

*For Office Use Only*  
 Executive Office of Environmental Affairs

EOEA No.: 13609  
 MEPA Analyst: WICK LANDAS  
 Phone: 617-626-1030

# ENF Environmental Notification Form

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: Haverhill Commons		
Street: 25 Computer Drive		
Municipality: Haverhill	Watershed: Merrimack River	
Universal Transverse Mercator Coordinates:	Latitude: 42-47-10 Longitude: 71-07-05	
Estimated commencement date: May 05	Estimated completion date: Dec. 08	
Approximate cost: \$10 Million	Status of project design: 10% %complete	
Proponent: Koffler/GID Haverhill, LLC		
Street: 45 Broad Street		
Municipality: Boston	State: MA	Zip Code: 02109
Name of Contact Person From Whom Copies of this ENF May Be Obtained: Brian Dundon		
Firm/Agency: R J O'Connell & Assoc., Inc	Street: 600 Unicorn Park Dr.	
Municipality: Woburn	State: MA	Zip Code: 01801
Phone: 781-938-0570 x103	Fax: 781-938-0031	E-mail: brian.dundon@rjoconnell.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. 4761)  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): Not Applicable

Are you requesting coordinated review with any other federal, state, regional, or local agency?

Yes (Specify \_\_\_\_\_)  No

List Local or Federal Permits and Approvals:

- a) NPDES – Federal Permit
- b) Site Plan Approval – Local Permit
- c) Conservation Commission – Local Permit

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

- |  |  |  |
|--|--|--|
| <input checked="" type="checkbox"/> Land | <input checked="" type="checkbox"/> Rare Species | <input type="checkbox"/> Wetlands, Waterways, & Tidelands      |
| <input type="checkbox"/> Water           | <input type="checkbox"/> Wastewater              | <input checked="" 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 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 checked="" 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 (including Legislative Approvals) – Specify: MHD-Traffic Signal Permit
Total site acreage	41.5 ac			
New acres of land altered		27.4 ac		
Acres of impervious area	4.6 ac	15.8 ac	20.4 ac	
Square feet of new bordering vegetated wetlands alteration		1,600 sf		
Square feet of new other wetland alteration		0		
Acres of new non-water dependent use of tidelands or waterways		N/A		
<b>STRUCTURES</b>				
Gross square footage	122,000 sf	173,000 sf	295,000 sf	
Number of housing units	N/A	N/A	N/A	
Maximum height (in feet)	25'	+5'	30'	
<b>TRANSPORTATION</b>				
Vehicle trips per day	0 *	12,350	12,350	
Parking spaces	294	1,220	926	
<b>WASTEWATER</b>				
Gallons/day (GPD) of water use	5,475	9,275	14,750	
GPD water withdrawal	N/A	N/A	N/A	
GPD wastewater generation/ treatment	5,475	9,275	14,750	
Length of water/sewer mains (in miles)	N/A	N/A	N/A	

\* Currently unoccupied; 113,000 sf of research and development space would generate 1,115 trips per day

**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: Clemmys guttata (spotted turtle))  No

Site is located partially within Priority Habitat and possibly within Estimated habitat as indicated in the 11<sup>th</sup> edition of the MA Natural Heritage Atlas. MA Division of Fisheries & Wildlife indicates the Clemmys guttata (spotted turtle) have been found in the vicinity of the site.

**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 proponent, Koffler/GID Haverhill, LLC proposes to construct a retail development program approximately 295,000 sf in size on a partially developed site in Haverhill, MA. The subject site is located within the Haverhill Technology Park on 25 Computer Dr and encompasses approximately 41 ac of land. The site is bounded to the north and east by residential properties, to the south by Interstate I-495 and an automobile dealership N/F owned and operated by Regan Ford and to the west by Computer Dr. (See figure 1-1 for site locus map)

A vacant one story building approximately 122,000 sf in area with associated utility and parking improvements currently occupies the southern portion of the property. Bordering vegetated wetlands (BVW) are present along the southern portion of the property (adjacent to Regan Ford) and westerly property line adjacent to Computer Drive. Discussions with the facilities operator indicates the building was constructed in 1984 and has been vacant for more than three years. The last tenant to occupy the premises was Skyworks Inc. Skyworks was a wireless component manufacturer. Prior to Skyworks former tenants of the property included R. C. Bard, Inc., a medical instrument manufacturer and Wang Laboratories, Inc., a computer product distributor (see figure 1-2 for existing conditions site plan).

The project proponent's development program would consist of razing the existing one story structure and securing permits and approvals to construct approximately 295,000 sf of retail development. The proponent anticipates its tenants to consist of a 170,000 sf home improvement store and a 125,000 sf retail store (see figures 1-3 development site plan and figure 1-4 aerial site plan).

To support the development program the Project Proponent has agreed at its sole cost and expense to perform the following roadway improvements:

- a) Install new traffic signal at the intersection of Computer Dr & Broadway.
- b) Install new traffic signal at the intersection of Forest St & Broadway
- c) Widen Broadway (Rt 97) from to accommodate to proponent's development program.