

November 8, 2023

Groton Zoning Board of Appeals
c/o Mr. Takashi Tada
Land Use Director/Town Planner
173 Main Street
Groton, MA 01450

RE: Nitsch Project #13346.27
Heritage Landing
Water and Wastewater
Documents Review
Groton, MA

Dear Zoning Board of Appeals Members:

Nitsch Engineering has received and reviewed the following documents:

1. Letter to Groton Zoning Board of Appeals entitled “Heritage Landing 40B, Water and Wastewater” (3 pages), dated October 17, 2023, and prepared by Meisner Brem Corporation;
2. Utility Plans (the Plans) entitled “Water Line Extension Plan Sketch on Record Plans” (5 sheets), dated May 4, 2023, and prepared by Meisner Brem Corporation; and
3. Hand sketch entitled “Water Extension Overview” (1 sheet), no date, and prepared by Meisner Brem Corporation.

Nitsch Engineering has reviewed the Plans and documents to determine conformance to the following:

1. “Comprehensive Permits”, Chapter 338, Part 2 from the Code of the Town of Groton, latest version;
2. “Subdivision Rules and Regulations”, Chapter 381, Part 1, Article IV, Design Standards from the Code of the Town of Groton, latest version; and
3. “Site Plan Review”, Chapter 381, Part 5 from the Code of the Town of Groton, latest version.

Based on this review, Nitsch Engineering offers the following comments:

1. The Plans and water line extension sketch show the proposed water main on Cow Pond Brook Road. The Plans should include the location of proposed fittings, gate valves, and fire hydrants on Cow Pond Brook Road.
2. The Plans should include the connection to the existing water main on Cow Pond Brook Road and the connection to the proposed water main on Rosie Lane. The size and material of the existing water main on Cow Pond Brook Road should be noted on the Plans.
3. The Plans should include all existing site features and utilities in Cow Pond Brook Road to verify the pipe routing accommodates existing conditions and won't create any conflicts.
4. The Applicant should confirm with the Groton Water Department that the existing water main and extension of this main will provide enough pressure and flow to service the proposed development.

RECOMMENDATIONS

Nitsch Engineering recommends that the items noted above be addressed by the Applicant.

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If the Zoning Board of Appeals has any questions, please let us know.

Very truly yours,

Nitsch Engineering, Inc.



Rones Lubin
Project Designer

RL/JEG

Approved by:



Jared E. Gentilucci, PE, CPESC, LEED AP BD+C
Deputy Director of Civil Engineering