

Boston Groundwater Trust

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October 16th, 2020

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Edward Carmody, Institutional Planner & Project Manager
Boston Planning & Development Agency
One City Hall Square
Boston, MA 02201-1007

Subject: 819 Beacon Street Expanded Project Notification Form (EPNF)
Comments

Dear Mr. Carmody:

Thank you for the opportunity to comment on the 819 Beacon Street Expanded Project Notification Form (EPNF) which is located in the Audubon Circle neighborhood. The Boston Groundwater Trust (BGwT) was established by the Boston City Council to monitor groundwater levels in sections of Boston where the integrity of building foundations is threatened by low groundwater levels and to make recommendations for solving the problem. Therefore my comments are limited to groundwater related issues.

Although the project is not located in the Groundwater Conservation Overlay District (GCOD) established under Article 32 of the Zoning Code, it is adjacent to an area of the City where there are many existing buildings that are supported on wood piles. I applaud the proponent for committing to employ groundwater management practices during construction and that groundwater recharge will be achieved through the implementation of subsurface infiltration systems in accordance with BWSC requirements and the BPDA Smart Utilities Policy.

The document states that construction of the foundations and the below-grade parking structure will require excavation depths anticipated to be up to 40 feet below the Beacon Street ground surface and up to 25 feet below the Project Site's south property line. The below-grade level foundation walls will be waterproofed.



As stated in the document, excavation will be conducted within an engineered lateral earth support system, such as a steel sheet pile wall system, slurry wall, secant pile wall, or a combination of the three systems. The lateral earth support system which will be designed to provide excavation support, limit ground movements outside the excavation to protect adjacent facilities and maintain groundwater levels outside the excavation by creating a groundwater "cutoff" between the excavation and the surrounding area. The lateral earth support system will be designed to be installed into the clay stratum to isolate the excavation and future below grade garage from groundwater. Due to the depth of excavation, the lateral earth support system will be supported by an internal bracing system.

I look forward to continuing to work with the proponent and the Agency to assure that this project can have only positive impacts on area groundwater levels.

Very truly yours,



Christian Simonelli
Executive Director

CC: Kathleen Pederson, BPDA
Maura Zlody, EEOS

