



Planning &amp; Urban Development Department

June 30, 2015

113 Newbury Street LLC  
2730 Transit Rd.  
West Seneca, NY 14224

Certified Mail: 70101870000281368152

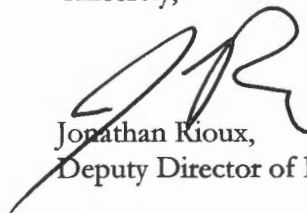
CBL: 020 D013001 (020-D-13-14-15-32)  
Located At: 101-121 Newbury St, and 40-46 Hancock St  
RE: Complaint # 30300/ Partial Lifting of Stop Work Order

Dear 113 Newbury Street LLC:

By virtue of this letter and the independent technical engineering evaluation of the above-referenced property, the City is partially lifting the Stop Work Order issued on 04/13/2015, see letter dated 06/03/2015 from Haley & Aldrich, Inc. You are hereby directed to resume performance of the new storm drain lines: foundation drain, potable water line stubs, and sanitary sewer stub in accordance with the terms and conditions of Building Permit(s) # 2014-01349, 2015-00072 and Site Plan # 2013-179. Furthermore, you shall identify property corners in the field prior to commencement of work, for review and approval by the City's Development Review Services Coordinator

Please contact Jonathan Rioux at (207) 874-8701 with any questions regarding the contents of this notice.

Sincerely,



Jonathan Rioux,  
Deputy Director of Inspection

cc: Barbara Barhydt, Development Review Manager

Attachment\*



Haley & Aldrich, Inc.  
75 Washington Avenue  
Suite 1A  
Portland, ME 04101  
207.482.4600

3 June 2015  
File No. 42222-000

113 Newbury Street, LLC  
15 Middle Street, Suite A2  
Portland, Maine 04101

Attention: Joe Dasco

Subject: Utility Work in Newbury and Federal Streets  
Seaport Lofts Project

Ladies and Gentlemen:

Per the request of Richardson, Whitman, Large and Badger (RWLB), we have reviewed the scope of the utility installation work within the limits of Hancock and Newbury Streets and have evaluated whether the work would cause additional movement of the new site retaining wall and the existing adjacent structures north and northeast of the subject site. It is our understanding that it is your desire to release this work to Landry-French for immediate execution if it is determined the work will have no adverse impacts on these structures.

Per discussions with you during our 2 June 2015 site visit, our discussions with RWLR, and our review of the Sebago Technics, Inc. (STI) plans entitled "Grading and Utility Plans, Sheets 4 and 5," it is our understanding that the scope of the new utility work that is proposed is as follows:

- **New Storm Drain Lines:** A new, 18-in. dia., approximately 280-ft long storm drain line will run north from the existing drain manhole at the intersection of Middle and Hancock Street to a new manhole (DMH) DMH-3 at the intersection of Hancock and Newbury Street. From DMH-3 a new, 15-in. dia., approximately 220-ft long storm drain line will run west along Newbury Street to new DMH-1 located near the new entrance to the development. From DMH-1 a new, 15-in. dia., approximately 30-ft long storm drain line will run northwest to new catch basin (CB) CB-2 at the southeast corner of the project site. It is our understanding that CB-2 was previously installed just inside the site boundaries. Associated DMH structures will also be installed as part of this work (i.e., DMH-1, DMH-2 and DMH-3). Based on invert in/out information provided on the STI plans, we estimate that the excavation depth needed to install storm drain lines and manholes will range from approximately 7 to 15 ft (relative to existing site grades).
- **New Foundation Drain:** A new, 6-in. dia., 15-ft long foundation drain located will run from the southwest corner of Unit 17 to new DMH-1 in Newbury Street. Based on invert in/out information provided on the STI plans, we estimate that the excavation depth needed to install this drain line will be approximately 8 ft (relative to existing site grades).
- **New Potable Water Line Stubs:** Two new, 4 and 6-in. dia., approximately 35-ft long water line stubs will run from the southeast corner of Unit 15 to the existing 8-in. dia. water line in Newbury Street. We estimate that the excavation depth needed to install the water line stubs will range from approximately 5 to 6 ft (relative to existing site grades).

113 Newbury Street, LLC

3 June 2015

Page 2

- New Sanitary Sewer Stub – A new, 6-in. dia., approximately 30-ft long sanitary sewer stub will run from the Entry/Vestibule to the existing 12-in. dia. sanitary sewer line in Newbury Street. Based on invert information provided on the STI plans, we estimate that the excavation depth needed to install the sewer stub will range from approximately 5 to 8 ft (relative to existing site grades).

Please refer to the highlighted lengths of utility lines on the attached plans for locations of the infrastructure described above.

Based on the STI plans referenced above, the utility excavations will be 80 ft or more (in plan) from the new retaining walls along the north side of the project site, 100 ft or more from the existing retaining wall adjacent to the blue house at the northeast corner of the site, 105 ft or more from the existing blue house at the northeast corner of the site, and 150 ft or more from the Federal Street Townhouses located north of the site. Based on discussions with you, it is our understanding that the excavations will be supported using trench boxes. It is also our understanding that the trenches will be excavated, the utilities installed, and the trenches backfilled in a sequenced manner such that only short lengths of trench excavations will be open at any one time.

Based on the scope of the utility work, the location of the work relative to the structures on the north side of the site, and the planned means and methods of utility installation, it is our opinion that the installation of the new utility lines in Hancock and Newbury Streets can be safely completed without causing additional movement of the new site retaining wall and the existing adjacent structures north and northeast of the site. As a precaution, we recommend that the established survey points be surveyed prior to, during and after the utility work to confirm that no additional movement has occurred.

We trust that this information meets your needs at this time. Do not hesitate to contact us if you have any questions or concerns.

Sincerely yours,  
HALEY & ALDRICH, INC.



Wayne A. Chadbourne, P.E.  
Vice President

Attachment: Sebago Technics, Inc. (STI) plans entitled "Grading and Utility Plans, Sheets 4 and 5", marked up by Haley & Aldrich, Inc.

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**HALEY  
ALDRICH**