

AMORY ENGINEERS, P.C.

WATER WORKS • WATER RESOURCES • CIVIL WORKS

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November 23, 2021

Hingham Planning Board
210 Central Street
Hingham, MA 02043

Subject: **193 Whiting Street, Site Plan**

Dear Planning Board Members:

This is to advise that we have reviewed the following documents pertaining to the proposed redevelopment project at the subject site:

- Site Development Plans (8 sheets), revised November 22, 2021, prepared by Crocker Design Group, LLC (CDG)
- Landscape Permit Submission Set (4 sheets), revised November 19, 2021, prepared by Hawk Design, Inc.
- Stormwater Management Report, revised November 22, 2021, prepared by CDG
- Response to comments letter from CDG, dated November 22, 2021
- Transmittal letter from Attorney Jeffery A. Tocchio, dated November 22, 2021

The documents have been prepared to address comments contained in our October 19, 2021 letter to the Board as well as comments raised at the November 8, 2021 public hearing and comments contained in Vanasse & Associates, Inc. November 3, 2021 traffic peer review letter. Below are our original comments in plain text, followed by the current status of each in **bold text**.

1. We understand that because the proposed site will reduce the amount of impervious surfaces, proposed stormwater runoff will be less than existing and additional mitigation is not required. As noted above, some mitigation will be provided by recharging the roof runoff. Notes in the Stormwater Management Report indicate that because of “the proximity to the on-site septic system and extensive site remediation history, the design limited the recharge system to clean roof runoff only.” The Applicant should explain the remediation constraints further. Otherwise, we believe this could be an opportunity to provide additional mitigation to enhance the quality and lessen the amount of runoff that flows onto Gardner Street. **Addressed – additional stormwater controls have been included in the revised Site Development Plans. The additional controls include a catch basin which will collect stormwater from the western side of the parking lot, a water quality unit which will treat the stormwater prior to discharge to a larger subsurface infiltration system which has been designed to fully infiltrate all runoff from storms up to and including the 100-year event. In the response CDG explains**

that due to past contamination and continued groundwater monitoring, additional infiltration cannot be provided on the Gardner Street side of the site.

2. There should be cleanouts in the underground roof drain piping to allow for maintenance. **Addressed – cleanouts are now included in underground the roof drain piping.**
3. We recommend a second inspection port on the inlet end of the subsurface infiltration system to allow for easier maintenance. **Addressed – two inspection ports are now shown on the isolator row of the subsurface infiltration system. (We note that the response indicates that four inspection ports are included in the system but only two are shown on the plan.)**
4. A note on the MC-3500 Cross Section Detail on Sheet C-5.2 directs the contractor to notify CDG “if naturally occurring clay is not identified at El. = 140.0±.” We believe this is supposed to refer to “loamy sand” and not clay. **Addressed – the note has been revised accordingly.**
5. The Typical Roof Drain detail on Sheet C-5.2 specifies PVC pipe but the pipe is specified to be HDPE in plan on Sheet C-3. **Addressed – the detail has been revised to specify HDPE pipe.**
6. The proposed slope behind the building, adjacent to the dumpster pad, is proposed to be about 1.5:1 (H:V). Demolition Note 3 on Sheet C-1 indicates that slopes may not exceed 2:1. The note also specifies erosion control blankets on all 2:1 slopes. The 1.5:1 slope should be protected with an erosion control blanket and the note modified accordingly. **Addressed – Demolition Note 3 has been revised to specify that slopes may not exceed 1.5:1 and erosion control blankets are required on 1.5:1 slopes. We also note that the majority of the slope behind the building has been revised to be 2:1.**
7. The Construction Entrance detail on Sheet C-1 specifies a minimum length of fifty feet, yet the construction entrance is only thirty-five feet long. Due to the small site, the detail should be modified. A second construction entrance off Gardner Street should also be considered. **Addressed – the detail has been revised accordingly and a second construction entrance is shown to be installed off Gardner Street.**
8. The silt sock/silt fence erosion control barrier is not shown along Whiting and Gardner Streets where work is proposed at curb cuts and sidewalks within the right-of-way. We understand that this is due to the erosion controls being in the way of the work. However, temporary erosion controls, which can be easily moved should be specified so that the areas can be protected when work is not actively being performed in those areas. **Addressed – temporary erosion control barriers are specified where work is proposed at the sidewalks and reconstructed curb cuts as recommended.**
9. If gas service is present and/or proposed, it should be shown on the plans. **In the response, CDG states that gas service does not exist on the site and is not proposed.**

10. There is a 20-ft. by 24-ft. concrete patio proposed off the west side of the building. The purpose of this patio should be identified. **Addressed – as discussed in the public hearing, the proposed patio has been removed. A smaller (7.5-ft. by 6-ft.) concrete pad is proposed in that area for siting of a bicycle rack.**

We note that there is no screening for headlights at the parking spaces adjacent to the proposed snow storage area. To comply with ZBL §V-A.5.m, which requires screening to prevent headlight glare from shining into the public way, we recommend either some small evergreen plantings or a wood guardrail type fence along the property line adjacent to the snow storage area.

Please give us a call should you have any question.

Very truly yours,

AMORY ENGINEERS, P.C.

By:



Patrick G. Brennan, P.E.



PGB