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February 12, 2021

Newburyport Planning Board
60 Pleasant Street
Newburyport MA 01950

Re: Institution for Savings Expansion – 93 State Street

Dear Board Members

I have reviewed the most recent submittal for the project dated January 6, 2021 and find that the engineering and drainage design and analysis are correct as presented. The applicant has decreased the footprint of the proposed building from 9100 square feet to 7500 square feet but maintained the size of the underground storage of stormwater as it had been designed for the larger building. The October 2020 design had an impervious area increase of 4100 square feet over the existing site whereas the plan presently before the Board has only an increase of 1750 square feet over existing conditions. The reduction in impervious areas coupled with the oversized underground detention area provides a greater reduction in stormwater runoff than the previous design.

The revised plan provides greater building offsets from Prospect Street and Otis Place, and from the abutters to the rear. The plan also provides for greater landscape plantings along Prospect Street and Otis Place as well as along the building facing the abutters to the south. These changes are clearly shown on sheet 5 with additional planting details on sheet 7.

From an engineering and stormwater perspective the project complies with the Newburyport Planning Regulations.

Very truly yours

A handwritten signature in black ink, appearing to read 'Philip G. Christiansen', with a long horizontal flourish extending to the right.

Philip G. Christiansen P.E.