



**Massachusetts Department of Environmental
Protection**

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Provided by MassDEP:

MassDEP File #:

eDEP Transaction #:1669424

City/Town:HOLDEN

A.General Information

1. Project Location:

a. Street Address	UNION STREET	c. Zip Code	01520
b. City/Town	HOLDEN	e. Longitude	71.85100W
d. Latitude	42.35850N	g. Parcel/Lot #	84
f. Map/Plat #	132		

2. Applicant:

☒ Individual ☐ Organization

a. First Name	CLEALAND	b. Last Name	BLAIR
c. Organization			
d. Mailing Address	87 MAIN ST		
e. City/Town	RUTLAND	f. State	MA
h. Phone Number		g. Zip Code	01543
		i. Fax	
		j. Email	

3. Property Owner:

☐ more than one owner

a. First Name	CLEALAND	b. Last Name	BLAIR
c. Organization			
d. Mailing Address	87 MAIN ST		
e. City/Town	RUTLAND	f. State	MA
h. Phone Number		g. Zip Code	01543
		i. Fax	
		j. Email	

4. Representative:

a. First Name	JULIAN P.	b. Last Name	VOTRUBA
c. Organization	NEW ENGLAND ENVIRONMENTAL DESIGN, LLC		
d. Mailing Address	P.O. BOX 376		
e. City/Town	RUTLAND	f. State	MA
h. Phone Number	508-829-7222	g. Zip Code	01543
		i. Fax	
		j. Email	NEEDLLC@HOTMAIL.COM

5. Total WPA Fee Paid (Automatically inserted from NOI Wetland Fee Transmittal Form):

a. Total Fee Paid	500.00	b. State Fee Paid	237.50	c. City/Town Fee Paid	262.50
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6. General Project Description:

SINGLE FAMILY HOME WITH ASSOCIATED GRADING

7a. Project Type:

- | | |
|---|--|
| 1. <input checked="" type="checkbox"/> Single Family Home | 2. <input type="checkbox"/> Residential Subdivision |
| 3. <input type="checkbox"/> Limited Project Driveway Crossing | 4. <input type="checkbox"/> Commercial/Industrial |
| 5. <input type="checkbox"/> Dock/Pier | 6. <input type="checkbox"/> Utilities |
| 7. <input type="checkbox"/> Coastal Engineering Structure | 8. <input type="checkbox"/> Agriculture (eg., cranberries, forestry) |
| 9. <input type="checkbox"/> Transportation | 10. <input type="checkbox"/> Other |

7b. Is any portion of the proposed activity eligible to be treated as a limited project subject to 310 CMR 10.24 (coastal) or 310 CMR 10.53 (inland)?



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1. ☐ Yes ☒ No If yes, describe which limited project applies to this project:

2. Limited Project

8. Property recorded at the Registry of Deeds for:

a. County:

WORCESTER

b. Certificate:

c. Book:

12102

d. Page:

182

B. Buffer Zone & Resource Area Impacts (temporary & permanent)

1. Buffer Zone & Resource Area Impacts (temporary & permanent):

☒ This is a Buffer Zone only project - Check if the project is located only in the Buffer Zone of a Bordering Vegetated Wetland, Inland Bank, or Coastal Resource Area.

2. Inland Resource Areas: (See 310 CMR 10.54 - 10.58, if not applicable, go to Section B.3. Coastal Resource Areas)

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
a. <input type="checkbox"/> Bank	1. linear feet	2. linear feet
b. <input type="checkbox"/> Bordering Vegetated Wetland	1. square feet	2. square feet
c. <input type="checkbox"/> Land under Waterbodies and Waterways	1. Square feet	2. square feet
	3. cubic yards dredged	
d. <input type="checkbox"/> Bordering Land Subject to Flooding	1. square feet	2. square feet
	3. cubic feet of flood storage lost	4. cubic feet replaced
e. <input type="checkbox"/> Isolated Land Subject to Flooding	1. square feet	
	2. cubic feet of flood storage lost	3. cubic feet replaced
f. <input type="checkbox"/> Riverfront Area	1. Name of Waterway (if any)	
2. Width of Riverfront Area (check one)	<input type="checkbox"/> 25 ft. - Designated Densely Developed Areas only	
	<input type="checkbox"/> 100 ft. - New agricultural projects only	
	<input type="checkbox"/> 200 ft. - All other projects	
3. Total area of Riverfront Area on the site of the proposed project		square feet
4. Proposed Alteration of the Riverfront Area:		
a. total square feet	b. square feet within 100 ft.	c. square feet between 100 ft. and 200 ft.
5. Has an alternatives analysis been done and is it attached to this NOI?		<input type="checkbox"/> Yes <input type="checkbox"/> No



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a. number of new stream crossings

b. number of replacement stream crossings

C. Other Applicable Standards and Requirements

Streamlined Massachusetts Endangered Species Act/Wetlands Protection Act Review

1. Is any portion of the proposed project located in **Estimated Habitat of Rare Wildlife** as indicated on the most recent Estimated Habitat Map of State-Listed Rare Wetland Wildlife published by the Natural Heritage of Endangered Species program (NHESP)?

a. ☐ Yes ☒ No

If yes, include proof of mailing or hand delivery of NOI to:
Natural Heritage and Endangered Species
Program
Division of Fisheries and Wildlife
1 Rabbit Hill Road
Westborough, MA 01581

b. Date of map:8/2017

If yes, the project is also subject to Massachusetts Endangered Species Act (MESA) review (321 CMR 10.18)....

c. Submit Supplemental Information for Endangered Species Review * (Check boxes as they apply)

1. ☐ Percentage/acreage of property to be altered:

(a) within Wetland Resource Area

percentage/acreage

(b) outside Resource Area

percentage/acreage

2. ☐ Assessor's Map or right-of-way plan of site

3. ☐ Project plans for entire project site, including wetland resource areas and areas outside of wetland jurisdiction, showing existing and proposed conditions, existing and proposed tree/vegetation clearing line, and clearly demarcated limits of work **

a. ☐ Project description (including description of impacts outside of wetland resource area & buffer zone)

b. ☐ Photographs representative of the site

c. ☐ MESA filing fee (fee information available at: <http://www.mass.gov/eca/agencies/dfg/dfw/natural-heritage/regulatory-review/mass-endangered-species-act-mesa/mesa-fee-schedule.html>)

Make check payable to "Natural Heritage & Endangered Species Fund" and mail to NHESP at above address

Projects altering 10 or more acres of land, also submit:

d. ☐ Vegetation cover type map of site

e. ☐ Project plans showing Priority & Estimated Habitat boundaries

d. OR Check One of the following

1. ☐ Project is exempt from MESA review. Attach applicant letter indicating which MESA exemption applies. (See 321 CMR 10.14, <http://www.mass.gov/eca/agencies/dfg/dfw/laws-regulations/cmr/321-cmr-1000-massachusetts-endangered-species-act.html#10.14>; the NOI must still be sent to NHESP if the project is within estimated habitat pursuant to 310 CMR 10.37 and 10.59.)

2. ☐ Separate MESA review ongoing.

a. NHESP Tracking Number

b. Date submitted to NHESP

3. ☐ Separate MESA review completed.

Include copy of NHESP "no Take" determination or valid Conservation & Management Permit with approved plan.



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* Some projects **not** in Estimated Habitat may be located in Priority Habitat, and require NHESP review...

2. For coastal projects only, is any portion of the proposed project located below the mean high waterline or in a fish run?

a. ☒ Not applicable - project is in inland resource area only

b. ☐ Yes ☐ No

If yes, include proof of mailing or hand delivery of NOI to either:

South Shore - Cohasset to Rhode Island, and the Cape & Islands:

North Shore - Hull to New Hampshire:

Division of Marine Fisheries -
Southeast Marine Fisheries Station
Attn: Environmental Reviewer
836 S. Rodney French Blvd
New Bedford, MA 02744

Division of Marine Fisheries -
North Shore Office
Attn: Environmental Reviewer
30 Emerson Avenue
Gloucester, MA 01930

If yes, it may require a Chapter 91 license. For coastal towns in the Northeast Region, please contact MassDEP's Boston Office.
For coastal towns in the Southeast Region, please contact MassDEP's Southeast Regional office.

3. Is any portion of the proposed project within an Area of Critical Environmental Concern (ACEC)?

a. ☐ Yes ☒ No

If yes, provide name of ACEC (see instructions to WPA Form 3 or DEP Website for ACEC locations). **Note:** electronic filers click on Website.

b. ACEC Name

4. Is any portion of the proposed project within an area designated as an Outstanding Resource Water (ORW) as designated in the Massachusetts Surface Water Quality Standards, 314 CMR 4.00?

a. ☐ Yes ☒ No

5. Is any portion of the site subject to a Wetlands Restriction Order under the Inland Wetlands Restriction Act (M.G.L.c. 131, § 40A) or the Coastal Wetlands Restriction Act (M.G.L.c. 130, § 105)?

a. ☐ Yes ☒ No

6. Is this project subject to provisions of the MassDEP Stormwater Management Standards?

a. ☐ Yes, Attach a copy of the Stormwater Report as required by the Stormwater Management Standards per 310 CMR 10.05(6)(k)-(q) and check if:

1. Applying for Low Impact Development (LID) site design credits (as described in Stormwater Management Handbook Vol.2, Chapter 3)
☐
2. A portion of the site constitutes redevelopment
☐
3. Proprietary BMPs are included in the Stormwater Management System
☐

b. ☒ No, Explain why the project is exempt:

1. Single Family Home
☒
2. Emergency Road Repair
☐
3. Small Residential Subdivision (less than or equal to 4 single-family houses or less than or equal to 4 units in multi-family)



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☐ housing project) with no discharge to Critical Areas.

D. Additional Information

Applicants must include the following with this Notice of Intent (NOI). See instructions for details.

Online Users: Attach the document transaction number (provided on your receipt page) for any of the following information you submit to the Department by regular mail delivery.

1. USGS or other map of the area (along with a narrative description, if necessary) containing sufficient information for the Conservation Commission and the Department to locate the site. (Electronic filers may omit this item.)
2. Plans identifying the location of proposed activities (including activities proposed to serve as a Bordering Vegetated Wetland [BVW] replication area or other mitigating measure) relative to the boundaries of each affected resource area.
3. Identify the method for BVW and other resource area boundary delineations (MassDEP BVW Field Data Form(s)).
- ☐ Determination of Applicability, Order of Resource Area Delineation, etc.), and attach documentation of the methodology.
4. List the titles and dates for all plans and other materials submitted with this NOI.

a. Plan Title: **b. Plan Prepared By:** **c. Plan Signed/Stamped By:** **d. Revised Final Date:** **e. Scale:**

PROPOSED SITE	NEW ENGLAND			
PLAN	ENVIRONMENTAL	BRUCE E. WILSON, JR	1/11/2024	1"=20'
	DESIGN, LLC			

5. If there is more than one property owner, please attach a list of these property owners not listed on this form.

☐ Attach proof of mailing for Natural Heritage and Endangered Species Program, if needed.

☐ Attach proof of mailing for Massachusetts Division of Marine Fisheries, if needed.

8. Attach NOI Wetland Fee Transmittal Form.

☒

9. Attach Stormwater Report, if needed.

☐



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E. Fees

1. Fee Exempt: No filing fee shall be assessed for projects of any city, town, county, or district of the Commonwealth, federally recognized Indian tribe housing authority, municipal housing authority, or the Massachusetts Bay Transportation Authority.

Applicants must submit the following information (in addition to pages 1 and 2 of the NOI Wetland Fee Transmittal Form) to confirm fee payment:

8051	1/29/2024
2. Municipal Check Number	3. Check date
8050	1/29/2024
4. State Check Number	5. Check date
C.B. Blair Builders, Inc.	
6. Payer name on check: First Name	7. Payer name on check: Last Name

F. Signatures and Submittal Requirements

I hereby certify under the penalties of perjury that the foregoing Notice of Intent and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge. I understand that the Conservation Commission will place notification of this Notice in a local newspaper at the expense of the applicant in accordance with the wetlands regulations, 310 CMR 10.05(5)(a).

I further certify under penalties of perjury that all abutters were notified of this application, pursuant to the requirements of M.G.L. c. 131, § 40. Notice must be made by Certificate of Mailing or in writing by hand delivery or certified mail (return receipt requested) to all abutters within 100 feet of the property line of the project location.

Clealand Blair	1/31/2024
1. Signature of Applicant	2. Date
Clealand Blair	1/31/2024
3. Signature of Property Owner(if different)	4. Date
JULIAN P. VOTRUBA	1/31/2024
5. Signature of Representative (if any)	6. Date

For Conservation Commission:

Two copies of the completed Notice of Intent (Form 3), including supporting plans and documents, two copies of the NOI Wetland Fee Transmittal Form, and the city/town fee payment, to the Conservation Commission by certified mail or hand delivery.

For MassDEP:

One copy of the completed Notice of Intent (Form 3), including supporting plans and documents, one copy of the NOI Wetland Fee Transmittal Form, and a copy of the state fee payment to the MassDEP Regional Office (see Instructions) by certified mail or hand delivery.

Other:

If the applicant has checked the "yes" box in Section C, Items 1-3, above, refer to that section and the Instructions for additional submittal requirements.

The original and copies must be sent simultaneously. Failure by the applicant to send copies in a timely manner may result in dismissal of the Notice of Intent.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands
WPA Form 3 - Notice of Wetland Fee Transmittal
Form

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #: 1669424
City/Town: HOLDEN

A. Applicant Information

1. Applicant:

a. First Name	CLEALAND	b. Last Name	BLAIR
c. Organization			
d. Mailing Address	87 MAIN ST		
e. City/Town	RUTLAND	f. State	MA
g. Zip Code			01543
h. Phone Number		i. Fax	
j. Email			

2. Property Owner: (if different)

a. First Name	CLEALAND	b. Last Name	BLAIR
c. Organization			
d. Mailing Address	87 MAIN ST		
e. City/Town	RUTLAND	f. State	MA
g. Zip Code			01543
h. Phone Number		i. Fax	
j. Email			

3. Project Location:

a. Street Address	UNION STREET	b. City/Town	HOLDEN
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Are you exempted from Fee? ☐

Note: Fee will be exempted if you are one of the following:

- City/Town/County/District
- Municipal Housing Authority
- Indian Tribe Housing Authority
- MBTA

State agencies are only exempt if the fee is less than \$100

B. Fees

Activity Type	Activity Number	Activity Fee	RF Multiplier	Sub Total
A.) CONSTRUCTION OF SINGLE FAMILY HOUSE;	1	500.00		500.00

City/Town share of filing fee	State share of filing fee	Total Project Fee
\$262.50	\$237.50	\$500.00

AFFIDAVIT OF SERVICE

*Under the Massachusetts Wetlands Protection Act
(To be submitted to the Massachusetts Department of Environmental Protection, the
Conservation Commission, when filing a Notice of Intent)*

I, Julian P. Votruba, hereby certify under the pains and penalties of perjury that on January 31, 2024 I gave notification to abutters in compliance with the second paragraph of the Massachusetts General Laws Chapter 131, Section 40, and the DEP Guide to Abutter Notification dated April 8, 1994, in connection with the following matter:

A Notice of Intent filed under the Massachusetts Wetlands Protection Act by Clealand Blair with the Town of Holden Conservation Commission for Map 132 Parcel 84 on Union Street located in the Town of Holden.

The form of the notification, and a list of the abutters to whom it was given and their addresses, are attached to the Affidavit of Service.



Julian P. Votruba
New England Environmental Design, LLC

1/31/24
Date

NOTIFICATION TO ABUTTERS UNDER THE
MASSACHUSETTS WETLANDS PROTECTION ACT

In accordance with the second paragraph of Massachusetts General Laws Chapter 131, Section 40, you are hereby notified of the following:

- A. The name of the applicant is: Clealand Blair.
- B. The applicant has filed a Notice of Intent with the Conservation Commission for the Town of Holden seeking permission to remove, fill, dredge or *alter* an area subject to protection under the Massachusetts Wetlands Protection Act (General Laws Chapter 131, Section 40).
- C. The address where the activity is proposed is: Union Street, Map 132 Lot 84, Holden.
- D. Copies of the Notice of Intent may be examined at the Town of Holden Town Clerks or Conservation Commission Office during regular office hours. For more information, call the Town of Holden Conservation Commission.
- E. The meeting will be held **on date and time to be determined by the Town of Holden's Conservation Commission.**

NOTE: Notice of the public hearing, including its time, date, and place will be published at least five days in advance in the *local newspaper*.

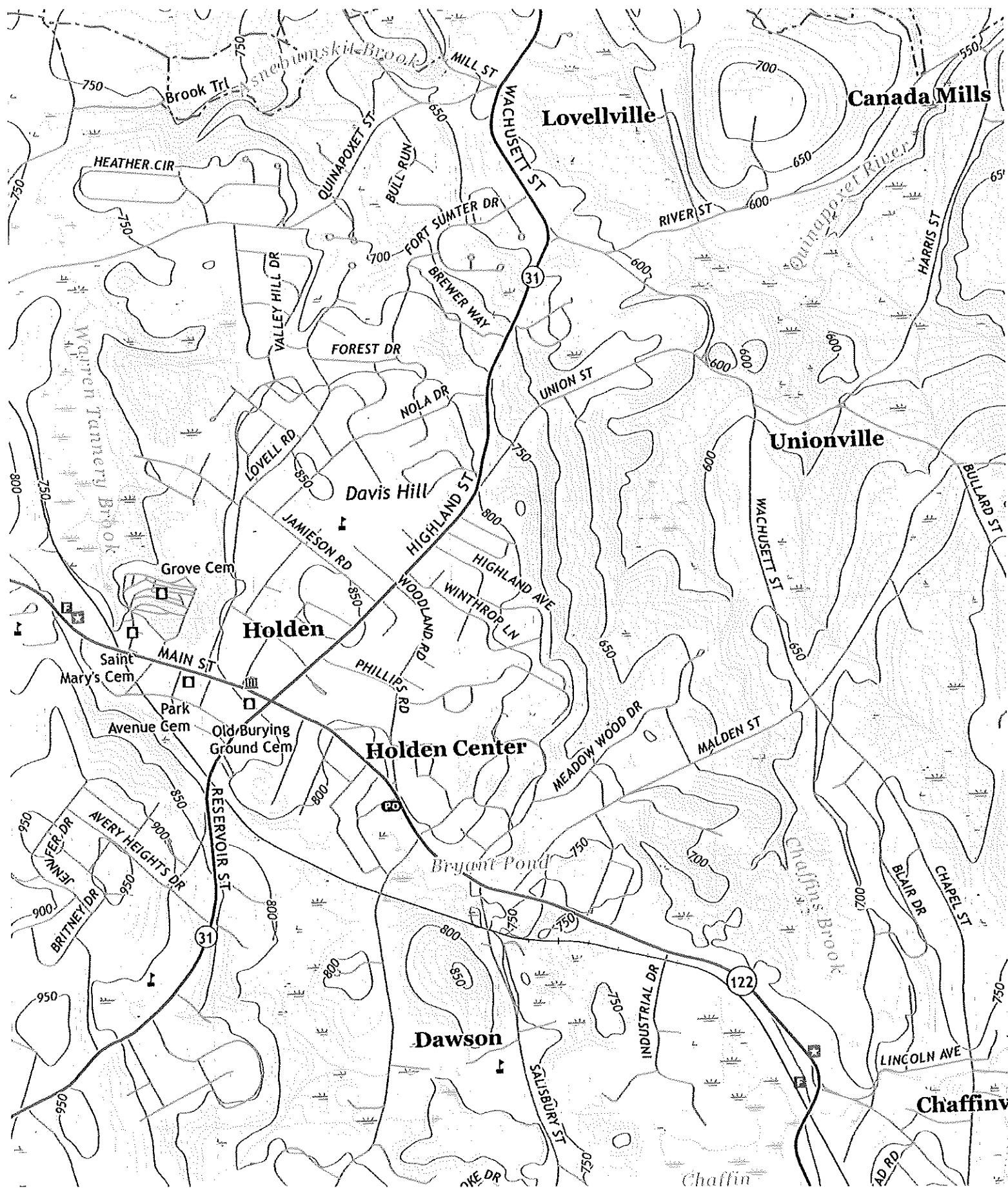
NOTE: You may contact the Department of Environmental Protection (DEP) Central Regional Office for more information about this application for the Wetlands Protection Act. To contact DEP, call the Central Regional Office at (508) 792-7650.

Town of Holden- Board of Assessors- Certified List of Abutters
 Blair- Map 132/84
 1/26/2024

M/P	Owner1	Owner2	Mailing Address	City/Town	State	Zip Code
132-41	HOLDEN TOWN OF		TOWN HALL	HOLDEN	MA	01520
132-43	WEINER, LESLIE J	DOLAN, JOYCE E	273 HIGHLAND ST	HOLDEN	MA	01520
132-100	C.B. BLAIR DEVELOPMENT CORP		87 MAIN ST	RUTLAND	MA	01543
132-99	WILMOT, DONALD	WILMOT, JENNA R	284 HIGHLAND ST	HOLDEN	MA	01520
148-77	JACKSON WOODS INVESTMENTS, LLC		87 MAIN ST	RUTLAND	MA	01543
148-76	JACKSON WOODS INVESTMENTS, LLC		87 MAIN ST	RUTLAND	MA	01543
148-75	BLAIR, WILLIAM J.		42 CLEALAND CIRC	RUTLAND	MA	01543
148-74	BLAIR, CLEALAND B.		BEVERLY HILL DR	RUTLAND	MA	01543
148-72	BLAIR, CLEALAND B.		BEVERLY HILL DR	RUTLAND	MA	01543
148-71	JACKSON WOODS INVESTMENTS, LLC		87 MAIN ST	RUTLAND	MA	01543
148-70	JACKSON WOODS INVESTMENTS, LLC		87 MAIN ST	RUTLAND	MA	01543
132-132	JACKSON WOODS INVESTMENTS, LLC		87 MAIN ST	RUTLAND	MA	01543
132-131	JACKSON WOODS INVESTMENTS, LLC		87 MAIN ST	RUTLAND	MA	01543
132-130	JACKSON WOODS INVESTMENTS, LLC		87 MAIN ST	RUTLAND	MA	01543
132-129	JACKSON WOODS INVESTMENTS. LLC		87 MAIN ST	RUTLAND	MA	01543
132-128	JACKSON WOODS INVESTMENTS, LLC		87 MAIN ST	RUTLAND	MA	01543
132-151	JACKSON WOODS INVESTMENTS, LLC		87 MAIN ST	RUTLAND	MA	01543
132-33	WOODY & ERIN JEAN-LOUIS TRUSTEES		39 UNION ST.	HOLDEN	MA	01520
132-45	JEAN-PIERRE, JYMP	THE JEAN-LOUIS FAMILY TRUST	257 HIGHLAND ST	HOLDEN	MA	01520
132-46	JOHNSON, OSCAR		241 HIGHLAND ST	HOLDEN	MA	01520
132-82	BLAIR, CLEALAND B	SOUSA, LISA	87 MAIN ST	RUTLAND	MA	01543
132-84	BLAIR, CLEALAND B		87 MAIN ST	RUTLAND	MA	01543
148-1	GARRIGUES, ALANA		10 UNION STREET	HOLDEN	MA	01520
132-81	BLAIR, NANCY J	MORIMANNO, RAFFAELLO	87 MAIN ST	RUTLAND	MA	01543
132-83	BLAIR, NANCY J		87 MAIN ST	RUTLAND	MA	01543
148-46	PAINE, BRIAN C		4 UNION ST	HOLDEN	MA	01520
132-44	BRYAN A. COOMBS TRUSTEE & BETH A. CYR TRUSTEE	COOMBS/CYR FAMILY REVOCABLE TRUST	13 LORING WAY	STERLING	MA	01564
148-45	RAMOS, VICTOR	RAMOS, IRAIDA	244 HIGHLAND ST	HOLDEN	MA	01520

Board of Assessors

James R. Dillon





- MA Places (Town)
- Fire Station
- Police Station
- Town Hall
- Public Library
- School
- Buildings
- Parcels
- Town Boundary
- MA Highways
- Interstate
- US Highway
- Numbered Routes
- Abutting Towns Labels
- Abutting Towns
- Railroads
- Streets
- MA Open Water 25k



The data shown on this site are provided for informational and planning purposes only. The Town and its Consultants are not responsible for the misuse or misrepresentation of the data.

BORDERING VEGETATED WETLAND DETERMINATION FORM

Project/Site: Map 132 Parcel 84 Union Street City/Town: Holden Sampling Date: 12/15/2023
 Applicant/Owner: Clealand B. Blair Sampling Point or Zone: V10 UP
 Investigator(s): Zachary T. Mann Latitude / Longitude: 42.35850, -71.85100
 Soil Map Unit Name: Paxton, Rldgebury NWI or DEP Classification: _____

Are climatic/hydrologic conditions on the site typical for this time of year? Yes ☒ No ☐ (If no, explain in Remarks)

Are Vegetation ☐, Soil ☐, or Hydrology ☐ significantly disturbed? (If yes, explain in Remarks)

Are Vegetation ☐, Soil ☐, or Hydrology ☐ naturally problematic? (If yes, explain in Remarks)

SUMMARY OF FINDINGS – Attach site map and photograph log showing sampling locations, transects, etc.

Wetland vegetation criterion met?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Is the Sampled Area within a Wetland?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Hydric Soils criterion met?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>		
Wetlands hydrology present?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>		
Remarks, Photo Details, Flagging, etc.:			

HYDROLOGY

Field Observations:		
Surface Water Present?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Depth (inches) _____
Water Table Present?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Depth (inches) _____
Saturation Present (including capillary fringe)?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Depth (inches) _____
Wetland Hydrology Indicators		
Reliable Indicators of Wetlands Hydrology	Indicators that can be Reliable with Proper Interpretation	Indicators of the Influence of Water
<input type="checkbox"/> Water-stained leaves <input type="checkbox"/> Evidence of aquatic fauna <input type="checkbox"/> Iron deposits <input type="checkbox"/> Algal mats or crusts <input type="checkbox"/> Oxidized rhizospheres/pore linings <input type="checkbox"/> Thin muck surfaces <input type="checkbox"/> Plants with air-filled tissue (aerenchyma) <input type="checkbox"/> Plants with polymorphic leaves <input type="checkbox"/> Plants with floating leaves <input type="checkbox"/> Hydrogen sulfide odor	<input type="checkbox"/> Hydrological records <input type="checkbox"/> Free water in a soil test hole <input type="checkbox"/> Saturated soil <input type="checkbox"/> Water marks <input type="checkbox"/> Moss trim lines <input type="checkbox"/> Presence of reduced iron <input type="checkbox"/> Woody plants with adventitious roots <input type="checkbox"/> Trees with shallow root systems <input type="checkbox"/> Woody plants with enlarged lenticels	<input type="checkbox"/> Direct observation of inundation <input type="checkbox"/> Drainage patterns <input type="checkbox"/> Drift lines <input type="checkbox"/> Scoured areas <input type="checkbox"/> Sediment deposits <input type="checkbox"/> Surface soil cracks <input type="checkbox"/> Sparsely vegetated concave surface <input type="checkbox"/> Microtopographic relief <input type="checkbox"/> Geographic position (depression, toe of slope, fringing lowland)
Remarks (describe recorded data from stream gauge, monitoring well, aerial photos, previous inspections, if available):		

This form is only for BVW delineations. Other wetland resource areas may be present and should be delineated according to the applicable regulatory provisions.

VEGETATION – Use both common and scientific names of plants.

<u>Tree Stratum</u> Plot size <u>40 ft</u>		Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)
Common name	Scientific name				
1. Red maple	Acer rubrum	FAC	75.0	Yes	Yes
2. Black birch	Betula lenta	FACU	10.0	No	No
3. Yellow birch	Betula alleghaniensis	FACW	5.0	No	Yes
4. Quercus rubra	Red Oak	FACU	10.0	No	No
5.					
6.					
7.					
8.					
9.					
			<u>100.0</u>	= Total Cover	
<u>Shrub/Sapling Stratum</u> Plot size <u>15 ft</u>		Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)
Common name	Scientific name				
1. American honeysuckle	Lonicera canadensis	FACU	20.0	Yes	No
2. Black birch	Betula lenta	FACU	10.0	Yes	No
3. Red maple	Acer rubrum	FAC	5.0	No	Yes
4.					
5.					
6.					
7.					
8.					
9.					
			<u>35.0</u>	= Total Cover	
<u>Herb Stratum</u> Plot size <u>5 ft</u>		Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)
Common name	Scientific name				
1. Christmas fern	Polystichum acrostichoides	FACU	5.0	Yes	No
2.					
3.					
4.					
5.					
6.					
7.					
8.					
9.					
10.					
11.					
12.					
			<u>5.0</u>	= Total Cover	

VEGETATION – continued.

Woody Vine Stratum		Plot size <u>15 ft</u>	Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)
Common name	Scientific name					
1. Fox grape	Vitis labrusca		FACU	10.0	Yes	No
2.						
3.						
4.						
				<u>10.0</u>	= Total Cover	

Rapid Test: Do all dominant species have an indicator status of OBL or FACW?			Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Dominance Test:	Number of dominant species	Number of dominant species that are wetland indicator plants		Do wetland indicator plants make up ≥ 50% of dominant plant species?
	5	1		Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Prevalence Index:		Total % Cover (all strata)	Multiply by:	Result
	OBL species	0	X 1	= 0.00
	FACW species	5	X 2	= 10.00
	FAC species	80	X 3	= 240.00
	FACU species	65	X 4	= 260.00
	UPL species	0	X 5	= 0.00
	Column Totals	(A) 150		(B) 510
Prevalence Index		B/A = 3.40		Is the Prevalence Index ≤ 3.0?
				Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Wetland vegetation criterion met? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>				

Definitions of Vegetation Strata

- Tree - Woody plants 3 in. (7.62 cm) or more in diameter at breast height (DBH), regardless of height
- Shrub / Sapling - Woody plants less than 3 in. (7.62 cm) DBH and greater than or equal to 3.3 ft. (1 m) tall
- Herb - All herbaceous (non-woody plants, regardless of size, and woody plants less than 3.3 ft. (1 m) tall
- Woody vines - All woody vines greater than 3.3 ft. (1 m) in height

Cover Ranges	
Range	Midpoint
1-5 %	3.0 %
6-15 %	10.5 %
15-25 %	20.5 %
26-50 %	38.0 %
51-75 %	63.0 %
76-95 %	85.5 %
96-100 %	98.0 %

SOIL

[illegible]

BORDERING VEGETATED WETLAND DETERMINATION FORM

Project/Site: Map 132 Parcel 84 Union Street City/Town: Holden Sampling Date: 12/15/2023

Applicant/Owner: Clealand B. Blair Sampling Point or Zone: V10 UP

Investigator(s): Zachary T. Mann Latitude / Longitude: 42.35850, -71.85100

Soil Map Unit Name: Paxton, Ridgebury NWI or DEP Classification: _____

Are climatic/hydrologic conditions on the site typical for this time of year? Yes ☒ No ☐ (If no, explain in Remarks)

Are Vegetation ☐, Soil ☐, or Hydrology ☐ significantly disturbed? (If yes, explain in Remarks)

Are Vegetation ☐, Soil ☐, or Hydrology ☐ naturally problematic? (If yes, explain in Remarks)

SUMMARY OF FINDINGS – Attach site map and photograph log showing sampling locations, transects, etc.

Wetland vegetation criterion met?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	Is the Sampled Area within a Wetland? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Hydric Soils criterion met?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	
Wetlands hydrology present?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	
Remarks, Photo Details, Flagging, etc.:			

HYDROLOGY

Field Observations:		
Surface Water Present?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Depth (inches) _____
Water Table Present?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Depth (inches) _____
Saturation Present (including capillary fringe)?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Depth (inches) _____
Wetland Hydrology Indicators		
Reliable Indicators of Wetlands Hydrology	Indicators that can be Reliable with Proper Interpretation	Indicators of the Influence of Water
<input type="checkbox"/> Water-stained leaves <input type="checkbox"/> Evidence of aquatic fauna <input type="checkbox"/> Iron deposits <input type="checkbox"/> Algal mats or crusts <input type="checkbox"/> Oxidized rhizospheres/pore linings <input type="checkbox"/> Thin muck surfaces <input type="checkbox"/> Plants with air-filled tissue (aerenchyma) <input type="checkbox"/> Plants with polymorphic leaves <input type="checkbox"/> Plants with floating leaves <input type="checkbox"/> Hydrogen sulfide odor	<input type="checkbox"/> Hydrological records <input type="checkbox"/> Free water in a soil test hole <input type="checkbox"/> Saturated soil <input type="checkbox"/> Water marks <input type="checkbox"/> Moss trim lines <input type="checkbox"/> Presence of reduced iron <input type="checkbox"/> Woody plants with adventitious roots <input type="checkbox"/> Trees with shallow root systems <input type="checkbox"/> Woody plants with enlarged lenticels	<input type="checkbox"/> Direct observation of inundation <input type="checkbox"/> Drainage patterns <input type="checkbox"/> Drift lines <input type="checkbox"/> Scoured areas <input type="checkbox"/> Sediment deposits <input type="checkbox"/> Surface soil cracks <input type="checkbox"/> Sparsely vegetated concave surface <input type="checkbox"/> Microtopographic relief <input type="checkbox"/> Geographic position (depression, toe of slope, fringing lowland)
Remarks (describe recorded data from stream gauge, monitoring well, aerial photos, previous inspections, if available):		

This form is only for BVW delineations. Other wetland resource areas may be present and should be delineated according to the applicable regulatory provisions.

VEGETATION – Use both common and scientific names of plants.

<u>Tree Stratum</u> Plot size <u>40 ft</u>		Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)
Common name	Scientific name				
1. Red maple	Acer rubrum	FAC	75.0	Yes	Yes
2. Black birch	Betula lenta	FACU	10.0	No	No
3. Yellow birch	Betula alleghaniensis	FACW	5.0	No	Yes
4. Quercus rubra	Red Oak	FACU	10.0	No	No
5.					
6.					
7.					
8.					
9.					
			<u>100.0</u>	= Total Cover	
<u>Shrub/Sapling Stratum</u> Plot size <u>15 ft</u>		Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)
Common name	Scientific name				
1. American honeysuckle	Lonicera canadensis	FACU	20.0	Yes	No
2. Black birch	Betula lenta	FACU	10.0	Yes	No
3. Red maple	Acer rubrum	FAC	5.0	No	Yes
4.					
5.					
6.					
7.					
8.					
9.					
			<u>35.0</u>	= Total Cover	
<u>Herb Stratum</u> Plot size <u>5 ft</u>		Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)
Common name	Scientific name				
1. Christmas fern	Polystichum acrostichoides	FACU	5.0	Yes	No
2.					
3.					
4.					
5.					
6.					
7.					
8.					
9.					
10.					
11.					
12.					
			<u>5.0</u>	= Total Cover	

VEGETATION – continued.

Woody Vine Stratum		Plot size <u>15 ft</u>				
		Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)	
Common name		Scientific name				
1. Fox grape	Vitis labrusca	FACU	10.0	Yes	No	
2.						
3.						
4.						
			<u>10.0</u>	= Total Cover		

Rapid Test: Do all dominant species have an indicator status of OBL or FACW? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>				
Dominance Test:	Number of dominant species	Number of dominant species that are wetland indicator plants		Do wetland indicator plants make up ≥ 50% of dominant plant species? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
	5	1		
Prevalence Index:		Total % Cover (all strata)	Multiply by:	Result
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	FACW species	5	X 2	= 10.00
	FAC species	80	X 3	= 240.00
	FACU species	65	X 4	= 260.00
	UPL species	0	X 5	= 0.00
	Column Totals	(A) 150		(B) 510
Prevalence Index		B/A = 3.40		Is the Prevalence Index ≤ 3.0? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Wetland vegetation criterion met? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>				

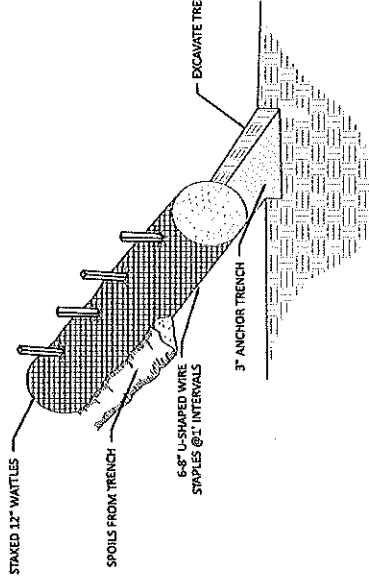
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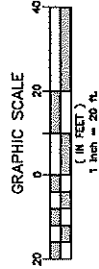
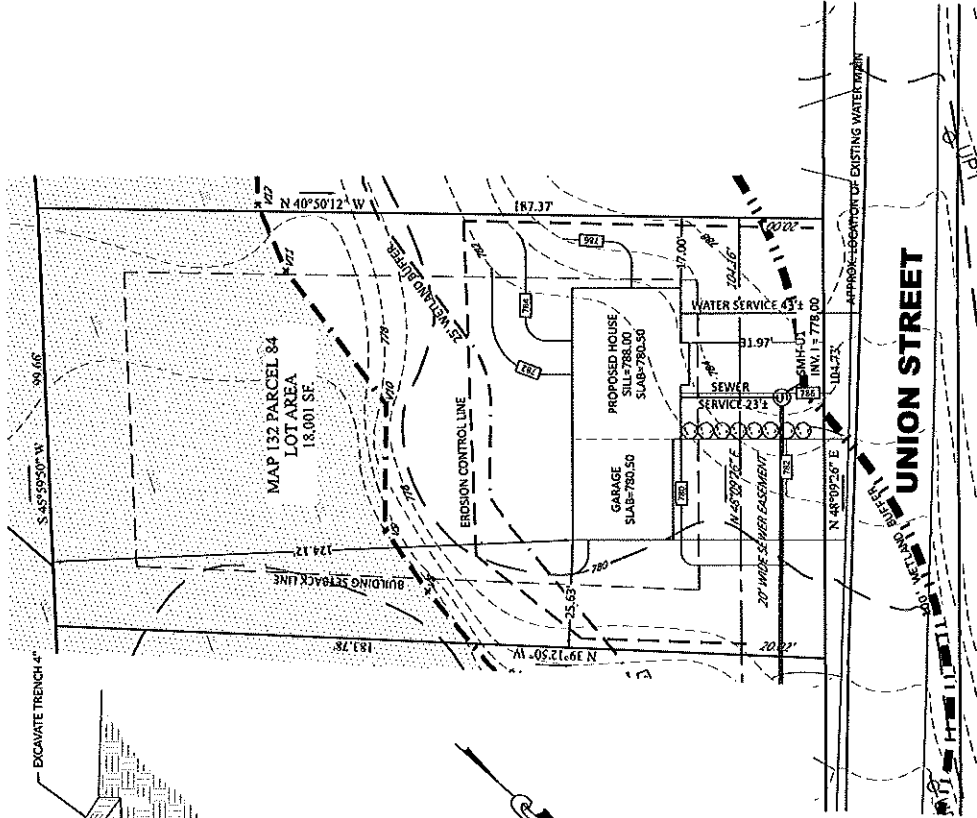
Cover Ranges	
Range	Midpoint
1-5 %	3.0 %
6-15 %	10.5 %
15-25 %	20.5 %
26-50 %	38.0 %
51-75 %	63.0 %
76-95 %	85.5 %
96-100 %	98.0 %

SOIL

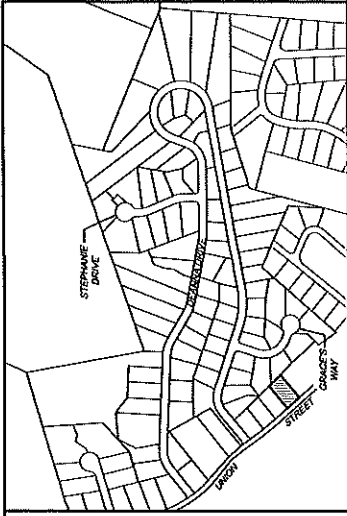
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Erosion Control Detail
(NOT TO SCALE)



ZONING REQUIREMENTS	
AREA	15,000 S.F.
FRONT YARD	80 FT.
FRONT YARD	30 FT.
SIDE YARD	15 FT.
REAR YARD	20 FT.
LOT WIDTH	100 FT.
ZONING DISTRICT: R-15	



LOCUS MAP - NOT TO SCALE

This lot is not impacted by the watershed protection act (when bill). I certify that the location of the proposed house conforms with the front, side, and rear setback requirements set forth in the Zoning Bylaws of the town of Holden. I further certify that the existing structure is not located within a Federal Flood Zone per FIRM Map 250309 0005 B dated June 2, 1981. No certification is hereby made with any respect to any other provisions of said Bylaws, or any other requirements relative to the legal establishment of structures and improvements on said premises.



DATE: 1/11/2024

TYPICAL LEGEND

EXIST. CATCH BASIN	E. GATE VALVE	W
E. DRAIN MANHOLE	E. WATER LINE	W
E. DRAIN LINE	E. GUY MANHOLE	W
E. DRAIN LINE	E. ELEC. MANHOLE	W
E. SEWER MANHOLE	E. TELE. MANHOLE	W
E. SEWER LINE	E. LIGHT POST	W
E. HYDRANT		W

PROPOSED SITE PLAN

LOCATED ON
UNION STREET
HOLDEN, MASSACHUSETTS
MAP 132 PARCEL 84
W.D.R.O.D. BOOK 12102 PAGE 182

SCALE: 1"=20'

OWNED BY & PREPARED FOR

CLELAND B. BLAIR
87 MAIN STREET
RUTLAND, MA. 01543



New England Environmental Design, LLC

Environmental Consultants & Civil Engineering Consultants & Land Surveying Consultants
P.O. Box 278 Rutland, MA 01543 P: 800.438.7222 E: newenglandenv.com