

TOWN OF TOWNSEND - MONTHLY ENGINEERING REPORT | FEBRUARY 2024

TO: Antonina Tantillo, MPA, Town Manager
FROM: Edwin Van-Otoo, PE
RE: Town of Townsend | Monthly Engineering Report
DATE: February 7, 2024

Remington & Vernick Engineers (RVE) is pleased to provide this status update about various capital and planning projects in the Town.

Should you have any questions please contact me at (302) 266-0212, extension 1908.

CAPITAL PROJECTS

1. Wetland Delineation – Finley Street (DNTET104)

- USACE to issue Preliminary Jurisdictional Determination letter by the end of February 2024.
- Project scope to be finalized February 2024.
- On December 20, 2023, USACE requested a more detailed concept plan showing the proposed development on the site (i.e. access road, parking). A detailed concept plan will be submitted to the USACE by January 31, 2024.
- Final submission of USACE Nationwide Permit on November 27, 2023. Review to be completed by January 26, 2024.
- Received environmental review by DNREC on September 29, 2023.

2. Townsend Municipal Park Irrigation (DNTET105)

- A review of the existing electrical plans and specifications required before the project is submitted for bidding.
- Rebid irrigation system for multi-purpose and baseball fields and electrical work by March 2024.
- Conducted site visit with Delmarva Power on November 16, 2023, to investigate whether an electric meter can be placed next to Well #2 to supply power to the existing well pump.
- Delmarva can only provide a transformer and concrete base pad; all other related infrastructure must be installed by contractor.
- A contractor will be needed to install electrical infrastructure to service Well #2 as originally planned.
- Temporary electrical connection | Lifetime conducted well pump testing on November 8, 2023. Well #1 & 2 tested positive and are in good working order.
- Project to be re-bid in the first quarter of 2024.
- October 25, 2023 | Initial public bid for irrigation system on the multi-purpose and baseball fields.

3. Surface Water Matching Planning Grant Program (DNTET101)

- Cannery Lane drainage design with plans and specifications to be completed by March 2024.
- Stormwater report with hydraulic study and analysis for the stormwater system in Townsend Proper will be finalized in February 2024.
- RVE presented report summary and recommendations on December 6, 2023, at Council meeting.

4. 2023 - 2024 Townsend General Engineering (DNTET107)

- 2024 Road Program | Working with Town Manager to select roads to be considered for mill and overlay based on Municipal Street Aid budget.

PLANNING PROJECTS

1. Townsend Village I (DNTEP013)

- The Developer completed the restoration of the existing stormwater basins located behind 231 Edgar Road & behind Marilyn Court. The work included re-grading existing slopes, stabilizing slopes with erosion control matting, and replacing deteriorated outfall pipes. Vegetation growth to be assessed in spring of 2024.

2. The Woods at Hidden Creek (DNTEP082)

- Review of Phase 5 construction estimate to determine the amount financial security and inspection escrow required.
- Construction of residential lots in Phase 2 is ongoing on the following roads: Leatherwood Road, Zinnia Circle and Nightshade Way.
- The listed lots are currently under construction:
Lot 8, 9, 13, 20, 26, 29, 31, & 32.
- Lines and Grades plan review completed for Lot 34.
- Approximately (20) houses have been built in the development to date.