

WPA Form 3 – Notice of Intent

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40
& Northborough Wetlands Protection Bylaw & Regulations

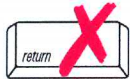
MassDEP File Number

Document Transaction Number

Northborough

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):

0 Hudson Street	Northborough	01532
a. Street Address	b. City/Town	c. Zip Code
Latitude and Longitude:	42.331260	71.629760
	d. Latitude	e. Longitude
Map 53	Lots 19, 20, 21	
f. Assessors Map/Plat Number	g. Parcel /Lot Number	

2. Applicant:

Scott	Goddard	
a. First Name	b. Last Name	
Circle Assets LLC		
c. Organization		
291 Main Street Suite 8		
d. Street Address		
Northborough	MA	01532
e. City/Town	f. State	g. Zip Code
(508) 393-3784	scott@goddardconsultingllc.com	
h. Phone Number	i. Fax Number	j. Email Address

3. Property owner (required if different from applicant): Check if more than one owner

_____	_____	
a. First Name	b. Last Name	

c. Organization		

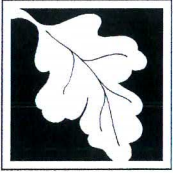
d. Street Address		
_____	_____	_____
e. City/Town	f. State	g. Zip Code
_____	_____	_____
h. Phone Number	i. Fax Number	j. Email address

4. Representative (if any):

Steve	Eriksen	
a. First Name	b. Last Name	
Norse Environmental Services, Inc.		
c. Company		
92 Middlesex Road – Unit 4		
d. Street Address		
Tyngsboro	MA	01879
e. City/Town	f. State	g. Zip Code
978-649-9932	noreseenvironmental@verizon.net	
h. Phone Number	i. Fax Number	j. Email address

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

\$2,625	\$1,300	\$1,325 (+\$200 bylaw fee)
a. Total Fee Paid	b. State Fee Paid	c. City/Town Fee Paid



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A. General Information (continued)

6. General Project Description:

The construction of two duplexes with associated appurtenances and a constructed wetland replication area and BLSF compensatory Storage.

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

- 1. Single Family Home
- 2. Residential Subdivision
- 3. Commercial/Industrial
- 4. Dock/Pier
- 5. Utilities
- 6. Coastal engineering Structure
- 7. Agriculture (e.g., cranberries, forestry)
- 8. Transportation
- 9. 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:

Worcester

a. County

58764

c. Book

b. Certificate # (if registered land)

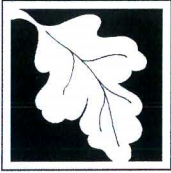
32

d. Page Number

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

- 1. 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.
- 2. 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 checked="" type="checkbox"/> Bordering Vegetated Wetland	520 1. square feet _____	800 2. square feet _____
c. <input type="checkbox"/> Land Under Waterbodies and Waterways	1. square feet _____ 3. cubic yards dredged _____	2. square feet _____

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
d. <input checked="" type="checkbox"/> Bordering Land Subject to Flooding	21,470 1. square feet _____ 7,552 3. cubic feet of flood storage lost _____	21,288 2. square feet _____ 9,131 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 checked="" type="checkbox"/> Riverfront Area	Assabet River (inland) 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: 72,588 square feet

4. Proposed alteration of the Riverfront Area:

<u>4,960</u> a. total square feet	<u>0</u> b. square feet within 100 ft.	<u>4,960</u> 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 lots prior to 1996

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

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

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



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands

Provided by MassDEP:

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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.

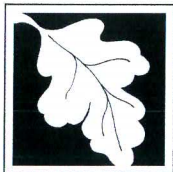
<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
a. <input type="checkbox"/> Designated Port Areas	Indicate size under Land Under the Ocean, below	
b. <input type="checkbox"/> Land Under the Ocean	_____	
	1. square feet	

	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 type="checkbox"/> Coastal Banks	_____	
	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 type="checkbox"/> Land Subject to Coastal Storm Flowage	_____	
	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

C. Other Applicable Standards and Requirements



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- This is a proposal for an Ecological Restoration Limited Project. Skip Section C and complete Appendix A: Ecological Restoration Notice of Intent – 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**

2017 _____

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.1.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 **

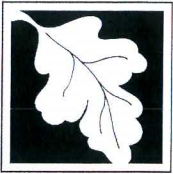
(a) Project description (including description of impacts outside of wetland resource area & buffer zone)

(b) Photographs representative of the site

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

* Some projects **not** in Estimated Habitat may be located in Priority Habitat, and require NHESP review (see <http://www.mass.gov/eea/agencies/dfg/dfw/natural-heritage/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) MESA filing fee (fee information available at http://www.mass.gov/dfwele/dfw/nhesp/regulatory_review/ mesa/ mesa_fee_schedule.htm).
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, http://www.mass.gov/dfwele/dfw/nhesp/regulatory_review/ mesa/ mesa_exemptions.htm; 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:

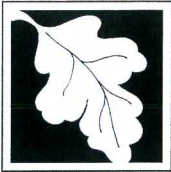
North Shore - Hull to New Hampshire border:

Division of Marine Fisheries -
Southeast Marine Fisheries Station
Attn: Environmental Reviewer
1213 Purchase Street – 3rd Floor
New Bedford, MA 02740-6694
Email: DMF.EnvReview-South@state.ma.us

Division of Marine Fisheries -
North Shore Office
Attn: Environmental Reviewer
30 Emerson Avenue
Gloucester, MA 01930
Email: DMF.EnvReview-North@state.ma.us

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. Other Applicable Standards and Requirements (cont'd)



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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.

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 equal to 4 units in multi-family housing project) with no discharge to Critical Areas.

D. Additional Information

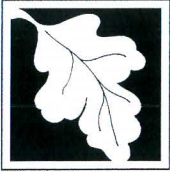
- This is a proposal for an Ecological Restoration Limited Project. Skip Section D and complete Appendix A: Ecological Restoration Notice of Intent – Minimum Required Documents (310 CMR 10.12).

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.

D. Additional Information (cont'd)



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- 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.

Proposed Site Plan of 0 Hudson Street, Northborough, MA (3 sheets)

a. Plan Title

Connorstone Engineering

Vito Colonna

b. Prepared By

c. Signed and Stamped by

12/24/2020

1"=20'

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:

255

11/24/2020

2. Municipal Check Number

3. Check date

256

11/24/2020

4. State Check Number

5. Check date

Circle Assets LLC

6. Payor name on check: First Name

7. Payor name on check: Last Name

F. Signatures and Submittal Requirements



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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 (Scott Goddard)

10/29/2020
2. Date

3. Signature of Property Owner (if different)

4. Date


5. Signature of Representative (Norse Environmental Services, LLC.)

1-28-21
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.

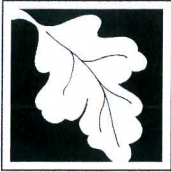
For MassDEP:

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:

0 Hudson Street	Northborough
a. Street Address	b. City/Town
256	\$1,300
c. Check number	d. Fee amount

2. Applicant Mailing Address:

Scott	Goddard	
a. First Name	b. Last Name	
Circle Assets LLC	c. Organization	
291 Main Street, Suite 8	d. Mailing Address	
Northborough	MA	01532
e. City/Town	f. State	g. Zip Code
508-393-3784	scott@goddardconsultingllc.com	
h. Phone Number	i. Fax Number	j. Email Address

3. Property Owner (if different):

_____	_____	
a. First Name	b. Last Name	
_____	c. Organization	
_____	d. Mailing Address	
_____	_____	_____
e. City/Town	f. State	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.

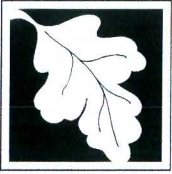
Step 3/Individual Activity Fee: Identify each activity fee from the six project categories listed in the instructions.

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).



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

B. Fees (continued)

Step 1/Type of Activity	Step 2/Number of Activities	Step 3/Individual Activity Fee	Step 4/Subtotal Activity Fee
1- 3b (Riverfront & BVW)	1x1.5	\$1,050	\$1,575
1 - 3b (No Riverfront)	1	\$1,050	\$1,050
Northboro Bylaw fee	2	\$100	\$200
Step 5/Total Project Fee:			\$2,625.00+ 200.00 bylaw
Step 6/Fee Payments:			
Total Project Fee:			\$2,625.00+ 200.00
			a. Total Fee from Step 5
State share of filing Fee:			\$1,300
			b. 1/2 Total Fee less \$12.50
City/Town share of filling Fee:			\$1,325+ 200.00 bylaw
			c. 1/2 Total Fee plus \$12.50

C. Submittal Requirements

- 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.

Department of Environmental Protection
 Box 4062
 Boston, MA 02211

- 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.

To MassDEP Regional Office (see Instructions): Send a copy of the Notice of Intent or Abbreviated Notice of Intent; a **copy** of this form; and a **copy** of the state fee payment. (E-filers of Notices of Intent may submit these electronically.)

CIRCLE ASSETS LLC
291 MAIN ST
STE 8
NORTHBOROUGH, MA 01532

256
63-7052/2113

11/24 2020

CHECKSAFE

PAY TO THE ORDER OF Commonwealth of MA \$ 1300.00

One thousand three hundred dollar even DOLLARS

AVIDIA BANK

FOR NOI fee - Hudson St

[Signature]

Security features are indicated. Check on back.

CIRCLE ASSETS LLC
291 MAIN ST
STE 8
NORTHBOROUGH, MA 01532

255
63-7052/2113

11/24 2020

CHECKSAFE

PAY TO THE ORDER OF Town of Northboro \$ 1525.00

One thousand five hundred twenty five even DOLLARS

AVIDIA BANK

FOR NOI fee - Hudson St

[Signature]

Security features are indicated. Check on back.

Notification to Abutters Under the
Massachusetts Wetlands Protection Act
And the Northborough Wetlands Bylaw

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 Circle Assets LLC.
- B. The applicant has filed a Notice of Intent with the Conservation Commission of the Town of Northborough seeking permission to remove, fill, dredge or alter an area subject to protection under the wetland protection act (General Laws Chapter 131, Section 40).
- C. The address where the activity is proposed is 0 Hudson Street Map 53 Lots 19-21.
- D. The activity consists of construction of two duplex buildings with associated appurtenances and a constructed wetland replication area and BLSF compensatory storage.
- E. Copies of the filing may be examined at the Conservation Commission Office, Town Hall, between the hours of 8 am and 4 PM, Monday through Friday **pending COVID restriction guidelines**. Please call prior to coming: 508-393-5015.

A digital PDF of the application can be requested by email:
conservation@town.northborough.ma.us

- F. Copies of the Notice of Intent/Request for Determination may be viewed from:
Norse Environmental Services, Inc. 92 Middlesex Road, Unit 4 Tyngsboro, MA.
- G. Information regarding the date, time and place of the public hearing may be obtained from the Conservation Commission Office by calling 508-393-5015 during the hours listed above.

NOTE: Notice of the public hearing, including its date, time, and place, will be published at least five (5) days in advance in The Worcester Telegram and Gazette.

NOTE: Notice of the public hearing, including its date, time and place will be posted in the Town Hall not less than forty-eight (48) hours in advance. All meetings take place remotely via Zoom until the end of the COVID state of emergency.

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



Town of Northborough Office of the Board of Assessors

63 Main Street, Massachusetts 01532-1994
Mon, Wed, Thurs 8-4 / Tuesday 8-7 / Friday 7-12
508-393-5005 phone, 508-393-6996 fax

Certified Abutters List Request Please allow 10 business days.

DATE OF REQUEST	10/28/2020	PROPERTY ADDRESS(es)	0 Hudson Street (3 lots, no buildings)
REQUESTING COMPANY	Connorstone Engineering	MAP/PARCEL(s)	Map: 53, Lots: 19, 20, 21
CONTACT PERSON	Vito Collona	OWNER(s)	Circle Assets
PHONE	1 (508) 410-8574	OWNER MAILING ADDRESS(es)	291 Main Street, Suite 8, Northboro
EMAIL			

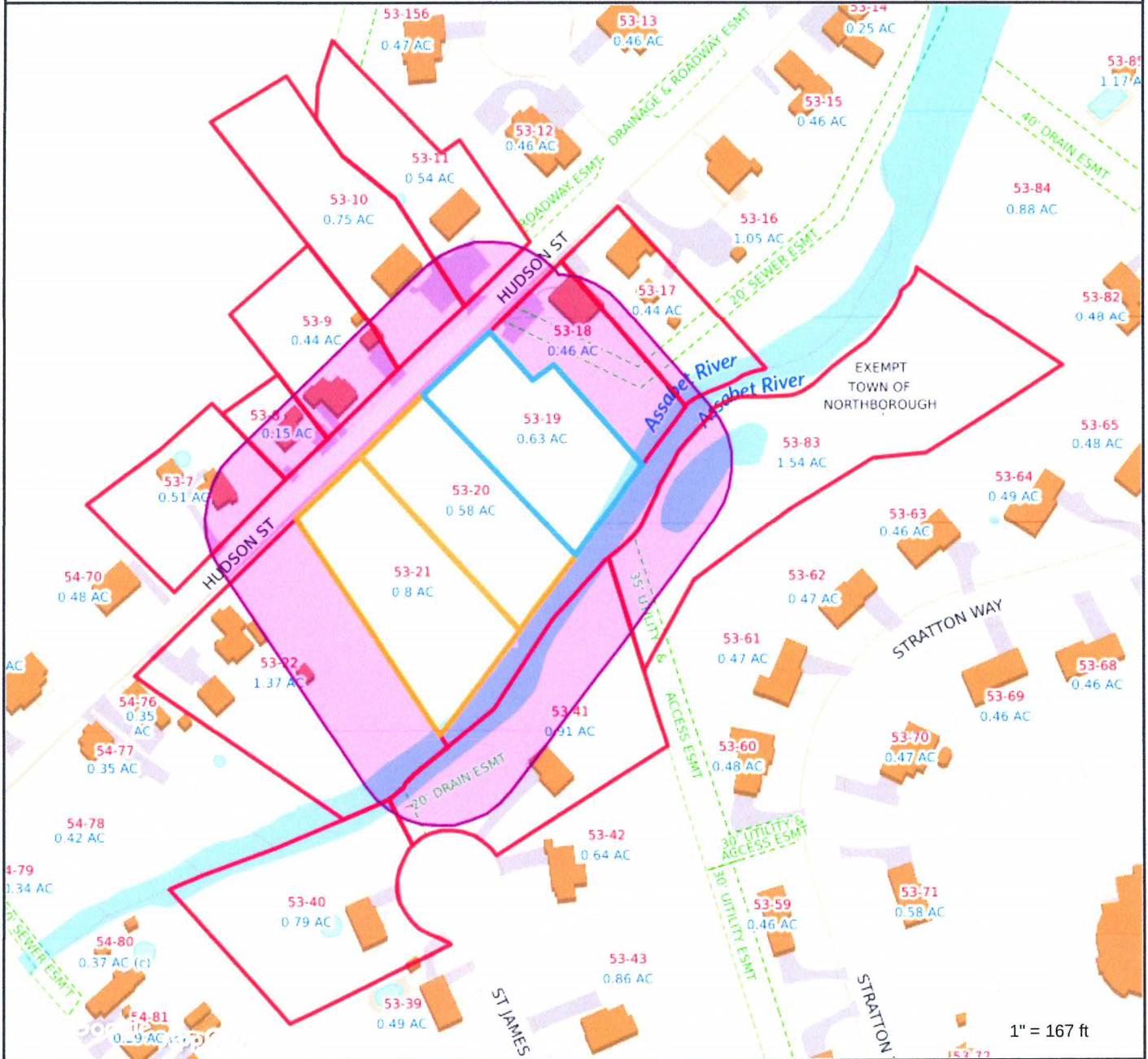
REQUESTING BOARD	APPLICABLE REGULATIONS	ABUTTERS / DISTANCE	#LABEL SETS	FEE
<input type="checkbox"/> Planning Board – Scenic Road	Town Code Chapter 2-52-050	Owners within 100' of property	3 sets	\$15
<input type="checkbox"/> Planning Board – Site Plan	Planning Board Rules & Regulations Section 7.2 D(5)	Owners within 300' of property	3 sets	\$15
<input type="checkbox"/> Planning Board – Special Permit	MGL Chapter 40A Section 11	Owners within 300' of property	3 sets	\$15
<input type="checkbox"/> Planning Board – Subdivisions	MGL Chapter 41 Section 81T	Owners within 300' of property	3 sets	\$15
<input type="checkbox"/> ZBA – Zoning Board of Appeals	MGL Chapter 40A Section 11	Owners within 300' of property	3 sets	\$15
<input checked="" type="checkbox"/> Conservation Commission	MGL Chapter 131, Section 40, MA Wetlands Protection Act, & the Northborough Wetlands Protection Bylaw	100' of property, unless otherwise stated	1 set	\$10
<input type="checkbox"/> Board of Health	Dependent on project	Owners within 100' of property	3 sets	\$15
<input type="checkbox"/> Board of Selectman: Fuel Storage	MGL Chapter 148, Section 13	Abutting owners & directly opposite	3 sets	\$15
<input type="checkbox"/> Board of Selectman: Liquor License	MGL Chapter 138, Section 15A	Abutting owners, & any school, church, or hospital within 500' of property	2 sets	\$25
<input type="checkbox"/> Board of Selectman: Pole Petition	MGL Chapter 166, Section 22	Abutting owners & directly opposite	1 set	\$15
<input type="checkbox"/> Board of Selectmen: Street Acceptance	Dependent on project	Abutting owners & directly opposite	1 set	\$10
<input type="checkbox"/> DPW – Dept of Public Works	Northborough Town Bylaws: Part 2 - General Legislation, Chapter 2-28, Earth Removal	Owners with driveways on the street	?	\$10+
<input type="checkbox"/> Engineering: Earth Works		Dependent on project: _____ feet	1 set	\$10
<input type="checkbox"/> Other: _____		Owners within 100' of property	1 set	\$10

To the Requesting Board/s: We certify that, from our Real Estate Property Lists, the following persons attached hereto appear as owners of all abutting property, as specified by the appropriate regulation (including, but not limited to, owners of land directly opposite said proposed activity on any public or private street or way, or across a body of water), as amended to the best of our knowledge and belief. If the property is within abutting distance of another Town, please contact their Assessors Office for another abutters list.

DATE OF CERTIFICATION 10-28-2020

Julie Brownlee/Megan Hennessy for the Board of Assessors
jbrownlee@town-northborough.ma.us ; mhennessy@town-northborough.ma.us

3 parcels on Hudson St - Maps 53-19 + 53-20 + 53-21



Property Information

Property ID 053.0-0019-0000.0
Location 0 HUDSON STREET
Owner CIRCLE ASSETS LLC



**MAP FOR REFERENCE ONLY
NOT A LEGAL DOCUMENT**

Town of Northborough, MA makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

3 Hudson Street parcels: Maps 53/19, 53/20, 53/21
 October 28, 2020

ID	Address#	Street Name	Owner Name	Owner Name 2	Owner Address 1	Owner Address 2	Owner City	Owner State	Owner Zip
053.0-0019-0000.0	0	HUDSON STREET	CIRCLE ASSETS LLC		291 MAIN STREET Suite 8		NORTHBOROUGH	MA	01532
053.0-0020-0000.0	0	HUDSON STREET	CIRCLE ASSETS LLC		291 MAIN STREET Suite 8		NORTHBOROUGH	MA	01532
053.0-0021-0000.0	0	HUDSON STREET	CIRCLE ASSETS LLC		291 MAIN STREET Suite 8		NORTHBOROUGH	MA	01532
053.0-0022-0000.0	84	HUDSON STREET	LYDEN ROBERT JAMES AND	LYDEN CYNTHIA D	84 HUDSON STREET		NORTHBOROUGH	MA	01532
053.0-0007-0000.0	87	HUDSON STREET	KCB DEVELOPMENT LLC		353 OLD BAY ROAD		BOLTON	MA	01740
053.0-0008-0000.0	91	HUDSON STREET	GAM REAL ESTATE INVESTMENTS LLC		56 HUDSON STREET		NORTHBOROUGH	MA	01532
053.0-0009-0000.0	93	HUDSON STREET	MULONE STEVEN J	PETERSON OLIVIA	93 HUDSON STREET		NORTHBOROUGH	MA	01532
053.0-0010-0000.0	101-103	HUDSON STREET	ASSABET REALTY TRUST		469 RIVER ROAD		HUDSON	MA	01749
053.0-0011-0000.0	105-107	HUDSON STREET	ASSABET REALTY TRUST		469 RIVER ROAD		HUDSON	MA	01749
053.0-0018-0000.0	106	HUDSON STREET	DIMANNO DEBORAH K TRUSTEE	106 HUDSON STREET REALTY TRUST	64 MAPLE STREET		NORTHBOROUGH	MA	01532
053.0-0017-0000.0	110	HUDSON STREET	SVRK REALTY LLC		21 SOUTHWEST CUTOFF		NORTHBOROUGH	MA	01532
053.0-0040-0000.0	37	ST JAMES DRIVE	VALERY CRAIG M	SALGADINHO ERICA A	37 ST JAMES DRIVE		NORTHBOROUGH	MA	01532
053.0-0041-0000.0	38	ST JAMES DRIVE	WHITING MICHAEL G		38 ST JAMES DRIVE		NORTHBOROUGH	MA	01532
053.0-0083-0000.0	0	STRATTON WAY	TOWN OF NORTHBOROUGH	CONSERVATION COMMISSION	63 MAIN STREET		NORTHBOROUGH	MA	01532

AFFIDAVIT OF SERVICE

Under the Massachusetts Wetlands Protection Act
& Northborough Wetlands Protection Bylaw & Regulations

I, Steve Eriksen hereby certify under the pains and penalties of perjury that on 2/1/2021 I gave notification to abutters in Compliance with the second paragraph of Massachusetts General Law Chapter 131, Section 40, and the DEP Guide to Abutter Notification dating April, 8, 1994 in connection with the following matter:

A Notice of Intent was filed under the Massachusetts Wetlands Protection Act and Northborough Wetlands Protection Bylaw with the Northborough Conservation Commission on 2/1/2021 for three adjacent parcels of land: Map 53, Lot 19, 20, 21, at 0 Hudson Street in Northborough, MA.

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



(Name)

2-1-21

(Date)