

kratzert, jones & associates, inc.

CIVIL ENGINEERS • LAND SURVEYORS • SITE PLANNERS

1755 MERIDEN-WATERBURY ROAD, BOX 337, MILLDALE, CONNECTICUT 06467-0337

PHONE (860) 621-3638 • FAX (860) 621-9609 • EMAIL INFO@KRATZERTJONES.COM

AN EQUAL OPPORTUNITY EMPLOYER – M – F

To: James A. Grappone, P.E.
Town of Southington
196 North Main Street
Southington, CT 06489

Re: Dunkin Donuts 746 Main Street

Date: June 10, 2021

The following responses in **bold** below are in response to comments in a letter dated May 27, 2021 for the above referenced application.

1. Is the proposed building slab on grade?

Yes, note added to S-2.

2. Confirm required queuing distance with CT DOT from order/menu board.

Typically, CT DOT requires a 10-12 car queue from the pickup window allocated on the site of Dunk Donuts drive-thru restaurants. This proposed site plan has a 16 car queue from the pickup window including an 11 car queue from the menu board provided on site. CT DOT will review as part of the encroachment permit after local approval.

3. Project improvements need to include components of the Plantsville Safety Improvements project (concrete apron, brick pavers, conduit lighting) – see attached.

The plans provided do not appear to show improvements in the area of the site re-development. The site plan calls for granite curbing and brick walks to match the Plantsville project.

4. What is the height of the proposed concrete wall?

Concrete wall height is 24". Noted in callouts on S-1.

5. Confirm classification with the Health Department and the need for a grease trap.

Internal grease trap in callout on S-1

6. Is there an existing CB over the 30" RCP behind CB-C?

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No, connection is a blind connection without a structure.

7. Provide demolition and utility disconnects in your construction sequence.

Included as note 4 on sheet S-1

8. Is one accessible space enough for the amount of walk-in patrons?

Yes, one space per 25 spaces is required.

9. Provide stop sign/stop bar at exit driveway.

Revised accordingly on S-1.

10. CT DOT Encroachment Permit is required prior to the start of the project.

Revised accordingly. See note #27 on S-1.

11. Provide flowline elevations for the roof drainage and underground storage units.

Revised accordingly on sheet S-2

12. Provide existing flowline data on CL basin in the parking lot over the existing 30" RCP.

Revised accordingly, sheet E-1

13. Drainage calculations are under review. Please provide pre/post development watershed maps.

Revised accordingly. See attached sheets WS-1 and WS-2.

14. Provide loading/unloading area. How will you prevent traffic from backing up within the driveway and onto Rte 10 for deliveries during open hours?

A loading area is now proposed in front of dumpster area as shown on sheet S-1.

15. Provide dumpster detail.

Revised accordingly, see S-1.