406-21 A

FILE COPY

Town of Wallingford, Connecticut

JAMES SEICHTER
CHAIRMAN-PLANNING & ZONING COMMISSION
KEVIN J. PAGINI
TOWN PLANNER
WALLINGFORD TOWN HALL
45 SOUTH MAIN STREET
WALLINGFORD, CT 06492
TELEPHONE (203) 294-2090
FAX (203) 294-2095

June 24, 2021

18 Duncan St. LLC
1180 North Colony St.
Wallingford, CT 06492

RE: Special Permit Revision Application #406-21
Vehicle Storage and Wheel Repairs

Dear Mr. Orsini:

This office has the following comments and questions regarding your application and associated plans:

1. Please submit a clearer site plan showing the wheel repair area and auto storage areas within the building and square footage estimates for each use.
2. Please be advised that there will be no outside storage allowed for this use as the parcel is adjacent to a residential area.
3. What are the intended hours of operation?
4. Please be advised that the properties at 475 N. Colony St. and 18 Duncan St. are improperly in separate ownership. They are both located in a CB-12 zoning district which require a minimum lot size of 12,000 sq. ft. Records in this office indicate the area of 475 N. Colony St. is 11,780 sq. ft. and the area of 18 Duncan St. at 19,835 sq. ft. According to assessor's records these properties came into the common ownership of Duncan Properties, LLC in 2011. Section 6.13.C. of the Wallingford Zoning Regulations would require the merging of these lots by virtue of single ownership. In 2018 however these properties were each transferred to separate LLCs. This appears to be in violation of Section 6.13.C. The properties could either be put in single ownership or lot lines be adjusted to make both lots conforming.

Should you wish to discuss these comments or application further, please call the Planning Office at 203-294-2090.

Regards,

Kevin J. Pagini
Town Planner

Please note: Any responses/correspondence, additional documents and/or revised plans must be received by the Planning & Zoning Department by the close of business on **Wednesday, July 7, 2021** in order to be provided to the Planning & Zoning Commission prior to the Monday, July 12, 2021 meeting. If additional information, responses or documents are necessary to address staff comments and have not been submitted by the cutoff date, Commission policy is that the application will not be considered/discussed at the upcoming meeting since the necessary information has not been provided.

RECEIVED
JUN 30 2021
WALLINGFORD
PLANNING & ZONING

406-21B

TOWN OF WALLINGFORD
DEPARTMENT OF PUBLIC UTILITIES
WATER AND SEWER DIVISIONS

ENGINEERING SECTION
PHONE 203-949-2672
FAX 203-949-2678

INTEROFFICE MEMORANDUM

TO: KEVIN PAGINI, WALLINGFORD TOWN PLANNER

FROM: SCOTT SHIPMAN, JUNIOR ENGINEER

SUBJECT: SPECIAL PERMIT – #406-21 VEHICLE STORAGE TO VEHICLE STORAGE AND WHEEL REPAIR - 18 DUNCAN ST – J. ORSINI

DATE: JUNE 30, 2021

CC: N. AMWAKE PE; E KRUEGER; J PAWLOWSKI; J. ORSINI; CENEVIVA LAW

The staff of the Water and Sewer Divisions has reviewed the plans as submitted for the subject application and this memo consolidates their comments and requirements.

This office has no objections to the change of use as proposed. The existing building is currently serviced by municipal water and sanitary sewer

The building at 18 Duncan St does not have an oil/water separator. There are four floor drains in the existing building and it is not known where they discharge. Since the proposed use is for storage of vehicles and repair of wheels only, there is no apparent need for floor drains in the building. The floor drains must be permanently plugged and sealed to the satisfaction of the Sewer Division so that incidental drippage and other possible undesirable discharges are not directed to the sanitary sewer or the storm drain, depending on which system the floor drains are connected.

If cleaning of wheels is to take place in a sink, an automated grease recovery unit (AGRU) is required for the pretreatment of wastewater prior to its discharge into the sanitary sewer. The size of the unit is to be determined based on the size of the wash sink.

It is not clear if there are any other plumbing modifications proposed for the building or whether any utility service revisions or modifications will be required, therefore we request that the following water and sewer utility items be made conditions of approval to be resolved prior to the issuance of a building permit for the addition to the building:

1. Submission of revised water use, sewer use and "Needed Fire Flow" estimates including plumbing fixture counts in accordance with Water and Sewer Division requirements.
2. Submission of interior plumbing plans for the building addition as proposed and an updated "Wastewater Discharge Survey" for review by the Sewer Division and application for any required CT-DEP Non-Domestic Wastewater Discharge Permit that may be required.
3. Submission of a revised site utility plan incorporating any modifications or revisions to the water and sanitary sewer services to the building (if required) subject to the final review and approval of the Water and Sewer Divisions prior to the start of construction.

Also, Town Ordinance No. 577 stipulates that if a building permit is issued for improvements/repairs of buildings, costing at least $25,000, then the Town may conduct an inspection of the property in order to determine if any groundwater or storm water drains are connected to the sanitary sewer. Therefore, if the proposed renovations meet these criteria, we hereby request that the property owner contact this office to arrange for an inspection of the property by the Sewer Division to review potential sources of inflow and infiltration that may need to be disconnected from the municipal sanitary sewer system.

406-21C

PLANNING & ZONING
INTER-DEPARTMENTAL REFERRAL
NOTICE OF PROPOSED DEVELOPMENT

APPLICATION: **#406-21**

DATE OF SUBMISSION: June 11, 2021

DATE OF RECEIPT: June 14, 2021

SCHEDULED MEETING: July 12, 2021

NAME & APPLICATION OF PROPOSED DEVELOPMENTS: Special Permit Revision (Vehicle Storage to Vehicle Storage & Wheel Repairs)/18 Duncan Street, LLC/18 Duncan Street

RECEIVED
JUN 21 2021
WALLINGFORD
PLANNING & ZONING

LOCATION: 18 Duncan Street

REFERRED TO:

X ELECTRIC	X HEALTH	X BUILDING
X ENGINEERING	X INLAND WETLANDS	____ OTHER
X FIRE	X WATER & SEWER	

DEPARTMENT COMMENTS: No comments

SIGNED BY: _____ / Town Engineer
(Title)

DATE: 6/18/21

406-21D

PLANNING & ZONING
INTER-DEPARTMENTAL REFERRAL
NOTICE OF PROPOSED DEVELOPMENT

APPLICATION: **#406-21**

DATE OF SUBMISSION: June 11, 2021

DATE OF RECEIPT: June 14, 2021

SCHEDULED MEETING: July 12, 2021

RECEIVED
JUN 18 2021
WALLINGFORD
PLANNING & ZONING

NAME & APPLICATION OF PROPOSED DEVELOPMENTS: Special Permit Revision (Vehicle Storage to Vehicle Storage & Wheel Repairs)/18 Duncan Street, LLC/18 Duncan Street

LOCATION: 18 Duncan Street

REFERRED TO:

X ELECTRIC	X HEALTH	X BUILDING
X ENGINEERING	X INLAND WETLANDS	OTHER
X FIRE	X WATER & SEWER	

DEPARTMENT COMMENTS: FMO OK WITH SITE AND OK'D PLANS

SIGNED BY: _____ 6/17/21
(Title)

DATE: FMO

RECEIVED
JUN 16 2021
BY: KJ

Summer Hill
Civil Engineers & Land Surveyors, P.C.

210-21E

BY: MJO DATE: 4-1-21 SUBJECT: East Side Auto Wallingford, Connecticut SHEET No.: 1 OF 5

CHECKED: LJM DATE: 4-1-21 Stormwater Management System Design Computations PROJECT No.: 21-12

1. Water quality volume (WQV) and precipitation depth (P) treated

Total drainage area = 55,740 ft² = 1.28 Ac.

Stormwater sand filter storage volume:

Elevation ft	Area ft²	Average Area ft²	Incremental Volume ft³	Cummulative Volume ft³	Cummulative Volume Ac-ft
355.75	1,200	1,200	0	0	0.0000
356.00	1,271	1,236	309	309	0.0071
356.50	1,419	1,345	673	981	0.0225
357.00	1,575	1,497	749	1,730	0.0397
357.50	1,739	1,657	829	2,558	0.0587
358.00	1,911	1,825	913	3,471	0.0797
358.50	2,091	2,001	1,001	4,471	0.1026
359.00	2,279	2,185	1,093	5,564	0.1277
359.50	2,475	2,377	1,189	6,752	0.1550

WQV = storage volume at elevation 358.50 (one foot below top of sand filter slope) = 4,471 ft³

P = (4,471 ft³ x 12 in/1 ft)/55,740 ft² = 0.96 in

2. Water quality flow (WQF) using SCS (NRCS) TR-55 Graphical Peak Discharge Method

WQF = (qu)(A)(Q), where:

WQF, Water Quality Flow (cfs)
Q_u, Unit Peak Discharge (csm/in)
A, Area (mi²)
Q, Runoff Depth (in)

Runoff Curve Number (CN) = 98

Precipitation Depth (in) = 0.96

From Table 4-1, Initial Abstraction (I_a) = 0.041

I_a/P = 0.041/0.75 = 0.0427

Drainage area = 55,740 ft² = 1.28 Ac.

From Exhibit 4-III, Unit Peak Discharge (Q_u) = 700 csm/in (limiting value)

WQF = (Q_u)(A)(Q) = (700)(0.0022)(0.96) = 1.5 cfs

Remainder of this page left blank

3. Flow Diversion Manhole Bypass Weir Crest Elevation Computations

Orifice equation: Q = (C)(A)(2gh)0.5 , where:

Q, Discharge (cfs)
C, Discharge Coefficient = 0.60
A, Orifice Cross Section Area (ft^2)
g, Gravitational Acceleration Constant = 32.2 ft/s^2
h, Effective Head above Orifice Centroid (ft)

Flow Diversion Manhole
8 Inch Circular Orifice
Centerline EL. 356.73

Stage (ft)	H_{o1} (ft)	Q_{o1} (cfs)
356.50	0.00	0.00
356.75	0.02	0.24
357.00	0.27	0.87
357.25	0.52	1.21
357.50	0.77	1.47
357.75	1.02	1.70
358.00	1.27	1.89
358.25	1.52	2.07
358.50	1.77	2.24
358.75	2.02	2.39
359.00	2.27	2.53

Set weir crest at elevation 357.50

4. Site Hydrologic Analysis

24-Hour Rainfall Depths

Recurrence Interval Year	Rainfall Depth Inches
2	3.38
5	4.40
10	5.25
25	6.41
50	7.27
100	8.21

Summer Hill

Civil Engineers & Land Surveyors, P.C.

BY: MJO DATE: 4-1-21 SUBJECT: East Side Auto Wallingford, Connecticut SHEET No.: 3 OF 5

CHECKED: LJM DATE: 4-1-21 Stormwater Management System Design Computations PROJECT No.: 21-12

Drainage Area Model Hydrologic Parameters

Existing Condition

Drainage Area	Area ft^2	Area Ac.	CN	T_c hr
EC 1	100,590	1.31	65	0.23

Developed Condition

Drainage Area	Area ft^2	Area Ac.	CN	T_c hr
DC 1	73,980	1.68	82	0.10
DC 2	28,190	0.71	36	0.23

Stormwater Management Basin Stage-Storage

Elevation ft	Area ft^2	Average Area ft^2	Incremental Volume ft^3	Cummulative Volume ft^3	Cummulative Volume Ac-ft
352.00	2,588	2,588	0	0	0.0000
352.50	3,043	2,816	1,408	1,408	0.0323
353.00	3,524	3,284	1,642	3,050	0.0700
353.50	4,029	3,777	1,888	4,938	0.1134
354.00	4,560	4,295	2,147	7,085	0.1626
354.50	5,116	4,838	2,419	9,504	0.2182
355.00	5,697	5,407	2,703	12,207	0.2802
355.50	6,934	6,316	3,158	15,365	0.3527
356.00	6,304	6,619	3,310	18,675	0.4287
356.50	7,590	6,947	3,474	22,148	0.5084
357.00	8,269	7,930	3,965	26,113	0.5995
357.50	8,975	8,622	4,311	30,424	0.6984
358.00	9,682	9,329	4,664	35,088	0.8055

Summary Comparison of Peak Discharges (cfs)

	Recurrence Interval					
	2-yr	5-yr	10-yr	25-yr	50-yr	100-yr
Existing Condition (EC 1)	0.6	1.4	2.0	3.0	3.8	4.7
Developed Condition (DC 1)	3.6	5.5	7.0	9.2	10.8	12.6
Routed Outflow (DC 1)	0.7	0.9	1.0	1.2	1.3	1.4
SWMB Peak Stage	354.3	354.6	354.9	355.3	355.6	356.0
Combined (DC 1 + DC 2)	0.7	0.9	1.0	1.2	1.3	1.5

5. Stormwater management basin outlet control structure grate inlet capacity computations

Grate inlet capacity using ConnDOT Drainage Manual equations:

Capacity of grate inlets operating as a weir (0 ft $\leq$ d $\leq$ 0.4 ft):

$Q_w = CPd^{1.5}/CFS$, where:

Q, Discharge (cfs)
C, Weir Discharge Coefficient = 3.0
P, Grate perimeter (ft)
d, Depth over grate (ft)
CFS, Factor of safety for clogging = 1.0 - 2.0

Capacity of grate inlets operating as an orifice (d $\geq$ 1.4 ft):

$Q_o = CA(2gd)^{0.5}/CFS$, where:

Q, Discharge (cfs)
C, Orifice Discharge Coefficient = 0.67
A, Grate clear opening area (ft^2)
g, Gravitational constant = 32.2 (ft/s^2)
d, Depth over grate (ft)
CFS, Factor of safety for clogging = 1.0 – 2.0

Check grate inlet capacity for 100-year inflow peak discharge = 12.6 cfs:

Grate perimeter (P) = (4 + 4 + 4 +4)ft = 16.0 ft

Grate clear open area (A) (ignore openings at grate perimeter):

4 rows x 10 rows = 40 openings

40 x (0.3125 ft x 0.6458 ft) = 8.1 ft^2

$Q_w = 3.0(16.0)(1.00)^{1.5}/2.0 = 24.0$ cfs

$Q_o = 0.67(8.1)(2(32.2)(1.00))^{0.5}/2.0 = 21.8$ cfs

6. Outlet Protection Computations

Riprap apron dimensions based on ConnDOT Drainage Manual design procedure:

Using critical depth (dc) as tailwater depth (TW), dc for design discharge (Q_{100}) = 12.6 ft^3/s = 1.28 ft

1.28 ft > $0.5R_p = 0.5(2.0) = 1.00$ ft

Type B Riprap Apron (maximum tailwater condition) dimensions:

$L_a = (3.0(Q - 5)/S_p^{1.5}) + 10$
W1 = 3 S_p (min.)
W2 = 3 S_p + 0.4 L_a

Q Design Discharge (ft^3/s)
S_p Pipe Span (ft)
R_p Pipe Rise (ft)
L_a Length of Apron (ft)
W_1 Width of Apron at Pipe Outlet (ft)
W_2 Width of Apron at Apron Outlet (ft)

Summer Hill

Civil Engineers & Land Surveyors, P.C.

BY: MJO DATE: 4-1-21 SUBJECT: East Side Auto Wallingford, Connecticut SHEET No.: 5 OF 5

CHECKED: LJM DATE: 4-1-21 Stormwater Management System Design Computations PROJECT No.: 21-12

Stormwater Management Basin Outlet

$Q_{100} = 12.6$ ft^3/s
$S_p = 2.0$ ft
$R_p = 2.0$ ft
$L_a = 3.0(12.6 - 5)/2.0^{1.5} + 10 = 18.1$ ft – Use 18 ft
$W_1 = 3(2.0) = 6.0$ ft
$W_2 = 3(2.0) + 0.4(18.0) = 13.2$ ft – Use 13 ft

Use modified riprap ($D_{50} = 0.42$ ft)

Depth (d) = 1.0 ft

Worksheet 2: Runoff curve number and runoff

Project	4A Research Parkway		By	MJO	Date 4-1-21
Location	Wallingford, Connecticut		Checked	LJM	Date 4-1-21

Circle one: [Present] Developed EC 1

1. Runoff Curve Number (CN)

Soil name and hydrologic group (appendix A)	Cover description (cover type, treatment, and hydrolgic condition; percent impervious; unconnected/connected impervious area ratio)	CN 1/ Table 2-2	CN 1/ Fig. 2-3	CN 1/ Fig. 2-4	Area [x] acres / mi² / %	Product of CN x area
B	Woods/Grass Combination (Fair)	65			1.31	85.15
	Totals =				1.31	85.15

1/ Use only one CN source per line.

$$\text{CN (weighted)} = \frac{\text{total product}}{\text{total area}} = \frac{85.15}{1.31} = 65.0$$

Use CN = 65

2. Runoff

		Storm #1	Storm #2	Storm #3
Frequency	yr			
Rainfall, P (24-hour)	in			
Runoff, Q	in			

(Use P and CN with table 2-1, fig. 2-1, or eqs. 2-3 and 2-4.)

Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment20: DC 1 Runoff Area=1.680 ac 0.00% Impervious Runoff Depth>1.68"
Tc=6.0 min CN=82 Runoff=3.63 cfs 0.235 af

Subcatchment30: DC 2 Runoff Area=0.710 ac 0.00% Impervious Runoff Depth=0.00"
Tc=14.0 min CN=30 Runoff=0.00 cfs 0.000 af

Pond 25: SWMB Peak Elev=354.26' Storage=8,323 cf Inflow=3.63 cfs 0.235 af
Outflow=0.68 cfs 0.221 af

Link 35: Outlet Inflow=0.68 cfs 0.221 af
Primary=0.68 cfs 0.221 af

Total Runoff Area = 2.390 ac Runoff Volume = 0.235 af Average Runoff Depth = 1.18"
100.00% Pervious = 2.390 ac 0.00% Impervious = 0.000 ac

Rainfall Events Listing (selected events)

Event#	Event Name	Storm Type	Curve	Mode	Duration (hours)	B/B	Depth (inches)	AMC
1	2-yr	CT-Wallingford-2 24-hr S1	2-yr	Default	24.00	1	3.38	2
2	5-yr	CT-Wallingford-2 24-hr S1	5-yr	Default	24.00	1	4.40	2
3	10-yr	CT-Wallingford-2 24-hr S1	10-yr	Default	24.00	1	5.25	2
4	25-yr	CT-Wallingford-2 24-hr S1	25-yr	Default	24.00	1	6.41	2
5	50-yr	CT-Wallingford-2 24-hr S1	50-yr	Default	24.00	1	7.27	2
6	100-yr	CT-Wallingford-2 24-hr S1	100-yr	Default	24.00	1	8.21	2

Worksheet 2: Runoff curve number and runoff

Project	4A Research Parkway		By	MJO	Date 4-1-21
Location	Wallingford, Connecticut		Checked	LJM	Date 4-1-21

Circle one: Present [Developed] DC 2

1. Runoff Curve Number (CN)

Soil name and hydrologic group (appendix A)	Cover description (cover type, treatment, and hydrolgic condition; percent impervious; unconnected/connected impervious area ratio)	CN 1/ Table 2-2	CN 1/ Fig. 2-3	CN 1/ Fig. 2-4	Area [x] acres / mi² / %	Product of CN x area
B	Lawn	30			0.71	21.30
	Totals =				0.71	21.30

1/ Use only one CN source per line.

$$\text{CN (weighted)} = \frac{\text{total product}}{\text{total area}} = \frac{21.30}{0.71} = 30.0$$

Use CN = 30

2. Runoff

		Storm #1	Storm #2	Storm #3
Frequency	yr			
Rainfall, P (24-hour)	in			
Runoff, Q	in			

(Use P and CN with table 2-1, fig. 2-1, or eqs. 2-3 and 2-4.)

Rainfall Events Listing (selected events)

Event#	Event Name	Storm Type	Curve	Mode	Duration (hours)	B/B	Depth (inches)	AMC
1	2-yr	CT-Wallingford-2 24-hr S1	2-yr	Default	24.00	1	3.38	2
2	5-yr	CT-Wallingford-2 24-hr S1	5-yr	Default	24.00	1	4.40	2
3	10-yr	CT-Wallingford-2 24-hr S1	10-yr	Default	24.00	1	5.25	2
4	25-yr	CT-Wallingford-2 24-hr S1	25-yr	Default	24.00	1	6.41	2
5	50-yr	CT-Wallingford-2 24-hr S1	50-yr	Default	24.00	1	7.27	2
6	100-yr	CT-Wallingford-2 24-hr S1	100-yr	Default	24.00	1	8.21	2

Worksheet 3: Time of Concentration (T_c) or Travel Time (T_t)

Project	4A Research Parkway	By	MJO	Date	4-1-21
Location	Wallingford, Connecticut	Checked	LJM	Date	4-1-21

Circle one: Present / Developed — EC 1

Circle one: T_c / T_t through subarea

NOTES: Space for as many as two segments per flow type can be used for each worksheet.
Include a map, schematic, or description of flow segments.

Sheet flow (Applicable to T_c only)	Segment ID		AB					
1. Surface Description (table 3-1)			Dense Grass					
2. Manning's roughness coeff., n (table 3-1)			0.24					
3. Flow Length, L (total L ≤ 300 ft)		ft	100					
4. Two-yr 24-hr rainfall, P_2		in	3.38					
5. Land Slope, s		ft/ft	0.0300					
6. $T_t = \frac{0.007\,(nL)^{0.8}}{P_2^{0.5}\,s^{0.4}}$	Compute T_t	hr	0.20	+		=	0.20	
Shallow concentrated flow	Segment ID		BC					
7. Surface description (paved or unpaved)			Unpaved					
8. Flow length, L		ft	170					
9. Watercourse slope, s		ft/ft	0.0265					
10. Average velocity, V (figure 3-1)		ft/s	2.6					
11. $T_t = \frac{L}{3600\,V}$	Compute T_t	hr	0.02	+		=	0.03	
Channel flow	Segment ID							
12. Cross sectional flow area, a		ft^2						
13. Wetted perimeter, p_w		ft						
14. Hydraulic radius, $r = \frac{a}{p_w}$		ft						
15. Channel slope, s		ft/ft						
16. Manning's roughness coeff., n								
17. $V = \frac{1.49\,r^{2/3}\,s^{1/2}}{n}$		ft/s						
18. Flow length, L		ft						
19. $T_t = \frac{L}{3600\,V}$	Compute T_t	hr		+		=		
20. Watershed or subarea T_c or T_t (add T_t in steps 6, 11, and 19)							hr =	0.23

(After Soil Conservation Service TR-55, Second Edition, June 1986)

Worksheet 2: Runoff curve number and runoff

Project 4A Research Parkway By MJO Date 4-1-21

Location Wallingford, Connecticut Checked LJM Date 4-1-21

Circle one: Present [Developed] DC 1

1. Runoff Curve Number (CN)

Soil name and hydrologic group (appendix A)	Cover description (cover type, treatment, and hydrolgic condition; percent impervious; unconnected/connected impervious area ratio)	CN 1/ Table 2-2	CN 1/ Fig. 2-3	CN 1/ Fig. 2-4	Area [x] acres / mi² / %	Product of CN x area
B	Lawn	30			0.40	12.00
-	Pavement	98			1.28	125.44
	Totals =				1.68	137.44

1/ Use only one CN source per line.

CN (weighted) = $\frac{\text{total product}}{\text{total area}} = \frac{137.44}{1.68} =$ 81.8

Use CN = 82

2. Runoff

		Storm #1	Storm #2	Storm #3
Frequency	yr			
Rainfall, P (24-hour)	in			
Runoff, Q	in			

(Use P and CN with table 2-1, fig. 2-1, or eqs. 2-3 and 2-4.)

Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment10: EC
Runoff Area=1.310 ac 0.00% Impervious Runoff Depth>0.69"
Tc=14.0 min CN=65 Runoff=0.64 cfs 0.075 af

Total Runoff Area = 1.310 ac Runoff Volume = 0.075 af Average Runoff Depth = 0.69"
100.00% Pervious = 1.310 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 10: EC

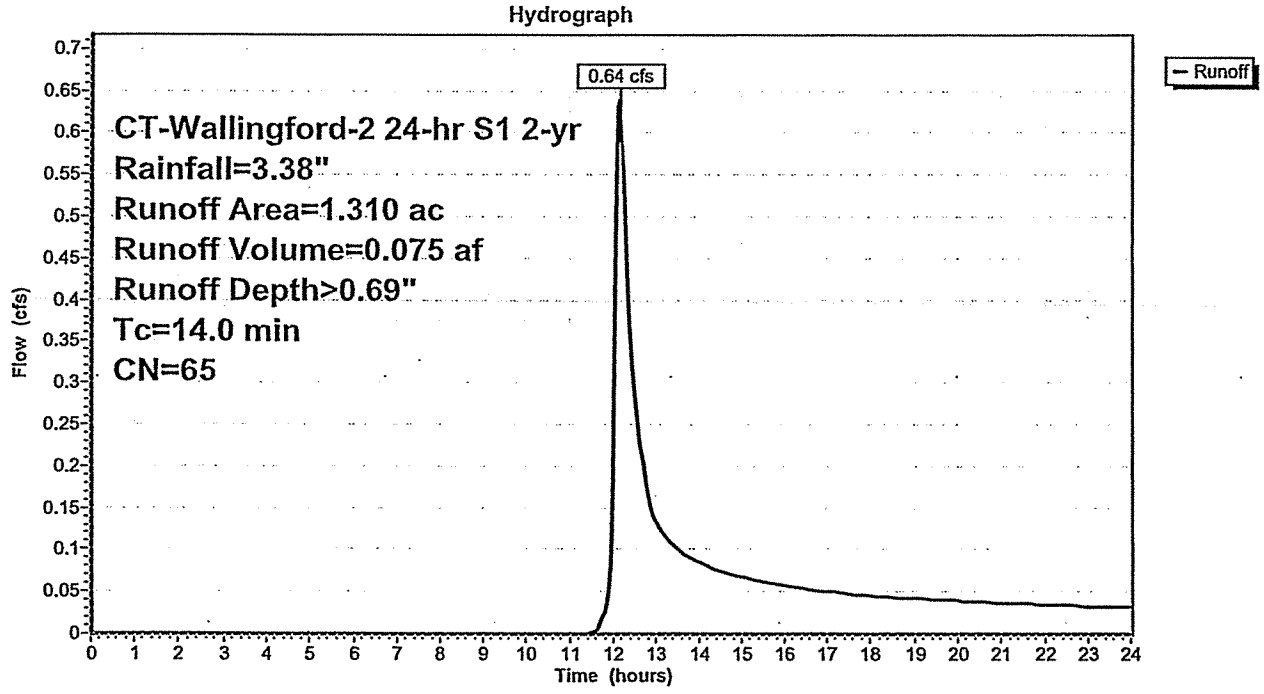
Runoff = 0.64 cfs @ 12.17 hrs, Volume= 0.075 af, Depth> 0.69"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 2-yr Rainfall=3.38"

Area (ac)	CN	Description
1.310	65	Woods/grass comb., Fair, HSG B
1.310		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 10: EC



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment10: EC

Runoff Area=1.310 ac 0.00% Impervious Runoff Depth>1.26"
Tc=14.0 min CN=65 Runoff=1.35 cfs 0.138 af

Total Runoff Area = 1.310 ac Runoff Volume = 0.138 af Average Runoff Depth = 1.26"
100.00% Pervious = 1.310 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 10: EC

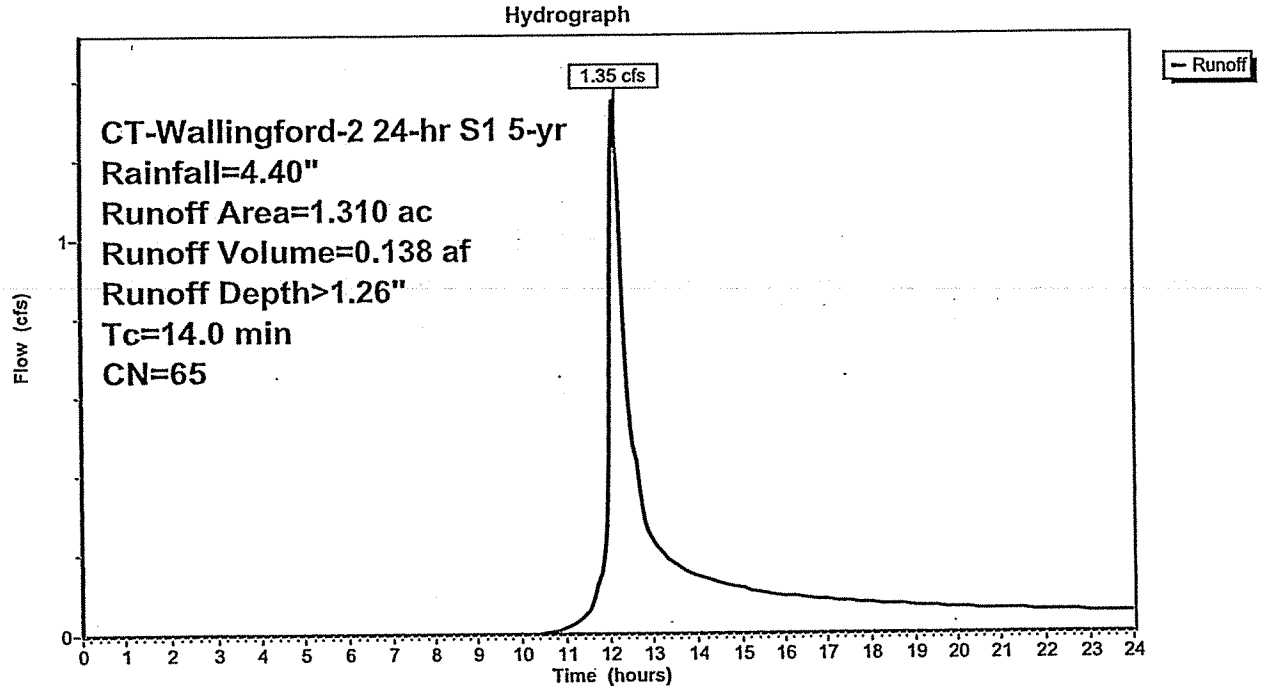
Runoff = 1.35 cfs @ 12.16 hrs, Volume= 0.138 af, Depth> 1.26"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 5-yr Rainfall=4.40"

Area (ac)	CN	Description
1.310	65	Woods/grass comb., Fair, HSG B
1.310		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 10: EC



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment10: EC Runoff Area=1.310 ac 0.00% Impervious Runoff Depth>1.81"
Tc=14.0 min CN=65 Runoff=2.02 cfs 0.198 af

Total Runoff Area = 1.310 ac Runoff Volume = 0.198 af Average Runoff Depth = 1.81"
100.00% Pervious = 1.310 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 10: EC

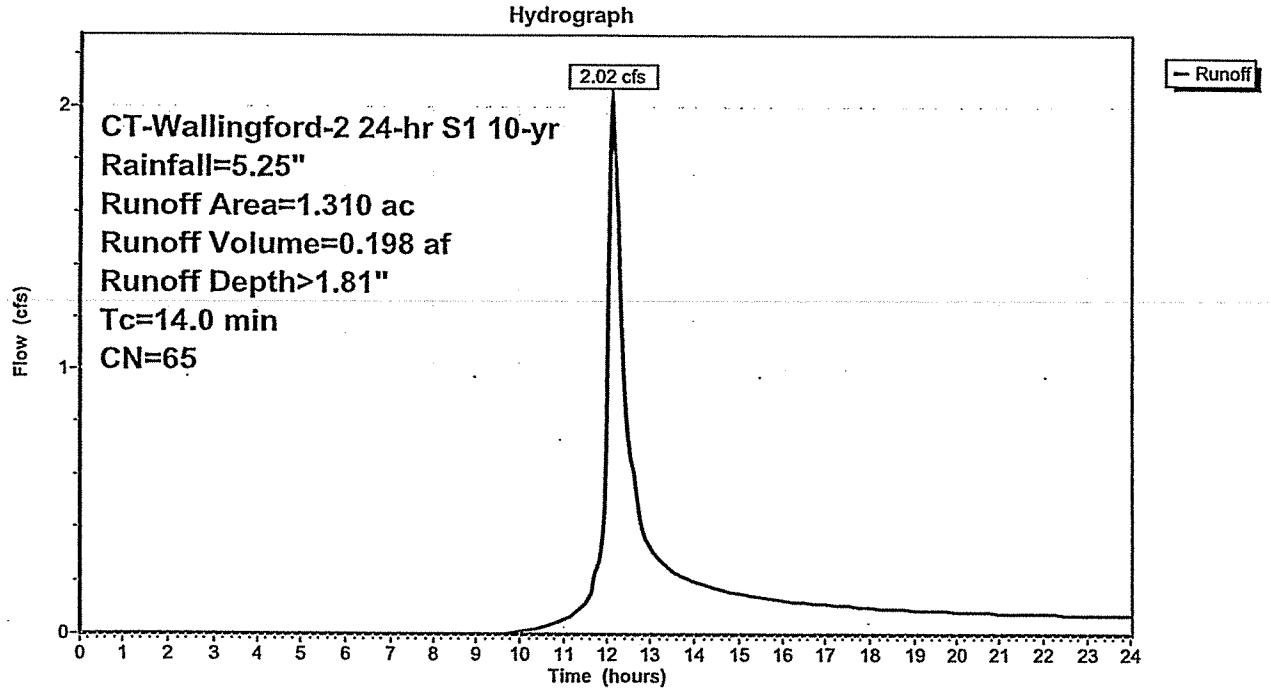
Runoff = 2.02 cfs @ 12.15 hrs, Volume= 0.198 af, Depth> 1.81"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 10-yr Rainfall=5.25"

Area (ac)	CN	Description
1.310	65	Woods/grass comb., Fair, HSG B
1.310		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 10: EC



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment10: EC

Runoff Area=1.310 ac 0.00% Impervious Runoff Depth>2.64"
Tc=14.0 min CN=65 Runoff=3.03 cfs 0.288 af

Total Runoff Area = 1.310 ac Runoff Volume = 0.288 af Average Runoff Depth = 2.64"
100.00% Pervious = 1.310 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 10: EC

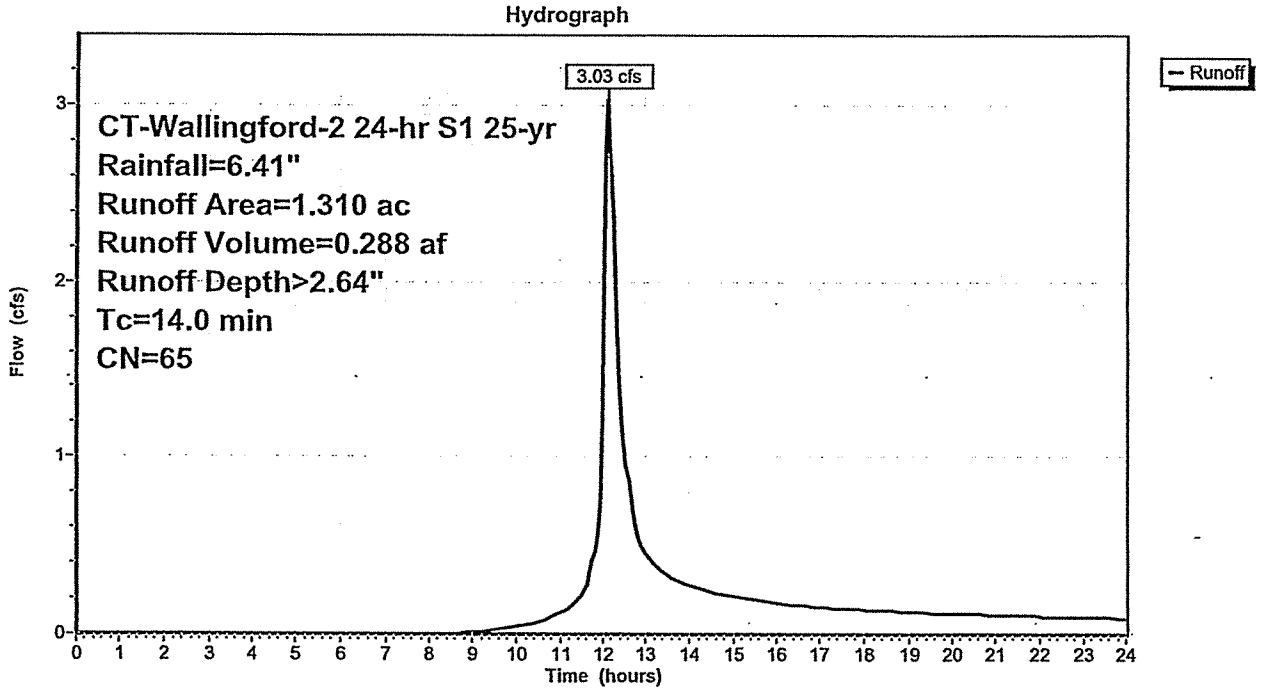
Runoff = 3.03 cfs @ 12.15 hrs, Volume= 0.288 af, Depth> 2.64"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 25-yr Rainfall=6.41"

Area (ac)	CN	Description
1.310	65	Woods/grass comb., Fair, HSG B
1.310		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 10: EC



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment10: EC

Runoff Area=1.310 ac 0.00% Impervious Runoff Depth>3.30"
Tc=14.0 min CN=65 Runoff=3.83 cfs 0.360 af

Total Runoff Area = 1.310 ac Runoff Volume = 0.360 af Average Runoff Depth = 3.30"
100.00% Pervious = 1.310 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 10: EC

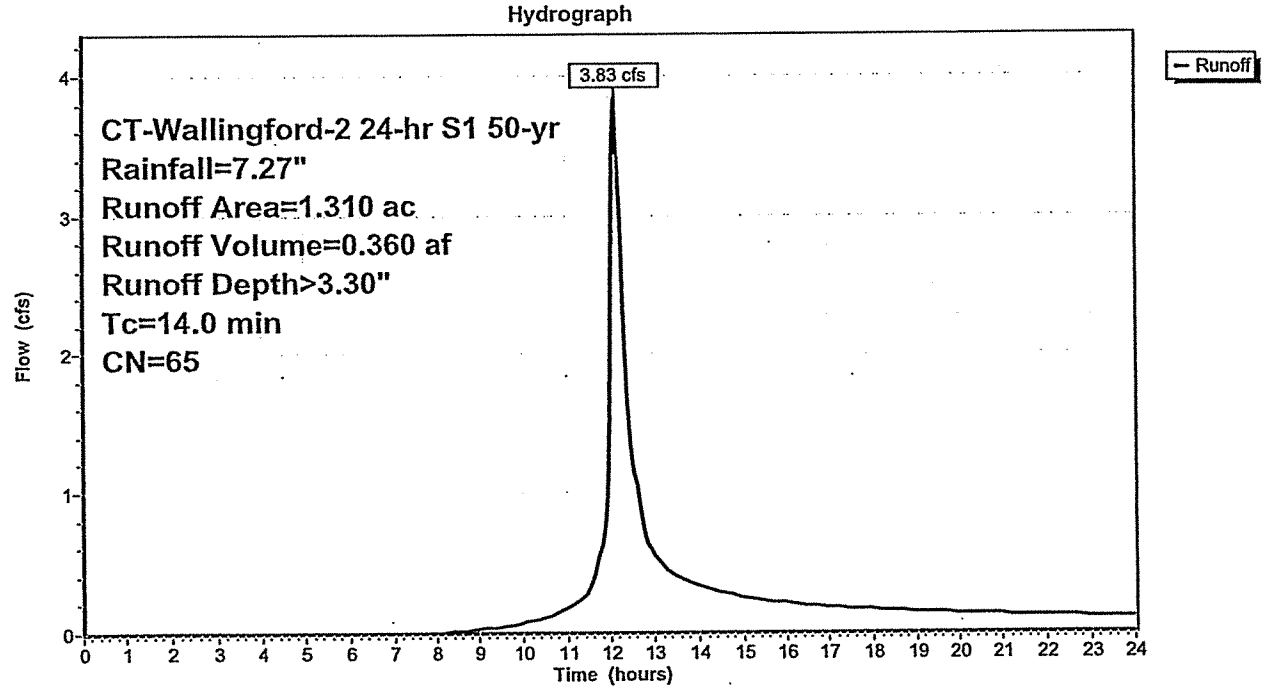
Runoff = 3.83 cfs @ 12.15 hrs, Volume= 0.360 af, Depth> 3.30"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 50-yr Rainfall=7.27"

Area (ac)	CN	Description
1.310	65	Woods/grass comb., Fair, HSG B
1.310		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 10: EC



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment10: EC

Runoff Area=1.310 ac 0.00% Impervious Runoff Depth>4.05"
Tc=14.0 min CN=65 Runoff=4.70 cfs 0.442 af

Total Runoff Area = 1.310 ac Runoff Volume = 0.442 af Average Runoff Depth = 4.05"
100.00% Pervious = 1.310 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 10: EC

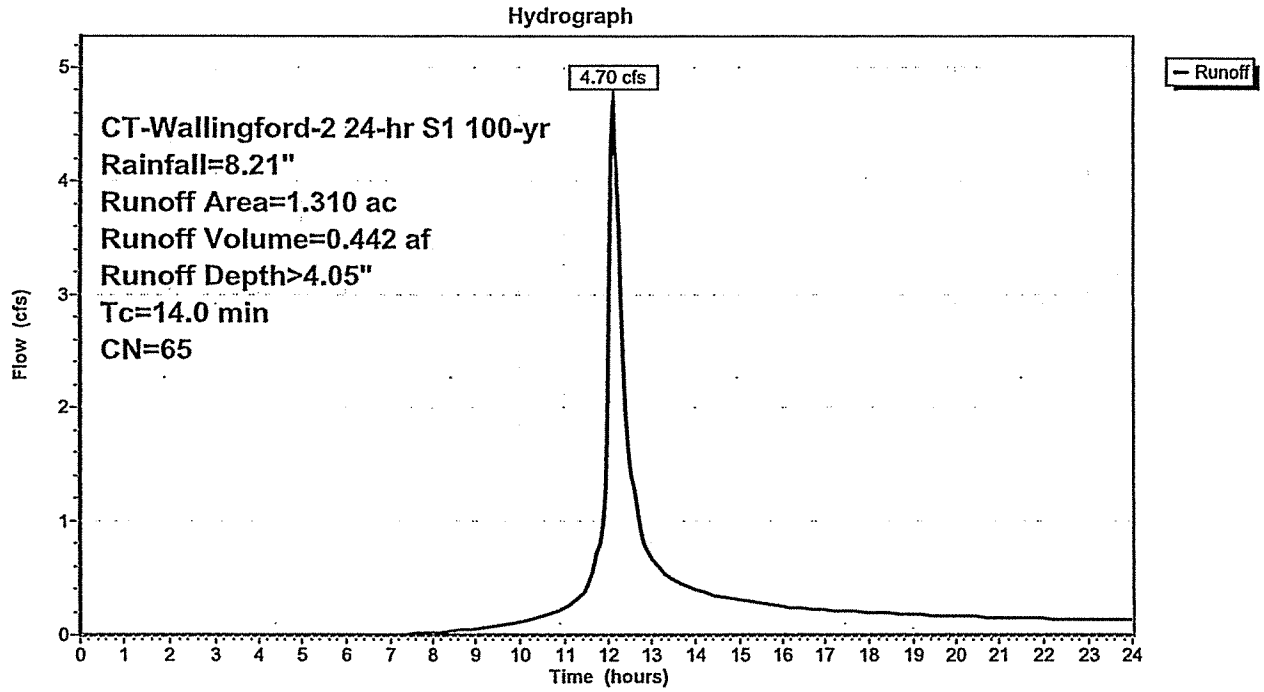
Runoff = 4.70 cfs @ 12.15 hrs, Volume= 0.442 af, Depth> 4.05"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 100-yr Rainfall=8.21"

Area (ac)	CN	Description
1.310	65	Woods/grass comb., Fair, HSG B
1.310		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 10: EC



Summary for Subcatchment 20: DC 1

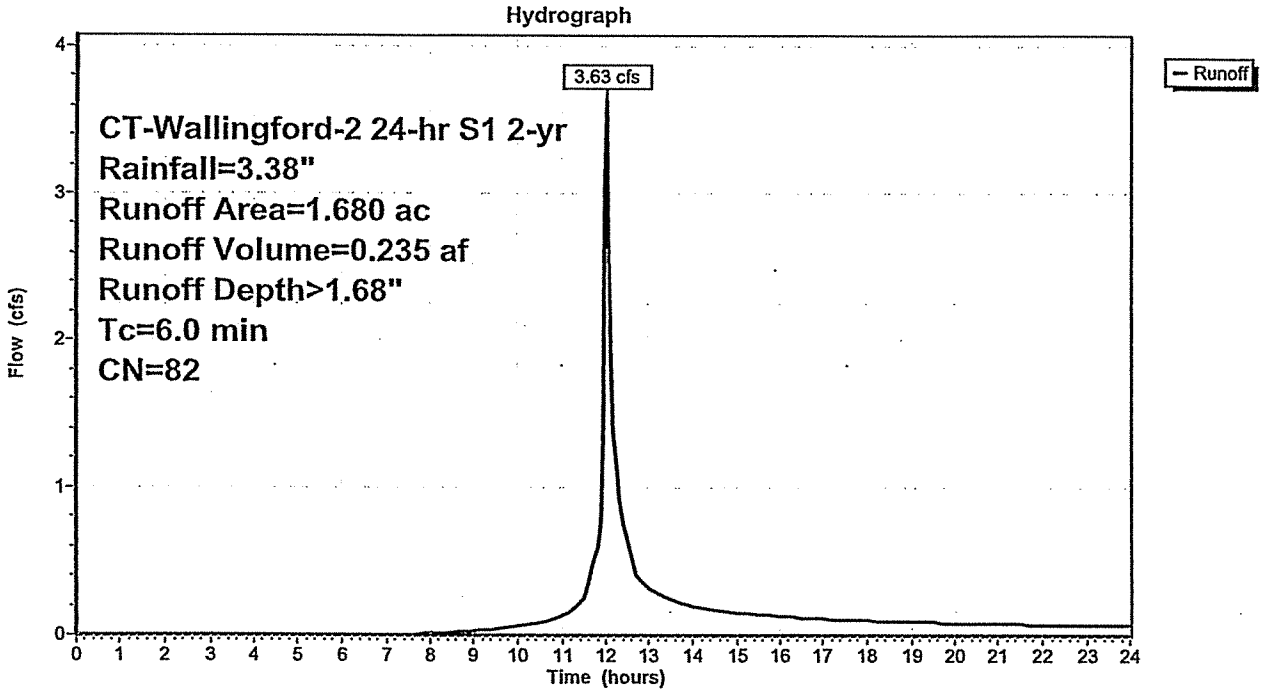
Runoff = 3.63 cfs @ 12.04 hrs, Volume= 0.235 af, Depth> 1.68"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 2-yr Rainfall=3.38"

	Area (ac)	CN	Description
*	1.680	82	
	1.680		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 20: DC 1



Summary for Subcatchment 30: DC 2

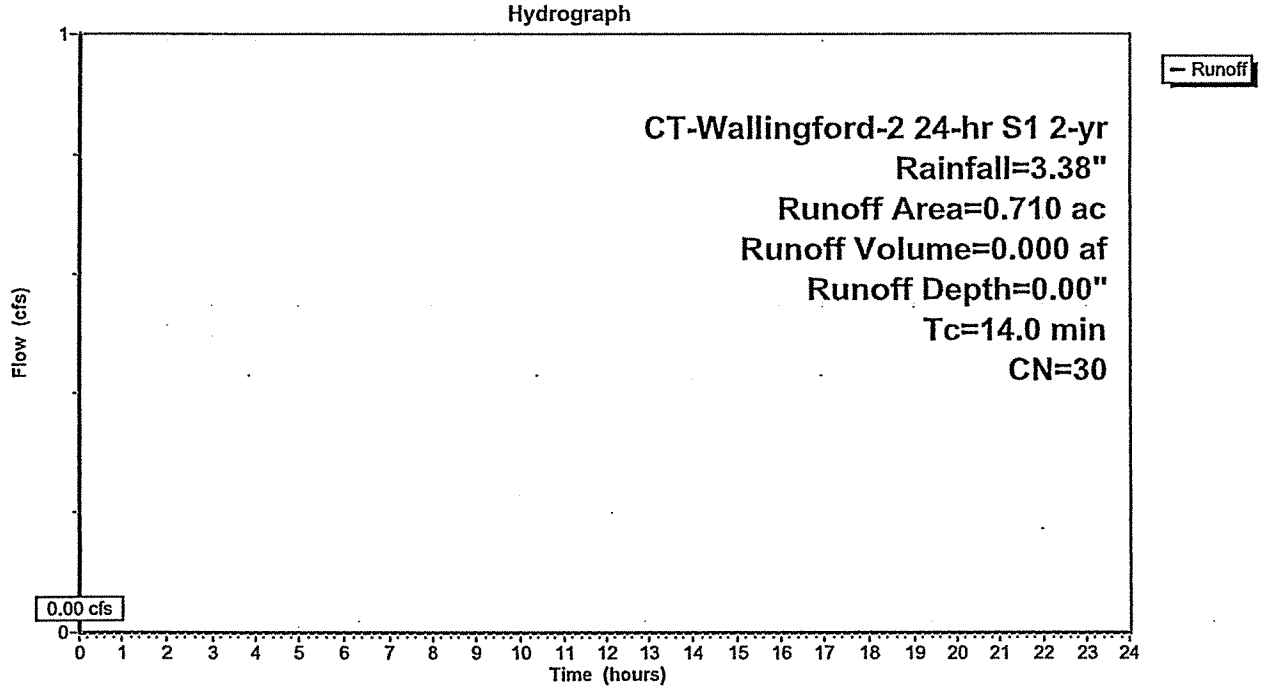
Runoff = 0.00 cfs @ 0.00 hrs, Volume= 0.000 af, Depth= 0.00"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 2-yr Rainfall=3.38"

	Area (ac)	CN	Description
*	0.710	30	
	0.710		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					**Direct Entry,**

Subcatchment 30: DC 2



Summary for Pond 25: SWMB

Inflow Area = 1.680 ac, 0.00% Impervious, Inflow Depth > 1.68" for 2-yr event
Inflow = 3.63 cfs @ 12.04 hrs, Volume= 0.235 af
Outflow = 0.68 cfs @ 12.48 hrs, Volume= 0.221 af, Atten= 81%, Lag= 26.4 min
Primary = 0.68 cfs @ 12.48 hrs, Volume= 0.221 af

Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
Starting Elev= 353.50' Surf.Area= 4,029 sf Storage= 4,938 cf
Peak Elev= 354.26' @ 12.48 hrs Surf.Area= 4,852 sf Storage= 8,323 cf (3,385 cf above start)

Plug-Flow detention time= 362.4 min calculated for 0.108 af (46% of inflow)
Center-of-Mass det. time= 60.5 min (915.7 - 855.2)

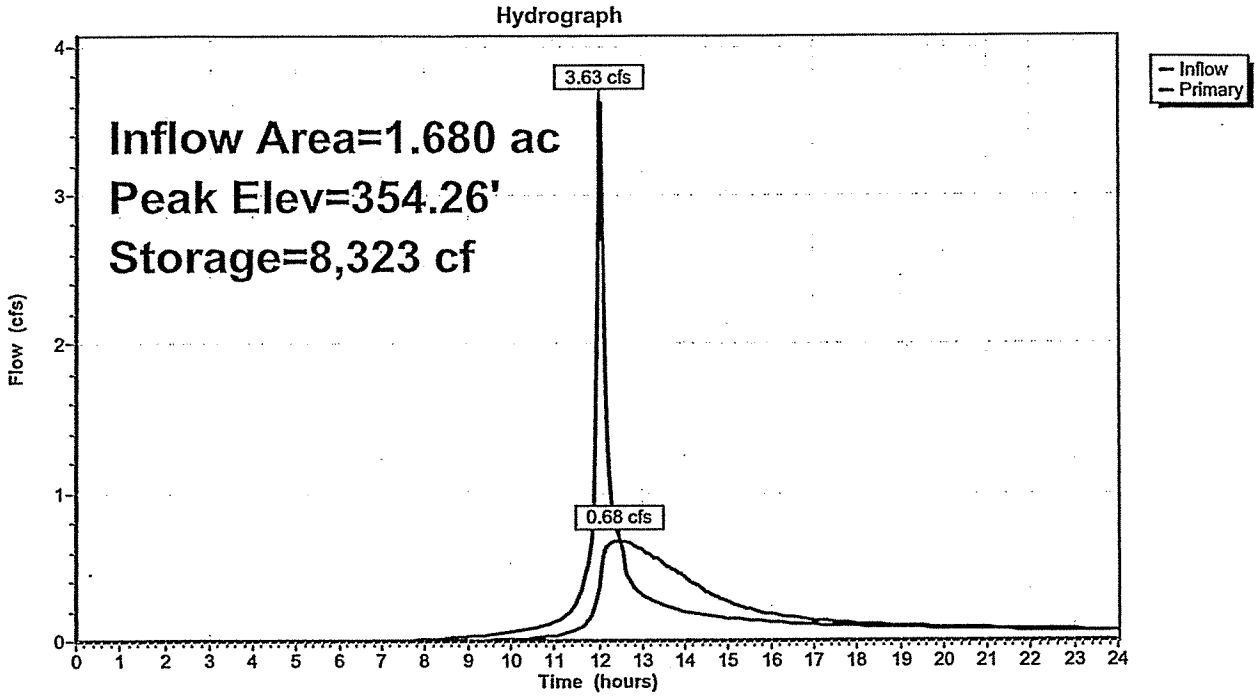
Volume	Invert	Avail.Storage	Storage Description
#1	352.00'	35,088 cf	**Custom Stage Data (Prismatic)** Listed below (Recalc)

Elevation (feet)	Surf.Area (sq-ft)	Inc.Store (cubic-feet)	Cum.Store (cubic-feet)
352.00	2,588	0	0
352.50	3,043	1,408	1,408
353.00	3,524	1,642	3,050
353.50	4,029	1,888	4,938
354.00	4,560	2,147	7,085
354.50	5,116	2,419	9,504
355.00	5,697	2,703	12,207
355.50	6,934	3,158	15,365
356.00	6,304	3,310	18,675
356.50	7,590	3,474	22,148
357.00	8,269	3,965	26,113
357.50	8,975	4,311	30,424
358.00	9,682	4,664	35,088

Device	Routing	Invert	Outlet Devices
#1	Primary	353.50'	**6.0" Vert. Orifice/Grate** C= 0.600 Limited to weir flow at low heads

Primary OutFlow Max=0.68 cfs @ 12.48 hrs HW=354.26' (Free Discharge)
↑—**1=Orifice/Grate** (Orifice Controls 0.68 cfs @ 3.45 fps)

Pond 25: SWMB

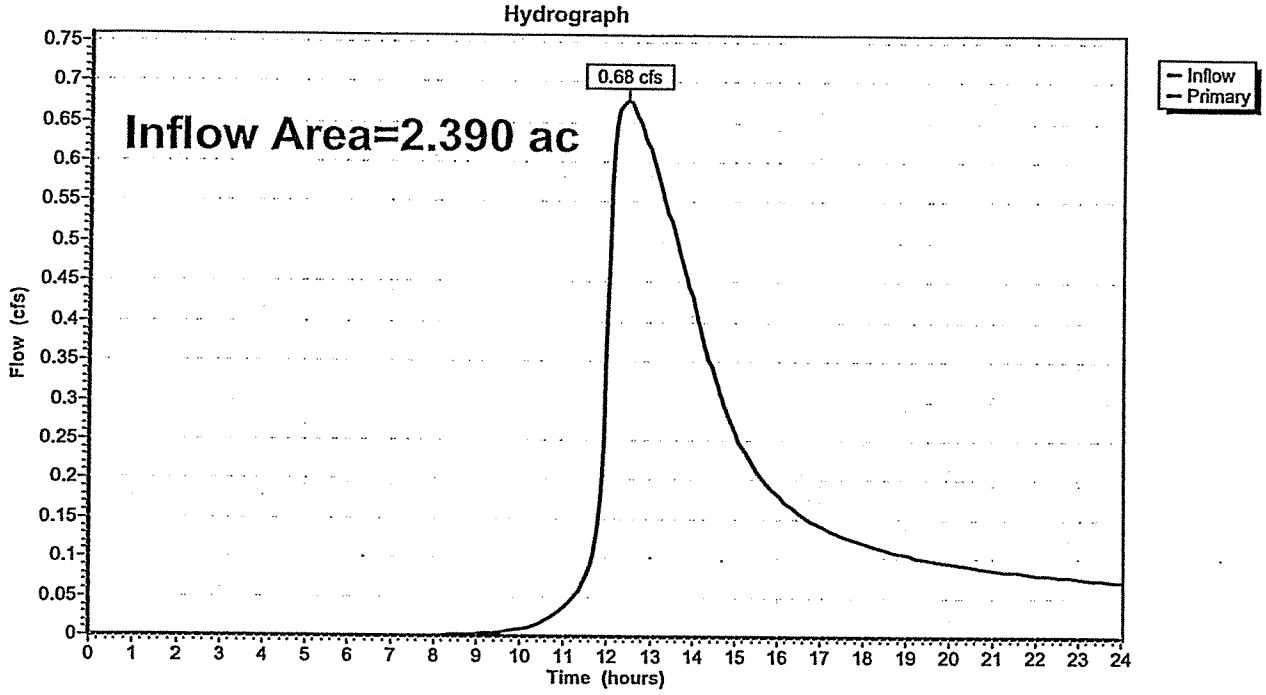

Hydrograph
Inflow Area=1.680 ac
Peak Elev=354.26'
Storage=8,323 cf
3.63 cfs
0.68 cfs
Inflow
Primary
Flow (cfs)
Time (hours)
0
1
2
3
4
0 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24

Summary for Link 35: Outlet

Inflow Area = 2.390 ac, 0.00% Impervious, Inflow Depth > 1.11" for 2-yr event
Inflow = 0.68 cfs @ 12.48 hrs, Volume= 0.221 af
Primary = 0.68 cfs @ 12.48 hrs, Volume= 0.221 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs

Link 35: Outlet



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment20: DC 1
Runoff Area=1.680 ac 0.00% Impervious Runoff Depth>2.54"
Tc=6.0 min CN=82 Runoff=5.46 cfs 0.356 af

Subcatchment30: DC 2
Runoff Area=0.710 ac 0.00% Impervious Runoff Depth=0.00"
Tc=14.0 min CN=30 Runoff=0.00 cfs 0.000 af

Pond 25: SWMB
Peak Elev=354.63' Storage=10,188 cf Inflow=5.46 cfs 0.356 af
Outflow=0.89 cfs 0.339 af

Link 35: Outlet
Inflow=0.89 cfs 0.339 af
Primary=0.89 cfs 0.339 af

Total Runoff Area = 2.390 ac Runoff Volume = 0.356 af Average Runoff Depth = 1.79"
100.00% Pervious = 2.390 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 20: DC 1

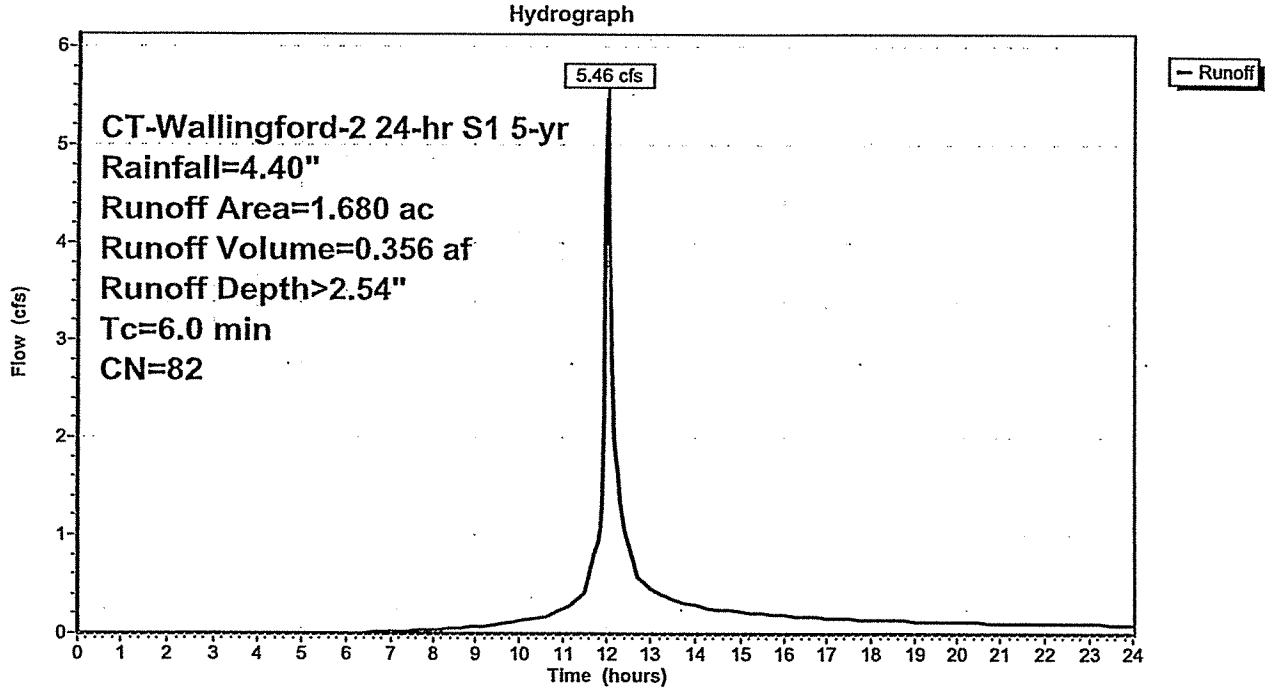
Runoff = 5.46 cfs @ 12.04 hrs, Volume= 0.356 af, Depth> 2.54"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 5-yr Rainfall=4.40"

	Area (ac)	CN	Description
*	1.680	82	
	1.680		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 20: DC 1



Summary for Subcatchment 30: DC 2

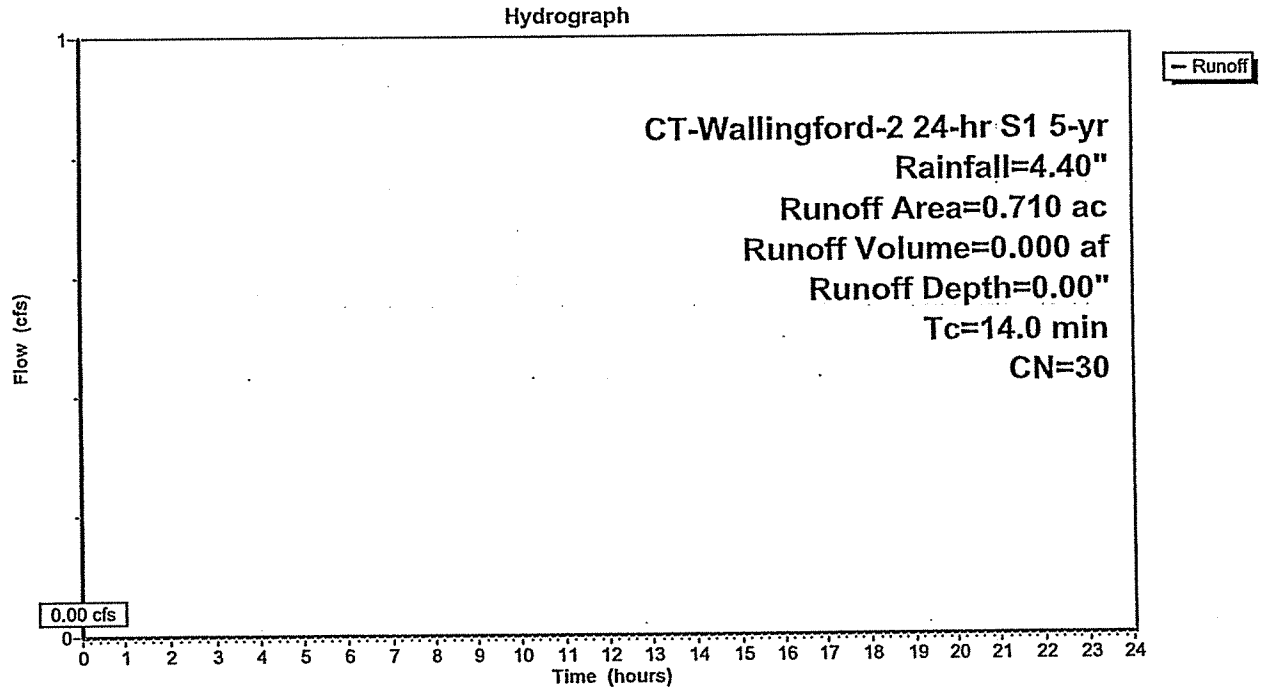
Runoff = 0.00 cfs @ 0.00 hrs, Volume= 0.000 af, Depth= 0.00"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 5-yr Rainfall=4.40"

	Area (ac)	CN	Description
*	0.710	30	
	0.710		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 30: DC 2



Summary for Pond 25: SWMB

Inflow Area = 1.680 ac, 0.00% Impervious, Inflow Depth > 2.54" for 5-yr event
Inflow = 5.46 cfs @ 12.04 hrs, Volume= 0.356 af
Outflow = 0.89 cfs @ 12.53 hrs, Volume= 0.339 af, Atten= 84%, Lag= 29.1 min
Primary = 0.89 cfs @ 12.53 hrs, Volume= 0.339 af

Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
Starting Elev= 353.50' Surf.Area= 4,029 sf Storage= 4,938 cf
Peak Elev= 354.63' @ 12.53 hrs Surf.Area= 5,269 sf Storage= 10,188 cf (5,250 cf above start)

Plug-Flow detention time= 280.8 min calculated for 0.225 af (63% of inflow)
Center-of-Mass det. time= 65.1 min (906.3 - 841.2)

Volume	Invert	Avail.Storage	Storage Description
#1	352.00'	35,088 cf	**Custom Stage Data (Prismatic)** Listed below (Recalc)

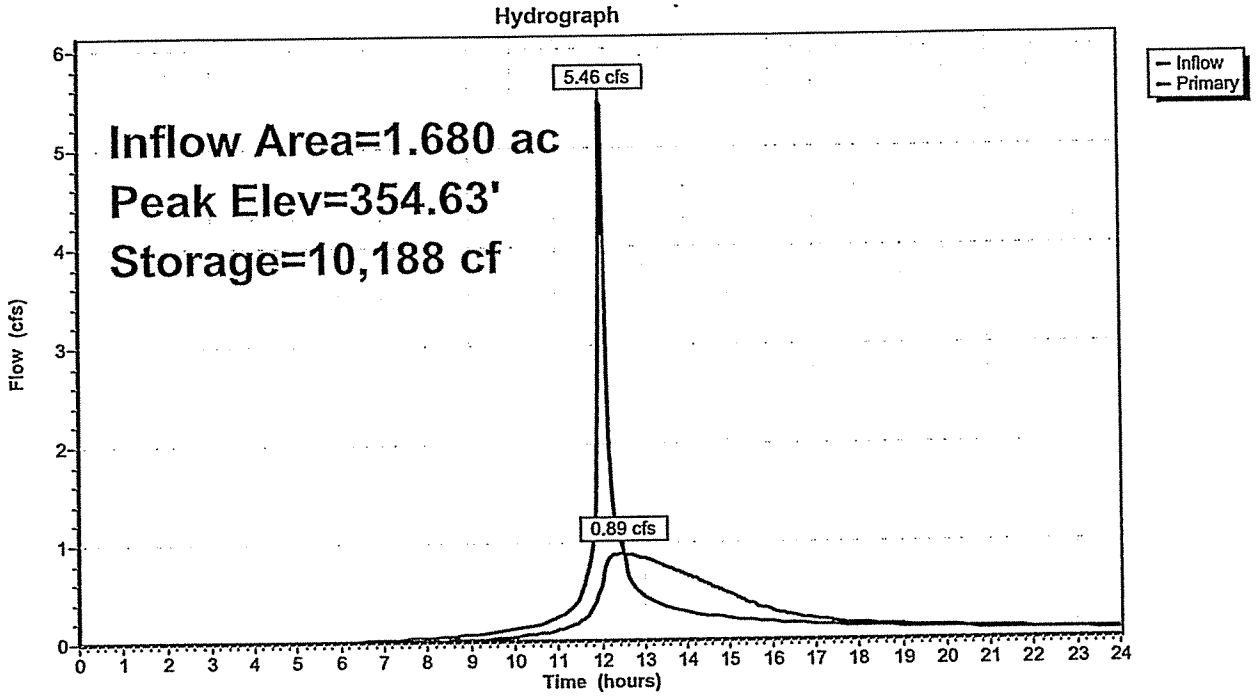
Elevation (feet)	Surf.Area (sq-ft)	Inc.Store (cubic-feet)	Cum.Store (cubic-feet)
352.00	2,588	0	0
352.50	3,043	1,408	1,408
353.00	3,524	1,642	3,050
353.50	4,029	1,888	4,938
354.00	4,560	2,147	7,085
354.50	5,116	2,419	9,504
355.00	5,697	2,703	12,207
355.50	6,934	3,158	15,365
356.00	6,304	3,310	18,675
356.50	7,590	3,474	22,148
357.00	8,269	3,965	26,113
357.50	8,975	4,311	30,424
358.00	9,682	4,664	35,088

Device	Routing	Invert	Outlet Devices
#1	Primary	353.50'	**6.0" Vert. Orifice/Grate** C= 0.600 Limited to weir flow at low heads

Primary OutFlow Max=0.89 cfs @ 12.53 hrs HW=354.63' (Free Discharge)
↑—**1=Orifice/Grate** (Orifice Controls 0.89 cfs @ 4.52 fps)

Pond 25: SWMB

Hydrograph

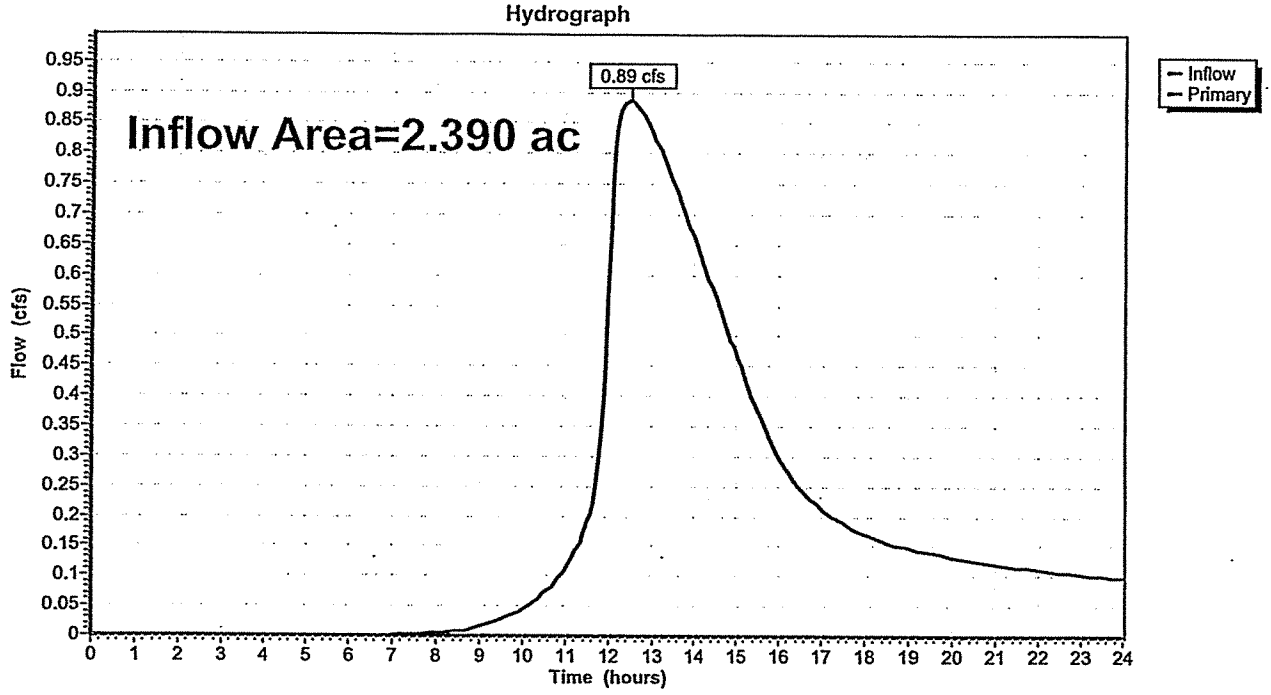


Summary for Link 35: Outlet

Inflow Area = 2.390 ac, 0.00% Impervious, Inflow Depth > 1.70" for 5-yr event
Inflow = 0.89 cfs @ 12.53 hrs, Volume= 0.339 af
Primary = 0.89 cfs @ 12.53 hrs, Volume= 0.339 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs

Link 35: Outlet



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment20: DC 1 Runoff Area=1.680 ac 0.00% Impervious Runoff Depth>3.30"
Tc=6.0 min CN=82 Runoff=7.04 cfs 0.462 af

Subcatchment30: DC 2 Runoff Area=0.710 ac 0.00% Impervious Runoff Depth>0.01"
Tc=14.0 min CN=30 Runoff=0.00 cfs 0.001 af

Pond 25: SWMB Peak Elev=354.94' Storage=11,864 cf Inflow=7.04 cfs 0.462 af
Outflow=1.03 cfs 0.442 af

Link 35: Outlet Inflow=1.03 cfs 0.443 af
Primary=1.03 cfs 0.443 af

Total Runoff Area = 2.390 ac Runoff Volume = 0.463 af Average Runoff Depth = 2.32"
100.00% Pervious = 2.390 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 20: DC 1

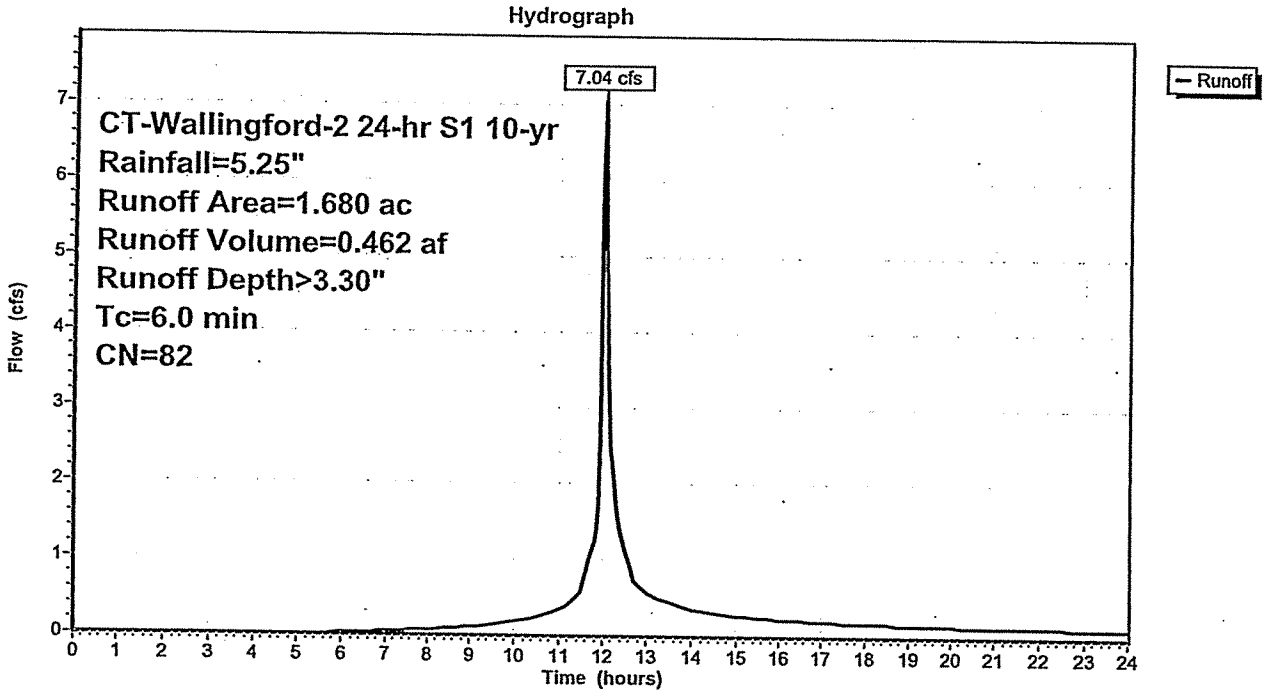
Runoff = 7.04 cfs @ 12.04 hrs, Volume= 0.462 af, Depth> 3.30"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 10-yr Rainfall=5.25"

	Area (ac)	CN	Description
*	1.680	82	
	1.680		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 20: DC 1



Summary for Subcatchment 30: DC 2

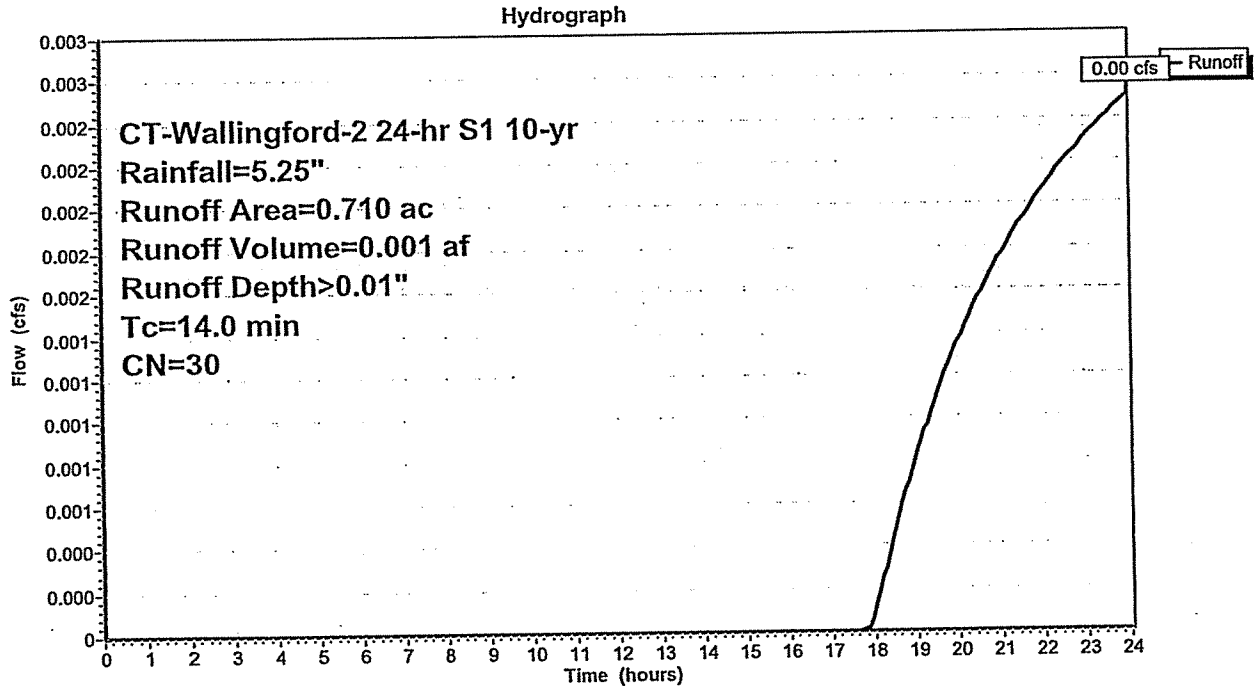
Runoff = 0.00 cfs @ 24.00 hrs, Volume= 0.001 af, Depth> 0.01"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 10-yr Rainfall=5.25"

	Area (ac)	CN	Description
*	0.710	30	
	0.710		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 30: DC 2



Summary for Pond 25: SWMB

Inflow Area = 1.680 ac, 0.00% Impervious, Inflow Depth > 3.30" for 10-yr event
Inflow = 7.04 cfs @ 12.04 hrs, Volume= 0.462 af
Outflow = 1.03 cfs @ 12.56 hrs, Volume= 0.442 af, Atten= 85%, Lag= 30.9 min
Primary = 1.03 cfs @ 12.56 hrs, Volume= 0.442 af

Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
Starting Elev= 353.50' Surf.Area= 4,029 sf Storage= 4,938 cf
Peak Elev= 354.94' @ 12.56 hrs Surf.Area= 5,626 sf Storage= 11,864 cf (6,926 cf above start)

Plug-Flow detention time= 251.4 min calculated for 0.328 af (71% of inflow)
Center-of-Mass det. time= 70.7 min (902.8 - 832.1)

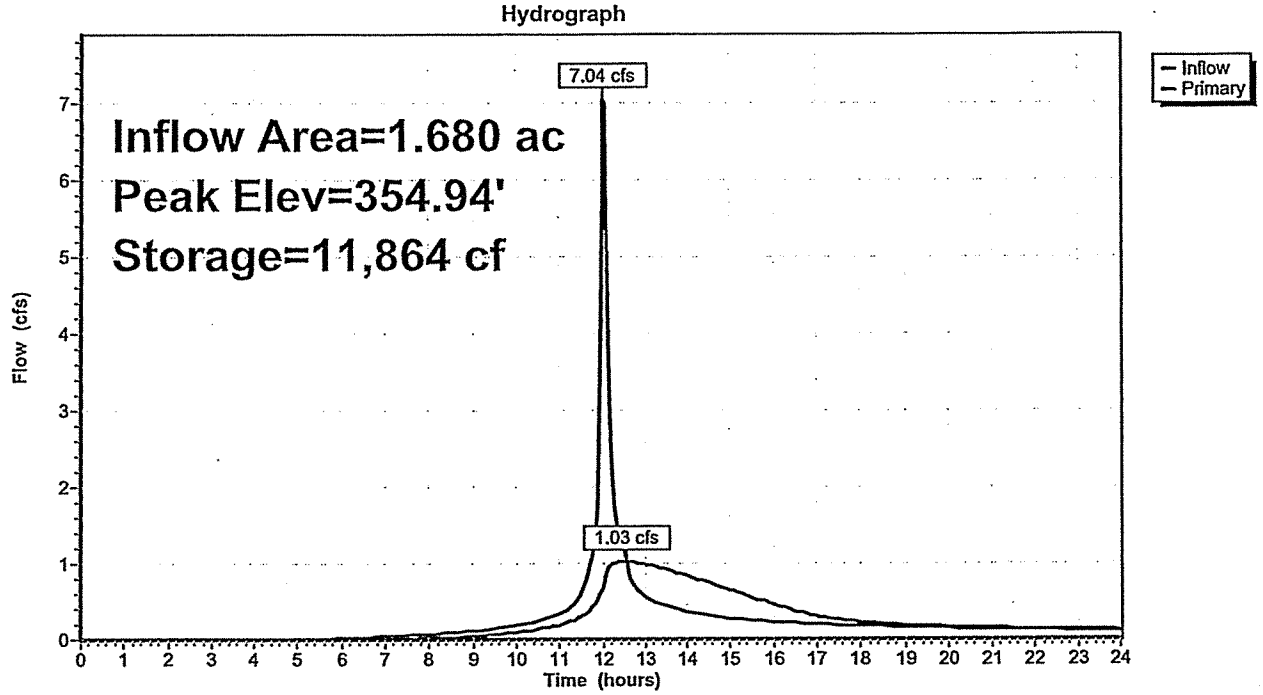
Volume	Invert	Avail.Storage	Storage Description
#1	352.00'	35,088 cf	**Custom Stage Data (Prismatic)** Listed below (Recalc)

Elevation (feet)	Surf.Area (sq-ft)	Inc.Store (cubic-feet)	Cum.Store (cubic-feet)
352.00	2,588	0	0
352.50	3,043	1,408	1,408
353.00	3,524	1,642	3,050
353.50	4,029	1,888	4,938
354.00	4,560	2,147	7,085
354.50	5,116	2,419	9,504
355.00	5,697	2,703	12,207
355.50	6,934	3,158	15,365
356.00	6,304	3,310	18,675
356.50	7,590	3,474	22,148
357.00	8,269	3,965	26,113
357.50	8,975	4,311	30,424
358.00	9,682	4,664	35,088

Device	Routing	Invert	Outlet Devices
#1	Primary	353.50'	**6.0" Vert. Orifice/Grate** C= 0.600 Limited to weir flow at low heads

Primary OutFlow Max=1.03 cfs @ 12.56 hrs HW=354.94' (Free Discharge)
↑—**1=Orifice/Grate** (Orifice Controls 1.03 cfs @ 5.25 fps)

Pond 25: SWMB

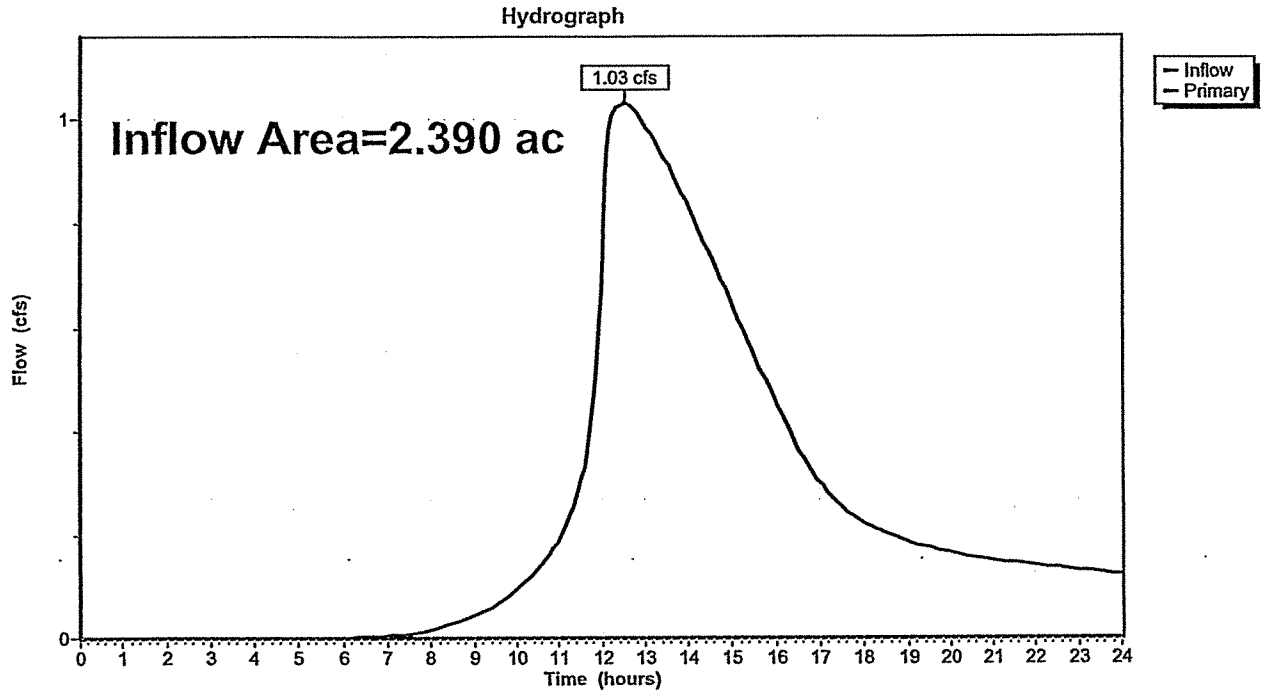

Hydrograph
Inflow Area=1.680 ac
Peak Elev=354.94'
Storage=11,864 cf
7.04 cfs
1.03 cfs
Inflow
Primary
Flow (cfs)
Time (hours)
0 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24

Summary for Link 35: Outlet

Inflow Area = 2.390 ac, 0.00% Impervious, Inflow Depth > 2.22" for 10-yr event
Inflow = 1.03 cfs @ 12.56 hrs, Volume= 0.443 af
Primary = 1.03 cfs @ 12.56 hrs, Volume= 0.443 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs

Link 35: Outlet



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment20: DC 1 Runoff Area=1.680 ac 0.00% Impervious Runoff Depth>4.36"
Tc=6.0 min CN=82 Runoff=9.20 cfs 0.610 af

Subcatchment30: DC 2 Runoff Area=0.710 ac 0.00% Impervious Runoff Depth>0.12"
Tc=14.0 min CN=30 Runoff=0.01 cfs 0.007 af

Pond 25: SWMB Peak Elev=355.34' Storage=14,317 cf Inflow=9.20 cfs 0.610 af
Outflow=1.19 cfs 0.588 af

Link 35: Outlet Inflow=1.19 cfs 0.595 af
Primary=1.19 cfs 0.595 af

Total Runoff Area = 2.390 ac Runoff Volume = 0.617 af Average Runoff Depth = 3.10"
100.00% Pervious = 2.390 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 20: DC 1

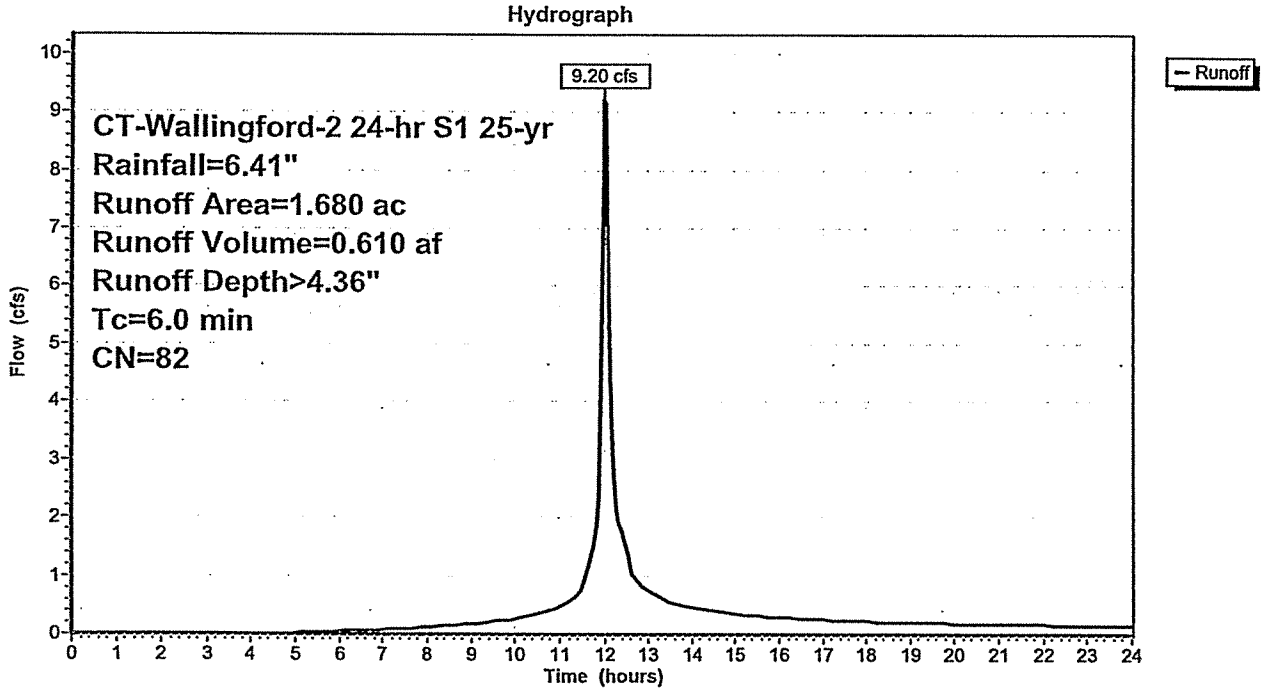
Runoff = 9.20 cfs @ 12.04 hrs, Volume= 0.610 af, Depth> 4.36"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 25-yr Rainfall=6.41"

	Area (ac)	CN	Description
*	1.680	82	
	1.680		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 20: DC 1



Summary for Subcatchment 30: DC 2

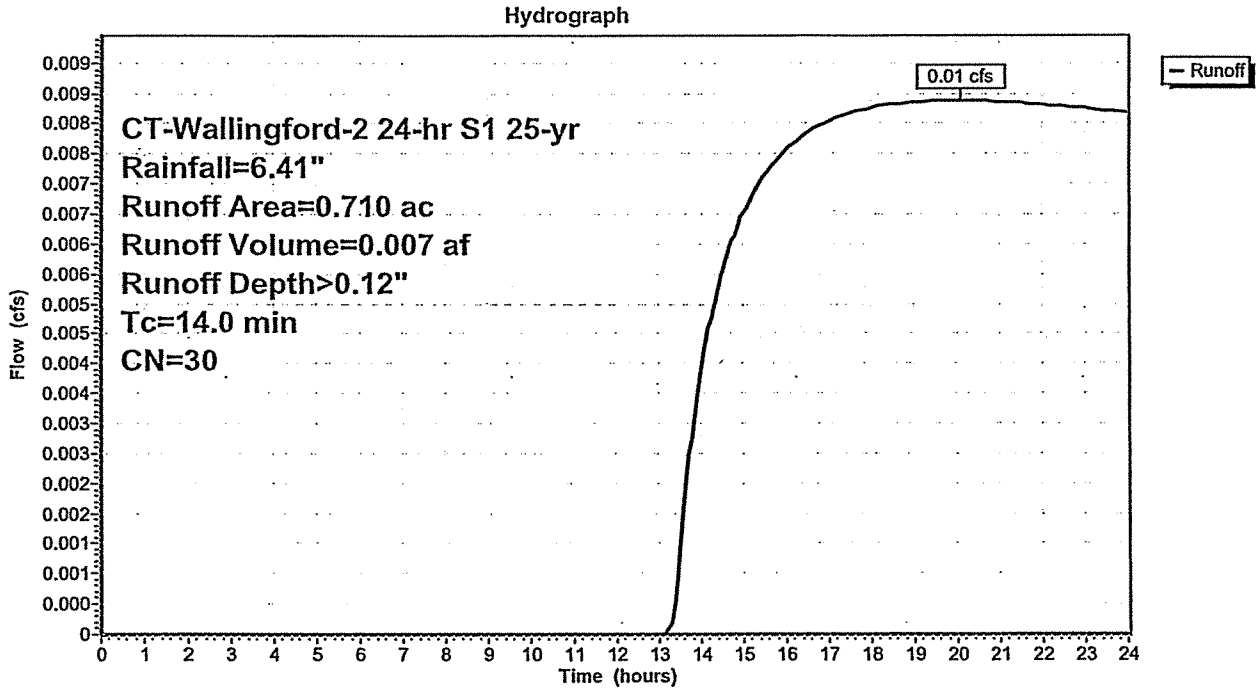
Runoff = 0.01 cfs @ 20.10 hrs, Volume= 0.007 af, Depth> 0.12"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 25-yr Rainfall=6.41"

	Area (ac)	CN	Description
*	0.710	30	
	0.710		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 30: DC 2



Summary for Pond 25: SWMB

Inflow Area = 1.680 ac, 0.00% Impervious, Inflow Depth > 4.36" for 25-yr event
Inflow = 9.20 cfs @ 12.04 hrs, Volume= 0.610 af
Outflow = 1.19 cfs @ 12.59 hrs, Volume= 0.588 af, Atten= 87%, Lag= 33.2 min
Primary = 1.19 cfs @ 12.59 hrs, Volume= 0.588 af

Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
Starting Elev= 353.50' Surf.Area= 4,029 sf Storage= 4,938 cf
Peak Elev= 355.34' @ 12.59 hrs Surf.Area= 6,549 sf Storage= 14,317 cf (9,379 cf above start)

Plug-Flow detention time= 232.3 min calculated for 0.475 af (78% of inflow)
Center-of-Mass det. time= 79.4 min (901.3 - 821.9)

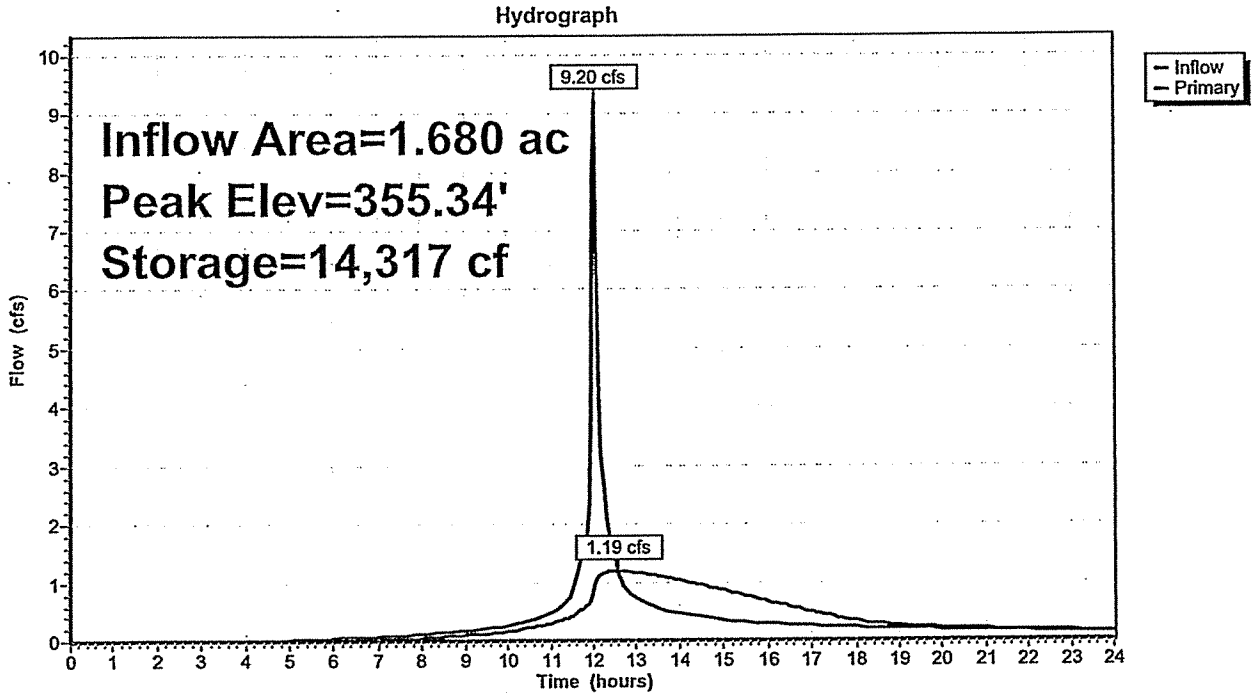
Volume	Invert	Avail.Storage	Storage Description
#1	352.00'	35,088 cf	**Custom Stage Data (Prismatic)** Listed below (Recalc)

Elevation (feet)	Surf.Area (sq-ft)	Inc.Store (cubic-feet)	Cum.Store (cubic-feet)
352.00	2,588	0	0
352.50	3,043	1,408	1,408
353.00	3,524	1,642	3,050
353.50	4,029	1,888	4,938
354.00	4,560	2,147	7,085
354.50	5,116	2,419	9,504
355.00	5,697	2,703	12,207
355.50	6,934	3,158	15,365
356.00	6,304	3,310	18,675
356.50	7,590	3,474	22,148
357.00	8,269	3,965	26,113
357.50	8,975	4,311	30,424
358.00	9,682	4,664	35,088

Device	Routing	Invert	Outlet Devices
#1	Primary	353.50'	**6.0" Vert. Orifice/Grate** C= 0.600 Limited to weir flow at low heads

Primary OutFlow Max=1.19 cfs @ 12.59 hrs HW=355.34' (Free Discharge)
↑—**1=Orifice/Grate** (Orifice Controls 1.19 cfs @ 6.08 fps)

Pond 25: SWMB

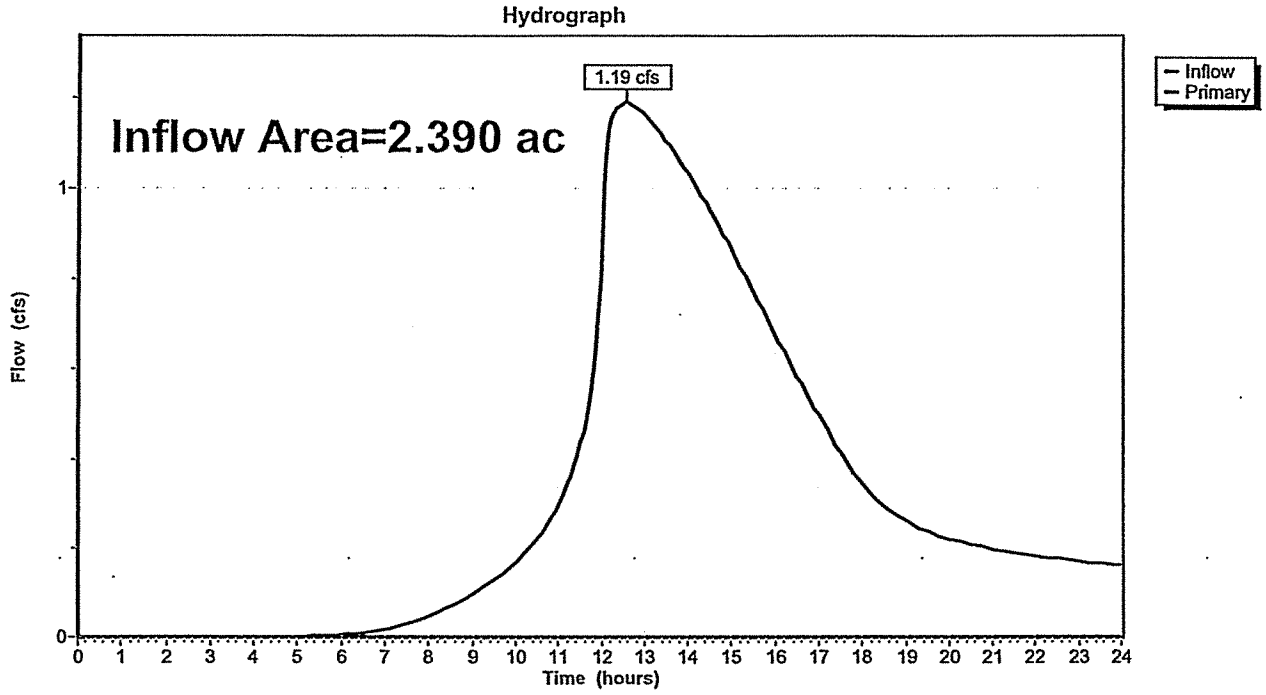

Hydrograph
Inflow Area=1.680 ac
Peak Elev=355.34'
Storage=14,317 cf
9.20 cfs
1.19 cfs
Inflow
Primary
Flow (cfs)
Time (hours)
0 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24
0 1 2 3 4 5 6 7 8 9 10

Summary for Link 35: Outlet

Inflow Area = 2.390 ac, 0.00% Impervious, Inflow Depth > 2.99" for 25-yr event
Inflow = 1.19 cfs @ 12.59 hrs, Volume= 0.595 af
Primary = 1.19 cfs @ 12.59 hrs, Volume= 0.595 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs

Link 35: Outlet



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment20: DC 1 Runoff Area=1.680 ac 0.00% Impervious Runoff Depth>5.16"
Tc=6.0 min CN=82 Runoff=10.84 cfs 0.723 af

Subcatchment30: DC 2 Runoff Area=0.710 ac 0.00% Impervious Runoff Depth>0.26"
Tc=14.0 min CN=30 Runoff=0.02 cfs 0.015 af

Pond 25: SWMB Peak Elev=355.63' Storage=16,239 cf Inflow=10.84 cfs 0.723 af
Outflow=1.30 cfs 0.698 af

Link 35: Outlet Inflow=1.30 cfs 0.714 af
Primary=1.30 cfs 0.714 af

Total Runoff Area = 2.390 ac Runoff Volume = 0.738 af Average Runoff Depth = 3.71"
100.00% Pervious = 2.390 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 20: DC 1

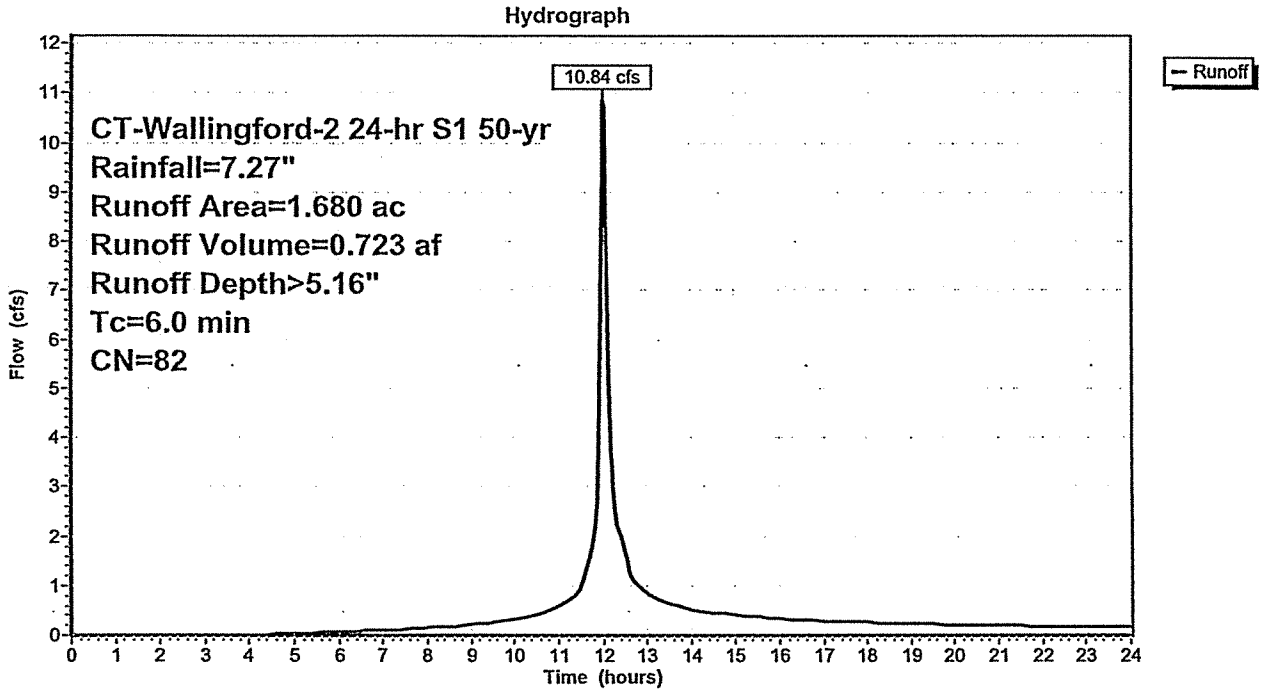
Runoff = 10.84 cfs @ 12.04 hrs, Volume= 0.723 af, Depth> 5.16"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 50-yr Rainfall=7.27"

	Area (ac)	CN	Description
*	1.680	82	
	1.680		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 20: DC 1



Summary for Subcatchment 30: DC 2

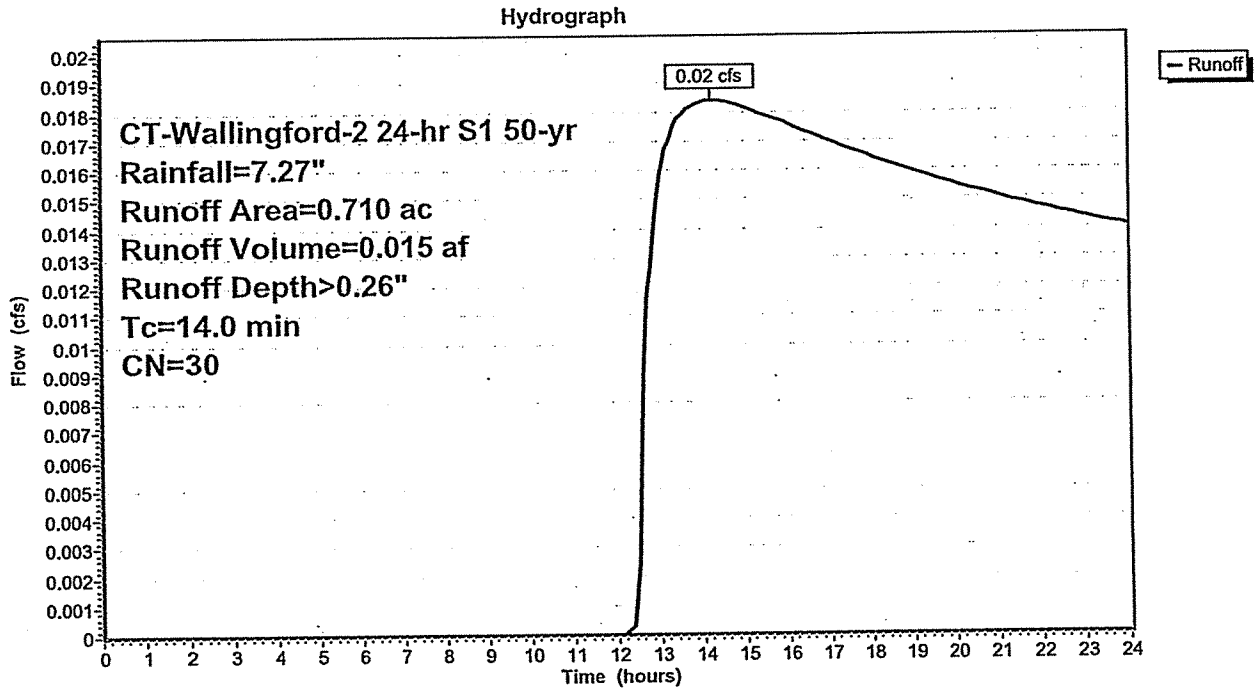
Runoff = 0.02 cfs @ 14.24 hrs, Volume= 0.015 af, Depth> 0.26"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 50-yr Rainfall=7.27"

	Area (ac)	CN	Description
*	0.710	30	
	0.710		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 30: DC 2



Summary for Pond 25: SWMB

Inflow Area = 1.680 ac, 0.00% Impervious, Inflow Depth > 5.16" for 50-yr event
Inflow = 10.84 cfs @ 12.04 hrs, Volume= 0.723 af
Outflow = 1.30 cfs @ 12.62 hrs, Volume= 0.698 af, Atten= 88%, Lag= 34.6 min
Primary = 1.30 cfs @ 12.62 hrs, Volume= 0.698 af

Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
Starting Elev= 353.50' Surf.Area= 4,029 sf Storage= 4,938 cf
Peak Elev= 355.63' @ 12.62 hrs Surf.Area= 6,773 sf Storage= 16,239 cf (11,301 cf above start)

Plug-Flow detention time= 225.4 min calculated for 0.585 af (81% of inflow)
Center-of-Mass det. time= 86.6 min (902.3 - 815.7)

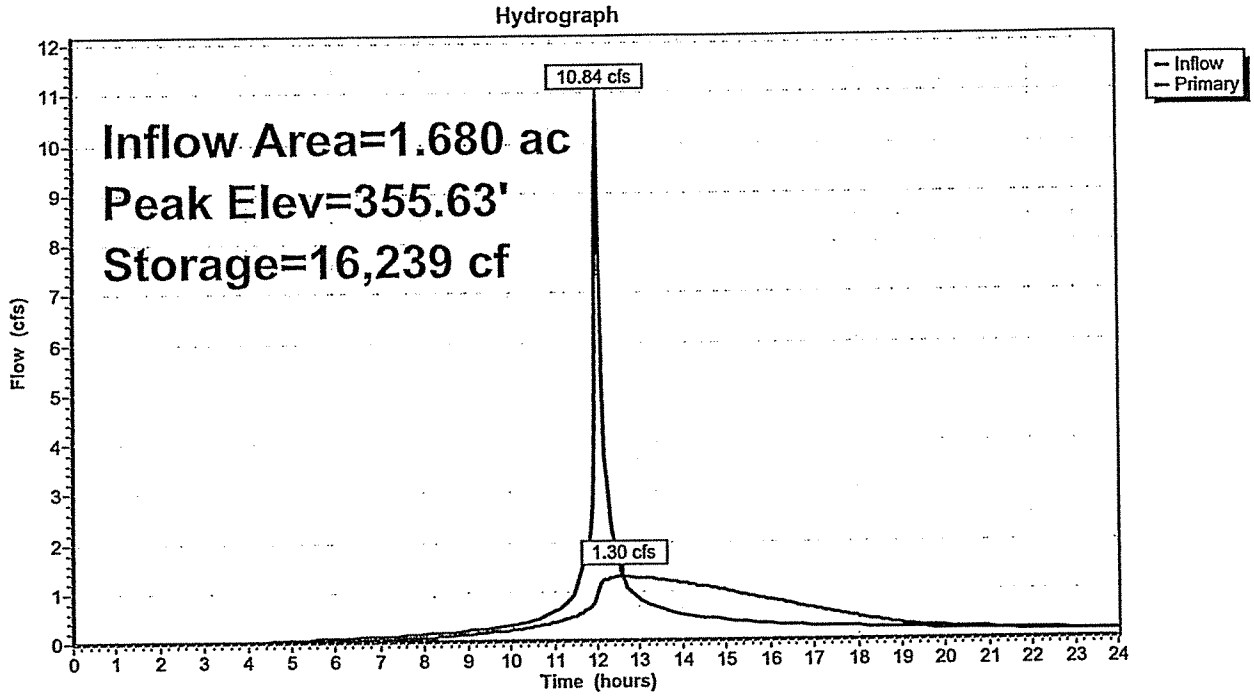
Volume	Invert	Avail.Storage	Storage Description
#1	352.00'	35,088 cf	**Custom Stage Data (Prismatic)** Listed below (Recalc)

Elevation (feet)	Surf.Area (sq-ft)	Inc.Store (cubic-feet)	Cum.Store (cubic-feet)
352.00	2,588	0	0
352.50	3,043	1,408	1,408
353.00	3,524	1,642	3,050
353.50	4,029	1,888	4,938
354.00	4,560	2,147	7,085
354.50	5,116	2,419	9,504
355.00	5,697	2,703	12,207
355.50	6,934	3,158	15,365
356.00	6,304	3,310	18,675
356.50	7,590	3,474	22,148
357.00	8,269	3,965	26,113
357.50	8,975	4,311	30,424
358.00	9,682	4,664	35,088

Device	Routing	Invert	Outlet Devices
#1	Primary	353.50'	**6.0" Vert. Orifice/Grate** C= 0.600 Limited to weir flow at low heads

Primary OutFlow Max=1.30 cfs @ 12.62 hrs HW=355.63' (Free Discharge)
↑—**1=Orifice/Grate** (Orifice Controls 1.30 cfs @ 6.60 fps)

Pond 25: SWMB

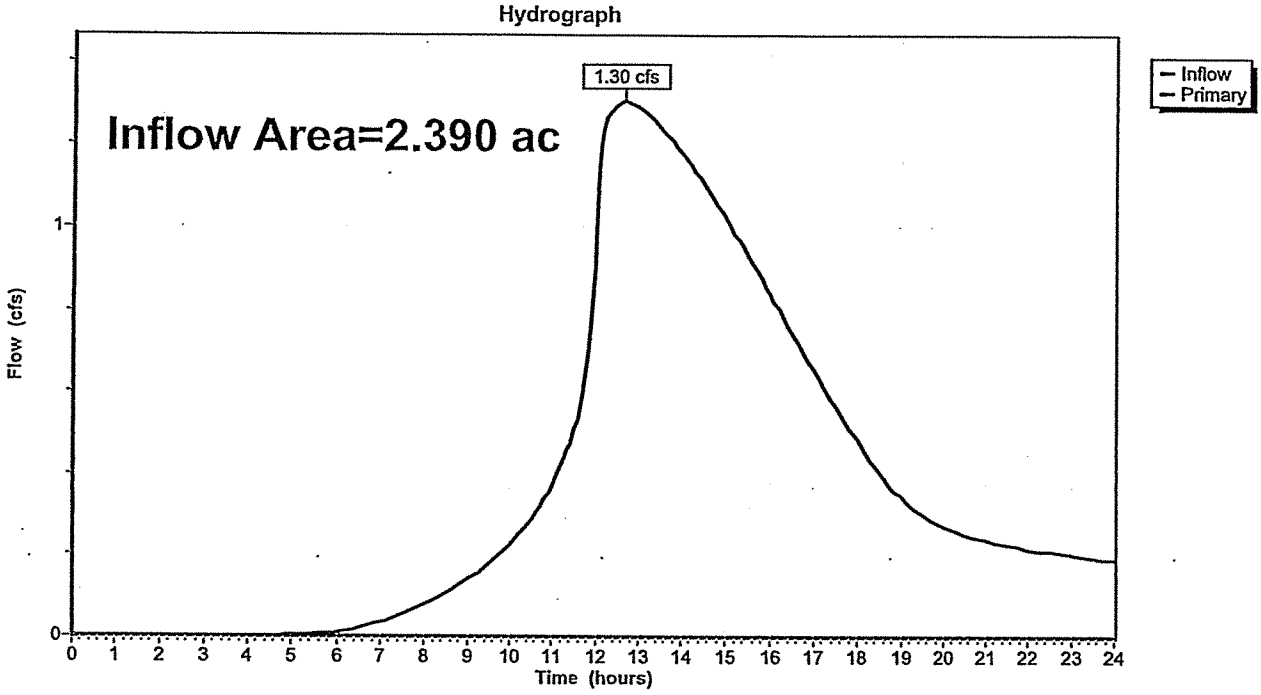

Hydrograph
Inflow Area=1.680 ac
Peak Elev=355.63'
Storage=16,239 cf
10.84 cfs
1.30 cfs
Inflow
Primary
Flow (cfs)
Time (hours)
0 1 2 3 4 5 6 7 8 9 10 11 12
0 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24

Summary for Link 35: Outlet

Inflow Area = 2.390 ac, 0.00% Impervious, Inflow Depth > 3.58" for 50-yr event
Inflow = 1.30 cfs @ 12.68 hrs, Volume= 0.714 af
Primary = 1.30 cfs @ 12.68 hrs, Volume= 0.714 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs

Link 35: Outlet



Time span=0.00-24.00 hrs, dt=0.05 hrs, 481 points
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN
Reach routing by Stor-Ind+Trans method - Pond routing by Stor-Ind method

Subcatchment20: DC 1 Runoff Area=1.680 ac 0.00% Impervious Runoff Depth>6.05"
Tc=6.0 min CN=82 Runoff=12.56 cfs 0.847 af

Subcatchment30: DC 2 Runoff Area=0.710 ac 0.00% Impervious Runoff Depth>0.46"
Tc=14.0 min CN=30 Runoff=0.05 cfs 0.027 af

Pond 25: SWMB Peak Elev=355.95' Storage=18,330 cf Inflow=12.56 cfs 0.847 af
Outflow=1.40 cfs 0.821 af

Link 35: Outlet Inflow=1.45 cfs 0.848 af
Primary=1.45 cfs 0.848 af

Total Runoff Area = 2.390 ac Runoff Volume = 0.875 af Average Runoff Depth = 4.39"
100.00% Pervious = 2.390 ac 0.00% Impervious = 0.000 ac

Summary for Subcatchment 20: DC 1

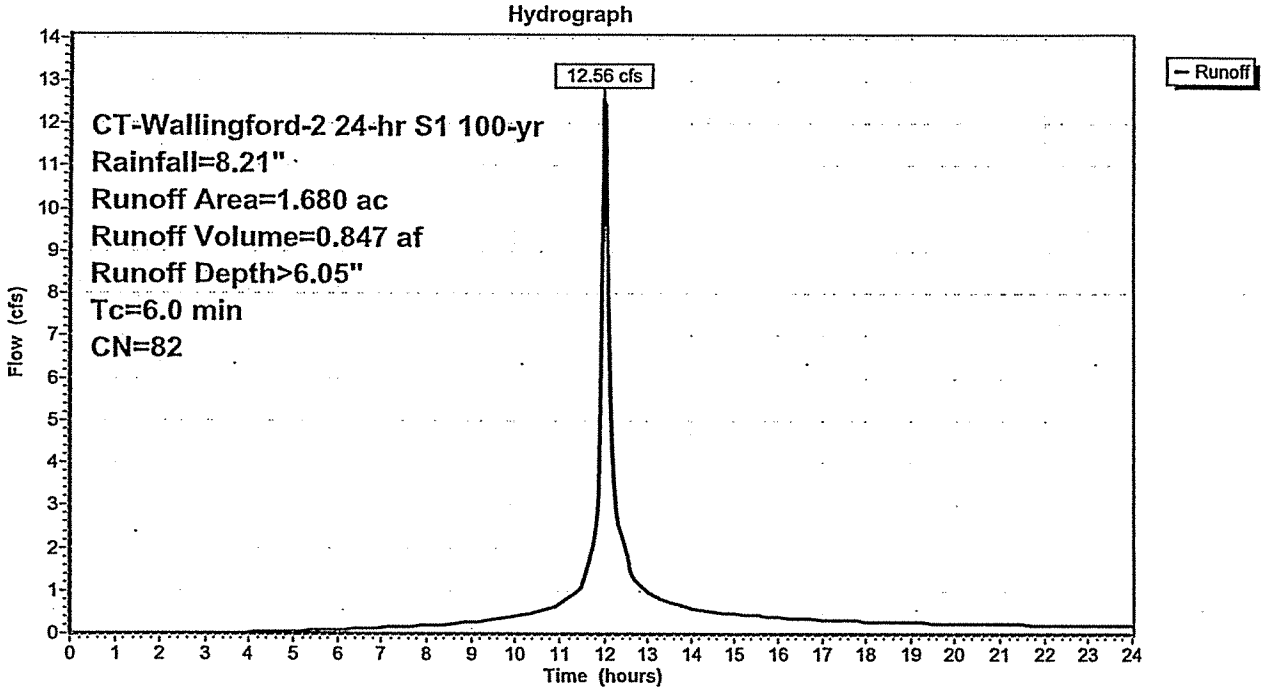
Runoff = 12.56 cfs @ 12.04 hrs, Volume= 0.847 af, Depth> 6.05"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 100-yr Rainfall=8.21"

	Area (ac)	CN	Description
*	1.680	82	
	1.680		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 20: DC 1



Summary for Subcatchment 30: DC 2

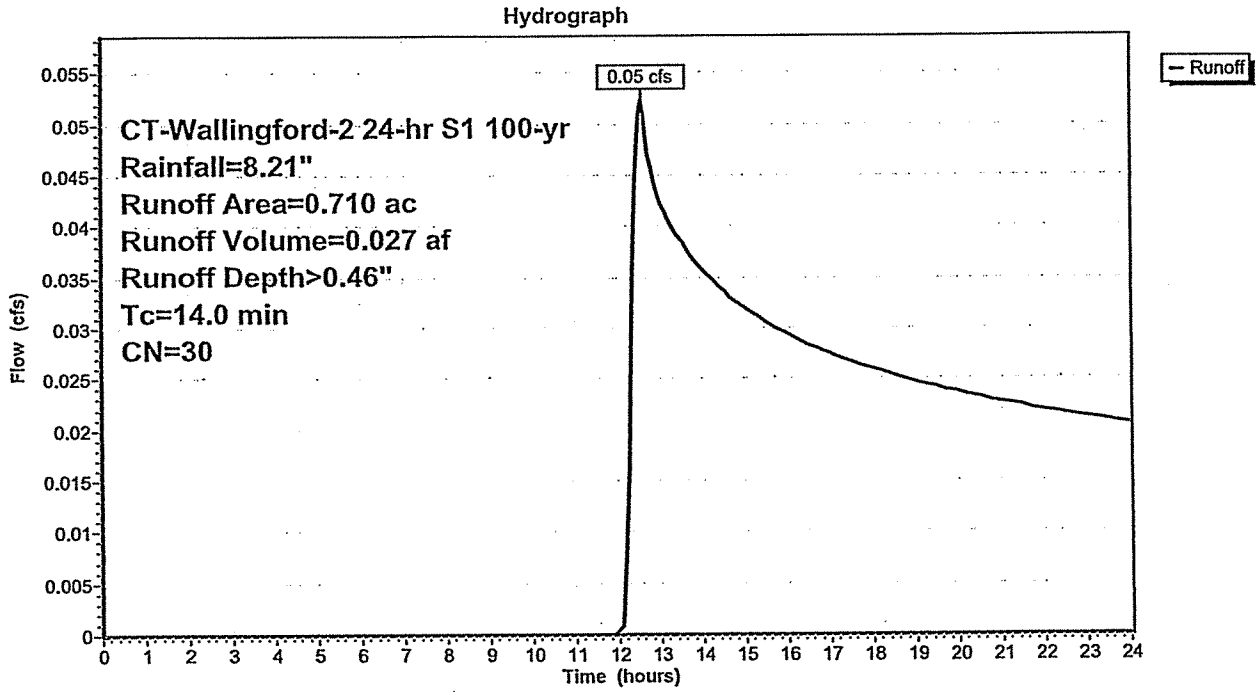
Runoff = 0.05 cfs @ 12.60 hrs, Volume= 0.027 af, Depth> 0.46"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
CT-Wallingford-2 24-hr S1 100-yr Rainfall=8.21"

	Area (ac)	CN	Description
*	0.710	30	
	0.710		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.0					Direct Entry,

Subcatchment 30: DC 2



Summary for Pond 25: SWMB

Inflow Area = 1.680 ac, 0.00% Impervious, Inflow Depth > 6.05" for 100-yr event
Inflow = 12.56 cfs @ 12.04 hrs, Volume= 0.847 af
Outflow = 1.40 cfs @ 12.64 hrs, Volume= 0.821 af, Atten= 89%, Lag= 36.3 min
Primary = 1.40 cfs @ 12.64 hrs, Volume= 0.821 af

Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs
Starting Elev= 353.50' Surf.Area= 4,029 sf Storage= 4,938 cf
Peak Elev= 355.95' @ 12.64 hrs Surf.Area= 6,373 sf Storage= 18,330 cf (13,392 cf above start)

Plug-Flow detention time= 221.5 min calculated for 0.706 af (83% of inflow)
Center-of-Mass det. time= 94.2 min (904.5 - 810.2)

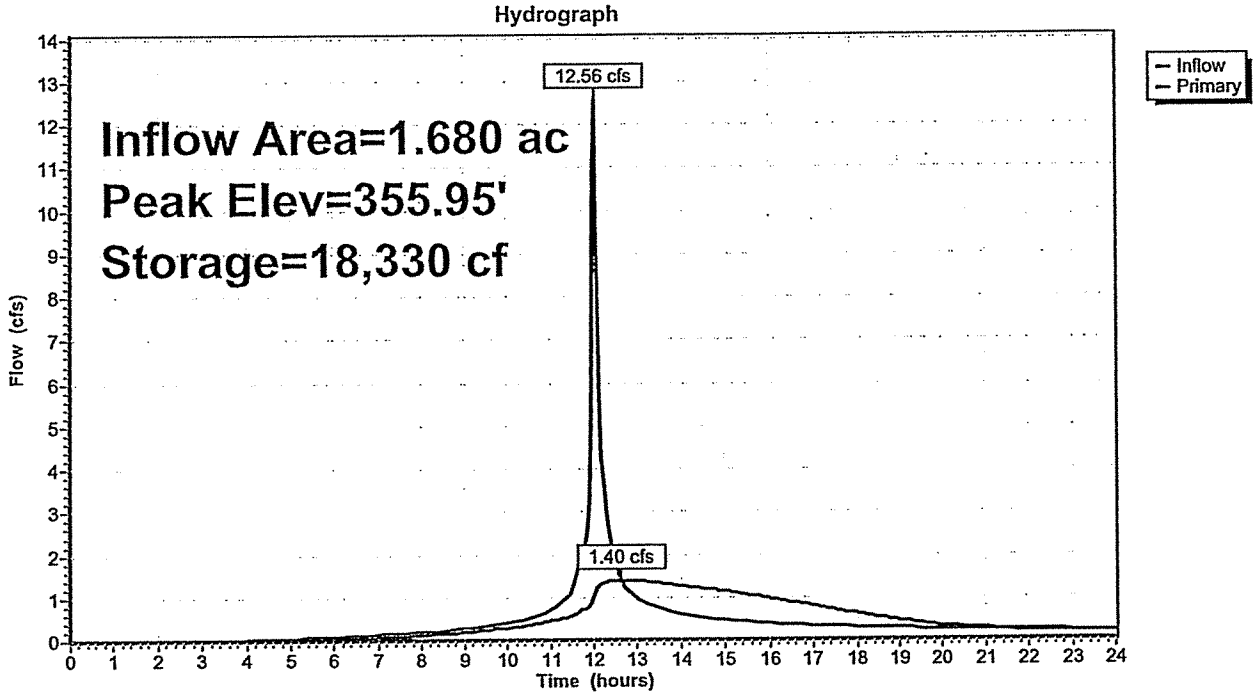
Volume	Invert	Avail.Storage	Storage Description
#1	352.00'	35,088 cf	**Custom Stage Data (Prismatic)** Listed below (Recalc)

Elevation (feet)	Surf.Area (sq-ft)	Inc.Store (cubic-feet)	Cum.Store (cubic-feet)
352.00	2,588	0	0
352.50	3,043	1,408	1,408
353.00	3,524	1,642	3,050
353.50	4,029	1,888	4,938
354.00	4,560	2,147	7,085
354.50	5,116	2,419	9,504
355.00	5,697	2,703	12,207
355.50	6,934	3,158	15,365
356.00	6,304	3,310	18,675
356.50	7,590	3,474	22,148
357.00	8,269	3,965	26,113
357.50	8,975	4,311	30,424
358.00	9,682	4,664	35,088

Device	Routing	Invert	Outlet Devices
#1	Primary	353.50'	**6.0" Vert. Orifice/Grate** C= 0.600 Limited to weir flow at low heads

Primary OutFlow Max=1.40 cfs @ 12.64 hrs HW=355.95' (Free Discharge)
↑—**1=Orifice/Grate** (Orifice Controls 1.40 cfs @ 7.13 fps)

Pond 25: SWMB


Hydrograph
Inflow Area=1.680 ac
Peak Elev=355.95'
Storage=18,330 cf
12.56 cfs
1.40 cfs
Inflow
Primary
Flow (cfs)
Time (hours)
0 1 2 3 4 5 6 7 8 9 10 11 12 13 14
0 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24

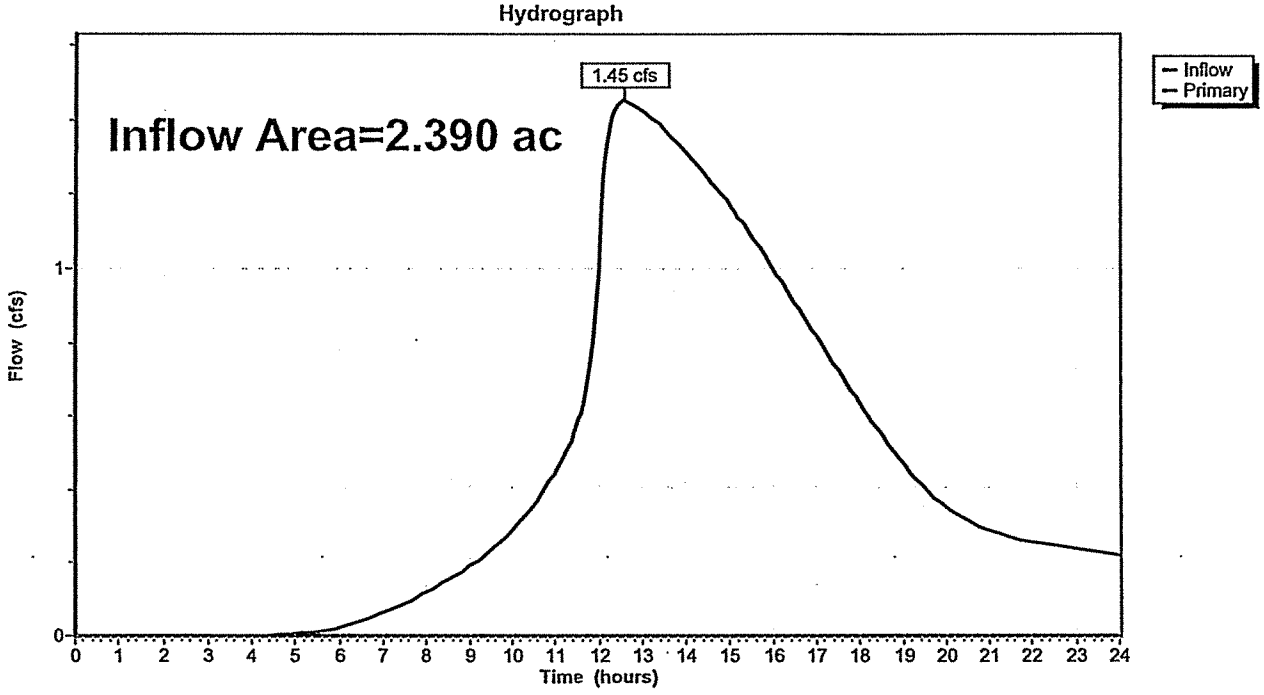
Summary for Link 35: Outlet

Inflow Area = 2.390 ac, 0.00% Impervious, Inflow Depth > 4.26" for 100-yr event
Inflow = 1.45 cfs @ 12.62 hrs, Volume= 0:848 af
Primary = 1.45 cfs @ 12.62 hrs, Volume= 0.848 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.05 hrs

Link 35: Outlet

Hydrograph



NOAA Atlas 14, Volume 10, Version 3
Location name: Wallingford, Connecticut, USA*
Latitude: 41.483°, Longitude: -72.7644°
Elevation: 357.99 ft**
* source: ESRI Maps
** source: USGS

POINT PRECIPITATION FREQUENCY ESTIMATES

Sanja Perica, Sandra Pavlovic, Michael St. Laurent, Carl Trypaluk, Dale Unruh, Orlan Wilhite

NOAA, National Weather Service, Silver Spring, Maryland

PF_tabular | PF_graphical | Maps_&_aerials

PF tabular

PDS-based point precipitation frequency estimates with 90% confidence intervals (in inches)[1]

Duration	Average recurrence interval (years)									
	1	2	5	10	25	50	100	200	500	1000
5-min	0.336 (0.262-0.418)	0.409 (0.319-0.510)	0.528 (0.410-0.662)	0.628 (0.484-0.790)	0.764 (0.570-1.01)	0.867 (0.635-1.17)	0.974 (0.692-1.36)	1.09 (0.738-1.57)	1.27 (0.821-1.88)	1.41 (0.891-2.14)
10-min	0.476 (0.371-0.593)	0.580 (0.451-0.722)	0.749 (0.581-0.936)	0.889 (0.686-1.12)	1.08 (0.808-1.43)	1.23 (0.898-1.65)	1.38 (0.981-1.93)	1.55 (1.04-2.22)	1.80 (1.16-2.67)	2.00 (1.26-3.03)
15-min	0.560 (0.437-0.697)	0.682 (0.531-0.849)	0.881 (0.683-1.10)	1.05 (0.807-1.32)	1.27 (0.951-1.68)	1.44 (1.06-1.95)	1.62 (1.15-2.27)	1.82 (1.23-2.61)	2.11 (1.37-3.14)	2.35 (1.49-3.56)
30-min	0.771 (0.601-0.960)	0.935 (0.728-1.17)	1.20 (0.933-1.50)	1.43 (1.10-1.79)	1.73 (1.29-2.28)	1.96 (1.43-2.64)	2.20 (1.57-3.08)	2.47 (1.67-3.54)	2.86 (1.86-4.25)	3.18 (2.02-4.83)
60-min	0.983 (0.766-1.22)	1.19 (0.925-1.48)	1.52 (1.18-1.91)	1.80 (1.39-2.27)	2.19 (1.64-2.88)	2.48 (1.81-3.34)	2.78 (1.98-3.89)	3.12 (2.10-4.47)	3.62 (2.34-5.37)	4.02 (2.54-6.10)
2-hr	1.30 (1.02-1.61)	1.56 (1.22-1.93)	1.98 (1.55-2.46)	2.33 (1.81-2.91)	2.81 (2.12-3.69)	3.17 (2.35-4.26)	3.56 (2.56-4.97)	4.01 (2.71-5.70)	4.67 (3.04-6.90)	5.24 (3.32-7.89)
3-hr	1.51 (1.20-1.86)	1.81 (1.43-2.23)	2.29 (1.81-2.84)	2.70 (2.11-3.35)	3.25 (2.46-4.24)	3.66 (2.72-4.89)	4.10 (2.97-5.72)	4.63 (3.14-6.56)	5.42 (3.53-7.97)	6.09 (3.88-9.14)
6-hr	1.92 (1.53-2.34)	2.30 (1.83-2.81)	2.92 (2.32-3.58)	3.43 (2.71-4.24)	4.14 (3.17-5.37)	4.67 (3.49-6.20)	5.23 (3.81-7.26)	5.92 (4.03-8.33)	6.95 (4.55-10.2)	7.84 (5.00-11.7)
12-hr	2.36 (1.90-2.85)	2.85 (2.29-3.45)	3.65 (2.92-4.44)	4.31 (3.43-5.28)	5.22 (4.02-6.73)	5.90 (4.45-7.79)	6.63 (4.86-9.15)	7.52 (5.14-10.5)	8.86 (5.81-12.8)	10.0 (6.40-14.8)
24-hr	2.76 (2.24-3.32)	3.38 (2.74-4.07)	4.40 (3.56-5.32)	5.25 (4.21-6.38)	6.41 (4.98-8.22)	7.27 (5.53-9.56)	8.21 (6.07-11.3)	9.37 (6.43-13.0)	11.2 (7.34-16.1)	12.7 (8.15-18.7)
2-day	3.12 (2.55-3.72)	3.89 (3.18-4.64)	5.15 (4.20-6.17)	6.19 (5.02-7.47)	7.63 (5.99-9.75)	8.68 (6.68-11.4)	9.85 (7.38-13.6)	11.3 (7.83-15.7)	13.7 (9.07-19.7)	15.9 (10.2-23.2)
3-day	3.39 (2.79-4.02)	4.24 (3.49-5.04)	5.63 (4.62-6.72)	6.79 (5.53-8.15)	8.37 (6.60-10.7)	9.53 (7.37-12.5)	10.8 (8.15-14.9)	12.5 (8.64-17.2)	15.2 (10.1-21.7)	17.6 (11.3-25.6)
4-day	3.64 (3.01-4.31)	4.54 (3.75-5.39)	6.02 (4.96-7.17)	7.25 (5.93-8.68)	8.95 (7.08-11.3)	10.2 (7.89-13.3)	11.6 (8.72-15.8)	13.3 (9.24-18.3)	16.2 (10.7-23.0)	18.7 (12.1-27.2)
7-day	4.34 (3.62-5.10)	5.35 (4.45-6.30)	7.00 (5.80-8.28)	8.37 (6.89-9.96)	10.3 (8.15-12.9)	11.6 (9.05-15.0)	13.2 (9.95-17.8)	15.1 (10.5-20.6)	18.2 (12.1-25.7)	20.9 (13.5-30.1)
10-day	5.04 (4.22-5.91)	6.10 (5.11-7.17)	7.85 (6.54-9.25)	9.30 (7.69-11.0)	11.3 (9.00-14.1)	12.8 (9.94-16.4)	14.4 (10.8-19.3)	16.3 (11.4-22.2)	19.4 (13.0-27.4)	22.1 (14.4-31.8)
20-day	7.23 (6.12-8.41)	8.38 (7.08-9.76)	10.2 (8.62-12.0)	11.8 (9.85-13.9)	13.9 (11.2-17.2)	15.5 (12.1-19.6)	17.2 (13.0-22.6)	19.2 (13.5-25.8)	22.0 (14.8-30.7)	24.4 (15.8-34.8)
30-day	9.07 (7.72-10.5)	10.3 (8.71-11.9)	12.2 (10.3-14.2)	13.8 (11.6-16.1)	16.0 (12.9-19.5)	17.7 (13.8-22.1)	19.4 (14.5-25.1)	21.3 (15.0-28.4)	23.8 (16.0-33.1)	25.9 (16.9-36.7)
45-day	11.4 (9.71-13.1)	12.6 (10.7-14.5)	14.6 (12.4-16.9)	16.2 (13.7-18.9)	18.5 (14.9-22.4)	20.3 (15.9-25.1)	22.0 (16.5-28.1)	23.8 (16.9-31.6)	26.1 (17.6-36.0)	27.8 (18.1-39.2)
60-day	13.3 (11.4-15.2)	14.5 (12.4-16.7)	16.6 (14.1-19.1)	18.3 (15.5-21.2)	20.6 (16.7-24.8)	22.4 (17.6-27.6)	24.2 (18.1-30.7)	25.9 (18.4-34.3)	28.0 (18.9-38.5)	29.4 (19.3-41.5)

[1] Precipitation frequency (PF) estimates in this table are based on frequency analysis of partial duration series (PDS).

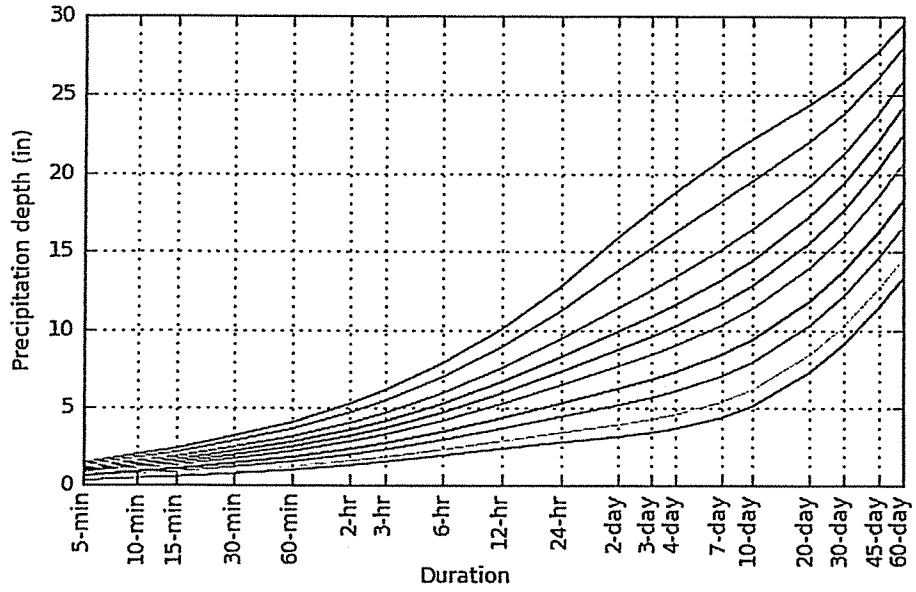
Numbers in parenthesis are PF estimates at lower and upper bounds of the 90% confidence interval. The probability that precipitation frequency estimates (for a given duration and average recurrence interval) will be greater than the upper bound (or less than the lower bound) is 5%. Estimates at upper bounds are not checked against probable maximum precipitation (PMP) estimates and may be higher than currently valid PMP values.

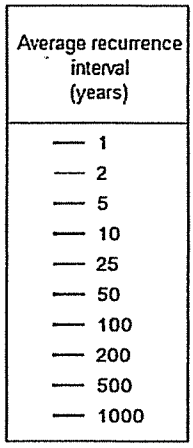
Please refer to NOAA Atlas 14 document for more information.

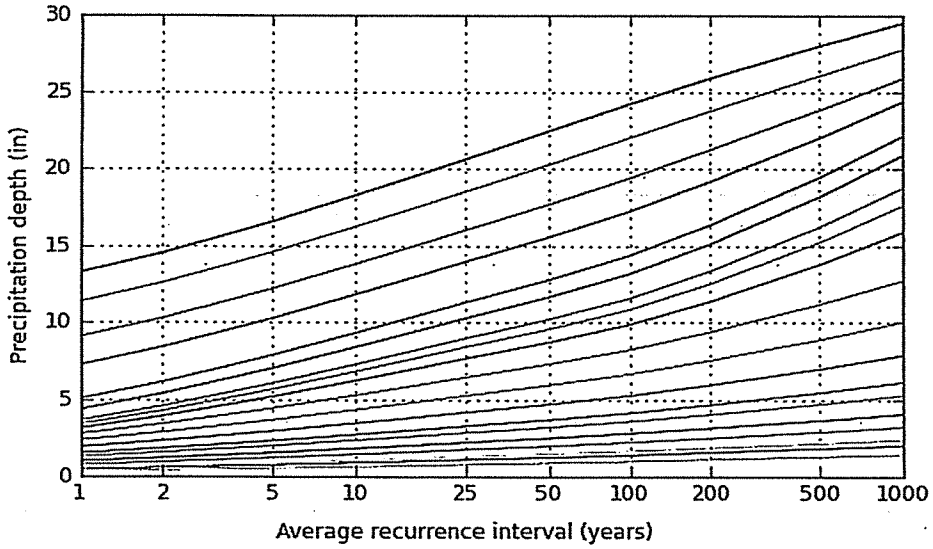
Back to Top

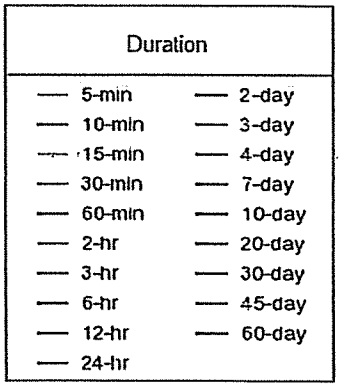
PF graphical

PDS-based depth-duration-frequency (DDF) curves
Latitude: 41.4830°, Longitude: -72.7644°









NOAA Atlas 14, Volume 10, Version 3

Created (GMT): Sun Apr 25 13:16:56 2021

Back to Top

Maps & aerials

Small scale terrain

Custom Soil Resource Report
Soil Map

MAP LEGEND

Area of Interest (AOI)
- Area of Interest (AOI)

Soils
- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points

Special Point Features
- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features

Water Features
- Streams and Canals

Transportation
- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background
- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:12,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: State of Connecticut
Survey Area Data: Version 20, Jun 9, 2020

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Aug 30, 2019—Oct 15, 2019

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
63B	Cheshire fine sandy loam, 3 to 8 percent slopes	6.1	100.0%
Totals for Area of Interest		6.1	100.0%

Map Unit Descriptions

The map units delineated on the detailed soil maps in a soil survey represent the soils or miscellaneous areas in the survey area. The map unit descriptions, along with the maps, can be used to determine the composition and properties of a unit.

A map unit delineation on a soil map represents an area dominated by one or more major kinds of soil or miscellaneous areas. A map unit is identified and named according to the taxonomic classification of the dominant soils. Within a taxonomic class there are precisely defined limits for the properties of the soils. On the landscape, however, the soils are natural phenomena, and they have the characteristic variability of all natural phenomena. Thus, the range of some observed properties may extend beyond the limits defined for a taxonomic class. Areas of soils of a single taxonomic class rarely, if ever, can be mapped without including areas of other taxonomic classes. Consequently, every map unit is made up of the soils or miscellaneous areas for which it is named and some minor components that belong to taxonomic classes other than those of the major soils.

Most minor soils have properties similar to those of the dominant soil or soils in the map unit, and thus they do not affect use and management. These are called noncontrasting, or similar, components. They may or may not be mentioned in a particular map unit description. Other minor components, however, have properties and behavioral characteristics divergent enough to affect use or to require different management. These are called contrasting, or dissimilar, components. They generally are in small areas and could not be mapped separately because of the scale used. Some small areas of strongly contrasting soils or miscellaneous areas are identified by a special symbol on the maps. If included in the database for a given area, the contrasting minor components are identified in the map unit descriptions along with some characteristics of each. A few areas of minor components may not have been observed, and consequently they are not mentioned in the descriptions, especially where the pattern was so complex that it was impractical to make enough observations to identify all the soils and miscellaneous areas on the landscape.

The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The objective of mapping is not to delineate pure taxonomic classes but rather to separate the landscape into landforms or landform segments that have similar use and management requirements. The delineation of such segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, however, onsite investigation is needed to define and locate the soils and miscellaneous areas.

An identifying symbol precedes the map unit name in the map unit descriptions. Each description includes general facts about the unit and gives important soil properties and qualities.

Soils that have profiles that are almost alike make up a *soil series*. Except for differences in texture of the surface layer, all the soils of a series have major horizons that are similar in composition, thickness, and arrangement.

Soils of one series can differ in texture of the surface layer, slope, stoniness, salinity, degree of erosion, and other characteristics that affect their use. On the basis of such differences, a soil series is divided into *soil phases*. Most of the areas shown on the detailed soil maps are phases of soil series. The name of a soil phase commonly indicates a feature that affects use or management. For example, Alpha silt loam, 0 to 2 percent slopes, is a phase of the Alpha series.

Some map units are made up of two or more major soils or miscellaneous areas. These map units are complexes, associations, or undifferentiated groups.

A *complex* consists of two or more soils or miscellaneous areas in such an intricate pattern or in such small areas that they cannot be shown separately on the maps. The pattern and proportion of the soils or miscellaneous areas are somewhat similar in all areas. Alpha-Beta complex, 0 to 6 percent slopes, is an example.

An *association* is made up of two or more geographically associated soils or miscellaneous areas that are shown as one unit on the maps. Because of present or anticipated uses of the map units in the survey area, it was not considered practical or necessary to map the soils or miscellaneous areas separately. The pattern and relative proportion of the soils or miscellaneous areas are somewhat similar. Alpha-Beta association, 0 to 2 percent slopes, is an example.

An *undifferentiated group* is made up of two or more soils or miscellaneous areas that could be mapped individually but are mapped as one unit because similar interpretations can be made for use and management. The pattern and proportion of the soils or miscellaneous areas in a mapped area are not uniform. An area can be made up of only one of the major soils or miscellaneous areas, or it can be made up of all of them. Alpha and Beta soils, 0 to 2 percent slopes, is an example.

Some surveys include *miscellaneous areas*. Such areas have little or no soil material and support little or no vegetation. Rock outcrop is an example.

State of Connecticut

63B—Cheshire fine sandy loam, 3 to 8 percent slopes

Map Unit Setting

National map unit symbol: 9lpw
Elevation: 0 to 1,200 feet
Mean annual precipitation: 43 to 54 inches
Mean annual air temperature: 45 to 55 degrees F
Frost-free period: 140 to 185 days
Farmland classification: All areas are prime farmland

Map Unit Composition

Cheshire and similar soils: 80 percent
Minor components: 20 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Cheshire

Setting

Landform: Till plains, hills
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Coarse-loamy melt-out till derived from basalt and/or sandstone and shale

Typical profile

Ap - 0 to 8 inches: fine sandy loam
Bw1 - 8 to 16 inches: fine sandy loam
Bw2 - 16 to 26 inches: fine sandy loam
C - 26 to 65 inches: gravelly sandy loam

Properties and qualities

Slope: 3 to 8 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Well drained
Runoff class: Low
Capacity of the most limiting layer to transmit water (Ksat): Moderately high to high (0.57 to 5.95 in/hr)
Depth to water table: More than 80 inches
Frequency of flooding: None
Frequency of ponding: None
Available water capacity: Moderate (about 7.8 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 2e
Hydrologic Soil Group: B
Ecological site: F145XY013CT - Well Drained Till Uplands
Hydric soil rating: No

Minor Components

Wilbraham

Percent of map unit: 5 percent
Landform: Depressions, drainageways

Down-slope shape: Concave
Across-slope shape: Concave
Hydric soil rating: Yes

Yalesville

Percent of map unit: 3 percent
Landform: Hills, ridges
Down-slope shape: Convex
Across-slope shape: Linear
Hydric soil rating: No

Watchaug

Percent of map unit: 3 percent
Landform: Hills, till plains
Down-slope shape: Linear
Across-slope shape: Concave
Hydric soil rating: No

Wethersfield

Percent of map unit: 3 percent
Landform: Drumlins, hills
Down-slope shape: Linear
Across-slope shape: Convex
Hydric soil rating: No

Menlo

Percent of map unit: 2 percent
Landform: Depressions, drainageways
Down-slope shape: Concave
Across-slope shape: Concave
Hydric soil rating: Yes

Unnamed, brown subsoil

Percent of map unit: 2 percent
Hydric soil rating: No

Unnamed, less sloping

Percent of map unit: 2 percent
Hydric soil rating: No

TOWN OF WALLINGFORD
DEPARTMENT OF PUBLIC UTILITIES
WATER AND SEWER DIVISIONS

ENGINEERING SECTION
PHONE: 203-949-2672
FAX: 203-949-2678

210-21F

INTEROFFICE MEMORANDUM

TO: KEVIN PAGINI, TOWN PLANNER

FROM: ERIK KRUEGER, SENIOR ENGINEER – WATER AND SEWER DIVISIONS EAK

SUBJECT: APPLICATION #210-21 SITE PLAN – VEHICLE STORAGE FACILITY
SIX RESEARCH, LLC
4A RESEARCH PARKWAY

DATE: MAY 10, 2021

CC: N. AMWAKE, PE; S. SHIPMAN; D. SULLIVAN; J. PAWLOWSK; K·QUARTUCCIO, 6 RESEARCH, LLC; M. OTT, SUMMER HILL CIVIL ENGINEERS & LAND SURVEYORS, P.C.

It is requested that one additional item be made a condition of approval to be addressed prior to issuing a building permit:

- Posting of Water Utility Performance and Maintenance Bonds to cover the installation of the storm water treatment system in accordance with the requirements of the Water Division. The total amount of the bond is estimated to be $10,000 which shall be adjusted based upon the final layout of the storm water treatment system.

From: Dennis Ceneviva Dennis@cenevivalaw.com
Subject: Fwd: 4A RESEARCH PARKWAY P & Z APPLICATION
Date: May 6, 2021 at 10:14 AM
To: Kacie Hand kacie.costello@wallingfordct.gov

210-21 #9

Dennis A. Ceneviva, Esq.
Ceneviva Law Firm, LLC
721 Broad Street
Meriden, CT 06450
203-237-8808
FAX 203-237-4240

WIRE FRAUD ALERT- Please contact Debbie Mischler or Attorney Ariana F. Ceneviva for specific wiring instructions BEFORE wiring funds. If you ever receive an email appearing to be from our firm stating that our wire instructions have changed or requesting a wire transfer, please contact us immediately at 203-237-8808 as you may have fallen victim of a scam. Law Firms, Realtors and other professionals are being targeted by sophisticated hackers in an attempt to steal funds by initiating fraudulent wire transfers.

BEST PRACTICES CERTIFIED by CATIC

Begin forwarded message:

From: Dennis Ceneviva <dennis@cenevivalaw.com>
Subject: 4A RESEARCH PARKWAY P & Z APPLICATION
Date: May 6, 2021 at 10:13:33 AM EDT
To: kacie.hand@wallingfordct.gov
Cc: Michael Ott <ottm@SUMMERHILLCIVILENGINEERS.COM>, rosalind page <rcpwls@att.net>

Tom-

The IWWC continued my client's application last night until its June, 2021 meeting. Thus, I ask that the P & Z hearing on this application be CONTINUED until the June 14, 2021 meeting.

Thank you.

Dennis
Dennis A. Ceneviva, Esq.
Ceneviva Law Firm, LLC
721 Broad Street
Meriden, CT 06450
203-237-8808
FAX 203-237-4240

WIRE FRAUD ALERT- Please contact Debbie Mischler or Attorney Ariana F. Ceneviva for specific wiring instructions BEFORE wiring funds. If you ever receive an email appearing to be from our firm stating that our wire instructions have changed or requesting a wire transfer, please contact us immediately at 203-237-8808 as you may have fallen victim of a scam. Law Firms, Realtors and other professionals are being targeted by sophisticated hackers in an attempt to steal funds by initiating fraudulent wire transfers.

BEST PRACTICES CERTIFIED by CATIC

210-21H

Town of Wallingford, Connecticut

INLAND WETLANDS & WATERCOURSES COMMISSION

JAMES E. VITALI
CHAIRMAN

ERIN O'HARE
ENVIRONMENTAL AND NATURAL RESOURCES PLANNER

WALLINGFORD TOWN HALL
45 SOUTH MAIN STREET
WALLINGFORD, CT 06492
TELEPHONE (203) 294-2093
FAX (203) 294-2095

RECEIVED
JUN - 8 2021
WALLINGFORD
PLANNING & ZONING

MEMORANDUM

To: Kevin Pagini, Town Planner
From: Erin O'Hare, Environmental Planner
Date: June 8, 2021
Subject: IWWC

Re: Report to PZC as per CGS Sec. 8-3(g) regarding applications and/or requests:

Site Plan #210-21 Six Research, LLC/ 4A Research Parkway

IWWC #A21-4.2 / 4A Research Parkway – Six Research, LLC – (industrial development - automotive storage)

This memorandum provides the PZC with a report from the IWWC in accordance with CGS Section 8-3(g), as amended, relative to the disposition of certain matters pending before the PZC - subject applications.

At its (Remote) Regular Meeting, June 2, 2021, the IWWC acted to approve IWWC #A21-4.2 / 4A Research Parkway – Six Research, LLC – (industrial development - automotive storage) with certain conditions of approval, as per revised document submittals up to and including those plan revisions and requested new information presented to the IWWC at the Remote Meeting on June 2, 2021.

Conditions of Approval

1. Environmental Planner is contacted in advance to schedule an inspection of the required erosion control installations for installation placement and adequacy prior to commencement of any other work on the site.

2. Silt fencing at site low-point is to be regularly monitored and inspected prior to anticipated storm events and after storm events to insure adequacy.

Regulated Activities

The following regulated activity was approved:

- Under Section 2.1.z. 2. *The creation of any surfaced area (which is any impervious or semi-impervious area) which totals 20,000 square feet as a single or aggregate area on any property, likely to impact or affect wetlands or watercourses;".*

  Proposed creation of approx. 61,000 s.f. of surfaced area on existing undeveloped property.

CC: Dennis Ceneviva, Esq.

210-21 I

Town of Wallingford
Department of Engineering
45 South Main Street
Wallingford, Connecticut 06492
Tel: (203) 294-2035; Fax: (203) 284-4012

Alison Kapushinski, P.E.
Town Engineer

MEMO

TO: Planning & Zoning Commission

FROM: Department of Engineering AMK

RECEIVED
JUN - 3 2021
WALLINGFORD
PLANNING & ZONING

RE: **PZC Application #210-21**
4A Research Parkway/ Site Plan Application

DATE: June 2, 2021

Dear Commissioners:

We are in receipt of the following materials for the referenced application:

- East Side Auto Transport Automotive Storage Facility Permit Drawings by Winterbourne Land Services and Summer Hill Civil Engineers & Land Surveyors, P.C., dated April 2021 and last revised May 24, 2021.
- Stormwater Management Design Report, East Side Auto Transport Automotive Storage Facility, by Summer Hill Civil Engineering & Land Surveyor, P.C., dated April 2021.

We offer the following comments based on the submitted materials:

1) The stormwater report appears to be missing a diagram to show the routing of subcatchment areas and ponds. Please provide.

2) Applicant to provide pipe sizing calculations, including hydraulic grade line elevations, for pipes sized for a minimum 10-year storm.

3) Proposed ground cover to be noted on plans.

4) Proposed slopes from southeast corner of the proposed building appears to be very flat at ±0.35%. To ensure positive drainage and avoid ponding within the parking area, a minimum slope of 1% is suggested.

5) It appears the majority of the proposed parking area is directed to the proposed catch basin and pipe system which is subsequently treated by the proposed oil/grit separator and sand filter. Can the applicant confirm stormwater runoff north of the proposed

building, that does not flow to the proposed catch basins, is treated by existing stormwater quality systems?

6) This Department recommends an emergency spillway set at an elevation above the top of pond elevation for a 100-year storm. This gives an outlet for the stormwater overtopping the basin in a controlled manner with rip-rap to prevent erosion and scour, rather than allowing the excess stormwater to bubble over the entire basin. The top of the basin is typically set at an elevation that allows one-foot of freeboard above the top of pond elevation in a 100-year storm.

Many of these comments are the same as our April 28th review. We would like to request the applicant **provides a memo** outlining how they are addressing these comments with their next submission.

If you have any questions or require any additional information, please let me know. ■

210-21J

PLANNING & ZONING
INTER-DEPARTMENTAL REFERRAL
NOTICE OF PROPOSED DEVELOPMENT

REVISED

APPLICATION: **#210-21**

DATE OF SUBMISSION: April 8, 2021

DATE OF RECEIPT: April 12, 2021

SCHEDULED MEETING: May 10, 2021

NAME & APPLICATION OF PROPOSED DEVELOPMENTS: Site Plan (automotive storage facility)/6 Research, LLC/4A Research Parkway

LOCATION: 4A Research Parkway

REFERRED TO:

X ELECTRIC	X HEALTH	X BUILDING
X ENGINEERING	X INLAND WETLANDS	OTHER
X FIRE	X WATER & SEWER	

DEPARTMENT COMMENTS: FMO OK WITH SITE

RECEIVED
JUN 11 2021
WALLINGFORD
PLANNING & ZONING

SIGNED BY: [signature] FM
(Title)

DATE: 6/10/21

RECEIVED
JUN 09 2021
BY: [signature]

Subject	**4A RESEARCH PARWAY**
From	Dennis Ceneviva <Dennis@cenevivalaw.com>
To	kevin.pagini@wallingfordct.gov <kevin.pagini@wallingfordct.gov>
Cc	Michael Ott <ottm@summerhillcivilengineers.com>, rosalind page <rcpwls@att.net>, Ken Quartuccio <kenquartuccio@yahoo.com>
Date	2021-06-11 17:04

roundcube

210-21K

Good afternoon Kevin,

Per our discussion earlier today, please allow this email to serve as confirmation that my client agrees (and consents) to a tabling of the above site plan application until the July 12, 2021 P & Z meeting. Thank you for your assistance.

Dennis
Dennis A. Ceneviva, Esq.
Ceneviva Law Firm, LLC
721 Broad Street
Meriden, CT 06450
203-237-8808
FAX 203-237-4240

WIRE FRAUD ALERT- Please contact Debbie Mischler or Attorney Ariana F. Ceneviva for specific wiring instructions BEFORE wiring funds. If you ever receive an email appearing to be from our firm stating that our wire instructions have changed or requesting a wire transfer, please contact us immediately at 203-237-8808 as you may have fallen victim of a scam. Law Firms, Realtors and other professionals are being targeted by sophisticated hackers in an attempt to steal funds by initiating fraudulent wire transfers.

BEST PRACTICES CERTIFIED

210-21L

Summer Hill
Civil Engineers & Land Surveyors, P.C.
60 Wall Street
P.O. Box 708
Madison, Connecticut 06443-0708
Telephone: (203) 245-0722

RECEIVED
JUL -9 2021
WALLINGFORD
PLANNING & ZONING

June 17, 2021

Ms. Alison Kapushinski, P.E., Town Engineer
Town of Wallingford
45 South Main Street
Wallingford, Connecticut 06492

Re: PZC Application No. 210-21
Application of Six Research, LLC
Response to Engineering Department Review Comments

Dear Ms. Kapushinski:

The following are responses to the review of the above referenced application provided in your memorandum submitted to the Planning and Zoning Commission dated June 2, 2021.

We have repeated the review comments contained in the memorandum here in italicized text for ease of reference and have also provided a response to each comment.

1) The storm water report appears to be missing a diagram to show the routing of subcatchment areas and ponds. Please provide.

The developed condition hydrologic routing diagram is attached herewith.

2) Applicant to provide pipe sizing calculations, including hydraulic grade line elevations, for pipes sized for a minimum 10-year storm.

Storm sewer design computations are provided in the submitted Stormwater Management Design Report at Appendix A Design Computations. A 25-year design frequency was used.

3) Proposed ground cover to be noted on plans.

Ground surface coverage types are indicated on Sheet L1.1 Landscape Plan of the submitted drawing set.

4) Proposed slopes from southeast comer of the proposed building appears to be very flat at ±0.35%. To ensure positive drainage and avoid ponding within the parking area, a minimum slope of 1 % is suggested.

It is understood that the pavement slopes in this area are very flat.

5) It appears the majority of the proposed parking area is directed to the proposed catch basin and pipe system which is subsequently treated by the proposed oil/grit separator and sand filter. Can the applicant confirm stonmwater runoff north of the proposed building, that does not flow to the proposed catch basins, is treated by existing stormwater quality systems?

The design intent is to not direct any surface water runoff from the proposed facility at 4A Research parkway to the stormwater management system of the 6 Research Parkway site. We provided both existing and proposed spot elevations at the current limit of pavement to indicate how the northerly

portion of the proposed 4A Research Parkway site will direct surface water runoff to the proposed sites stormwater management system.

6) *This Department recommends an emergency spillway set at an elevation above the top of pond elevation for a 100-year storm. This gives an outlet for the stormwater overtopping the basin in a controlled manner with rip-rap to prevent erosion and scour, rather than allowing the excess stormwater to bubble over the entire basin. The top of the basin is typically set at an elevation that allows one-foot of freeboard above the top of pond elevation in a 100-year stonn.*

The outlet control structure for the stormwater detention basin contains emergency spillway ports and an inlet grate has been provided at the top of the structure as shown in the Precast Concrete Outlet Control Structure detail provided on Sheet C3.1 Details of the submitted drawing set.

The emergency spillway ports and inlet grate are discussed in Section 3.0 of the submitted Stormwater Management Design Report. An emergency spillway routing for the 100-year design rainfall event assuming that the principal spillway is not operating (clogged) is included at Appendix B Hydrologic Model Input Data and Results and inlet grate capacity computations are provided at Appendix A Design Computations.

Please let me know if you have any questions or need additional information once you've had a chance to review this information.

Very truly yours,

Summer Hill Civil Engineers & Land Surveyors, P.C.

Michael J. Ott, P.E., L.S.
Principal

Subject **Re: Update**
From Dennis Ceneviva <Dennis@cenevivalaw.com>
To kevin.pagini@wallingfordct.gov <kevin.pagini@wallingfordct.gov>
Date 2021-07-09 11:23

roundcube

402-210 & 210-21M

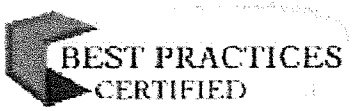
Hi Kevin,

With regard to Orsini's Northrop Ave Special Permit application #402-21 and the 4A Research Parkway Site Plan application #210-2, based on our conversations, both clients are requesting and have CONSENTED to a continuance to the August 9, 2021 meeting.

I will be proceeding with the 18 Duncan Street revision on Monday.

Thank you.

Dennis
Dennis A. Ceneviva, Esq.
Ceneviva Law Firm, LLC
721 Broad Street
Meriden, CT 06450
203-237-8808
FAX 203-237-4240



> On Jul 9, 2021, at 10:48 AM, kevin.pagini@wallingfordct.gov wrote:
>
> Hi Dennis,
>
> Can you give me an update as to what is proceeding for Monday night?
>
> Thank you,
>
> Kevin J. Pagini
> Town Planner
> Town of Wallingford

[redacted]

810-21 A

OCC Group, Incorporated
ENGINEERS • SURVEYORS • PLANNERS
2091 Highland Avenue, Cheshire, CT 06410
TEL: (203) 250-7526 FAX: (203) 271-2727
EMAIL: OFFICE @OCCDESIGN . NECOXMAIL.COM

RECEIVED
JUL - 6 2021
WALLINGFORD
PLANNING & ZONING

July 6, 2021

Wallingford P&Z Commission
c/o Kevin J. Pagini, Town Planner

Re: Floodplain Permit application #810-21
Cavallaro - 475 Williams Road

Dear Commissioners,

In response to the Town Planner's review comments dated June 25, 2021 we offer the following itemized response:

1. All electrical and plumbing facilities will be located above the Base Flood Elevation in and adjacent to the proposed pool house as shown on the plan.

2. The FEMA Map Number and Community Panel Number are noted on the Overall Site Plan as Map Reference 4. Copy of plan provided herewith.

4. Base Flood Elevations for both the pool area and the rain garden area are specified in the Cross-Sections.

Respectfully submitted,
OCC Group, Inc.

David V. Carson

David V. Carson
Managing Principal

810-21A

PLANNING & ZONING
INTER-DEPARTMENTAL REFERRAL
NOTICE OF PROPOSED DEVELOPMENT

APPLICATION: **#810-21**

DATE OF SUBMISSION: June 11, 2021

RECEIVED
JUN 15 2021
WLFD. INLAND/WETLAND

DATE OF RECEIPT: June 14, 2021

SCHEDULED MEETING: July 12, 2021

NAME & APPLICATION OF PROPOSED DEVELOPMENTS: Flood Plain Permit/Cavallaro/475 Williams Road (See attached)

LOCATION: 475 Williams Road

RECEIVED
JUN 16 2021
WALLINGFORD
PLANNING & ZONING

REFERRED TO:

X ELECTRIC	X HEALTH	X BUILDING
X ENGINEERING	X INLAND WETLANDS	____OTHER
X FIRE	X WATER & SEWER	

DEPARTMENT COMMENTS: IWWC approved IWWC# A21-3.3 for 475 Williams Rd. on 6/2/21 with conditions (in-ground pool / low wall / patio surround / raingarden in compensatory flood storage area) - as per drawings in PZC submittal. One condition was a PZC flood permit be obtained.

SIGNED BY: _____, Environmental Planner
(Title)

DATE: 6/15/21

810-21 B

FILE COPY

Town of Wallingford, Connecticut

JAMES SEICHTER
CHAIRMAN PLANNING & ZONING COMMISSION

KEVIN J. PAGINI
TOWN PLANNER

WALLINGFORD TOWN HALL
45 SOUTH MAIN STREET
WALLINGFORD, CT 06492
TELEPHONE (203) 294-2090
FAX (203) 294-2095

June 25, 2021

Scott and Sandy Cavallaro
475 Williams Road
Wallingford, CT 06492

RE: Floodplain Permit Application #810-21

Dear Mr. Cavallaro:

This office has the following comments and questions regarding your application and associated plans:

1. Will there be any electrical or plumbing located below the established Base Flood Elevation (BFE)? If so, please specify where this will be located on a revised site plan.
2. Please include FEMA Map Number and Community Panel Number on revised site plan.
3. Please include Base Flood Elevation (BFE) on revised site plan.

Enclosed please find comments from the Fire Marshal's office. Should you wish to discuss these comments or application further, please call the Planning Office at 203-294-2090.

Regards,

Kevin J. Pagini
Town Planner

Please note: Any responses/correspondence, additional documents and/or revised plans must be received by the Planning & Zoning Department by the close of business on **Wednesday, July 7, 2021** in order to be provided to the Planning & Zoning Commission prior to the Monday, July 12, 2021 meeting. If additional information, responses or documents are necessary to address staff comments and have not been submitted by the cutoff date, Commission policy is that the application will not be considered/discussed at the upcoming meeting since the necessary information has not been provided.

810-21 C

PLANNING & ZONING
INTER-DEPARTMENTAL REFERRAL
NOTICE OF PROPOSED DEVELOPMENT

APPLICATION: **#810-21**

DATE OF SUBMISSION: June 11, 2021

RECEIVED
JUN 18 2021
WALLINGFORD
PLANNING & ZONING

DATE OF RECEIPT: June 14, 2021

SCHEDULED MEETING: July 12, 2021

NAME & APPLICATION OF PROPOSED DEVELOPMENTS: Flood Plain Permit/Cavallaro/475 Williams Road (See attached)

LOCATION: 475 Williams Road

REFERRED TO:

X ELECTRIC	X HEALTH	X BUILDING
X ENGINEERING	X INLAND WETLANDS	____OTHER
X FIRE	X WATER & SEWER	

DEPARTMENT COMMENTS: FMO OK

SIGNED BY: _____, 6/17/21
(Title)

DATE: _____

810-21D

PLANNING & ZONING
INTER-DEPARTMENTAL REFERRAL
NOTICE OF PROPOSED DEVELOPMENT

APPLICATION: **#810-21**

DATE OF SUBMISSION: June 11, 2021

DATE OF RECEIPT: June 14, 2021

SCHEDULED MEETING: July 12, 2021

NAME & APPLICATION OF PROPOSED DEVELOPMENTS: Flood Plain Permit/Cavallaro/475 Williams Road (See attached)

LOCATION: 475 Williams Road

REFERRED TO:

X ELECTRIC	X HEALTH	X BUILDING
X ENGINEERING	X INLAND WETLANDS	____ OTHER
X FIRE	X WATER & SEWER	

DEPARTMENT COMMENTS: No Comment

SIGNED BY: _____ Senior Engineer
(Title)

DATE: June 18, 2021

211-21A

PLANNING & ZONING
INTER-DEPARTMENTAL REFERRAL
NOTICE OF PROPOSED DEVELOPMENT

APPLICATION: **#211-21**

DATE OF SUBMISSION: June 4, 2021

DATE OF RECEIPT: June 14, 2021

SCHEDULED MEETING: July 12, 2021

RECEIVED
JUN 18 2021
WALLINGFORD
PLANNING & ZONING

NAME & APPLICATION OF PROPOSED DEVELOPMENTS: Site Plan/400 South Orchard Street, LLC/Expansion of Service Area, Six (6) new service bays/400 South Orchard Street

LOCATION: 400 South Orchard Street

REFERRED TO:

X ELECTRIC	X HEALTH	X BUILDING
X ENGINEERING	X INLAND WETLANDS	____OTHER
X FIRE	X WATER & SEWER	

DEPARTMENT COMMENTS: FMO ON SITE, WILL NEED BUILDING PLANS

SIGNED BY: _____ FMO (Title)

DATE: 6/17/21

RECEIVED
JUN 16 2021
BY: _____

211-21B

Town of Wallingford
Department of Engineering
45 South Main Street
Wallingford, Connecticut 06492
Tel: (203) 294-2035; Fax: (203) 284-4012

Alison Kapushinski, P.E.
Town Engineer

MEMO

TO: Planning & Zoning Commission

FROM: Department of Engineering AMK

RE: **PZC Application #211-21**
400 South Orchard Street/ Site Plan Application

RECEIVED
JUN 21 2021
WALLINGFORD
PLANNING & ZONING

DATE: June 18, 2021

Dear Commissioners:

We are in receipt of the following materials for the referenced application:

- Plan Set for Executive Fiat, 400 South Orchard Street by Juliano Associates dated May 21, 2021.

We offer the following comments based on the submitted materials:

1) Applicant to clarify where customer and employee parking is provided. The proposed building addition and pavement removal creates very narrow drive aisles: 12-feet between the south side of the proposed addition and existing parking spaces and 15-feet behind proposed 90° parking stalls in the northeast corner of the parking area.

2) The proposed FFE of 103.3 creates a fill condition of approximately 2.5-feet on the north side of the building (unpaved area) and 0.5-feet on the east side (paved area). Will all access to the proposed addition be from the existing building? It appears there might be a garage bay opening on the east side, however grades in this area don't appear to be flush.

3) The small increase in impervious coverage due to the building addition is offset by removing pavement in the northeast corner of the existing parking lot. Adverse impacts to stormwater systems are not anticipated.

4) Details are provided for a construction entrance, stockpile area, and hay bale barriers. I do not believe these were included on the submitted plans. Please provide.

If you have any questions or require any additional information, please let me know.

211-21C

PLANNING & ZONING
INTER-DEPARTMENTAL REFERRAL
NOTICE OF PROPOSED DEVELOPMENT

APPLICATION: **#211-21**

DATE OF SUBMISSION: June 4, 2021

DATE OF RECEIPT: June 14, 2021

SCHEDULED MEETING: July 12, 2021

NAME & APPLICATION OF PROPOSED DEVELOPMENTS: Site Plan/400 South Orchard Street, LLC/Expansion of Service Area, Six (6) new service bays/400 South Orchard Street

LOCATION: 400 South Orchard Street

REFERRED TO:

RECEIVED
JUN 21 2021
WALLINGFORD
PLANNING & ZONING

X ELECTRIC	X HEALTH	X BUILDING
X ENGINEERING	X INLAND WETLANDS	OTHER
X FIRE	X WATER & SEWER	

DEPARTMENT COMMENTS: See attached memo

SIGNED BY: _____, Town Engineer
(Title)

DATE: 6/18/21

211-21D

FILE COPY

Town of Wallingford, Connecticut

JAMES SEICHTER
CHAIRMAN-PLANNING & ZONING COMMISSION

KEVIN J. PAGINI
TOWN PLANNER

WALLINGFORD TOWN HALL
45 SOUTH MAIN STREET
WALLINGFORD, CT 06492
TELEPHONE (203) 294-2090
FAX (203) 294-2095

June 24, 2021

400 South Orchard St. LLC
1180 North Colony St.
Wallingford, CT 06492

RE: Site Plan Application #211-21
Executive Fiat 400 South Orchard Street

Dear Mr. Orsini:

This office has the following comments and questions regarding your application and associated plans:

1. Will there be any new outside lighting?
2. Will a revision to the existing dealers and repairs license be required?
3. Where are the new bay doors located? Are they on both the southern and eastern sides of the proposed addition or are they only located on one side, if so, which side?
4. Configuration of the proposed addition indicates that there would be smaller driving lanes available, as little as 12 feet in one area. Will this new addition be used by the public or are these new service bays for employees only? Will the parking spaces located directly east of the new addition be removed? If the public will be using this area then a new traffic flow circulation pattern should be presented as the existing pattern is unsafe.
5. Please add the current and proposed number of parking spaces to the site plan. Also, zoning table should reflect that site lies in both the CB-12 district and the R-11 district.
6. Traffic flow arrows should be added to the site plan.
7. What is the height of the proposed addition?
8. Site Plan does not indicate an existing traffic pattern around the rear of the building. Will the rest of the lot have two way circulation access? If so, where in the southeast corner of the site does one way circulation end and two way begin?

Enclosed please find comments from the Engineering Department. Should you wish to discuss these comments or application further, please call the Planning Office at 203-294-2090.

Regards,

Kevin J. Pagini
Town Planner

Please note: Any responses/correspondence, additional documents and/or revised plans must be received by the Planning & Zoning Department by the close of business on **Wednesday, July 7, 2021** in order to be provided to the Planning & Zoning Commission prior to the Monday, July 12, 2021 meeting.

211-21E

Memo

To: Planning and Zoning, Kevin Pagini

From: Fire Marshal, Michael Gudelski

cc: N/A

Date: June 29, 2021

Re: 400 South Orchard

Kevin,

The FMO is good with site but will need building plans to determine CFSC.

V/R

Mike

RECEIVED
JUN 30 2021
WALLINGFORD
PLANNING & ZONING

211-21 F

TOWN OF WALLINGFORD
DEPARTMENT OF PUBLIC UTILITIES
WATER AND SEWER DIVISIONS

ENGINEERING SECTION
PHONE 203-949-2672
FAX 203-949-2678

INTEROFFICE MEMORANDUM

TO: KEVIN PAGINI, WALLINGFORD TOWN PLANNER

FROM: SCOTT SHIPMAN, JUNIOR ENGINEER

SUBJECT: SITE PLAN – #211-21
400 SOUTH ORCHARD STREET – J. ORSINI

DATE: JUNE 30, 2021

CC: N. AMWAKE PE; E KRUEGER; J PAWLOWSKI; J. ORSINI; JULIANO ASSOC.

The staff of the Water and Sewer Divisions has reviewed the plans as submitted for the subject application and this memo consolidates their comments and requirements.

This office has no objections to the building addition as proposed. The existing building is currently serviced by municipal water and sanitary sewer.

The existing building service area floor drains are connected to an oil/water separator prior to discharge to the municipal sanitary sewer system. Any new floor drains will also need to be connected to an oil/water separator, and calculations provided showing the oil/water separator (either new or existing) is adequately sized for the additional capacity.

It is not clear if there are any other plumbing modifications proposed for the building or whether any utility service revisions or modifications will be required, therefore we request that the following water and sewer utility items be made conditions of approval to be resolved prior to the issuance of a building permit for the addition to the building:

1. Submission of revised water use, sewer use and "Needed Fire Flow" estimates including plumbing fixture counts in accordance with Water and Sewer Division requirements.
2. Submission of interior plumbing plans for the building addition as proposed and an updated "Wastewater Discharge Survey" for review by the Sewer Division and application for any required CT-DEP Non-Domestic Wastewater Discharge Permit that may be required.
3. Submission of a revised site utility plan incorporating any modifications or revisions to the water and sanitary sewer services to the building (if required) subject to the final review and approval of the Water and Sewer Divisions prior to the start of construction.

Also, Town Ordinance No. 577 stipulates that if a building permit is issued for improvements/repairs of buildings, costing at least $25,000, then the Town may conduct an inspection of the property in order to determine if any groundwater or storm water drains are connected to the sanitary sewer. Therefore, if the proposed renovations meet these criteria, we hereby request that the property owner contact this office to arrange for an inspection of the property by the Sewer Division to review potential sources of inflow and infiltration that may need to be disconnected from the municipal sanitary sewer system.

211-21G

Juliano Associates
405 Main Street (Yalesville)
Wallingford, Connecticut 06492
Voice: 203-265-1489
Fax: 203-949-1523

July 6, 2021

Mr. Kevin J. Pagini
Town Planner
Town of Wallingford
45 South Main Street
Wallingford, CT 06492

RECEIVED
JUL - 7 2021
WALLINGFORD
PLANNING & ZONING

RE: Site Plan Application #211-21
Executive Fiat – #400 South Orchard Street

Dear Mr. Pagini,

With respect to Town Staff review comments (items 211-21B, 211-21D, 211-21E, and 211-21F) Juliano Associates LLC offers the following responses:

211-21B – Department of Engineering Comments:

1. Customers typically park in the front of the facility or use the spaces to the south that are located on the Executive Dodge site. Employees park in the double row in the easterly portion of the site and on the Executive Dodge site as needed. Yes, the proposed addition does create a narrow drive aisle along the southerly side of the building, however, the eastern portion of the parcel is not used by or intended for use by the public.

2. This office spoke with Ms. Kapushinski and clarified that the proposed addition is creating a small cut into the hillside and on the east side of the building. This is all to maintain the proposed finished floor at the same elevation as the existing service area and avoid the need for an internal ramp. The proposed plan calls for minor grading on the easterly side of the proposed addition to address the 0.5-foot difference in the proposed finished floor and the existing grade of the parking lot. The concept is to slightly regrade the parking area to ensure a smooth transition into the building on the east side.

3. No comment required.

4. Sheet 3 of 3 is a standard detail sheet and, as such, some details depicted on the plan will not be utilized for this particular project. This avoids having to create site specific details plans for

Juliano Associates
405 Main Street (Yalesville)
Wallingford, Connecticut 06492
Voice: 203-265-1489
Fax: 203-949-1523

every project, however, if the Town requests that only site-specific details be depicted then Juliano Associates LLC will update the plan as a condition of approval.

211-21D – Planning Department Comments:

1. There is no anticipated outdoor lighting other than what would be required by Building Code over any new ingress or egress for the addition.

2. As per this office's discussion with the owner, a revision to the existing dealers and repairs license is not required.

3. Similar to the existing service area the only proposed bay door will be on the east side of the building. This will ensure that the drive isle on the south side on the building remains accessible for the employees.

4. The addition is for six new service bays, as such, its use is strictly by the employees of the facility. No. There is a loss of fourteen (14) spaces due to the addition, however, the remaining parking will remain or be reconfigured as depicted. These spaces are strictly for service and inventory and therefore not available for customer parking.

5. The requested information has been added to the revised Sheet 2 of 3. This office did not include the R-11 district in the Zoning Table since at the time the plan was prepared the property owner had not yet acquired the strip of land from the abutting property owner to the east. That being stated, we have noted that the property is also within the R-11 Zoning District.

6. Traffic flow arrows have been added to the revised plan as requested.

7. This office apologizes for leaving the existing and proposed building heights blank on the mapping that was submitted. The proposed addition will have the same peak height (22.14) as the rear portion of the building.

8. The southerly drive aisle is one way from west to east. The other drive aisles are used with two-way circulation.

211-21E – Fire Marshall Comments:

No response required.

Juliano Associates
405 Main Street (Yalesville)
Wallingford, Connecticut 06492
Voice: 203-265-1489
Fax: 203-949-1523

211-21F – Water & Sewer Comments:

1. Revised use, sewer use, and "needed fire flow" calculations will be submitted to the Divisions prior to/in conjunction with applying for a building permit.

2. Interior plumbing plans and an updated Wastewater Discharge Survey will be submitted to the Divisions prior to/in conjunction with apply for a building permit.

3. Should there be any changes to the on-site utilities as a result of the proposed addition, Juliano Associates LLC will submit an updated plan to the Division for review.

Should you have questions or comment regarding the proposed submission materials, or this response letter please do not hesitate to contact our office accordingly.

Very truly yours,

Juliano Associates LLC
Christopher S. Juliano

9A

Danielle Conway
Ian Fuller
78 Tankwood Rd
Wallingford, CT 06492

June 17, 2021

Mayor William W. Dickinson, Jr.
45 South Main Street
Room #310
Wallingford, CT 06492

RE: Development of Data Centers with Gotspace LLC

Mayor Dickinson:

We are writing today to express our concerns over the proposed plan to construct a data center on properties in the vicinity of Tankwood Road and North Farms Road. I was able to express some of these concerns during the Town Council meeting on June 8, 2021 conducted via GoToMeeting; we feel the need to expand upon those concerns here. In short, we believe that the construction of these structures has the potential have a severe negative impact on our wonderful neighborhood without being of significant positive influence to the Town of Wallingford.

My husband and I grew up in Wallingford and always envisioned starting our family here. Six months ago, in November of 2020, we endured shopping for a home in a booming market with low inventory; through it all, we managed to find our dream house. Now just a few short months later, we are learning that so much of what we loved about this property—a beautiful yard, ripe with mature trees and wildlife, in a nice quiet neighborhood—is at risk. Our primary concerns are as follows:

1. **Construction time and noise**: The estimated construction time for each of these buildings is approximately 18 months. It was noted during the aforementioned Town Council meeting that the construction would not be able to happen on multiple buildings concurrently, which would potentially expand the initial construction phase for multiple years. If five buildings are constructed on this estimated schedule as proposed, the project would take over 7 years to complete. It was also made clear during this meeting that access to the site may be an issue and that the contractors may request access from roads that they have agreed to not utilize (e.g., Tankwood Rd, North Farms Rd, & Williams Rd). Should this happen, which seems relatively likely, it would produce additional noise and stress for residents.

2. **Tax Exempt Status**: My understanding is that legislation was passed in March of this year (H.B. No. 6514, *An Act Concerning Incentives For Qualified Data Centers To Locate In The State*) that would afford substantial tax exemptions so that our local community will not see the full financial benefit as it would if a taxpayer were to develop the space. Particularly with this type of facility, Wallingford would be losing out on a massive personal property tax bill due to this blanket exemption. Even with the monetary investment that the developer intends to make, it would only be a fraction of the amount that a non-exempt parcel would generate.

3. **Environmental Impact**: The current use of the land, while zoned industrial, affords a rich mix of wildlife due to the plants and vegetation that currently reside there. Coyote, deer, fox, rabbits—just to name a few—would be displaced by this construction. Even down to our pollinating insects, this kind of development is a risk to our local ecosystem. A full environmental impact study should be considered.

4. **Utilities**: The demand for increased infrastructure for utilities (i.e., electric, water, sewer) would need to be considered not only in the short-term, but also over a long-term basis. The proposed developer may make an initial investment here, but it will be up to the residents, the individuals actually contributing to the tax revenue for the Town, to foot that bill in the future. Creating access to these utilities is also an additional construction concern.

5. **Too many "unknowns"**: Constructing this type of facility in such close proximity to residential properties is unprecedented. While the plans may sound good on paper, the full impact may not be known for months or years after the onset of construction. Is the Town of Wallingford prepared to be the guinea pig for this type of development in New England? Is this the highest and best use of this property? The questions raised both by residents and Council should be thoroughly explored before these plans are fully put into motion. Additionally, per a recent article from Data Center Dynamics (DCD), "According to filings, Gotspace was founded in January of 2021 in Boston. Real estate developer Thomas Quinn and Nicholas Fiorillo are listed as partners of the company. Currently, it is yet to deliver any data centers."* I question whether this particular developer has demonstrated the ability to deliver what they are offering.

We ask that you take into consideration the points raised above and heavily weigh the impact that this project will have on your residents. It was noted during the Town Council meeting that "only a few residents will be directly impacted," and that is true—we may be a small percentage, but we are here. We love this town and want to see it flourish and succeed, but not at the detriment of its residents. We appreciate your time and consideration on this matter.

Respectfully,

Danielle Conway
203-500-3599
conwayd3@gmail.com

Ian Fuller
203-675-3004
Ianfuller986@gmail.com

cc:

Tim Ryan, Economic Development Specialist

Tom Talbot, Interim Town Planner

Town Council:

Vincent Cervoni, *Chairman*	Joseph A. Marrone, III	Christina Tatta
Thomas Laffin, *Vice Chairman*	Gina Morgenstein	Vincent F. Testa, Jr.
Craig C. Fishbein	Christopher K. Shortell	Jason Zandri

Planning & Zoning Commission:

Jim Seichter, *Chair*	Rocco Matarazzo, *Secretary*	Jeffrey Kohan
Jon Paul Venoit, *Vice-Chair*	James Fitzsimmons	

* Swinhoe, Dan. "Data center proposed by new company in Wallingford, Connecticut." *Data Center Dynamics*, Data Centre Dynamics Ltd (DCD), 21 May 2021, www.datacenterdynamics.com/en/news/data-center-proposed-by-new-company-in-wallingford-connecticut/

9B

Tony Hayes

1083 N Farms Rd

Wallingford

Ct.06492

Dear Members of the Wallingford Planning and Zoning Commission,

My name is Tony Hayes, address is 1083 North Farms Road here in Wallingford and I am writing to you regarding the Data Center Development by GotSpace in the North Farms /Tankwood section of town.

I have voiced concerns to the Town Council regarding positioning of these huge structures so close to residential homes in our area. Specifically I talked about the effects that noise both decibel level and frequency have on the human condition Some of those health effects are excess tiredness, Cardio Vascular disease, sleep interruption, headaches and pressure to the eardrum among others.

The Town Council having agreed to vote in favor of a host agreement have now kicked this hot button issue to Planning and Zoning for their review.

Under the present plan, construction of these buildings will have huge issues for homeowners that are located near these structures.

I invite any and all of you to please come visit my home so that you can see first hand the proximity of these proposed buildings to my home and the intrusion of a 45 foot building/s on the neighborhood and what the effects of 24/7/365 low intensity noise will have on folks living here.

Craig Fishbein and Jason Zandri in a bipartisan show of support to the neighborhood did just that and after listening to neighborhood concerns and seeing first hand what the construction of these huge would do to the neighborhood decided to vote against the development of this Data Center.

I urge you to please consider my invitation to put feet on the ground so that you can fully understand our concerns.

Thank you

Tony

203-376-3792

Town of Wallingford, Connecticut

11A

LEGAL NOTICE

The Wallingford Zoning Board of Appeals, at its meeting of June 21, 2021, voted to take the following actions:

They voted to approve:

1. #21-009 – Variance Request/Leahy/front yard of 18 ft. (40 ft. required) to construct an attached 23 ft. x 26 ft. attached garage at 58 Nod Brook Road in an R-18 District.
2. #20-010 – Variance Requests/Choate Rosemary Hall/height of 70 ft. (50 ft. max permitted), up-lighting (no up-lighting permitted), and sign 25 ft. W x 10 ft. H (12 sq. ft. max area permitted) to erect light poles and scoreboard at Athletic Field at 333- 356 Christian Street in an R-18 District.
3. #20-011 – Variance Request/Benson/side yard of 11.2 ft. (12 ft. required) to construct a single story addition at 15 Atkinson Lane in an R-11 District.

They denied:

1. #21-013 – Variance Request/Booth/front yard of 65.5 ft. (75 ft. required) to construct a detached 23.5 ft. x 35 ft. garage at 2 Bartholomew Lane in an RU-120 District.

WALLINGFORD ZONING BOARD OF APPEALS

LOUIS CZERWINSKI, SECRETARY

DATED AT WALLINGFORD
June 22, 2021

POSTING DATE
June 25, 2021

Town of Wallingford, Connecticut

12B

LEGAL NOTICE

The Wallingford Zoning Board of Appeals will hold the following public hearings at their meeting of Monday July 19, 2021, 7:00 p.m., in Robert F. Parisi Council Chambers, Town Hall, 45 South Main Street.

1. #21-012 – Variance Requests/Maghery/front yard of 24.5 ft. (40 ft. required) and building coverage of 23% (15% max permitted) to construct a handicap accessible addition at 48 Apple Street in an R-18 District.

2. #21-014 – Variance Requests/Moran/front yard of 28 ft. (40 ft. required) and parking of 30 spaces (36 required) to construct an attached covered patio addition at 321 (325) Church Street in a CA-12 District.

3. #21-015 – Variance Request/Meyer/front yard of +/-3 ft. (10 ft. required) and 7.1 ft. exists to construct a front vertical addition (dormer) at 279 South Cherry Street in an R-6 District.

4. #21-016 – Variance Request/Butka/front yard of 32.8 ft. (40 ft. required) to construct a 10 ft. x 25 ft. addition at 5 Highland Drive in an R-18 District.

5. #21-017 – Variance Request/Benhaven, Inc./side yard of 19.2 ft. (25 ft. required) to construct a 30 ft. x 100 ft., 2 story addition at 50 North Plains Highway in an I-40 District.

6. #21-018 – Special Exception Request/ In Memoriam Cemetery Association of Wallingford/cemetery expansion at 1 North Main Street Extension in an R-18 District.

Should you wish to review any of the above-listed application(s), or have any questions regarding these matters, please contact the Wallingford Planning Office at 203-294-2090.

WALLINGFORD ZONING BOARD OF APPEALS

LOUIS CZERWINSKI, SECRETARY

DATED AT WALLINGFORD
June 28, 2021

POSTING DATES
July 6, 2021
July 13, 2021

"Individuals in need of auxiliary aids for effective communication in programs and services of the Town of Wallingford are invited to make their needs and preferences known to the ADA Compliance Coordinator at 203-294-2070 five (5) days prior to meeting date."

Current Zoning Complaints Closed

Complaint Closed	Complaint ID	Complaint Open	Violation	Street #	Street Name	Owner Last Name	Owner First Name
6/7/2021	2021-011	4/28/2021	Vehicle Storage	58	South Orchard Street	Sbordone	Brandon

Current Zoning Complaints

Violation	Complaint Date	Complaint ID	Street #	Street Name	Business/Owner Last Name
Accessory Structure					
	1/1/2014	2014-001	14	School House Road	Sagnella
Animal(s)					
Rooster(s)	7/31/2018	2018-032	610R	South Elm Street	Joaquim
Donkey, Mini Horse	5/1/2017	2017-020	79	Kondracki Lane	Briles
Commercial in Residential					
	1/17/2020	2020-008	5	Audette Drive	Jean Schwindenhammer
Commercial Vehicle					
	4/3/2013	2013-016	5	Stegos Drive	Shuda
Coverage					
outbuildings, Garage	6/14/2019	2019-045	408	North Elm Street	Sousa
Dwelling Unit(s)					
potentially 2 illegal u	3/25/2020	2020-011	7	Wisk Key Wind Road	Francis
3+ dwelling units in	1/7/2020	2020-004	5	Cedar Street	
illegal dwelling in ou	10/8/2019	2019-077	297	Grieb Road	Oldani
illegal 2 family	9/13/2019	2019-073	40	Third Street	Giarratana

Violation	Complaint Date	Complaint ID	Street #	Street Name	Business/Owner Last Name
Dwelling in camper	8/21/2019	2019-060	108	North Whittlesey Avenue	Lariviere
Garage Height, illega	5/29/2019	2019-031	15	Hemingway Drive	Diana
Detached Garage as	5/28/2019	2019-035	310	North Main Street	Corbett & Craig
8-10 rooms rented-	5/1/2019	2019-026	162	Mansion Road	Lebov
2 Units	4/1/2019	2019-019	160	Woodhouse Avenue	McCoy
2 Units	3/18/2019	2019-018	59	Sawmill Drive	
4 Units	11/28/2018	2018-040	91	North Orchard Street	Rocco
3-4 units	3/2/2018	2018-008	184	North Airline Road	Cerrone
3 Units	1/16/2018	2018-001	15	Washington Street	Valentino
	9/14/2017	2017-047	1266	Barnes Road	Joan and Graham Dale, Catherine McDowell
	8/10/2017	2017-044	58	North Branford Road	Ibar
Accessory Apartmen	2/27/2017	2017-011	68	Old Lane	McManus
Accessory Apartmen	3/16/2016	2016-003	283	Highland Avenue	Drucker
Accessory Apartmen	3/7/2016	2016-002	10	Cooke Road	Soderman
Garage	3/4/2016	2016-004	14	Overlook Drive	Berube

Violation	Complaint Date	Complaint ID	Street #	Street Name	Business/Owner Last Name
	6/18/2015	2015-101	1179	Old Colony Road	Smith
	5/5/2014	2014-023	73	Pent Highway	
4th unit	12/1/2013	2013-050	19	South Whittlesey Avenue	Venegas
2nd unit	5/20/2013	2013-026	6	Pauline Court	Cone
2nd unit	4/27/2012	2012-012	505	Church Street, Yalesville	You and Zhen
3rd unit	2/7/2012	2012-007	30	Duncan Street	Laudano Family LLC
3rd unit	2/7/2012	2012-008	104	North Cherry Street	Lewko
3rd unit	2/7/2012	2012-009	19	North Street	Ostrofsky
3rd unit	2/7/2012	2012-006	85	Christian Street	Souza
4th unit	2/6/2012	2012-005	30-34	Hope Hill Road	Bennett
2 units	9/24/2009	2009-070	52	Grieb Trail	Ridley
Accessory Apt	7/18/2008	2008-050	57	Jobs Rd	Citak
Excavation/filling					
	8/11/2016	2016-035	980	New Rock Hill Road	Dubec
Excavation/Filling, Stockpiling					
Material being brou	9/26/2019	2019-070	1173	South Broad Street	Romar Properties LLC (Robert Cone)
Floodplain					

Violation	Complaint Date	Complaint ID	Street #	Street Name	Business/Owner Last Name
unpermitted filling	5/20/2020	2020-013	950	South Colony Road	
Illegal Rooming/Boarding House					
renting rooms indivi	12/19/2019	2019-089	180	Cook Hill Road	Rivers
Illegal subdivision					
	3/26/2003	2003-025	84	Chimney Hill Road	Lippold
Lighting					
	1/25/2019	2019-012	54	Williams Road	Gagliardi
Open Space					
	6/29/2016	2016-023	19	Harvest Lane	Pugliese
	7/13/2015	2015-120	159	Pond Hill Road	
	5/26/2009	2009-029	5	Megan Lane	Yu
Outside Storage					
Camper in front yar	1/22/2020	2020-006	627	North Elm Street	Vumback
	4/8/2019	2019-021	19	Claremont Avenue	Yasensky
Container	3/1/2018	2018-005	11	Backes Court	Girard
signage, Site Plan	6/27/2017	2017-032	283	South Colony Road	Philip Scagnelli (Estate)
Camper/Boat/Com	6/26/2017	2017-030	14	Martin Trail	Scranton

Violation	Complaint Date	Complaint ID	Street #	Street Name	Business/Owner Last Name
	6/28/2017	2017-033	424	North Colony Street	Rick's Antiques
Site Plan					
Parking subleased fo	1/20/2020	2021-012	61	Barnes Industrial Park Road, North	
Site Plan/Special Permit					
	3/4/2019	2019-014	30	Barnes Industrial Road South	
Notice Requirement	6/27/2018	2018-028	12-15	Wind Swept Hill Road	Paradise Hills Winery
Also Signage	11/20/2017	2016-008	765	North Colony Road	Rick's on 5
Stockpiling, Illegal re	4/24/2017	2005-026b	400	Washington Street	Taylor
	2/23/2017	2017-012	60	Prince Street	Henry McCully, Director
	4/21/2016	2016-011	250	Main Street	Brother's Pool
	7/13/2011	2011-051	315	North Colony Street	Wallingford Sam's Gulf
	5/4/2011	2011-023	128	East Street	Eagle Realty, LLC
	8/3/2009	2009-054	384	South Colony Street	dba Cheap Auto Rental
	7/27/2009	2009-045	197	Ward Street	Doolittle (CDZ, LLC)
	11/7/2007	2007-090	120	Church Street	Yalesville Properties, LLC
Stockpiling, Illegal re	1/3/2005	2005-026	400	Washington Street	Taylor
Stockpiling					

Violation	Complaint Date	Complaint ID	Street #	Street Name	Business/Owner Last Name
Fill, Floodplain	10/31/2016	2006-046b	8-10	Summerwood Drive	Lohmann
	7/1/2012	2012-028	25	Meadow Street	Allen
	7/1/2012	2012-029	37	Meadow Street	McInvale
Boat/Camper/Com	8/17/2009	2009-056	140-144	Dudley Avenue	Thorsen, LLC
	7/3/2009	2008-048	136	Dudley Ave	Nalcerio
, Streamline Encroac	12/12/2006	2008-009	471	South Elm Street	Miller
	9/18/2006	2006-046	1150	Old Colony Road	Lohmann
	7/11/2005	2005-072	84	Grieb Road	Self
Outside Storage, Site Plan/Special					
unscreened dumpst	7/10/2019	2019-053	99	North Colony Street	Checker's Food Store
Parking					
	3/17/2015	2015-067	189	South Cherry Street	Torelli
Signage					
	5/7/2018	2018-011	144	Center Street	Words on Wood
	5/7/2018	2018-013	88	Center Street	Catalyst Studio
	5/7/2018	2018-016	18	Center Street	Center Street Luncheonette
	10/2/2017	2017-050	400	North Colony Street	Wallingford Tire & Auto

Violation	Complaint Date	Complaint ID	Street #	Street Name	Business/Owner Last Name
	6/10/2015	2015-108	279	Parker Farms Road	
Subdivision Approval					
	9/27/2009	2009-044	1370	Durham Road	DeBaise Construction Company, Inc.
Use					
Storage	5/29/2019	2019-032	156	Center Street	DHI too (business)
Commercial in Resid	1/11/2017	2017-001	63	Carriage Drive	Summers
Auto Repair	4/25/2016	2016-001	323	North Cherry Street Extension	
Commercial in Resid	10/19/2015	2015-154	6	Blakeslee Road	Smith
	6/4/2014	2014-036	187	Williams Road	Maier
Commercial in Resid	5/19/2014	2014-029	97	Saw Mill Road	Valley Racing Pigeon Club, LLC
Commercial in Resid	4/24/2014	2014-009	27	Bailey Avenue	Bailey Ave Associates
Scrap Yard Expansio	4/15/2013	2013-024	1131	South Broad Street	DFT Inc.
Commercial Vehicle	4/2/2013	2013-013	715	North Farms Road	Binnix and Mappa
motor vehicle	9/15/2012	2012-039	253	South Cherry Street	Acosta
Greenbelt	6/15/2012	2012-051	151	North Plains Industrial Road	151 North Plains Industrial Road, LLC
	9/21/2011	2011-061	130	East Street	Yumbla

Violation	Complaint Date	Complaint ID	Street #	Street Name	Business/Owner Last Name
	4/12/2011	2011-032	940	Church Street	Verner
Signage	2/3/2011	2011-010	391	Main Street	Duszynski
	10/23/2009	2009-080	412	Main Street, Yalesville	Splitting Images
Motor vehicle	9/30/2009	2003-027b	20	North Plains Highway	Stone
	4/11/2001	2013-021	12 & 15	Wind Swept Hill Road	Ruggiero
Use & Excavation/Filling					
filling in wetlands/fl	6/3/2019	2019-036	1245	Old Colony Road	Pytel
Use, Dwelling Unit(s)					
3 residential units wi	9/17/2019	2019-071	340	Quinnipiac Street	Delta Arsenal
Variance, Conditions of Variance					
	2/7/2017	2017-009	369	North Colony Street	North Colony Properties, LLC