



Department of Public Infrastructure

Jamie Ponte
Commissioner

Water
Wastewater
Highways
Engineering
Cemeteries
Park Maintenance
Forestry
Energy

CITY OF NEW BEDFORD
Jonathan F. Mitchell, Mayor

MEMORANDUM

To: City of New Bedford Planning Board

From: Jamie Ponte, Commissioner, D.P.I. ^{JP}

Date: January 3, 2019

RE: Proposed Convenience store / Gas station – Site Plan
Potomska Street
Plot 31 Lots 232 and 239

The Department of Public Infrastructure (DPI) has reviewed the proposed site plan referenced above and recommends approval with the following conditions:

1. Driveway permits are subject to Traffic Commissions approval.
2. Permits for driveways, sidewalks, sewer and drainage, and water must be obtained from the DPI Engineering Division.
3. Driveways to be built in accordance with City of New Bedford regulations and with 4 feet transition curb on both sides.
4. Developer to replace existing sidewalks on Potomska Street between existing driveways with a cement ribbon sidewalk (6 inch curb, 3 feet grass, 4.5 feet cement concrete)
5. Developer to replace existing sidewalks on Front Street within the limits of the project with a cement ribbon sidewalk (6inch granite curb, 3 feet grass and 4.5 feet cement concrete).
6. Developer to install a cement concrete wheelchair ramps at the southwest and southeast corners of Potomska Street and South Front Street and southwest and northwest corners of South Front Street and Marsh Street; in accordance with ADA and City of New Bedford regulations.
7. Developer to replace existing cement concrete sidewalk on Marsh Street and Water Street with grass.

8. The proposed project contains two separate parcels which may have to be combined for zoning purposes.
9. Developer must contact DPI Engineering Division to assign a new address for the proposed building.
10. Install trees in accordance with City of New Bedford regulations on Potomska Street and South Front Street (40' feet on center)
11. Revise plans to show Water Street as a public street and Marsh Street as a discontinued Street.
12. All utilities to be installed in accordance with City of New Bedford standards.
13. Label all existing utilities with the correct size.
14. Developer to provide proof of existing utility easement at the northwest corner of the site.
15. Any existing water and sewer services to be abandoned are to be capped in accordance with City of New Bedford regulations; water services at the main and sewer services at the property line.
16. All buildings (including gas pump canopy) require rain leaders to be contained within the site and tie into the site's infiltration drainage system.
17. Show site grading on the northern section of the project. This portion of the site is not part of a catchment area for drainage shown in report. All drainage shall be contained on site. All designs must conform to City of New Bedford Storm water regulations
18. Why the need for two new water services?
19. Developer to provide sewer clean out on the proposed service within the easement area.
20. Water meter to be installed at point of entrance to proposed building in accordance with City of New Bedford regulations.
21. Designated stockpile area is too close to Route 18 and over existing utilities. Provide erosion control around pile and other areas of the site to mitigate sediment runoff.
22. All details must meet City of New Bedford standards.
23. DPI requires a final set of plans to be submitted that reflects all revisions made prior to the start on construction.
24. Developer and site contractor must schedule a pre construction meeting with DPI prior to the start of construction.
25. Upon completion, Engineer must submit "As Built Drawings " prior to the Certificate of Occupancy being issued.

CC: Department of Inspectional Services
Environmental Stewardship
SITEC
ZGA Realty Trust
NB18 Realty Trust