

HAMPTON PLANNING BOARD

PRECONSTRUCTION MEETING

August 27, 2020 – 2:00 P.M.

PRESENT: Jason Bachand, Town Planner
Jennifer Hale, DPW
Tobey Spainhower, DPW
Jodie Strickland, CMA Engineers
Jamie Ayotte, Fire Department
James Marchese, Building Inspector
Mike Collins, Comcast (Cable)
Cathy Gilman, Unutil
Mike Bernier, Aquarion

Absent: Rayann Dionne, Conservation Coordinator
Rich Sawyer, Police Chief
Laurie Olivier, Office Mgr/Planning

533, 535 & 537 Ocean Blvd

Demolish existing building and construct a 30-unit condominium building
(20-two bedroom units and 10-three bedroom penthouse units)

Meeting held at project site

Jodie Strickland, CMA Engineers commenced the meeting. Joe Coronati and Paige Libbey from Jones & Beach were present. Don Garcia (developer) was present. Ms. Strickland verified the contact information for Town staff, the owner and developer, the owner's contractors, and the utility companies.

Mr. Bachand discussed the drawings. The last revised date of the plan set is 6/30/20, except the site plan sheet is last revised 7/13/20. These are not fully recorded yet, one of the mylars was rejected by the Registry. Recording info will be provided to the Planning Office.

It was noted that all State permits have been received. These are NHDES Wetlands, NHDES Shoreland, NHDOT Driveway, NHDES AoT, and NHDES Sewer. Copies of all of these need to be provided to the Building Department.

Mr. Bachand said the Board of Selectmen approved a bond amount of \$25,704, and it is in place.

Ms. Strickland went through the remaining agenda items. Work hours are 7-5 M-F. 9-5 on Saturday. No work on Sundays or holidays.

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The contractor should provide a detailed construction sequence and schedule. The daily and weekly schedule is unknown at this time. Foundation installation is tentatively scheduled for 9/8 (geopier).

Periodic site inspections will be made by CMA Engineers, Inc. The inspections will be completed generally in accordance with attached Inspection Checklist Form. It is the Owner/Contractor's responsibility to contact CMA Engineers to schedule inspections. CMA Engineers will develop a rough inspection schedule with dates following receipt of construction schedule.

There will be increased construction coverage, daily as necessary, during utilities and selects installation and testing.

The Owner/Contractor shall maintain regular contact to keep the engineer up-to-date on progress and give advanced notice for inspections. The Owner/Applicant/Contractor shall give the Town's representative 48 hours notice prior to required inspections.

A field report will be prepared for each site visit.

Inspections by others include Aquarion Water, Town of Hampton, Unitil, Consolidated Communications, and Comcast.

The Contractor shall comply with all OSHA Regulations and be responsible for site safety.

Any deviations from approved drawings shall be submitted to the Town by the Applicant/Owner for review. Changes may not be made without written approval from the Applicant's Engineer and written concurrence from the Town or the Town's Engineer.

In advance of delivery, material submittals shall be submitted to Jones and Beach for review. Approved submittals will be forwarded to CMA Engineers and the Town. The following submittals are (preliminarily) anticipated as necessary: All granular materials; Pavement materials and mix design, including porous pavement; Eco pavers; Tidal restoration zone materials; Drainage piping and structures; Landscaping plantings; Sewer pipe and structure.

Material testing was discussed. Granular Materials: Sieve analysis and compaction testing of select materials is required. The contractor is responsible for coordination and cost with a testing company. Testing company is UTS. The contractor should provide testing data to CMA Engineers via e-mail in a timely manner. For Pipe and Manhole Materials: Sewer and watermain testing are required. The contractor is responsible for coordination and cost of testing with a testing company. Testing company is UTS. Sewer-pressure and mandrill testing. Water-leakage, pressure and chlorination testing. The contractor should provide testing data to CMA Engineers via e-mail in a timely manner.

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The applicant is responsible for survey and layout. Jones and Beach is performing survey and layout.

Mr. Bachand said there are still some conditions to meet before Building Permits can be issued: Sign off on the water connection from Aquarion. Sign off on electric from Unitil. Approval of a public safety plan by the Police Chief. All state permits provided to the Building Inspector.

Joe Coronati, Jones & Beach noted that this project has a SWPPP with inspections performed by Jones & Beach. Ms. Hale and Ms. Strickland will need to be copied on reports.

Jennifer Hale, DPW and Tobey Spainhower, DPW discussed that prior to the tie-in to the existing sewer manhole in Ocean Boulevard, the condition of the manhole needs to be assessed by DPW. The existing sewer line in Ocean Boulevard needs to be cameraed and the developer needs to arrange this. The project also needs a Town sewer permit.

Jim Marchese, Building Inspector said to schedule inspections 24 hours in advance. The Building Department is compiling a list for items needed for the building permit. It was also noted that the building at 233 needs to be demolished before permits are issued.

Unitil needs a copy of the current plans and a new pole location (for the riser).

Aquarion needs the fire and domestic service applications.

Meeting Ended at 2:30 p.m.

Jason M. Bachand, AICP, CFM
Town Planner