



## TOWN OF LYNNFIELD

DEPARTMENT  
OF  
PUBLIC WORKS

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### MEMORANDUM

DATE: January 24, 2019

TO: Brian Charville, Planning Board Chairman

FROM: Charles Richter, P.E., Town Engineer

CC: John Tomasz, Director of Public Works

Chris Sparagues, Engineer

Ted Regnante, Attorney

RE: Definitive Plan for Road A

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After performing a preliminary review of the "Definitive Lotting Plan, Road A, Lynnfield, MA" dated November 21, 2018, there are several items the Department of Public Works would like the applicant's engineer to address if the plan is revised prior to more detailed reviews by the various Town departments and the peer review. The following is a list of those items:

1. All construction waivers need to be listed on the plans. Waivers for items such as the inclusion of an island in the cul-se-sac are missing and need to be listed.
2. All plan waivers need to be listed on the plans. Waivers for items such as providing 2-foot contours instead of the required 1-foot contours on the Topographic Plan are missing and need to be listed.
3. A planting scheme for the cul-de-sac island needs to be added.
4. A location of the proposed gas main and services need to be added to the Plan and Profile sheet( Chapt. 375, sect 6.4.C.i)
5. It appears the grading on the lots will impact more significant trees than shown. Please review the grading around the trees that are shown to remain to determine if it is possible to keep the trees.
6. A detail showing how trees are to be protected during construction should be added to the plan. This is particularly important for the silver maples adjacent to Summer Street.
7. Town provided construction details need to be made legible.
8. To aid in the legibility of the plans please remove all of the unrequired information from the sheets(i.e. the existing stonewall on Lots 6-9 shown on the Topographic Plan should be removed).
9. To add clarity to the Topographic Plan please remove the spot elevations on the curbing and on the lots. A plan waiver will be required.
10. An insert of the detention basin needs to be added to the Topographic Plan(Chapt. 375, sect. 6.4.D.11)

11. Intersection sight distance needs to be added to the Topographic Plan(Chapt. 375, sect. 6.4.D.12)
12. More detail on the cul-de-sac grading needs to be added. An enlarged insert of the cul-de-sac grading may be helpful.

It is recommended that these revisions be performed prior to the peer review to help expedite the review of the subdivision.