



WPA Form 1 - Request for Determination of Applicability
Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

City/Town _____

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:

Name Wen Fang Zhang E-Mail Address wenfanzhang2888@gmail.com
Mailing Address 60 Jensen Farm Road
City/Town Braintree State MA Zip Code 02184
Phone Number 617-653-7240 Fax Number (if applicable) _____

2. Representative (if any):

Firm _____
Contact Name _____ E-Mail Address _____
Mailing Address _____
City/Town _____ State _____ Zip Code _____
Phone Number _____ Fax Number (if applicable) _____

B. Determinations

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

- 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:

Braintree
Name of Municipality

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



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C. Project Description

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

50 Jensen Farm Road
Street Address

Braintree
City/Town

Assessors Map/Plat Number

Parcel/Lot Number

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

Side yard and backyard.

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

Title

Date

Title

Date

Title

Date

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

Remove a few trees from backyard because the trees are too close to the house and should there be a storm or bad weather, there could be damage to the house.



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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).

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.)



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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:

Henkang Zheng
Name

60 Jansen Brown Road
Mailing Address

Braintree
City/Town

MA
State

02182
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

11/18/22
Date

Signature of Representative (if any)

Date



Buyer Signed...



Professional Land Surveyors
 710 MAIN STREET
 N. Oxford, MA 01537
 PHONE: (508) 987-0025
 FAX: (508) 438-6604

NAME WEN FANG ZHENG AND HUI XUA XIE

LOCATION 60 JENSEN FARM ROAD
BRAINTREE, MA

SCALE 1"=40' DATE 03/07/22

REGISTRY NORFOLK

WIP02487

IF UPON DOCUMENTATION PROVIDED, REQUIRED MEASUREMENTS WERE
 OF THE FRONTAGE AND BUILDING(S) SHOWN ON THIS MORTGAGE
 ECTION PLAN, IN OUR JUDGMENT ALL VISIBLE EASEMENTS ARE
 AN AND THERE ARE NO VIOLATIONS OF ZONING REQUIREMENTS
 DRING DWELLING STRUCTURES TO PROPERTY LINE OFFSETS (UNLESS
 RWISE NOTED IN DRAWING BELOW). NOTE: NOT DEFINED ARE ABOVE
 AND POOLS, DRIVEWAYS, OR SHEDS WITH NO FOUNDATIONS, ETC.
 IS A MORTGAGE INSPECTION PLAN; NOT AN INSTRUMENT SURVEY.
 NOT USE TO ERECT FENCES, OTHER BOUNDARY STRUCTURES, OR TO
 IT SHRUBS. LOCATION OF THE STRUCTURE(S) SHOWN HEREON IS
 ER IN COMPLIANCE WITH LOCAL ZONING FOR PROPERTY LINE OFFSET
 JUDGMENTS, OR IS EXEMPT FROM VIOLATION ENFORCEMENT ACTION
 ER MASS. G.L. TITLE VI, CHAP. 40A, SEC. 7, UNLESS OTHERWISE
 ID. THIS CERTIFICATION IS NON-TRANSFERABLE. THE ABOVE
 TIFICATIONS ARE MADE WITH THE PROVISION THAT THE INFORMATION
 RDED IS ACCURATE AND THAT THE MEASUREMENTS USED ARE
 RATELY LOCATED IN RELATION TO THE PROPERTY LINES.

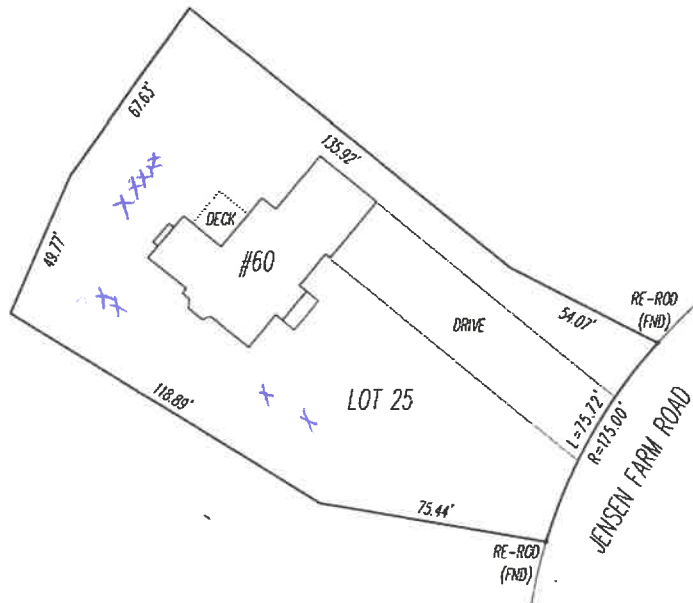


DEED REFERENCE: P/O CERT:158621

PLAN REFERENCE: 14614-C

WE CERTIFY THAT THE BUILDING(S) ARE NOT WITHIN THE SPECIAL
 FLOOD HAZARD AREA. SEE FIRM
25021C0228E DTD: 07/17/2012

FLOOD HAZARD ZONE HAS BEEN DETERMINED BY SCALE AND IS
 NOT NECESSARILY ACCURATE. UNTIL DEFINITIVE PLANS ARE ISSUED
 BY HUD AND/OR A VERTICAL CONTROL SURVEY IS PERFORMED,
 PRECISE ELEVATIONS CANNOT BE DETERMINED.



DESIGNED BY: SKM TITLE & CLOSINGS
 DRAWN BY: CRC
 CHECKED BY: GES
 DATE: 22MPO2487



W.F.Z.
X.H.H.

LAW FIRM: SKM Title & Closing Services, P.C.
BUYER: Wen Fang Zheng and Hui Hua Xie
PROPERTY: 60 Jensen Farm Road, Lot 25, Braintree, MA 02184
SELLER: LF Properties LLC
DATE: June 3, 2022

Please accept this letter as confirmation that Seller will indemnify the BUYER, SKM Title & Closing Services, CATIC Title Insurance Company, and will undertake all efforts required by a certain Order of Conditions issued by the Massachusetts Department of Environmental Protection (MassDEP File Number 8-491) and recorded with the Norfolk County Land Court, Document No 874785 as may be further amended or extended, in order to obtain and record a Certificate of Compliance for the benefit of the above Property.