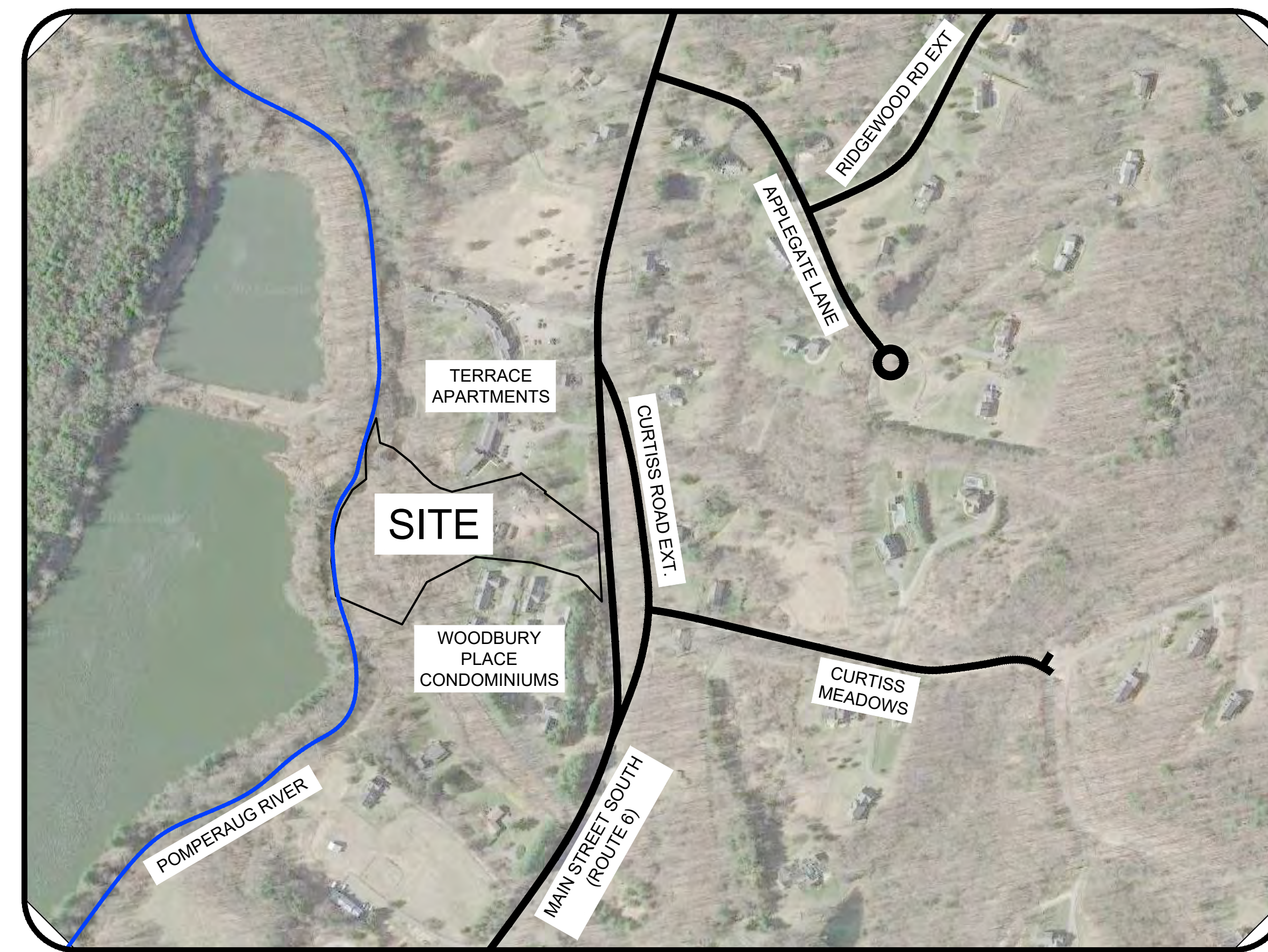


# 1080 MAIN STREET SOUTH

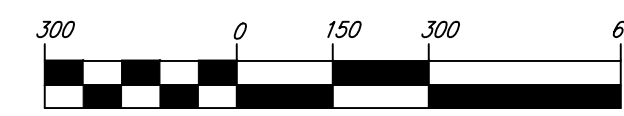
## PERMITTING SET

### NOT FOR CONSTRUCTION

**1080 MAIN STREET SOUTH**  
**WOODBURY, CT 06798**



**PROJECT SITE VICINITY MAP**



1 inch = 300 ft.



CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
 43 SHERMAN HILL ROAD  
 WOODBURY, CONNECTICUT (203) 266-0778

MAY 3, 2022  
 REVISED OCTOBER 27, 2022



DRAWING NO.	SHEET NO.	DESCRIPTION
1	-	COVER
2	S 1.1	ZONING LOCATION SURVEY
3	C 1.1	SITE PLAN
4	C 2.1	GRADING PLAN, DRAINAGE PLAN & EROSION CONTROL PLAN
5	C 3.1	SUBSURFACE SEWAGE DISPOSAL SYSTEM DESIGN
6	C 3.2	SUBSURFACE SEWAGE DISPOSAL SYSTEM DETAILS & NOTES
7	1 OF 2	PLANTING PLAN
8	2 OF 2	PLANTING PLAN - SECTIONS & DETAILS
9	1 OF 1	PHOTOMETRIC STUDY
10	C 4.1	DRIVEWAY & DRAINAGE PROFILES
11	C 5.1	DETAILS
12	C 5.2	DETAILS
13	C 5.3	DETAILS
14	C 6.1	EROSION CONTROL NARRATIVE
ARCHITECTURAL PLANS		
15	COVER	WESTCHESTER MODULAR HOMES, INC.
16	ELEVATIONS	WESTCHESTER MODULAR HOMES, INC.
17	ELEVATIONS	WESTCHESTER MODULAR HOMES, INC.
18	FOUNDATION	WESTCHESTER MODULAR HOMES, INC.
19	FIRST FLOOR	WESTCHESTER MODULAR HOMES, INC.
20	SECOND FLOOR	WESTCHESTER MODULAR HOMES, INC.
21	FLOOR PLANS-EX. BUILDING CONVERSION	MILTON GREGORY GREW
22	TYPICAL FRONT ELEVATION (GARAGE)	MILTON GREGORY GREW
23	TYPICAL END ELEVATION (GARAGE)	MILTON GREGORY GREW

#### OWNER/APPLICANT

PHILLIP SIMPSON KURTZ & PAMELA S. KURTZ TRUSTEES OF THE  
 HAWORTH OF ENGLAND BY PAMELA, LLC, PROFIT SHARING PLAN  
 2083 MCAVORY DRIVE  
 FRANKLIN, TN 37064

#### ENGINEER/SURVEYOR

CIVIL 1  
 43 SHERMAN HILL ROAD, SUITE D-101  
 WOODBURY, CT

#### SOIL SCIENTIST

WILLIAM KENNY ASSOCIATES  
 195 TUNXIS CUTOFF SOUTH  
 FAIRFIELD, CT

#### ARCHITECT

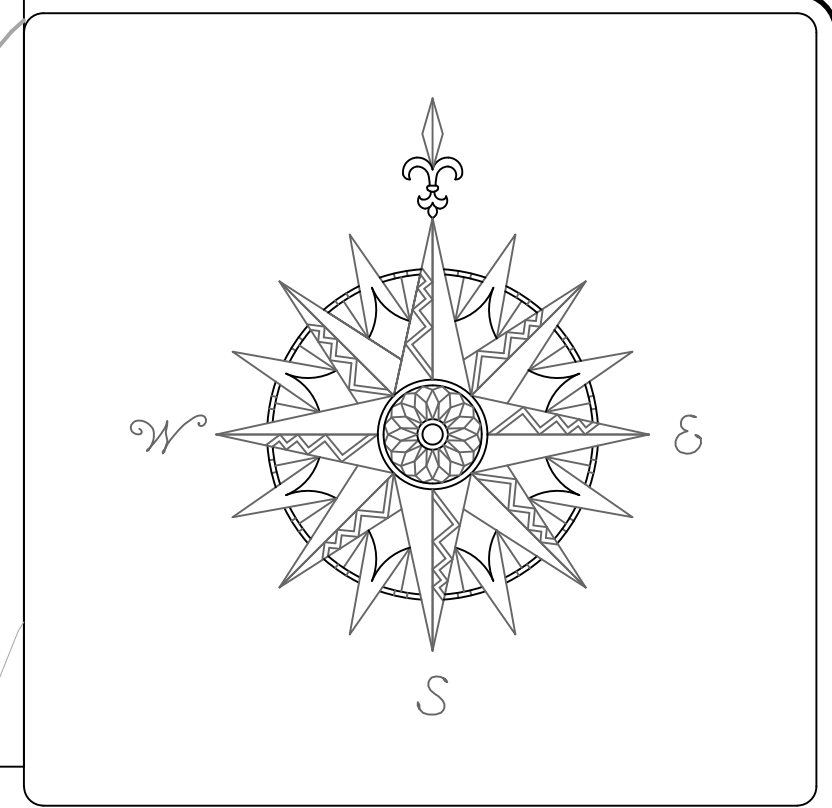
MILTON GREGORY GREW, AIA  
 241 MAIN STREET SOUTH  
 WOODBURY, CT

- 21-HD-2115 - HISTORIC DISTRICT CERTIFICATE OF APPROPRIATENESS, AUGUST 2, 2021
- 21-IW-0016 - INLAND WETLANDS AND WATERCOURSES AGENCY JURISDICTIONAL DETERMINATION OF NON-REGULATED ACTIVITY, JUNE 13, 2022.
- 22-ZC-0011 - APPROVAL DATE: OCTOBER 26, 2022 - EXPIRATION DATE: OCTOBER 25, 2027\* (\*IF CONDITIONS AND IMPROVEMENTS ARE NOT COMPLETED ACCORDING TO APPROVAL).
- ALL NEW AND REPLACEMENT UTILITY CONNECTIONS (ELECTRIC, GAS, TELECOMMUNICATIONS, WATER, SEPTIC) SHALL BE INSTALLED UNDERGROUND.
- REPLACEMENT EXTERIOR LIGHTING SHALL NOT EXCEED A KELVIN TEMPERATURE OF 3000.
- NO OUTSIDE STORAGE OR DISPLAY.

**LEGEND**

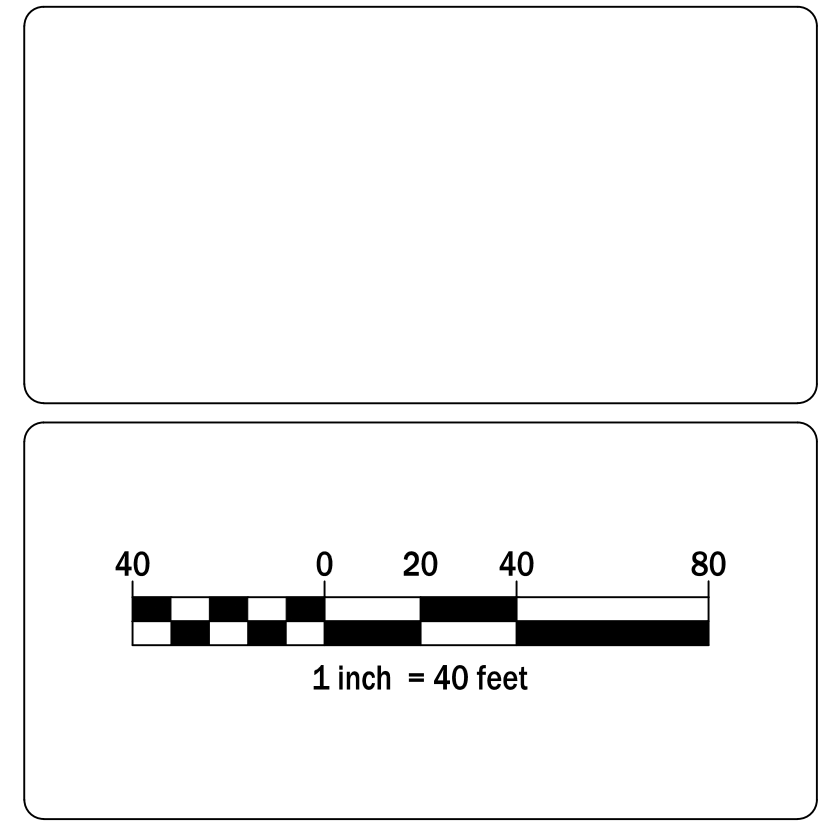
- PROPERTY LINE
- - - BUILDING SETBACK LINE
- - - EXISTING GAS VALVE
- - - EXISTING GAS LINE
- ~ ~ ~ TREE LINE
- - - WETLAND LINE
- - - 100' WETLAND REGULATED AREA
- - - FEMA FLOOD LINE
- ⊙ PROPOSED WELL
- - - EXISTING STORM SEWER
- - - EXISTING ELECTRIC
- - - EXISTING SITE LIGHT
- - - EXISTING STONE WALL
- ⊙ UTILITY POLE
- ⊙ IRON PIN
- ⊙ EXISTING TREE
- ▭ CATCH BASIN
- △ WETLAND FLAG

WOODBURY ZONING TABLE (OS-60 DISTRICT)		
STANDARDS	REQUIRED	EXISTING
MINIMUM LOT AREA	60,000 SF	220,975+/- SF
MINIMUM LOT FRONTAGE	200'	200.00'
MINIMUM BUILDING SETBACKS:		
FRONT LOT LINE	50'	188.93'
SIDE LOT LINE / COMBINED	30'/60'	3.60'/77.60'
REAR LOT LINE	50'	> 50'
MAXIMUM BUILDING COVERAGE	10 %	1.5 % +/-
MINIMUM BUILDING SQUARE	180'	> 180'
MAXIMUM TOTAL COVERAGE	25 %	8.2 % +/-
MAXIMUM BUILDING HEIGHT	35'	25' +/-



NO.	REVISION	DATE
1	ADD CONSERVATION RESTRICTION	10-28-20

*Previous Editions Obsolete*



**HAWORTH OF ENGLAND BY  
PAMELA, LLC  
2083 MCAVOY DRIVE  
FRANKLIN, TN 37064**

**ZONING LOCATION SURVEY**

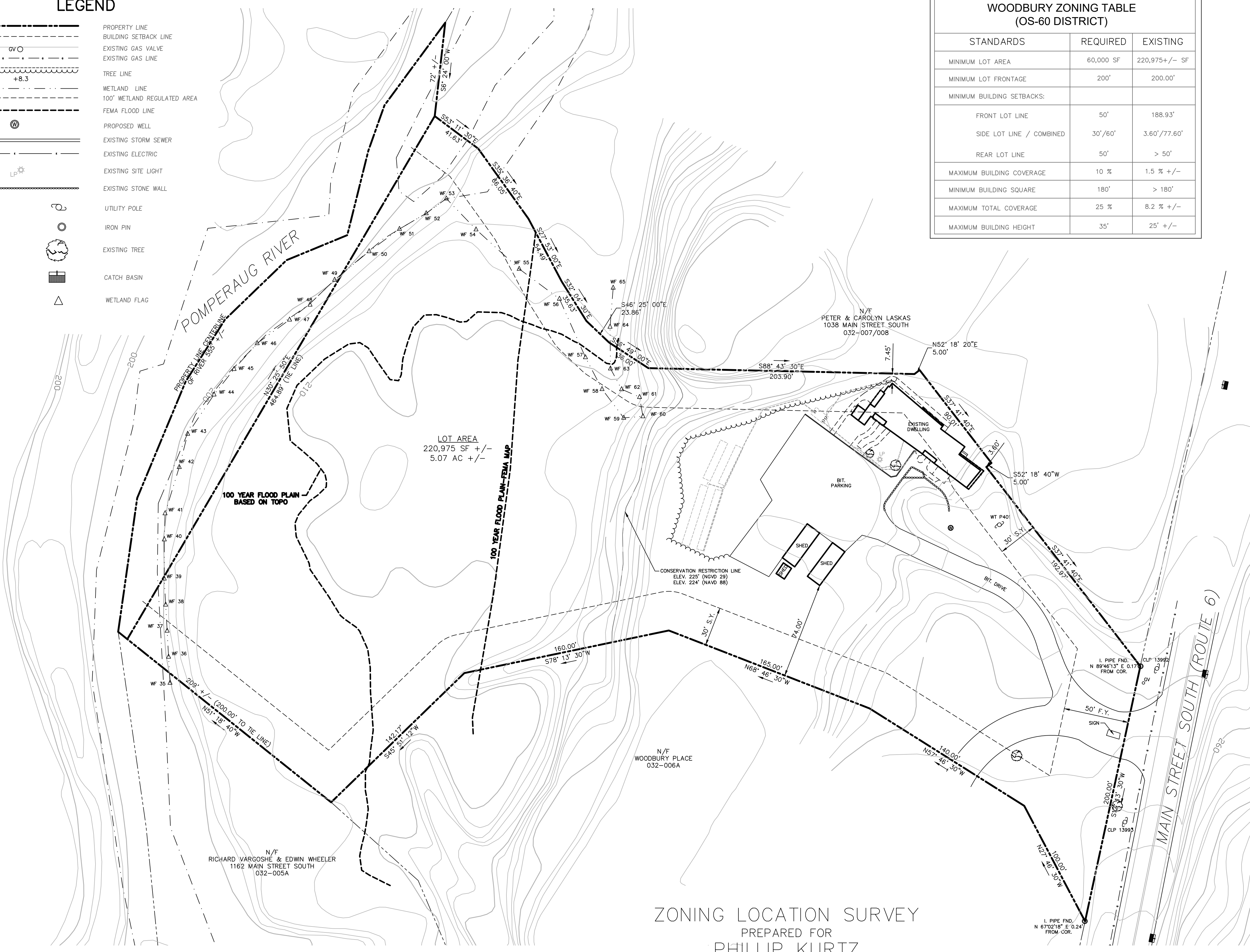
**1080 MAIN STREET SOUTH**

**CIVIL 1**

CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
43 SHERMAN HILL ROAD  
WOODBURY CONNECTICUT (203) 266-0778

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP AND SURVEY ARE SUBSTANTIALLY CORRECT AS NOTED HEREON.

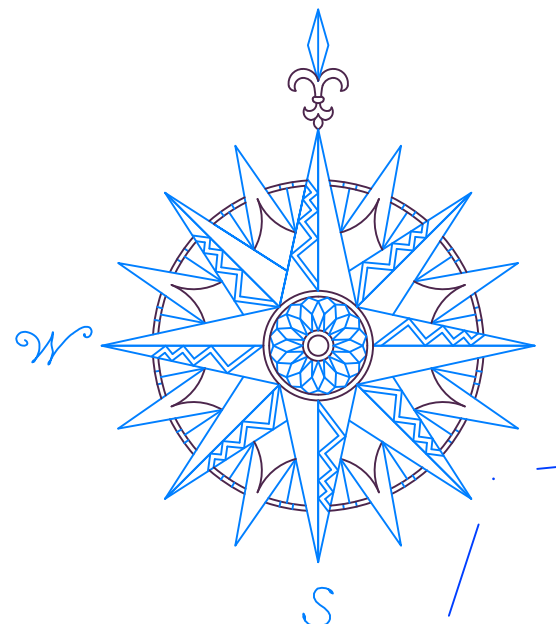
DRAWN: DCL APPROVED: DCL  
SCALE: 1" = 40'  
DATE: 31 AUG 20  
PROJ. NO.: 2394  
CADD FILE NAME: 2394-SURVEY S1.1  
DRAWING NO.: **S - 1.1**



**ZONING LOCATION SURVEY  
PREPARED FOR  
PHILLIP KURTZ  
1080 MAIN STREET SOUTH (ROUTE 6)  
WOODBURY, CT**

- NOTES:**
1. THIS SURVEY HAS BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300B-1 THROUGH 20-300B-20, AS REVISED.
  2. THE TYPE OF SURVEY PERFORMED IS A LIMITED PROPERTY/BOUNDARY ZONING LOCATION SURVEY.
  3. THE BOUNDARY DETERMINATION CATEGORY IS RESURVEY.
  4. THIS MAP CONFORMS TO HORIZONTAL ACCURACY CLASS A-2.
  5. THIS MAP CONFORMS TO VERTICAL ACCURACY CLASS V-2.
  6. THIS MAP CONFORMS TO TOPOGRAPHIC ACCURACY CLASS T-3.
  7. BEARINGS ON THIS MAP ARE BASED ON REF. MAP #1 BELOW.
  8. ELEVATIONS ON THIS MAP ARE BASED ON NAVD 88 DATUM.
  9. THE UNDERGROUND UTILITIES SHOWN ON THIS MAP HAVE BEEN LOCATED BOTH FROM FIELD SURVEY INFORMATION AND FROM EXISTING DRAWINGS NOTED HEREON. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES ON THIS MAP, EITHER CURRENT OR ABANDONED ALTHOUGH EVERY ATTEMPT WAS MADE TO ACCURATELY DETECT ALL UNDERGROUND UTILITIES. THERE IS NO GUARANTEE TO THE EXACT LOCATION OF UNDERGROUND UTILITIES SHOWN ON THIS MAP.
  10. OWNER OF RECORD: PHILLIP S. & PAMELA S. KURTZ
  11. SUBJECT PARCEL IS IN OS-60 ZONE.
  12. THIS PARCEL IS KNOWN AS LOT 006 ON ASSESSOR'S MAP 032.
  13. WETLANDS SHOWN ON THIS PLAN WE FLAGGED BY WILLIAM KENNY ASSOCIATES LLC, AUGUST 2020.
  14. SEPTIC INFORMATION SHOWN ON THIS PLAN WAS TAKEN FROM SEPTIC AS-BUILT PLANS BY CIVIL 1 DATED JUNE 7, 2020.

- MAP REFERENCES:**
1. "SHIRLEY JALBERT MAIN STREET WOODBURY, CONNECTICUT" SCALE: 1"=40' NOV. 1978 W.L.R. B.17 P.7
  2. "MAP PREPARED FOR WOODBURY PLACE CONDOMINIUM SOUTH MAIN STREET (RT. 6) WOODBURY, CONNECTICUT" SCALE: 1"=20' JUNE 1, 1979 REV. JULY 2, 1979 W.L.R. B.17 P.69
  3. "CONNECTICUT STATE HIGHWAY DEPARTMENT RIGHT OF WAY MAP TOWN OF WOODBURY DANBURY-WATERBURY ROAD FROM SOUTHBURY-WOODBURY TOWN LINE NORTHERLY ABOUT 4,500 FEET ROUTE U.S. 6" SCALE: 1"=40' NOV. 17, 1928, REV. JULY 23, 1953



- 21-HD-2115 - HISTORIC DISTRICT CERTIFICATE OF APPROPRIATENESS, AUGUST 2, 2021
- 21-IW-0016 - INLAND WETLANDS AND WATERCOURSES AGENCY JURISDICTIONAL DETERMINATION OF NON-REGULATED ACTIVITY, JUNE 13, 2022.
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- NO OUTSIDE STORAGE OR DISPLAY.

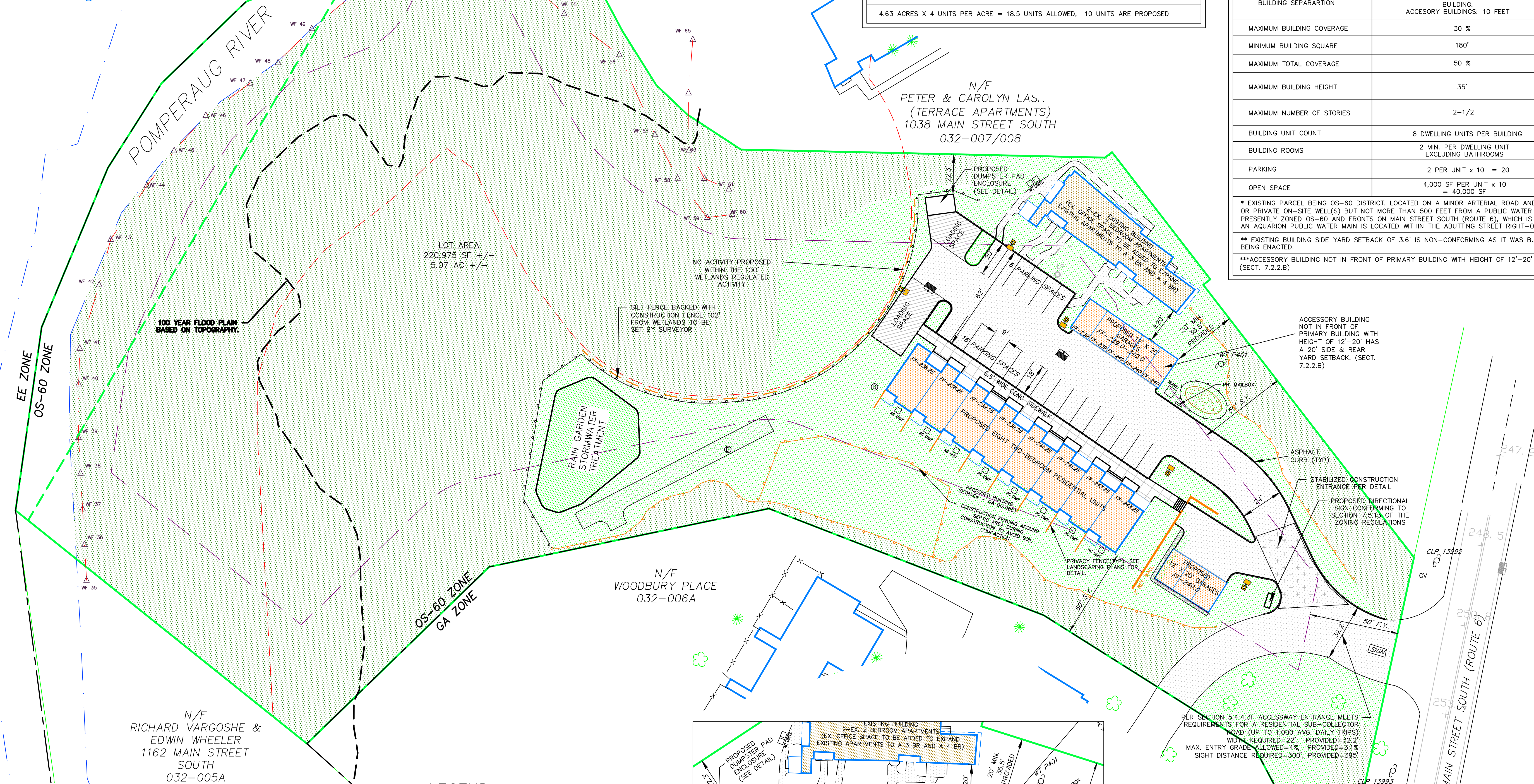
UNIT DENSITY CALCULATION (GA DISTRICT)	
4 UNITS PER ACRE OF LOT AREA - ONLY 20% OF WETLANDS COUNTS TOWARDS LOT AREA	
LOT AREA = 4.52 ACRES UPLAND + 0.55 ACRES WETLANDS X 0.2 = 4.63 ACRES	
4.63 ACRES X 4 UNITS PER ACRE = 18.5 UNITS ALLOWED, 10 UNITS ARE PROPOSED	

PROPOSED ZONING DISTRICT (GA DISTRICT)		
STANDARDS	REQUIRED	PROPOSED
MINIMUM LOT AREA	3.5 AC. (152,460 SF)*	5.07 AC. (220,975 SF)
MINIMUM LOT FRONTAGE	200' ON MINOR ARTERIAL ROAD	200' ON MAIN STREET SOUTH
MINIMUM BUILDING SETBACKS:		
FRONT LOT LINE	50'	157.5'
SIDE LOT LINE / COMBINED**	50'/100	3.6' EX. BUILDING. 50.7' PRINCIPAL BUILDING 50.3' ACCESSORY 3 GARAGE BUILDING 36.5' ACCESSORY 5 GARAGE BUILDING***
REAR LOT LINE	50'	> 50'
BUILDING SEPARATION	PRINCIPAL BUILDINGS W/ FACING DOORS AND/OR WINDOWS: GREATER OF 30 FEET OR HEIGHT OF BUILDING. ACCESSORY BUILDINGS: 10 FEET	PRINCIPAL BUILDINGS: 90.9 FEET EXISTING BUILDING & ACCESSORY 5 CAR GAR.: 20 FT. PROPOSED BUILDING AND ACCESSORY 3 CAR GAR.: 25.1 FT.
MAXIMUM BUILDING COVERAGE	30 %	5.0 %
MINIMUM BUILDING SQUARE	180'	>180'
MAXIMUM TOTAL COVERAGE	50 %	13.8 %
MAXIMUM BUILDING HEIGHT	35'	22.0' EXISTING BUILDING 27.0' PRINCIPAL BUILDING 13.0' ACCESSORY BUILDINGS
MAXIMUM NUMBER OF STORIES	2-1/2	EXISTING BUILDING - 2 STORIES PRINCIPAL BUILDING - 2 STORIES ACCESSORY BUILDINGS - 1 STORY
BUILDING UNIT COUNT	8 DWELLING UNITS PER BUILDING	EXISTING BUILDING: 2 DWELLINGS PROPOSED NEW BUILDING: 8 DWELLINGS
BUILDING ROOMS	2 MIN. PER DWELLING UNIT EXCLUDING BATHROOMS	4
PARKING	2 PER UNIT x 10 = 20 = 40,000 SF	30
OPEN SPACE	4,000 SF PER UNIT x 10 = 40,000 SF	191,806 SF

\* EXISTING PARCEL BEING OS-60 DISTRICT, LOCATED ON A MINOR ARTERIAL ROAD AND SERVED BY EITHER PUBLIC WATER OR PRIVATE ON-SITE WELL(S) BUT NOT MORE THAN 500 FEET FROM A PUBLIC WATER SUPPLY. THE SUBJECT PROPERTY IS PRESENTLY ZONED OS-60 AND FRONTS ON MAIN STREET SOUTH (ROUTE 6), WHICH IS DESIGNATED A MINOR ARTERIAL ROAD. AN AQUARIUM PUBLIC WATER MAIN IS LOCATED WITHIN THE ADJUTING STREET RIGHT-OF-WAY.

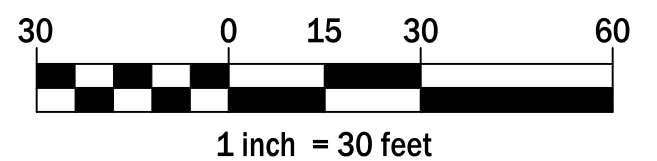
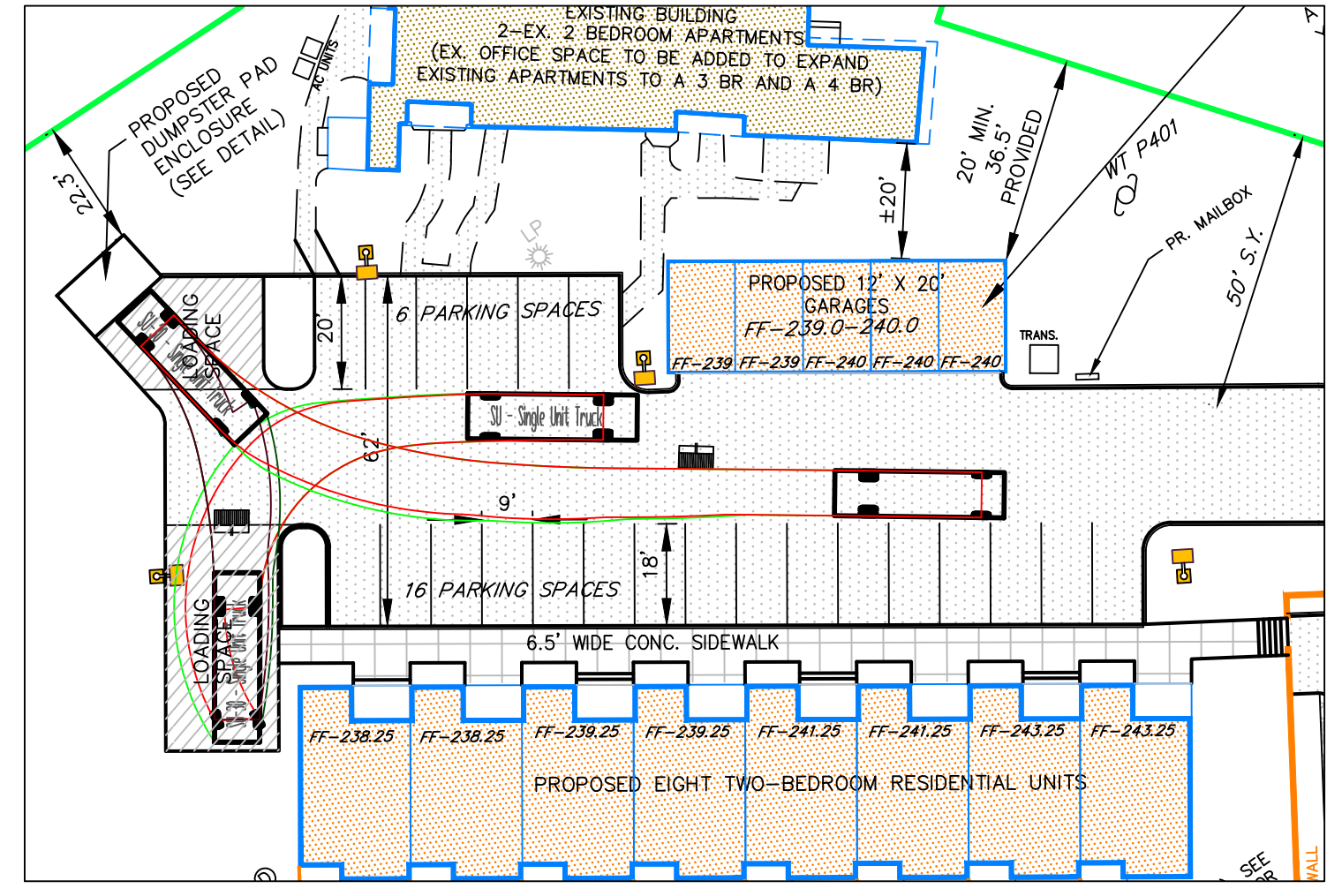
\*\* EXISTING BUILDING SIDE YARD SETBACK OF 3.6' IS NON-COMFORMING AS IT WAS BUILT PRIOR TO ZONING REGULATIONS BEING ENACTED.

\*\*\* ACCESSORY BUILDING NOT IN FRONT OF PRIMARY BUILDING WITH HEIGHT OF 12'-20' HAS A 20' SIDE & REAR YARD SETBACK. (SECT. 7.2.2.B)



- GENERAL NOTES:**
- 1) PROPERTY LINE SURVEY INFORMATION PREPARED BY CIVIL1.
  - 2) AERIAL TOPOGRAPHIC SURVEY INFORMATION PROVIDED BY LIU AERIAL SURVEYS.
  - 3) WETLANDS FLAGGING COMPLETED BY WILLIAM KENNY ASSOCIATES AND FIELD LOCATED BY CIVIL1.
  - 4) CURRENT ZONING OF PROPERTY IS GA-GARDEN APARTMENTS.
  - 5) THESE PLANS ARE FOR LAND USE APPROVAL PURPOSES. ADDITIONAL DETAILED PLANS AND SHOP DRAWINGS MAY BE REQUIRED PRIOR TO CONSTRUCTION.
  - 6) ALL UTILITY TIE-INS MUST BE COORDINATED BY THE SITE CONTRACTOR WITH THE APPROPRIATE UTILITY COMPANY.
  - 7) CALL BEFORE YOU DIG MUST BE CONTACTED AT 800-922-4455 AT LEAST TWO FULL WORKING DAYS PRIOR TO ANY SITE EXCAVATION.
  - 8) THE PROPERTY IS TO BE SERVED BY PUBLIC WATER SUPPLY AVAILABLE IN MAIN STREET SOUTH.
  - 9) PROPOSED GARAGES ARE FOR THE USE OF THE RESIDENTS ONLY.

LEGEND	
	PROPERTY LINE
	BUILDING SETBACK LINE
	LIMITS OF CLEARING/CONSTRUCTION
	PROPOSED SILT FENCE/LIMITS OF CONSTRUCTION
	BITUMINOUS CONCRETE PAVEMENT
	CONCRETE SIDEWALK
	PROPOSED LANDSCAPED/LAWN AREA
	EXISTING WOODED AREA TO REMAIN
	EXISTING POLE-MOUNTED LIGHT TO BE REPLACED
	PROPOSED POLE-MOUNTED LIGHT LOCATION (12' POLE)



NO.	REVISION	DATE
1	REVISED PER ZONING COMMENTS	13 SEP 22
2	REVISED PER PLANNER REVIEW	10 OCT 22
3	REVISED PER ZONING APPROVAL	27 OCT 22

**HAWORTH OF ENGLAND BY PAMELA, LLC**  
 2083 MCAVOY DRIVE  
 FRANKLIN, TN 37064

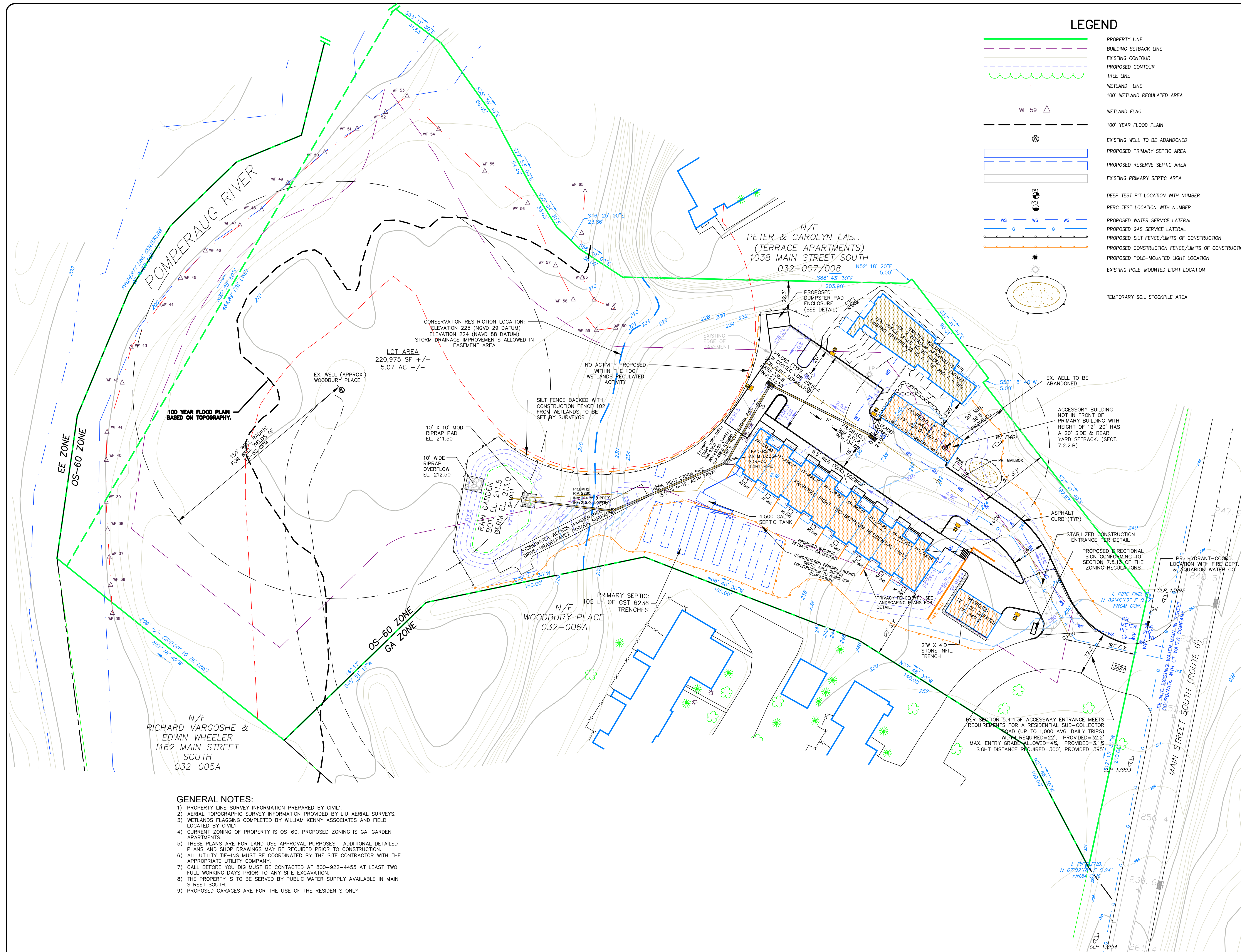
**SITE PLAN**

**1080 MAIN STREET SOUTH**  
 WOODBURY CONNECTICUT

**CIVIL1**  
 CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
 43 SHERMAN HILL ROAD  
 WOODBURY (203) 266-0778 CONNECTICUT

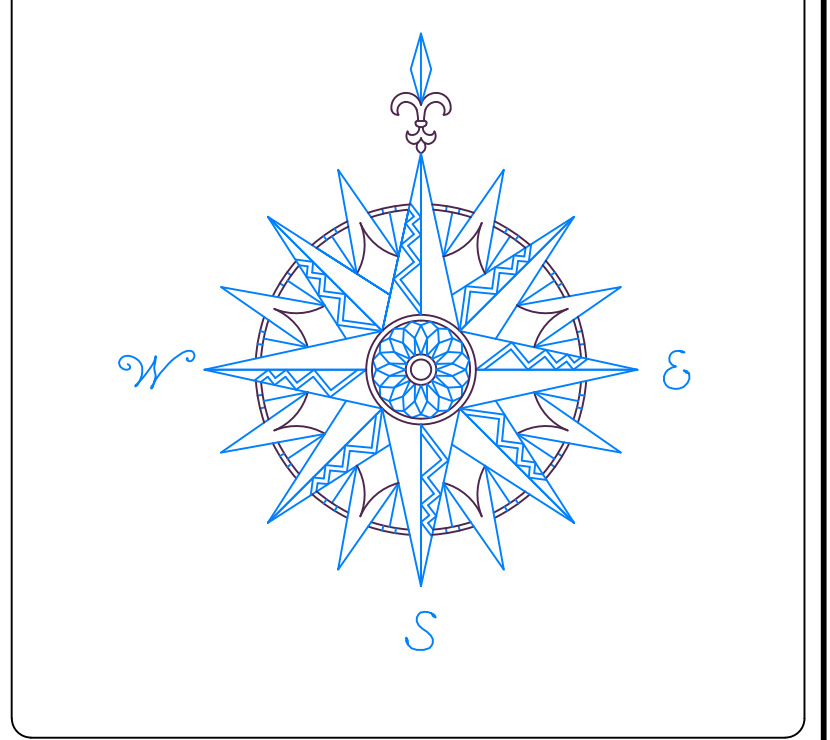
STATE OF CONNECTICUT  
 CURTIS C. JONES  
 LICENSED PROFESSIONAL ENGINEER

DRAWN: BB APPROVED: CJ  
 SCALE: 1" = 30'  
 DATE: 03 MAY 22  
 PROJ. NO.: 2394  
 CAD FILE NAME: 2394.DWG  
 DRAWING NO.: C-1.1

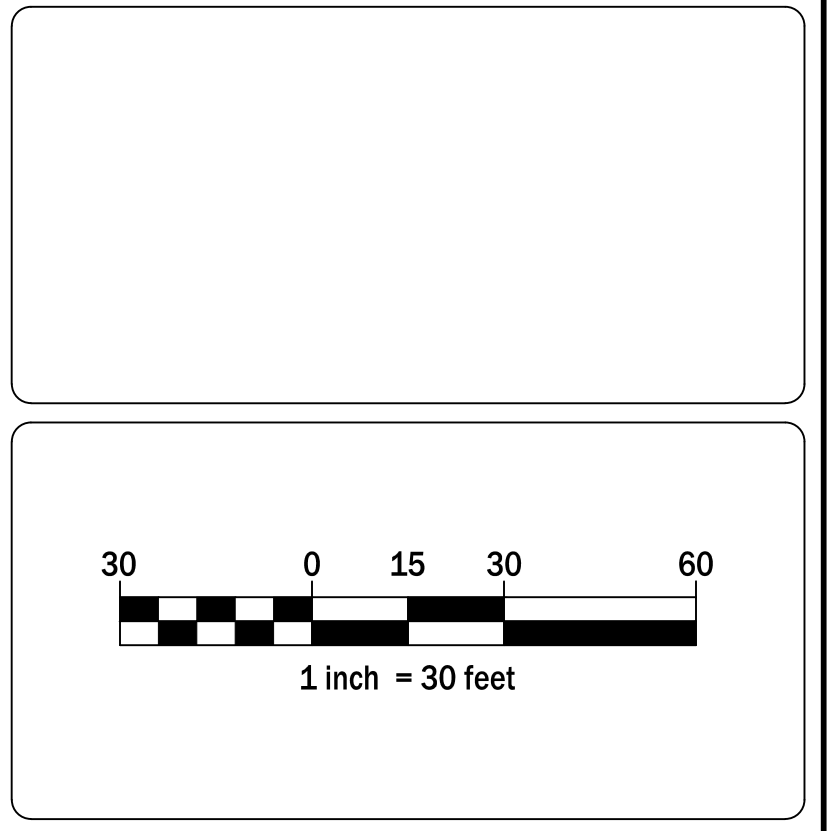


**LEGEND**

- PROPERTY LINE
- BUILDING SETBACK LINE
- EXISTING CONTOUR
- PROPOSED CONTOUR
- TREE LINE
- WETLAND LINE
- 100' WETLAND REGULATED AREA
- WETLAND FLAG
- 100' YEAR FLOOD PLAIN
- EXISTING WELL TO BE ABANDONED
- PROPOSED PRIMARY SEPTIC AREA
- PROPOSED RESERVE SEPTIC AREA
- EXISTING PRIMARY SEPTIC AREA
- DEEP TEST PIT LOCATION WITH NUMBER
- PERC TEST LOCATION WITH NUMBER
- PROPOSED WATER SERVICE LATERAL
- PROPOSED GAS SERVICE LATERAL
- PROPOSED SILT FENCE/LIMITS OF CONSTRUCTION
- PROPOSED CONSTRUCTION FENCE/LIMITS OF CONSTRUCTION
- PROPOSED POLE-MOUNTED LIGHT LOCATION
- EXISTING POLE-MOUNTED LIGHT LOCATION
- TEMPORARY SOIL STOCKPILE AREA



NO.	REVISION	DATE
1	REVISED PER ZONING COMMENTS	13 SEP 22
2	REVISED PER PLANNER REVIEW	10 OCT 22
<i>Previous Editions Obsolete</i>		



**HAWORTH OF ENGLAND BY PAMELA, LLC**  
 2083 MCAVOY DRIVE  
 FRANKLIN, TN 37064

**GRADING PLAN  
 DRAINAGE PLAN  
 EROSION CONTROL PLAN**

**1080 MAIN STREET SOUTH**  
 WOODBURY CONNECTICUT

**CIVIL 1**  
 CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
 43 SHERMAN HILL ROAD  
 WOODBURY CONNECTICUT  
 (203) 266-0778

DRAWN: BB	APPROVED: CJ
SCALE: 1" = 30'	
DATE: 03 MAY 22	
PROJ. NO.: 2394	
CAD FILE NAME: 2394.DWG	
DRAWING NO.: <b>C-2.1</b>	

- GENERAL NOTES:**
- 1) PROPERTY LINE SURVEY INFORMATION PREPARED BY CIVIL1.
  - 2) AERIAL TOPOGRAPHIC SURVEY INFORMATION PROVIDED BY LIU AERIAL SURVEYS.
  - 3) WETLANDS FLAGGING COMPLETED BY WILLIAM KENNY ASSOCIATES AND FIELD LOCATED BY CIVIL1.
  - 4) CURRENT ZONING OF PROPERTY IS OS-60. PROPOSED ZONING IS GA-GARDEN APARTMENTS.
  - 5) THESE PLANS ARE FOR LAND USE APPROVAL PURPOSES. ADDITIONAL DETAILED PLANS AND SHOP DRAWINGS MAY BE REQUIRED PRIOR TO CONSTRUCTION.
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  - 8) THE PROPERTY IS TO BE SERVED BY PUBLIC WATER SUPPLY AVAILABLE IN MAIN STREET SOUTH.
  - 9) PROPOSED GARAGES ARE FOR THE USE OF THE RESIDENTS ONLY.

N/F RICHARD VARGOSHE & EDWIN WHEELER  
 1162 MAIN STREET SOUTH  
 032-005A

CONSERVATION RESTRICTION LOCATION:  
 ELEVATION 225 (NAVD 88 DATUM)  
 ELEVATION 224 (NAVD 88 DATUM)  
 STORM DRAINAGE IMPROVEMENTS ALLOWED IN EASEMENT AREA

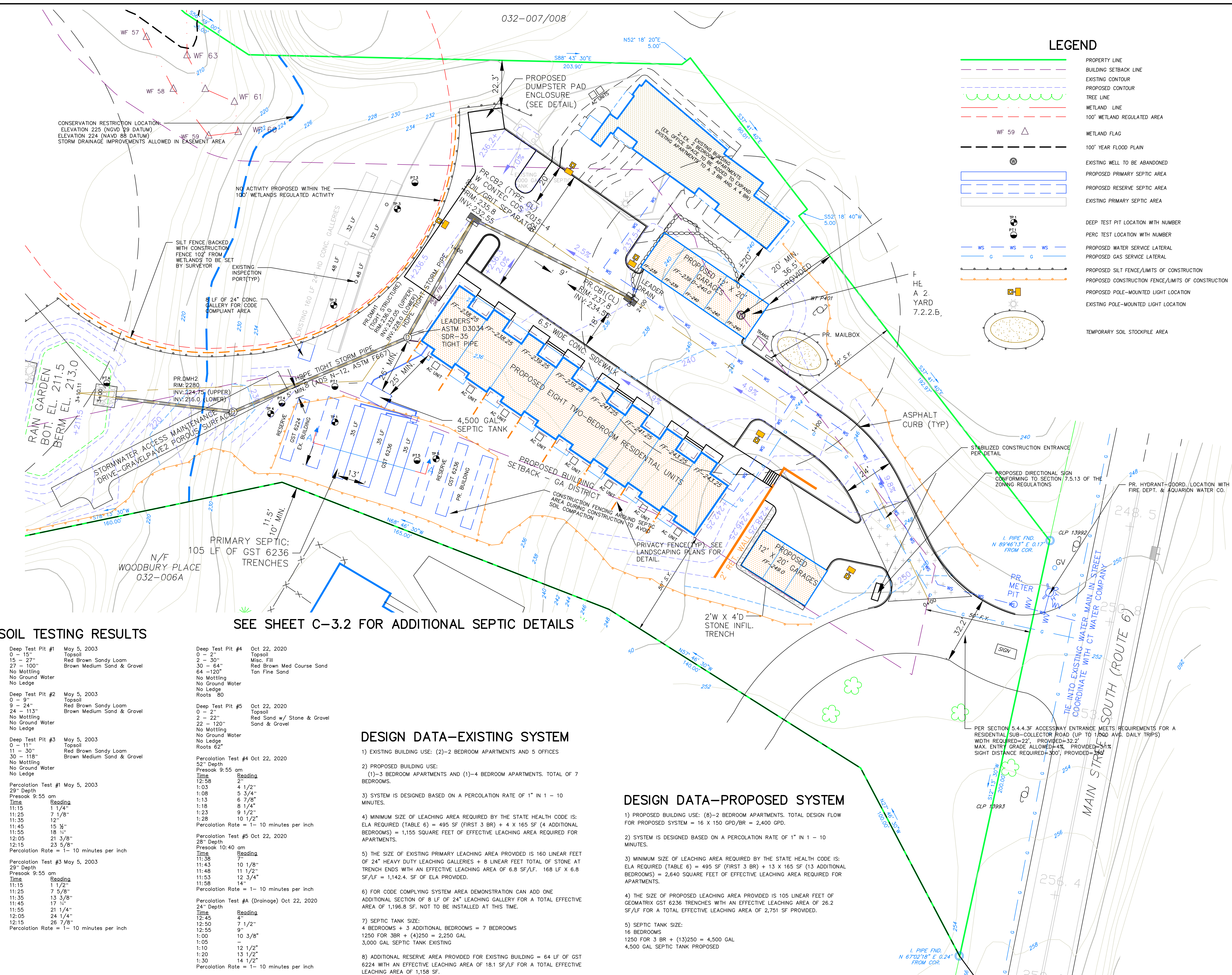
LOT AREA  
 220,975 SF +/-  
 5.07 AC +/-

NO ACTIVITY PROPOSED WITHIN THE 100' WETLANDS REGULATED ACTIVITY

SILT FENCE BACKED WITH CONSTRUCTION FENCE 100' FROM WETLANDS TO BE SET BY SURVEYOR

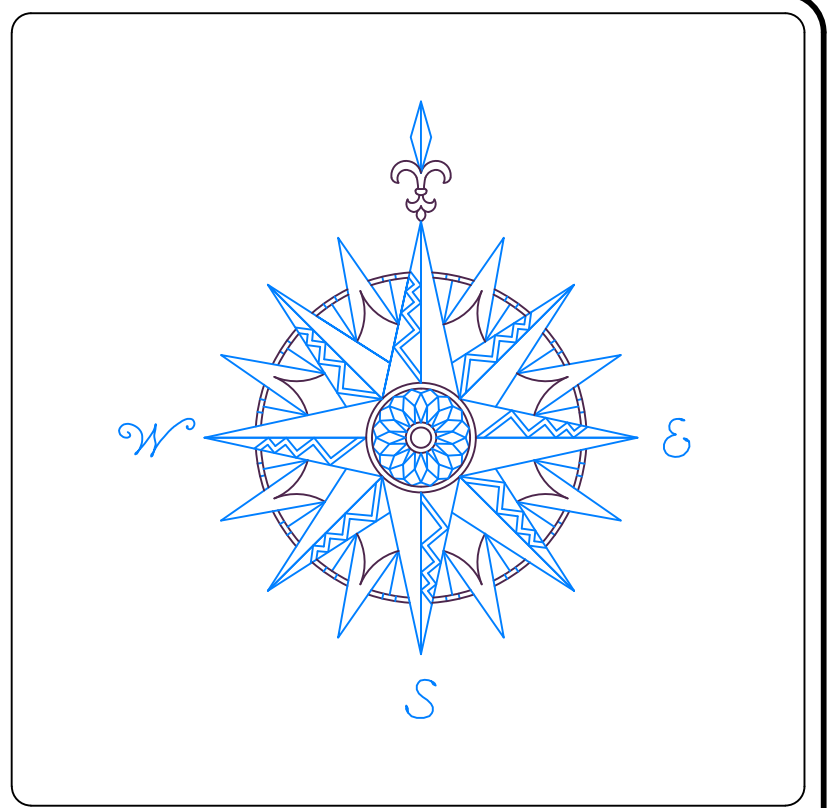
PRIMARY SEPTIC:  
 105 LF OF GST 6236 TRENCHES  
 N/F WOODBURY PLACE  
 032-006A

PER SECTION 5.4.4.3F ACCESSWAY ENTRANCE MEETS REQUIREMENTS FOR A RESIDENTIAL SUB-COLLECTOR ROAD (UP TO 1,000 AVG. DAILY TRIPS)  
 WIDTH REQUIRED=22', PROVIDED=32.2'  
 MAX. ENTRY GRAD=ALLOWED=4%, PROVIDED=3.1%  
 SIGHT DISTANCE REQUIRED=300', PROVIDED=395'

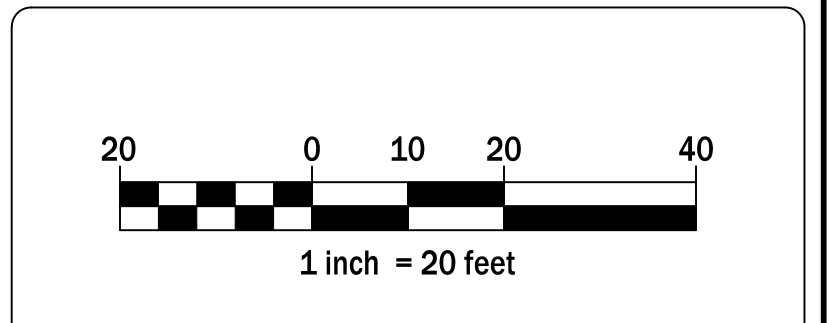


**LEGEND**

- PROPERTY LINE
- BUILDING SETBACK LINE
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- PROPOSED CONTOUR
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- PROPOSED POLE-MOUNTED LIGHT LOCATION
- EXISTING POLE-MOUNTED LIGHT LOCATION
- TEMPORARY SOIL STOCKPILE AREA



NO.	REVISION	DATE
1	REVISED PER HEALTH DEPT. REVIEW	26 AUG 22
2	REVISED PER ZONING COMMENTS	13 SEP 22
3	REVISED PER PLANNER REVIEW	10 OCT 22
<i>Previous Editions Obsolete</i>		



**HAWORTH OF ENGLAND BY PAMELA, LLC**  
 2083 MCAVOY DRIVE  
 FRANKLIN, TN 37064

**SUBSURFACE SEWAGE DISPOSAL SYSTEM PLAN**

**1080 MAIN STREET SOUTH**

**CIVIL C1**  
 CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
 43 SHERMAN HILL ROAD  
 WOODBURY (203) 266-0778 CONNECTICUT

STATE OF CONNECTICUT  
 CURTIS C. JONES  
 LICENSED PROFESSIONAL ENGINEER

DRAWN: BB APPROVED: CJ  
 SCALE: 1" = 20'  
 DATE: 03 MAY 22  
 PROJ. NO.: 2394  
 CAD FILE NAME: 2394.DWG  
 DRAWING NO.: **C-3.1**

**SOIL TESTING RESULTS**

<p>Deep Test Pit #1 May 5, 2003            0 - 15" Topsoil            15 - 27" Red Brown Sandy Loam            27 - 100" Brown Medium Sand &amp; Gravel            No Mottling            No Ground Water            No Ledge</p>	<p>Deep Test Pit #4 Oct 22, 2020            0 - 2" Topsoil            2 - 30" Misc. Fill            30 - 64" Red Brown Med Course Sand            64 - 120" Tan Fine Sand            No Mottling            No Ground Water            No Ledge            Roots 80</p>																														
<p>Deep Test Pit #2 May 5, 2003            0 - 9" Topsoil            9 - 24" Red Brown Sandy Loam            24 - 113" Brown Medium Sand &amp; Gravel            No Mottling            No Ground Water            No Ledge</p>	<p>Deep Test Pit #5 Oct 22, 2020            0 - 2" Topsoil            2 - 27" Red Sand w/ Stone &amp; Gravel            22 - 120" Sand &amp; Gravel            No Mottling            No Ground Water            No Ledge            Roots 62</p>																														
<p>Deep Test Pit #3 May 5, 2003            0 - 11" Topsoil            11 - 30" Red Brown Sandy Loam            30 - 118" Brown Medium Sand &amp; Gravel            No Mottling            No Ground Water            No Ledge</p>	<p>Percolation Test #4 Oct 22, 2020            24" Depth            Presoak 9:55 am  <table border="1"> <tr><th>Time</th><th>Reading</th></tr> <tr><td>12:58</td><td>2"</td></tr> <tr><td>1:03</td><td>4 1/2"</td></tr> <tr><td>1:08</td><td>5 3/4"</td></tr> <tr><td>1:13</td><td>6 7/8"</td></tr> <tr><td>1:18</td><td>8 1/4"</td></tr> <tr><td>1:23</td><td>9 1/2"</td></tr> <tr><td>1:28</td><td>10 1/2"</td></tr> </table>           Percolation Rate = 1 - 10 minutes per inch</p>	Time	Reading	12:58	2"	1:03	4 1/2"	1:08	5 3/4"	1:13	6 7/8"	1:18	8 1/4"	1:23	9 1/2"	1:28	10 1/2"														
Time	Reading																														
12:58	2"																														
1:03	4 1/2"																														
1:08	5 3/4"																														
1:13	6 7/8"																														
1:18	8 1/4"																														
1:23	9 1/2"																														
1:28	10 1/2"																														
<p>Percolation Test #1 May 5, 2003            29" Depth            Presoak 9:55 am  <table border="1"> <tr><th>Time</th><th>Reading</th></tr> <tr><td>11:15</td><td>1 1/4"</td></tr> <tr><td>11:25</td><td>7 1/8"</td></tr> <tr><td>11:35</td><td>12"</td></tr> <tr><td>11:45</td><td>15 1/2"</td></tr> <tr><td>11:55</td><td>18 1/2"</td></tr> <tr><td>12:05</td><td>21 3/8"</td></tr> <tr><td>12:15</td><td>23 5/8"</td></tr> </table>           Percolation Rate = 1 - 10 minutes per inch</p>	Time	Reading	11:15	1 1/4"	11:25	7 1/8"	11:35	12"	11:45	15 1/2"	11:55	18 1/2"	12:05	21 3/8"	12:15	23 5/8"	<p>Percolation Test #5 Oct 22, 2020            28" Depth            Presoak 10:40 am  <table border="1"> <tr><th>Time</th><th>Reading</th></tr> <tr><td>11:38</td><td>1"</td></tr> <tr><td>11:43</td><td>10 1/8"</td></tr> <tr><td>11:48</td><td>11 1/2"</td></tr> <tr><td>11:53</td><td>12 3/4"</td></tr> <tr><td>11:58</td><td>14"</td></tr> </table>           Percolation Rate = 1 - 10 minutes per inch</p>	Time	Reading	11:38	1"	11:43	10 1/8"	11:48	11 1/2"	11:53	12 3/4"	11:58	14"		
Time	Reading																														
11:15	1 1/4"																														
11:25	7 1/8"																														
11:35	12"																														
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11:38	1"																														
11:43	10 1/8"																														
11:48	11 1/2"																														
11:53	12 3/4"																														
11:58	14"																														
<p>Percolation Test #3 May 5, 2003            29" Depth            Presoak 9:55 am  <table border="1"> <tr><th>Time</th><th>Reading</th></tr> <tr><td>11:25</td><td>7 5/8"</td></tr> <tr><td>11:35</td><td>13 5/8"</td></tr> <tr><td>11:45</td><td>17 1/2"</td></tr> <tr><td>11:55</td><td>21 1/4"</td></tr> <tr><td>12:05</td><td>24 1/4"</td></tr> <tr><td>12:15</td><td>26 7/8"</td></tr> </table>           Percolation Rate = 1 - 10 minutes per inch</p>	Time	Reading	11:25	7 5/8"	11:35	13 5/8"	11:45	17 1/2"	11:55	21 1/4"	12:05	24 1/4"	12:15	26 7/8"	<p>Percolation Test #A (Drainage) Oct 22, 2020            24" Depth  <table border="1"> <tr><th>Time</th><th>Reading</th></tr> <tr><td>12:45</td><td>7 1/2"</td></tr> <tr><td>12:50</td><td>9"</td></tr> <tr><td>12:55</td><td>10 3/8"</td></tr> <tr><td>1:05</td><td>-</td></tr> <tr><td>1:10</td><td>12 1/2"</td></tr> <tr><td>1:20</td><td>13 1/2"</td></tr> <tr><td>1:30</td><td>14 1/2"</td></tr> </table>           Percolation Rate = 1 - 10 minutes per inch</p>	Time	Reading	12:45	7 1/2"	12:50	9"	12:55	10 3/8"	1:05	-	1:10	12 1/2"	1:20	13 1/2"	1:30	14 1/2"
Time	Reading																														
11:25	7 5/8"																														
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1:05	-																														
1:10	12 1/2"																														
1:20	13 1/2"																														
1:30	14 1/2"																														

**DESIGN DATA-EXISTING SYSTEM**

- EXISTING BUILDING USE: (2)-2 BEDROOM APARTMENTS AND 5 OFFICES
- PROPOSED BUILDING USE: (1)-3 BEDROOM APARTMENTS AND (1)-4 BEDROOM APARTMENTS. TOTAL OF 7 BEDROOMS.
- SYSTEM IS DESIGNED BASED ON A PERCOLATION RATE OF 1" IN 1 - 10 MINUTES.
- MINIMUM SIZE OF LEACHING AREA REQUIRED BY THE STATE HEALTH CODE IS: ELA REQUIRED (TABLE 6) = 495 SF (FIRST 3 BR) + 4 X 165 SF (4 ADDITIONAL BEDROOMS) = 1,155 SQUARE FEET OF EFFECTIVE LEACHING AREA REQUIRED FOR APARTMENTS.
- THE SIZE OF EXISTING PRIMARY LEACHING AREA PROVIDED IS 160 LINEAR FEET OF 24" HEAVY DUTY LEACHING GALLERIES + 8 LINEAR FEET TOTAL OF STONE AT TRENCH ENDS WITH AN EFFECTIVE LEACHING AREA OF 6.8 SF/LF. 168 LF X 6.8 SF/LF = 1,142.4 SF OF ELA PROVIDED.
- FOR CODE COMPLYING SYSTEM AREA DEMONSTRATION CAN ADD ONE ADDITIONAL SECTION OF 8 LF OF 24" LEACHING GALLERY FOR A TOTAL EFFECTIVE AREA OF 1,196.8 SF. NOT TO BE INSTALLED AT THIS TIME.
- SEPTIC TANK SIZE:  
 4 BEDROOMS + 3 ADDITIONAL BEDROOMS = 7 BEDROOMS  
 1250 FOR 3BR + (4)250 = 2,250 GAL  
 3,000 GAL SEPTIC TANK EXISTING
- ADDITIONAL RESERVE AREA PROVIDED FOR EXISTING BUILDING = 64 LF OF GST 6224 WITH AN EFFECTIVE LEACHING AREA OF 18.1 SF/LF FOR A TOTAL EFFECTIVE LEACHING AREA OF 1,158 SF.

**DESIGN DATA-PROPOSED SYSTEM**

- PROPOSED BUILDING USE: (8)-2 BEDROOM APARTMENTS. TOTAL DESIGN FLOW FOR PROPOSED SYSTEM = 16 X 150 GPD/BR = 2,400 GPD.
- SYSTEM IS DESIGNED BASED ON A PERCOLATION RATE OF 1" IN 1 - 10 MINUTES.
- MINIMUM SIZE OF LEACHING AREA REQUIRED BY THE STATE HEALTH CODE IS: ELA REQUIRED (TABLE 6) = 495 SF (FIRST 3 BR) + 13 X 165 SF (13 ADDITIONAL BEDROOMS) = 2,640 SQUARE FEET OF EFFECTIVE LEACHING AREA REQUIRED FOR APARTMENTS.
- THE SIZE OF PROPOSED LEACHING AREA PROVIDED IS 105 LINEAR FEET OF GEOMATRIX GST 6236 TRENCHES WITH AN EFFECTIVE LEACHING AREA OF 26.2 SF/LF FOR A TOTAL EFFECTIVE LEACHING AREA OF 2,751 SF PROVIDED.
- SEPTIC TANK SIZE:  
 16 BEDROOMS  
 1250 FOR 3 BR + (13)250 = 4,500 GAL  
 4,500 GAL SEPTIC TANK PROPOSED

SEE SHEET C-3.2 FOR ADDITIONAL SEPTIC DETAILS

## GENERAL SEPTIC NOTES

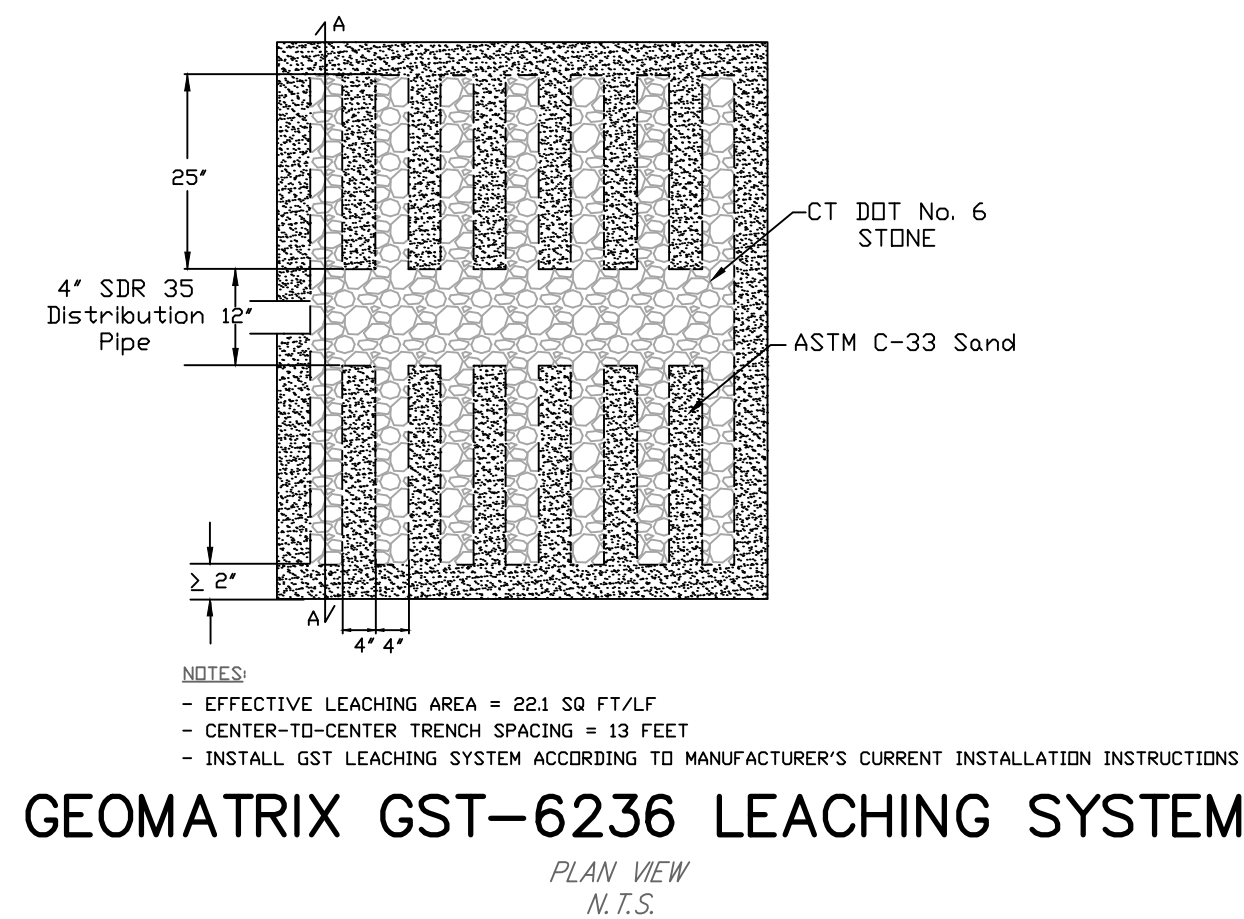
- TOPOGRAPHIC AND PROPERTY LINE INFORMATION PREPARED BY CIVIL1. SITE AREA IS 5.07 ACERS, WATER SERVICE FROM PRIVATE WELL WHICH WILL BE ABANDONED IN FAVOR OF PUBLIC WATER SUPPLY SERVICE.
- ALL CONSTRUCTION OF THE SEWAGE DISPOSAL SYSTEM IS TO BE IN ACCORDANCE WITH THE STANDARDS OF THE POMPERAUG HEALTH DEPARTMENT AND THE STATE OF CONNECTICUT DEPARTMENT OF HEALTH, PUBLIC HEALTH CODE SECTION 19-13-B103A THROUGH 19-13-B103F.
- ALL PIPING BETWEEN BUILDING AND SEPTIC TANKS SHALL BE FOUR INCHES IN DIAMETER. MATERIALS MAY BE CAST IRON (HUBLESS OR BELL AND SPIGOT) ASTM A74, DUCTILE IRON ANS A21.51, PVC SCHEDULE 40, ASTM D 1785, ATSM D 2665, EXTRA STRENGTH PVC AWWA C-900 100 PSI MIN, DUCTILE IRON ANDI A 21.51, OR PVC ASTM 7 1760. MINIMUM SLOPE SHALL BE 1/4" PER FOOT.
- THE SEPTIC TANK FOR NEW BUILDING SHALL BE A 4,500 GALLON SEPTIC TANK AS MANUFACTURED BY CT PRECAST CORP., MONROE, CT., OR APPROVED EQUAL.
- SEPTIC TANK SHALL BE INSTALLED SUCH THAT THE ACCESS COVERS ARE ACCESSIBLE WITHIN SIX INCHES OF THE FINISHED GRADE. IF THE DESIGN REQUIRES THAT AN ACCESS MANHOLE BE CONSTRUCTED DUE TO THE DEPTH OF THE TANK, IT SHALL BE PLACED OVER THE INLET, OUTLET AND CENTER BAFFLES AND EXTENDED TO WITHIN TWELVE INCHES OF FINISHED GROUND LEVEL.
- ALL PIPING BETWEEN THE SEPTIC TANK AND LEACHING AREA SHALL BE TIGHT JOINTED FOUR INCH DIAMETER PVC ASTM D-3034. PIPE SHALL BE SET ON A MINIMUM SLOPE OF 1/4" PER FOOT.
- DISTRIBUTION BOXES SHALL BE CONCRETE DISTRIBUTION BOXES AS MANUFACTURED BY UNITED CONCRETE PRODUCTS, INC., YALESVILLE, CT., OR APPROVED EQUAL. ALL DISTRIBUTION BOXES SHALL BE 4" HIGH LEVEL OVERFLOW UNLESS OTHERWISE NOTED. ALL DISTRIBUTION BOXES SHALL BE SET ON A MINIMUM OF SIX INCHES OF COMPACTED GRAVEL OR SIX INCHES OF 1" CRUSHED STONE.
- BEFORE CONSTRUCTION ACTIVITIES COMMENCE ON THE SITE, THE LEACHING AREA SHALL BE DELINEATED TO PROTECT THE AREA FROM DAMAGE DUE TO EROSION OR COMPACTION.
- ALL PIPING WITHIN 25 FEET OF A CURTAIN DRAIN OR FOOTING DRAIN SHALL CONFORM TO TABLE 2C OF THE TECHNICAL STANDARDS FOR THE DESIGN AND CONSTRUCTION OF SUBSURFACE SEWAGE DISPOSAL SYSTEMS PURSUANT TO SECTION 19-13-B103.
- RESERVE AREA NEED NOT BE PREPARED AT THIS TIME, BUT WILL REQUIRE A DESIGN SYSTEM PREPARED BY A LICENSED PROFESSIONAL ENGINEER IF REQUIRED TO BE USED IN THE FUTURE.
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND ELEVATIONS SHOWN ON THE PLANS PRIOR TO PROCEEDING WITH CONSTRUCTION. ANY DISCREPANCIES OR CONFLICTS SHALL BE REPORTED TO THE ENGINEER WHO SHALL HAVE FINAL SAY AS TO ACTUAL DIMENSIONS AND ELEVATIONS TO BE USED.
- ALL OTHER DISTURBED AREAS SHALL BE LOAMED AND SEEDED AS SOON AS PRACTICABLE.
- LEACHING AREAS SHALL BE PROTECTED AT ALL TIMES FROM SURFACE WATER RUNOFF BY APPROPRIATE GRADING. SURFACE WATER RUNOFF SHALL NOT BE PERMITTED TO ENTER ANY PART OF THE LEACHING SYSTEM.
- THERE ARE NO WELLS WITHIN 75' OF THE PROPOSED SEPTIC SYSTEM.
- THERE ARE NO SEPTIC SYSTEMS WITHIN 75' OF THE PROPOSED WELL.
- GARBAGE GRINDERS ARE NOT RECOMMENDED FOR USE WITH SUBSURFACE SEWAGE DISPOSAL SYSTEMS. IF A GARBAGE GRINDER IS TO BE INSTALLED, THE SIZE OF THE SEPTIC TANK MUST BE INCREASED BY 250 GALLONS IN ACCORDANCE SECTION 19-13-B103 OF THE CONNECTICUT PUBLIC HEALTH CODE.
- THE SEPTIC TANK IS SIZED ASSUMING A LARGE CAPACITY TUB (OVER 100 GALLONS) IS NOT USED. IF A LARGE CAPACITY TUB IS TO BE INSTALLED, THE SIZE OF THE SEPTIC TANK MUST BE INCREASED IN ACCORDANCE WITH SECTION 19-13-B103 BY: 250 GALLONS FOR A TUB WITH 100 - 200 GALLON CAPACITY  
500 GALLONS FOR A TUB WITH A CAPACITY GREATER THAN 200 GALLONS.
- DISCHARGE WASTEWATER FROM WATER TREATMENT SYSTEMS (e.g. WATER SOFTENERS, IRON OR MANGANESE REMOVAL FILTERS) TO SUBSURFACE SEWAGE DISPOSAL SYSTEM IS PROHIBITED. ON-SITE WATER TREATMENT WASTEWATER DISPOSAL SYSTEMS SHALL HAVE A MINIMUM 10 FEET OF SEPARATION DISTANCE FROM SUBSURFACE SEWAGE DISPOSAL SYSTEM AND SHALL BE DESIGNED IN ACCORDANCE WITH DEP GUIDANCE OR GENERAL PERMIT.

## INSPECTIONS

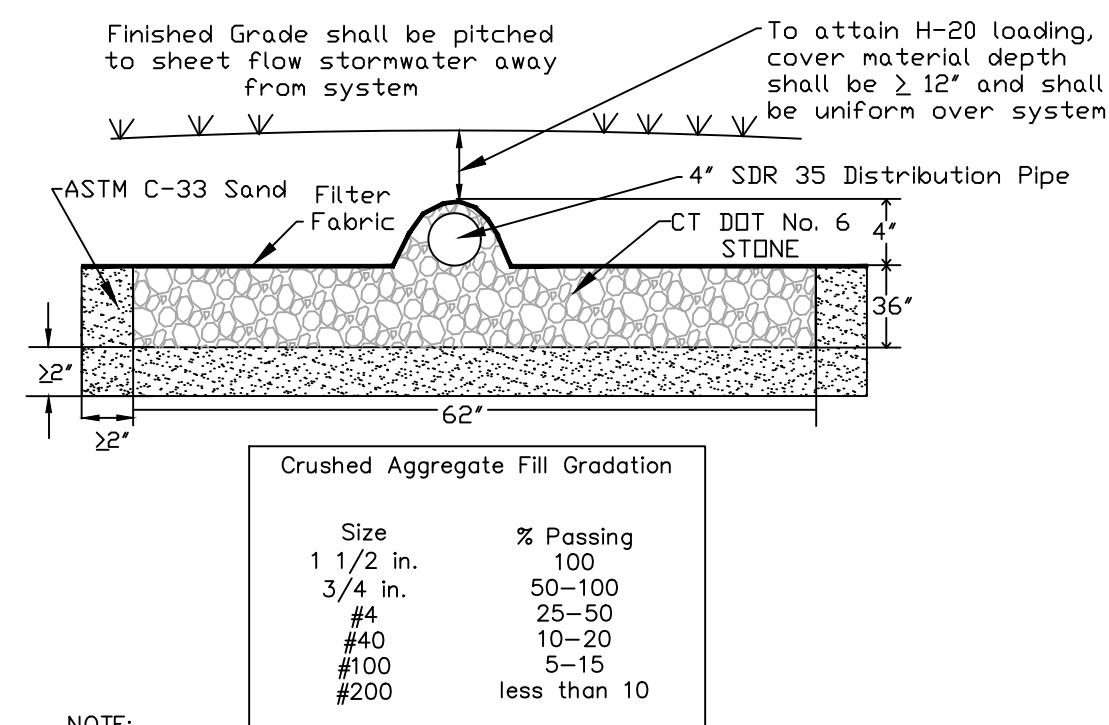
- THE CONTRACTOR IS RESPONSIBLE TO HAVE THE CONSTRUCTION OF THE SUBSURFACE DISPOSAL SYSTEM INSPECTED BY A LICENSED PROFESSIONAL ENGINEER AT THE FOLLOWING STAGES OF CONSTRUCTION:
  - AFTER PLACEMENT OF SEPTIC TANK, DISTRIBUTION BOXES, PIPE STONE AND FILTER FABRIC BUT PRIOR TO BACKFILLING.
  - FOLLOWING FINE GRADING, SEEDING AND MULCHING.
- THE CONTRACTOR IS ALSO RESPONSIBLE FOR COORDINATING THE ABOVE INSPECTIONS WITH THE POMPERAUG HEALTH DEPARTMENT.
- AN AS-BUILT PLAN SHALL BE SUBMITTED ALONG WITH A STATEMENT BY A PROFESSIONAL ENGINEER STATING THAT THE SYSTEM AS INSTALLED SUBSTANTIALLY MEETS THE INTENT OF THE APPROVED PLANS TO THE POMPERAUG HEALTH DEPARTMENT.

## INVERT ELEVATIONS - PROPOSED SYSTEM

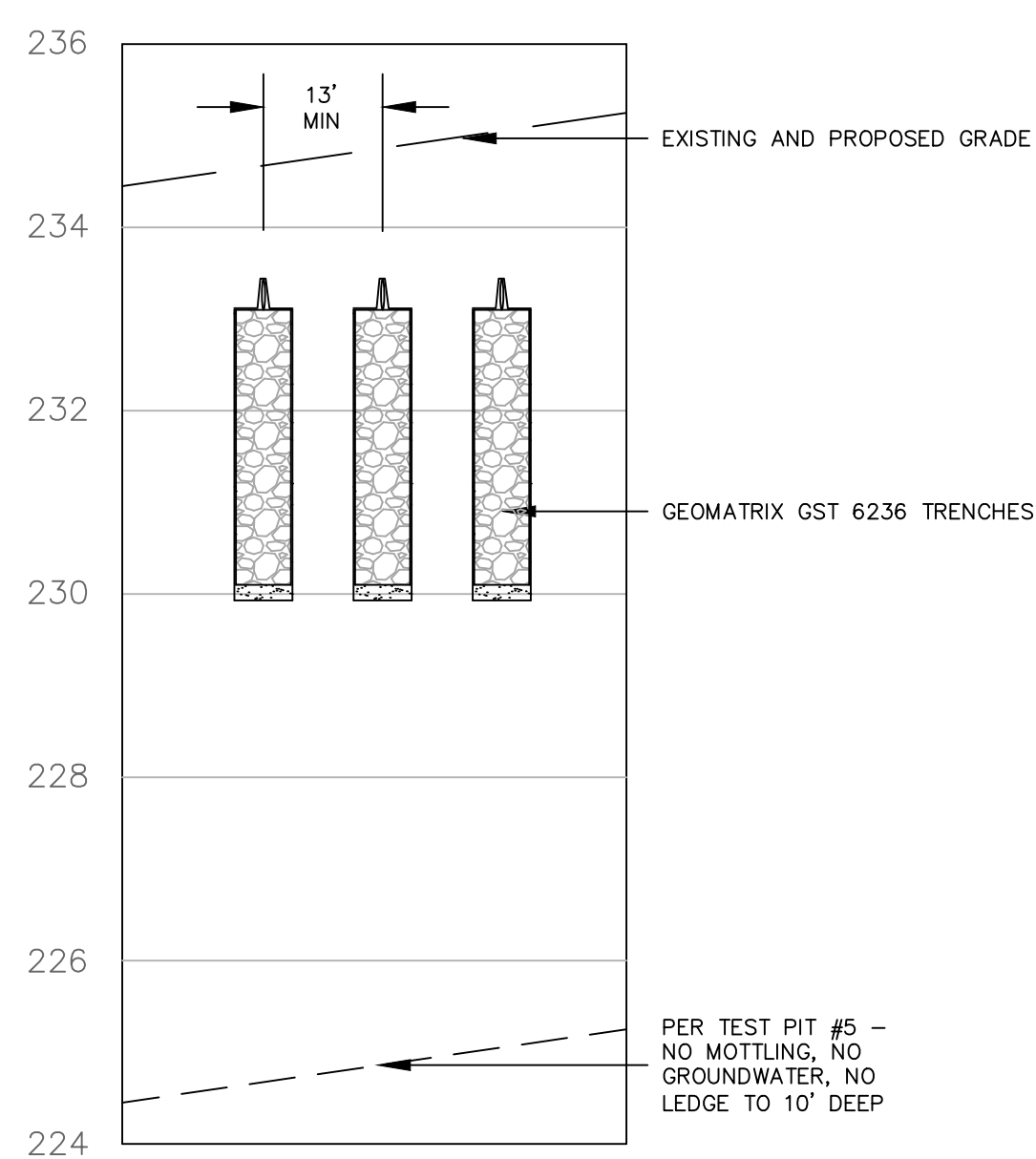
BUILDING CONNECTIONS	234.5
SEPTIC TANK - IN	233.75
SEPTIC TANK - OUT	233.50
UPPER D-BOX (DIST TO TRENCHES)	233.30
GST 6236 LEACHING TRENCH INVERTS	233.10
BOTTOM OF LEACHING TRENCHES	230.10
BOTTOM OF C-33 SAND	229.90



## GEOMATRIX GST-6236 LEACHING SYSTEM

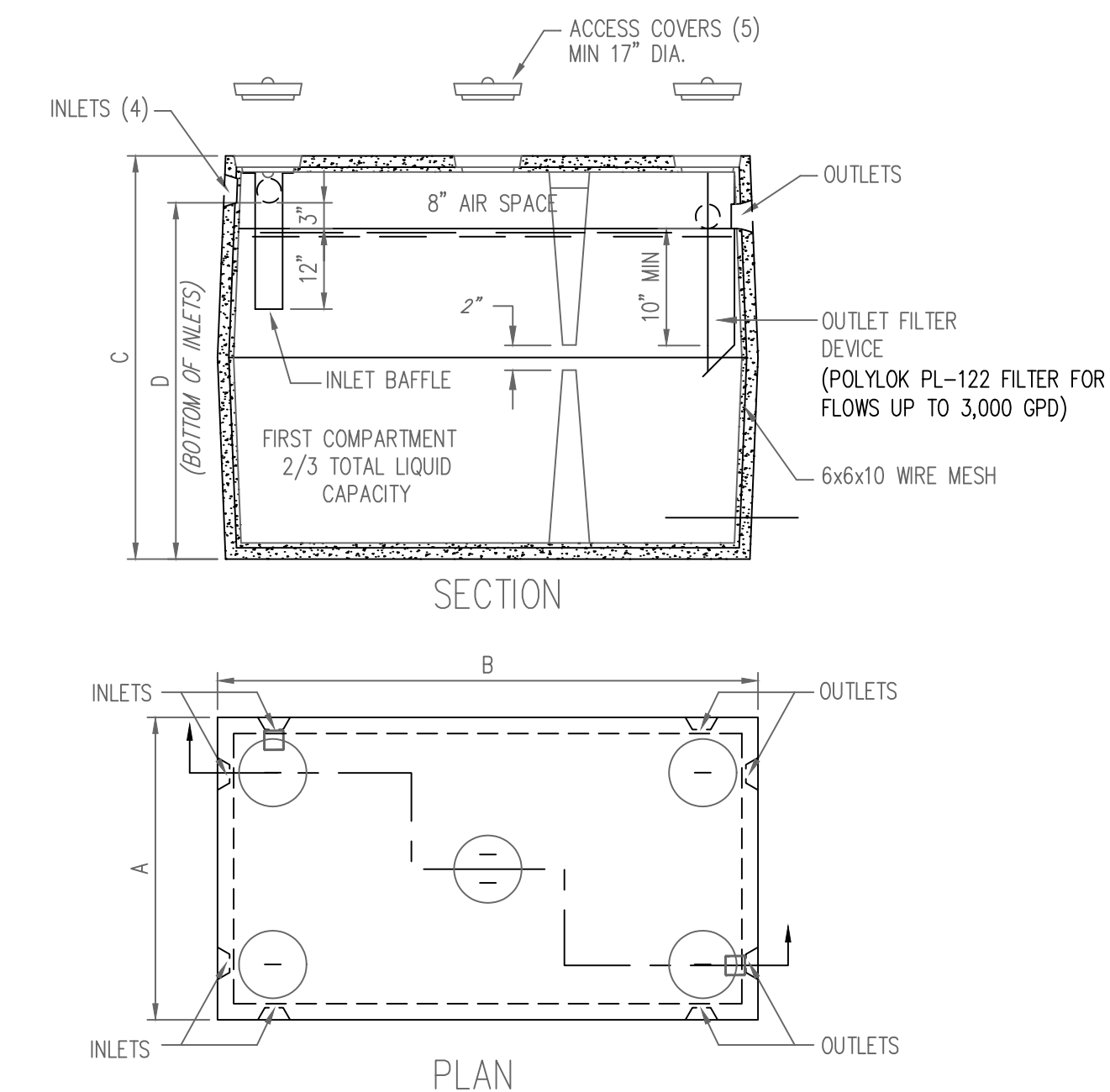


## GEOMATRIX GST-6236 H20 LEACHING SYSTEM



## SECTION A-A

SCALE: 1"=20' HOR.  
1"= 2' VER.



### NOTES:

- TWO COMPARTMENT SEPTIC TANK BE CONNECTICUT PRECAST CORP., OR APPROVED EQUAL.
- CONCRETE - 4,000 PSI @ 28 DAYS.
- WALLS: 6" THICK, TOP: 8" THICK, BOTTOM: 6" THICK
- ALL COVERS TO ACCEPT RISER SECTIONS.
- TONGUE AND GROOVE JOINT SEALED WITH BUTYL SEALANT.

## TWO COMPARTMENT SEPTIC TANK H-20 LOAD RATED

NO.	REVISION	DATE
1	REVISED PER HEALTH DEPT. REVIEW	26 AUG 22
2	REVISED PER ZONING COMMENTS	13 SEP 22
<i>Previous Editions Obsolete</i>		

HAWORTH OF ENGLAND BY  
PAMELA, LLC  
2083 MCAVOY DRIVE  
FRANKLIN, TN 37064

SUBSURFACE SEWAGE  
DISPOSAL SYSTEM  
DETAILS & NOTES

1080 MAIN STREET SOUTH

WOODBURY CONNECTICUT

**CIVIL1**  
CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
43 SHERMAN HILL ROAD  
WOODBURY CONNECTICUT  
(203) 266-0778

DRAWN: BB APPROVED: CJ  
SCALE: AS NOTED  
DATE: 03 MAY 22  
PROJ. NO.: 2394  
CAD FILE NAME: 2394.DWG  
DRAWING NO.:  
**C-3.2**



GENERAL NOTES

- UNLESS NOTED OTHERWISE, EXISTING AND ALL OTHER PROPOSED CONDITIONS INFORMATION TAKEN FROM A DRAWING PREPARED BY CIVIL 1.
- PROPOSED PLANTING INFORMATION PROVIDED BY WILLIAM KENNY ASSOCIATES LLC.
- WOODBURY PLACE EXISTING CONDITIONS ARE APPROXIMATE.

PLANTING NOTES

- PROPOSED TREE AND SHRUB LOCATIONS TO BE ADJUSTED IN FIELD AS NEEDED BASED ON FIELD CONDITIONS.
- PLANT SPACING FOR HERBACEOUS MATERIAL TO BE 24" O. C.
- BOTANICAL NAMES SHALL PREVAIL OVER COMMON NAMES.
- ALL PLANT MATERIAL SHALL BE NURSERY GROWN; NO COLLECTED MATERIALS SHALL BE ACCEPTED, UNLESS SPECIFICALLY INDICATED.
- PLANTS SHALL CONFORM TO THE AMERICAN ASSOCIATION OF NURSERYMEN STANDARDS IN ALL WAYS INCLUDING DIMENSIONS.
- THE LANDSCAPE ARCHITECT HAS THE RIGHT TO REJECT ANY PLANT MATERIALS UPON DELIVERY TO THE PROJECT. SELECTION BY THE LANDSCAPE ARCHITECT DOES NOT WAIVE THE RIGHT OF REJECTION.
- INSTALLED PLANTS THAT DIE WITHIN TWO YEARS OF ACCEPTANCE BY THE TOWN PLANNER SHALL BE REPLACED.
- OBTAIN APPROVAL FROM THE TOWN PLANNER BEFORE COMPLETING ANY PLANT REPLACEMENTS OR SUBSTITUTIONS.
- ALL REPLACEMENTS SHALL BE PLANTS OF THE SAME KIND AND SIZE AS SPECIFIED IN THE PLANT LIST OR AS NECESSARY TO MATCH SURVIVING PLANTS OF THE SAME PLANTING GROUP. ALL COSTS SHALL BE BORN BY THE LANDSCAPE CONTRACTOR EXCEPT FOR REPLACEMENTS RESULTING FROM LOSS OR DAMAGE DUE TO VANDALISM OR ACTS OF NEGLIGENCE ON THE PART OF OTHERS, PHYSICAL DAMAGE, BY ANIMALS, VEHICLES, FIRE, ETC., AS MAY BE DETERMINED BY THE LANDSCAPE ARCHITECT.
- ALL PLANT MATERIAL SHOULD BE PLACED, OR LOCATION STAKED, ON THE SITE AS SHOWN ON THE PLANTING PLAN PRIOR TO COMMENCEMENT OF PLANT EXCAVATION FOR THE LANDSCAPE ARCHITECT'S APPROVAL. THE CONTRACTOR MUST NOTIFY THE LANDSCAPE ARCHITECT OF ALL PLANTING OPERATIONS A MINIMUM OF 48 HOURS IN ADVANCE.
- ALL PLANT MATERIALS SHALL BE BALLED AND BURLAPPED OR CONTAINER GROWN OR AS OTHERWISE SPECIFIED. NO CONSTRUCTED BALLS SHALL BE ACCEPTED. REMOVE SYNTHETIC 'BURLAP' AND SYNTHETIC TWINES AND ROPES. REMOVE MATTOP 1/3 OF METAL BASKETS FROM ROOT BALLS WHEN THE ROOT BALL HAS BEEN POSITIONED IN THE PLANTING PIT. PROVIDE SUPPORT AS NECESSARY TO PROTECT THE ROOT BALL FROM INJURY DURING THIS OPERATION.
- TO PREVENT DAMAGE FROM WHITE TAILED DEER BROWSE, THE SHRUB PLANTINGS SHALL BE PROTECTED AS NEEDED WITH TEMPORARY FENCING OR OTHER MEASURES UNTIL THE SHRUBS ARE WELL ESTABLISHED.

PLANT LIST

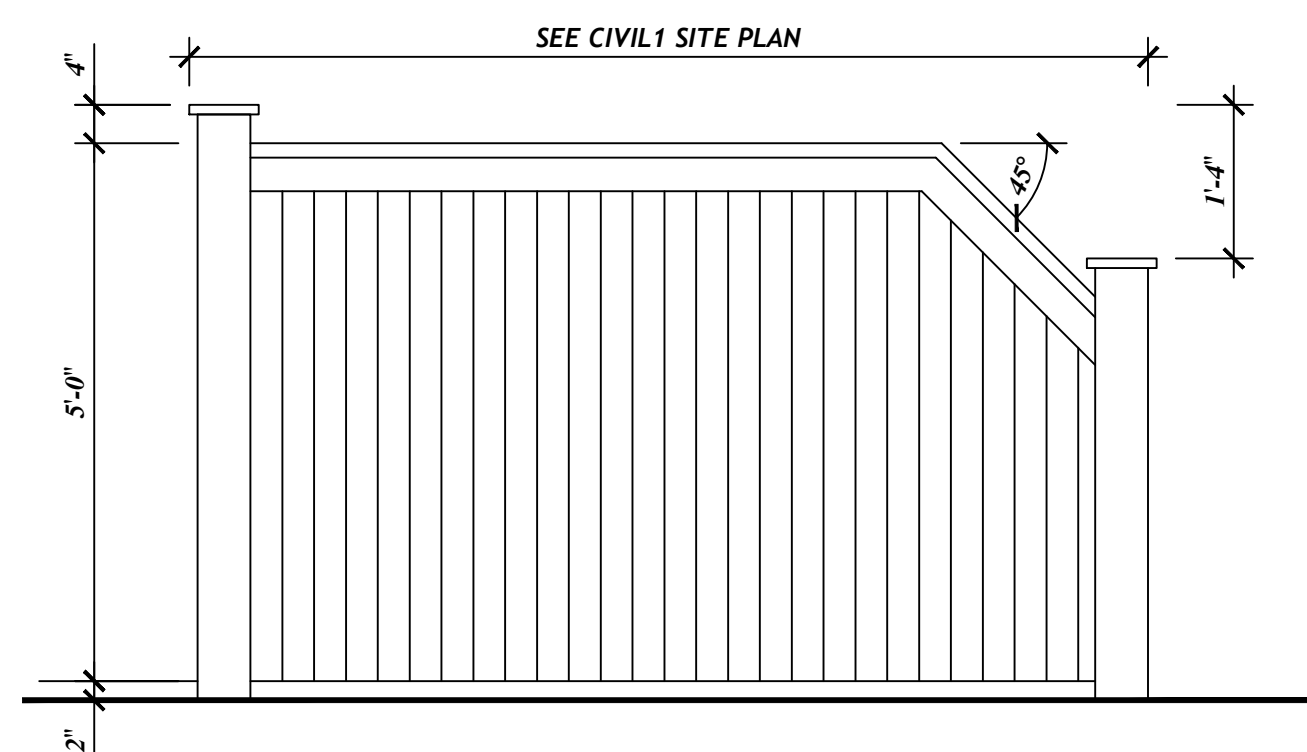
SYM.	QTY.	SCIENTIFIC NAME	COMMON NAME	SIZE	ROOT
<b>PROPOSED NATIVE SHADE TREES</b>					
AF	2	ACER X FREEMANII 'ARMSTRONG'	ARMSTRONG MAPLE	3"-3.5" CAL.	B&B
AS	4	ACER SACCHARUM 'GREEN MOUNTAIN'	GREEN MOUNTAIN SUGAR MAPLE	3"-3.5" CAL.	B&B
QA	3	QUERCUS ALBA	WHITE OAK	3"-3.5" CAL.	B&B
TOTAL	9				
<b>PROPOSED NATIVE FLOWERING TREES</b>					
CC	6	CARPINUS CAROLINIANA	AMERICAN HORNBEAM	2"-2.5" CAL.	B&B
CCF	9	CERCIS CANADENSIS 'FOREST PANSY'	EASTERN REDBUD	2"-2.5" CAL.	B&B
CF	8	CORNUS FLORIDA 'CHEROKEE PRINCESS'	FLOWERING DOGWOOD	2"-2.5" CAL.	B&B
TOTAL	23				
<b>PROPOSED EVERGREEN TREES</b>					
PA	4	PICEA ABIES	NORWAY SPRUCE	6'-8" HT.	B&B
TP	31	THUJA PLICATA 'GREEN GIANT'	GREEN GIANT ARBORVITAE	6'-8" HT.	B&B
TOTAL	35				
<b>PROPOSED NATIVE SHRUBS</b>					
CA	24	CLETHRA ALNIFOLIA 'RUBY SPICE'	RUBY SPICE SUMMERSWEET	30" HT.	CONTAINER
HA	65	HYDRANGEA ARBORESCENS 'ANNABELLE'	SMOOTH HYDRANGEA	30" HT.	CONTAINER
IG	18	ILEX GLABRA 'SHAMROCK'	INKBERRY	30" HT.	CONTAINER
KL	33	KALMIA LATIFOLIA	MOUNTAIN LAUREL	30" HT.	CONTAINER
RC	22	RHODODENDRON CATAWBIENSE 'ALBUM'	WHITE CATAWBA RHODODENDRON	30" HT.	CONTAINER
TOTAL	162				
<b>PROPOSED NATIVE GROUNDCOVERS</b>					
EP	132	ECHINACEA PURPUREA 'RUBY STAR'	PURPLE CONEFLOWER	QUART	CONTAINER
RF	121	RUDBECKIA FULGIDA 'EARLY BIRD GOLD'	BLACK-EYED SUSAN	QUART	CONTAINER
TOTAL	253				
<b>PROPOSED NATIVE MEADOW SEED MIXES</b>					
PROPOSED NATIVE UPLAND MEADOW: "NEW ENGLAND SHOWY WILDFLOWER MIX" AS PRODUCED BY NEW ENGLAND WETLAND PLANTS (WWW.NEWP.COM). APPLIED AT A RATE OF 1LB/1,900 SQUARE FEET.					
PROPOSED NATIVE WETLAND MEADOW: "NEW ENGLAND WETMIX" AS PRODUCED BY NEW ENGLAND WETLAND PLANTS (WWW.NEWP.COM). APPLIED AT A RATE OF 1LB/2,500 SQUARE FEET.					

LEGEND

- EXISTING CONTOUR
- EXISTING SPOT GRADE
- PROPOSED CONTOUR
- PROPERTY BOUNDARY
- ADJACENT PROPERTY BOUNDARY
- INLAND WETLAND BOUNDARY
- REGULATED UPLAND REVIEW AREA BOUNDARY
- FEMA BOUNDARY
- FLOOD BOUNDARY
- EASEMENT BOUNDARY
- EXISTING SUBSURFACE UTILITIES
- PROPOSED SUBSURFACE UTILITIES
- PROPOSED FENCE
- PROPOSED GUARD RAIL
- PROPOSED WALLS
- EXISTING TREE
- PROPOSED NATIVE SHADE TREE
- PROPOSED NATIVE FLOWERING TREE
- PROPOSED EVERGREEN TREE
- PROPOSED NATIVE SHRUBS
- EXISTING WOODLAND
- EXISTING ORNAMENTAL SHRUBS OR GROUNDCOVER
- PROPOSED NATIVE GROUNDCOVERS
- PROPOSED NATIVE UPLAND MEADOW
- PROPOSED NATIVE WETLAND MEADOW
- LAWN
- EXISTING WOODLAND EDGE
- EXISTING LIGHT FIXTURE
- PROPOSED LIGHT FIXTURE

PRIVACY SEPARATION FENCE DETAIL

NOT TO SCALE



PLANTING PLAN

PREPARED FOR:  
**HAWORTH OF ENGLAND BY PAMELA, LLC**  
 LOCATION:  
**1080 MAIN STREET SOUTH  
 WOODBURY, CONNECTICUT**

DATE: 10/14/21 - 1  
 9/12/22 - 2  
 10/10/22 - 3

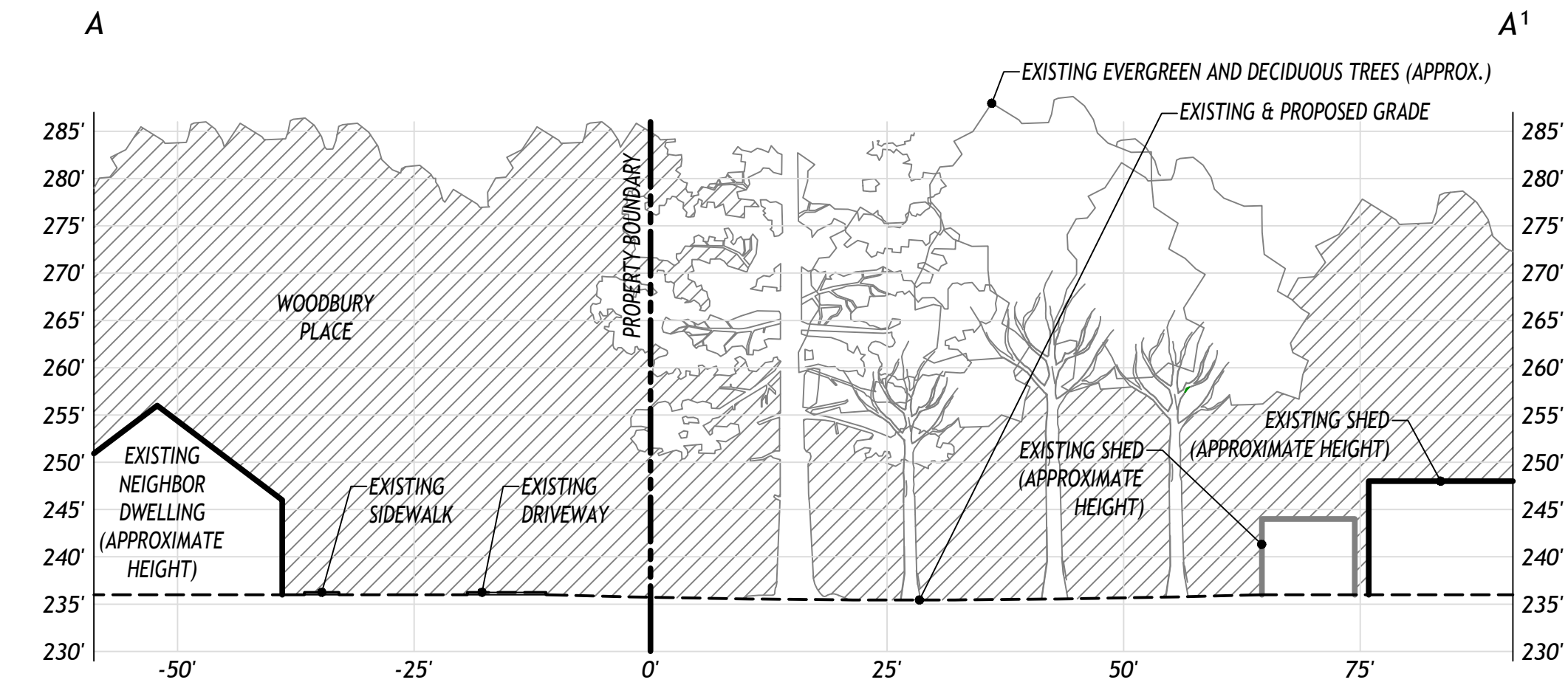
SCALE AS NOTED  
 REF NO. 4592

DRAWING NO.  
**1 OF 2**



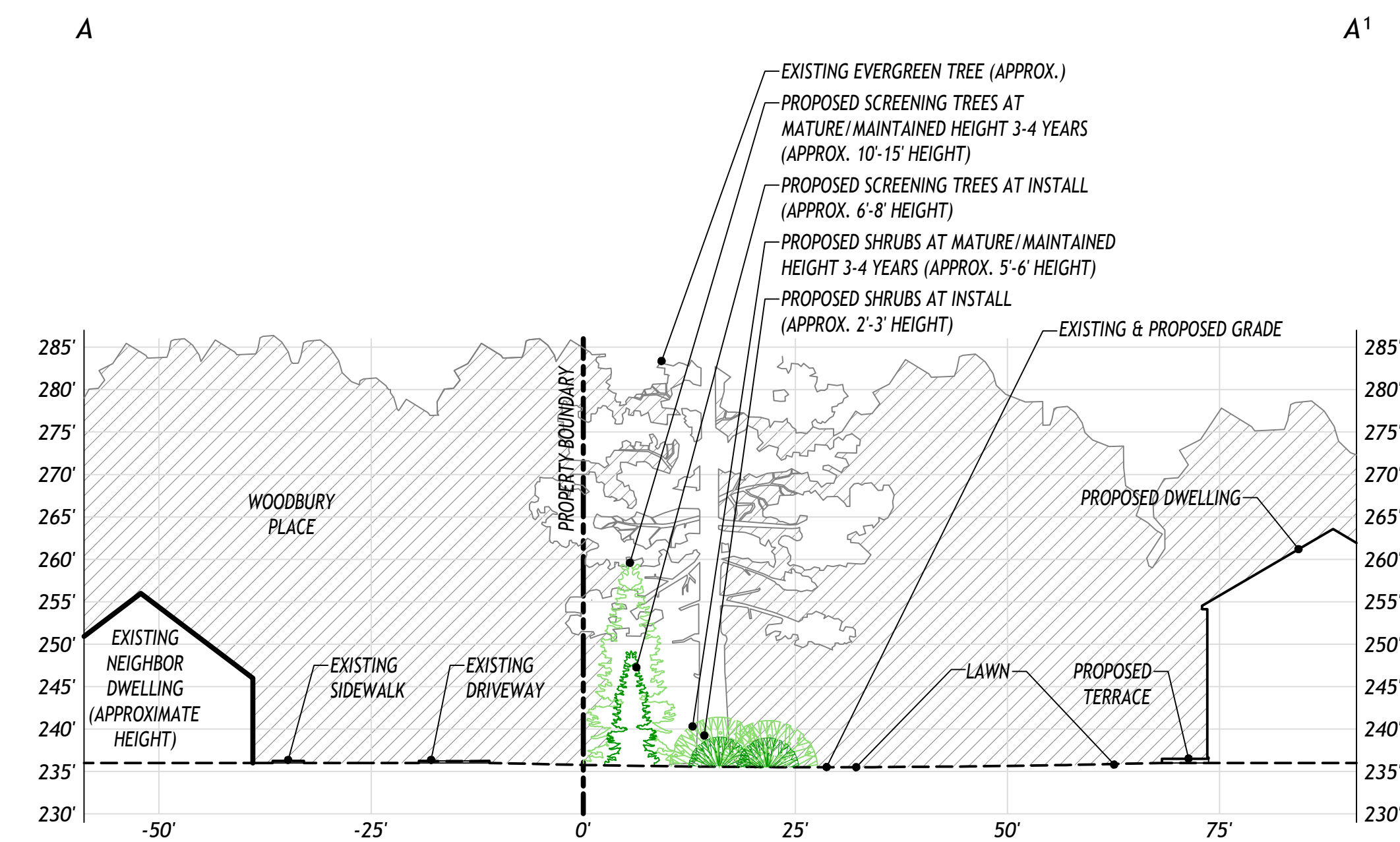
EXISTING SECTION A-A<sup>1</sup>

SCALE: |0' |5' |10' |15'



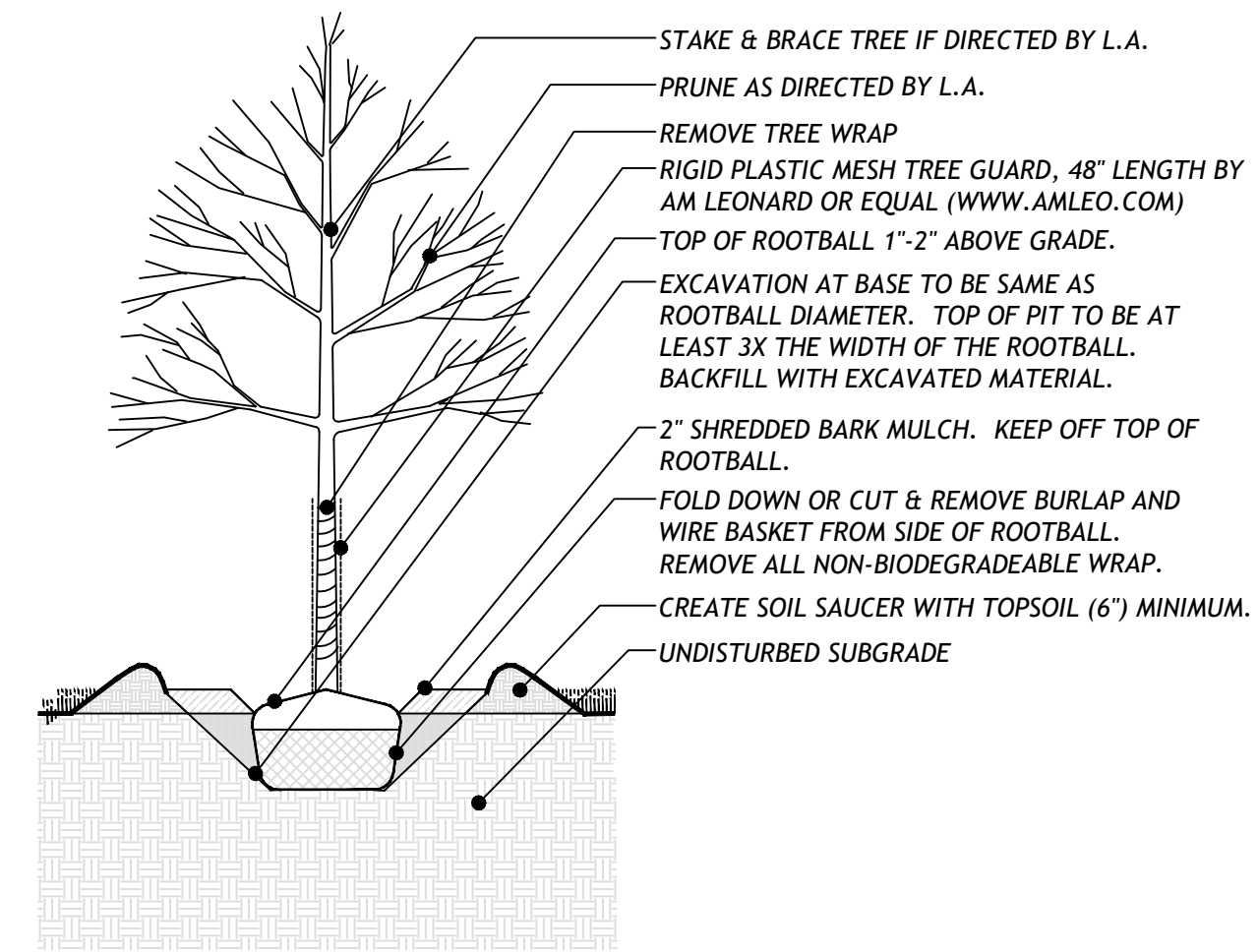
PROPOSED SECTION A-A<sup>1</sup>

SCALE: |0' |5' |10' |15'



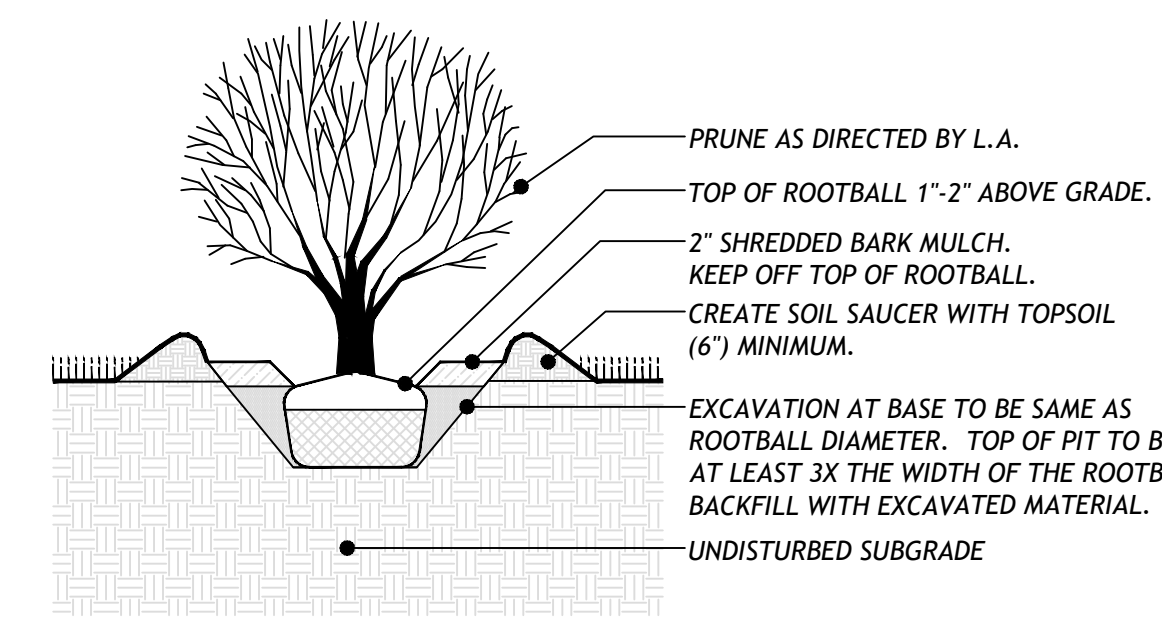
TREE PLANTING DETAIL

NOT TO SCALE



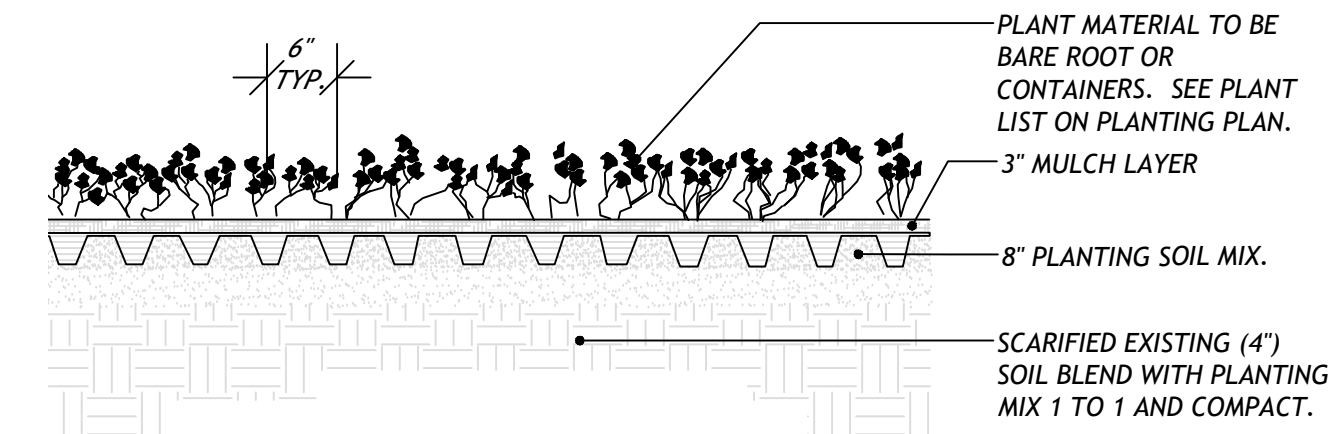
SHRUB PLANTING DETAIL

NOT TO SCALE



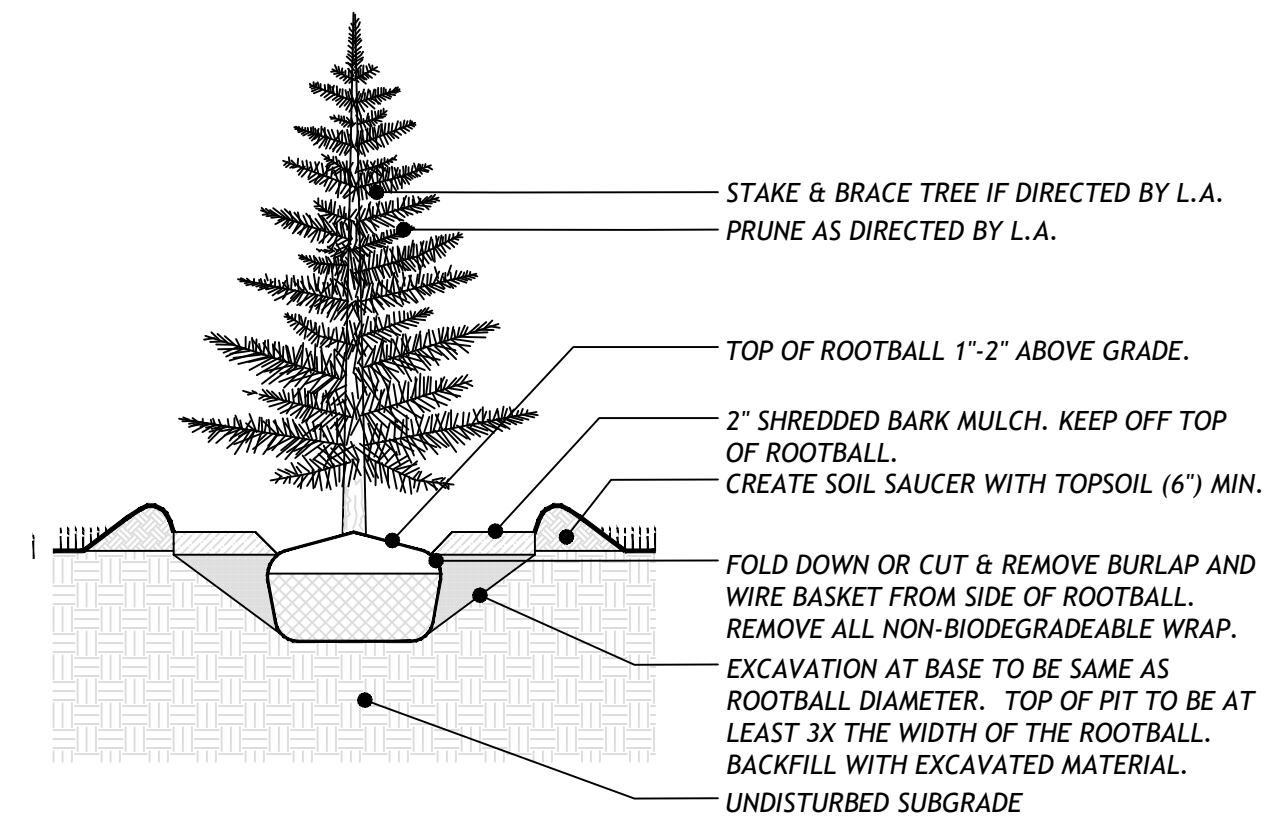
GROUNDCOVER DETAIL

NOT TO SCALE



EVERGREEN TREE PLANTING DETAIL

NOT TO SCALE



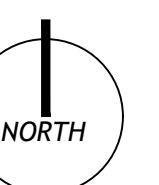
PLANTING PLAN  
SECTIONS & DETAILS

PREPARED FOR:  
HAWORTH OF ENGLAND BY PAMELA, LLC

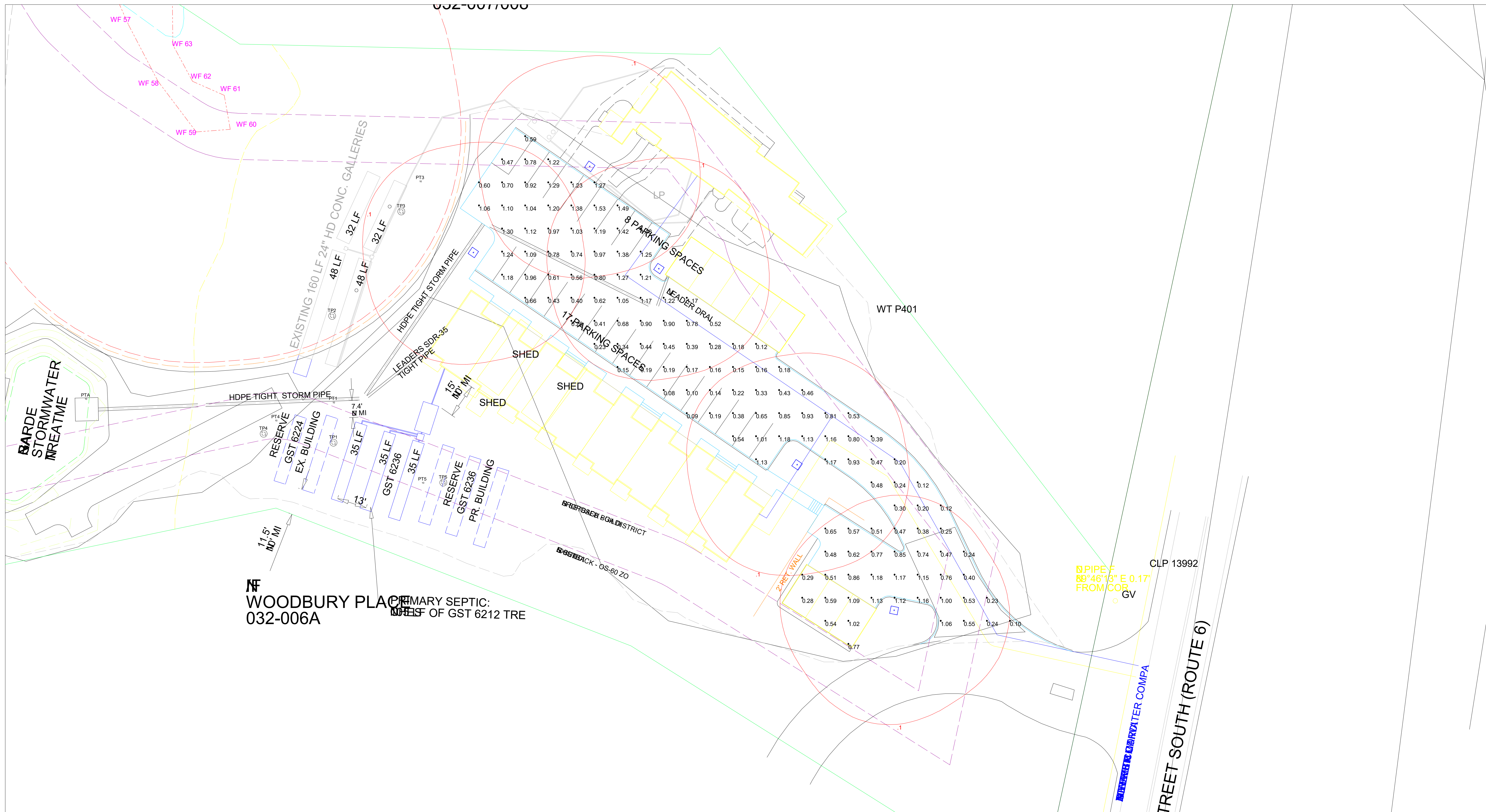
LOCATION:  
1080 MAIN STREET SOUTH  
WOODBURY, CONNECTICUT

DATE: 9/12/22 - 1 SCALE AS NOTED  
REF NO. 4592

DRAWING NO.  
2 OF 2







Scale: 1 inch= 20 Ft.

Luminaire Schedule							
Symbol	Qty	Label	Arrangement	Lum. Lumens	Lum. Watts	LLF	Description
□	5	PT2	SINGLE	5033	36.2	0.850	5534BP 40W █████ Type V, 12ft Pole 2700 K

Calculation Summary									
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min	Description	
Parking Lot	Illuminance	Fc	0.70	1.53	0.08	8.75	19.13	10ft Grid	

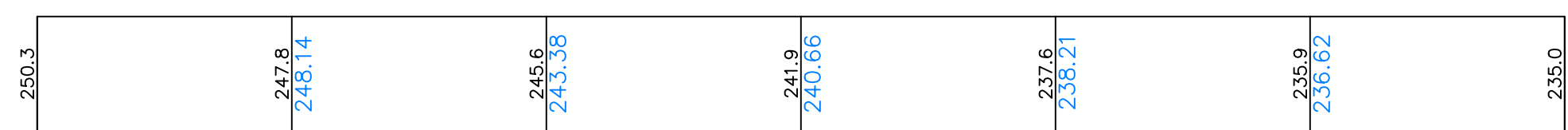
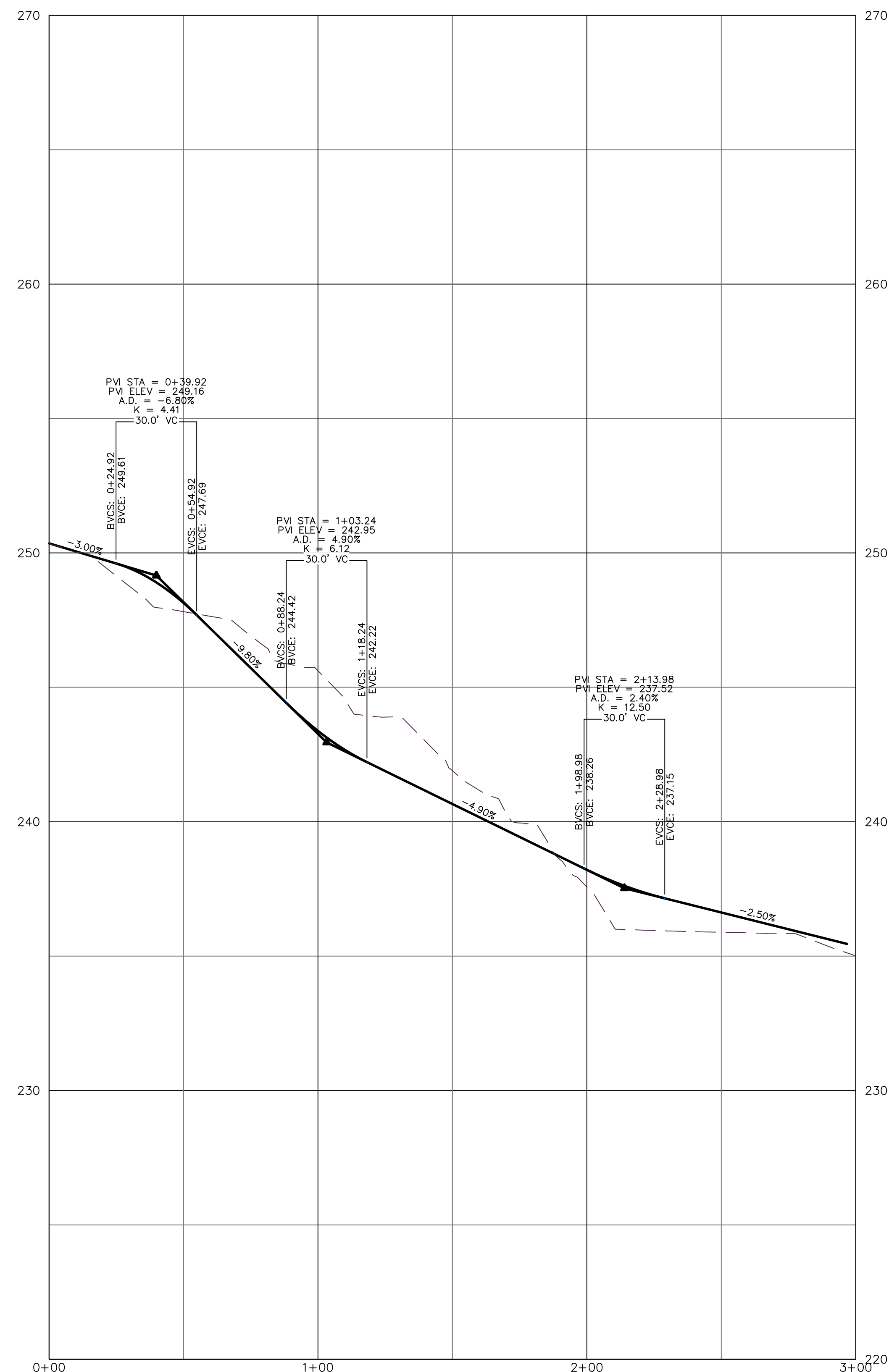
Rev	Date	Comments
A	06/18/21	Initial Layout
B	06/21/21	Relocated poles

**Revisions**

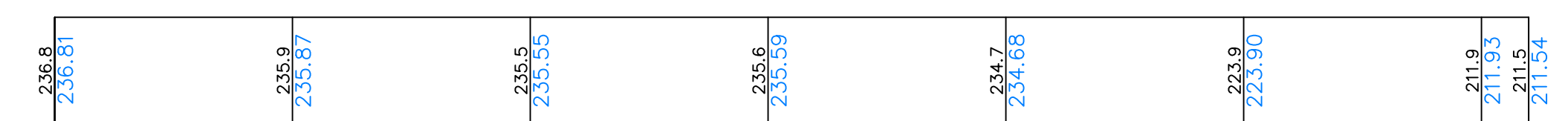
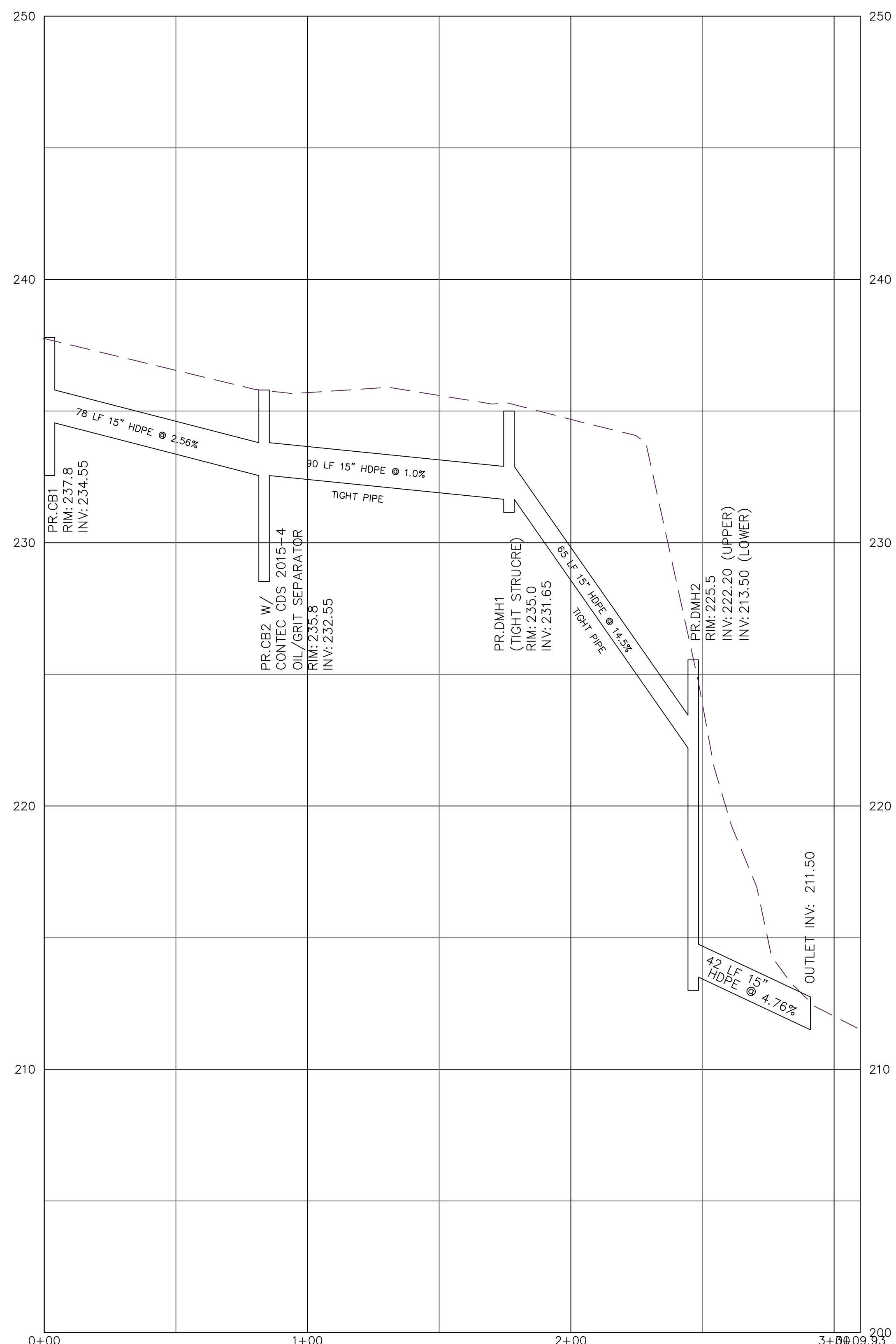
**Disclaimer**  
Lighting designs by Dugan (LDD) assumes no responsibility for any errors in the ESI files, background images, or other information provided to LDD to be used in these calculations. Actual or measured results may vary due to manufacturer tolerances, and field conditions. The owner assumes all responsibility for compliance with federal, state and/or local codes and regulations.

<b>Project Name:</b> Woodbridge Condos	<b>Project ID#:</b> HAN-10779	<b>Rev:</b> B
<b>Drawn by:</b> PMD		
<b>Date:</b> 6/21/2021		





DRIVEWAY



CB1 TO RAIN GARDEN

NO.	REVISION	DATE
1	REVISED PER ZONING COMMENTS	12 SEP 22

Previous Editions Obsolete

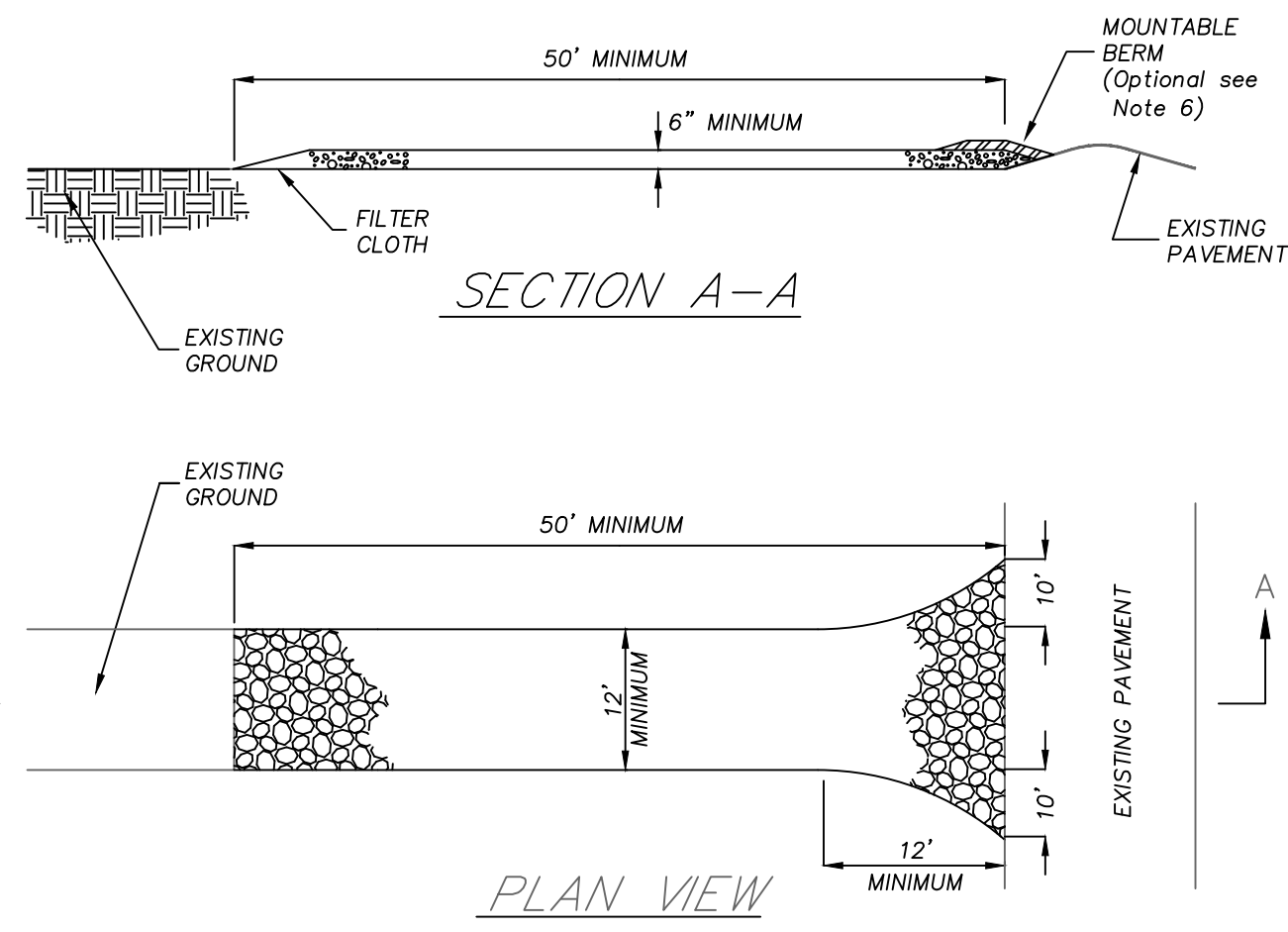
HAWORTH OF ENGLAND BY  
 PAMELA, LLC  
 2083 MCAVOY DRIVE  
 FRANKLIN, TN 37064

DRIVEWAY & DRAINAGE  
 PROFILES

1080 MAIN STREET SOUTH  
 WOODBURY CONNECTICUT

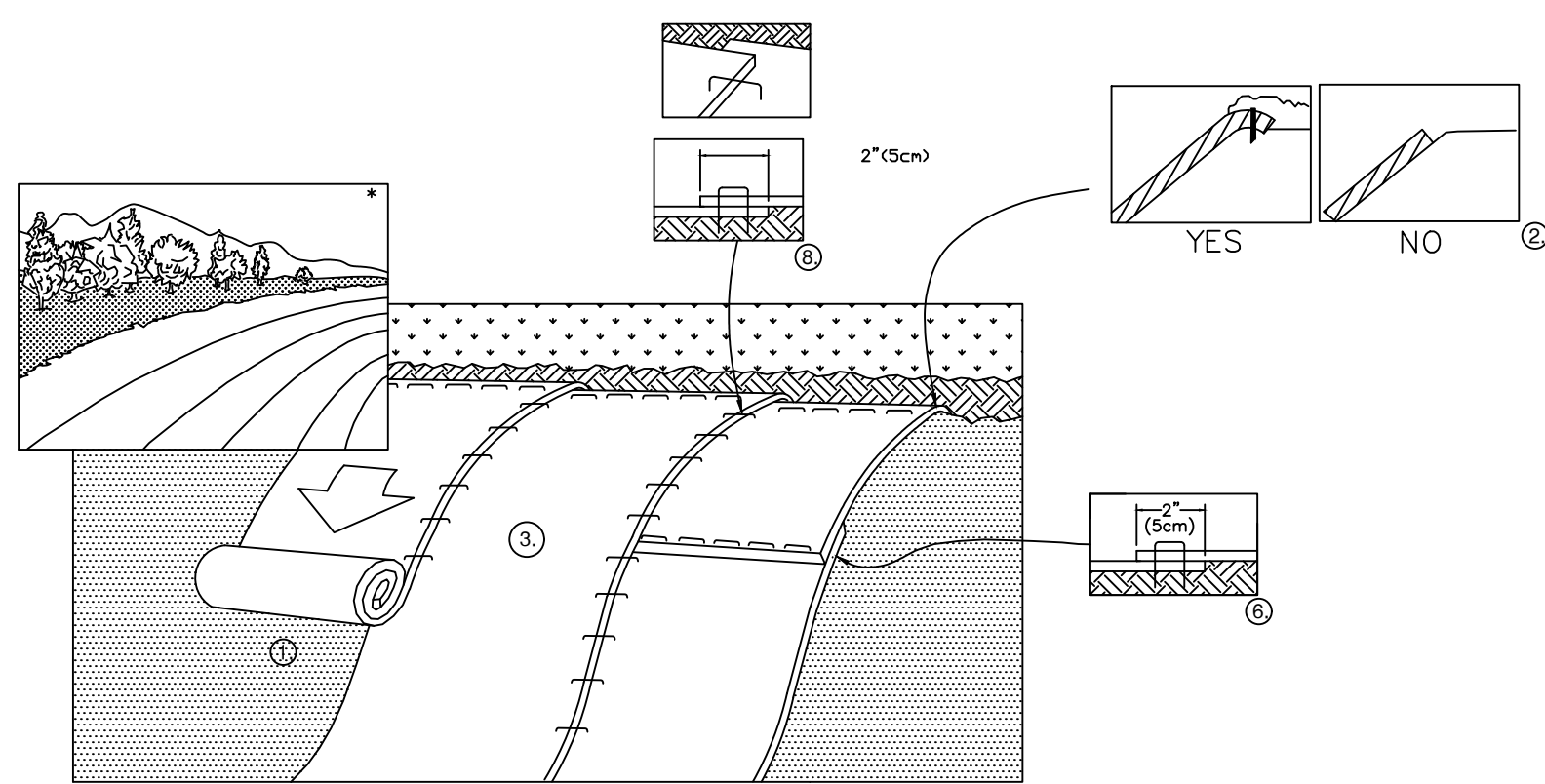
CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
 43 SHERMAN HILL ROAD  
 WOODBURY CONNECTICUT  
 (203) 266-0778

	DRAWN: BB	APPROVED: CJ
	SCALE: 1" = 30' HOR. 1" = 3' VER.	
	DATE: 03 MAY 22	
	PROJ. NO.: 2394	
	CAD FILE NAME: 2394.DWG	
DRAWING NO.:	<b>C-4.1</b>	



- NOTES:**
1. STONE SIZE - USE 1" - 2" STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
  2. LENGTH - AS REQUIRED, BUT NOT LESS THAN 50 FEET.
  3. THICKNESS - NOT LESS THAN SIX (6) INCHES.
  4. WIDTH - 12 FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS. 24 FOOT MINIMUM IF SINGLE ENTRANCE TO SITE.
  5. FILTER CLOTH - TO BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
  6. SURFACE WATER - ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM WITH 5:1 SLOPES WILL BE PERMITTED.
  7. MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OF FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURE USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DRIPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
  8. WASHING - WHEELS SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC RIGHTS-OF-WAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE AND WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.
  9. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

### STABILIZED CONSTRUCTION ENTRANCE



- INSTALLATION PROCEDURE**
1. PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
  2. START UNROLLING THE FUTERRA F4 NETLESS 1-2' ABOVE THE SLOPE CREST.
  3. ANCHOR TOP OF BLANKET ON 1' CENTERS
  4. APPLY PINS OR STAPLES ALONG BLANKET LENGTH, ONE EVERY 2.5 LINEAR FEET. PLACE PIN OR STAPLE EVERY 5' DOWN CENTER OF BLANKET, CREATING AN X PATTERN WITH THE ANCHORING SYSTEM.
  5. RAKE LOOSE SOIL OVER TOP EDGE ALONG BLANKET WIDTH, MOUND TO A MIN. HEIGHT OF 4".
  6. OVERLAP SHINGLE STYLE A MAX. OF 2". ANCHOR ON 1' CENTER ACROSS THE ROLL WIDTH.
  7. UNROLL THE NEXT BLANKET DOWN THE SLOPE.
  8. OVERLAP ROLLS A MAX. OF 2". USE ONE PIN OR STAPLE EVERY 5'.

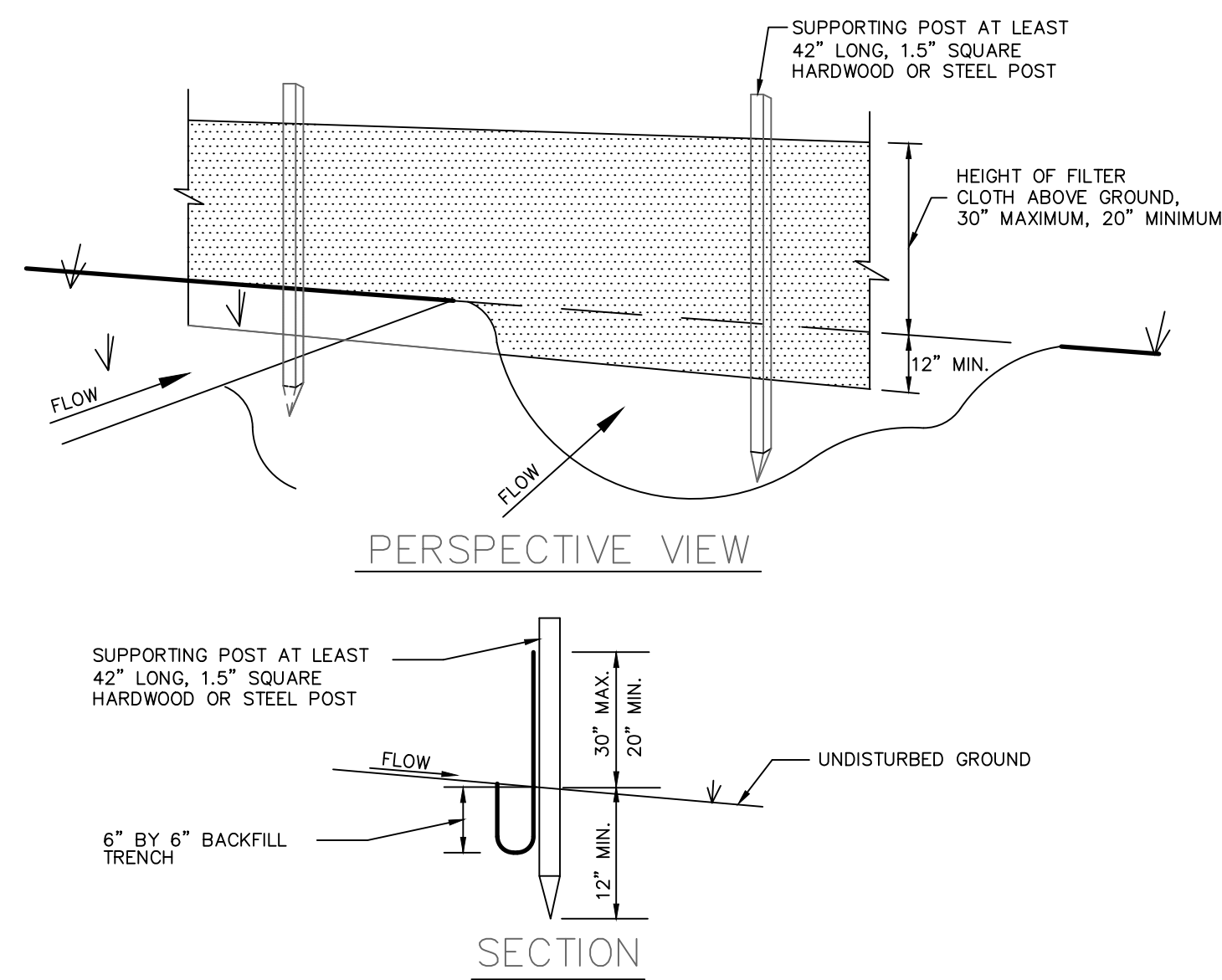
**FUTERRA F4 NETLESS EROSION CONTROL BLANKETS**  
 MATERIAL:  
 THERMALLY REFINED WOOD AND DEGRADABLE MAN-MADE FIBERS

**CRITICAL POINTS**  
 A. OVERLAPS AND SEAMS  
 B. PROJECTED WATER LINE  
 C. CHANNEL BOTTOM/SIDE SLOPE VERTICES

- NOTE**
1. HORIZONTAL STAPLE SPACING SHOULD BE ALTERED IF NECESSARY TO ALLOW STAPLES TO SECURE THE CRITICAL POINTS ALONG THE CHANNEL SURFACE.
  2. IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS IN EXCESS OF 6" (15 CM) MAY BE NECESSARY TO PROPERLY ANCHOR THE BLANKETS.
  3. SLOPE CREST TRENCHING MAY BE SPECIFIED ON SOME PROJECTS. TOP EDGE WIDTH OF THE FUTERRA F4 NETLESS SHOULD THEN BE STAPLED OR STAKED IN THE TRENCH BOTTOM. BACKFILL AND COMPACT SOIL IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15cm) MAY BE NECESSARY TO PROPERLY SECURE THE BLANKETS.
  4. FUTERRA F4 NETLESS CAN BE APPLIED HORIZONTALLY ON SHALLOW SLOPES.\*

### FUTERRA F4 NETLESS EROSION CONTROL BLANKET

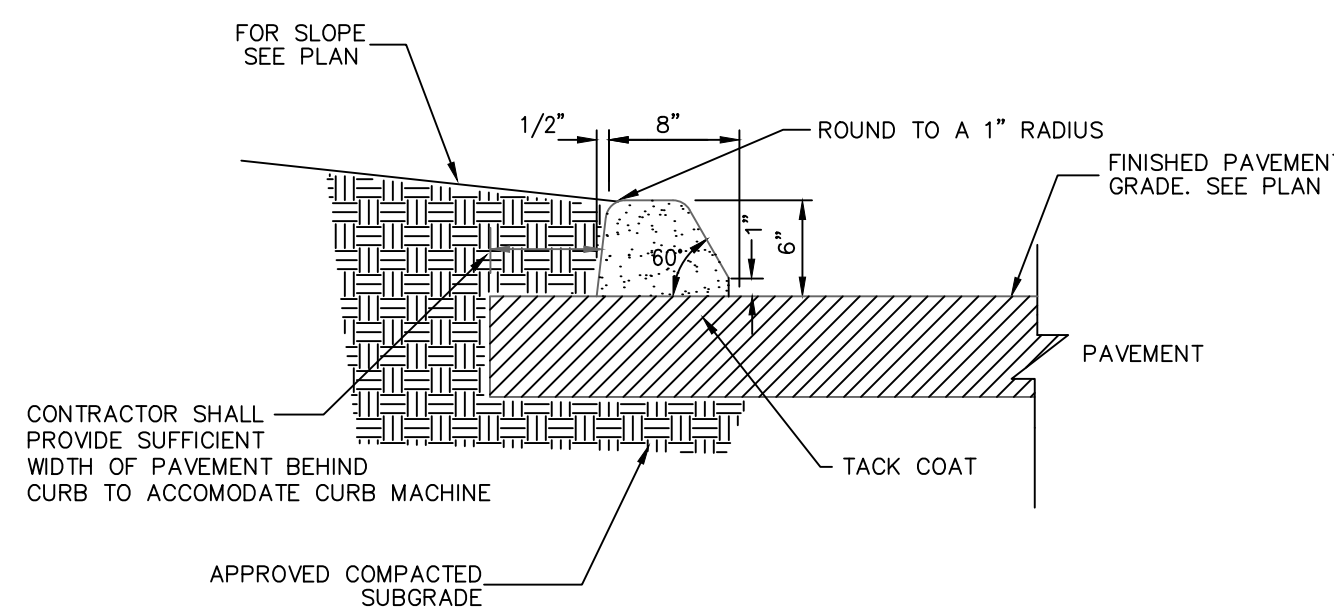
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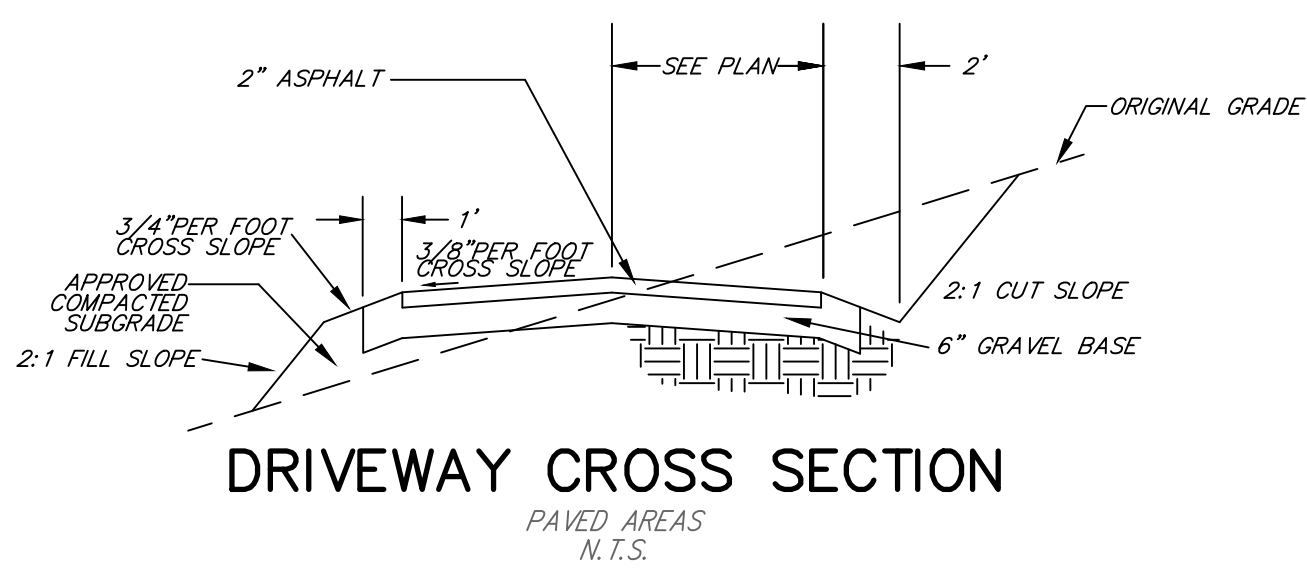
### CONSTRUCTION NOTES FOR SILT FENCE

1. EXCAVATE A TRENCH A MINIMUM OF 6 INCHES DEEP AND 6 INCHES WIDE ON THE UP SIDE OF THE FENCE LOCATION.
  2. DRIVE SUPPORT POSTS ON THE DOWN SLOPE SIDE OF THE TRENCH TO A DEPTH OF AT LEAST 12 INCHES INTO ORIGINAL GROUND.
  3. STAPLE OR SECURE THE GEOTEXTILE TO THE SUPPORT POSTS PER MANUFACTURER'S INSTRUCTIONS SUCH THAT AT LEAST 6 INCHES OF GEOTEXTILE LIES WITHIN THE TRENCH.
  4. BACKFILL THE TRENCH WITH TAMPED SOIL OR AGGREGATE OVER THE GEOTEXTILE.
- POSTS: 1.5" SQUARE HARDWOOD OR STEEL  
 FILTER CLOTH: MIRAFI 100X, ENVIROFENCE OR APPROVED EQUAL

### SILT FENCE DETAIL

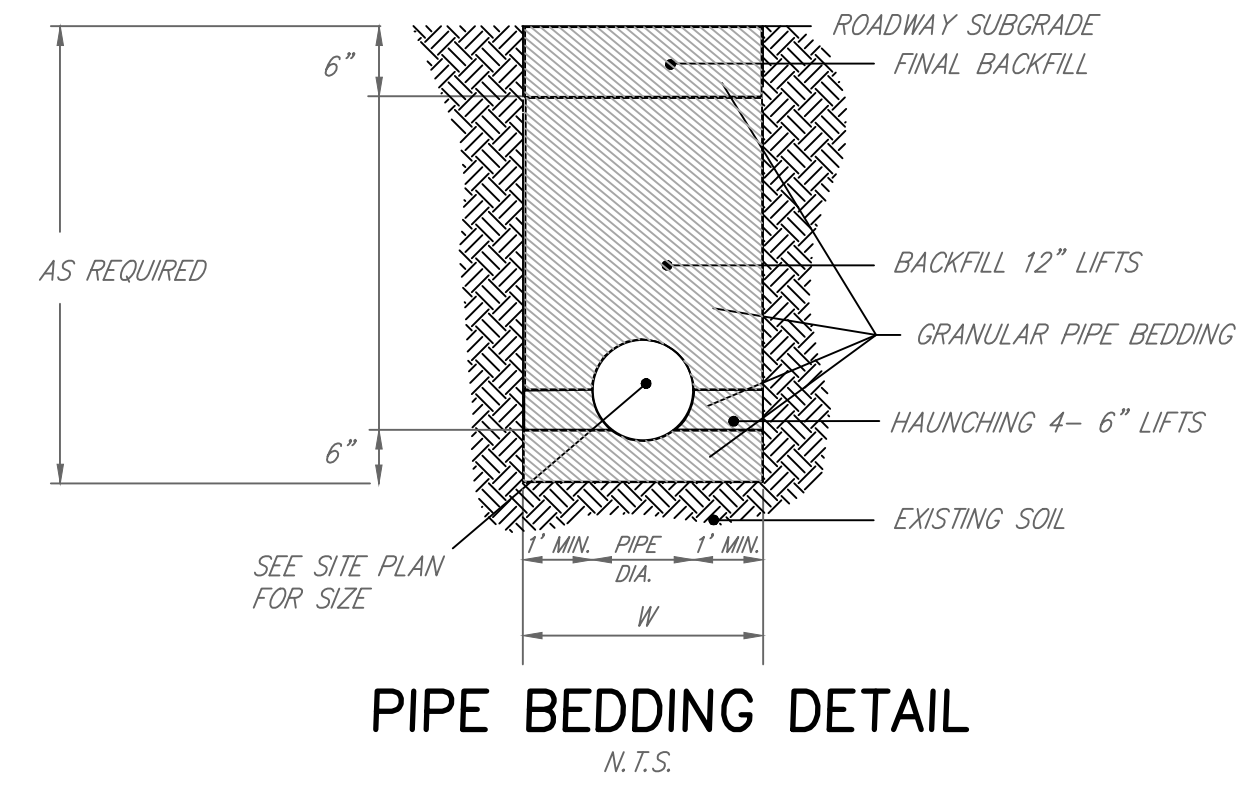


### BITUMINOUS CONCRETE CURB DETAIL



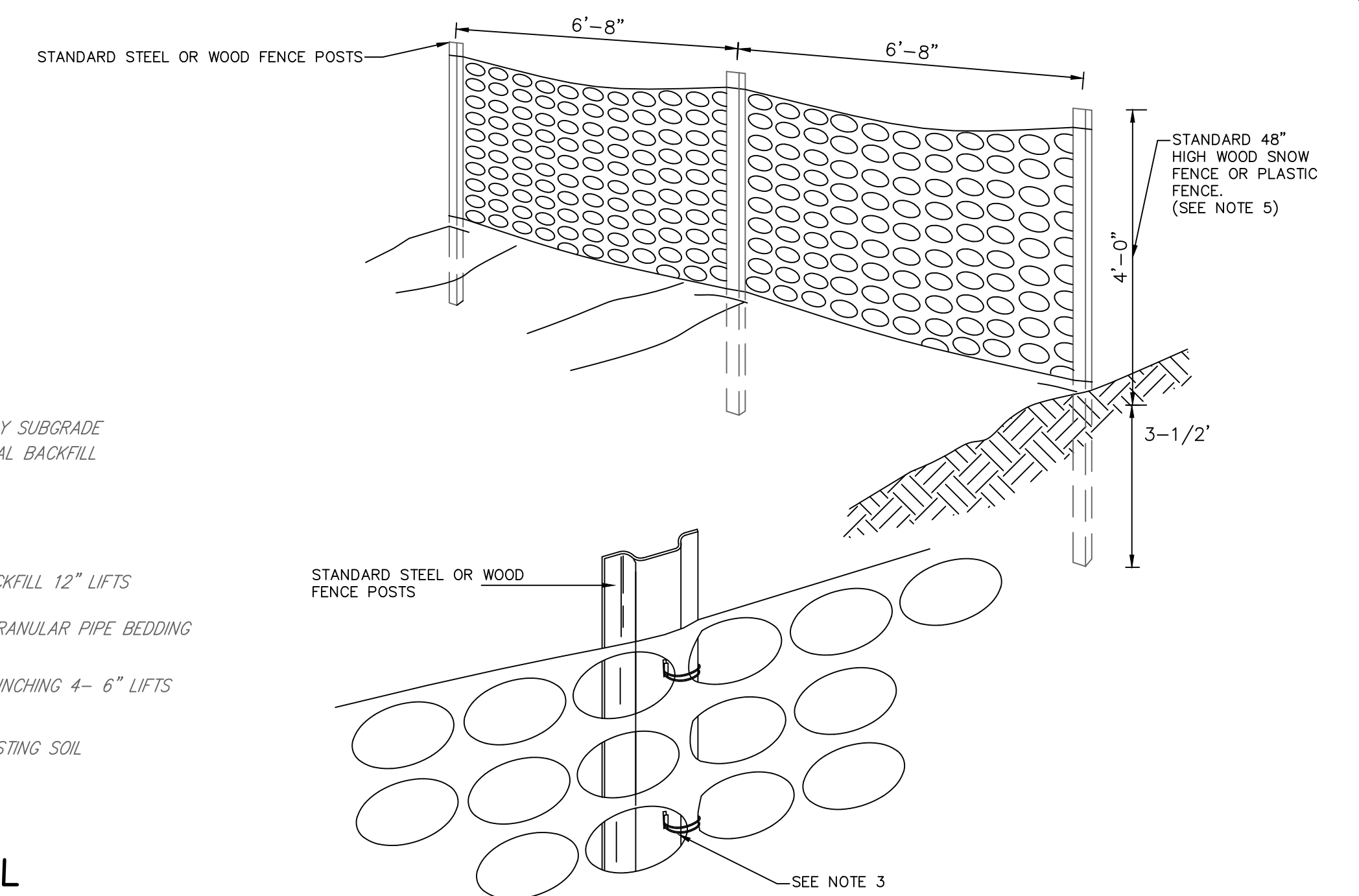
### DRIVEWAY CROSS SECTION

PAVED AREAS  
 N.T.S.



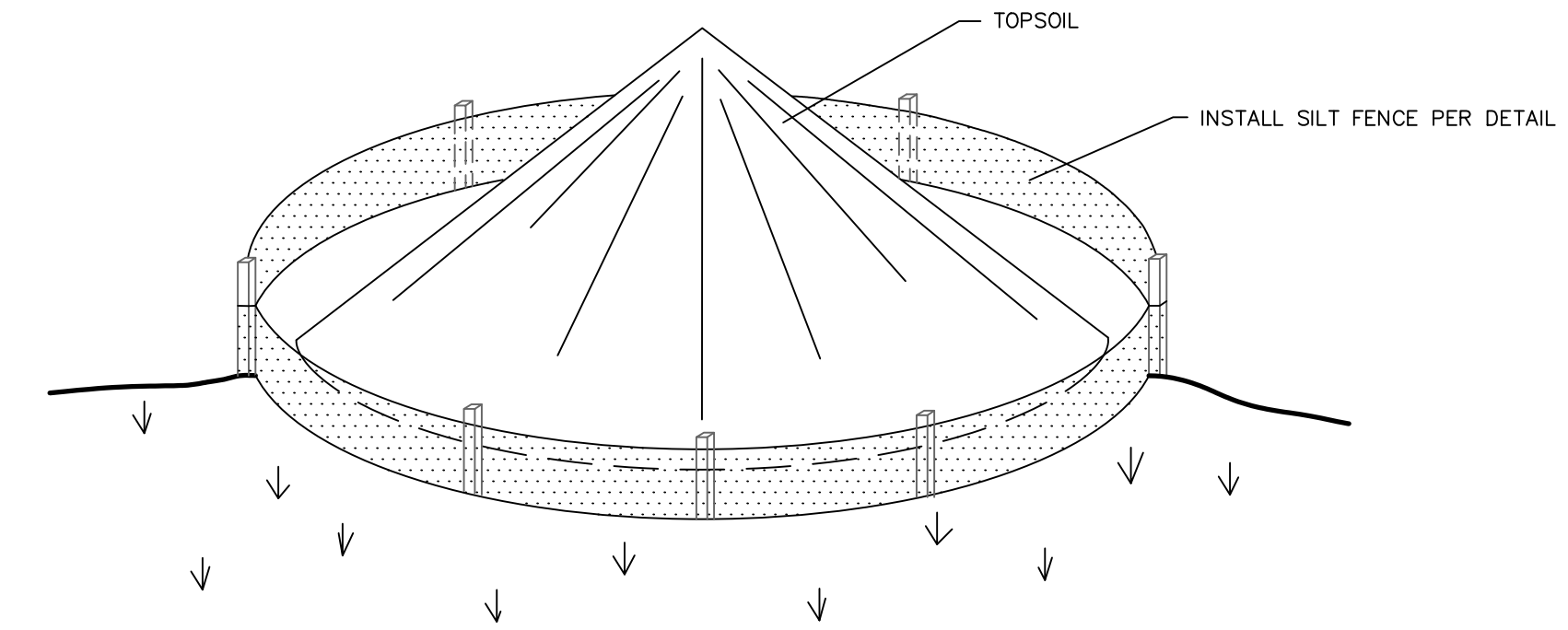
### PIPE BEDDING DETAIL

N.T.S.



- NOTES:**
1. SPACE SUPPORT FENCE POSTS AT 6'-8" INTERVALS.
  2. DRIVE SUPPORT POSTS 3-1/2" INTO GROUND.
  3. FIRMLY FASTEN FENCE MATERIAL IN PLACE BY WIRING TO FENCE POST WHILE MAINTAINING TENSION ACROSS FULL HEIGHT OF FENCE. WIRING SHALL BE DONE IN A MANNER THAT WILL PREVENT SAGGING OF FENCE MATERIAL.
  4. PROVIDE PERIODIC INSPECTION AND MAINTENANCE OF FENCE INCLUDING REPAIRS AS NECESSARY AND REQUIRED.
  5. PLASTIC FENCE MATERIAL SHALL BE MORNING BARRIER FENCE, COLOR-INTERNATIONAL ORANGE, AS MANUFACTURED BY ADPI ENTERPRISES, INC. OR APPROVED EQUAL.

### CONSTRUCTION FENCE

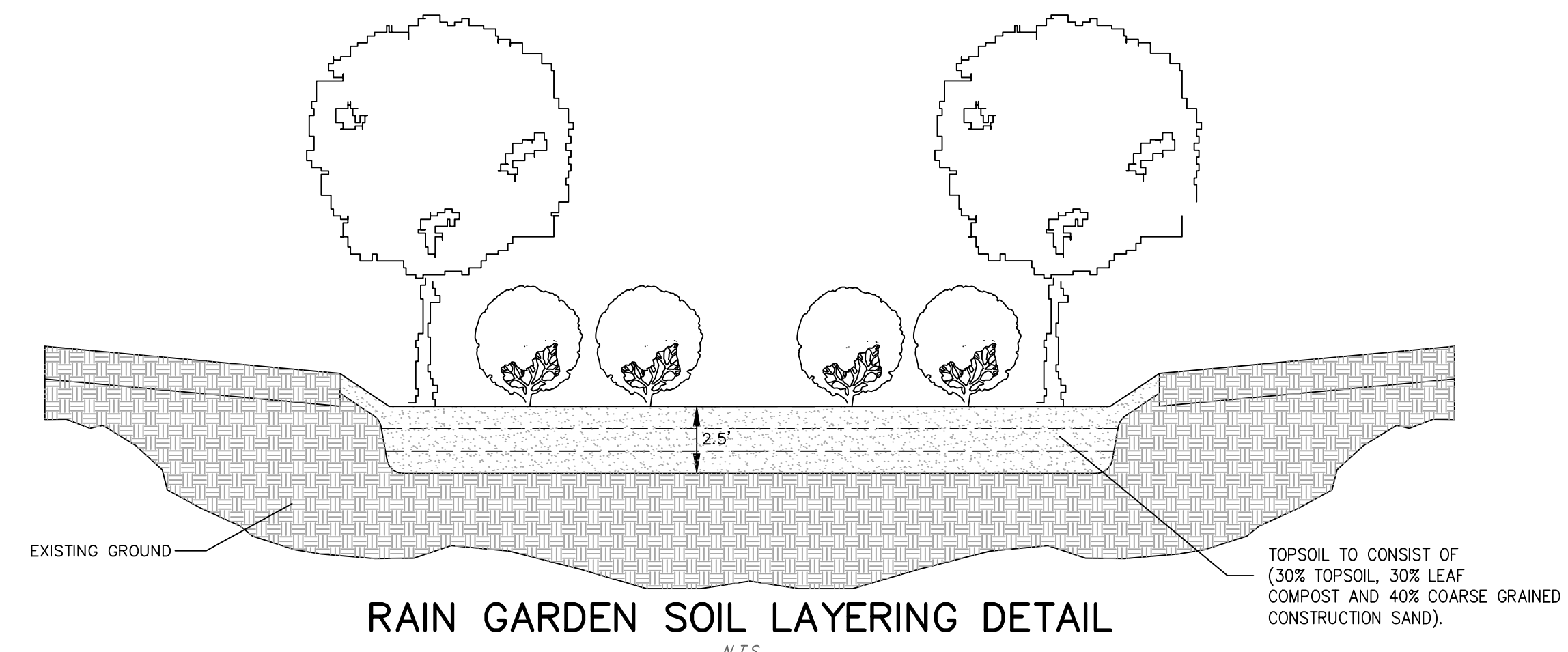


STOCKPILE MANAGEMENT PER 2002 CT GUIDELINES FOR E & S CONTROL:

1. LOCATE STOCKPILE SO THAT NATURAL DRAINAGE IS NOT OBSTRUCTED.
2. DIVERT RUNOFF WATER AWAY FROM OR AROUND THE STOCKPILE.
3. INSTALL A GEOTEXTILE SILT FENCE OR HAY BALE BARRIER AROUND THE STOCKPILE AREA APPROXIMATELY 10 FEET FROM PROPOSED TOE OF THE SLOPE.
4. THE SIDE SLOPES OF STOCKPILED MATERIAL SHOULD BE NO STEEPER THAN 2:1.
5. STOCKPILES THAT ARE NOT TO BE USED WITHIN 30 DAYS NEED TO BE SEEDED AND MULCHED IMMEDIATELY AFTER FORMATION OF THE STOCKPILE.
6. AFTER STOCKPILE HAS BEEN REMOVED, THE SITE SHOULD BE GRADED AND PERMANENTLY STABILIZED.

### TEMPORARY TOPSOIL STOCKPILE

N.T.S.



### RAIN GARDEN SOIL LAYERING DETAIL

N.T.S.

- NOTES:**
- EXCAVATE RAIN GARDEN AREAS TO PROPOSED INVERT DEPTHS AND SCARIFY EXISTING SOIL SURFACES, TAKING CARE NOT TO COMPACT THE IN-SITU MATERIALS
  - PLACE TOPSOIL IN 8"-12" LIFTS, DO NOT COMPACT
  - LIFTS MAY BE LIGHTLY WATERED TO ENCOURAGE NATURAL COMPACTION
  - OVERFILL OF TOPSOIL IS REQUIRED TO ACCOMMODATE NATURAL SETTLEMENT TO PROPER GRADE

NO.	REVISION	DATE
1	REVISED PER ZONING COMMENTS	13 SEP 22

*Previous Editions Obsolete*

**HAWORTH OF ENGLAND BY  
 PAMELA, LLC  
 2083 MCAVOY DRIVE  
 FRANKLIN, TN 37064**

### DETAILS

**1080 MAIN STREET SOUTH**

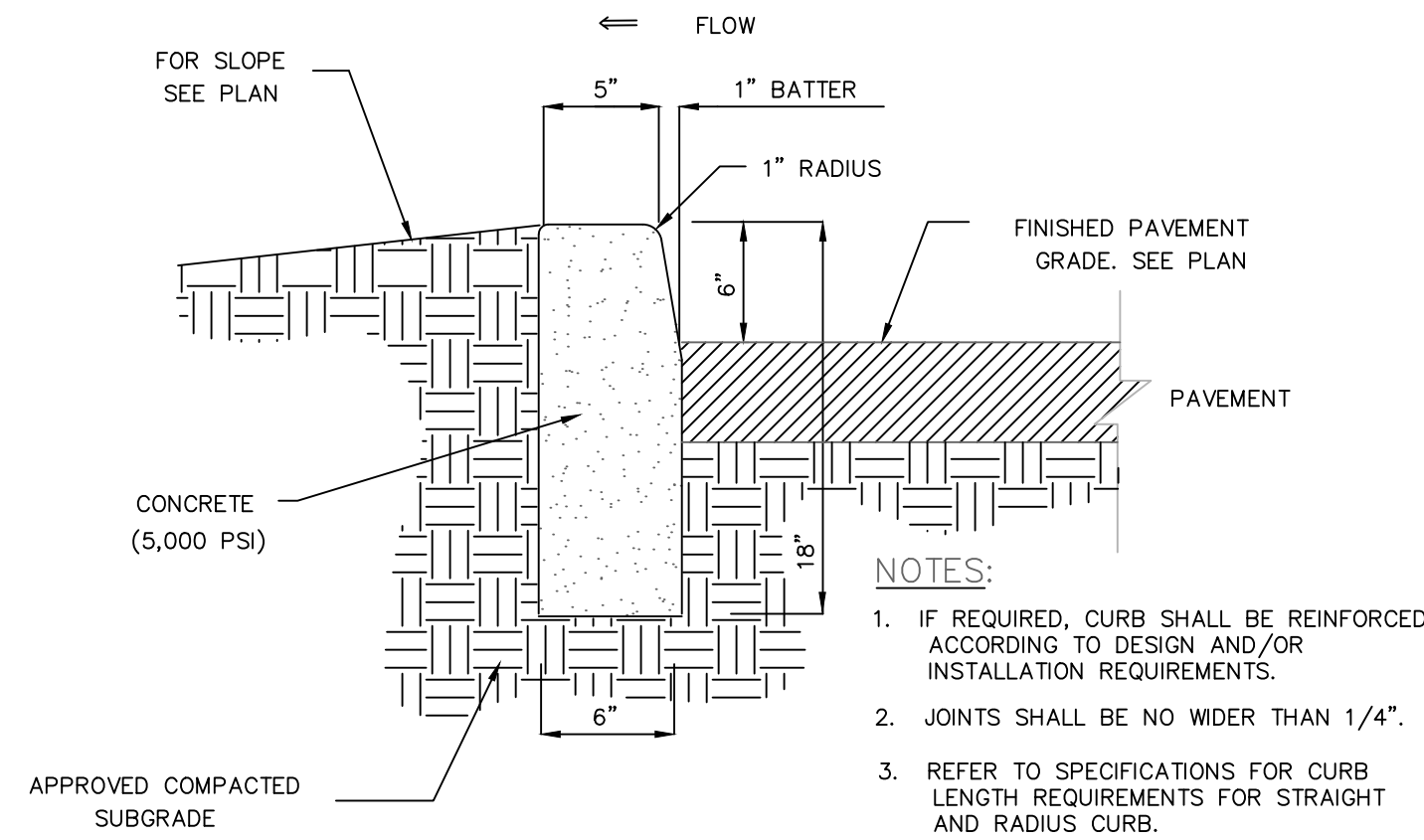
WOODBURY CONNECTICUT

**CIVIL 1**

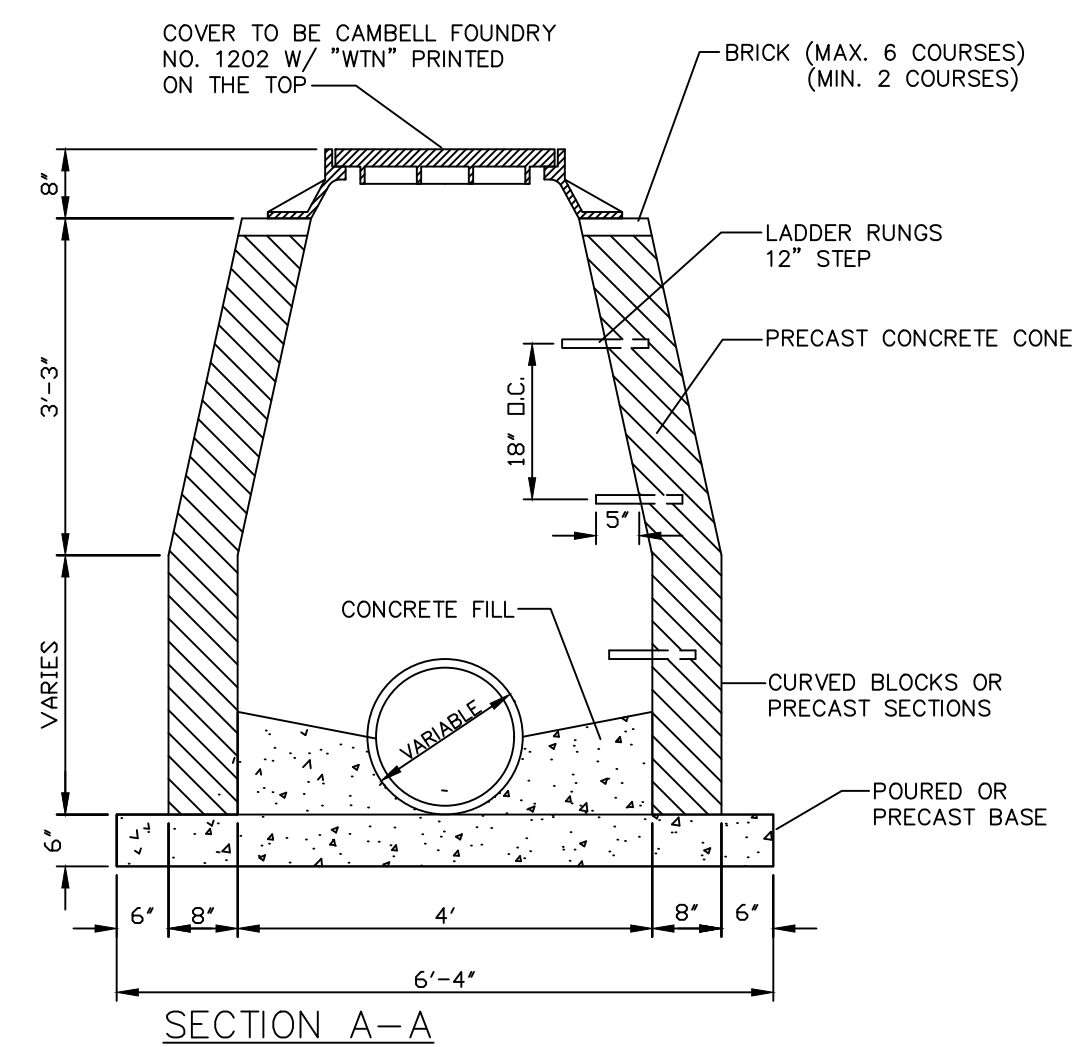
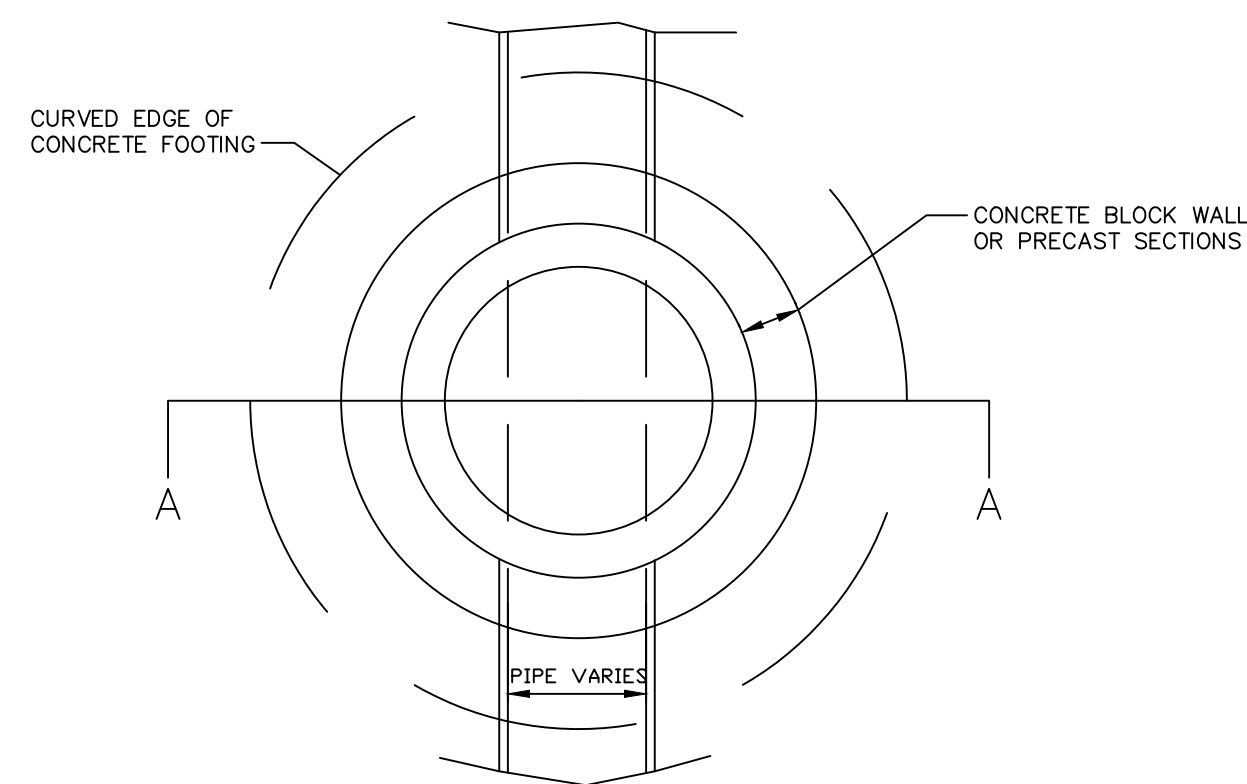
CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
 43 SHERMAN HILL ROAD  
 WOODBURY (203) 266-0778 CONNECTICUT

STATE OF CONNECTICUT  
 COURTIS C. JONES  
 No. 1026  
 LICENSED PROFESSIONAL ENGINEER

DRAWN: BB APPROVED: CJ  
 SCALE: AS NOTED  
 DATE: 03 MAY 22  
 PROJ. NO.: 2394  
 CAD FILE NAME: 2394.DWG  
 DRAWING NO.:

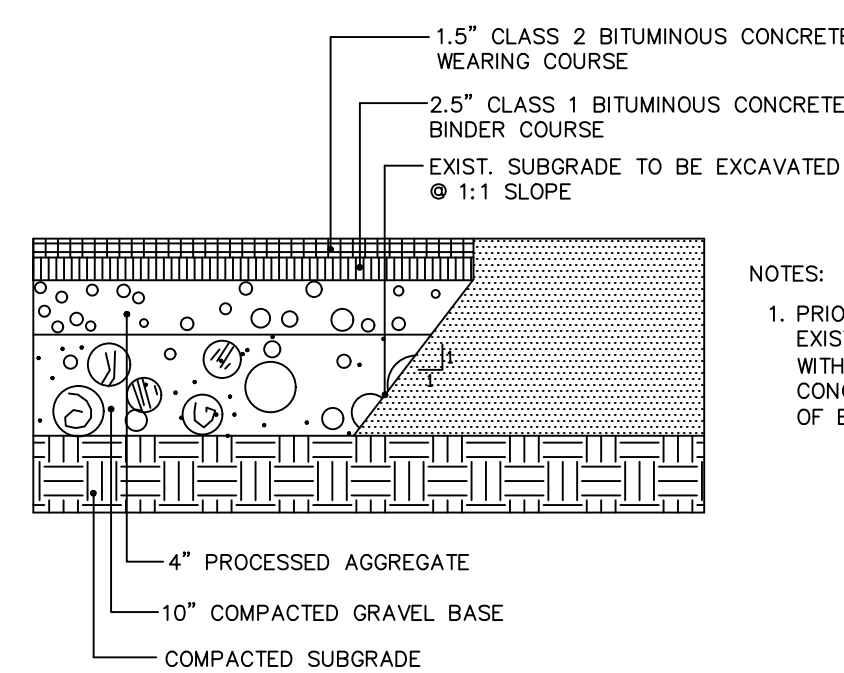


**CONCRETE CURB**



**DRAINAGE MANHOLE**

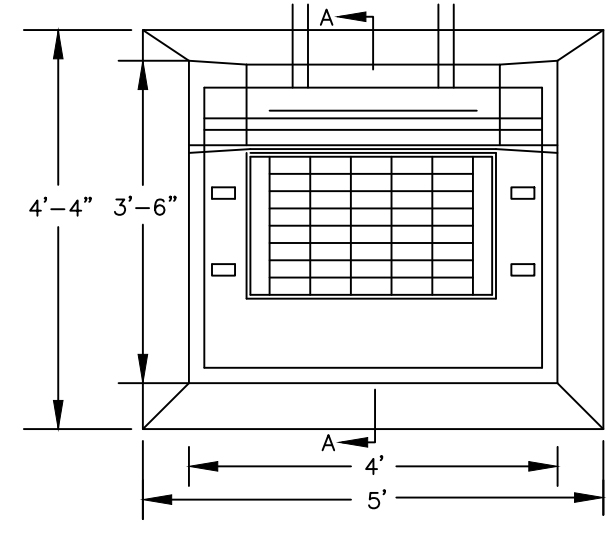
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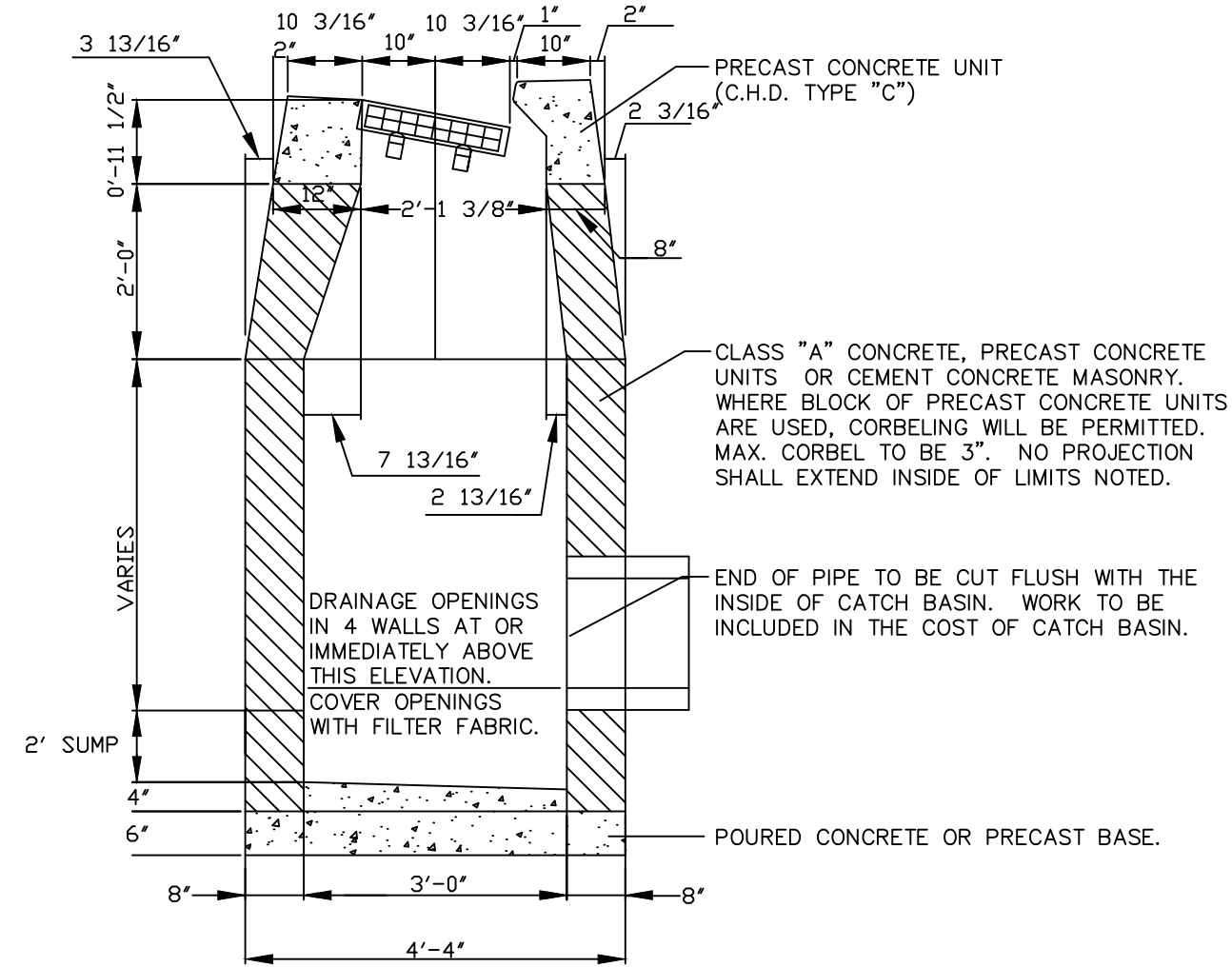
**PAVEMENT REPAIR**

*N.T.S.*

- NOTES:**
1. IF REQUIRED, CURB SHALL BE REINFORCED ACCORDING TO DESIGN AND/OR INSTALLATION REQUIREMENTS.
  2. JOINTS SHALL BE NO WIDER THAN 1/4".
  3. REFER TO SPECIFICATIONS FOR CURB LENGTH REQUIREMENTS FOR STRAIGHT AND RADIUS CURB.



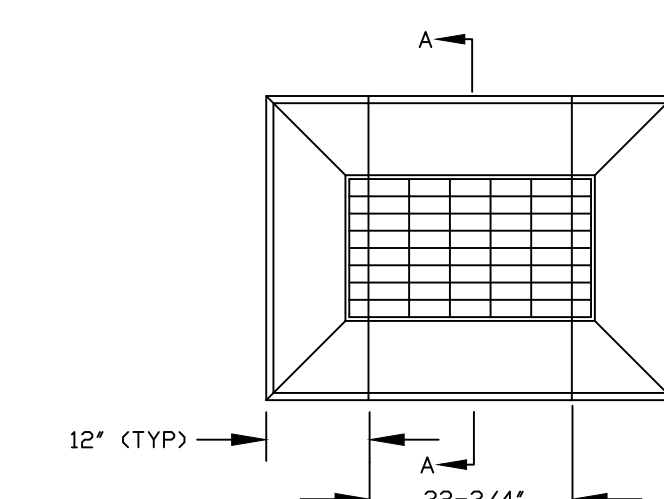
PLAN VIEW



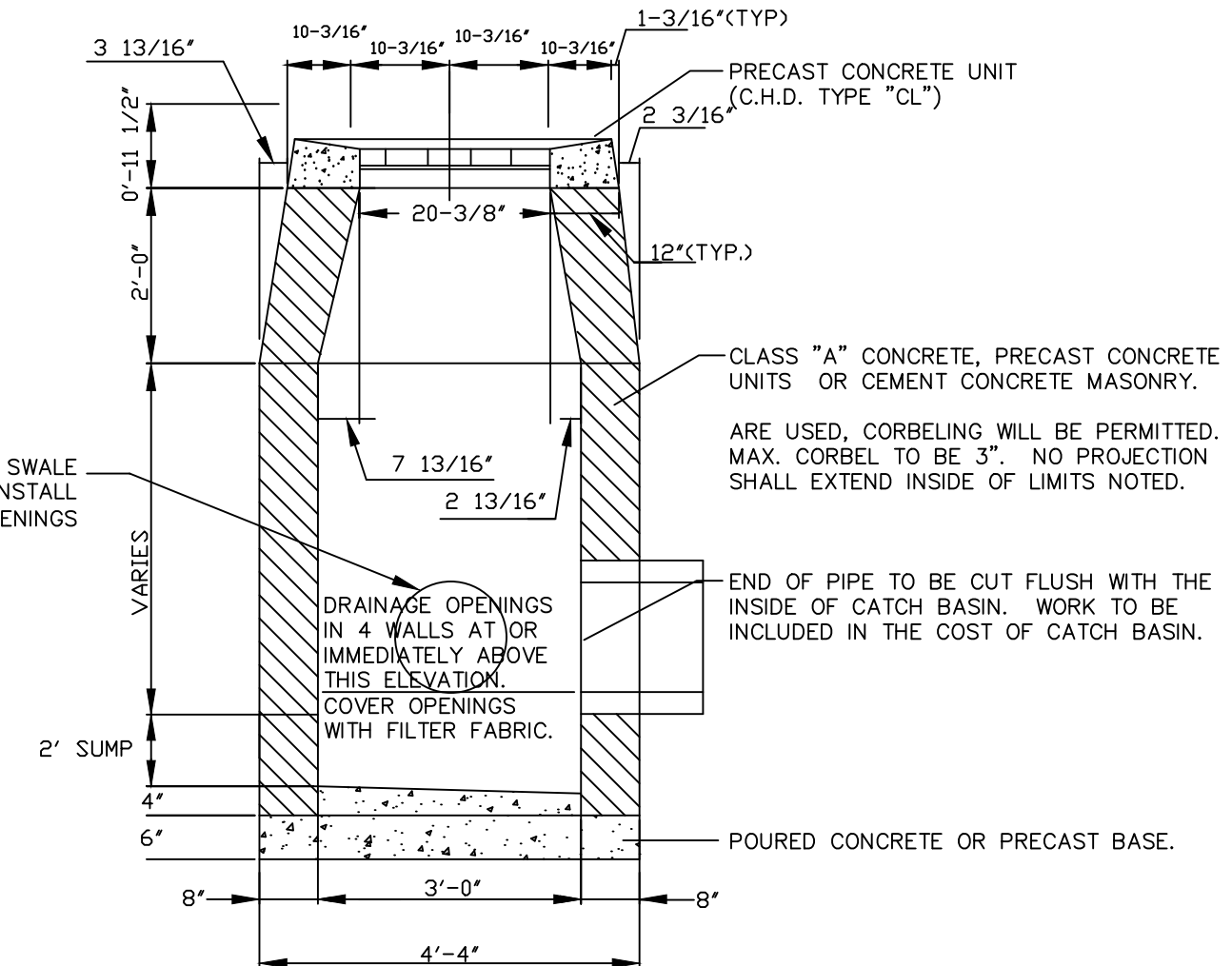
SECTION A-A

**STANDARD TYPE "C" CATCH BASIN**

- NOTE:**
1. WALLS OF ALL CATCH BASINS OVER 10' DEEP SHALL BE INCREASED TO 12" THICKNESS.
  2. SUMPS MAY BE REQUIRED AT LOCATIONS SPECIFIED BY THE TOWN ENGINEER.
  3. BACKFILL BASINS WITH GRAVEL. LEAVE WEEP JOINTS AT LEVELS ABOVE TOP OF PIPE.



PLAN VIEW



SECTION A-A

**STANDARD TYPE "CL" CATCH BASIN**

WHERE STONE INFILTRATION SWALE MEETS CATCH BASIN INSTALL SCREEN W/ 1/4" OPENINGS

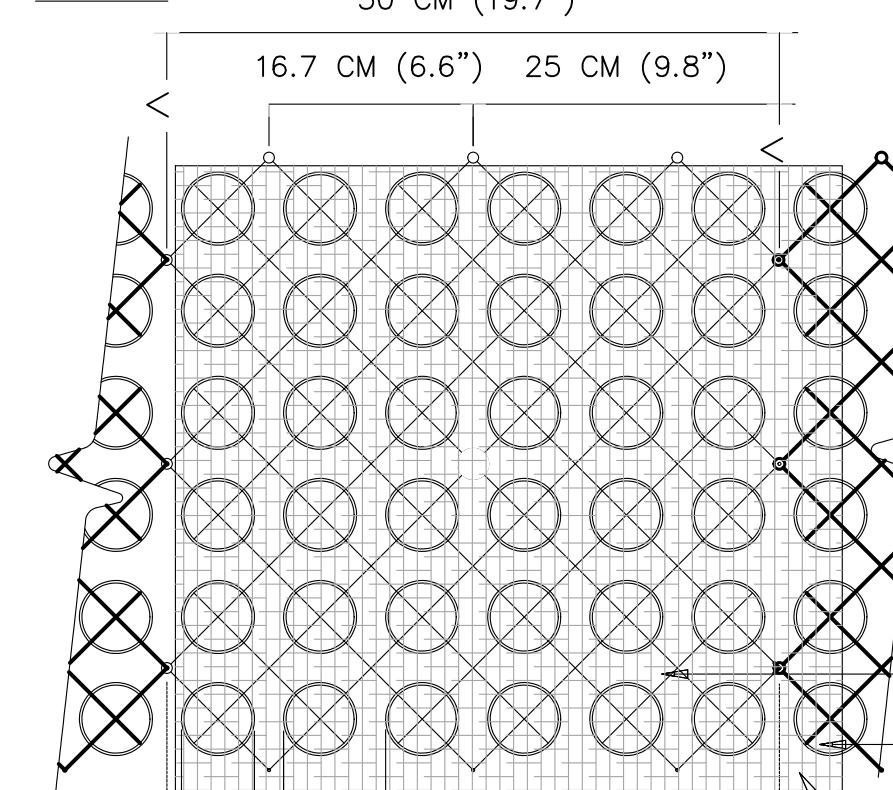
- NOTE:**
1. OVER 10' DEEP SHALL BE INCREASED TO 12" THICKNESS.
  2. SUMPS MAY BE REQUIRED AT LOCATIONS SPECIFIED BY THE TOWN ENGINEER.
  3. BACKFILL BASINS WITH GRAVEL. LEAVE WEEP JOINTS AT LEVELS ABOVE TOP OF PIPE.

CLASS "A" CONCRETE, PRECAST CONCRETE UNITS OR CEMENT CONCRETE MASONRY. ARE USED, CORBELING WILL BE PERMITTED. MAX. CORBEL TO BE 3". NO PROJECTION SHALL EXTEND INSIDE OF LIMITS NOTED.

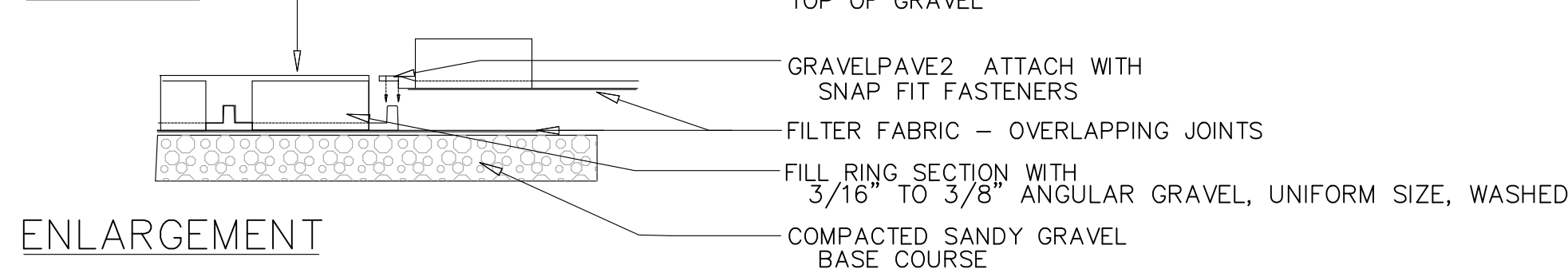
END OF PIPE TO BE CUT FLUSH WITH THE INSIDE OF CATCH BASIN. WORK TO BE INCLUDED IN THE COST OF CATCH BASIN.

POURED CONCRETE OR PRECAST BASE.

**PLAN**



**SECTION**



**ENLARGEMENT**

NOT TO SCALE

**TYPICAL GRAVELPAVE2 DETAIL**

1  
1 OF 1

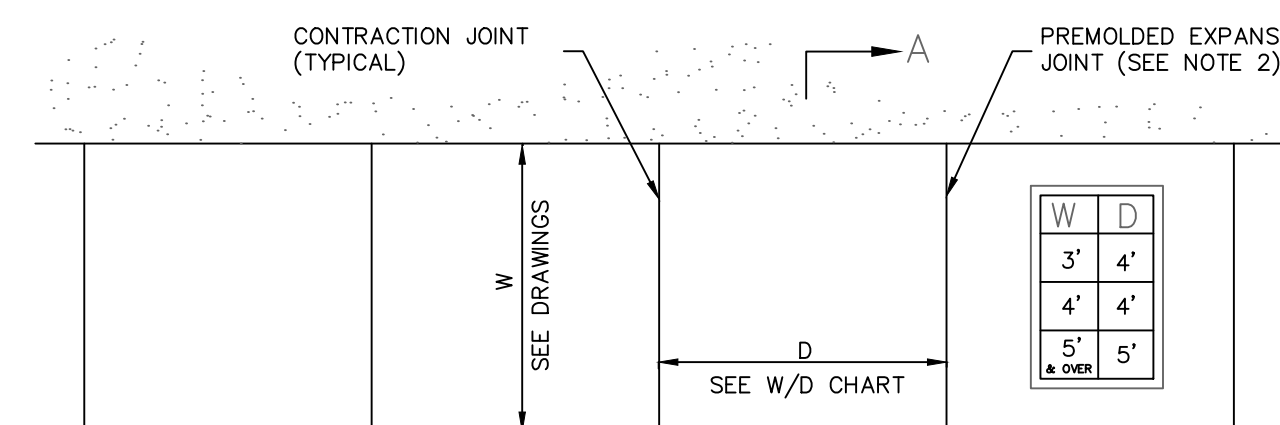
**SPECIFICATIONS**

- UNITS**  
UNIT SIZE - 50 CM X 50 CM X 2.5 CM OR 1 M X 1 M X 2.5 CM (20" X 20" X 1" OR 40" X 40" X 1/2")  
AVAILABLE IN 9 STANDARD ROLL SIZES
- UNIT WEIGHT - 538 GRAMS (19 OZ.) OR 2.2 KG (4.8 POUNDS)  
STRENGTH - 1121 KG/GM (15,940 PSI)  
COLOR - BLACK (STANDARD)  
RESIN - 100% POST-CONSUMER RECYCLED HDPE  
FABRIC WEIGHT - 1.4 TO 1.7 OZ/SY (47-58 GM/M)  
TENSILE - 120 LB/FT (585 KGF/M)  
FLOW - 275 GAL/MIN/SF (11,200 L/MIN/M)

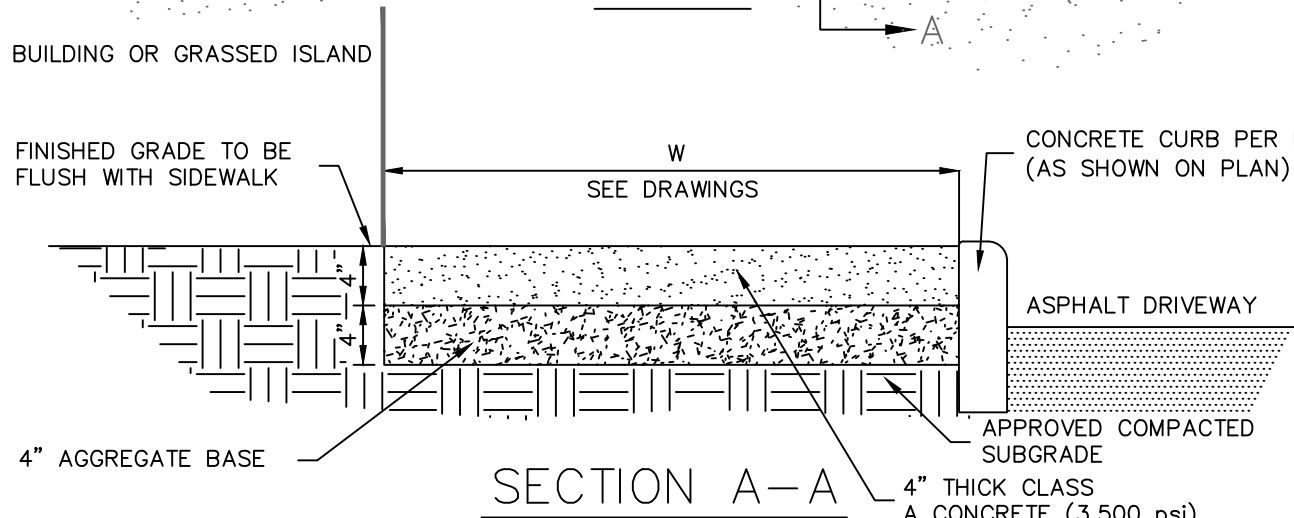
- GRAVELPAVE2  
ADJACENT GRAVELPAVE2  
SEE ENLARGEMENT BELOW  
FILTER FABRIC ATTACHED TO BOTTOM OF GRAVELPAVE2  
GRAVELPAVE2 FILLED WITH 3/16" TO 3/8" ANGULAR GRAVEL, UNIFORM SIZE, WASHED  
COMPACTED SANDY GRAVEL ROAD BASE 95% MODIFIED PROCTOR DENSITY  
SEE FULL TECHNICAL SPECIFICATIONS FOR COMPOSITION  
COMPACTED SUBGRADE

- TOP OF GRAVEL  
GRAVELPAVE2 ATTACH WITH SNAP FIT FASTENERS  
FILTER FABRIC - OVERLAPPING JOINTS  
FILL RING SECTION WITH 3/16" TO 3/8" ANGULAR GRAVEL, UNIFORM SIZE, WASHED  
COMPACTED SANDY GRAVEL BASE COURSE

16265 E 33rd Drive, Suite 20  
AURORA, COLORADO 80011  
800-233-1010 OR 303-233-8383  
FAX: 303-233-8282  
Version 01/18



**PLAN**



**SECTION A-A**

**CONCRETE SIDEWALK**

*N.T.S.*

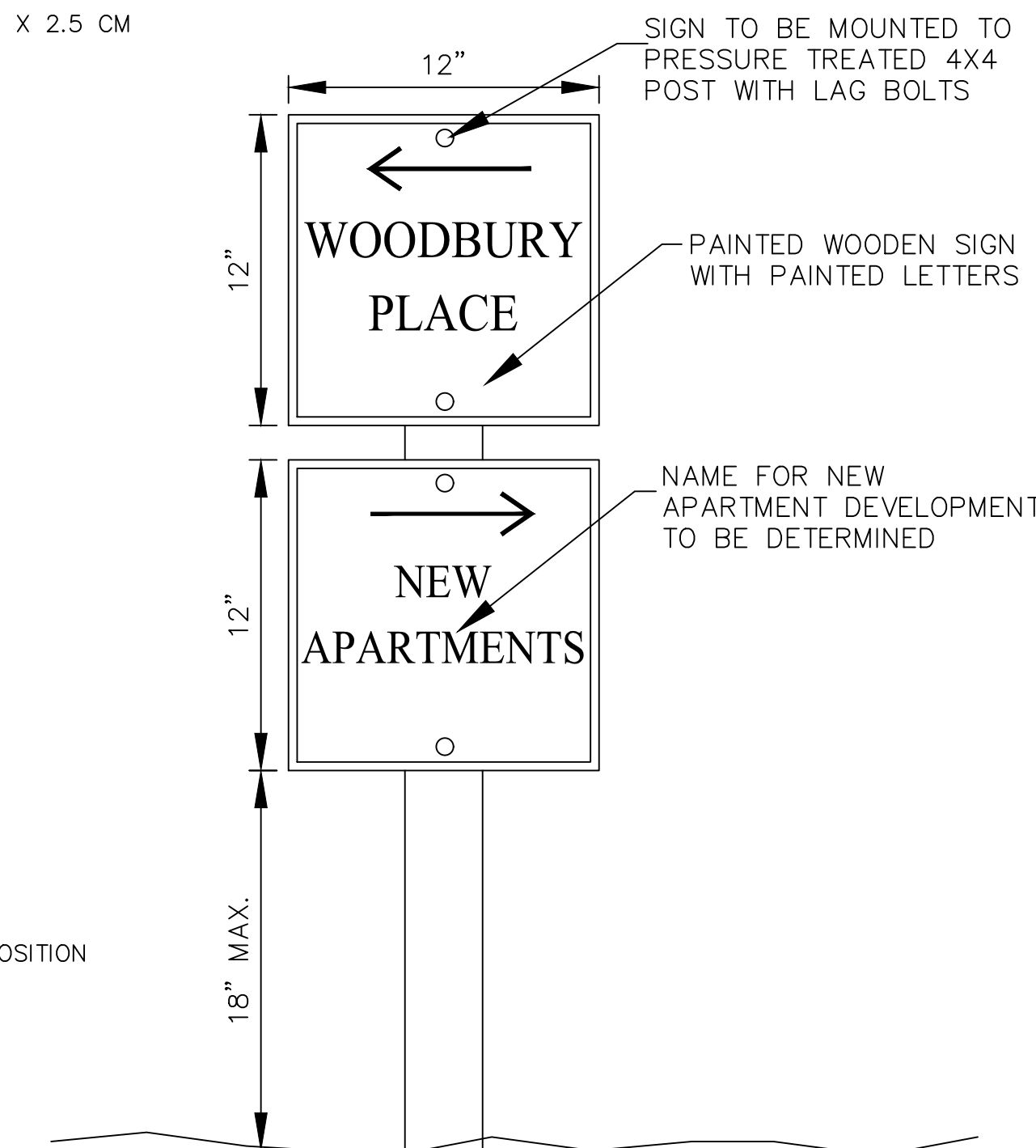
- NOTES:**
1. MINIMUM CROSS SLOPE SHALL BE 1/8" PER FOOT UNLESS OTHERWISE INDICATED ON DRAWINGS.
  2. PROVIDE 1/4" PREFORMED EXPANSION JOINTS AT 20' INTERVALS UNLESS OTHERWISE DIRECTED.



**LEDGESTONE WALL DETAIL**

*N.T.S.*

- NOTES:**
1. WALL TO BE LAID ON 6" THICK GRAVEL BASE.
  2. WALL TO BE DRY STACKED WITH NO MORTAR EXCEPT FOR TOP COURSE.



**DIRECTION SIGNS DETAIL**

*N.T.S.*

NO.	REVISION	DATE
1	REVISED PER ZONING COMMENTS	13 SEP 22
2	REVISED PER PLANNER REVIEW	10 OCT 22

**HAWORTH OF ENGLAND BY PAMELA, LLC**  
2083 MCAVOY DRIVE  
FRANKLIN, TN 37064

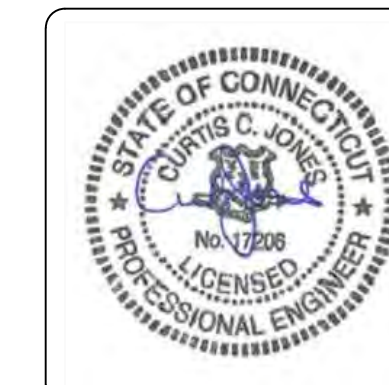
**DETAILS**

**1080 MAIN STREET SOUTH**

WOODBURY CONNECTICUT

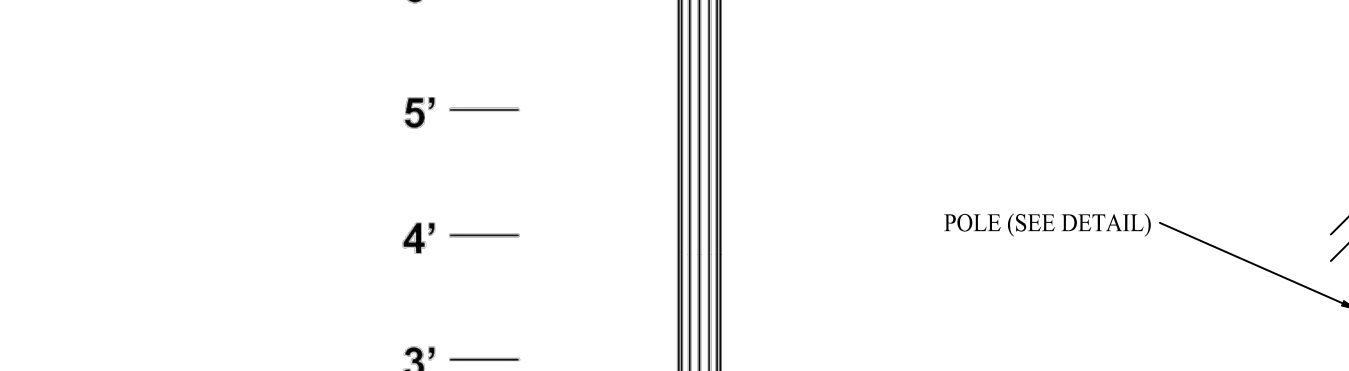
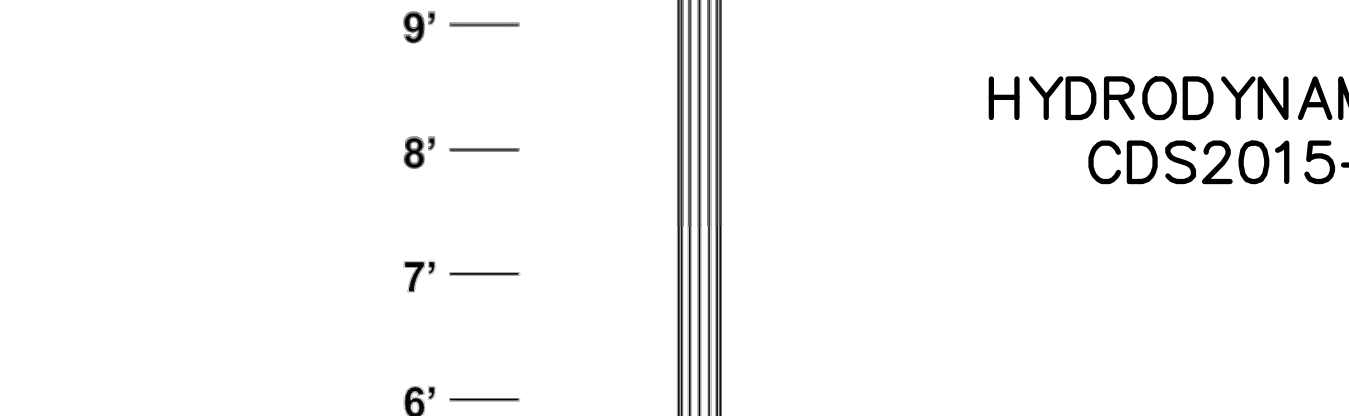
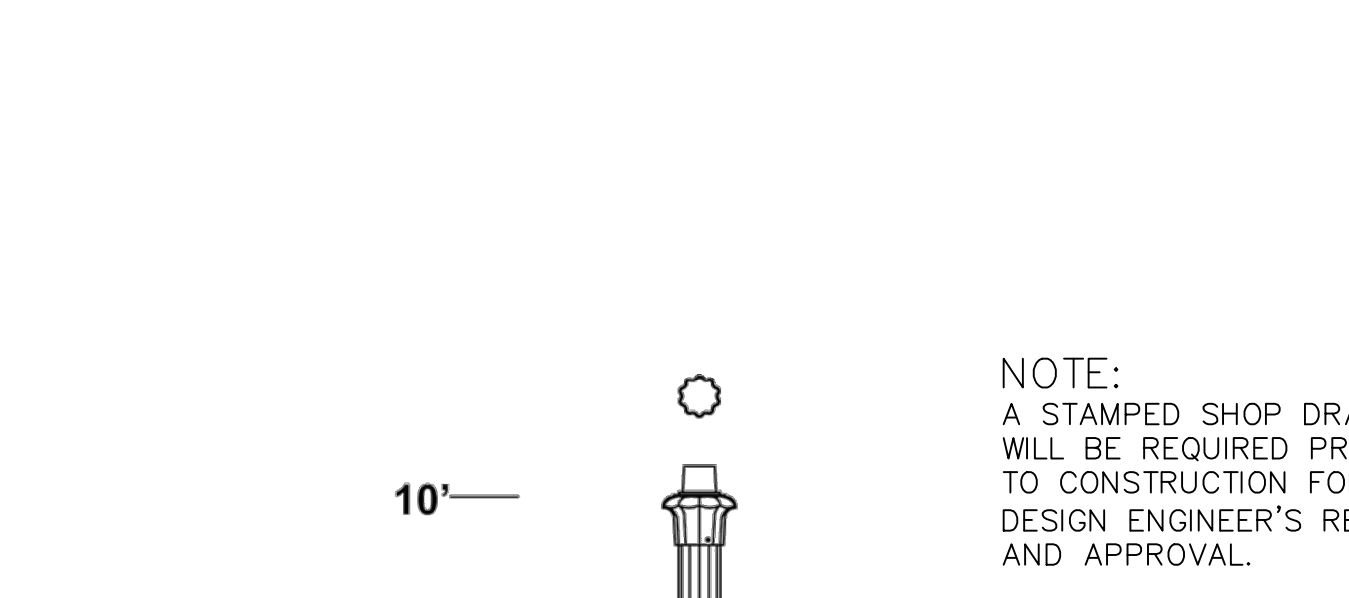
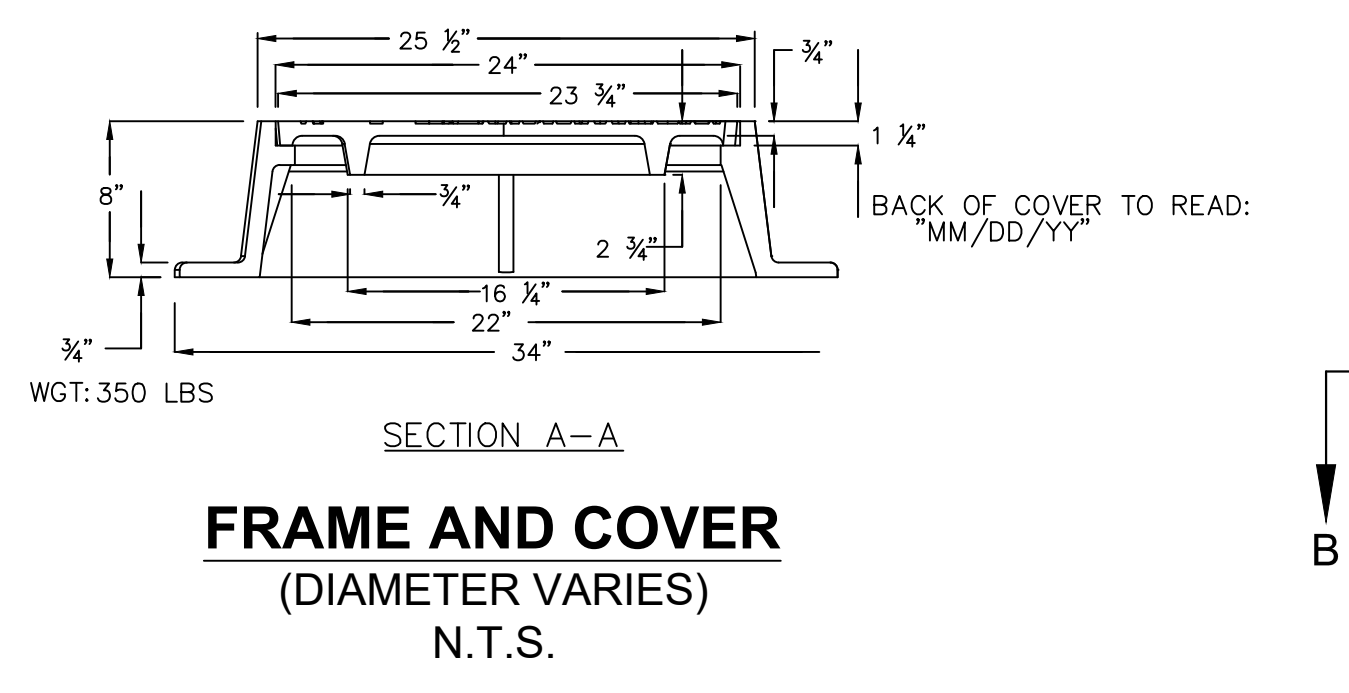
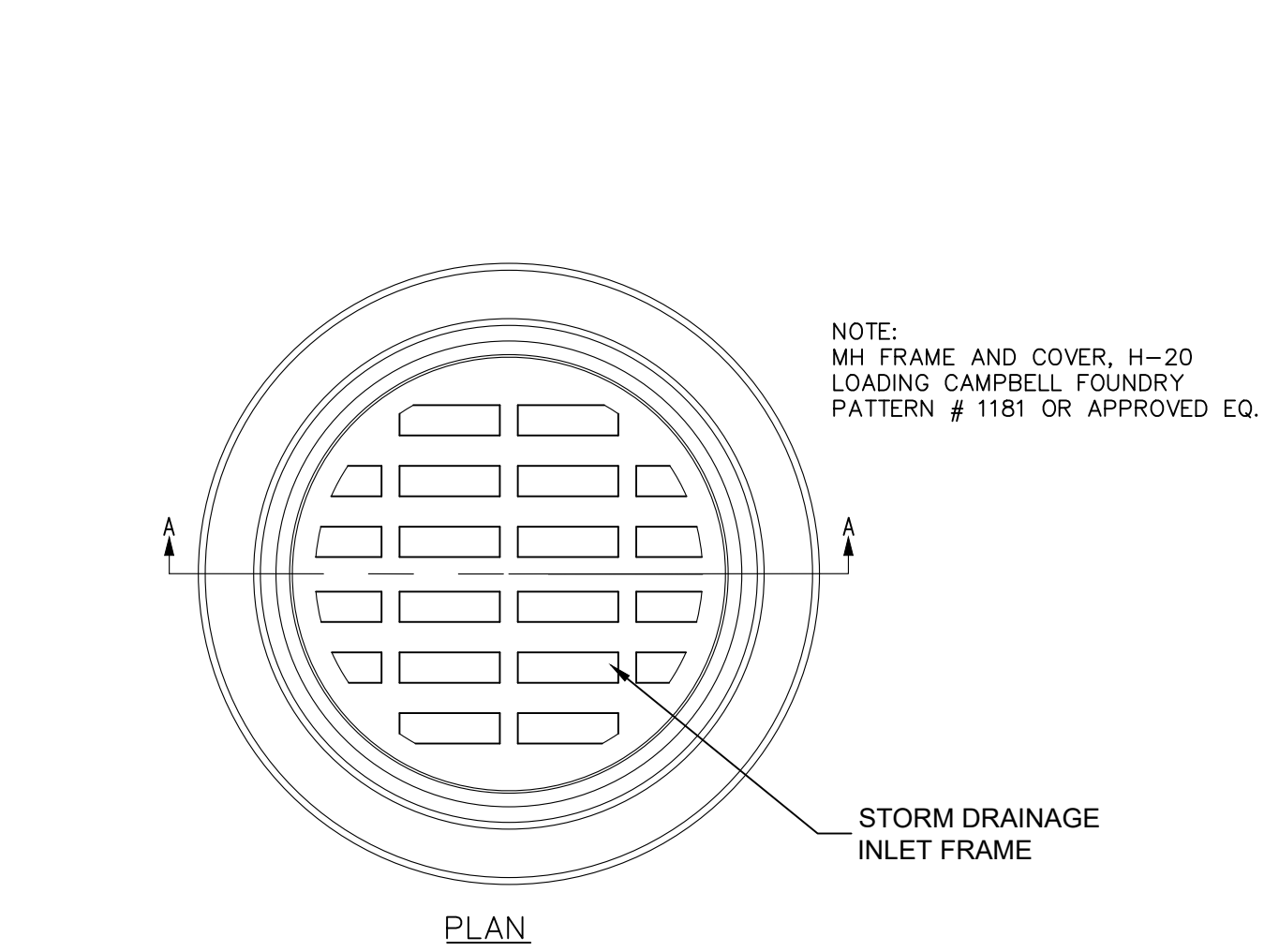


CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
43 SHERMAN HILL ROAD  
WOODBURY CONNECTICUT (203) 266-0778



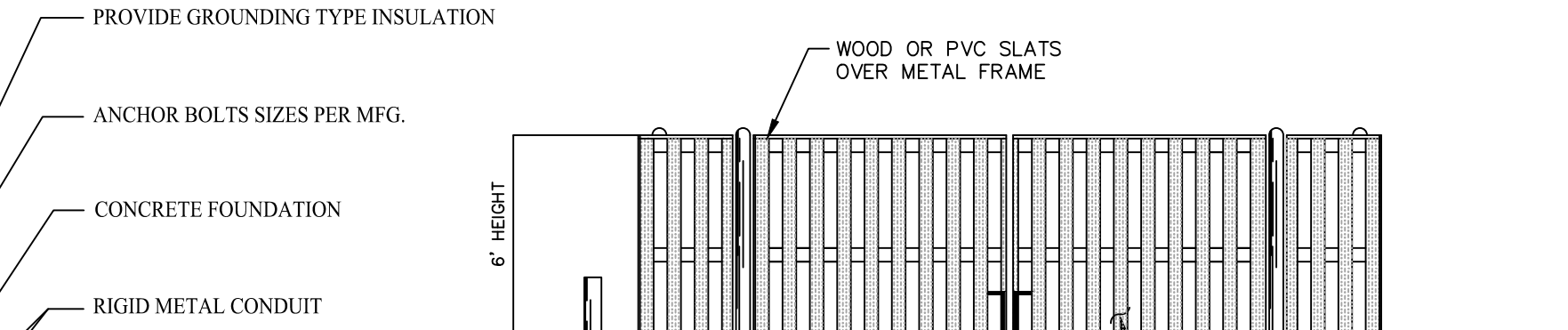
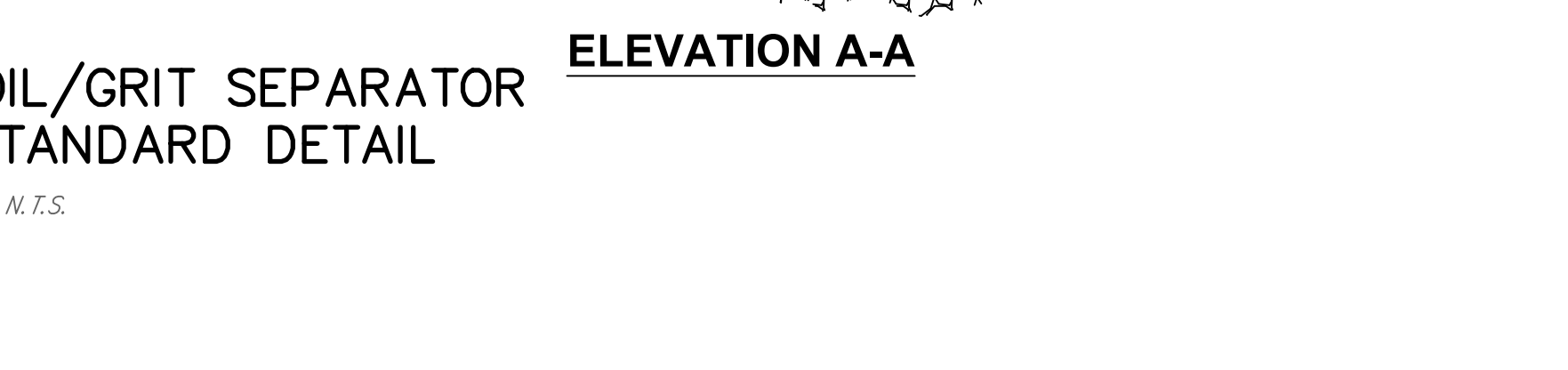
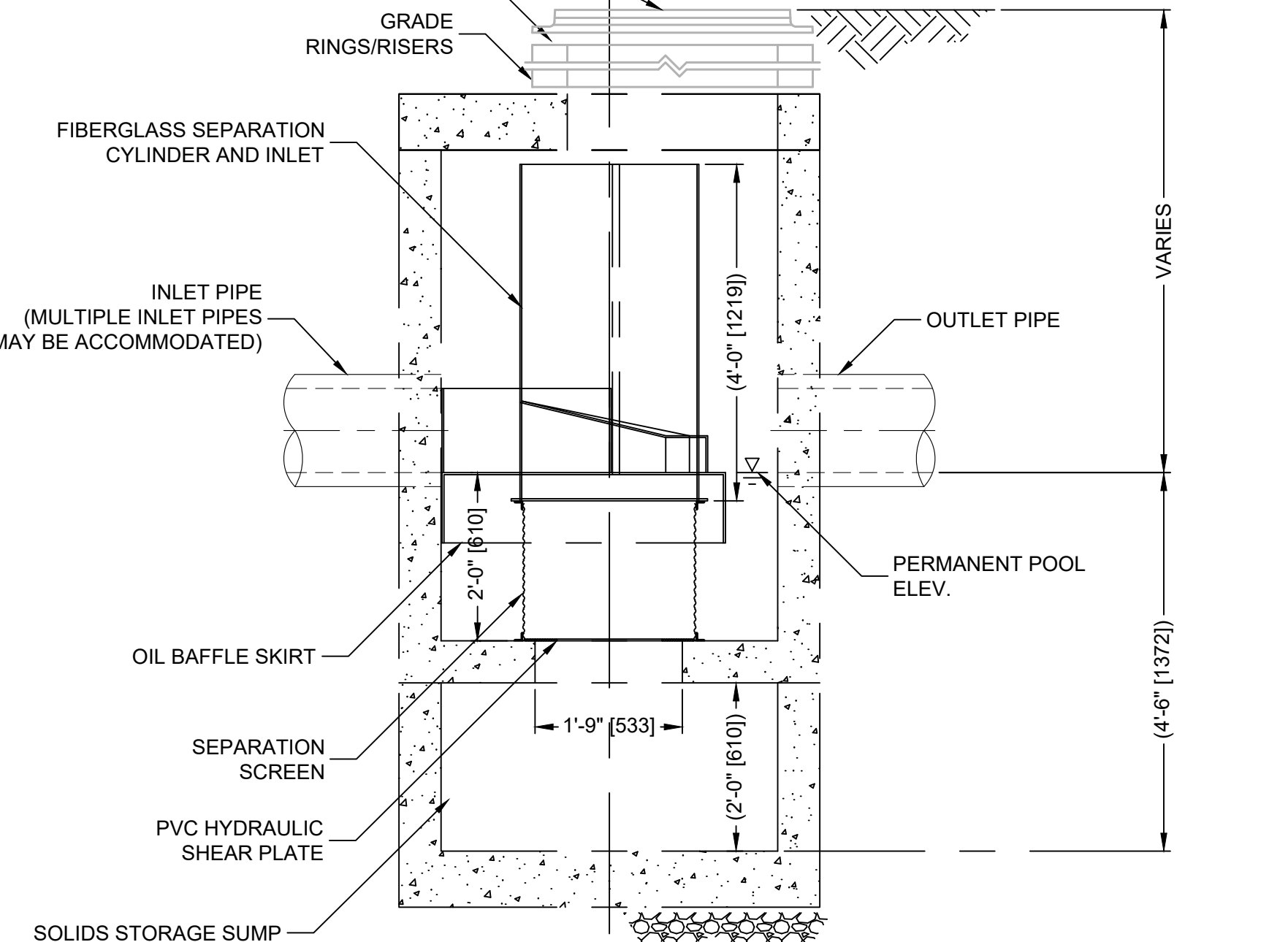
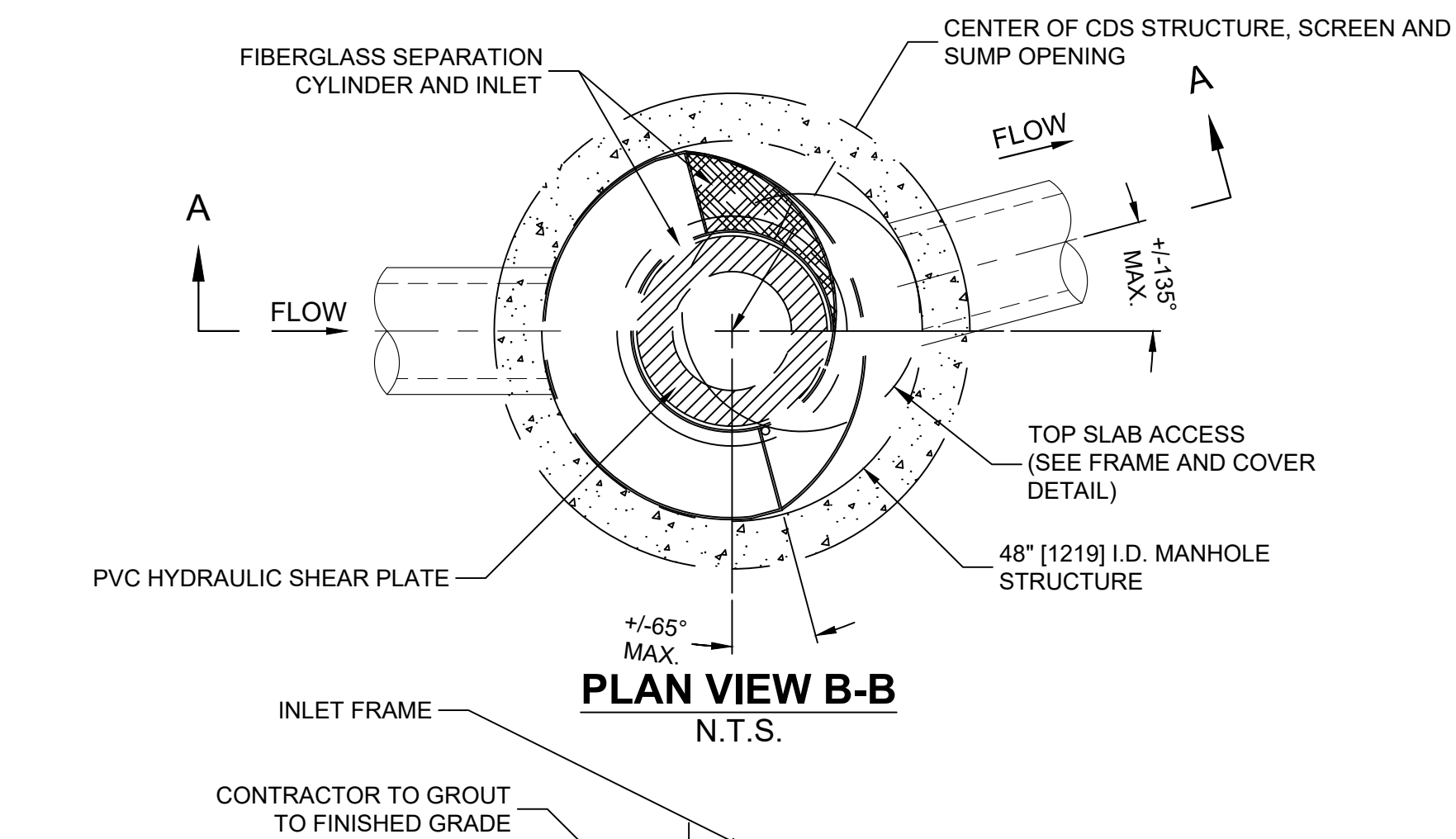
DRAWN: BB APPROVED: CJ  
SCALE: AS NOTED  
DATE: 03 MAY 22  
PROJ. NO.: 2394  
CAD FILE NAME: 2394.DWG  
DRAWING NO.:

**C-5.2**



Model no.	320
heights	8'-10'-12'-14'
shaft mat'l	fluted aluminum BLACK
thickness	.125"
diameter	4" o.d.
base ht.	25 1/2"
base width	11 1/2" sq.
base detail	P-10L

HANOVER LIGHT POLE SCALE: N.T.S.	
--	--



HANOVER LIGHT POLE SCALE: N.T.S.	
--	--

HANOVER LIGHT POLE SCALE: N.T.S.	
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Lightology

Wilburn Dark Sky Outdoor Wall Sconce  
ITEM NUMBER: SGL919522

BRAND: Sea Gull Lighting

DESCRIPTION: The Wilburn Dark Sky Outdoor Wall Sconce puts a contemporary spin on a timeless design. Evolving from the traditional outdoor lantern, the Wilburn's cylindrical shape provides a smooth look that is still highly durable thanks to the Aluminum Frame and Etched Glass. Place the Wilburn on the sides of the garage, near an entryway, or anywhere where extra exterior lighting is needed. Available in Black or Antique Bronze and in four sizes. Configured with LED or Incandescent housing. Damp Sky and Wet location Rated. ETL and Title 24-listed.

SHADE COLOR	N/A
BODY FINISH	Antique Bronze
WATTAGE	95W
DIAMETER	N/A
DIMENSIONS	6"W x 10 1/4"H x 7"D
BULB NOT INCLUDED	1 x A19/Medium (E26)/9.5W/120V LED
LAMP	

LUMENS/WATT: 86.02

ITEM NUMBER: SGL919522

Shown in: Antique Bronze

BULBS PROVIDED FOR FIXTURES WILL HAVE A COLOR TEMPERATURE OF 2,700K MAXIMUM.

BUILDING MOUNTED LIGHTING FIXTURE  
N.T.S.

MANOR HOUSE, WESTMINSTER & JAMESTOWN  
4110WA - 5510WA - 5534BP - 6010WA - 6034BP - 9410WA - 9434BP

FEATURES & SPECIFICATIONS

model no. shown: 5534BP  
dimensions: H: 31 1/4" W: 14"  
EPA: 1.30  
max. weight: 26 lbs.

- Cast aluminum finial.
- Cast aluminum roof cap.
- Cast aluminum roof.
- Roof secures to cage with two brass thumbscrews. To relamp remove thumbscrews.
- Cast aluminum cage.
- Six prismatic polycarbonate panels shown.
- Panels are secured to cage with clips and screws.
- Porcelain base 4kv socket. (lamp not supplied)
- Ballast and component parts mounted inside 2 pc. cast aluminum moisture proof ballast compartment.
- Three stainless steel 5/16-18 set screws secure lantern to post or tenon.
- Cast aluminum post fitter slips over 3" dia. post or tenon.
- ETL and cETL listed.

NO.	REVISION	DATE
1	REVISED PER ZONING COMMENTS	13 SEP 22
2	REVISED PER PLANNER REVIEW	10 OCT 22

Previous Editions Obsolete

PRODUCT INFORMATION

Order Example: HPS 5534BP BLK CP 100 120 81 10

1 Source	5 Wattage / Socket
2 Model No.	6 Voltage
3 Finish	7 Optics
4 Panels	8 Photoeye

Product Visual Index

4110WA H: 19 3/4" W: 11 3/4" Proj: 15 3/4" T/O: 12 1/2"	5510WA H: 29 3/4" W: 14" Proj: 17" T/O: 22 1/4"	5534BP H: 31 3/4" W: 14" EPA: 1.30 Fitter: 3" I.D.	6034BP H: 34 3/4" W: 14 1/2" EPA: 1.35 Fitter: 3" I.D.	6010WA H: 32 1/2" W: 14 1/2" Proj: 17 1/4" T/O: 25 1/4"	9410WA H: 32 1/2" W: 13 3/4" Proj: 18 3/8" T/O: 24 5/8"
---	---	--	--	---	---

PHOTOMETRIC DATA

Symmetric Distribution

Fixture: 5534BP  
Lamp: 150w H.P.S.  
Lamp Lumens: 16,000

Optics: Type V  
Mounting Height: 12'  
Panels: Prismatic polycarbonate

Mounting height multiplier for Isotux.  
Correlation factor: 1.4 | 1.2 | 1.0 | .86 | .75

DETAILS

1080 MAIN STREET SOUTH

WOODBURY CONNECTICUT

POLE MOUNTED LIGHTING FIXTURE  
N.T.S.

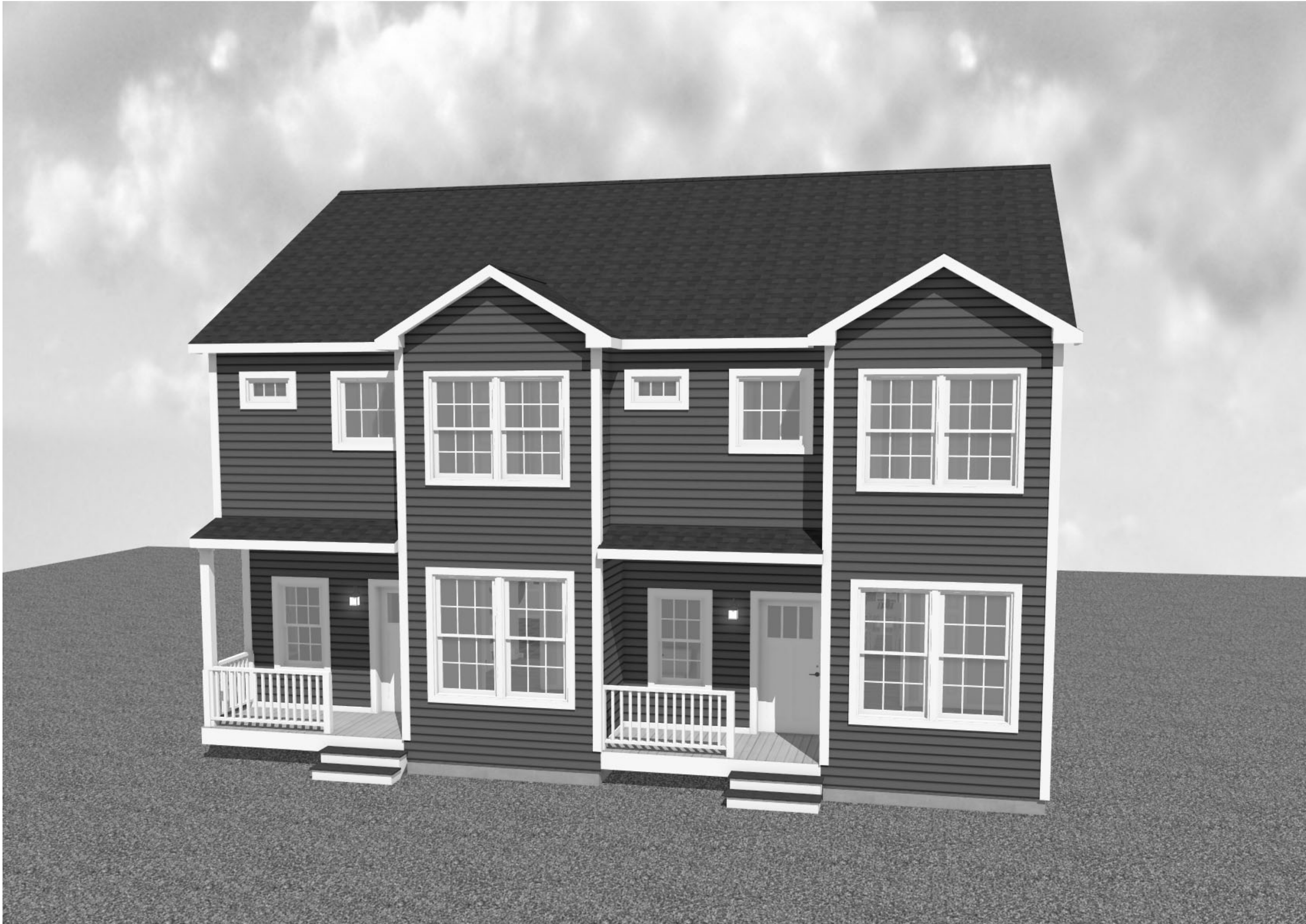
CIVIL C1

CORNERSTONE PROFESSIONAL PARK, SUITE D-101  
43 SHERMAN HILL ROAD  
WOODBURY CONNECTICUT (203) 266-0778


DRAWN: BB	APPROVED: CJ
SCALE: AS NOTED	DATE: 03 MAY 22
PROJ. NO.: 2394	CAD FILE NAME: 2394.DWG
DRAWING NO.: C-5.3	

Hanover LANTERN  
Handcrafted in America



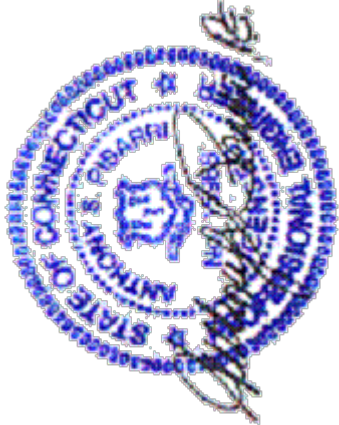


3D's ARE FOR ILLUSTRATION PURPOSES ONLY AND MAY SHOW OPTIONAL OR SITE BUILT ITEMS. THEY ARE AN ARTISTIC INTERPRETATION OF THE GENERAL APPEARANCE AND NOT MEANT TO BE AN EXACT RENDITION. PLEASE REFER TO BUILDER CONTRACTS FOR PRODUCTS INCLUDED.

  
**WESTCHESTER MODULAR HOMES**  
**OF FAIRFIELD COUNTY CT**  
 WESTCHESTER MODULAR HOMES OF FAIRFIELD COUNTY IS AN INDEPENDENT BUILDER FEATURING

**4 STONY HILL RD**  
**BETHEL, CT 06801**  
**203-948-8398**

[HTTP://WWW.DESIGNBUILDMODULARS.COM](http://www.designbuildmodulars.com)

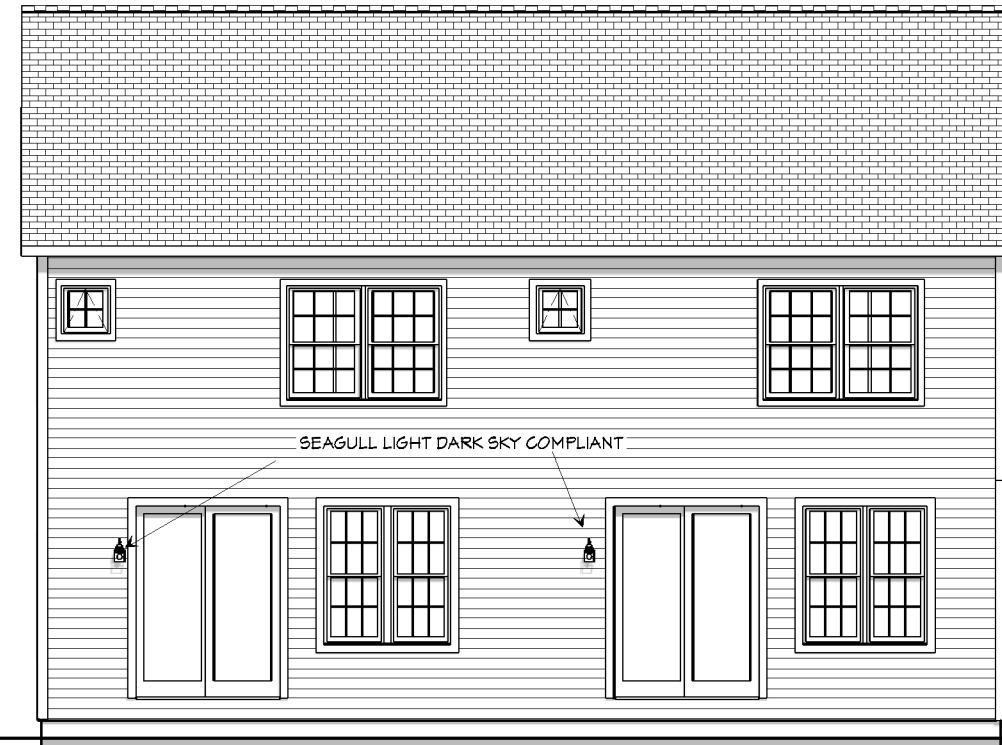
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<b>BUILDER</b> WESTCHESTER MODULAR HOMES OF FAIRFIELD COUNTY		<b>HOME OWNER</b> HAWORTH OF ENGLAND BY PAMELA, LLC  SITE 1080 MAIN ST SOUTH WOODBURY, CT 06798		<b>THIRD PARTY INSPECTION AGENCY</b>	
<b>8 UNIT MULTI-FAMILY DWELLING</b>		<b>WESTCHESTER MODULAR HOMES INC.</b> 30 REAGANS MILL RD. WINGDALE, NY 12594 Tel (845)832-9400 Fax (845)832-6698			
<b>SERIAL No</b>		<b>PRODUCTION No</b>		<b>PE/RA</b>	
<b>REVISION</b>		<b>DATE</b>			

FRONT ELEVATION



- NOTES:**  
 ARCHITECTURAL ROOF SHINGLE  
 JAMES-HARDI PLANK SIDING  
 TREX TRANSCEND OR EQUIVALENT RAILINGS  
 SOLID PVC PICTURE FRAMING AROUND ALL WINDOWS AND DOORS  
 SOLID PVC CORNER BOARDS  
 ANDERSON 400 SERIES WINDOWS

REAR ELEVATION



LEFT ELEVATION



RIGHT ELEVATION

THIRD PARTY INSPECTION AGENCY		PE/RA			
SERIAL No		PRODUCTION No			
HOME OWNER		REVISION		DATE	
WESTCHESTER MODULAR HOMES OF FAIRFIELD COUNTY		HAWORTH OF ENGLAND BY PAMELA, LLC SITE 1080 MAIN ST SOUTH WOODBURY, CT 06798			
USE GROUP <b>R3</b>		DESIGNER DVMW		DATE 9/9/2022	
CONST TYPE WOOD FRAME (VB)		SCALE AS NOTED		PAGE <b>2</b>	
<p align="center"><b>8 UNIT MULTI-FAMILY DWELLING ELEVATIONS</b></p> <p align="center"><b>WESTCHESTER MODULAR HOMES INC.</b>                  30 REAGANS MILL RD. WINGDALE, NY 12594                  Tel (845)832-9400 Fax (845)832-6698</p>					





USE GROUP  
**R3**

CONSTRUCTION  
WOOD  
FRAME (VB)

DESIGNER  
DWW

DATE  
9/9/2022

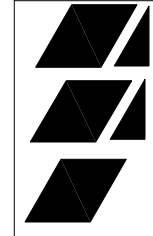
SCALE  
AS NOTED

PAGE:  
**3**

BUILDER  
WESTCHESTER  
MODULAR HOMES OF  
FAIRFIELD COUNTY

HOME OWNER  
HAWORTH OF ENGLAND  
BY PAMELA, LLC  
SITE  
1080 MAIN ST SOUTH  
WOODBURY, CT 06798

**8 UNIT MULTI-FAMILY DWELLING**



**WESTCHESTER MODULAR HOMES INC.**  
30 REAGANS MILL RD. WINGDALE, NY 12594  
Tel (845)832-9400 Fax (845)832-6698

SERIAL NO

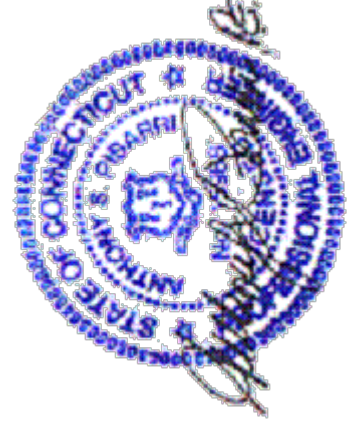
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REVISION

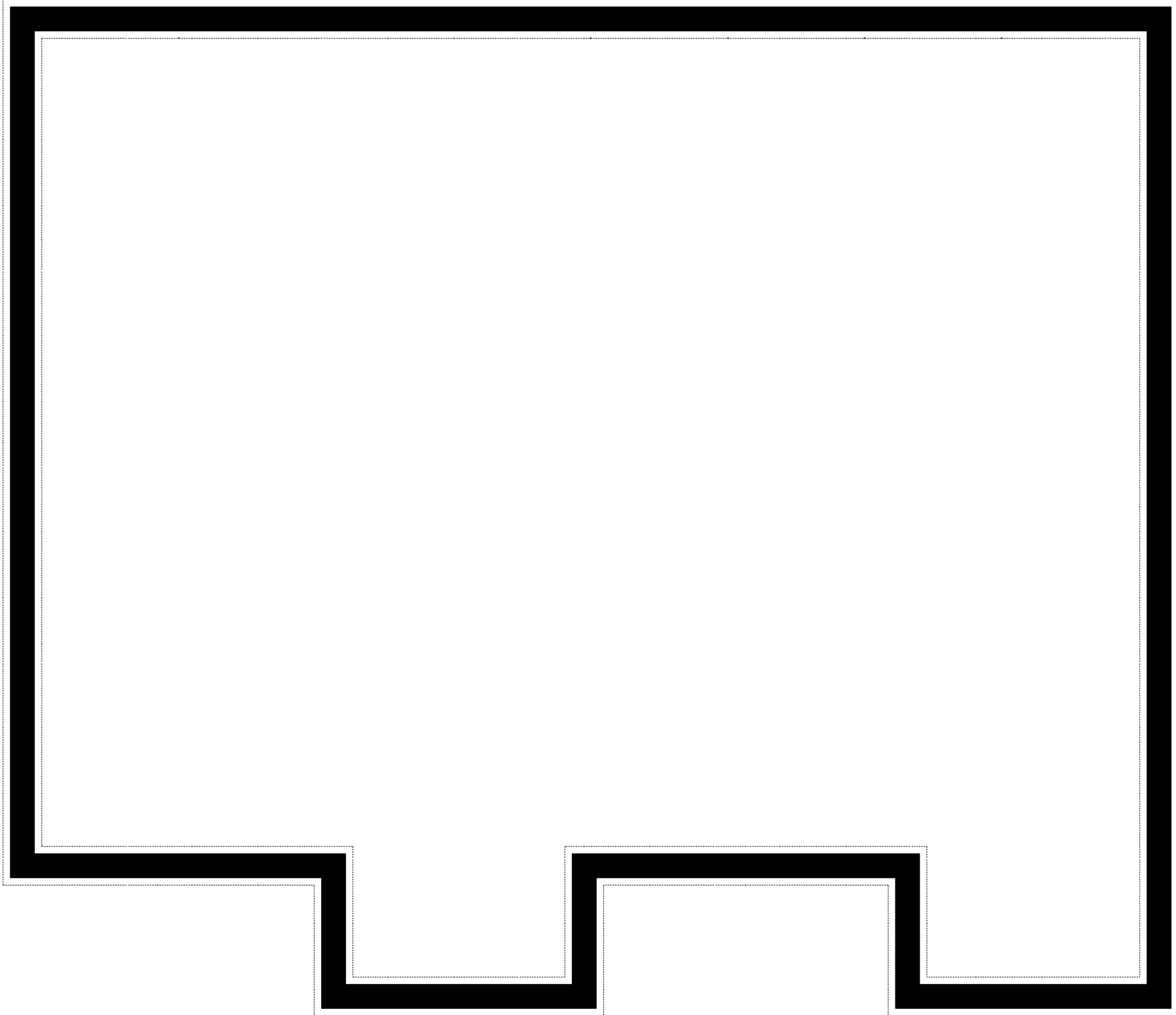
DATE

PE/RA

THIRD PARTY INSPECTION AGENCY

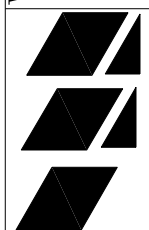


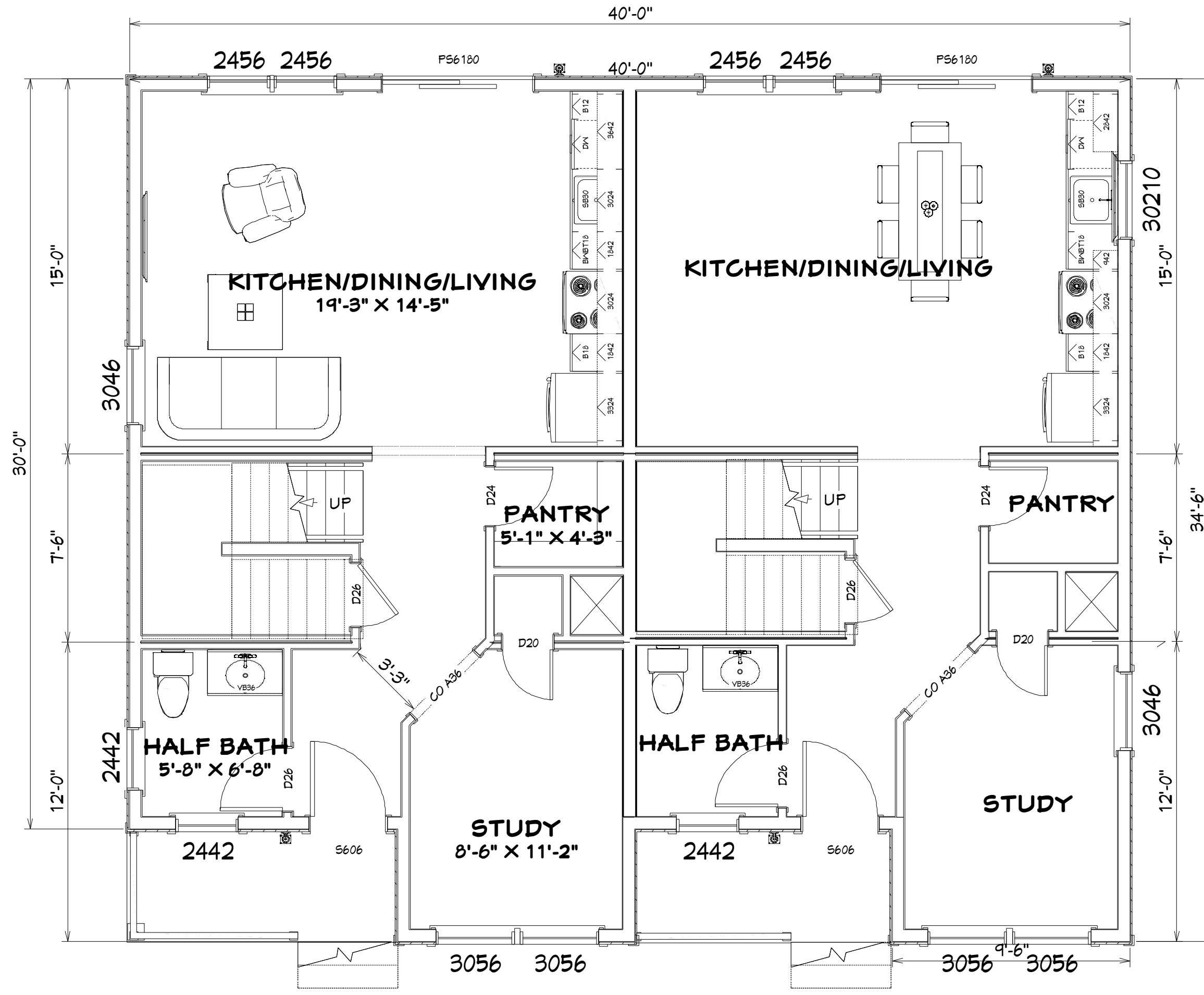
# PRELIMINARY ONLY- NOT FOR CONSTRUCTION



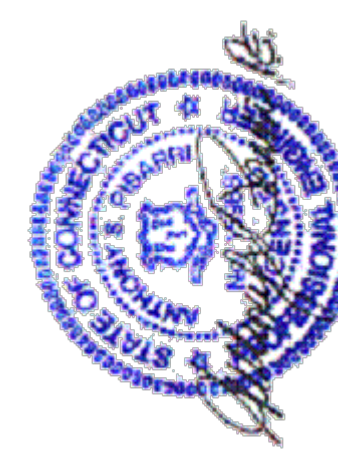
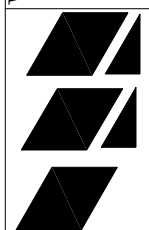
**FOUNDATION NOTES:**

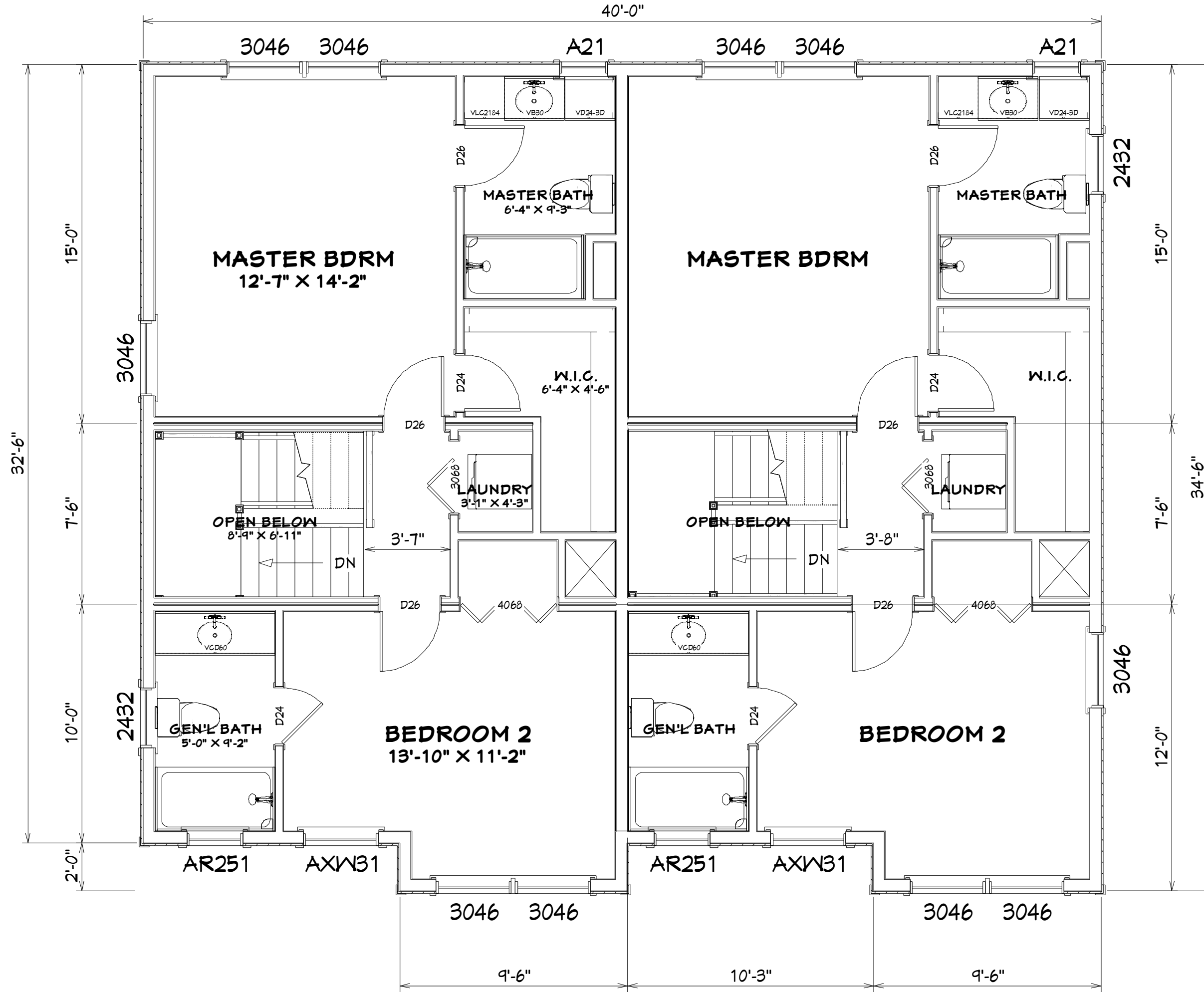
- 1) THE FOUNDATION PLAN IS PROVIDED FOR FOUNDATION DESIGN PARAMETERS ONLY. COMPLETE FOUNDATION ENGINEERING BASED ON SPECIFIC SITE CONDITIONS, APPLICABLE LOCAL AND STATE CODES, TO BE REVIEWED AND APPROVED BY A REGISTERED ARCHITECT OR ENGINEER IN THE STATE OF HOUSE DESIGNATION.
- 2) THE BUILDER/PURCHASER SHALL BE RESPONSIBLE FOR DESIGN, CONSTRUCTION AND CODE COMPLIANCE OF ALL FOUNDATION ELEMENTS INCLUDING (BUT NOT LIMITED TO) STRUCTURAL, PLUMBING, ELECTRICAL, HEATING, ENERGY CONSERVATION AND FIRE SEPARATION.
- 3) MINIMUM COLUMN FOOTING SIZE SHALL BE 2'-6" x 2'-6" x 10" DEEP.
- 4) CONCRETE STRENGTH TO BE A MINIMUM 3000 PSI.
- 5) LALLY COLUMN SHALL BE MINIMUM 3 1/2"Ø STEEL PIPE.
- 6) FOUNDATION SILL SHALL BE PRESERVATIVE TREATED LUMBER (SUPPLIED AND INSTALLED BY B/P PRIOR TO HOUSE DELIVERY AND SET). THERE SHALL BE NO PROTRUSION ABOVE TOP OF SILL PLATE.

THIRD PARTY INSPECTION AGENCY		PE/RA	
SERIAL No	HOME OWNER		REVISION
	HAWORTH OF ENGLAND BY PAMELA, LLC		
PRODUCTION No	SITE	1080 MAIN ST SOUTH WOODBURY, CT 06798	DATE
BUILDERS		DESIGNER	
WESTCHESTER MODULAR HOMES OF FAIRFIELD COUNTY		8 UNIT MULTI-FAMILY DWELLING FOUNDATION	
USE GROUP	WESTCHESTER MODULAR HOMES INC. 30 REAGANS MILL RD. WINGDALE, NY 12594 Tel (845)832-9400 Fax (845)832-6698		
R3			
CONSTR TYPE	DATE		
WOOD	9/9/2022		
FRAME (VB)	SCALE		
DESIGNER	AS NOTED		
DWW	PAGE: 4		

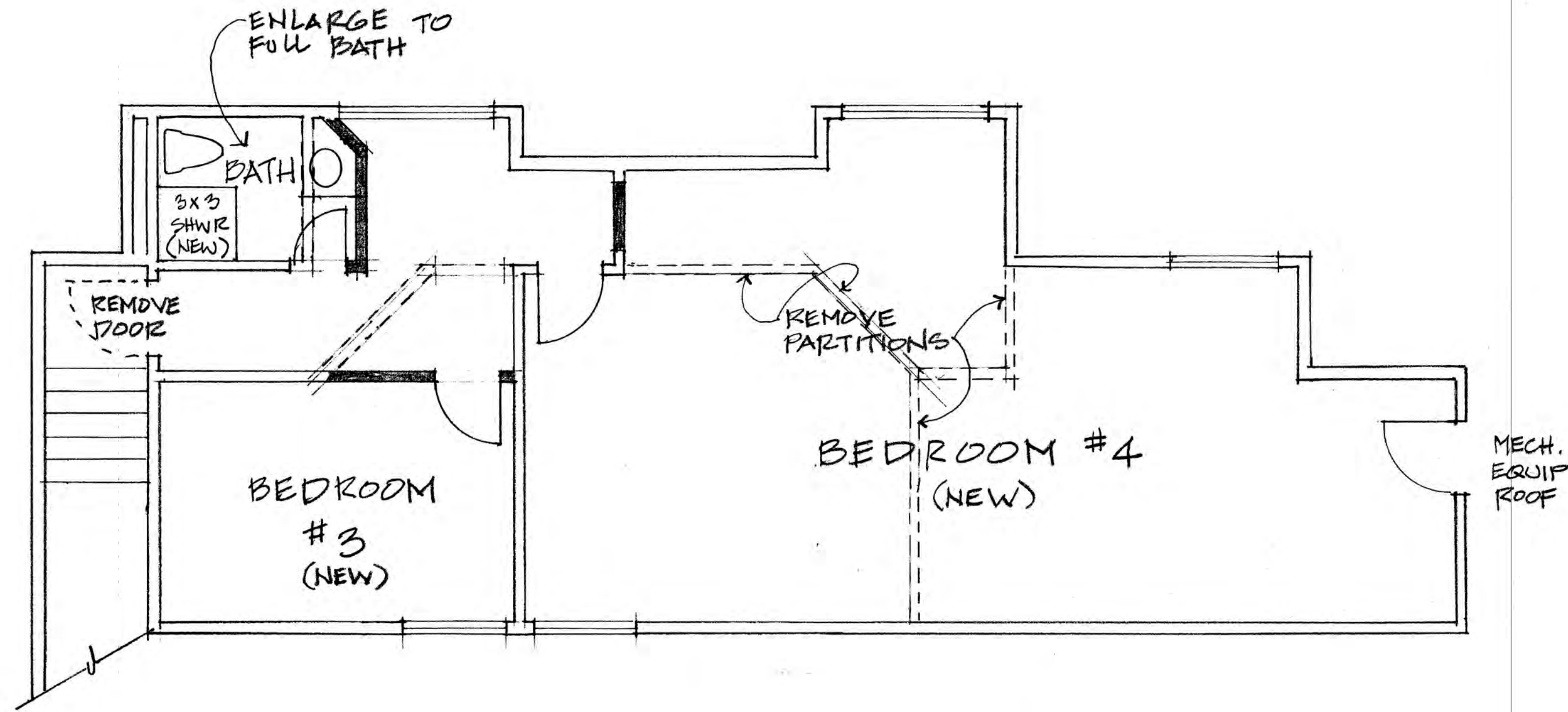


**9' CEILINGS  
TWO LIVING UNITS  
SIX MODULES**

<b>USE GROUP</b> R3 <b>CONSTITUTE</b> WOOD <b>FRAME (VB)</b> <b>DESIGNER</b> DWV <b>DATE</b> 9/9/2022 <b>SCALE</b> AS NOTED <b>PAGE:</b> 5	<b>BUILDER</b> WESTCHESTER MODULAR HOMES OF FAIRFIELD COUNTY	<b>HOME OWNER</b> HAWORTH OF ENGLAND BY PAMELA, LLC <b>SITE</b> 1080 MAIN ST SOUTH WOODBURY, CT 06798	<b>SERIAL NO</b>  <b>PRODUCTION NO</b>  <b>REVISION</b> <table border="1"> <tr><th>REVISION</th><th>DATE</th></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> </table>	REVISION	DATE																			<b>THIRD PARTY INSPECTION AGENCY</b>  <b>PE/RA</b> 
	REVISION	DATE																						
<b>8 UNIT MULTI-FAMILY DWELLING</b> <b>FIRST FLOOR</b>		 <b>WESTCHESTER MODULAR HOMES INC.</b> 30 REAGANS MILL RD. WINGDALE, NY 12594 Tel (845)832-9400 Fax (845)832-6698																						

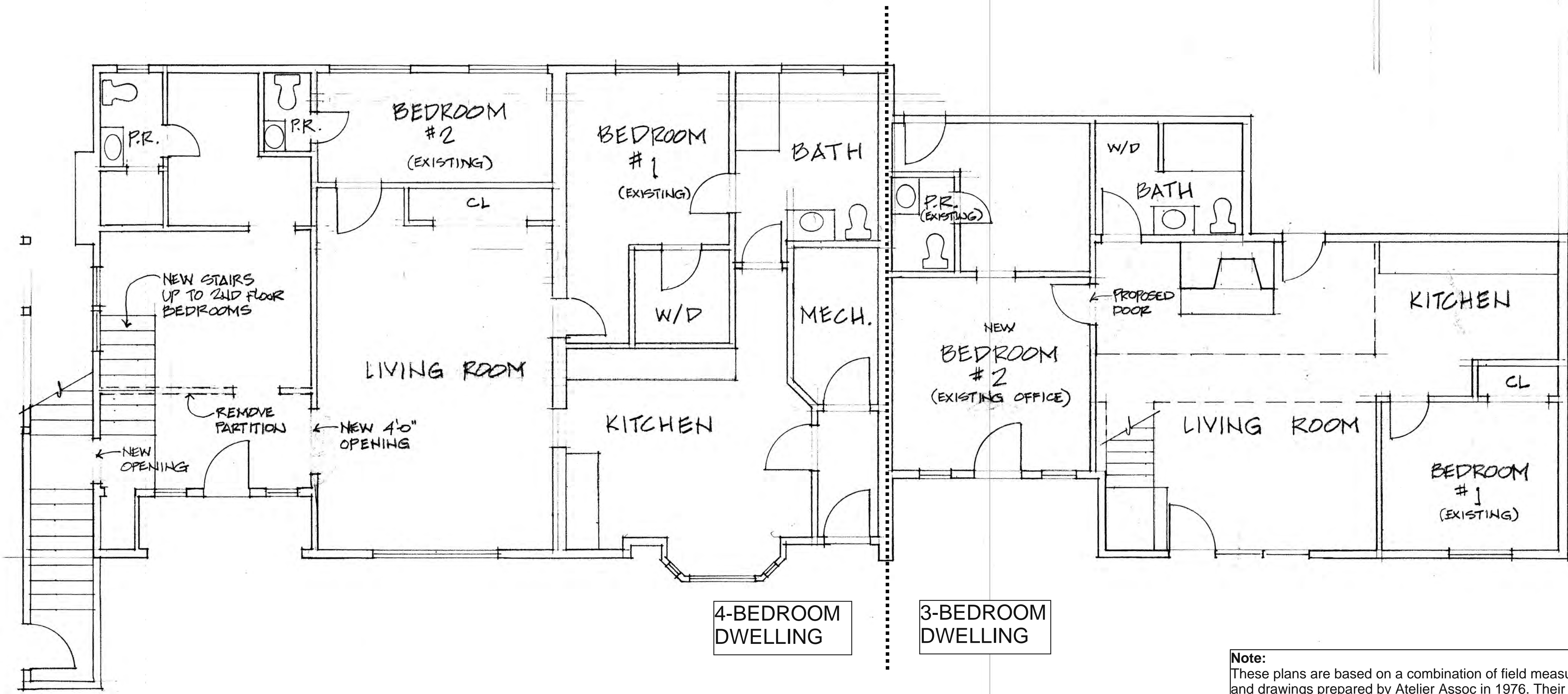
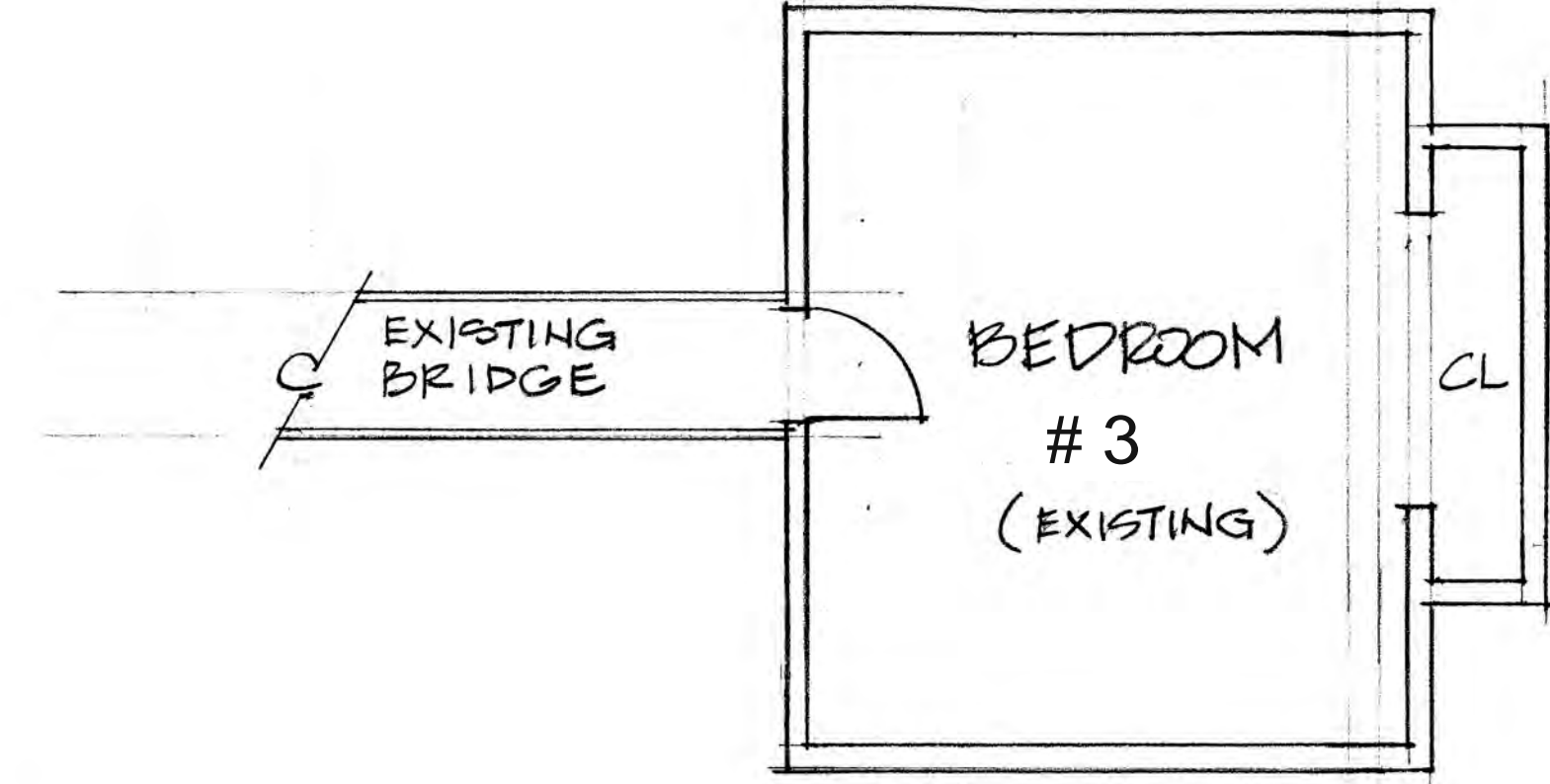


<b>USE GROUP</b> R3 <b>CONSTR TYPE</b> WOOD <b>FRAME (VB)</b> <b>DESIGNER</b> DWW <b>DATE</b> 9/9/2022 <b>SCALE</b> AS NOTED <b>PAGE:</b> 6	<b>BUILDER</b> WESTCHESTER MODULAR HOMES OF FAIRFIELD COUNTY	<b>HOME OWNER</b> HAWORTH OF ENGLAND BY PAMELA, LLC <b>SITE</b> 1080 MAIN ST SOUTH WOODBURY, CT 06798	<b>SERIAL NO</b>  <b>PRODUCTION NO</b>  <b>REVISION</b> <table border="1"> <tr><th>REVISION</th><th>DATE</th></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> </table>	REVISION	DATE											<b>THIRD PARTY INSPECTION AGENCY</b>  
	REVISION	DATE														
<b>8 UNIT MULTI-FAMILY DWELLING</b> <b>SECOND FLOOR</b> <b>WESTCHESTER MODULAR HOMES INC.</b> 30 REAGANS MILL RD. WINGDALE, NY 12594 Tel (845)832-9400 Fax (845)832-6698		<b>PE/RA</b>														



SECOND FLOOR PLAN

**PROPOSED CHANGE OF USE:**  
 The existing building has two dwellings mixed with business office spaces. This proposal is to convert the entire building into a two-family dwelling with no separate business spaces.



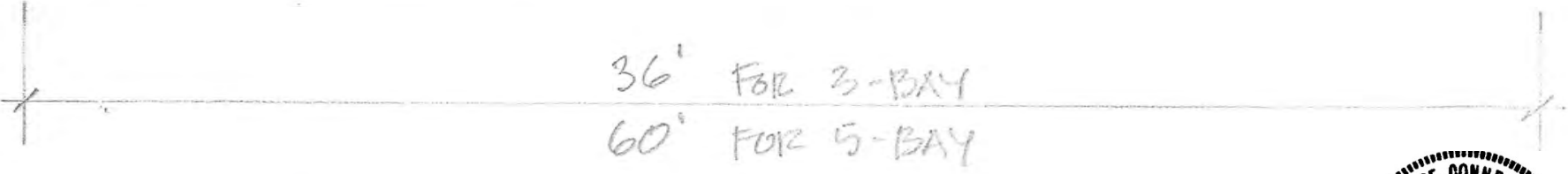
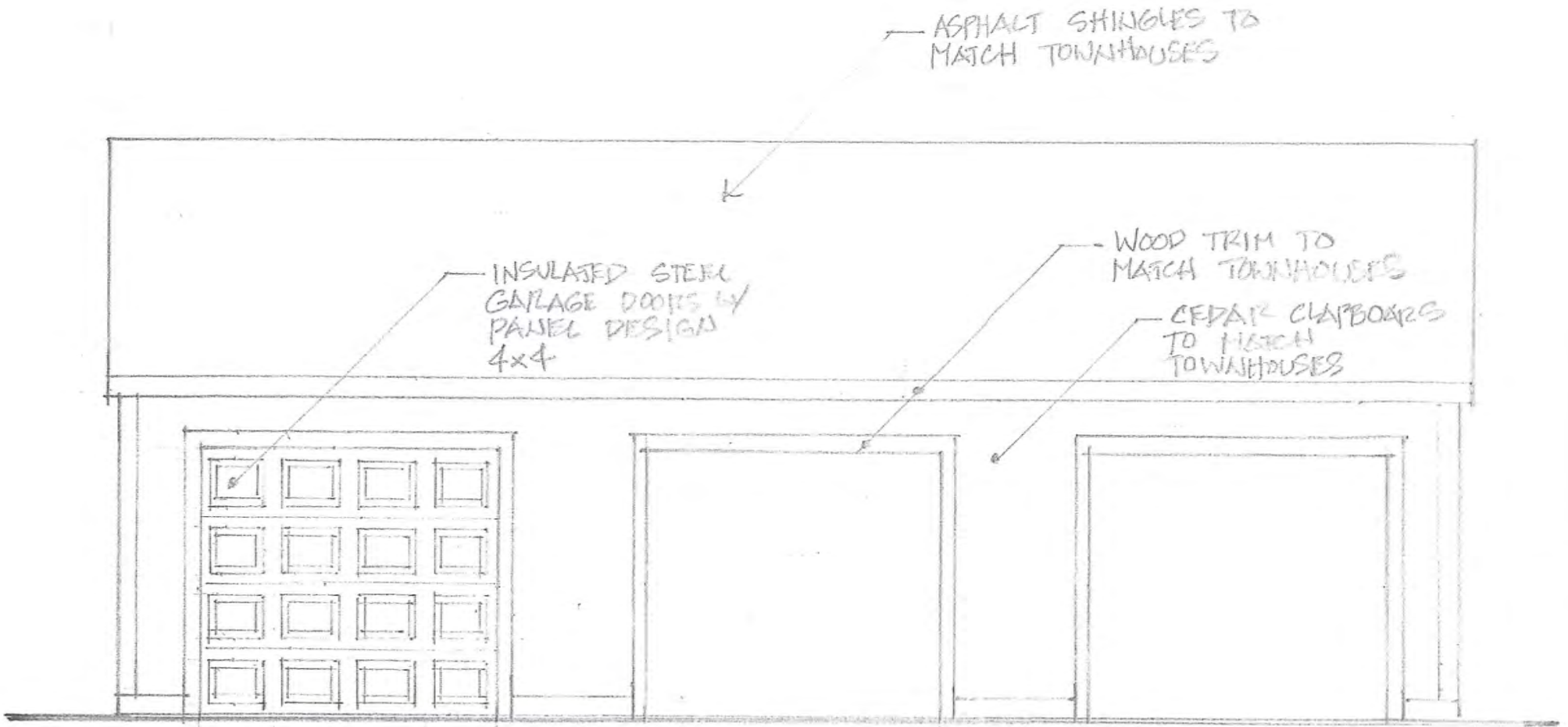
FIRST FLOOR PLAN

CONVERSION OF EXISTING BUILDING TO TWO-FAMILY DWELLING

FLOOR PLANS ZONING SUBMISSION 02-25-2022 1/4" = 1'-0"

MILTON GREGORY GREW, AIA ARCHITECT  
 241 MAIN ST S, WOODBURY, CT 06798  
 (203) 217-1074  
 mgregrewwdesign.com

**Note:**  
 These plans are based on a combination of field measurements and drawings prepared by Atelier Assoc in 1976. Their intent is to show the proposal for land use approvals but are not intended for construction or building permit application.



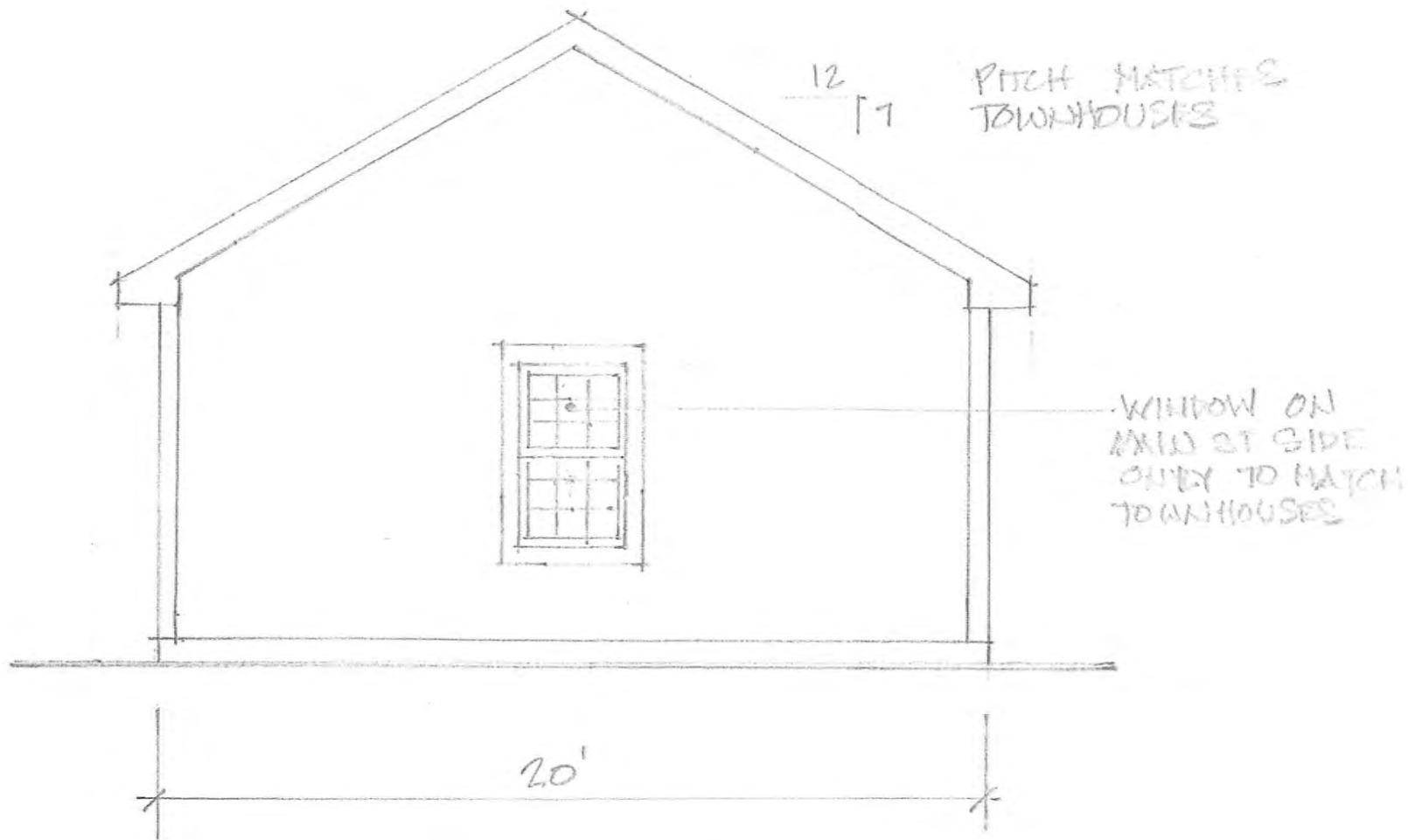
TYPICAL FRONT ELEVATION

1/4" = 1'-0"

1080 MAIN ST, SOUTH  
 MILTON GREGORY GREW, AIA  
 07.12.21



Milton Gregory Grew



TYPICAL END ELEVATION

1/4" = 1'-0"

GARAGES @

1080 MAIN ST SOUTH

MILTON GREGORY GREW, AIA

07.12.21



Milton Gregory Grew