



The Commonwealth of Massachusetts
Executive Office of Energy and Environmental Affairs
100 Cambridge Street, Suite 900
Boston, MA 02114

Deval L. Patrick
GOVERNOR

Timothy P. Murray
LIEUTENANT GOVERNOR

Ian A. Bowles
SECRETARY

Tel: (617) 626-1000
Fax: (617) 626-1181

<http://www.mass.gov/envir>

September 5, 2008

CERTIFICATE OF THE SECRETARY OF ENERGY AND ENVIRONMENTAL AFFAIRS
ON THE
NOTICE OF PROJECT CHANGE

PROJECT NAME : Anna Maria College
PROJECT MUNICIPALITY : Paxton
PROJECT WATERSHED : Wachusett
EEA NUMBER : 14213
PROJECT PROPONENT : Anna Maria College
DATE NOTICED IN MONITOR : August 6, 2008

Pursuant to the Massachusetts Environmental Policy Act (G.L. c. 30, ss. 61-62I) and Section 11.10 of the MEPA regulations (301 CMR 11.00), I have reviewed the Notice of Project Change (NPC) submitted on this project and hereby determine that it **does not require** the preparation of an Environmental Impact Report (EIR).

As further detailed in the Certificate on the Environmental Notification Form (ENF), dated April 25, 2008, the project as proposed did not appear to be permissible and the ENF did not provide sufficient information to complete MEPA review. The ENF Certificate required that a NPC be submitted if the proponent chose to proceed with a redesigned project. In response to the Certificate, the NPC presents a revised project design and additional information as requested.

The proposed project consists of a new dormitory building with associated roadway and parking areas, an athletic field, and stormwater management system. The proposed project will connect to the existing municipal water and sewer system. The project site is located within the drainage area to Pine Hill Reservoir, a Class A Surface Public Water Supply, and contains resource areas designated as Outstanding Resource Waters (ORW) and areas protected under the Watershed Protection Act.

The project requires a National Pollutant Discharge Elimination System (NPDES) General Permit for Storm Water Discharges from Construction Activities (Construction General Permit or "CGP") from the United States Environmental Protection Agency (U.S. EPA). The project requires an Approval from the Massachusetts Department of Environmental Protection (MassDEP) of the proposed Stormwater Pollution Prevention Plan (BRP WM 09 - Approval of NPDES Storm Water Pollution Prevention Plans for the Construction General Permits Discharging to ORW). The project requires an Order of Conditions from the Paxton Conservation Commission (and, on appeal only, a Superseding Order from MassDEP).

The project, as it was proposed in the ENF, is undergoing MEPA review pursuant to Section 11.03(4)(b)(6) because it would have resulted in alteration requiring a Variance in accordance with the Watershed Protection Act; Section 11.03 (1)(b) because it would result in creation of five or more acres of new impervious area; and Section 11.03(1)(b)(4) because it may involve conversion of land in active agricultural use to non-agricultural use. Since the ENF was filed, the proponent has eliminated the proposed office building and relocated and reconfigured the proposed parking areas and athletic fields. As a result of these changes, a Variance from the Watershed Protection Act is no longer required. In addition, the amount of new impervious area has been reduced below ENF filing thresholds. The NPC indicates that one area currently used by a local farmer will be converted to a parking lot and the proponent may allow continued agricultural use of other areas of the college campus.

The project will receive financial assistance from the Massachusetts Development Finance Agency. Therefore, MEPA jurisdiction is broad and extends to all aspects of the project that are likely to cause Damage to the Environment as defined in the MEPA regulations.

REVIEW OF NOTICE OF PROJECT CHANGE

As described in the NPC, the proponent has redesigned the project and filed a Request for Watershed Determination of Applicability with the Department of Conservation and Recreation (DCR). DCR has recently issued two applicability decisions, as further detailed in its comment letter. The Applicability Decision regarding the parking area and associated stormwater management system states that no activity is proposed within the Primary Protection Zone (within 200 feet of the tributary) and the grading proposed within the Secondary Protection Zone are not prohibited. The Applicability Decision relative to the proposed athletic field states that it would be located outside the jurisdictional area of the Act.

The project changes have resulted in an increase in land alteration from nine acres to 11.3 acres and an increase in the building footprint of 1,683 square feet (for a total of 28,343 square feet of new building structure footprint). The increase in land alteration is based on more accurate calculations to include the proposed stormwater management system and other site design elements, and the building footprint increase is due to the addition of a press box and bleacher system at the athletic field. The project changes will result in a decrease in impervious area from approximately five acres to 3.3 acres. The amount of parking has been reduced from 250 to 201 spaces.

The NPC includes revised calculations for project impacts, which indicate a reduction in traffic impacts, water demand, and wastewater generation. The proposed project is expected to generate 2,815 trips per day (compared to 2,840 in the ENF). Water demand is estimated at 12,300 gallons per day and wastewater generation at 11,918 gpd (compared to 11,737 gpd and 11,918 gpd respectively in the ENF). The project involves construction of approximately 2.1 miles of new sewer main (no change compared to the ENF).

The NPC includes an analysis of three alternative layouts for the proposed athletic field. The preferred alternative results in less extensive earthwork and grading, and avoids removal of the existing grove of peach trees. The NPC also includes an analysis of alternative parking locations and configurations. The NPC includes a comparison of impacts based on alteration of agricultural land, wooded land and grassed lands. The preferred parking alternative results in less land alteration and impervious area compared with other alternatives, and less impacts to the Primary and Secondary Protection Zones.

As further detailed in MassDEP's comment letter, the proponent will be required to amend the Notice of Intent (NOI) to the U. S. Environmental Protection Agency (EPA) for coverage under the NPDES General Permit for Storm Water Discharges from Construction Activities (CGP) because the NOI filed in June 2008 indicates four acres of land disturbance (compared to 11.3 acres as proposed in the NPC). In addition, the proponent must develop and implement a Stormwater Pollution Prevention Plan (SWPPP) for the dormitory, parking lot and athletic field (the NPC includes a SWPPP for the parking lot only).

Based on review of the NPC and comments received, and consultation with relevant state agencies, I have determined that no additional MEPA review is warranted for the proposed project. The proponent should submit a revised SWPPP to MassDEP for its review and approval.

September 5, 2008

DATE



Ian A. Bowles, Secretary

Comments Received:

8/15/08 Department of Environmental Protection, Central Regional Office
8/25/08 Department of Conservation and Recreation

IAB/AE/ae