

delivered in hand with copy via email  
[clientname@clientcompany.com](mailto:clientname@clientcompany.com)

20 December 2021

**Town of Reading  
Conservation Commission**

Attn: Charles Tirone  
16 Lowell Street  
Reading, MA 01967

**Re: Town of Reading  
Highschool Track and Field Renovations  
Request for Determination of Applicability**

Dear **Commission Members**:

On behalf of the Town of Reading, please find enclosed a Request for Determination of Applicability (RDA) for the proposed renovations of the existing Highschool Track and Field facility.

The project will involve work within the 100-foot buffer zone and 30-foot buffer to a Bordering Vegetated Wetlands. Work will be performed within the existing developed areas of the existing track and can be considered "Minor" based on the following qualifications identified in 310 CMR 10.02(2)b.1.:

- Work in the buffer zone only
- in a manner so as to reduce the potential for any adverse impacts to the resource area
- with post-construction measures implemented to stabilize any disturbed area.

As shown on the design plans, all work is limited to buffer zone work only. Adequate perimeter sedimentation controls will be provided to prevent adverse impacts to the resource area. Post-Construction, any areas disturbed outside the track area will be restored with appropriate buffer zone plant material and allowed to grow "natural". There will be no change to existing Stormwater patterns.

For these reasons, we ask the Commission to provide a "negative determination" for the proposed project.

We look forward to the opportunity to present the project to the Commission at the next available public hearing..

Respectfully:

Letter  
20 December 20, 2021

Reading High School Track and Field  
Request for Determination of Applicabilit

Page 2 of 2

# ACTIVITAS

## ACTIVITAS



**Stephen Crisafulli, RLA**

Copy:            Joeseeph Huggins (Town of Reading)  
                     Timothy Power, PE (PVI Site Design, LLC)

Enclosures:    RDA Application Form 1  
                     Proposed Site Plans  
                     Wetland Delineation Report



# WPA Form 1- Request for Determination of Applicability

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

## A. General Information

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



1. Applicant:

Town of Reading (Attn. Joseph Huggins) \_\_\_\_\_ jhuggins@ci.reading.ma.us  
Name E-Mail Address  
16 Lowell St \_\_\_\_\_  
Mailing Address  
Reading \_\_\_\_\_ MA \_\_\_\_\_ 01867  
City/Town State Zip Code  
(781) 942-9001 \_\_\_\_\_  
Phone Number Fax Number (if applicable)

2. Representative (if any):

Activitas \_\_\_\_\_  
Firm  
Stephen Crisafull \_\_\_\_\_ src@activitas.com  
Contact Name E-Mail Address  
70 Milton Street \_\_\_\_\_  
Mailing Address  
Dedham \_\_\_\_\_ MA \_\_\_\_\_ 02026  
City/Town State Zip Code  
401.450.1587 \_\_\_\_\_  
Phone Number Fax Number (if applicable)

## B. Determinations

1. I request the Reading \_\_\_\_\_ make the following determination(s). Check any that apply:  
Conservation Commission

- a. whether the **area** depicted on plan(s) and/or map(s) referenced below is an area subject to jurisdiction of the Wetlands Protection Act.
- b. whether the **boundaries** of resource area(s) depicted on plan(s) and/or map(s) referenced below are accurately delineated.
- c. whether the **work** depicted on plan(s) referenced below is subject to the Wetlands Protection Act.
- d. whether the area and/or work depicted on plan(s) referenced below is subject to the jurisdiction of any **municipal wetlands ordinance or bylaw** of:

Reading \_\_\_\_\_  
Name of Municipality

- e. whether the following **scope of alternatives** is adequate for work in the Riverfront Area as depicted on referenced plan(s).



# WPA Form 1- Request for Determination of Applicability

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

## C. Project Description

1. a. Project Location (use maps and plans to identify the location of the area subject to this request):

62 Oakland Road	Reading, MA
Street Address	City/Town
033.0-0000-0052.0, 033.0-0000-0091.0	
033.0-0000-0059.0, 033.0-0000-0053.0	Parcel/Lot Number

- b. Area Description (use additional paper, if necessary):

The proposed work area is the existing track and field at the Reading High School campus just north of the Field House building. Just to the north of the field is an intermitent stream and associated bordering vegetated wetland. Birch Meadow road abuts the resource area to the north. The proposed work area falls within 100-feet of a bordering vegetated wetland associated with an intermitent stream. Portions of the existing track fall within the local 30-foot buffer.

- c. Plan and/or Map Reference(s):

Topographic Survey (Reed Land Surveying, 1 Sheet )	9-1-2021
Title	Date
High School Track and Field Renovations Plans (3 Sheets)	12-17-2021
Title	Date
Color Site Plan	
Title	Date

2. a. Work Description (use additional paper and/or provide plan(s) of work, if necessary):

The work area will occur in previously developed areas within the footprint of the existing track and field. The existing track will be repaved and resurfaced. The turf field surface will be removed and replaced in kind.



## WPA Form 1- Request for Determination of Applicability

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

### C. Project Description (cont.)

b. Identify provisions of the Wetlands Protection Act or regulations which may exempt the applicant from having to file a Notice of Intent for all or part of the described work (use additional paper, if necessary).

310 CMR 10.02(2)b.1. outlines work that may be considered "Minor" with the following qualifications:

- Work in the buffer zone only
- in a manner so as to reduce the potential for any adverse impacts to the resource area
- with post-construction measures implemented to stabilize any disturbed area.

As shown on the design plans, all work is limited to buffer zone work only. Adequate perimeter sedimentation controls will be provided to prevent adverse impacts to the resource area. Post-Construction, any areas disturbed outside the track area will be restored with appropriate buffer zone plant material and allowed to grow "natural".

3. a. If this application is a Request for Determination of Scope of Alternatives for work in the Riverfront Area, indicate the one classification below that best describes the project.

- Single family house on a lot recorded on or before 8/1/96
- Single family house on a lot recorded after 8/1/96
- Expansion of an existing structure on a lot recorded after 8/1/96
- Project, other than a single-family house or public project, where the applicant owned the lot before 8/7/96
- New agriculture or aquaculture project
- Public project where funds were appropriated prior to 8/7/96
- Project on a lot shown on an approved, definitive subdivision plan where there is a recorded deed restriction limiting total alteration of the Riverfront Area for the entire subdivision
- Residential subdivision; institutional, industrial, or commercial project
- Municipal project
- District, county, state, or federal government project
- Project required to evaluate off-site alternatives in more than one municipality in an Environmental Impact Report under MEPA or in an alternatives analysis pursuant to an application for a 404 permit from the U.S. Army Corps of Engineers or 401 Water Quality Certification from the Department of Environmental Protection.

b. Provide evidence (e.g., record of date subdivision lot was recorded) supporting the classification above (use additional paper and/or attach appropriate documents, if necessary.)



# WPA Form 1- Request for Determination of Applicability

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

## D. Signatures and Submittal Requirements

I hereby certify under the penalties of perjury that the foregoing Request for Determination of Applicability and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge.

I further certify that the property owner, if different from the applicant, and the appropriate DEP Regional Office were sent a complete copy of this Request (including all appropriate documentation) simultaneously with the submittal of this Request to the Conservation Commission.

Failure by the applicant to send copies in a timely manner may result in dismissal of the Request for Determination of Applicability.

Name and address of the property owner:

Town of Reading attn: Joseph Huggins *JOSEPH HUGGINS*  
 Name  
 16 Lowell Street  
 Mailing Address  
 Reading  
 City/Town  
 MA  
 State  
 01867  
 Zip Code

Signatures:

I also understand that notification of this Request will be placed in a local newspaper at my expense in accordance with Section 10.05(3)(b)(1) of the Wetlands Protection Act regulations.

*[Signature]*  
 Signature of Applicant  
 12-20-21  
 Date  
*[Signature]*  
 Signature of Representative (if any)  
 12-20-21  
 Date

# APPENDIX

# ECR

Environmental Consulting & Restoration, LLC



## WETLAND DELINEATION MEMO

**TO:** Reed Land Surveying, Inc.  
**FROM:** Brad Holmes  
**DATE:** August 5, 2021  
**RE:** Reading High School, Reading

Per your request, Environmental Consulting & Restoration, LLC (ECR) performed a review of the existing conditions at the Reading High School property located at off Birch Meadow Drive in Reading (the site) on July 27, 2021. The purpose of the review was to identify wetland resource areas on and near the existing track and field located in the northern portion of the High School property. The weather on July 27<sup>th</sup> was mostly sunny and warm (approximately 80 degrees) with light wind and dry site conditions. Wetland resource areas are located along the northern portion of the track associated with a USGS mapped intermittent stream. ECR placed Bordering Vegetated Wetland (BVW) flags (pink/black striped) along the limits of the wetlands as follows:

BVW #A1 to #A27 – wetland along the south side of the stream  
BVW #B1 to #B7 – wetland along the north side of the stream  
BVW #C1 to #C13 – wetland along the north side of the stream  
BVW #D1 to #D6 – wetland offsite to the northeast

The vegetated wetlands were delineated following the methodology established by the Massachusetts Department of Environmental Protection (DEP) regulations found at 310 CMR 10.55 pertaining to the delineation of Bordering Vegetated Wetlands. The delineation was performed by analyzing vegetation, hydrology within 12 inches of the surface, and soil conditions within 20 inches of the surface. The wetland contains hydric soils, saturated soils, and dominant wetland indicator plants. The Inland Banks to an U.S.G.S. mapped intermittent stream (light blue line) were also located for reference. This intermittent stream is confirmed as intermittent since the Massachusetts Streamstats Program calculates a watershed area for this stream less than 0.5 square miles (calculated at 0.37 sq. miles, see attached). Inland Bank flags (blue ribbons) #IB1 to #IB21 were placed along the southern bank and #IB100 to #IB117 along the northern bank. As a result of ECR's wetland delineation at the site, ECR is able to confirm that the site contains the following wetland resource areas and areas of Conservation Commission jurisdiction:

- Bordering Vegetated Wetlands
- 100-foot Buffer Zone to BVW

Also review of the MassGIS wetlands database reveals the following:

1. The site is not located within Estimated/Priority Habitat for Rare Species according to the Massachusetts Natural Heritage & Endangered Species Program (MaNHESP).
2. The site does not contain Certified Vernal Pools according to the MaNHESP.
3. The site does not contain areas mapped as Land Subject to Flooding (FEMA flood zone)
4. The site is not located within an Area of Critical Environmental Concern.



# ECR

Environmental Consulting & Restoration, LLC



Upon review of this wetland delineation memo, please contact me at (617) 529 – 3792 or [brad@ecrwetlands.com](mailto:brad@ecrwetlands.com) with any questions or requests for additional information.

Thank you,  
Brad Holmes, Professional Wetland Scientist #1464  
Manager

# StreamStats Report

Region ID:

MA

Workspace ID:

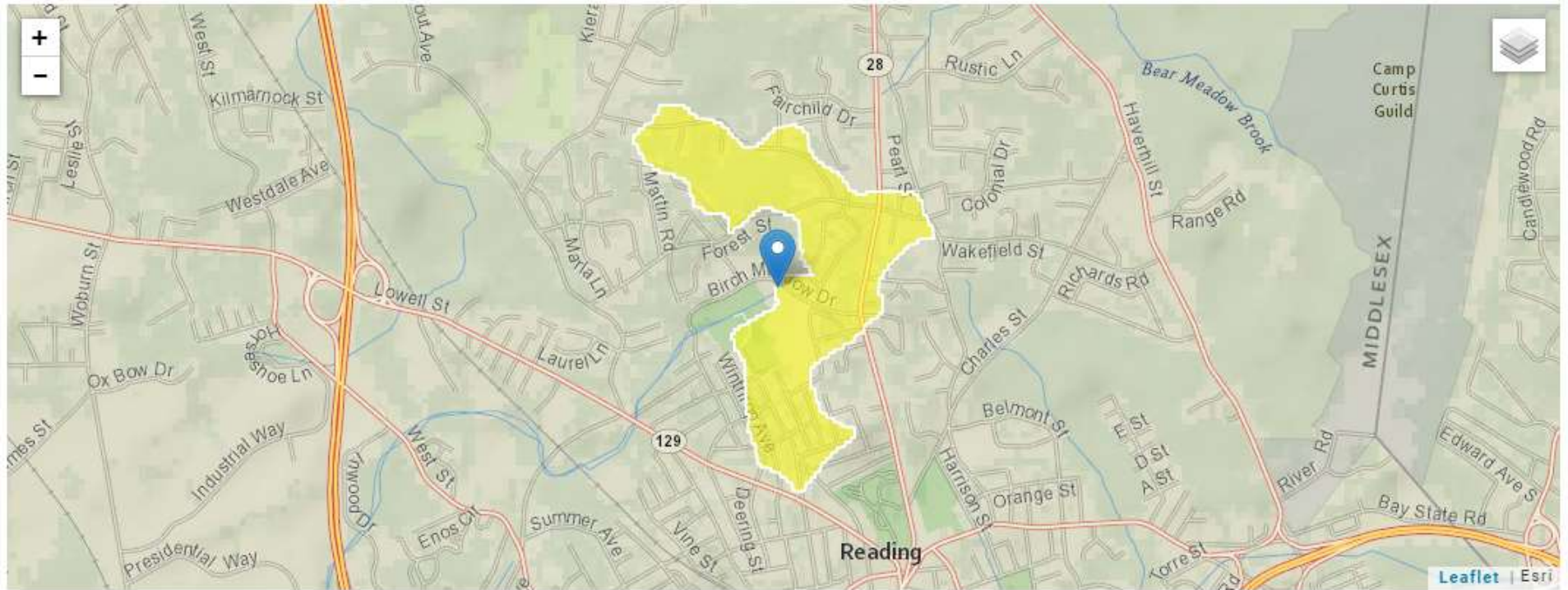
MA20210805193228527000

Clicked Point (Latitude, Longitude):

42.53733, -71.11000

Time:

2021-08-05 15:32:45 -0400



## Basin Characteristics

Parameter Code	Parameter Description	Value	Unit
DRNAREA	Area that drains to a point on a stream	0.37	square miles

EQUIPMENT LIST FOR AREAS SHOWN								
Pole				Luminaires				
QTY	LOCATION	SIZE	GRADE ELEVATION	MOUNTING HEIGHT	LUMINAIRE TYPE	QTY / POLE	THIS GRID	OTHER GRIDS
4	F1-F4	80'	-	15.5'	TLC-BT-575	2	2	0
				80'	TLC-LED-1200	10	10	0
4	TOTALS					48	48	0

Reading Memorial High School Stadium LED Retrofit  
Reading, MA

GRID SUMMARY	
Name:	Football
Size:	360' x 160'
Spacing:	30.0' x 30.0'
Height:	3.0' above grade

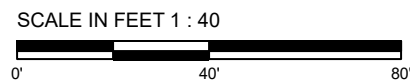
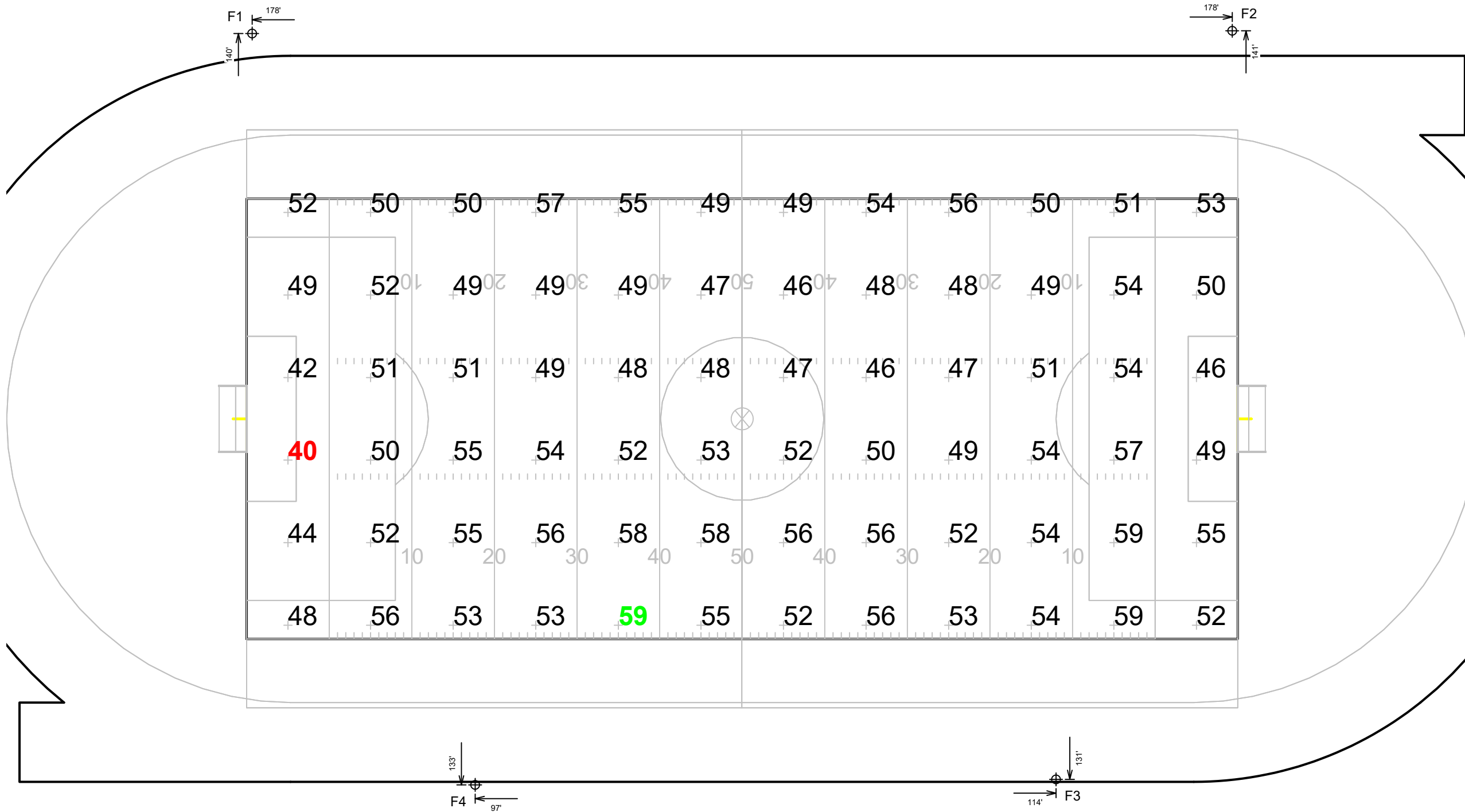
ILLUMINATION SUMMARY	
MAINTAINED HORIZONTAL FOOTCANDLES	
	Entire Grid
Guaranteed Average:	50
Scan Average:	51.64
Maximum:	59
Minimum:	40
Avg / Min:	1.28
Guaranteed Max / Min:	2
Max / Min:	1.46
UG (adjacent pts):	1.23
CU:	0.58
No. of Points:	72
LUMINAIRE INFORMATION	
Applied Circuits:	A
No. of Luminaires:	48
Total Load:	51.4 kW

**Guaranteed Performance:** The ILLUMINATION described above is guaranteed per your Musco Warranty document and includes a 0.95 dirt depreciation factor.

**Field Measurements:** Individual field measurements may vary from computer-calculated predictions and should be taken in accordance with IESNA RP-6-15.

**Electrical System Requirements:** Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

**Installation Requirements:** Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.



Pole location(s) ⊕ dimensions are relative to 0,0 reference point(s) ⊗



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EQUIPMENT LIST FOR AREAS SHOWN								
Pole				Luminaires				
QTY	LOCATION	SIZE	GRADE ELEVATION	MOUNTING HEIGHT	LUMINAIRE TYPE	QTY / POLE	THIS GRID	OTHER GRIDS
4	F1-F4	80'	-	15.5'	TLC-BT-575	2	2	0
				80'	TLC-LED-1200	10	10	0
4	TOTALS					48	48	0

GRID SUMMARY	
Name:	Soccer
Size:	360' x 210'
Spacing:	30.0' x 30.0'
Height:	3.0' above grade

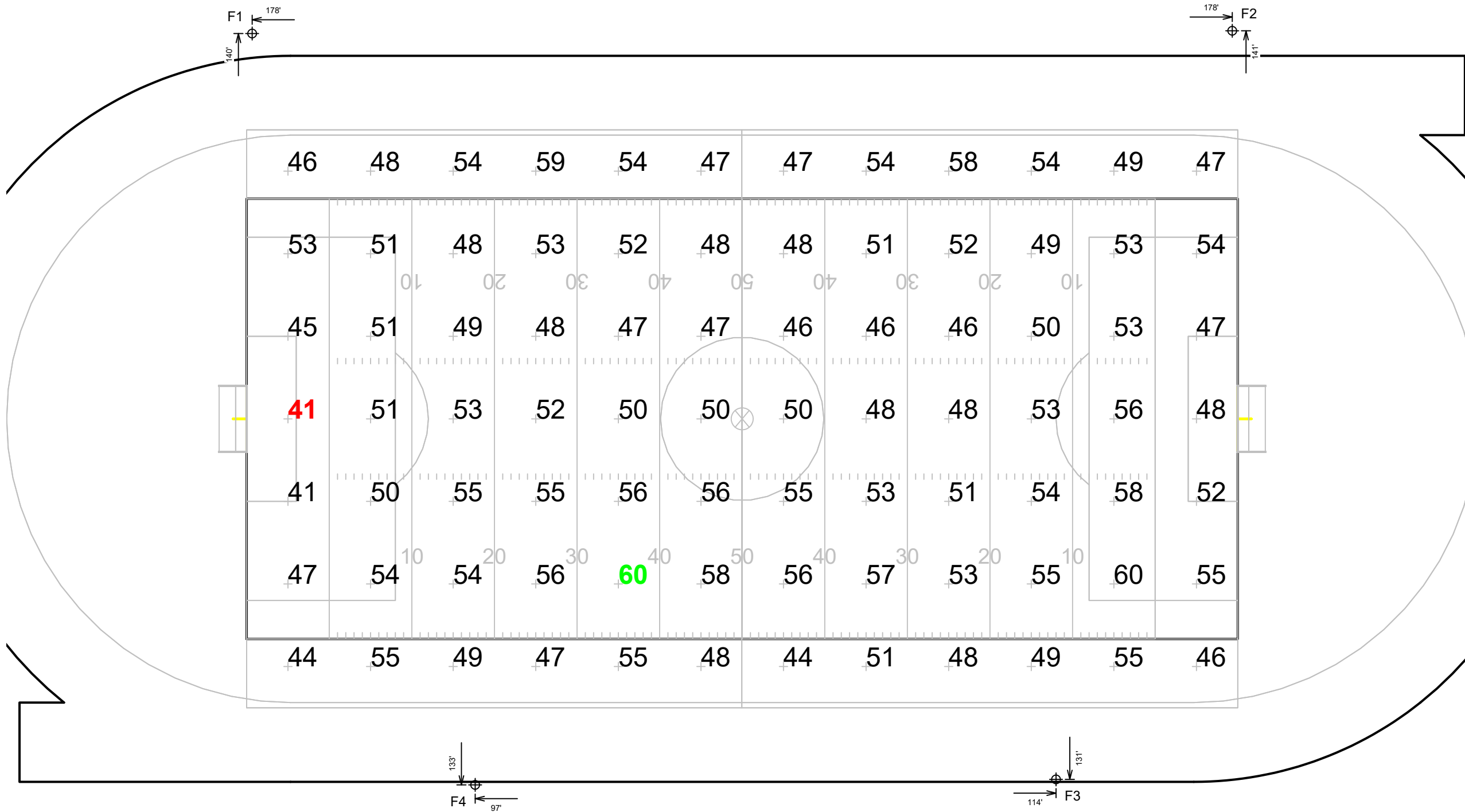
ILLUMINATION SUMMARY	
MAINTAINED HORIZONTAL FOOTCANDLES	
Entire Grid	
Guaranteed Average:	50
Scan Average:	51.13
Maximum:	60
Minimum:	41
Avg / Min:	1.24
Guaranteed Max / Min:	2
Max / Min:	1.45
UG (adjacent pts):	1.25
CU:	0.67
No. of Points:	84
LUMINAIRE INFORMATION	
Applied Circuits:	A
No. of Luminaires:	48
Total Load:	51.4 kW

**Guaranteed Performance:** The ILLUMINATION described above is guaranteed per your Musco Warranty document and includes a 0.95 dirt depreciation factor.

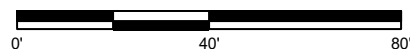
**Field Measurements:** Individual field measurements may vary from computer-calculated predictions and should be taken in accordance with IESNA RP-6-15.

**Electrical System Requirements:** Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

**Installation Requirements:** Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.



SCALE IN FEET 1 : 40



Pole location(s) ⊕ dimensions are relative to 0,0 reference point(s) ⊗



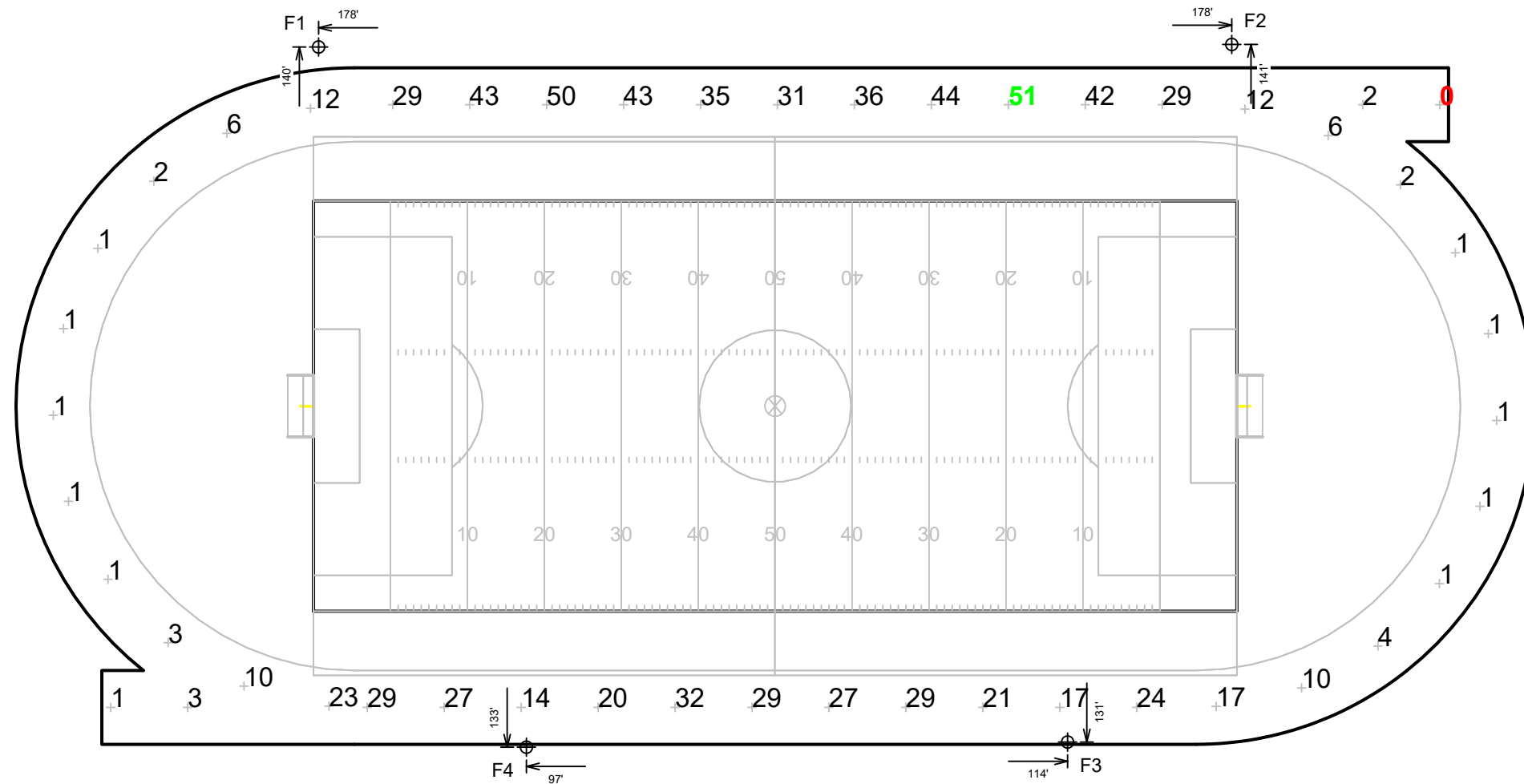
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EQUIPMENT LIST FOR AREAS SHOWN								
Pole				Luminaires				
QTY	LOCATION	SIZE	GRADE ELEVATION	MOUNTING HEIGHT	LUMINAIRE TYPE	QTY / POLE	THIS GRID	OTHER GRIDS
4	F1-F4	80'	-	15.5'	TLC-BT-575	2	2	0
				80'	TLC-LED-1200	10	10	0
4	TOTALS					48	48	0

Reading Memorial High School Stadium LED Retrofit  
Reading, MA

GRID SUMMARY	
Name:	Track
Size:	Irregular
Spacing:	30.0' x 30.0'
Height:	3.0' above grade

ILLUMINATION SUMMARY	
MAINTAINED HORIZONTAL FOOTCANDLES	
	Entire Grid
Scan Average:	17.12
Maximum:	51
Minimum:	0
Avg / Min:	38.12
Max / Min:	113.16
UG (adjacent pts):	0.00
CU:	0.13
No. of Points:	48
LUMINAIRE INFORMATION	
Applied Circuits:	A
No. of Luminaires:	48
Total Load:	51.4 kW



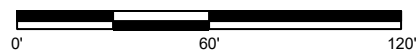
**Guaranteed Performance:** The ILLUMINATION described above is guaranteed per your Musco Warranty document and includes a 0.95 dirt depreciation factor.

**Field Measurements:** Individual field measurements may vary from computer-calculated predictions and should be taken in accordance with IESNA RP-6-15.

**Electrical System Requirements:** Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

**Installation Requirements:** Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.

SCALE IN FEET 1 : 60



Pole location(s) ⊕ dimensions are relative to 0,0 reference point(s) ⊗



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EQUIPMENT LIST FOR AREAS SHOWN								
Pole				Luminaires				
QTY	LOCATION	SIZE	GRADE ELEVATION	MOUNTING HEIGHT	LUMINAIRE TYPE	QTY / POLE	THIS GRID	OTHER GRIDS
4	F1-F4	80'	-	15.5'	TLC-BT-575	2	2	0
				80'	TLC-LED-1200	10	10	0
4	TOTALS					48	48	0

Reading Memorial High School Stadium LED Retrofit  
Reading, MA

GRID SUMMARY	
Name:	Soccer Spill
Spacing:	30.0'
Height:	3.0' above grade

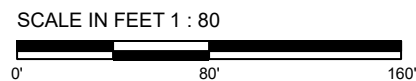
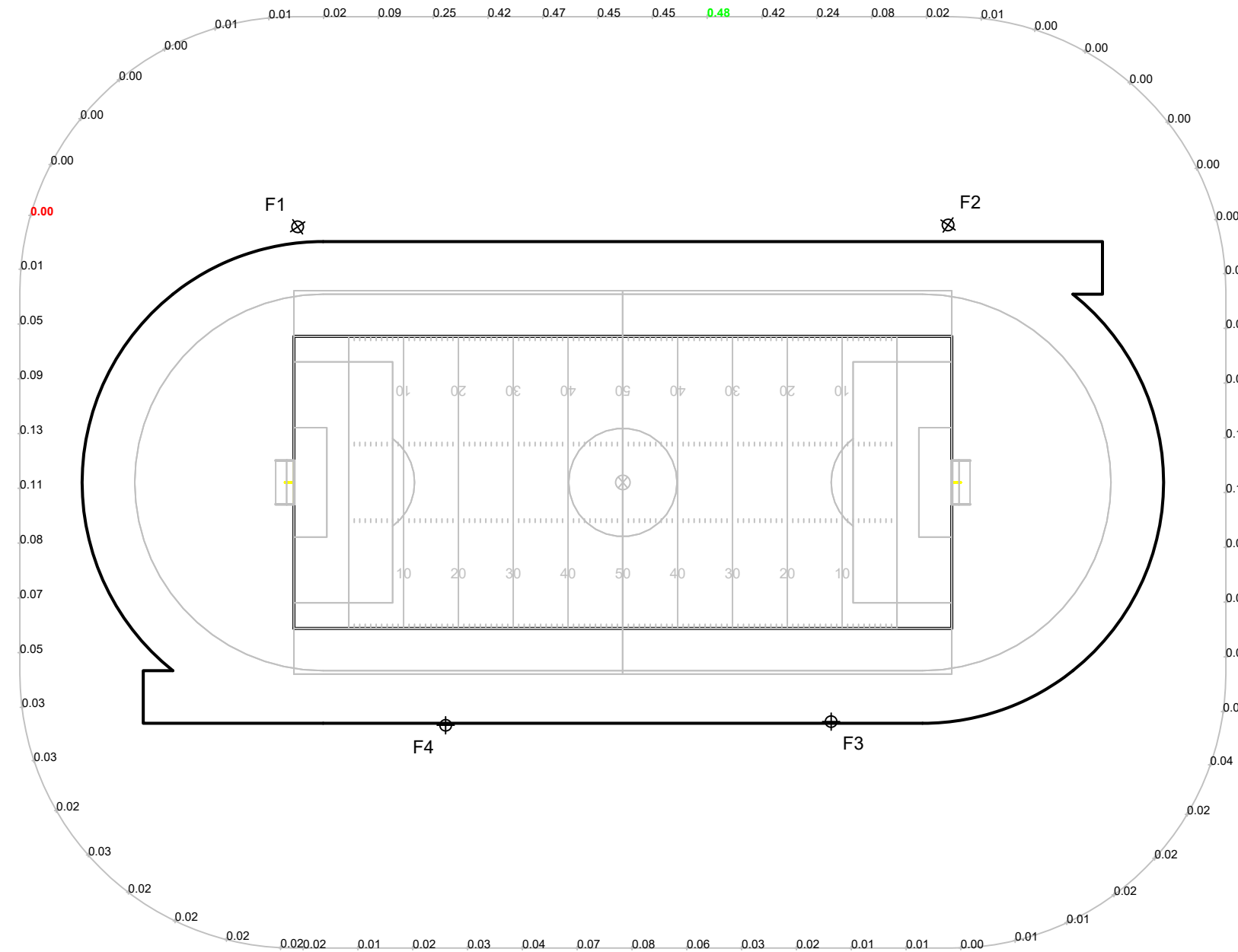
ILLUMINATION SUMMARY	
HORIZONTAL FOOTCANDLES	
Scan Average:	Entire Grid 0.0771
Maximum:	0.48
Minimum:	0.00
No. of Points:	70
LUMINAIRE INFORMATION	
Applied Circuits:	A
No. of Luminaires:	48
Total Load:	51.4 kW

**Guaranteed Performance:** The ILLUMINATION described above is guaranteed per your Musco Warranty document.

**Field Measurements:** Individual field measurements may vary from computer-calculated predictions and should be taken in accordance with IESNA RP-6-15.

**Electrical System Requirements:** Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

**Installation Requirements:** Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.



Pole location(s) ⊕ dimensions are relative to 0,0 reference point(s) ⊗



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EQUIPMENT LIST FOR AREAS SHOWN								
Pole				Luminaires				
QTY	LOCATION	SIZE	GRADE ELEVATION	MOUNTING HEIGHT	LUMINAIRE TYPE	QTY / POLE	THIS GRID	OTHER GRIDS
4	F1-F4	80'	-	15.5'	TLC-BT-575	2	2	0
				80'	TLC-LED-1200	10	10	0
4	TOTALS					48	48	0

Reading Memorial High School Stadium LED Retrofit  
Reading, MA

GRID SUMMARY	
Name:	Soccer Spill
Spacing:	30.0'
Height:	3.0' above grade

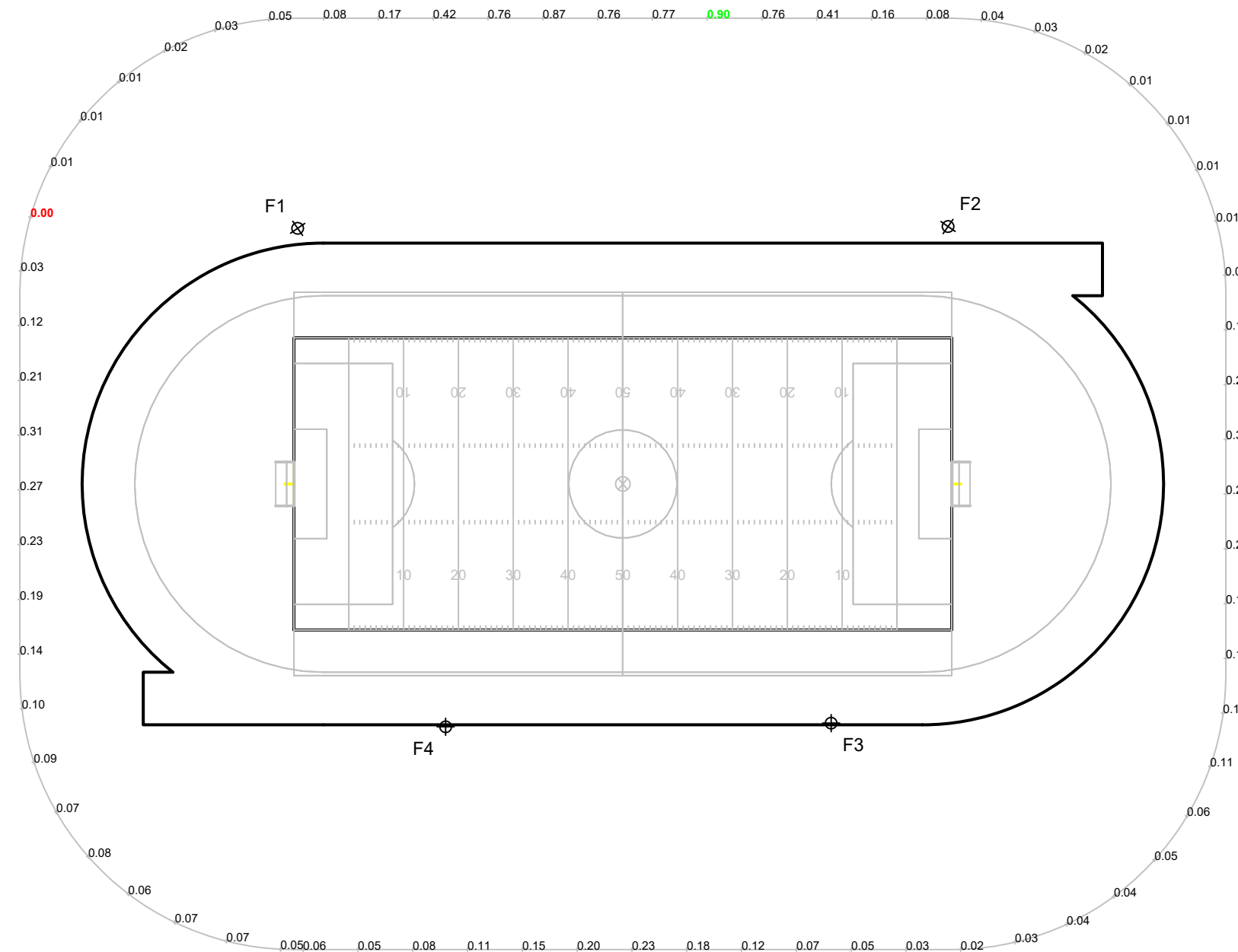
ILLUMINATION SUMMARY	
MAX VERTICAL FOOTCANDLES	
Scan Average:	Entire Grid 0.1691
Maximum:	0.90
Minimum:	0.00
No. of Points:	70
LUMINAIRE INFORMATION	
Applied Circuits:	A
No. of Luminaires:	48
Total Load:	51.4 kW

**Guaranteed Performance:** The ILLUMINATION described above is guaranteed per your Musco Warranty document.

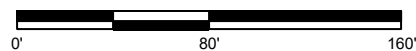
**Field Measurements:** Individual field measurements may vary from computer-calculated predictions and should be taken in accordance with IESNA RP-6-15.

**Electrical System Requirements:** Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

**Installation Requirements:** Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.



SCALE IN FEET 1 : 80



Pole location(s) ⊕ dimensions are relative to 0,0 reference point(s) ⊗



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