

DrummondWoodsum

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August 9, 2013

Donna L. Foster, Chair
Town of Carroll Planning Board
P.O. Box 146
Twin Mountain, NH 03595

Re: Dartmouth Brook Subdivision, Base Road, Bretton Woods

Dear Chair Foster:

As you know, I represent CLP BW Development TRS Corp. ("CLP") with respect to matters associated with the Dartmouth Brook Subdivision, Base Road, Bretton Woods.

At the time the Planning Board approved CLP's request to be relieved of maintaining a performance bond for the stabilization work in the Subdivision at its meeting on June 6, 2013, the Board directed CLP to report when it was able to remove certain temporary conditions on the property associated with the stabilization work (orange construction limit fence, silt fence, hay bales, wooden stakes and netting from the silt sox and scattering the straw on site), as recommended in the May 13, 2013 email from James Murn of Provan & Lorber, Inc. I am informed by CLP that that work has now been completed.

Should you or any other member of the Board have any questions concerning the matter, please do not hesitate to contact me.

Very truly yours,

Thomas R. Watson

/dh

cc: Kay S. Redlich
Matthew K. Ragsdale
Christopher Ellms

Daniel Amory*
David J. Backer*
S. Campbell Badger*
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Gerald M. Zelint

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Of Counsel

Joseph L. Delefield III*
Robert L. Gips*
Donald A. Kopp*
Hugh G. E. MacMahon*
Harold E. Woodsum, Jr.*

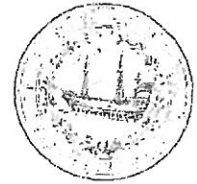
* Admitted in Maine

† Admitted in New Hampshire

MERITAS



The State of New Hampshire
DEPARTMENT OF ENVIRONMENTAL SERVICES



Thomas S. Burack, Commissioner

REQUEST FOR MORE INFORMATION

July 12, 2013

Natural Retreats – US, Inc.
C/o Hunter McCardle
111 3rd Street SE
Charlottesville, Virginia 22902

RE: Alteration of Terrain Permit Application #130614-079
The Cottages at the Mount Washington Resort
Tax Map 211, Lot 42, Carroll, New Hampshire

Dear Applicant:

The Department of Environmental Services (DES) is in receipt of an application and supporting plans and information, for an Alteration of Terrain Permit for the above referenced project. After review of the information submitted, the following items need to be addressed in order for DES to make a **final determination** on the application for a permit:

1. Sheet 5A – please be sure all the wetlands are protected during construction, specifically the wetland near CB4, the wetland downstream of the existing 10” iron pipe, and the wetlands downstream of the plunge pool/riprap aprons (i.e., consider proposing silt fence or a mulch berm in these areas).
2. Sheet 5A – the plans show the outlet pipe of pond 3-t (outlet structure #2) as a 12” pipe whereas the detail on sheet 13 and the HydroCAD analysis depicts this as a 15” pipe. Please clarify.
3. Sheet 5A – please provide spot grades for the sediment forebay overflow and the spillway for pond 3.
4. Sheet 5B – please show contour 1640 or 1642 (which ever is missing) in the sediment forebay grading for pond 1 and show spot grades for the top of the sediment forebay overflow and the pond’s spillway.
5. Sheet 12 & 13 – please provide a detail for the sediment forebay overflow and the spillway for pond ponds 1 and 3.
6. Sheet 13 – in the Pond 3 detail, the sediment forebay overflow crest appears to be at 1607.50 whereas the drainage analysis has this crest at 1607.25. In addition, the top of the concrete elevation does not match the rim elevation on the adjacent detail. And lastly, the 2” orifice elevation I shown at 1605.00, whereas the HydroCAD analysis models this at 1607.00 (note at 1607.00, the pond would be 7 feet deep, greater than the 6’ allowed). Please review and revise as necessary.
7. Detail Sheet - please provide a detail for the proposed plunge pool and riprap aprons.
8. Treatment BMP worksheets – attach the stage-storage tables for the sediment forebays for both the infiltration basin and the pocket pond. Please review to be sure the correct sediment forebay volume was entered on the applicable BMP worksheet.
9. Treatment BMP worksheet – the depth of TP# 5 is noted as 108” (or 9’) on the Test Pit Data Form. The elevation at which the pit was dug is at 1648.00’, therefore the bottom of the pit is at 1639.00’

DES Web site: www.des.nh.gov


P.O. Box 95, 29 Hazen Drive, Concord, New Hampshire 03302-0095

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- (1648.00'-9.00'). However, the treatment BMP worksheet for pond 1 states the ESHWT is at 1637' (i.e., the assumed elevation of ESHWT since no SHWT was found). Editing this worksheet to 1639' only leaves 1 foot of separation, where 3 feet is required. Please review and revise as necessary.
10. HydroCAD - the time of concentration (T_c) for subcatchment Po5 is 19.7 minutes, whereas the predevelopment subcatchment Pr5 is 13.7 minutes. It is unclear why these are not the same. Please review and clarify.
 11. HydroCAD - start the water surface elevation in the sediment forebay (pond 1-t and pond 3-t) at the crest elevation of the overflow (i.e., ignore "dead" storage).
 12. HydroCAD - please model the weir wall in Pond 3-t.
 13. HydroCAD - subcatchment Po3 is routed though Pond 3-t. However, it does not appear that this subcatchment drains to the pond. Please clarify.
 14. HydroCAD - subcatchment Po1 is not routed though pond 1-t, whereas it appears that a portion of this subcatchment should be routed through pond 1-t. Please clarify.
 15. Watershed Plans - please delineate the areas that are disconnected (i.e., subcatchments dPo1, dPo1a, dPo2, dPo4, and dPo5).
 16. Please provide more information on the disconnected areas modeled in HydroCAD. Specifically:
 - a. How will these areas be ensured disconnection (e.g., deed restrictions, covenants, etc)?
 - b. Will these systems be able to infiltrate the entire 50 year storm (these areas are not included in the 50 year drainage analysis so they will need to be able to infiltrate the 50 year event)?
 - c. Provide a detail for these systems.
 - d. Provide an example installation for these areas.
 - e. Register these systems with the Groundwater and Drinking Water Bureau with a form that can be downloaded at:
http://des.nh.gov/organization/divisions/water/dwgb/dwspp/gw_discharge/documents/stormwater_infiltration_reg.pdf
 17. There appears to be two culverts under Base Station Road that direct off-site discharge through this site. Please include these in the model or in your response letter state why they do not need to be modeled.
 18. Please provide an updated status on the wetlands application.

Please respond to this request for more information letter in accordance with the provisions of Env-Wq 1503.15. Please include the file number on your response to this request, as well as a narration of the changes from the current application. Please be aware that in accordance with RSA 485-A:17, if all of the information requested above is not provided in a **single and complete** response within the next 120 days, **November 9, 2013, your file will be denied**. If you have any questions, do not hesitate to contact me at (603) 271-0671 or amy.clark@des.nh.gov.

Sincerely,


Amy C. Clark, PE
Alteration of Terrain Bureau

cc: Carroll Planning Board
Carroll Conservation Commission
cc: Horizons Engineering, Inc.

*Called
8-5-13
apx 12:50 pm*

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**Town of Carroll
Planning Board**

**NOTICE TO ALL PERSONS FILING APPLICATIONS FOR
SUBDIVISIONS.**

**This notice shall accompany all application forms given to applicants seeking
to subdivide land.**

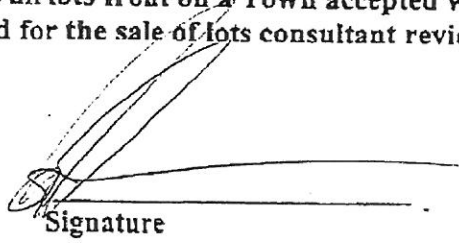
Major subdivisions require review fees for Planning Board consultant expenses pursuant to section 3.11 of the Subdivision Regulations. Final mylars will not be endorsed as approved until payment is made for such consultant expenses. Consultant review fees shall include future consultant review expense to ensure that the subdivision has been completed in accordance with the approved subdivision plans.

In certain exceptional cases minor subdivisions may require review fees for Planning Board consultant expenses.

Major subdivisions require that sufficient surety be given to the Town of Carroll pursuant to section 4.19 of the Subdivision Regulations before any final approval by the Planning Board to ensure that the requisite streets, improvements, drainage and utilities are constructed and completed.

In certain cases where all lots front on a Town accepted way and infrastructure is not required for the sale of lots consultant review fees and posting of surety may be waived.

Acknowledged by Applicant


Signature

David A. Settle
Name Printed

PlngBrdSubdivisionNotice
12/08/05

2/1/11
Date