December 13, 2023

Bruce S. Hulcher, P.E.
Hulcher and Associates
5901 Lakeside Avenue
Richmond, VA 23228

RE: Richmond Primoid
LOCATION: 7609 Compton Road
FILE NO: 5389 POD NO: POD2020-00021

Dear Mr. Hulcher:

We have reviewed the construction plans submitted to the Planning Department on November 27, 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** been executed.

Sheet C2(Layout and Utility):

1. As previously commented, a separate manhole to monitor facility discharge per D-125 will be required unless it can be verified by the mechanical engineer/architect that this will be a dry shop with all floor drains plugged where any chemicals are stored, or cleaning of operations occurs.
2. Provide a note or callouts on the plan on how proposed lateral will connect to the existing lateral and show any cleanouts or fittings needed. Currently, it's ambiguous.
3. Revise note 4 regarding taking the 200,000-gallon tank offline to state that the existing well system piping will be cut and capped **prior to** connecting the fire system to the county water supply.
4. Add a note that the well will be abandoned in accordance with the requirements of the VDH Waterworks Regulations.
5. Add the following in regard to the removal of the water process meter from the existing vault:
    - Callout that the line going to and exiting the process meter shall be plugged.
    - Contractor shall notify DPU to schedule removal of the process water meter so that DPU metering staff can read the meter and remove the meter. All meters 2" and smaller will be removed by DPU staff.
6. Clearly show and clarify on sheet C2 that the process meter is in the same vault as the domestic meter and that the vault to be removed contains just the old inactive meters.
7. Include the sizes of the domestic RPZ and fire line RPDA within the plan view callouts.
8. For documentation purposes, it is noted per your email that the sewer meter located within the building is actually in the pump house for the well system and will be taken offline with the well system.
9. Provide the following information on the pump room:
    - Specify the number of fire pumps and the operation points(gpm, feet TDH) for each pump.
    - Provide a low-pressure switch on the suction side that is set at 20 psi.
    - Provide a schematic showing the piping arrangement and location of the fire pump(s), low pressure switch, reduced pressure detector assembly, and FDC line takeoff.

If you have any questions concerning the above noted comments or the plans, please contact me at 501-4501.

Sincerely

John L. Clark, P.E.
Utilities Engineer II

cc: William W. Rose-WWR Properties LLC

bc: Marchelle Sossong
Mike Aust, DPW
Daniel Ivy
Planner (Christina Goggin) via e-mail

JLC/djm