

BREM 104-11-10-2014



David R. Flannery
Chief

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Town of Carlisle

MASSACHUSETTS

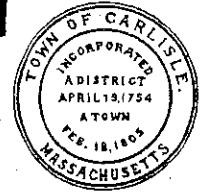
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John Luther
Building Commissioner
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November 8, 2014
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TOWN CLERK-CARLISLE
CHARLENE M. HINTON

RE: Follow-up on Public Safety Meeting on 11/05/14 for
100 Long Ridge Road- Comprehensive Permit Application
Plans dated: July 1, 2014

This is a follow-up on the meeting regarding further review for public safety concerns on the 100 Long Ridge Road project. I am submitting the following additional comments and recommendations:

1. The fire department supports the request to make an additional secondary emergency access point to the Nowell Farme Road development.
2. In considering the proximity of the dwellings to one another as well as the high probability for a delayed notification in the case of fire as well as a delayed response I would like to require that the fire alarm systems for each of the dwellings include an additional smoke and heat detector that would be connected to a central station monitoring service. This would allow for immediate fire department notification in case of fire.
3. The NFPA standard for distance of single family dwellings to one another is 30 feet. It is my understanding that at least two dwellings are within 27 feet of each other. Non-combustible exterior surfaces are required.
4. The National Fire Protection Association standard for dwelling set-back from a wooded area is 30 feet minimum. It is recommended that at least 30 feet of "green space" be provided around each dwelling.
5. The "pull off for the cistern located at the street needs to be 10 feet wide, in addition to the existing paved roadway width, and at least 50 feet long.
6. The cul-de-sac roadway width shown on the plan is 20 feet. Two way traffic for a fire lane in this development calls for 12 feet of width per lane or 24 feet in width total (NFPA Standard 1141, section 5.4.2).

7. The circle at the end of the cul-de-sac needs to be a "tear drop" design. The current 80 foot radius would be approved if the roadway was 24 feet wide.
8. The island at the entrance needs to be eliminated.
9. We are not able to determine if there is 13 feet 6 inches of vertical clearance for fire apparatus on the roadway/fire lane (NFPA 1141, 5.2.7 & 5.4.11).
10. We are not able to determine if there is an acceptable plan for winter time maintenance of the road (fire lane) including the turning circle (NFPA 1141, 5.3.18).
11. We are not able to determine if there is an adequate turning radius at the entrance for the ladder truck. (NFPA 1141 5.3.8)
12. Addresses for the structures need to be assigned in a logical, consistent manner based on our local addressing system. Approval of the street name is required. (NFPA 1141, 5.2.16)
13. After further review we now recommend a 50,000 gallon cistern be required and installed in conformance with the most recent Carlisle Fire Department's specifications. (NFPA 1141, 8.1.2)

These comments apply to the information currently available as of November 5, 2014. Additional matters may develop concerning fire protection and public safety, which will require further review and comment.

Sincerely,



David R. Flannery
Chief of the Fire Department

C: Board of Selectmen