



HARRY E. COLE & SON

engineering • surveying • planning

July 23, 2021

David Lavallee, Acting Town Planner  
Municipal Center  
196 North Main Street  
Southington, CT 06489

Re: Buck, LLC  
Project Location (SP#1823)  
HEC #2078

Dear Mr. Lavallee,

Harry E. Cole & Son (HEC) has reviewed your checklist dated June 11, 2021 and offers this formal response

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SOUTHINGTON  
PLANNING & ZONING DEPT.

1. A sidewalk waiver will be needed.

**Response: The applicant will request a waiver.**

2. All lighting should be LED and full cut-off.

**Response: Note 14 on Sheet C1 indicates this and only building mounted lighting has been shown on the plans.**

3. Plantings are required within the 50' residential buffer.

**Response: The applicant feels the existing row of evergreens which buffers the residential zone is adequate as this has been in place since the development of the subdivision and no structures or accessways are proposed within the 50' buffer.**

4. All plantings shall be native in origin; does the site meet landscaping /parking space ratio (need a table beyond just trees per 9-03'15)?

**Response: The landscaping table shows the required landscaping area, and numbers of trees. The site meets or exceeds the requirement and additional plantings have been added within the landscaped areas.**

5. Are there any wetlands on site? Please include the Upland Review Area for the adjacent brook.

**Response: The upland review area from the adjacent watercourse has been shown and no disturbance within 50' of the watercourse is proposed.**

6. The retaining wall will need a separate permit.

**Response: Acknowledged**

7. Signage approval will be separate.

**Response: Acknowledged**

8. Please check the parking count including H.C. spaces

**Response: the parking table has been updated to reflect the correct number of proposed HC spaces.**

9. Are any dumpsters proposed?

**Response: No dumpster is proposed, trash will be handled within the building at this time.**

10. Are any renderings available?

**Response: Preliminary Architecture is being submitted with this response letter.**

I believe the revised plans and documents adequately address your comments. If you have any further questions or concerns, please do not hesitate to contact me.

Sincerely,

A handwritten signature in blue ink, appearing to read 'S. Giudice', with a long horizontal flourish extending to the right.

Stephen Giudice, L.S.  
Principal

Cc: Buck, LLC