

April 21, 2016

Town of Boxford  
Conservation Commission

**Re: 15 Azalea Way, Boxford**  
**Letter to Support Accessory Structure Construction**  
**Within 100 feet of a Potential Vernal Pool**

Conservation Commission Members:

In planning and designing the proposed accessory detached garage for the above property, great effort was made to research past Order of Conditions, conduct a detailed topographical survey, meet zoning setback requirements, and design a structure that would meet the needs of the client's family while being environmentally sensitive.

Norse Environmental Services performed the wetland delineation consisting of an A-series and B-series of wetland flags (shown on the design plan). Following our last Conservation Commission meeting, a request was made for Norse Environmental to investigate the B-series wetland area, since it appeared to have characteristics of a vernal pool. Norse Environmental conducted a field visit and provided a report to the client and Commission detailing the findings, but there was no definitive statement to the vernal pool question. On April 19, 2016 I conducted a site walk with many members of the Commission and the Agent to review the site. Since the B-series flags exist on the abutting property, a detailed investigation of the wetland could not be undertaken. It was apparent during the field visit that the proposed accessory garage would be constructed over an existing lawn surface (a previously disturbed area).

To support the proposed project a few changes were made to the design plan and mitigation measures are proposed to support the approval of this project as follows:

- 1) No determination has been made on the B-series wetland as to being a vernal pool. A note has been added to the plan stating "Potential" vernal pool. It should be noted under OOC 114-631 for a drainage pipe off Azalea Way this area as defined as "Bordering Vegetated Wetland" and not a vernal pool.
- 2) As noted above, the area in which the proposed accessory detached garage will be sited is over an existing lawn area (previously disturbed area)
- 3) The house was constructed in 1999. This is after the Bylaw went into effect (May 14, 1994).
- 4) The applicant has reduced the footprint size of the detached garage to INCREASE the setback distance to the wetland area. Previously the closest point was 76.2 feet and with the reduction in footprint size the setback has been increased to 78.8 feet.
- 5) A 500 gallon concrete drywell with 12 inches of crushed stone surrounding has been added to store/infiltrate the entire roofed area of the proposed garage.

- 6) A deed restriction will be recorded at the Registry of Deeds to only allow organic or slow-release nitrogen, phosphorus free fertilizer product. Additionally, non-organic pesticides and herbicides use is prohibited. (This note appears on the design plan as well).

I would suggest to the Commission that a Finding could be added to the Order of Conditions stating the the B-series wetland appears to have characteristics of a vernal pool, but no determination was made as part of this filing.

If you should have any questions or comments please feel free to contact me.

Very Truly Yours,

  
Jack Sullivan, P.E.

Cc: David Blake, Owner

