

PROJECT NARRATIVE

22 Barry's Landing

Scituate, MA

1.0 Project Summary

The project proposes an entry porch and extensions to the garage and deck be constructed at 22 Barry's Landing, Scituate MA. The property is shown as Scituate Assessor's Parcels 57-2-3, and is 41,468.85 (Upland) square feet. The property has frontage on Barry's Landing to the north, is bordered by developed residentially zoned property to the east, and west, and bordered by the North River to the south.

The property is developed with a single family dwelling constructed in 1997 and associated driveway, shed, dock and lawn. The property topography slopes to the southwest and varies from 36 feet to Mean Low Water (MSL).

All proposed work is located within a FEMA Flood Zone X as shown on the FEMA Flood Insurance Rate Map Panel 25023C 0128K dated 11/4/2016.

The proposed entry porch and extension to garage are located entirely outside the 100' buffer to the salt marsh. The proposed deck extension is located within the 100' buffer to the salt mash.

2.0 Wetland Resource Areas & Impacts

The natural bank to the salt marsh was located by Plymouth Registry of Deeds: Plan Book 40, Page 115

Salt Marsh (310 CMR 10.32)

A salt marsh is defined by section 310 CMR 10.32. Salt Marshes are described as a coastal wetland that extends landward up to the highest high tide line, that is, the highest spring tide of the year, and is characterized by plants that are well adapted to or prefer living in, saline soils. Dominant plants within salt marshes typically include salt meadow cord grass (*Spartina patens*) and/or salt marsh cord grass (*Spartina alterniflora*), but may also include, without limitation, spike grass (*Distichlis spicata*), high-tide bush (*Iva frutescens*), black grass (*Juncus gerardii*), and common reedgrass (*Phragmites*). A salt marsh may contain tidal creeks, ditches and pools.

The proposed work will be conducted outside the 50 foot buffer to the salt marsh but inside the 100 foot buffer on a stabilized, previously disturbed lawn area. All disturbed areas will be restabalized with loam and seed.

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 Scituate Wetlands Rules and Regulations 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 straw wattles 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.