



**Town of Greenwich
Dept. of Public Works
Sewer Division
Interoffice Correspondence**

Date: July 15, 2021

To: Katie Deluca, Director, Planning & Zoning

From: Richard C. Feminella, Wastewater Division Manager

Copy: Chris Mandras, Maintenance Manager - Sewer Division
Al Romano, Environmental Asset Engineer – Sewer Division

Re: PLPZ202100248: 9-11 South Water Street, 9-11 South Water Street LLC

We have prepared the following comments and questions regarding the proposed application.

Project Summary:

- Construct a mixed use building to include a commercial retail store on the first floor and two moderate income housing units on the second floor. This application is identical to previously approved PLPZ201400429.

Sewer Division Comments:

As indicated in the Sewer Division's prior comments dated September 3, 2014, the following comments still apply and need to be addressed:

Comments to be addressed during P&Z phase:

- This property has an existing Sewer Repair Permit (PRSD201302742) that has not been closed out that still has open conditions that need to be satisfied. This permit dates back to 2014 and expired in 2016. This property also had a separate Sewer Permit Application submitted in 2016 that did not include the necessary plans, so it could not be reviewed or permitted. Please have the applicant/owner obtain a Sewer CCTV Inspection Permit and complete CCTV inspection of all sanitary sewer laterals for this parcel from the building out to the Town sewer main with the Sewer Division's Environmental Asset Engineer / Sewer Inspector present. We believe this property had previously installed a second sewer lateral into the property, but did not complete the lateral installation to the building. This sewer lateral also needs to be CCTV inspected. This may require excavation to find the lateral pipe in the property to perform the CCTV inspection. Please coordinate directly with the Sewer Division.

Comments to be addressed during Sewer and Building Permit phase:

- Please have the applicant/owner coordinate with the Sewer Division for the necessary permits required to connect to the Town's sanitary sewer system. As outlined the P&Z phase comment above, this parcel has prior Sewer Permits that have not been closed out. The results of the Sewer CCTV inspection will provide the guidance for what will need to be done for connection(s) for the proposed development. Please coordinate directly with the Sewer Division.
- Please note, sanitary sewers are designed for first floor elevations. Therefore, any plumbing fixtures in lower levels (basements) could be subject to sanitary sewer backups/overflows. The property owner is strongly recommended to consider and review this and plan accordingly to protect themselves in those situations. The Town is

not responsible for damages as a result of these connections/installations. Please consider this and revise accordingly.

- Please note, in accordance with Town regulations and standard practice, all clear water sources cannot discharge to sanitary sewer. This includes air conditioning and high efficiency heating system condensate lines. Please confirm that the new development will not discharge any clear water sources to sanitary sewer.

Please NOTE: These comments are intended for P&Z review only. These comments do not take the place of Sewer Permit(s). Any Sewer Permit Applications receive thorough reviews and may result in additional comments/requirements at that time. In addition, please be reminded that in order to receive Building Permits, the applicant must have secured all other necessary permits, including, but not limited to, Sewer Permits **PRIOR** to obtaining their Building Permits.