

MCM HOLDINGS LLC  
 40 WOODLAND STREET  
 HARTFORD, CT 06105  
 OFFICE: (888) 973-7483

Cellco Partnership d/b/a  
**verizon**  
 WIRELESS

20 ALEXANDER DRIVE  
 WALLINGFORD, CT 06492

**ALL-POINTS**  
 TECHNOLOGY CORPORATION

567 VAUXHALL STREET EXTENSION - SUITE 311  
 WATERFORD, CT 06385 PHONE: (860)-663-1697  
 WWW.ALLPOINTS TECH.COM FAX: (860)-663-0935

PETITION DOCUMENTS

NO	DATE	REVISION
0	01/26/23	FOR REVIEW: RCB
1	02/17/23	CLIENT REVISIONS: RCB
2	10/30/23	INTERROGATORY REVS: RCB
3		
4		
5		
6		

DESIGN PROFESSIONALS OF RECORD

PROF: ROBERT C. BURNS P.E.  
 COMP: ALL-POINTS TECHNOLOGY CORPORATION, P.C.  
 ADD: 567 VAUXHALL STREET EXT. SUITE 311 WATERFORD, CT 06385

DEVELOPER: MCM HOLDINGS LLC  
 ADDRESS: 40 WOODLAND STREET HARTFORD, CT 06132 (888) 973-7483

MCM HOLDINGS, INC.  
 CAMP HOYT

SITE 3 MARCHANT ROAD  
 ADDRESS: REDDING, CT 06896

APT FILING NUMBER: CTS24100

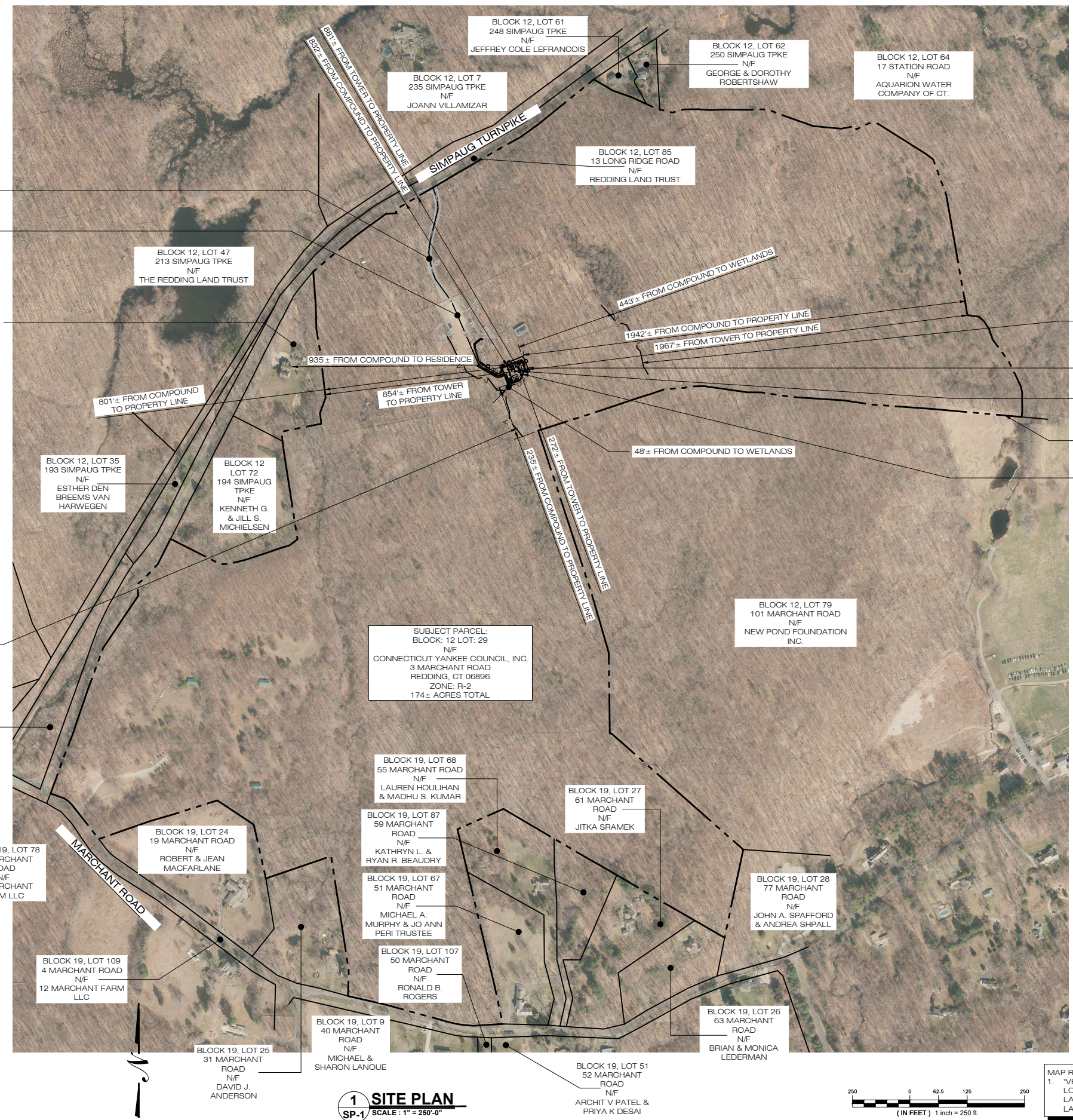
DATE: 01/26/23 DRAWN BY: JAB  
 CHECKED BY: RCB

SHEET TITLE:

SITE PLAN & ABUTTERS MAP

SHEET NUMBER:

**SP-1**



EXIST. WETLANDS DELINEATED BY ALL-POINTS TECHNOLOGY CORPORATION (TYP.)

PROJECT LIMITS OF DISTURBANCE (L.O.D.) = 13,300± SF ( 0.31± ACRES)

PROP. 150'± AGL MONOPOLE (PAINTED BROWN)

PROPERTY LINE (TYP.)

PROP. 6,800± SF IRREGULARLY SHAPED LEASE AREA & 4,880± SF FENCED GRAVEL COMPOUND AREA

EXISTING PAVED DRIVEWAY

COMPOUND ACCESS THROUGH EXIST. PAVED DRIVEWAY / GRAVEL AREA & PROP. GRAVEL ACCESS DRIVEWAY (APPROX. 960'±)

BLOCK 12, LOT 73  
 208 SIMPAUG TPKE  
 N/F  
 LUIS E. ALARCON &  
 VERONICA C. PONCE

EXIST. WETLANDS DELINEATED BY ALL-POINTS TECHNOLOGY CORPORATION (TYP.)

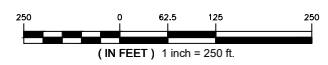
BLOCK 12, LOT 34  
 171 SIMPAUG TPKE  
 N/F  
 TOWN OF REDDING

BLOCK 19, LOT 78  
 12 MARCHANT ROAD  
 N/F  
 12 MARCHANT FARM LLC

BLOCK 19, LOT 109  
 4 MARCHANT ROAD  
 N/F  
 12 MARCHANT FARM LLC

BLOCK 19, LOT 25  
 31 MARCHANT ROAD  
 N/F  
 DAVID J. ANDERSON

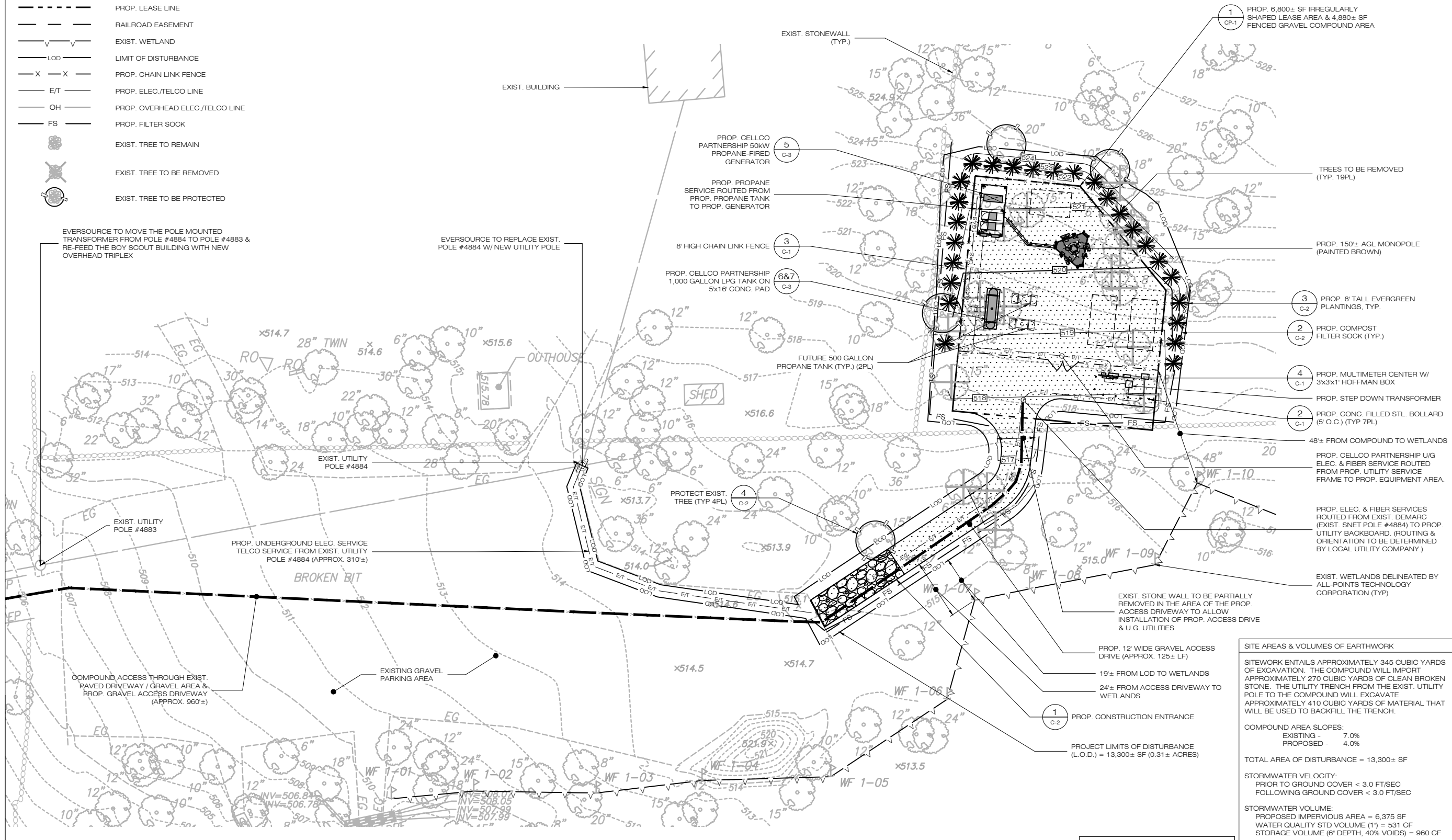
**1 SITE PLAN**  
 SP-1 SCALE: 1" = 250'-0"



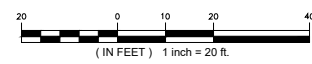
MAP REFERENCES:  
 1. \*VB101- COMPILATION & TOPOGRAPHIC SURVEY, PROPOSED CELL TOWER LOCATION, BLOCK NO. 12, LOT NO. 29, TOWN OF REDDING. PREPARED BY LANGANI CT, INC., 555 LONG WHARF DRIVE, NEW HAVEN, CT 06551. LATEST REVISION DATED: JANUARY 11, 2023.

**LEGEND**

- PROPERTY LINE
- - - PROP. LEASE LINE
- RAILROAD EASEMENT
- EXIST. WETLAND
- LOD LIMIT OF DISTURBANCE
- X - X - PROP. CHAIN LINK FENCE
- E/T - PROP. ELEC./TELCO LINE
- OH - PROP. OVERHEAD ELEC./TELCO LINE
- FS - PROP. FILTER SOCK
- EXIST. TREE TO REMAIN
- EXIST. TREE TO BE REMOVED
- EXIST. TREE TO BE PROTECTED



**1 PARTIAL SITE PLAN**  
 SP-2 SCALE: 1" = 20'-0"



NOTE:  
 19 TREES WILL NEED TO BE REMOVED IN CONSTRUCTION OF THE FACILITY.

6"-10" DIA.	8 TREES
10"-14" DIA.	5 TREES
>14" DIA.	6 TREES

**SITE AREAS & VOLUMES OF EARTHWORK**

SITING ENTAILS APPROXIMATELY 345 CUBIC YARDS OF EXCAVATION. THE COMPOUND WILL IMPORT APPROXIMATELY 270 CUBIC YARDS OF CLEAN BROKEN STONE. THE UTILITY TRENCH FROM THE EXIST. UTILITY POLE TO THE COMPOUND WILL EXCAVATE APPROXIMATELY 410 CUBIC YARDS OF MATERIAL THAT WILL BE USED TO BACKFILL THE TRENCH.

COMPOUND AREA SLOPES:  
 EXISTING - 7.0%  
 PROPOSED - 4.0%

TOTAL AREA OF DISTURBANCE = 13,300± SF

STORMWATER VELOCITY:  
 PRIOR TO GROUND COVER < 3.0 FT/SEC  
 FOLLOWING GROUND COVER < 3.0 FT/SEC

STORMWATER VOLUME:  
 PROPOSED IMPERVIOUS AREA = 6,375 SF  
 WATER QUALITY STD VOLUME (1") = 531 CF  
 STORAGE VOLUME (6" DEPTH, 40% VOIDS) = 960 CF

GROUND COVER TO BE ESTABLISHED AS FOLLOWS (U.O.N):  
 - WHITE CLOVER @ 0.20#/- SF  
 - TALL FESCUE @ 0.45#/- SF  
 - RYEGRASS @ 0.10#/- SF

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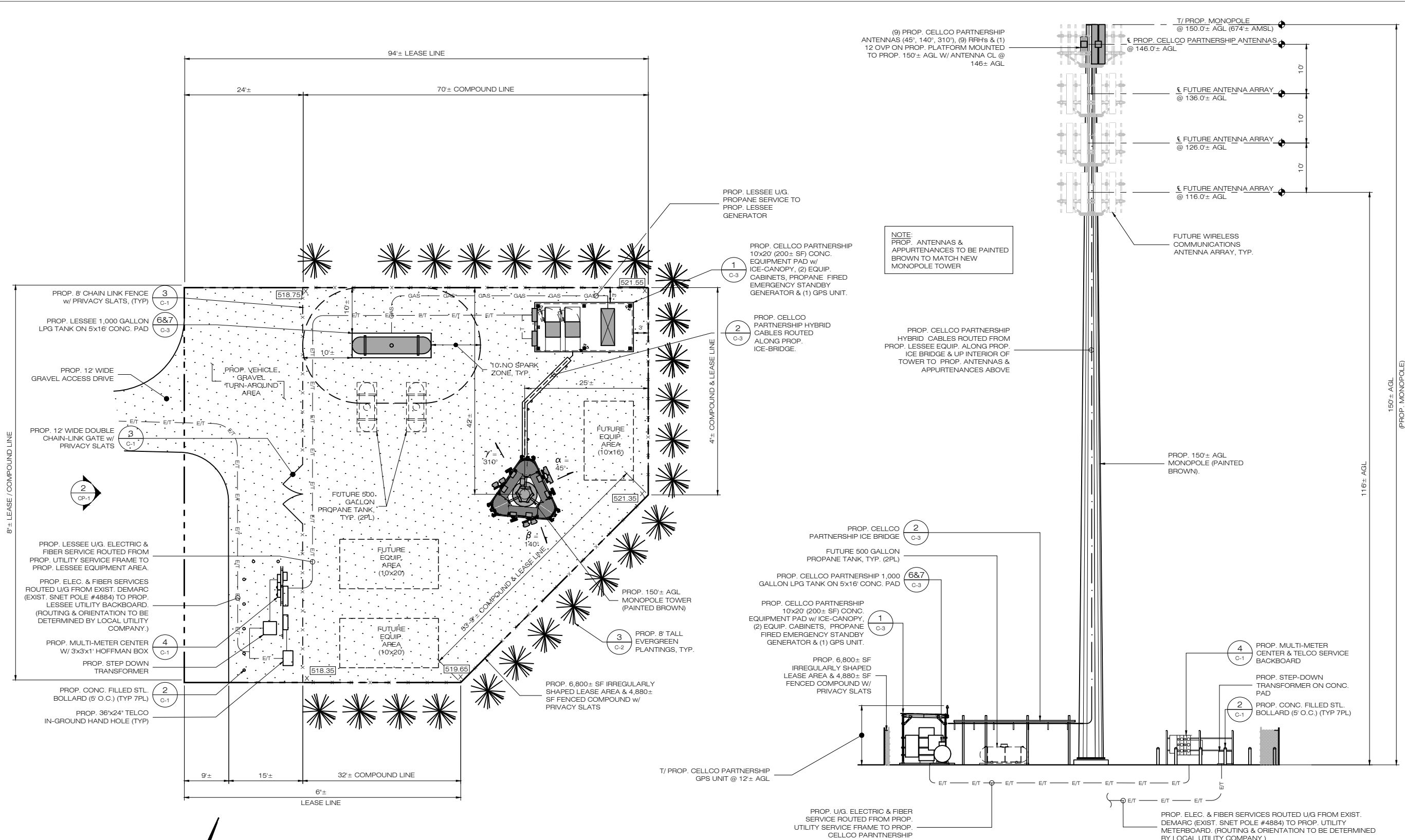
**SITE** 3 MARCHANT ROAD  
**ADDRESS:** REDDING, CT 06896

**APT FILING NUMBER:** CT524100

**DATE:** 01/26/23 **DRAWN BY:** JAB  
**CHECKED BY:** RCB

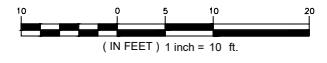
**SHEET TITLE:**  
**PARTIAL SITE PLAN**

**SHEET NUMBER:**  
**SP-2**



**1 COMPOUND PLAN**  
 CP-1 SCALE: 1" = 10'-0"

**2 WEST TOWER ELEVATION**  
 CP-1 SCALE: 1" = 10'-0"



**TOWER DESIGN NOTE:**  
 THE PROP. EQUIPMENT INSTALLATION INDICATED HEREIN IS SUBJECT TO A GEOTECHNICAL INVESTIGATION & THE COMPLETION OF A STRUCTURAL DESIGN OF THE PROP. SUPPORTING TOWER STRUCTURE.

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 ADDRESS: REDDING, CT 06896

APT FILING NUMBER: CTS24100

DATE: 01/26/23 DRAWN BY: JAB  
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SHEET TITLE:  
**COMPOUND PLAN & ELEVATION**

SHEET NUMBER:  
**CP-1**