

August 24, 2021

Town of Chilmark
Conservation Commission
P. O. Box 119
Chilmark, MA 02535

Department of Environmental Protection
Southeast Region
20 Riverside Drive
Lakeville, MA 02347

Re: Two Chockers Lane Realty Trust #2 Chockers Lane, Chilmark Assessor Parcel 33-4
VLS&E Job No. 980-1

Dear Commissioners and D.E.P.,

Enclosed please find a Notice of Intent for grading of land adjacent to a proposed house, installation and ongoing maintenance of a lawn area and associated landscaping on the above referenced property.

If you need any additional information or have questions please contact our office.

Sincerely,



Reid G. Silva, PE PLS
Professional Engineer
Professional Land Surveyor

Plans & Materials List

Francis V. Cunningham Trustee
Of Two Chockers Lane Realty Trust
#2 Chockers Lane, Chilmark
Assessor Parcel 33-4

- a. Notice of Intent Application
- b. NHESP File No. 08-24201 dated December 6, 2017
- c. Abutter Notification dated August 24, 2021
- d. Abutter Report
- e. Chilmark Assessor Map
- f. GIS Locus Map
- g. FEMA Map
- h. Site Plan in Chilmark, Mass.

Prepared for Two Chockers Lane Realty Trust
By Vineyard Land Surveying & Engineering, Inc.
Dated: August 13, 2021 Scale 1 inch = 50 feet



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
 And the Chilmark Wetlands By-Law

Provided by MassDEP:

MassDEP File Number
Document Transaction Number
Chilmark
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):

<u>138 State Road</u>	<u>Chilmark</u>	<u>02535</u>
a. Street Address	b. City/Town	c. Zip Code
Latitude and Longitude:		
<u>33</u>	<u>4</u>	<u></u>
f. Assessors Map/Plat Number	g. Parcel /Lot Number	e. Longitude

2. Applicant:

<u>Francis V.</u>	<u>Cunningham Trustee</u>	
a. First Name	b. Last Name	
<u>of Two Chockers Lane Realty Trust</u>		
c. Organization		
<u>c/o Vineyard Land Surveying & Engineering, Inc. P. O. Box 421</u>		
d. Street Address		
<u>West Tisbury</u>	<u>MA</u>	<u>02575</u>
e. City/Town	f. State	g. Zip Code
<u>508-693-3774</u>	<u>reid@vlse.net</u>	
h. Phone Number	i. Fax Number	j. Email Address

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

<u></u>	<u></u>	
a. First Name	b. Last Name	
<u></u>		
c. Organization		
<u></u>		
d. Street Address		
<u></u>	<u></u>	<u></u>
e. City/Town	f. State	g. Zip Code
<u></u>	<u></u>	<u></u>
h. Phone Number	i. Fax Number	j. Email address

4. Representative (if any):

<u>Reid G.</u>	<u>Silva, PE/PLS</u>	
a. First Name	b. Last Name	
<u>Vineyard Land Surveying & Engineering, Inc.</u>		
c. Company		
<u>P. O. Box 421</u>		
d. Street Address		
<u>West Tisbury</u>	<u>MA</u>	<u>02575</u>
e. City/Town	f. State	g. Zip Code
<u>508-693-3774</u>	<u>reid@vlse.net</u>	
h. Phone Number	i. Fax Number	j. Email address

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

<u>\$110.00</u>	<u>\$42.50</u>	<u>\$67.50</u>
a. Total Fee Paid	b. State Fee Paid	c. City/Town Fee Paid



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A. General Information (continued)

6. General Project Description:

Grading of land adjacent to a proposed house, installation and ongoing maintenance of a lawn area and associated landscaping.

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:

<u>Dukes</u>	<u>Cert. 14579 Doc. 86273</u>
a. County	b. Certificate # (if registered land)
<u>LC 79</u>	<u>249</u>
c. Book	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.



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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.

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
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	

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
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. <input type="checkbox"/> 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.
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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.



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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



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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

- 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**

August 1, 2017
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).*

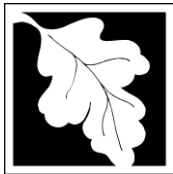
c. Submit Supplemental Information for Endangered Species Review*

- Percentage/acreage of property to be altered:
 - (a) within wetland Resource Area _____ percentage/acreage
 - (b) outside Resource Area _____ percentage/acreage
- Assessor’s Map or right-of-way plan of site

- 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 <http://www.mass.gov/eea/agencies/dfg/dfw/natural-heritage/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.



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

- (c) MESA filing fee (fee information available at http://www.mass.gov/dfwele/dfw/nhosp/regulatory_review/mesa/mesa_fee_schedule.htm).
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, http://www.mass.gov/dfwele/dfw/nhosp/regulatory_review/mesa/mesa_exemptions.htm; 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 - Cohasset to Rhode Island border, and the Cape & Islands:

Division of Marine Fisheries -
Southeast Marine Fisheries Station
Attn: Environmental Reviewer
836 South Rodney French Blvd.
New Bedford, MA 02744
Email: DMF.EnvReview-South@state.ma.us

North Shore - Hull to New Hampshire border:

Division of Marine Fisheries -
North Shore Office
Attn: Environmental Reviewer
30 Emerson Avenue
Gloucester, MA 01930
Email: DMF.EnvReview-North@state.ma.us

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.



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

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.

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



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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.

<u>Site Plan of Land in Chilmark, Mass. Prepared for Two Chockers Lane Realty Trust</u>	
a. Plan Title	
<u>Vineyard Land Surveying & Engineering, Inc.</u>	c. Signed and Stamped by
<u>August 13, 2021</u>	<u>1"=50'</u>
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:

<u>15506</u>	<u>8/13/2021</u>
2. Municipal Check Number	3. Check date
<u>15505</u>	<u>8/13/2021</u>
4. State Check Number	5. Check date
<u>Vineyard Land Surveying & Engineering, Inc.</u>	
6. Payor name on check: First Name	7. Payor name on check: Last Name



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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	2. Date
3. Signature of Property Owner (if different)	4. Date
5. Signature of Representative (if any)	6. Date

Kevin M. White (Agent) August 23, 2021

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.



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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:

<u>2 Chockers Lane</u>	<u>Chilmark</u>
a. Street Address	b. City/Town
<u>15505</u>	<u>\$42.50</u>
c. Check number	d. Fee amount

2. Applicant Mailing Address:

<u>Francis V.</u>	<u>Cunningham Trustee</u>	
a. First Name	b. Last Name	
<u>of Two Chockers Lane Realty Trust</u>		
c. Organization		
<u>c/o Vineyard Land Surveying & Engineering, Inc. P. O. Box 421</u>		
d. Mailing Address		
<u>West Tisbury</u>	<u>MA</u>	<u>02575</u>
e. City/Town	f. State	g. Zip Code
<u>508-693-3774</u>	<u>reid@vlse.net</u>	
h. Phone Number	i. Fax Number	j. Email Address

3. Property Owner (if different):

<u></u>	<u></u>	
a. First Name	b. Last Name	
<u></u>		
c. Organization		
<u></u>		
d. Mailing Address		
<u></u>	<u></u>	<u></u>
e. City/Town	f. State	g. Zip Code
<u></u>	<u></u>	<u></u>
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
1b. site work without a house	1	\$110.00	\$110.00
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
Step 5/Total Project Fee:			\$110.00
Step 6/Fee Payments:			
Total Project Fee:			\$110.00
			a. Total Fee from Step 5
State share of filing Fee:			\$42.50
			b. 1/2 Total Fee less \$12.50
City/Town share of filing Fee:			\$67.50
			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.)



MASSWILDLIFE

DIVISION OF FISHERIES & WILDLIFE

1 Rabbit Hill Road, Westborough, MA 01581
p: (508) 389-6300 | f: (508) 389-7890
MASS.GOV/MASSWILDLIFE

Jack Buckley, *Director*

December 06, 2017

Francis Cunningham TRS
Two Chockers Lane Realty Trust
c/o Vineyard Land Surveying & Engineering
PO Box 421
West Tisbury MA 02575

RE: Project Location: 2 Chocker's Lane, Chilmark
Project Description: Construction of single family home, guest house, pool, and additional clearing for landscaped area/meadow
NHESP File No.: **08-24201**

Dear Applicant:

Thank you for submitting the MESA Project Review Checklist, site plans (dated 11/29/2017) and other required materials to the Natural Heritage and Endangered Species Program of the MA Division of Fisheries & Wildlife (the "Division") for review pursuant to the Massachusetts Endangered Species Act (MESA) (MGL c.131A) and its implementing regulations (321 CMR 10.00).

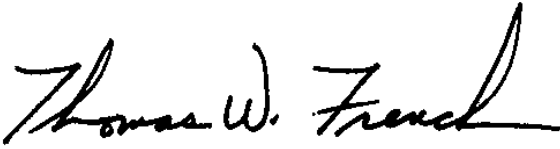
Based on a review of the information that was provided and the information that is currently contained in our database, the Division has determined that this project, as currently proposed, **will not result in a prohibited Take** of state-listed rare species. This determination is a final decision of the Division of Fisheries & Wildlife pursuant to 321 CMR 10.18. Any changes to the proposed project or any additional work beyond that shown on the site plans may require an additional filing with the Division pursuant to the MESA. This project may be subject to further review if no physical work is commenced within five years from the date of issuance of this determination, or if there is a change to the project.

The Division notes that any future projects or activities proposed on the Property which are (a) located outside of the approval of the limit of Work shown on the site plan, (b) not exempt from review pursuant to 321 CMR 10.14, and (c) located within mapped Priority Habitat as indicated in the Massachusetts Natural Heritage Atlas, will require review by the Division pursuant to MESA. Furthermore, 321 CMR 10.16 provides that projects shall not be segmented or phased to evade or defer the review requirements under MESA. If the Division determines, based on the considerations provided for in 321 CMR 10.16, that a future project or activity proposed on the Property is part of a larger common project or scheme, it may evaluate the cumulative impacts of the existing and proposed segments of the common project when reviewing the future proposed project or activity pursuant to MESA.

Please note that this determination addresses only the matter of state-listed species and their habitats. If you have any questions regarding this letter please contact Melany Cheeseman, Endangered Species Review Assistant, at (508) 389-6357.

MASSWILDLIFE

Sincerely,

A handwritten signature in black ink that reads "Thomas W. French". The signature is written in a cursive style with a large, sweeping initial 'T' and a long, horizontal tail stroke.

Thomas W. French, Ph.D.
Assistant Director

cc: Reid Silva, Vineyard Land Surveying & Engineering, Inc.
Scheuer Family Properties

15505

VINEYARD LAND SURVEYING & ENGINEERING, INC.

PO BOX 421
WEST TISBURY, MA 02575
(508) 693-3774

MARTHA'S VINEYARD BANK 

53-7292/2113

8/13/2021

PAY TO THE ORDER OF

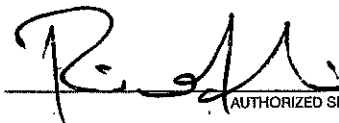
COMM OF MASS.

\$42.50

FORTY TWO 50/100

DOLLARS

MEMO 980-1 STERNS NO1 STATE FEE


AUTHORIZED SIGNATURE

⑈015505⑈ ⑆211372925⑆ 24 867202⑈

15506

VINEYARD LAND SURVEYING & ENGINEERING, INC.

PO BOX 421
WEST TISBURY, MA 02575
(508) 693-3774

MARTHA'S VINEYARD BANK 

53-7292/2113

8/13/2021

PAY TO THE ORDER OF

TOWN OF CHILMARK

\$67.50

SIXTY SEVEN 50/100

DOLLARS

MEMO 980-1 STERNS NO1 TOWN FEE


AUTHORIZED SIGNATURE

⑈015506⑈ ⑆211372925⑆ 24 867202⑈

Security features. Details on back.

Security features. Details on back.

August 24, 2021

Dear Abutter:

Massachusetts General Laws Chapter 131 Section 40 requires any person filing a Notice of Intent with a conservation commission give notification to abutters.

As such an abutter please note that a Notice of Intent has been filed with the Chilmark Conservation Commission on behalf of Two Chockers Lane Realty Trust for grading of land adjacent to a proposed house, installation and ongoing maintenance of a lawn area and associated landscaping. The proposed work is located at #2 Chockers Lane, Chilmark Assessor Parcel 33-4.

Copies of this Notice of Intent are on file with the Chilmark Conservation Commission at the Town Hall. For more information or to examine copies contact the Conservation Commission at the Town Hall (508)-645-2114 or this office.

At least 5 days before the public hearing, a legal notice will be published in a local paper.

Sincerely,



Reid G. Silva, PE/PLS
Professional Engineer
Professional Land Surveyor



300 foot Abutters List Report

Chilmark, MA
August 13, 2021

Subject Property:

Parcel Number: 033-004-00
CAMA Number: 033-004-00
Property Address: 2 CHOCKERS LN

Mailing Address: CUNNINGHAM FRANCIS V TRUSTEE ;
TWO CHOCKERS LN RE TR
C/O: DAVID STERN 173 RIVERSIDE DR.
APT# 9D
NEW YORK, NY 10024

Abutters:

Parcel Number: 033-003-00
CAMA Number: 033-003-00
Property Address: 0 SOUTH RD

Mailing Address: SHERIFFS MEADOW FOUNDATION
PO BOX 1088
VINEYARD HAVEN, MA 02568

Parcel Number: 033-005-00
CAMA Number: 033-005-00
Property Address: 267 STATE RD

Mailing Address: MENEMSHA POND LLC
C/O: JACOB DAVIS 290 STATE RD
CHILMARK, MA 02535

Parcel Number: 033-007-00
CAMA Number: 033-007-00
Property Address: 0 CHOCKERS LN

Mailing Address: BEZANSON JEFFREY C TRUSTEE
CHILMARK CHOWDER NOM TRUST 288
SUMMER ST
BRIDGEWATER, MA 02324

Parcel Number: 033-008-00
CAMA Number: 033-008-00
Property Address: 0 CHOCKERS LN

Mailing Address: SILVER DAVID M K TRUSTEE
QUITSA NOMINEE TRUST 320 CENTRAL
PARK WEST APT#11F
NEW YORK, NY 10025

Parcel Number: 033-050-00
CAMA Number: 033-050-00
Property Address: 4 CHOCKERS LN

Mailing Address: COHEN FAMILY MOORE HOUSE LLC
;C/O PITCAIRN TRUST CO
165 TOWNSHIP LINE ROAD SUITE 3000
JENKINTOWN, PA 19046

Parcel Number: 033-051-00
CAMA Number: 033-051-00
Property Address: 4 CHOCKERS LN

Mailing Address: COHEN FAMILY MOORE HOUSE LLC
;C/O PITCAIRN TRUST CO
165 TOWNSHIP LINE ROAD SUITE 3000
JENKINTOWN, PA 19046

Parcel Number: 033-052-00
CAMA Number: 033-052-00
Property Address: 8 CHOCKERS LN

Mailing Address: EIGHT CHOCKERS LN LLC
726 FRANKLIN ST
VINEYARD HAVEN, MA 02568

Parcel Number: 033-053-00
CAMA Number: 033-053-00
Property Address: 9 SHEEP PEN LN

Mailing Address: CRAIG GREGORY B & MARGARET D N
TRSTEES ; G B CRAIG REVOC TRUST
M D N CRAIG REVOC TRUST 3155
HIGHLAND PLACE NW
WASHINGTON, DC 20008-3235

Parcel Number: 033-088-00
CAMA Number: 033-088-00
Property Address: 235 STATE RD

Mailing Address: VASCELLARO JEROME C TRUSTEE
235 STATE RD NOM TRUST 2288
BROADWAY APT# 3
SAN FRANCISCO, CA 94115-1105



www.cai-tech.com

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300 foot Abutters List Report

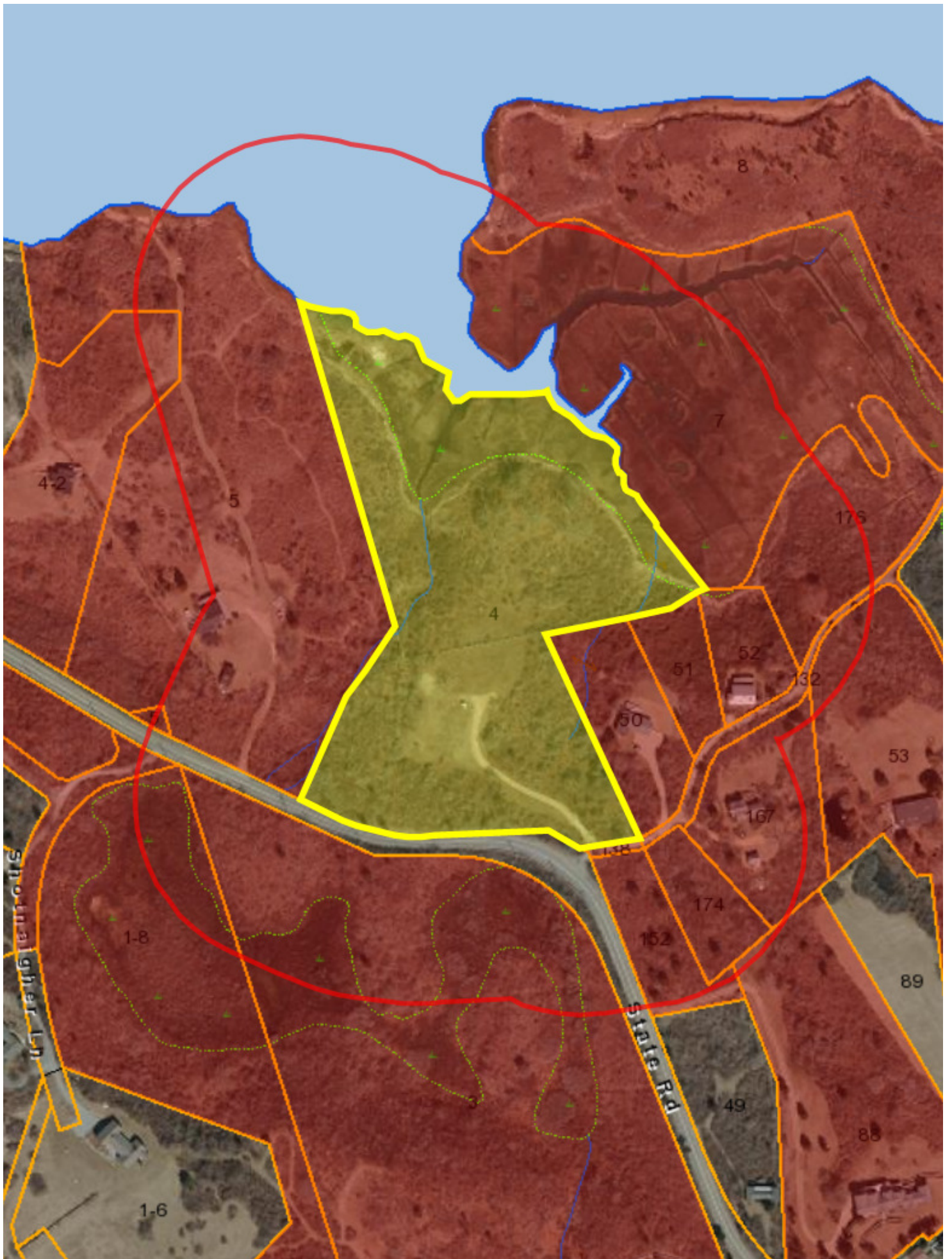
Chilmark, MA
August 13, 2021

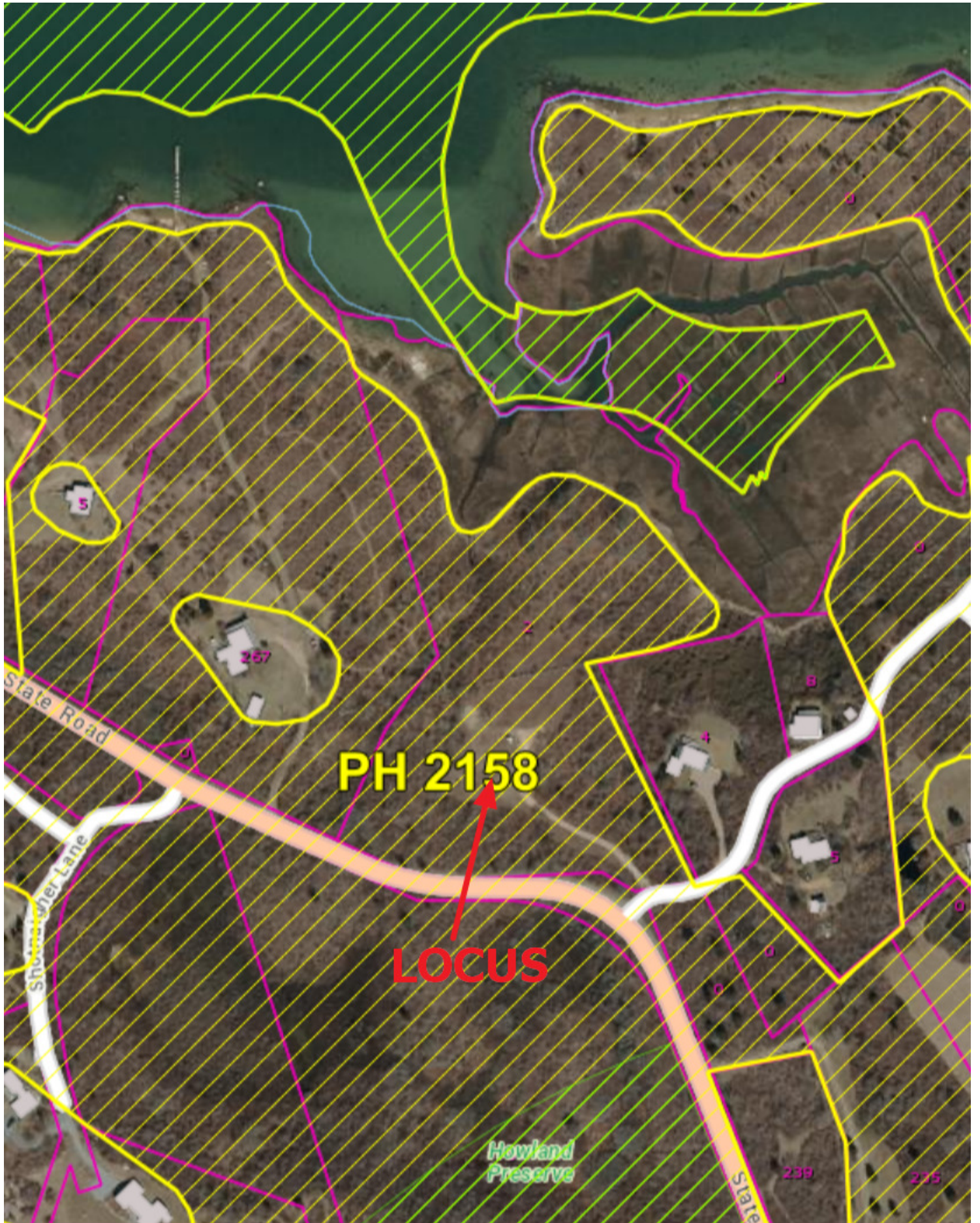
Parcel Number: 033-152-00 CAMA Number: 033-152-00 Property Address: 0 STATE RD	Mailing Address: CHILMARK TOWN OF/CONSERVATION COMMISSION BOX 119 CHILMARK, MA 02535
Parcel Number: 033-167-00 CAMA Number: 033-167-00 Property Address: 5 CHOCKERS LN	Mailing Address: KARNOVSKY DANIEL & FIDUCIARY TR CO TRS ;MLK 1993 GST EX TR&ARK GST TR FIDUCIARY TR CO / KARNOVSKY 53 STATE ST. 4TH FL BOSTON, MA 02109
Parcel Number: 033-174-00 CAMA Number: 033-174-00 Property Address: 0 CHOCKERS LN	Mailing Address: CHILMARK TOWN OF/CONSERVATION COMMISSION BOX 119 CHILMARK, MA 02535
Parcel Number: 033-176-00 CAMA Number: 033-176-00 Property Address: 0 CHOCKERS LN	Mailing Address: BEZANSON JEFFREY C TRUSTEE CHILMARK CHOWDER NOM TRUST 288 SUMMER ST BRIDGEWATER, MA 02324
Parcel Number: 034-001-08 CAMA Number: 034-001-08 Property Address: 0 SIGNAL HILL LN	Mailing Address: HOWLAND WESTON III, TCW&PB TRS SIGNAL HILL HOMEOWNRS ASSOC TR 75 FEDERAL ST STE# 1100 BOSTON, MA 02110
Parcel Number: 034-004-02 CAMA Number: 034-004-02 Property Address: 5 HERRING RUN	Mailing Address: ROSE APPLE VIEW LLC C/O: JACOB DAVIS 290 SOUTH RD CHILMARK, MA 02535
Parcel Number: 034-005-00 CAMA Number: 034-005-00 Property Address: 0 LAKE RD	Mailing Address: VINEYARD OPEN LAND FOUNDATION PO BOX 4608 VINEYARD HAVEN, MA 02568



www.cai-tech.com

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PH 2158

LOCUS

State Road

Shower Lane

Howland Preserve

State

