

**Project Narrative  
for  
Stafford Street, Leicester MA**

The project consists of existing parcel that is approximately 8.7 acres. in size and is located at Stafford Street in the town of Leicester. There is a bordering vegetated wetland located along the back of the parcels with a stream located within it that flows under the roadway. The existing lot slope down toward the wetland located in the back of the parcels.

The project will also consist of the construction of a 5,000 s.f. Warehouse/Office Building, parking areas for employees and access driveways from the road along the front of the proposed building. The building will have a small load dock at the end of the building with overhead doors along the front of the building as shown on the site plan. The proposed building will be on a private well and private septic system as shown on the Utility Plan. The Proposed Site will require filling of the parcel to develop the lot as proposed. Work within the 100' buffer zone to the wetland will consist of the construction of the drainage basin, building, parking area and retaining wall to minimize grading adjacent to the wetlands and access to the warehouse and the proposed entrance to the development.

Construction Sequence will consist of the following:

1. Limit of clearing and erosion control will be staked out by a Professional Land Surveyor per the approved site plans.
2. Erosion Controls will be installed along the wetlands areas.
3. Lot will be cleared up to the Limit of clearing flags.
4. All temporary settling basins will be constructed to control runoff generated during construction.
5. Permanent basin to be constructed and erosion control to be placed up gradient to prevent sediment from entering the permanent basin.
6. Site to be brought down to the desired elevations per Grading Plan.
7. Drainage Structures to be installed starting at the lowest areas and working into the site.
8. Temporary Basin to be constructed as needed to control the runoff generated from the site and directed toward the permanent basin prior to entering the adjacent wetlands.
9. Once Site has meet desired grades areas to be stabilized.
10. Proposed Building to be constructed.
11. Pave Areas to be paved.
12. Once Site is completed Professional Land Surveyor to perform as-built of site and submit to the Uxbridge Conservation Commission.