



TOWN OF BARRINGTON
NEW HAMPSHIRE

CMA Engineers, Inc. Task Order 26

Planning Board Construction Review:

Meadowbrook Subdivision

Meadowbrook Drive

Tax Map 270, Lots 2 & 3, Tax Map 273, Lots 49

Task Order Number: 26

A. Assignment Description/Background:

- a. At the request of the Town, CMA Engineers is submitting this engineering services task assignment under our Master Agreement with the Town of Barrington, dated April 8, 2021, to complete a review of the construction of a subdivision on Meadowbrook Drive. The project is owned by Meadowbrook LLC (Developer). The project's engineer is Jones and Beach Engineers, Inc. of Stratham, NH, and the site contractor is Knipstein/Conner Enterprises (Knipstein) of Newfields, NH.
- b. The proposed subdivision consists of an 11-lot residential housing development in the General Residential Zoning District. There is a single approximately 940 LF of roadway.
- c. The site will be served by private wells and on-site septic systems. One on site cistern will provide fire protection water.
- d. There are wetlands on site, but construction impacts are avoided. Using drainage pipes and swales, site stormwater is directed to a detention pond.
- e. We received the following material relative to the application:
 - i. Plan set entitled Conservation Residential Subdivision "Meadowbrook Village". Prepared by Jones & Beach Engineers, Inc., Dated November 1, 2021 and revised July 29, 2022
 - ii. Planning & Land Use Division, Town of Barrington, Notice of Decision, dated January 18, 2022

B. Review Phase: Not applicable

C. Study and Design Phases: Not applicable

D. Bidding Phase: Not applicable



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E. Construction Phase:

- a. Review of construction activities for conformance with:
 - i. Barrington Site Plan and Subdivision Regulations
 - ii. NHDES New Hampshire Stormwater Manual, Best Management Practices
 - iii. Engineering Standards
 - iv. All documents listed above in A.e.

Review will be on behalf of the Town for construction of the project with respect to the Planning Board approved design, and possible future Town acceptance of the roadway; not on behalf of the Developer with respect to their acceptance of contractor's work.

- b. Review the Developer's project cost estimate and recommend a financial security amount to be held by the Town during construction.
- c. Prepare for, and manage, a preconstruction conference with the Town, the Developer's team, and Knipstein to confirm procedures and expectations. Summarize in a memo for distribution.
- d. Complete field observations throughout construction, including site preparation, site stabilization, all elements of roadway construction, drainage and stormwater management, curb cuts, driveway entrances, fire protection cisterns, and other elements of the project. Maintain ongoing documentation of inspections and observations.
- e. Review material submittals and contractor's quality control results (including material thickness and density) for placement of all materials.
- f. At the Developer's request, prepare recommendations for reductions in financial security for the project based on status of construction.

F. Schedule:

- a. Construction started in early April and is expected to continue for eight weeks. The contractor Engineering services will align with the Developer's and Contractor's actual schedules.

G. Fee:

- a. Per the Master Agreement, as amended, fees for engineering services will be assessed on a time-charge basis at the established formulas for hourly rates plus expenses.
- b. Based on Contractor's performance, actual time required may be higher or lower than the estimate. Some aspects of construction are not expected to require a significant



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on-site presence (i.e. earthwork, clearing, and grubbing), while others will require more (i.e. drainage and stormwater, gravel and fine grading, and paving.

- c. CMA Engineers will monitor the actual required engineering effort on a monthly basis and advise the Town if adjustments to budget are required.

Total Estimated, entire project:

\$21,000

ACCEPTED FOR:

OWNER:

TOWN OF BARRINGTON, NEW HAMPSHIRE

Vanessa Price

Vanessa Price, Town Planner [or designee]

May 10, 2023

Date

APPLICANT:

[Signature]

Authorized Representative

5/16/23

Date

ENGINEER:

CMA ENGINEERS, INC.

[Signature]

Joshua Bouchard, P.E., Vice President

May 10, 2023

Date