

Karen Molloy

From: Jim Grappone
Sent: Tuesday, November 3, 2020 12:41 PM
To: Karen Molloy; Mark Lovley; Severino Bovino - VP, Land Planner - KJA
Cc: Rob Phillips; David Lavallee; Jennifer Montone; Annette Turnquist; Liz Rivers
Subject: RE: Engineering comments - 45 Pacer Lane

Engineering comments are as follows:

- Note #2 on sheet E-1 does not appear to be correct.
- The Town does not recognize the naming of private roadways. Property address will be known as 45 Pacer Lane – Units 1-15.
- Provide stop sign(s) and stop bar(s) for traffic. “Keep right” signs should be installed at each end of the entrance island and pavement markings leading up to the island.
- What are the intersection sight lines exiting the private driveway onto Pacer Lane?
- A private sewer agreement with the Town of Southington and DEEP Community Sewer Permit shall be filed for the project. Manholes 1,2 and 3 shall be maintained by the Town of Southington upon acceptance. All other sewer mains, laterals and manhole structures shall remain private. An air test, video camera inspection, and final inspection of all sanitary sewer lines shall be completed prior to the issuance of any drain laying permits.
- Will the developer file for sewer equity for properties on Southfork Circle?
- Will the units have basements? If so, will foundations drains be shown?
- How will roof drains be handled?
- Drainage calculations are being reviewed. Additional comments may be required.
- Sanitary sewer material at the brook crossing shall be Ductile Iron Piping.
- Label full road width for patch replacement on Southfork Circle due to deep utility cuts.
- Provide BOLD note on sheet P-1 & P2 and detail to provide intermittent clay water stops or concrete collars along the sanitary sewer main due to the depth.

Written responses to comments are required.

James A. Grappone, P.E.
Town of Southington
Assistant Town Engineer
John Weichsel Municipal Center
196 North Main Street
Southington, CT 06489
Phone: 860-276-6231
Fax: 860-628-8669