

City of Cambridge
Department of Public Works

Katherine Watkins, Commissioner

147 Hampshire Street
Cambridge, MA 02139
theworks@cambridgema.gov

Voice: 617 349 4800
TDD: 617 499 9924

November 14, 2023

TO: Planning Board

FROM: James Wilcox, PE
City Engineer

RE: 8 Thingvalla Ave: Special Permit Application

We are in receipt of the Special Permit Application materials for proposed residential structure to be located at 8 Thingvalla Ave, dated October 3, 2023. We have reviewed the materials and have presented below some comments related to the interests of the Department of Public Works.

Generally, the DPW, based on the provided documentation, does not anticipate the project having any issue meeting all of the requirements of the DPW as the project will be subject to thorough and complete engineering review at the time of the Building Permit Application. As the project is further developed, DPW will work with the applicant to ensure the following requirements are met:

Public Infrastructure:

1. Requirements for temporary and permanent alterations to the Public Right of Way will be considered as part of the Building Permit review process, when a full understanding of the scope of the utility and surface work is presented.

Stormwater Management:

1. Under the City Land Disturbance Regulations due to the project requiring a Special Permit from the Planning Board, the Applicant will need to obtain a Stormwater Control Permit from the Department of Public Works. The permit requirements cover the design standards and long term operation and maintenance of a management system for the project site, as well as the construction phase erosion and sedimentation control plans. The permit requirements also include the standard to mitigate the stormwater runoff from the site from the proposed 25-year storm to a rate below the pre-redevelopment 2-year storm event.

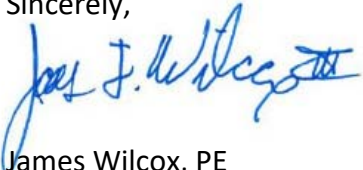
The Application included a draft of this permit which generally appears to have addressed the Standards. The DPW will complete a final review of this permit at time of building permit application.

Urban Forestry:

1. Impacts to any significant trees, as defined by the Tree Protection Ordinance, will require a permit from the Division of Urban Forestry. The applicant has indicated that onsite significant trees will be protected and preserved.

Please feel free to contact me with any questions or concerns related to the comments provided above.

Sincerely,

A handwritten signature in blue ink, appearing to read "James J. Wilcox".

James Wilcox, PE
City Engineer