

From: [Derek Albertson](#)
To: [Liz Burdick](#)
Subject: Fw: 125 & 133 Depot Rd, 55 Dock Rd Site Plan Application
Date: Wednesday, July 06, 2022 6:14:30 AM
Attachments: [image001.png](#)
[Outlook-ltdkbb5c.png](#)

Hi Liz. Some initial comments from the WPCA Engineer. See below. I can arrange a meeting, if necessary. Derek

Derek J. Albertson

Superintendent

CTDEEP Operator IV (Treatment) / NEWEA Operator IV (Collections)

M.A., Public Administration / B.S., Geology

860.886.3666 / dalbertson@montville-ct.org



From: Joseph Hausmann <joe.hausmann@wright-pierce.com>
Sent: Tuesday, July 5, 2022 4:25 PM
To: Derek Albertson <dalbertson@montville-ct.org>
Cc: Mariusz Jedrychowski <mariusz.jedrychowski@wright-pierce.com>
Subject: RE: 125 & 133 Depot Rd, 55 Dock Rd Site Plan Application

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I was taking a look at these plans for the review as you requested, and I have to say I am a bit confused.

I see no proposed connections to the water main system, only some notes to ensure that the water mains feeding hydrants in the area are capped and disconnected from service.

I see no new water main piping on site

I see some notes about raising the manhole and pump station structure to get them above flood elevations, but no sewer piping or connections

I see no existing sewer piping on the site plan at all, just an abandoned sewer near the site.

CLA asked about the pump station, and this was the response from the developer:

“The pump station structure is intended to be maintained in the case of potential future redevelopment of the property with uses that would require sanitary sewer service.

More extensive condition assessments of the concrete structures and force main piping would need to be conducted prior to any potential future reuse of the infrastructure.”

I only see a portable toilet called out new the new scale and its portable office trailer.

However, they do mention an existing security building to remain as office space, no comments on how (if?) that space will be served for sewer/water

I think the main questions for the developer are:

1. Are you really proposing no new connection and no use of a water service for the site?
2. Are you really proposing not to utilize the sewer pump station and to only "Harden it" against flood elevations?
3. Will there be any use of water and sewer in the existing building to be repurposed for office space?

Joe Hausmann, PE

Wright-Pierce | Lead Project Engineer
office 860.852.1908 | cell 203.727.8627



From: Mariusz Jedrychowski <mariusz.jedrychowski@wright-pierce.com>
Sent: Tuesday, July 5, 2022 7:45 AM
To: Joseph Hausmann <joe.hausmann@wright-pierce.com>
Subject: FW: 125 & 133 Depot Rd, 55 Dock Rd Site Plan Application

Hi Joe – please see below. Can you fit this review into your schedule? This is for a new development in Montville.

Thank you,
Mariusz

From: Derek Albertson <dalbertson@montville-ct.org>
Sent: Tuesday, July 5, 2022 7:32 AM
To: Mariusz Jedrychowski <mariusz.jedrychowski@wright-pierce.com>
Subject: Fw: 125 & 133 Depot Rd, 55 Dock Rd Site Plan Application

Hi Mariusz. This development is becoming real- see below for link. Can you or Joe take a look at it- water / sewer connections. Note that there is a pump station on their property requiring work to move wastewater up to our system. Derek

Derek J. Albertson

Superintendent

CTDEEP Operator IV (Treatment) / NEWEA Operator IV (Collections)

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From: Meredith Badalucca <mbadalucca@montville-ct.org>
Sent: Monday, May 16, 2022 3:44 PM
To: Paul Barnes <PBarnes@montville-ct.org>; Dave Jensen <DJensen@montville-ct.org>; Derek

Albertson <dalbertson@montville-ct.org>; T Cummings <tcummings@claengineers.com>

Cc: Liz Burdick <lburdick@montville-ct.org>

Subject: 125 & 133 Depot Rd, 55 Dock Rd Site Plan Application

Good Afternoon,

Please find the Site Plan and application materials at the link below for the proposed project at the above referenced properties. Please review these documents and forward any comments to my attention. This application is on the Planning & Zoning Commission Agenda for May 24, 2022.

<https://www.townofmontville.org/form-repository/125-133-depot-rd-55-dock-road-development-of-an-intermodal-facility/>

Thank you,

Meredith Badalucca

Administrative Assistant

Planning Department

Town of Montville

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