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December 22, 2020

ARCHITECTS  
ENGINEERS

Town of Millville  
36404 Club House Road  
Millville, DE 19967

400 HIGH STREET  
SEAFORD, DE 19973  
PH: 302.628.1421  
FAX: 302.628.8350

Attn: Debbie Botchie  
Town Manager

SALISBURY  
BALTIMORE  
SEAFORD

Re: MBTS – Summerwind Connector  
Preliminary Site Plan Review  
Millville, Delaware  
GMB File No. R180004.002

www.gmbnet.com

Dear Ms. Botchie:

We have completed our review of the Construction Plans dated May November 11, 2020, as submitted by the Civil Engineering Associates, Inc. on behalf of Millville Town Center, LLC for the proposed Millville By the Sea Summerwind Connector for the preliminary plan requirements. The proposed offsite improvement will connect the proposed Peninsula Village to Summerwind Village. The subdivision is located on Tax Map Parcels 134-16.00-03.02, 134-16.00-17.01, 134-15.00-120.00, 134-15.00-120.00 and 134-15.00-121. 00. The submission was reviewed per Town of Millville Code Sections 125 Subdivision of Land and 155 Zoning, the Millville by the Sea Development Performance Standards dated July 2014, the Millville by the Sea Master Plan Revision Date and generally accepted engineering principles. The Plan meets the requirement for the Preliminary plans, general comments that are made regarding individual components of the submittal and discussed below are comments that should be addressed prior to submitting for review of the final site plans and the review of the Town Council.

**General**

JAMES H. WILLEY, JR., PE  
PETER A. BOZICK, JR., PE  
JUDY A. SCHWARTZ, PE  
CHARLES M. O'DONNELL, III, PE  
W. BRICE FOXWELL, PE  
A. REGGIE MARINER, JR., PE  
JAMES C. HOAGESON, PE  
STEPHEN L. MARSH, PE  
DAVID A. VANDERBEEK, PE  
ROLAND E. HOLLAND, PE  
JASON M. LYTLE, PE  
CHRIS B. DERBYSHIRE, PE  
W. MARK GARDOCKY, PE  
MORGAN H. HELFRICH, AIA  
KATHERINE J. MCALLISTER, PE

1. Please coordinate with the Developer of the Tax Parcel 135-16.00-17.00 to show the required connection from Summerwind Blvd to the proposed subdivision.
2. Review pipe labels between the storm water areas by Village 2 one is labeled P-F-1 and one is P-G-2.
3. Labels for the piping under the walking path in Cross Section A-A not shown in profile or plan view.
4. Please show aerators in the proposed stormwater ponds.
5. Please review and update the Design Report, the profiles, the Structure Table and the Pipe Schedule, so that they all agree.
6. Please review the road profile from STA 12+95.54 to 17+03.68, it does not meet the minimum grade requirements of 0.5%.

JOHN E. BURNSWORTH, PE  
VINCENT A. LUCIANI, PE  
ANDREW J. LYONS, JR., PE  
W. NICHOLAS LLOYD  
AUTUMN J. WILLIS

**Permits Required for Proposed Site Work**

The Developer should forward the following permits/approvals to the Town of Millville and George, Miles & Buhr, LLC as the project progresses.

1. State of Delaware Department of Public Health Office of Drinking Water – Water system permit.
2. Sussex County Conservation District – Storm water management and erosion control permit and/or letter of exemption.
3. DNREC – Sanitary Sewer System Permit.
4. Sussex County Engineering Department – Sewer Service Approval.
5. Tidewater Utilities – Water Service Approval.
6. Office of State Fire Marshal – Site Approval.
7. Any other permits/approvals necessary to develop the project.

If you have any questions, please contact me at 302.628.1421. Thank you.

Sincerely,



Andrew J. Lyons, Jr., P.E.  
Sr. Project Engineer

AJL