



February 22, 2024

Albemarle County Board of Supervisors  
Attn: Claudette Borgersen, Clerk  
401 McIntire Road, North Wing  
Charlottesville, VA 22902

RE: Old Ivy Residences (SDP2023-071) – Request for Central Sewerage System (Sec. 16-102)

Dear Ms. Borgersen,

In association with the Old Ivy Residences site plan, and on behalf of Greystar (“Applicant”), please consider this request for approval to construct a central sewerage system within the proposed development plan referenced above. The proposed Old Ivy Residences development includes a total of 525 dwelling units split between multi-family apartment buildings, townhome buildings, and detached single family houses on two adjoining parcels. The site plan also includes two clubhouse/amenity buildings, two maintenance buildings, and two mail buildings. The Albemarle County Service Authority (“ACSA”) has indicated that the proposed sanitary sewer onsite shall remain private; with public sewer commencing at the property line and continuing to the point of connection with the existing public sewer infrastructure downstream. This request is for the approval of up to 184 total connections to serve the proposed buildings onsite.

#### **LOCATION**

The proposed central sewer system will be located on existing tax map parcels 60-24C, 60-24C1, 60-24C3, 60-24C4, and 60-51 which reside along Old Ivy Road and the US-29/US-250 Bypass highway. Sanitary sewer piping will be extended throughout the development area, generally draining from north to south across the property, before discharging to the proposed public sewer extension at a point along the US-29 North on-ramp.

#### **CONNECTIONS**

This request proposes up to 184 total connections for sanitary sewer laterals from the apartment buildings, townhome units, single family houses, clubhouse/amenity buildings, maintenance buildings, and mail buildings.

#### **STATEMENT OF CENTRAL SEWERAGE SYSTEM**

The proposed central sewerage system consists of a network of sanitary laterals from buildings in the Old Ivy Residences development draining to sanitary sewer mains extending upstream from the point of connection with the proposed public sewer which resides along the US-29 North on-ramp. A sewer easement will be established between the two proposed parcels to allow downstream drainage through the private sewer. The proposed private sewer main piping will drain via gravity through the site to the public sewer infrastructure downstream.

Claudette Borgersen  
Old Ivy Residences  
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Upon review of the initial site plans, ACSA has indicated that the proposed sanitary sewer onsite shall remain private, and that public ownership of the sewer will be assumed at the point of discharge from the property area. Therefore, this approval for central sewerage system is requested to connect the proposed buildings onsite to a sanitary drainage system.

Sincerely,

Patrick Hill

Project Manager

CC: Frank Pohl, County Engineer