

April 4, 2017

Project 171.06033

Dylan Smith
Town Planner
186 York Street
York, Maine 03909-1314

RE: Marine Commerce Center Condominium Peer Review
York, Maine

Dear Dylan:

Ransom Consulting, Inc. (Ransom) has reviewed the submission provided by Geoff Aleva of Civil Consultants. The package was received on March 22, 2017, as emailed from Geoff Aleva. The review has focused on stormwater grading, drainage and erosion control. The following comments are reflective of our review.

Plan Comments

Sheet EC 1

1. Where does the 8" PVC originate and is it in operation?
2. The existing 6" Corrugated Metal Pipe outfall should be removed and replaced with an appropriate material that will last.
3. The driveway culvert should be labeled with "invert" and not "rim".
4. The wetland delineation should be shown.

Sheet L1

1. The existing 6" CMP should be replaced with a material that has a longer life and better efficiency.
2. Based on the proposed grading, what do the two new catch basins collect?
3. The woods line should be shown.
4. The wetland delineation should be shown.
5. The wetland impact should be noted.

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Sheet L2

1. See comments in L1 above.
2. Is the retaining wall necessary? It appears that a sloped embankment would be more cost effective.
3. Catch basin 2 is shown with two inverts out.
4. Show riprap inlet and outlet protection on stormdrains/culverts.

Sheet D1

1. The existing building, parking lot and road did not show on the PDF.
2. The Tc Flow Path for Sub-catchment 1 goes through the building (if it were shown) and flows over a knoll.
3. The proposed catch basins and stormdrain should not be shown.
4. The guardrail and erosion control fence should not be shown.
5. The Tc Flow Path for Sub-catchment 2 appears to run parallel to contours.
6. Please consider using multiple analysis points instead of assuming the direction of flow offsite where there is inadequate topography.

Sheet D1

1. The analysis point (s) should be the same for pre and post development conditions.
2. The Tc Flow Path should be labeled with SF, SC, C and R lengths.

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Stormwater Report Comments

1. The stormwater report was not reviewed due to features on the drainage plans that need to be clarified prior to review of the calculations.

This concludes our review of this submission package. I trust these comments assist the Town in their review of the site plans. If you have any questions, please feel free to give me a call at (207) 772-2891.

Sincerely,

RANSOM CONSULTING, INC.



Stephen J. Bradstreet, P.E.
Principal/Senior Project Manager

SJB:sjb