



RECEIPT DATE May 28, 2009 NO. 8331

RECEIVED FROM Tighe & Bond

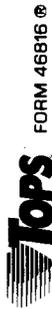
ADDRESS 53 Southampton Rd Westfield, MA

One thousand twelve and 00/100 DOLLARS \$ 1,012.00

FOR Special Permit

CK # 132373

| ACCOUNT | | HOW PAID | | |
|-----------------|-----------------|-------------|-----------------|---|
| AMT. OF ACCOUNT | <u>1,012.00</u> | CASH | | S. H. Planning Board BY <u>Doris Leclair</u> |
| AMT. PAID | <u>1,012.00</u> | CHECK | <u>1,012.00</u> | |
| BALANCE DUE | <u>0</u> | MONEY ORDER | | |



RECEIPT DATE May 28, 2009 NO. 8332

RECEIVED FROM Tighe & Bond

ADDRESS 53 Southampton Rd, Westfield, MA

One hundred eighty eight and 75/100 DOLLARS \$ 188.75

FOR Site Plan Review

CK # 132372

| ACCOUNT | | HOW PAID | | |
|-----------------|---------------|-------------|---------------|---|
| AMT. OF ACCOUNT | <u>188.75</u> | CASH | | S. H. Planning Board BY <u>Doris Leclair</u> |
| AMT. PAID | <u>188.75</u> | CHECK | <u>188.75</u> | |
| BALANCE DUE | <u>0</u> | MONEY ORDER | | |

G-0457-1-50
May 26, 2009

Town of South Hadley
Planning Board
c/o Richard Harris, AICP
116 Main Street, Room 204
South Hadley, MA 01075

Re: **Application for Special Permit and Site Plan Approval
Granby Sanitary Landfill
Leachate Storage Tank**

Dear Members of the Board:

On behalf of the Holyoke Sanitary Landfill Inc. (HSLI), both the Operator and the Applicant, Tighe & Bond is pleased to submit the enclosed application for a Special Permit and Site Plan Approval.

The Applicant is seeking the Special Permit to construct a proposed above ground leachate storage tank on a parcel of land located on Bartlett Street, as an accessory use to the Granby Sanitary Landfill (GSL) located at 11 New Ludlow Road, Granby. The Bartlett Road parcel is located within the Town's Agricultural Zone. Landfills are allowed as a "Major Fill Activity" within the Agricultural District with a Special Permit issued by the Planning Board, and, thus, accessory uses to a landfill such as the proposed leachate storage tank, are also allowed by Special Permit. Site Plan Approval is required for the project as it involves construction of an industrial structure. The above-outlined filing strategy has been discussed with the Town Planner.

The project site consists of four parcels owned by HSLI that directly abut the west side of the GSL site. The proposed leachate storage tank will consist of a glass lined tank located adjacent to the west side of the existing landfill, on a parcel located in the Town of South Hadley. The proposed tank will be partially depressed and will be supported by a reinforced concrete ring foundation. The proposed tank will have a capacity of 100,000 gallons. The tank has a diameter of 31 feet and is 25 feet tall at the highest point of its domed roof.

The tank will be provided with access ways, vents, pump access ways, pipe penetrations as well as high and low level alarms. Secondary containment will consist of a lined earthen berm around the tank. The secondary containment will have adequate capacity to contain the entire contents of the tank in the event of a catastrophic tank failure. Stormwater within the secondary containment will be removed after appropriate testing has occurred to ensure that the collected stormwater water is not contaminated. The leachate will be conveyed from the proposed tank to the public sewer system via gravity.

The purpose of this environmental project is to collect, by gravity, leachate from all the landfill cells within the GSL site, at a location between the terminal end of the existing

leachate collection system at the GSL site and South Hadley's public sewer system. A leachate storage tank system location was selected to achieve this purpose without requiring significant earthwork, shoring, or disruption of the area. In addition, the selected location was to operate without the need for pumps or electronic flow restriction. Finally, a location was sought with excellent truck access for emergency conditions. The subject parcel is the only land available to satisfy these objectives.

The Special Permit and Site Plan Approval Applications included herein include additional information about the project and a discussion of the project's consistency with the Town's Zoning By-Law. If you should have any questions regarding the enclosed Special Permit Application, please contact Brian S. Huntley, P.E. at (413) 875-1301, or me at (413) 572-3244.

Very truly yours,

TIGHE & BOND, INC.



Dana Huff, P.E.
Vice President

Enclosures: 9 Copies of the Special Permit Application
10 Copies of the Site Plan Approval Application
Application Fee - Special Permit
Application Fee - Site Plan Approval

Copy List: Robert Magnusson, Waste Management (w/encl. 2 copies)

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G-0457-1-50
May 26, 2009

Town of South Hadley
Planning Board
c/o Richard Harris, AICP
116 Main Street, Room 204
South Hadley, MA 01075

Re: **Town of South Hadley Stormwater Management Bylaw Applicability
Granby Sanitary Landfill
Leachate Storage Tank**

Dear Members of the Board:

Under separate cover, Tighe & Bond has submitted applications for a Special Permit and Site Plan Approval for a proposed leachate storage tank to be located on a parcel of land on Bartlett Street. The applications have been submitted on behalf of the Holyoke Sanitary Landfill Inc. (HSLI), the owner of the subject parcel and the adjacent Granby Sanitary Landfill (GSL), located at 111 New Ludlow Road in Granby. A complete description of the project and its compliance with the South Hadley zoning bylaw is included in the Applications.

The purpose of this letter is to state our understanding that the project is not subject to the requirements of Article XVI of the Town's Zoning By-Law, which pertains to Stormwater Management. Section 16-3.1(A) of the Stormwater Management Bylaw outlines the uses and activities that must comply with the bylaw:

Subdivisions and **construction activities of any kind disturbing one or more acres**, including multiple separate disturbances of less than one acre in discontinuous locations or on different schedules, if the activities are part of a larger common plan of development.

The installation of the leachate storage tank will result in temporary disturbances to 0.63 acres of land. No additional disturbances of land within the Town of South Hadley are contemplated as part of a larger common plan of development. Therefore, because the total disturbance is less than one acre, we believe that the project is not subject to South Hadley's Stormwater Management Bylaw.

Regardless of applicability of the Stormwater Management Bylaw, the project will provide adequate protection with regard to stormwater runoff. Secondary containment will consist of a lined earthen berm around the tank. The secondary containment will have adequate capacity to contain the entire contents of the tank in the event of a tank failure. Stormwater collected within the secondary containment will be pumped into the adjacent stormwater basin after appropriate testing has occurred to ensure that the collected water is not contaminated. In the event that the stormwater is found to be contaminated, it will be pumped directly into the sanitary sewer.

We look forward to the Board's review of the Special Permit and Site Plan Approval applications for the project. If you should have any questions about this letter, please contact Brian S. Huntley, P.E. at (413) 875-1301, or me at (413) 572-3244.

Very truly yours,

TIGHE & BOND, INC.



Dana Huff, P.E.
Vice President

Copy List: Robert Magnusson, Waste Management

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FORM SP
PLANNING BOARD
TOWN OF SOUTH HADLEY

APPLICATION FOR SPECIAL PERMIT

Holyoke Sanitary Landfill, Inc. (HSLI), c/o Robert Magnusson

NAME OF APPLICANT

4 Technology Drive

ADDRESS OF APPLICANT

Westborough, MA 01581

bmagnusson@wm.com

EMAIL ADDRESS

508-835-5600

TELEPHONE # OF APPLICANT

PURSUANT TO THE PROVISIONS OF CHAPTER 40A OF THE GENERAL LAWS OF THE COMMONWEALTH OF MASSACHUSETTS AND THE SOUTH HADLEY ZONING BY-LAWS, APPLICATION IS HEREBY MADE TO THE SOUTH HADLEY PLANNING BOARD TO DO THE FOLLOWING:

NATURE OF REQUEST The applicant is requesting a Major Fill Activity Special Permit for a proposed
leachate storage tank to be located on a parcel of land off Bartlett Street, immediately
adjacent to the Granby Sanitary Landfill (GSL). The tank is proposed as an
Accessory Use to the GSL, located at 11 New Ludlow Road in Granby.

| | | | |
|---------------------------|---------------------------------------|------------------|---------------------------------------|
| PROPERTY LOCATION | <u>Bartlett Street</u> | OWNER | <u>Holyoke Sanitary Landfill Inc.</u> |
| | <u>South Hadley, MA 01075</u> | (Name) | <u>4 Technology Drive</u> |
| | | (Address) | <u>Westborough, MA 01581</u> |
| ZONING DISTRICT | <u>Agricultural</u> | | |
| MAP & PARCEL # | <u>Map 11, Parcels 12, 13, 14, 15</u> | | <u>508-835-5600</u> |
| | | | (Telephone #) |

TO BE FILLED OUT BY SOUTH HADLEY TOWN CLERK

DATE FILED

FEE RECEIVED

SOUTH HADLEY TOWN CLERK

Application Form

Section 1 General Information

1.1 Project Description 1-1
1.2 Project Site Description 1-2
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Section 2 Standards for Special Permits

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Section 3 Compliance with Earth Fill Requirements

Section 4 Stormwater

Appendixes

Appendix A: Site Locus Map

Appendix B: Site Plan

Appendix C: Wetlands Map

Appendix D: Potentiometric Surface Map, April 2008

Appendix E: Photographs of Existing Site Conditions

Appendix F: Copy of Fee Payment

Appendix G: Certified List of Abutters

Section 1

General Information

1.1 Project Description

This Special Permit Application has been prepared with regard to the installation of a leachate storage tank on a site located on Bartlett Street in South Hadley, MA. The project site is comprised of four parcels, which are recorded at the Hampshire County Registry of Deeds in Book 3485, Page 211 and Plan Book 63, Page 51. The parcels are listed as Parcels 12 through 15 on Map 11 in South Hadley's Assessor's database, and are comprised of the following:

- Parcel 12: 25,446 sf
- Parcel 13: 22,835 sf
- Parcel 14: 23,321 sf
- Parcel 15: 31,223 sf

Total area: 102,825 sf or 2.35 acres. It should be noted that a portion of these individual parcels is also located in Granby. This application pertains only to the portion of the property located in South Hadley.

The project site directly abuts the Granby Sanitary Landfill (GSL), which is an active waste disposal facility located at 11 New Ludlow Road in Granby, MA. The leachate storage tank project site and the GSL are owned by the Holyoke Sanitary Landfill, Inc. (HSLI). The project site location is shown on the Site Locus Map in Appendix A.

The project consists of the construction of a leachate storage tank, which has been required by a Department of Environmental Protection (MADEP) Administrative Consent Order (ACO) and Notice of Non-Compliance (File No. ACOP-WE-06-4003, FMF No. 271108, 06-111-003) dated April 19, 2006. Currently, leachate from the GSL is discharged through the proposed project site to the South Hadley public sanitary sewer system. The location of a current leachate manhole and discharge of leachate from the GSL to the South Hadley sewer system is indicated on the Site Plan in Appendix B.

Under current conditions, leachate discharges from the GSL through a series of underground pipes that are connected to the South Hadley sanitary sewer system within Bartlett Street. The maximum discharge rate from the GSL allowed by the South Hadley waste water treatment plant is 55 gallons per minute (gpm). During 2006, the GSL exceeded this discharge limit, and MADEP issued the order noticed above. The additional leachate storage is intended to provide additional assurance that the discharge rate is not exceeded in the future. The proposed modifications have been designed to protect public health, safety, and the environment by providing additional leachate storage capacity.

The proposed leachate tank will be partially depressed and will be supported by a reinforced concrete ring foundation. The proposed tank will have a capacity of 100,000 gallons. The proposed tank will be provided with access ways, vents, pipe penetrations and high and low level alarms. Secondary containment will consist of a lined earthen berm around the proposed tank. The secondary containment will have adequate

capacity to contain the entire contents of the tank in the event of a catastrophic tank failure.

Stormwater will be collected and removed from the depressed secondary containment area after appropriate testing has occurred to ensure that the collected stormwater is not contaminated. Leachate will be conveyed from the proposed tank to the South Hadley public sewer system via gravity. An orifice structure will regulate the leachate flow towards the South Hadley public sewer system from the proposed tank. The orifice is sized so the flow will not exceed the permitted 55 gpm. The Owner will provide a pump station with associated piping for truck loading in the event that hauling by truck is necessary. The truck load out pad is intended for the filling connection of the truck to be centered on the truck load pad during filling.

1.2 Project Site Description

The project site is located within the Town of South Hadley's Agricultural District. The proposed site does not contain any land deemed prime, unique or of state and local importance as designated by the United States Department of Agriculture or Natural Resources Conservation Service, nor does the site abut any such land.

The site was previously developed for residential housing prior to purchase by HSLI in the early 1990's. Since the early 1990's, HSLI has used the site for buffer property related to the landfill.

The closest wetland is located approximately 200 feet southwest of the project area. The nearest riverfront area and floodplain is greater than 1,000 feet east/southeast of the project area. We have included a map of the project area generated by New England Environmental, Inc. that indicates the distance of wetland resources from the site. This map can be seen in Appendix C. Part of the site is mapped as Priority Rare Habitat through the Natural Heritage & Endangered Species Program (NHESP). The Applicant will ensure that any required permitting and review is completed by NHESP prior to construction.

1.3 Site Assignment Review

The project is also being reviewed pursuant to the Massachusetts Department of Environmental Protection (MADEP) Site Assignment regulations at 310 CMR 16.00, which regulate the siting of solid waste management facilities. The majority of the site assignment criteria applicable to landfills are not applicable to the proposed leachate storage tank, which is a limited impact mitigation project for an existing landfill, involving no waste deposition. The application for site assignment provides information in response to all criteria for informational purposes only. The site assignment application has been provided to the South Hadley Board of Health and is available for review at the South Hadley Public Library. Public Notification of the Site Assignment application has been distributed to all abutters of the HSLI site.

1.4 Fees

The fee for the Special Permit Application is outlined below. The Applicant understands that they will be billed directly for any fees associated with the public hearing.

Application Fee:

Special Permit Fee for Major Excavation Activity is \$1,000 plus \$0.05 per cubic yard of excavation or fill. No new fill activities are proposed as part of the leachate tank project. Installation of the tank will require the excavation of 240 cubic yards of material ($240 \times \$0.05 = \12.00). Therefore, the application fee is $\$1,000 + \$12 = \$1,012.00$. This fee has been submitted to the Town of South Hadley as noted in Appendix F.

1.5 Plans

The following plans have been prepared as part of this Application:

- Appendix A: Site Locus Map
- Appendix B: Site Plan
- Appendix C: Wetlands Map
- Appendix D: Potentiometric Surface Map

Section 2 Standards for Special Permits

2.1 Compliance with Use Regulations

The proposed leachate storage tank project complies with the use regulations in Table 5(D) of the South Hadley Zoning By-law. Within the Agricultural District, Major Fill Activities may be permitted through a Special Permit. Accessory uses to principal uses allowed by Special Permit are also permitted by such Special Permit. Through this Special Permit Application, the Applicant is seeking approval for a Major Fill Activity on the subject parcel, limited to the leachate storage tank as an Accessory Use to the adjacent Granby Sanitary Landfill. We expect the Special Permit to be limited to approval of the leachate storage tank through appropriate conditions. This application provides a discussion of compliance with the requirements for such a Major Fill Activity in Section 3.

2.2 Compliance with Dimensional Regulations

As presented in the Site Plan located in Appendix B, the leachate storage tank complies with the dimensional regulations for an Accessory Use in an Agricultural District as outlined in Table 6(B) of the South Hadley Zoning By-law as follows:

Table 2-1

| | Table 6(B) Dimensional Regulations | Proposed Leachate Storage Tank Project |
|-----------------------------|---|---|
| Maximum Lot Coverage | 10% | 0.74% |
| Minimum Yard Setback: Front | 40 feet | 80 feet |
| Minimum Yard Setback: Side | 20 feet | 72 feet |
| Minimum Yard Setback: Rear | 10 feet | 128 feet |
| Maximum Height (Stories) | None | n/a |
| Maximum Height (Feet) | None | 25 feet |

2.3 Section 9(C) of the South Hadley Zoning By-Law

This section of the application discusses the leachate storage tank project's compliance with the Standards for Special Permits, at Section 9(C) of the South Hadley Zoning By-Law.

Section 9(C)(a): The proposed use will be compatible in type and scale with adjacent land uses and with the character of the neighborhood in which it is located.

Since the early 1990's, HSLI has used the site for buffer property related to the landfill. Under current conditions, the leachate discharges from the GSL through a series of underground pipes that connect to the South Hadley sanitary sewer system within Bartlett Street. As an accessory use to an existing principal use, the proposed leachate

storage tank project will not substantially change the existing use at the site. The project will not affect off-site land or land use at a level greater than the pre-existing uses associated with the landfill area. The project will comply with the dimensional requirements for an accessory use within the agricultural district, and therefore will be compatible in scale with adjacent land uses.

Section 9(C)(b): The proposed use will be in harmony with the general purpose and intent of the By-Law.

The purpose of the South Hadley Zoning By-Law is “to promote the health, safety, convenience, amenity and general welfare of the inhabitants of the Town of South Hadley, through encouraging the most appropriate use of land, as authorized by Chapter 40A of the General Laws, Sections 1 to 17 inclusive.” The proposed leachate storage tank is consistent with the purpose and intent of the bylaw as it will protect public health, safety and the environment by providing additional leachate storage capacity for the Granby Sanitary Landfill.

Section 9(C)(c): The proposed use will constitute no significant hazard to abutters, pedestrians or vehicles.

The project does not involve any hazardous waste or materials. The proposed leachate tank project will not provide an increase in waste disposal capacity at the Granby Sanitary Landfill. The leachate tank will minimize hazards as it will protect public health, safety and the environment by providing additional leachate storage capacity. There will be no increase in traffic or traffic patterns associated with the project, and thus the project will not constitute a hazard to abutters, pedestrians or vehicles.

Section 9(C)(d): The proposed use will constitute no nuisance by reason of excessive air, water or noise pollution, or by structures or accessories which are deemed visually objectionable in light of prevailing community standards.

The following potential “nuisance” conditions are identified for the construction and/or operation of the project, along with mitigation or prevention measures:

- **Air:** There are no combustion facilities associated with the project. Possible air emissions from the proposed project will not vary from current air emissions with the exception that construction will include minimal additional truck traffic and heavy equipment operation during an anticipated 1-2 month construction period. Other than construction activity that will take place for an anticipated 1-2 months or less, the proposed project will have little or no affect on existing air emissions.
- **Noise:** Construction will generate heavy equipment noise including engine, back-up alarm, and truck tailgate noises. Mitigation measures include:
 - Limiting site operations from 7:00 am to 6:00 pm
 - Minimizing on-site truck idling in conformity with local, state and federal regulations to mitigate noise impacts off-site
- **Dust:** Construction will generate occasional dust emissions. Mitigation measures include:
 - Utilizing a water spray tanker to wet access roads and suppress dust emissions during construction

- Application of calcium chloride to suppress dust and maintain a wetted surface
- Limiting truck travel speeds on facility access roads to minimize fugitive dust emissions
- **Litter:** None
- **Vectors:** None
- **Odors:** The tank venting system has been designed to prevent nuisance odors from escaping. The design includes a chemical additive system to control odors if necessary.
- **Bird Hazards to Air Traffic:** None
- **Other Nuisance Conditions:** None identified

Section 9(C)(e): The need for the proposed use in the proposed location.

The leachate storage tank is required by a MADEP Administrative Consent Order (ACO) and Notice of Non-Compliance. The purpose of the tank is to regulate the permitted discharge rate to the South Hadley sanitary sewer system such that it is not exceeded.

Section 9(C)(f): Access to the site from existing or proposed roads, and to proposed structures thereon, with particular reference to pedestrian and automotive safety and convenience, traffic flow and control, and access in case of fire or emergency.

There will be no increase in traffic or traffic patterns associated with the project. Aside from construction of the leachate storage tank, standard operation of the system will not include any truck traffic in addition to the current traffic levels experienced by GSL. The only access point to the proposed leachate tank will be through the existing landfill access road system off New Ludlow Road. The truck load-out feature is anticipated to be utilized only as an emergency back-up, and therefore no measureable impact to traffic is expected. No leachate dependent traffic is expected to utilize the roadway network within the Bartlett Street neighborhood. There are no adverse traffic impacts associated with the proposed use of the site on the adjacent neighborhood.

Emergency vehicles will have the ability to access the site through the main gate just as the past. There is a locked gate immediately adjacent to the proposed leachate storage tank that is accessible for emergency access if necessary in addition to the main landfill entrance/access point. It is not anticipated that the proposed project will increase the need for fire or emergency services for the site.

Section 9(C)(g): The adequacy and configuration of offstreet parking and loading areas, including their nuisance and economic impact on adjoining properties and on properties generally in the district.

There is no parking proposed at the project site. The site currently has a gravel surface and will support the limited anticipated vehicular traffic and parking as required for the normal operation and maintenance of the proposed leachate storage tank. The truck load-out feature is anticipated to be utilized only as an emergency back-up, and will not generate adverse impacts related to traffic, air emissions, or noise.

Section 9(C)(h): The availability and capacity of public services, facilities, and utilities.

No public services, facilities, or utilities are required as part of the project.

Section 9(C)(i): Visual and noise screening and buffering.

The project will not generate any noise during operation. Construction-period noise will be minimized by limiting construction work hours and construction related truck/equipment operation. Trees were installed along the perimeter of the project site. These trees provide a visual buffer to the residences on Bartlett Street.

Section 9(C)(j): Harmony of signs and exterior lighting, if any, with surrounding properties.

No signs or exterior lighting will be provided as part of the project. A manually operated light will be installed on the tank's mechanical control panel for use in the case of emergency in non-daylight hours.

Section 9(C)(k): Required yards and open space.

The proposed layout of the leachate storage tank complies with the dimensional requirements and requirements for setbacks outlined in Table 6(D) of the Zoning By-Law. Please refer to Section 2.2 of this Application.

Section 9(C)(l): The amount and type of wastes to be generated by the proposed use and the adequacy of proposed disposal systems.

The project will not result in an increase in the amount of leachate that is discharged to the South Hadley sanitary sewer system or the amount of waste that is collected at the GSL. The tank will provide temporary storage for the leachate to ensure that the 55 gpm maximum allowable discharge rate is not exceeded.

Section 9(C)(m): The impact of the proposed use on the land, surface water and subsurface water, and their ability to sustain such use without degradation.

The project will have minimal impacts on land. The total area of disturbance associated with the project is 0.63 acres. The project will result in 0.14 acres or 6,171 sf of new impervious surface.

The parcel for the proposed leachate storage tank is not located within any of the following areas, which serve to protect public and private drinking water resources:

- The Zone II of an existing or proposed public water supply
- A state or federally designated Sole Source aquifer or a Potentially Productive Aquifer
- Within 15,000 feet upgradient of a public water supply well or proposed drinking water source area
- The Zone of Contribution or Recharge area for existing or proposed public water supply wells or public surface water supplies

- The Zone A or B of a surface drinking water supply
- Within proximity to any perennial streams draining to a surface water supply
- An existing or proposed private water supply well
- Interim Wellhead Protection Areas (IWPA)

The proposed leachate tank will be constructed a minimum of five feet above the maximum high groundwater. The tank design and secondary containment does not allow interaction between the groundwater and the contents of the tank. Therefore, the project does not pose a danger to groundwater.

Section 9(C)(n) The location of the site, and proposed buildings or structures thereon, with respect to flood plains and floodways of rivers or streams.

Neither the area of the proposed leachate tank nor any containment structure will be within any wetland resource area, including the 100-year floodplain, as protected by the Wetlands Protection Act. Based on review of MassGIS, the closest wetland is located approximately 200 feet southwest of the project area. Please refer to Appendix C for a map of the wetlands. The nearest riverfront area and floodplain is greater than 1,000 feet east/southeast of the project area.

Section 9(C)(o) The absence of any other characteristic of the proposed use that will be hazardous, harmful, offensive or will otherwise adversely affect the environment or the value of the neighborhood or the community.

The leachate storage tank is being proposed as an accessory use to a pre-existing and fully permitted landfill. The proposed tank will not result in hazardous, harmful, offensive or otherwise adverse impacts to the environment or community. The project is intended to safeguard public health and the environment, by ensuring that discharge flows to the South Hadley sanitary sewer system do not exceed permitted levels.

Section 9(C)(p) Provisions for energy conservation, for the use of renewable energy sources, and for protection of solar access.

Not applicable.

Section 3

Compliance with Earth Fill Requirements

The Granby Sanitary Landfill, while located in the Town of Granby, meets the definition for a Major Fill Activity, pursuant to Section 8(E) of the South Hadley Zoning By-Law, as it involves the addition of more than 5,000 cubic yards of material for use on parcels of land other than the parcel(s) from which the materials were removed or extracted. The Applicant is seeking a Major Fill Activity Special Permit limited to approval of the leachate storage tank as an accessory use to the Major Fill Activity Special Permit. We have provided in this section a general discussion of compliance with the requirements for Major Fill Activities, in response to a recommendation from the South Hadley Town Planner.

Section 8(E)(1): Permit Required. In any zoning district, removal or addition of sod, loam, clay, gravel, quarried stone, or kindred materials shall not be undertaken if such removal or addition results in a change in the contours of the land, except by an Earth Removal, Excavation, and/or Fill Permit from the Building Commissioner.

The project does not involve the addition of fill to the subject parcel and therefore the project does not require a Fill Permit from the South Hadley Building Commissioner. In connection with the tank installation, approximately 240 cubic yards of material will be removed. Because the excavation work will be incidental to a building permit, an Earth Removal Permit is not required.

Section 8(E)(2): Classification of Activities. Earth removal, excavation, and fill activities are classified as either:

- a. Major Earth Removal, Excavation, and/or Fill Activities. These activities involve the removal, excavation, and/or addition of 5,000 or more cubic yards of material for use on parcels of land other than the parcel(s) from which the materials were removed or extracted.***
- b. Other Earth Removal, Excavation, and/or Fill Activities. These activities involve the removal, excavation and/or addition of materials not otherwise classified as Major earth removal, excavation and/or fill activities.***

The Granby Sanitary Landfill would be classified as a Major Fill Activity if it were located in South Hadley, as it involves the addition of more than 5,000 cubic yards of material on a parcel of land other than the parcel(s) from which the materials were removed or extracted. The leachate storage tank project is a use accessory to a Major Fill Activity. However, the project involves no fill activities on the subject parcel. The installation of the tank will require the excavation of approximately 240 cubic yards of material.

Section 8(E)(3): Planning Board Approval Required and Application Requirements.

- a. Major Earth Removal, Excavation, and/or Fill Activities. Prior to applying for a Permit from the Building Commissioner, the applicant must apply for and receive a Special Permit from the Planning Board. Applications for such a Special Permit must include all items required for a Special Permit application and items required under this Section.***

This Special Permit application is for a Major Fill Activity, limited to approval of the leachate storage tank, as an accessory use to the Granby Sanitary Landfill.

Section 8(E)(3)(c): Application Requirements. Each application for Planning Board approval shall include the following items:

1.) A map prepared at the expense of the applicant showing the property boundaries, the existing contours of the land, and the contours as they are proposed after completion of the operations. Such map or plan shall be accurately drawn on reproducible paper or cloth, the contour interval being two (2) feet, and shall contain complete information to make the physical characteristics clear.

A plan of the project site has been prepared according to the above-listed requirements and is included in Appendix C.

2.) Application fee.

The Applicant has submitted the appropriate fee for a Major Fill Activity, specific to the scope of the leachate storage tank project. Please see Section 1.5 of this Application for a discussion of the fee.

3.) Pictures of the existing conditions of the site.

Photos of existing conditions at the site are included in Appendix E.

4.) Description of proposed source of fill material to be added to the site and use of excavated materials.

The proposed leachate storage tank does not involve new fill or excavated materials.

5.) An estimate of the cost to restore the site to its proposed finished condition.

This requirement is not applicable to the leachate storage tank project.

6.) Timetable for completion of the operations.

The Applicant proposes to start construction of the leachate storage tank on or around August 1, 2009. Construction is estimated to last two months.

Section 8(E)(3)(d): Supplemental Application Requirements. For Major activities, the following items must also be included in the application:

1.) A detailed cost estimate certified by a qualified engineer to restore the site to its proposed finished condition.

This requirement is not applicable to the leachate storage tank project.

2.) Description of the proposed financial security to cover the cost of restoring the site to its proposed finished condition.

This requirement is not applicable to the leachate storage tank project.

3.) Documentation of the elevation of the seasonal highwater table.

Please refer to the Potentiometric Surface Map in Appendix D for documentation of the seasonal highwater table.

Section 8(E)(3)(e): No permit shall be issued until such plan has been filed with the Planning Board, the approval of said Planning Board recorded on the plan, and a copy of said approved plan submitted to the Building Commissioner.

The Applicant is also seeking approval of a proposed Site Plan from the Planning Board, which has been submitted as part of this Application.

Section 8(E)(4): Limitations on Operations. No applicant shall carry on operations above or below such a grade as may be fixed by the Planning Board without, on each occasion, obtaining the permission of said Board in writing, but a tolerance of six inches shall be permitted during or at the termination of operations. Further, operations must be carried out in accordance with the conditions of the Planning Board approval.

The Applicant is not seeking approval for any excavation other than what is required for installation of the leachate storage tank.

Section 8(E)(4)(a): Prohibited Area. No Major earth removal, excavation, or fill activity shall be permitted in the area bounded as follows: on the south by Route 47, Pearl Street, and Route 116; on the east by Route 116 and the Granby Town Line; on the north by the Amherst and Hadley Town Lines; and on the west by Route 47 and the Hadley Town Line.

The site of the proposed leachate storage tank is not located within any of the above listed areas.

Section 8(E)(4)(b): Finished Grade. The finished grade for any Major earth removal, excavation, and fill activity shall be no steeper than a 3:1 slope unless the Planning Board, based upon adequate engineering analysis and certification, determines that sufficient precautions for erosion and runoff are established to ensure the work is consistent with the purposes of the Zoning By-Law.

The leachate storage tank project will not alter existing grades at the site.

Section 8(E)(4)(c): Depth to Water Table. No excavation activity shall be nearer than five feet (5') of the seasonal high water table.

The leachate storage tank project is not classified as an earth removal activity. Nonetheless, the bottom of the tank and lined containment area for the proposed leachate tank will be constructed a minimum of five feet above the maximum high groundwater.

Section 8(E)(5): Extension of Time Limit. A permit issued for the removal or addition of materials shall state the time within which work is to be carried on and finished and the land is brought to the predetermined grade, but the Building Commissioner with the approval of the Planning Board, and without consent of any surety, may extend the permit from time to time.

The Applicant is not seeking approval for Fill or Earth Removal operations.

Section 8(E)(6): Surety Requirement. The Planning Board may require a bond in a sufficient penal sum with sufficient surety or sureties conditioned on the performance of the requirements herein set forth and of the conditions of the permit.

The leachate storage tank project is proposed as an Accessory Use to the Major Fill Activity (Granby Sanitary Landfill). All facilities at the Granby Sanitary Landfill are subject to regulation under 310 CMR 19.00, the MA Solid Waste Management Regulations, which require a substantial bond for closure and post-closure and decommissioning activities.

Section 4

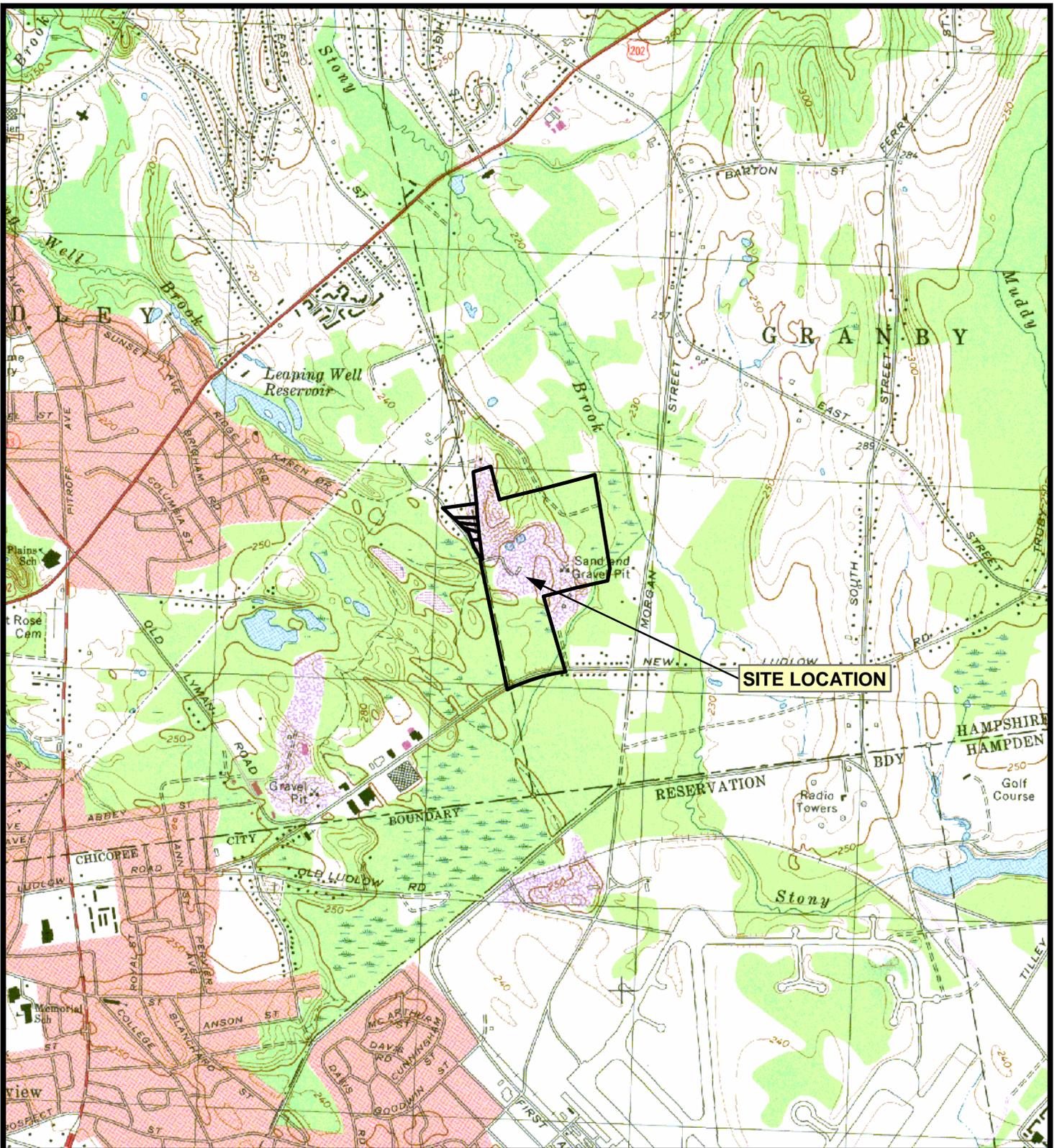
Stormwater

Article XVI of the Town's Zoning By-Law pertains to Stormwater Management. Section 16-3.1(A) of the Stormwater Management Bylaw outlines the uses and activities that must comply with the bylaw:

Subdivisions and **construction activities of any kind disturbing one or more acres**, including multiple separate disturbances of less than one acre in discontinuous locations or on different schedules, if the activities are part of a larger common plan of development.

The installation of the leachate storage tank will result in temporary disturbance to 0.63 acres of land. No additional disturbance of land within the Town of South Hadley is contemplated as part of a larger common plan of development. Therefore, because the total disturbance is less than one acre, the project is not subject to South Hadley's Stormwater Management Bylaw. A request for confirmation of the exemption has been submitted to the Planning Board under separate cover.

Regardless of the exemption request, the project will provide adequate protection with regard to stormwater runoff. Secondary containment will consist of a lined earthen berm surrounding the tank. The secondary containment will have adequate capacity to contain the entire contents of the tank in the event of a tank failure. Stormwater collected within the secondary containment will be pumped into the adjacent stormwater basin after appropriate testing has occurred to ensure that the collected water is not contaminated. In the event that the stormwater is found to be contaminated, it will be pumped directly into the sanitary sewer.



BASED ON USGS TOPOGRAPHIC MAP FOR
 SPRINGFIELD NORTH
 MASSACHUSETTS QUADRANGLE
 REVISED 1979
 10-FOOT CONTOUR INTERVAL



FIGURE 1 SITE LOCUS

GRANBY SANITARY LANDFILL
 GRANBY, MASSACHUSETTS



SCALE 1:25,000

JULY 2008



Legend
 Wetland line sketch

Figure: Leachate Tank Delineation
Granby Landfill
 11 New Ludlow Road
 Granby, MA

Data Source: MassGIS, Commonwealth of Massachusetts Executive Office of Environmental Affairs
 Date of Orthophotograph: 2005

NEE Job # 08-3252



Latitude 42° 13' 40" N
 Longitude 72° 33' 0" W

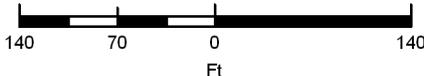
December 30, 2008



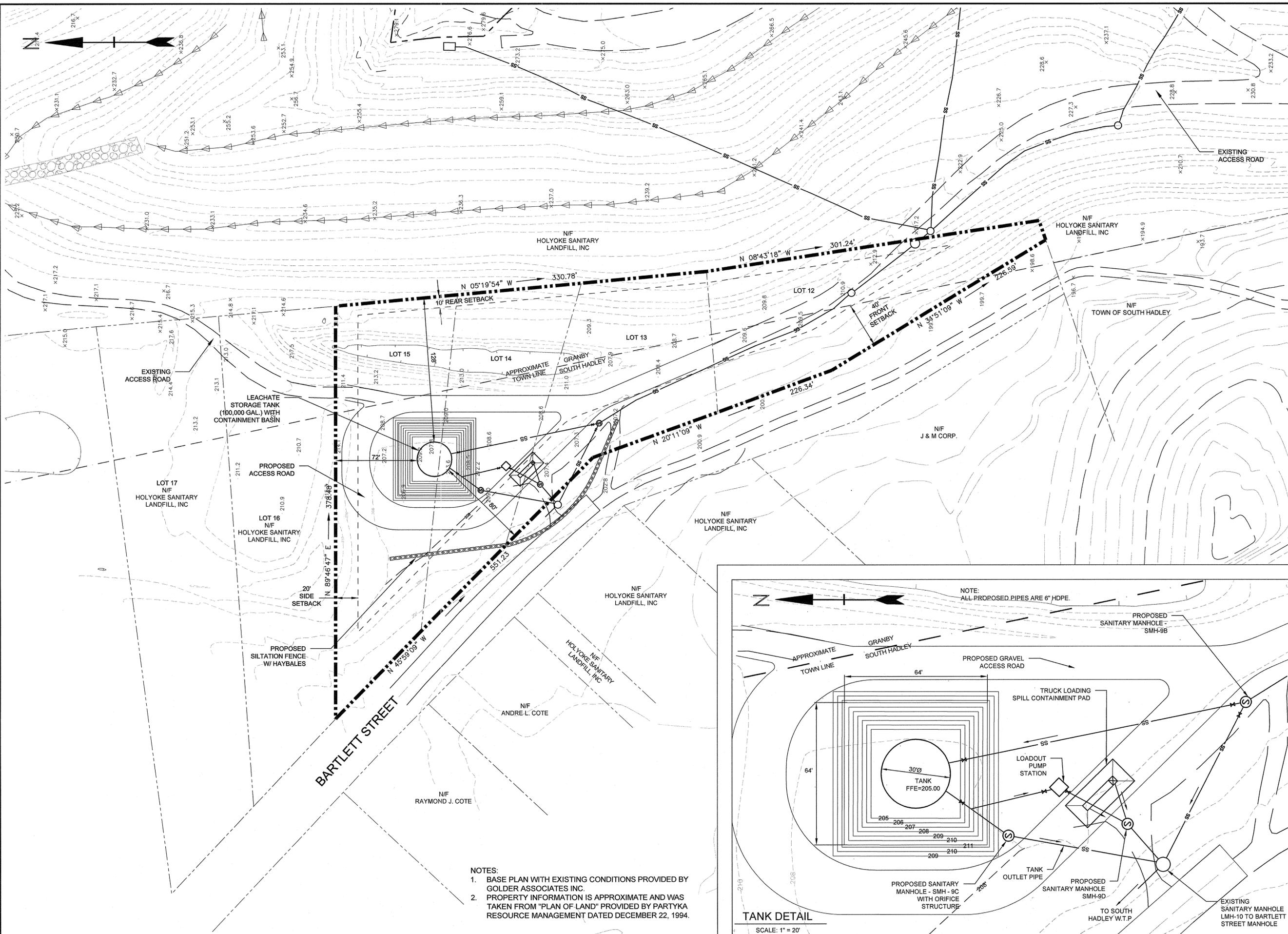
NEW ENGLAND ENVIRONMENTAL, INC.
 ENVIRONMENTAL CONSULTING SERVICES



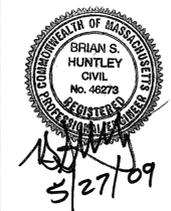
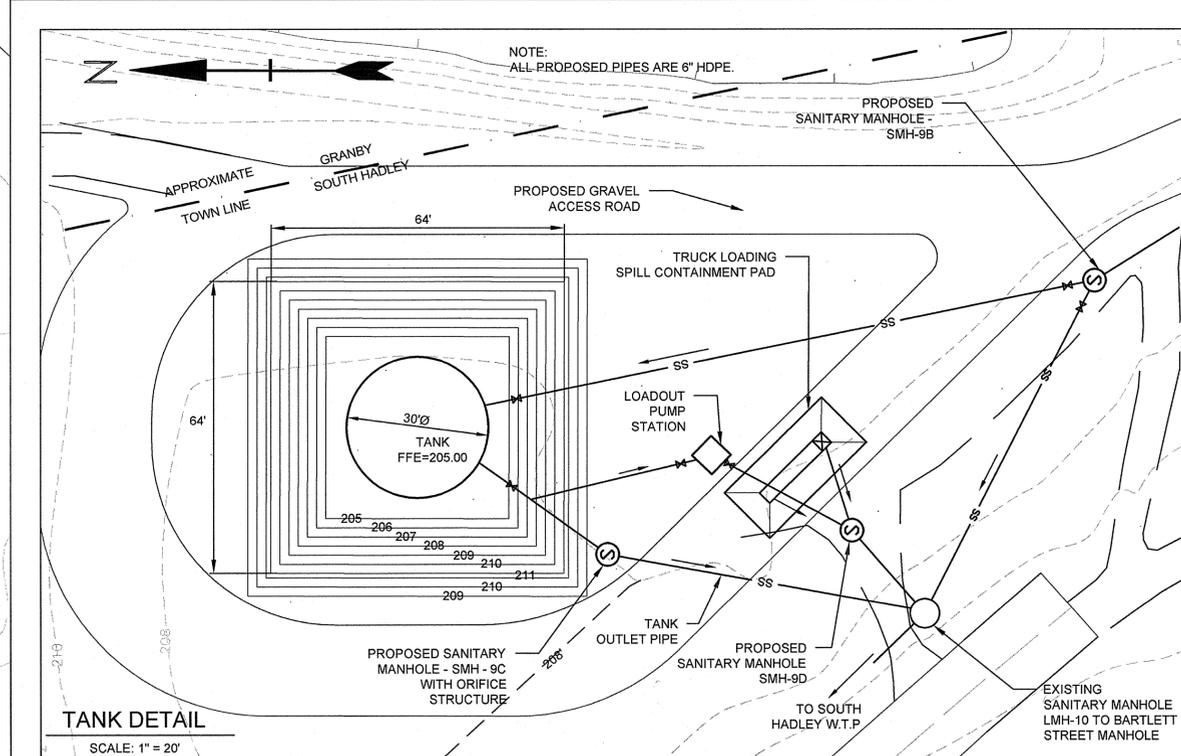
9 Research Drive • Amherst, MA 01002
 (413) 256-0202 • Fax: (413) 256-1092



Tighe & Bond Inc. C:\Projects\0457\Drawings\Sheets\SK-G0457-01.dwg Layout Name: Proposed Site Plan Plotted by: gbm Plotted on: May 27, 2009-3:23pm



- NOTES:**
1. BASE PLAN WITH EXISTING CONDITIONS PROVIDED BY GOLDER ASSOCIATES INC.
 2. PROPERTY INFORMATION IS APPROXIMATE AND WAS TAKEN FROM "PLAN OF LAND" PROVIDED BY PARTYKA RESOURCE MANAGEMENT DATED DECEMBER 22, 1994.

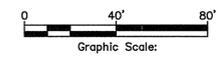


**PERMIT SET
 NOT FOR CONSTRUCTION**

**Granby Sanitary
 Landfill, Inc.**

**Leachate Storage
 Tank Project**

**South Hadley,
 Massachusetts**

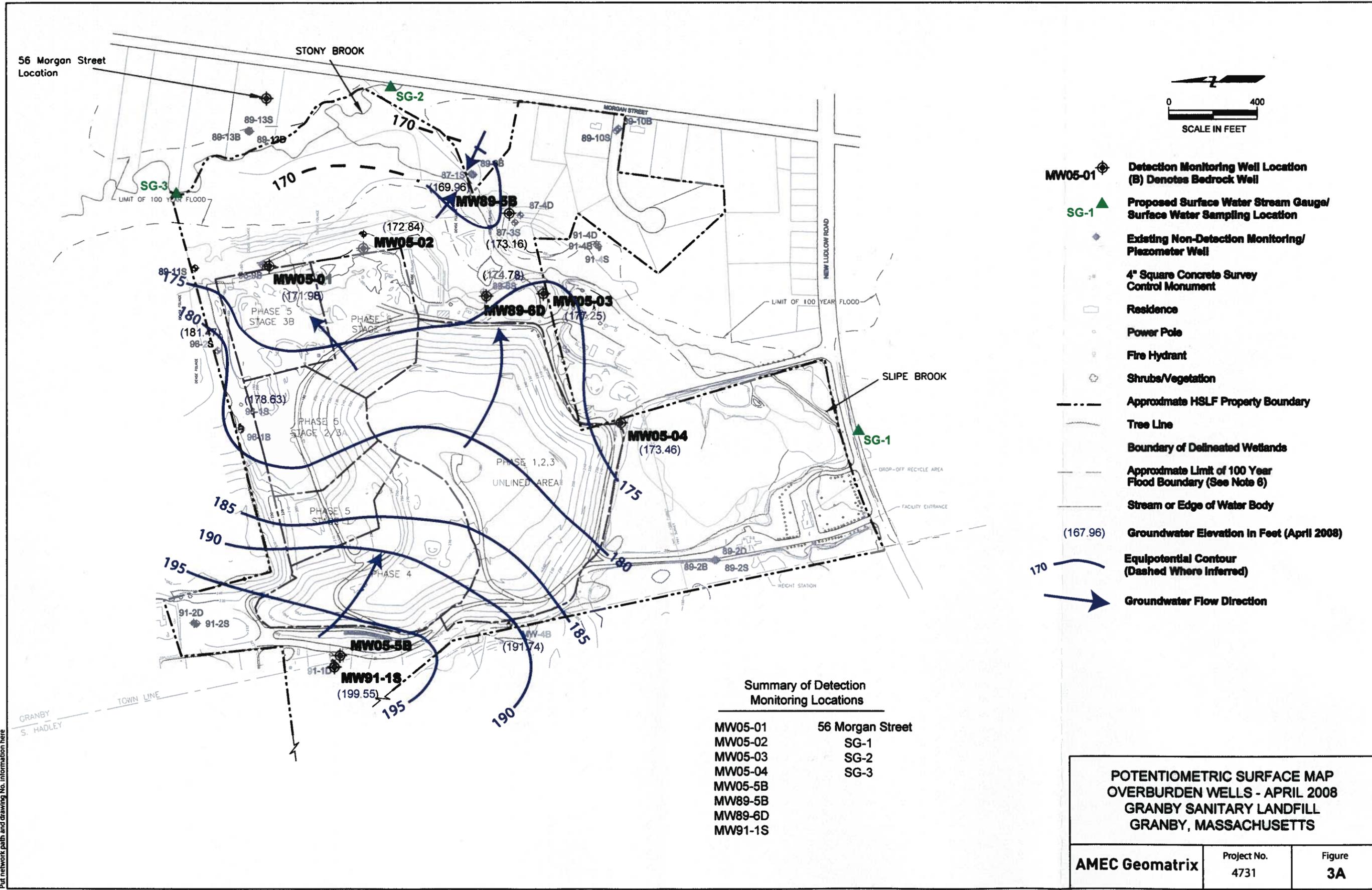


| Mark | Date | Description |
|--------------|----------------------|-------------|
| PROJECT NO. | G0457 | |
| FILE: | DRAWINGS/SK-G0457-01 | |
| DRAWN BY: | RFB, MDS | |
| CHECKED: | GBM, BSH | |
| APPROVED BY: | DH | |

PROPOSED SITE PLAN

SCALE: 1" = 40'

SHEET 1 OF 1



- MW05-01** **Detection Monitoring Well Location (B) Denotes Bedrock Well**
- SG-1** **Proposed Surface Water Stream Gauge/ Surface Water Sampling Location**
- Existing Non-Detection Monitoring/ Piezometer Well**
- 4" Square Concrete Survey Control Monument**
- Residence**
- Power Pole**
- Fire Hydrant**
- Shrubs/Vegetation**
- Approximate HSLF Property Boundary**
- Tree Line**
- Boundary of Delineated Wetlands**
- Approximate Limit of 100 Year Flood Boundary (See Note 6)**
- Stream or Edge of Water Body**
- (167.96) Groundwater Elevation in Feet (April 2008)**
- Equipotential Contour (Dashed Where Inferred)**
- Groundwater Flow Direction**

Summary of Detection Monitoring Locations

| | |
|---------|------------------|
| MW05-01 | 56 Morgan Street |
| MW05-02 | SG-1 |
| MW05-03 | SG-2 |
| MW05-04 | SG-3 |
| MW05-5B | |
| MW89-5B | |
| MW89-6D | |
| MW91-1S | |

**POTENTIOMETRIC SURFACE MAP
OVERBURDEN WELLS - APRIL 2008
GRANBY SANITARY LANDFILL
GRANBY, MASSACHUSETTS**

| | | |
|-----------------------|---------------------|---------------------|
| AMEC Geomatrix | Project No. 4731 | Figure 3A |
|-----------------------|---------------------|---------------------|

Put network path and drawing No. information here

Granby Sanitary Landfill Photos



Photo 1 – Special Permit Parcels



Photo 2 – Access road from landfill to Special Permit parcels



Photo 3 – Site from 27 Bartlett Street driveway



Photo 4 – Existing sanitary discharge manhole



Photo 5 – Site from adjacent driveway

J:\G\G0457\PERMITS\T&B permits\New Site Assignment Permit\Photos.doc

Account Number:

49210

132373

TIGHE & BOND, INC.

PLEASE DETACH AND RETAIN FOR YOUR RECORDS

| INVOICE NUMBER | DATE | VOUCHER NO. | AMOUNT |
|----------------|-----------|-------------|----------|
| G457 | 4/15/2009 | 409498 | 1,012.00 |

TOTAL: 1,012.00

THIS DOCUMENT IS PROTECTED BY A MICRO-PRINT SIGNATURE LINE, FLUORESCENT PAPER FIBERS, A WATERMARKED BACKER, AND IS REACTIVE TO CHEMICAL ALTERATION

Tighe & Bond

Consulting Engineers
Environmental Specialists

53 Southampton Road • Westfield, MA 01085

BANKNORTH MASSACHUSETTS
60 MAIN ST.
WESTFIELD, MA 01085

132373

53-7054
2113

4/16/2009

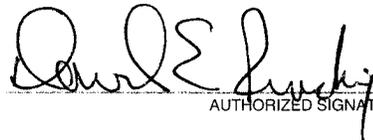
NO. 132373

PAY *****1,012 DOLLARS AND *****00 CENTS \$ *****1,012.00

TIGHE & BOND, INC.

TO THE
ORDER
OF

Town of South Hadley
Town Hall
116 Main Street
Room 204
South Hadley, MA 01075 US


AUTHORIZED SIGNATURE

WARNING: THIS DOCUMENT IS VOID IF ACCOUNT NUMBER DOES NOT APPEAR ON THE REVERSE SIDE IN RED

132373 211370545 0049919061



TOWN OF SOUTH HADLEY

Board of Assessors
116 Main Street, Room 104
South Hadley, MA. 01075-2896

www.southhadley.org

HAZEL R. SNOPEK
Chairman

FRANCIS M. CONTI
Clerk

DAVID E. HUTCHINSON
Member

MELISSA L. COUTURE
Associate Assessor

Phone: 413-538-5027
Fax: 413-538-7565
Email: assessor@southhadley.org

February 18, 2009

Gemma Baro-Montes
Graduate Engineer
Tighe & Bond

Dear Gemma:

We the South Hadley Board of Assessors, hereby certify that the attached list represents, to the best of our knowledge, the abutters to Map 11 Parcels 13, 14, 17, 19, 20, 21, 23, 24, 25, 26, 29 and Map 33 Parcel 11, pursuant to Massachusetts Department of Environmental Protection 310 CMR 16.00 Site Assignment Regulations for Solid Waste Facilities.

Please note that the border for the Town of Granby abuts these properties and the abutter information will have to be solicited from the Town of Granby.

To the best of our knowledge, this list represents the most current owners of the properties. The accuracy of this listing is based solely on the information currently available to our office.

Sincerely,


Melissa L. Couture
Associate Assessor

MLC/mc

**ABUTTERS TO THE HOLYOKE SANITARY LANDFILL
SOUTH HADLEY, MA**

| Map | Cut | Bloc | Cut | Lot | Cu | Uni | Cu | Un | Location | Grantee | Mailing Address | City | St Zip |
|-----|-----|------|-----|-----|----|-----|----|----|----------------|------------------------|---------------------|--------------|---------------|
| 10 | | 1 | | | | | | | NEW LUDLOW RD | | | | |
| 11 | | 10 | | | | | | | 23 BARTLETT ST | SO HADLEY TOWN OF | 116 MAIN ST | SOUTH HADLEY | MA 01075 |
| 11 | | 12 | | | | | | | 20 BARTLETT ST | LENGIEZA JOHN P | 23 BARTLETT ST | SOUTH HADLEY | MA 01075-2422 |
| 11 | | 15 | | | | | | | 25 BARTLETT ST | MCLAIN MICHAEL L | 16 MARGARET ST | SOUTH HADLEY | MA 01075 |
| 11 | | 16 | | | | | | | BARTLETT ST | ITINER ELAINE T | 25 BARTLETT ST | SOUTH HADLEY | MA 01075-2422 |
| 11 | | 18 | | | | | | | 27 BARTLETT ST | LAIZER THEODORA A | 89 OLD HOLYOKE ROAD | WESTFIELD | MA 01085 |
| 11 | | 22 | | | | | | | BARTLETT ST | COTE ANDRE L | 27 BARTLETT ST | SOUTH HADLEY | MA 01075-2422 |
| 11 | | 27 | | | | | | | BARTLETT ST | LAIZER THEODORA A | 89 OLD HOLYOKE ROAD | WESTFIELD | MA 01085 |
| 11 | | 28 | | | | | | | BARTLETT ST | LAIZER THEODORA A | 89 OLD HOLYOKE ROAD | WESTFIELD | MA 01085 |
| 11 | | 30 | | | | | | | BARTLETT ST | SO HADLEY TOWN OF | 116 MAIN ST | SOUTH HADLEY | MA 01075 |
| 33 | | 7 | | | | | | | 327 EAST ST | MAILHOTY CLAIRE T | 299 EAST ST | SOUTH HADLEY | MA 01075 |
| 33 | | 8 | | | | | | | 337 EAST ST | QUATACKER RAYMOND G SR | 327 EAST ST | SOUTH HADLEY | MA 01075 |
| 33 | | 12 | | | | | | | 351 EAST ST | LADAS J & M TRUSTEES | 337 EAST ST | SOUTH HADLEY | MA 01075-2176 |
| 33 | | 17 | | | | | | | EAST ST | SO HADLEY TOWN OF | 116 MAIN ST | SOUTH HADLEY | MA 01075 |