



WPA Form 1- Request for Determination of Applicability

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40
and Westwood Bylaw - Article 18

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:

Name: Jeffrey R Drapez E-Mail Address: JRD.FIELDSTONE@gmail.com

Mailing Address: 182 FIELDSTONE ROAD

City/Town: Westwood State: MA Zip Code: 02090

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 Westwood 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:

Westwood
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):

<u>182 FIELDSTONE ROAD</u>	<u>WESTWOOD</u>	<u>MA</u>
Street Address	City/Town	
<u>MAP 10</u>	<u>Lot 013</u>	
Assessor's Map/Pla: Number	Parcel/Lot Number	

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

current deck to be 3-4 season porch
NEW PATIO

c Plan and/or Map Reference(s):

<u>SKETCH PLAN</u>	<u>N/A</u>
Title	Date
Title	Date
Title	Date

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

convert existing deck in to
3-4 SEASON PORCH. INSTALL NEW
PATIO ON EXISTING LAWN



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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).

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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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:

Name Jeffrey R DRAPES
 Mailing Address 182 Fieldstone Road
 City/Town Westwood MA
 State MA Zip Code 02090

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 [Handwritten Signature] Date July 5 2018

Signature of Representative (if any) _____ Date _____

Worksheet for Fees
Westwood Wetlands Bylaw – Article 18
(in Addition to DEP filing Fees)

Applicant: Jeffrey Draper

Address: 182 Fieldstone Road

Location of Project: 182 Fieldstone Road Westwood -

Notice of Intent

- | | | |
|---|----------|--|
| 1. Minor project | _____ | \$100.00 |
| 2. Major project | _____ | \$250.00 plus \$1.00 additional sq ft |
| 3. New single family home | _____ | \$500.00 plus \$1.00 per 10 sq ft of disturbance |
| 4. Subdivision road and utility | _____ | \$750.00 plus \$5.00 per road sideline in resource or buffer zone |
| 5. Drainage detention/retention | _____ | \$750.00 plus \$1.00 per 10ef of basin in resource or buffer zone |
| 6. Multiple Dwelling | _____ | \$500.00 plus \$100.00/unit and \$1.00 per 10 sq ft of disturbance |
| 7. Commercial institutional, industrial | _____ | \$750.00 plus \$1.00 per 10 sq ft of disturbance |
| 8. Request for Det. of Applicability | <u>1</u> | @ \$100.00 |
| 9. ANORAD | _____ | \$750.00 plus \$1.00 per 10 sq ft of disturbance |
| 10. Application filed after enforcement | _____ | Double application fees |
| 11. Amendments | _____ | \$100.00 |
| 12. Certificate of Compliance | | |
| Residence | _____ | \$100.00 |
| Non Residence | _____ | \$100.00 |
| Commercial or subdivision | _____ | \$200.00 |
| 13. Emergency Certificate | _____ | \$100.00 |
| 14. Agent Site Visit | | |
| Resident | _____ | \$25.00 per hour |
| Non Resident | _____ | \$45.00 per hour |

Total \$ 100 -

See Westwood Wetlands Protection Bylaw Regulations for more detail.

**LEGAL NOTICE OF PUBLIC HEARING
Massachusetts Wetlands Protection Act
And**

Westwood Wetlands Protection By-law, Chapter 392

The Westwood Conservation Commission will hold a public hearing, under M.G.L., Chapter 131, Section 40 and Chapter 392 of Westwood General Bylaws on:

Date: July 25, 2018

Time: 7:00 pm

Place: 50 Carby Street

A permit is requested by Jeffrey Draper

Address – 182 Fieldstone Road, Westwood, MA 02090

The project is located at 182 Fieldstone Road, Westwood, MA 02090. The applicant is proposing the construction of a 3/4 season porch in the area of the existing deck and installation of a patio within 100 foot buffer zone to a resource area.

A complete copy of this filing is available to the public at the Office of the Town Clerk. Notice of the Conservation Commission meeting is posted in Town Hall not less than 48 hours in advance as required by Open Meeting Law.

Westwood Conservation Commission

Please bill – Jeffrey Draper

Address – 182 Fieldstone Road, Westwood, MA 02090

Phone –617-957-8989

TOWN OF WESTWOOD
Commonwealth of Massachusetts

Joseph E. Provitera, Chairman
Leo J. Crowe
Eugene E. Elmes
Barry D. Hoffman



John C. Masterson
Christopher Pareda
Richard P. Thompson
Suzanne R. Wall, Associate

CONSERVATION COMMISSION

Wetlands Permit Application: Town Clerk

Westwood Conservation Commission
Westwood Town Hall
580 High Street
Westwood, MA 02090

Dear Commissioners:

I hereby certify that a complete copy of the application and plans submitted to the Conservation for a permit under the Wetlands Protection Act, M.G.L. c. 131, §40, and/or the Westwood Wetlands Protection Bylaw, Article 18 has been filed with the Westwood Town Clerk.

The application was submitted to the Town Clerk on _____
Date

[Signature] _____ Date 7/5/18
Applicant or Representative's Signature

Applicant's Name: Jeffrey DRAPER

Project Location: 182 Fieldstone Road Westwood

Project Type: Porch Const. with Patio

sent to Janice
7/5/18
HSL

BOARD OF ASSESSORS
580 High St.
Westwood, Ma. 02090
Fax: 781-251-2588

ABUTTERS LIST REQUEST
Please allow 10 business days for final list

PARCEL REQUESTED: 182 FIELDSTONE ROAD

RECORD OWNER: Jeffrey R DRAPER

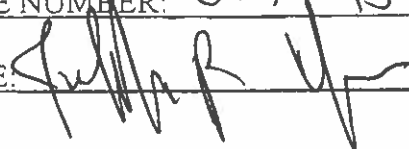
FOR WHICH BOARD: Conservation Commission

REASON FOR REQUEST: Proposing work within 100 feet of wetland

PROJECT TYPE: 3/4 season PORCH AND PATIO

CONTACT PERSON: Jeff DRAPER

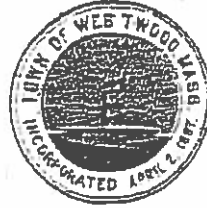
TELEPHONE NUMBER: 617 957 8989

SIGNATURE:  DATE: July 5, 2018

* Forward this completed request to the Assessor's Office ASAP
Upon receipt of the certified abutter's list – send abutter's notification (next sheet) to all abutters.

TOWN OF WESTWOOD
Commonwealth of Massachusetts

Joseph E. Previtera, Chairman
Leo J. Crowe
Eugene E. Elmes
Barry D. Hoffmar
John C. Masterson



Christopher Poreda
Richard P. Thompson
Suzanne R. Wall, Associate
Anne T. Cechiger, Associate

CONSERVATION COMMISSION

TIME WAIVER REQUIREMENT

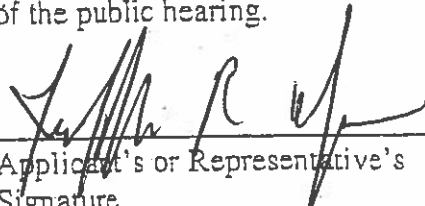
Westwood Conservation Commission
Westwood Town Hall
High Street
Westwood, MA 02090

Dear Commissioners:

I hereby waive the benefit of the time requirements set forth in Chapter 131 §40, (Wetlands Protection Act) of the Massachusetts General Laws, 310 CMR 10.00 Regulations, and the Town of Westwood Wetlands Protection By-Law, which require the Conservation Commission to convene a hearing and issue a Determination or Order within the time periods specified therein.

The public hearing shall be scheduled for the next available time slot on the meeting agenda upon receipt of the filing of a complete Notice of Intent or Request for Determination of Applicability.

The Order of Conditions or Determination of Applicability shall be issued within 45 days of the close of the public hearing.


Applicant's or Representative's
Signature

July 5, 2018
Date

Applicant's Name: JEFFREY DRAPER
Project Location: 182 Fieldstone Road Westwood
Project Type: POUCH CONOT - AND PATIO

CURRENT OWNER
 DRAPER JEFFREY R
 JENNIFER S DRAPER
 182 FIELDSTONE RD
 WESTWOOD, MA 02090
 Additional Owners:

TOPO.
 UTILITIES
STRT./ROAD
LOCATION
 RESIDENTIAL
 RES LAND

CURRENT ASSESSMENT
 Code
 1010
 1010
 Assessed Value
 170,950
 493,150

VISION
 426
 WESTWOOD, MA

RECORD OF OWNERSHIP
 DRAPER JEFFREY R
 TURLEY EDWARD F

Yr	Code	Assessed Value	Yr	Code	Assessed Value
2010	1010	170,950	2009	1010	180,500
2010	1010	493,150	2009	1010	501,150
Total:		664,100	Total:		681,650

PREVIOUS ASSESSMENTS (HISTORY)
 This signature acknowledges a visit by a Data Collector or Assessor

OTHER ASSESSMENTS
 Amount Number
 Comm. Int.

EXEMPTIONS
 Year Type Description Amount Code Description

ASSESSING NEIGHBORHOOD
 NBHD NAME
 STREET INDEX NAME
 TRACING
 BATCH

APPRAISED VALUE SUMMARY
 Appraised Bldg. Value (Card) 170,950
 Appraised XF (B) Value (Bldg) 0
 Appraised OB (L) Value (Bldg) 0
 Appraised Land Value (Bldg) 493,150
 Special Land Value 0
 Total Appraised Parcel Value 664,100
 Valuation Method: C
 Adjustment: 0

NET TOTAL APPRAISED PARCEL VALUE
 664,100

BUILDING PERMIT RECORD
 Permit ID Issue Date Type Description Amount Insp. Date % Comp. Date Comp. Comments

VISIT/CHANGE HISTORY
 Date Type IS ID Cd. Purpose/Result

LAND LINE VALUATION SECTION
 Unit Price Units Depth Frontage Zone D Frontage Description Use Code
 61,720 SF 9.08 1.10 6 1.0000 0.80 B 1.00 TOPO/WET
 Parcel Total Land Area: 1.42 AC
 Total Card Land Units: 1.42 AC
 Parcel Total Land Area: 1.42 AC
 Total Land Value: 493,150

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd.	Ch.	Description
Style	01		Ranch
Model	01		Residential
Grade	04		Above Average
Stories	1		1
Occupancy	1		1
Exterior Wall 1	14		Wood Shingle
Exterior Wall 2	08		Wood on Sheath
Roof Structure	03		Gable/Hip
Roof Cover	03		Asph/F Gls/Cmp
Interior Wall 1	05		Drywall/Sheet
Interior Wall 2			
Interior Fir 1	12		Hardwood
Interior Fir 2			
Heat Fuel	02		Oil
Heat Type	04		Forced Air-Duc
AC Type	01		None
Total Bedrooms	03		3 Bedrooms
Total Bthrms	2		
Total Half Baths	0		
Total Xtra Fixtrs	1		
Total Rooms	7		
Bath Style	03		Modern
Kitchen Style	02		Semi Modern

CONSTRUCTION DETAIL (CONTINUED)

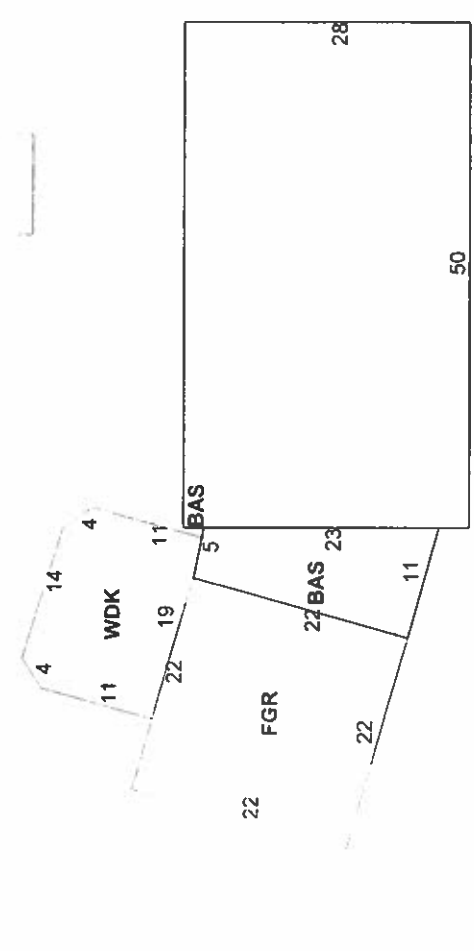
Element	Cd.	Ch.	Description
Chimney Type	01		Masonry

MIXED USE

Code	Description	Percentage
1010	Single Fam MDL-01	100

COST/MARKET VALUATION

Adj. Base Rate:	91.36
Section, RCN:	210.665
Net Other Adj:	11,330.00
Replace Cost	221,995
AYB	1956
EYB	1985
Dep Code	G
Remodel Rating	
Year Remodeled	
Dep %	23
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	77
Overall % Cond	
Apprais Val	170,950
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	



OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)

Code	Description	Sub	Units	Unit Price	Yr	Grde	Dp	Rt	Cnd	%Cnd	Apr	Value
BAS	First Floor		1,582									144,524
FGR	Attached Garage		0	477								17,449
SFB	Base, Semi-Finished		0	570								31,243
UBM	Basement, Unfinished		0	830								15,165
WDK	Deck, Wood		0	254								2,284

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprcc	Value
		1,582	1,582		91.36		144,524
		0	477		36.58		17,449
		0	570		54.81		31,243
		0	830		18.27		15,165
		0	254		8.99		2,284

CADEM CORPORATION
291.79

31.6'

34.2'

SEASONAL

BROOK

EXIST. GARAGE

EXISTING M² 192

28.2'

SEASONAL

BROOK

EXISTING
30" CONC PIPE

283.63

CADEM CORPORATION

LOT 67
61720 SQ. FT.

L = 280.21

FIELDSTONE (40' PUBLIC) ROAD

R = 296.92

20' WIDE DRAIN RIGHT OF WAY

L = 80.33

47.84

PLAN OF LAND
IN

WESTWOOD, MASS.

SCALE: 1 IN. = 20 FT.
NOVEMBER 6, 1987

CHENEY ENGINEERING CO., INC.
NEEDHAM, MASS.

THIS STUDY WAS PREPARED

REFERENCE:
PLAN NO. 1445 - BK. 203

NOTICE TO ABUTTERS
Under the Massachusetts Wetlands Protection Act
and
Westwood Wetland Bylaw

Request for Determination of Applicability

The Westwood Conservation Commission will hold a public hearing, under M.G.L. Chapter 131, Section 40 and the Westwood Wetland Bylaw on

Date: 7-5-18

Time: 11:00 AM

Place: 182 FIELDSTONE ROAD
WESTWOOD MA 02090

A permit is requested by Jeff DRAPER
of 182 FIELDSTONE ROAD Westwood

The property is located at 182 FIELDSTONE ROAD Westwood

A complete copy of this filing is available to the public at the Westwood Conservation Commission office. Notice of the Conservation Commission meeting is posted in the Town Hall not less than 48 hours in advance as required by Open Meeting Law.

NOTICE TO ABUTTERS
Under the Massachusetts Wetlands Protection Act
and
Westwood Wetland Bylaw

Request for Determination of Applicability

The Westwood Conservation Commission will hold a public hearing, under M.G.L. Chapter 131, Section 40 and the Westwood Wetland Bylaw on

Date: 7-25-18

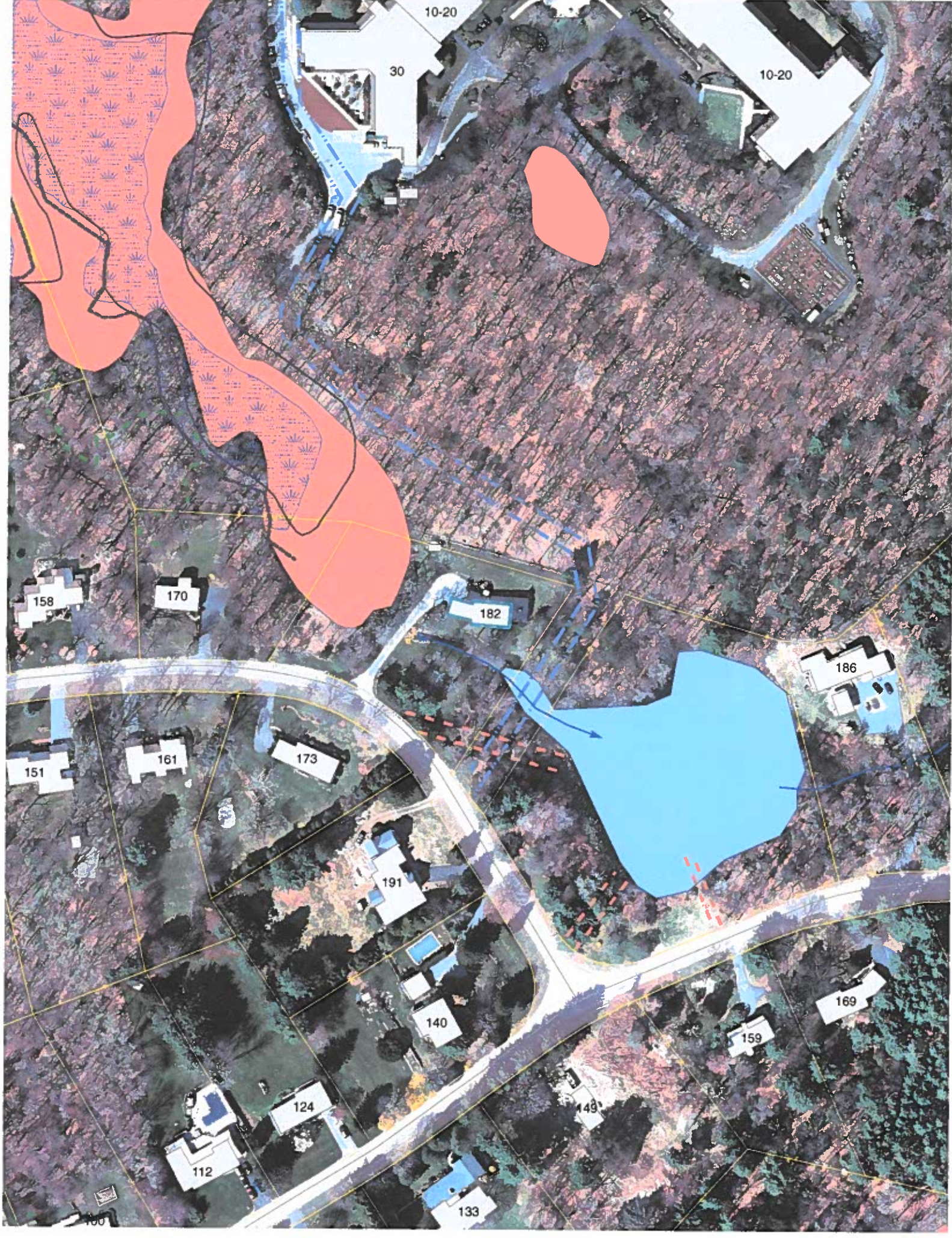
Time: 7 Pm

Place: 50 CARBY ST
WESTWOOD MA 02090

A permit is requested by Jeff DRAPER
of 182 FIELDSTONE ROAD WESTWOOD

The property is located at 182 FIELDSTONE ROAD WESTWOOD MA

A complete copy of this filing is available to the public at the Westwood Conservation Commission office. Notice of the Conservation Commission meeting is posted in the Town Hall not less than 48 hours in advance as required by Open Meeting Law.



USGS and NHESP data



- USGS Water Bodies 25k
- LAKE, POND, OCEAN
- RESERVOIR
- WETLAND
- SALT WETLAND
- SUBMERGED WETLAND
- CRANBERRY BOG
- TIDAL FLAT
- INUNDATED AREA
- USGS Rivers and Streams 25k
- Stream
- INTERMITTENT STREAM
- SHORELINE
- INTERMITTENT SHORELINE
- MANMADE SHORELINE
- DITCH/CANAL
- AQUEDUCT
- DAM
- CHANNEL IN WATER
- Major Ponds
- Major Streams
- USGS Streams 100k
- USGS Ponds 100k
- Potential Vernal Pools
- NHESP Priority Habitats of Rare Species
- NHESP Certified Vernal Pools
- Areas of Critical Environmental Concern ACECs Boundaries
- ROAD/RAIL BASED
- RIVER BASED
- WETLAND BASED
- FLOODPLAIN BASED
- TIDAL BASED
- CONTOUR BASED
- POLITICAL BOUNDARY
- PROPERTY LINE BASED
- OTHER
- NOT DEFINED
- Areas of Critical Environmental Concern ACECs
- Tax Parcel's for Query
- Detailed Features