

DRAFT
ENVIRONMENTAL ASSESSMENT
AND
FINDING OF NO SIGNIFICANT IMPACT

For
Wayland Housing Area Sale
Wayland, Massachusetts

October 2019

Prepared for

ANDREW H. HENDERSON
LTC, MI
Garrison Commander
Natick Soldier Systems Center
15 General Greene Avenue
Natick, Massachusetts 01760-2642

Prepared by

New England District
U.S. Army Corps of Engineers
696 Virginia Road
Concord, Massachusetts 01742-2751

DRAFT FINDING OF NO SIGNIFICANT IMPACT

Wayland Family Housing Sale U.S. Army Soldier Systems Center Wayland, Massachusetts

The Wayland Housing Area conveyance Environmental Assessment (EA) is a decision-support document and the recommended or proposed actions must be assessed for their environmental effects in accordance with 32 CFR Part 651. An EA is completed to evaluate the potential impacts and cumulative effects of projects being proposed. The EA also provides responsible and timely protection, conservation, and enhancement of project environmental and cultural resources and ensures environmental mandates and considerations are incorporated in the planning process.

The project involves the sale of 5.6 acres of land which contains 12 Army Family Housing units. The purpose of the project is to have soldiers move closer to the NSSC. The current housing area does not meet current standards of quality of life, energy conservation, size, habitability, Anti-Terrorism/Force Protection safety and is not within close proximity to the NSSC Installation (six miles away).

The Wayland Housing Area Conveyance Project EA is compliant with the National Environmental Policy Act (NEPA), Council of Environmental Quality (CEQ) regulations (40 CFR 1500–1508) and 32 CFR Part 651. I find that based on the evaluation of environmental effects discussed in this document, the proposed sale of the Wayland Housing Area is not a major federal action significantly affecting the quality of the human environment. Under the Council on Environmental Quality (“CEQ”) NEPA regulations, “NEPA significance” is a concept dependent upon context and intensity (40 C.F.R. § 1508.27.) When considering a site-specific action like the Wayland Housing Area sale, significance is measured by the impacts felt at a local scale, as opposed to a regional or nationwide context. The CEQ regulations identify a number of factors to measure the intensity of impact. These factors are discussed below, and none are implicated here to warrant a finding of NEPA significance. A review of these NEPA “intensity” factors reveals that the proposed action will not result in a significant impact - neither beneficial nor detrimental - to the human environment.

Impacts on public health or safety: The project is expected to have no effect on public health and safety since it is just sale of the housing area property

Unique characteristics: The Wayland Housing Area sale will not impact wild and scenic rivers, prime farmlands, cultural and historic resources or waters of the United States.

Controversy: The proposed project is not controversial.

Uncertain impacts: The impacts of the proposed project are not uncertain, they are readily understood based on past experiences the Army NSSC has had with similar projects.

Precedent for future actions: The Wayland Housing Area Conveyance EA was prepared pursuant to applicable laws and regulations and would not establish a precedent for future actions.

Cumulative significance: As discussed in the EA, to the extent that other actions are expected to be related to the project as proposed, these actions will provide little measurable cumulative impact.

Historic resources: The proposed Wayland Housing Area sale will have no effect on historic properties. Coordination with the Massachusetts State Historic Preservation Officer (MA SHPO), the Mashpee Wampanoag Tribal Historic Preservation Officer (THPO), and the Wampanoag Tribe of Gay Head (Aquinnah) THPO was initiated. The MA SHPO concurred with this determination on May 1, 2018. The Wampanoag and Mashpee Wampanoag THPOs have also concurred in this determination.

Endangered species: The project will have no known negative impacts on any federal or state threatened or endangered species. The Northern Long-eared Bat (*Myotis septentrionalis*) (NLEB), a federally listed “Threatened” species, is found throughout Massachusetts. The sale of the Wayland Housing Area was determined likely to not adversely affect the NLEB based on the assumption of concurrence to a streamlined consultation form sent to the U.S. Fish and Wildlife Service (FWS) on April 3, 2019. No response was received after 30 days so concurrence is assumed.

Potential violation of federal law: This action will not violate federal law.

Based on my review and evaluation of the environmental effects as presented in the Environmental Assessment, I have determined that the sale of the Wayland Housing Area is not a major federal action significantly affecting the quality of the human environment. Therefore, I have determined that this project is exempt from requirements to prepare an Environmental Impact Statement.

Date

ANDREW H. HENDERSON
LTC, MI
Commanding

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For

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DRAFT ENVIRONMENTAL ASSESSMENT
Natick Soldier Systems Center Sale of Wayland Family Housing Area

1.0 INTRODUCTION

1.1 Purpose and Need

The project involves the sale of 5.6 acres of land with 12 housing units along Oxbow Road and Launcher Way in the town of Wayland, Middlesex County, Massachusetts (Figure 1). The housing area is located 3 miles north of Wayland Town Hall and 8 miles from the Natick Soldier Systems Center (NSSC). The existing homes, which are part of NSSC housing do not meet the Army Family Housing standards for size, configuration, and Anti-terrorism/Force Protection (AT/FP) requirements requiring the NSSC to dispose of the property. In addition, the sale of the property is authorized by the National Defense Authorization Act for Fiscal Year 2018, Title XXVIII, Subtitle E, Section 2844. The purpose of the project is to meet AT/FP requirements by having soldiers live within close proximity to the NSSC Installation and to dispose of property no longer required by the facility. The Active Duty population prefers to use housing in close proximity to the NSSC. The Wayland Housing Area is currently vacant and ready for conveyance.

The Environmental Assessment (EA) for the Wayland Housing Area conveyance is a decision-support document which is completed to evaluate the potential impacts and cumulative effects of the proposed project. The EA also provides responsible and timely protection, conservation, and enhancement of project environmental and cultural resources and ensures that environmental mandates and considerations are incorporated in the planning process. This project EA is prepared pursuant to the National Environmental Policy Act (NEPA), Council of Environmental Quality (CEQ) regulations 40 CFR, 1500–1508, and 32 CFR Part 651.

2.0 PROJECT DESCRIPTION

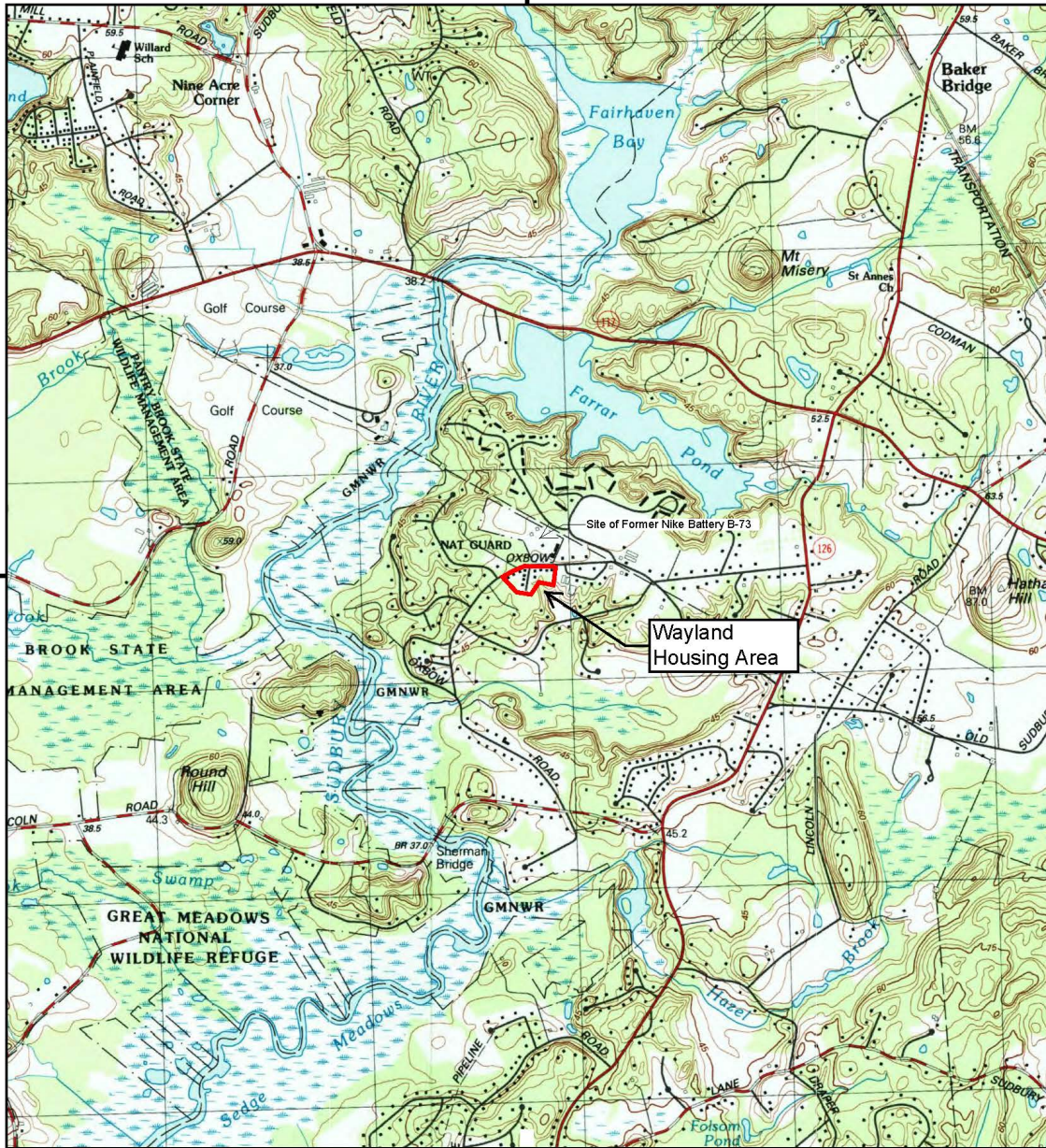
2.1 Location and Site History

In August 1957, a 5.6 acre parcel of land was acquired for the construction of the Wayland Housing Area. Prior to 1957, the property was privately owned and acquired under eminent domain and was an undeveloped, forested area. Since the construction of the housing area in 1957, the property has served as a family housing area for military personnel including personnel assigned to Nike Battery B-73, other local U.S. Army installations, and the NSSC.

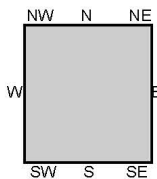
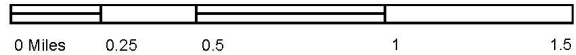
The Wayland Housing Area, is located in a residential area, and is surrounded to the west, south, and east by residential properties, town conservation land, and an affordable housing condominium development to the north. A forested buffer area exists between the residential areas, and the property boundary to the west, south, and east. A 20-foot wide storm drainage easement crosses an eastern portion of the property, running from north to

Figure 1 - Site Location Map

1987



This report includes information from the following map sheet(s).



TP, Maynard, 1987, 7.5-minute

SITE NAME: NSSC Wayland Housing Area
 ADDRESS: Oxbow Road and Launcher Way
 Wayland, MA 01778
 CLIENT: US Army Corps of Engineers, NAE



south between 90 and 92 Oxbow Road. The majority of the 5.6 acre property is developed and consists of housing, lawn, pavement, landscaped areas, and a playground. The remainder of the land is forested (Figure 2 Wayland Housing Area). The Wayland Housing Area is served by the Town of Wayland water distribution system. Electricity is served by Eversource, while natural gas is provided by National Grid. The 12 houses have private subsurface sewage disposal systems.

2.2 Wayland Housing Area Conveyance (proposed project)

The Wayland Housing Area is located 8 miles east of the NSSC and consists of 5.6 acres of land which has 12 existing housing units (currently vacant) (Figure 2).

The preferred alternative involves the sale and conveyance of the Wayland Housing Area from ownership by the NSSC.

3.0 ALTERNATIVES

In addition to the Preferred Alternative, the NSSC evaluated the No-Action Alternative. This section provides the basis for the recommended alternative.

3.4.1 No-Action Alternative

The No-Action alternative serves as a baseline against which the proposed action and preferred alternative can be evaluated and is required by Council of Environmental Quality (CEQ) regulations for implementing the National Environmental Policy Act (NEPA). Under the no-action alternative, the housing area will remain vacant and Active Duty personnel and their families will have to find housing closer to Natick SSC which is expensive and limited.

3.4.2 Conveyance of the Wayland Housing Area (Preferred Alternative)

The Preferred Alternative includes sale and conveyance of the Wayland Housing Area which does not meet AT/FP standards. The existing homes also do not meet the standards for size, configuration and amenities. The sale of the housing area allows the NSSC to excess the property which it no longer needs. The Preferred Alternative provides a mechanism for the NSSC to convey the property to another entity since the housing area is obsolete and no longer meets the facility's needs.



Figure 2, Aerial View of Wayland Family Housing Area

4.0 AFFECTED ENVIRONMENT

This section describes the existing environmental conditions of the proposed Project Site and surrounding area.

4.1 Physical Environment

4.1.1 Geology

According to the Bedrock Geological Map of Massachusetts (Goldsmith et al. 1983) the bedrock beneath the Wayland Housing Area is an intrusive rock consisting of orange-pink, rusty-weathering medium to coarse grained biotite granite to granodiorite (Goldsmith et al., 1983). The housing area is situated on level ground (0 to 3 percent slopes). The property is generally at a topographic high (elevations in range of 184 to 186 feet above mean sea level (AMSL), with topography beyond the developed portion of the site being relatively irregular and steeply sloping east/southeast of Launcher Way. West of Launcher Way, topography is gently sloping. The residential properties to the north of Oxbow Road are at the same general elevation as the housing area, however the former Nike site and the town conservation land is at a higher elevation (generally ranging from 187 to 190 AMSL).

4.1.2 Soils

The Natural Resources Conservation Service Web Soil Survey for Middlesex County, Massachusetts indicates that the Wayland Housing Area is underlain primarily by soils consisting of Haven silt loam, 0 to 3 percent slopes. These surface soils are characterized as consisting of friable silt loam or very fine sandy loam overlying subsoils consisting of loose stratified sand and gravels. They are considered prime farmland soils. The southeastern portion of the housing area contains mapped Hinckley loamy sand, 15 to 25 percent slopes. These are excessively drained soils occurring on relatively steep slopes.

The Federal Farmland Protection Policy Act (FPPA) of 1981 was enacted to minimize the extent to which federal programs contribute to the irreversible conversion of farmland to nonagricultural uses. The Act applies to farmland with soil types classified as prime, unique, or of statewide or local importance. Haven silt loam is listed as a Prime Farmland soil unit (NEsoil.com 2018). Although the soil series is recognized as a “Prime Farmland” soil, the Haven silt sandy loam is intermixed with areas of Urban Land from construction of the housing area and therefore, is not well suited for agricultural productivity.

4.1.3 Climate

In general, winters in Middlesex County are cold, and summers are warm. In winter, the average temperature is 28.0 degrees Fahrenheit (F) and the average daily minimum temperature is 18.5 degrees F. In summer, the average temperature is 69.1 degrees F and the average daily maximum temperature is 80.3 degrees F. The winters are moderately cold and wet. The last

killing frost generally occurs in early May, and the earliest fall frost usually comes in late September or early October. The summers are typically warm and moist with some periods of high humidity. The total annual precipitation is about 46.9 inches. Of this, about 22.6 inches, or 48 percent, usually falls in April through September. The average seasonal snowfall is about 53.2 inches. The prevailing wind is from the west-northwest with highest average wind speed of 13.9 miles per hour occurring in March. Winter storms moving northeastward along the coast frequently bring rain and thawing and then more snow and cold weather. In summer, sea breezes frequently moderate the temperature, particularly near the coast (NEsoil.com 2018).

4.1.4 Hazardous Materials

In December 2011 and January 2012 Mabbett and Associates (Mabbett) on the behalf of NSSC, performed asbestos surveys at the Wayland Housing Area. Asbestos containing material (ACM) were identified in each of the 12 housing units. ACM identified in the units consisted primarily of joint compound associated with drywall construction, floor tiles, and floor tile mastic. The ACM were found to be in good condition.

In January and February of 2002 Harvard Environmental Services, on behalf of the NSSC performed lead paint inspection surveys at the Wayland Housing Area. Lead paint was detected in interior areas in all of the units including areas such as doors, door casings, door jambs, window casings, window aprons and window interior stops. Deleading was performed in the interior accessible areas in each of the units.

No. 2 fuel oil served as the heating source for the housing units from the time of their construction in 1958 until the units converted to natural gas in 2003. The tanks installed in 1958 were replaced in June 1989. All USTs were removed in 2003 when the housing area converted to natural gas. Some soil contamination by petroleum products was identified in 2003 at one of the housing units and approximately 10 cubic yards of soil was removed from 92 Oxbow Road.

This EA acknowledges that registered pesticides have been applied to the Property and may continue to be present. NSSC has indicated that they know of no use of any registered pesticide in a manner (1) inconsistent with its labeling or with the Federal Insecticide, Fungicide, and Rodenticide Act (FIFRA)(7 U.S.C. § 136, et seq.) and other applicable laws and regulations, or (2) not in accordance with its intended purpose. This EA recommends that prospective buyers be notified of the use of registered pesticides and informed of their responsibility and liability should their future actions, including demolition of structures or any disturbance or removal of soil, result in exposure, release, or threatened release of such pesticides.

4.1.5 Cross Boundary Issues

The Wayland Housing Area, is located in a residential area and is surrounded to the east, west, and south by residential properties. The property immediately to the east of the Wayland Housing Area property is a non-developed residential parcel. The remaining surrounding properties on the south side of Oxbow Road are single family residences. Most of the parcels

north of the property on the opposite (north) side of Oxbow Road are also single family residences except for the Town Wayland's Trout Brook Conservation Area and the multi-unit residences at 89 Oxbow Road, the affordable housing condominium development.

4.2 Water Resources

4.2.1 Surface Water, Wetlands, Vernal Pools, Floodplain

There are no surface water bodies or wetlands present on the Wayland Housing Area property or in the immediate surrounding area. The nearest wetland area is located over 0.15 miles south of the area's western boundary and the nearest surface water (an unnamed tributary to the Sudbury River) is located more than 0.3 miles south of the area's southern boundary line. The housing area is not located within or near the 100-year floodplain of a surface water body.

4.2.2 Groundwater

Site specific hydrogeology data is not available. Under natural, undisturbed conditions, shallow groundwater flow typically follows surface topography. On this basis, groundwater flow is expected to be generally in a southerly direction, towards the unnamed tributary of the Sudbury River. Based on the difference in elevation between the housing area and downgradient waterbodies, depth to groundwater on the property is expected to be at least 20 feet below the ground surface.

4.3 Biological Resources

4.3.1 Terrestrial Habitat

Tree species present on the Wayland Housing Area property include red maple (*Acer rubrum*), white pine (*Pinus strobus*), and oak (*Quercus* sp.). Shrub species include lowbush blueberry (*Vaccinium angustifolium*), black huckleberry (*Gayulassacia baccata*), maple-leaved viburnum (*Viburnum acerifolium*), and buckthorn (*Rhamnus* sp.). Herbaceous and groundcover species are relatively sparse and include Pennsylvania sedge (*Carex pennsylvanica*), ground pine (*Lycopodium* sp.), and Canada mayflower (*Mayanthemum canadense*) (Aneptek 1991).

4.3.2 Wildlife

Because the property is highly developed and relatively small in area, wildlife use on the site is primarily restricted to species adapted to inhabited areas and forested perimeters. Mammals observed include eastern gray squirrel (*Sciurus carolinensis*) and eastern cottontail (*Sylvilagus floridanus*). Avian species observed include American crow (*Corvus brachyrhynchos*), blue jay (*Cyanocitta cristata*), tufted titmouse (*Baeolophus bicolor*), American robin (*Turdus migratorius*), and mourning dove (*Zenaida macroura*). Three amphibian species were identified on the property, spring peeper (*Pseudocris crucifer*), red-backed salamander (*Plethodon cinerius*), and wood frog (*Lithobates sylvaticus*). Other reptile and amphibian species were reported to occur by residents. Invertebrate species observed by Aneptek include

earthworms, centipedes, ticks and spiders, and various insects (Aneptek 1991).

4.4 Endangered and Threatened Species

The northern long-eared bat (*Myotis septentrionalis*) (NLEB) was listed as a federally threatened species by the U.S. Fish and Wildlife Service (USFWS) (April 2, 2015). This listing took effect on May 4, 2015. Increased mortality of the bat caused by white-nose syndrome, an infectious wildlife disease that poses considerable threats to hibernating bat species, has been the primary contributor to a significant decline in the population of the NLEB since 2007 (USFWS 2015a). The NLEB was once widespread throughout New England, but due to white-nose syndrome, the population in New England has declined by at least 90 percent (USFWS 2015b.)

In addition to listing the northern long-eared bat as a threatened species, the USFWS issued an interim 4(d) rule which prohibits incidental take (an action that is not intended to take a species but may still result in incidental harmful effects on the species) with some limited exceptions provided the activities protect known maternity roosts and hibernacula (USFWS 2015c).

Suitable summer habitat for the NLEB consists of a wide variety of forested/wooded habitats where the bats roost, forage, and travel and have also been observed roosting in human-made structures, such as buildings, barns and sheds. Bats roost singly or in colonies underneath bark, in cavities, or in crevices of both live and dead trees. Individual trees may be considered suitable habitat when they exhibit the characteristics of a potential roost tree and are located within 1,000 feet of other forested/wooded habitat. Females give birth between late May to late July and roost in maternity colonies composed of approximately 30 to 60 bats. In winter, the NLEB hibernates in caves and mines, called a hibernacula.

No other federally-listed, or proposed, threatened or endangered species or critical habitat or state-listed rare plants or animals or exemplary natural communities are known to occur in the vicinity of the Wayland Housing Area (NHESP 2019, USFWS IPaC database 2018).

4.5 Socio-Economic Resources

As of the 2010 census, there were 12,994 people, 4,808 households, and 3,676 families residing in the town of Wayland. Of the 4,808 households in Wayland, 76.5% were family households (with children) and 23.5% were non-family households. The average household size was 2.69 and the average family size was 3.13. The racial makeup of the town was 87.2% White, 0.9% African American, 9.9% Asian, 2.4% Hispanic or Latino, and 1.6% from two or more races. Of the town population, 48% were male and 52% were female; 6.2% were under 5 years, 22% were 5 years to 19 years, 54% were 20 to 64 years and 17.8% were over 65 years (U.S. Census Bureau 2015a).

In 2013 inflation-adjusted dollars, the median household income for the town of Wayland was \$139,477, the median family was \$166,893 and the per capita income was \$78,839. Approximately 3.0% of the population were below the poverty level (U.S. Census Bureau

2015b). Wayland is largely an upper- middle class suburban town with some areas of semi-rural affluence.

4.6 Historic and Archaeological Resources

The Wayland housing area was built in the 1950s as part of the Capehart housing program. A Program Comment was issued by the Advisory Council on Historic Preservation in 2002 covering activities at these housing facilities. The Program Comment covers all undertakings to Capehart and Wherry buildings and landscape features, including maintenance and repair, rehabilitation, layaway and mothballing, renovation, demolition, and replacement, and transfer, sale or lease out of Federal control. Therefore, no further coordination is needed for the structures at Wayland under Section 106 of the National Historic Preservation Act (NHPA) (Advisory Council on Historic Preservation [ACHP] 2002).

The Wayland housing area has no archaeological sensitivity. The acreage is limited to the small front and backyards, with little additional property included in the areas.

5.0 ENVIRONMENTAL IMPACTS

This section describes any associated impacts to environmental resources present in the Project area for the preferred alternative and is separated by each resource area. The No Action Alternative will have no impact on the environment as the property would not be conveyed to a new owner, and the houses would remain vacant. The following discussion of environmental impacts is associated with the proposed alternative.

5.1 Physical Environment

5.1.1 Soils

Soils classification within the developed areas of the Wayland Housing Area include Urban Land and Haven silt loam. Although Haven silt loam (slopes of 0-3%) is recognized as a “Prime Farmland” soil, the Haven soil is intermixed with areas of Urban Land and therefore, not well suited for agricultural productively. The Haven/Urban Land complex is not considered as a “Prime Farmland Soil” and therefore, the Federal Farmland Protection Policy Act (FPPA) of 1981 is not applicable to the Wayland Housing Area sale.

5.1.2 Hazardous Materials

The sale of the Wayland Housing Area should not be affected by the presence of any hazardous materials. Asbestos was identified as the only material of concern. The presence of asbestos will be divulged to the new owners.

5.4 Endangered and Threatened Species

The NSSC has determined that the sale of the Wayland Housing Area is unlikely to adversely affect the NLEB. This determination was made in a Section 4d streamlined consultation form to the U.S. Fish and Wildlife (FWS) on April 3, 2019. NSSC assumed concurrence when no response from FWS was received by May 3, 2019.

In accordance with the Massachusetts Natural Heritage Atlas 14th Edition (Effective August 1, 2017), no Priority Habitats of Rare Species or Estimated Habitats of Rare Wildlife are designated in the Wayland Housing Area or vicinity by the Massachusetts Natural Heritage and Endangered Species Program (NHESP 2017). Therefore, no impacts to state listed rare species will occur as a result of the sale of the Wayland Housing Area.

5.5 Socio-Economic Resources

The sale of the Wayland Housing Area should have no effect on socioeconomic resources of the surrounding area. The housing area is currently vacant and serves no purpose. The sale of the area will benefit the NSSC by providing revenue and not requiring the facility to continue to maintain housing that no longer meets current standards of quality of life, energy conservation, size, habitability, AT/FP, and safety.

5.6 Historic and Archaeological Resources

The proposed sale of the Wayland Housing Area will have no effect on historic properties. The Capehart style buildings were included in a Program Comment by the ACHP and no further consultation is required under Section 106 (ACHP 2002). The area does not possess any archaeological sensitivity. The Wayland Housing Area was mostly cleared of vegetation and has been disturbed from construction activities. Coordination with the Massachusetts State Historic Preservation Officer (MA SHPO), the Mashpee Wampanoag Tribal Historic Preservation Officer (THPO), and the Wampanoag Tribe of Gay Head (Aquinnah) THPO has been completed. The MA SHPO concurred with the no effect determination in a letter dated May 1, 2018. The THPOs have also concurred that the proposed project will have no effect on historic properties.

6.0 OTHER COMPLIANCE REQUIREMENTS

6.1 Environmental Justice

Executive Order 12898 directs Federal agencies to identify and address disproportionately high and adverse human health or environmental effects of an agency's programs, policies, and activities on minority populations and low-income populations. The proposed project is not expected to pose impacts upon any minority or low-income neighborhoods adjacent to or in the vicinity of the project pursuant to Executive Order No. 12898. The proposed sale of the Wayland Housing Area will be located on the existing U.S. Army property in Wayland, MA. Therefore, no disproportionately high and adverse impacts specific to any minority or low-income neighborhood would occur as a result of the proposed project.

6.2 Protection of Children

Executive Order 13045 requires Federal agencies to examine proposed actions to determine whether they will have disproportionately high human health or safety risks on children. The sale of the property at the Wayland Housing Area is not expected to cause any disproportionate direct, or indirect or cumulative environmental health or safety risks to children.

6.3 Floodplain Management

The Wayland Housing Area is not located in a floodplain.

6.5 Clean Air Act Conformity

Section 176 (c) of the Clean Air Act (CAA) requires that Federal agencies assure that their activities are in conformance with Federally-approved CAA state implementation plans for geographic areas designated as non-attainment and maintenance areas under the CAA. The U. S. Environmental Protection Agency (USEPA) General Conformity Rule to implement Section 176 (c) is found at 40 CFR Part 93. Clean Air Act compliance, specifically with the USEPA's General Conformity Rule, requires that all Federal agencies, review new actions and decide whether the actions would worsen an existing National Ambient Air Quality Standards (NAAQS) violation, cause a new NAAQS violation, delay the State Implementation Plan (SIP) attainment schedule of the NAAQS, or otherwise contradict the State's SIP. Non-attainment areas are geographic regions where the air quality fails to meet the NAAQS. The six criteria air pollutants are ozone, carbon monoxide, nitrogen dioxide, sulfur dioxide, particulate matter, and lead.

Middlesex County has met the attainment standards for all six criteria; just recently meeting attainment standards for ozone. On March 12, 2008, a new 8-hour ozone standard became effective and the previous 8-hour ozone standard (1997) was revoked on February 13, 2017. Middlesex County achieved attainment for ozone when the 1997 ozone standard was revoked. Middlesex County which is in attainment for all six criteria air pollutants and therefore, a Federal Conformity Review is not required for this project.

6.6 Cumulative Impacts

The Council on Environmental Quality defines "cumulative impact" as the impact on the environment which results from the incremental impact of the action when added to other past, present, and reasonably foreseeable future actions. Cumulative impacts can result from individually minor but collectively significant actions taking place over a period of time.

The housing area is located in a residential area and is zoned for residential use. The sale of the housing area should not affect the current, surrounding residential area. The only possible foreseeable action which could take place in the area would be the development of the currently undeveloped parcel adjacent to the Wayland Housing Area.

No cumulative impacts to Wayland fish and wildlife, federal or state protected species or cultural resources are anticipated due to the sale of the Wayland Housing Area when the sale is evaluated together with past, present and reasonably foreseeable actions.

7.0 COORDINATION

Coordination was undertaken with the agencies listed below during the preparation of the Environmental Assessment and through the Notice of Availability 30-day public notice process (see Appendix A – Coordination for letters of response).

Federal

U.S. Fish and Wildlife Service
U.S. Environmental Protection Agency

State

Massachusetts Department of Environmental Protection
Massachusetts Department of Fisheries, Wildlife and Law Enforcement
Division of Fish and Wildlife
Natural Heritage and Endangered Species Program
Massachusetts Historic Preservation Office

Local

Town of Wayland – Town Administrator and Selectmen Office
Wayland Conservation Commission

Tribes

Wampanoag Tribe of Gay Head (Aquinnah)
Mashpee Wampanoag Tribe

A Notice of Availability of the Draft Finding of No Significant Impact (FONSI) and Environmental Assessment (EA) will be published in local newspapers (see Appendix B) requesting comments during a 30-day period from 10 October 2019 to 8 November 2019. Copies of the Draft FONSI and EA were available on the U.S. Army Soldier Systems Center webpage, and at the local library. The Notice of Availability of the Draft FONSI and EA was also sent to federal, state and local agencies with interest or jurisdiction with the project.

8.0 COMPLIANCE WITH ENVIRONMENTAL FEDERAL STATUTES AND EXECUTIVE ORDERS

Federal Statutes

1. Archaeological Resources Protection Act of 1979, as amended, 16 USC 470 et seq.

Compliance: Issuance of a permit from the Federal land manager to excavate or remove archaeological resources located on public or Indian lands signifies compliance.

2. Preservation of Historic and Archeological Data Act of 1974, as amended, 16 U.S.C. 469 et seq.

Compliance: Project has been coordinated with the State Historic Preservation Officer. There will be no impacts to archaeological resources.

3. American Indian Religious Freedom Act of 1978, 42 U.S.C. 1996.

Compliance: Must ensure access by Native Americans to sacred sites, possession of sacred objects, and the freedom to worship through ceremonials and traditional rites.

4. Clean Air Act (CAA), as amended, 42 U.S.C. 7401 et seq.

Compliance: Norfolk County is in attainment of all six criteria pollutants (i.e., carbon monoxide, nitrogen dioxide, sulfur dioxide, particulate matter, lead and ozone). As such, a Federal Conformity Review is not required for this project.

5. Clean Water Act of 1977 (Federal Water Pollution Control Act Amendments of 1972) 33 U.S.C. 1251 et seq.

Compliance: Not Applicable; project does not involve the discharge of dredged or fill material into a water of the U.S.

6. Coastal Zone Management Act of 1972, as amended, 16 U.S.C. 1451 et seq.

Compliance: Not Applicable; project is not located within the State designated coastal zone.

7. Endangered Species Act of 1973, as amended, 16 U.S.C. 1531 et seq.

Compliance: Coordination with the U.S. Fish and Wildlife Service (FWS) signifies compliance with this Act.

8. Estuarine Areas Act, 16 U.S.C. 1221 et seq.

Compliance: Not applicable; report is not being submitted to Congress.

9. Federal Water Project Recreation Act, as amended, 16 U.S.C. 4601-12 et seq.

Compliance: Not applicable. There are no water bodies at the Wayland Housing Area.

10. Fish and Wildlife Coordination Act, as amended, 16 U.S.C. 661 et seq.

Compliance: Projects are exempt include “activities for or in connection with programs primarily for land management and use carried out by Federal agencies with respect to Federal land under their jurisdiction” pursuant to 16 U.S.C. § 662 (h).

11. Land and Water Conservation Fund Act of 1965, as amended, 16 U.S.C. 4601-4 et seq.

Compliance: Not applicable since there are no outdoor recreation plans associated with the sale of the Wayland Housing Area.

12. Marine Protection, Research, and Sanctuaries Act of 1971, as amended, 33 U.S.C. 1401 et seq.

Compliance: Not applicable; the project does not involve the transportation or disposal of dredged material in ocean waters pursuant to Sections 102 and 103 of the Act, respectively.

13. National Historic Preservation Act of 1966, as amended, 16 U.S.C. 470 et seq.

Compliance: Coordination with the State Historic Preservation Office and Tribal Historic Preservation Officer(s) signifies compliance.

14. Native American Graves Protection and Repatriation Act (NAGPRA), 25 U.S.C. 3000-3013, 18 U.S.C. 1170

Compliance: Regulations implementing NAGPRA will be followed if discovery of human remains and/or funerary items occur during the sale of the Wayland Housing Area.

15. National Environmental Policy Act of 1969, as amended, 42 U.S.C 4321 et seq.

Compliance: Preparation of an Environmental Assessment signifies partial compliance with NEPA. Full compliance shall be noted at the time the Finding of No Significant Impact is issued.

16. Rivers and Harbors Act of 1899, as amended, 33 U.S.C. 401 et seq.

Compliance: No requirements for projects or programs authorized by Congress.

17. Watershed Protection and Flood Prevention Act as amended, 16 U.S.C 1001 et seq.

Compliance: The Wayland Housing Area is not within a floodplain.

18. Wild and Scenic Rivers Act, as amended, 16 U.S.C 1271 et seq.

Compliance: Not applicable.

19. Magnuson-Stevens Act, as amended, 16 U.S.C. 1801 et seq.

Compliance: Not applicable.

Executive Orders

1. Executive Order 11593, Protection and Enhancement of the Cultural Environment, 13 May 1971

Compliance: Coordination with the State Historic Preservation Officer and tribes signifies compliance.

2. Executive Order 11988, Floodplain Management, 24 May 1977 amended by Executive Order 12148, 20 July 1979.

Compliance: Not applicable. The Wayland Housing Area is not located in a floodplain.

3. Executive Order 11990, Protection of Wetlands, 24 May 1977.

Compliance: Not applicable. There are no wetlands at the Wayland Housing Area.

4. Executive Order 12114, Environmental Effects Abroad of Major Federal Actions, 4 January 1979.

Compliance: Not applicable to projects located within the United States.

5. Executive Order 12898, Environmental Justice, 11 February 1994.

Compliance: Not applicable; the project is not expected to have a significant impact on minority or low-income population, or any other population in the United States.

6. Executive Order 13007, Accommodation of Sacred Sites, 24 May 1996

Compliance: Not applicable unless on Federal lands, then agencies must accommodate access to and ceremonial use of Indian sacred sites by Indian religious practitioners, and avoid adversely affecting the physical integrity of such sacred sites.

7. Executive Order 13045, Protection of Children from Environmental Health Risks and Safety Risks. 21 April, 1997.

Compliance: Not applicable if the project would not create a disproportionate environmental health or safety risk for children.

8. Executive Order 13175, Consultation and Coordination with Indian Tribal Governments, 6 November 2000.

Compliance: Consultation with Indian Tribal Governments, where applicable, and consistent with executive memoranda, DoD Indian policy, and USACE Tribal Policy Principles signifies compliance.

Executive Memorandum

1. Analysis of Impacts on Prime or Unique Agricultural Lands in Implementing NEPA, 11 August 1980.

Compliance: The project area is located within primarily urban complex and Paxton fine sandy loam. While the Paxton soil series is considered prime farmland the Paxton/Urban Land complex is not considered prime farmland. Therefore, no prime farmland soils are impacted and as such, the sale of the Wayland Housing Area is exempt from the Farmland Protection Policy Act.

2. White House Memorandum, Government-to-Government Relations with Indian Tribes, 29 April 1994.

Compliance: Consultation with Federally Recognized Indian Tribes, where appropriate, signifies compliance.

9.0 REFERENCES CITED

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- Aneptek Corporation (Aneptek). 1991. Endangered Species Survey - Phase I. An Environmental Inventory of Wildlife Species and Their Habitats. Contract No. DAAK6091P2517. Final Report. Prepared for U.S. Army Natick Research, Development and Engineering Center, Natick, Massachusetts. December 26, 1991.
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- Harvard Environmental Services (HES), 2002. Lead Paint Inspection Reports, 1, 2, 3, 4, 5, and 7 Launcher Way, and 88, 90, 92, 100, 102, and 104 Oxbow Road, Wayland, MA, prepared for U.S. Army Soldier Systems Center, Natick, MA, prepared by Harvard Environmental Services, various dates in February and March 2002.
- Mabbett & Associates Inc. (Mabbett), 2012a. Volume I, Chapter 1, Asbestos Survey Executive Summary Report, prepared for U.S. Army Soldier Systems Center, Natick, MA, prepared by Mabbett & Associates Inc., March 23, 2012.
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10.0 LIST OF ACRONYMS

ACHP – Advisory Council on Historic Preservation
ACM – Asbestos Containing Material
AR – Army Regulation
AT/FP – Antiterrorism/Force Protection
EA - Environmental Assessment
CAA – Clean Air Act
CEQ - Council of Environmental Quality
CFR – Code of Federal Regulation
EA – Environmental Assessment
EIS – Environmental Impact Statement
FONSI – Finding of No Significant Impact
FPPA - Farmland Protection Policy Act
MESA - Massachusetts Endangered Species Act
NAAQS – National Ambient Air Quality Standards
NEPA - National Environmental Policy Act
NRCS – Natural Resources Conservation Service
NSSC - Natick Soldiers Systems Center
RONA – Record of Non-Applicability
SIP – State Implementation Plan
USEPA – U.S. Environmental Protection Agency
USFWS - U.S. Fish and Wildlife Service

Appendix A – Coordination



DEPARTMENT OF THE ARMY
US ARMY INSTALLATION MANAGEMENT COMMAND
US ARMY GARRISON NATICK
DIRECTORATE OF PUBLIC WORKS
10 GENERAL GREENE AVENUE
NATICK, MA 01760-5002
JANUARY 8, 2019

File
Copy

Ms. Timothy L. Timmermann, Associate Director
Office of Environmental Review
Environmental Protection Agency, New England, Region 1
3 Post Office Square, Suite 100
Mail Code ORA 17-1
Boston, Massachusetts 02109-3912

Dear Mr. Timmermann:

The Natick Soldier Systems Center (NSSC) is preparing an Environmental Assessment (EA) for the sale and conveyance of the Wayland Housing Area, in Middlesex County, Massachusetts. The project involves the sale of 5.6 acres of land with 12 housing units along Oxbow Road and Launcher Way (Figure 1). The housing area is located 3 miles north of Wayland Town Hall and 8 miles from the NSSC. The existing homes, which are part of NSSC housing do not meet the Army Family Housing standards for size, configuration, and Anti-terrorism/Force Protection (AT/FP) requirements requiring the NSSC to dispose of the property. In addition, the sale of the property is authorized by the National Defense Authorization Act for Fiscal Year 2018, Title XXVIII Subtitle E, Section 2844. The purpose of the project is to meet AT/FP requirements by having soldiers live within close proximity to the NSSC installation. The Wayland Housing Area is currently vacant and ready for conveyance.

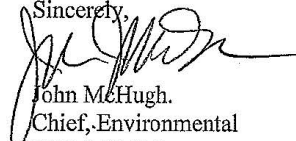
In August 1957, a 5.6 acre parcel of land was acquired for the construction of the Wayland Housing Area. Prior to 1957, the property was privately owned and acquired under eminent domain and was an undeveloped, forested area. Since the construction of the housing area in 1957, the property has served as a family housing area for military personnel including personnel assigned to Nike Battery B-73, other local U.S. Army installations, and the NSSC (Figure 2).

The Wayland Housing Area, is located in a residential area, and is surrounded to the west, south, and east by residential properties, and residential properties, town conservation land, and an affordable housing condominium development to the north. A fragment, forested buffer area exists between the residential areas, and property boundary to the west, south, and east. The majority of the 5.6 acre property is developed and consists of housing, lawn, pavement, landscaped areas, and a playground. The remainder of the land is forested (Photos 1, 2, and 3).

There are no surface water bodies or wetlands on the Wayland Housing Area property or in the immediate surrounding area. The nearest wetland area is located approximately 0.15 miles south of the property's western boundary line, the nearest surface water (an unnamed tributary to the Sudbury River) is located more than 0.3 miles south of the property's southern boundary line. The property is not located within or near the 100-year floodplain of a surface water boundary.

The purpose of this letter is to request your comments on the proposed project. Should you have any additional questions, please contact me by email at john.j.nichugh.civ@mail.mil or by phone at (508) 233-5404. Request for additional information or comments on the project may also be directed to Ms. Kate Atwood at the U.S. Army Corps of Engineers, New England District by email at Kathleen.a.atwood@usace.army.mil or by phone at (978) 318-8537.

Sincerely,



John McHugh.
Chief, Environmental
USAG-Natick

Enclosures



DEPARTMENT OF THE ARMY
US ARMY INSTALLATION MANAGEMENT COMMAND
US ARMY GARRISON NATICK
DIRECTORATE OF PUBLIC WORKS
10 GENERAL GREENE AVENUE
NATICK, MA 01760-5002
JANUARY 8, 2019

File
Copy

Ms. Lea Anderson
Chairperson, Wayland Board of Selectmen
41 Cochituate Road
Wayland, Massachusetts 01778

Dear Ms. Anderson:

The Natick Soldier Systems Center (NSSC) is preparing an Environmental Assessment (EA) for the sale and conveyance of the Wayland Housing Area, in Middlesex County, Massachusetts. The project involves the sale of 5.6 acres of land with 12 housing units along Oxbow Road and Launcher Way (Figure 1). The housing area is located 3 miles north of Wayland Town Hall and 8 miles from the NSSC. The existing homes, which are part of NSSC housing do not meet the Army Family Housing standards for size, configuration, and Anti-terrorism/Force Protection (AT/FP) requirements requiring the NSSC to dispose of the property. In addition, the sale of the property is authorized by the National Defense Authorization Act for Fiscal Year 2018, Title XXVIII Subtitle E, Section 2844. The purpose of the project is to meet AT/FP requirements by having soldiers live within close proximity to the NSSC installation. The Wayland Housing Area is currently vacant and ready for conveyance.


In August 1957, a 5.6 acre parcel of land was acquired for the construction of the Wayland Housing Area. Prior to 1957, the property was privately owned and acquired under eminent domain and was an undeveloped, forested area. Since the construction of the housing area in 1957, the property has served as a family housing area for military personnel including personnel assigned to Nike Battery B-73, other local U.S. Army installations, and the NSSC (Figure 2).

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Sincerely,



John McHugh.
Chief, Environmental
USAG-Natick

Enclosures



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US ARMY INSTALLATION MANAGEMENT COMMAND
US ARMY GARRISON NATICK
DIRECTORATE OF PUBLIC WORKS
10 GENERAL GREENE AVENUE
NATICK, MA 01760-5002
JANUARY 8, 2019

Ms. Louise Miller, Town Administrator
41 Cochituate Road
Wayland, Massachusetts 01778

Dear Ms. Miller:

The Natick Soldier Systems Center (NSSC) is preparing an Environmental Assessment (EA) for the sale and conveyance of the Wayland Housing Area, in Middlesex County, Massachusetts. The project involves the sale of 5.6 acres of land with 12 housing units along Oxbow Road and Launcher Way (Figure 1). The housing area is located 3 miles north of Wayland Town Hall and 8 miles from the NSSC. The existing homes, which are part of NSSC housing do not meet the Army Family Housing standards for size, configuration, and Anti-terrorism/Force Protection (AT/FP) requirements requiring the NSSC to dispose of the property. In addition, the sale of the property is authorized by the National Defense Authorization Act for Fiscal Year 2018, Title XXVIII Subtitle E, Section 2844. The purpose of the project is to meet AT/FP requirements by having soldiers live within close proximity to the NSSC installation. The Wayland Housing Area is currently vacant and ready for conveyance.

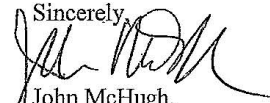
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Sincerely,



John McHugh.
Chief, Environmental
USAG-Natick

Enclosures



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10 GENERAL GREENE AVENUE
NATICK, MA 01760-5002
JANUARY 8, 2019

Ms. Linda Hansen, Conservation Administrator
Wayland Conservation Commission
41 Cochituate Road
Wayland, Massachusetts 01778

Dear Ms. Hansen:

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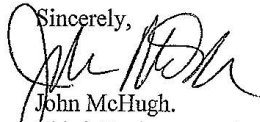
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Sincerely,



John McHugh.
Chief, Environmental
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Enclosures



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DIRECTORATE OF PUBLIC WORKS
10 GENERAL GREENE AVENUE
NATICK, MA 01760-5002
JANUARY 8, 2019

Massachusetts Department of Environmental Protection
Wetlands Program
205B Lowell Street
Wilmington, Massachusetts 01887

Dear Madam/Sir:

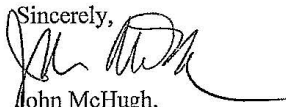
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Sincerely,

John McHugh.
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Enclosures



DEPARTMENT OF THE ARMY
US ARMY INSTALLATION MANAGEMENT COMMAND
US ARMY GARRISON NATICK
DIRECTORATE OF PUBLIC WORKS
10 GENERAL GREENE AVENUE
NATICK, MA 01760-5002
JANUARY 8, 2019

Mr. Jack Buckley, Director
Massachusetts Division of Fisheries and Wildlife
1 Rabbit Hill Road
Westborough, Massachusetts 01581

Dear Mr. Buckley:

The Natick Soldier Systems Center (NSSC) is preparing an Environmental Assessment (EA) for the sale and conveyance of the Wayland Housing Area, in Middlesex County, Massachusetts. The project involves the sale of 5.6 acres of land with 12 housing units along Oxbow Road and Launcher Way (Figure 1). The housing area is located 3 miles north of Wayland Town Hall and 8 miles from the NSSC. The existing homes, which are part of NSSC housing do not meet the Army Family Housing standards for size, configuration, and Anti-terrorism/Force Protection (AT/FP) requirements requiring the NSSC to dispose of the property. In addition, the sale of the property is authorized by the National Defense Authorization Act for Fiscal Year 2018, Title XXVIII Subtitle E, Section 2844. The purpose of the project is to meet AT/FP requirements by having soldiers live within close proximity to the NSSC installation. The Wayland Housing Area is currently vacant and ready for conveyance.

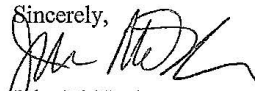
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The Wayland Housing Area, is located in a residential area, and is surrounded to the west, south, and east by residential properties, and residential properties, town conservation land, and an affordable housing condominium development to the north. A fragment, forested buffer area exists between the residential areas, and property boundary to the west, south, and east. The majority of the 5.6 acre property is developed and consists of housing, lawn, pavement, landscaped areas, and a playground. The remainder of the land is forested (Photos 1, 2, and 3).

There are no surface water bodies or wetlands on the Wayland Housing Area property or in the immediate surrounding area. The nearest wetland area is located approximately 0.15 miles south of the property's western boundary line, the nearest surface water (an unnamed tributary to the Sudbury River) is located more than 0.3 miles south of the property's southern boundary line. The property is not located within or near the 100-year floodplain of a surface water boundary.

The purpose of this letter is to request your comments on the proposed project. Should you have any additional questions, please contact me by email at john.j.mchugh.civ@mail.mil or by phone at (508) 233-5404. Request for additional information or comments on the project may also be directed to Ms. Kate Atwood at the U.S. Army Corps of Engineers, New England District by email at Kathleen.a.atwood@usace.army.mil or by phone at (978) 318-8537.

Sincerely,

A handwritten signature in black ink, appearing to read 'John McHugh', written over the printed name.

John McHugh.
Chief, Environmental
USAG-Natick

Enclosures



DEPARTMENT OF THE ARMY
US ARMY INSTALLATION MANAGEMENT COMMAND
US ARMY GARRISON NATICK
DIRECTORATE OF PUBLIC WORKS
10 GENERAL GREENE AVENUE
NATICK, MA 01760-5002
JANUARY 8, 2019

11-
1007

Ms. Eve Schluter
Chief of Environmental Review
Massachusetts Natural Heritage and Endangered Species Program
1 Rabbit Hill Road
Westborough, Massachusetts 01581

Dear Ms. Schluter:

The Natick Soldier Systems Center (NSSC) is preparing an Environmental Assessment (EA) for the sale and conveyance of the Wayland Housing Area, in Middlesex County, Massachusetts. The project involves the sale of 5.6 acres of land with 12 housing units along Oxbow Road and Launcher Way (Figure 1). The housing area is located 3 miles north of Wayland Town Hall and 8 miles from the NSSC. The existing homes, which are part of NSSC housing do not meet the Army Family Housing standards for size, configuration, and Anti-terrorism/Force Protection (AT/FP) requirements requiring the NSSC to dispose of the property. In addition, the sale of the property is authorized by the National Defense Authorization Act for Fiscal Year 2018, Title XXVIII Subtitle E, Section 2844. The purpose of the project is to meet AT/FP requirements by having soldiers live within close proximity to the NSSC installation. The Wayland Housing Area is currently vacant and ready for conveyance.

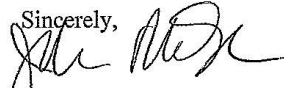
In August 1957, a 5.6 acre parcel of land was acquired for the construction of the Wayland Housing Area. Prior to 1957, the property was privately owned and acquired under eminent domain and was an undeveloped, forested area. Since the construction of the housing area in 1957, the property has served as a family housing area for military personnel including personnel assigned to Nike Battery B-73, other local U.S. Army installations, and the NSSC (Figure 2).

The Wayland Housing Area, is located in a residential area, and is surrounded to the west, south, and east by residential properties, and residential properties, town conservation land, and an affordable housing condominium development to the north. A fragment, forested buffer area exists between the residential areas, and property boundary to the west, south, and east. The majority of the 5.6 acre property is developed and consists of housing, lawn, pavement, landscaped areas, and a playground. The remainder of the land is forested (Photos 1, 2, and 3).

There are no surface water bodies or wetlands on the Wayland Housing Area property or in the immediate surrounding area. The nearest wetland area is located approximately 0.15 miles south of the property's western boundary line, the nearest surface water (an unnamed tributary to the Sudbury River) is located more than 0.3 miles south of the property's southern boundary line. The property is not located within or near the 100-year floodplain of a surface water boundary.

The purpose of this letter is to request your comments on the proposed project. Should you have any additional questions, please contact me by email at john.j.mchugh.civ@mail.mil or by phone at (508) 233-5404. Request for additional information or comments on the project may also be directed to Ms. Kate Atwood at the U.S. Army Corps of Engineers, New England District by email at Kathleen.a.atwood@usace.army.mil or by phone at (978) 318-8537.

Sincerely,



John McHugh.
Chief, Environmental
USAG-Natick

Enclosures



DEPARTMENT OF THE ARMY
US ARMY CORPS OF ENGINEERS
NEW ENGLAND DISTRICT
696 VIRGINIA ROAD
CONCORD MA 01742-2751

June 18, 2018

Planning Division
Evaluation Branch

Ms. Brona Simon, State Historic Preservation Officer
Executive Director
Massachusetts Historical Commission
Massachusetts Archives Building
220 Morrissey Boulevard
Boston, Massachusetts 02125

Dear Ms. Simon:

The U.S. Army Corp of Engineers, New England District (NAE) is assisting the Natick Soldier Systems Center in Natick (SSC) with the sale of three housing areas associated with the SSC. The housing units are located in Needham, Wayland, and Hudson, Massachusetts. We would like your comments on this project pursuant to Section 106 of the National Historic Preservation Act of 1966, as amended (NHPA).

The three housing areas were built in the 1950s and 1960s as part of the Capehart housing program. A Program Comment was issued by the Advisory Council on Historic Preservation in 2002 covering activities at these housing facilities. The Program Comment covers all undertakings to Capehart and Wherry buildings and landscape features, including the maintenance and repair, rehabilitation, layaway and mothballing, renovation, demolition, demolition and replacement, and transfer, sale or lease out of Federal control. Therefore, no further coordination is needed for the structures at Needham, Wayland, or Hudson under Section 106 of the NHPA.

The Needham and Wayland housing areas have no archaeological sensitivity. The acreage is limited to the small front and backyards, with no additional property included in the areas (Figures 1 and 2), (Photographs 1 through 6). The construction of the houses has destroyed any archaeological resources that may have been present.

The Hudson Housing Area has additional acreage that was subject to an intensive archaeological survey in 2013 (Figure 3 from the archaeological report), (Photographs 7 through 10). The survey included archival research, a walkover survey, and subsurface testing of the unimproved area behind and around the houses within the housing area.

A total of 203 test pits were excavated within the project area in seven, 30 x 30 m sampling blocks, at 10 m intervals along seven linear transects and in five arrays with test pits at 5 m intervals.

Two small pre-contact Native American sites designated as the Bruen Road Locus 1 and Bruen Road Locus 2 were identified in the project area. These sites consisted of low density deposits of chipping debris (quartz, quartzite, and rhyolite).

Five modern period cultural resources were identified: Concrete Pad 1/company storehouse, Concrete Pad 2/locomotive shelter, Concrete Pad 3/unidentified structure, abandoned railroad spur, and metal rack array. These were found in a zone of previous disturbance in the southeast portion of the project area. Four of them are associated with past military land use during World War II within the southern section of the former Maynard Ordnance Storage Depot. The metal rack array is associated with later military material research in the past 30 years. Post-contact/modern period cultural material found during subsurface testing consisted of fragments of structural materials (wire and machine cut nails and window glass), bottle glass, transfer printed porcelain, and coal found in the former location of a World War II era troop housing complex.

Bruen Road Locus 1 and Bruen Road Locus 2 were determined to contribute little new information to what is currently known about Native American settlement patterns in the Assabet and Sudbury River drainages. Due to their low information content the sites were determined to be not eligible for the National Register of Historic Places (NRPH). The five modern period cultural resources were determined not to be eligible for the NRPH. Your office concurred with these determinations.

We believe that the sale of the three housing areas located in Needham, Wayland, and Hudson should have no effect on historic properties. We would appreciate your concurrence.

Similar letters with enclosure have been sent to: Ms. Bettina Washington, Tribal Historic Preservation Officer, Wampanoag Tribe of Gay Head (Aquinnah), (20 Black Brook Road, Aquinnah, Massachusetts 02535) and to Ms. Ramona Peters, Tribal Historic Preservation Officer, Mashpee Wampanoag Tribe (483 Great Neck Road South, Mashpee, MA 02649).

If you have any questions or comments please contact Ms. Kate Atwood, staff archaeologist at (978) 318-8537 or by email at Kathleen.a.atwood@usace.army.mil.

Sincerely,

Lawrence R. Oliver.
Chief, Evaluation Branch

Enclosures



DEPARTMENT OF THE ARMY
US ARMY CORPS OF ENGINEERS
NEW ENGLAND DISTRICT
696 VIRGINIA ROAD
CONCORD MA 01742-2751

June 18, 2018

Planning Division
Evaluation Branch

Ms. Bettina Washington, Tribal Historic Preservation Officer
Wampanoag Tribe of Gay Head (Aquinnah)
20 Black Brook Road
Aquinnah, Massachusetts 02535

Dear Ms. Washington:

The U.S. Army Corp of Engineers, New England District (NAE) is assisting the Natick Soldier Systems Center in Natick (SSC) with the sale of three housing areas associated with the SSC. The housing units are located in Needham, Wayland, and Hudson, Massachusetts. We would like your comments on this project pursuant to Section 106 of the National Historic Preservation Act of 1966, as amended (NHPA).

The three housing areas were built in the 1950s and 1960s as part of the Capehart housing program. A Program Comment was issued by the Advisory Council on Historic Preservation in 2002 covering activities at these housing facilities. The Program Comment covers all undertakings to Capehart and Wherry buildings and landscape features, including the maintenance and repair, rehabilitation, layaway and mothballing, renovation, demolition, demolition and replacement, and transfer, sale or lease out of Federal control. Therefore, no further coordination is needed for the structures at Needham, Wayland, or Hudson under Section 106 of the NHPA.

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DEPARTMENT OF THE ARMY
US ARMY CORPS OF ENGINEERS
NEW ENGLAND DISTRICT
696 VIRGINIA ROAD
CONCORD MA 01742-2761

June 18, 2018

Planning Division
Evaluation Branch

Ms. Bettina Washington, Tribal Historic Preservation Officer
Wampanoag Tribe of Gay Head (Aquinnah)
20 Black Brook Road
Aquinnah, Massachusetts 02535

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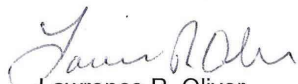
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If you have any questions or comments please contact Ms. Kate Atwood, staff archaeologist at (978) 318-8537 or by email at Kathleen.a.atwood@usace.army.mil.

Sincerely,


Lawrence R. Oliver.
Chief, Evaluation Branch

Enclosures



DEPARTMENT OF THE ARMY
US ARMY CORPS OF ENGINEERS
NEW ENGLAND DISTRICT
636 VIRGINIA ROAD
CONCORD MA 01742-2751

June 18, 2018

Planning Division
Evaluation Branch

Ms. Ramona Peters
Tribal Historic Preservation Officer
Mashpee Wampanoag Tribe
483 Great Neck Road South
Mashpee, MA 02649

Dear Ms. Peters:

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If you have any questions or comments please contact Ms. Kate Atwood, staff archaeologist at (978) 318-8537 or by email at Kathleen.a.atwood@usace.army.mil.

Sincerely,

Lawrence R. Oliver.
Chief, Evaluation Branch

Enclosures

**Appendix B - Notice of Availability of the Draft Finding of No Significant Impact (FONSI)
and Environmental Assessment (EA)**

**PUBLIC NOTICE OF AVAILABILITY
DRAFT FINDING OF
NO SIGNIFICANT IMPACT AND ENVIRONMENTAL ASSESSMENT FOR THE U.S. ARMY NATICK SOLDIER
SYSTEMS CENTER SALE OF WAYLAND HOUSING AREA, WAYLAND, MASSACHUSETTS**

Pursuant to the Council on Environmental Quality regulations for implementing the procedural provisions of the National Environmental Policy Act (40 CFR 1500), and 32 CFR 651 Environmental Analysis of Army Actions, the U.S. Army conducted an Environmental Assessment (EA) of the potential environmental and socioeconomic effects associated with the sale of the Wayland Family Housing Area located in Wayland, Massachusetts.

The Draft Finding of No Significant Impact (FONSI) and Environmental Assessment (EA) will undergo a 30-day public comment period, from 10 October 2019 to 8 November 2019. This is in accordance with requirements specified in 32 CFR Part 651.14 Environmental Analysis of Army Actions. During this period, the public may submit comments on the proposed action and the EA.

The Draft FONSI and EA will be available on the U.S. Army Natick Soldier Systems Center website.

Printed copies of the Draft FONSI and EA can also be viewed at the following library: Wayland Free Public Library

Comments on the Draft FONSI and EA should be submitted during the 30-day public comment period via mail, fax, or electronic mail to:

Ms. Kathleen A. Atwood
U.S. Army Corps of Engineers
Evaluation Branch
696 Virginia Road
Concord, Massachusetts 01742-2751
fax: (978) 318-8560
e-mail: Kathleen.a.atwood@usace.army.mil

Legal Notices were placed in the Wayland Crier.

