



TOWN OF GRAFTON
MASSACHUSETTS
01519
PLANNING DEPARTMENT

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Date: March 31, 2016
To: Jennifer Thomas, Super Park Chair
CC: Timothy McInerney, Town Administrator
Maria Mast, Conservation Administrator
Brian Szczuko, Engineering
From: Joseph Laydon, Town Planner 
Re: Recommended Plan Revisions for Super Park

The following is a list of plan revisions that were discussed at yesterday's meeting. Many of these are housekeeping items that should have been corrected on the plan.

1. Page 1: Correct either the locus plan or the scale of the locus.
2. Electric: Pull electric line from the pole to the east of the existing driveway entrance. Utilities should be in a utility bank. Goal is to not disturb the existing parking lot since it is fill material.
3. Driveway Entrance: Recommend removal of pervious pavement from behind apron onto Upton Street until the end of the existing parking lot. If driveway is to be paved, existing parking lot will need to be regraded to the west of the pavement area, which could cause a variable surface for plowing activities and may cause stormwater to pond. If pavement is desired, recommend bituminous concrete to be used. This will require going before Conservation and a minor change. I am talking to Jeff Walsh, Planning and Conservation's engineering consultant, about providing an opinion that the change is minor and does not need to redo calculations.
4. Drainage at Entrance: According to Engineering, the existing parking lot is fill material. Without the pervious pavement, the proposed drain is not needed. If runoff exceeds infiltration capacity of pervious pavement, it will run off the sides and to low areas and towards the wetlands.
5. Sidewalks: Repair existing sidewalk near catch basin on Upton Street across apron to connect to proposed sidewalk on the eastern side. Recommend removal of small section to parking lot if it is not paved. Plans show a cross slope across sidewalk, which if retained should not occur.
6. Sidewalk Materials: Site Plan calls for bituminous concrete, however detail sheet states the sidewalk is pervious pavement is to be used. It was brought up that the sidewalks would be pervious pavement; however in the narrative of the stormwater report, sidewalks are not specified to be pervious. Examining the report, it is not clear whether the sidewalks were included in the area

to be considered for pervious pavement. This should be clarified since it will have an impact on cost and construction phasing.

7. Fencing: Indicate the use of chain link fencing along the rear of the play area. Specify which sections of fencing will be aluminum fencing. Correct location to reflect that it will surround the play equipment and will not run through the play equipment
8. Wetlands Signage: Correct so signs are posted every 20 feet rather than the noted 30 feet between signs.
9. Base Map Corrections: Library "addition" to be removed, existing Library parking lot to be included, show existing shrub and tree line on plans, and indicate proposed shrub/tree line.
10. Play Equipment Area: Remove layer of equipment from plans. Indicate anticipated area of pervious play surface and note to see designer plans for equipment location details.
11. Emergency Vehicle Turnaround Signage: Include that no parking signage will be installed at emergency turn around area at the end of the driveway. Also the length of the driveway opposite the parking should have no parking/ fire lane signs posted to prevent vehicles from occupying space needed for emergency vehicles. Note that locations of signs can be coordinated with DPW and Police Departments.
12. Grassed Areas: Plans have a note that disturbed areas are to be loamed and seeded. Recommend considering a wildflower mix along the eastern property line with GURR adjacent to the fence.
13. Plant some Trees: Area adjacent to the fence and GURR could be used to plan a few trees to provide shade and obstruct view into rail road. These trees could be "dedicated" i.e. purchased by people and dedicated in their name. They would provide shade and an opportunity to put out tables for picnic or eating outside.

Please let me know if you have any questions.