

July 14, 2023

Hingham Planning Board  
210 Central Street  
Hingham, MA 02043

**RE: Definitive Subdivision Plan  
16 Bishops Lane  
Hingham, Massachusetts**

Dear Members of the Board:

We offer the following responses to the peer review for the Definitive Subdivision Plan, 16 Bishops Lane, Hingham, MA performed by PGB Engineering, LLC (PGB), dated May 10, 2023. Revised Site Plans and revised Stormwater Management Report for the above referenced project are provided. Our response will follow the format presented in the PGB review.

### **Comments**

#### **Compliance with the Planning Board Rules and Regulations**

1. The survey of existing trees has been scheduled but not completed by the time of this submission and will be provided once completed.
2. No response needed.
3. It is our understanding that the existing portion of Bishops Lane right of way will be maintained and would not require waivers. Merrill differs to legal counsel for further detail.
4. The discharge invert into the stormwater basin has been raised to be above the 10-year storm event elevation.
5. The stormwater basin inlet has been changed to a headwall outlet condition.
6. The applicant will coordinate with Weir River Water to confirm hydrant flow requirements.
7. The applicant will coordinate with HMLP to provide the required easements for the HMLP infrastructure. Easements have been provided for the anticipated transformer locations.
8. The Typical Utility Trench Detail and notes have been updated to include rubber gaskets for HDPE drainpipe.
9. A Loam and Seed Detail (C7.7) has been incorporated as well as notes added to the roadway section (C7.1).
10. Concrete bound detail will be added to the plan set.

#### **Stormwater, Erosion Control & Utilities**

1. A test pit has been scheduled to be performed within the proposed stormwater basin. Unfortunately, due to weather conditions it was cancelled this week but has been rescheduled. Soil data shall be provided as soon as the test pit is performed.
2. The HydroCad model has been corrected to match the proposed grading as shown on the plans.

3. The low flow channel is proposed to provide additional infiltration connection during frozen conditions and is not a means to drain the basin. A pond drain has been added to the outlet structure to drain the pond only when necessary.
4. No response needed.
5. The second TSS removal calculation sheet does not include the First Defense unit as it was considered the pretreatment component for the basin. The TSS sheet was updated to include the First Defense Unit resulting in a TSS removal rate of 93%.
6. The roof runoff chambers were not included in the drainage design and have been removed from the O&M plan.
7. The O&M has been corrected to state inspections will be quarterly for the First Defense Unit.
8. Hay bales have been removed on the erosion control details and replaced with silt sock erosion control barriers.
9. A separate Erosion and Sedimentation Control Plan will be provided under separate cover.
10. The vertical conflict has been corrected between the sewer and water mains at Sta 2+35.
11. The Section A-A note has been removed from the Sewer Manhole Detail. Additional Sewer Drop Manhole Detail has been added.
12. A notation has been added to coordinate with Weir River Water Systems to confirm the minimum water service line.

#### Roadway & General

1. No response needed.
2. The bearings and distances along the existing Bishops Lane have been added to the Existing Conditions Plan (C2.1).
3. The wood guardrail has been provided on the site plans (C4.1, C5.1, and C6.1).
4. A Yard Tree plan shall be provided as requested once the existing tree inventory has been completed. This plan will be provided under separate cover.
5. No response needed.

#### Additional Comments:

#### Vanasse & Associates Inc (VAI) – Traffic Engineering Peer Review, dated May 1, 2023

1. Vehicle turning movement analysis shall be provided under separate cover.
2. Merrill defers to legal counsel regarding the waiver requirements for the existing Bishops Lane ROW.
3. The center island radius has been reduced from 30 ft to 25 ft as noted in Section 4.B(4)(b) of the Hingham Subdivision Rules and Regulations.
4. A waiver has been requested for no sidewalk. Further justification for no sidewalk has been provided under separate cover.
5. The road profile has been adjusted to accommodate a 3% maximum level grade for at least 100 ft from the South Street intersection and a maximum of 8% road grade.
6. A sight distance analysis has been performed for both intersection and stopping sight distances. The required sight distances are met with minimal tree/limb removal within the South Street right of way. Sight distances are provided on plan sheet C7.7.

7. The requested note has been added to the Sight Distance Plan on C7.7
8. The sign note has been expanded as requested on Construction Detail Sheet C7.1.

Town Planner Comments, dated April 19, 2023

1. Yes, the Applicant shall file a Notice of Intent with the Conservation Commission.
2. Brad Holmes of Environmental Consulting and Restoration (ECR) has reconfirmed the wetland delineations and reviewed the off site wetland to the northeast for vernal pool habitat and determined that this wetland does not qualify as a potential vernal pool. Please refer to the attached ECR memorandum, dated May 18, 2023.
3. The existing site improvements, septic system, fish pond, stockade fence etc. utilized by 16 Bishops Lane which are located on the proposed Lot 2 shall be removed with this project. 16 Bishops Lane (Lot 1) will connect into the proposed sewer main being proposed.
4. The existing Bishops Lane right of way and traveled way have been provided on the Existing Conditions Plan C2.1 (traveled way width) and Lotting Plan C3.1 (right of way width).
5. The project area map on the Cover Sheet has been confirmed to be 1" = 200' scale when plan is plotted full size. The scales have been corrected.
6. No existing bounds along Bishops Lane were found during our field survey.
7. The roadway length from the intersection at South Street to the end of the cul-de-sac is 799 ft.
8. The cul-de-sac radius for the island and edge of pavement are provided on the Roadway Plan and Profile, C4.1. The island radius has been adjusted to 25 ft.
9. Retaining wall heights have been added to the plan, C5.1.
10. Waiver justifications have been provided under separate cover.
11. The Planting Notes have been renumbered.
12. Additional landscaping information has been provided and updated as noted.

Should you have any questions, please do not hesitate to contact our office.

Very truly yours,

MERRILL ENGINEERS AND LAND SURVEYORS



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Deborah W. Keller, P.E.  
Senior Project Manager

Cc: Steve Young, Applicant  
File

# ECR

Environmental Consulting & Restoration, LLC



## WETLAND REVIEW UPDATE MEMO

**TO:** Merrill Engineers & Land Surveyors, Inc.

**FROM:** Brad Holmes @ ECR, LLC

**DATE:** May 18, 2023

**RE:** 16 Bishops Lane, Hingham

As a follow-up to Environmental Consulting & Restoration, LLC's (ECR) wetland delineation performed at the property located at 16 Bishops Lane in Hingham (the site), ECR performed an additional review of the Isolated Vegetated Wetland located to the east of the site on May 16, 2023. The purpose of the review was to evaluate the condition of the Isolated Vegetated Wetland (IVW) to determine if the inner wetland portion of the IVW qualifies as a potential vernal pool. The weather on May 16<sup>th</sup> was partly cloudy and warm (approximately 70 degrees) with strong wind and dry site conditions. The IVW was completely dry on May 16<sup>th</sup>. There are no signs of ponding or significant water staining in the IVW. For more information, please refer to the photograph below showing the conditions within the inner portion of the IVW:



Based on the May 16<sup>th</sup> review, the IVW at the site does not qualify as a vernal pool since it does not hold water long enough during the vernal pool season. A vernal pool must hold water for a minimum of two months during the vernal pool season in order to produce viable offspring and to qualify as a vernal pool. Since this IVW is completely dry at the prime portion of the vernal pool season, it is not possible that this IVW meets the physical requirements to be considered a vernal pool.

# ECR

Environmental Consulting & Restoration, LLC



Upon review of this wetland delineation update memo, please contact me at (617) 529 – 3792 or [brad@ecrwetlands.com](mailto:brad@ecrwetlands.com) with any questions or requests for additional information.

Thank you,  
Brad Holmes, Professional Wetland Scientist #1464  
Manager