

January 9, 2026

Electronic/Hand Delivery

Burlington Conservation Department
Town Hall Annex
25 Center Street
Burlington, MA 01803

Re: Request for Certificate of Compliance
DEP File No. 122-670
44 Westwood Street
Burlington, Massachusetts

[File #: BCCDLLC\21-571.04]

Dear Members of the Commission:

On behalf of the Applicant, MGW Realty LLC (Lenny Radochia, Contact), LEC Environmental Consultants, Inc., (LEC) respectfully submits this Request for Certificate of Compliance (COC) for completed construction of a single-family dwelling and associated appurtenances at 44 Westwood Street in Burlington, Massachusetts, including the completion of Wetland and Buffer Zone Mitigation planting.

Attached for your review are the following:

- WPA Form 8-A Request for a Certificate of Compliance (Attachment A);
- COC Letter prepared by Sullivan Engineering Group, LLC, dated September 15, 2025 (Attachment B);
- *As-Built Plan*, prepared by Sullivan Engineering Group, LLC, dated September 15, 2025 (Attachment C); and
- *Wetland and Buffer Zone Mitigation Memorandum*, dated December 22, 2025, prepared by LEC (Attachment D).

Thank you for your consideration of this COC request. We look forward to hearing from the Commission following the public meeting on January 22, 2026. Should you have any questions regarding this matter or require additional information, you may contact Nicole Ferrera or Richard Kirby at (781) 245-2500.

Sincerely,

LEC Environmental Consultants, Inc.



Nicole M. Ferrara
Wetland Scientist

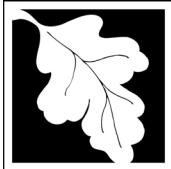


Richard A. Kirby
Senior Wetland Scientist

cc: Lenny Radochia

Attachment A

WPA Form 8-A Request for Certificate of Compliance



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 8A – Request for Certificate of Compliance

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

DEP File Number:

122-670

Provided by DEP

A. Project Information

Important:

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



Upon completion of the work authorized in an Order of Conditions, the property owner must request a Certificate of Compliance from the issuing authority stating that the work or portion of the work has been satisfactorily completed.

1. This request is being made by:

Lenny Radochia of MGW Realty LLC

Name

24 College Road

Mailing Address

Burlington

City/Town

781-389-7624

Phone Number

MA

01803

2. This request is in reference to work regulated by a final Order of Conditions issued to:

Lenny Radochia

Applicant

April 20, 2022

Dated

122-670

DEP File Number

3. The project site is located at:

44 Westwood Street

Street Address

Tax Map 5

Assessors Map/Plat Number

Burlington

City/Town

Lot 153

Parcel/Lot Number

4. The final Order of Conditions was recorded at the Registry of Deeds for:

Property Owner (if different)

Middlesex South

County

81690

410

Book

Page

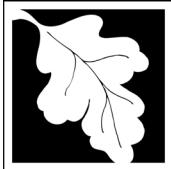
Certificate (if registered land)

5. This request is for certification that (check one):

the work regulated by the above-referenced Order of Conditions has been satisfactorily completed.

the following portions of the work regulated by the above-referenced Order of Conditions have been satisfactorily completed (use additional paper if necessary).

the above-referenced Order of Conditions has lapsed and is therefore no longer valid, and the work regulated by it was never started.



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

WPA Form 8A – Request for Certificate of Compliance

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

DEP File Number:

122-670

Provided by DEP

A. Project Information (cont.)

6. Did the Order of Conditions for this project, or the portion of the project subject to this request, contain an approval of any plans stamped by a registered professional engineer, architect, landscape architect, or land surveyor?

Yes If yes, attach a written statement by such a professional certifying substantial compliance with the plans and describing what deviation, if any, exists from the plans approved in the Order.

No

B. Submittal Requirements

Requests for Certificates of Compliance should be directed to the issuing authority that issued the final Order of Conditions (OOC). If the project received an OOC from the Conservation Commission, submit this request to that Commission. If the project was issued a Superseding Order of Conditions or was the subject of an Adjudicatory Hearing Final Decision, submit this request to the appropriate DEP Regional Office (see <http://www.mass.gov/dep/about/region/findyour.htm>).

Attachment B

COC Letter
prepared by Sullivan Engineering Group, LLC
dated September 15, 2025

September 15, 2025

Town of Burlington
Conservation Commission

**Re: Certificate of Compliance Request – 44 Westwood Street, Burlington
DEP File No. 122-670**

Conservation Commission Members;

On behalf of the applicant, Lenny Radochia, I am requesting a Certificate of Compliance from the Order of Conditions for the work completed at 44 Westwood Street, Burlington under DEP File No. 122-670.. The Order of Conditions is recorded in Book: 881690 Page: 410 at the Middlesex South Registry of Deeds. On Dec. 18, 2024 this property was purchased by the current owner, Binyi Zhang, of 44 Westwood Street, Burlington.

On September 5, 2025 I personally conducted a site inspection and found the site fully stabilized by landscaped means. I also completed an As-built survey of the site conditions as they exist on 9/5/25. I found the site constructed in compliance with the Order, with the following changes

- 1) The approved plan showed a permeable paver driveway to be constructed. The applicant in an email to John Keeley, dated 9/11/2023 asked to eliminate the paver driveway, and construct a paved driveway with a trench drain and cultec units for the driveway drainage AND to pickup the downspout on the right side of the house (roof runoff). Three Cultec 100HD. The full system and paved driveway are shown on the asbuilt.
- 2) A stone retaining was shown on the approved plan in the front yard and running to the front left corner of the proposed house. In the as-built condition, the stone retaining wall extends along the full length of the left side of the house.
- 3) A pervious paver patio has been constructed to the rear of the house off the deck.
- 4) 2 – AC units are installed on the left side of the house that were not shown on the approved plan.
- 5) A small retaining wall with steps on the approved plan on the right side of the garage were not constructed.

The ONE item that needs addressing prior to the full issuance of a COC is the status of the native plantings which were planted beyond the post & rail fencing to the rear of the property.

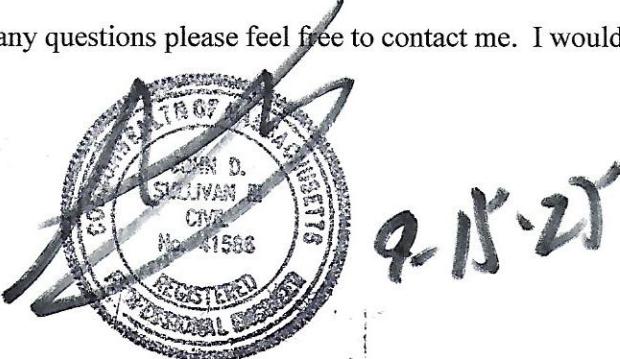
I have attached the following as part of this submittal:

- 1) Postconstruction Photos (11 total)
- 2) A completed WPA Form 8A
- 3) An As-built plan dated 9/15/2025; scale 1"=20'

If you should have any questions please feel free to contact me. I would ask that you schedule this request on your next available agenda.

Very Truly Yours,

Jack Sullivan, P.E.

























Attachment C

As-Built Plan

prepared by Sullivan Engineering Group, LLC

dated September 15, 2025

Attachment D

Wetland and Buffer Zone Mitigation Memorandum

prepared by LEC Environmental Consultants, Inc.

dated December 22, 2025

WETLAND & BUFFER ZONE MITIGATION PLANTING MEMORANDUM

DATE: December 22, 2025

TO: Eileen Coleman, Conservation Administrator

FROM: Nicole Ferrara, Wetland Scientist *Nicole M. Ferrara*

Richard Kirby, Senior Wetland Scientist

RE: Wetland and Buffer Zone Mitigation Planting

44 Westwood Street, Burlington, MA



LEC PROJECT #: BCCDLLC\21-571.04

DEP File #: 122-670

LEC has prepared this *Wetland & Buffer Zone Mitigation Planting Memorandum (Memorandum)* to document the installation and status of the native restoration plantings at 44 Westwood Street in Burlington, and to accompany a Certificate of Compliance Request for the demolition and reconstruction of a single-family dwelling and associated site appurtenances.

The restoration effort was implemented by the landscape contractor in Spring of 2024 in accordance with an Order of Conditions (DEP File #: 122-670) issued by the Burlington Conservation Commission (Commission) on April 20, 2022, and the specifications included on the *Wetland & Buffer Zone Mitigation Plan*, dated March 7, 2022 and prepared by LEC Environmental Consultants, Inc. (Attachment A).

Attachment B contains a March 18, 2024 plant receipt and October 21, 2025 invoice from Wagon Wheel Wholesale Nursery. Attachment C contains site photographs from our September 26, 2025 site inspection, and October 25, 2025 photographs taken by the landscape contractor.

While LEC was not present to supervise the installation of the restoration effort, LEC conducted a site visit on September 26, 2025 to observe the overall health of the restoration plantings. While native plantings appeared to be healthy overall, several plants showed signs of animal browse and stress. It also appeared that several trees and several spice bush (*Lindera benzoin*) were dead or missing. LEC recommended these plants be replaced in the fall of 2025 from the below list:

- 2 red maple (*Acer rubrum*);
- 1 hophornbeam (*Carpinus caroliniana*);
- 1 spruce (*Picea mariana*).

LEC Environmental Consultants, Inc.

www.lecenvironmental.com

12 Resnik Road Suite 1 Plymouth, MA 02360 508.746.9491	380 Lowell Street Suite 101 Wakefield, MA 01880 781.245.2500	100 Grove Street Suite 310 Worcester, MA 01605 508.753.3077	P. O. Box 590 Rindge, NH 03461 603.899.6726	680 Warren Avenue Suite 3 East Providence, RI 02914 401.685.3109
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PLYMOUTH, MA

WAKEFIELD, MA

WORCESTER, MA

RINDGE, NH

EAST PROVIDENCE, RI



Replacement plants were installed in October 2025 by the landscape contractor, with a flowering dogwood (*Cornus florida*) substituted for one of the red maples due to availability. LEC observed three cultivars planted within the Mitigation Area: *Viburnum dentatum* 'Blue muffin', *Cornus florida* 'Cloud Nine', and *Picea glauca* 'Conica'. The cultivars appear to be similar in form and function to the native species. The groundcover is well established, and LEC observed plants including various grasses (*Poaceae* spp.), as well as individuals of burnweed (*Erechtites valerianifolius*), black eyed Susan (*Rudbeckia hirta*), and asters (*Aster* spp.), and scattered patches of winter clover (*Trifolium repens*), mugwort (*Artemisia vulgaris*), sensitive fern (*Onoclea sensibilis*), and goldenrods (*Solidago* spp.). Overall, the wetland and Buffer Zone restoration area is functioning as intended.

Thank you for your review of this *Wetland and Buffer Zone Restoration Memorandum*. Should you have any questions or require additional information, please do not hesitate to contact us via email at nferrara@lecenvironmental.com or rkirby@lecenvironmental.com.

Attachment A

Wetland & Buffer Zone Mitigation Planting Plan

dated March 7, 2022

prepared by LEC Environmental Consultants, Inc.

Wetland & Buffer Zone Mitigation Planting Plan

44 Westwood Street
Burlington, MA

March 7, 2022

PREPARED BY:

LEC

Environmental Consultants, Inc.

100 Grove Street

Suite 302

Worcester, MA 01605

508-753-3077

508-753-3177 Fax

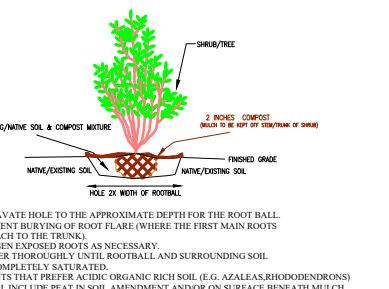
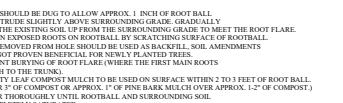
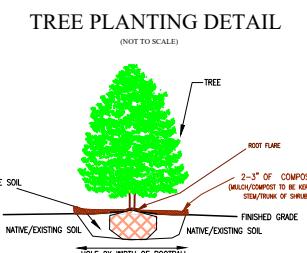
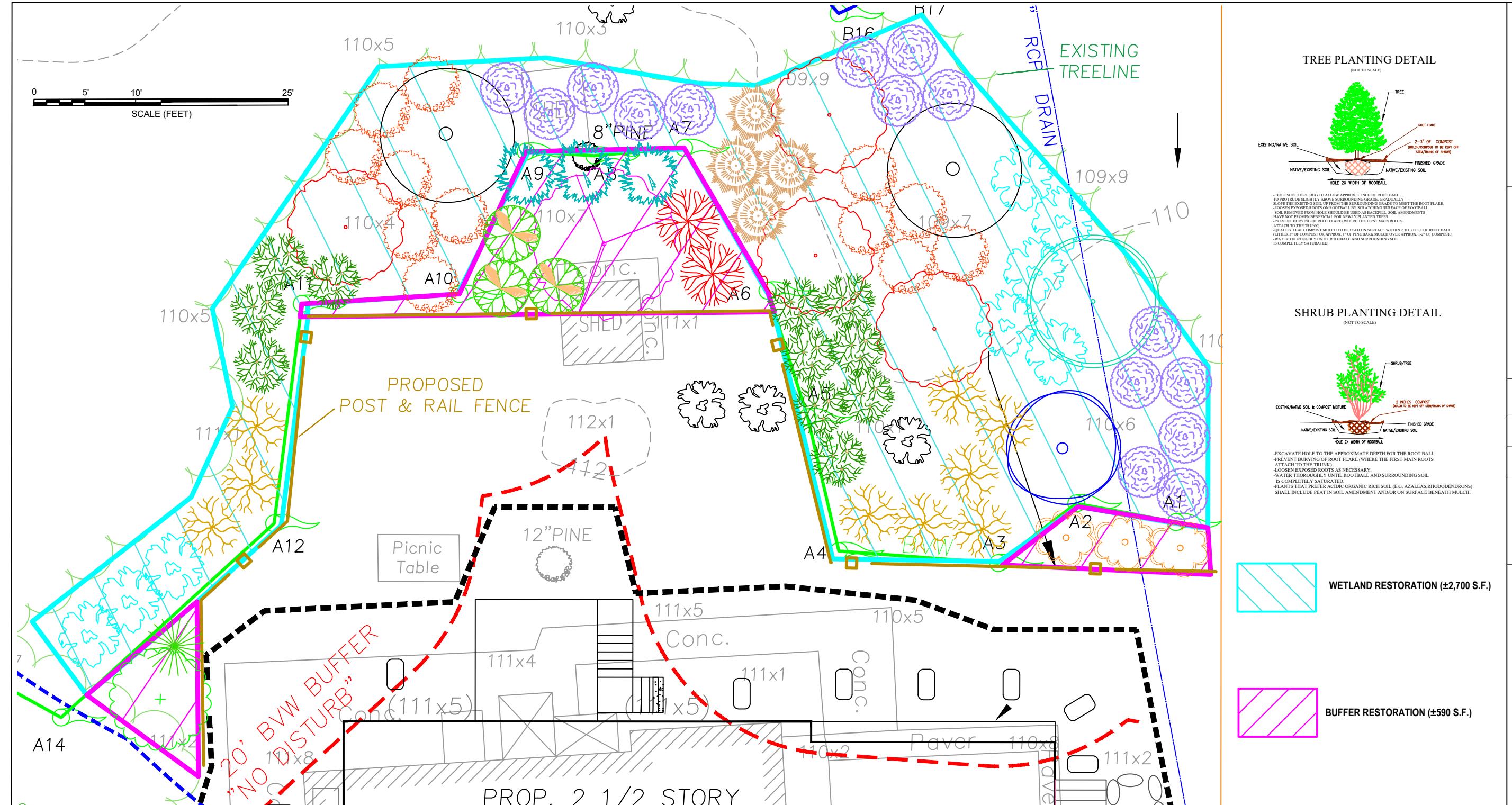
email: northlec@lecenvironmental.com

www.lecenvironmental.com

WETLANDS WILDLIFE WATERWAYS

SCALE: 1" = 10'
(11 x 17" Print Size)

LEC File: BDCLLC21-571.02



Plan adapted by:
LEC Environmental Consultants, Inc.
from plan entitled;

PLOT PLAN OF LAND
March 4, 2022

Prepared by:
SULLIVAN ENGINEERING GROUP, LLC
P.O. BOX 2004
WOBURN, MA 01888
(781) 854-8644

Attachment B

March 18, 2024 Plant Quotation from Wagon Wheel Wholesale Nursery

October 21, 2025 Invoice from Wagon Wheel Wholesale Nursery

WAGON WHEEL WHOLESALE NURSERY

973 WALTHAM STREET
LEXINGTON, MA 02421

QUOTATION

DATE	LB QUOTE #
3/18/2024	26709

NAME / ADDRESS BATTLE GREEN LANDSCAPE	SHIP TO
------------------------------------------	---------

Above Prices are Subject to Change Without Notice

QUOTATION

TAX NOT INCLUDED

WAGON WHEEL NURSERY
& FARMSTAND, INC
927 WALTHAM ST
LEXINGTON, MA 02421



PH 781-862-2112

FAX 781-862-6776

info@wagonwheelinc.com

Invoice

Date	Invoice #
10/21/2025	10212555PW

Bill To		Ship To					
Picked Up By:		P.O. #:	Rep:	LJB	Ship Date	10/21/2025	
Quantity	Description					Price Each	Amount
1	Cornus Florida Cloud Nine 6-8'					79.90	79.90T
1	Acer rubrum 7'					89.00	89.00T
1	Carpinus Caroliniana 4-4.5 BB					59.85	59.85T
1	Picea Conica #3					59.00	59.00T
						Subtotal	\$287.75
						Sales Tax (6.25%)	\$17.98
						Total	\$305.73
						Payments/Credits	\$0.00
						Balance Due	\$305.73

Attachment C

Site Photographs: September 26, 2025



Northwesterly View of Restoration Area



Westerly view of the Restoration Area and adjacent fence



Northerly View of Restoration Area



Easterly view of Restoration Area



Southerly view of Restoration Area



Northerly view of Restoration Area

Site Photographs from Landscape Contractor: October 25 2025



View of *Acer rubrum*



View of *Cornus florida*



View of *Carpinus caroliniana*



View of *Picea glauca*