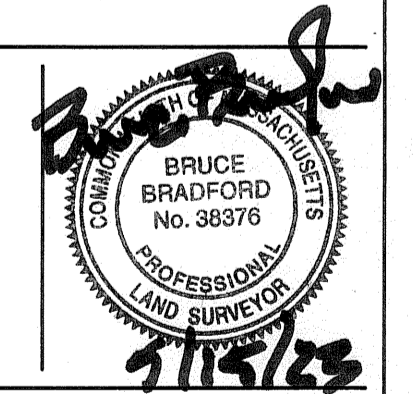


- LEGEND**
- UTILITY POLE
 - WATER GATE
 - ⊗ HYDRANT
 - ⊕ GAS GATE
 - ⊙ SEWER MANHOLE
 - ⊙ DRAIN MANHOLE
 - ⊕ CATCH BASIN
 - TREE
 - ⊙ LIGHT POLE
 - ⊙ SIGN
 - TBR TO BE REMOVED
 - TBA TO BE ABANDONED
 - TH#1 DEEP TEST HOLE
 - PT#1 PERCOLATION TEST
 - 71.4 X SPOT ELEVATION
 - 71 EXISTING CONTOUR
 - - - EXISTING CONTOUR
 - D DRAIN LINE
 - W WATER LINE
 - S SEWER LINE
 - G GAS LINE
 - X FENCE
 - ⊕ STONEMALL
 - ⊕ HEDGE
 - ⊕ TREE LINE

*WETLAND DELINEATION BY
 GODDARD CONSULTING LLC

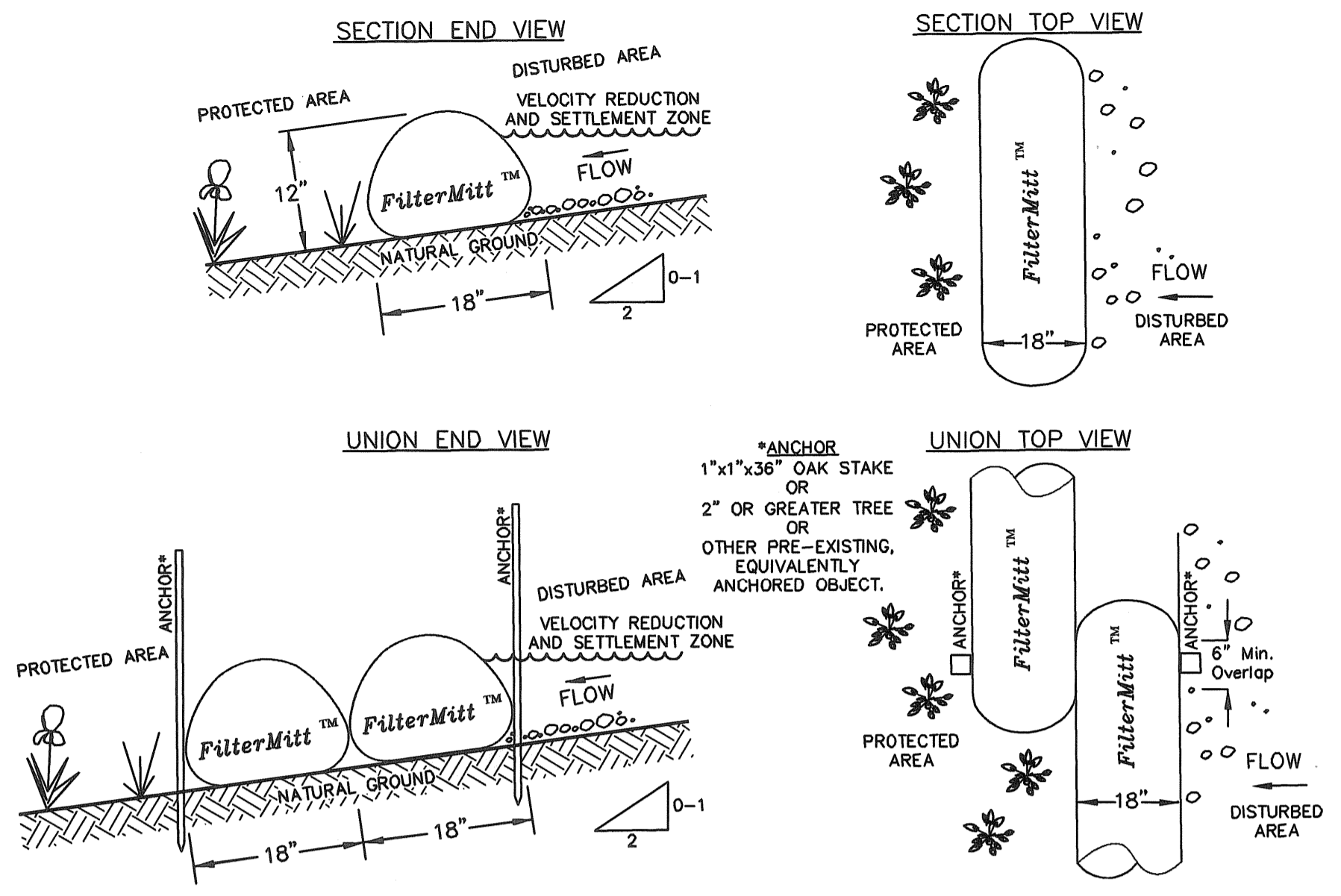


**PLAN OF LAND IN
 NEWTON, MA**
 70 KINGSWOOD ROAD
 PROPOSED ADDITIONS

SCALE: 1" = 10 FT.
 DATE: FEBRUARY 15, 2023
 DRAWN: LNS
 CHECK: BB

REVISIONS:
 3/3/23 erosion control & limit of work
 3/24/23 alteration to riverfront area calcs
 5/15/23 revise drive

PROJECT NO. 26611

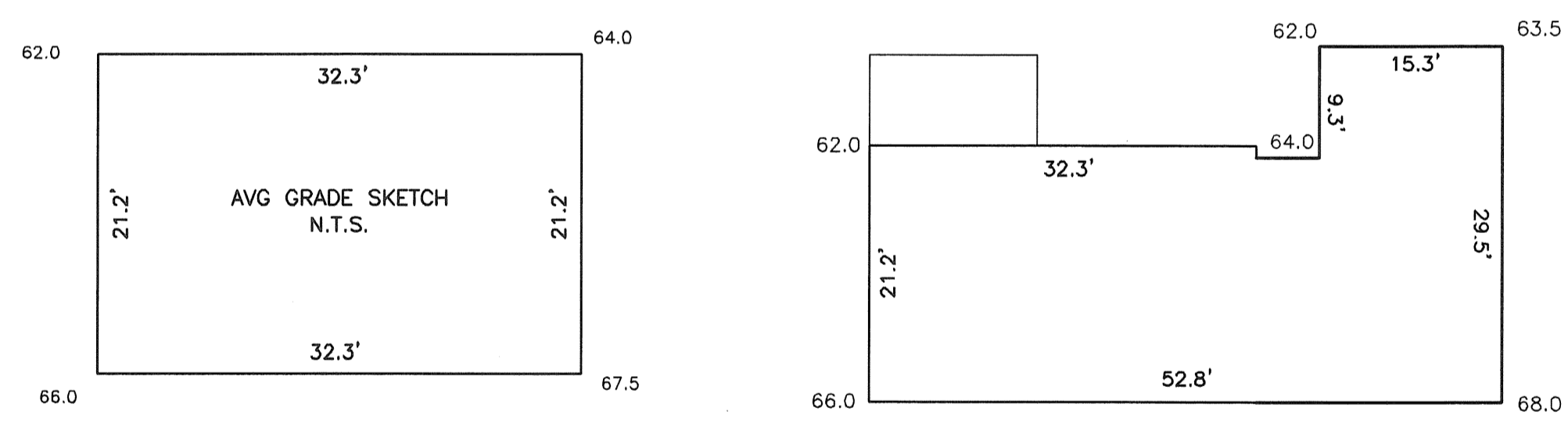


FilterMitt™ COMPONENTS:
 OUTSIDE CASING: 100% organic hessian.
 FILLER INGREDIENT: *FiberRoot Mulch™*
 • A blend of coarse and fine compost and shredded wood.
 • Particle sizes: 100% passing a 3" screen; 90-100% passing a 1" screen; 70-100% passing a 0.75" screen; 30-75% passing a 0.25" screen.
 • Weight: Approx. 850 lbs./cu.yd. (Ave. 30 lbs./l.f.)

FilterMitt™ INSTALLATION:
 With the newest technology and equipment, sections can be constructed on site in lengths from 1' to 100'.
 Sections can also be delivered to the site in lengths from 1' to 8'.
 The flexibility of *FilterMitt™* allows it to conform to any contour or terrain while holding a slightly oval shape at 12" high by 18" wide.
 Where section ends meet, there shall be an overlap of 6" or greater. Both sides shall be anchored (oak stakes, trees, etc.) to stabilize the union.

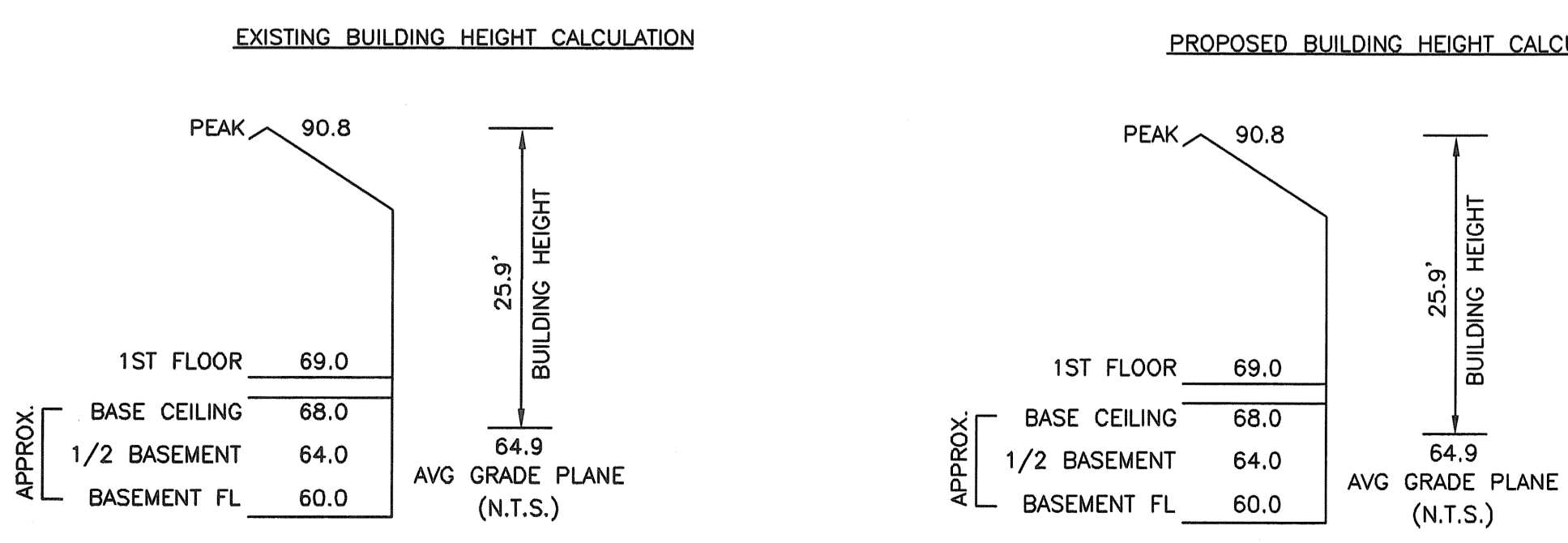
For more information visit:
www.groundscapesexpress.com
 or contact us at:
Groundscapes Express, Inc.
 P.O. Box 737
 Wrentham, MA 02093
 (508) 384-7140

FilterMitt™ by Groundscapes Express, Inc.
 2:1 SLOPES OR LESS
SILTATION CONTROL DETAIL
 N.T.S.



EXISTING AVERAGE GRADE CALCULATION:
 [SEC 1.5.4(F)]
 $AVG = \frac{\sum[L(E1+E2)]}{P}$
 $AVG = \frac{6,941.625}{107} = 64.9$
 GRADES REFER TO LOWEST POINT WITHIN 6' OF BUILDING NOT INTENDED FOR F.A.R. CALCULATION

PROPOSED AVERAGE GRADE CALCULATION:
 [SEC 1.5.4(F)]
 $AVG = \frac{\sum[L(E1+E2)]}{P}$
 $AVG = \frac{10,414.9}{160.4} = 64.9$
 GRADES REFER TO LOWEST POINT WITHIN 6' OF BUILDING NOT INTENDED FOR F.A.R. CALCULATION



ZONING INFORMATION

ZONE: SR-3
 PLAN DATED: AUGUST 1933
 DEED REFERENCE: BOOK 1506 PAGE 13

	EXISTING	PROPOSED	REQUIRED
BUILDINGS	965 S.F.	1,459 S.F.	
STRUCTURES	1,151 S.F.	1,710 S.F.	
DRIVE	415 S.F. ±	650 S.F. ±	
	1,566 S.F. ±	2,410 S.F. ±	
LOT COVERAGE	9.2%	13.9%	(30% MAX.)
OPEN SPACE	85% ±	78% ±	(50% MIN.)

BENCHMARK
 MAGNETIC NAIL SET IN
 UTILITY POLE
 ELEV=70.55
 CITY OF NEWTON BASE

ZONING COMPLIANCE DETERMINED BY MUNICIPALITY.
 AREAS FOR F.A.R. CALCULATION PROVIDED BY ARCHITECT.

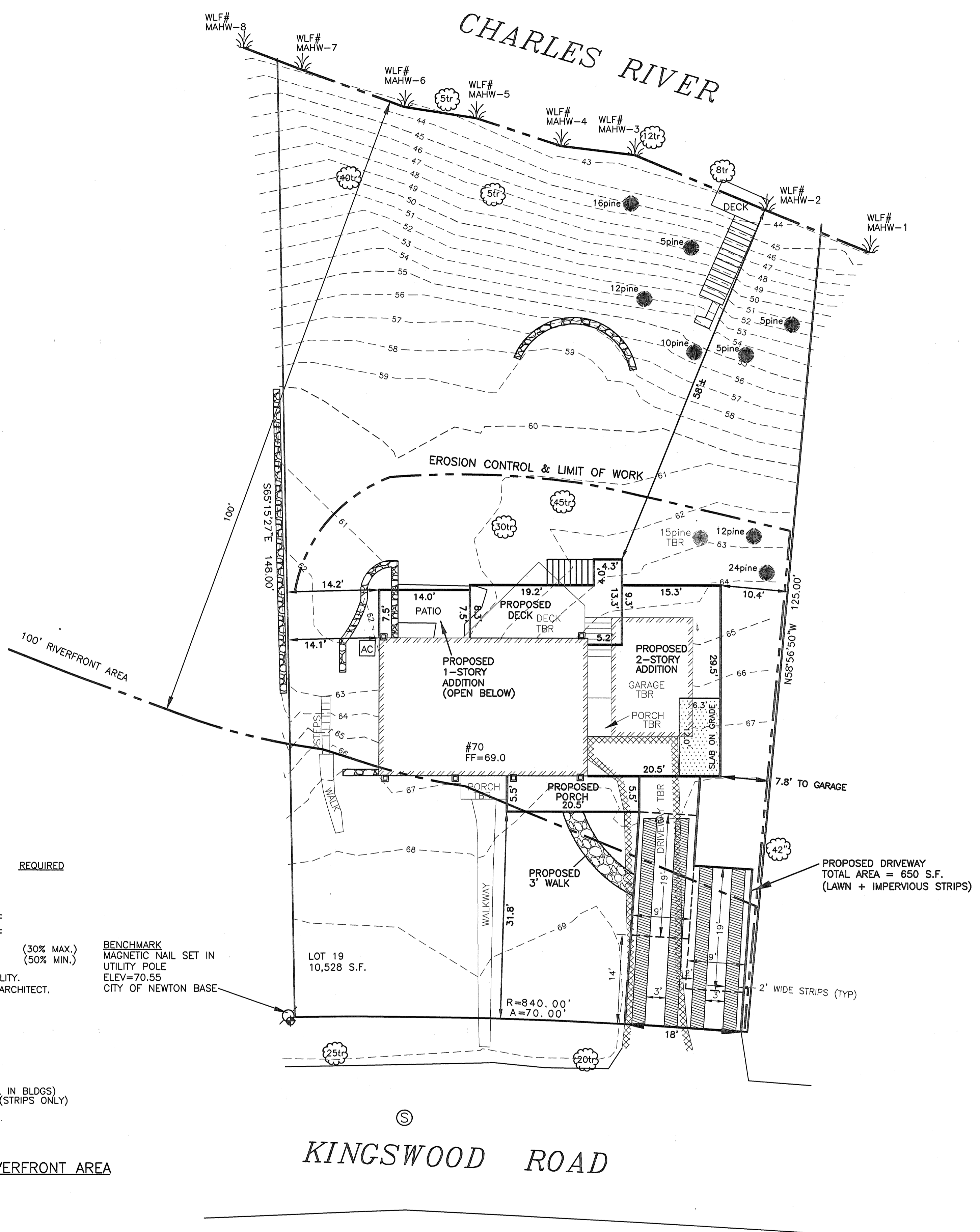
IMPERVIOUS AREAS

	EXISTING	PROPOSED
BUILDINGS*	965 S.F.	1,459 S.F.
WALKS/STEPS	116 S.F.	49 S.F.
WALLS	56 S.F.	56 S.F.
PATIO	85 S.F.	0 (INCL IN BLDGS)
DRIVE	415 S.F.	230 S.F. (STRIPS ONLY)
	1,637 S.F.	1,794 S.F.

NET INCREASE = 157 S.F.

PROPOSED ALTERATION OF RIVERFRONT AREA

0 - 100 FEET	1,407 S.F.
100 - 200 FEET	537 S.F.
TOTAL	1,944 S.F.



KINGSWOOD ROAD

Riverfront Enhancement Planting Plan

for

1 Kingswood Road
Newton, MA 02466

DATE:

March 28, 2023

Revised April 4, 2023, May 15, 2023

ADDRESSED TO:

Newton City Hall
Newton Conservation Commission
1000 Commonwealth Ave
Newton Centre MA 02459

PREPARED BY:

Goddard Consulting LLC
291 Main Street, Suite 8
Northborough, MA 01532

PREPARED FOR:

Larry Smith
70 Kingswood Road
Newton, MA 02466

I. RIVERFRONT ENHANCEMENT AREA

A. EXISTING CONDITIONS:

A perennial river (Charles River) is located at the rear of the property on (70 Kingswood Road). The locus site consists of an existing single-family house with associated asphalt driveway, walkway, two porches, garage, patio, and maintained lawn. The mitigation planting is proposed in the back yard of the existing single-family home. The area proposed to be enhanced is currently a maintained landscaped bed containing a non-native yew bush and non-native day lilies and a portion of lawn. This plan proposes to enhance the Riverfront Area by planting 2 native trees, 5 native shrubs and 60 herbaceous plugs that will enhance the general Riverfront Area and wildlife habitat, especially pollinator habitat.

B. GENERAL INSTALLATION PROCEDURES:

Supervision: All work within the enhancement area shall be supervised by a qualified wetland scientist. The supervisor shall submit monitoring reports to the Conservation Commission as described below. Reports shall contain details of all work performed and photographs of completed conditions.

Timing: The installation of the plantings should be accomplished during the spring or fall growing seasons (between April 16 and May 31 or between September 16 and October 30).

Step 3: Planting

Plantings will be installed according to the plan. Precise citing of plants may be determined by the wetland scientist or landscaper in the field prior to installation. All plantings (reference the planting list in section C) shall be distributed randomly throughout the area; trees spaced at 10' on center and shrubs spaced at 6' on center. All plantings will be removed from burlap sacks, wire cages and plastic containers prior to planting. Each plant will have its roots loosened prior to planting to encourage root growth away from the planting bulb. Plants will be adequately watered immediately following planting.

Step 4: Enhancement Monitoring

a. **Seasonal monitoring reports** shall be prepared for the enhancement area by a qualified wetland scientist for a period of 2 additional years after installation or every year until a COC is issued by the Newton Conservation Commission. This monitoring program will consist of early summer and early fall inspections and will include photographs and details about the vitality of the enhancement area. Monitoring reports shall be submitted to the Commission by November 15th of each year. Monitoring reports shall describe, using narratives, plans, and color photographs, the physical characteristics of the enhancement area with respect to stability, survival of vegetation and plant mortality, aerial extent and distribution, species diversity and vertical stratification (i.e. herb, shrub and tree layers).

b. **At least 75% of the surface area** of the enhancement area shall be re-established with indigenous plant species within two growing seasons. If the enhancement area does not meet the 75% re-vegetation requirement by the end of the second growing season after installation, the applicant shall submit a remediation plan to the Commission for approval that will achieve enhancement goals, under the supervision of a Wetland Specialist. This plan must include an analysis of why the areas have not successfully re-vegetated and how the applicant intends to resolve the problem.

C. PLANTING LIST:

Possible Plantings for Enhancement Area (414 s.f.)

Common Name	Scientific Name	Number	Size
Trees (5)*			
Yellow Birch	<i>Betula alleghaniensis</i>	1	1-2 in. caliper
Red Cedar	<i>Juniperus virginiana</i>	1	1-2 in. caliper
Black Cherry	<i>Prunus serotina</i>	1	1-2 in. caliper
Eastern Redbud	<i>Cercis canadensis</i>	1	1-2 in. caliper
Mulberry	<i>Morus rubus</i>	1	1-2 in. caliper
Shrubs (5)*			
Maple Leaf Viburnum	<i>Viburnum acerfolium</i>	3	1 or 2 gal. pots
Highbush Blueberry	<i>Vaccinium corymbosum</i>	2	1 or 2 gal. pots
Ground Cover (60)*			
Bloodroot	<i>Sanguinaria canadensis</i>	10	2-3" plug
Bearberry	<i>Arctostaphylos uva-ursi</i>	10	2-3" plug
Native Ferns (variety)**	(Variety)	10	2-3" plug
Pennsylvania Sedge	<i>Carex pensylvanica</i>	10	2-3" plug
Butterfly Milkweed	<i>Asclepias tuberosa</i>	10	2-3" plug
Spring Beauty	<i>Claytonia virginica</i>	10	2-3" plug

*Quantity and selection of each species dependent on nursery availability.

** A variety of native ferns can be used: Marginal wood fern, hay-scented fern, ostrich fern, Christmas fern, or maidenhair fern.

D. CONCLUSIONS

This mitigation will enhance the Riverfront Area over current conditions and will improve the functions and values of the Riverfront Area. All local, state and federal statutory interests and performance standards have been protected and will be met by the project, as described above.

Sincerely,
Goddard Consulting, LLC



Zoe Krouner
Wetland Scientist

