

LEGAL NOTICE

Mayor Koch will conduct a public hearing on June, 22, 2011 at 6:00 p.m. in second floor Foy Conference Room, 1305 Hancock Street, Quincy, MA to discuss his petition to the Secretary of Energy and Environmental Affairs of the Commonwealth to designate a portion of the City's downtown in the vicinity of Town Brook as a densely developed area ("DDA"), under the Massachusetts Wetlands Protection Regulations (310 CMR 10.00 *et seq.*).

The proposed DDA boundaries start at the southwest corner of the intersection right of way of Burgin Parkway and the approximate centerline of the Concourse, thence running easterly along the approximate centerline of the Concourse to the intersection of the approximate centerline of the Concourse and the westerly right of way of Hancock Court, thence running along the westerly and southerly right of way of Hancock Court to the southwest corner of the intersection of the right of ways of Hancock Court and Hancock Street, thence running southerly along the westerly right of way of Hancock Street to the southwest intersection of the right of way of Hancock Street and School Street, thence running easterly along the southerly right of way line of School Street to the southeast corner of the intersection of School Street and Mechanic Street, thence running northerly along the easterly right of way line Mechanic Street to the intersection of the lot line of parcel D101 and the easterly right of way line of Mechanic Street, thence running westerly to the west side of Mechanic Street, thence running northerly along the westerly right of line of Mechanic Street to the intersection of the Mechanic Street right of way and the southerly lot line of Parcel DUC 104, thence running easterly to the east side of the Mechanic Street right of way, thence running northerly to the southwest corner of the intersection of the right of way of Mechanic Street and Revere Road, thence running easterly along the south side of the Revere Road right of way to the southeast corner of the intersection of Revere Road and Dennis F. Ryan Parkway, thence running northerly along the easterly right of line of Dennis F. Ryan Parkway to the southeast corner of the intersection of the right of ways of Dennis F. Ryan Parkway and Granite Street, thence running westerly along the south side of the Granite Street right of way line to the southwest corner of the intersection of the right of ways of Granite Street and Burgin Parkway, thence running southerly along the westerly side of the Burgin Parkway right of way to the Point of Beginning. The DDA totals approximately 39.2 acres.

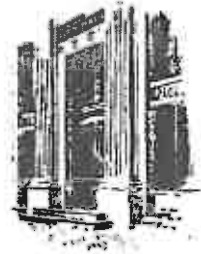
The draft petition, DDA plan and information package is available at the Planning and Community Development Office in City Hall and online at www.quincyma.gov. All interested parties are invited to attend the hearing.

Mayor of Quincy
Thomas P. Koch

Publish on Tuesday, June 7, 2011



City of Quincy, Massachusetts
City Hall



THOMAS P. KOCH
MAYOR

June 2, 2011

William Keener, Chairman
City of Quincy Conservation Commission
1305 Hancock Street
Quincy, MA 02169

William Adams, Chairman
City of Quincy Planning Board
1305 Hancock Street
Quincy, MA 02169

Re: Request for Vote of Concurrence – Petition for Designation of a Densely Developed Area

Dear Messrs. Keener and Adams:

I have determined that I will file a petition with the Executive Office of Energy and Environmental Affairs of the Commonwealth to designate a portion of the City's downtown in the vicinity of Town Brook as a densely developed area (the "DDA"), under the Massachusetts Wetlands Protection Regulations (310 CMR 10.00 *et seq.*). This designation will further the significant revitalization efforts underway in downtown Quincy. A copy of the plan delineating the proposed DDA is provided under separate cover. Approval by the Secretary of Energy and Environmental Affairs is necessary to establish this DDA.

Under the procedure for establishing a DDA, it is necessary to conduct a public hearing on the petition. My intent is to hold this hearing in June. It is also necessary for both the Conservation Commission and Planning Board to vote their concurrence on the proposed designation. To that end, I am requesting your concurrence to the petition.

I have asked Dennis Harrington and Rob Conlon to coordinate with you to ensure that any questions you may have are addressed in connection with this process. Thank you.

Sincerely,

Thomas P. Koch
Mayor

c: Dennis Harrington, Planning Director;
Rob Conlon, Conservation Commission Liaison
Members of the Planning Board and Conservation Commission



APPLICATION FOR DESIGNATION OF A DENSELY DEVELOPED AREA (DDA) UNDER THE RIVERS PROTECTION ACT

I. SUMMARY INFORMATION

a) Municipality (list all if a joint petition)

City of Quincy

b) Watershed (River basin)

Weymouth & Weir (Town River)

c) River(s) which the proposed DDA abuts

Town Brook

d) Area (in acres) of proposed DDA

39.2±

e) Description of proposed DDA boundaries

As shown on the attached plan, the proposed DDA boundaries start at the southwest corner of the intersection right of way of Burgin Parkway and the approximate centerline of the Concourse, thence running easterly along the approximate centerline of the Concourse to the intersection of the approximate centerline of the Concourse and the westerly right of way of Hancock Court, thence running along the westerly and southerly right of way of Hancock Court to the southwest corner of the intersection of the right of ways of Hancock Court and Hancock Street, thence running southerly along the westerly right of way of Hancock Street to the southwest intersection of the right of way of Hancock Street and School Street, thence running easterly along the southerly right of way line of School Street to the southeast corner of the intersection of School Street and Mechanic Street, thence running northerly along the easterly right of way line Mechanic Street to the intersection of the lot line of parcel D101 and the easterly right of way line of Mechanic Street, thence running westerly to the west side of Mechanic Street, thence running northerly along the westerly right of line of Mechanic Street to the intersection of the Mechanic Street right of way and the southerly lot line of Parcel DUC 104, thence running easterly to the east side of the Mechanic Street right of way, thence running northerly to the southwest corner of the intersection of the right of way of Mechanic Street and Revere Road, thence running easterly along the south side of the Revere Road right of way to the southeast corner of the intersection of Revere Road and Dennis F. Ryan Parkway, thence running northerly along the easterly right of line of Dennis F. Ryan Parkway to the southeast corner of the intersection of the right of ways of Dennis F. Ryan Parkway and Granite Street, thence running westerly along the south side of the Granite Street right of way line to the southwest corner of the intersection of the right of ways of Granite Street and Burgin Parkway, thence running southerly along the westerly side of the Burgin Parkway right of way to the Point of Beginning.

f) Area (in acres) of proposed DDA within the existing 200 foot Riverfront Area
0.5± Acres

g) Contact Person

Name: Dennis Harrington Title: Planning Director

Street: 1305 Hancock Street

City, State, Zip: Quincy, MA 02169

Phone: (617) 376-1362 Fax: (617) 376-1097

Email: dharrington@quincyma.gov

For EEA use only

Date Received: _____ Date of File Completion: _____

Reviewer: _____ Date of Monitor Notice: _____

II. DESCRIPTION OF PROPOSED DENSELY DEVELOPED AREA (DDA)

h) Area (in acres) of Eligible Activities in the proposed DDA

1. Industrial and Commercial - 38.9± Acres*
2. Institutional – N/A
3. Dense Residential – 0.3± Acres
4. Vacant, formerly used for eligible activities between 1/1/44 and 1/1/97 – N/A

* *Eligible Industrial and Commercial Activities Area includes Commercial Parking Lots, Rights-of-Way, and Services.*

i) If there are any non-intensive uses within the proposed DDA

N/A

1. Are all such areas less than one contiguous acre in size? ___ Yes ___ No
2. Do all such areas comprise less than 10 percent of the total acreage of the entire proposed area? ___ Yes ___ No
3. Are any such areas within the 200-foot Riverfront Area? ___ Yes ___ No

III. MUNICIPALITY INFORMATION

j) Name of Municipality

City of Quincy

k) Name(s) of Chief Elected Municipal Official (Mayor, Selectmen, or Council)

Mayor Thomas P. Koch

l) Type of Legislative Body

_____ Town Meeting _____ Town Council
___X___ City Council _____ Other

m) Issuing Authority Under the Wetlands Protection Act

___X___ Conservation Commission _____ Mayor _____ Selectmen

IV. ADDITIONAL PETITION INFORMATION

Include the following information with this application form:

- n) One of the following:
- A copy of the vote of the municipal legislative body requesting designation of the DDA; or
 - A request for designation of the DDA by the municipal official including documentation of concurrence by the issuing authority and the planning board.
- o) Proof of the advertisement of the proposed petition by legal notice in a local newspaper of general circulation
- p) Copies of notices of public meetings or hearings at which the petition was discussed.
- q) The names of individuals attending the pre-petition consultation session, if one was held.
- r) Provide as many of the following items as are available:
1. A copy of the assessor's map, and, if available, any other medium to large scale planimetric basemap such as an EEA orthophoto, USGS, or engineering map of the proposed DDA, showing the boundaries of the proposed DDA, the existing 200 foot riverfront area, and all perennial streams that are the subject of the proposed DDA.
 2. Aerial photography that depicts the land use in the proposed area as close in time as possible to January 1, 1997.
 3. Documentation of historic land use within the proposed area for any existing vacant structure or vacant lots formerly used for intensive uses after January 1, 1944.
 4. Attach a description of any non-intensive uses within the proposed DDA, and show them on a map.
 5. Any supplemental maps at an appropriate scale to facilitate interpretation of aerial photographs/orthophotography.
 6. Any additional information that you believe will assist the Secretary in evaluating the proposal.

Certification of Municipal Official: *I attest under the penalties of perjury that the foregoing information and accompanying information are true and complete, to the best of my knowledge.*

Name: *Thomas P. Koch*

Title: *Mayor*

Date: *6/6/11*

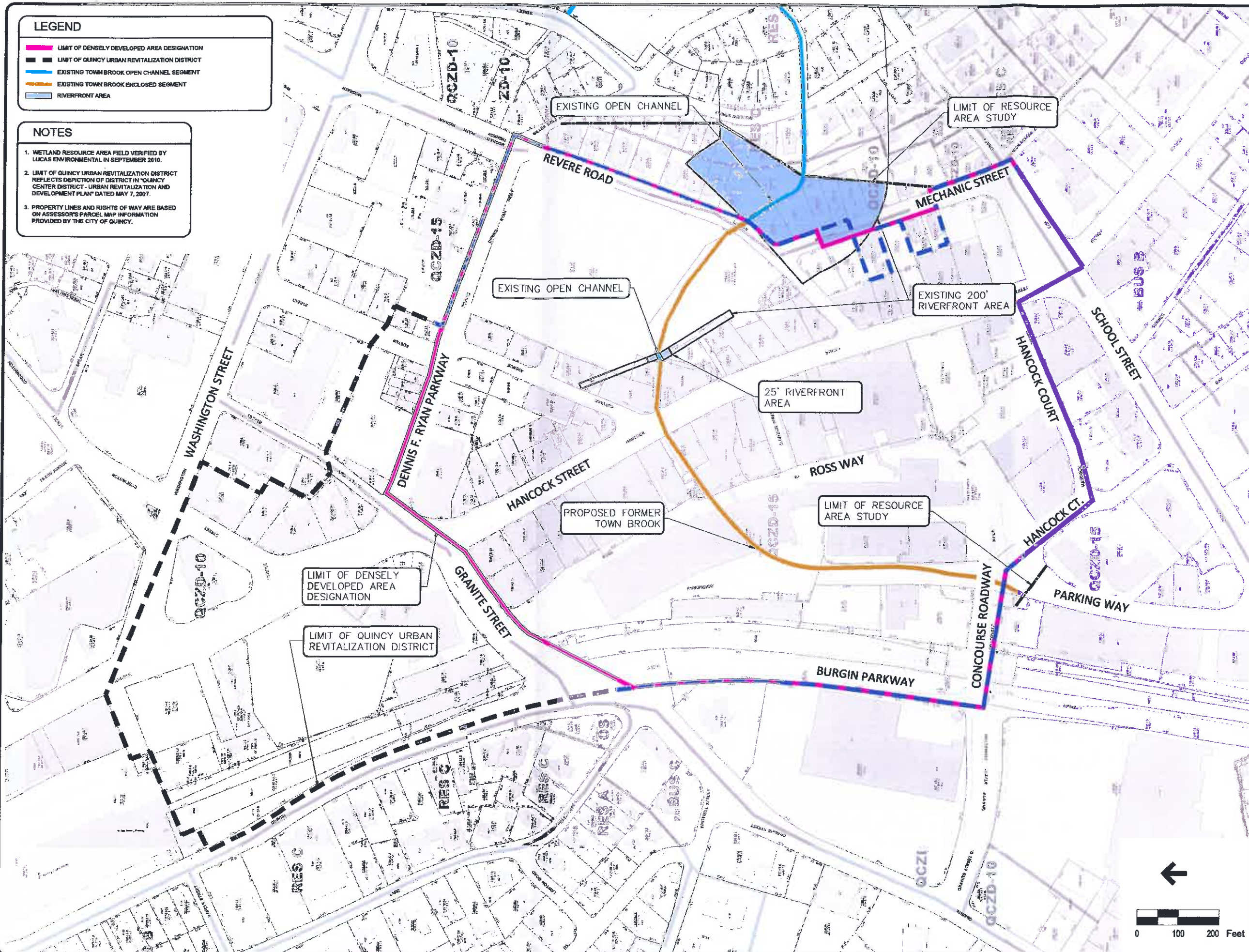
Signature: *Thomas P. Koch*

LEGEND

- LIMIT OF DENSELY DEVELOPED AREA DESIGNATION
- LIMIT OF QUINCY URBAN REVITALIZATION DISTRICT
- EXISTING TOWN BROOK OPEN CHANNEL SEGMENT
- EXISTING TOWN BROOK ENCLOSED SEGMENT
- RIVERFRONT AREA

NOTES

1. WETLAND RESOURCE AREA FIELD VERIFIED BY LUCAS ENVIRONMENTAL IN SEPTEMBER 2010.
2. LIMIT OF QUINCY URBAN REVITALIZATION DISTRICT REFLECTS DEPICTION OF DISTRICT IN "QUINCY CENTER DISTRICT - URBAN REVITALIZATION AND DEVELOPMENT PLAN" DATED MAY 7, 2007.
3. PROPERTY LINES AND RIGHTS OF WAY ARE BASED ON ASSESSOR'S PARCEL MAP INFORMATION PROVIDED BY THE CITY OF QUINCY.



STEPHENSON DESIGN GROUP, LLC
 CME Engineering-Strategic Planning/Municipal Services
 51 SLEEPER STREET, SUITE 600
 BOSTON, MASSACHUSETTS 02210
 PHONE: 617.696.7795

PROFESSIONAL ENGINEER DATE

PROPOSITOR:



CITY OF QUINCY
 1305 HANCOCK STREET
 QUINCY, MASSACHUSETTS

THIS PLAN PREPARED IN COORDINATION WITH:



1400 HANCOCK STREET
 QUINCY, MASSACHUSETTS



129 BEALE STREET, #3
 QUINCY, MASSACHUSETTS

| No. | Author | Date | Appr. |
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|------------------------|--------------------------|----------------------|
| Designed by KPS | Drawn by KPS | Checked by JS |
| CAD checked by | Approved by | |
| Scale 1"=100' | Date June 1, 2011 | |

Quincy Center Redevelopment

QUINCY, MASSACHUSETTS

Issued for Review

Drawing Title

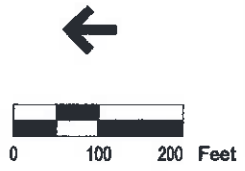
Designation of Densely Developed Area Exhibit Proposed Existing

Drawing Number

DDA-1

Sheet of 3

Project Number 10-006

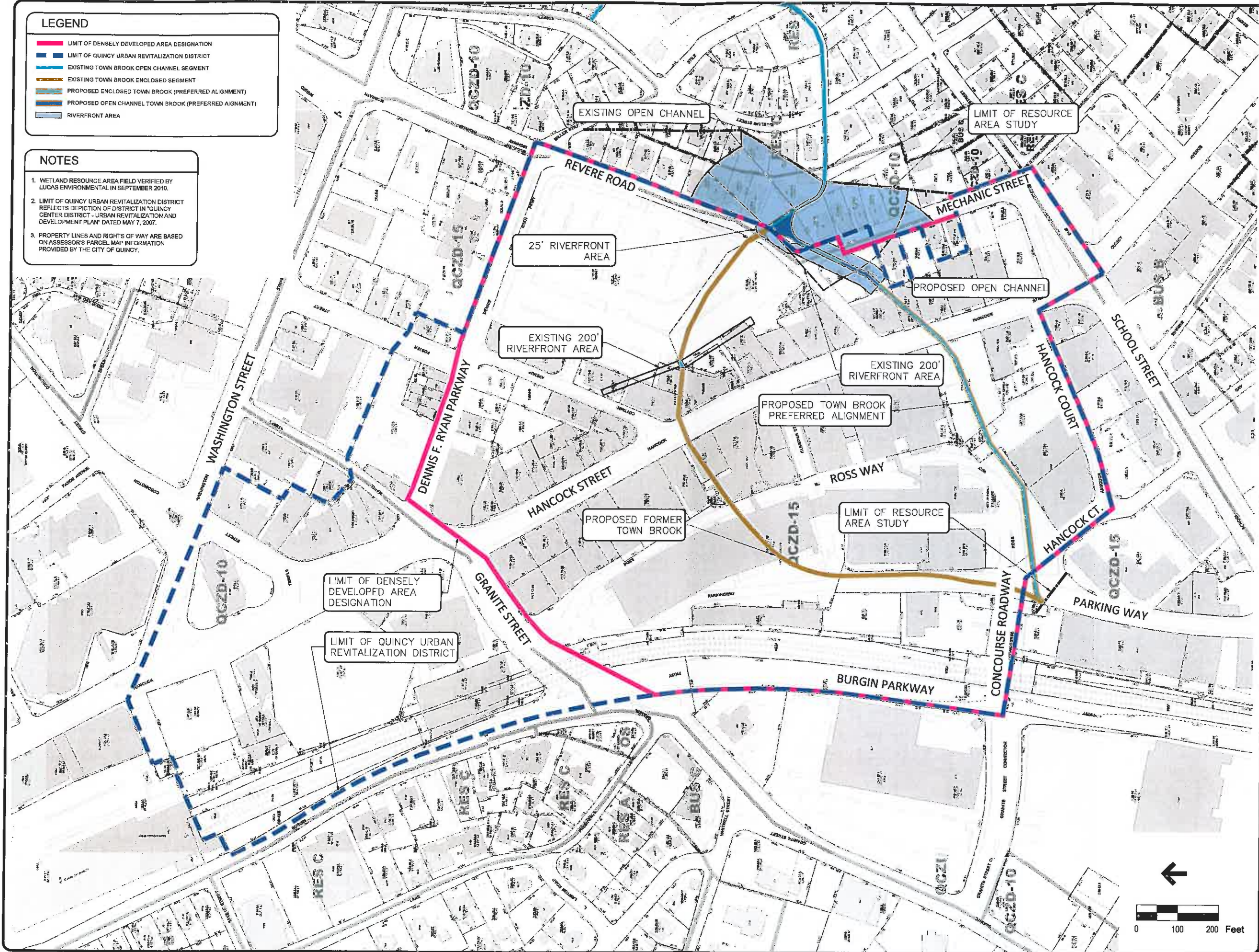


LEGEND

- LIMIT OF DENSELY DEVELOPED AREA DESIGNATION
- - - LIMIT OF QUINCY URBAN REVITALIZATION DISTRICT
- EXISTING TOWN BROOK OPEN CHANNEL SEGMENT
- EXISTING TOWN BROOK ENCLOSED SEGMENT
- PROPOSED ENCLOSED TOWN BROOK (PREFERRED ALIGNMENT)
- PROPOSED OPEN CHANNEL TOWN BROOK (PREFERRED ALIGNMENT)
- RIVERFRONT AREA

NOTES

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2. LIMIT OF QUINCY URBAN REVITALIZATION DISTRICT REFLECTS DEPICTION OF DISTRICT IN "QUINCY CENTER DISTRICT - URBAN REVITALIZATION AND DEVELOPMENT PLAN" DATED MAY 7, 2007.
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STEPHENSON DESIGN GROUP, LLC
 Civil Engineering-Strategic Planning-Municipal Services
 51 SLEEPER STREET, SUITE 600
 BOSTON, MASSACHUSETTS 02210
 PHONE: 617.595.7795

PROFESSIONAL ENGINEER _____ DATE _____



CITY OF QUINCY
 1305 HANCOCK STREET
 QUINCY, MASSACHUSETTS

THIS PLAN PREPARED IN COORDINATION WITH:

Lucas Environmental, LLC
 1400 HANCOCK STREET
 QUINCY, MASSACHUSETTS
LUCAS ENVIRONMENTAL, LLC
 LAND DEVELOPMENT & PERMITTING
 129 BEALE STREET, #3
 QUINCY, MASSACHUSETTS

| No. | Revision | Date | Appr. |
|-----|----------|------|-------|
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| | | | |
| | | | |
| | | | |

Designed by *KPS* Drawn by *KPS* Checked by *JDS*
 CAD checked by _____ Approved by _____
 Scale: 1"=100' Date: June 1, 2011

Project Title: **Quincy Center Redevelopment**

QUINCY, MASSACHUSETTS
 Issued for: **Review**

Drawing Title: **Designation of Densely Developed Area Exhibit Proposed Future**

Drawing Number: **DDA-2**

Sheet 2 of 3
 Project Number: 10-006

