



1285 Washington Street,  
Weymouth, MA 02189

August 4, 2021

Town of Weymouth  
Conservation Commission  
75 Middle Street  
Weymouth, MA 02189

Subject: 21 Lakecrest Path  
Notice of Intent

Dear Members:

Attached, please find Notice of Intent (NOI) submittal materials for proposed construction at the referenced location. The proposal seeks to demolish the existing building to construct a new single-family dwelling. The subject property is located at 21 Lakecrest Path in Weymouth, Massachusetts. Assessor's records designate the lot as 34-437-6 and 34-437-7.

The NOI package includes:

- Narrative Letter
- Local Application
- NOI Application – WPA Form 3
- Application Fees (Checks)
- Certified Abutters List
- FEMA Flood Map Exhibit
- Aerial Map Exhibit
- GIS Map
- Site Plan

The subject site is an approximately 9,300 SF residential lot located at 21 Lakecrest Path in Weymouth between Bridle Path and Patterson Street. The lot is bounded by Whitman's Pond to the rear, as depicted on the plans. The rear of the lot is also a FEMA designated flood Zone A and the area is considered a surface water supply protection zone A.

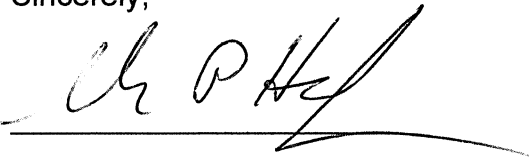
The topography of the site slopes from approximate elevation 108 at the roadway to approximate elevation 74 at the pond (rear). Currently, the site has remnants (foundation and utilities) of a residential structure that has recently undergone demolition based on structural concerns.

This NOI application seeks to demolish the remaining building foundation and construct a new single-family dwelling in the general footprint, as depicted on the Site Plan. Site grades will generally match existing however, an existing retaining wall will be removed to construct a new (re-aligned) retaining wall to support the site and proposed building.

Erosion controls consist of a proposed filter sock staked on the slope in the rear of the residence for erosion and sedimentation control.

In summary, this proposal seeks to construct a single-family dwelling in the general footprint of an existing residential structure. Erosion controls are proposed to protect downgradient resource areas (Whitman's Pond) from erosion and sedimentation. If you have any questions regarding this application, please feel free to contact me at 781-335-1464. We look forward to discussing this project at the public hearing.

Sincerely,

A handwritten signature in black ink, appearing to read 'Shawn P. Hardy', is written over a horizontal line. The signature is stylized and cursive.

Shawn P. Hardy, PE

Managing Partner

NOTICE OF INTENT  
UNDER THE TOWN OF WEYMOUTH  
WETLANDS PROTECTION ORDINANCE, CHAPTER 7, SECTION 301

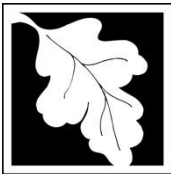
1. Project Location 21 Lakecrest Path, Weymouth, MA 02189
2. Town of Weymouth Atlas Reference (Parcel #) 34-437-6 & 34-437-7
3. Project Description Proposed demolition and construction of new dwelling
4. County, Norfolk: Book 22243 Page 97
5. \*Applicant Andrea Hule \*Telephone# \_\_\_\_\_
6. \*Applicant Address 21 Lakecrest Path, Weymouth, MA 02189
7. Property Owner Andrea Hule
8. Representative Hardy + Man Design Group, PC. Telephone# (781) 335-1464
9. Representative's Address 1285 Washington Street, MA 02189
10. Billing Party for Legal Notice (All info is required):  
Name: Andrea Hule  
Address: 45 Perry St, Weymouth  
Home Phone: \_\_\_\_\_ Cell: 781-413-1530  
Email address andrea\_hule1@gmail.com
11. Has the Conservation Commission received the **original material plus six (6) copies** of the Notice of Intent form, 8.5"X11", U.S.G.S. locus and 8.5"x11" sheet clearly showing the proposed site and work in addition to labeled resource areas? YES \_\_\_\_\_ NO \_\_\_\_\_
12. Are the following additional interests relevant to the proposed project? If so, Notice of Intent must include a discussion of these interests. Aesthetics \_\_\_\_\_ Wildlife \_\_\_\_\_ Recreation \_\_\_\_\_  
Erosion Control \_\_\_\_\_
13. Have you filed your Local Wetland Fees? State Fees? YES \_\_\_\_\_ NO \_\_\_\_\_
14. Have you filed the Abutters' Notification and Affidavit of Service? YES \_\_\_\_\_ NO \_\_\_\_\_

I, THE UNDERSIGNED, HEREBY APPLY FOR A PERMIT PURSUANT TO THE CODE OF ORDINANCES, TOWN OF WEYMOUTH, CHAPTER 7, SECTION 301

  
Signature

8/3/21  
Date

\*THE WEYMOUTH CONSERVATION OFFICE WILL SUBMIT THE NECESSARY LEGAL AD, AND THE APPLICANT WILL BE BILLED DIRECTLY BY THE PATRIOT LEDGER. FOR BILLING PURPOSES, THE PATRIOT LEDGER REQUIRES THAT THE TELEPHONE NUMBER SUBMITTED MUST BE THE DIRECT CONTACT NUMBER THAT MATCHES THE NAME AND ADDRESS OF THE APPLICANT, OTHERWISE THE LEGAL AD WILL NOT BE PUBLISHED AND THE HEARING WILL BE DELAYED.



Massachusetts Department of Environmental Protection  
Bureau of Resource Protection - Wetlands

**WPA Form 3 – Notice of Intent**

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

Provided by MassDEP:

MassDEP File Number

Document Transaction Number

Weymouth

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):

21 Lakecrest Path Weymouth 02189  
a. Street Address b. City/Town c. Zip Code

Latitude and Longitude: d. Latitude e. Longitude

Map 34 Block 437 Lots 6 & 7  
f. Assessors Map/Plat Number g. Parcel /Lot Number

2. Applicant:

Andrea Hule  
a. First Name b. Last Name

c. Organization

21 Lakecrest Path  
d. Street Address

Weymouth MA 02189  
e. City/Town f. State g. Zip Code

(781) 413-1530 andreahule1@gmail.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):

Shawn Hardy  
a. First Name b. Last Name

Hardy + Man Design Group  
c. Company

1285 Washington Street  
d. Street Address

Weymouth MA 02189  
e. City/Town f. State g. Zip Code

781-335-1464 shardy@hardymandesign.com  
h. Phone Number i. Fax Number j. Email address

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

\$500.00 \$237.50 \$262.50  
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:

Demolish & rebuild residential structure

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 CMR10.24(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:

Norfolk

a. County

186467

b. Certificate # (if registered land)

c. Book

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.



Massachusetts Department of Environmental Protection  
Bureau of Resource Protection - Wetlands

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|                             |
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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.  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.



**Massachusetts Department of Environmental Protection**  
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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 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.  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.  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](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**

- Mass GIS 8/2/21  
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

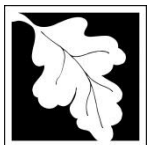
- 2.  Project plans for entire project site, including wetland resource areas and areas outside of wetlands jurisdiction, showing existing and proposed conditions, existing and proposed tree/vegetation clearing line, and clearly demarcated limits of work \*\*
  - (a)  Project description (including description 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/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.





Massachusetts Department of Environmental Protection  
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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](mailto: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](mailto: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

**WPA Form 3 – Notice of Intent**

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

Provided by MassDEP:

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

**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

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- 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.

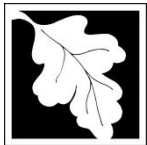
**D. Additional Information**

- 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  
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**WPA Form 3 – Notice of Intent**

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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.

Site Plan 21 Lakecrest Path Weymouth, Massachusetts

a. Plan Title

Shawn P. Hardy

Shawn P. Hardy

b. Prepared By

c. Signed and Stamped by

1"=20'

d. Final Revision Date

e. Scale

8-2-2021

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:

1549

2. Municipal Check Number

8/5/2021

3. Check date

1551

4. State Check Number

8/5/2021

5. Check date

Hardy Man Design Group P C

6. Payor name on check: First Name

7. Payor name on check: Last Name



Massachusetts Department of Environmental Protection  
Bureau of Resource Protection - Wetlands

Provided by MassDEP:

# WPA Form 3 – Notice of Intent

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

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City/Town

## 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

8/3/21

2. Date

3. Signature of Property Owner (if different)

  
\_\_\_\_\_

5. Signature of Representative (if any)

4. Date

8/3/2021

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:

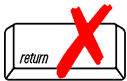
If the applicant has checked the "yes" box in any part of Section C, Item 3, above, refer to that section and the Instructions for additional submittal requirements.

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:**

21 Lakecrest Path \_\_\_\_\_ Weymouth \_\_\_\_\_  
 a. Street Address b. City/Town  
 1551 \_\_\_\_\_ \$237.50 \_\_\_\_\_  
 c. Check number d. Fee amount

**2. Applicant Mailing Address:**

Andrea \_\_\_\_\_ Hule \_\_\_\_\_  
 a. First Name b. Last Name  
 \_\_\_\_\_  
 c. Organization  
 21 Lakecrest Path \_\_\_\_\_  
 d. Mailing Address  
 Weymouth \_\_\_\_\_ MA \_\_\_\_\_ 02189 \_\_\_\_\_  
 e. City/Town f. State g. Zip Code  
 781 413-1530 \_\_\_\_\_ andrea\_hule1@gmail.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 |
|----------------------------------|-----------------------------|--------------------------------|------------------------------|
| Cut 1 - New House                | 1                           | \$500.00                       | \$500.00                     |
| _____                            | _____                       | _____                          | _____                        |
| _____                            | _____                       | _____                          | _____                        |
| _____                            | _____                       | _____                          | _____                        |
| _____                            | _____                       | _____                          | _____                        |
| _____                            | _____                       | _____                          | _____                        |
| _____                            | _____                       | _____                          | _____                        |
| _____                            | _____                       | _____                          | _____                        |
| <b>Step 5/Total Project Fee:</b> |                             |                                | \$500.00                     |

**Step 6/Fee Payments:**

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

**SITE ACCESS AUTHORIZATION**

DATE: 8/3/21

PROJECT: 21 Lakecrest Path, Weymouth, MA 02189

TO: **Weymouth Conservation Commission and Conservation Administrator**

FROM: Andrea Hule, Owner

LOCATION: 21 Lakecrest Path, Weymouth, MA 02189

(Hereafter referred to as the property)

*I (We) hereby authorize the individual members of the Conservation Commission and its agents to enter upon the property for the purpose of gathering information prior to issuing a Determination of Applicability or an Order of Conditions and for the purpose of enforcing the Order of Conditions prior to the issuance of a Certificate of Compliance.*

**TIME: FROM THE PRESENT TO DATE OF ISSUANCE OF CERTIFICATE OF COMPLIANCE**

PROPERTY OWNER:  DATE: 8/3/21

8/3/2021

| PARCEL #                                   | LOCATION         | OWNER NAME/ADDRESS   | CERTIFIED                           |                          |
|--|------------------|--|-------------------------------------|--------------------------|
|  |                  |  | YES                                 | NO                       |
| MAP: 34<br>BLOCK: 442<br>LOT: 25<br>EXT: 0 | 10 CARVER ST     | HARMON YON E & DENISE P TBE<br><br>10 CARVER ST<br><br>WEYMOUTH, MA, 02189                       | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| MAP: 34<br>BLOCK: 442<br>LOT: 27<br>EXT: 0 | 0 LAKECREST PTH  | JONES PHYLLIS M & HARRY E TBE<br><br>25 PERRY ST<br><br>WEYMOUTH, MA, 02189                      | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| MAP: 34<br>BLOCK: 437<br>LOT: 7<br>EXT: 0  | 0 LAKECREST PTH  | HULE ANDREA E<br><br>21 LAKECREST PTH<br><br>WEYMOUTH, MA, 02189                                 | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| MAP: 34<br>BLOCK: 437<br>LOT: 9<br>EXT: 0  | 0 LAKECREST PTH  | PICCUITO MARION<br><br>27 LAKECREST PTH<br><br>WEYMOUTH, MA, 02189                               | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| MAP: 34<br>BLOCK: 437<br>LOT: 2<br>EXT: 0  | 7 LAKECREST PTH  | DICKERMAN SUSAN E<br><br>7 LAKECREST PTH<br><br>WEYMOUTH, MA, 02189                              | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| MAP: 34<br>BLOCK: 441<br>LOT: 24<br>EXT: 0 | 12 LAKECREST PTH | MATEO YASMIN RUTH & WOODWORTH SEAN MICHAEL JT<br><br>12 LAKECREST PTH<br><br>WEYMOUTH, MA, 02189 | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| MAP: 34<br>BLOCK: 437<br>LOT: 3<br>EXT: 0  | 15 LAKECREST PTH | M & J HOUSING, LLC<br><br>ONE GLEN OAK DR<br><br>WAYLAND, MA, 01778                              | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| MAP: 34<br>BLOCK: 441<br>LOT: 23<br>EXT: 0 | 18 LAKECREST PTH | OTERO JESSICA & MICHAEL TBE<br><br>18 LAKECREST PTH<br><br>WEYMOUTH, MA, 02189                   | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| MAP: 34<br>BLOCK: 437<br>LOT: 6<br>EXT: 0  | 21 LAKECREST PTH | HULE ANDREA E<br><br>21 LAKECREST PTH<br><br>WEYMOUTH, MA, 02189                                 | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| MAP: 34<br>BLOCK: 437<br>LOT: 8<br>EXT: 0  | 27 LAKECREST PTH | PICCUITO MARION<br><br>27 LAKECREST PATH<br><br>E WEYMOUTH, MA, 02189                            | <input checked="" type="checkbox"/> | <input type="checkbox"/> |



8/3/2021

| PARCEL #   | LOCATION         | OWNER NAME/ADDRESS  | CERTIFIED                           |                          |
|--|------------------|---|-------------------------------------|--------------------------|
|  |                  |   | YES                                 | NO                       |
| <b>MAP:</b> 34<br><b>BLOCK:</b> 437<br><b>LOT:</b> 10<br><b>EXT:</b> 0 | 37 LAKECREST PTH | LECOMTE REALTY TRUST-2018 LECOMTE R C & C A TRUSTEES<br><br>37 LAKECREST PTH<br><br>WEYMOUTH, MA, 02189 | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| <b>MAP:</b> 34<br><b>BLOCK:</b> 441<br><b>LOT:</b> 22<br><b>EXT:</b> 0 | 24 PERRY ST      | ASSOUR ABDELILAH<br><br>24 PERRY ST<br><br>WEYMOUTH, MA, 02189  | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| <b>MAP:</b> 34<br><b>BLOCK:</b> 442<br><b>LOT:</b> 1<br><b>EXT:</b> 0  | 25 PERRY ST      | JONES PHYLLIS M & HARRY E TBE<br><br>25 PERRY ST<br><br>WEYMOUTH, MA, 02189                             | <input checked="" type="checkbox"/> | <input type="checkbox"/> |

This list of abutters is a certified copy of the Town of Weymouth's tax records for fiscal year 2021.  
 The record of ownership is accurate through May 2021.

Prepared by:

Reviewed by:

|

# National Flood Hazard Layer FIRMMette



70°56'32"W 42°11'57"N



## Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

|                            |  |   |
|----------------------------|--|---|
| SPECIAL FLOOD HAZARD AREAS |  | Without Base Flood Elevation (BFE)<br><i>Zone A, V, A99</i> |
|                            |  | With BFE or Depth <i>Zone AE, AO, AH, VE, AR</i>            |
|                            |  | Regulatory Floodway   |

|                             |  |  |
|-----------------------------|--|--|
| OTHER AREAS OF FLOOD HAZARD |  | 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile <i>Zone X</i> |
|                             |  | Future Conditions 1% Annual Chance Flood Hazard <i>Zone X</i>  |
|                             |  | Area with Reduced Flood Risk due to Levee. See Notes. <i>Zone X</i>  |
|                             |  | Area with Flood Risk due to Levee <i>Zone D</i>  |

|             |  |  |
|-------------|--|--|
| OTHER AREAS |  | NO SCREEN Area of Minimal Flood Hazard <i>Zone X</i> |
|             |  | Effective LOMRs                                      |
|             |  | Area of Undetermined Flood Hazard <i>Zone D</i>      |

|                    |  |                                  |
|--------------------|--|----------------------------------|
| GENERAL STRUCTURES |  | Channel, Culvert, or Storm Sewer |
|                    |  | Levee, Dike, or Floodwall        |

|                |  |   |
|----------------|--|---|
| OTHER FEATURES |  | 20.2 Cross Sections with 1% Annual Chance |
|                |  | 17.5 Water Surface Elevation              |
|                |  | Coastal Transect                          |
|                |  | Base Flood Elevation Line (BFE)           |
|                |  | Limit of Study                            |
|                |  | Jurisdiction Boundary                     |
|                |  | Coastal Transect Baseline                 |
|                |  | Profile Baseline                          |
|                |  | Hydrographic Feature                      |

|            |  |                           |
|------------|--|---------------------------|
| MAP PANELS |  | Digital Data Available    |
|            |  | No Digital Data Available |
|            |  | Unmapped                  |

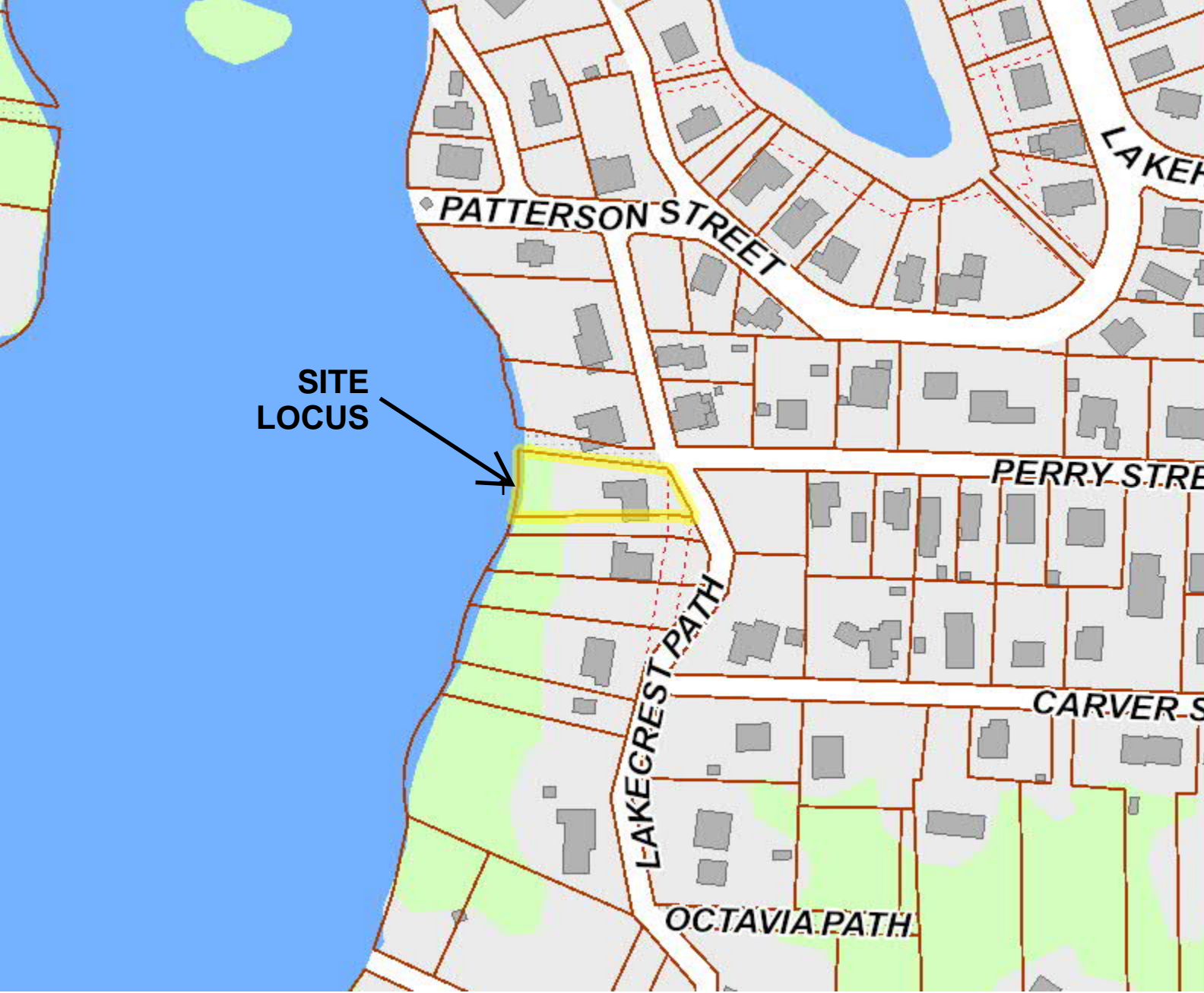


The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on **8/2/2021 at 10:12 AM** and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

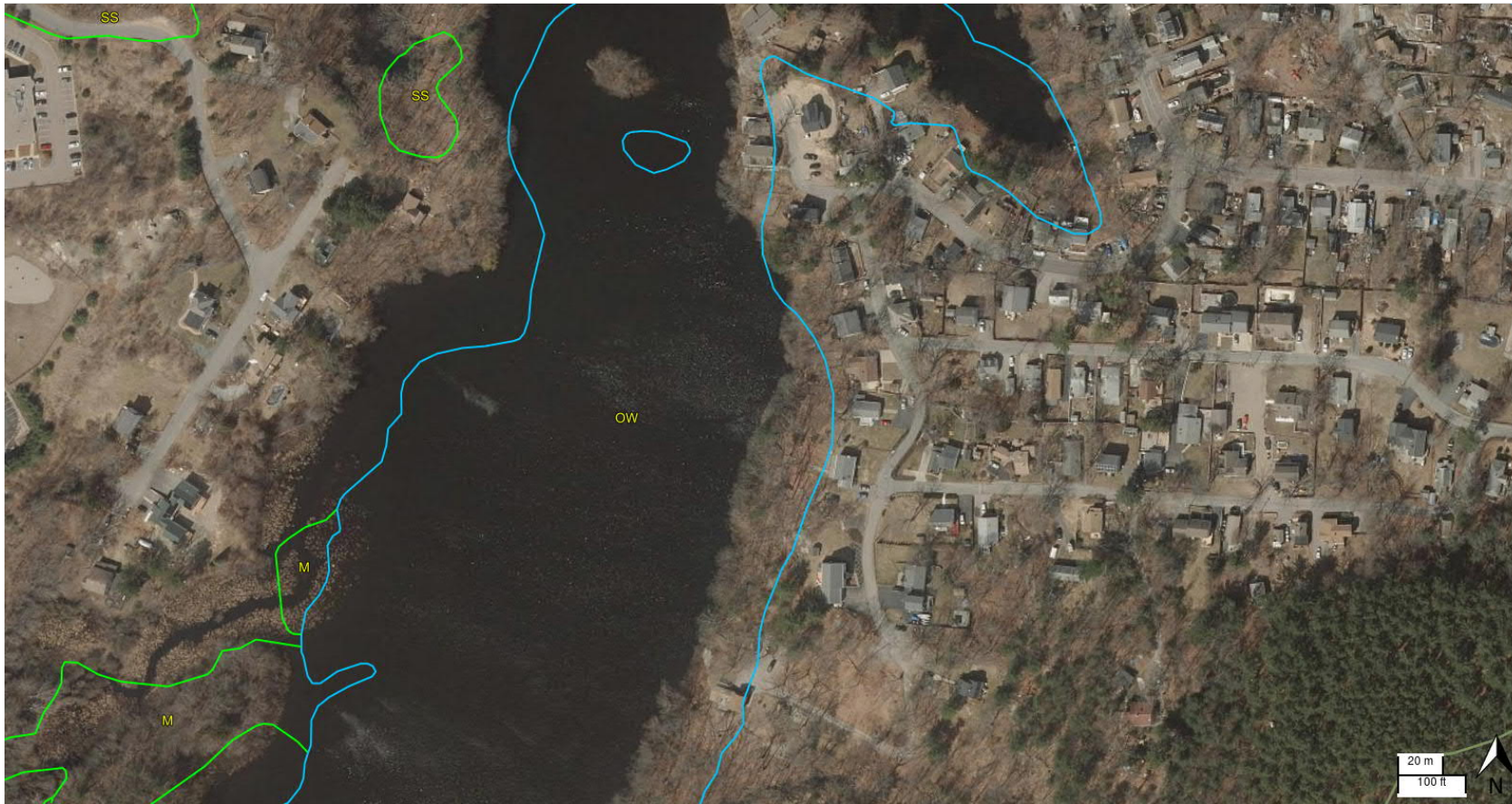
This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.



34-437-6

|                                 |                      |
|---------------------------------|----------------------|
| <b>Property Location</b>        | 21 LAKECREST PTH     |
| <b>Block-Lot</b>                | 437-6                |
| <b>Curbside Trash Day</b>       | Tuesday              |
| <b>Yard Waste Week</b>          | A                    |
| <b>Primary School Dist.</b>     | William Seach School |
| <b>Voting Precinct</b>          | 14                   |
| <b>Legislative District</b>     | 4                    |
| <b>2010 Census Block Group</b>  | 250214223024         |
| <b>Zoning</b>                   | R-1                  |
| <b>Watershed Prot. Dist.</b>    | Yes                  |
| <b>Ground Water Prot. Dist.</b> | Yes                  |
| <b>Property Record Card</b>     | (click here)         |

GIS Map - 21 Lakecrest Path, Weymouth, MA



- DESP Priority Habitats of Rare**
- 
- 
- DESP Estimated Habitats of Rare**
- 
- Outstanding Resource Waters Outlines**
- ACEC
- Cape Cod National Seashore
- Protected Shoreline
- Public Water Supply Watershed
- Retired Public Water Supply
- Scenic/Protected River
- Wildlife Refuge
- DEP Wetlands Linear Features**
- SHORELINE
- HYDROLOGIC CONNECTION
- MEAN WATER LINE
- APPARENT WETLAND LIMIT
- CLOSURE LINE
- EDGE OF INTERPRETED AREA
- DEP Wetlands**
- 2019 Color Orthos (USGS)**
- Source of ACEC Boundaries**
- ROAD/RAIL BASED
- RIVER BASED
- WETLAND BASED
- FLOODPLAIN BASED
- TIDAL BASED
- CONTOUR BASED
- POLITICAL BOUNDARY
- PROPERTY LINE BASED
- OTHER
- NOT DEFINED
- Source of ACEC Environmental**
- Tax Parcels for Query
- Detailed Features
- Tax Parcels for Display
- Structures
- MassGIS Topographic Base Maps Basemap**