

Request for Determination of Applicability

Application, Narrative & Supporting Documents

Proposed Tree Removal

Rivercrest Way
South Hadley, MA
(Assessor's Map 47 Parcel 76)

Applicant & Owner:

Rivercrest Condominiums, LLC
1412 Granby Road
Chicopee, MA 01020

Project File #:131119

R LEVESQUE ASSOCIATES, INC

A LAND PLANNING SERVICES COMPANY

40 School Street, P.O. BOX 640, Westfield, MA 01085
p 413.568.0985 · f 413.568.0986 · www.rlaland.com



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REQUEST FOR DETERMINATION OF APPLICABILITY
RIVERCREST WAY
SOUTH HADLEY 01075
(ASSESSOR'S MAP 47 PARCEL 76)

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SECTION 1
COVER LETTER

R LEVESQUE ASSOCIATES, INC.

40 School Street, P.O. BOX 640, Westfield, MA 01085

p 413.568.0985 · f 413.568.0986 · www.rlaland.com



March 20, 2019

Bill DeLuca, Chairman
Town of South Hadley Conservation Commission
116 Main Street
South Hadley, MA 01075

**RE: Request for Determination of Applicability
Rivercrest Way
(Assessor's Map 47 Parcel 76)
South Hadley, Massachusetts
RLA Project File #: 131119**

Dear Chairman DeLuca & Commissioners:

On behalf of the applicant, Rivercrest Condominiums, LLC, please find an original **Request for Determination of Applicability (RDA)** filing and three (3) copies for the above-referenced site. The applicant proposes to remove select trees within the buffer zone to wetland resource areas.

A copy of the completed submittal has been mailed (certified) to the Western Regional Office of the Massachusetts Department of Environmental Protection. Should you have any questions or comments regarding this RDA, please do not hesitate to contact our office at your convenience.

Sincerely,
R LEVESQUE ASSOCIATES, INC

A handwritten signature in black ink that reads 'Ryan Nelson'.

Ryan Nelson
Environmental Scientist

cc: Craig Authier
Massachusetts Department of Environmental Protection

A LAND PLANNING SERVICES COMPANY

SECTION 2

WPA FORM 1

REQUEST FOR DETERMINATION OF APPLICABILITY



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

South Hadley

City/Town

WPA Form 1- Request for Determination of Applicability

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

A. General Information

Important:

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



1. Applicant:

Rivercrest Condominiums, LLC

Name

craig_authier@yahoo.com

E-Mail Address

1412 Granby Road

Mailing Address

Chicopee

City/Town

MA

State

01020

Zip Code

413-537-4231

Phone Number

N/A

Fax Number (if applicable)

2. Representative (if any):

R Levesque Associates, Inc.

Firm

Robert Levesque, RLA, ASLA

Contact Name

robl@rlaland.com

E-Mail Address

40 School Street

Mailing Address

Westfield

City/Town

MA

State

01085

Zip Code

(413) 568-0985

Phone Number

(413) 568-0986

Fax Number (if applicable)

B. Determinations

1. I request the South Hadley Conservation Commission make the following determination(s). Check any that apply:

- a. whether the area depicted on plan(s) and/or map(s) referenced below is an area subject to jurisdiction of the Wetlands Protection Act.
b. whether the boundaries of resource area(s) depicted on plan(s) and/or map(s) referenced below are accurately delineated.
c. whether the work depicted on plan(s) referenced below is subject to the Wetlands Protection Act.
d. whether the area and/or work depicted on plan(s) referenced below is subject to the jurisdiction of any municipal wetlands ordinance or bylaw of:

South Hadley

Name of Municipality

- e. whether the following scope of alternatives is adequate for work in the Riverfront Area as depicted on referenced plan(s).



WPA Form 1- Request for Determination of Applicability

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

C. Project Description

1. a. Project Location (use maps and plans to identify the location of the area subject to this request):

<u>Rivercrest Way</u> Street Address	<u>South Hadley</u> City/Town
<u>Map 47</u> Assessors Map/Plat Number	<u>Parcel 76</u> Parcel/Lot Number

- b. Area Description (use additional paper, if necessary):

The subject property is located north of River Road in South Hadley. The property currently consists of vacant forested land. South of River Road exists a Bordering Vegetated Wetland with a buffer zone extending northerly onto the subject property. A southern portion of the subject property is also located within Bordering Land Subject to Flooding. Please refer to the attached narrative and filing plan for further information.

- c. Plan and/or Map Reference(s):

<u>Locus Map</u> Title	<u></u> Date
<u></u> Title	<u></u> Date
<u></u> Title	<u></u> Date

2. a. Work Description (use additional paper and/or provide plan(s) of work, if necessary):

The applicant proposes to remove trees within the buffer zone to wetland resource areas. Said trees are either dead or damaged and pose a danger to residents at Rivercrest.



WPA Form 1- Request for Determination of Applicability

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

C. Project Description (cont.)

b. Identify provisions of the Wetlands Protection Act or regulations which may exempt the applicant from having to file a Notice of Intent for all or part of the described work (use additional paper, if necessary).

Work is located within the buffer zone.

3. a. If this application is a Request for Determination of Scope of Alternatives for work in the Riverfront Area, indicate the one classification below that best describes the project.

- Single family house on a lot recorded on or before 8/1/96
- Single family house on a lot recorded after 8/1/96
- Expansion of an existing structure on a lot recorded after 8/1/96
- Project, other than a single family house or public project, where the applicant owned the lot before 8/7/96
- New agriculture or aquaculture project
- Public project where funds were appropriated prior to 8/7/96
- Project on a lot shown on an approved, definitive subdivision plan where there is a recorded deed restriction limiting total alteration of the Riverfront Area for the entire subdivision
- Residential subdivision; institutional, industrial, or commercial project
- Municipal project
- District, county, state, or federal government project
- Project required to evaluate off-site alternatives in more than one municipality in an Environmental Impact Report under MEPA or in an alternatives analysis pursuant to an application for a 404 permit from the U.S. Army Corps of Engineers or 401 Water Quality Certification from the Department of Environmental Protection.

b. Provide evidence (e.g., record of date subdivision lot was recorded) supporting the classification above (use additional paper and/or attach appropriate documents, if necessary.)



WPA Form 1- Request for Determination of Applicability

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

D. Signatures and Submittal Requirements

I hereby certify under the penalties of perjury that the foregoing Request for Determination of Applicability and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge.

I further certify that the property owner, if different from the applicant, and the appropriate DEP Regional Office were sent a complete copy of this Request (including all appropriate documentation) simultaneously with the submittal of this Request to the Conservation Commission.

Failure by the applicant to send copies in a timely manner may result in dismissal of the Request for Determination of Applicability.

Name and address of the property owner:

Rivercrest Condominiums, LLC

Name

1412 Granby Road

Mailing Address

Chicopee

City/Town

MA

State

01020

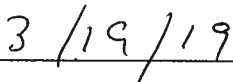
Zip Code

Signatures:

I also understand that notification of this Request will be placed in a local newspaper at my expense in accordance with Section 10.05(3)(b)(1) of the Wetlands Protection Act regulations.



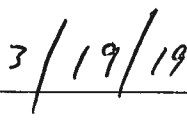
Signature of Applicant



Date



Signature of Representative (if any)



Date

SECTION 3

FIGURES

- FIGURE 1 – LOCUS MAP (USGS QUADRANGLE)



Rivercrest Condos

South Hadley, MA

1 inch = 134 Feet



March 4, 2019

www.cai-tech.com



Data shown on this map is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this map.

SECTION 4

NARRATIVE

NARRATIVE ADDENDUM TO REQUEST FOR DETERMINATION OF APPLICABILITY

Rivercrest Way
Map 47 Parcel 76
South Hadley, MA
RLA Project # 131119

INTRODUCTION & SITE DESCRIPTION

The subject property is located off Ferry Street in South Hadley, Massachusetts (hereinafter referred to as the "subject property") and is designated as parcel 76 on Assessors Map 47 of the Town of South Hadley Assessors Database. The property is approximately 10.831 acres and is shown on the attached Project Plan entitled "Existing Conditions Plan" as prepared by R Levesque Associates, Inc., dated April 15, 2011. The parcel depicted on the plan is recorded at the Hampshire County Registry of Deeds in Book 11966 Page 302.

The property consists of a road of condominiums and surrounding wetlands. A portion of the property falls within the 200-foot Riverfront Area associated with Stony Brook, a perennial stream, located just off the property to the south. Bordering Vegetated Wetlands (BVW) are associated with the above-mentioned stream channels and located along the westerly and southerly property boundaries. An area of Isolated Vegetated Wetland (IVW) as regulated under the South Hadley Wetlands Bylaw is also located in the western property corner. Please see below for additional details regarding the wetland resource areas located on the property within the limit of determination. The subject property is not located within Natural Heritage and Endangered Species Program (NHESP) jurisdiction.

The applicant proposes to remove 26 trees within the Buffer Zone to Bordering and Isolated Vegetated Wetlands and Riverfront Area. The trees to be removed include 17 Black Locusts (Invasive Species), 7 Maples, and 2 Black Oaks.

Locus Map

Figure 1 included in this packet shows the parcel's location in reference to Ferry Street in South Hadley.

RESOURCE AREAS

Wetland Resource Areas observed on the subject property include a Riverfront Area to the south of the property and a Buffer Zone associated with a Bordering Vegetated Wetland located on-site. The site also hosts one Isolated Vegetated Wetland area which is relevant to the proposed removal of two Maple trees. Wetland resource areas shown on the attached filing plan were delineated by Charles H. Dauchy, Environmental Consultant, on April 6, 2006 and approved under the OOC issued on December 13, 2011. The following are detailed descriptions of each Wetland Resource Area as they relate to the subject property.

Isolated Vegetated Wetland (IVW)

Isolated Vegetated Wetlands are a regulated resource area per the South Hadley Local Wetlands Protection Bylaw § 240-12, which states "*Lands within 100 feet of **any** wetland resource area or water body, except bordering land subject to flooding, isolated land subject to flooding that is not vernal pool habitat, and riverfront area.*"

Two Maples fall within the 100' buffer zone of an Isolated Vegetated Wetland on the SW corner of the property.

Bordering Vegetated Wetland (BVW)

As stated in 310 CMR 10.55 (2) (a), "*Bordering Vegetated Wetlands are freshwater wetlands which border on creeks, rivers, streams, ponds and lakes. The types of freshwater wetlands are wet meadows, marshes, swamps and bogs. Bordering Vegetated Wetlands are areas where the soils are saturated and/or inundated such that they support a predominance of wetland indicator plants...*"

Various BVWs located along the eastern and southern edges of the property have been delineated to accurately depict the buffer zone onto the subject property. No disturbance to BVW is proposed.

Riverfront Area

Riverfront Area (RA) as defined in 310 CMR 10.58(3) "*...is the area of land between a river's mean annual high water line measured horizontally outward from the river and a*

parallel line located 200 feet away. The riverfront area may include or overlap other resource areas or their buffer zone. The riverfront area does not have a buffer zone."

A portion of the trees proposed for removal are located within Riverfront Area. Please refer to the attached sketch for the approximate location of said trees. Trees will be cut flush to grade and no earth work disturbance will occur.

Land Under Water Bodies and Waterways (LUWW)

As defined in 310 CMR 10.56(2) "Land Under Water Bodies and Waterways is the land beneath any creek, river, stream, pond or lake. Said land may be composed of organic muck or peat, fine sediments, rocks or bedrock."

LUWW is located within the subject property, however proposed work will only occur within the Buffer Zone, therefore there will no disturbance to LUWW.

Buffer Zone

Buffer Zone as defined in 310 CMR 10.04 is "the area of land extending 100 feet horizontally outward from the boundary of any areas specified in 310 CMR 10.02(1)(a)".

Buffer Zone on the subject property is associated with BVWs and INVs located on the property. The Buffer Zone has been shown on the filing plan to extend 100-feet from the BVW boundary. Many of the proposed tree removals are located within the Buffer Zone.

Bordering Land Subject to Flooding (BLSF)

BLSF is defined in 310 CMR 10.57 (2)(a) as "...an area with low, flat topography adjacent to and inundated by flood waters rising from creeks, rivers, streams, ponds or lakes. It extends from the banks of these waterways and water bodies; where a Bordering Land Subject to Flooding is the estimated maximum lateral extent of flood water which will theoretically result from the statistical 100-year frequency storm..."

The subject property is not located within a special flood zone area according to flood insurance map number 250170 0010 A – effective date: August 15, 1979.

SECTION 5

ABUTTERS LIST & NOTIFICATION

ASSESSORS

KEVIN E. TAUGHER, Chair
THOMAS R. REIDY, Clerk
LYNN MASSON, Member

MELISSA L. COUTURE RIMBOLD, Associate Assessor

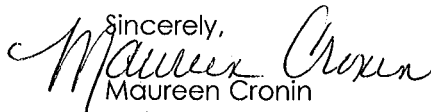
March 11, 2019

Ryann
Re: Rivercrest Condominiums
South Hadley, MA 01075

Dear Ryann:

We, the South Hadley Board of Assessors, hereby certify that the attached list represents, to the best of our knowledge, the abutters for Map 47 Parcel 76, pursuant to Chapter 131, Section 40 of the Massachusetts General Laws.

To the best of our knowledge, this list represents the most current owners of the properties. The accuracy of this listing is based solely on the information currently available to our office.

Sincerely,

Maureen Cronin
Assistant to the Associate Assessor

Encl. (list)



100 foot Abutters List Report

South Hadley, MA
March 05, 2019

Subject Properties:

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-001
Property Address: 1 RIVERCREST WY

Mailing Address: GOSSELIN JOSEPH V JR & GOSSELIN
KOUFLIE ELIZABETH
1 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-002
Property Address: 2 RIVERCREST WY

Mailing Address: OLSON-WALKER KELLIE N & WALKER
NEFERTITI A
2 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-003
Property Address: 3 RIVERCREST WY

Mailing Address: ROBERTS DOUGLAS E & DEBORAH L
3 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-004
Property Address: 4 RIVERCREST WY

Mailing Address: RIVERCREST CONDOMINIUMS LLC
129 COLLEGE ST
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-005
Property Address: 5 RIVERCREST WY

Mailing Address: SPENCER SHAWN M
5 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-006
Property Address: 6 RIVERCREST WY

Mailing Address: COLON MARITERE
6 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-007
Property Address: 7 RIVERCREST WY

Mailing Address: SCOTT BRIAN W
7 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-008
Property Address: 8 RIVERCREST WY

Mailing Address: MUCHE HERMINIA
8 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-009
Property Address: 9 RIVERCREST WY

Mailing Address: XU LISHA & ZHOU CHUNYU
9 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-010
Property Address: 10 RIVERCREST WY

Mailing Address: SOLAK BANU
10 RIVERCREST WY
SOUTH HADLEY, MA 01075



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3/5/2019

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100 foot Abutters List Report

South Hadley, MA

March 05, 2019

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-011
Property Address: 11 RIVERCREST WY

Mailing Address: ROBINSON JEFFREY & SUSANNE J
11 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-012
Property Address: 12 RIVERCREST WY

Mailing Address: MARION RUSSELL H & BARBARA A
12 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-013
Property Address: 13 RIVERCREST WY

Mailing Address: FITZGERALD KATHRYN A & RYAN
MATTHEW J TRUSTEES
C/O PRISCILLA A RYAN 13 RIVERCREST
WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-014
Property Address: 14 RIVERCREST WY

Mailing Address: LABRIE CATHY A
14 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-015
Property Address: 15 RIVERCREST WY

Mailing Address: NATALE THOMAS G
15 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-016
Property Address: 16 RIVERCREST WY

Mailing Address: HEBERT DENNIS M & KEITHA R
16 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-017
Property Address: 17 RIVERCREST WY

Mailing Address: FERNANDES CEASAR P & LAURA L
17 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-018
Property Address: 18 RIVERCREST WY

Mailing Address: BRUNELLE JANET C
18 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-019
Property Address: 19 RIVERCREST WY

Mailing Address: SHIBLEY MEGAN A & BUTOVA THOMAS
R
19 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-020
Property Address: 20 RIVERCREST WY

Mailing Address: SUTTON CHRISTOPHER S ROY
CHRISTINE S
20 RIVERCREST WY
SOUTH HADLEY, MA 01075



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100 foot Abutters List Report

South Hadley, MA
March 05, 2019

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-021
Property Address: 21 RIVERCREST WY

Mailing Address: RATIGAN MAUREEN B
21 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-022
Property Address: 22 RIVERCREST WY

Mailing Address: KRAMER LISA A
22 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-023
Property Address: 23 RIVERCREST WY

Mailing Address: LAPOMARDO ELAINE M
23 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-024
Property Address: 24 RIVERCREST WY

Mailing Address: MAYORALGO THOMAS J & SARVER
KURT H
24 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-025
Property Address: 25 RIVERCREST WY

Mailing Address: REINKE GUS W & CAROL L
25 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-026
Property Address: 26 RIVERCREST WY

Mailing Address: OSSENAG RUTH
26 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-027
Property Address: 27 RIVERCREST WY

Mailing Address: DOUGLAS PAUL H & KATHERINE P
27 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-028
Property Address: 28 RIVERCREST WY

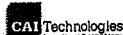
Mailing Address: BROWN WILLIAM D JR
28 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-0076-029
Property Address: 29 RIVERCREST WY

Mailing Address: PAKMAN MARCELO G & ARROJO MARIA
J
29 RIVERCREST WY
SOUTH HADLEY, MA 01075

Parcel Number: 0047-0076-000
CAMA Number: 0047-076M-000
Property Address: 1-29 RIVERCREST WY

Mailing Address: RIVERCREST CONDOMINIUMS
ASSOCIATION TRUST
1-29 RIVERCREST WY
SOUTH HADLEY, MA 01075



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100 foot Abutters List Report

South Hadley, MA
March 05, 2019

Abutters:

Parcel Number: 0046-0001-000 CAMA Number: 0046-0001-000 Property Address: BROCKWAY	Mailing Address: STUEBER KRISTIN TRUSTEE THE KRISTIN STUEBER LIVING TRUST 24 BROCKWAY SOUTH HADLEY, MA 01075
Parcel Number: 0046-0068-000 CAMA Number: 0046-0068-000 Property Address: JEWETT LN	Mailing Address: MOUNT HOLYOKE COLLEGE 50 COLLEGE ST SOUTH HADLEY, MA 01075-1404
Parcel Number: 0047-0016-000 CAMA Number: 0047-0016-000 Property Address: 31 FERRY ST	Mailing Address: LAK ROBERT & CHERYL A PELLAND- LAK 31 FERRY ST SOUTH HADLEY, MA 01075-1041
Parcel Number: 0047-0021-000 CAMA Number: 0047-0021-000 Property Address: FERRY ST	Mailing Address: HOLMES KEITH M & KATHERINE B 23 FERRY ST SOUTH HADLEY, MA 01075-1041
Parcel Number: 0047-0022-000 CAMA Number: 0047-0022-000 Property Address: 23 FERRY ST	Mailing Address: HOLMES KEITH M & KATHERINE R 23 FERRY ST SOUTH HADLEY, MA 01075-1041
Parcel Number: 0047-0023-000 CAMA Number: 0047-0023-000 Property Address: 21 FERRY ST	Mailing Address: PURDY MARY E 21 FERRY ST SOUTH HADLEY, MA 01075
Parcel Number: 0047-0031-000 CAMA Number: 0047-0031-000 Property Address: 19 FERRY ST	Mailing Address: CLEARY JAMES M 19 FERRY ST SOUTH HADLEY, MA 01075
Parcel Number: 0047-0052-000 CAMA Number: 0047-0052-000 Property Address: 14 FERRY ST	Mailing Address: ROBERTS JOYCE G 14 FERRY ST SOUTH HADLEY, MA 01075
Parcel Number: 0047-0053-000 CAMA Number: 0047-0053-000 Property Address: 14 FERRY ST	Mailing Address: ROBERTS JOYCE G 14 FERRY ST SOUTH HADLEY, MA 01075
Parcel Number: 0047-0054-000 CAMA Number: 0047-0054-000 Property Address: 20 FERRY ST	Mailing Address: DUCHARME DANIEL B JR 13 STRONG FARM LN SOUTH HADLEY, MA 01075
Parcel Number: 0047-0063-000 CAMA Number: 0047-0063-000 Property Address: 11 BROCKWAY LN	Mailing Address: MACHAK RAYMOND M & CATHY L 11 BROCKWAY LN SOUTH HADLEY, MA 01075
Parcel Number: 0047-0064-000 CAMA Number: 0047-0064-000 Property Address: HADLEY ST	Mailing Address: EVERGREEN CEMETERY ASSOC C/O LYNDON BAGG PO BOX 451 SOUTH HADLEY, MA 01075-0451



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100 foot Abutters List Report

South Hadley, MA
March 05, 2019

Parcel Number: 0047-0065-000 CAMA Number: 0047-0065-000 Property Address: COLLEGE ST	Mailing Address: MOUNT HOLYOKE COLLEGE 50 COLLEGE ST SOUTH HADLEY, MA 01075-1404
Parcel Number: 0047-0066-000 CAMA Number: 0047-0066-000 Property Address: BROCKWAY LN	Mailing Address: GRANT CLIFFORD 64 FERRY ST SOUTH HADLEY, MA 01075
Parcel Number: 0047-0067-000 CAMA Number: 0047-0067-000 Property Address: 15 BROCKWAY LN	Mailing Address: HEALY JANE A PO BOX 777 SOUTH HADLEY, MA 01075-0777
Parcel Number: 0047-0068-000 CAMA Number: 0047-0068-000 Property Address: BROCKWAY LN	Mailing Address: GRANT CLIFFORD P 64 FERRY ST SOUTH HADLEY, MA 01075
Parcel Number: 0047-0070-000 CAMA Number: 0047-0070-000 Property Address: 36 FERRY ST	Mailing Address: WHITE JOANNE M 36 FERRY ST SOUTH HADLEY, MA 01075-1040
Parcel Number: 0047-0072-000 CAMA Number: 0047-0072-000 Property Address: 34 FERRY ST	Mailing Address: ROGERS MARC D & SICLEY-ROGERS MARISSA S 34 FERRY ST SOUTH HADLEY, MA 01075
Parcel Number: 0047-0074-000 CAMA Number: 0047-0074-000 Property Address: HADLEY ST	Mailing Address: EVERGREEN CEMETERY ASSOCIATION PO BOX 451 SOUTH HADLEY, MA 01075-0451



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3/5/2019

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NOTIFICATION TO ABUTTERS

Under the Massachusetts Wetlands Protection Act and
South Hadley Chapter 240 Wetlands Bylaw

NOTICE OF PUBLIC HEARING

scheduled for

Wednesday, April 24, 2019 at 6 PM,

in the

Selectboard Meeting Room on the 1st floor of the
Town Hall,

116 Main Street, South Hadley, MA

In accordance with the second paragraph of Massachusetts General Law Chapter 131, Section 40 and the South Hadley Wetlands Bylaw (Chapter 240 of the Town General Bylaws), you are hereby notified of the following:

Rivercrest Condominiums, LLC. has filed a **Request for Determination of Applicability** with the South Hadley Conservation Commission requesting permission to remove trees within the Buffer Zone to Wetland Resource Areas.

The address of the proposed activity is **Rivercrest Way (Assessor's Map 47, Parcel 76).**

The Hearing will be held on **Wednesday, April 24, 2019 at 6:00 PM** in the Selectboard Meeting Room on the 1st floor of the Town Hall, 116 Main Street, South Hadley.

A copy of the Request for Determination of Applicability may be examined at the South Hadley Planning and Conservation Department, Room 205 of the Town Hall, 116 Main Street, South Hadley, between the hours of 8:00 A.M. to 4:00 P.M. Monday thru Friday, or by appointment. For more information on the filing, proposed work, or Public Hearing call the South Hadley Conservation Administrator at (413) 538-5017 ext. 208.

Note: Notice of the public hearing, including date, time and place, will be published at least five business days in advance in the Town Reminder.

SECTION 6

APPLICATION FOR CONSERVATION PERMIT

Application for Conservation Permit (ACP)

South Hadley Wetlands Bylaw & Regulations

1. **Applicant:** Name Rivercrest Condominiums, LLC
Address 1412 Granby Road, Chicopee MA 01020
Email craig_authier@yahoo.com Phone 413.537.4231
2. **Project Location:** Street Rivercrest Way (Map 47 Parcel 76)
3. **This application is filed along with:** Request for Determination of Applicability
 Notice of Intent
 Amendment to Order of Conditions
 Certificate of Compliance (partial or total)
 Other (e.g., ANRAD, ANOI, Emergency Certification)
 Proposed work is outside state WPA jurisdiction; *bylaw only*
4. **Work is proposed in the following Resource Areas:** Bank Water & Land under water
 Lake or Pond 200-foot Riverfront Area
 Stream or River Vernal Pool
 100-year Flood Zone 100-foot Buffer Zone
 Freshwater Wetland
5. **Work is proposed in the 100' Buffer Zone only** within 50 Foot Conservation Zone
 between 50-100 feet of wetland boundary
 WAIVER FORM COMPLETED (*if within 50' CZ*)
6. **Project Description:**
Existing conditions Lawn or landscaped area Wetland Resource Area
where work will occur: Wooded or natural area Open undeveloped lot
 Impervious (pavement) Other: _____

Proposed work: The applicant proposes to remove trees within the buffer zone to wetland resource areas. Said trees are either dead or damaged and pose a danger to residents at Rivercrest.

Equipment to be used: Typical arborist equipment

Erosion control to be used: N/A

7. Project Impact

Buffer Zone Setback: If the project involves work in the buffer zone only, what is the shortest distance between project disturbance and the wetland resource area? _____ feet

Tree Cutting: Will trees be removed within Conservation jurisdiction? (Y/N) Yes

Tree Cutting: List number and approximate diameter of tree(s) to be removed:

17 Black locust and 7 Maple trees and 2 Black Oak trees

Fill and Grading: How much fill will be removed or brought in? N/A cu yds

Fill and Grading: How will site be stabilized during construction? N/A

Fill and Grading: How will final grade differ from existing? N/A

8. Describe any exemptions in the WPA or bylaw that allows proposed activity:

N/A

9. Describe any mitigating measures proposed. Use additional page(s) if necessary.

Please refer to attached narrative

10. Local Filing Fee*:

\$ 100 Request for Determination of Applicability

\$ _____ Other

**This fee structure is detailed in the Bylaw Regulations. Make check payable to the Town of South Hadley.*

11. Statement of Applicant: I hereby certify under the penalties of perjury that this application and all supporting plans and documents are true and complete to the best of my knowledge, and that these have been prepared in conformance with the requirements of the South Hadley Wetlands Bylaw and supporting regulations. I further certify that all abutters and other parties will be notified of this application as required by South Hadley Wetlands Bylaw Regulations. I understand that I may be asked to pay for a consultant to review my application for the Commission.

Signature:  Date: 3/19/19

Landowner's Signature (if different): _____

R LEVESQUE ASSOCIATES, INC.
40 SCHOOL ST.
WESTFIELD, MA 01085

PEOPLESBANK
HOLYOKE, MASSACHUSETTS

5523

53-7171/2118
CHECK 14880
FASTEST TO DEPOSIT

3/4/19

PAY TO THE
ORDER OF

Town of South Hadley

\$ 100.00

DOLLARS

One Hundred

MEMO #131119 - RDA

⑈005523⑈ ⑆211871772⑆ 1054941836⑈



AUTHORIZED SIGNATURE



R LEVESQUE ASSOCIATES, INC.

5523

Town of South Hadley

3/4/19

\$ 100

APPENDIX

MARKED UP – "SITE LAYOUT + MATERIALS PLAN"
BY R. LEVESQUE ASSOCIATES, INC.
DATED JUNE 18, 2014

