

September 25, 2023

David Ellington, PE
Kimley-Horn and Associates Inc.
2035 Maywill Street, Suite 200
Richmond, VA 23230

**RE: Mercy Health Urgent Care
4835 S. Laburnum Ave.
POD NO.: 2023-00293**

Dear Mr. Ellington:

We have reviewed the construction plans submitted to the Planning Department on September 6, 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. The Information Sheet has been turned in but has not yet been executed.
2. An Engineering Report was not submitted with this submittal. As previously commented, check the appropriate yes/no box on the Engineering Report.
3. As previously commented, the front page of the Engineering Report needs an engineer's signature.
4. As previously commented, revise the lowest pressure at total design peak flow on the second page of the Engineering Report.

Cover Sheet:

5. Provide an original engineer's signature and date on the PE seal.
6. Update the engineer's address in the site data.

Existing Conditions CV-101:

7. Show the location of the existing valves accurately. Many of them are not shown on the plans.
8. Show the existing valve for the existing fire hydrant.
9. Label the size and material of the sewer force main.
10. Review the location of the force main. If the force main is located where it was surveyed, then more utility easement will be required in order for the county to do maintenance on it. The proposed building must also be relocated at least 15 feet away from the force main.
11. Review the size of the existing meter. Our record indicates it as 5/8" meter instead 1".
12. Review the size of the existing sanitary sewer lateral. Update the existing sewer lateral on the plans to be 6" DI per CSB/CWB 118SW and as-built 1986-157A.
13. Recommend using another symbol to show hose bib. There is a same symbol in the middle of the parking lot north of the storm inlet with rim elevation equal 161.95 which does not make any sense. I doubt that you would have another hose bib sticking out in the middle of the parking.
14. Provide elevation of the existing sanitary sewer at the clean-out on the existing conditions.

15. Provide GIS rim elevations, invert in, and invert out at the existing manhole to compare to the surveyed elevations.
16. Show all the existing easements and label the DB&PG of the easements.
17. Delete the scale 1"=20' at the bottom right of the sheet.

Demo and Phase I Erosion & Sediment Control Plan CD-101:

18. See comments on existing utilities.
19. If a backflow preventor is found inside of the building, label to remove it.
20. Label to remove the hose bibs instead of abandoning it.

Utility Plan CU-101:

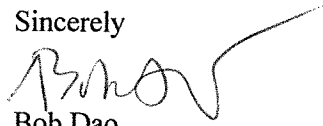
21. Refer to comments about the existing utilities.
22. Provide the proposed utility easement for the proposed water service connection up to the meter.
23. Label to install the proposed backflow preventer per detail D-405.
24. Per comments from Michael Tyler from monitoring & compliance on 8/10, a monitoring manhole hole is required for this project.
25. Is the existing sanitary sewer lateral deep enough so that you can install a monitoring manhole west of the existing manhole 118SW038?
26. Label to install the monitoring manhole per detail D-125.
27. Provide a benchmark.
28. Update the utility quantity list.
29. Profile the storm sewer and resolve any conflict with the crossings with the force main.

Utility Details CU-501:

30. Add details D-125 and D-150.

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: Grandis Stuart V, Trustee
1 Graymont Rd.
Henrico, VA 23229

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BQD/vr