"/>

Wetland hydrology present?

hydric soil present?

other indicators of hydrology present?

<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/>	<input checked="" type="checkbox"/>

3. Other: Sunny, dry

Conclusion: Is soil hydric? No

Sample location is in a BVW

<input type="checkbox"/>	<input checked="" type="checkbox"/>
--------------------------	-------------------------------------



# DEP Bordering Vegetated Wetland (310 CMR 10.55) Delineation Field Data Form

Applicant: \_\_\_\_\_ Prepared by: Applied Ecological Sciences (AES) Project location: 175 E. Central Street 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)

DP-2 @ AES #9 - #10

Section I.	Vegetation	Observation Plot Number:	DP-2 WET	Transect Number:	1	Date of Delineation:	7/15/2021
A.	Sample Layer and Plant Species (by common/scientific name)	B. Percent Cover (or dominance ratio)	C. Percent Dominance	D. Dominant Plant (yes or no)	E. Wetland Indicator Category		
<b>Trees</b>							
	Red Maple ( <i>Acer rubrum</i> )	63.0	75%	yes	FAC*		
	Eastern White Pine ( <i>Pinus strobus</i> )	10.5	13%	no	FACU		
	Red Spruce ( <i>Picea rubens</i> )	10.5	13%	no	FACU		
		TOTAL COVER =	84.0				
<b>Woody Vines:</b>							
	Oriental Bittersweet ( <i>Celastrus orbiculatus</i> )	63.0	62%	yes	NA		
	Poison Ivy ( <i>Toxicodendron radicans</i> )	38.0	38%	yes	FACW*		
		TOTAL COVER =	101.0				
<b>Saplings</b>							
	Black Cherry ( <i>Prunus serotina</i> )	63.0	100%	yes	FACU		
		TOTAL COVER =	63.0				
<b>Shrubs</b>							
	Japanese Barberry ( <i>Berberis thunbergii</i> )	38.0	100%	yes	FACU		
		TOTAL COVER =	38.0				
<b>Ground Cover</b>							
	Royal Fern ( <i>Osmunda regalis</i> )	63.0	25%	yes	OBL*		
	New York Fern ( <i>Thelypteris noveboracensis</i> )	63.0	25%	yes	FAC*		
	Virginia Creeper ( <i>Parthenocissus quinquefolia</i> )	63.0	25%	yes	FACU		
	Sensitive Fern ( <i>Onoclea sensibilis</i> )	63.0	25%	yes	FACW*		
		TOTAL COVER =	252.0				

## Vegetation conclusion:

Number of dominant wetland indicator plants: **5**

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

Is the number of dominant wetland plants equal to or greater than the number of dominant non-wetland plants? **Yes**

## Section II. Indicators of Hydrology

### Hydric Soil Interpretation

DP-2 WET

#### 1. Soil Survey

Is there a published soil survey for this site? Yes

title/date: Soil Survey of Norfolk & Suffolk Counties, Massachusetts, 1989.

map number: 36

soil type mapped: Freetown muck (Fm, 52), VPD, 0% to 1% slopes

hydric soil inclusions: Swansea, Scarboro, Whitman

Are field observations consistent with soil survey? No

Remarks: Disturbed commercial site.

#### 2. Soil Description

Horizon Depth Matrix color Redoximorphic features

A 0"- 18" 2.5Y 4/1 sl  
2Cg1 18"+ 2.5Y 5/1 gls

Remarks:

3. Other: Sunny, dry

Conclusion: Is soil hydric? Yes

Other indicators of Hydrology: (check all that apply)

☐ Site inundated:

☒ Depth to free water in observation hole: 18"

☒ Depth to soil saturation in observation hole: 10"

☐ 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:

Number of wetland indicator plants  
greater than or equal to non-wetland  
indicator plants? yes no  
☒ ☐

Wetland hydrology present?

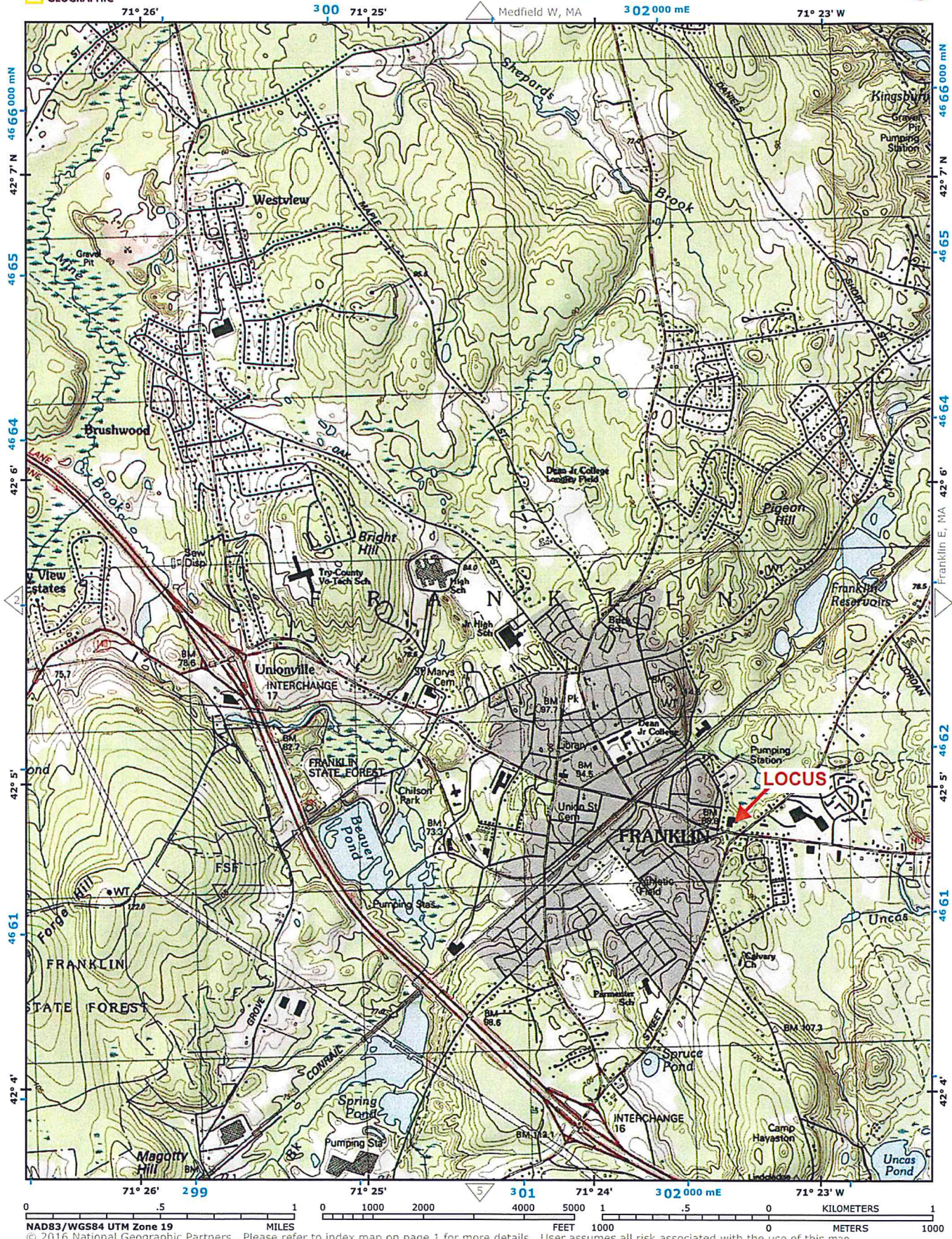
hydric soil present?

other indicators of hydrology present?

Sample location is in a BVW

**Appendix B**  
**U.S.G.S. Topographic Map**  
**FEMA Map**



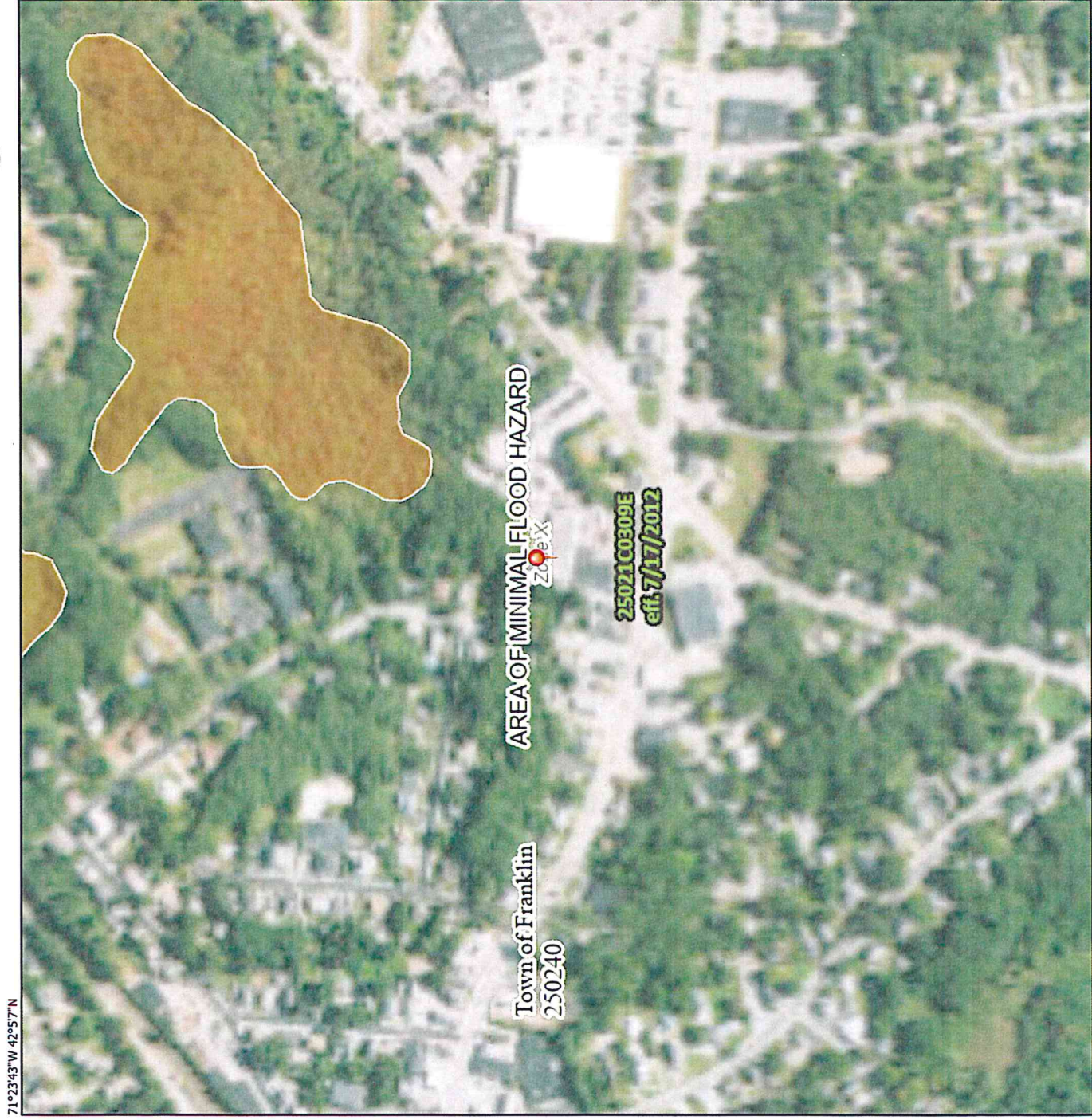




# National Flood Hazard Layer FIRMette



71°23'43"W 42°57'N



71°23'5"W 42°4'40"N

0 250 500 1,000 1,500 2,000 Feet 1:6,000

Basemap: USGS National Map: Orthoimagery: Data refreshed October, 2020

## Legend

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

<b>SPECIAL FLOOD HAZARD AREAS</b>	Without Base Flood Elevation (BFE) Zone A, V, A99 With BFE or Depth Zone AE, AO, AH, VE, AR Regulatory Floodway
<b>OTHER AREAS OF FLOOD HAZARD</b>	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 Levee, See Notes, Zone X Area with Flood Risk due to Levee Zone D
<b>OTHER AREAS</b>	NO SCREEN Area of Minimal Flood Hazard Zone X Effective LOMRs Area of Undetermined Flood Hazard Zone D
<b>GENERAL STRUCTURES</b>	Channel, Culvert, or Storm Sewer Levee, Dike, or Floodwall
<b>OTHER FEATURES</b>	Cross Sections with 1% Annual Chance Water Surface Elevation Coastal Transect Base Flood Elevation Line (BFE) Limit of Study Jurisdiction Boundary Coastal Transect Baseline Profile Baseline Hydrographic Feature
<b>MAP PANELS</b>	Digital Data Available No Digital Data Available Unmapped



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 6/29/2021 at 3:19 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 unmodernized areas cannot be used for regulatory purposes.



CHECK BACKGROUND AREA CHANGES COLOR GRADUALLY FROM TOP TO BOTTOM.

WATERMARK ON BACK. HOLD AT ANGLE TO VIEW WHEN CHECKING ENDORSEMENT.

# Franklin Ford Sales



175 E. Central St. Route 140  
Franklin, MA 02038  
Phone: (508) 520-3600  
Fax: (508) 520-7628



37905

37905

5-7017  
2110

DATE
17MAY22

PAY THIS AMOUNT			
*****237	DOLLARS	50	CENTS

AMOUNT OF CHECK
*****237.50

TO  
THE  
ORDER  
OF

COMMONWEALTH OF MASS

FRANKLIN FORD SALES

*[Signature]*  
AUTHORIZED SIGNATURE

⑈037905⑈ ⑆211070175⑆ 1313969114⑈

CHECK BACKGROUND AREA CHANGES COLOR GRADUALLY FROM TOP TO BOTTOM.

WATERMARK ON BACK. HOLD AT ANGLE TO VIEW WHEN CHECKING ENDORSEMENT.

# Franklin Ford Sales



175 E. Central St. Route 140  
Franklin, MA 02038  
Phone: (508) 520-3600  
Fax: (508) 520-7628



37904

37904

5-7017  
2110

DATE
17MAY22

PAY THIS AMOUNT			
*****992	DOLLARS	50	CENTS

AMOUNT OF CHECK
*****992.50

TO  
THE  
ORDER  
OF

TOWN OF FRANKLIN

FRANKLIN FORD SALES

*[Signature]*  
AUTHORIZED SIGNATURE

⑈037904⑈ ⑆211070175⑆ 1313969114⑈

TO REORDER 8900053 CALL 1-800-237-2372

WZ567088-02-21

TO REORDER 8900053 CALL 1-800-237-2372

WZ567088-02-21

## 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 \_\_\_\_\_  
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 \$600.00 600.00  
Infrastructure in Buffer Zone **or** Resource Area

Roads	_____ linear feet x \$2.00	= _____
*Drainage Structures	<u>3</u> X \$10.00 each	= <u>30.00</u>
Wetland Resource Area Disturbed	_____ square feet x \$0.50	= _____
Buildings	_____ X \$125 each	= _____
All Accessory Improvements	\$100.00	= <u>100.00</u>

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) \$ 262.50

**Local Filing Fee Calculated Above** \$ 730.00

**TOTAL Due Town of Franklin (Check No.1)** \$ 992.50

**State Share of Filing Fee** (See NOI Wetland Fee Transmittal Form)

**TOTAL Due DEP (Check No. 2)** \$ 237.50

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.





## 300 foot Abutters List Report

Franklin, MA  
May 09, 2022

### Subject Property:

Parcel Number: 285-090-000  
CAMA Number: 285-090-000-000  
Property Address: 175 EAST CENTRAL ST

Mailing Address: FRANKLIN FORD LLC  
175 EAST CENTRAL ST  
FRANKLIN, MA 02038

---

### Abutters:

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-000  
Property Address: 65 MILLIKEN AVE

Mailing Address: MILLIKIN HILLS CONDOMINIUM C C/O  
PIONEER PROP MGT  
146 FOREST STREET  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-001  
Property Address: 65 MILLIKEN AVE

Mailing Address: BALL NICOLE M  
65 MILLIKEN AVE 1C  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-002  
Property Address: 65 MILLIKEN AVE

Mailing Address: MAHSUT ABLATT ABDUSHAIDOVA  
ZIYYODAHON  
65 MILLIKEN AV UNIT 2C  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-003  
Property Address: 65 MILLIKEN AVE

Mailing Address: DUNN BRETT A DUNN JESSICA S  
PO BOX 453  
BRISTOL, NH 03222-0453

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-004  
Property Address: 65 MILLIKEN AVE

Mailing Address: BERMAN PHILIP J  
65 MILLIKEN AV UNIT 4  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-005  
Property Address: 65 MILLIKEN AVE

Mailing Address: HABIB MEHRDAD & JOAN E TRS HABIB  
REVOCABLE TRUST  
4 BOBWHITE LANE  
NORFOLK, MA 02056

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-006  
Property Address: 65 MILLIKEN AVE

Mailing Address: KANE PRISCILLA M  
65 MILLIKEN AVE. UNIT 6C  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-007  
Property Address: 65 MILLIKEN AVE

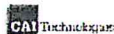
Mailing Address: TIB SATVIR DAGLI RUCHITA  
527 OAK HILL AVE  
ATTLEBORO, MA 02703

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-008  
Property Address: 65 MILLIKEN AVE

Mailing Address: MENDALL ELAINE SWINDELLS  
RICHARD  
2212 FRANKLIN CROSSING  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-009  
Property Address: 65 MILLIKEN AVE

Mailing Address: MORGAN KENNETH B MORGAN TAMMY  
T  
7 EDINBURGH ROAD  
WINDHAM, NH 03087



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

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## 300 foot Abutters List Report

Franklin, MA  
May 09, 2022

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-010  
Property Address: 65 MILLIKEN AVE

Mailing Address: BUBIER SARA CATHERINE  
65 MILLIKEN AVE UT 10C  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-011  
Property Address: 65 MILLIKEN AVE

Mailing Address: KANTHETI SRINIVASARAO NALLURI  
UMADEVI  
71 PALOMINO DR  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-012  
Property Address: 65 MILLIKEN AVE

Mailing Address: DUNN BRETT A DUNN JESSICA S  
PO BOX 453  
BRISTOL, NH 03222-0453

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-013  
Property Address: 65 MILLIKEN AVE

Mailing Address: NECCHI CHRISTOPHER ALAN  
65 MILLIKEN AVE - UNIT 13C  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-014  
Property Address: 65 MILLIKEN AVE

Mailing Address: MCWADE ADELL TR MCWADE FAMILY  
IRREVOC TRUST  
34 COFFEE ST  
MEDWAY, MA 02053

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-015  
Property Address: 65 MILLIKEN AVE

Mailing Address: FEEHERRY COLIN D  
65 MILLIKEN AV - UNIT 15C  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-016  
Property Address: 65 MILLIKEN AVE

Mailing Address: KANTHETI SRINIVASARAO NALLURI  
UMADEVI  
71 PALOMINO DR  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-017  
Property Address: 65 MILLIKEN AVE

Mailing Address: DUNN BRETT A DUNN JESSIE S  
PO BOX 453  
BRISTOL, NH 03222-0453

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-018  
Property Address: 65 MILLIKEN AVE

Mailing Address: LEE S D DANIEL & AGNES TRS LEE &  
TAM-LEE REVOCABLE TRUST  
17 WALNUT ST  
MILLIS, MA 02054

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-019  
Property Address: 65 MILLIKEN AVE

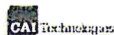
Mailing Address: ALSHAWABKEH AKRAM  
ALSHAWABKEH REHAM  
65 MILLIKEN AVE - UNIT 19C  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-020  
Property Address: 65 MILLIKEN AVE

Mailing Address: FITZGERALD JILL C  
65 MILLIKEN AVE UNIT 20C  
FRANKLIN, MA 02038

Parcel Number: 279-202-000  
CAMA Number: 279-202-000-021  
Property Address: 65 MILLIKEN AVE

Mailing Address: HOGY MARY ANNE  
65 MILLIKEN AVE UNIT 21C  
FRANKLIN, MA 02038



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

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## 300 foot Abutters List Report

Franklin, MA  
May 09, 2022

Parcel Number: 279-202-000 CAMA Number: 279-202-000-022 Property Address: 65 MILLIKEN AVE	Mailing Address: ROSS KYLE M 65 MILLIKEN AVE, UT 22C FRANKLIN, MA 02038
Parcel Number: 279-202-000 CAMA Number: 279-202-000-023 Property Address: 65 MILLIKEN AVE	Mailing Address: MARINI ADOLFO E 65 MILLIKEN AV UNIT 23C FRANKLIN, MA 02038
Parcel Number: 279-202-000 CAMA Number: 279-202-000-024 Property Address: 65 MILLIKEN AVE	Mailing Address: PARIKH SAMIR G PARIKH SHEETAL 11 DOTY ANN DRIVE FRAMINGHAM, MA 01701
Parcel Number: 279-203-000 CAMA Number: 279-203-000-000 Property Address: 59 MILLIKEN AVE	Mailing Address: SPENCER DENISE 855 WEST ST WALPOLE, MA 02081
Parcel Number: 279-204-000 CAMA Number: 279-204-000-000 Property Address: 55 MILLIKEN AVE	Mailing Address: NEWELL MARY C L/E NEWELL JOSEPH W 55 MILLIKEN AVE FRANKLIN, MA 02038
Parcel Number: 279-205-000 CAMA Number: 279-205-000-000 Property Address: 45 MILLIKEN AVE	Mailing Address: MCVICAR MARK J MCVICAR MARY K 45 MILLIKEN AVE FRANKLIN, MA 02038
Parcel Number: 279-206-000 CAMA Number: 279-206-000-000 Property Address: 39 MILLIKEN AVE	Mailing Address: WONG KIT YUE 39 MILLIKEN AV FRANKLIN, MA 02038
Parcel Number: 279-207-000 CAMA Number: 279-207-000-000 Property Address: 50 CORBIN ST	Mailing Address: CORNETTA RICHARD & PRISCILLA TRS CORNETTA REALTY TRUST CORNETTA, RICHARD R JR TR 50 CORBIN ST FRANKLIN, MA 02038
Parcel Number: 280-007-000 CAMA Number: 280-007-000-000 Property Address: CHESTNUT ST	Mailing Address: WHITMAN HOMES INC 1200 TURNPIKE ROAD CANTON, MA 02021
Parcel Number: 280-008-000 CAMA Number: 280-008-000-000 Property Address: 57 CHESTNUT ST	Mailing Address: DORR JEAN A L/E BURNHAM, KIMBERLY L TR JEAN A DORR IRREVOC TRUST 57 CHESTNUT ST FRANKLIN, MA 02038
Parcel Number: 280-009-000 CAMA Number: 280-009-000-000 Property Address: 59 CHESTNUT ST	Mailing Address: CLEARY GREGORY P CLEARY LISA 59 CHESTNUT ST FRANKLIN, MA 02038
Parcel Number: 285-070-000 CAMA Number: 285-070-000-000 Property Address: 216 EAST CENTRAL ST	Mailing Address: DOOLEY ADAM T LAWRENCE JENNIFER 216 EAST CENTRAL ST FRANKLIN, MA 02038



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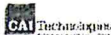
Abutters List Report - Franklin, MA



## 300 foot Abutters List Report

Franklin, MA  
May 09, 2022

Parcel Number: 285-071-000 CAMA Number: 285-071-000-000 Property Address: 210 EAST CENTRAL ST	Mailing Address: MORRIS DAVID A & ESTHER A TRS MORRIS LIVING TRUST 210 EAST CENTRAL ST FRANKLIN, MA 02038
Parcel Number: 285-072-000 CAMA Number: 285-072-000-000 Property Address: 206 EAST CENTRAL ST	Mailing Address: FAVALAN LLC 198 EAST CENTRAL ST FRANKLIN, MA 02038
Parcel Number: 285-084-000 CAMA Number: 285-084-000-000 Property Address: UNCAS AVE	Mailing Address: CATALANO ROBERT 12 KING ST FRANKLIN, MA 02038
Parcel Number: 285-085-000 CAMA Number: 285-085-000-000 Property Address: 198 EAST CENTRAL ST	Mailing Address: VALANTH LLC 198 EAST CENTRAL ST FRANKLIN, MA 02038
Parcel Number: 285-086-000 CAMA Number: 285-086-000-000 Property Address: 188 EAST CENTRAL ST	Mailing Address: MEMORY LANE REALTY LLC 2 MEMORY LANE MEDWAY, MA 02053
Parcel Number: 285-088-000 CAMA Number: 285-088-000-000 Property Address: 12-14 KING ST	Mailing Address: CATALANO ROBERT R 12 KING ST FRANKLIN, MA 02038
Parcel Number: 285-089-000 CAMA Number: 285-089-000-000 Property Address: 22 KING ST	Mailing Address: SLADE STEVEN M SLADE REBECCA J 22 KING ST FRANKLIN, MA 02038
Parcel Number: 285-090-000 CAMA Number: 285-090-000-000 Property Address: 175 EAST CENTRAL ST	Mailing Address: FRANKLIN FORD LLC 175 EAST CENTRAL ST FRANKLIN, MA 02038
Parcel Number: 285-091-000 CAMA Number: 285-091-000-000 Property Address: 181 EAST CENTRAL ST	Mailing Address: BONINA ANTHONY L 183 EAST CENTRAL ST FRANKLIN, MA 02038
Parcel Number: 285-092-000 CAMA Number: 285-092-000-000 Property Address: 9 CHESTNUT ST	Mailing Address: CATALANO HERBERT F CATALANO MICHAEL J 9 CHESTNUT ST FRANKLIN, MA 02038
Parcel Number: 285-093-000 CAMA Number: 285-093-000-000 Property Address: 33-35 CHESTNUT ST	Mailing Address: CHESTNUT STREET CONDO 33-35 C/O KEEFE KEVIN P.O. BOX 1071 WRENTHAM, MA 02093
Parcel Number: 285-093-000 CAMA Number: 285-093-000-001 Property Address: 33 CHESTNUT ST	Mailing Address: FRANKLIN DELUXE LLC PO BOX 378 SHELDONVILLE, MA 02070



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5/9/2022

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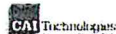




## 300 foot Abutters List Report

Franklin, MA  
May 09, 2022

Parcel Number: 285-093-000 CAMA Number: 285-093-000-002 Property Address: 35 CHESTNUT ST	Mailing Address: FRANKLIN DELUXE LLC PO BOX 378 SHELDONVILLE, MA 02070
Parcel Number: 285-095-000 CAMA Number: 285-095-000-000 Property Address: 41-43 CHESTNUT ST	Mailing Address: CHESTNUT STREET CONDO 41-43 C/O CORISH JEFFREY W 41 CHESTNUT ST FRANKLIN, MA 02038
Parcel Number: 285-095-000 CAMA Number: 285-095-000-001 Property Address: 41 CHESTNUT ST	Mailing Address: CORISH JEFFREY W 41 CHESTNUT ST FRANKLIN, MA 02038
Parcel Number: 285-095-000 CAMA Number: 285-095-000-002 Property Address: 43 CHESTNUT ST	Mailing Address: TASCI NIHAT & HEATHER M TRS TASCI LIVING TRUST 43 CHESTNUT ST FRANKLIN, MA 02038
Parcel Number: 285-096-000 CAMA Number: 285-096-000-000 Property Address: 51 CHESTNUT ST	Mailing Address: WHITMAN HOMES INC 1200 TURNPIKE ST CANTON, MA 02021
Parcel Number: 285-097-000 CAMA Number: 285-097-000-000 Property Address: 55 CHESTNUT ST	Mailing Address: CULLEN ANDREW H CULLEN CHRISTINE V 55 CHESTNUT ST FRANKLIN, MA 02038
Parcel Number: 285-100-000 CAMA Number: 285-100-000-000 Property Address: 40 CHESTNUT ST	Mailing Address: MUCCIARONE LYNNE M 29 HUNTERS RUN FRANKLIN, MA 02038
Parcel Number: 285-101-000 CAMA Number: 285-101-000-000 Property Address: 205 EAST CENTRAL ST	Mailing Address: 205 EAST CENTRAL ST REALTY LLC 37 EAST CENTRAL ST FRANKLIN, MA 02038
Parcel Number: 285-102-000 CAMA Number: 285-102-000-000 Property Address: 209 EAST CENTRAL ST	Mailing Address: JT BUILDING & DEVELOPMENT 2 MILL ST FRANKLIN, MA 02038
Parcel Number: 285-103-000 CAMA Number: 285-103-000-000 Property Address: 213 EAST CENTRAL ST	Mailing Address: BOWEN INVESTMENT INC C/O HONEY DEW ASSOCIATES 2 TAUNTON ST PLAINVILLE, MA 02762
Parcel Number: 285-107-000 CAMA Number: 285-107-000-000 Property Address: 265-319 EAST CENTRAL ST	Mailing Address: FRANKLIN SHOPPERS FAIR C/O JOHN ALEVIZOS 396 WASHINGTON ST, #325 WELLESLEY, MA 02481
Parcel Number: 286-022-000 CAMA Number: 286-022-000-000 Property Address: 25 KING ST	Mailing Address: MUIR MEAGHAN L 25 KING ST FRANKLIN, MA 02038



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

5/9/2022

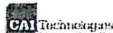
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## 300 foot Abutters List Report

Franklin, MA  
May 09, 2022

Parcel Number: 286-024-000 CAMA Number: 286-024-000-000 Property Address: 160 EAST CENTRAL ST	Mailing Address: MLG HOLDING 160 E CENTRAL ST C/O WALGREEN CO. PO BOX 1159 - R.E. PROPERTY TAX DEPT DEERFIELD, IL 60015
Parcel Number: 286-026-000 CAMA Number: 286-026-000-000 Property Address: 140 EAST CENTRAL ST	Mailing Address: OM EAST CENTRAL STREET LLC 5 PATRIOT RIDGE LN WILBRAHAM, MA 01095
Parcel Number: 286-027-000 CAMA Number: 286-027-000-000 Property Address: 138 EAST CENTRAL ST	Mailing Address: 138 EAST CENTRAL STREET LLC 37 EAST CENTRAL ST FRANKLIN, MA 02038
Parcel Number: 286-050-000 CAMA Number: 286-050-000-000 Property Address: 24 CROSS ST	Mailing Address: YANG SHAOXIAN 24 CROSS ST FRANKLIN, MA 02038
Parcel Number: 286-051-000 CAMA Number: 286-051-000-000 Property Address: CROSS ST	Mailing Address: FRANKLIN TOWN OF 355 EAST CENTRAL STREET FRANKLIN, MA 02038
Parcel Number: 286-253-000 CAMA Number: 286-253-000-000 Property Address: 125 EAST CENTRAL ST	Mailing Address: MCKILLOP BENJAMIN MCDUFF DOUGLAS H 44 KING ST NORFOLK, MA 02056
Parcel Number: 286-254-000 CAMA Number: 286-254-000-000 Property Address: 137 EAST CENTRAL ST	Mailing Address: HALLIGAN PROPERTIES LLC 1 NEWELL DR FRANKLIN, MA 02038
Parcel Number: 286-255-000 CAMA Number: 286-255-000-000 Property Address: 139 EAST CENTRAL ST	Mailing Address: 139 EAST CENTRAL STREET LLC 2 CRYSTAL LANE MILLIS, MA 02054
Parcel Number: 286-256-000 CAMA Number: 286-256-000-000 Property Address: 143 EAST CENTRAL ST	Mailing Address: 143 EAST CENTRAL LLC 2 CURTIS LN FRANKLIN, MA 02038
Parcel Number: 286-257-000 CAMA Number: 286-257-000-000 Property Address: 12 MILLIKEN AVE	Mailing Address: MARCUS PROPERTIES LLC 1 NEWELL DR FRANKLIN, MA 02038
Parcel Number: 286-258-000 CAMA Number: 286-258-000-000 Property Address: 18 MILLIKEN AVE	Mailing Address: MILES BETHANNE 18 MILLIKEN AVE FRANKLIN, MA 02038
Parcel Number: 286-259-000 CAMA Number: 286-259-000-000 Property Address: 30 MILLIKEN AVE	Mailing Address: TREMBLAY BARRY L TREMBLAY CATHERINE F 30 MILLIKEN AV FRANKLIN, MA 02038



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

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## 300 foot Abutters List Report

Franklin, MA  
May 09, 2022

Parcel Number: 286-265-000  
CAMA Number: 286-265-000-000  
Property Address: 35 MILLIKEN AVE

Mailing Address: ROLLINSON GLORIA TR THE GLORIA  
ROLLINSON TRUST  
35 MILLIKEN AVE  
FRANKLIN, MA 02038

Parcel Number: 286-267-000  
CAMA Number: 286-267-000-000  
Property Address: 15 MILLIKEN AVE

Mailing Address: DAVEY GREGORY W DAVEY PAMELA J  
15 MILLIKEN AV  
FRANKLIN, MA 02038

Parcel Number: 286-268-000  
CAMA Number: 286-268-000-000  
Property Address: 7 MILLIKEN AVE

Mailing Address: PEREZ JORDI PEREZ MARIA  
7 MILLIKEN AVE  
FRANKLIN, MA 02038

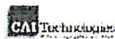
Parcel Number: 286-269-000  
CAMA Number: 286-269-000-000  
Property Address: 151 EAST CENTRAL ST

Mailing Address: ENDO CARE RENTAL LLC  
137 LAKE ST  
SHERBORN, MA 01770

Parcel Number: 286-270-000  
CAMA Number: 286-270-000-000  
Property Address: 159 EAST CENTRAL ST

Mailing Address: HANK REARDON REALTY, LLC  
PO BOX 248  
RAYNHAM, MA 02767

*Kevin W. Doyle, 5-9-22*



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

5/9/2022

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Abutters List Report - Franklin, MA

138 EAST CENTRAL STREET L  
37 EAST CENTRAL ST  
FRANKLIN, MA 02038

CATALANO HERBERT F  
CATALANO MICHAEL J  
9 CHESTNUT ST  
FRANKLIN, MA 02038

DOOLEY ADAM T  
LAWRENCE JENNIFER  
216 EAST CENTRAL ST  
FRANKLIN, MA 02038

139 EAST CENTRAL STREET L  
2 CRYSTAL LANE  
MILLIS, MA 02054

CATALANO ROBERT  
12 KING ST  
FRANKLIN, MA 02038

DORR JEAN A L/E  
BURNHAM, KIMBERLY L TR JE  
57 CHESTNUT ST  
FRANKLIN, MA 02038

143 EAST CENTRAL LLC  
2 CURTIS LN  
FRANKLIN, MA 02038

CATALANO ROBERT R  
12 KING ST  
FRANKLIN, MA 02038

DUNN BRETT A  
DUNN JESSICA S  
PO BOX 453  
BRISTOL, NH 03222-0453

205 EAST CENTRAL ST REALT  
37 EAST CENTRAL ST  
FRANKLIN, MA 02038

CHESTNUT STREET CONDO 33-  
C/O KEEFE KEVIN  
P.O. BOX 1071  
WRENTHAM, MA 02093

DUNN BRETT A  
DUNN JESSICA S  
PO BOX 453  
BRISTOL, NH 03222-0453

ALSHAWABKEH AKRAM  
ALSHAWABKEH REHAM  
65 MILLIKEN AVE - UNIT 19C  
FRANKLIN, MA 02038

CHESTNUT STREET CONDO 41-  
C/O CORISH JEFFREY W  
41 CHESTNUT ST  
FRANKLIN, MA 02038

DUNN BRETT A  
DUNN JESSIE S  
PO BOX 453  
BRISTOL, NH 03222-0453

BALL NICOLE M  
65 MILLIKEN AVE 1C  
FRANKLIN, MA 02038

CLEARY GREGORY P  
CLEARY LISA  
59 CHESTNUT ST  
FRANKLIN, MA 02038

ENDO CARE RENTAL LLC  
137 LAKE ST  
SHERBORN, MA 01770

BERMAN PHILIP J  
65 MILLIKEN AV UNIT 4  
FRANKLIN, MA 02038

CORISH JEFFREY W  
41 CHESTNUT ST  
FRANKLIN, MA 02038

FAVALAN LLC  
198 EAST CENTRAL ST  
FRANKLIN, MA 02038

BONINA ANTHONY L  
183 EAST CENTRAL ST  
FRANKLIN, MA 02038

CORNETTA RICHARD & PRISCI  
CORNETTA REALTY TRUST COR  
50 CORBIN ST  
FRANKLIN, MA 02038

FEEHERRY COLIN D  
65 MILLIKEN AV - UNIT 15C  
FRANKLIN, MA 02038

BOWEN INVESTMENT INC  
C/O HONEY DEW ASSOCIATES  
2 TAUNTON ST  
PLAINVILLE, MA 02762

CULLEN ANDREW H  
CULLEN CHRISTINE V  
55 CHESTNUT ST  
FRANKLIN, MA 02038

FITZGERALD JILL C  
65 MILLIKEN AVE UNIT 20C  
FRANKLIN, MA 02038

BUBIER SARA CATHERINE  
65 MILLIKEN AVE UT 10C  
FRANKLIN, MA 02038

DAVEY GREGORY W  
DAVEY PAMELA J  
15 MILLIKEN AV  
FRANKLIN, MA 02038

FRANKLIN DELUXE LLC  
PO BOX 378  
SHELDONVILLE, MA 02070



FRANKLIN DELUXE LLC  
PO BOX 378  
SHELDONVILLE, MA 02070

KANTHETI SRINIVASARAO  
NALLURI UMADEVI  
71 PALOMINO DR  
FRANKLIN, MA 02038

MENDALL ELAINE  
SWINDELLS RICHARD  
2212 FRANKLIN CROSSING  
FRANKLIN, MA 02038

FRANKLIN FORD LLC  
175 EAST CENTRAL ST  
FRANKLIN, MA 02038

KANTHETI SRINIVASARAO  
NALLURI UMADEVI  
71 PALOMINO DR  
FRANKLIN, MA 02038

MILES BETHANNE  
18 MILLIKEN AVE  
FRANKLIN, MA 02038

FRANKLIN SHOPPERS FAIR  
C/O JOHN ALEVIZOS  
396 WASHINGTON ST,#325  
WELLESLEY, MA 02481

LEE S D DANIEL & AGNES TR  
LEE & TAM-LEE REVOCABLE T  
17 WALNUT ST  
MILLIS, MA 02054

MILLIKIN HILLS CONDOMINIUM  
C/O PIONEER PROP MGT  
146 FOREST STREET  
FRANKLIN, MA 02038

FRANKLIN TOWN OF  
355 EAST CENTRAL STREET  
FRANKLIN, MA 02038

MAHSUT ABLATT  
ABDUSHAIDOVA ZIYYODAHON  
65 MILLIKEN AV UNIT 2C  
FRANKLIN, MA 02038

MLG HOLDING 160 E CENTRAL  
C/O WALGREEN CO.  
PO BOX 1159 - R.E. PROPERTY TAX  
DEPT  
DEERFIELD, IL 60015

HABIB MEHRDAD & JOAN E TR  
HABIB REVOCABLE TRUST  
4 BOBWHITE LANE  
NORFOLK, MA 02056

MARCUS PROPERTIES LLC  
1 NEWELL DR  
FRANKLIN, MA 02038

MORGAN KENNETH B  
MORGAN TAMMY T  
7 EDINBURGH ROAD  
WINDHAM, NH 03087

HALLIGAN PROPERTIES LLC  
1 NEWELL DR  
FRANKLIN, MA 02038

MARINI ADOLFO E  
65 MILLIKEN AV UNIT 23C  
FRANKLIN, MA 02038

MORRIS DAVID A & ESTHER A  
MORRIS LIVING TRUST  
210 EAST CENTRAL ST  
FRANKLIN, MA 02038

HANK REARDON REALTY, LLC  
PO BOX 248  
RAYNHAM, MA 02767

MCKILLOP BENJAMIN  
MCDUFF DOUGLAS H  
44 KING ST  
NORFOLK, MA 02056

MUCCIARONE LYNNE M  
29 HUNTERS RUN  
FRANKLIN, MA 02038

HOGY MARY ANNE  
65 MILLIKEN AVE UNIT 21C  
FRANKLIN, MA 02038

MCVICAR MARK J  
MCVICAR MARY K  
45 MILLIKEN AVE  
FRANKLIN, MA 02038

MUIR MEAGHAN L  
25 KING ST  
FRANKLIN, MA 02038

JT BUILDING & DEVELOPMENT  
2 MILL ST  
FRANKLIN, MA 02038

MCWADE ADELL TR  
MCWADE FAMILY IRREVOC TRU  
34 COFFEE ST  
MEDWAY, MA 02053

NECCHI CHRISTOPHER ALAN  
65 MILLIKEN AVE - UNIT 13C  
FRANKLIN, MA 02038

KANE PRISCILLA M  
65 MILLIKEN AVE. UNIT 6C  
FRANKLIN, MA 02038

MEMORY LANE REALTY LLC  
2 MEMORY LANE  
MEDWAY, MA 02053

NEWELL MARY C L/E  
NEWELL JOSEPH W  
55 MILLIKEN AVE  
FRANKLIN, MA 02038

OM EAST CENTRAL STREET LL  
5 PATRIOT RIDGE LN  
WILBRAHAM, MA 01095

VALANTH LLC  
198 EAST CENTRAL ST  
FRANKLIN, MA 02038

PARIKH SAMIR G  
PARIKH SHEETAL  
11 DOTTY ANN DRIVE  
FRAMINGHAM, MA 01701

WHITMAN HOMES INC  
1200 TURNPIKE ROAD  
CANTON, MA 02021

PEREZ JORDI  
PEREZ MARIA  
7 MILLIKEN AVE  
FRANKLIN, MA 02038

WHITMAN HOMES INC  
1200 TURNPIKE ST  
CANTON, MA 02021

ROLLINSON GLORIA TR  
THE GLORIA ROLLINSON TRUS  
35 MILLIKEN AVE  
FRANKLIN, MA 02038

WONG KIT YUE  
39 MILLIKEN AV  
FRANKLIN, MA 02038

ROSS KYLE M  
65 MILLIKEN AVE, UT 22C  
FRANKLIN, MA 02038

YANG SHAOXIAN  
24 CROSS ST  
FRANKLIN, MA 02038

SLADE STEVEN M  
SLADE REBECCA J  
22 KING ST  
FRANKLIN, MA 02038

SPENCER DENISE  
855 WEST ST  
WALPOLE, MA 02081

TASCI NIHAT & HEATHER M T  
TASCI LIVING TRUST  
43 CHESTNUT ST  
FRANKLIN, MA 02038

TIB SATVIR  
DAGLI RUCHITA  
527 OAK HILL AVE  
ATTLEBORO, MA 02703

TREMBLAY BARRY L  
TREMBLAY CATHERINE F  
30 MILLIKEN AV  
FRANKLIN, MA 02038

## **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:

Franklin Ford, LLC has filed a Notice of Intent with the Franklin Conservation Commission for the Franklin Ford Site Plan – 175 East Central Street on May 19, 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 at United Consultants, Inc. – 850 Franklin Street Suite 11D Wrentham, MA 02093

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, June 9, 2022, at 7:00 pm at the Town Council Chambers, located on the Second Floor of the Municipal Building on 355 East Central Street. The meeting is also available 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.

Rev. 8/22/19 Notification to Abutters

## Town of Franklin Conservation Commission

### AFFIDAVIT OF SERVICE

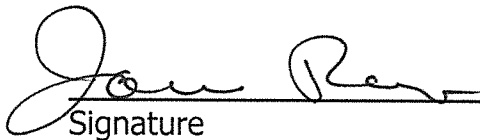
#### Under the Massachusetts Wetlands Protection Act

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

I, Joann Raposo hereby certify under the pains and penalties of perjury that on May 19, 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 Franklin Ford, LLC with the Franklin Conservation Commission on May 19, 2022 for property located on 175 East Central Street Map 285 Parcel 0090-000-000, 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.

  
Signature

5-19-22  
Date

## Town of Franklin Conservation Commission

### APPLICATION PROCESS SIGNATURE FORM

There are three different applications that can be submitted to undertake work in a jurisdictional area: a Notice of Intent (NOI), a Request for Determination (RDA) and a Minor Buffer Zone Activity (MBZA). All three applications have different criteria for submission and approval and the NOI and RDA are governed by both the state law and the local bylaw. The MBZA is issued under the local bylaw only.

When a potential applicant requests advice from the Conservation Agent on which application to file, the opinion of the Agent is based on the information given by the potential applicant and any other information available to the Agent, e.g. the town's GIS system. The Agent has no legal right to go onto private property at any time until after an application is filed or permission of the property owner is given.

It is important that all applicants understand that after an application is filed, additional information may come to light e.g. via a field inspection or a review of the application, that may impact the scope of the submitted application and the approval process. **Therefore, it is the ultimate responsibility of the applicant to decide which application to file.**

In light of the above, please sign below indicating an understanding of this policy and submit it with the application.

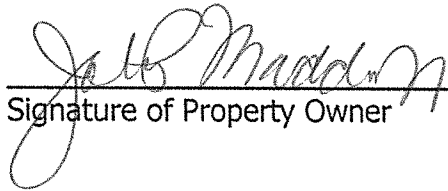
  
\_\_\_\_\_  
Signature of Property Owner

\_\_\_\_\_  
Date

## 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

\_\_\_\_\_  
Date