



Massachusetts Department of Environmental Protection  
Bureau of Resource Protection - Wetlands

Leicester

City/Town

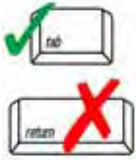
**WPA Form 1- Request for Determination of Applicability**

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

**A. General Information**

**Important:**

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



1. Applicant:

Michael Philip

mphilip333@gmail.com

Name

E-Mail Address

3 Laflash Lane

Mailing Address

Leicester

MA

01524

City/Town

State

Zip Code

774-420-9359

Phone Number

Fax Number (if applicable)

2. Representative (if any):

Firm

Contact Name

E-Mail Address

Mailing Address

City/Town

State

Zip Code

Phone Number

Fax Number (if applicable)

**B. Determinations**

1. I request the Leicester make the following determination(s). Check any that apply:  
Conservation Commission

- ☒ a. whether the **area** depicted on plan(s) and/or map(s) referenced below is an area subject to jurisdiction of the Wetlands Protection Act.
- ☐ b. whether the **boundaries** of resource area(s) depicted on plan(s) and/or map(s) referenced below are accurately delineated.
- ☒ c. whether the **work** depicted on plan(s) referenced below is subject to the Wetlands Protection Act.
- ☐ d. whether the area and/or work depicted on plan(s) referenced below is subject to the jurisdiction of any **municipal wetlands ordinance** or **bylaw** of:

Name of Municipality

- ☐ e. whether the following **scope of alternatives** is adequate for work in the Riverfront Area as depicted on referenced plan(s).



**WPA Form 1- Request for Determination of Applicability**

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

**C. Project Description**

1. a. Project Location (use maps and plans to identify the location of the area subject to this request):

|                           |                   |
|---------------------------|-------------------|
| 3 Laflash Lane            | Leicester         |
| Street Address            | City/Town         |
| 7                         | A2.7              |
| Assessors Map/Plat Number | Parcel/Lot Number |

- b. Area Description (use additional paper, if necessary):

Project is located back left side of the home on 3 Laflash Lane.

- c. Plan and/or Map Reference(s):

|                                     |                       |
|-------------------------------------|-----------------------|
| Plot Plan / Leicester Assessors Map | 10-30-1997 / 1-1-2014 |
| Title                               | Date                  |
| USGS Map                            | 2015                  |
| Title                               | Date                  |
| Construction Plans                  | 4-2-2019              |
| Title                               | Date                  |

2. a. Work Description (use additional paper and/or provide plan(s) of work, if necessary):

Existing 10x10 deck was falling down unsafe for use as and did not meet proper emergency ingress/egress from house.

Replacing with new 12X24 pressure treated deck with two sets of stairs.

Upon completion of the deck a 5' tall black

chain link fencing will be installed to keep antisocial dog contained to the backyard. Fencing will not obstruct view and will blend in with the surroundings. Fencing, provided will not constitute a barrier to wildlife movement.



## WPA Form 1- Request for Determination of Applicability

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

### C. Project Description (cont.)

- b. Identify provisions of the Wetlands Protection Act or regulations which may exempt the applicant from having to file a Notice of Intent for all or part of the described work (use additional paper, if necessary).  
The following minor activities, provided that they comply with 310 CMR 10.02(2)(b)1., are not otherwise subject to regulation under M.G.L. c. 131, § 40: Fencing, provided it will not constitute a barrier to wildlife movement; stonewalls; stacks of cordwood;

The conversion of lawn to uses accessory to residential structures such as decks, sheds, patios, pools, replacement of a basement bulkhead and the installation of a ramp for compliance with accessibility requirements, provided the activity, including material staging and stockpiling is located more than 50 feet from the mean annual high-water line within the Riverfront Area, Bank or from Bordering Vegetated Wetland, whichever is farther, and erosion and sedimentation controls are implemented during construction.

The conversion of such uses accessory to existing single family houses to lawn is also allowed.  
(Mowing of lawns is not subject to jurisdiction under 310 CMR 10.00);

3. a. If this application is a Request for Determination of Scope of Alternatives for work in the Riverfront Area, indicate the one classification below that best describes the project.

- ☐ Single family house on a lot recorded on or before 8/1/96
- ☐ Single family house on a lot recorded after 8/1/96
- ☐ Expansion of an existing structure on a lot recorded after 8/1/96
- ☐ Project, other than a single family house or public project, where the applicant owned the lot before 8/7/96
- ☐ New agriculture or aquaculture project
- ☐ Public project where funds were appropriated prior to 8/7/96
- ☐ Project on a lot shown on an approved, definitive subdivision plan where there is a recorded deed restriction limiting total alteration of the Riverfront Area for the entire subdivision
- ☐ Residential subdivision; institutional, industrial, or commercial project
- ☐ Municipal project
- ☐ District, county, state, or federal government project
- ☐ Project required to evaluate off-site alternatives in more than one municipality in an Environmental Impact Report under MEPA or in an alternatives analysis pursuant to an application for a 404 permit from the U.S. Army Corps of Engineers or 401 Water Quality Certification from the Department of Environmental Protection.

- b. Provide evidence (e.g., record of date subdivision lot was recorded) supporting the classification above (use additional paper and/or attach appropriate documents, if necessary.)

---

---

---



**Massachusetts Department of Environmental Protection**

Bureau of Resource Protection - Wetlands

Leicester

City/Town

**WPA Form 1- Request for Determination of Applicability**

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

**D. Signatures and Submittal Requirements**

I hereby certify under the penalties of perjury that the foregoing Request for Determination of Applicability and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge.

I further certify that the property owner, if different from the applicant, and the appropriate DEP Regional Office were sent a complete copy of this Request (including all appropriate documentation) simultaneously with the submittal of this Request to the Conservation Commission.

Failure by the applicant to send copies in a timely manner may result in dismissal of the Request for Determination of Applicability.

Name and address of the property owner:

Michael Philip

Name

3 Laflash Lane

Mailing Address

Leicester

City/Town

MA

State

01524

Zip Code

Signatures:

I also understand that notification of this Request will be placed in a local newspaper at my expense in accordance with Section 10.05(3)(b)(1) of the Wetlands Protection Act regulations.

*Michael Philip*

Signature of Applicant

4/29/2019

Date

Signature of Representative (if any)

Date



04/18/2019

10:11:39AM

## Town of Leicester

### Abutters List

**Filter Used:**

DataProperty.ParcelID = '7 A2.1 0' OR DataProperty.ParcelID = '7 A2.2 0' OR DataProperty.ParcelID = '7 A2.3 0' OR DataProperty.ParcelID = '7 A2.5 0' OR DataProperty.ParcelID = '7 A2.6 0' OR ..

Abutters and abutters to the abutters within 300 ft of the subject: 3 Lafash Ln, map 7, parcel A2.7 0, <sup>Michael</sup>Michael-Philp and Kathleen Grecho.  
Book 59523 Page 21

## Town of Leicester

## Abutters List

| ParcelID  | Location           | Owner                | Co-Owner             | Mailing Address        | City      | State Zip     |
|-----------|--------------------|----------------------|----------------------|------------------------|-----------|---------------|
| 2 C1.12 0 | 7 LAFLASH LN       | LAVIN CHRISTOPHER W  | LAVIN JENNIFER L     | 7 LAFLASH LANE         | LEICESTER | MA 01524      |
| 2 C1.13 0 | 5 LAFLASH LN       | SCIASCIA TINA        | SCIASCIA JR RONALD F | 5 LAFLASH LANE         | LEICESTER | MA 01524      |
| 2 C1.14 0 | 4 LAFLASH LN       | PARRETTI STEPHAN R   | CHAPUT LYNN A        | 4 LAFLASH LN           | LEICESTER | MA 01524      |
| 2 C1.15 0 | 6 LAFLASH LN       | FORTIN PAUL J        | FORTIN JUDY L        | 6 LAFLASH LANE         | LEICESTER | MA 01524      |
| 2 C1.18 0 | 9 SANFRED RD       | CANTY JOHN A         | CANTY LINDA A        | 9 SANFRED ROAD         | LEICESTER | MA 01524      |
| 2 D8 0    | 155 WHITE BIRCH ST | GENERELLI II JOHN S  |                      | 155 WHITE BIRCH STREET | LEICESTER | MA 01524      |
| 7 A1 0    | 156 WHITE BIRCH ST | DION STEVEN V        | DION MARYELLEN       | 156 WHITE BIRCH ST     | LEICESTER | MA 01524      |
| 7 A2.1 0  | 2 SANFRED RD       | RIVERA WILLIAM       | RIVERA PHILY LE      | 2 SANFRED RD           | LEICESTER | MA 01524-1871 |
| 7 A2.11 0 | 154 WHITE BIRCH ST | BAKER ROGER A        | BAKER PATRICIA A     | 154 WHITE BIRCH ST     | LEICESTER | MA 01524-0126 |
| 7 A2.12 0 | 152 WHITE BIRCH ST | BESAW LOUIS M        | BESAW PAULA M        | 152 WHITE BIRCH STREET | LEICESTER | MA 01524      |
| 7 A2.2 0  | 4 SANFRED RD       | DAIGNEAULT PAUL      | DAIGNEAULT ANN MARIE | 4 SANFRED ROAD         | LEICESTER | MA 01524      |
| 7 A2.3 0  | 6 SANFRED RD       | KANE JUSTIN, BRENN A | WETTERHAN STEVEN     | 6 SANFRED RD           | LEICESTER | MA 01524      |
| 7 A2.5 0  | 7 SANFRED RD       | RIVERA CHRISTAM E    | AMPARO ABIGAIL       | 7 SANFRED RD           | LEICESTER | MA 01524      |
| 7 A2.6 0  | 2 LAFLASH LN       | HILLS JR THOMAS A    | HILLS KAREN E        | 2 LAFLASH LN           | LEICESTER | MA 01524      |
| 7 A2.8 0  | 1 SANFRED RD       | KEETON JOHN D III    | KEETON MARY A        | 1 SANFRED ROAD         | LEICESTER | MA 01524      |
| 8 A1 0    | 151 WHITE BIRCH ST | MERCIER JR FRANK R   | MERCIER LISA A       | 151 WHITE BIRCH ST     | LEICESTER | MA 01524      |

End of Report



MORAN SURVEY INC.  
P.O. BOX 220  
SHREWSBURY, MA. 01545  
TEL. 842-8757 FAX 842-9740

Based on documents provided, required measurements were made of the frontage and buildings delineated on this MORTGAGE INSPECTION PLAN. In our judgment all visible encumbrances are shown and there are no violations of zoning requirements regarding structure to property line offsets or in exempt from violation enforcement action under Mass. G.L. Title VII, Chap. 40A Sec. 7, unless otherwise noted. Note: Not defined are above ground pools, driveways, or sheds with no foundations. These certifications are made with the provision that the information provided is accurate and that the monuments used are accurately located in relation to property lines.

MORTGAGE INSPECTION PLAN *Not an instrument survey*

Do not use this plan to erect fences, shrubbery or auxiliary structures.

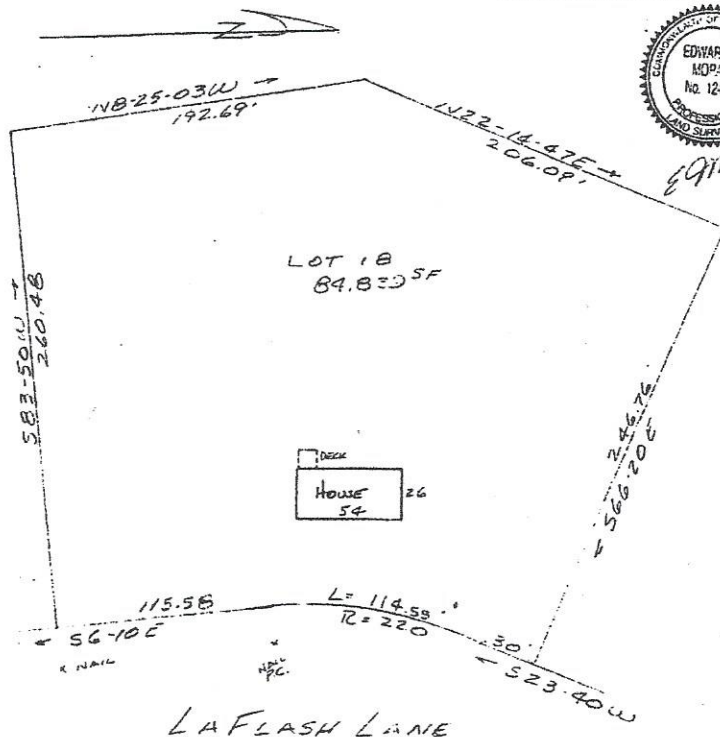
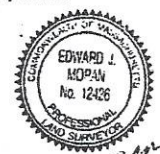
Name STEPHEN M. JOHN J. BARRYLocation LOT 18 LA FLASH LANELEICESTERScale 1"=60' Date OCT 23, 97Deed Book \_\_\_\_\_ Plan Book 691-5

REVISED 10-30-1997

We certify that the building(s) are not in the Special Flood Hazard Area as shown on the Flood Federal Insurance.

Map # 1C Dated 7-5-82

Flood Hazard Zone has been determined by scale and is not necessarily accurate.

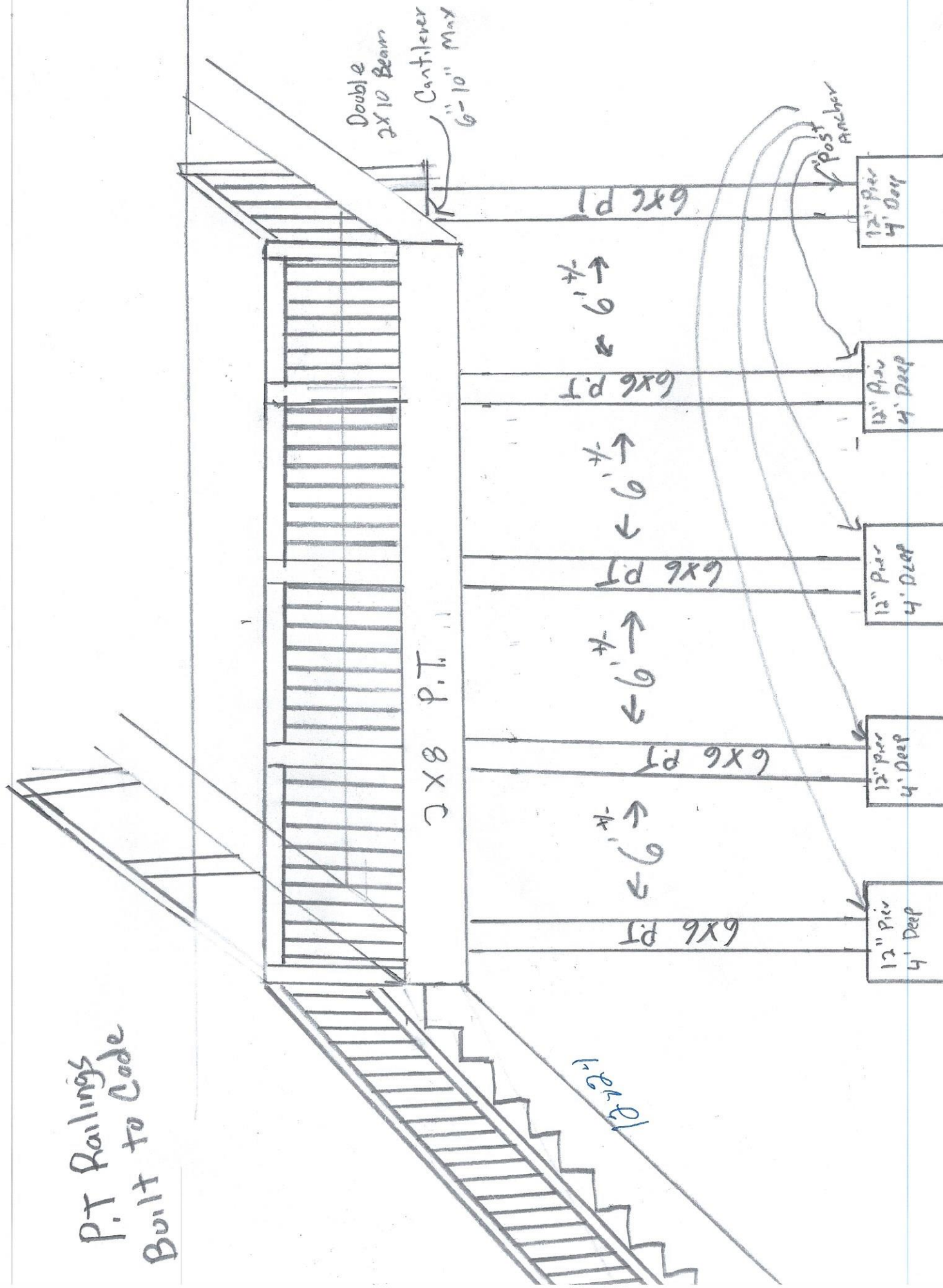


LA FLASH LANE

J. HOLLAND, ECG



P.T Railings  
Built to Code



House

2x8 Galvanized Hangers

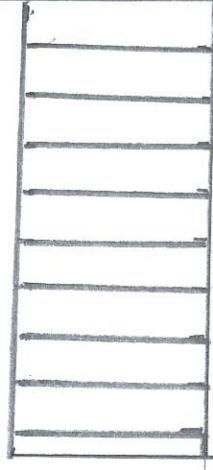
Ledger Lagged & Strapped To House



12x24' Deck

5/4x6" P.T. Decking

24' —————>



Stairs

2x12 P.T Stringers

To Code

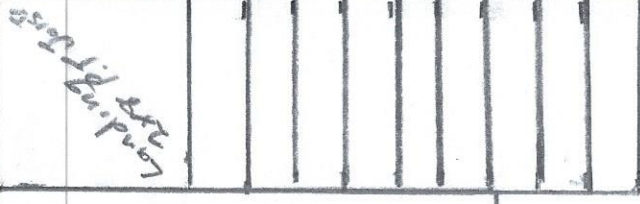
Frame

2x8 PT Joists

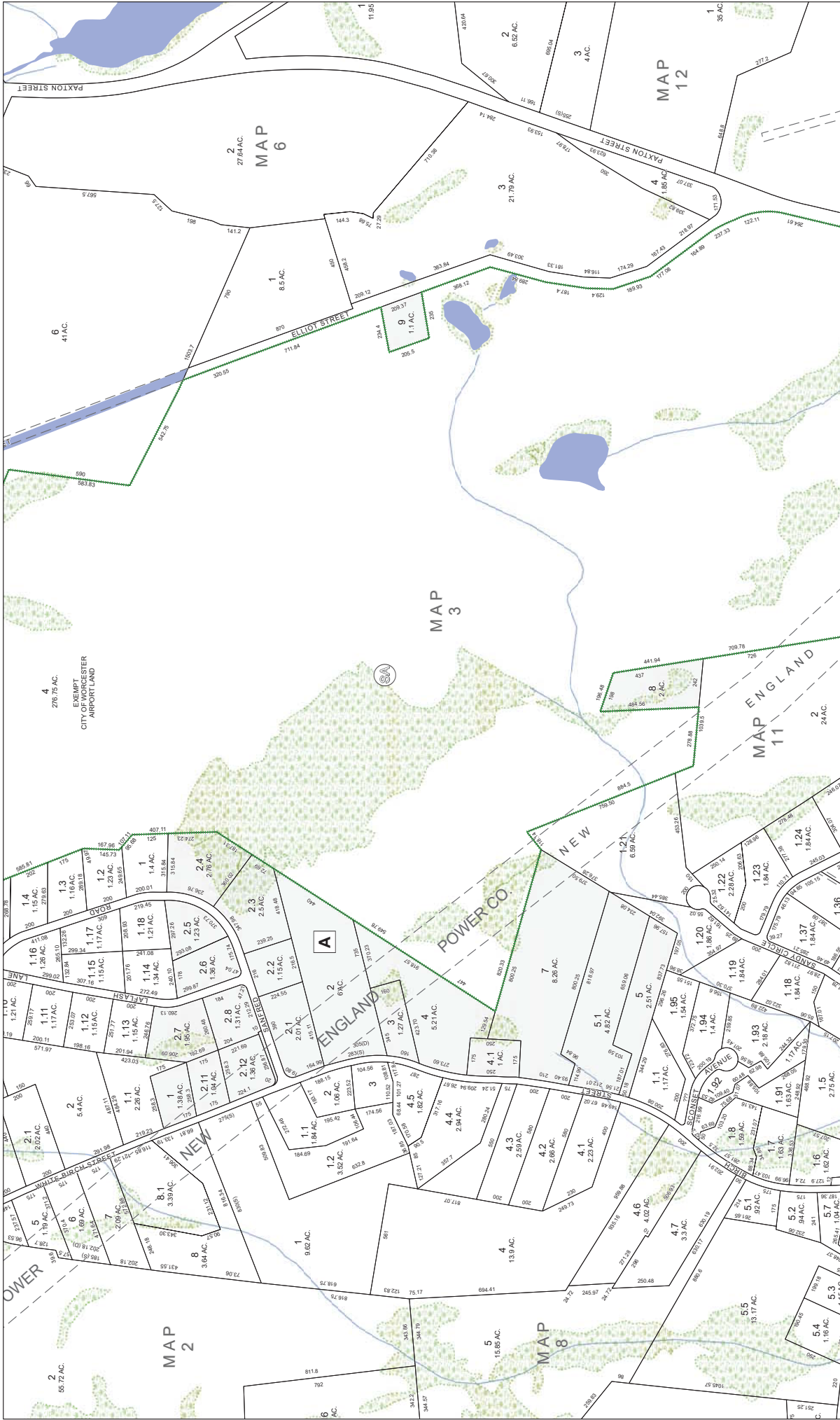
@ 16" O.C.

2x8 Galvanized  
Joist Hangers

5/4x6 P.T. Decking  
Nailed galv Ring Shank



House



|                                                                                                                                                                                                                                                                                                      |  |                                                                                            |  |                                                 |  |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--------------------------------------------------------------------------------------------|--|-------------------------------------------------|--|
| <b>FOR TAX PURPOSES ONLY</b><br>THIS MAP IS FOR ASSESSMENT PURPOSES. IT IS NOT TO BE USED FOR LEGAL DESCRIPTION OR CONVEYANCE.<br>THE HORIZONTAL DATUM IS THE MASSACHUSETTS STATE PLANE COORDINATE SYSTEM, NAD 83<br><small>DATE: 7/2/2014 FILE: T:\MapInfo\Leicester_Cadastre_Maps_2014.mxd</small> |  | <b>TOWN OF LEICESTER</b><br>BOARD OF ASSESSORS<br>LEICESTER, MASS.                         |  | <br>MAP NO. <b>007</b><br>SCALE 1 in = 200 feet |  |
| <b>LEGEND</b><br>PROPERTY LINES<br>EASEMENTS<br>TOWN BOUNDARY<br>WATER<br>RAILROAD<br>STREAMS<br>WETLANDS<br>BLOCK LETTER<br>ZONING DISTRICTS                                                                                                                                                        |  | <b>PRODUCED IN 2014 BY</b><br><br>2 WASHINGTON SQUARE UNION STATION<br>WORCESTER, MA 01604 |  |                                                 |  |



MORAN SURVEY INC.  
P.O. BOX 229  
SREWSBURY, MA. 01545  
TEL. 842-8757 FAX 842-9740

Based on documents provided, required measurements were made of the structure and buildings delineated on this MORTGAGE INSPECTION PLAN. In our judgment, all visible encroachments are shown and there are no violations of zoning requirements regarding structure to property line offsets or in excess of front yard setback action under Mass. G.L. Title VII, Chap. 40A, Sec. 7, unless otherwise noted. Signs not defined are shown ground posts, driveways, or sheds with no foundations. These certifications are made with the provision that the information provided is accurate and that the measurements used are accurately located in relation to property lines.

# MORTGAGE INSPECTION PLAN Not an instrument of record Do not use this plan to erect fences, shrubbery or auxiliary structures.

Name STEPHEN M. JOHN J. BARRY  
Location LOT 18, LA FLASH LANE  
LEICESTER  
Scale 1" = 60' Date OCT 23, 97

Dred Book \_\_\_\_\_ Plot Book 691-5

REVISED 10-30-1997

We certify that the building(s) are not in the Special Flood Hazard Area as shown on the Flood Insurance Map.

Map No. 1C Dated 7-5-82

Flood Hazard Zone has been determined by scale and is not necessarily accurate.



J. HOLLAND ELS:





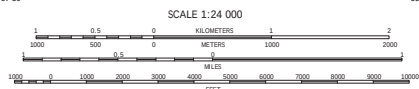
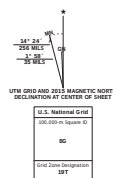
U.S. DEPARTMENT OF THE INTERIOR  
U.S. GEOLOGICAL SURVEY



LEICESTER QUADRANGLE  
MASSACHUSETTS-WORCESTER CO.  
7.5-MINUTE SERIES



Produced by the United States Geological Survey  
North American Datum of 1983 (NAD83)  
World Geodetic System of 1984 (WGS84) Projection and  
1000-meter grid: Universal Transverse Mercator, Zone 18T  
30 000-foot tide: Massachusetts Coordinate System of 1983  
(mainland zone)  
This map is not a legal document. Boundaries may be  
generalized for this map scale. Private lands within government  
reservations may not be shown. Obtain permission before  
entering private lands.  
Imagery: ..... NAD, July 2014  
Roads: ..... HRC, 2013, 2014  
Name: ..... GMS, 2015  
Hydrography: ..... Dataset, 2014  
Contours: ..... National Elevation Dataset, 2012  
Boundaries: ..... Multiple sources, see metadata file 1972 - 2015



SCALE 1:24 000  
Kilometers  
Miles  
Contour Interval 10 Feet  
North American Vertical Datum of 1988  
This map was produced to conform with the  
National Geospatial Program US Topo Product Standard, 2011.  
A metadata file associated with this product is draft version 5.6.18



|   |   |   |
|---|---|---|
| 1 | 2 | 3 |
| 4 | 5 | 6 |
| 7 | 8 | 9 |

ADJOINING QUADRANGLES

ROAD CLASSIFICATION  
Expressway  
Secondary Hwy  
Ramp  
Interstate Route  
Local Connector  
Local Road  
4WD  
US Route  
State Route

LEICESTER, MA  
2015

