



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 3 – Notice of Intent

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

Provided by MassDEP:

MassDEP File Number

Document Transaction Number

Lynnfield

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):

144 Locksley Road

a. Street Address

Lynnfield

b. City/Town

01940

c. Zip Code

Latitude and Longitude:

42.52461 N

d. Latitude

71.00922 W

e. Longitude

43

f. Assessors Map/Plat Number

1624

g. Parcel /Lot Number

2. Applicant:

Jennifer & Devin

a. First Name

Abramowitz

b. Last Name

c. Organization

144 Locksley Road

d. Street Address

Lynnfield

e. City/Town

MA

f. State

01940

g. Zip Code

617-800-6691

h. Phone Number

i. Fax Number

jabramowitz87@gmail.com

j. Email Address

3. Property owner (required if different from applicant):

Check if more than one owner

a. First Name

b. Last Name

c. Organization

d. Street Address

e. City/Town

f. State

g. Zip Code

h. Phone Number

i. Fax Number

j. Email address

4. Representative (if any):

Greg J.

a. First Name

Hochmuth

b. Last Name

Williams & Sparages LLC

c. Company

189 North Main Street

d. Street Address

Middleton

e. City/Town

MA

f. State

01949

g. Zip Code

978-539-8088

h. Phone Number

978-539-8200

i. Fax Number

ghochmuth@wsengineers.com

j. Email address

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

\$220.00

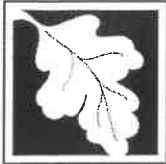
a. Total Fee Paid

\$97.50

b. State Fee Paid

\$122.50

c. City/Town Fee Paid



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A. General Information (continued)

6. General Project Description:

To construct an addition & retaining wall within 100 feet of Bordering Vegetated Wetlands.

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

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

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

- 1. Yes No If yes, describe which limited project applies to this project. (See 310 CMR 10.24 and 10.53 for a complete list and description of limited project types)

2. Limited Project Type

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

8. Property recorded at the Registry of Deeds for:

Essex South

a. County

18281

b. Certificate # (if registered land)

c. Book

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.



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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.

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

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
d. <input type="checkbox"/> Bordering Land Subject to Flooding	1. square feet _____	2. square feet _____
	3. cubic feet of flood storage lost _____	4. cubic feet replaced _____
e. <input type="checkbox"/> Isolated Land Subject to Flooding	1. square feet _____	
	2. cubic feet of flood storage lost _____	3. cubic feet replaced _____

f. Riverfront Area
 1. Name of Waterway (if available) - **specify coastal or inland** _____

2. Width of Riverfront Area (check one):

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

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

4. Proposed alteration of the Riverfront Area:

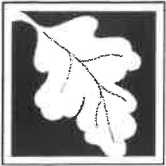
a. total square feet _____ b. square feet within 100 ft. _____ c. square feet between 100 ft. and 200 ft. _____

5. Has an alternatives analysis been done and is it attached to this NOI? Yes No

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

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

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



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

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

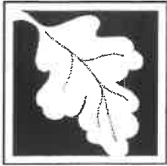
Online Users:
 Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
a. <input type="checkbox"/> Designated Port Areas	Indicate size under Land Under the Ocean, below	
b. <input type="checkbox"/> Land Under the Ocean	_____	
	1. square feet	

	2. cubic yards dredged	
c. <input type="checkbox"/> Barrier Beach	Indicate size under Coastal Beaches and/or Coastal Dunes below	
d. <input type="checkbox"/> Coastal Beaches	_____	_____
	1. square feet	2. cubic yards beach nourishment
e. <input type="checkbox"/> Coastal Dunes	_____	_____
	1. square feet	2. cubic yards dune nourishment
	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
f. <input type="checkbox"/> Coastal Banks	_____	
	1. linear feet	
g. <input type="checkbox"/> Rocky Intertidal Shores	_____	
	1. square feet	
h. <input type="checkbox"/> Salt Marshes	_____	_____
	1. square feet	2. sq ft restoration, rehab., creation
i. <input type="checkbox"/> Land Under Salt Ponds	_____	
	1. square feet	

	2. cubic yards dredged	
j. <input type="checkbox"/> Land Containing Shellfish	_____	
	1. square feet	
k. <input type="checkbox"/> Fish Runs	Indicate size under Coastal Banks, inland Bank, Land Under the Ocean, and/or inland Land Under Waterbodies and Waterways, above	

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



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C. Other Applicable Standards and Requirements

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

Streamlined Massachusetts Endangered Species Act/Wetlands Protection Act Review

1. Is any portion of the proposed project located in **Estimated Habitat of Rare Wildlife** as indicated on the most recent Estimated Habitat Map of State-Listed Rare Wetland Wildlife published by the Natural Heritage and Endangered Species Program (NHESP)? To view habitat maps, see the *Massachusetts Natural Heritage Atlas* or go to http://maps.massgis.state.ma.us/PRI_EST_HAB/viewer.htm.

- 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**

8/2021

b. Date of map

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

- c. Submit Supplemental Information for Endangered Species Review*

1. Percentage/acreage of property to be altered:

(a) within wetland Resource Area _____
percentage/acreage

(b) outside Resource Area _____
percentage/acreage

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

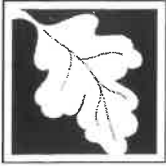
2. Project plans for entire project site, including wetland resource areas and areas outside of wetlands jurisdiction, showing existing and proposed conditions, existing and proposed tree/vegetation clearing line, and clearly demarcated limits of work **

- (a) Project description (including description of impacts outside of wetland resource area & buffer zone)
- (b) Photographs representative of the site

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

Priority Habitat includes habitat for state-listed plants and strictly upland species not protected by the Wetlands Protection Act.

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



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

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

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

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

- (d) Vegetation cover type map of site

- (e) Project plans showing Priority & Estimated Habitat boundaries

- (f) OR Check One of the Following

1. Project is exempt from MESA review.

Attach applicant letter indicating which MESA exemption applies. (See 321 CMR 10.14, <https://www.mass.gov/service-details/exemptions-from-review-for-projectsactivities-in-priority-habitat>; the NOI must still be sent to NHESP if the project is within estimated habitat pursuant to 310 CMR 10.37 and 10.59.)

2. Separate MESA review ongoing.

a. NHESP Tracking #

b. Date submitted to NHESP

3. Separate MESA review completed.

Include copy of NHESP "no Take" determination or valid Conservation & Management Permit with approved plan.

3. For coastal projects only, is any portion of the proposed project located below the mean high water line or in a fish run?

- a. Not applicable – project is in inland resource area only b. Yes No

If yes, include proof of mailing, hand delivery, or electronic delivery of NOI to either:

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

North Shore - Hull to New Hampshire border:

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

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

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

- c. Is this an aquaculture project?

- d. Yes No

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



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

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

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

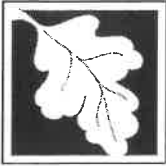
D. Additional Information

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

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

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

1. USGS or other map of the area (along with a narrative description, if necessary) containing sufficient information for the Conservation Commission and the Department to locate the site. (Electronic filers may omit this item.)
2. Plans identifying the location of proposed activities (including activities proposed to serve as a Bordering Vegetated Wetland [BVW] replication area or other mitigating measure) relative to the boundaries of each affected resource area.



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D. Additional Information (cont'd)

3. Identify the method for BVW and other resource area boundary delineations (MassDEP BVW Field Data Form(s), Determination of Applicability, Order of Resource Area Delineation, etc.), and attach documentation of the methodology.

4. List the titles and dates for all plans and other materials submitted with this NOI.

Plan to Accompany a Notice of Intent

a. Plan Title

Williams & Sparages LLC

Richard L. Williams, P.E.

b. Prepared By

c. Signed and Stamped by

February 1, 2023

1"=20'

d. Final Revision Date

e. Scale

f. Additional Plan or Document Title

g. Date

5. If there is more than one property owner, please attach a list of these property owners not listed on this form.

6. Attach proof of mailing for Natural Heritage and Endangered Species Program, if needed.

7. Attach proof of mailing for Massachusetts Division of Marine Fisheries, if needed.

8. Attach NOI Wetland Fee Transmittal Form

9. Attach Stormwater Report, if needed.

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:

2263

2. Municipal Check Number

1/3/2023

3. Check date

2264

4. State Check Number

1/3/2023

5. Check date

Jennifer

6. Payor name on check: First Name

Abramowitz

7. Payor name on check: Last Name

JENNIFER ABRAMOWITZ
DEVIN R. ABRAMOWITZ
144 LOCKSLEY RD.
LYNNFIELD, MA 01940

5-7017/2110

2264

DATE 1/3/23

PAY TO THE
ORDER OF

Commonwealth of Massachusetts \$ 97⁰⁰/₁₀₀

ninety seven dollars

50/100

DOLLARS

Citizens Bank

MEMO

Filing

JAA

⑆ 211070175⑆ 1138776421⑆

2264

JENNIFER ABRAMOWITZ
DEVIN R. ABRAMOWITZ
144 LOCKSLEY RD.
LYNNFIELD, MA 01940

5-7017/2110

2263

DATE 1/3/23

PAY TO THE
ORDER OF

Town of Lynnfield

\$ 122⁰⁰/₁₀₀

one hundred and twenty two

50/100

DOLLARS

Citizens Bank

MEMO

Filing

JAA

⑆ 211070175⑆ 1138776421⑆

2263

JENNIFER ABRAMOWITZ
DEVIN R. ABRAMOWITZ
144 LOCKSLEY RD.
LYNNFIELD, MA 01940

5-7017/2110

2262

DATE 1/3/23

PAY TO THE
ORDER OF

The Lynnfield Villager

\$ 50⁰⁰/₁₀₀

fifty dollars

50/100

DOLLARS

Citizens Bank

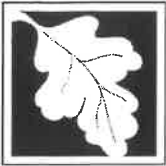
MEMO

144 Locksley

JAA

⑆ 211070175⑆ 1138776421⑆

2262



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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.

<i>Dewin Abramowitz</i>	1/3/23
1. Signature of Applicant	2. Date
3. Signature of Property Owner (if different)	4. Date
<i>[Signature]</i>	1/27/2023
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.

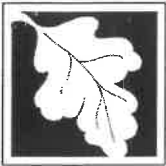
For MassDEP:

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:

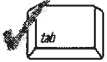
If the applicant has checked the "yes" box in any part of Section C, Item 3, above, refer to that section and the Instructions for additional submittal requirements.

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.



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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:

144 Locksley Road Lynnfield
 a. Street Address b. City/Town
2264 \$97.50
 c. Check number d. Fee amount

2. Applicant Mailing Address:

Jennifer & Devin Abramowitz
 a. First Name b. Last Name
 c. Organization
144 Locksley Road
 d. Mailing Address
Lynnfield MA 01940
 e. City/Town f. State g. Zip Code
617-800-6691 jabramowitz87@gmail.com
 h. Phone Number i. Fax Number j. Email Address

3. Property Owner (if different):

a. First Name b. Last Name
 c. Organization
 d. Mailing Address

 e. City/Town f. State g. Zip Code

 h. Phone Number i. Fax Number j. Email Address

B. Fees

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

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

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

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

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

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

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

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



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B. Fees (continued)

Step 1/Type of Activity	Step 2/Number of Activities	Step 3/Individual Activity Fee	Step 4/Subtotal Activity Fee
Category 1 a.	1	\$110.00	\$110.00
Category 1 b.	1	\$110.00	\$110.00

Step 5/Total Project Fee: \$220.00

Step 6/Fee Payments:

Total Project Fee:	<u>\$220.00</u>
State share of filing Fee:	<u>\$97.50</u>
City/Town share of filling Fee:	<u>\$122.50</u>
	<u>c. 1/2 Total Fee plus \$12.50</u>

C. Submittal Requirements

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

Department of Environmental Protection
 Box 4062
 Boston, MA 02211

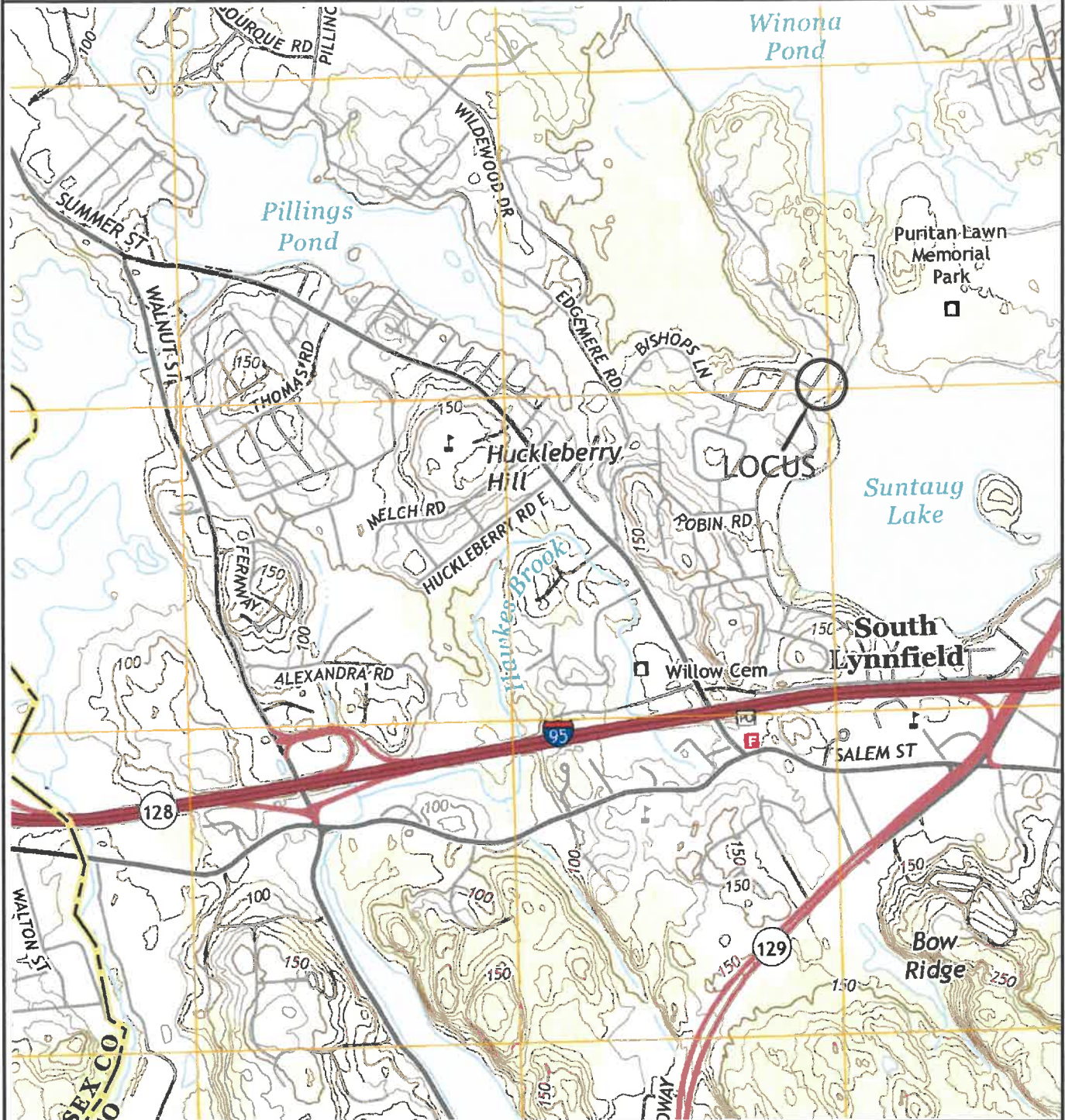
- b.) **To the Conservation Commission:** Send the Notice of Intent or Abbreviated Notice of Intent; a **copy** of this form; and the city/town fee payment.

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

WILLIAMS & SPARGES
CIVIL ENGINEERING &
LAND SURVEYORS



189 NORTH MAIN STREET
SUITE 101
MIDDLETON, MA 01949
PHONE: (978) 539-8088
FAX: (978) 539-8200



UNITED STATES GEOLOGIC SURVEY MAP
READING, MASS QUAD
SCALE: 1:24,000 (metric contours)

LOCUS MAP
#145 LOCKSLEY ROAD
LYNNFIELD, MA 01940



Introduction:

The subject property, 144 Locksley Road, Assessors Map 43, Parcel 1624, is currently developed with a single-family dwelling, that according to the Lynnfield Assessors Database, was constructed in 1950. The parcel is approximately 0.39 acres in size and is bound to the north and south by residential properties, to the west by Locksley Road, and to the east by Suntaug Lake.

According to the NRCS Web Soil Survey, soils within the subject lot are mapped as 626B, Merrimac-Urban land complex.

According to the current Natural Heritage & Endangered Species Program (NHESP) Atlas, dated August 2021, the property is not mapped as Priority Habitats of Rare or Endangered Species.

In addition, the property is not designated as an Area of Critical Environmental Concern (ACEC); however, the jurisdictional wetland resource areas impacting the parcel are designated as an Outstanding Resource Water (ORW).

Proposed Activities:

The applicant is proposing to construct an addition onto the existing dwelling and to construct a reinforced block retaining wall to allow for an expansion of the rear lawn area.

Bordering Vegetated Wetlands (BVW):

On June 22, 2021, Greg J. Hochmuth, PWS, CWS from Williams & Sparages LLC delineated a BVW that borders on Suntaug Lake in the rear of the parcel, (see attached wetland field data forms). No unique wildlife habitat components were observed during our investigation.

No work is proposed within BVW.

Erosion Controls:

Erosion Controls in the form of a 12-inch mulch sock with trenched silt fence is proposed to be installed prior to construction and will remain in place until all work on site is stable. The location of the proposed erosion controls is shown on the accompanying plan.



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

Applicant: Jennifer & Devin Abramowitz Prepared by: Greg Hochmuth Project location: 144 Locksley Road, Lynnfield DEP File #: _____
 Check all that apply:

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

Section I.

Vegetation	Observation Plot Number: WF-A3 Wet		Transect Number: WF – A3 Wetland	Date of Delineation: 6/22/2021
A. Sample Layer & Plant Species (by common/scientific name)	B. Percent Cover (or basal Area)	C. Percent Dominance	D. Dominant Plant (yes or no)	E. Wetland Indicator Category*

Trees

Red Maple – *Acer rubrum* 60% 100% YES FAC*

Shrubs

Staghorn Sumac – *Rhus typhina* 10% 20% YES FACU
 Pussy Willow – *Salix discolor* 40% 80% YES FACW*

Ground Cover

Poison Ivy – *Toxicodendron radicans* 20% 28% YES FAC*
 Buttonbush – *Cephalanthus occidentalis* 20% 28% YES OBL*
 Purple Loosestrife – *Lythrum salicaria* 30% 42% YES FACW+*

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

Vegetation conclusion

Number of dominant wetland indicator plants: 5 Number of dominant non-wetland indicator plants: 1

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

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

Section II. Indicators of Hydrology

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

- Site Inundated: _____
- Depth to free water in observation hole: _____ 10" _____
- Depth to soil saturation in observation hole: _____ 6" _____
- Water marks: _____
- Drift lines: _____
- Sediment Deposits: _____
- Drainage patterns in BWV: _____
- Oxidized rhizospheres: _____
- Water-stained leaves: _____
- Recorded Data (streams, lake, or tidal gauge; aerial photo; other):

- Other: _____

Hydric Soil Interpretation

1. Soil Survey

Is there a published soil survey for this site? Yes
 title/date: NRCS Web Soil Survey
 map number: 626B
 soil type mapped: Merrimac-Urban land complex
 hydric soil inclusions: No

Are field observations consistent with soil survey? Yes

Remarks: None at this time.

2. Soil Description

Horizon	Depth	Matrix Color	Mottles Color
A	0-8	2.5Y2.5/1	10YR5/8
Bw	8-18	2.5Y5/2	10YR5/8

Remarks: None at this time.

3. Other:

Conclusion: Is soil hydric? Yes

Vegetation and Hydrology Conclusion

Number of wetland indicator plants
 ≥ # of non-wetland indicator plants

Yes No

— X —

Wetland hydrology present:

Hydric soil present

— X —

Other indicators of hydrology present

— X —

Sample location is in a BWV

— X —

Submit this form with the Request for Determination of Applicability or Notice of Intent.

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

Applicant: Jennifer & Devin Abramowitz Prepared by: Greg Hochmuth Project location: 144 Locksley Road, Lynnfield DEP File #: _____
 Check all that apply:

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

Section I.

Vegetation	Observation Plot Number: WF-A3 Upl	Transect Number: WF - A3 Upland	Date of Delineation: 6/22/2021
A. Sample Layer & Plant Species (by common/scientific name)	B. Percent Cover (or basal Area)	D. Dominant Plant (yes or no)	E. Wetland Indicator Category*
Trees			
Red Maple – <i>Acer rubrum</i>	60%	YES	FAC*
Shrubs			
Staghorn Sumac – <i>Rhus typhina</i>	40%	YES	FACU
Sassafras – <i>Sassafras albidum</i>	20%	YES	FACU-
Pussy Willow – <i>Salix discolor</i>	10%	NO	FACW*
Ground Cover			
Poison Ivy – <i>Toxicodendron radicans</i>	60%	YES	FAC*
Vines			
Summer Grape – <i>Vitis aestivalis</i>	20%	YES	FACU
Virginia Creeper – <i>Parthenocissus quinquefolia</i>	30%	YES	FACU

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

Vegetation conclusion

Number of dominant wetland indicator plants: 4 Number of dominant non-wetland indicator plants: 1

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

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

Section II. Indicators of Hydrology

Hydric Soil Interpretation

1. Soil Survey

Is there a published soil survey for this site? Yes
 title/date: NRCs Web Soil Survey
 map number: 626B
 soil type mapped: Merrimac-Urban land complex
 hydric soil inclusions: No

Are field observations consistent with soil survey? Yes

Remarks: None at this time.

2. Soil Description

Horizon	Depth	Matrix Color	Mottles Color
A	0-10	10YR3/2	
Bw	10-20	7.5YR5/6	

Remarks: No

3. Other:

Conclusion: Is soil hydric? No

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

- Site Inundated: _____
- Depth to free water in observation hole: _____
- Depth to soil saturation in observation hole: _____
- Water marks: _____
- Drift lines: _____
- Sediment Deposits: _____
- Drainage patterns in BW: _____
- Oxidized rhizospheres: _____
- Water-stained leaves: _____
- Recorded Data (streams, lake, or tidal gauge; aerial photo; other):

- Other: _____

Vegetation and Hydrology Conclusion

Number of wetland indicator plants
 ≥ # of non-wetland indicator plants

Yes _____ No _____

Wetland hydrology present:

Hydric soil present

_____ X_____

Other indicators of hydrology present

_____ X_____

Sample location is in a BVW

_____ X_____

Submit this form with the Request for Determination of Applicability or Notice of Intent.

AFFIDAVIT OF SERVICE

Under the Massachusetts Wetlands Protection Act and Lynnfield Wetlands
Protection Bylaw and Regulations

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

I, Greg J. Hochmuth, hereby certify under the pains and penalties of perjury that
on February 1, 2023 I gave notification to abutters in compliance with the second
paragraph of Massachusetts General Law Chapter 131, Section 40, Lynnfield
Wetlands Protection Bylaw and Regulations, and the DEP Guide to Abutter
Notification dated April 8, 1994, in connection with the following matter:

A Notice of Intent was filed under Massachusetts Wetlands Protection Act by
Jennifer & Devin Abramowitz with the Town of Lynnfield Conservation
Commission on February 1, 2023 for property located at 144 Locksley Road.

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



Name

2/1/2023

Date



Notice to Abutters

Massachusetts Wetlands Protection Act

Notice of Intent (NOI) and/or Abbreviated Notice of Resource Area Delineation (ANRAD) Filings

As required by M.G.L. c 131, s. 40 ("The Massachusetts Wetlands Protection Act"), an **APPLICANT** shall provide notification to all abutters and any property owner within 100 feet of the property line of the land where the activity is proposed, including if separated from that land by a public or private street.

The following applicant has filed a Notice of Intent with the Lynnfield Conservation Commission. A public hearing will be held as stated below.

Jennifer & Devin Abramowitz
NAME OF APPLICANT

144 Locksley Road, Lynnfield, MA 01940
ADDRESS OF APPLICANT

144 Locksley Road
PROJECT ADDRESS

ASSESSOR'S MAP# 43 PARCEL# 1624

PROJECT DESCRIPTION: To construct an addition & retaining wall within the 100 foot buffer zone
to Bordering Vegetated Wetlands.

February 21, 2023
DATE AND TIME OF PUBLIC HEARING, AT TOWN HALL. (Subject to change. Please check website for updated information.)

The public hearing is advertised in *The Lynnfield Villager*.

Copies of the Notice of Intent & plans may be examined in the Conservation Commission Office on the lower level at Town Hall on Mondays-Thursdays from 9:00 A.M. – 4:00 P.M., however, an appointment made in advance is encouraged. Please call Emilie Cademartori, Director of Planning & Conservation at (781) 334-9495 to make an appointment, or for any other questions.

RECEIVED

OCT 24 2022

LYNNFIELD
BOARD OF ASSESSORS

TOWN OF LYNNFIELD
BOARD OF ASSESSORS
55 Summer Street
Lynnfield, MA 01940
Ph:781-334-9450 Fax:781-334-9419

REQUEST FOR CERTIFICATION OF ABUTTER'S LIST

To be submitted to (check one)

- Board of Appeals
- Board of Health
- Conservation Commission
- Planning Board
- Other _____

If this form is not complete it will be returned.

Fee: \$5.00 for first five pages \$1.00 each consecutive page

Property owner of record: DAVIN + JENNIFER ABRAMOWITZ

Address of Property: 144 LOCKSTAY ROAD

Assessor's Map # 43 Parcel # 1624

Name of Applicant (print) THOR ALLERY

Applicant Address 189 N. MAIN STREET

MIDDLETON, MA 01949

Applicant's Telephone 978-539-8088

CERTIFIED LIST WILL BE PROVIDED WITHIN SEVEN TO TEN WORKING DAYS

-----Assessors Use Only-----

Certified by: D. Peary

Date: 10/24/22

mailed 10/26/22



100 foot Abutters List Report

Lynnfield, MA
October 24, 2022

Subject Property:

Parcel Number: 0043-0000-1624
CAMA Number: 0043-0000-1624
Property Address: 144 LOCKSLEY RD

Mailing Address: ABRAMOWITZ DEVIN R, T/E
ABRAMOWITZ JENNIFER M, T/E
144 LOCKSLEY ROAD
LYNNFIELD, MA 01940

Abutters:

Parcel Number: 0043-0000-0974
CAMA Number: 0043-0000-0974
Property Address: 139 LOCKSLEY RD

Mailing Address: BROOKS GEORGE P, JR J/T/R/S
BORSINI KATHERINE E, J/T/R/S
139 LOCKSLEY RD
LYNNFIELD, MA 01940

Parcel Number: 0043-0000-0986
CAMA Number: 0043-0000-0986
Property Address: 152 LOCKSLEY RD

Mailing Address: BRANDANO DENISE
152 LOCKSLEY ROAD
LYNNFIELD, MA 01940

Parcel Number: 0043-0000-1533
CAMA Number: 0043-0000-1533
Property Address: 135 LOCKSLEY RD

Mailing Address: DICENSO ROBERT, J/T JOHNSON
DENISE, J/T
135 LOCKSLEY RD
LYNNFIELD, MA 01940

Parcel Number: 0043-0000-1538
CAMA Number: 0043-0000-1538
Property Address: 131 LOCKSLEY RD

Mailing Address: MARINO BENJAMIN E, T/E MARINO
RACHEL A, T/E
131 LOCKSLEY ROAD
LYNNFIELD, MA 01940

Parcel Number: 0043-0000-1619
CAMA Number: 0043-0000-1619
Property Address: 140 LOCKSLEY RD

Mailing Address: HOSTERMAN JOHN T-MARCIA A
140 LOCKSLEY RD
LYNNFIELD, MA 01940

Parcel Number: 0043-0000-1622
CAMA Number: 0043-0000-1622
Property Address: 148 LOCKSLEY RD

Mailing Address: DROVER DIANE M
10 PYBURN RD
LYNNFIELD, MA 01940

Parcel Number: 0043-0000-1646
CAMA Number: 0043-0000-1646
Property Address: 136 LOCKSLEY RD

Mailing Address: PALERMO REALTY TRUST PALERMO
ROBERT D, TR
136 LOCKSLEY RD
LYNNFIELD, MA 01940

Parcel Number: 0043-0000-1657
CAMA Number: 0043-0000-1657
Property Address: 132 LOCKSLEY RD

Mailing Address: DEMIRCHIAN JIRAIR, T/E DEMIRCHIAN
SUSAN, T/E
132 LOCKSLEY ROAD
LYNNFIELD, MA 01940



www.cai-tech.com

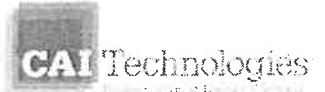
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144 Locksley-100 ft.

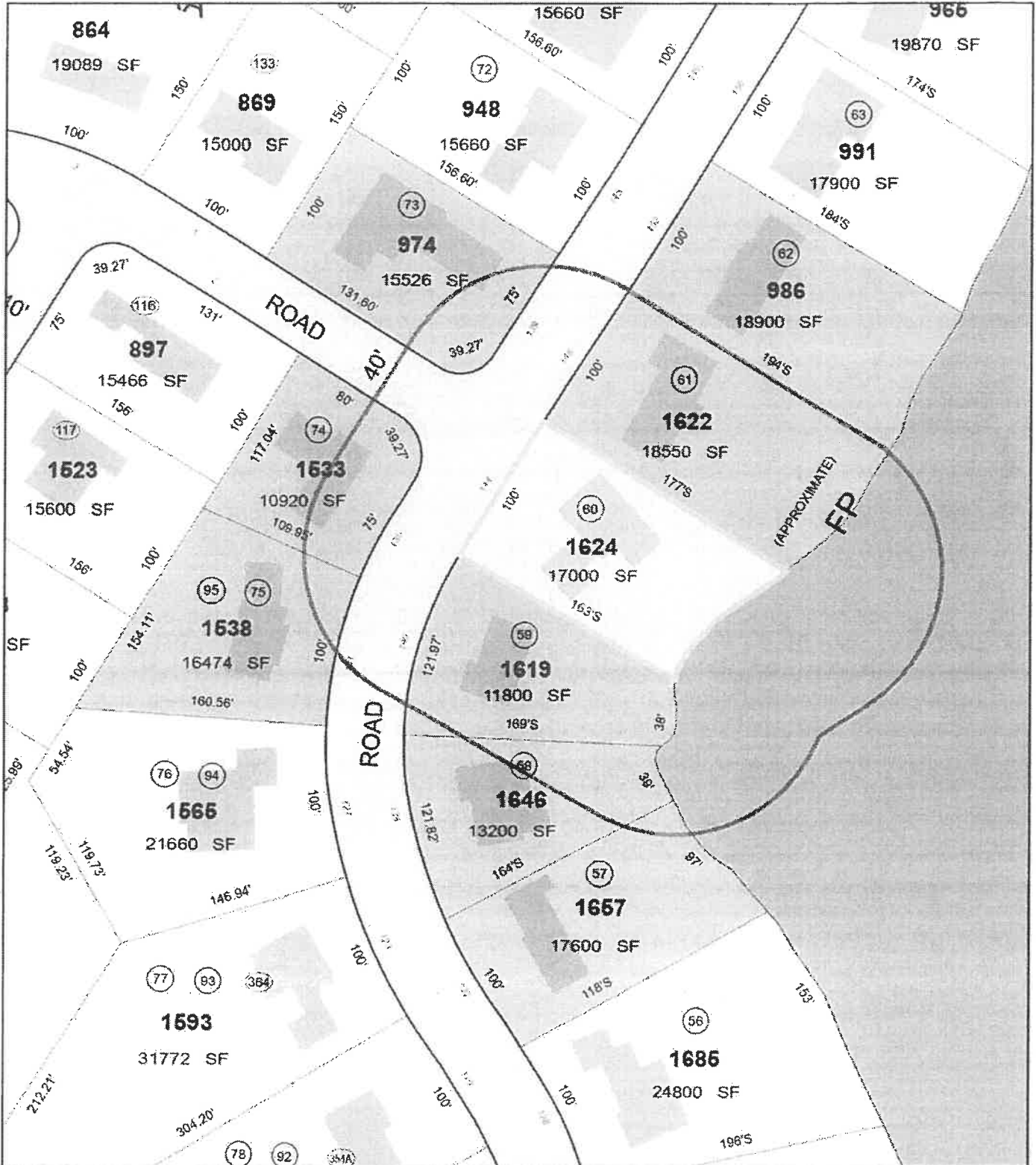
Lynnfield, MA

1 inch = 88 Feet



www.cai-tech.com

October 24, 2022



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