

# GRAZ Engineering, L.L.C.



323 West Lake Road • Fitzwilliam, NH 03447 • Telephone (603) 585-6959 • Fax (603) 585-6960

## Transmittal

**To:** Conservation Commission  
**Company:** Town of Leicester  
**Address:** 3 Washburn Square  
**City/State:** Leicester, MA 01524  
**Subject:** 89 Parker Street  
RDA Application  
**Date:** February 10, 2022  
**Transmitted:** ☐ Mail ☒ Email ☒ Hand

- |  |   |
|--|---|
| <input checked="" type="checkbox"/> For Your Approval    | <input checked="" type="checkbox"/> Which You requested |
| <input checked="" type="checkbox"/> For Your Review      | <input type="checkbox"/> Approved                       |
| <input type="checkbox"/> For Your Signature              | <input type="checkbox"/> Approved As Noted              |
| <input checked="" type="checkbox"/> For Your Information | <input type="checkbox"/> Revise And Resubmit            |
| <input type="checkbox"/> For Your Files                  | <input type="checkbox"/> Not Approved                   |

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1	copy	WPA Form 1 - RDA Application & associated documents
1	copy	Request for Determination Proposed Site Plan, 89 Parker St., 02/10/22, Sht. 1 of 1(24x36)
1	copy	Request for Determination Proposed Site Plan, 89 Parker St., 02/10/22, Sht. 1 of 1(11x17)
1	check	RDA Local Filing Fee Check for \$ 100.00
1	copy	

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**Comments:** Enclosed is a Request for Determination of Applicability (RDA) for Y.W.C.A for the properties located at 89 Parker Street and 0 Pine Street and depicted on Assessors Map 41 as Parcels c2.0 & B1.0. I trust that this submittal meets the requirements of the Commission and look forward to discussing this project at the public hearing.

Should you have any questions or require any additional information, please call my cell at 508-769-9084.

Respectfully yours,  
GRAZ Engineering, L.L.C.

Brian MacEwen, PLS, BSCE  
Project Manager

cc: Y.W.C.A., Applicant/Owner



# 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:

YWCA Central Massachusetts, Inc.

Name

E-Mail Address

1 Salem Square

Mailing Address

Worcester

City/Town

MA

01608

State

Zip Code

508-735-6221

Phone Number

Fax Number (if applicable)

2. Representative (if any):

GRAZ Engineering, LLC

Firm

Brian MacEwen

Contact Name

Brian@GrazEngineering.com

E-Mail Address

PO Box 813

Mailing Address

Petersham

City/Town

MA

01366-0813

State

Zip Code

508-769-9084

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:

Leicester

Name of Municipality

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



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### C. Project Description

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

89 Parker Street & 0 Pine Street

Street Address

Leicester

City/Town

41

Assessors Map/Plat Number

C2.0 & B1.0

Parcel/Lot Number

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

Two locations, the first being located on the northeasterly lake shore of Stiles Lake adjacent to the YWCA's southwesterly side of the existing permanent dock area as depicted on the attached plan. The second location is located on the easterly side of Parker Street on other property owned by the YWCA approximately opposite the driveway entrance to the YWCA summer camp which is located at 89 Parker Street.

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

Request for Determination - Proposed Site Plan

Title

2/10/2022

Date

Title

Date

Title

Date

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

There are currently rocks in the YWCA swimming area that pose a safety threat to campers when they are swimming. We are requesting permission to remove these rocks from the shoreline for the children's safety during the lake draw down period. In addition, there is currently a small parking area located along the easterly side of Parker Street on other property owned by the YWCA. We are requesting permission to increase this space by  $\pm 1,400$  square feet to create more overflow parking for the summer camp use. (See Attached Photos)



**Massachusetts Department of Environmental Protection**

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**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).

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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.)

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**Massachusetts Department of Environmental Protection**

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**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:

YWCA Central Massachusetts, Inc.

Name

1 Salem Square

Mailing Address

Worcester

City/Town

MA

State

01608

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.

\_\_\_\_\_  
Signature of Applicant

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Representative (if any)

2/10/2022

\_\_\_\_\_  
Date

Image 1



Image 2





**Image 3**



**Image 4**



## Town of Leicester

## Abutters List

CONCOM RDA

ParcelID	Location	Owner	Co-Owner	Mailing Address	City	State	Zip
41 A100	548 PINE ST	KELLY SEAN P	KELLY JAQUELENE	548 PINE STREET	LEICESTER	MA	01524
41 A110	PINE ST	CHERRY ERNESTINE A	JUNE MICHAELA A	471 PINE ST	LEICESTER	MA	01524
41 B2.10	525 PINE ST	CHERRY JR DONALD A	CHERRY KATHLEEN A	525 PINE ST	LEICESTER	MA	01524-2218
41 B70	PARKER ST	YWCA		1 SALEM SQ	WORCESTER	MA	01608
41 C2.10	555 PINE ST	TERRIEN STEPHEN D	TERRIEN JILL M	555 PINE ST	LEICESTER	MA	01524
41 C30	PARKER ST	STILES LAKE WATER DISTRICT		PO BOX 401	ROCHDALE	MA	01542-0401
41 C40	PARKER ST	YWCA		1 SALEM SQ	WORCESTER	MA	01608

*End of Report*

Above is a certified list of direct abutters including abutters across any street.

Subject property: Pine Street, Assessors Map 41-B1, Deed Ref. N/A

Subject owner(s): YWCA

Subject property: 89 Parker Street, Assessors Map 41-C2, Deed Ref. N/A

Subject owner(s): YWCA

Linda Berisha, Principal Assessor

Prepared by: Kathleen Asquith, Assistant Assessor



## Notification to Abutters

By Hand Delivery, Certified Mail (return receipt requested), or Certificates of Mailing

*This is a notification required by law. You are receiving this notification because you have been identified as the owner of land abutting another parcel of land for which certain activities are proposed. Those activities require a permit under the Massachusetts Wetlands Protection Act (M.G.L. c. 131, § 40).*

In accordance with the second paragraph of the Massachusetts Wetlands Protection Act, and 310 CMR 10.05(4)(a) of the Wetlands Regulations, you are hereby notified that:

- A. A Request for Determination of Applicability was filed with the Leicester Conservation Commission on February 10, 2022 seeking permission to remove, fill, dredge, or alter an area subject to protection under M.G.L. c. 131 §40. The following is a description of the proposed activity/activities:

There are currently rocks in the YWCA swimming area that pose a safety threat to campers when they are swimming. We are requesting permission to remove these rocks from the shoreline for the children's safety. In addition, there is currently a small parking area located along the easterly side of Parker Street on other property owned by the YWCA. We are requesting permission to increase this space by ±1,400 square feet to create more overflow parking for the summer camp use.

- B. The name of the applicant is: YWCA Central Massachusetts, Inc.
- C. The address of the land where the activity is proposed is: 89 Parker Street & 0 Pine Street, Assessors Map 41, Parcels C2.0 & B1.0.
- D. Copies of the Notice of Intent may be examined or obtained at the office of the Leicester Conservation Commission, located at 3 Washburn Square, Leicester, MA 01524. The regular business hours of the Commission are Monday, Wednesday, & Thursday from 8 AM to 5 PM and Tuesday from 8 AM to 7 PM, and the Commission may be reached at 508-892-7007.
- E. Copies of the Notice of Intent may be obtained from the applicant's representative by calling Brian MacEwen, GRAZ Engineering, LLC at 508-769-9084. An administrative fee may be applied for providing copies of the NOI and plans.
- F. Information regarding the date, time, and location of the public hearing regarding the Notice of Intent may be obtained from the Leicester Conservation Commission. Notice of the public hearing will be published at least five business days in advance, in the Worcester Telegram.

Notification provided pursuant to the above requirement does not automatically confer standing to the recipient to request Departmental Action for the underlying matter. See 310 CMR 10.05(7)(a)4.

# AFFIDAVIT OF SERVICE

Under the Massachusetts Wetlands Protection Act

(To be submitted to the Massachusetts Department of Environmental Protection and the Conservation Commission when filing a Notice of Intent)

I, Brian C. MacEwen, hereby certify under the pains and penalties of perjury that on February 10, 2022 I gave notification to the abutters in connection with the following matter:

A Notice of Intent filed under the Massachusetts Wetlands Protection Act by

YWCA Central Massachusetts, Inc. (Applicant/Owner) with the

Leicester Conservation Commission on February 10, 2022 for property located at

89 Parker Street, Map 41, Parcels C2.0 & B1.0, Leicester, MA.

(address of proposed work)

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



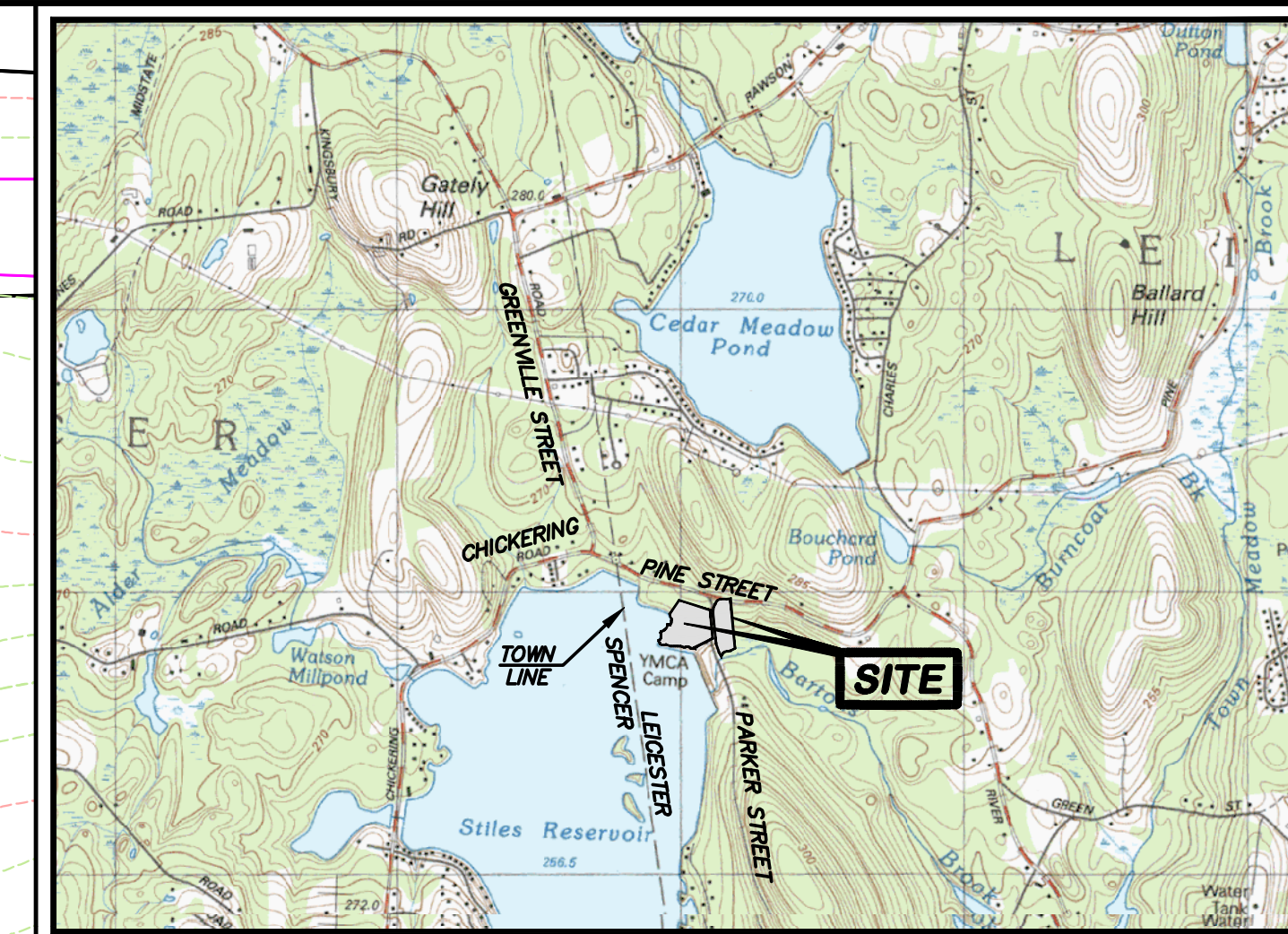
Signature

February 10, 2022

Date

(Revised 2/07)





LOCUS PLAN  
SCALE: 1" = 2000'

PROPERTY DATA

ASSESSOR'S PARCEL NOS.: MAP 41, PARCELS C2.0 & B1.0  
LOT ADDRESS: 89 PARKER STREET & O PINE STREET  
OWNER OF RECORD: Y.W.C.A  
LOCUS DEED: BOOK 56775, PAGE 126  
BOOK 21705, PAGE 142  
LOCUS PLAN: PLAN BOOK 925, PLAN 49  
REMAINING LAND  
ZONING DISTRICT: SUBURBAN-AGRICULTURAL (SA)





GENERAL NOTES

- 1) THE EXISTING SITE FEATURES AND UTILITIES ARE BASED ON A COMPILATION OF THE 2021 MASS GIS AERIAL PHOTOS AND ON THE GROUND RTK-NETWORK GPS FIELD SURVEY.
- 2) THE EXISTING TOPOGRAPHY IS BASED ON 2015 USGS LIDAR DATA, NAVD88 DATUM, OBTAINED FROM THE NOAA WEBSITE.
- 3) THE BOUNDARY LINES ARE BASED ON A COMPILATION OF THE ABOVE NOTED FIELD SURVEY, DEEDS & PLANS OF RECORD CITED HEREON, AND THE MASS GIS TAX PARCELS DATA LAYER.
- 4) THE HORIZONTAL AND VERTICAL DATUMS WERE ESTABLISHED BY RTK-GNSS GPS PERFORMED AT THE SITE.  
HORIZONTAL DATUM & BEARING BASIS = MASSACHUSETTS MAINLAND GRID (NAD83)  
VERTICAL DATUM = NAVD88
- 5) AS DEPICTED HEREON, A PORTION OF THE SITE LIES WITHIN ZONE A OF THE FLOOD HAZARD AREA (1% CHANCE) AS SET FORTH ON THE NATIONAL FLOOD INSURANCE RATE MAP (FIRM) 25027C00780E, WHICH BEARS AN EFFECTIVE DATE OF JULY 4, 2011.
- 6) THE LOCATION OF ALL UNDERGROUND UTILITIES SHOWN HEREON, ARE APPROXIMATE AND ARE BASED ON THE FIELD LOCATION OF THE OBSERVABLE STRUCTURES SUCH AS CATCH BASINS, MANHOLES, WATER GATES, ETC. AND THE COMPILATION OF INFORMATION OBTAINED FROM VARIOUS UTILITY COMPANIES, AND GOVERNMENT AGENCIES. THE ENGINEER DOES NOT GUARANTEE THAT ALL UTILITIES AND SUB-SURFACE STRUCTURES ARE SHOWN. THE CONTRACTOR SHALL VERIFY SIZE, LOCATION, AND INVERT ELEVATIONS OF THE UTILITIES AND STRUCTURES, AS REQUIRED PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IF ANY DISCREPANCIES ARE OBSERVED BETWEEN THE EXISTING CONDITIONS DEPICTED HEREON AND THE ACTUAL CONDITIONS.
- 7) IN ACCORDANCE WITH CHAPTER 82, SECTION 40, INCLUDING AMENDMENTS, ALL CONTRACTORS SHALL NOTIFY IN WRITING ALL UTILITY COMPANIES AND GOVERNMENT AGENCIES PRIOR TO ANY EXCAVATION WORK AND CALL DIG-SAFE AT 1-888-344-7233 TWO HOURS BEFORE ANY EXCAVATION.

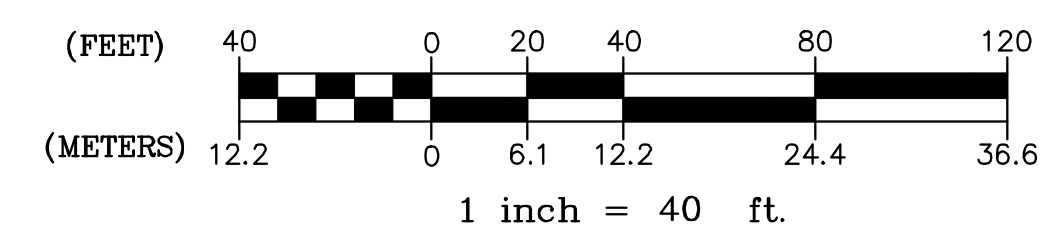
**EROSION CONTROL NOTES**

- 1) PRIOR TO THE START OF ANY CONSTRUCTION, ALL SEDIMENTATION AND EROSION CONTROL MEASURES SHALL BE INSTALLED AS DEPICTED HEREON. THE CONTRACTOR SHALL INSPECT THE BARRIERS AT LEAST WEEKLY AND AFTER SIGNIFICANT (0.5 INCH OR GREATER) PRECIPITATION EVENTS. THE CONTRACTOR SHALL MAINTAIN AND REPAIR THE BARRIERS, INCLUDING THE REMOVAL OF ACCUMULATED SEDIMENTS, UNTIL ALL WORK IS COMPLETED AND ALL AREAS HAVE BEEN STABILIZED.
- 2) THE SEDIMENTATION AND EROSION CONTROLS DEPICTED HEREON ARE THE MINIMUM REQUIRED. THE CONTRACTOR SHALL INSTALL ADDITIONAL MITIGATION MEASURES AS MAY BE NECESSARY TO ENSURE PROTECTION OF ADJACENT AREAS. THE CONTRACTOR SHALL REVIEW AND COMPLY WITH ALL SPECIFICATIONS AND REQUIREMENTS OF THE PROJECT "CONDITIONS" AS ISSUED BY THE TOWN COMMISSIONING COMMISSION.
- 3) ALL DISTURBED NON-PAVED EMBANKMENT AREAS SHALL BE STABILIZED WITH 6-INCHES OF SHREDDED STUMP GRINDINGS IMMEDIATELY AFTER THE FINAL GRADING IS COMPLETED.
- 4) ALL LAWN AREAS SHALL BE DRESSED WITH A MINIMUM OF FOUR INCHES (4") OF SCREENED LOAM AND SHALL BE SEEDED WITH AN APPROVED GRASS MIX.
- 5) A FLOATING OIL ABSORBENT BOOM SHALL BE INSTALLED DOWNGRADIENT TO THE PROPOSED ROCK REMOVAL AREA AT THE LAKE BANK AND BE SECURED TO THE BANK A MINIMUM OF 20-FEET ON EITHER SIDE OF THE PROPOSED SITE WORK. OIL ABSORBENT TOWELS MUST BE ON SITE WHENEVER HYDRAULIC EQUIPMENT IS ANYWHERE ON SITE.

### LEGEND & ABBREVIATIONS

	STONEWALL
 TBM	TEMPORARY BENCH MARK
- - - 495 - - -	EXISTING CONTOUR
 495	PROPOSED CONTOUR
+495.0	PROPOSED SPOT ELEVATION
 150.8	ASSESSORS MAP & PARCEL

GRAPHIC SCALE



*GRAZ Engineering, L.L.C.*

**323 West Lake Road, Fitzwilliam, NH 03447**  
**Phone: (603) 585-6959 Fax: (603) 585-6960**

**REQUEST FOR DETERMINATION - PROPOSED SITE PLAN**  
**89 PARKER STREET & 0 PINE STREET, LEICESTER, MA**

ASSESSORS MAP 41, PARCELS C2.0 & B1.0

PREPARED FOR: SCHOLD DEVELOPMENT, LLC  
77 CHICKERING ROAD  
SPENCER MA 01562

[illegible]

*SHEET 1 OF 1*

NOTES:

- 1) SILT FENCE SHALL BE INSTALLED AT ALL LOCATIONS DEPICTED ON THE PLAN. REFER TO THE PLAN FOR LOCATIONS WHERE THE SILT FENCING AND STRAW BALES SHALL BE IN ADDITION TO THE TRENCH AND DOWNDRAIN CATCHER. IN ADDITION, SILT FENCING SHALL BE INSTALLED AROUND ALL STOCKPILES.
- 2) DIG A TRENCH 4" DEEP X 4" WIDE WHERE SILT FENCE IS TO BE INSTALLED.
- 3) SEAT THE SILT FENCE AGAINST THE DOWNDRAIN SIDE OF THE TRENCH WITH THE BASE OF THE FENCING FABRIC SEATED INTO BOTTOM OF THE TRENCH.
- 4) STAKE WITH WOODEN STAKES AT 7.5' MAXIMUM ON CENTER.
- 5) FLOOD TAMP THE EXCAVATED SOIL ALONG THE ENTIRE UPSIDE SIDE OF THE SILT FENCE TO PREVENT MINOR EROSION FROM OCCURRING.

SILT FENCE  
EROSION CONTROL BARRIER DETAIL  
N.T.S.