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June 25, 2024

Ms. Meredith Badalucca, CZEO
Assistant Planner
Town of Montville
310 Norwich-New London Turnpike
Uncasville, CT 06382

**Re: 24SITE3 – Jeff Daniels
1492 Hartford-New London Turnpike
Montville, CT
Revised Site Development Plan and Stormwater Management Report Review**

Dear Ms. Badalucca,

Per your request Boundaries LLC has completed a review of the revised application materials for the proposed industrial development located at 1492 Hartford-New London Turnpike (Map 005, Lot 027-000) prepared by Green Site Design, LLC.

The following documents were received on June 21, 2024, as part of the revised application package:

- Revised Site Plan Prepared for Daniels & Sons Construction, LLC, 1492 Hartford-New London Turnpike, Montville, CT, April 2024, Revision 5, 6/20/24 Review Comments.
- Comment Responses.
- Drainage Calculations, Hydraulics & Hydrology Report, Revised 6/20/24.

The following comments and questions are based on review of the responses regarding the stormwater management system modeling:

Stormwater Management Report

- Based on the modeled reduction in flow rates through the Water Quality Basin during the smaller storm events it appears that the basin has reverted to being modeled as an infiltration basin. The basin had been previously changed to be modeled as a wet basin to more accurately reflect the soil and groundwater conditions reported in the test hole results. Please verify that the basin is not being modeled as empty between storm events.
- The sheet flow portions of the Times of Concentration were revised to be calculated using a Manning's n-value of 0.24. This value is listed as Dense Grass in Table 3-1 of TR-55. The selected Manning's n-values do not appear to correspond to the primarily gravel surface proposed for the



property. Please document the reasons for the selected Manning's n-values for the project record.

The following comments and questions are based on review of the revised site plans:

- The side slopes of the proposed Phase 1 driveway exceed 2H:1V. Please verify that the proposed grading will be stable and evaluate the need for a guiderail between the driveway and the stormwater basin.

Please do not hesitate to contact me with any questions.

Sincerely,



David C. McKay, P.E.