



**Environmental
Notification Form**

For Office Use Only
Executive Office of Environmental Affairs
EOEA No.: **13265**
MEPA Analyst: **Bill GAGE**
Phone: 617-626-**1025**

The information requested on this form must be completed to begin MEPA Review in accordance with the provisions of the Massachusetts Environmental Policy Act, 301 CMR 11.00.

Project Name: Woodland Estates Subdivision		
Street: Narrows Road		
Municipality: Freetown	Watershed: Taunton River	
Universal Transverse Mercator Coordinates:	Latitude: 41 deg. 47' 02"	Longitude: 71 deg. 05' 47"
Estimated commencement date: Fall 2004	Estimated completion date: Spring 2006	
Approximate cost: \$ 1.3 m	Status of project design: 75	%complete
Proponent: Narrows Road Realty, LLC		
Street: 10 Green Street		
Municipality: Providence	State: RI	Zip Code: 02903
Name of Contact Person From Whom Copies of this ENF May Be Obtained: Paul M. Knapik		
Firm/Agency: Vanasse Hangen Brustlin, Inc.	Street: 530 Broadway	
Municipality: Providence	State: RI	Zip Code: 02909
Phone: (401) 272-8100	Fax: (401) 273-9694	E-mail: pknapik@vhb.com

Does this project meet or exceed a mandatory EIR threshold (see 301 CMR 11.03)?
 Yes No

Has this project been filed with MEPA before?
 Yes (EOEA No. _____) No

Has any project on this site been filed with MEPA before?
 Yes (EOEA No. 12367) No

Is this an Expanded ENF (see 301 CMR 11.05(7)) requesting:

a Single EIR? (see 301 CMR 11.06(8))	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
a Special Review Procedure? (see 301CMR 11.09)	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
a Waiver of mandatory EIR? (see 301 CMR 11.11)	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
a Phase I Waiver? (see 301 CMR 11.11)	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No

Identify any financial assistance or land transfer from an agency of the Commonwealth, including the agency name and the amount of funding or land area (in acres): None

Are you requesting coordinated review with any other federal, state, regional, or local agency?
 Yes (Specify _____) No

List Local or Federal Permits and Approvals:
NPDES Construction General Permit - USEPA
Order of Conditions – Freetown Conservation Commission
Sewer Extension/Connection Permit – MA Department of Environmental Protection
Definitive Subdivision Approval – Freetown Planning Board

Which ENF or EIR review threshold(s) does the project meet or exceed (see 301 CMR 11.03):

- | | | |
|---------------------------------|--|--|
| <input type="checkbox"/> Land | <input type="checkbox"/> Rare Species | <input type="checkbox"/> Wetlands, Waterways, & Tidelands |
| <input type="checkbox"/> Water | <input checked="" type="checkbox"/> Wastewater | <input type="checkbox"/> Transportation |
| <input type="checkbox"/> Energy | <input type="checkbox"/> Air | <input type="checkbox"/> Solid & Hazardous Waste |
| <input type="checkbox"/> ACEC | <input type="checkbox"/> Regulations | <input type="checkbox"/> Historical & Archaeological Resources |

Summary of Project Size & Environmental Impacts	Existing	Change	Total	State Permits & Approvals
LAND				<input checked="" type="checkbox"/> Order of Conditions <input type="checkbox"/> Superseding Order of Conditions <input type="checkbox"/> Chapter 91 License <input type="checkbox"/> 401 Water Quality Certification <input type="checkbox"/> MHD or MDC Access Permit <input type="checkbox"/> Water Management Act Permit <input type="checkbox"/> New Source Approval <input checked="" type="checkbox"/> DEP or MWRA Sewer Connection/ Extension Permit <input checked="" type="checkbox"/> Other Permits <i>(including Legislative Approvals) – Specify:</i> Definitive Subdivision Approval
Total site acreage	27.8 acres			
New acres of land altered		9.4 acres		
Acres of impervious area	0	2.65 acres	2.65 acres	
Square feet of new bordering vegetated wetlands alteration		105 sf (temp.)		
Square feet of new other wetland alteration		0		
Acres of new non-water dependent use of tidelands or waterways		0		
STRUCTURES				
Gross square footage	0	18,900 sf	18,900 sf	
Number of housing units	0	14	14	
Maximum height (in feet)	0	N/A	N/A	
TRANSPORTATION				
Vehicle trips per day	0	86	86	
Parking spaces	0	2/house	2/house	
WATER/WASTEWATER				
Gallons/day (GPD) of water use	0	6,600	6,600*	
GPD water withdrawal	-	-	-	
GPD wastewater generation/ treatment	0	5,280	5,280*	
Length of water/sewer mains (in miles)	0 (sewer)	0.77 mi	0.77 mi.	
	0 (water)	0.67 mi	0.67 mi	

* flows for 14 lot subdivision as shown plus provisions for two possible future tie-ins

CONSERVATION LAND: Will the project involve the conversion of public parkland or other Article 97 public natural resources to any purpose not in accordance with Article 97?

Yes (Specify _____) No

Will it involve the release of any conservation restriction, preservation restriction, agricultural preservation restriction, or watershed preservation restriction?

Yes (Specify _____) No

RARE SPECIES: Does the project site include Estimated Habitat of Rare Species, Vernal Pools, Priority Sites of Rare Species, or Exemplary Natural Communities?

Yes (Specify _____) No

HISTORICAL /ARCHAEOLOGICAL RESOURCES: Does the project site include any structure, site or district listed in the State Register of Historic Place or the inventory of Historic and Archaeological Assets of the Commonwealth?

Yes (Specify _____) No

If yes, does the project involve any demolition or destruction of any listed or inventoried historic or archaeological resources?

Yes (Specify _____) No

AREAS OF CRITICAL ENVIRONMENTAL CONCERN: Is the project in or adjacent to an Area of Critical Environmental Concern?

Yes (Specify _____) No

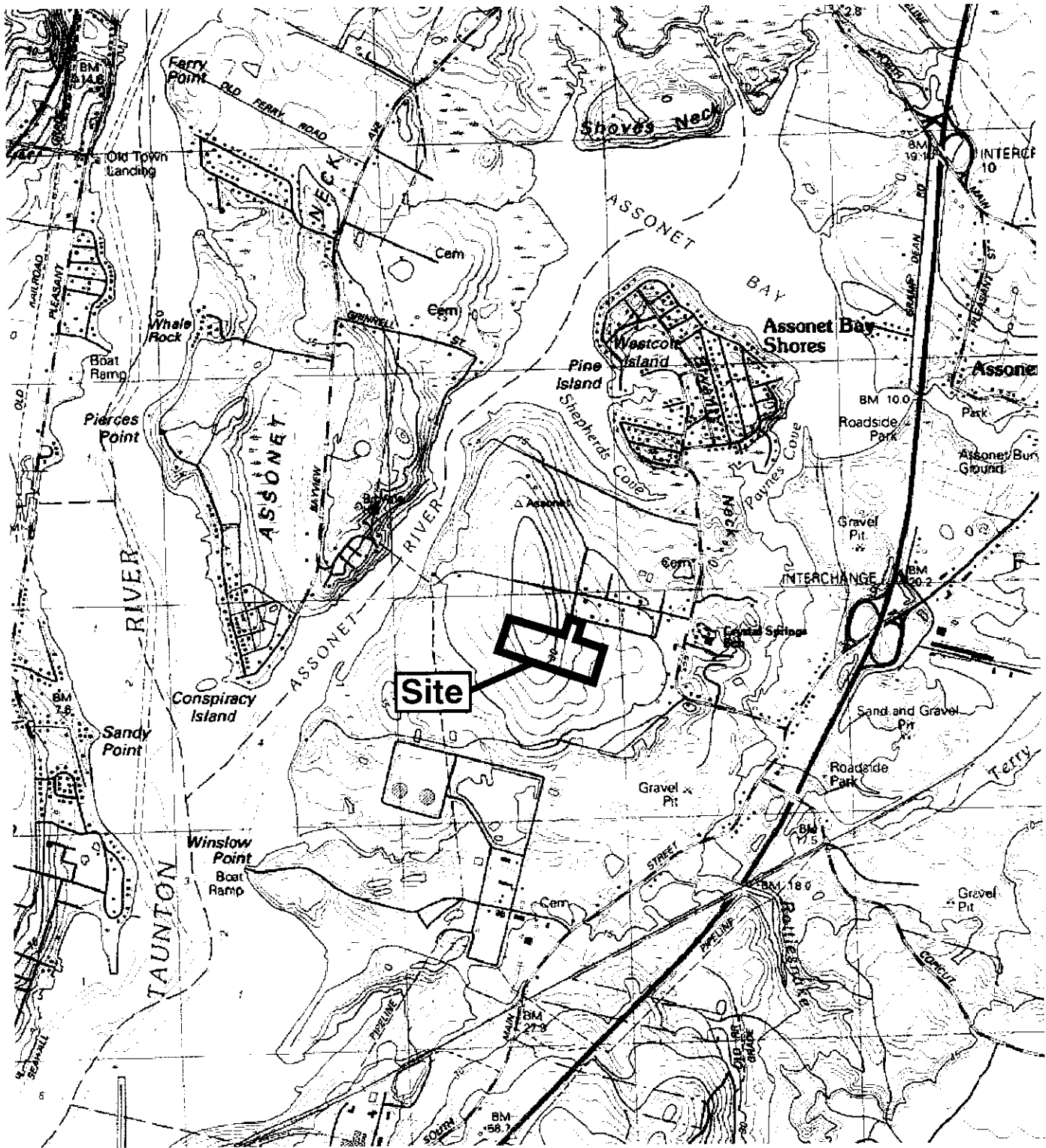
PROJECT DESCRIPTION: The project description should include **(a)** a description of the project site, **(b)** a description of both on-site and off-site alternatives and the impacts associated with each alternative, and **(c)** potential on-site and off-site mitigation measures for each alternative (*You may attach one additional page, if necessary.*)

The project is a proposed residential subdivision (the Site) off Southeast Hill Road in Freetown, Massachusetts (See Figure 1). The southeast corner of Assessor's Plat 214 Lot 53, approximately 0.3 acres, will be combined with approximately 27.5 acres of the western portion of Assessor's Plat 214 Lot 25.2 to form a 27.8± acre parcel that will then be subdivided into 14 residential lots served by 1500-foot of new roadway. The project proposes to connect to the municipal (Fall River) sewer at a pump station on the adjacent parcel. The Site is predominantly wooded with a trail known as Seth Chase Lane that traverses the Site from east to west. Four wetlands have been identified on-Site. Two small wetlands and a larger wetland are located near the southwest corner of the Site. The fourth wetland is near the southeast corner of the Site.

The highest point of the Site, approximately elevation 113.5 NGVD, is located near the middle of northern property line. The Site then slopes from this point to the east to approximately elevation 66 NGVD, to the west to approximately elevation 59 NGVD and south to approximately elevation 93 NGVD.

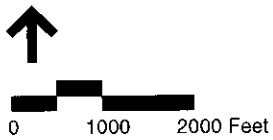
The proposed development of the Site includes constructing approximately 1500-foot of roadway with a cul-de-sac and the creation of fourteen residential lots. The typical roadway cross section is 30 feet wide with granite curbing and 5-foot sidewalks. Under the developed conditions, stormwater runoff north of the proposed roadway will be directed to the proposed roadway where the runoff will be collected in deep sump hooded catch basins. The storm water runoff will then be directed through a closed drainage system to one of two proposed extended detention basins. The extended detention basins will control peak discharge rates between the pre- and post-development conditions. Runoff south of the proposed roadway will either run to one of the two proposed extended detention basins or to the southern property line. Stormwater runoff east and west of the proposed roadway will continue to flow off-site to the eastern and western property lines. The project will meet or exceed the standards of the DEP Stormwater Management Policy.

This Environmental Notification Form (ENF) is provided because the project exceeds the MEPA review threshold for Wastewater for "the construction of one or more new sewer mains ½ mile or more in length, provided the sewer mains are not located in the right-of-way of existing roads"(301 CMR 11.03(5)(b)3c).



Source: U.S.G.S. Quadrangles

Vanasse Hangen Brustlin, Inc.



Site Location Map
Portion of Plat 214 Lots 25.2 and 53
Freetown, Massachusetts

Figure 1