



October 26, 2022

NYSDOT
Donald M. Harner, P.E., C.P.E.S.C.
T.G. Miller, P.C.
Ithaca, NY 14850

RE: Dandy Mini Mart, Stormwater Pollution Prevention Plan Review
Lansing (T), Tompkins (Co.), NY
FE Project 2020-062

Dear Mr. Harner:

This is our response to the comments provided on June 2, 2022, for the above-referenced project. The following is an item-by-item response, numbered in accordance with your original comments.

General Drawing Set Comments

1. The location of the proposed Crystal Stream storm water treatment unit is not shown on the Utility Plan. Please include its location in the project drawing set.

R1: Please see revised Plan Sheet C5 for Crystal Streams location.

2. A detail should be added to the drawing set regarding the storm water infiltration chambers. This detail should include the number of chambers, orientation, location of the isolator row(s), size of the chambers, depth of the drainage stone, layout of the storm piping, and any other relevant information that affects the functionality of the system.

R2: At this time a detail has not been provided. FE is still in communications with ADS StormTech to produce this information.

3. It appears that an outlet control structure will be used to control the rate of discharge from the storm chamber system however, there are no details included in the drawing set pertaining to it. If an outlet control structure will be used, a detail should be added to the drawing set and its location shown on the utility plan.

R3: At this time a detail has not been provided. FE is still working with ADS StormTech to produce this information.

4. If there is any proposed grading to be done within or adjacent to the septic system, it should be added to the grading plan.

R4: Please see revised Plan Sheet C4 for added grading.

5. The Town should be provided a copy of all correspondence with NYSDOT for the proposed

entrances and utility work permits.

R5: The Town has been provided a copy of the most recent comment/response letter.

6. There appears to be a pedestrian path leading from the proposed building to the intersection of East Shore Drive and Ridge Road however, there is no existing cross walk in the intersection. Continue to coordinate with DOT and Town and adjust SWPPP as necessary if additional walks are required.

R6: Noted. The path was requested by the Town and has since increased into additional sidewalk along the property boundary. All of this shall be incorporated into the revised SWPPP, and coordination with NYSDOT is ongoing.

7. Please show the location and connection point of all gas, electric, and telecom services on the utility plan if known.

R7: At the time of this submission it has not been determined where gas, electric, and telecom services will be located within the building.

8. The roadside business sign is shown in the details, but its location is not shown on the site plan. Please include the location of the business sign on the site plan.

R8: Please see revised Plan Sheet C3 for sign location.

9. It is unclear if the existing curb located in the Right-of-Way is going to be replaced or remain in place. This should be indicated in the project drawings.

R9: There is only existing curb line at the intersection of NYS Route 34 and NYS Route 34B. This curb line can be seen on Plan Sheet C2. The curb line will remain in place except for the proposed ramp area for the proposed sidewalk. The curb line will transition down into a 1" reveal at this location.

10. There appears to be an existing well shown on the plans. Please confirm with TCHD if the well has been properly abandoned. If not, call out abandonment procedure on the plans.

R10: Abandonment procedures have been included on revised Plan Sheet C1.

11. Consider showing erosion control practices for any soil disturbance related to the septic system and areas sloped towards state highway.

R11: Please see revised Plan Sheet C14. Additional silt fence has been included in the proposed wastewater treatment area.

Water Comments

1. The size and material of the proposed water service is not included on the Utility Plan. Please include this information in the project drawing set.

R1: Please see revised Plan Sheet C5 for added size and material of waterline.

2. The existing water main along Ridge Road does not appear to be shown in the project

drawing set. All existing water mains should be shown on the project drawings. Coordinate with Bolton point to locate all water mains and service laterals. See snip below.

R2: Please see revised Plan Sheet C5. All existing watermains have been included.

3. Several storm catch basins appear to be located within 10-feet of the existing Town water mains. The location of these catch basins should be shifted so they are located a minimum of 10-feet away from any water main or service.

R3: Please see revised Plan Sheet C5 for revised CB locations. All CBs have been located at a minimum of 10 feet from all existing watermain.

4. According to the Water Service Detail on Sheet C8, the material of the building's water service is indicated as HDPE. Per Town standards, all water services are required to be copper up to the curb stop. This detail should be modified to reflect copper piping.

R4: Please see revised Plan Sheet C5 for updated water line notes.

5. Per Town standards, a Mueller BR-2-S Service Saddle or approved equal is required for a 2" water service. Please modify the Water Service Detail on Sheet C8 to include a service saddle.

R5: Please see revised Plan Sheet C9 for revised details.

6. There appears to be several existing structures located on the project site that have either already been demolished or will be as part of the project. Ensure that all abandoned water services are plugged at the main in accordance with Bolton Point rules and regulations.

R6: Please see revised Plan Sheet C1 for added abandonment procedures.

Septic System Comments

1. The Town should be provided a copy of all correspondence with NYSDEC and the TCHD for the proposed commercial septic permit.

R1: Noted. At this time no communication with NYSDEC has been had in regard to the septic system.

2. There appears to be piles of fill material currently in the location of the proposed septic. This should be taken into consideration when conducting the required soil exploration and percolation testing.

R2: Noted. The location of the wastewater treatment system and reserve area have been swapped.

3. The septic system's pump station and septic tank are both located far from the parking area and it appears that there is no access path for maintenance vehicles to access them. Consideration should be given to locating these structures closer to the parking area for ease of maintenance.

R3: Please see revised Plan Sheet C5 for updated pump station and septic tank location. An access point has been provided in the form of a gate within the privacy fence.

4. Provided plumbing plans. Will the grease trap be plumbed offline from non-kitchen waste drains?

R4: Please see revised Plan Sheet C5. All kitchen drains will go through a proposed grease trap and then to the proposed septic tank, while the store bathroom drains shall go directly to the proposed septic tank.

Storm Water Pollution Prevention Plan Comments

1. Given one of the previous uses of the project site was a gas station, has there been any environmental studies or assessment completed documenting abandonment/removal of the storage tanks? If so, a copy should be provided to the Town and a narrative should be added to the SWPPP.

R1: Phase I and II Environmental Site Assessments field investigations have been performed. FE is currently in discussions with NYSDEC regarding a soil management plan.

2. All relevant sizing calculations or data regarding the proposed Crystal Stream storm water treatment unit should be provided.

R2: Please see revised SWPPP for added Crystal Streams calculations.

3. The point of analysis for each watershed is not labeled on the drainage maps (Sheets D1-D3). Please include the location of all points of analysis on the drainage maps.

R3: Please see revised drainage maps indicating points of study.

4. It appears the watershed boundaries depicted in the drainage maps do not accurately reflect existing and proposed site conditions. Each watershed boundary should be reviewed and revised and all runoff calculations modified accordingly.

R4: Please see revised SWPPP for updated

5. Watershed CB-7 does not encompass the dumpster enclosure area although the grading plan indicates that the concrete pad is sloped in such a manner that it contributes stormwater runoff into the watershed. Please modify the watershed boundary of CB-7 to include this area.

R5: Please see revised Drainage Map D-3 for incorporated area.

6. Within in the SWPPP there are references to other municipalities. Where appropriate, please revise all sections of the SWPPP to reference the Town of Lansing.

R6: Please see revised SWPPP. All municipality references are now Town of Lansing.

7. *The operation and maintenance plan included in the SWPPP does not have a section regarding the Crystal Stream storm water treatment system. A section should be added that describes the long-term maintenance activities of the unit.*

R7: Crystal Stream information has been added to the Operations and Maintenance Plan within the SWPPP.

8. *A reference to the Town's long-term storm water operation and maintenance agreement should be added to the operation and maintenance plan included in the SWPPP. This will need to be coordinated with the Town Attorney.*

R8: Noted. A reference has been included.

9. *A copy of the rainfall data and source of information entered in the HydroCAD model should be provided.*

R9: Please see Appendix C within the revised SWPPP. The NOAA precipitation data has been included.

10. *Additional narrative and supporting calculations should be added to the SWPPP that demonstrate how the proposed storm water mitigation plan achieves the required WQv, RRv, CPv, Overbank Flood, and Extreme Storm sizing criteria outlined in the NYSDEC stormwater design manual.*

R10: Requested information above has been included into the revised SWPPP.

11. *Please confirm that all storm piping throughout the site has the capacity necessary to convey the 100-yr storm event.*

R11: Please see performance table at the end of Appendix E for pipe capacity.

12. *It appears the hydrocad model is showing a 12" outlet for the stormwater chambers but the plans are showing a 15" pipe. Please clarify.*

R12: Please see revised Plan Sheet C5 as well as revised Appendix D within the SWPPP for updated pipe information. This pipe has been revised to be an 18" HDPE pipe.

13. *Provide NOI and Owner/Designer signature forms.*

R13: Please see revised Appendix B for required forms.

Full Environmental Assessment Form Comments

1. *D.2.e.i Clarify total impervious area proposed.*

R1: Total impervious area has been included.

2. *D.2.P Please provide volumes for the proposed fuel storage tanks. Has a Petroleum Bulk Storage Permit been applied for? If so, please provide the Town with a copy of the permit application and all other related correspondence with the NYSDEC.*

Page 6
Mr. Donald Harner
October 26, 2022

R2: Volumes have been included. A Petroleum Bulk Storage Permit has not been applied for at this time.

3. E.3.e Provide official review letter from SHPO/OPRHP for any historic or archeologically sensitive areas.

R3: SHPO/OPRHP letter has been included in Appendix F of the revised SWPPP.

If you have any questions or comments, please feel free to contact me at (607) 734-2165, ext. 237.

Sincerely,

FAGAN ENGINEERS & LAND SURVEYORS, P.C.



Brian Grose, EIT
Staff Engineer

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