



June 18, 2026

Medway Conservation Commission
155 Village Street
Medway, MA 02053

Re: Abbreviated Notice of Resource Area Delineation
36 Alder Street, Medway, MA 02053 (Parcel ID: 63-002)

Dear Medway Conservation Commission,

Goddard Consulting, LLC (Goddard) is pleased to submit this Abbreviated Notice of Resource Area Delineation (ANRAD) on behalf of the applicant, Rich Gordon of Baystate Engineering Corp., for the property known as 36 Alder Street in Medway, MA (Parcel ID: 63-002). This ANRAD application is a joint filing under the MA Wetlands Protection Act (WPA) and the Medway Wetland Protection Bylaw Article XXI (the Bylaw). This ANRAD application is requesting the review and confirmation of wetland resource lines shown on the attached plan, *Resource Area Plans*, prepared by Allen Engineering & Associates, Inc. on 06/04/2026. An ANRAD application for the adjacent parcel, known as Off I-495 (Parcel ID: 45-0-4), has been filed with the Milford Conservation Commission to review and confirm wetland resource boundaries under the jurisdiction of the Town of Milford.

One original and two copies of the ANRAD application are enclosed, including three full-sized sets of plans. Copies of the ANRAD application have been submitted to the MassDEP Central Regional Office. A list of enclosed documents is as follows:

- ANRAD Application (WPA Form 4a)
- ANRAD Wetland Fee Transmittal Form
- Copy of Checks
- Local Filing Forms
 - *ANRAD Filing Checklist*
 - *Owner Permission Property Access for Permitting*
- Abutter Information
 - Certified Abutters List
 - Notification to Abutters
 - Affidavit of Service Form for Abutters
- *Wetland Border Report*, Goddard Consulting, LLC, 04/06/2026, inclusive of:
 - DEP Bordering Vegetated Wetland Determination Form, 03/30/2026
 - Sketch of Wetland Delineation, Goddard Consulting, LLC, 03/31/2026
 - USGS of Locus Site, Goddard Consulting, LLC, 03/31/2026
 - Orthophoto of Locus Site, Goddard Consulting, LLC, 03/31/2026
 - FEMA Flood Map of Locus Site, Goddard Consulting, LLC, 03/31/2026
 - NRCS Soil Survey of Locus Site, Goddard Consulting, LLC, 03/31/2026
 - NRCS Soil Map – Norfolk & Worcester Counties, Massachusetts, accessed 04/01/2026
- *Resource Area Plans*, prepared by Allen Engineering & Associates, Inc. on 06/04/2026

EXISTING CONDITIONS

The subject property, known as 36 Alder Street, is partially forested with a commercial building, parking, and access drive to the northeast of the parcel. The site is located to the north of Alder Street Road, to the west of Stall Brook, and to the east of an autobody shop (50 Alder Street). Bordering Vegetated Wetland (BVW) is partially on-site to the northeast and southwest of the parcel, continuing off-site to the north and northwest. Interior of the BVW is a partially on-site USGS mapped perennial stream, known as Stall Brook. An Isolated Vegetated Wetland (IVW) is located partially on-site to the southeast of the property. The IVW was found to not connect to the on-site BVW or additional off-site wetland resource areas. The wetlands consist of a wooded deciduous swamp and shrub swamp. Both the IVW and BVW boundaries were delineated in the field to capture on-site portions of the resource areas as well as the buffer zones cast onto the subject property. Portions of the perennial stream's Mean Annual High Water (MAHW) line were delineated.

RESOURCE AREAS ON-SITE:

On March 30th, 2026, wetland resources were delineated on land located on or near 36 Alder Street in Medway (Parcel ID: 63-002) and Off I-495 in Milford (Parcel ID: 45-0-4). The purpose of this ANRAD is to review portions of the delineation within the Medway town line, as an ANRAD has been filed with the Milford Conservation Commission for portions of the delineation pertaining to the Off I-495 parcel. The wetland borders were flagged using the criteria in the most recent edition of MA Wetland Protection Act (WPA) and Regulations 310 CMR 10.00 et al and the Medway Wetlands Protection Bylaw. Hydric soil indicators, vegetation changes, hydrological indicators, and topography were all considered for delineation purposes. The attached Wetland Border Report provides a description of the wetland resource areas and contains DEP Bordering Vegetated Wetland Delineation Field Data Forms (reference Wetland Border Report, Goddard Consulting LLC, 04/06/2026).

According to the Mass GIS data layers for NHESP, this site is not located within Estimated Habitats of Rare Wildlife or Priority Habitats of Rare Species. The site is not located in an Area of Critical Environmental Concern (ACEC) or an Outstanding Resource Waters (ORWs) area. A small portion of the site to the northwest is within jurisdictional FEMA Flood Zone AE. There are no mapped potential or certified vernal pools on site.

The following resource areas were analyzed as part of the full wetland delineation. The Applicant requests review and confirmation of the listed wetland flag series under the ANRAD application.

Field-Delineated Jurisdictional Wetland Resource Areas:

- Bordering Vegetated Wetland (BVW – MA WPA & Bylaw jurisdictional)
 - Delineated with flag series GCA1 – GCA42 & GCA74-GCA133
- Isolated Vegetated Wetland (IVW – Bylaw jurisdictional, over 5,000 SF)
 - Delineated with flag series GCB1-GCB45
- Perennial Stream (MAHW – MA WPA & Bylaw jurisdictional)
 - Delineated with flag series GCMAHW1-GCMAHW14

The boundary of the Bordering Vegetated Wetland (BVW) on site was delineated with flag series GCA1 – GCA170, with the portion of the delineation within the Town of Medway ranging from

GCA1 – GCA42 & GCA74-GCA133. DEP Bordering Vegetated Wetland Determination Field Data forms were taken at flag GCA45 (within Town of Medway) and GCA150 (within Town of Milford), in locations with vegetation and soil compositions typical of the site. Vegetation upgradient of the BVW within the Town of Medway (GCA45) consists of white pine/*Pinus strobus* (FACU), red oak/*Quercus rubra* (FACU), sweet pepperbush/*Clethra alnifolia* (FAC), sheep laurel/*Kalmia angustifolia* (FAC), and princess-pine/*Dendrolycopodium obscurum* (FACU). Vegetation downgradient of the BVW within the Town of Medway (GCA45) consists of red maple/*Acer rubrum* (FAC), red oak/*Quercus rubra* (FACU), sweet pepperbush/*Clethra alnifolia* (FAC), cattail/*Typha latifolia* (OBL), sedges/*Carex spp.* (FACW, depending on species), cinnamon fern/*Osmundastrum cinnamomeum* (FACW), and sheep laurel/*Kalmia angustifolia* (FAC). Soils identified on the downgradient and upgradient of the BVW include fine sandy loam and muck. Soils upgradient of the BVW were found to be non-hydric and soils downgradient of the BVW were found to be hydric.

2.1.1 Bordering Vegetated Wetland (BVW)

Massachusetts WPA Regulations define Bordering Vegetated Wetlands as “freshwater wetlands which border on creeks, rivers, streams, ponds, and lakes. The types of freshwater wetlands are wet meadows, marshes, swamps, and bogs. Bordering Vegetated Wetlands are areas where the soils are saturated and/or inundated such that they support a predominance of wetland indicator plants. The ground and surface water regime and the vegetational community which occur in each type of freshwater wetland are specified in M.G.L. c. 131, § 40.” (310 CMR 10.55 (2a)).

As outlined above, Goddard delineated the Bordering Vegetated Wetland (BVW) system extending from on-site to the northeast to off-site to the northwest. Consistent with the mapping available for the site, Goddard affirmed that the jurisdictional wetland is located within the northeastern and southwestern portions of the site and the boundary continues off-site to the north and northwest of the site. The BVW was delineated partially on-site and off-site with flag series GCA1-GCA170. The BVW casts a 100-foot Buffer Zone and 25-foot No Disturb Zone (Bylaw) onto the locus site. The ANRAD application seeks, in part, the review and confirmation of the BVW flags, as shown on the site plans titled *Resource Area Plans*, prepared by Allen Engineering & Associates, Inc. on 06/04/2026



Photo 1. Photo of the edge of BVW facing southwest (03/30/2026).



Photo 2. Photo of the flooded BVW adjacent to Stall Brook facing north.



Photo 3. Photo of the BVW facing north (03/30/2026).



Photo 4. Photo of the uplands on-site facing south (03/30/2026).

2.1.2 Isolated Vegetated Wetland (IVW – Bylaw Only)

The Rules and Regulations of the Town of Medway Conservation Commission define freshwater and vegetated wetlands as “any area of at least 5,000 square feet where surface and/or groundwater, or ice at or near the surface of the ground, supports a plant community dominated (at least 50%) by wetland species and/or exhibits of evidence of hydric soils” (Rules and Regulations Section 4).

The IVW is located partially on-site to the southwest of the subject property and continues off-site to the northwest and southwest. The IVW (in Medway) is approximately 30,000 SF in size and therefore is jurisdictional under the Medway Wetlands Protection Bylaw. The IVW casts a 100-foot Buffer Zone and 25-foot No Disturb Zone (Bylaw) onto the locus site. The IVW was delineated partially on-site and off-site with flag series GCB1-GCB45. The ANRAD application seeks, in part, the review and confirmation of the IVW flags, as shown on the site plans titled *Resource Area Plans*, prepared by Allen Engineering & Associates, Inc. on 06/04/2026.



Photo 5. Photo of the IVW facing south (03/30/2026).



Photo 6. Photo of the IVW facing southwest (03/30/2026).



Photo 7. Photo of the IVW boundary and adjacent Alder Street facing southwest (03/30/2026).

2.1.3 Perennial Stream (Stall Brook)

Massachusetts WPA Regulations define stream as “a body of running water, including brooks and creeks, which moves in a definite channel in the ground due to a hydraulic gradient, and which flows within, into or out of an Area Subject to Protection under M.G.L. c. 131, § 40. A portion of a stream may flow through a culvert or beneath a bridge. Such a body of running water which does not flow throughout the year (i.e., which is intermittent) is a stream except for that portion upgradient of all bogs, swamps, wet meadows and marshes” (310 CMR 10.04). The definition of stream in the Medway Wetlands Protection Bylaw is consistent with 310 CMR 10.04.

Stall Brook, a USGS mapped perennial stream, is located on-site to the northeast and extends off-site to the north. A portion of the stream’s western Mean Annual High Water (MAHW) line was delineated with flag series GCMAHW1-GCMAHW14. Due to existing flooding, the stream lacks distinct channelization past the point of flagging. Using historic aerials and USGS mapping consistent with aerial locations of the stream, the remaining portions of the stream have been estimated on the accompanying plans. The perennial stream casts a 200-foot Riverfront Area onto the locus site. The ANRAD application seeks, in part, the review and confirmation of the MAHW flags and remaining portions of the stream, as shown on the site plans titled *Resource Area Plans*, prepared by Allen Engineering & Associates, Inc. on 06/04/2026



Photo 8. Photo of Stall Brook facing north (03/30/2026).



Photo 9. Photo of Stall Brook and the culvert connecting beneath Alder Street facing south (03/30/2026).



Photo 10. Photo of the edge of Stall Brook and adjacent flooded wetland facing northeast (03/30/2026)

2.1.4 Bordering Land Subject to Flooding (BLSF)

Bordering Land Subject to Flooding (BLSF) is defined under the Massachusetts Wetlands Protection Act Regulations (310 CMR 10.57) as an area with low, flat topography adjoining inland water bodies and subject to periodic flooding. These areas serve important functions including the temporary storage and attenuation of floodwaters, groundwater recharge and discharge, prevention of storm damage, protection of water quality, and support of wildlife habitat. BLSF is regulated based on its ability to store floodwaters associated with the 100-year flood event.

Based on the effective Federal Emergency Management Agency (FEMA) Flood Insurance Rate Maps (FIRMs), the project site contains Flood Zone AE associated with the 1% annual chance (100-year) floodplain. The regulatory flood elevation within the project area is Elevation 246 feet (NAVD88). The mapped floodplain limits were established using FEMA Flood Insurance Rate Map Panels #25021C0138E and #25027C0888E and are depicted on the project plans. The Bordering Land Subject to Flooding resource area on-site corresponds to the FEMA-mapped 100-year floodplain at Elevation 246 feet.

CONCLUSION

As outlined above, Goddard has conducted a full wetland delineation on all resource areas on and adjacent to the project site during March of 2026. The wetland delineation includes the Bordering Vegetated Wetland system, the partially on-site Isolated Vegetated Wetland, and a portion of the perennial stream (Stall Brook). The ANRAD application seeks to review and confirm the boundaries of these delineated wetland resource areas as well as the estimated location of the remaining portions of Stall Brook, based on historic aerials and USGS mapping.

If you have any questions, please feel free to contact us at (508) 393-3784.

Sincerely,
Goddard Consulting, LLC



Tom Schutz, WPIT, WSA
Lead Wetland Scientist

Cc:
MassDEP Central Regional Office, 8 New Bond Street, Worcester, MA 01606
Rich Gordan, Baystate Engineering Corp., 330 Hopping Brook Road, Holliston, MA 01746



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
WPA Form 4A – Abbreviated Notice of
Resource Area Delineation
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Provided by MassDEP:

MassDEP File Number

Document Transaction Number

Medway
 City/Town

A. General Information

1. Project Location (**Note:** electronic filers will click on button for GIS locator):

36 Alder Street

a. Street Address

Medway

b. City/Town

02053

c. Zip Code

Latitude and Longitude:

42.140481 N

d. Latitude

71.475824 W

e. Longitude

63

f. Assessors Map/Plat Number

002

g. Parcel /Lot Number

2. Applicant:

Rich

a. First Name

Gordan

b. Last Name

Baystate Engineering Corp.

c. Organization

330 Hopping Brook Road

d. Mailing Address

Holliston

e. City/Town

MA

f. State

01746

g. Zip Code

508-893-8931

h. Phone Number

i. Fax Number

rich65@gmail.com

j. Email Address

3. Property owner (if different from applicant):

☐ Check if more than one owner (attach additional sheet with names and contact information)

a. First Name

b. Last Name

R.J.R. Para Corp.

c. Organization

42 Milford Street

d. Mailing Address

Medway

e. City/Town

MA

f. State

02053

g. Zip Code

h. Phone Number

i. Fax Number

j. Email Address

4. Representative (if any):

Tom

a. Contact Person First Name

Schutz

b. Contact Person Last Name

Goddard Consulting, LLC

c. Organization

291 Main Street, Suite 8

d. Mailing Address

Northborough

e. City/Town

MA

f. State

01532

g. Zip Code

508-393-3784

h. Phone Number

i. Fax Number

tom@goddardconsultingllc.com

j. Email Address

5. Total WPA Fee Paid (from attached ANRAD Wetland Fee Transmittal Form):

\$2,000

a. Total Fee Paid

\$987.50

b. State Fee Paid

\$1,012.50

c. City/Town Fee Paid

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



Note: Before completing this form consult your local Conservation Commission regarding any municipal bylaw or ordinance.

Fees will be calculated for online users.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

**WPA Form 4A – Abbreviated Notice of
Resource Area Delineation**

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

Provided by MassDEP:

MassDEP File Number

Document Transaction Number

Medway
City/Town

B. Area(s) Delineated

1. Bordering Vegetated Wetland (BVW) 1,890
Linear Feet of Boundary Delineated
2. Check all methods used to delineate the Bordering Vegetated Wetland (BVW) boundary:
 - a. ☒ MassDEP BVW Field Data Form (attached)
 - b. ☒ Other Methods for Determining the BVW boundary (attach documentation):
 1. ☒ 50% or more wetland indicator plants
 2. ☒ Saturated/inundated conditions exist
 3. ☒ Groundwater indicators
 4. ☒ Direct observation
 5. ☒ Hydric soil indicators
 6. ☒ Credible evidence of conditions prior to disturbance
3. Indicate any other resource area boundaries that are delineated:

<u>Bordering Land Subject to Flooding (BLSF)</u>	<u>355</u>
a. Resource Area	b. Linear Feet Delineated
<u>Perennial Stream (Stall Brook)</u>	<u>330</u>
c. Resource Area	d. Linear Feet Delineated

C. Additional Information

Applicants must include the following plans with this Abbreviated Notice of Resource Area Delineation. See instructions for details. **Online Users:** Attach the Document Transaction Number (provided on your receipt page) for any of the following information you submit to the Department.

1. ☒ ANRAD (Delineation Plans only)
2. ☒ USGS or other map of the area (along with a narrative description, if necessary) containing sufficient information for the Conservation Commission and the Department to locate the site. (Electronic filers may omit this item.)
3. ☒ Plans identifying the boundaries of the Bordering Vegetated Wetlands (BVW) (and/or other resource areas, if applicable).
4. ☒ List the titles and final revision dates for all plans and other materials submitted with this Abbreviated Notice of Resource Area Delineation.

D. Fees



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
WPA Form 4A – Abbreviated Notice of
Resource Area Delineation
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Provided by MassDEP:

MassDEP File Number

Document Transaction Number

Medway
 City/Town

The fees for work proposed under each Abbreviated Notice of Resource Area Delineation must be calculated and submitted to the Conservation Commission and the Department (see Instructions and Wetland Fee Transmittal Form).

1. ☐ Fee Exempt: No filing fee shall be assessed for projects of any city, town, county, or district of the Commonwealth, federally recognized Indian tribe housing authority, municipal housing authority, or the Massachusetts Bay Transportation Authority.

Applicants must submit the following information (in addition to the attached Wetland Fee Transmittal Form) to confirm fee payment:

6251, 6253

2. Municipal Check Number

6252

4. State Check Number

Richard

6. Payor name on check: First Name

6/17/2026

3. Check date

6/17/2026

5. Check date

Gordon

7. Payor name on check: Last Name

E. Signatures

I certify under the penalties of perjury that the foregoing Abbreviated Notice of Resource Area Delineation and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge. I



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

**WPA Form 4A – Abbreviated Notice of
Resource Area Delineation**

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

Provided by MassDEP:

MassDEP File Number

Document Transaction Number

Medway

City/Town

understand that the Conservation Commission will place notification of this Notice in a local newspaper at the expense of the applicant in accordance with the wetlands regulations, 310 CMR 10.05(5)(a).

I further certify under penalties of perjury that all abutters were notified of this application, pursuant to the requirements of M.G.L. c. 131, § 40. Notice must be made in writing by hand delivery or certified mail (return receipt requested) to all abutters within 100 feet of the property line of the project location.

I hereby grant permission, to the Agent or member of the Conservation Commission and the Department of Environmental Protection, to enter and inspect the area subject to this Notice at reasonable hours to evaluate the wetland resource boundaries subject to this Notice, and to require the submittal of any data deemed necessary by the Conservation Commission or Department for that evaluation.

I acknowledge that failure to comply with these certification requirements is grounds for the Conservation Commission or the Department to take enforcement action.

Richard Gordon

1. Signature of Applicant

Richard A. Trucillo

3. Signature of Property Owner (if different)

[Signature]

5. Signature of Representative (if any)

6/17/2026

2. Date

6/17/2026

4. Date

6/17/2026

6. Date

For Conservation Commission:

Two copies of the completed Abbreviated Notice of Resource Area Delineation (Form 4A), including supporting plans and documents; two copies of the ANRAD Wetland Fee Transmittal Form; and the city/town fee payment must be sent to the Conservation Commission by certified mail or hand delivery.

For MassDEP:

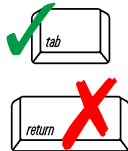
One copy of the completed Abbreviated Notice of Resource Area Delineation (Form 4A), including supporting plans and documents; one copy of the ANRAD Wetland Fee Transmittal Form; and a copy of the state fee payment must be sent to the MassDEP Regional Office (see Instructions) by certified mail or hand delivery. (E-filers may submit these electronically.)

The original and copies must be sent simultaneously. Failure by the applicant to send copies in a timely manner may result in dismissal of the Notice of Intent.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands
ANRAD Wetland Fee Transmittal Form
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

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



A. Applicant Information

1. Location of Project:

36 Alder Street

a. Street Address

Medway

b. City/Town

\$987.50

c. Fee amount

6252

d. Check number

2. Applicant:

Rich

a. First Name

Gordan

b. Last Name

Baystate Engineering Corp.

c. Company

330 Hopping Brook Road

d. Mailing Address

Holliston

e. City/Town

MA

f. State

01746

g. Zip Code

508-893-8931

h. Phone Number

3. Property Owner (if different):

a. First Name

b. Last Name

R.J.R. Para Corp.

c. Company

42 Milford Street

d. Mailing Address

Medway

e. City/Town

MA

f. State

02053

g. Zip Code

h. Phone Number

B. Fees

The fee is calculated as follows for each Resource Area Delineation included in the ANRAD (check applicable project type). The maximum fee for each ANRAD, regardless of the number of Resource Area Delineations, is \$200 activities associated with a single-family house and \$2,000 for any other activity.

Bordering Vegetated Wetland Delineation Fee:

1. ☐ single family
house project

a. feet of BVW

x \$2.00 =

b. Fee for BVW

2. ☒ all other
projects

1,890

\$3,780

\$2,000

a. feet of BVW

x \$2.00 =

b. Fee for BVW

Other Resource Area (e.g., bank, riverfront area, etc.):

3. ☐ single family
house project

a. linear feet

x \$2.00 =

b. Fee

4. ☒ all other
projects

685

\$1,370

\$2,000

a. linear feet

x \$2.00 =

b. Fee

Total Fee for all Resource Areas:

\$2,000

Fee

State share of filing fee:

\$987.50

5. 1/2 of total fee **less** \$12.50

City/Town share of filing fee:

\$1,012.50

6. 1/2 of total fee **plus** \$12.50

☐ **Online
users:** check
box if fee
exempt.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands
ANRAD Wetland Fee Transmittal Form
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

C. Submittal Requirements

- a.) Send a copy of this form, with a check or money order for the state share of the fee, payable to the Commonwealth of Massachusetts, to:

Department of Environmental Protection
Box 4062
Boston, MA 02211

- b.) **To the Conservation Commission:** Send the Abbreviated Notice of Resource Area Delineation; a **copy** of this form; and the city/town fee payment.
- c.) **To DEP Regional Office:** Send one copy of the Abbreviated Notice of Resource Area Delineation (and any additional documentation required as part of a Simplified Review Buffer Zone Project); a **copy** of this form; and a **copy** of the state fee payment. (E-filers of Notices of Intent may submit these electronically.)

Commission Members
David Travalini, Chair
Dayna Gill, Vice Chair
Ken McKay
David Blackwell
Michael Narducci
Sean Green
James Dacier



Medway Town Hall
155 Village Street
Medway, MA 02053
Telephone (508) 533-3292
bgraziano@townofmedway.org

TOWN OF MEDWAY
COMMONWEALTH OF MASSACHUSETTS
CONSERVATION COMMISSION

FILING AN APPLICATION

The Medway Conservation Commission request that you file online with Massachusetts DEP and then also online through our Town Portal for all applications. The following forms and information should be included when filing with the Medway Conservation Commission.

1. Submit 2 hard copies of the application (if submitting through online portals), 3 copies if not submitting in portal
2. Email an electronic copy via email to the Conservation Commission
3. Mail a copy to DEP Central Region (8 New Bond Street, Worcester, MA 01606)

The application package **must** include the following:

- X One of the following application forms: WPA Form (WPA Form 1, 3, 4, **4A**)
- X Plans, drafted by a MA Registered Land Surveyor and/or Professional Engineer
- X DEP + Medway local filing fees (State and local fees if paying with check, need to be 2 separate checks)
- X Abutter Notification (form online)
- N/A** Supporting documents for utilities, replication, drainage calculations, sewer system, grading etc. (if Applicable)
- N/A** Stormwater Calculations, as required under MA WPA and Medway Bylaw (if applicable)
- N/A** Natural Heritage Notification (if applicable)

If applicant would like to file a Request for Certificate of Compliance, please submit the following;

- WPA Form 8 A
- As Built Plans stamped by a MA Registered Land Surveyor and/or Professional Engineer
- Letter from the Professional Engineer and/or Wetland Scientist

INCOMPLETE FILINGS WILL DELAY THE PROCESS

FILING ONLINE

STATE

Instructions - <https://www.mass.gov/info-details/edep-system-browser-requirements>

Portal - <https://edep.dep.mass.gov/eDEP/DEPLogin.aspx?ReturnUrl=%2feDEP%2f>

MEDWAY LOCAL

Here is how to submit online through our portal. This must be completed and the above sent to our office and DEP office per the application requirements.

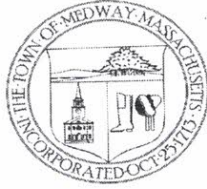
Here is how to file.

Options for application online. This is how we are accepting applications.

https://www.citizenserve.com/Portal/PortalController?Action=showDevelopmentApplications&ctzPagePrefix=Portal_&installationID=278&original_iid=278&original_contactID=34852072&srcFrom=SupportCenter

From there they'll need to press "Apply Online" and sign/register an account. Once you register an account setup a password so no additional pin will be needed.

Conservation Commission



155 VILLAGE STREET
MEDWAY, MASSACHUSETTS 02053
PHONE (508) 533-3292
bgraziano@medwayma.gov

"Please complete this form, sign at the bottom and return by mail or fax to the address indicated above."

Date:

I, *Rich Gordon - Bay* hereby give the Medway Conservation Commission
Name of Property Owner and/or it's Agent permission

to enter my property in order to complete the site visit which is required for the review of one of the following applications;

- ☐ Notice of Intent
- ☐ Request for Determination of Applicability
- ☒ Other Abbreviated Notice of Resource Area Delineation (ANRAD)

by the Medway Conservation Commission under Massachusetts General Laws, Ch. 131, sec. 40, and/or under Medway General Bylaws, Article XXI and its regulation . The request is made by -

Rich Gordon - Bay, who is the applicant for this project and/or the rightful property owner.
State Engineering

The request was submitted on: _____ for work at: 36 Alder Street Medway, MA
Date Received in Conservation Dept. Location / Address of where work will be done

Please be advised that you will be notified of the meeting date, once this application has been assigned to a Conservation Meeting Agenda.

I am the: ☒ Property Owner

Rich Gordon - Bay
(Signature)

June 12, 2026
(Date)

Notification to Abutter Under the
Massachusetts Wetlands Protection Act and
The Town of Medway Wetlands Protection Bylaw

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

The Applicant: Rich Gordan, Baystate Engineering Corp.

Address: 330 Hopping Brook Road, Holliston, MA 01746 Phone: (508) 893-8931

Has filed an Abbreviated Notice of Resource Area Delineation (ANRAD) with the Medway Conservation Commission seeking confirmation of delineation boundaries of Areas Subject to Protection under the Wetlands Protection Act and the Medway Wetland Protection Bylaw. Areas include Bordering Vegetated Wetland (BVW), Isolated Vegetated Wetland (IVW), and Stall Brook (Perennial Stream).

Applicant's Representative: Tom Schutz, Goddard Consulting, LLC.

Address: 291 Main Street, Suite 8, Northborough, MA 01532 Phone: (508) 393-3784

The address of the property where the activity is proposed: 36 Alder Street, Medway, MA 02053

Town Atlas Plat/Map: 45

Parcel/Lot: 0-4

Project Description: The Applicant seeks to confirm boundaries of BVW, IVW, and perennial stream with the Medway Conservation Commission. No work is currently proposed.

Copies of the ANRAD may be examined at the **Conservation Office, 155 Village Street, Medway** between the hours of **7:30am – 5:30pm on Mondays, 7:30am- 4:30pm Tuesday – Thursday and 7:30am – 12:30pm Fridays**. For more information please call the Conservation Office at **(508)533-3292**.

Note: The Conservation Commission has their times for public hearings posted on their website.

Note: You may also contact your local conservation commission or the nearest Department of Environmental Protection Regional Office* for the information about this application, or the Wetlands Protection Act. Medway is in the Central Region of DEP. To contact DEP, call:

***DEP Central Region: (508)792-7650
8 New Bond Street, Worcester, MA 01606**

AFFIDAVIT OF SERVICE

Under the Massachusetts Wetlands Protection Act
and the Medway Wetlands Bylaw

(to be submitted to the Massachusetts Department of Environmental
Protection and the Conservation Commission)

I, Tom Schutz hereby certify under the pains and penalties of perjury that on June 18, 2026, I gave notification to abutters in Compliance with the second paragraph of Massachusetts General Law Chapter 131, Section 40, and the DEP Guide to Abutter Notification dating April 8, 1994 in connection with the following matter:

An Abbreviated Notice of Resource Area Delineation was filed under the Massachusetts Wetlands Protection Act by Rich Gordan of Baystate Engineering Corp. with the Medway Conservation Commission on June 18th, 2026 for property located at 36 Alder Street, (Parcel ID: 63-002) in Medway, MA to confirm the delineation of the resource areas on the locus site.

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



Tom Schutz, WPIT, WSA
Wetland Scientist

June 18th, 2026

Wetland Border Report

Site Locus: 36 Alder Street Medway, MA 02053 & Off Alder Street Milford, MA 01757

Prepared for: Baystate Engineering Corp.

Prepared by: Goddard Consulting LLC, 291 Main St, Suite 8, Northborough MA 01532

Date: 4/6/2026

INTRODUCTION

On March 30th, 2026, wetland resources were delineated for Baystate Engineering Corp. on land located on or near 36 Alder Street in Medway, MA (Parcel ID: 63-002), and the adjacent parcel known as Off Alder Street in Milford, MA (Parcel ID: 45-0-4) (refer to enclosed locus maps). The wetland border was flagged using the criteria in the most recent edition of MA Wetland Protection Act (WPA) and Regulations 310 CMR 10.00 et al. Hydric soil indicators, vegetation changes, hydrological indicators, and topography were all considered for delineation purposes.

The titles of attached documents are as follows:

- DEP Bordering Vegetated Wetland Determination Form GCA45 (Medway parcel), 3/30/2026
- DEP Bordering Vegetated Wetland Determination Form GCA150 (Milford parcel), 3/30/2026
- USGS of Locus Site, Goddard Consulting LLC, 3/31/2026
- Orthophoto of Locus Site, Goddard Consulting LLC., 3/31/2026
- FEMA Map of Locus Site, Goddard Consulting LLC., 3/31/2026
- Soils Map of Locus Site, Goddard Consulting LLC., 3/31/2026
- NRCS Soil Map – Norfolk & Worcester Counties, Massachusetts, accessed 4/1/2026
- Sketch of Wetland Delineation, Goddard Consulting LLC., 3/31/2026

SUMMARY OF FINDINGS

One Bordering Vegetated Wetland (BVW) was found partially on-site extending from the east of 36 Alder Street to the north of Off Alder Street. The BVW was delineated with flag series GCA1-GCA170. A perennial stream, known as Stall Brook, was found interior to the east of the delineated BVW. A portion of the perennial stream's Mean Annual High Water (MAHW) line was delineated with flag series GCMAHW1-GCMAHW14. Due to existing flooding, the stream lacks distinct channelization past the point of flagging. However, based on historic aerial review, the stream previously appeared to be channelized and extended off-site to the north of the properties, in the approximate location of USGS mapping. The sampling points for the BVW determination took place near flags GCA45, within the portion of BVW located in the Town of Medway, and GCA150, within the portion of BVW located in the Town of Milford. One Isolated Vegetated Wetland (IVW) was found on-site to the southwest of the properties. The IVW on-site was delineated with flag series GCB1-GCB45.

Bordering Vegetated Wetland (BVW):

Flag GCA45:

Vegetation upgradient of the BVW consists of white pine/*Pinus strobus* (FACU), red oak/*Quercus rubra* (FACU), sweet pepperbush/*Clethra alnifolia* (FAC), sheep laurel/*Kalmia angustifolia* (FAC), and princess-pine/*Dendrolycopodium obscurum* (FACU). Vegetation downgradient of the BVW consists of red maple/*Acer rubrum* (FAC), red oak/*Quercus rubra* (FACU), sweet pepperbush/*Clethra alnifolia* (FAC), cattail/*Typha latifolia* (OBL), sedges/*Carex spp.* (FACW, depending on species), cinnamon fern/*Osmundastrum cinnamomeum* (FACW), and sheep laurel/*Kalmia angustifolia* (FAC).

Soils identified on the downgradient and upgradient of the BVW include fine sandy loam and muck. In the upland soil sample, soil in the organic layer colored 10YR2/2 was found from 0-3". In the A-layer, soil with the consistency of fine sandy loam colored 10YR3/4 was found from 3-8", followed by a restrictive rock layer from 8+". In the wetland soil sample, soil with the consistency of muck colored 10YR2/1 was found from 0-18". More detailed information about soils is included in the attached NRCS Soil Map and the DEP Bordering Vegetated Wetland Determination Forms.

Flag GCA150:

Vegetation upgradient of the BVW consists of white pine/*Pinus strobus* (FACU), red oak/*Quercus rubra* (FACU), red maple/*Acer rubrum* (FAC), witch hazel/*Hamamelis virginiana* (FACU), glossy buckthorn/*Frangula alnus* (FAC), princess-pine/*Dendrolycopodium obscurum* (FACU), and cinnamon fern/*Osmundastrum cinnamomeum* (FACW). Vegetation downgradient of the BVW consists of red maple/*Acer rubrum* (FAC), red oak/*Quercus rubra* (FACU), highbush blueberry/*Vaccinium corymbosum* (FACW), glossy buckthorn/*Frangula alnus* (FAC), cattail/*Typha latifolia* (OBL), cinnamon fern/*Osmundastrum cinnamomeum* (FACW), and sedges/*Carex spp.* (FACW, depending on species).

Soils identified on the downgradient and upgradient of the BVW include fine sandy loam and muck. In the upland soil sample, soil in the organic layer colored 10YR2/1 was found from 0-4". In the A-layer, soil with the consistency of fine sandy loam colored 10YR3/3 was found from 4-8". In the B-layer, soil with the consistency of fine sandy loam colored 10YR3/4 was found from 8-16", followed by a restrictive rock layer from 16+". In the wetland soil sample, soil in the organic layer colored 10YR2/2 was found from 0-12", followed by soil with the consistency of muck colored 10YR2/1 found from 12-20". More detailed information about soils is included in the attached NRCS Soil Map and the DEP Bordering Vegetated Wetland Determination Forms.

According to the MassGIS data layers for the Natural Heritage & Endangered Species Program (NHESP), the locus site is not located within Estimated and/or Priority Habitat of Rare Wildlife or an Area of Critical Environmental Concern (ACEC). The site is not located in an Outstanding Resource Waters Area (ORW). Portions of the site to the northwest fall within jurisdictional FEMA Flood Zone AE. There are no mapped certified or potential vernal pools on-site.

The MA Wetlands Protection Act, the Town of Medway, and the Town of Milford take jurisdiction over Bordering Vegetated Wetlands (BVW), Perennial Streams, Riverfront Area, and Bordering Land Subject to Flooding (BLSF). The delineated BVW has a jurisdictional 100-foot Buffer Zone that casts onto the locus site. The delineated MAHW line of Stall Brook has a jurisdictional 200-foot Riverfront Area that casts onto the locus site. The Town of Medway takes jurisdiction over Isolated Vegetated Wetlands (IVW) over 5,000 SF.

Any work within these resource areas including the 100-foot Buffer Zones and 200-foot Riverfront Area, requires a Request for Determination (RDA) or Notice of Intent (NOI) to be filed with the Medway Conservation Commission and/or the Milford Conservation Commission.

DESCRIPTION OF REGULATED INLAND RESOURCE AREA

The table below provides the regulatory jurisdiction, flag numbers/colors, and wetland types and locations for the resource areas delineated.

Resource Area	Regulatory Jurisdiction	Flag Numbers and Color	Wetland Types and Locations
Bordering Vegetated	BVW & 100-foot Buffer Zone	GCA1-GCA170 (Blue flags)	The boundary of BVW extending from the east of 36 Alder Street to the

Wetland (BVW)			north of Off Alder Street.
Isolated Vegetated Wetland (IVW)	Non-jurisdictional under MA WPA. Jurisdictional if over 5,000 SF in the Town of Medway	GCB1-GCB45 (Blue flags)	The boundary of IVW located to the southwest of the parcels.
Perennial Stream (Stall Brook)	Bank, Land under Water Bodies, & 200-foot Riverfront Area	GCMAHW1-GCMAHW14 (Pink flags)	Portion of the perennial stream located to the northeast of the site.
Bordering Land Subject to Flooding (BLSF)	BLSF	To be added to plans by Professional Engineer	The location of FEMA Flood Zone AE located to the northwest of the site.

SITE PHOTOS



Photo 1. Photo of Stall Brook (perennial stream) facing north.



Photo 2. Photo of Stall Brook and the culvert adjacent to Alder Street facing south.



Photo 3. Photo of the flooded Boring Vegetated Wetland (BVW) adjacent to Stall Brook facing north.



Photo 4. Photo of the flooded BVW and adjacent Stall Brook facing north.



Photo 5. Photo of the flooded BVW facing northwest.



Photo 6. Photo of the BVW facing southwest.



Photo 7. Photo of the upland adjacent to the BVW facing south.



Photo 8. Photo of the BVW facing northeast.



Photo 9. Photo of the edge of BVW facing east.



Photo 10. Photo of the Isolated Vegetated Wetland (IVW) facing south.



Photo 11. Photo of the IVW facing southwest.



Photo 12. Photo of the IVW boundary and adjacent Alder Street facing southwest.

Sincerely,
Goddard Consulting, LLC



Tom Schutz, WPIT, WSA
Wetland Scientist



Sophie Esdale
Wetland Scientist

BORDERING VEGETATED WETLAND DETERMINATION FORM

Project/Site: 36 Alder Street City/Town: Medway, MA Sampling Date: 3/30/2026
Applicant/Owner: Baystate Engineering Corp. Sampling Point or Zone: GCA45
Investigator(s): Tom Schutz, Sophie Esdale Latitude/Longitude: 42.1395677, -71.4776199
Soil Map Unit Name: Merrimac fine sandy loam NWI or DEP Classification: Wooded Swamp Deciduous

UPGRADIENT

Are climatic/hydrologic conditions on the site typical for this time of year? Yes _____ No X (If no, explain in Remarks)
Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? (If yes, explain in Remarks)
Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If yes, explain in Remarks)

SUMMARY OF FINDINGS – Attach site map and photograph log showing sampling locations, transects, etc

Wetland vegetation criterion met?	Yes _____	No <u>X</u>	Is the Sampled Area within a Wetland?	Yes _____	No <u>X</u>
Hydric Soils criterion met?	Yes _____	No <u>X</u>			
Wetlands hydrology present?	Yes _____	No <u>X</u>			
Remarks, Photo Details, Flagging, etc.:					
Level 2 - Significant Drought					

HYDROLOGY

Field Observations:			
Surface Water Present?	Yes _____	No <u>X</u>	Depth (in) _____
Water Table Present?	Yes _____	No <u>X</u>	Depth (in) _____
Saturation Present (including capillary fringe)?	Yes _____	No <u>X</u>	Depth (in) _____
Wetland Hydrology Indicators			
Reliable Indicators of Wetlands	Indicators that can be Reliable with Proper Interpretation	Indicators of the Influence of Water	
Hydrology			
☐ Water-stained leaves	☐ Hydrological records	☐ Direct observation of inundation	
☐ Evidence of aquatic fauna	☐ Free water in a soil test hole	☐ Drainage patterns	
☐ Iron deposits	☐ Saturated soil	☐ Drift lines	
☐ Algal mats or crusts	☐ Water marks	☐ Scoured areas	
☐ Oxidized rhizospheres/pore linings	☐ Moss trim lines	☐ Sediment deposits	
☐ Thin muck surfaces	☐ Presence of reduced iron	☐ Surface soil cracks	
☐ Plants with air-filled tissue (aerenchyma)	☐ Woody plants with adventitious roots	☐ Sparsely vegetated concave surface	
☐ Plants with polymorphic leaves	☐ Trees with shallow root systems	☐ Microtopographic relief	
☐ Plants with floating leaves	☐ Woody plants with enlarged lenticels	☐ Geographic position (depression, toe of slope, fringing lowland)	
☐ Hydrogen sulfide odor			
Remarks (describe recorded data from stream gauge, monitoring well, aerial photos, previous inspections, if available):			

This form is only for BVW delineations. Other wetland resource areas may be present and should be delineated according to the applicable regulatory provisions.

Sampling Point GCA45

VEGETATION – Use both common and scientific names of plants.

Tree Stratum							
Plot size <u>30'</u>							
	Common Name	Scientific name	Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)	% Dominant
1	White Pine	Pinus strobus	FACU	10.5%	X		50.0%
2	Red Oak	Quercus rubra	FACU	10.5%	X		50.0%
3							
4							
5							
6							
7							
8							
9							
				21.0%	=Total Cover		
Shrub/Sapling Stratum							
Plot size <u>15'</u>							
	Common Name	Scientific name	Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)	% Dominant
1	White Pine	Pinus strobus	FACU	10.5%	X		43.8%
2	Sweet Pepperbush	Clethra alnifolia	FAC	10.5%	X	X	43.8%
3	Red Oak	Quercus rubra	FACU	3.0%			12.5%
4							
5							
6							
7							
8							
9							
				24.0%	=Total Cover		
Herb Stratum							
Plot size <u>5'</u>							
	Common Name	Scientific name	Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)	% Dominant
1	Sheep Laurel	Kalmia angustifolia	FAC	20.5%	X	X	66.1%
2	Princess-Pine	Dendrolycopodium obscurum	FACU	10.5%	X		33.9%
3							
4							
5							
6							
7							
8							
9							
10							
11							
12							
				31.0%	=Total Cover		

VEGETATION – continued.

Woody Vine Stratum		Plot size <u>30'</u>					
	Common Name	Scientific name	Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)	% Dominant
1							
2							
3							
4							
				0.0%	=Total Cover		

Rapid Test:		Do all dominant species have an indicator status of OBL or FACW?		Yes		No	X
Dominance Test:	Number of dominant species	Number of dominant species that are wetland indicator plants		Do wetland indicator plants make up ≥ 50% of dominant plant species?			
	6	2		Yes		No	X
Prevalence Index:		Total % Cover (all strata)	Multiply by:	Result			
	OBL species	0%	x1	=	0%		
	FACW species	0%	x2	=	0%		
	FAC species	31%	x3	=	93%		
	FACU species	45%	x4	=	180%		
	UPL species	0%	x5	=	0%		
Column Totals (A)		76%		(B)	273%		
Prevalence Index		B/A=	3.59	Is the Prevalence Index ≤ 3.0?			
				Yes		No	X
Wetland vegetation criterion met?							
		Yes	No	X			

Definitions of Vegetation Strata

Tree Woody plants 3 in. (7.62 cm) or more in diameter at breast height (DBH), regardless of height

Shrub/Sapling Woody plants less than 3 in. (7.62 cm) DBH and greater than or equal to 3.3 ft. (1 m) tall

Herb All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.3 ft. (1 m) tall

Woody vines All woody vines greater than 3.3 ft. (1 m) in height

Cover Ranges	
Range	Midpoint
1-5 %	3.00%
6-15 %	10.50%
15-25 %	20.50%
26-50 %	38.00%
51-75 %	63.00%
76-95 %	85.50%
96-100 %	98.00%

Hydric Soils criterion met?

DOWNGRADIENT

Are climatic/hydrologic conditions on the site typical for this time of year? Yes _____ No X (If no, explain in Remarks)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? (If yes, explain in Remarks)

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If yes, explain in Remarks)

SUMMARY OF FINDINGS – Attach site map and photograph log showing sampling locations, transects, etc

Wetland vegetation criterion met?	Yes <u>X</u>	No _____	Is the Sampled Area within a Wetland?	Yes <u>X</u>	No _____
Hydric Soils criterion met?	Yes <u>X</u>	No _____			
Wetlands hydrology present?	Yes <u>X</u>	No _____			
Remarks, Photo Details, Flagging, etc.:					
Level 2 - Significant Drought					

HYDROLOGY

Field Observations:					
Surface Water Present?	Yes	X	No	Depth (in)	1"
Water Table Present?	Yes	X	No	Depth (in)	3"
Saturation Present (including capillary fringe)?	Yes	X	No	Depth (in)	0"
Wetland Hydrology Indicators					
Reliable Indicators of Wetlands	Indicators that can be Reliable with		Indicators of the Influence of Water		
☒ Water-stained leaves	☐ Hydrological records		☒ Direct observation of inundation		
☐ Evidence of aquatic fauna	☒ Free water in a soil test hole		☒ Drainage patterns		
☐ Iron deposits	☒ Saturated soil		☐ Drift lines		
☐ Algal mats or crusts	☐ Water marks		☐ Scoured areas		
☐ Oxidized rhizospheres/pore linings	☐ Moss trim lines		☐ Sediment deposits		
☐ Thin muck surfaces	☐ Presence of reduced iron		☐ Surface soil cracks		
☐ Plants with air-filled tissue (aerenchyma)	☒ Woody plants with adventitious roots		☐ Sparsely vegetated concave surface		
☐ Plants with polymorphic leaves	☐ Trees with shallow root systems		☐ Microtopographic relief		
☐ Plants with floating leaves	☐ Woody plants with enlarged lenticels		☒ Geographic position (depression, toe of slope, fringing lowland)		
☐ Hydrogen sulfide odor					
Remarks (describe recorded data from stream gauge, monitoring well, aerial photos, previous inspections, if available):					

This form is only for BVW delineations. Other wetland resource areas may be present and should be delineated according to the applicable regulatory provisions.

Sampling Point GCA45

VEGETATION – Use both common and scientific names of plants.

Tree Stratum Plot size <u>30'</u>							
	Common Name	Scientific name	Indicator	Absolute %	Dominant?	Wetland Indicator?	% Dominant
1	Red Maple	Acer rubrum	FAC	10.5%	X	X	50.0%
2	Red Oak	Quercus rubra	FACU	10.5%	X		50.0%
3							
4							
5							
6							
7							
8							
9							
				21.0%	=Total Cover		
Shrub/Sapling Stratum Plot size <u>15'</u>							
	Common Name	Scientific name	Indicator	Absolute %	Dominant?	Wetland Indicator?	% Dominant
1	Sweet Pepperbush	Clethra alnifolia	FAC	10.5%	X	X	77.8%
2	Red Maple	Acer rubrum	FAC	3.0%	X	X	22.2%
3							
4							
5							
6							
7							
8							
9							
				13.5%	=Total Cover		
Herb Stratum Plot size <u>5'</u>							
	Common Name	Scientific name	Indicator	Absolute %	Dominant?	Wetland Indicator?	% Dominant
1	Cattail	Typha latifolia	OBL	10.5%	X	X	38.9%
2	Sedges	Carex spp.	FACW	10.5%	X	X	38.9%
3	Cinnamon Fern	Osmundastrum cinnamomeum	FACW	3.0%		X	11.1%
4	Sheep Laurel	Kalmia angustifolia	FAC	3.0%		X	11.1%
5							
6							
7							
8							
9							
10							
11							
12							
				27.0%	=Total Cover		

VEGETATION – continued.

Woody Vine Stratum		Plot size <u>30'</u>					
	Common Name	Scientific name	Indicator	Absolute %	Dominant?	Wetland Indicator?	% Dominant
1							
2							
3							
4							
				0.0%	=Total Cover		

Rapid Test:	Do all dominant species have an indicator status of OBL or FACW?			Yes		No	X
Dominance Test:	Number of dominant species	Number of dominant species that are wetland indicator plants		Do wetland indicator plants make up ≥ 50% of dominant plant species?			
	6	5		Yes	X	No	
Prevalence Index:		Total % Cover	Multiply by:	Result			
	OBL species	11%	x1	=	11%		
	FACW species	14%	x2	=	27%		
	FAC species	27%	x3	=	81%		
	FACU species	11%	x4	=	42%		
	UPL species	0%	x5	=	0%		
	Column Totals (A)	62%		(B)	161%		
Prevalence Index		B/A=	2.61	Is the Prevalence Index ≤ 3.0?			
		Yes	X	No			
Wetland vegetation criterion met? Yes X No							

Definitions of Vegetation Strata

Tree Woody plants 3 in. (7.62 cm) or more in diameter at breast height (DBH), regardless of height
Shrub/Sapling Woody plants less than 3 in. (7.62 cm) DBH and greater than or equal to 3.3 ft. (1 m) tall
Herb All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.3 ft. (1 m) tall
Woody vines All woody vines greater than 3.3 ft. (1 m) in height

Cover Ranges	
Range	Midpoint
1-5 %	3.00%
6-15 %	10.50%
15-25 %	20.50%
26-50 %	38.00%
51-75 %	63.00%
76-95 %	85.50%
96-100 %	98.00%

Hydric Soils criterion met?	Yes	X	No
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BORDERING VEGETATED WETLAND DETERMINATION FORM

Project/Site: Off Alder Street City/Town: Milford, MA Sampling Date: 3/30/2026
Applicant/Owner: Baystate Engineering Corp. Sampling Point or Zone: GCA150
Investigator(s): Tom Schutz, Sophie Esdale Latitude/Longitude: 42.139846, -71.479819
Soil Map Unit Name: Ridgebury fine sandy loam NWI or DEP Classification: Shrub swamp

UPGRADIENT

Are climatic/hydrologic conditions on the site typical for this time of year? Yes _____ No X (If no, explain in Remarks)
Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? (If yes, explain in Remarks)
Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If yes, explain in Remarks)

SUMMARY OF FINDINGS – Attach site map and photograph log showing sampling locations, transects, etc

Wetland vegetation criterion met?	Yes _____	No <u>X</u>	Is the Sampled Area within a Wetland?	Yes _____	No <u>X</u>
Hydric Soils criterion met?	Yes _____	No <u>X</u>			
Wetlands hydrology present?	Yes _____	No <u>X</u>			
Remarks, Photo Details, Flagging, etc.:					
Level 2 - Significant Drought					

HYDROLOGY

Field Observations:				
Surface Water Present?	Yes _____	No <u>X</u>	Depth (in)	
Water Table Present?	Yes _____	No <u>X</u>	Depth (in)	
Saturation Present (including capillary fringe)?	Yes _____	No <u>X</u>	Depth (in)	
Wetland Hydrology Indicators				
Reliable Indicators of Wetlands Hydrology	Indicators that can be Reliable with Proper Interpretation	Indicators of the Influence of Water		
☐ Water-stained leaves	☐ Hydrological records	☐ Direct observation of inundation		
☐ Evidence of aquatic fauna	☐ Free water in a soil test hole	☐ Drainage patterns		
☐ Iron deposits	☐ Saturated soil	☐ Drift lines		
☐ Algal mats or crusts	☐ Water marks	☐ Scoured areas		
☐ Oxidized rhizospheres/pore linings	☐ Moss trim lines	☐ Sediment deposits		
☐ Thin muck surfaces	☐ Presence of reduced iron	☐ Surface soil cracks		
☐ Plants with air-filled tissue (aerenchyma)	☐ Woody plants with adventitious roots	☐ Sparsely vegetated concave surface		
☐ Plants with polymorphic leaves	☐ Trees with shallow root systems	☐ Microtopographic relief		
☐ Plants with floating leaves	☐ Woody plants with enlarged lenticels	☐ Geographic position (depression, toe of slope, fringing lowland)		
☐ Hydrogen sulfide odor				
Remarks (describe recorded data from stream gauge, monitoring well, aerial photos, previous inspections, if available):				

This form is only for BVW delineations. Other wetland resource areas may be present and should be delineated according to the applicable regulatory provisions.

Sampling Point GCA150

VEGETATION – Use both common and scientific names of plants.

Tree Stratum Plot size <u>30'</u>							
	Common Name	Scientific name	Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)	% Dominant
1	Red Oak	Quercus rubra	FACU	20.5%	X		77.4%
2	White Pine	Pinus strobus	FACU	3.0%			11.3%
3	Red Maple	Acer rubrum	FAC	3.0%		X	11.3%
4							
5							
6							
7							
8							
9							
				26.5%	=Total Cover		

Shrub/Sapling Stratum Plot size <u>15'</u>							
	Common Name	Scientific name	Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)	% Dominant
1	White Pine	Pinus strobus	FACU	10.5%	X		43.8%
2	Witch Hazel	Hamamelis virginiana	FACU	10.5%	X		43.8%
3	Glossy Buckthorn	Frangula alnus	FAC	3.0%		X	12.5%
4							
5							
6							
7							
8							
9							
				24.0%	=Total Cover		

Herb Stratum Plot size <u>5'</u>							
	Common Name	Scientific name	Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)	% Dominant
1	Princess-Pine	Dendrolycopodium obscurum	FACU	10.5%	X		77.8%
2	Cinnamon Fern	Osmundastrum cinnamomeum	FACW	3.0%	X	X	22.2%
3							
4							
5							
6							
7							
8							
9							
10							
11							
12							
				13.5%	=Total Cover		

VEGETATION – continued.

Woody Vine Stratum							
Plot size <u>30'</u>							
	Common Name	Scientific name	Indicator Status	Absolute % Cover	Dominant? (yes/no)	Wetland Indicator? (yes/no)	% Dominant
1							
2							
3							
4							
				0.0%	=Total Cover		

Rapid Test:	Do all dominant species have an indicator status of OBL or FACW?			Yes		No	X
Dominance Test:	Number of dominant species	Number of dominant species that are wetland indicator plants		Do wetland indicator plants make up ≥ 50% of dominant plant species?			
	5	1		Yes		No	X
Prevalence Index:		Total % Cover (all strata)	Multiply by:	Result			
	OBL species	0%	x1	=	0%		
	FACW species	3%	x2	=	6%		
	FAC species	6%	x3	=	18%		
	FACU species	55%	x4	=	220%		
	UPL species	0%	x5	=	0%		
	Column Totals (A)	64%		(B)	244%		
Prevalence Index		B/A= 3.81		Is the Prevalence Index ≤ 3.0?			
				Yes		No	X
Wetland vegetation criterion met? Yes No X							

Definitions of Vegetation Strata

Tree Woody plants 3 in. (7.62 cm) or more in diameter at breast height (DBH), regardless of height
 Shrub/Sapling Woody plants less than 3 in. (7.62 cm) DBH and greater than or equal to 3.3 ft. (1 m) tall
 Herb All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.3 ft. (1 m) tall
 Woody vines All woody vines greater than 3.3 ft. (1 m) in height

Cover Ranges	
Range	Midpoint
1-5 %	3.00%
6-15 %	10.50%
15-25 %	20.50%
26-50 %	38.00%
51-75 %	63.00%
76-95 %	85.50%
96-100 %	98.00%

GCA150

SOIL

[illegible]

DOWNGRADIENT

Are climatic/hydrologic conditions on the site typical for this time of year? Yes _____ No X (If no, explain in Remarks)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? (If yes, explain in Remarks)

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If yes, explain in Remarks)

SUMMARY OF FINDINGS – Attach site map and photograph log showing sampling locations, transects, etc

Wetland vegetation criterion met?	Yes <u>X</u>	No _____	Is the Sampled Area within a Wetland?	Yes <u>X</u>	No _____
Hydric Soils criterion met?	Yes <u>X</u>	No _____			
Wetlands hydrology present?	Yes <u>X</u>	No _____			
Remarks, Photo Details, Flagging, etc.:					
Level 2 - Significant Drought					

HYDROLOGY**Field Observations:**

Surface Water Present?	Yes	<u>X</u>	No	Depth (in)	1"
Water Table Present?	Yes	<u>X</u>	No	Depth (in)	8"
Saturation Present (including capillary fringe)?	Yes	<u>X</u>	No	Depth (in)	0"

Wetland Hydrology Indicators

Reliable Indicators of Wetlands	Indicators that can be Reliable with	Indicators of the Influence of Water
<u>X</u> Water-stained leaves	_____ Hydrological records	_____ Direct observation of inundation
_____ Evidence of aquatic fauna	_____ Free water in a soil test hole	_____ Drainage patterns
_____ Iron deposits	<u>X</u> Saturated soil	_____ Drift lines
_____ Algal mats or crusts	_____ Water marks	_____ Scoured areas
_____ Oxidized rhizospheres/pore linings	_____ Moss trim lines	_____ Sediment deposits
_____ Thin muck surfaces	_____ Presence of reduced iron	_____ Surface soil cracks
_____ Plants with air-filled tissue (aerenchyma)	<u>X</u> Woody plants with adventitious roots	_____ Sparsely vegetated concave surface
_____ Plants with polymorphic leaves	_____ Trees with shallow root systems	_____ Microtopographic relief
_____ Plants with floating leaves	_____ Woody plants with enlarged lenticels	<u>X</u> Geographic position (depression, toe of slope, fringing lowland)
_____ Hydrogen sulfide odor		

Remarks (describe recorded data from stream gauge, monitoring well, aerial photos, previous inspections, if available):

This form is only for BVW delineations. Other wetland resource areas may be present and should be delineated according to the applicable regulatory provisions.

Sampling Point GCA150

VEGETATION – Use both common and scientific names of plants.

Tree Stratum Plot size <u>30'</u>							
	Common Name	Scientific name	Indicator	Absolute %	Dominant?	Wetland Indicator?	% Dominant
1	Red Maple	Acer rubrum	FAC	10.5%	X	X	77.8%
2	Red Oak	Quercus rubra	FACU	3.0%	X		22.2%
3							
4							
5							
6							
7							
8							
9							
				13.5%	=Total Cover		

Shrub/Sapling Stratum Plot size <u>15'</u>							
	Common Name	Scientific name	Indicator	Absolute %	Dominant?	Wetland Indicator?	% Dominant
1	Highbush Blueberry	Vaccinium corymbosum	FACW	10.5%	X	X	77.8%
2	Glossy Buckthorn	Frangula alnus	FAC	3.0%	X	X	22.2%
3							
4							
5							
6							
7							
8							
9							
				13.5%	=Total Cover		

Herb Stratum Plot size <u>5'</u>							
	Common Name	Scientific name	Indicator	Absolute %	Dominant?	Wetland Indicator?	% Dominant
1	Cattail	Typha latifolia	OBL	10.5%	X	X	43.8%
2	Cinnamon Fern	Osmundastrum cinnamomeum	FACW	10.5%	X	X	43.8%
3	Sedges	Carex spp.	FACW	3.0%		X	12.5%
4							
5							
6							
7							
8							
9							
10							
11							
12							
				24.0%	=Total Cover		

VEGETATION – continued.

Woody Vine Stratum		Plot size <u>30'</u>					
	Common Name	Scientific name	Indicator	Absolute %	Dominant?	Wetland Indicator?	% Dominant
1							
2							
3							
4							
				0.0%	=Total Cover		

Rapid Test:		Do all dominant species have an indicator status of OBL or FACW?		Yes		No	X
Dominance Test:	Number of dominant species	Number of dominant species that are wetland indicator plants		Do wetland indicator plants make up $\geq$ 50% of dominant plant species?			
	6	5		Yes	X	No	
Prevalence Index:		Total % Cover	Multiply by:	Result			
	OBL species	11%	x1	=	11%		
	FACW species	24%	x2	=	48%		
	FAC species	14%	x3	=	41%		
	FACU species	3%	x4	=	12%		
	UPL species	0%	x5	=	0%		
	Column Totals (A)	51%		(B)	111%		
Prevalence Index		B/A=	2.18	Is the Prevalence Index $\leq$ 3.0?			
				Yes	X	No	
Wetland vegetation criterion met? Yes X No							

Definitions of Vegetation Strata

Tree Woody plants 3 in. (7.62 cm) or more in diameter at breast height (DBH), regardless of height
 Shrub/Sapling Woody plants less than 3 in. (7.62 cm) DBH and greater than or equal to 3.3 ft. (1 m) tall
 Herb All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.3 ft. (1 m) tall
 Woody vines All woody vines greater than 3.3 ft. (1 m) in height

Cover Ranges	
Range	Midpoint
1-5 %	3.00%
6-15 %	10.50%
15-25 %	20.50%
26-50 %	38.00%
51-75 %	63.00%
76-95 %	85.50%
96-100 %	98.00%

SOIL

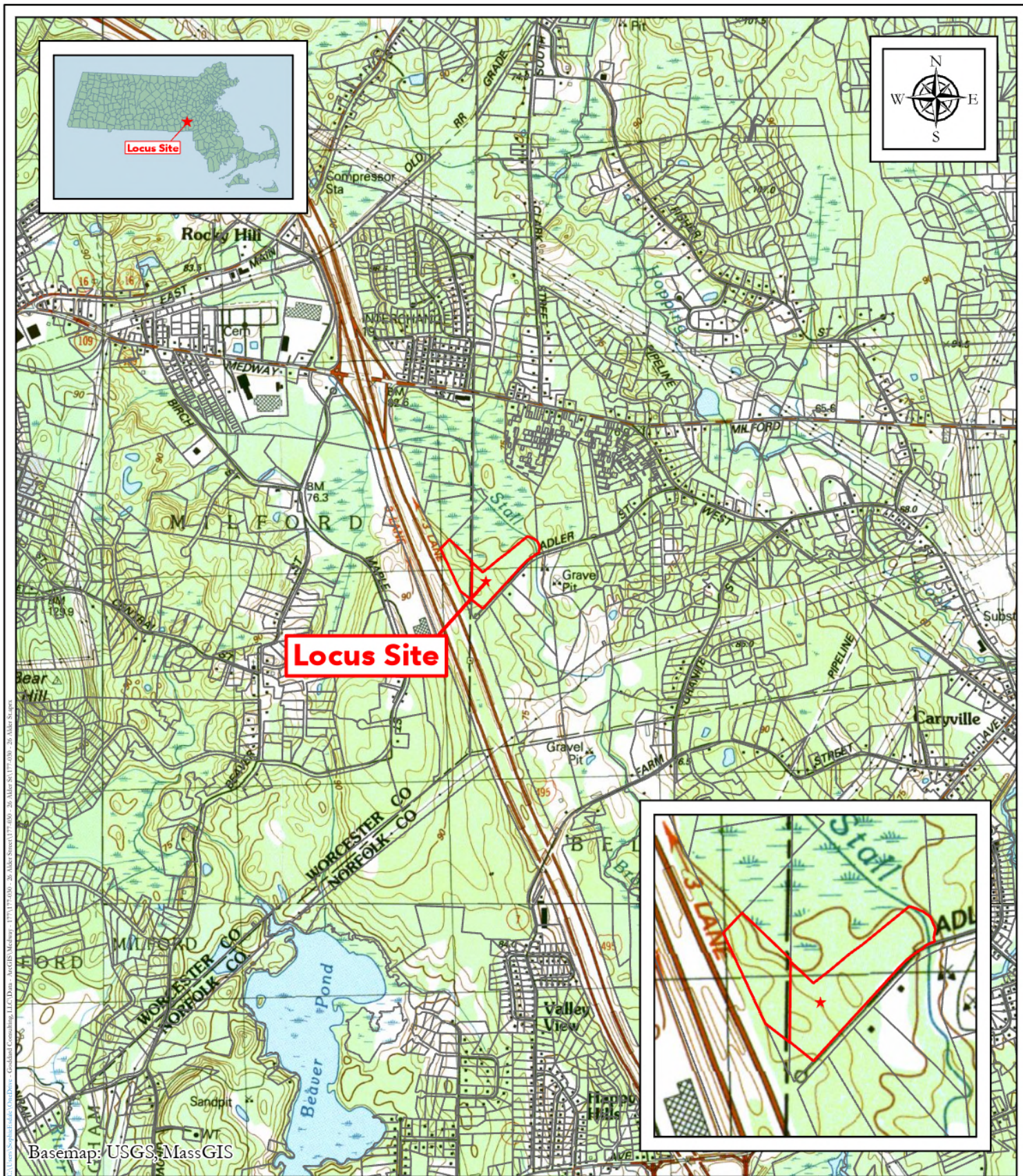
Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators)								
Depth	Matrix		Redox Features					Remarks
(inches)	Color (moist)	%	Color (moist)	%	Type ¹	Location ²		
0-12"	10YR2/2	100					Muck	
12-18"	10YR2/1	100					Muck	

¹Type: C=Concentration, D=Depletion, RM=Reduced Matrix, MS=Masked Sand Grains ²Location: PL=Pore Lining, M=Matrix

Hydric Soil Indicators (Check all that apply)		Indicators for Problematic Hydric Soils	
X Histosol (A1) _____	Sandy Redox (S5) _____	_____	2 cm Muck (A10) _____
X Histic Epipedon (A2) _____	Stripped Matrix (S6) _____	_____	5 cm Mucky Peat or Peat (S3) _____
____ Black Histic (A3) _____	Polyvalue Below Surface (S8) _____	_____	Dark Surface (S7) _____
____ Hydrogen Sulfide (A4) _____	Thin Dark Surface (S9) _____	_____	Polyvalue Below Surface (S8) _____
____ Stratified Layers (A5) _____	Loamy Mucky Mineral (F1) _____	_____	Thin Dark Surface (S9) _____
____ Depleted Below Dark Surface (A11) _____	Loamy Gleyed Matrix (F2) _____	_____	Iron-Manganese Masses (F12) _____
____ Thick Dark Surface (A12) _____	Depleted Matrix (F3) _____	_____	Mesic Spodic (A17) _____
____ Sandy Mucky Mineral (S1) _____	Redox Dark Surface (F7) _____	_____	Red Parent Material (F21) _____
____ Sandy Gleyed Matrix (S4) _____	Depleted Dark Surface (F8) _____	_____	Very Shallow Dark Surface (TF12) _____
____ Dark Surface (S7) _____		_____	Other (Include Explanation in Remarks) _____

Restrictive Layer (if observed) Type:
Depth (inches):

Hydric Soils criterion met?	Yes X No
------------------------------------	----------



USGS of Locus Site

0 1,000 2,000 Feet 1" = 2,000'

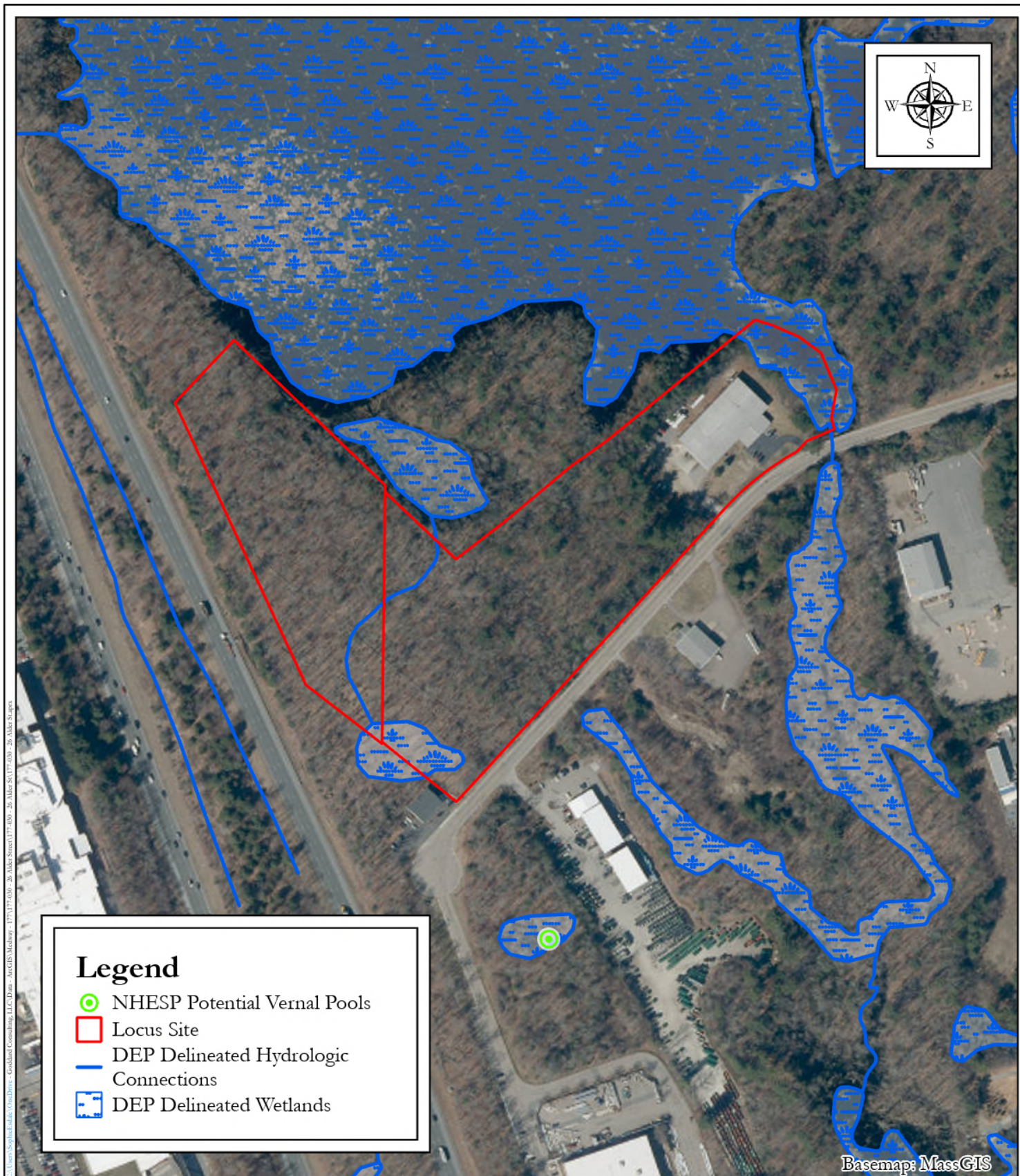
71.475856°W, 42.1381541°N

Date: 03/31/2026

Alder Street
Medway, MA 02053

Parcel ID: 63-002 & 45-0-4

Figure 1



Date: 03/31/2026

Orthophoto of Locus Site

Alder Street
Medway, MA 02053

0 150 300 Feet 1" = 300'

71.4772599°W, 42.1389626°N

Parcel ID: 63-002 & 45-0-4

Figure 2

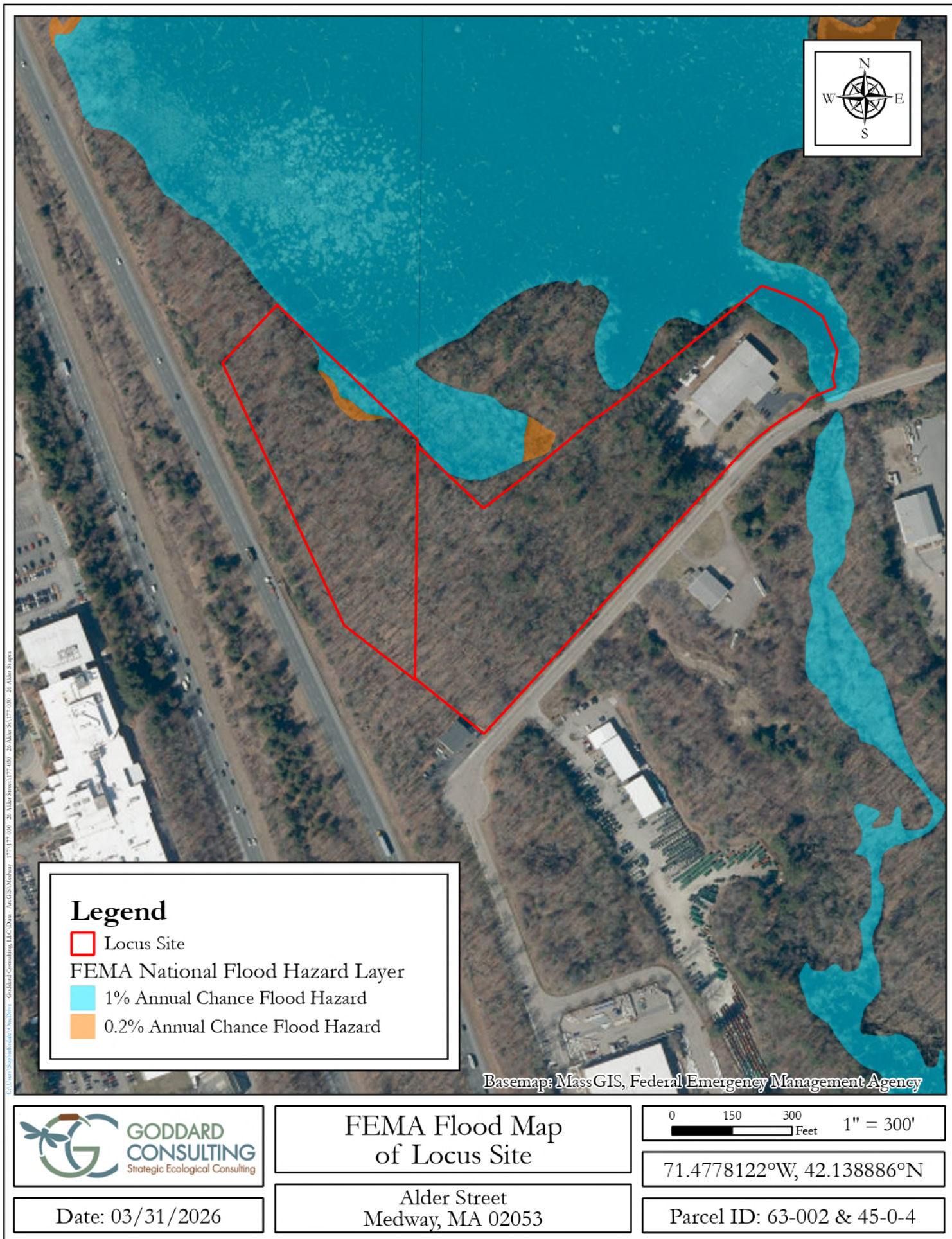
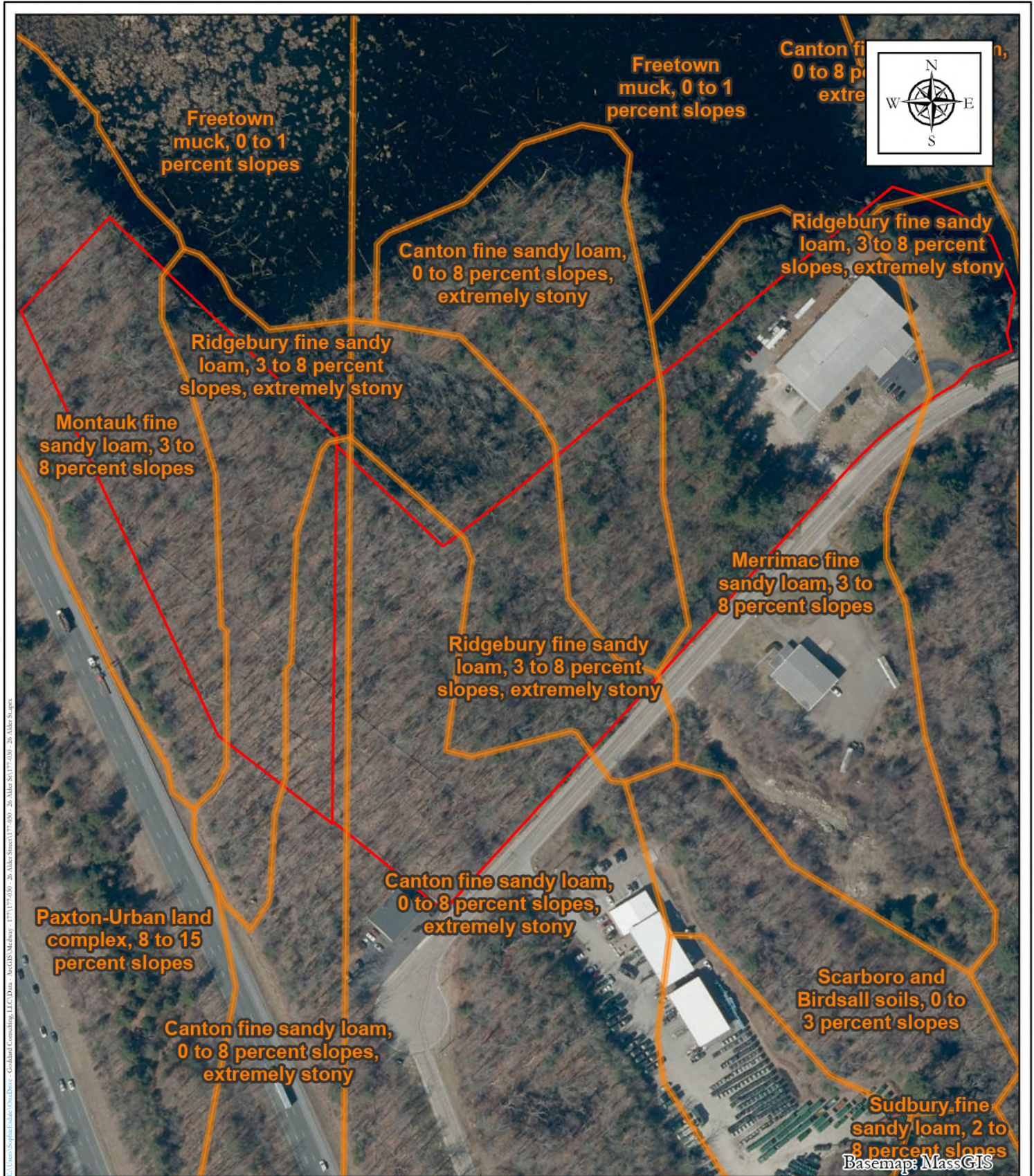


Figure 3



NRCS Soil Survey of Locus Site

Date: 03/31/2026

Alder Street
Medway, MA 02053

0 100 200 Feet 1" = 200'

71.4773572°W, 42.1389986°N

Parcel ID: 63-002 & 45-0-4

Figure 4

[illegible]

71° 29' 15" W

Z

Feet

WGS84

Web Soil Survey
National Cooperative Soil Survey

MAP LEGEND

Area of Interest (AOI)			Spoil Area
			Stony Spot
Soils			Very Stony Spot
			Wet Spot
			Other
Special Point Features			Special Line Features
			Blowout
			Borrow Pit
			Clay Spot
			Closed Depression
			Gravel Pit
			Gravelly Spot
			Landfill
			Lava Flow
			Marsh or swamp
			Mine or Quarry
			Miscellaneous Water
			Perennial Water
			Rock Outcrop
			Saline Spot
			Sandy Spot
			Severely Eroded Spot
			Sinkhole
			Slide or Slip
			Sodic Spot
Background			Aerial Photography
Water Features			Streams and Canals
Transportation			Rails
			Interstate Highways
			US Routes
			Major Roads
			Local Roads

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:25,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Norfolk and Suffolk Counties, Massachusetts
Survey Area Data: Version 21, Sep 5, 2025

Soil Survey Area: Worcester County, Massachusetts, Southern Part
Survey Area Data: Version 18, Sep 5, 2025

Your area of interest (AOI) includes more than one soil survey area. These survey areas may have been mapped at different scales, with a different land use in mind, at different times, or at different levels of detail. This may result in map unit symbols, soil properties, and interpretations that do not completely agree across soil survey area boundaries.

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: May 22, 2022—Jun 5, 2022

MAP LEGEND

MAP INFORMATION

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.



Map Unit Legend

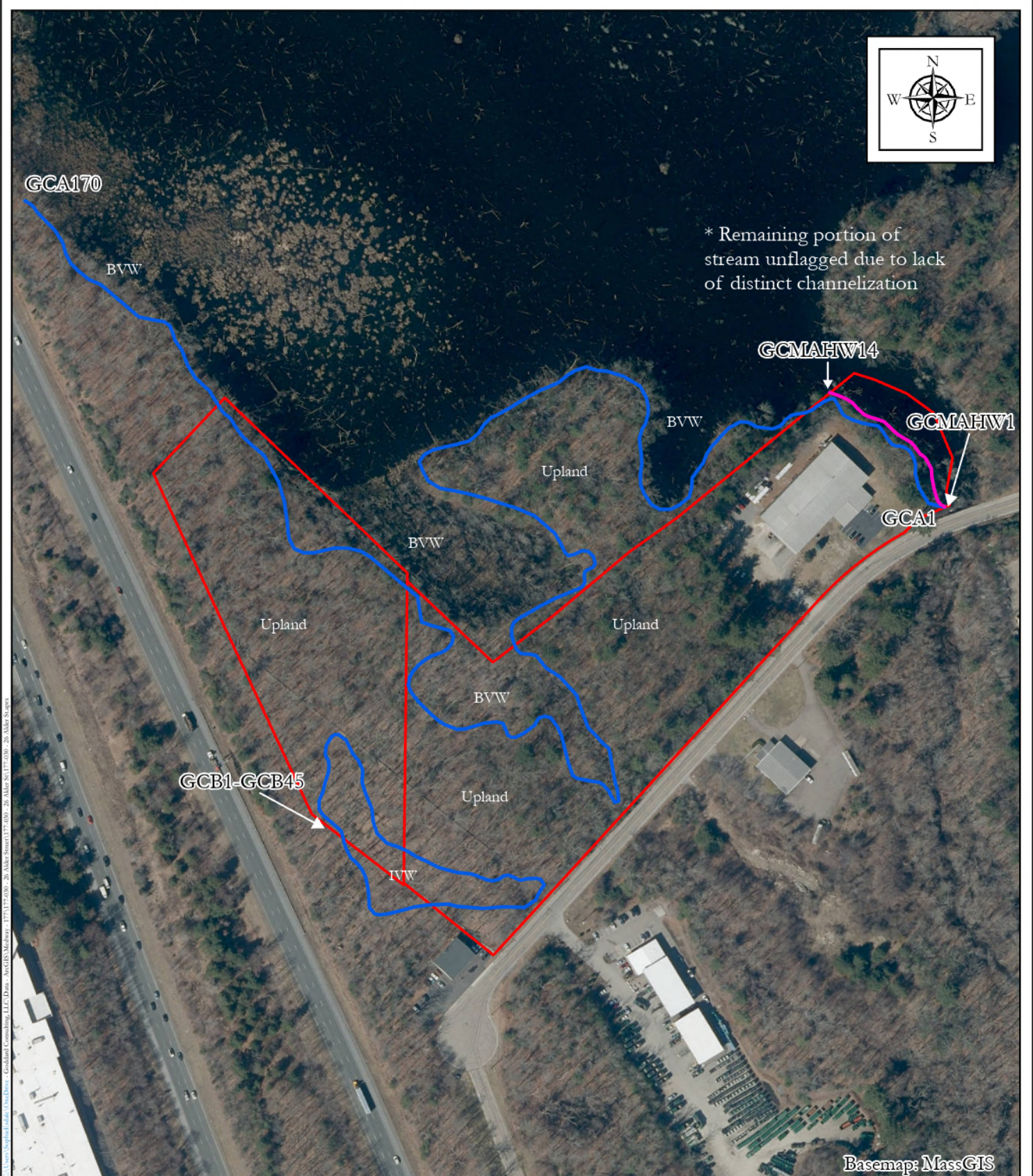
Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
10	Scarboro and Birdsall soils, 0 to 3 percent slopes	11.1	2.6%
52	Freetown muck, 0 to 1 percent slopes	32.3	7.5%
71B	Ridgebury fine sandy loam, 3 to 8 percent slopes, extremely stony	15.6	3.6%
245C	Hinckley loamy sand, 8 to 15 percent slopes	25.4	5.9%
254B	Merrimac fine sandy loam, 3 to 8 percent slopes	24.7	5.7%
260B	Sudbury fine sandy loam, 2 to 8 percent slopes	0.9	0.2%
420B	Canton fine sandy loam, 3 to 8 percent slopes	10.1	2.3%
422B	Canton fine sandy loam, 0 to 8 percent slopes, extremely stony	117.4	27.1%
424B	Canton fine sandy loam, 3 to 8 percent slopes, extremely bouldery	47.2	10.9%
653	Udorthents, sandy	11.5	2.7%
Subtotals for Soil Survey Area		296.1	68.5%
Totals for Area of Interest		432.6	100.0%

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
52A	Freetown muck, 0 to 1 percent slopes	46.9	10.8%
71A	Ridgebury fine sandy loam, 0 to 3 percent slopes, extremely stony	1.3	0.3%
71B	Ridgebury fine sandy loam, 3 to 8 percent slopes, extremely stony	3.2	0.7%
260B	Sudbury fine sandy loam, 3 to 8 percent slopes	0.8	0.2%
300B	Montauk fine sandy loam, 3 to 8 percent slopes	6.7	1.6%
302C	Montauk fine sandy loam, 8 to 15 percent slopes, extremely stony	4.3	1.0%
310B	Woodbridge fine sandy loam, 3 to 8 percent slopes	1.5	0.3%



Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
312B	Woodbridge fine sandy loam, 0 to 8 percent slopes, extremely stony	2.9	0.7%
422B	Canton fine sandy loam, 0 to 8 percent slopes, extremely stony	6.0	1.4%
622C	Paxton-Urban land complex, 8 to 15 percent slopes	29.0	6.7%
625C	Hinckley-Urban land complex, 0 to 15 percent slopes	2.2	0.5%
651	Udorthents, smoothed	31.6	7.3%
Subtotals for Soil Survey Area		136.4	31.5%
Totals for Area of Interest		432.6	100.0%





Sketch of Wetland
Delineation

Alder Street
Medway, MA 02053

Date: 03/31/2026

0 125 250 Feet 1" = 250'

71.4776199°W, 42.1395677°N

Parcel ID: 63-002 & 45-0-4

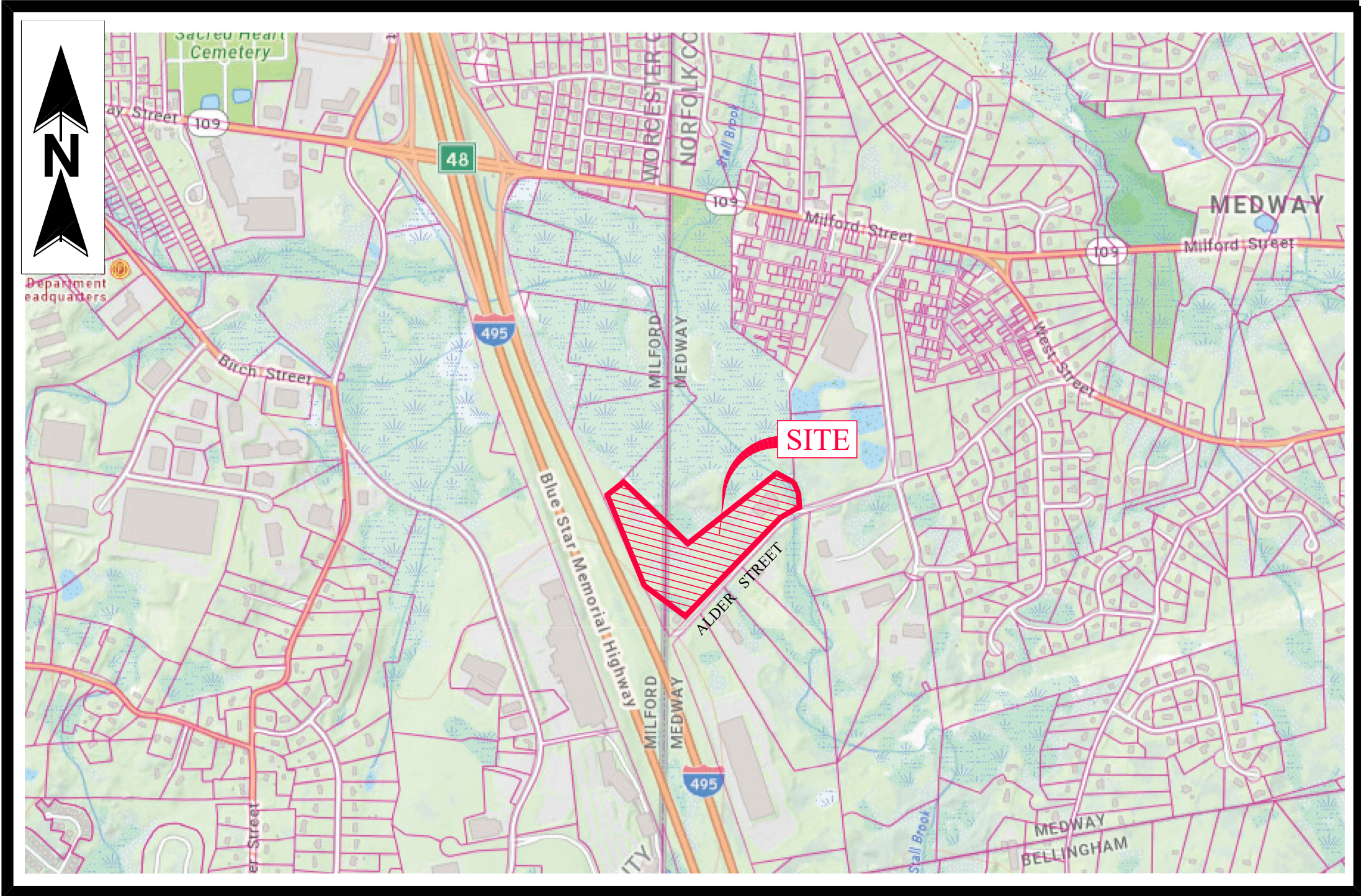
RESOURCE AREA PLANS

for
36 Alder Street
Medway & Milford, MA

PLAN INDEX	
DESCRIPTION	SHEET
COVER SHEET	1
RESOURCE AREA SHEET INDEX	2
RESOURCE AREA PLANS	3 THRU 5

June 4, 2026

Revisions			
NO.	DATE	DESCRIPTION	BY



LOCUS MAP
1"=900'±

PREPARED BY:



**ALLEN ENGINEERING
& ASSOCIATES, INC.**
Civil Engineers • Surveyors
Land Development Consultants
140 Hartford Avenue East
Hopedale, Ma 01747
(508) 381-3212 • www.allen-ea.com

Owner:
RJR Para Corporation
42 Milford Street
Medway, MA 02053

Applicant:
Richard Gordon
Baystate Engineering
330 Hopping Brook Road
Holliston, MA 01746

Resource Area Delineation:
Goddard Consulting, LLC
291 Main Street, #8
Northborough, MA 01532

SHEET 3

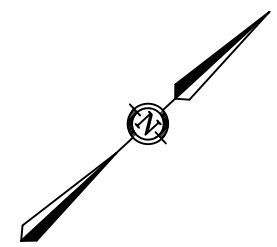
ROUTE 495
NORTH

LEGEND

- N/F NOW OR FORMERLY
- WFK8 WETLAND AND MEAN ANNUAL HIGH WATER LINE FLAGS
- 100 YEAR FLOOD BOUNDARY
- 100 AND 200 FOOT RIVERFRONT AREA BOUNDARY
- 340 CONTOUR LINE
- TREE LINE

NOTES AND REFERENCES:

- ASSESSORS ID: MEDWAY: MAP 63, PARCEL 2
MILFORD: MAP 45, PARCEL 4
- SITE ADDRESS: 36 ALDER STREET, MEDWAY
- SITE AREA: MEDWAY - 10.75± AC.
MILFORD - 4.98± AC.
- ZONING DISTRICT: MEDWAY - WEST INDUSTRIAL
MILFORD - INDUSTRIAL B
- DEED REFERENCE: MEDWAY - NORFOLK REGISTRY
BOOK: 5720, PAGE 537
MILFORD - WORCESTER REGISTRY
BOOK: 6951, PAGE 166
- PLAN REFERENCE: MEDWAY - NORFOLK REGISTRY
PLAN BOOK: 559, PAGE 24 OF 2006
- PROPERTY LINE AND TOPOGRAPHIC INFORMATION OBTAINED BY AN ON THE GROUND SURVEY BY ALLEN ENGINEERING & ASSOCIATES, INC IN APRIL 2026.
- THE SITE IS NOT LOCATED WITHIN AN ESTIMATED OR PRIORITY HABITAT OF RARE WILDLIFE AND NO MAPPED VERNAL POOLS ARE LOCATED ON OR ADJACENT TO THE SITE.
- THE SITE IS LOCATED PARTIALLY WITHIN A ZONE AE FLOOD HAZARD ZONE (ELEVATION 246).
- ALL WETLAND RESOURCES FLAGGED BY GODDARD CONSULTING, LLC IN MARCH 2026. FLAGS WERE FIELD LOCATED BY ALLEN ENGINEERING & ASSOCIATES IN APRIL 2026.
- THIS PROPERTY IS WITHIN THE MEDWAY GROUNDWATER PROTECTION DISTRICT AS WELL AS MASS DEP ZONE II.
- CONSTRUCTION ON THE PROPERTY IS SUBJECT TO ANY EASEMENTS, RIGHTS OF WAY, RESTRICTIONS, OR OTHER ENCUMBRANCES WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.
- UNDERGROUND UTILITIES SHOWN HAVE BEEN COMPILED FROM AVAILABLE PLANS FROM PUBLIC AND PRIVATE AGENCIES, OR AS INDICATED BY FIELD OBSERVATIONS AND ARE APPROXIMATE ONLY. ADDITIONAL UNDERGROUND UTILITIES OR STRUCTURES NOT SHOWN HEREON MIGHT EXIST. BEFORE ANY EXCAVATION OR CONSTRUCTION CALL DIG-SAFE AT 811.



LEGEND:

- BUILDING
- DMH (D) DRAINAGE MANHOLE
- D DRAIN LINE
- S SEWER LINE
- SMH (S) SEWER MANHOLE
- W WATER LINE
- G GAS LINE
- GV GAS VALVE
- OHV OVERHEAD WIRES
- U UTILITY POLE
- BCC BIT. CONC. CURB
- VGC VERTICAL GRANITE CURB
- GW GUY WIRE
- LP LIGHT POLE
- CB CATCH BASIN
- DH DRILL HOLE
- SB STONE BOUND
- RCP REINFORCED CONCRETE PIPE
- GUARD RAIL

OWNER:

RJR Para Corporation
42 Milford Street
Medway, MA 02053

PREPARED FOR:

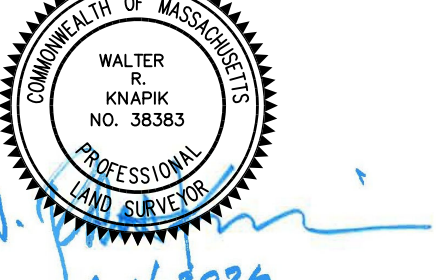


Richard Gordon
Baystate Engineering
330 Hopping Brook Road
Holliston, MA 01746

TITLE:

RESOURCE
AREA PLAN
For
"36 Alder Street"
In
Medway & Milford, MA

SEAL:



PROFESSIONAL LAND SURVEYOR

PREPARED BY:



ALLEN ENGINEERING
& ASSOCIATES, INC.
Civil Engineers - Surveyors
Land Development Consultants
140 Hartford Avenue East
Hopedale, Ma 01747
(508) 381-3212 • www.allen-ea.com

SCALE:

1"=60 FEET



DATE:

June 4, 2026

REVISIONS

#	DATE	DESCRIPTION	INIT

JOB NO:

00211

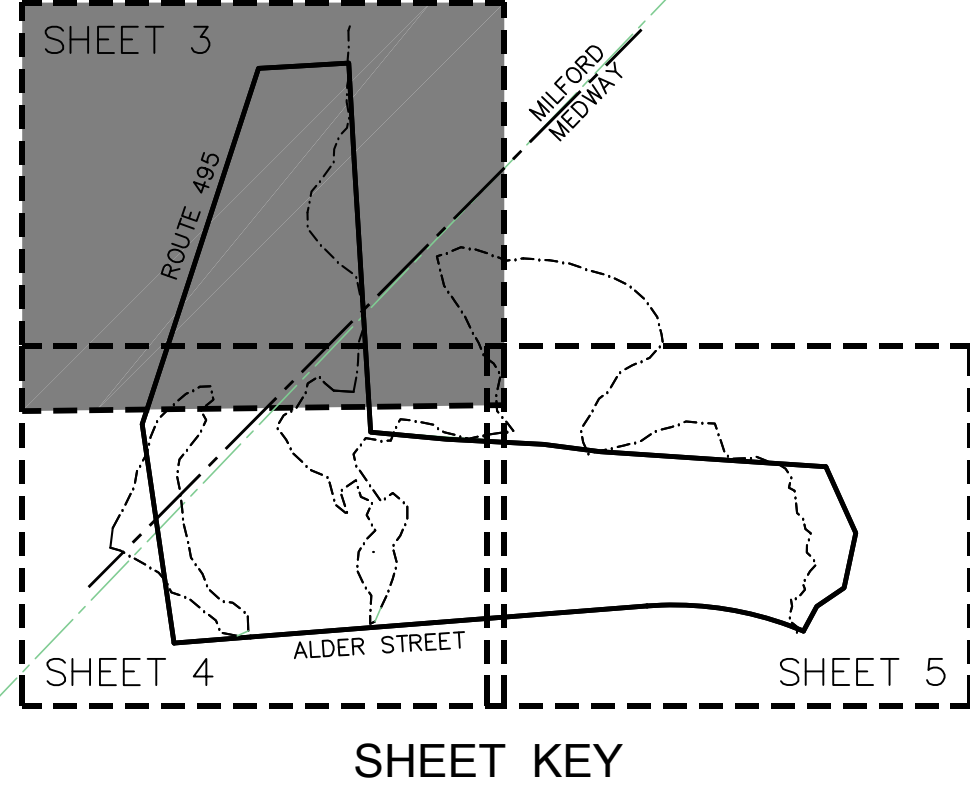
SHEET:

2 of 5

SHEET 4

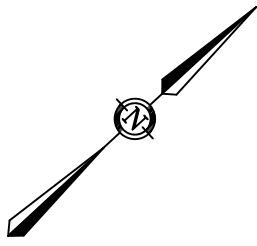
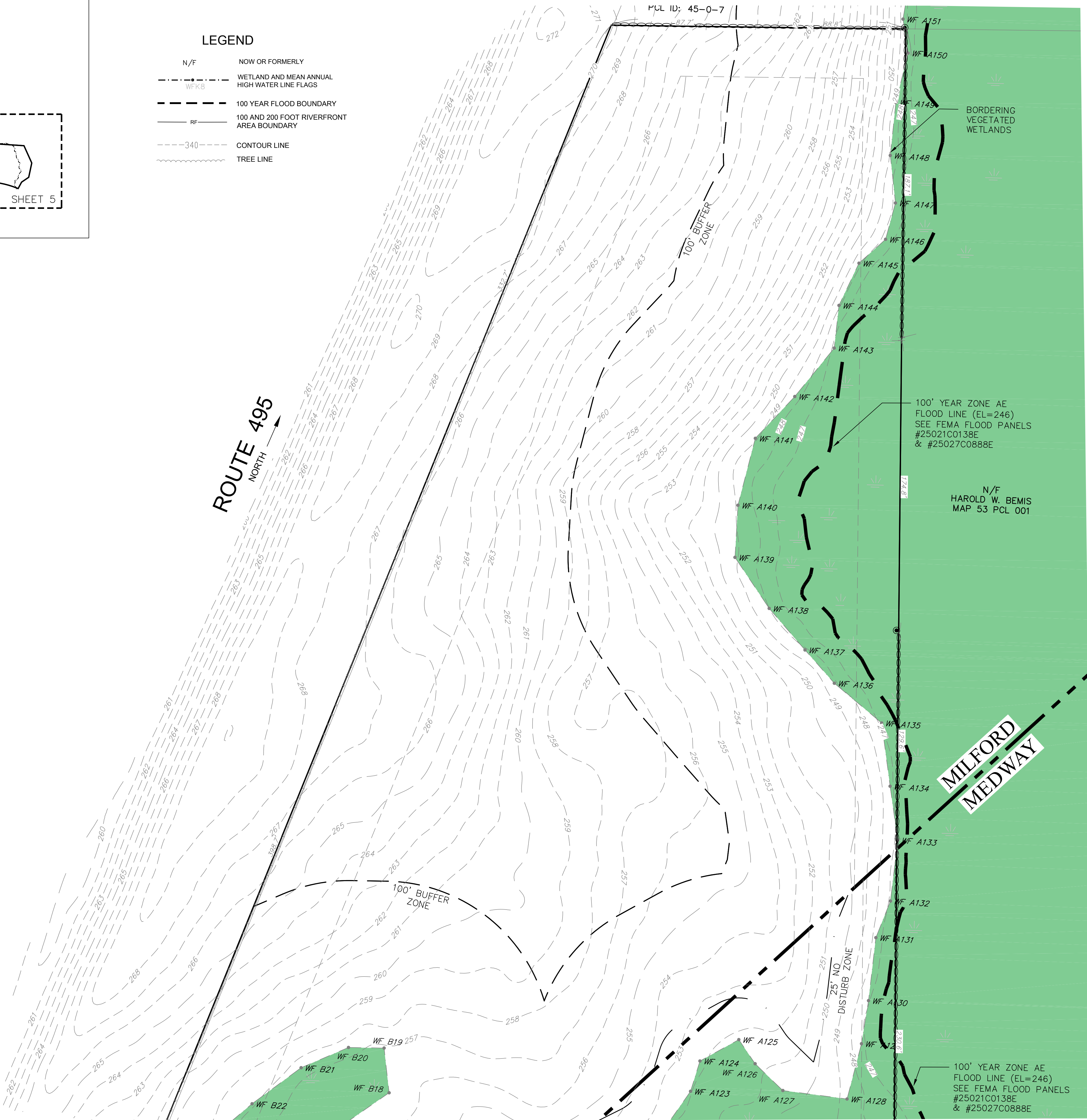
SHEET 5

M:\PROJECTS\00211 Corison\Draw\00211 DESIGN.dwg



LEGEND

- N/F NOW OR FORMERLY
- WFK8 WETLAND AND MEAN ANNUAL HIGH WATER LINE FLAGS
- 100 YEAR FLOOD BOUNDARY
- RF 100 AND 200 FOOT RIVERFRONT AREA BOUNDARY
- 340 CONTOUR LINE
- TREE LINE



LEGEND:

- BUILDING
- DMH (D) DRAINAGE MANHOLE
- D DRAIN LINE
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- G GAS LINE
- GV GAS VALVE
- OHW OVERHEAD WIRES
- UP UTILITY POLE
- BCC BIT. CONC. CURB
- VGC VERTICAL GRANITE CURB
- GW GUY WIRE
- LP LIGHT POLE
- CB CATCH BASIN
- DH DRILL HOLE
- SB STONE BOUND
- RCP REINFORCED CONCRETE PIPE
- GUARD RAIL

OWNER:

RJR Para Corporation
42 Milford Street
Medway, MA 02053

PREPARED FOR:

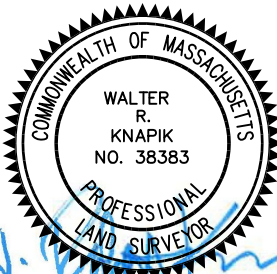


Richard Gordon
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330 Hopping Brook Road
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TITLE:

RESOURCE
AREA PLAN
For
"36 Alder Street"
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SEAL:



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& ASSOCIATES, INC.

Civil Engineers • Surveyors
Land Development Consultants
140 Hartford Avenue East
Hopedale, Ma 01747
(508) 381-3212 • www.allen-ea.com

SCALE:

1" = 30 FEET

0 30 60 90

DATE:

June 4, 2026

REVISIONS

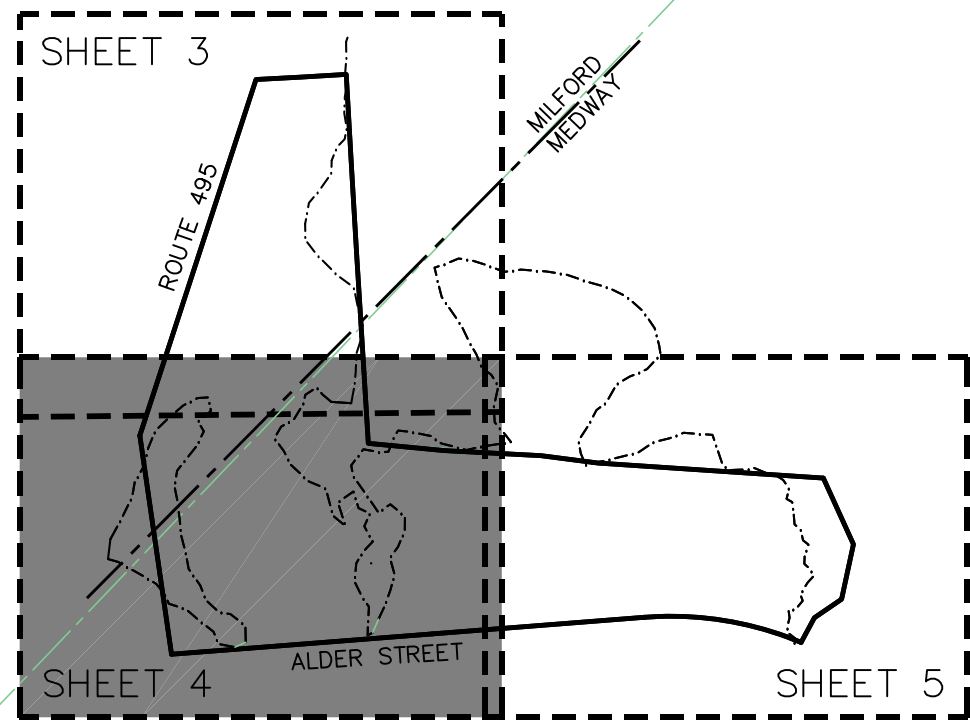
#	DATE	DESCRIPTION	INIT

JOB NO:

00211

SHEET:

3 of 5



SHEET KEY

LEGEND

- N/F NOW OR FORMERLY
- WFK8 WETLAND AND MEAN ANNUAL HIGH WATER LINE FLAGS
- 100 YEAR FLOOD BOUNDARY
- 100 AND 200 FOOT RIVERFRONT AREA BOUNDARY
- 340 CONTOUR LINE
- TREE LINE

LEGEND:

- BUILDING
- DMH (D) DRAINAGE MANHOLE
- D DRAIN LINE
- S SEWER LINE
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OWNER:

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42 Milford Street
Medway, MA 02053

PREPARED FOR:



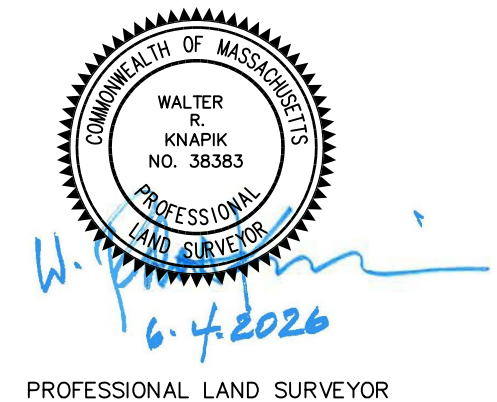
Richard Gordon
Baystate Engineering
330 Hopping Brook Road
Holliston, MA 01746

TITLE:

RESOURCE
AREA PLAN

For
"36 Alder Street"
In
Medway & Milford, MA

SEAL:



PREPARED BY:

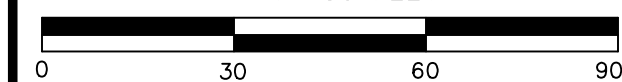


ALLEN ENGINEERING
& ASSOCIATES, INC.

Civil Engineers - Surveyors
Land Development Consultants
140 Hartford Avenue East
Hopedale, MA 01747
(508) 381-3212 • www.allen-ea.com

SCALE:

1" = 30 FEET



DATE:

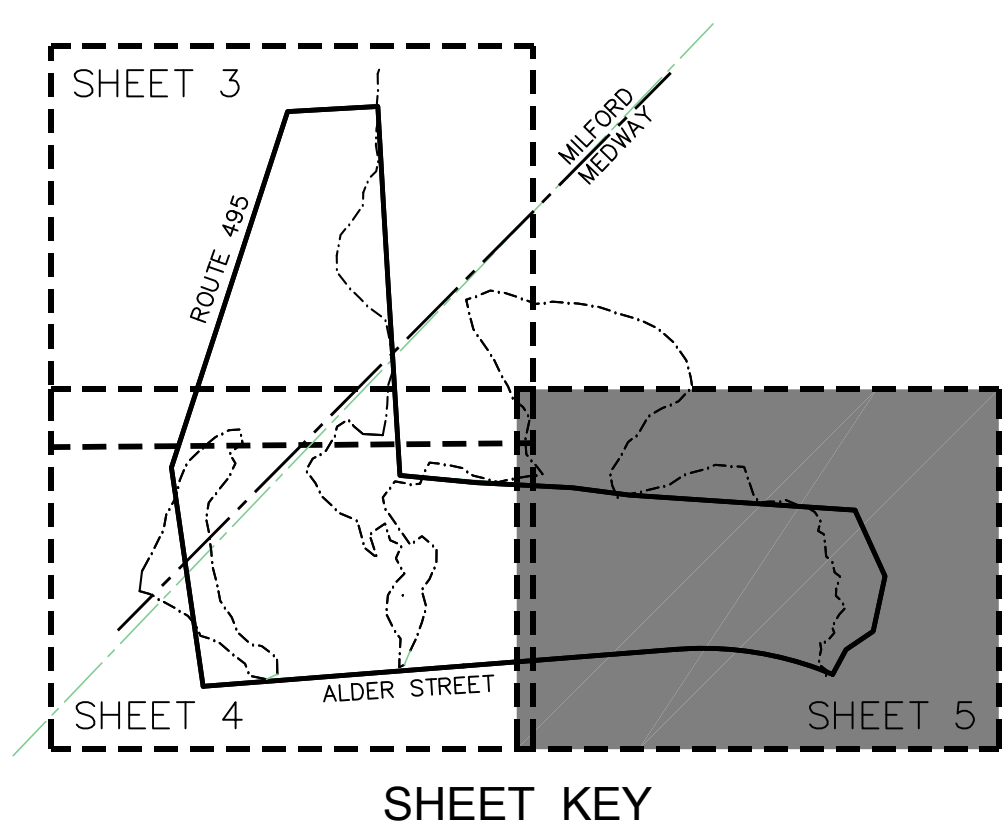
June 4, 2026

REVISIONS

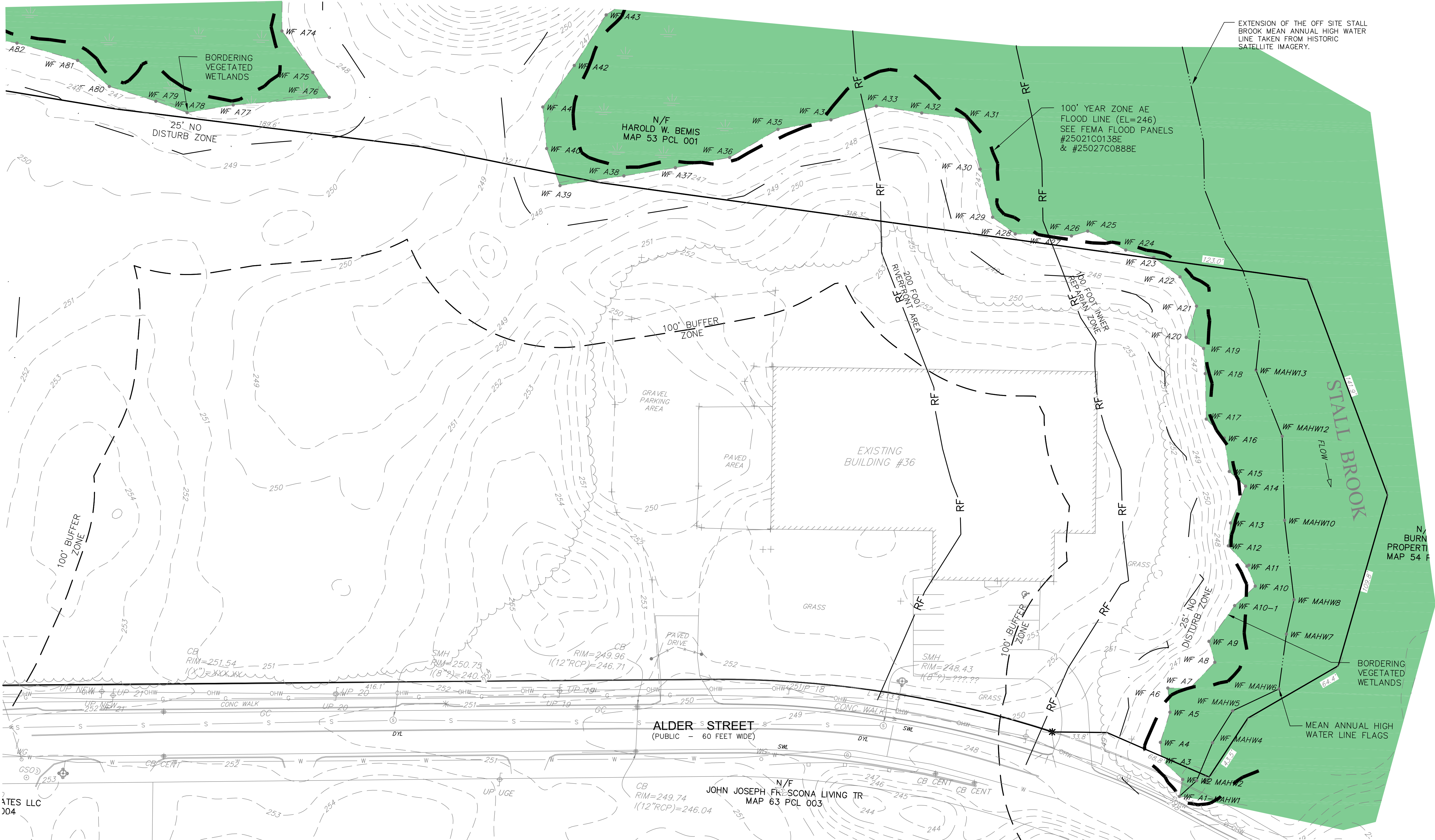
#	DATE	DESCRIPTION	INIT

JOB NO:
00211

SHEET:
4 of 5



- LEGEND
- N/F NOW OR FORMERLY
- WFKB WETLAND AND MEAN ANNUAL HIGH WATER LINE FLAGS
- 100 YEAR FLOOD BOUNDARY
- RF 100 AND 200 FOOT RIVERFRONT AREA BOUNDARY
- 340 CONTOUR LINE
- TREE LINE



- LEGEND:
- BUILDING
- DMH (D) DRAINAGE MANHOLE
- D DRAIN LINE
- S SEWER LINE
- SMH (S) SEWER MANHOLE
- W WATER LINE
- G GAS LINE
- GV GAS VALVE
- OHW OVERHEAD WIRES
- U UTILITY POLE
- BCC BIT. CONC. CURB
- VGC VERTICAL GRANITE CURB
- GW GUY WIRE
- LP LIGHT POLE
- CB CATCH BASIN
- DH DRILL HOLE
- SB STONE BOUND
- RCP REINFORCED CONCRETE PIPE
- GUARD RAIL

OWNER:

RJR Para Corporation
42 Milford Street
Medway, MA 02053

PREPARED FOR:

BAYSTATE ENGINEERING

Richard Gordon
Baystate Engineering
330 Hopping Brook Road
Holliston, MA 01746

TITLE: **RESOURCE AREA PLAN**
For
"36 Alder Street"
In
Medway & Milford, MA

SEAL:

WALTER KNAPIK
NO. 38383
PROFESSIONAL LAND SURVEYOR
6-4-2026

PREPARED BY:

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Civil Engineers - Surveyors
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140 Hartford Avenue East
Hopedale, Ma 01747
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SCALE: 1"=30 FEET

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REVISIONS			
#	DATE	DESCRIPTION	INIT

JOB NO: 00211 SHEET: 5 of 5

M:\PROJECTS\00211 Carlson\00211 DESIGN.dwg

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