

## Findings and Additional Special Conditions

### FINDINGS

Applicant: Great Island Community, LLC  
Project Location: Open Space Lots S-111 & S-77 off White Trellis in Great Island Community  
Property ID: Map 78D Lot S-111 & S-77  
DEP File No.: SE57-2314  
Plymouth File No.: PCC-08-05

This Order of Conditions is being issued based upon strict accordance with the information submitted in the Notice of Intent received by the Plymouth Conservation office on December 7, 2007 including all supporting plans.

This Order is in accordance with a vote by the Plymouth Conservation Commission to close the public hearing and approve with conditions on February 11, 2008.

This Order permits the vegetative restoration of approximately 17, 224 square feet of open space area located within the buffer zone to an inland bank associated with Great Island Pond. The proposed restoration is in response to an Enforcement Order, issued by the Commission on August 30, 2007, for the unauthorized clearing and cutting of trees and shrubs within the buffer zone to Great Island Pond. It is estimated that the disturbed area consisted of approximately 20,900 SF, with 47 trees cut.

The applicant is proposing to restore a total of 21,387 SF of disturbed area (referred to as Restoration Area A and B in the NOI) where the tree cutting occurred; Restoration Area "A", which consists of 5,378 SF, is located closest to the inland bank associated with the Pond; Restoration Area "B" is located above (upgradient) Area "A" and consists of 16,009 SF (11,846 SF within the 100 foot buffer; 4,163 SF outside the buffer zone). Area A will be planted with red maple, white oak, quaking aspen and red oak trees and speckled alder sweet fern, swamp azalea, swamp rose, sand cherry and winterberry holly shrubs. Area B will be planted with red maple, white oak, pitch pine and red oak trees and with the same shrubs as Area A (a total of 47 trees and 108 shrubs are to be planted in both Areas). Both Restoration Areas will be seeded with erosion control and conservation seed mixes. According to the Restoration Plan submitted, the planting will be performed by hand (no machinery to be used) and will be conducted in the spring. A progress report detailing the planting and an end of the growing season report will be submitted to the Commission to verify the restoration activities.

The site is an area mapped as habitat for rare/endangered species. Comments from Natural Heritage have been received and state the project, as currently proposed, will not result in a prohibited take of state listed rare species. In addition to General Conditions 1 through 18, the Commission has found it necessary to include the following Special Conditions pursuant to the Massachusetts Wetlands Protection Act and the Town of Plymouth Wetlands Bylaw. The above listed General Conditions, Findings and Additional Special Conditions are automatically part of this Order of Conditions.

### SPECIAL CONDITIONS:

19. All planting shown on the restoration plan are to be hand planted; no heavy equipment is approved under this order of conditions.
20. All planting is to be done under the supervision of a wetland scientist.
21. An inspection report summarizing the plantings shall be provided to the Commission on an annual basis each spring for 3 consecutive years from the date of issuance. If monitoring data indicates that remedial measures are necessary than the Commission may require more replacement plantings to ensure the disturbed area is revegetated.
22. Any deviation from the work described in the Notice of Intent shall be subject to Conservation Commission approval in the form of a Request for an Amended Order of Conditions. Minor modifications may be permitted without the filing of a formal Request, provided that they are reviewed and approved by the Conservation Commission first.
23. Any cut and fallen trees shall be removed from the pond and from the buffer zone.
24. The Red Oak and Red Maple plantings, as noted in the plan, shall be 2½ to 3" caliper.