

Commonwealth of Massachusetts
 Executive Office of Energy and Environmental Affairs ■ MEPA Office

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 Executive Office of Environmental Affairs

MEPA Analyst: *PAIGE CRESPIGA*
 Phone: 617-626-*1021*

Notice of Project Change

The information requested on this form must be completed to begin MEPA Review of an NPC in accordance with the provisions of the Massachusetts Environmental Policy Act and its implementing regulations (see 301 CMR 11.10(1)).

EEA # 13709		
Project Name: Christina Estates North Attleborough		
Street Address: Cumberland Avenue		
Municipality: North Attleborough	Watershed: Blackstone	
Universal Transverse Mercator Coordinates:	Latitude: 41° 55' 58"	
	Longitude: 71° 21' 38"	
Estimated commencement date: 2006	Estimated completion date: 2020	
Project Type: Residential Development	Status of project design: 75	%complete
Proponent: Ledge Hill Development LLC		
Street Address: 730 Pleasant St.		
Municipality: Raynham	State: MA	Zip Code: 02767
Name of Contact Person: Steven C. Davis		
Firm/Agency: Rackemann Strategic Consulting, Inc.	Street Address: 160 Federal Street	
Municipality: Boston	State: MA	Zip Code: 02110
Phone: 617-951-1146	Fax:	E-mail: sdavis@rackemann.com

With this Notice of Project Change, are you requesting:

a Single EIR? (see 301 CMR 11.06(8))	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
a Special Review Procedure? (see 301CMR 11.09)	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No
a Waiver of mandatory EIR? (see 301 CMR 11.11)	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
a Phase I Waiver? (see 301 CMR 11.11)	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No

Which MEPA review threshold(s) does the project meet or exceed (see 301 CMR 11.03)? Land:
 Alteration of 50 acres or more. Land: Creation of 10 acres or more of impervious surface.

Which State Agency Permits will the project require? MNHESP Conservation and Management Permit. MassDEP 401 Water Quality Certification.

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.

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If the project requires the submission of an EIR, are you requesting a change to a Scope in a previously issued Certificate?

Yes No; if yes, provide an explanation of this request.

Add greenhouse gas analysis to the Scope.

SUMMARY OF PROJECT CHANGE PARAMETERS AND IMPACTS

Summary of Project Size & Environmental Impacts	Previously reviewed	Net Change	Currently Proposed
LAND			
Total site acreage	102.6	0.4	103
Acres of land altered	67	0	67
Acres of impervious area	19.2	0	19.2
Square feet of bordering vegetated wetlands alteration	28,486	-16,147	12,339
Square feet of other wetland alteration	0	0	0
Acres of non-water dependent use of tidelands or waterways	0	0	0
STRUCTURES			
Gross square footage	308,000	0	308,000
Number of housing units	110	0	110
Maximum height (in feet)	30	0	30
TRANSPORTATION			
Vehicle trips per day	1134	0	1134
Parking spaces	0	0	0
WATER/WASTEWATER			
Gallons/day (GPD) of water use	48,400	0	48,400
GPD water withdrawal	0	0	0
GPD wastewater generation/ treatment	48,400	0	48,400
Length of water/sewer mains (in miles)	2.04 (water) 1.74 (sewer)	0	2.04 (water) 1.74 (sewer)

Does the project change involve any new or modified:

1. conversion of public parkland or other Article 97 public natural resources to any purpose not in accordance with Article 97? Yes No
2. release of any conservation restriction, preservation restriction, agricultural preservation restriction, or watershed preservation restriction? Yes No
3. impacts on Rare Species? Yes No
4. demolition of all or part of any structure, site or district listed in the State Register of Historic Place or the inventory of Historic and Archaeological Assets of the

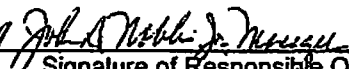
USACE, but resolving the issue would have led to significant project delays. Instead, the original Proponent purchased an adjacent home on Cumberland Avenue (0.36 acres of land) and used that house lot (after demolition of the house) as additional frontage on Cumberland Avenue. This is the current entrance to the remainder of Phase 1 and will serve as the entrance for all subsequent phases, with an additional entrance to the south onto Remington Drive to be added in Phase 4. This new entrance eliminated the wetland crossing of Delphis A. Monast Jr. Way. This change resulted in the reduction of 4,450 square feet of BVW impact and elimination of an intermittent stream crossing. Wetland impacts have been updated to reflect new field information from a recent delineation and design refinements resulting in additional reductions in wetland impact.


ATTACHMENTS & SIGNATURES

Attachments:

1. Secretary's most recent Certificate on this project. (Attachment 1)
2. Plan showing most recent previously-reviewed proposed build condition. (Attachment 2)
3. Plan showing currently proposed build condition. (Attachment 2)
4. Original U.S.G.S. map or good quality color copy (8-1/2 x 11 inches or larger) indicating the project location and boundaries. (Attachment 3)
5. List of all agencies and persons to whom the proponent circulated the NPC, in accordance with 301 CMR 11.10(7). (Attachment 4)
6. Proposed Special Review Procedure (Attachment 5)

Signatures:

10-26-17 
 Date Signature of Responsible Officer
 or Proponent
 John D. Noblin, Jr., Manager
 Name (print or type)
 for Ledge Hill Development LLC
 Firm/Agency
 730 Pleasant Street
 Street
 Raynham, MA 02767
 Municipality/State/Zip
 508-824-0128
 Phone

10/26/17 
 Date Signature of Person Preparing NPC
 (if different from above)
 Michael J. Toohill, PWS
 Name (print or type)
 BSC Group
 Firm/Agency
 33 Waldo Street
 Street
 Worcester, MA 01608
 Municipality/State/Zip
 617-896-4519
 Phone