

HADDAM NORTH

**124 Ague Spring Road
Haddam, Connecticut**

Description of Proposed Cell Site

Homeland Towers, LLC
9 Harmony Street, 2nd Floor
Danbury, CT 06810

Cellco Partnership d/b/a Verizon Wireless
20 Alexander Drive
Wallingford, CT 06492

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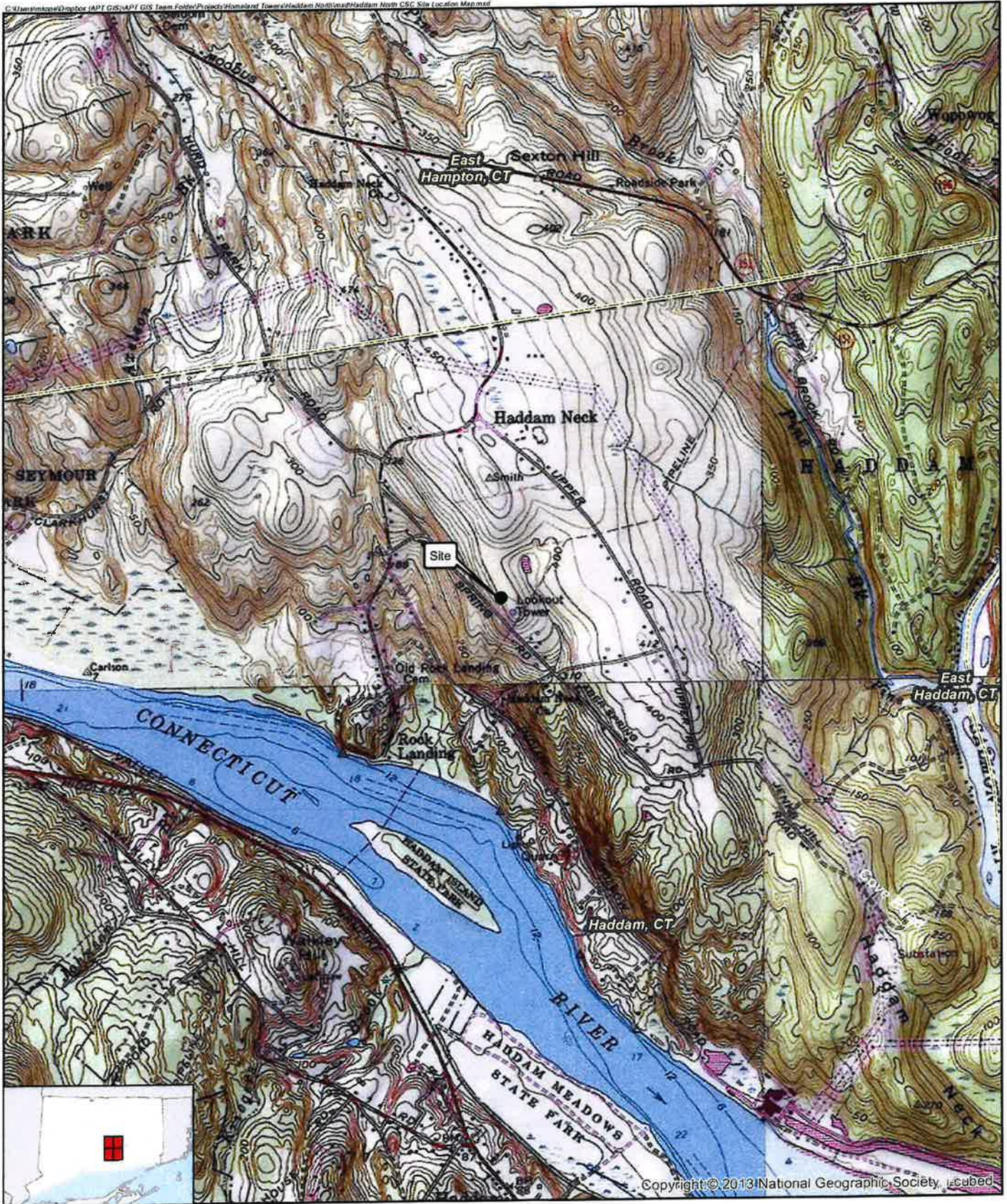
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SITE NAME: HADDAM NORTH – 124 AGUE SPRING ROAD, HADDAM, CT

GENERAL CELL SITE DESCRIPTION

The proposed Haddam North Facility would be located in the northwest portion of an approximately 13.14-acre parcel owned by Brennan and Samantha Danaher. The facility would consist of a 150-foot tower, equipment cabinets and a back-up generator located near the base of the tower within a 40' x 70' fenced compound.

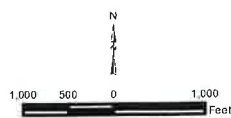
Cellco would attach up to twelve (12) antennas and nine (9) remote radio heads on the tower at a centerline height of 146 feet above grade. Vehicular and utility access to the site would extend from Ague Spring Road a distance of approximately 360 feet.



Legend

- Site
- Municipal Boundary

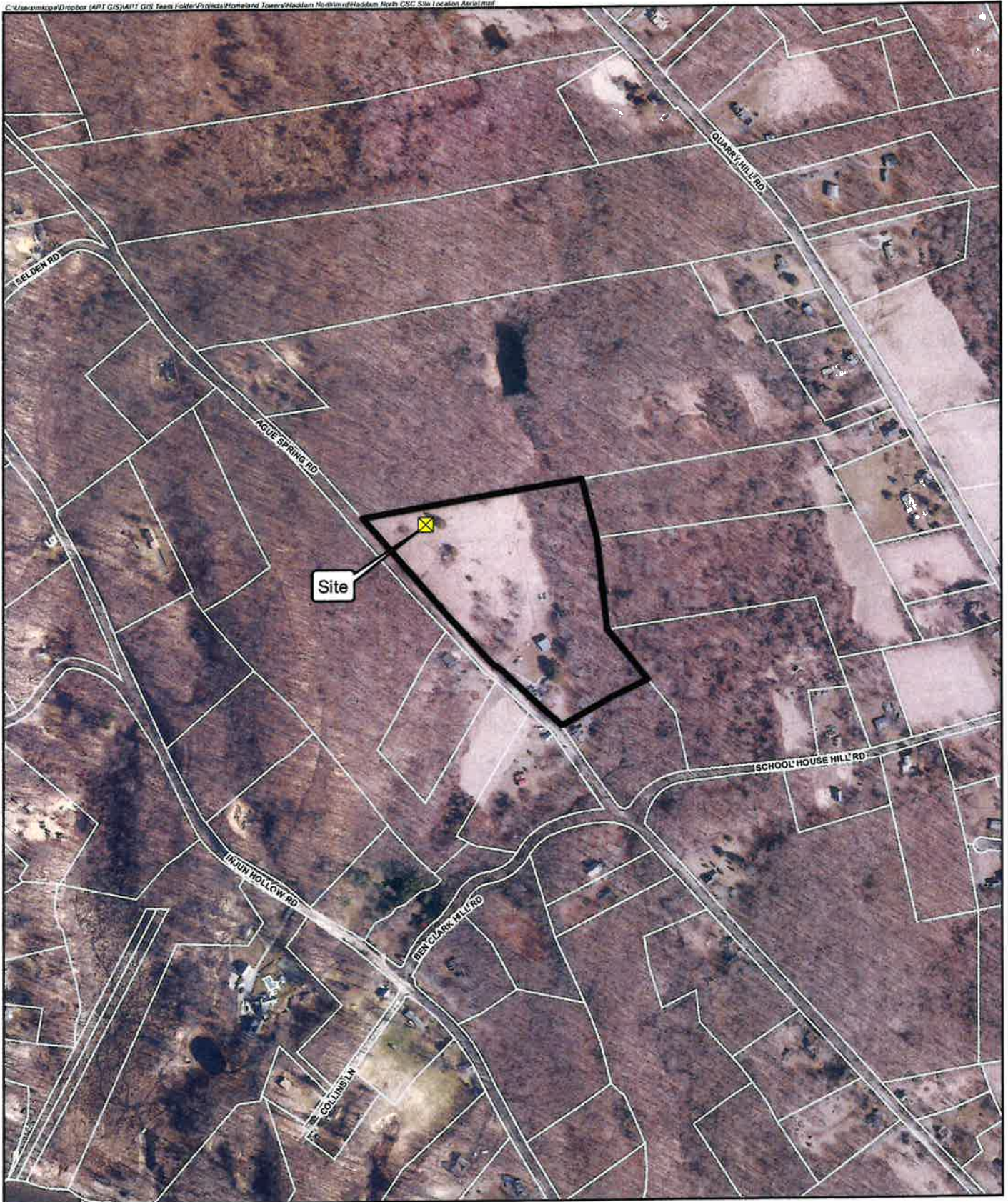
Map Notes:
 Base Map Source: USGS 7.5 Minute Topographic
 Quadrangle Map, Deep River, CT (1984), Haddam, CT (1971),
 Middle Haddam, CT (1984), and Moodus, CT (1973)
 Map Scale: 1:24,000
 Map Date: October 2023






Site Location Map

Proposed Wireless
 Telecommunications Facility
 Haddam North
 124 Ague Spring Road
 Haddam, Connecticut





Legend

-  Site
-  Subject Property
-  Approximate Parcel Boundary

Site Location Map

Proposed Wireless
Telecommunications Facility
Haddam North
124 Ague Spring Road
Haddam, Connecticut

Map Notes:
Base Map Source: CT ECO 2019 Imagery
Map Scale: 1 inch = 500 feet
Map Date: October 2023



SITE EVALUATION REPORT
Haddam North (CT402)

I. LOCATION

- A. COORDINATES: 41° 30' 13.1163" N (41.503643)
72° 30' 51.1572"W (72.514210)
- B. GROUND ELEVATION: 403.4± AMSL
- C. USGS MAP: USGS 7.5 quadrangle for Middle Haddam
- D. SITE ADDRESS: 124 Ague Spring Road
Haddam Neck, CT 06424
- E. ZONING WITHIN ¼ MILE OF SITE: Abutting areas to the north, south, east, and west of the property are zoned Residential (R-2).

II. DESCRIPTION

- A. SITE SIZE: 13.14 Ac (Vol 397 - Page 360)
LEASE AREA/COMPOUND AREA: 3,640 SF/2,800 SF
- B. TOWER TYPE/HEIGHT: A 150' monopole.
- C. SITE TOPOGRAPHY AND SURFACE: The facility is located northwest of an existing lattice tower and chain link fenced compound in the northwest corner of a residential property. Site slopes and decreases in elevation from east to west.
- D. SURROUNDING TERRAIN, VEGETATION, WETLANDS, OR WATER: The proposed compound is located in the northwest area of a 13.14± acre residential parcel that is primarily field with an existing lattice tower and chain link fence compound. Residential properties are located north, south, east and west of the subject site. There are wetlands located to the east up gradient of the compound.
- E. LAND USE WITHIN ¼ MILE OF SITE: Residential properties are located north, south, east and west of the subject site.

III. FACILITIES

- A. POWER COMPANY: Eversource
- B. POWER PROXIMITY TO SITE: 450'±
- C. TELEPHONE COMPANY: Frontier
- D. PHONE SERVICE PROXIMITY: 450'±
- E. VEHICLE ACCESS TO SITE: Access to the proposed telecommunication facility will be along existing paved driveway to a proposed gravel access driveway (approx. 360'±)
- F. OBSTRUCTION: Wetlands are located on the property up gradient 463'± to the east of the proposed compound.
- G. CLEARING AND FILL REQUIRED: Total area of disturbance is 20,200± sf. (0.46± ac.); No trees will need to be removed. The site improvements entail approximately 230 CY of net excavation for the construction of the access drive and compound. Approximately 150 CY of clean broken stone fill is needed for the compound and driveway construction. The utility trench from the proposed utility pole to the compound will excavate approximately 200 CY of material that will be used to backfill the trench.

IV. LEGAL

- A. PURCHASE [] LEASE [X]
- B. OWNER: DANAHER BRENNAN F. & SAMANTHA R.
- C. ADDRESS: 124 Ague Spring Road, Haddam Neck, CT 06424
- D. DEED ON FILE AT: Volume 397 - Page 360

FACILITIES AND EQUIPMENT SPECIFICATION
(TOWER & EQUIPMENT)

SITE NAME: HADDAM – 124 AGUE SPRING ROAD, HADDAM, CT

I. TOWER SPECIFICATIONS:

- A. MANUFACTURER: To be determined
- B. TYPE: Self-supporting monopole tower
- C. TOWER HEIGHT: 150'
- D. DIMENSIONS: Approx. 50" base diameter; Approx. 24" top diameter

II. TOWER LOADING:

A. CELLCO EQUIPMENT:

- 1. Antennas (8) – (4) Model JAHH-45C-R3B; (2) CCI MBA3R-K4A; (2) MT6407-77A
- 2. Remote Radio Heads (RRH) (2) – RF4439d-25A; (5) RF4461-13A
- 3. GPS Antenna: Mounted on the top of the equipment shelter or tower
- 4. Transmission Lines:
 - a. Two (2) Model: HB158-1-08U8-S8J18 HYBRIFLEX™ fiber optic cables

III. ENGINEERING ANALYSIS AND CERTIFICATION:

The towers will be designed in accordance with Electronic Industries Association Standard EIA/TIA-222-H "Structural Standards for Steel Antenna Towers and Antenna Support Structures." The foundation designs would be based on soil conditions at the site. Details for the towers and foundation designs will be provided as a part of the final D&M Plan.

ENVIRONMENTAL ASSESSMENT STATEMENT

SITE NAME: HADDAM – 124 AGUE SPRING ROAD, HADDAM, CT

I. PHYSICAL IMPACT

A. WATER FLOW AND QUALITY

No water flow and/or water quality changes are anticipated as a result of the construction or operation of the facility. There are no lakes, ponds, rivers, streams, wetlands or other regulated bodies of water located in the area to be used for the access drive, tower or equipment. The equipment used will not discharge any pollutants to area surface or groundwater systems. The closest wetland area is located approximately 463 feet to the east of the facility compound.

B. AIR QUALITY

Under ordinary operating conditions, the Cellco equipment at the Haddam North Facility would generate no air emissions. During power outages and periodically for maintenance purposes, Cellco would utilize an on-site battery system and a diesel-fueled generator to provide back-up power to the facility. Cellco's back-up generator will be managed to comply with the "permit by rule" criteria established by the Connecticut Department of Energy and Environmental Protection ("DEEP") Bureau of Air Management, pursuant to R.C.S.A. § 22a-174-36, and therefore is exempt from general air permit requirements.

C. LAND

No trees will be removed and moderate grading will be required to develop a proposed access driveway extension and the facility compound. The remaining land of the Lessor would remain unchanged by the construction and operation of the cell site.

D. NOISE

Cellco's radio equipment and back-up battery system in operation at the site would emit no noise of any kind. Minimal noise from the occasional operation of the back-up generator, which would only run when power to the facility is interrupted and periodically for maintenance purposes may occur. Some noise is anticipated during cell site construction.

E. POWER DENSITY

The worst-case calculation of power density for Cellco's 700 MHz, 850 MHz, 1900 MHz and 2100 MHz antennas would be 1.5% of the FCC Safety Standard.

F. VISIBILITY

See Visibility Analysis included as Attachment 9.



HOMELAND TOWERS, LLC
WIRELESS COMMUNICATIONS FACILITY
HADDAM NORTH
124 AGUE SPRING ROAD
HADDAM NECK, CT 06424

H
 HOMELAND TOWERS, LLC
 9 HARMONY STREET
 2nd FLOOR
 DANBURY, CT 06810
 (203) 297-6345

Cellco Partnership d/b/a



20 ALEXANDER DRIVE
 WALLINGFORD, CT 06492



567 VALUXHALL STREET EXTENSION - SUITE 311
 WATERFORD, CT 06385 PHONE: (860)-683-1697
 WWW.ALLPOINTSTECH.COM FAX: (860)-683-0835

PERMITTING DOCUMENTS

NO	DATE	REVISION
0	07/07/23	FOR REVIEW: RCB
1	07/27/23	REV. FOR REVIEW: RCB
2	11/20/23	ACCESS DWY REVS: RCB
3		
4		
5		
6		

DRAWING INDEX

- T-1 TITLE SHEET
- VB-101 PARTIAL PROPERTY & TOPOGRAPHIC SURVEY
- VB-201 COMPILATION PLAN
- SP-1 SITE PLAN & ABUTTERS MAP
- SP-2 PARTIAL SITE PLAN
- CP-1 COMPOUND PLAN & TOWER ELEVATION
- C-1 SITE DETAILS
- C-2 EROSION CONTROL & LANDSCAPING DETAILS
- C-3 VERIZON EQUIPMENT PLAN & DETAILS

SITE INFORMATION

PROJECT LOCATION: 124 AGUE SPRING ROAD
 HADDAM NECK, CT 06424

PROJECT DESCRIPTION: RAWLAND SITE W/ GROUND EQUIPMENT WITHIN
 2,800± SF TELECOMMUNICATIONS COMPOUND
 W/ NEW 150'± AGL GALVANIZED MONOPOLE.

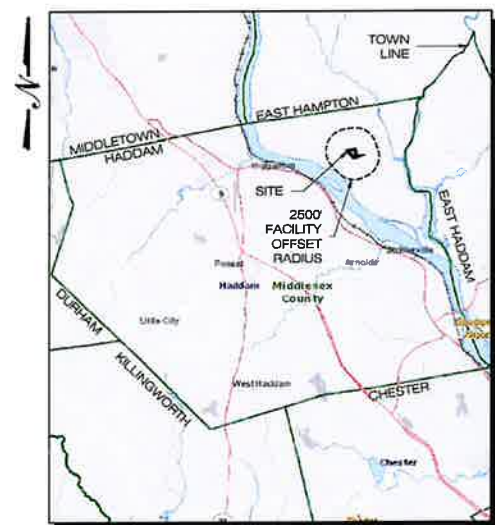
PROPERTY DEVELOPER: HOMELAND TOWERS, LLC
 9 HARMONY STREET
 2ND FLOOR
 DANBURY, CT 06810

DEVELOPER CONTACT: RAY VERGATI
 (203) 297-6345

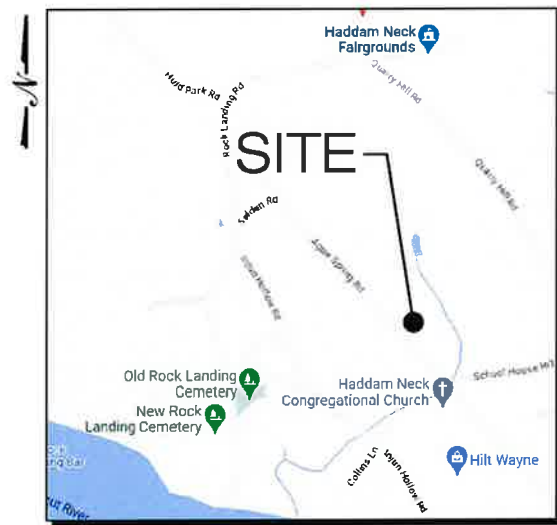
ENGINEER CONTACT: ROBERT C. BURNS, P.E.
 (860) 552-2036

LATITUDE: 41° 30' 13.1163"N (41.503643)
 LONGITUDE: 72° 30' 51.1572"W (72.514210)
 ELEVATION: 403.4'± AMSL

MAP: 12
 LOT: 26
 ZONE: R-2



MUNICIPAL NOTIFICATION LIMIT MAP
 SCALE: 1" = 2 MILES



VICINITY MAP
 SCALE: N.T.S.

DESIGN PROFESSIONALS OF RECORD

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

DEVELOPER: HOMELAND TOWERS, LLC
 ADDRESS: 9 HARMONY STREET 2ND FLOOR DANBURY, CT 06810

HOMELAND TOWERS
 HADDAM NORTH

SITE 124 AGUE SPRING ROAD
 ADDRESS: HADDAM NECK, CT 06424

APT FILING NUMBER: CT283460

DATE: 07/07/23 DRAWN BY: ELZ

CHECKED BY: RCB

SHEET TITLE:

TITLE SHEET

SHEET NUMBER:

T-1

CONNECTICUT STATE BUILDING CODE, LATEST EDITION
 NATIONAL ELECTRIC CODE, LATEST EDITION
 TIA-222-H

OWNER:

BRENNAN & SAMANTHA
 DANAHER
 124 AGUE SPRING ROAD
 HADDAM NECK, CT 06424

APPLICANTS:

HOMELAND TOWERS, LLC
 9 HARMONY STREET
 2ND FLOOR
 DANBURY, CT 06810
 RAY VERGATI
 (203) 297-6345

CELLCO PARTNERSHIP
 d/b/a VERIZON WIRELESS
 20 ALEXANDER DRIVE
 WALLINGFORD, CT 06492

HOMELAND PROJECT ATTORNEY:

ROBINSON & COLE
 280 TRUMBULL STREET
 HARTFORD, CT 06103
 (800) 826-3579

POWER PROVIDER:

EVERSOURCE: (800) 286-2000

TELCO PROVIDER:

FRONTIER (800) 921-8102

CALL BEFORE YOU DIG:

(800) 922-4455

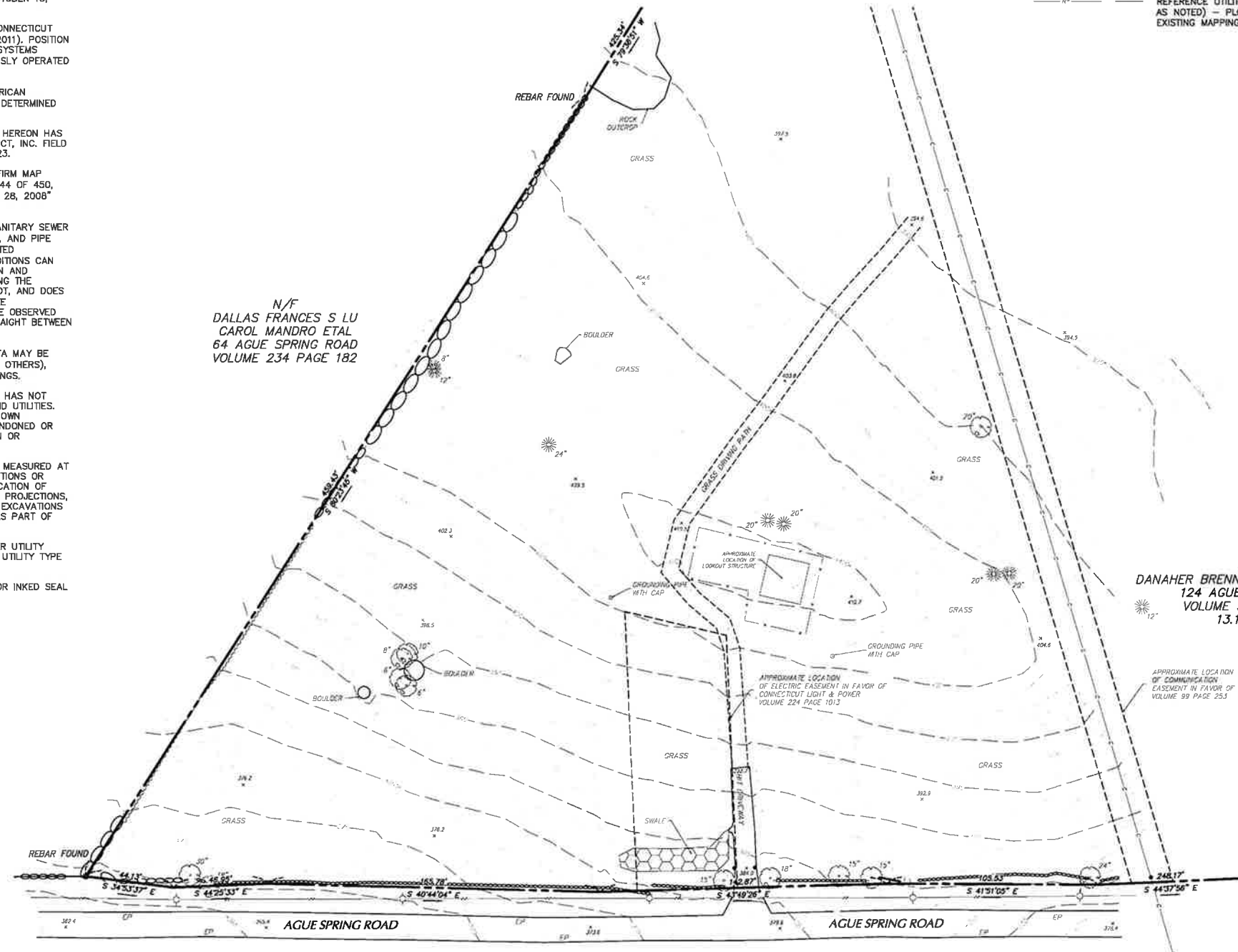
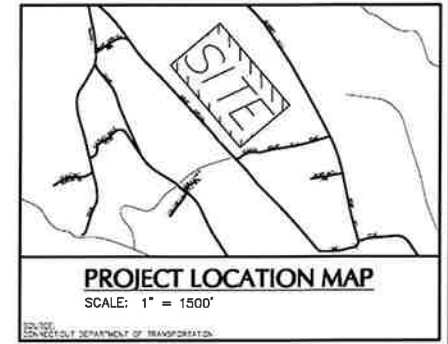
GOVERNING CODES:

NOTES

- THIS SURVEY HAS BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300b-1 THROUGH 20-300b-20 AND THE STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. ON SEPTEMBER 26, 1996.
 - THIS SURVEY IS A PARTIAL BOUNDARY SURVEY CONFORMING TO A HORIZONTAL ACCURACY OF A-2 AND A TOPOGRAPHIC SURVEY CONFORMING TO A T-2 ACCURACY. THE BOUNDARY DETERMINATION IS A RESURVEY. THE PURPOSE OF THIS SURVEY IS TO PROVIDE A BOUNDARY OPINION AND DEPICT SITE FEATURES FOR FUTURE SITE DEVELOPMENT.
- THIS SURVEY IS BASED UPON EXISTING PHYSICAL CONDITIONS FOUND AT THE SUBJECT SITE, DEED INFORMATION AND THE FOLLOWING REFERENCES:
 - MAP TITLED "PROPERTY MAP, LAND OF SPENCER JEWELL, JR.," BY: GREINER SURVEYING AND MAPPING, SCALE: 1" = 40', DATED: JUNE 1989.
 - MAP TITLED "COMPILATION PLAN, MAP SHOWING EASEMENT AREA TO BE GRANTED TO CONNECTICUT LIGHT AND POWER COMPANY ACROSS THE PROPERTY OF SPENCER M. JEWELL," BY: CHERENZIA & ASSOCIATES, LTD., SCALE: 1" = 30', DATED: OCTOBER 13, 1988.
- THE MERIDIAN OF THIS SURVEY IS REFERENCED TO CONNECTICUT STATE PLANE COORDINATE SYSTEM NAD 83 (EPOCH 2011). POSITION WAS DETERMINED BY GLOBAL NAVIGATION SATELLITE SYSTEMS (GNSS) AS PROVIDED BY HXGN SMARTNET CONTINUOUSLY OPERATED REFERENCE STATIONS (CORS).
- ELEVATIONS SHOWN ARE REFERENCED TO NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88) (GEOID 12B) AS DETERMINED BY GNSS.
- PLANIMETRIC AND TOPOGRAPHIC INFORMATION SHOWN HEREON HAS BEEN OBTAINED FROM GROUND SURVEYS BY LANGAN CT, INC. FIELD WORK COMPLETED DURING THE MONTH OF MARCH 2023.
- AS PER THE NATIONAL FLOOD INSURANCE PROGRAM FIRM MAP ENTITLED "MIDDLESEX COUNTY, CONNECTICUT PANEL 144 OF 450, MAP NUMBER 09007C0144G, EFFECTIVE DATE AUGUST 28, 2008" THE PROJECT AREA IS IN ZONE X (UNSHADED).
- UNLESS SPECIFICALLY NOTED HEREON, STORM AND SANITARY SEWER INFORMATION (INCLUDING PIPE INVERT, PIPE MATERIAL, AND PIPE SIZE) WAS OBSERVED AND MEASURED AT FIELD LOCATED STRUCTURES (MANHOLES/CATCH BASINS, ETC.). CONDITIONS CAN VARY FROM THOSE ENCOUNTERED AT THE TIMES WHEN AND LOCATIONS WHERE DATA IS OBTAINED. DESPITE MEETING THE REQUIRED STANDARD OF CARE, THE SURVEYOR CANNOT, AND DOES NOT WARRANT THAT PIPE MATERIAL AND/OR PIPE SIZE THROUGHOUT THE PIPE RUN ARE THE SAME AS THOSE OBSERVED AT EACH STRUCTURE, OR THAT THE PIPE RUN IS STRAIGHT BETWEEN THE LOCATED STRUCTURES.
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LEGEND (NOT SHOWN TO SCALE)

	BOLLARD
	SIGN
	TREE
	FILLER VALVE
	FIRE HYDRANT
	GUY WIRE
	POWER POLE
	SPOT ELEVATION
	EDGE OF PAVEMENT
	CHAINLINK FENCE
	TREE LINE
	OVERHEAD WIRE
	EASEMENT LINE
	PROPERTY LINE
	RIGHT-OF-WAY LINE
	CONTOUR LINE
	ELECTRIC MARK OUT LINE
	COMMUNICATION MARK OUT LINE
	REFERENCE UTILITY LINE (TYPE AS NOTED) - PLOTTED FROM EXISTING MAPPING



N/F
DALLAS FRANCES S LU
CAROL MANDRO ETAL
64 AGUE SPRING ROAD
VOLUME 234 PAGE 182

N/F
DANAHER BRENNAN F & SAMANTHA R
124 AGUE SPRING ROAD
VOLUME 397 PAGE 360
13.14 ACRES



7-13-2023	ADDRESSED COMMENTS	2
6-28-2023	WETLAND FLAGS	1
Date	Description	No.

REVISIONS

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

ANDREW G. IVES DATE SIGNED
PROFESSIONAL LAND SURVEYOR
CT STATE LIC. NO. 70286

LANGAN

Langan CT, Inc.
555 Long Wharf Drive
New Haven, CT 06511
T: 203.562.5771 F: 203.789.6142 www.langan.com

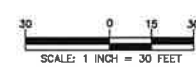
Project

124 AGUE SPRING ROAD

HADDAM CONNECTICUT

Drawing Title
PARTIAL BOUNDARY AND TOPOGRAPHIC SURVEY

Project No. 140267101	Drawing No. VB101
Date APRIL 1, 2023	
Drawn By JJC	
Checked By ACI	
Sheet 1 of 1	

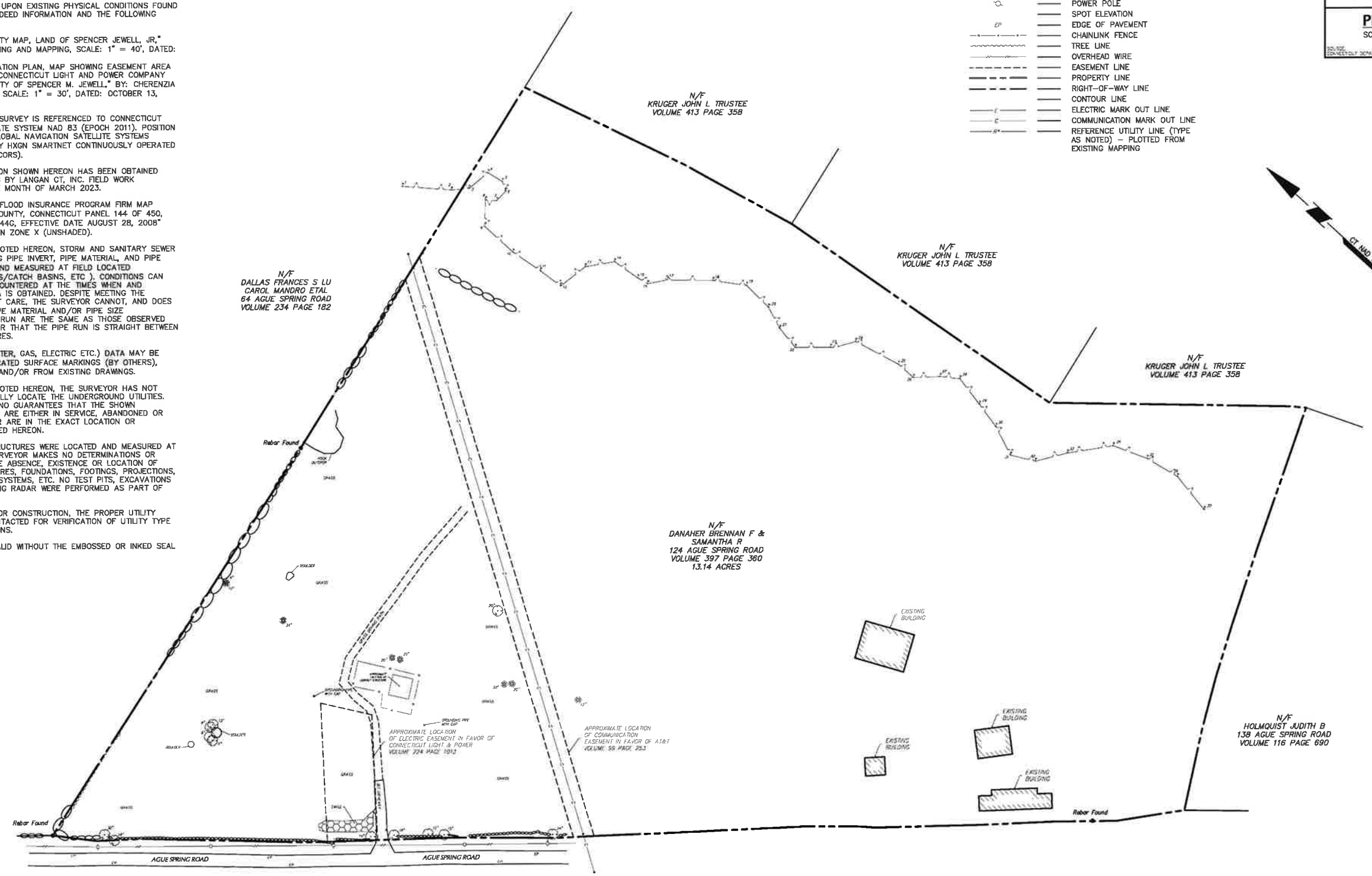
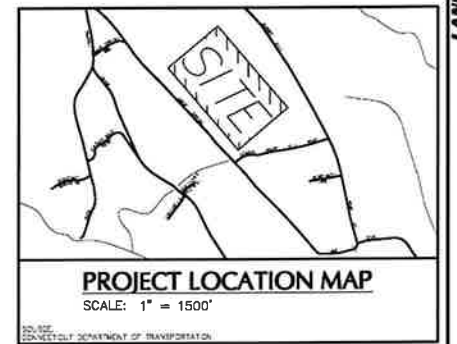


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 - a. THIS SURVEY IS A COMPILATION PLAN CONFORMING TO A HORIZONTAL ACCURACY OF CLASS D AND A TOPOGRAPHIC SURVEY CONFORMING TO T-3 ACCURACY. THIS PLAN WAS COMPILED FROM OTHER MAP, RECORD RESEARCH OR OTHER SOURCES OF INFORMATION. IT IS NOT TO BE CONSTRUED AS HAVING BEEN OBTAINED AS THE RESULT OF A FIELD SURVEY, AND IS SUBJECT TO SUCH CHANGES AS AN ACCURATE FIELD SURVEY MAY DISCLOSE. THE PURPOSE OF THIS SURVEY IS TO DEPICT TOPOGRAPHIC FEATURES.
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	REFERENCE UTILITY LINE (TYPE AS NOTED) - PLOTTED FROM EXISTING MAPPING



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6-28-2023	WETLAND FLAGS	1

REVISIONS

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ANDREW G. IVES DATE SIGNED
PROFESSIONAL LAND SURVEYOR
CT STATE LIC. NO. 70286

LANGAN

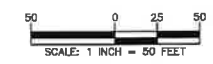
Langan CT, Inc.
555 Long Wharf Drive
New Haven, CT 06511

T: 203.562.5771 F: 203.789.6142 www.langan.com

Project
124 AGUE SPRING ROAD

HADDAM CONNECTICUT
Drawing Title
COMPILATION PLAN

Project No. 140267101	Drawing No. VB201
Date APRIL 3, 2023	
Drawn By JJC	
Checked By AGJ	
	Sheet 1 of 1



PROP. 150± AGL MONOPOLE W/ YIELD POINT BETWEEN 90± & 100± AGL

PROP. 10x70' (2,800± SF) FENCED GRAVEL COMPOUND AREA WITHIN 52x70' (3,640± SF) LEASE AREA

PROJECT LIMITS OF DISTURBANCE = 20,200± SF (0.46± ACRES)

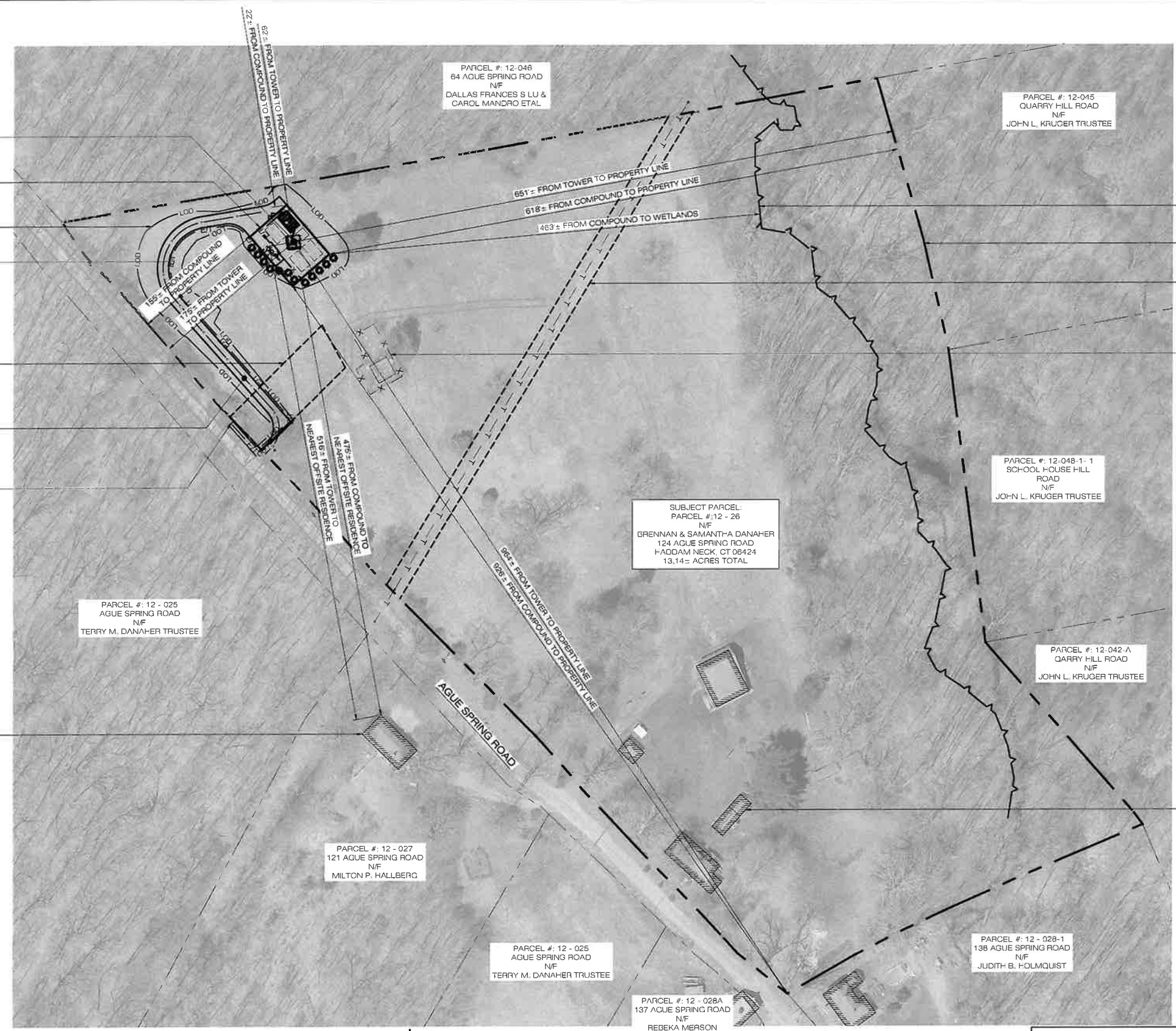
PROP. UNDERGROUND ELEC. & TELCO SERVICE FROM EXIST. DEMARCS (FRONTIER POLE #1007) TO PROP. COMPOUND (APPROX. 450)

APPROX. LOCATION OF EXIST. ELECTRIC EASEMENT IN FAVOR OF CL&P

ACCESS FROM AGUE SPRING ROAD ALONG PROPOSED GRAVEL ACCESS DRIVEWAY (APPROX 350±)

EXIST. FRONTIER POLE #1007

EXIST. RESIDENCE (TYP.)



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

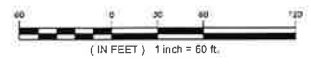
PROPERTY LINE (TYP.)

APPROX. LOCATION OF EXIST. COMMUNICATION EASEMENT IN FAVOR OF AT&T

EXIST. CHAIN LINK FENCED AROUND LOOKOUT STRUCTURE TO REMAIN

EXIST. BUILDING (TYP.)

1 SITE PLAN
SP-1 SCALE: 1" = 60'-0"



MAP REFERENCES:
1. VB101 (SHEET 1 OF 1) 'PARTIAL BOUNDARY AND TOPOGRAPHIC SURVEY'; PROJECT: 124 AGUE SPRING ROAD HADDAM, CONNECTICUT; PREPARED BY: LANGAN, 555 LONG WHARF DRIVE, NEW HAVEN, CT 06511, DATED APRIL 1, 2023.
2. VB201 (SHEET 1 OF 1) 'COMPILED PLAN'; PROJECT: 124 AGUE SPRING ROAD HADDAM, CONNECTICUT; PREPARED BY: LANGAN, 555 LONG WHARF DRIVE, NEW HAVEN, CT 06511, DATED APRIL 3, 2023.

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verizon
WIRELESS

20 ALEXANDER DRIVE
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DESIGN PROFESSIONALS OF RECORD

PROF: ROBERT C. BURNS P.E.
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DEVELOPER: HOMELAND TOWERS, LLC
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HOMELAND TOWERS HADDAM NORTH

SITE 124 AGUE SPRING ROAD
ADDRESS: HADDAM NECK, CT 06424

APT FILING NUMBER: CT283460

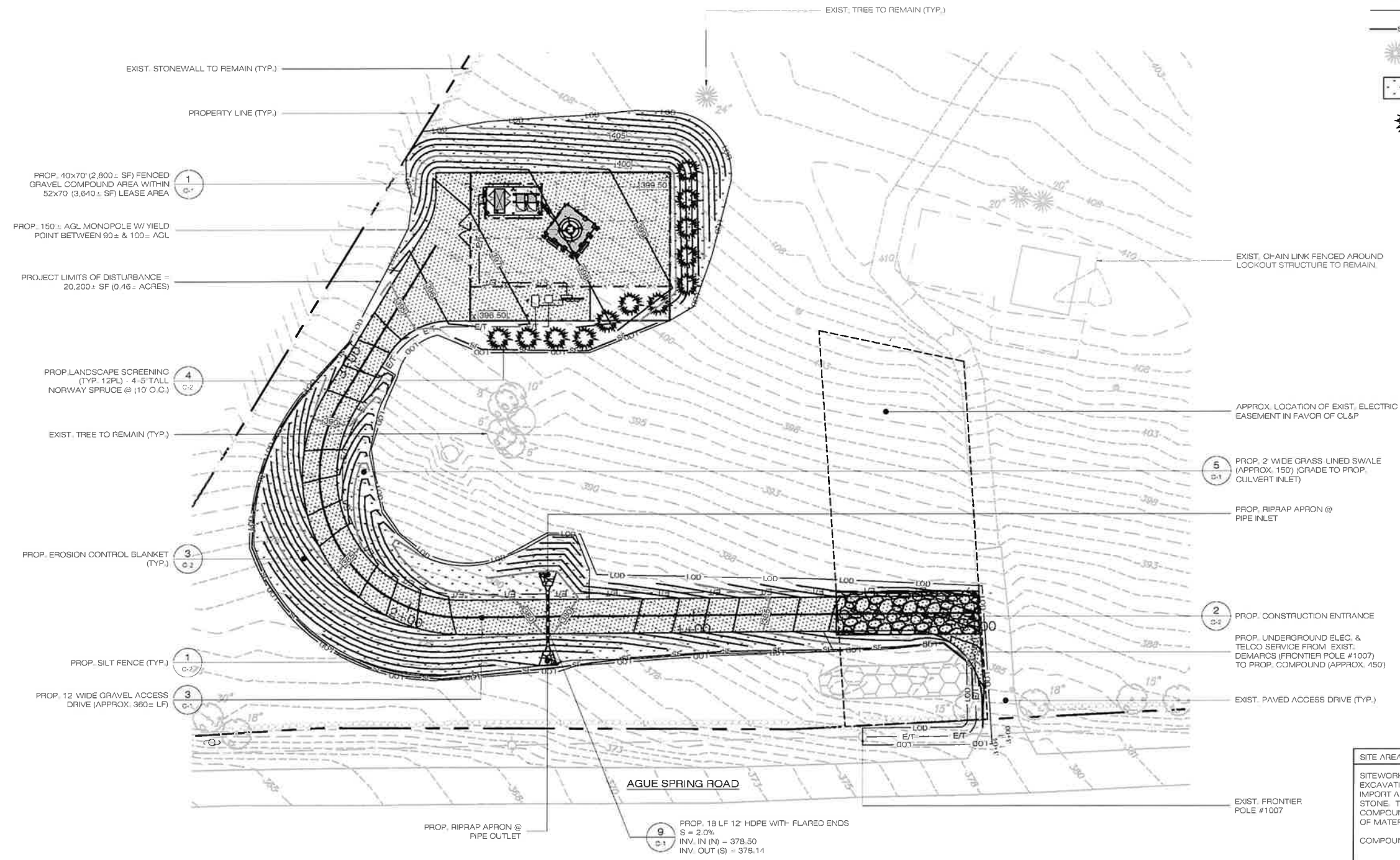
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SHEET TITLE:
SITE PLAN & ABUTTERS MAP

SHEET NUMBER:
SP-1

LEGEND

---	PROPERTY LINE
- - - - -	PROP. LEASE LINE
---	L.O.D. LIMIT OF DISTURBANCE
-X-X-	PROP. CHAIN LINK FENCE
-E/T-	PROP. ELEC./TELCO LINE
-SF-	PROP. SILT FENCE
☀	EXIST. TREE TO REMAIN
☀	PROP. NORWAY SPRUCE
▨	EROSION CONTROL BLANKET



NOTE:
NO TREES WILL BE REMOVED FOR THE CONSTRUCTION OF THE FACILITY.

SITE AREAS & VOLUMES OF EARTHWORK

SITINGWORK ENTAILS APPROXIMATELY NET 230 CUBIC YARDS OF EXCAVATION. THE COMPOUND & ACCESS DRIVEWAY WILL IMPORT APPROXIMATELY 150 CUBIC YARDS OF CLEAN BROKEN STONE. THE UTILITY TRENCH FROM THE DEMARC TO THE COMPOUND WILL EXCAVATE APPROXIMATELY 200 CUBIC YARDS OF MATERIAL THAT WILL BE USED TO BACKFILL THE TRENCH.

COMPOUND AREA SLOPES:
EXISTING - 12%-14%
PROPOSED - 4%

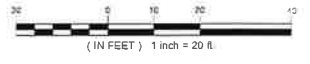
TOTAL AREA OF DISTURBANCE = 20,200 ± SF

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

STORMWATER VOLUME:
PROPOSED IMPERVIOUS AREA = 2,800 SF
WATER QUALITY STD VOLUME (1") = 233 CF
STORAGE VOLUME (6" DEPTH, 40% VOIDS) = 560 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

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



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DEVELOPER: HOMELAND TOWERS, LLC
ADDRESS: 9 HARMONY STREET 2ND FLOOR DANBURY, CT 06810

HOMELAND TOWERS HADDAM NORTH

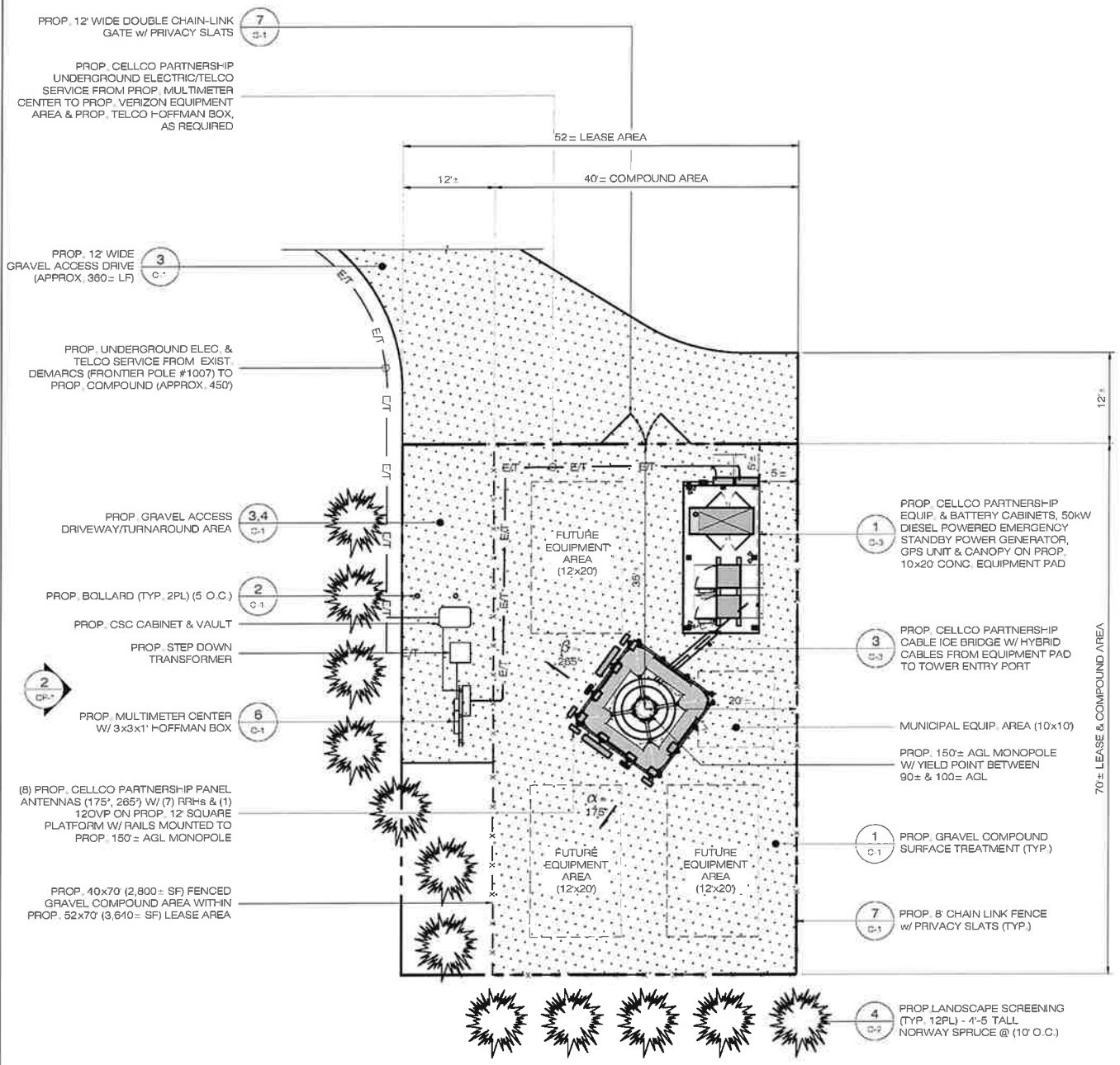
SITE 124 AGUE SPRING ROAD
ADDRESS: HADDAM NECK, CT 06424

APT FILING NUMBER: CT283460

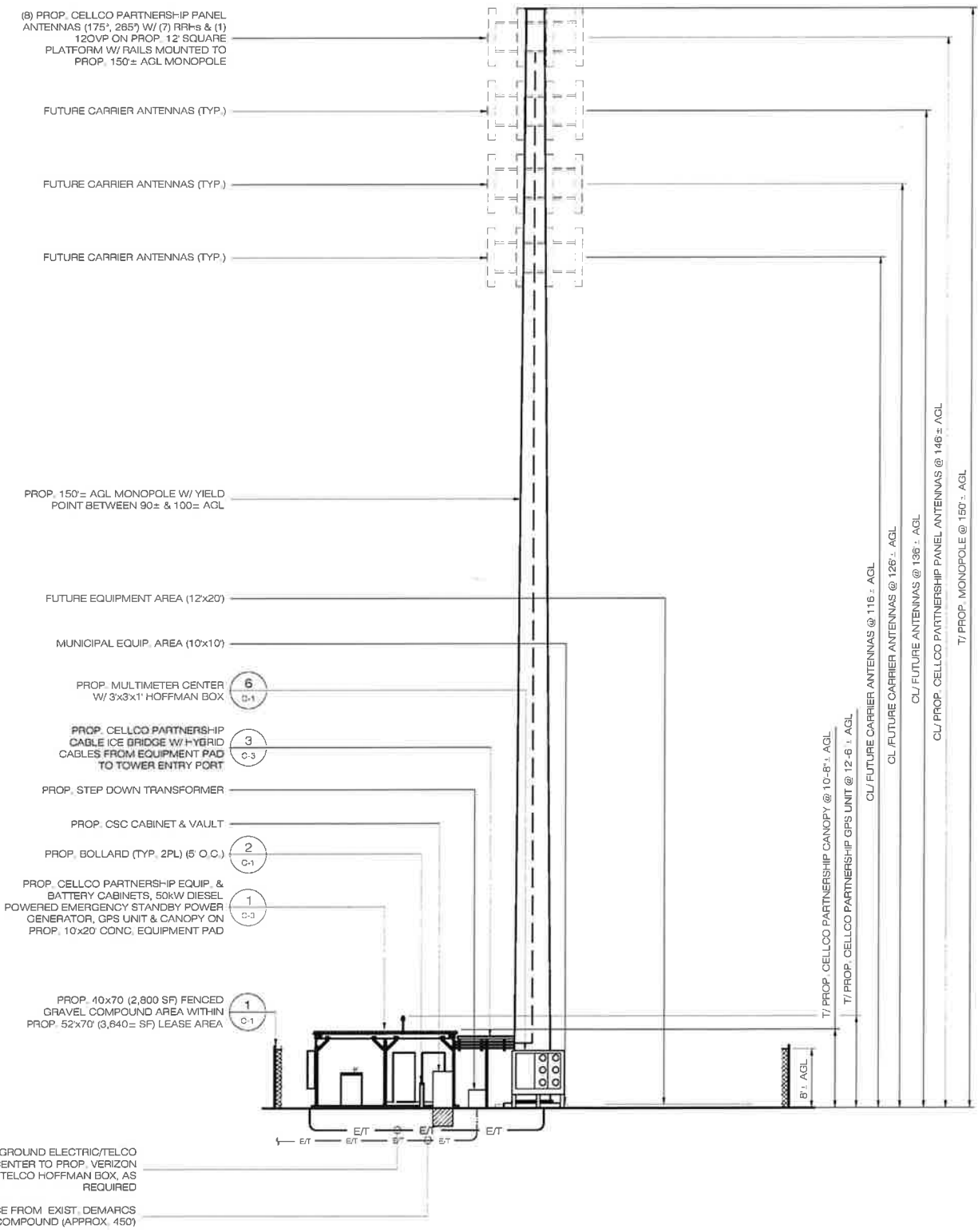
DATE: 07/07/23 DRAWN BY: ELZ
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SHEET TITLE:
PARTIAL SITE PLAN

SHEET NUMBER:
SP-2



1 COMPOUND PLAN
 CP-1 SCALE: 1" = 10'-0"
 (IN FEET) 1 inch = 10 ft



2 WEST ELEVATION
 CP-1 SCALE: 1" = 10'-0"
 (IN FEET) 1 inch = 10 ft

PROP. CELCO PARTNERSHIP UNDERGROUND ELECTRIC/TELCO SERVICE FROM PROP. MULTIMETER CENTER TO PROP. VERIZON EQUIPMENT AREA & PROP. TELCO HOFFMAN BOX, AS REQUIRED

PROP. UNDERGROUND ELEC. & TELCO SERVICE FROM EXIST. DEMARCS (FRONTIER POLE #1007) TO PROP. COMPOUND (APPROX. 450')

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DEVELOPER: HOMELAND TOWERS, LLC
ADDRESS: 9 HARMONY STREET 2ND FLOOR DANBURY, CT 06810

HOMELAND TOWERS HADDAM NORTH

SITE 124 AGUE SPRING ROAD
 ADDRESS: HADDAM NECK, CT 06424

APT FILING NUMBER: CT283480

DATE: 07/07/23 DRAWN BY: ELZ

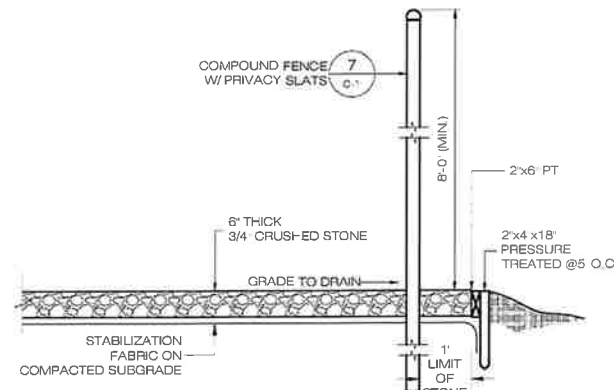
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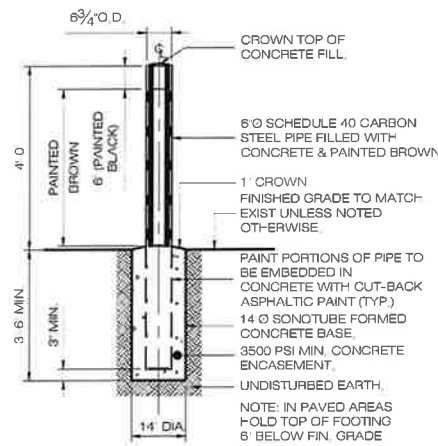
COMPOUND PLAN & TOWER ELEVATION

SHEET NUMBER:

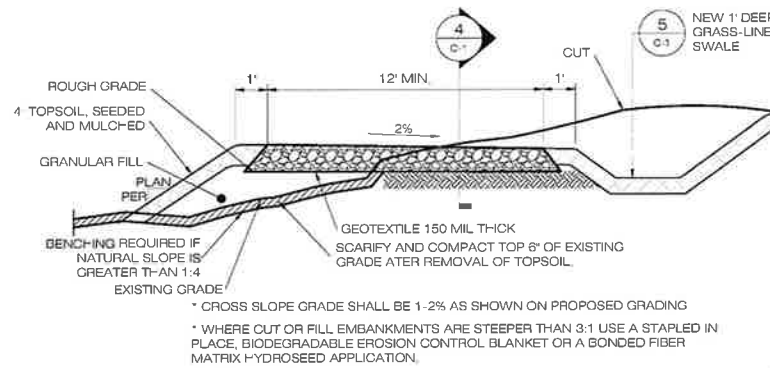
CP-1



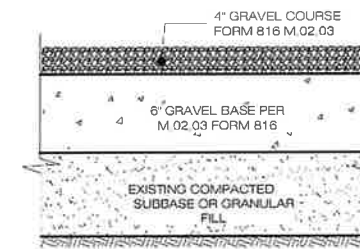
1 ACCESS DRIVE/COMPOUND DETAIL
C-1 SCALE: N.T.S.



2 BOLLARD DETAIL
C-1 SCALE: N.T.S.

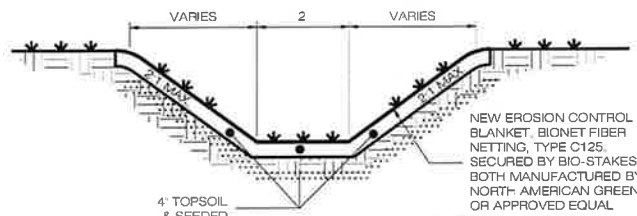


3 TYPICAL ROAD CROSS SECTION
C-1 SCALE: N.T.S.

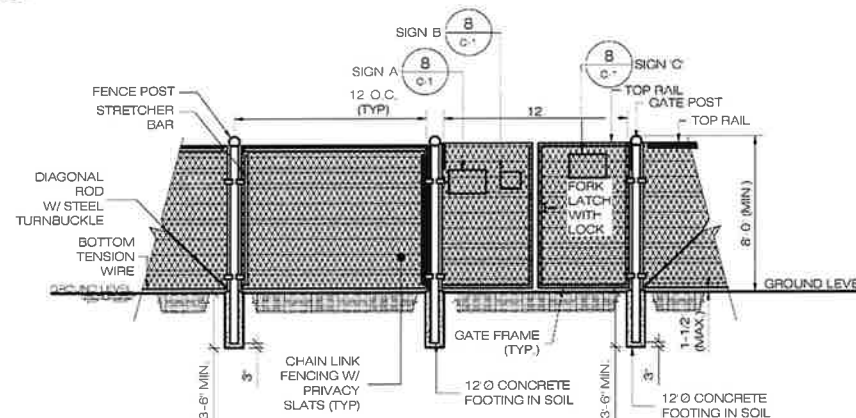


4 GRAVEL ROAD/PARKING SECTION
C-1 SCALE: N.T.S.

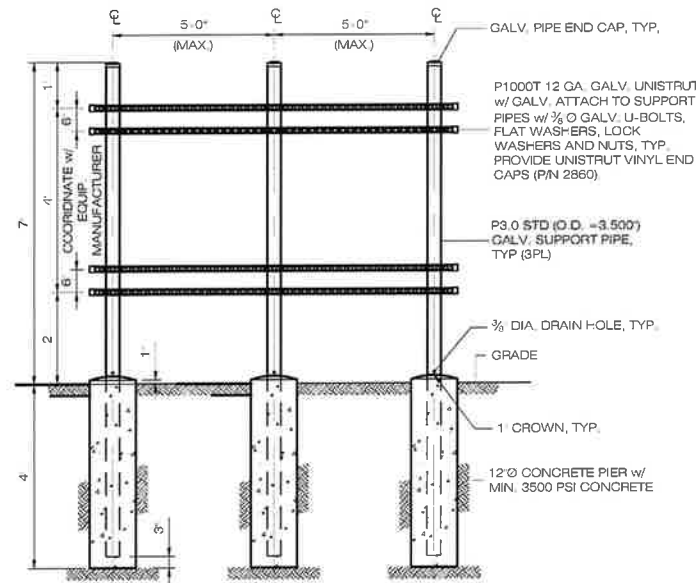
- NOTES:
1. SUBBASE MAY CONSIST OF NATIVE MATERIALS IF FOUND ACCEPTABLE BY THE ENGINEER. SUBBASE TO BE COMPACTED TO 95% MAX DRY DENSITY.
2. SUBBASE IS TO BE FREE FROM DEBRIS AND UNSUITABLE MATERIALS.



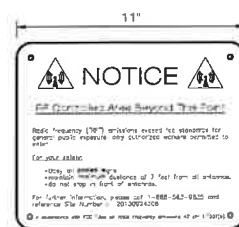
5 GRASS LINED SWALE
C-1 SCALE: N.T.S.



7 CHAIN-LINK FENCING & FENCE GATE DETAIL
C-1 SCALE: N.T.S.



6 UTILITY BACKBOARD FRAME DETAIL
C-1 SCALE: N.T.S.



8 TYPICAL SIGNAGE
C-1 SCALE: N.T.S.

PIPE DIA.	MIN. TRENCH WIDTH
6	23
8	26
10	28
12	30
15	34
18	39
24	46
30	56
36	64
48	80
60	96

- NOTES:
1. ALL PIPE SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH ASTM D2321, "STANDARD PRACTICE FOR UNDERGROUND INSTALLATION OF THERMOPLASTIC PIPE FOR SEWERS AND OTHER GRAVITY FLOW APPLICATIONS", LATEST EDITION.
2. MEASURES SHOULD BE TAKEN TO PREVENT MIGRATION OF NATIVE FINES INTO BACKFILL MATERIAL, WHEN REQUIRED.
3. FOUNDATION: WHERE THE TRENCH BOTTOM IS UNSTABLE, THE CONTRACTOR SHALL EXCAVATE TO A DEPTH REQUIRED BY THE ENGINEER AND REPLACE WITH SUITABLE MATERIAL AS SPECIFIED BY THE ENGINEER, AS AN ALTERNATIVE AND AT THE DISCRETION OF THE DESIGN ENGINEER, THE TRENCH BOTTOM MAY BE STABILIZED USING A GEOTEXTILE MATERIAL.
4. BEDDING: SUITABLE MATERIAL SHALL BE CLASS I, II OR III. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION FOR MATERIAL SPECIFICATION TO ENGINEER UNLESS OTHERWISE NOTED BY THE ENGINEER. MINIMUM BEDDING THICKNESS SHALL BE 4" (100mm) FOR 4"-24" (100mm-600mm); 6" (150mm) FOR 30"-60" (750mm-900mm).
5. INITIAL BACKFILL: SUITABLE MATERIAL SHALL BE CLASS I, II OR III IN THE PIPE ZONE EXTENDING NOT LESS THAN 6' ABOVE CROWN OF PIPE. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION FOR MATERIAL SPECIFICATION TO ENGINEER. MATERIAL SHALL BE INSTALLED AS REQUIRED IN ASTM D2321, LATEST EDITION.
6. MINIMUM COVER: MINIMUM COVER, H, IN NON-TRAFFIC APPLICATIONS (GRASS OR LANDSCAPE AREAS) IS 12" FROM THE TOP OF PIPE TO GROUND SURFACE. ADDITIONAL COVER MAY BE REQUIRED TO PREVENT FLOATION. FOR TRAFFIC APPLICATIONS, MINIMUM COVER, H, IS 12" UP TO 48" DIAMETER PIPE AND 24" OF COVER FOR 54"-60" DIAMETER PIPE, MEASURED FROM TOP OF PIPE TO BOTTOM OF FLEXIBLE PAVEMENT OR TO TOP OF RIGID PAVEMENT.

9 HDPE STORM DRAINAGE TRENCH DETAIL
C-1 SCALE: N.T.S.

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HOMELAND TOWERS
HADDAM NORTH

SITE: 124 AGUE SPRING ROAD
ADDRESS: HADDAM NECK, CT 06424

APT FILING NUMBER: CT283460

DATE: 07/07/23 DRAWN BY: ELZ

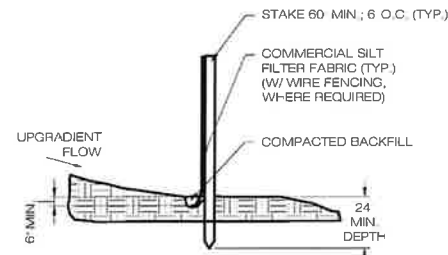
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SHEET TITLE:

SITE DETAILS

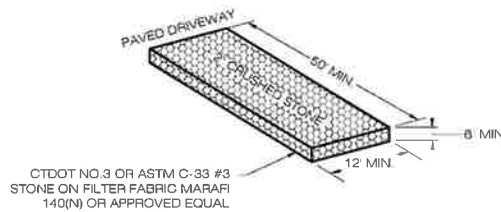
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C-1

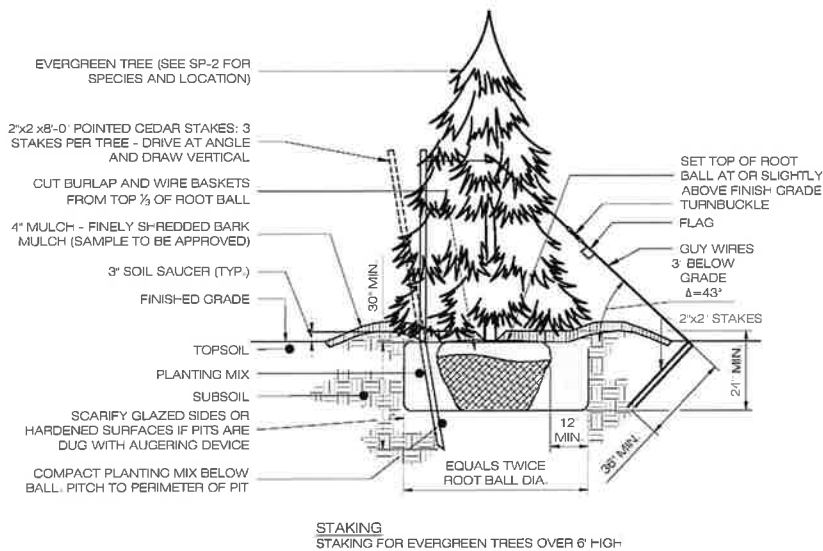


NOTE
SILT FENCE SHALL BE LAPPED ONLY
WHEN NECESSARY PER THE
MANUFACTURER RECOMMENDATIONS.

1 SILT FENCE DETAIL
SCALE: N.T.S.



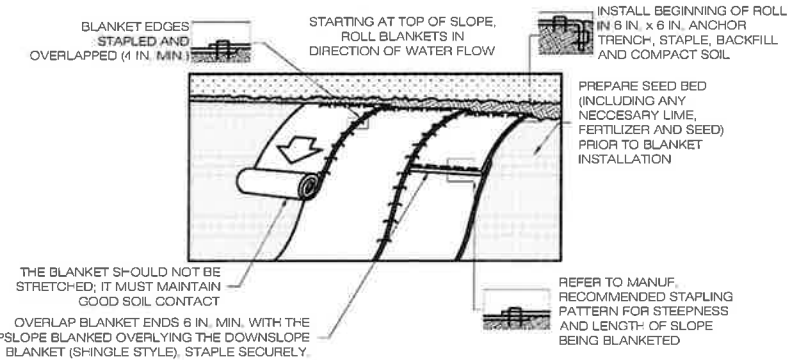
2 CONSTRUCTION ENTRANCE DETAIL
SCALE: N.T.S.



4 EVERGREEN TREE PLANTING
SCALE: N.T.S.

- EROSION CONTROL BLANKET INSTALLATION**
1. PREPARE SOIL BEFORE INSTALLING ROLLED EROSION CONTROL PRODUCTS (RECPs), INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
 2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE RECPs IN A 6" DEEP X 6" WIDE TRENCH WITH APPROXIMATELY 12" OF RECPs EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE RECPs WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO THE COMPACTED SOIL AND FOLD THE REMAINING 12" PORTION OF RECPs BACK OVER THE SEED AND COMPACTED SOIL. SECURE RECPs OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" APART ACROSS THE WIDTH OF THE RECPs.
 3. ROLL THE RECPs DOWN HORIZONTALLY ACROSS THE SLOPE. RECPs WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL RECPs MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE.
 4. THE EDGES OF PARALLEL RECPs MUST BE STAPLED WITH APPROXIMATELY 2" - 5" OVERLAP DEPENDING ON THE RECPs TYPE.
 5. CONSECUTIVE RECPs SPLICED DOWN THE SLOPE MUST BE END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" APART ACROSS ENTIRE RECPs WIDTH.

- NOTES:**
1. PROVIDE ANCHOR TRENCH AT TOE OF SLOPE IN SIMILAR FASHION AS AT TOP OF SLOPE.
 2. SLOPE SURFACE SHALL BE FREE OF ROCKS, CLODS, STICKS, AND GRASS.
 3. BLANKET SHALL HAVE GOOD CONTINUOUS CONTACT WITH UNDERLYING SOIL THROUGHOUT ENTIRE LENGTH. LAY BLANKET LOOSELY AND STAKE OR STAPLE TO MAINTAIN DIRECT CONTACT WITH SOIL. DO NOT STRETCH BLANKET.
 4. THE BLANKET SHALL BE STAPLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.
 5. BLANKETED AREAS SHALL BE INSPECTED WEEKLY AND AFTER EACH RUNOFF EVENT UNTIL PERENNIAL VEGETATION IS ESTABLISHED TO A MINIMUM UNIFORM 70% COVERAGE THROUGHOUT THE BLANKETED AREA. DAMAGED OR DISPLACED BLANKETS SHALL BE RESTORED OR REPLACED WITHIN 4 CALENDAR DAYS.



3 EROSION CONTROL BLANKET STEEP SLOPES
SCALE: N.T.S.

H
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DESIGN PROFESSIONALS OF RECORD

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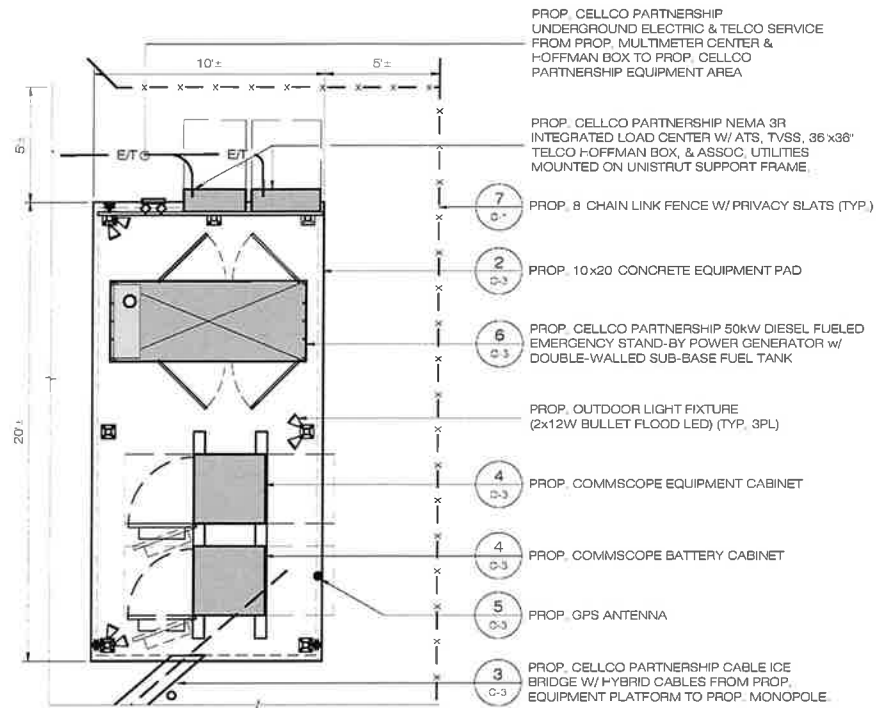
HOMELAND TOWERS HADDAM NORTH

SITE 124 AGUE SPRING ROAD
ADDRESS: HADDAM NECK, CT 06424

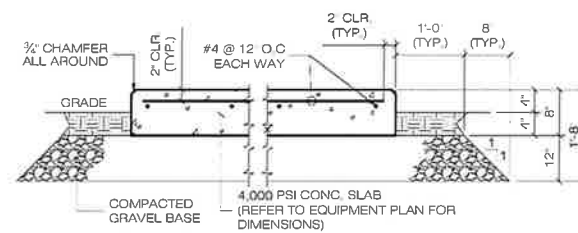
APT FILING NUMBER: CT283460
DATE: 07/07/23 DRAWN BY: ELZ
CHECKED BY: RCB

SHEET TITLE:
EROSION CONTROL & LANDSCAPING DETAILS

SHEET NUMBER:
C-2

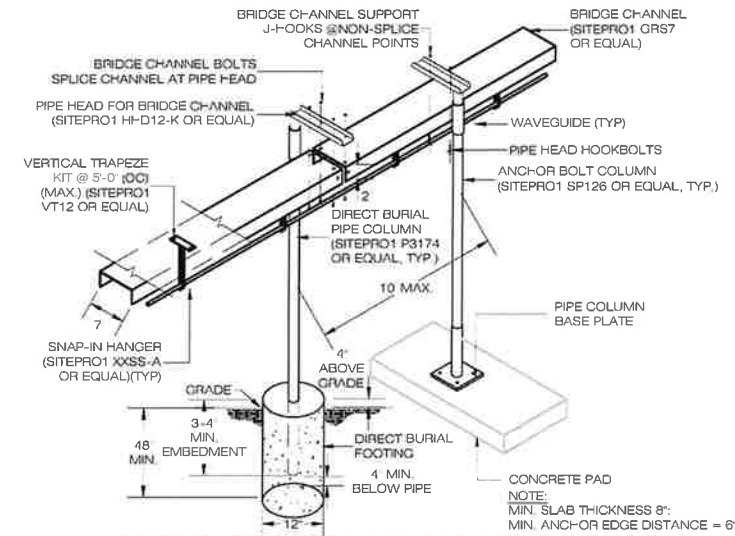


1 EQUIPMENT AREA PLAN
C-3 SCALE: 1/4" = 1'-0"

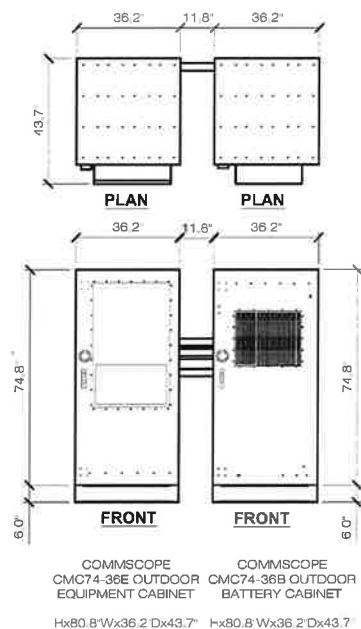


NOTES
1. CONTRACTOR SHALL COORDINATE ALL SLAB DIMENSIONS, CONDUIT STUB-UP LOCATIONS & HOLD DOWN REQUIREMENTS W/ EQUIPMENT MANUFACTURER.
2. CONCRETE SLAB DESIGN IS BASED ON A MINIMUM ALLOWABLE SOIL BEARING PRESSURE (q_a) OF 3,000 PSF

2 TYPICAL CONCRETE PAD DETAIL
C-3 SCALE: N.T.S.

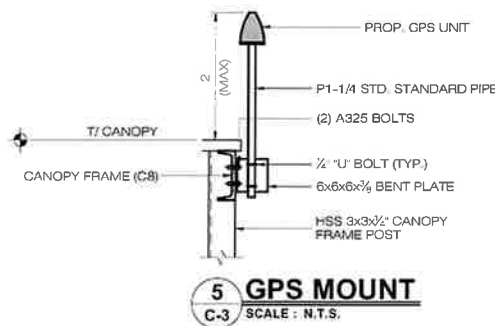


3 CABLE BRIDGE & COAX HANGER DETAIL
C-3 SCALE: N.T.S.

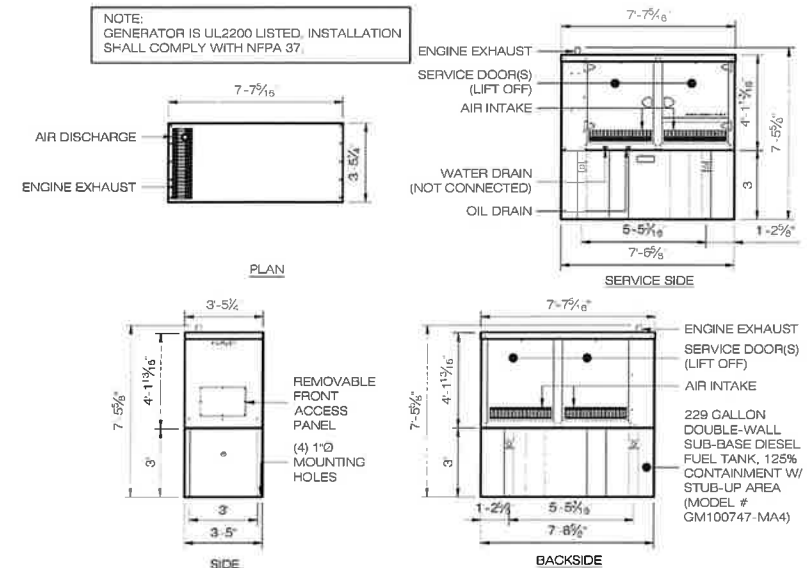


COMMSCOPE CMC74-36E OUTDOOR EQUIPMENT CABINET Hx80.8\"/>

4 OUTDOOR EQUIPMENT CABINETS
C-3 SCALE: 3/4\"/>



5 GPS MOUNT
C-3 SCALE: N.T.S.



KOHLER CO. 50KW DIESEL-POWERED GENERATOR MODEL # ADV-8862 50REOZK, 120/240V, 1PH, 3W, 60 Hz w/ SOUND ATTENUATION ENCLOSURE AND 229 GALLON UL 142 LISTED SUB-BASE FUEL TANK

6 DIESEL GENERATOR SCHEMATICS
C-3 SCALE: 1/4\"/>

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SHEET TITLE:
VERIZON EQUIPMENT PLAN & DETAILS

SHEET NUMBER:
C-3