RUBIN AND RUDMAN LLP
Attorneys at Law

T: 617.330.7000 F: 617.330.7550
50 Rowes Wharf, Boston, MA 02110

Peter J. Feuerbach
Direct Dial: (617) 330-7136
E-mail: pfeuerbach@rubinrudman.com

November 28, 2011

By Facsimile 508-645-2310 and First Class Mail

Aquinnah Planning Board Plan Review Committee
65 State Road
Aquinnah, MA 02535

Re: Special Permit Application Under Zoning By-law Sections 13 and 3.9
Owners: Maria A. Kitras and James J. Decoulos, Trustees of the Gorda Realty Trust
Property: Off Moshup Trail, Map 12, Parcel 38 (Set-Off Lots 232, 708)

Dear Members of the Planning Board Plan Review Committee:

Pursuant to our discussions at the hearing on November 22, 2011, this letter is to summarize the substantive findings and decisions concerning the Trust's application. The bases for the findings and decisions are set forth in the information presented to the Committee at the hearings, including without limitation the information set forth in our letters dated September 30, October 13, and November 18, 2011.

Pursuant to our discussions on November 22, the Committee will close the hearing at its meeting on November 29 and deliberate and vote upon the application. We respectfully request that the Committee make arrangements, as it has done in the past, to permit us to participate in the November 29 hearing by speakerphone. Thank you

1. The proposed work on Set-Off Lot 232, including the house, septic system, private way and wetland replication, will not be visually prominent, obtrusive, or interrupt the skyline of the Town as viewed from any public way or public place.

2. The work on Set-Off Lot 708, including extending the existing private way, will not be visually prominent, obtrusive, or interrupt the skyline of the Town as viewed from any public way or public place.

3. The proposed method to span the wetlands to minimize wetland impacts, whether it be a bridge or open bottom culvert, is an incident of the extension of the existing private way and, therefore, not a structure that must be set back 30 feet from a lot line. The walls associated with the bridge or culvert, and the features themselves, are not over six feet high and therefore do not constitute a structure. The Town has allowed the construction of other culverts within 30 feet of a lot line whether they are on or off the subject property.

4. The proposed frontage and access are similar to that shown on other plans that have been approved by the Town and satisfy the frontage and access requirements in the Bylaw.

5. The proposed work satisfies the goals and purposes of Section 3 and Section 13 of the Bylaw concerning siting guidelines and protecting the scenic character of the Town and District of Critical Planning Concern from undue visual intrusion.

6. The Committee should vote to grant the Special Permits for the way and work shown on Set-off Lots 232 and 708 with the condition that the proposed culverts, if they are to be used by the Trust, are subject to the approval by the Department of Environmental Protection and the Natural Heritage and Endangered Species Program. The Special Permit should cite Section 3.9 and Section 13, including without limitation Section 13.4-1.A (Site Plan Review), Section 13.5-3.B ("order of conditions" for Historic and Archeological Resource Protection) and Section 13.10-2.A (clearing vegetation).

7. Although the Trust disagrees with the Committee's comments that the bridge and culverts qualify as a "structure" within the 30 foot setback, and that the Trust's plan does not show the requisite frontage, if the Committee were to find that the bridge or culverts were a structure, the Trust requests (while reserving all rights) that the Committee approve the plans on the condition that the Trust obtains a variance for the bridge or culverts and for frontage.

8. Similarly, if the Committee takes the position that the way needs to be constructed in order to provide the requisite frontage, the Trust requests (while disagreeing with that position and reserving all rights) that the Committee allow the Trust to extend the existing way on Lot 708 to and into Lot 232.

Please contact me if you have any questions regarding this letter. Thank you for your assistance and consideration.

Very truly yours,

Peter J. Feuerbach

PJF/ees
cc: Clients

EXHIBIT A

End of Clay Pit Way, Map 4, Parcel 98
Aquinnah, MA

1 Inch = 150 Feet

Cartographic Associates, Inc.

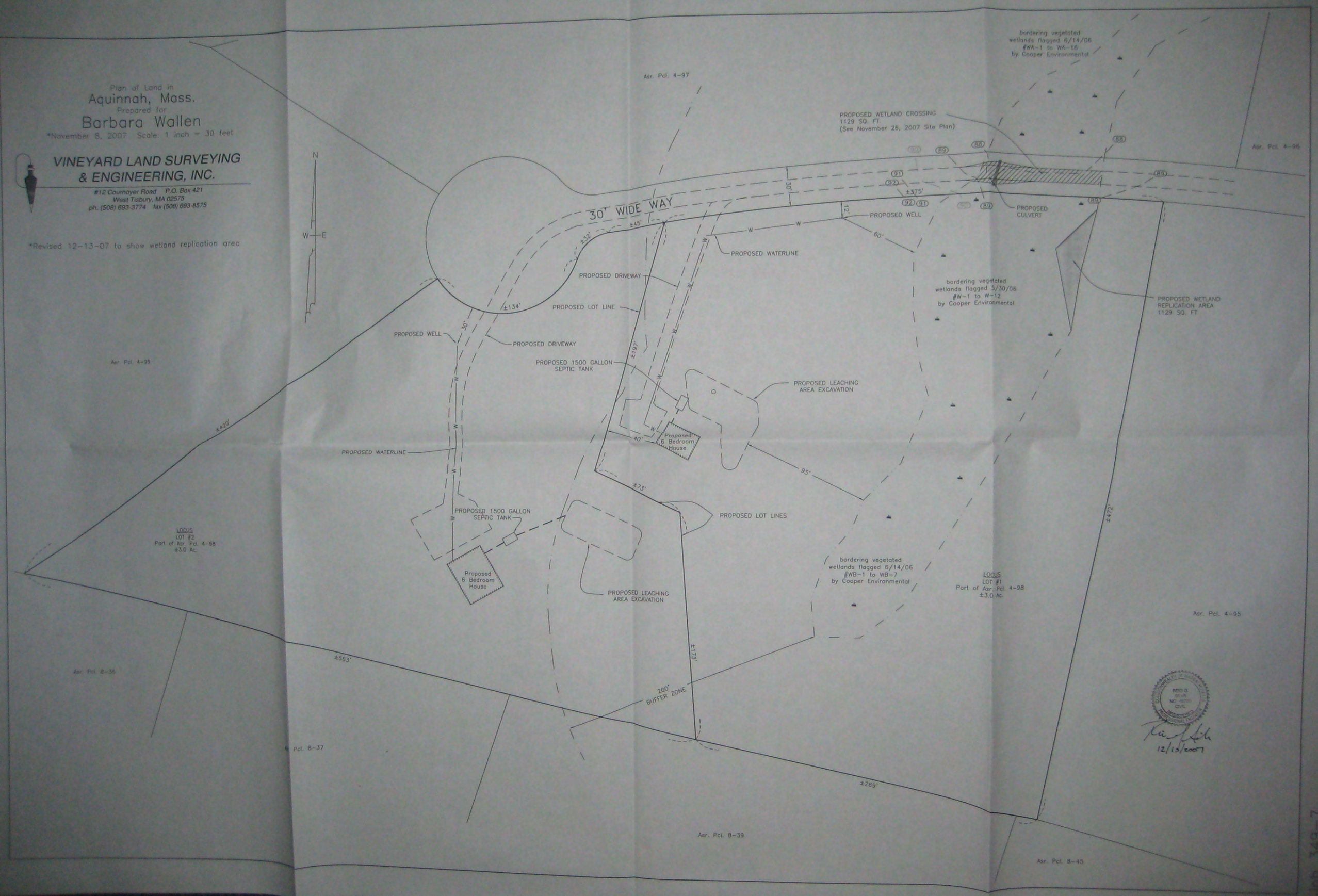
www.cai-info.com

Data shown on this map is provided for planning and informational purposes only. The municipality and Cartographic Associates, Inc. are not responsible for any use for other purposes or misuse or misrepresentation of this map.

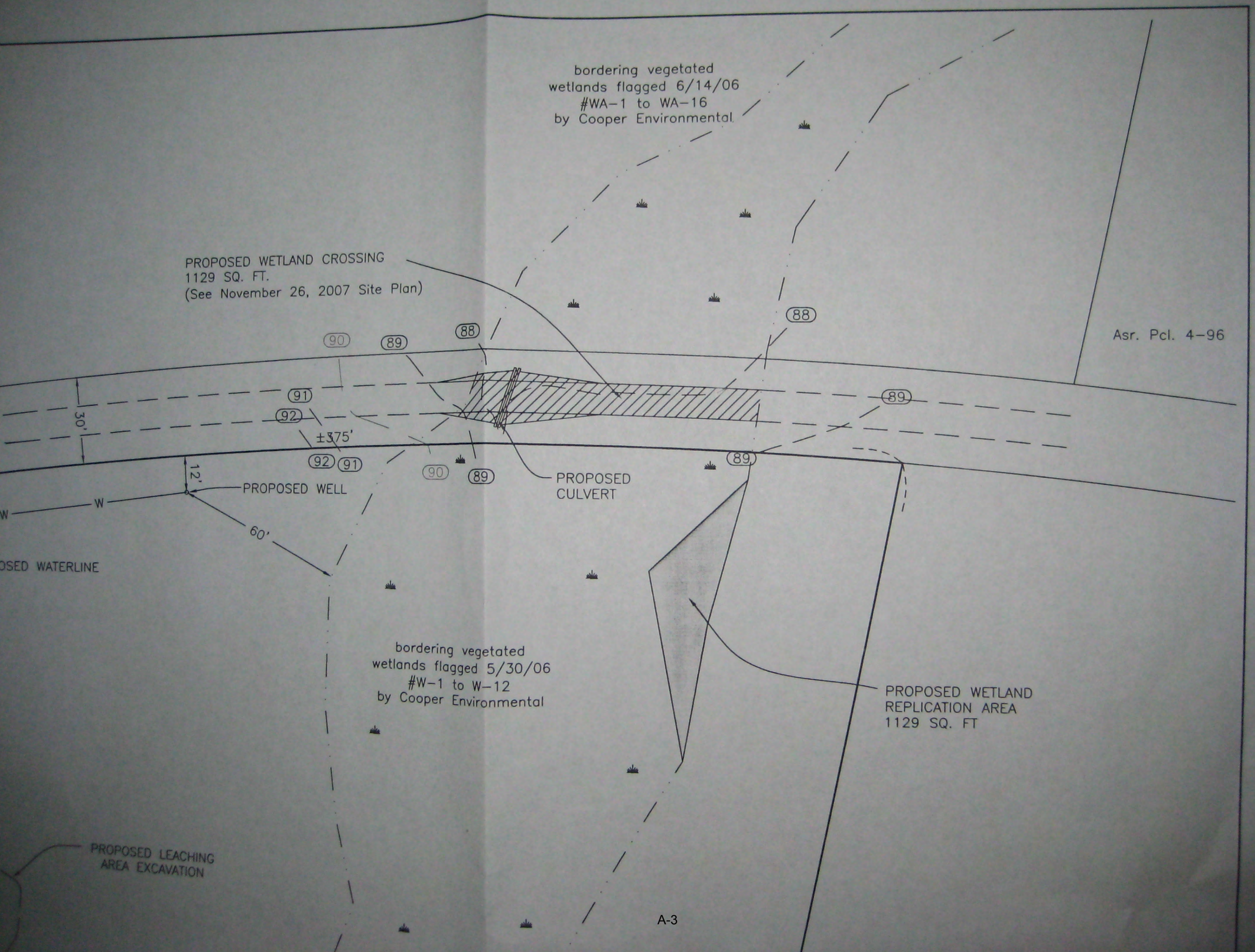
Plan of Land in
Aquinnah, Mass.
Prepared for
Barbara Wallen
*November 8, 2007 Scale: 1 inch = 30 feet

VINEYARD LAND SURVEYING
& ENGINEERING, INC.
#12 Cournoyer Road P.O. Box 421
West Tisbury, MA 02575
ph. (508) 693-3774 fax (508) 693-8575

*Revised 12-13-07 to show wetland replication area



Job 349-7

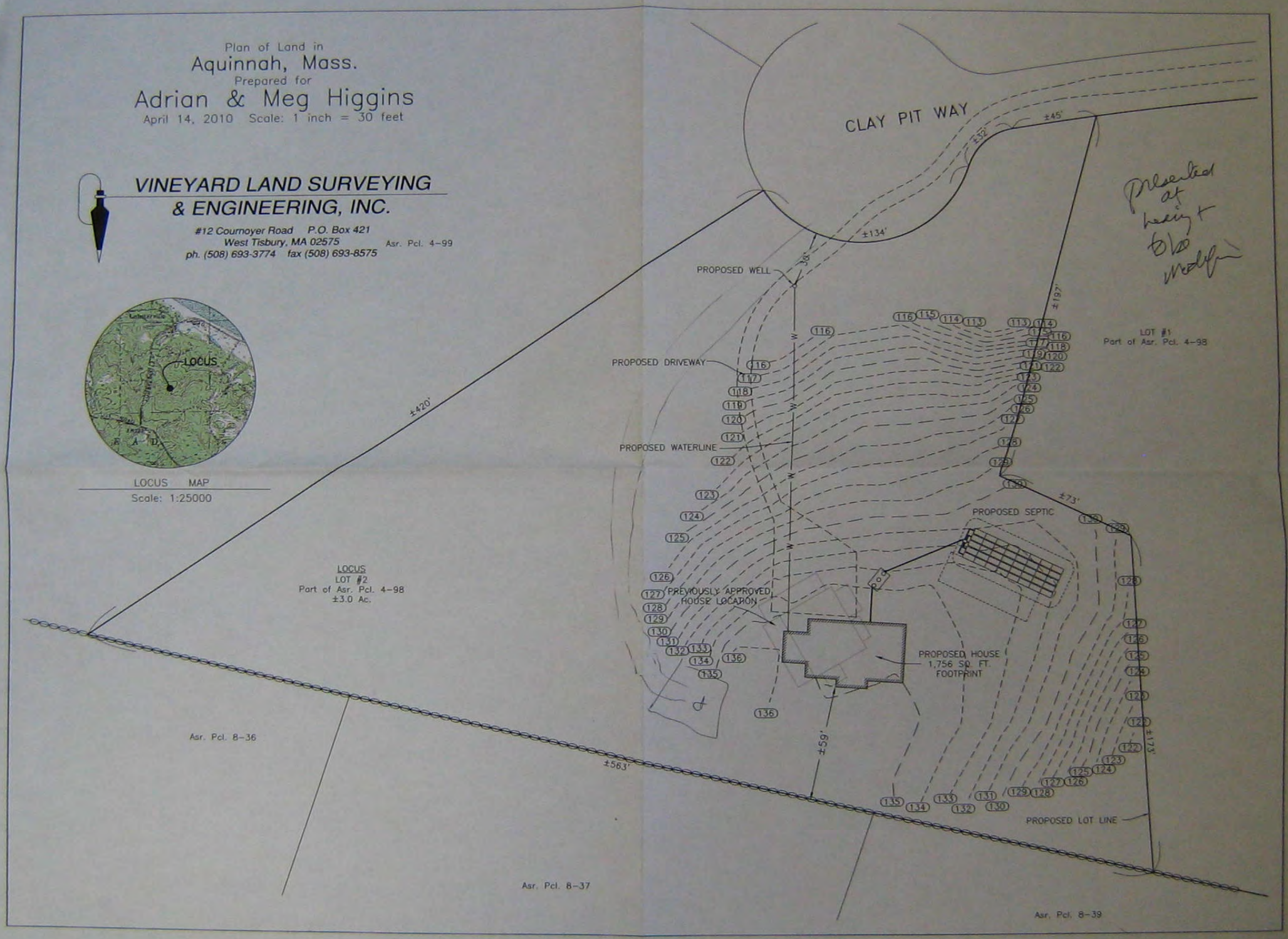

bordering vegetated
wetlands flagged 6/14/06
#WA-1 to WA-16
by Cooper Environmental
PROPOSED WETLAND CROSSING
1129 SQ. FT.
(See November 26, 2007 Site Plan)
Asr. Pcl. 4-96
90
89
88
91
92
30'
±375'
12'
PROPOSED WELL
60'
PROPOSED
CULVERT
W
OSED WATERLINE
bordering vegetated
wetlands flagged 5/30/06
#W-1 to W-12
by Cooper Environmental
PROPOSED WETLAND
REPLICATION AREA
1129 SQ. FT
PROPOSED LEACHING
AREA EXCAVATION

Plan of Land in
Aquinnah, Mass.
Prepared for
Adrian & Meg Higgins
April 14, 2010 Scale: 1 inch = 30 feet

VINEYARD LAND SURVEYING & ENGINEERING, INC.

#12 Cournoyer Road P.O. Box 421
West Tisbury, MA 02575
ph. (508) 693-3774 fax (508) 693-8575

LOCUS MAP
Scale: 1:25000



Presented at hearing to be modified

TEL. 508 645-2300
FAX 508 645-2310

TOWN OF AQUINNAH

65 STATE ROAD
AQUINNAH, MASSACHUSETTS 02535

PLANNING BOARD PLAN REVIEW COMMITTEE

NOTICE OF DECISION

APPLICANT: Adrian & Meg Higgins

LOCATION: Street Address: Clay Pit Way

Map and Lot: Map 4, Parcel 98.1 PT

HEARING(S): May 5, 2010 and July 21, 2010 at 7:00 pm

SITE VISIT(S): May 5, 2010 6:30

REQUEST: Request for a special permit under section 13.4 - 1 (a) 3 of the Aquinnah Zoning Bylaw to construct a new single family residence and associated driveway.

DECISION: The plan was approved as presented to construct a single family dwelling and driveway. There will be no white trim, and only trees needed to be cleared for construction of road and house may be removed. An updated certified plot plan dated 7/21/10 will be submitted Reid Silva and initialed by P. Temple. Elevations dated 7/21/10 were approved and are initialed by Peter Temple.

CONDITIONS: Pending the results of an intensive locational archeological survey by Pal.

8/4/10
Date Submitted to Town Clerk:

Peter Temple, Chair

Date Certified by Town Clerk:

Appealed ___ Not Appealed___

Town Clerk

Planning Board
7/21/10 7p.m.

Higgins map 4 lot 99

Have been waiting for the archaeological PAI
House + (Barn - not ~~[illegible]~~ Currently Approved)

★ Must rapply when they decide to build the barn

Approving House + proposed driveway

- The house planned to be 1,756 sq Ft
- Neutral Trim not white
- Reed will redo the Plan Minus the Barn and will Certify w/ a stamp by Vineyard land Survey
- Subject to a document from PAI Clearing the land after ~~from~~ ~~an~~ Intensive locational archaeological Survey

Sarah made the motion / Joanne Seconded

Discussion:

- Clarify the PAI Situation In terms of when Permit becomes active (see PAI eat up time)
- Trees - lots of dead Black oak - Some nice white oak

Permission to remove ~~A~~ trees in driveway + house Site

Elevations were approved. 4/20/2010 Signed by ~~Peter~~ Peter Temple

All Approved - Unanimous

Present.
Peter Temple
Carlos Montoya
Roanne Eecher
Sarah Thulin
Jed Smith
Berta Welsh

Adrian Huggins
Barbara Wallen
Reid Silva
Jim Wallen
Gary

From: psurftmple@aol.com
To: bertawelch@hotmail.com; jeccher@earthlink.net; carlos@cmontoya.net; jedsmith71@gmail.com; jimkatnew@comcast.net; sdthulin@vineyard.net
Subject: Higgins/Wallen update
Date: Wed, Jun 9, 2010 11:36 am

To: PBPRC
FROM: Peter Temple
June 9, 2010

RE: Higgins/Wallen

I spoke with Reid this morning and it turns out his office never submitted a 2010 application to the state. They filled out the form and sent it to us with the 2008 letter since it was the same lot. They also had no evidence that the 2009 application was submitted to or received by the state.

I also spoke with Jonathan Patton at the Massachusetts Historical Commission. He is the one who did the 2008 review. They have no record of a 2009 submission for what is now Barbara's lot. He said that their 2008 review only applied to the Higgins' portion of the lot and it is now clear that there was no confusion about which lot they reviewed. The reference to flat land applies to the area where the home was to be built. The seasonal stream is located northeast of the lot but based on previous archaeological surveys on similar plateaus both uphill and downhill from the lot they have found Native American historic resources and basements so the intensive locational survey was recommended.

We then discuss Barbara's lot and given the location of her house he obviously felt a survey should be conducted there also.

I spoke with Reid again and told them that based on a conversation with the state, the PBPRC would assume a survey was required for Barbara's lot. Reid Will submit an application to the state for Barbara's lot so that there is a clear record of that requirement. He will tell the Higgins and the Wallens that a survey is required and they'll get in touch with PAL. He will also send us a formal application for Barbara's house (since her previous special permit has expired and there are changes in her plan) and we will hear this on June 29 as well.

At leats we now have a plan.

Peter

TOWN OF AQUINNAH
65 STATE RD.
AQUINNAH, MASSACHUSETTS 02535

TEL. 508 645-2300
FAX 508 645-2310

PLANNING BOARD PLAN REVIEW COMMITTEE

NOTICE OF DECISION

APPLICANT: Barbara Wallen

LOCATION: off Clay Pit Road Map 4 part of Parcel 98

HEARING: 28 April 2009

REQUEST: Special Permit under Section 134-1(a)3 of the Aquinnah Zoning Bylaw to construct a 30' by 40' (1200 sq.ft.) dwelling, septic system, driveway, well and underground utilities

DECISION: Permit approved as plan presented. Qualified archaeological observer must be present during driveway, septic and foundation ground work. Trim shall be natural or neutral in color.

Filed 4/29/09
Carolyn Felix
Town Clerk

Conditions; Subject to all conservation commission conditions

C Rose 4.29.09
C Rose 4.29.09

Camille Rose, chair

4·28·09

Peter Joanne
Sarah Jim
Camille Berta

Barbara Walley
Reid Wallace

Jim

Subdivided lot - 1200 sq' house
single story - 17 ridge height less than 18'
need to cut into grade
planting behind house
(need to find wall)

Motion to app as pres
Qual arch obs present &
Construct driveway septic & foundaty
Trees shall be natural as neutral
Subj to all con. com

950 CMR: OFFICE OF THE SECRETARY OF THE COMMONWEALTH

MASSACHUSETTS HISTORICAL COMMISSION
220 MORRISSEY BOULEVARD
BOSTON, MA 02125

AQUINNAH PLANNING BOARD PLAN REVIEW COMMITTEE
65 STATE ROAD
AQUINNAH, MA 02535

PROJECT NOTIFICATION FORM (950 CMR 71)

Project Name CONSTRUCT NEW DWELLING, DRIVEWAY, SEPTIC SYSTEM

Location/Address OFF CLAY PIT ROAD

Landowner

Name BARBARA ANN WALLEN

Address C/O VINEYARD LAND SURVEYING & ENGINEERING, INC PO BOX 421

City/Town/Zip/Telephone WEST TISBURY, MA 02575 508-693-3774

If this project requires any state or federal licenses, permits, approvals, grants or other entitlements please list the Agency and the type of license or funding required.

Project Description (narrative), include all activities that can impact archaeological resources (e.g perc test, well drilling, excavation, road construction, clearing etc.)

CLEARING, EXCAVATION, TRENCHING TO CONSTRUCT A NEW DWELLING, DRIVEWAY, SEPTIC SYSTEM & UNDERGROUND UTILITIES.

Does the project include demolition? If so, specify nature of demolition and describe the building(s) which are proposed for demolition.

NO DEMOLITION IS PROPOSED

Does the project include rehabilitation of any existing buildings? If so, specify nature of rehabilitation and describe the building(s) which are proposed for rehabilitation.

NO REHABILITATION IS PROPOSED

Does the project include new construction? If so, describe and attach a certified plan showing the location of proposed new construction (including roads, well, septic, landscaping and structures) on the lot. If project is in a preliminary stage and siting has not been finalized, show the general areas where construction is anticipated

YES, SEE ATTACHED PLAN

To the best of your knowledge, are any historic or archaeological properties known to exist within the project's area of potential impact? If so, specify.

NONE ARE KNOWN TO EXIST

What is the total area of the lot (in acres or square feet)? 5.9 ACRES

How much of the lot (acres or sq. ft.) is:

Woodland? 5.2
Wetland? 0.7
Floodplain? 0
Open Space? 0
Developed? 0

How much of the lot (acres or sq. ft.) is used for:

Agriculture? 0
Forestry? 0
Mining/Extraction? 0

What is the area (acres or sq. ft.) of the proposed new construction, including roads, well, septic, landscaping and structures? 7,000 FT^2 (0.16 ACRES)

What is the present land use of the lot and the proposed construction area?

WOODED

Please attach a copy of the section of the USGS quadrangle map which clearly marks the lot location.

This Project Notification Form (950 CMR 71.00) has been submitted to the MHC and The Aquinnah Planning Board Plan Review Committee in compliance with the Town of Aquinnah District of Critical Planning Concern Archaeological Resources Protection Regulations.

Signature of Person submitting this form (applicant).
(If applicant is other than the owner, a letter of agency, signed by the owner, must be attached).

3/12/09
Date

Name of Applicant REID G. SILVA

If applicant is other than owner:

Role in the project AGENT FOR OWNER
VINEYARD LAND SURVEYING & ENGINEERING, INC.

Address/City/Zip PO BOX 421, WEST TISBURY, MA 02575

Telephone 508-693-3774

TOWN OF AQUINNAH

65 STATE RD
AQUINNAH, MA. 02535

TO THE PLANNING BOARD PLAN REVIEW COMMITTEE

Date MARCH 10, 2009

SPECIAL PERMIT APPLICATION

The undersigned hereby petitions the PLANNING BOARD PLAN REVIEW COMMITTEE to vary the terms of the Zoning Bylaws of the Town of Aquinnah Acts of 1972 (as amended).

Location: OFF CLAY PIT ROAD
ASSESSOR MAP 4, PARCEL 98

in the following respect:

TO ALLOW THE CONSTRUCTION OF A DWELLING, DRIVEWAY, SEPTIC SYSTEM AND UNDERGROUND UTILITIES

or any limitation, extension, change, alteration or modification of use, or method of use as may at the hearing appear as necessary or proper to the premises.

State briefly reasons for a Special Permit

REQUIRED BY THE ZONING BY-LAW

Petitioner BARBARA ANN WALLEN
By [signature] (AGENT)
Address C/O VINEYARD LAND SURVEYING & ENGINEERING, INC.
PO BOX 421, WEST TISBURY, MA 02575

TOWN CLERK
And
ASSESSORS
645-2306

ACCOUNTANT
645-2305
BUILDING INSPECTOR
645-2307

TAX COLLECTOR
and
TREASURER
645-2303

Vineyard Land Surveying & Engineering, Inc.

PO Box 421, West Tisbury, MA 02575-0421

Glenn F. Provost
Professional Land Surveyor

Reid G. Silva
Professional Engineer

William M. Austin
Professional Land Surveyor

(t) 508-693-3774 e-mail vlsi@comcast.net (f) 508-693-8575

March 10, 2009

Aquinnah Planning Board Plan Review Committee
65 State Road
Aquinnah, MA 02535

RE: VLS Job 349-7, off Clay Pit Road, owned by Barbara Ann Wallen, being Assessor Map 4 part of Parcel 98.

Dear Committee Members,

Please consider this a request for a Special Permit under Article 13.4-1(A)3 of the Aquinnah Zoning Bylaw

1. To construct a 30' by 40' (1,200 ft²) dwelling, septic system, driveway, well and underground utilities.

Enclosed please find:

1. Special Permit application
2. Check for $500.00
3. Project Notification Form.
4. Certified abutters list.
5. Site plan dated March 5, 2009, (1 sheet).
6. Copy of the USGS quadrangle.
7. Copy of assessor map indicating locus.
8. Satellite photo with MESA habitats.
9. Copy of proposed floor plan.

Sincerely,

Reid Silva

TOWN OF AQUINNAH

PLANNING BOARD

PLAN REVIEW COMMITTEE

On Tuesday, April 28, 2009 at 7:00 P.M. the Aquinnah Planning Board Plan Review Committee will hold a public hearing in the Aquinnah Town Offices to act on a request for a Special Permit under Section 13.4-1(A)3 of the Aquinnah Zoning Bylaw filed by Barbara Wallen to construct a 30' by 40' (1,200 sq. ft.) dwelling, septic system, driveway, well and underground utilities.

Location: off Clay Pit Road, Map 4 part of parcel 98

Site visit: Tuesday, April 28, 2009 at 4:00 P.M.

Gazette

4·10

4·17

Laurie Burnett
John Zannini
Kenneth + Lisa Lane
Las Barrel Hill LLC
Penelope Fitzberg
Ben Attaquin
Lee Stueck
James Kinney
Ryan Malonsen
Barbara Wallen
Michelle Seibel
Sharon Seibel
Joan Wallen
Michelle Seibel
MV Land Bank

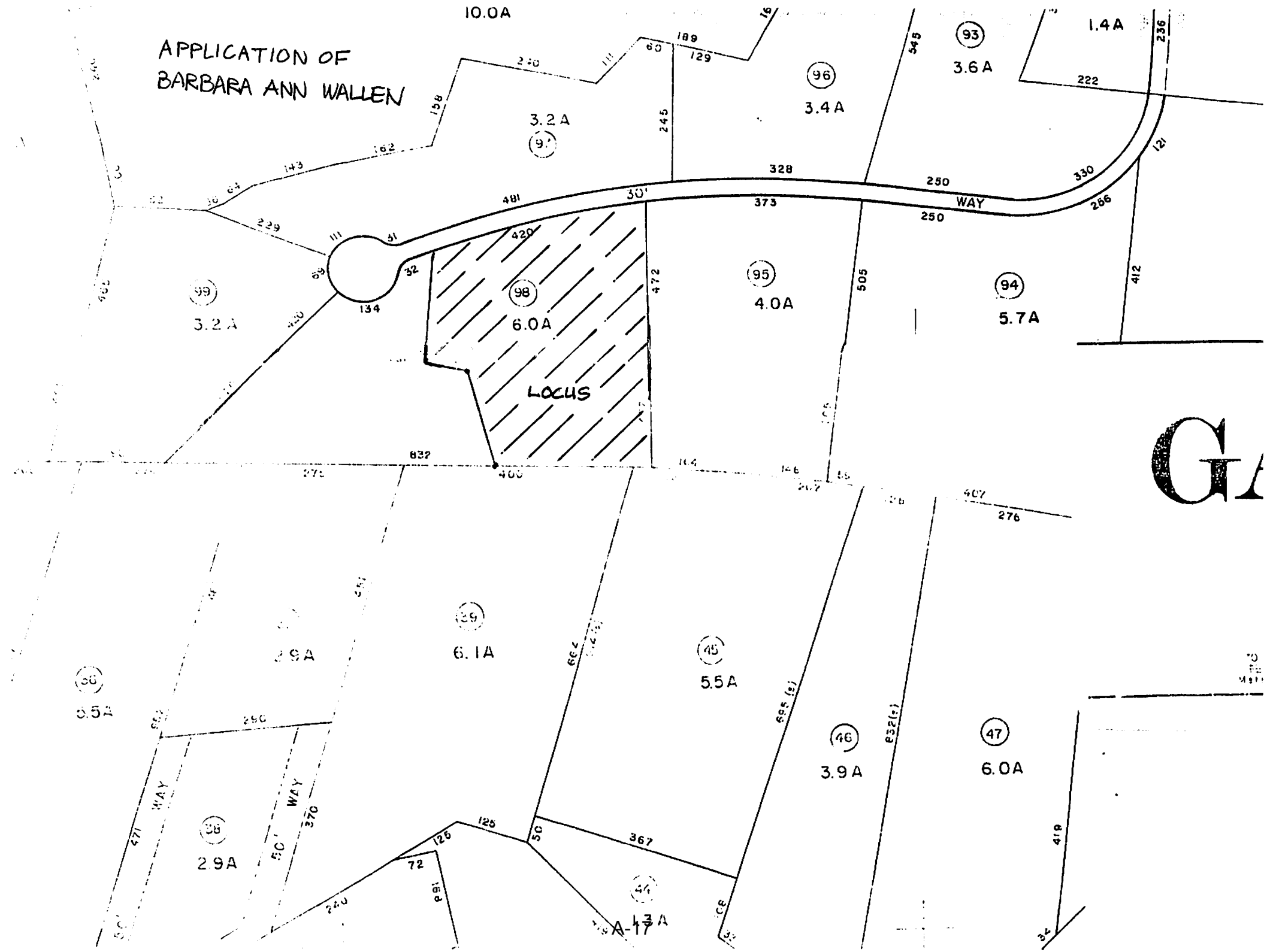
Map 4
100
99
98
96
94
97
95
93
1
2

Map 8
~~33~~
34
35
37
38
39
~~40~~
46
~~47~~
44UK

AQUINNAH Legal Notices

TOWN OF AQUINNAH
PLANNING BOARD
PLAN REVIEW COMMITTEE

On Tuesday, April 28, 2009, at 7:00 PM, the Aquinnah Planning Board Plan Review Committee will hold a public hearing in the Aquinnah Town Offices to act on a request for a Special Permit under Section 13.4-1 (a)3 of the Aquinnah Zoning Bylaw filed by Barbara Wallen to construct a 30' by 40' (1,200 sq.ft.) dwelling, septic system, driveway, well and underground utilities. Location: off Clay Pit Road, Map 4, part of Parcel 98. Site visit: Tuesday, April 28, 2009 at 4:00 PM.
apr10,17,2-t


APPLICATION OF
BARBARA ANN WALLEN
10.0A
1.4A
93
3.6A
96
3.4A
3.2A
97
99
3.2A
98
6.0A
95
4.0A
94
5.7A
LOCUS
WAY
30'
328
250
373
250
481
420
472
505
412
236
222
245
189
129
158
162
143
229
111
31
32
134
832
400
407
276
39
6.1A
45
5.5A
46
3.9A
47
6.0A
38
2.9A
44
1.3A
WAY
WAY
50'
471
370
290
125
125
72
367
50
419
34

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 3 – Notice of Intent

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

DEP File Number:

Provided by DEP

Aquinnah
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.

Note: Before completing this form consult your local Conservation Commission regarding any municipal bylaw or ordinance.

1. Applicant:

David Holmes
Name — E-Mail Address (if applicable)

570 E. Main Street
Mailing Address

Denmark — ME — 04022
City/Town — State — Zip Code

Phone Number — Fax Number (if applicable)

2. Representative (if any):

Sourati Engineering Group
Firm

George Sourati — sourati@vineyard.net
Contact Name — E-Mail Address (if applicable)

P.O. Box 4458
Mailing Address

Vineyard Haven — MA — 02568
City/Town — State — Zip Code

508-693-9933 — 508-693-4933
Phone Number — Fax Number (if applicable)

3. Property Owner (if different from applicant):

Dianna Adams Russo
Name

3 Verven Road
Mailing Address

Poughkeepsie — NY — 12603-1722
City/Town — State — Zip Code

4. Total Fee:

$250
(from Appendix B: Wetland Fee Transmittal Form)

5. Project Location:

Off State Road — Aquinnah
Street Address — City/Town

Map 5 — Parcel 165
Assessors Map/Plat Number — Parcel /Lot Number

6. Registry of Deeds:

County of Dukes County — 942 — 418
County — Book — Page

Certificate (if Registered Land)

A. General Information (cont.)

7. Summary of Project Impacts:

a. Is any work being proposed in the Buffer Zone?

☒ Yes If yes, how many square feet?

9,500 square feet

☐ No

b. List the impacts of proposed activities on each wetland resource areas (temporary and permanent impacts, prior to restoration and mitigation):

Resource Area	Size of Impact (e.g., sq. ft.)
Bordering Vegetated Wetland	0 square feet

B. Project Description

1. General Project Description:

The project consists of the construction of a single family three bedroom house, well, sewage disposal system and retaining wall. The proposed house will be located 81'+/- from a bordering vegetated wetland. The proposed leaching area will be located 62'+/- from a wetland. The proposed well will be located 40'+/- from a wetland. The proposed retaining wall will be located 48'+/- from a wetland.

2. Plan and/or Map References:

Title	Date
New Sewage Disposal System in the Town of Aquinnah (revised March 10, 2003)	09/19/02
Locus Plan	11/12/02

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 3 – Notice of Intent

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

DEP File Number:

Provided by DEP

Aquinnah
Town

C. Activities Subject to Regulation

1. a. Check the applicable resource areas if work is to be conducted in an associated Buffer Zone:

Inland Resource Areas

☐ Inland Bank

☒ Bordering Vegetated Wetland (BVW)

Coastal Resource Areas

☐ Coastal Beach ☐ Barrier Beach

☐ Rocky Intertidal Shore ☐ Coastal Dune

☐ Salt Marsh ☐ Coastal Bank

b. Complete for all proposed activities located, in whole or in part, in Wetland Resource Area(s).

Inland Resource Areas:

Bordering Vegetated Wetlands:

Square Feet altered

Square Feet replaced

Land Under Water Bodies:

Square Feet altered

Cubic Yards dredged

Bank:

Linear Feet altered

Bordering Land Subject to Flooding:

Volume of Flood Storage Lost (cubic feet)

Volume of Flood Storage Compensation (cubic feet)

Isolated Land Subject to Flooding:

Volume of Flood Storage Lost (cubic feet)

Volume of Flood Storage Compensation (cubic feet)

Coastal Resource Areas:

Coastal Dune:

Square Feet altered

Cubic Yards/Volume removed

Salt Marsh:

Square Feet altered

Coastal Bank:

Linear Feet altered

Land Under Salt Pond:

Square Feet altered

Cubic Yards dredged

Rocky Intertidal Zone:

Square Feet altered

Designated Port Area:

Square Feet altered

C. Activities Subject to Regulations (cont.)

Fish Run:

Linear Feet altered

Land Containing Shellfish:

Square Feet altered

Land Subject to Coastal Storm Flowage:

Square Feet altered

Beach:

Square Feet altered

Land Under Ocean:

Square Feet altered

Cubic Yards dredged

Riverfront Area:

a. Name of Waterway (if available):

b. Width of Riverfront Area (check one):

☐ 25 ft. - Designated Densely Developed Areas only

☐ 100 ft. - New agricultural projects only

☐ 200 ft. - All other projects

c. Describe how the Mean Annual High-Water Line was determined:

d. Distance of proposed activity closest to the Mean Annual High-Water line:

Feet

e. Total area of Riverfront Area on the site of the proposed project:

Square Feet

f. Proposed alteration of the Riverfront Area:

Total Square Feet | Square Feet within 100 ft. | Square Feet between 100 ft. and 200 ft.

C. Activities Subject to Regulation (cont.)

2. Check all methods used to delineate the Bordering Vegetated Wetland (BVW) boundary:

☐ Final Order of Resource Area Delineation issued by Conservation Commission or DEP (attached)

☐ DEP BVW Field Data Form (attached)

☐ Final Determination of Applicability issued by Conservation Commission (attached)

☒ Other Methods for Determining the BVW boundary (attach documentation):

- ☒ 50% or more wetland indicator plants
- ☐ Saturated/inundated conditions exist
- ☐ Groundwater indicators
- ☒ Direct observation
- ☒ Hydric soil indicators
- ☐ Credible evidence of conditions prior to disturbance.

3. a. Is any portion of the proposed project located in estimated habitat as indicated on the most recent Estimated Habitat Map of State-Listed Rare Wetland Wildlife published by the Natural Heritage and Endangered Species Program?

☐ Yes If yes, include proof of mailing or hand delivery of NOI to :

Natural Heritage and Endangered Species Program
Division of Fisheries and Wildlife
Route 135, North Drive
Westborough, MA 01581

☒ No

Date of Map

b. Is any portion of the proposed project within an Area of Critical Environmental Concern (ACEC)?

☐ Yes If yes, provide name of ACEC (see Appendix D for ACEC locations):

☒ No

c. Is any portion of the site subject to a Wetlands Restriction Order under the Inland Wetlands Restriction Act (M.G.L. c. 131, § 40A) or the Coastal Wetlands Restriction Act (M.G.L. c. 130, § 105)?

☐ Yes

☒ No

D. Performance Standards

1. Is any portion of the proposed activity eligible to be treated as a limited project subject to 310 CMR 10.24 or 310 CMR 10.53?

☐ Yes If yes, describe which limited project applies to this project:

☒ No

2. Is any activity within any Resource Area or Buffer Zone exempt from performance standards of the wetlands regulations, 310 CMR 10.00.

☐ Yes If yes, describe which exemption applies to this project:

☒ No

3 a. Is the project located in the Riverfront Area?

☐ Yes If yes, indicate the proposed project purpose:

☐ Single Family House ☐ Industrial Development

☐ Residential Subdivision ☐ Commercial Development

☐ Transportation ☐ Other (describe)

b. Was the lot where the activity is proposed created prior to August 1, 1996?

☒ Yes

☐ No

4. a. Describe how the project will meet all performance standards for each of the resource areas altered, including standards requiring consideration of alternative project design or location. Attach narrative and supporting documentation.

b. Is this project exempt from the DEP Stormwater Policy?

☒ Yes If yes, explain why the project is exempt:

See attached.

☐ No If no, stormwater management measures are required. Applicants are encouraged to complete Appendix C: Stormwater Management Form and submit it with this form.

DEP File Number:

Provided by DEP

Aquinnah
Town

D. Performance Standards

4. a. Silt fences will be firmly staked between the construction zones, including the proposed house, well and sewage disposal system, and the wetland resource areas. The silt fences will remain in place throughout the duration of the construction project. Refer to the plan entitled, "New Sewage Disposal System in the Town of Aquinnah", dated September 19, 2002 and revised March 10, 2003, for the specific silt fence locations.

   b. According to the DEP Stormwater Management Policy, the Stormwater Management Standards do not apply to single family house projects. Erosion and sedimentation control during construction will be provided, as required under the policy.

E. Additional Information

Applicants must include the following with this Notice of Intent (NOI):

- USGS or other map of the area (along with a narrative description, if necessary), containing sufficient information for the Conservation Commission and the Department to locate the site.
- Plans identifying the location of proposed activities (including activities proposed to serve as a Bordering Vegetated Wetland (BVW) replication area or other mitigating measure) relative to the boundaries of each affected resource area.
- Other material identifying and explaining the determination of resource area boundaries shown on plans (e.g., a DEP BVW Field Data Form).
- List the titles and final revision dates for all plans and other materials submitted with this NOI.

F. Fees

The fees for work proposed under each Notice of Intent must be calculated and submitted to the Conservation Commission and the Department (see Instructions and Appendix B. Wetland Fee Transmittal Form).

No fee shall be assessed for projects of the federal government, the Department, or cities and towns of the Commonwealth.

Applicants must submit the following information (in addition to pages 1 and 2 of Appendix B) to confirm fee payment:

3472 (Town of Aquinnah) / 3473 (Comm. of Mass.) Check Number	August 15, 2003 Check date
Sourati Engineering Group, Inc. Payor name on check	David Holmes Applicant name (if different from payor)

G. Signatures and Submittal Requirements

I hereby certify under the penalties of perjury that the foregoing Notice of Intent and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge. I understand that the Conservation Commission will place notification of this Notice in a local newspaper at the expense of the applicant in accordance with the wetlands regulations, 310 CMR 10.05(5)(a).

I further certify under penalties of perjury that all abutters were notified of this application, pursuant to the requirements of M.G.L. c. 131, § 40. Notice must be made in writing by hand delivery or certified mail (return receipt requested) to all abutters within 100 feet of the property line of the project location.

Signature of Applicant — Date

Signature of Property Owner (if different) — Date

Signature of Representative (if any) — Date

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 3 – Notice of Intent

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

DEP File Number:

Provided by DEP

Aquinnah
Town

E. Additional Information

Applicants must include the following with this Notice of Intent (NOI):

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Diana Adams — Sept. 9, 2003
Signature of Applicant — Date

Signature of Property Owner (if different) — Date

George Sourati (Applicant's Agent) — Sep. 15, 03
Signature of Representative (if any) — Date

Walter, Steve Yaffe, Sarah & Carlos present - Hrg. opened @ 4:05pm.
Steve & Sarah visited site:
Walter moved to allow installation of well along driveway within 5 ft of either side of proposed as shown on septic plan.
Steve seconded
opposed.

AQUINNAH CON[illegible] NOTICE
On October 7, [illegible] ERVATION COMMISSION
ing will be held a[illegible] 03 at 4 p.m. a public hear-
under the Massa[illegible] he Aquinnah Town Offices
Act and the Aqu[illegible] usetts Wetlands Protection
on a Notice of In[illegible] ah Wetlands by-law to act
construct a singl[illegible] t filed by Donna Adams to
activities in an ar[illegible] family dwelling and related
land. [illegible] bordering a vegetated wet-
Location: off St[illegible] e Road, Map 5 Lot 165
Site visit: Octob[illegible] 7, 2003 at 3 pm
sept26-1t

Carlos moved to cont to 2pm Oct 14th to revisit site
Walter seconded
all voted in favor

If they don't get easement along driveway they will return with a new plan for well location.

meeting Cont. Oct 14th @ 2:45pm
Revised
a site visit @ 2pm attended by
ACC & George Semati & Mr & Mrs
Burgess. Also applicant —
meeting / Carlos / Walter / Steve / Such
Dated Sept 14, 2003 revised date of Oct 14, 2003
Walter approval of plan as shown with
trenching w/in driveway area.
Well site to be located as originally
approved & distance to nearest
septic system obtained / measured
for possible variance w/ BOH.

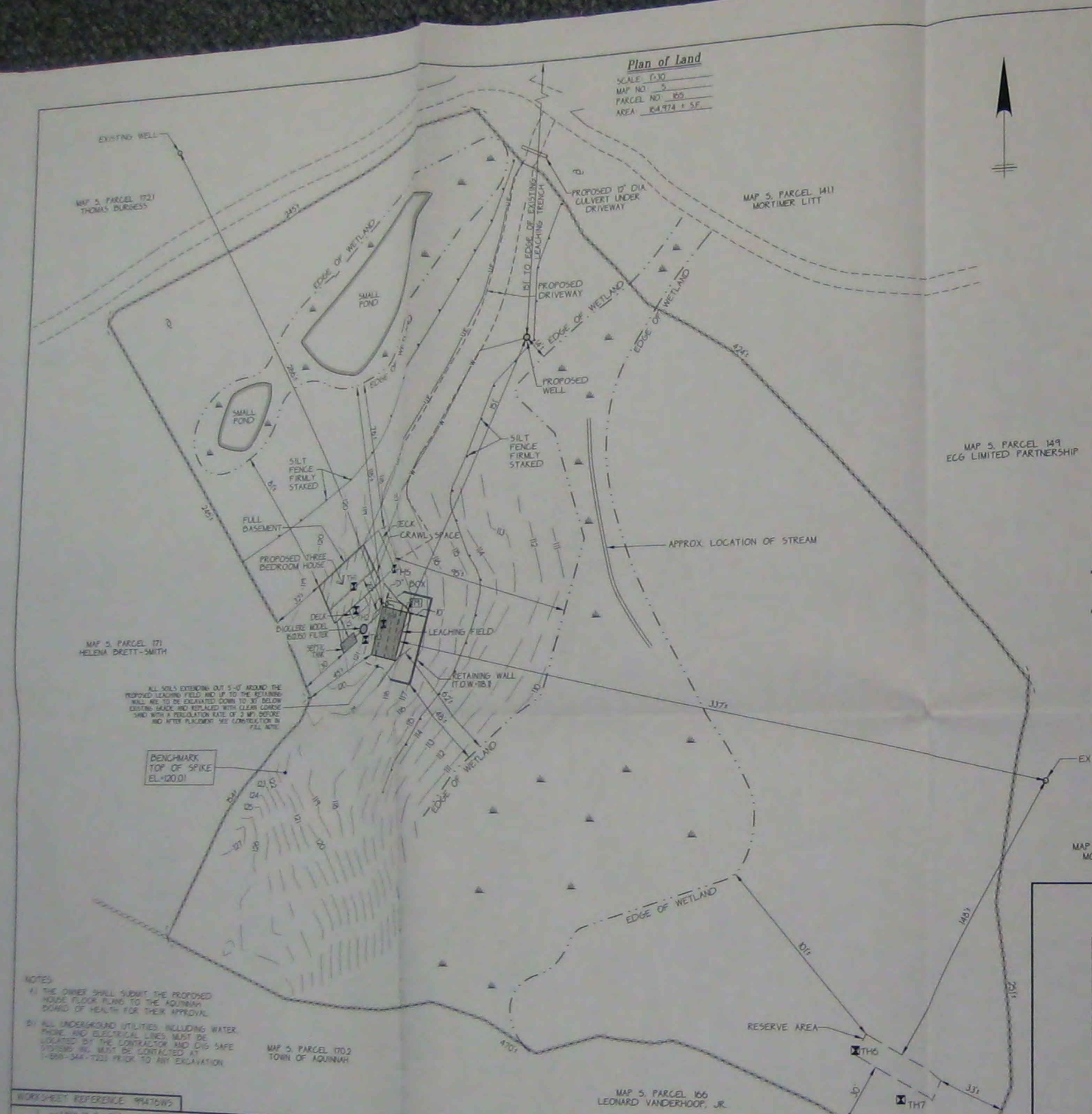
option "2" placement of well site is approved if option "1" is not within BOH requirements for separation from Septic to Well.

48 hr. notice & site visit ACC members w/ brush cutter & well contractor prior to any work beginning.

Carlos seconded. All voted in favor.

Walter moved to rescind previous motion of Oct 7th to be replaced by motion of Oct 14th

Steve seconded.
All in favor



Legend

Symbol	Description
—100—	EXISTING CONTOUR
100+0	EXISTING SPOT ELEVATION
—(100)—	PROPOSED CONTOUR
TH1	DEEP HOLE TEST PERCOLATION TEST
—X—	SEWAGE LINE
—W—W—	WATER LINE
——	APPROXIMATE PROPERTY LINE
—O.W.—U.E.—	OVERHEAD WIRE OR UNDERGROUND ELECTRIC

Critical Elevations

PIPE INVERT AT FOUNDATION WALL	118.51
PIPE INVERT AT TANK INLET	118.31
PIPE INVERT AT TANK OUTLET	118.14
PIPE INVERT AT BIOCLERE FILTER INLET	118.04
PIPE INVERT AT BIOCLERE FILTER OUTLET	117.87
PIPE INVERT AT DISTRIBUTION BOX INLET	117.77
PIPE INVERT AT DISTRIBUTION BOX OUTLETS	117.60
PIPE INVERT AT BEGINNING OF LEACHING FIELD	117.50
PIPE INVERT AT END OF LEACHING FIELD	117.37
ELEVATION OF BOTTOM OF FIELD	116.87
EST. ELEVATION OF HIGH GROUND WATER	< 111.6

DATUM: ALL ELEVATIONS ARE RELATIVE TO AN ASSUMED DATUM OF 120.01 SET ON TOP OF SPIKE. SEE PLAN FOR LOCATION

Variance Request From The Aquinnah Board of Health Rules & Regulations:

- TO REDUCE THE SEPARATION BETWEEN A PROPOSED SANITARY DISPOSAL SYSTEM AND A WETLAND FROM 150' TO 62'±, 101'±, AND 118'±
- TO REDUCE THE SEPARATION BETWEEN A PROPOSED SANITARY DISPOSAL SYSTEM (RESERVE AREA) AND A WELL FROM 200' TO 148'±

Notes

GENERAL NOTES:

1. THIS PLAN IS TO BE USED FOR PERMITTING AND INSTALLATION OF A SEWAGE DISPOSAL SYSTEM ONLY. IT IS NOT TO BE USED FOR ANY OTHER PURPOSE.
2. PROPERTY LINES AND BUILDING LOCATION ARE GRAPHIC ONLY. PROPERTY LINES NOT HAVING BEEN VERIFIED. NO REPRESENTATION OR CERTIFICATION AS TO THE ACCURACY OF THOSE SHOWN IS IMPLIED OR INTENDED.
3. BUILDABILITY AND ZONING REGULATIONS EFFECTING THIS PROPERTY SHALL BE DETERMINED BY OWNER/APPLICANT PRIOR TO ANY CONSTRUCTION.
4. NO CHANGES WILL BE PERMITTED WITHOUT THE PRIOR WRITTEN APPROVAL OF SOURATI ENGINEERING GROUP.
5. THE INSTALLATION SHALL BE IN STRICT CONFORMANCE WITH TITLE V OF THE MASSACHUSETTS STATE SANITARY CODE AND THE TOWN OF AQUINNAH BOARD OF HEALTH.
6. MACHINERY THAT MAY DISTURB PIPE ALIGNMENT IN THE DISPOSAL SYSTEM SHALL NOT BE USED ON THE DISPOSAL AREA.
7. PERCOLATION TESTS PERFORMED IN CONFORMANCE WITH TITLE V OF MASSACHUSETTS STATE SANITARY CODE AND THE TOWN OF AQUINNAH BOARD OF HEALTH.
8. NO PERMANENT STRUCTURE MAY BE ASSEMBLED OVER THE RESERVE AREA.
9. THERE ARE NO EXISTING WELLS WITHIN 100' OF THE PROPOSED SOIL ABSORPTION SYSTEM (50' OF THE SEPTIC TANK).
10. ~~THERE ARE NO EXISTING SEWAGE DISPOSAL SYSTEMS WITHIN 100' OF THE PROPOSED WELL~~
11. FINISHED SURFACE OF LEACHING AREA SHALL BE GRADED TO INSURE RUNOFF (2% MINIMUM).
12. THE SEPTIC TANK AND THE DISTRIBUTION BOX(ES) SHALL BE EITHER:
   A) WATER TIGHT THROUGH MANUFACTURER'S SPECIFICATIONS AND WARRANTY, OR
   B) MADE WATERTIGHT BY THE MANUFACTURER, EQUIPMENT SUPPLIER, OR INSTALLER USING ASPHALT OR SYNTHETIC POLYMER SEALER SPECIFIED BY THE CONCRETE OR SYNTHETIC MATERIAL MANUFACTURER.
13. SEPTIC TANKS AND DISTRIBUTION BOXES SHALL BE LEVEL AND TRUE TO GRADE ON A LEVEL STABLE BASE THAT HAS BEEN MECHANICALLY COMPACTED AND ON TO WHICH SIX INCHES OF CRUSHED STONE HAS BEEN PLACED TO MINIMIZE UNEVEN SETTLING.
14. ALL SYSTEM COMPONENTS SHALL BE CONSTRUCTED OF CORROSION RESISTANT MATERIALS.
15. ALL PIPING SHALL BE A MINIMUM OF SCHEDULE 40 PVC UNLESS OTHERWISE NOTED.

SEPTIC TANKS:

1. SEPTIC TANKS SHALL BE CONSTRUCTED OF SOUND AND DURABLE, WATERTIGHT MATERIALS, NOT SUBJECT TO EXCESSIVE CORROSION, DECAY, FROST DAMAGE, CRACKING OR BUCKLING DUE TO SETTLEMENT OR BACKFILLING. SEPTIC TANKS MAY BE CONSTRUCTED OF THE FOLLOWING MATERIALS:
   A) POURED-IN-PLACE CONCRETE
   B) PRECAST REINFORCED CONCRETE
   C) FIBERGLASS
   D) POLYETHYLENE
   E) OTHER MATERIALS AS APPROVED IN WRITING BY THE DEPARTMENT OF ENVIRONMENTAL PROTECTION.
   METAL SEPTIC TANKS PROHIBITED.
2. TANK CONSTRUCTION MATERIALS SHALL MEET THE FOLLOWING MINIMUM SPECIFICATIONS:
   A) CONCRETE
   - CONCRETE STRENGTH F'C 4,000 PSI AT 28 DAYS, DENSITY 140 PCF
   - CEMENT, PORTLAND TYPE I OR III PER ASTM C150-81
   - ADMIXTURES PER ASTM C233-82
   - REINFORCING PER ASTM A185 FOR WIRE FABRIC, GRADE 40/60 R/D OR EQUIVALENT
   - DESIGN LOADING: H-10
   - MINIMUM WALL THICKNESS: FOUR INCHES; THREE INCH THICKNESS IS ALLOWABLE IF REINFORCED.

   B) SYNTHETIC
   - ULTIMATE TENSILE STRENGHT-MINIMUM 12,000 PSI WHEN TESTED IN ACCORDANCE WITH ASTM D638-89, STANDARD METHOD OF TEST FOR TENSILE PROPERTIES OF PLASTICS
   - FLEXURAL STRENGHT-MINIMUM 12,000 PSI WHEN TESTED IN ACCORDANCE WITH ASTM D790-86, STANDARD METHOD OF TEST FOR FLEXURAL PROPERTIES OF UNREINFORCED AND REINFORCED PLASTICS AND ELECTRICAL INSULATING MATERIALS
   - FLEXURAL MODULUS OF ELASTICITY-MINIMUM 60,000 PSI WHEN TESTED IN ACCORDANCE WITH ASTM D790-86, STANDARD METHOD OF TEST FOR FLEXURAL PROPERTIES OF UNREINFORCED AND REINFORCED PLASTICS AND ELECTRICAL INSULATING MATERIALS
3. MANUFACTURES OF SEPTIC TANKS SHALL IMPLEMENT A QUALITY CONTROL / QUALITY ASSURANCE PROGRAM IN CONFORMITY OF ASTM STANDARD C1227-93. TANKS SHALL BE EMBOSSED WITH A SEAL STATING THAT THIS ASTM STANDARD HAS BEEN MET.
4. INLET AND OUTLET TEES SHALL BE OF CAST IRON, SCHEDULE 40 PVC, OR CAST-IN-PLACE CONCRETE.
5. SEPTIC TANKS SHOULD BE PUMPED AND INSPECTED AT LEAST EVERY TWO YEARS.

DISTRIBUTION BOX:

1. CONSTRUCTION OF THE DISTRIBUTION BOX SHALL BE CONSISTENT WITH THE SAME REQUIREMENTS IN THE CONSTRUCTION OF THE SEPTIC TANK WITH THE FOLLOWING EXCEPTIONS:
   A) THE MINIMUM INSIDE DIMENSION OF THE DISTRIBUTION BOX, REGARDLESS OF MATERIAL SHALL BE 12 INCHES.
   B) THE MINIMUM WALL THICKNESS FOR REINFORCED CONCRETE SHALL BE TWO INCHES.
2. DISTRIBUTION BOX OUTLETS ARE TO BE LEVEL FOR THE FIRST TWO FEET.

SOIL ABSORPTION SYSTEM:

1. BASE AGGREGATE FOR LEACHING STRUCTURES SHALL CONSIST OF DOUBLE WASHED STONE RANGING FROM 3/4" TO 1-1/2" IN DIAMETER AND SHALL BE FREE OF IRON FINES AND DUST IN PLACES.
2. COVER TO THE BASE AGGREGATE SHALL CONSIST OF 1/8" TO 1/2" DIAMETER DOUBLE WASHED STONE AND BE FREE OF IRON, FINES, AND DUST IN PLACE.
3. DISTRIBUTION LINES FOR LEACHING TRENCHES SHALL BE CONSTRUCTED OF POLYVINYL CHLORIDE (PVC) PLASTIC (ASTM 2665S) SCHEDULE 40 NSF.
4. ALL CONNECTIONS AND JOINTS SHALL BE MECHANICALLY SOUND AND TIGHT.
5. EFFLUENT DISTRIBUTION LINE OUTLET ORIFICES SHALL BE EVENLY SPACED ALONG TWO ROWS RUNNING THE LENGTH OF THE LINE, ON EACH SIDE, MIDWAY BETWEEN THE INVERT AND CENTER LINE WHICH SEPARATES THE UPPER AND LOWER HALVES OF THE PIPE. FOR GRAVITY DISTRIBUTION, ORIFICES SHALL BE NO SMALLER THAN 3/8" AND NO LARGER THAN 5/8" DIAMETER.
6. EFFLUENT DISTRIBUTION LINES SHALL HAVE ENDS CAPPED OR CONNECTED TOGETHER BY UNPERFORATED PIPE WITH WATER TIGHT CONNECTIONS AND JOINTS, UNLESS VENTED.

CERTIFICATE OF COMPLIANCE:

1. THE INSTALLER TO OBTAIN DISPOSAL WORKS CONSTRUCTION PERMIT FROM THE LOCAL BOARD OF HEALTH PRIOR TO COMMENCEMENT OF WORK, AND SHALL HAVE THE PERMIT ON SITE FOR THE INSPECTION BY THE ENGINEER AND/OR THE BOARD OF HEALTH AGENT.
2. THE BOARD OF HEALTH SHALL REQUIRE INSPECTION OF ALL CONSTRUCTION BY THE DESIGN ENGINEER OR BY AN AGENT OF THE BOARD OF HEALTH, AND REQUIRE SUCH PERSON TO CERTIFY IN WRITING THAT ALL WORK HAS BEEN COMPLETED IN ACCORDANCE WITH THE TERMS OF THE PERMIT AND APPROVED PLANS.
3. PRIOR TO BACK FILLING THE INSTALLER SHALL NOTIFY THE DESIGN ENGINEER AND/OR THE BOARD OF HEALTH AGENT FOR A FINAL INSPECTION. THE DESIGN ENGINEER REQUIRES 48 HOURS NOTICE PRIOR TO ALL INSPECTIONS.
4. THE CONTRACTOR SHALL HAVE THE "DISPOSAL SYSTEM CONSTRUCTION PERMIT" POSTED AT THE SITE DURING CONSTRUCTION AND INSPECTION.
5. A "CERTIFICATE OF COMPLIANCE" AS REQUIRED BY TITLE V MUST BE OBTAINED BY THE CONTRACTOR UPON COMPLETION OF THE ABOVE WORK.

CONSTRUCTION IN FILL:

1. FILL MATERIAL FOR SYSTEMS CONSTRUCTED IN FILL SHALL CONSIST OF SELECT ON-SITE OR IMPORTED SOIL MATERIAL. THE FILL BE COMPRISED OF CLEAN GRANULAR SAND, FREE FROM ORGANIC MATTER AND DELETERIOUS SUBSTANCES. MIXTURES AND LAYERS OF DIFFERENT CLASSES OF SOIL SHALL NOT BE USED. THE FILL SHALL NOT CONTAIN ANY MATERIAL LARGER THAN TWO INCHES. A SIEVE ANALYSIS, USING A #4 SIEVE, SHALL BE PERFORMED ON A REPRESENTATIVE SAMPLE OF THE FILL. UP TO 45% BY WEIGHT OF THE FILL SAMPLE MAY BE RETAINED ON THE #4 SIEVE. SIEVE ANALYSIS ALSO SHALL BE PERFORMED ON THE FRACTION OF THE FILL SAMPLE PASSING THE #4 SIEVE. SUCH ANALYSES MUST DEMONSTRATE THAT THE MATERIAL MEETS EACH OF THE FOLLOWING SPECIFICATIONS:

SIEVE SIZE	EFFECTIVE PARTICLE SIZE	% THAT MUST PASS SIEVE
#4	4.75 MM	100 %
#50	0.30 MM	10 % - 100%
#100	0.15 MM	0 % - 20%
#200	0.075 MM	0 % - 5%

BIOCLERE WASTE TREATMENT SYSTEM:

1. THE BIOCLERE WASTE TREATMENT SYSTEM SHALL BE INSTALLED IN STRICT CONFORMANCE WITH THE MANUFACTURER SPECIFICATIONS.

Design Computations:

HYDRAULIC LOADING

THREE BEDROOMS AT 110 GPD = 330 GPD

A GARBAGE DISPOSAL IS NOT ALLOWED IN THIS DESIGN.

LEACHING CAPACITY

DESIGN PERCOLATION RATE IS 5 MIN/INCH — SOIL TYPE: CLASS I

EFFLUENT LOADING RATE 0.74 G/S.F.(D)

USE 1 LEACHING FIELD

LEACHING FIELD

LENGTH = 25'-0"

WIDTH = 18'-0"

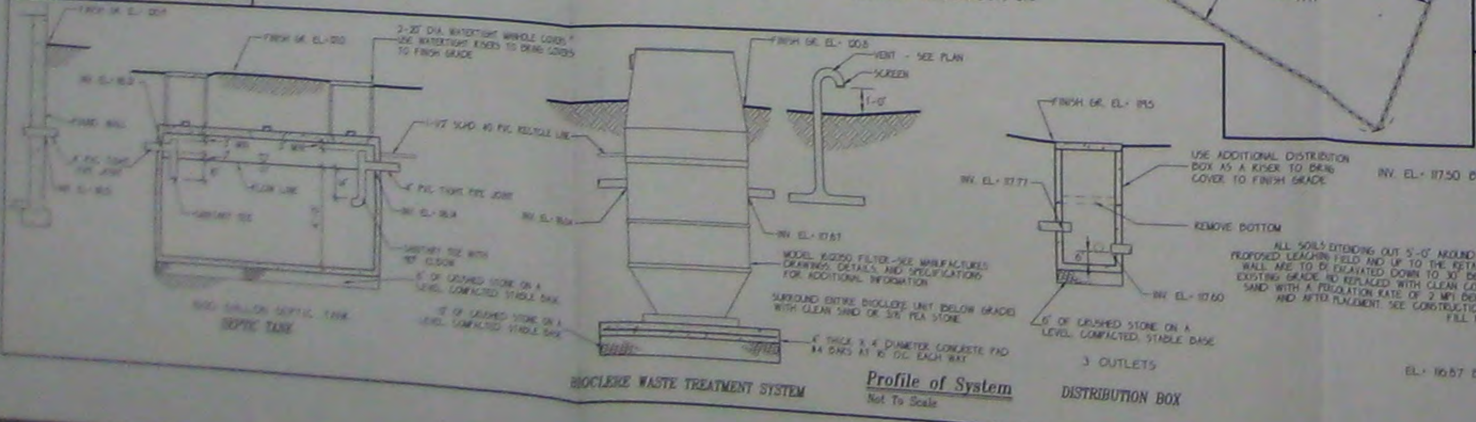
EFFECTIVE DEPTH = 0'-6"

TOTAL AREA OF FIELD = 18' X 25' = 450 S.F.

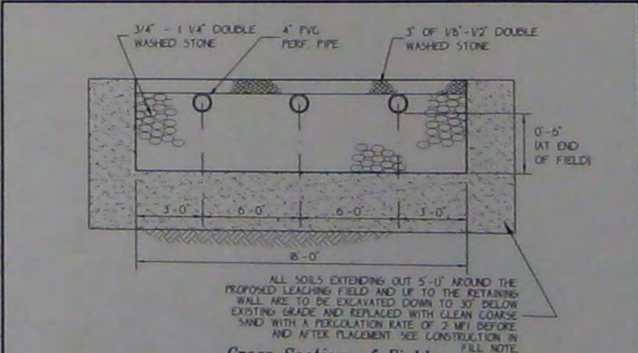
TOTAL LEACHING CAPACITY PROVIDED = 450 S.F. X 0.74 G/S.F./D = 333 G/D.

TOTAL LEACHING CAPACITY PROVIDED = 333 G/D

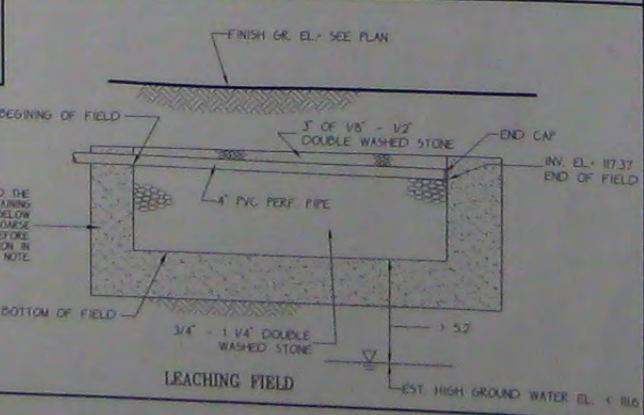
TOTAL HYDRAULIC LOADING REQUIRED = 330 G/D.



Profile of System
Not To Scale



Cross Section of Field
Not To Scale



LEACHING FIELD

GEORGES A. SOURATI CIVIL No. 40172 REGISTERED PROFESSIONAL ENGINEER

Oct. 27, 03

Revisions:

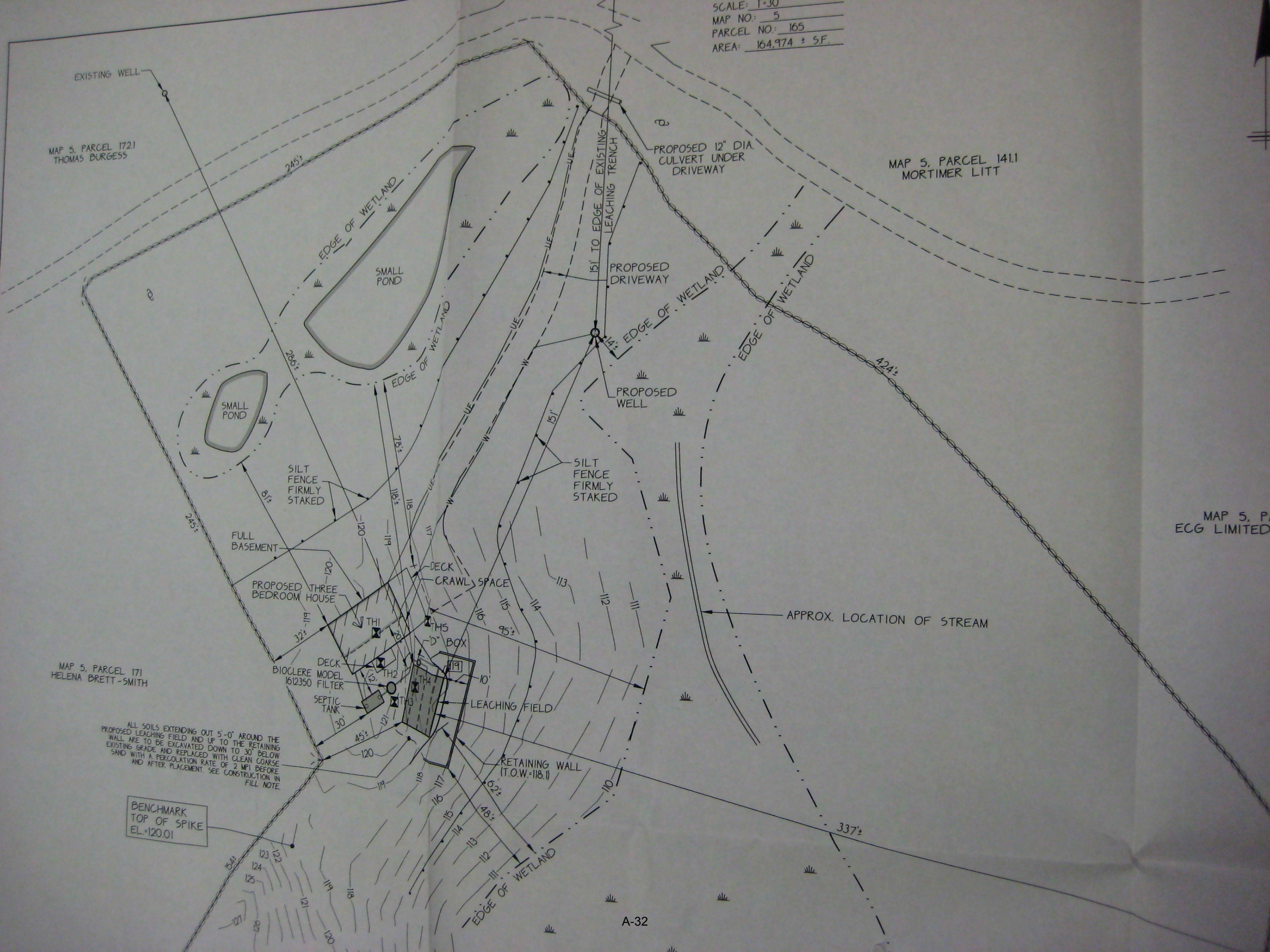
1. ADDED SILT FENCE NOVEMBER 13, 2002
2. REVISED BUILDING FOOTPRINT - MARCH 10, 2003
3. MOVE PROPOSED WELL OCTOBER 14, 2003
4. MOVE PROPOSED WELL AND UNDERGROUND ELECTRIC OCTOBER 27, 2003

New Sewage Disposal System
In The Town Of
Aquinnah

Site:	Owner:	Applicant:
Proposed 3 Bedroom House Map 5, Parcel 165 Off State Road	Dianna Adams Russo 3 Vernon Road Poughkeepsie, NY 12603-1722	David Holmes 570 E. Main Street Denmark, ME 04022

Scale:	As Shown	Date:	September 18, 2002
Job No.:	99476	Drawn By:	C. Creighton
Drawing No.:	99476SP	Designed By:	G. Sourati
Sheet	1 of 1	Checked By:	G. Sourati

professional civil engineers
Sourati Engineering Group
professional land surveyors
P.O. Box 4458
107 Beach Road, Suite 202
Vineyard Haven, MA 02568
Phone: (508) 693-9933
Fax: (508) 693-4933


SCALE: 1"=30'
MAP NO.: 5
PARCEL NO.: 165
AREA: 164,974 ± S.F.
EXISTING WELL
MAP 5, PARCEL 172.1
THOMAS BURGESS
MAP 5, PARCEL 141.1
MORTIMER LITT
MAP 5, P
ECG LIMITED
MAP 5, PARCEL 171
HELENA BRETT-SMITH
245'±
EDGE OF WETLAND
SMALL POND
SMALL POND
286'±
78'±
81'±
245'±
151' TO EDGE OF EXISTING LEACHING TRENCH
PROPOSED 12" DIA. CULVERT UNDER DRIVEWAY
PROPOSED DRIVEWAY
14'±
PROPOSED WELL
151'
424'±
SILT FENCE FIRMLY STAKED
SILT FENCE FIRMLY STAKED
FULL BASEMENT
DECK
CRAWL SPACE
PROPOSED THREE BEDROOM HOUSE
TH1
TH5
"D" BOX
95'±
32'±
DECK
TH2
TH4
TH3
BIOCLERE MODEL 1612350 FILTER
SEPTIC TANK
30'
45'±
10'
LEACHING FIELD
APPROX. LOCATION OF STREAM
ALL SOILS EXTENDING OUT 5'-0" AROUND THE PROPOSED LEACHING FIELD AND UP TO THE RETAINING WALL ARE TO BE EXCAVATED DOWN TO 30" BELOW EXISTING GRADE AND REPLACED WITH CLEAN COARSE SAND WITH A PERCOLATION RATE OF 2 MPI BEFORE AND AFTER PLACEMENT. SEE CONSTRUCTION IN FILL NOTE.
RETAINING WALL (T.O.W.=118.1)
62'±
48'±
BENCHMARK TOP OF SPIKE EL.=120.01
337'±
154'±
EDGE OF WETLAND

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 5 – Order of Conditions

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

DEP File Number: SE 27-315
Provided by DEP

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.

From: Aquinnah Conservation Commission (ACC)
Conservation Commission

This issuance if for (check one):

☒ Order of Conditions

☐ Amended Order of Conditions

To: Applicant
David Holmes
Name
c/o Souratti Engineering Group
Mailing Address
P.O. Box 4458 Vineyard Haven MA 02568
City/Town State Zip Code

Property Owner (if different from applicant):
Dianna Adams Russo
Name
3 Verven Road
Mailing Address
Poughkeepsie NY 12603
City/Town State Zip Code

1. Project Location:
off State Road — Street Address
Aquinnah — City/Town
MAP 5 — Assessors Map/Plat Number
Parcel 165 — Parcel/Lot Number

2. Property recorded at the Registry of Deeds for:
Dukes — County
942 — Book
418 — Page
Certificate (if registered land)

3. Dates:
Sept 26 2003 — Date Notice of Intent Filed
Oct. 14, 2003 — Date Public Hearing Closed
Oct 24, 2003 — Date of Issuance

4. Final Approved Plans and Other Documents (attach additional plan references as needed):
New Sewage Disposal System — Title — Sept 19, 2003 — Date
in the town of Aquinnah — Title — Date
Revised Oct. 14, 2003 — Title — Date

5. Final Plans and Documents Signed and Stamped by:
George Souratti — Name — 9/13/03

6. Total Fee:
$250.00
(from Appendix B: Wetland Fee Transmittal Form)

B. Findings

Findings pursuant to the Massachusetts Wetlands Protection Act:

Following the review of the above-referenced Notice of Intent and based on the information provided in this application and presented at the public hearing, this Commission finds that the areas in which work is proposed is significant to the following interests of the Wetlands Protection Act. Check all that apply:

- ☐ Public Water Supply
- ☐ Land Containing Shellfish
- ☒ Prevention of Pollution
- ☒ Private Water Supply
- ☐ Fisheries
- ☒ Protection of Wildlife Habitat
- ☒ Groundwater Supply
- ☐ Storm Damage Prevention
- ☐ Flood Control

Furthermore, this Commission hereby finds the project, as proposed, is: (check one of the following boxes)

Approved subject to:

☒ the following conditions which are necessary, in accordance with the performance standards set forth in the wetlands regulations, to protect those interests checked above. This Commission orders that all work shall be performed in accordance with the Notice of Intent referenced above, the following General Conditions, and any other special conditions attached to this Order. To the extent that the following conditions modify or differ from the plans, specifications, or other proposals submitted with the Notice of Intent, these conditions shall control.

Denied because:

☐ the proposed work cannot be conditioned to meet the performance standards set forth in the wetland regulations to protect those interests checked above. Therefore, work on this project may not go forward unless and until a new Notice of Intent is submitted which provides measures which are adequate to protect these interests, and a final Order of Conditions is issued.

☐ the information submitted by the applicant is not sufficient to describe the site, the work, or the effect of the work on the interests identified in the Wetlands Protection Act. Therefore, work on this project may not go forward unless and until a revised Notice of Intent is submitted which provides sufficient information and includes measures which are adequate to protect the Act's interests, and a final Order of Conditions is issued. A description of the specific information which is lacking and why it is necessary is attached to this Order as per 310 CMR 10.05(6)(c).

General Conditions (only applicable to approved projects)

1. Failure to comply with all conditions stated herein, and with all related statutes and other regulatory measures, shall be deemed cause to revoke or modify this Order.
2. The Order does not grant any property rights or any exclusive privileges; it does not authorize any injury to private property or invasion of private rights.
3. This Order does not relieve the permittee or any other person of the necessity of complying with all other applicable federal, state, or local statutes, ordinances, bylaws, or regulations.

B. Findings (cont.)

4. The work authorized hereunder shall be completed within three years from the date of this Order unless either of the following apply:
   a. the work is a maintenance dredging project as provided for in the Act; or
   b. the time for completion has been extended to a specified date more than three years, but less than five years, from the date of issuance. If this Order is intended to be valid for more than three years, the extension date and the special circumstances warranting the extended time period are set forth as a special condition in this Order.

5. This Order may be extended by the issuing authority for one or more periods of up to three years each upon application to the issuing authority at least 30 days prior to the expiration date of the Order.

6. Any fill used in connection with this project shall be clean fill. Any fill shall contain no trash, refuse, rubbish, or debris, including but not limited to lumber, bricks, plaster, wire, lath, paper, cardboard, pipe, tires, ashes, refrigerators, motor vehicles, or parts of any of the foregoing.

7. This Order is not final until all administrative appeal periods from this Order have elapsed, or if such an appeal has been taken, until all proceedings before the Department have been completed.

8. No work shall be undertaken until the Order has become final and then has been recorded in the Registry of Deeds or the Land Court for the district in which the land is located, within the chain of title of the affected property. In the case of recorded land, the Final Order shall also be noted in the Registry's Grantor Index under the name of the owner of the land upon which the proposed work is to be done. In the case of the registered land, the Final Order shall also be noted on the Land Court Certificate of Title of the owner of the land upon which the proposed work is done. The recording information shall be submitted to this Conservation Commission on the form at the end of this Order, which form must be stamped by the Registry of Deeds, prior to the commencement of work.

9. A sign shall be displayed at the site not less then two square feet or more than three square feet in size bearing the words,

   "Massachusetts Department of Environmental Protection" [or, "MA DEP"]

   "File Number SE 27-315"

10. Where the Department of Environmental Protection is requested to issue a Superseding Order, the Conservation Commission shall be a party to all agency proceedings and hearings before DEP.

11. Upon completion of the work described herein, the applicant shall submit a Request for Certificate of Compliance (WPA Form 8A) to the Conservation Commission.

12. The work shall conform to the plans and special conditions referenced in this order.

13. Any change to the plans identified in Condition #12 above shall require the applicant to inquire of the Conservation Commission in writing whether the change is significant enough to require the filing of a new Notice of Intent.

14. The Agent or members of the Conservation Commission and the Department of Environmental Protection shall have the right to enter and inspect the area subject to this Order at reasonable hours to evaluate compliance with the conditions stated in this Order, and may require the submittal of any data deemed necessary by the Conservation Commission or Department for that evaluation.

B. Findings (cont.)

15. This Order of Conditions shall apply to any successor in interest or successor in control of the property subject to this Order and to any contractor or other person performing work conditioned by this Order.

16. Prior to the start of work, and if the project involves work adjacent to a Bordering Vegetated Wetland, the boundary of the wetland in the vicinity of the proposed work area shall be marked by wooden stakes or flagging. Once in place, the wetland boundary markers shall be maintained until a Certificate of Compliance has been issued by the Conservation Commission.

17. All sedimentation barriers shall be maintained in good repair until all disturbed areas have been fully stabilized with vegetation or other means. At no time shall sediments be deposited in a wetland or water body. During construction, the applicant or his/her designee shall inspect the erosion controls on a daily basis and shall remove accumulated sediments as needed. The applicant shall immediately control any erosion problems that occur at the site and shall also immediately notify the Conservation Commission, which reserves the right to require additional erosion and/or damage prevention controls it may deem necessary. Sedimentation barriers shall serve as the limit of work unless another limit of work line has been approved by this Order.

① 48 hr. notice & pre-construction mtg. on site w/ ACC members & brush cutters plus well contractor prior to any work beginning.
② option "2" for well site placement is approved if option "1" site is not within 50ft requirements for well to septic separation.

Findings as to municipal bylaw or ordinance

Furthermore, the Aquinnah Conservation Commission hereby finds (check one that applies):

☐ that the proposed work cannot be conditioned to meet the standards set forth in a municipal ordinance or bylaw specifically:

Municipal Ordinance or Bylaw — Citation

Therefore, work on this project may not go forward unless and until a revised Notice of Intent is submitted which provides measures which are adequate to meet these standards, and a final Order of Conditions is issued.

☒ that the following additional conditions are necessary to comply with a municipal ordinance or bylaw, specifically:

Aquinnah Town wetland/Water Resource By-law
Municipal Ordinance or Bylaw — Citation

The Commission orders that all work shall be performed in accordance with the said additional conditions and with the Notice of Intent referenced above. To the extent that the following conditions modify or differ from the plans, specifications, or other proposals submitted with the Notice of Intent, the conditions shall control.

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 5 – Order of Conditions

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

DEP File Number: SE 27-315
Provided by DEP

B. Findings (cont.)

Additional conditions relating to municipal ordinance or bylaw:

(3) Approval of plan dated Sept 19, 2002 revised on Oct. 14, 2003 as shown with trenching within driveway area.
(4) Haybales where necessary to prevent any run-off from site work into wetland areas.

This Order is valid for three years, unless otherwise specified as a special condition pursuant to General Conditions #4, from the date of issuance. Oct. 24th, 2003

Date

This Order must be signed by a majority of the Conservation Commission. The Order must be mailed by certified mail (return receipt requested) or hand delivered to the applicant. A copy also must be mailed or hand delivered at the same time to the appropriate Department of Environmental Protection Regional Office (see Appendix A) and the property owner (if different from applicant).

Signatures: Sarah Martin

Walter E. Delaney

Stuart Yaffe

On 24 (Day) Of Oct 03 (Month and Year)

before me personally appeared

the above

to me known to be the person described in and who executed the foregoing instrument and acknowledged that he/she executed the same as his/her free act and deed.

Jeannine Jeffers (Notary Public) Sept 6, 2007 (My Commission Expires)

This Order is issued to the applicant as follows:

☒ by hand delivery on ☐ by certified mail, return receipt requested, on

Date Date

C. Appeals

The applicant, the owner, any person aggrieved by this Order, any owner of land abutting the land subject to this Order, or any ten residents of the city or town in which such land is located, are hereby notified of their right to request the appropriate DEP Regional Office to issue a Superseding Order of Conditions. The request must be made by certified mail or hand delivery to the Department, with the appropriate filing fee and a completed Appendix E: Request of Departmental Action Fee Transmittal Form, as provided in 310 CMR 10.03(7) within ten business days from the date of issuance of this Order. A copy of the request shall at the same time be sent by certified mail or hand delivery to the Conservation Commission and to the applicant, if he/she is not the appellant.

The request shall state clearly and concisely the objections to the Order which is being appealed and how the Order does not contribute to the protection of the interests identified in the Massachusetts Wetlands Protection Act, (M.G.L. c. 131, § 40) and is inconsistent with the wetlands regulations (310 CMR 10.00). To the extent that the Order is based on a municipal ordinance or bylaw, and not on the Massachusetts Wetlands Protection Act or regulations, the Department has no appellate jurisdiction.

D. Recording Information

This Order of Conditions must be recorded in the Registry of Deeds or the Land Court for the district in which the land is located, within the chain of title of the affected property. In the case of recorded land, the Final Order shall also be noted in the Registry's Grantor Index under the name of the owner of the land subject to the Order. In the case of registered land, this Order shall also be noted on the Land Court Certificate of Title of the owner of the land subject to the Order of Conditions. The recording information on Page 7 of Form 5 shall be submitted to the Conservation Commission listed below.

Aquinnah Conservation Commission
Conservation Commission

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 3 – Notice of Intent

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

Provided by DEP:

DEP File Number

Document Transaction Number

Aquinnah
City/Town

A. General Information

1. Project Location (**Note:** electronic filers will click on button for GIS locator):

23 Ox Cart Road — a. Street Address
Aquinnah — b. City/Town
02535 — c. Zip Code

Latitude and Longitude, if Known:
41-21-15 N — d. Latitude
70-48-15 W — e. Longitude

2 — f. Assessors Map/Plat Number
14, 15 & 16 — g. Parcel /Lot Number

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

2. Applicant:

Allen & Darrell — a. First Name
Razdow — b. Last Name
c. Company

c/o Schofield Barbini & Hoehn, Inc. PO Box 339 — d. Mailing Address

Vineyard Haven — e. City/Town
MA — f. State
02568 — g. Zip Code

(508) 693-2781 — h. Phone Number
(508) 693-2781 — i. Fax Number
CALLEY@SBHINC.NET — j. Email address

3. Property owner (if different from applicant): ☐ Check if more than one owner

a. First Name
b. Last Name
c. Company

d. Mailing Address

e. City/Town
f. State
g. Zip Code

h. Phone Number
i. Fax Number
j. Email address

Note: Before completing this form consult your local Conservation Commission regarding any municipal bylaw or ordinance.

4. Representative (if any):

Schofield Barbini & Hoehn, Inc. — a. Firm

Christopher — b. Contact Person First Name
Alley — c. Contact Person Last Name

PO Box 339 — d. Mailing Address

Vineyard Haven — e. City/Town
MA — f. State
02568 — g. Zip Code

(508) 693-2781 — h. Phone Number
(508) 693-6055 — i. Fax Number
CALLEY@SBHINC.NET — j. Email address

☒ Select if you want to see Wetland Fee Transmittal Form.

5. Total WPA Fee Paid (from Appendix A, Wetland Fee Transmittal Form):

$ 220.00 — a. Total Fee Paid
$ 97.50 — b. State Fee Paid
$ 122.50 — c. City/Town Fee Paid

6. General Project Description:

Proposed drilling of a well, replacement of a culvert and raising and resurfacing of a driveway and parking area.

B. Resource Area Effects

1. Inland Resource Areas

Check all that apply below. Attach narrative and any supporting documentation describing how the project will meet all performance standards for each of the resource areas altered, including standards requiring consideration of alternative project design or location.

Online Users: Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
a. ☐ Bank	1. linear feet	2. linear feet
b. ☐ Bordering Vegetated Wetland	1. square feet	2. square feet
c. ☐ Land Under Waterbodies and Waterways	1. square feet 3. cubic yards dredged	2. square feet
d. ☐ Bordering Land Subject to Flooding	1. square feet 3. cubic feet of flood storage lost	2. square feet 4. cubic feet of flood storage replaced
e. ☐ Isolated Land Subject to Flooding	1. square feet 2. cubic feet of flood storage lost	3. cubic feet of flood storage replaced

f. ☐ Riverfront area

1. Name of Waterway (if available):

_____

2. Width of Riverfront Area (check one):

☐ 25 ft. - Designated Densely Developed Areas only

☐ 100 ft. - New agricultural projects only

☐ 200 ft. - All other projects

3. Total area of Riverfront Area on the site of the proposed project:

_____
Square Feet

4. Proposed alteration of the Riverfront Area:

a. Total Square Feet _____ b. Square Feet within 100 ft. _____ c. Square Feet between 100 ft. and 200 ft. _____

5. Has an alternatives analysis been done and is it attached to this NOI? ☐ Yes ☐ No

6. Was the lot where the activity is proposed created prior to August 1, 1996? ☐ Yes ☐ No

B. Resource Area Effects (continued)

2. Coastal Resource Areas:

Check all that apply below. Attach narrative and supporting documentation describing how the project will meet all performance standards for each of the resource areas altered, including standards requiring consideration of alternative project design or location.

Online Users: Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

Resource Area	Size of Proposed Alteration	Proposed Replacement (if any)
a. ☐ Designated Port Areas	Indicate size under Land Under the Ocean, below	
b. ☐ Land Under the Ocean	1. Square feet	
	2. Cubic yards dredged	
c. ☐ Barrier Beach	Indicate size under Coastal Beaches and/or Coastal Dunes below	
d. ☐ Coastal Beaches	1. Square feet	2. Cubic yards beach nourishment
e. ☐ Coastal Dunes	1. Square feet	2. Cubic yards dune nourishment
f. ☐ Coastal Banks	1. Linear feet	
g. ☐ Rocky Intertidal Shores	1. Square feet	
h. ☐ Salt Marshes	1. Square feet	2. Sq ft restoration, rehab., or creation
i. ☐ Land Under Salt Ponds	1. Square feet	
	2. Cubic yards dredged	
j. ☐ Land Containing Shellfish	1. Square feet	2. Square feet restoration, rehab.
k. ☐ Fish Runs	Indicate size under Coastal Banks, inland Bank, Land Under the Ocean, and/or inland Land Under Waterbodies and Waterways, above	
	1. Cubic yards dredged	
l. ☒ Land Subject to Coastal Storm Flowage	1350 +/-	
	1. Square feet	

3. Limited Project:

Is any portion of the proposed activity eligible to be treated as a limited project subject to 310 CMR 10.24 or 310 CMR 10.53?

a. ☐ Yes ☒ No If yes, describe which limited project applies to this project:

b. Limited Project

C. Bordering Vegetated Wetland Delineation Methodology

Online Users: Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

Check all methods used to delineate the Bordering Vegetated Wetland (BVW) boundary:

1. ☐ Final Order of Resource Area Delineation issued by Conservation Commission or DEP (attached)
2. ☐ DEP BVW Field Data Form (attached)
3. ☐ Final Determination of Applicability issued by Conservation Commission or DEP (attached)
4. ☒ Other Methods for Determining the BVW Boundary (attach documentation):
   - a. ☒ 50% or more wetland indicator plants
   - b. ☒ Saturated/inundated conditions exist
   - c. ☒ Groundwater indicators
   - d. ☐ Direct observation
   - e. ☒ Hydric soil indicators
   - f. ☐ Credible evidence of conditions prior to disturbance

For all projects affecting other Resource Areas, please attach a narrative explaining how the resource area was delineated.

D. Other Applicable Standards and Requirements

1. Is any portion of the proposed project located in estimated habitat as indicated on the most recent Estimated Habitat Map of State-Listed Rare Wetland Wildlife published by the Natural Heritage and Endangered Species Program?

   a. ☒ Yes ☐ No If yes, include proof of mailing or hand delivery of NOI to:
   Natural Heritage and Endangered Species Program
   Division of Fisheries and Wildlife
   Route 135, North Drive
   Westborough, MA 01581

   2005
   b. Date of Map

2. For coastal projects only, is any portion of the proposed project located below the mean high water line or in a fish run?

   ☐ Yes ☒ No If yes, include proof of mailing or hand delivery of NOI to:
   Massachusetts Division of Marine Fisheries
   251 Causeway Street, Suite 400
   Boston, MA 02114

   ☐ Not applicable – project is in inland resource area only

D. Other Applicable Standards and Requirements (continued)

3. Is any portion of the proposed project within an Area of Critical Environmental Concern (ACEC)?

a. ☐ Yes ☒ No If yes, provide name of ACEC (see instructions to WPA Form 3 or DEP Website for ACEC locations). **Note:** electronic filers click on Website.

b. ACEC

Online Users: Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

4. Is any portion of the site subject to a Wetlands Restriction Order under the Inland Wetlands Restriction Act (M.G.L. c. 131, § 40A) or the Coastal Wetlands Restriction Act (M.G.L. c. 130, § 105)?

a. ☐ Yes ☒ No

5. Is any activity within any Resource Area or Buffer Zone exempt from performance standards of the wetlands regulations, 310 CMR 10.00.

a. ☐ Yes ☒ No If yes, describe which exemption applies to this project:

b. Exemption

6. Is this project subject to the DEP Stormwater Policy? a. ☐ Yes ☒ No

b. If yes, stormwater management measures are required. Applicants should complete Appendix B: Stormwater Management Form and submit it with this form.

c. If no, explain why the project is exempt:

SFD

E. Additional Information

Applicants must include the following with this Notice of Intent (NOI). See instructions for details.

Online Users: Attach the document transaction number (provided on your receipt page) for any of the following information you submit to the Department.

1. ☐ USGS or other map of the area (along with a narrative description, if necessary) containing sufficient information for the Conservation Commission and the Department to locate the site. (Electronic filers may omit this item.)

2. ☐ Plans identifying the location of proposed activities (including activities proposed to serve as a Bordering Vegetated Wetland [BVW] replication area or other mitigating measure) relative to the boundaries of each affected resource area.

E. Additional Information (continued)

Online Users: Include your document transaction number (provided on your receipt page) with all supplementary information you submit to the Department.

3. ☐ Other material identifying and explaining the determination of resource area boundaries shown on plans (e.g., a DEP BVW Field Data Form).
4. ☐ List the titles and dates for all plans and other materials submitted with this NOI.
5. ☐ If there is more than one property owner, please attach a list of these property owners not listed on this form.
6. ☐ Attach proof of mailing for Natural Heritage and Endangered Species Program, if needed.
7. ☐ Attach proof of mailing for Massachusetts Division of Marine Fisheries, if needed.
8. ☐ Attach Appendix A, see next page.
9. ☐ Attach Appendix B, if needed.

F. Fees

The fees for work proposed under each Notice of Intent must be calculated and submitted to the Conservation Commission and the Department (see Instructions and Appendix B. Wetland Fee Transmittal Form).

No fee shall be assessed for projects of the federal government, the Department, or cities and towns of the Commonwealth.

Applicants must submit the following information (in addition to pages 1 and 2 of Appendix B) to confirm fee payment:

13333	12/15/05
1. Municipal Check Number	2. Check date
13332	12/15/05
3. State Check Number	4. Check date
Schofield Barbini & Hoehn, Inc.	
5. Payor name on check: First Name	6. Payor name on check: Last Name

G. Signatures and Submittal Requirements

I hereby certify under the penalties of perjury that the foregoing Notice of Intent and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge. I understand that the Conservation Commission will place notification of this Notice in a local newspaper at the expense of the applicant in accordance with the wetlands regulations, 310 CMR 10.05(5)(a).

I further certify under penalties of perjury that all abutters were notified of this application, pursuant to the requirements of M.G.L. c. 131, § 40. Notice must be made in writing by hand delivery or certified mail (return receipt requested) to all abutters within 100 feet of the property line of the project location.

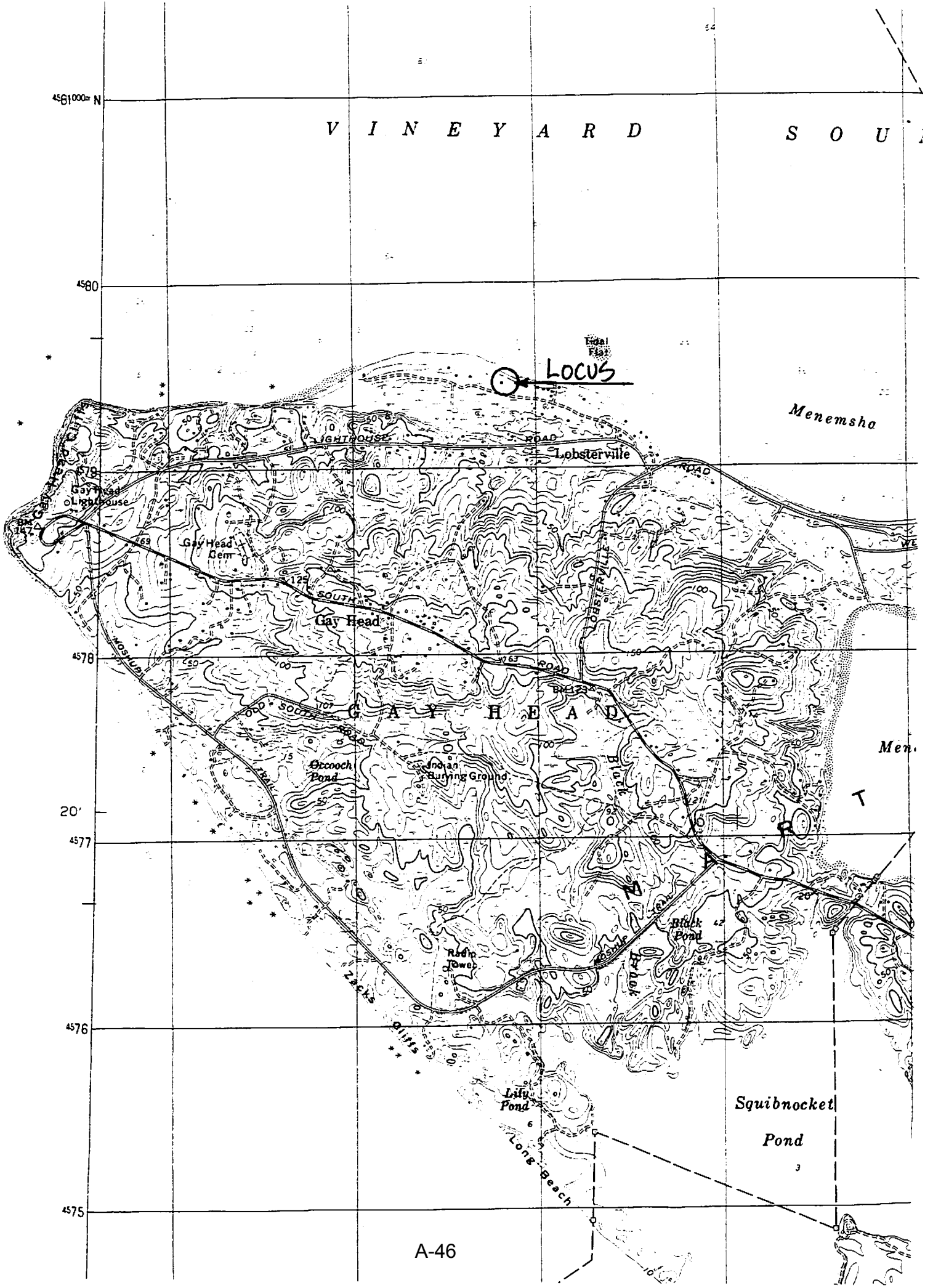
Signature of Applicant	Date
Signature of Property Owner (if different)	Date
Signature of Representative (if any)	December 15, 2005 Date

For Conservation Commission:
Two copies of the completed Notice of Intent (Form 3), including supporting plans and documents; two copies of pages 1 and 2 of Appendix B; and the city/town fee payment must be sent to the Conservation Commission by certified mail or hand delivery.

For DEP:
One copy of the completed Notice of Intent (Form 3), including supporting plans and documents; one copy of pages 1 and 2 of Appendix B; and a copy of the state fee payment must be sent to the DEP Regional Office (see Instructions) by certified mail or hand delivery. (E-filers may submit these electronically.)

Other:
If the applicant has checked the "yes" box in any part of Section D, Item 3, above, refer to that section and the Instructions for additional submittal requirements.

The original and copies must be sent simultaneously. Failure by the applicant to send copies in a timely manner may result in dismissal of the Notice of Intent.



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ROAD
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Gay Head Cem
SOUTH
Gay Head
LOBSTERVILLE
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MOSHUP
ROAD
BM 123
G A Y H E A D
OLD SOUTH ROAD
Occooch Pond
Indian Burying Ground
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Men
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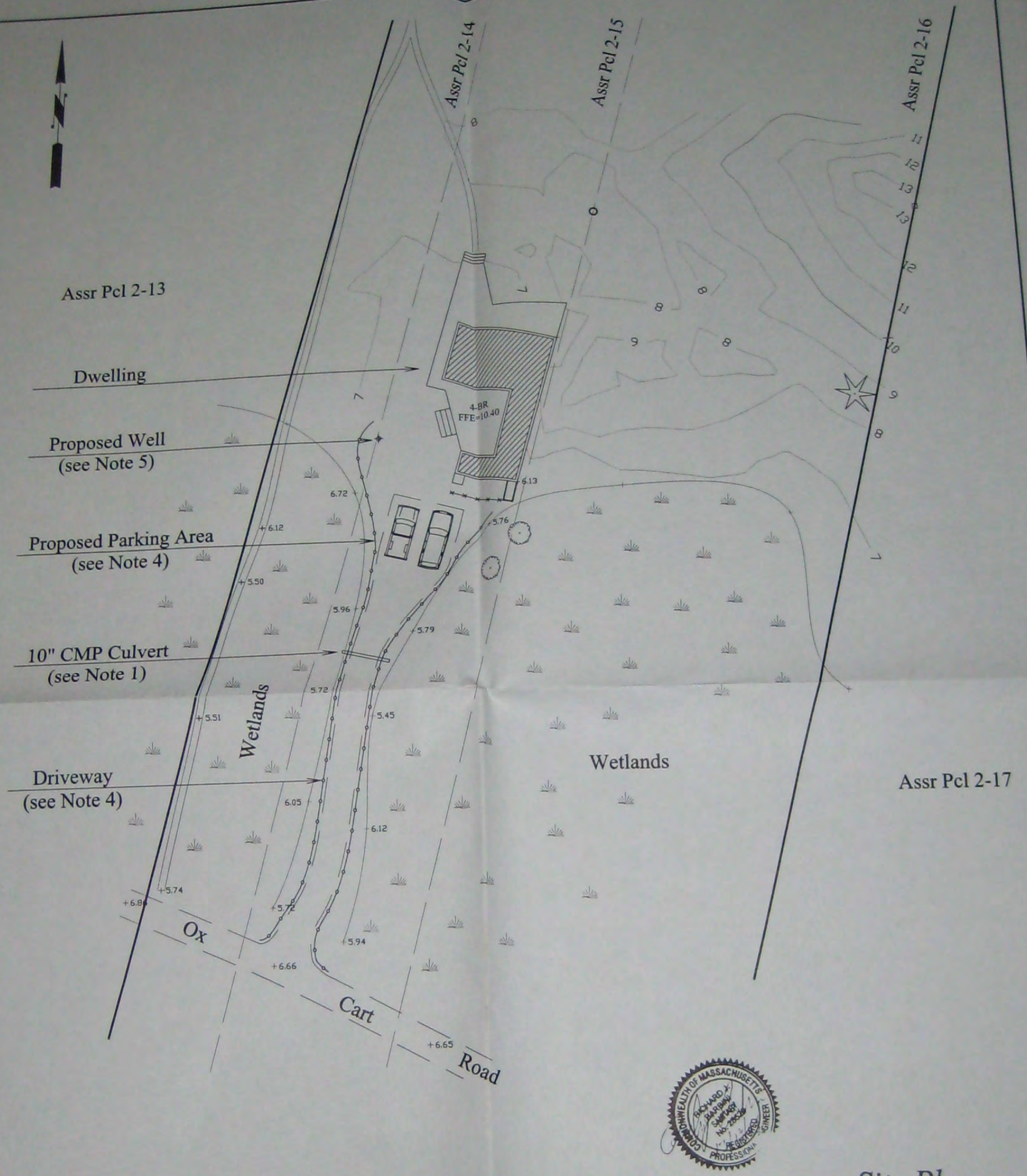
Black Pond
Radio Tower
Zacks Cliffs
4576
Lily Pond
Squibnocket Pond
Long Beach
4575



NOTES:

1. Exisitng culvert to be replaced with a new 12" diameter corrugated plastic pipe culvert at exisiting horizontal alignment with invert 6" to 8" below exisitng invert.
2. Wetlands delineated by Cooper Environmental Services, Inc.
3. Silt fence to be maintained as shown throughout construction.
4. Driveway and proposed parking area to be resurfaced with "Brown Dense Mix" to a finished grade of 6.5 MSL.
5. Proposed well is to be drilled prior to replacement of culvert and resurfacing of driveway and parking area
6. The 100 year flood elevation at locus is elevation 12 MSL.

Site Plan
Aquinnah, Mass.

Prepared for

Allen & Darrell Razdow

Scale: 1" = 20' December 15, 2005

Schofield, Barbini, and Hoehn, Inc.
State Road, Vineyard Haven, Mass.
MV 9646

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 5 – Order of Conditions

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

DEP File Number: SE 027-0366
Provided by DEP

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.

From: Aquinnah Conservation Commission (ACC)
Conservation Commission

This issuance if for (check one):

☒ Order of Conditions

☐ Amended Order of Conditions

To: Applicant:
Allen / DARRELL RAZDOW
Name
c/o SBH, PO BOX 339
Mailing Address
VINEYARD HAVEN, MA 02568
City/Town State Zip Code

Property Owner (if different from applicant):
Name
Mailing Address
City/Town State Zip Code

1. Project Location:
23 Ox Cart Rd. Aquinnah
Street Address City/Town
2 14, 15, 16
Assessors Map/Plat Number Parcel/Lot Number

2. Property recorded at the Registry of Deeds for:
Dukes
County Book Page
Certificate (if registered land)

3. Dates:
12/15/05 1/10/06 1/20/06
Date Notice of Intent Filed Date Public Hearing Closed Date of Issuance

4. Final Approved Plans and Other Documents (attach additional plan references as needed):
Site Plan Prepared for Allen & 12/15/05
Title Date
Darrell Razdow
Title Date
MV 9646
Title Date

5. Final Plans and Documents Signed and Stamped by:
Richard Barbini
Name

6. Total Fee:
$ 220.00
(from Appendix B: Wetland Fee Transmittal Form)

B. Findings

Findings pursuant to the Massachusetts Wetlands Protection Act:

Following the review of the above-referenced Notice of Intent and based on the information provided in this application and presented at the public hearing, this Commission finds that the areas in which work is proposed is significant to the following interests of the Wetlands Protection Act. Check all that apply:

- ☐ Public Water Supply
- ☒ Private Water Supply
- ☒ Groundwater Supply
- ☐ Land Containing Shellfish
- ☐ Fisheries
- ☒ Storm Damage Prevention
- ☒ Prevention of Pollution
- ☒ Protection of Wildlife Habitat
- ☒ Flood Control

Furthermore, this Commission hereby finds the project, as proposed, is: (check one of the following boxes)

Approved subject to:

☒ the following conditions which are necessary, in accordance with the performance standards set forth in the wetlands regulations, to protect those interests checked above. This Commission orders that all work shall be performed in accordance with the Notice of Intent referenced above, the following General Conditions, and any other special conditions attached to this Order. To the extent that the following conditions modify or differ from the plans, specifications, or other proposals submitted with the Notice of Intent, these conditions shall control.

Denied because:

☐ the proposed work cannot be conditioned to meet the performance standards set forth in the wetland regulations to protect those interests checked above. Therefore, work on this project may not go forward unless and until a new Notice of Intent is submitted which provides measures which are adequate to protect these interests, and a final Order of Conditions is issued.

☐ the information submitted by the applicant is not sufficient to describe the site, the work, or the effect of the work on the interests identified in the Wetlands Protection Act. Therefore, work on this project may not go forward unless and until a revised Notice of Intent is submitted which provides sufficient information and includes measures which are adequate to protect the Act's interests, and a final Order of Conditions is issued. A description of the specific information which is lacking and why it is necessary is attached to this Order as per 310 CMR 10.05(6)(c).

General Conditions (only applicable to approved projects)

1. Failure to comply with all conditions stated herein, and with all related statutes and other regulatory measures, shall be deemed cause to revoke or modify this Order.
2. The Order does not grant any property rights or any exclusive privileges; it does not authorize any injury to private property or invasion of private rights.
3. This Order does not relieve the permittee or any other person of the necessity of complying with all other applicable federal, state, or local statutes, ordinances, bylaws, or regulations.

B. Findings (cont.)

4. The work authorized hereunder shall be completed within three years from the date of this Order unless either of the following apply:
   a. the work is a maintenance dredging project as provided for in the Act; or
   b. the time for completion has been extended to a specified date more than three years, but less than five years, from the date of issuance. If this Order is intended to be valid for more than three years, the extension date and the special circumstances warranting the extended time period are set forth as a special condition in this Order.

5. This Order may be extended by the issuing authority for one or more periods of up to three years each upon application to the issuing authority at least 30 days prior to the expiration date of the Order.

6. Any fill used in connection with this project shall be clean fill. Any fill shall contain no trash, refuse, rubbish, or debris, including but not limited to lumber, bricks, plaster, wire, lath, paper, cardboard, pipe, tires, ashes, refrigerators, motor vehicles, or parts of any of the foregoing.

7. This Order is not final until all administrative appeal periods from this Order have elapsed, or if such an appeal has been taken, until all proceedings before the Department have been completed.

8. No work shall be undertaken until the Order has become final and then has been recorded in the Registry of Deeds or the Land Court for the district in which the land is located, within the chain of title of the affected property. In the case of recorded land, the Final Order shall also be noted in the Registry's Grantor Index under the name of the owner of the land upon which the proposed work is to be done. In the case of the registered land, the Final Order shall also be noted on the Land Court Certificate of Title of the owner of the land upon which the proposed work is done. The recording information shall be submitted to this Conservation Commission on the form at the end of this Order, which form must be stamped by the Registry of Deeds, prior to the commencement of work.

9. A sign shall be displayed at the site not less then two square feet or more than three square feet in size bearing the words,

   "Massachusetts Department of Environmental Protection" [or, "MA DEP"]
   "File Number SE 27-0366"

10. Where the Department of Environmental Protection is requested to issue a Superseding Order, the Conservation Commission shall be a party to all agency proceedings and hearings before DEP.

11. Upon completion of the work described herein, the applicant shall submit a Request for Certificate of Compliance (WPA Form 8A) to the Conservation Commission.

12. The work shall conform to the plans and special conditions referenced in this order.

13. Any change to the plans identified in Condition #12 above shall require the applicant to inquire of the Conservation Commission in writing whether the change is significant enough to require the filing of a new Notice of Intent.

14. The Agent or members of the Conservation Commission and the Department of Environmental Protection shall have the right to enter and inspect the area subject to this Order at reasonable hours to evaluate compliance with the conditions stated in this Order, and may require the submittal of any data deemed necessary by the Conservation Commission or Department for that evaluation.

B. Findings (cont.)

15. This Order of Conditions shall apply to any successor in interest or successor in control of the property subject to this Order and to any contractor or other person performing work conditioned by this Order.

16. Prior to the start of work, and if the project involves work adjacent to a Bordering Vegetated Wetland, the boundary of the wetland in the vicinity of the proposed work area shall be marked by wooden stakes or flagging. Once in place, the wetland boundary markers shall be maintained until a Certificate of Compliance has been issued by the Conservation Commission.

17. All sedimentation barriers shall be maintained in good repair until all disturbed areas have been fully stabilized with vegetation or other means. At no time shall sediments be deposited in a wetland or water body. During construction, the applicant or his/her designee shall inspect the erosion controls on a daily basis and shall remove accumulated sediments as needed. The applicant shall immediately control any erosion problems that occur at the site and shall also immediately notify the Conservation Commission, which reserves the right to require additional erosion and/or damage prevention controls it may deem necessary. Sedimentation barriers shall serve as the limit of work unless another limit of work line has been approved by this Order.

① 48 hr. notice to ACC prior to work beginning. ② Edge of parking area to be defined by native plantings. ③ Culvert to be installed at natural grade. ④ Plan MV 9646 approved as shown w/ exception of #4 (height of driveway) 3" to 4" above current grade

Findings as to municipal bylaw or ordinance

Furthermore, the Aquinnah Conservation Commission hereby finds (check one that applies):

☐ that the proposed work cannot be conditioned to meet the standards set forth in a municipal ordinance or bylaw specifically:

Municipal Ordinance or Bylaw — Citation

Therefore, work on this project may not go forward unless and until a revised Notice of Intent is submitted which provides measures which are adequate to meet these standards, and a final Order of Conditions is issued.

☒ that the following additional conditions are necessary to comply with a municipal ordinance or bylaw, specifically:

Town of Aquinnah Wetland / Water Resource — BY-law
Municipal Ordinance or Bylaw — Citation

The Commission orders that all work shall be performed in accordance with the said additional conditions and with the Notice of Intent referenced above. To the extent that the following conditions modify or differ from the plans, specifications, or other proposals submitted with the Notice of Intent, the conditions shall control.

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 5 – Order of Conditions

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

DEP File Number: SE 27-0366
Provided by DEP

B. Findings (cont.)

Additional conditions relating to municipal ordinance or bylaw:

(1) Landscape plan for edge of parking area & driveway to be submitted to ACC for approval prior to work commencing.

This Order is valid for three years, unless otherwise specified as a special condition pursuant to General Conditions #4, from the date of issuance.

1/20/06
Date

This Order must be signed by a majority of the Conservation Commission. The Order must be mailed by certified mail (return receipt requested) or hand delivered to the applicant. A copy also must be mailed or hand delivered at the same time to the appropriate Department of Environmental Protection Regional Office (see Appendix A) and the property owner (if different from applicant).

Signatures:

Sarah Thurlin
Carl Montoya
Walter E. Shlansky

On 20th Day Of Jan 2005 Month and Year

before me personally appeared

the above

to me known to be the person described in and who executed the foregoing instrument and acknowledged that he/she executed the same as his/her free act and deed.

Jeananne Jeffers
Notary Public

Sept 6, 2007
My Commission Expires

This Order is issued to the applicant as follows:

☒ by hand delivery on 1/23/06
Date

☐ by certified mail, return receipt requested, on
Date

C. Appeals

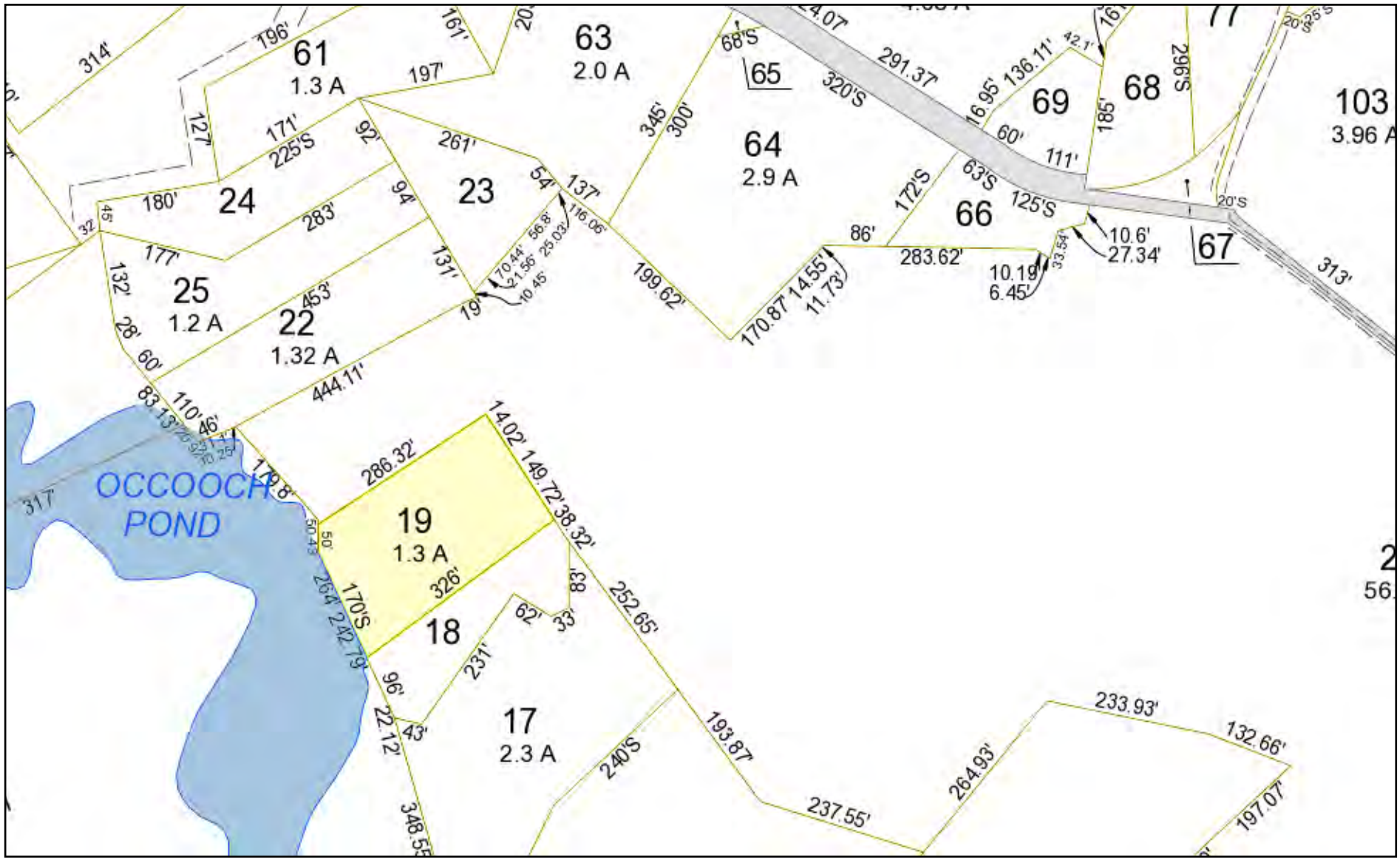
The applicant, the owner, any person aggrieved by this Order, any owner of land abutting the land subject to this Order, or any ten residents of the city or town in which such land is located, are hereby notified of their right to request the appropriate DEP Regional Office to issue a Superseding Order of Conditions. The request must be made by certified mail or hand delivery to the Department, with the appropriate filing fee and a completed Appendix E: Request of Departmental Action Fee Transmittal Form, as provided in 310 CMR 10.03(7) within ten business days from the date of issuance of this Order. A copy of the request shall at the same time be sent by certified mail or hand delivery to the Conservation Commission and to the applicant, if he/she is not the appellant.

The request shall state clearly and concisely the objections to the Order which is being appealed and how the Order does not contribute to the protection of the interests identified in the Massachusetts Wetlands Protection Act, (M.G.L. c. 131, § 40) and is inconsistent with the wetlands regulations (310 CMR 10.00). To the extent that the Order is based on a municipal ordinance or bylaw, and not on the Massachusetts Wetlands Protection Act or regulations, the Department has no appellate jurisdiction.

D. Recording Information

This Order of Conditions must be recorded in the Registry of Deeds or the Land Court for the district in which the land is located, within the chain of title of the affected property. In the case of recorded land, the Final Order shall also be noted in the Registry's Grantor Index under the name of the owner of the land subject to the Order. In the case of registered land, this Order shall also be noted on the Land Court Certificate of Title of the owner of the land subject to the Order of Conditions. The recording information on Page 7 of Form 5 shall be submitted to the Conservation Commission listed below.

Aquinnah Conservation Commission
Conservation Commission



Vanderhoop, Map 9, Parcel 19
Aquinnah, MA

1 Inch = 200 Feet

CARTOGRAPHIC ASSOCIATES, INC.

www.cai-info.com

Data shown on this map is provided for planning and informational purposes only. The municipality and Cartographic Associates, Inc. are not responsible for any use for other purposes or misuse or misrepresentation of this map.

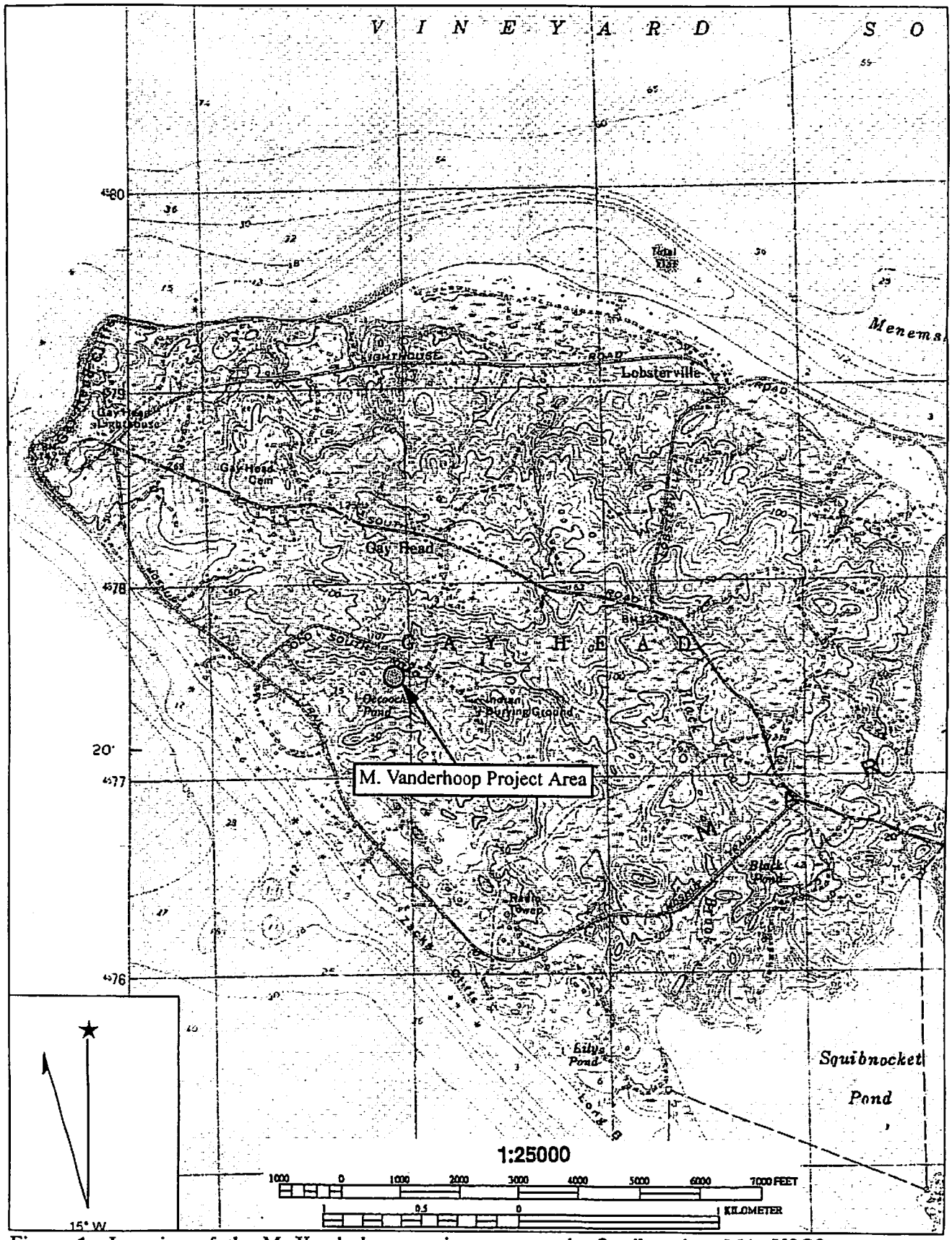


Figure 1. Location of the M. Vanderhoop project area on the Squibnocket, MA. USGS topographic quadrangle 7.5 minute series.

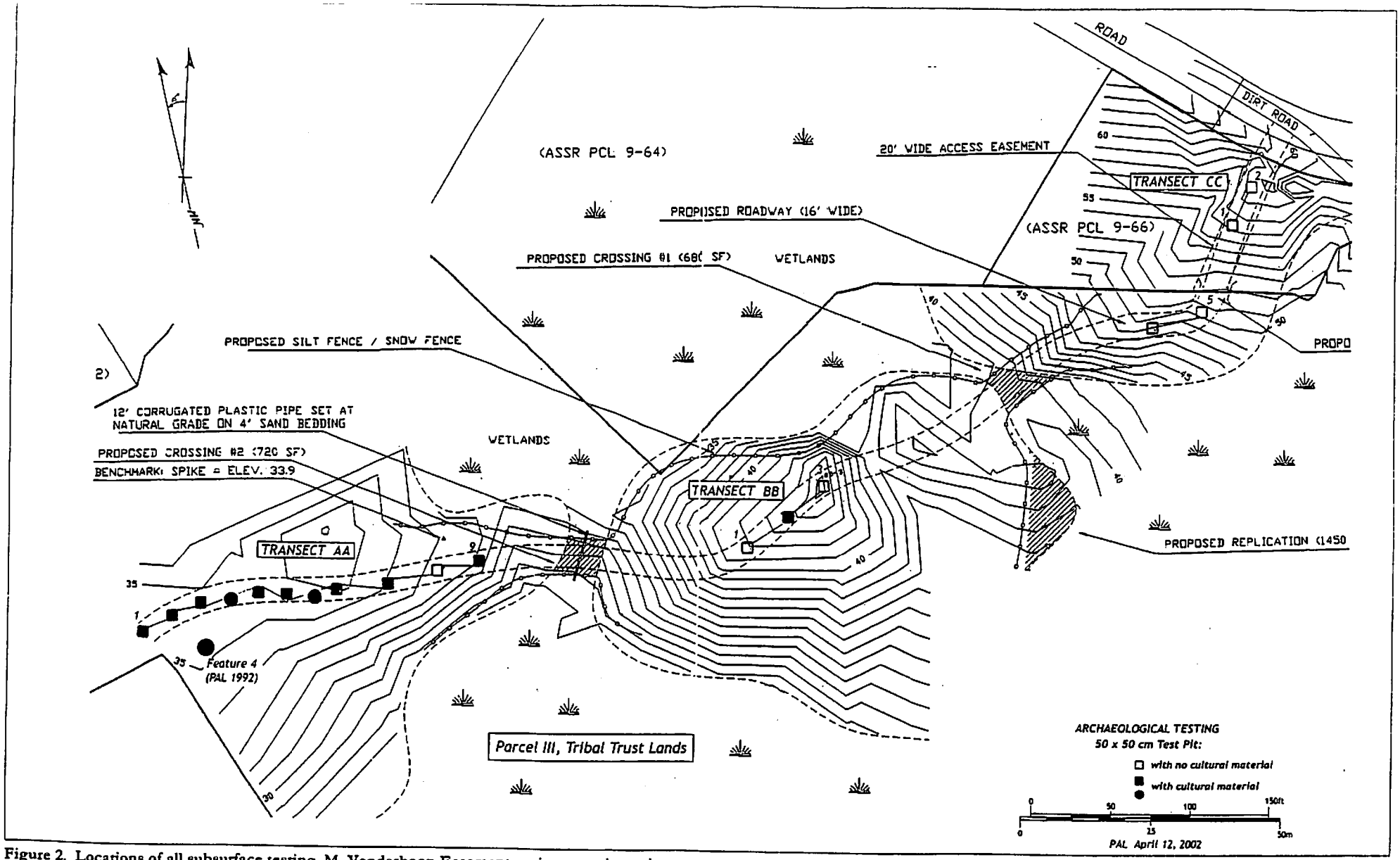


Figure 2. Locations of all subsurface testing, M. Vanderhoop Easement project area, intensive survey.

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 5 – Order of Conditions

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

DEP File Number: SE 27-279
Provided by DEP
M VanderHoop

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.

From: Aquinnah Conservation Commission (ACC)
Conservation Commission

This issuance is for (check one):

☒ Order of Conditions

☐ Amended Order of Conditions

To: Applicant:
Matthew Vanderhoop
Name
% PO Box 339
Mailing Address
Vineyard Haven MA 02568
City/Town State Zip Code

Property Owner (if different from applicant):
Name
Mailing Address
City/Town State Zip Code

1. Project Location:
Church Street — Aquinnah
Street Address — City/Town
Assr Pcl 9-66
Assessors Map/Plat Number — Parcel/Lot Number

2. Property recorded at the Registry of Deeds for:
Dukes — 200 — 149
County — Book — Page
Certificate (if registered land)

3. Dates:
Jan 25, 2002 — Feb 25, 2003 — March 11, 2003
Date Notice of Intent Filed — Date Public Hearing Closed — Date of Issuance

4. Final Approved Plans and Other Documents (attach additional plan references as needed):
Proposed driveway w/in 100ft of wetland — Jan 23, 2002
Title — Date

5. Final Plans and Documents Signed and Stamped by:
SP-1 Dated Jan 23, 2002 — Richard Barbini
Name

6. Total Fee:
$55.00
(from Appendix B. Wetland Fee Transmittal Form)

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 5 – Order of Conditions

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

DEP File Number:
SE 27-279
Provided by DE

B. Findings

Findings pursuant to the Massachusetts Wetlands Protection Act:

Following the review of the above-referenced Notice of Intent and based on the information provided in this application and presented at the public hearing, this Commission finds that the areas in which work is proposed is significant to the following interests of the Wetlands Protection Act. Check all that apply:

- ☐ Public Water Supply
- ☒ Private Water Supply
- ☒ Groundwater Supply
- ☐ Land Containing Shellfish
- ☐ Fisheries
- ☐ Storm Damage Prevention
- ☒ Prevention of Pollution
- ☒ Protection of Wildlife Habitat
- ☒ Flood Control

Furthermore, this Commission hereby finds the project, as proposed, is: (check one of the following boxes)

Approved subject to:

☒ the following conditions which are necessary, in accordance with the performance standards set forth in the wetlands regulations, to protect those interests checked above. This Commission orders that all work shall be performed in accordance with the Notice of Intent referenced above, the following General Conditions, and any other special conditions attached to this Order. To the extent that the following conditions modify or differ from the plans, specifications, or other proposals submitted with the Notice of Intent, these conditions shall control.

Denied because

☐ the proposed work cannot be conditioned to meet the performance standards set forth in the wetland regulations to protect those interests checked above. Therefore, work on this project may not go forward unless and until a new Notice of Intent is submitted which provides measures which are adequate to protect these interests, and a final Order of Conditions is issued.

☐ the information submitted by the applicant is not sufficient to describe the site, the work, or the effect of the work on the interests identified in the Wetlands Protection Act. Therefore, work on this project may not go forward unless and until a revised Notice of Intent is submitted which provides sufficient information and includes measures which are adequate to protect the Act's interests, and a final Order of Conditions is issued. A description of the specific information which is lacking and why it is necessary is attached to this Order as per 310 CMR 10.05(6)(c).

General Conditions (only applicable to approved projects)

1. Failure to comply with all conditions stated herein, and with all related statutes and other regulatory measures, shall be deemed cause to revoke or modify this Order.
2. The Order does not grant any property rights or any exclusive privileges; it does not authorize any injury to private property or invasion of private rights.
3. This Order does not relieve the permittee or any other person of the necessity of complying with all other applicable federal, state, or local statutes, ordinances, bylaws, or regulations.

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 5 – Order of Conditions

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

DEP File Number: SE 27-279
Provided by DEP

B. Findings (cont.)

4. The work authorized hereunder shall be completed within three years from the date of this Order unless either of the following apply:
   a. the work is a maintenance dredging project as provided for in the Act; or
   b. the time for completion has been extended to a specified date more than three years, but less than five years, from the date of issuance. If this Order is intended to be valid for more than three years, the extension date and the special circumstances warranting the extended time period are set forth as a special condition in this Order.

5. This Order may be extended by the issuing authority for one or more periods of up to three years each upon application to the issuing authority at least 30 days prior to the expiration date of the Order.

6. Any fill used in connection with this project shall be clean fill. Any fill shall contain no trash, refuse, rubbish, or debris, including but not limited to lumber, bricks, plaster, wire, lath, paper, cardboard, pipe, tires, ashes, refrigerators, motor vehicles, or parts of any of the foregoing.

7. This Order is not final until all administrative appeal periods from this Order have elapsed, or if such an appeal has been taken, until all proceedings before the Department have been completed.

8. No work shall be undertaken until the Order has become final and then has been recorded in the Registry of Deeds or the Land Court for the district in which the land is located, within the chain of title of the affected property. In the case of recorded land, the Final Order shall also be noted in the Registry's Grantor Index under the name of the owner of the land upon which the proposed work is to be done. In the case of the registered land, the Final Order shall also be noted on the Land Court Certificate of Title of the owner of the land upon which the proposed work is done. The recording information shall be submitted to this Conservation Commission on the form at the end of this Order, which form must be stamped by the Registry of Deeds, prior to the commencement of work.

9. A sign shall be displayed at the site not less then two square feet or more than three square feet in size bearing the words,

   "Massachusetts Department of Environmental Protection" (or, "MA DEP")
   "File Number SE 27-279.

10. Where the Department of Environmental Protection is requested to issue a Superseding Order, the Conservation Commission shall be a party to all agency proceedings and hearings before DEP.

11. Upon completion of the work described herein, the applicant shall submit a Request for Certificate of Compliance (WPA Form 8A) to the Conservation Commission.

12. The work shall conform to the plans and special conditions referenced in this order.

13. Any change to the plans identified in Condition #12 above shall require the applicant to inquire of the Conservation Commission in writing whether the change is significant enough to require the filing of a new Notice of Intent.

14. The Agent or members of the Conservation Commission and the Department of Environmental Protection shall have the right to enter and inspect the area subject to this Order at reasonable hours to evaluate compliance with the conditions stated in this Order, and may require the submittal of any data deemed necessary by the Conservation Commission or Department for that evaluation.

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 5 – Order of Conditions

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

DEP File Number: SE 27-279
Provided by DF

B. Findings (cont.)

15. This Order of Conditions shall apply to any successor in interest or successor in control of the property subject to this Order and to any contractor or other person performing work conditioned by this Order.

16. Prior to the start of work, and if the project involves work adjacent to a Bordering Vegetated Wetland, the boundary of the wetland in the vicinity of the proposed work area shall be marked by wooden stakes or flagging. Once in place, the wetland boundary markers shall be maintained until a Certificate of Compliance has been issued by the Conservation Commission.

17. All sedimentation barriers shall be maintained in good repair until all disturbed areas have been fully stabilized with vegetation or other means. At no time shall sediments be deposited in a wetland or water body. During construction, the applicant or his/her designee shall inspect the erosion controls on a daily basis and shall remove accumulated sediments as needed. The applicant shall immediately control any erosion problems that occur at the site and shall also immediately notify the Conservation Commission, which reserves the right to require additional erosion and/or damage prevention controls it may deem necessary. Sedimentation barriers shall serve as the limit of work unless another limit of work line has been approved by this Order.

Special Conditions (use additional paper, if necessary):

(1) Driveway width surface NO MORE than 12 ft.
(2) Natural material used on road surface exclusively.
(3) silt fencing to be used & installed according to site plan (SP-1) dated Jan 23, 2002.
(4) Pre-Construction Conf. w/ ACC prior to any work beginning.

Findings as to municipal bylaw or ordinance

Furthermore, the _____ (Conservation Commission) hereby finds (check one that applies):

☐ that the proposed work cannot be conditioned to meet the standards set forth in a municipal ordinance or bylaw specifically:

Name — Municipal Ordinance or Bylaw

Therefore, work on this project may not go forward unless and until a revised Notice of Intent is submitted which provides measures which are adequate to meet these standards, and a final Order of Conditions is issued.

☐ that the following additional conditions are necessary to comply with a municipal ordinance or bylaw, specifically:

Name — Municipal Ordinance or Bylaw

The Commission orders that all work shall be performed in accordance with the said additional conditions and with the Notice of Intent referenced above. To the extent that the following conditions modify or differ from the plans, specifications, or other proposals submitted with the Notice of Intent, the conditions shall control.

#932 PG 887

Massachusetts Department of Environmental Protection
Bureau of Resource Protection - Wetlands

WPA Form 5 – Order of Conditions

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

DEP File Number: SE 27-27C
Provided by DEP

B. Findings (cont.)

Additional conditions relating to municipal ordinance or bylaw:

This Order is valid for three years, unless otherwise specified as a special condition pursuant to General Conditions #4, from the date of issuance.

March 11th, 2003
Date

This Order must be signed by a majority of the Conservation Commission. The Order must be mailed by certified mail (return receipt requested) or hand delivered to the applicant. A copy also must be mailed or hand delivered at the same time to the appropriate Department of Environmental Protection Regional Office (see Appendix A) and the property owner (if different from applicant).

Signatures:

Sarah Thulin
Walter E. Delaney
Richard [illegible]

On 11th Day Of March 2003 Month and Year

before me personally appeared

the above

to me known to be the person described in and who executed the foregoing instrument and acknowledged that he/she executed the same as his/her free act and deed.

Jeananne Jeffery
Notary Public

Sept 6, 2007
My Commission Expires

This Order is issued to the applicant as follows:

☒ by hand delivery on

Date

☐ by certified mail, return receipt requested, on

Date

WPA Form 5
Rev. 02/00

Dukes Co. Mass. March 14, 2003
at 10 o'clock and 01 minutes A M
received and entered with Dukes County Deeds
book 932 page 863

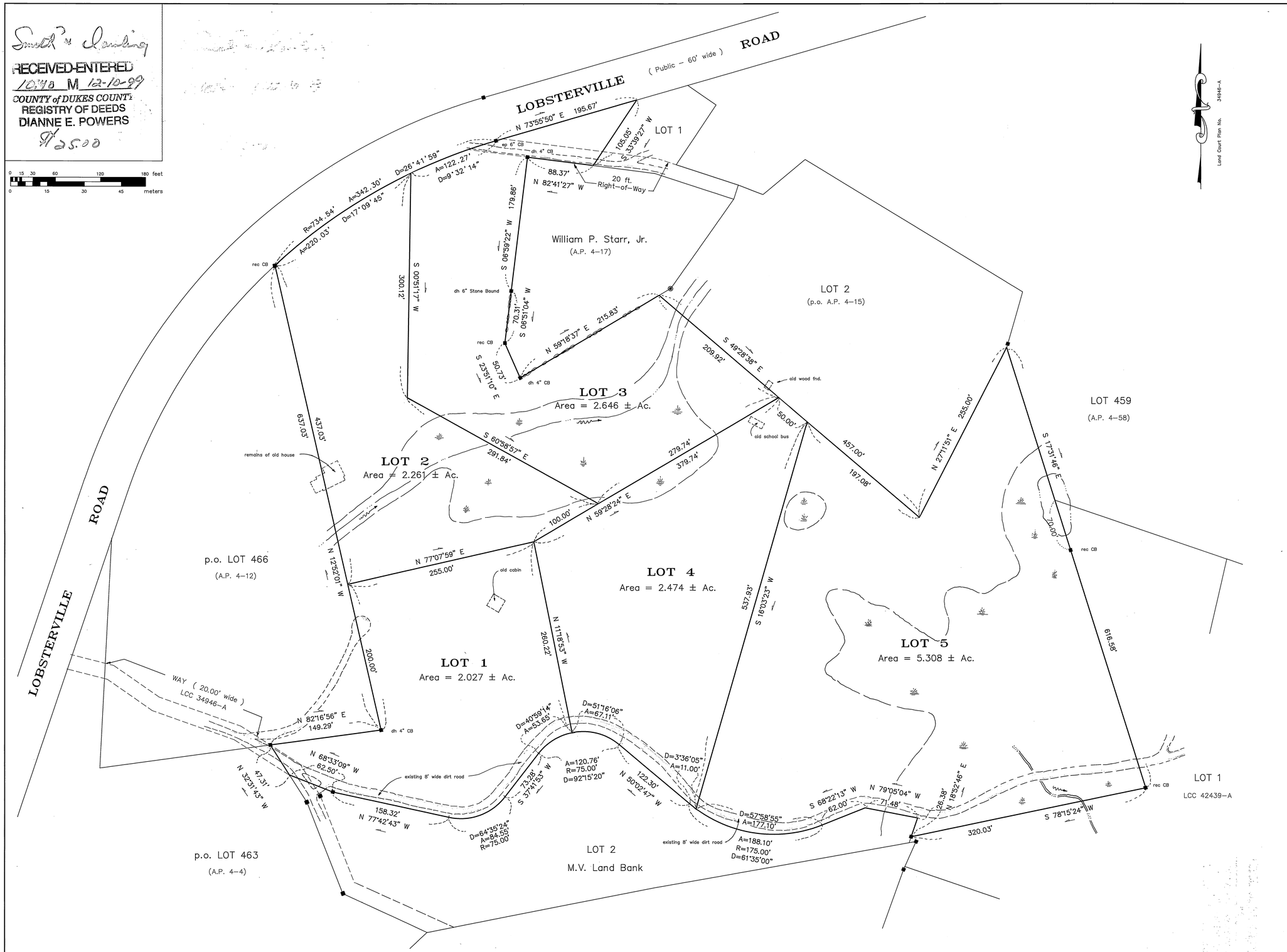
Attest:

Deanne E. Pacheco Register

EXHIBIT B

Smith & Dowling

RECEIVED-ENTERED
10:40 M 12-10-99
COUNTY of DUKES COUNTY
REGISTRY OF DEEDS
DIANNE E. POWERS
$25.00



0 15 30 60 120 180 feet
0 15 30 45 meters

Land Court Plan No. 34946-A

"I hereby certify that the preparation of this plan conforms with the Rules and Regulations adopted by the Registers of Deeds on January 1, 1976, as amended."

"I hereby certify that this survey and plan conforms to the Procedural and Technical Standards for the Practice of Land Surveying in the Commonwealth of Massachusetts."

Douglas O. Dowling 11-17-99
Douglas O. Dowling PE, PLS — Date
Professional Engineer
Professional Land Surveyor

COMMONWEALTH OF MASSACHUSETTS
DOUGLAS OWEN DOWLING
No. 31308
REGISTERED LAND SURVEYOR

APPROVAL UNDER SUBDIVISION CONTROL LAW IS NOT REQUIRED

AQUINNAH PLANNING BOARD

Date 11/17/99

NOTE:

1. The "existing 8' wide dirt road" shown existed prior to the adoption of the Gay Head Zoning By-Laws.

LEGEND

■ . . . . . Denotes a drill hole in a concrete bound found.

⊡ . . . . . Denotes a drill hole in a 5" concrete bound, set this survey.

(A.P. 7-40). . . . Aquinnah Assessor's Parcel Number

◉ . . . . . Iron pipe found, unless noted otherwise.

TOTAL PROJECT AREA = 14.716 ± Ac.

A Plan of Land in
AQUINNAH, MASS.
prepared for
DEER MEADOW REALTY TRUST et. al.

SCALE: 1"=60' NOVEMBER 17, 1999

SMITH & DOWLING
ENGINEERS – SURVEYORS – PLANNERS
455 State Road Post Office Box 1087
Vineyard Haven, MA 02568
(508) 693-4150

JOB NO. 2295

138

Plan of Land in

Aquinnah, Mass.

surveyed for

Aquinnah Resident Homesite Committee

July 3, 2001 Scale 1 in. = 30 ft.

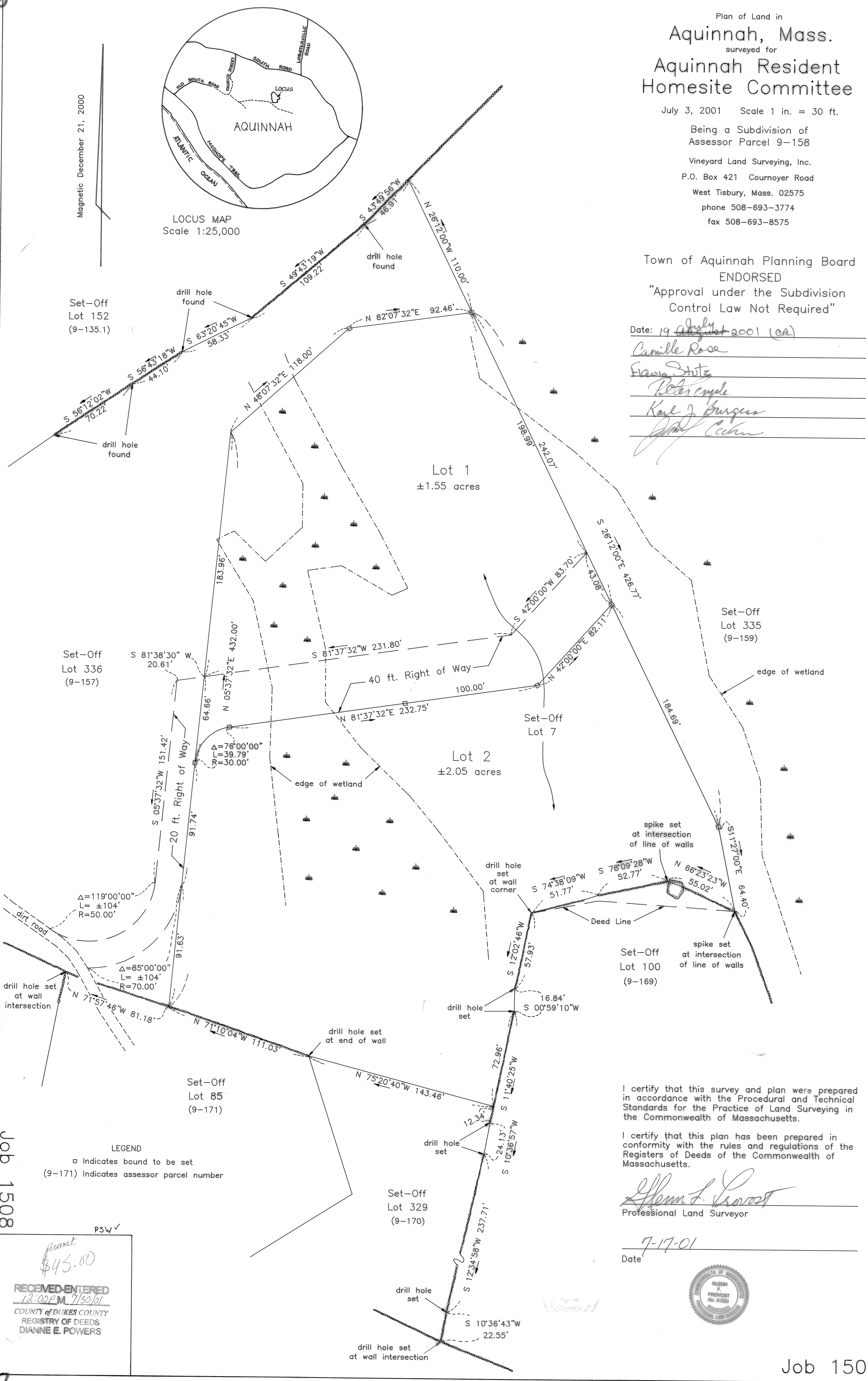
Being a Subdivision of
Assessor Parcel 9–158

Vineyard Land Surveying, Inc.
P.O. Box 421 Cournoyer Road
West Tisbury, Mass. 02575
phone 508–693–3774
fax 508–693–8575

Town of Aquinnah Planning Board
ENDORSED
"Approval under the Subdivision Control Law Not Required"

Date: 19 ~~August~~ July 2001 (CR)

Camille Rose
Flavia Stutz
Peter Temple
Karl J. Burgess
John Cichon



LEGEND
□ Indicates bound to be set
(9–171) Indicates assessor parcel number

I certify that this survey and plan were prepared in accordance with the Procedural and Technical Standards for the Practice of Land Surveying in the Commonwealth of Massachusetts.

I certify that this plan has been prepared in conformity with the rules and regulations of the Registers of Deeds of the Commonwealth of Massachusetts.

Glenn F. Provost
Professional Land Surveyor

7-17-01
Date

COMMONWEALTH OF MASSACHUSETTS
GLENN F. PROVOST
No. 31320
REGISTERED PROFESSIONAL LAND SURVEYOR

Job 1508

Job 1508

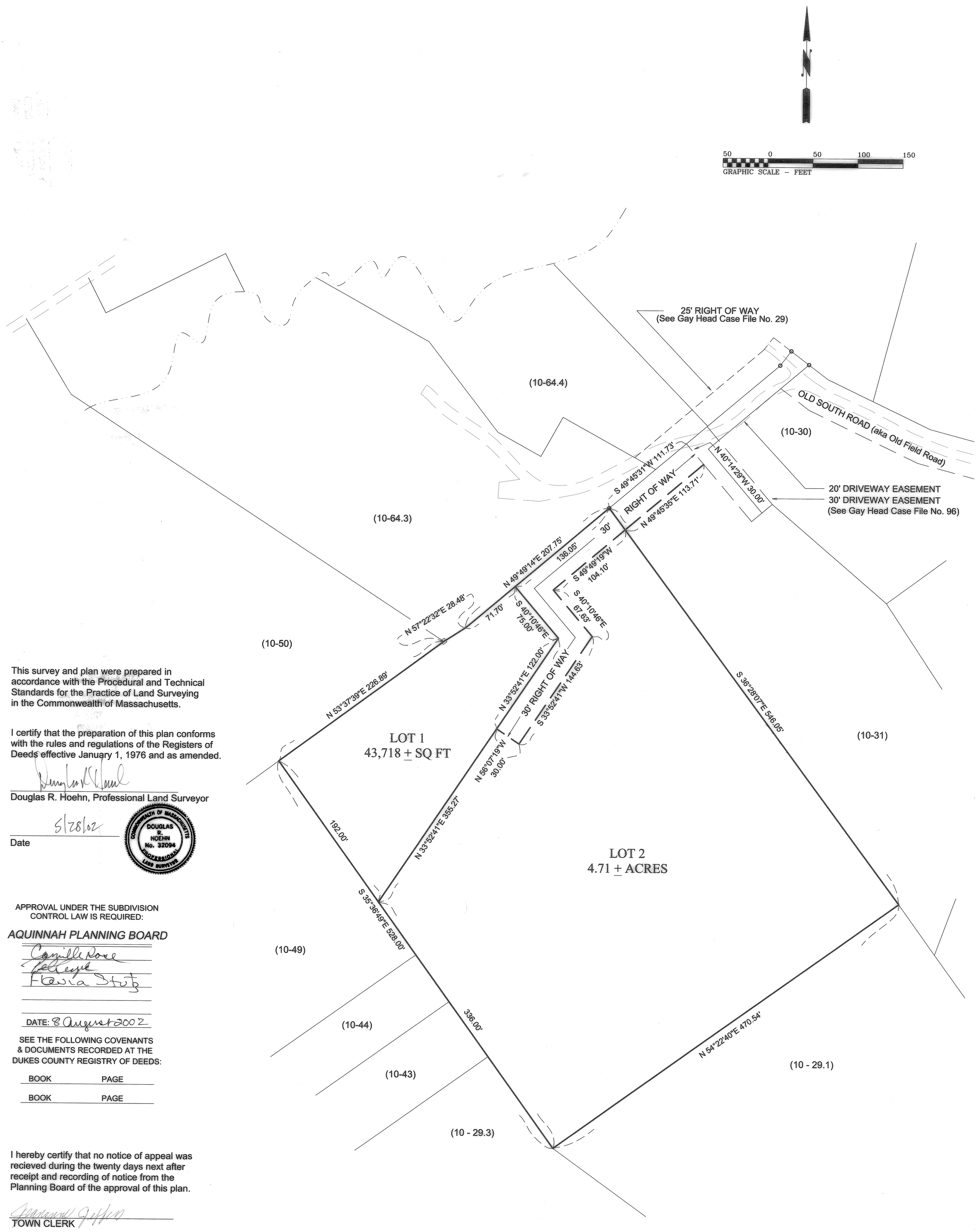
PSW ✓

Provost
$45.00

RECEIVED-ENTERED
12:00PM 7/30/01
COUNTY of DUKES COUNTY
REGISTRY OF DEEDS
DIANNE E. POWERS

138

140



This survey and plan were prepared in accordance with the Procedural and Technical Standards for the Practice of Land Surveying in the Commonwealth of Massachusetts.

I certify that the preparation of this plan conforms with the rules and regulations of the Registers of Deeds effective January 1, 1976 and as amended.

Douglas R. Hoehn, Professional Land Surveyor

5/28/02
Date

COMMONWEALTH OF MASSACHUSETTS
DOUGLAS R. HOEHN
No. 32094
PROFESSIONAL LAND SURVEYOR

APPROVAL UNDER THE SUBDIVISION CONTROL LAW IS REQUIRED:

AQUINNAH PLANNING BOARD

Camille Rose
Fletcher
Flavia Stutz

DATE: 8 August 2002

SEE THE FOLLOWING COVENANTS & DOCUMENTS RECORDED AT THE DUKES COUNTY REGISTRY OF DEEDS:

BOOK PAGE

BOOK PAGE

I hereby certify that no notice of appeal was recieved during the twenty days next after receipt and recording of notice from the Planning Board of the approval of this plan.

TOWN CLERK

DATE

$45.00

RECEIVED-ENTERED
8:53A M 8/12/02
County Of Dukes County
REGISTRY OF DEEDS
DIANNE E. POWERS

S.B.H

LEGEND

(44 - 29) .... DENOTES ASSESSORS PARCEL NUMBER

□ ... DENOTES DRILL HOLE IN CONCRETE FOUND

○ ... DENOTES DRILL HOLE IN STONE WALL

NOTE:
Lot 1is not a buildable lot by itself and is to be conveyed to and combined with Assessors Parcel 10-64.3.

PLAN OF LAND IN AQUINNAH, MASS.

PREPARED FOR

COLD FUSION REALTY TRUST

SCALE: 1" = 50' MAY 28, 2002

SCHOFIELD, BARBINI & HOEHN INC.
STATE ROAD, VINEYARD HAVEN, MASS.

MV 7791

140

143

This survey and plan were prepared in accordance with the Procedural and Technical Standards for the Practice of Land Surveying in the Commonwealth of Massachusetts.

I certify that the preparation of this plan conforms with the rules and regulations of the Registers of Deeds effective January 1, 1976 and as amended.

Douglas R. Hoehn

Douglas R. Hoehn, Professional Land Surveyor

August 27, 2002
Date

COMMONWEALTH OF MASSACHUSETTS
DOUGLAS R. HOEHN
No. 32094
PROFESSIONAL LAND SURVEYOR

APPROVAL UNDER THE SUBDIVISION CONTROL LAW IS REQUIRED:

AQUINNAH PLANNING BOARD

Camille Rose
Paul Cole
Brad Parker
Flavia Thys

DATE: 12·12·02

SEE THE FOLLOWING COVENANTS & DOCUMENTS RECORDED AT THE DUKES COUNTY REGISTRY OF DEEDS:

BOOK 916 PAGE 538

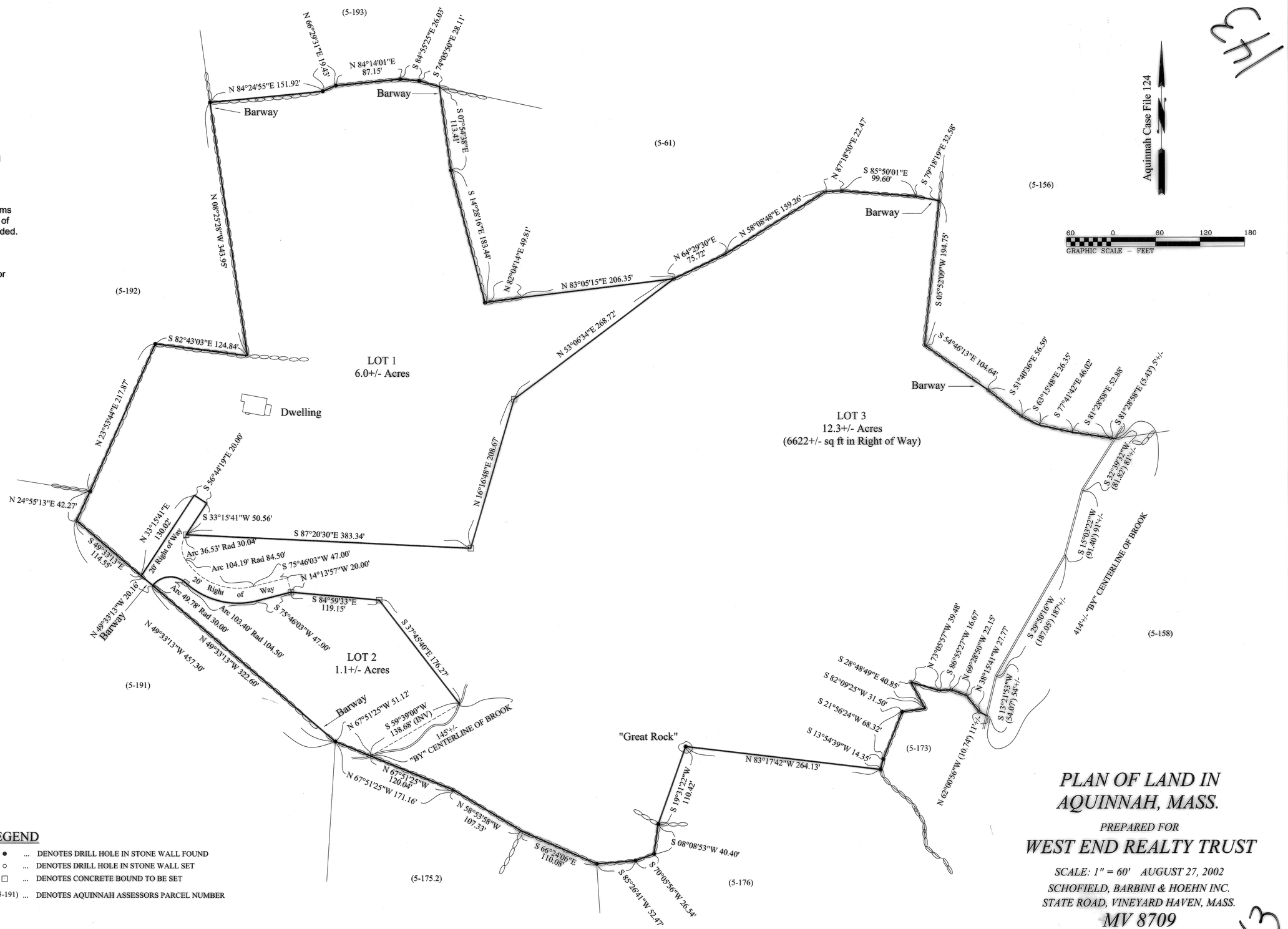
BOOK PAGE

I hereby certify that no notice of appeal was recieved during the twenty days next after receipt and recording of notice from the Planning Board of the approval of this plan.

Suzanne Jeffers
TOWN CLERK

Nov 12, 2012
DATE

RECEIVED-ENTERED
11:59A M 12·20·02
County Of Dukes County
REGISTRY OF DEEDS
DIANNE E. POWERS SBH
$45



LEGEND

- ● ... DENOTES DRILL HOLE IN STONE WALL FOUND
- ○ ... DENOTES DRILL HOLE IN STONE WALL SET
- □ ... DENOTES CONCRETE BOUND TO BE SET
- (5-191) ... DENOTES AQUINNAH ASSESSORS PARCEL NUMBER

PLAN OF LAND IN AQUINNAH, MASS.

PREPARED FOR

WEST END REALTY TRUST

SCALE: 1" = 60' AUGUST 27, 2002

SCHOFIELD, BARBINI & HOEHN INC.
STATE ROAD, VINEYARD HAVEN, MASS.

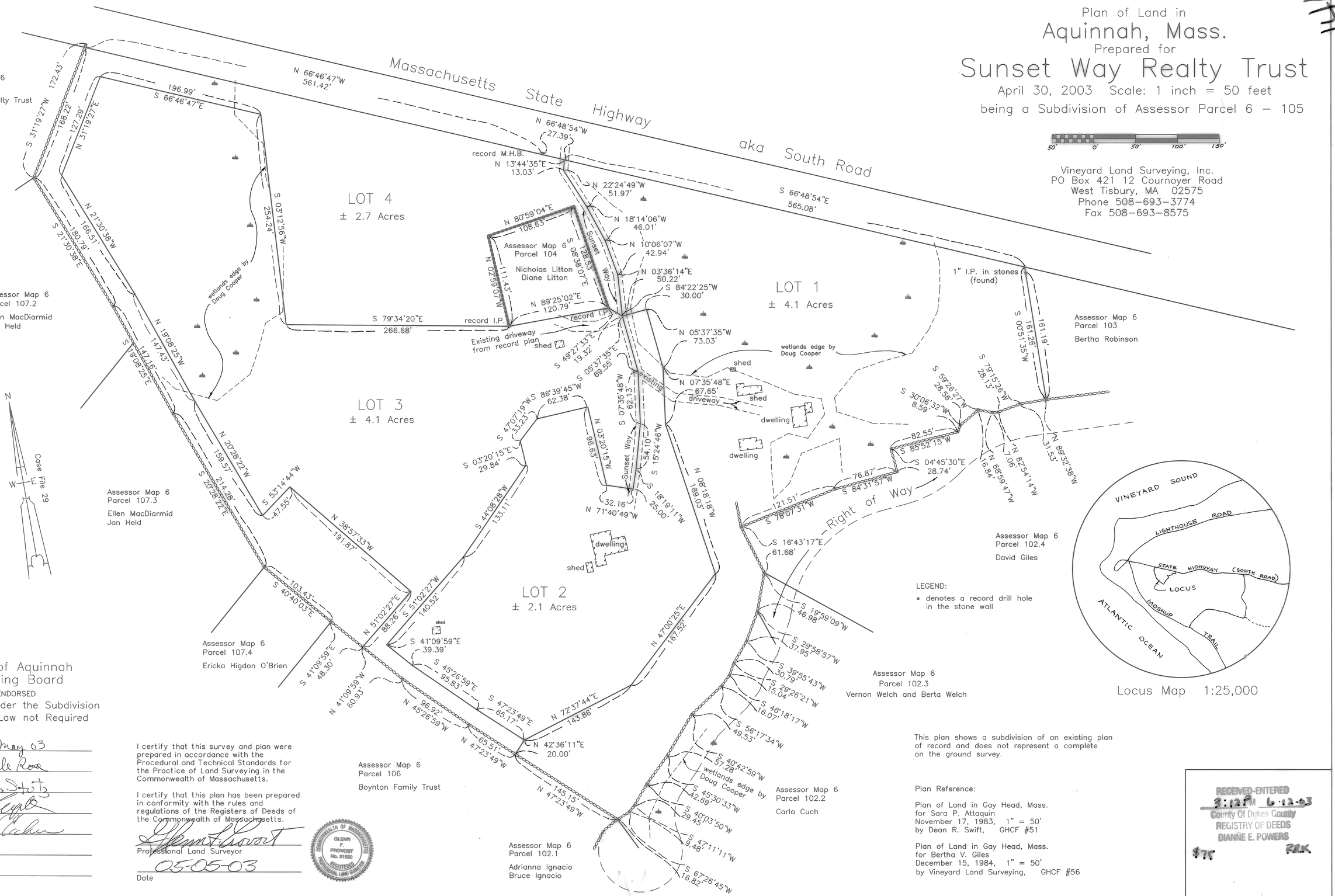
MV 8709

143

Plan of Land in
Aquinnah, Mass.
Prepared for
Sunset Way Realty Trust

April 30, 2003 Scale: 1 inch = 50 feet

being a Subdivision of Assessor Parcel 6 – 105



Vineyard Land Surveying, Inc.
PO Box 421 12 Cournoyer Road
West Tisbury, MA 02575
Phone 508-693-3774
Fax 508-693-8575

LEGEND:

• denotes a record drill hole in the stone wall

Locus Map 1:25,000

Town of Aquinnah
Planning Board
ENDORSED
Approval under the Subdivision Control Law not Required

Date: 19 May 03

I certify that this survey and plan were prepared in accordance with the Procedural and Technical Standards for the Practice of Land Surveying in the Commonwealth of Massachusetts.

I certify that this plan has been prepared in conformity with the rules and regulations of the Registers of Deeds of the Commonwealth of Massachusetts.

Professional Land Surveyor

05-05-03
Date

COMMONWEALTH OF MASSACHUSETTS GLENN F. PROVOST No. 31820 REGISTERED PROFESSIONAL LAND SURVEYOR

This plan shows a subdivision of an existing plan of record and does not represent a complete on the ground survey.

Plan Reference:

Plan of Land in Gay Head, Mass.
for Sara P. Attaquin
November 17, 1983, 1" = 50'
by Dean R. Swift, GHCF #51

Plan of Land in Gay Head, Mass.
for Bertha V. Giles
December 15, 1984, 1" = 50'
by Vineyard Land Surveying, GHCF #56

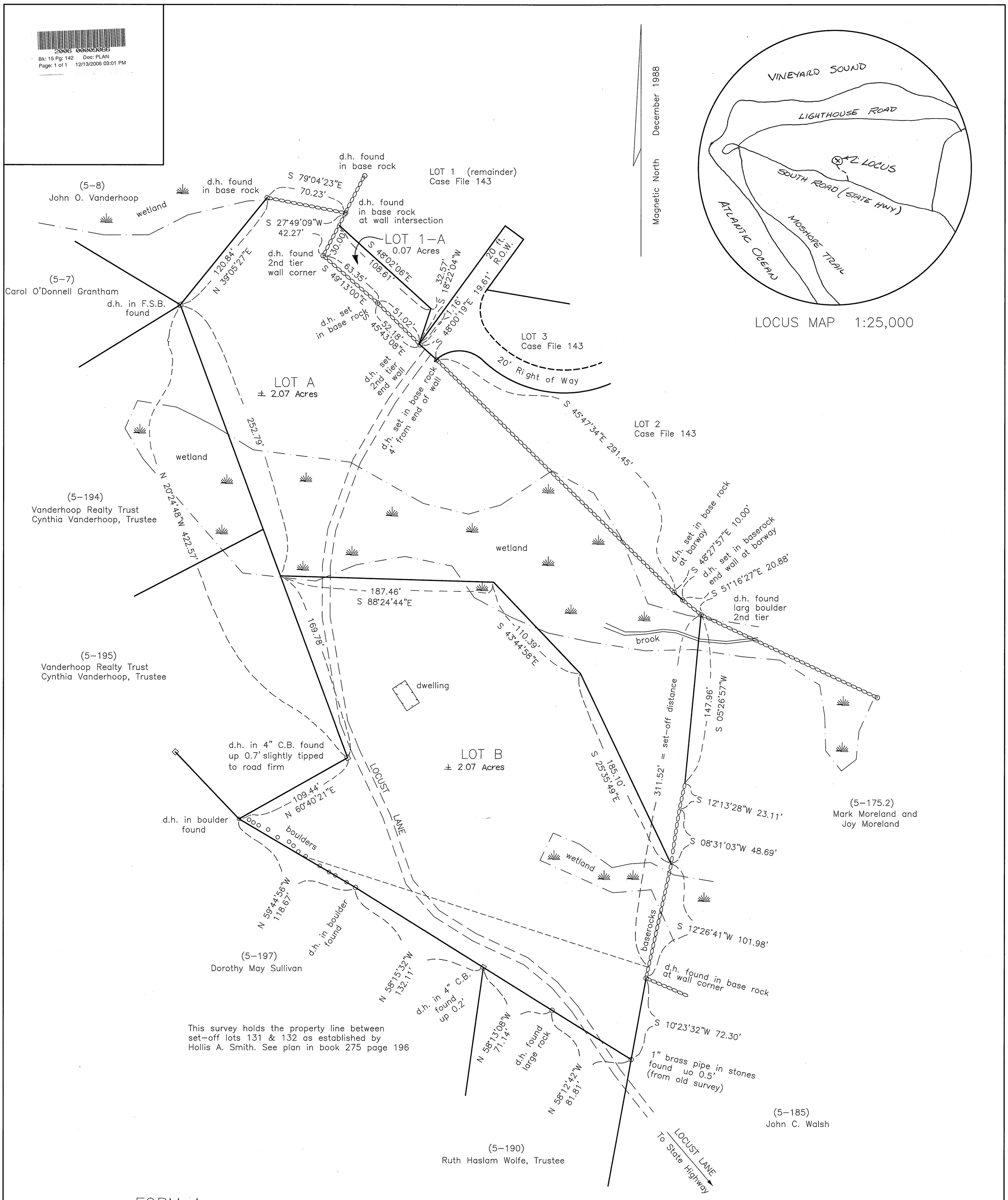
RECEIVED-ENTERED
3:12 PM 6-12-03
County Of Dukes County
REGISTRY OF DEEDS
DIANNE E. POWERS
$75 RALK

WMA

Job 1538

142

2005 00009066
Bk: 15 Pg: 142 Doc: PLAN
Page: 1 of 1 12/13/2006 03:01 PM



FORM A
Aquinnah Planning Board
Endorsed
"Approval under the Subdivision Control Law not Required"

Date: 25 March 2004

Camille Rose

Plan of Land in
AQUINNAH, MASS.
Surveyed For
PAUL GALBRAITH, TRUSTEE
THE VANDERHOOP HOMESTEAD NOMINEE TRUST

August 18, 2003
Scale 1" = 40'

Being a Subdivision of Assessor Parcel 5–191

I certify that this survey and plan were prepared in accordance with the Procedural and Technical Standards for the Practice of Land Surveying in the Commonwealth of Massachusetts.

I certify that this plan has been prepared in conformity with the rules and regulations of the Registers of Deeds of the Commonwealth of Massachusetts.

Date: 03-25-04

Glenn F. Provost
Professional Land Surveyor

COMMONWEALTH OF MASSACHUSETTS
GLENN F. PROVOST
No. 31320
REGISTERED PROFESSIONAL LAND SURVEYOR

Vineyard Land Surveying, Inc.
P.O. Box 421
West Tisbury, MA 02575
508–693–3774

Job No. 571–4

Job No. 571–4

142

66

20069 000001778
Bk: 16 Pg: 66 Doc: PLAN
Page: 1 of 1 03/25/2009 09:39 AM

For Registry Use

This survey and plan were prepared in accordance with the Procedural and Technical Standards for the Practice of Land Surveying in the Commonwealth of Massachusetts.

I certify that the preparation of this plan conforms with the rules and regulations of the Registers of Deeds effective January 1, 1976 and as amended.

Douglas R. Hoehn, Professional Land Surveyor

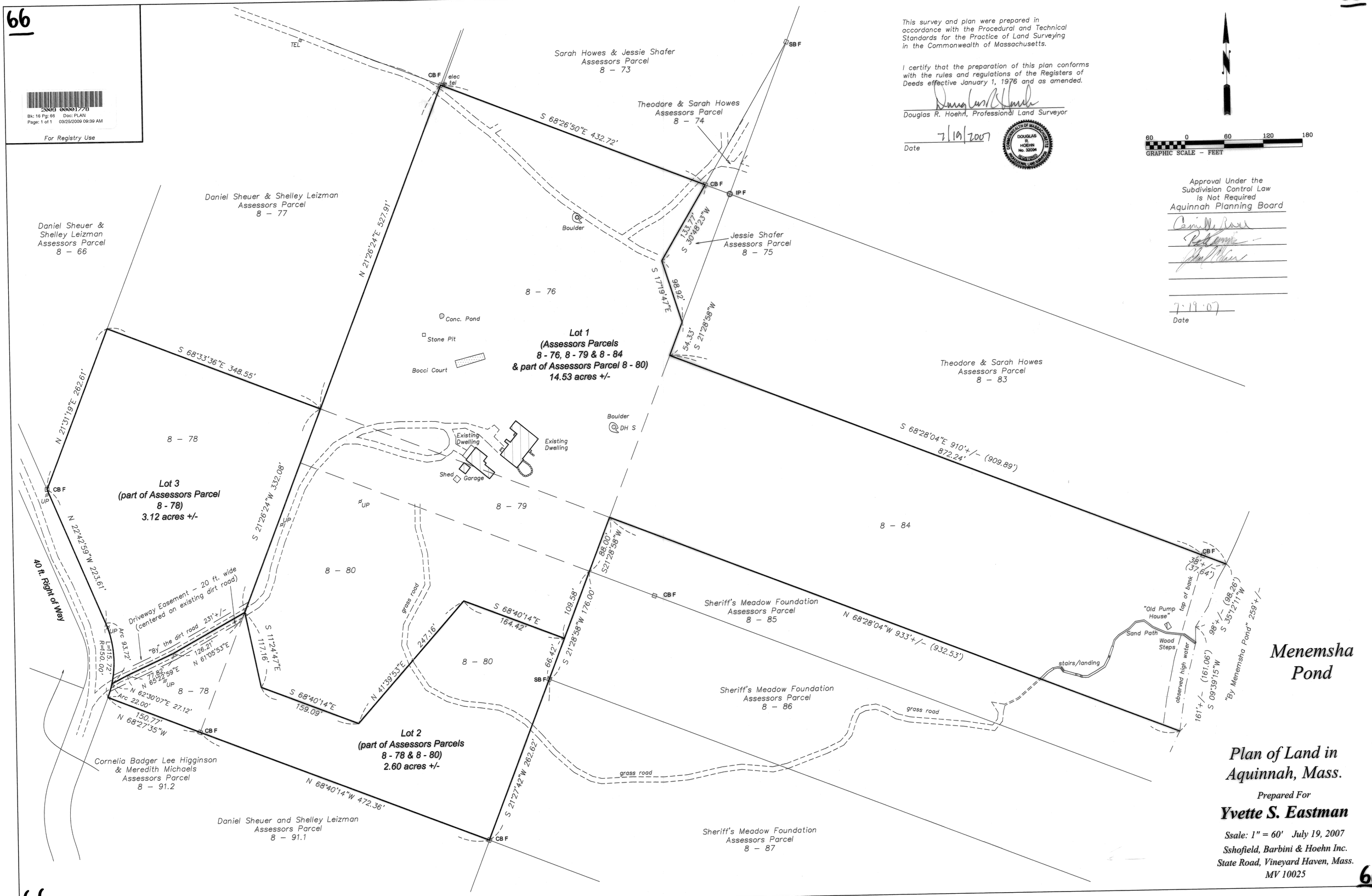
7/19/2007
Date

COMMONWEALTH OF MASSACHUSETTS
DOUGLAS R. HOEHN
No. 32034
REGISTERED PROFESSIONAL LAND SURVEYOR

60 0 60 120 180
GRAPHIC SCALE – FEET

Approval Under the Subdivision Control Law Is Not Required
Aquinnah Planning Board

7-19-07
Date



Menemsha Pond

Plan of Land in Aquinnah, Mass.

Prepared For

Yvette S. Eastman

Ssale: 1" = 60' July 19, 2007

Sshofield, Barbini & Hoehn Inc.
State Road, Vineyard Haven, Mass.
MV 10025

66

66

2011 00002365
Bk: 16 Pg: 145 Doc: PLAN
Page: 1 of 1 04/05/2011 11:54 AM

16 / 145

Plan of Land in
Aquinnah, Mass.
Prepared for
Daniel C. Corjulo
&
Kathryn Corjulo
January 28, 2011 Scale: 1 inch = 30 feet

VINEYARD LAND SURVEYING & ENGINEERING, INC.
#12 Cournoyer Road P.O. Box 421
West Tisbury, MA 02575
ph. (508) 693-3774 fax (508) 693-8575

N
W—E
Aquinnah Case File 119

0 15 30 60 Feet
0 5 10 15 Meters

This survey and plan were prepared in accordance with the Procedural and Technical Standards for the Practice of Land Surveying in the Commonwealth of Massachusetts. This plan has been prepared in conformity with the rules and regulations of the Registers of Deeds of the Commonwealth of Massachusetts.

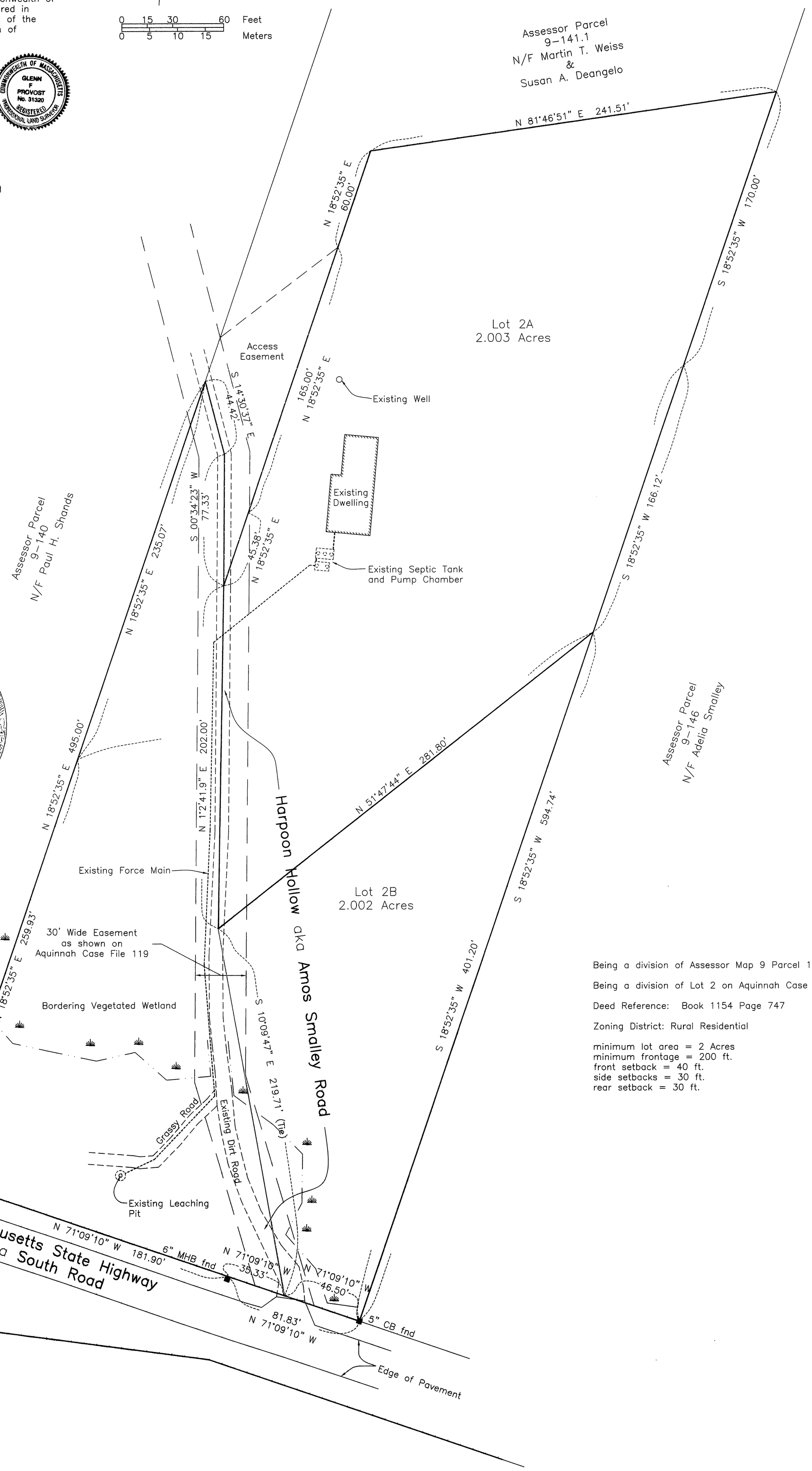
Glenn F. Provost
Professional Land Surveyor
FEB 3, 2011
Date

COMMONWEALTH OF MASSACHUSETTS
GLENN F PROVOST
No. 31320
REGISTERED PROFESSIONAL LAND SURVEYOR

Town of Aquinnah Planning Board
Endorsed:

"Approval under the Subdivision Control Law is not required"

February 8, 2011
Date



Location Map Scale: 1:25000

Being a division of Assessor Map 9 Parcel 141.2
Being a division of Lot 2 on Aquinnah Case File 119
Deed Reference: Book 1154 Page 747
Zoning District: Rural Residential

minimum lot area = 2 Acres
minimum frontage = 200 ft.
front setback = 40 ft.
side setbacks = 30 ft.
rear setback = 30 ft.

Job 1850

145

145

EXHIBIT C

Property Card: **21 OXCART RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 2-18
Vision ID: 673

Owner: K & J ISLAND HOLDING LLC
Co-Owner: C/O J&J BLUE ENTERPRISES LLC
Mailing Address: EISNERLUBIN LLP
1411 BROADWAY 9TH FL
NEW YORK, NY 10018

General Information

Map: 2
Lot: 18

Use Description: OCN FT MDL-01
Zone:
Land Area in Acres: 2.1

Assessed Value

Land: $ 2385600
Buildings: $ 347400
Extra Bldg Features: $ 15600
Outbuildings: $ 400
Total: $ 2733000

Sale History

Book/Page: 1107/ 667
Sale Date: 1/12/2007 12:00:00 AM
Sale Price: 3250000

Building Details: Building # 1

Model Description: Residential
Living Area: 1760
Approx Year Built: 1999
Style: Modern/Contemp
Stories: 1.5
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 2 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2: K PINE/A WD
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Wood Shingle
Roof Structure Desc: Gable/Hip
Heat Type: Hot Water
Heat Fuel: Gas
A/C Type: Central

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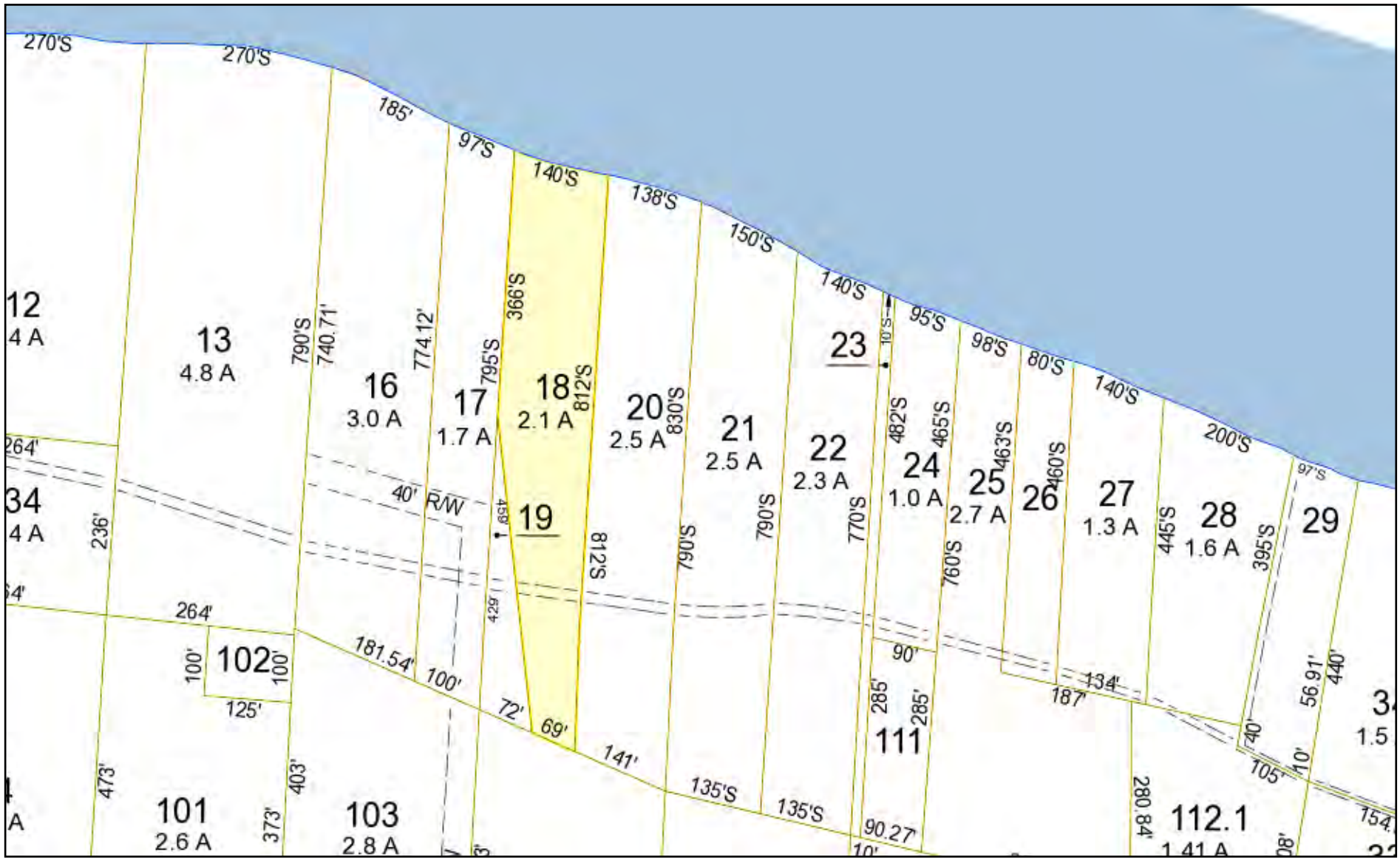

K&J, Map 2, Parcel 18
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **10 ROSE MEADOW WY**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 6-70.2
Vision ID: 84

Owner: MENDELSON PAUL TR
Co-Owner: MENDELSON BETSY TR
Mailing Address: 24 OLD FARM WAY

NEWBURY, MA 01951

General Information

Map: 6
Lot: 70

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 2.26000918

Assessed Value

Land: $ 945200
Buildings: $ 418900
Extra Bldg Features: $ 4800
Outbuildings: $ 0
Total: $ 1364100

Sale History

Book/Page: 1162/ 488
Sale Date: 10/30/2008 12:00:00 AM
Sale Price:

Building Details: Building # 1

Model Description: Residential
Living Area: 2506
Approx Year Built: 1999
Style: Modern/Contemp
Stories: 1.75
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 4 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: None

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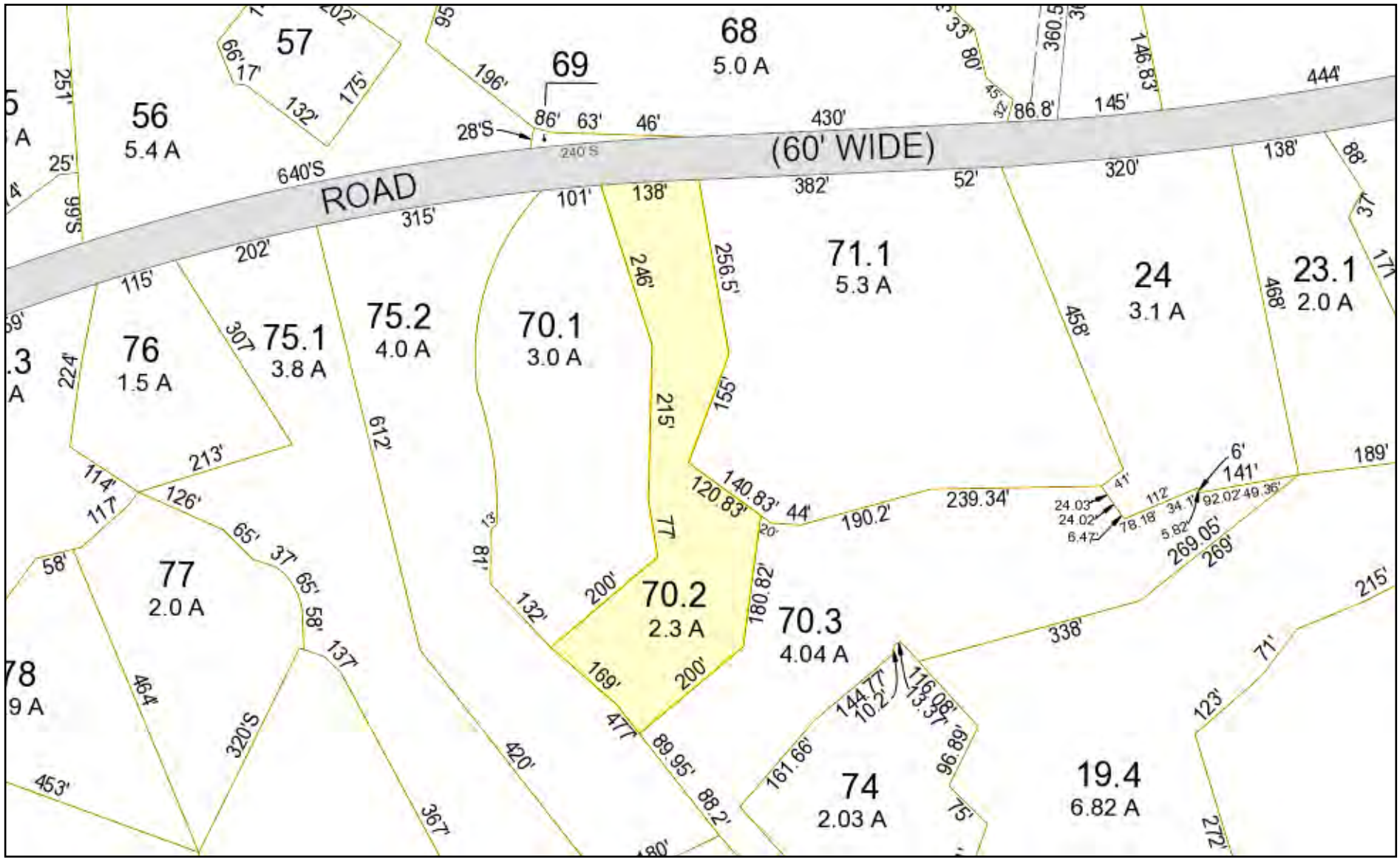

Mendelson, Map 6, Parcel 70.2
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **8 TAR BARRELL RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 8-45
Vision ID: 168

Owner: ROBINSON KENNETH W
Co-Owner: ROBINSON KATHRYN
Mailing Address: 87 TRANSIT ST

PROVIDENCE, RI 02906

General Information

Map: 8
Lot: 45

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 5.5

Assessed Value

Land: $ 972900
Buildings: $ 219300
Extra Bldg Features: $ 2500
Outbuildings: $ 8600
Total: $ 1192200

Sale History

Book/Page: 1203/ 824
Sale Date: 2/9/2010 12:00:00 AM
Sale Price: 1050000

Building Details: Building # 1

Model Description: Residential
Living Area: 1405
Approx Year Built: 1999
Style: Conventional
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Average

Kitchen Desc: Average
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: None

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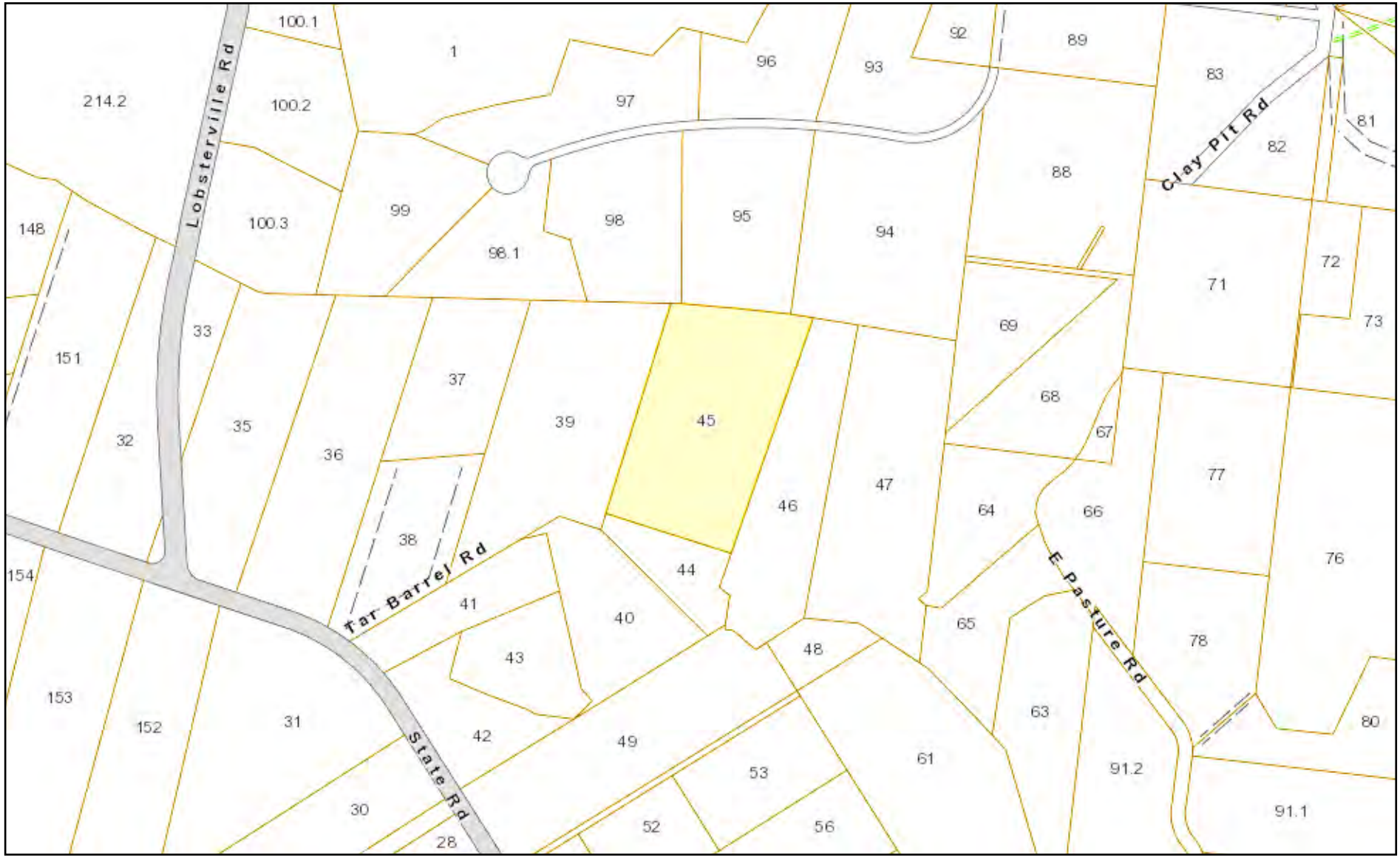

Robinson, Map 8, Parcel 45
Aquinnah, MA

1 Inch = 400 Feet

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Property Card: 3 SEA MIST LN

Town of Aquinnah, MA

Parcel Information

Parcel ID: 12-35.2
Vision ID: 975

Owner: EISENBERG DAVID
Co-Owner: EISENBERG PAULA
Mailing Address: 28 LINDEN AVE

LARCHMONT, NY 10538

General Information

Map: 12
Lot: 35

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 2.6

Assessed Value

Land: $ 1154600
Buildings: $ 418100
Extra Bldg Features: $ 0
Outbuildings: $ 13300
Total: $ 1572700

Sale History

Book/Page: 841/ 170
Sale Date: 7/6/2001 12:00:00 AM
Sale Price: 1125000

Building Details: Building # 1

Model Description: Residential
Living Area: 2442
Approx Year Built: 2000
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Hot Air-no Duc
Heat Fuel: Gas
A/C Type: None

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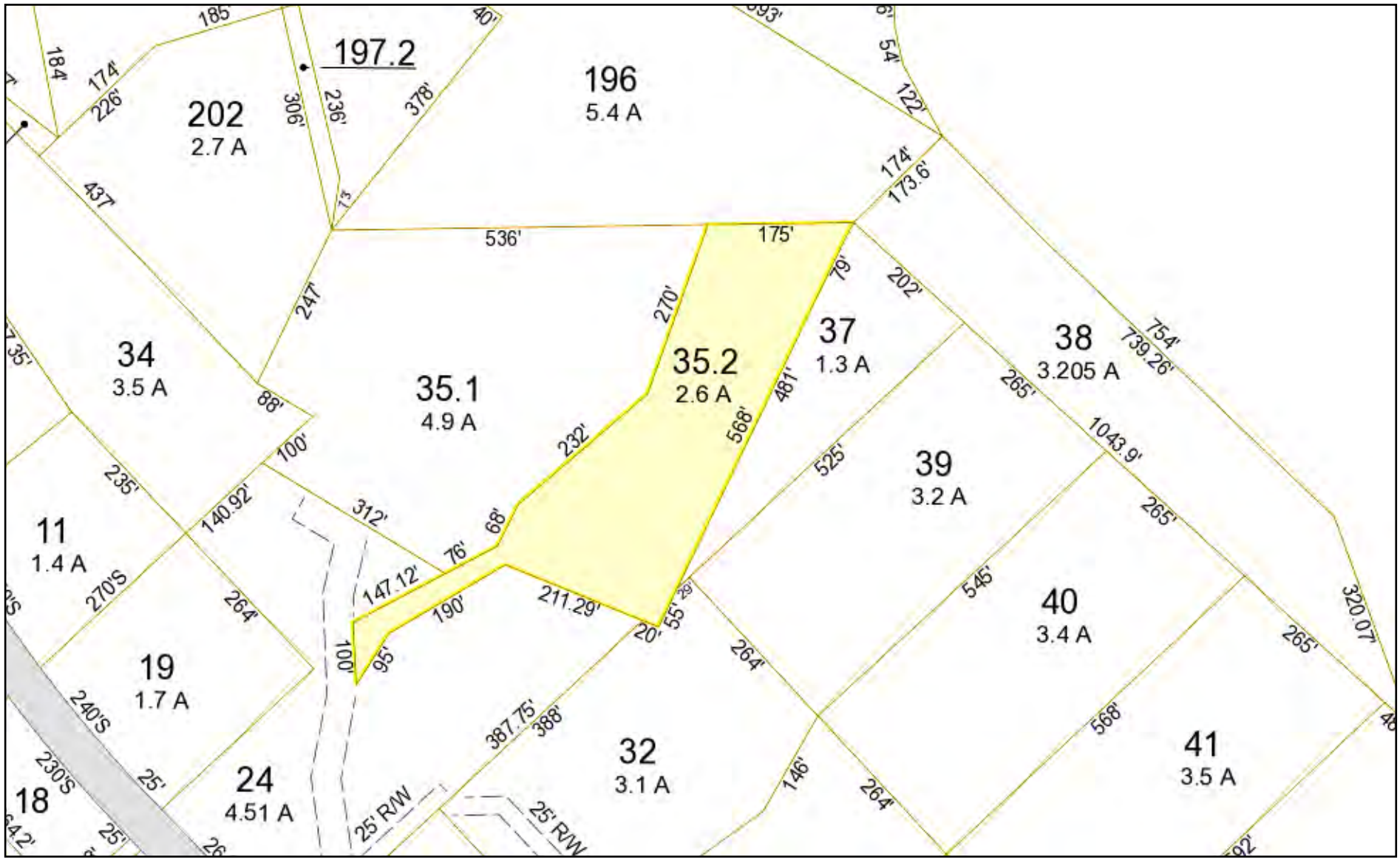

Eisenberg, Map 12, Parcel 35.2
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **11 ROSE MEADOW WY**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 5-19.4
Vision ID: 928

Owner: ROTH STEVEN HECHT
Co-Owner: STEFANIE
Mailing Address:
11 ROSEMEADOW

AQUINNAH, MA 02535

General Information

Map: 5
Lot: 19

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 6.81999541

Assessed Value

Land: $ 1055900
Buildings: $ 368500
Extra Bldg Features: $ 2500
Outbuildings: $ 1400
Total: $ 1424400

Sale History

Book/Page: 756/ 569
Sale Date: 2/17/1999 12:00:00 AM
Sale Price: 560000

Building Details: Building # 1

Model Description: Residential
Living Area: 1846
Approx Year Built: 2000
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Hot Water
Heat Fuel: Oil
A/C Type: Heat Pump

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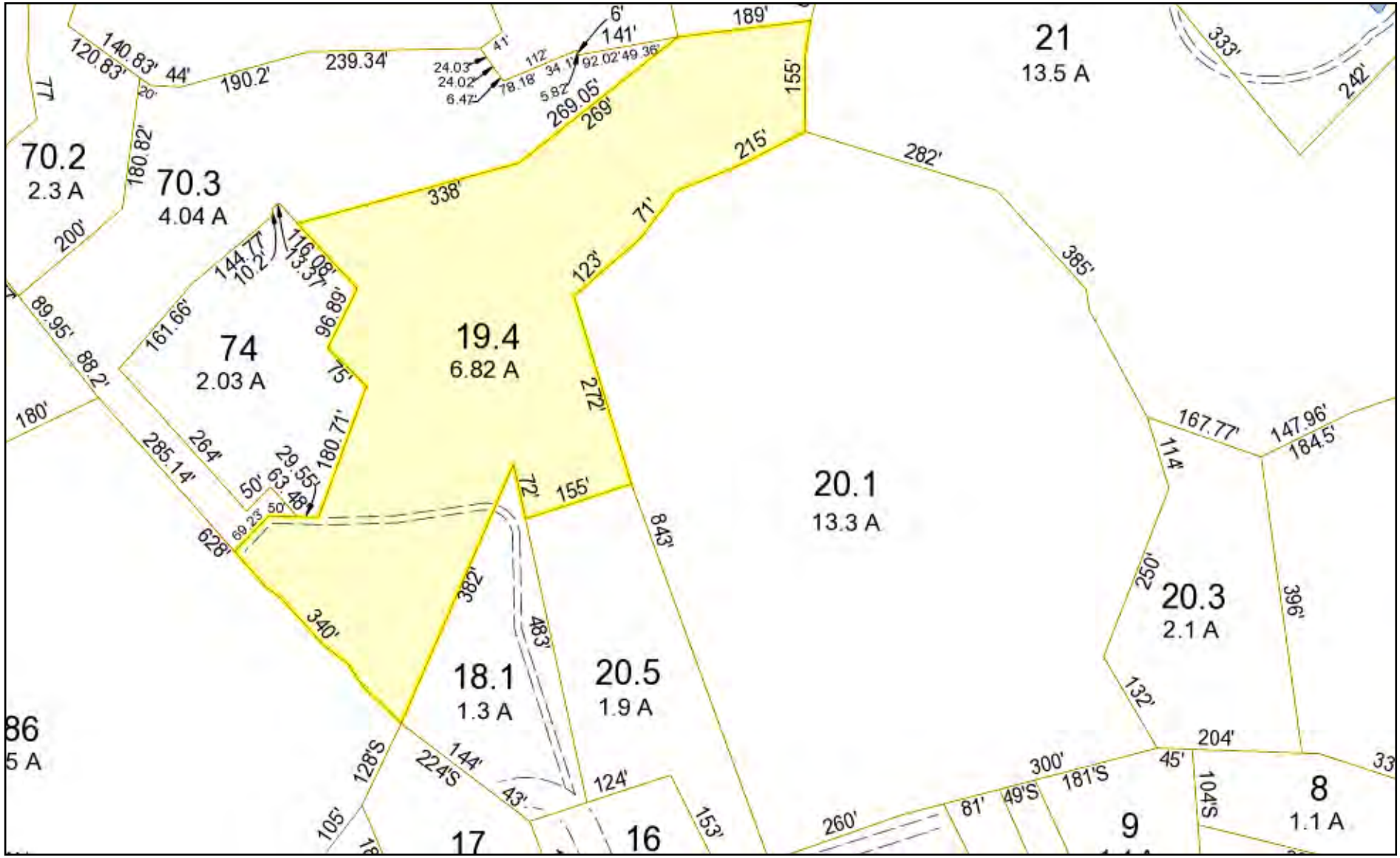

Roth, Map 5, Parcel 19.4
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **50 STATE RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 9-87
Vision ID: 422

Owner: CALDWELL DUNCAN
Co-Owner: CALDWELL NANCY B
Mailing Address: 18 RUE RAMBUTEAU

PARIS, 00 75003

General Information

Map: 9
Lot: 87

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 4.23000459

Assessed Value

Land: $ 470100
Buildings: $ 534100
Extra Bldg Features: $ 20500
Outbuildings: $ 0
Total: $ 1004200

Sale History

Book/Page: 704/ 322
Sale Date: 7/15/1997 12:00:00 AM
Sale Price: 190000

Building Details: Building # 1

Model Description: Residential
Living Area: 3384
Approx Year Built: 2001
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Hot Water
Heat Fuel: Gas
A/C Type: None

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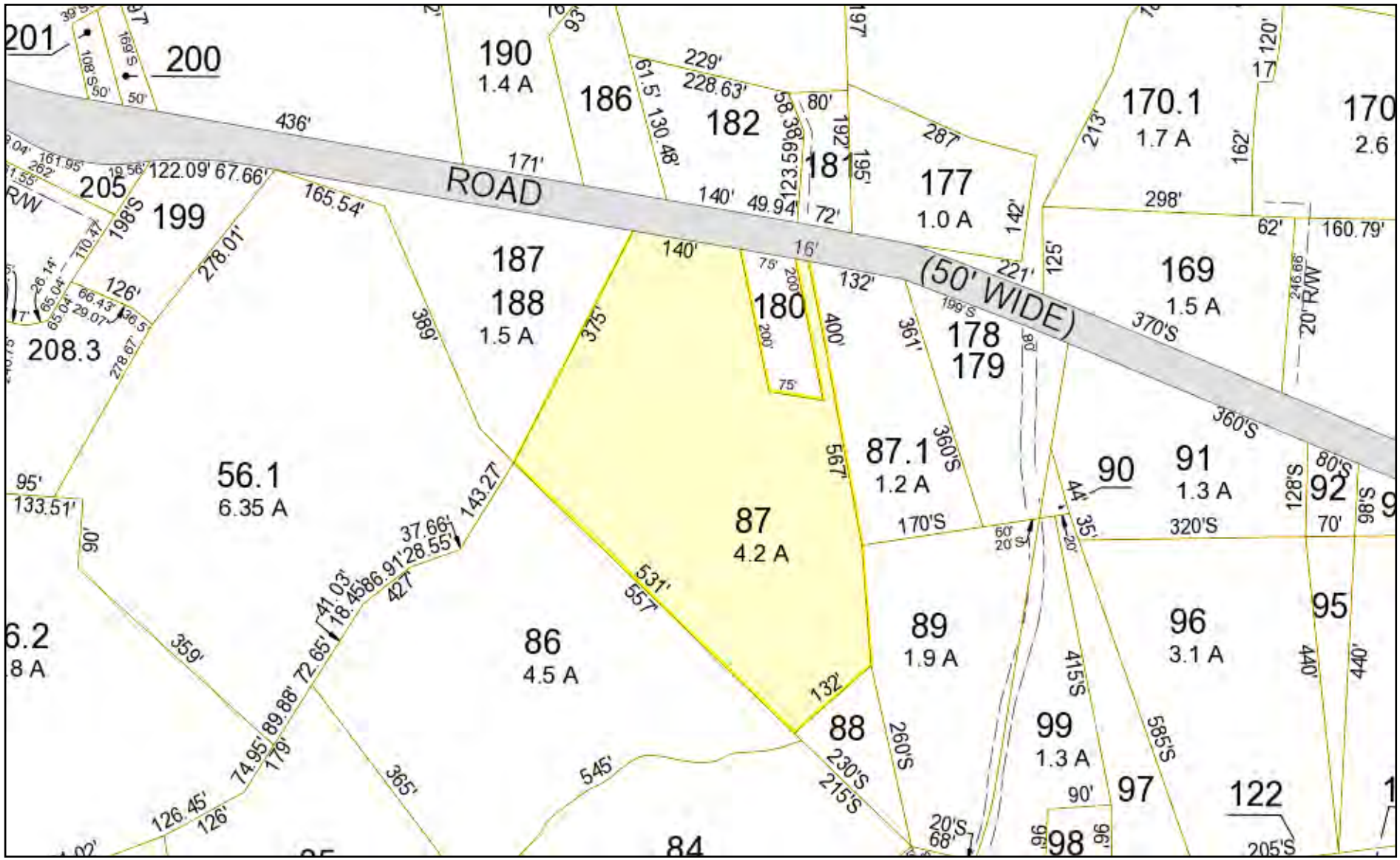

Caldwell, Map 9, Parcel 87
Aquinnah, MA

1 Inch = 200 Feet

Cartographic Associates, Inc.

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Property Card: **11 EAST PASTURE WY**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 8-128
Vision ID: 840

Owner: GERHARD LANG H
Co-Owner:
Mailing Address: PO BOX 483

CHILMAR, MA 02535

General Information

Map: 8
Lot: 128

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 12

Assessed Value

Land: $ 3015100
Buildings: $ 1162600
Extra Bldg Features: $ 4800
Outbuildings: $ 82900
Total: $ 4177700

Sale History

Book/Page: DOC40483
Sale Date: 10/7/1997 12:00:00 AM
Sale Price: 2000000

Building Details: Building # 1

Model Description: Residential
Living Area: 5934
Approx Year Built: 2001
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 2 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Average
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2: Cust Wd Panel
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2: Stone/Masonry

Roof Cover Desc: Wood Shingle
Roof Structure Desc: Gable/Hip
Heat Type: Radiant
Heat Fuel: Gas
A/C Type: None

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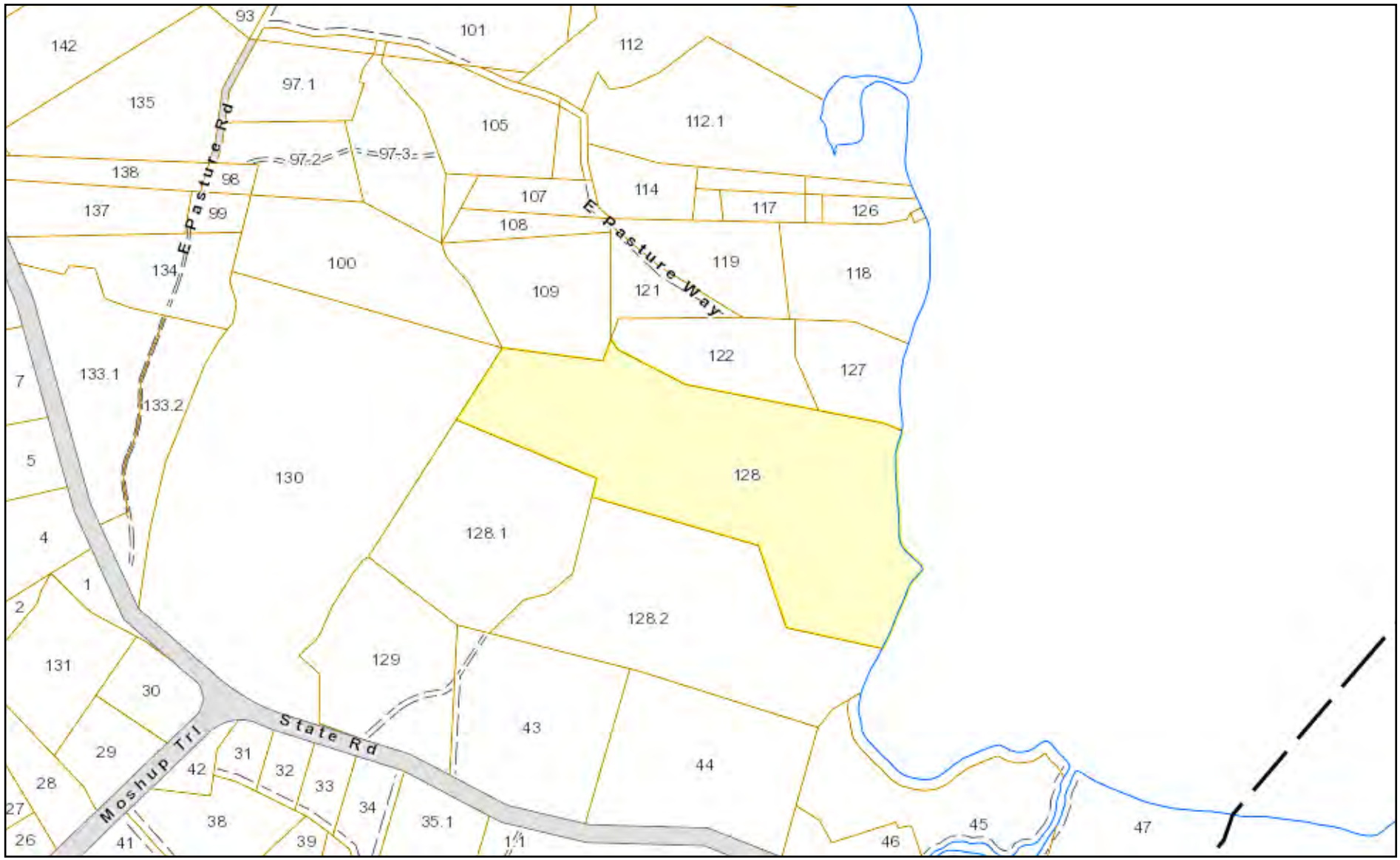

Gerhard, Map 8, Parcel 128
Aquinnah, MA

1 Inch = 400 Feet

Cartographic Associates, Inc.

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Property Card: **4 OLD FIELD RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 10-31.1
Vision ID: 187

Owner: JENSEN SUSAN TRUSTEE
Co-Owner: MANDRAKE REALTY TRUST
Mailing Address: 63 FAYERWEATHER ST

CAMBRIDGE, MA 01238

General Information

Map: 10
Lot: 31

Use Description: SINGLE FAM MDL-01
Zone: R1
Land Area in Acres: 3.41000918

Assessed Value

Land: $ 1203200
Buildings: $ 1003600
Extra Bldg Features: $ 14300
Outbuildings: $ 4900
Total: $ 2206800

Sale History

Book/Page: 770/ 454
Sale Date: 7/7/1999 12:00:00 AM
Sale Price: 0

Building Details: Building # 1

Model Description: Residential
Living Area: 3429
Approx Year Built: 2001
Style: Custom
Stories: 1.75
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 4 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2: K PINE/A WD
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2: Board & Batten

Roof Cover Desc: Wood Shingle
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: None

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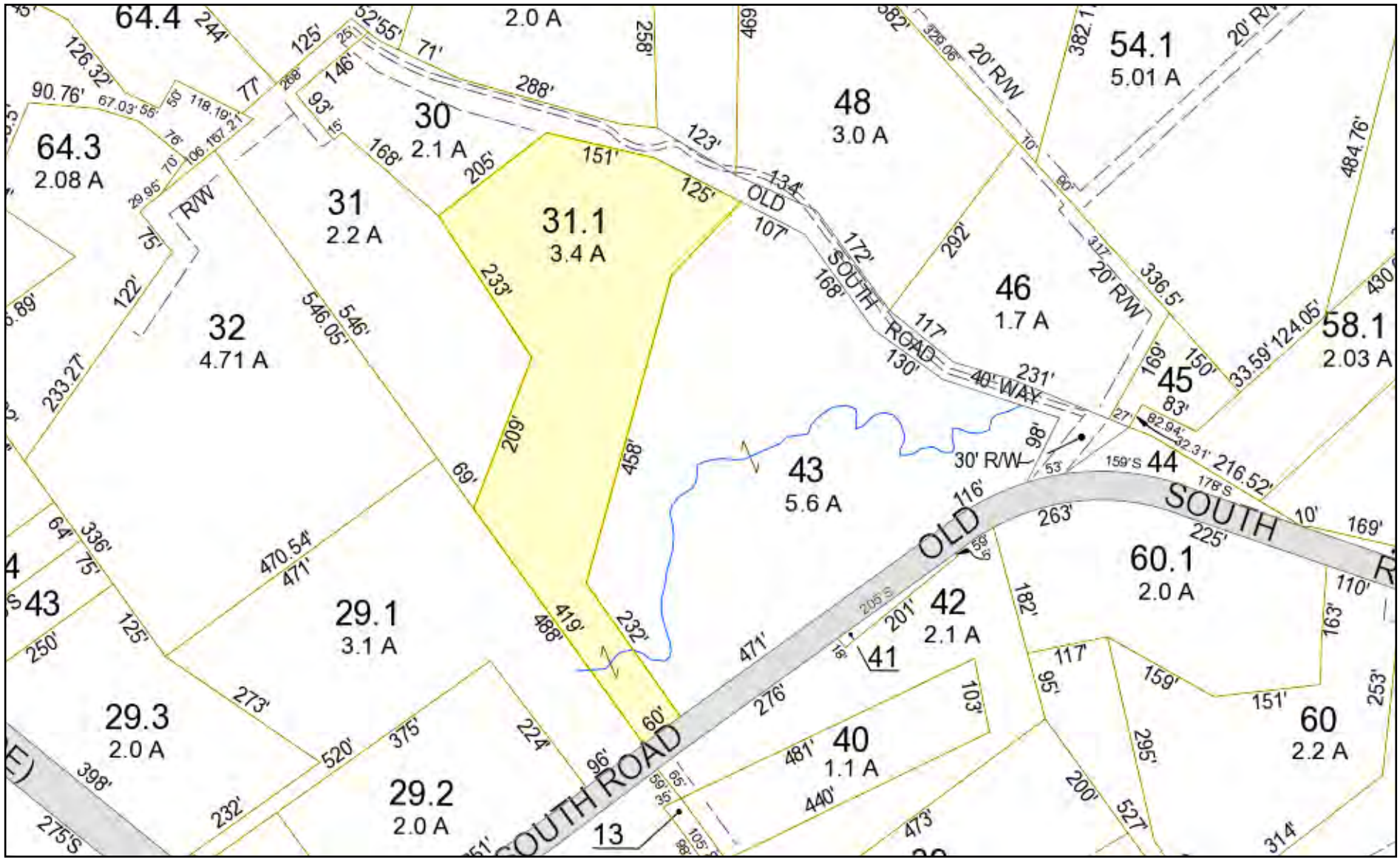

Jensen, Map 10, Parcel 31.1
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: 3 OPIES LN

Town of Aquinnah, MA

Parcel Information

Parcel ID: 5-162
Vision ID: 799

Owner: SMITH JED NONI
Co-Owner: SMITH NONI MARCHIEN
Mailing Address: 3 OPIES LANE

AQUINNAH, MA 02535

General Information

Map: 5
Lot: 161

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 1.71000918

Assessed Value

Land: $ 179200
Buildings: $ 306000
Extra Bldg Features: $ 0
Outbuildings: $ 0
Total: $ 485200

Sale History

Book/Page: 786/ 490
Sale Date: 1/4/2000 12:00:00 AM
Sale Price: 170000

Building Details: Building # 1

Model Description: Residential
Living Area: 2011
Approx Year Built: 2001
Style: Cape Cod
Stories: 1.5
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 2 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Average

Kitchen Desc: Average
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Steam
Heat Fuel: Gas
A/C Type: None

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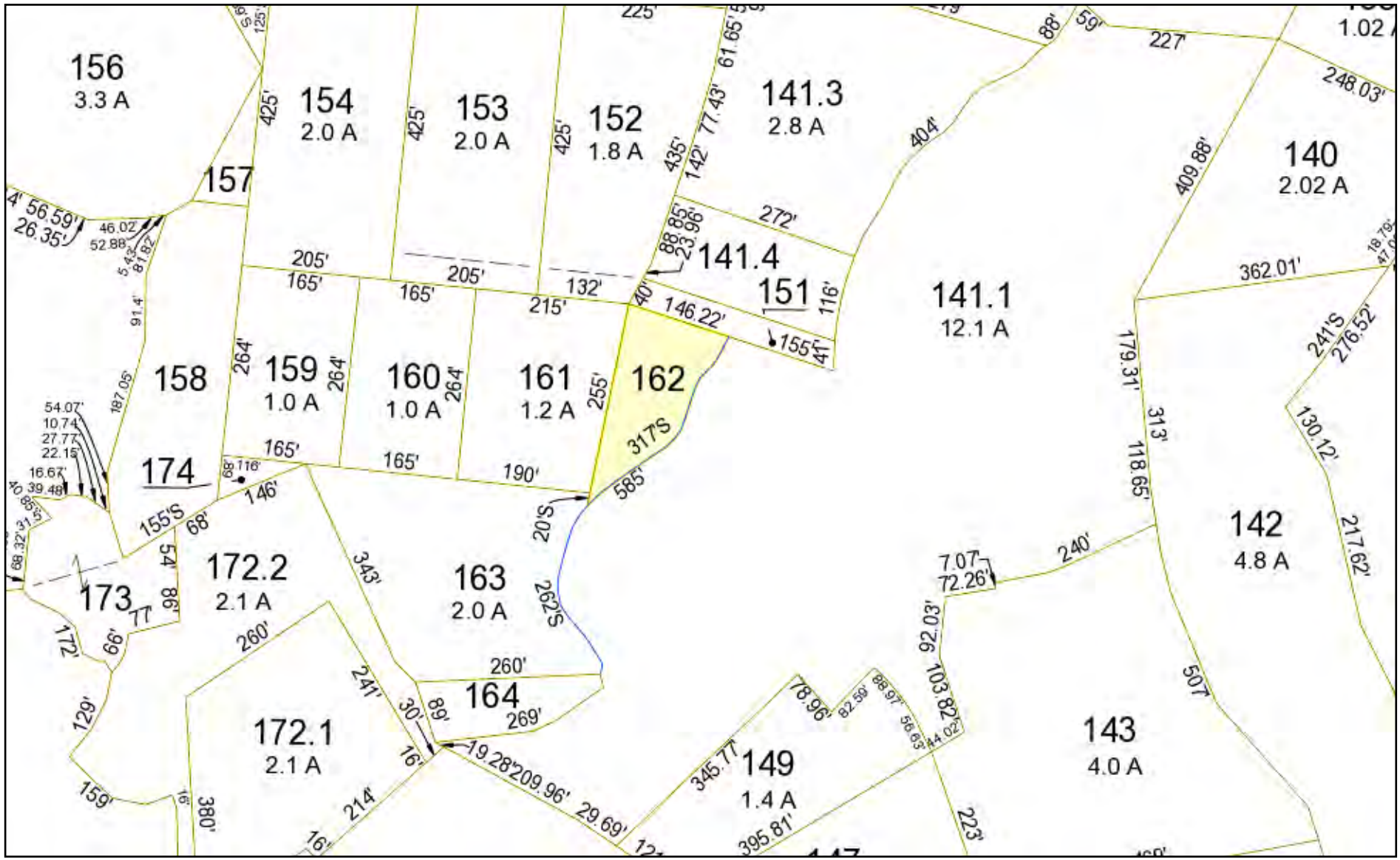

Smith, Map 5, Parcel 162
Aquinnah, MA

1 Inch = 200 Feet

Cartographic Associates, Inc.

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Property Card: **6 SAND CASTLE WY**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 5-98
Vision ID: 391

Owner: BIAGIOLI MARIO
Co-Owner: RAVETTO KRISTINE
Mailing Address: UC DAVIS SCHOOL OF LAW
400 MRAK HALL DR
BERKELEY, CA 95616

General Information

Map: 5
Lot: 98

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 1.7

Assessed Value

Land: $ 403200
Buildings: $ 286700
Extra Bldg Features: $ 7300
Outbuildings: $ 0
Total: $ 689900

Sale History

Book/Page: 1189/ 195
Sale Date: 8/7/2009 12:00:00 AM
Sale Price: 670000

Building Details: Building # 1

Model Description: Residential
Living Area: 1450
Approx Year Built: 2002
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Average

Kitchen Desc: Average
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Hot Water
Heat Fuel: Gas
A/C Type: None

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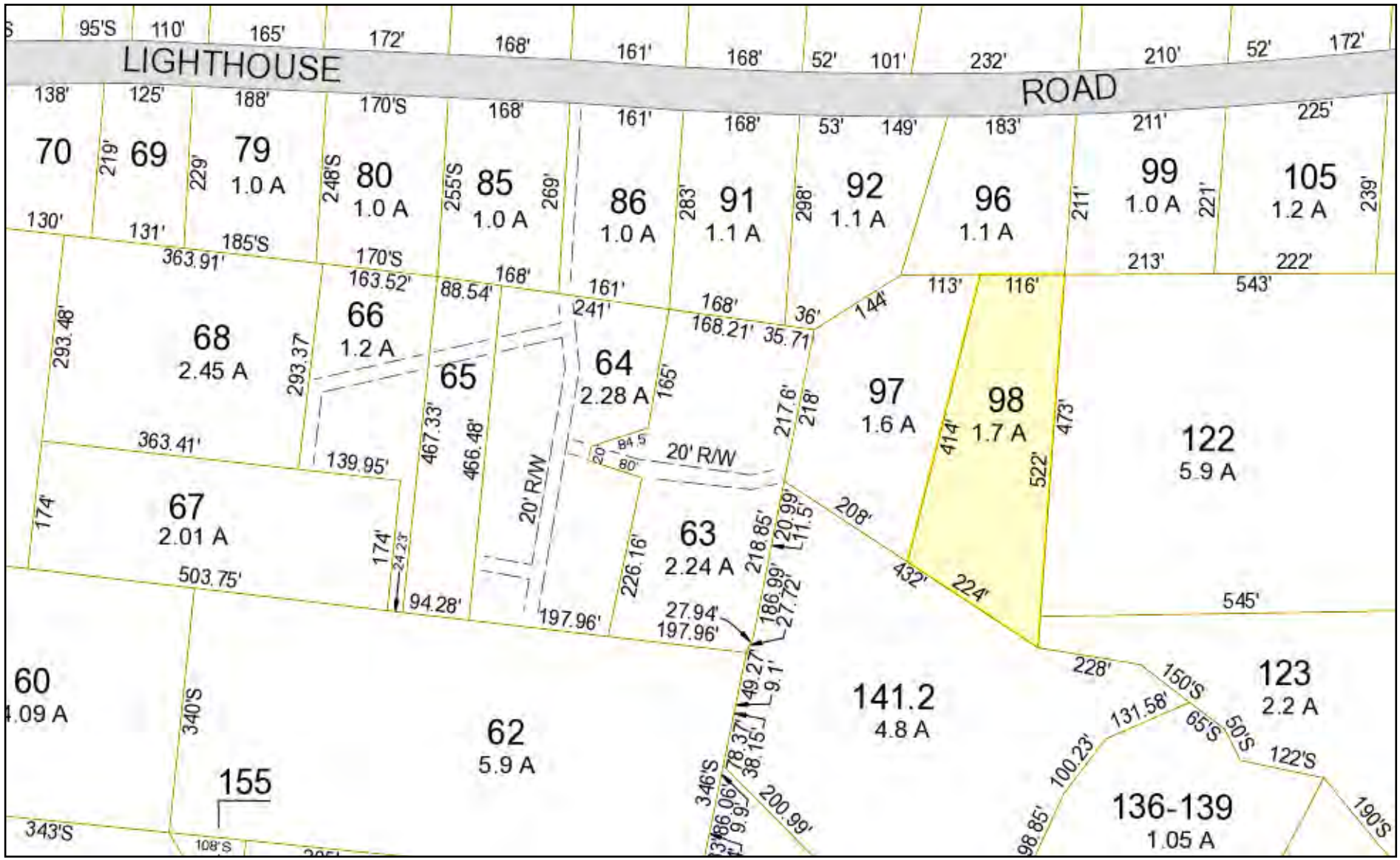

Biagioli, Map 5, Parcel 98
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **4 SAND CASTLE WY**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 5-97
Vision ID: 390

Owner: MAYRAND MICHAEL
Co-Owner: MAYRAND CAROL
Mailing Address: PO BOX 732

CHILMARK, MA 02535

General Information

Map: 5
Lot: 97

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 1.5

Assessed Value

Land: $ 434500
Buildings: $ 593900
Extra Bldg Features: $ 13400
Outbuildings: $ 2000
Total: $ 1028400

Sale History

Book/Page: 802/ 482
Sale Date: 6/21/2000 12:00:00 AM
Sale Price: 275000

Building Details: Building # 1

Model Description: Residential
Living Area: 3159
Approx Year Built: 2002
Style: Colonial
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Corrugated Asb
Roof Structure Desc: Gable/Hip
Heat Type: Hot Water
Heat Fuel: Gas
A/C Type: Central

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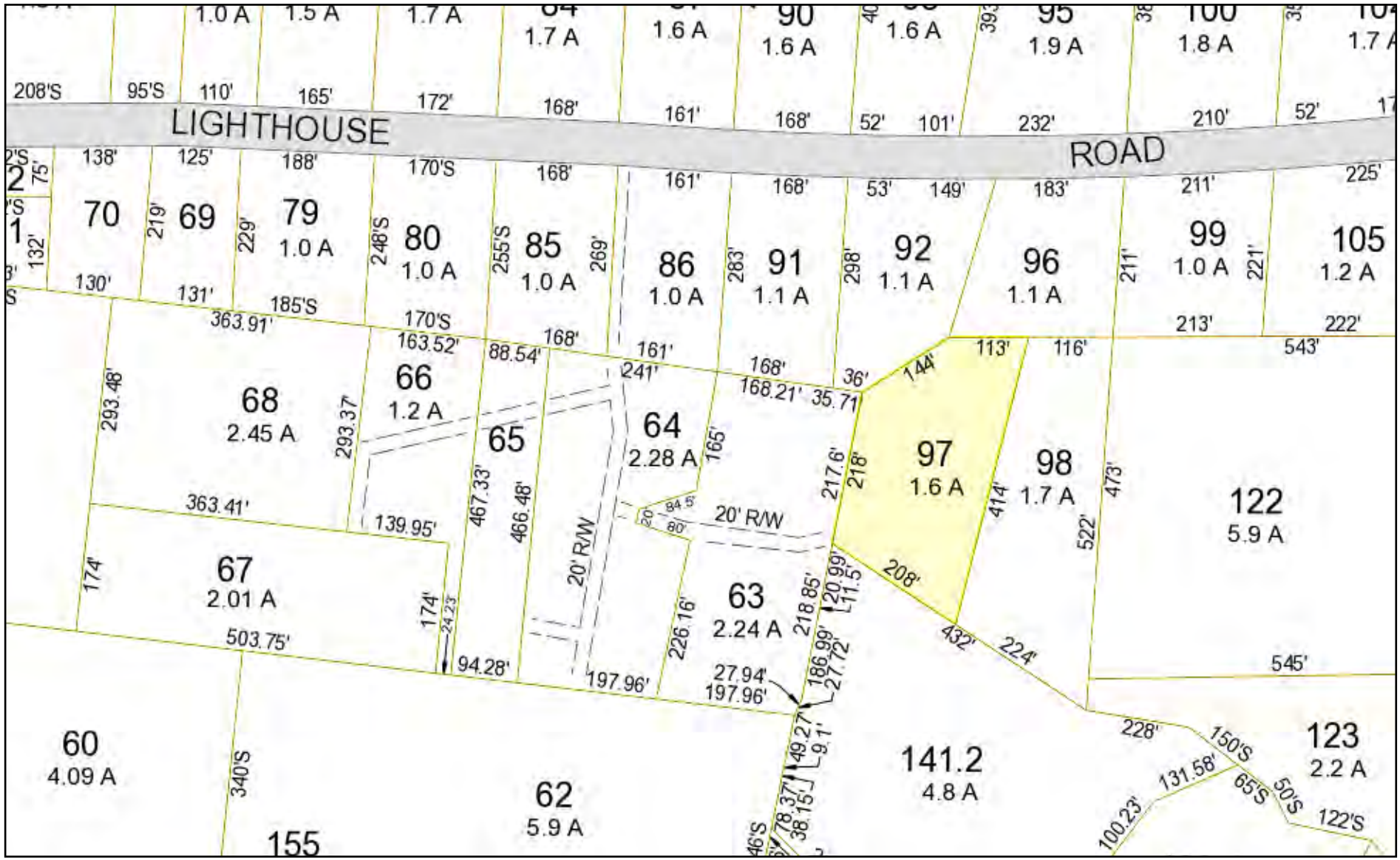

Mayrand, Map 5, Parcel 97
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: 5 JEFFERS PL

Town of Aquinnah, MA

Parcel Information

Parcel ID: 5-154
Vision ID: 454

Owner: PAXTON RACHEL H
Co-Owner:
Mailing Address: P. O. BOX 722

CHILMARK, MA 02535

General Information

Map: 5
Lot: 153

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 4

Assessed Value

Land: $ 619300
Buildings: $ 353400
Extra Bldg Features: $ 12000
Outbuildings: $ 0
Total: $ 972700

Sale History

Book/Page: 803/ 269
Sale Date: 6/28/2000 12:00:00 AM
Sale Price: 385000

Building Details: Building # 1

Model Description: Residential
Living Area: 1948
Approx Year Built: 2002
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Average

Kitchen Desc: Average
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Radiant
Heat Fuel: Gas
A/C Type: None

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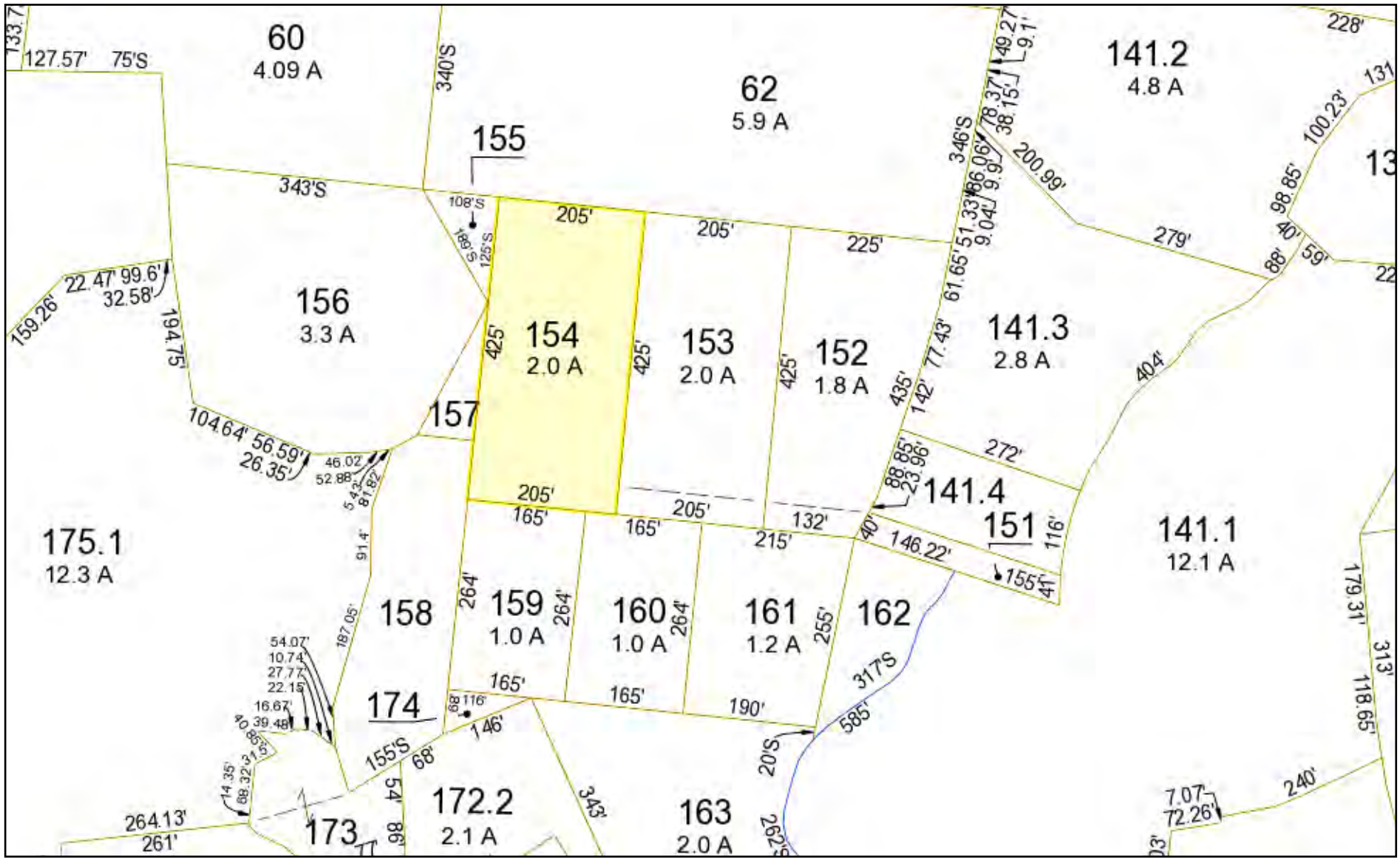

Paxton, Map 5, Parcel 154
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: 3A ROSE MEADOW WY

Town of Aquinnah, MA

Parcel Information

Parcel ID: 5-12
Vision ID: 346

Owner: REAL TERRY BELINDA
Co-Owner:
Mailing Address: 295 NAHANTON ST

NEWTON, MA 02459

General Information

Map: 5
Lot: 12

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 2.75

Assessed Value

Land: $ 775700
Buildings: $ 485400
Extra Bldg Features: $ 17500
Outbuildings: $ 0
Total: $ 1261100

Sale History

Book/Page: 788/ 053
Sale Date: 1/24/2000 12:00:00 AM
Sale Price: 450000

Building Details: Building # 1

Model Description: Residential
Living Area: 2080
Approx Year Built: 2002
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 4 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Clapboard
Exterior Wall Desc 2:

Roof Cover Desc: Wood Shingle
Roof Structure Desc: Irregular
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: Central

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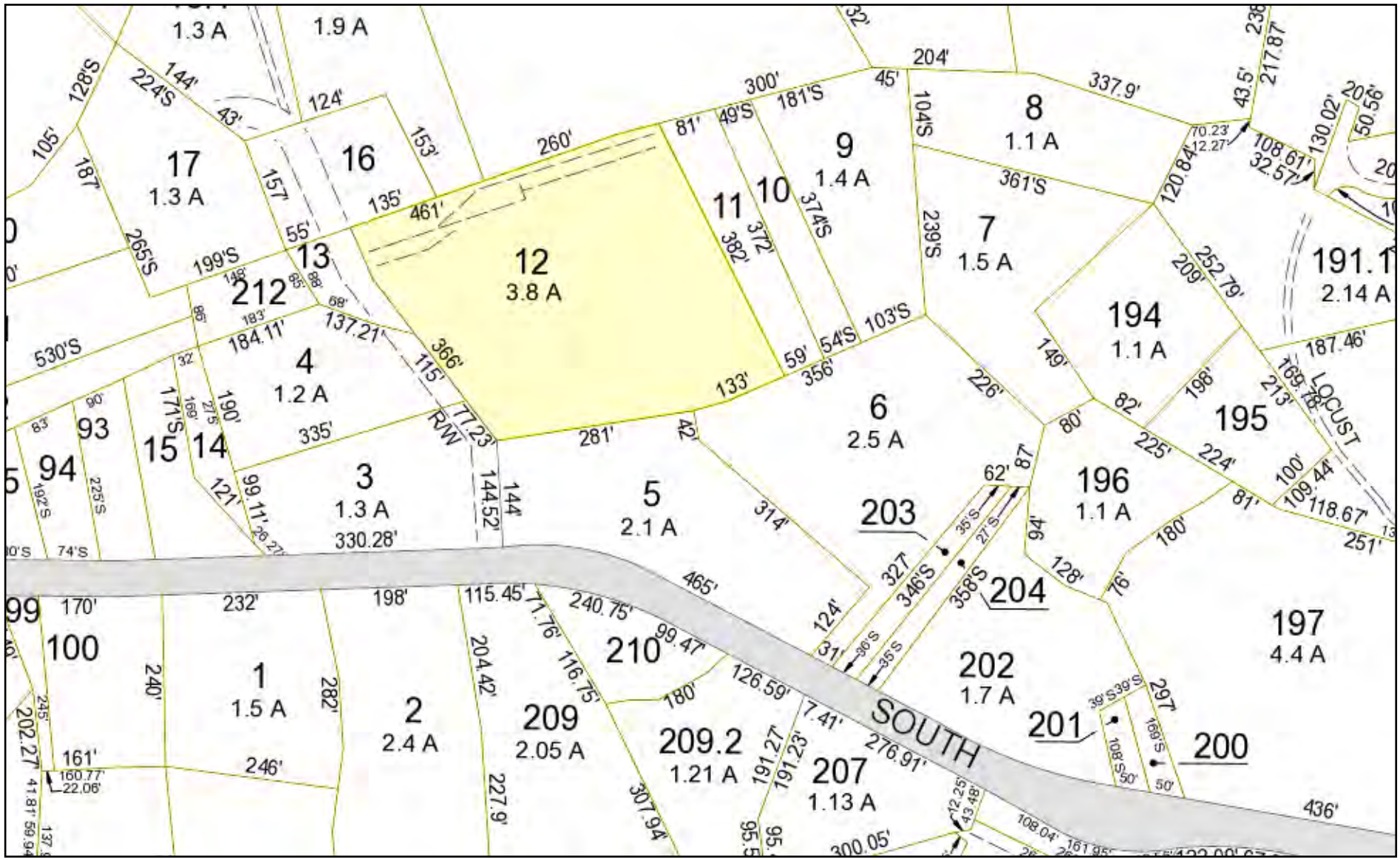

Real, Map 5, Parcel 12
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: 2 EAST PASTURE LN

Town of Aquinnah, MA

Parcel Information

Parcel ID: 8-82
Vision ID: 817

Owner: SHAFER JESSIE
Co-Owner:
Mailing Address: 500 LIDO DRIVE

FT. LAUDERDALE, FL 33301

General Information

Map: 8
Lot: 75

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 6

Assessed Value

Land: $ 2717100
Buildings: $ 475800
Extra Bldg Features: $ 4200
Outbuildings: $ 0
Total: $ 3192900

Sale History

Book/Page: 771/ 566
Sale Date: 7/20/1999 12:00:00 AM
Sale Price: 0

Building Details: Building # 1

Model Description: Residential
Living Area: 2189
Approx Year Built: 2003
Style: Ranch
Stories: 1
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Wood Shingle
Roof Structure Desc: Gable/Hip
Heat Type: Hot Water
Heat Fuel: Gas
A/C Type: None

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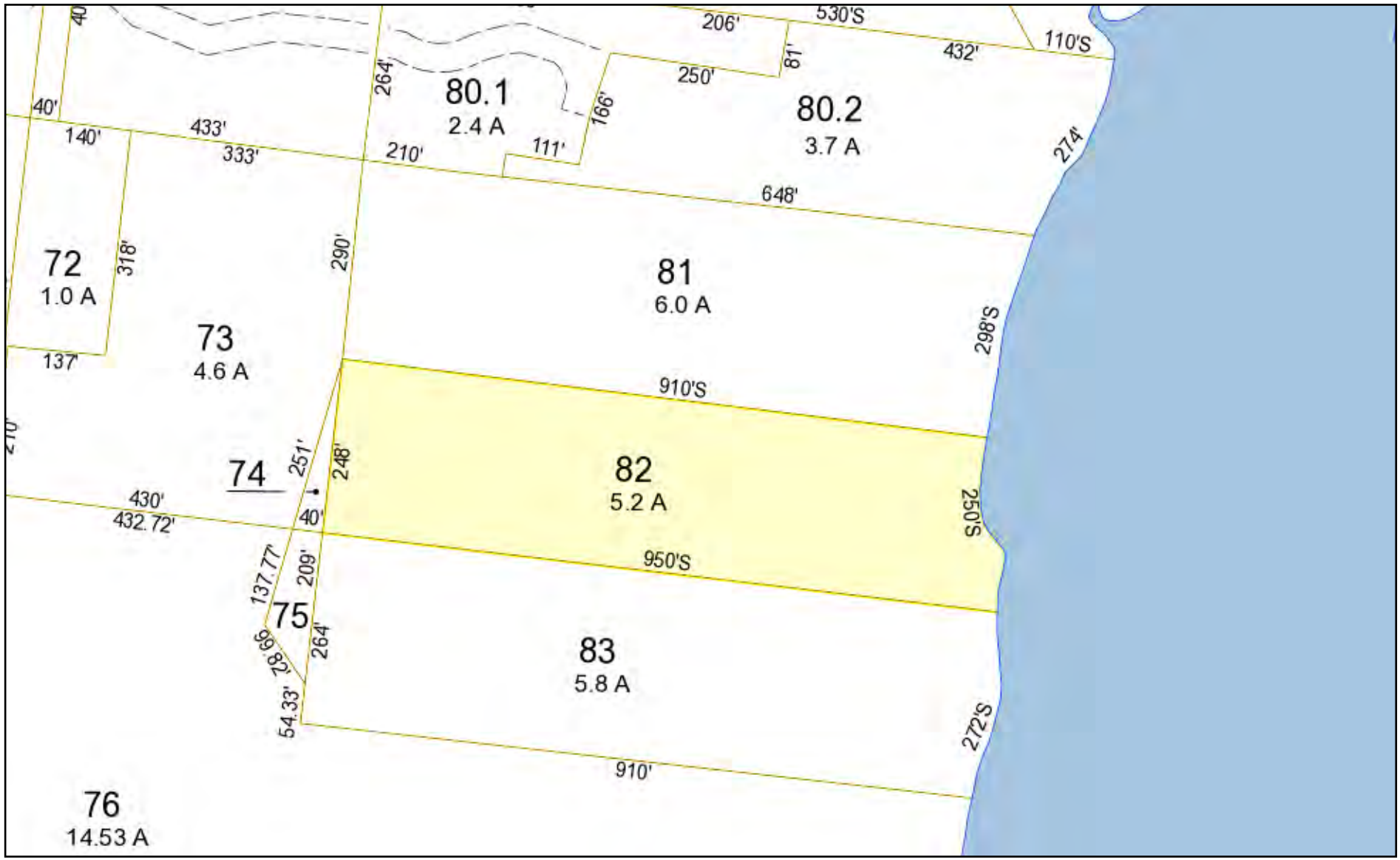

Shafer, Map 8, Parcel 82
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **14 LIGHTHOUSE RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 4-22.1
Vision ID: 347

Owner: KLINE DOUGLAS J
Co-Owner: KLINE SUSAN N
Mailing Address: 6 CHANTICLEER DR

BEVERLY FARMS, MA 01915

General Information

Map: 4
Lot: 22

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 2.55

Assessed Value

Land: $ 571000
Buildings: $ 514000
Extra Bldg Features: $ 15400
Outbuildings: $ 10800
Total: $ 1085000

Sale History

Book/Page: 1148/ 822
Sale Date: 4/18/2008 12:00:00 AM
Sale Price: 1300000

Building Details: Building # 1

Model Description: Residential
Living Area: 2318
Approx Year Built: 2004
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2: Wood Shingle

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: Central

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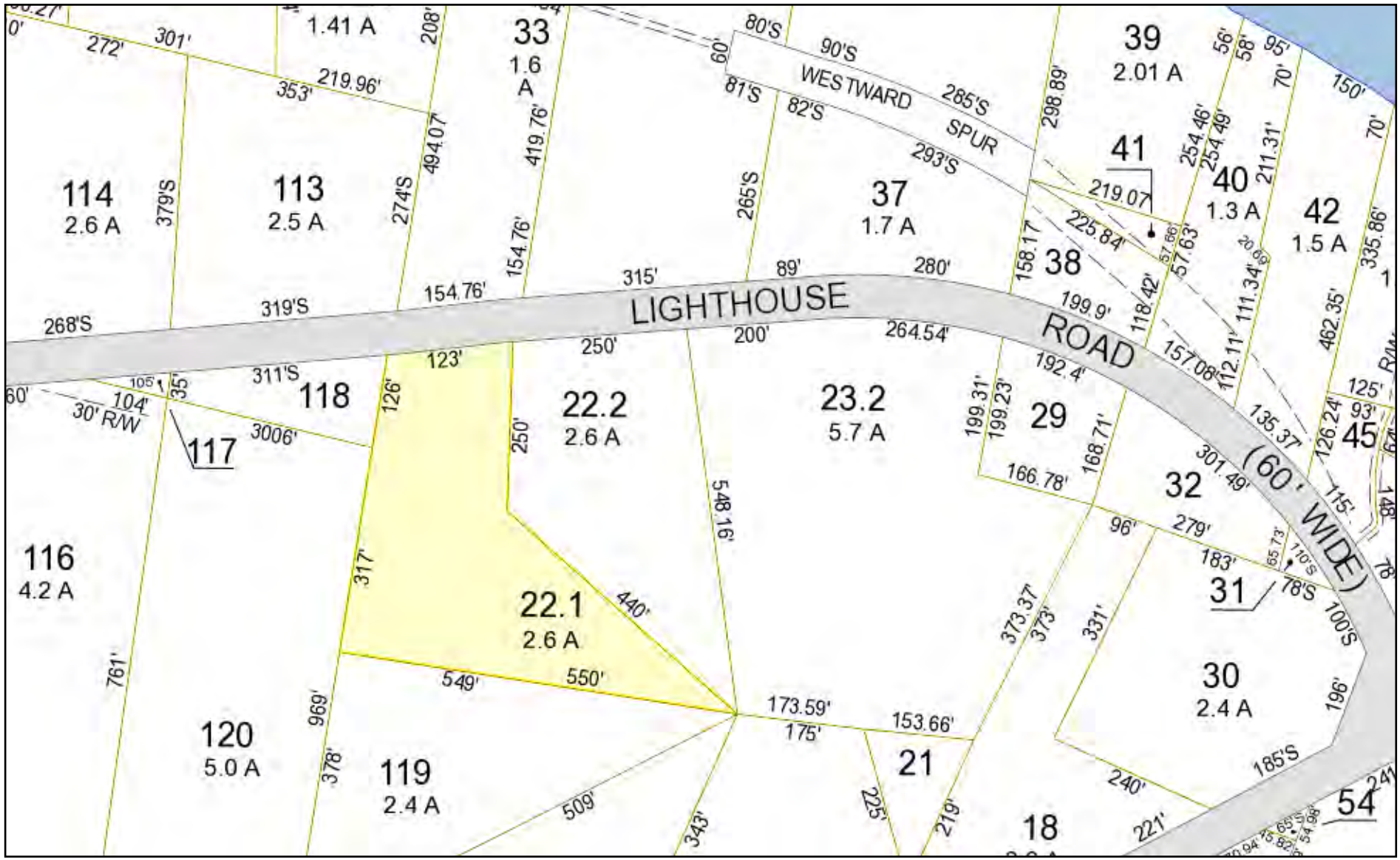

Kline, Map 4, Parcel 22.1
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **42 OLD SOUTH RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 9-158.1
Vision ID: 514

Owner: SKIDMORE RICHARD
Co-Owner: LELACHEUR JOAN
Mailing Address: PO BOX 41

CHILMARK, MA 02535

General Information

Map: 9
Lot: 158

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 1.55

Assessed Value

Land: $ 10000
Buildings: $ 252200
Extra Bldg Features: $ 0
Outbuildings: $ 1300
Total: $ 262200

Sale History

Book/Page: 928/ 520
Sale Date: 2/19/2003 12:00:00 AM
Sale Price: 10000

Building Details: Building # 1

Model Description: Residential
Living Area: 960
Approx Year Built: 2004
Style: Colonial
Stories: 1
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 4 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Plastered
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asbestos Shing
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: None

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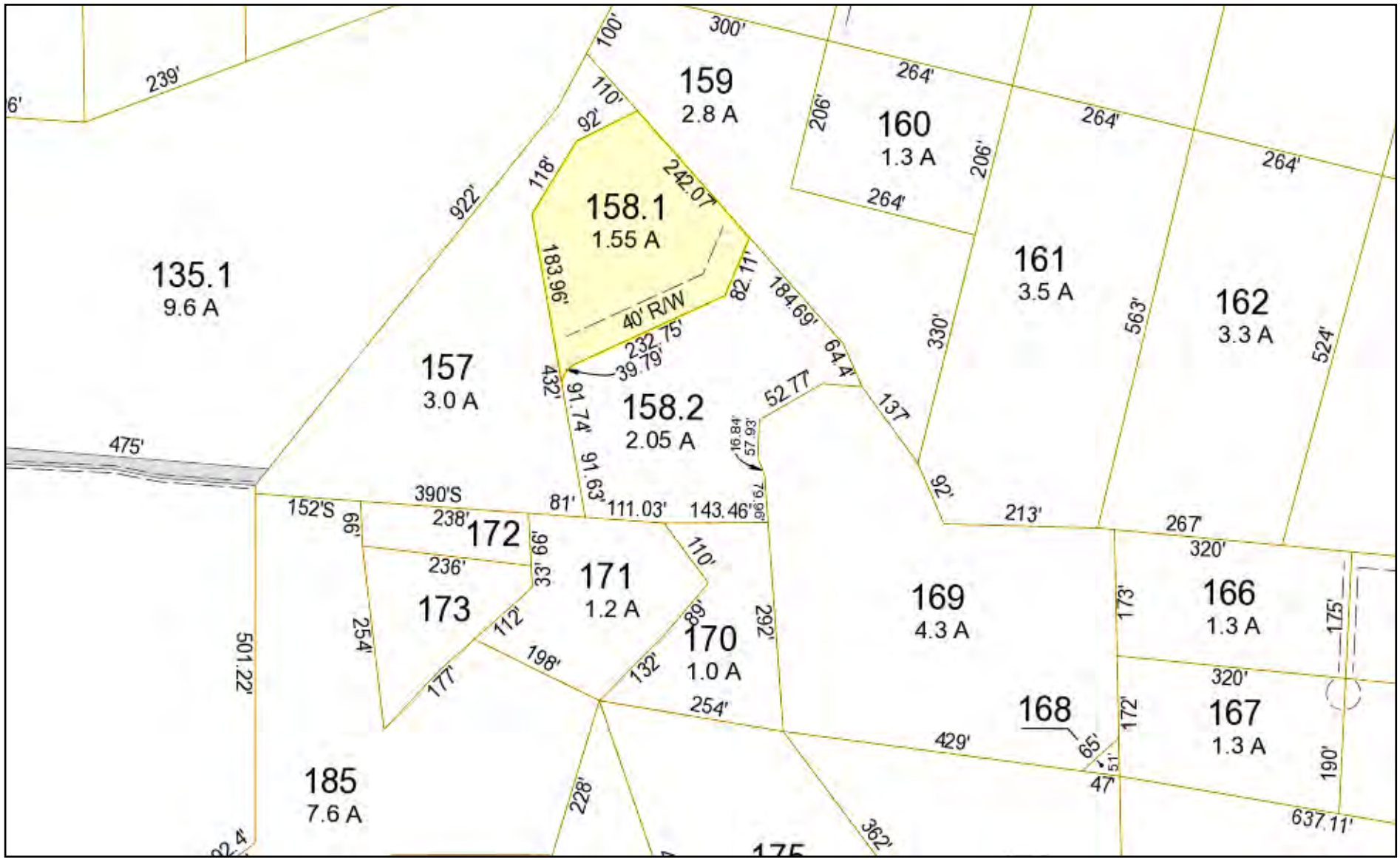

Skidmore, Map 9, Parcel 158.1
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **19 LOCUST LN**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 5-175.1
Vision ID: 723

Owner: THEISE JAY F TRUSTEE
Co-Owner: WEST END REALTY TRUST
Mailing Address: 285 COLUMBUS AVE
UNIT 208
BOSTON, MA 02116

General Information

Map: 5
Lot: 175

Use Description: MULTI HSES
Zone:
Land Area in Acres: 12.3

Assessed Value

Land: $ 1074300
Buildings: $ 1124500
Extra Bldg Features: $ 40100
Outbuildings: $ 7400
Total: $ 2198800

Sale History

Book/Page: 914/ 861
Sale Date: 12/13/2002 12:00:00 AM
Sale Price: 1027000

Building Details: Building # 1

Model Description: Residential
Living Area: 6320
Approx Year Built: 2004
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 5 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2: Wall Brd/Wood
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gambrel
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: Central

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Building Details: Building # 2

Model Description:	Residential
Living Area:	939
Approx Year Built:	2004
Style:	Conventional
Stories:	1
Occupancy:	1
No. Total Rooms:	
No. Bedrooms:	1 Bedroom
No. Baths:	
No. Half Baths:	
Bathroom Desc:	
Kitchen Desc:	
Interior Wall Desc 1:	Drywall/Sheet
Interior Wall Desc 2:	
Exterior Wall Desc 1:	Wood Shingle
Exterior Wall Desc 2:	
Roof Cover Desc:	Asph/F Gls/Cmp
Roof Structure Desc:	Gambrel
Heat Type:	Forced Air-Duc
Heat Fuel:	Gas
A/C Type:	Central

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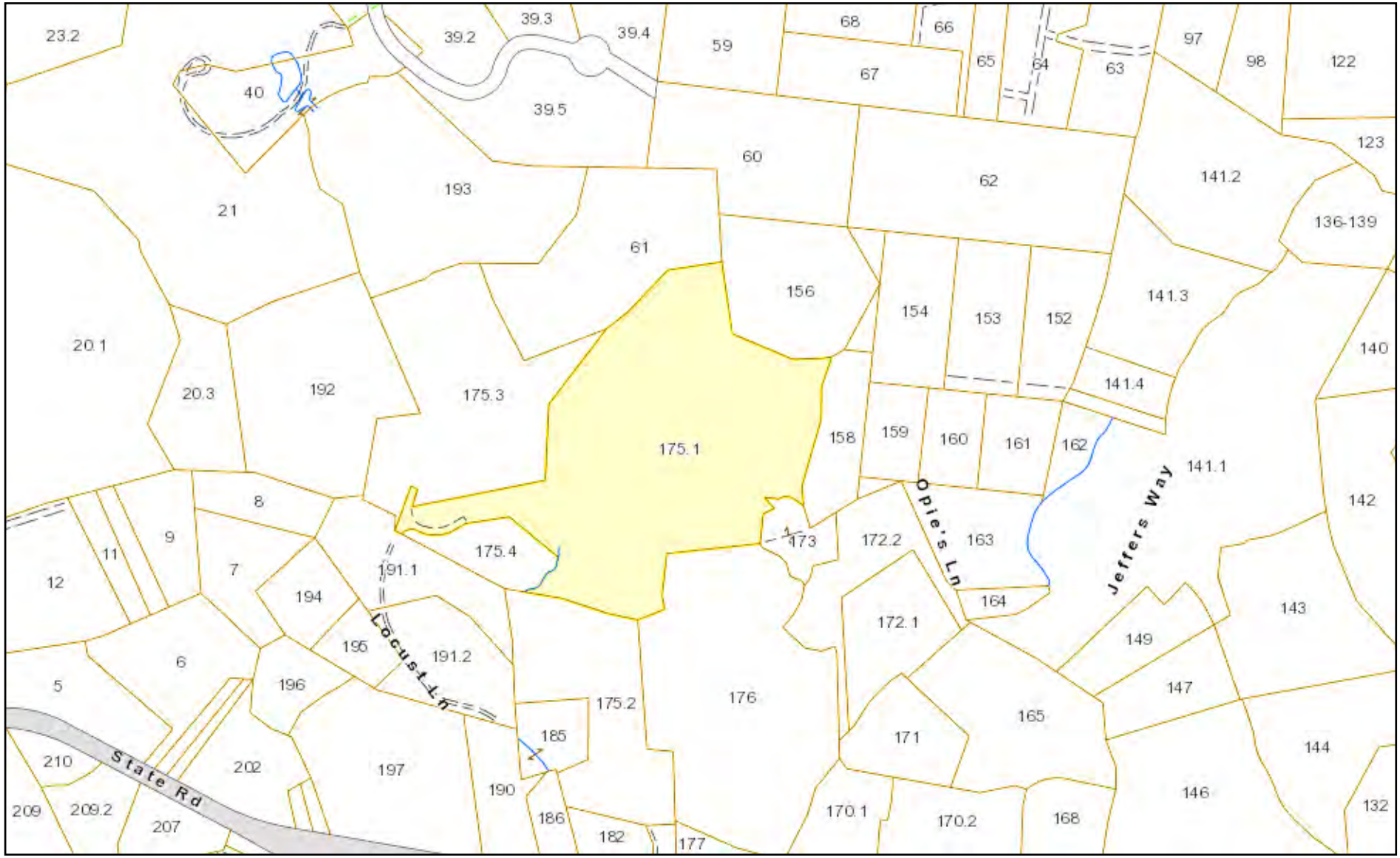

Theise, Map 5, Parcel 175.1
Aquinnah, MA

1 Inch = 400 Feet

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Property Card: **4 NOMANS WATCH RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 12-54
Vision ID: 291

Owner: TRIMMER BRIAN TODD
Co-Owner: TRIMMER MEREDITH D
Mailing Address: 10 CLUB RD

RIVERSIDE, CT 06878

General Information

Map: 12
Lot: 54

Use Description: SINGLE FAM MDL-01
Zone: R1
Land Area in Acres: 2.73999082

Assessed Value

Land: $ 1163000
Buildings: $ 467800
Extra Bldg Features: $ 4200
Outbuildings: $ 19100
Total: $ 1630800

Sale History

Book/Page: 1073/ 586
Sale Date: 2/16/2006 12:00:00 AM
Sale Price: 1975000

Building Details: Building # 1

Model Description: Residential
Living Area: 1454
Approx Year Built: 2004
Style: Raised Ranch
Stories: 1
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 4 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2: Stone/Masonry

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Hot Water
Heat Fuel: Gas
A/C Type: None

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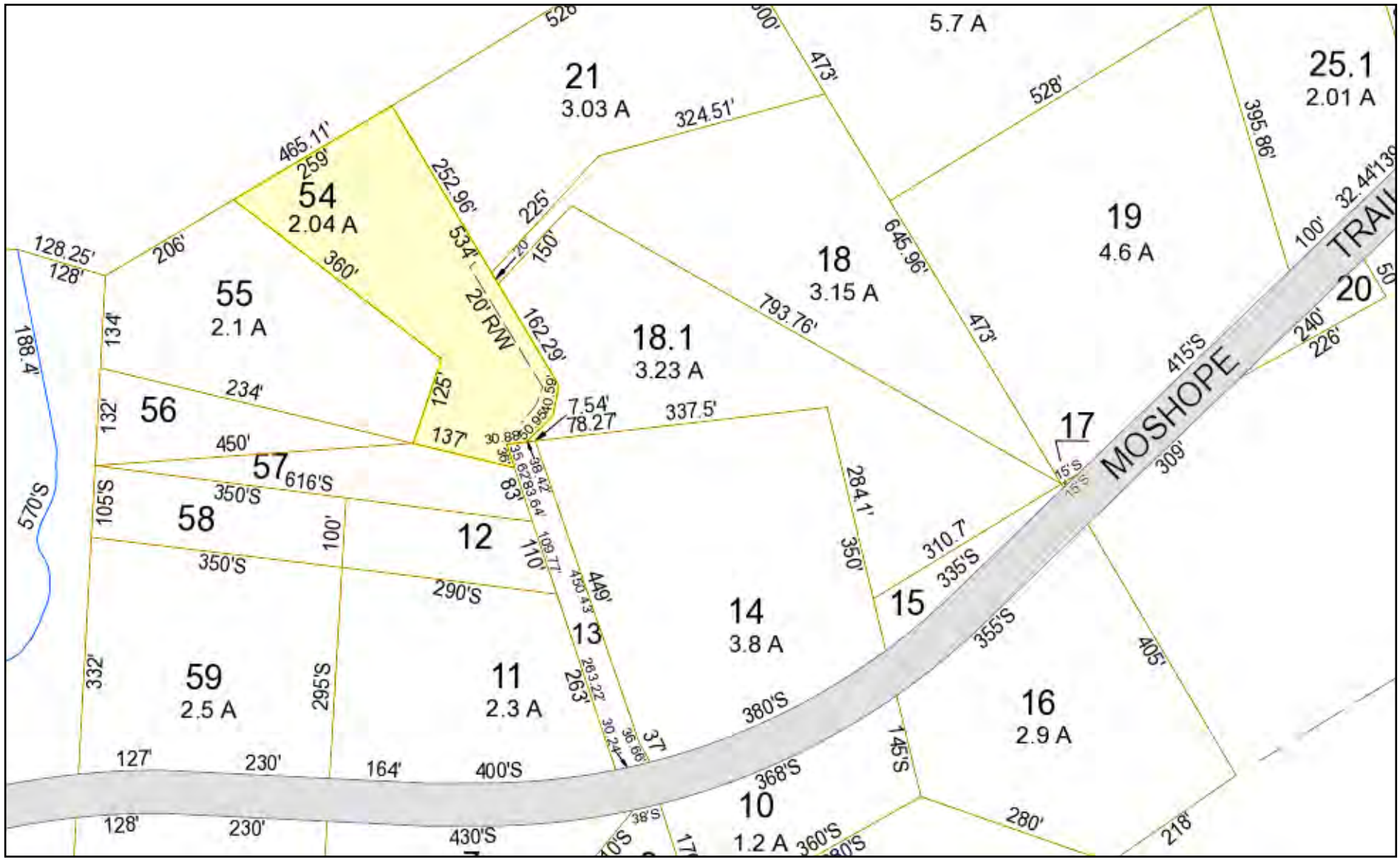

Trimmer, Map 12, Parcel 54
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **9 LIGHTHOUSE RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 4-40
Vision ID: 760

Owner: BERKE ERIC SHERYL
Co-Owner: 9 LIGHTHOUSE RD TRUST
Mailing Address: 311 RUSSELL HILL RD

TORONTO, ONTARIO, 00 M4V2T7

General Information

Map: 4
Lot: 40

Use Description: OCN FT MDL-01
Zone:
Land Area in Acres: 1.3

Assessed Value

Land: $ 1312500
Buildings: $ 421700
Extra Bldg Features: $ 9600
Outbuildings: $ 0
Total: $ 1734200

Sale History

Book/Page: 1047/ 518
Sale Date: 7/6/2005 12:00:00 AM
Sale Price: 1825000

Building Details: Building # 1

Model Description: Residential
Living Area: 2368
Approx Year Built: 2005
Style: Modern/Contemp
Stories: 1
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: Central

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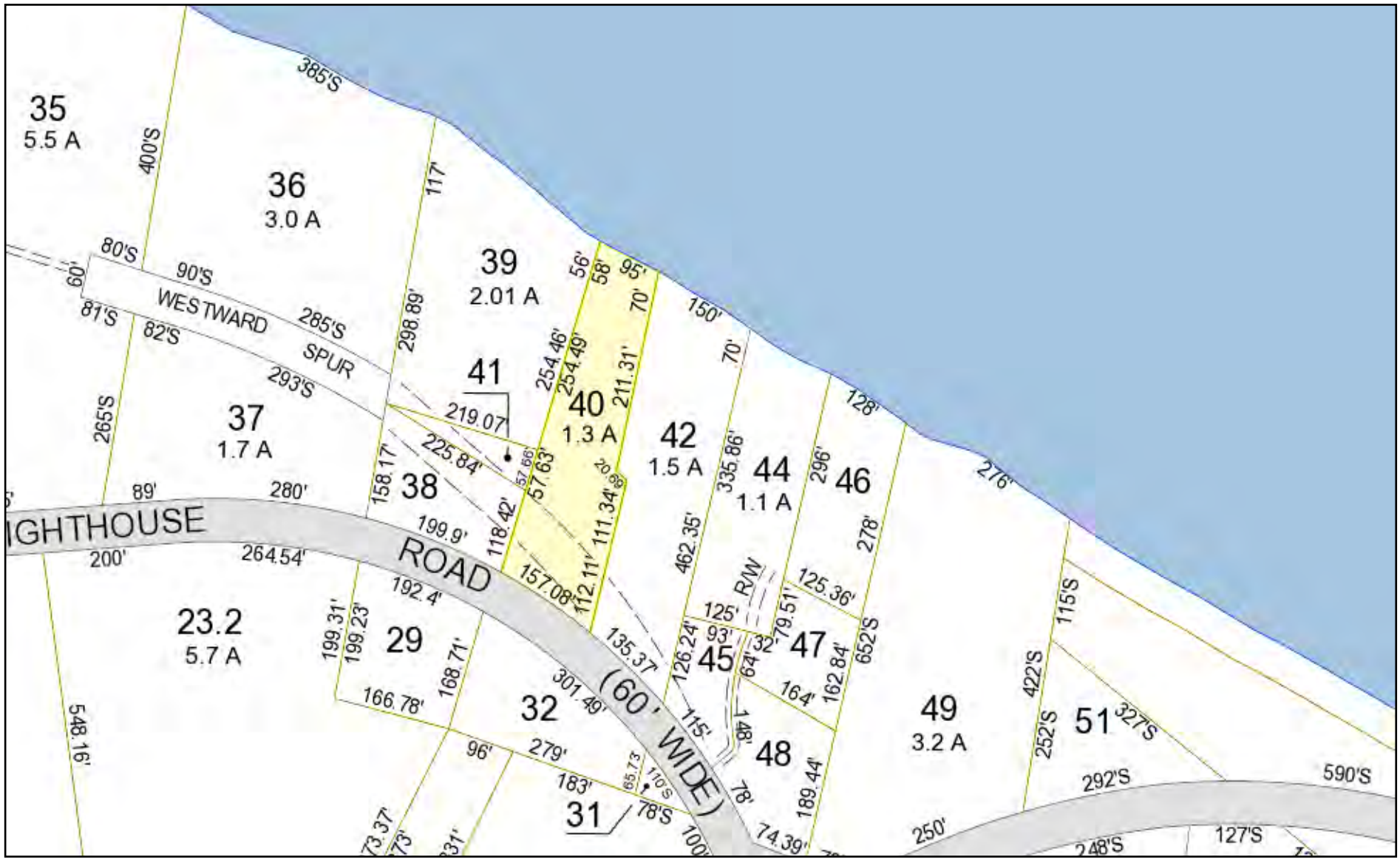

Berke, Map 4, Parcel 40
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **17 OLD SOUTH RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 9-19
Vision ID: 456

Owner: VANDERHOOP MATTHEW
Co-Owner:
Mailing Address: 17 OLD SOUTH RD

AQUINNAH, MA 02535

General Information

Map: 9
Lot: 18

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 2

Assessed Value

Land: $ 186400
Buildings: $ 561800
Extra Bldg Features: $ 5400
Outbuildings: $ 0
Total: $ 748200

Sale History

Book/Page: 648/ 475
Sale Date: 1/20/1995 12:00:00 AM
Sale Price: 5000

Building Details: Building # 1

Model Description: Residential
Living Area: 4088
Approx Year Built: 2005
Style: Modern/Contemp
Stories: 1.75
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood on Sheath
Exterior Wall Desc 2:

Roof Cover Desc: Asbestos Shing
Roof Structure Desc: Gable/Hip
Heat Type: Hot Water
Heat Fuel: Gas
A/C Type: None

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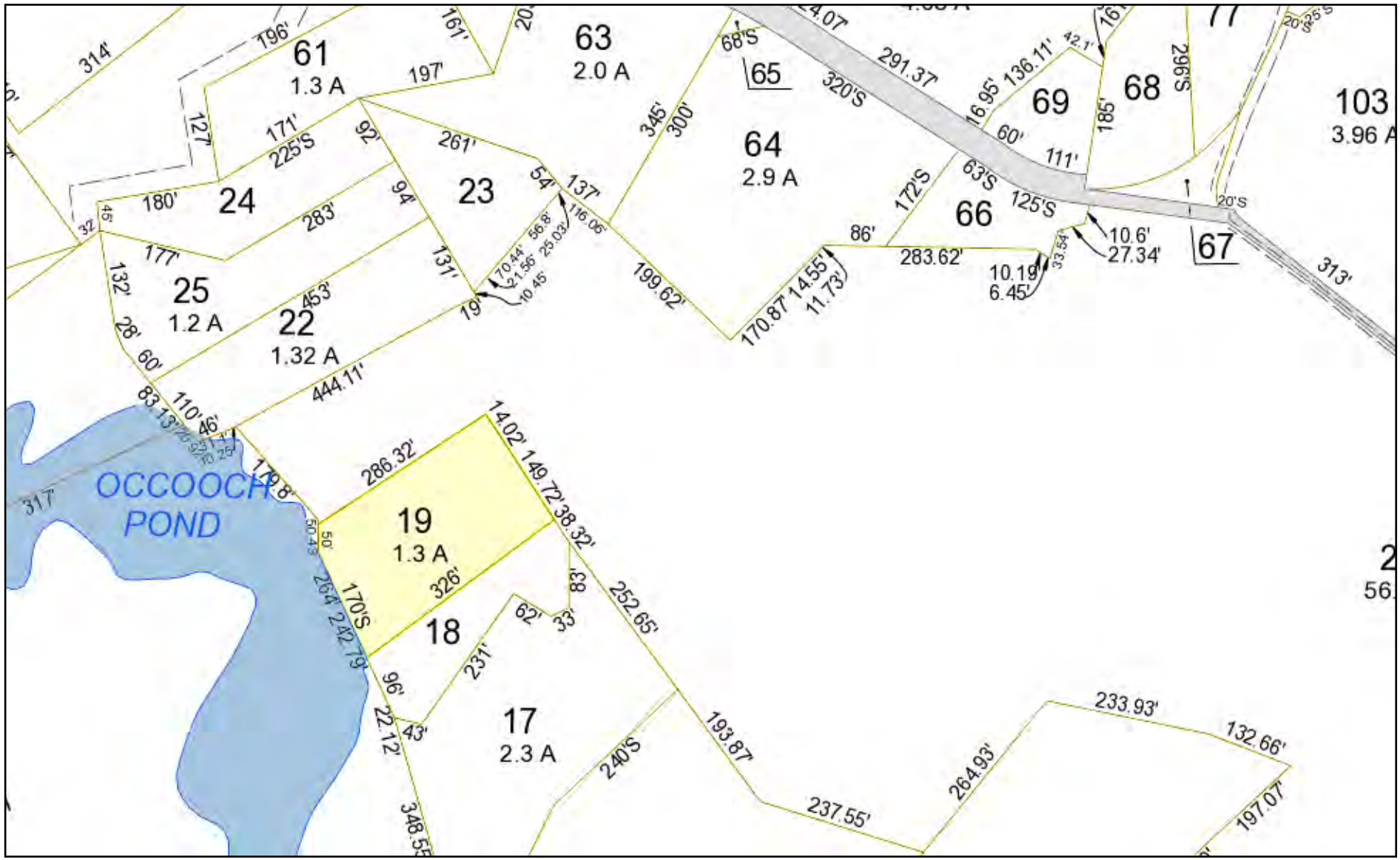

Vanderhoop, Map 9, Parcel 19
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **LOBSTERVILLE RD**

Town of Aquinnah, MA

Parcel Information

NO PHOTO AVAILABLE

Parcel ID: 4-15.7
Vision ID: 101945

Owner: ISLAND AFFORDABLE HOUSING
Co-Owner: CORP
Mailing Address:
P O BOX 1260

WEST TISBURY, MA 02575

General Information

Map: 4
Lot: 15

Use Description: RES ACLNDV MDL-00
Zone:
Land Area in Acres: 1

Assessed Value

Land: $ 1098600
Buildings: $ 0
Extra Bldg Features: $ 0
Outbuildings: $ 0
Total: $ 1098600

Sale History

Book/Page: 921/ 829
Sale Date: 1/17/2003 12:00:00 AM
Sale Price: 1352285

Building Details: Building # 1

NO PHOTO AVAILABLE

Model Description:
Living Area:
Approx Year Built:
Style:
Stories:
Occupancy:
No. Total Rooms:
No. Bedrooms:
No. Baths:
No. Half Baths:
Bathroom Desc:

Kitchen Desc:
Interior Wall Desc 1:
Interior Wall Desc 2:
Exterior Wall Desc 1:
Exterior Wall Desc 2:

Roof Cover Desc:
Roof Structure Desc:
Heat Type:
Heat Fuel:
A/C Type:

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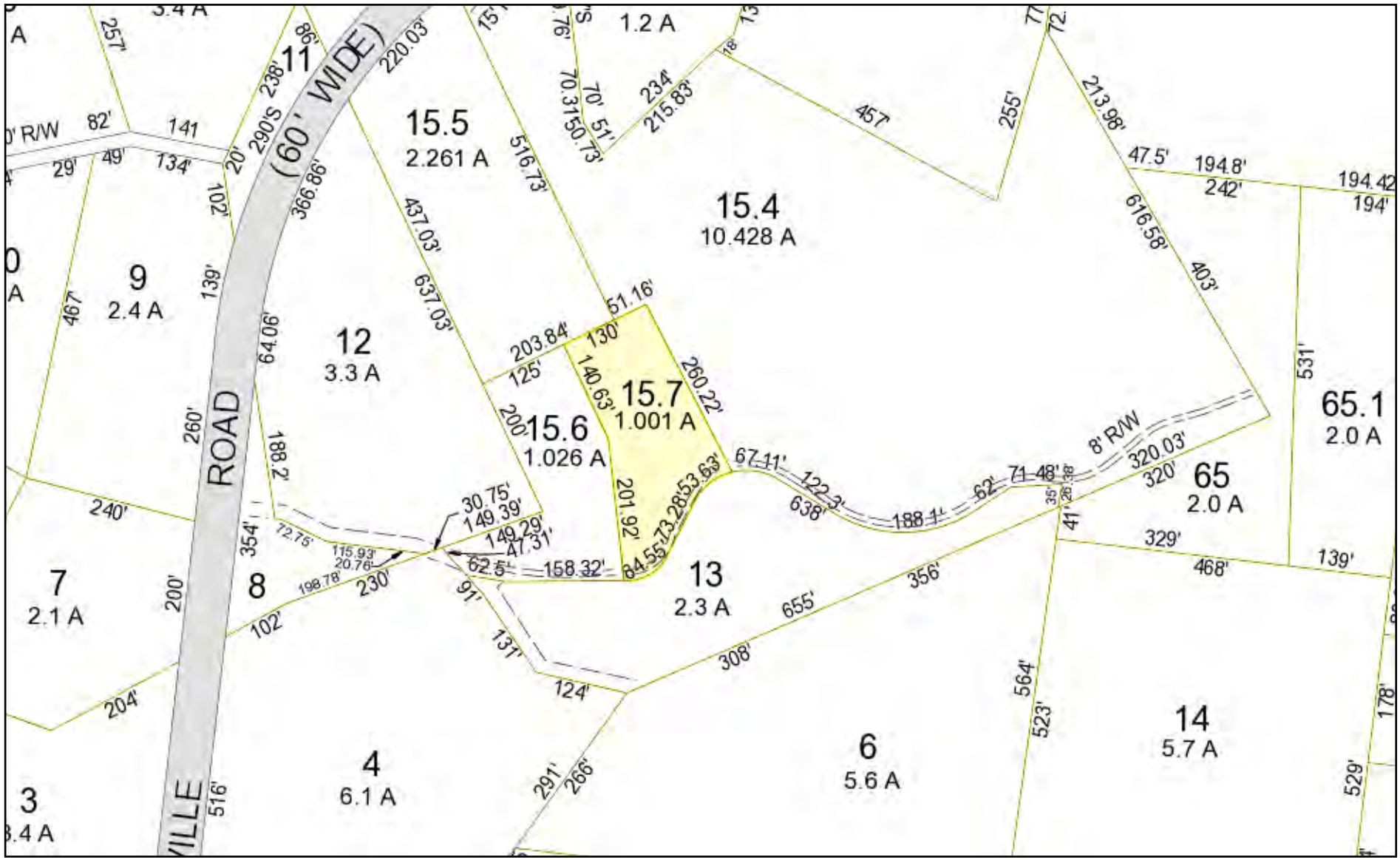

Island Affordable Housing, Map 4, Parcel 15.7
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **93 STATE RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 6-45.2
Vision ID: 100722

Owner: TAYLOR ISAAC
Co-Owner:
Mailing Address: BOX 638

CHILMARK, MA 02535

General Information

Map: 6
Lot: 45

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 3.75

Assessed Value

Land: $ 611800
Buildings: $ 270700
Extra Bldg Features: $ 0
Outbuildings: $ 0
Total: $ 882500

Sale History

Book/Page: 14/ 243
Sale Date: 12/8/2006 12:00:00 AM
Sale Price:

Building Details: Building # 1

Model Description: Residential
Living Area: 2046
Approx Year Built: 2006
Style: Conventional
Stories: 1
Occupancy: 1
No. Total Rooms: 2 Rooms
No. Bedrooms: 1 Bedroom
No. Baths:
No. Half Baths:
Bathroom Desc:

Kitchen Desc:
Interior Wall Desc 1: K PINE/A WD
Interior Wall Desc 2:
Exterior Wall Desc 1: Stucco/Masonry
Exterior Wall Desc 2: Wood Shingle

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Oil
A/C Type: None

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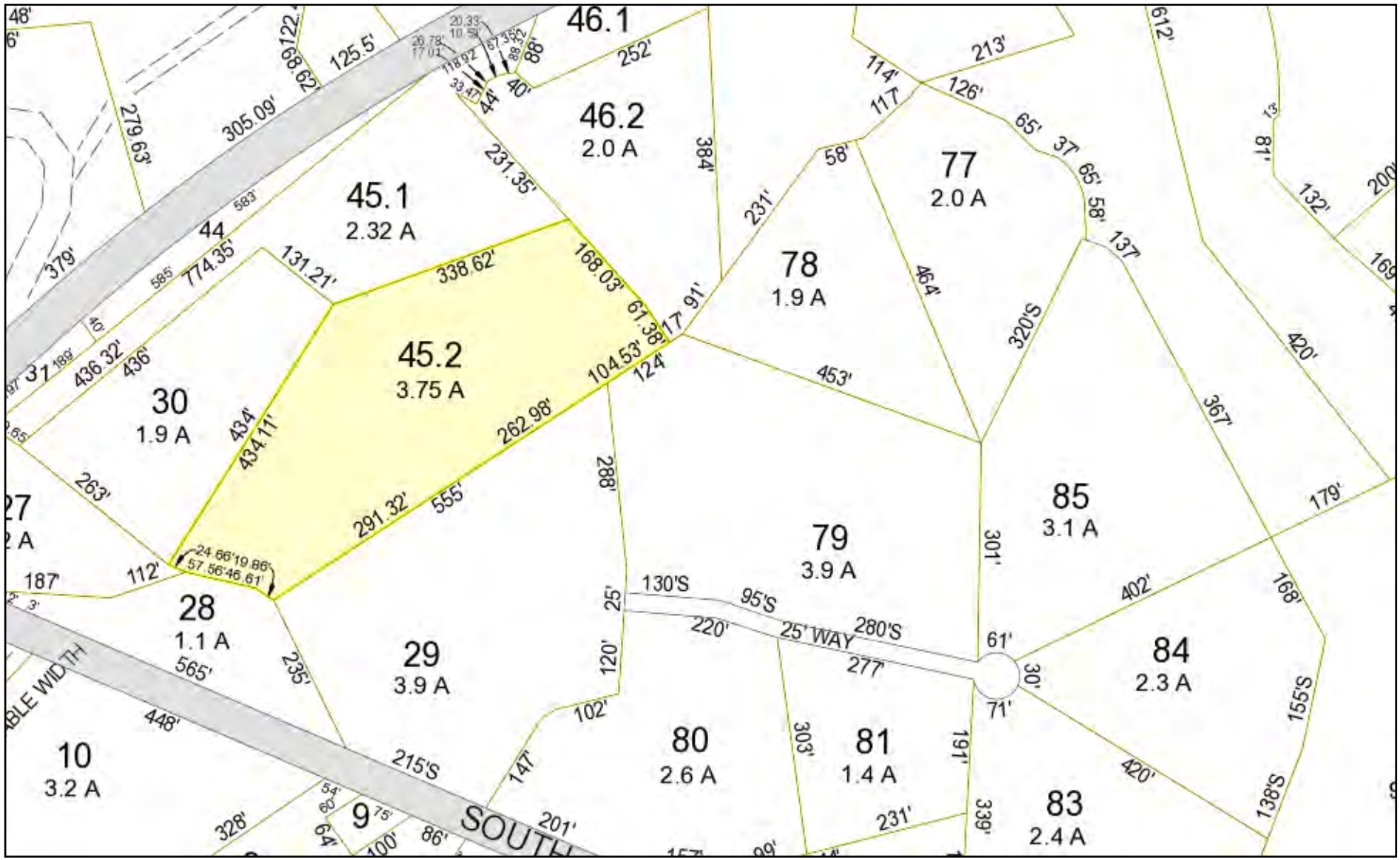

Taylor, Map 6, Parcel 45.2
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **9 A EAST PASTURE WAY**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 8-109
Vision ID: 100682

Owner: THE EAST PASTURE LLC
Co-Owner: BROWN GARDNER M & VICTORIA
Mailing Address: F MGRS
3826 46TH AVE NE

SEATTLE, WA 98105

General Information

Map: 8
Lot: 109

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 3

Assessed Value

Land: $ 982200
Buildings: $ 264700
Extra Bldg Features: $ 5500
Outbuildings: $ 0
Total: $ 1246900

Sale History

Book/Page: 1155/ 494
Sale Date: 7/2/2008 12:00:00 AM
Sale Price:

Building Details: Building # 1

Model Description: Residential
Living Area: 1308
Approx Year Built: 2007
Style: Modern/Contemp
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 2 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: None

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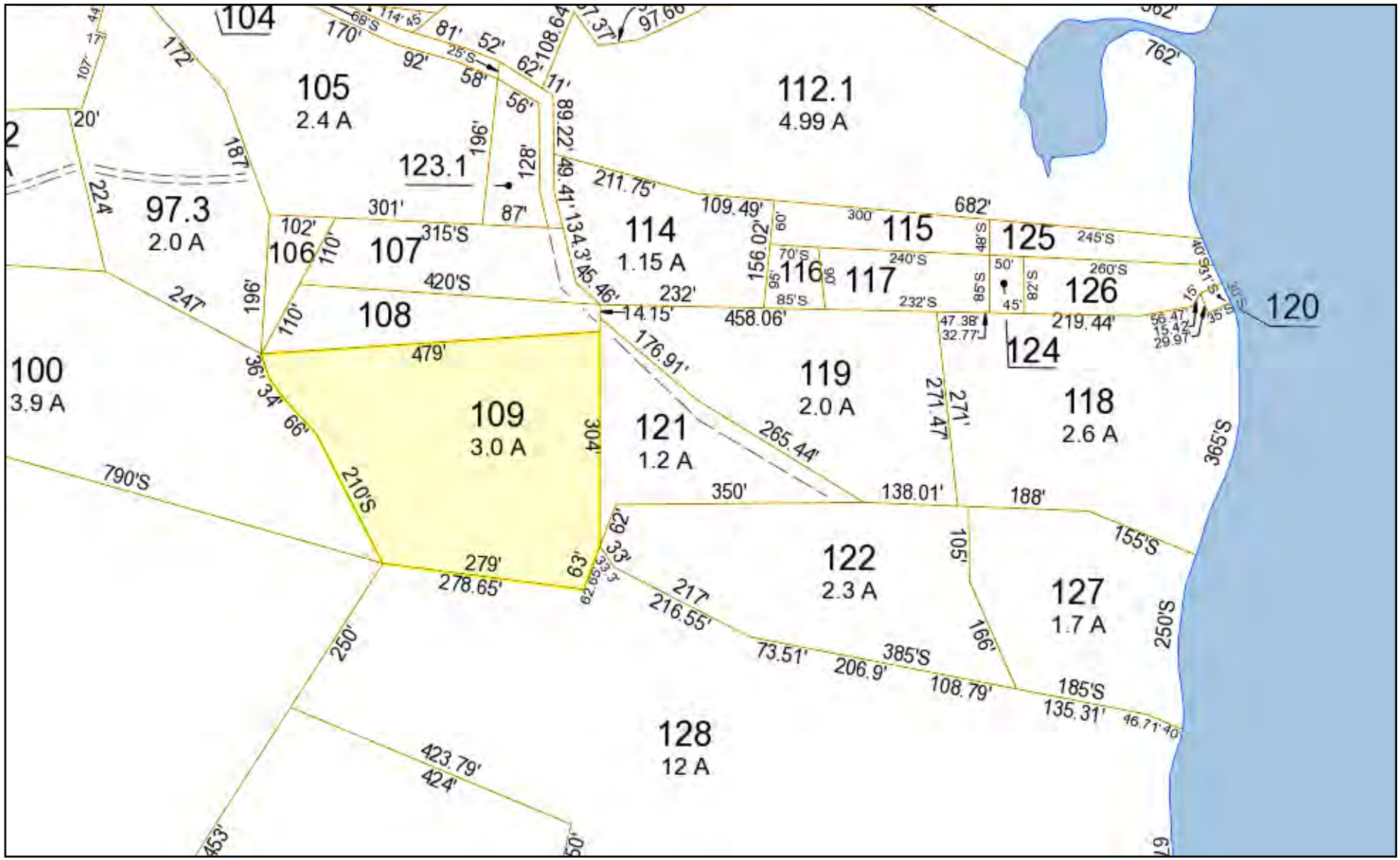

Brown, Map 8, Parcel 109
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: 3 SKYE LN

Town of Aquinnah, MA

Parcel Information

Parcel ID: 4-20
Vision ID: 343

Owner: VOGEL IRIS A
Co-Owner:
Mailing Address: 100 HARBOR LN

NEW ROCHELLE, NY 10805

General Information

Map: 4
Lot: 20

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 3.2

Assessed Value

Land: $ 694500
Buildings: $ 182500
Extra Bldg Features: $ 0
Outbuildings: $ 0
Total: $ 877000

Sale History

Book/Page: 1167/ 422
Sale Date: 1/16/2009 12:00:00 AM
Sale Price: 880000

Building Details: Building # 1

Model Description: Residential
Living Area: 700
Approx Year Built: 2007
Style: Ranch
Stories: 1
Occupancy:
No. Total Rooms:
No. Bedrooms: 1 Bedroom
No. Baths:
No. Half Baths:
Bathroom Desc: Average

Kitchen Desc: Average
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: GeoThermal
Heat Fuel: GeoThermal
A/C Type: None

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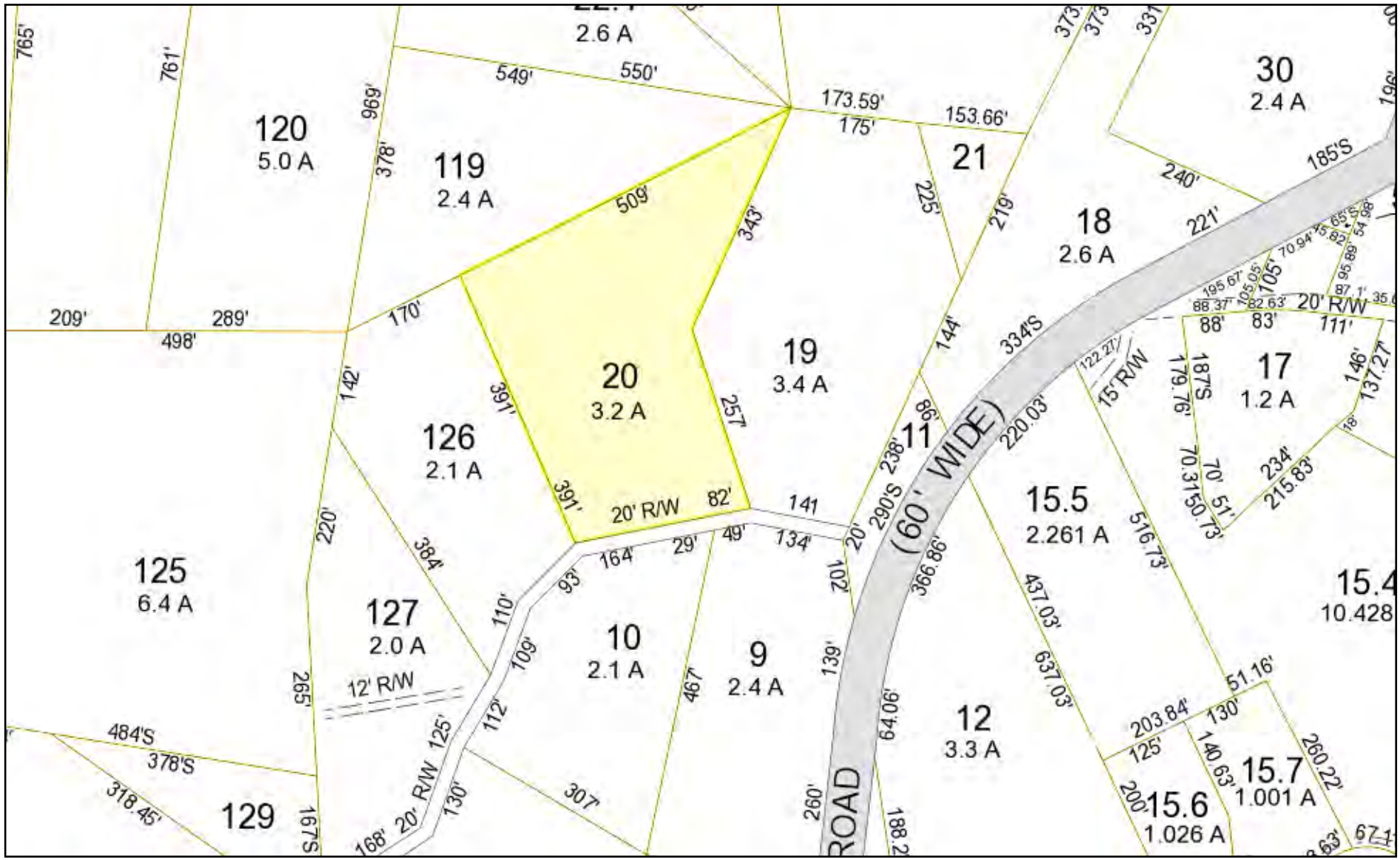

Vogel, Map 4, Parcel 20
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: 5 CHURCH ST

Town of Aquinnah, MA

Parcel Information

Parcel ID: 9-84
Vision ID: 138

Owner: VANDERHOOP DAVID E
Co-Owner: VANDERHOOP GEORGINA S
Mailing Address: 5 CHURCH ST

CHILMARK, MA 02535

General Information

Map: 9
Lot: 84

Use Description: SINGLE FAM MDL-01
Zone: R1
Land Area in Acres: 5.9481405

Assessed Value

Land: $ 488400
Buildings: $ 247600
Extra Bldg Features: $ 5500
Outbuildings: $ 0
Total: $ 736000

Sale History

Book/Page: 822/ 685
Sale Date: 2/7/2001 12:00:00 AM
Sale Price: 200000

Building Details: Building # 1

Model Description: Residential
Living Area: 1992
Approx Year Built: 2007
Style: Conventional
Stories: 2
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc:

Kitchen Desc:
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Hot Air-no Duc
Heat Fuel: Gas
A/C Type: None

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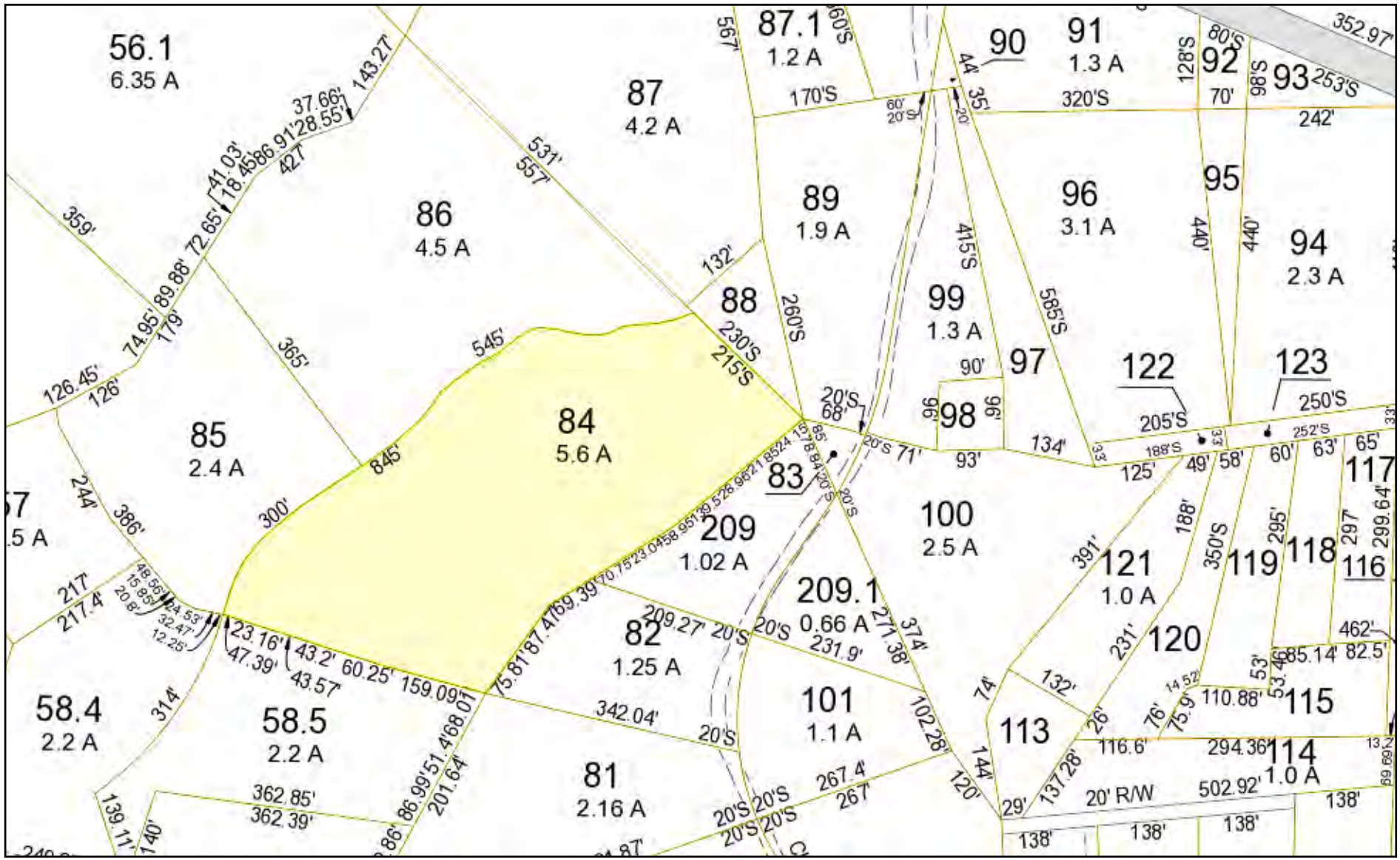

David Vanderhoop, Map 9, Parcel 84
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **44 OLD SOUTH RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 9-158.2
Vision ID: 100422

Owner: VANDERHOOP DURWOOD
Co-Owner:
Mailing Address: 44 OLD SOUTH RD

AQUINNAH, MA 02535

General Information

Map: 9
Lot: 158

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 2.05

Assessed Value

Land: $ 10000
Buildings: $ 206250
Extra Bldg Features: $ 0
Outbuildings: $ 0
Total: $ 216250

Sale History

Book/Page: 928/ 541
Sale Date: 2/21/2003 12:00:00 AM
Sale Price: 10000

Building Details: Building # 1

Model Description: Residential
Living Area: 2400
Approx Year Built: 2007
Style: Colonial
Stories: 2
Occupancy:
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Average

Kitchen Desc: Average
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: None

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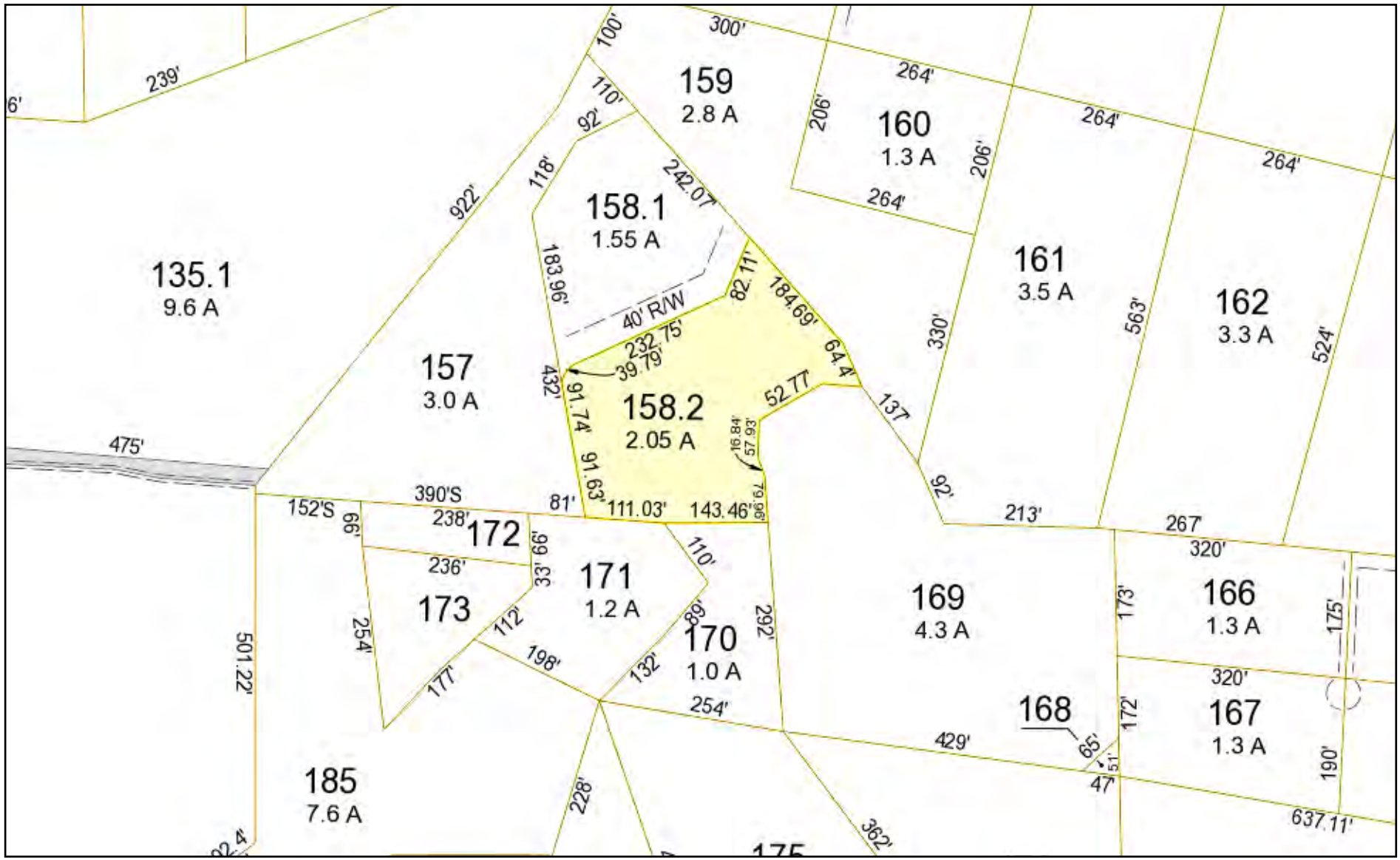

Woody Vanderhoop, Map 9, Parcel 158.2
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: 51 LIGHTHOUSE RD

Town of Aquinnah, MA

Parcel Information

Parcel ID: 5-56
Vision ID: 735

Owner: CANEDA CARMEN
Co-Owner: GILFILLAN RICHARD
Mailing Address: 2811 N ST NW

WASHINGTON, DC 20007

General Information

Map: 5
Lot: 56

Use Description: SINGLE FAM MDL-01
Zone: RI
Land Area in Acres: 1.6

Assessed Value

Land: $ 1058000
Buildings: $ 552900
Extra Bldg Features: $ 7400
Outbuildings: $ 0
Total: $ 1610900

Sale History

Book/Page: 66/ 11
Sale Date: 1/17/2007 12:00:00 AM
Sale Price: 1350000

Building Details: Building # 1

Model Description: Residential
Living Area: 2100
Approx Year Built: 2008
Style: Modern/Contemp
Stories: 1
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 4 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2: Cust Wd Panel
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type: Central

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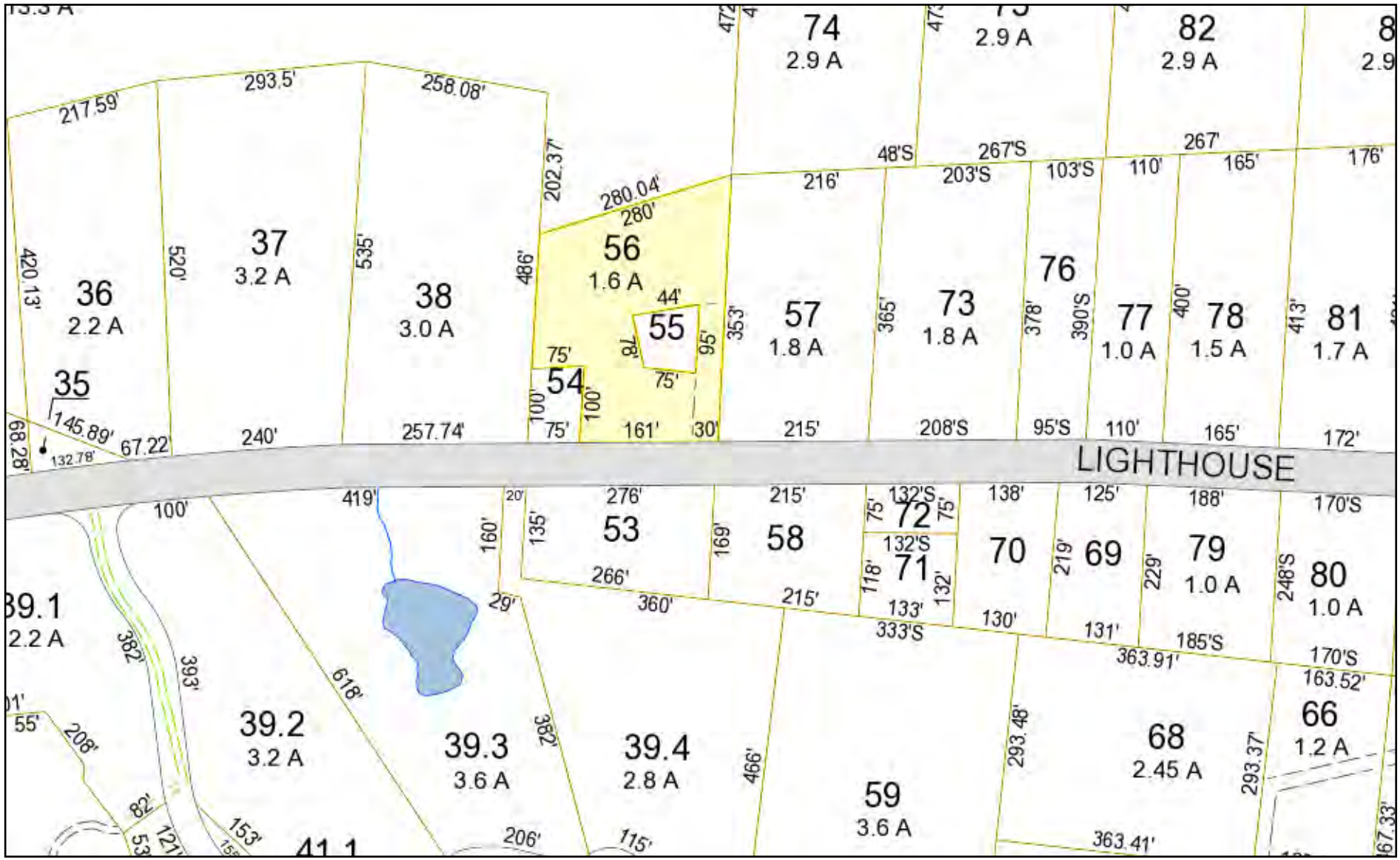

Caneda, Map 5, Parcel 56
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: 15 ROSE MEADOW WY

Town of Aquinnah, MA

Parcel Information

Parcel ID: 6-70.3
Vision ID: 969

Owner: GALLAGHER PETER S
Co-Owner: GALLAGHER SHARON D
Mailing Address: 76 BARSTOW AVE

NORWELL, MA 02061

General Information

Map: 6
Lot: 70

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 4.03999082

Assessed Value

Land: $ 1034200
Buildings: $ 403900
Extra Bldg Features: $ 9900
Outbuildings: $ 0
Total: $ 1438100

Sale History

Book/Page: 973/ 427
Sale Date: 9/30/2003 12:00:00 AM
Sale Price: 700000

Building Details: Building # 1

Model Description: Residential
Living Area: 2344
Approx Year Built: 2008
Style: Modern/Contemp
Stories: 2
Occupancy:
No. Total Rooms:
No. Bedrooms: 4 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Hot Water
Heat Fuel: Gas
A/C Type: None

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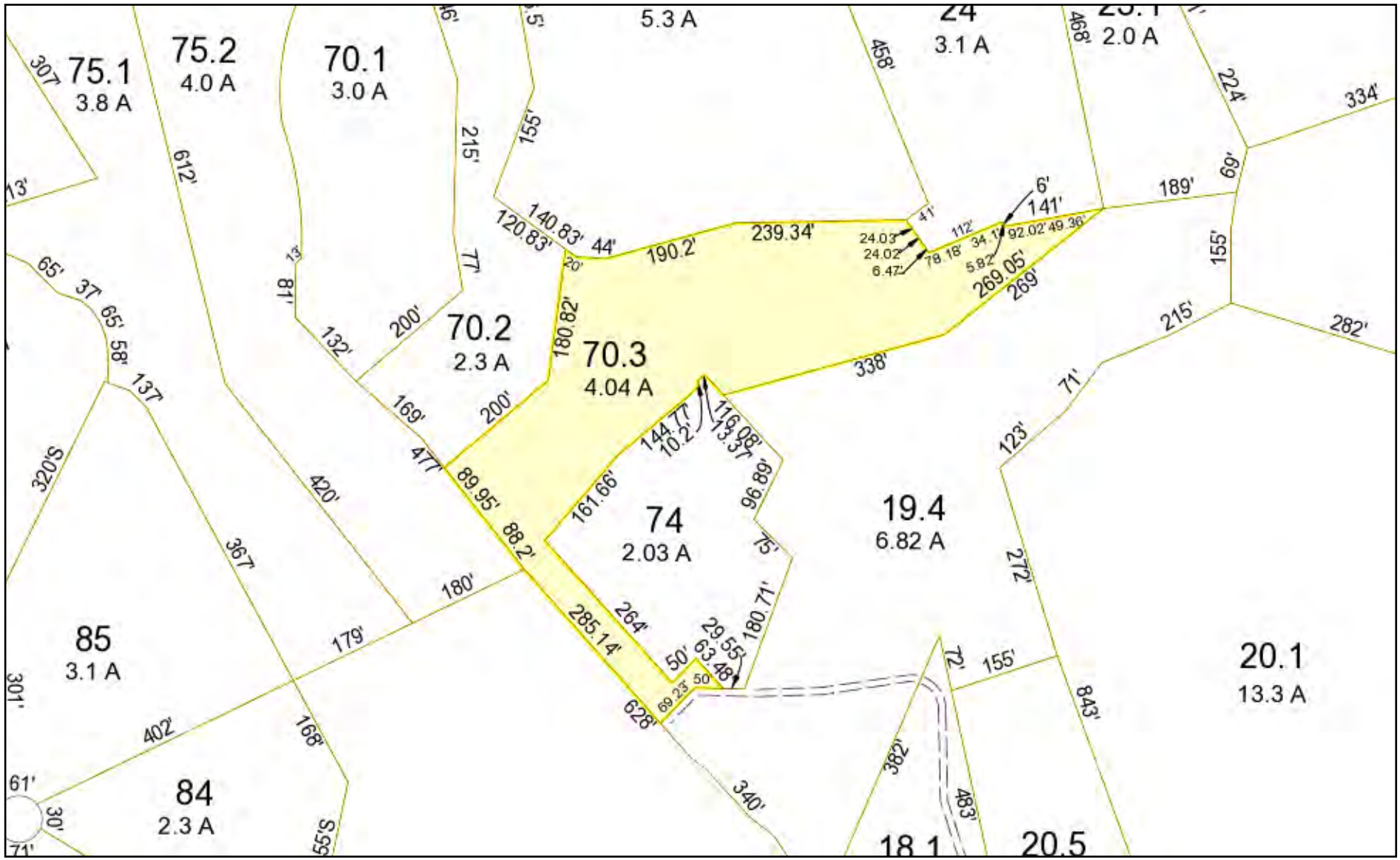

Gallagher, Map 6, Parcel 70.3
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: **29 OXCART RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 2-30
Vision ID: 693

Owner: GEBB ADAM E
Co-Owner:
Mailing Address: 35 FROST ST

BRATTLEBORO, VT 05301

General Information

Map: 2
Lot: 30

Use Description: OCN FT MDL-01
Zone: R1
Land Area in Acres: 1.7

Assessed Value

Land: $ 1881700
Buildings: $ 278800
Extra Bldg Features: $ 2600
Outbuildings: $ 0
Total: $ 2160500

Sale History

Book/Page: 1203/1066
Sale Date: 2/11/2010 12:00:00 AM
Sale Price: 2500000

Building Details: Building # 1

Model Description: Residential
Living Area: 1274
Approx Year Built: 2008
Style: Modern/Contemp
Stories: 1.5
Occupancy:
No. Total Rooms:
No. Bedrooms: 2 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Average

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Cedar or Redwd
Exterior Wall Desc 2:

Roof Cover Desc: Asph/F Gls/Cmp
Roof Structure Desc: Gable/Hip
Heat Type: Forced Air-Duc
Heat Fuel: Gas
A/C Type:

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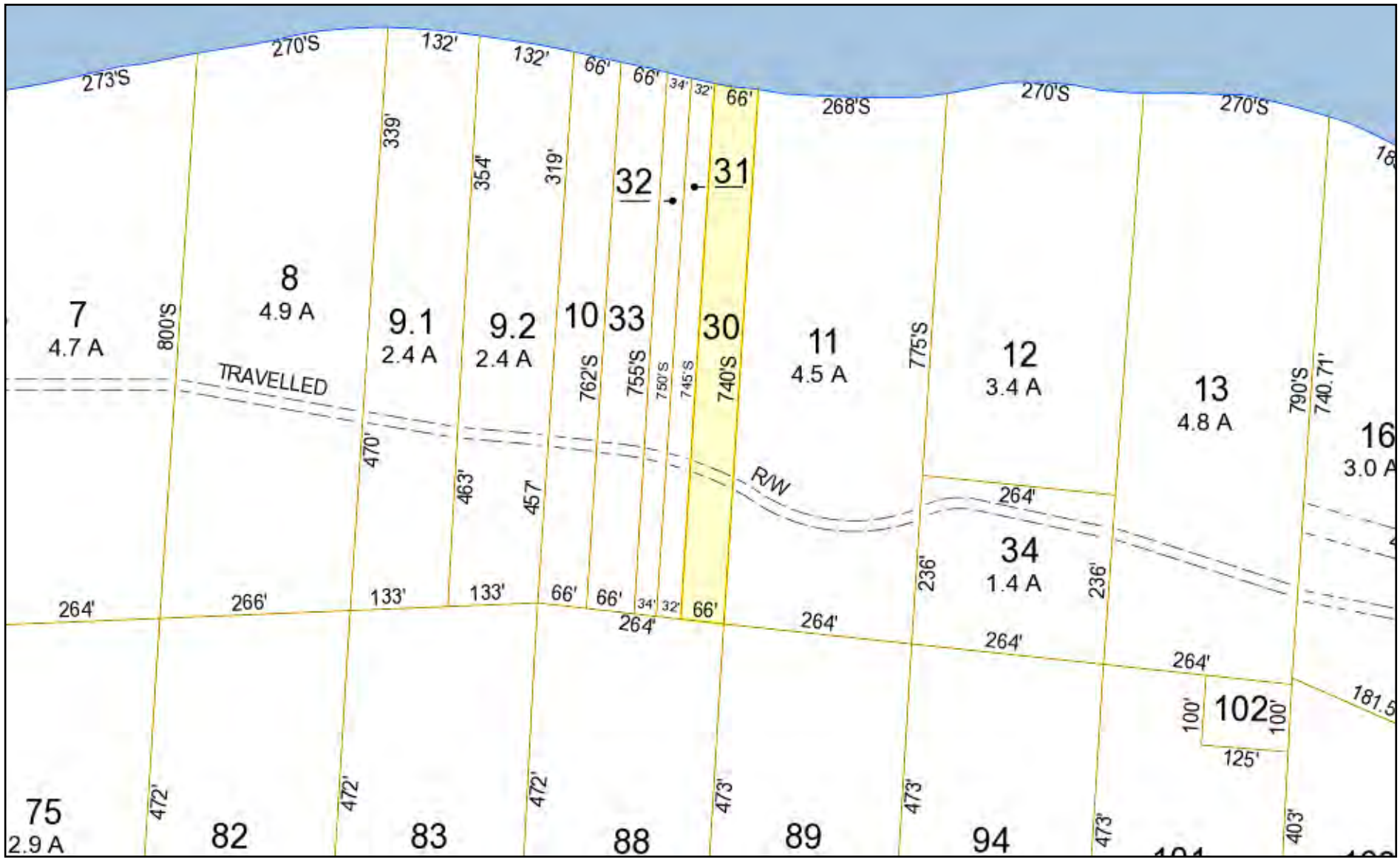

Gebb, Map 2, Parcel 30
Aquinnah, MA

1 Inch = 200 Feet

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Property Card: SUNSET LN

Town of Aquinnah, MA

Parcel Information

Parcel ID: 6-105.3
Vision ID: 100463

Owner: HAJJAR CHARLES C TRUSTEE
Co-Owner: SUNSET WAY REALTY TRUST
Mailing Address: 30 ADAMS ST

MILTON, MA 02186

General Information

Map: 6
Lot: 105

Use Description: SINGLE FAM MDL-01
Zone:
Land Area in Acres: 4.1

Assessed Value

Land: $ 1244600
Buildings: $ 624200
Extra Bldg Features: $ 5000
Outbuildings: $ 0
Total: $ 1868800

Sale History

Book/Page: 952/ 199
Sale Date: 6/12/2003 12:00:00 AM
Sale Price: 1250000

Building Details: Building # 1

Model Description: Residential
Living Area: 2609
Approx Year Built: 2008
Style: Custom
Stories: 1
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 4 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2: Cust Wd Panel
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2: Stucco/Masonry

Roof Cover Desc: Wood Shingle
Roof Structure Desc: Gable/Hip
Heat Type: Hydro-air
Heat Fuel: Gas
A/C Type: Central

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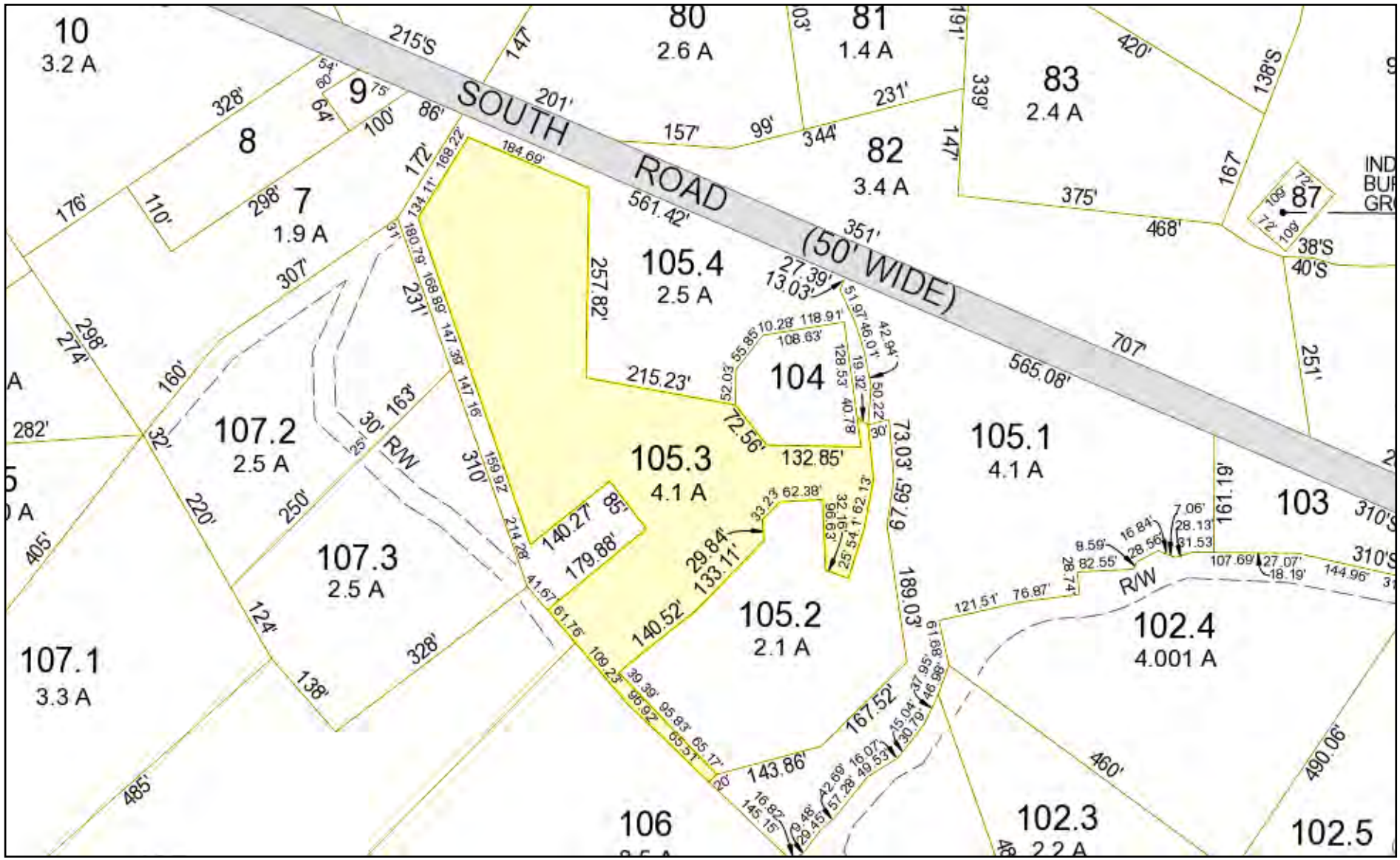

Hajjar, Map 6, Parcel 105.3
Aquinnah, MA

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Property Card: **69 LIGHTHOUSE RD**

Town of Aquinnah, MA

Parcel Information

Parcel ID: 6-58
Vision ID: 33

Owner: VLACHOS PETER A
Co-Owner:
Mailing Address: 245 WEST 107TH ST
APT 3H
NEW YORK, NY 10025

General Information

Map: 6
Lot: 58

Use Description: SINGLE FAM MDL-01
Zone: R1
Land Area in Acres: 0.8

Assessed Value

Land: $ 1087300
Buildings: $ 636100
Extra Bldg Features: $ 5000
Outbuildings: $ 0
Total: $ 1723400

Sale History

Book/Page: 846/ 864
Sale Date: 8/22/2001 12:00:00 AM
Sale Price: 725000

Building Details: Building # 1

Model Description: Residential
Living Area: 1636
Approx Year Built: 2008
Style: Custom
Stories: 1
Occupancy: 1
No. Total Rooms:
No. Bedrooms: 3 Bedrooms
No. Baths:
No. Half Baths:
Bathroom Desc: Modern

Kitchen Desc: Good
Interior Wall Desc 1: Drywall/Sheet
Interior Wall Desc 2:
Exterior Wall Desc 1: Wood Shingle
Exterior Wall Desc 2:

Roof Cover Desc: Wood Shingle
Roof Structure Desc: Gable/Hip
Heat Type: Hot Air-no Duc
Heat Fuel: Solar Assisted
A/C Type: None

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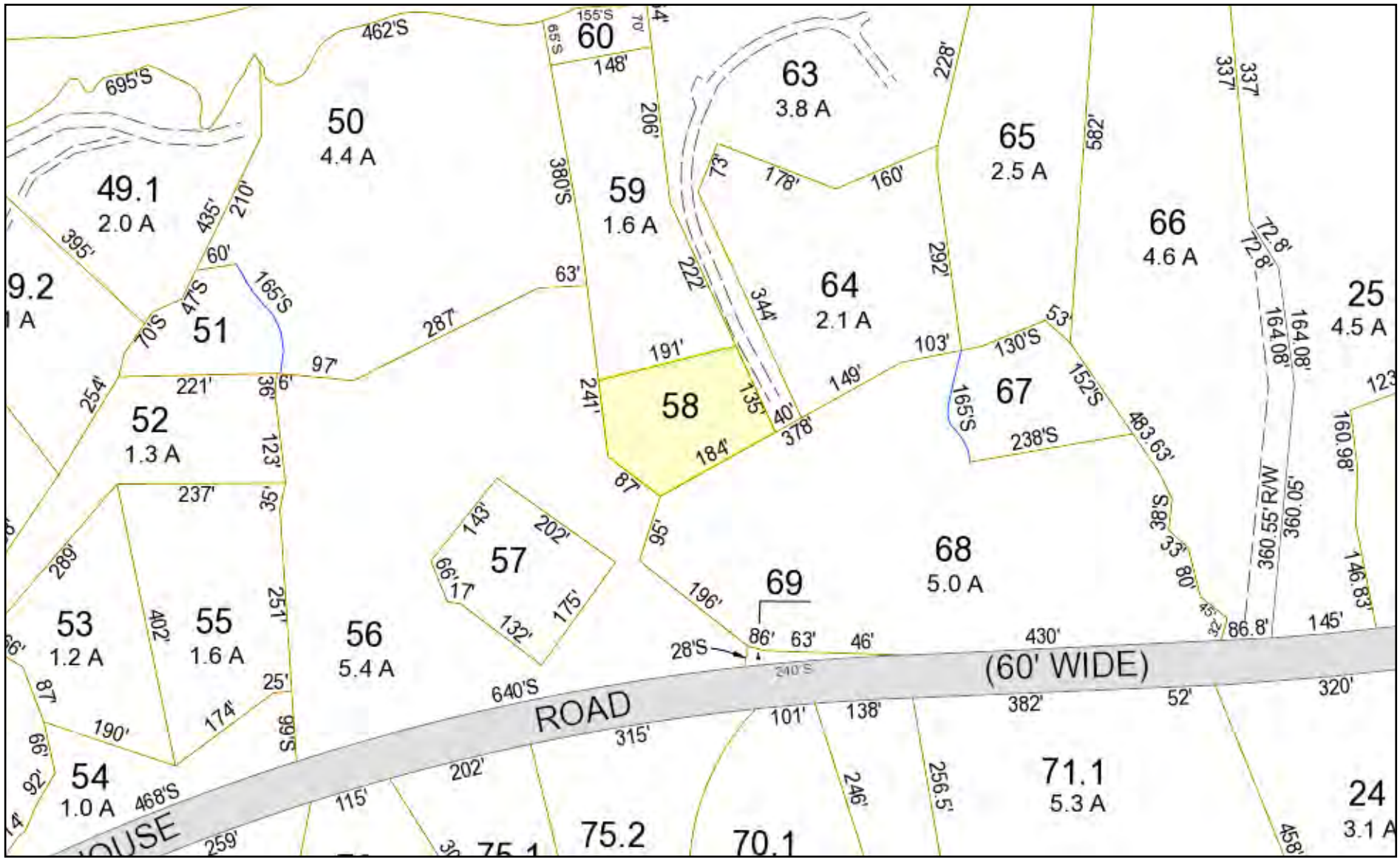

Vlachos, Map 6, Parcel 58
Aquinnah, MA

1 Inch = 200 Feet

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EXHIBIT D

Neely, Map 10, Parcel 64.1

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Goldberg, Map 4, Parcel 67

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Macey, Map 5, Parcel 208.1

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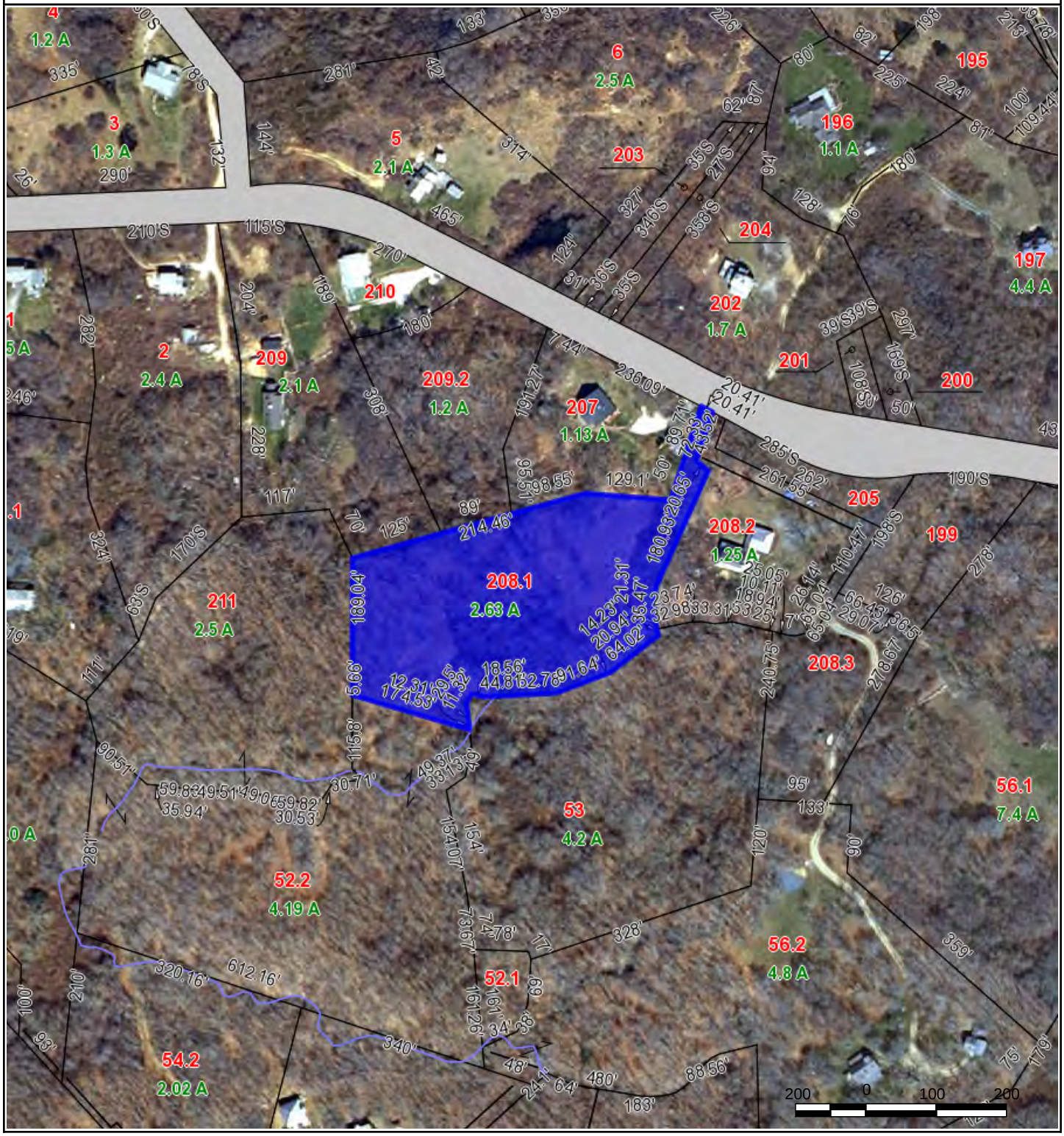

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Middleton, Map 4, Parcel 61

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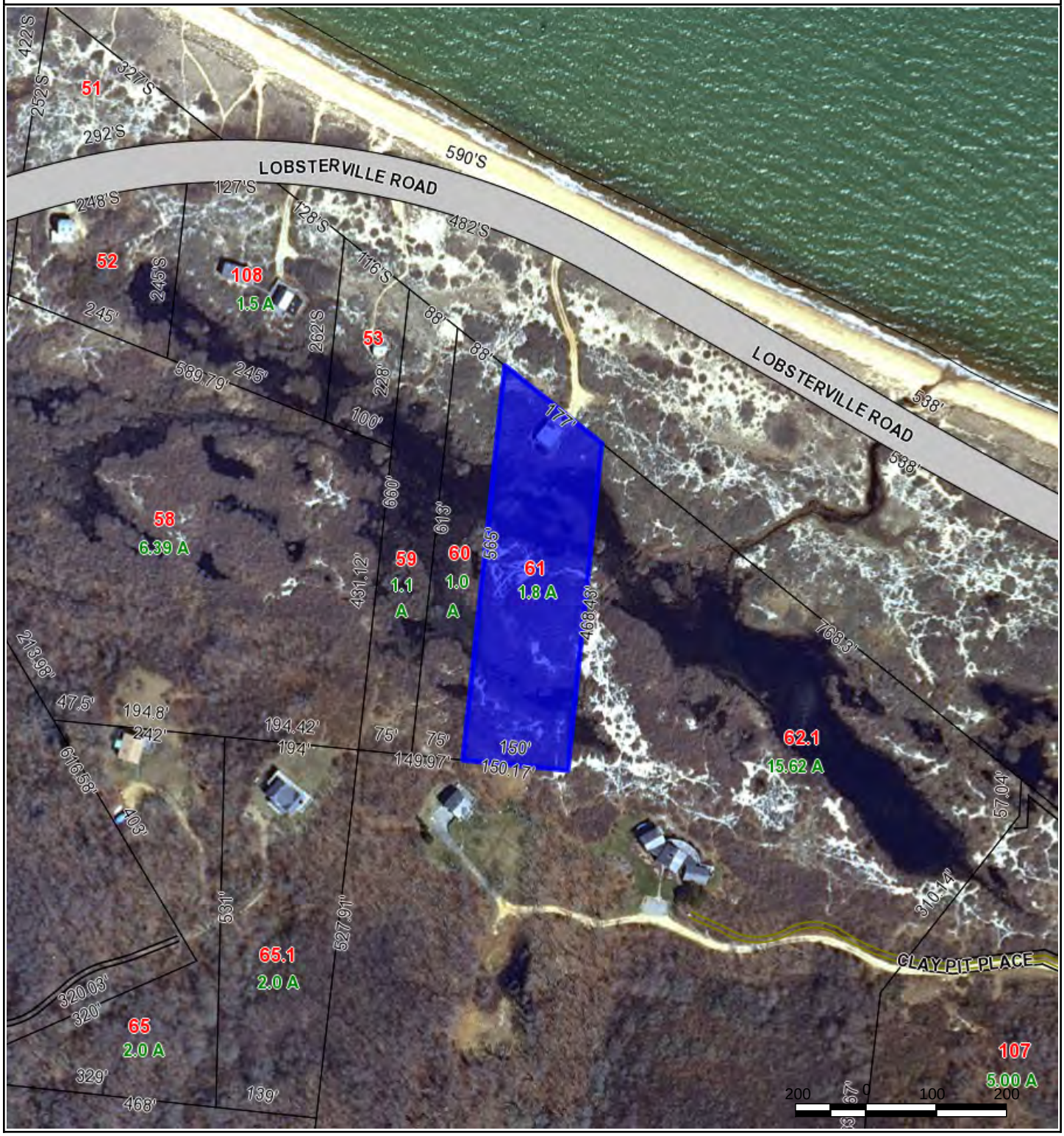

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