



Mr. Bruce Flower, Chairman (Via email)
Town of Wappinger
Planning Board
Wappingers Falls, NY 12590

June 1, 2023

Re: BAC Properties SWPPP and Site Plan Review
Tax Parcel # 135689-6259-04-578332
CPL # 14926.17

Dear Chairman Flower and Planning Board Members:

This office received copies of the following documents:

- Cover letter prepared by Povall Engineering, PLLC, dated 5/1/2023.
- Project Narrative prepared by Povall Engineering, PLLC, dated 5/1/2023.
- 6 sheet plan set titled "BAC Properties, LLC Full Build Out" prepared by Povall Engineering, PLLC, dated 10/5/2009, last revised 4/2023.
- 1 sheet architectural renderings prepared by Povall Engineering, PLLC, dated 11/30/2011, last revised 5/1/2023.
- Town of Wappinger Owner Consent Form signed and dated 4/7/2023.
- Authorization letter dated 3/29/2023.
- FEAF dated 5/1/2023
- SWPPP prepared by Povall Engineering, PLLC date 2/20/2001, last revised 2/20/2023.
- Sewage Disposal System Acceptance Letter from Dutchess County Department of Health dated 1/4/2011.
- Town of Wappinger Planning Board Application dated 4/7/2023.

Based on our review we offer the following engineering related comments:

1. Please review grading near CB-1. A spot grade is calling out an elevation of 163.2 near the curb and the CB-1 rim is 161.5 but no 162 contour is present.
2. Is a Knox box proposed for the gate for emergency access?
3. Since redevelopment is being claimed for this project, please provide a redevelopment map.
4. Proposed forebay-1 bottom elevation should be labelled on the plans.
5. In the HydroCAD model, both forebay 1 and 2 have a trap weir modelled instead of a broad crested weir for the spillway. Please provide an explanation for this design choice. It appears from the details provided that the spillways are broad-crested weirs.
6. Please add a forebay detail to the plans.
7. Please provide information regarding the existing emergency spillway. Does it need to be rehabbed?



8. Please provide evidence that the DCDOH approval issued in the past is still valid.
 9. The HydroCAD node for Pond A calls for a trap weir instead of a broad crested weir. Please explain the design decision behind this.
 10. HydroCAD node for Pond A device 5; please explain further why the orifice was sized in this manner.
 11. The HydroCAD models' rainfall amounts should be updated based on Cornell Extreme Precipitation. 1-yr = 2.61"; 10-yr = 4.66"; and 100-yr = 8.20".
 12. The 'p' value used for calculations is 1.10" instead of 1.4" per NYSDEC SWDM Figure 4.1. Please explain.
 13. The SWPPP states that new increase in impervious area will occur but the proposed HydroCAD model has an increase of approximately 1.3 acres of impervious area. Please explain.
 14. Per NYSDEC SWDM, pocket ponds are not acceptable for treating WQv. Alternative methods should be proposed and implemented to achieve the WQv.
 15. Please provide answers to NOI questions 27 and 30-32.
- Should you have any questions or require additional information, please do not hesitate to contact me at (845) 686-2305, or email at jbodendorf@cplteam.com.

Very truly yours,
CPL

Jon Bodendorf, P.E.
Senior Municipal Engineer

JDB/krs

cc: Barbara Roberti, Zoning Administrator (by e-mail copy)
Susan Dao, Building Inspector (by e-mail)
James Horan, Esq., Attorney to the Planning Board (by e-mail copy)
Malcolm Simpson, Planning Board Planning Consultant (by e-mail copy)
Nicholas Maselli, Planning Board Member (by e-mail copy)
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