



**TOWN OF DURHAM**  
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**Town Planner's Project Review**  
**Wednesday, July 10, 2019**

- XI. **56 Main Street – New Restaurant.** The site plan for new restaurant, Italian market, and events space was approved May 22. Doug Clark, applicant. Peter Murphy, property owner. Mike Sievert, MJS Engineering, engineer. Map 2, Lot 14-4. Central Business Zone.
- B. **Sewer Installation.** Modification to approved site plan to replace the existing private sewer line in its present location rather than construct a new sewer line in Jenkins Court.
- I recommend approval subject to an okay from April Talon, Town Engineer, and satisfactory review of the details

Please note the following:

- 1) **New alignment.** The site plan was approved with a new sewer line being placed on Jenkins Court. Numerous concerns have been raised with this approach including the need to close Jenkins Court to traffic, the likely need to blast or hammer, the uncertainty about how long Jenkins Court would be closed, the cost to install a new line here, and debates between the applicant and the Town about who should pay for this line. The Town Engineer asked the applicant to explore other options.
- 2) **Comments from design engineer.** Mike Sievert sent this email to the staff today: “I wanted to update you both on our findings with regard to the sewer investigation at Jenkins Ct., so you could also inform the planning board and others. Doug and I meet with the company Eastern Pipe Service to complete the camera work and inspection of the existing sewer pipe. We have determined the location of the pipe and the buildings that the pipe services. They included 56-60 Main St., 3-7 Jenkins Ct. and 13 Jenkins Ct. as we had thought. We have also determined that the existing pipe is not in good condition, but it can be either partially replaced in the same location during our construction or lined in place, or a combination. At this point, we are going to proceed with this as the solution to the sewer service for the proposed project. At a future date, the line may still require replacement but that will be determined at that time. This changes the construction management plan as stated in the revision that was submitted to the town for the July 10<sup>th</sup> meeting.”
- 3) **Modification.** I added this item to the agenda for the board to consider as a modification to the approved site plan. A modification does not involve notices nor a public hearing though I recommend the board accept any public comments about this proposed change. Given that this change will have no effect on abutters I do not believe that a public hearing is needed. But if the board wishes to treat this change as an amendment, with notices and a public hearing, it can do so.
- 4) **Details.** I have asked for comments from April Talon on the proposed change. We will need details of the proposed line from Mike Sievert. This could be handled as a revised precedent condition.