



Department of Transportation
Division of Highway and Bridge Maintenance
360 Lincoln Avenue
Warwick, RI 02888

January 30, 2024

Steve Hardy
333 Main Street Suite 200
East Greenwich Rhode Island 02818

Subject: Physical Alteration Permit Application No. **23-153**
Location: 60 Old Tower Hill Road South Kingstown Rhode Island 02879
PAPA Review - Notice of Comments

Dear Steve Hardy:

Your Physical Alteration Permit Application has been reviewed and found to require additional information and/or clarification. The enclosed comments indicate what must be revised and/or provided so that we may continue to process your application. Please provide this information by March 15, 2024. If you are unable to provide the requested information by this date, please submit a written request for an extension of time including the reason for the extension and the duration of time needed to address these comments.

Please reference the subject application number in all communications regarding your application. If you have any questions, please contact Christopher Walusiak at 401-734-4829.

******THIS LETTER SHALL NOT BE CONSTRUED AS A PHYSICAL ALTERATION PERMIT AUTHORIZING CONSTRUCTION WITHIN OR IMPACTING THE STATE HIGHWAY RIGHT-OF-WAY. A PERMIT WILL NOT BE GRANTED UNTIL ALL COMMENTS HAVE BEEN ADDRESSED AND ALL REQUIRED DOCUMENTATION HAS BEEN RECEIVED AND ACCEPTED.******

Sincerely,

A handwritten signature in blue ink that reads 'Matthew J. Ouellette'.

Matthew J. Ouellette, P.E.

Deputy State Highway Maintenance Operations Engineer

Rhode Island Department of Transportation (RIDOT)
Physical Alteration Permit Application (PAPA)
Review Comments

PAPA File No: 23-153

Applicant: Steve Hardy

Reviewer: Christopher Walusiak

Date: January 30, 2024

The following comments have been compiled based on our review of the application received on November 27, 2023.

Comments from the RIDOT Engineering and Permit Office

- 1.) Site Layout Plan, Sheet C-301: The plan calls for two (2) one-way use driveways. The eastern entrance driveway calls for a width of twenty-one (21) feet, while the western exit driveway calls for a width of twenty-two (22) feet. The proposed driveways do not meet the maximum driveway width control dimension (commercial, one-way use) set forth in Section 4.16 (B.) of the PAPA Manual. Reduce the driveway widths to demonstrate compliance with the PAPA regulations. If this is a case where you are requesting a waiver, then you would need to demonstrate the justification and need.
- 2.) Site Layout Plan, Sheet C-301, The plans calls for the use of "Prop. 2' Granite Curb Corner (TYP.)" for the driveway entrance. Since the existing entrance areas utilize 3' Granite Transition Curb, these curb stones should be replaced in-kind for any proposed driveway development improvements.
- 3.) Site Layout Plan, Sheet C-301: Callout and reference RI Stds. - 7.3.0 (Granite Curb), 7.3.1 (Granite Transition Curb), 7.6.0 (Curb Setting Detail), 43.1.0 (Cement Concrete Sidewalk), 43.4.0 (Driveway Development for 3' Transition Curb), and 43.5.0 (Cement Concrete Driveways).
- 4.) Provide a statement signed, stamped and dated by a R.I. registered Professional Engineer (P.E.) regarding the change in use of the property with respect to trip generation and if there will be any traffic impacts. The statement can be provided in either a P.E. stamped memo, or on the P.E. stamped Site Plans.
- 5.) The Drainage Statement needs to be stamped, signed and dated by a RI Registered Professional Engineer. Also, the calculations must show no increase to rate or volume of runoff to the State drainage system in a 25 year storm even, in accordance with Section 4.15 of the PAPA Manual. Please include this information on the Drainage Statement and re-upload the document to the attachments section of the online PAPA portal.
- 6.) In accordance with PAPA Manual Section 4.10.10, you must demonstrate the ability to stack a minimum of 5 vehicles on-site. The stacking space shall be measured from the order board or first point of contact with the business.

Comments from the RIDOT Office of Stormwater

- 7.) The drainage report does not provide any information relative to existing vs proposed runoff volume, only the runoff rates are provided.
- 8.) Operationally (for water quality impacts) it is recommended that the dumpster for the restaurant not be located adjacent, upgradient of the proposed drainage swale along the western side of the property, that flows towards the RIDOT ROW.
- 9.) The plans show a "potential stormwater/landscaping depression", clarify what this actually is.
- 10.) There is an existing RIDOT stormwater treatment unit (bioretention curb inlet planter) near the western driveway to the property. This asset must be shown on the project plans and properly protected during construction.
- 11.) The drainage report mentions "channelizing runoff flows", how is this being accomplished? The plans show proposed site grades all being sheet flow directed towards Old Tower Hill Road.

Please address the comments above and upload the revised plans/documents, written responses to the comments, and an updated cost estimate for the proposed work within and/or impacting the State Highway Right of Way (if applicable) to the Attachments section of your online application.

For the revised plans, under Attachments -> Plan Set(s), click "Action" -> "Upload New Version." For revised drainage documentation, cost estimate, traffic study and/or other documentation (if applicable), please follow same steps. For the responses to comments, under Attachments, click "Add Attachment."