

RESPONSE TO COMMENTS BY CONSERVATION AGENT

On behalf of the applicant we hereby submit responses to comments received on June 7, 2022. The plans and applications were reviewed by Charlotte Pechtl in an email dated June 7, 2022. We utilized Charlotte Pechtl's review letter outline and have provided our responses in **bold** and Ms. Pechtl's comments in *italics*.

Hi Gabriel,

Thank you for sending the abutter proof of mailing! My apologies for the delay in getting back to you with my comments, I reviewed the application and site plan and had a few questions/comments below. I'm also visiting the site this afternoon and I'll keep you posted if anything else comes up.

Any revised documents are due Thursday, June 9th by EOB but I am usually okay with Friday morning before 1pm. 1 paper in the mail or drop-off and one electronic copy is sufficient for any revised documents.

Thanks!

Charlotte

SWP:

1. *Please have the Applicant/Owner sign the Stormwater Application Form.*
 - a. **Will be forwarded upon receipt**
2. *Please have the Applicant/Owner sign the Permission to Access Site Form – This is a new form we're requiring for submissions moving forward to clearly document and explain the purpose of permission access for the project from start to finish.*
 - a. **Will be forwarded upon receipt**
3. *Standard 10: Please have the Applicant/Owner sign the Illicit Discharge Statement in the Stormwater Report.*
 - a. **Will be forwarded upon receipt**
4. *Can you please give a brief update where this project is with Planning and the other required Boards? This can also just be clarified with the Commission during the hearing.*
 - a. **Will be clarified during the hearing**
5. *Just a note for future submissions that the Conservation Commission does not review Architectural Plans like Planning Board does, we only require the engineered stamped site plan. It's okay the Arch Plans are included for this one, but I just wanted to let you know it's not required per our Bylaws and Rules & Regulations.*
 - a. **No action required**
6. *Can you please clarify why a Cultec chamber system was not considered for this project? Is there too much ledge on the property to have one installed?*
 - a. **The system overall needs to be shallow due to the high groundwater elevation and the presence of ledge.**

Site Plan:

7. *Please clarify on the site plan when the test pits for the proposed infiltration system were performed and who performed them.*
 - a. **A clarifying note has been added to the plan below the test pit data**
8. *Please clarify where the estimated level of seasonal high groundwater was located on the test pit data.*
 - a. **Test hole #3 shows mottling at 4' below ground elevation, at elevation 15.0**

9. *Given the large amount of construction for this proposed project on a high-traffic (and scenic) road, please modify the erosion control barriers to also include a 12" mulch sock to be staked in front of the silt fence downgradient of the work.*
 - a. **A callout has been added to the plan and a silt sock detail has also been added**
 - b. *Please also consider installing erosion silt fences and/or mulch socks around any stockpiling locations.*
 - i. **This statement has been added to the Erosion Control Notes.**
 - c. *Please also consider extending the erosion control barrier along the right side of the property to encompass the limit of work more clearly. The abutting property owners on the northern side (McCarthy) may have flooding concerns from construction so I would recommend a general note that the ECBs may be extended further around the property during construction as appropriate or at least until the stone wall is built.*
 - i. **This statement has been added to the Erosion Control Notes.**
 - d. *Please consider adding erosion control maintenance notes to the site plan, so it's clear to the contractors.*
 - i. **Additional requirements have been included in Erosion Control Notes which refer to the O&M.**
10. *Is a landscaping plan available for this project?*
 - a. *If so, please provide one paper copy and 1 electronic copy.*
 - i. **Attached with this submission and will be dropped off**
 - b. *If not, please further clarify and label any proposed plantings and any other proposed landscaping details clearly on the site plan. I see some proposed trees/shrubs around the property, but cannot see the species/count/etc.*
 - i. **N/A**
11. *Please consider adding a Legend for all symbols, acronyms, lines, etc.*
 - a. **A legend has been added to the plan**
12. *Please note all trees proposed to be removed with either an X over the trees or a label.*
 - a. **The attached landscape plan shows this information.**
13. *Can you please clarify how much fill will be brought in for the proposed driveway grading/around the driveway?*
 - a. **Approximately 50 cubic yards of material**
14. *Please consider labeling the equipment storage and stockpile locations on the plan.*
 - a. **Equipment and stockpile areas are now shown on the plan.**
15. *Please consider adding dewatering notes/instructions to the site plan as appropriate.*
 - a. **A dewatering note has been added to the erosion control notes**
16. *Construction O & M plan specifies 1.5' to 2" stone for the stabilized construction entrance but the site plan specifies 4" – 8" quarry spalls. Please confirm which is correct.*
 - a. **The O&M plan has been updated to show 4" to 8" quarry spalls**
17. *Please add notes on exposed soils stabilization as appropriate to the site plan per the O & M plan.*
 - a. **A stabilization note has been added to the plans**
18. *Can you please clarify what the circled area is just to the right of the proposed infiltration system? Is this a patio or landscaped island?*
 - a. **The circled area is a landscaped area**
19. *Are any utilities being relocated or installed? If so, please label these as appropriate on the site plan.*
 - a. **No relocation of utilities is being considered.**