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TOWN OF WALLINGFORD DEPARTMENT OF PUBLIC UTILITIES WATER AND SEWER DIVISIONS

ENGINEERING SECTION PHONE: 203-949-2672 FAX: 203-949-2678

INTEROFFICE MEMORANDUM

TO:

ERIN O-HARE, ENVIRONMENTAL PLANNER

FROM:

SCOTT SHIPMAN, ENGINEER - WATER AND SEWER DIVISIONS

SUBJECT: INLAND WETLAND APPLICATION A21-4.2 SITE PLAN - VEHICLE

STORAGE FACILITY - SIX RESEARCH, LLC

4A RESEARCH PARKWAY

DATE:

JUNE 1, 2021

CC: N. AMWAKE, PE; E KRUEGER; D. SULLIVAN; J. PAWLOWSK; K QUARTUCCIO, 6 RESEARCH, LLC; M. OTT, SUMMER HILL CIVIL ENGINEERS & LAND SURVEYORS, P.C.

The staff of the Water and Sewer Divisions has reviewed the drawings dated April 1, 2021, revised May 24, 2021 as submitted for the subject application and this memo consolidates their comments and requirements.

The entire site is within the watershed for MacKenzie Reservoir and is designated as a Watershed Protection District (WPD) by the Planning and Zoning Commission. Watershed protection regulations for the WPD are enumerated in section 4.13 of the Wallingford Zoning Regulations.

The proposed development as shown on the drawings includes a paved parking area and a storage building. Municipal water and sanitary sewer services are available at the site, but no water, sanitary sewer, or fire line services are proposed for the subject project per discussions with the owner.

It is requested that the following items be made conditions of approval to be addressed prior to issuing a building permit:

- Per discussions with the Applicant it is our understanding that no vehicle maintenance or washing will be performed at the site. Please be advised that if such activities were proposed the discharge of vehicle maintenance and/or vehicle washing wastewater to a surface water (either directly or via a storm drain) or to the ground water (via a septic tank, leaching field, or drywell) or to the ground surface (paved or unpaved) would not be allowed.
- As mentioned above, the entire site for this development is in the Watershed Therefore all activities on the site during and after Protection District. construction shall be carried out in accordance with the Water Protection District regulations in section 4.13 of the Zoning Regulations of the Town of Wallingford.
 - a. As such, a storm water treatment system will be required for treating the run-off from all parking lots and travel ways in the development. The details of the storm water treatment system, including hydraulic calculations and a hydraulic profile, must be reviewed and approved by the Wallingford Water Division. The storm water treatment system details submitted with the current plans are not sufficient for final approval.

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- Based on the Storm Water Management Design Report dated April 1, 2021 and the drawings revised through May 24, 2021 it appears the oil/water/grit separator will be surcharged during the 100 year.
- Provide information on the elevation of the water surface inside the oil/water/grit separator during the 100 year return frequency rainfall event and additional details and elevations of the oil/water/grit separator to show that there will be at least 3-inches of headspace in the tank between the bottom of the top slab and the water surface elevation.
- b. Runoff from unpaved, non-traffic areas such as lawns, wooded or natural areas and building roofs should be diverted away from the storm water treatment system.
- c. The storm water treatment system shall consist of an oil-water-grit separator followed by a sand filter which shall have a volume equal to the initial 1/2-inch to 1-inch of runoff for the tributary area with a minimum of 1-foot of freeboard above the maximum water elevation.
- d. If storage containers are proposed on the site they shall conform to the requirements of section 4.13.C of the Zoning regulations.
- No sodium chloride shall be used for ice control on the site.
- f. Upon conclusion of site work, the existing oil-water-grit separator (located on the 6 Research Parkway lot near the proposed construction entrance) should be cleaned out to remove any debris that may have accumulated during construction.

3. **Erosion Controls:**

- a. Erosion controls and sediment barriers are critical for the protection of the public drinking water supply downstream of the site. Extreme care shall be used in the installation and maintenance of the erosion control systems for the duration of the project.
- b. All erosion controls will be subject to the Water Division water quality inspectors review and approval prior to the start of site grading.
- Site Operations and Maintenance Plan: 4.
 - a. The Water Division shall retain the right to sample the effluent of the storm water management system and have such samples analyzed by a State certified laboratory to determine if the runoff is in compliance with the cited water quality standards. Cost of such sampling and analysis shall be paid by the Owner for up to four samples at each treatment system per year.
- Posting of Water Utility Performance and Maintenance Bonds to cover the installation of the storm water treatment system in accordance with the requirements of the Water Division. The total amount of the bond is estimated to be \$10,000 which shall be adjusted based upon the final layout of the storm water treatment system