



To: Danielle Blake, ARE

Date: July 22, 2021
Project #: 15366.00

Memorandum

From: Conor Nagle, PE

Re: Riverside Center Stormwater summary

VHB has prepared this memo to summarize the site stormwater upgrades associated with the proposed change in use of a portion of the building at Riverside Center located at 275 Grove Street in Newton, MA. Currently, the development is comprised of three buildings with a total of 419,608 square feet of office and lab space. It is proposed that building three, which currently contains 126,107 square feet of general office space be changed to include 126,107 square feet of lab space. As part of the repositioning project, a loading dock facility is proposed on the south side of Building three.

Existing Storm Drainage System

The existing site encompasses a relatively flat parking lot with associated landscape islands. Existing on-site drainage consists of a closed piped network that discharges to the municipal drainage system, located within an easement running west-to-east through the site. The system includes treatment through the use of a particle separator unit, located in the south east of the site.

Proposed Stormwater management Improvements

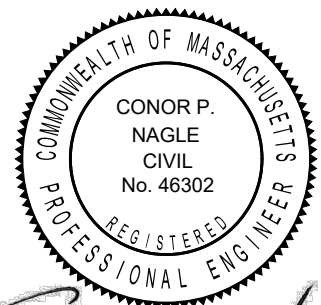
The addition of the loading dock necessitates modification of the parking lot surface to delineate the loading dock and separate it from auto parking. This is achieved by adding landscape islands. The proposed modifications increase the pervious landscape area by approximately 2,200sf. In turn, this equates to a reduction in runoff to the drainage system.

A Stormceptor STC 450i unit is proposed to be installed to capture runoff from the loading dock area prior to discharging to the existing system. This proprietary swirl separator unit will improve the removal of Total Suspended Solids (TSS) from the site.

Overall, the proposed improvements will result in less peak flow and improved water quality to the municipal system.

Enclosed:

- Stormceptor Specification



Conor Nagle
08/05/2021

Stormceptor[®] STC

Stormceptor STC is the recognized leader in stormwater treatment, offering a range of versatile treatment systems that effectively remove pollutants from stormwater and snowmelt runoff. Stormceptor is flexibly designed to protect waterways from hazardous material spills and stormwater pollution, including suspended sediment, free oils, and other pollutants that attach to particles, no matter how fierce the storm.

Stormceptor's scour prevention technology ensures pollutants are captured and contained during all rainfall events.

Ideal uses

- Sediment (TSS) removal
- Spill control
- Debris and small floatables capture
- Pretreatment for filtration, detention/retention systems, ponds, wetlands, Low Impact Development (LID), green infrastructure, and water-sensitive urban design



Learn More:

www.ContechES.com/stormceptor

Proven performance

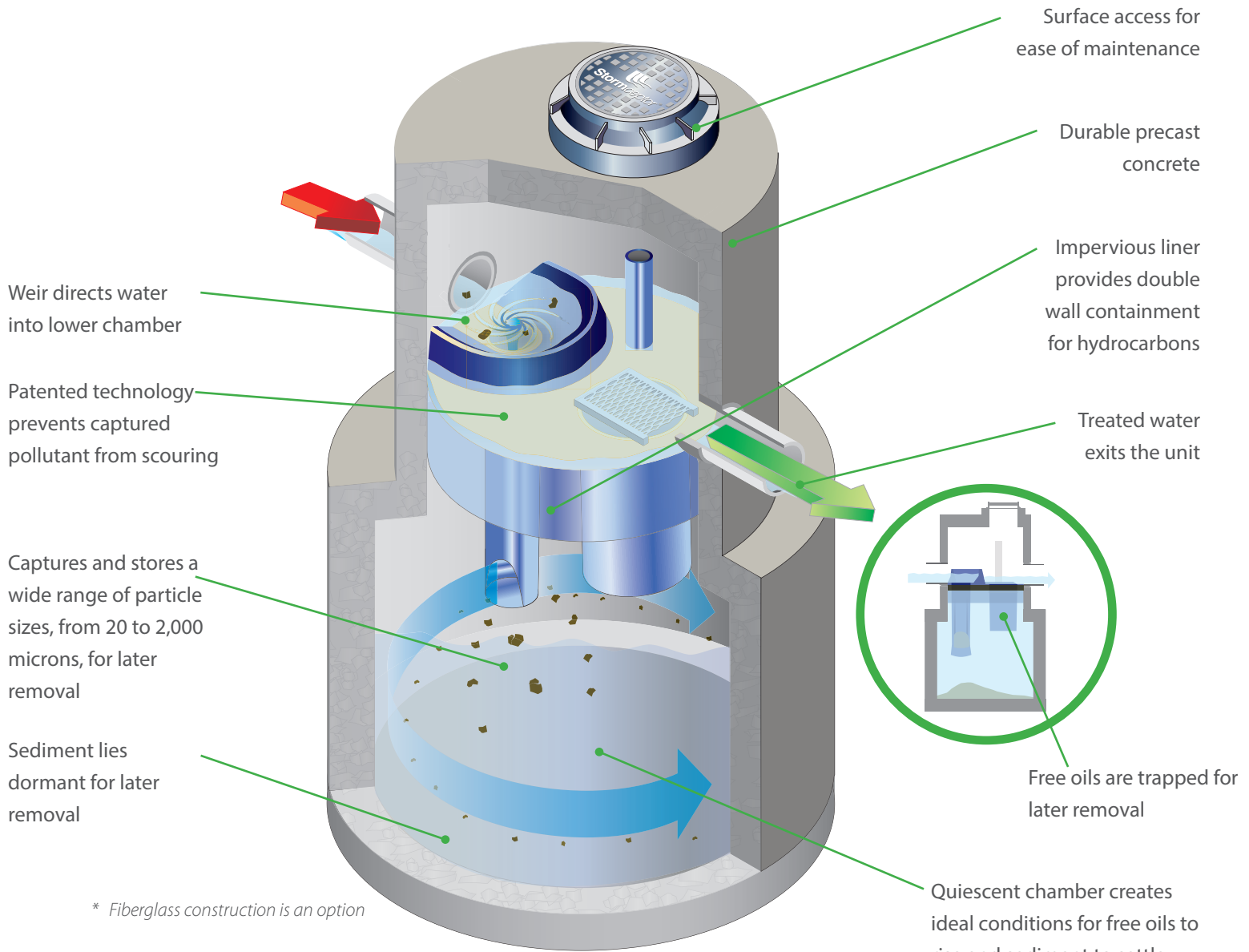
With more than 20 years of industry experience, Stormceptor has been performance tested and verified by some of the most stringent technology evaluation programs in North America.

- NJCAT
- Washington ECOLOGY
- EN858 Class 2

FEATURE	BENEFIT
Patented scour prevention technology	Superior pollutant removal and retention
Can take the place of a conventional junction or inlet structure	Eliminates the need for additional structures
Minimal drop between inlet and outlet	Site flexibility
Multiple inlets can connect to a single unit	Design flexibility
3rd party tested and verified performance (Sediment & Oil)	Eliminates the need for a separate bypass structure

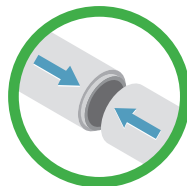
With over 40,000 units operating worldwide, Stormceptor performs and protects every day, in every storm.

Stormceptor[®] STC



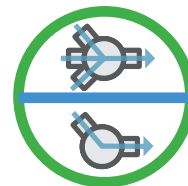
EASY TO INSTALL

Small footprint saves time and money with limited disruption to your site.



SEAMLESS

Minimal drop between inlet and outlet pipes makes Stormceptor ideal for retrofits and new development projects.



FLEXIBLE

Multiple inlets can connect to a single unit. Can be used as a bend structure.