

COBB ROAD LLC

"POWER LINES SOLAR"

20-1 SHORT HILLS RD OLD LYME, CT 06371

LIST OF DRAWINGS

- T-1 TITLE SHEET & INDEX
- 1 & 2 OF 2 EXISTING CONDITIONS PLAN
PROVIDED BY BENNETT & SMILAS ASSOCIATES, INC.
- OP-1 OVERALL LOCUS MAP
- SP-0 OVERALL SITE PLAN
- SP-1 SITE & UTILITY PLAN
- SP-2 SITE & UTILITY PLAN
- GP-1 GRADING & DRAINAGE PLAN
- GP-2 GRADING & DRAINAGE PLAN
- EC-1 SEDIMENTATION & EROSION CONTROL PLAN
- EC-2 SEDIMENTATION & EROSION CONTROL PLAN
- EC-3 SEDIMENTATION & EROSION CONTROL NOTES
- EC-4 SEDIMENTATION & EROSION CONTROL DETAILS
- DN-1 SITE DETAILS
- DN-2 SITE DETAILS
- DN-3 SITE NOTES

SITE INFORMATION

SITE NAME: "POWER LINES SOLAR"
20-1 SHORT HILLS RD
LOCATION: OLD LYME, CT 06371

SITE TYPE/DESCRIPTION: ADD (1) GROUND MOUNTED SOLAR PANEL
ARRAY W/ ASSOCIATED EQUIPMENT.

PROPERTY OWNER: HOWARD S. TOOKER
20-1 SHORT HILLS RD
OLD LYME, CT 06371

APPLICANT: COBB ROAD LLC
9 NOVELTY LANE, UNIT 9B
ESSEX, CT 06426

ENGINEER CONTACT: BRADLEY J. PARSONS, P.E.
(860) 663-1697 x208

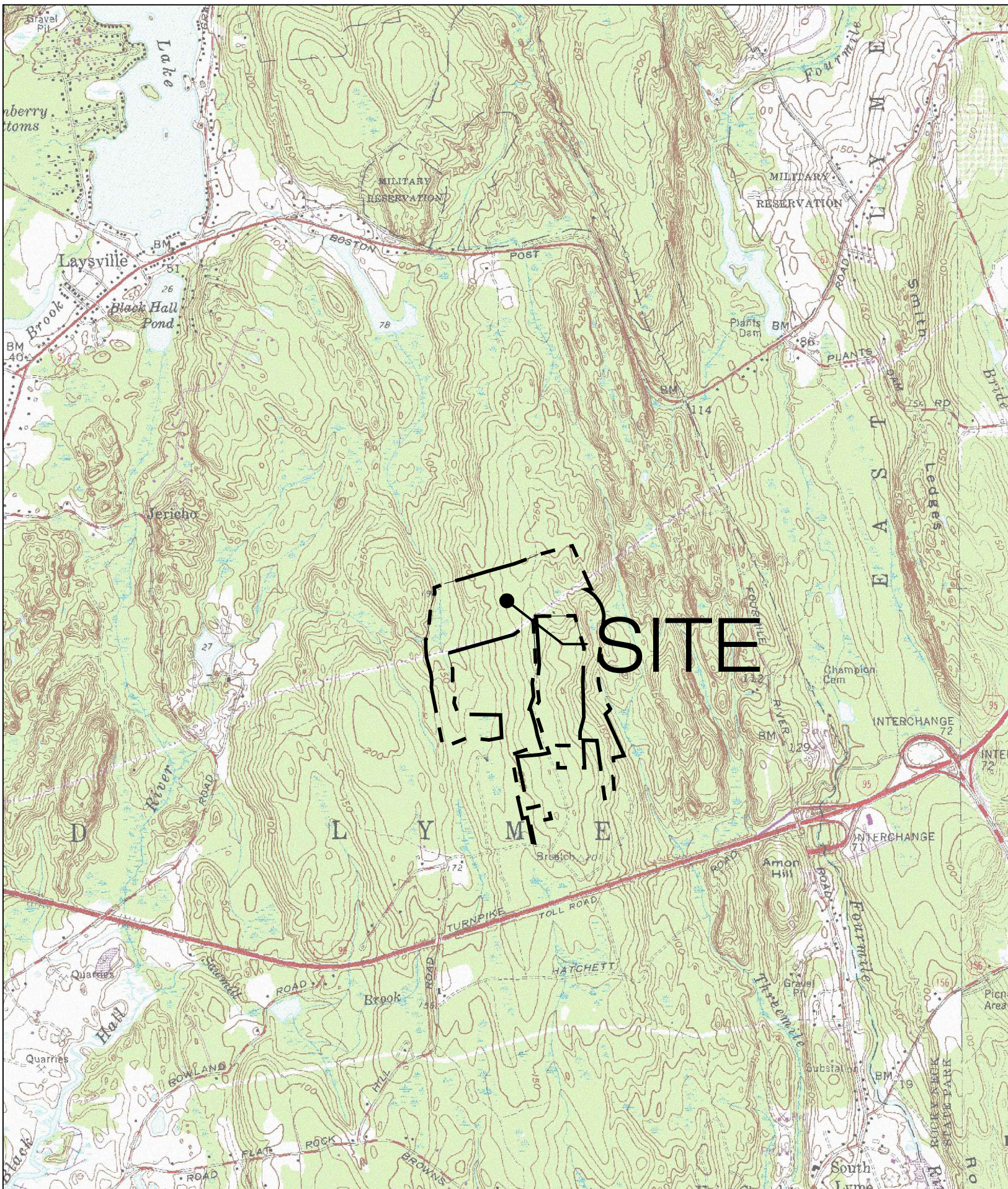
LATITUDE: 42°19'59.26" N
LONGITUDE: 72°16'37.00" W
ELEVATION: 231'± AMSL

MBLU: MAP 24, LOT 13
ZONE: RU-80 (RESIDENTIAL DISTRICT)
EXISTING LAND USE: SINGLE FAMILY RESIDENTIAL & AGRICULTURAL
PROPOSED LAND USE: COMMUNICATIONS, TRANSPORTATION AND
PUBLIC UTILITY USES
- LARGE SCALE GROUND MOUNTED SOLAR
PHOTOVOLTAIC INSTALLATIONS

TOTAL SITE ACREAGE: 120.23± AC.
TOTAL DISTURBED AREA: 12.72± AC.
TOTAL CLEARING AREA: 12.33± AC.

APPROX. VOLUME OF CUT: 2,876± CY
APPROX. VOLUME OF FILL: 2,266± CY
APPROX. NET VOLUME: 610± CY OF CUT

USGS TOPOGRAPHIC MAP



SCALE : 1" = 2000'± SOURCE: USGS 7.5 OLD LYME QUADRANGLE, CT 2012

COBB ROAD LLC

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3 SADDLEBROOK DRIVE PHONE: (860)-663-1697
KILLINGWORTH, CT 06419 FAX: (860)-663-0935
WWW.ALLPOINTS TECH.COM

CSC PERMITTING

NO	DATE	REVISION
0	10/02/19	FOR REVIEW: BJP
1		
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NOT FOR CONSTRUCTION

DESIGN PROFESSIONAL OF RECORD

PROF: BRADLEY J. PARSONS P.E.
COMP: ALL-POINTS TECHNOLOGY
CORPORATION
ADD: 3 SADDLEBROOK DRIVE
KILLINGWORTH, CT 06419

OWNER: HOWARD S. TOOKER
ADDRESS: 20-1 SHORT HILLS RD
OLD LYME, CT 06371

POWER LINES SOLAR

SITE 20-1 SHORT HILLS RD
ADDRESS: OLD LYME, CT 06371

APT FILING NUMBER: CT580100

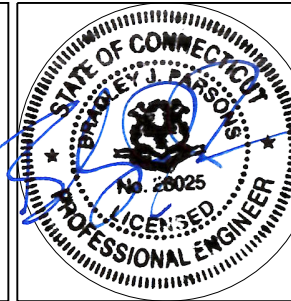
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CHECKED BY: BJP

SHEET TITLE:

TITLE SHEET & INDEX

SHEET NUMBER:

T-1



F:\BSE PROJECTS\OLD LIME\THE OAKS\DWG\20-1 SHORT HILLS ROAD_PRTS_SOLAR.DWG



GRAPHIC SCALE

(IN FEET)

1 inch = 50 ft

FOR CONTROL POINT DATA (SEE DRAWING NO. 2, SHEET 2 OF 2)

NORTH (PER A.M. & A.L.)

LEGEND

EXISTING	PROPOSED	PROPERTY/HIGHWAY LINE
● PIN/PIPE/DH	—	IRON PIN/IRON PIPE/DRILL HOLE
□ MON	—	CONCRETE MONUMENT
△	—	CONTROL POINT
△	—	CONTROL POINT DESIGNATION
—	—	STONE WALL
—	—	TIE LINE
—	—	CENTER LINE
—	—	EASEMENT LINE
—	—	CONTOUR
—	—	SPOT ELEVATION
—	—	WOODS ROAD/TRAIL
—	—	INLAND WETLANDS/FLAG NO.
—	—	MARSH/WETLAND
—	—	WETLAND REGULATED AREA
—	—	STREAM
—	—	TREE LINE
—	—	TREE
—	—	TREE TRUNK LINE

NOTES:

- THIS SURVEY AND MAP HAVE BEEN PREPARED IN ACCORDANCE WITH THE REGULATIONS OF CONNECTICUT STATE AGENCIES, SECTIONS 20-300B-1 THROUGH 20-300B-20, THE MINIMUM STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. ON JUNE 21, 1996 AND AMENDED OCTOBER 26, 2018.
- REFERENCE IS HEREBY MADE TO THE FOLLOWING MAPS ENTITLED:
 - "LOT LINE MODIFICATION PLAN EXISTING CONDITIONS LAND NOW OR FORMERLY HOWARD S. TOOKER LAND NOW OR FORMERLY CAWAMCA LLC GREAT OAK ROAD OLD LYME CONNECTICUT" BY: BENNETT & SMILAS ASSOCIATES, INC.; SCALE: 1"=100'; SHEETS: 1-3 OF 3; DATED: FEB. 19, 2019 AND REVISED LAST: 04/10/19.
- BEARINGS AND COORDINATES SHOWN HEREON ARE BASED UPON THE NORTH AMERICAN DATUM OF 1983 (NAD83) AND WERE OBTAINED BY GLOBAL POSITIONING SYSTEM (GPS) OBSERVATIONS, BY: URS CORPORATION ON APRIL 26, 2005.
- ELEVATIONS SHOWN HEREON ARE BASED UPON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88) AND WERE OBTAINED BY GLOBAL POSITIONING SYSTEM (GPS) OBSERVATIONS, BY: URS CORPORATION ON APRIL 26, 2005.
- CONTOURS SHOWN WITHIN THE PROJECT AREA ARE BASED UPON A FIELD SURVEY BY BENNETT & SMILAS ASSOCIATES, INC. ON APRIL 15-19, 2019. CONTOURS OUTSIDE OF THE PROJECT AREA ARE BASED UPON AERIAL TOPOGRAPHIC MAPPING PROVIDED BY EAST COAST MAPPING, E.C.M., AND DATED JUNE 6, 2005.
- THE CURRENT PROPERTY OWNER OF RECORD IS HOWARD S. TOOKER OF 20-1 SHORT HILLS ROAD OLD LYME, CONNECTICUT AS DESIGNATED IN VOLUME 108, PAGE 135 IN THE TOWN OF OLD LYME CLERKS OFFICE.
- PROPERTY LOCATED AT 20-1 SHORT HILLS ROAD, IS SHOWN ON TAX MAP 24, LOT 13 IN THE TOWN OF OLD LYME ASSESSOR'S OFFICE.
- THIS PROPERTY IS ZONED RU-80, RESIDENTIAL DISTRICT. THE MINIMUM LOT AREA IS 80,000 SQUARE FEET AND THE MINIMUM SETBACK REQUIREMENTS ARE GENERALLY: FRONT: 50 FEET, SIDE: 35 FEET, AND REAR: 35 FEET.
- THE TOTAL AREA OF THIS PROPERTY AT 20-1 SHORT HILLS ROAD IS 5,237,098 SQUARE FEET (120.227 ACRES).
- PROPERTY LOCATED AT 20-1 SHORT HILLS ROAD IS SUBJECT TO THE FOLLOWING EASEMENTS AND RESTRICTIONS:
 - 50' RIGHT OF WAY OVER EXISTING WOODS ROAD AS DESIGNATED IN VOLUME 360, PAGE 1071 IN THE TOWN OF OLD LYME CLERKS OFFICE.
 - CONSTRUCTION OF DWELLINGS RESTRICTED PER AGREEMENT WITH KATHLEEN A. WOODRUFF AS DESIGNATED IN VOLUME 176, PAGE 2 IN THE TOWN OF OLD LYME CLERKS OFFICE.
 - RIGHT OF WAY IN FAVOR OF THE CONNECTICUT LIGHT AND POWER COMPANY AS DESIGNATED IN VOLUME 38, PAGE 62 IN THE TOWN OF OLD LYME CLERKS OFFICE.
- INLAND WETLAND LIMITS SHOWN HEREON WERE DELINEATED BY DEAN GUSTAFSON, SENIOR WETLAND SCIENTIST, ALL-POINTS TECHNOLOGY CORPORATION, P.C. ON MARCH 21, 2019 AND FIELD LOCATED BY ALL-POINTS TECHNOLOGY CORPORATION, P.C. ON MARCH 21, 2019. (WETLAND FLAGS 1-1 THRU 1-6, 3-01 THRU 3-10, AND 4-01 THRU 4-08).
- REMAINING INLAND WETLAND LIMITS SHOWN HEREON WERE DELINEATED BY HARVEY LUCE, CERTIFIED PROFESSIONAL SOIL SCIENTIST & SOIL CLASSIFIER IN JUNE THROUGH AUGUST OF 2005 AND IN JUNE 2007. WETLANDS WERE FIELD LOCATED BY BENNETT & SMILAS ASSOCIATES, INC. IN JULY THROUGH AUGUST OF 2005 AND IN JUNE 2007.
- THE LOCATION OF UNDERGROUND UTILITIES DEPICTED HEREON ARE BASED ON FIELD LOCATIONS, MAPPING, INFORMATION PROVIDED BY OTHERS AND OTHER SOURCES. THEIR TRUE LOCATION MAY VARY FROM THOSE INDICATED AND ALL UNDERGROUND UTILITIES MAY NOT BE SHOWN. IF APPLICABLE, UTILIZE THE "CALL BEFORE YOU DIG" NUMBER (1-800-922-4455) TO VERIFY THE LOCATION OF ALL EXISTING UNDERGROUND UTILITIES.

BENNETT & SMILAS ASSOCIATES, INC.

415 KILLINGWORTH ROAD, P.O. BOX 241

HIGGANUM, CONNECTICUT 06441

PHONE (860) 345-4653 FAX (860) 345-3868

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON.

Michael J. Bennett

R.L.S. #10831

MICHAEL J. BENNETT

SEAL

THE ORIGINAL SEAL OF THE SURVEYOR MUST BE AFFIXED HERE FOR THIS MAP TO BE VALID

MICHAEL J. BENNETT, L.S. No. 10831

PARTIAL PROPERTY & TOPOGRAPHIC SURVEY

LAND NOW OR FORMERLY

HOWARD S. TOOKER

20-1 SHORT HILLS ROAD

OLD LYME, CONNECTICUT

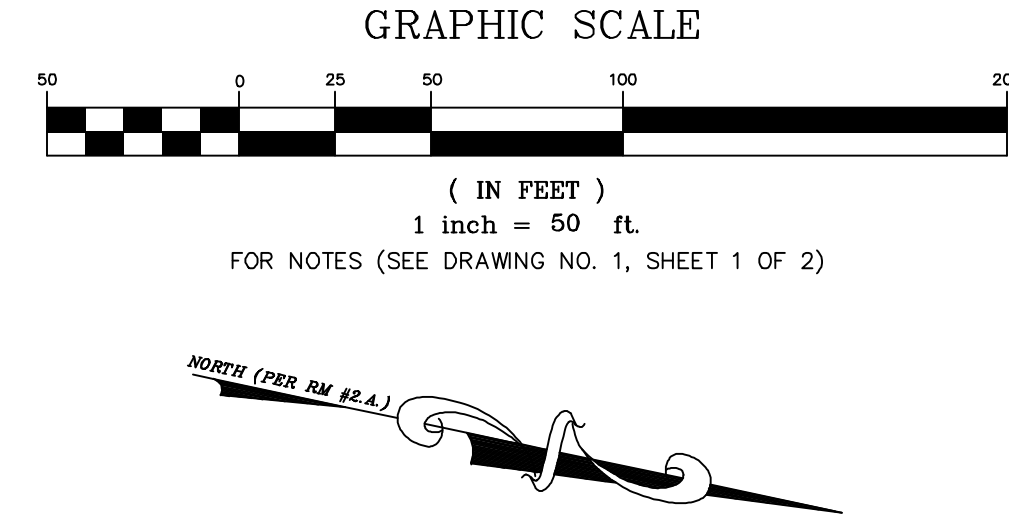
DATE: MAY 19, 2019

SCALE: 1"=50'

SHEET: 1 OF 2

DWG. NO.: 1

F:\BSE PROJECTS\OLD LINE\THE OAKS\DWG\20-1 SHORT HILLS ROAD_PRTS_SOLAR.DWG



LEGEND	
EXISTING	PROPOSED
	PROPERTY/HIGHWAY LINE
	IRON PIN/IRON PIPE/DRILL HOLE
	CONCRETE MONUMENT
	CONTROL POINT
	CONTROL POINT DESIGNATION
	STONE WALL
	TIE LINE
	CENTER LINE
	EASEMENT LINE
	CONTOUR
	SPOT ELEVATION
	WOODS ROAD/TRAIL
	INLAND WETLANDS/FLAG NO.
	MARSH/WETLAND
	WETLAND REGULATED AREA
	STREAM
	TREE LINE
	TREE
	TREE TRUNK LINE

CONTROL POINTS				
CONTROL POINT	DESCRIPTION	NORTHING	EASTING	ELEVATION
A	SPIKE	682149.89	1130299.66	229.55
B	SPIKE	682507.56	1130240.65	233.24
C	SPIKE	682738.20	1130207.28	229.75
D	SPIKE	683093.12	1130215.25	235.19
E	SPIKE	683033.84	1130033.03	234.23
F	SPIKE	682912.83	1129831.16	220.05
G	SPIKE	682802.84	1129531.67	203.26
H	SPIKE	682422.00	1129662.40	209.06
I	SPIKE	682147.96	1129769.59	212.64
J	SPIKE	681882.09	1129784.15	211.42
K	SPIKE	681929.23	1130064.54	227.13

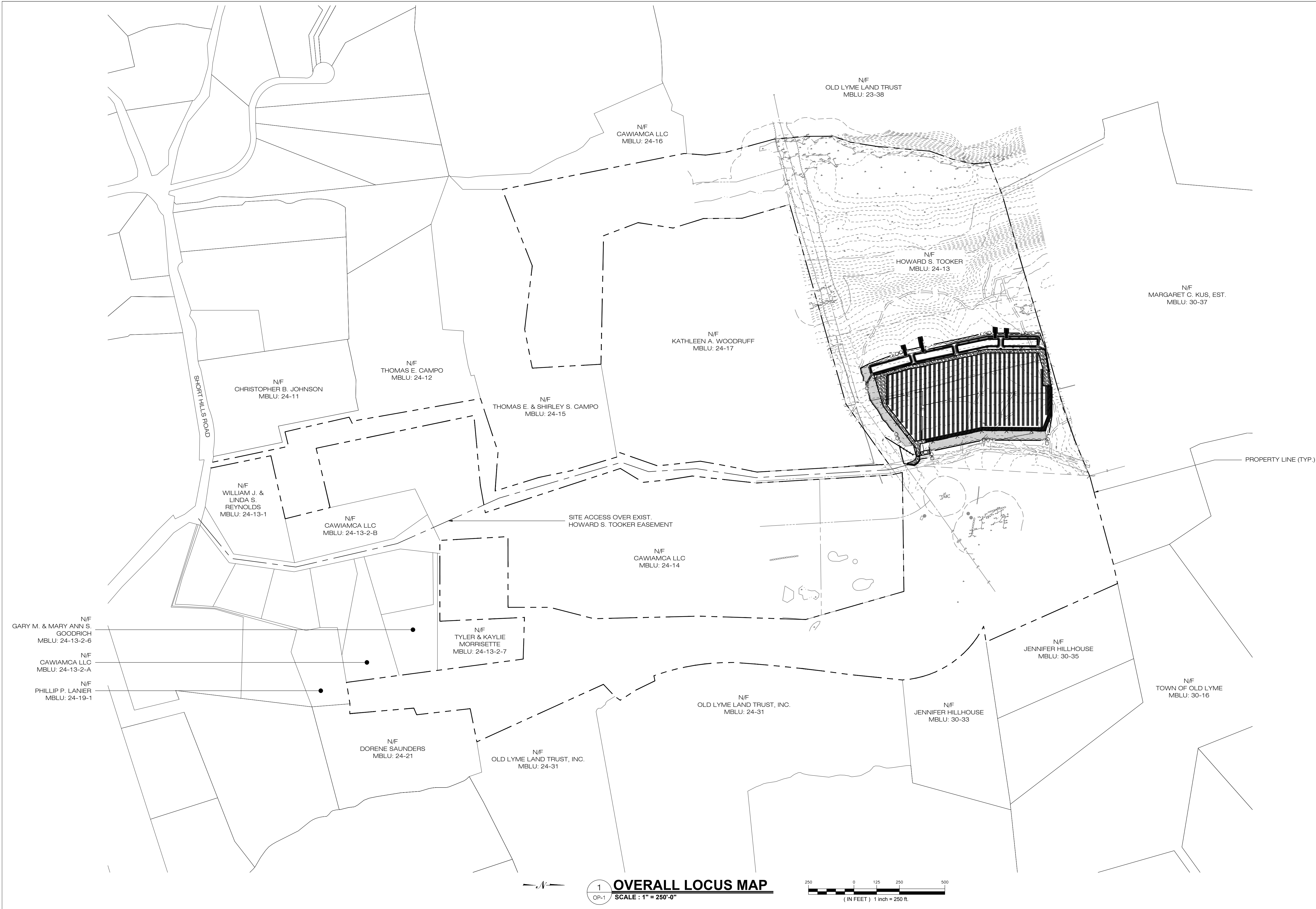
BENNETT & SMILAS ASSOCIATES, INC.
415 KILLINGWORTH ROAD, P.O. BOX 241
HIGGANUM, CONNECTICUT 06441
PHONE (860) 845-4653 FAX (860) 845-8868

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP
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Michael J. Bennett
MICHAEL J. BENNETT R.L.S. #10831

SEAL
THE ORIGINAL SEAL OF THE
SURVEYOR MUST BE AFFIXED
HERE FOR THIS MAP TO BE VALID
MICHAEL J. BENNETT, L.S. #10831

PARTIAL PROPERTY & TOPOGRAPHIC SURVEY
LAND NOW OR FORMERLY
HOWARD S. TOOKER
20-1 SHORT HILLS ROAD
OLD LYME, CONNECTICUT

DATE: MAY 19, 2019
SCALE: 1"=50'
SHEET: 2 OF 2
DWG. NO.: 2



COBB ROAD LLC

9 NOVELTY LANE, UNIT 9B
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3 SADDLEBROOK DRIVE PHONE: (860)-663-1667
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NO	DATE	REVISION
0	10/02/19	FOR REVIEW: BJP
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DESIGN PROFESSIONAL OF RECORD

PROF: BRADLEY J. PARSONS P.E.
COMP: ALL-POINTS TECHNOLOGY CORPORATION
ADD: 3 SADDLEBROOK DRIVE
KILLINGWORTH, CT 06419

OWNER: HOWARD S. TOOKER
ADDRESS: 20-1 SHORT HILLS RD
OLD LYME, CT 06371

POWER LINES SOLAR

SITE: 20-1 SHORT HILLS RD

ADDRESS: OLD LYME, CT 06371

APT FILING NUMBER: CT580100

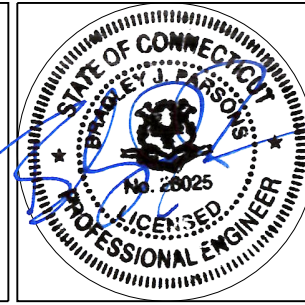
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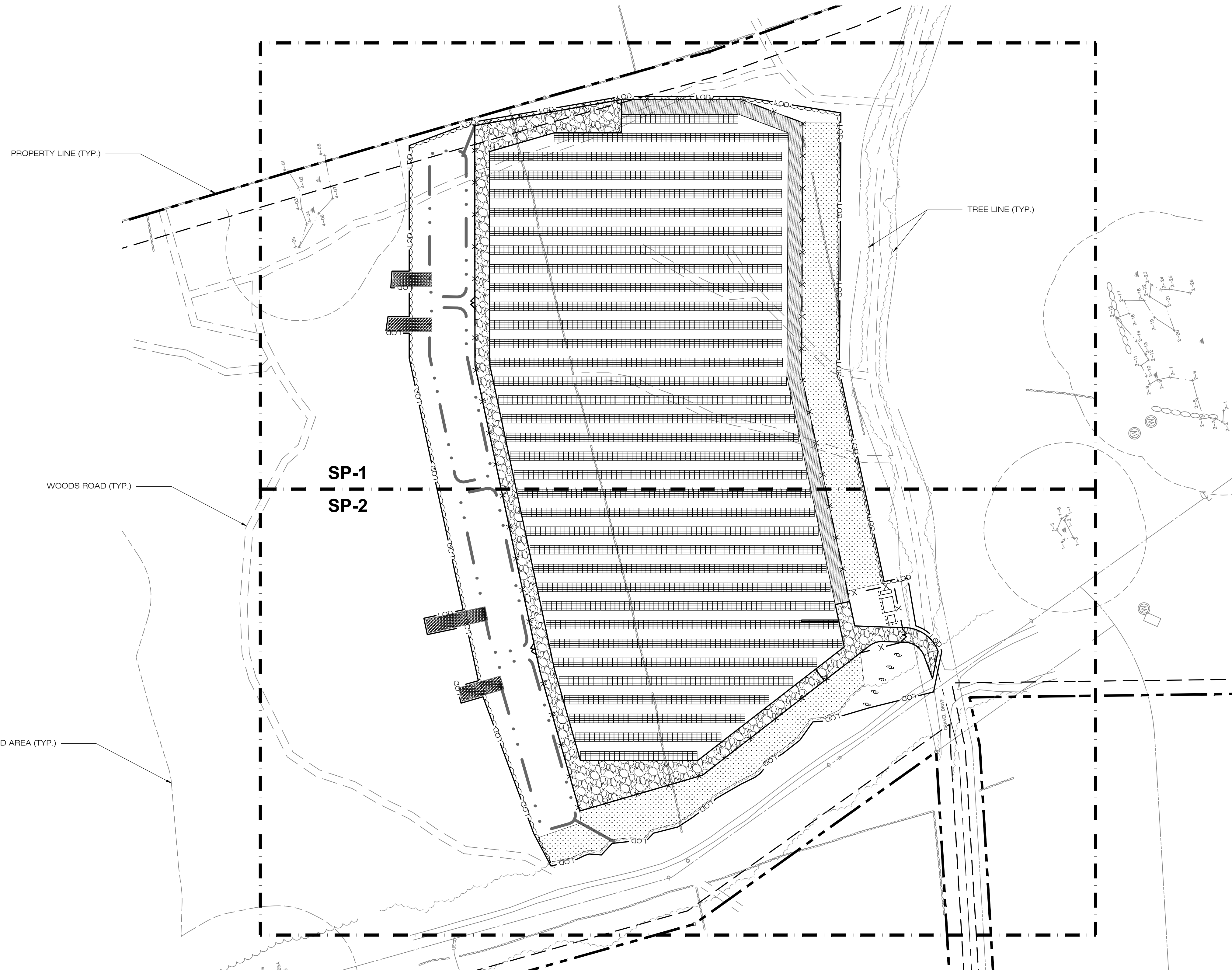
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OVERALL LOCUS MAP

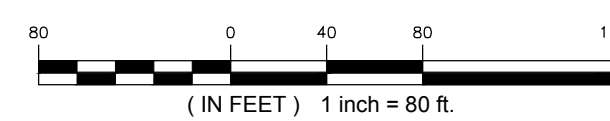
SHEET NUMBER:

OP-1





1
SP-0
OVERALL SITE PLAN
SCALE : 1" = 80'-0"



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POWER LINES SOLAR

SITE 20-1 SHORT HILLS RD
ADDRESS: OLD LYME, CT 06371

APT FILING NUMBER: CT580100

DATE: 10/02/19	DRAWN BY: JT
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SHEET TITLE:
OVERALL SITE PLAN

SHEET NUMBER:
SP-0



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9 NOVELTY LANE, UNIT 9B
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DESIGN PROFESSIONAL OF RECORD
PROF: BRADLEY J. PARSONS P.E. COMP: ALL-POINTS TECHNOLOGY CORPORATION ADD: 3 SADDLEBROOK DRIVE KILLINGWORTH, CT 06419
OWNER: HOWARD S. TOOKER ADDRESS: 20-1 SHORT HILLS RD OLD LYME, CT 06371

POWER LINES SOLAR	
SITE 20-1 SHORT HILLS RD ADDRESS: OLD LYME, CT 06371	
APT FILING NUMBER: CT580100	
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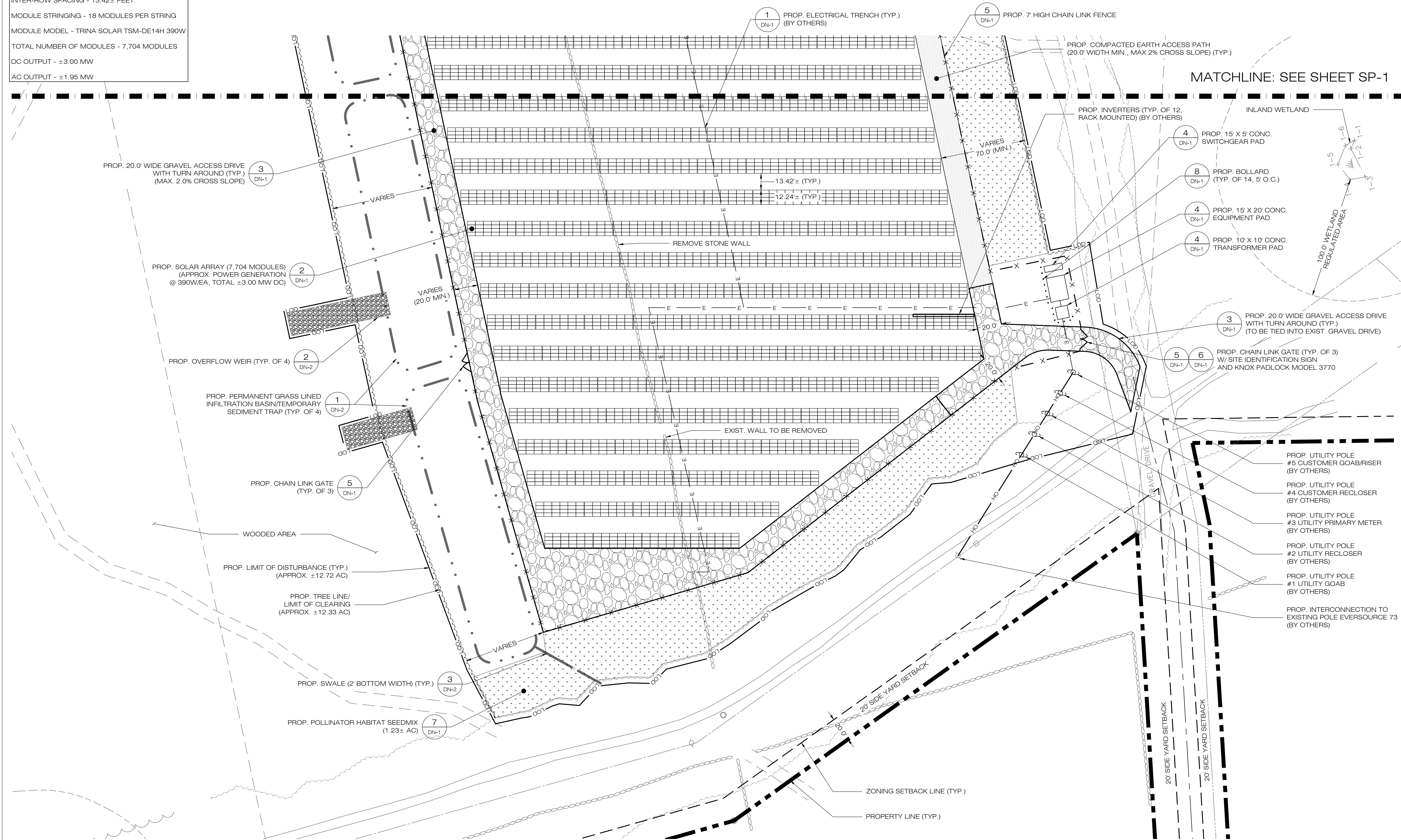
SHEET TITLE:

SITE & UTILITY PLAN

SHEET NUMBER:

SP-1

SOLAR FACILITY SYSTEM INFORMATION:
PROP. TILT - 25 DEGREES
INTER-ROW SPACING - 13.42± FEET
MODULE STRINGING - 18 MODULES PER STRING
MODULE MODEL - TRINA SOLAR TSM-DE14H 390W
TOTAL NUMBER OF MODULES - 7,704 MODULES
DC OUTPUT - ±3.00 MW
AC OUTPUT - ±1.95 MW



1
SP-2
SITE & UTILITY PLAN
SCALE : 1" = 40'-0"

0 20 40 80
(IN FEET) 1 inch = 40 ft.

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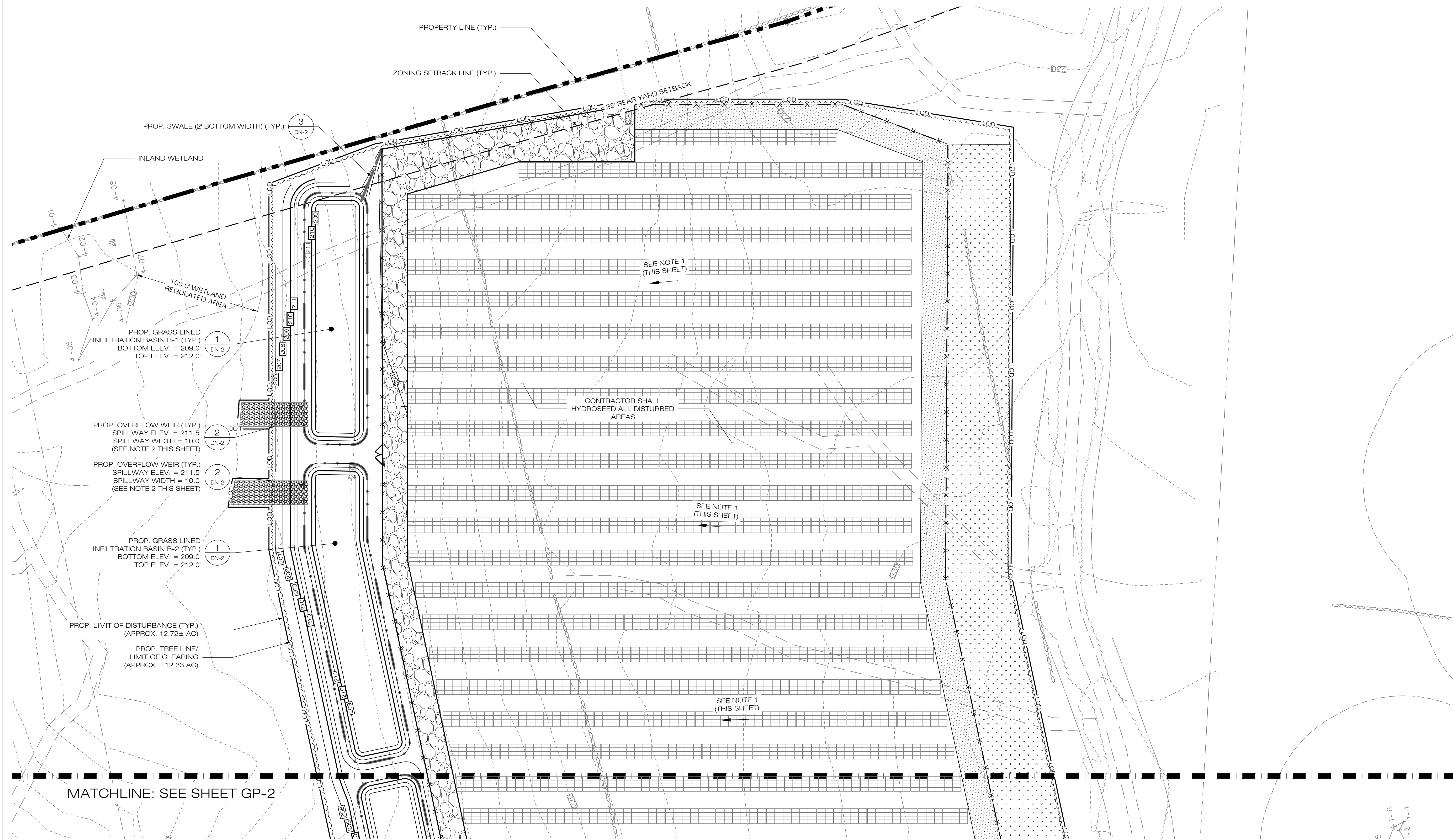
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SITE & UTILITY PLAN

SHEET NUMBER:

SP-2





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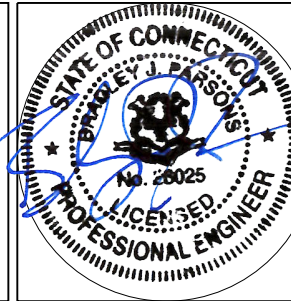
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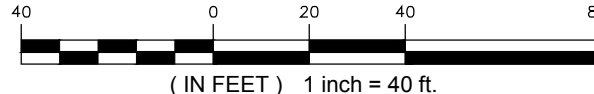
GRADING & DRAINAGE PLAN

SHEET NUMBER:

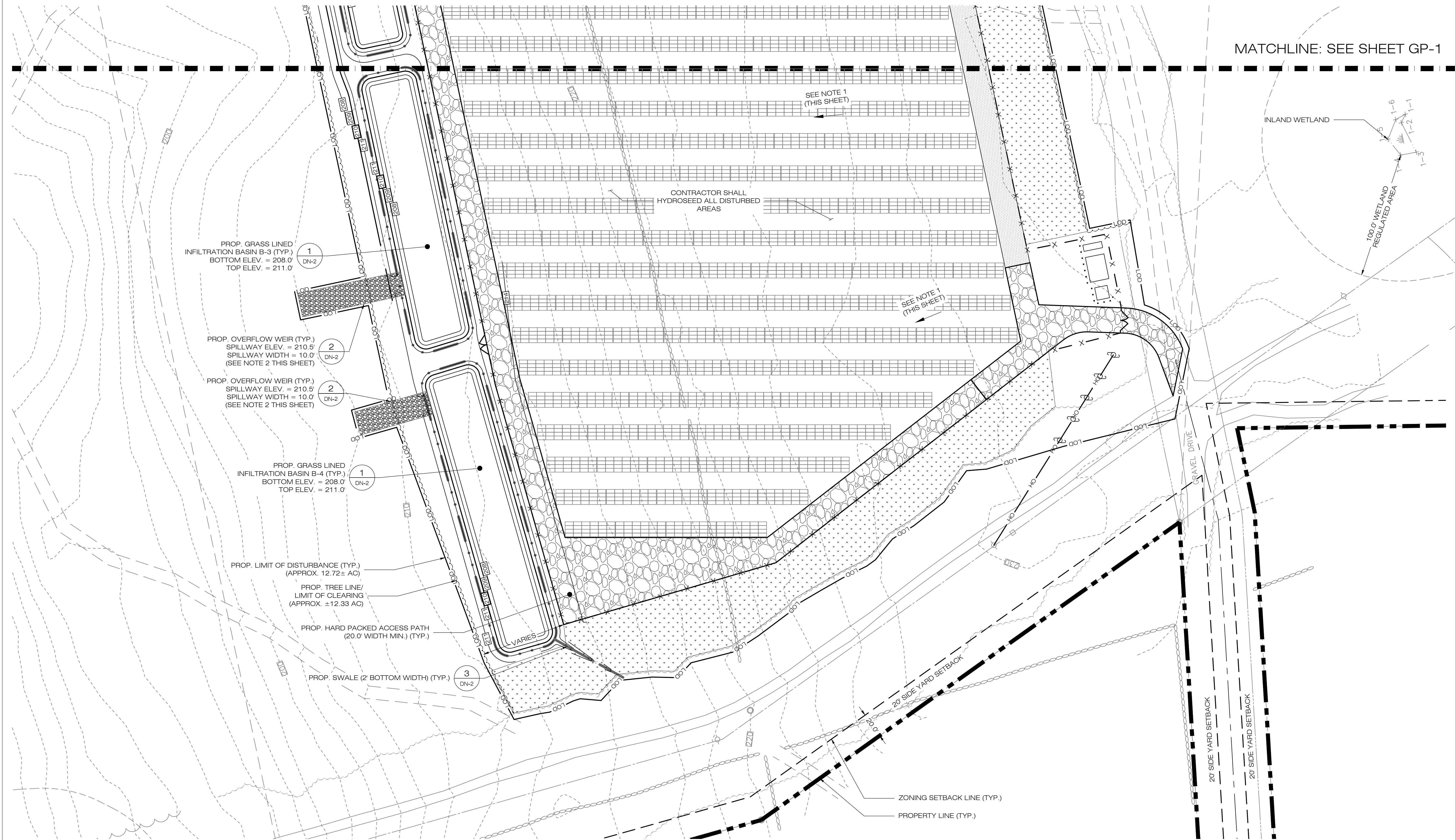
GP-1



1 GRADING & DRAINAGE PLAN
GP-1 SCALE : 1" = 40'-0"



- NOTES:
1. GRADE/SHAPE AREA EAST OF COMPACTED EARTH ACCESS PATH TO SOLAR ARRAY AREA.
 2. CONTRACTOR SHALL REPLACE TEMPORARY SEDIMENT TRAP OUTLET WITH RIP-RAP OVERFLOW WEIR UPON THE SITE OR DRAINAGE AREA BEING DEEMED STABILIZED PER THE SWPCP.



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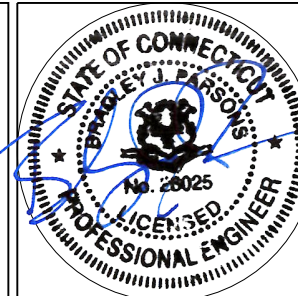
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GRADING & DRAINAGE PLAN

SHEET NUMBER:

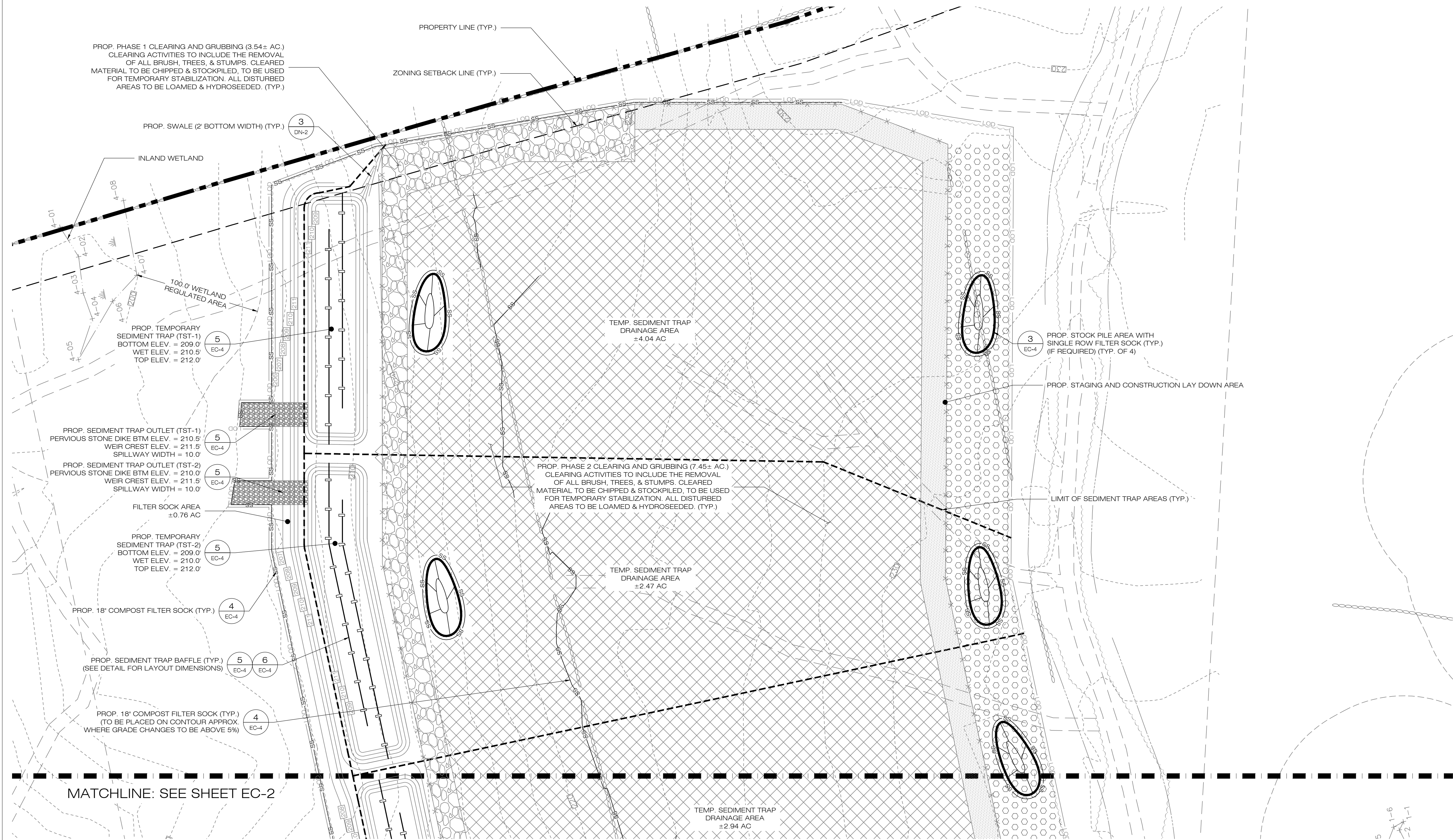
GP-2



1
GP-2
GRADING & DRAINAGE PLAN
SCALE : 1" = 40'-0"

40 0 20 40 80
(IN FEET) 1 inch = 40 ft.

- NOTES:
1. GRADE/SHAPE AREA EAST OF COMPACTED EARTH ACCESS PATH TO SOLAR ARRAY AREA.
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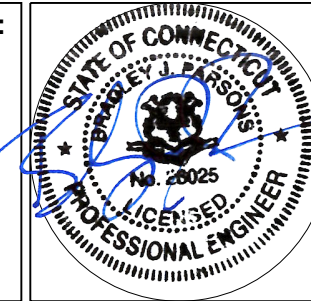
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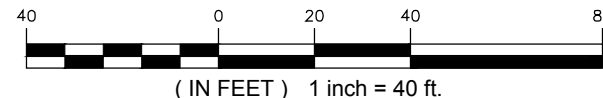
SHEET TITLE:
SEDIMENTATION & EROSION CONTROL PLAN

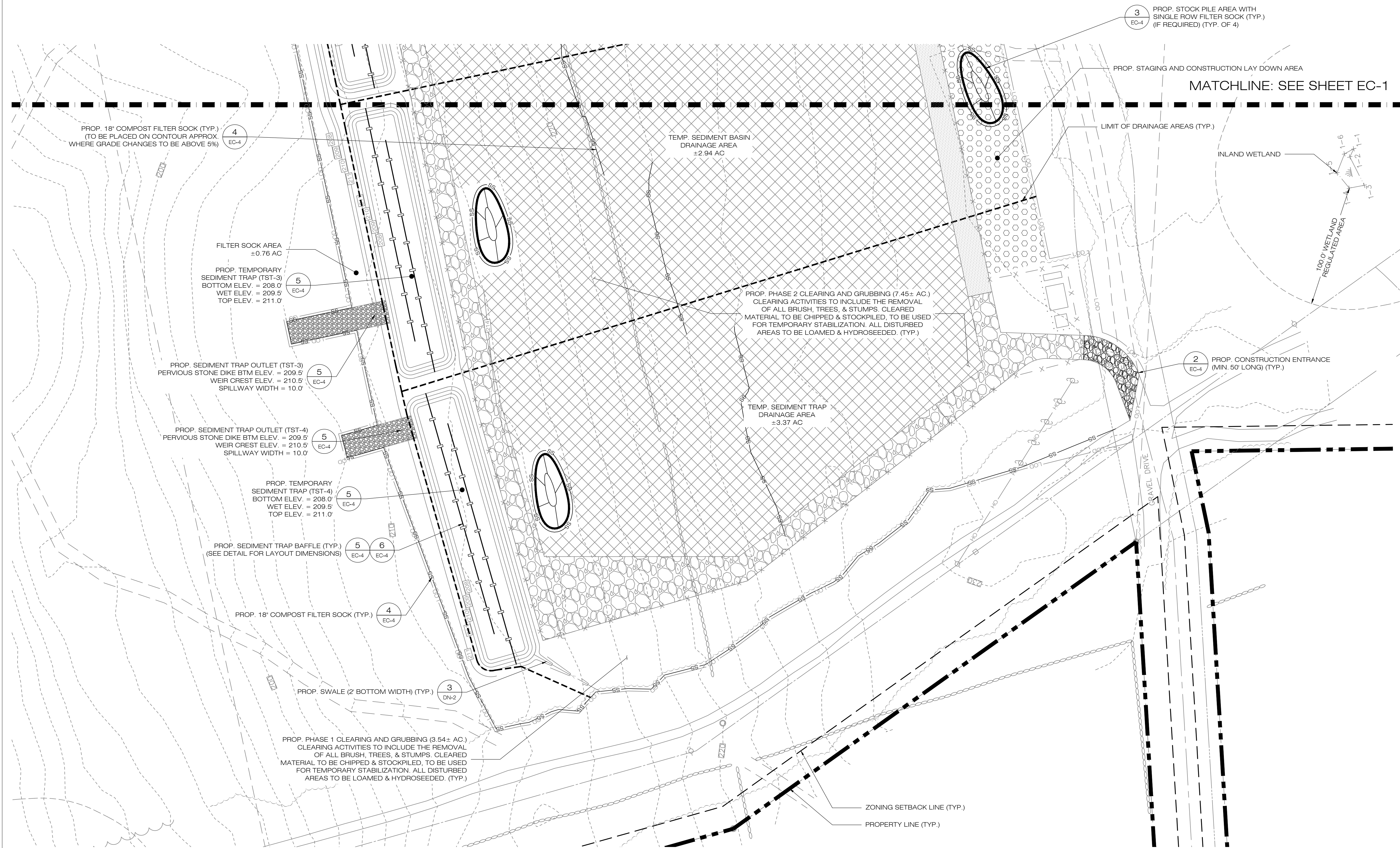
SHEET NUMBER:

EC-1



1 SEDIMENTATION & EROSION CONTROL PLAN
EC-1 SCALE: 1" = 40'-0"





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CSC PERMITTING

NO	DATE	REVISION
0	10/02/19	FOR REVIEW: BJP
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NOT FOR CONSTRUCTION

DESIGN PROFESSIONAL OF RECORD

PROF: BRADLEY J. PARSONS P.E.
COMP: ALL-POINTS TECHNOLOGY
CORPORATION
ADD: 3 SADDLEBROOK DRIVE
KILLINGWORTH, CT 06419

OWNER: HOWARD S. TOOKER
ADDRESS: 20-1 SHORT HILLS RD
OLD LYME, CT 06371

POWER LINES SOLAR

SITE 20-1 SHORT HILLS RD
ADDRESS: OLD LYME, CT 06371

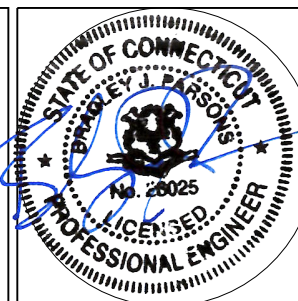
APT FILING NUMBER: CT580100

DATE: 10/02/19 DRAWN BY: JT
CHECKED BY: BJP

SHEET TITLE:
**SEDIMENTATION &
EROSION CONTROL PLAN**

SHEET NUMBER:

EC-2



1
EC-1
SEDIMENTATION & EROSION CONTROL PLAN
SCALE: 1" = 40'-0"

40 0 20 40 80
(IN FEET) 1 inch = 40 ft.

EROSION CONTROL NOTES

EROSION AND SEDIMENT CONTROL PLAN NOTES

1.

THE CONTRACTOR SHALL CONSTRUCT ALL SEDIMENT AND EROSION CONTROLS IN ACCORDANCE WITH THE 2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL, LATEST EDITION, IN ACCORDANCE WITH THE CONTRACT DOCUMENTS, AND AS DIRECTED BY THE TOWN OF PERMITTEE AND/OR SWPCP MONITOR. ALL PERIMETER SEDIMENTATION AND EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO THE START OF CLEARING AND GRUBBING AND DEMOLITION OPERATIONS.
2.

THESE DRAWINGS ARE ONLY INTENDED TO DESCRIBE THE SEDIMENT AND EROSION CONTROL MEASURES FOR THIS SITE. ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHOWN ON THE EROSION & SEDIMENT CONTROL PLAN ARE SHOWN IN A GENERAL SIZE AND LOCATION ONLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING THAT ALL EROSION CONTROL MEASURES ARE CONFIGURED AND CONSTRUCTED IN A MANNER THAT WILL MINIMIZE EROSION OF SOILS AND PREVENT THE TRANSPORT OF SEDIMENTS AND OTHER POLLUTANTS TO STORM DRAINAGE SYSTEMS AND/OR WATERCOURSES. ACTUAL SITE CONDITIONS OR SEASONAL AND CLIMATIC CONDITIONS MAY WARRANT ADDITIONAL CONTROLS OR CONFIGURATIONS, AS REQUIRED, AND AS DIRECTED BY THE PERMITTEE AND/OR SWPCP MONITOR. SEE SEDIMENT AND EROSION CONTROL DETAILS AND SUGGESTED CONSTRUCTION SEQUENCE FOR MORE INFORMATION. REFER TO SITE PLAN FOR GENERAL INFORMATION AND OTHER CONTRACT PLANS FOR APPROPRIATE INFORMATION.
3.

A BOND OR LETTER OF CREDIT MAY BE REQUIRED TO BE POSTED WITH THE GOVERNING AUTHORITY FOR THE EROSION CONTROL INSTALLATION AND MAINTENANCE.
4.

THE CONTRACTOR SHALL APPLY THE MINIMUM EROSION & SEDIMENT CONTROL MEASURES SHOWN ON THE PLAN IN CONJUNCTION WITH CONSTRUCTION SEQUENCING, SUCH THAT ALL ACTIVE WORK ZONES ARE PROTECTED. ADDITIONAL AND/OR ALTERNATIVE SEDIMENT AND EROSION CONTROL MEASURES MAY BE INSTALLED DURING THE CONSTRUCTION PERIOD IF FOUND NECESSARY BY THE CONTRACTOR, OWNER, SITE ENGINEER, MUNICIPAL OFFICIALS, OR ANY GOVERNING AGENCY. THE CONTRACTOR SHALL CONTACT THE OWNER AND APPROPRIATE GOVERNING AGENCIES FOR APPROVAL IF ALTERNATIVE CONTROLS OTHER THAN THOSE SHOWN ON THE PLANS ARE PROPOSED BY THE CONTRACTOR.
5.

THE CONTRACTOR SHALL TAKE EXTREME CARE DURING CONSTRUCTION SO AS NOT TO DISTURB UNPROTECTED WETLAND AREAS OR INSTALLED SEDIMENTATION AND EROSION CONTROL MEASURES. THE CONTRACTOR SHALL INSPECT ALL SEDIMENT AND EROSION CONTROLS WEEKLY AND WITHIN 24 HOURS OF A STORM WITH A RAINFALL AMOUNT OF 0.25 INCHES OR GREATER TO VERIFY THAT THE CONTROLS ARE OPERATING PROPERLY AND MAKE REPAIRS AS NECESSARY IN A TIMELY MANNER.
6.

THE CONTRACTOR SHALL KEEP A SUPPLY OF EROSION CONTROL MATERIAL (SILT FENCE, COMPOST FILTER SOCK, EROSION CONTROL BLANKET, ETC.) ON-SITE FOR PERIODIC MAINTENANCE AND EMERGENCY REPAIRS.
7.

ALL FILL MATERIAL PLACED ADJACENT TO ANY WETLAND AREA SHALL BE GOOD QUALITY, WITH LESS THAN 5% FINES PASSING THROUGH A #200 SIEVE (BANK RUN), SHALL BE PLACED IN MAXIMUM ONE FOOT LIFTS, AND SHALL BE COMPACTED TO 95% MAX. DRY DENSITY MODIFIED PROCTOR OR AS SPECIFIED IN THE CONTRACT SPECIFICATIONS.
8.

PROTECT EXISTING TREES THAT ARE TO BE SAVED BY FENCING, ORANGE SAFETY FENCE, CONSTRUCTION TAPE, OR EQUIVALENT FENCING/TAPE. ANY LIMB TRIMMING SHOULD BE DONE AFTER CONSULTATION WITH AN ARBORIST AND BEFORE CONSTRUCTION BEGINS IN THAT AREA; FENCING SHALL BE MAINTAINED AND REPAIRED DURING CONSTRUCTION.
9.

CONSTRUCTION ENTRANCES (ANTI-TRACKING PADS) SHALL BE INSTALLED PRIOR TO ANY SITE EXCAVATION OR CONSTRUCTION ACTIVITY AND SHALL BE MAINTAINED THROUGHOUT THE DURATION OF ALL CONSTRUCTION IF REQUIRED. THE LOCATION OF THE TRACKING PADS MAY CHANGE AS VARIOUS PHASES OF CONSTRUCTION ARE COMPLETED. CONTRACTOR SHALL ENSURE THAT ALL VEHICLES EXITING THE SITE ARE PASSING OVER THE ANTI-TRACKING PADS PRIOR TO EXISTING.
10.

ALL CONSTRUCTION SHALL BE CONTAINED WITHIN THE LIMIT OF DISTURBANCE, WHICH SHALL BE MARKED WITH SILT FENCE, SAFETY FENCE, HAY BALES, RIBBONS, OR OTHER MEANS PRIOR TO CLEARING. CONSTRUCTION ACTIVITY SHALL REMAIN ON THE UPHILL SIDE OF THE SEDIMENT BARRIER UNLESS WORK IS SPECIFICALLY CALLED FOR ON THE DOWNHILL SIDE OF THE BARRIER.
11.

NO CUT OR FILL SLOPES SHALL EXCEED 2:1 EXCEPT WHERE STABILIZED BY ROCK FACED EMBANKMENTS OR EROSION CONTROL BLANKETS. ALL SLOPES SHALL BE SEEDD AND BANKS WILL BE STABILIZED IMMEDIATELY UPON COMPLETION OF FINAL GRADING UNTIL TURF IS ESTABLISHED.
12.

DIRECT ALL DEWATERING PUMP DISCHARGE TO A SEDIMENT CONTROL DEVICE THE GUIDELINES WITHIN THE APPROVED LIMIT OF DISTURBANCE IF REQUIRED. DISCHARGE TO STORM DRAINS OR SURFACE WATERS FROM SEDIMENT CONTROLS SHALL BE CLEAR AND APPROVED BY THE PERMITTEE OR MUNICIPALITY.
13.

THE CONTRACTOR SHALL MAINTAIN A CLEAN CONSTRUCTION SITE AND SHALL NOT ALLOW THE ACCUMULATION OF RUBBISH OR CONSTRUCTION DEBRIS ON THE SITE. PROPER SANITARY DEVICES SHALL BE MAINTAINED ON-SITE AT ALL TIMES AND SECURED APPROPRIATELY. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO AVOID THE SPILLAGE OF FUEL OR OTHER POLLUTANTS ON THE CONSTRUCTION SITE AND SHALL ADHERE TO ALL APPLICABLE POLICIES AND REGULATIONS RELATED TO SPILL PREVENTION AND RESPONSE/CONTAINMENT.
14.

MINIMIZE LAND DISTURBANCES. DISTURBED AREAS WITH TEMPORARY MIX AS SOON AS PRACTICABLE (2 WEEK MAXIMUM UNSTABILIZED PERIOD) USING PERENNIAL RYEGRASS AT 40 LBS PER ACRE. MULCH ALL CUT AND FILL SLOPES AND SWALES WITH LOOSE HAY AT A RATE OF 2 TONS PER ACRE. IF NECESSARY, REPLACE LOOSE HAY ON SLOPES WITH EROSION CONTROL BLANKETS OR JUTE CLOTH. MODERATELY GRADED AREAS, ISLANDS, AND TEMPORARY CONSTRUCTION STAGING AREAS MAY BE HYDROSEEDD WITH TACKIFIER.
15.

SWEEP AFFECTED PORTIONS OF OFF SITE ROADS ONE OR MORE TIMES A DAY (OR LESS FREQUENTLY IF TRACKING IS NOT A PROBLEM) DURING CONSTRUCTION. FOR DUST CONTROL, PERIODICALLY MOISTEN EXPOSED SOIL SURFACES WITH WATER ON UNPAVED TRAVELWAYS TO KEEP THE TRAVELWAYS DAMP. CALCIUM CHLORIDE MAY ALSO BE APPLIED TO ACCESS ROADS. DUMP TRUCK LOADS EXITING THE SITE SHALL BE COVERED.
16.

TURF ESTABLISHMENT SHALL BE PERFORMED OVER ALL DISTURBED SOIL, UNLESS THE AREA IS UNDER ACTIVE CONSTRUCTION, IT IS COVERED IN STONE OR SCHEDULED FOR PAVING WITHIN 30 DAYS. TEMPORARY SEEDING OR NON-LIVING SOIL PROTECTION OF ALL EXPOSED SOILS AND SLOPES SHALL BE INITIATED WITHIN THE FIRST 7 DAYS OF SUSPENDING WORK IN AREAS TO BE LEFT LONGER THAN 30 DAYS.
17.

MAINTAIN ALL PERMANENT AND TEMPORARY SEDIMENT CONTROL DEVICES IN EFFECTIVE CONDITION THROUGHOUT THE CONSTRUCTION PERIOD. UPON COMPLETION OF WORK SWEEP CONCRETE PADS, CLEAN THE STORMWATER MANAGEMENT SYSTEMS AND REMOVE ALL TEMPORARY SEDIMENT CONTROLS ONCE THE SITE IS FULLY STABILIZED AND APPROVAL HAS BEEN RECEIVED FROM PERMITTEE OR THE MUNICIPALITY.
18.

TURF ESTABLISHMENT SHALL BE COMPLETED VIA HYDROSEEDING WITH A TACKIFIER. SEEDING MIXTURES SHALL BE NEW ENGLAND SEMI-SHADE GRASS AND FORBS MIX (SEE SITE DETAILS SHEET DN-1), OR APPROVED EQUAL BY OWNER.

SEDIMENT & EROSION CONTROL NARRATIVE

1.

THE PROJECT INVOLVES THE CONSTRUCTION OF A GROUND MOUNTED SOLAR PANEL FACILITY WITH ASSOCIATED EQUIPMENT, INCLUDING THE CLEARING, GRUBBING AND GRADING OF APPROXIMATELY 12.72± ACRES OF EXISTING LOT.
- THE PROPOSED PROJECT INVOLVES THE FOLLOWING CONSTRUCTION:

A.

CLEARING, GRUBBING, AND GRADING OF EXISTING LOT.

B.

CONSTRUCTION OF 7,704 GROUND MOUNTED SOLAR PANELS AND ASSOCIATED EQUIPMENT.

B.

THE STABILIZATION OF DISTURBED AREAS WITH PERMANENT GRASS TREATMENTS.
2.

FOR THIS PROJECT, THERE ARE APPROXIMATELY 12.72± ACRES OF THE SITE BEING DISTURBED WITH NEGLIGIBLE INCREASE IN THE IMPERVIOUS AREA OF THE SITE, AS ALL ACCESS THROUGH THE SITE WILL BE GRAVEL OR COMPACTED EARTH. IMPERVIOUS AREAS ARE LIMITED TO THE CONCRETE PADS FOR ELECTRICAL EQUIPMENT.
3.

THE PROJECT SITE, AS MAPPED IN THE SOIL SURVEY OF THE STATE OF CONNECTICUT (NRCS, VERSION 18, DEC 6, 2018), CONTAINS TYPE 73C (HYDROLOGIC SOIL GROUP B) AND 85B (HYDROLOGIC SOIL GROUP C) SOILS. A GEOTECHNICAL ENGINEERING REPORT HAS NOT BEEN COMPLETED.
4.

IT IS ANTICIPATED THAT CONSTRUCTION WILL BE COMPLETED IN APPROXIMATELY 6-8 MONTHS.
5.

REFER TO THE CONSTRUCTION SEQUENCING AND EROSION AND SEDIMENTATION NOTES FOR INFORMATION REGARDING SEQUENCING OF MAJOR OPERATIONS IN THE ON-SITE CONSTRUCTION PHASES.
6.

STORMWATER MANAGEMENT DESIGN CRITERIA UTILIZES THE APPLICABLE SECTIONS OF THE 2004 CONNECTICUT STORMWATER QUALITY MANUAL AND THE TOWN OF OLD LYME STANDARDS, TO THE EXTENT POSSIBLE AND PRACTICABLE FOR THIS PROJECT ON THIS SITE. EROSION AND SEDIMENTATION MEASURES ARE BASED UPON ENGINEERING PRACTICE, JUDGEMENT AND THE APPLICABLE SECTIONS OF THE CONNECTICUT EROSION AND SEDIMENT CONTROL GUIDELINES FOR URBAN AND SUBURBAN AREAS, LATEST EDITION.
7.

DETAILS FOR THE TYPICAL STORMWATER MANAGEMENT AND EROSION AND SEDIMENTATION MEASURES ARE SHOWN ON THE PLAN SHEETS OR PROVIDED AS SEPARATE SUPPORT DOCUMENTATION FOR REVIEW IN THIS PLAN.
8.

CONSERVATION PRACTICES TO BE USED DURING CONSTRUCTION AREA:

A.

STAGED CONSTRUCTION;

B.

MINIMIZE THE DISTURBED AREAS TO THE EXTENT PRACTICABLE DURING CONSTRUCTION;

C.

STABILIZE DISTURBED AREAS AS SOON AS POSSIBLE WITH TEMPORARY OR PERMANENT MEASURES;

D.

MINIMIZE IMPERVIOUS AREAS;

E.

UTILIZE APPROPRIATE CONSTRUCTION EROSION AND SEDIMENTATION MEASURES.
9.

THE FOLLOWING SEPARATE DOCUMENTS ARE TO BE CONSIDERED A PART OF THE EROSION AND SEDIMENTATION PLAN:

A.

STORMWATER MANAGEMENT MEMO FOR EXISTING AND PROPOSED PEAK FLOWS.

CONSTRUCTION SEQUENCE

THE FOLLOWING SEQUENCE OF CONSTRUCTION ACTIVITIES IS PROJECTED BASED UPON ENGINEERING JUDGEMENT AND BEST MANAGEMENT PRACTICES. THE CONTRACTOR SHALL NOT ALTER THE CONSTRUCTION SEQUENCE WITHOUT PRIOR WRITTEN APPROVAL FROM THE ENGINEER AND CT DEEP. ANY PROPOSED CHANGES TO THE CONSTRUCTION SEQUENCE SHALL BE SUBMITTED TO THE ENGINEER IN WRITING FOR REVIEW PRIOR TO THE START OF CONSTRUCTION.

PRE-CONSTRUCTION

1.

CONTACT THE APPLICANT, ENGINEER, CT DEEP, AND REPRESENTATIVES TO SCHEDULE A PRE-CONSTRUCTION MEETING AT LEAST 5 DAYS PRIOR TO THE START OF CONSTRUCTION. PHYSICALLY FLAG THE LIMITS OF CLEARING IN THE FIELD AS NECESSARY TO FACILITATE THE PRE-CONSTRUCTION MEETING.
2.

CONDUCT A PRE-CONSTRUCTION MEETING TO DISCUSS THE PROP. WORK AND EROSION AND SEDIMENTATION CONTROL MEASURES. THE MEETING SHOULD BE ATTENDED BY THE APPLICANT, THE APPLICANT REPRESENTATIVES), CT DEEP, THE GENERAL CONTRACTOR, DESIGNATED SUB-CONTRACTORS AND THE PERSON, OR PERSONS, RESPONSIBLE FOR THE IMPLEMENTATION, OPERATION, MONITORING AND MAINTENANCE OF THE EROSION AND SEDIMENTATION MEASURES. THE CONSTRUCTION PROCEDURES FOR THE ENTIRE PROJECT SHALL BE REVIEWED AT THIS MEETING.
3.

NOTIFY THE APPLICANT AT LEAST FORTY- EIGHT (48) HOURS PRIOR TO COMMENCEMENT OF ANY DEMOLITION, CONSTRUCTION OR REGULATED ACTIVITY ON THIS PROJECT. NOTIFY CALL BEFORE YOU DIG AT 1-800-922-4455.

PHASE 1

- PERFORM CLEARING OF TREES ON SITE WITH NO GRUBBING, STUMPS TO REMAIN. CLEARING WORK SHALL BE ALLOWED DURING THE WINTER MONTHS ONLY IF THE GROUND IS FROZEN.
- CLEAR AND GRUB AS REQUIRED AND SHOWN ON EC-1 AND EC-2 TO INSTALL THE PERIMETER EROSION SEDIMENTATION CONTROL MEASURES AND CONSTRUCTION ENTRANCE.
- INSTALL PERIMETER SILT SOCK.
- ALL WETLAND AREAS SHALL BE PROTECTED PRIOR TO THE START OF MAJOR CONSTRUCTION.
- INSTALL GRAVEL AND COMPACTED EARTH ACCESS ROADS.
- INSTALL TST-1, TST-2, TST-3, AND TST-4.
- STOCKPILE TOPSOIL FOR REUSE.
- STABILIZE DISTURBED AREAS WITH LOAM AND HYDROSEED WITH TACKIFIER.
- INSTALL TREE PROTECTION IF APPLICABLE.

PHASE 2 (UPON INSTALLATION OF TEMPORARY SEDIMENT TRAPS)

- PERFORM REMAINING GRUBBING AS NECESSARY. REMOVE CUT WOOD AND STOCKPILE FOR FUTURE USE OR REMOVE OFF-SITE. REMOVE AND DISPOSE OF DEMOLITION DEBRIS OFF-SITE IN ACCORDANCE WITH APPLICABLE LAWS.
- STOCKPILE TOPSOIL.
- PERFORM ANY GRADING NECESSARY FOR THE SHAPING OF THE SITE EAST OF THE COMPACTED EARTH ACCESS ROAD.
- LOAM AND HYDROSEED REMAINING DISTURBED AREAS. NO FURTHER CONSTRUCTION CAN PROCEED UNTIL GROUND COVER IS ESTABLISHED.

PHASE 3 (UPON GROUND COVER BEING ESTABLISHED)

- INSTALL ELECTRICAL CONDUIT AND CONCRETE PADS.
- INSTALL RACKING POSTS FOR GROUND MOUNTED SOLAR PANELS
- INSTALL GROUND MOUNTED SOLAR PANELS AND DRIP LINE EDGE AND COMPLETE ELECTRICAL INSTALLATION.
- INSTALL PERIMETER CHAIN LINK FENCE AS SHOWN ON THE PLANS.

PHASE 4

- HYDROSEED ALL REMAINING DISTURBED AREAS.
- HYDROSEED THE POLLINATOR HABITAT.
- AFTER SUBSTANTIAL COMPLETION OF THE INSTALLATION OF THE SOLAR FACILITY AND THE AREAS ABOVE TSTS ARE DEEMED STABILIZED BY THE QUALIFIED INSPECTOR, COMPLETE REMAINING SITE WORK, INCLUDING CLEANING INFILTRATION BASINS, REMOVING BAFFLES, AND REBUILDING OVERFLOW WEIRS WITH IMPERVIOUS CORE.
- INSTALL/REBUILD GRAVEL ACCESS DRIVES.
- FINE GRADE, RAKE, SEED, AND MULCH ALL REMAINING DISTURBED AREAS.
- AFTER THE SITE IS STABILIZED AND WITH THE APPROVAL OF THE PERMITTEE AND QUALIFIED INSPECTOR, REMOVE PERIMETER EROSION AND SEDIMENTATION CONTROLS.
- ISSUE NOTICE OF TERMINATION AND PERFORM PROJECT CLEANUP.

CONSTRUCTION OPERATION AND MAINTENANCE PLAN - BY CONTRACTOR		
E&S MEASURE	INSPECTION SCHEDULE	MAINTENANCE REQUIRED
CONSTRUCTION ENTRANCE	DAILY	PLACE ADDITIONAL STONE, EXTEND THE LENGTH OR REMOVE AND REPLACE THE STONE. CLEAN PAVED SURFACES OF TRACKED SEDIMENT.
COMPOST FILTER SOCK	WEEKLY & WITHIN 24 HOURS OF RAINFALL > 0.25"	REPAIR/REPLACE WHEN FAILURE OR DETERIORATION IS OBSERVED.
SILT FENCE	WEEKLY & WITHIN 24 HOURS OF RAINFALL > 0.25"	REPAIR/REPLACE WHEN FAILURE OR DETERIORATION IS OBSERVED. REMOVE SILT WHEN IT REACHES 1/2 THE HEIGHT OF THE FENCE.
TOPSOIL/BORROW STOCKPILES	DAILY	REPAIR/REPLACE SEDIMENT BARRIERS AS NECESSARY.
TEMPORARY SEDIMENT TRAP (W/ BAFFLES)	WEEKLY & WITHIN 24 HOURS OF RAINFALL > 0.5"	REMOVE SEDIMENT ONCE IT HAS ACCUMULATED TO ONE HALF OF MINIMUM REQUIRED VOLUME OF THE WET STORAGE. DEWATERING AS NEEDED. RESTORE TRAP TO ORIGINAL DIMENSIONS. REPAIR/REPLACE BAFFLES WHEN FAILURE OR DETERIORATION IS OBSERVED.
TEMPORARY SOIL PROTECTION	WEEKLY & WITHIN 24 HOURS OF RAINFALL > 0.25"	REPAIR ERODED OR BARE AREAS IMMEDIATELY. RE.

COBB ROAD LLC

9 NOVELTY LANE, UNIT 9B
ESSEX, CT 06426



3 SADDLEBROOK DRIVE PHONE: (860)-663-1887
KILLINGWORTH, CT 06419 FAX: (860)-663-0935
WWW.ALLPOINTSSTECH.COM

CSC PERMITTING

NO	DATE	REVISION
0	10/02/19	FOR REVIEW: BJP
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DESIGN PROFESSIONAL OF RECORD

PROF: BRADLEY J. PARSONS P.E.
COMP: ALL-POINTS TECHNOLOGY CORPORATION
ADD: 3 SADDLEBROOK DRIVE
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POWER LINES SOLAR

SITE 20-1 SHORT HILLS RD
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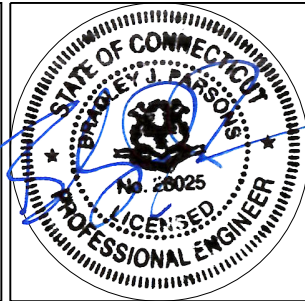
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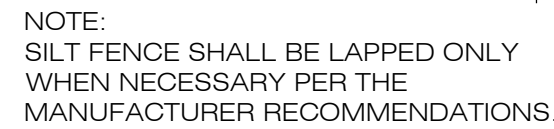
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DATE: 10/02/19	CHECKED BY: BJP

SHEET TITLE:
SEDIMENTATION & EROSION CONTROL PLAN NOTES

SHEET NUMBER:

EC-3



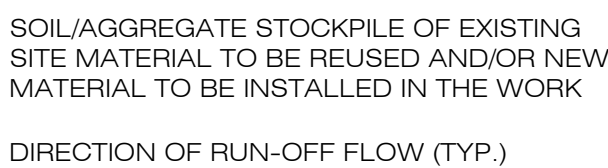


1
EC-4

SILT FE
SCALE : N.T.S.



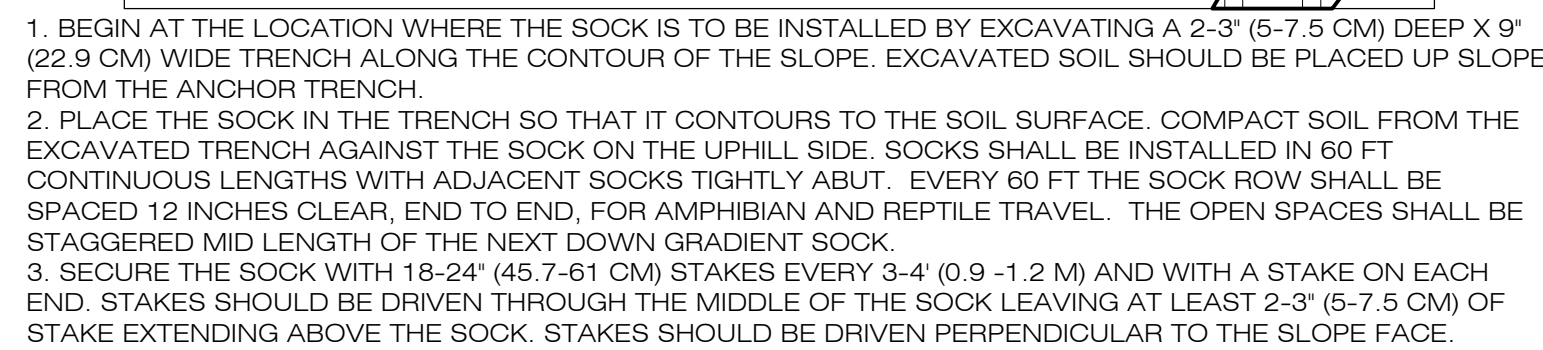
ENTRANCE DETAIL
SCALE : N.T.S.



- NOTES:
1. ALL EXISTING EXCAVATED MATERIAL THAT IS NOT TO BE REUSED IN THE WORK IS TO BE IMMEDIATELY REMOVED FROM THE SITE AND PROPERLY DISPOSED OF.
 2. SOIL/AGGREGATE STOCKPILE SITES TO BE WHERE SHOWN ON THE DRAWINGS.
 3. RESTORE STOCKPILE SITES TO PRE-EXISTING PROJECT CONDITION AND RESEED AS REQUIRED.
 4. STOCKPILE HEIGHTS MUST NOT EXCEED 35'. STOCKPILE SLOPES MUST BE 2:1 OR FLATTER.

3
EC-4

MATER
SCALE : N.T.S.



4
EC-4



- NOTES:
1. CONSTRUCT TEMPORARY SEDIMENT TRAP BERMS AND SIDEWALLS PER THE INFILTRATION BASIN DETAIL.
 2. PERVIOUS STONE DIKE SHALL BE CONSTRUCTED OF CT DOT MODIFIED RIP-RAP WITH #3 STONE ON FACE.
 3. SEDIMENT TRAP BAFFLES SHALL BE INSTALLED AS SHOWN ON EC-1 AND EC-2.
 4. SEE TST SIZING TABLE FOR WET AND DRY STORAGE VOLUMES.

5
EC-4

TEMPC
SCALE : N.T.S.



6 **SEDIMENT TRAP BAFFLE**
EC-4 SCALE : N.T.S.

TEMPORARY SEDIMENT TRAP SIZING TABLE

9 NOVELTY LANE, UNIT 9B
ESSEX, CT 06426



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ADD: 3 SADDLEBROOK DRIVE
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ADDRESS: 20-1 SHORT HILLS RD
OLD LYME, CT 06371

POWER LINES SOLAR

SITE 20-1 SHORT HILLS RD
ADDRESS: OLD LYME, CT 06371

APT FILING NUMBER: CT58010

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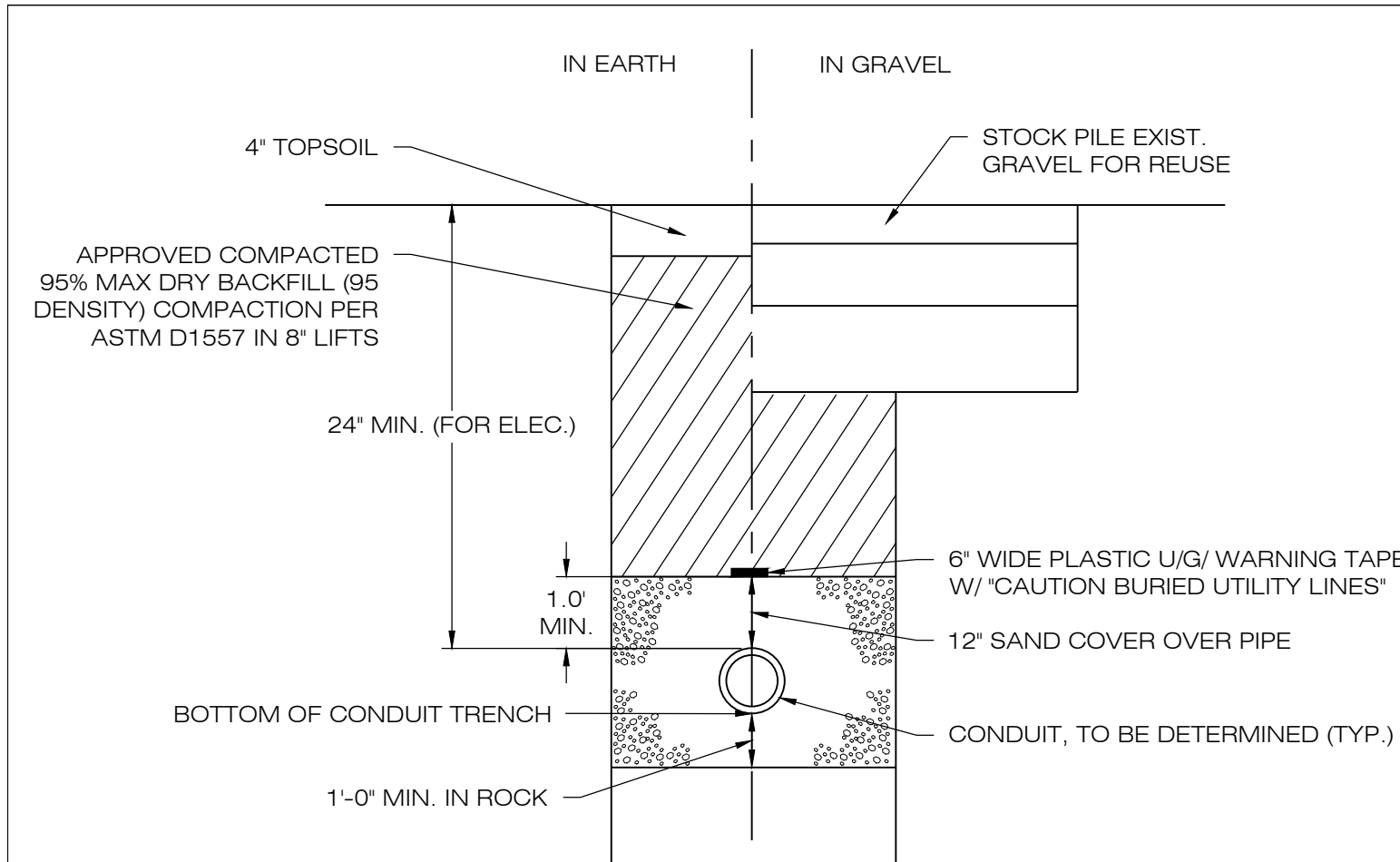
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**SEDIMENTATION &
EROSION CONTROL PLAN
DETAILS**

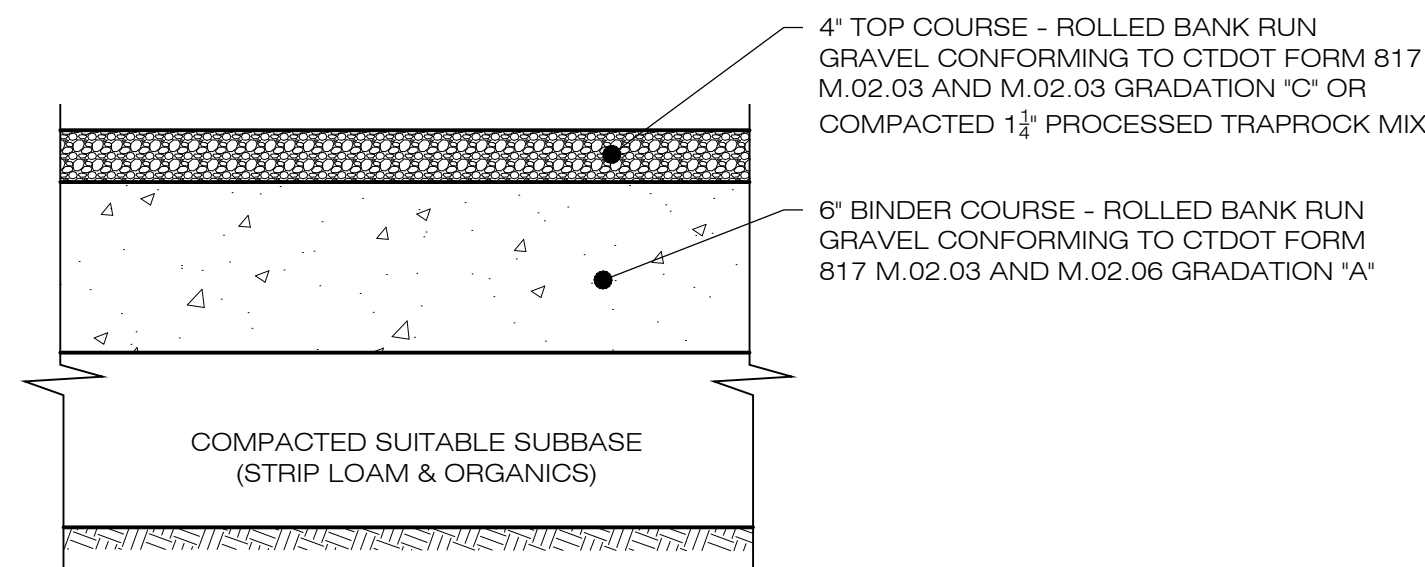
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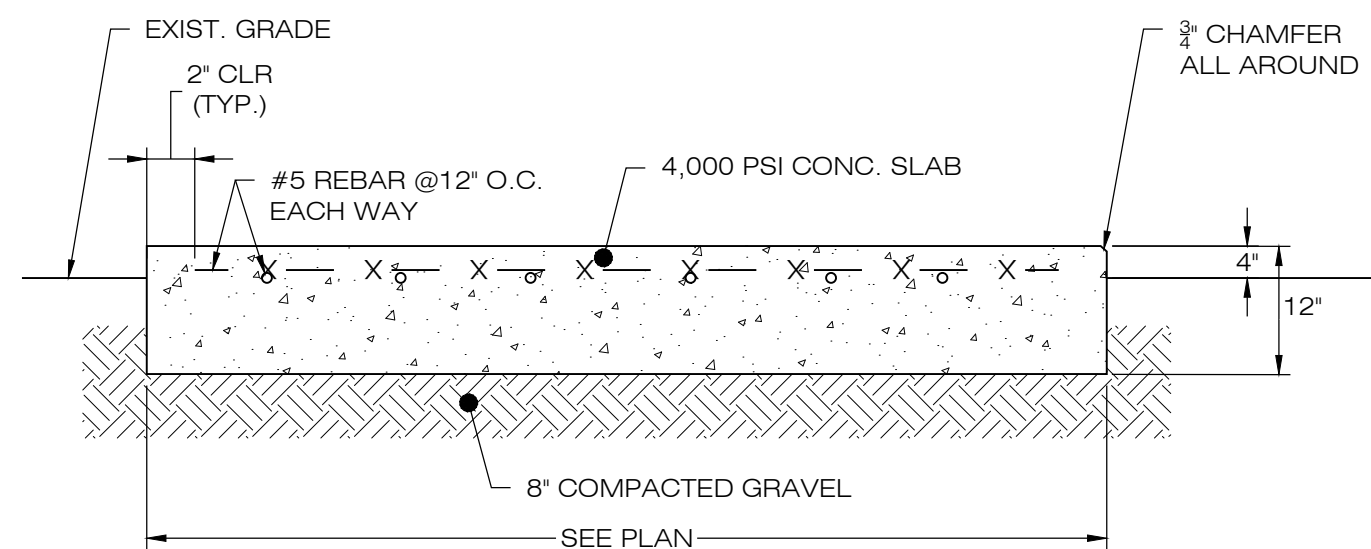


1 **ELECTRICAL TRENCH DETAIL**
DN-1 SCALE : N.T.S.

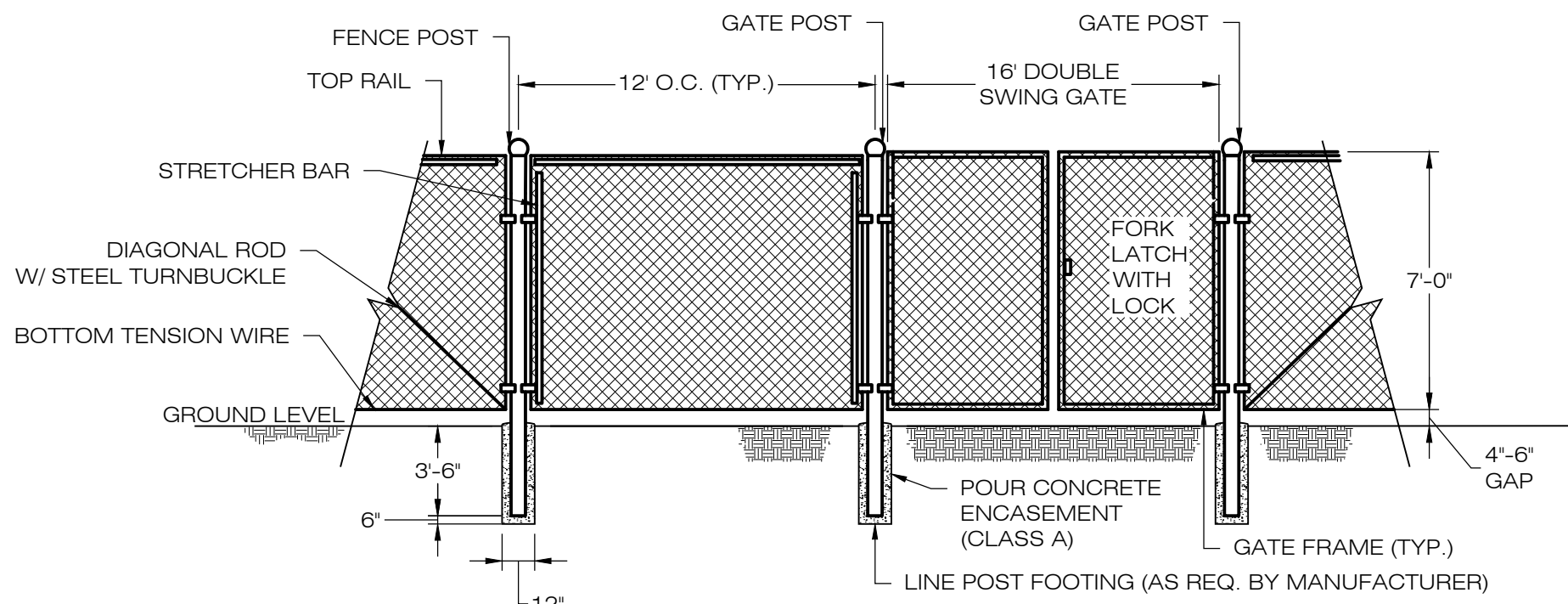


- NOTES:
- SUBBASE MAY CONSIST OF NATIVE MATERIALS IF FOUND ACCEPTABLE BY THE ENGINEER. SUBBASE TO BE COMPACTED TO 95% MAX DRY DENSITY.
 - SUBBASE IS TO BE FREE FROM DEBRIS AND UNSUITABLE MATERIALS.

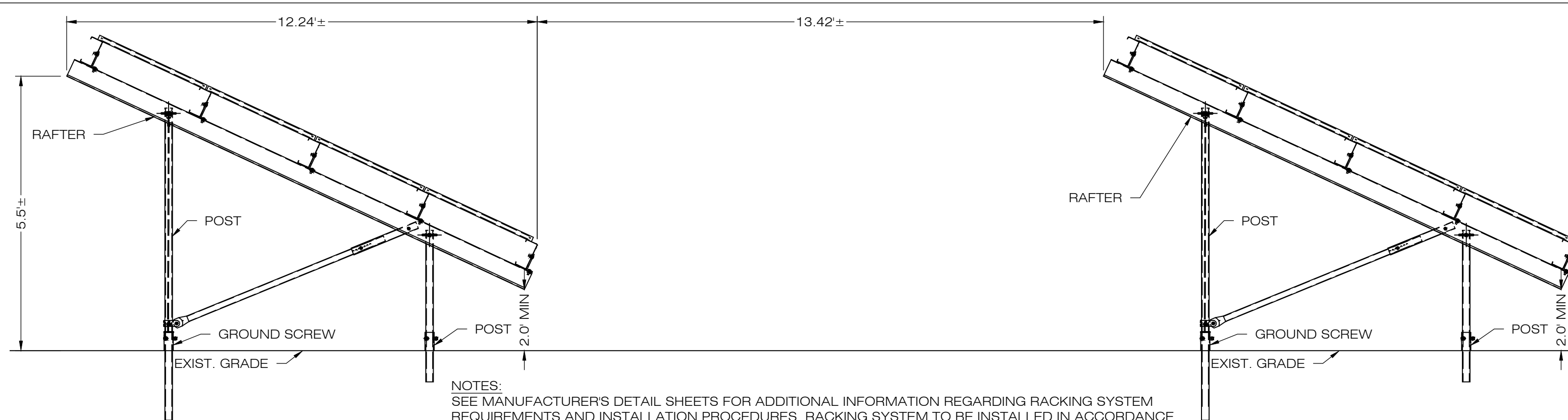
3 **GRAVEL ACCESS DRIVE SECTION**
DN-1 SCALE : N.T.S.



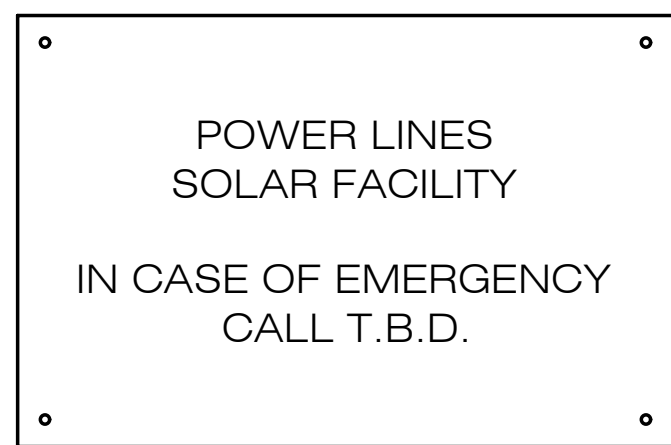
4 **CONCRETE EQUIPMENT PAD**
DN-1 SCALE : N.T.S.



5 **CHAIN-LINK FENCE & GATE DETAIL**
DN-1 SCALE : N.T.S.

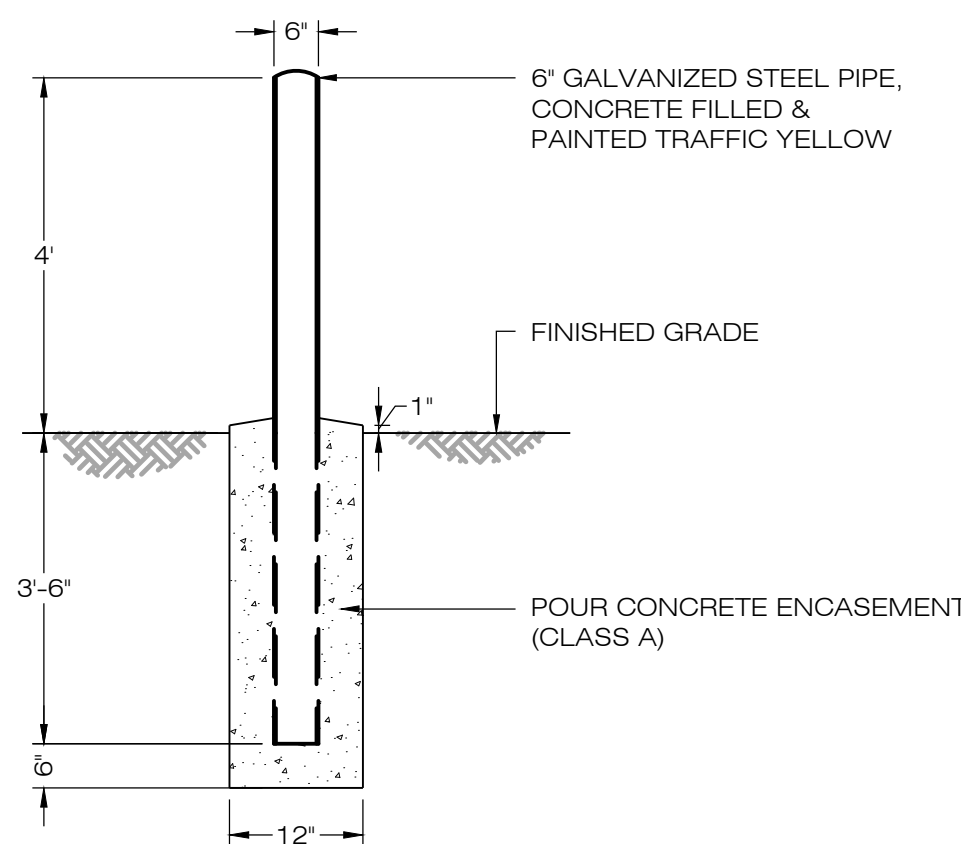


2 **TYPICAL POST MOUNTED RACKING SYSTEM**
DN-1 SCALE : N.T.S.



- NOTES:
- EMERGENCY CALL NUMBER TO BE PROVIDED ONCE DETERMINED.

6 **NOTIFICATION SIGN DETAIL**
DN-1 SCALE : N.T.S.



- NOTES:
- IN PAVED AREAS, HOLD TOP OF FOOTING 6\"

8 **BOLLARD DETAIL**
DN-1 SCALE : N.T.S.

NEW ENGLAND WETLAND PLANTS, INC

820 WEST STREET, AMHERST, MA 01002
PHONE: 413-548-8000 FAX 413-549-4000
EMAIL: INFO@NEWP.COM WEB ADDRESS: WWW.NEWP.COM

New England Showy Wildflower Mix

Botanical Name	Common Name	Indicator
<i>Schizachyrium scoparium</i>	Little Bluestem	FACU
<i>Chamaecrista fasciculata</i>	Partridge Pea	FACU
<i>Sorghastrum nutans</i>	Indian Grass	UPL
<i>Festuca rubra</i>	Red Fescue	FACU
<i>Elymus canadensis</i>	Canada Wild Rye	FACU+
<i>Elymus riparius</i>	Riverbank Wild Rye	FACW
<i>Helianthus annuus</i>	Ox Eye Sunflower	UPL
<i>Coreopsis lanceolata</i>	Lance Leaved Coreopsis	FACU
<i>Rudbeckia hirta</i>	Black Eyed Susan	FACU-
<i>Liatris spicata</i>	Spiked Gayfeather/Marsh Blazing Star	FAC+
<i>Asclepias syriaca</i>	Common Milkweed	FACU-
<i>Vernonia noveboracensis</i>	New York Ironweed	FACW+
<i>Aster novae-angliae</i> (<i>Symphyotrichum novae-angliae</i>)	New England Aster	FACW-
<i>Eupatorium purpureum</i> (<i>Eutrochium maculatum</i>)	Purple Joe Pye Weed	FAC
<i>Asclepias tuberosa</i>	Butterfly Milkweed	NI
<i>Solidago juncea</i>	Early Goldenrod	
<i>Eupatorium perfoliatum</i>	Boneset	FACW

PRICE PER LB. \$86.00 MIN. QUANTITY 1 LBS. TOTAL: \$86.00 APPLY: 23 LBS/ACRE :1900 sq ft/lb

The New England Showy Wildflower mix includes a selection of native wildflowers and grasses that will mature into a colorful and vibrant native meadow. It is appropriate seed mix for roadsides, commercial landscaping, parks, golf courses, and industrial sites. Always apply on clean bare soil. The mix may be applied by mechanical spreader, or on small sites it can be spread by hand. Lightly rake, or roll to ensure proper seed to soil contact. Best results are obtained with a Spring or late Fall dormant seeding. Late Spring and early Summer seeding will benefit with a light mulching of weed-free straw to conserve moisture. If conditions are drier than usual, watering may be required. Late Fall and Winter dormant seeding require an increase in the seeding rate. Fertilization is not required unless the soils are particularly infertile. Preparation of a clean weed free seed bed is necessary for optimal results.

New England Wetland Plants, Inc. may modify seed mixes at any time depending upon seed availability. The design criteria and ecological function of the mix will remain unchanged. Price is \$/bulk pound, FOB warehouse, Plus SH and applicable taxes.

7 **POLLINATOR HABITAT MIX**
DN-1 SCALE : N.T.S.

NEW ENGLAND WETLAND PLANTS, INC

820 WEST STREET, AMHERST, MA 01002
PHONE: 413-548-8000 FAX 413-549-4000
EMAIL: INFO@NEWP.COM WEB ADDRESS: WWW.NEWP.COM

New England Semi-Shade Grass and Forbs Mix

Botanical Name	Common Name	Indicator
<i>Elymus virginicus</i>	Virginia Wild Rye	FACW-
<i>Elymus canadensis</i>	Canada Wild Rye	FACU+
<i>Festuca rubra</i>	Red Fescue	FACU
<i>Chamaecrista fasciculata</i>	Partridge Pea	FACU
<i>Liatris spicata</i>	Spiked Gayfeather/Marsh Blazing Star	FAC+
<i>Onoclea sensibilis</i>	Sensitive Fern	FACW
<i>Aster prenanthoides</i> (<i>Symphyotrichum prenanthoides</i>)	Zigzag Aster	FAC
<i>Eupatorium fistulosum</i> (<i>Eutrochium fistulosum</i>)	Hollow-Stem Joe Pye Weed	FACW
<i>Eupatorium perfoliatum</i>	Boneset	FACW
<i>Juncus tenuis</i>	Path Rush	FAC

PRICE PER LB. \$87.00 MIN. QUANTITY 1 LBS. TOTAL: \$87.00 APPLY: 30 LBS/ACRE :1450 sq ft/lb

The New England Semi Shade Grass & Forb Mix contains a broad spectrum of native grasses and forbs that will tolerate semi-shade and edge conditions. Always apply on clean bare soil. The mix may be applied by hydro-seeding, by mechanical spreader, or on small sites it can be spread by hand. Lightly rake, or roll to ensure proper seed to soil contact. Best results are obtained with a Spring seeding. Late Spring and early Summer seeding will benefit with a light mulching of weed-free straw to conserve moisture. If conditions are drier than usual, watering will be required. Late Fall and Winter dormant seeding require an increase in the seeding rate. Fertilization is not required unless the soils are particularly infertile. Preparation of a clean weed free seed bed is necessary for optimal results.

New England Wetland Plants, Inc. may modify seed mixes at any time depending upon seed availability. The design criteria and ecological function of the mix will remain unchanged. Price is \$/bulk pound, FOB warehouse, Plus SH and applicable taxes.

8 **SEMI-SHADE MIX**
DN-1 SCALE : N.T.S.

COBB ROAD LLC

9 NOVELTY LANE, UNIT 9B
ESSEX, CT 06426



3 SADDLEBROOK DRIVE PHONE: (860)-663-1667
KILLINGWORTH, CT 06419 FAX: (860)-663-0935
WWW.ALLPOINTSTECH.COM

CSC PERMITTING

NO	DATE	REVISION
0	10/02/19	FOR REVIEW: BJP
1		
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NOT FOR CONSTRUCTION

DESIGN PROFESSIONAL OF RECORD

PROF: BRADLEY J. PARSONS P.E.
COMP: ALL-POINTS TECHNOLOGY CORPORATION
ADD: 3 SADDLEBROOK DRIVE
KILLINGWORTH, CT 06419

OWNER: HOWARD S. TOOKER
ADDRESS: 20-1 SHORT HILLS RD
OLD LYME, CT 06371

POWER LINES SOLAR

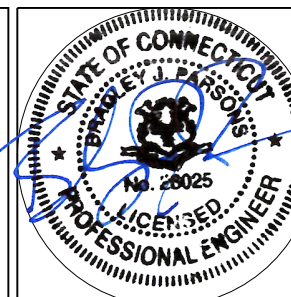
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APT FILING NUMBER:	CT580100
DATE:	10/02/19
DRAWN BY:	JT
CHECKED BY:	BJP

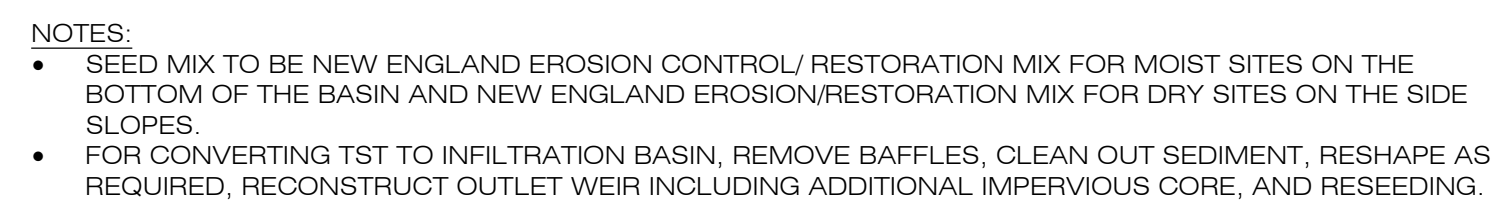
SHEET TITLE:

SITE DETAILS

SHEET NUMBER:

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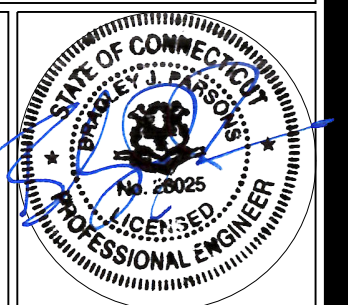
SCALE : N.T.S.



SCALE : N.T.S.



DN-2



GENERAL NOTES

1. ALL CONSTRUCTION SHALL COMPLY WITH PROJECT DEVELOPER STANDARDS, CONNECTICUT DEPARTMENT OF TRANSPORTATION STANDARDS AND SPECIFICATIONS IN THE ABOVE REFERENCED INCREASING HIERARCHY. IF SPECIFICATIONS ARE IN CONFLICT, THE MORE STRINGENT SPECIFICATION SHALL APPLY.
2. IF NO PROJECT CONSTRUCTION SPECIFICATION PACKAGE IS PROVIDED BY THE PROJECT DEVELOPER OR THEIR REPRESENTATIVE, THE CONTRACTOR SHALL COMPLY WITH THE MANUFACTURE, OR CONNECTICUT DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS, AND BE IN ACCORDANCE WITH ALL APPLICABLE OSHA, FEDERAL, STATE AND LOCAL REGULATIONS.
3. THE PROJECT DEVELOPER IS RESPONSIBLE FOR OBTAINING ALL NECESSARY SITING COUNCIL AND STORMWATER PERMITS REQUIRED BY GOVERNMENT AGENCIES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL OBTAIN ALL TOWN OF OLD LYME CONSTRUCTION PERMITS. THE CONTRACTOR SHALL POST ALL BONDS, PAY ALL FEES, PROVIDE PROOF OF INSURANCE AND PROVIDE TRAFFIC CONTROL NECESSARY FOR THIS WORK.
4. REFER TO PLANS, DETAILS AND REPORTS PREPARED BY ALL-POINTS TECHNOLOGY CORPORATION FOR ADDITIONAL INFORMATION. THE CONTRACTOR SHALL VERIFY ALL SITE CONDITIONS IN THE FIELD AND CONTACT THE PROJECT DEVELOPER IF THERE ARE ANY QUESTIONS OR CONFLICTS REGARDING THE CONSTRUCTION DOCUMENTS AND/OR FIELD CONDITIONS SO THAT APPROPRIATE REVISIONS CAN BE MADE PRIOR TO BIDDING/CONSTRUCTION. ANY CONFLICT BETWEEN THE DRAWINGS AND SPECIFICATIONS SHALL BE CONFIRMED WITH THE PROJECT DEVELOPERS CONSTRUCTION MANAGER PRIOR TO CONSTRUCTION.
5. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS OF ALL PRODUCTS, MATERIALS PER PLANS AND SPECIFICATIONS TO THE PROJECT DEVELOPER FOR REVIEW AND APPROVAL PRIOR TO FABRICATION OR DELIVERY TO THE SITE. ALLOW A MINIMUM OF 14 WORKING DAYS FOR REVIEW.
6. SHOULD ANY UNKNOWN OR INCORRECTLY LOCATED EXISTING PIPING OR OTHER UTILITY BE UNCOVERED DURING EXCAVATION, CONSULT THE PROJECT DEVELOPER IMMEDIATELY FOR DIRECTIONS BEFORE PROCEEDING FURTHER WITH WORK IN THIS AREA.
7. DO NOT INTERRUPT EXISTING UTILITIES SERVICING FACILITIES OCCUPIED AND USED BY THE PROJECT DEVELOPER OR OTHERS DURING OCCUPIED HOURS, EXCEPT WHEN SUCH INTERRUPTIONS HAVE BEEN AUTHORIZED IN WRITING BY THE PROJECT DEVELOPER AND THE LOCAL MUNICIPALITY. INTERRUPTIONS SHALL ONLY OCCUR AFTER ACCEPTABLE TEMPORARY SERVICE HAS BEEN PROVIDED.
8. THE CONTRACT LIMIT IS THE PROPERTY LINE UNLESS OTHERWISE SPECIFIED OR SHOWN ON THE CONTRACT DRAWINGS.
9. THE CONTRACTOR SHALL ABIDE BY ALL OSHA, FEDERAL, STATE AND LOCAL REGULATIONS WHEN OPERATING CRANES, BOOMS, HOISTS, ETC. IN CLOSE PROXIMITY TO OVERHEAD ELECTRIC LINES. IF CONTRACTOR MUST OPERATE EQUIPMENT CLOSE TO ELECTRIC LINES, CONTACT POWER COMPANY TO MAKE ARRANGEMENTS FOR PROPER SAFEGUARDS. ANY UTILITY COMPANY FEES SHALL BE PAID FOR BY THE CONTRACTOR.
10. THE CONTRACTOR SHALL COMPLY WITH OSHA CFR 29 PART 1926 FOR EXCAVATION TRENCHING AND TRENCH PROTECTION REQUIREMENTS.
11. THE ENGINEER IS NOT RESPONSIBLE FOR SITE SAFETY MEASURES TO BE EMPLOYED DURING CONSTRUCTION. THE ENGINEER HAS NO CONTRACTUAL DUTY TO CONTROL THE SAFEST METHODS OR MEANS OF THE WORK, JOB SITE RESPONSIBILITIES, SUPERVISION OF PERSONNEL OR TO SUPERVISE SAFETY AND DO NOT VOLUNTARILY ASSUME ANY SUCH DUTY OR RESPONSIBILITY.
12. THE CONTRACTOR SHALL RESTORE ANY DRAINAGE STRUCTURE, PIPE, CONDUIT, PAVEMENT, CURBING, SIDEWALKS, LANDSCAPED AREAS OR SIGNAGE DISTURBED DURING CONSTRUCTION TO THEIR ORIGINAL CONDITION OR BETTER, AS APPROVED BY THE PROJECT DEVELOPER OR TOWN OF OLD LYME.
13. THE CONTRACTOR SHALL PROVIDE AS-BUILT RECORDS OF ALL CONSTRUCTION (INCLUDING UNDERGROUND UTILITIES) TO THE PROJECT DEVELOPER AT THE END OF CONSTRUCTION.
14. ALTERNATIVE METHODS AND PRODUCTS, OTHER THAN THOSE SPECIFIED, MAY BE USED IF REVIEWED AND APPROVED BY THE PROJECT DEVELOPER, ENGINEER, AND APPROPRIATE REGULATORY AGENCY PRIOR TO INSTALLATION DURING THE BIDDING/CONSTRUCTION PROCESS.
15. INFORMATION ON EXISTING UTILITIES AND STORM DRAINAGE SYSTEMS HAS BEEN COMPILED FROM AVAILABLE INFORMATION INCLUDING UTILITY PROVIDER AND MUNICIPAL RECORD MAPS AND/OR FIELD SURVEY AND IS NOT GUARANTEED CORRECT OR COMPLETE. UTILITIES AND STORM DRAINAGE SYSTEMS ARE SHOWN TO ALERT THE CONTRACTOR TO THEIR PRESENCE AND THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETERMINING ACTUAL LOCATIONS AND ELEVATIONS OF ALL UTILITIES AND STORM DRAINAGE SYSTEMS INCLUDING SERVICES. PRIOR TO DEMOLITION OR CONSTRUCTION, THE CONTRACTOR SHALL CONTACT 'DIG SAFE' 72 HOURS BEFORE COMMENCEMENT OF WORK AT '811' AND VERIFY ALL UTILITY AND STORM DRAINAGE SYSTEM LOCATIONS.
16. NO CONSTRUCTION OR DEMOLITION SHALL BEGIN UNTIL APPROVAL OF THE FINAL PLANS IS GRANTED BY ALL GOVERNING AND REGULATORY AGENCIES.

SITE PLAN NOTES

1. THE SURVEY WAS PROVIDED BY BENNETT & SMILAS ASSOCIATES, INC. DATED MAY 19, 2019.
2. THERE ARE INLAND WETLANDS LOCATED ON THE SITE AS INDICATED ON THE PLANS. INLAND WETLAND BOUNDARIES WERE FLAGGED AND LOCATED BY ALL-POINTS TECHNOLOGY CORPORATION, P.C. ON MARCH 21, 2019.
3. THE CONTRACTOR SHALL FOLLOW THE RECOMMENDED SEQUENCE OF CONSTRUCTION NOTES PROVIDED ON THE EROSION CONTROL PLAN OR SUBMIT AN ALTERNATE PLAN FOR APPROVAL BY THE ENGINEER AND/OR PERMITTING AGENCIES PRIOR TO THE START CONSTRUCTION. ALLOW A MINIMUM OF 14 WORKING DAYS FOR REVIEW.
4. PROPER CONSTRUCTION PROCEDURES SHALL BE FOLLOWED ON ALL IMPROVEMENTS WITHIN THIS PARCEL SO AS TO PREVENT THE SILTING OF ANY WATERCOURSE OR BVWS IN ACCORDANCE WITH FEDERAL, STATE, AND LOCAL REGULATIONS. IN ADDITION, THE CONTRACTOR SHALL ADHERE TO 'EROSION CONTROL PLAN' CONTAINED HEREIN. THE CONTRACTOR SHALL BE RESPONSIBLE TO POST ALL BONDS AS REQUIRED BY GOVERNMENT AGENCIES WHICH WOULD GUARANTEE THE PROPER IMPLEMENTATION OF THE PLAN.
5. ALL SITE WORK, MATERIALS OF CONSTRUCTION, AND CONSTRUCTION METHODS FOR EARTHWORK AND STORM DRAINAGE WORK, SHALL CONFORM TO THE SPECIFICATIONS AND DETAILS AND APPLICABLE SECTIONS OF THE PROJECT SPECIFICATIONS MANUAL. OTHERWISE THIS WORK SHALL CONFORM TO THE STATE OF CONNECTICUT DEPARTMENT OF TRANSPORTATION IF THERE IS NO PROJECT SPECIFICATIONS MANUAL. ALL FILL MATERIAL UNDER STRUCTURES AND PAVED AREAS SHALL BE PER THE ABOVE STATED APPLICABLE SPECIFICATIONS, AND SHALL BE PLACED IN ACCORDANCE WITH THE APPLICABLE SPECIFICATIONS UNDER THE SUPERVISION OF A QUALIFIED PROFESSIONAL ENGINEER. MATERIAL SHALL BE COMPACTED IN 8" LIFTS TO 95% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D 1557 AT 95% PERCENT OF OPTIMUM MOISTURE CONTENT.
6. ALL DISTURBANCE INCURRED TO PUBLIC, MUNICIPAL, COUNTY, STATE PROPERTY DUE TO CONSTRUCTION SHALL BE RESTORED TO ITS PREVIOUS CONDITION OR BETTER, TO THE SATISFACTION OF THE TOWN OF OLD LYME AND STATE OF CONNECTICUT.
7. IF IMPACTED OR CONTAMINATED SOIL IS ENCOUNTERED BY THE CONTRACTOR, THE CONTRACTOR SHALL SUSPEND EXCAVATION WORK OF IMPACTED SOIL AND NOTIFY THE PROJECT DEVELOPER AND/OR PROJECT DEVELOPERS ENVIRONMENTAL CONSULTANT PRIOR TO PROCEEDING WITH FURTHER WORK IN THE IMPACTED SOIL LOCATION UNTIL FURTHER INSTRUCTED BY THE PROJECT DEVELOPER AND/OR PROJECT DEVELOPERS ENVIRONMENTAL CONSULTANT.

UTILITY NOTES

1. CONTRACTOR IS RESPONSIBLE FOR CONTACTING THE TOWN OF OLD LYME AND EVERSOURCE TO SECURE CONSTRUCTION PERMITS AND FOR PAYMENT OF FEES FOR STREET CUTS AND CONNECTIONS TO EXISTING UTILITIES.
2. REFER TO DRAWINGS BY PROJECT DEVELOPER FOR THE ONSITE ELECTRICAL DRAWINGS AND INTERCONNECTION TO EXISTING ELECTRICAL GRID. SITE CONTRACTOR SHALL SUPPLY AND INSTALL PIPE ADAPTERS AS NECESSARY AT BUILDING CONNECTION POINT OR AT EXISTING UTILITY OR PIPE CONNECTION POINT. THESE DETAILS ARE NOT INCLUDED IN THESE PLANS.
3. UTILITY LOCATIONS AND PENETRATIONS ARE SHOWN FOR THE CONTRACTORS INFORMATION AND SHALL BE VERIFIED WITH THE ELECTRICAL ENGINEER AND THE PROJECT DEVELOPERS CONSTRUCTION MANAGER PRIOR TO THE START OF CONSTRUCTION.
4. THE CONTRACTOR SHALL VISIT THE SITE AND VERIFY THE ELEVATION AND LOCATION OF ALL UTILITIES BY VARIOUS MEANS PRIOR TO BEGINNING ANY EXCAVATION. TEST PITS SHALL BE DUG AT ALL LOCATIONS WHERE PROP. SANITARY SEWERS AND WHERE PROP. STORM PIPING WILL CROSS EXISTING UTILITIES, AND THE HORIZONTAL AND VERTICAL LOCATIONS OF THE UTILITIES SHALL BE DETERMINED. THE CONTRACTOR SHALL CONTACT THE PROJECT DEVELOPER IN THE EVENT OF ANY DISCOVERED OR UNFORESEEN CONFLICTS BETWEEN EXISTING AND PROPOSED SANITARY SEWERS, STORM PIPING AND UTILITIES SO THAT AN APPROPRIATE MODIFICATION MAY BE MADE.
5. UTILITY CONNECTION DESIGN AS REFLECTED ON THE PLAN MAY CHANGE SUBJECT TO UTILITY PROVIDER AND GOVERNING AUTHORITY STAFF REVIEW.
6. THE CONTRACTOR SHALL ENSURE THAT ALL UTILITY PROVIDERS AND GOVERNING AUTHORITY STANDARDS FOR MATERIALS AND CONSTRUCTION METHODS ARE MET. THE CONTRACTOR SHALL PERFORM PROPER COORDINATION WITH THE RESPECTIVE UTILITY PROVIDER.
7. THE CONTRACTOR SHALL ARRANGE FOR AND COORDINATE WITH THE RESPECTIVE UTILITY PROVIDERS FOR SERVICE INSTALLATIONS AND CONNECTIONS. THE CONTRACTOR SHALL COORDINATE WORK TO BE PERFORMED BY THE VARIOUS UTILITY PROVIDERS AND SHALL PAY ALL FEES FOR CONNECTIONS, DISCONNECTIONS, RELOCATIONS, INSPECTIONS, AND DEMOLITION UNLESS OTHERWISE STATED IN THE PROJECT SPECIFICATIONS MANUAL AND/OR GENERAL CONDITIONS OF THE CONTRACT.
8. ALL EXISTING PAVEMENT WHERE UTILITY PIPING IS TO BE INSTALLED SHALL BE SAW CUT. AFTER UTILITY INSTALLATION IS COMPLETED, THE CONTRACTOR SHALL INSTALL TEMPORARY AND/OR PERMANENT PAVEMENT REPAIR AS DETAILED ON THE DRAWINGS OR AS REQUIRED BY THE TOWN OF OLD LYME.
9. ALL PIPES SHALL BE LAID ON STRAIGHT ALIGNMENTS AND EVEN GRADES USING A PIPE LASER OR OTHER ACCURATE METHOD.
10. RELOCATION OF UTILITY PROVIDER FACILITIES, SUCH AS POLES, SHALL BE DONE IN ACCORDANCE WITH THE REQUIREMENTS OF THE UTILITY PROVIDER.
11. THE CONTRACTOR SHALL COMPACT PIPE BACKFILL IN 8" LIFTS ACCORDING TO THE PIPE BEDDING DETAILS. TRENCH BOTTOM SHALL BE STABLE IN HIGH GROUNDWATER AREAS. A PIPE FOUNDATION SHALL BE USED PER THE TRENCH DETAILS AND IN AREAS OF ROCK EXCAVATION.
12. CONTRACTOR TO PROVIDE STEEL SLEEVES AND ANNULAR SPACE SAND FILL FOR UTILITY PIPE AND CONDUIT CONNECTIONS UNDER FOOTINGS.
13. ALL UTILITY CONSTRUCTION IS SUBJECT TO INSPECTION FOR APPROVAL PRIOR TO BACKFILLING, IN ACCORDANCE WITH THE APPROPRIATE UTILITY PROVIDER REQUIREMENTS.
14. A ONE-FOOT MINIMUM VERTICAL CLEARANCE BETWEEN WATER, GAS, ELECTRICAL, AND TELEPHONE LINES AND STORM PIPING SHALL BE PROVIDED. A SIX-INCH MINIMUM CLEARANCE SHALL BE MAINTAINED BETWEEN STORM PIPING AND SANITARY SEWER. A 6-INCH TO 18-INCH VERTICAL CLEARANCE BETWEEN SANITARY SEWER PIPING AND STORM PIPING SHALL REQUIRE CONCRETE ENCASEMENT OF THE PROP. SANITARY PIPING.
15. THE CONTRACTOR SHALL RESTORE ANY UTILITY STRUCTURE, PIPE, CONDUIT, PAVEMENT, CURBING, SIDEWALKS, DRAINAGE STRUCTURE, SWALE OR LANDSCAPED AREAS DISTURBED DURING CONSTRUCTION, TO THEIR ORIGINAL CONDITION OR BETTER TO THE SATISFACTION OF THE PROJECT DEVELOPER AND TOWN OF OLD LYME.
16. INFORMATION ON EXISTING UTILITIES AND STORM DRAINAGE HAS BEEN COMPILED FROM AVAILABLE INFORMATION INCLUDING UTILITY PROVIDER AND MUNICIPAL RECORD MAPS AND/OR FIELD SURVEY, AND IS NOT GUARANTEED CORRECT OR COMPLETE. UTILITIES AND STORM DRAINAGE ARE SHOWN TO ALERT THE CONTRACTOR TO THEIR PRESENCE. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETERMINING ACTUAL LOCATIONS AND ELEVATIONS OF ALL UTILITIES AND STORM DRAINAGE INCLUDING SERVICES. CONTACT 'DIG SAFE' AT 811 72 HOURS PRIOR TO CONSTRUCTION AND VERIFY ALL UNDERGROUND AND OVERHEAD UTILITY AND STORM DRAINAGE LOCATIONS. THE CONTRACTOR SHALL EMPLOY THE USE OF A UTILITY LOCATING COMPANY TO PROVIDE SUBSURFACE UTILITY ENGINEERING CONSISTING OF DESIGNATING UTILITIES AND STORM PIPING ON PRIVATE PROPERTY WITHIN THE CONTRACT LIMIT AND CONSISTING OF DESIGNATING AND LOCATING WHERE PROP. UTILITIES AND STORM PIPING CROSS EXISTING UTILITIES AND STORM PIPING WITHIN THE CONTRACT LIMITS.
17. THE CONTRACTOR SHALL ARRANGE AND COORDINATE WITH UTILITY PROVIDERS FOR WORK TO BE PERFORMED BY UTILITY PROVIDERS. THE CONTRACTOR SHALL PAY ALL UTILITY FEES UNLESS OTHERWISE STATED IN THE PROJECT SPECIFICATION MANUAL AND GENERAL CONDITIONS, AND REPAIR PAVEMENTS AS NECESSARY.
18. ELECTRIC DRAWINGS AND REQUIREMENTS ARE NOT INCLUDED AS PART OF THIS DRAWING SET AND SHOULD BE OBTAINED FROM THE PROJECT DEVELOPER.
19. ALTERNATIVE METHODS AND PRODUCTS OTHER THAN THOSE SPECIFIED MAY BE USED IF REVIEWED AND APPROVED BY THE PROJECT DEVELOPER, ENGINEER, AND APPROPRIATE REGULATORY AGENCIES PRIOR TO INSTALLATION.
20. THE CONTRACTOR SHALL MAINTAIN ALL FLOWS AND UTILITY CONNECTIONS TO EXISTING BUILDINGS WITHOUT INTERRUPTION UNLESS UNTIL AUTHORIZED TO DISCONNECT BY THE PROJECT DEVELOPER, TOWN OF OLD LYME, UTILITY PROVIDERS AND GOVERNING AUTHORITIES.

COBB ROAD LLC

9 NOVELTY LANE, UNIT 9B
ESSEX, CT 06426



3 SADDLEBROOK DRIVE PHONE: (860)-663-1887
KILLINGWORTH, CT 06419 FAX: (860)-663-0935
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CSC PERMITTING

NO	DATE	REVISION
0	10/02/19	FOR REVIEW: BJP
1		
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NOT FOR CONSTRUCTION

DESIGN PROFESSIONAL OF RECORD

PROF: BRADLEY J. PARSONS P.E.
COMP: ALL-POINTS TECHNOLOGY CORPORATION
ADD: 3 SADDLEBROOK DRIVE
KILLINGWORTH, CT 06419

OWNER: HOWARD S. TOOKER
ADDRESS: 20-1 SHORT HILLS RD
OLD LYME, CT 06371

POWER LINES SOLAR

SITE 20-1 SHORT HILLS RD
ADDRESS: OLD LYME, CT 06371

APT FILING NUMBER: CT580100

	DRAWN BY: JT
DATE: 10/02/19	CHECKED BY: BJP

SHEET TITLE:

SITE NOTES

SHEET NUMBER:

DN-3

