



**Environmental  
 Notification Form**

*For Office Use Only*  
 Executive Office of Environmental Affairs  
 EOEA No.: 14179  
 MEPA Analyst: O'Grady Buckley  
 Phone: 617-626-1044

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: Nantucket Public Safety Facility		
Street: Fairgrounds Road		
Municipality: Nantucket	Watershed: Islands	
Universal Transverse Mercator Coordinates: N 4569024, E 408840	Latitude: 40degrees 16' 03 " N Longitude: 70 degrees 05' 18" W	
Estimated commencement date: Summer 200	Estimated completion date: Summer 2010	
Approximate cost: \$27,000,000.00	Status of project design:	15 %complete
Proponent: Town of Nantucket		
Street: 16 Broad St		
Municipality: Nantucket	State: MA	Zip Code: 02554
Name of Contact Person From Whom Copies of this ENF May Be Obtained: Amy Colp		
Firm/Agency: Kaestle Boos Associates	Street: 325 Foxborough Blvd, Ste. 100	
Municipality: Foxborough	State: MA	Zip Code: 02035
Phone: 508-549-9906	Fax: 508-549-9907	E-mail: acolp@kba-architects.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. 12915)  No
- Is this an Expanded ENF (see 301 CMR 11.05(7)) requesting:
- a Single EIR? (see 301 CMR 11.06(8))  Yes  No
  - a Special Review Procedure? (see 301CMR 11.09)  Yes  No
  - a Waiver of mandatory EIR? (see 301 CMR 11.11)  Yes  No
  - a Phase I Waiver? (see 301 CMR 11.11)  Yes  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):

N/A

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

List Local or Federal Permits and Approvals:

**Nantucket Historical District Permit, Nantucket Zoning Board of Appeals –Height Variance,  
 Nantucket Public Wellhead Recharge District – Special Permit,  
 EPA - NPDES General Permit for Construction Activities**

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

- |                                 |  |  |
|---------------------------------|--|--|
| <input type="checkbox"/> Land   | <input checked="" type="checkbox"/> Rare Species | <input type="checkbox"/> Wetlands, Waterways, & Tidelands      |
| <input type="checkbox"/> Water  | <input 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
<b>LAND</b>				<input 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 type="checkbox"/> DEP or MWRA Sewer Connection/ Extension Permit <input checked="" type="checkbox"/> Other Permits <i>(including Legislative Approvals) – Specify:</i> HISTORIC DISTRICT;  SPECIAL PERMIT FOR PUBLIC WELLHEAD RECHARGE DISTRICT ;  VARIANCE FOR HEIGHT OF BUILDING AND NUMBER OF CURB CUTS
Total site acreage	5.0			
New acres of land altered		4.8		
Acres of impervious area	0.10	3.16	3.26	
Square feet of new bordering vegetated wetlands alteration		0		
Square feet of new other wetland alteration		0		
Acres of new non-water dependent use of tidelands or waterways		0		
<b>STRUCTURES</b>				
Gross square footage	0	65,300	65,300	
Number of housing units	0	0	0	
Maximum height (in feet)	0	48	48	
<b>TRANSPORTATION</b>				
Vehicle trips per day	440* Based on existing Fire, Police and Sherriff Operations on other sites on Island	510* Projected new ADT for new combined facility	70	
Parking spaces	0	127	127	
<b>WATER/WASTEWATER</b>				
Gallons/day (GPD) of water use	0	5,700	5,700	
GPD water withdrawal	0	0	0	
GPD wastewater generation/ treatment	0	5,200	5,200	
Length of water/sewer mains (in miles)	0	0	0	

**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 (NHESP MA Priority Habitats for State Protected Rare Species )  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 necess ary.)

- a) The site is a 5 acre portion of a 19 acre Town-owned parcel of land located at the southwest corner of Old South Road and Fairgrounds Road in the interior of Nantucket Island. The site is currently undeveloped with the exception of a bike trail along the northern portion of the site and contains a mixture of woodlands and small glade areas. Existing vegetation on the interior of the site is scrub deciduous trees and shrubs with a canopy of pine. The site is relatively flat (3'-4' slope across site) and subsoils consist of sand. Vegetative survey of site located numerous colonies of *Amelanchier nantucketensis*, which is classified as a Species of Special Concern by the Natural Heritage & Endangered Species Program ("NHESP"). The Town is preparing a remediation plan for the proposed disturbance of protected species and will be submitting directly to NHESP.

The proposed project is the construction of a new public safety facility for the Town of Nantucket. The facility will relocate the existing Town's Fire and Police Departments and the County Sherriff's Office form other locations in and around downtown to one centralized location. In addition the facility will contain the combiued dispatch operations for the Police and Fire, and a community meeting room for use for training and meetings. The Fire Department area will contain housing area (kitchen, living and bunk rooms) for on-duty Fire staff, administration offices and a fire apparatus storage area. The Police area will contain public records and permit offices, police administration and staff support areas (lockers, offices, meeting rooms), deteution facility and sallyport. Sherriff area will include offices for staff.

b) Onsite Alternatives.

- a. Relocate proposed development to avoid protected species. Due to widely distributed colonies of plants, it is not feasible to find a building location that does not impact at least one colony. Relocation also limited by existing Town facility on larger parcel.
- b. Relocate project vehicnlar access to remain out of designated priority habitat area. Relocation of vehicular access would require emergency fire and police apparatns to exit onto only other road frontage (Ticcoma Way). This will result in emergency vehicles entering and

exiting off of a minor road, primarily residential in nature and require emergency vehicles to navigate an additional intersection which has poor sightlines. Response times for fire apparatus would be negatively impacted. Due to widespread distribution of plant species (in and out of designated habitat area), complete elimination of disturbance of existing colonies is not feasible based on egress requirements of fire apparatus.

- c. Relocate protected plant species. This would continue the presence of this species on the island, and if moved to an area under conservation restrictions, would guarantee that no further disturbance would be likely.

#### Offsite Alternatives.

- a. One offsite alternative would be to expand the existing Fire Station and the existing Police Station to provide adequate space to accommodate the program for each Department. Both existing facilities are within the developed core of the Town and expansion of either facility is not feasible due to site constraints and adjacent privately owned structures. Combining facility will allow for Town to eliminate duplication in dispatching and other operations, therefore actually reducing the required expansion size when in a combined facility.
- b. Another offsite alternative would be to find another site for facility. Sites must be large enough to support this facility and to keep the Fire Station within acceptable response time distances to downtown. Because island property is limited, parcels closer to or in the same proximity to downtown and able to support this facility, are not readily available. Proposed building size is required due to the unique island condition of the Town, where the Fire and Police Departments are required to have sufficient equipment to handle any type of event without the possibility of mutual aid and to handle large population influxes in the summer. The proposed facility is sized to accommodate the Public Safety requirements of the island and maintain current coverage response times. Also, according to Town Officials, the distribution of this particular species of plant on the island is quite extensive and any other proposed site capable of housing this facility is likely to contain other colonies.

#### c) Potential Mitigation

##### Onsite Alternatives

- a. Reduce project size to avoid plant colonies. This would directly impact the Town Emergency services ability to adequately protect the health, safety and welfare of the populous of Nantucket.
- b. Design building or revise location to allow for vehicular access/egress to Ticcoma Way. This would still require relocation of protected species that exist outside of delineated priority habitat.
- c. Develop and implement a relocation plan for the protected species colonies. Town is currently developing a proposed remediation plan for the relocation of threatened species to other sites. Potential locations include sites that are under conservation easements.

##### Offsite Alternatives

- a. Purchase and redevelop existing abutting properties adjacent to existing Police and Fire Departments. This would result in displacing existing uses in the inner developed downtown and require Town to maintain duplicate operations in two separate locations and result in inefficiencies of labor, materials and energy.
- b. Purchase and develop another site for proposed facility. The Town purchased the 19 acre site for the explicit intention of developing the site for municipal uses and workforce (affordable) housing. The site is currently subdivided for the development of 56 residential and commercial lots and would develop the entire 19 acres. This proposed plan (Public Safety Facility) and a future residential development of 5-6 acres would still maintain some undeveloped areas of the site and would be less of an impact in regards to site use, traffic and clearing.