



**RHODE ISLAND**  
**DEPARTMENT OF ENVIRONMENTAL MANAGEMENT**  
OFFICE OF WATER RESOURCES  
235 Promenade Street, Providence, Rhode Island 02908-5767

March 14, 2023

Newport County YMCA  
Mr. Mike Miller  
792 Valley Road  
Middletown, RI 02842

**RE: Proposed Newport County Regional YMCA Redevelopment Project  
– Second Modification -Addition to Commercial Building for Daycare Use  
792 Valley Road  
Assessor's Plat 115, Lot 1  
Middletown, RI  
WQC File No.: 20-121; UIC File No.: 001988; RIPDES File No.: RIR102074**

Dear Mr. Miller:

The RIDEM Office of Water Resources has reviewed the above referenced project for compliance with the RIDEM Stormwater Management, Design and Installation Rules (250-RICR-150-10-8), the RIDEM Groundwater Discharge (GWD)/Underground Injection Control (UIC) Program (Groundwater Discharge Rules: 250-RICR-150-05-4), and the Rhode Island Pollutant Discharge Elimination System Construction General Permit (CGP).

**Purpose:**

The latest proposed modification (modification #2) is to construct and maintain an addition to the existing commercial building on the site, specifically a 4,916 sf addition for day care use. The proposed work also includes the proposed reconstruction and expansion of access drive, parking areas, and sidewalks adjacent to the proposed addition. The proposed project design includes two small closed-drainage systems including a proposed underground infiltration practice consisting of 56 StormTech SC-740 chambers in a washed crushed stone bed and a pervious-lined-and-subdrained surface sand filter with sediment forebay.

The previously approved first modification was the change from two using two (2) infiltrating sand filters to using two (2) sub-drained sand filters with pervious liner (to allow some infiltration during drier conditions).

The previously approved work associated with the original permit and the first modification is to construct and maintain a redevelopment project to consist of an addition onto and renovation of the existing 45,470 square foot YMCA building to create a 52,844 square foot YMCA building. The proposed project will also include development of 282 parking spaces, along with associated access drives, landscaping, lighting, utilities, and stormwater management systems. The proposed stormwater management systems will consist of two (2) separate closed drainage systems, each consisting of catch basin(s), drainage manhole(s), and pipes. The larger system will include: (1) an underground infiltration practice consisting of 66 ADS StormTech SC-310 infiltration chambers set in a bed of washed crushed stone and preceded by a Stormceptor 450I pretreatment device and (2) a proposed sub-drained sand filter with a pervious liner preceded by two small sediment forebays. The smaller proposed system

November 8, 2021

will include a proposed sub-drained sand filter with a pervious liner followed by a small detention basin. The proposed project will continue to be served by public water service and by municipal sewer service.

This office has reviewed the subject application and site plans entitled "Site Redevelopment Plans, Newport County Regional YMCA, 792 Valley Road, Assessors Map 115, Parcel 1, Middletown, Rhode Island; Prepared for Newport County Regional YMCA", bearing latest revision date of February 14, 2023, dated received 2/16/2023, stamped by Michael E. Russell, P.E., of Land Development Engineering & Consulting, LLC, 680 Aquidneck Avenue, Middletown, RI 02842. This plan set consists of 16 sheets (including sheets numbered 1 through 11, plus sheets 2A, 4A, 5A, 6A and 7A).

It has been determined that the proposed project is in compliance with the regulations administered by the Office of Water Resources, provided the Applicant complies with the application material, the Construction General Permit RIR102074 and the following conditions:

- 1) You must notify this Office in writing of the anticipated start date, and of your contractor's contact information, by submitting the Notice of Start of Construction Form prior to commencement of any permitted site alterations or construction activity. You must also notify this Office in writing upon completion of the project, including (if applicable) submittal of the Notice of Termination Form. The Start of Construction Form and the Notice of Termination can be found on the webpage: [dem.ri.gov/stormwaterconstruction](http://dem.ri.gov/stormwaterconstruction)
- 2) Prior to construction, you **shall** erect or post a sign resistant to the weather and at least twelve (12) inches wide and (eighteen) inches long, which boldly identifies the initials "DEM" and the application number(s) assigned to this permit. The sign must be maintained at the site in a conspicuous location until such time that the project is complete.
- 3) As stated in the CGP, a copy of this permit, any inspection records, and a signed and updated SESC Plan, **must** be kept at the site at all times during site preparation, construction, and final stabilization. Copies of this permit must be made available for review by any DEM or City/Town representative upon request.
- 4) All fill material **shall** be clean and free of matter that could cause pollution of the waters of the State.
- 5) The stormwater collection and treatment system approved herein is for the discharge of stormwater only. Any other discharge is prohibited.
- 6) Any alterations, additions or modifications to the stormwater system from that approved herein, including permanent closure **must** be reviewed and approved by RIDEM prior to being effected.
- 7) Within 30 days after completion, a Notice of Completion of Construction and Installation (or Notice of Termination for the CGP) confirming that construction and installation has been completed in accordance with the approved plans **shall** be submitted to the DEM Office of Water Resources. If modifications were made in the field that have more than a minimal impact on the functions of the stormwater system, as-built drawings must be provided with the Notice of Completion/Termination.
- 8) The property owner is responsible to periodically inspect, clean, and maintain the stormwater collection and treatment system for the life of the system to ensure proper performance of all components as specified by the Applicant in the Stormwater Operation and Maintenance Plans entitled:
  - a. For Original project Work : "Stormwater Best Management Practices Operation and Maintenance Plan for: Newport County Regional YMCA, Located at: 792 Valley Road, AP 115, Lot 1, Middletown, Rhode Island; Prepared for: Newport County Regional YMCA, 792 Valley Rd., Middletown, RI 02842", Prepared by: Land Development Engineering & Consulting, LLC, 680 Aquidneck Ave., Middletown, RI 02842, dated June, 2020, Revised :October 21, 2021.

Mr. Mike Miller

WQC / STW File No.: 20-121; UIC File No.: 001988; RIPDES File No.: RIR102074

November 8, 2021

- b. The long term O & M Plan for the previously approved initial construction phase shall remain in full force and effect for all work under the original and first modification phase.
- c. For the proposed second modification shall be that entitled "Stormwater Best Management Practices Operation and Maintenance Plan for Newport County Regional YMCA, Located at: 792 Valley Road, AP 115, Lot 1, Middletown, Rhode Island, Prepared for Newport County Regional YMCA, 792 Valley Road, Middletown, RI 02842", dated Revised February 14, 2023, dated received 2/16/2023, indicated as prepared by Land Development Engineering & Consulting, LLC, 207 High Point Avenue, Unit 6, Portsmouth, RI 02871.

This UIC/GWD Registration will expire 4 years from the date of issuance if the stormwater discharge system has not been constructed and installed. Once a registration is expired, a new application must be submitted for any proposed activity subject to the Groundwater Discharge Rules.

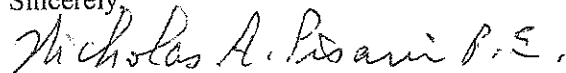
Please be aware that the RIDEM's Rules and Regulations Governing the Establishment of Various Fees require that RIPDES CGP permit holders to pay an Annual Fee of \$100.00. An invoice will be sent to the owner on record in May/June of each year if the construction was still active as of December 31<sup>st</sup> of the previous year. The owner will be responsible for the Annual Fee until the construction activity has been completed, the site has been properly stabilized, and a completed Notice of Termination (NOT) has been received by the RIPDES Program. A copy of the NOT can be found attached to the CGP on the web page referenced above.

Your authorization to discharge **expires at midnight, on September 25, 2020**. If construction has not been completed by that date, there will be measures in place for you to reauthorize. Please be mindful prior to this date to follow all instructions provided by this Department regarding reauthorization.

In addition to any necessary enforcement actions stemming from the violation of any of the terms or conditions of this permit; issuance of this permit does not bar the Department, or any of its various Divisions, from instituting any investigation and/or enforcement actions that it may deem necessary for violations of any and all applicable statutes, regulations and/or permits, including but not limited to violations of the terms or conditions of any previous permit issued to you as an applicant or for this site.

This permit does not relieve your obligation to obtain any other applicable local, state and federal permits prior to commencing construction. This permit has the full force and effect of a permit issued by the Director. If you have any questions regarding the contents of the permit, you may contact Mr. Nicholas A. Pisani at 401-222-4700 extension 2777423.

Sincerely,



Nicholas A. Pisani, P.E.

Environmental Engineer IV

Construction Stormwater Engineering, Floodplain and 401 Permitting  
Office of Groundwater and Wetlands Protection

ec: Michael E. Russell, P.E., Land Development Engineering & Consulting, LLC  
Neal Personeus, RI DEM / UIC Program  
DEM / UIC Program  
Rich Lucia, P.E., CRMC  
Amy Silva, CRMC