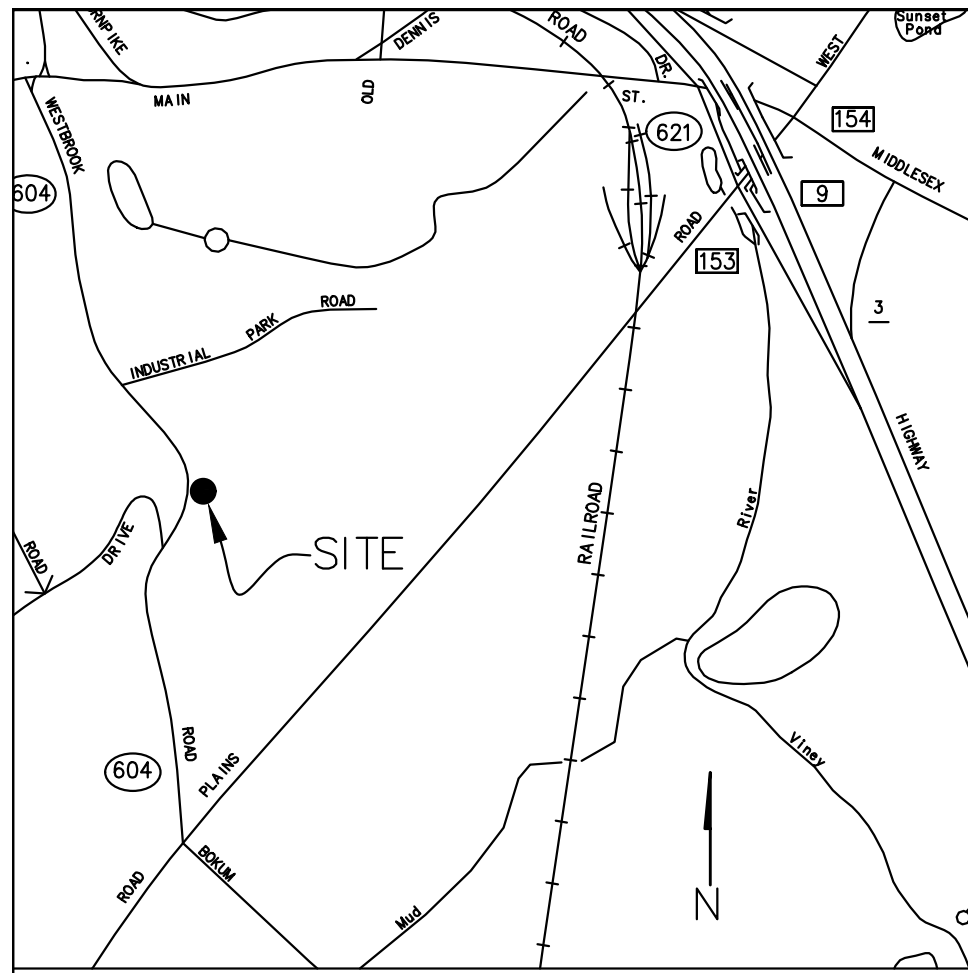


DATE	REVISION	CK.
12/1/2022	REVISED SITE DATA TABLE	
2/28/2023	REVISED ACCESSIBLE PARKING	
2/1/2023	REVISIONS AND PLAN ADDITIONS	



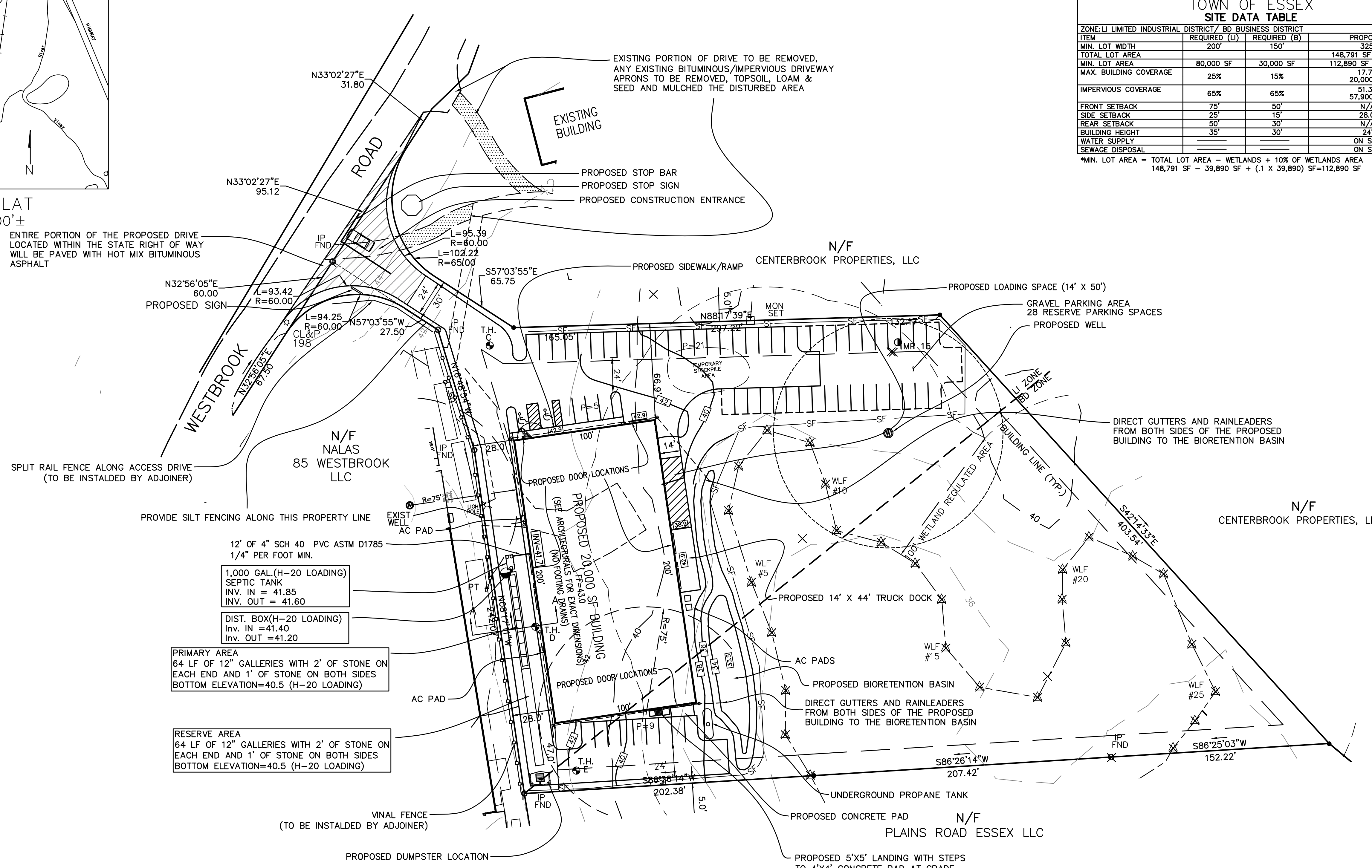
LOCATION PLAT
SCALE 1"=1000'±

ENTIRE PORTION OF THE PROPOSED DRIVE LOCATED WITHIN THE STATE RIGHT OF WAY WILL BE PAVED WITH HOT MIX BITUMINOUS ASPHALT

TOWN OF ESSEX SITE DATA TABLE			
ITEM	REQUIRED (L)	REQUIRED (B)	PROPOSED
MIN. LOT WIDTH	200'	150'	323'
TOTAL LOT AREA			148,791 SF 3.42 AC
MIN. LOT AREA	80,000 SF	30,000 SF	112,890 SF 2.59 AC*
MAX. BUILDING COVERAGE	25%	15%	17.7% 20,000 SF
IMPERVIOUS COVERAGE	65%	65%	51.3% 57,900 SF
FRONT SETBACK	75'	50'	N/A
SIDE SETBACK	25'	15'	28.0'
REAR SETBACK	50'	30'	N/A
BUILDING HEIGHT	35'	30'	24'
WATER SUPPLY			ON SITE
SEWAGE DISPOSAL			ON SITE

*MIN. LOT AREA = TOTAL LOT AREA - WETLANDS + 10% OF WETLANDS AREA
148,791 SF - 39,890 SF + (.1 X 39,890) SF = 112,890 SF

LINE TABLE		
LINE	LENGTH	BEARING
L1	151.63	N17°07'06"W
L2	68.76	N14°25'06"W
L3	74.14	N04°14'39"W
L4	39.58	N09°42'15"E
L5	139.48	N21°33'08"E
L6	127.50	N32°56'05"E
L7	35.47	N45°55'48"E
L8	10.70	S72°35'28"E
L9	12.19	N83°19'31"E
L10	58.31	N76°47'28"E
L11	77.86	N76°47'28"E
L12	81.23	N57°03'55"W
L13	217.03	S88°17'39"W
L14	305.03	N61°17'04"W
L15	211.19	S43°15'56"E
L16	304.33	S50°19'01"E
L17	20.02	S42°06'20"W
L18	209.27	N43°15'56"W
L19	296.42	N61°17'04"W
L20	87.50	N57°03'55"W



12' OF 4" SCH 40 PVC ASTM D1785
1/4" PER FOOT MIN.

1,000 GAL (H-20 LOADING)
SEPTIC TANK
INV. IN = 41.85
INV. OUT = 41.60

DIST. BOX (H-20 LOADING)
INV. IN = 41.40
INV. OUT = 41.20

PRIMARY AREA
64 LF OF 12" GALLERIES WITH 2' OF STONE ON EACH END AND 1' OF STONE ON BOTH SIDES
BOTTOM ELEVATION=40.5 (H-20 LOADING)

RESERVE AREA
64 LF OF 12" GALLERIES WITH 2' OF STONE ON EACH END AND 1' OF STONE ON BOTH SIDES
BOTTOM ELEVATION=40.5 (H-20 LOADING)

THIS SURVEY AND MAP HAVE BEEN PREPARED IN ACCORDANCE WITH SECTIONS 20-300B-1 THRU 20-300B-20 OF THE REGULATIONS OF CONNECTICUT STATE AGENCIES - "MINIMUM STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT". IT IS A SITE PLAN INTENDED TO DEPICT THE LOCATION OF THE PROPOSED BUILDING AND SEPTIC SYSTEM LOCATION IN RELATION TO PROPERTY BOUNDARY LINES AND BUILDING SETBACK LINES.

PROPERTY BOUNDARY HAS BEEN ESTABLISHED BY A DEPENDENT RESURVEY WITH REFERENCE TO THE MAP(S) NOTED HEREON.

A) CONNECTICUT STATE HIGHWAY R.O.W. MAP TOWN OF ESSEX, CENTERBROOK - WESTBROOK FROM CENTERBROOK SOUTHERLY ABOUT 4,300' ROUTE #153 JULY 31, 1935

B) CONNECTICUT STATE HIGHWAY R.O.W. MAP TOWN OF ESSEX, PLAINS ROAD FROM THE WESTBROOK - CENTERBROOK RD. EASTERLY TO THE MIDDLESEX TURNPIKE SHEET 1 OF 2

C) SUBDIVISION OF LAND OF GERICO INC. VILLAGE OF CENTERBROOK, TOWN OF ESSEX SCALE: 1"=100' DATE: OCTOBER 31, 1961

D) LAND OF GRC ASSOCIATES REALTY PARTNERSHIP, WESTBROOK RD. & PLAINS RD. ESSEX, CT SCALE: 1"=100' DATED 3-23-92 BY FREDERICK A RADCLIFFE P.C.

HORIZONTAL ACCURACY CONFORMS TO CLASS A-2.
VERTICAL ACCURACY CONFORMS TO CLASS T-2 (NAVD 1988 DATUM)

THE SUBJECT PROPERTY LIES WITHIN AN LI AND B ZONE

FOR THE SUBJECT PROPERTY REFERENCE IS MADE TO THE FOLLOWING DEED(S) ON FILE IN THE TOWN OF ESSEX: VOL. 288 /PG 735

THE SUBJECT PROPERTY CONTAINS 148,791 SF 3.42 AC MORE OR LESS.

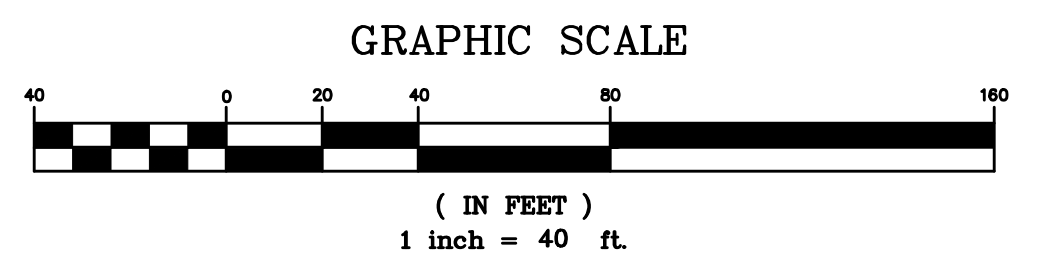
TO MY KNOWLEDGE AND BELIEF, THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON.

Robert L. Doane, Jr.
ROBERT L. DOANE, JR.
CONN. P.E. & L.S. LIC. NO. 11463

- LEGEND**
- IPND ○ EXISTING IRON PIN/ROD
 - CHND □ EXISTING CONNECTICUT HIGHWAY MONUMENT
 - PROPOSED IRON PIN TO BE SET
 - PROPOSED MONUMENT TO BE SET
 - CB EXISTING CATCH BASIN
 - CONC. CONCRETE
 - MH EXISTING MANHOLE
 - SF- SILT FENCE
 - FF FINISHED FLOOR
 - PERCOLATION TEST
 - TEST HOLE
 - - - 100 - - - EXISTING CONTOURS
 - - - 1000 - - - PROPOSED CONTOURS
 - x 7.0 EXISTING SPOT ELEVATIONS
 - WLF #15 FND FOUND
 - △ FLAGGED WETLANDS LINE
 - - - 40 - - - EXISTING CONTOURS
 - MW 2 ⊕ MONITORING WELL

NOTES:

- BUILDING SHALL NOT HAVE FOOTING DRAINS
- THERE SHALL NOT BE ANY OUTSIDE STORAGE
- ALL PAINT SHALL BE STORED INSIDE THE BUILDING IN APPROPRIATE CONTAINMENT
- VOLUME OF THE FIRST INCH OF STORMWATER RUNOFF FROM THE ROOF AND PAVED AREA = 3,800± CUBIC FEET. THE VOLUME OF THE BIORETENTION BASIN = 5,700±. THE BASIN WILL BE SEASONALLY INUNDATED WITH GROUNDWATER AND SHOULD BE PLANTED WITH AN INUNDATION TOLERANT GRASS MEADOW MIX.



MAP 54 LOT 18

DOANE ENGINEERING
CIVIL ENGINEERING AND LAND SURVEYING
P.O. BOX 113 CENTERBROOK, CONNECTICUT 06409
TEL: (860)767-0138, FAX: (860)767-9104

SITE PLAN
PREPARED FOR
E.S.T. IRREVOCABLE TRUST
#83 WESTBROOK ROAD, CENTERBROOK, CONNECTICUT

SCALE: 1"=40'	DATE: 11/22/22	SHEET NO: 1 OF 3	IDENT. NO:
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- CONSTRUCTION SEQUENCE (SANITARY SYSTEM)
- NOTIFY TOWN HEALTH DEPARTMENT AND THE ENGINEER 48 HOURS PRIOR TO THE BEGINNING OF CONSTRUCTION. NO PORTION OF THE SYSTEM WILL BE COVERED WITHOUT INSPECTION AND APPROVAL BY THE ENGINEER OR THE SANITARIAN.
 - PLACE SILT FENCE AS SHOWN ON THE DRAWING AND IN THE DETAIL.
 - REMOVE ALL TREES, STUMPS AND DELETERIOUS MATERIAL FROM SYSTEM AREA.
 - STOCKPILE TOPSOIL FOR REUSE.
 - DO NOT STOCKPILE TOPSOIL IN SANITARY SYSTEM AREA.
 - DO NOT REMOVE SUBSOIL.
 - ENGINEER/LAND SURVEYOR SHALL FIELD STAKE THE PROPOSED SYSTEM PRIOR TO INSTALLATION.
 - INSTALL SEPTIC SYSTEM AS SHOWN.
 - IF SOIL CONDITIONS OTHER THAN THOSE SHOWN IN THE SOIL LOGS ARE ENCOUNTERED DURING THE INSTALLATION OF THE SANITARY SYSTEM, THE DESIGN ENGINEER OR THE SANITARIAN SHALL BE NOTIFIED AND THE WORK WILL BE HALTED PENDING REVIEW OF THOSE CONDITIONS. IF NECESSARY THE SANITARY SYSTEM SHALL BE REVISED.
 - A MINIMUM OF 4 FEET MUST BE MAINTAINED BETWEEN THE BOTTOM OF THE SYSTEM AND LEDGE. A MINIMUM OF 1.5 FEET MUST BE MAINTAINED BETWEEN THE BOTTOM OF THE SYSTEM AND SEASONAL HIGH GROUNDWATER.
 - DO NOT BACKFILL ANY PORTION OF THE SANITARY SYSTEM UNTIL INSPECTED BY THE SANITARIAN AND UNTIL A "RECORD" SURVEY HAS BEEN COMPLETED.
 - REPLACE TOPSOIL, GRADE, SEED AND MULCH ALL DISTURBED AREAS.
 - MAINTAIN SYNTHETIC FILTER BARRIER UNTIL ALL DISTURBED AREAS ARE STABILIZED.

TEST HOLE DATA
PERFORMED BY DOANE-COLLINS ENG. ASSOC., LLC
& TOWN OF ESSEX, SANITARIAN
03/04/10

PERCOLATION TESTS
PERFORMED BY DOANE-COLLINS ENG. ASSOC., LLC
03/01/10

TH "C"

TIME	DEPTH (IN)	CHANGE	DEPTH (IN)
10:58	20 5/8		
10:59	21 7/8	1 1/4	
11:00	22 5/8	3/4	
11:01	23 1/2	7/8	
11:02	24	1/2	
11:03	24 3/4	3/4	
11:04	25 1/4	1/2	
11:05	25 7/8	5/8	
11:06	26 1/4	3/8	

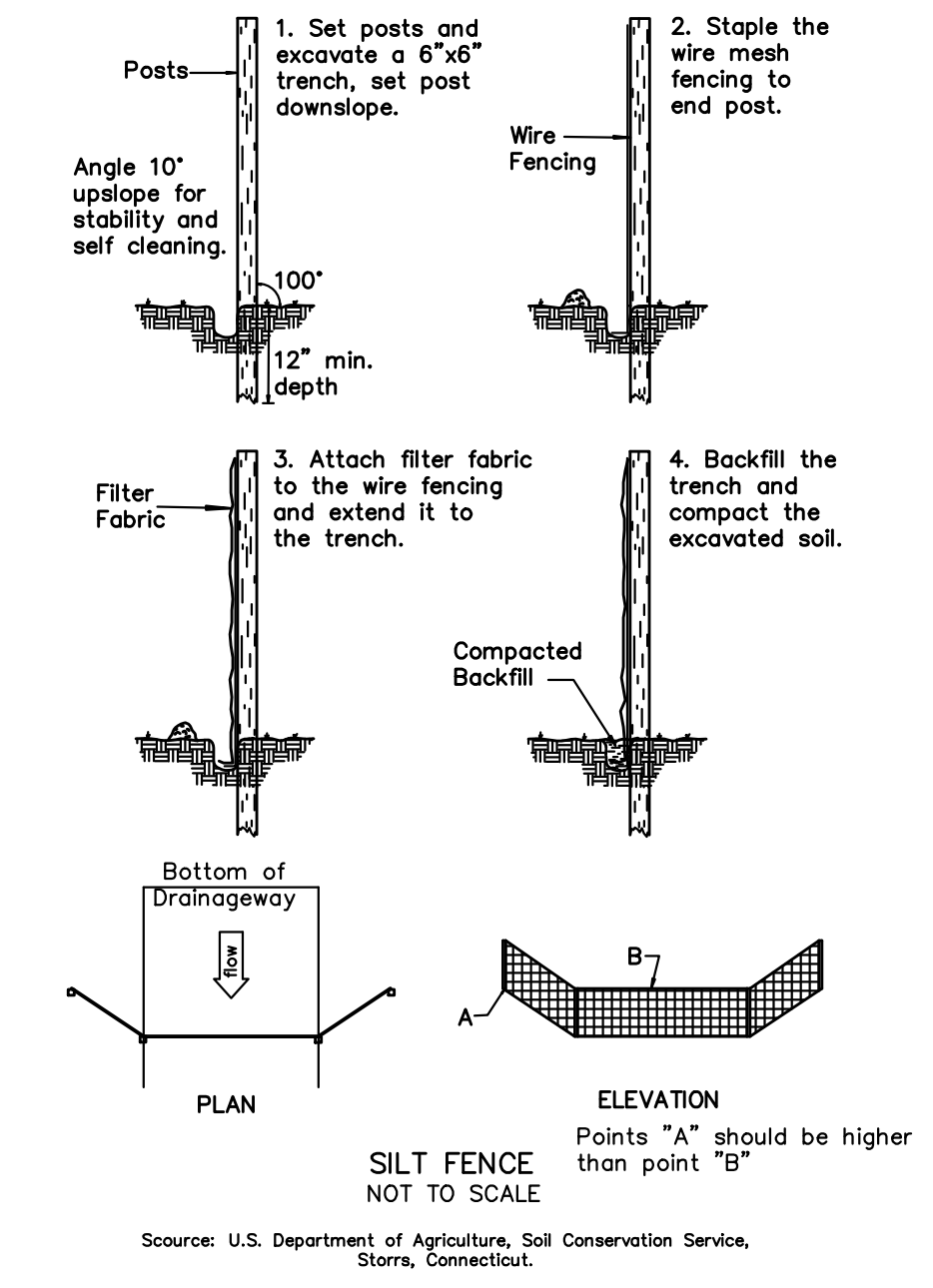
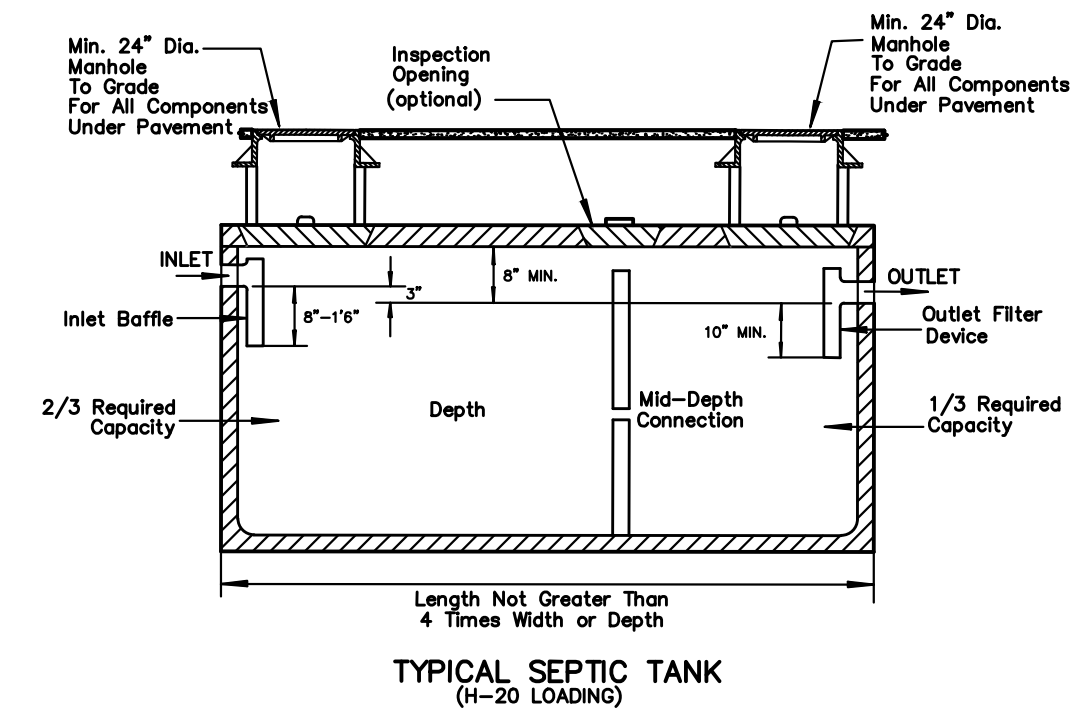
TH "D"

0 - 3" TOPSOIL & ROOTS (APPEARS STRIPPED)
3 - 84" YELLOW/BROWN MED. SAND & GRAVEL
SAND GRAYER @ 48"
GROUND WATER @ 44"
NO LEDGE
MONITOR PIPE SET

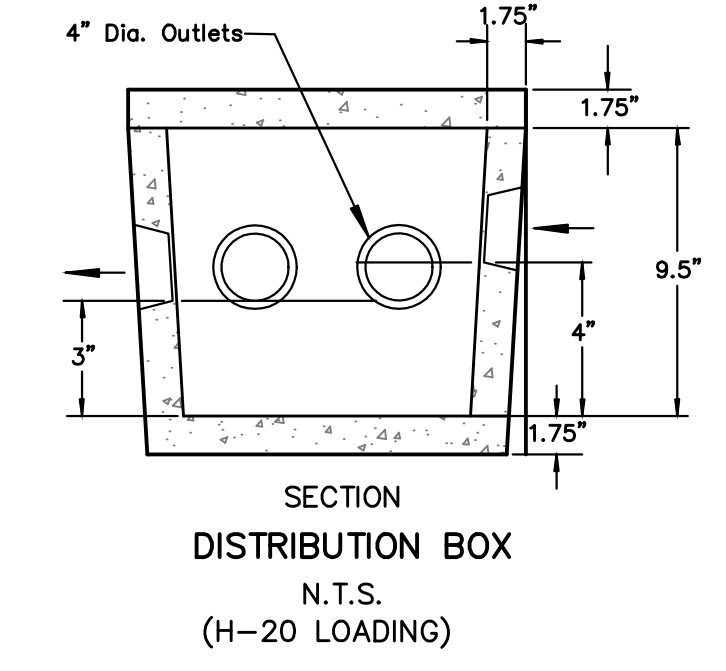
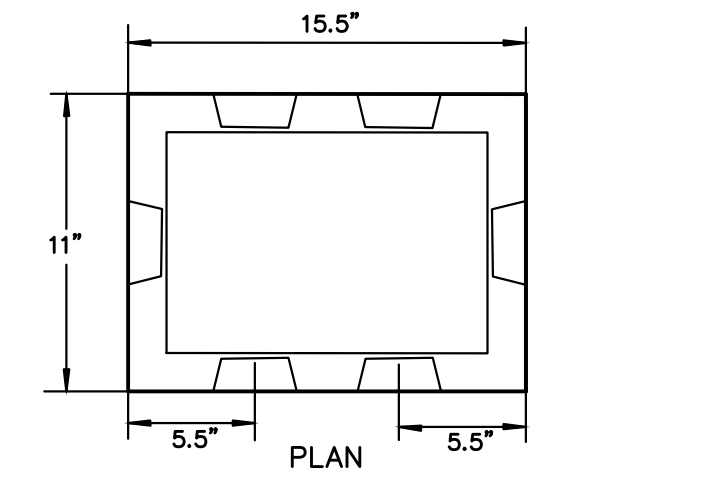
TH "E"

0 - 3" TOPSOIL
3 - 33" VERY FINE SILTY SAND SUBSOIL
33 - 48" LT BROWN MED/FINE SAND
48 - 68" RED MED. SAND
68 - 88" MED/COARSE SAND
GROUND WATER @ 68"
MOTTLING @ 48"
NO LEDGE
MONITOR PIPE SET

PERCOLATION RATE = 2MIN/IN



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- SANITARY SYSTEM NOTES:
- WATER SUPPLY SHALL BE BY A WELL.
 - ALL SOLID PIPING AFTER THE SEPTIC TANK TO BE 4" PVC ASTM D 3034, SDR 35.
 - FILTER FABRIC SHALL BE SELECTED FROM THE FOLLOWING TABLE:
- | MANUFACTURER | DESIGNATION NUMBER |
|-------------------------------|------------------------------------|
| AMERICAN ENGINEERING FABRICS | AEF-480 |
| BRADLEY INDUSTRIAL TEXTILE | PHOENIX LIJOMA |
| CARTHAGE MILLS | M35 |
| CULTEC | 410 |
| DUPONT | SF20 |
| ENGINEERED SYNTHETIC PRODUCTS | TNS R020 |
| GEO FABRICS | GF 150 |
| L&M SUPPLY COMPANY | L&M 231 |
| MIRAFI | 65304 (4" WIDE), 65303 (3" WIDE) |
| SKAPS INDUSTRIES | SKAPS GT 120 |
| SRW PRODUCTS | SRW PRODUCTS DF1, SRW PRODUCTS DF2 |
| TERRA TEX | S01.5, P01.5 |
| TYPAR | 3151, 3201 |
| US FABRIC INC. | US 1.5 CT |

- NO DEVIATION FROM THIS PLAN WILL BE ALLOWED WITHOUT THE APPROVAL OF THE ENGINEER AND SANITARIAN.
- 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 ("POLY-LOK" OR APPROVED EQUAL).
- SEPTIC TANK AND BAFFLES SHALL CONFORM TO SECTION V.A.1 TECHNICAL STANDARDS OF THE STATE HEALTH CODE.
- SEPTIC TANK SHALL BE TWO COMPARTMENT TANK WITH HEAVY DUTY STEEL HANDLES FOR MANHOLE ACCESS COVERS AND GAS BAFFLES INSTALLED ON OUTLET PIPING. SEPTIC TANK TO BE EQUIPPED WITH AN APPROVED NON-BY-PASS EFFLUENT FILTER AT THE OUTLET. SEE TABLE BELOW:

MANUFACTURER	MODEL
BEAR ONSITE	ML2-416, ML2-920, ML3-910, ML3-916, ML3-925, ML3-932
BIO-MICROBICS	Sanitee Series, ST 416, ST 418, ST 818, ST 838, ST 1618, ST 1638
BOWCO INDUSTRIES	EF-235
GAG-SIMTECH	STF-110, STF-110-7R, STF-110-6W, STF-110-8B
NORWECO	BIO-KINETIC BK2000
ORENCO SYSTEMS	FT0444-36, FT0854-36, FT1254-36, FT1554-36, FTJ0418
POLYLOK	PL-68, PL-122, PL-525, PL-625, GF 10-8, GF 10-16
PREMIER TECH	EFT-080
RISSEY PLASTICS	45 - CLIK N'STICK
TUF-TITE	EF-4, EF-6
ZABEL	A100, A300, A1800, A1800-HIP, A300-HIP, A1800-HIP, A1801-HIP, A600-12, A600-8
ZOELLER/CLARUS	WW1 (170-0078), WW4 (5000-0007)

SANITARY SYSTEM DESIGN

PROPOSED 2 EMPLOYEES AND UP TO 90 GUESTS
DESIGN FLOW = 2 X 25 GAL/DAY + 90 X 3.5 GAL/DAY = 365 GPD
PERCOLATION RATE = 2 MIN/IN
APPLICATION RATE = 1.5 GPD/SF
REQUIRED EFFECTIVE LEACHING AREA = 243 SF

MINIMUM LEACHING SYSTEM SPREAD (MLSS)

A. DEPTH TO RESTRICTIVE LAYER:

TH "D" = 44" (GROUNDWATER)
TH "E" = 48" (MOTTLING)
AVERAGE = 46"
GROUND SURFACE SLOPE = 1% (2'/200')
HF = 32

B. FF = 600/300 = 2

C. PF = 1.0

D. MLSS = (32)(2)(1) = 64 LF

PROVIDE 64 LF OF 12" GALLERIES
EFFECTIVE AREA PROVIDED = 1 X 68 LF X 5.9 SF/LF = 401.2 SF

8. STONE AGGREGATE MEANS BROKEN STONE, CRUSHED STONE, OR SCREENED GRAVEL MEETING DEPARTMENT OF TRANSPORTATION FORM 816 SPECIFICATION M.01.01 FOR NO. 4 OR NO. 6 STONE (AS SHOWN BELOW OR LATEST SPECIFICATION). STONE AGGREGATE SHALL BE FREE OF SILT, DIRT OR DEBRIS AND SHALL SHOW A LOSS OF ABRASION OF NOT MORE THAN 50 PERCENT USING AASHTO METHOD T-96.

SIEVE SIZE	PERCENT PASSING (by weight)	PERCENT PASSING (by weight)
2 - INCH	100	N/A
1.5 INCH	90-100	N/A
1 INCH	20-55	100
3/4 INCH	0-15	90-100
1/2 INCH	N/A	20-55
3/8 INCH	0-5	0-15
#4	N/A	0-5
#40	0-3	0-3
#200	0-15	0-15

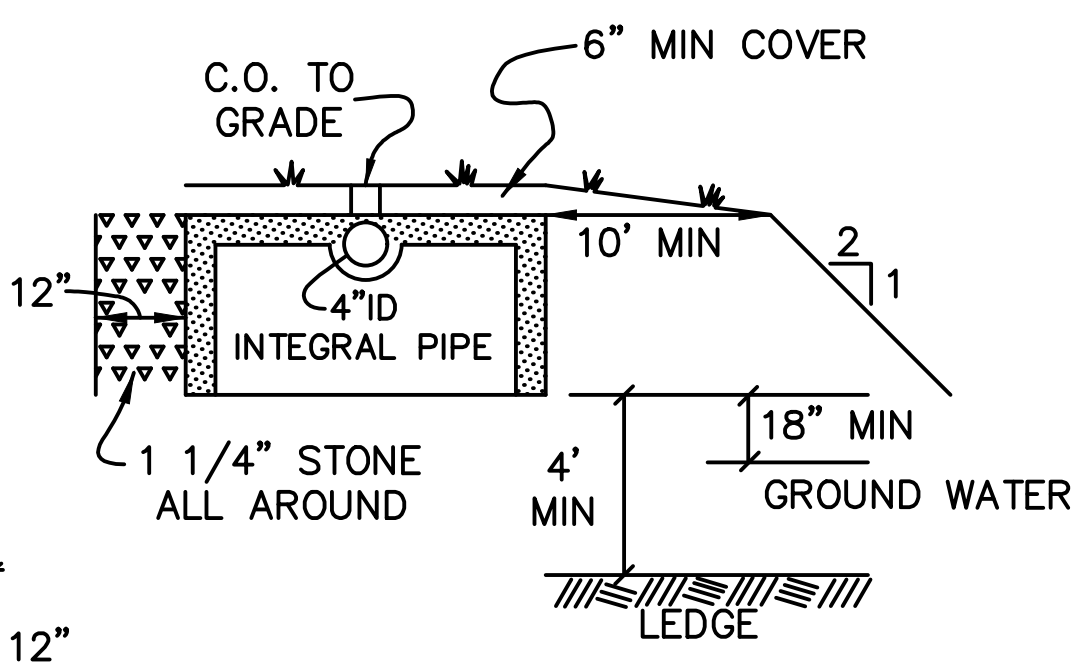
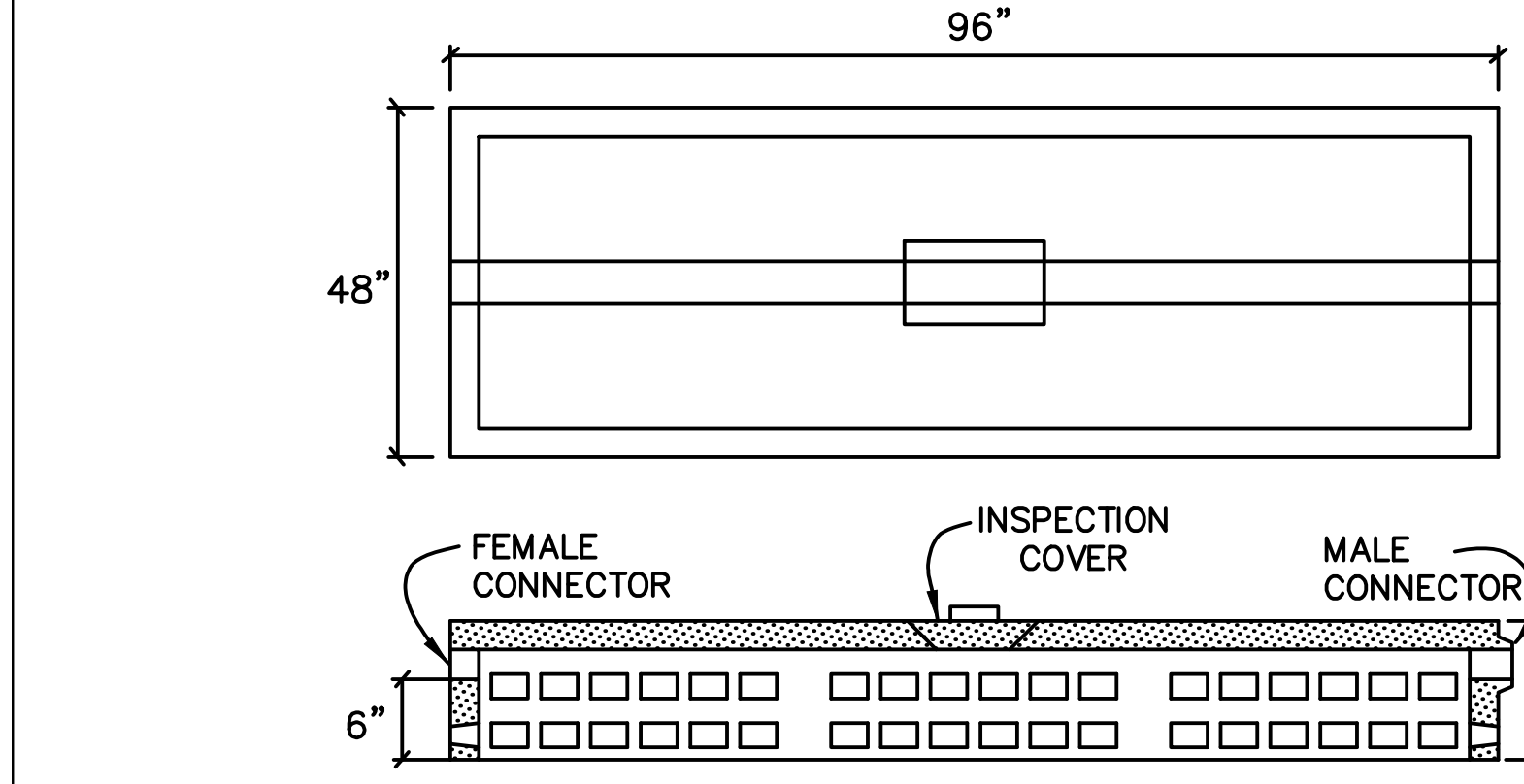
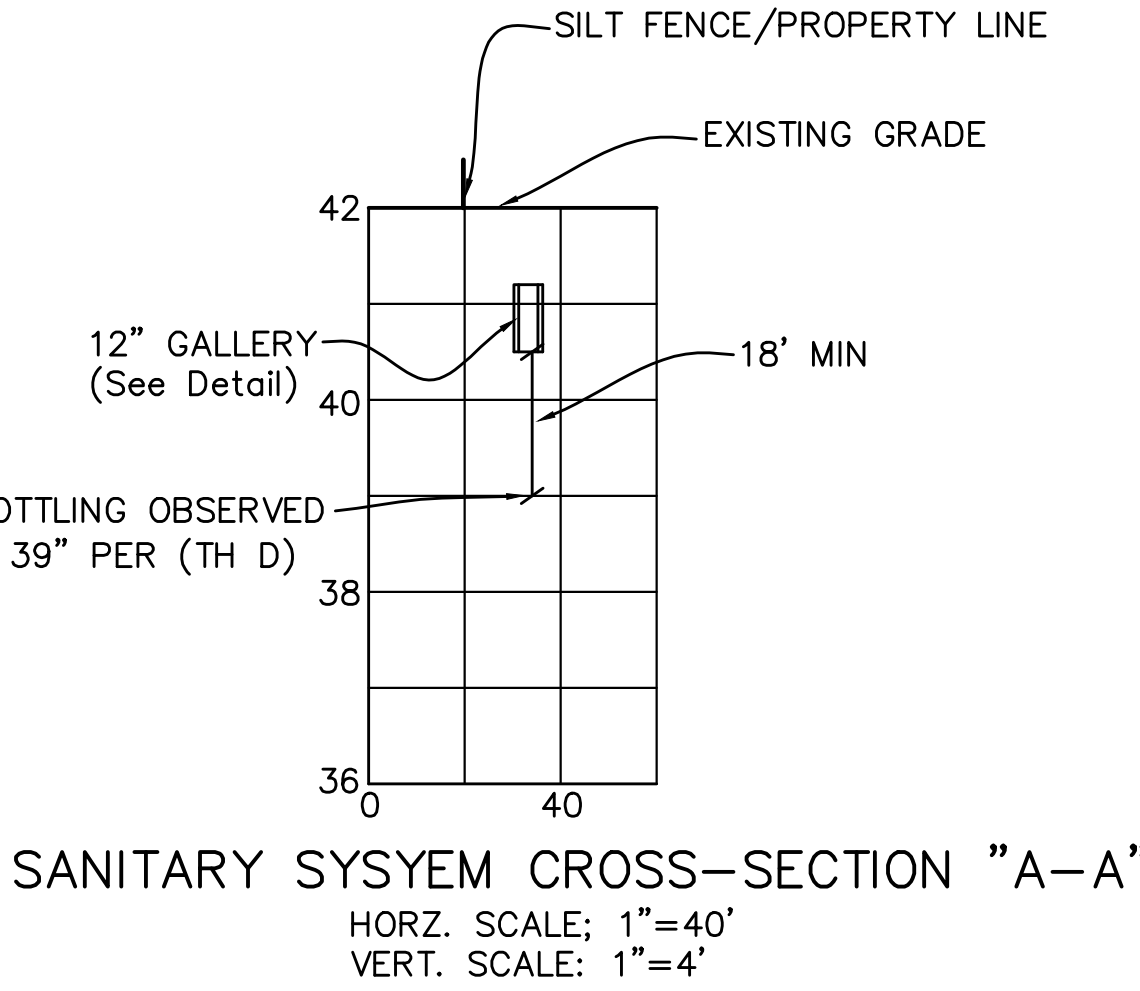
PARKING (SECTION 110F.34)

A) PARKING REQUIRED:

1 SPACE/PER 3 OCCUPANTS 92 ESTIMATED OCCUPANTS
92/3=31 SPACES REQUIRED

B) PARKING PROVIDED:

35 CAR SPACES
1 TRUCK LOADING SPACE
28 RESERVE GRAVEL SPACES



ROBERT L. DOANE, JR.
CONN. P.E. & L.S. LIC. NO. 11463

DETAIL SHEET

DOANE ENGINEERING
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P.O. BOX 113 CENTERBROOK, CONNECTICUT 06409
TEL: (860)767-0138, FAX: (860)767-9104

SITE PLAN
PREPARED FOR
E.S.T. IRREVOCABLE TRUST
#83 WESTBROOK ROAD, CENTERBROOK, CONNECTICUT

SCALE: AS SHOWN	DATE: 11/22/22	SHEET NO: 2 OF 3	IDENT. NO:
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DATE	REVISION	CK.
12/1/2022	REVISED SITE DATA TABLE	
2/28/2022	REVISED ACCESSIBLE PARKING	
2/1/2023	REVISIONS AND PLAN ADDITIONS	

I. GENERAL:

- IT IS ANTICIPATED THAT CONSTRUCTION WILL OCCUR IN THE FALL OF 2022 AND WINTER OF 2023 WITH PERMANENT SEEDING ACCOMPLISHED BETWEEN AUG. 15TH AND OCT. 15TH OF 2023
- IT IS ANTICIPATED THAT THE SITE WILL BE STABILIZED BY OCT. 15, 2023.
- THE CONTRACTOR, TO BE DETERMINED, WILL BE RESPONSIBLE FOR EROSION AND SEDIMENT CONTROL.
- ALL CONSTRUCTION ACTIVITIES SHALL BE PERFORMED TO MINIMIZE EROSION AND SEDIMENTATION IN ACCORDANCE WITH "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL."
- IF DURING CONSTRUCTION, THE ENFORCEMENT OFFICER OR ENGINEER DEEMS ADDITIONAL EROSION CONTROL NECESSARY, IT SHALL BE ADDED. THE CONTRACTOR SHALL MAKE ADDITIONAL SUPPLIES READILY AVAILABLE.
- ONLY THE AREAS WHICH ARE ACTIVELY BEING DEVELOPED SHOULD BE EXPOSED. ALL OTHER AREAS SHOULD BE HEAVILY MULCHED, HAVE NATURAL VEGETATION PRESERVED OR HAVE A GOOD COVER OF TEMPORARY OR PERMANENT VEGETATION ESTABLISHED.
- DISTURBED AREAS SHALL BE STABILIZED AS QUICKLY AS POSSIBLE.
- ALL TEMPORARY EROSION AND SEDIMENTATION CONTROLS MUST REMAIN IN PLACE AND BE MAINTAINED UNTIL PERMANENT STABILIZATION IS ACCOMPLISHED.
- INSPECTION SHOULD BE MADE OF ALL EROSION AND SEDIMENTATION CONTROL MEASURES A MINIMUM OF ONCE A WEEK AND AFTER EACH RAINFALL EVENT.

II. CONSTRUCTION SEQUENCE:

- THE SEQUENCE FOR THE INSTALLATION OF EROSION AND SEDIMENT CONTROL, SITE IMPROVEMENTS, GRADING AND SITE STABILIZATION SHALL BE AS FOLLOWS:
 - NOTIFY "CALL BEFORE YOU DIG" (1-800-922-4455) PRIOR TO CONSTRUCTION.
 - STAKE CLEARING LIMITS AND REVIEW WITH PROJECT ENGINEER AND CONTRACTOR AT PRE-CONSTRUCTION CONFERENCE
 - CONSTRUCT TEMPORARY CONSTRUCTION PAD AT THE DRIVEWAY ENTRANCES UNTIL THE PROPOSED ENTRANCES ARE ESTABLISHED.
 - CLEAR TREES AND BRUSH FROM AREA TO BE GRADED.
 - INSTALL SILT FENCE BARRIER WHERE SHOWN ON THE DRAWINGS AND AS INDICATED IN THE DETAIL. BACK SILT FENCE BARRIER, WITH HAY BALES WHERE SHOWN ON THE DRAWINGS AND AS INDICATED IN THE DETAIL.
 - REMOVE ALL STUMPS, TOPSOIL AND DELETERIOUS MATERIALS FROM THE AREA TO BE DEVELOPED.
 - STOCKPILE TOPSOIL FOR REUSE. TOPSOIL SHALL BE STOCKPILED IN SUCH A MANNER THAT NATURAL DRAINAGE IS NOT OBSTRUCTED AND NO OFF-SITE SEDIMENT DAMAGE SHALL RESULT.
 - SIDE SLOPES OF THE STOCKPILE SHALL NOT EXCEED 2 TO 1.
 - SURROUND STOCKPILE WITH SILT FENCE.
 - TEMPORARY SEEDING OF STOCKPILE SHALL BE COMPLETED WITHIN 15 DAYS OF ITS FORMATION IN ACCORDANCE WITH THE MEASURES OUTLINED IN ITEM V.
 - GRADE SITE TO THE LINES AND ELEVATIONS SHOWN ON THE "SITE PLAN"
 - HAVE LAND SURVEYOR STAKE AND OFF-SET THE FOUNDATION.
 - CONTRACTOR SHALL EXCAVATE AND POUR FOOTING.
 - LAND SURVEYOR SHALL THEN PIN THE FOOTING TO PRECISELY SET THE BUILDING CORNERS.
 - CONTRACTOR SHALL SET FORMS AND POUR WALLS.
 - LAND SURVEYOR SHALL LOCATE FOUNDATION AND PROVIDE "AS-BUILT" DRAWING TO THE TOWN, TO ACQUIRE THE NEXT PART OF THE BUILDING PERMIT.
 - AFTER APPROVAL OF "AS-BUILT" DRAWING BY THE TOWN AND PROJECT ENGINEER, CONTRACTOR MAY CONTINUE WITH CONSTRUCTION OF THE BUILDING.
 - LAND SURVEYOR SHALL STAKE SANITARY SYSTEM AND BIORETENTION BASIN.
 - CONTRACTOR SHALL CONTACT PROJECT ENGINEER AND SANITARIAN, THEN INSTALL SANITARY SYSTEM TO THE LINES AND GRADES SHOWN ON THE "SITE PLAN" AND IN ACCORDANCE WITH THE CONSTRUCTION SEQUENCE AND DETAILS SHOWN ON DETAIL SHEET.
 - INSTALL BIORETENTION BASIN TO THE LINES AND GRADES SHOWN ON THE "SITE PLAN" AND IN ACCORDANCE WITH THE CONSTRUCTION SEQUENCE AND DETAILS SHOWN ON "SOIL SEDIMENTATION AND EROSION CONTROL NOTES & DETAILS."
 - INSTALL ACCESS DRIVE AND PARKING AREA
 - REPLACE TOPSOIL, SEED AND MULCH ALL DISTURBED AREAS AS DESCRIBED IN THIS NARRATIVE AND IN "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL."
 - MAINTAIN SILT FENCE AND/OR HAY BALE EROSION CONTROL UNTIL ALL DISTURBED AREAS ARE STABILIZED.

III. SEEDING DATES:

- TO ESTABLISH PERMANENT VEGETATION, SEEDING SHOULD BE PERFORMED BETWEEN APRIL 1 THROUGH JUNE 15 AND AUG 15 THROUGH OCTOBER 15. SHOULD GRADING BE COMPLETE DURING ANOTHER PERIOD, TEMPORARY SEEDING SHALL BE PERFORMED IN ACCORDANCE WITH ITEM V THIS SHEET.
- TEMPORARY OR PERMANENT SEEDING SHOULD BE PERFORMED WITHIN 7 DAYS AFTER ESTABLISHING FINAL GRADES.
- WHEN GRADING WORK WITHIN A DISTURBED AREA IS TO BE SUSPENDED FOR A PERIOD OF MORE THAN 1 YEAR, PERMANENT SEEDING SHALL BE PROVIDED IN ACCORDANCE WITH SECTION IV THIS SHEET AND "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL."
- SHOULD WORK BE SUSPENDED ON A GRADING OPERATION AND SUCH SUSPENSION IS EXPECTED TO LAST FOR 1 TO 12 MONTHS, TEMPORARY SEEDING SHALL BE PROVIDED IN ACCORDANCE WITH ITEM V THIS SHEET AND "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL."

IV. PERMANENT SEEDING:

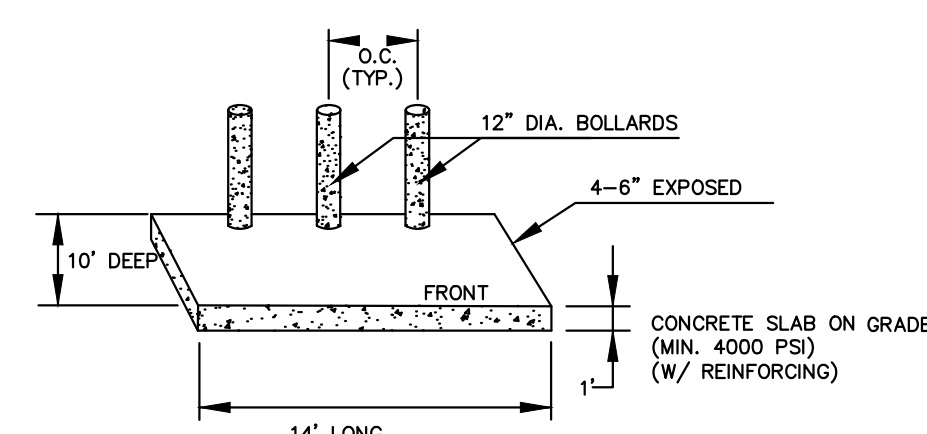
- PERMANENT SEEDING SHALL BE PERFORMED IN ACCORDANCE WITH CHAPTER 5-3-5 OF THE "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL".
- SITE PREPARATION:
 - GRADE IN ACCORDANCE WITH LAND GRADING MEASURES AS SET FORTH IN CHAPTER 5-2-5 OF THE "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL".
 - FOR AREAS TO BE MOWED REMOVE ALL SURFACE STONES 2 INCHES OR LARGER.
 - ON AREAS WHERE WOOD CHIPS OR BARK MULCH WAS PREVIOUSLY APPLIED, EITHER REMOVE THE MULCH OR INCORPORATE IT INTO THE SOIL WITH A NITROGEN FERTILIZER ADDED. (12 LBS NITROGEN PER TON OF WOOD CHIPS OR BARK MULCH)
- SEEDBED PREPARATION:
 - APPLY TOPSOIL, IF NECESSARY, IN ACCORDANCE WITH CHAPTER 5-2-2 OF THE "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL"
 - APPLY FERTILIZER AND GROUND LIMESTONE ACCORDING TO SOIL TESTS CONDUCTED BY THE UNIVERSITY OF CONNECTICUT SOIL TESTING LABORATORY OR OTHER RELIABLE SOURCES.
 - WHERE SOIL TESTING IS NOT FEASIBLE, APPLY FERTILIZER AT THE RATE OF 300 POUNDS PER ACRE OR 7.5 POUNDS PER 1,000 SQUARE FEET USING 10-10-10 (NITROGEN - PHOSPHORIC ACID - POTASH) OR EQUIVALENT AND LIMESTONE A 4 TONES PER ACRE OR 200 POUNDS PER 1,000 SQUARE FEET.
 - APPLY LIME AT THE RATE OF 2 TONS PER ACRE.
 - APPLY SEED MIXTURE AS FOLLOWS:
 - 10 PERCENT PERENNIAL RYE GRASS
 - 45 PERCENT KENTUCKY BLUE GRASS
 - 45 PERCENT CREEPING RED FESCUE
 RATE OF APPLICATIONS: 5 POUNDS PER 1000 SF
 SEED TO A DEPTH OF FROM .25 TO .5 INCHES
 - INSPECT SEEDED AREA AT LEAST ONCE A WEEK AND WITHIN 24 HOURS OF THE END OF A STORM WITH A RAINFALL AMOUNT FIRST GROWING SEASON.
 - MAINTAIN SEEDED AREA AS SET FORTH IN CHAPTER 5-2-5 AND IN ACCORDANCE WITH THE "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL".
 - IF PERMANENT SEEDING AND STABILIZATION DOES NOT OCCUR PRIOR TO OCT 15, TEMPORARY VEGETATIVE COVER SHALL BE PROVIDED ON ALL DISTURBED AREAS IN ACCORDANCE WITH CHAPTER 5-3-2- OF THE "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL" AND AS OUTLINED IN ITEM V.

BIORETENTION BASIN FLOOR MIX - LOW MAINTENANCE

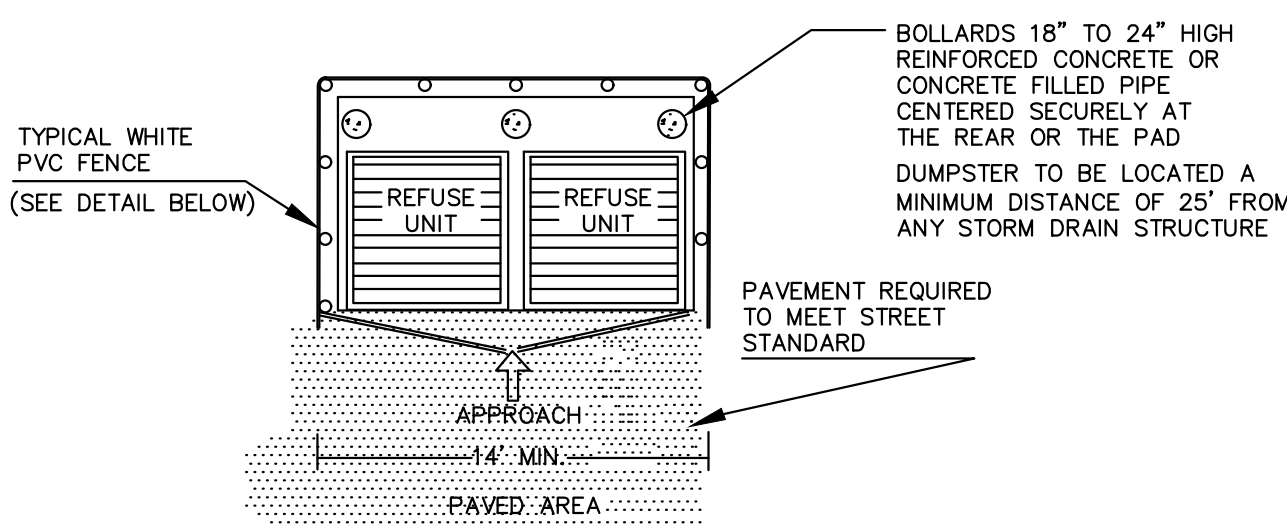
ERNMX # ERNMX-126
 SEEDING RATE 20-40 LB PER ACRE, OR 1 LB PER 1,000 SQ FT
 MIX TYPE STORM WATER MANAGEMENT FACILITY SITES SPECIES LIST

- 25% REDTOP PANICGRASS, PA ECOTYPE (PANICUM VIRGIDULUM (P. STIPITATUM), PA ECOTYPE)
- 16% VIRGINIA WILDRYE, PA ECOTYPE (ELYMUS VIRGINICUS, PA ECOTYPE)
- 16% ALKALIGRASS, 'FULTS' (PUCCINELLIA DISTANS, 'FULTS')
- 15% FOWL BLUEGRASS (POA PALUSTRIS)
- 10% CREEPING BENTGRASS (AGROSTIS STOLONIFERA)
- 10% TICKLEGRASS (ROUGH BENTGRASS), PA ECOTYPE (AGROSTIS SCABRA, PA ECOTYPE)
- 5% SOFT RUSH (JUNCUS EFFUSUS)
- 2% ALUTUMN BENTGRASS, PA ECOTYPE (AGROSTIS PERENNANS, PA ECOTYPE)
- 1% PATH RUSH, PA ECOTYPE (JUNCUS TENUIS, PA ECOTYPE)

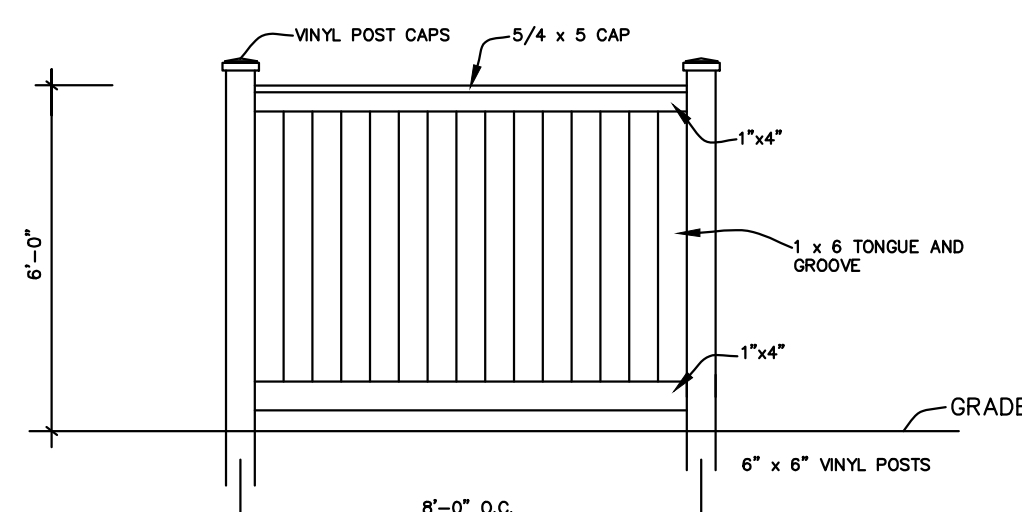
TOTAL: 100%
**USE ERNST CONSERVATION SEEDS
 COMPANY RETENTION BASIN FLOOR MIX OR EQUAL**



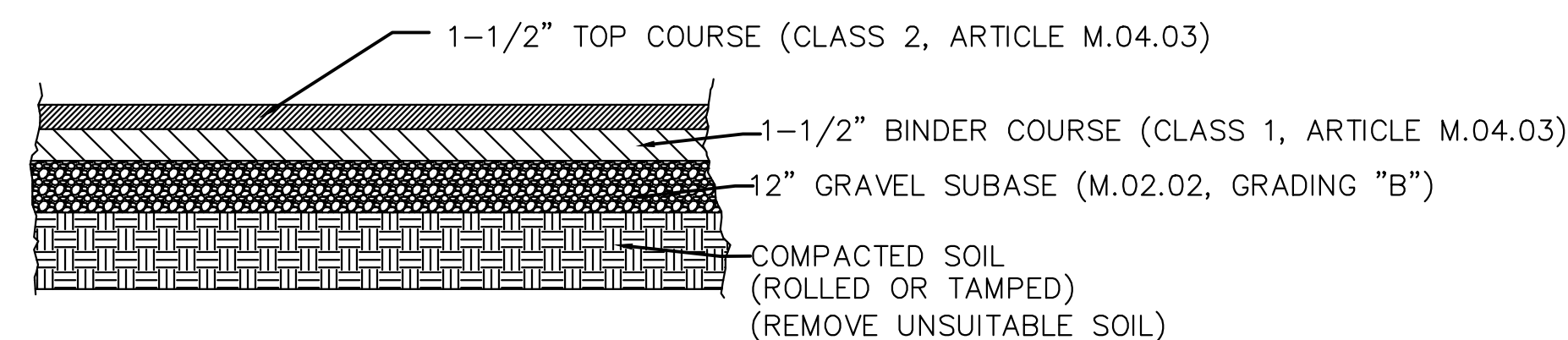
DUMPSTER PAD DETAIL
NOT TO SCALE



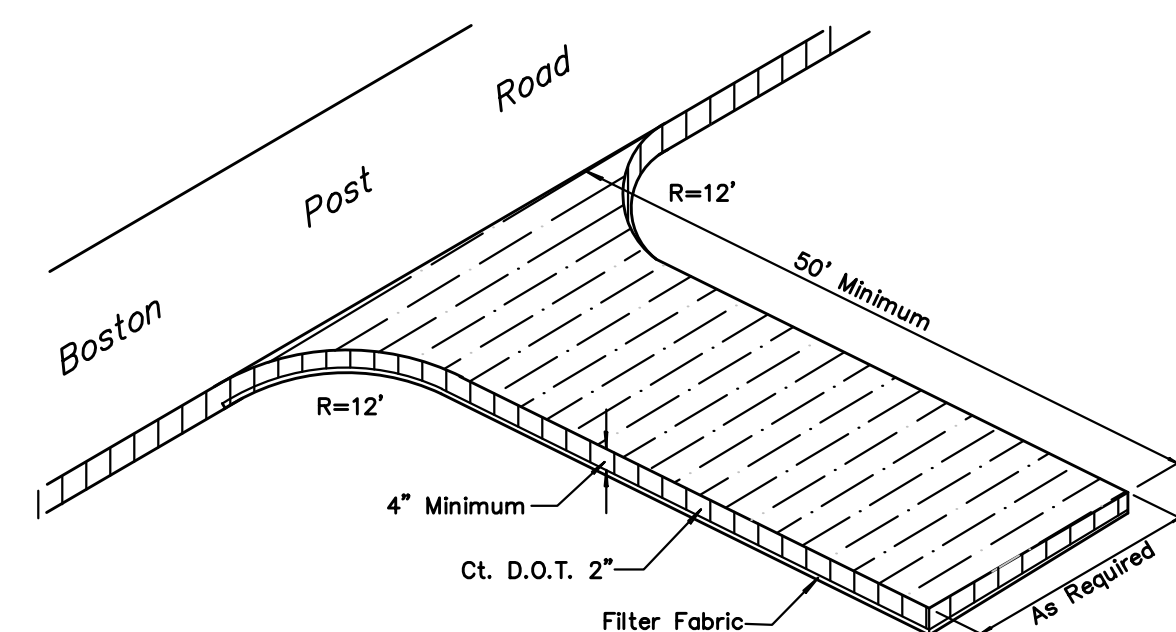
DUMPSTER ACCESS CONFIGURATION
(PLAN VIEW)
NOT TO SCALE



VERTICAL VINYL FENCE
NOT TO SCALE



PAVEMENT DETAIL
NOT TO SCALE

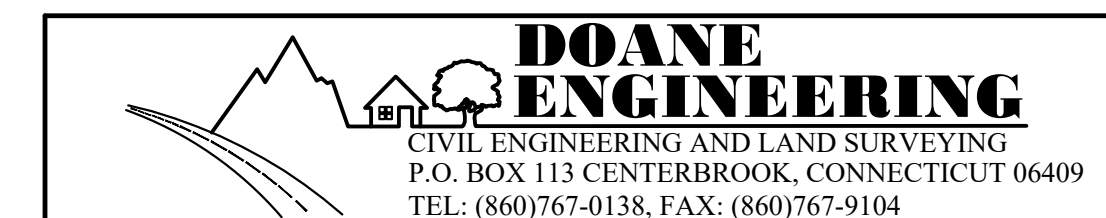


CONSTRUCTION ENTRANCE
N.T.S.

Robert L. Doane, Jr.
 ROBERT L. DOANE, JR.
 CONN. P.E. & L.S. LIC. NO. 11463



DETAIL SHEET



SITE PLAN
 PREPARED FOR
E.S.T. IRREVOCABLE TRUST
 #83 WESTBROOK ROAD, CENTERBROOK, CONNECTICUT

SCALE: AS SHOWN	DATE: 11/22/22	SHEET NO.:	IDENT. NO.:
		3 OF 3	