

NOTICE OF INTENT CHECKLIST

This Notice of Intent (NOI) check-list of required documentation are for those Notice of Intent applications not addressed in Section 7 of the Lancaster Wetland Bylaw regulations titled "Special Section: Large Land Development and Appurtances". Such an example is a NOI application for a single family house.

The following shall be shown on the site plan attached to the Notice of Intent application:

- The boundaries of all wetland resource areas (include bordering vegetated wetland, bordering land subject to flooding, potential certified or un-certified vernal pool, isolated land subject to flooding). All demarcation flags must be located by survey in the field and shown on the plan.
- The name and contact number of the person doing the delineation and their wetland report accompanied by a brief summary of their qualifications.
- All wetland resource set-back lines (25 foot no-disturb, 50 foot buffer, 100 foot buffer, 200 river front area from perennial or intermittent stream).
- Existing contour information and proposed grading; shall include clear depiction of slopes over 12% within 50 feet of the 100-foot buffer zone or 200-foot riverfront area.
- Existing site conditions and proposed changes, including structures, pavement, landscaping, proposed underground utilities and existing underground utilities, wells, septic tank and leach field locations within 50 feet of the 100 foot buffer or 200 foot riverfront area to perennial or intermittent stream, retaining walls, and building overhangs.
- All erosion and sediment control measures.
- Pre and post development overstory tree line within the jurisdictional area (which is the 100 foot Buffer Zone or the 200 foot Riverfront Area).
- The boundaries of the Areas of Critical Environmental Concern or Natural Heritage and Endangered Species Program Priority/Estimated Habitat within 50 feet of the property line.
- A minimum of three recent photographs of the site.