



TOWN OF NEWINGTON

131 Cedar Street Newington, Connecticut 06111

Tanya D. Lane
Town Manager

Office of Town Engineer

Gary J. Fuerstenberg, P.E.
Town Engineer

January 9, 2020

George Flores
Cross Construction, LLC
151 Maple Hill Avenue
Newington, CT 06111

**RE: 890 Willard Avenue
Subdivision of Budney Estates**

Mr. George Flores,

We reviewed plans titled *Budney Estates, Willard Avenue, Cross Street & Moreland Avenue*, sheets 1 through 7 of 7, dated 12-02-19, prepared by Bongiovanni Group, Inc. (received December 30, 2019).

This review considers the zoning regulations will be amended to exempt small subdivisions that do not include a new street from LID requirements.

Consider providing a demolition plan showing what site features are removed and remain.

Sheet 2 of 7 – Subdivision Map

1. Provide signature block for the Newington Town Planning and Zoning Commission.
2. Dimension encroachments (chain link fences, brick pillars, etc.) over property/right-of-way lines.
3. Show tree symbols for existing trees or remove text identifying trees.

Sheet 3 of 7 – Utilities and Improvements Plan

4. Consider removing trees/shrubs and fences from the corner vision triangle.
5. Consider locating driveways for lots 1 and 4 as far from the intersections as possible.
6. Differentiate between existing and proposed trees/shrubs.
7. All plans shall be appropriately signed and sealed by a Connecticut licensed land surveyor or professional engineer.

Sheet 4 of 7 – Erosion & Sediment Control Plan

8. Protect existing catch basins at the intersection of Moreland Avenue and Cross Street with a siltation-collecting type device.
9. Clean the catch basins and all drainage pipes after paving and landscaping are complete. Include in sequence of work notes.
10. Provide a detail for stockpiled material with erosion and sediment control devices.
11. A Connecticut licensed land surveyor shall certify that all erosion and sediment control measures are installed in the locations specified on the approved plans prior to the start of work.
12. Notify the zoning enforcement officer for inspecting the erosion and sedimentation controls prior to beginning earthwork and after the erosion and sediment measures have been installed.

13. Notify the zoning enforcement officer for inspecting the new vegetation after vegetation is established and prior to removing erosion and sediment measures.

Sheet 5 of 7 – Sanitary Sewer Plan & Profile

14. Extend limit of pavement restoration to curb along Moreland Avenue. Do not leave narrow strip of pavement between utility patch and curb.

Drainage Comments:

15. Provide pre-development and post-development impervious areas for all four lots.

If you have any questions, please contact me to review and discuss the above comments.

Sincerely,



Gary J. Fuerstenberg, P.E.
Town Engineer

Cc: Craig Minor, Town Planner
Andrew Armstrong, Assistant Planner, Zoning Officer