

September 1, 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 August 8, 2023, VAI Inc, dated August 23, 2023, and various Town Department comment letters. 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.

PGB Engineering, LLC – Civil Engineering Peer Review, dated 8/8/23

Compliance with the Planning Board Rules and Regulations

1. Section 3.C.2(1) all street trees to be located and shown on the plans. We have prepared a separate Landscape Plan which shows the street trees and several larger trees within the site, existing trees to be removed and proposed trees and landscaping.
2. The curve within the existing ROW has been increased to 127 ft radius to allow for a 20-mph speed limit and a waiver has been requested.
3. The Applicant has requested a waiver for the existing portion of Bishops Lane from the required 46 ft right of way to the existing 40 ft right of way. The roadway can be constructed to provide adequate access and services to the subdivision within the existing 40 ft right of way. Without prejudice, it's the Applicant's understanding that a waiver is not required for this item, but rather a determination of adequacy.
4. Addressed.
5. Addressed.
6. The applicant will coordinate with Weir River Water to confirm hydrant flow requirements. We respectfully request this to be a condition of approval.
7. Addressed.
8. Addressed.
9. Addressed.
10. Granite bound detail has been added to the plan set, sheet C7-4.

Stormwater, Erosion Control & Utilities

1. Addressed.
2. Addressed.
3. Addressed.

4. No response needed.
5. Addressed.
6. Addressed.
7. Addressed.
8. Addressed.
9. An Erosion and Sedimentation Control Plan has been added to the plan set, sheet C5-3.
10. Addressed.
11. Addressed.
12. Addressed.

Roadway & General

1. No response needed.
2. Addressed.
3. Addressed.
4. A Landscape Plan has been added to the plan set, sheet C5-2.
5. No response needed.

Vanasse & Associates Inc (VAI) – Traffic Engineering Peer Review, dated August 23, 2023

1. Addressed.
2. The Applicant has requested a waiver for the existing portion of Bishops Lane from the required 46 ft right of way to the existing 40 ft right of way. The roadway can be constructed to provide adequate access and services to the subdivision within the existing 40 ft right of way.
3. Addressed.
4. A 5-foot wide sidewalk has been incorporated into the roadway design.
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. The Applicant shall obtain all necessary permits and approvals to selectively remove and or trim trees located within the sight triangle areas within the right of way.
7. Addressed.
8. Addressed.
9. The existing 92 ft centerline radius has been increased to 127 ft centerline radius improving the curve to accommodate a 20-mph design speed. A waiver has been requested for the centerline radius.

Weir River Water System Comments, dated April 19, 2023

1. All work shall conform with WRWS Construction Specifications for water mains.
2. Hydrant locations shall be approved by HFD and WRWS in the field prior to construction.
3. A hydrant is proposed at the end of the watermain.
4. All water system infrastructure installation shall be inspected by WRWS.
5. All water mains must be disinfected and tested per WRWS specifications.
6. All new homes shall complete a new water service application and WBP application.

Sewer Department Comments, dated April 24, 2023

1. The sewer main shall be installed by a licensed drainlayer with the Town of Hingham and shall comply with all current sewer rules and regulations. The contractor shall coordinate a pre-construction meeting with the Sewer Department prior to construction.

Conservation Commission Comments, dated May 1, 2023

1. The wetland areas were delineated by Brad Holmes of ECR, LLC and field located by Merrill Engineers and Land Surveyors in 2017 and reconfirmed by ECR, LLC in May 2023.
2. ECR, LLC reviewed the off-site wetland area to the north in May 2023. ECR's memo dated May 18, 2023, was previously submitted and shall be provided to the Conservation Commission.
3. All references to hay bales have been removed from the erosion control details. Silt sock erosion controls are proposed for this project.
4. The Applicant will file a Notice of Intent with the Conservation Commission for approval.

Town Engineer Comments, dated May 12, 2023

1. The road profile has been redesigned to meet the 8% maximum allowable slope.
2. The road has been redesigned to meet the 3% maximum level area for 100 ft from the intersection of South Street.
3. The drop sewer manholes have been proposed to minimize the pipe slopes for the sewer main. The maximum slope of 6% for an 8-inch sewer main is proposed with an approximate 8.5 fps velocity.
4. The catch basins have been located to capture the majority of the stormwater and redirect flow towards the infiltration basin within the site resulting in a reduction of stormwater peak flow and volume that is directed towards South Street. An additional set of catch basins have been incorporated into the stormwater system to capture as much stormwater runoff as possible.
5. It is understood that several stormwater structures are deeper than 10 ft but will be maintained by the homeowners association. With the road profile adjustments, the structure depths have been reduced slightly.

Historic Districts Commission Comments, dated July 20, 2023

1. There is approximately 14 linear feet of stone wall within the Bishops Lane right of way which shall be removed and the granite post shall be relocated along the South Street right of way.
2. The existing Bishops Lane right of way is 40 ft wide and will not be expanded. The Bishops Lane traveled lane width will be widened from approximately 9-10 ft to a two lane roadway with a travel width of 22 ft as required by the Town of Hingham Subdivision Rules and Regulations. A 5-ft wide sidewalk is now proposed along the northern side of Bishops Lane as required.
3. The Applicant will file with the Historic Districts Commission as required.

Senior Planner Comments, dated August 8, 2023

1. The Applicant shall file for a Public Shade Tree hearing and permission form the Tree Warden as required.
2. There is approximately 14 linear feet of stone wall within the Bishops Lane right of way proposed to be removed. No part of the wall located on private property shall be relocated.
3. The Applicant shall obtain all necessary permits and approvals to selectively remove and or trim trees located within the sight triangle areas within the right of way.

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4. The retaining wall within the subdivision is proposed as a modular block retaining wall system and shall be designed and reviewed by a structural engineer prior to construction. A typical retaining wall detail has been provided.
 5. The Planning Board Rules and Regulations reference has been updated.

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

Very truly yours,

MERRILL ENGINEERS AND LAND SURVEYORS



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

Cc: Steve Young, Applicant
File