

## Stephanie Mercandetti

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**From:** Thomas Holder  
**Sent:** Monday, April 25, 2016 11:11 AM  
**To:** Stephanie Mercandetti  
**Subject:** FW: Timber Crest Estate

Hi Steph – I believe my comments listed below in the April 2015 email remain current relative to the recently submitted Timber Crest plans. Also as mentioned in my subsequent email below is the issue of water and sewer capacity. I understand we are awaiting an opinion from Charles River Pollution Control District. On the water side, we have a letter from MADEP stating the Timber Crest water demands will put us precariously close to or exceed our permitted threshold.

Let me know if I can provide anything additional.  
Thanks.  
Tom

Thomas Holder | Director  
Department of Public Services

Town of Medway  
45B Holliston Street  
Medway, MA 02053  
508-533-3275

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**From:** Thomas Holder  
**Sent:** Monday, April 27, 2015 7:39 AM  
**To:** Stephanie Mercandetti <smercandetti@townofmedway.org>  
**Cc:** Susan Affleck-Childs <sachilds@townofmedway.org>  
**Subject:** RE: Timber Crest Estate

Also Steph, we will need the projected water and sewer daily service demands of the proposed development. These figures will be reviewed and evaluated to determine that our permit thresholds can accommodate these additional service needs.

Thanks.  
Tom

Thomas Holder | Director  
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**From:** Stephanie Mercandetti  
**Sent:** Sunday, April 26, 2015 3:55 PM

**To:** Thomas Holder  
**Subject:** Re: Timber Crest Estate

Thanks, Tom. I'll review and let you know if I have any questions.

Stephanie Mercandetti  
Sent from my iPhone

On Apr 26, 2015, at 2:30 PM, "Thomas Holder" <[tholder@townofmedway.org](mailto:tholder@townofmedway.org)> wrote:

Hi Stephanie- I have reviewed the Timber Crest Estates proposal drawings and have the following comments/questions/observations:

General – Verify all roads to be privately owned and maintained.  
Verify all utilities (water, sewer, drain) to be privately owned, operated and maintained.

How is trash and recycling services to be handled? Private?  
Town will provide service but receptacles shall be located at private road connection to Town Road. Vendor is not obligated to enter private roads.

There are many cul-de-sacs, how is snow storage being planned for?

Sewer - extensions Connection to Buttercup – Extension appears to violate Town's moratorium on sewer extensions  
Describe E-One low pressure system proposed for six properties off of Winthrop Street  
I don't see sewer sizing and construction materials listed in drawings  
Force Main Connection to Fern Path – Is it proposed to connect to existing private sewer manhole on Fern Path (No. 6 –Narducci Corp) currently utilized by Saint Joseph's Parish Force Main Connection? Town does not permit Force Mains located in public right of way. Force main connections shall be made via a pressure-to-gravity manhole located on private property.  
I don't see a detail for the propose sewer pump station. I presume there is a gravity system throughout the development that feeds to the pump station to be pumped via the force main to Fern Path.

Drain - Verify runoff from private roads near Ohlson Circle and Fern Path does not negatively impact public roadways  
Verify basement elevations are above high ground water levels and are not subject to flooding or otherwise needing sump pumps. No sump pump connections are allowed to either sewer or drain system.  
The proposed configuration of deep sump catch basins with tee connection discharge is out of ordinary. May consider a more typical "hooded" discharge.

Water - Need details of water connections to Town system  
Don't see water pipe materials and sizing  
Operations and Maintenance shall include annual leak detection survey in accordance with Town program  
Project shall include Sensus meters with automated reading capabilities to match system used by Town  
Town standard hydrants to be used as stated and located no greater than 500' from each other

Installation and materials conform to American Water Works Association and Town standards as stated

Main line valves to operate in same direction as Town valves

Thanks for the opportunity to provide this information.

Tom

Thomas Holder | Director  
Department of Public Services

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