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MEMORANDUM

DATE: May 27, 2011

TO: Ms. Marilyn Timpone-Mohamed, ASLA, AICP, Frederick P. Clark Associates, Inc.

FROM: Mr. David P. Lombardi, PE, John Meyer Consulting, PC
Mr. Anthony Guccione, Jr., RLA, John Meyer Consulting, PC
Mr. Robert Peake, AICP, John Meyer Consulting, PC

RE: JMC Project 11020
Lawrence Hospital Expansion
55 Palmer Avenue
Village of Bronxville, NY

SUBJECT: *Construction Management and Utility Plan Submission Review*

This memorandum provides a review of the below noted materials regarding Construction Management and Utilities as submitted by the applicant for the Lawrence Hospital Expansion project.

The following are our comments:

A. CONSTRUCTION MANAGEMENT

JMC reviewed the following Construction Management-related materials: "Construction Management Plan" prepared by Hunter Roberts Construction Group, provided on 05/17/2011, and revision to the EAF "Construction Related Issues" section submitted with the letter by Silverberg Zalantis LLP, dated April 28, 2011, and have the following comments:

1. The Construction Management Plan notes that "Site Plan Approval", if granted, would require the submission of a Construction Management Plan acceptable to the Village. We defer to the Village Engineer as to whether or not this process is acceptable.
2. The Construction Management Plan notes that typical working hours will be 8:00 am to 5:00 pm weekdays which is in conformance with the Village Code Chapter 210 "Building Construction," which permits the erection (including excavation) or demolition or major alteration or repair of any building between 8:00 am and 6:00 pm on Monday, Tuesday, Wednesday, Thursday or Friday, but not on any day which is a State or National holiday. Any work outside of these hours will be subject to obtaining a permit from the

Superintendent of Buildings on a case by case basis and only in the event of "urgent necessity".

3. A work zone Traffic Control Plan shall be developed to manage traffic during utilities installations along Pondfield and Parkway Roads, as well as construction traffic entering and exiting the construction area access points. Details should include barriers, barrels, flagpersons, etc. Based on Drawing A104, it appears that construction trucks will block Parkway Road from time to time. The applicant shall detail how through traffic will be managed and if it will be necessary to reroute traffic on public roadways.
4. Regarding construction worker parking, it seems that the project may at times require parking for more than 20 vehicles. Will there be any on-site parking provided for visits from project supervisors, governmental inspectors and vehicles providing transportation to and from off-site parking facilities? The applicant should provide the Village with copies of agreements with off-site facilities where parking will be provided.
5. A Noise Mitigation Plan shall be submitted to the Village for review as noted in the Construction Management Plan.
6. Locations for materials storage and stockpiles shall be indicated on the plans with adequate erosion and sediment controls where applicable.

B. UTILITY PLAN

We reviewed the drawing C-06 "Utility Plan" by The Chazen Companies dated 03/22/2011 submitted with the letter by Silverberg Zalantis LLP, dated April 28, 2011 and have the following comments:

1. A north arrow should be added to the plan.
2. The applicant shall indicate how sanitary sewer service is being handled for the expansion. The previous plan showed a sanitary line exiting the east side of the expansion, which is not shown on the current plan.
3. The applicant shall identify where the proposed footing drain discharges to.
4. The previous plans showed a proposed electric service at the north side of the expansion, which has been eliminated from the current plans. The applicant shall show how electric service will be provided to the expansion.
5. The plans shall indicate which water connections will provide fire and domestic services.

6. The plans shall indicate if the water service lines will be connected to the existing 8 inch water main with tapping sleeves or new tees. Water valves shall be provided on the new service lines. Connection methods are subject to approval by the Village Engineer.
7. The construction materials for the utilities as indicated in the "Utility Plan Notes" are subject to approval by the Village Engineer.
8. Locations where 18 inches of vertical separation cannot be provided between sanitary sewer and water lines, concrete encasement shall be provided in accordance with Westchester County Health Department requirements and subject to its approval.
9. Storm drain pipes shall be provided from the lower roofs to the north and northwest.

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