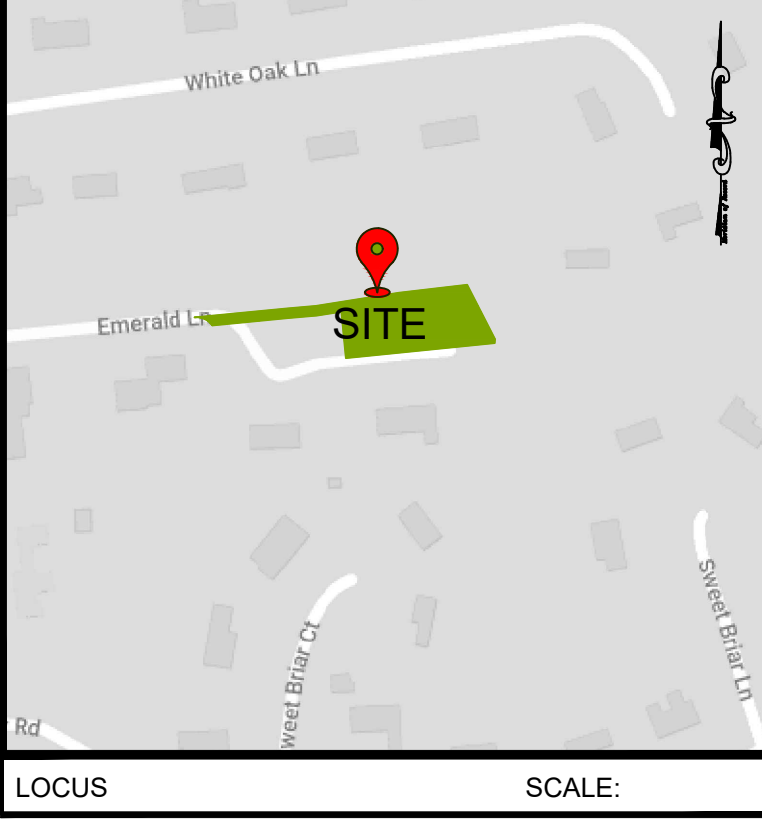




ZONE: RA-1



Standard City of Stamford Notes:

- 1. A Street Opening Permit is required for all work within the City of Stamford Right-of-Way.
2. All work within the City of Stamford Right-of-Way shall be constructed to City of Stamford requirements...
3. The Engineering Bureau of the City of Stamford shall be notified three days prior to any commencement of construction...
4. Trees within the City of Stamford Right-of-Way to be removed shall be posted in accordance with the Tree Ordinance.
5. Prior to any excavation the Contractor and/or Applicant/Owner, in accordance with Public Act 77-350, shall be required to contact 'Call Before You Dig' at 1-800-922-4455 for mark out of underground utilities.
6. All retaining walls three (3) feet or higher measured from finished grade at the bottom of the wall to finished grade at the top of the wall and retaining walls supporting a surcharge or impounding Class I, II or III-A liquids are required to have a Building Permit...
7. Certification will be required by a professional engineer licensed in the State of Connecticut that work has been completed in compliance with the approved drawings.
8. A Final Improvement Location Survey will be required by a professional land surveyor licensed in the State of Connecticut.
9. Connection to a city-owned storm sewer shall require the Waiver Covering Storm Sewer Connection to be filed with the City of Stamford Engineering Bureau.
10. Granite block or other decorative stone or brick, depressed curb, driveway apron and curbing within the City of Stamford Right-of-Way shall require the Waiver Covering Granite Block Depressed Curb and Driveway Aprons to be filed with the City of Stamford Engineering Bureau.
11. Sediment and erosion controls shall be maintained and repaired as necessary throughout construction until the site is stabilized.
12. To obtain a Certificate of Occupancy, submittal must include all items outlined in the Checklist for Certificate of Occupancy (Appendix D of the City of Stamford Drainage Manual).
13. Reference EPB Permit #, Zoning Permit #, Zoning Board of Appeals #, Subdivision #, if applicable.

EROSION CONTROL NARRATIVE:

THE PURPOSE OF THIS SEDIMENT AND EROSION NARRATIVE, DETAILS AND NOTES IS TO OUTLINE A PROGRAM THAT MINIMIZES SOIL EROSION DURING CONSTRUCTION. THE PRIMARY POLICIES OF THIS PROGRAM ARE:

- a) AVOID CONTAMINATION OF ADJACENT NEIGHBORING PROPERTIES AND DOWN GRADIENT MUNICIPAL ROADWAYS.
b) TRAPPING PARTICLES AT THEIR SOURCE BY PROMPTLY STABILIZING DISTURBED AREAS.
c) AVOID CONCENTRATION OF WATER OR STORM WATER RUNOFF.
d) AVOID CONTAMINATION OF EXISTING STORM DRAIN STRUCTURES AND DRAINAGE PIPES.
e) MAINTENANCE SHALL BE WEEKLY AND AFTER EVERY STORM EVENT FOR ALL CONTROLS TO ENSURE THEY ARE FUNCTIONING PROPERLY.
1. PROPOSED EROSION CONTROLS SHALL BE INSTALLED TO THE LOCATIONS AND DETAILS SHOWN ON THESE PLANS PRIOR TO CONSTRUCTION AS APPROVED IN THE FIELD BY THE APPROPRIATE MUNICIPAL AGENCY PERSONNEL. PROPOSED CONSTRUCTION PHASING TO BE DETERMINED IN CONSULTATION WITH THE APPROPRIATE MUNICIPAL AGENCY PRIOR TO THE START OF CONSTRUCTION.
2. LAND DISTURBANCE WILL BE KEPT TO A MINIMUM. RESTABILIZATION WILL BE SCHEDULED AS SOON AS POSSIBLE WITH A MINIMUM OF 4 INCHES TOPSOIL, SEED AND MULCH. 'HYDRO-SEED' MAY BE REQUIRED BASED ON FIELD CONDITIONS FOR TEMPORARY GRASS GERMINATION DURING SEASONAL PLANTING PERIODS TO INSURE MINIMAL SEDIMENTATION AND EROSION.
3. HAY BALES AND SNOW FENCE AND/OR SILT CURTAIN BARRIERS WILL BE INSTALLED AT THE LOCATIONS INDICATED ON THESE PLANS AND, IF NEEDED, ALONG THE TOE OF ALL CUT AND FILL SLOPES. ALL EROSION CONTROLS SHALL BE REVIEWED WITH AND APPROVED BY THE APPROPRIATE MUNICIPAL AGENCY PERSONNEL PRIOR TO COMMENCEMENT OF CONSTRUCTION ACTIVITIES.
4. ALL CONTROL MEASURES WILL BE MAINTAINED DURING THE CONSTRUCTION PERIOD.
5. ADDITIONAL CONTROL MEASURES WILL BE INSTALLED DURING THE CONSTRUCTION PERIOD IF NECESSARY OR REQUIRED.
6. SEDIMENT REMOVED FROM CONTROL STRUCTURES WILL BE DISPOSED OF IN A MANNER WHICH IS CONSISTENT WITH THE INTENT OF THESE PLANS AND/OR AS DIRECTED BY THE MUNICIPAL STAFF.
7. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO INCLUDE THE INSTALLATION AND MAINTENANCE OF CONTROL MEASURES. INFORMING ALL PARTIES ENGAGED ON THE CONSTRUCTION SITE OF THE REQUIREMENTS AND OBJECTIVES OF THE PLAN, NOTIFYING THE MUNICIPAL STAFF OF ANY TRANSFER OF THIS RESPONSIBILITY, AND FOR CONVEYING A COPY OF THESE PLANS IF THE TITLE TO THE LAND IS TRANSFERRED.
8. THE EROSION CONTROLS (WHICH WILL BE INSTALLED IMMEDIATELY DOWNSTREAM OF THE PROPOSED CONSTRUCTED AREAS) SHALL BE INSPECTED PERIODICALLY AND ESPECIALLY FOLLOWING ANY PERIODS OF EXTENDED PRECIPITATION. ANY SILTATION WHICH WAS ACCUMULATED UPSLOPE OF THE PROPOSED EROSION BARRIERS IF GREATER THAN 6 INCHES IN DEPTH SHALL BE REMOVED AND THE EROSION CONTROLS CHECKED AND REPAIRED AS NECESSARY TO INSURE THAT NO BREACHING OCCURRED. ALL LAWN AND PROPOSED PLANTED AREAS SHALL BE CHECKED TO INSURE THAT GERMINATION HAS OCCURRED AND ANY REQUIRED ADJUSTMENTS PERFORMED AS NECESSARY PRIOR TO REMOVE OF TEMPORARY CONSTRUCTION EROSION CONTROLS.
9. TREES TO BE CUT, FALLEN TREES OR BUSH WITHIN DESIGNATED PROPOSED CONSTRUCTION AREAS SHALL BE CUT TO FIREPLACE LENGTHS AND STACKED OUTSIDE OF THOSE AREAS. FEED SMALLER BRANCHES AND TWIGS THROUGH CHIPPER AND STOCKPILE. ALL STOCKPILES SHALL BE OUTSIDE OF DRIP LINES OF PROTECTED TREES.
10. TREES TO BE SAVED SHALL BE Banded WITH A BRIGHT-COLORED SURVEYOR'S RIBBON LOCATED AT A HEIGHT VISIBLE TO EQUIPMENT OPERATORS. TREE ARMORING PROTECTION MEASURES SHALL BE USED AS SHOWN IN THE DETAIL ON THIS PLAN.
11. INDIVIDUAL TREES OR STANDS TO BE SAVED WITHIN DESIGNATED AREAS OF PROPOSED STRUCTURES SHALL BE PROTECTED BY FENCING WHICH CIRCUMSCRIBES THE DRIP LINE OF THE INDIVIDUAL GROUP PER THE DETAIL ON THIS DRAWING.

GENERAL NOTES:

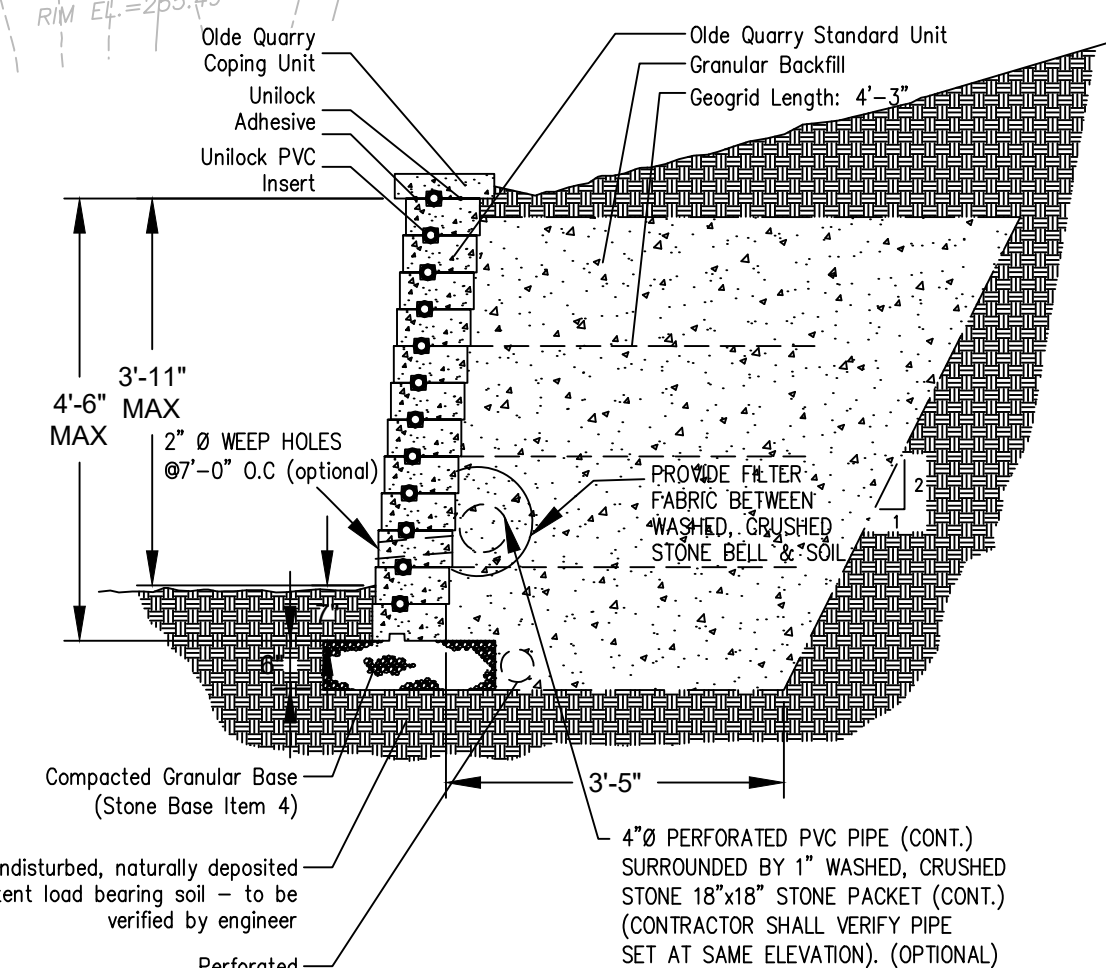
- 1. THIS PLAN IS FOR AN APPLICATION TO THE STAMFORD ENVIRONMENTAL PROTECTION BOARD (EPB) & BUILDING DEPARTMENT FOR THE CONSTRUCTION OF AN IN-GROUND SWIMMING POOL AND RETAINING WALL AS INDICATED HEREON. THIS PLAN IS NOT TO BE USED AS A FINAL CONSTRUCTION PLAN. ADDITIONAL DETAILS MAY BE REQUIRED PRIOR TO ANY ACTUAL CONSTRUCTION.
2. THE SUBJECT PROPERTY IS CURRENTLY SERVED BY TOWN WATER LINE AND OTHER UTILITY CONNECTIONS AND WILL REMAIN AS IS FOR THIS PROPOSAL.
3. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR THE MEANS, METHODS AND SEQUENCES OF CONSTRUCTION AND FOR THE SAFETY OF WORKERS AND OTHERS ON THE CONSTRUCTION SITE. THE CONTRACTOR SHALL ALSO LOCATE AND VERIFY THE SIZE, LOCATION, DEPTH AND INVERTS OF ANY AND ALL EXISTING UTILITIES PRIOR TO COMMENCING OPERATIONS. THE CONTRACTOR SHALL ALSO BE REQUIRED TO CONTACT THE TOLL FREE 'CALL-BEFORE-YOU-DIG' PHONE NUMBER AT 1-800-992-4455.
4. THE EXISTING DRIVEWAY WILL SERVE AS THE MACHINERY ACCESS ROUTE.
5. SUGGESTED LOCATIONS AND DETAILS OF EROSION CONTROL MEASURES ARE INDICATED HEREON. TREE PROTECTION MEASURES ARE ALSO INDICATED HEREON AND SHALL BE IMPLEMENTED AS REQUIRED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. EXACT LOCATIONS EROSION CONTROL MEASURES TO BE DETERMINED AT THE SITE BASED ON FIELD CONDITIONS BY THE CERTIFYING ENGINEER IN CONSULTATION WITH THE APPROPRIATE TOWN AGENCY STAFF.
6. RESTORE ALL DISTURBED AREAS WITH A MINIMUM OF FOUR (4") INCHES OF TOPSOIL, SEED, AND HAY MULCH UPON COMPLETION OF CONSTRUCTION.
7. EXACT SETBACK LINES AND PROPERTY LINES TO BE STAKED BY A LICENSED LAND SURVEYOR PRIOR TO CONSTRUCTION (NOT PART OF THIS CONTRACT).
8. EXCAVATED SOILS SHALL BE TEMPORARILY STORED OR STOCKPILED UPGRADE OF THE EROSION CONTROL MEASURES.
9. REFERENCE IS MADE TO A WETLAND/WATERCOURSE DELINEATION REPORT TITLED 'SOIL MAPPING & WETLAND/WATERCOURSE DELINEATION REPORT' PREPARED BY JAMES M. MCMANUS, MS, CPSS FROM JMM WETLAND CONSULTING SERVICES LLC DATED JUNE 28, 22.

LOT No. 4 (R.M. No. 11665 SLR)

Zoning Lot Area = 2.618 Ac. (114,040.08 Sq. Ft.)
Accessway Area = 0.201 Ac. (8,755.56 Sq. Ft.)
Total Lot Area = 2.819 Ac. (122,795.64 Sq. Ft.)

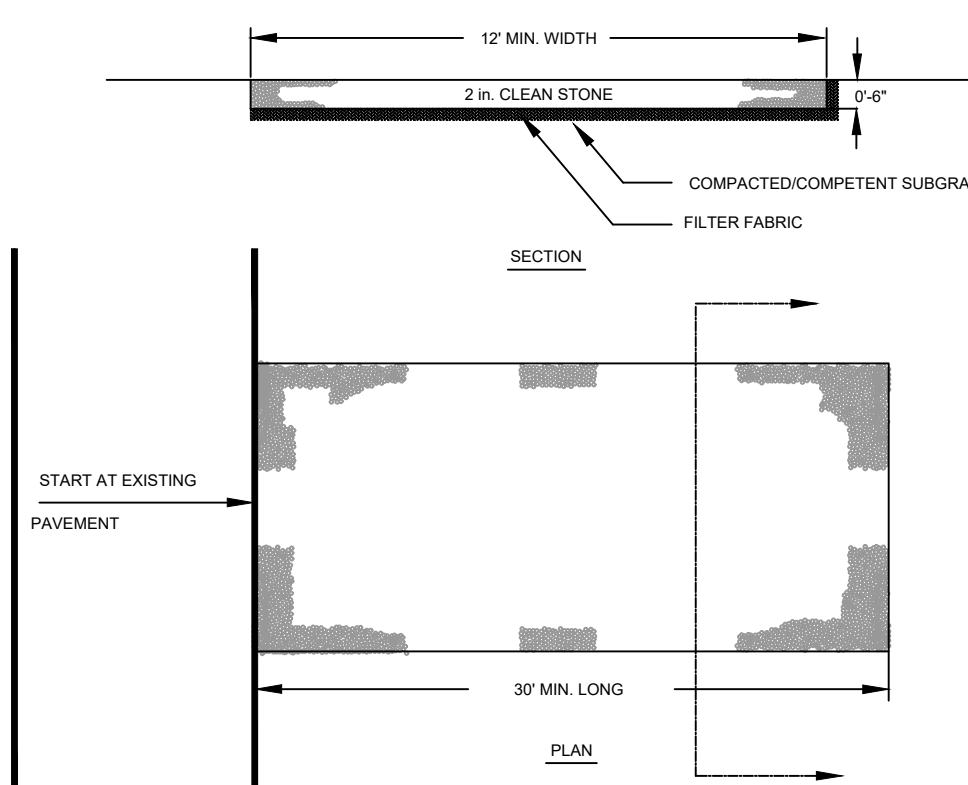
GENERAL CONSTRUCTION STAGING:

- 1. INSTALL EROSION & SEDIMENT CONTROLS.
2. INSTALL TREE PROTECTION AS REQUIRED.
3. MARK AND CUT TREES TO BE REMOVED.
4. STRIP TOPSOIL AND STOCKPILE IT WITH APPROPRIATE SEDIMENTATION CONTROL MEASURES.
5. ROUGH IN PROPOSED POOL AND CONSTRUCTION ACCESS.
6. EXCAVATE FOR PROPOSED FOUNDATION.
7. CONSTRUCT PROPOSED FOUNDATION.
8. BACKFILL AND ROUGH GRADE AROUND FOUNDATION.
9. INSTALL SEPTIC SYSTEM, STORM DRAINAGE SYSTEM, AND UTILITIES AS REQUIRED.
10. CONSTRUCT PROPOSED POOL AND RETAINING WALL.
11. CONSTRUCT STEPS AND WALKWAYS.
12. FINE GRADE AND STABILIZE ALL SLOPES.
13. LANDSCAPE AS REQUIRED.
14. REMOVE EROSION AND SEDIMENT CONTROLS.



UNILOCK RETAINING WALL SECTION

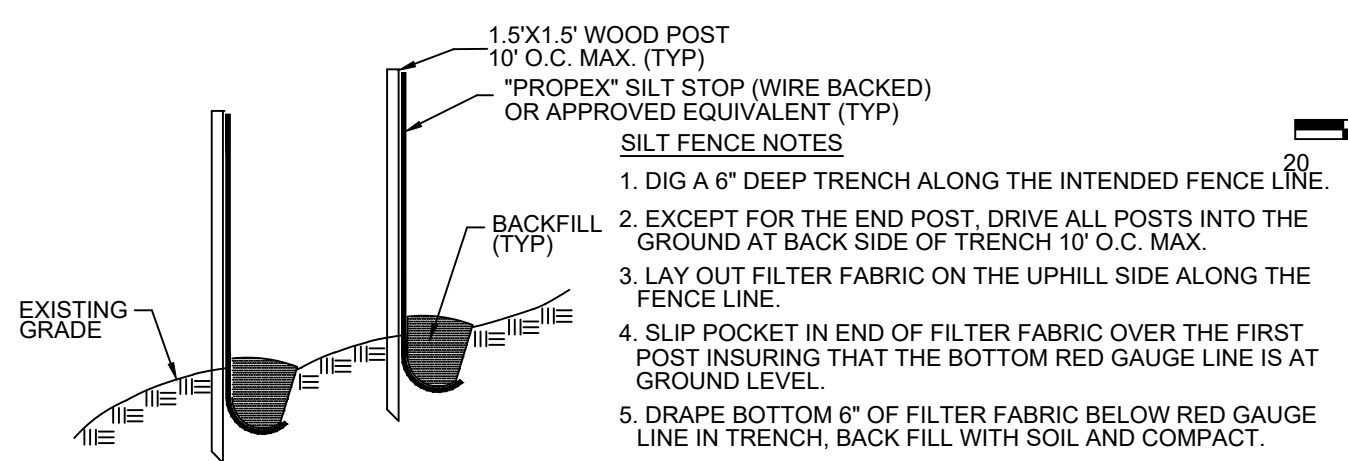
N.T.S.



ANTI-TRACKING PAD DETAIL

N.T.S.

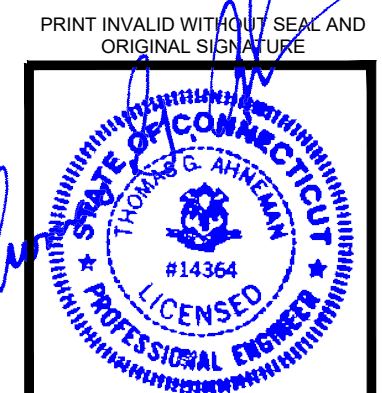
(SUGGESTED LOCATIONS SHOWN ON THE PLAN)



REINFORCED EROSION CONTROL SILT FENCE DETAIL

N.T.S.

GRAPHIC SCALE: 0 20 FEET



Revision table with columns: REV. #, REV. DESCRIPTION, DATE. Includes revisions for easement boundaries, pool fence relocation, and enclosure comments.

AhneMankirby logo and contact information: 1171 East Putnam Avenue, Riverside, CT 06878. Tel: 203.869.7707 - Fax: 203.869.4606. www.ahneMankirby.com

Project information: Date: January 25, 2023; Scale: 1" = 20'; Drawn/Checked by: IGH / TGA; Book #: 260.14; Job #: 22-314-06905; Reference: XXXXXXXXXXXXXXX

Prepared for: AJIT DIVARANIYA (Tax ID: 003-8955) PROPOSED EASEMENT SWAP PE-1