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May 2, 2022

Jim Chandler
Assistant City Administrator and Director
City of Hyattsville
4310 Gallatin Street
Hyattsville, MD 20781

Re: Werrlein - Suffrage Point
WSSC DA 6538 B18

Dear Mr. Chandler:

Please see the responses to the questions you sent concerning the extent of the easement requested by the developer for a new sewer main (replacing an existing sewer main) under WSSC project DA6538B18.

1. Is the PUE that WSSC is requesting limited to this line or are there other sections of line that are absent a PUE. Is the scope of the PUE limited to addition of this one specific water and sewer line OR are there other existing lines in the vicinity that also exist without the benefit of a PUE.

This is not a Public Utility Easement. Public Utility Easements contain the dry utilities and this will be a WSSC easement. The dry utilities and WSSC mains cannot be located in the same easements. The WSSC easement is being requested for a new sewer main that will be replacing an existing sewer line. The existing pipe already carries existing flow. The replacement pipe will be carrying existing flow in addition to new flow.

WSSC asks that easements be granted to it wherever water or sewer pipes are located. This is to ensure that WSSC has authority to be in a particular location and for future inspection, operation, and maintenance of the pipes.

2. Can you provide me with a pdf of the existing network from 40th Avenue, through the south boundary of Driskell (formerly Magruder) Park.

A map has been provided via e-mail on March 30, 2022.

3. Please confirm the dimensions of the requested easement.

WSSC is proposing a 30-foot easement from the east and a variable width easement from the north, totaling an area of 2886 square feet. The easement is for a new 15- inch sewer main that will be connecting to an existing manhole near the property line for the City of Hyattsville property and the Magruder Park entrance R/W line.

4. If the easement is not granted by the City, what would be the procedure for WSSC performing both capital replacement work and/or emergency work to this section of utility line. If in the future (15, 20, 40 years from now), if the PUE is not approved by the City, what is WSSC's procedure for performing planned or unplanned replacement, if this section of pipe fails.

The existing sewer main is over 40 years old. In the event the City does not grant WSSC an easement, WSSC would nonetheless repair the existing pipe if an emergency arose. There is no capital replacement plan for this section in the near future (next 5 years). In addition, there is no plan to do replacement work on the existing pipes for this section of sewer line further into the future.

Currently, any planned work performed by WSSC would require permission from the City of Hyattsville. If the City does not grant the easement for the replacement sewer main, any future installation or replacement of the existing sewer would require permission from the City to design and then construct the sewer main.

The opportunity to replace this sewer main presented itself because Werrlein was seeking to connect to the existing sewer main for the townhouse development that has been approved. The connection and alignment of the replacement sewer main over the City of Hyattsville property will require an easement. The installation of the new sewer main will replace the existing sewer main that is in the same location.

The replacement sewer main will benefit more residents than just the Werrlein development; it will include the flow from 40th Place. The existing sewer main already collects sewer from the community along 40th Place.

I hope this letter addresses your concerns or questions.

Sincerely,

Kiaki Yilma

Kiaki Yilma
Project Manager
Development Services Division

cc: Ray Chicca, Development Services Division
Fred Mejias, Development Services Division