



City of Woburn
Massachusetts

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WOBURN, MA

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Engineering Department

To: City Council
From: John E. Corey, Jr. and John F. Duran
Date: July 13, 2020

Subject: Special Permits – LCS Woburn LLC and Pulte Homes of NE, LLC

The writer and Jay Duran attended a virtual meeting on July 10, 2020 for the purposes of discussing the necessity for peer review, primarily as it pertains to stormwater management. The meeting was attended by: Attorney Joseph Tarby, Chad Reynolds (Legatt, McCall), Chris Manning (Pulte Homes), George Ryan (Stantec), Matt Leidner (CDG), Dylan Stevens and Mark Mastroianni.

In addition to the special permit filing, there is a Chapter 131 Notice of Intent for a portion of the Vale project before the Conservation Commission. The Commission has engaged the firm of Horsley Whitten to perform peer review of the Notice of Intent. Horsley Whitten is also a sub-consultant working on the new Central Fire Station design and they have done work for the Town of Winchester. They are a well known environmental firm with an expertise in wetlands and stormwater management. Since Horsley Whitten is under contract to the City for the wetlands work, it seemed logical that we expand their scope of work to include stormwater management measures throughout the site. The representatives for the various projects agreed in principle that this was a reasonable course of action. On this basis, we propose that Horsley Whitten be engaged for the purposes of reviewing all storm water measures throughout the site and that the various entities provide the funds necessary for each project.

Legatt McCall has agreed to provide funding in the amount of \$6,600 for the City to contract with Weston & Sampson to run our hydraulic model for the purposes of sizing a new Meter 200, which will be located within the Pulte Homes project, as well as sizing water distribution lines between the new meter 200 and the Vale connection to the existing municipal water main in Montvale Ave.

Lastly, the DPW Superintendent proposed that a peer review be performed for water and sewer throughout the site. The writer concurs with that recommendation.

We trust the foregoing meets with your approval. Should you have any questions or comments, kindly contact this office.