

NOTICE OF INTENT
Septic System Upgrade &
Addition to a Single Family Dwelling

Massachusetts Wetlands Protection Act
M.G.L. c. 131, §40 &
Town of Hingham Wetlands Protection Bylaw

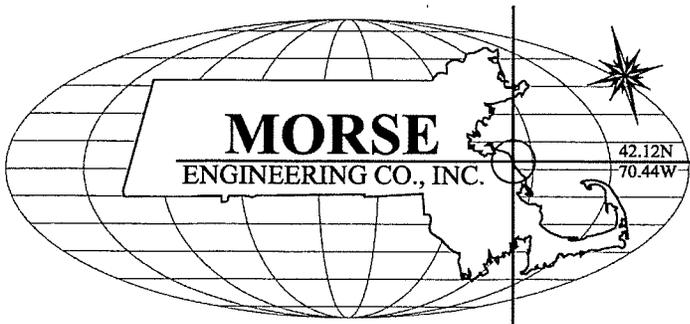
Project Location
59 Cushing Street
Assessor's Parcel: 136-0-57

Applicants / Owners
Priti Lalchandani & Andrew David Wickenheiser
59 Cushing Street
Hingham, MA 02043

REVISED: January 28, 2025

Date: January 8, 2025

Prepared by:



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Project Managers & Environmental Consultant

www.morsecoinc.com

TABLE OF CONTENTS

	Page
Hingham NOI Application Checklist.....	3
Project Narrative.....	4-5
WPA Form 3 – Notice of Intent	6-14
Figure 1: USGS Map.....	15
Figure 2: FEMA Flood Map.....	16
Figure 3: NHESP Map.....	17

APPENDIX A

- NOI Wetland Fee Transmittal Form
- Town of Hingham By-Law Fee Schedule
- Copy of Filing Checks

APPENDIX B

- Certified List of Abutters
- Abutter Notification Form
- Assessors Map
- Affidavit of Service Form
- Locus Deed

APPENDIX C

- Conservation Commission's Policy on Receipt of Information
- Wetland Summary Form, Prepared by South River Environmental
- Pervious Paver Operation & Maintenance Plan



TOWN OF HINGHAM CONSERVATION COMMISSION

APPLICATION CHECKLIST NOTICE OF INTENT (NOI)

The following instructions and submittal requirements should be used when submitting a Notice of Intent to the Conservation Commission under the MA Wetlands Protection Act and Hingham Wetlands Protection Bylaw. Please also refer to the DEP [Instructions for Completing WPA Form 3](#). Submit two (2) copies of the following, unless otherwise specified, to the Conservation office, and one electronic copy of the complete application to conservation@hingham-ma.gov

- WPA Form 3- Notice of Intent: [WPA Form 3: Wetlands Notice of Intent | Mass.gov](#) The application must be signed by the property owner. Submit the original and one copy to the Commission by hand delivery or certified mail.
- WPA Appendix B- *NOI Wetland Fee Transmittal Form* and two (2) separate checks for the following: [Town of Hingham Wetlands Protection Bylaw fee](#) and [State Wetlands Protection Act local filing fee](#)
 - *Payable to Town of Hingham*
 - *Please redact bank account information from photocopies*
 - *Note, a public legal notice is prepared and submitted by staff and the newspaper will invoice the applicant*
- A copy of the Certified Abutters List and the ['Notification to Abutters Form'](#)
 - *To request a Certified Abutters List please submit [Request for Certified Abutters List](#) or contact the Conservation Office*
 - *Abutters must be notified by hand delivery, certified mail-return receipt requested, OR certificates of mailing at least 7 days prior to the hearing date*
 - *Certified mail receipts or certificate of mailing receipts shall be submitted to the Conservation Office with the application or presented to the Commission at the beginning of the public hearing*
- ['Affidavit of Service' Form](#) attesting abutters were notified in accordance with 310 CMR 10.05(4) and the Hingham Wetland Regulations, §7.5
 - *Abutters within 100 feet of a property line where work is proposed for inland projects*
 - *Abutters within 300 feet of a property line where work is proposed for coastal projects*
- Narrative describing the property location, existing conditions, methodology used for wetland delineation including DEP data forms or other delineation method, site photos, proposed work, and performance standards analysis, as applicable, for impacts to resource areas under the Wetlands Protection Act Regulations and/or Hingham Wetland Regulations. The narrative should also include: a report on the on-site wetland resource areas (per the [Resource Area Delineation Policy](#)), existing/proposed impervious and pervious surface calculations and proposed mitigation (per the [Buffer Zone Mitigation Policy](#)), tree removal/replacement requests (per the [Tree Removal and Replacement Policy](#)), and stormwater management.
- Project plan(s): two (2) copies of full size plan set and one (1) copy of reduced 11" x 17" plan(s), signed and stamped by a MA Registered Professional Engineer (PE) or other registered professional including the following information:

- All wetland resource area boundaries including the 50 and 100 foot Buffer Zone (showing sequentially numbered flags as applicable)
- FEMA Floodplain boundaries, as applicable
- A note indicating the date the wetland delineation was completed and who performed the delineation. If the wetland boundaries were previously approved by the Commission a note should be included indicating the date of approval and DEP File Number, if applicable.
- All plans shall be colored coded or highlighted with transparent marker pen as follows: freshwater or coastal wetland boundary in blue; 50 foot buffer zone in green; 100 foot buffer zone in yellow; 200 Foot Riverfront Area in pink; and Bordering Land Subject to Flooding (100 year flood plain where NFIP data available) or Land Subject to Coastal Storm Flowage in orange.
- Location of existing and proposed site amenities above and below the ground
- Topography in 2 foot contour intervals
- Limit of work/erosion and sediment control line
- Stockpile locations and other Stormwater BMPs as applicable
- Edge of lawn/tree line, and trees of 6 inches or greater DBH in the buffer zone
- The drainage basin in which the site is located

Guidelines: sheet sizes not more than 24"x 36"; scale not more than 1"=40'; title block located at the lower right hand corner, preferably.

- N/A For projects subject to the DEP Stormwater Regulations, 310 CMR 10.05(6)(k)-(q), one copy of the Stormwater Report, Stormwater Report Checklist and the Registered Professional Engineer's Certification that the project conforms to the Stormwater Management Regulations and meets acceptable engineering standards
- Proof of mailing the complete NOI to the MA Department of Environmental Protection (DEP), Southeast Regional Office at 20 Riverside Drive, Lakeville MA, 02347 (certified mail receipt from the post office) or proof of electronic filing (eDEP Transaction Number)
- N/A Proof of mailing the complete NOI to the MA Natural Heritage & Endangered Species Program (NHESP) and the MA Division of Marine Fisheries (Gloucester), if applicable (certified mail receipt from the post office)
- The Conservation Commission's Policy of Receipt of Information signed by the applicant or representative
- Optional - Voluntary 21 Day Waiver

PROJECT NARRATIVE

59 Cushing Street

Hingham, MA

1.0 Project Summary

The applicant proposes to construct an addition to an existing single-family dwelling, and upgrade the septic system at 59 Cushing Street in Hingham, MA. The property is shown as Hingham Assessor's Parcel 136-0-57, and is approximately 38,492 square feet in size. The property has frontage on Cushing Street to the south. Abutters include a developed single-family dwelling to the east, vacant conservation land to the north, and Cushing Pond to the west.

The site is currently developed with a single family dwelling constructed circa 1962 and associated utilities, impervious driveway, lawn, landscaping, and woodland areas. The property slopes to the west towards Cushing Pond.

The subject resource areas at this site are an inland bank associated with Cushing Pond and a bordering vegetated wetland (BVW) located on the opposite side of Cushing Street. The project lies within the buffer zones to these resource areas. The property lies within the FEMA Flood Zone "X" as shown on FEMA Flood Insurance Rate Map Panel 25023C 0084K dated 7/3/2024.

The proposed addition footprint is 1,229 s.f. in size, with 297 s.f. lying within the 100' wetland buffer zone. At its closest point, the proposed addition is 86.4' from the inland bank. The proposed deck is 321 s.f. in size and lies entirely within the 100' buffer zone. At its closest point, the deck is 76.9' from the inland bank. The new impervious roof area will be captured and directed into a subsurface infiltration system to provide groundwater recharge. Additionally, a 20' x 20' pervious paver driveway turnaround is proposed towards the front of the site. At its closest point, the turnaround is 67.1' from the bordering vegetated wetland located across the street. A pervious paver operation and maintenance plan is attached to this Notice of Intent Package.

The proposed septic system is categorized as a septic system repair project, as no new bedrooms are proposed. The proposed septic system consists of a MicroFAST treatment tank, pump chamber and pressure dosed, crushed stone leaching field. This system was designed in accordance with Title 5 and the Town of Hingham Supplementary Rules and Regulations for the Disposal of Sanitary Sewage. The MicroFAST treatment tank is a DEP approved innovative and alternative septic technology which will allow for further nitrogen removal than a conventional system. This design was chosen because of the proximity to Cushing Pond and abutting potable wells. This new system will be a vast improvement to the site. A filing has been made with the Board of Health and is currently under review.

The applicant is proposing the removal of 1 native tree and 1 non-native tree within the 100' buffer zone. Per the Commission's Tree Replacement Policy, the native tree will be replaced at a one-to-one ratio with a tree of the same species. The project will add 297 s.f. of impervious roof area within the 100' buffer zone. Per the Commission's Buffer Zone Mitigation Policy, a 297 s.f. (1:1 ratio) mitigation area will be planted as detailed on the Site & Septic Design Plan.

The site does not contain any areas designed as NHESP Estimated or Priority Habitats for Rare Species or Certified Vernal Pools.

2.0 Wetland Resource Areas & Impacts

Bordering Vegetated Wetlands (310 CMR 10.55)

The proposed work lies partially within the 100' buffer to a Bordering Vegetated Wetland. Bordering Vegetated Wetlands are often significant to public and private water supplies, flood control, storm damage prevention, the protection of wildlife habitats and fisheries. Bordering Vegetated Wetlands also contribute to pollution control and the removal of harmful substances. Vegetation, soils, and hydrologic indicators were used to establish the vegetated wetland boundary.

The proposed work within the 100' setback to the BVW will be done in previously disturbed areas that will have no impact on wildlife habitats, pollution control, storm damage prevention, or any private or public water supply. There is no proposed alteration to the BVW itself, and none of the work is proposed within the 50-foot buffer. Mitigation is provided per the Hingham Buffer Zone Mitigation Policy and Tree Replacement Policy.

Inland Bank (310 CMR 10.54)

Banks are likely to be significant to public or private water supply, to ground water supply, to flood control, to storm damage prevention, to the prevention of pollution and to the protection of fisheries and wildlife habitats.

The inland bank is associated with Cushing Pond. The proposed work within the 100' setback to the inland bank will be done in previously disturbed areas that will have no impact on wildlife habitats, pollution control, storm damage prevention, or any private or public water supply. There is no proposed alteration to the inland bank itself, and none of the work is proposed within the 50' buffer, except for a proposed mitigation area. Mitigation is provided per the Hingham Buffer Zone Mitigation Policy and Tree Replacement Policy.

3.0 Construction Phase Mitigating Measures

The following are mitigating measures that will be employed to ensure that impacts to wetland interests protected under the Town of Hingham Wetlands Protection By-Law and the Wetlands Protection Act are minimized to the extent possible.

Erosion and Sedimentation Control

The potential for temporary impacts to wetlands due to erosion and migration of sediments into adjacent wetlands will be mitigated by adherence to basic erosion control practices. These include:

1. Install staked 12" diameter mulch sock and/or silt fence (as directed by Conservation Agent) at the upland edge of the limit of work as shown on the site plan. This erosion control barrier shall be installed prior to earthwork at the site. An additional stockpile of siltation fence, and stakes will be stored on site for use in repairing the erosion control barrier as needed. Inspections of the erosion control barrier shall be made weekly and after all significant rainfall events.
2. Clearly define the limits of work in the field in order to minimize the extent of clearing and soil disturbance.
3. Regrade, loam, and seed exposed soil areas immediately following construction.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

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WPA Form 3 – Notice of Intent

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

MassDEP File Number

Document Transaction Number

Hingham

City/Town

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.

A. General Information

1. Project Location (**Note:** electronic filers will click on button to locate project site):

59 Cushing Street

a. Street Address

Hingham

b. City/Town

02043

c. Zip Code

Latitude and Longitude:

136

f. Assessors Map/Plat Number

42.20499

d. Latitude

-70.88960

e. Longitude

57

g. Parcel /Lot Number

2. Applicant:

Priti & Andrew

a. First Name

Lalchandani & Wickenheiser

b. Last Name

c. Organization

59 Cushing Street

d. Street Address

Hingham

e. City/Town

717-875-9841

h. Phone Number

i. Fax Number

MA

f. State

adwick@icloud.com

j. Email Address

02043

g. Zip Code

3. Property owner (required if different from applicant): Check if more than one owner

a. First Name

b. Last Name

c. Organization

d. Street Address

e. City/Town

f. State

g. Zip Code

h. Phone Number

i. Fax Number

j. Email address

4. Representative (if any):

James D.

a. First Name

Garfield, P.E.

b. Last Name

Morse Engineering Company, Inc.

c. Company

P.O. Box 92

d. Street Address

Scituate

e. City/Town

781-545-0895

h. Phone Number

781-545-9895

i. Fax Number

MA

f. State

jgarfield@morsecoinc.com

j. Email address

02066

g. Zip Code

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

\$220.00

a. Total Fee Paid

\$97.50

b. State Fee Paid

\$122.50

c. City/Town Fee Paid



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Bureau of Resource Protection - Wetlands

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WPA Form 3 – Notice of Intent

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

MassDEP File Number

Document Transaction Number

Hingham

City/Town

A. General Information (continued)

6. General Project Description:

The work includes the construction of an addition and upgrade of a septic system within the 100' buffer zone to a bordering vegetated wetland and an inland bank associated with Cushing Pond.

7a. Project Type Checklist: (Limited Project Types see Section A. 7b.)

- 1. Single Family Home
- 2. Residential Subdivision
- 3. Commercial/Industrial
- 4. Dock/Pier
- 5. Utilities
- 6. Coastal engineering Structure
- 7. Agriculture (e.g., cranberries, forestry)
- 8. Transportation
- 9. Other

7b. Is any portion of the proposed activity eligible to be treated as a limited project (including Ecological Restoration Limited Project) subject to 310 CMR 10.24 (coastal) or 310 CMR 10.53 (inland)?

- 1. Yes No If yes, describe which limited project applies to this project. (See 310 CMR 10.24 and 10.53 for a complete list and description of limited project types)

2. Limited Project Type

If the proposed activity is eligible to be treated as an Ecological Restoration Limited Project (310 CMR10.24(8), 310 CMR 10.53(4)), complete and attach Appendix A: Ecological Restoration Limited Project Checklist and Signed Certification.

8. Property recorded at the Registry of Deeds for:

Plymouth

a. County

57291

c. Book

b. Certificate # (if registered land)

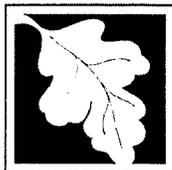
245

d. Page Number

B. Buffer Zone & Resource Area Impacts (temporary & permanent)

- 1. Buffer Zone Only – Check if the project is located only in the Buffer Zone of a Bordering Vegetated Wetland, Inland Bank, or Coastal Resource Area.
- 2. Inland Resource Areas (see 310 CMR 10.54-10.58; if not applicable, go to Section B.3, Coastal Resource Areas).

Check all that apply below. Attach narrative and any supporting documentation describing how the project will meet all performance standards for each of the resource areas altered, including standards requiring consideration of alternative project design or location.



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
WPA Form 3 – Notice of Intent
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Provided by MassDEP:

 MassDEP File Number

 Document Transaction Number

 Hingham

 City/Town

B. Buffer Zone & Resource Area Impacts (temporary & permanent) (cont'd)

For all projects affecting other Resource Areas, please attach a narrative explaining how the resource area was delineated.

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
a. <input type="checkbox"/> Bank	1. linear feet _____	2. linear feet _____
b. <input type="checkbox"/> Bordering Vegetated Wetland	1. square feet _____	2. square feet _____
c. <input type="checkbox"/> Land Under Waterbodies and Waterways	1. square feet _____	2. square feet _____
	3. cubic yards dredged _____	

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
d. <input type="checkbox"/> Bordering Land Subject to Flooding	1. square feet _____	2. square feet _____
	3. cubic feet of flood storage lost _____	4. cubic feet replaced _____
e. <input type="checkbox"/> Isolated Land Subject to Flooding	1. square feet _____	
	2. cubic feet of flood storage lost _____	3. cubic feet replaced _____

f. Riverfront Area

1. Name of Waterway (if available) - **specify coastal or inland** _____

2. Width of Riverfront Area (check one):

25 ft. - Designated Densely Developed Areas only

100 ft. - New agricultural projects only

200 ft. - All other projects

3. Total area of Riverfront Area on the site of the proposed project: _____ square feet

4. Proposed alteration of the Riverfront Area:

_____	_____	_____
a. total square feet	b. square feet within 100 ft.	c. square feet between 100 ft. and 200 ft.

5. Has an alternatives analysis been done and is it attached to this NOI? Yes No

6. Was the lot where the activity is proposed created prior to August 1, 1996? Yes No

3. Coastal Resource Areas: (See 310 CMR 10.25-10.35)

Note: for coastal riverfront areas, please complete **Section B.2.f.** above.



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
WPA Form 3 – Notice of Intent
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Provided by MassDEP:

MassDEP File Number _____

Document Transaction Number _____

Hingham _____

City/Town _____

B. Buffer Zone & Resource Area Impacts (temporary & permanent) (cont'd)

Check all that apply below. Attach narrative and supporting documentation describing how the project will meet all performance standards for each of the resource areas altered, including standards requiring consideration of alternative project design or location.

Online Users:
 Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

<u>Resource Area</u>	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
a. <input type="checkbox"/> Designated Port Areas	Indicate size under Land Under the Ocean, below	
b. <input type="checkbox"/> Land Under the Ocean	_____	
	1. square feet	

	2. cubic yards dredged	
c. <input type="checkbox"/> Barrier Beach	Indicate size under Coastal Beaches and/or Coastal Dunes below	
d. <input type="checkbox"/> Coastal Beaches	_____	_____
	1. square feet	2. cubic yards beach nourishment
e. <input type="checkbox"/> Coastal Dunes	_____	_____
	1. square feet	2. cubic yards dune nourishment
	<u>Size of Proposed Alteration</u>	<u>Proposed Replacement (if any)</u>
f. <input type="checkbox"/> Coastal Banks	_____	
	1. linear feet	
g. <input type="checkbox"/> Rocky Intertidal Shores	_____	
	1. square feet	
h. <input type="checkbox"/> Salt Marshes	_____	_____
	1. square feet	2. sq ft restoration, rehab., creation
i. <input type="checkbox"/> Land Under Salt Ponds	_____	
	1. square feet	

	2. cubic yards dredged	
j. <input type="checkbox"/> Land Containing Shellfish	_____	
	1. square feet	
k. <input type="checkbox"/> Fish Runs	Indicate size under Coastal Banks, inland Bank, Land Under the Ocean, and/or inland Land Under Waterbodies and Waterways, above	

	1. cubic yards dredged	
l. <input type="checkbox"/> Land Subject to Coastal Storm Flowage	_____	
	1. square feet	
4. <input type="checkbox"/> Restoration/Enhancement	If the project is for the purpose of restoring or enhancing a wetland resource area in addition to the square footage that has been entered in Section B.2.b or B.3.h above, please enter the additional amount here.	
	_____	_____
	a. square feet of BVW	b. square feet of Salt Marsh
5. <input type="checkbox"/> Project Involves Stream Crossings		
	_____	_____
	a. number of new stream crossings	b. number of replacement stream crossings


Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 – Notice of Intent

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

Provided by MassDEP:

MassDEP File Number _____

Document Transaction Number _____

Hingham _____

City/Town _____

C. Other Applicable Standards and Requirements

- This is a proposal for an Ecological Restoration Limited Project. Skip Section C and complete Appendix A: Ecological Restoration Limited Project Checklists – Required Actions (310 CMR 10.11).

Streamlined Massachusetts Endangered Species Act/Wetlands Protection Act Review

1. Is any portion of the proposed project located in **Estimated Habitat of Rare Wildlife** as indicated on the most recent Estimated Habitat Map of State-Listed Rare Wetland Wildlife published by the Natural Heritage and Endangered Species Program (NHESP)? To view habitat maps, see the *Massachusetts Natural Heritage Atlas* or go to http://maps.massgis.state.ma.us/PRI_EST_HAB/viewer.htm.

 a. Yes No

If yes, include proof of mailing or hand delivery of NOI to:

Natural Heritage and Endangered Species Program
 Division of Fisheries and Wildlife
 1 Rabbit Hill Road
 Westborough, MA 01581

MassMapper 2025

b. Date of map _____

If yes, the project is also subject to Massachusetts Endangered Species Act (MESA) review (321 CMR 10.18). To qualify for a streamlined, 30-day, MESA/Wetlands Protection Act review, please complete Section C.1.c, and include requested materials with this Notice of Intent (NOI); *OR* complete Section C.2.f, if applicable. *If MESA supplemental information is not included with the NOI, by completing Section 1 of this form, the NHESP will require a separate MESA filing which may take up to 90 days to review (unless noted exceptions in Section 2 apply, see below).*

- c. Submit Supplemental Information for Endangered Species Review*

1. Percentage/acreage of property to be altered:

(a) within wetland Resource Area

 percentage/acreage

(b) outside Resource Area

 percentage/acreage

2. Assessor's Map or right-of-way plan of site

2. Project plans for entire project site, including wetland resource areas and areas outside of wetlands jurisdiction, showing existing and proposed conditions, existing and proposed tree/vegetation clearing line, and clearly demarcated limits of work **

 (a) Project description (including description of impacts outside of wetland resource area & buffer zone)

 (b) Photographs representative of the site

* Some projects not in Estimated Habitat may be located in Priority Habitat, and require NHESP review (see <https://www.mass.gov/mass-endangered-species-act-mesa-regulatory-review>).

Priority Habitat includes habitat for state-listed plants and strictly upland species not protected by the Wetlands Protection Act.

** MESA projects may not be segmented (321 CMR 10.16). The applicant must disclose full development plans even if such plans are not required as part of the Notice of Intent process.


Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 3 – Notice of Intent

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

Provided by MassDEP:

MassDEP File Number

Document Transaction Number

Hingham

City/Town

C. Other Applicable Standards and Requirements (cont'd)

- (c) MESA filing fee (fee information available at <https://www.mass.gov/how-to/how-to-file-for-a-mesa-project-review>).

Make check payable to "Commonwealth of Massachusetts - NHESP" and **mail to NHESP** at above address

Projects altering 10 or more acres of land, also submit:

- (d) Vegetation cover type map of site

- (e) Project plans showing Priority & Estimated Habitat boundaries

- (f) OR Check One of the Following

1. Project is exempt from MESA review.
 Attach applicant letter indicating which MESA exemption applies. (See 321 CMR 10.14, <https://www.mass.gov/service-details/exemptions-from-review-for-projectsactivities-in-priority-habitat>; the NOI must still be sent to NHESP if the project is within estimated habitat pursuant to 310 CMR 10.37 and 10.59.)

2. Separate MESA review ongoing. a. NHESP Tracking # b. Date submitted to NHESP

3. Separate MESA review completed.
 Include copy of NHESP "no Take" determination or valid Conservation & Management Permit with approved plan.

3. For coastal projects only, is any portion of the proposed project located below the mean high water line or in a fish run?

- a. Not applicable – project is in inland resource area only b. Yes No

If yes, include proof of mailing, hand delivery, or electronic delivery of NOI to either:

South Shore - Bourne to Rhode Island border, and the Cape & Islands:

North Shore - Plymouth to New Hampshire border:

Division of Marine Fisheries -
 Southeast Marine Fisheries Station
 Attn: Environmental Reviewer
 836 South Rodney French Blvd.
 New Bedford, MA 02744
 Email: dmf.envreview-south@mass.gov

Division of Marine Fisheries -
 North Shore Office
 Attn: Environmental Reviewer
 30 Emerson Avenue
 Gloucester, MA 01930
 Email: dmf.envreview-north@mass.gov

Also if yes, the project may require a Chapter 91 license. For coastal towns in the Northeast Region, please contact MassDEP's Boston Office. For coastal towns in the Southeast Region, please contact MassDEP's Southeast Regional Office.

- c. Is this an aquaculture project? d. Yes No

If yes, include a copy of the Division of Marine Fisheries Certification Letter (M.G.L. c. 130, § 57).



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

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WPA Form 3 – Notice of Intent

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

MassDEP File Number

Document Transaction Number

Hingham

City/Town

C. Other Applicable Standards and Requirements (cont'd)

Online Users:
Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

4. Is any portion of the proposed project within an Area of Critical Environmental Concern (ACEC)?
- a. Yes No If yes, provide name of ACEC (see instructions to WPA Form 3 or MassDEP Website for ACEC locations). **Note:** electronic filers click on Website.
- b. ACEC
5. Is any portion of the proposed project within an area designated as an Outstanding Resource Water (ORW) as designated in the Massachusetts Surface Water Quality Standards, 314 CMR 4.00?
- a. Yes No
6. Is any portion of the site subject to a Wetlands Restriction Order under the Inland Wetlands Restriction Act (M.G.L. c. 131, § 40A) or the Coastal Wetlands Restriction Act (M.G.L. c. 130, § 105)?
- a. Yes No
7. Is this project subject to provisions of the MassDEP Stormwater Management Standards?
- a. Yes. Attach a copy of the Stormwater Report as required by the Stormwater Management Standards per 310 CMR 10.05(6)(k)-(q) and check if:
1. Applying for Low Impact Development (LID) site design credits (as described in Stormwater Management Handbook Vol. 2, Chapter 3)
 2. A portion of the site constitutes redevelopment
 3. Proprietary BMPs are included in the Stormwater Management System.
- b. No. Check why the project is exempt:
1. Single-family house
 2. Emergency road repair
 3. Small Residential Subdivision (less than or equal to 4 single-family houses or less than or equal to 4 units in multi-family housing project) with no discharge to Critical Areas.

D. Additional Information

- This is a proposal for an Ecological Restoration Limited Project. Skip Section D and complete Appendix A: Ecological Restoration Notice of Intent – Minimum Required Documents (310 CMR 10.12).

Applicants must include the following with this Notice of Intent (NOI). 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. 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.)
2. Plans identifying the location of proposed activities (including activities proposed to serve as a Bordering Vegetated Wetland [BVW] replication area or other mitigating measure) relative to the boundaries of each affected resource area.



Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

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

MassDEP File Number

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Hingham

City/Town

D. Additional Information (cont'd)

3. Identify the method for BVW and other resource area boundary delineations (MassDEP BVW Field Data Form(s), Determination of Applicability, Order of Resource Area Delineation, etc.), and attach documentation of the methodology.

4. List the titles and dates for all plans and other materials submitted with this NOI.

Site & Septic Design Plan

a. Plan Title

Morse Engineering Company, Inc.

James D. Garfield, P.E.

b. Prepared By

1/28/25

c. Signed and Stamped by

As noted

d. Final Revision Date

e. Scale

f. Additional Plan or Document Title

g. Date

5. If there is more than one property owner, please attach a list of these property owners not listed on this form.

6. Attach proof of mailing for Natural Heritage and Endangered Species Program, if needed.

7. Attach proof of mailing for Massachusetts Division of Marine Fisheries, if needed.

8. Attach NOI Wetland Fee Transmittal Form

9. Attach Stormwater Report, if needed.

E. Fees

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 pages 1 and 2 of the NOI Wetland Fee Transmittal Form) to confirm fee payment:

5127

1-7-2025

2. Municipal Check Number

3. Check date

5129

1-7-2025

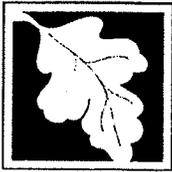
4. State Check Number

5. Check date

Morse Engineering Company, Inc.

6. Payor name on check: First Name

7. Payor name on check: Last Name



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
WPA Form 3 – Notice of Intent
 Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

Provided by MassDEP:

MassDEP File Number

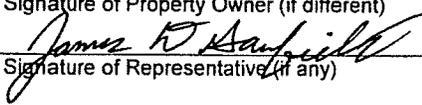
Document Transaction Number

City/Town

F. Signatures and Submittal Requirements

I hereby certify under the penalties of perjury that the foregoing Notice of Intent and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge. I 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 by Certificate of Mailing or 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.

 1. Signature of Applicant	1/8/25 2. Date
3. Signature of Property Owner (if different)	4. Date
 5. Signature of Representative (if any)	1-8-25 6. Date

For Conservation Commission:

Two copies of the completed Notice of Intent (Form 3), including supporting plans and documents, two copies of the NOI Wetland Fee Transmittal Form, and the city/town fee payment, to the Conservation Commission by certified mail or hand delivery.

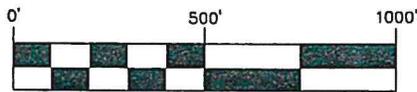
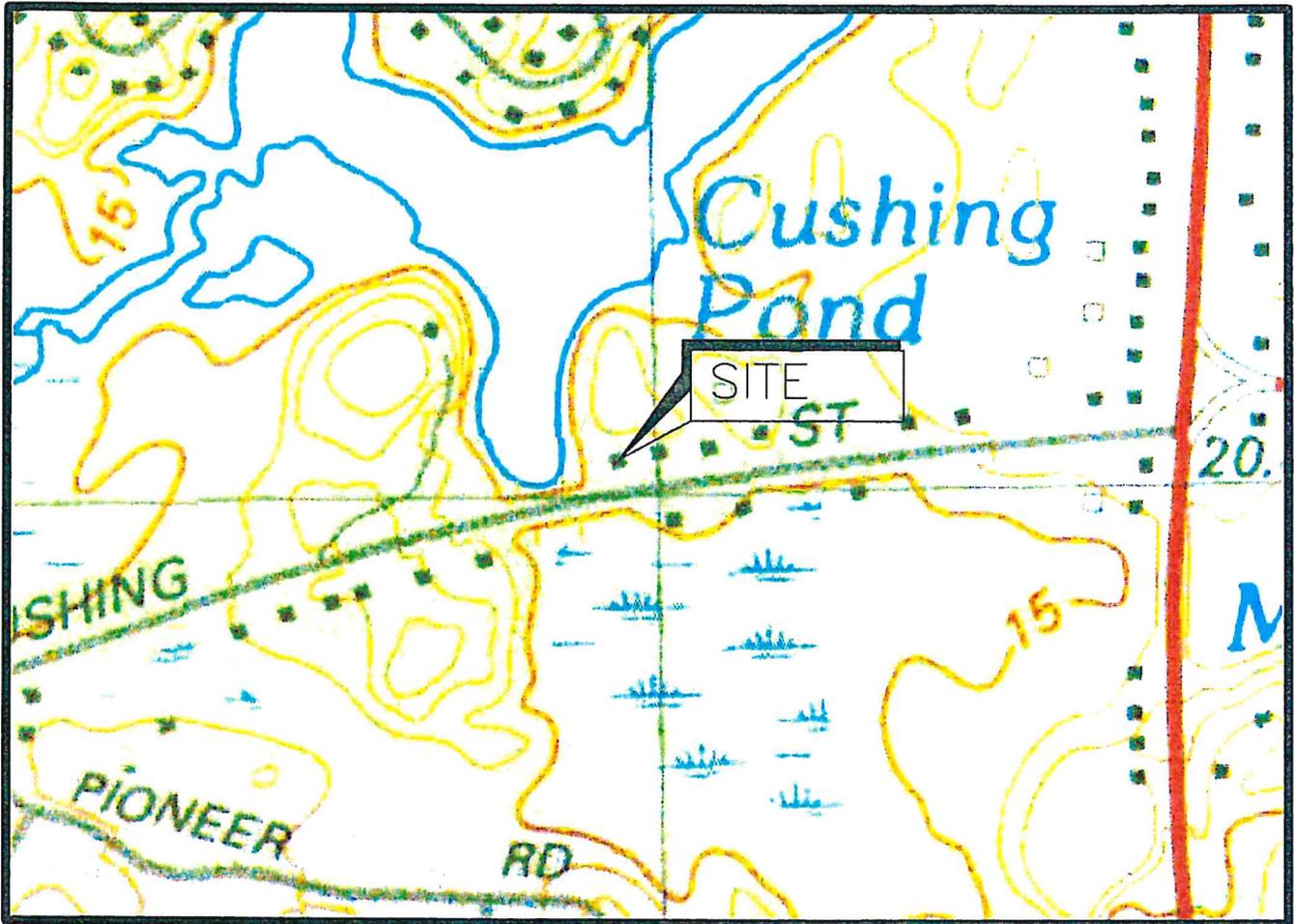
For MassDEP:

One copy of the completed Notice of Intent (Form 3), including supporting plans and documents, one copy of the NOI Wetland Fee Transmittal Form, and a **copy** of the state fee payment to the MassDEP Regional Office (see Instructions) by certified mail or hand delivery.

Other:

If the applicant has checked the "yes" box in any part of Section C, Item 3, above, refer to that section and the Instructions for additional submittal requirements.

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.



SCALE: 1" = 500'

U.S. GEOLOGICAL SURVEY
7.5 X 15 MINUTE SERIES

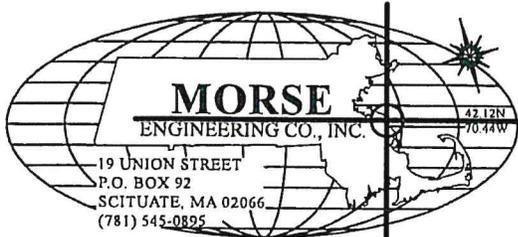
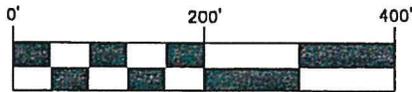
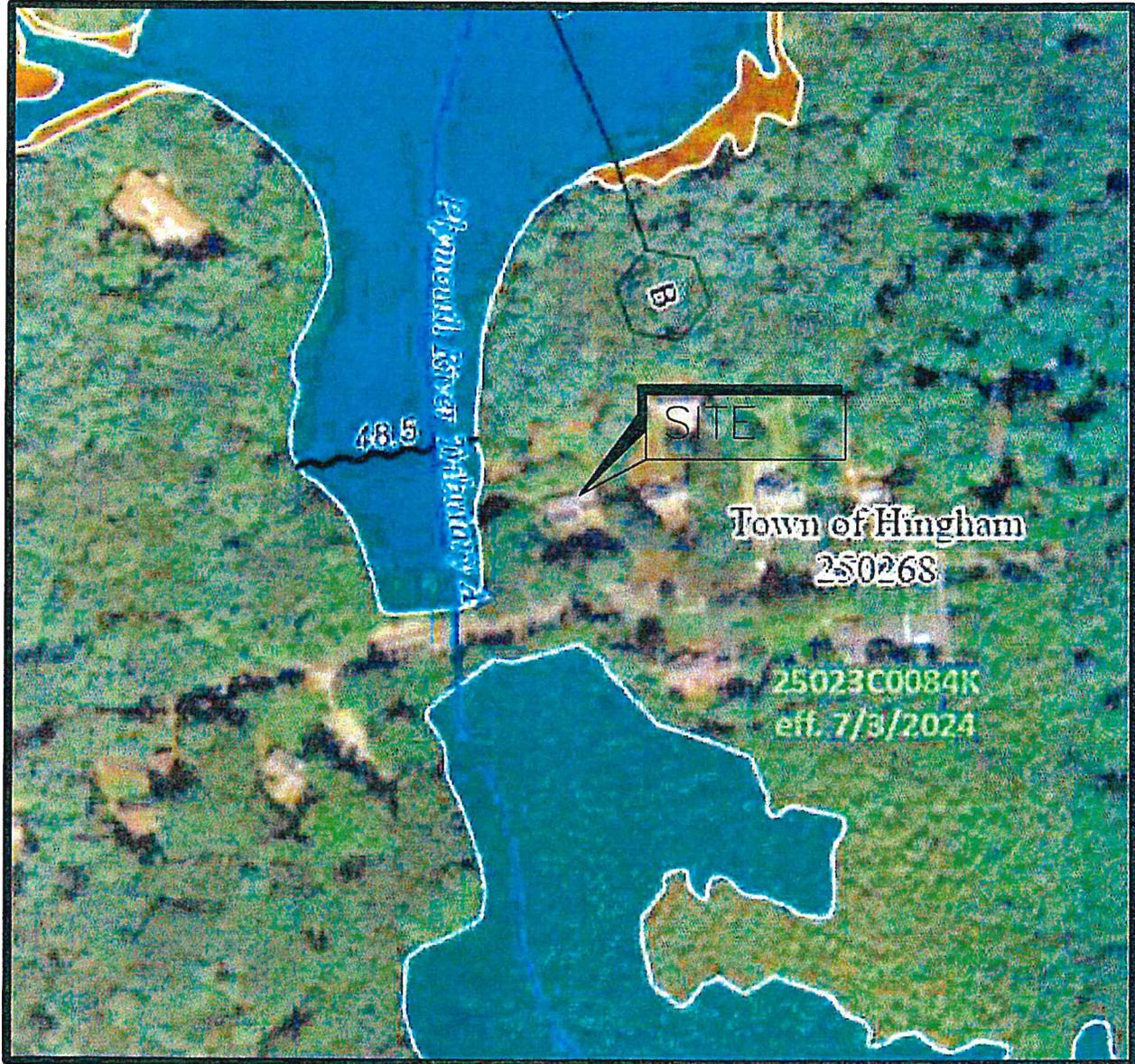


FIGURE - 1

USGS LOCUS MAP
59 CUSHING STREET
HINGHAM, MASSACHUSETTS



SCALE: 1" = 200'

FLOOD INSURANCE RATE MAP (F.I.R.M.)
 PANEL NO: 25023C 0084K
 EFFECTIVE DATE: JULY 3, 2024

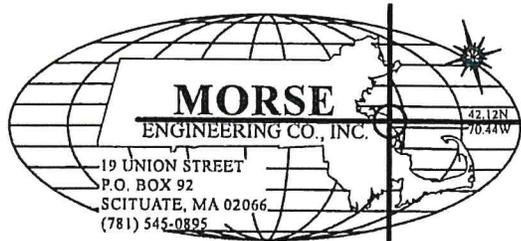
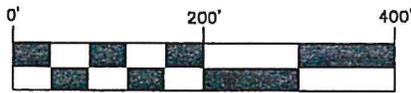
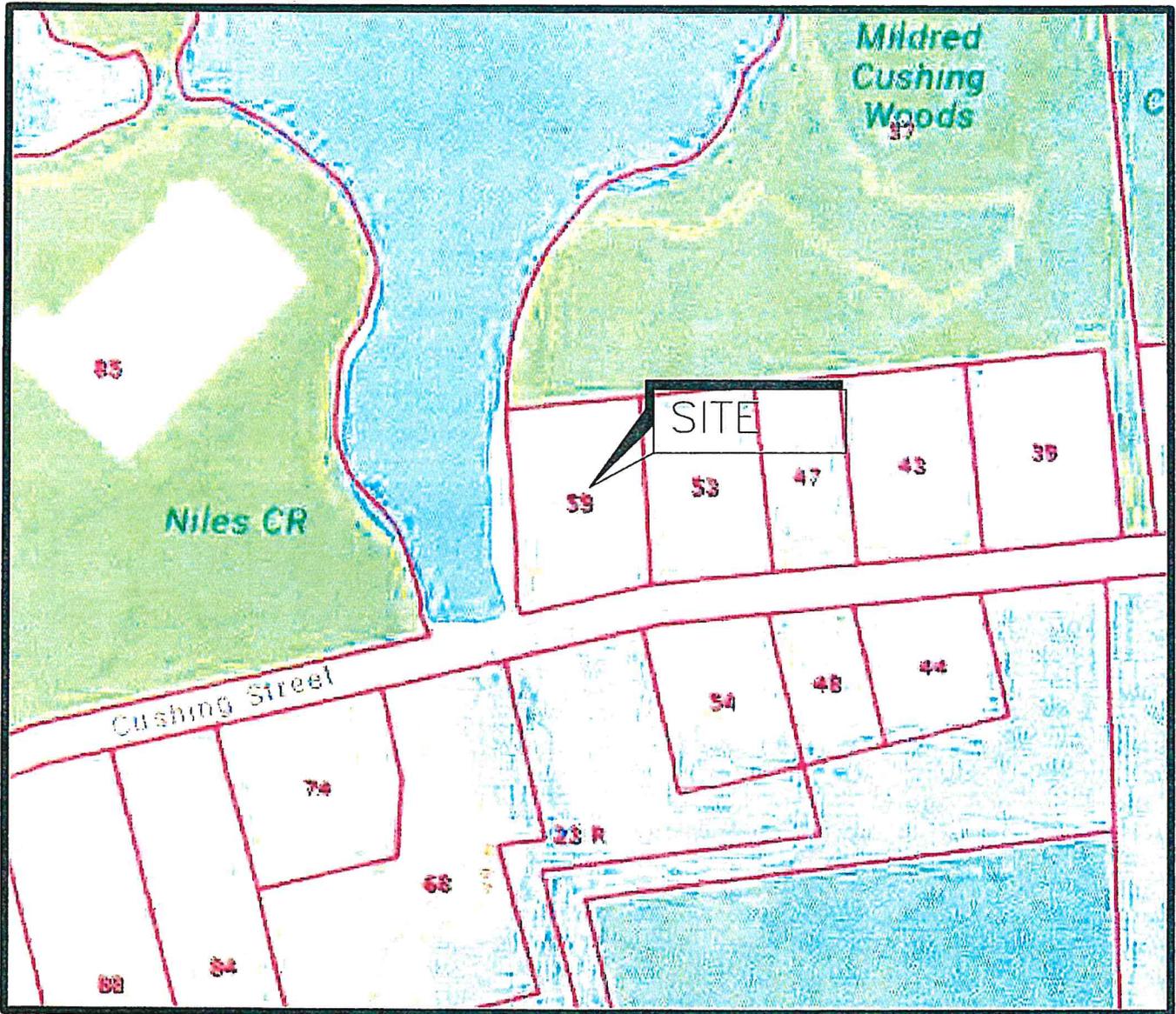


FIGURE - 2
 FEMA FLOOD MAP
 59 CUSHING STREET
 HINGHAM, MASSACHUSETTS



SCALE: 1" = 200'

NATURAL HERITAGE & ENDANGERED SPECIES ATLAS
MASS GIS

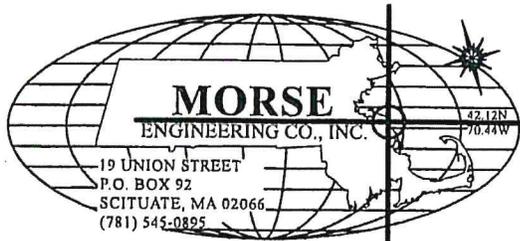


FIGURE - 3

NHESP MAP
59 CUSHING STREET
HINGHAM, MASSACHUSETTS

APPENDIX A

- NOI Wetland Fee Transmittal Form
- Town of Hingham By-Law Fee
Schedule
- Copy of Filing Checks



Massachusetts Department of Environmental Protection
 Bureau of Resource Protection - Wetlands
NOI 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:

59 Cushing Street	Hingham
a. Street Address	b. City/Town
5129	\$97.50
c. Check number	d. Fee amount

2. Applicant Mailing Address:

Priti & Andrew	Lalchandani & Wickenheiser	
a. First Name	b. Last Name	
c. Organization		
59 Cushing Street		
d. Mailing Address		
Hingham	MA	02043
e. City/Town	f. State	g. Zip Code
717-875-9841	adwick@icloud.com	
h. Phone Number	i. Fax Number	j. Email Address

3. Property Owner (if different):

_____	_____	
a. First Name	b. Last Name	
c. Organization		
d. Mailing Address		
_____	_____	_____
e. City/Town	f. State	g. Zip Code
_____	_____	_____
h. Phone Number	i. Fax Number	j. Email Address

B. Fees

Fee should be calculated using the following process & worksheet. **Please see Instructions before filling out worksheet.**

Step 1/Type of Activity: Describe each type of activity that will occur in wetland resource area and buffer zone.

Step 2/Number of Activities: Identify the number of each type of activity.

Step 3/Individual Activity Fee: Identify each activity fee from the six project categories listed in the instructions.

Step 4/Subtotal Activity Fee: Multiply the number of activities (identified in Step 2) times the fee per category (identified in Step 3) to reach a subtotal fee amount. Note: If any of these activities are in a Riverfront Area in addition to another Resource Area or the Buffer Zone, the fee per activity should be multiplied by 1.5 and then added to the subtotal amount.

Step 5/Total Project Fee: Determine the total project fee by adding the subtotal amounts from Step 4.

Step 6/Fee Payments: To calculate the state share of the fee, divide the total fee in half and subtract \$12.50. To calculate the city/town share of the fee, divide the total fee in half and add \$12.50.

To calculate filing fees, refer to the category fee list and examples in the instructions for filling out WPA Form 3 (Notice of Intent).



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

B. Fees (continued)

Step 1/Type of Activity	Step 2/Number of Activities	Step 3/Individual Activity Fee	Step 4/Subtotal Activity Fee
Category 1:			
Addition to SFD	1	\$110.00	\$110.00
Septic System Upgrade	1	\$110.00	\$110.00
Step 5/Total Project Fee:			\$220.00
Step 6/Fee Payments:			\$220.00
Total Project Fee:			a. Total Fee from Step 5 \$97.50
State share of filing Fee:			b. 1/2 Total Fee less \$12.50 \$122.50
City/Town share of filling Fee:			c. 1/2 Total Fee plus \$12.50

C. Submittal Requirements

- a.) Complete pages 1 and 2 and send with a check or money order for the state share of the fee, payable to the Commonwealth of Massachusetts.

Department of Environmental Protection
 Box 4062
 Boston, MA 02211

- b.) **To the Conservation Commission:** Send the Notice of Intent or Abbreviated Notice of Intent; a copy of this form; and the city/town fee payment.

To MassDEP Regional Office (see Instructions): Send a copy of the Notice of Intent or Abbreviated Notice of Intent; a copy of this form; and a copy of the state fee payment. (E-filers of Notices of Intent may submit these electronically.)

TOWN OF HINGHAM
REVISED WETLANDS PROTECTION BY-LAW FEES
February 10, 2017

ADMINISTRATIVE REVIEWS	\$ 30.00	
REQUESTS FOR DETERMINATION OF APPLICABILITY*	\$ 50.00	For ancillary work on an existing single family house and all other requests for the first acre of land.
	\$ 40.00	For each additional acre of land.
NOTICES OF INTENT*	Category 1	\$ 100.00 X 2
	Category 2	\$ 250.00
	Category 3	\$ 525.00 Commercial
		\$ 1,000.00 Subdivision (+ \$25.00 per house lot)
	Category 4	\$ 725.00
	Category 5	\$3.00/foot Not less than \$100.00.
EXTENSIONS	\$ 100.00	Residential
	\$ 300.00	Commercial/Subdivision
CERTIFICATES OF COMPLIANCE	\$ 50.00	Residential
	\$ 100.00	Commercial/Subdivision
BOUNDARY DELINEATIONS	\$ 3.00/foot	Not less than \$100.00 and not more than \$200.00 for activities associated with a single family house or \$2,000.00 for all other activities.
REQUESTS FOR AMENDMENTS TO ORDERS OF CONDITIONS	\$ 25.00	Residential
	\$ 200.00	Commercial/Subdivision

NOTE: These Bylaw fees are in addition to the fees pursuant to the Massachusetts Wetlands Protection Act (WPA; M.G.L. c. 131, § 40). The Bylaw fee and the Town's share of the WPA fee should be submitted on separate checks, payable to the **Town of Hingham**.

***Fees for filings received after a project has commenced are double the fee listed.**

**TOWN OF HINGHAM
CALCULATED FEE STATEMENT
NOTICE OF INTENT FILINGS**

Activity definition: anywhere the footprint is changing or site work occurs constitutes a new activity.

Category	Activity Letter(s)	Quantity	Fee/Activity	Fee
1	a & e	2	\$100.00	\$200
2			\$250.00	
3		Commercial	\$525.00	
		Subdivision	\$1,000.00	
4			\$725.00	
5			\$3.00/foot	
Circle activities below.				TOTAL \$200

WETLAND FEE CATEGORY SUMMARY

CATEGORY 1: \$100.00

- a) Work on Single Family Lot: addition, pool, etc.
- b) Site work without house
- c) Control vegetation (SFH): removal, herbicide, etc.
- d) Resource improvement.
- e) Work on septic system separate from house.
- f) Monitoring well activities minus roadway.

CATEGORY 2: \$250.00

- a) Construction of Single Family House (SFH).
- b) Parking lot.
- c) Beach nourishment.
- d) Electric Generating Facility activities.
- e) Inland Limited Projects minus road crossings.
- f) New agricultural or aquacultural projects.
- g) Each crossing for driveway to SFH.
- h) Any point source discharge.

CATEGORY 3: \$525.00/\$1,000.00

- a) Site preparation (for development beyond NOI scope).
- b) Each building (for development) including site.
- c) Road construction not crossing or driveway.
- d) Hazardous clean up.

CATEGORY 4: \$725.00

- a) Each crossing for development or commercial road.
- b) Dam, sluiceway, tidegate work.
- c) Landfill.
- d) Sand and gravel operation.
- e) Railroad line construction.
- f) Control vegetation in development (SFH).
- g) Bridge (SFH).
- h) Water level variation.
- i) Hazardous waste alterations to resource area.
- j) Dredging.
- k) Package treatment plant & discharge

CATEGORY 5: \$3.00 per linear foot (\$100.00 minimum)

- a) Docks, piers, revetments dikes, etc. (coastal or inland)

FOR SECURITY PURPOSES, THE BORDER OF THIS DOCUMENT CONTAINS MICROPRINTING

MORSE ENGINEERING COMPANY, INC.

P.O. Box 92
Scituate, MA 02066

53-447/113

5127

PAY TO THE ORDER OF

Town of Hingham

DATE 1-07-2025

\$ 122.50

One hundred twenty two dollars 50/100

DOLLARS

ROCKLAND TRUST
ROCKLAND, MASSACHUSETTS

EMO:

59 Cash WPA

[Signature]

MP AUTHORIZED SIGNATURE

DETAILS ON BACK
SECURITY FEATURES INCLUDED

FOR SECURITY PURPOSES, THE BORDER OF THIS DOCUMENT CONTAINS MICROPRINTING

MORSE ENGINEERING COMPANY, INC.

P.O. Box 92
Scituate, MA 02066

53-447/113

5128

PAY TO THE ORDER OF

Town of Hingham

DATE 1-07-2025

\$ 200-

Two hundred dollars NO/100

DOLLARS

ROCKLAND TRUST
ROCKLAND, MASSACHUSETTS

EMO:

59 Cash NO1

[Signature]

MP AUTHORIZED SIGNATURE

DETAILS ON BACK
SECURITY FEATURES INCLUDED

MORSE ENGINEERING COMPANY, INC.

P.O. Box 92
Scituate, MA 02066

53-447/113

5129

DATE 1-07-2025

PAY TO THE ORDER OF Commonwealth of MA

\$ 97.50

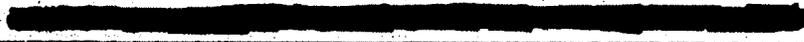
Ninety Seven dollars 50/100

DOLLARS

ROCKLAND TRUST
ROCKLAND, MASSACHUSETTS

EMO: 59 Lushing High

Cyrus R Sweeney MP
AUTHORIZED SIGNATURE



MORSE ENGINEERING COMPANY, INC.

P.O. Box 92
Scituate, MA 02066

53-447/113

5130

DATE 1-07-2025

PAY TO THE ORDER OF Town of Hingham

\$ 300-

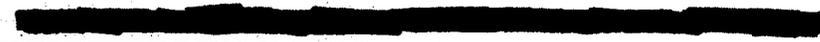
Three hundred dollars

DOLLARS

ROCKLAND TRUST
ROCKLAND, MASSACHUSETTS

EMO: 59 Lushing

Cyrus R Sweeney MP
AUTHORIZED SIGNATURE



DETAILS ON BACK
SECURITY FEATURES INCLUDED

APPENDIX B

- Certified List of Abutters
- Abutter Notification Form
- Assessors Map
- Affidavit of Service From
- Locus Deed

Parcel ID: 136-0-57
LALCHANDANI PRITI &
59 CUSHING STREET
HINGHAM, MA 02043

Parcel ID: 136-0-35
TOWN OF HINGHAM CONS
210 CENTRAL STREET
HINGHAM, MA 02043

Parcel ID: 136-0-56
NEWELL MATTHEW JR
53 CUSHING STREET
HINGHAM, MA 02043

Parcel ID: 146-0-51
STEWART GREGORY &
489 KING STREET
HANOVER, MA 02339

Parcel ID: 146-0-52
STEWART LEO R & DONNA J
23 R PIONEER ROAD
HINGHAM, MA 02043

Parcel ID: 146-0-8
BRODSKY ANDREW & GEORGIA
54 CUSHING STREET
HINGHAM, MA 02043

Parcel ID: 136-0-58
DAOUST JOHN R & MCGEE DAOUST KAREN M TT
DAOUST FAMILY TRUST
85 CUSHING STREET
HINGHAM, MA 02043



TOWN OF HINGHAM CONSERVATION COMMISSION

NOTIFICATION TO ABUTTERS UNDER THE MA WETLANDS PROTECTION ACT

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

Priti Lalchandani & Andrew David Wickenheiser has filed a Notice of Intent
(Applicant Name) (Application Type)

with the Conservation Commission for the Town of Hingham to perform work that may affect or is within an Area Subject to Protection under the Wetlands Protection Act (M.G.L. 131 § 40) and the Town of Hingham Wetlands Protection Bylaw.

The proposed project is located at 59 Cushing Street
(Project Address or Assessor Lots)

The proposed work includes Septic System Upgrade & Addition to Single Family Dwelling
(Project Description)

The application may be examined at the Town of Hingham Conservation Commission Office at 210 Central Street. Copies are available for a fee and may take up to five business days to be produced. To request copies, review the project or obtain information about the public hearing call or visit the Conservation Office during the following business hours:

8:30 AM - 4:30 PM, Monday, Wednesday, Thursday

8:30 AM - 7:00 PM, Tuesday

8:30 AM - 1:00 PM, Friday

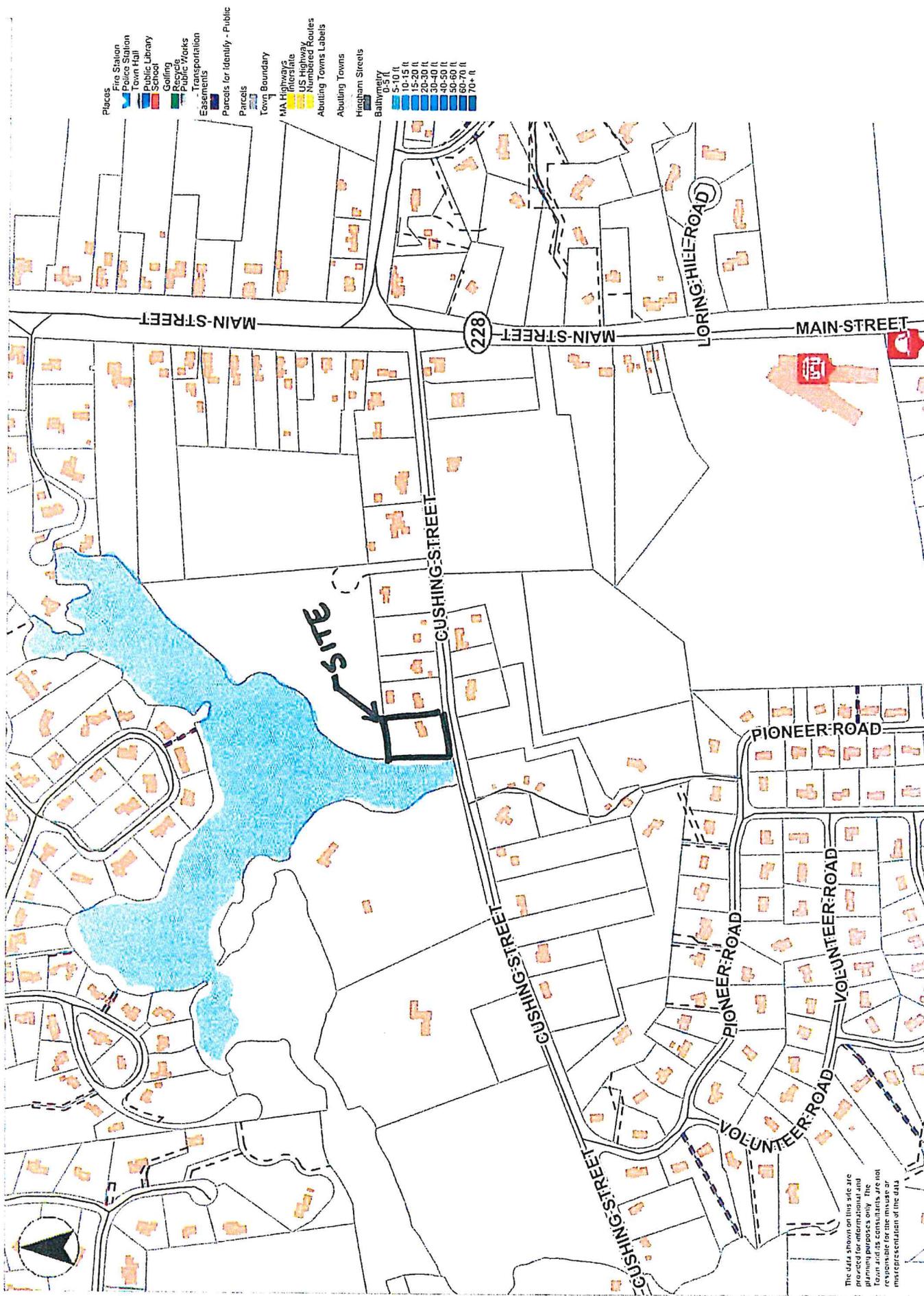
You may also request copies of the application from the Representative applicant at:

Morse Engineering : 781-545-0895, JGarfield@MorseCoInc.com
(Phone number and/or email address)

The public hearing before the Conservation Commission for this project is currently scheduled for:

January 27, 2025
(Hearing date)

Information regarding the date, time and place of the public hearing may be obtained by calling the Conservation Office at (781) 741-1445. A legal notice including the date, time, and place of the public hearing will be published at least five (5) business days in advance of the hearing in the PATRIOT LEDGER. The meeting agenda will be posted at Town Hall at least forty-eight (48) hours in advance of the public hearing. To see the agenda, go to <http://www.hingham-ma.gov/> and select the events calendar. The Department of Environmental Protection Southeast Regional Office can also provide information about this application or the Wetlands Protection Act. DEP is located at 20 Riverside Drive, Lakeville, MA 02347 and can be reached by telephone at (508) 946-2700.



- Places
 - Fire Station
 - Police Station
 - Town Hall
 - Public Library
 - School
 - Golfing
 - Recycle
 - Public Works
 - Transportation
 - Essement
- Parcels for identify - Public
- Parcels
- Town Boundary
- MA Highways
- Interstate
- US Highway
- Numbered Routes
- Abutting Towns Labels
- Abutting Towns
- Highway Streets
- Highway
- Bathymetry
 - 0-5 ft
 - 5-10 ft
 - 10-15 ft
 - 15-20 ft
 - 20-30 ft
 - 30-40 ft
 - 40-50 ft
 - 50-60 ft
 - 60-70 ft
 - 70+ ft

The data shown on this site are provided for informational and planning purposes only. The Town and its consultants are not responsible for the misuse or misrepresentation of the data.



Printed on 12/20/2024 at 10:20 AM



TOWN OF HINGHAM
CONSERVATION COMMISSION

AFFIDAVIT OF SERVICE

Under the Massachusetts Wetlands Protection Act
and the Town of Hingham Wetlands Bylaw

I, James Garfield (Morse Engineering Co., Inc.)
(Name)

hereby certify under the pains and penalties of perjury that on 1-8-2025
(Date of Notice)

I gave notification to abutters in compliance with the second paragraph of M.G.L. c. 131, § 40, in
connection with the following matter:

Notice of Intent
(Application Type)

by Certified Mail
(Type of Notification or Delivery)

Filed with the Hingham Conservation Commission on 1-8-2025
(Date of Application)

For the property located at 59 Cushing Street
(Property address or location)

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

James B. Sanfield 1-8-2025
(Signature) (Date)



2022 00080604
Bk: 57291 Pg: 245 Page: 1 of 3
Recorded: 09/30/2022 04:00 PM
ATTEST: John R. Buckley, Jr. Register
Plymouth County Registry of Deeds

MASSACHUSETTS EXCISE TAX
Plymouth District ROD #11 001
Date: 09/30/2022 03:49 PM
Ctrl# 160561 07406
Fee: \$2,964.00 Cons: \$649,900.00



2022 00836538
Bk: 672 Pg: 163 Cert: 134563
Doc: DEED 09/30/2022 03:49 PM
ATTEST: John R. Buckley, Jr. Register
Plymouth County Registry of Deeds

CANCELLED

QUITCLAIM DEED

Property Address: 59 Cushing Street, Hingham, MA

I, Caroline Davis, Trustee of the Manning Realty Trust of 2022 u/d/t dated September 19, 2022, as evidenced by a Trustee's Certificate pursuant to M.G.L. c. 184 §35 filed at the Plymouth County Land Court as Document # 00836284 of 59 Cushing Street, Hingham, Massachusetts

For consideration paid and in full consideration of Six Hundred Forty Nine Thousand Nine Hundred Dollars and 00/100 (\$649,900.00)

Grant to Priti Lalchandani and Andrew David Wickenheiser, wife and husband as tenants by the entirety, now of 59 Cushing Street, Hingham, MA

with **QUITCLAIM COVENANTS**

Parcel 1:

A certain parcel of land situated on the Northerly side of Cushing Street in South Hingham and being the ice house lot site, so called, bounded and described as follows:

- SOUTHERLY by said Cushing Street, one hundred fifty-seven (157) feet more or less;
- WESTERLY by Cushing Pond;
- NORTHERLY by other land of the grantors about one hundred fifty-eight and 46/100 (158.46) feet, and
- EASTERLY by other land of the grantors one hundred seventeen and 77/100 (117.77) feet.

Said premises are hereby conveyed subject to certain flowage rights in favor of the dam site and mill lot now or formerly owned by Cushing. Said flowage rights are more fully described in an agreement dated December 14, 1937, recorded in Plymouth Deeds, Book 1737, Page 530.

Parcel 2:

That certain parcel of land situated in Hingham, in the County of Plymouth, Commonwealth of Massachusetts, bounded and described as follows:

- SOUTHEASTERLY by lot 4 on the plan hereinafter mentioned one hundred six and 44/100 (106.44) feet;

SOUTHWESTERLY by land now or formerly of George C. Hayward about one hundred fifty-eight (158) feet;

NORTHWESTERLY by Cushing Pond; and

NORTHEASTERLY by Lot E2 on said plan about one hundred fifty-eight (158) feet.

Said parcel is shown as Lot 5 on subdivision plan #6364K, drawn by Tassell & Healy Civil Engineers, dated July 5, 1962, filed with Plymouth County Registry of Deeds, w/c 33532.

Said lot is subject to the stipulations and agreement between George R. Blin et al Trustees and Suzanne R. Bruggerman, dated December 24, 1937, filed as document #14315.

Subject to easements, covenants, rights and restrictions of record insofar as the same are now in force and applicable.

The Grantor herein releases any and all homestead rights and/or interest in the above described property that they may have pursuant to M.G.L. A. Chapter 188.

For Grantors' title, see deed recorded with the Plymouth County Registry of Deeds in Book 57267, Page 313 and the Plymouth County Land Court as Document # 00836284.

WITNESS our hands and seal this 28th day of September, 2022.

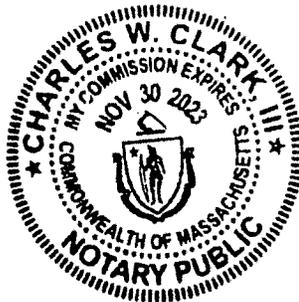
Caroline Davis
Caroline Davis, Trustee

COMMONWEALTH OF MASSACHUSETTS

Plymouth County, ss

On this 28th day of September, 2022, before me the undersigned notary public, personally appeared Caroline Davis, proved to me through satisfactory evidence of identification which were MADL, to be the person whose names are signed on the preceding or attached document, and acknowledged to me that she signed it voluntarily for its stated purpose and as her free act and deed as Trustee of the Manning Realty Trust of 2022 w/d/t dated September 19, 2022.

[Signature]
Notary Public:
My Commission Expires: 11/30/23



APPENDIX C

- Conservation Commission's Policy on
Receipt of Information
- Wetland Summary Form, Prepared by
South River Environmental
- Pervious Paver Operation &
Maintenance Plan

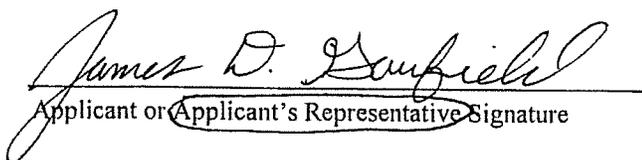
**HINGHAM WETLAND REGULATIONS
APPENDIX C**

Policy on Receipt of Information

(Revised March 4, 2024)

1. New applications/filings must be submitted to the Conservation office (by certified mail or hand delivery) in accordance with the Commission's Meeting Schedule and Deadlines to facilitate the placement of the legal advertisement and to allow timely review by the Conservation Officer. Conservation staff will review the application for administrative completeness. Upon receipt of a complete application, a hearing or meeting will be scheduled in accordance with the 310 CMR 10.05(5) and the Wetland Regulations, Section 7.6.
2. If deemed necessary, based on the Commission's meeting schedule, Conservation staff may request the applicant *voluntarily* waive the 21 day statutory deadline for holding a public hearing or issuing a Determination of Applicability.
3. Requests for additional information may be made by the Commission members or their agent to clarify the scope of the project or determine compliance with the 310 CMR 10.00 and/or the Hingham Wetland Regulations. Such requests, if not made at the public hearing, will be communicated to the applicant or their representative as promptly as possible.
4. Additional information requested by the Commission or their agent in accordance with No.3, must be submitted to the Conservation office (hard copy and electronic copy) a minimum of 7 days prior to the meeting date, on Monday by 4PM. If the office is closed on Monday due to a holiday, the information is due on the preceding Thursday by 4PM. *Revisions submitted after the established deadline may not receive a timely review, thereby resulting in a continuance to the next available meeting.*
5. The Commission may engage the peer review services of an outside consultant as provided by M.G.L. Ch. 44, § 53G, to be paid for by the applicant, for specific expert review deemed necessary to come to a final decision on a submitted application. Specific consultant services may include but are not limited to, review of a Notice of Intent, Wetland Resource Area Delineation, Stormwater/Drainage Reports, etc. The consultant shall be chosen by the Conservation Commission by vote at the public hearing, and report only to the Commission or its agent. *Requested additional information/revisions by the peer reviewer is required a minimum of two weeks prior to the hearing date.*
5. All supplemental documentation and revised plans must include a revision date and must be date stamped by the Conservation office upon receipt. If this information is not present, the documents may be considered incomplete and may not receive a timely review, thereby resulting in a continuance to the next available meeting.
6. Please note that all supplemental documentation and revised plans submitted to the Commission for a pending application, subject to the MA Wetlands Protection Act, must also be sent to the DEP Southeast Regional Office, 20 Riverside Dr., Lakeville, MA 02347

The Hingham Conservation Commission is committed to a thorough and timely review of each application and an efficient hearing process. Cooperation with this policy is appreciated to facilitate these efforts. Exceptions to this policy may be made by the Conservation staff if deemed warranted. Please sign and include with your filing. Thank you.


Applicant or Applicant's Representative Signature

1-8-25
Date

SOUTH RIVER ENVIRONMENTAL

61 Meetinghouse Lane, Marshfield, MA 02050 Phone: 978-697-0854

WETLAND SUMMARY FORM

GENERAL SITE INFORMATION

DATE: 01/02/24

SITE: 59 Cushing Street - Hingham, MA

WETLAND TYPE (BVW / IVW): Inland Bank (Pond) / BVW

WETLAND # (SERIES / FLAGS): WF-1 to WF-12 / WF-A1 to WF-A9

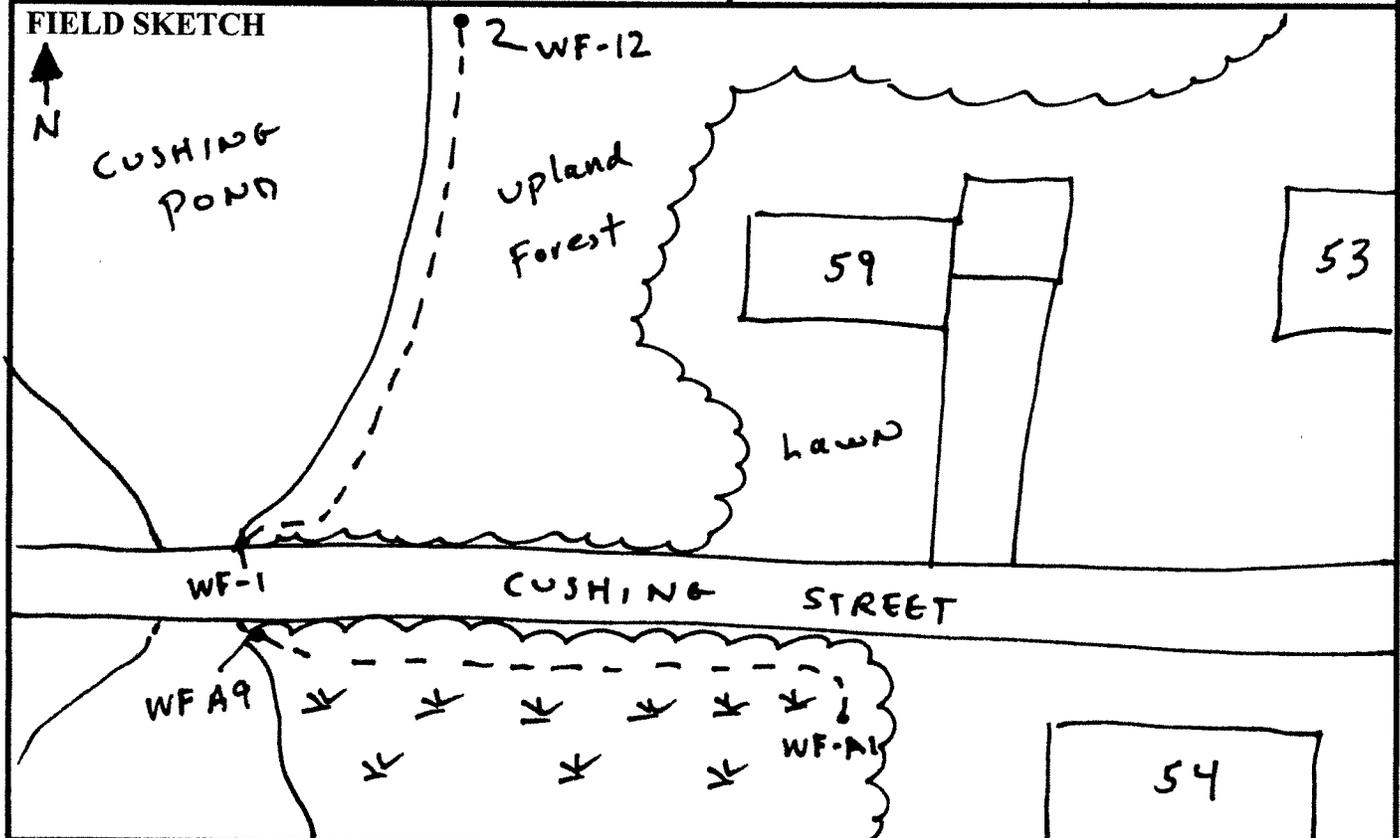
VEGETATION DATA (DOMINANT PLANTS)

WETLAND

UPLAND

Red Maple	Cinnamon Fern	Red Oak	Poison Ivy
American Elm	Sensitive Fern	Black Cherry	Hay-scented Fern
Northern Arrowwood	Common Greenbriar	White Pine	Multiflora Rose
Highbush Blueberry	Glossy Buckthorn	American Beech	Blackberry
Sweet Pepperbush		Sweet Pepperbush	

FIELD SKETCH



COMMENTS

- The property is not located within an area of priority / estimated habitat of rare species according to MassGIS Estimated Habitat of Rare Species datalayer (2023). There are no certified vernal pools within the property.
- Inland bank is associated with Cushing Pond. There is bordering land subject to flooding (100-year floodplain – AE Zone) that extends across the northwest corner of the property.

**Post Construction Phase Operation & Maintenance Plan
For Pervious Paver Driveway
59 Cushing Street
Hingham, MA**

Responsible Parties & Contact Information:

Applicants:

Priti Lalchandani & Andrew David Wickenheiser
59 Cushing Street
Hingham, MA 02043
717-875-9841

Operation & Maintenance:

In order to maintain the integrity of the pervious paver driveway, frequent inspections and maintenance shall be performed by the owner. Continuous inspections and maintenance are required for the pervious paver driveway to function properly. The pervious paver driveway should be inspected and maintained as specified and after all major storm events.

Pervious Paver Driveways shall be inspected at a minimum twice annually. Maintenance should include inspecting for paver stability or settling, clogging or the development of vegetation in between paver stones, or areas of ponding during or after a storm events. Should clogging, vegetation, or settling be found, the paver walkway should be swept, vacuumed, or power washed to remove any debris, and the top layer of stone or sand bedding replaced as necessary.