

Notice of Intent Application

4 Kennebec Avenue
Bourne (Pocasset), MA
Map 47.1 – Parcel 45

February 15, 2022



Main Office:

49 Herring Pond Road
Buzzards Bay, MA 02532

508-833-0070 Ext 303

508-833-2282 (fax)

Nantucket Office:

19 Old South Road
Nantucket, MA 02554

508-325-0044

Mansfield Office:

905 S. Main Street
Mansfield, MA 02048

508-618-3029

List of Materials and Plans submitted with NOI Application

1. Narrative
2. Notice of Intent – WPA Form 3
3. Bourne Conservation Commission Forms
 - a. NOI Filing Information Worksheet
 - b. NOI Authorization Form
 - c. Waiver Agreement
 - d. Commission Member Waiver Request
 - e. Site Inspection Authorization
 - f. Filing Fee Submittal Form
 - g. Nitrogen Loading Calculations – Existing
 - h. Nitrogen Loading Calculations - Proposed
4. Maps showing Project Site
 - a. USGS Topographic Map
 - b. Aerial Orthophoto
 - c. FEMA Flood Insurance Rate Map
 - d. Aerial - NHESP Map
5. Directions to Site
6. Abutter Documents
 - a. Affidavit of Service
 - b. Certified Abutters List
 - c. Notification to Abutters
 - d. Proof of Mailing
7. Plan: “*Subsurface Sewage Disposal Plan in Bourne, MA*”, prepared by Bracken Engineering, Inc., dated February 15, 2022

PROJECT NARRATIVE

Prepared for

Christina Winterfeldt

4 Kennebec Avenue (Pocasset), Bourne

Map 47.1, Parcel 45

On behalf of the Applicant Christina Winterfeldt, Bracken Engineering, Inc. respectfully submits this Notice of Intent (NOI) for work within a Coastal Bank, the 50-foot and 100-foot buffer zone to a Coastal Bank and work within the FEMA Special Flood “AE” Zone (El.15’). The project consists of the raze and rebuild of a single-family dwelling, the razing of two (2) sheds; installation of a Title 5 septic system, utility upgrades, associated grading and landscaping. The property is a developed 3,235 SF parcel located on the north corner of Kennebec and Circuit Avenues. The parcel contains an existing single-family dwelling and two sheds. The property is abutted by single family dwellings to the west and north, Kennebec Avenue to the south, and Circuit Avenue to the east.

Wetland Resource Areas

Wetland resource areas on or adjacent to the property include Coastal Bank and Land Subject to Coastal Storm Flowage (LSCSF). The Coastal Bank was determined utilizing Massachusetts DEP Wetlands Program Policy 92-1 (fig. 4). The parcel falls entirely within FEMA Special Flood Hazard Zone “AE” (El 15). The work is proposed within the Coastal Bank as well as the associated 50-foot & 100-foot buffer zones.

Proposed Project

The applicant proposes the following work:

- Raze the existing single-family dwelling, including all porches, steps, foundation, and outbuildings;
- Construct a proposed single-family dwelling in approximately the same location;
- Remove the existing cesspool and construct a new septic system which conforms to Title 5 to the maximum extent feasible, using Innovative/Alternative (I/A) technology; and
- All associated utilities, grading, landscaping, and appurtenances.

Performance Standards

Protection of Public and Private Water Supply and Ground Water Supply

The site is not located within a DEP defined Zone I or II wellhead protection area. The project provides enhanced treatment of wastewater compared to existing conditions with the installation of an I/A equipped septic system. Roof runoff from the proposed single-family home is to be captured and recharged directly onsite. Therefore, the public and private water supply and groundwater supply protection interests of the Act and the Bylaw will be upheld.

Flood Control and Storm Damage Prevention

The property is located within a Flood Hazard Zone “AE” (El.15’) shown on the insurance rate map 25001C-0492-J dated July 14, 2014. Flood conscious design of the proposed foundation system and dwelling will not impede the ability of the landform to receive and naturally disperse floodwaters. Any disturbance to the existing Coastal Bank

shall be temporary and the landform restored to existing conditions prior to the completion of work. Therefore, the flood control and storm damage prevention interests of the Act and Bylaw will be maintained.

Prevention of Pollution

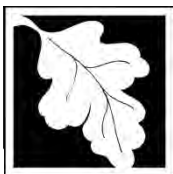
Erosion control measures consisting of staked filter sock will be implemented as depicted on the enclosed plans, and the proposed septic system has been designed in accordance with Title V Regulations to the maximum extent feasible. Therefore, the pollution interests of the Act and Bylaw will be upheld.

Protection of Fisheries, Shellfisheries, Wildlife Habitat and Riverfront Areas

The Site does not contain mapped NHESP designated areas (Estimated or Priority Habitats) or any certified or potential vernal pools. All work is within developed areas on the lot and is not anticipated to adversely impact an adjacent wildlife habitat. Therefore, the fisheries, shellfisheries, wildlife habitat and riverfront interests of the Act and Bylaw shall be protected.

Summary

The Applicant seeks to raze and rebuild a single-family home, raze two (2) shed structures, upgrade onsite utilities, and install a new Title V (I/A) system along with all associated site grading and landscaping. Appropriate measures are proposed to be employed to minimize adverse effects and prevent erosion and migration of sediment that may otherwise impact resource areas. As proposed, the Project has met the burden of proof established under the Act and Bylaw. Therefore, the Applicant respectfully requests issuance of an Order of Conditions by the Conservation Commission.



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
and Town of Bourne Wetland Protection Bylaw 3.7 and its Wetland Regulations

Provided by MassDEP:

SE7-

MassDEP File Number

Document Transaction Number

BOURNE

City/Town

Important:

When filling out forms on the computer, use only the tab key to move your cursor - do not use the return key.



Note:
Before completing this form consult your local Conservation Commission regarding any municipal bylaw or ordinance.

A. General Information

1. Project Location (**Note:** electronic filers will click on button to locate project site):

4 Kennebec Avenue

a. Street Address

Bourne

b. City/Town

02532

c. Zip Code

Latitude and Longitude:

47.1

f. Assessors Map/Plat Number

41.682640

d. Latitude

-70.625470

e. Longitude

45

g. Parcel /Lot Number

2. Applicant:

Christina

a. First Name

Winterfeldt

b. Last Name

c. Organization

4 Old Orchard Road

d. Street Address

Sherborn

e. City/Town

MA

f. State

01770

g. Zip Code

508-479-7128

h. Phone Number

i. Fax Number

chriswin12@aol.com

j. Email Address

3. Property owner (required if different from applicant):

☐ Check if more than one owner

Faith V.

a. First Name

Easter, Esq. TR

b. Last Name

Brennan Family Trust

c. Organization

161 Worcester Road, Suite 501

d. Street Address

Framingham

e. City/Town

MA

f. State

01701

g. Zip Code

h. Phone Number

i. Fax Number

j. Email address

4. Representative (if any):

Zachary L.

a. First Name

Basinski, PE, CFM

b. Last Name

Bracken Engineering, Inc.

c. Company

49 Herring Pond Road

d. Street Address

Buzzards Bay

e. City/Town

MA

f. State

02532

g. Zip Code

508-833-0070

h. Phone Number

508-833-2282

i. Fax Number

zac@brackeneng.com

j. Email address

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

\$500.00

a. Total Fee Paid

\$237.50

b. State Fee Paid

\$262.50

c. City/Town Fee Paid

\$500.00

BOURNE BYLAW Fee



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A. General Information (continued)

6. General Project Description:

The project consists of the raze and rebuild of a single-family dwelling, the razing of two (2) sheds, installation of a Title 5 septic system, utility upgrades, associated grading and landscaping.

7a. Project Type Checklist: (Limited Project Types see Section A. 7b.)

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

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

1. ☐ Yes ☒ No If yes, describe which limited project applies to this project. (See 310 CMR 10.24 and 10.53 for a complete list and description of limited project types)

2. Limited Project Type

If the proposed activity is eligible to be treated as an Ecological Restoration Limited Project (310 CMR 10.24(8), 310 CMR 10.53(4)), complete and attach Appendix A: Ecological Restoration Limited Project Checklist and Signed Certification.

8. Property recorded at the Registry of Deeds for:

Barnstable

a. County

33346

c. Book

b. Certificate # (if registered land)

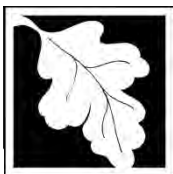
318

d. Page Number

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

- ☐ Buffer Zone Only – Check if the project is located only in the Buffer Zone of a Bordering Vegetated Wetland, Inland Bank, or Coastal Resource Area.
- ☐ Inland Resource Areas (see 310 CMR 10.54-10.58; if not applicable, go to Section B.3, Coastal Resource Areas).

Check all that apply below. Attach narrative and any supporting documentation describing how the project will meet all performance standards for each of the resource areas altered, including standards requiring consideration of alternative project design or location.



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

For all projects affecting other Resource Areas, please attach a narrative explaining how the resource area was delineated.

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	

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
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 available) - specify coastal or inland	

2. Width of Riverfront Area (check one):

☐ 25 ft. - Designated Densely Developed Areas only

☐ 100 ft. - New agricultural projects only

☐ 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? ☐ Yes ☐ No

6. Was the lot where the activity is proposed created prior to August 1, 1996? ☐ Yes ☐ No

3. ☒ Coastal Resource Areas: (See 310 CMR 10.25-10.35)

Note: for coastal riverfront areas, please complete **Section B.2.f.** above.



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

Check all that apply below. Attach narrative and supporting documentation describing how the project will meet all performance standards for each of the resource areas altered, including standards requiring consideration of alternative project design or location.

Online Users:
Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
a. <input type="checkbox"/> Designated Port Areas	Indicate size under Land Under the Ocean, below	
b. <input type="checkbox"/> Land Under the Ocean	1. square feet	
	2. cubic yards dredged	
c. <input type="checkbox"/> Barrier Beach	Indicate size under Coastal Beaches and/or Coastal Dunes below	
d. <input type="checkbox"/> Coastal Beaches	1. square feet	2. cubic yards beach nourishment
e. <input type="checkbox"/> Coastal Dunes	1. square feet	2. cubic yards dune nourishment
	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
f. <input checked="" type="checkbox"/> Coastal Banks	5	
	1. linear feet	
g. <input type="checkbox"/> Rocky Intertidal Shores	1. square feet	
h. <input type="checkbox"/> Salt Marshes	1. square feet	2. sq ft restoration, rehab., creation
i. <input type="checkbox"/> Land Under Salt Ponds	1. square feet	
	2. cubic yards dredged	
j. <input type="checkbox"/> Land Containing Shellfish	1. square feet	
k. <input type="checkbox"/> Fish Runs	Indicate size under Coastal Banks, inland Bank, Land Under the Ocean, and/or inland Land Under Waterbodies and Waterways, above	
	1. cubic yards dredged	
l. <input checked="" type="checkbox"/> Land Subject to Coastal Storm Flowage	3,235	
	1. square feet	
4. <input type="checkbox"/> Restoration/Enhancement	If the project is for the purpose of restoring or enhancing a wetland resource area in addition to the square footage that has been entered in Section B.2.b or B.3.h above, please enter the additional amount here.	
	a. square feet of BVW	b. square feet of Salt Marsh
5. <input type="checkbox"/> Project Involves Stream Crossings		
	a. number of new stream crossings	b. number of replacement stream crossings



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C. Other Applicable Standards and Requirements

- ☐ This is a proposal for an Ecological Restoration Limited Project. Skip Section C and complete Appendix A: Ecological Restoration Limited Project Checklists – Required Actions (310 CMR 10.11).

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 and Endangered Species Program (NHESP)? To view habitat maps, see the *Massachusetts Natural Heritage Atlas* or go to http://maps.massgis.state.ma.us/PRI_EST_HAB/viewer.htm.

- 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

August 1, 2021

b. Date of map

If yes, the project is also subject to Massachusetts Endangered Species Act (MESA) review (321 CMR 10.18). To qualify for a streamlined, 30-day, MESA/Wetlands Protection Act review, please complete Section C.1.c, and include requested materials with this Notice of Intent (NOI); *OR* complete Section C.2.f, if applicable. *If MESA supplemental information is not included with the NOI, by completing Section 1 of this form, the NHESP will require a separate MESA filing which may take up to 90 days to review (unless noted exceptions in Section 2 apply, see below).*

- c. Submit Supplemental Information for Endangered Species Review*

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

2. ☐ Project plans for entire project site, including wetland resource areas and areas outside of wetlands 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

* Some projects **not** in Estimated Habitat may be located in Priority Habitat, and require NHESP review (see <https://www.mass.gov/mas-endangered-species-act-mesa-regulatory-review>).

Priority Habitat includes habitat for state-listed plants and strictly upland species not protected by the Wetlands Protection Act.

** MESA projects may not be segmented (321 CMR 10.16). The applicant must disclose full development plans even if such plans are not required as part of the Notice of Intent process.



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C. Other Applicable Standards and Requirements (cont'd)

- (c) ☐ MESA filing fee (fee information available at <https://www.mass.gov/how-to/how-to-file-for-a-mesa-project-review>).

Make check payable to "Commonwealth of Massachusetts - NHESP" 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

- (f) 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, <https://www.mass.gov/service-details/exemptions-from-review-for-projectsactivities-in-priority-habitat>; 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 #

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.

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

- a. ☐ Not applicable – project is in inland resource area only b. ☐ Yes ☐ No

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

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

North Shore - Hull to New Hampshire border:

Division of Marine Fisheries -
Southeast Marine Fisheries Station
Attn: Environmental Reviewer
836 South Rodney French Blvd.
New Bedford, MA 02744
Email: dmf.envreview-south@mass.gov

Division of Marine Fisheries -
North Shore Office
Attn: Environmental Reviewer
30 Emerson Avenue
Gloucester, MA 01930
Email: dmf.envreview-north@mass.gov

Also if yes, the project 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.

- c. ☐ Is this an aquaculture project?

- d. ☐ Yes ☒ No

If yes, include a copy of the Division of Marine Fisheries Certification Letter (M.G.L. c. 130, § 57).



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

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and Town of Bourne Wetland Protection Bylaw 3.7 and its Wetland Regulations

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Online Users:

Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

C. Other Applicable Standards and Requirements (cont'd)

4. 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 MassDEP Website for ACEC locations). **Note:** electronic filers click on Website.
- b. ACEC
5. 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
6. 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
7. 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. Check why the project is exempt:
1. ☒ Single-family house
 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 housing project) with no discharge to Critical Areas.

D. Additional Information

- ☐ This is a proposal for an Ecological Restoration Limited Project. Skip Section D and complete Appendix A: Ecological Restoration Notice of Intent – Minimum Required Documents (310 CMR 10.12).

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.

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.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

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D. Additional Information (cont'd)

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.

Subsurface Sewage Disposal Plan in Bourne, MA

a. Plan Title

Bracken Engineering, Inc.

Zachary L. Basinski, PE, CFM & Alan M. Grady, PLS

b. Prepared By

c. Signed and Stamped by

2/15/2022

1" = 10'

d. Final Revision Date

e. Scale

f. Additional Plan or Document Title

g. Date

5. ☐ If there is more than one property owner, please attach a list of these property owners not listed on this form.
6. ☐ Attach proof of mailing for Natural Heritage and Endangered Species Program, if needed.
7. ☐ 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.

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:

16864

2/15/2022

2. Municipal Check Number

3. Check date

16865

2/15/2022

4. State Check Number

5. Check date

Bracken Engineering, Inc.

6. Payor name on check: First Name

7. Payor name on check: Last Name



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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.

1. Signature of Applicant Christina Winterfeldt
2. Signature of Property Owner (if different) Christina Winterfeldt
3. Signature of Representative (if any) [Signature] **BRACKEN ENGINEERING, INC.**

1/28/2022
2. Date
1/28/2022
4. Date
2/15/2022
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:

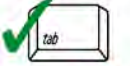
If the applicant has checked the "yes" box in any part of Section C, Item 3, above, refer to that section and the Instructions for additional submittal requirements.

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
NOI Wetland Fee Transmittal Form
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Important: When filling out forms on the computer, use only the tab key to move your cursor - do not use the return key.



A. Applicant Information

1. Location of Project:

4 Kennebec Avenue

a. Street Address

16865

c. Check number

Bourne

b. City/Town

\$237.50

d. Fee amount

2. Applicant Mailing Address:

Christina

a. First Name

Winterfeldt

b. Last Name

c. Organization

4 Old Orchard Road

d. Mailing Address

Sherborn

e. City/Town

MA

f. State

01770

g. Zip Code

508-479-7128

h. Phone Number

i. Fax Number

chriswin12@aol.com

j. Email Address

3. Property Owner (if different):

Faith V.

a. First Name

Easter, Esq., TR

b. Last Name

Brennan Family Trust

c. Organization

161 Worcester Road, Suite 501

d. Mailing Address

Framingham

e. City/Town

MA

f. State

01701

g. Zip Code

h. Phone Number

i. Fax Number

j. Email Address

B. Fees

Fee should be calculated using the following process & worksheet. **Please see Instructions before filling out worksheet.**

Step 1/Type of Activity: Describe each type of activity that will occur in wetland resource area and buffer zone.

Step 2/Number of Activities: Identify the number of each type of activity.

Step 3/Individual Activity Fee: Identify each activity fee from the six project categories listed in the instructions.

Step 4/Subtotal Activity Fee: Multiply the number of activities (identified in Step 2) times the fee per category (identified in Step 3) to reach a subtotal fee amount. Note: If any of these activities are in a Riverfront Area in addition to another Resource Area or the Buffer Zone, the fee per activity should be multiplied by 1.5 and then added to the subtotal amount.

Step 5/Total Project Fee: Determine the total project fee by adding the subtotal amounts from Step 4.

Step 6/Fee Payments: To calculate the state share of the fee, divide the total fee in half and subtract \$12.50. To calculate the city/town share of the fee, divide the total fee in half and add \$12.50.

To calculate filing fees, refer to the category fee list and examples in the instructions for filling out WPA Form 3 (Notice of Intent).



Step 1/Type of Activity	Step 2/Number of Activities	Step 3/Individual Activity Fee	Step 4/Subtotal Activity Fee
Category 2 (a)	1	\$500.00	\$500.00
Step 5/Total Project Fee:			\$500.00

Total Project Fee:	<u>\$500.00</u>
	a. Total Fee from Step 5
State share of filing Fee:	<u>\$237.50</u>
	b. 1/2 Total Fee less \$12.50
City/Town share of filling Fee:	<u>\$262.50</u>
	c. 1/2 Total Fee plus \$12.50

a.) Complete pages 1 and 2 and send with a check or money order for the state share of the fee, payable to the Commonwealth of Massachusetts.

b.) **To the Conservation Commission:** Send the Notice of Intent or Abbreviated Notice of Intent; a **copy** of this form; and the city/town fee payment.

Page 2 of 2



Town of Bourne
CONSERVATION COMMISSION

24 Perry Avenue
Buzzards Bay, Massachusetts 02532

NOTICE OF INTENT FILING INFORMATION WORKSHEET

In order to expedite the processing of your Notice of Intent filing with the Bourne Conservation Commission, please complete this information sheet and submit it with your application.

1. Applicant Name: Christina Winterfeldt

2. Applicant Address: 4 Old Orchard Road, Sherborn, MA 01770

3. Property Owner Name: Brennan Family Trust c/o Faith V. Easter, Esq., TR

4. Property Owner Address: 161 Worcester Road, Suite 501, Framingham, MA 01701

5. Representative Name: Zachary L. Basinski, PE, CFM of Bracken Engineering, Inc.

6. Representative Address: 49 Herring Pond Road, Buzzards Bay, MA 02532

7. Project Address: 4 Kennebec Avenue

8. Project Map and Parcel Number: Map 47.1 Parcel 45

9. Book and Page # County Barnstable Book 33346 Page 318

10. Project Description: _____

The project consists of the raze and rebuild of a single-family dwelling, the razing of two (2) sheds, installation of a Title 5 septic system, utility upgrades, associated grading and landscaping.

11. Is this project in an AE flood zone? Yes ☐ No ☒

12. Is this project in a V flood zone? ☒ Yes ☐ No

13. Is this project within 100 feet of a wetland resource area? ☒ Yes ☐ No

14. Is this project within 200 feet of a riverfront? Yes ☐ No ☒

15. Plan Title and Date: Subsurface Sewage Disposal Plan prepared by Bracken Engineering, Inc., dated 2/15/2022

16. Plan signed and stamped by: Zachary L. Basinski, PE, CFM and Alan M. Grady, PLS

17. Total Fee: (From Appendix B: Wetlands Fee Transmittal Form) \$ 500.00

\$ 262.50 NOI Portion
\$500.00 Town By-Law

Notice of Intent Authorization Form

Please print in black or blue ink

I, Faith V. Easter, Esq. TR of the Brennan Family Trust the property owner of a parcel of land located at 4 Kennebec Avenue, Bourne Assessor's Map 47.1 Parcel 45. I am aware that the Applicant, Christina Winterfeldt is filing a Notice of Intent with the Conservation Commission.

I have authorized the following person(s) or firm(s) to act on her behalf and to represent her before the Commission during the public hearing review.

BRACKEN ENGINEERING, INC.

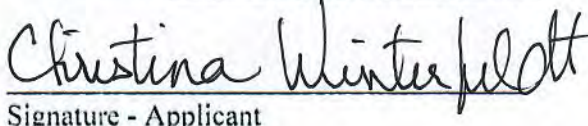
I also certify to the Commission that I am in full compliance with Town of Bourne Bylaw section 3.11.2 "Right to Revoke or Suspend Licenses or Permits for Non-Payment of Taxes or Assessments", in that any "taxes, fees, assessments, betterments or any other municipal charges, including amounts assessed under the provisions of section twenty-one D" have been paid.

Through my signature I attest that this instrument and its statements have been prepared honestly.


Signature - Owner

2/1/2022
Date

Print Name: Faith V. Easter, Trustee of the Brennan Family Trust


Signature - Applicant

2/2/2022
Date

Print Name: Christina Winterfeldt

Notice of Intent Authorization Form

Please print in black or blue ink

I, Faith V. Easter, TR of the Brennan Family Trust the property owner of a parcel of land located at 4 Kennebec Avenue, Bourne Assessor's Map 47.1 Parcel 45, am filing a Notice of Intent with the Conservation Commission.

I have authorized the following person(s) or firm(s) to act on my behalf and to represent me before the Commission during the public hearing review.

BRACKEN ENGINEERING, INC.

I also certify to the Commission that I am in full compliance with Town of Bourne Bylaw section 3.11.2 "Right to Revoke or Suspend Licenses or Permits for Non-Payment of Taxes or Assessments", in that any "taxes, fees, assessments, betterments or any other municipal charges, including amounts assessed under the provisions of section twenty-one D" have been paid.

Through my signature I attest that this instrument and its statements have been prepared honestly.

Christina Winterfeldt
Signature

1/28/2022
Date

Print Name: Christina Winterfeldt

Waiver Agreement

Bourne Conservation Commission
Town Hall
24 Perry Avenue
Buzzards Bay, MA 02532

Commissioners:

I hereby waive the time requirement set forth in Chapter 131 s. 40 (Wetlands Protection Act), its regulations at 310 CMR 10.00, and the Town of Bourne Wetlands Protection Bylaw Article 3.7. I understand the Commission will make every effort to hold a public hearing within the mandated 21 day time frame and render a decision within the subsequent 21 day time frame upon closure of the hearing.

In agreeing with this waiver the public hearing will take place within 35 days of receiving the Notice of Intent.

Christina Winterfeldt
Applicant's or Representative's
Signature

1/28/2022
Date

Applicant's Name: (*print*) Christina Winterfeldt

Address: 4 Old Orchard Rd, Sherborn, MA 01770

Telephone: (508) 479-7128

Project Location: 4 Kennebec Ave., Pocasset, MA
02559

Commission Member Waiver Request

Bourne Conservation Commission
Town of Bourne
24 Perry Ave.
Buzzards Bay, MA 02532

Dear Commissioners:

The applicants and/or owners of the below referenced property hereby waive the right to require the same Commission members to be present at any and all continued hearings on this matter.

This is necessary for the Commission to allow a continuance to be granted to the project and is in conformance with the opinion of Town Counsel. Should a continuance be necessary the only alternatives are for the applicant to request a continuance to a future meeting when the same Commission members are present or to withdraw and re-file at a future time.

Christina Winterfeldt
Applicant's or owner's signature

1/28/2022
Date

Applicant's name: Christina Winterfeldt (print)

Address: 4 Old Orchard Rd, Sherborn, MA 01770

Telephone: (508) 479-7128

Project Location: 4 Kennebec Ave, Pocasset, MA 02559

Town Map 47.1 Parcel 45 Lot _____

Project description: _____

The project consists of the raze and rebuild of a single-family dwelling, the razing of two
(2) sheds, installation of a Title 5 septic system, utility upgrades, associated grading and
landscaping.

Town of Bourne
CONSERVATION COMMISSION

24 Perry Avenue
Buzzards Bay, Massachusetts 02532

Site Inspection Authorization

This form must be signed and dated by the property owner:

As the owner of the property which is the subject of this permit application, I grant to members and agents of the Bourne Conservation Commission the right to enter, inspect and sample the premises for the following:

1. To evaluate site conditions and verify information contained in the application prior to and during the hearing process.
2. To monitor the site during construction.
3. To verify compliance with the permit after the project's completion.

Christina Winterfeldt

Signature

1/28/2022

Date

4 Kennebec Ave, Pocasset, Ma 02559

Address of Proposed Work (include map and parcel)

Town Map: 47.1

Parcel: 45

Town of Bourne
CONSERVATION COMMISSION
Filing Fee Submittal Form

On January 6, 1993 the Conservation Commission adopted the following fee schedule for projects reviewed under the Town of Bourne Wetland and Natural Resource Protection Bylaw Article 3.7. The fee schedule was reviewed again on November 6, 2003 and revisions were implemented on July 1, 2004 and again on January 1, 2007 with the approval of the Bourne Conservation Commission and the Board of Selectmen.

All categories refer to G.L. Ch. 131 s. 40 filing fee schedule. **4/12/06**

CATEGORY 1. _____ X \$110.00 = _____
No. Category 1 Activities Total Category 1 Fee

CATEGORY 2. 1 X \$500.00 = 500.00
No. Category 2 Activities Total Category 2 Fee

CATEGORY 3. _____ X \$1,050.00 = _____
No. Category 3 Activities Total Category 3 Fee

CATEGORY 4. _____ X \$1,450.00 = _____
No. Category 4 Activities Total Category 4 Fee

CATEGORY 5. \$4.00 per linear foot with a \$100.00 minimum fee and a \$2000.00 maximum fee. **(DOCKS)**

_____ X \$4.00 = _____
Total Linear Feet Total Category 5 Fee

**FOR NOTICES OF INTENT THERE IS A MINIMUM CHARGE OF \$125.00. ANY
CALCULATION LESS THAN \$125.00 MUST PAY \$125.00, ANY CALCULATION PRODUCING
A FIGURE GREATER THAN \$125.00 MUST PAY THE CALCULATED RATE.**

CATEGORY 6 (ANRAD) \$2.00/LIN.FT. UP TO \$200 FOR SFH, NO MORE THAN \$2000 (ALL OTHER ACTIVITIES)

_____ X \$2.00 = _____
TOTAL LINEAR FEET **TOTAL CATEGORY 6 FEE**

CATEGORY 7. \$50.00 per activity listed below.
Request for Emergency Certification - \$50.00

_____ X \$50.00 = _____
No. Category 7 Activities Total Category 7 Fee

CATEGORY 8. \$75.00 per activity listed below.
Request for Determination - \$75.00
Request for Certificate of Compliance - \$75.00
Request for Extension Permit - \$75.00
Request for Amended Order of Conditions - \$75.00

_____ X \$75.00 = _____
No. Category 8 Activities Total Category 8 Fee

TOTAL FILING FEE SUBMITTED = \$500.00

Name Christina Winterfeldt

Address 4 Old Orchard Rd, Sherborn, MA 01770

Tel. (608) 479-7128

Signature Christina Winterfeldt

Date 1/28/2022

Fees may be waived at the discretion of the Conservation Commission for non-profit or educational organizations or for those projects considered by the Commission to be an environmental improvement project. Extenuating circumstances or hardship the applicant may be experiencing may also be considered for reason to waive the filing fee.

Town of Bourne

Conservation Commission

Nitrogen Loading Calculation Sheet for Residential Housing

The following calculation sheet is based upon Technical Bulletin 91-001 issued by the Cape Cod Commission and deals with nitrate nitrogen (NO₃-N). Use the information from your PLAN OF RECORD to provide the following:

4 Kennebec Avenue (Existing Conditions)

Number of Bedrooms (Title 5 Definition)	=	3	Bedrooms
Lot Size (in square feet of upland areas)	=	3,235	sq.ft. Upland
Impervious Surfaces;**roof area	=	1,148	sq.ft.
**Paved Area	=	-	sq.ft.
Natural Area = lot area minus all impervious surfaces	=	2,087	sq.ft.
Lawn Area in sq. ft.	=	2,087	sq.ft.

TITLE 5 FLOW = 110 GAL./ DAY PER BEDROOM

WASTEWATER FLOWS (NITROGEN LOAD & WATER LOAD)

Nitrogen from Title 5 design = 14,572 mg NO₃-N / day / bedroom: or 7911 mg NO₃-N / day/ bedroom
with IA Treatment

Water from Title 5 design = 416.3 H₂O / day / bedroom

1a) Number of bedrooms = 3 x 14572 = 43716.00 mg. NO₃-N / day

1b) Number of bedrooms = 3 x 416 = 1248.00 L H₂O / day

Actual Nitrogen load = 6071.5 mg NO₃-N / day/ bedroom: 3296 mg NO₃-N / day/ bedroom
with IA Treatment

Actual Water load = 173.5 L H₂O / day / bedroom

*Note: This assumes 2.5 people / unit average occupancy within the Town

2a) Number of bedrooms = 3 x 6071.5 = 18214.50 mg. NO₃-N / day

2b) Number of bedrooms = 3 x 173.5 = 520.50 L H₂O / day

IMPERVIOUS SURFACES (NITROGEN LOAD & WATER LOAD)

NO₃-N load number sq. ft. of roof surface X 0.19395 mg NO₃-N / sq. ft.

H₂O load number sq. ft. of roof surface X 0.2586 L / sq. ft.

3a) Roof surface = 1148 sq. ft. X 0.19395 = 222.65 mg NO₃-N

3b) Roof surface = 1148 sq. ft. X 0.2586 = 296.87 L H₂O / day

NO₃-N load number sq. ft. of paved surface X 0.388 mg / sq. ft.

H₂O load number sq. ft. of paved surface X 0.2586 L / sq. ft.

4a) NO₃-N = 0 sq. ft. paved surface X 0.388 mg / sq. ft. 0.00 mg NO₃-N

4b) H₂O = 0 sq. ft. paved surface X 0.2586 L / sq. ft. 0.00 L H₂O

LAWN NITROGEN LOADING = 0.933 mg / sq. ft. lawn surface

$$5) \text{ sq. ft. of lawn} = 2087 \times 0.933 = 1947.17 \text{ mg}$$

NATURAL AREA WATER LOADING

$$\text{Natural area} = \text{lot size} - \text{impervious surfaces} = 2087 \text{ sq. ft.}$$

$$6) \text{ Natural area} = 2087 \times \text{water recharge factor} = 283.41 \text{ L} \\ (0.1358 \text{ L / sq. ft. for Bourne})$$

SUMMARY OF NITROGEN LOADING

Estimated Title 5 Nitrogen & Water Loading

7a) ADD the above NO₃N load

1a	(+)	3a	(+)	4a	(+)	5	
43716		222.65		0.00		1947.17	45885.83 mg NO ₃ -N / day

7b)

1b	(+)	3b	(+)	4b	(+)	6	
1248		296.87		0.00		283.41	1828.29 L H ₂ O / day

$$7c) \text{ DIVIDE 7a by 7b} = 25.1 \text{ ppm NO}_3\text{-N}^{*****}$$

Actual Nitrogen & Water Loading

8a) ADD the above NO₃N load:

2a	(+)	3a	(+)	4a	(+)	5	
18214.5		222.65		0.00		1947.17	20384.33 mg NO ₃ -N / day

8b) ADD the above water (H₂O) load:

2b	(+)	3b	(+)	4b	(+)	6	
520.5		296.87		0.00		283.415	1100.79 L H ₂ O / day

$$8c) \text{ DIVIDE 8a by 8b} = 18.5 \text{ ppm NO}_3\text{-N}^{*****}$$

$$\text{FINAL CALCULATION ADD 7c \& 8c (ppm)} = 43.6 \text{ divide by 2} = 21.8 \text{ ppm NO}_3\text{-N}$$

This is the actual nitrate nitrogen load for the project as designed. The target for coastal areas is 5 ppm nitrate nitrogen. Certain critical embayments may require a LOWER figure to prevent degradation.

*****If your nitrate nitrogen load exceeds the target limit **USE A SECOND CALCULATION SHEET TO SHOW ALTERNATIVES IN TRYING TO ACHIEVE THE 5 PPM NITRATE NITROGEN LEVEL*****

Town of Bourne

Conservation Commission

Nitrogen Loading Calculation Sheet for Residential Housing

The following calculation sheet is based upon Technical Bulletin 91-001 issued by the Cape Cod Commission and deals with nitrate nitrogen (NO₃-N) Use the information from your PLAN OF RECORD to provide the following:

4 Kennebec Avenue (Proposed Conditions)

Number of Bedrooms (Title 5 Definition) =		3	Bedrooms
Lot Size (in square feet of upland areas) =		3,235	sq.ft.
Impervious Surfaces;**roof area=	983	sq.ft.	**Paved Area = - sq.ft.
Natural Area = lot area minus all impervious surfaces =		2,252	sq.ft.
Lawn Area in sq. ft. =		1,977	sq.ft.
I/A System? =		Yes	

TITLE 5 FLOW = 110 GAL./ DAY PER BEDROOM

WASTEWATER FLOWS (NITROGEN LOAD & WATER LOAD)

Nitrogen from Title 5 design = 14,572 mg NO₃-N / day / bedroom

Water from Title 5 design = 416.3 H₂O / day / bedroom

1a) Number of bedrooms = 3 x 14572 = 21858.00 mg. NO₃-N / day

1b) Number of bedrooms = 3 x 416 = 1248.00 L H₂O / day

Actual Nitrogen load = 6071.5 mg NO₃-N / day/ bedroom: 3296 mg NO₃-N / day/ bedroom
with IA Treatment

Actual Water load = 173.5 L H₂O / day / bedroom

*Note: This assumes 2.5 people / unit average occupancy within the Town

2a) Number of bedrooms = 3 x 6071.5 = 9107.25 mg. NO₃-N / day

2b) Number of bedrooms = 3 x 173.5 = 520.50 L H₂O / day

IMPERVIOUS SURFACES (NITROGEN LOAD & WATER LOAD)

NO₃-N load number sq. ft. of roof surface X 0.19395 mg NO₃-N / sq. ft.

H₂O load number sq. ft. of roof surface X 0.2586 L / sq. ft.

3a) Roof surface = 983 sq. ft. X 0.19395 = 190.65 mg NO₃-N

3b) Roof surface = 983 sq. ft. X 0.2586 = 254.20 L H₂O / day

NO₃-N load number sq. ft. of paved surface X 0.388 mg / sq. ft.

H₂O load number sq. ft. of paved surface X 0.2586 L / sq. ft.

4a) NO₃-N = 0 sq. ft. paved surface X 0.388 mg / sq. ft. 0.00 mg NO₃-N

4b) H₂O = 0 sq. ft. paved surface X 0.2586 L / sq. ft. 0.00 L H₂O

LAWN NITROGEN LOADING = 0.933 mg / sq. ft. lawn surface

$$5) \text{ sq. ft. of lawn} = 1977 \times 0.933 = 1844.54 \text{ mg}$$

NATURAL AREA WATER LOADING

$$\text{Natural area} = \text{lot size} - \text{impervious surfaces} = 2252 \text{ sq. ft.}$$

$$6) \text{ Natural area} = 2252 \times \text{water recharge factor} = 305.82 \text{ L} \\ (0.1358 \text{ L / sq. ft. for Bourne})$$

SUMMARY OF NITROGEN LOADING

Estimated Title 5 Nitrogen & Water Loading

7a) ADD the above NO₃N load

1a	(+)	3a	(+)	4a	(+)	5	
21858		190.65		0.00		1844.54	23893.19 mg NO ₃ -N / day

7b)

1b	(+)	3b	(+)	4b	(+)	6	
1248		254.20		0.00		305.82	1808.03 L H ₂ O / day

$$7c) \text{ DIVIDE 7a by 7b} = 13.2 \text{ ppm NO}_3\text{-N}^{*****}$$

Actual Nitrogen & Water Loading

8a) ADD the above NO₃N load:

2a	(+)	3a	(+)	4a	(+)	5	
9107.25		190.65		0.00		1844.54	11142.44 mg NO ₃ -N / day

8b) ADD the above water (H₂O) load:

2b	(+)	3b	(+)	4b	(+)	6	
520.5		254.20		0.00		305.822	1080.53 L H ₂ O / day

$$8c) \text{ DIVIDE 8a by 8b} = 10.3 \text{ ppm NO}_3\text{-N}^{*****}$$

$$\text{FINAL CALCULATION ADD 7c \& 8c (ppm)} = 23.5 \text{ divide by 2} = 11.8 \text{ ppm NO}_3\text{-N}$$

This is the actual nitrate nitrogen load for the project as designed. The target for coastal areas is 5 ppm nitrate nitrogen. Certain critical embayments may require a LOWER figure to prevent degradation.

*****If your nitrate nitrogen load exceeds the target limit **USE A SECOND CALCULATION SHEET TO SHOW ALTERNATIVES IN TRYING TO ACHIEVE THE 5 PPM NITRATE NITROGEN LEVEL*****

USGS TOPO Map

USGS Topographic Maps

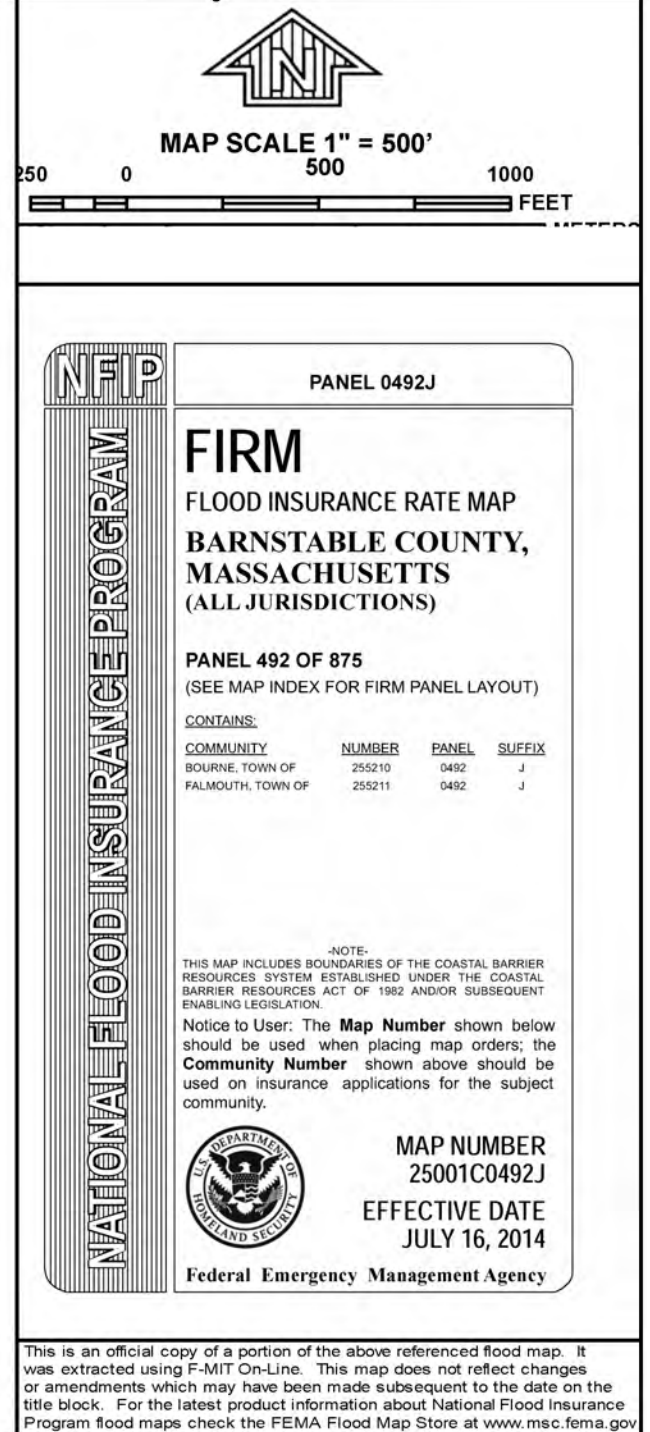
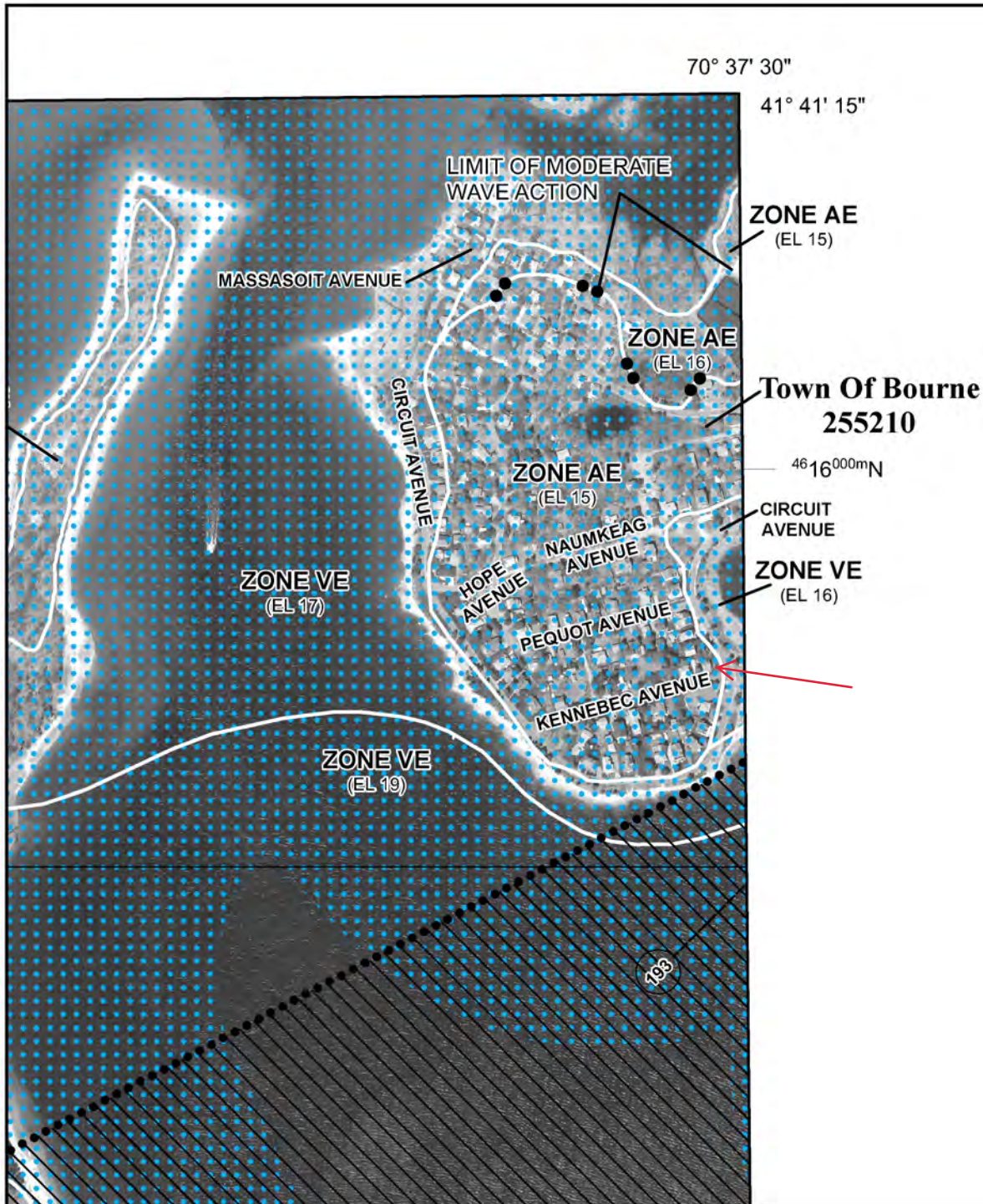


Aerial Orthophoto



MassDOT Roads Street Names

Property Tax Parcels



NHESP Map



Potential Vernal Pools



NHESP Priority Habitats of Rare Species



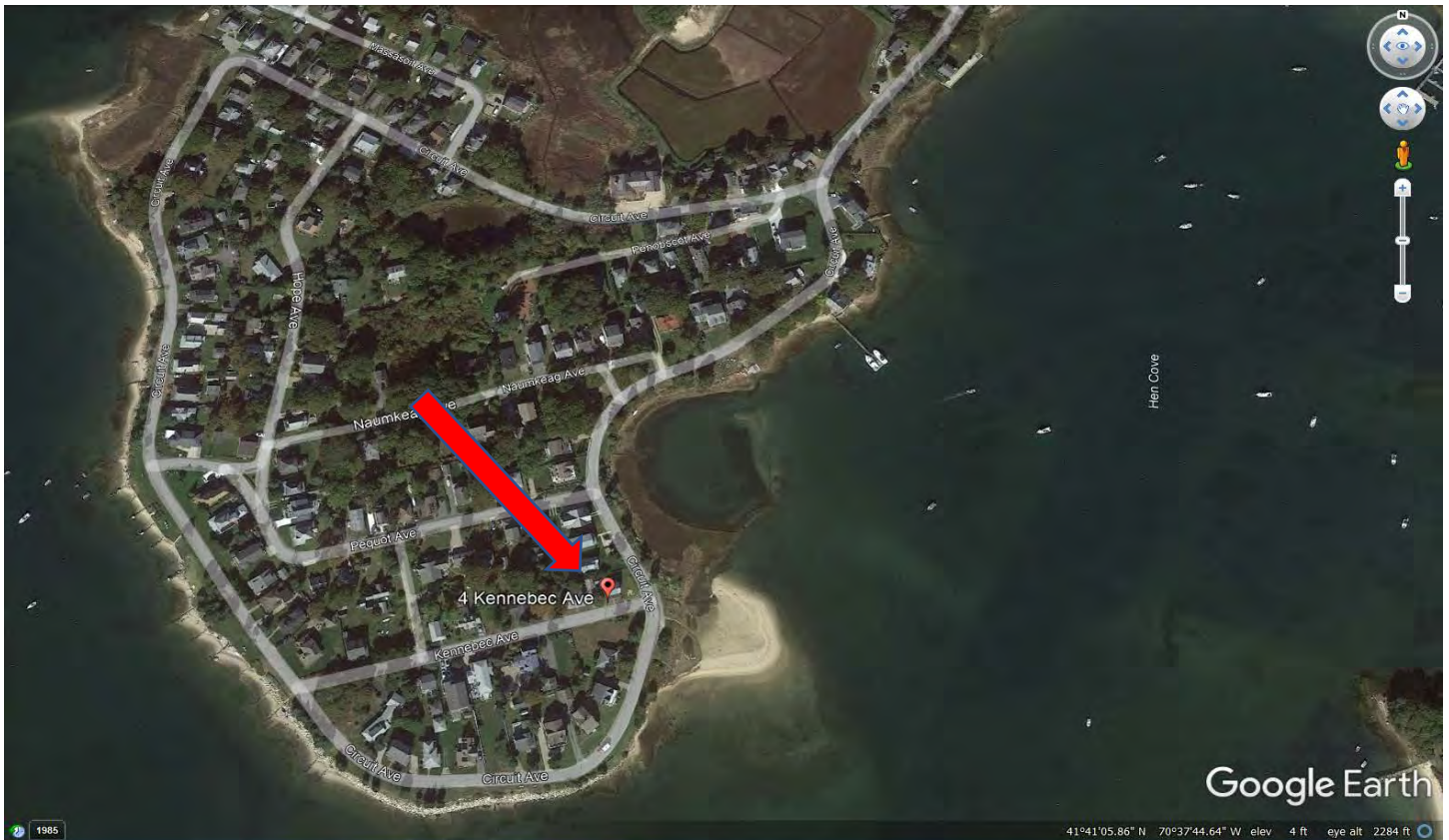
NHESP Estimated Habitats of Rare Wildlife



NHESP Certified Vernal Pools



MassDOT Roads Street Names



Directions to 4 Kennebec Avenue from the Bourne Town Hall:

Take Perry Avenue to Main Street;

Turn right onto Main Street;

At the traffic circle, take the 3rd exit onto the MA-28 S/MA-25 W ramp to Falmouth;

Keep right at the fork, follow signs for MA-28S/Falmouth/The Islands;

Continue onto MA-28S (MacArthur Boulevard) to Barlows Landing Road;

Turn left onto Shore Road;

Turn right onto Island Drive;

Turn right on to Circuit Avenue;

Slight left to stay on Circuit Avenue;

Turn right onto Kennebec Avenue; and

#4 is on the right.

From Google Maps: 8.0 miles, approximately 15 minutes travel time.

AFFIDAVIT OF SERVICE

Under the

Massachusetts Wetland Protection Act (Chapter 131, Section 40)

and the

Town of Bourne Wetland Protection Bylaw (Article 3.7) and its *Regulations* (BWR 1.05 (e))

I, Penni L. Pomeroy, on behalf of Christina Winterfeldt, hereby certify under the pains and penalties of perjury that on February 15, 2022, I gave notification to abutters in compliance with the Town of Bourne Bylaw (Article 3.7) and *Wetlands Protection Act*, in connection with the following matter:

A Notice of Intent was filed under the Town of Bourne's *Wetland Protection Bylaw* (Article 3.7) and the *Massachusetts Wetlands Protection Act* by Bracken Engineering, Inc., on behalf of Christina Winterfeldt, with the Town of Bourne's Conservation Commission on February 15, 2022 for the property located at 4 Kennebec Avenue, Map 47.1, Parcel 45 in Bourne, Massachusetts.

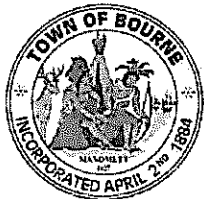
The form of notification, and a list of the abutters to whom it was given and their addresses, are attached to this Affidavit of Service.



Penni L. Pomeroy
Bracken Engineering, Inc.

February 15, 2022

Date



Michael Leitzel, Chairperson
Ellen Doyle Sullivan, Clerk
Donna Barakauskas, Member

TOWN OF BOURNE

Board of Assessors
24 Perry Avenue
Buzzards Bay, MA 02532
(508) 759-0600 Ext. 1510 ♦ Fax (508) 759-8026



Rui Pereira, MAA
Director of Assessing

February 15, 2022

Faith V. Easter trs
c/o Bracken Engineering, Inc.
49 Herring Pond Rd.
Buzzards Bay, MA 02532

Reference: Abutters List for Map 47.1 Parcel 45
Subject Property: 4 Kennebec Avenue

Pursuant to the provisions of Massachusetts General Laws Chapter 141, Section 40, as amended, and the Town of Bourne Wetlands Protection Bylaw Article 3.7, enclosed is a list of names and addresses which constitutes abutters within 100 feet of the subject property on the most recent tax list of the Town of Bourne. The purpose of the abutters list is for a Notice of Intent application for the Conservation Commission.

Abutting properties are: Map 43.3 Parcels 194, 196 & 273; Map 47.1 Parcels 19, 31, 44, 46 & 123.

The Assessor's Office has received your payment of \$10.00.

Please be advised that this abutters list is only good for 30 days from the date on this letter. Expired abutters list can be recertified for an additional filing fee.

See enclosed Data Base Inquiry Forms for abutters mailing addresses.

Board of Assessors

*Ellen Doyle Sullivan -
Donna Barakauskas
Michael Leitzel*

Extract: 1 Abutters List
 Database: LIVE
 Filter: Key IN 9474,9541,10167,10181,10188,10190,10265,9472
 Sort:

Report #24: Owner Listing Report
 Fiscal Year 2023

Bourne MA

Key	Parcel ID	Owner	Location	LC/CI	Bk-Pa(Cert) /Dt	Mailing Street	Mailing City	ST	Zip Cd/County
9472	43.3-194-0	WALSH RICHARD L & MARILYN V WALSH	7 PEQUOT AVE	N 1090	33996/105 4/9/2021	34 HILLCROFT RD	BOSTON	MA	02130-3047
9474	43.3-196-0	MURPHY CONSTANCE T TRS CONSTANCE T MURPHY REV INT TR	535 CIRCUIT AVE	N 1090	33550/14 12/7/2020	PO BOX 1271	POCASSET	MA	02559-1271
9541	43.3-273-0	TOWN OF BOURNE	0 CIRCUIT AVE	N 9300	N/A/N/A	24 PERRY AVENUE	BUZZARDS BAY	MA	02532-3496
10167	47.1-19-0	TOWN OF BOURNE CONSERVATION COMMISSION	0 CIRCUIT AVE	N 9320	N/A/N/A	24 PERRY AVENUE	BUZZARDS BAY	MA	02532-3496
10181	47.1-31-0	MCCARTY SHAUNA L TR CIRCUIT AVE NOMINEE TRUST	515 CIRCUIT AVE	N 1010	28048/287 3/25/2014	C/O JIM MCCARTY 3960 LOBLOLLY BAY DR #308	NAPLES	FL	34114
10188	47.1-44-0	LUETH DWIGHT & SALLY LUETH & CHARLES LUETH	8 KENNEBEC AVE	N 1010	28522/304 11/21/2014	39 EMERSON ROAD	WELLESLEY	MA	02481
10190	47.1-46-0	MCPHERSON CAROLINE & GREGG TRS OF MCPHERSON FAMILY TRUST	531 CIRCUIT AVE	N 1010	30985/79 12/15/2017	12207 LAWLER STREET	LOS ANGELES	CA	90066
10265	47.1-123-0	TUCCI KAREN M	14 KENNEBEC AVE	N 1010	34447/41 9/8/2021	1 SE KNOLL CT	BOURNE	MA	02532

Total Records 8

**NOTIFICATION TO ABUTTERS UNDER THE
MASSACHUSETTS WETLANDS PROTECTION ACT
Chapter 131, Section 40**

In accordance with the 2nd paragraph of Massachusetts General Laws Chapter 131, Section 40, you are hereby notified of the following:

- A. The name of the Applicant is: **Christina Winterfeldt**
- B. The Applicant has filed a Notice of Intent (NOI) with the Bourne Conservation Commission seeking permission to perform work which might: remove, fill, dredge or alter an Area Subject to Protection Under the Wetlands Protection Act (General Laws, Chapter 131, Section 40).
- C. Description of the Project:
- The project consists of the raze and rebuild of a single-family dwelling, the razing of two (2) sheds, installation of a Title 5 septic system, utility upgrades, associated grading and landscaping.**
- D. The location where the activity is proposed is:
- 4 Kennebec Avenue (Map 47.1, Parcel 45).**
- E. Copies of the Notice of Intent may be examined at the Bourne Conservation office, Town Hall 24 Perry Avenue, between the hours of 8:30 a.m. and 4:30 p.m. (Monday – Friday) Tel. 508-759-0600 Ex 1344 or can be obtained from the Applicant’s Representative: Bracken Engineering, Inc., 49 Herring Pond Road, Buzzards Bay, MA 02532, between the hours of 8:00 a.m. and 5:00 p.m. (Monday – Friday) Tel: 508-833-0070.
- F. T The Public Hearing is scheduled for **Thursday, March 3rd at 7:00 p.m.** via ZOOM until further notice.

NOTE: Notice of the scheduled Public Hearing:

1. Will be published at least five (5) days in advance in the Bourne Enterprise newspaper; and,
2. Meeting agendas are posted on the Town of Bourne’s website no less than 48 hours in advance of the hearing. www.townofbourne.com/conservation

NOTE: You may also contact the Department of Environmental Protection Southeast Regional Office for more information about this application or the Wetlands Protection Act. To contact DEP’s Southeast Regional Office: 508-946-2800

7021 2720 0001 9849 5902

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Town of Bourne
 24 Perry Avenue
 Buzzards Bay, MA 02532-3496
 4 Kennebec Ave., Bourne - NOI

PS Form 3800, April 2015 PSN 7530-02-000-9047

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Dept. of Environmental Protection
 Box 4062
 Boston, MA 02211
 4 Kennebec Ave., Bourne - NOI

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Town of Bourne
 Conservation Commission
 24 Perry Avenue
 Buzzards Bay, MA 02532-3496
 4 Kennebec Ave., Bourne - NOI

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Richard L. Walsh &
 Marilyn V. Walsh
 34 Hillcroft Road
 Boston, MA 02130-3047

4 Kennebec Ave., Bourne - NOI

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Shauna L. McCarty, TR
 Circuit Ave Nominee Trust
 c/o Jim McCarty
 3960 Loblolly Bay Dr., #308
 Naples, FL 34114

4 Kennebec Ave., Bourne - NOI

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Constance T. Murphy
 Constance T. Murphy Rev. Int. Tr.
 P.O. Box 1271
 Pocasset, MA 02559-1271

4 Kennebec Ave., Bourne - NOI

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 Return Receipt Fee: \$ 3.05
 Total Postage & Fees: \$ 7.33

Caroline & Gregg McPherson, TRS
 McPherson Family Trust
 12207 Lawler Street
 Los Angeles, CA 90066

4 Kennebec Ave., Bourne - NOI

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Dwight Lueth, Sally Lueth &
 Charles Lueth
 39 Emerson Road
 Wellesley, MA 02481

4 Kennebec Ave., Bourne - NOI

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☐ Certified Mail Restricted Delivery \$
☐ Adult Signature Required \$
☐ Adult Signature Restricted Delivery \$

Postage

\$

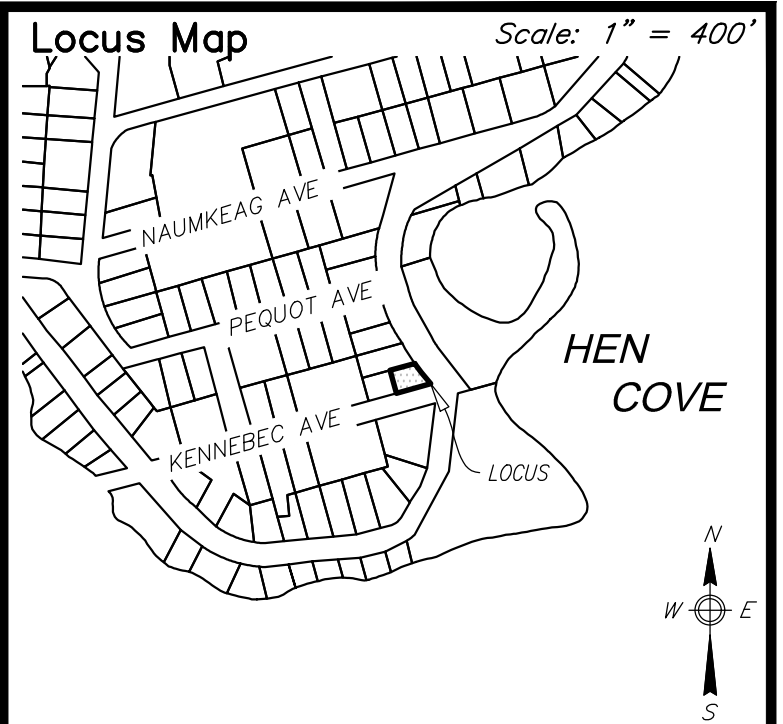
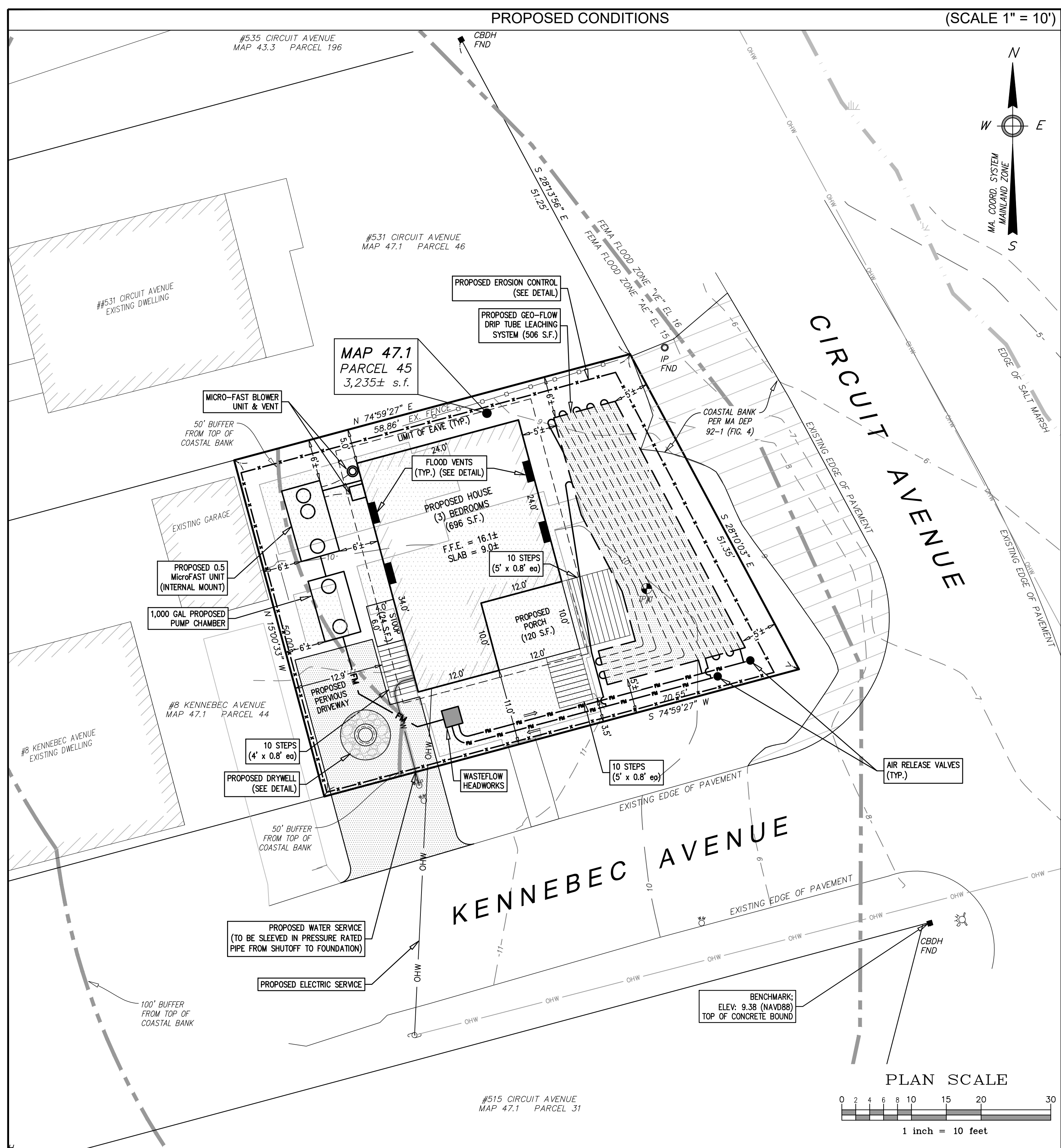
Karen M. Tucci
 1 SE Knoll Court
 Bourne, MA 02532

4 Kennebec Ave., Bourne - NOI

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions





Notes

- BENCHMARK: ELEVATION = 9.38 (NAV888)
TOP OF CONCRETE BOUND
2. ALL CONSTRUCTION METHODS AND MATERIALS TO CONFORM TO TITLE 5 AND THE TOWN OF BOURNE BOARD OF HEALTH REGULATIONS.
3. ALL SYSTEM COMPONENTS SHALL BE MARKED WITH MAGNETIC TAPE OR A COMPARABLE MEANS IN ORDER TO LOCATE THEM ONCE BURIED.
4. NO FIELD MODIFICATION TO THE SYSTEM SHALL BE MADE WITHOUT PRIOR WRITTEN APPROVAL OF THE DESIGN ENGINEER AND BOARD OF HEALTH.
5. ALL JOINTS AND COVERS TO BE WATERTIGHT.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACTUAL LOCATION OF ANY EXISTING UTILITIES.
7. A CERTIFICATE OF COMPLIANCE MUST BE OBTAINED PRIOR TO BACKFILLING SYSTEM.
8. OWNER:
FAITH V. EASTER, TRUSTEE
BRENNAN FAMILY TRUST
161 WORCESTER ROAD – SUITE S01
FRAMINGHAM, MA 01701
9. APPLICANT:
CHRISTINA WINTERFELDT
4 OLD ORCHARD ROAD
SHERBORN, MA 01770
10. DEED REFERENCE: Deed Bk: 33346 Pg: 318
11. PLAN REFERENCE: Plan Bk: 117 Pg: 1 (LOT 304)
12. THE DESIGN IS INTENDED TO MEET TITLE 5 AND OTHER APPLICABLE REQUIREMENTS. THIS PLAN DOES NOT GUARANTEE THAT THE SYSTEM WILL BE INSTALLED AS DESIGNED, NOR DOES THIS PLAN GUARANTEE THE OPERATION OF THE SYSTEM.
13. THIS SYSTEM IS NOT DESIGNED NOR INTENDED FOR USE WITH A GARBAGE GRINDER.
14. THE SYSTEM OWNER SHALL BE RESPONSIBLE TO PUMP THE SEPTIC TANK AT LEAST ONCE EVERY THREE YEARS.
15. LOCUS DOES NOT FALL WITHIN A ZONE II WELLHEAD PROTECTION AREA.
16. LOCUS DOES NOT FALL WITHIN AN NHESP ESTIMATED HABITAT OF RARE WILDLIFE AND PRIORITY HABITAT OF RARE SPECIES.
17. LOCUS DOES FALL WITHIN A SPECIAL FLOOD HAZARD ZONE "AE" (EL. 15.) AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP NO. 25001C-0492-J, dated 7/14/2014, (B.F.E. = 15.0, D.F.E. = 16.0)
18. CONTRACTOR TO REFER TO ALL MANUFACTURER'S REQUIREMENTS AND SPECIFICATIONS FOR INSTALLATION OF THE MICROFAST UNIT AND GEO-PILOW DRIP-TUBE SYSTEM. ** SEE ADDITIONAL NOTES **

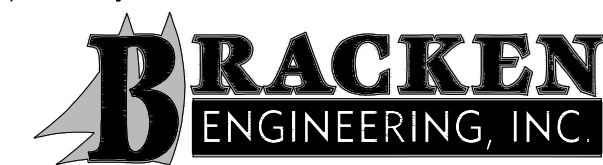
PRE-EXISTING NON-CONFORMING _(a)

<u>ZONE: R-40</u>	<u>REQUIRED</u>	<u>EXISTING</u>	<u>PROPOSED</u>
LOT AREA:	40,000 s.f.	3,235± S.F.	3,235± S.F.
FRONT YARD:	20'	0.3'± (STEPS)	3.5'±
SIDE YARD (NORTH):	12'	4.0'± (SHED)	
		15.9'± (HOUSE)	5.0'±
SIDE YARD (WEST):	12'	2.7'± (SHED)	
		16.5'± (HOUSE)	12.9'±
GROSS FLOOR AREA TO LOT AREA	25% (809 s.f. max.)	39% (1,248 s.f.)	38.4% (1,242 s.f.)
LOT COVERAGE:	25% (809 s.f. max.)	35.5% (1,148 s.f.)	29.7% (983± s.f.)

Notes:

- (a) SEE TABLE 2456 FOR NON-CONFORMING LOTS IN BOURNE ZONING BY LAWS.
- (b) EX. BUILDING HEIGHT BASED ON AN AVG. EX. GRADE OF 10.3
- (c) INCREASE ALLOWABLE BY FIVE FEET FOR ROOF ELEMENTS HAVING A SLOPE OF 4" OR MORE PER FOOT.

Prepared By:



49 HERRING POND ROAD
BUZZARDS BAY, MA 02532
(tel) 508.833.0070
(fax) 508.833.2282

SUBSURFACE SEWAGE DISPOSAL PLAN IN BOURNE, MASSACHUSETTS

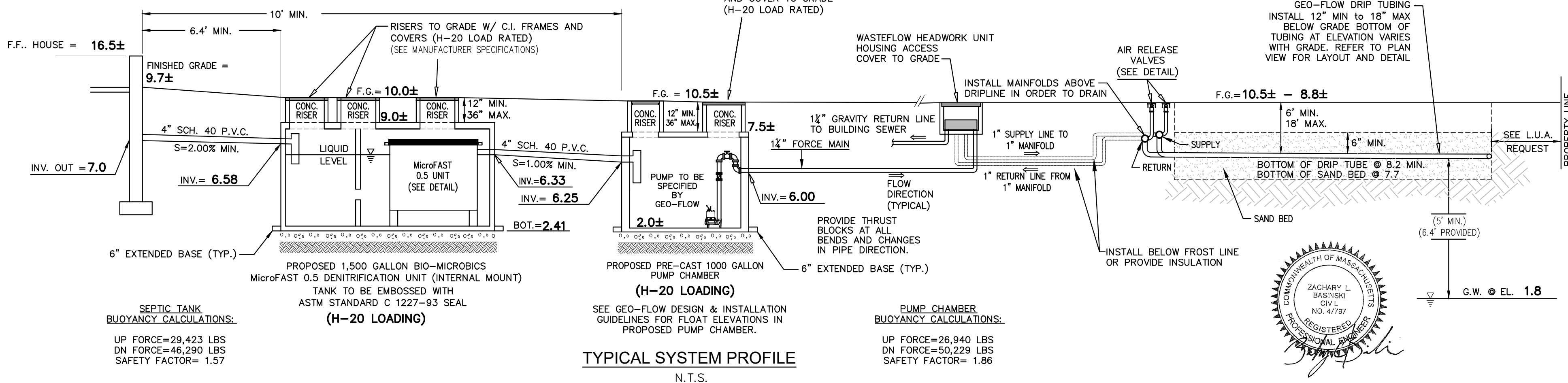
Prepared For:
**BRENNAN FAMILY
TRUST**
#4 KENNEBEC AVENUE
MAP 47.1 PARCEL 45

No.	Date	Revision Description	By
Date: FEBRUARY 15, 2022		Drawn: RED/BEI	Checked: ZLB/AMG Sheet: 1 of 2

1. REFER TO THE REQUIRED OPERATION & MAINTENANCE PLAN, TO BE SUPPLIED BY THE MANUFACTURER, FOR REQUIRED MAINTENANCE PROCEDURES.
2. INSULATION TO BE PLACED AROUND HYDRAULIC UNIT AND PIPING, AS REQUIRED.
3. ALL TANKS, INCLUDING SEPTIC TANKS, WASTEFLOW HEADWORK UNIT, AND PUMP CHAMBERS SHALL BE EITHER:
 - (A) WATERIGHT THROUGH MANUFACTURER'S SPECIFICATION AND WARRANTY; OR
 - (B) MADE WATERIGHT BY THE MANUFACTURER, EQUIPMENT SUPPLIER OR INSTALLER USING ASPHALT OR SYNTHETIC POLYMER SEALER SPECIFIED BY THE CONCRETE OR SYNTHETIC MATERIAL MANUFACTURE, AS SPECIFIED IN 310 CMR 5.122(1).
4. TANKS TO BE TESTED FOR WATER TIGHTNESS.
5. THE CONTRACTOR SHALL BE CERTIFIED BY GEOFLOW.
6. MARK SYSTEM COMPONENTS WITH MAGNETIC TAPE.
7. ALL WORK WITHIN 10' OF BUILDING TO BE PERFORMED BY LICENSED PLUMBER.
8. SOIL CONDITIONS ENCOUNTERED DURING INSTALLATION MAY DICTATE THE USE OF 2" SAND BED UNDER THE PROPOSED DRAIN TUBING IF UNFAVORABLE CONDITIONS ARE FOUND CONTACT THE DESIGN ENGINEER

NOTES:

- (1) ALL SYSTEM COMPONENTS TO BE MARKED WITH MAGNETIC MARKING TAPE.
- (2) ALL SYSTEM COMPONENTS TO BE WITHIN 36" OF FINISHED GRADE UNLESS OTHERWISE NOTED.
- (3) ALL PLUMBING WITHIN 10 FEET OF THE FOUNDATION TO BE INSTALLED BY A LICENSED PLUMBER.



ADDITIONAL NOTES

19. THE RECORD PROPERTY OWNER IS TO FILE A NOTICE OF DEED RESTRICTION AT THE BARNSTABLE COUNTY REGISTRY OF DEEDS PRIOR TO THE INSTALLATION OF THE SYSTEM, INDICATING THE USE OF AN INDIVATIVE/ALTERNATIVE SEPTIC SYSTEM ON THE PROPERTY.
20. HOMEOWNER IS TO ESTABLISH AN OPERATION & MAINTENANCE PLAN WITH A COMPANY CERTIFIED SYSTEM OPERATOR FOR THE MICROFAST UNIT, ALL SYSTEM TESTING, MONITORING & REPORTING IS TO BE COMPLETED IN ACCORDANCE WITH THE STANDARDS DEPARTMENT OF ENVIRONMENTAL PROTECTION (DEP) REMEDIAL USE PERMITS.
21. ALARM PANEL TO BE PLACED ON EAST SIDE OF PROPOSED HOUSE. CONTRACTOR TO COORDINATE FINAL LOCATION WITH OWNER AND MANUFACTURER.
22. CONTRACTOR TO COORDINATE FINAL PLACEMENT OF THE MICROFAST BLOWER UNIT WITH OWNER, ENGINEER & MANUFACTURER, IF PLACED BELOW GRADE IN DRIVEWAY, BLOWER IS TO BE INSTALLED IN A CONCRETE H2O LOAD RATED VAULT AND VENTED.
23. SOIL CONDITIONS ENCOUNTERED DURING EXCAVATION MAY DIFFER FROM THE PREVIOUSLY OBSERVED CONDITIONS, AT THE TEST PITS, ADDITIONAL RECORDING AND REPORTING WILL BE REQUIRED. IF UNDESIRABLE CONDITIONS ARE ENCOUNTERED, THE DESIGN ENGINEER SHALL BE CONSULTED.
24. NO STRUCTURES PROPOSED ON ANY SLOPE > 25%.
25. CONTRACTOR TO COORDINATE PLACEMENT OF ALL ALARM PANELS WITH THE HOMEOWNER & SYSTEM MANUFACTURER PRIOR TO INSTALLATION. ALARM PANELS MUST BE INSTALLED ABOVE THE BASE FLOOD ELEVATION (>EL. 15.4).
26. CONTRACTOR TO COORDINATE PLACEMENT OF ALL VENTS AND THE BLOWER UNIT WITH THE MANUFACTURER AND HOMEOWNER PRIOR TO INSTALLATION.
27. NO STRUCTURES OR VEHICULAR TRAFFIC SHALL BE ALLOWED OVER THE PROPOSED GEO-FLIP DRAIN SOIL ABSORPTION SYSTEM.
28. CONTRACTOR SHALL RETAIN THE SERVICES OF A MA LICENSED SURVEYOR FOR ALL PORTION LINES OF CONSTRUCTION STAKEOUT FOR THE DURATION OF THE PROJECT.

