TOWN OF EAST HARTFORD PLANNING & ZONING COMMISSION APPLICATION FORM

DATE: 2/25/19

al

Official Receipt Date:

2 126/19

1. APPLICATION TYPE: (CHECK ALL T	HAT APPLY) *COMPLETE SECTION ON PAGE 2 OR 3
SITE PLAN APPLICATION	NATURAL RESOURCES REMOVAL AND FILLING
✓ SITE PLAN MODIFICATION	SPECIAL USE PERMIT*
FLOOD HAZARD – MAJOR*	ZONING MAP CHANGE*
FLOOD HAZARD – MINOR*	TEXT AMENDMENT*
SOIL EROSION AND SEDIMENTATION	DN - Cumulative disturbed area (sq. ft.):
2. SITE AND PROJECT INFORMATION	
PROPERTY ADDRESS: 521 Connection	ut Boulevard, East Hartford ZONE: B3
ASSESSORS MAP AND LOT: <u>5-6-8</u>	PARCEL SIZE (ACRES OR SQ. FT.): 2.61
PROJECT NAME: Hoffman Collision	Center and Ford Truck Inventory Parking
PROJECT DESCRIPTION (ATTACH ADDIT	ΓΙΟΝΑL SHEETS IF NEEDED):
(See attached Addendum.)	
3. PROPERTY OWNER INFORMATIO	N CHECK IF PRIMARY CONTACT
OWNER OF RECORD: The Bakery Ce	enter LLC
OWNER ADDRESS: P.O. Box 280916	5, East Hartford, CT 06128
OWNER PHONE: 860-290-6193	OWNER EMAIL: meri.robert@hoffmanauto.com
OWNER SIGNATURE:	PRINT NAME: JEFFELLY S HOFFMAD, Manager
The undersigned owner hereby authorizes East Hartford staff the right to enter upon	the property for the purposes of inspection associated with this application.
4. APPLICANT INFORMATION	CHECK IF PRIMARY CONTACT.
CHECK IF APPLICANT IS SAME AS	PROPERTY OWNER
APPLICANT: RRHT Trust Holdings	LLC
APPLICANT ADDRESS: 750 Connecti	cut Boulevard, East Hartford, CT 06108
APPLICANT PHONE: 860-559-8281\	APPLICANT EMAIL: bill.kallert@hoffmanauto.com
APPLICANT SIGNATURE	I I I har PRINT NAME: Jeffrey 3. HOFFMan Marager
5. DESIGN PROFESSIONAL INFORMA	
FIRM: (See attached Addendum.)	PHONE:
CONTACT PERSON:	EMAIL:

The Bakery Center LLC/RRHT Trust Holdings LLC 521 Connecticut Boulevard Addendum to Site Plan Modification Application

Section 2. Site Plan and Project Information

The applicant proposes three modifications to the site plan approved for the Hoffman Collision Center ("Collision Center") and the Hoffman Ford Trucks parking ("Ford Truck") as follows:

Ford Truck Parking

The applicant proposes a change in the layout and amount of parking for Ford Trucks inventory parking as seen on the included site plan.

Height of Ford Trucks Ground Sign

Section 210.1 of the Regulations requires that the Site Plan Review Committee review and approve height, size, and location before sign permits may be modified and granted by the Planning and Zoning Commission. Accordingly, the applicant submits a site plan and sign renderings showing a 50% height increase for the Ground Sign associated with the Ford Truck parking. Section 2.15(c)(2) of the Regulations permit Ground Signs of 15 feet in height, and the applicant requests a Ground Sign on Ash Street that is 22.5 feet in height.

Square Footage of Signage

The applicant requests an increase of 50% in the square footage of the signage. Per Section 210.5(c)(1), the Regulations permit one square foot of signage for each lineal foot of the building façade. The applicant is entitled to 175 square feet of signage. As explained above, the applicant proposes and requests a 50% increase in the area of the signage to 262.5 feet, as may be reviewed and approved by the Site Plan Review Committee and granted by the Town Planning and Zoning Commission. The total signage area of 262.5 square feet of signage on the premises will be allocated as follows:

- 115 square feet of signage to each of the Collision Center wall signs
- 32 square feet to the Ford Truck Ground Sign

Section 5. Design Professional Information

Ford Truck Inventory Parking

Firm:

Milone & MacBroom

Contact:

Tom Daly

Phone:

(203) 271-1773

Email:

tomd@miloneandmacbroom.com

Proposed Signage Package

Firm:

Lauretano Sign Group

Contact:

Matt Lauretano

Alyson Ibbotson

Phone:

(860) 582-0233

Email:

matt@lauretano.com

alyson@lauretano.com

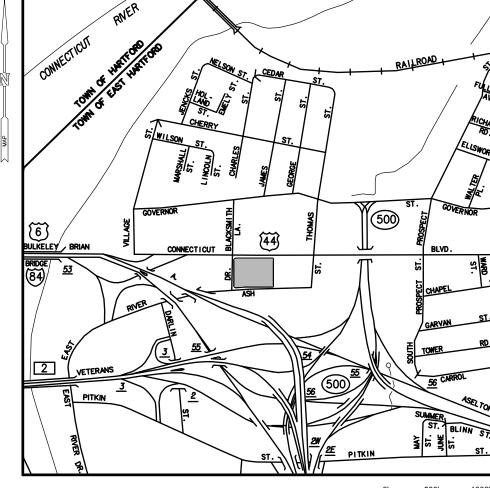
FORD TRUCK INVENTORY PARKING - PHASE II

521 CONNECTICUT BOULEVARD EAST HARTFORD, CONNECTICUT

MMI #1865-30

FEBRUARY 21, 2019

REVISED: MARCH 7, 2019



PROPOSED

98

.

LOCATION MAP:

LEGEND

STREET LINE

PROPERTY LINE

SETBACK LINE

MAJOR CONTOUR

MINOR CONTOUR

SPOT GRADE

TREE/ SHRUB

WATER VALVE

STORM DRAIN

GAS MAIN

TRAFFIC SIGN

MONUMENT

MANHOLE/YARD DRAIN

SANITARY SEWER W/MANHOLE

ELECTRIC, TELEPHONE, CABLE

EDGE OF PAVEMENT W/CURB

GAS VALVE

TREE LINE

SITE LIGHT

EXISTING

 \times 70.5

 \circ

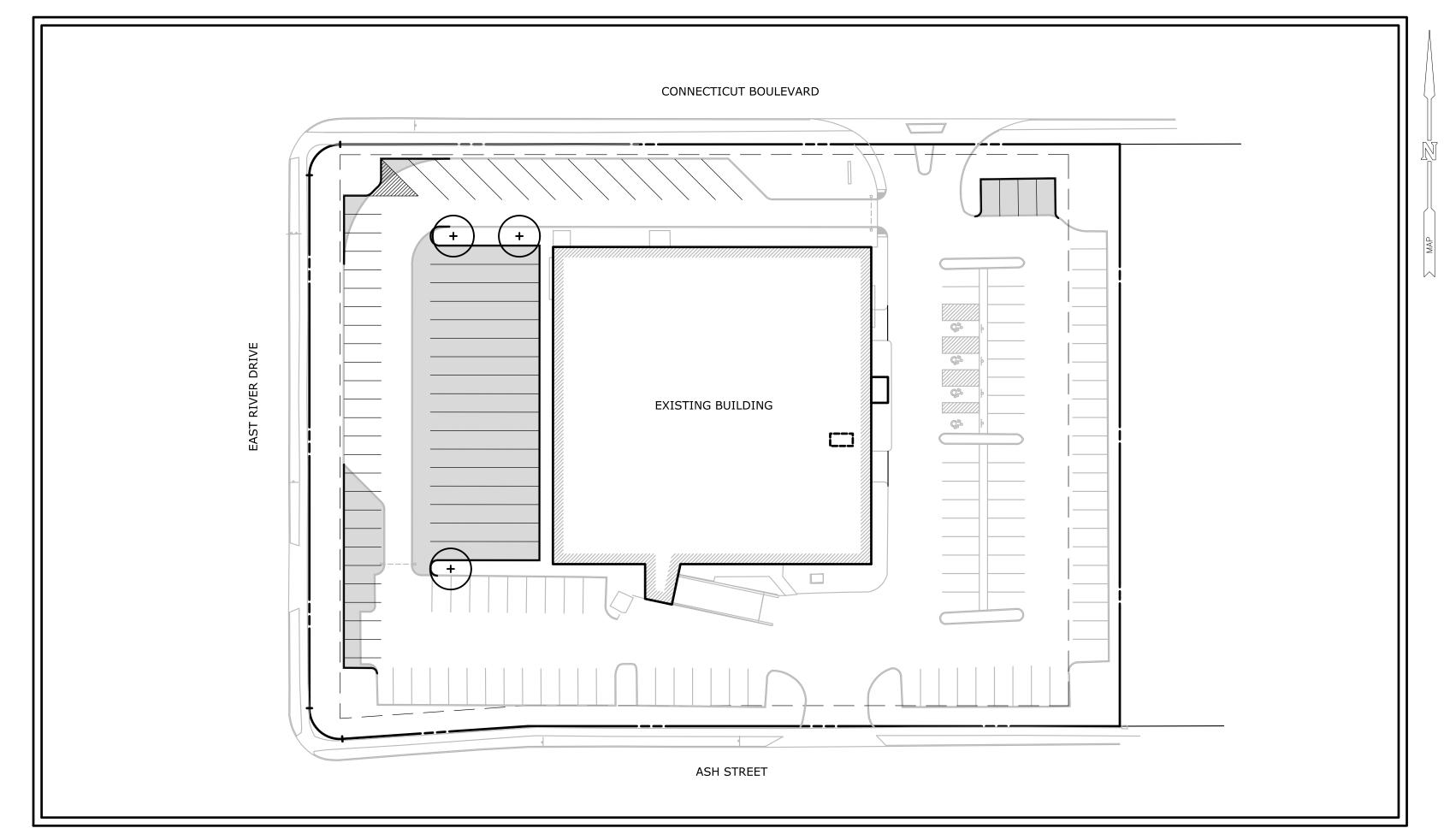


GENERAL NOTES

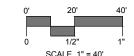
- 1. PROPERTY INFORMATION TAKEN FROM "PROPERTY SURVEY / TOPOGRAPHIC SURVEY PREPARED FOR: HOFFMAN ENTERPRISES, 521 CONNECTICUT BOULEVARD, EAST HARTFORD, CONNECTICUT", SCALE: 1"=20', DATE: MARCH 8, 2018, AND PREPARED BY: MILONE
- 2. NORTH ARROW, BEARINGS AND COORDINATES ARE BASED UPON REFRENCED MAP ABOVE.
- 3. INFORMATION REGARDING THE LOCATION OF EXISTING UTILITIES HAS BEEN BASED UPON AVAILABLE INFORMATION AND MAY BE INCOMPLETE, AND WHERE SHOWN SHOULD BE CONSIDERED APPROXIMATE. THE LOCATION OF ALL EXISTING UTILITIES SHOULD BE CONFIRMED PRIOR TO BEGINNING CONSTRUCTION. CALL "CALL BEFORE YOU DIG", 1-800-922-4455. ALL UTILITY LOCATIONS THAT DO NOT MATCH THE VERTICAL OR HORIZONTAL CONTROL SHOWN ON THE PLANS SHALL IMMEDIATELY BE BROUGHT TO THE ATTENTION OF THE ENGINEER FOR RESOLUTION.
- 4. MILONE & MACBROOM INC. ACCEPTS NO RESPONSIBILITY FOR THE ACCURACY OF MAPS AND DATA WHICH HAVE BEEN SUPPLIED BY OTHERS.
- 5. ALL UTILITY SERVICES ARE TO BE UNDERGROUND. THE EXACT LOCATION, MEANS OF CONSTRUCTION, AND SIZE OF ELECTRIC, TELEPHONE, AND CABLE TELEVISION ARE TO BE DETERMINED BY THE RESPECTIVE UTILITY COMPANIES.
- 6. ALL DIMENSIONS AND ELEVATIONS SHALL BE VERIFIED IN THE FIELD PRIOR TO CONSTRUCTION. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER.
- 7. SEDIMENT AND EROSION CONTROL MEASURES AS DEPICTED ON THESE PLANS AND DESCRIBED WITHIN THE SEDIMENT AND EROSION CONTROL NARRATIVE SHALL BE IMPLEMENTED AND MAINTAINED UNTIL PERMANENT COVER AND STABILIZATION IS ESTABLISHED. ALL SEDIMENT AND EROSION CONTROL MEASURES SHALL CONFORM TO THE "GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL. CONNECTICUT 2002". AND IN ALL CASES BEST MANAGEMENT PRACTICES SHALL PREVAIL
- 8. ALL DISTURBED AREAS SHALL RECEIVE A MINIMUM OF 6" TOPSOIL, AND BE SEEDED WITH GRASS, AS SHOWN ON THE PLANS.
- ALL CONSTRUCTION MATERIALS AND METHODS SHALL CONFORM TO THE TOWN OF EAST HARTFORD REQUIREMENTS AND TO THE
 APPLICABLE SECTIONS OF THE STATE OF CONNECTICUT DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR
 ROADS, BRIDGES, AND INCIDENTAL CONSTRUCTION, FORM 817 AND ADDENDUMS.
- 10. THE PLANS REQUIRE A CONTRACTOR'S WORKING KNOWLEDGE OF LOCAL, MUNICIPAL, WATER AUTHORITY, AND STATE CODES FOR UTILITY SYSTEMS. ANY CONFLICTS BETWEEN MATERIALS AND LOCATIONS SHOWN, AND LOCAL REQUIREMENTS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO THE EXECUTION OF WORK. THE ENGINEER WILL NOT BE HELD LIABLE FOR COSTS INCURRED TO IMPLEMENT OR CORRECT WORK WHICH DOES NOT CONFORM TO LOCAL CODE.
- 11. ALL FUEL, OIL, PAINT, OR OTHER HAZARDOUS MATERIALS USED DURING CONSTRUCTION SHOULD BE STORED IN A SECONDARY CONTAINER AND REMOVED TO A LOCKED INDOOR AREA WITH AN IMPERVIOUS FLOOR DURING NON-WORK HOURS.
- 12. COMPLIANCE WITH THE PERMIT CONDITIONS IS THE RESPONSIBILITY OF BOTH THE CONTRACTOR AND THE PERMITTEE.

ZONING DATA TABLE ZONE: BUSINESS (B-3) ZONE				
ZONE	REQUIRED/PERMITTED	PROPOSED		
MIN. LOT SIZE	10,000 SQ.FT.	112,151 SQ.FT.		
MIN. LOT WIDTH	100 FT.	290 FT.		
MIN. STREET FRONTAGE	60 FT.	290 FT.		
FRONT YARD	15 FT.	15 FT.		
SIDE YARD (NO PARTY WALL)	1 AT 5 FT. AND 1 AT 10 FT.	1 AT 5 FT. AND 1 AT 10 FT.		
REAR YARD	25 FT.	25 FT.		
LOT COVERAGE (BUILDING)	75%	22		
IMPERVIOUS COVERAGE	85%	80%		
BUILDING HEIGHT	50' MAX.	26 FT.		

PARKING DATA			
REQUIRED/PERMITTED	EXISTING	PROPOSED	
80 SPACES*	94 SPACES	98 SPACES**	
*AUTO BODY REPAIR = 4 SPACES PER EACH SERVICE STATION 20 SERVICE STATIONS = 80 REQUIRED SPACES **NOT INCLUDING FORD TRUCK INVENTORY SPACES			



PROJECT SITE VICINITY MAP:



PREPARED BY:

MILONE & MACBROOM 99 REALTY DRIVE CHESHIRE, CT 06410

APPLICANT:

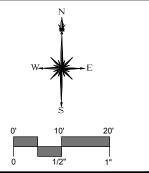
HOFFMAN ENTERPRISES 750 CONNECTICUT BOULEVARD EAST HARTFORD, CONNECTICUT 06128

LIST OF DRAWINGS

NO.	NAME	TITLE
01		TITLE SHEET
02	EX	EXISTING CONDITIONS
03	SP	SITE PLAN
04	SE	SEDIMENT AND EROSION CONTROL DETAILS AND SPECIFICATIONS
05	SD	SITE DETAILS







MILONE & MACBROOM

99 REALTY DRIVE
CHESHIRE, CT 06410
203.271.773
WWW.MINING.COM

__CCB √ T.G.=32.12

THE NGUYEN & CAI CROUP, LLC

— Electric Vault

4726

DESCRIPTION DATE BY

EXISTING CONDITIONS

FORD TRUCK INVENTORY PARKING - PHASE II

521 CONNECTICUT BOULEVARD

AWG DESIGNED DRAWN CHECKED

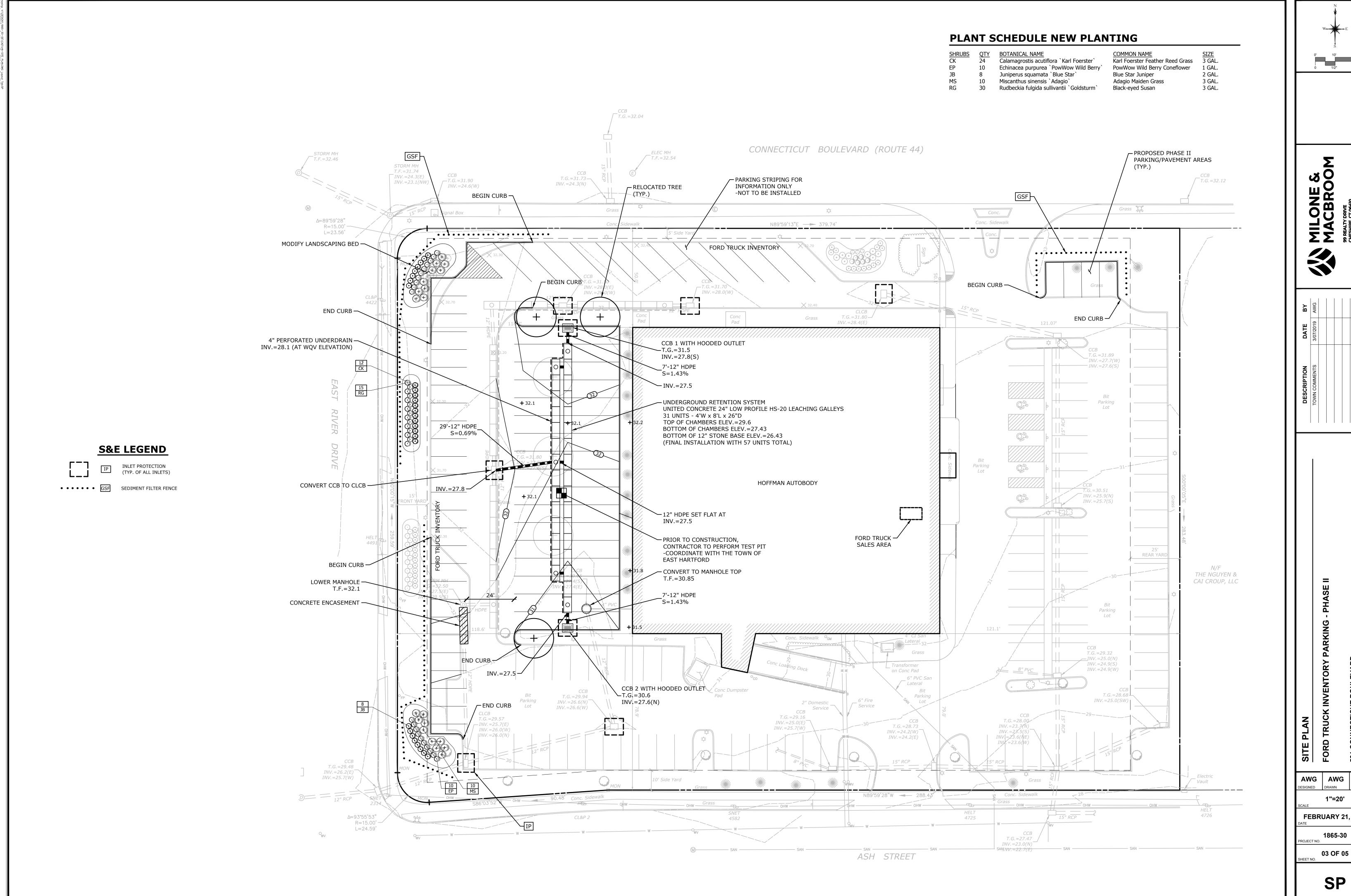
1"=20'
SCALE

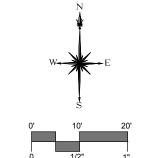
FEBRUARY 21, 2019
DATE

1865-30
PROJECT NO.

EX

02 OF 05





MILONE & MACBROOM 99 REALTY DRIVE CHESHIRE, CT 06410 203.271.1773 WWW.MMINC.COM

AWG AWG TD 1"=20'

FEBRUARY 21, 2019

THESE GUIDELINES SHALL APPLY TO ALL WORK CONSISTING OF ANY AND ALL TEMPORARY AND/OR PERMANENT MEASURES TO CONTROL WATER POLLUTION AND SOIL EROSION, AS MAY BE REQUIRED, DURING THE CONSTRUCTION OF THE

IN GENERAL, ALL CONSTRUCTION ACTIVITIES SHALL PROCEED IN SUCH A MANNER SO AS NOT TO POLLUTE ANY WETLANDS, WATERCOURSE, WATERBODY, AND CONDUIT CARRYING WATER, ETC. THE CONTRACTOR SHALL LIMIT, INSOFAR AS POSSIBLE, THE SURFACE AREA OF EARTH MATERIALS EXPOSED BY CONSTRUCTION METHODS AND IMMEDIATELY PROVIDE PERMANENT AND TEMPORARY POLLUTION CONTROL MEASURES TO PREVENT CONTAMINATION OF ADJACENT WETLANDS, WATERCOURSES, AND WATERBODIES, AND TO PREVENT, INSOFAR AS POSSIBLE, EROSION ON THE SITE.

LAND GRADING

- 1. THE RESHAPING OF THE GROUND SURFACE BY EXCAVATION AND FILLING OR A COMBINATION OF BOTH, TO OBTAIN PLANNED GRADES, SHALL PROCEED IN ACCORDANCE WITH THE FOLLOWING CRITERIA:
- a.THE CUT FACE OF EARTH EXCAVATION SHALL NOT BE STEEPER THAN TWO HORIZONTAL TO ONE VERTICAL (2:1).
- b.THE PERMANENT EXPOSED FACES OF FILLS SHALL NOT BE STEEPER THAN TWO HORIZONTAL TO ONE VERTICAL (2:1).
- c.THE CUT FACE OF ROCK EXCAVATION SHALL NOT BE STEEPER THAN ONE
- HORIZONTAL TO FOUR VERTICAL (1:4). d.PROVISION SHOULD BE MADE TO CONDUCT SURFACE WATER SAFELY TO STORM DRAINS TO PREVENT SURFACE RUNOFF FROM DAMAGING CUT FACES
- AND FILL SLOPES. e.EXCAVATIONS SHOULD NOT BE MADE SO CLOSE TO PROPERTY LINES AS TO ENDANGER ADJOINING PROPERTY WITHOUT PROTECTING SUCH
- PROPERTY FROM EROSION, SLIDING, SETTLING, OR CRACKING. f.NO FILL SHOULD BE PLACED WHERE IT WILL SLIDE OR WASH UPON THE PREMISES OF ANOTHER OWNER OR UPON ADJACENT WETLANDS,
- WATERCOURSES, OR WATERBODIES. g.PRIOR TO ANY REGRADING, A STABILIZED CONSTRUCTION ENTRANCE SHALL BE PLACED AT THE ENTRANCE TO THE WORK AREA IN ORDER TO REDUCE MUD AND OTHER SEDIMENTS FROM LEAVING THE SITE.

TOPSOILING

- 1. TOPSOIL SHALL BE SPREAD OVER ALL EXPOSED AREAS IN ORDER TO PROVIDE A SOIL MEDIUM HAVING FAVORABLE CHARACTERISTICS FOR THE ESTABLISHMENT, GROWTH, AND MAINTENANCE OF VEGETATION.
- 2. UPON ATTAINING FINAL SUBGRADES, SCARIFY SURFACE TO PROVIDE A GOOD BOND WITH TOPSOIL.
- 3. REMOVE ALL LARGE STONES, TREE LIMBS, ROOTS AND CONSTRUCTION
- 4. APPLY LIME ACCORDING TO SOIL TEST OR AT THE RATE OF TWO (2) TONS PER ACRE.
- 1. TOPSOIL SHOULD HAVE PHYSICAL, CHEMICAL, AND BIOLOGICAL
- CHARACTERISTICS FAVORABLE TO THE GROWTH OF PLANTS. 2. TOPSOIL SHOULD HAVE A SANDY OR LOAMY TEXTURE.
- 3. TOPSOIL SHOULD BE RELATIVELY FREE OF SUBSOIL MATERIAL AND MUST BE FREE OF STONES (OVER 1" IN DIAMETER), LUMPS OF SOIL, ROOTS, TREE LIMBS, TRASH, OR CONSTRUCTION DEBRIS. IT SHOULD BE FREE OF ROOTS OR RHIZOMES SUCH AS THISTLE, NUTGRASS, AND QUACKGRASS.
- 4. AN ORGANIC MATTER CONTENT OF SIX PERCENT (6%) MINIMUM, TWENTY PERCENT
- 5. SOLUBLE SALT CONTENT OF OVER 500 PARTS PER MILLION (PPM) IS LESS SUITABLE. AVOID TIDAL MARSH SOILS BECAUSE OF HIGH SALT CONTENT
- 6. THE pH SHOULD BE MORE THAN 6.0. IF LESS, ADD LIME TO INCREASE pH TO AN ACCEPTABLE LEVEL.

APPLICATION

1. AVOID SPREADING WHEN TOPSOIL IS WET OR FROZEN.

EROSION CONTROL MEASURE

CONSTRUCTION ENTRANCE (CE)

CATCH BASIN INLET PROTECTION (IP)

TEMPORARY SEDIMENT

SILT FENCE (SF) (RELATED: IP, STK)

TRAP (TST)

2. SPREAD TOPSOIL UNIFORMLY TO A DEPTH OF AT LEAST SIX INCHES (6"), OR TO THE DEPTH SHOWN ON THE LANDSCAPING PLANS.

CONTROL OBJECTIVE

DETAIN SEDIMENT-LADEN RUNOFF FROM SMALL

REDUCE THE TRACKING OF SEDIMENT OFF-SITE

PROHIBIT SILT IN CONSTRUCTION-RELATED RUNO

ROM ENTERING STORM DRAINAGE SYSTEM.

ISTURBED AREAS LONG ENOUGH TO ALLOW A

1AJORITY OF THE SEDIMENT TO SETTLE OUT

INTERCEPT, AND REDIRECT/DETAIN

MALL AMOUNTS OF SEDIMENT FROM

DECREASE VELOCITY OF SHEET FLOW.

PROTECT SENSITIVE SLOPES OR SOILS

MALL DISTURBED AREAS.

NTO PAVED SURFACES.

ROM EXCESSIVE WATER FLOW.

TEMPORARY VEGETATIVE COVER

1. TEMPORARY VEGETATIVE COVER SHALL BE ESTABLISHED ON ALL UNPROTECTED AREAS THAT PRODUCE SEDIMENT, AREAS WHERE FINAL GRADING HAS BEEN COMPLETED, AND AREAS WHERE THE ESTIMATED PERIOD OF BARE SOIL EXPOSURE IS LESS THAN 12 MONTHS. TEMPORARY VEGETATIVE COVER SHALL BE APPLIED IF AREAS WILL NOT BE PERMANENTLY SEEDED BY SEPTEMBER 1.

SITE PREPARATION:

- 1. INSTALL REQUIRED SURFACE WATER CONTROL MEASURES.
- 2. REMOVE LOOSE ROCK, STONE, AND CONSTRUCTION DEBRIS FROM AREA.
- 3. APPLY LIME ACCORDING TO SOIL TEST OR AT A RATE OF ONE (1) TON OF GROUND DOLOMITIC LIMESTONE PER ACRE (5 LBS. PER 100 SQ. FT.).
- 4. APPLY FERTILIZER ACCORDING TO SOIL TEST OR AT THE RATE OF 300 LBS. OF 10-10-10 PER ACRE (7 LBS. PER 1,000 SQ. FT.) AND SECOND APPLICATION OF 200 LBS. OF 10-10-10- (5 LBS. PER 1,000 SQ. FT.) WHEN GRASS IS FOUR INCHES (4") TO SIX INCHES (6") HIGH. APPLY ONLY WHEN GRASS IS DRY.
- 5. UNLESS HYDROSEEDED, WORK IN LIME AND FERTILIZER TO A DEPTH OF FOUR (4") INCHES USING A DISK OR ANY SUITABLE EQUIPMENT.
- 6. TILLAGE SHOULD ACHIEVE A REASONABLY UNIFORM LOOSE SEEDBED. WORK ON CONTOUR IF SITE IS SLOPING.

ESTABLISHMENT:

- 1. SELECT APPROPRIATE SPECIES FOR THE SITUATION. NOTE RATES AND SEEDING DATES (SEE VEGETATIVE COVER SELECTION & MULCHING SPECIFICATION BELOW).
- 2. APPLY SEED UNIFORMLY ACCORDING TO THE RATE INDICATED BY BROADCASTING, DRILLING, OR HYDRAULIC APPLICATION.
- 3. UNLESS HYDROSEEDED, COVER RYEGRASS SEEDS WITH NOT MORE THAN 1/4 INCH OF SOIL USING SUITABLE EQUIPMENT.
- 4. MULCH IMMEDIATELY AFTER SEEDING IF REQUIRED. (SEE VEGETATIVE COVER SELECTION & MULCHING SPECIFICATION BELOW.) APPLY STRAW OR HAY MULCH AND ANCHOR TO SLOPES GREATER THAN 3% OR WHERE CONCENTRATED FLOW WILL OCCUR.

PERMANENT VEGETATIVE COVER

- 1. PERMANENT VEGETATIVE COVER SHALL BE ESTABLISHED AS VARIOUS SECTIONS OF THE PROJECT ARE COMPLETED IN ORDER TO STABILIZE THE SOIL, REDUCE DOWNSTREAM DAMAGE FROM SEDIMENT AND RUNOFF, AND TO ENHANCE THE AESTHETIC NATURE OF THE SITE. IT WILL BE APPLIED TO ALL CONSTRUCTION AREAS SUBJECT TO EROSION WHERE FINAL GRADING HAS BEEN COMPLETED AND A PERMANENT COVER IS NEEDED.
- SITE PREPARATION:
- 1. INSTALL REQUIRED SURFACE WATER CONTROL MEASURES.
- 2. REMOVE LOOSE ROCK, STONE, AND CONSTRUCTION DEBRIS FROM AREA.
- 3. PERFORM ALL PLANTING OPERATIONS PARALLEL TO THE CONTOURS OF THE
- 4. APPLY TOPSOIL AS INDICATED ELSEWHERE HEREIN.
- 5. APPLY FERTILIZER ACCORDING TO SOIL TEST AND AS SPECIFIED.

EROSION CONTROL MAINTENANCE INTERVALS

INSPECTION/MAINTENANCE

SPECT AT LEAST ONCE A WEEK AND WITHIN 24 HOURS OF THE END OF A STORM WITH

LOW CREST OF EMBANKMENT. SEDIMENT MUST BE REMOVED WHEN ACCUMULATION

SPECT AT LEAST ONCE A WEEK AND WITHIN 24 HOURS OF THE END OF A STORM WITH

A RAINFALL OF 0.5 INCHES OR MORE. ACCUMULATED SEDIMENT MUST BE REMOVED ONCE

S DEPTH IS EQUAL TO ½ THE TRENCH HEIGHT. INSPECT FREQUENTLY DURING PUMPING

ODIC ADDITION OF STONE, OR LENGTHENING OF ENTRANCE MAY BE REQUIRED AS

ONDITIONS DEMAND. ALL SEDIMENT SPILLED, DROPPED, WASHED, OR TRACKED ONTO

AVED SURFACES AS A RESULT OF INEFFICIENCY OF CONSTRUCTION ENTRANCE SHALL B

SPECT AFTER ANY RAIN EVENT. IF FILTER BAG INSIDE CATCH BASIN CONTAINS MORE

THAN 6) OF SEDIMENT, REMOVE SEDIMENT FROM BAG. CHECK SURROUNDING SILT FENCI

A RAINFALL OF 0.5 INCHES OR MORE. STONE OUTLET SHOULD BE AT LEAST 1 FOOT

SPECT AT THE END OF EACH WORK DAY AND IMMEDIATELY REPAIR DAMAGES.

REACHES 1/2 OF THE REQUIRED WET STORAGE.

MEDIATELY REMOVED.

AND HAY BALES PER NOTED ABOVE.

PERATIONS IF USED FOR DEWATERING OPERATIONS

VEGETATIVE COVER SELECTION & MULCHING

- IAL RYEGRASS 3 LBS./1,000 SQ.FT
- PERMANENT VEGETATIVE COVER: SEE SPECIFICATIONS

TEMPORARY MULCHING:

ESTABLISHMENT

STRAY OR HAY 70-90 LBS./1,000 SQ.FT.

(TEMPORARY VEGETATIVE AREAS)

WOOD FIBER IN HYDROMULCH SLURRY 25-50 LBS./1,000 SQ. FT.

- 1. SMOOTH AND FIRM SEEDBED WITH CULTIPACKER OR OTHER SIMILAR EQUIPMENT PRIOR TO SEEDING (EXCEPT WHEN HYDROSEEDING).
- 2. SELECT ADAPTED SEED MIXTURE FOR THE SPECIFIC SITUATION. NOTE RATES AND THE SEEDING DATES (SEE VEGETATIVE COVER SELECTION & MULCHING SPEC. BELOW).
- 3. APPLY SEED UNIFORMLY ACCORDING TO RATE INDICATED, BY BROADCASTING, DRILLING, OR HYDRAULIC APPLICATION.
- 4. COVER GRASS AND LEGUME SEED WITH NOT MORE THAN 1/4 INCH OF SOIL WITH SUITABLE EQUIPMENT (EXCEPT WHEN HYDROSEEDING).
- 5. MULCH IMMEDIATELY AFTER SEEDING, IF REQUIRED, ACCORDING TO TEMPORARY MULCHING SPECIFICATIONS. (SEE VEGETATIVE COVER SELECTION & MULCHING SPECIFICATION BELOW).
- 6. USE PROPER INOCULANT ON ALL LEGUME SEEDINGS, USE FOUR (4) TIMES NORMAL RATES WHEN HYDROSEEDING.
- 7. USE SOD WHERE THERE IS A HEAVY CONCENTRATION OF WATER AND IN CRITICAL AREAS WHERE IT IS IMPORTANT TO GET A QUICK VEGETATIVE COVER TO PREVENT EROSION.

- 1. TEST FOR SOIL ACIDITY EVERY THREE (3) YEARS AND LIME AS REQUIRED.
- 2. ON SITES WHERE GRASSES PREDOMINATE, BROADCAST ANNUALLY 500 POUNDS OF 10-10-10 FERTILIZER PER ACRE (12 LBS. PER 1,000 SQ. FT.) OR AS NEEDED ACCORDING TO ANNUAL SOIL TESTS.
- 3. ON SITES WHERE LEGUMES PREDOMINATE, BROADCAST EVERY THREE (3) YEARS OR AS INDICATED BY SOIL TEST 300 POUNDS OF 0-20-20 OR EQUIVALENT PER ACRE (8 LBS PER 1,000 SQ. FT.).

EROSION CHECKS

1. TEMPORARY PERVIOUS BARRIERS USING BALES OF HAY OR STRAW, HELD IN PLACE WITH STAKES DRIVEN THROUGH THE BALES AND INTO THE GROUND OR GEOTEXTILE FABRIC FASTENED TO A FENCE POST AND BURIED INTO THE GROUND, SHALL BE INSTALLED AND MAINTAINED AS REQUIRED TO CHECK EROSION AND REDUCE SEDIMENTATION.

1. BALES SHOULD BE PLACED IN A ROW WITH ENDS TIGHTLY ABUTTING THE

- 2. EACH BALE SHALL BE EMBEDDED INTO THE SOIL A MINIMUM OF FOUR (4")
- 3. BALES SHALL BE SECURELY ANCHORED IN PLACE BY WOOD STAKES OR REINFORCEMENT BARS DRIVEN THROUGH THE BALES AND INTO THE GROUND. THE FIRST STAKE IN EACH BALE SHALL BE ANGLED TOWARD THE PREVIOUSLY LAID BALE TO FORCE BALES TOGETHER.
- 4. GEOTEXTILE FABRIC SHALL BE SECURELY ANCHORED AT THE TOP OF A THREE FOOT (3') HIGH FENCE AND BURIED A MINIMUM OF FOUR INCHES (4") TO THE SOIL. SEAMS BETWEEN SECTIONS OF FILTER FABRIC SHALL OVERLAP A MINIMUM OF TWO FEET (2').
- INSTALLATION AND MAINTENANCE:

FAILURE INDICATORS

EXCESSIVE SEDIMENT ACCUMULATION

PHYSICAL DAMAGE OR DECOMPOSITION

EVIDENCE OF OVERTOPPED OR UNDERCUT

- EVIDENCE OF SIGNIFICANT FLOWS EVADING

SEDIMENT IN ROADWAY ADJACENT TO SITE

FAILED HAY BALES / SILT FENCE

DRAINAGE SYSTEM OUTFLOW.

SIGNIFICANT SILT PRESENCE IN STORM

OVERTOPPING EVIDENCE

REPETITIVE FAILURE

- 1. BALED HAY EROSION BARRIERS SHALL BE INSTALLED AT ALL STORM SEWER
- 2. BALED HAY EROSION BARRIERS AND GEOTEXTILE FENCE SHALL BE INSTALLED AT THE LOCATION INDICATED ON THE PLAN AND IN ADDITIONAL AREAS AS MAY BE DEEMED APPROPRIATE DURING CONSTRUCTION.
- 3. ALL EROSION CHECKS SHALL BE MAINTAINED UNTIL ADJACENT AREAS ARE
- AFTER HEAVY RAIN) AND REPAIR OR REPLACEMENT SHALL BE MADE PROMPTLY AS NEEDED.

4. INSPECTION SHALL BE FREQUENT (AT MINIMUM MONTHLY AND BEFORE AND

REMOVAL

ST MAY BE REMOVED ONCE THE

CONTRIBUTING DRAINAGE AREA IS

ILT FENCE MAY BE REMOVED AFTER

JPHILL AND SENSITIVE AREAS HAVE

ONSTRUCTION ENTRANCE MAY BE

PERMANENTLY STABILIZED, AND ALL

BEEN PERMANENTLY PAVED.

INLET PROTECTION MAY BE

THER SECTIONS OF ROADWAY HAVI

REMOVED ONCE THE SITE HAS BEEN

ECTIONS OF ROADWAY HAVE BEEN

MANENTLY STABILIZED, AND ALL

MOVED ONCE THE SITE HAS BEEN

EEN PERMANENTLY STABILIZED.

ERMANENTLY STABILIZED.

5. EROSION CHECKS SHALL BE REMOVED WHEN THEY HAVE SERVED THEIR USEFULNESS SO AS NOT TO BLOCK OR IMPEDE STORMWATER FLOW OR

2 EACH DUMP STRAPS **EXPANSION RESTRAINT** (1/4" NYLON ROPE, 2 FLAT WASHERS) 1" REBAR FOR BAR REMOVAL FROM INLET — DUMP STRAP SILTSACK -OPTIONAL METAL HANGING FRAME FOR TRAFFIC CONDITIONS

INLET SEDIMENT CONTROL DEVICE

SILTSACK **SPECIFICATIONS**

 THE SILTSACK WILL BE MANUFACTURED FROM A WOVEN POLYPROPYLENE FABRIC THAT MEETS OR EXCEEDS THE FOLLOWING SPECIFICATIONS.

REGULAR FLOW SILTSACK

FOR AREAS OF LOW TO MODERATE PRECIPITATION AND RUN-OFF)				
PROPERTIES	TEST METHOD	UNITS		
GRAB TENSILE STRENGTH	ASTM D-4632	300 LBS		
CDAD TENCTI E EL ONGATIO	N ACTM D 4622	200/		

GRAB TENSILE ELONGATION ASTM D-4632 ASTM D-4833 120 LBS MULLEN BURST ASTM D-3786 800 PSI ASTM D-4533 120 LBS TRAPEZOID TEAR **UV RESISTANCE** ASTM D-4355 APPARENT OPENING SIZE ASTM D-4751 40 US SIEVE ASTM D-4491 FLOW RATE 40GAL/MIN/SQ FT PERMITTIVITY ASTM D-4491 0.55 SEC-1

HI-FLOW SILTSACK

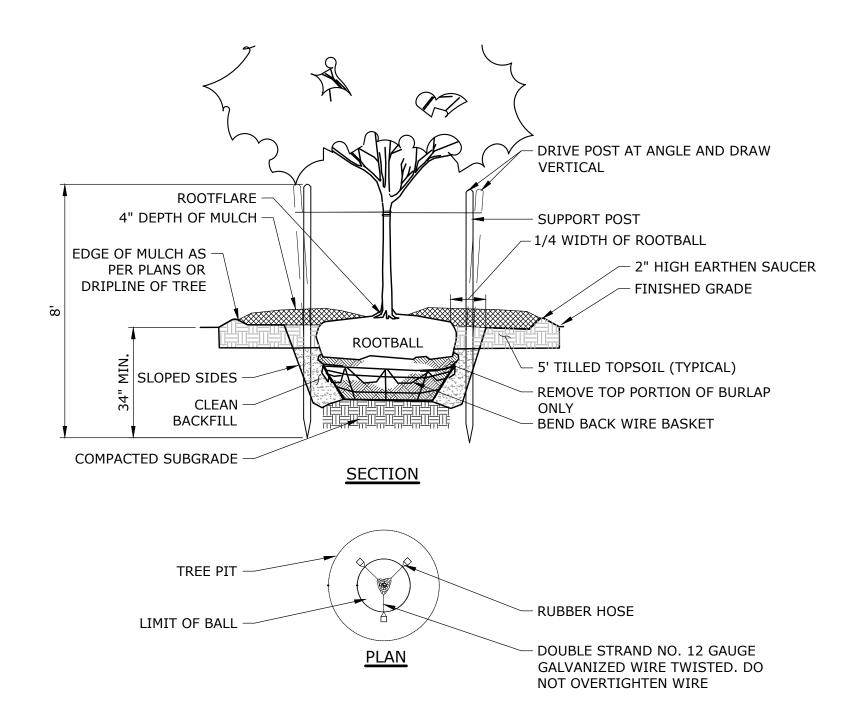
(FOR AREAS OF MODERATE TO HEAVY PRECIP	ITATION AND RUN-OFF)	
PROPERTIES	TEST METHOD	UNITS
GRAB TENSILE STRENGTH GRAB TENSILE ELONGATION PUNCTURE MULLEN BURST TRAPEZOID TEAR UV RESISTANCE APPARENT OPENING SIZE FLOW RATE PERMITTIVITY	ASTM D-4632 ASTM D-4632 ASTM D-4833 ASTM D-3786 ASTM D-4533 ASTM D-4355 ASTM D-4751 ASTM D-4491 ASTM D-4491	265 LBS 20% 135 LBS 420 PSI 45 LBS 90% 20 US SIEVE 200 GAL/MIN/SQ FT 1.5 SEC-1

(FOR AREAS WHERE THERE IS A CONCERN FOR OIL RUN-OFF OR SPILLS)

DEPENDING ON YOUR PARTICULAR APPLICATION, THE SILTSACK CAN BE MADE FROM EITHER ONE OF THE ABOVE FABRICS WITH AND

OIL-ABSORBANT PILLOW INSERT OR, MADE COMPLETELY FROM AN OIL-ABSORBANT SILTSACK, WITH A WOVEN PILLOW INSERT.

FENCE POST (TYPICAL) - AMOCO PROPEX SILT STOP SEDIMENT CONTROL FABRIC OR APPROVED EQUAL (GEOTEXTILE) EXISTING -**GRADE** BURY END OF GEOTEXTILE MIN. 6" INTO SOIL SEDIMENT FILTER FENCE



1. SUPPORT STAKES SHALL BE REMOVED BY THE CONTRACTOR ONE YEAR AFTER INSTALLATION.

TREE PLANTING

MILONE & MACBRO

/ENTORY

AWG AWG **AS NOTED FEBRUARY 21, 2019** 1865-30

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STORMWATER MAINTENANCE PROGRAM UPON SITE DEVELOPMENT, THERE WILL BE A NEED TO PERIODICALLY MAINTAIN STORMWATER SYSTEMS ON THE PROPERTY. THE STORMWATER SYSTEM CONSISTS OF PIPING AND CATCH BASINS AND DETENTION BASINS. IN ORDER TO ENSURE OPTIMAL PERFORMANCE OF THE SYSTEM, THE FOLLOWING STORMWATER MAINTENANCE PROGRAM HAS BEEN ESTABLISHED. THE PROPERTY OWNER WILL BE RESPONSIBLE FOR IMPLEMENTATION OF THIS PROGRAM. A LOG OF ALL INSPECTION AND CLEANING SHALL BE MAINTAINED BY THE OWNER AND BE AVAILABLE FOR INSPECTION.

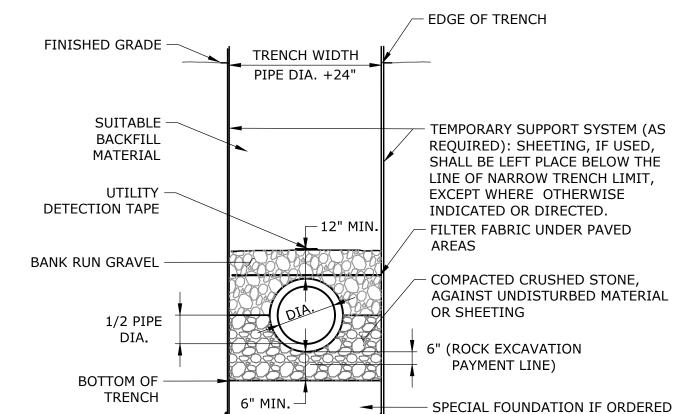
TYPICALLY WHEN THE SITE IS SWEPT IN THE SPRING AFTER WINTER SANDING AND IN THE FALL AFTER ALL THE LEAVES HAVE FALLEN. SITE SWEEPING SHALL BE PROVIDED BETWEEN APRIL 15 AND MAY 15 EACH SPRING.

SEDIMENT SHOULD BE REMOVED WHEN IT EXTENDS TO WITHIN 6 INCHES OF THE OUTLET PIPE INVERT OR NOT LESS THAN ONCE PER YEAR, CLEANOUT WITH A VACUUM TRUCK IS GENERALLY THE BEST AND MOST CONVENIENT METHOD. THE SEDIMENT SHALL BE DISPOSED OF IN AN APPROVED OFF-SITE LOCATION IN ACCORDANCE WITH TOWN AND STATE REQUIREMENTS.

THE ROADWAY SHALL BE SWEPT ANNUALLY. SWEEPING SHOULD OCCUR IN THE SPRING AFTER WINTER SANDING, BETWEEN APRIL 15 AND MAY 15. SALT ALTERNATIVES SHALL BE USED DURING WINTER MONTHS FOR DEICING.

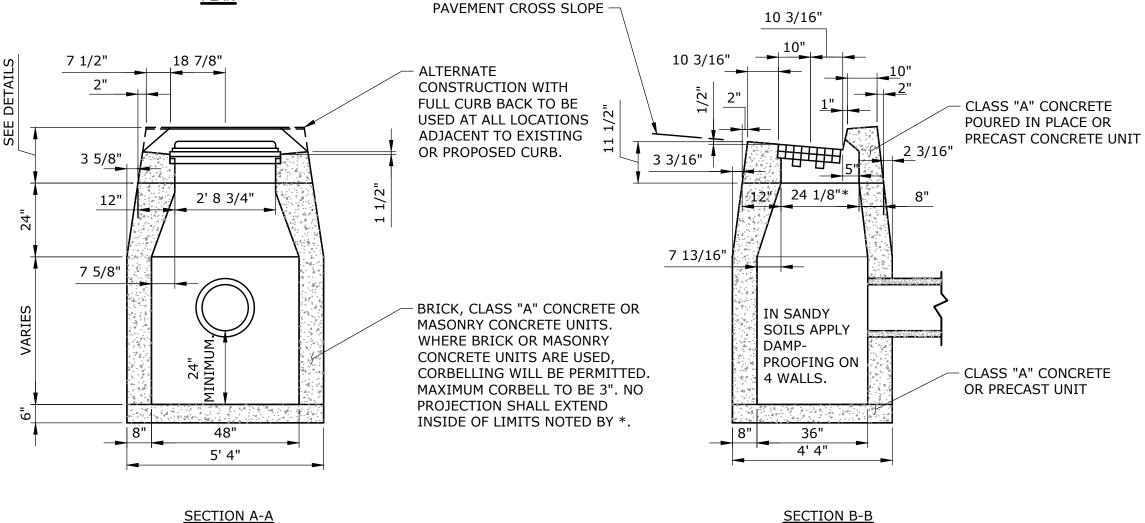
THE UNDERGROUND DETENTION GALLEY SYSTEMS SHALL BE COMPLETELY CLEANED OF ACCUMULATED DEBRIS AND SEDIMENT UPON COMPLETION OF CONSTRUCTION. THE GALLERIES SHALL BE INSPECTED QUARTERLY, AND ACCUMULATED SEDIMENT SHALL BE REMOVED AND ANY REPAIRS MADE TO THE UNITS AS REQUIRED TO ENSURE PROPER FUNCTIONING OF THE STRUCTURES. THESE STRUCTURES WILL BE MAINTAINED YEARLY, OR MORE FREQUENTLY AS REQUIRED. WASTE MATERIAL WILL BE PROPERLY DISPOSED OF

VEGETATED COVER OR IMPROVED COVER SHALL BE MAINTAINED ON ALL EARTH SURFACES TO MINIMIZE SOIL EROSION. USE OF FERTILIZER SHOULD BE MINIMIZED AND APPLIED USING PRUDENT APPLICATION PROCESSES.



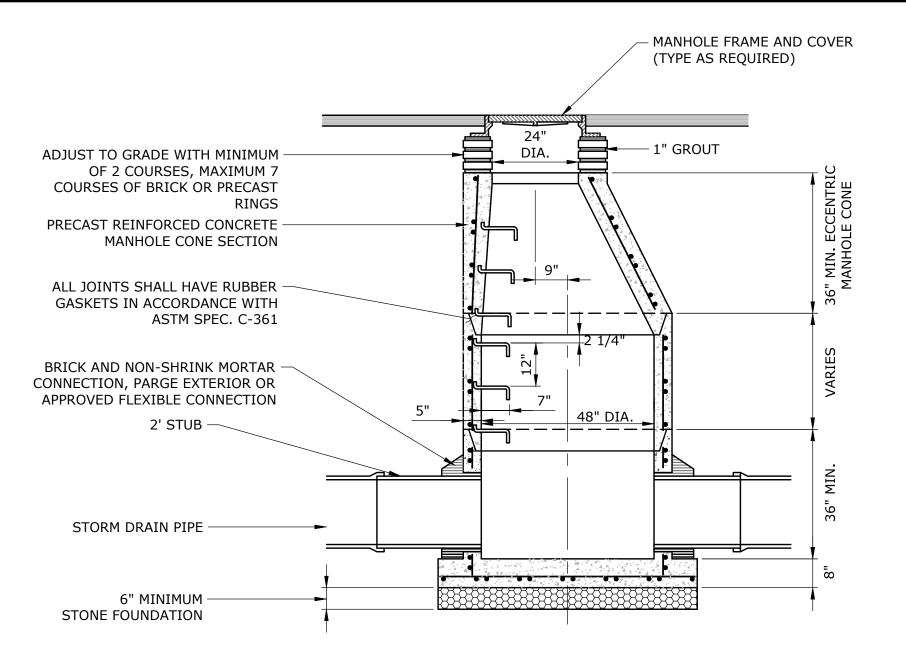
STORM TRENCH

BY ENGINEER



- 1. WHEN CATCH BASIN IS SET IN CONCRETE PAVEMENT. THE 1/2" SLOPE ON THE TOP SURFACE SHALL BE CHANGED TO MATCH ADJOINING PAVEMENT.
- 2. WHERE PRECAST CONCRETE UNIT IS USED FOR SUMP, THE TOP OF THE UNIT SHALL BE AT LEAST 6" BELOW THE BOTTOM OF THE PIPE OUTLET FROM THE CATCH BASIN.

TYPE "C" CATCH BASIN NOT TO SCALE



1. WHEN THE VERTICAL CLEARANCE BETWEEN THE PIPES IS LESS THAN

6" THE 'C' SHALL EQUAL VERTICAL CLEARANCE PLUS 3".

CONCRETE ENCASEMENT NOT TO SCALE

CLASS "A" -CONCRETE

NOTES:

1. 5' OR 6' DIAMETER PRECAST BASES MAY BE REQUIRED DUE TO SIZE OR NUMBER OF PIPES AT THE MANHOLE. PRECAST REDUCERS WILL BE PLACED ABOVE THE 5' OR 6' BASES AS DIRECTED BY THE ENGINEER. WALL THICKNESS TO INCREASE BY 1" FOR EACH 1'-0" OF INSIDE DIAMETER.

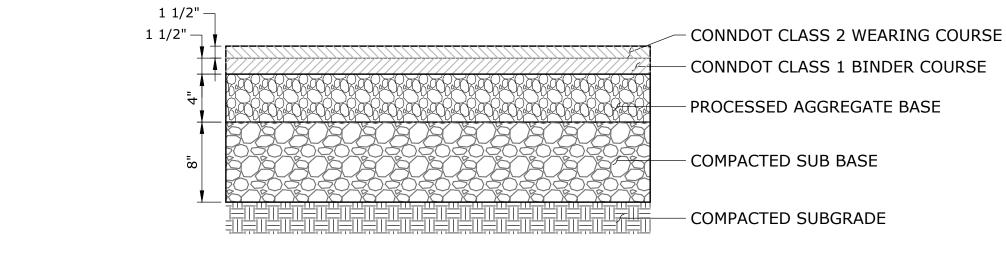
STANDARD MANHOLE FRAME AND COVER -FOR ACCESS AND CLEANING. EXTEND TO FINISH GRADE. SEE UTILITIES PLAN FOR MANHOLE LOCATIONS COMPACTED SELECTED MATERIAL --1" BROKEN STONE OR SCREENED GRAVEL FINISH GRADE NON-WOVEN FILTER FABRIC -4" PERFORATED UNDERDRAIN -INV.=28.1 PRECAST CONCRETE LEACHING GALLEY 12" 12" UNCOMPACTED SUBGRADE -12" STONE BASE

NOTE: 1) DIMENSIONS REPRESENT THE 24" LOW PROFILE HS-20 LOADING LEACHING GALLEY FROM UNITED CONCRETE PRODUCTS, INC. USED FOR THE DESIGN COMPUTATIONS.

2) ALL PRECAST CONCRETE GALLERIES SHALL MEET AASHTO H-20 LOADING REQUIREMENTS.

UNDERGROUND RETENTION GALLERIES - TYPICAL SECTION

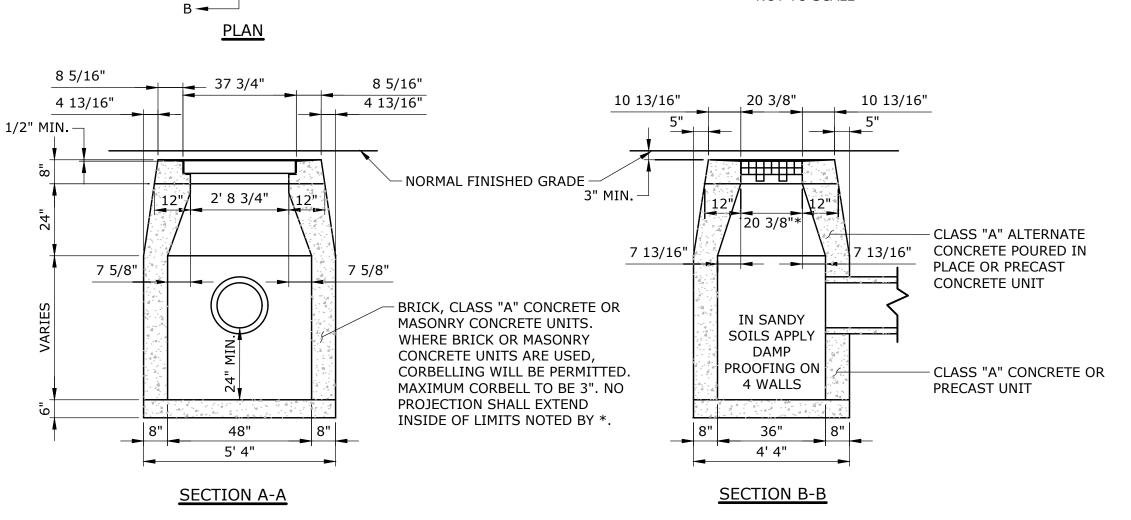
PRECAST CONCRETE STORM DRAINAGE MANHOLE NOT TO SCALE



BITUMINOUS CONCRETE DRIVE

NOT TO SCALE

BITUMINOUS CONCRETE SURFACE OF PAVEMENT SEE **BITUMINOUS CONCRETE** PAVEMENT DETAIL **BITUMINOUS CONCRETE CURB** 5' 4"

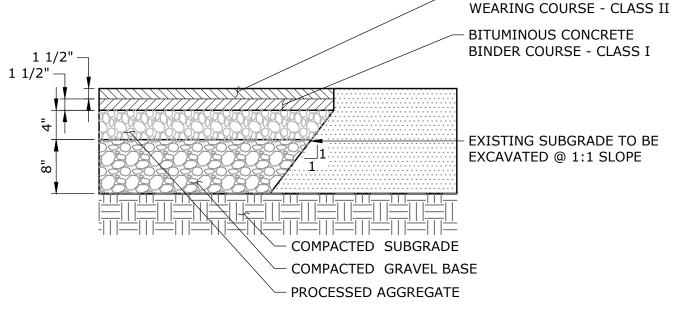


NOTES:

WHERE PRECAST CONCRETE UNIT IS USED FOR SUMP, THE TOP OF THE UNIT SHALL BE AT LEAST 6" BELOW THE BOTTOM OF THE PIPE OUTLETTING FROM THE CATCH BASIN.

TYPE "C-L" CATCH BASIN

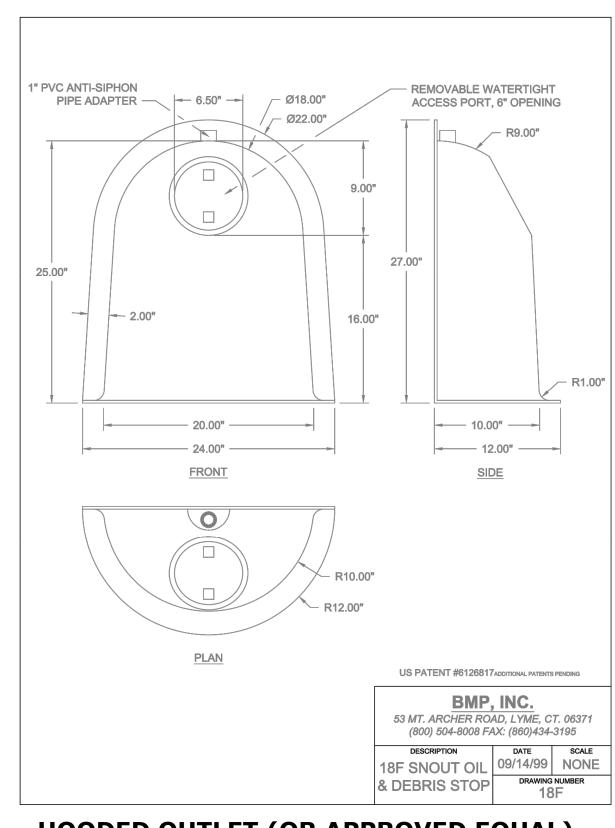
NOT TO SCALE



BITUMINOUS CONCRETE

PRIOR TO PAVING, SAWCUT EDGE OF EXIST. PAVEMENT, CLEAN & PAINT WITH LIQUID BITUMEN (TYPICAL) FINAL BITUMINOUS CONCRETE BINDER COURSE TO MEET ELEV. OF EXISTING PAVEMENT.

PAVEMENT REPAIR



HOODED OUTLET (OR APPROVED EQUAL)

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