

CLA Engineers, Inc.

Civil • Structural • Survey

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July 18, 2023

Ms. Liz Burdick
Town Planner
310 Norwich-New London Tpke,
Uncasville, CT 06382

RE: 2040 Route 32 Gas/Convenience Store
CLA-7064X


Dear Liz:

We have reviewed the revised plans dated 07/03/2023 and supporting documents submitted for the gas/convenience store at 2040 Route 32. We have the following comments:

1. The location for handicap parking must be relocated to the front door, and the sign detail and space detail updated, and it must be a van space.
2. The guy pole supporting the utility pole on Podurgiel Lane is shown to be removed, what is replacing it?
3. A guide railing must be included on or in front of the northerly retaining wall and the detention pond wall near the entrance drive. A 42" high railing must be included on both walls. A detail of the installation of the guide railing must be included on the plans.
4. The front sidewalk detail along Rt. 32 must conform to the Town's Standards and a driveway apron detail added to the plans.
5. The hydro-dynamic separator at the entrance drive cannot be installed as shown.
6. Additional directional traffic signage must be shown on the plans. The entrance drive must be modified to restrict and direct traffic in both directions as they enter the gas pump area.
7. The depressed curb must be at the handicap space and a detail added to the plans.
8. The northerly parking area is too steep, a 5% slope should be considered as a maximum.

9. The retaining wall note must state that the walls must be designed by a professional engineer and submitted to the Building Inspector for his approval.
10. A cross section of the proposed detention pond shows 6 foot high walls, the grading beyond the emergency spillway must be shown; it is noted that the grade of the emergency spillway is above the catch basin top of frame in the driveway entrance.
11. The entire proposed grading on the site must be reviewed and adjusted as necessary. The driveway grades must direct flow to the perimeter curbing. The elevation for the catch basin top near contour 168 in Rt. 32 is confusing. The sidewalk must drain to the roadway curbing. The elevation of the ground is some 3' above the floor elevation at the rear door.
12. The roof drainage for the building must be shown on the plans.
13. An E&S bond estimate must add a site stabilization item.
14. Given the adjacent development and two bridges on the access drive to Montville Commons the assessment of the effect of that drainage system on the site must be fully described.
15. Sheet 4 of 8 shows unidentified lines in the entrance drive and through the detention basin.
16. The surface treatment of the landscaped island areas must be described on the plans.

Very truly yours,



Thomas L. Cummings, P.E

TLC:bab

cc: John Carlson