

DRAFT

February 16, 2019

Mr. Jeanne Rich, Chairperson
Lancaster Zoning Board of Appeals
701 Main Street
Lancaster, MA 01523

Re: Review of Wetland Regulations
Goodridge Brook Estates
Sterling Road, Lancaster, MA
(HEI File no. 18002.00)

Dear Jeanne:

Hamwey Engineering, Inc. performed a review of the following information regarding the wetlands within the proposed Goodridge Brook Estates project on Sterling Road in Lancaster, MA.

- Town of Lancaster Zoning Map showing the Overlay Districts
- Letter from Caron Environmental Consulting to the Conservation Commission, dated June 26, 2018
- Town of Lancaster By-Laws, Chapter 215, Wetlands Protection
- Town of Lancaster By-Laws, Chapter 306, Wetlands Protection Rules & Regulations

1. There are no flood plains shown on the overlay map.
2. There are no water resource districts-shown on the overlay map.

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3. Caron Environmental Consulting states that the wetlands are accurately delineated on the plans. I believe that the Conservation Commission has accepted Caron's letter and has issued an approval of the Abbreviated Notice of Resource Area Delineation (ANRAD).
4. The 200' Riverfront Zone of the intermittent stream is not shown on the plans. Work is proposed within the zone, which may require a waiver.
5. Work is proposed within the 100' buffer zone of the wetlands, which should be regulated by the Conservation Commission.
6. Work is proposed within the 25' no alteration zone of the wetlands, which would require a waiver.
7. The isolated wetlands may have buffer zones as mentioned in Items 5 & 6. The Conservation Commission should be consulted on this issue.
8. The Conservation Commission has recommended that environmental studies be performed (vernal pools, endangered species, wildlife, etc.).

The above information should be reviewed with David Koonce, Conservation Agent.

Please contact me if you have any questions.

Very truly yours,
HAMWEY ENGINEERING, INC.

A handwritten signature in cursive script, reading "Fred A. Hamway, Jr.", written in dark ink.

Fred A. Hamway, Jr., PE
President