

January 13, 2020

Zoning Board of Appeals
Town of Winchester
71 Mt. Vernon Street
Winchester, MA 01890

Re: A&M Project #2459-01
19-35 River Street Comprehensive
Permit – Water & Sewer Peer Second
Review Memo - A&M Response

Dear Mr. Chairman,

Allen & Major Associates, Inc., on behalf of SLV River Street, LLC., respectfully submits this response to the email provided by Daniel M. Elmer, PE, Weston and Sampson, dated January 7, 2020, addressed to Beth Rudolph, PE, Town Engineer for the Town of Winchester.

Please find the following responses in bold which have been organized to respond point-by-point to the comments provided in the Memo:

Sewer System Plan Review

1. On Sheet C-104, there is 6-inches of clearance between the existing 12-inch RCP drain and the proposed 8-inch PVC sewer service. We recommend that a DI sleeve be installed around the 8-inch sewer service below the drain, with the DI pipe centered on the drain crossing.

A&M Response:

A&M takes no exception to this recommendation and applicant agrees to provide a ductile iron sleeve around the 8 inch sewer service below the drain, with the ductile iron pipe centered on the drain crossing.

2. We recommend that the applicant (SLV River Street, LLC) pay for all rehabilitations to the sanitary sewer system within the flow path of the development (CO-46 to CO-2), in addition to the town's sewer demand fee (\$352,800). The recommended rehabilitations within the flow path are as follows:
 - Install two (2) lateral liners.
 - Abandon existing sewer services at 19-35 River Street. Plug service with grout and install cured-in-place short liner; three (3) services, 12 linear feet of short liners.
 - Perform manhole chemical root treatment at CO-44.
 - Perform grouting and cementitious lining of manholes at CO-2 and CO-44; 17.0 vertical feet.
 - Install new precast manholes at CO-45 and CO-46 for building service connection and gas/oil separation connection; 12.1 vertical feet.
 - Perform heavy cleaning and television inspection, CO-44 to CO-2, 290 linear feet.

The estimated cost of these sewer rehabilitations is \$61,465.

A&M Response:

The applicant reiterates the response provided in the December 23, 2019, letter provided below:

"Please also note that my client will agree to pay the recommended \$352,800 in I&I/sewer demand fees. However, my client is not willing to pay an additional \$63,888 recommended for the noted sewer rehabilitations. As noted above and illustrated on the plans, my client has agreed to the rehabilitation items specific to this project which include:

- *Abandon existing sewer services (3) at 19-35 River Street. Plug service with grout and install cured-in-place short liner; three (3) services, 12 linear feet of short liners.*
- *Install new precast manholes for all of the proposed building sewer main connections. The plans currently illustrate two connections at CO-45 and CO-46, but final sewer connection locations will be illustrated on the Building Permit plans.*

The remaining Municipal sewer rehabilitations recommendations are not a part of this project and would typically be included in sewer rehabilitations projects aimed at removing Infiltration and Inflow (I&I), which my client has already agreed to fund \$352,800. My client notes the following sewer recommendations are not part of this project and should be mitigated, at the Towns discretion, with the agreed to I&I fee:

- *Install two (2) lateral liners.*
- *Perform manhole chemical root treatment at CO-44 and CO-47.*
- *Perform grouting and cementitious lining of manholes at CO-2, CO-44, and CO-47; 23.7 vertical feet.*
- *Perform heavy cleaning and television inspection, CO-44 to CO-2."*

Water System Plan Review

1. On Sheet C-101, the plans call out that all existing on-site utilities should be cut, capped and abandoned at the property line per Town of Winchester standards. All existing water services shall be cut, capped and abandoned at the water main, not at the property line.

A&M Response:

A&M takes no exception to this recommendation and applicant agrees all existing water services shall be cut, capped and abandoned at the water main, not at the property line.

2. On Sheet C-104, the existing water main is called out as asbestos cement (transite). Cutting into the existing water main and disposal of removed pipe sections shall comply with all applicable standards and regulations.

A&M Response:

A&M takes no exception to this recommendation and applicant agrees disposal of removed pipe sections shall comply with all applicable standards and regulations.

3. On Sheet C-104, the looped water main is proposed as 6-inch CLDI. This water main shall be a minimum of 8 inches in diameter per Massachusetts Department of Environmental Protection guidelines.

A&M Response:

A&M takes no exception to this recommendation and applicant agrees his water main shall be a minimum of 8 inches in diameter per Massachusetts Department of Environmental Protection guidelines.

4. On Sheet C-104, the looped water main is proposed under the retaining wall. It should be moved so that is at least 10 feet from the base of the wall.

A&M Response:

A&M takes no exception to this recommendation and applicant agrees the water main will be moved so that is at least 10 feet from the base of the wall.

5. On Sheet C-104, the fire hydrant locations appear to be close to the building, which could render them unusable during a fire. The fire hydrant locations should be confirmed by the Fire Department.

A&M Response:

A&M takes no exception to this recommendation and applicant agrees the fire hydrant locations should be confirmed by the Fire Department.

6. On Sheet C-501, a fire hydrant installation detail should be added to the plan set.

A&M Response:

A&M takes no exception to this recommendation and applicant agrees a fire hydrant installation detail should be added to the plan set.

We appreciate the opportunity to assist the Engineering Department in this matter. Please contact me should you have any questions or require further support.

Very truly yours,

ALLEN & MAJOR ASSOCIATES, INC.



Carlton M. Quinn, P.E.
Senior Project Manager