

ENF Environmental Notification Form

For Office Use Only
Executive Office of Environmental Affairs
 EOEA No.: **13733**
 MEPA Analyst: **Bill Page**
 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: Mill Valley Farms		
Street: Fairway Drive		
Municipality: Dartmouth	Watershed: Buzzards Bay	
Universal Tranverse Mercator Coordinates: N 4608770 E 335052	Latitude: 41.611° N Longitude: 70.986° W	
Estimated commencement date: 3/2006	Estimated completion date: 12/2013	
Approximate cost: \$20 million	Status of project design: 100 %complete	
Proponent: Markland Real Estate Development, LLC		
Street: 331 Union Street		
Municipality: New Bedford	State: MA	Zip Code: 02740
Name of Contact Person From Whom Copies of this ENF May Be Obtained: Christopher Wagner		
Firm/Agency: Carr Research Laboratory, Inc.	Street: 251 West Central Street, Ste. D-36	
Municipality: Natick	State: MA	Zip Code: 01760
Phone: 508-651-7027	Fax: 508-647-4737	E-mail: chris@carr-research-lab.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. _____) 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):

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

List Local or Federal Permits and Approvals:
 Order of Conditions and 401 Water Quality Certification pending

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

- Land
- Water
- Energy
- ACEC

- Rare Species
- Wastewater
- Air
- Regulations

- Wetlands, Waterways, & Tidelands
- Transportation
- Solid & Hazardous Waste
- 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 checked="" 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 type="checkbox"/> Other Permits <i>(including Legislative Approvals) – Specify:</i> Note: Approvals pending
Total site acreage	22.922			
New acres of land altered		17.282		
Acres of impervious area	0.0	5.72	5.72	
Square feet of new bordering vegetated wetlands alteration		3806		
Square feet of new other wetland alteration		3814		
Acres of new non-water dependent use of tidelands or waterways		0.0		
STRUCTURES				
Gross square footage	0	129,881	129,881	
Number of housing units	0	58	58	
Maximum height (in feet)	0	35	35	
TRANSPORTATION				
Vehicle trips per day	1558	68	1626	
Parking spaces	0	28	28	
WATER/WASTEWATER				
Gallons/day (GPD) of water use	0	19,140	19,140	
GPD water withdrawal	0	0	0	
GPD wastewater generation/treatment	0	19,140	19,140	
Length of water/sewer mains (in miles)	Water 0.80 Sewer 0.43	0.0	Water 0.80 Sewer 0.43	

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 site in question has several existing condominium residences in an adjacent development; the applicant has submitted a Notice of Intent to the conservation commission of Dartmouth detailing a proposal for a phased construction of an additional 58 condominium units. Several areas of wetlands exist on the site, and the Paskamansett River bounds the site to the west. Please see the enclosed plans showing existing conditions for the locations of all wetland flags and the mean annual high water line of the river.

Among the proposals for the project is a wetland crossing and other associated wetland filling along an old cart path, totaling 3,806 square feet. The purpose of the crossing would be to access a large parcel of upland area on the other side, where another phase of the real estate development would occur. The cart path would become the access road to and from the parcel. Additionally, filling of a non-jurisdictional isolated vegetated wetland of 3,814 square feet is proposed. Mitigation is proposed which will include wetland replication of 4,035 square feet, a box culvert and catch basins for drainage and stormwater management, and haybales and silt fencing. The enclosed plans provide design specifications for all aspects and phases of the project.

It is the best professional judgment of Carr Research Laboratory, Inc. that no practicable alternatives exist for the proposed wetland crossing on this site. The property owned by the applicant does not have any upland access to the area on the other side of the wetlands. The only upland access to this area is from an adjacent parcel of land which is not owned by the applicant. The project has been designed to minimize the amount of wetland filling needed to cross the wetland. In addition, the proposed mitigation would result in a replication area greater than that of the proposed wetland filling. The road has also been designed to minimize any wetland filling. It is our best judgment that no change or further reduction in alterations would allow the project to meet its purpose.