

# **28 CHESTNUT**

NORTH RIVER LEERINK

## **Construction Update For 28 Chestnut Street - Scheduled Activities for 7.23.23 – 7.29.23**

The following is a list of activities expected to take place:

- Saturdays, July 22<sup>nd</sup> and 29<sup>th</sup> are projected to be workdays.
- Extended work hours next Monday thru Friday are anticipated.
- Sundays July 23<sup>rd</sup> and 30<sup>th</sup> are also expected to be workdays (interior only).
- These extended daily and overtime work hours will be compliant with the City of Somerville ordinances. Saturday start of work hour is 9AM.
- **North End Work:**
  - There will be fewer crane works originating from west of the building/adjacent to Chestnut Street, and within the north parking lot, similarly to the work of the last few weeks.
  - Sitework finishes will continue through the months of July & August.
  - All trucking to support these north end works will enter/exit the neighborhood from the north, Chestnut, Joy and Poplar Streets.
    - Anticipated that <15 delivery trucks per day will make deliveries to the north end of the site.
  - There will be decreasing quantities of aerial and scissor lifts being used by tradesman as the installation of the building's façade elements is nearing completion.
  - No parking will remain in effect along the west curb line of Chestnut Street, with signs installed, as per the City of Somerville.
  - Exterior wall work will continue on all elevations, including the roof.
- **South End Work:**
  - Continue receiving, offloading, load-in of various building materials, including load-in for multiple crafts, primarily utilizing forklifts.
  - It's projected that there will be small volume intermittent concrete placements occurring, as well as small crane works to continuously tender ongoing roofing work.
  - Exterior wall construction will continue on all levels on all elevations.
    - To include multiple aerial lifts in support of the windows, glass, glazing, and other façade elements being installed.
  - There will be activities at street grade similar to recent weeks in the building's southwest corner (near the transformer) and along Chestnut Street.
  - Finish sitework continue in the south end thru the months of July & August.
  - Levels 4 terrace, and Levels 5-6 roof installations will continue.
  - Deliveries in support of these works will include trucking entering/exiting the neighborhood from the north on Joy and Chestnut Streets and will be daily in frequency.
    - Anticipated that < 10 delivery trucks per day will enter the south end of Chestnut Street.

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- There will be aerial lift works being performed on the south elevation of the building where these lifts will be based off the recently paved area at the northern limits of Fitchburg Street and within the construction barriers.
  - On July 27<sup>th</sup> and 28<sup>th</sup>, there will be a small crane within the construction barriers on Fitchburg Street. No displaced Brickbottom resident parking or impediments to the Fitchburg Street travel lanes is expected.
- **Chestnut and Fitchburg Streets Utility Work:**
    - Eversource Gas has completed all the new gas main installation within the public streets and will reinstall the cobblestones displaced by this underground gas main work.
      - Eversource Gas has not advised as to their schedule for that cobblestone reinstallation work.
    - Eversource Electric has some remaining work in Fitchburg Street East to complete.
      - While yet to commit to a schedule, it is anticipated that they will have intermittent presence within Fitchburg Street East during the weeks between July 24<sup>th</sup> and August 31<sup>st</sup>.
      - Including localized excavation at the furthest east electric manholes in order for the new city street lights underground conduit and cabling to be installed within Fitchburg Street East between July 31<sup>st</sup> and August 7<sup>th</sup>.
    - Continuous efforts are being made to acquire more information from the public utilities as to their individual work schedules, and will be included in future notifications.
    - All efforts will be made to maintain a minimum width of one vehicle driving lane on all streets during these public utility installations.
- **Additional Projected Works and Project Milestones:**
    - There will be continuous work on the building's sidewall facades throughout the Summer with the façade being substantially completed for late July.
      - To mirror the continuous works ongoing within the interior portions of the building, with works projected to be substantially complete for the end of August.
    - Chestnut Street will remain active as the project's primary route to receive materials.
    - In the Spring, finish sitework resumed.
      - To include construction activities on all sides of the project, and 2 newly activated fire hydrants on Chestnut Street, the first located near the corner of Chestnut/Fitchburg, and the second being north of the building's main entrance.
      - These hydrants are available for fire department use if needed.
      - Phase 1 of the finish sitework included the east side towards the MBTA, and the landscape plantings required in this area have been substantially completed.
      - Phase 2 of this work will include soil works, shallow underground utilities, granite curb, concrete sidewalk and concrete paver installation, and soft landscape plantings along the western face of the building adjacent Chestnut Street. This work has started as of June 12<sup>th</sup>.
      - Phase 3 site finish work will be towards the south of the building towards Fitchburg Street and is projected to start in late July.

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- There has been more detailed scheduling/logistical planning for Fitchburg and Chestnut Streets forwarded to the Brickbottom community as of the weeks ending March 17<sup>th</sup> and June 9<sup>th</sup>.
- o In early Summer and in a progressive manner, most of the project's larger work scopes adjacent to the public ways and which have been visible will begin to recede in conjunction of those site finishes being installed.
- o During late Summer, the project will be nearing completion, and therefore there will be less visible construction activity external of the building.
  - While the project will remain an active construction site with many tradespeople still employed on site, their physical work locations will be mostly within the building's exterior walls.
- o By the end of Summer (August-September), the project's construction phase will be concluding and final inspections, Certificates of Occupancy (CoO), etc. will be achieved and the project will transition from that of an active construction site to that of an occupied campus.

The project team will keep in touch with and update Juan of all works south of the buildings, and those that are close in proximity to the Chestnut Street and Fitchburg Street intersection.

Thank you for your continued support and understanding.

Sincerely,  
North River Leerink & Consigli Construction