



December 14, 2023

Mr. David Rohr
Hamburg Township
10405 Merrill Road
Hamburg, Michigan 48139

Re: Hamburg Village
Preliminary Site Plan Review #2

Dear David:

We have reviewed the preliminary site plan for the above referenced project as prepared by SM Engineering, dated November 10, 2023, along with supplemental information provided on December 4, 2023. The petitioner is proposing 40 multifamily units along with an office and gas station. We offer the following comments for your consideration:

Grading

1. At this point, we have no concerns with the grading, however, as previously requested, the grading plan should include proposed contours for the final site plan submittal.

Paving

2. MDOT approval is required for the driveways on M-36.
3. All ramps shall be ADA compliant.
4. No pavement or sidewalk details were included. These should be included in future submittals along with proposed cross sections, curb types, and other appropriate details.
5. ADA parking spaces shall be minimum of 8'-0" wide. Space north of the gas station is dimensioned as 7'-6".

Utilities, Generally

6. Incorrect municipalities are referenced in the General Notes on Sheet C.5.
7. The utilities in general should be laid out parallel to the proposed roadways, most notably on the north/ south roadways.
8. The scale on Sheet C5.0 is incorrectly listed.

Storm Drainage

9. The preliminary storm calculations are acceptable. The final site plan submittal shall include:
 - a. Drainage areas should be shown, and any offsite input should be considered.
 - b. An outlet detail and calculations should be included.

- c. Conveyance calculations for the storm sewer should be included.
 - d. Details of manholes, catch basins, etc as required.
10. The applicant is proposing to discharge the site stormwater to the Livingston Street outlet. The applicant should demonstrate that there is adequate conveyance available so that no ponding is caused by this discharge. Approval from the Livingston County Road commission for this discharge is also required.

Sewer

11. The sewage from the development is collected in a gravity sewer and fed into a pump station that will lift the sewage to the existing sewer on M-36. Review of the sewer system will occur with the final site plan submittal.
12. An existing sanitary sewer runs along the south side of M-36. While the depth is not likely adequate to serve the entire development, the petitioner should consider connecting buildings as elevation allows.
13. The development is shown being constructed in phases with Phase 1 consisting of the northern commercial properties and Phase 2 consisting of the southern residential. The pump station is currently shown in Phase 2. Accommodations for the construction of the pump station should be included in Phase 1 or the Phase 1 buildings could be connected to the existing sanitary sewer as noted above.

Water

14. The applicant should submit the water main to the Livingston County Water Authority (LCWA) for review and Act 399 permitting. Preliminary comments are included below.
15. Only one connection is proposed to service the 40 plus units. The petitioner should consider a second water connection. LCWA will have final authority on this.

In summary, we offer no objection to the approval of the preliminary site plan contingent upon these comments.

Please contact me at (734) 657-4925 with any questions.

Sincerely,

Ted Erickson

Digitally signed by Ted Erickson
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Ted L. Erickson, P.E.
Principal

