



Conservation Commission Meeting

Wednesday, May 1, 2024 at 7:00 PM

Remote Participation Only

Agenda

Pursuant to Chapter 2 of the Acts of 2023, the meeting and public hearing will be conducted with remote opportunities for participation. Remote participation and access methods include:

ACCESS INFORMATION:

- A. This meeting will be held on 5/1/24 at 7:00 pm. Location: Remote Participation Only
 - B. The meeting will be televised through WCATV (Watertown Cable Access Television):
<http://vodwcatv.org/CablecastPublicSite/watch-now?site=3>
 - C. The Public may join the virtual meeting online: <https://watertown-ma.zoom.us/j/99597080710>
 - D. Public may join the virtual meeting audio only by phone: (877) 853-5257 or (888) 475-4499 (Toll Free) and enter Webinar ID: 995 9708 0710
 - E. Public may comment through email: sjenness@watertown-ma.gov
 - F. Please Visit the Conservation Commission Website here: <https://www.watertown-ma.gov/199/Conservation-Commission>
1. Call to Order
 2. Roll Call
 3. Wetland Decisions
 - A. DCR Riverfront Park: (MA DEP: 321-0133) - Request for Extension of the Order of Conditions for a period of one (1) year. DCR, Property Owner, and Dan Driscoll (DCR), Representative
 - B. North Beacon and Charles River Road - Utility Pole: (MA DEP: 321-0177) - Request for Certificate of Compliance. DCR, Property Owner, and Keenan Brinn (Extent Systems, Inc), Representative
 4. Public Hearings
 - A. (Continued from the April 3, 2024 meeting) DCR/99 Coolidge: (MA DEP: 321-0187) -- NOI for construction of non-motorized, accessible, multi-use path extension to connect with existing multi-use pathway at 0 Arsenal St. in Watertown, MA. within the 200-foot Riverfront Area. DCR, Property Owner, and Bridget Hilgendorff and Taylor Donovan (VHB), Representatives
 5. Updates
 - A. Whitney Hill Woodland Management Plan
 - B. CPC Update
 - C. Agent Report
 - i. Arsenal Park Phase B update
 6. Acceptance of Minutes

- A. March 6, 2024 Conservation Commission Meeting
 - B. April 3, 2024 Conservation Commission Meeting
7. Adjourn



April 8, 2024

Ms. Katherine Swan, Environmental Planner & Conservation Agent
Watertown Conservation Commission
149 Main Street Watertown, MA 02472

**RE: Request for Extension of Order of Conditions - Watertown Riverfront Park Restoration Project
Charles River Road (Galen Street to Watertown Yacht Club)
DEP 321-0133, WWO-08-02**

Dear Ms. Swan and the Watertown Conservation Commissioners,

The Massachusetts Department of Conservation and Recreation respectfully requests a one (1) year extension to the original Order of Conditions (OOC) dated 1 October 2008.

The original OOC for this work was granted an extension to October 2013 as part of the permit extension act. It was subsequently granted an extension to October 2018, another extension to June 2021, and the most recent extension to June of 2024. The first phase of improvements to the improvements to the Watertown Riverfront Park was completed in 2016 and the second phase of improvements is currently scheduled to be complete in May of 2024. Restoration plantings took place during the fall of 2022, and spring and fall of 2023. The contractor will maintain these plantings for a two-year guarantee period.

Our request to extend the expiring OOC is to allow time to adhere to Special Condition No. 30, which states, "Plantings shall be monitored for no less than two growing seasons."

If the commission requires clarification or further information regarding this extension request, please contact me at (617) 447-3834 or email me at dan.driscoll@mass.gov with any questions or concerns.

Respectfully,
Department of Conservation and Recreation

Daniel Driscoll

Daniel Driscoll,
Director, Green Transportation

COMMONWEALTH OF MASSACHUSETTS · EXECUTIVE OFFICE OF ENERGY & ENVIRONMENTAL AFFAIRS

Department of Conservation and Recreation
State Transportation Building
10 Park Plaza, Suite 6620
Boston, MA 02116-3978
617-626-1250 617-626-1351 Fax
www.mass.gov/dcr



Maura T. Healey
Governor
Kimberley Driscoll
Lt. Governor

Rebecca L. Tepper, Secretary
Executive Office of Energy & Environmental Affairs
Brian Arrigo, Commissioner
Department of Conservation & Recreation



April 8, 2024

Ms. Katherine Swan, Environmental Planner & Conservation Agent
Watertown Conservation Commission
149 Main Street Watertown, MA 02472

**RE: Request for Extension of Order of Conditions - Watertown Riverfront Park Restoration Project
Charles River Road (Galen Street to Watertown Yacht Club)
DEP 321-0133, WWO-08-02**

Dear Ms. Swan and the Watertown Conservation Commissioners,

The Massachusetts Department of Conservation and Recreation respectfully requests a one (1) year extension to the original Order of Conditions (OOC) dated 1 October 2008.

The original OOC for this work was granted an extension to October 2013 as part of the permit extension act. It was subsequently granted an extension to October 2018, another extension to June 2021, and the most recent extension to June of 2024. The first phase of improvements to the improvements to the Watertown Riverfront Park was completed in 2016 and the second phase of improvements is currently scheduled to be complete in May of 2024. Restoration plantings took place during the fall of 2022, and spring and fall of 2023. The contractor will maintain these plantings for a two-year guarantee period.

Our request to extend the expiring OOC is to allow time to adhere to Special Condition No. 30, which states, "Plantings shall be monitored for no less than two growing seasons."

If the commission requires clarification or further information regarding this extension request, please contact me at (617) 447-3834 or email me at dan.driscoll@mass.gov with any questions or concerns.

Respectfully,
Department of Conservation and Recreation

Daniel Driscoll

Daniel Driscoll,
Director, Green Transportation

COMMONWEALTH OF MASSACHUSETTS · EXECUTIVE OFFICE OF ENERGY & ENVIRONMENTAL AFFAIRS

Department of Conservation and Recreation
State Transportation Building
10 Park Plaza, Suite 6620
Boston, MA 02116-3978
617-626-1250 617-626-1351 Fax
www.mass.gov/dcr



Maura T. Healey
Governor
Kimberley Driscoll
Lt. Governor

Rebecca L. Tepper, Secretary
Executive Office of Energy & Environmental Affairs
Brian Arrigo, Commissioner
Department of Conservation & Recreation



April 23, 2024

Katherine Swan
Watertown Conservation Commission
Watertown City Hall
149 Main St.
3rd Floor
Watertown, MA 02472

RE: ExteNet Systems, LLC Conservation Commission Meeting Request

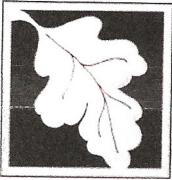
Dear Katie:

Please find my completed WPA Form 8a as well as recent pictures showing the completed work at the ExteNet site at North Beacon St. and Charles River Rd. in Watertown. I respectfully request that your Commission schedule me for your next meeting in May so we can get our close out approval and Certificate of Compliance.

Thanks for your assistance with these matters.

Regards,


Keenan Brinn
617-680-5464



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands
WPA Form 8A – Request for Certificate of Compliance
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

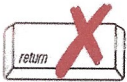
DEP File Number:

Provided by DEP

A. Project Information

Important:

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



Upon completion of the work authorized in an Order of Conditions, the property owner must request a Certificate of Compliance from the issuing authority stating that the work or portion of the work has been satisfactorily completed.

1. This request is being made by:

EXTENET SYSTEMS LLC

Name

100 APOLLO DR.

Mailing Address

CHELMSFORD

City/Town

617-688-5464

Phone Number

MA

State

01824

Zip Code

2. This request is in reference to work regulated by a final Order of Conditions issued to:

EXTENET SYSTEMS LLC

Applicant

10/8/21

Dated

DEP-321-0177 WWO 2021-6

DEP File Number

3. The project site is located at:

INTERSECTION OF N. BEACON / CHARLES RIVER WATERBURY

Street Address

City/Town

1401 11 D

Assessors Map/Plat Number

Parcel/Lot Number

4. The final Order of Conditions was recorded at the Registry of Deeds for:

EXTENET SYSTEMS LLC

Property Owner (if different)

DOR S. MIDDLESEX

County

Book

Page

Certificate (if registered land)

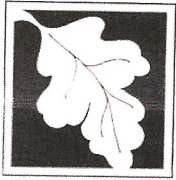
5. This request is for certification that (check one):

☒ the work regulated by the above-referenced Order of Conditions has been satisfactorily completed.

☐ the following portions of the work regulated by the above-referenced Order of Conditions have been satisfactorily completed (use additional paper if necessary).

☐ the above-referenced Order of Conditions has lapsed and is therefore no longer valid, and the work regulated by it was never started.

A. Project Information (cont.)



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

DEP File Number: _____

WPA Form 8A – Request for Certificate of Compliance

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

Provided by DEP

6. Did the Order of Conditions for this project, or the portion of the project subject to this request, contain an approval of any plans stamped by a registered professional engineer, architect, landscape architect, or land surveyor?

☐ Yes

If yes, attach a written statement by such a professional certifying substantial compliance with the plans and describing what deviation, if any, exists from the plans approved in the Order.

☒ No

B. Submittal Requirements

Requests for Certificates of Compliance should be directed to the issuing authority that issued the final Order of Conditions (OOC). If the project received an OOC from the Conservation Commission, submit this request to that Commission. If the project was issued a Superseding Order of Conditions or was the subject of an Adjudicatory Hearing Final Decision, submit this request to the appropriate DEP Regional Office (see <http://www.mass.gov/eea/agencies/massdep/about/contacts/find-the-massdep-regional-office-for-your-city-or-town.html>).

N:\Engineering\Extenet Systems\NE-MA-BOSTD3M1-ATT\NPPs\AUTOCAD\NPPS\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg 10/20/20

CRAN ID/ EXTENET ID:
CRAN_RCTB_00014_048/NE-MA-ALBRD3M1-14015

LATITUDE / LONGITUDE:
42.362237° / -71.168128°

SITE ADDRESS:
425 CHARLES RIVER RD
CITY, STATE, ZIP:
WATERTOWN, MA 02472

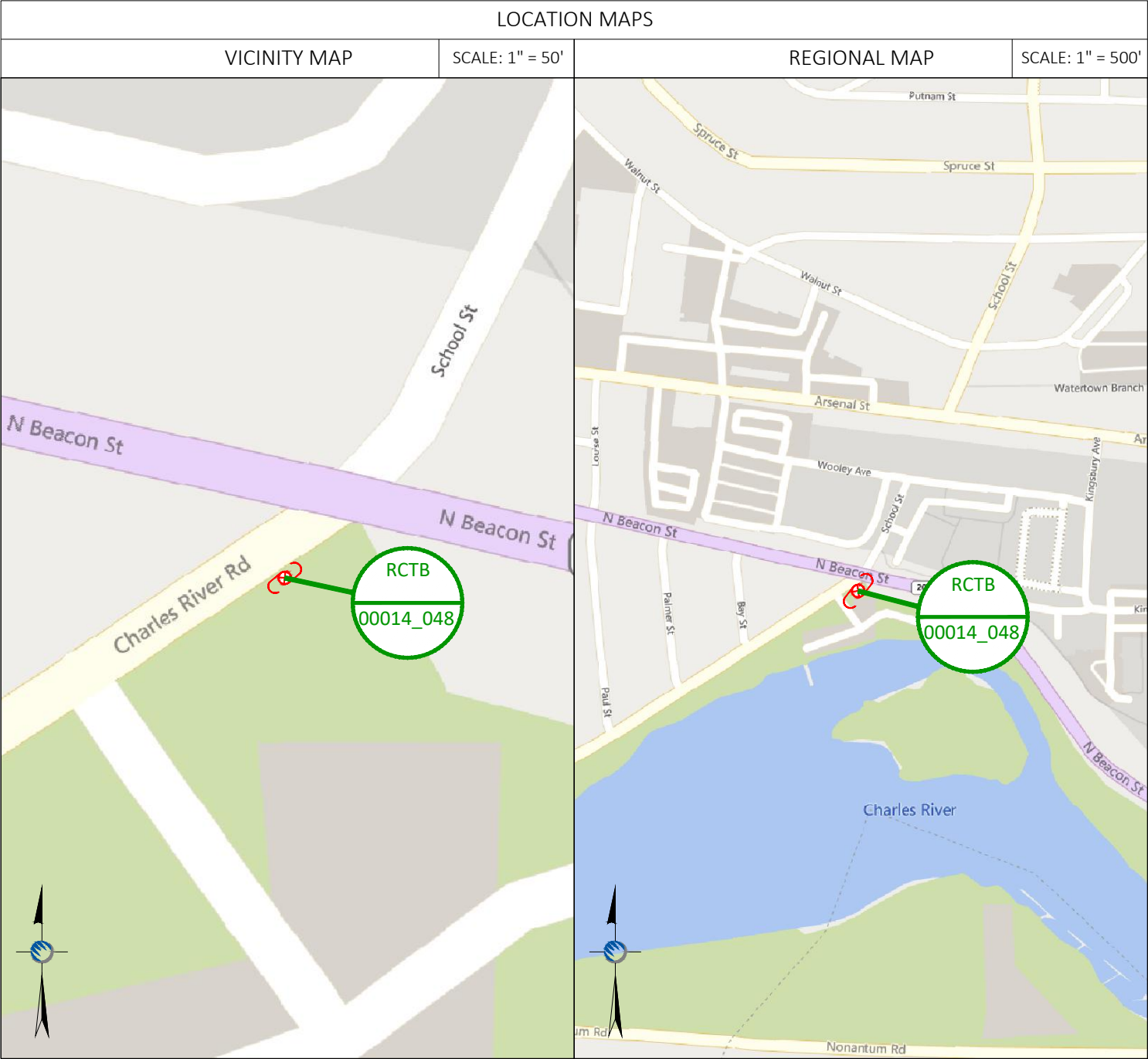
GENERAL NOTES	
THE FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION, A TECHNICIAN WILL VISIT THE SITE AS REQUIRED FOR ROUTINE MAINTENANCE. THE PROJECT WILL NOT RESULT IN ANY SIGNIFICANT DISTURBANCE OR EFFECT ON DRAINAGE; NO SANITARY SEWER SERVICE, POTABLE WATER OR TRASH DISPOSAL IS REQUIRED AND NO COMMERCIAL SIGNAGE.	

SITE INFORMATION	
CRAN ID:	CRAN_RCTB_00014_048
EXTENET NODE ID:	NE-MA-ALBRD3M1-14015
LATITUDE:	42.362237°
LONGITUDE:	-71.168128°
SITE ADDRESS:	425 CHARLES RIVER RD
CITY, STATE ZIP:	WATERTOWN, MA 02472
COUNTY:	MIDDLESEX
JURISDICTION:	CITY OF WATERTOWN
PROPERTY OWNER:	PUBLIC RIGHT-OF-WAY
APPLICANT:	EXTENET SYSTEMS 876 HAMMOND ST CHESTNUT HILL, MA 02467 (617) 232-4154

ENGINEER	
NAME:	ARTHUR PINO
ADDRESS:	3030 WARRENVILLE RD, SUITE 340 LISLE, IL 60532
PHONE:	(978) 804-0652

DO NOT SCALE DRAWINGS
CONTRACTORS SHALL VERIFY ALL PLANS, (EX.) DIMENSIONS & FIELD CONDITIONS ON THE JOB SITE & SHALL IMMEDIATELY NOTIFY THE ARCHITECT / ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.

GENERAL NOTE
GENERAL CONTRACTOR IS REQUIRED TO CROSS CHECK COORDINATES, EXHIBIT PHOTO, AERIAL PHOTO AND SITE PLAN TO ENSURE PROPER POLE LOCATION PRIOR TO BREAKING GROUND, CONCERNS OR QUESTIONS SHOULD BE IMMEDIATELY DIRECTED TO ASSIGNED EXTENET PROJECT MANAGER.



PROJECT DESCRIPTION
INVOLVING INSTALLMENT: THESE PLANS REPRESENT A PORTION OF A PROPOSED SMALL CELL BUILD INVOLVING THE INSTALLMENT OF AN ANTENNA AND RADIO EQUIPMENT ON AN EXISTING WOODEN UTILITY OR REPLACEMENT METAL STREETLIGHT POLE.

APPLICABLE CODE
ALL WORK SHALL BE PERFORMED AND MATERIALS INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THESE CODES.
1. INTERNATIONAL BUILDING CODE 2. INTERNATIONAL MECHANICAL CODE 3. ANSI / TIA-222 STRUCTURAL STANDARD 4. NFPA 780 - LIGHTING PROTECTION CODE 5. UNIFORM PLUMBING CODE 6. NATIONAL ELECTRICAL CODE 7. 2017 NATIONAL ELECTRICAL SAFETY CODE



CALL BEFORE YOU DIG
UNDERGROUND SERVICE ALERT
72 HOURS NOTICE REQUIRED.
ENTER 1-888-DIG-SAFE

DRAWING INDEX	
SHEET NO:	SHEET TITLE
T-1	TITLE SHEET
A-1	SITE PLAN & EXHIBIT PHOTO
A-2	ELEVATIONS
A-3	ELEVATIONS
D-1	ANTENNA DETAILS
D-2	RADIO SHROUD DETAILS
D-3	5G ANTENNA/RADIO DETAILS
D-4	GROUNDING & WIRING DIAGRAMS
GN-1	GENERAL NOTES
GN-2	GENERAL NOTES
GN-3	GENERAL NOTES
GN-4	GENERAL NOTES

PLANS PREPARED FOR:



YOUR NETWORK
EVERYWHERE.

PLANS PREPARED BY:



21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:

SCALE: AS NOTED

DRAWN BY: GL

PLAN ORIG. DATE: 08/09/21

REVISIONS:			
REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT: 42.362237°
LONG: -71.168128°

CRAN ID:
CRAN_RCTB_00014_048

EXTENET NODE ID:
NE-MA-ALBRD3M1-14015

SITE ADDRESS:
425 CHARLES RIVER RD

SHEET TITLE:
TITLE SHEET

SHEET NUMBER:

T-1

10/20/20 N:\Engineering\Extenet Systems\NE-MA-BOSTD3M1-ATT\NPPs\AUTOCAD\NPPS\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg

NOTE:
EXHIBIT PHOTO IS FOR
REFERENCE USE ONLY AND
SHOULD NOT BE USED FOR
CONSTRUCTION PURPOSES.

PROPOSED NODE POLE



EXHIBIT PHOTO

SCALE: NOT TO SCALE

1

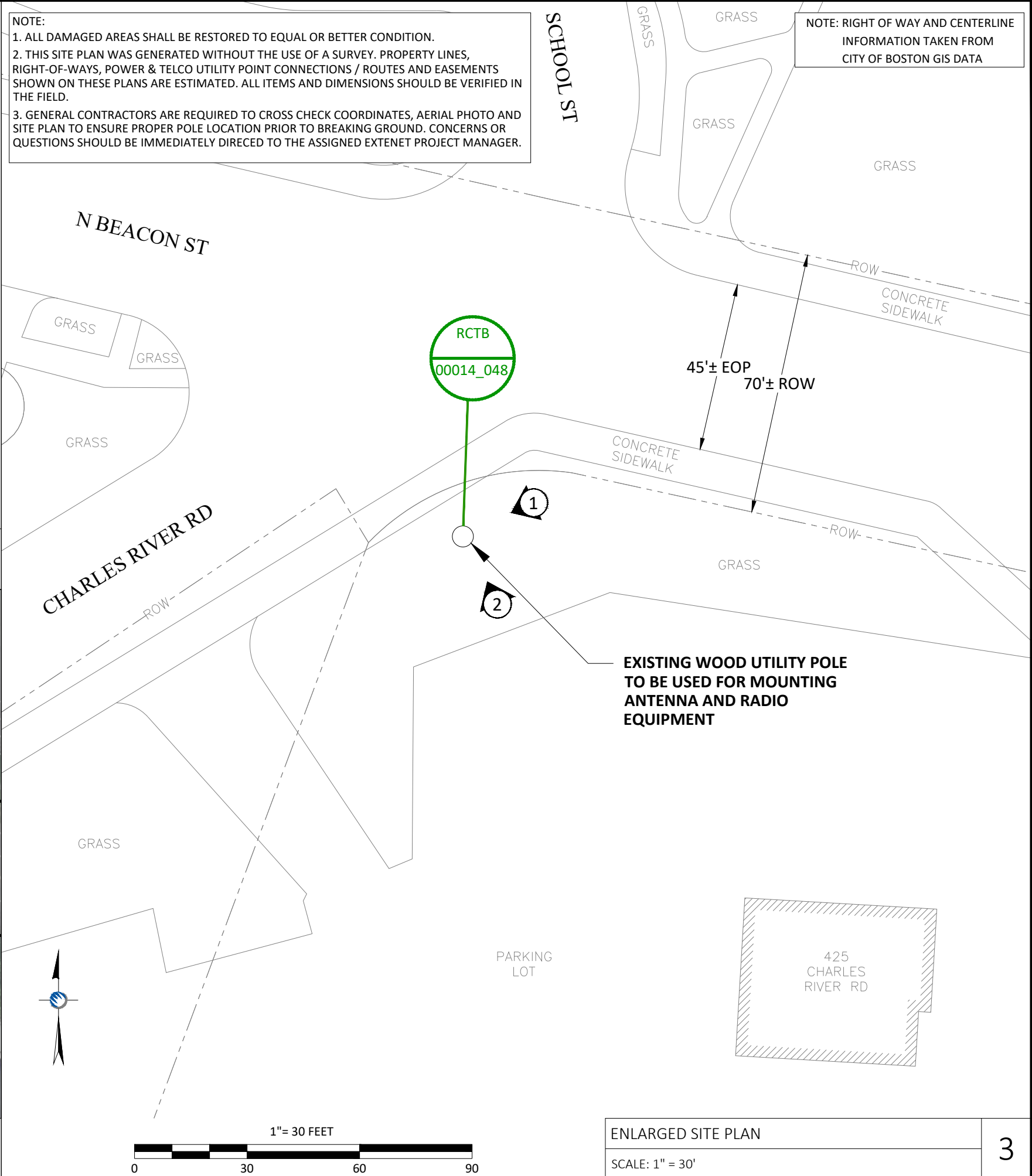
AERIAL SITE LOCATION

SCALE: 1" = 60'

2

NOTE:

1. ALL DAMAGED AREAS SHALL BE RESTORED TO EQUAL OR BETTER CONDITION.
2. THIS SITE PLAN WAS GENERATED WITHOUT THE USE OF A SURVEY. PROPERTY LINES, RIGHT-OF-WAYS, POWER & TELCO UTILITY POINT CONNECTIONS / ROUTES AND EASEMENTS SHOWN ON THESE PLANS ARE ESTIMATED. ALL ITEMS AND DIMENSIONS SHOULD BE VERIFIED IN THE FIELD.
3. GENERAL CONTRACTORS ARE REQUIRED TO CROSS CHECK COORDINATES, AERIAL PHOTO AND SITE PLAN TO ENSURE PROPER POLE LOCATION PRIOR TO BREAKING GROUND. CONCERNS OR QUESTIONS SHOULD BE IMMEDIATELY DIRECTED TO THE ASSIGNED EXTENET PROJECT MANAGER.



ENLARGED SITE PLAN

SCALE: 1" = 30'

3

NOTE: RIGHT OF WAY AND CENTERLINE
INFORMATION TAKEN FROM
CITY OF BOSTON GIS DATA

PLANS PREPARED FOR:

extenet
SYSTEMS
YOUR NETWORK
EVERYWHERE.

PLANS PREPARED BY:

PIKE
TELECOM
21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:

SCALE: AS NOTED

DRAWN BY:

GL

PLAN ORIG. DATE:

08/09/21

REVISIONS:

REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT: 42.362237°
LONG: -71.168128°

CRAN ID:

CRAN_RCTB_00014_048

EXTENET NODE ID:

NE-MA-ALBRD3M1-14015

SITE ADDRESS:

425 CHARLES RIVER RD

SHEET TITLE:

SITE PLAN & EXHIBIT PHOTO

SHEET NUMBER:

A-1

10/20/20 N:\Engineering\Extenet Systems\NE-MA-BOSTD3M1-ATT\NPPs\AUTOCAD\NPPS\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg

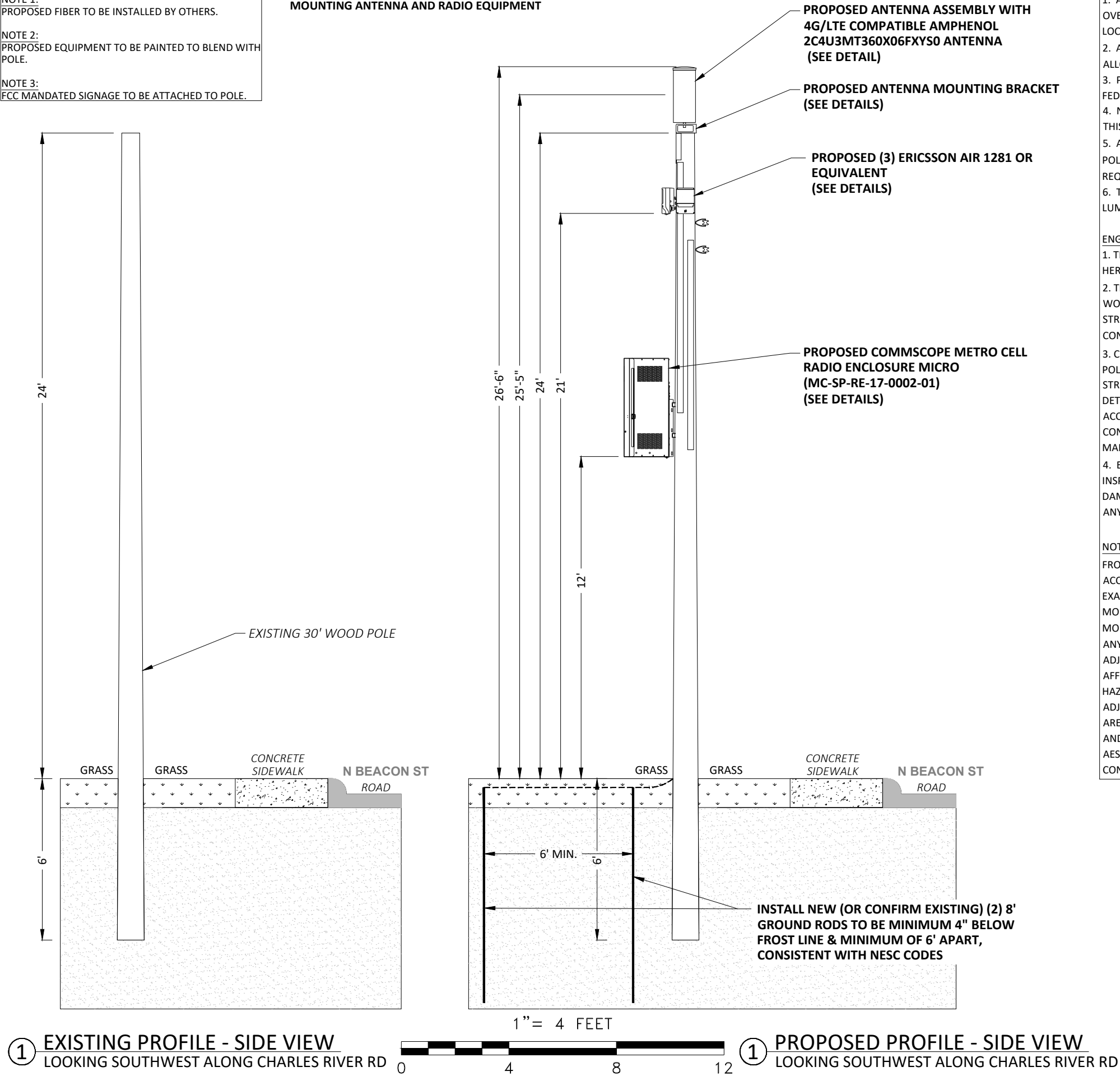
DRAWINGS NOTES:

NOTE 1:
PROPOSED FIBER TO BE INSTALLED BY OTHERS.

NOTE 2:
PROPOSED EQUIPMENT TO BE PAINTED TO BLEND WITH POLE.

NOTE 3:
FCC MANDATED SIGNAGE TO BE ATTACHED TO POLE.

NOTE:
EXISTING WOOD UTILITY POLE TO BE USED FOR MOUNTING ANTENNA AND RADIO EQUIPMENT



NOTES:

1. ALL ATTACHMENTS INSTALLED SHALL MEET ALL CLEARANCE REQUIREMENTS FROM OVERHEAD POWER LINES AS SPECIFIED IN THE LATEST EDITION OF THE NESC AND BY LOCAL UTILITY REGULATIONS.
2. ABSOLUTELY NO FIELD CORING / DRILLING / CUTTING OF METALLIC POLES TO BE ALLOWED.
3. POWER SUPPLY SERVICE CONNECTION AND FIBER OPTIC CABLE CONNECTION TO BE FED UNDERGROUND.
4. NO EXISTING OR FUTURE AERIAL SPANNING ATTACHMENTS ARE TO BE MADE TO THIS POLE.
5. ALL NEW EQUIPMENT/ UNITS SHALL BE PAINTED TO MATCH EXISTING LUMINAIRE, POLE OR ARM TO COMPLY WITH THE CURRENT SURROUNDING AESTHETICS/ REQUIREMENTS.
6. THE COMMUNICATION UNITS SHALL BE A COLOR MATCHING THE EXISTING LUMINAIRE, POLE OR ARM OR BE WHITE, BROWN, GRAY OR BEIGE.

ENGINEERING NOTES:

1. THIS DOCUMENT AND ALL DETAILS, DRAWINGS, AND PROPOSALS CONTAINED HEREIN ARE STRICTLY FOR PERMITTING PURPOSES ONLY.
2. THIS DRAWING IS NOT TO BE USED AS A CONSTRUCTION DOCUMENT. BEFORE ANY WORK BEGINS, CONTRACTOR SHALL REQUEST FULL CONSTRUCTION DRAWINGS AND STRUCTURAL ANALYSIS FOR THIS PROPOSED SITE FROM EXTENET SYSTEMS CONSTRUCTION MANAGER AND/OR THEIR DESIGNATED ENGINEER.
3. CONTRACTOR SHALL REVIEW EXISTING SITE CONDITIONS PRIOR TO CONSTRUCTION. POLE, FOUNDATION AND ACCOMPANYING HARDWARE SHALL BE EVALUATED FOR STRUCTURAL SOUNDNESS. CONTRACTOR SHALL CEASE CONSTRUCTION IF A DETERMINATION IS MADE BY A QUALIFIED PERSON THAT THE POLE, FOUNDATION, OR ACCOMPANYING HARDWARE IS UNABLE TO ACCOMMODATE THE PROPOSED CONDITION. ALL CONCERNS SHALL BE DISCUSSED WITH THE CONSTRUCTION PROJECT MANAGER OR ENGINEER AND MITIGATION AGREED UPON PRIOR TO CONSTRUCTION.
4. EXISTING POLES, FOUNDATION, AND ACCOMPANYING HARDWARE MUST BE INSPECTED BY A RESPONSIBLE TECHNICIAN IN ORDER TO ENSURE THAT THEY ARE NOT DAMAGED OR DECAYED AND ARE NOT LEANING OR MOVING EXCESSIVELY BEFORE ANY WORK IS STARTED.

NOTES:

FROM TIME TO TIME IT MAY BE NECESSARY TO MAKE MINOR ADJUSTMENTS TO ACCOMMODATE, LEVEL OR SPACE ANTENNA MOUNTS AND EQUIPMENT. TWO SUCH EXAMPLES WOULD BE: ADDING A WASHER OR SHIM TO LEVEL OUT A BRACKET OR MOUNT TO MEET SPECIFICATIONS, AND OFFSETTING OR SPACING A BRACKET OR MOUNT DUE TO FLANGES AND/OR SMALL PROTRUSIONS ON A POLE TOP ASSEMBLY. ANY MATERIALS, NUTS, BOLTS, SHIMS OR SPACERS USED TO ACCOMMODATE ADJUSTMENTS TO ANTENNA MOUNTS AND EQUIPMENT MUST BE PERMANENTLY AFFIXED, BOLTED TO THE MOUNT, BRACKET OR POLE; AS NEVER TO BECOME A FALL HAZARD. ALL MATERIALS NUTS, BOLTS, SHIMS OR SPACERS USED IN MINOR ADJUSTMENTS, MUST BE EITHER STAINLESS STEEL OR GALVANIZED; HALF WASHERS ARE PROHIBITED. ANY MINOR ADJUSTMENTS TO ACCOMMODATE ANTENNA MOUNTS AND EQUIPMENT SHOULD BE DONE IN A PROFESSIONAL MANNER WITH SAFETY AND AESTHETICS IN MIND. SHOULD YOU HAVE ANY QUESTIONS CONTACT YOUR ASSIGNED CONSTRUCTION PROJECT MANAGER OR ENGINEER FOR GUIDANCE.

PLANS PREPARED FOR:



PLANS PREPARED BY:



21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:

SCALE: AS NOTED
DRAWN BY: GL
PLAN ORIG. DATE: 08/09/21

REVISIONS:

REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT: 42.362237°
LONG: -71.168128°
CRAN ID: CRAN_RCTB_00014_048
EXTENET NODE ID: NE-MA-ALBRD3M1-14015
SITE ADDRESS: 425 CHARLES RIVER RD
SHEET TITLE: POLE ELEVATIONS

SHEET NUMBER:

A-2

10/20/20 N:\Engineering\Extenet Systems\NE-MA-BOSTD3M1-ATT\NPPs\AUTOCAD\NPPS\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg

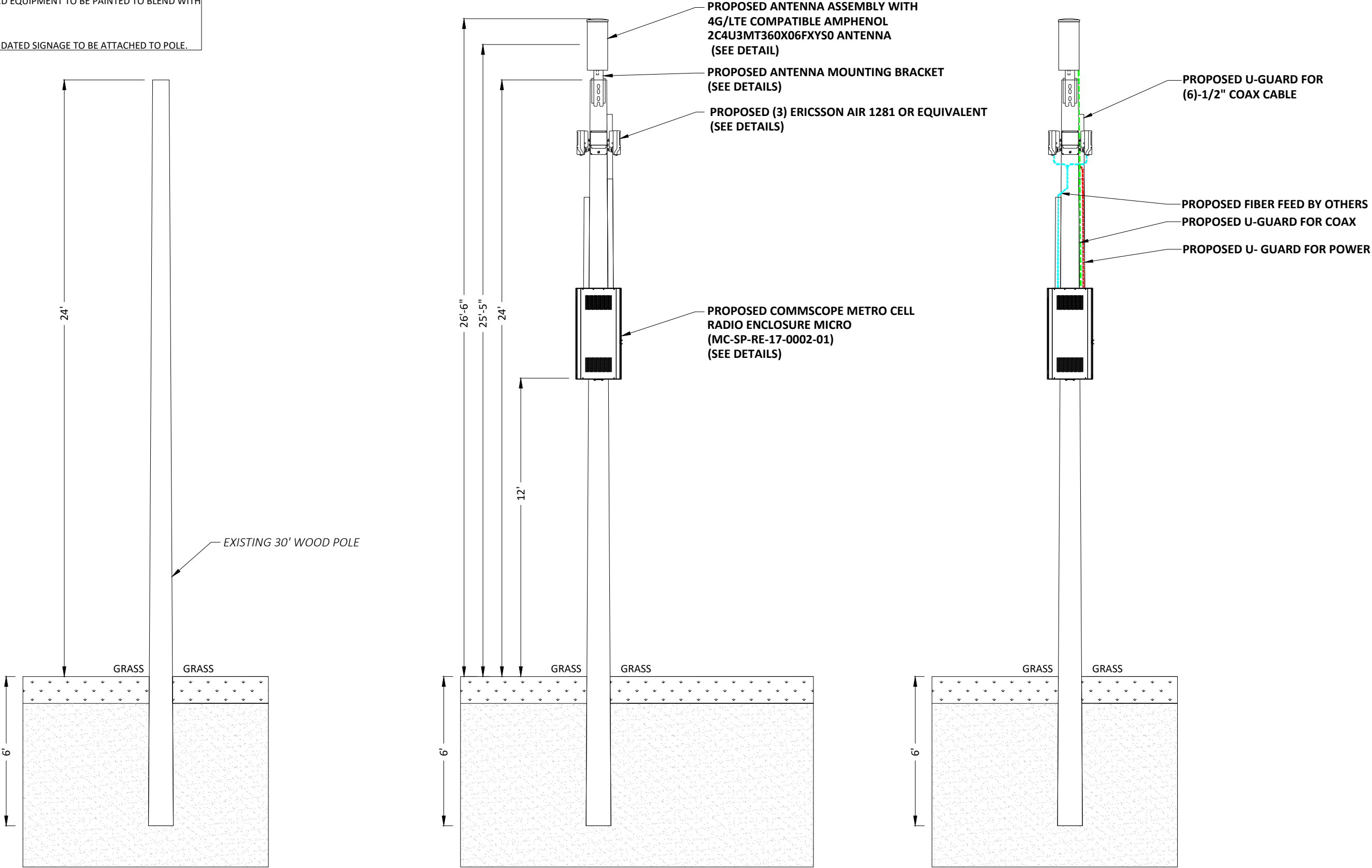
DRAWINGS NOTES:

NOTE 1:
PROPOSED FIBER TO BE INSTALLED BY OTHERS.

NOTE 2:
PROPOSED EQUIPMENT TO BE PAINTED TO BLEND WITH POLE.

NOTE 3:
FCC MANDATED SIGNAGE TO BE ATTACHED TO POLE.

NOTE:
EXISTING WOOD UTILITY POLE TO BE USED FOR MOUNTING ANTENNA AND RADIO EQUIPMENT



② **EXISTING PROFILE - REAR VIEW**
LOOKING NORTHWEST TOWARDS CHARLES RIVER RD

② **PROPOSED PROFILE - REAR VIEW**
LOOKING NORTHWEST TOWARDS CHARLES RIVER RD

CABLE ROUTING ELEVATION

PLANS PREPARED FOR:

extenet SYSTEMS
YOUR NETWORK. EVERYWHERE.

PLANS PREPARED BY:

PIKE TELECOM
21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472
MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:
SCALE: AS NOTED
DRAWN BY: GL
PLAN ORIG. DATE: 08/09/21

REVISIONS:

REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT: 42.362237°
LONG: -71.168128°

CRAN ID:
CRAN_RCTB_00014_048

EXTENET NODE ID:
NE-MA-ALBRD3M1-14015

SITE ADDRESS:
425 CHARLES RIVER RD

SHEET TITLE:
POLE ELEVATIONS

SHEET NUMBER:
A-3

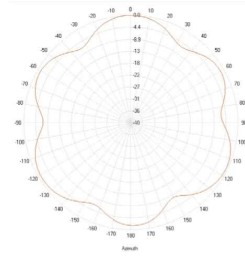


24"x 10" Pseudo Omni 10-Port Canister Antenna [1695-2360, 3550-3700 and 5150-5925 MHz]

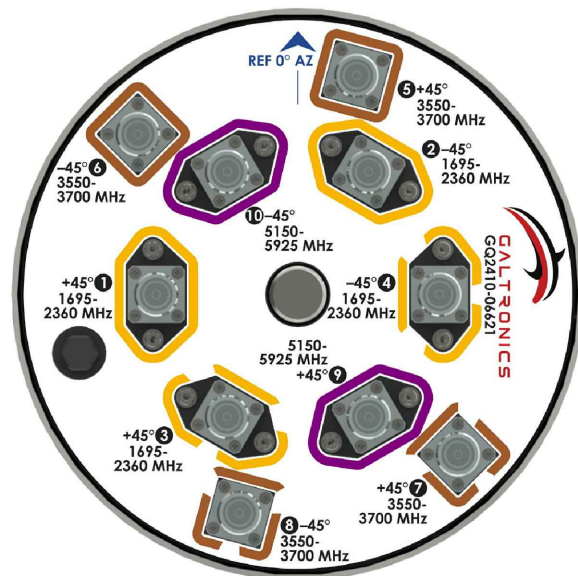
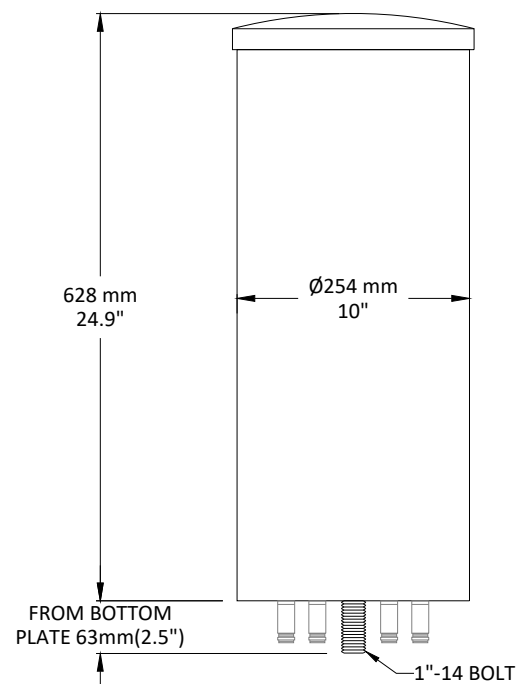
GQ2410-06621

Description:

- Pseudo Omni Canister Antenna for Outdoor DAS and Small Cells.
- 4x ports for AWS/PCS/WCS Band 1695-2360 MHz
- 4x ports for CBR5 Band 3550-3700 MHz
- 2x ports for UNII Band 5150-5925 MHz*



1695-2360, 3550-3700 and 5150-5925 MHz Pseudo Omni Canister Antenna

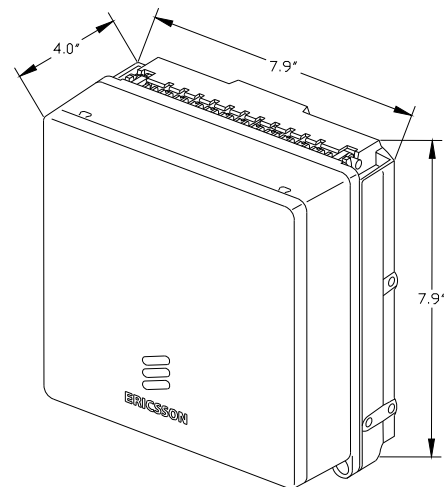


GALTRONICS GQ2410-06621 ANTENNA

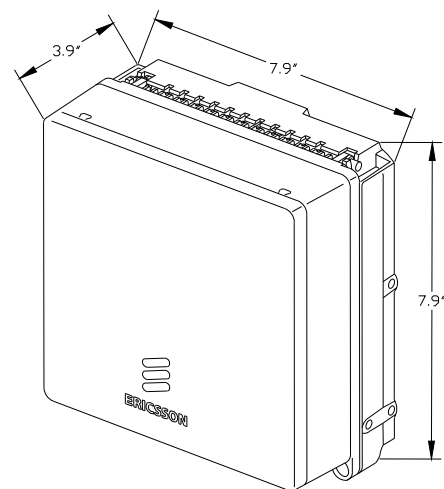
SCALE: NOT TO SCALE

1

ERICSSON RADIO 2205 WITH COVER



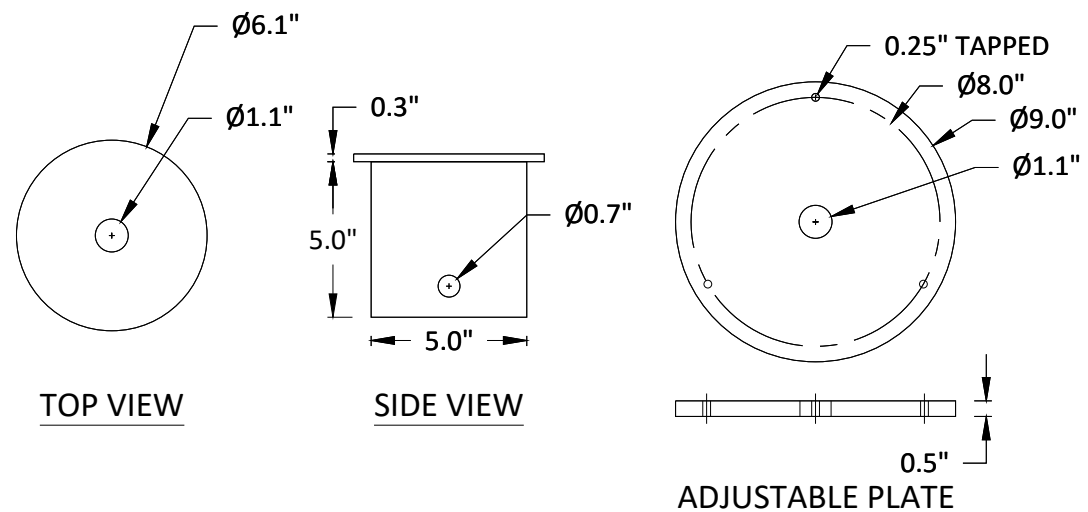
ERICSSON RADIO 4402 WITH COVER



ERICSSON 2203 & 2205 RADIOS WITH COVER
POLE MOUNT REMOTE UNIT

SCALE: NOT TO SCALE

2



CUSTOM MOUNTING BRACKET

SCALE: NOT TO SCALE

3

PLANS PREPARED FOR:



YOUR NETWORK
EVERYWHERE.

PLANS PREPARED BY:



21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:

SCALE: AS NOTED
DRAWN BY: GL
PLAN ORIG. DATE: 08/09/21

REVISIONS:

REV	DESCRIPTION	BY	DATE

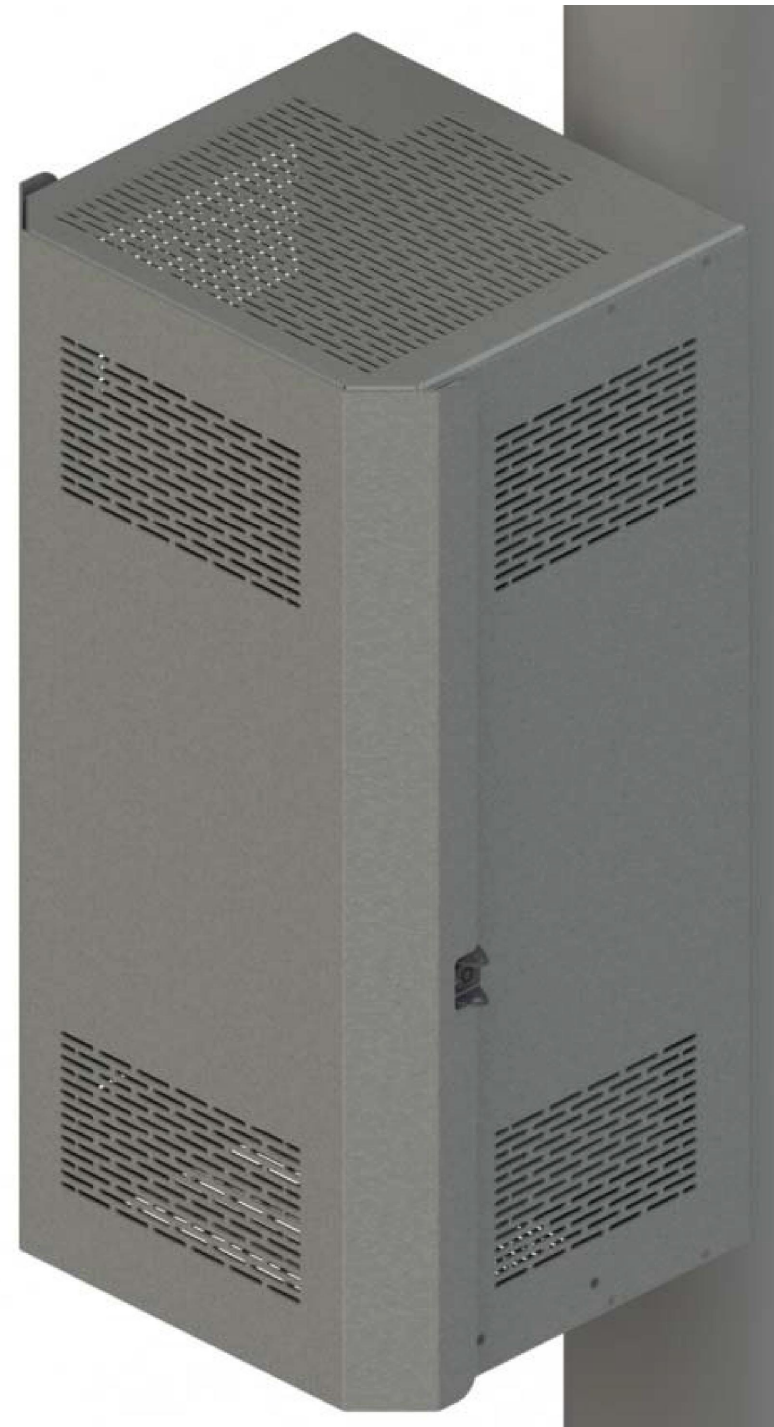
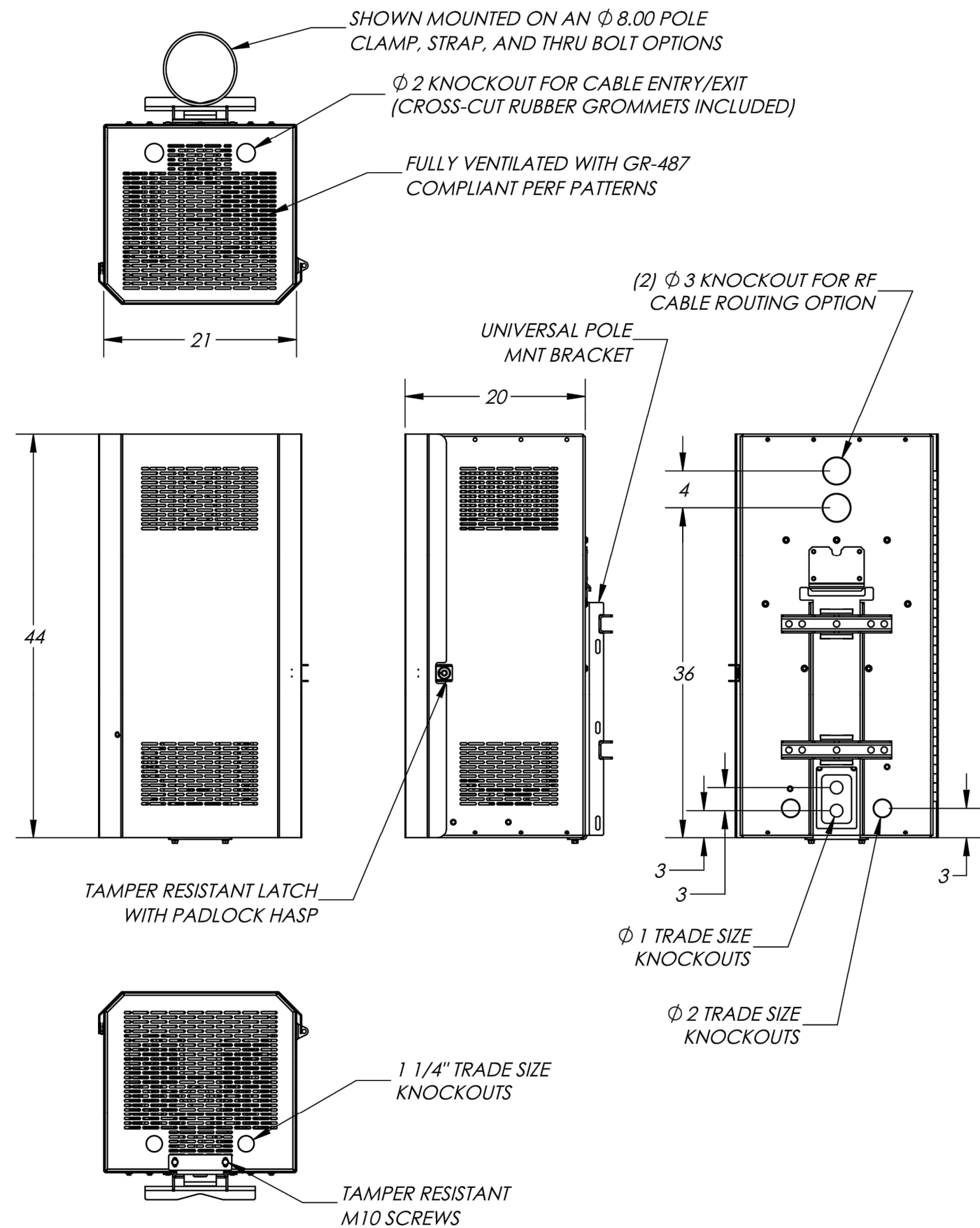
SITE INFO:

LAT: 42.362237°
LONG: -71.168128°
CRAN ID:
CRAN_RCTB_00014_048
EXTENET NODE ID:
NE-MA-ALBRD3M1-14015
SITE ADDRESS:
425 CHARLES RIVER RD
SHEET TITLE:
ANTENNA DETAILS

SHEET NUMBER:

D-1

N:\Engineering\Extenet Systems\NE-MA-BOSTD3M1-ATT\NPPs\AUTOCAD\NPPS\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg
10/20/20



MICRO RADIO CONCEALMENT ENCLOSURE - 10.7 CU FT
SCALE: NOT TO SCALE

1

PLANS PREPARED FOR:

extenet SYSTEMS
YOUR NETWORK. EVERYWHERE.

PLANS PREPARED BY:

PIKE TELECOM
21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472
MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:
SCALE: AS NOTED
DRAWN BY: GL
PLAN ORIG. DATE: 08/09/21

REVISIONS:

REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT: 42.362237°
LONG: -71.168128°

CRAN ID:
CRAN_RCTB_00014_048

EXTENET NODE ID:
NE-MA-ALBRD3M1-14015

SITE ADDRESS:
425 CHARLES RIVER RD

SHEET TITLE:
RADIO SHROUD DETAILS

SHEET NUMBER:

D-2

AIR 1281

General

OOB Spurious Emission	FCC and 3GPP compliant
Number of beams	4x400MHz, 2x800MHz,
Max total EIRP	56/53 dBm
OBW	400/800 MHz
IBW	Full band

Interface

Fronthaul IF	C1 CPRI, 10 and 25Gbps
Power Supply	100-250VAC, -48VDC
Typ. Power Consumption	< 150 W

Mechanical

Installation type	Pole/Wall/Strand mounted
Dimensions	~270x200x130
Weight	8.4 kg
Operating temperature	-40°C to +55°C
IP Class	IP65



PLANS PREPARED FOR:



YOUR NETWORK
EVERYWHERE.

PLANS PREPARED BY:



21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:

SCALE:AS NOTED

DRAWN BY:GL

PLAN ORIG. DATE:08/09/21

REVISIONS:

REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT: 42.362237°
LONG: -71.168128°

CRAN ID:
CRAN_RCTB_00014_048

EXTENET NODE ID:
NE-MA-ALBRD3M1-14015

SITE ADDRESS:
425 CHARLES RIVER RD

SHEET TITLE:
5G ANTENNA/RADIO DETAILS

SHEET NUMBER:

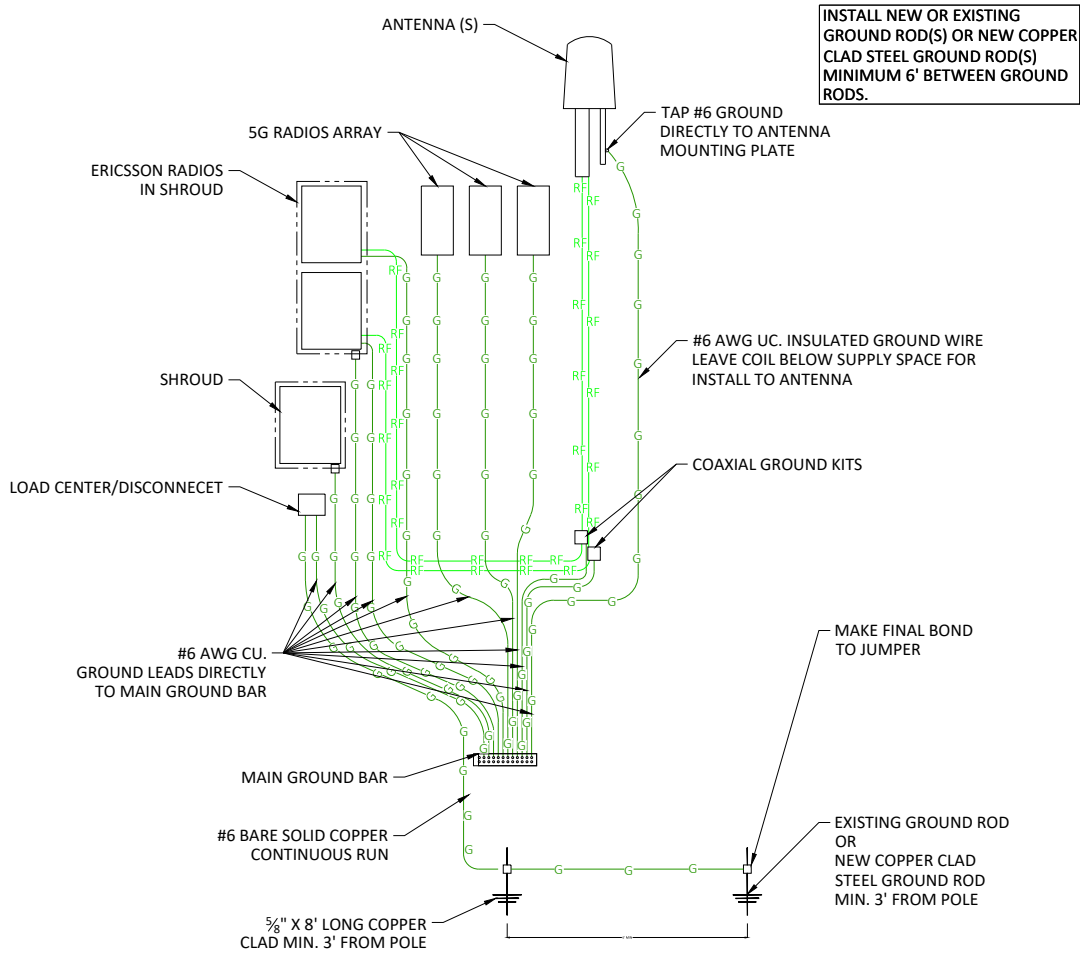
D-3

ERICSSON AIR 1281 ANTENNA INTEGRATED RADIO

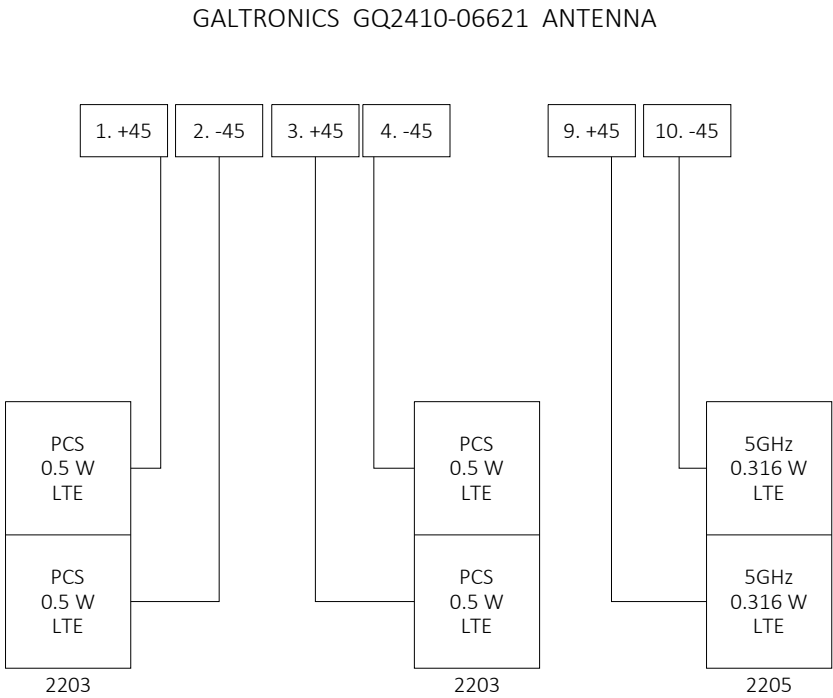
SCALE: NOT TO SCALE

1

10/20/20 N:\Engineering\Extenet Systems\NE-MA-BOSTD3M1-ATT\NPPs\AUTOCAD\NPPS\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg



GROUNDING DIAGRAM	1
SCALE: NOT TO SCALE	



WIRING DIAGRAM	2
SCALE: NOT TO SCALE	

ANTENNA WIRING DIAGRAM
MODIFY TO MATCH SCENARIO.

PLANS PREPARED FOR:

extenet

YOUR NETWORK. EVERYWHERE.

SYSTEMS

PLANS PREPARED BY:

PIKE

TELECOM

21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:

SCALE: AS NOTED

DRAWN BY: GL

PLAN ORIG. DATE: 08/09/21

REVISIONS:

REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT: 42.362237°
LONG: -71.168128°

CRAN ID:
CRAN_RCTB_00014_048

EXTENET NODE ID:
NE-MA-ALBRD3M1-14015

SITE ADDRESS:
425 CHARLES RIVER RD

SHEET TITLE:
GROUNDING & WIRING DIAGRAMS

SHEET NUMBER:

D-4

N:\Engineering\Extenet Systems\NE-MA-BOSTD3M1-ATT\NPPs\AUTOCAD\NPPs\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg 10/20/20

1. GENERAL PROVISIONS

1.1 CONTRACT OVERVIEW

1. THE INTENTION OF THESE DOCUMENTS IS TO SHOW THE COMPLETE INSTALLATION AND TO INCLUDE ALL LABOR AND MATERIALS REASONABLY NECESSARY, WHETHER OR NOT SPECIFICALLY INDICATED, FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK AS STIPULATED IN THE CONTRACT. THE INTENT OF THESE DOCUMENTS IS NOT TO DESIGNATE THE MEANS AND METHODS OF PROCEDURE OF THE WORK. THE CONTRACTORS SHALL SUPERVISE AND COORDINATE ALL WORK, USING THEIR PROFESSIONAL KNOWLEDGE AND SKILLS. THEY ARE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, PROCEDURES, SEQUENCING AND COORDINATING OF ALL PORTIONS OF THE WORK UNDER THE CONTRACT.
2. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE CURRENT EDITION OF THE FOLLOWING CODES, STANDARDS, AND SUPPLEMENTS:
- RULES AND SPECIFICATIONS FOR EXCAVATION ACTIVITY WITHIN THE CITY OF BOSTON
 - IBC - INTERNATIONAL BUILDING CODE
 - ACI - AMERICAN CONCRETE INSTITUTE
 - AISI - AMERICAN INSTITUTE OF STEEL CONSTRUCTION SPECIFICATIONS
 - IGL - INSTITUTE OF ELECTRICAL AND ELECTRONICS ENGINEERS
 - NEC - NATIONAL ELECTRICAL CODE
 - NESC - NATIONAL ELECTRICAL SAFETY CODE
 - UL - UNDERWRITERS LABORATORIES
 - NSPC - NATIONAL STANDARD PLUMBING CODE
 - IMC - INTERNATIONAL MECHANICAL CODE
 - NFPA - NATIONAL FIRE PROTECTION ASSOCIATION
 - OSHA - OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION
 - ANSII/TIA - TELECOMMUNICATIONS INDUSTRY ASSOCIATION - 222-G STANDARD
 - ALL GOVERNING STATE, COUNTY AND LOCAL CODES AND ORDINANCES
- THE MOST STRINGENT CODE WILL APPLY IN THE CASE OF DISCREPANCIES OR DIFFERENCES IN THE CODE REQUIREMENTS.
3. THE ENGINEERING DRAWINGS SHOW PRINCIPAL AREAS WHERE WORK MUST BE ACCOMPLISHED UNDER THIS CONTRACT. INCIDENTAL WORK MAY ALSO BE NECESSARY IN AREAS NOT SHOWN ON THE ENGINEERING DRAWINGS DUE TO CHANGES AFFECTING EXISTING ELECTRICAL OR OTHER SYSTEMS. SUCH INCIDENTAL WORK IS ALSO A PART OF THIS CONTRACT. INSPECT THOSE AREAS AND ASCERTAIN WHAT IS NEEDED TO DO THAT WORK IN ACCORDANCE WITH THE CONTRACT REQUIREMENTS AT NO ADDITIONAL COST TO THE OWNER.
4. DO NOT ESTIMATE DESIRED MEASUREMENTS BY MEASURING DRAWINGS. ALL SHOWN DIMENSIONS TAKE PRECEDENCE OVER SCALING.
5. MINOR DEVIATIONS FROM THE DESIGN LAYOUT ARE ANTICIPATED AND SHALL BE CONSIDERED AS PART OF THE WORK. HOWEVER, NO CHANGE THAT ALTERS THE OBJECTIVE AND INTENT OF THE DESIGN WILL BE MADE OR PERMITTED BY THE OWNER WITHOUT A CHANGE ORDER.
6. GENERAL CIVIL, STRUCTURAL, ELECTRICAL, AND ANTENNA DRAWINGS ARE INTERRELATED. IN PERFORMANCE OF THE WORK, EACH CONTRACTOR MUST REFER TO ALL DRAWINGS. ALL COORDINATION SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
7. THE GENERAL NOTES CONTAINED HEREIN ARE PART OF THE PLANS AND SPECIFICATIONS, AND ARE TO BE COMPLIED WITH IN ALL RESPECTS. THE MOST RESTRICTIVE NOTES SPECIFIED ARE TO TAKE PRECEDENCE. CERTAIN SECTIONS OF THE GENERAL NOTES MAY NOT APPLY TO EVERY SITE. THE CONTRACTOR IS TO COMPLY WITH ALL APPLICABLE GENERAL NOTES IN ALL RESPECTS.
8. ALL GENERAL NOTES AND STANDARD DETAILS ARE THE MINIMUM REQUIREMENT TO BE USED IN CONDITIONS WHICH ARE NOT SPECIFICALLY SHOWN OTHERWISE.
9. REPRESENTATION OF THE TRUE NORTH OTHER THAN THOSE FOUND ON THE PLOT OF THE SURVEY DRAWING SHALL NOT BE USED TO IDENTIFY OR ESTABLISH THE BEARING OF THE TRUE NORTH AT THE SITE. THE CONTRACTOR SHALL RELY SOLELY ON THE PLOT OF THE SURVEY DRAWING AND SURVEYORS MARKINGS AT THE SITE FOR THE ESTABLISHMENT OF THE TRUE NORTH, AND SHALL NOTIFY THE ENGINEER PRIOR TO PROCEEDING WITH THE WORK IF ANY DISCREPANCY IS FOUND BETWEEN THE VARIOUS ELEMENTS OF THE WORKING DRAWINGS AND THE TRUE NORTH ORIENTATION AS DEPICTED ON THE CIVIL SURVEY. THE CONTRACTOR SHALL ASSUME SOLE LIABILITY FOR ANY FAILURE TO NOTIFY THE ENGINEER.
10. THE CONTRACTOR SHALL USE ADEQUATE NUMBERS OF SKILLED WORKMEN WHO ARE THOROUGHLY TRAINED AND EXPERIENCED IN THE NECESSARY CRAFTS, AND WHO ARE COMPLETELY FAMILIAR WITH THE SPECIFIED REQUIREMENTS AND METHODS NEEDED FOR PROPER PERFORMANCE OF THE WORK.
11. THE CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR THE JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT. THIS INCLUDES THE SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT IS MADE TO APPLY CONTINUOUSLY AND IS NOT LIMITED TO NORMAL WORKING HOURS. THE CONTRACTOR FURTHER AGREES TO INDEMNIFY AND HOLD THE DESIGN ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF THE WORK ON THIS PROJECT.
12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLYING WITH ALL SAFETY PRECAUTIONS AND REGULATIONS, SUCH AS OSHA COMPLIANCE, DURING THE PROGRESS OF WORK. THE ENGINEER WILL NOT ADVISE NOR PROVIDE DIRECTION AS TO SAFETY PRECAUTIONS AND PROGRAMS.
13. SAFETY MEETINGS SHALL TAKE PLACE EVERY MORNING BEFORE THE WORK DAY BEGINS.
14. THE CONTRACTOR SHALL ASSUME COMPLETE RESPONSIBILITY FOR THE SECURITY OF THE SITE UNTIL COMPLETION OF THE CONSTRUCTION.
15. IT IS THE CONTRACTOR'S RESPONSIBILITY TO EXAMINE ALL PLAN SHEETS AND SPECIFICATIONS AND COORDINATE THEIR WORK WITH THE WORK OF ALL OTHER CONTRACTORS TO ENSURE THAT WORK PROGRESSION IS NOT INTERRUPTED.
16. THE CONTRACTOR IS INSTRUCTED TO COOPERATE WITH ANY AND ALL OTHER CONTRACTORS PERFORMING WORK ON THIS JOBSITE DURING THE PERFORMANCE OF THIS CONTRACT TO AVOID DELAYS IN THE SCHEDULE OR OTHER WORK PERFORMED IN THE VICINITY OF THE CONSTRUCTION AREA.
17. THE CONTRACTOR SHALL SUBMIT A CONSTRUCTION SCHEDULE TO THE PROPERTY OWNER WELL IN ADVANCE OF THE STARTING DATE OF THE WORK. THE OWNER SHALL ALSO BE NOTIFIED OF A CHANGE IN THE CONSTRUCTION SCHEDULE.
18. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL REQUIRED PERMITS.
19. EACH CONTRACTOR IS RESPONSIBLE FOR PULLING BUILDING PERMITS AT THE LOCAL JURISDICTION AS THE CONTRACTOR OF RECORD, AND SHALL PROVIDE THE JURISDICTION WITH ALL PROOF REQUIRED TO OPERATE AS CONTRACTOR IN THIS JURISDICTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AND INCURRING THE COST OF ALL REQUIRED PERMITS, INSPECTIONS, CERTIFICATIONS, ETC. PRIOR TO BEGINNING WORK.
20. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING AMPLE NOTICE TO THE BUILDING INSPECTION DEPARTMENT TO SCHEDULE THE REQUIRED INSPECTIONS. A MINIMUM OF 48 HOURS OF NOTICE SHOULD BE GIVEN TO AUTHORITIES. AN EXTENSION IN THE CONTRACT SCHEDULE WILL NOT BE GRANTED DUE TO DELAY CAUSED BY INSPECTIONS.
21. EACH CONTRACTOR IS RESPONSIBLE FOR APPLICATION AND PAYMENT OF CONTRACTOR LICENSES, BONDS AND INSURANCES. DOCUMENTATION SHALL BE PROVIDED TO THE OWNER PRIOR TO WORK.
22. A COPY OF THE APPROVED PLANS SHALL BE KEPT IN A PLACE SPECIFIED BY THE GOVERNING AGENCY, AND BY LAW BE AVAILABLE FOR INSPECTION AT ALL TIMES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE ALL CONSTRUCTION SETS REFLECT THE SAME INFORMATION AS THE APPROVED PLANS. THE CONTRACTOR SHALL ALSO MAINTAIN ONE SET OF PLANS AT THE SITE FOR PURPOSE OF DOCUMENTING ALL AS-BUILTS, CHANGES, REVISIONS, ADDENDA, OR CHANGE ORDERS.
23. THE CONTRACTOR IS TO PROVIDE THE OWNER WITH A FULL SET OF RECORD DRAWINGS WITH ACTUAL DIMENSIONS, ROUTING AND CIRCUITS UPON COMPLETION OF CONSTRUCTION.
24. THE CONTRACTOR IS TO CONTACT BOTH LOCAL POWER AND TELEPHONE UTILITY COMPANIES BEFORE CONSTRUCTION BEGINS TO ORDER SERVICE, OBTAIN AND PAY ALL FEES ASSOCIATED WITH THE CONSTRUCTION, SCHEDULE INSTALLATION OF SERVICE, COORDINATE CONDUIT RUN/TERMINATION POINTS AND OBTAIN ANY FIELD MATERIALS THAT MAY BE SUPPLIED BY THE UTILITY COMPANIES AND INSTALLED BY THE CONTRACTORS.
25. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TEMPORARY BRACING, SHORING, TIES, FORM WORK AND THE PROTECTION OF ALL WORK DURING CONSTRUCTION TO AVOID DAMAGE, COLLAPSE, DISTORTION, MISALIGNMENT AND ALTERATION OF EXISTING WARRANTIES.
26. THE CONTRACTOR IS RESPONSIBLE TO PROVIDE TEMPORARY POWER, WATER AND TOILET FACILITIES AS REQUIRED BY THE PROPERTY OWNER OR GOVERNING AGENCY.
27. THE CONTRACTOR SHALL MONITOR ALL EXISTING STRUCTURES DURING CONSTRUCTION.
28. THE CONTRACTOR SHALL COORDINATE THE FINAL DIMENSIONS OF ANY TYPE OF STRUCTURAL LAYOUT WITH THE FOOTPRINT OF THE NEW EQUIPMENT BEFORE ORDERING ANY MATERIALS.
29. ALL MATERIALS AND EQUIPMENT SHALL BE NEW AND IN SAFE CONDITION PRIOR TO INSTALLATION, AND SHALL BE OF THE BEST GRADE AND OF THE SAME MANUFACTURER THROUGHOUT, FOR EACH CLASS, GROUP, OR EQUIPMENT.
30. ALL MATERIALS MUST BE STORED ON A LEVEL AND DRY LOCATION AND IN A MANNER THAT WILL NOT OBSTRUCT THE FLOW OF OTHER WORK RELATED OR NOT RELATED TO THIS CONTRACT. ANY EQUIPMENT OR MATERIAL STORAGE MUST MEET ALL RECOMMENDATIONS OF THE MANUFACTURER. THE CONTRACTOR SHALL INSPECT THOROUGHLY ALL MATERIALS AND EQUIPMENT PRIOR TO FINAL INSTALLATION. DAMAGED EQUIPMENT OR MATERIALS SHALL NOT BE INSTALLED.
31. ALL MATERIALS SHALL BE INSTALLED PER THE MANUFACTURER'S INSTRUCTIONS.
32. EXCEPT FOR WARNING SIGNS SUCH AS "NO TRESPASSING" AND SIGNS THAT STATE OWNERSHIP AND EMERGENCY TELEPHONE NUMBERS, NO SIGN SHALL BE LOCATED ON THE PROPERTY. EXISTING SIGNS WILL BE MAINTAINED AND PROTECTED.
33. ALL EQUIPMENT SHALL BE INSTALLED LEVEL AND PLUMB.

1.2 EXISTING CONDITIONS AND STRUCTURES

1. BEFORE BEGINNING WORK AT THE SITE, THE CONTRACTOR SHALL INSPECT THE EXISTING PROPERTY OR BUILDING AND DETERMINE THE EXTENT OF EXISTING FINISHES, SPECIALTIES, EQUIPMENT AND OTHER ITEMS WHICH MUST BE REMOVED AND REINSTALLED IN ORDER TO PERFORM THE WORK UNDER THIS CONTRACT. THE CONTRACTOR MUST VERIFY ALL DIMENSIONS, CONDITIONS AND ELEVATIONS BEFORE STARTING WORK. NO EXTRA CHARGE OR COMPENSATION SHALL BE ALLOWED DUE TO DIFFERENCES BETWEEN ACTUAL DIMENSIONS AND DIMENSIONS INDICATED ON THE CONSTRUCTION DRAWINGS. ALL WORK SHALL BE PERFORMED IN A WORKMANLIKE MANNER IN ACCORDANCE WITH ACCEPTED CONSTRUCTION PRACTICES.
2. BY SUBMITTING A BID FOR THIS WORK, THE CONTRACTOR ACKNOWLEDGES THAT HE HAS THOROUGHLY REVIEWED AND UNDERSTOOD THE CONSTRUCTION DOCUMENTS, VISITED THE SITE, AND IS FAMILIAR WITH THE CONDITIONS ENCOUNTERED AT THE SITE.
3. THE CONTRACTOR, IF AWARDED THE CONTRACT, WILL NOT BE ALLOWED ANY EXTRA COMPENSATION BY REASON OF ANY MATTER OR THING WHICH THE CONTRACTOR MIGHT NOT HAVE FULLY EXPLORED PRIOR TO BIDDING.
4. NO PLEA OF IGNORANCE OF CONDITIONS THAT EXIST, OR OF DIFFICULTIES THAT MAY BE ENCOUNTERED OR OF ANY OTHER RELEVANT MATTER CONCERNING THE WORK TO BE PERFORMED WILL BE ACCEPTED AS A REASON FOR ANY FAILURE OR OMISSION ON THE PART OF THE CONTRACTOR TO FULFILL THE REQUIREMENTS OF THE CONTRACT DOCUMENTS.
5. IT IS UNDERSTOOD BY THE OWNER THAT THE CONTRACTOR IN SUBMITTING HIS BID, WARRANTS THAT HE HAS CAREFULLY EXAMINED THE SITE OF THE PROJECT TO BECOME ACQUAINTED WITH THE SURROUNDING PROPERTIES, THE MEANS OF APPROACH TO THE SITE, THE CONDITIONS OF THE ACTUAL JOB SITE, THE FACILITIES FOR DELIVERING, STORING, PLACING, HANDLING, AND THE REMOVAL OF MATERIALS AND EQUIPMENT AND ANY AND ALL DIFFICULTIES THAT MAY BE ENCOUNTERED DURING THE EXECUTION OF ALL THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
6. THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES HAVE NOT BEEN VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR IS RESPONSIBLE FOR HAVING ALL UNDERGROUND UTILITIES LOCATED WITH THE LIMITS OF CONSTRUCTIONS AND ACCEPTS FULL RESPONSIBILITY FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY THE CONTRACTOR'S FAILURE TO LOCATE ALL UNDERGROUND UTILITIES BEFORE COMMENCING WORK.
7. SHOULD ANY ERROR OR INCONSISTENCY APPEAR IN THE DRAWINGS OR SPECIFICATIONS, THE CONTRACTOR, BEFORE PROCEEDING WITH THE WORK, MUST MAKE MENTION OF THE SAME TO THE ENGINEER AND OWNER FOR PROPER ADJUSTMENT AND IN NO CASE PROCEED WITH THE WORK IN UNCERTAINTY OR WITH INSUFFICIENT INSTRUCTION.
8. THE CONTRACTOR AND EACH SUBCONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL MEASUREMENTS AT THE SITE BEFORE ORDERING ANY MATERIALS OR DOING ANY WORK. NO EXTRA CHARGE OR COMPENSATION SHALL BE ALLOWED DUE TO DIFFERENCES BETWEEN ACTUAL DIMENSIONS AND DIMENSIONS INDICATED ON THE CONSTRUCTION DRAWINGS. ANY DISCREPANCY IN DIMENSIONS WHICH MAY BE FOUND SHALL BE SUBMITTED TO THE ENGINEER AND THE OWNER REPRESENTATIVE FOR CONSIDERATION BEFORE THE CONTRACTOR PROCEEDS WITH THE WORK IN THE AFFECTED AREAS. THE CONTRACTORS WORK SHALL NOT VARY FROM THE PLANS WITHOUT THE EXPRESSED APPROVAL OF THE OWNER OR OWNER REPRESENTATIVE.
9. TRADE, PRODUCT NAMES, MANUFACTURER NAMES, CATALOG NUMBERS, AND INDICATIONS OF EXISTING PRODUCT TYPES SHOWN ON THE DRAWINGS ARE BELIEVED TO BE ACCURATE. IF THEY ARE DISCOVERED TO BE INACCURATE, NOTIFY OWNERS/ENGINEERS IMMEDIATELY AND DO NOT PROCEED WITHOUT INSTRUCTIONS.
10. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL PROTECT ALL AREAS FROM DAMAGES WHICH MAY OCCUR DURING CONSTRUCTION. ANY DAMAGES TO NEW OR EXISTING SURFACES, STRUCTURES, PROPERTY, SHRUBBERY, TREES, OR EQUIPMENT, SHALL BE IMMEDIATELY REPAIRED OR REPLACED TO THE SATISFACTION OF THE PROPERTY OWNER. THE CONTRACTOR SHALL BEAR THE COST OF REPAIRING OR REPLACING ANY DAMAGED AREAS.
11. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONARY MEASURES AND EFFORTS TO PROTECT THE STRUCTURAL INTEGRITY OF EXISTING STRUCTURES AND PROPERTIES. WHEN WORK IS PERFORMED IN THE VICINITY OF EXISTING STRUCTURES, THE STRUCTURAL INTEGRITY AND STABILITY SHALL BE MONITORED AT ALL TIMES DURING EVERY PHASE OF THE CONSTRUCTION.
12. THE CONTRACTOR SHALL PROTECT EXISTING PROPERTY LINE MONUMENTATION. ANY MONUMENTATION DISTURBED OR DESTROYED, AS JUDGED BY THE OWNER OR OWNER'S REPRESENTATIVE SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE UNDER SUPERVISION OF A LICENSED LAND SURVEYOR.
13. NEW CONSTRUCTION ADDED TO EXISTING CONSTRUCTION SHALL BE MATCHED IN FORM, TEXTURE, MATERIAL AND PAINT COLOR EXCEPT AS NOTED IN THE PLANS.
14. WHERE INDICATED ON THE PLANS, THE CONTRACTOR SHALL PAINT ALL NEW ANTENNAS, SHROUDS, AND RELATED MOUNTING HARDWARE TO MATCH THE EXISTING ADJACENT SURFACES. THE CONTRACTOR SHALL NOT USE A METAL BASED PAINT FOR ANTENNAS. ALL SURFACE CONTAMINATION SHALL BE REMOVED PRIOR TO PAINTING NEW SURFACES.
15. THE PLANS SHOW SOME KNOWN SUBSURFACE STRUCTURES, ABOVE GROUND STRUCTURES, AND/OR UTILITIES BELIEVED TO EXIST IN THE WORKING AREA. THE EXACT LOCATIONS MAY VARY FROM THE LOCATIONS INDICATED. IN PARTICULAR, THE CONTRACTOR IS WARNED THAT THE EXACT OR EVEN APPROXIMATE LOCATION OF SUCH PIPELINES, SUBSURFACE STRUCTURES, AND/OR UTILITIES IN THE AREA MAY BE SHOWN OR MAY NOT BE SHOWN; AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PROCEED WITH GREAT CARE IN EXECUTING ANY WORK. BEFORE DIGGING, DRILLING OR BLASTING, CALL THE UNDERGROUND SERVICES ALERT NUMBER WELL IN ADVANCE OF THE COMMENCEMENT OF WORK. THE PERIOD OF ADVANCE NOTICE PROVIDED SHALL NOT BE LESS THAN THE MINIMUM REQUIRED BY LAW.
16. IN THE EVENT THAT THE CONTRACTOR DAMAGES ANY EXISTING WATER, SEWER, DRAINAGE, ELECTRICAL, GAS, TRAFFIC SYSTEM, COMMUNICATIONS OR OTHER UTILITY STRUCTURES, DUCTS, PIPES, OR OTHER FACILITIES, THE CONTRACTOR SHALL NOTIFY THE RELEVANT THE LOCAL JURISDICTION AND THE UTILITY OWNER IMMEDIATELY AND CONFORM TO ANY PROCEDURES REQUIRED BY THE LOCAL JURISDICTION(S).
17. ALL EXISTING ACTIVE SEWER, WATER, GAS, ELECTRIC, AND OTHER UTILITIES WHERE ENCOUNTERED IN THE WORK SHALL BE PROTECTED AT ALL TIMES. WHERE REQUIRED FOR THE PROPER EXECUTION OF THE WORK, THEY SHALL BE RELOCATED AS DIRECTED BY ENGINEERS. EXTREME CAUTION SHOULD BE USED BY THE CONTRACTOR WHEN EXCAVATING OR PIER DRILLING AROUND OR NEAR UTILITIES. THE CONTRACTOR SHALL PROVIDE SAFETY TRAINING FOR THE WORKING CREW.
18. IF AN INACTIVE ELECTRICAL, TELEPHONE, SEWER, WATER, OR ANY OTHER UTILITY ARE ENCOUNTERED AND INTERFERES WITH THE EXECUTION OF THE WORK, THE CONTRACTOR IS TO REMOVE THE UTILITY AND CAP, PLUG, OR OTHERWISE PROPERLY TERMINATE THE UTILITY AT A POINT WHERE IT NO LONGER CONFLICTS WITH THE WORK. THE UTILITY WORK SHALL BE DONE IN ACCORDANCE WITH THE UTILITY COMPANY'S RECOMMENDATIONS AND PER LOCAL AUTHORITY HAVING JURISDICTION.
19. ALL UTILITY WORK INVOLVING CONNECTIONS TO EXISTING SYSTEMS SHALL BE COORDINATED WITH THE OWNER OR OWNER'S REPRESENTATIVE AND THE UTILITY OWNER BEFORE EACH AND EVERY CONNECTION TO EXISTING SYSTEMS IS MADE.
20. MAINTAIN FLOW FOR ALL EXISTING UTILITIES.
21. THE CONTRACTOR SHALL RESTORE ALL PUBLIC OR PRIVATE PROPERTY DAMAGED OR REMOVED TO AT LEAST AS GOOD CONDITION AS BEFORE DISTURBED AS DETERMINED BY THE OWNER OR OWNER'S REPRESENTATIVE.
22. PROTECT FINISHED SURFACES INCLUDING JAMBS AND HEADS OF OPENINGS USED AS PASSAGEWAYS THROUGH WHICH EQUIPMENT AND MATERIALS WILL PASS.
23. PROVIDE PROTECTION FOR EQUIPMENT ROOM SURFACES PRIOR TO ALLOWING EQUIPMENT OR MATERIALS TO BE MOVED OVER, AROUND, OR WITHIN SURFACES.
24. KEEP FINISHED SURFACES CLEAN, UNHARMED AND SUITABLY PROTECTED UNTIL JOB SITE IS ACCEPTED BY THE OWNER.
25. IN THE EVENT OF DAMAGE TO AN EXISTING STRUCTURE, THE CONTRACTOR SHALL NOTIFY THE OWNER OR OWNER'S REPRESENTATIVE IMMEDIATELY, AND THEN PROMPTLY MAKE ALL REPLACEMENTS AND REPAIRS TO THE SATISFACTION OF THE OWNER. THE OWNER MAY ELECT TO USE A THIRD-PARTY CONTRACTOR TO PERFORM THE REPAIRS. ALL EXPENSES ASSOCIATED WITH THE REPAIRS AND REPLACEMENTS SHALL BE PAID BY THE GENERAL CONTRACTOR SELECTED FOR THIS CONTRACT.
26. ALL CUTS ON CONCRETE SIDEWALKS SHALL BE MADE FROM THE NEAREST JOINT OR SCORE LINE ON ONE SIDE OF THE EXCAVATION, TO THE NEAREST JOINT OR SCORE LINE ON THE OTHER SIDE OF THE EXCAVATION.
27. ALL CUTS ON BRICK SIDEWALKS SHALL BE MADE BY NEATLY SQUARING ALL EDGES OF THE EXCAVATION TO THE NEAREST LINE OF FULL SIZE BRICKS. ALL BRICKS IN THE WAY OF THE EXCAVATION SHALL BE NEATLY REMOVED BY THE CONTRACTOR PRIOR TO ANY WORK BEING PERFORMED, AND SAFELY STORED. SAFE STORAGE MAY INCLUDE STORAGE BY THE CONTRACTOR OR WITH ANOTHER FACILITY AS DIRECTED BY THE LOCAL JURISDICTION. BRICK SIDEWALK RESTORATION AFTER CONSTRUCTION SHALL CONFORM TO LOCAL JURISDICTION REQUIREMENTS.
28. ALL CUTS ON ASPHALT SIDEWALKS SHALL BE MADE BY NEATLY SQUARING ALL EDGES TO FORM A RECTANGULAR SHAPE AT A 90 DEGREE ANGLE.
29. ANY PAVEMENT OR LANE MARKINGS THAT ARE DISRUPTED BY THE WORK SHALL BE RESTORED ACCORDING TO LOCAL JURISDICTION REQUIREMENTS.
30. ANY TRAFFIC LOOPS OR OTHER SIGNAL SYSTEMS EMBEDDED IN THE PUBLIC RIGHT-OF-WAY DISRUPTED BY THE WORK SHALL BE RESTORED ACCORDING TO LOCAL JURISDICTION REQUIREMENTS.
31. ADDITIONAL TIME REQUIRED TO SECURE REPLACEMENT AND MAKE REPAIRS WILL NOT BE CONSIDERED BY THE OWNER TO JUSTIFY AN EXTENSION IN THE CONTRACT TIME FOR COMPLETION.
32. ABSOLUTELY NO FIELD CORING / DRILLING / CUTTING OF METALLIC POLES TO BE ALLOWED.

PLANS PREPARED FOR:



PLANS PREPARED BY:

21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:	
SCALE:	AS NOTED
DRAWN BY:	GL
PLAN ORIG. DATE:	08/09/21

REVISIONS:			
REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT: 42.362237°
LONG: -71.168128°

CRAN ID:
CRAN_RCTB_00014_048

EXTENET NODE ID:
NE-MA-ALBRD3M1-14015

SITE ADDRESS:
425 CHARLES RIVER RD

SHEET TITLE:
GENERAL NOTES

SHEET NUMBER:

GN-1

N:\Engineering\Extenet Systems\NE-MA-BOSTD3M1-ATT\NPPs\AUTOCAD\NPPs\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg

10/20/20

1.1 ACCESS

- COORDINATE WITH THE SITE OWNER AND/OR LOCAL JURISDICTION REGARDING THE CONSTRUCTION SCHEDULE & SITE ACCESS. ENSURE THAT THE OWNER OF PARENT PARCEL IS NOTIFIED IN WRITING OF CONSTRUCTION ACTIVITIES.
- THE CONTRACTOR SHALL COORDINATE ALL SPECIAL CONSIDERATIONS OF CONSTRUCTION SUCH AS NOISY OPERATION, INTERRUPTION OF ANY MECHANICAL AND/OR ELECTRICAL SERVICES, MATERIAL DELIVERIES AND STORAGE, STAGING AREA, CRANE LIFTS, ETC. WITH THE PROPERTY OWNER, OWNER'S REPRESENTATIVE, AND/OR LOCAL JURISDICTION PRIOR TO THE START OF WORK.
- CONTRACTOR SHALL COORDINATE WITH A PROPERTY OWNER REPRESENTATIVE, THE TEMPORARY REMOVAL OF FENCE, LANDSCAPING & ANY EXPECTED DAMAGE TO ACCESS ROAD OR ADJACENT REPAIR OF PROPERTY PRIOR TO COMMENCING THE WORK.
- THE CONTRACTOR SHALL COORDINATE WORK HOURS & STAGING AREAS WITH PROPERTY OWNER, PROPERTY OWNER'S REPRESENTATIVE, AND/OR LOCAL JURISDICTION.
- CONTRACTOR TO NOTIFY PROPERTY OWNER OF THE CONSTRUCTION START DATE WELL IN ADVANCE OF CONSTRUCTION.

1.2 SITE MAINTENANCE

- REMOVE STAINING OR REACTIVE MATERIALS FROM NEW AND EXISTING SURFACES IMMEDIATELY. REMOVE HAZARDOUS ACCUMULATIONS OF DEBRIS PROMPTLY, AT LEAST DAILY. CONFINE DUST PRODUCING OPERATIONS DURING CUTTING, DRILLING, PAINTING AND FINISHING. THERE SHOULD BE NO OVER SPRAYING PAINT IN PARKING AREA. VACUUM IMMEDIATELY AFTER COMPLETION.
- THERE SHALL NOT BE ANY CREATION OF NOISE OUTSIDE THE NORMAL HOURS MANDATED BY THE LOCAL JURISDICTION AND THE PROPERTY OWNER OR OWNER'S REPRESENTATIVE, UNLESS OTHERWISE AGREED UPON WITH THE LOCAL JURISDICTION AND PROPERTY OWNER OR OWNER'S REPRESENTATIVE. NOISE SHOULD BE KEPT TO A MINIMUM THROUGHOUT CONSTRUCTION.
- NOISE AND EXISTING BUILDING STRUCTURE VIBRATION GENERATED BY THE CONSTRUCTION PROCEDURES, EQUIPMENT, TOOLS AND OPERATIONS ARE TO BE KEPT TO A PRACTICABLE MINIMUM. WHERE USE OF HIGH NOISE LEVEL EQUIPMENT IS UNAVOIDABLE, AND CAN BE HEARD, CONFINE TO HOURS MANDATED BY THE LOCAL JURISDICTION AND THE PROPERTY OWNER OR OWNER'S REPRESENTATIVE, UNLESS OTHERWISE AGREED UPON WITH THE LOCAL JURISDICTION AND PROPERTY OWNER OR OWNER'S REPRESENTATIVE.
- THE CONTRACTOR IS TO PROVIDE PORTABLE FIRE EXTINGUISHERS WITH A RATING OF NOT LESS THAN 2-A OR 2 ABC WITHIN 75FT OF TRAVEL TO ALL PORTIONS OF THE CONSTRUCTION AREA.
- THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING A NEAT AND ORDERLY SITE, YARD AND GROUNDS. REMOVE AND DISPOSE, LEGALLY OFF SITE, ALL RUBBISH, WASTE MATERIALS, LITTER, AND ALL FOREIGN SUBSTANCES. REMOVE PETROCHEMICAL SPILLS, STAINS AND OTHER FOREIGN DEPOSITS. RAKE GROUNDS TO A SMOOTH EVEN-TEXTURED SURFACE.AT PROJECT COMPLETION, REMOVE TEMPORARY SERVICES, CONSTRUCTION EQUIPMENT, TOOLS AND FACILITIES, MOCKUPS, TEMPORARY STRUCTURES, SURPLUS MATERIALS, DEBRIS, AND RUBBISH FROM PROPERTY OWNER'S PROPERTY. PUT SITE IN NEAT, ORDERLY CONDITION, READY FOR USE. LEAVE ROOF AREAS, PIPE SPACES AND OTHER SPACES CLEAN AND FREE FROM DEBRIS ON A DAILY BASIS.
- THE SITE AND/OR BUILDING SECURITY SHALL BE MAINTAINED AT ALL TIMES DURING CONSTRUCTION IN ORDER TO PREVENT UNAUTHORIZED PERSONS FROM ENTERING THE PREMISES. EXISTING AND NEW EQUIPMENT AND MATERIALS REMAIN THE CONTRACTOR'S RESPONSIBILITY AT ALL TIMES DURING CONSTRUCTION.
- THE TENANT'S INGRESS AND EGRESS OF THE SITE AND/OR BUILDING SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION.
- THE CONTRACTOR SHALL TAKE ALL MEASURES NECESSARY TO MAINTAIN POLLUTION CONTROL, COMPLY WITH ALL GOVERNING REGULATIONS PERTAINING TO ENVIRONMENTAL PROTECTION, AND PROMPTLY REMOVE ALL DEBRIS AND ACCUMULATION OF MATERIALS RESULTING FROM THE WORK.

2 DEMOLITION AND EXISTING STRUCTURAL ALTERATION

1.1 DEMOLITION SPECIFICS

- GENERAL CONTRACTOR IS SOLELY RESPONSIBLE FOR SHORING, BRACING, PROVIDING LATERAL SUPPORT, AND FOR MAINTAINING THE INTEGRITY OF THE EXISTING STRUCTURE DURING ALL PHASES OF THE DEMOLITION AND CONSTRUCTION AND SHALL PROVIDE, IF REQUIRED, SIGNED AND SEALED SHOP DRAWINGS, BY A REGISTERED PROFESSIONAL ENGINEER, FOR THE SHORING OF ALL WALLS, BEAMS, SLABS, ROOF JOISTS, OR OTHER ELEVATED STRUCTURAL ITEMS, THAT ARE HAVING SUPPORT NOTED FOR DEMOLITION.
- ANY DAMAGE DUE TO DEMOLITION, OR OTHER CONSTRUCTION ACTIVITIES, DONE TO ANY EXISTING SURFACE TO REMAIN SHALL BE REPAIRED TO MATCH EXISTING AT NO ADDITIONAL COST TO THE OWNER.

1.2 CUTTING & PATCHING

- DO NOT DRILL OR CUT EXISTING FLOOR JOISTS, BEAMS, COLUMNS OR OTHER STRUCTURAL ELEMENTS UNLESS SPECIFICALLY INDICATED. DRILL SLABS WHERE APPROVED. CORE DRILL CIRCULAR OPENINGS THROUGH CONCRETE SLAB. LINE DRILL FOR RECTANGULAR OPENINGS. MAKE OPENINGS OF PROPER SIZE FOR CONDUIT, DUCTS, PIPES AND OTHER ITEMS PASSING THROUGH OPENINGS. MAKE ALL NEW HOLES OR OPENINGS WEATHER TIGHT AND/OR FIRE SAFE AS REQUIRED BY LOCAL BUILDING CODES & ORDINANCES.
- WHERE CUTTING OF EXISTING SURFACES OR REMOVAL OF EXISTING FINISHES IS REQUIRED TO PERFORM THE WORK UNDER THIS CONTRACT AND A NEW FINISH IS NOT INDICATED, FILL RESULTING OPENINGS AND PATCH THE SURFACE AFTER DOING THE WORK AND FINISH TO MATCH ADJACENT EXISTING SURFACES
- EXCEPT IN SPACE WHERE NO WORK UNDER THIS CONTRACT IS REQUIRED, ENCLOSE EXISTING AND NEW CONDUITS, DUCTS, PIPES, AND SIMILAR ITEMS IN FURRING WHERE SUCH ITEMS PASS THROUGH FINISHED SPACES WHETHER OR NOT FURRING IS INDICATED.
- REPAIR, PATCH, FINISH AND/OR REFINISH AS APPLICABLE TO MATCH ADJACENT EXISTING FINISHES. ANY EXISTING SURFACES DAMAGED OR NEW PROPOSED SURFACES DAMAGED DURING PERFORMANCE OF THE WORK UNDER THIS CONTRACT.
- REPAIR ALL METAL SURFACES THAT HAVE BEEN CUT OR DAMAGED BY REMOVING ANY EXISTING RUST AND APPLYING COLD GALVANIZATION.

3. SITE WORK

3.1 CLEARING AND GRUBBING

- CLEARING OF TREES AND VEGETATION ON THE SITE SHOULD BE HELD TO A MINIMUM. ONLY TREES NECESSARY FOR THE CONSTRUCTION OF THE FACILITY SHALL BE REMOVED. ANY DAMAGES TO PROPERTY OUTSIDE THE CONSTRUCTION UNIT SHALL BE REPAIRED OR REPLACED AT THE CONTRACTOR'S EXPENSE.
- THE CONTRACTOR SHALL PROTECT EXISTING TRESS, VEGETATION, LANDSCAPING, MATERIALS AND SITE IMPROVEMENTS NOT SCHEDULED FOR CLEARING OR REMOVAL WHICH MIGHT BE DAMAGED BY CONSTRUCTION ACTIVITIES.
- TRIM EXISTING TREES AND VEGETATION AS RECOMMENDED BY THE ARBORIST FOR PROTECTION DURING CONSTRUCTION.
- CLEAR AND GRUB STUMPS, VEGETATION, DEBRIS, RUBBISH, DESIGNATED TREES REQUIRED FOR THE SITE IMPROVEMENT.
- STRIP AND STOCKPILE TOPSOIL.
- PROTECT TEMPORARILY ADJACENT PROPERTY, STRUCTURES, BENCHMARKS, AND MONUMENTS.
- MARK DESIGNATED TREES AND VEGETATION DURING CONSTRUCTION ACTIVITIES.
- PROVIDE TEMPORARY EROSION CONTROL, SILTATION CONTROL AND DUST CONTROL.
- REMOVE AND LEGALLY DISPOSE OF CLEARED MATERIALS.

3.2 EXCAVATION AND BACKFILL

- ALL SUITABLE BORROW MATERIAL FOR BACK FILL OF THE SITE SHALL BE INCLUDED IN THE BID. EXCESS TOPSOIL AND UNSUITABLE MATERIAL SHALL BE DISPOSED OF OFF-SITE AT A LOCATION APPROVED BY GOVERNING AGENCIES PRIOR TO DISPOSAL.
- BROKEN PAVEMENT, STONES GREATER THAN THREE (3) INCHES IN DIAMETER, ROOTS AND OTHER DEBRIS SHALL NOT BE USED IN BACKFILL. NO MATERIAL SHALL BE LEFT IN THE PUBLIC RIGHT-OF-WAY ONCE WORK HAS BEEN COMPLETED.
- EXCAVATED MATERIAL SHALL BE REMOVED FROM THE WORK SITE AND DISPOSED OF IN A MANNER SUCH THAT INTERFERENCE WITH AND OBSTRUCTION TO VEHICULAR AND PEDESTRIAN TRAFFIC IS MINIMIZED.
- PRIOR TO BACKFILLING, THE CONTRACTOR SHALL NOTIFY THE LOCAL JURISDICTION IF REQUIRED AND ALLOW ADEQUATE TIME FOR INSPECTION.
- BACKFILLING SHALL OCCUR ON THE SAME DAY AS THE EXCAVATION. IF THIS IS NOT POSSIBLE DUE TO THE COMPLEX NATURE OF THE WORK, EMERGENCY, OR UN-PREVENTABLE CONDITIONS, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE LOCAL JURISDICTION(S) AND TAKE APPROPRIATE MEASURES TO PROTECT PUBLIC SAFETY AND INFRASTRUCTURE UNTIL WORK COMMENCES.
- UNDER NO CIRCUMSTANCES SHALL AN OPEN EXCAVATION BE LEFT UNATTENDED OVERNIGHT, UNLESS PROPERLY BARRICADED IN A MANNER MEETING WITH APPROVAL FROM LOCAL JURISDICTION(S).

- ALL PAVEMENT BACKFILL MATERIAL SHALL BE PROCESSED GRAVEL. PAVEMENT BACKFILL SHALL MEET THE SELECTED FILL STANDARDS AS SHOWN BELOW, UNLESS STRICTER REQUIREMENTS ARE IMPOSED BY THE OWNER'S REPRESENTATIVE, GEOTECHNICAL REPORT RECOMMENDATIONS, OR THE REQUIREMENTS OF THE LOCAL JURISDICTION, WHICHEVER IS MORE STRINGENT.

SIEVE DESIGNATION	PERCENT PASSING
3 INCH	100
1-1/2 INCH	70-100
3/4 INCH	50-85
NO. 4	30-60
NO. 200	30-60

- THE USE OF CONTROLLED DENSITY FILL (CDF) MAY BE MANDATED BY THE OWNER'S REPRESENTATIVE, GEOTECHNICAL REPORT RECOMMENDATION, OR BY THE LOCAL JURISDICTION. IF CONTROLLED DENSITY FILL IS MANDATED, IT SHALL CONFORM TO THE REQUIREMENTS SPECIFIED BY OWNER'S REPRESENTATIVE, GEOTECHNICAL REPORT RECOMMENDATIONS, OR THE REQUIREMENTS OF THE LOCAL JURISDICTION, WHICHEVER IS MORE STRINGENT.
 - THE CDF INGREDIENTS SHALL COMPLY WITH THE FOLLOWING:
 - PORTLANT CEMENT AASHTO M.85
 - FLY ASH AASHTO M.292, CLASS F
 - FINE AGGREGATE AASHTO M.4.02.02
 - AIR ENTRAINING ADMIXTURES: AASHTO M.4.02.05
 - THE CDF MUST MEET THE FOLLOWING REQUIREMENTS:
 - COMPRESSIVE STRENGTH AT 28 DAYS: 30-80 PSI (210-550kPa)
 - COMPRESSIVE STRENGTH AT 90 DAYS: 100 PSI MAX. (700 kPa MAX.)
 - SLUMP: 10-12 INCHES (250-300 MM)
 - AIR: 1%-3%

9. THE PROJECT INCLUDES:

- EXCAVATION, TRENCHING, FILLING, COMPACTING AND GRADING FOR STRUCTURES.
- ALL MATERIALS FOR SUB-BASE, DRAINAGE FILL, BACK FILL, GRAVEL FOR SLABS, PAVEMENT AND IMPROVEMENTS.
- ROCK EXCAVATION WITHOUT BLASTING.
- SUPPLY OF ADDITIONAL MATERIALS FROM OFF SITE AS REQUIRED.

4. FILL LAYERS THAT REQUIRE COMPACTION SHALL HAVE A MAXIMUM THICKNESS OF 6 INCHES.

5. THE COMPACTING UNDER STRUCTURES, BUILDING SLABS, STEPS, PAVEMENT AND WALKWAYS SHALL BE 95% MAXIMUM DENSITY, ASTM D-1557. TESTED IN EACH OF THE COMPACTING LAYERS AT EACH COMPACTING SITE, OR AT LEAST IN EACH 100 CU. YARDS OF MATERIAL VOLUME.

6. IF A LAYER OF CONCRETE, COBBLESTONE, GRANITE PAVERS, OR OTHER SUPPORTING MATERIAL EXISTS, CONTRACTOR SHALL INSTALL CONCRETE TO MATCH THE EXISTING DEPTH PRIOR TO INSTALLATION OF TEMPORARY PAVEMENT.

7. WHEN BACKFILL CANNOT EFFECTIVELY BE COMPACTED TO 95% MAXIMUM DENSITY DUE TO MULTIPLE CONDUITS, DUCTS OR PIPES, CONTROLLED DENSITY FILL (CDF) MAY BE REQUIRED.

8. THE COMPACTING UNDER LAWNS OR UNPAVED AREAS SHALL BE 85% MAXIMUM DENSITY, ASTM 01557.

1. GRAVEL SHALL BE PLACED UP TO THREE (3) INCHES BELOW GRADE OF EXISTING ASPHALT, TO ALLOW ROOM FOR THREE (3) INCHES OF COMPACTED HMA TEMPORARY SURFACE.

2. CONCRETE SIDEWALKS SHALL BE PLACED ON A BED OF SIX (6) INCHES OF COMPACTED GRAVEL.

3. CURB STONES MUST BE PLACED ON A BED OF SIX (6) INCHES OF CRUSHED STONE.

9. THE COMPACTED LAYERS SHALL NOT EXCEED 8 INCHES.

10. AREAS THAT DO NOT MEET ASTM D-1557 REQUIREMENTS MUST BE RECOMPACTED AT THE CONTRACTOR'S EXPENSE.

11. ALL TRENCH EXCAVATIONS AND ANY REQUIRED SHEETING AND SHORING SHALL BE DONE IN ACCORDANCE WITH OSHA REGULATIONS FOR CONSTRUCTION.

12. WHERE UNSTABLE SOIL CONDITIONS EXIST, LINE THE GRUBBED AREAS WITH GEOTEXTILE FABRIC (MIRAFL 500X OR APPROVED EQUIVALENT) PRIOR TO PLACING FILL OR BASE MATERIAL.

13. THE USE OF EXPLOSIVES IS PROHIBITED ON SITE.

14. ALL EXCAVATION ON WHICH CONCRETE IS TO BE PLACED SHALL BE SUBSTANTIAL HORIZONTAL, UNDISTURBED AND BE FREE FROM LOOSE MATERIAL AND EXCESS GROUND WATER. DEWATERING FOR EXCESS GROUND WATER SHALL BE PROVIDED IF REQUIRED.

15. ANY EXCAVATION OVER THE REQUIRED DEPTH SHALL BE FILLED WITH OTHER MECHANICALLY COMPACTED GRANULAR MATERIAL OR CONCRETE OF THE SAME QUALITY SPECIFIED FOR THE FOUNDATION. CRUSHED STONE MAY BE USED TO STABILIZE THE BOTTOM OF THE EXCAVATION. STONE, IF USED, SHALL NOT BE USED AS COMPILING CONCRETE THICKNESS.

16. BACK FILL SHALL USE APPROVED MATERIALS CONSISTING OF LOAM, SANDY CLAY, SAND, GRAVEL, OR SOFT SHALE AND SHALL BE FREE FROM CLODS OR STONES OVER 2 ½”.

17. AFTER COMPLETION OF THE FOUNDATION AND OTHER CONSTRUCTION BELOW GRADE AND BEFORE BACKFILLING, ALL EXCAVATIONS SHALL BE CLEAN OF UNSUITABLE MATERIALS SUCH AS VEGETATION, WOOD, DEBRIS, TRASH, AND ANY FOREIGN MATERIAL.

3.3 DRAINAGE

THE CONTRACTOR SHALL PROTECT ALL STORM DRAIN AND SEWER APPURTENANCES ADJACENT TO AND WITHIN THE CONSTRUCTION SITE. THE PROTECTION USED SHALL PREVENT THE DISCHARGE OF POLLUTANTS, SEDIMENT, AND/OR DEBRIS INTO ANY PORTION OF THE STORM DRAIN AND/OR SEWER SYSTEM.

2. CONSTRUCTION DEBRIS SUCH AS DIRT, TRASH, ROCK, SEDIMENT, SAND, AND OTHER POLLUTANTS SHALL NOT BE ALLOWED TO ACCUMULATE IN THE STORM DRAIN OR SEWER CONVEYANCE SYSTEMS.

3. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING POSITIVE DRAINAGE AWAY FROM BUILDING OR EQUIPMENT ON THE SITE AT ALL TIMES. SILT AND EROSION CONTROL SHALL BE MAINTAINED ON THE DOWNSTREAM SIDE OF THE SITE AT ALL TIMES. STORM WATER FLOW SHALL NOT BE IMPEDED. ANY DAMAGE TO ADJACENT PROPERTIES WILL BE CORRECTED AT THE CONTRACTOR'S EXPENSE.

4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DEWATERING AND THE MAINTENANCE OF SURFACE DRAINAGE DURING THE COURSE OF WORK.

5. ANY DRAIN, FIELD TILE, OR DRAINAGE STRUCTURE ENCOUNTERED DURING CONSTRUCTION SHALL BE RETURNED TO ITS ORIGINAL OR BETTER CONDITIONS AFTER CONSTRUCTION AND BE NOTED ON THE RECORD DOCUMENTS.

PLANS PREPARED FOR:



PLANS PREPARED BY:



LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:

SCALE: AS NOTED

DRAWN BY: GL

PLAN ORIG. DATE: 08/09/21

REVISIONS:

REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT: 42.362237°

LONG: -71.168128°

CRAN ID:

CRAN_RCTB_00014_048

EXTENET NODE ID:

NE-MA-ALBRD3M1-14015

SITE ADDRESS:

425 CHARLES RIVER RD

SHEET TITLE:

GENERAL NOTES

SHEET NUMBER:

GN-2

N:\Engineering\Extenet Systems\NE-MA-BOSD3M1-ATT\NPPs\AUTOCAD\NPPs\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg 10/20/20

3.1 EROSION CONTROL

1. CONTRACTOR SHALL PROVIDE ALL EROSION AND SEDIMENTATION CONTROL MEASURES AS REQUIRED BY LOCAL CODES AND ORDINANCES TO PROTECT EMBANKMENTS FROM SOIL LOSS AND TO PREVENT ACCUMULATION OF SOIL AND SILT IN STREAMS AND DRAINAGE PATHS LEAVING THE CONSTRUCTION AREA. THIS MAY INCLUDE SUCH MEASURES AS SILT FENCE, STRAW BALES, SEDIMENT BARRIERS, AND CHECK DAMS.

2. EROSION CONTROL MEASURES MAY BE REQUIRED IN ADDITION TO THOSE SHOWN ON DRAWINGS WHERE DETERMINED NECESSARY BY ACTUAL SITE CONDITIONS.

4. CONCRETE

4.1 GENERAL

1. DESIGN AND CONSTRUCTION OF ALL CONCRETE ELEMENTS SHALL CONFORM TO THE LATEST EDITIONS OF THE FOLLOWING APPLICABLE CODES:

- ACI 301 - SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS
- ACI 304 - GUIDE FOR MEASURING, MIXING, TRANSPORTING, AND PLACING CONCRETE
- ACI 309 - GUIDE FOR CONSOLIDATION OF CONCRETE
- ACI 318 - BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE
- ACI 544.1R - FIBER REINFORCED CONCRETE (IF SPECIFIED)
- ACI 544.2R - MEASUREMENT OF PROPERTIES OF FIBER REINFORCED CONCRETE (IF SPECIFIED)

2. MIX DESIGN SHALL BE APPROVED BY THE OWNER'S REPRESENTATIVE AND/OR REQUIREMENTS OF THE LOCAL JURISDICTION PRIOR TO POURING CONCRETE.

3. CONCRETE SHALL MEET THE FOLLOWING REQUIREMENTS: 6% AIR ENTRAINED (+/- 1.5%) WITH A MAXIMUM OF 4-1/2" SLUMP, AND HAVE A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 4000 PSI UNLESS OTHERWISE NOTED. THE USE OF MINERAL ADDITIVES OR SUPPLEMENTS IS PROHIBITED. WATER MAY BE ADDED TO THE MIX IN ACCORDANCE WITH ASTM C94.

4. MAXIMUM AGGREGATE SIZE SHALL BE 1"

5. THE FOLLOWING MATERIALS SHALL BE USED:

- PORTLAND CEMENT: ASTM C150, TYPE 11
- REINFORCEMENT: ASTM A185 & A615
- NORMAL WEIGHT AGGREGATE: ASTM C33
- WATER: DRINKABLE
- ADMIXTURES: NON - CHLORIDE CONTAINING
- FIBROUS REINFORCEMENT: ASTM C1116 (IF SPECIFIED)

6. REINFORCING DETAILS SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF ACI 315.

7. REINFORCING STEEL SHALL CONFORM TO ASTM A 615, GRADE 60, DEFORMED UNLESS OTHERWISE NOTED, WELDED WIRE FABRIC SHALL CONFORM TO ASTM A 165 WELDED WIRE FABRIC UNLESS OTHERWISE NOTED. SPLICES SHALL BE CLASS "B" AND ALL HOOKS SHALL BE STANDARD, U.N.O.

8. THE FOLLOWING MINIMUM CONCRETE COVER SHALL BE PROVIDED FOR REINFORCING STEEL UNLESS SHOWN OTHERWISE ON DRAWINGS:

- CONCRETE CAST AGAINST EARTH: 3 IN
- CONCRETE EXPOSED TO EARTH OR WEATHER:
- #6 AND LARGER: 2 IN
- #5 AND SMALLER AND WWF: 1 ½ IN
- CONCRETE NOT EXPOSED TO EARTH OR WEATHER OR NOT CAST AGAINST THE GROUND:
- SLABS AND WALL: ¾ IN
- BEAMS AND COLUMNS: 1 ½ IN

9. A CHAMFER OF ¼ IN SHALL BE PROVIDED AT ALL EXPOSED EDGES OF CONCRETE, U.N.O, IN ACCORDANCE WITH ACI 301 SECTION 4.2.4

10. INSTALLATION OF CONCRETE EXPANSION/WEDGE ANCHORS SHALL BE PER MANUFACTURER'S RECOMMENDATION FOR EMBEDMENT DEPTH OR AS SHOWN ON THE DRAWINGS. NO REBAR SHALL BE CUT WITHOUT PRIOR ENGINEERING APPROVAL WHEN DRILLING HOLES IN CONCRETE.

11. CURING COMPOUNDS SHALL CONFORM TO ASTM C - 309.

12. ADMIXTURE SHALL CONFORM TO THE APPROPRIATE ASTM STANDARD AS REFERENCED IN ACI-301.

13. CONCRETE FOR REPLACEMENT CONCRETE SIDEWALKS OR DRIVEWAYS SHALL BE PLACED TO A THICKNESS NOT LESS THAN 6", AND NOT MORE THAN THE THICKNESS OF THE ADJACENT CONCRETE SIDEWALK OR DRIVEWAY.

14. DO NOT WELD OR TACKWELD REINFORCING STEEL.

15. ALL DOWELS, ANCHOR BOLTS, EMBEDMENT STEEL, ELECTRICAL CONDUITS, PIPE SLEEVES, GROUNDS AND ALL OTHER EMBEDDED ITEMS AND FORMED DETAILS SHALL BE IN PLACE BEFORE START OF CONCRETE PLACEMENT.

16. LOCATE ADDITIONAL CONSTRUCTION JOINTS REQUIRED TO FACILITATE CONSTRUCTION AS ACCEPTABLE TO ENGINEER. PLACE REINFORCEMENT CONTINUOUSLY THROUGH JOINT.

17. REINFORCEMENT SHALL BE COLD BENT WHEN BENDING IS REQUIRED.

18. PLACE CONCRETE IN A UNIFORM MANNER TO PREVENT THE FORMATION OF COLD JOINTS AND OTHER PLANES OF WEAKNESS. VIBRATE THE CONCRETE TO FULLY EMBED REINFORCING. DO NOT USE VIBRATOR TO TRANSPORT CONCRETE THROUGH CHUTES OR FORMWORK.

19. DO NOT PLACE CONCRETE IN PONDING WATER, ICE, OR ON FROZEN GROUND.

20. FOR COLD WEATHER AND HOT WEATHER CONCRETE PLACEMENT, CONFORM TO APPLICABLE ACI CODES AND RECOMMENDATIONS. IN EITHER CASE, MATERIALS CONTAINING CHLORIDE, CALCIUM, SALTS, ETC, SHALL NOT BE USED. PROTECT FRESH CONCRETE FROM WEATHER FOR 7 DAYS MINIMUM.

21. FIBER REINFORCED CONCRETE MIX, IF SPECIFIED, SHALL INCLUDE 1 ½ LBS. OF FIBER PER CUBIC YARD.

22. WASTE CEMENT FROM CLEANING OF CONCRETE DELIVERY TRUCKS SHALL NOT BE ALLOWED TO ENTER THE STORM DRAIN OR SEWER SYSTEM.

5. FOUNDATION

5.1 GENERAL

1. ALL WORK SHALL COMPLY WITH OSHA AND STATE SAFETY REQUIREMENTS. PROCEDURES FOR THE PROTECTION OF EXCAVATIONS, EXISTING CONSTRUCTIONS AND UTILITIES SHALL BE ESTABLISHED PRIOR TO FOUNDATION INSTALLATION.

2. PRIOR TO INITIATING EARTHWORK OPERATIONS, GROUND WATER AND SURFACE WATER CONTROL MEASURES NEED TO BE TAKEN.

3. THE CONTRACTOR SHALL PROVIDE ADEQUATE SLOPING, SHORING, AND BRACING FOR ALL EXCAVATION TO PROTECT ADJACENT STRUCTURES AND COMPLY WITH LOCAL CODES, ORDINANCES, OSHA AND ANSI REQUIREMENTS.

4. PRIOR TO CONSTRUCTION OF ANY PERMANENT STRUCTURE, THE SITE SHALL BE STRIPPED OF ALL SURFACE VEGETATION, TOP SOIL, AND ORGANIC MATERIAL; ALL WET, SOFT, LOOSE, FROZEN, OR OTHERWISE UNDESIRABLE SOIL SHALL BE REMOVED.

5. THE CONTRACTOR IS TO PREVENT SURFACE WATER FROM ENTERING EXCAVATIONS, PUDDLE, AND FROM FLOODING ADJACENT PROPERTIES DURING CONSTRUCTION. CONTRACTOR IS ALSO RESPONSIBLE FOR PREVENTING SOFTENING OF THE FOUNDATION SOILS PRIOR TO PLACING CONCRETE.

6. THE EXPOSED SUB GRADE SHALL BE PROOFED-ROLLED WITH MEDIUM WEIGHT ROLLERS OR OTHER APPROVED EQUIPMENT TO DETERMINE IF ANY POCKETS OF SOFT, COMPRESSIBLE SOIL EXISTS BELOW THE EXPOSED SUB GRADE. WHEREVER SUCH MATERIAL IS ENCOUNTERED, THE AREA SHALL BE UNDERCUT TO SUITABLE SOIL, AS DIRECTED BY A QUALIFIED ENGINEER.

7. ALL STRUCTURAL FILL EXTENDING FROM SUITABLE SUB GRADE TO BOTTOM OF FOUNDATIONS OR FLOOR SLABS SHALL CONSIST OF GRANULAR MATERIAL AND 3% TO 10% BY DRY WEIGHT PASSING THE U.S. STD #200 SIEVE SIZE, COMPACTED TO 95% OF THE MODIFIED PROCTOR MAXIMUM DRY DENSITY AS DETERMINED BY ASTM O1557 IN LAYERS NOT EXCEEDING 8".

8. THE SOIL PREPARATION, INCLUDING FOOTING EXCAVATION, FILL, BACK FILL, AND COMPACTING SHALL BE DONE FOLLOWING THE RECOMMENDATION CONTAINED IN INTERNATIONAL BUILDING CODE (2012).

9. PROPORTIONS OF CONCRETE MATERIALS SHALL BE SUITABLE FOR THE INSTALLATION METHOD UTILIZED AND SHALL RESULT IN DURABLE CONCRETE FOR RESISTANCE TO ANTICIPATED AGGRESSIVE ACTIONS IN THE VICINITY OF THE FOUNDATION. THE DURABILITY REQUIREMENTS OF ACI 318 CHAPTER 4 SHALL BE SATISFIED BASED ON CONDITIONS EXPECTED AT THE SITE. AS A MINIMUM, CONCRETE SHALL DEVELOP A MINIMUM COMPRESSIVE STRENGTH OF 3000 PSI (20.7 MPa) IN 28 DAYS.

10. CONCRETE MATERIALS SHALL CONFORM TO THE APPROPRIATE STATE REQUIREMENTS FOR EXPOSED STRUCTURAL CONCRETE.

11. WELDING IS PROHIBITED ON REINFORCING STEEL EMBEDMENTS.

12. MINIMUM CONCRETE COVER FOR REINFORCEMENT SHALL BE 3 INCHES (76MM) UNLESS OTHERWISE NOTED. APPROVED SPACERS SHALL BE USED TO INSURE A 3" (76MM) MINIMUM COVER ON REINFORCEMENT.

13. CONCRETE COVER FROM THE TOP OF FOUNDATION TO ENDS OF REINFORCEMENT SHALL NOT EXCEED 3 INCHES (76MM) NOR BE LESS THAN 2 INCHES (51MM).

14. FOOTING IS DESIGNED TO BEAR ON EXISTING NATURALLY OCCURRING, NON-EXPANSIVE SOILS, OR ENGINEERED FILL CAPABLE OF SAFELY SUSTAINING 2000 PSI.

15. IF SOIL PROPERTIES WERE NOT AVAILABLE, THE FOUNDATION DESIGN HAS BEEN DEVELOPED IN ACCORDANCE WITH GENERALLY ACCEPTED PROFESSIONAL ENGINEERING PRINCIPLES AND PRACTICES WITHIN THE LIMITS OF THE SUBSURFACE DATA PRESCRIBED BY GOVERNING CODE. FOUNDATION DESIGN IS BASED ON SOIL PARAMETERS FROM THE ABOVE REFERENCED BUILDING CODE AS FOLLOWS:

- ALLOWABLE SOIL BEARING PRESSURE = 2000 PSF
- ALLOWABLE SLIDING RESISTANCE = 150 PSF/FT.

16. FOUNDATION SHALL BE FORMED WITH PLYWOOD OR METAL PANELS SUFFICIENT FOR STRUCTURAL AND VISUAL REQUIREMENTS. FORMS SHALL BE STRUCTURALLY ADEQUATE TO WITHSTAND UNCURED CONCRETE PRESSURE. FORMS SHALL BE REMOVED ONCE CONCRETE HAS ATTAINED 75% OF ITS ULTIMATE STRENGTH.

17. THE CONTRACTOR SHALL EXPECT SUBMERGED DRILLING CONDITIONS FOR DEEP FOUNDATION CONSTRUCTION SUCH AS DRILLED PIERS OR DEADMAN ANCHORS AND SHALL MOBILIZE ACCORDINGLY.

18. FOUNDATION INSTALLATION SHALL BE SUPERVISED BY PERSONNEL KNOWLEDGEABLE AND EXPERIENCED WITHIN THE PROPOSED FOUNDATION TYPE. CONSTRUCTION SHALL BE IN ACCORDANCE WITH GENERALLY ACCEPTED INSTALLATION PRACTICES.

19. FOUNDATION DESIGN ASSUMES FIELD INSPECTIONS WILL BE PERFORMED TO VERIFY THAT CONSTRUCTION MATERIALS, INSTALLATION METHODS, AND ASSUMED DESIGN PARAMETERS ARE ACCEPTABLE BASED ON CONDITIONS EXISTING AT THE SITE.

20. CONCRETE SHALL BE PLACED IN A MANNER THAT WILL PREVENT SEGREGATION OF CONCRETE MATERIALS, INFILTRATION OF WATER OR SOIL AND OTHER OCCURRENCES WHICH MAY DECREASE THE STRENGTH OR DURABILITY OF THE FOUNDATION.

1. FREE FALL CONCRETE MAY BE USED PROVIDED FALL IS VERTICAL DOWN WITHOUT HITTING SIDES OF EXCAVATION, FORM WORK, REINFORCING BARS, FORM TIES, OR OTHER OBSTRUCTIONS. UNDER NO CIRCUMSTANCES SHALL CONCRETE FALL THROUGH WATER.

2. FOUNDATION DESIGN ASSUMES CONTINUOUS CONCRETE PLACEMENT WITHOUT CONSTRUCTION JOINTS.

3. TOP OF FOUNDATION OUTSIDE LIMITS OF ANCHOR BOLTS SHALL BE SLOPED TO DRAIN WITH A FLOATED FINISH. AREA INSIDE LIMITS OF ANCHOR BOLTS SHALL BE LEVEL, WITH A SCRATCHED FINISH.

4. EXPOSED EDGES OF CONCRETE SHALL BE CHAMFERED ¾"x¾" (19mm x 19mm) MINIMUM.

5. INTIMATE CONTACT BETWEEN CONCRETE AND SOIL WALLS OF PAD IS ESSENTIAL FOR ADEQUATE FOUNDATION PERFORMANCE. THE CONCRETE SHOULD BE APPROPRIATELY VIBRATED DURING CONSTRUCTION.

6. THE CONTRACTOR MIGHT HAVE TO BUILD THE FOUNDATION WITH SUBMERGED CONDITIONS AND SHALL MOBILIZE ACCORDINGLY.

7. ALL EXISTING GROUNDING RINGS AND DEVICES EXPOSED BY EXCAVATION OR REGRADING SHALL BE REPLACED AND PROPERLY CONNECTED TO EXISTING SYSTEM PER NEC OR LOCAL JURISDICTION REQUIREMENTS.

5.2 DRILLED SHAFT

1. REINFORCED CAGES SHALL BE BRACED TO RETAIN PROPER DIMENSIONS DURING HANDLING AND THROUGHOUT PLACEMENT OF CONCRETE. WHEN TEMPORARY CAGES ARE UTILIZED, BRACING SHALL BE ADEQUATE TO RESIST FORCES OCCURRING FROM THE FLOWING CONCRETE DURING CASING EXTRACTION.

2. CONCRETE COVER FROM TOP OF FOUNDATION TO ENDS OF VERTICAL REINFORCEMENT SHALL NOT EXCEED 3 INCHES (76 MM) NOR BE LESS THAN 2 INCHES (51 MM).

3. SPACERS SHALL BE ATTACHED INTERMITTENTLY THROUGHOUT THE ENTIRE LENGTH OF VERTICAL REINFORCING CAGES TO INSURE CONCENTRIC PLACEMENT OF CAGES IN EXCAVATIONS.

4. FOUNDATION DESIGN MODIFICATIONS MAY BE REQUIRED IN THE EVENT OF THE FOLLOWING DESIGN PARAMETERS ARE NOT APPLICABLE FOR THE SUBSURFACE CONDITIONS ENCOUNTERED.

5. FOR FOUNDATION AND ANCHOR TOLERANCES REFER TO TOWER MANUFACTURER DRAWINGS FOR SPECIFIC JOB NUMBER AND DATE. IN ABSENCE OF MORE SPECIFIC INFORMATION, THE CONTRACTOR MAY USE THE FOLLOWING:

- POLE FOUNDATION:
 - LOCATION: 1/24 OF SHAFT DIAMETER (MAX.)
 - OUT OF PLUMB: 1.5% OF SHAFT LENGTH NOT TO EXCEED 12.5% OF SHAFT DIAMETER OR 12"
 - CONCRETE CUT OFF ELEVATION: +/- ½"

6. FOUNDATION DESIGN ASSUMES CASING, IF USED, WILL NOT BE LEFT IN PLACE. EQUIPMENT, PROCEDURES AND PROPORTIONS OF CONCRETE MATERIALS SHALL INSURE CONCRETE WILL NOT BE ADVERSELY DISTURBED UPON CASING REMOVAL.

7. DRILLING FLUID, IF USED, SHALL BE FULLY DISPLACED BY CONCRETE AND SHALL NOT BE DETRIMENTAL TO CONCRETE OR SURROUNDING SOIL. CONTAMINATED CONCRETE SHALL BE REMOVED FROM TOP OF FOUNDATION AND REPLACED WITH FRESH CONCRETE.

8. INTIMATE CONTACT BETWEEN CONCRETE AND SOIL-WALLS OF DRILLED SHAFT IS ESSENTIAL FOR ADEQUATE FOUNDATION PERFORMANCE, THE CONCRETE SHOULD BE APPROPRIATELY VIBRATED DURING CONSTRUCTION.

6 ELECTRICAL

6.1 GENERAL

1. THE CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, INSURANCE, EQUIPMENT, TRANSPORTATION, CONSTRUCTION TOOLS, ETC, FOR THE INSTALLATION OF COMPLETE AND PROPERLY OPERATING SYSTEMS.

2. INSTALLATION SHALL COMPLY WITH ALL APPLICABLE LAWS AND ORDINANCES OF ALL AUTHORITIES HAVING JURISDICTION AND WITH ALL ASSOCIATED UTILITY COMPANY REGULATIONS AND APPLICABLE REQUIREMENTS. INSTALLATION WILL ALSO COMPLY WITH THE LATEST EDITIONS OF ALL CODES AND STANDARDS OF THE ENTITIES LISTED UNDER ITEM #1.1, PARAGRAPH 1. THE MOST STRINGENT CODE WILL APPLY IN THE CASE OF DISCREPANCIES OR DIFFERENCES IN THE CODE REQUIREMENTS.

3. THE CONTRACTOR SHALL SECURE ALL NECESSARY ELECTRICAL PERMITS AND PAY ALL REQUIRED FEES.

4. RECORD DRAWINGS: MAINTAIN A RECORD OF ALL CHANGES, SUBSTITUTIONS BETWEEN WORK AS SPECIFIED AND INSTALLED. RECORD CHANGES ON A CLEAN SET OF CONTRACT DOCUMENTS WHICH SHALL BE TURNED OVER TO THE CONSTRUCTION MANAGER UPON COMPLETION OF THE PROJECT.

5. ALL BROCHURES, OPERATION MANUALS, CATALOGS, SHOP DRAWINGS, SPECIFICATIONS, ETC., SHALL BE TURNED OVER TO THE CARRIER AT THE COMPLETION OF THE PROJECT.

6. GUARANTEE/WARRANTY: GUARANTEE INSTALLATION TO BE FREE OF DEFECTS, SHORTS, GROUND, ETC., FOR A PERIOD OF ONE YEAR. FURNISH WARRANTY SO THE DEFECTIVE MATERIAL AND/OR WORKMANSHIP WILL BE REPAIRED/REPLACED IMMEDIATELY UPON NOTIFICATION AT NO COST TO THE OWNER FOR THE OPTION OF WARRANTY. IF, AFTER THIRTY (30) DAYS THE CORRECTIONS ARE NOT COMPLETE, THE OWNER RESERVES THE OPTION OF ARRANGING FOR THE NECESSARY REPAIRS AND BACK CHARGING THE CONTRACTOR FOR THE WORK.

7. THE CONTRACTOR SHALL COORDINATE WITH OTHER TRADES, AS NECESSARY.

8. DO NOT INTERRUPT EXISTING SERVICES WITHOUT WRITTEN PERMISSION OF THE OWNER OF THAT SERVICE AND WRITTEN PERMISSION OF THIS INSTALLATION'S CARRIER.

9. CHANGES: NO ADDITIONAL COSTS FOR LABOR OR MATERIALS WILL BE ALLOWED FOR CHANGES OR MODIFICATIONS MADE UNLESS PRIOR WRITTEN APPROVAL IS OBTAINED FROM THE ARCHITECT, ENGINEER OR OWNER IN THE FORM OF A CHANGE ORDER.

10. DRAWINGS: ELECTRICAL DRAWINGS ARE DIAGRAMMATIC IN NATURE AND ARE NOT TO BE SCALED.

11. DISCREPANCIES: DISCREPANCIES ON THESE PLANS, SPECIFICATIONS, ETC. MUST BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ENGINEER.

12. SURVEY AND CONDITIONS: VISIT THE JOB SITE PRIOR TO SUBMITTING BID, AND MAKE A SURVEY OF EXISTING CONDITIONS WHICH MAY AFFECT THE WORK TO BE PERFORMED. NO OTHER ALLOWANCES WILL BE GIVEN FOR THE SITE CONDITION.

13. CO-OPERATION: CO-OPERATE WITH OTHER CONTRACTORS AND SUBCONTRACTORS ON SITE ARRANGE AND EXECUTE WORK IN SUCH A MANNER AS REQUIRED FOR THE SATISFACTORY AND EFFICIENT CONSTRUCTION OF THIS PROJECT BY ALL TRADES CONCERNED.

14. INSTALLATION SHALL COMPLY SPECIFICALLY WITH ENGINEERING STANDARDS MANUAL. ANY DEVIATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE PROJECT MANAGER PRIOR TO COMMENCEMENT OF WORK.

15. PROCUREMENT VERIFICATION: PROVIDE AN ITEMIZED CERTIFICATION TO THE PROJECT MANAGER THAT EQUIPMENT AND RELATED HARDWARE HAVE BEEN ORDERED WITHIN 24 HOURS OF NOTICE TO PROCEED.

THE SUBCONTRACTOR SHALL NOTIFY AND OBTAIN NECESSARY AUTHORIZATION FROM THE CONTRACTOR BEFORE COMMENCING WORK ON THE AC POWER DISTRIBUTION PANELS

6.2 INSPECTIONS

1. GENERAL: DURING AND UPON COMPLETION OF WORK, ARRANGE AND PAY ALL ASSOCIATED INSPECTIONS OF ALL ELECTRICAL WORK INSTALLED UNDER THIS CONTRACT IN ACCORDANCE WITH THE CONDITIONS OF THE CONTRACT.

2. INSPECTIONS REQUIRED: AS PER THE LAWS AND REGULATIONS OF THE LOCAL AND/OR STATE AGENCIES HAVING JURISDICTION AT THE PROJECT SITE.

3. INSPECTIONS AGENCY: APPROVED BY THE LOCAL AND/OR STATE AGENCIES HAVING JURISDICTION AT THE PROJECT SITE.

4. CERTIFICATES: SUBMIT ALL REQUIRED INSPECTION CORTICATES TO THE CARRIER AND UTILITY.

6.3 HANGERS AND SUPPORTS

1. MATERIALS: ALL HANGERS, SUPPORTS, FASTENERS AND HARDWARE SHALL BE ZINC COATED OR OF EQUIVALENT CORROSION RESISTANCE BY TREATMENT OR INHERENT PROPERTY AND SHALL BE MANUFACTURED PRODUCTS DESIGNED FOR THE APPLICATION. PRODUCTS FOR OUTDOOR USE SHALL BE HOT DIP GALVANIZED.

2. TYPES: HANGERS, STRAPS, RISER SUPPORTS, CLAMPS, U-CHANNEL, THREADED RODS, ETC., AS INDICATED OR REQUIRED.

3. INSTALLATION: RIGIDLY SUPPORT AND SECURE ALL MATERIAL, RACEWAY AND EQUIPMENT TO BUILDING STRUCTURE USING HANGERS, SUPPORTS AND FASTENERS SUITABLE FOR THE USE ON MATERIALS AND LOADS ENCOUNTERED, PROVIDE ALL NECESSARY HARDWARE, PROVIDE CONDUIT SUPPORTS AT MAXIMUM 5 FT. O.C.

4. STRUCTURAL MEMBERS: DO NOT CUT, DRILL OR WELD ANY STRUCTURAL MEMBER EXCEPT AS SPECIFICALLY APPROVED BY THE ENGINEER.

5. MISCELLANEOUS SUPPORTS: PROVIDE ANY ADDITIONAL STRUCTURAL SUPPORT STEEL BRACKETS, ANGLES, FASTENERS AND HARDWARE AS REQUIRED TO ADEQUATELY SUPPORT ALL ELECTRICAL MATERIALS AND EQUIPMENT.

6. ONE-HOLE STRAPS SHALL NOT BE USED FOR CONDUITS LARGER THAN ¾ INCH.

PLANS PREPARED FOR:



PLANS PREPARED BY:



21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION:

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA:

DRAWING NOTES:

ORIGINAL PLAN:

SCALE:	AS NOTED
DRAWN BY:	GL
PLAN ORIG. DATE:	08/09/21

REVISIONS:

REV	DESCRIPTION	BY	DATE

SITE INFO:

LAT:	42.362237°
LONG:	-71.168128°
CRAN ID:	CRAN_RCTB_00014_048
EXTENET NODE ID:	NE-MA-ALBRD3M1-14015
SITE ADDRESS:	425 CHARLES RIVER RD
SHEET TITLE:	GENERAL NOTES

SHEET NUMBER:

GN-3

N:\Engineering\Extenet Systems\NE-MA-BOSTD3M1-ATT\NPPs\AUTOCAD\NPPs\NODE CRAN_RCTB_00014_048 - NE-MA-ALBRD3M1-14015.dwg 10/20/20

6.4 ENCLOSURES/WIREWAYS

1. EQUIPMENT CABINETS, TERMINAL BOXES, JUNCTION BOXES AND PULL BOXES SHALL BE GALVANIZED OR EPOXY-COATED SHEET STEEL. SHALL MEET OR EXCEED UL 50, AND BE RATED NEMA 1 (OR BETTER) INDOORS OR NEMA 3R (OR BETTER) OUTDOORS.
2. WIREWAYS SHALL BE EPOXY-COATED (GRAY) AND INCLUDE A HINGED COVER AND RATE NEMA 1 (OR BETTER) INDOORS, OR NEMA 3R (OR BETTER) OUTDOORS.
3. JUNCTION BOXES: JUNCTION BOXES SHALL BE A MINIMUM SIZE OF 4 INCHES SQUARE BY 1-1/4 INCHES DEEP.

6.5 HOLES, SLEEVES AND OPENINGS

1. GENERAL: PROVIDE ALL HOLES, SLEEVES AND OPENINGS REQUIRED FOR THE COMPLETION OF WORK AND RESTORE ALL DAMAGED SURFACES TO MATCH SURROUNDING SURFACES.
2. CONDUIT PENETRATIONS: SIZE CORE-DRILLED HOLES SO THAT AN ANNULAR SPACE OF NOT LESS THAN ¼ INCH AND NOT MORE THAN 1 INCH IS LEFT AROUND THE CONDUIT, PIPE, ETC. WHEN OPENINGS ARE CUT IN LIEU OF CORE-DRILLED, PROVIDE SLEEVE IN ROUGH OPENING. SIZE SLEEVES TO PROVIDE AN ANNULAR SPACE OF NOT LESS THAN ¼ INCH AND NOT MORE THAN 1 INCH AROUND THE CONDUIT, PIPE, ETC. PATCH AROUND SLEEVE TO MATCH SURROUNDING SURFACE.
3. PROVIDE APPROPRIATE WEATHERPROOFING MATERIALS FOR PENETRATIONS NEEDING TO BE SEALED FROM POTENTIAL WATER INTRUSION. PROVIDE FIREPROOF MATERIALS FOR PENETRATIONS REQUIRING A FIRE RATED SEAL. REFER TO CUTTING AND PATCHING NOTES UNDER SECTION 1 - GENERAL.
4. IF ANY ROOFTOP WORK IS TO BE PERFORMED, THE CONTRACTOR SHALL USE THE BUILDING OWNER'S APPROVED ROOFING CONTRACTOR TO PREVENT VOIDING ANY EXISTING ROOFING WARRANTIES. ANY DAMAGE TO THE EXISTING ROOFING MEMBRANE SHALL BE REPAIRED IMMEDIATELY TO AVOID MOISTURE INTRUSION INTO THE BUILDING SHELL.
5. GENERAL: PROVIDE ALL CUTTING, DRILLING, FITTING AND PATCHING NECESSARY FOR ACCOMPLISHING THE WORK. THIS INCLUDES REMOVAL AND REPLACEMENT OF DEFECTIVE WORK AND WORK NOT CONFORMING TO THE REQUIREMENTS OF THE CONTRACT DOCUMENTS.
6. REPAIRS: REPAIR ANY AND ALL DAMAGE TO WORK OF OTHER TRADES CAUSED BY CUTTING AND PATCHING OPERATIONS, USING SKILLED MECHANICS OF THE TRADES INVOLVED.
7. DO NOT CUT MAJOR STRUCTURAL ELEMENTS WITHOUT APPROVAL. PATCHING SHALL BE OF QUALITY EQUAL TO AND OF MATCHING APPEARANCE OF EXISTING CONSTRUCTION.
8. ABSOLUTELY NO FIELD CORING / DRILLING / CUTTING OF METALLIC POLES TO BE ALLOWED.

6.6 CONDUCTORS

1. USE 98% CONDUCTIVITY COPPER WITH TYPE XHHM-2 INSULATION, 600 VOLT, COLOR CODED, USE SOLID CONDUCTORS FOR WIRE UP TO AND INCLUDING NO. 8 AWG, STRANDED CONDUCTORS FOR WIRE LARGER THAN NO. 8 AWG. USE PRESSURE-TYPE INSULATED TWIST-ON CONNECTORS FOR NO. 10 AWG AND SMALLER, SOLDERLESS MECHANICAL TERMINAL LUGS FOR NO. 8 AWG AND LARGER. ALUMINUM CONDUCTORS SHALL NOT BE USED.
2. NO BX, MC OR ROMEX CABLE SHALL BE PERMITTED.
3. EACH END OF EVERY POWER, GROUNDING AND T1 CONDUCTOR AND CABLE SHALL BE LABELED WITH COLOR-CODED INSULATION OR ELECTRICAL TAPE (3M BRAND, ½ INCH PLASTIC ELECTRICAL TAPE WITH UV PROTECTION, OR EQUAL). THE IDENTIFICATION METHOD SHALL CONFORM WITH NEC AND OSHA AND MATCH EXISTING INSULATION REQUIREMENTS.
4. ALL TIE WRAPS SHALL BE CUT FLUSH WITH APPROVED CUTTING TOOL. REMOVE SHARP EDGES.
5. ALL CONDUIT SIZES SPECIFIED IN THIS DOCUMENT WERE DONE TAKING INTO ACCOUNT THE USE OF COPPER CONDUCTORS.

6.7 ELECTRICAL SERVICE

1. GENERAL: COMPLY WITH AND CO-ORDINATE ALL REQUIREMENTS OF THE UTILITY COMPANY.
2. SHORT CIRCUIT RATINGS: PROVIDE EQUIPMENT WITH HIGHER FAULT CURRENT RATINGS AS NEEDED TO MATCH UTILITY COMPANY AVAILABLE FAULT CURRENT.
3. CONTRACTOR TO VERIFY UTILITY CO. FAULT CURRENT AND ENSURE THAT ALL EQUIPMENT MEETS FAULT CURRENT (AT A MINIMUM ALL EQUIPMENT TO BE 10,000 AC).
4. THE CONTRACTOR IS RESPONSIBLE FOR MAKING ARRANGEMENTS WITH THE ELECTRIC UTILITY RELATIVE TO A TIMELY INSTALLATION OF THE NEW SERVICE AND PAYING ALL ASSOCIATED FEES.
5. IDENTIFICATION: IDENTIFY SERVICE DISCONNECTION MEANS WITH PERMANENT NAMEPLATE.
6. THE LOCATION SHOWN FOR A UTILITY POLE OR CONNECTION TO NEW UTILITIES IS FOR CONCEPTUAL USE ONLY. THE CONTRACTOR SHALL COORDINATE THE ACTUAL LOCATION WITH THE ELECTRIC UTILITY.
7. LOCATION AND ARRANGEMENTS: DRAWINGS INDICATE DIAGRAMMATICALLY THE DESIRED LOCATION OF EQUIPMENT, FIXTURES, OUTLETS, ETC., AND ARE NOT TO BE SCALED. PROPER JUDGEMENT MUST BE EXERCISED IN THE EXECUTION TO ENSURE THE BEST POSSIBLE INSTALLATION.
8. PANEL AND DISTRIBUTION BOARD IDENTIFICATION: SWITCHBOARDS, PANELBOARDS, TRANSFORMERS AND DISTRIBUTION SECTIONS SHALL BE IDENTIFIED WITH ENGRAVED, WHITE ON BLACK, LAMINATED, RIGID PHENOLIC NAMEPLATES WITH ¼ INCH CHARACTERS, SECURELY AFFIXED TO FACE OF CABINET.

6.8 CHECKOUT, TESTING AND ADJUSTING

1. CORRECTION/REPLACEMENT: AFTER TESTING BY CONTRACTOR, OWNER OR ENGINEER, CORRECT ANY DEFICIENCIES AND REPLACE MATERIALS AND EQUIPMENT SHOWN TO BE DEFECTIVE OR UNABLE TO PERFORM AT DESIGN OR RATED CAPACITY.
2. POWER CONDUCTORS: CONTRACTOR SHALL CONDUCT A CONTINUITY AND INSULATION TEST ON CONDUCTORS BETWEEN SERVICE DISCONNECT SWITCH AND LOAD CENTER.
3. WHEN SITE POWER IS DERIVED FROM A 3-PHASE SOURCE, LOAD READINGS WILL BE TAKEN AND RECORDED TO MAINTAIN A BALANCED LOAD AT THE PRIMARY SOURCE. RECORDS SHALL BE RETURNED TO THE OWNER'S REPRESENTATIVE.
- 6.9 RACEWAY SYSTEMS/CONDUIT
1. UNDERGROUND CONDUIT SHALL BE SCHEDULE 40 PVC CONDUIT OR BETTER AS REQUIRED BY LOCAL JURISDICTION AND/OR UTILITY. UNDERGROUND PVC CONDUIT SHALL TRANSITION TO RIGID GALVANIZED STEEL CONDUIT OR SCHEDULE 80 PVC CONDUIT BEFORE RISING ABOVE GRADE OR CONCRETE SLAB. EXPOSED CONDUIT SHALL BE RIGID GALVANIZED STEEL (RGS) CONDUIT OR SCHEDULE 80 PVC CONDUIT.
2. GRS CONDUITS, WHEN SPECIFIED, SHALL MEET UL-6 FOR GALVANIZED STEEL. ALL FITTINGS SHALL BE SUITABLE FOR USE WITH THREADED RIGID CONDUIT.
3. ELECTRICAL METALLIC TUBING (EMT) OR RIGID, NONMETALLIC CONDUIT (RIGID PVC SCHEDULE 40, OR RIGID PVC SCHEDULE 80 FOR LOCATIONS SUBJECT TO PHYSICAL DAMAGE) SHALL BE USED FOR EXPOSED INDOOR LOCATIONS.
4. ELECTRICAL METALLIC TUBING (EMT) OR RIGID NONMETALLIC CONDUIT (RIGID PVC SCHEDULE 40) SHALL BE USED FOR CONCEALED INDOOR LOCATIONS.
5. LIQUID-TIGHT FLEXIBLE METALLIC CONDUIT (LIQUID-TITE FLEX) SHALL BE USED INDOORS AND OUTDOORS, WHERE VIBRATION OCCURS OR FLEXIBILITY IS NEEDED.
6. PLUG AND CAP EACH END OF SPARE AND EMPTY CONDUITS AND PROVIDE TWO SEPARATE PULL STRINGS - 200 LB. TEST POLYETHYLENE CORD.
7. ALL CONDUIT BENDS SHALL BE MINIMUM OF 24-INCH RADIUS.
8. ALL METALLIC RACEWAYS SHALL BE GROUNDED PER NEC.
9. THE CONTRACTOR SHALL FIELD VERIFY THE BEST AND LEAST DISRUPTIVE ROUTING OF CONDUITS. CABLE TRAYS AND DUCTS. CONDUIT ROUTING IS SHOWN AS A GUIDE ONLY, ACTUAL CONDUIT PLACEMENT IS TO BE DONE IN A PROFESSIONAL MANNER.

6.10 BELOW GRADE

1. THIS SITE INCLUDES NEW CRITICAL UNDERGROUND ELECTRIC, TELEPHONE AND OTHER SERVICES IN THE VICINITY OF OTHER UNDERGROUND SERVICES AND EQUIPMENT SUPPORTS. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO AVOID SERVICE DISRUPTION TO THESE FACILITIES. THE CONTRACTOR SHALL ALSO CONTACT ELECTRIC AND TELEPHONE, AND ALL OTHER APPROPRIATE AGENCIES PRIOR TO EXCAVATION AT THIS SITE.
2. PRIOR TO EXCAVATION, A UTILITY MARK OUT SHALL BE DONE TO LOCATE EXISTING UNDERGROUND UTILITIES. ALL UNDERGROUND UTILITIES MUST BE LOCATED AND MARKED OUT PRIOR TO ANY EXCAVATION WORK BEING PERFORMED. PHOTOS SHALL BE TAKEN OF ALL UNDERGROUND WORK AND GIVEN TO THE OWNER OR OWNER'S REPRESENTATIVE DURING THE SITE'S HANDOFF.
3. ALL TRENCHING AND EXCAVATION WITHIN EXISTING COMPOUNDS MUST BE PERFORMED BY HAND IN ACCORDANCE WITH THE OWNER'S SPECIFICATIONS. ANY OTHER METHODS OF DIGGING MUST FIRST BE APPROVED BY THE CONSTRUCTION MANAGER.
4. ALL LOW VOLTAGE CONDUIT (600V OR LESS) SHALL HAVE A MINIMUM BURIAL DEPTH OF 24". ALL HIGH VOLTAGE CONDUIT (600V OR MORE) SHALL HAVE A MINIMUM BURIAL DEPTH OF 36".
5. UNDERGROUND CONDUIT SHALL BE ENCASED IN REINFORCED CONCRETE IN AREAS OF VEHICLE TRAFFIC. CONCRETE ENCASEMENT SHALL BE 3" MINIMUM ALL AROUND AND BETWEEN CONDUITS.
6. ALL BURIED CONDUIT SHALL BE IDENTIFIED WITH ELECTRICAL MARKER TAPE. TAPE SHALL BE PLACED 12" ABOVE CONDUIT FOR EASY IDENTIFICATION.

6.11 EQUIPMENT

1. THE MAIN CIRCUIT BREAKER SHALL BE RATED FOR STANDARD A.I.C. RATING HIGHER THAN INCOMING EQUIPMENT A.I.C.
2. ALL EQUIPMENT SHALL BE BRACED FOR STANDARD A.I.C. RATING HIGHER THAN INCOMING FROM UTILITY CO.
3. THE CONTRACTOR SHALL PROVIDE AN ITEMIZED CERTIFICATION TO THE CARRIER OF ALL EQUIPMENT AND RELATED HARDWARE, SPECIFIED TO BE PURCHASED AND INSTALLED BY THE CONTRACTOR, WHERE ORDERED WITHIN 24 HRS. OF THE NOTICE TO PROCEED.
4. ALL ELECTRICAL COMPONENTS SHALL BE CLEARLY LABELED WITH ENGRAVED PLASTIC LABELS. ALL EQUIPMENT SHALL BE LABELED WITH ITS VOLTAGE RATING, PHASE CONFIGURATION, WIRE CONFIGURATION, POWER OR CAPACITY RATING AND BRANCH CIRCUIT ID NUMBERS (I.E. PANELBOARD AND CIRCUIT ID'S).
5. METAL RECEPTACLE, SWITCH AND DEVICE BOXES SHALL BE GALVANIZED, EPOXY-COATED OR NON-CORRODING: SHALL MEET OR EXCEED UL 51A AND NEMA OS 1, AND BE RATED NEMA 1 (OR BETTER) INDOORS OR WEATHER-PROTECTED (WP OR BETTER) OUTDOORS.
6. NONMETALLIC RECEPTACLE SWITCH AND DEVICE BOXES SHALL MEET OR EXCEED NEMA 05 2, AND BE RATED NEMA 1 (OR BETTER) INDOORS OR WEATHER-PROTECTED (WP OR BETTER) OUTDOORS.

6.12 TRANSIENT VOLTAGE SURGE SUPPRESSION (TVSS)

1. TVSS DEVICES FOR AC POWER SHALL BE INSTALLED IN ALL EXISTING FACILITIES THAT ARE MISSING TVSS DEVICES OR HAVE UNSUITABLE TVSS DEVICES.
2. THE AC POWER COMMON MODE SURGE SUPPRESSOR SHALL BE CONNECTED TO THE COMMERCIAL POWER INPUT SIDE OF THE MANUAL TRANSFER SWITCH.
3. IN MARKETS WITH LIGHTNING ZONE > OR = TO 4, RF TVSS DEVICE SHALL BE INSTALLED AT THE ENTRANCE TO THE SHELTER OR AS CLOSE AS POSSIBLE TO THE BTS CABINET FOR OUTDOOR SITES, TO PROTECT AGAINST LIGHTNING AND TRANSIENT VOLTAGES.
4. A T1 TRANSPORT TVSS DEVICE SHALL BE INSTALLED AT ALL SITES BETWEEN THE NTU AND THE BTS.

7 GROUNDING

7.1 GENERAL GROUNDING MATERIALS AND NOTES

1. THE SUBCONTRACTOR SHALL VERIFY THAT THE SYSTEM IS EFFECTIVELY GROUNDED, MEETS NEC ARTICLE 250 REQUIREMENTS, IS ACCEPTABLE TO THE LOCAL UTILITY AND THE LOCAL AUTHORITY HAVING JURISDICTION, AND MEETS THE CARRIER'S ELECTRICAL AND GROUNDING SPECIFICATIONS. FOLLOWING COMPLETION OF WORK, CONDUCT GROUND TEST. OWNER'S REPRESENTATIVE WILL INSPECT CADWELDS AND REVIEW GROUND TEST PRIOR TO BURIAL. USE CLEAN SAND AND CLAY BACKFILL FOR BURIED GROUND CONDUCTORS.
2. ALL DETAILS SHOWN ARE DIAGRAMMATICAL. ACTUAL GROUNDING INSTALLATION AND CONSTRUCTION MAY VARY DUE TO SITE SPECIFIC CONDITIONS.
3. NOTIFY CONSTRUCTION MANAGER IF THERE ARE ANY DIFFICULTIES INSTALLING THE GROUND SYSTEM DUE TO SITE/SOIL CONDITIONS.
4. GROUND CONNECTIONS: WHERE GROUND CONNECTIONS ARE MADE, THE CONTACT POINTS SHALL BE THOROUGHLY CLEANED AND MADE FREE OF FOREIGN MATERIAL SUCH AS PAINT, GALVANIZATION, AND CORROSION, TO ENSURE ADEQUATE BOND. REFER TO EXOTHERMIC WELD, LUGS, AND ANTI-OXIDATION COMPOUND NOTES FOR FURTHER DETAILS.
5. GROUND WIRE: OUTSIDE/UNDERGROUND, MINIMUM NO. 2 AMERICAN WIRE GAUGE (AWG) BARE, SOLID, ANNEALED, TINNED COPPER WIRE (BTCW) BUT SIZED IN ACCORDANCE WITH NEC TABLE 250.66, SERVICE SIZE, AND LOCAL UTILITY REQUIREMENTS. UNDER NO CIRCUMSTANCES IS STRANDED WIRE ACCEPTABLE. ALL BURIED WIRE SHALL BE INSTALLED TO MEET MINIMUM BEND RADIUS. SHARP BENDS AND KINKS ARE NEVER ACCEPTABLE. WHEN ANY GROUNDING OR BONDING WIRE RUNS THROUGH CONCRETE, IT SHALL BE SLEEVED IN PVC. GROUND WIRES SHALL NOT BE INSTALLED OR ROUTED THROUGH HOLES IN ANY METAL OBJECTS OR SUPPORTS.
6. GROUND WIRE - INSIDE: WIRE SHALL BE NO. 2 AWC THHN OR THHN-2. CLASS B STRANDED COPPER CABLE RATED FOR 90 WC (WET AND DRY) OPERATION, GREEN INSULATED (A HIGH-STRAND COUNT WIRE IS PREFERRED).
7. BURIED GROUND RING: THE EQUIPMENT/SHELTER PAD OR PLATFORM SHALL HAVE A BURIED GROUND RING (BRG) THAT CONSISTS OF A RING NO. 2 AWG BARE, SOLID, ANNEALED, TINNED COPPER WIRE AND EXOTHERMICALLY WELDED GROUND RODS. THE BCR DESIGN SHOULD RESULT IN 10 OHMS OR LESS WITH SOIL RESISTIVITIES OF UP TO 50,000 OHM-CM. SOIL RESISTIVITIES HIGHER THAN THIS WILL REQUIRE FURTHER AUGMENTATION ALL UNDERGROUND (BELOW GRADE) GROUNDING CONNECTIONS, INCLUDED COPPER GROUND RODS, CHEMICAL GROUND RODS ATTACHMENTS, AND GROUND LEADS FROM EQUIPMENT, TOWER, AND COAX SHALL BE MADE BY AN EXOTHERMIC WELD. THE GROUND RING SHALL BE BETWEEN A MINIMUM OF TWO FEET FROM THE SHELTER FOUNDATION, BRS PAD, OR PLATFORM PERIMETER AT A MINIMUM DEPTH OF TWO FEET, SIX INCHES, AND WITH NO BEND HAVING A RADIUS OF LESS THAN TWO FEET. THE TRENCH SHALL BE DUG 5 INCHES BELOW THE REQUIRED WIRE DEPTH. GROUND RODS SHALL BE INSTALLED AT A MINIMUM, AT EACH CORNER OF THE BGR, OR PER NFPA 70, ARTICLE 250-56. EVERY EFFORT SHALL BE MADE TO ENSURE THAT ALL GROUND PATHS TO THE BGR ARE INSTALLED SO THAT ANY POTENTIAL DISCHARGE OF ELECTRICITY WILL BE DOWNWARD, OR, IF NECESSARY, FLAT. AT NO POINT SHOULD ANY GROUND PATH GO UPWARD.
8. EXOTHERMIC WELDING: EXOTHERMIC WELDS SHALL BE CADWELD, A REGISTERED TRADEMARK OF ERCO PRODUCTS, INC. OF CLEVELAND, OHIO, OR THERMOWELD, A DIVISION OF CONTINENTAL INDUSTRIES, INC. OF TULSA OKLAHOMA OR EQUIVALENT.
9. GROUND ROD: 5/8" X 8-FEET (MINIMUM LENGTH) STEEL WITH PURE COPPER JACKET NOT LESS THAN 0.0012 INCHES THICK. GROUND RODS SHALL BE SPACED NO GREATER THAN 15 FT. O.C. AND NO LESS THAN 6 FT. O.C.
10. GROUND ROD COUPLING: 5/8" GROUND ROD COUPLING MADE OF THE SAME MATERIAL AS THE GROUND ROD TO PREVENT DISSIMILAR METAL HIGH OXIDATION POINTS.
11. CHEMICAL GROUND ROD: COMPRISED OF A HOLLOW COPPER GROUND ROD, A GROUND TEST WELL, A 4"-0" EXOTHERMICALLY WELDED PIGTAIL, AND CONDUCTIVE BACKFILL MATERIAL. THE CHEMICAL GROUND ELECTRODE SHALL BE MADE OF A MINIMUM OF 2-INCH LD. TYPE K COPPER TUBE WITH A MINIMUM WALL THICKNESS OF 0.083 INCH AND SHALL BE A MINIMUM OF 8 FEET IN LENGTH. THE CHEMICAL GROUND ROD SHALL BE UL LISTED. IN SITUATIONS WHERE DRILLING VERTICALLY IS TOO DIFFICULT OR COSTLY, HORIZONTAL L-SHAPE CHEMICAL GROUND RODS ARE ACCEPTABLE.
12. GROUND BARS: GROUND BARS SHALL BE MANUFACTURED EXACTLY AS SPECIFIED, NO DEVIATIONS ARE ALLOWED, DIMENSIONS SHALL BE ACCURATE WITHIN 1/32 INCH. HOLE DIAMETERS SHALL BE ACCURATE WITHIN 1/64 INCH. BARS SHALL BE ¼ INCH THICK SOLID ELECTRICAL GRADE COPPER MANUFACTURED BY HARGER OR APPROVED EQUAL. GROUND BARS SHALL NOT BE FABRICATED OR MODIFIED IN THE FIELD. COAXIAL CABLE GROUND BARS SHOULD BE MECHANICALLY CONNECTED TO THE TOWER STRUCTURAL STEEL. HOWEVER, DO NOT DRILL HOLES OR USE EXOTHERMIC WELDS TO CONNECT GROUND LEADS TO A STEEL TOWER EXCEPT ON STEEL TABS OR FLANGES SPECIFICALLY DESIGNED FOR THAT PURPOSE. HOLES AND/OR EXOTHERMIC WELDING CAN NEGATIVELY IMPACT THE STRUCTURAL INTEGRITY OF THE TOWER AND INCREASE CHANCES OF CORROSION.
13. INSULATORS: POLYESTER FIBERGLASS, 15 KV MINIMUM DIELECTRIC STRENGTH, FLAME RESISTANT PER UL 94 VO CLASSIFICATION.
14. CUPS: WHEN SECURING ANY GROUND WIRES, SOLID OR STRANDED, INSULATED OR UNINSULATED, NEVER USE ANY CUPS OR OTHER DEVICES THAT ARE CONDUCTIVE AND FORM A CLOSED LOOP. METALLIC CLIPS ARE ACCEPTABLE IF THEY DO NOT FORM A CLOSED LOOP.
15. GROUND CLAMP: BURNDY GAR STYLE UL CLAMP WITH TWO-HOLE PROVISIONS FOR LONG BARREL MULTIPLE CRIMP TWO-HOLE LUGS.
16. COAX GROUNDING KIT: COAX GROUND KITS SHALL BE FROM THE SAME MANUFACTURER AS THE COAX. GROUND KITS SHALL BE SOLID STRAP TYPE WITH NO. 6 AWG WIRE AND 2-HOLE COMPRESSION CRIMPED LUGS (INSTALLED USING THE PROPER UL TOOL AND CIRCUMFERENTIAL HEXAGON DIE). BRAND OR HOSE CLAMP TYPE SHALL NOT BE USED. SOLID COPPER STRAP TYPE WITH SINGLE HOLE LUGS SHALL NOT BE USED. ALL COAX CABLES ARE TO BE GROUNDED AT THEIR SECTOR CGB, THE COLLECTOR CGB, MIDPOINT CGB (IF REQUIRED). BOTTOM CGB, WAVEGUIDED BRIDGE CGB (IF REQUIRED), AND AT THE SHELTER WALL. A MIDPOINT CGB IS ONLY REQUIRED IF THE COAX LENGTH EXCEEDS 200'. A WAVEGUIDE BRIDGE CGB IS ONLY REQUIRED WHEN THE LENGTH OF CABLE (FROM TOWER TO EQUIPMENT) IS GREATER THAN 15 FEET.
17. WEATHERPROOFING: ALL COAX GROUND KITS SHALL BE WEATHERPROOFED. ONLY GROUND KITS APPROVED BY THE COAX MANUFACTURER SHALL BE USED.
18. METALLIC CONDUIT: ANY GROUND RODS WIRES, SOLID OR STRANDED, THAT PASS-THROUGH CONDUIT, METALLIC SLEEVE, OR CABLE COVER, SHALL BE BONDED AT BOTH ENDS.
19. ANTENNA GROUNDING - ALL ANTENNAS (INCLUDING THE GPS ANTENNAS) ARE GROUNDED BY THEIR MOUNTS/MASTS AND BY THE GROUND KITS ON THE COAXIAL CABLE CONNECTED TO THE COAX GROUND BARS. DO NOT INSTALL SEPARATE ANTENNA GROUND CONNECTIONS UNLESS SPECIFIED BY THE ANTENNA'S MANUFACTURER. THE GPS ANTENNA(S) MUST BE INSTALLED AND CONNECTED TO THE COAX GROUND BAR AT THE END OF THE WAVEGUIDE BRIDGE.
20. ANTI-OXIDATION COMPOUND: ANTI-OXIDATION COMPOUND SHALL BE THOMAS AND BETTS KOPR-SHIELD (TM OF JET LUBE, INC.) OR BURNDY PENETROX - E. ANTI-OXIDATION COMPOUND SHALL BE APPLIED BETWEEN LUG AND GROUND BAR ONLY, DO NOT COVER THE LUG.
21. SERVICE DISCONNECT GROUNDING: IF THERE IS A SERVICE DISCONNECT SEPARATE FROM THE PPC MAIN CIRCUIT BREAKERS, THE NEUTRAL TO GROUND BOND SHALL BE MADE AT THE SERVICE DISCONNECT SWITCH LOCATED SEPARATELY AND ON THE SUPPLY SIDE OF THE PPC CABINET AND NO NEUTRAL TO GROUND CONNECTION SHOULD BE IN THE PPC. IT IS CRITICAL THAT ONLY ONE NEUTRAL TO GROUND BOND BE MADE AT THE SERVICE ENTRANCE EQUIPMENT AS DEFINED BY THE NATIONAL ELECTRIC CODE.

8 RF AND TOWER APPURTENANCE INSTALLATION RELATED NOTES

8.1 COAXIAL CABLE REQUIREMENTS:

1. GENERAL: PROVIDE ALL LABOR, EQUIPMENT, AND MATERIALS NECESSARY FOR RECEIVING, INSTALLING, TESTING, AND ADJUSTING ANTENNA CABLES FROM THE ANTENNA TO THE CONNECTIONS AT THE BASE TRANSMISSION SYSTEM (BTS). THIS SHALL INCLUDE ALL EQUIPMENT SHOWN OR REQUIRED FOR A COMPLETE OPERATING SYSTEM, ANTENNA, ANTENNA CABLES, CONNECTORS, AND FITTING SHALL BE THIRD PARTY FURNISHED COMPONENTS AS SHOWN ON THE BILL OF MATERIALS.

2. INSTALLATION

- A. COAXIAL CABLE LENGTHS SHALL BE FIELD MEASURED. INSTALLER SHALL NOTIFY CARRIER PRIOR TO PURCHASE OF CABLE OF THE OVERALL LENGTH REQUIRED.
- B. COAXIAL CABLE TYPE AND DIAMETER SHALL BE VERIFIED WITH CARRIER.
- C. COAXIAL CABLES SHALL BE LABELED IN ACCORDANCE WITH CARRIER ELECTRICAL MATERIALS AND METHODS SPECIFICATIONS. ALL MAIN CABLES WILL BE COLOR CODED AT FOUR LOCATIONS: A) AT ANTENNA PRIOR TO JUMPER, B) AT THE BOTTOM OF THE TOWER, C) EXTERIOR PART OF THE WAVE GUIDE ENTRY PORT (AT THE SHELTER/CABINET WALL), D) INTERIOR OF THE SHELTER/CABINET.
- D. INSTALL CONNECTORS TO COAXIAL CABLE AT BOTH ENDS (ANTENNA END AND BTS LOCATION).
- E. UPON SUCCESSFUL COMPLETION OF THE SWEEP TEST, THE CONTRACTOR SHALL PROVIDE A WEATHERTIGHT SEAL ON THE COAX CABLES AT THE ANTENNA CONNECTION ONLY.
- F. THE MINIMUM BENDING RADIUS FOR ALL ANTENNA CABLES SHALL BE AS SHOWN BELOW OR PER THE MANUFACTURER, WHICHEVER IS MORE CONSERVATIVE:

CABLE	IN AIR OR CABLE TRAY	IN CONDUIT
1/4"	1"	1"
1/2"	5"	10"
7/8"	10"	18"
1-5/8"	20"	28"

3. CABLES SHALL BE INSTALLED WITH THE MINIMUM NUMBER OF BENDS, CABLE SHALL NOT BE LEFT UNTERMINATED IN THE FIELD.

4. GROUNDING

- A. GROUNDING KITS - AFTER INSTALLATION OF GROUND STRAPS, THE CONNECTIONS SHALL BE MADE WEATHER TIGHT USING WEATHERPROOF KITS AS IDENTIFIED. GROUND PIGTAILS SHALL BE BROUGHT OUT IN THE DOWNWARD DIRECTION FROM THE CONNECTION SHALL BE MADE TO GROUNDING SYSTEM.

8.2 ANTENNA REQUIREMENTS:

1. AZIMUTHS ARE ORIENTED CLOCKWISE FROM TRUE NORTH.
2. CONTRACTOR SHALL VERIFY ANTENNA TYPE, AZIMUTHS, AND DOWNTILTS WITH THE CARRIER PRIOR TO CONSTRUCTION.
- 3.

PLANS PREPARED FOR: _____



PLANS PREPARED BY: _____



21 Oxford Rd
Mansfield, MA 02048
www.piketelecom.org
1-508-337-7600

LOCATION: _____

425 CHARLES RIVER RD
WATERTOWN, MA 02472

MIDDLESEX COUNTY

P.E. STAMP AREA: _____

Blank area for Professional Engineer (P.E.) stamp.

DRAWING NOTES: _____

Blank area for drawing notes.

ORIGINAL PLAN:	
SCALE:	AS NOTED
DRAWN BY:	GL
PLAN ORIG. DATE:	08/09/21

REVISIONS:			
REV	DESCRIPTION	BY	DATE

SITE INFO:
LAT: 42.362237°
LONG: -71.168128°

CRAN ID:
CRAN_RCTB_00014_048

EXTENET NODE ID:
NE-MA-ALBRD3M1-14015

SITE ADDRESS:
425 CHARLES RIVER RD

SHEET TITLE:
GENERAL NOTES

SHEET NUMBER: _____

GN-4



March 27, 2024

Ref: 14844.00

Katie Swan, Environmental Planner/Conservation Agent
Watertown Conservation Commission
149 Main Street
Watertown, MA 02472

Re: Notice of Intent: 99 Coolidge - Arsenal Bike Path Connection – Notice of Intent Amendment (DEP File #321-0187)

Dear Agent Swan and Commission Members,

On behalf of the Applicant, National Development, VHB is submitting an amendment to the previously submitted 99 Coolidge - Arsenal Bike Path Connection Notice of Intent (NOI) under DEP File #321-0187. The work proposed in the original NOI includes constructing a non-motorized, accessible, multi-use path extension to connect the existing multi-use pathways at 0 Arsenal Street in Watertown, Massachusetts (the Project Site). The Project proposes to construct an approximately 10-foot wide shared-use path from the existing terminus on the abutting 99 Coolidge property located to the north, to the existing Massachusetts Department of Conservation and Recreation (DCR) vehicular path located near Arsenal Street to the south. The NOI was submitted to the Commission and the Massachusetts Department of Environmental Protection (DEP) on March 13, 2024.

The purpose of this amendment request is to update the NOI scope of work to more accurately reflect the Project design which was initially discussed between the Applicant and the City of Watertown. This design includes connecting the proposed pathway to the DCR vehicular path as described in the NOI, and then extending it farther south to meet the existing Arsenal Street sidewalk. The proposed update will result in an additional 375 square feet (SF) of impervious surface within the Riverfront Area (RA) and 150-foot buffer zone to Bank, for a total of 1,450 SF of new impervious surface within RA and the 150-foot buffer zone. As proposed, the updated Project will result in 1,440 SF of temporary and 1,450 SF of permanent impact to the inner RA, for a new total of 2,890 SF of impact to RA and 150-foot buffer zone to Bank. Identical to what is described in the NOI for the northern portion of the pathway, the proposed extension will be graded to drain to its eastern side and infiltrate within the adjacent landscape shoulder area. The Project meets the applicable Stormwater Management Standards contained in the WPA at 310 CMR 10.05(6)(k) for a redevelopment Project. An expanded Stormwater Management section is included as an attachment to this amendment.

This Project is still reviewable as a limited project under 310 CMR 10.53(6) for the construction of a footpath, bike path, and other pedestrian or nonmotorized vehicle access. The Project also still seeks relief



as a limited project under the City of Watertown Wetlands Ordinance (the Ordinance) for the construction of a multi-use path within the 150-foot buffer zone, which is regulated as a resource area under the Ordinance. No work is proposed within the 50-foot No Build Zone. Wetland resource areas will be protected from impacts during construction through the implementation of an erosion and sedimentation control program, which will include practices such as temporary and permanent seeding, pavement sweeping, and erosion control barriers. Disturbed areas which are not proposed for pavement will be loamed and seeded with a native conservation/erosion control seed mix after the completion of work.

Please refer to the updated Project materials included with this submission. These include:

- NOI Figures
 - Updated with more recent aerial imagery (showing current 99 Coolidge site conditions)
- Expanded Stormwater Management section
 - Outlines compliance with 10 Stormwater Management Standards
- WPA Form 3
 - Only update is to Proposed Alteration to Riverfront Area
- Construction plans
 - Updated to include additional area of proposed pathway
 - Updated Locus Map aerial imagery and Project Site callout on Sheet 1

The Applicant respectfully requests that the Commission find these updates to the Project relatively minor in nature, in accordance with DEP guidance and the Ordinance regulations, and find the Project to be adequately protective of the interests identified in the WPA and the Ordinance.

If you have any questions concerning this submittal or need any additional information, please feel free to contact me at (617) 607-2709 or via email at bhilgendorff@vhb.com.

Sincerely,

A handwritten signature in black ink, appearing to read "Bridget Hilgendorff", written in a cursive style.

Bridget Hilgendorff
Environmental Scientist

CC: DEP Northeast Region
National Development

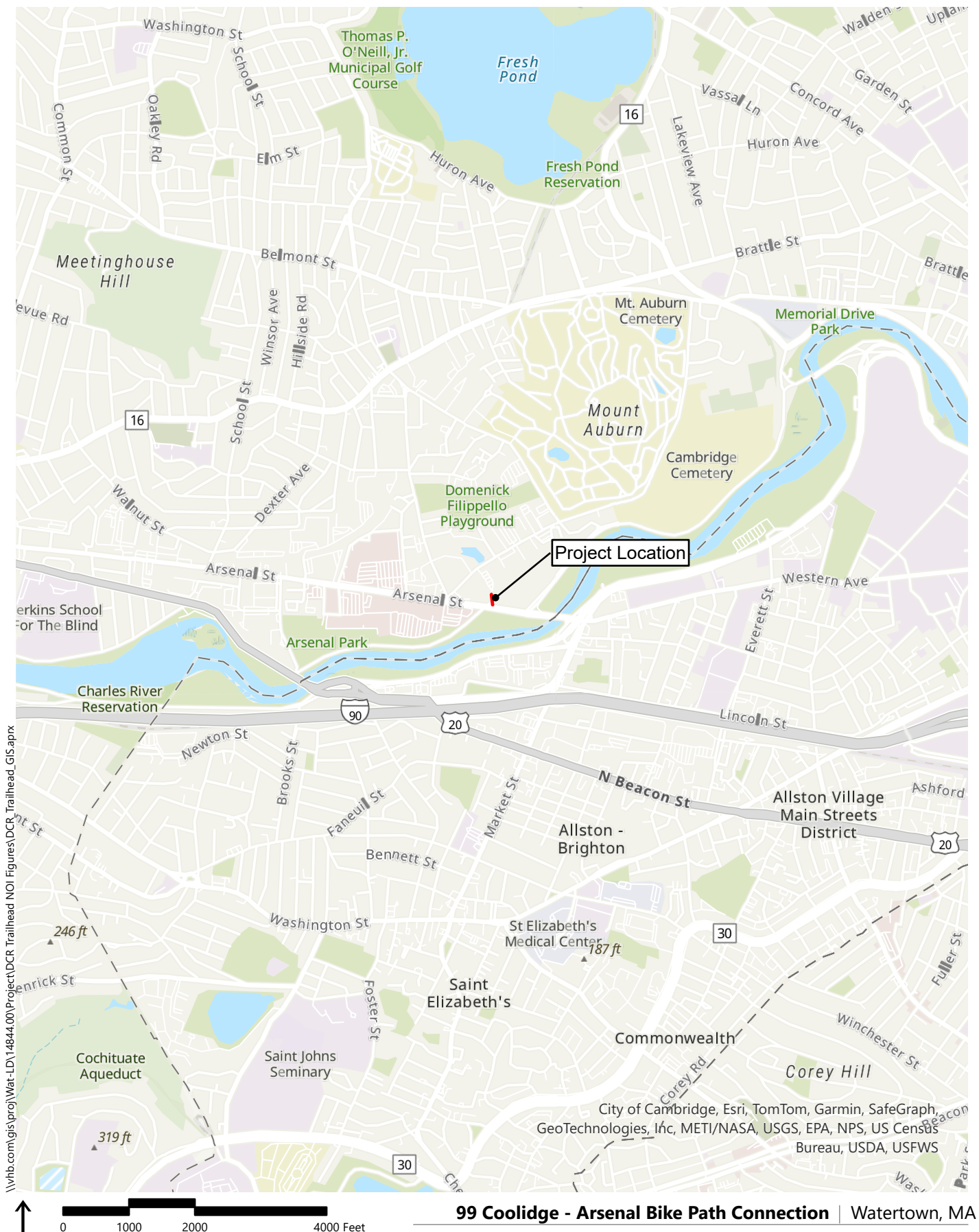
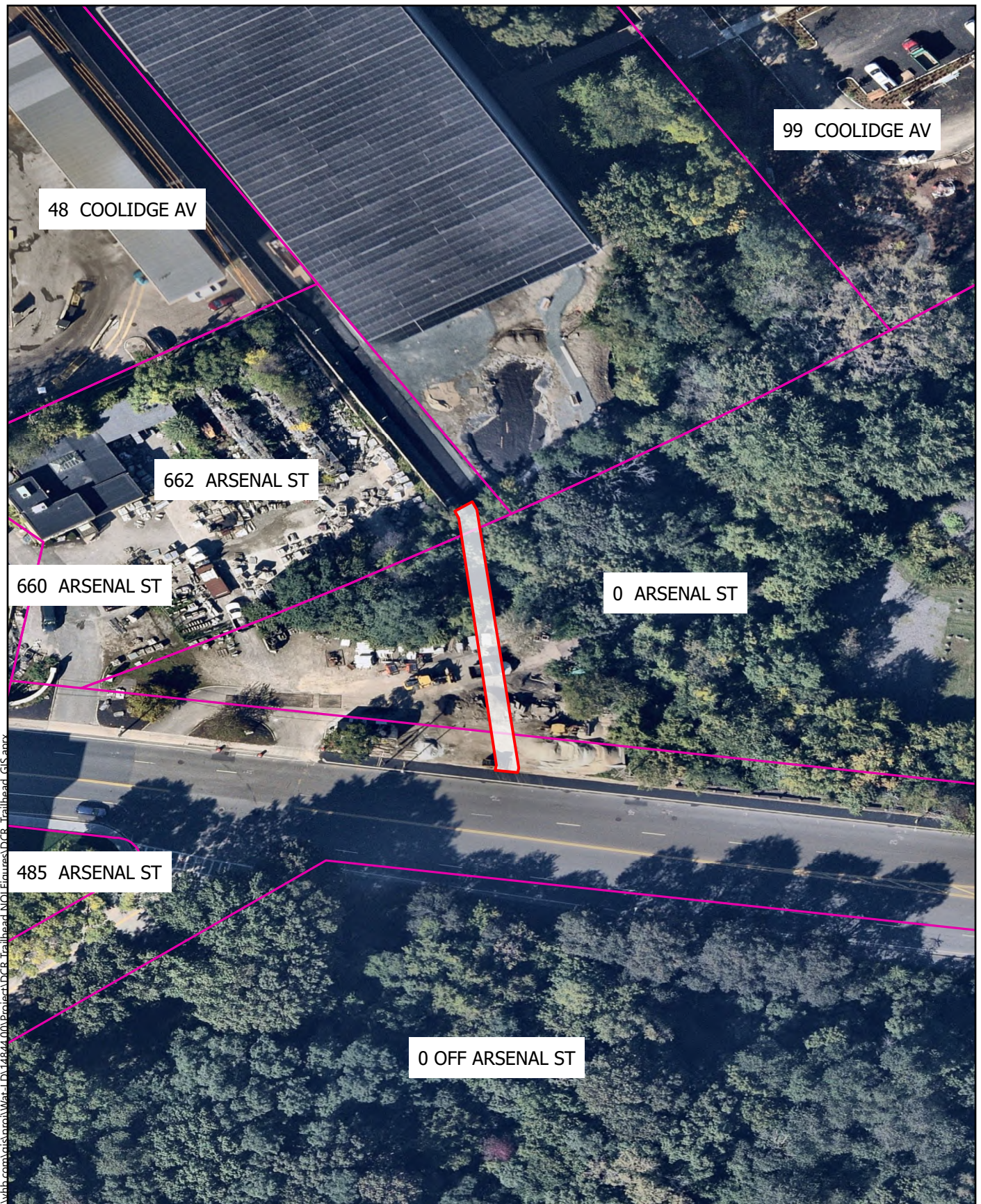


Figure 1 - USGS Locus Map
Source Info: USGS, MassGIS, VHB



↑ 0 50 100 200 Feet **99 Coolidge - Arsenal Bike Path Connection** | Watertown, MA

Legend

Limit of Work

Figure 1 - Aerial Overview

Source Info: USGS, MassGIS, VHB



\\vhb.com\gis\proj\Wat-LD\14844.00\Project\DCR\Trailhead\NOI\Figures\DCR_Trailhead_GIS.aprx

99 Coolidge - Arsenal Bike Path Connection | Watertown, MA

Legend

- Limit of Work
- NHESP Priority Habitats of Rare Species - None Present
- NHESP Estimated Habitats of Rare Wildlife - None Present

- NHESP Certified Vernal Pools - None Present
- NHESP Potential Vernal Pools - None Present

Figure 3 - NHESP Map

Source Info: USGS, MassGIS, VHB



99 Coolidge - Arsenal Bike Path Connection | Watertown, MA

Legend

Limit of Work

National Flood Hazard Maps
FEMA Flood Zone Designations

AE: 1% Annual Chance of Flooding, with BFE

X: 0.2% Annual Chance of Flooding

Figure 4 - FEMA Map
Source Info: USGS, MassGIS, VHB

Stormwater Management

The multi-use path extension, from the existing terminus on the abutting 99 Coolidge property to the existing DCR vehicular path, is approximately 1,075 sf and can be considered a partial redevelopment project due to the disturbed nature of the Project Site. The non-vehicular connection is graded to drain to its eastern side and will infiltrate within the adjacent landscaped shoulder area. The alignment of the path has been chosen to minimize the disturbance of tree canopy, while also avoiding the 50-foot No-Build Zone. Infiltration of runoff eliminates the potential for phosphorus or accumulated suspended solids to discharge beyond the limit of work.

During the construction phase of the Project, the surrounding area will be protected by the installation a silt sock, preventing erosion and sedimentation from leaving the construction zone. As proposed, all runoff will be captured and infiltrated within the landscaped area adjacent to the proposed pavement.

Per Section 310 CMR 10.05(6)(k) of the WPA Regulations, compliance with the applicable stormwater management standards is as follows:

- › Standards 1 and 8 – 10 are met fully;
- › Standards 2 – 4 are met to maximum extent practicable;
- › Standards 5 and 6 are not applicable to this Project as it is not a LUHPPL and not located in a Critical Area.

Standard 1: No New Untreated Discharges

The Project has been designed to fully comply with Standard 1. No new untreated discharges are proposed as part of the Project.

Standard 2: Peak Rate Attenuation

The Project has been designed to comply with Standard 2 to the maximum extent practicable as a redevelopment project. A minor increase of 1,075 sf of new impervious area is proposed for construction of the shared use path. The post-construction peak runoff rates are anticipated to be only slightly elevated from existing conditions due to the increased impervious area, but all runoff will be infiltrated within the pervious landscaped area adjacent to the proposed pathway.

Standard 3: Stormwater Recharge

The Project has been designed to comply with Standard 3 to the maximum extent practicable as a redevelopment project. All runoff from the pathway will be infiltrated within the pervious landscaped area adjacent to the proposed pathway.

Standard 4: Water Quality

The Project has been designed to comply with Standard 4 to the maximum extent practicable as a redevelopment project. All runoff from the pathway will be infiltrated within the pervious landscaped area adjacent to the proposed pathway. Infiltration of runoff eliminates the potential for phosphorus or accumulated suspended solids to discharge beyond the limit of work.

Standard 5: Land Uses with Higher Potential Pollutant Loads (LUHPPLs)

The Project use is not listed as a land use with higher potential pollutant loads.

Standard 6: Critical Areas

The Project does not discharge to an Outstanding Resource Water (ORW), Coldwater Fishery, or an Area of Critical Environmental Concern (ACEC).

Standard 7: Redevelopments and Other Projects Subject to the Standards only to the Maximum Extent Practicable

The Project qualifies as a redevelopment project and has been designed to comply with Stormwater Management Standards 2-4 to the maximum extent practicable. Standards 1 & 5-10 have been met completely.

Standard 8: Construction Period Pollution Prevention and Erosion and Sedimentation Controls

The Project plans illustrate the approximate erosion control measures that will be installed during construction. The Project will disturb less than 1 acre of land and is therefore not required to obtain coverage under the Environmental Protection Agency (EPA) National Pollutant Discharge Elimination System (NPDES) Construction General Permit.

Standard 9: Operation and Maintenance Plan

After the completion of work, maintenance of the multi-use path will be the responsibility of the 99 Coolidge building manager and will be carried out as an extension of the maintenance completed in accordance with the 99 Coolidge site Operation and Maintenance Plan.

Standard 10: Prohibition of Illicit Discharges

During construction, the Project contractor will be required to verify there are no illicit connections to the drainage system within the Project limits.

Regulatory Compliance

As demonstrated below, the Project does not fully meet the applicable performance standards contained in the WPA for Redevelopment within Previously Developed Riverfront Area (310 CMR 10.58(5)). However, the Project may be approved as a Limited Project under 310 CMR 10.53(6) as described below. Compliance with the applicable performance standards under 310 CMR 10.58(5), as well as protection of the interests of the 100-ft buffer zone to Bank and compliance with the applicable performance standards set forth in the Ordinance for the locally established 150-foot Buffer Zone and 50-foot NBZ, are described below.


Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
 MassDEP File #:
 eDEP Transaction #:1689550
 City/Town:WATERTOWN

A.General Information
1. Project Location:

a. Street Address	0 ARSENAL STREET	c. Zip Code	02471
b. City/Town	WATERTOWN	e. Longitude	71.05860W
d. Latitude	42.39889N	g.Parcel/Lot #	13
f. Map/Plat #	1401		

2. Applicant:
☐ Individual ☒ Organization

a. First Name	NICK	b.Last Name	O'CONNOR
c. Organization	NATIONAL DEVELOPMENT		
d. Mailing Address	2310 WASHINGTON STREET		
e. City/Town	NEWTON LOWER FALLS	f. State	MA
g. Zip Code	02462	j. Email	noconnor@natdev.com
h. Phone Number	339-237-2614	i. Fax	

3.Property Owner:
☐ more than one owner

a. First Name	PRISCILLA	b. Last Name	GEIGIS
c. Organization	COMMONWEALTH OF MASSACHUSETTS		
d. Mailing Address	, 10 PARK PLAZA SUITE 6620		
e. City/Town	BOSTON	f.State	MA
g. Zip Code	02116	j.Email	priscilla.geigis@mass.gov
h. Phone Number	617-626-1250	i. Fax	

4.Representative:

a. First Name	BRIDGET	b. Last Name	HILGENDORFF
c. Organization	VHB		
d. Mailing Address	101 WALNUT STREET, PO BX 9151		
e. City/Town	WATERTOWN	f. State	MA
g. Zip Code	02471	j.Email	bhilgendorff@vhb.com
h.Phone Number	617-607-2709	i.Fax	

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

a.Total Fee Paid	750.00	b.State Fee Paid	362.50	c.City/Town Fee Paid	387.50
------------------	--------	------------------	--------	----------------------	--------

6.General Project Description:

THE APPLICANT, NATIONAL DEVELOPMENT, IS PROPOSING TO CONSTRUCT A NON MOTORIZED, ACCESSIBLE, MULTI-USE PATH EXTENSION (THE PROJECT) TO CONNECT THE EXISTING MULTI-USE PATHWAYS AT 0 ARSENAL STREET IN WATERTOWN, MASSACHUSETTS (THE PROJECT SITE). THE PROJECT WILL CONSTRUCT A 10-FOOT-WIDE SHARED-USE PATH FROM THE EXISTING TERMINUS ON THE ABUTTING 99 COOLIDGE PROPERTY TO THE EXISTING MASSACHUSETTS DEPARTMENT OF CONSERVATION AND RECREATION (DCR) VEHICULAR PATH LOCATED ALONG ARSENAL STREET.

7a.Project Type:

- | | |
|---|---|
| 1. ☐ Single Family Home | 2. ☐ Residential Subdivision |
| 3. ☐ Limited Project Driveway Crossing | 4. ☐ Commercial/Industrial |
| 5. ☐ Dock/Pier | 6. ☐ Utilities |



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

7. ☐ Coastal Engineering Structure

8. ☐ Agriculture (eg., cranberries, forestry)

9. ☒ Transportation

10. ☐ Other

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

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

2. Limited 10.53(6) NOTWITHSTANDING THE PROVISIONS OF 310 CMR 10.58, THE ISSUING AUTHORITY MAY ISSUE AN ORDER OF CONDITIONS PERMITTING AS A LIMITED PROJECT THE CONSTRUCTION, REHABILITATION, AND MAINTENANCE OF FOOTPATHS, BIKEPATHS, AND OTHER PEDESTRIAN OR NONMOTORIZED VEHICLE ACCESS TO OR ALONG RIVERFRONT AREAS BUT OUTSIDE OTHER RESOURCE AREAS, PROVIDED THAT ADVERSE IMPACTS FROM THE WORK ARE MINIMIZED AND THAT THE DESIGN SPECIFICATIONS ARE COMMENSURATE WITH THE PROJECTED USE AND ARE COMPATIBLE WITH THE CHARACTER OF THE RIVERFRONT AREA. GENERALLY, THE WIDTH OF THE ACCESS SHALL NOT EXCEED TEN FEET OF PAVEMENT, EXCEPT WITHIN AN AREA THAT IS ALREADY ALTERED (E.G., RAILROAD BEDS WITHIN RIGHTS OF WAY). ACCESS SHALL NOT BE LOCATED IN VERNAL POOLS OR FENCED IN A MANNER WHICH WOULD IMPEDE THE MOVEMENT OF WILDLIFE.

8. Property recorded at the Registry of Deeds for:

a. County:	b. Certificate:	c. Book:	d. Page:
SOUTHERN MIDDLESEX	AGREEMENT	64540	27

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

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

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

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

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
a. ☐ Bank	1. linear feet	2. linear feet
b. ☐ Bordering Vegetated Wetland	1. square feet	2. square feet
c. ☐ Land under Waterbodies and Waterways	1. Square feet	2. square feet
	3. cubic yards dredged	
d. ☐ Bordering Land Subject to Flooding	1. square feet	2. square feet
	3. cubic feet of flood storage lost	4. cubic feet replaced
e. ☐ Isolated Land Subject to Flooding	1. square feet	



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

	2. cubic feet of flood storage lost	3. cubic feet replaced
--	-------------------------------------	------------------------

f. ☒ Riverfront Area

1. Name of Waterway (if any)
☐ 25 ft. - Designated Densely Developed Areas only
☐ 100 ft. - New agricultural projects only
☒ 200 ft. - All other projects
2. Width of Riverfront Area (check one)
3. Total area of Riverfront Area on the site of the proposed project 2,890 square feet
4. Proposed Alteration of the Riverfront Area:
- | | | |
|----------------------|-------------------------------|--|
| 2,890 | 2,890 | 0 |
| 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)

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
a. ☐ Designated Port Areas	Indicate size under	Land under the ocean below,
b. ☐ Land Under the Ocean	1. square feet	
	2. cubic yards dredged	
c. ☐ Barrier Beaches	Indicate size under Coastal Beaches and/or Coastal Dunes, below	
d. ☐ Coastal Beaches	1. square feet	2. cubic yards beach nourishment
e. ☐ Coastal Dunes	1. square feet	2. cubic yards dune nourishment
f. ☐ Coastal Banks	1. linear feet	
g. ☐ Rocky Intertidal Shores	1. square feet	
h. ☐ Salt Marshes	1. square feet	2. sq ft restoration, rehab, crea.
i. ☐ Land Under Salt Ponds	1. square feet	
	2. cubic yards dredged	
j. ☐ Land Containing Shellfish	1. square feet	
k. ☐ Fish Runs	Indicate size under Coastal Banks, Inland Bank, Land Under the Ocean, and/or inland Land Under Waterbodies and Waterways, above	



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

	1. cubic yards dredged	
--	------------------------	--

1. ☐ Land Subject to Coastal

Storm Flowage

1. square feet

4. Restoration/Enhancement

☐ Restoration/Replacement

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. Projects Involves Stream Crossings

☐ Project Involves Streams Crossings

If the project involves Stream Crossings, please enter the number of new stream crossings/number of replacement stream crossings.

a. number of new stream crossings

b. number of replacement stream crossings

C. Other Applicable Standards and Requirements

Streamlined Massachusetts Endangered Species Act/Wetlands Protection Act Review

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

a. ☐ Yes ☒ No

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

Natural Heritage and Endangered Species

Program

Division of Fisheries and Wildlife

1 Rabbit Hill Road

Westborough, MA 01581

b. Date of map: FROM MAP VIEWER

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

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

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

(a) within Wetland Resource Area

percentage/acreage

(b) outside Resource Area

percentage/acreage

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

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

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

b. ☐ Photographs representative of the site

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

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



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

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

d. ☐ Vegetation cover type map of site

e. ☐ Project plans showing Priority & Estimated Habitat boundaries

d. OR Check One of the following

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

2. ☐ Separate MESA review ongoing.

a. NHESP Tracking Number

b. Date submitted to NHESP

3. ☐ Separate MESA review completed.

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

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

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

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

b. ☐ Yes ☐ No

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

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

North Shore - Hull to New Hampshire:

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

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

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

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

a. ☐ Yes ☒ No

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

b. ACEC Name

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

a. ☐ Yes ☒ No

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

a. ☐ Yes ☒ No

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

a. ☐ Yes, Attach a copy of the Stormwater Report as required by the Stormwater Management Standards per 310 CMR



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

10.05(6)(k)-(q) and check if:

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

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

1. Single Family Home
☐
2. Emergency Road Repair
☐
3. Small Residential Subdivision (less than or equal to 4 single-family houses or less than or equal to 4 units in multi-family housing project) with no discharge to Critical Areas.
☐

D. Additional Information

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

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

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

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

TRAILHEAD 99
COOLIDGE AVENUE
WATERTOWN,
MASSACHUSETTS

VHB

March 18, 2024

1:40

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.
☐



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

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.

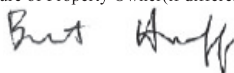
Applicants must submit the following information (in addition to pages 1 and 2 of the NOI Wetland Fee Transmittal Form) to confirm fee payment:

2. Municipal Check Number	383650	3. Check date	3/6/2024
4. State Check Number	383655	5. Check date	3/6/2024
6. Payer name on check: First Name	VHB	7. Payer name on check: Last Name	

F. Signatures and Submittal Requirements

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

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

*Pending DCR Signature	
1. Signature of Applicant (Owner)	2. Date
	3/11/2024
3. Signature of Property Owner(if different) (Applicant)	4. Date
	3/12/2024
5. Signature of Representative (if any)	6. Date

For Conservation Commission:

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

For MassDEP:

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

Other:

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

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



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

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #: 1689550
City/Town: WATERTOWN

A. Applicant Information

1. Applicant:

a. First Name	NICK	b. Last Name	O'CONNOR
c. Organization	NATIONAL DEVELOPMENT		
d. Mailing Address	2310 WASHINGTON STREET		
e. City/Town	NEWTON LOWER FALLS	f. State	MA
g. Zip Code	02462	j. Email	noconnor@natdev.com
h. Phone Number	3392372614	i. Fax	

2. Property Owner: (if different)

a. First Name	PRISCILLA	b. Last Name	GEIGIS
c. Organization	COMMONWEALTH OF MASSACHUSETTS		
d. Mailing Address	, 10 PARK PLAZA SUITE 6620		
e. City/Town	BOSTON	f. State	MA
g. Zip Code	02116	j. Email	priscilla.geigis@mass.gov
h. Phone Number	6176261250	i. Fax	

3. Project Location:

a. Street Address	0 ARSENAL STREET	b. City/Town	WATERTOWN
-------------------	------------------	--------------	-----------

Are you exempted from Fee? ☐

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

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

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

B. Fees

Activity Type	Activity Number	Activity Fee	RF Multiplier	Sub Total
J.) ANY OTHER ACTIVITY NOT IN CATEGORY 1,3,4,5 OR 6;	1	500.00	RFA MULTIPLIER 1.5	750.00
		City/Town share of filing fee \$387.50	State share of filing fee \$362.50	Total Project Fee \$750.00



PHOTO 1: TAKEN FROM 99 COOLIDGE MULTI-USE PATH LOOKING SOUTHEAST



PHOTO 3: TAKEN FROM BEGINNING OF BIKE PATH TOWARDS 99 COOLIDGE LOOKING NORTHWEST



PHOTO 5: TAKEN FROM SOUTHERN PORTION OF BIKE PATH LOOKING SOUTH

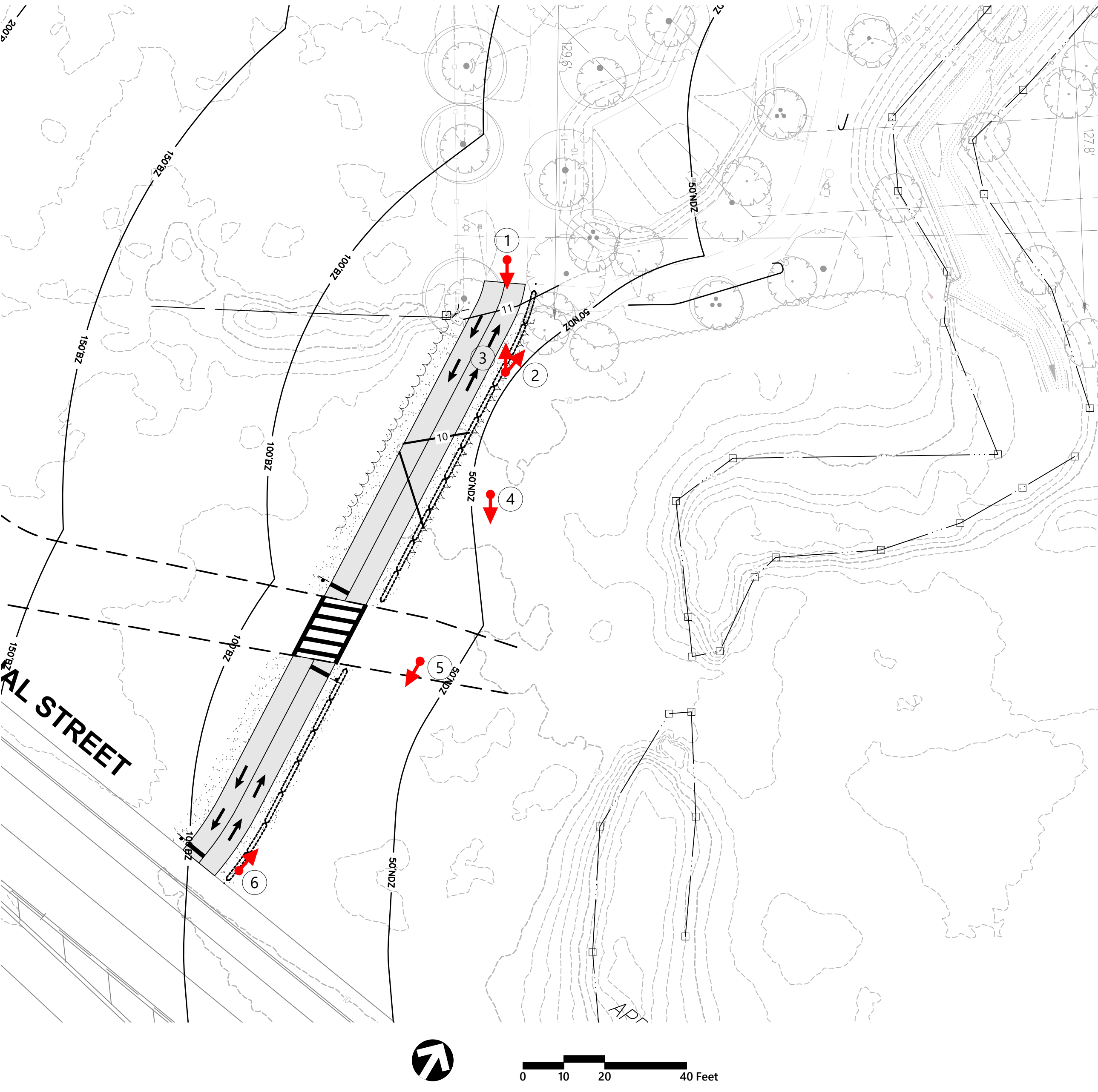
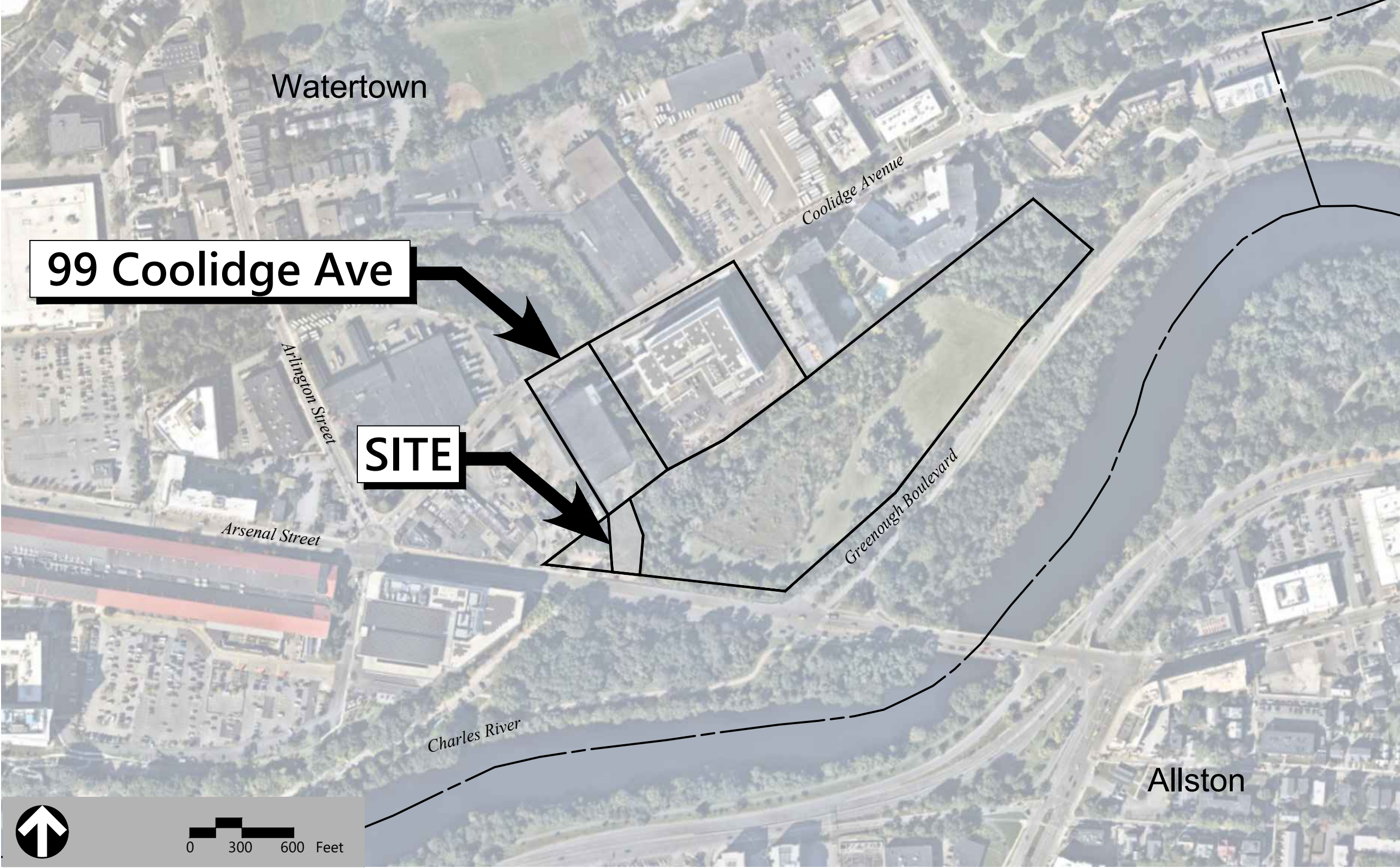


PHOTO 2: TAKEN FROM BEGINNING OF BIKE PATH TOWARDS 99 COOLIDGE LOOKING NORTH



PHOTO 4: TAKEN FROM NORTHERN PORTION OF BIKE PATH LOOKING SOUTHEAST



PHOTO 6: TAKEN FROM ARSENAL STREET SIDEWALK LOOKING NORTH

Trailhead
99 Coolidge Avenue
Watertown, Massachusetts

No.	Revision	Date	Appr'd.

Designed by	CMH	Checked by	JRG
Issued for		Date	March 26, 2024

Local Approvals

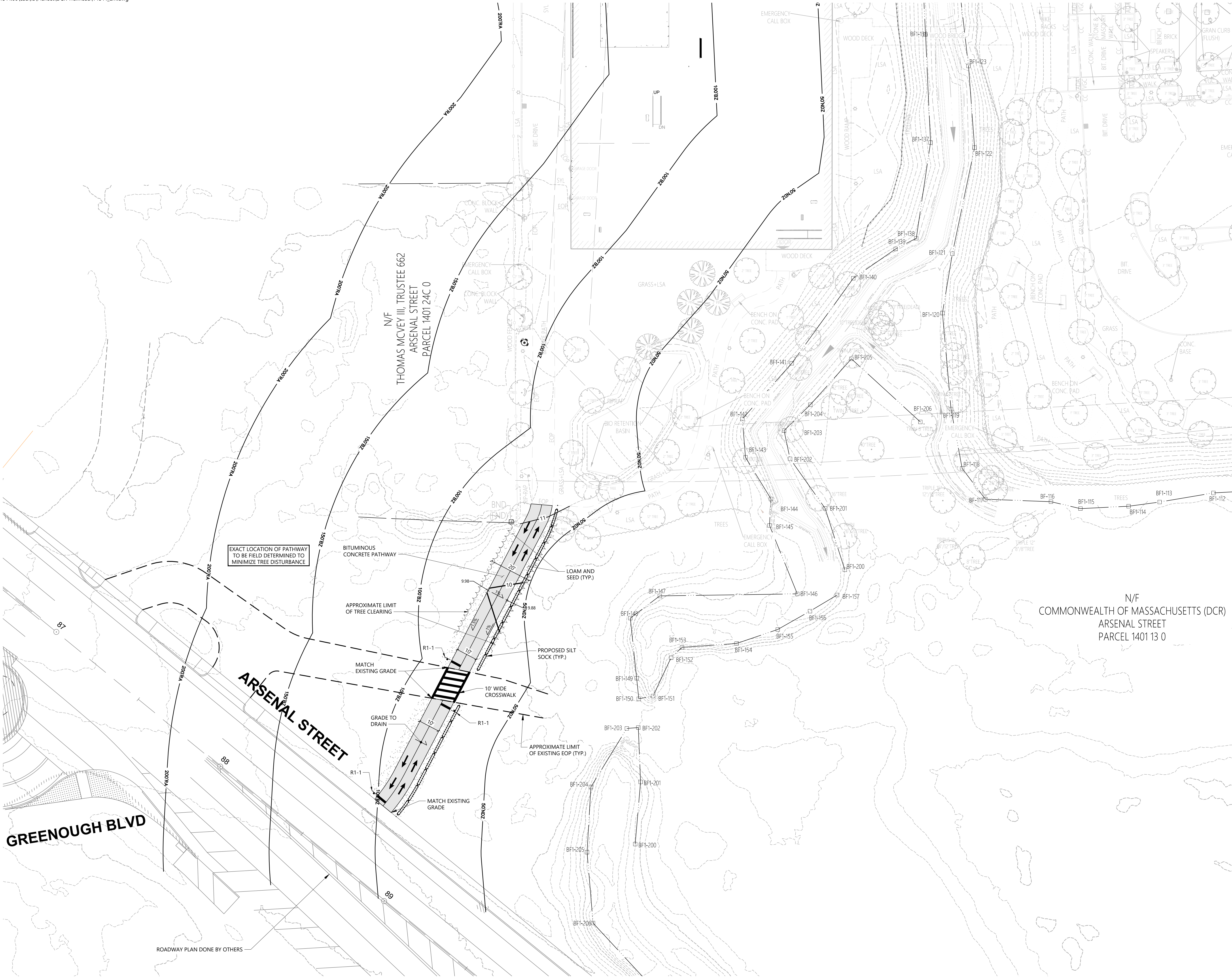
Not Approved for Construction
Drawing Title
Existing Conditions

Drawing Number

C1.00

Sheet 1 of 3

Project Number
14844.02



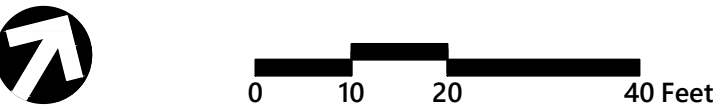


101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770

- NOTES:
- EXISTING CONTOURS SHOWN ON PARCEL 1401-13-0 BASED ON LIDAR DATA OBTAINED FROM MASSGIS.
 - VHB DELINEATED BANK FLAGS (BF1-112 TO BF1-206) IN APRIL 2020 IN ACCORDANCE WITH THE METHODS DEVELOPED BY DEP & THE U.S. ARMY CORPS OF ENGINEERS.
 - RESOURCES NOTED AS "ESTIMATED" ARE BASED ON REVIEW OF AERIAL IMAGERY AND LIDAR DATA.

M.U.T.C.D. Number	Specification		Desc.
	Width	Height	
R1-1	30"	30"	STOP

Legend	
	RESOURCE AREA DELINEATED BY VHB IN APRIL 2020
	ESTIMATED LIMIT OF RESOURCE AREA
	LOCATION OF DELINEATED 50' BUFFER
	LOCATION OF DELINEATED 100' BUFFER
	LOCATION OF DELINEATED 150' BUFFER
	LOCATION OF DELINEATED 200' BUFFER



Trailhead

99 Coolidge Avenue
Watertown, Massachusetts

No.	Revision	Date	Apprd.

Designed by	Checked by
CMH	JRG

Issued for: _____ Date: _____

Local Approvals _____ March 26, 2024

Not Approved for Construction

Drawing Title

Site Plan

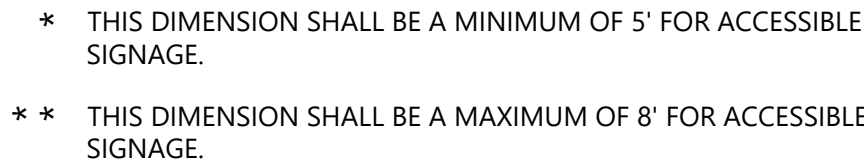
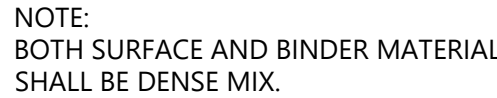
Drawing Number

C2.00

Sheet 2 of 3

Project Number
14844.02

SURFACE:	4" HOT MIX ASPHALT (2" SURFACE COURSE TYPE B OVER 2" INTERMEDIATE COURSE TYPE B).
	4" HOT MIX ASPHALT BASE COURSE MATERIAL PLACED IN ONE COURSE.
SUB-BASE:	4" DENSE GRADED CRUSHED STONE FOR SUB-BASE OVER
BASE:	8" GRAVEL BORROW, TYPE b.
	BITUMEN FOR TACK COAT (RS-1) AT 0.05 GAL/SY OVER BASE AND BINDER COURSES



1. BICYCLE LANE MARKINGS SHALL BE REFLECTORIZED PREFORMED THERMOPLASTIC.

N.T.S. Source: VHB REV LD_422

N.T.S. Source: VHB LD_701



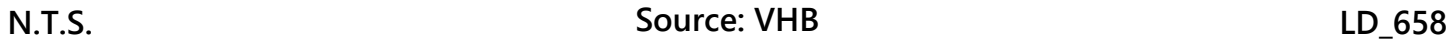
1. TWELVE INCH (12") LINES SHALL BE APPLIED IN ONE APPLICATION, NO COMBINATION OF LINES (TWO - 6 INCH LINES) WILL BE ACCEPTED.
2. LONGITUDINAL CROSSWALK LINES TO BE PARALLEL TO CURBLINE.
3. ALL LONGITUDINAL CROSSWALK LINES SHALL BE THE SAME LENGTH AND PROPERLY ALIGNED.
4. CROSS WALK SIDESLOPE SHALL NOT EXCEED 1.5%.

N.T.S. Source: VHB



1. SILT SOCK SHALL BE FILTREXX SILT SOCK, OR APPROVED EQUAL.
2. SILT SOCKS SHALL OVERLAP A MINIMUM OF 12 INCHES.
3. SILT SOCK SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED.
4. UPON SITE STABILIZATION, COMPOST MATERIAL SHALL BE DISPERSED ON SITE, AS DETERMINED BY THE ENGINEER.
5. IF NON BIODEGRADABLE NETTING IS USED THE NETTING SHALL BE COLLECTED AND DISPOSED OF OFFSITE.

N.T.S. Source: VHB REV LD_553C

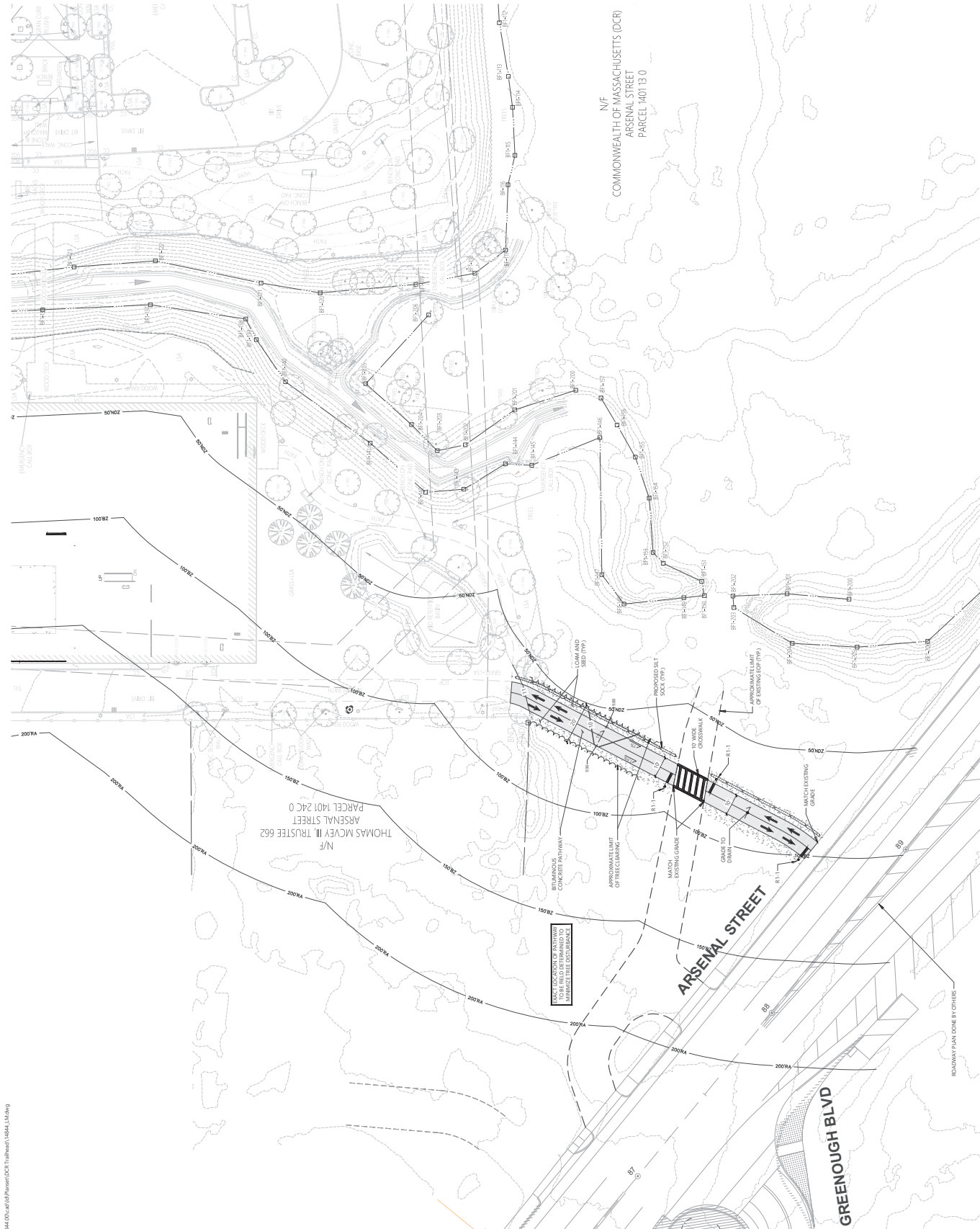


March 26, 2024

Drawing Number

Sheet 3 of 3

Project Number
14844.02



vhb.com

vhb

101 Walnut Street
PO Box 9131
Watertown, MA 02471
617.364.1770

NOTES:
1. EXISTING CONTOURS SHOWN ON PARCEL L-01-13-0
2. BASED ON LIDAR DATA OBTAINED FROM MASSGIS
3. CONTOUR INTERVAL IS 2 FEET
4. ALL CONTOURS ARE TO BE VERIFIED IN THE FIELD
5. DEVELOPED BY DFP & THE U.S. ARMY CORPS OF
6. RESOURCES NOTED AS "ESTIMATED" ARE BASED ON
7. REVIEW OF AERIAL IMAGERY AND LIDAR DATA

Sign Summary

MULT	CD	Specification	Number	Width	Height	Desc.
R1-1		30"	30"			

Legend

---	RESOURCE AREA DELINEATED BY PERMITS
---	LOCATION OF DELINEATED RESOURCE AREA
---	LOCATION OF DELINEATED 100' BUFFER
---	LOCATION OF DELINEATED 200' BUFFER



Trailhead
99 Coolidge Avenue
Watertown, Massachusetts

CMH
JRG
March 26, 2024

Local Approvals
Not Approved for Construction

Site Plan

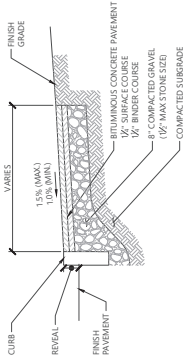
C2.00

Sheet 2 of 3

14644.02

PROPOSED FULL DEPTH PAVEMENT

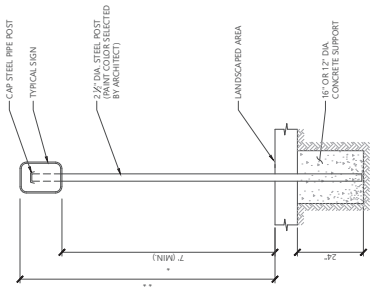
- SURFACE**
- 4" HOT MIX ASPHALT
 - 2" SURFACE COURSE TYPE B OVER
 - 2" INTERMEDIATE COURSE TYPE B).
 - 4" HOT MIX ASPHALT BASE
 - COURSE MATERIAL PLACED IN ONE COURSE.
- SUB-BASE:**
- 4" DENSE GRADED CRUSHED STONE
 - FOR SUB-BASE OVER
- BASE**
- 8" GRAVEL BORROW, TYPE B.
- BITUMEN FOR TACK COAT (BS-1) AT 0.05 GAL/SQ OVER BASE AND BINDER COURSES



NOTE:
BOTH SURFACE AND BINDER MATERIAL
SHALL BE DENSE MIX.

Bituminous Concrete Bike Path

N.T.S. REV 8/21 LD 422 Source: VHB

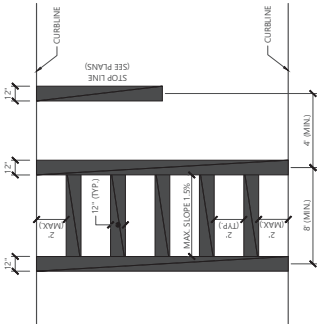


* THIS DIMENSION SHALL BE A MINIMUM OF 5' FOR ACCESSIBLE
SIGNAGE

** THIS DIMENSION SHALL BE A MINIMUM OF 8' FOR ACCESSIBLE
SIGNAGE

Sign Post - Type 'A'

N.T.S. Source: VHB 1/16 LD 701

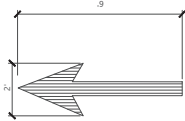


NOTES

1. CURB AND 12" UNES SHALL BE APPROVED FOR AND SHOWN. NO OTHER CURB OR UNES SHALL BE ACCEPTED.
2. LONGITUDINAL CROSSWALK LINES TO BE PARALLEL TO CURBLINE.
3. ALL LONGITUDINAL CROSSWALK UNES SHALL BE THE SAME LENGTH AND PROPERLY ALIGNED.
4. CROSSWALK SLOPES SHALL NOT EXCEED 1:5%.

Crosswalk

N.T.S. REV 12/19 LD 553C Source: VHB

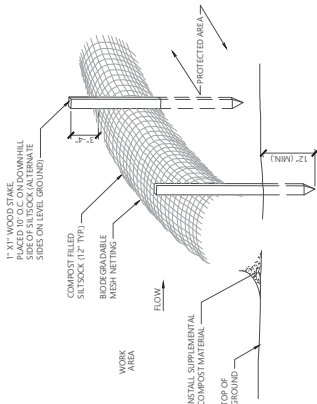


NOTES

1. BICYCLE LANE MARKINGS SHALL BE REFLECTORIZED PERFORMED

Bicycle Lane Pavement Marking

N.T.S. Source: VHB 11/15



NOTES

1. SILT SOCK SHALL BE FILTERK SILT SOCK, OR APPROVED EQUAL.
2. SILT SOCK SHALL OVERLAY A MINIMUM OF 12 INCHES.
3. SILT SOCK SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY.
4. WORK AREA SHALL BE PROTECTED BY SILT SOCK MATERIAL SHALL BE DISPOSED ON SITE AS DETERMINED BY THE ENGINEER.
5. IF NON BIODEGRADABLE NETTING IS USED THE NETTING SHALL BE COLLECTED AND DISPOSED OF OFF SITE.

Siltsock - Erosion Control Barrier

N.T.S. Source: VHB 10/20 LD 658

Trailhead
99 Coolidge Avenue
Watertown, Massachusetts

Drawn By	Checked By	Date	Rev
CHH	JRG	March 26, 2024	
Local Approvals			

Not Approved for Construction

Site Details

C3.00

Sheet	of	3	3
14644.02			

99 Coolidge - Arsenal Bike Path Connection

Watertown, MA

PREPARED FOR



National Development
2310 Washington Street
Newton Lower Falls, MA, 02462

PREPARED BY



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770

March 2024



March 13, 2024

Ref: 14844.00

Katie Swan, Environmental Planner/Conservation Agent
Watertown Conservation Commission
149 Main St
Watertown, MA 02472-4410

Re: Notice of Intent: 99 Coolidge - Arsenal Bike Path Connection

Dear Agent Swan and Commission Members,

On behalf of the Applicant, National Development, VHB respectfully submits the attached Notice of Intent (NOI) for work associated with the construction of a non-motorized, accessible, multi-use path extension (the Project) to connect the existing multi-use pathways at 0 Arsenal Street in Watertown, Massachusetts (the Project Site). This NOI is filed pursuant to the Massachusetts Wetlands Protection Act (WPA) and the Watertown Wetlands Ordinance (the Ordinance). The Project is reviewable as a Limited Project under 310 CMR 10.53(6) for *"the construction, rehabilitation, and maintenance of footpaths, bikepaths, and other pedestrian or nonmotorized vehicle access to or along riverfront areas but outside other resource areas."*

Portions of the Project are in proximity to, and contain, resource areas subject to jurisdiction of the WPA and the Ordinance, including Bank, Land Under Waterbodies and Waterways (LUWW), and a 200-foot Riverfront Area (RA). The WPA establishes a 100-foot buffer zone to Bank, and the Ordinance establishes a 150-foot Buffer Zone and 50-foot No-Build Zone to Bank.

In compliance with the Wetlands Protection Act (WPA) (M.G.L. c. 131, § 40) and the Ordinance, notification to abutters regarding this NOI has been made by certified return receipt mail. A copy of the abutter notification form and certified list of abutters are enclosed as part of the NOI. As required under the WPA, a copy of the NOI package has been filed with the Massachusetts Department of Environmental Protection Northeast Regional Office.

As required, a check made payable to the Commonwealth of Massachusetts in the amount \$362.50 has been sent directly to the DEP Lock Box for payment of the state's share of this filing fee. Checks made payable to the City of Watertown in the amounts of \$387.50 (municipal share of the WPA fee) and \$150.00 (Ordinance fee) are enclosed.

We respectfully request that the Commission place this matter on the next available meeting agenda. Should you have any questions concerning this submittal or require additional information, please contact me at 617-607-2709 or bhilgendorff@vhb.com.

Engineers | Scientists | Planners | Designers

101 Walnut Street
PO Box 9151
Watertown, Massachusetts 02471
P 617.924.1770
F 617.924.2286

Watertown Conservation
Commission Ref: 14844.00
March 13, 2024
Page 2



Regards,

A handwritten signature in dark ink, appearing to read "Bridget Hilgendorff".

Bridget Hilgendorff
Environmental Scientist

cc: MassDEP NERO
National Development

Table of Contents



Notice of Intent Forms

- › WPA Form 3A
- › NOI Wetland Fee Transmittal Form
- › Copies of Filing Fee Checks
- › Local Application Form
- › Local Fee Calculation and Transmittal Form

Notice of Intent Figures

- › Figure 1 – Site Locus
- › Figure 2 – Aerial Locus
- › Figure 3 – NHESP Map
- › Figure 4 – FEMA FIRM Map

Attachment A - Notice of Intent Narrative

Introduction	1
Site Description	2
Wetland Resource Areas.....	2
Stream 1	4
Riverfront Area.....	4
150-foot Buffer Zone.....	4
Buffer Zone and No-Build Zone	5
Work Description	5
Work in Wetland Resource Areas	5
Work in Riverfront Area.....	5
Work in 150-foot Buffer Zone	5
Work in Buffer Zones	5
Mitigation Measures	6
Erosion and Sediment Control	6
Non-Structural Practices.....	6
Structural Practices.....	7
Stormwater Management.....	7
Regulatory Compliance	8
Massachusetts Wetlands Protection Act.....	8
Limited Project (310 CMR 10.53)	8
Riverfront Area (310 CMR 10.58).....	9
Buffer Zone.....	11

City of Watertown Wetlands Ordinance	11
No-Build Zone.....	11
Riverfront Area.....	12
Buffer Zones.....	13
Summary	13

[Attachment B – Abutter Information](#)

[Attachment C – Photographic Log](#)

[Attachment D – Project Plans](#)



Notice of Intent Forms

- › WPA Form 3A
- › NOI Wetland Fee Transmittal Form
- › Copies of Filing Fee Checks
- › Local Application Form
- › Local Fee Calculation and Transmittal Form



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

A.General Information

1. Project Location:

a. Street Address	0 ARSENAL STREET	c. Zip Code	02471
b. City/Town	WATERTOWN	e. Longitude	71.05860W
d. Latitude	42.39889N	g.Parcel/Lot #	13
f. Map/Plat #	1401		

2. Applicant:

☐ Individual ☒ Organization

a. First Name	NICK	b.Last Name	O'CONNOR
c. Organization	NATIONAL DEVELOPMENT		
d. Mailing Address	2310 WASHINGTON STREET		
e. City/Town	NEWTON LOWER FALLS	f. State	MA
g. Zip Code	02462	j. Email	noconnor@natdev.com
h. Phone Number	339-237-2614	i. Fax	

3.Property Owner:

☐ more than one owner

a. First Name	PRISCILLA	b. Last Name	GEIGIS
c. Organization	COMMONWEALTH OF MASSACHUSETTS		
d. Mailing Address	, 10 PARK PLAZA SUITE 6620		
e. City/Town	BOSTON	f.State	MA
g. Zip Code	02116	j.Email	priscilla.geigis@mass.gov
h. Phone Number	617-626-1250	i. Fax	

4.Representative:

a. First Name	BRIDGET	b. Last Name	HILGENDORFF
c. Organization	VHB		
d. Mailing Address	101 WALNUT STREET, PO BX 9151		
e. City/Town	WATERTOWN	f. State	MA
g. Zip Code	02471	j.Email	bhilgendorff@vhb.com
h.Phone Number	617-607-2709	i.Fax	

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

a.Total Fee Paid	750.00	b.State Fee Paid	362.50	c.City/Town Fee Paid	387.50
------------------	--------	------------------	--------	----------------------	--------

6.General Project Description:

THE APPLICANT, NATIONAL DEVELOPMENT, IS PROPOSING TO CONSTRUCT A NON MOTORIZED, ACCESSIBLE, MULTI-USE PATH EXTENSION (THE PROJECT) TO CONNECT THE EXISTING MULTI-USE PATHWAYS AT 0 ARSENAL STREET IN WATERTOWN, MASSACHUSETTS (THE PROJECT SITE). THE PROJECT WILL CONSTRUCT A 10-FOOT-WIDE SHARED-USE PATH FROM THE EXISTING TERMINUS ON THE ABUTTING 99 COOLIDGE PROPERTY TO THE EXISTING MASSACHUSETTS DEPARTMENT OF CONSERVATION AND RECREATION (DCR) VEHICULAR PATH LOCATED ALONG ARSENAL STREET.

7a.Project Type:

- | | |
|---|---|
| 1. ☐ Single Family Home | 2. ☐ Residential Subdivision |
| 3. ☐ Limited Project Driveway Crossing | 4. ☐ Commercial/Industrial |
| 5. ☐ Dock/Pier | 6. ☐ Utilities |



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

7. ☐ Coastal Engineering Structure

8. ☐ Agriculture (eg., cranberries, forestry)

9. ☒ Transportation

10. ☐ Other

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

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

2. Limited 10.53(6) NOTWITHSTANDING THE PROVISIONS OF 310 CMR 10.58, THE ISSUING AUTHORITY MAY ISSUE AN ORDER OF CONDITIONS PERMITTING AS A LIMITED PROJECT THE CONSTRUCTION, REHABILITATION, AND MAINTENANCE OF FOOTPATHS, BIKEPATHS, AND OTHER PEDESTRIAN OR NONMOTORIZED VEHICLE ACCESS TO OR ALONG RIVERFRONT AREAS BUT OUTSIDE OTHER RESOURCE AREAS, PROVIDED THAT ADVERSE IMPACTS FROM THE WORK ARE MINIMIZED AND THAT THE DESIGN SPECIFICATIONS ARE COMMENSURATE WITH THE PROJECTED USE AND ARE COMPATIBLE WITH THE CHARACTER OF THE RIVERFRONT AREA. GENERALLY, THE WIDTH OF THE ACCESS SHALL NOT EXCEED TEN FEET OF PAVEMENT, EXCEPT WITHIN AN AREA THAT IS ALREADY ALTERED (E.G., RAILROAD BEDS WITHIN RIGHTS OF WAY). ACCESS SHALL NOT BE LOCATED IN VERNAL POOLS OR FENCED IN A MANNER WHICH WOULD IMPEDE THE MOVEMENT OF WILDLIFE.

8. Property recorded at the Registry of Deeds for:

a. County:	b. Certificate:	c. Book:	d. Page:
SOUTHERN MIDDLESEX	AGREEMENT	64540	27

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

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

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

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

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
a. ☐ Bank	1. linear feet	2. linear feet
b. ☐ Bordering Vegetated Wetland	1. square feet	2. square feet
c. ☐ Land under Waterbodies and Waterways	1. Square feet	2. square feet
	3. cubic yards dredged	
d. ☐ Bordering Land Subject to Flooding	1. square feet	2. square feet
	3. cubic feet of flood storage lost	4. cubic feet replaced
e. ☐ Isolated Land Subject to Flooding	1. square feet	



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

	2. cubic feet of flood storage lost	3. cubic feet replaced
--	-------------------------------------	------------------------

f. ☒ Riverfront Area

2. Width of Riverfront Area (check one)

1. Name of Waterway (if any)

☐ 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

2,150

square feet

4. Proposed Alteration of the Riverfront Area:

2150

2150

0

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)

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
a. ☐ Designated Port Areas	Indicate size under	Land under the ocean below,
b. ☐ Land Under the Ocean	1. square feet	
	2. cubic yards dredged	
c. ☐ Barrier Beaches	Indicate size under Coastal Beaches and/or Coastal Dunes, below	
d. ☐ Coastal Beaches	1. square feet	2. cubic yards beach nourishment
e. ☐ Coastal Dunes	1. square feet	2. cubic yards dune nourishment
f. ☐ Coastal Banks	1. linear feet	
g. ☐ Rocky Intertidal Shores	1. square feet	
h. ☐ Salt Marshes	1. square feet	2. sq ft restoration, rehab, crea.
i. ☐ Land Under Salt Ponds	1. square feet	
	2. cubic yards dredged	
j. ☐ Land Containing Shellfish	1. square feet	
k. ☐ Fish Runs	Indicate size under Coastal Banks, Inland Bank, Land Under the Ocean, and/or inland Land Under Waterbodies and Waterways, above	



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

	1. cubic yards dredged	
--	------------------------	--

1. ☐ Land Subject to Coastal

Storm Flowage

1. square feet

4. Restoration/Enhancement

☐ Restoration/Replacement

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. Projects Involves Stream Crossings

☐ Project Involves Streams Crossings

If the project involves Stream Crossings, please enter the number of new stream crossings/number of replacement stream crossings.

a. number of new stream crossings

b. number of replacement stream crossings

C. Other Applicable Standards and Requirements

Streamlined Massachusetts Endangered Species Act/Wetlands Protection Act Review

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

a. ☐ Yes ☒ No

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

Natural Heritage and Endangered Species

Program

Division of Fisheries and Wildlife

1 Rabbit Hill Road

Westborough, MA 01581

b. Date of map: FROM MAP VIEWER

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

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

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

(a) within Wetland Resource Area

percentage/acreage

(b) outside Resource Area

percentage/acreage

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

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

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

b. ☐ Photographs representative of the site

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

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



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

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

d. ☐ Vegetation cover type map of site

e. ☐ Project plans showing Priority & Estimated Habitat boundaries

d. OR Check One of the following

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

2. ☐ Separate MESA review ongoing.

a. NHESP Tracking Number

b. Date submitted to NHESP

3. ☐ Separate MESA review completed.

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

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

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

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

b. ☐ Yes ☐ No

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

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

North Shore - Hull to New Hampshire:

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

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

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

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

a. ☐ Yes ☒ No

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

b. ACEC Name

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

a. ☐ Yes ☒ No

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

a. ☐ Yes ☒ No

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

a. ☐ Yes, Attach a copy of the Stormwater Report as required by the Stormwater Management Standards per 310 CMR



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

10.05(6)(k)-(q) and check if:

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

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

1. Single Family Home
☐
2. Emergency Road Repair
☐
3. Small Residential Subdivision (less than or equal to 4 single-family houses or less than or equal to 4 units in multi-family housing project) with no discharge to Critical Areas.
☐

D. Additional Information

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

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

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

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

TRAILHEAD 99
COOLIDGE AVENUE
WATERTOWN,
MASSACHUSETTS

VHB

March 8, 2024

1:40

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.
☐



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 - Notice of Intent

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #:1689550
City/Town:WATERTOWN

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.

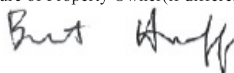
Applicants must submit the following information (in addition to pages 1 and 2 of the NOI Wetland Fee Transmittal Form) to confirm fee payment:

2. Municipal Check Number	383650	3. Check date	3/6/2024
4. State Check Number	383655	5. Check date	3/6/2024
6. Payer name on check: First Name	VHB	7. Payer name on check: Last Name	

F. Signatures and Submittal Requirements

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

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

*Pending DCR Signature	
1. Signature of Applicant (Owner)	2. Date
	3/11/2024
3. Signature of Property Owner(if different) (Applicant)	4. Date
	3/12/2024
5. Signature of Representative (if any)	6. Date

For Conservation Commission:

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

For MassDEP:

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

Other:

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

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



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

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

Provided by MassDEP:
MassDEP File #:
eDEP Transaction #: 1689550
City/Town: WATERTOWN

A. Applicant Information

1. Applicant:

a. First Name	NICK	b. Last Name	O'CONNOR
c. Organization	NATIONAL DEVELOPMENT		
d. Mailing Address	2310 WASHINGTON STREET		
e. City/Town	NEWTON LOWER FALLS	f. State	MA
g. Zip Code	02462		
h. Phone Number	3392372614	i. Fax	
j. Email	noconnor@natdev.com		

2. Property Owner: (if different)

a. First Name	PRISCILLA	b. Last Name	GEIGIS
c. Organization	COMMONWEALTH OF MASSACHUSETTS		
d. Mailing Address	, 10 PARK PLAZA SUITE 6620		
e. City/Town	BOSTON	f. State	MA
g. Zip Code	02116		
h. Phone Number	6176261250	i. Fax	
j. Email	priscilla.geigis@mass.gov		

3. Project Location:

a. Street Address	0 ARSENAL STREET	b. City/Town	WATERTOWN
-------------------	------------------	--------------	-----------

Are you exempted from Fee? ☐

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

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

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

B. Fees

Activity Type	Activity Number	Activity Fee	RF Multiplier	Sub Total
J.) ANY OTHER ACTIVITY NOT IN CATEGORY 1,3,4,5 OR 6;	1	500.00	RFA MULTIPLIER 1.5	750.00
		City/Town share of filing fee \$387.50	State share of filing fee \$362.50	Total Project Fee \$750.00

VANASSE HANGEN BRUSTLIN, INC.
260 ARSENAL PLACE • PO BOX 9151
WATERTOWN, MASSACHUSETTS 02471-9151

CITIZENS BANK
MASSACHUSETTS
5-7017/2110

383655
CHECK DATE

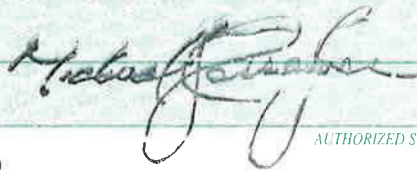
March 6, 2024

Three Hundred Sixty Two and 50/100

AMOUNT

Commonwealth of Massachusetts
DEP-Department of Environmental Protection
P.O. Box 4062
Boston, MA 02211

\$362.50


AUTHORIZED SIGNATURE ^{MP}



⑈ 383655 ⑈ ⑆ 211070175 ⑆ 1130161371 ⑈

VANASSE HANGEN BRUSTLIN, INC.
260 ARSENAL PLACE • PO BOX 9151
WATERTOWN, MASSACHUSETTS 02471-9151

EMILY BUSINESS FORMS 800.392.6018 VISION

383655

Check Date: 3/6/2024

Invoice Number	Date	Voucher	Amount	Discounts	Previous Pay	Net Amount
B. Hilgendorff 3/5/2	3/5/2024	1469171	\$362.50			\$362.50
Commonwealth of Massachusetts		TOTAL	\$362.50			\$362.50
Citizens	33	0004919				

VANASSE HANGEN BRUSTLIN, INC.
260 ARSENAL PLACE • PO BOX 9151
WATERTOWN, MASSACHUSETTS 02471-9151

CITIZENS BANK
MASSACHUSETTS
5-7017/2110

383650
CHECK DATE

March 6, 2024

Three Hundred Eighty Seven and 50/100

AMOUNT

City of Watertown
149 Main Street
Watertown, MA 02472

\$387.50


AUTHORIZED SIGNATURE



⑈383650⑈ ⑆211070175⑆ 1130161371⑈

VANASSE HANGEN BRUSTLIN, INC.
260 ARSENAL PLACE • PO BOX 9151
WATERTOWN, MASSACHUSETTS 02471-9151

EMILY BUSINESS FORMS 800 392 6018 VISION
383650

Check Date: 3/6/2024

Invoice Number	Date	Voucher	Amount	Discounts	Previous Pay	Net Amount
Bridget Hilgendorff	3/5/2024	1469172	\$387.50			\$387.50
City of Watertown		TOTAL	\$387.50			\$387.50
Citizens	28	0006987				

VANASSE HANGEN BRUSTLIN, INC.
260 ARSENAL PLACE • PO BOX 9151
WATERTOWN, MASSACHUSETTS 02471-9151

CITIZENS BANK
MASSACHUSETTS
5-7017/2110

383651
CHECK DATE

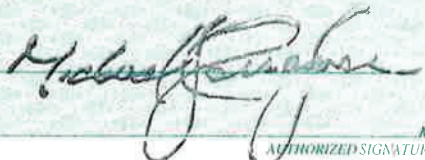
March 6, 2024

One Hundred Fifty and 00/100

AMOUNT

City of Watertown
149 Main Street
Watertown, MA 02472

\$150.00


AUTHORIZED SIGNATURE



⑈383651⑈ ⑆211070175⑆ 1130161371⑈

VANASSE HANGEN BRUSTLIN, INC.
260 ARSENAL PLACE • PO BOX 9151
WATERTOWN, MASSACHUSETTS 02471-9151

EMILY BUSINESS FORMS 800.392.6018 VISION

383651

Check Date: 3/6/2024

Invoice Number	Date	Voucher	Amount	Discounts	Previous Pay	Net Amount
B. Hilgendorff 3/5	3/5/2024	1469173	\$150.00			\$150.00
City of Watertown		TOTAL	\$150.00			\$150.00
Citizens	29	0006987				



City of Watertown
Administration Building
149 Main Street
Watertown, Massachusetts 02472
Conservation Commission
Tel: (617) 972-6426 • Fax: (617) 972-6484

WATERTOWN WETLANDS ORDINANCE Application for Permit/Determination

Application for:

- ☐ Request for Determination of Applicability ☒ Notice of Intent
☐ Other

Owner*		Applicant	
Name	Priscilla Geigis	Name	National Development, Nick O'Connor
Street	10 Park Plaza, Suite 6620	Street	2310 Washington Street
City	Boston	City	Newton Lower Falls
State	MA	State	MA
Zip	02116	Zip	02462
Phone	617-626-1250	Phone	339-237-2614
e-mail	priscilla.geigis@mass.gov	e-mail	noconnor@natdev.com

*Name(s) and address(s) under which title of property is recorded at Registry of Deeds.

1. Location of site where work is proposed: _____
0 Arsenal Street, Watertown, MA

Town of Watertown Assessor's Information:

Map: 13 Lot: 1401 Block: 0

2. Briefly describe the proposed work:

The Applicant, National Development, is proposing to construct a non-motorized, accessible, multi-use path extension (the Project) to connect the existing multi-use pathways at 0 Arsenal Street in Watertown, Massachusetts (The Project Site).

3. Are there any impediments to accessing the site? ☒ No ☐ Yes

If yes, what are they (fence, dog, topography, etc.):

If yes, what arrangements have been or will be made to ensure that the Conservation Commission members and designated representatives have safe and easy access to the site?

6. Do you understand that notification of this application and the Public Hearing will be published in a newspaper of local circulation at your expense? Please check-off appropriate box: ☒ Yes ☐ No
7. How much is the filing fee, for this project, under the local ordinance? And under the Wetlands Protection Act?
- \$ 150.00
 (See Fee Schedule). Make check payable to the Town of Watertown.
- \$ 387.50
 (See NOI Wetland Fee Transmittal Form wpaform3.doc) Make check payable to the Watertown Conservation Commission)

I hereby certify, under the pains and penalties of perjury, that the contents of this application are true and complete.

Signature of Applicant:



Date: 3/11/2024

By signing this application the owner grants permission to the Conservation Commission for its members and designated representative to enter upon the premises of the site.

Signature of Owner:

*Pending DCR Signature

Date: _____

Waiver

If the next regular meeting of the Conservation Commission is not within 21 days of submission of this filing, or if the agenda for the next regular meeting is full, I waive the 21 day requirement and agree to a later date for this Hearing no later than the next regular scheduled meeting or 30 days from the date of the filing a complete application (whichever is less).

Signature of Applicant:



3/11/2024

Date: _____



City of Watertown
Administration Building
149 Main Street
Watertown, Massachusetts 02472
Conservation Commission
Tel: (617) 972-6426 • Fax: (617) 972-6484

WATERTOWN WETLANDS ORDINANCE Fee Calculation and Transmittal Form

Owner		Applicant	
Name	Priscilla Geigis	Name	National Development, Nick O'Connor
Street	10 Park Plaza, Suite 6620	Street	2310 Washington Street
City	Boston	City	Newton Lower Falls
State	MA	State	MA
Zip	02116	Zip	02462
Phone	617-626-1250	Phone	339-237-2614
e-mail	priscilla.geigis@mass.gov	e-mail	noconnor@natdev.com

Project Location:

0 Arsenal Street

Any person filing an Application for Permit/RDA/NOI pursuant to the Ordinance shall, at the same time, pay a filing fee in accordance with the Filing Fee Schedule contained in the *Rules and Regulations for the Administration of the Watertown Wetlands Ordinance of 2008*. Municipal agencies are exempt from this requirement.

A. Fee Schedule:

Project Size	Fees
Less than 1,000 sq. ft.	\$50.00
1,000 sq. ft. to less than 2,000 sq. ft.	\$100.00
2,000 sq. ft. to less than 3,000 sq. ft.	\$150.00
3,000 sq. ft. to less than 4,000 sq. ft.	\$200.00
4,000 sq. ft. to less than 5,000 sq. ft.	\$250.00
5,000 sq. ft. to less than 6,000 sq. ft.	\$300.00
6,000 sq. ft. to less than 10,000 sq. ft.	\$400.00
10,000 sq. ft. to less than 15,000 sq. ft.	\$500.00
15,000 sq. ft. to less than 20,000 sq. ft.	\$650.00
20,000 sq. ft. to less than 30,000 sq. ft.	\$750.00
30,000 sq. ft. to less than 50,000 sq. ft.	\$850.00
50,000 sq. ft. or greater	\$1000.00

Project Fee

\$150.00

Fee Exemption

The Commission may waive the filing fee for an Application or Request for Determination filed by a government agency, for an RDA filed by a person having no financial connection with the subject property, for any projects whose sole effect is to substantially enhance a Resource Area, or for other reasonable grounds as determined by the Commission at its discretion.

Grounds for Exemption (to be filled out by CC staff)

Signature of Owner or Applicant: _____



Date: _____

3/11/2024

Enclose this form with a check or money order for the calculated amount payable to the Town of Watertown with the Application for Permit or Request for Determination of Applicability. These fees are non-refundable.

Please note this payment does not relieve the Applicant from the further fee requirements as stated in the Wetlands Protection Act Regulations MGL Chapter 44, Section 53G.



Notice of Intent Figures

- › Figure 1 – Site Locus
- › Figure 2 – Aerial Locus
- › Figure 3 – NHESP Map
- › Figure 4 – FEMA FIRM Map

Figure 1: USGS Site Location

99 Coolidge - Arsenal Bike Path Connection
Watertown, MA



Project Area

Sources: VHB, MassGIS

Path: \\azrgisds\gisshare\gis3\arcgissystem\arcgisinput\NOIFigures\NOIExportMap.GPJServer\extracted\p30\noi_template\NOI_Template.aprx (gmsaGIS\$, 3/5/2024)

Figure 2: Aerial Overview

99 Coolidge - Arsenal Bike Path Connection
Watertown, MA



Path: \\azrgisds\gisshare\gis3\arcgissystem\arcgisinput\NOIFigures\arcgisinput\NOIFigures\extracted\ip30\noi_template\NOI_Template.aprx (gmsaGIS\$, 3/5/2024)

 Project Area

Sources: VHB, MassGIS

Figure 3: Priority Habitat

99 Coolidge - Arsenal Bike Path Connection
Watertown, MA



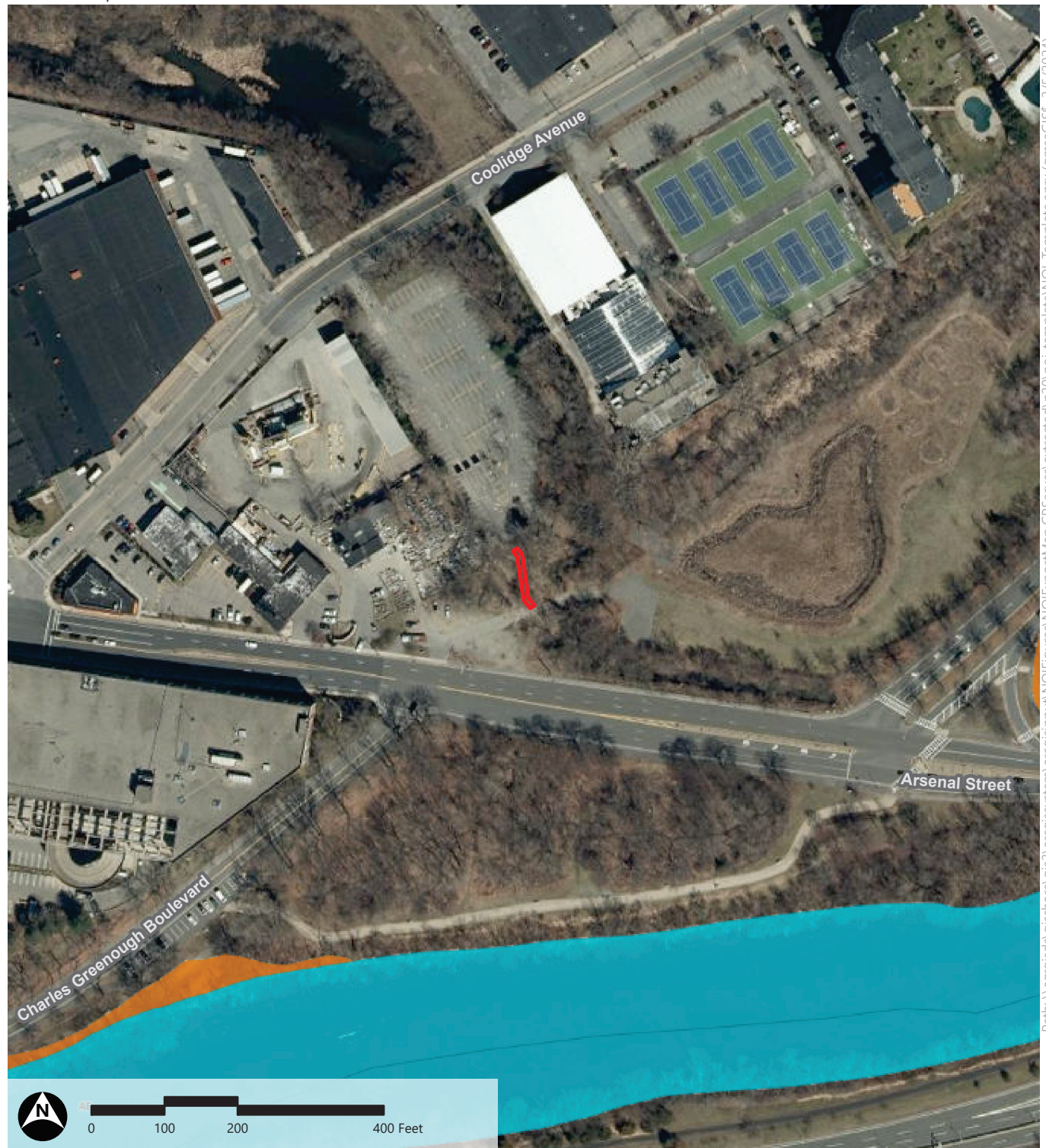
- Project Area
- NHESP Potential Vernal Pools
- NHESP Certified Vernal Pools
- NHESP Estimated Habitats of Rare Wildlife
- NHESP Priority Habitats of Rare Species

Sources: VHB, MassGIS

Path: \\azrgisds\gisshare\gis3\arcgissystem\arcgisinput\NOI\Figures\NOI\ExportMap.GPJ\Server\extracted\ip30\template\NOI_Template.aprx (gmsaGIS\$, 3/5/2024)

Figure 4: FEMA Floodplain

99 Coolidge - Arsenal Bike Path Connection
Watertown, MA



- | | | |
|---|--|--|
| ■ A: 1% Annual Chance of Flooding, no BFE | ■ X: 1% Drainage Area < 1 Sq. Mi. | Project Area |
| ■ AE: 1% Annual Chance of Flooding, with BFE | ■ X: Reduced Flood Risk due to Levee | |
| ■ AE: Regulatory Floodway | Area Not Included | |
| ■ AH: 1% Annual Chance of 1-3ft Ponding, with BFE | Area with no DFIRM - Paper FIRMs in Effect | |
| ■ AO: 1% Annual Chance of 1-3ft Sheet Flow Flooding, with Depth | | |
| ■ VE: High Risk Coastal Area | | |
| ■ D: Possible But Undetermined Hazard | | |
| ■ X: 0.2% Annual Chance of Flooding | | |

Sources: VHB, MassGIS



Attachment A

Notice of Intent Narrative

- › Introduction
- › Site Description
- › Work Description
- › Mitigation Measures
- › Regulatory Compliance
- › Summary

Attachment A - Notice of Intent Narrative

This Notice of Intent (NOI) is filed pursuant to the Massachusetts Wetlands Protection Act (MGL Chapter 131, Section 40¹) and its implementing regulations (310 CMR 10.00²), as well as the City of Watertown Wetlands Ordinance³ (Chapter XV) (the Ordinance) and its implementing regulations⁴. This narrative describes wetland resource areas, the proposed work, impacts to wetland resource areas, mitigation measures, and how the Project meets the performance standards of the WPA and Ordinance Regulations.

Introduction

The Applicant, National Development, is proposing to construct a non-motorized, accessible, multi-use path extension (the Project) to connect the existing multi-use pathways at 0 Arsenal Street in Watertown, Massachusetts (The Project Site). The Project will construct a 10-foot-wide shared-use path from the existing terminus on the abutting 99 Coolidge property to the existing Massachusetts Department of Conservation and Recreation (DCR) vehicular path located along Arsenal Street. The Project has been designed to maximize the benefits of such trails for the community while minimizing its impacts on residents and the natural environment. The path will serve pedestrians and bicyclists by providing a vital public connection within a highly trafficked corridor. This Project is reviewable as a limited project under 310 CMR 10.53(6) for the construction of a footpath, bikepath, and other pedestrian or nonmotorized vehicle access.

Wetland resources in the vicinity of the Project Site which are subject to the jurisdiction of the WPA and Ordinance include Bank, Land Under Waterbodies and Waterways (LUWW), and a 200-foot Riverfront Area (RA). The WPA establishes a 100-foot buffer zone to Bank. In addition, the Bylaw establishes a 150-foot buffer zone and 50-foot No-Build Zone (NBZ) to Bank and regulates that 150-foot buffer zone as a resource area. The Project Site is and will continue to be regulated by MassDEP under the Massachusetts Contingency Plan (MCP).

Wetland resource areas will be protected from impacts during construction through the implementation of an erosion and sedimentation control program. This program includes provisions to minimize areas of disturbance through phasing and sequencing,

¹ Massachusetts General Laws, 1972. Title XIX, Chapter 131, Section 40: Removal, fill, dredging or alteration of land bordering waters.

² MassDEP, 2017. Commonwealth of Massachusetts Regulations, 310 CMR 10.00: Wetlands Protection.

³ City of Watertown Wetlands Ordinance, Article XV, Revised 2008.

⁴ Rules and Regulations for the Administration of the Watertown Wetlands Ordinance of 2008; the Ordinance, Revised December 2012.

limit erosion through stabilization, and prevent sediment from leaving the site by installing structural controls.

Site Description

The Project is located at 0 Arsenal Street in Watertown, Massachusetts, at the southwest corner of an approximately 11.91-acre DCR-owned parcel of land. The Project Limits begin at the terminus of the existing multi-use path on the abutting 99 Coolidge property to the north and continue south to the existing DCR vehicular pathway located along Arsenal Street, totaling approximately 2,150 square feet (sf). The Project Site lies within the surface watershed of the Charles River and is bounded by commercial development to the north and west, an unnamed stream and DCR open space to the east, and Arsenal Street to the south (Figures 1 and 2).

According to the most recently available data provided by the Massachusetts Natural Heritage and Endangered Species Program⁵ (NHESP), no portion of the Project Site is located within a Priority Habitat of Rare Species or Estimated Habitat of Rare Wildlife. There are no Certified or Potential Vernal Pools located on or adjacent to the Project (Figure 3). The most recently issued Flood Insurance Rate Map (FIRM)⁶ for the area, produced by the Federal Emergency Management Agency (FEMA), indicates that no portion of the Project Site is within the mapped floodplain for the 100-year storm event (Figure 4).

According to the Massachusetts Department of Environmental Protection (DEP), the Project is not located within an Area of Critical Environmental Concern (ACEC) or an area designated as an Outstanding Resource Water (ORW)⁷. The Natural Resources Conservation Service (NRCS) soil survey⁸ has mapped the property and surrounding area and classified soils within the vicinity of the Project as Urban Land and Udorthents, sandy.

Topography on the Site slopes downward to the southeast. Wetland resource areas on/near the Project are described below.

Wetland Resource Areas

Wetland resource areas on the Project Site were delineated on February 20, 2024 by Environmental Scientists with Vanasse Hangen Brustlin, Inc. in accordance with methods developed by the DEP⁹ and the U.S. Army Corps of Engineers¹⁰. The following sections of this narrative describe the wetlands and identify resource areas that are regulated under

⁵ NHESP, 2021. Massachusetts Natural Heritage Atlas. 15th Edition.

⁶ Federal Emergency Management Agency, 2010. *Flood Insurance Rate Map*, Town of Watertown, Massachusetts, Middlesex County. Community Panel Number 25017C 0557E.

⁷ DEP, 1993. *Designated Outstanding Resource Waters of Massachusetts*.

⁸ Soil Survey Staff, Natural Resources Conservation Service, United States Department of Agriculture. Web Soil Survey.

⁹ DEP, 1995. Delineating Bordering Vegetated Wetlands Under the Massachusetts Wetlands Protection Act.

¹⁰ USACE, 2012. Regional Supplement to the Corps of Engineers Wetland Delineation Manual: Northcentral and Northeast Region, Version 2.0.

the WPA Regulations (310 CMR 10.00) and/or the Ordinance. The resource areas and their buffer zones are depicted on the attached Project Plans (Attachment D).

The resource areas identified near the Project Site subject to regulations under the WPA include Bank, LUWW, and RA. The resource areas are defined under the WPA (310 CMR 10.00) as follows:

- › **Bank:** As defined at 310 CMR 10.54 (2), *"a Bank is the portion of the land surface which normally abuts and confines a water body ... The upper boundary of Bank is the first observable break in slope or the mean annual flood level, whichever is lower."*

As defined by the Ordinance at Section IV.C(2), *"the upper boundary of a Bank is the first observable break in slope or the Mean Annual Flood Level, whichever is higher."*
- › **LUWW:** As defined by 310 CMR 10.56 (2), LUWW is *"land beneath any creek, river, stream, pond or lake. Said land may be composed of organic muck or peat, fine sediments, rocks or bedrock ... The boundary of LUWW is the mean annual low water level."*
- › **RA:** As defined by 310 CMR 10.58(2)(a)(3), Riverfront Area is *"the area of land between a river's mean annual high-water line measured horizontally outward from the river and a parallel line located 200 feet away."*

Additional areas on the Project Site subject to local regulations under the Ordinance include the 50-foot NBZ and 150-foot Buffer Zone. The areas are defined in the Ordinance as follows:

- › **50-foot NBZ:** *"No person shall build or enlarge any structure, parking lot or impervious surface upon or within an area that extends fifty (50) feet from the outer limit of a wetland resource area, e.g. any marsh, meadow, bog, swamp or vernal pool; any bank; or any river, stream, creek or brook, lake, pond or spring."*
- › **150-foot Buffer Zone:** *"Any land within 150 feet of any wetland, marsh, wet meadow, bog, swamp, vernal pool, bank, lake, pond or non-perennial stream (known as the "Buffer Zone"), regardless of whether the land borders surface waters."* The 150-foot Buffer Zone is regulated as a resource area under the Ordinance.

Large portions of the existing resource areas on the Project Site are disturbed or otherwise degraded and contain a number of invasive and opportunistic plant species. Wetlands on/adjacent to the property are summarized in the table below and are described in more detail in the following sections of this attachment.

Table 1 Wetland Resource Areas

Wetland	Flag Numbers	Type	Resource Areas
Stream 1 - Perennial Stream	BF1-112 to BF1-123	Palustrine unconsolidated bottom	Bank, LUWW, RA
	BF1-136 to BF1-157		
	BF1-200 to BF1-206		
	BF1-200 to BF1-215		

Source: VHB, 2024.

Stream 1

Stream 1 is an unnamed perennial stream located east of the Project Site. The stream originates at Sawins Pond, a dam-controlled waterbody located northwest of the Project Site, travels through the 99 Coolidge commercial property to the north, and onto the Project Site before ultimately discharging into the Charles River. The stream channel is well defined on both sides and has an unconsolidated, stony bottom. As it continues to the southeast, the stream is culverted below a footbridge. The northern bank is gradually sloped while the southern bank becomes steeper. Dominant vegetation along the Bank includes red oak (*Quercus rubra*) and various invasive species including Norway maple (*Acer platanoides*), Japanese knotweed (*Fallopia japonica*), garlic mustard (*Alliaria petiolata*), Asiatic bittersweet (*Celastrus orbiculatus*), and a well-established population of non-native ivy groundcover. Associated resource types regulated under the WPA include Bank, LUWW, and RA. Associated resource types regulated under the Ordinance include the 50-foot NBZ and the 150-foot Buffer Zone.

Stream 1 was demarcated with flags BF1-112 to BF1-123, BF1-136 to BF1-157, and BF1-200 to BF1-206 to the north of the bridge and flags BF1-200 to BF1-215 to the south of the bridge.

Riverfront Area

The RA is previously developed and degraded, consisting of existing paved surfaces, stockpiles, staged construction materials, and limited forested area. It is currently dominated by invasive species and unstable banks subject to scour.

150-foot Buffer Zone

As with the RA, the locally established 150-foot Buffer Zone is previously developed and degraded, consisting of impervious surfaces, construction materials, limited and forested areas littered with debris and invasive species.

Buffer Zone and No-Build Zone

The WPA regulations (310 CMR 10.02(2)(b)) establish a 100-foot buffer zone from the limits of Bank as described above. The Ordinance also establishes a 50-foot No-Build Zone from the limits of Bank. The characteristics of the 100-foot buffer zone and the 50-foot NBZ are the same as those in the RA and 150-foot Buffer Zone described above.

Work Description

The Project proposes the installation of a DCR trailhead via the construction of a 1,075 sf multi-use path. The proposed path is approximately 10 feet across and approximately 110 feet long, and will extend from the existing terminus on the abutting 99 Coolidge property to the existing DCR vehicular path. The construction of the path will include selective vegetation clearing and associated landscape improvements. The proposed alignment has been chosen to minimize disturbance to the tree canopy within RA. The work proposed under the Project will allow for increased public access and significantly enhanced pedestrian and bicyclist connectivity in this corridor. After the completion of work, maintenance of the multi-use path will be the responsibility of the 99 Coolidge building manager and will be carried out as an extension of the maintenance completed in accordance with the 99 Coolidge site Operation and Maintenance Plan. Maintenance will include activities such as sweeping, snow removal, etc.

Work in wetland resource areas and their associated buffer zones are described below.

Work in Wetland Resource Areas

Work in Riverfront Area

Due to the location of the existing multi-use paths the proposed pathway will connect to, the Project will result in unavoidable impacts to RA on the Project Site. However, all work will take place within previously disturbed and degraded portions of RA. Work within RA includes the construction of the multi-use path and the associated tree clearing and ancillary landscape activities. The Project will result in approximately 1,075 sf of temporary and 1,075 sf of permanent impact to the inner RA as a result of the proposed work, for a total of 2,150 sf of impact to RA. Temporary impacts include short-term disturbances such as installing erosion controls, selective tree clearing, and restoration of disturbed areas after the completion of work. Permanent impacts include the creation of the impervious multi-use path.

Work in 150-foot Buffer Zone

Proposed work in the 150-foot Buffer Zone is the same as the work described above located within RA.

Work in Buffer Zones

Temporary and permanent alterations in the state-jurisdictional 100-foot buffer zone are the same as the work described above for RA. No work is proposed within the locally established 50-foot NBZ.

Mitigation Measures

A suite of mitigation measures is proposed to prevent short- and long-term impacts to wetland resource areas. Mitigation measures proposed for this project include an erosion and sedimentation control program, which will include structural and non-structural practices.

Erosion and Sediment Control

An erosion and sedimentation control program will be implemented to minimize temporary impacts to wetland resource areas during the construction phase of the project. The program incorporates Best Management Practices (BMPs) specified in guidelines developed by the DEP¹¹ and the U.S. Environmental Protection Agency (EPA)¹².

Proper implementation of the erosion and sedimentation control program will:

- › minimize exposed soil areas through sequencing and temporary stabilization;
- › place structures to manage stormwater runoff and erosion; and
- › establish a permanent vegetative cover or other forms of stabilization as soon as practicable.

The following sections describe the controls that will be used and practices that will be followed during construction. These practices comply with criteria contained in the NPDES General Permit for Discharges from Large and Small Construction Activities issued by the EPA.

Non-Structural Practices

Non-structural practices to be used during construction include temporary stabilization, temporary seeding, permanent seeding, and pavement sweeping. These practices will be initiated as soon as practicable in appropriate areas at the Project Site.

¹¹ DEP, 1997. *Massachusetts Erosion and Sediment Control Guidelines for Urban and Suburban Areas: A Guide for Planners, Designers, and Municipal Officials*.

¹² EPA, 2007. *Interim Developing Your Stormwater Pollution Prevention Plan: A Guide for Construction Sites*. Office of Water. Report EPA 833-R-060-04.

Temporary Stabilization

Any areas of exposed soil or stockpiles that will remain inactive for more than 14 days will be covered with a layer of straw mulch applied at a rate of 90 pounds per 1,000 square feet. The mulch will be anchored with a tacking coat (non-tar) applied by a hydroseeded. Steeper slopes (greater than 10 percent) will be covered with a bonded fiber matrix (EcoAegis® or similar) according to the recommendations provided by the manufacturer.

Temporary Seeding

If conditions allow, a temporary vegetative cover will be established on areas of exposed soils (including stockpiles) that remain unstabilized for a period of more than 60 days. The seeded surfaces will be covered with a layer of straw mulch or bonded fiber matrix as described above. The seed mix shall include a blend of rapid germinating grasses that are indigenous to eastern Massachusetts.

Permanent Seeding

Upon completion of final grading, any areas not covered by pavement, other forms of stabilization, or other methods of landscaping will be seeded with a native conservation/erosion control seed mix.

Pavement Sweeping

The multi-use path (once paved) and the portions of the existing pathways that front the site shall be swept as needed during construction. The sweeping program will remove sediment and other contaminants directly from paved surfaces before their release into stormwater runoff. Pavement sweeping has been demonstrated to be an effective initial treatment for reducing pollutant loading into stormwater. Once construction has been completed, sweeping at the Project Site will occur as required under the Operation and Maintenance Plan.

Structural Practices

Structural erosion and sedimentation controls to be used on the site include barriers.

Erosion Control Barriers

Prior to any ground disturbance, an approved erosion control barrier will be installed at the downgradient limit of work. As construction progresses, additional barriers will be installed around the base of stockpiles and other erosion prone areas. The barriers will be entrenched into the substrate to prevent underflow.

If sediment has accumulated to a depth which impairs proper functioning of the barrier, it will be removed by hand or by machinery operating upslope of the barriers. This material will be either reused at the Site or disposed of at a suitable offsite location. Any damaged sections of the barrier will be repaired or replaced immediately upon discovery.

Stormwater Management

The multi-use path extension, from the existing terminus on the abutting 99 Coolidge property to the existing DCR vehicular path is approximately 1,075 sf. The non-vehicular connection is graded to drain to its eastern side and infiltrate within the adjacent landscape shoulder area. The alignment of the path has been chosen to minimize the disturbance of tree canopy while also avoiding the 50-foot No-Build Zone. Infiltration of runoff eliminates the potential for phosphorus or accumulated suspended solids to discharge beyond the limit of work.

During the construction phase of the Project, the surrounding area will be protected by the installation a silt sock, preventing erosion and sedimentation from leaving the construction zone.

The minor increase in impervious surface proposed by the Project can be considered a *de minimus* increase. As all runoff will be captured and infiltrated adjacent to the proposed pavement, documentation of compliance with applicable stormwater management standards cited in Section 310 CMR 10.05(6)(k) of the WPA Regulations has not been provided.

Regulatory Compliance

As demonstrated below, the Project does not fully meet the applicable performance standards contained in the WPA for Redevelopment within Previously Developed Riverfront Area (310 CMR 10.58(5)). However, the Project may be approved as a Limited Project under 310 CMR 10.53(6) as described below. Compliance with the applicable performance standards under 310 CMR 10.58(5), as well as protection of the interests of the 100-ft buffer zone to Bank and compliance with the applicable performance standards set forth in the Ordinance for the locally established 150-foot Buffer Zone and 50-foot NBZ, are described below.

Massachusetts Wetlands Protection Act

Limited Project (310 CMR 10.53)

Creation of the multi-use path within Riverfront Area qualifies for a Limited Project under 310 CMR 10.53(6), which allows for an Order of Conditions (OOC) to be issued for a Project consisting of:

"...the construction, rehabilitation, and maintenance of footpaths, bikepaths, and other pedestrian or nonmotorized vehicle access to or along riverfront areas but outside other resource areas, provided that adverse impacts from the work are minimized and that the design specifications are commensurate with the projected use and are compatible with the character of the riverfront area. Generally, the width of the access shall not exceed ten feet of pavement, except within an area that is already altered (e.g., railroad beds within

rights of way). Access shall not be located in vernal pools or fenced in a manner which would impede the movement of wildlife."

The Project proposes construction of the multi-use path only within RA (and not within any other resource areas jurisdictional under the WPA) on the Project Site. The Project has been designed to minimize impacts to the resource area by minimizing the limit of work, installing appropriate erosion and sedimentation controls, and restoring disturbed areas with an appropriate native seed mix after the completion of work. The design specifications of the proposed pathway will be commensurate with the projected use and will be compatible with the character of the existing RA. The path width will not exceed 10 feet, will not be located within or near any vernal pools, and will not be fenced. Therefore, the Project qualifies for issuance of an OOC under this Limited Project provision.

Riverfront Area (310 CMR 10.58)

As proposed, the Project will require work within previously developed and degraded portions of the Riverfront Area. The general performance standards for redevelopment within previously developed RA is promulgated in 310 CMR 10.58(5) and is discussed below:

Notwithstanding the provisions of 310 CMR 10.58(4)(c) and (d), the issuing authority may allow work to redevelop a previously developed riverfront area, provided the proposed work improves existing conditions. Redevelopment means replacement, rehabilitation or expansion of existing structures, improvement of existing roads, or reuse of degraded or previously developed areas. A previously developed riverfront area contains areas degraded prior to August 7, 1996 by impervious surfaces from existing structures or pavement, absence of topsoil, junkyards, or abandoned dumping grounds. Work to redevelop previously developed riverfront areas shall conform to the following criteria:

- (a) At a minimum, proposed work shall result in an improvement over existing conditions of the capacity of the riverfront area to protect the interests identified in M.G.L. c. 131 § 40. When a lot is previously developed but no portion of the riverfront area is degraded, the requirements of 310 CMR 10.58(4) shall be met.*

Proposed work within previously developed RA includes removal of existing vegetation and creation of impervious surface and therefore does not fully meet this performance standard. However, aspects of the proposed work will result in improvements to portions of the RA within the Project limits, such as enhancing the existing vegetated areas via the removal of debris and invasive species, and loaming and seeding disturbed areas with a native conservation/erosion control seed mix within previously degraded portions of the RA.

- (b) Stormwater management is provided according to standards established by the Department.*

The minor increase in impervious surface proposed by the Project will have a negligible effect on the existing drainage conditions on the Project Site. All runoff will be captured and infiltrated adjacent to the pavement, eliminating the potential

for phosphorus or accumulated suspended solids from discharging beyond the limit of work.

- (c) *Within 200 foot riverfront areas, proposed work shall not be located closer to the river than existing conditions or 100 feet, whichever is less, or not closer than existing conditions within 25 foot riverfront areas, except in accordance with 310 CMR 10.58(5)(f) or (g).*

The proposed multi-use path will not be located closer to the stream than the existing footprint of the paved DCR vehicular path located immediately south of the Project Site, which crosses the stream via a footbridge. The proposed alignment has been chosen to minimize disturbance to the tree canopy within RA, while also avoiding impacts to the locally established 50-foot NBZ.

- (d) *Proposed work, including expansion of existing structures, shall be located outside the riverfront area or toward the riverfront area boundary and away from the river, except in accordance with 310 CMR 10.58(5)(f) or (g).*

To the extent practicable, proposed work is located at the outer limits of the inner riparian zone. As discussed above, the proposed alignment was selected in order to connect the proposed path to the existing paved points of connection while also minimizing impacts to the inner riparian zone. Erosion and sedimentation control measures have been incorporated into the Project design to ensure that work will be done in a manner that prevents impacts to downgradient wetland resource areas.

- (e) *The area of proposed work shall not exceed the amount of degraded area, provided that the proposed work may alter up to 10% if the degraded area is less than 10% of the riverfront area, except in accordance with 310 CMR 10.58(5)(f) or (g).*

The area of proposed work will not exceed the amount of degraded area which currently exists within the Riverfront Area to the unnamed perennial stream.

- (f) *When an applicant proposes restoration on-site of degraded riverfront area, alteration may be allowed notwithstanding the criteria of 310 CMR 10.58(5)(c), (d), and (e) at a ratio in square feet of at least 1:1 of restored area to area of alteration not conforming to the criteria. Areas immediately along the river shall be selected for restoration. Alteration not conforming to the criteria shall begin at the riverfront area boundary. Restoration shall include:*

- 1. removal of all debris, but retaining any trees or other mature vegetation;*
- 2. grading to a topography which reduces runoff and increases infiltration;*
- 3. coverage by topsoil at a depth consistent with natural conditions at the site; and*
- 4. seeding and planting with an erosion control seed mixture, followed by plantings of herbaceous and woody species appropriate to the site;*

The Project does not fully meet this performance standard. However, the Project proposes removal of debris and will retain trees to the extent practicable within the

limit of work in the Riverfront Area, and will also grade the site to increase infiltration on the eastern side of the proposed multi-use path. Following the completion of work, areas of exposed soils will be loamed and seeded with a New England conservation erosion control/restoration mix, establishing native vegetative cover within the RA.

(g) When an applicant proposes mitigation either on-site or in the riverfront area within the same general area of the river basin, alteration may be allowed notwithstanding the criteria of 310 CMR 10.58(5)(c), (d), or (e) at a ratio in square feet of at least 2:1 of mitigation area to area of alteration not conforming to the criteria or an equivalent level of environmental protection where square footage is not a relevant measure. Alteration not conforming to the criteria shall begin at the riverfront area boundary. ...

The Project does not propose on- or offsite RA mitigation.

Buffer Zone

Work within buffer zone is not governed by specific regulatory performance standards in the WPA. In general, work within buffer zones is permissible when said work has been designed, or can be conditioned, such that there will be no impact on the downgradient wetland resource area(s) being buffered. As identified in 310 CMR 10.53(1) of the WPA regulations:

For work in Buffer Zone subject to review under 310 CMR 10.02(2)(b)3., the issuing authority should consider the characteristics of the buffer zone, such as the presence of steep slopes, that may increase the potential for adverse impacts on resource areas. Conditions may include limitations on the scope and location of work in the buffer zone as necessary to avoid alteration of resource areas. The issuing authority may require erosion and sedimentation controls during construction, a clear limit of work, and the preservation of natural vegetation adjacent to the resource area and/or other measures commensurate with the scope and location of the work within the buffer zone to protect the interests of the Act.

The Project has been designed to address these considerations. Work within the buffer zone is the only feasible way to provide a multi-use path connection between the existing points of connection. However, the Project seeks to maintain vegetative cover where possible in order to retain the integrity of the buffer zone. Measures have been incorporated into the Project design to ensure that work will be done in a manner that prevents impacts to downgradient wetland resources. A clear limit of work will be identified, and erosion and sedimentation control measures will be installed throughout the Project Site. Any temporary disturbance in vegetated areas within the buffer zone will be restored in place and seeded with a native seed mix prior to completion of the Project.

City of Watertown Wetlands Ordinance

The City of Watertown has established regulations for the administration of the Watertown Wetlands Ordinance. Compliance with the applicable performance standards under these regulations are described below:

No-Build Zone

Section I(C)(3) of the Ordinance states:

No-Build Zone

- (a) Without limiting the foregoing, and as an additional local requirement, no person shall build or enlarge any structure, parking lot or impervious surface upon or within an area that extends fifty (50) feet from the outer limit of a wetland resource area, e.g. any marsh, meadow, bog, swamp or vernal pool; any bank; or any river, stream, creek or brook, lake, pond or spring.*
- (b) The Commission may in its sole discretion make exceptions to this fifty foot no build zone, as provided by Section IV.A(9).*

The Project does not propose any work within the 50-foot NBZ.

Riverfront Area

As proposed, the Project will require work within previously developed and degraded portions of the Riverfront Area. The general performance standards for work in RA are promulgated in the Ordinance's implementing regulations under Section IV (G)(4)) and are discussed below:

- (a) No Permit issued hereunder shall approve any activities unless the Applicant, in addition to meeting the otherwise applicable requirements of this Ordinance, has proved by a preponderance of the evidence that:*
 - › There is no practicable alternative to the proposed project with less adverse effect, and*
 - › Such activities, including proposed mitigation measures, will have no significant adverse impact on the areas or interests protected by this Ordinance.*
- (b) The Commission shall regard as practicable an alternative which is reasonably available and capable of being done after taking into consideration the proposed property use, overall project purpose (e.g., residential, institutional, commercial, or industrial), logistics, existing technology, costs of the alternatives, and overall project costs.*
- (c) The Commission will apply the methods and criteria for alternatives analyses specified in the Massachusetts Wetlands Protection Act regulations at 310 CMR 10.58 (4) (c).*

(d) The work must have no significant adverse impact on the capacity of the Riverfront Area to protect the interests protected by the Ordinance.

Due to the locations of the existing multi-use paths which the Project aims to connect, proposed work in RA is unavoidable and there is no practicable alternative to the proposed Project with less adverse effect. The Project considered an alternative which proposed the installation of a permeable pathway through the corridor, but due to the anticipated high usage of the pathway and the frequency of path maintenance that would be required as a result, a permeable path was determined not to be a feasible alternative for the proposed use. As proposed, the Project is not anticipated to have any significant adverse impact on the resource areas or interests protected by the Ordinance. Instead, the Project is expected to *improve* the ability of the RA to provide some of the protected interests established under the Ordinance, such as recreational and aesthetic value, by providing a publicly accessible multi-use path which will increase pedestrian and bicyclist accessibility and views of the stream within the RA corridor.

Buffer Zones

Section IV(H)(4) of the Rules and Regulations for the Administration of the Watertown Wetlands Ordinance provides:

- (i) Limited projects in the Buffer Zone: The Commission may, at its sole discretion, waive specific requirements in this section for execution in the Buffer Zone of the following types of projects, where there are no reasonable alternatives with fewer adverse effects:*
 - › *Construction, reconstruction, operation and maintenance of underground and overhead public utilities, such as electrical distribution or transmission lines, communication, sewer, water or natural gas lines, and stormwater management structures.*
 - › *Construction, rehabilitation and maintenance of footpaths, bikepaths and other pedestrian or nonmotorized vehicle access to or along waterways or water bodies.*
 - › *Operation and routine maintenance, but not enlargement, of water dependent structures, including boat launching ramps and docks.*
 - › *Routine maintenance and repair of existing public roadways, but not including widening a roadway.*

The Project seeks relief as a limited project under the Ordinance for the construction of a multi-use path within the 150-foot Buffer Zone. The Project has been designed to meet the performance standards for resource areas also located within the 150-foot buffer zone (such as Riverfront Area) to the extent practicable for the scope and proposed use of the Project, as described above in the Regulatory Compliance section of this NOI. Work will be limited to the outer 100-feet of the buffer zone, appropriate erosion and sedimentation controls will be installed downgradient of the proposed work to protect the adjacent resource areas, and disturbed surfaces within the limit of work will be loamed and seeded after the completion of work.

Summary

The Applicant is proposing to construct a 10-foot-wide non-motorized, accessible, multi-use path which will connect to adjacent existing pathways on the property located at 0 Arsenal Street in Watertown, Massachusetts. The Project will begin at the terminus of the existing multi-use path on the abutting 99 Coolidge property to the north, and will continue to the edge of the existing DCR vehicular path located along Arsenal Street to the south.

The proposed Project is located within Riverfront Area and the 100-foot buffer zone to Bank under the WPA, and the 150-foot Buffer Zone and 50-foot No Build Zone to Bank under the Ordinance. Wetland Resources will be protected from impacts during construction through the implementation of an erosion and sedimentation control program. As described above, the project qualifies as a Limited Project for *"...the construction, rehabilitation, and maintenance of footpaths, bikepaths, and other pedestrian or nonmotorized vehicle access to or along riverfront areas but outside other resource areas"* as established in the WPA under 310 CMR 10.53(6).

The Applicant respectfully requests that the Watertown Conservation Commission find these measures are protective of the interests identified in the WPA and the Ordinance and issue an Order of Conditions approving the work described in this NOI and shown on the accompanying plans.

Attachment B

Abutter Information

- › Notice to Abutters
- › List of Abutters

NOTIFICATION TO ABUTTERS

WATERTOWN WETLANDS ORDINANCE MASSACHUSETTS WETLANDS PROTECTION ACT M.G.L. C. 131. §40

An Application for Permit and a Notice of Intent has been filed with the Watertown Conservation Commission seeking permission to remove, fill, dredge or alter an area subject to protection under G.L. Ch. 131. §40 and/or the Watertown Wetlands Ordinance.

The name of the Applicant is National Development

The address of the land where the activity is proposed is 0 Arsenal Street, Watertown, MA 02472

The work proposed is the construction of a non-motorized, accessible, multi-use path extension to connect the existing multi-use pathways located at 0 Arsenal Street.

Copies of the Application for Permit and Notice of Intent and accompanying plans may be examined at the office of the Watertown Conservation Commission, Town Hall (3rd floor), 149 Main Street, Watertown MA during regular business hours.

For more information, call Bridget Hilgendorff

Check one: This is the Applicant ☐ , Applicant's representative ☒ , or other [specify].

Copies of the Application for Permit and Notice of Intent may be obtained from either (check one) the Applicant ☐ or the Applicant's representative ☒ , by calling 617-607-2709 from 9 am - 5 pm Monday - Friday, or by email at bhilgendorff@vnb.com

Notice of the public hearing to be held Wednesday, April 3rd at 7 pm via Zoom will be published in the *Watertown Tab* and will be posted outside the Town Clerk's office on the first floor of the Watertown Town Hall, at least five business days in advance of the hearing.

Contact the Watertown Conservation Commission of the MA Department of Environmental Protection (DEP) Northeast Region Office for information about this Application or the Wetlands Protection Act, and the Commission regarding the Watertown Wetlands Ordinance.

Watertown Conservation Commission
(617) 972-6426
<http://www.watertown-ma.gov/index.aspx?nid=103>

MassDEP Northeast Region Office
(978) 694-3200
<http://www.mass.gov/dep/>

ARSENAL YARDS CORE HOLDING LLC
1301 2D B1RET
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D B2RET
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D BALAB
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D BARET
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D BCAPT
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D BCRET
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D BDAPT
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D BDRET
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D BFAPT
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D BFRET
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D BGLAB
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D E1RET
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D E2RET
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

ARSENAL YARDS CORE HOLDING LLC
1301 2D HOTEL
800 BOYLSTON ST, STE 1390
BOSTON, MA 02199

COMMONWEALTH OF MASS.
1401 10 0
251 CAUSEWAY ST. STE 600
BOSTON, MA 02114

COMMONWEALTH OF MASSACHUSETTS
1401 17 0
251 CAUSEWAY ST. STE 600
BOSTON, MA 02114

AGGREGATE INDUSTRIES -
1401 1E 0
6211 ANN ARBOR ROAD
DUNDEE, MI 48131

RMG FOUR-FOURTEEN LLC
1401 20F 0
414 MAIN ST
WATERTOWN, MA 02472

FULLER MOTORS INC
1401 22 0
20 COOLIDGE AV
WATERTOWN, MA 02472

MCVEY III THOMAS ET JOAN TRUSTEES
1401 24C 0
662 ARSENAL ST
WATERTOWN, MA 02472

MCVEY JOAN TRUSTEE
1401 25D 0
660 ARSENAL ST
WATERTOWN, MA 02472

DOLAN BRYAN
1401 28 1001
199 COOLIDGE AVE UNIT 102
WATERTOWN, MA 02472

HIAM PETER
1401 28 1002
98 LANE ROAD
HOLDERNESS, NH 03245

ALMUMAYIZ RAAD
1401 28 1003
199 COOLIDGE AVE #104
WATERTOWN, MA 02472

VAN ZUYLEN TRUSTEE MARINA
1401 28 1004
199 COOLIDGE AVE #106
WATERTOWN, MA 02472

MAYRENT SHERRY L
1401 28 1005
199 COOLIDGE AVE U-404
WATERTOWN, MA 02472

DUFFY PETER
1401 28 1006
199 COOLIDGE AVE #108
WATERTOWN, MA 02472

DELEO RALPH F
1401 28 1007
269 MT AUBURN ST
CAMBRIDGE, MA 02138

NALBANDIAN VARTAN
1401 28 1008
199 COOLIDGE AVE U-702
WATERTOWN, MA 02472

SMITH-MICHAELS ALEX
1401 28 1009
199 COOLIDGE AVE #111
WATERTOWN, MA 02472

TOHER LORRAINE G L/E
1401 28 101
199 COOLIDGE AVE #101
WATERTOWN, MA 02472

BERENSON CINDY L
1401 28 1010
199 COOLIDGE AV U112
WATERTOWN, MA 02472

LUCE KENDALL G.
1401 28 1011
40 FLETCHER ROAD
BELMONT, MA 02478

JOAN ROSENBERG RYAN 2003 REVOCABLE TRUST
1401 28 1012
199 COOLIDGE AV - U114
WATERTOWN, MA 02127

SIRANOSIAN EDWARD A TRUSTEE
1401 28 1013
199 COOLIDGE AVE #115
WATERTOWN, MA 02472

SMITH EDWARD A & SALUA TRUSTEES
1401 28 1014
199 COOLIDGE AVE #201
WATERTOWN, MA 02472

CREMENS J. ELIZABETH TRUSTEE
1401 28 1015
199 COOLIDGE AVE U202
WATERTOWN, MA 02472

KOLLIGIAN NANCY R. ET
1401 28 1016
199 COOLIDGE AVE UNIT 203
WATERTOWN, MA 02472

LEVINE ROBERT A
1401 28 1017
199 COOLIDGE AV U204
WATERTOWN, MA 02472

CHESTERTON JR TRUSTEE THOMAS W.
1401 28 1018
225 COOLIDGE AVE #101
WATERTOWN, MA 02472

SONCINI JENNIFER TRUSTEE
1401 28 1019
199 COOLIDGE AVE #301
WATERTOWN, MA 02472

BEDOYAN ZOVIG, TRUSTEE
1401 28 1020
482 ADDISON PARK LANE
BOCA RATON, FL 33432

199 COOLIDGE 303 REALTY TRUST
1401 28 1021
199 COOLIDGE AV U 303
WATERTOWN, MA 02472

MICHAELS EILEEN
1401 28 1022
199 COOLIDGE AVE U-304
WATERTOWN, MA 02472

SOUKIASIAN SARKIS
1401 28 1023
199 COOLIDGE AV U-305
WATERTOWN, MA 02472

BARD, JR GEORGE M. TRUSTEE
1401 28 1024
199 COOLIDGE AVE U-306
WATERTOWN, MA 02472

PYNE TRUSTEE ROBERT L
1401 28 1025
199 COOLIDGE AVE #307
WATERTOWN, MA 02472

NORTON JUDITH ANN
1401 28 1026
199 COOLIDGE AVE U-308
WATERTOWN, MA 02472

KIM SUNGJAY Y
1401 28 1027
199 COOLIDGE AV-UNIT 309
WATERTOWN, MA 02472

CHESTERTON JR TRUSTEE THOMAS W.
1401 28 1028
225 COOLIDGE AVE #101
WATERTOWN, MA 02472

KLAU MICHAEL
1401 28 1029
199 COOLIDGE AVE U-312
WATERTOWN, MA 02472

SERBETCI ERIL
1401 28 1030
199 COOLIDGE AVE #313
WATERTOWN, MA 02472

PORTOGON PROPERTIES, INC.
1401 28 1031
2462 NANTUCKET DRIVE
COTTONWOOD HEIGHTS, UT 84121

VAN ZUYLEN TRUSTEE MARINA
1401 28 1032
199 COOLIDGE AVE 315
WATERTOWN, MA 02472

MAYRENT SHERRY L
1401 28 1033
199 COOLIDGE AVE UNIT-404
WATERTOWN, MA 02472

SERBETCI ERIL
1401 28 1034
199 COOLIDGE AVE UNIT 402
WATERTOWN, MA 02472

MARJOLLET JEAN-PIERRE & NANCY TRUST
1401 28 1035
199 COOLIDGE AVE UNIT 403
WATERTOWN, MA 02472

MAYRENT SHERRY L
1401 28 1036
199 COOLIDGE AVE U-404
WATERTOWN, MA 02472

CHEKIJIAN TRUSTEE YERVANT
1401 28 1037
199 COOLIDGE AVE U-405
WATERTOWN, MA 02472

STEPANIAN ALISA L
1401 28 1038
199 COOLIDGE AV U406
WATERTOWN, MA 02472

MURPHY PHYLLIS G. TRUSTEE
1401 28 1039
199 COOLIDGE AVE UNIT 407
WATERTOWN, MA 02472

MURPHY TRUTEE ROBIN L
1401 28 1040
801 MAIN ST
CONCORD, MA 01742

HAYRAPETYAN VIKTOR
1401 28 1041
199 COOLIDGE AV U501
WATERTOWN, MA 02472

FEYDER ABRAM M ET MALVINA L/E
1401 28 1042
199 COOLIDGE AV-UNIT 502
WATERTOWN, MA 02472

DELEO ANTHONY R
1401 28 1043
199 COOLIDGE AVE #503
WATERTOWN, MA 02472

PHILIPP MANGOL BAYAT TRUSTEE
1401 28 1044
199 COOLIDGE AVE #504
WATERTOWN, MA 02472

KETCHUM LIZA TRUSTEE
1401 28 1045
199 COOLIDGE AVE UNIT 505
WATERTOWN, MA 02472

CHAGLIASSIAN ALAIN
1401 28 1046
199 COOLIDGE AVE. UNIT 506
WATERTOWN, MA 02472

DOLAN BRYAN J
1401 28 1047
199 COOLIDGE AE U-507
WATERTOWN, MA 02472

BROWN RALPH G
1401 28 1048
199 COOLIDGE AVE UNIT 508
WATERTOWN, MA 02472

KENT, ELIZABETH C. TRUSTEE EVERETT, JOHN G
TRUSTE
1401 28 1049
199 COOLIDGE AVE #509
WATERTOWN, MA 02472

BUENAVENURA SHARON
1401 28 105
199 COOLIDGE AVE #105
WATERTOWN, MA 02472

TISHLER PETER V
1401 28 1050
199 COOLIDGE AVE U 510
WATERTOWN, MA 02472

SLOTNICK DORENE C.
1401 28 1051
199 COOLIDGE AVE #511
WATERTOWN, MA 02472

TERRANA ANTHONY TRUST
1401 28 1052
199 COOLIDGE AVE UNIT#512
WATERTOWN, MA 02472

PEJKO MARTIN W
1401 28 1053
199 COOLIDGE AVE #513
WATERTOWN, MA 02472

BRINKLEY WILLIAM
1401 28 1054
199 COOLIDGE AVE #514
WATERTOWN, MA 02472

PATEL ANILA K & ILA TRUSTEES
1401 28 1055
199 COOLIDGE AV-U515
WATERTOWN, MA 02472

DEARAJUO JOAQUIM T & RITA TRUSTEE
1401 28 1056
199 COOLIDGE AVE, UNIT 701
WATERTOWN, MA 02472

NALBANDIAN VARTAN
1401 28 1057
199 COOLIDGE AVE U-702
WATERTOWN, MA 02472

DOWNES JUDITH TRUSTEE
1401 28 1058
18 MAYNARD PLACE
CAMBRIDGE, MA 02138

LEDUC, SHEILA CONNORS TRUSTEE
1401 28 1059
199 COOLIDGE AV U-801
WATERTOWN, MA 02472

CRAVEDI A PAUL TRUSTEE
1401 28 1060
199 COOLIDGE AVE #802
WATERTOWN, MA 02472

SHEAR HAL B
1401 28 1061
199 COOLIDGE AVENUE UNIT 803
WATERTOWN, MA 02472

IVANOVIC NIKOLA
1401 28 1062
23 ROBINSON ST
CAMBRIDGE, MA 02138

DEED OF TRUST OF NEAL NATHANSON
1401 28 1063
199 COOLIDGE AVE U-902
WATERTOWN, MA 02472

SANTMIRE LAUREL L/E
1401 28 1064
199 COOLIDGE AV-UNIT 903
WATERTOWN, MA 02472

ARE-MA REGION NO. 77, LLC
1401 3B A
PO BOX 847
CARLSBAD, CA 92018

TRINGAS JAMES
1401 9B 101
83 PENNIMAN PLACE
BROOKLINE, MA 02445

ROCHE III JAMES B TRUSTEE
1401 9B 102
125 COOLIDGE AVE U102
WATERTOWN, MA 02472

SUSAN KANANOVICH REVOCABLE TRUST
1401 9B 103
125 COOLIDGE AVE U-103
WATERTOWN, MA 02472

JDT PROPERTIES LLC
1401 9B 104
83 PRENNIMAN RD
BROOKLINE, MA 02445

ONANIAN CHARLEEN
1401 9B 105
61 RIDGEWAY RD
WESTON, MA 02493

MADANIAN STEFANIE L/E
1401 9B 107
125 COOLIDGE AVENUE U-107
WATERTOWN, MA 02472

PARIURY CATHERINE
1401 9B 108
13 BERKELEY ST
WATERTOWN, MA 02472

PHELPS RICHARD J.
1401 9B 109
125 COOLIDGE AVE #109
WATERTOWN, MA 02472

COOLIDGE AVENUE 110 LLC
1401 9B 110
110 STUART ST #26B
BOSTON, MA 02116

LI CHUNYU
1401 9B 111
125 COOLIDGE AV, U111
WATERTOWN, MA 02472

MCCAFFREY KATHLEEN M
1401 9B 201
125 COOLIDGE AVE U-201
WATERTOWN, MA 02472

JDT PROPERTIES LLC
1401 9B 202
83 PENNIMAN ROAD
BROOKLINE, MA 02445

NONIS JAIS BARBARA
1401 9B 203
125 COOLIDGE AVE U-203
WATERTOWN, MA 02472

PROVOST PATRICIA TRUSTEE
1401 9B 204
125 COOLIDGE AVE #204
WATERTOWN, MA 02472

SARKISIAN ZAROUHI
1401 9B 205
125 COOLIDG AVE #205
WATERTOWN, MA 02472

BEDROSSIAN GARBIS
1401 9B 206
125 COOLIDGE AV U-206
WATERTOWN, MA 02472

MAZZONE BARROS YENNY FERNANDA
1401 9B 207
118 SACHEM RD
NEEDHAM HGTS, MA 02494

PARSEKIAN HARRY & Hripsime TRSTEEs
1401 9B 208
125 COOLIDGE AVENUE UNIT 609
WATERTOWN, MA 02472

HALLAL AOUNI
1401 9B 209
125 COOLIDGE AVE, UNIT 209
WATERTOWN, MA 02472

SCHEIBNER GRACE A. TRUSTEE
1401 9B 210
125 COOLIDGE AVE #210
WATERTOWN, MA 02472

GORDON LEONIE J
1401 9B 211
125 COOLIDGE AVE #211
WATERTOWN, MA 02472

BARRETT JAMES
1401 9B 301
125 COOLIDGE AVE #301
WATERTOWN, MA 02472

UCUZIAN TANYA
1401 9B 302
125 COOLIDGE AVE U-302
WATERTOWN, MA 02472

LYNCH CAROL I
1401 9B 303
125 COOLIDGE AVE UNIT 303
WATERTOWN, MA 02472

MERJANIAN ELENA
1401 9B 304
125 COOLIDGE AV-U304
WATERTOWN, MA 02472

ESSER LYNN M TRUSTEE
1401 9B 305
254 SEMINOLE AVE
WALTHAM, MA 02451-2240

AGABIAN KENNETH
1401 9B 306
125 COOLIDGE AV-U306
WATERTOWN, MA 02472

GANJIAN ELIZABETH, TRUSTEE
1401 9B 307
125 COOLIDGE AVENUE #307
WATERTOWN, MA 02472

AMINIPOUR OMEED
1401 9B 308
125 COOLIDGE AVE
WATERTOWN, MA 02472

ISKANDARIAN SONIA
1401 9B 309
125 COOLIDGE AV U309
WATERTOWN, MA 02472

125 COOLIDGE AVE UNIT 310 TRUST
1401 9B 310
125 COOLIDGE AVE #310
WATERTOWN, MA 02472

BUCHANAN ROBERT A
1401 9B 311
125 CENTRE ST APT 124
NEWTON, MA 02458

ARTINIAN MIHRAN TRUSTEE
1401 9B 401
102 LONGMEADOW RD
BELMONT, MA 02478

ZEYTOONJIAN ANDREA
1401 9B 402
125 COOLIDGE AVE U-402
WATERTOWN, MA 02472

UCUZIAN HAGOP ET NADIA TRUSTEES
1401 9B 403
125 COOLIDGE AVE #403
WATERTOWN, MA 02472

METREBIAN 2012 TRUST NINA M
1401 9B 404
125 COOLIDGE AV-UNIT 404
WATERTOWN, MA 02472

ISKANDARIAN VERA L
1401 9B 405
338 WAVERLEY STREET
BELMONT, MA 02478

RAYEV PAVEL ET
1401 9B 406
125 COOLIDGE AV U-406
WATERTOWN, MA 02472

MARTIROSSIAN ARA TRUSTEE
1401 9B 407
125 COOLIDGE AVE #407
WATERTOWN, MA 02472

STAIR DAVID L
1401 9B 408
125 COOLIDGE AV-U408
WATERTOWN, MA 02472

SARKISSIAN ZOHRAB
1401 9B 409
P O BOX 652
WATERTOWN, MA 02471

SEDAGHATI MOHSEN
1401 9B 410
125 COOLIDGE AV #411
WATERTOWN, MA 02472

SEDAGHATI MOHSEN
1401 9B 411
125 COOLIDGE AVE U-411
WATERTOWN, MA 02472

LEVEE NEWTON H.
1401 9B 501
125 COOLIDGE AVE U-501
WATERTOWN, MA 02472

FARRA BALIKIAN TALINE
1401 9B 502
125 COOLIDGE AV U502
WATERTOWN, MA 02472

125 COOLIDGE AVENUE UNIT 503 REALTY TRUST
1401 9B 503
125 COOLIDGE AVE #503
WATERTOWN, MA 02472

CUNHA-VASCONCELOS ISABEL
1401 9B 504
125 COOLIDGE AV U504
WATERTOWN, MA 02493

GHAROONI HAMID
1401 9B 505
125 COOLIDGE AVE U-505
WATERTOWN, MA 02472

SLOANE MORRIS J.
1401 9B 506
125 COOLIDGE AVE #506
WATERTOWN, MA 02472

PAPAZIAN HOVANES
1401 9B 507
125 COOLIDGE AV U507
WATERTOWN, MA 02472

SCHEIBLE SUSAN
1401 9B 508
125 COOLIDGE AV-508
WATERTOWN, MA 02472

CHAGLIASSIAN HASMIG
1401 9B 509
125 COOLIDGE AV-UNIT 509
WATERTOWN, MA 02472

AUDEH ZUHEIR L
1401 9B 510
115 CHESTNUT STREET
BROOKLINE, MA 02445

KEBADJIAN CLAUDE
1401 9B 511
125 COOLIDGE AV U-511
WATERTOWN, MA 02472

CRONIN JAMES E
1401 9B 601
125 COOLIDGE AVE #601
WATERTOWN, MA 02472

KE XIAOYU & BOQIANG
1401 9B 602
125 COOLIDGE AV U602
WATERTOWN, MA 02472

GONTHA FRANCOIS
1401 9B 603
125 COOLIDGE AVE APT 603
WATERTOWN, MA 02472

WATRIN DOROTHEA
1401 9B 604
125 COOLIDGE AV U604
WATERTOWN, MA 02472

MARITZA L MARSOUBIAN REVOCABLE TRUST
1401 9B 605
15 IVY LN
WALTHAM, MA 02452

GORDON ALAN F & BETTY L TRUSTEES
1401 9B 606
125 COOLIDGE AVE #606
WATERTOWN, MA 02472

JAIN PRIYA
1401 9B 607
125 COOLIDGE AVE U607
WATERTOWN, MA 02472

ORPHANOS JOANNA
1401 9B 608
125 COOLIDGE AVE-U-608
WATERTOWN, MA 02472

PARSEKIAN HARRY TRUSTEE
1401 9B 609
125 COOLIDGE AV U 609
WATERTOWN, MA 02472

SEDAGHATI, TRUSTEE MEHDI
1401 9B 610
125 COOLIDGE AVE #610
WATERTOWN, MA 02472

SU CHUA TASING MING ET
1401 9B 611
125 COOLIDGE AVE U-611
WATERTOWN, MA 02472

CALISIR GULIZAR LISA
1401 9B 701
125 COOLIDGE AVE U701
WATERTOWN, MA 02472

SZENDIUCH ALICIA TRUSTEE
1401 9B 702
125 COOLIDGE AV U-702
WATERTOWN, MA 02472

PASHIGIAN ELISE ET UX
1401 9B 703
125 U-703 COOLIDGE AV U-703
WATERTOWN, MA 02472

LUX REALTY GROUP LLC
1401 9B 704
P.O. BOX 79153
WAVERLEY, MA 02479

RAFFERTY CONOR S
1401 9B 705
125 COOLIDGE AV U705
WATERTOWN, MA 02472

HASEKIAN ROBIN L
1401 9B 706
125 COOLIDGE AVE UNIT 706
WATERTOWN, MA 02472

BATTLE PATRICIA
1401 9B 707
125 COOLIDGE AVE #707
WATERTOWN, MA 02472

WITHERSPOON JESSIE B
1401 9B 708
125 COOLIDGE AVE #708
WATERTOWN, MA 02472

CANCRO JOANNE
1401 9B 709
125 COOLIDGE AV-UNIT 709
WATERTOWN, MA 02472

LEUNG DAVID S
1401 9B 710
125 COOLIDGE AV U-710
WATERTOWN, MA 02472

ULLOA FRANCISCO
1401 9B 801
125 COOLIDGE AVE U-801
WATERTOWN, MA 02472

ROKHMAN YURIY
1401 9B 802
125 COOLIDGE AVE
WATERTOWN, MA 02472

COHEN BARB ARIEL
1401 9B 803
125 COOLIDGE AV-803
WATERTOWN, MA 02472

CUDDY, JR. WILLIAM F TRUSTEE
1401 9B 804
125 COOLIDGE AVE #804
WATERTOWN, MA 02472

YARDEMIAN TRUSTEE RAFFI
1401 9B 805
10 MANNIX CIRCLE
BELMONT, MA 02452

FRANCES DENNIE DAVIS REV TRUST
1401 9B 806
125 COOLIDGE AVE. #806
WATERTOWN, MA 02472

PATAPANIAN EDWARD & ELAINE TRUSTEES
1401 9B 807
125 COOLIDGE AV U-807
WATERTOWN, MA 02472

TEMPLES PHILLIP E
1401 9B 808
125 COOLIDGE AVE #803
WATERTOWN, MA 02472

CELLUCCI TRUSTEE YOLANDA
1401 9B 809
125 COOLIDGE AV U809
WATERTOWN, MA 02472

ZHELEVA TEODORA
1401 9E 0
151 COOLIDGE AV 101
WATERTOWN, MA 02472

BAUGHER JACQUILINE L.
1401 9E 1001
151 COOLIDGE AVE UNIT 103
WATERTOWN, MA 02472

KILTY NANCY M TRUSTEE
1401 9E 1002
151 COOLIDGE AVE. U-209
WATERTOWN, MA 02472

NARAYANAN ANURADHA
1401 9E 1003
151 COOLIDGE AVE U-106
WATERTOWN, MA 02472

SOUZA JOANA
1401 9E 1004
151 COOLIDGE AVE
WATERTOWN, MA 02472

ANI R. DILSIZIAN REVOCABLE TRUST
1401 9E 1005
104 PERRYVILLE RD
REHOBOTH, MA 02769

MEHRNAMI SIAMAK
1401 9E 1006
151 COOLIDGE AVE
WATERTOWN, MA 02472

O`BRIEN JOHN F
1401 9E 1007
151 COOLIDGE AV-U110
WATERTOWN, MA 02472

WARNER SHEILA M.
1401 9E 1008
151 COOLIDGE AVE #111
WATERTOWN, MA 02472

WHITNEY TRUSTEES EDITH L AND CURTIS A
1401 9E 1009
25 MARYLAND AVE
MONUMENT BEACH, MA 02553

GILLASPIE GOLDA RAE
1401 9E 1010
151 COOLIDGE AVE #113
WATERTOWN, MA 02472

GERSHMAN LINDA D
1401 9E 1011
24 EDEN AV
NEWTON, MA 02465

KILEY MICHAEL J
1401 9E 1012
141 COOLIDGE AVE U-115
WATERTOWN, MA 02472

MKRTCHYAN ARMEN
1401 9E 1013
141 COOLIDGE AVENUE UNIT 116
WATERTOWN, MA 02472

ISENBERG MARCUS A.
1401 9E 1014
9 ISLINGTON ST
ALLSTON, MA 02134

CHEEVERS MARY
1401 9E 1015
131 COOLIDGE AV U-121
WATERTOWN, MA 02472

KELLEY DIANA TRUSTEE
1401 9E 1016
131 COOLIDGE AVE U122
WATERTOWN, MA 02472

GAVRIS VIRGINIA TRUSTEE
1401 9E 1017
123 BENVENUE ST
WELLESLEY, MA 02482

LEWIS JEFFREY F
1401 9E 1018
131 COOLIDGE AVE #125
WATERTOWN, MA 02472

MOJAHED BABAK
1401 9E 1019
131 COOLIDGE AVE #126
WATERTOWN, MA 02472

NUSSBAUM TRUSTEE JANE A
1401 9E 1020
131 COOLIDGE AV U127
WATERTOWN, MA 02472

COOLIDGE 128 OWNER LLC
1401 9E 1021
131 COOLIDGE AV-UNIT 128
WATERTOWN, MA 02472

LODKIN ALEKSANDER S
1401 9E 1022
151 COOLIDGE AVE #201
WATERTOWN, MA 02472

SUNDRAMOORTHY RAJESWARI
1401 9E 1023
151 COOLIDGE AVE #202
WATERTOWN, MA 02472

KHATCHATOURIAN ERIC
1401 9E 1024
151 COOLIDGE AV U203
WATERTOWN, MA 02472

POLEPALLY NIKHIL P.
1401 9E 1025
151 COOLIDGE AV U204
WATERTOWN, MA 02472

CRANE CHEERIE ELLEN
1401 9E 1026
420 PRINCE HINCKLEY RD
CENTERVILLE, MA 02632

RAPP JESSICA S
1401 9E 1027
151 COOLIDGE AVE-UNIT 206
WATERTOWN, MA 02472

SLATER MARY GIBBS TRUSTEE
1401 9E 1028
151 COOLIDGE AVE U-207
WATERTOWN, MA 02472

JEW WALLACE L TRUSTEE
1401 9E 1029
3 HERITAGE DR
BEDFORD, MA 01730

KILTY NANCY M TRUSTEE
1401 9E 1030
151 COOLIDGE AVE #209
WATERTOWN, MA 02472

MODANLOU SHOHREH
1401 9E 1031
131 COOLIDGE AVE, APT 616
WATERTOWN, MA 02472

CORRIGAN GAIL A TRUSTEE
1401 9E 1032
141 COOLIDGE AVE #211
WATERTOWN, MA 02472

YOGURTIAN HAROUT
1401 9E 1033
151 COOLIDGE AVE #212
WATERTOWN, MA 02472

LINCOLN WATERTOWN REAL ESTATE NOMINEE
TRUST
1401 9E 1034
456 BELMONT STREET #12
WATERTOWN, MA 02472

HOON CHUNG HWEE
1401 9E 1035
95 SUMMER STREET
ACTON, MA 01720

JOHNSON BULLARD JANET TRUSTEE
1401 9E 1036
3 BAGY WRINKLE COVE
WARREN, RI 02885

KWAN TONY & JOSEPHINE TRUSTEES
1401 9E 1037
131 COOLIDGE AV U216
WATERTOWN, MA 02472

HANNA PATRICIA J TRUSTEE
1401 9E 1038
131 COOLIDGE AV U217
WATERTOWN, MA 02472

MATRICIAN MIKI KAWASHIMA
1401 9E 1039
255 ORCHARD STREET
BELMONT, MA 02478

RIVERA-VEVE IRMA E TRUSTEE
1401 9E 1040
131 COOLIDGE AVE #219
WATERTOWN, MA 02472

MYNBAEVA ALLA
1401 9E 1041
141 COOLIDGE AVE #220
WATERTOWN, MA 02472

SCHEIDL KARIN
1401 9E 1042
P O BOX 643
HUMAROCK, MA 02047

SACKS DOROTHY E L/E
1401 9E 1043
131 COOLIDGE AVE UNIT 222
WATERTOWN, MA 02472

BELLA JOHN A
1401 9E 1044
131 COOLIDGE AV U223
WATERTOWN, MA 02472

HINTLIAN ARAM JR.
1401 9E 1045
1 APPLE RIDGE DR.
NATICK, MA 01760

KAZEMIROODSARI HADI
1401 9E 1046
131 COOLIDGE AVE U-225
WATERTOWN, MA 02472

FAYNGERSH MICHAEL
1401 9E 1047
131 COOLIDGE AVE #226
WATERTOWN, MA 02472

AMERICAN ALPHA ASSETS LLC
1401 9E 1048
164 WILLOW ST
ACTON, MA 01720

EL-SAYED WALID
1401 9E 1049
131 COOLIDGE AVE U-228
WATERTOWN, MA 02472

LEUNG BERNARD
1401 9E 1050
67 PILGRIM RD
WELLESLEY, MA 02181

VAKILI KHASHAYAR
1401 9E 1050A
151 COOLIDGE AV-U302
WATERTOWN, MA 02472

HARANDI OMID F
1401 9E 1051
39 ROWENA ROAD
NEWTON, MA 02459

DEMIRCHIAN GARINEH
1401 9E 1052
151 COOLIDGE AV U304
WATERTOWN, MA 02472

BUDIU ADRIAN
1401 9E 1053
60 EMERSON RD
WINCHESTER, MA 01890

BABAKHONLOU ARVIK
1401 9E 1054
151 COOLIDGE AV U-306
WATERTOWN, MA 02472

CAUPO, LLC
1401 9E 1055
NERSESSIAN, SONYA MANAGERS
DEDHAM, MA 02027

NOTA BENE LLC
1401 9E 1056
P O BOX 1356
DEDHAM, MA 02027

DANHEISER RICK L.
1401 9E 1057
151 COOLIDGE AV U309
WATERTOWN, MA 02472

MUCHNIK EMIL TRUSTEE
1401 9E 1058
151 COOLIDGE AVE #310
WATERTOWN, MA 02472

CANEPA GABRIELA N TRUSTEE
1401 9E 1059
151 COOLIDGE AVE #311
WATERTOWN, MA 02472

CLARK SANDRA B.
1401 9E 1060
151 COOLIDGE AVE #312
WATERTOWN, MA 02472

SICARI LLOYD C
1401 9E 1061
141 COOLIDGE AVENUE UNIT 313
WATERTOWN, MA 02472

DERBEKYAN NARBEGY
1401 9E 1062
151 COOLIDGE AVE U314
WATERTOWN, MA 02472

CALLAN NANCY A.
1401 9E 1063
131 CHANNING RD
WATERTOWN, MA 02472

ABOYAN HAIG M.
1401 9E 1064
131 COOLIDGE AV U316
WATERTOWN, MA 02472

KUHNERT RUTH TRUSTEE
1401 9E 1065
131 COOLIDGE AV-UNIT 317
WATERTOWN, MA 02472

LEE JINHO
1401 9E 1066
41 CHANNING RD
BELMONT, MA 02478

LIU XIUFENG
1401 9E 1067
131 COOLIDGE AVE U-319
WATERTOWN, MA 02472

MARTENTS MARTHA N
1401 9E 1068
36 GRANT AVE
WALTHAM, MA 02453

PUANGCO MICHAEL J
1401 9E 1069
131 COOLIDGE AVE #321
WATERTOWN, MA 02472

DESAI SHRENIK
1401 9E 1070
69 MORSE ST
WATERTOWN, MA 02472

RASHIDI MAJID
1401 9E 1071
131 COOLIDGE AVENUE U323
WATERTOWN, MA 02472

RAVELLO REALTY LLC
1401 9E 1072
P.O.BOX 600661
NEWTON, MA 02460

PESOK LEONID & MIKHAIL J/T
1401 9E 1073
131 COOLIDGE AV-UNIT 325
WATERTOWN, MA 02472

SINGH PREM K.
1401 9E 1074
131 COOLIDGE AVE #326
WATERTOWN, MA 02472

131 COOL AVE LLC
1401 9E 1075
131 COOLIDGE AVE #327
WATERTOWN, MA 02472

FRATTO MARIE ET ROBERT J L/E
1401 9E 1076
FRATTO IRREVOCABLE TRUST
WATERTOWN, MA 02472

ZILINEK NILOUFAR
1401 9E 1077
38 AGAWAM RD
ACTON, MA 01720

ANDONYAM HYDOUK
1401 9E 1078
40 LANTERN ROAD
BELMONT, MA 02478

DEFLAVIO ROBERT
1401 9E 1079
151 COOLIDGE AV-U403
WATERTOWN, MA 02472

PAPAZIAN TIGRAN TRUSTEE
1401 9E 1080
151 COOLIDGE AVE #410
WATERTOWN, MA 02472

KIM MYUNG H
1401 9E 1081
52 WOODLAND RD
CARLISLE, MA 01741

KHARAJIAN ANI LYNNE TRUSTEE
1401 9E 1082
131 COOLIDGE AVENUE
WATERTOWN, MA 02472

LEBERT BEVERLY & ROBERT TRUSTEES
1401 9E 1083
151 COOLIDGE AVE #407
WATERTOWN, MA 02472

PARSEGHIAN GARIN
1401 9E 1084
151 COOLIDGE AVE UNIT 408
WATERTOWN, MA 02472

JAIN AKSHAY KUMAR
1401 9E 1085
151 COOLIDGE AVENUE UNIT 409
WATERTOWN, MA 02472

PAPAZIAN TIGRAN, TRUSTEE
1401 9E 1086
151 COOLIDGE AVE. U-410
WATERTOWN, MA 02472

PATTERSON ELISSA H
1401 9E 1087
21 BLOSSOM ST
LEXINGTON, MA 02421

YAZBEK ELIE A
1401 9E 1088
151 COOLIDGE AVE UNIT 412
WATERTOWN, MA 02472

HOLOHAN DIANE M.
1401 9E 1089
151 COOLIDGE AVE #413
WATERTOWN, MA 02472

DEMIRCHIAN GAREN H
1401 9E 1090
202 PIGEON LN
WALTHAM, MA 02452

MINASIAN CHARLES P
1401 9E 1091
3 FULTON ROAD
LEXINGTON, MA 02420

DOHERTY LINDA A.
1401 9E 1092
131 COOLIDGE AVE. U-416
WATERTOWN, MA 02472

ARTINIAN HAROOT A ET MIHRAN ARTIN
1401 9E 1093
131 COOLIDGE AVE U417
WATERTOWN, MA 02472

YEN LUCY G
1401 9E 1094
442 WABAN AV
NEWTON, MA 02468

ASIK ARMEN
1401 9E 1095
30 GLENBROOK LN
LONGMEADOW, MA 01106

KARAGIORGOS ANTONIOS TRUSTEE
1401 9E 1096
117 ABBY LANE
PORTLAND, ME 04103

RMAC TRUST, SERIES 2016-CTT
1401 9E 1097
8950 CYPRESS WATERS BLVD
COPPELL, TX 75019

REGINA BRESLAV 2023 TRUST
1401 9E 1098
131 COOLIDGE AVE U422
WATERTOWN, MA 02472

AGUIRRE ANDRES
1401 9E 1099
19 AUDREY RD
BELMONT, MA 02478

CRONIN MARTHA M
1401 9E 1100
131 COOLIDGE AVE
WATERTOWN, MA 02472

JAAR PAOLA
1401 9E 1101
131 COOLIDGE AV U425
WATERTOWN, MA 02472

ASIK ARMEN
1401 9E 1102
30 GLENBROOK LN
LONGMEADOW, MA 01106

AGUIRRE ANDRES
1401 9E 1103
19 AUDREY RD
BELMONT, MA 02478

HANNA PATRICIA J TRUSTEE
1401 9E 1104
131 COOLIDGE AV-U 428
WATERTOWN, MA 02472

ABRAMS HELEN S TRUSTEE
1401 9E 1105
151 COOLIDGE AVE U-501
WATERTOWN, MA 02472

RHEE DO-HOON
1401 9E 1106
151 COOLIDGE AVE #502
WATERTOWN, MA 02472

HALEBLIAN CARA T.
1401 9E 1107
43 CRESTVIEW RD
BELMONT, MA 02478

FARHADI DARVIN
1401 9E 1108
151 COOLIDGE AVE. U-504
WATERTOWN, MA 02472

SERVINO LUCINDA B L/E
1401 9E 1109
151 COOLIDGE AV U505
WATERTOWN, MA 02472

ISKANDARYAN LEVON
1401 9E 1110
108 PARKVIEW RD
WALTHAM, MA 02452

GHARAPETIAN ZAREH
1401 9E 1111
2505 CROSS STREET
LA CRESCENTA, CA 91214

TOWFIGHI PARVIZ S.
1401 9E 1112
151 COOLIDGE AV U508
WATERTOWN, MA 02472

URELL RICHARD D.
1401 9E 1113
15 TREELAND CR
NEWTON, MA 02158

UGLIETTO PETER
1401 9E 1114
151 COOLIDGE AVE U-510
WATERTOWN, MA 02472

BEDROSIAN RAFFI TRUSTEE
1401 9E 1115
34 GENTLEMANS WAY
WALTHAM, MAMA 02451

ZARGARIAN ANI
1401 9E 1116
141 COOLIDGE AV 512
WATERTOWN, MA 02472

AMINI ALI K
1401 9E 1117
131 COOLIDGE AVE U 515
WATERTOWN, MA 02472

KATS LARISA
1401 9E 1118
141 COOLIDGE AVE APT #514
WATERTOWN, MA 02472

AMINI MOHAMMAD
1401 9E 1119
131 COOLIDGE AVE #515
WATERTOWN, MA 02472

NDZEIDZE GILBERT NJOWIR
1401 9E 1120
131 COOLIDGE AV U527
WATERTOWN, MA 02472

SCHILLIG ERIC M TRUSTEE
1401 9E 1121
1854 ANAMOR STREET
REDWOOD CITY, CA 94061

FALESE JOHN
1401 9E 1122
131 COOLIDGE AVE #518
WATERTOWN, MA 02472

PARKER KEVIN KIT
1401 9E 1123
141 COOLIDGE AVE #519
WATERTOWN, MA 02472

GRAIA HAKIM
1401 9E 1124
12 MOHAWK DR
ACTON, MA 01720

GHAFFARI ZAHRA
1401 9E 1125
131 COOLIDGE AVE #415
WATERTOWN, MA 02472

HAJIBASHI TRUSTEE KIANOSH AMINI
1401 9E 1126
34 MEETING HOUSE LANE U-211
STOW, MA 01775

VARADI GYULA
1401 9E 1127
131 COOLIDGE AVE UNIT 523
WATERTOWN, MA 02472

GEBEYAN ROBERT
1401 9E 1128
136 PLEASANT ST
LEXINGTON, MA 02421

BOUZINOV TRUSTEE PAVEL A
1401 9E 1129
7 CRANE ROAD
WALPOLE, MA 02081

BANERJEE ASHISH
1401 9E 1130
131 COOLIDGE AVE
WATERTOWN, MA 02472

MINASIAN CHARLES P
1401 9E 1131
3 FULTON RD
LEXINGTON, MA 02420

ROSENFELD JOHN W & KETTY MUNAF TR
1401 9E 1132
4143 VIA MARINA APT 519
MARINA DEL RAY, CA 90292

RICK CARLIN LLC
1401 9E 1133
151 COOLIDGE AVE #601
WATERTOWN, MA 02472

MANJIKIAN MOURAD G
1401 9E 1134
220 BEAL ROAD
WALTHAM, MA 02453

MEDEA PALANDJIAN FAMILY TRUST TRUSTEE
1401 9E 1135
151 COOLIDGE AVE #603
WATERTOWN, MA 02472

RAVELLO REALTY LLC
1401 9E 1136
P.O.BOX 600661
NEWTON, MA 02460

MARITZA L MARSOUBIAN REVOCABLE
1401 9E 1137
15 IVY LN
WALTHAM, MA 02154

DEMIRCHIAN GAREN H
1401 9E 1138
202 PIGEON LN
WALTHAM, MA 02452

WYNER STEPHEN R.
1401 9E 1139
151 COOLIDGE AVE U-607
WATERTOWN, MA 02472-2867

MOZIAN MARILYN & ROBERT TRUSTEES
1401 9E 1140
579 HUCKINS NECK RD
CENTERVILLE, MA 02632

BARAJAS PHYLLIS
1401 9E 1141
151 COOLIDGE AV-U609
WATERTOWN, MA 02472

WULFSBERG PAUL H
1401 9E 1142
151 COOLIDGE AVE #610
WATERTOWN, MA 02472

DEMIRCHIAN GAREN H
1401 9E 1143
202 PIGEON LANE
WALTHAM, MA 02452

DEANGELIS FRANCO
1401 9E 1144
151 COOLIDGE AVE UNIT 612
WATERTOWN, MA 02472

151 COOLIDGE LLC
1401 9E 1145
3 THOREAU CR
WINCHESTER, MA 01890

YOUSSEOUFIAN HOURY
1401 9E 1146
7 WAINWRIGHT ROAD U-118
WINCHESTER, MA 01890

BSEISO ALI W
1401 9E 1147
1226 W BLODGETT
MARSHFIELD, WI 54449

MODANLOU SHOHREH
1401 9E 1148
131 COOLIDGE AV #616
WATERTOWN, MA 02472

LIAPERDOS FOTINI
1401 9E 1149
30-44 29TH ST, APT 6A
ASTORIA, NY 11102

KARAMYAN ANI
1401 9E 1150
131 COOLIDGE AVE #618
WATERTOWN, MA 02472

GALEN LISA D
1401 9E 1151
131 COOLIDGE AVE U-619
WATERTOWN,, MA 02472

BARAN JIRE J
1401 9E 1152
131 COOLIDGE AV U620
WATERTOWN, MA 02472

FARROHI FARANAK
1401 9E 1153
131 COOLIDGE AVE #621
WATERTOWN, MA 02472

GANDHAM RAMESH
1401 9E 1154
52 WEBB STREET
LEXINGTON, MA 02420

VELLUCCI NICOLE
1401 9E 1155
131 COOLIDGE AVE, UNIT 623
WATERTOWN, MA 02472

HAGHAYEGHI ALI
1401 9E 1156
10 FRENWOOD DR
WESTFORD, MA 01886

RAVELLO REALTY LLC
1401 9E 1157
P.O.BOX 600661
NEWTON, MA 02460

STEINBERG ANNE L/E
1401 9E 1158
131 COOLIDGE AVE #626
WATERTOWN, MA 02472

AJJOURI DANIEL
1401 9E 1159
131 COOLIDGE AVENUE UNIT 627
WATERTOWN, MA 02472

DEBRA SMALL 2022 TRUST
1401 9E 1160
131 COOLIDGE AVE UNIT 628
WATERTOWN, MA 02472

SARKISSIAN ZOHRAB
1401 9E 1161
P O BOX 652
WATERTOWN, MA 02471

MANTZOROS CHRISTOS
1401 9E 1162
151 COOLIDGE AVE-U 702
WATERTOWN, MA 02472

BRUSA EGIDIO P TRUSTEE
1401 9E 1163
151 COOLIDGE AV-UNIT 703
WATERTOWN, MA 02472

BADALIAN ALVART
1401 9E 1164
36 HAZEL STREET
WATERTOWN, MA 02472

705 CRT, LLC.
1401 9E 1165
P O BOX 100
WATERTOWN, MA 02471

GASSIRARO L DAVID
1401 9E 1166
90 SHERBURN CIR
WESTON, MA 02493-1058

LIVING TRUST VASKEN DILSIZIAN
1401 9E 1167
7600 DWIGHT DRIVE
BETHESDA, MD 20817

AMINIPOUR HABIB
1401 9E 1168
151 COOLIDGE AV-U 708
WATERTOWN, MA 02472

CURZI RICHARD F.
1401 9E 1169
151 COOLIDGE AVE #709
WATERTOWN, MA 02472

BRUSA GIORGIO
1401 9E 1170
151 COOLIDGE AV-U 710
WATERTOWN, MA 02472

ZOGLAUER ZAHRA Z
1401 9E 1171
151 COOLIDGE AV U 711
WATERTOWN, MA 02472

MILLER ROBERT
1401 9E 1172
151 COOLIDGE AVE #712
WATERTOWN, MA 02472

TODD JEFFREY L.
1401 9E 1173
151 COOLIDGE AVE #713
WATERTOWN, MA 02472

KAPISHNIKOV ANDREI
1401 9E 1174
151 COOLIDGE AVE #714
WATERTOWN, MA 02472

TAYARANI MORTEZA
1401 9E 1175
131 COOLIDGE AV U715
WATERTOWN, MA 02472

BEDROSIAN, RAFFI AND SANDRA TRUSTEES
1401 9E 1176
34 GENTLEMANS WAY
WALTHAM, MA 02453

CORMIER JOSEPH EDWARD
1401 9E 1177
131 COOLIDGE AVE #717
WATERTOWN, MA 02472

CANEPA GABRIELA N TRUSTEE
1401 9E 1178
151 COOLIDGE AVE #311
WATERTOWN, MA 02472

PANOS MATTHEW TRUSTEE
1401 9E 1179
131 COOLIDGE AVE #719
WATERTOWN, MA 02472

ROUBEN BAGDASSARIAN TRUSTEES ANOUSH
PASHAYAN
1401 9E 1180
131 COOLIDGE AVE APT 720
WATERTOWN, MA 02472-3801

MARINELLI PETER J. TRUSTEE
1401 9E 1181
13 GROVE ST
BELMONT, MA 02478

KARAKACHIAN NAZAR & BAIZAR L/E
1401 9E 1182
131 COOLIDGE AVE #722
WATERTOWN, MA 02472

GAVRIS VIRGINIA E
1401 9E 1183
123 BENVENUE ST
WELLESLEY, MA 02482

KHARAJIAN ANI TRUSTEE
1401 9E 1184
131 COOLIDGE AVE #724
WATERTOWN, MA 02472

SAAD PENELOPE D
1401 9E 1185
43 RUE MULBERRY
DOLLARD-DES-ORMEAUX, QC H9A1Y6

YARDEMIAN CHRISTINE
1401 9E 1186
10 MANNIX CIRCLE
BELMONT, MA 02478

KASA SHRIDHAN
1401 9E 1187
131 COOLIDGE AVE U-419
WATERTOWN, MA 02472

JAAR PAOLA
1401 9E 1188
131 COOLIDGE AV U728
WATERTOWN, MA 02472

WHITNEY TRUSTEES EDITH L AND CURTIS A
1401 9E 1190
PO BOX 100
WATERTOWN, MA 02471

104 ASSOCIATES LLC
1401 9E 1191
151 COOLIDGE AVE U-104
WATERTOWN, MA 02472

PROPRIETORS OF THE CEMETERY OF
1622 2 0
580 MT AUBURN STREET
CAMBRIDGE, MA 02138

Attachment C

Photographic Log



NO. 1 / 2/20/2024

DESCRIPTION

Northeastern view of the abutting 99 Coolidge property and Stream 1, located east of the Project Site. The northeastern extent of the stream pictured was delineated in April 2020 prior to construction on the abutting 99 Coolidge parcel.



NO. 2 / 2/20/2024

DESCRIPTION

Eastern view of a single-span culvert over Stream 1, located east of the Project Site.



NO. 3 / 2/20/2024

DESCRIPTION

Western view of Stream 1, located to the north of the existing DCR path, east of the Project Site.



NO. 4 / 2/20/2024

DESCRIPTION

Northwestern view of Stream 1, located to the south of the existing DCR path, east of the Project Site.



NO. 5 / 2/20/2024

DESCRIPTION

Southern view of Stream 1, located to the south of the existing DCR path, east of the Project Site.



NO. 6 / 2/20/2024

DESCRIPTION

Western view of the 200-foot Riverfront Area associated with Stream 1.



NO. 7 / 2/20/2024

DESCRIPTION

Northern view of the Project Site and the existing DCR path, located within the 200-foot Riverfront Area.



NO. 8 / 2/20/2024

DESCRIPTION

Western view of the existing DCR pathway, located within the 200-foot Riverfront Area.

Attachment D

Project Plans (Bound Separately)