

**Commonwealth of Massachusetts**  
**Executive Office of Environmental**  
**Affairs ■ MEPA Office**

**ENF Environmental**  
**Notification Form**

<i>For Office Use Only</i> <i>Executive Office of Environmental Affairs</i>	
EOEA No.:	<u>14328</u>
MEPA Analyst:	<u>Nick ZAVOLAS</u>
Phone: 617-626-	<u>1030</u>

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: Walgreens		
Street: 91 and 103 Macy Street		
Municipality: Amesbury	Watershed: Merrimack River Valley	
Universal Transverse Mercator Coordinates: N: 4745426 E: 343827	Latitude: 42°50'46"	Longitude: 70°54'42"
Estimated commencement date: Sept. 2009	Estimated completion date: Sept. 2010	
Approximate cost: \$ 2.5 million ±	Status of project design:	75%complete
Proponent: Arista Development, LLC		
Street: 520 Providence Highway, Suite 9		
Municipality: Norwood	State: MA	Zip Code: 02062
Name of Contact Person From Whom Copies of this ENF May Be Obtained: Paul M. Alunni, PE		
Firm/Agency: R J O'Connell & Associates	Street: 80 Montvale Ave	
Municipality: Stoneham	State: MA	Zip Code: 02180
Phone: 1-781-279-0180	Fax: 1-781-279-0173	E-mail: paul.alunni@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. \_\_\_\_\_)  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): 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:

Site Plan Approval from Amesbury Planning Board, Order of Conditions from Amesbury Conservation Commission, Water Quality Certifications Chapter 401, USACE Section 404, MWPR 10.53 (3)e Limited Project Crossing, NPDES Stormwater Discharge Permit.

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 checked="" 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 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 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 checked="" type="checkbox"/> Other Permits (including Legislative Approvals) – Specify:
Total site acreage	4.51±			
New acres of land altered		2.00±		
Acres of impervious area	0.00	1.61±	1.61±	
Square feet of new bordering vegetated wetlands alteration		8,416±		
Square feet of new other wetland alteration		0.00		
Acres of new non-water dependent use of tidelands or waterways		0.00		
<b>STRUCTURES</b>				
Gross square footage	0	14,468±	14,468±	
Number of housing units	0	0	0	
Maximum height (in feet)	0	36'10"	36'10"	
<b>TRANSPORTATION</b>				USACOE 404
Vehicle trips per day	0	962	962	MWPR 10.53 Limited
Parking spaces	0	49	49	Project Crossing
<b>WASTEWATER</b>				
Gallons/day (GPD) of water use	0.00	724	724	
GPD water withdrawal	N/A	N/A	N/A	
GPD wastewater generation/ treatment	N/A	N/A	N/A	
Length of water/sewer mains (in miles)	0.00	0.10	0.10	

**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

The proposed project consists of the construction of a 14,468 sf Walgreen's, associated 49 parking spaces and access drive on a 4.51+/- acre site located on Macy Street (Route-110) between Route 95 and Route 495 in Amesbury, Massachusetts (refer to Figure 1: USGS Locus Map). The site's frontage is along Macy Street (Rte-110) and is bounded by a vacant lot to the west, a Chevrolet dealership to the east and a cemetery to the south. Carriage Town Market Place is directly across from the site on the north side of Macy Street. The site is comprised of approximately 2.0+/- acres of forested upland, 1.6+/- acres of mowed grass upland, and 0.9+/- acres of a field grassed wetland. The site slopes from south to north toward an intermittent stream that runs west, parallel to Macy Street. The intermittent stream and wetland lines have been determined by an Order of Resource Area Delineation (ORAD) issued on December 4, 2007.

The proposed Walgreens site drive is located directly across from the Carriagetown Marketplace drive in accordance with standard design practices and based on discussions with MassHighway. The proposed site drive is aligned as the fourth leg of the signalized intersection which would provide a better Level of Service compared to a site drive aligned offset to the existing Carriagetown Marketplace drive. Level-of-Service of an intersection provides an index to quality of traffic flow in terms of such factors as speed, travel time, freedom to maneuver, traffic interruptions, comfort, convenience, and safety. A site drive aligned directly opposite the Carriagetown Marketplace drive allows certain traffic movements to run concurrently while an offset drive would require split phasing certain movements. Split phasing certain movements significantly increases travel times and vehicle delays, and increased vehicle delays will result in a reduced level of service which may lead to a higher crash rate.

The pavement section of the access drive through the wetland has been minimized to the maximum extent, and modular block walls have been proposed on each side to further limit disturbance to the bordering vegetated wetland. Shifting the intersection easterly, while not being an option due to the aforementioned public safety concerns, would result in an increase in wetland and bank disturbance. Also, please note that the frontage of the site is limited to a 145 foot width. The narrowest wetland area has been selected within the limits of the property, thus shifting the intersection while staying within the confines of the property line, would result in an overall increase in wetland and bank disturbance areas.

## **LAND SECTION – all proponents must fill out this section**

### **I. Thresholds / Permits**

A. Does the project meet or exceed any review thresholds related to **land** (see 301 CMR 11.03(1))