

TOWN OF ESSEX
LAND USE APPLICATION
PART ONE

PLEASE CHECK THE APPROPRIATE LINE(S) AND ATTACH THE APPROPRIATE APPLICATION(S):

SPECIAL EXCEPTION	_____	VARIANCE/ APPEAL	_____
SITE PLAN REVIEW	_____	APPROVAL OF LOCATION	_____
INLAND WETLANDS PERMIT	<u> X </u>	REGULATION TEXT AMENDMENT	_____
INLAND WETLANDS PERMIT - AGENT APPROVAL	_____	ZONE CHANGE	_____
	_____	COASTAL SITE PLAN REVIEW	_____
WETLAND PERMIT TRANSFER	_____	MODIFICATION OF PRIOR APPROVAL	_____
SUBDIVISION / RESUBDIVISION	_____	SPECIAL FLOOD HAZARD AREA PERMIT	_____

PROJECT DESCRIPTION:

Construction of single-family dwelling associated site improvements. (drainage improvements, driveway and other site improvements).

All construction will begin following the appropriate approvals and will be done in a timely matter.

PROJECT NAME: 2 Foster Lane

STREET ADDRESS OF PROPERTY Mitchel Terr (37/001/02) (2 Foster Lane)

ASSESSOR'S MAP 37 LOT 02 LOT SIZE 2.28 AC = 99,389 SF DISTRICT RUM

APPLICANT Semple Bevon
bevonsemp@gmail.com PHONE 347-279-1746

APPLICANT'S AGENT (if any) Nathaniel Fleming, Fedus Engineering, LLC
nffleming@fedusengineering.com PHONE 802-440-6130

ENGINEER.SURVEYOR/ARCHITECT Gregg Fedus, Fedus Engineering, LLC
gffedus@fedusengineering.com PHONE 860-536-7390

Note:

1) TO BE ACCEPTED BY THE LAND USE OFFICE. THIS APPLICATION MUST BE COMPLETED, SIGNED, AND SUBMITTED WITH THE REQUIRED FEE(S) AND MAP(S) PREPARED IN ACCORDANCE WITH THE APPLICABLE REGULATIONS.

2) THE SUBMITTAL OF THIS APPLICATION CONSTITUTES THE PROPERTY OWNER'S PERMISSION FOR THE COMMISSION OR ITS STAFF TO ENTER THE PROPERTY FOR THE PURPOSE OF INSPECTION.

3) I HERBY TO PAY ALL ADDITIONAL FEES AND/OR ADDRESS SUCH COSTS DEEMED NECESSARY BY THE LAND USE OFFICE AS DESCRIBED IN PART THREE OF THIS APPLICATION.

Town of Essex
Inland Wetlands and Watercourses Commission

Revised 9/1/2021

Fee: \$70 to Essex + \$60 to State = \$130

Application # _____ Date received by Office _____ Fee _____

Owner of Record Semple Bevon

Home Address 88-20 Parsons Blvd STE 5B Jamaica, NY 11432

Mailing Address: 88-20 Parsons Blvd STE 5B Jamaica, NY 11432

Phone: Home/Cell 347-279-1746 Work: _____

Applicant's Name: Nathaniel Fleming, Fedus Engineering, LLC

Home Address 70 Essex St. Mystic, CT 06355

Mailing Address: 70 Essex St. Mystic, CT 06355

Phone: Home/Cell 802-440-6130 Work: 860-536-7390

Applicant's interest in the land if the applicant is not the property owner _____
 Project Manager

Location of Property by Street & Village Address: Foster Lane

State the names of all property owners adjacent to the subject property:

Name of Adjacent Property Owner	Street Address (include Mailing Address if Different)
See Attachment A	

For large properties, please attach another sheet if necessary.

Check applicable activities occurring in or within 100 feet of wetlands and/or watercourses:

Construction of a structure(s)	<u> x </u>	Discharge	<u> x </u>
Other site development work	<u> x </u>	Pond creation/dredging	<u> </u>
Deposition or removal of material	<u> x </u>	Tree removal	<u> x </u>
Stream altering/channelization	<u> </u>	Dam maintenance	<u> </u>
Subdivision/Resubdivision	<u> </u>	Other	<u> </u>

Nature of Request : Explain in detail the extent of any activity checked above, the type of material, and the equipment to be used to complete project. (Use additional sheets if necessary.)

The proposed project will use previously approved subdivision plans and improve the existing wetland crossing. The current crossing is an old log crossing, and the proposed project will improve the crossing and allow for better drainage. There will be minor grading within the 50' review zone. While most of the construction will take place approximately 80' from the wetlands. This construction includes the single-family dwelling and the septic system.

Estimated time for completion: Summer of 2022

Explain what alternatives have been considered in connection with this application to avoid altering inland wetlands and/or watercourses?

The other alternate that has been considered is moving the house closer to the wetland. The current proposed location allows the house to be the furthest from the wetland and meet zone setbacks. Also, the currently proposed site provides for the existing wetland crossing to be improved. All alternatives were compared to the approved subdivision plan.

ACTIVITY LOCATION (Map with sufficient detail must be submitted as a part of the application)

Approximate number of acres of wetlands (or portion thereof) on the property: 0.25 Acres

Approximate area of inland wetlands to be altered: 0.01 Acres (275 SF Existing Wetland Crossing)

If known, are vernal pools or tidal wetlands located on the property? No

If yes, where and how many acres (or portion thereof) on the property? _____

Is property located within a Special Flood Hazard Area? No

Is any portion of the property within the channel encroachment line? No

Has the property been flagged by a licensed soil scientist Yes

If yes, by who, and when? Environmental Resource Associates 2/1997

Will there be water discharge into wetlands? No

Discharge - Specify Type _____

ADDITIONAL INFORMATION MAY BE REQUIRED DEPENDING UPON THE COMPLEXITY OF THE PROJECT.

CERTIFICATION:

The applicant understands that this application is to be considered complete only when all information and documents required by the Commission have been submitted. The undersigned warrants the truth of all statements contained herein and in all supporting documents according to the best of his/her knowledge and belief. Permission is granted to the Town of Essex Inland Wetlands and Watercourses Commission and its agent(s) to walk the land, at reasonable times, and perform those tests necessary to properly review the application, both before and after a final decision has been issued.

Applicant's Signature [Signature] Date 9/28/21

Owner's Signature [Signature] Date 9/28/21

Commission Action Approved Denied Date

Agent Action Approved Denied Date

ATTACHMENT A

ID	Site Address	Owner Name	Owner Address	Owner City	Owner State	Owner Zip
37-001-82	9 MITCHEL CIR	FOSTER MATTHEW W	9 MITCHEL CIR	IVORYTON	CT	06442
37-001-81	8 MITCHEL CIR	PINCINCE MICHELLE & DIORIO LAURA	8 MITCHEL CIR	IVORYTON	CT	06442
37-001-75	27 MITCHEL TERR	HEISE ROSS W & BRUNO ALEXANDRA R	27 MITCHEL TERR	IVORYTON	CT	06442
37-001-74	23 MITCHEL TERR	GRACE WILLIAM D & KELLI H	23 MITCHEL TERR	IVORYTON	CT	06442
36-046	17 MITCHEL TERR	CAMPION KIRK B & DEBORAH S	17 MITCHEL TERR	IVORYTON	CT	06442
37-001-06	4 FOSTER LA	MILLER PHILIP J	PO BOX 135	IVORYTON	CT	06442
37-001	FALLS RIVER DR	MITCHEL-FOSTER ASSOCIATES LLC	1 ESSEX PLAZA	ESSEX	CT	06426
37-001-01-03	MITCHEL TERR	CONE MICHELLE	10 FOSTER LN	IVORYTON	CT	06442



Statewide Inland Wetlands & Watercourses Activity Reporting Form

Please complete this form in accordance with the instructions on pages 2 and 3 and mail to:

DEEP Land & Water Resources Division, Inland Wetlands Management Program, 79 Elm Street, 3rd Floor, Hartford, CT 06106

Incomplete or incomprehensible forms will be mailed back to the inland wetlands agency.

PART I: Must Be Completed By The Inland Wetlands Agency

- DATE ACTION WAS TAKEN: year: _____ month: _____
- ACTION TAKEN (see instructions - one code only): _____
- WAS A PUBLIC HEARING HELD (check one)? yes no
- NAME OF AGENCY OFFICIAL VERIFYING AND COMPLETING THIS FORM:
(print name) _____ (signature) _____

PART II: To Be Completed By The Inland Wetlands Agency Or The Applicant

- TOWN IN WHICH THE ACTIVITY IS OCCURRING (print name): Essex
does this project cross municipal boundaries (check one)? yes no
if yes, list the other town(s) in which the activity is occurring (print name(s)): _____, _____
- LOCATION (see instructions for information): USGS quad name: Essex or number: 99
subregional drainage basin number: 4019
- NAME OF APPLICANT, VIOLATOR OR PETITIONER (print name): Nathaniel Fleming, Fedus Engineering, LLC
- NAME & ADDRESS OF ACTIVITY / PROJECT SITE (print information): 2 Foster Lane (37/001/02)
briefly describe the action/project/activity (check and print information): temporary permanent description: _____
Construction of single-family dwelling associated site improvements. (drainage improvements, driveway and other improvements)
- ACTIVITY PURPOSE CODE (see instructions - one code only): B
- ACTIVITY TYPE CODE(S) (see instructions for codes): 1, 2, 9, 14
- WETLAND / WATERCOURSE AREA ALTERED (see instructions for explanation, must provide acres or linear feet):
wetlands: 0.01 acres open water body: 0.00 acres stream: 0.00 linear feet
- UPLAND AREA ALTERED (must provide acres): 0.76 acres
- AREA OF WETLANDS / WATERCOURSES RESTORED, ENHANCED OR CREATED (must provide acres): 0.01 acres

DATE RECEIVED:

PART III: To Be Completed By The DEEP

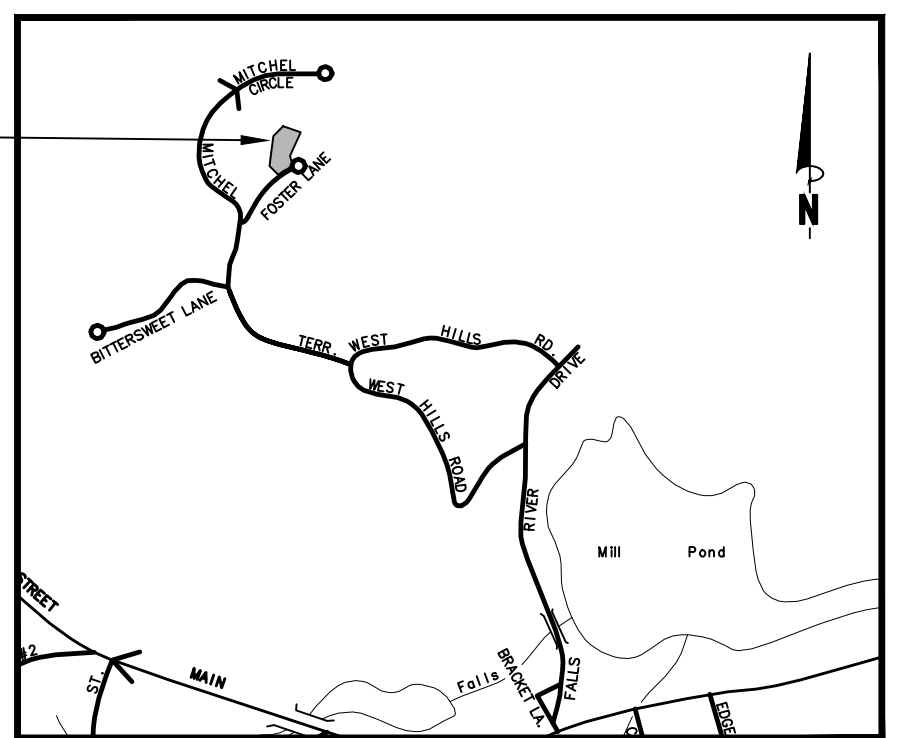
DATE RETURNED TO DEEP:

FORM COMPLETED: YES NO

FORM CORRECTED / COMPLETED: YES NO

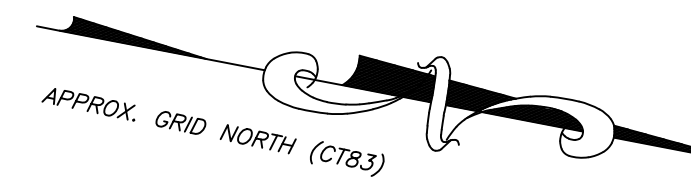
RUM - ZONING REQUIREMENTS TABLE

SECTION	REGULATION	REQUIREMENTS	EXISTING	PROPOSED
61.B	MINIMUM LOT AREA	80,000 SF	99,389 SF	99,389 SF
61.B	MINIMUM LOT WIDTH	150'	198.53'	198.53'
61.B	MINIMUM FRONT YARD	40'	-	172.8'
61.B	MINIMUM SIDE YARD	30'	-	151.4' (N), 140.9' (S)
61.B	MINIMUM REAR YARD	30'	-	31.1'
61.B	MAXIMUM BUILDING COVERAGE	15%	-	5.0%
61.B	MAXIMUM BUILDING HEIGHT	35'	-	< 35'



Location Map

Scale: 1"=1000'



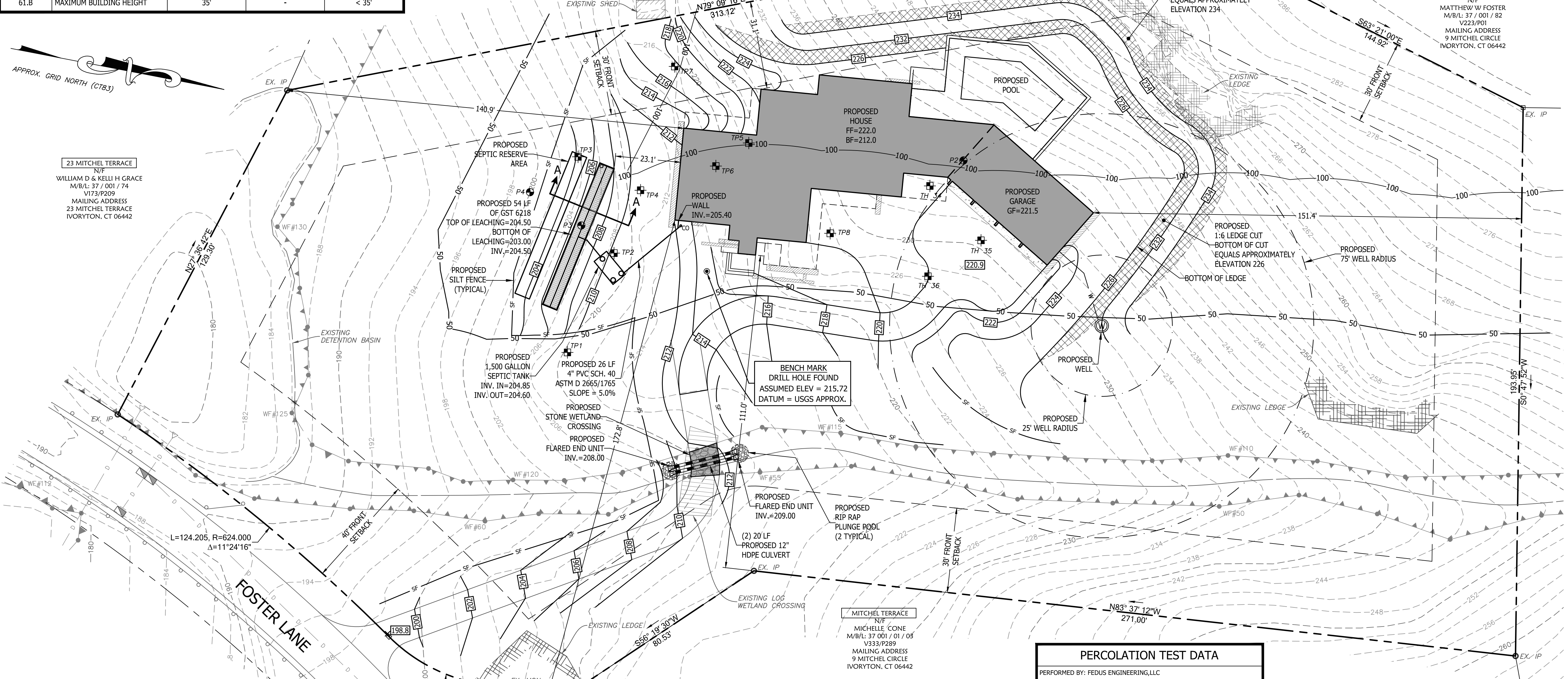
23 MITCHEL TERRACE
N/F
WILLIAM D & KELLY H GRACE
M/B/L: 37 / 001 / 74
V173/P209
MAILING ADDRESS
23 MITCHEL TERRACE
IVORYTON, CT 06442

27 MITCHEL TERRACE
N/F
ROSS W HEISE &
ALEXANDRA R BRUNO
M/B/L: 37 / 001 / 01 / 03
V333/P289
MAILING ADDRESS
27 MITCHEL TERRACE
IVORYTON, CT 06442

8 MITCHEL CIRCLE
N/F
MICHELLE PINCINCE &
LAURA DIORIO
M/B/L: 37 / 001 / 81
V263/P154
MAILING ADDRESS
8 MITCHEL CIRCLE
IVORYTON, CT 06442

9 MITCHEL CIRCLE
N/F
MATTHEW W FOSTER
M/B/L: 37 / 001 / 82
V223/P01
MAILING ADDRESS
9 MITCHEL CIRCLE
IVORYTON, CT 06442

MITCHEL TERRACE
N/F
MICHELLE CONE
M/B/L: 37 / 001 / 01 / 03
V333/P289
MAILING ADDRESS
9 MITCHEL CIRCLE
IVORYTON, CT 06442



Legend

EXISTING	
SYMBOL	DESCRIPTION
□	MONUMENT
○	EX. IP / REBAR
●	DRILL HOLE
○	UTILITY POLE W/ LIGHT
○	STONEWALL
—x—x—	FENCE LINE
○	WATER VALVE
—ohw—	OVERHEAD WIRES
---	PROPERTY LINE
---	ADJACENT PROPERTY LINE
---	INDEX CONTOUR
---	CONTOUR
WF-XX	WETLANDS BOUNDARY/FLAG
---	MEAN LOW WATER LINE
---	MEAN HIGH WATER LINE
---	HIGH TIDE LINE
---	COASTAL JURISDICTIONAL LINE
---	ZONE LINE
---	EASEMENT LINE
---	BUILDING SETBACK LINE
W	EXISTING WATER LINE
SS	EXISTING SEWER LINE
N/F	NOW OR FORMERLY
□	CATCH BASIN
(TYP.)	TYPICAL
5.8	SPOT ELEVATION
○	DRILL HOLE
(POB)	POINT OF BEGINNING
TP1	TEST PIT
P1	PERCOLATION TEST
○	UTILITY POLE
○	DRAINAGE MANHOLE
○	SEWER MANHOLE
○	HYDRANT
○	WATER SHUTOFF
PROPOSED	
○	IRON PIN TO BE SET

2 FOSTER LANE - SEPTIC DESIGN DATA
6 BEDROOM DESIGN

PERC RATE = <10.1 MINS/INCH = 742.5 SF OF EFFECTIVE LEACHING REQUIRED
GST6236 = 26.2 SF/LF
MINIMUM REQUIRED TRENCH = 742.5 SF / 26.2 SF/LF = 28.34 LF

TRENCH PROVIDED = 30 LF
EFFECTIVE LEACHING PROVIDED = 786 SF

MLSS CALCULATION:
DEPTH TO RESTRICTIVE LAYER > 60"
MLSS NOT REQUIRED

DEEP TEST PIT DATA / SOIL DESCRIPTIONS

PERFORMED BY: FEDUS ENGINEERING, LLC - GREGG FEDUS, P.E.
WITNESSED BY: DON MITCHELL, MPH, RS DATE: 6/8/2021

TEST PIT: 1	TEST PIT: 2	TEST PIT: 3	TEST PIT: 4	TEST PIT: 5	TEST PIT: 6
0 - 22" LEDGE AT 22"	0"-3" ORGANIC LAYER, LEAF LITTER 3"-40" LIGHT BROWN TO VARIES TO RED BROWN SILT LOAM (DAMP) 40"-87" GREY MEDIUM TO COARSE SAND, WITH GRAVEL, SOME ROCKS (LOOSE)	0"-6" TOPSOIL AND LEAF LITTER 6"-39" RED BROWN TO LIGHT BROWN SILT LOAM (DAMP) 39"-82" GREY SANDY TILL, MANY LARGE ROCKS (LOOSE TO FIRM)	18"-36" LEDGE	0"-3" TOPSOIL AND LEAF LITTER 3"-19" ORANGE BROWN VERY FINE SANDY LOAM (LOOSE) 19"-60" GREY SANDY TILL WITH ROCKS	0"-10" TOPSOIL AND LEAF LITTER 10"-23" BROWN SANDY LOAM 23"-70" GREY SANDY TILL
MOTTLES: NO GROUNDWATER: NO LEDGE: 22" ROOTS: NO RESTRICTIVE: 22"	MOTTLES: NO GROUNDWATER: NO LEDGE: NO ROOTS: 43" RESTRICTIVE: 87"	MOTTLES: NO GROUNDWATER: NO LEDGE: NO ROOTS: 52" RESTRICTIVE: 82"	MOTTLES: NO GROUNDWATER: NO LEDGE: 18-36" ROOTS: NO RESTRICTIVE: 18"	MOTTLES: NO GROUNDWATER: NO LEDGE: 18"-60" ROOTS: 36" RESTRICTIVE: 60"	MOTTLES: NO GROUNDWATER: NO LEDGE: 70" ROOTS: 52" RESTRICTIVE: 70"

PERCOLATION TEST DATA

PERFORMED BY: FEDUS ENGINEERING, LLC
DATE: 9/14/21 LOT 2 FOSTER LANE - P3

DEPTH: 19"	DIA. OF HOLE: 8"		
ELAPSED TIME (MIN)	READING (INCHES)	CHANGE (INCHES)	PERC. RATE (MIN/INCH)
0	7		
10	10	3	3.33
20	12	2	5.00
30	13	1	10.00
40	14 1/2	1 1/2	8.00
50	15 1/2	1 1/2	8.00
60	16 3/4	1 1/4	8.00

PERCOLATION TEST DATA

PERFORMED BY: FEDUS ENGINEERING, LLC
DATE: 9/14/21 LOT 2 FOSTER LANE - P4

DEPTH: 20"	DIA. OF HOLE: 8"		
ELAPSED TIME (MIN)	READING (INCHES)	CHANGE (INCHES)	PERC. RATE (MIN/INCH)
0	8		
10	10	2	5.00
20	11 1/2	1 1/2	6.67
30	12 3/4	1 1/4	8.00
40	13 3/4	1	10.00
50	14 1/2	1	10.00
60	15 1/2	1	10.00

DEEP TEST PIT DATA / SOIL DESCRIPTIONS

PERFORMED BY: FEDUS ENGINEERING, LLC - GREGG FEDUS, P.E.
WITNESSED BY: DON MITCHELL, MPH, RS DATE: 6/10/2021

TEST PIT: 7	TEST PIT: 8
0 - 2" TOPSOIL AND LEAF LITTER 2"-28" ORANGE BROWN VERY FINE SANDY LOAM 28"-64" GREY SANDY, GRAVELLY TILL WITH ROCKS	0"-6" TOPSOIL AND LEAF LITTER 6"-24" RED BROWN VERY FINE SANDY LOAM 24"-68" GREY SANDY, GRAVELLY TILL WITH ROCKS (LARGE BOULDER IN HOLE)
MOTTLES: NO GROUNDWATER: NO LEDGE: 64" ROOTS: 34" RESTRICTIVE: 64"	MOTTLES: NO GROUNDWATER: NO LEDGE: NO ROOTS: 38" RESTRICTIVE: 68"

Subject Parcel Information

OWNER: MICHELLE CONE
PARCEL ADDRESS: 1 ESSEX PLAZA ESSEX, CT 06426
MAILING ADDRESS: 37/001/02
MBL: VOLUME 343 PAGE 370
AREA: 99,389 SF = 2.28 AC
FLOOD ZONE: ZONE X PER FIRM MAP # 09007C0327G
EFFECTIVE DATE: 08/28/2008

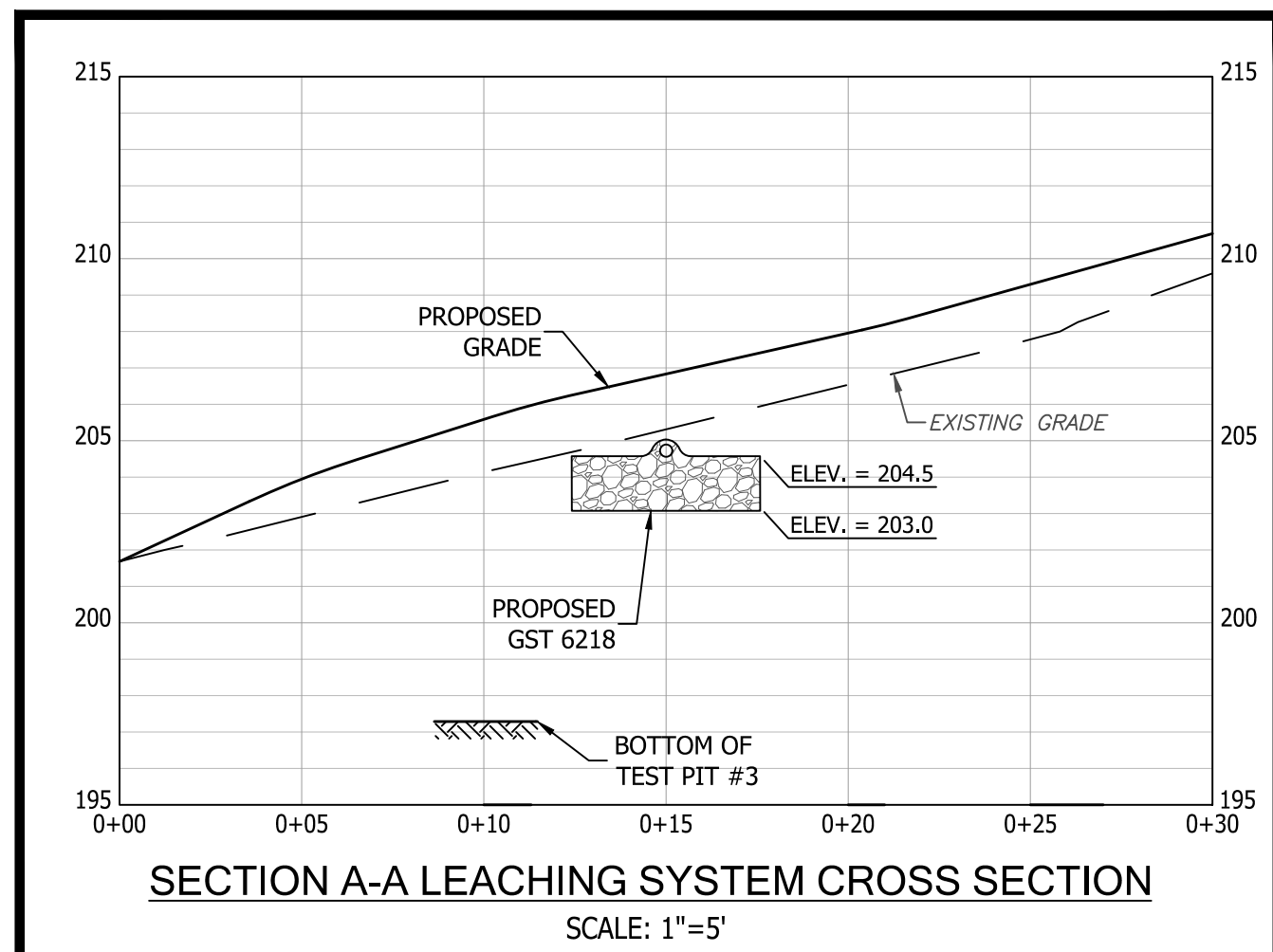
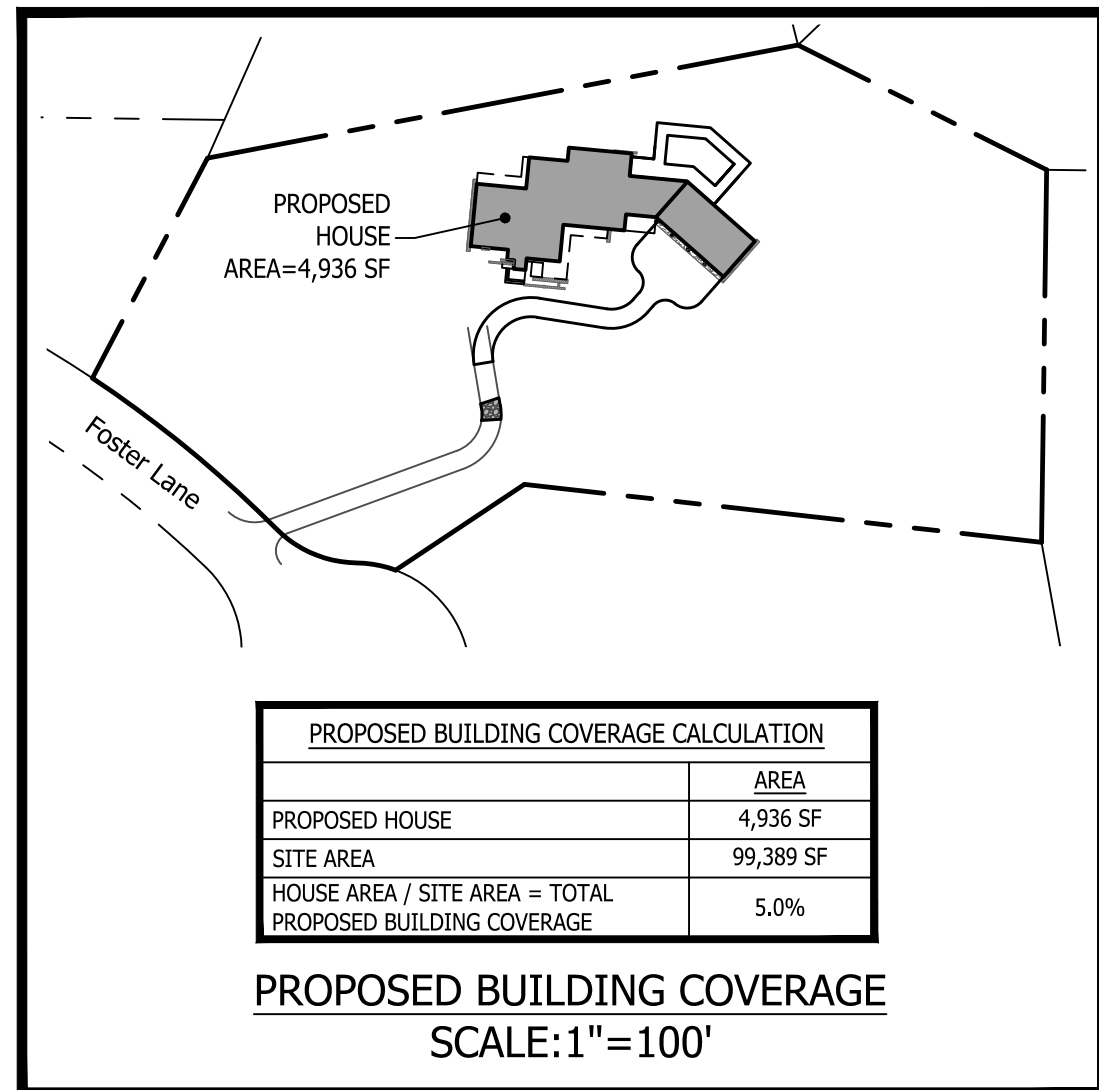
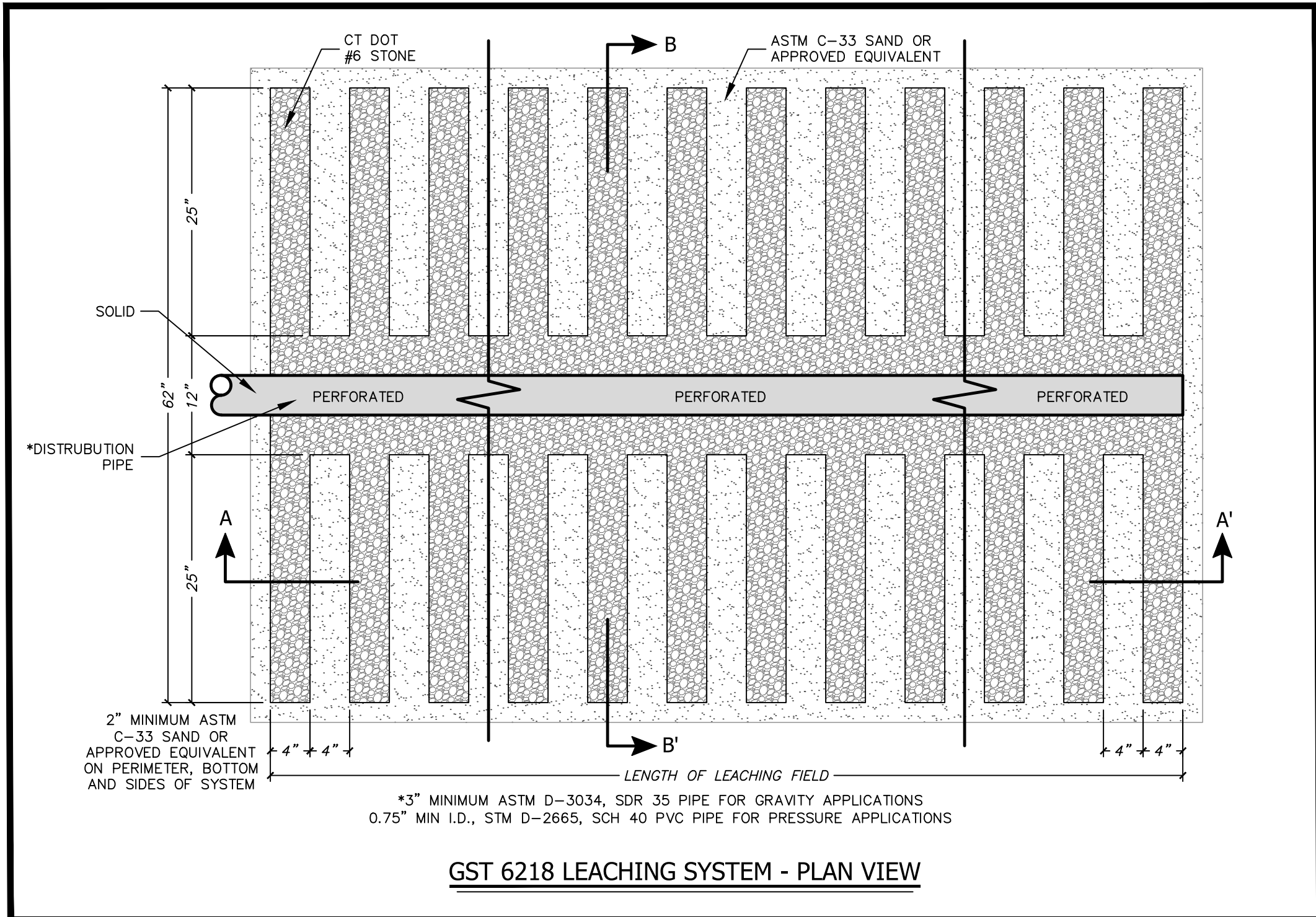
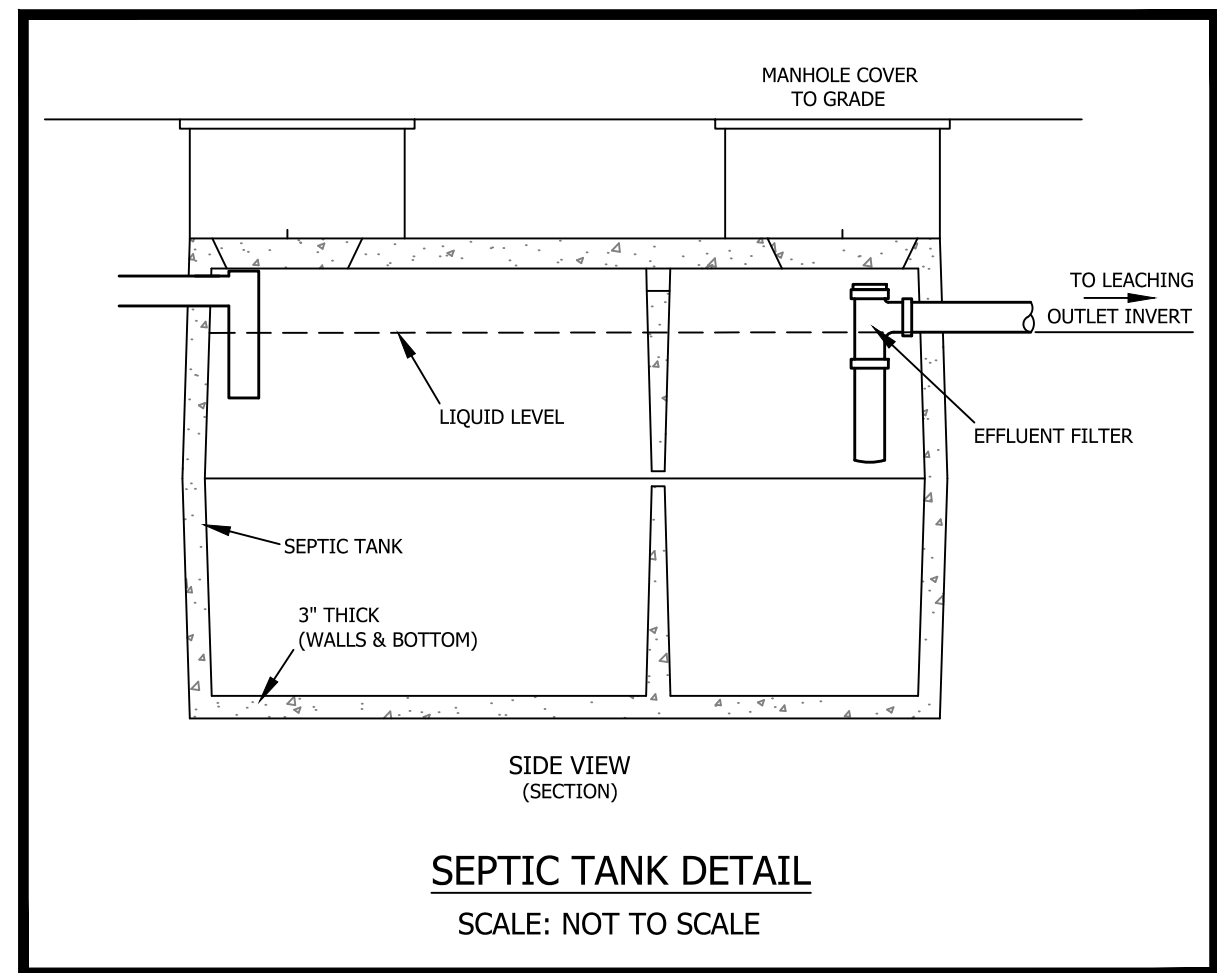
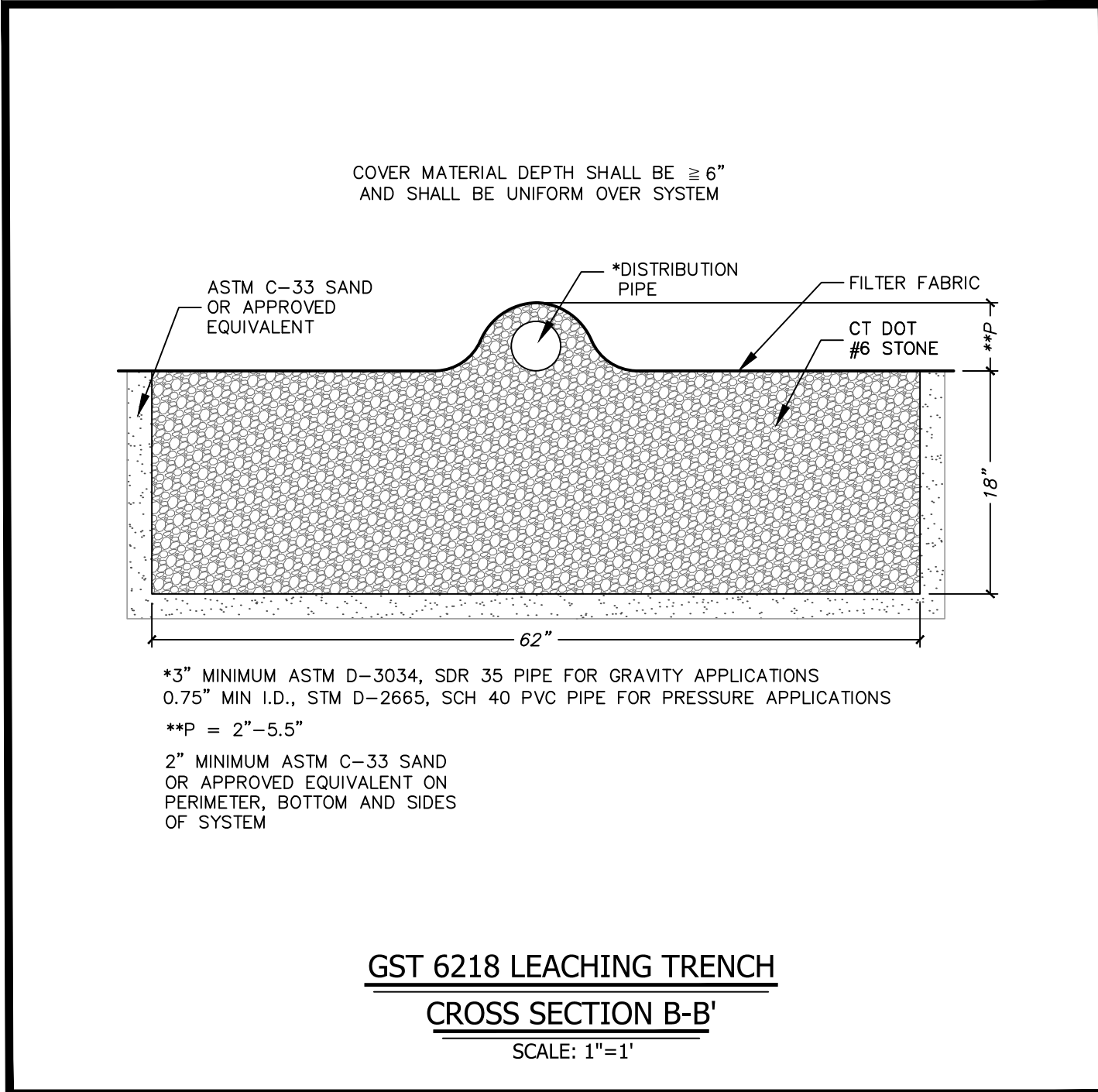
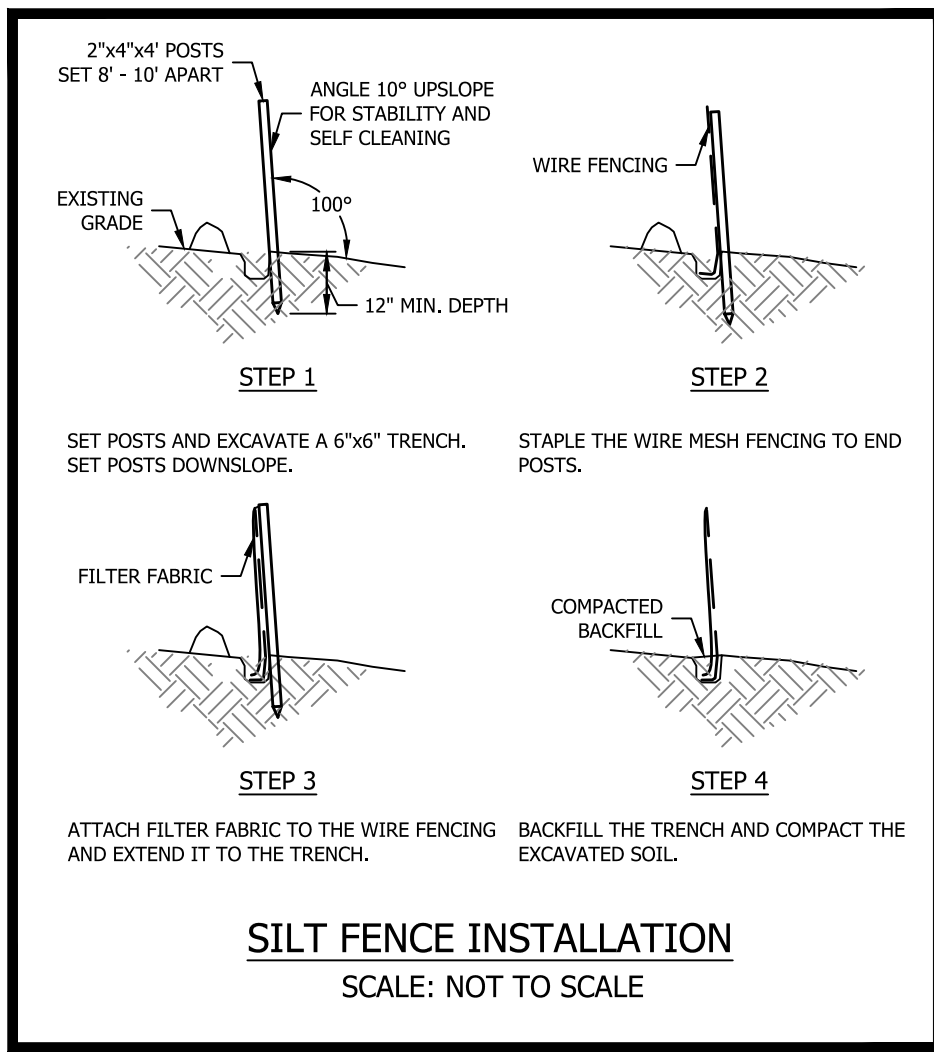
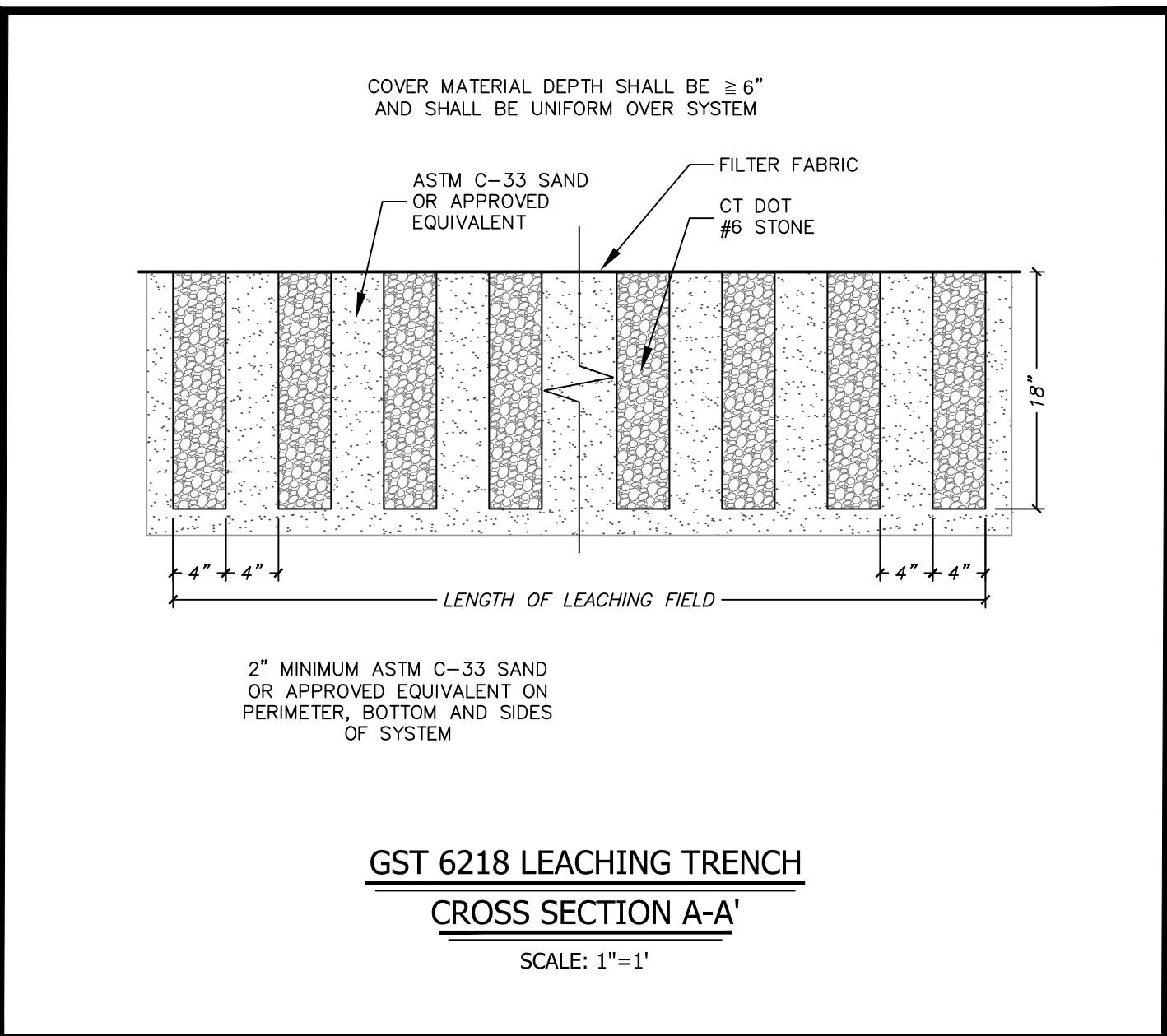
NO.	DATE	REVISIONS

Site Plan
of
Lot 2 - Foster Lane
Ivoryton, Connecticut
Prepared For:
Bevon Sompe
August 5, 2021

DRAWING SCALE: 1"=20'



Gregg T. Fedus P.E.
CT. License No. 21231



INSTALLATION NOTES

- LAYOUT SYSTEM.
- PREPARE SITE AND REMOVE ANY TREES WITH A DRIP LINE FALLING WITHIN 10 FEET OF THE LEACHING SYSTEM.
- EXCAVATE TRENCH TO A DEPTH THAT IS AT LEAST 2" BELOW THE BASE ELEVATION OF THE GST TO ACCOMMODATE A MINIMUM OF 2" OF SAND. TRENCH WIDTH SHOULD BE A MINIMUM OF 45" FOR THE GST 37 SERIES AND 70" FOR GST 62 SERIES.
- RAKE/SCARIFY SIDEWALLS AND BOTTOM OF TRENCH TO ADDRESS ANY SMEARING OF FINES, AND THEN DO NOT WALK IN TRENCH BOTTOM.
- PLACE A MINIMUM OF 2" OF ASTM C-33 SAND OR APPROVED EQUIVALENT (SAND) IN THE BOTTOM OF THE EXCAVATION TO SERVE AS BASE FOR GST, RAKE AND LEVEL AND UNIFORMLY COMPACT. IF A 2" LIFT OF SAND IS PRESENT SIMPLY WALKING ON IT SHOULD PROVIDE SUFFICIENT COMPACTION.
- SET THE GST FORMS IN CENTER OF TRENCH.
- PLACE COVERS OVER ENTIRE CENTER STONE CHANNEL AND ALTERNATING STONE FINGER COMPARTMENTS.
- PLACE SAND INTO VOID SPACE BETWEEN TRENCH SIDEWALL AND GST FORM. ALSO FILL THE SAND FINGER VOIDS IN THE FORMS AND UNIFORMLY COMPACT.
- REMOVE ALL COVERS FROM OVER ENTIRE CENTER STONE CHANNEL AND STONE FINGER COMPARTMENTS.
- PLACE CLEAN CT DOT #6 (3/4") STONE INTO THE INTERIOR OF THE GST FORM.
- PULL FIRST GST FORM AND "LEAP FROG" FORM AHEAD OF THE LAST GST FORM.
- REPEAT SEQUENCE UNTIL DESIRED TRENCH LENGTH IS INSTALLED.
- ENSURE THAT SAND AND BACKFILL MATERIALS ARE COMPACTED TO PREVENT SETTLEMENT.
- INSTALL APPROVED DISTRIBUTION PIPING ON TOP OF THE 12" CENTRAL STONE CHANNEL.
- PLACE STONE AROUND THE DISTRIBUTION PIPE.
- PUT APPROVED FILTER FABRIC OVER THE SYSTEM.
- BACKFILL SYSTEM TO ENSURE THAT UNIFORM COVER AND COMPACTION EXISTS OVER THE TOP OF THE SYSTEM (A MINIMUM OF 6" OF COVER IS REQUIRED). WHEN GST IS INSTALLED BELOW AREAS SUBJECT TO H-20 LOADING, SEE NOTE BELOW.
- FINISH GRADE OVER THE SYSTEM SHOULD ENSURE THAT STORM WATER SHEET FLOW IS DIVERTED AWAY FROM THE LEACHING SYSTEM, TANK(S) AND PUMP TANK(S) IF PRESENT.
- SEED AND HAY DISTURBED AREA. THE USE OF WOOD CHIPS AS COVER MATERIAL IS NOT RECOMMENDED.
- MAINTAIN THE AREA TO PREVENT TREE ROOTS FROM IMPACTING THE SYSTEM.
- PROPERLY SERVICE THE SEPTIC TANK EVERY 3-5 YEARS; OR AS ADVISED BY THE REGULATORY AGENCY OR YOUR SERVICE PROVIDER.

NOTES - SEPTIC SYSTEM

- PROPOSED CONSTRUCTION TO CONFORM TO THE LATEST REVISION OF THE STATE OF CONNECTICUT PUBLIC HEALTH CODE.
- TOPOGRAPHIC INFORMATION TAKEN FROM CT ENVIRONMENTAL CONDITIONS ONLINE LIDAR DATA.
- ENGINEER AND SANITARIAN WILL BE CONTACTED IF SOIL CONDITIONS OTHER THAN THOSE SHOWN ON PLAN ARE ENCOUNTERED AND WORK WILL BE HALTED PENDING REVIEW OF THOSE CONDITIONS.
- ELEVATIONS SHOWN REFER TO THE INVERT (FLOW LINE) OF THE PROPOSED LEACHING SYSTEM UNLESS NOTED OTHERWISE.
- SEPTIC TANK CONSTRUCTION JOINTS SHALL BE SEALED WITH ASPHALT CEMENT. ALL PIPE CONNECTIONS TO THE SEPTIC TANK AND DISTRIBUTION BOXES SHALL BE SEALED WITH A POLYETHYLENE GASKET ("POLYLOK" OR APPROVED EQUAL).
- SEPTIC TANK Baffles SHALL CONFORM TO TECHNICAL STANDARDS OF THE PUBLIC HEALTH CODE.
- SEPTIC TANKS SHALL HAVE AN APPROVED NON-BYPASS EFFLUENT FILTER AT THE OUTLET.
- SEPTIC TANK SHALL BE TWO COMPARTMENT TANK WITH HEAVY DUTY STEEL HANDLES FOR MANHOLE ACCESS COVERS AND GAS Baffles INSTALLED AT OUTLET PIPING. TANKS TO BE WATER TIGHT.
- ALL PIPES UPSTREAM OF THE SEPTIC TANK SHALL BE 4" DIAMETER SCH 40 ASTM D1785 OR D2665. ALL PIPES DOWNSTREAM OF THE SEPTIC TANK SHALL BE 4" DIAMETER SDR 35 ASTM D3034.
- NO DEVIATIONS FROM THE APPROVED DESIGN PLAN SHALL BE ALLOWED WITHOUT THE PRIOR APPROVAL OF THE ENGINEER AND SANITARIAN.
- EROSION AND SEDIMENT CONTROL MEASURES MAY BE SUBJECT TO FIELD MODIFICATION AS REQUIRED BY THE DESIGN ENGINEER OR TOWN OFFICIALS TO INCREASE EROSION AND SEDIMENT CONTROL MEASURES.
- ALL FILTER FABRIC SHALL BE 1.5 OZ./YD. (ASTM D-5261), PERMEABILITY OF 1.0 SEC. (ASTM D-4491) AND A TRAPEZOID TEAR OF 15 LBS. (ASTM D-4533) OR EQUAL.
- ALL DISTURBED AREAS SHALL BE TOPSOILED AND TURF ESTABLISHED.
- BUILDINGS HAVE NO GARBAGE GRINDERS, OR LARGE TUBS OVER 100 GALLONS.
- NO FOOTING DRAINS SHALL BE INSTALLED WITHIN 25' OF PROPOSED SEPTIC SYSTEM.
- LICENSED SURVEYOR TO STAKE SYSTEM. LICENSED SEPTIC INSTALLER TO DO SITE PREPARATION WORK. BENCH MARK TO BE SET IN FIELD.
- NO WORK (OTHER THAN TREE CLEARING) SHALL COMMENCE IN THE SYSTEM AREA UNTIL A SEPTIC PERMIT HAS BEEN TAKEN OUT BY THE LICENSED INSTALLER.
- STRIP INSPECTIONS SHALL BE DONE BY BOTH THE ENGINEER AND SANITARIAN.
- SYSTEM AREA SHOULD BE RE-STRIPPED AND REFILLED PRIOR TO START OF CONSTRUCTION TO PREVENT HEAVY EQUIPMENT COMPACTION FROM DRIVEWAY.
- A RISER IS REQUIRED FOR SEPTIC TANKS WITH 12" OR MORE OF COVER.

SYSTEM SITE PREPARATION

- A MINIMUM OF 24 HOURS, BUT PREFERABLY 48 HOURS NOTICE SHALL BE GIVEN BY THE INSTALLER TO THE ENGINEER AND SANITARIAN BEFORE ANY STRIPPING IS DONE FOR THE SYSTEM.
- THE LICENSED INSTALLER SHALL BE ON SITE DURING SYSTEM CONSTRUCTION WORK WILL BE STOPPED BY THE HEALTH DEPARTMENT IF THIS REQUIREMENT IS NOT COMPLIED WITH.
- NO SYSTEM IS TO BE BACKFILLED UNTIL THE SANITARIAN HAS GIVEN THE OK. THE OK WILL NOT BE GIVEN UNTIL THE ENGINEER HAS PROVIDED WRITTEN OR VERBAL COMMUNICATION THAT THE SYSTEM IS INSTALLED IN COMPLIANCE WITH THE HEALTH CODE AND THEIR DESIGN, OR WITH ACCEPTABLE MODIFICATIONS.

EROSION CONTROL

- PURPOSE**
 ALL CONSTRUCTION ACTIVITIES INVOLVING THE REMOVAL OR DISTURBANCE OF SOILS ARE TO BE PROVIDED WITH APPROPRIATE PROTECTIVE MEASURES TO MINIMIZE EROSION AND CONTAIN SEDIMENT DISPOSITION WITHIN THE AREA UNDER DEVELOPMENT. THE MINIMUM STANDARD FOR INDIVIDUAL MEASURES SHALL BE THOSE OUTLINED IN THE CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL 2002 EDITION AS AMENDED TO DATE. THOSE METHODS DEEMED MOST EFFECTIVE FOR THIS PROJECT ARE DESCRIBED HEREIN.
- INSTALLATION REQUIREMENTS**
 - OTHER THAN CONSTRUCTION SPECIFICALLY SHOWN ON THESE APPROVED PLANS, NO ACTIVITIES SHALL BE CONDUCTED WITHIN DESIGNATED WETLAND AREAS, WATERCOURSES, FLOOD PLAINS OR WITHIN CHANNEL ENCROACHMENT LINES WITHOUT THE PRIOR APPROVAL OF THE TOWN PLANNING AND ZONING COMMISSION AND INLAND WETLANDS COMMISSION.
 - WHERE FEASIBLE, NATURAL VEGETATION SHALL BE RETAINED AND PROTECTED.
 - ONLY THE SMALLEST PRACTICAL AREA OF LAND SHALL BE EXPOSED AT ANY ONE TIME DURING CONSTRUCTION.
 - PRIOR TO THE START OF CONSTRUCTION, TEMPORARY BALED HAY EROSION CHECKS, SEDIMENTATION FENCES AND OTHER APPROVED SEDIMENT CONTROL MEASURES SHALL BE IN PLACE WHERE SHOWN ON THESE PLANS AND AT OTHER LOCATIONS WHERE DEEMED NECESSARY.
 - WHEN LAND IS EXPOSED DURING DEVELOPMENT, THE PERIOD OF EXPOSURE SHALL BE KEPT TO A MINIMUM. INSTALLING PERMANENT AND FINAL VEGETATION, STRUCTURES, ETC. AT THE EARLIEST POSSIBLE OPPORTUNITY.
 - CONSTRUCTION EQUIPMENT SHALL NOT UNNECESSARILY CROSS LIVE STREAMS EXCEPT BY MEANS OF BRIDGES, CULVERTS OR OTHER APPROVED MEANS.
 - ALL TEMPORARY EROSION AND SEDIMENT CONTROLS SHALL REMAIN IN PLACE AND BE MAINTAINED REGULARLY IN PROPER FUNCTIONING CONDITION, UNTIL ALL AREAS EXPOSED DURING SITE CONSTRUCTION HAVE BEEN SUITABLY STABILIZED WITH PAVEMENT, PERMANENT STRUCTURES AND/OR FINAL VEGETATIVE COVER.
 - ADEQUATE PROVISIONS SHALL BE MADE TO PREVENT SURFACE WATER FROM DAMAGING THE CUT FACE OF EXCAVATIONS OR THE SLOPING SURFACES OF FILLS.
 - FILL SHALL BE PLACED AND COMPACTED SO AS TO MINIMIZE SLIDING OR EROSION OF THE SOIL.

SOIL EROSION AND SEDIMENT CONTROL PLAN NARRATIVE

THE SITE CONTRACTOR MUST FOLLOW ALL GUIDELINES SET FORTH IN THE MANUAL ENTITLED "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL" PUBLISHED BY THE CONNECTICUT COUNCIL ON SOIL AND WATER CONSERVATION IN COOPERATION WITH THE CONNECTICUT DEPARTMENT OF ENVIRONMENTAL PROTECTION. THIS MANUAL IS ALSO KNOWN AS DEP BULLETIN 34. IN ADDITION THE SITE CONTRACTOR MUST FOLLOW THE TOWN'S ZONING AND SUBDIVISION REGULATIONS, TOWN EMERGENCY STANDARDS AND SPECIFICATIONS, CTDOT FORM 816 WHERE APPLICABLE.

LAND DISTURBANCE

- ALL EXISTING VEGETATION OUTSIDE OF THE CLEARING LIMITS SHALL BE PROTECTED. EXISTING VEGETATION SHALL BE REMOVED ONLY IN AREAS NECESSARY FOR SITE CONSTRUCTION ACTIVITIES. ANY ADDITIONAL CLEARING OUTSIDE OF THE PROPOSED CLEARING LIMITS SHALL BE APPROVED BY TOWN STAFF PRIOR TO CLEARING, AS APPLICABLE.
- ALL AREAS SHALL REMAIN UNDISTURBED UNTIL IMMEDIATELY PRIOR TO SITE DEVELOPMENT.
- ALL CONSTRUCTION EQUIPMENT, MATERIALS AND STOCKPILES SHALL NOT BE PLACED OUTSIDE OF THE DISTURBED AREAS.
- THE DEVELOPER SHALL BE RESPONSIBLE FOR THE CLEANING OF ANY NEARBY STREETS, AS ORDERED BY THE TOWN OR STATE, OR ANY SOIL OR DEBRIS FROM THE SITE CONSTRUCTION ACTIVITIES.
- ALL TREES, BRUSH, STUMPS, WOOD CHIPS OR OTHER ORGANIC MATTER SHALL BE DISPOSED OF PROPERLY OFF-SITE. WOOD CHIPS MAY BE USED AS A SILTATION BARRIER DURING CONSTRUCTION AND SPREAD AFTER SITE IS STABILIZED. NO ORGANIC MATTER INCLUDING TREES, BRUSH AND STUMPS SHALL BE BURIED ON-SITE.

STRIPPING AND STOCKPILING

ALL STOCKPILES THAT CONSIST OF ERODIBLE MATERIALS SHALL BE LOCATED WITHIN AREAS AS SHOWN ON THE SITE PLAN AND SURROUNDED BY A SILTATION BARRIER. ANY STOCKPILE THAT WILL REMAIN UNDISTURBED FOR A PERIOD LONGER THAN 30 DAYS SHALL BE SEED WITH A TEMPORARY GRASS SEED MIXTURE TO PREVENT EXCESSIVE EROSION AND SEDIMENTATION.

TRENCH EXCAVATION AND BACKFILL

THE CONTRACTOR SHALL PROPERLY MAINTAIN ALL BACKFILLED EXCAVATIONS. ANY DEPRESSIONS DUE TO SETTLING IN THESE AREAS SHALL BE FILLED AND RESEDED AS NECESSARY.

THE WIDTH OF ALL EXCAVATED TRENCHES SHALL BE KEPT AS NARROW AS PRACTICABLE TO ACCOMMODATE THE WORK. ALL MATERIALS EXCAVATED FROM TRENCHES SHALL BE STOCKPILED AND USED AS TRENCH BACKFILL MATERIAL UNLESS IT IS DETERMINED TO BE UNSUITABLE BY THE ENGINEER. EXCESS MATERIALS SHALL BE PROPERLY DISPOSED OF BY THE CONTRACTOR.

SOIL EROSION AND SEDIMENT CONTROLS

ALL ADJACENT PROPERTIES AND RECEIVING WATERCOURSES AND / OR WETLAND AREAS SHALL BE ADEQUATELY PROTECTED FROM SOIL EROSION AND SEDIMENTATION BOTH DURING AND AFTER CONSTRUCTION.

ALL CONSTRUCTION SITE RUNOFF SHALL BE ROUTED INTERNALLY TO STORMWATER MANAGEMENT AREA. SEDIMENT SHALL BE MONITORED, MAINTAINED AND REMOVED AFTER EACH STORM EVENT IN EXCESS OF 1" OF RAINFALL OR WHEN THE CAPACITY EXCEEDS 50% OF THE STORAGE VOLUME. EROSION AND SEDIMENT CONTROLS SHALL BE INSPECTED WEEKLY AND AFTER ALL RAINFALL EVENTS. E & S CONTROLS SHALL BE REPAIRED OR REPLACED AS NECESSARY WITHIN 24 HOURS THROUGHOUT THE CONSTRUCTION DURATION.

ADDITIONAL EROSION AND SEDIMENT CONTROLS MAY BE REQUIRED BY THE TOWN AND SHALL BE INSTALLED AND MAINTAINED BY THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER INSTALLATION AND MAINTENANCE OF ALL EROSION AND SEDIMENT CONTROLS BEFORE, DURING AND AFTER CONSTRUCTION. THE CONTRACTOR IS ALSO RESPONSIBLE FOR THE PROPER REMOVAL AND DISPOSAL OF ALL EROSION AND SEDIMENT CONTROLS ONCE THE SITE IS COMPLETELY STABILIZED.

ALL EROSION AND SEDIMENT CONTROLS SHALL BE INSPECTED WEEKLY AND AFTER ALL RAINFALL EVENTS. E & S CONTROLS SHALL BE REPAIRED OR REPLACED AS NECESSARY WITHIN 24 HOURS THROUGHOUT THE CONSTRUCTION DURATION.

ALL ACCUMULATED SEDIMENTS AT ALL EROSION AND SEDIMENT CONTROLS SHALL BE PERIODICALLY REMOVED AND SPREAD IN AREAS THAT ARE NOT SUBJECT TO EROSION.

THE PERMITTEE SHALL EMPLOY BEST MANAGEMENT PRACTICES, CONSISTENT WITH THE TERMS AND CONDITIONS OF THE INLAND WETLANDS PERMIT, TO CONTROL STORMWATER DISCHARGES AND TO PREVENT EROSION AND SEDIMENTATION AND TO OTHERWISE PREVENT POLLUTION OF WETLANDS OR WATERCOURSES. THE PERMITTEE SHALL IMMEDIATELY INFORM THE TOWN WETLANDS OFFICER OF ANY PROBLEMS INVOLVING WETLANDS OR WATERCOURSES THAT HAVE DEVELOPED IN THE COURSE OF, OR THAT ARE CAUSED BY, THE AUTHORIZED WORK.

THE RESPONSIBLE CONTACT PERSON FOR THE INSTALLATION AND MAINTENANCE OR EROSION AND SEDIMENTATION CONTROLS ON THIS PROJECT WILL BE THE SITE CONTRACTOR. THE CONTACT INFORMATION FOR THE CONTRACTOR WILL BE MADE AVAILABLE TO THE TOWN AS SOON AS IT IS AVAILABLE.

VEGETATIVE TURF ESTABLISHMENT PROCEDURE

SCARIFY ALL AREAS TO BE TOPSOILED AND SEED. APPLY A MINIMUM OF 4 INCHES OF TOPSOIL ON ALL AREAS TO BE SEED. APPLY GRASS SEED, LIME, FERTILIZER AND MULCH ACCORDING TO THE FOLLOWING SCHEDULE:

PERMANENT SEED MIXTURE:	
CREeping RED FESCUE	2.4 LBS. PER 1,000 SQ. FT.
REDTOP	0.2
TALL FESCUE	2.4
TOTAL	5.0

FERTILIZER:
 10-10-10 APPLY AT 7.5 LBS. PER 1,000 SQ. FT.

LIMESTONE:
 APPLY AT 150 LBS. PER 1,000 SQ. FT.

MULCHING:
 SPREAD HAY OR STRAW OVER ALL AREAS AFTER SEEDING. USE 1 1/2 TO 2 BALES PER 1,000 SQ. FT. TARGET FOR 100% COVERAGE. ANCHOR BY USING NETTING OR TRACKING AS NECESSARY.

SEEDING DATES:

SEEDING DATES IN CONNECTICUT ARE NORMALLY APRIL 1 THROUGH JUNE 15 AND AUGUST 15 THROUGH OCTOBER 1. SEED GERMINATION NORMALLY CANNOT BE EXPECTED FROM NOVEMBER THROUGH FEBRUARY. IF ADEQUATE SEED GERMINATION IS NOT POSSIBLE DUE TO TIME OF YEAR CONSTRAINTS, MULCHING SHALL BE ADEQUATELY PROVIDED TO PROTECT THE SEED FROM WIND AND SURFACE EROSION UNTIL THE WEATHER IMPROVES AND THE SEEDING BECOMES WELL ESTABLISHED.

NO.	DATE	REVISIONS

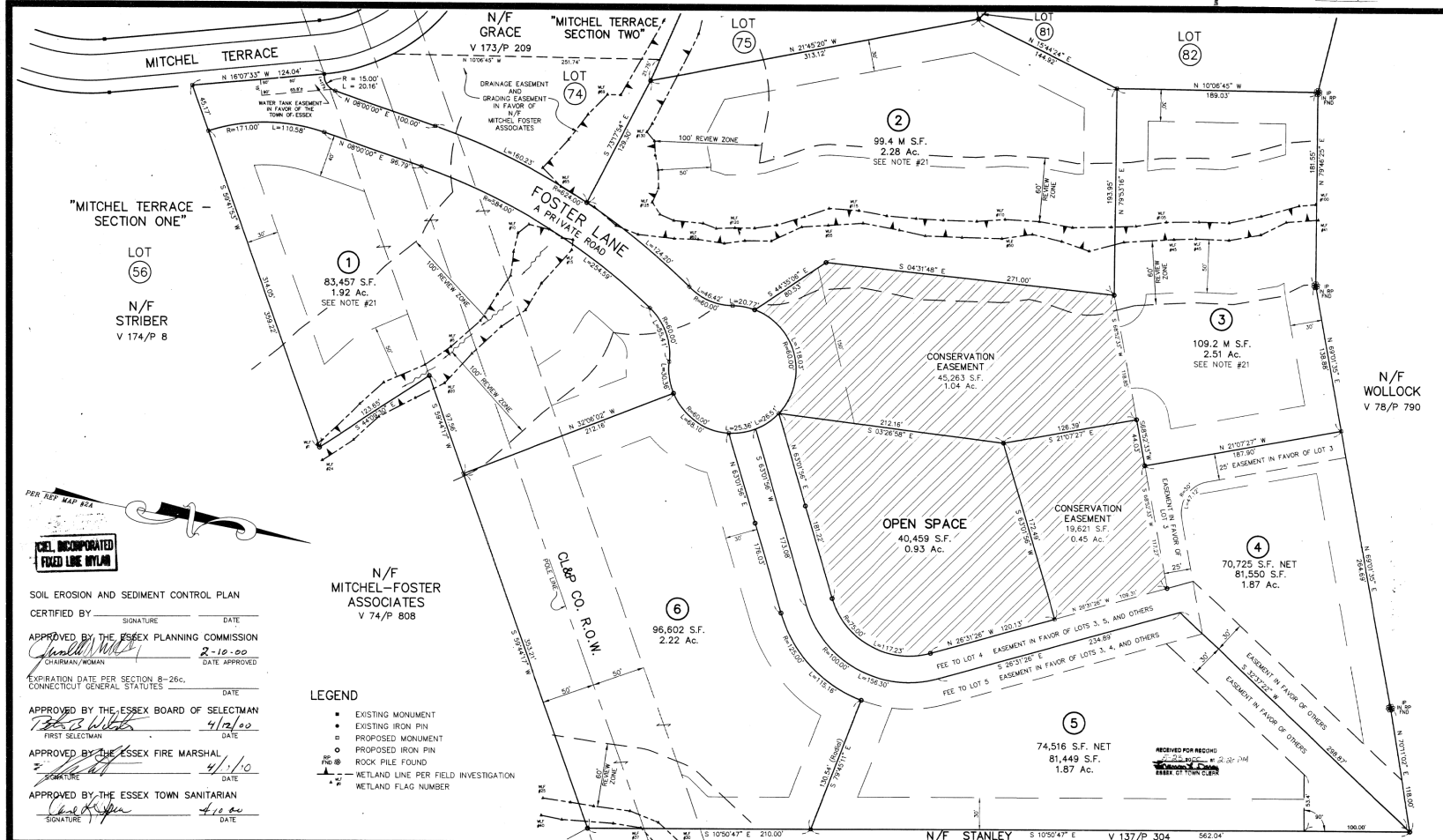
Detail Sheet
 of
Lot 2 - Foster Lane
Ivoryton, Connecticut
 Prepared For:
Bevon Semple
 August 5, 2021

DRAWING SCALE: AS SHOWN 0 0.5" 1.0" 2.0"

FEDUS ENGINEERING, LLC
 CIVIL ENGINEERS
 Mailing Address: 70 Essex Street Mystic, Connecticut 06355
 Office: (860) 536-7390 Fax: (860) 536-1644

Gregg T. Fedus P.E.
 CT. License No. 21231

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CEL, INCORPORATED
FIXED LINE MYLAR

SOIL EROSION AND SEDIMENT CONTROL PLAN
 CERTIFIED BY: _____ DATE: _____
 APPROVED BY THE ESSEX PLANNING COMMISSION
 CHAIRMAN/WOMAN: *[Signature]* DATE APPROVED: 2-16-00
 EXPIRATION DATE PER SECTION 8-26c, CONNECTICUT GENERAL STATUTES: _____ DATE: _____
 APPROVED BY THE ESSEX BOARD OF SELECTMAN
 FIRST SELECTMAN: *[Signature]* DATE: 4/12/00
 APPROVED BY THE ESSEX FIRE MARSHAL
 DATE: 4/1/00
 APPROVED BY THE ESSEX TOWN SANITARIAN
 DATE: 4/12/00

- LEGEND**
- EXISTING MONUMENT
 - EXISTING IRON PIN
 - PROPOSED MONUMENT
 - PROPOSED IRON PIN
 - ROCK PILE FOUND
 - METLAND LINE PER FIELD INVESTIGATION
 - METLAND FLAG NUMBER

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER
440

DRAWING NUMBER

HENDRIKS ASSOCIATES, LLC
 Land Surveying and Land Planning Consultants
 71 Lyme Street, P.O. Box 965 Old Lyme, Conn. 06371
 (860)434-5201 (203)453-0853 (860)442-4168
 Old Lyme Guilford Waterford



TO MY KNOWLEDGE AND BELIEF THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON

[Signature]
 ANTHONY HENDRIKS L.S. 10834

NO.	DATE	REVISIONS
#2	10-13-99	TOWN STAFF COMMENTS ADDRESSED
#1	10-4-99	LOT LINES REVISED

DATE: JANUARY 4, 1999
 SCALE: 1 INCH = 40 FT.

TITLE: RECORD SUBDIVISION MAP
 MITCHEL TERRACE - SECTION THREE
 FALLS RIVER FARMS
 ESSEX, CONNECTICUT

FLD BK: 172 SHEET: 1 OF 6 JOB NO: 363.1

DRAWN BY: J.M.M. CHECKED BY: A.H. CAD: \3631\3631REC.DWG