

September 13, 2023

Thomas Price, PE
Timmons Group
1001 Boulders Parkway, Suite 300
Richmond, VA 23225

**RE: Three Lakes Park Restroom Addition
400 Sausiluta Dr.
POD NO.: 2023-00161**

Dear Mr. Price:

We have reviewed the construction plans submitted to the Planning Department on August 22, 2023.

Please address the following comments and **resubmit revised construction plans** for review. Water and Sewer Agreements are not required for this project.

General:

1. Check "yes" on the Domestic Meter Sizing Form and "yes" for the ISO calculations on the first page of the Engineering report. These forms are required for this project. Check "no" for the NOI from the checklist. It is not required for this project.

Cover Page:

2. Provide an original signature and date on the Engineering Seal.
3. Delete the material notes under the quantities list.
4. Update the utility quantity list per the comments made.
5. The square footage on item #12 of the site data does not match the building square footage shown in the utility plan.

Existing Conditions C2.00:

6. Review the location of the valves and show them accurately. Valve should be on one of the three sides of the tee instead of in the center of it.
7. Label the 3" sanitary sewer as force main.

Demolition Plans C3.00-C3.01:

8. Recommend removing the existing tree on top of the 3" sanitary sewer and the 3" water service line to prevent future damage to the existing utilities.
9. The existing water meter should be relocated back to the area near the parking.

Utility Plan C5.10 & C5.11:

10. See previous comments on existing utilities.
11. Relocated the water meter southward near the parking area. Extend the water service westward to the new bathroom. This alignment would provide better pressure and water quality to the facility.
12. It appears that all the water lines at the crossing with the storm are going to have to be adjusted if your assumption on the elevation of the existing water lines are corrected. Circle the location where the existing water line crossed the proposed storm and label to adjust all the existing water

line per detail D-485 if there is not enough clearance between the pipes. None of the crossings in the profile have adequate clearance between the pipes.

13. DPU will not be responsible to replace the special flagstone pavers to do repair or maintenance to the existing water line under the flagstone pavers in the future.

Utility Notes and Details C5.20:

14. Add a Fire Flow Estimate Form (F-9).
15. Delete the Site Inspection Port and House Connection details.
16. Move the clean-out detail and the trap detail to sheet U1.10 (Pump Station Details).
17. Provide concrete encasement (3000psi) around the trap detail. Contact DPU if you need the detail.

Storm Sewer Profiles C6.30:

18. Add a label in bold to adjust all the existing water line per D-485 unless contractor discover that the amount of clearance between the existing water line and the proposed storm is much greater than currently shown in the profile.

Pump Station Plan U1.00-U1.10:

19. Update the size of the existing sanitary sewer to be 2" per GIS and 1992-004 plan.
20. Show a symbol for the force main trap before the manhole.
21. Show the 6" lateral connecting to the building instead of the contour line.
22. Revise the length and slope of the gravity line from the building to the pump station to match with the profile and the utility plan.
23. Lower the invert in of the force main closer to the bottom of the manhole.

Landscaping Plan L5.00-L5.20:

24. No plants or landscape are to be on top of utilities. Move all the shrub and tree away from the existing water line.

If you have any questions concerning the above noted comments or the plans, please contact me at 501-4601 or Nolan Ekers 501-4992.

Sincerely



Bob Dao
Utilities Engineer

cc: Steve Hart, County of Henrico Dept. of Recreation & Parks
6600 Staples Mill Rd.
Richmond, VA 23273

bc: Ralph Claytor
Marchelle Sossong
Mike Aust, DPW
Daniel Ivy
Salim Chishti, Planning

BQD/vr