

ENF Environmental Notification Form

For Office Use Only
 Executive Office of Environmental Affairs
 EOE No.: 13697
 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: Prattown Meadows		
Street: Plymouth Street		
Municipality: Bridgewater	Watershed:	
Universal Tranverse Mercator Coordinates:	Latitude: 41d59'26"	
	Longitude: -70d56'57"	
Estimated commencement date: spring 2006	Estimated completion date: 2009	
Approximate cost: \$13,719,000	Status of project design: 100%complete	
Proponent: Prattown Meadow LLC		
Street: 1380 Bedford Street		
Municipality: Bridgewater	State: MA	Zip Code: 02324
Name of Contact Person From Whom Copies of this ENF May Be Obtained: Michael J. Koska & Associates, Inc.		
Firm/Agency: Site Engineer	Street: 98 Broad Street	
Municipality: Bridgewater	State: MA	Zip Code: 02324
Phone: 508-697-7400	Fax: 508-697-1650	E-mail: Tony.defrias@verizon.net

- 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): 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: _____

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

- | | | |
|--|--|--|
| <input checked="" 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 type="checkbox"/> DEP or MWRA Sewer Connection/ Extension Permit <input type="checkbox"/> Other Permits (including Legislative Approvals) – Specify: _____ _____ _____ _____ _____
Total site acreage	21.1 acres			
New acres of land altered		18 +/-		
Acres of impervious area	0	7 acres	7 acres	
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		
STRUCTURES				
Gross square footage	0	126,720	126,720	
Number of housing units	0	88	88	
Maximum height (in feet)	0	25+/-	25+/-	
TRANSPORTATION				
Vehicle trips per day	0	41	41	
Parking spaces	0	176-352	176-352	
WATER/WASTEWATER				
Gallons/day (GPD) of water use	0	13,200	13,200	
GPD water withdrawal	0	13,200	13,200	
GPD wastewater generation/ treatment	0	9,680	9,680	
Length of water/sewer mains (in miles)	0	0.66	0.66	

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 proposed project is an 88 single unit over 55, 40B community located on the northerly Side of Plymouth Street (Route) 104 in the town of Bridgewater. The site is currently a open vacant Field that was part of the former McIntyres dairy. The site is bordered on the West by South Brook and is located adjacent to Whitman Street on the East and Darlene Drive to the North. The site is located within two zoning districts, Residence C zone on the west and Industrial A zone on the easterly portion of the property. The site is surrounded by single family and multi-family dwellings and some businesses including a day care center and a Town of Bridgewater fire station (currently closed due to budget constraints). The site will have two access/egress points from Plymouth Street (Route 104). Plymouth Street was widened and resurfaced within the last two years and sidewalks were added to the north side of the roadway which will be accessed by the site.

The site is subject to the Rivers Protection Act along the westerly boundary by South Brook. No alteration of the 100ft. inner riparian zone is proposed or necessary. 10% of the 100ft. outer riparian zone will be altered to allow for necessary grading to allow for safe access around certain Units. A stormwater control structure has been placed within the outer riparian zone as allowed under the Wetlands protection Act 310CMR Sec. 10.58(3)(d). The stormwater control structure will not be fenced to allow the migration of any possible wild life to pass unimpeded. Please refer to the Alternatives Analysis located with the Notice of Intent, which is attached to this package.

No traffic impacts to existing roadways or traffic patterns is expected. Please refer to The Traffic Study attached to this submittal.

Municipal sewer is available for the site and two stubs have been provided for this Project. The applicant will be upgrading existing sewer mains within the Town of Bridgewater to prevent existing groundwater infiltration from reaching the existing sewerage treatment facility.