


MEMORANDUM

TO: Planning & Zoning Commission

FROM: James Grappone, Assistant Town Engineer 

RE: SPR# 1812 / SPU# 643 –
1656 Meriden Ave and 291, 307 - 309 Meriden Waterbury Turnpike

DATE: January 28, 2021

Staff has reviewed the plans dated January 6, 2021 and has the following comments:

1. CT DOT Encroachment permit is required.
2. Property address for full buildout shall be #307 Meriden Waterbury Turnpike.
3. Traffic Report is under review.
4. Drainage Report is under review.
5. How will the existing CHD monument be protected at the proposed driveway entrance during and after construction?
6. Provide measured sight distances exiting onto Meriden Avenue.
7. Proposed sidewalk on all State roads shall be five feet minimum width.
8. Concrete sidewalk to go through both proposed driveway locations.
9. Provide parking table for the intended use.
10. Should there be a crosswalk at the one-way driveway near the accessible space?
11. Separate building permit and engineering design are required for the proposed retaining wall.

12. Is a guide rail or barrier needed at the top of the retaining wall as it relates to the exit driveway from the car wash tunnel?
13. A drainage concurrence agreement is likely to be required for the drainage connection in Route 322.
14. Is a trench drain needed to ensure that no icing/runoff flows onto Meriden Avenue?
15. Label the 4" outlet pipe correctly exiting the underground stormwater chamber #1.
16. Inspection ports should be larger than 4" diameter to allow for a video camera and cleaning.
17. Label all roof drain locations, size and slope.
18. Design 4" outlet pipe at CB #3.
19. What is the 50 year & 100-year high water elevations exiting both underground detention systems?
20. An emergency spillway should be provided for Pond 9P:CB#3 overflow to the northerly depression area. Is additional protection needed to prevent an overflow to the northerly and westerly properties?
21. CT DEEP General Permit is required for the Oil/water/grit separator. Will the car wash water be recycled?
22. Southington Water Department approval is required.
23. Label the domestic sewer service pipe and design information.
24. Soil stockpile area shall not cause a sight line problem.

25. Provide detail for accessible van sign.
26. Revise concrete sidewalk detail on sheet DN-1 to be a minimum 5-feet wide and Class F concrete.
27. Provide a note on Sheet DN-1 that the height of the dumpster shall not exceed the height of the six-foot fence.
28. The exterior surface of the sanitary manholes shall be coated (sheet DN-2).
29. Provide sanitary sewer manhole frame/cover detail.
30. The outlet pipe size is incorrect for the water quality unit detail.
31. Filter fabric is required over the sewer lateral within paved areas.
32. Are the grit tanks required to be vented (Sheet DN-3)?
33. Include utility disconnects in the sequence of construction prior to any demolition work (sheet DN-4).

Written responses to comments are required.

JAG:jam

c: Annette S. Turnquist, Director of Public Works / Town Engineer