



# Town of Berlin

## Planning and Zoning Department

240 Kensington Road  
Berlin, Connecticut 06037  
www.town.berlin.ct.us

Planning and Zoning Commission  
Zoning Board of Appeals  
Conservation Commission  
Historic District Commission

October 13, 2020

Ben Tripp, Director of Development  
The Metro Realty Group, Ltd.  
6 Executive Drive, Suite 100  
Farmington, CT 06032

via email: [BTripp@metro-realty.com](mailto:BTripp@metro-realty.com)

**RE: NOTICE OF DECISION – PLANNING & ZONING COMMISSION**

**Applications:** Site Plan Application

**Project Name:** Metro Realty Workforce Housing

**Address:** Lots 10, 11-1, 11-2, Block 122, at 0, 823 and 833 Deming Road.

**Zone:** WHD (R-43 & OT)

**Applicant:** Ben Tripp, Metro Realty Group Ltd.

**Owner:** 833 Deming Road LLC and Berlin Remnant Land Parcels LLC.

**Proposal:** Site plan application for Workforce Housing Development with 88 residential units in 11 buildings

Dear Mr. Tripp:

At a regular meeting of the Planning and Zoning Commission held on August 20, 2020, the Planning and Zoning Commission considered the above referenced applications and took the following actions:

Upon a motion to approve the site plan made by Commissioner Zigmont and seconded by Commissioner Wollman the following resolution was unanimously adopted. (Voting in favor: Holtman, Jorsey, Rogan, Veley, Wollman, Zigmont, Biella); and,

WHEREAS the Commission held a combined public hearing on August 20, 2020 and took all testimony required by law; and,

WHEREAS the related zoning text amendment application was reviewed and approved for amendments to the existing Berlin Zoning Regulations §XI.BB Workforce Housing Regulations text; and,

WHEREAS the related Zoning Map amendment was reviewed and approved to rezone the above-mentioned parcels to allow a Workforce Housing Development; and,

WHEREAS a site plan application was submitted for a workforce housing development on the contiguous parcels with 88 residential units in 11 building and related site improvements pursuant to Section XI.BB of the Berlin Zoning Regulations, as amended; and,

Maureen K. Giusti, AICP, Acting Town Planner/ZEO. 860-828-7060. [mgiusti@town.berlin.ct.us](mailto:mgiusti@town.berlin.ct.us)  
Adam D. Levitus, PE, Zoning Enforcement Officer. 860-828-7008. [alevitus@town.berlin.ct.us](mailto:alevitus@town.berlin.ct.us)  
Frances Semnoski, Land Use Administrator. 860-828-7066. [fsemnoski@town.berlin.ct.us](mailto:fsemnoski@town.berlin.ct.us)

WHEREAS the 11.48-acre site has 940 feet of frontage on Deming Road in the WHD (R-43, OT) Zone; and,

WHEREAS the existing residential structures will be demolished; and,

WHEREAS the Eversouce corporate complex with training area is adjacent to the site on the west; and,

WHEREAS an existing working farm is adjacent to the property on the north; and,

WHEREAS Metro Realty Group has a record of experience with mixed income, multi-family workforce housing; and,

WHEREAS the site will be improved with 11 two-story residential buildings, a single curb cut drive, parking and related site improvements; and

WHEREAS the buildings will be condo-style, two stories each with eight (8) single level units, patio or balcony private outdoor space and designed with gable roofs; and,

WHEREAS the units will provide housing choice in Berlin that will provide affordable housing options in conformance with CGS 8-30g standards and 100% of the units count toward the Town's affordable housing goals; and,

WHEREAS the site will be served by public water and sewer; and,

WHEREAS the Inland Wetlands and Watercourse Commission granted approval for the project at its August 12, 2020 meeting; and,

WHEREAS the site contains an existing sanitary sewer right-of-way to the east of the development area; and,

WHEREAS approximately 1750 feet of walking paths are proposed; and,

WHEREAS site disturbance is primarily on the westerly side of the site and approximately four acres will be left as undisturbed area around Little Brook; and,

WHEREAS a Turtle Management Plan was provided; and,

WHEREAS a traffic impact study was submitted and reviewed; and,

WHEREAS comments were received from the Capitol Region Council of Governments; and,

WHEREAS the Commission received interdepartmental comments from Conservation Commission, Berlin Water Control, the Building Official, Board of Police Commissioners, the Police Chief, Health District, and the Town Engineer; and,

THEREFORE, be it resolved the site plan application of Ben Tripp. Metro Realty Group Ltd, for an 88 unit Workforce Housing Development in 11 buildings and including associated site improvements on the 11.48 acre property on Deming Road Map 5-4, Block 122, Lots 10, 11-1 and 11-2 as shown on the

submitted site plan drawing set titled Proposed Multifamily Development 823, 833, and 0 Deming Road (Route 160) Berlin, CT 06037, MMI #3571-40, Dated June 22, 2020, Revised July 1, 2020, Prepared by Milone and MacBroom, prepared for Metro Realty, sheets 1-9 and architectural drawings titled Hunters Ridge, 833 Deming Road, Berlin CT Metro Realty LLC by Niles Bolton Associates dated 07-09-2020 sheets A1.010, A1.R00, and A3.001 is approved with the following conditions:

1. The developer will file on the Land Records, documents relating to affordability in compliance with BZR §XI.BB.3.o.
2. Submission Erosion Control and Site bonds as calculated by staff
3. The parcels be merged prior to permit application
4. Soil Erosion controls be installed prior to site disturbance
5. The limit of disturbance be clearly delineated prior to site disturbance
6. A management plan to maintain drainage and filtration systems be submitted to the satisfaction of staff
7. Comments of Berlin Water Control be addressed to their satisfaction
8. Requirements of Building Official be provided to his satisfaction
9. Demolition permits are required and including addressing CCHD comments
10. Site lines be provided on the site plan and included on the Landscape Plan and trimming of vegetation as required to achieve a desired 500' ISD, per Berlin Police Department Comments
11. Units be modified for handicapped accommodation if necessary, per Building Official
12. Extension and additional connectivity for rear building resident access to the walking path be explored and modified to the satisfaction of staff

In accordance with Berlin Zoning Regulations Section XIII.A.13. failure to complete all approved work within five years of the approval date shall result in automatic expiration of the approval. Upon written request to extend the site plan approval beyond the five years, the Planning and Zoning Commission may grant one or more extensions of time to complete all work not to exceed ten years from the initial approval date.

Sincerely,

A handwritten signature in blue ink that reads "Maureen K. Giusti". The signature is written in a cursive, flowing style.

Maureen K. Giusti, AICP



# Town of Berlin

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240 Kensington Road  
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Planning and Zoning Commission  
Zoning Board of Appeals  
Conservation Commission  
Historic District Commission

January 27, 2021

## NOTICE OF DECISION

### TOWN OF BERLIN

**APPLICATION:** Site Plan Amendment

**APPLICANT:** Benjamin Tripp, 833 Deming Road, LLC

**LOCATION:** Deming Ridge Workforce Housing Development

At its meeting of November 19, 2020 the Berlin Planning and Zoning Commission voted to approve, with conditions, the site plan amendment of Ben Tripp, Metro Realty Group Ltd., for modifications to an approved site plan for Deming Ridge at 823 Deming Road, 833 Deming Road and 0 Deming Road (MBL 5-4-122-10).

The conditions of this approval are:

1. All conditions of the August 20, 2020 approval will be carried forward and as revised by Department Comments for the modifications.
2. New lot address to be confirmed with the Engineering Department.

Maureen Giusti, AICP  
Acting Town Planner/Zoning Enforcement Officer



**TOWN OF BERLIN**  
Inland Wetlands  
and  
Water Courses Commission  
240 Kensington Road • Berlin, CT 06037  
**Office (860) 828-7022 • Fax (860) 828-7180**

**Certified Mail: 7012 1010 0002 6991 6058**

August 17, 2020

Mr. Robert Idleman, CFO & EVP  
833 Deming Road, LLC and Berlin Remnant Land Parcels, LLC  
c/o The Metro Realty Group, Ltd.  
6 Executive Drive, Suite 100  
Farmington, CT 06032

**Re: Application 20-06W**

Dear Mr. Idleman:

Please be advised that during its Special Meeting of August 12, 2020, the Town of Berlin Inland Wetland and Water Courses Commission voted unanimously to approve the above referenced application. This approval was granted contingent upon the following;

1. That all erosion and sedimentation control devices (as designated on plans) be installed to the satisfaction of the Wetlands Agent prior to the commencement of construction.
2. That all other construction related activities be installed in accordance with the submitted plans entitled: "Proposed Multi-Family Development, 823, 833 and 0 Deming Road (Route 160), Berlin, CT, Prepared by Milone & MacBroom, Cheshire, CT, for Metro Realty, Farmington, CT, Dated June 22, 2020, Pages 1 - 9. "

Please be advised that this permit will become effective on August 29, 2020 following a successful completion of the Fifteen (15) day appeal period commencing on August 15, 2020.

Attached is a copy of the legal notice, which appeared in The Herald, classified section, on August 14, 2020. If you should have any further questions regarding this matter, please do not hesitate to call me at (860) 828-7069.

Sincerely,

James P. Horbal  
Agent for the Inland Wetlands Commissions

Attachment

cc: Peter Nieman, IWWC Chairman  
Maureen Giusti, AICP - Interim Town Planner



**TOWN OF BERLIN**  
Inland Wetlands  
and  
Watercourses Commission  
240 Kensington Road • Berlin, CT 06037  
Office (860) 828-7069 • Fax (860) 828-7180

**LEGAL NOTICE**

**NOTICE OF ACTION**

During its meeting of August 12, 2020, the Town of Berlin Inland Wetland and Water Courses Commission took the following actions:

**Application 20-06W**- Proposal by 833 Deming Road, LLC and Berlin Remnant Land Parcels, LLC to construct a Multi-Family Development and associated appurtenances within an upland review area on Lot 11-1, 11-2 and 10, Block 122, Deming Road. Approved.

**Application 20-05WF**- Proposal by CRP, LLC, to construct structural improvements within both an upland review area and floodplain on Lot #3-B, Block 76A, #15 Christian Lane. Approved.

Effective date will be August 29, 2020

Peter Nieman, Chairman  
Inland Wetlands and Watercourses Commission

Publish in: The New Britain Herald  
Friday, August 14, 2020



**TOWN OF BERLIN**  
Inland Wetlands  
and  
Watercourses Commission  
240 Kensington Road • Berlin, CT 06037  
Office (860) 828-7069 • Fax (860) 828-7180

**LEGAL NOTICE**

**NOTICE OF ACTION**

During its meeting of January 5, 2021, the Town of Berlin Inland Wetland and Water Courses Commission took the following actions:

**Application 20-07WF**- Proposal by 550-554 Berlin Turnpike Associates, LLC, to construct a Multi-Family Development and associated appurtenances within an upland review area, floodway and floodplain on Lot 13, Block 83, #522 Berlin Turnpike. Approved with Standard Conditions.

**Application 20-11WF** - Proposal by the Berlin Water Control Commission (BWCC) to reconstruct the Deming Road Sanitary Sewer Pump Station within both an Upland Review Area and Flood Hazard Zone on Lot 3A, Block 127, Deming Road. Approved with Standard Conditions.

**Application 20-06W** - Proposal by 833 Deming Road, LLC and Berlin Remnant Land Parcels, LLC to construct a Multi-Family Development and Associated Appurtenances within an upland review area on Lot 11-1, 11-2 and 10, Block 122 Deming Road. Approved Permit Modification.

Effective date will be January 23, 2021.

Peter Nieman, Chairman  
Inland Wetlands and Watercourses Commission

ORIGINAL

TOWN BERLIN	ROUTE NO. 160	PMT 2B-REV 8/00 (302-06-0386) DEPARTMENT OF TRANSPORTATION BUREAU OF HIGHWAY OPERATIONS STATE OF CONNECTICUT ENCROACHMENT PERMIT	DATE OF ISSUE 2/7/2022	PERMIT NO. <b>1021897</b> Page 1 of 3
NAME OF HIGHWAY Deming Road			DATE EFFECTIVE	
LOCATION OF WORK OR BEGINNING AND ENDING POINTS Route 160, 833 Deming Road			DATE OF EXPIRATION 2/7/2023	AMT. OF SURETY BOND CERTIFY CHECK 150,000.00
TO: THE METRO CONSTRUCTION CORPORATION 6 EXECUTIVE DRIVE, SUITE 100 FARMINGTON, CT 06032			SURETY COMPANY/BANK Travelers Casualty & Surety Co of America	
			BOND NUMBER: 107515211	
			PERMIT IS NOT VALID UNTIL SIGNATURE COPY IS SIGNED AND RETURNED TO THE OFFICE. PLEASE RETURN AT ONCE.	
			FEE: 250.00    DATE REC'D: 1/31/2022	
			POWVO NO:	
<p>Permission is hereby granted to do the following work under the control and direction of the Department of Transportation, Bureau of Engineering and Highway Operations at the location designated hereon, subject to the statements made on the application for permit, and to the pertinent provisions of the current Highway Encroachment Permit Regulations manual, including amendments thereto.</p> <p>This permit does not become effective until all necessary local and State licenses and permits are obtained by the Permittee or designated agent, and further the Permittee shall be subject to all Federal, State and local regulations.</p> <p>This permit is issued in strict compliance with, but not limited by, the following specific requirements, referenced attachments, and the current edition of Department of Transportation's Standard Specifications for Roads, Bridges and Incidental Construction as applicable.</p> <p><b>The Department of Transportation Permit Inspector, Stephen Wright 860-209-5406, MUST BE NOTIFIED AND THE CALL BEFORE YOU DIG REQUEST NUMBER RECORDED 48 HOURS IN ADVANCE OF STARTING WORK ON THE PROJECT. REQUEST NO. _____</b></p> <p>Permission is granted to work within the highway right of way to excavate to construct and pave a commercial drive, install 620' of 8" DIP watermain on Deming Road with mill and pave, all utility services, curbing, pavement markings and signage, install new electrical handhole and loop, remove abandoned signal equipment as delineated on the plans entitled "DEMING RIDGE PROPOSED MULTI-FAMILY DEVELOPMENT 833 DEMING ROAD (ROUTE 160) BERLIN, CONNECTICUT" with last revisions dated 9/13/21 and permit application received on 1/31/22. All work shall be in accordance with the current publication of the Department of Transportation "Standard Specifications for Roads, Bridges, and Incidental Construction," the latest Department Standard Details, and the following stipulations:</p> <ul style="list-style-type: none"> <li>- The permittee will be required to have an independent consultant inspector on site at all times during any and all construction within the state ROW to perform inspections and to verify required materials testing in accordance with Form 818 Section 2.14 standards. All compaction and density testing shall be performed by NETTCP qualified testing personnel using a nuclear density gauge that has received its annual certification from CTDOT. Compaction tests on soils and Density tests on asphalt shall be performed once per lift of material installed once every 25' L.F of the excavation or at the discretion of the permit inspector to assure that a rate of 95% is achieved on granular fill, process, and a minimal of 92% on asphalt unless otherwise advised by the Permit Inspector. Daily inspection reports, which have been reviewed/verified/stamped, by a licensed CT Professional Engineer shall be submitted to the District on a weekly basis.</li> <li>-All construction materials and methods shall confirm to the Department's Specification Form 818.</li> <li>-A copy of this permit must be available on site at all times.</li> <li>-Vehicular and pedestrian traffic must be adequately protected through the use of appropriate traffic control patterns. Uniformed police officers or personnel who are certified for traffic control to a level equivalent to the National Safety Council shall be utilized to direct traffic through the work area. All traffic control signing and appurtenances shall be in accordance with the latest edition of the "Manual on Uniform Traffic Control Devices" and must meet NCHRP 350 requirements.</li> <li>-Work will only be permitted between the hours of 8:30 a.m. to 4:00 p.m., Monday through Friday unless otherwise authorized.</li> </ul> <p>The Permit Inspector must be notified upon completion of work for final inspection and approval.</p> <p><b>CALL Before you DIG!    TOLL FREE, STATEWIDE 1-800-922-4455</b></p> <p>Any and all liability for injury, damage or loss resulting from such work as may be undertaken under the terms of this permit is assumed by the Permittee. The Permittee is hereby designated responsible for all future maintenance of all installations or encroachments constructed under this Permit, which in the sole judgement of the State are not part of the highway appurtenances normally maintained by the State.</p> <p>The Permittee hereby agrees to indemnify and hold harmless the State of Connecticut for any and all such injury, damage, or loss that may be incurred, either directly, or as a result of said work, and to reimburse the Department of Transportation for any expenses incurred due to the performance of any such work undertaken under the terms of this permit.</p> <p>This permit is revocable at the discretion of the Department of Transportation Commissioner or designated representative.</p>				



ORIGINAL

TOWN BERLIN	ROUTE NO. 160	PMT 2B-REV 8/00 (302-06-0386)	DATE OF ISSUE 2/7/2022	PERMIT NO <b>1021897</b> Page 2 of 3
NAME OF HIGHWAY Deming Road		DEPARTMENT OF TRANSPORTATION BUREAU OF HIGHWAY OPERATIONS STATE OF CONNECTICUT ENCROACHMENT PERMIT	DATE EFFECTIVE	
LOCATION OF WORK OR BEGINNING AND ENDING POINTS Route 160, 833 Deming Road			DATE OF EXPIRATION 2/7/2023	AMT. OF SURETY BOND CERTIFY CHECK 150,000.00
TO: THE METRO CONSTRUCTION CORPORATION 6 EXECUTIVE DRIVE, SUITE 100 FARMINGTON, CT 06032			SURETY COMPANY/BANK Travelers Casualty & Surety Co of America	
			BOND NUMBER: 107515211	
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			PO/WO NO:	

-Holiday Restrictions- No permit work within the highway right of way will be permitted the day before a legal holiday and no work shall be resumed until 12:00 noon the day following the holiday, unless otherwise approved or indicated. Weekends shall be considered as part of the holiday when the legal holiday falls on either Friday or Monday.

-Permittee shall keep the state highway free of mud, stones, debris, etc.

-The storing of pipe, excavation materials, or other construction materials within them highway right of way will not be allowed. Equipment shall be removed from the right of way when not in use

-Traffic signal equipment damaged during construction will be installed in accordance with the current publication of the Department of Transportation "Standard Specifications for Roads, Bridges, and Incidental Construction." Damaged loop detection will require milling and paving of the asphalt surface to a depth of 2" to encompass the area where new traffic loops are to be installed. The approved signal plan for this specific intersection should be obtained to insure the proper installation of the signal equipment.

-The DOT Electrical Division must be notified 24 HOURS in advance of starting any excavation that will affect the operation of State-owned traffic signals or relating devices. The "Notification of Responsibility For Traffic Signals" form must be completed and submitted to the District Electrical Supervisor before any signal work will be allowed to begin. The "Signal Checklist" must be complete by the signal contractor and inspector prior to being submitted to this office for the signal inspection.

-All traffic signal loop detectors damaged during construction shall remain operational and must be repaired within 24 hours of being damaged.

-The traffic signal loop detectors are to be replaced within 10 days following the last day of paving.

-Pavement markings must be replaced using epoxy paint. Turf must be established prior to this permit considered complete.

-Catch basins and drainage pipe damaged or filled with sediment during construction must be repaired, cleaned and flushed at contractor's expense. A minimum vertical clearance of 12" shall be maintained between facilities. Pipes damaged during construction must be repaired using the class "F" concrete pipe connection" detail as directed and approved by the permit inspector. Repair must be performed utilizing solid section of existing pipe. Where this can not be achieved full metal pipe replacement may be required.

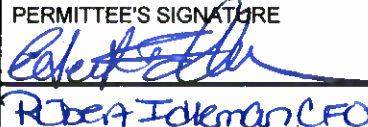
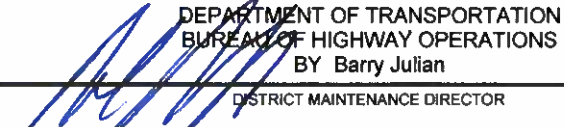
-The required minimum sightline distance must be obtained as the first phase of construction. Tree and brush must be trimmed and/or removed as directed by the Permit Inspector to obtain adequate sight line. The property owner will be responsible for all future maintenance of the sightline and the drive.

-The pavement shall be cut in neat, straight lines to a depth necessary to remove the pavement to the subbase. The saw cutting slurry must not be allowed to enter the State's drainage system.

-Full depth pavement replacement will be required in all roadway trench excavations. This will include 10" (compacted) of processed gravel base, 6" of Hot Mix Asphalt Superpave 1.0 Design Level 2 placed in two equal lifts or match existing Portland cement or pavement thickness whichever is greater and 3" of Hot Mix Asphalt Superpave 0.50 or 0.375 Design Level 2 top course as directed by the permit inspector, installed in 2 equal lifts. All edges must be tack coated and the surface joints sealed. If the pavement depth measures less than 9", the requirements for binder and top course depths will be determined by the permit inspector.

-The limits of the final pavement restoration will be determined by the inspector. This shall include milling and paving of the asphalt surface, surrounding and including the excavation, to a depth of 2". The milled area shall extend a minimum of 10 feet beyond the edges of the original trench line with vertically faced edges, not tapered. The entire milled area including the edges shall be swept and tack coated with an approved material at the appropriate rate. The area will then be paved with Hot Mix Asphalt Superpave 0.50 or 0.375 (machine laid) as directed by the permit inspector and compacted to a depth of 2". All excavations may be included into one milled area.

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<p>-Permanent full depth pavement replacement will be required in all excavations. Temporary pavement restoration will not be allowed through the winter season. Excavations performed after November 1st will be at the discretion of the inspector and may require complete replacement the following spring. Asphalt from plants which have not received state certification will be regarded as temporary and must be replaced regardless of depth installed. Compaction tests on soils and density tests on asphalt shall be performed once per lift of material installed once every 25 L. F. of the excavation or as directed by the permit inspector to assure that a rate of 95% is achieved on granular fill, process stone, and a minimal of 92% on asphalt. Daily inspection reports which have been reviewed and stamped by a licensed Connecticut Professional Engineer shall be submitted to the District Permit Office on a weekly basis.</p> <p>-At the end of each workday all trenches will be back filled and patched. The use of steel plates to cover open trenches within the highway right of way will NOT be allowed.</p> <p>-All slopes shall be stabilized with an approved erosion control method. A State standard anti-tracking pad shall be installed and maintained throughout the construction project. Upon completion of the job, the anti-tracking pad shall be removed and the excavated area must be restored with loam/seed and stabilized with mulch hay.</p> <p>-All liability is assumed by the permittee. All areas disturbed as a result of this operation will be restored to the equivalency of their original condition or better at permittee's expense. The permittee will be billed in full by the Department for engineering and replacement costs of any area disturbed or destroyed by the permitted operations.</p> <p>-The Department reserves the right to require the permittee to reimburse the State for all expenses incurred in connection with this permit including but not necessarily limited to inspection, State-owned equipment, supplies, etc. as outlined under regulation 13b-17-11.</p> <p>-Requirements of the permit are subject to change as field condition warrant. Any change will require a review and prior approval by the District Office.</p> <p>-The permittee shall certify that all fill materials proposed to be used on CTDOT property will meet the Connecticut Department of Energy &amp; Environmental Protection (DEEP) GA PMC and Residential Direct Exposure Criteria unless the permittee has either a current Beneficial Use Determination (BUD) or a current Soil Management Plan (SMP) approved by DEEP. The BUD or SMP and its corresponding DEEP approval shall be attached to the permit application. The permittee shall comply with the BUD or the SMP (as applicable) and provide CTDOT with documentation, in form satisfactory to CTDOT, of permittee's compliance. CTDOT reserves the right to require permittee, at its sole cost and expense, to remove any fill materials that do not meet the required criteria from the site by permittee and the area restored with compliant fill materials. Nothing in this paragraph shall be construed to relieve the permittee of its responsibility that materials must also meet the structural and geotechnical requirements for their intended use in accordance with the Department's Standard Specifications.</p> <p>INSURANCE EXPIRES: PRIOR TO THE INSURANCE EXPIRATION DATE, THE PERMITEE MUST SUBMIT AN UPDATED CERTIFICATE OF INSURANCE TO DOCUMENT APPROPRIATE CONTINUING INSURANCE COVERAGE.</p>				
PERMITEE'S SIGNATURE 	DATE 02/08/22	DEPARTMENT OF TRANSPORTATION BUREAU OF HIGHWAY OPERATIONS BY Barry Julian  DISTRICT MAINTENANCE DIRECTOR		
REBECCA IDEMAN, CFO				

**SIGNATURE COPY**

TOWN BERLIN	ROUTE NO 160	PMT 2B-REV 8/00 (302-06-0386) DEPARTMENT OF TRANSPORTATION BUREAU OF HIGHWAY OPERATIONS STATE OF CONNECTICUT ENCROACHMENT PERMIT	DATE OF ISSUE 2/7/2022	PERMIT NO. <b>1021897</b> Page 1 of 3
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			PERMIT IS NOT VALID UNTIL SIGNATURE COPY IS SIGNED AND RETURNED TO THE OFFICE. PLEASE RETURN AT ONCE.	
			FEE: 250.00    DATE REC'D: 1/31/2022 PO/NO:	
<p>Permission is hereby granted to do the following work under the control and direction of the Department of Transportation, Bureau of Engineering and Highway Operations at the location designated hereon, subject to the statements made on the application for permit, and to the pertinent provisions of the current Highway Encroachment Permit Regulations manual, including amendments thereto.</p> <p>This permit does not become effective until all necessary local and State licenses and permits are obtained by the Permittee or designated agent, and further the Permittee shall be subject to all Federal, State and local regulations.</p> <p>This permit is issued in strict compliance with, but not limited by, the following specific requirements, referenced attachments, and the current edition of Department of Transportation's Standard Specifications for Roads, Bridges and Incidental Construction as applicable.</p> <p>The Department of Transportation Permit Inspector, Stephen Wright 860-209-5406, <b>MUST BE NOTIFIED AND THE CALL BEFORE YOU DIG REQUEST NUMBER RECORDED 48 HOURS IN ADVANCE OF STARTING WORK ON THE PROJECT.</b>    REQUEST NO. _____</p> <p>Permission is granted to work within the highway right of way to excavate to construct and pave a commercial drive, install 620' of 8" DIP watermain on Deming Road with mill and pave, all utility services, curbing, pavement markings and signage, install new electrical handhole and loop, remove abandoned signal equipment as delineated on the plans entitled "DEMING RIDGE PROPOSED MULTI-FAMILY DEVELOPMENT 833 DEMING ROAD (ROUTE 160) BERLIN, CONNECTICUT" with last revisions dated 9/13/21 and permit application received on 1/31/22. All work shall be in accordance with the current publication of the Department of Transportation "Standard Specifications for Roads, Bridges, and Incidental Construction," the latest Department Standard Details, and the following stipulations:</p> <ul style="list-style-type: none"> <li>- The permittee will be required to have an independent consultant inspector on site at all times during any and all construction within the state ROW to perform inspections and to verify required materials testing in accordance with Form 818 Section 2.14 standards. All compaction and density testing shall be performed by NETTCP qualified testing personnel using a nuclear density gauge that has received its annual certification from CTDOT. Compaction tests on soils and Density tests on asphalt shall be performed once per lift of material installed once every 25' L.F of the excavation or at the discretion of the permit inspector to assure that a rate of 95% is achieved on granular fill, process, and a minimal of 92% on asphalt unless otherwise advised by the Permit Inspector. Daily inspection reports, which have been reviewed/verified/stamped, by a licensed CT Professional Engineer shall be submitted to the District on a weekly basis.</li> <li>-All construction materials and methods shall conform to the Department's Specification Form 818.</li> <li>-A copy of this permit must be available on site at all times.</li> <li>-Vehicular and pedestrian traffic must be adequately protected through the use of appropriate traffic control patterns. Uniformed police officers or personnel who are certified for traffic control to a level equivalent to the National Safety Council shall be utilized to direct traffic through the work area. All traffic control signing and appurtenances shall be in accordance with the latest edition of the "Manual on Uniform Traffic Control Devices" and must meet NCHRP 350 requirements.</li> <li>-Work will only be permitted between the hours of 8:30 a.m. to 4:00 p.m., Monday through Friday unless otherwise authorized.</li> </ul> <p>The Permit Inspector must be notified upon completion of work for final inspection and approval.</p> <p><b>CALL Before you DIG!    TOLL FREE, STATEWIDE 1-800-922-4455</b></p> <p>Any and all liability for injury, damage or loss resulting from such work as may be undertaken under the terms of this permit is assumed by the Permittee. The Permittee is hereby designated responsible for all future maintenance of all installations or encroachments constructed under this Permit, which in the sole judgement of the State are not part of the highway appurtenances normally maintained by the State.</p> <p>The Permittee hereby agrees to indemnify and hold harmless the State of Connecticut for any and all such injury, damage, or loss that may be incurred, either directly, or as a result of said work, and to reimburse the Department of Transportation for any expenses incurred due to the performance of any such work undertaken under the terms of this permit.</p> <p>This permit is revocable at the discretion of the Department of Transportation Commissioner or designated representative.</p>				

Department of Transportation  
 District #1 Office  
 1107 Cromwell Avenue  
 Rocky Hill, Connecticut 06067

SIGNATURE COPY

TOWN BERLIN	ROUTE NO. 160	PMT 2B-REV 8/00 (302-06-0386) DEPARTMENT OF TRANSPORTATION BUREAU OF HIGHWAY OPERATIONS STATE OF CONNECTICUT ENCROACHMENT PERMIT	DATE OF ISSUE 2/7/2022	PERMIT NO. <b>1021897</b> Page 3 of 3
NAME OF HIGHWAY Deming Road			DATE EFFECTIVE	
LOCATION OF WORK OR BEGINNING AND ENDING POINTS Route 160, 833 Deming Road			DATE OF EXPIRATION 2/7/2023	AMT. OF SURETY BOND CERTIFY CHECK 150,000.00
TO: THE METRO CONSTRUCTION CORPORATION 6 EXECUTIVE DRIVE, SUITE 100 FARMINGTON, CT 06032			SURETY COMPANY/BANK Travelers Casualty & Surety Co of America	
			BOND NUMBER: 107515211	
			PERMIT IS NOT VALID UNTIL SIGNATURE COPY IS SIGNED AND RETURNED TO THE OFFICE. PLEASE RETURN AT ONCE.	
			FEE: 250.00	DATE REC'D: 1/31/2022
			PO/NO NO:	

-Permanent full depth pavement replacement will be required in all excavations. Temporary pavement restoration will not be allowed through the winter season. Excavations performed after November 1st will be at the discretion of the inspector and may require complete replacement the following spring. Asphalt from plants which have not received state certification will be regarded as temporary and must be replaced regardless of depth installed. Compaction tests on soils and density tests on asphalt shall be performed once per lift of material installed once every 25 L. F. of the excavation or as directed by the permit inspector to assure that a rate of 95% is achieved on granular fill, process stone, and a minimal of 92% on asphalt. Daily inspection reports which have been reviewed and stamped by a licensed Connecticut Professional Engineer shall be submitted to the District Permit Office on a weekly basis.

-At the end of each workday all trenches will be back filled and patched. The use of steel plates to cover open trenches within the highway right of way will NOT be allowed.

-All slopes shall be stabilized with an approved erosion control method. A State standard anti-tracking pad shall be installed and maintained throughout the construction project. Upon completion of the job, the anti-tracking pad shall be removed and the excavated area must be restored with loam/seed and stabilized with mulch hay.

-All liability is assumed by the permittee. All areas disturbed as a result of this operation will be restored to the equivalency of their original condition or better at permittee's expense. The permittee will be billed in full by the Department for engineering and replacement costs of any area disturbed or destroyed by the permitted operations.

-The Department reserves the right to require the permittee to reimburse the State for all expenses incurred in connection with this permit including but not necessarily limited to inspection, State-owned equipment, supplies, etc. as outlined under regulation 13b-17-11.

-Requirements of the permit are subject to change as field condition warrant. Any change will require a review and prior approval by the District Office.

-The permittee shall certify that all fill materials proposed to be used on CTDOT property will meet the Connecticut Department of Energy & Environmental Protection (DEEP) GA PMC and Residential Direct Exposure Criteria unless the permittee has either a current Beneficial Use Determination (BUD) or a current Soil Management Plan (SMP) approved by DEEP. The BUD or SMP and its corresponding DEEP approval shall be attached to the permit application. The permittee shall comply with the BUD or the SMP (as applicable) and provide CTDOT with documentation, in form satisfactory to CTDOT, of permittee's compliance. CTDOT reserves the right to require permittee, at its sole cost and expense, to remove any fill materials that do not meet the required criteria from the site by permittee and the area restored with compliant fill materials. Nothing in this paragraph shall be construed to relieve the permittee of its responsibility that materials must also meet the structural and geotechnical requirements for their intended use in accordance with the Department's Standard Specifications.

INSURANCE EXPIRES:  
PRIOR TO THE INSURANCE EXPIRATION DATE, THE PERMITEE MUST SUBMIT AN UPDATED CERTIFICATE OF INSURANCE TO DOCUMENT APPROPRIATE CONTINUING INSURANCE COVERAGE.

PERMITEE'S SIGNATURE 	DATE 02/08/22	DEPARTMENT OF TRANSPORTATION BUREAU OF HIGHWAY OPERATIONS  DISTRICT MAINTENANCE DIRECTOR
Robert Ideman, CFO		



PROP NO. 5-4-122-10

Permit No. BP-2022-0132

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

**PERMIT ISSUED TO:**

Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

**HOMEOWNER ADDRESS:**

833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0132

Issue Date: 03/31/2022  
App. Date: 02/08/2022

Receipt Issued By: Juliet Benjamin

**Comments...**

BLD 1 UNITS 1-8 - 8 SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4)

<u>Fee Type</u>	<u>Amount</u>
Building Permit Fee	\$6165.00
Zoning Fee	\$50.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

---

Building Official

Electronic Signature: You are not approved to begin work until you receive a permit.

Tax Department:

Building Department:

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

Fire Marshall:

---

*The permit holder is responsible for scheduling all required inspections*



PROP NO. 5-4-122-10

Permit No. BP-2022-0133

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

PERMIT ISSUED TO:  
Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

HOMEOWNER ADDRESS:  
833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0133

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

Comments...

BLD 2 UNITS 9-16 - 8 SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

\_\_\_\_\_  
Building Official

Building Department:

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

Tax Department:

Engineering Department:

Fire Marshall:

---

*The permit holder is responsible for scheduling all required inspections*



PROP NO. 5-4-122-10

Permit No. BP-2022-0134

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

PERMIT ISSUED TO:  
Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

HOMEOWNER ADDRESS:  
833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0134

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

Comments...

BLD 3 UNITS 17-24 - 8 SINGLE FAMILY APARTMENTS -2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

\_\_\_\_\_  
Building Official

Building Department:

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

Tax Department:

Engineering Department:

Fire Marshall:

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*The permit holder is responsible for scheduling all required inspections*



PROP NO. 5-4-122-10

Permit No. BP-2022-0135

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

**PERMIT ISSUED TO:**

Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

**HOMEOWNER ADDRESS:**

833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0135

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

**Comments...**

BLD 4 UNITS 25-32 - 8 SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

\_\_\_\_\_  
Building Official

**Building Department:**

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

**Tax Department:**

Engineering Department:

Fire Marshall:

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*The permit holder is responsible for scheduling all required inspections*





PROP NO. 5-4-122-10

Permit No. BP-2022-0136

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

PERMIT ISSUED TO:

833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

HOMEOWNER ADDRESS:  
833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0136

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

Comments...

BLD 5 UNITS 33-40 - 8 SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

---

Building Official

Building Department:

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

Tax Department:

Engineering Department:

Fire Marshall:

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***The permit holder is responsible for scheduling all required inspections***



PROP NO. 5-4-122-10

Permit No. BP-2022-0137

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

PERMIT ISSUED TO:  
Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

HOMEOWNER ADDRESS:  
833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0137

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

Comments...

BLD 6 - 8 UNITS 41-48 SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

\_\_\_\_\_  
Building Official

Building Department:

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

Tax Department:

Engineering Department:

Fire Marshall:

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*The permit holder is responsible for scheduling all required inspections*



PROP NO. 5-4-122-10

Permit No. BP-2022-0138

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

**PERMIT ISSUED TO:**

Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

**HOMEOWNER ADDRESS:**

833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0138

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

**Comments...**

BLD 7 UNITS 49-56 - 8 SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

\_\_\_\_\_  
Building Official

**Building Department:**

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

**Tax Department:**

Engineering Department:

Fire Marshall:

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*The permit holder is responsible for scheduling all required inspections*



PROP NO. 5-4-122-10

Permit No. BP-2022-0139

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

PERMIT ISSUED TO:  
Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

HOMEOWNER ADDRESS:  
833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0139

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

Comments...

BLD 8 UNITS 57-64 - 8 SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

---

Building Official

Building Department:

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

Tax Department:

Engineering Department:

Fire Marshall:

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*The permit holder is responsible for scheduling all required inspections*



PROP NO. 5-4-122-10

Permit No. BP-2022-0141

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

PERMIT ISSUED TO:  
Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

HOMEOWNER ADDRESS:  
833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0141

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

Comments...

BLD 9 UNITS 65-72 - 8 SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

\_\_\_\_\_  
Building Official

Building Department:

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

Tax Department:

Engineering Department:

Fire Marshall:

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*The permit holder is responsible for scheduling all required inspections*



PROP NO. 5-4-122-10

Permit No. BP-2022-0142

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

**PERMIT ISSUED TO:**

Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

**HOMEOWNER ADDRESS:**

833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0142

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

**Comments...**

BLD 10 UNITS 73-80 - 8 SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

\_\_\_\_\_  
Building Official

**Building Department:**

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

**Tax Department:**

Engineering Department:

Fire Marshall:

---

***The permit holder is responsible for scheduling all required inspections***



PROP NO. 5-4-122-10

Permit No. BP-2022-0143

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Res Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

**PERMIT ISSUED TO:**

Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

**HOMEOWNER ADDRESS:**

833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Res  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$407920  
BLDG. PERMIT: BP-2022-0143

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

**Comments...**

BLD 11 UNITS 81-88 - SINGLE FAMILY APARTMENTS - 2 STORY WOOD FRAME (4 & 4).

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$6165.00
Certificate of Occupancy	\$50.00

TOTAL AMOUNT: \$6265.00

Building Inspection Division  
*Frank Van Linter*

\_\_\_\_\_  
Building Official

**Building Department:**

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

**Tax Department:**

Engineering Department:

Fire Marshall:

---

*The permit holder is responsible for scheduling all required inspections*



PROP NO. 5-4-122-10

Permit No. CBP-2022-0027

## TOWN OF BERLIN

Kensington Road  
Berlin, CT 06037

Frank Van Linter  
(860) 828-7012

### New Construction Com Permit

Location: 833 DEMING RD Acct# 1066370

Owner: 833 DEMING ROAD LLC

PERMIT ISSUED TO:  
Metro Construction Corporation  
Robert Idleman  
6 Executive Drive, Ste 100  
Farmington, CT 06032

HOMEOWNER ADDRESS:  
833 DEMING ROAD LLC  
6 EXECUTIVE DRIVE SUITE 100  
FARMINGTON, CT 06032

Permit Type: New Construction Com  
Property Type:  
Property Class: 111C - Apartment MDL-94

EST. VALUE: \$50990  
BLDG. PERMIT: CBP-2022-0027

Issue Date: 03/31/2022  
App. Date: 02/17/2022

Receipt Issued By: Juliet Benjamin

Comments...  
BLD 12 - FITNESS CENTER

<u>Fee Type</u>	<u>Amount</u>
Zoning Fee	\$50.00
Building Permit Fee	\$810.00
Certificate of Occupancy - Com	\$100.00

TOTAL AMOUNT: \$960.00

Building Inspection Division  
*Frank Van Linter*

\_\_\_\_\_  
Building Official

Building Department:

Zoning Department: OK for permit for work in compliance with PZC approval and modifications. As-Built required prior to framing; SESC to be installed and maintained; Final as-built reqd prior to CO per Plot plan checklist

Tax Department:

Engineering Department:

Fire Marshall:

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*The permit holder is responsible for scheduling all required inspections*