

July 6, 2023

Brian Miller, PE  
Bohler Engineering  
9100 Arboretum Parkway, Suite 140  
Richmond, VA 23236

**RE: Outdoor Storage Yard at 1955 Portugee Rd.  
1955 Portugee Rd.  
POD NO.: 2022-00599**

Dear Mr. Miller:

We have reviewed the construction plans submitted to the Department of Public Utilities on June 28, 2023.

Please address the following comments and **resubmit revised construction plans** for review. Water and Sewer Agreements that must be executed by the Owner and the County for water and sewer improvements **have not** been executed.

**General:**

1. An Information Sheet for Preparation of Agreements for Water and/or Sewer Service is required but has been submitted. The Information Sheet allows the Department of Public Utilities to prepare the Water and Sewer Agreements that must then be executed by the Owner and the County prior to approval of the utility plans or building permits. It is recommended that the Information Sheet be submitted as soon as possible to avoid delays on approval of plans. Preparation of the agreements may take up to 15 days after receipt of the Information sheet. Execution by the County after execution by the Owner may take up to 10 days. Conflicts between the completed Information Sheet and the plans may generate additional review comments.

**Cover Sheet:**

2. Provide the engineer's original signature and date on the Engineering Seal.

**Utility Plan C-502:**

3. The valve on the fire hydrants in Portugee Rd. should be located near the tee.
4. Will new connections be installed for the fire hydrants to be removed in Portugee Rd? Reference the fire hydrants connection to the existing hydrant leads or water main. See Sheet C-503 as well.
5. Is the domestic backflow preventor located outside or inside the building? There two references for the domestic backflow preventer.
6. The sheet location for the domestic backflow preventer is label the incorrectly. There is no backflow preventer detail shown on sheet 5.07A.
7. Provide the appropriate domestic backflow preventer detail on the plan.

**Utility Profiles C-804:**

8. Change the tapping sleeve & valve reference from "8"x30" tapping sleeve" to "30"x8" tapping sleeve and valve."
9. Remove the separate gate valve reference after the tapping sleeve reference. The valve is part of the tapping sleeve and valve assembly.
10. Show the gate valve to be flushed to final grade.

Brian Miller, PE

July 6, 2023

Page 2

Outdoor Storage Yard at 1955 Portugee Rd.

11. Why is there a gap in the water pipes between STA 12+25 and 12+75? There is no gap on the water line according to the utility plan.

If you have any questions concerning the above noted comments or the plans, please contact me at 501-4992 or Alice Thompson 501-4508.

Sincerely



Nolan Ekers  
Utilities Engineer

cc: Dan Flamholz, Greenspring Realty Partners LLC

bc: Ralph Claytor  
Marchelle Sossong  
Mike Aust, DPW  
Daniel Ivy  
Tony Greulich, Planning

NBE/