

APPLICATION FOR NOTICE OF INTENT

April 20, 2017

*Filed under
Massachusetts Wetlands Protection Act
(310 CMR 10.00) – WPA FORM 3*

Proposed Subdivision of Land

Northside Farm Modification II New Bedford, Massachusetts

APPLICANT:

**New Bedford Cousins, LLC
P.O. Box 36
Scituate, MA 02066**

SUBMITTED TO:

**City of New Bedford
Conservation Commission
133 William Street, Room 303
New Bedford, MA 02740**

PREPARED BY:

**Cavanaro Consulting, Inc.
687 Main Street
Norwell, MA 02061**



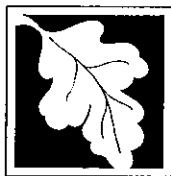
CAVANARO CONSULTING

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SECTION I

WPA Form 3 – Notice of Intent

**WPA Form 3 – Notice of Intent**

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

MassDEP File Number

Document Transaction Number

City of New Bedford

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):

Northside Farm Subdivision

City of New Bedford

02744

a. Street Address

b. City/Town

c. Zip Code

Latitude and Longitude:

41D 41' 57"

-70D 55' 59"

d. Latitude

e. Longitude

Map 130 Block D

See attached

f. Assessors Map/Plat Number

g. Parcel /Lot Number

2. Applicant:

Terrence

Tedeschi

a. First Name

b. Last Name

New Bedford Cousins LLC

c. Organization

P.O. Box 36

d. Street Address

Scituate

MA

02066

e. City/Town

f. State

g. Zip Code

781-254-0470

tct9067@yahoo.com

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):

John

Cavanaro

a. First Name

b. Last Name

Cavanaro Consulting

c. Company

687 Main Street

d. Street Address

Norwell

MA

02061

e. City/Town

f. State

g. Zip Code

781-659-8187

781-659-8186

jcavanaro@cavanaroconsulting.com

h. Phone Number

i. Fax Number

j. Email address

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

\$1,050.00

\$512.50

\$537.50

a. Total Fee Paid

b. State Fee Paid

c. City/Town Fee Paid



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A. General Information (continued)

6. General Project Description:

Proposed detention pond and associated drainage to service 15 lot subdivision within 100 feet to
Bordering Vegetated Wetland.

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

- | | |
|---|--|
| 1. <input type="checkbox"/> Single Family Home | 2. <input checked="" type="checkbox"/> Residential Subdivision |
| 3. <input 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:

Bristol South

a. County

7734

c. Book

b. Certificate # (if registered land)

340

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

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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	Buffer Only 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 checked="" type="checkbox"/> Riverfront Area	N/A - inland 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: 14,500+
square feet

4. Proposed alteration of the Riverfront Area:

<u>0</u>	<u>0</u>	<u>0</u>
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	<div>1. square feet</div> <div>2. cubic yards dredged</div>	
c. <input type="checkbox"/> Barrier Beach	Indicate size under Coastal Beaches and/or Coastal Dunes below	
d. <input type="checkbox"/> Coastal Beaches	<div>1. square feet</div>	<div>2. cubic yards beach nourishment</div>
e. <input type="checkbox"/> Coastal Dunes	<div>1. square feet</div>	<div>2. cubic yards dune nourishment</div>
	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
f. <input type="checkbox"/> Coastal Banks	<div>1. linear feet</div>	
g. <input type="checkbox"/> Rocky Intertidal Shores	<div>1. square feet</div>	
h. <input type="checkbox"/> Salt Marshes	<div>1. square feet</div>	<div>2. sq ft restoration, rehab., creation</div>
i. <input type="checkbox"/> Land Under Salt Ponds	<div>1. square feet</div> <div>2. cubic yards dredged</div>	
j. <input type="checkbox"/> Land Containing Shellfish	<div>1. square feet</div>	
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	
	<div>1. cubic yards dredged</div>	
l. <input type="checkbox"/> Land Subject to Coastal Storm Flowage	<div>1. square feet</div>	
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.	
	<div>a. square feet of BVW</div>	<div>b. square feet of Salt Marsh</div>
5. <input type="checkbox"/> Project Involves Stream Crossings		
	<div>a. number of new stream crossings</div>	<div>b. number of replacement stream crossings</div>



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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 Notice of Intent – 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.

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

4/19/17 On Line

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.1.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 <http://www.mass.gov/eea/agencies/dfg/dfw/natural-heritage/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.



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

- (c) ☐ MESA filing fee (fee information available at http://www.mass.gov/dfwele/dfw/nhesp/regulatory_review/mesa/mesa_fee_schedule.htm). Make check payable to "Commonwealth of Massachusetts - NHESP" and **mail to NHESP** at above address

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

- (d) ☐ Vegetation cover type map of site
- (e) ☐ Project plans showing Priority & Estimated Habitat boundaries
- (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, http://www.mass.gov/dfwele/dfw/nhesp/regulatory_review/mesa/mesa_exemptions.htm; the NOI must still be sent to NHESP if the project is within estimated habitat pursuant to 310 CMR 10.37 and 10.59.)
2. ☐ Separate MESA review ongoing. a. NHESP Tracking # _____ b. Date submitted to NHESP _____
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
1213 Purchase Street – 3rd Floor
New Bedford, MA 02740-6694
Email: DMF.EnvReview-South@state.ma.us

Division of Marine Fisheries -
North Shore Office
Attn: Environmental Reviewer
30 Emerson Avenue
Gloucester, MA 01930
Email: DMF.EnvReview-North@state.ma.us

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.



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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.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

Provided by MassDEP:

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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.

Northside Farm Subdivision - Modification II, New Bedford, MA

Cavanaro Consulting

b. Prepared By

3/15/17

d. Final Revision Date

Brendan P. Sullivan, P.E.

c. Signed and Stamped by

1"=50'

e. Scale

f. Additional Plan or Document Title

g. Date

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

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:

1141

2. Municipal Check Number

1139

4. State Check Number

New Bedford Cousins LLC

6. Payor name on check: First Name

4/20/2017

3. Check date

4/20/2017

5. Check date

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

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City of New Bedford

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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

Terrence Tedeschi

2. Date

4/20/17

3. Signature of Property Owner (if different)

[Signature]

4. Date

4/20/17

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.

SECTION II

PROJECT NARRATIVE

PROJECT NARRATIVE

1.0 INTRODUCTION

New Bedford Cousins is the current owner of the Northside Farm Subdivision in New Bedford. The 35 Lot subdivision was originally approved by the planning board in 2006 and modified in 2008. A notice of intent was approved by the New Bedford Conservation commission for the subdivision in 2006. The 2008 modification did not affect the Conservation approval. Work approved under the 2006 Order of Conditions (SE 49-578) was never started. Last year a Notice of Intent was approved by the New Bedford Conservation Commission (SE49-736) for the subdivision.

Early this year the owner submitted a revised 15 lot subdivision to the Planning Board reducing the number of lots, length of roadway and total disturbance within the 100' buffer to the Bordering Vegetated Wetland. This Notice of Intent reflects the smaller 15 Lot subdivision.

2.0 EXISTING CONDITIONS

The subject property is located on Acushnet Avenue between Phillips Road and Victoria Street in the Residential A and Mixed Use Business Districts of New Bedford, MA. The total lot area is 528,127 square feet, approximately 492,727 square feet of the lot is composed of upland while approximately 35,400 square feet is composed of wetland. The wetland is associated with a perennial stream located to the east of the site. The entire site runoff generally flows from the Northwest to the Southeast corner of the property into the unnamed river and eventually a small pond located at the end of Victoria Street

3.0 WETLAND RESOURCE AREAS

There are two wetland resource areas subject to the jurisdiction of the Wetlands Protection Act (M.G.L. Ch. 131 § 40) within and adjacent to the proposed site including a riverfront area and a bordering vegetated wetland. A brief description of each resource area is provided below. We have also acknowledged the affected resources areas in our Notice of Intent. The proposed project does not exceed any of the thresholds for review under the Massachusetts Environmental Policy Act Regulations (301 CMR 11.00).

3.1 Riverfront Area

Per 310 CMR 10.58(2)(a)(3), Riverfront Area is defined as the area of land between a river's mean annual high water line measured horizontally outward from a river and a parallel line located 25 feet away.

No improvements are proposed within the riverfront area.

3.2 Bordering Vegetated Wetland

Per 310 CMR 10.55(2), Bordering Vegetated Wetlands are freshwater wetlands which border on creeks, rivers, streams, ponds and lakes. At this locus, the Bordering Vegetated Wetland (BVW)

is associated with the perennial river along the eastern side of the site. A small portion of the BVW is adjacent to a headwall and pipe which appears to be a subdrain for the old pasture fields. All of the work within the buffer zone will primarily be grading associated with the proposed detention basin improving the stormwater quality before it enters the wetland.

4.0 PROPOSED IMPROVEMENTS

4.1 Proposed Work

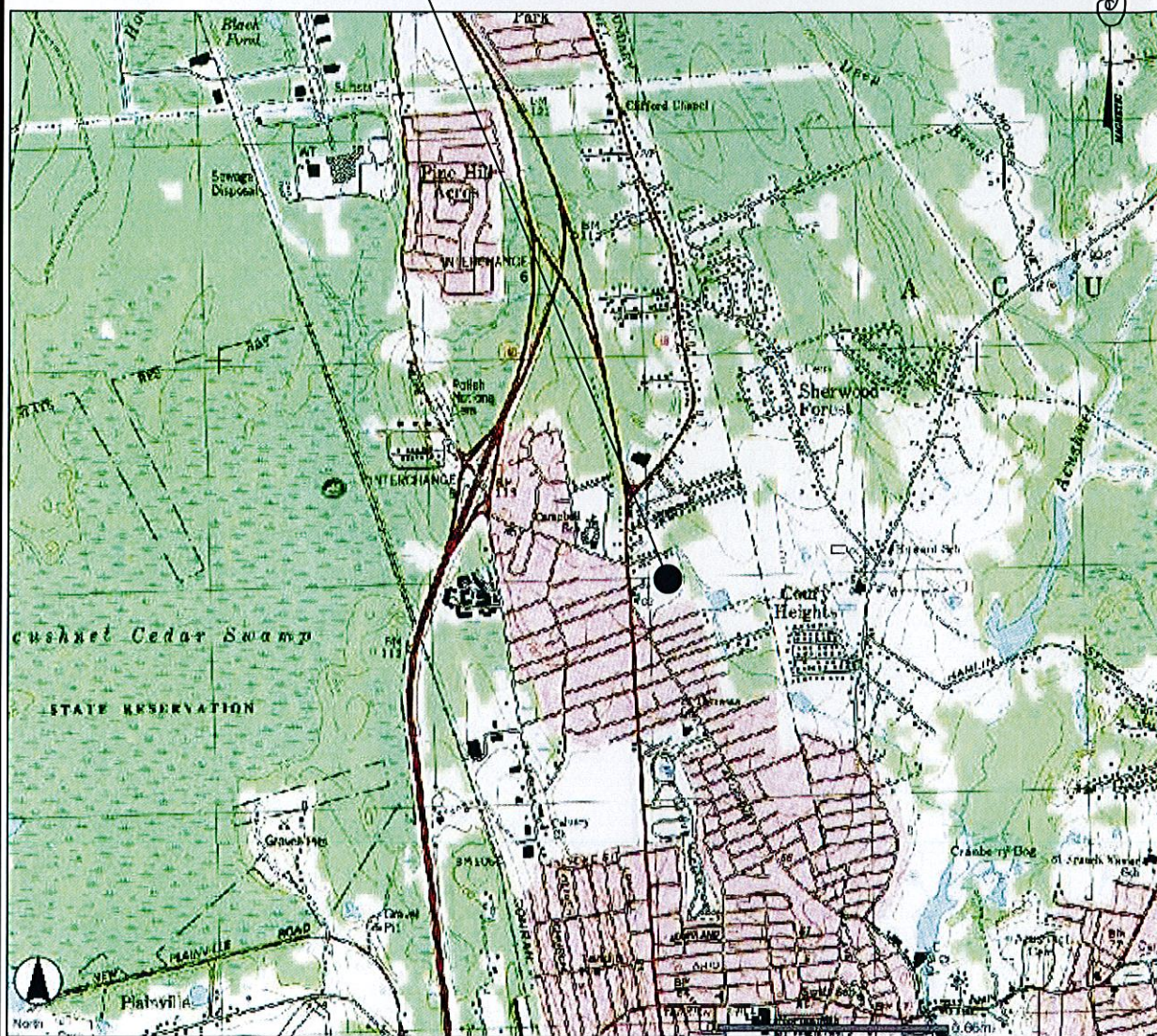
The applicant is proposing to construct a new 15 residential unit subdivision. All of the units will be located completely outside of the 100' B.V.W. buffer. Within the 100 foot B.V.W. setback there is a total proposed disturbance area of approximately 9,900 square feet, no impervious is proposed within the 100' buffer. The applicant is proposing a stormwater management design that conforms to the Massachusetts Department of Environmental Protection (MA DEP) best management practices, including deep sump catch basins, infiltration basins, detention basin with forebays and rooftop infiltration units. These best management practices result in a removal of at least 80 percent of the total suspended solids.

The applicant has proposed the use of hay bale and silt fencing to minimize siltation in the direction of the buffer zones and wetlands during construction operations.

SECTION III

FIGURES

SITE



USGS LOCUS PLAN

DRAWING NO.

CAVANARO CONSULTING

687 MAIN STREET
P.O. BOX 5175
NORWELL, MASSACHUSETTS 02061
PHONE: 781.659.8187
FAX: 781.659.8186



PREPARED FOR:

NORTHSIDE FARM
PHILLIPS AVE
NEW BEDFORD, MA 02746

PROJECT NO. : 5005

DATE : 1/29/16

DRAWN BY : MGJ

CHECKED BY : JCC

LOC

SHEET NO. 1 OF 1

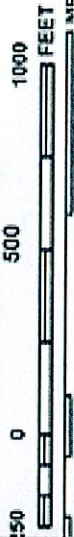
FILENAME:

n:\0000\locus\LOCUS.dwg

JOINS PANEL 0379



MAP SCALE 1" = 500'



NFP

PANEL 0383G

FIRM

**FLOOD INSURANCE RATE MAP
BRISTOL COUNTY,
MASSACHUSETTS
(ALL JURISDICTIONS)**

PANEL 383 OF 550

(SEE MAP INDEX FOR FIRM/PANEL LAYOUT)

CONTAINS:

COMMUNITY	ACQUITTANCE TOWN/TP	NUMBER	PANEL	SHEET
NEW BEDFORD, CITY OF	255216	255216	0383G	0

Notice to User: The Map Number shown below should be used when placing map orders; the Community Number shown above should be used on insurance applications for the subject community.



**MAP NUMBER
25005C0383G
MAP REVISED
JULY 16, 2014**

Federal Emergency Management Agency

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps, check the FEMA Flood Map Store at www.fema.gov.

SECTION IV

ABUTTER NOTIFICATION INFORMATION

**Notification to Abutters under the Massachusetts Wetlands
Protection Act and the City of New Bedford Wetlands Ordinance**

In Accordance with the second paragraph of the Massachusetts General Laws Chapter 131, Section 40 and the City of New Bedford Wetlands Ordinance (New Bedford Code of Ordinances Sections 15-101 through 15-112), you are hereby notified of the following.

The name of the applicant is: New Bedford Cousins LLC.

The applicant has filed an Notice of Intent for the municipality of New Bedford, Massachusetts seeking permission to remove, fill, dredge or alter an area subject to protection under the City of New Bedford Wetlands Ordinance (New Bedford Code of Ordinances Sections 15-101 through 15-112).

The address of the lot where the activity is proposed is: Northside Farm Subdivision

Assessor's Map 130D; Multiple Lots

Public Hearing Date: May 2, 2017

Copies of the Notice of Intent may be examined at the New Bedford Conservation Commission, City Hall, 133 William Street, Room 304, New Bedford, MA 02740 between the hours of 8:00 AM and 4:00 PM, Monday through Friday. For more information call (508) 991-6188.

Copies of the Notice of Intent may be obtained from the applicant's representative, Cavanaro Consulting, Inc. by calling (781)659-8187 between the hours of 8:00 AM and 5:00 PM Monday through Friday.

Please confirm information regarding the date, time and place of the public hearing with the New Bedford Conservation Commission by calling (508) 991-6188 between the hours of 8:00 AM and 4:00 PM Monday through Friday.

Note: Notice of Public Hearing, including its date, time and place, will be posted in the City Hall not less than forty eight (48) hours in advance of the meeting.

Note: Notice of the Public Hearing including its date, time and place, will be published at least five (5) days in advance in the Standard Times.

Note: You may also contact the New Bedford Conservation Commission at (508) 991-6188 for more information about this publication or the City of New Bedford Wetlands Ordinance.

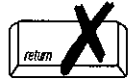
SECTION V

FILING FEE INFORMATION



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:

Northside Farm

New Bedford

a. Street Address

b. City/Town

1139

\$512.50

c. Check number

d. Fee amount

2. Applicant Mailing Address:

Terrence

Tedeschi

a. First Name

b. Last Name

New Bedford Cousins LLC

c. Organization

P.O. Box 36

d. Mailing Address

Scituate

MA

02066

e. City/Town

f. State

g. Zip Code

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
3c) Site preparation for Development	1	\$1,050.00	\$1,050.00
Step 5/Total Project Fee:			\$1,050.00

Step 6/Fee Payments:

Total Project Fee:	\$1,050.00
State share of filing Fee:	a. Total Fee from Step 5 \$512.50
City/Town share of filling Fee:	b. 1/2 Total Fee less \$12.50 \$537.50
	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
Room 308 x 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.)



**CITY OF NEW BEDFORD
MASSACHUSETTS**

**CONSERVATION COMMISSION
2009 FILING FEE CALCULATION WORKSHEET***

PROJECT LOCATION:

Northside Farm MAP 130D LOT(S) See Attached

APPLICANT: New Bedford Cousins LLC

CONSERVATION COMMISSION FEES (check all that apply):

- ☐ REQUEST FOR DETERMINATION OF APPLICABILITY
- ☒ NOTICE OF INTENT
- ☐ INQUIRY AS TO NEED FOR AN AMENDED ORDER**
- ☐ AMENDED ORDER OF CONDITIONS
- ☐ ANRAD (Abbreviated Notice of Resource Area Delineation)
- ☐ EXTENSION PERMIT
- ☐ CERTIFICATE OF COMPLIANCE
- ☐ AFTER THE FACT FILING
- ☐ RESTORATION PLAN FEE (no NOI filing required)
- ☐ LIFTING AN ENFORCEMENT ORDER
- ☐ PENALTIES

(A.) ALTERATION FEES:

Application and field review of a project proposed in a Wetland Resource Area or its Buffer Zone is \$150.00 plus the applicable alteration fee as follows

	<u>AMOUNT DUE</u>
• Application and Field Review Fee (\$150.00)	\$ <u>150.00</u>
• \$0.50 X _____ SF Wetland Resource Area	\$ _____
• \$0.05 X _____ SF Land Subject Coastal Flooding	\$ _____
• \$0.20 X _____ SF Developed Riverfront Area	\$ _____
• \$1.00 X _____ SF Undeveloped Riverfront Area	\$ _____
• \$5.00 X _____ LF Coastal Bank	\$ _____
• \$0.10 X <u>9,900</u> SF Buffer Zone	\$ <u>990.00</u>

(B.) EXTENSION of an Order of Conditions:

- Minor Project ... \$100.00 + _____ (¼ local fee from NOI) \$ _____
- Other Projects ... \$200.00 + _____ (¼ local fee from NOI) \$ _____

(C.) AMENDING A PERMIT:

- Written inquiry or request to appear to determine the need for an Amended Order:** (\$50.00 fee) \$ _____
- Amending OOC: \$150.00 + _____ (applicable alteration fee) \$ _____

(D.) RESOURCE BOUNDARY DELINEATION VERIFICATION USING AN RDA APPLICATION:

- \$150.00 + \$2.00 X _____ LF Wetland boundary \$ _____

(E.) ABBREVIATED RESOURCE AREA DELINEATION VERIFICATION (ANRAD)

- \$150.00 + \$1.00 X _____ LF Resource Area boundary \$ _____

(F.) RESOURCE BOUNDARY DELINEATION VERIFICATION CONDUCTED DURING A NOTICE OF INTENT REVIEW

- \$150.00 + \$3.00 X _____ LF Resource Area boundary \$ _____

(G.) DOCKS:

- \$100.00 + \$4.00 X _____ LF of dock \$ _____
- Add 150% to total fee if in significant shellfish habitat \$ _____

(H.) AFTER THE FACT FILING:

- All Total Fees are doubled \$ _____

(I.) RESTORATION PLAN FEE:

- (\$150.00 + _____ Alteration Fee) Multiplied by 2 \$ _____

(J.) LIFTING ON ENFORCEMENT ORDER:

- \$150.00 fee \$ _____

(K.) CERTIFICATE OF COMPLIANCE:

- refer to "K" of the Fee schedule \$ _____

(L.) PENALTIES:

- refer to "L" of the Fee schedule \$ _____

TOTAL AMOUNT DUE (including after-the-fact fee if applicable): \$ 1,140.00

Notes:

* Please refer to the Conservation Commission Fee Schedule - Revised April 2009

** This is not required, but available for anyone who would like to appear to discuss the need to Amend.

Please make check or Money Order payable to: THE CITY OF NEW BEDFORD.
Cash is not Accepted.

38 records found

Parcel ID	Owner Name	Location	LUC
<u>130D 117</u>	NEW BEDFORD COUSINS LLC	ES ACUSHNET AVE	132
<u>130D 402</u>	NEW BEDFORD COUSINS LLC	NS ARNOFF ST	132
<u>130D 380</u>	NEW BEDFORD COUSINS LLC	NS DECLAN DR	130
<u>130D 381</u>	NEW BEDFORD COUSINS LLC	NS DECLAN DR	130
<u>130D 382</u>	NEW BEDFORD COUSINS LLC	NS DECLAN DR	130
<u>130D 407</u>	NEW BEDFORD COUSINS LLC	SS DECLAN DR	130
<u>130D 408</u>	NEW BEDFORD COUSINS LLC	SS DECLAN DR	130
<u>130D 409</u>	NEW BEDFORD COUSINS LLC	SS DECLAN DR	130
<u>130D 410</u>	NEW BEDFORD COUSINS LLC	SS DECLAN DR	130
<u>130D 411</u>	NEW BEDFORD COUSINS LLC	WS DECLAN DR	130
<u>130D 379</u>	NEW BEDFORD COUSINS LLC	WS DECLAN DR	130
<u>130D 398</u>	NEW BEDFORD COUSINS LLC	ES HORSESHOE RD	130
<u>130D 399</u>	NEW BEDFORD COUSINS LLC	ES HORSESHOE RD	130
<u>130D 400</u>	NEW BEDFORD COUSINS LLC	ES HORSESHOE RD	130
<u>130D 401</u>	NEW BEDFORD COUSINS LLC	ES HORSESHOE RD	130
<u>130D 397</u>	NEW BEDFORD COUSINS LLC	NE HORSESHOE RD	130
<u>130D 395</u>	NEW BEDFORD COUSINS LLC	NS HORSESHOE RD	130
<u>130D 396</u>	NEW BEDFORD COUSINS LLC	NS HORSESHOE RD	130
<u>130D 412</u>	NEW BEDFORD COUSINS LLC	NS HORSESHOE RD	130
<u>130D 419</u>	NEW BEDFORD COUSINS LLC	NS HORSESHOE RD	130
<u>130D 403</u>	NEW BEDFORD COUSINS LLC	SE HORSESHOE RD	130
<u>130D 404</u>	NEW BEDFORD COUSINS LLC	SS HORSESHOE RD	130
<u>130D 405</u>	NEW BEDFORD COUSINS LLC	SS HORSESHOE RD	130
<u>130D 406</u>	NEW BEDFORD COUSINS LLC	SS HORSESHOE RD	130
<u>130D 416</u>	NEW BEDFORD COUSINS LLC	WS HORSESHOE RD	130

<u>130D 417</u>	NEW BEDFORD COUSINS LLC	WS HORSESHOE RD	130
<u>130D 418</u>	NEW BEDFORD COUSINS LLC	WS HORSESHOE RD	130
<u>130D 413</u>	NEW BEDFORD COUSINS LLC	ES MONSON ST	130
<u>130D 414</u>	NEW BEDFORD COUSINS LLC	ES MONSON ST	130
<u>130D 415</u>	NEW BEDFORD COUSINS LLC	ES MONSON ST	130
<u>130D 393</u>	NEW BEDFORD COUSINS LLC	WS MONSON ST	130
<u>130D 383</u>	NEW BEDFORD COUSINS LLC	WS MONSON ST	130
<u>130D 384</u>	NEW BEDFORD COUSINS LLC	WS MONSON ST	130
<u>130D 394</u>	NEW BEDFORD COUSINS LLC	NS NORTHSIDE DR	130
<u>130D 392</u>	NEW BEDFORD COUSINS LLC	NS NORTHSIDE DR	130
<u>130D 385</u>	NEW BEDFORD COUSINS LLC	SS NORTHSIDE DR	130
<u>130D 386</u>	NEW BEDFORD COUSINS LLC	SS NORTHSIDE DR	130
<u>130D 387</u>	NEW BEDFORD COUSINS LLC	SS NORTHSIDE DR	130

New Bedford Cousins LLC
14 Howard Street
Rockland, MA 02370

ROCKLAND TRUST COMPANY
53-447/113

1139

4/20/2017

PAY TO THE ORDER OF
Commonwealth of Mass.

\$ **512.50

Five Hundred Twelve and 50/100*****

Commonwealth of Mass.

DOLLARS

MEMO

Conservation Filing

Terence Tedeschi

© 2005 INTUIT INC. # 672 1-800-433-8810

New Bedford Cousins LLC
14 Howard Street
Rockland, MA 02370

ROCKLAND TRUST COMPANY
53-447/113

1141

4/20/2017

PAY TO THE ORDER OF
City of New Bedford

\$ **1,677.50

One Thousand Six Hundred Seventy-Seven and 50/100*****

City of New Bedford

DOLLARS

MEMO

Northside filing

Terence Tedeschi

© 2005 INTUIT INC. # 672 1-800-433-8810

SECTION VI

Appendices

APPENDIX A

Stormwater Operation and Maintenance Plan

Construction Period Erosion, Sedimentation, and Pollution Prevention Plan

Proposed Residential Development "Northside Farm"

Northside Farm Subdivision – New Bedford, MA 02045

Stormwater Management System's Owner: New Bedford Cousins LLC

System Owner's Address: P.O. Box 36, Scituate, MA 02066

Party responsible for Operations and Maintenance: Owners of Northside Farm

It is most important for a drainage system to be maintained in order for it to work properly. The following is an Operation and Maintenance plan to upkeep the existing non-structural and structural best performance practices as outlined in the Massachusetts Department of Environmental Protection's Stormwater Management Policy.

Construction Sequencing:

The following section provides construction details and highlights the construction sequence and timing of earth moving activities.

1 Installation of Erosion Controls

Erosion and sedimentation controls (silt fence and hay bales) will be installed where needed and inspected at the limits of the work area prior to the commencement of earth moving activities.

2 Clearing

The project area will be cleared of debris and boulders. Materials removed from the site will be transported to an appropriate facility or will be disposed of properly. No large boulders will be buried on the site. All cleared vegetation will be removed from the project site or mulched and stockpiled for future use on the site.

3 Rough Grading

During this phase of construction, rough grades will be established for the project site. If suitable topsoil is found, it will be removed and stockpiled in an upland area outside of the 100-foot buffer zone of identified wetlands. The stockpiled topsoil will be stored until ready for re-use on site.

4 Drainage System Construction

After rough grading is complete, the drainage collection, conveyance and discharge areas will be installed. The drainage system design and structures for the proposed development will follow the Department of Environmental Protection's Best Management Practice standards.

5 Utility Installation

In this phase of construction, underground utilities including water, sewer, gas, power, telecommunications, etc. will be installed.

6 Roadway Paving

During this phase of construction, the entrance and exit roadways for the development will be paved to binder course only. Final paving will be done after most of the home sites are developed at the discretion of the developer.

7 Foundation and Structure Construction

This phase of construction consists of installation of the foundations and construction of the buildings. The home sites will be made available for construction and occupancy in phases. The phasing will be designed primarily to control construction impacts to the site and also consider current market demand for home sales.

8 Installation of Amenities

Amenities such as signage and landscaping will be installed or completed as required for safety and as the homes become occupied.

9 Site Stabilization

The final phase of the project is the restoration and stabilization of all exposed surfaces. Disturbed areas will be landscaped or seeded as necessary with an erosion control seed mix. Much of the disturbed area is to be rough graded with topsoil and allowed to revegetate with indigenous species and kept thereafter in a natural state as habitat. Permanent restoration and revegetation measures serve to provide additional habitat and to control erosion and sedimentation by establishing a vegetative cover. In the event that weather conditions prevent final restoration, temporary erosion and sedimentation measures will be employed until the weather is suitable for final cleanup. A final inspection will ensure that the project site is cleared of all project debris and that erosion and sedimentation controls are functioning properly. Haybales and silt fencing will not be removed until the site is stabilized and the final inspection is complete.

Operation and Maintenance Plan during Construction:

Sediment and Erosion Control

- Siltation barriers shall be inspected at least once a week and after each rainfall event. Make any required repairs immediately. Repair scoured areas on the back side of fence at this time to prevent future problems.
- Should the fabric of the silt fence tear, decompose or otherwise become ineffective, replace it within 24 hours of discovery.
- Remove silt deposits once they reach 15-30 percent of the height of the silt fence to provide adequate storage volume for the next rain event and to reduce pressure on the fence. Care should be taken to avoid undermining the fence during cleanout process.

- Siltation barriers are to be removed upon stabilization of the contributing drainage area. Accumulated sediment may be spread to form a surface for turf or other vegetation establishment, or disposed of elsewhere. The area should be reshaped to permit natural drainage.
- Crushed stone construction entrances shall be inspected and maintained on a daily basis. Any buildup of material within the apron shall be removed offsite and replaced with clean crushed stone as needed.
- Also at the Construction entrances any sediment tracked onto the public road during the construction process shall be removed immediately and any adjustment of the entrance to prevent additional sediment tracking.

Infiltration Systems: Subsurface Infiltration System and Infiltration Basin

All infiltration areas shall be excavated and installed after the construction of the foundation. No heavy equipment shall traverse the proposed infiltration areas after installation.

Per MA DEP Stormwater Guidelines the following work shall be done to stabilize the site prior to installing the infiltration systems:

- Do not allow runoff from any disturbed areas on the site to flow to the proposed location of the infiltration systems.
- Rope off the area where the infiltration systems are to be placed.
- Accomplish any required excavation with equipment placed just outside the area. If the size of the area intended for exfiltration is too large to accommodate this approach, use trucks with low-pressure tires to minimize compaction. Do not allow any other vehicles within the area to be excavated.
- Keep the area above and immediately surrounding the infiltration systems roped off to all construction vehicles until the final top surface is installed.
- At no time shall the area for the infiltration systems be used as a temporary sediment basin. Stockpiles shall be placed away from the infiltration systems and sedimentation fences shall be placed around the perimeter of the infiltration area to prevent the accumulation of sediment within the native soils.

Dust Control: Sprinkle water as necessary to control dust during construction.

Material Stockpiling: Stockpiles of material must be placed outside all wetland resource areas and their buffer zones. If left overnight, material stockpiling must be protected from the weather.

Good housekeeping:

The following good housekeeping BMP's will be implemented in order to prevent pollution during construction:

- Petroleum products will be stored in tightly sealed containers which are clearly labeled.
- Any asphalt substances used onsite will be applied according to the manufacturer's specifications.

- If portable sanitary units are used, sanitary waste will be removed as necessary to avoid overfilling.
- All paint and other hazardous waste materials will be tightly sealed and stored when not in use. Excess material will not be discharged into the public stormwater system, but will be properly disposed of according to the manufacturer's specifications.
- If spray guns are used, they will be cleaned on a removable tarp.

Temporary Sediment Traps & Basins

- Sediment traps and/or basins shall be constructed as shown on the approved plans and as necessitated by field conditions. Sediment traps/basins should be readily accessible for maintenance and sediment removal, and should remain in operation and be properly maintained until the site area is permanently stabilized by vegetation and/or when permanent structures are in place. Remove basin after drainage area has been permanently stabilized, inspected, and approved. Before removing dam, drain water and remove sediment; place waste material in designated disposal areas. Smooth site to blend with surrounding area and stabilize.

Track out controls at Construction Entrance

A stabilized stone apron construction entrance shall be at all construction entrances to help prevent vehicle tracking of sediments. All vehicles shall enter and exit the sit via the stabilized construction entrance. The contractor shall inspect the construction entrance daily and after heavy use. If mud and soil clogs the voids in the crushed stone reducing the effectiveness, the pad shall be top dressed with new, clean stone. If the pad becomes completely clogged, replacement of the entire pad may be necessary. Dump trucks hauling material from the construction site will be covered with a tarpaulin.

Long Term Stormwater Operation and Maintenance Plan and Illicit Discharge Statement

Proposed Residential Development "Northside Farm"

Northside Farm Subdivision – New Bedford, MA 02045

Stormwater Management System's Owner: New Bedford Cousins LLC

System Owner's Address: P.O. Box 36, Scituate, MA 02066

Party responsible for Operations and Maintenance: Owners of Northside Farm

It is most important for a drainage system to be maintained in order for it to work properly. The following is an Operation and Maintenance plan to upkeep the existing non-structural and structural best performance practices as outlined in the Massachusetts Department of Environmental Protection's Stormwater Management Policy.

Operation and Maintenance Plan After Construction:

Good housekeeping:

General trash and litter cleanup of the site, inspect all vehicles on a regular basis for detention of leaking oil, gas and other fluids, provide routine visual inspections of potential pollution sources, and maintain an inventory of potential pollution sources stored on site. Initiate and maintain record keeping of activity with regard to the contents of this plan.

Spill prevention and response:

In the event of a spill, immediately initiate containment and cleanup procedures appropriate for the material and notify the proper authorities. All attempts must be made to prevent spilled material from entering the drainage system or infiltrating into the ground.

Landscape Maintenance:

Maintenance of lawns and landscaped areas: Regularly mow lawn areas and weed landscaped areas.

Pipes:

Drainage pipes (inlets and outlets) shall be inspected to ensure that they are free of all obstructions and that they are structurally sound during every catch basin inspection.

Street Sweeping:

Sweeping of the parking lots and driveways should be done at least 2 times annually, namely in the spring and fall. It is imperative that sweeping take place immediately following final winter snowmelt to remove winter sand. All sediments containing hydrocarbons shall be handled properly and disposed of in accordance with local, state and federal guidelines and regulations.

Catch Basin Cleaning:

Catch basins shall be inspected and sediment removed at least two times per year and at the end of the foliage and snow removal seasons. Sediment must be removed at the required interval or whenever the depth of deposits is greater than or equal to one half the depth of the sump (2 feet). Care must be exercised to not damage the outlet hood when using a clamshell type cleaning bucket. A damaged or dislodged hood must be repaired or replaced immediately.

Culverts, pipes, and manholes:

All culverts, pipes, and manholes shall be inspected two times per year and cleaned when drainage impediments are discovered. Flushing of pipes may be required to remove accumulated sediment.

Riprap Drain Outfalls:

All riprap drain outfalls shall be inspected two times per year and repaired as necessary. Riprap shall be replaced/repared as necessary, debris and accumulated sediment removed, and any woody growth removed.

Infiltration Basins:

The infiltration basin shall be inspected at least once a year to ensure that the basin is operating as intended. Inspections conducted at intervals during and after storm events will help to determine if the basin is meeting the expected detention times. The outlet structures should be inspected for evidence of clogging or outflow release velocities that are greater than design flow. Potential problems that should be checked include: subsidence, erosion, cracking or tree growth on the embankment; damage to the emergency spillway; sediment accumulation around the outlet; inadequacy of the inlet/outlet channel erosion control measures and erosion within the basin and banks. Any necessary repairs should be made immediately. During inspections, changes to the detention basin or the contributing watershed should be noted, as these may affect basin performance.

The upper-stage side slopes, embankment and emergency spillway should be mowed at least twice a year. Trash and debris should also be removed at this time. Sediment should be removed from the basin as necessary, and at least once every five years.

The subsurface system is designed to fully drain after a storm event therefore if standing water is observed within the system beyond 24 hours since the cessation of inflow to the system from a rain storm, this may indicate a problem and should be noted on the inspection log and further inspected for repairs. The Owner may need to contact a Registered Professional Engineer to evaluate the system in the event of major problems.

Pet Waste Management

All pet owners and keepers are required to immediately and properly dispose of their pet's solid waste deposited on any property, public or private, not owned or possessed by that person.

Snow Management

Place snow in pervious areas where it can slowly infiltrate however it should not be placed over any component of the site's stormwater management system, particularly the catch basins. Any sand and debris mixed with snow would block the inlet or be quickly introduced into the drainage system upon snowmelt.

At no time shall the stormwater infiltration basins or wetlands be used for the stockpiling of snow.

Estimated Operation and Maintenance Budget:

Maintenance cost will be approximately \$5,000.00 per year.

MAINTENANCE INSPECTION LOG FORM

Northside Farm, New Bedford, MA

Contractor Date

OPERATION Inspected Cleaning / Maintenance required

1. Inspect catch basins & inlets

2. Inspect drain outlets

3. Inspect constructed wetland

4. Inspect for signs of drain line blockage

5. Inspect drainage swales

6. Inspect sediment forebay

7. Inspect pavement surface

9. Inspect vegetation on site

COMMENTS / MAINTENANCE REQUIRED:

Illicit Discharges:

At no time will the owner or any other individual utilize the stormwater management system for any purpose other than its intended use. The stormwater management system as shown on the attached site plan at no time shall receive discharges other than stormwater, this includes "wastewater discharges and discharges of stormwater contaminated by contact with process wastes, raw materials, toxic pollutants, hazardous substances, oil or grease."

Applicant (Signature)

Applicant (Print)

APPENDIX B

Stormwater Drainage Calculations

See attached



Checklist for Stormwater Report

A. Introduction

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



A Stormwater Report must be submitted with the Notice of Intent permit application to document compliance with the Stormwater Management Standards. The following checklist is NOT a substitute for the Stormwater Report (which should provide more substantive and detailed information) but is offered here as a tool to help the applicant organize their Stormwater Management documentation for their Report and for the reviewer to assess this information in a consistent format. As noted in the Checklist, the Stormwater Report must contain the engineering computations and supporting information set forth in Volume 3 of the [Massachusetts Stormwater Handbook](#). The Stormwater Report must be prepared and certified by a Registered Professional Engineer (RPE) licensed in the Commonwealth.

The Stormwater Report must include:

- The Stormwater Checklist completed and stamped by a Registered Professional Engineer (see page 2) that certifies that the Stormwater Report contains all required submittals.¹ This Checklist is to be used as the cover for the completed Stormwater Report.
- Applicant/Project Name
- Project Address
- Name of Firm and Registered Professional Engineer that prepared the Report
- Long-Term Pollution Prevention Plan required by Standards 4-6
- Construction Period Pollution Prevention and Erosion and Sedimentation Control Plan required by Standard 8²
- Operation and Maintenance Plan required by Standard 9

In addition to all plans and supporting information, the Stormwater Report must include a brief narrative describing stormwater management practices, including environmentally sensitive site design and LID techniques, along with a diagram depicting runoff through the proposed BMP treatment train. Plans are required to show existing and proposed conditions, identify all wetland resource areas, NRCS soil types, critical areas, Land Uses with Higher Potential Pollutant Loads (LUHPPL), and any areas on the site where infiltration rate is greater than 2.4 inches per hour. The Plans shall identify the drainage areas for both existing and proposed conditions at a scale that enables verification of supporting calculations.

As noted in the Checklist, the Stormwater Management Report shall document compliance with each of the Stormwater Management Standards as provided in the Massachusetts Stormwater Handbook. The soils evaluation and calculations shall be done using the methodologies set forth in Volume 3 of the Massachusetts Stormwater Handbook.

To ensure that the Stormwater Report is complete, applicants are required to fill in the Stormwater Report Checklist by checking the box to indicate that the specified information has been included in the Stormwater Report. If any of the information specified in the checklist has not been submitted, the applicant must provide an explanation. The completed Stormwater Report Checklist and Certification must be submitted with the Stormwater Report.

¹ The Stormwater Report may also include the Illicit Discharge Compliance Statement required by Standard 10. If not included in the Stormwater Report, the Illicit Discharge Compliance Statement must be submitted prior to the discharge of stormwater runoff to the post-construction best management practices.

² For some complex projects, it may not be possible to include the Construction Period Erosion and Sedimentation Control Plan in the Stormwater Report. In that event, the issuing authority has the discretion to issue an Order of Conditions that approves the project and includes a condition requiring the proponent to submit the Construction Period Erosion and Sedimentation Control Plan before commencing any land disturbance activity on the site.



Checklist for Stormwater Report

B. Stormwater Checklist and Certification

The following checklist is intended to serve as a guide for applicants as to the elements that ordinarily need to be addressed in a complete Stormwater Report. The checklist is also intended to provide conservation commissions and other reviewing authorities with a summary of the components necessary for a comprehensive Stormwater Report that addresses the ten Stormwater Standards.

Note: Because stormwater requirements vary from project to project, it is possible that a complete Stormwater Report may not include information on some of the subjects specified in the Checklist. If it is determined that a specific item does not apply to the project under review, please note that the item is not applicable (N.A.) and provide the reasons for that determination.

A complete checklist must include the Certification set forth below signed by the Registered Professional Engineer who prepared the Stormwater Report.

Registered Professional Engineer's Certification

I have reviewed the Stormwater Report, including the soil evaluation, computations, Long-term Pollution Prevention Plan, the Construction Period Erosion and Sedimentation Control Plan (if included), the Long-term Post-Construction Operation and Maintenance Plan, the Illicit Discharge Compliance Statement (if included) and the plans showing the stormwater management system, and have determined that they have been prepared in accordance with the requirements of the Stormwater Management Standards as further elaborated by the Massachusetts Stormwater Handbook. I have also determined that the information presented in the Stormwater Checklist is accurate and that the information presented in the Stormwater Report accurately reflects conditions at the site as of the date of this permit application.

Registered Professional Engineer Block and Signature



Signature and Date

[Handwritten Signature] 4.20.17

Checklist

Project Type: Is the application for new development, redevelopment, or a mix of new and redevelopment?

- ☒ New development
- ☐ Redevelopment
- ☐ Mix of New Development and Redevelopment



Checklist for Stormwater Report

Checklist (continued)

LID Measures: Stormwater Standards require LID measures to be considered. Document what environmentally sensitive design and LID Techniques were considered during the planning and design of the project:

- ☐ No disturbance to any Wetland Resource Areas
- ☐ Site Design Practices (e.g. clustered development, reduced frontage setbacks)
- ☐ Reduced Impervious Area (Redevelopment Only)
- ☐ Minimizing disturbance to existing trees and shrubs
- ☐ LID Site Design Credit Requested:
 - ☐ Credit 1
 - ☐ Credit 2
 - ☐ Credit 3
- ☐ Use of "country drainage" versus curb and gutter conveyance and pipe
- ☐ Bioretention Cells (includes Rain Gardens)
- ☐ Constructed Stormwater Wetlands (includes Gravel Wetlands designs)
- ☐ Treebox Filter
- ☐ Water Quality Swale
- ☐ Grass Channel
- ☐ Green Roof
- ☐ Other (describe): _____

Standard 1: No New Untreated Discharges

- ☒ No new untreated discharges
- ☒ Outlets have been designed so there is no erosion or scour to wetlands and waters of the Commonwealth
- ☒ Supporting calculations specified in Volume 3 of the Massachusetts Stormwater Handbook included.



Checklist for Stormwater Report

Checklist (continued)

Standard 2: Peak Rate Attenuation

- ☐ Standard 2 waiver requested because the project is located in land subject to coastal storm flowage and stormwater discharge is to a wetland subject to coastal flooding.
- ☒ Evaluation provided to determine whether off-site flooding increases during the 100-year 24-hour storm.
- ☐ Calculations provided to show that post-development peak discharge rates do not exceed pre-development rates for the 2-year and 10-year 24-hour storms. If evaluation shows that off-site flooding increases during the 100-year 24-hour storm, calculations are also provided to show that post-development peak discharge rates do not exceed pre-development rates for the 100-year 24-hour storm.

Standard 3: Recharge

- ☐ Soil Analysis provided.
- ☒ Required Recharge Volume calculation provided.
- ☐ Required Recharge volume reduced through use of the LID site Design Credits.
- ☒ Sizing the infiltration, BMPs is based on the following method: Check the method used.
 - ☒ Static
 - ☐ Simple Dynamic
 - ☐ Dynamic Field¹
- ☒ Runoff from all impervious areas at the site discharging to the infiltration BMP.
- ☐ Runoff from all impervious areas at the site is *not* discharging to the infiltration BMP and calculations are provided showing that the drainage area contributing runoff to the infiltration BMPs is sufficient to generate the required recharge volume.
- ☒ Recharge BMPs have been sized to infiltrate the Required Recharge Volume.
- ☐ Recharge BMPs have been sized to infiltrate the Required Recharge Volume *only* to the maximum extent practicable for the following reason:
 - ☐ Site is comprised solely of C and D soils and/or bedrock at the land surface
 - ☐ M.G.L. c. 21E sites pursuant to 310 CMR 40.0000
 - ☐ Solid Waste Landfill pursuant to 310 CMR 19.000
 - ☐ Project is otherwise subject to Stormwater Management Standards only to the maximum extent practicable.
- ☒ Calculations showing that the infiltration BMPs will drain in 72 hours are provided.
- ☐ Property includes a M.G.L. c. 21E site or a solid waste landfill and a mounding analysis is included.

¹ 80% TSS removal is required prior to discharge to infiltration BMP if Dynamic Field method is used.



Checklist for Stormwater Report

Checklist (continued)

Standard 3: Recharge (continued)

- ☐ The infiltration BMP is used to attenuate peak flows during storms greater than or equal to the 10-year 24-hour storm and separation to seasonal high groundwater is less than 4 feet and a mounding analysis is provided.
- ☐ Documentation is provided showing that infiltration BMPs do not adversely impact nearby wetland resource areas.

Standard 4: Water Quality

The Long-Term Pollution Prevention Plan typically includes the following:

- Good housekeeping practices;
 - Provisions for storing materials and waste products inside or under cover;
 - Vehicle washing controls;
 - Requirements for routine inspections and maintenance of stormwater BMPs;
 - Spill prevention and response plans;
 - Provisions for maintenance of lawns, gardens, and other landscaped areas;
 - Requirements for storage and use of fertilizers, herbicides, and pesticides;
 - Pet waste management provisions;
 - Provisions for operation and management of septic systems;
 - Provisions for solid waste management;
 - Snow disposal and plowing plans relative to Wetland Resource Areas;
 - Winter Road Salt and/or Sand Use and Storage restrictions;
 - Street sweeping schedules;
 - Provisions for prevention of illicit discharges to the stormwater management system;
 - Documentation that Stormwater BMPs are designed to provide for shutdown and containment in the event of a spill or discharges to or near critical areas or from LUHPPL;
 - Training for staff or personnel involved with implementing Long-Term Pollution Prevention Plan;
 - List of Emergency contacts for implementing Long-Term Pollution Prevention Plan.
- ☒ A Long-Term Pollution Prevention Plan is attached to Stormwater Report and is included as an attachment to the Wetlands Notice of Intent.
 - ☐ Treatment BMPs subject to the 44% TSS removal pretreatment requirement and the one inch rule for calculating the water quality volume are included, and discharge:
 - ☐ is within the Zone II or Interim Wellhead Protection Area
 - ☐ is near or to other critical areas
 - ☐ is within soils with a rapid infiltration rate (greater than 2.4 inches per hour)
 - ☐ involves runoff from land uses with higher potential pollutant loads.
 - ☐ The Required Water Quality Volume is reduced through use of the LID site Design Credits.
 - ☐ Calculations documenting that the treatment train meets the 80% TSS removal requirement and, if applicable, the 44% TSS removal pretreatment requirement, are provided.



Checklist for Stormwater Report

Checklist (continued)

Standard 4: Water Quality (continued)

- ☒ The BMP is sized (and calculations provided) based on:
 - ☒ The ½" or 1" Water Quality Volume or
 - ☐ The equivalent flow rate associated with the Water Quality Volume and documentation is provided showing that the BMP treats the required water quality volume.
- ☐ The applicant proposes to use proprietary BMPs, and documentation supporting use of proprietary BMP and proposed TSS removal rate is provided. This documentation may be in the form of the propriety BMP checklist found in Volume 2, Chapter 4 of the Massachusetts Stormwater Handbook and submitting copies of the TARP Report, STEP Report, and/or other third party studies verifying performance of the proprietary BMPs.
- ☐ A TMDL exists that indicates a need to reduce pollutants other than TSS and documentation showing that the BMPs selected are consistent with the TMDL is provided.

Standard 5: Land Uses With Higher Potential Pollutant Loads (LUHPPLs)

- ☐ The NPDES Multi-Sector General Permit covers the land use and the Stormwater Pollution Prevention Plan (SWPPP) has been included with the Stormwater Report.
- ☐ The NPDES Multi-Sector General Permit covers the land use and the SWPPP will be submitted **prior** to the discharge of stormwater to the post-construction stormwater BMPs.
- ☐ The NPDES Multi-Sector General Permit does **not** cover the land use.
- ☐ LUHPPLs are located at the site and industry specific source control and pollution prevention measures have been proposed to reduce or eliminate the exposure of LUHPPLs to rain, snow, snow melt and runoff, and been included in the long term Pollution Prevention Plan.
- ☐ All exposure has been eliminated.
- ☐ All exposure has **not** been eliminated and all BMPs selected are on MassDEP LUHPPL list.
- ☐ The LUHPPL has the potential to generate runoff with moderate to higher concentrations of oil and grease (e.g. all parking lots with >1000 vehicle trips per day) and the treatment train includes an oil grit separator, a filtering bioretention area, a sand filter or equivalent.

Standard 6: Critical Areas

- ☐ The discharge is near or to a critical area and the treatment train includes only BMPs that MassDEP has approved for stormwater discharges to or near that particular class of critical area.
- ☐ Critical areas and BMPs are identified in the Stormwater Report.



Checklist for Stormwater Report

Checklist (continued)

Standard 7: Redevelopments and Other Projects Subject to the Standards only to the maximum extent practicable

- ☐ The project is subject to the Stormwater Management Standards only to the maximum Extent Practicable as a:
 - ☐ Limited Project
 - ☐ Small Residential Projects: 5-9 single family houses or 5-9 units in a multi-family development provided there is no discharge that may potentially affect a critical area.
 - ☐ Small Residential Projects: 2-4 single family houses or 2-4 units in a multi-family development with a discharge to a critical area
 - ☐ Marina and/or boatyard provided the hull painting, service and maintenance areas are protected from exposure to rain, snow, snow melt and runoff
 - ☐ Bike Path and/or Foot Path
 - ☐ Redevelopment Project
 - ☐ Redevelopment portion of mix of new and redevelopment.
- ☐ Certain standards are not fully met (Standard No. 1, 8, 9, and 10 must always be fully met) and an explanation of why these standards are not met is contained in the Stormwater Report.
- ☐ The project involves redevelopment and a description of all measures that have been taken to improve existing conditions is provided in the Stormwater Report. The redevelopment checklist found in Volume 2 Chapter 3 of the Massachusetts Stormwater Handbook may be used to document that the proposed stormwater management system (a) complies with Standards 2, 3 and the pretreatment and structural BMP requirements of Standards 4-6 to the maximum extent practicable and (b) improves existing conditions.

Standard 8: Construction Period Pollution Prevention and Erosion and Sedimentation Control

A Construction Period Pollution Prevention and Erosion and Sedimentation Control Plan must include the following information:

- Narrative;
 - Construction Period Operation and Maintenance Plan;
 - Names of Persons or Entity Responsible for Plan Compliance;
 - Construction Period Pollution Prevention Measures;
 - Erosion and Sedimentation Control Plan Drawings;
 - Detail drawings and specifications for erosion control BMPs, including sizing calculations;
 - Vegetation Planning;
 - Site Development Plan;
 - Construction Sequencing Plan;
 - Sequencing of Erosion and Sedimentation Controls;
 - Operation and Maintenance of Erosion and Sedimentation Controls;
 - Inspection Schedule;
 - Maintenance Schedule;
 - Inspection and Maintenance Log Form.
- ☒ A Construction Period Pollution Prevention and Erosion and Sedimentation Control Plan containing the information set forth above has been included in the Stormwater Report.



Checklist for Stormwater Report

Checklist (continued)

Standard 8: Construction Period Pollution Prevention and Erosion and Sedimentation Control (continued)

- ☐ The project is highly complex and information is included in the Stormwater Report that explains why it is not possible to submit the Construction Period Pollution Prevention and Erosion and Sedimentation Control Plan with the application. A Construction Period Pollution Prevention and Erosion and Sedimentation Control has **not** been included in the Stormwater Report but will be submitted **before** land disturbance begins.
- ☐ The project is **not** covered by a NPDES Construction General Permit.
- ☐ The project is covered by a NPDES Construction General Permit and a copy of the SWPPP is in the Stormwater Report.
- ☒ The project is covered by a NPDES Construction General Permit but no SWPPP been submitted. The SWPPP will be submitted BEFORE land disturbance begins.

Standard 9: Operation and Maintenance Plan

- ☒ The Post Construction Operation and Maintenance Plan is included in the Stormwater Report and includes the following information:
 - ☒ Name of the stormwater management system owners;
 - ☒ Party responsible for operation and maintenance;
 - ☒ Schedule for implementation of routine and non-routine maintenance tasks;
 - ☐ Plan showing the location of all stormwater BMPs maintenance access areas;
 - ☐ Description and delineation of public safety features;
 - ☒ Estimated operation and maintenance budget; and
 - ☐ Operation and Maintenance Log Form.
- ☐ The responsible party is **not** the owner of the parcel where the BMP is located and the Stormwater Report includes the following submissions:
 - ☐ A copy of the legal instrument (deed, homeowner's association, utility trust or other legal entity) that establishes the terms of and legal responsibility for the operation and maintenance of the project site stormwater BMPs;
 - ☐ A plan and easement deed that allows site access for the legal entity to operate and maintain BMP functions.

Standard 10: Prohibition of Illicit Discharges

- ☒ The Long-Term Pollution Prevention Plan includes measures to prevent illicit discharges;
- ☒ An Illicit Discharge Compliance Statement is attached;
- ☐ NO Illicit Discharge Compliance Statement is attached but will be submitted **prior to** the discharge of any stormwater to post-construction BMPs.

APPENDIX C

Deed Information

QUITCLAIM DEED

Confirmation Quitclaim Deed – The purpose of this deed is to correct and confirm that certain Quitclaim Deed dated July 27, 2005 and recorded August 4, 2005 in Book No. 7693, Page 340 at the Bristol County, Southern District, Registry of Deeds, which Quitclaim Deed was not signed by Nicola J. DiFelice, Trustees of SHAW'S REALTY TRUST.

NOW THEREFORE, we, Paul G. Rowan, William H. Arnold and Nicola J. DiFelice, Trustees of SHAW'S REALTY TRUST w/d/t dated August 31, 1970, as amended, recorded with Bristol County North Registry of Deeds in Book 1672, Page 385, and filed with the Bristol County South District of the Land Court as Document No. 34727, having a usual place of business at 750 West Center Street, West Bridgewater, MA 02379, for consideration paid in the amount of \$1,400,000, hereby grant to NEW BEDFORD COUSINS LLC, a Massachusetts limited liability company, having a usual place of business at 14 Howard Street, Rockland, Plymouth County, Massachusetts, with Quitclaim Covenants, the land with any buildings or structures thereon located on Acushnet Avenue and Phillips Road, New Bedford, Bristol County, Massachusetts and more particularly bounded and described on Exhibit A attached hereto and incorporated herein.

The within described premises are hereby granted subject to the restriction that no part thereof shall be used or occupied (a) as a supermarket (which shall be defined as any store or department containing at least 3,000 square feet of floor area, including aisle space and storage, primarily devoted to the retail sale of food for off-premises consumption; (b) for the sale of fresh or frozen meat, fish or poultry or produce for off-premises consumption; or (c) for the parking of any motor vehicles in connection with the restricted operations. This restriction shall be a burden upon the property, shall run with the land for a period of ten (10) years from the date hereof, and shall be for the benefit of Grantor, and Grantor's successors, assigns and affiliates, and for the benefit of and appurtenant to each and every part of the properties within a three (3) mile radius of the above described property now owned or leased or hereafter owned or leased by Grantor, its successors, assigns and affiliates, including, without limitation, the property more particularly described on Exhibit B, attached hereto and incorporated herein by this reference. For purposes of the preceding sentence, "affiliates" shall mean a branch, division, parent or subsidiary of Grantor, its successor or assigns, or any company in which Grantor, its successors or assigns own (directly or indirectly) five percent (5%) or more of the voting stock or interest or which is a company that owns (directly or indirectly) five percent (5%) or more of the voting stock or interest of Grantor, its successors and assigns. If in any judicial proceeding a court shall hold that the duration or scope of this restriction is unreasonable under circumstances then existing, the parties, and their respective successors, assigns and affiliates, agree that the maximum allowable duration or scope reasonable under the circumstances shall be substituted for the duration or scope stated in this restriction.



For Grantor's title see deed dated November 25, 1991 recorded in Book 2733, Page 346 and Deeds dated April 16, 1992 recorded in Book 2801, Page 74 and Book 2801, Page 72, at the



Bristol County, Southern District, Registry of Deeds.

Witness our hands and seals this 9th day of August, 2005.

SHAW'S REALTY TRUST

By: 
Paul G. Rowan, Trustee 

By: 
William H. Arnold, Trustee 

By: 
Nicola J. DiFelice, Trustee 

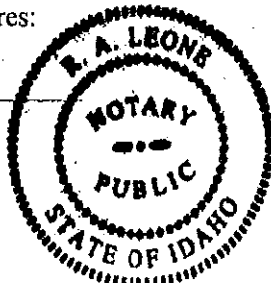
STATE OF IDAHO)
) ss:
COUNTY OF ADA)

SWORN TO AND SUBSCRIBED before me this 9th day of Aug., 2005, by William H. Arnold and Paul G. Rowan, Trustees for the Shaw's Realty Trust, a Massachusetts business trust, on behalf of the trust.

WITNESS MY HAND and official seal hereto affixed the day, month and year in this certificate first above written.

My commission expires:

10/28/10



Deane
NOTARY PUBLIC
Residing at: Boise, Idaho

STATE OF MASSACHUSETTS)
) ss:
COUNTY OF Plymouth)

SWORN TO AND SUBSCRIBED before me this 23 day of August, 2005, by Nicola J. DiFelice, Trustee for the Shaw's Realty Trust, a Massachusetts business trust, on behalf of the trust.

WITNESS MY HAND and official seal hereto affixed the day, month and year in this certificate first above written.

My commission expires:

07/23/2010

Maria S. Letour
NOTARY PUBLIC
Residing at: W. Bridgewater, Mass

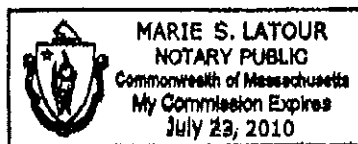


EXHIBIT A

Parcel 1 - 2924 Acushnet Avenue

Beginning at a point on the easterly side of Acushnet Avenue, being the northwesterly point of land to be described in line of land now or formerly of Sun Oil Company;

thence S 89°14'40" E in line of said land of Sun Oil Company, 100.66 feet to a point;

thence N 6°53'00" E in line of said land of Sun Oil Company, 156.96 feet to land now or formerly of Charles H. Wilkinson, et ux;

thence in line of said land N 84°40'10" E, 78.74 feet;

thence in line of said land N 5°7'30" W, 45 feet to land now or formerly of Lillian M. Kirby;

thence in line of said Kirby land N 84°40'10" E, 70.5 feet to land now or formerly of Pardon H. Devoll, III, et ux;

thence in line of said Devoll land S 5°7'30", 150 feet to a point;

thence N 84°40'10" E, 118.87 feet to land described as Parcel A on plan hereinafter mentioned;

thence S 5°7'30" E, 200 feet to a point;

thence S 84°40'10" W, 292.53 feet to a point;

thence N 14°25'00" W, 109.91 feet to a point;

thence Westerly 100.88 feet to the east line of Acushnet Avenue to a point for a corner;

thence N 6°53'00" E, 44.12 feet to the point of beginning.

Containing 1 acre, more or less.

Said lot is described as Parcel B on Subdivision of Land in New Bedford belonging to Abiah C. Devoll, Tr., dated August 5, 1968 and recorded in the Bristol County (S.D.) Registry of Deed in Book 82, Page 70, to which reference may be had for a more particular description.

Parcel 2 - 972 Phillips Road

Northerly by Parcel A on Plan of Land hereinafter mentioned, 118.87 feet;

thence Easterly by land now or formerly of Adrin Realty Trust, 150.

thence Southerly by land now or formerly of Charles S. Devoll, 118.87 feet;

thence Westerly by land now or formerly of Charles S. Devoll, 150.00 feet;

Containing 17,831 square feet, more or less and being shown as Parcel B on Plan of Land in New Bedford belonging to Pardon H. Devoll, III and Lucille C. Devoll, dated July 8, 1991. Said plan is recorded in the Bristol County (S.D.) Registry of Deeds in Book 128, Page 79.

Parcel 3

Parcel 1

BEGINNING at the southwest corner thereof at a point in the easterly line of Acushnet Avenue and at the northwest corner of land now or formerly of Addison F. Russell.

thence NORTH $17^{\circ} 22' 00''$ EAST in said easterly line of Acushnet Avenue, one hundred fourteen and $52/100$ (114.52) feet to a point;

thence NORTHERLY and EASTERLY still in said easterly line of Acushnet Avenue in an arc of a circle having a radius of four hundred (400) feet, a distance of one hundred thirty-seven and $28/100$ (137.28) feet to Parcel B as shown on plan of land hereinafter mentioned;

thence NORTH $89^{\circ} 09' 00''$ EAST by last named parcel one hundred forty-seven and $52/100$ (147.52) feet to land now or formerly of Alfred Thomas;

thence SOUTH $14^{\circ} 06' 00''$ EAST by last named land two hundred forty-one and $32/100$ (241.32) feet to said Russell land; and

thence SOUTH $83^{\circ} 58' 00''$ WEST by last named land one hundred fifty-two and $46/100$ (152.46) feet to said easterly line of Acushnet Avenue and the point of beginning.

CONTAINING 37,211 square feet, more or less, and being Parcel C on plan entitled "Subdivision of Land in New Bedford, Mass. Belonging to Odelle Chapdelaine, Scale $1'' 40'$, November 10, 1975", and recorded with Bristol County Registry of Deeds, Southern District in Plan Book 96, Page 23.

Parcel II

Beginning at the intersection of the easterly line of Acushnet Avenue and the southerly line of Phillips Road and running S. $6^{\circ} 53' W.$ bounding westerly on Acushnet Avenue 175.00 feet to the principal point of beginning of the parcel herein conveyed; thence N. $38^{\circ} 49' 38'' W.$ along line of lands retained by Grantor 100.50 feet to a point on line of lands now or formerly of Abiah C.

Devoll; thence S. 6° 53' W. along said Devoll lands 119.14 feet to a point; thence S. 89° 41' 40" E. along said Devoll lands 100.66 feet to a point in the easterly line of Acushnet Avenue; thence N. 6° 53' E. along said easterly line of Acushnet Avenue 120.67 feet to a point and place of beginning.

Parcel III

Beginning at a point in the easterly line of Acushnet Avenue, distant southerly therein three hundred thirty-nine and 79/100 (339.79) feet from the southerly line of Phillips Road;

1. Thence due easterly in a straight line a distance of one hundred 88/100 (100.88) feet to a point
2. Thence S. 14° 25' 00" E. in a straight line a distance of one hundred nine and 91/100 (109.91) feet to a point;
3. Thence N. 84° 40' 10" E. in a straight line a distance of two hundred ninety-two and 53/100 (292.53) feet to a point;
4. Thence N. 5° 7' 30" W. in the westerly line of a contemplated street extended a distance of three hundred (300) feet to a point;
5. Thence N. 84° 40' 10" E. in a straight line, said line being in the southerly line of land now or formerly belonging to Lillian M. and Marcel L. Spirlet and of land belonging to David and Julia Costa a distance of four hundred twenty-five and 48/100 (425.48) feet, more or less, to a point in the westerly line of land now or formerly belonging to Whites Farms, Inc.;
6. Thence S. 19° 25' 00" E. in said westerly line of Whites Farms, Inc., a distance of six hundred thirty (630) feet more or less to a point in the northerly line of Arnoff Street;
7. Thence S. 84° 35' 00" W. in said northerly line of Arnoff Street a distance of eight hundred forty-six and 63/100 (846.63) feet more or less, to a point;
8. Thence N. 14° 25' 00" W. in the easterly line of land now or formerly belonging to Odelie Chapdelaine a distance of four hundred eight (408) feet more or less, to a point;
9. Thence due west in the northerly line of said Odelie Chapdelaine a distance of eighty-seven and 78/100 (87.78) feet to a point in the easterly line of Acushnet Avenue;
10. Thence northerly in said line of Acushnet Avenue, N. 6° 53' 00" E. a distance of twenty and 15/100 (20.15) feet to the point of beginning. recorded in Plan Book 82 Page 70.

Said land being described as Parcel "A" on the plan drawn by the E. J. Engineering Co., Inc. of the New Bedford, Mass., dated August 5, 1968.

Containing 8 acres and 150.53 square rods.

Parcel IV:

Beginning at a point in the southerly line of Phillips Road distant easterly therein three hundred thirty-nine and 04/100 (339.04) feet more or less from the easterly line of Acushnet Avenue;

Thence S. 5° 7' 30" E. in a straight line a distance of one hundred fifty (150) feet more or less to a point;

Thence N. 84° 40' 10" E. in a straight line a distance of fifty (50) feet more or less to a point;

Thence N. 5° 7' 30" W. in a straight line a distance of one hundred fifty (150) feet more or less to a point in the southerly line of Phillips Road;

Thence 84° 40' 10" in said southerly line of Phillips Road a distance of fifty (50) feet to the point of beginning.

Containing 7500 square feet.

Being the same premises noted on the plan drawn by E. J. Engineering Co., Inc. dated August 5, 1968 as contemplated street 50' wide, recorded in Plan Book 82 Page 70.

Meaning and intending to convey and hereby conveying all contiguous land of the Grantor located Southerly of Phillips road, Easterly of Acushnet Avenue and Northerly of Arnoff Street however the same may be bounded or described including the fee in any abutting ways.

EXHIBIT B

A certain parcel of land situated on the Southeasterly side of Kings Highway in the City of New Bedford, the County of Bristol, and the Commonwealth of Massachusetts, being more particularly bounded and described as follows:

Beginning at a point, said point being a Massachusetts Highway bound at the intersection of the Easterly sideline of the State Highway Route #140 with the Southeasterly sideline of said Kings Highway;

Thence N 32°-07'-55" E, 583.11 feet along the Southeasterly sideline of said Kings Highway to a point;

Thence S 57°-56'-23" E, 276.00 feet to a point;

Thence S 10°-08'-29" E, 360.00 feet to a point;

Thence S 58°-32'-07" E, 37.59 feet to a point;

Thence S 08°-00'-10" E, 411.29 feet to a point;

Thence N 81°-59'-50" E, 412.48 feet to a point on the Westerly sideline of a Consolidated Rail Corp. Right of Way;

The last five courses being by land now or formerly of Dark Realty Trust;

Thence S 08°-00'-10" E, 522.19 feet, by the Westerly sideline of said Consolidated Rail Corp. Right of Way to a point;

Thence S 87°-11'-31" W, 892.89 feet by land now or formerly of the City of New Bedford to a point on the Easterly sideline of said State Highway Route #140;

Thence N 17°-33'-20" W, 473.83 feet along the Easterly sideline of said State Highway to a Massachusetts Highway bound;

Thence along a curve as it deflects to the right, having a radius of 12,850.00 feet, an arc length of 506.35 feet by the Easterly sideline of said State Highway to the Massachusetts Highway bound at the point of beginning.

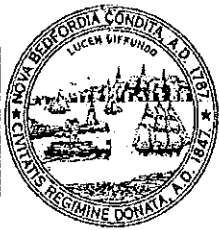
Containing 20.98 acres and being shown on a plan entitled, "Plan of land in New Bedford, Massachusetts surveyed for Northwest Associates" Scale 1" = 80' and dated December 30, 1986 by Tibbetts Engineering Corp.

Being the same premises conveyed from John I. Paulding, Inc. to R. F. M. Corp. by deed dated June 9, 1983 recorded in the Bristol County Southern District Registry of Deeds in Book 1864, Page 1154.

For Grantor's Title, see deed dated June 9, 1983 recorded in the Bristol County Southern District Registry of Deeds in Book 1864, Page 1154; see also Certificate of Change of Name recorded in said Registry of Deeds in Book 1886, Page 871.

APPENDIX D

Abutters List



City of New Bedford REQUEST for a CERTIFIED ABUTTERS LIST

This information is needed so that an official abutters list as required by MA General Law may be created and used in notifying abutters. You, as applicant, are responsible for picking up and paying for the certified abutters list from the assessor's office (city hall, room #109).

SUBJECT PROPERTY			
MAP #	130D	LOT(S)#	See attached
ADDRESS: Northside Farm Subdivision - Declan Dr., Horseshoe Rd, Monson St., Northside Dr.			
OWNER INFORMATION			
NAME: New Bedford Cousins LLC			
MAILING ADDRESS: P.O. Box 36, Scituate MA 02066			
APPLICANT/CONTACT PERSON INFORMATION			
NAME (IF DIFFERENT): Brendan Sullivan			
MAILING ADDRESS (IF DIFFERENT): P.O. Box 5175, Norwell, MA 02061			
TELEPHONE #	781-659-8187		
EMAIL ADDRESS:	bsullivan@cavanaroconsulting.com		
REASON FOR THIS REQUEST: <i>Check appropriate</i>			
<input type="checkbox"/>	ZONING BOARD OF APPEALS APPLICATION		
<input type="checkbox"/>	PLANNING BOARD APPLICATION		
<input checked="" type="checkbox"/>	CONSERVATION COMMISSION APPLICATION		
<input type="checkbox"/>	LICENSING BOARD APPLICATION		
<input type="checkbox"/>	OTHER (Please explain):		

PLANNING
JAN 20 2016
DEPARTMENT

Once obtained, the Certified List of Abutters must be attached to this Certification Letter.

Submit this form to the Planning Division Room 303 in City Hall, 133 William Street. You, as applicant, are responsible for picking up and paying for the certified abutters list from the assessor's office (city hall, room #109).

Official Use Only:

I, Administrative Assistant to the City of New Bedford's Board of Assessors, do hereby certify that the names and addresses as identified on the attached abutters list are fully recorded and appear on the most recent tax.		
Carlos Amado	<i>Carlos Amado</i>	1/22/2016
Printed Name	Signature	Date

38 records found

Parcel ID	Owner Name	Location	LUC
✓ <u>130D 117</u>	NEW BEDFORD COUSINS LLC	ES ACUSHNET AVE	132
✓ <u>130D 402</u>	NEW BEDFORD COUSINS LLC	NS ARNOFF ST	132
✓ <u>130D 380</u>	NEW BEDFORD COUSINS LLC	NS DECLAN DR	130
✓ <u>130D 381</u>	NEW BEDFORD COUSINS LLC	NS DECLAN DR	130
✓ <u>130D 382</u>	NEW BEDFORD COUSINS LLC	NS DECLAN DR	130
✓ <u>130D 407</u>	NEW BEDFORD COUSINS LLC	SS DECLAN DR	130
✓ <u>130D 408</u>	NEW BEDFORD COUSINS LLC	SS DECLAN DR	130
✓ <u>130D 409</u>	NEW BEDFORD COUSINS LLC	SS DECLAN DR	130
✓ <u>130D 410</u>	NEW BEDFORD COUSINS LLC	SS DECLAN DR	130
✓ <u>130D 411</u>	NEW BEDFORD COUSINS LLC	WS DECLAN DR	130
✓ <u>130D 379</u>	NEW BEDFORD COUSINS LLC	WS DECLAN DR	130
✓ <u>130D 398</u>	NEW BEDFORD COUSINS LLC	ES HORSESHOE RD	130
✓ <u>130D 399</u>	NEW BEDFORD COUSINS LLC	ES HORSESHOE RD	130
✓ <u>130D 400</u>	NEW BEDFORD COUSINS LLC	ES HORSESHOE RD	130
✓ <u>130D 401</u>	NEW BEDFORD COUSINS LLC	ES HORSESHOE RD	130
✓ <u>130D 397</u>	NEW BEDFORD COUSINS LLC	NE HORSESHOE RD	130
✓ <u>130D 395</u>	NEW BEDFORD COUSINS LLC	NS HORSESHOE RD	130
✓ <u>130D 396</u>	NEW BEDFORD COUSINS LLC	NS HORSESHOE RD	130
✓ <u>130D 412</u>	NEW BEDFORD COUSINS LLC	NS HORSESHOE RD	130
✓ <u>130D 419</u>	NEW BEDFORD COUSINS LLC	NS HORSESHOE RD	130
✓ <u>130D 403</u>	NEW BEDFORD COUSINS LLC	SE HORSESHOE RD	130
✓ <u>130D 404</u>	NEW BEDFORD COUSINS LLC	SS HORSESHOE RD	130
✓ <u>130D 405</u>	NEW BEDFORD COUSINS LLC	SS HORSESHOE RD	130
✓ <u>130D 406</u>	NEW BEDFORD COUSINS LLC	SS HORSESHOE RD	130
✓ <u>130D 416</u>	NEW BEDFORD COUSINS LLC	WS HORSESHOE RD	130

PLANNING
JAN 20 2015
DEPARTMENT

✓130D 417	NEW BEDFORD COUSINS LLC	WS HORSESHOE RD	130
✓130D 418	NEW BEDFORD COUSINS LLC	WS HORSESHOE RD	130
✓130D 413	NEW BEDFORD COUSINS LLC	ES MONSON ST	130
✓130D 414	NEW BEDFORD COUSINS LLC	ES MONSON ST	130
✓130D 415	NEW BEDFORD COUSINS LLC	ES MONSON ST	130
✓130D 393	NEW BEDFORD COUSINS LLC	WS MONSON ST	130
✓130D 383	NEW BEDFORD COUSINS LLC	WS MONSON ST	130
✓130D 384	NEW BEDFORD COUSINS LLC	WS MONSON ST	130
✓130D 394	NEW BEDFORD COUSINS LLC	NS NORTHSIDE DR	130
✓130D 392	NEW BEDFORD COUSINS LLC	NS NORTHSIDE DR	130
✓130D 385	NEW BEDFORD COUSINS LLC	SS NORTHSIDE DR	130
✓130D 386	NEW BEDFORD COUSINS LLC	SS NORTHSIDE DR	130
✓130D 387	NEW BEDFORD COUSINS LLC	SS NORTHSIDE DR	130

PLANNING
JAN 20 2018
DEPARTMENT

January 20, 2016

Dear Applicant,

Please find below the List of Abutters within 100 feet of the property known as Northside Farm Subdivision-Declan Drive, Horseshoe Road, Monson Street, and Northside Drive (130D-117, 402, 380, 381, 382, 407, 408, 409, 410, 411, 379, 398, 399, 400, 401, 397, 395, 396, 412, 419, 403, 404, 405, 406, 416, 417, 418, 413, 414, 415, 393, 383, 384, 394, 392, 385, 386, & 387). The current ownership listed herein must be checked and verified by the City of New Bedford Assessor's Office. Following said verification, the list shall be considered a Certified List of Abutters.

Please note that multiple listed properties with identical owner name and mailing address shall be considered duplicates, and shall require only 1 mailing. Additionally, City of New Bedford-Owned properties shall not require mailed notice.

Parcel	Location	Owner and Mailing Address
130D-400	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-394	NORTHSIDE DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-392	NORTHSIDE DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-272	910 PHILLIPS RD	MEDEIROS KEVIN "TRUSTEE", MEDEIROS JESSICA "TRUSTEE" 910 PHILLIPS ROAD NEW BEDFORD, MA 02745
130B-168	2857 ACUSHNET AVE	RAFFA VINCENT, 3570 ACUSHNET AVE NEW BEDFORD, MA 02745
130D-136	2856 ACUSHNET AVE	2856 ACUSHNET AVENUE LLC, 2856 ACUSHNET AVENUE NEW BEDFORD, MA 02745
130D-140	ARNOFF ST	GARDEN RESTAURANT INC, C/O M BOBOLA P O BOX D 12 FAIRHAVEN, MA 02719
130D-141	ARNOFF ST	GARDEN RESTAURANT INC, C/O M BOBOLA FAIRHAVEN, MA 02719 - 0720
130D-165	6 MONSON ST	PACHECO TAMMY, C/O LEMAIRE TAMMY 967 VICTORIA STREET NEW BEDFORD, MA 02745
130D-142	ARNOFF ST	GARDEN RESTAURANT INC, C/O M BOBOLA P O BOX D 12 FAIRHAVEN, MA 02719
130D-143	ARNOFF ST	CABRAL BERNARDO J "TRUSTEE", MONSON STREET NOMINEE TRUST, 31 GARRISON ROAD NEW BEDFORD, MA 02745 <i>Paul + Tammy Lemaire 967 Victoria St.</i>
130D-415	MONSON ST	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-416	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066

January 20, 2016
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Parcel	Location	Owner and Mailing Address
130D-389	2926 ACUSHNET AVE	SOUTHERN MASS CREDIT UNION, 123 ALDEN ROAD FAIRHAVEN, MA 02719
130D-163	947 VICTORIA ST	LANGLOIS MICHAEL M, PATISTEA JOYCE S 947 VICTORIA STREET NEW BEDFORD, MA 02745
130D-161	939 VICTORIA ST	VIEIRA RICHARD G, VIEIRA LINDA 15 MARIAL DRIVE SO DARTMOUTH, MA 02748
130D-410 55	DECLAN DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-411 55	DECLAN DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-409 55	DECLAN DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-408 55	DECLAN DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130B-244	2883 ACUSHNET AVE - 2901	CARVALHO EVELYN F "TRUSTEE", EVELYN F CARVALHO REALTY TRUST 232 LAWRENCE STREET NEW BEDFORD, MA 02745
130D-150 55	ARNOFF ST	WHITE WALTER D, 867 MIDDLE ROAD ACUSHNET, MA 02743
130D-407 55	DECLAN DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-117 55	ACUSHNET AVE	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-379 55	DECLAN DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-376	919 VICTORIA ST	DEMELO ALTINO, 919 VICTORIA ST NEW BEDFORD, MA 02745

January 20, 2016

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Parcel	Location	Owner and Mailing Address
130D-406 ^{SS}	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-405 ^{SS}	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-247	2904 ACUSHNET AVE	BURGESS KEVIN, 2904 ACUSHNET AVENUE NEW BEDFORD, MA 02745
130D-380 ^{ns}	DECLAN DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-382 ^{ns}	DECLAN DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-381 ^{ns}	DECLAN DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-404 ^{SS}	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130B-320	2907 ACUSHNET AVE - 2917	CARVALHO EVELYN F "TRS", EVELYN F CARVALHO REALTY TRUST 232 LAWRENCE STREET NEW BEDFORD, MA 02745-1418
130D-248	2914 ACUSHNET AVE	MEUNIER NEIL A, MEUNIER ERICA S 2914 ACUSHNET AVENUE NEW BEDFORD, MA 02745
130D-383 ^{ns}	MONSON ST	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-412 ^{ns}	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-387 ^{SS}	NORTHSIDE DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-403 ^{SE}	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066

January 20, 2016

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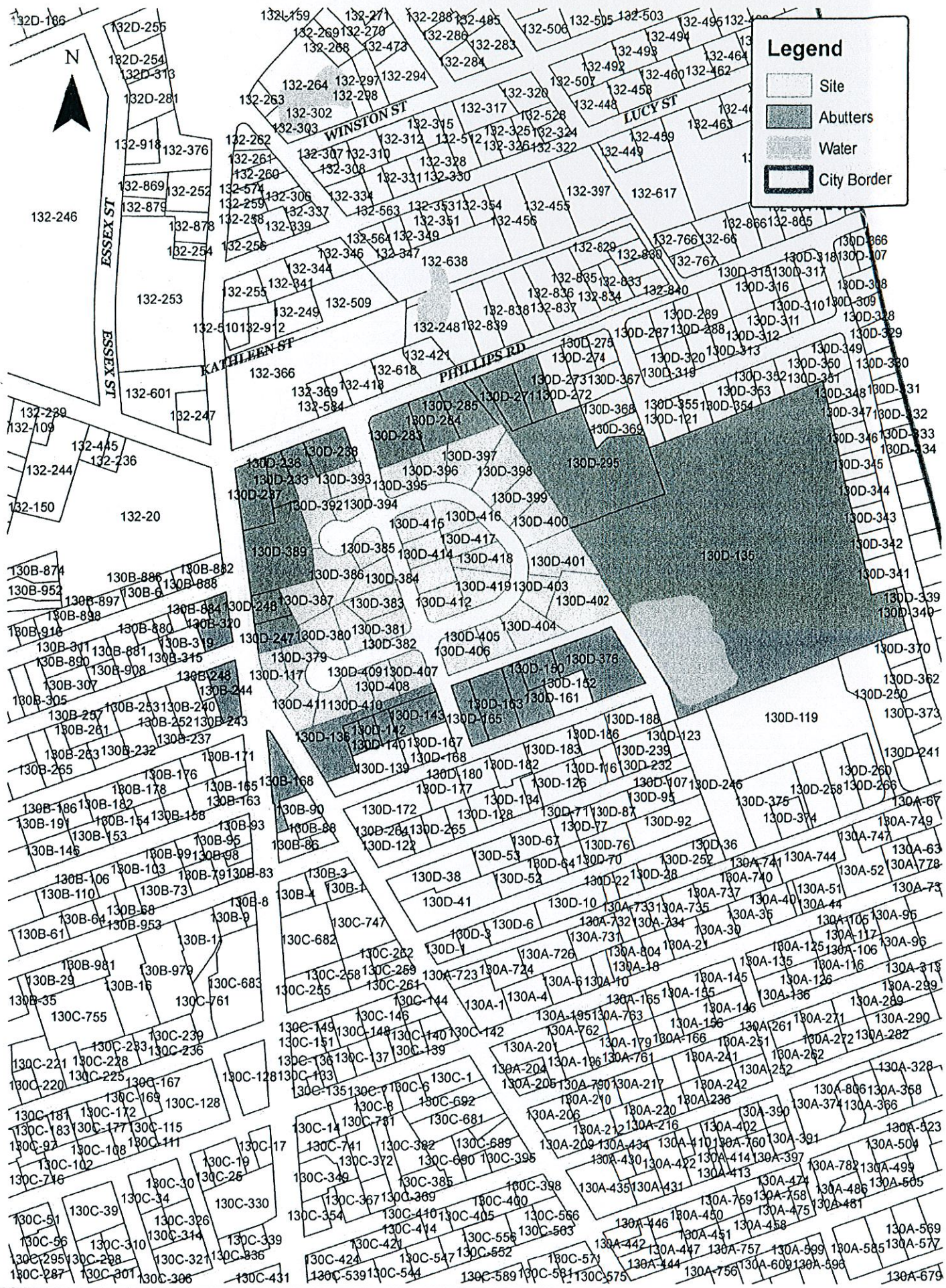
Parcel	Location	Owner and Mailing Address
130D-402 <i>NS</i>	SARNOFF ST	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-419 <i>NS</i>	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-413 <i>NS</i>	MONSON ST	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-384 <i>NS</i>	MONSON ST	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-386 <i>NS</i>	NORTHSIDE DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-418 <i>NS</i>	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-414 <i>NS</i>	MONSON ST	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-401 <i>NS</i>	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-385 <i>NS</i>	NORTHSIDE DR	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-417 <i>NS</i>	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-399 <i>NS</i>	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-393 <i>NS</i>	MONSON ST	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-395 <i>NS</i>	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066

January 20, 2016
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Parcel	Location	Owner and Mailing Address
130D-237	2942 ACUSHNET AVE	LEISAM REALTY LLC, 2942 ACUSHNET AVENUE NEW BEDFORD, MA 02745
130D-233	982 PHILLIPS RD	WILKINSON CORA A, 982 PHILLIPS RD NEW BEDFORD, MA 02745
130D-396 15	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-236	980 PHILLIPS RD	MOURA DOMINGOS D, MOURA LINDA J 980 PHILLIPS ROAD NEW BEDFORD, MA 02745
130D-398 25	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-238	972 PHILLIPS RD	WILDE LEE ANNE, 972 PHILLIPS ROAD NEW BEDFORD, MA 02745
130D-397 12	HORSESHOE RD	NEW BEDFORD COUSINS LLC, P O BOX 36 SCITUATE, MA 02066
130D-283	954 PHILLIPS RD	FRENETTE EMILE R, 954 PHILLIPS RD NEW BEDFORD, MA 02745
130D-284	942 PHILLIPS RD	ALBANO JOAO, ALBANO GRACE 942 PHILLIPS ROAD NEW BEDFORD, MA 02745
130D-285	934 PHILLIPS RD	MARTINS GEORGE, MARTINS ELIZABETH M 934 PHILLIPS RD NEW BEDFORD, MA 02745
130D-135	221 FITZGERALD DR	221 FITZGERALD DRIVE LLC, C/O HEARTLAND BANK #370043914 14125 CLAYTON ROAD CHESTERFIELD, MO 63017
130D-295	250 FITZGERALD DR	KNOWLES RYAN M, KNOWLES KATHRINE R CONSTANT- 250 FITZGERALD DRIVE NEW BEDFORD, MA 02745
130D-271	918 PHILLIPS RD	BARRIGAS FRANK L, BARRIGAS NATERCIA M 918 PHILLIPS RD NEW BEDFORD, MA 02745



Legend

- Site
- Abutters
- Water
- City Border

SECTION VII

PROJECT PLANS