



Mr. Craig Dixon
Vice-Chairman
New Bedford Conservation Commission
New Bedford City Hall
133 William Street
New Bedford, MA 02744

RE: Nitsch Project #9972
Order of Conditions
200 Theodore Rice Boulevard
New Bedford, MA

This letter is in regards to the site redevelopment project located at 200 Theodore Rice Boulevard in New Bedford, Massachusetts. Nitsch Engineering has reviewed the following materials submitted by the applicant including:

- Plan entitled “Stormwater Management System As-Built Plan, First Highland Management and Development Corp., 200 Theodore Rice Boulevard, New Bedford, Massachusetts,” prepared by Field Engineering Co., Inc., dated November 29, 2016; and
- Memorandum describing as-built drainage conditions and as-built drainage calculations prepared by Field Engineering Co., Inc., dated November 17, 2016.

1. The submitted as-built is effectively the as-built of the two detentions basins, the swale constructed at the southeast corner of the site, and catch basins or other structures that discharge to these facilities. It is effectively a partial as-built of the site. The layout that is shown on the As-Built Plan is the design layout that was submitted and approved. The approved layout is somewhat different than what was built. For example, the approved plans show landscaped islands in the parking areas. These islands were not constructed. This results in more parking spaces being shown on the site than was originally approved as well as a minor increase in impervious area.
2. The area located directly northwest of the building is still under construction.
3. The As-Built Plan only includes topography in the areas of the drainage basins and large infiltration swale. Topography was not shown in the parking areas or some other areas of the site that are part of the drainage system. For example, there is a grassed depression with a catch basin shown in front of the building with a yard drain. Neither the depression nor the yard drain were installed. Grassed swales were included in the landscape island between the parking area and Theodore Rice Boulevard that do not appear to be installed and are not shown on the as-built. There is a swale with check dams on the island to the west of the site. The swale and check dams do not appear to be installed and are not shown on the as-built. The crushed stone edge drain along the western property line is not shown on the as-built. We recommend the applicant address why these items were not installed as they are part of the approved plans.
4. Although topography is not shown in the parking areas of the as-built, the observed grades appear to be consistent with the approved plans.

5. The as-built calculations are essentially the design calculations with the revised sizing of the detention basins. The detention basins comply with the approved plans. The calculations used the drainage subcatchment areas that were developed for the design calculations. As described above, the as-built conditions are different in that there is a slight increase in impervious pavement on the site due to the omission of the landscaped islands. We estimate the increase in impervious surface to be approximately 5,000 square feet where the total site impervious, including the building, is approximately seven acres. It is unlikely this minor increase in impervious surface would substantially impact the calculations.
6. During the site visit, some of the slope work had eroded due to recent heavy rains. These slopes will need to be repaired. Some of the loam and hydroseed located in the island near the loading dock had eroded onto the parking lot. This area should also be repaired.

If you have any questions, please call us at 617-338-0063.

Very truly yours,

Nitsch Engineering, Inc.



Scott D. Turner, PE, AICP, LEED AP ND
Director of Planning

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