

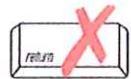


# WPA Form 1- Request for Determination of Applicability

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:

George Goulas of Allworth LLC  
Name  
136 Gould Road  
Mailing Address  
Charlton  
City/Town  
508-509-3833  
Phone Number  
g@allworthrealty.com  
E-Mail Address  
MA  
State  
01507  
Zip Code  
Fax Number (if applicable)

2. Representative (if any):

EBT Environmental Consultants, Inc.  
Firm  
Glenn E. Krevosky  
Contact Name  
601 Main Street  
Mailing Address  
North Oxford  
City/Town  
508-769-3659  
Phone Number  
glenn.krevosky@charter.net  
E-Mail Address  
MA  
State  
01537  
Zip Code  
Fax Number (if applicable)

## B. Determinations

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

- 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:

Sturbridge  
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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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):

130 & 140 Fiske Hill Road

Street Address

Sturbridge

City/Town

280-03013-130 & 280-02614-140

Assessors Map/Plat Number

Parcel/Lot Number

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

Pooling areas on the western side of the property, adjacent to Fiske Hill Road, shown as Potential Vernal Pools by NHESP and additional pooling areas within proximity to Potential Vernal Pools (the documentation for certifying both vernal pools will be forwarded to the Heritage Program and presented to the Conservation Commission prior to the opening of the public meeting).

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

See attached "Additional Information - RDA"

Title

Date

Title

Date

Title

Date

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

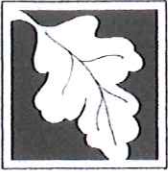
Set 2 shiner cages in the pond (one on the bottom and one directly under the ice in approximately 7 feet of water), directly adjacent to Fiske Hill Road. To understand the location of the pond, its western wetland line is delineated by WF 2B to WF 16D on the ANRAD Plan, dated 8/23/2017. Initial inquiry into the nature of vertebrates and invertebrates in the pond and pools began in 2017 and concluded in the winter of 2018-2019.

### **Additional Information - RDA**

**Project Location:** 130 & 140 Fiske Hill Road, Sturbridge

**Applicant:** George Goulas of Allworth LLC

- 
- 1A. ANRAD Plan Set: prepared for Allworth Realty by Existing Grade Inc., dated 8/23/2017  
MA Oliver Mapping showing Vernal Pools, dated 5/13/2019
  - 2A. Southbridge USGS Quad, dated 1982
  - 3A. Sturbridge GIS Mapping, dated 8/27/2017
  - 4A. Sturbridge Filing Fee Worksheet
  - 5A. Town of Sturbridge Abutters' List, dated 4/1/2019
  - 6A. Abutters Notification, dated 5/14/2019
  - 7A. Affidavit of Service, dated 5/14/2019
  - 8A. Tax Status Sheet, dated 3/28/2019
  - 9A. Photo Exhibit, dated 2019



**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).

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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.

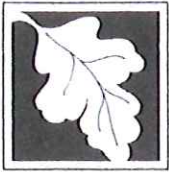
- Single family house on a lot recorded on or before 8/1/96
- Single family house on a lot recorded after 8/1/96
- Expansion of an existing structure on a lot recorded after 8/1/96
- Project, other than a single family house or public project, where the applicant owned the lot before 8/7/96
- New agriculture 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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# 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:

Allworth LLC

Name

136 Gould Road

Mailing Address

Charlton

City/Town

MA


State

01507

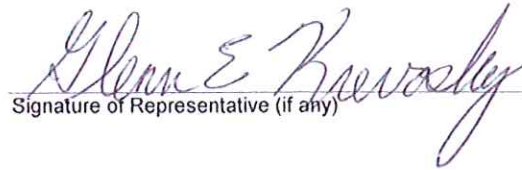
Zip Code

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.

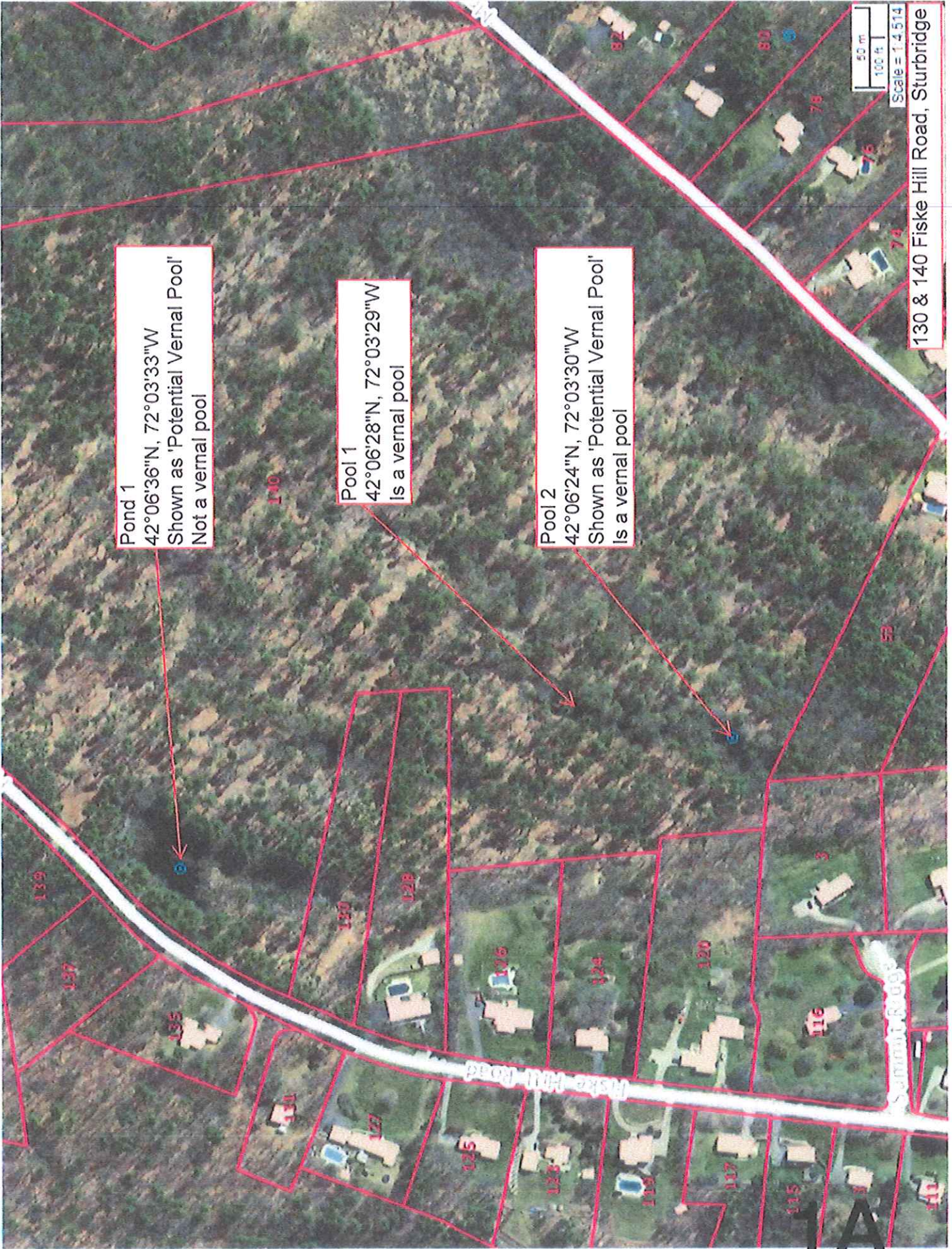
  
Signature of Applicant

5/13/19  
Date

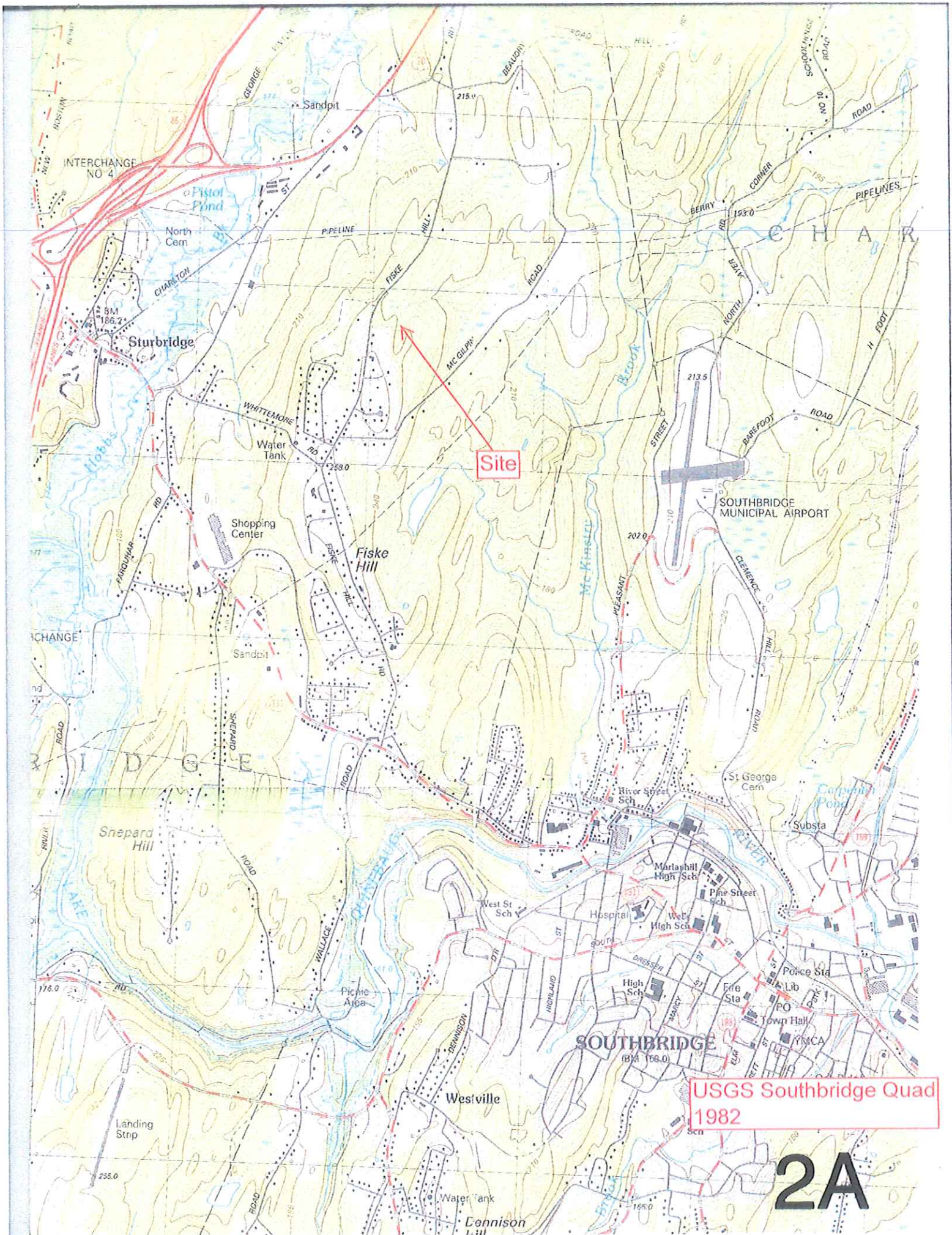
  
Signature of Representative (if any)

5/13/19  
Date





130 & 140 Fiske Hill Road, Sturbridge

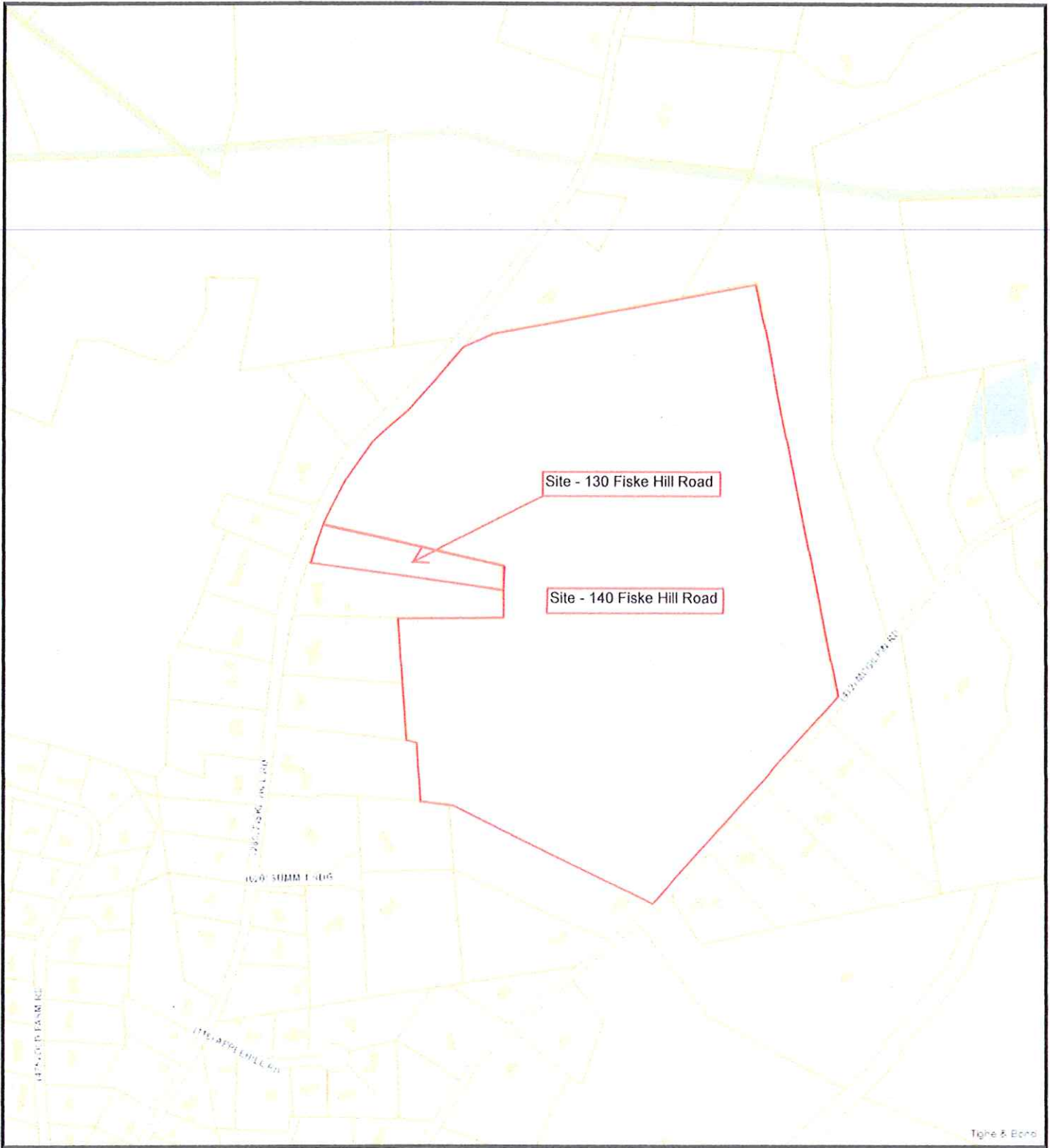


Site

USGS Southbridge Quad  
1982

2A





Tighe & Bond

8/27/2017

Scale: 1"=500'

Scale is approximate

The information depicted on this map is for planning purposes only. It is not adequate for legal boundary definition, regulatory interpretation, or parcel-level analyses.



3A



# Town of Sturbridge

## Conservation Commission

### Filing Fee Worksheet

Under M.G.L. c 131, § 40 and the Town of Sturbridge Wetland Bylaw

Applicant George Goulas of Allworth LLC

Applicant Representative Glenn E. Krevosky of EBT Environmental Consultants, Inc.

Project location 130 & 140 Fiske Hill Road, Sturbridge

**TOTAL STATE FEE REQUIRED FOR PROJECT**

(Only subject to NOI and ANRAD filings—See Wetland Fee Transmittal Form):

State Fee Category(s) \_\_\_\_\_

Total State Fee for project (include Riverfront Area adjustment if applicable) \_\_\_\_\_

State share of State Fee \_\_\_\_\_

Local share of State Fee \_\_\_\_\_

**TOTAL ADDITIONAL LOCAL FEE REQUIRED FOR PROJECT\*:**

(See Sturbridge Wetland Bylaw Regulations Section 4.17)

- Standard NOI Fee = \$50.00 \_\_\_\_\_ (check if applicable)
- Standard RDA Fee = \$25.00 \_\_\_\_\_ (check if applicable)
- Standard ANRAD Fee = \$00.10 per foot for resource area delineation \_\_\_\_\_ (check if applicable).  
# feet \_\_\_\_\_ x \$00.10 = \$ \_\_\_\_\_
- Standard DELINEATION Fee = \$00.10 per foot for resource area delineation \_\_\_\_\_ (for all projects).  
# feet \_\_\_\_\_ x \$00.10 = \$ \_\_\_\_\_  
(for all projects that do not include an approved wetland delineation boundary by the Commission within 3 years prior to application submittal)
- REPLICATION Monitoring Fee = \$200.00 \_\_\_\_\_ (check if applicable)  
(for all projects that include wetland alteration and wetland replication)

**CUMULATIVE TOTAL FEES:**

Total State Fee: \$0.00

Total Town Share of State Fee: \$0.00

Total Local Fee: \$25.00

**\*Please Note:**

For each NOI and ANRAD filing, please submit two (2) checks to the Town of Sturbridge, one for the town's portion of the state fee and one for the local fee(s). RDA filings only have a Local Fee at this time.

The advertising fee is not included in the calculation. The Applicant will pay the Southbridge News directly.

Parcel ID	Owner	Owner Address	Owner City	State	Zip	Property Address
280-02614-140	ALLWORTH LLC	136 GOULD ROAD	CHARLTON	MA	01507	140 FISKE HILL ROAD
280-03012-131	AUBIN TINA M	131 FISKE HILL ROAD	STURBRIDGE	MA	01566	131 FISKE HILL ROAD
280-03013-126	HANSON CAROL F	126 FISKE HL	STURBRIDGE	MA	01566	126 FISKE HILL ROAD
280-02652-135	HASIAM SUSAN E	135 FISKE HILL ROAD	STURBRIDGE	MA	01566	135 FISKE HILL ROAD
280-03014-128	KOWAL DANIEL J	128 FISKE HILL ROAD	STURBRIDGE	MA	01566	128 FISKE HILL ROAD
280-03012-133	SPENCER SOLAR LLC	23 GRASSHOPPER LANE	ACTON	MA	01720	133 FISKE HILL ROAD
280-03012-127	WENGENDER PAUL A	127 FISKE HILL ROAD	STURBRIDGE	MA	01566	127 FISKE HILL ROAD
	BOARD OF ASSESSORS					
Above persons listed are record owners as they appear on the most recent applicable tax list.						
Assessors are not responsible for errors or omissions. RE: M.G.L. - Chapter 40A, Section 11						
Abutters List -	Conservation Commission - 200'					
RE: 130 FISKE HILL ROAD						
Certified Copy						
Assessor:	<i>John T. Murphy</i>					
Date:	<i>4-1-2019</i>					

Parcel ID	Owner	Owner Address	Owner City	State	Zip	Property Address
280-03013-130	ALLWORTH LLC	136 GOULD ROAD	CHARLTON	MA	01507	130 FISKE HILL ROAD
432-03025-076	ANDERSON JOHN W	76 MCGILPIN ROAD	STURBRIDGE	MA	01566	76 MCGILPIN ROAD
280-03012-131	AUBIN TINA M	131 FISKE HILL ROAD	STURBRIDGE	MA	01566	131 FISKE HILL ROAD
280-03013-124	BELLEZZA MICHAEL C	124 FISKE HILL ROAD	STURBRIDGE	MA	01566	124 FISKE HILL ROAD
432-02637-117	DEROSE CHRISTOPHER T	117 MCGILPIN ROAD	STURBRIDGE	MA	01566	117 MCGILPIN ROAD
432-03025-074	GATTA GREGG R	74 MCGILPIN ROAD	STURBRIDGE	MA	01566	74 MCGILPIN ROAD
432-03024-051	GLICKMAN JAMES A	51 MCGILPIN RD	STURBRIDGE	MA	01566	51 MCGILPIN ROAD
432-02647-109A	GOODWIN BRAD	111 MCGILPIN ROAD	STURBRIDGE	MA	01566	109A MCGILPIN ROAD
432-03034-056	GOODWIN BRANDON L	56 MCGILPIN ROAD	STURBRIDGE	MA	01566	56 MCGILPIN ROAD
432-03024-058	GOODWIN EDWARD P	58 MCGILPIN ROAD	STURBRIDGE	MA	01566	58 MCGILPIN ROAD
280-03013-126	HANSON CAROL F	126 FISKE HL	STURBRIDGE	MA	01566	126 FISKE HILL ROAD
280-02652-135	HASIAM SUSAN E	135 FISKE HILL ROAD	STURBRIDGE	MA	01566	135 FISKE HILL ROAD
280-03014-128	KOWAL DANIEL J	128 FISKE HILL ROAD	STURBRIDGE	MA	01566	128 FISKE HILL ROAD
432-03025-078	LAVOIE WILLIAM L	78 MCGILPIN ROAD	STURBRIDGE	MA	01566	78 MCGILPIN ROAD
280-03023-120	MANBECK LOREN W	PO BOX 614	STURBRIDGE	MA	01566	120 FISKE HILL ROAD
432-03015-082	MATTIOLI DAVID M &	82 MCGILPIN ROAD	STURBRIDGE	MA	01566	82 MCGILPIN ROAD
432-03025-080	MATTIOLI STACY A	80 MCGILPIN ROAD	STURBRIDGE	MA	01566	80 MCGILPIN ROAD
432-03024-060	MONOPOLI MICHAEL J	60 MCGILPIN ROAD	STURBRIDGE	MA	01566	60 MCGILPIN ROAD
432-03024-053	PONGAN ADAM F	53 MCGILPIN ROAD	STURBRIDGE	MA	01566	53 MCGILPIN ROAD
280-02653-148	SMITH KEVIN J	148 FISKE HILL ROAD	STURBRIDGE	MA	01566	148 FISKE HILL ROAD
620-03023-003	SOMMER BRIAN D	3 SUMMIT RIDGE	STURBRIDGE	MA	01566	3 SUMMIT RIDGE
280-03012-133	SPENCER SOLAR LLC	23 GRASSHOPPER LANE	ACTON	MA	01720	133 FISKE HILL ROAD
280-02653-137	SPENCER SOLAR LLC	23 GRASSHOPPER LANE	ACTON	MA	01720	137 FISKE HILL ROAD
280-02653-139	SPENCER SOLAR LLC	23 GRASSHOPPER LANE	ACTON	MA	01720	139 FISKE HILL ROAD
208-02632-183	TAYLOR CHARLES E TRUSTEE	1311-A DOLLEY MADISON BLVD	MCLEAN	VA	22101-391	183 CHARLTON ROAD
211-02642-009	TAYLOR CHARLES E TRUSTEE	1311-A DOLLEY MADISON BLVD	MCLEAN	VA	22101-391	9 CHASE ROAD
280-03012-127	WENGENDER PAUL A	127 FISKE HILL ROAD	STURBRIDGE	MA	01566	127 FISKE HILL ROAD



**Notification to Abutters Under the  
Massachusetts Wetlands Protection Act**

**(This form must be completed and copies sent, by certified mail, certificate of mailing or hand-delivered, to all abutters within 200 feet of the location of the project)**

*In accordance with the second paragraph of Massachusetts General Laws Chapter 131, Section 40, you are hereby notified of the following:*

- A. The name of the Applicant is George Goulas of Allworth LLC.
- B. The Applicant has filed a Request for Determination of Applicability (RDA) with the Sturbridge Conservation Commission.
- C. The address or location of the lot where the activity is proposed is 130 & 140 Fiske Hill Road, Sturbridge.
- D. The Applicant is working to identify the nature of the pond along Fiske Hill Road and certify vernal pools.
- E. Copies of the RDA may be obtained or examined by calling Glenn E. Krevosky of EBT Environmental Consultants, Inc., 601 Main Street, North Oxford, MA 01537 at (508)987-0979 between the hours of 9:00 am and 3:00 pm, Monday through Friday.
- F. Information regarding the date, time and place of the Public Hearing may be obtained by contacting the Sturbridge Conservation Commission at (508)347-2506 between the hours of 8am to 4pm Monday, Wednesday and Thursday, 8am to 7pm Tuesday and 8am to 12pm Friday.

***PLEASE NOTE:***

- 1. Notice of the public hearing, including its date, time and place will be published at least five (5) business days in advance in the Southbridge Evening News.
- 2. Notice of the public hearing including date, time and place will be posted in the Town Hall not less than forty-eight (48) hours in advance.
- 3. You also may contact the Department of Environmental Protection (DEP) Regional Office for more information about this application or the Wetlands Protection Act. To contact the DEP:

**CENTRAL REGION: (508) 792-7650**

**NORTHEAST REGION: (617) 654-6500**

**WESTERN REGION: (413) 784-1100**

**SOUTHEAST REGION: (508) 946-2700**

5/14/2019

**AFFIDAVIT OF SERVICE**

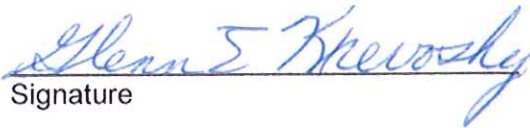
**UNDER THE MASSACHUSETTS WETLANDS PROTECTION ACT  
AND TOWN OF STURBRIDGE WETLAND PROTECTION BYLAW**

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

I, Glenn E. Krevosky, hereby certify under the pains and penalties of perjury that on May 14, 2019, I gave notification to abutters within 200 feet of the proposed project in compliance with the second paragraph of the Massachusetts General Laws, Chapter 131, Section 40 and the DEP Guide to Abutter Notification, dated April 8, 1994, in connection with the following matter:

A Request for Determination of Applicability filed under the Massachusetts Wetlands Protection Act and The Town of Sturbridge Wetland Protection Bylaw by EBT Environmental Consultants, Inc., 601 Main Street, North Oxford, MA 01537, with the Sturbridge Conservation Commission on May 14, 2019 for a property located at, 130 & 140 Fiske Hill Road, Sturbridge.

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

  
Signature

5-14-19  
Date



# Town of Sturbridge

*Barbara A. Barry, Finance Director*

Department/Board/Committee: Conservation Commission

Please verify outstanding tax/fee status for the following property owner:

Property Owner: Allworth LLC

Property Location: 130 & 140 Fiske Hill Road, Sturbridge

- The license/permit may be released.  
 The license/permit may not be released.

Finance Director

3-28-19

Date



**Site:** 130 & 140 Fiske Hill Road, Sturbridge  
**Applicant:** George Goulas of Allworth LLC



**Photo 1** taken by EBT, Inc. on 3/9/2019 – Showing stakes sticking out of holes where 2 shiner cages have been installed in the pond – one directly under the surface of the ice and one approximately 6 to 7 feet down.



**Photo 2** taken by EBT, Inc. on 3/9/2019 – Bullfrog pollywogs (*Lithobates catesbeianus*), Crawfish (*Orconectes virilis*) and Dragonfly larvae (*Odonata*) in the cage which was laid at the bottom of the pond.



**Photo 3 taken by EBT, Inc. on 3/14/2019 – Homemade Crawfish cage pulled up from directly under the surface of the ice.**



**Photo 4 taken by EBT, Inc. on 3/14/2019 – Cage showing 4 Common Shiners (*Luxilus cornutus*)**



**Photo 5 taken by EBT, Inc. on 4/2/2019 – Open pond showing 2 stakes with orange ribbons at the locations where the cages were placed.**



**Photo 6 taken by EBT, Inc. on 5/7/2019 – Showing beaver dam (approximately 1.75 feet in height) at the northeast side of the pond where a historic linear channel had been dug to drain the ponding area.**



**Photo 7 taken by EBT, Inc. on 5/7/2019 – Pool 1 (adjacent to WF 159D – not on ANRAD plan) showing orange flags on stakes at the locations of 3 separate Spotted Salamander (*Ambystoma maculatum*) egg masses identified by Glenn Krevosky. The water depth where all 3 egg masses were found is approximately 1.5 feet. Each egg mass was found where the water was at its deepest (compared to the surrounding water).**



**Photo 8 taken by EBT, Inc. on 5/7/2019 – Showing the second egg mass (of the 3 total) found in Pool 1. Early development of larvae can be seen within the mass.**



**Photo 9 taken by EBT, Inc. on 5/7/2019 – Pool 2 identified as a Potential Vernal Pool by NHESP (adjacent to WF 164D – not on ANRAD plan) showing orange flags on stakes at the locations of 2 separate Spotted Salamander egg masses identified by Glenn Krevosky (the third egg mass location in Pool 2 is behind a tree in the photo). The water depth where all 3 egg masses were found is approximately 1.5 feet. Each egg mass was found where the water was at its deepest (compared to the surrounding water – similar to Pool 1).**



**Photo 10 taken by EBT, Inc. on 5/7/2019 – Showing the third egg mass (of the 3 total) found in Pool 2. Early development of larvae can be seen within the mass.**