

November 10, 2022

Town of Boxford  
Conservation Commission  
7A Spofford Road  
Boxford, MA 01921

Re: **Harry Lee Cole School, Amended Stormwater Management Plan 2021-1: 28 Middleton Road**  
**Response to submission review comments**

Dear Commissioners:

We are in receipt of a memorandum dated November 3, 2022 from Chris Olbrot, PE, Superintendent of Public Works/Town Engineer. The memorandum summarizes his technical review of the above referenced application submission documents. Mr. Olbrot's comments are reproduced below, followed by our responses.

1. A construction entrance shall be installed on both driveway entrances off of Main Street as discussed at the last Conservation Commission hearing. The trees of a caliper greater than 6" shall be surveyed and shown on the plan set to understand the impacts to said trees. There is no mention of the removal of the two trees in between the basketball court and the teacher's parking lot. There is a 12" and 10" tree. It appears these will need to be removed. These edits shall be clearly labeled on the *Site Preparation and Erosion Control Plan (C110)*.

**W&S RESPONSE: Plans have been revised to show construction entrances at both temporary driveways off of Main Street. Trees 6-inches and greater have been surveyed and shown on the plan set, with trees to be removed or protected clearly identified.**

2. The *Temporary Construction Staging & Parking Plan (C111)* shall include the following at a minimum:
  - a. Addition of spot grades to demonstrate flow paths of area to the infiltration basin
  - b. Site Restoration after construction is completed (this could be a separate plan)
  - c. Temporary lighting for the teacher's lot
  - d. Temporary parking space markers, such as post and rope or equivalent

**W&S RESPONSE: Plans have been revised to show proposed grading of the temporary parking and staging areas. Parking space markers have also been shown. Restoration has been shown on sheet L100 as part of the landscape plans. Temporary lighting is not expected to be required since the parking will be used only during daylight hours. Also note that the sheet formerly numbered as C111 has now been re-numbered as C112 to allow for the addition of an extra sheet for tree removal.**

3. The 91', 92' and 93' contours on the driveway leading to the teachers' parking lot are too close/steep. This will prevent adequate grades to navigate this driveway. Please revise and submit with more gradual grades.

**W&S RESPONSE: Plans have been revised to show proposed grading. The driveway slopes have been addressed as part of that effort.**

4. The "Van-Accessible Spots" for the teachers' parking lot should be graded properly and the material used shall be adequate for accessibility. Perhaps extending the stone dust walk to create an acceptable accessible path and van-accessible stall would suffice.

**W&S RESPONSE: Plans have been revised to show proposed grading which addresses the accessibility of these spots. The handicap parking, loading and pedestrian areas have been revised to provide stone dust surfacing.**

5. The *Overall Grading Plan (C130)* shall include a graded buffer between the extended paved area and the field. This grade change is steep. It appears a fence of some sort is proposed, though this should be verified and labeled. A more gradual slope would be beneficial for the constructability and maintenance of the slope.

**W&S RESPONSE:** The side of the extended paved area toward the sports fields will have a fence at the edge of the paving. The area immediately adjacent to this paved area is wooded, so we did not want to do a flatter slope too much in order to avoid impacts to trees. The slope from the edge of the paving is proposed at 3H:1V.

6. The *Overall Grading Plan (C130)* shall include more spot grades shall be provided in the area between the back permanent teachers' lot and the paved play area. There is a drainage divide that the design engineer has assumed in the calculations. This should be verified so as not to inundate the underground detention system. The drainage divide should be clearly defined for the contractor to build the site as designed and ensure assumed runoff is being diverted as intended.

**W&S RESPONSE:** The grading plan has been revised to address the grading in this area.

7. It appears that the last revision date of the pipe sizing calculations was completed in Nov. of 2021. At a minimum, the newly paved area shall be included in the pipe sizing calculations and resubmitted for review. CBs 9, 10, 11 and 12 appear to be proposed to mitigate the runoff from the newly paved areas. The closed drainage system shall be inspected for adequate capacity.

**W&S RESPONSE:** We have updated the pipe conveyance sizing calculations to reflect the addition of the new paved area. The additional paved area was already included in the overall stormwater management calculations in the revised report.

8. All planting plans shall be revised to include the newly anticipated limit of work as well as impacts to the site with respect to the expanded paved area.

**W&S RESPONSE:** Planting plans have been updated.

9. The details and cross-section of the temporary staging and parking area shall be provided.

**W&S RESPONSE:** Plans have been revised to include the detail/cross-section of the temporary staging and parking area surfacing on sheet C501.

We trust that these responses adequately address the comments that were provided. Please contact me if you have any questions.

Sincerely,

WESTON & SAMPSON ENGINEERS, INC.



James Pearson, PE  
Technical Leader