

**TOWN OF SOUTHINGTON
PLANNING AND ZONING COMMISSION**

196 N. MAIN STREET, SOUTHINGTON, CT 06489

To: Southington Planning and Zoning Commission
From: Rob Phillips; Dir. of Planning and Community Development
David Lavallee; Environmental Land Use Planner/Assistant Town Planner
Re: SPR #1804, 45 Pacer Lane
Date: 10/15/20



Planning Department Checklist

1. It appears a new sewer easement will be needed.
2. All dewatering shall incorporate filter bags on discharge hoses.
3. New water quality basins shall incorporate non-invasive native plantings.
4. All outlets from basins should have a low stone berm in front of outlet.
5. A stone filter berm should be put in the basin in the pinch point behind Unit #8.
6. Erosion controls are needed along the top of the stormwater area behind Units 7-10.
7. All greenspaces should be established first immediately after drainage is installed; hydroseeding, filter berms, and tackifier should be provided.
8. Waddle rings should encircle the bottom contours of all greenspace low points.
9. A landscaping plan by either a Landscape Architect or Engineer is required.
10. A conservation easement is required for 20% of green area.
11. Please review the required distance between units.
12. The stormwater area is required to be landscaped.
13. Please respond in writing.