

SITE DEVELOPMENT PLANS

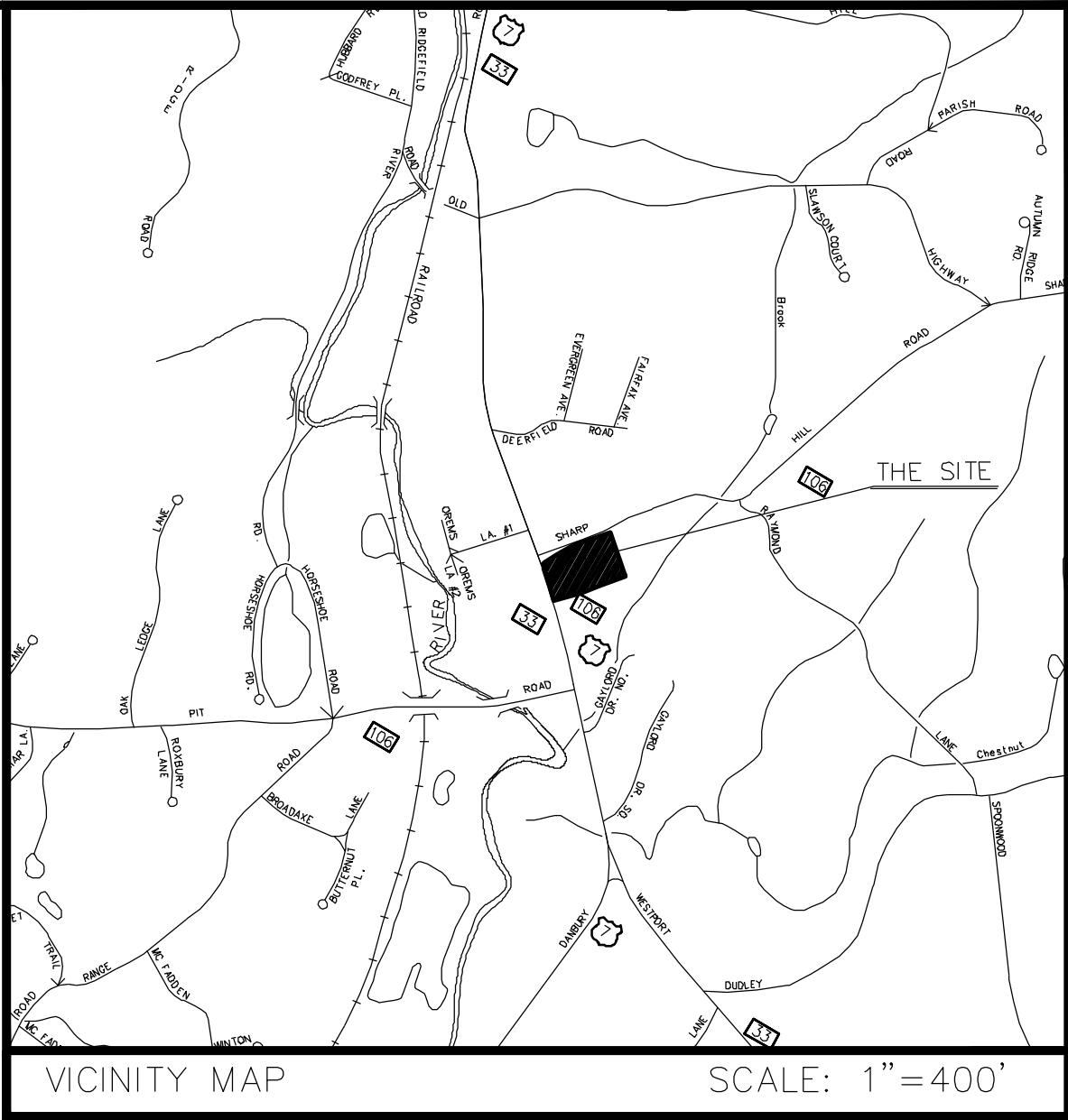
SHARP HILL SQUARE

198 & 200 DANBURY ROAD

WILTON, CT

PREPARED FOR

200 DANBURY ROAD, LLC



APPLICANT/DEVELOPER
200 DANBURY ROAD, LLC
283 MAIN STREET
RIDGEFIELD, CT 06877

CIVIL ENGINEER



BROOKFIELD, CONNECTICUT



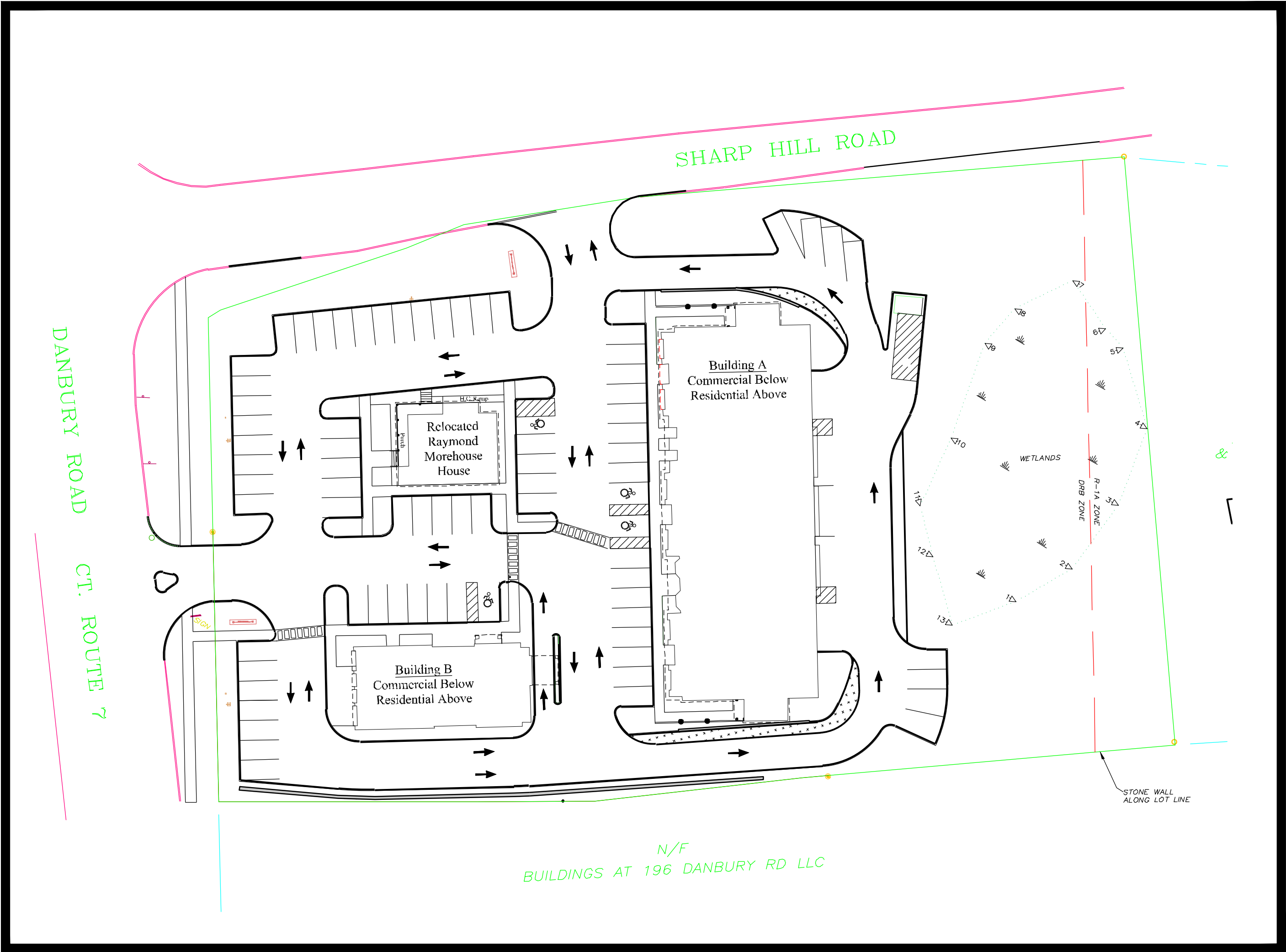
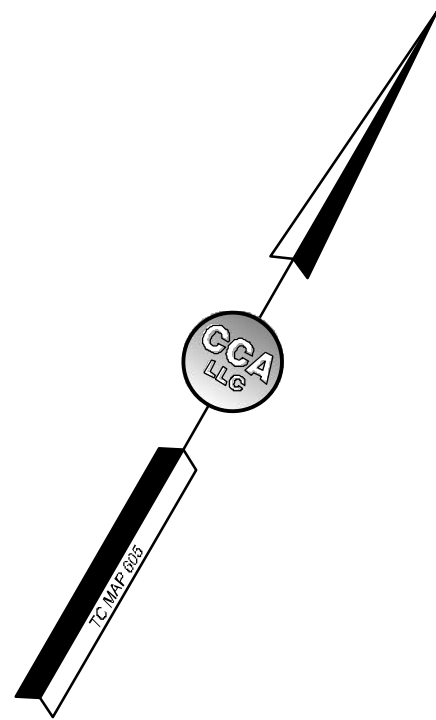
NOVEMBER 8, 2018

01/06/20 I.W.C. COMMENTS
01/08/20 ZONING SUBMISSION
02/06/20 TOWN ENGINEER DRAINAGE COMMENT
02/18/20 P&Z COMMENTS
02/24/20 FIRE MARSHAL COMMENTS
03/03/20 SITE PLAN REVISIONS
03/13/20 SITE PLAN REVISIONS

Not Valid Without Embossed Seal
(SEAL AND SIGNATURE LIMITED TO PLANS PREPARED BY CCA, LLC)

LIST OF DRAWINGS

SHEET	TITLE
N1	GENERAL LEGEND, NOTES & ABBREVIATIONS
C1	DEMOLITION PLAN
C2	LAYOUT & MATERIALS PLAN
C3	GRADING & DRAINAGE PLAN
C4	UTILITY PLAN
C5	EROSION CONTROL PLAN
N2-N8	NOTES & DETAILS
ES1	SEDIMENTATION & EROSION CONTROL DETAILS



ABBREVIATIONS

APPROX	APPROXIMATE
BF	BASEMENT FLOOR
BM	BENCH MARK
BCLC	BITUMINOUS CONCRETE LIP CURB
BLDG	BUILDING
CIP	CAST IRON PIPE
CB	CATCH BASIN
CD	CURTAIN DRAIN
Ch	CHORD
CLL	CONSTRUCTION LIMIT LINE
CONC	CONCRETE
CONST	CONSTRUCT
CMP	CORRUGATED METAL PIPE
CPEP-S	CORRUGATED POLYETHYLENE PIPE WITH SMOOTH INTERIOR
CULV	CULVERT
DOT	DEPARTMENT OF TRANSPORTATION
DB	DISTRIBUTION BOX
DMH	DRAINAGE MANHOLE
DH	DEEP HOLE
DR	DRIVEWAY
DIP	DUCTILE IRON PIPE
EOP	EDGE OF PAVEMENT
ELEC	ELECTRIC
ELEV	ELEVATION
EXIST, EX	EXISTING
EG	EXISTING GRADE
FE	FLARED END
FF	FIRST FLOOR
FG	FINISH GRADE
FND	FOUNDATION
GPD	GALLONS PER DAY
GAR	GARAGE
GND	GROUND
GSF	GEOTEXTILE SILT FENCE
GV	GAS VALVE
HW	HEADWALL
HC	HANDICAP
HWY	HIGHWAY
HYD	HYDRANT
IN	INLET
INV	INVERT
IP	IRON PIPE
L	LENGTH
LF	LINEAR FEET
LP	LIGHT POLE
MH	MANHOLE
MAX	MAXIMUM
MET	METAL
MBR	METAL BEAM RAIL
MIN	MINIMUM
MISC	MISCELLANEOUS
MON	MONUMENT
NO	NUMBER
OUT	OUTLET
P-#	PERCOLATION TEST
PC	POINT OF CURVATURE
PCC	POINT OF COMPOUND CURVATURE
PI	POINT OF INTERSECTION
PT	POINT OF TANGENCY
PV	PERMANENT VEGETATION
PVC	POINT OF VERTICAL CURVATURE
PVI	POINT OF VERTICAL INTERSECTION
PVT	POINT OF VERTICAL TANGENCY
PVRC	POINT OF VERTICAL REVERSE CURVE
PVC	POLYVINYL CHLORIDE PIPE
PROJ	PROJECT
PL	PROPERTY LINE
PROP, PR	PROPOSED
PS	PUMP STATION
R	RADIUS
RR	RAILROAD
RCP	REINFORCED CONCRETE PIPE
RELOC	RELOCATION
REQ'D	REQUIRED
RET	RETAINING
ROW	RIGHT OF WAY
RD	ROAD
SAN	ROOF DRAIN
SSMH	SANITARY
ST	SANITARY SEWER MANHOLE
SPEC	SEPTIC TANK
SPK	SPECIFICATION
STK	SPIKE
STD	STAKE
STA	STANDARD
SW	STATION
SS	STONE WALL
STY	SANITARY SEWER
ST	STORY
TAN	STREET
TEL	TANGENT
TEMP	TELEPHONE
TF	TEMPORARY
U-DRAIN	TOP OF FRAME
VERT	UNDER DRAIN
WV	VERTICAL
W/	WATER VALVE
YD	WITH
	YARD DRAIN

GENERAL LEGEND

PROPERTY LINE	
EXISTING MONUMENT	
EXISTING IRON PIN OR PIPE	
PROPOSED IRON PIN OR PIPE	
PROPOSED MONUMENT	
DRILL HOLE	
STONE BOUND	
UTILITY POLE W/ANCHOR	
EASEMENT LINE	
CHAIN FENCE	
WOOD FENCE	
STONE WALL	
WIRE FENCE	
CATCH BASIN	
LIGHT POLE	
BLDG. SETBACK LINE	
WATERCOURSE	
FLOODWAY	
FLOODPLAIN	
EXISTING CONTOUR	
PROPOSED CONTOUR	
PROPOSED TEST PIT	
PERCOLATION TEST	
EXISTING SPOT ELEVATION	
PROPOSED SPOT ELEVATION	
LOT NUMBER	
STREET NUMBER	
TREE LINE	
GEOTEXTILE SILT FENCE (GSF)	
FLAGGED WETLANDS	
SOIL BOUNDARY	
ROCK OUTCROP	
CONSTRUCTION LIMIT LINE	
HAY BALES (HB)	
FOOTING DRAIN (F)	
ROOF DRAIN (R)	
PRIMARY SEPTIC SYSTEM AREA	
RESERVE SEPTIC SYSTEM AREA	
SOLAR ACCESS	
ROOF RECHARGE GALLERY	

GUIDE RAIL	
EXISTING CURB	
GRAVEL ROAD	
EXISTING MANHOLE	MH
EXISTING STORM DRAINAGE MANHOLE	SD
EXISTING SANITARY SEWER MANHOLE	WS
EXISTING WATER VALVE	W
EXISTING GAS VALVE	G
EXISTING FIRE HYDRANT	F
EXISTING SIGN	S
HANDICAP PARKING SPACE	HC
HANDICAP RAMP	R
REFUSE AREA	R
EXISTING WELL	W
TRAFFIC FLOW DIRECTION	
MONITORING WELL	
SWALE, GRADE TO DRAIN	
EXISTING RETAINING WALL	
PROPOSED RETAINING WALL	
RAILROAD TRACKS	
RIPRAP PAD	
EXIST. GAS MAIN	G
EXIST. WATER MAIN	W
EXIST. WATER SERVICE	WS
EXIST. TELEPHONE LINE	T
EXIST. ELECTRIC SERVICE	E
EXIST. LEVEL 3 COMMUNICATION LINE	LEVEL 3
EXIST. FIBER OPTIC LINE	FO
EXIST. SANITARY SEWER	SS
EXIST. SANITARY SEWER LATERAL	SL
EXIST. DRAINAGE	EXIST DRAINAGE
PROPOSED FIRE HYDRANT	
PROPOSED WELL	PROP WELL
PROPOSED GAS VALVE	G
PROPOSED WATER VALVE	W
SCREENED REFUSE AREA	R
PROPOSED CATCH BASIN	PCB
PROPOSED MANHOLE	PMH
PROPOSED LAWN DRAIN	LD
PROPOSED LIGHT POLE	
PROPOSED BUILDING LIGHT	
PROPOSED POST TOP LIGHT	
START / END CURBING	
TEMPERORY SWALE	
PROPOSED FIRE LANE	FL
PROPOSED GAS MAIN	GS
PROPOSED ELECTRIC SERVICE	ES
PROPOSED TELEPHONE LINE	TS
PROPOSED AIR VENT OR BLOW-OFF	AIR-VENT OR BLOW-OFF

GENERAL NOTES

- HOLD PRE-CONSTRUCTION MEETING WITH OWNER, EXCAVATION AND WALL CONTRACTORS, ENGINEER AND TOWN STAFF.
- ALL WORK TO MEET TOWN OR CITY, STATE AND FEDERAL CODES, REGULATIONS AND STANDARDS AS APPLICABLE.
- DISCREPANCIES IN THE PLANS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER IMMEDIATELY FOR RESOLUTION.
- ALL PERMITS SHALL BE OBTAINED PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING REQUIRED PERMITS AND NOTIFYING THE TOWN OR CITY DEPARTMENTS AND THE ENGINEER FOR INSPECTIONS.
- THE TOWN AND PROJECT ENGINEER SHALL INSPECT THE PROPERTY REGULARLY. IMPROVEMENTS TO THE SITE BASED ON THOSE INSPECTIONS ARE INTENDED TO BE COMPLETED WITHIN 48 HOURS OR BEFORE THE NEXT STORM WHICHEVER IS EARLIER. CHANGES TO THE SEQUENCE PLANS SHALL BE NOTED ON THE PLANS AND SUBMITTED TO THE TOWN FOR STAFF REVIEW PRIOR TO IMPLEMENTATION.
- ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL MEET CONNECTICUT D.O.T. STANDARDS FOR ITEMS NOT SPECIFIED IN THE TOWN OR CITY REGULATIONS.
- ALL CATCH BASINS, MANHOLES, PIPING AND OTHER UTILITY COMPONENTS WITHIN TRAFFIC AREAS SHALL BE CAPABLE OF SUPPORTING H-20 LOADING.
- IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY ALL ON-SITE AND OFF-SITE FIELD CONDITIONS AND VERIFY THAT NO CHANGES HAVE OCCURRED SINCE THE ISSUANCE OF THIS PLAN. THE DESIGN ENGINEER IS TO BE NOTIFIED OF ANY CHANGES WHICH CONFLICT WITH THIS PLAN.
- THE EROSION CONTROL LINE (GSF) IS TO BE CONSIDERED AS THE LIMIT OF CONSTRUCTION UNLESS OTHERWISE NOTED.
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS, ELEVATIONS AND QUANTITIES SHOWN ON THESE PLANS PRIOR TO PROCEEDING WITH CONSTRUCTION AND ANY DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER WHOM SHALL HAVE FINAL SAY AS TO THE ACTUAL DIMENSIONS TO CONSTRUCT BY.
- STRICT ADHERENCE TO ALL OSHA, TOWN OR CITY AND STATE OF CONNECTICUT REGULATIONS REGARDING CONSTRUCTION IS REQUIRED AT ALL TIMES.
- CONTRACTOR SHALL NOTIFY CALL-BEFORE-YOU-DIG (1-800-922-4455) FOR UTILITY MARKOUT PRIOR TO CONSTRUCTION.
- THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR JOB SAFETY.
- ALL UTILITIES TO BE INSTALLED UNDERGROUND.
- UTILITY LOCATIONS WILL BE AS DETERMINED BY THE UTILITY COMPANIES.
- THE LOCATION AND ELEVATION OF UNDERGROUND UTILITIES IS UNKNOWN. IF THEY ARE INDICATED AT ALL ON THESE PLANS, THEY ARE APPROXIMATE AND CCA, LLC, IT'S PRINCIPALS OR EMPLOYEES, SHALL NOT BE RESPONSIBLE FOR ANY DAMAGES AND/OR ADDITIONAL COSTS WHICH MIGHT RESULT FROM THE EXISTENCE OF SAID UTILITIES.
- THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING ANY WORK AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT OCCUR BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.
- ALL GRADING SHALL BE PERFORMED TO ELIMINATE LOW POINTS AND DEPRESSIONS WHICH WOULD TRAP SURFACE WATER. CONTACT THE DESIGN ENGINEER IF CHANGES ARE WARRANTED.
- GRADING TO BE TO ALL APPLICABLE REGULATIONS AND NORMAL STANDARDS OF GOOD PRACTICE.
- MINOR GRADING CHANGES ARE PERMITTED TO MEET FIELD CONDITIONS PROVIDED PRIOR APPROVAL IS OBTAINED FROM THE ENGINEER.
- GRADING SHALL MAINTAIN EXISTING RUNOFF CONDITIONS.
- ALL BACKFILL FOR BUILDINGS, TRENCHES, STRUCTURES, PARKING, DRIVEWAY AND SIDEWALK ETC. SHALL BE ADEQUATELY COMPACTED TO PREVENT EXCESSIVE SETTLEMENT. CONTACT THE ENGINEER SHOULD ADDITIONAL CLARIFICATION BE NECESSARY.
- CONTRACTOR TO MATCH INTO EXISTING CONDITIONS AT ALL POINTS WHERE CONSTRUCTION MUST MATCH EXISTING CONDITIONS.
- ALL DRAINAGE AND SANITARY SEWER STRUCTURE FRAMES SHALL BE CONSTRUCTED SO THAT THEY MAY BE ADJUSTED DOWN AT LEAST 12". USE GRADE RINGS OR BRICK TO CONSTRUCT TOP 12".
- NO SILTY WATER SHALL BE PERMITTED TO DISCHARGE INTO THE DETENTION SYSTEMS. STORMWATER SYSTEMS SHALL BE CLEANED PRIOR TO CONNECTION TO THE DETENTION SYSTEMS. SILT SACKS SHALL BE MAINTAINED IN CATCH BASINS UNTIL PROJECT IS COMPLETED.

GENERAL NOTES, LEGENDS, &
ABBREVIATIONS
PREPARED FOR
SHARP HILL SQUARE
198 & 200 DANBURY ROAD
WILTON, CONNECTICUT

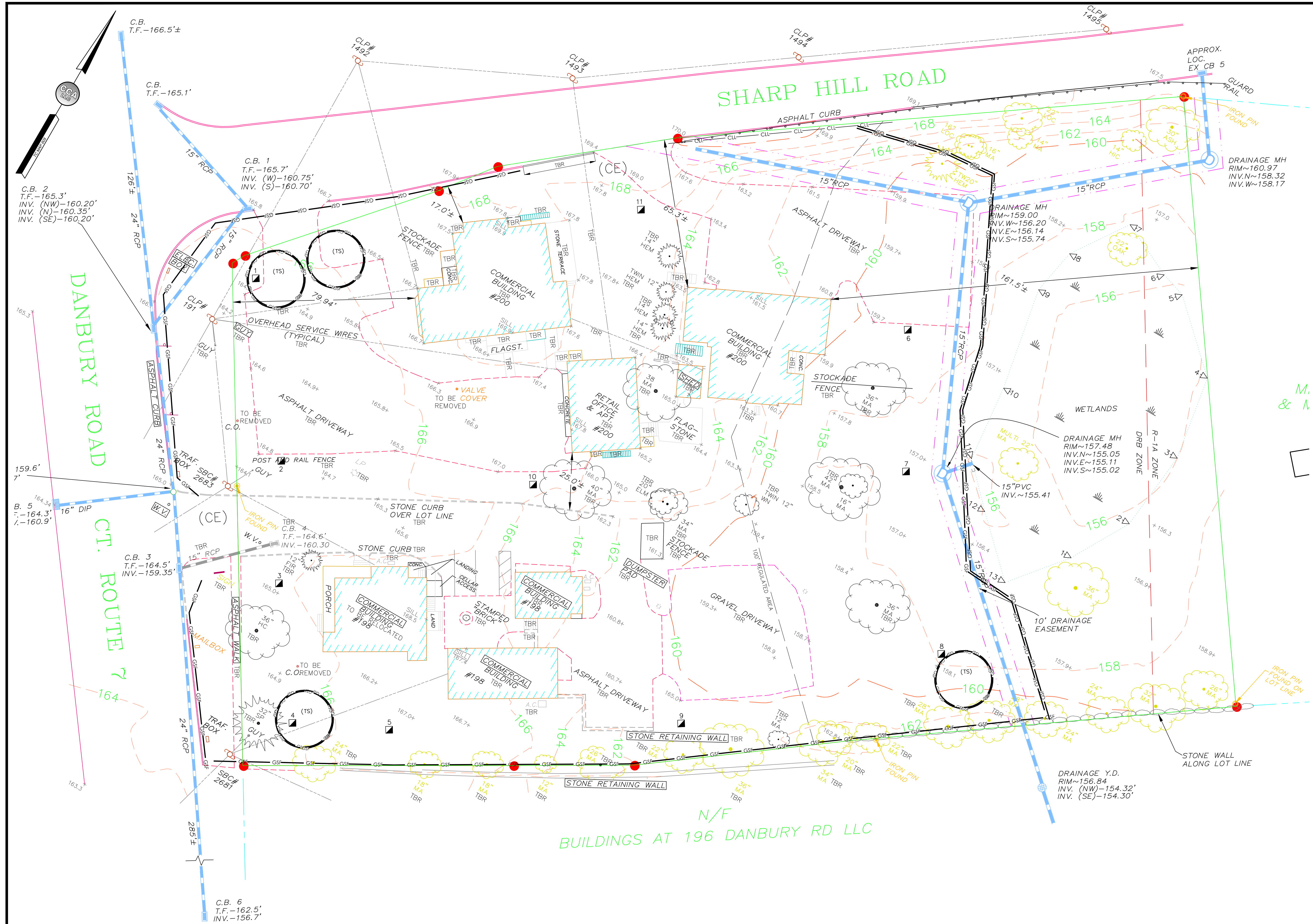


Date:	11/8/19
Scale:	NTS
Proj. No.:	19-114
File No.:	N/A
Acad No.:	19114SP
Sheet:	NI
Drawn by:	NY


40 Old New Milford Road
Brookfield, Ct. 06804
(203)775-6207
www.ccaengineering.com

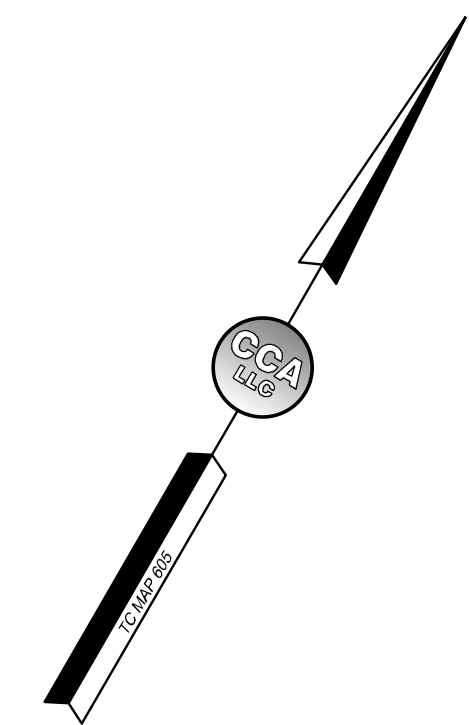
© COPYRIGHT
ALL RIGHTS RESERVED





- DEMOLITION NOTES
1. REMOVAL OF EXISTING STRUCTURES, INCLUDING BUILDINGS, PUMPS, TANKS AND ALL OTHER STRUCTURES SHALL BE IN ACCORDANCE WITH THE REGULATIONS OF THE STATE OF CONNECTICUT AND ALL OTHER APPROPRIATE AGENCIES AND UTILITY OPERATORS. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS FOR DEMOLITION AND DISPOSAL OF EXISTING STRUCTURES AND MATERIALS.
 2. ALL EXISTING STRUCTURES TO BE REMOVED (FOUNDATIONS, ETC.) SHALL BE REPLACED WITH CLEAN COMPACTED, GRANULAR FILL, COMPACTED TO 95% STANDARD PROCTOR DENSITY IN 6" LIFTS.
 3. ALL EXISTING CONCRETE AND BITUMINOUS WALKS, DRIVES AND PARKING AREAS TO BE REMOVED DURING CONSTRUCTION.
 4. EXISTING BITUMINOUS PAVEMENT SHALL BE REMOVED, STOCKPILED, PULVERIZED, AND INSPECTED BY PROJECT ENGINEER OR PROJECT MATERIALS INSPECTOR PRIOR TO USE. THE APPROVED MATERIAL SHALL BE USED AS, OR INCLUDED IN THE SUB-BASE BACKFILL MATERIAL FOR THE PROPOSED PAVEMENT. ALL REMAINING PAVEMENT MATERIAL THAT IS TO BE REMOVED SHALL BE PROPERLY DISPOSED OF OFF SITE IN ACCORDANCE WITH TOWN AND STATE REGULATIONS.
 5. THE CONTRACTOR SHALL USE THE APPROPRIATE MEANS TO PREVENT SEDIMENT AND DEBRIS FROM WASHING TO ADJACENT PROPERTIES. EROSION CONTROL MEASURES SHALL BE IN ACCORDANCE WITH THE CONNECTICUT STATE GUIDELINES FOR URBAN EROSION AND SEDIMENT CONTROL. SEE EROSION CONTROL SHEETS.
 6. ANY PORTION OF PAVEMENT TO BE REMOVED OR REPLACED ALONG ROUTE 7 SHALL BE SAWCUT 2 FEET INTO EXISTING ROADWAY.
 7. EXTENSIVELY CRACKED OR PATCHED AREAS SHALL BE RENOVATED BY SAW CUTTING AND REMOVING AFFECTED AREAS AND REPAVING TO FULL DEPTH TO MATCH EXISTING.
 8. ANY EXISTING FEATURE NOT SHOWN HERE TO BE REMOVED WHICH INTERFERES WITH THE PROPOSED CONSTRUCTION OR SERVES NO USEFUL PURPOSE IN THE PROPOSED PLANS SHALL BE REMOVED AND DISPOSED OR ABANDONED IN ACCORDANCE WITH APPLICABLE RULES AND REGULATIONS.
 9. THE CONTRACTOR SHALL BE PERMITTED TO SALVAGE ANY EQUIPMENT OR MATERIALS HE DEEMS FEASIBLE FOR THAT PURPOSE. ALL SALVAGED MATERIAL OR ITEMS SHALL BE REMOVED FROM THE SITE IMMEDIATELY UPON REMOVAL. NO SUCH MATERIAL SHALL BE STORED ON SITE. ABSOLUTELY NO SALES OF SALVAGED MATERIALS SHALL BE ALLOWED ON THE SITE PROJECT.
 10. THE CONTRACTOR IS RESPONSIBLE FOR THE REMOVAL OF ABANDONED UTILITY SERVICE CONNECTIONS, THE INSTALLATION OF NEW SERVICE CONNECTIONS AND SHALL COORDINATE ALL WORK WITH THE APPROPRIATE UTILITY COMPANY.
 11. THE CONTRACTOR SHALL OBTAIN AND PAY ALL FEES ASSOCIATED WITH ALL PERMITS NECESSARY TO COMPLETE THE WORK.
 12. CONTRACTOR IS RESPONSIBLE TO VERIFY GRADES AND UTILITIES SHOWN ON EXISTING CONDITIONS PLAN PRIOR TO START OF ANY WORK. ANY AND ALL DISCREPANCIES ARE TO BE DOCUMENTED AND SUBMITTED TO THE OWNER'S REPRESENTATIVE AT THE TIME OF DISCOVERY.
 13. CONTRACTOR MUST CALL UNDERGROUND FACILITIES PROTECTIVE ORGANIZATION (CUBO-CALL BEFORE YOU DIG) AT LEAST 2 DAYS BEFORE STARTING EXCAVATION, DRILLING OR BLASTING.
 14. ALL FOUNDATIONS, SLABS, STRUCTURAL STEEL, MASONRY SIDEWALKS, RETAINING WALLS, CURBS, ETC. WITHIN THE DESIGNATED DEMOLITION AREAS SHALL BE DEMOLISHED ACCORDING TO SPECIFICATIONS.
 15. ALL EXISTING ON-SITE UTILITIES SHALL BE REMOVED UNLESS DESIGNATED FOR REUSE. REMAINING UTILITIES SHALL BE PROTECTED DURING CONSTRUCTION.
 16. MANHOLES, CATCH BASINS, DRY WELLS, CLEANOUTS, VALVE BOXES, FRAMES, COVERS AND GRATES REMAINING IN USE SHALL BE PROTECTED AND ADJUSTED TO PROPOSED GRADES AS NECESSARY.
 17. EXISTING CURBS, SIDEWALK AND CURB CUT APRONS REMOVED SHALL BE REPLACED FROM EXPANSION JOINT TO EXPANSION JOINT TO FULL DEPTH OF INSTALLATION.
 18. FOR ALL UTILITY LINES DESIGNATED TO BE REMOVED, PLACE AND COMPACT STRUCTURAL BACKFILL WITHIN TRENCH, FOLLOW CTDOT REQUIREMENTS WITHIN RIGHT-OF-WAY. CONTRACTOR RESPONSIBLE FOR UTILITY VERIFICATION. SHOULD UTILITIES BE FOUND DURING DEMOLITION WORK THEY WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO REMOVE.
 19. ALL ASPHALT AND CONCRETE MATERIALS SHALL BE REMOVED TO FULL DEPTH WHERE LANDSCAPED AREAS ARE PROPOSED OR WHERE NEW CONSTRUCTION IS PROPOSED. SEE NOTE 3.
 20. PRIOR TO DEMOLITION WORK OF EXISTING STRUCTURES, A MEETING WITH THE PUBLIC UTILITIES DEPARTMENT MUST OCCUR TO ENSURE THAT PROVISIONS ARE MADE TO ABANDON EXISTING SEWER AND WATER SERVICES IN A MANNER THAT PRESERVES THE INTEGRITY OF THE EXISTING SYSTEMS AND TO IDENTIFY AND PROTECT EXISTING UTILITIES.
 21. T.B.R. = TO BE REMOVED

03/03/20 SITE PLAN REVISIONS	
DATE	DESCRIPTION
DEMOLITION PLAN PREPARED FOR SHARP HILL SQUARE 198 & 200 DANBURY ROAD WILTON, CONNECTICUT	
40 Old New Milford Road Brookfield, CT 06804 (203)775-6207 www.ccaengineering.com	
	Date: 11/8/19
	Scale: 1"=20'
	Proj. No.: 19-114
	File No.: N/A
	Acad No.: 19114SP
Sheet: C1	
Drawn by: NY	
© COPYRIGHT ALL RIGHTS RESERVED	



DANBURY ROAD
CT. ROUTE 7

SHARP HILL ROAD

AREA AND BULK REQUIREMENTS

PROPERTY ADDRESS: 198 & 200 DANBURY ROAD
ZONING DISTRICT: DRB (DESIGN RETAIL BUSINESS) & R-1A (RESIDENTIAL)
LOT ACREAGE: 2.574 ACRES

	PER ZONING REGS	EXISTING	PROPOSED
MINIMUM FRONT YARD	50'	17.0'	51.7'
MINIMUM SIDE/REAR YARD	25'	29.1'	26.0'
MIN. SIDE/REAR YARD (ABUTTING RES.)	85'	161.5'	149.2'
MIN. PARKING & LOADING SETBACKS	10'	15.6'	10.0'
MIN. PARKING & LOADING SETBACKS (ABUTTING SINGLE-FAMILY RESIDENTIAL)	60'	95.3'	86.6'
MAX. BUILDING HEIGHT (STORIES/FEET)	3'/41'		
MAX. BUILDING COVERAGE (%)	20%	8.7%	15.5%
MAX. SITE COVERAGE (%)	80%	31.1%	58.9%
MIN. LOT SIZE (ACRES)	1 ACRE	2.574 ACRES	NO CHANGE
MIN. LOT FRONTAGE	100'	220.66' RT.7	NO CHANGE
MINIMUM LOT WIDTH	100'	420.45 SHARP HILL RD.	NO CHANGE
MAX. FLOOR AREA RATIO (F.A.R.)	0.25 OR 0.40*		0.376±

*WHERE AN HISTORIC STRUCTURE WILL BE PRESERVED AND THE DEVELOPMENT PROVIDES A MEANINGFUL PUBLIC BENEFIT BY ESTABLISHING NEW OR FORMALIZING EXISTING PEDESTRIAN AND/OR BICYCLE CONNECTION TO PUBLIC OPEN SPACE, TRAILS, PARKS, OR TRANSPORTATION HUBS FROM THE SUBJECT PROPERTY AS NOTED IN SECTION 29-6.6.12(g)(2).]

OFF-STREET PARKING AND LOADING CALCULATIONS

	QUANTITY	CODE	REQUIRED	PROP. PROVIDED
PARKING CALCULATION:				
MULTI-FAMILY STUDIO (EFFICIENCY) DWELLING UNITS	4	1.5/D.U.	6	6
MULTI-FAMILY 1 BEDROOM DWELLING UNITS	7	2.0/D.U.	14	14
MULTI-FAMILY 2 BEDROOM DWELLING UNITS	15	2.0/D.U.	30	30
VISITOR PARKING @ 1/2 MULTI-FAMILY 1,2, OR 3 BEDROOM UNITS	26	0.5/D.U.	13	13
TOTAL RESIDENTIAL			63	63

RETAIL FIRST FLOOR BUILDING A	8,200 SF	1/200 SF	41	41
OFFICE FIRST FLOOR BUILDING A	3,166 SF	1/300 SF	11	11
RETAIL FIRST FLOOR BUILDING B	2,763 SF	1/200 SF	14	14
RAYMOND MOREHOUSE HOUSE (ADAPTIVE USE BUILDING)	1,422 SF	PER COMM.	6	6
TOTAL RETAIL			72	72

TOTAL RESIDENTIAL & RETAIL
20% JOINT USE REDUCTION PER SECTION 29-8.8.2.c

LOADING CALCULATION:
1/3,000 TO 12,500 S.F. G.F.A. RETAIL = 8,678 S.F. = 1 SPACE @ 12'X30' (PROP. REDUCTION FROM 15'X40' SUBJECT TO DISCRETION OF COMMISSION PER SECTION 29-8.8.7.c)

DEVELOPER WILL EXTEND SIDEWALKS TO THE
NORWALK RIVER VALLEY TRAIL

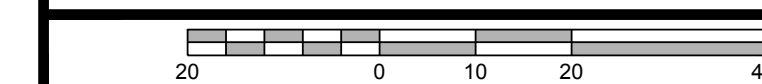
PROP. MSE SEGMENTAL
RETAINING WALL
WALL IS RETAINING
ON-SITE PROPOSED
FILLING FOR SITE GRADING.

N/F
BUILDINGS AT 196 DANBURY RD LLC

- NOTES:
- BOUNDARY & TOPOGRAPHIC DATA BY BRAUTIGAM LAND SURVEYORS, P.C.
 - VERTICAL DATUM IS BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988.
 - PARCEL IS LOCATED IN FLOOD ZONE X AS SHOWN ON FIRM FLOOD INSURANCE RATE MAP, FAIRFIELD COUNTY, CONNECTICUT, PANEL 09001C0391F, EFFECTIVE DATE JUNE 18, 2010.
 - STRICT ADHERENCE TO ALL OSHA, TOWN OF WILTON AND STATE OF CONNECTICUT REGULATIONS REGARDING CONSTRUCTION IS REQUIRED AT ALL TIMES.
 - CONSTRUCTION IS EXPECTED TO BEGIN UPON RECEIPT OF PROPER PERMITS.
 - ALL UTILITIES TO BE INSTALLED UNDERGROUND AND IN THE LOCATIONS AS TO BE DETERMINED BY EACH UTILITY COMPANY.
 - ALL LANDSCAPED AREAS TO BE MULCHED.
 - CONTRACTOR IS RESPONSIBLE TO CONTACT "CALL BEFORE YOU DIG".
 - DISCREPANCIES IN THE PLANS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER IMMEDIATELY FOR RESOLUTIONS.
 - SPARE EROSION CONTROLS SHALL BE STORED ON SITE FOR EMERGENCY USE.
 - ALL DISTURBED AREAS TO BE TOPSOIL AND SEED.
 - ANY RETAINING WALLS OVER 3' IN HEIGHT ARE TO BE DESIGNED AND CONSTRUCTED UNDER THE SUPERVISION OF A STATE OF CT. LICENSED PROFESSIONAL ENGINEER.
 - NO WOOD RETAINING WALLS OVER 3' IN HEIGHT ARE ALLOWED.
 - UNDERGROUND UTILITIES, STRUCTURES, AND FACILITIES NOT FIELD LOCATED. THE SIZE, LOCATION, EXISTENCE OR NONEXISTENCE OF ALL SUCH FEATURES MUST BE FIELD DETERMINED AND VERIFIED BY THE APPROPRIATE AUTHORITIES. CONTACT "CALL BEFORE YOU DIG" AT 1-800-922-4455 BEFORE ANY SITE WORK.
 - UNDERGROUND UTILITIES SHOWN AS MARKED IN THE FIELD BY CALL BEFORE YOU DIG. LOCATIONS TO BE VERIFIED BY APPROPRIATE AGENCIES PRIOR TO CONSTRUCTION. CONTACT "CALL BEFORE YOU DIG" AT 1-800-922-4455 BEFORE ANY SITE WORK.
 - THE EROSION CONTROL LINE (GSL) IS THE LIMIT OF CONSTRUCTION UNLESS OTHERWISE NOTED.
 - ALL ON-SITE TRAFFIC SIGNAGE AND MARKINGS SHALL BE THE RESPONSIBILITY OF AND MAINTAINED BY THE OWNER.
 - HOURS OF OPERATION FOR ALL EARTH EXCAVATION/PLACEMENT TO OCCUR IN ACCORDANCE WITH TOWN OF WILTON ZONING REGULATIONS.
 - NO LIGHTING IS TO BE DIRECTED TOWARD OR OUTSIDE THE PROPERTY LIMITS.
 - CROSS SLOPE ON SIDEWALKS SHALL BE A MIN. OF 1/4" PER FOOT FROM BUILDING.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING REQUIRED PERMITS AND NOTIFYING THE TOWN DEPARTMENTS AND THE ENGINEER FOR INSPECTIONS.
 - METHODS OF CONSTRUCTION SHALL MEET TOWN OF WILTON AND CONNECTICUT D.O.T. STANDARDS.
 - IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL ON-SITE AND OFF-SITE FIELD CONDITIONS AND VERIFY THAT NO CHANGES HAVE OCCURRED SINCE THE ISSUANCE OF THIS PLAN. THE DESIGN ENGINEER IS TO BE NOTIFIED OF ANY CHANGES WHICH CONFLICT WITH THIS PLAN.
 - ALL CATCH BASINS, MANHOLES, PIPING AND OTHER UTILITY COMPONENTS SHALL BE CAPABLE OF SUPPORTING H-20 TRAFFIC LOADING.
 - ALL DRAINAGE PIPE SHALL BE CPEP-5, CORRUGATED POLYETHYLENE PIPE WITH A SMOOTH INTERIOR UNLESS NOTED OTHERWISE.

03/13/20 SITE PLAN REVISIONS
03/03/20 SITE PLAN REVISIONS
02/24/20 FIRE MARSHAL COMMENTS
02/18/20 P&Z COMMENTS
02/06/20 TOWN ENGINEER DRAINAGE COMMENT
01/14/20 SNOW STORAGE
01/08/20 ZONING SUBMISSION
01/06/20 I.W.C. COMMENTS
DATE DESCRIPTION

LAYOUT & MATERIALS PLAN
PREPARED FOR
SHARP HILL SQUARE
198 & 200 DANBURY ROAD
WILTON, CONNECTICUT

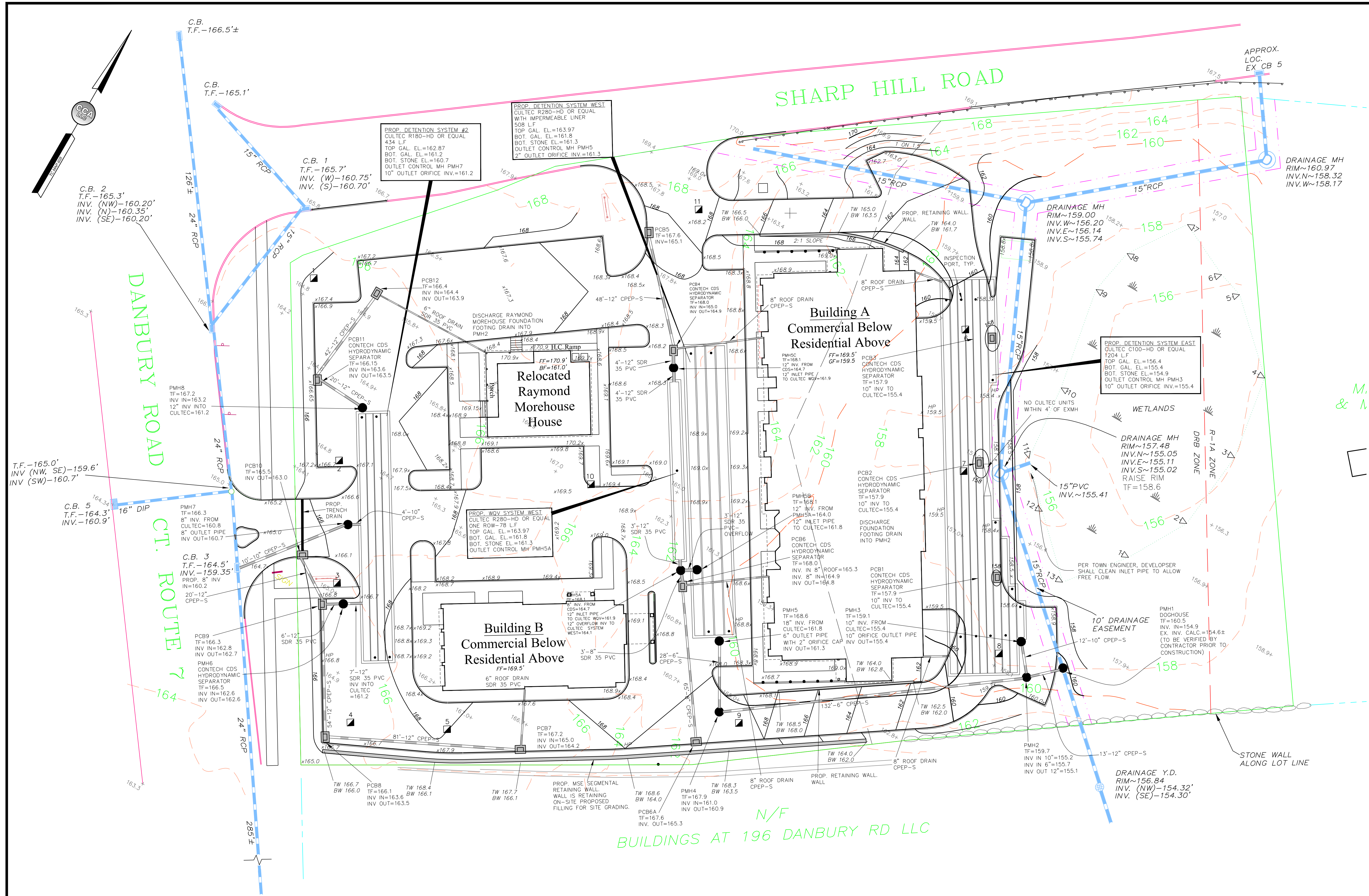


Date: 11/8/19
Scale: 1"=20'
Proj. No.: 19-114
File No.: N/A
Acad No.: 19114SP
Sheet: C2
Drawn by: NY

40 Old New Milford Road
Brookfield, CT 06804
(203) 775-6207
www.ccaengineering.com

© COPYRIGHT
ALL RIGHTS RESERVED





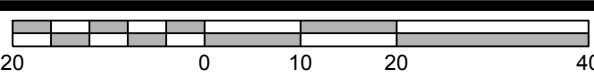
CONTRACTOR SHALL SUBMIT SHOP DRAWINGS ON ALL MATERIALS FOR APPROVAL PRIOR TO CONSTRUCTION.

ALL STORM SEWER PIPING SHALL BE CPEP-S UNLESS NOTED OTHERWISE. ALL ROOF DRAINS AND PIPES FROM TRENCH DRAIN SHALL BE SDR 35 PVC.

DEVELOPER SHALL CLEAN EXISTING 15" PIPE IN THE EASEMENT AREA FROM EXCB5 TO DISCHARGE POINT ON 190 DANBURY ROAD

03/13/20	SITE PLAN REVISIONS
03/03/20	SITE PLAN REVISIONS
02/24/20	FIRE MARSHAL COMMENTS
02/18/20	P&Z COMMENTS
02/06/20	TOWN ENGINEER DRAINAGE COMMENT
01/08/20	ZONING SUBMISSION
01/06/20	I.W.C. COMMENTS
DATE	DESCRIPTION

GRADING & DRAINAGE PLAN
PREPARED FOR
SHARP HILL SQUARE
198 & 200 DANBURY ROAD
WILTON, CONNECTICUT



Date: 11/8/19
Scale: 1"=20'
Proj. No.: 19-114
File No.: N/A
Acad No.: 19114SP
Sheet: C3
Drawn by: NY

40 Old New Milford Road
Brookfield, CT 06804
(203)775-6207
www.ccaengineering.com

© COPYRIGHT
ALL RIGHTS RESERVED



MAINTAIN A MINIMUM OF 5' HORIZONTAL CLEARANCE BETWEEN SANITARY SEWER AND WATER MAINS AND SERVICES

MAINTAIN A MINIMUM OF 2' HORIZONTAL CLEARANCE BETWEEN STORM DRAINAGE AND WATER MAINS AND SERVICES

MAINTAIN A MINIMUM OF 5' HORIZONTAL CLEARANCE BETWEEN GAS LINES AND WATER MAINS AND SERVICES

IF BLASTING IS REQUIRED, CONTRACTOR SHALL NOTIFY EVERSOURCE GAS FOR PROPER PROCEDURES PRIOR TO BLASTING.

MAINTAIN A MINIMUM OF 12" VERTICAL CLEARANCE BETWEEN UTILITIES AND WATER MAINS AND SERVICES

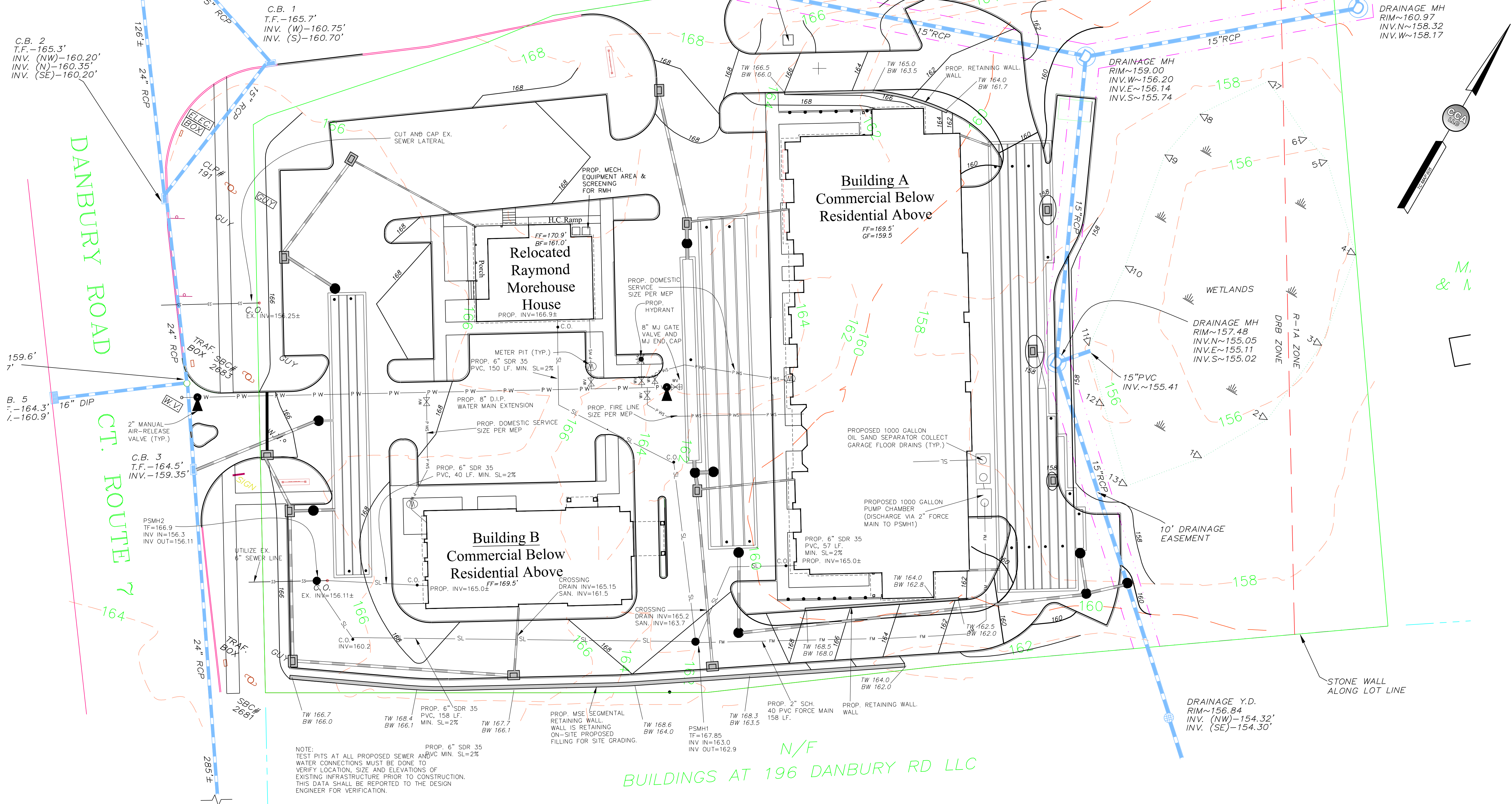
MAINTAIN A MINIMUM OF 18" VERTICAL CLEARANCE BETWEEN (STORM SEWER, SANITARY SEWER, GAS) AND WATER MAINS AND SERVICES

PROVIDE MANUAL AIR RELEASE VALVES AT ALL HIGH POINTS

MINIMUM COVER OVER WATER MAIN SHALL BE 4.5' BELOW FINISHED GRADE

METER SIZES PER AQUARIUM WATER COMPANY.

DOMESTIC WATER AND FIRE SERVICE LINE SIZES PER MEP ENGINEER.



REFER TO SHEETS C6 AND C7 FOR PIPE RESTRAINT REQUIREMENTS AND AQUARIUM DETAILS.

ALL SANITARY MANHOLES & FRAMES SHALL BE WATER TIGHT.

EVSOURCE NOTES:
SERVICE TRENCH CONDUIT SHALL BE AT 25" DEPTH
PRIMARY TRENCH CONDUIT SHALL BE AT 30" DEPTH

ALL PROPOSED SEWER LINES SHALL BE AIR TESTED PRIOR TO SIGN OFF OF CERTIFICATE OF OCCUPANCY PER WILTON WPCA REGULATIONS.

NOTE:
TEST PITS AT ALL PROPOSED SEWER AND WATER CONNECTIONS MUST BE DONE TO VERIFY LOCATION, SIZE AND ELEVATIONS OF EXISTING INFRASTRUCTURE PRIOR TO CONSTRUCTION. THIS DATA SHALL BE REPORTED TO THE DESIGN ENGINEER FOR VERIFICATION.

SANITARY SEWER SYSTEM NOTES:

A) SANITARY SEWER MAINS TO BE 6-INCH DIAMETER SDR 35 ASTM D3034 PVC EXCEPT AS NOTED.

B) BUILDING SEWER CONNECTION TO BE 6-INCH DIAMETER SDR 35 ASTM D3034 PVC AND HAVE A MINIMUM SLOPE OF 1/4" PER FOOT.

C) SIX-INCH WYES TO BE USED FOR BUILDING SEWER CONNECTION WITH 6" CLEANOUTS AT 100 FOOT INTERVALS.

D) SANITARY SEWER TO BE CONSTRUCTED IN COMPLIANCE WITH THE "STANDARD DETAILS" AND THE "SEWER USE REGULATIONS" OF THE WILTON WPCA.

E) BUILDING SEWERS TO BE EXTENDED TO WITHIN FIVE FEET OF THE BUILDING OUTLET BY OTHERS.

F) BASE INFORMATION TAKEN FROM SURVEY DATA PREPARED BY CCA, LLC.

G) NO DEVIATION FROM THESE DOCUMENTS WILL BE PERMITTED WITHOUT PRIOR APPROVAL OF THE WILTON WPCA ENGINEER. AMBIGUITIES AND INCONSISTENCIES IN THE SPECIFICATIONS SHALL BE REFERRED TO THE WILTON WPCA ENGINEER FOR CLARIFICATION.

H) CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION.

I) NOTIFY "CALL-BEFORE-YOU-DIG" AT 1-800-922-4455 FOR MARK-OUT OF EXISTING UTILITIES IN ALL ADJOINING ROADS BEFORE COMMENCEMENT OF WORK.

J) THE OWNER SHALL OBTAIN ALL APPLICABLE PERMITS FROM THE TOWN OF WILTON.

K) THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS, ELEVATIONS AND QUANTITIES SHOWN ON THESE PLANS PRIOR TO PROCEEDING WITH CONSTRUCTION AND ANY DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER WHOM SHALL HAVE FINAL SAY AS TO THE ACTUAL DIMENSIONS TO CONSTRUCT BY.

L) THE LOCATION AND ELEVATION OF UNDERGROUND UTILITIES IS UNKNOWN. IF THEY ARE INDICATED AT ALL ON THESE PLANS, THEY ARE APPROXIMATE AND CCA, LLC, ITS PRINCIPLES OR EMPLOYEES, SHALL NOT BE RESPONSIBLE FOR ANY DAMAGES AND/OR ADDITIONAL COSTS WHICH MIGHT RESULT FROM THE EXISTENCE OF SAID UTILITIES.

M) THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING ANY WORK AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT OCCUR BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

N) NO PIPE CONNECTION CAN BE MADE OR TRENCH BACKFILLED UNLESS A WILTON WPCA REPRESENTATIVE IS PRESENT. NOTIFY THE WPCA A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION.

O) NO SANITARY SEWER LATERAL TO BE LOCATED WITHIN 25' WELL RADIUS.

P) NO TREES TO BE LOCATED WITHIN 10' OF SANITARY SEWER MAINS OR LATERALS.

NO SHRUBS SHALL BE PLANTED WITHIN FIVE FEET OF SANITARY SEWER MAINS OR LATERALS.

SPECIAL NOTE:
AQUARIUM WATER COMPANY OWNED VALVES MUST BE OPEN TO THE RIGHT (OTR). PROPERTY VALVES OWNED BY THE PROPERTY OWNER MUST BE OPEN TO THE LEFT (OTL).

ALL GAS, ELECTRIC, TELE. & CABLE CONNECTIONS ARE TO BE DESIGNED BY ALL APPLICABLE UTILITY COMPANIES

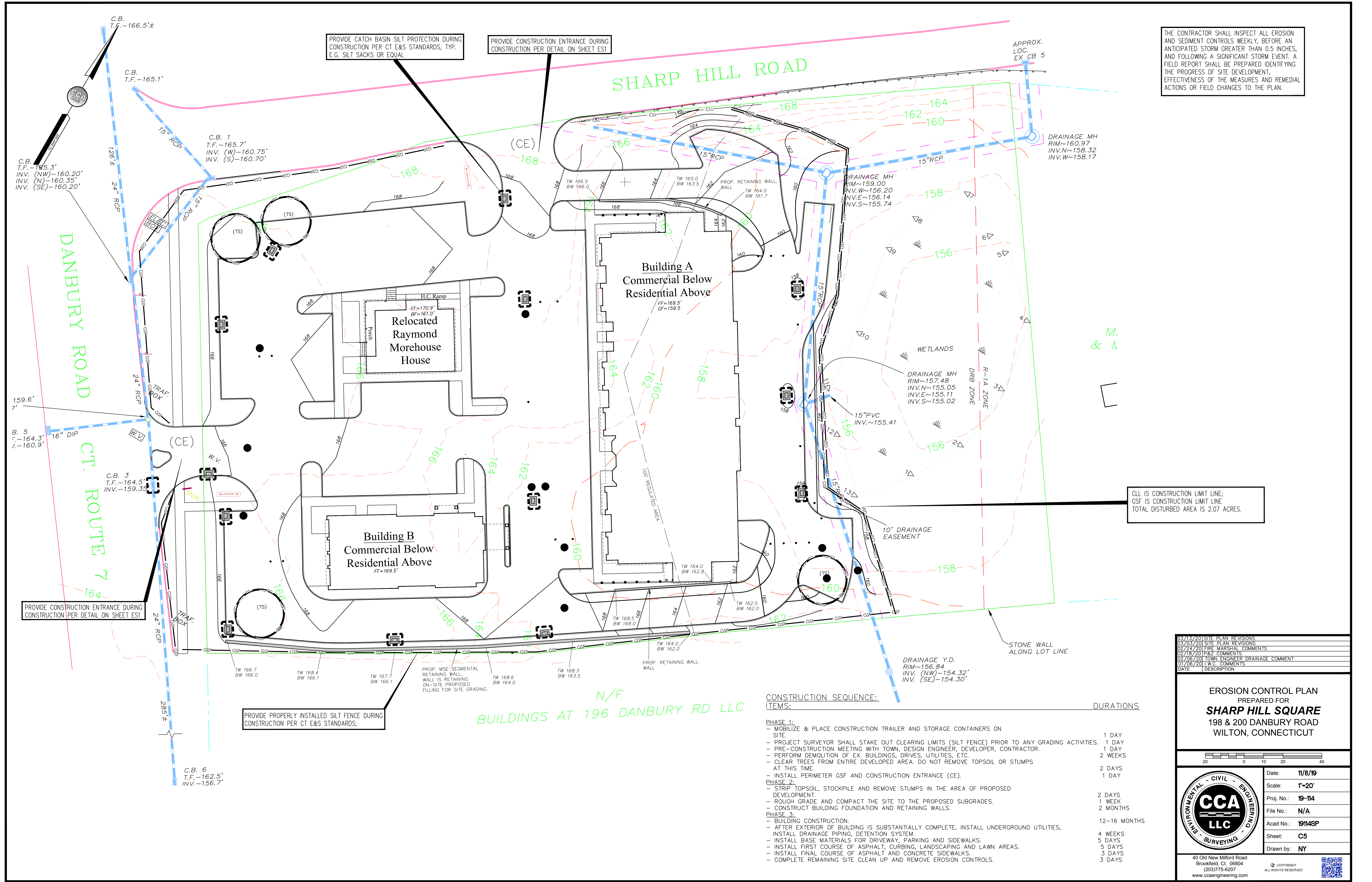
03/13/20 SITE PLAN REVISIONS	
03/03/20 SITE PLAN REVISIONS	
02/24/20 FIRE MARSHAL COMMENTS	
02/19/20 P&Z COMMENTS	
02/06/20 TOWN ENGINEER DRAINAGE COMMENT	
01/06/20 I.W.C. COMMENTS	
DATE	DESCRIPTION

UTILITY PLAN
PREPARED FOR
SHARP HILL SQUARE
198 & 200 DANBURY ROAD
WILTON, CONNECTICUT

Date:	11/8/19
Scale:	1"=20'
Proj. No.:	19-114
File No.:	N/A
Acad No.:	19114SP
Sheet:	C4
Drawn by:	NY

40 Old New Milford Road
Brookfield, CT 06804
(203)775-6207
www.ccaengineering.com

© COPYRIGHT
ALL RIGHTS RESERVED



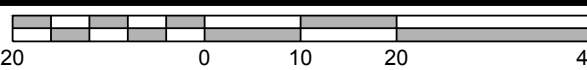
THE CONTRACTOR SHALL INSPECT ALL EROSION AND SEDIMENT CONTROLS WEEKLY, BEFORE AN ANTICIPATED STORM GREATER THAN 0.5 INCHES, AND FOLLOWING A SIGNIFICANT STORM EVENT. A FIELD REPORT SHALL BE PREPARED IDENTIFYING THE PROGRESS OF SITE DEVELOPMENT, EFFECTIVENESS OF THE MEASURES AND REMEDIAL ACTIONS OR FIELD CHANGES TO THE PLAN.

CLL IS CONSTRUCTION LIMIT LINE;
GSF IS CONSTRUCTION LIMIT LINE
TOTAL DISTURBED AREA IS 2.07 ACRES.

CONSTRUCTION SEQUENCE:	DURATIONS
ITEMS:	
PHASE 1:	
- MOBILIZE & PLACE CONSTRUCTION TRAILER AND STORAGE CONTAINERS ON SITE.	1 DAY
- PROJECT SURVEYOR SHALL STAKE OUT CLEARING LIMITS (SILT FENCE) PRIOR TO ANY GRADING ACTIVITIES.	1 DAY
- PRE-CONSTRUCTION MEETING WITH TOWN, DESIGN ENGINEER, DEVELOPER, CONTRACTOR.	1 DAY
- PERFORM DEMOLITION OF EX. BUILDINGS, DRIVES, UTILITIES, ETC.	2 WEEKS
- CLEAR TREES FROM ENTIRE DEVELOPED AREA. DO NOT REMOVE TOPSOIL OR STUMPS AT THIS TIME.	2 DAYS
- INSTALL PERIMETER GSF AND CONSTRUCTION ENTRANCE (CE).	1 DAY
PHASE 2:	
- STRIP TOPSOIL, STOCKPILE AND REMOVE STUMPS IN THE AREA OF PROPOSED DEVELOPMENT.	2 DAYS
- ROUGH GRADE AND COMPACT THE SITE TO THE PROPOSED SUBGRADES.	1 WEEK
- CONSTRUCT BUILDING FOUNDATION AND RETAINING WALLS.	2 MONTHS
PHASE 3:	
- BUILDING CONSTRUCTION.	12-16 MONTHS
- AFTER EXTERIOR OF BUILDING IS SUBSTANTIALLY COMPLETE, INSTALL UNDERGROUND UTILITIES.	
- INSTALL DRAINAGE PIPING, DETENTION SYSTEM.	4 WEEKS
- INSTALL BASE MATERIALS FOR DRIVEWAY, PARKING AND SIDEWALKS.	5 DAYS
- INSTALL FIRST COURSE OF ASPHALT, CURBING, LANDSCAPING AND LAWN AREAS.	5 DAYS
- INSTALL FINAL COURSE OF ASPHALT AND CONCRETE SIDEWALKS.	3 DAYS
- COMPLETE REMAINING SITE CLEAN UP AND REMOVE EROSION CONTROLS.	3 DAYS

03/13/20 SITE PLAN REVISIONS
03/03/20 SITE PLAN REVISIONS
02/24/20 FIRE MARSHAL COMMENTS
02/19/20 P.E.Z. COMMENTS
02/06/20 TOWN ENGINEER DRAINAGE COMMENT
01/06/20 I.W.C. COMMENTS
DATE DESCRIPTION

EROSION CONTROL PLAN
PREPARED FOR
SHARP HILL SQUARE
198 & 200 DANBURY ROAD
WILTON, CONNECTICUT

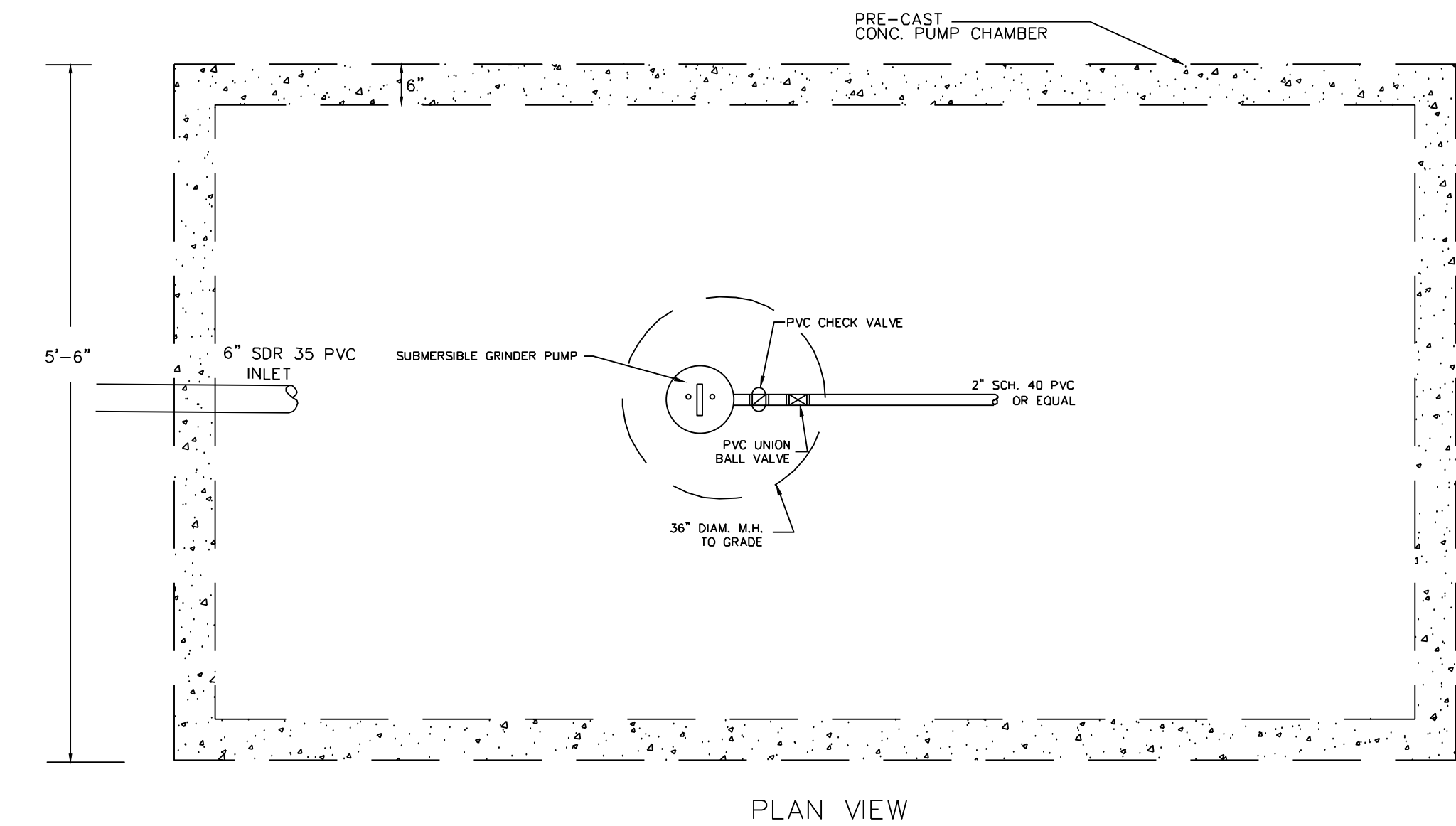
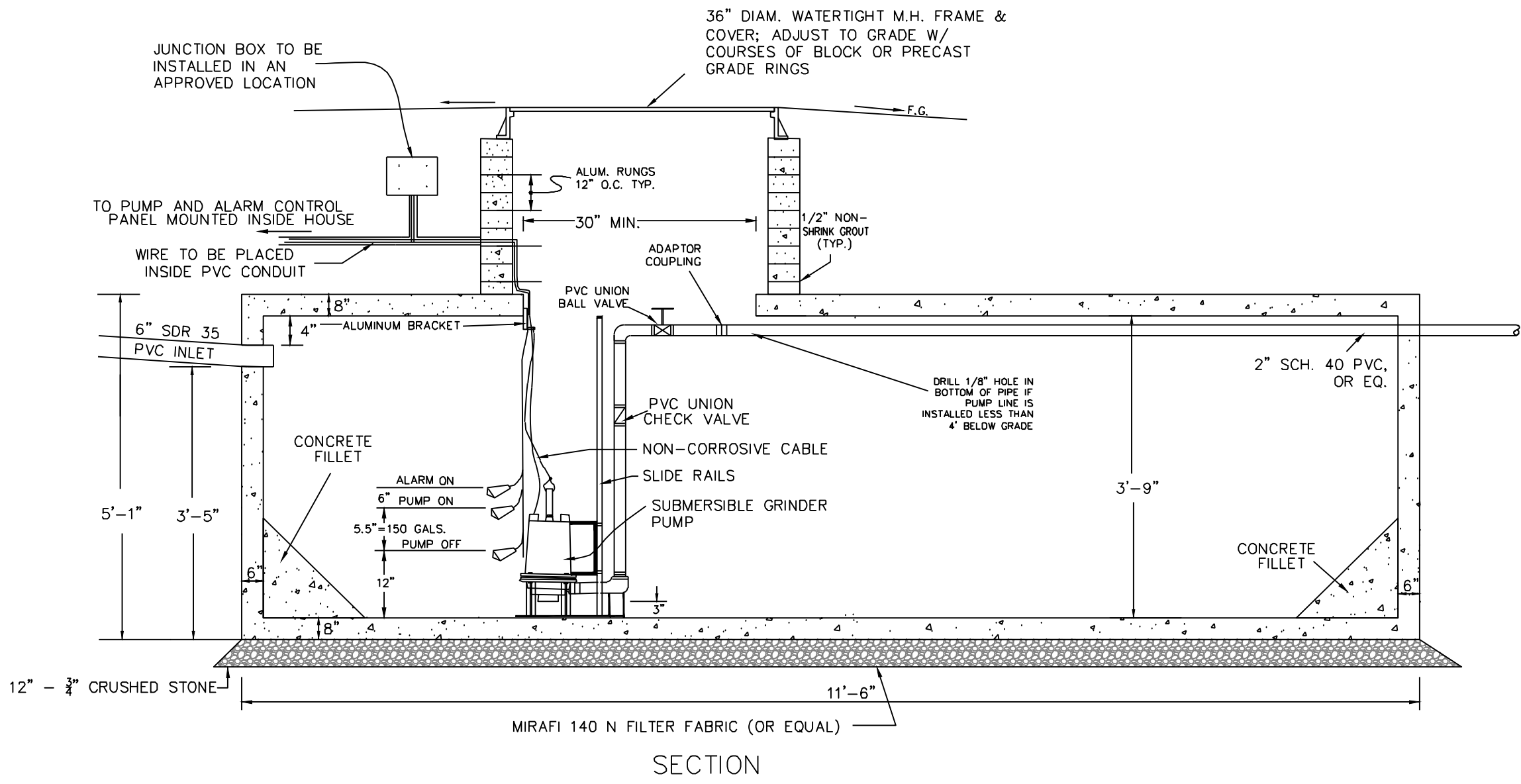


Date: 11/8/19
Scale: 1"=20'
Proj. No.: 19-114
File No.: N/A
Acad No.: 19114SP
Sheet: C5
Drawn by: NY

40 Old New Milford Road
Brookfield, CT 06804
(203)775-6207
www.ccaengineering.com

© COPYRIGHT
ALL RIGHTS RESERVED





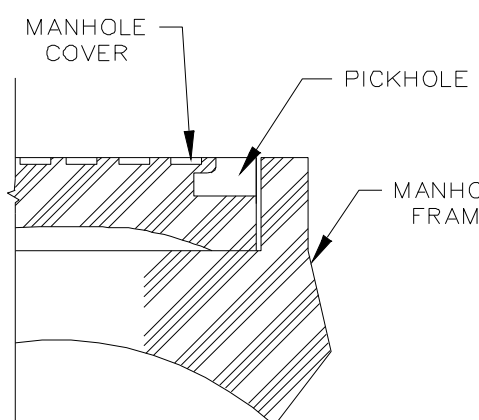
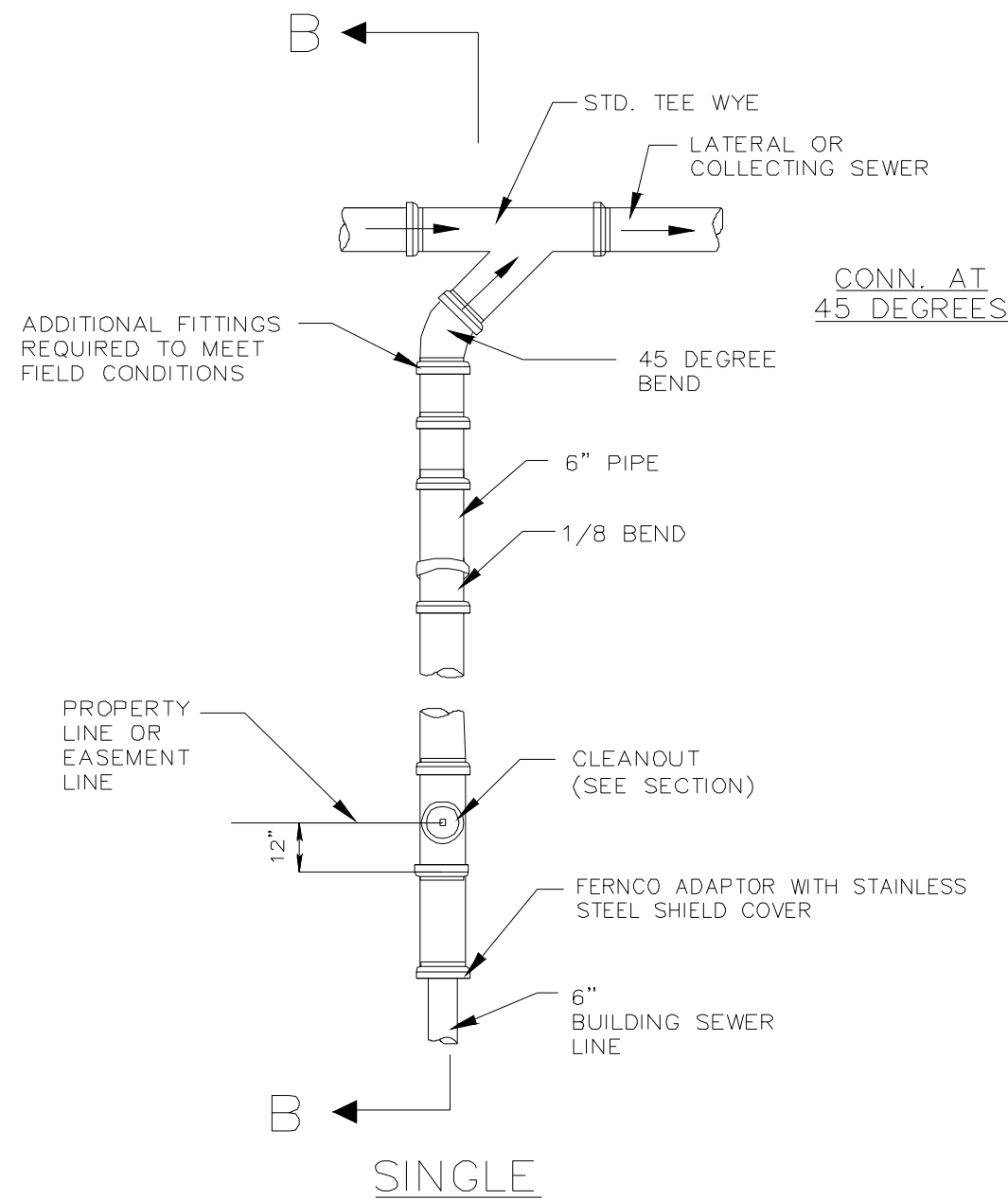
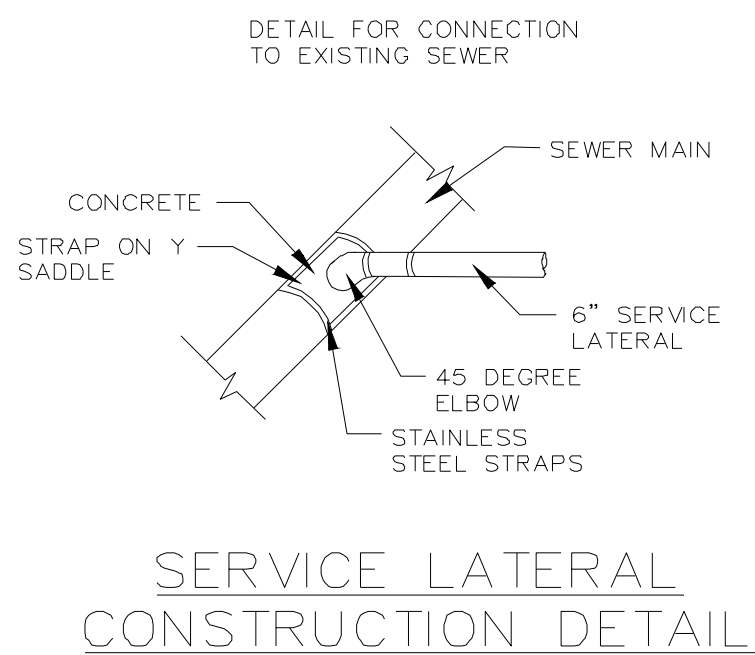
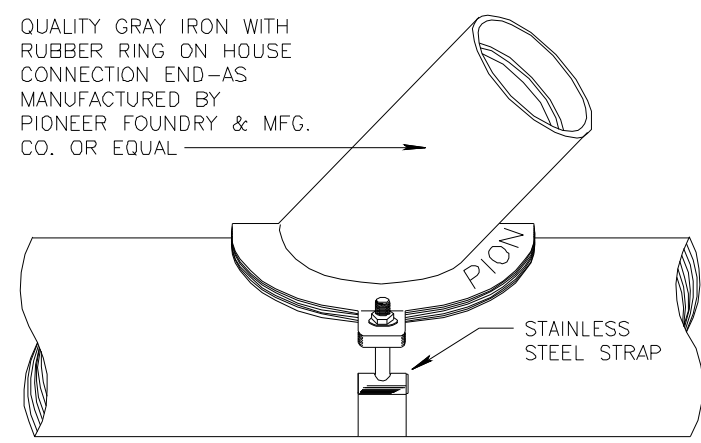
PUMP NOTES:

1. PUMPS TO BE GOULDS SUBMERSIBLE 1-1/2" DEWATERING PUMP SERIES 1DW 1/2 H.P. OR EQUAL, CONTRACTOR TO PROVIDE SHOP DRAWING.
2. USE HIGH WATER ALARM BELL AND MERCURY LEVEL CONTROL FLOAT SWITCHES OR EQUAL; BATTERY POWERED POWER FAILURE ALARM TO BE INSTALLED.
3. PUMP CONTROLS TO BE PLACED OUTSIDE OF PUMP CHAMBER AND MANHOLE. CONTROL PANEL TO BE GOULDS DIGD2 OR EQUAL, TO BE LOCATED IN THE BUILDINGS MECHANICAL ROOM. DO NOT INSTALL LAG FLOAT FEATURE.
4. NO ELECTRICAL SPLICES INSIDE PUMP CHAMBER.
5. CLEANOUT MANHOLES SHALL BE EXTENDED TO GRADE FOR EASY ACCESS.
6. MAXIMUM SYSTEM DOSING TO BE 150 GALLONS.
7. MANHOLE SHALL BE OVER PUMP & UNION CONNECTIONS.
8. ALL PIPE PENETRATIONS SHALL BE SEALED WITH FLEXIBLE, WATERPROOF CAULK OR HAVE A-LOCK TYPE FLEXIBLE GASKETS.
9. ALL PIPING AND VALVES SHALL BE NON-CORROSIVE PVC. CONNECTIONS WITHIN PUMP CHAMBER SHALL HAVE THREADED JOINTS TO ALLOW EASY DISASSEMBLY & REMOVAL.
10. ALL ELECTRICAL WORK REQUIRES A SEPARATE PERMIT FROM THE LOCAL BUILDING OFFICIAL.

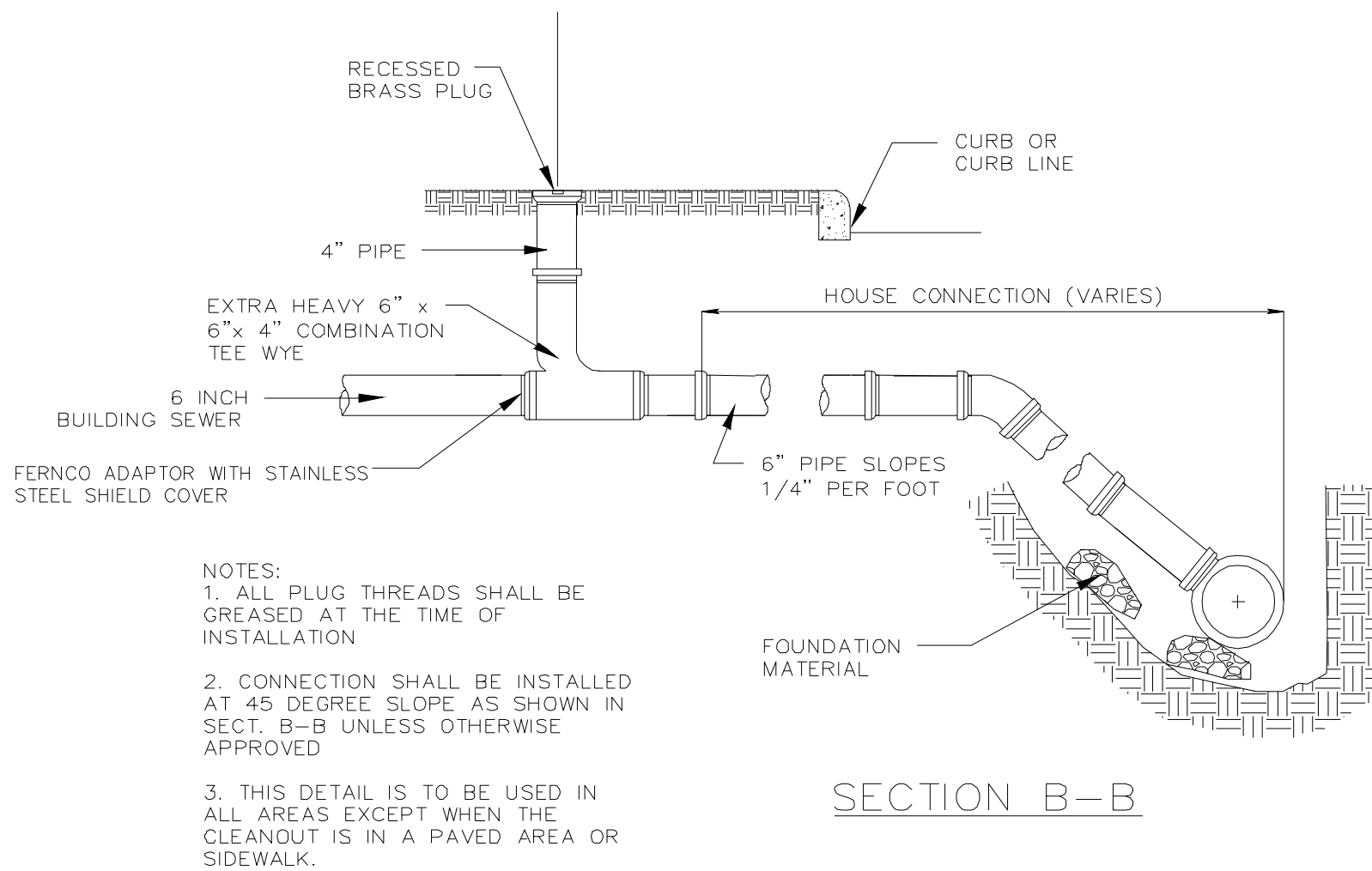
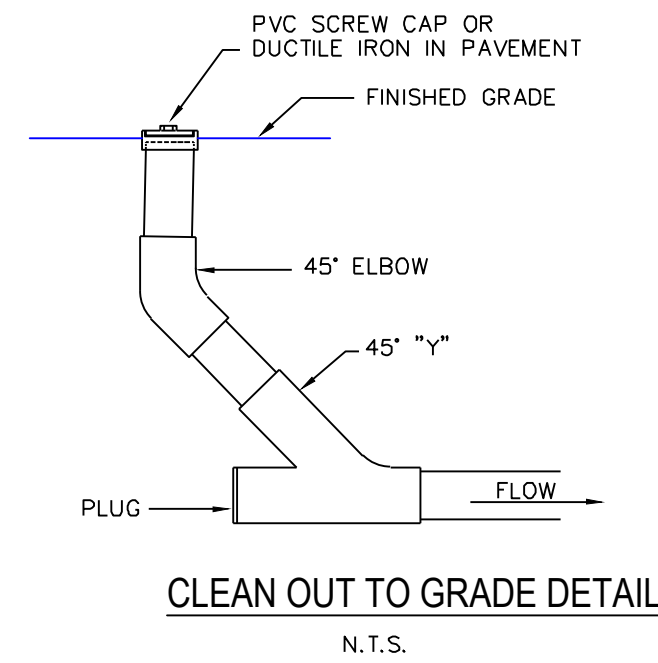
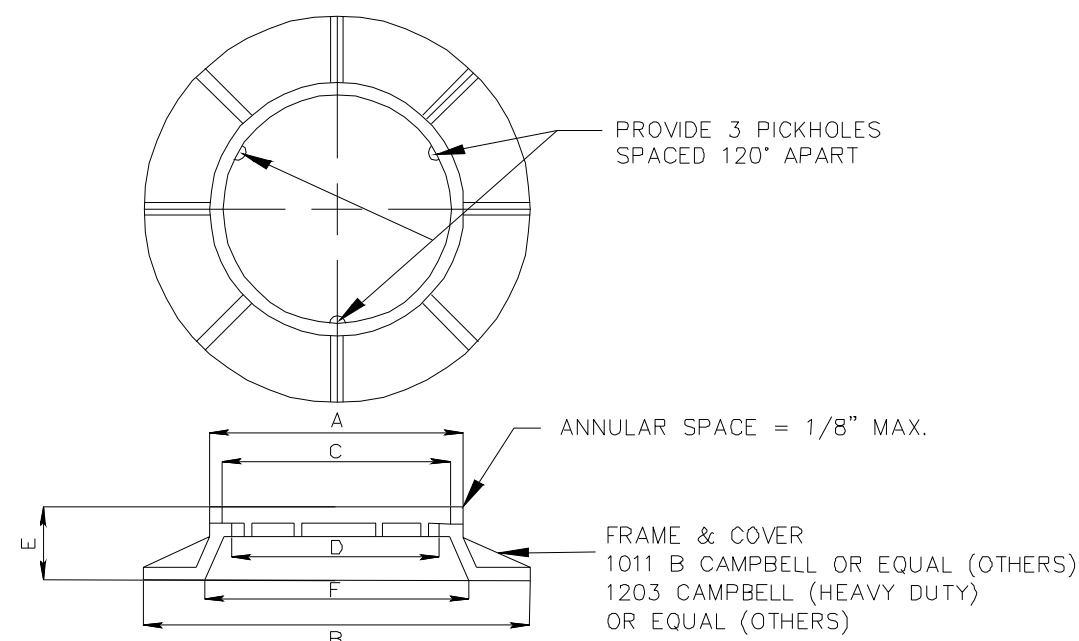
PUMP ON SWITCH 17.5" FROM BOTTOM
PUMP OFF SWITCH 12" FROM BOTTOM
HIGH LEVEL ALARM SWITCH 6" ABOVE ON SWITCH

1000 GALLON H-20 LOADED
PUMP CHAMBER DETAIL



N.T.S.

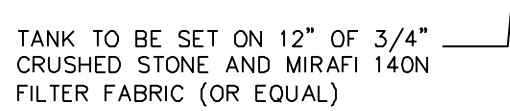


NOTE: SEATING SURFACE OF MANHOLE FRAME & COVER SHALL BE MACHINED TO INSURE NON CHATTERING FIT, MANHOLE FRAMES AND COVERS SHALL BE PROPERLY CLEANED AND COATED WITH A WATERPROOF ASPHALTUM APPLIED BY IMMERSION.



- NOTES:
1. ALL PLUG THREADS SHALL BE GREASED AT THE TIME OF INSTALLATION
 2. CONNECTION SHALL BE INSTALLED AT 45 DEGREE SLOPE AS SHOWN IN SECT. B-B UNLESS OTHERWISE APPROVED
 3. THIS DETAIL IS TO BE USED IN ALL AREAS EXCEPT WHEN THE CLEANOUT IS IN A PAVED AREA OR SIDEWALK.

03/03/20 SITE PLAN REVISIONS	
DATE	DESCRIPTION
NOTES & DETAILS PREPARED FOR SHARP HILL SQUARE 198 & 200 DANBURY ROAD WILTON, CONNECTICUT	
	
Date:	11/8/19
Scale:	NTS
Proj. No.:	19-114
File No.:	N/A
Acad No.:	19114SP
Sheet:	N2
Drawn by:	NY
40 Old New Milford Road Brookfield, Ct. 06804 (203)775-6207 www.ccaengineering.com	
© COPYRIGHT ALL RIGHTS RESERVED	
	



• 1000 GALLONS MINIMUM SIZE

EXISTING UTILITY DRAIN
 FOUNDATION MATERIAL
 NEW SEWER
 SHEETING
 A

WHEN THE DIMENSION IS 6" OR LESS THIS DETAIL IS TO BE USED IF IT IS MORE THAN 6" THE CONTRACTOR SHALL SUPPORT AND PROTECT EXISTING DRAIN OR UTILITY IN AN APPROVED MANNER
 12" MIN
 .25X O.D.
 EXISTING DRAIN OR UTILITY
 2
 1
 NEW SEWE
 FOUNDATION MATERIAL
 SECTION A-A

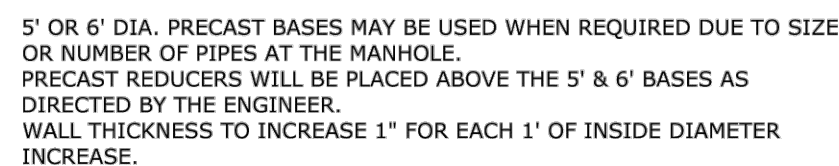
SEWER CROSSING BELOW
EXISTING DRAIN OR UTILITY






NOT TO SCALE

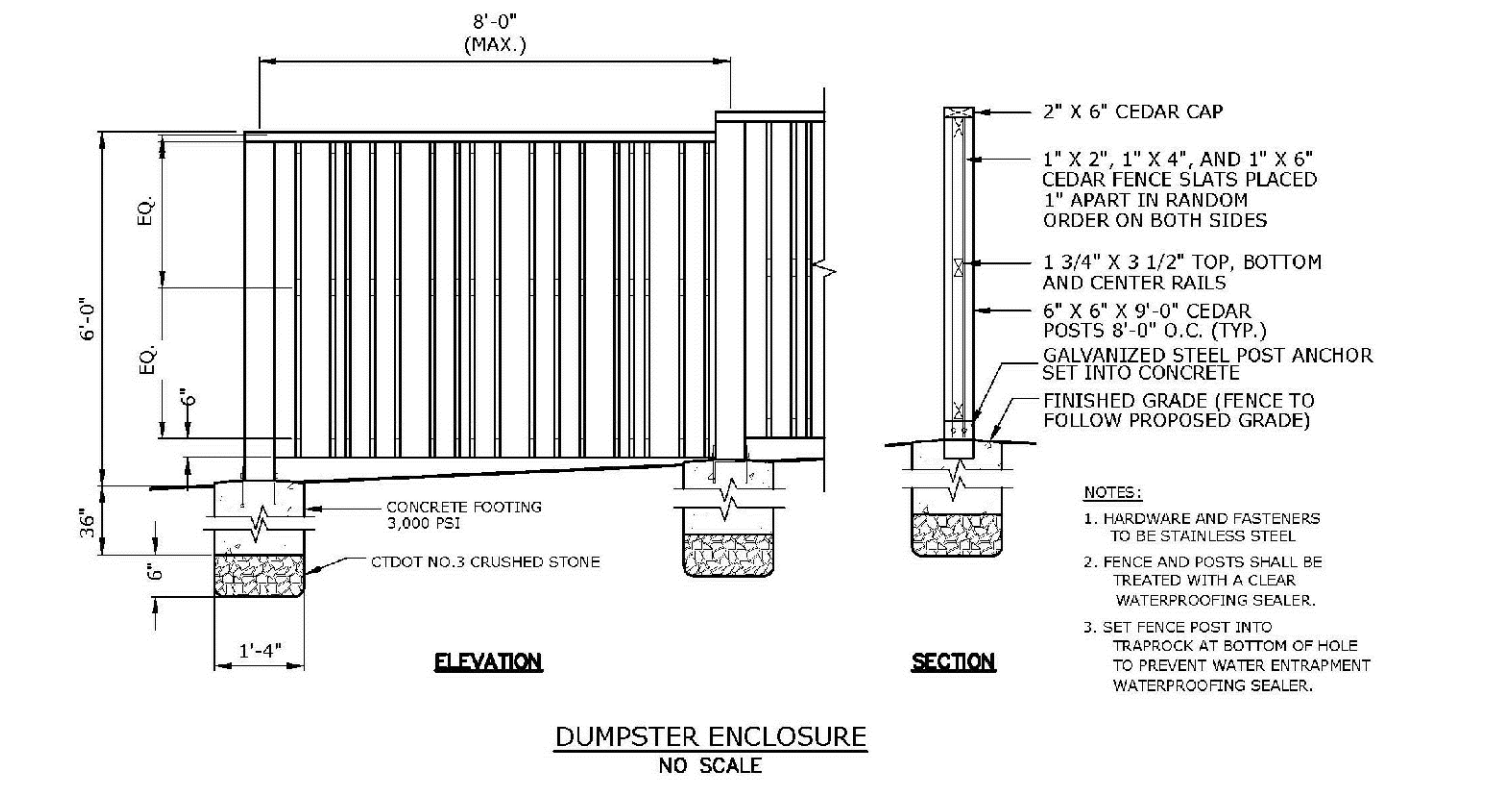
SANITARY SEWER SYSTEM NOTES:

- A) SANITARY SEWER MAINS TO BE 6-INCH DIAMETER SDR 35 ASTM D3034 PVC EXCEPT AS NOTED.
- B) BUILDING SEWER CONNECTION TO BE 6-INCH DIAMETER SDR 35 ASTM D3034 PVC AND HAVE A MINIMUM SLOPE OF 1/4" PER FOOT.
- C) SIX-INCH WYES TO BE USED FOR BUILDING SEWER CONNECTION WITH 6" CLEANOUTS AT 100 FOOT INTERVALS.
- D) SANITARY SEWER TO BE CONSTRUCTED IN COMPLIANCE WITH THE "STANDARD DETAILS" AND THE "SEWER USE REGULATIONS" OF THE WILTON WPCA.
- E) BUILDING SEWERS TO BE EXTENDED TO WITHIN FIVE FEET OF THE BUILDING OUTLET BY OTHERS.
- F) BASE INFORMATION TAKEN FROM SURVEY DATA PREPARED BY CCA, LLC.
- G) NO DEVIATION FROM THESE DOCUMENTS WILL BE PERMITTED WITHOUT PRIOR APPROVAL OF THE WILTON WPCA ENGINEER AND INCORPORATION OF ANY CHANGES IN THE SPECIFICATIONS SHALL BE REFERRED TO THE WILTON WPCA ENGINEER FOR CLARIFICATION.
- H) CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION.
- I) NOTIFY "CALL-BEFORE-YOU-DIG" AT 1-800-922-4455 FOR MARK-OUT OF EXISTING UTILITIES IN ALL ADJACENT ROADS BEFORE COMMENCEMENT.
- J) THE OWNER SHALL OBTAIN ALL APPLICABLE PERMITS FROM THE TOWN OF WILTON.
- K) THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS, ELEVATIONS AND QUANTITIES SHOWN ON THESE PLANS PRIOR TO PROCEEDING WITH CONSTRUCTION AND ANY DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER WHOM SHALL HAVE FINAL SAY AS TO THE ACTUAL DIMENSIONS TO CONSTRUCT BY.
- L) THE LOCATION AND ELEVATION OF UNDERGROUND UTILITIES IS UNKNOWN. IF THEY ARE INDICATED AT ALL ON THESE PLANS, THEY ARE APPROXIMATE AND CCA, LLC, ITS PRINCIPLES OR EMPLOYEES, SHALL NOT BE RESPONSIBLE FOR ANY DAMAGES AND/OR ADDITIONAL COSTS WHICH MIGHT RESULT FROM THE EXISTENCE OF SAID UTILITIES.
- M) THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING ANY WORK AND THE AGREEMENT TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT OCCUR BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.
- N) NO PIPE CONNECTION CAN BE MADE OR TRENCH BACKFILLED UNLESS A WILTON W.P.C.A. REPRESENTATIVE IS PRESENT. NOTIFY THE WPCA A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION.
- O) NO SANITARY SEWER LATERAL TO BE LOCATED WITHIN 25' WELL RADIUS.
- P) NO TREES TO BE LOCATED WITHIN 10' OF SANITARY SEWER MAINS OR LATERALS.
- Q) NO SHRUBS SHALL BE PLANTED WITHIN FIVE FEET OF SANITARY SEWER MAINS OR LATERALS.

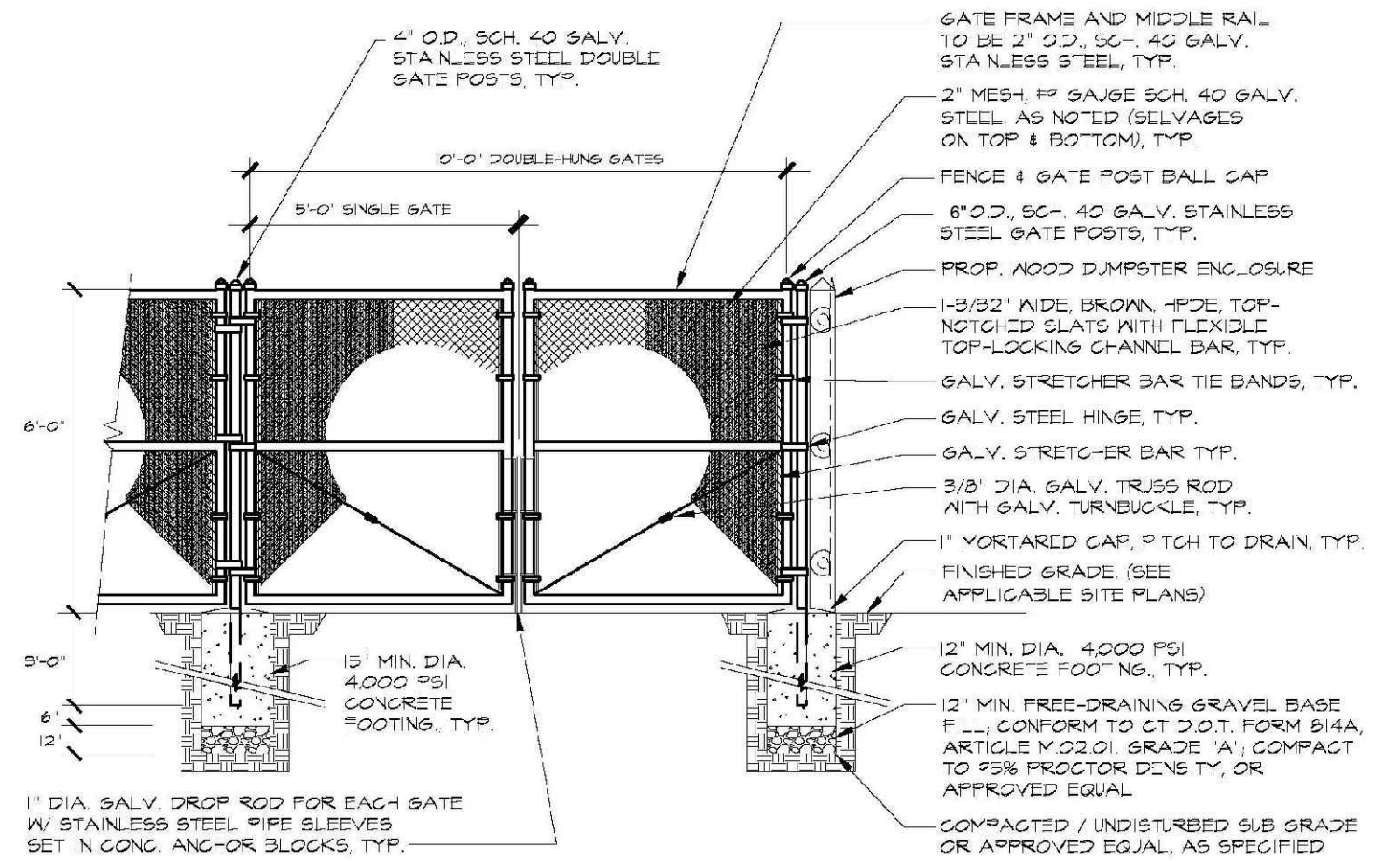


PRECAST SANITARY MANHOLE
NO SCALE

03/03/20	SITE PLAN REVISIONS															
DATE	DESCRIPTION															
<p>NOTES & DETAILS</p> <p>PREPARED FOR</p> <p><i>SHARP HILL SQUARE</i></p> <p>198 & 200 DANBURY ROAD</p> <p>WILTON, CONNECTICUT</p>																
<table border="1"> <tr> <td rowspan="5">  </td> <td>Date:</td> <td>11/8/19</td> </tr> <tr> <td>Scale:</td> <td>NTS</td> </tr> <tr> <td>Proj. No.:</td> <td>19-114</td> </tr> <tr> <td>File No.:</td> <td>N/A</td> </tr> <tr> <td>Acad No.:</td> <td>1914SP</td> </tr> <tr> <td>Sheet:</td> <td>N3</td> </tr> <tr> <td>Drawn by:</td> <td>NY</td> </tr> </table>			Date:	11/8/19	Scale:	NTS	Proj. No.:	19-114	File No.:	N/A	Acad No.:	1914SP	Sheet:	N3	Drawn by:	NY
	Date:		11/8/19													
	Scale:		NTS													
	Proj. No.:		19-114													
	File No.:		N/A													
	Acad No.:	1914SP														
Sheet:	N3															
Drawn by:	NY															
<p>40 Old New Milford Road Brookfield, Ct. 06804 (203)775-8207 www.ccaengineering.com</p>																
<p>© COPYRIGHT ALL RIGHTS RESERVED</p>																

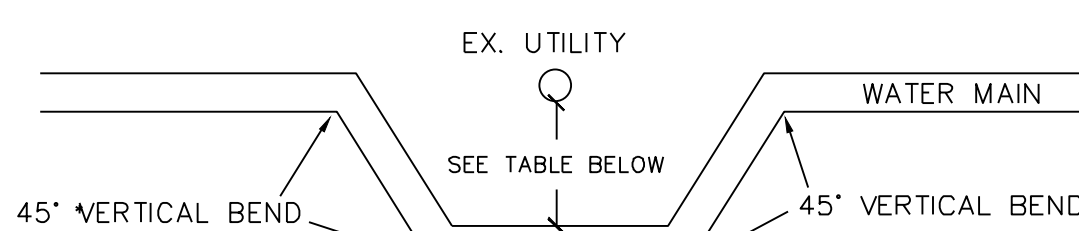
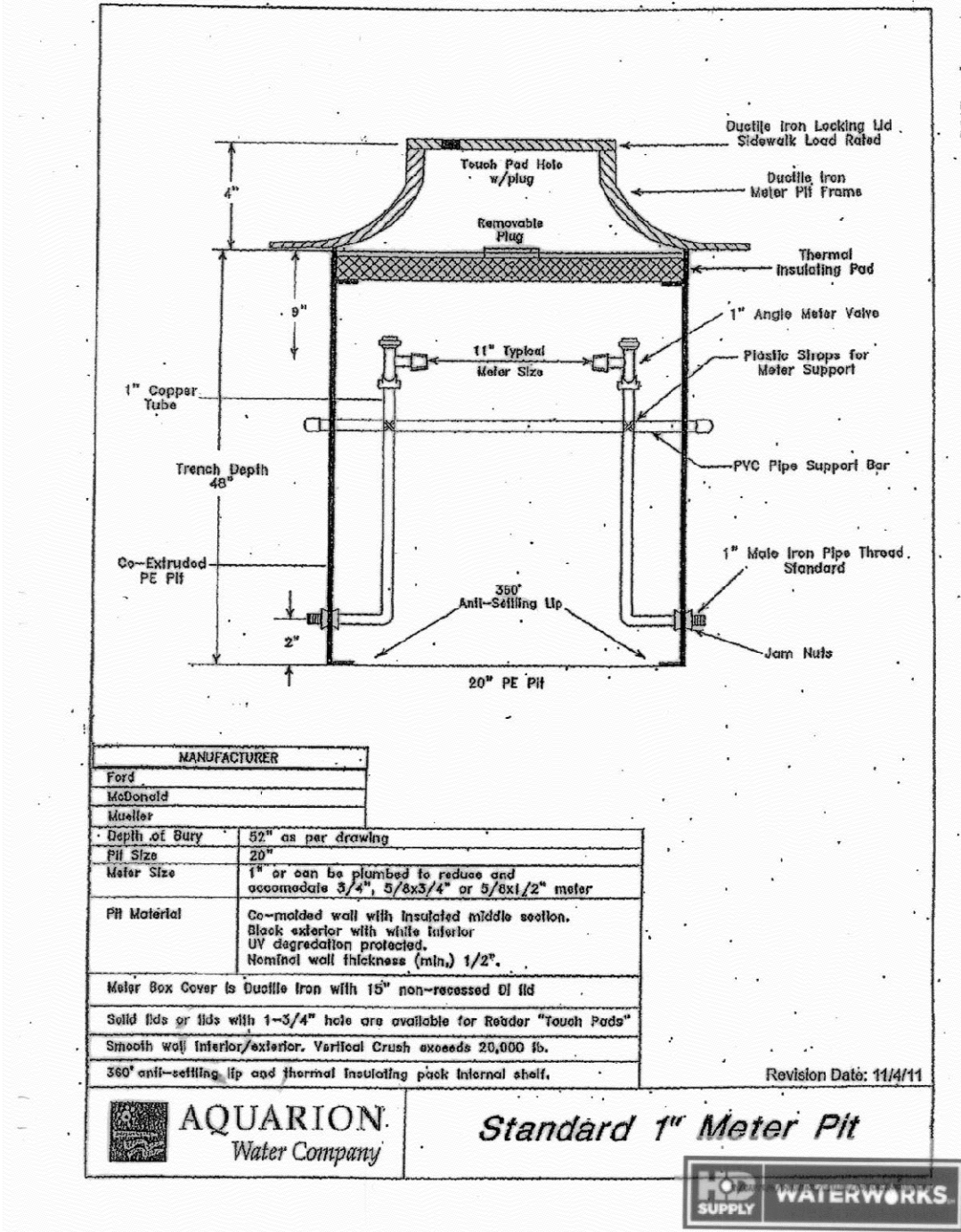
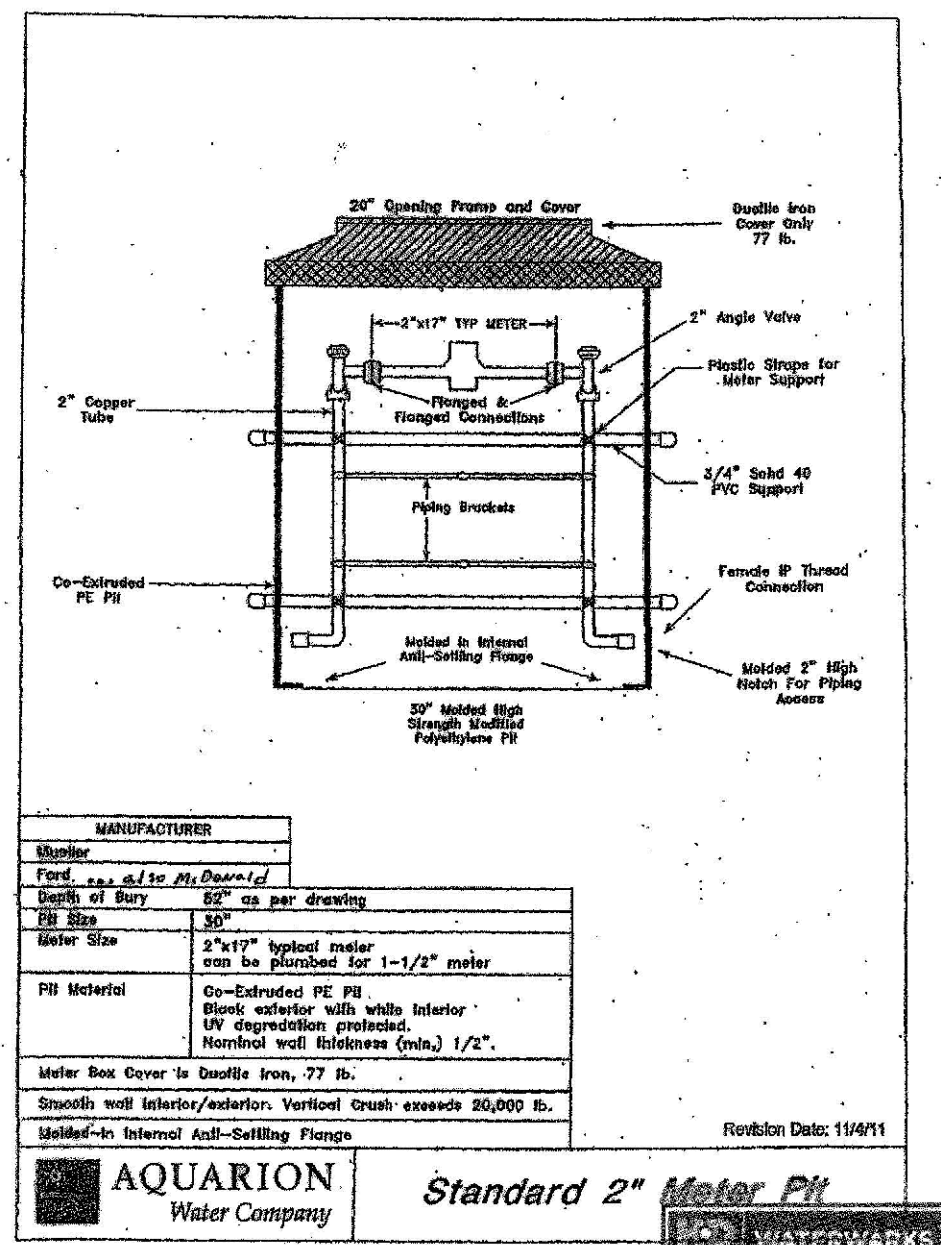


GENERAL NOTES:
 1) CHAIN LINK FABRIC SHALL BE GALVANIZED AFTER WEAVING AND FINISHED AS DETAILED AND SPECIFIED.
 2) ALL FABRIC MATERIALS AND ACCESSORIES TO BE HOT-DIPPED GALV. DOMESTIC STEEL, UNLESS OTHERWISE SPECIFIED.
 3) KNUCKLE BOTH SELVAGES, SO THAT FABRIC IS EVEN WITH THE TOP OF THE RAIL AND EXTENDS NO MORE THAN 1" BELOW THE BOTTOM EDGE OF BOTTOM RAIL.
 4) ALL FRAME WORK, RAILS AND POSTS SHALL BE STANDARD WEIGHT SCHEDULE #40 HOT-DIPPED GALV. DOMESTIC STEEL PIPE.
 5) ATTACH FABRIC TO FRAME WORK AND ADD APPROPRIATE TRUSSES AND / OR BRACE BARS PER MANUFACTURER'S SPECIFICATIONS.
 6) POST FOOTINGS TO BE SET AS DETAILED IN ALL AREAS FREE OF ROCK, DEBRIS AND / OR LIDS. POSTS CAN BE DIRECTLY ANCHORED TO EDGE AND / OR ADJACENT STRUCTURES PER MANUFACTURER'S SPECIFICATIONS, AND AS DIRECTED BY THE ENGINEER.
 7) GRAVEL BACK FILL SHALL BE FREE DRAINING MATERIAL, OR APPROVED EQUAL, AND AS SPECIFIED, AND SHALL BE COMPACTED TO 95% PROCTOR DENSITY, TYP.



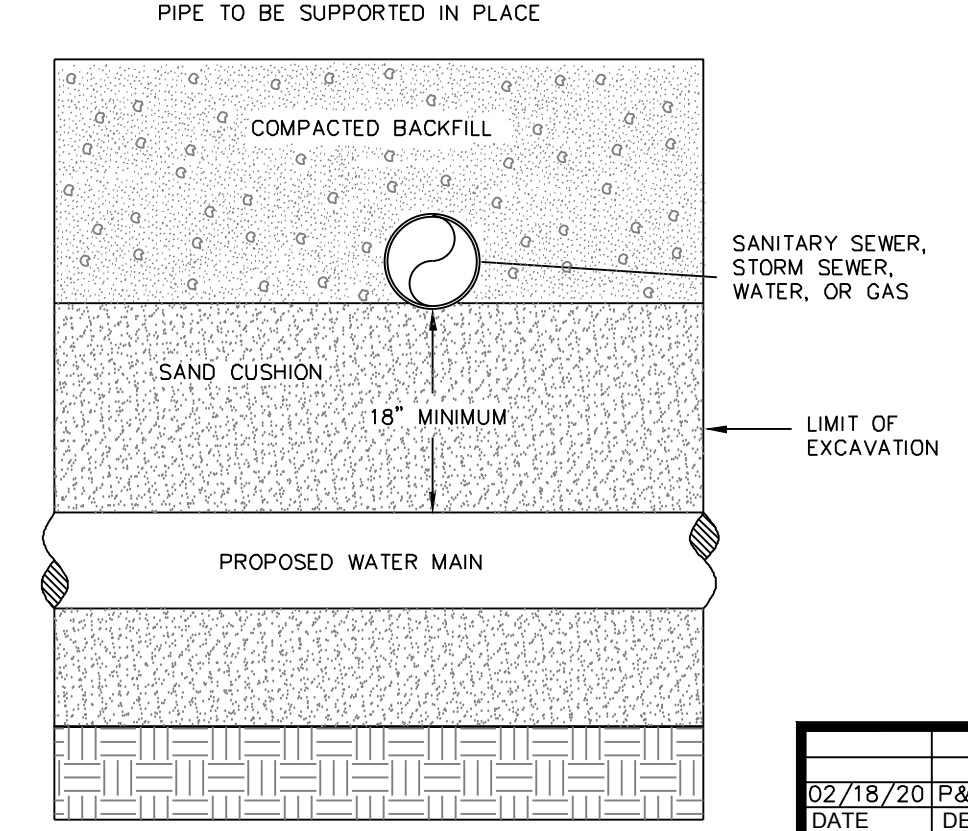
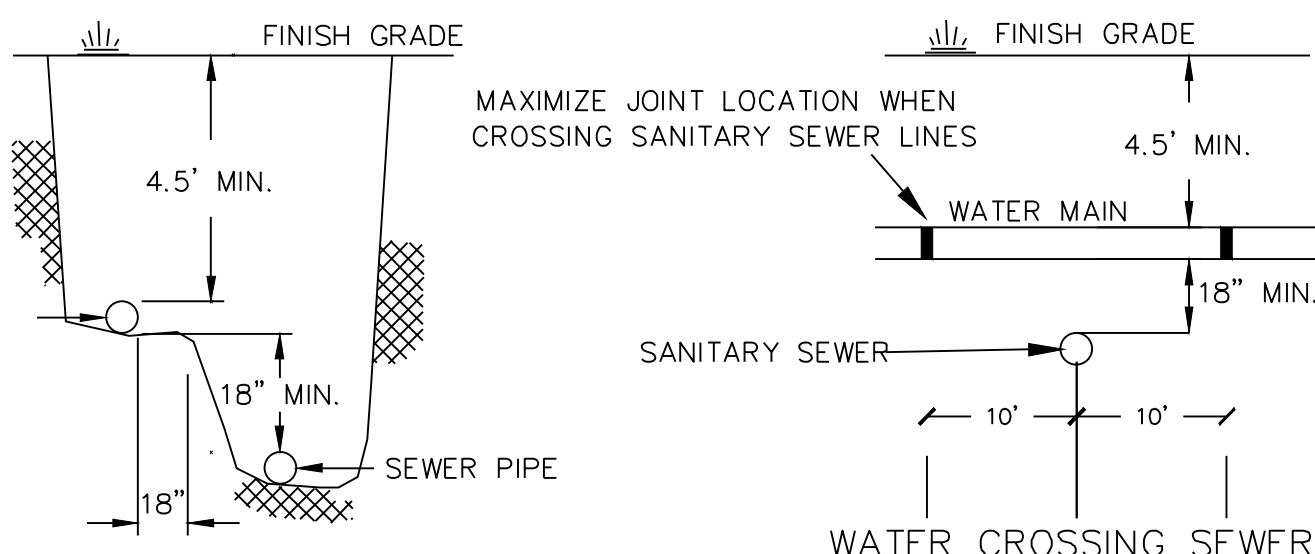
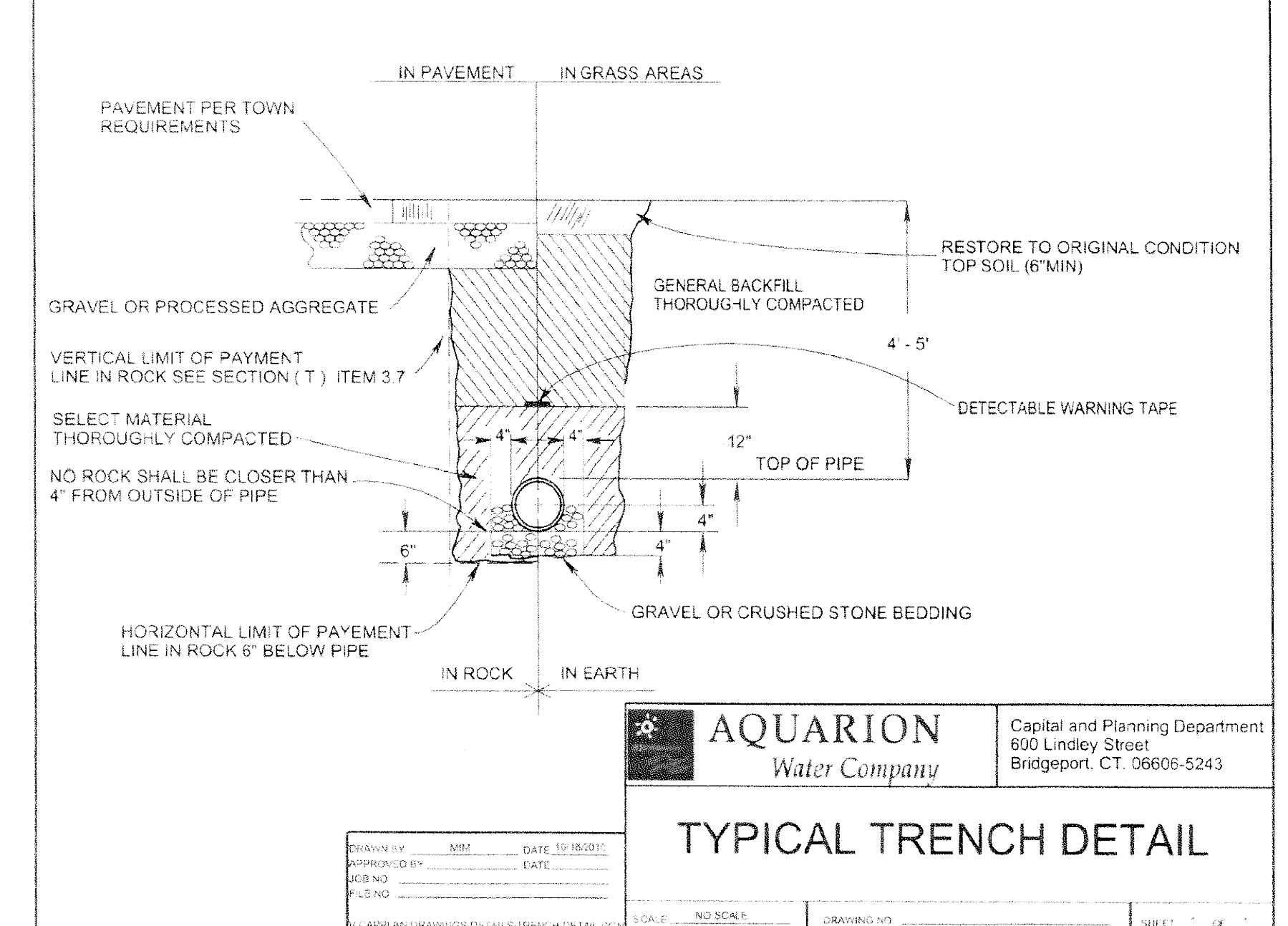
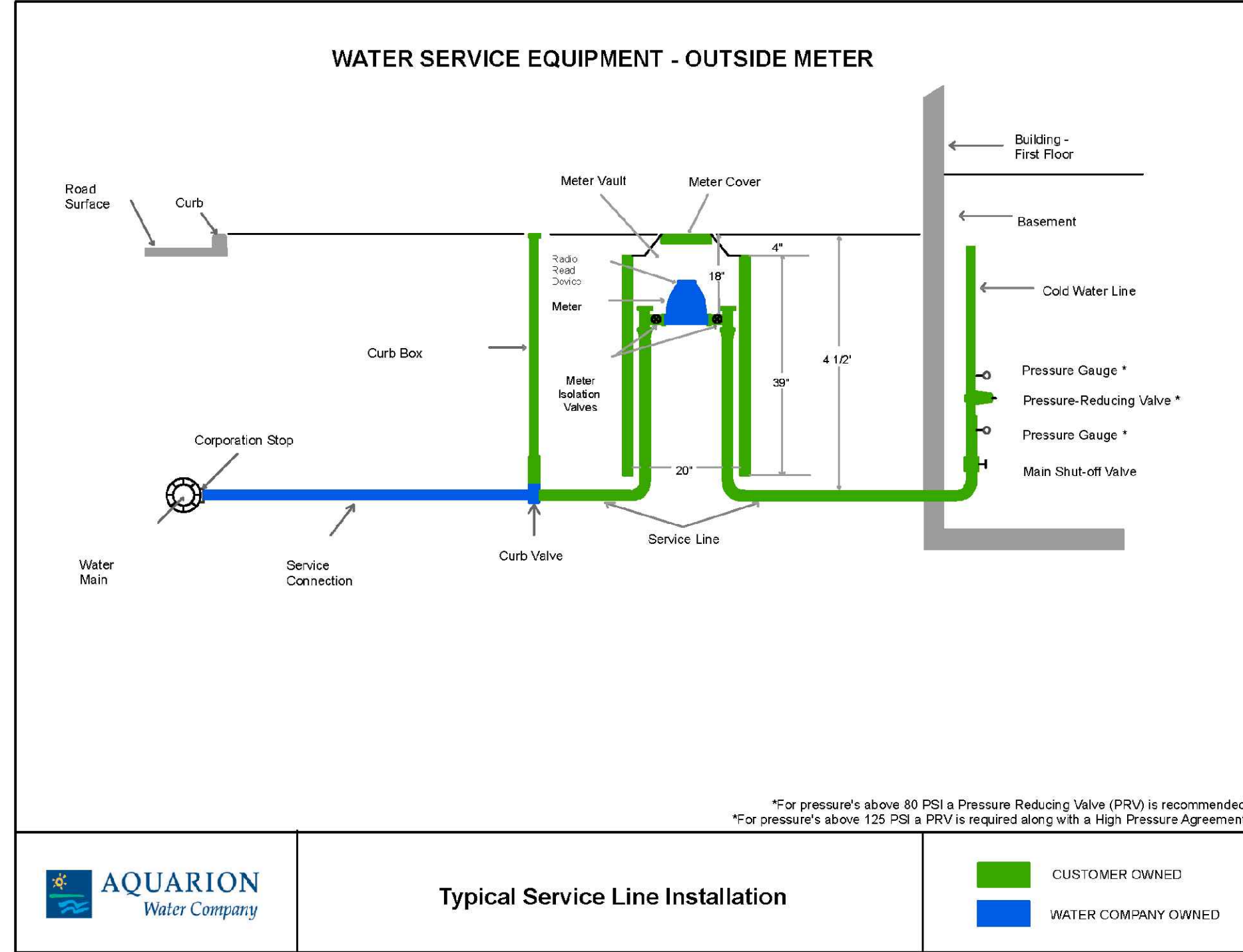
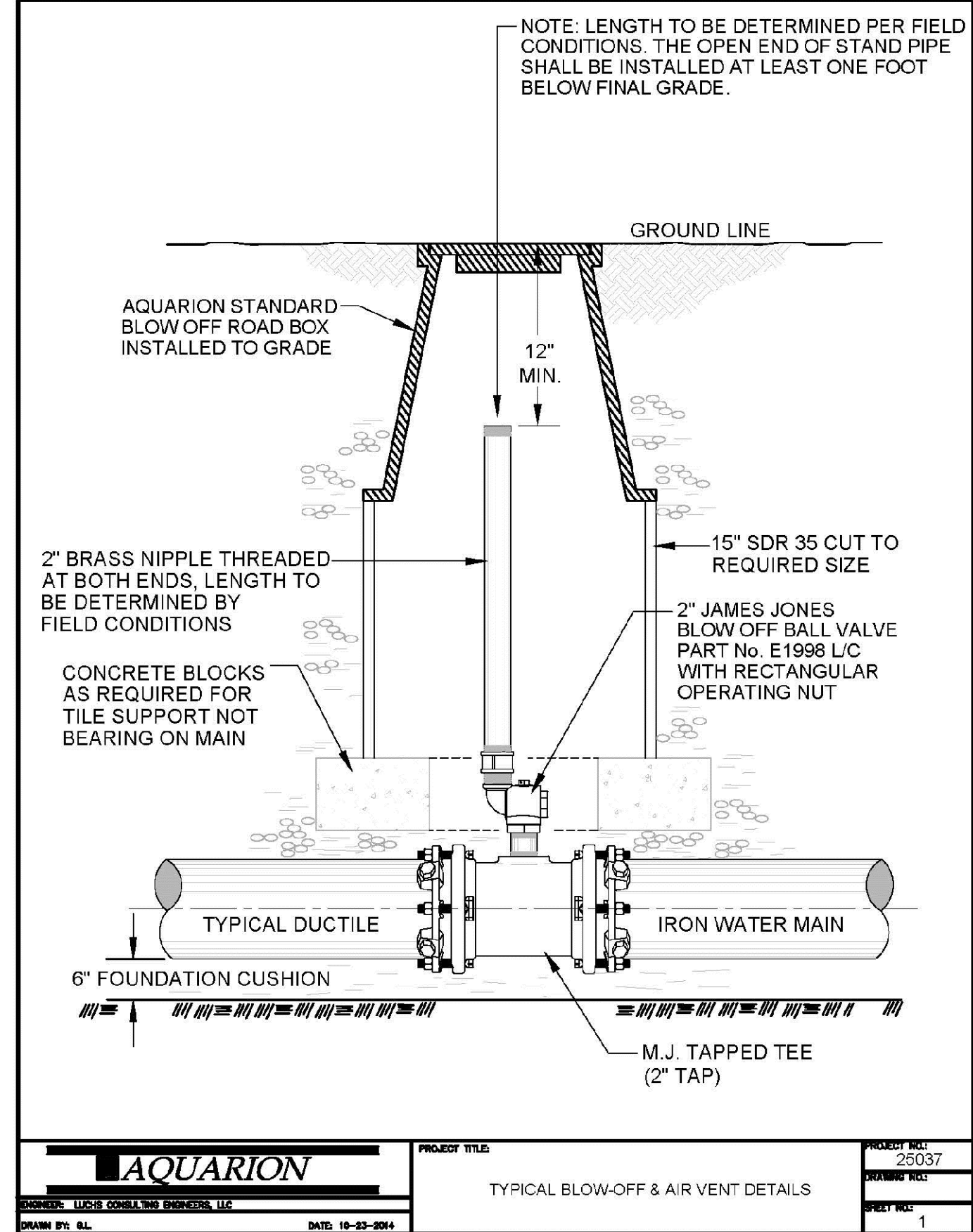
Chain Link Gate With Slats Details:

N.T.S.



VERTICAL SEPARATING DISTANCE	
GAS	18"
SANITARY SEWER	18"
STORM DRAINAGE	18"
ELEC., TV, TELE, FIBER OPTIC	12"

WATER CROSSING UTILITY DETAIL



02/18/20	P&Z COMMENTS
DATE	DESCRIPTION

NOTES & DETAILS
 PREPARED FOR
SHARP HILL SQUARE
 198 & 200 DANBURY ROAD
 WILTON, CONNECTICUT

Date:	11/8/19
Scale:	NTS
Proj. No.:	19-114
File No.:	N/A
Acad No.:	19114SP
Sheet:	N4
Drawn by:	NY

40 Old New Milford Road
 Brookfield, Ct. 06804
 (203)775-6207
 www.ccaengineering.com

© COPYRIGHT
 ALL RIGHTS RESERVED

SEDIMENTATION AND EROSION CONTROL PLAN

(NOTE: HEADING NUMBERS CORRESPOND TO SECTION "I. NARRATIVE" OF THE EROSION AND SEDIMENTATION CONTROL PLAN CHECKLIST THAT APPEARS ON PAGE 3-12 OF THE 2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL.)

1.1 PROJECT DESCRIPTION

THE PROJECT CONSISTS OF THE CONSTRUCTION OF A MIXED USE FACILITY IN THE DRB DESIGN RETAIL BUSINESS DISTRICT ZONE. TWO BUILDINGS ARE TWO STORIES AND A THIRD IS THREE STORIES HIGH. THE BUILDINGS WILL CONTAIN A MIX OF RETAIL, OFFICE, AND 26 RESIDENTIAL DWELLING UNITS. VEHICLE ACCESS WILL BE FROM ONE NEW DRIVEWAY ON DANBURY ROAD AND ANOTHER NEW DRIVEWAY ON SHARP HILL ROAD. THE SITE WILL CONTAIN 77 SURFACE PARKING SPACES AND 30 GARAGE SPACES. INCLUDED AS INTEGRAL PARTS OF THE DEVELOPMENT ARE: PARKING, SIDEWALKS, UTILITIES AND RETAINING WALLS. THE STORMWATER MANAGEMENT FACILITIES INCLUDE CATCH BASINS, PIPES, HYDRODYNAMIC SEPARATORS AND UNDERGROUND RECHARGE/DETENTION GALLERIES. THE PROPOSED BUILDING WILL CONNECT INTO THE MUNICIPAL SANITARY SEWER SYSTEM AND TO THE AQUARION WATER COMPANY SYSTEM IN DANBURY ROAD.

1.2 SITE DISTURBANCE

THE SITE IS 2.57 ACRES IN SIZE. APPROXIMATELY 2.07 ACRES WILL BE DISTURBED. THE REMAINING 0.50 ACRES WILL BE KEPT UNDISTURBED.

1.3 SITE SPECIFIC SEDIMENTATION AND EROSION ISSUES

SPECIFIC SOIL EROSION AND SEDIMENTATION ISSUES RELATE TO THE:

- 1) DISTURBANCE OF SOIL SURFACES ASSOCIATED WITH ROUGH GRADING, PARKING AND ASSOCIATED UTILITY CONSTRUCTION.
- 2) CONSTRUCTION OF BUILDINGS AND DRIVES.
- 3) STABILIZATION OF CUT & FILL SLOPES.
- 4) MAINTENANCE OF TEMPORARY E&S CONTROL MEASURES DURING CONSTRUCTION.

1.4 PROJECT PHASING

THE PROJECT IS TO BE COMPLETED IN THREE PHASES WITH SEVERAL SEQUENTIAL STEPS. DESCRIPTIONS OF THE SEQUENCE APPEAR ON SHEET C5.

1.5 SCHEDULING

ONCE FINAL APPROVALS ARE RECEIVED, OVERALL CONSTRUCTION IS EXPECTED TO TAKE 18-24 MONTHS.

1.6 DESIGN CRITERIA, MAINTENANCE AND CONSTRUCTION SEQUENCING

1.6.1 DESIGN CRITERIA

THE STORM WATER MANAGEMENT SYSTEM IS DESIGNED FOR THE 2 THRU 25 YEAR STORM EVENTS.

1.6.2 MAINTENANCE OF E & S CONTROL MEASURES

- 1) LAND DISTURBANCE WILL BE KEPT TO A MINIMUM. RE-STABILIZATION WILL BE SCHEDULED AS SOON AS PRACTICAL.
- 2) ALL CATCH BASINS ARE TO HAVE "SILT SACK" OR EQUIVALENT INSERTS INSTALLED AT TIME OF CONSTRUCTION AND MAINTAINED UNTIL SITE IS STABILIZED.
- 3) SILT FENCE, COIR LOGS OR HAY BALES WILL BE INSTALLED ALONG THE TOE OF ALL CRITICAL CUT AND FILL SLOPES, SOIL STOCKPILE AREAS, AND IN THOSE AREAS SHOWN ON THE PLAN.
- 4) ALL EROSION AND SEDIMENT CONTROL MEASURES WILL BE CONSTRUCTED IN ACCORDANCE WITH THE STANDARDS AND SPECIFICATIONS OF THE 2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL, AS MAY BE AMENDED.
- 5) EROSION AND SEDIMENT CONTROL MEASURES WILL BE INSTALLED PRIOR TO LAND DISTURBANCE WHENEVER POSSIBLE.
- 6) ALL TEMPORARY EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE PROPERLY MAINTAINED UNTIL STABILIZATION HAS BEEN ACHIEVED.
- 7) ADDITIONAL CONTROL MEASURES WILL BE INSTALLED DURING THE CONSTRUCTION PERIOD IF NECESSARY OR REQUIRED. A MINIMUM OF 300 FEET OF SILT FENCE SHALL BE STORED AT THE SITE FOR EMERGENCY USE.
- 8) THE CONTRACTOR SHALL INSPECT ALL EROSION AND SEDIMENT CONTROLS WEEKLY, BEFORE AN ANTICIPATED STORM GREATER THEN 0.5 INCHES, AND FOLLOWING A SIGNIFICANT STORM EVENT. A FIELD REPORT SHALL BE PREPARED IDENTIFYING THE PROGRESS OF SITE DEVELOPMENT, EFFECTIVENESS OF THE MEASURES AND REMEDIAL ACTIONS OR FIELD CHANGES TO THE PLAN.
- 9) ANY EXCAVATIONS THAT MUST BE DEWATERED WILL BE PUMPED INTO AN ACTIVE DRAINAGE SYSTEM OR DISPERSED IN AN UNDISTURBED UPLAND AREA. THE INLETS OF ALL PUMPS ARE TO BE FLOATED A MINIMUM OF 24 INCHES OFF THE BOTTOM OF THE EXCAVATION AS DEFINED AND DESIGNED BY THE PROJECT ENGINEER. NO SILTY WATER IS ALLOWED TO BE DISCHARGE OFF-SITE OR INTO THE WETLANDS DUE TO DEWATERING.
- 10) WATER OR CALCIUM CHLORIDE SHALL BE APPLIED TO UNPAVED DRIVEWAYS AND HAUL ROUTES TO CONTROL DUST.
- 11) DEBRIS AND OTHER WASTES RESULTING FROM EQUIPMENT MAINTENANCE AND CONSTRUCTION ACTIVITIES WILL NOT BE DISCARDED ON-SITE.
- 12) SILT FENCES SHALL HAVE SEDIMENT REMOVED WHEN THE DEPTH OF THE SEDIMENT IS EQUAL TO 1/3 THE HEIGHT OF THE FENCE. FENCES SHALL BE PROPERLY INSTALLED AND RIPPED FENCE OR BROKEN POSTS REPAIRED REGULARLY.
- 13) CATCH BASIN INSERTS (SILT SACK OR EQUIVALENT) SHALL BE CLEANED WHEN THE RESERVOIR IS FULL OR WHEN WATER BYPASSES SILT SACK WHICHEVER OCCURS FIRST. CONTRACTOR SHOULD CLEAN SILT SACKS IN A PROACTIVE MANNER TO AVOID UNINTENTIONAL DISCHARGE OF SILT.
- 14) CONSTRUCTION ENTRANCES SHALL BE REPLACED WHEN VOID SPACES ARE FULL AS DETERMINED BY A VISUAL INSPECTION OF SURFACE ONLY OR AS SOON AS TRACKING ON THE ROAD OCCURS WHICHEVER IS SOONER.
- 15) SEDIMENT REMOVED FROM CONTROL STRUCTURES WILL BE DISPOSED OF IN A MANNER CONSISTENT WITH THE INTENT OF THE PLAN.
- 16) TEMPORARY EROSION CONTROL MEASURES SHALL BE REMOVED AND THE SOIL SURFACE STABILIZED WHEN CONSTRUCTION IS COMPLETE AND THE SOIL SURFACES ARE PERMANENTLY STABILIZED. STRUCTURAL COMPONENTS SHALL BE CLEANED OF ALL SEDIMENT UPON COMPLETION OF CONSTRUCTION. STABILIZATION MEANS THAT:
 1. TEMPORARY OR PERMANENT VEGETATION HAS BEEN ESTABLISHED.
 2. DISTURBED SOIL SURFACES WITHIN 100 FEET OF THE WETLAND HAVE A DENSE STAND OF GRASS OR ALL EXPOSED SOILS ARE COVERED AND VEGETATIVE COVER IS EXPECTED SHORTLY (7-14 DAYS).
 3. TURF OR LANDSCAPE AREAS ARE PLANTED OR MULCHED IF SEASONAL RESTRICTIONS EXIST FOR PLANTING. THE TOWN OF WILTON STAFF SHALL DETERMINE WHETHER THE SITE IS STABILIZED IN ACCORDANCE WITH THE ABOVE CRITERIA, PRUDENT CONSTRUCTION PRACTICES AND THE CONNECTICUT GUIDELINES FOR EROSION AND SEDIMENT CONTROL.
- 17) PRIOR TO CONSTRUCTION A PERSON WILL BE DESIGNATED TO THE TOWN OF WILTON AS THE PERSON RESPONSIBLE FOR IMPLEMENTING THIS EROSION AND SEDIMENT CONTROL PLAN. THIS RESPONSIBILITY INCLUDES INSTALLATION AND MAINTENANCE OF CONTROL MEASURES, INFORMING ALL PARTIES ENGAGED ON THE CONSTRUCTION SITE OF THE REQUIREMENTS AND OBJECTIVES OF THE PLAN, NOTIFYING THE TOWN OF WILTON OF ANY TRANSFER OF THIS RESPONSIBILITY AND FOR CONVEYING A COPY OF THE EROSION AND SEDIMENT PLAN, IF AND WHEN THE TITLE OF LAND IS TRANSFERRED.

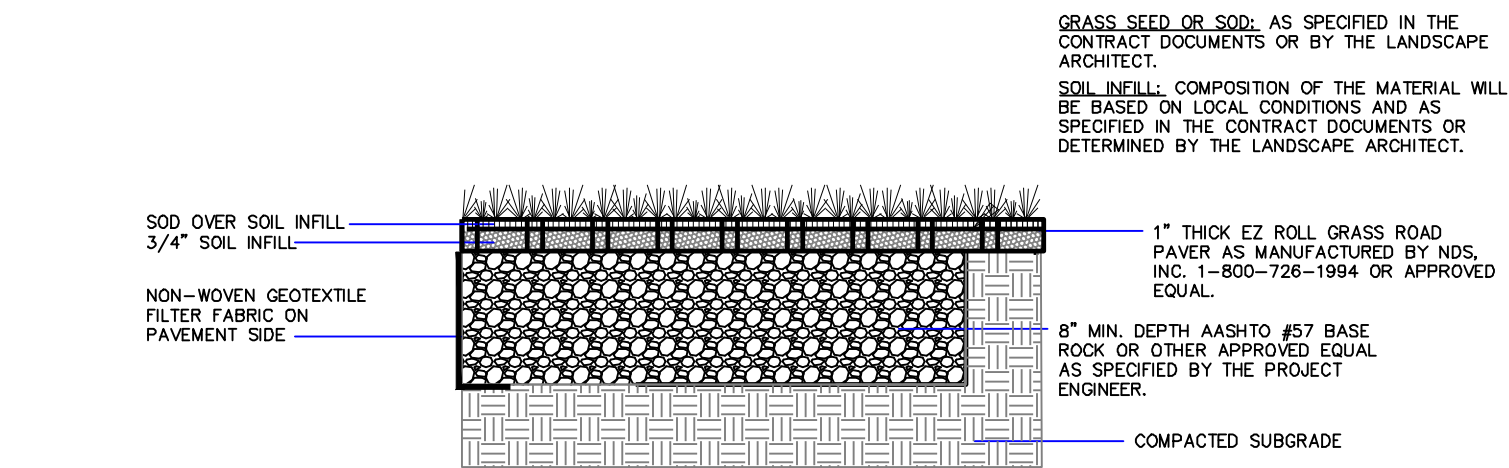
1.7 PERMITTING

THE PROPOSED DEVELOPMENT WILL REQUIRE PERMITS FROM THE TOWN OF WILTON INLAND WETLANDS AND WATERCOURSES COMMISSION AND THE PLANNING AND ZONING COMMISSION IN ADDITION TO ALL APPLICABLE BUILDING PERMITS. DEVELOPER SHALL OBTAIN ALL REQUIRED STATE AND LOCAL PERMITS APPLICABLE.

1.8 CONSERVATION PRACTICES

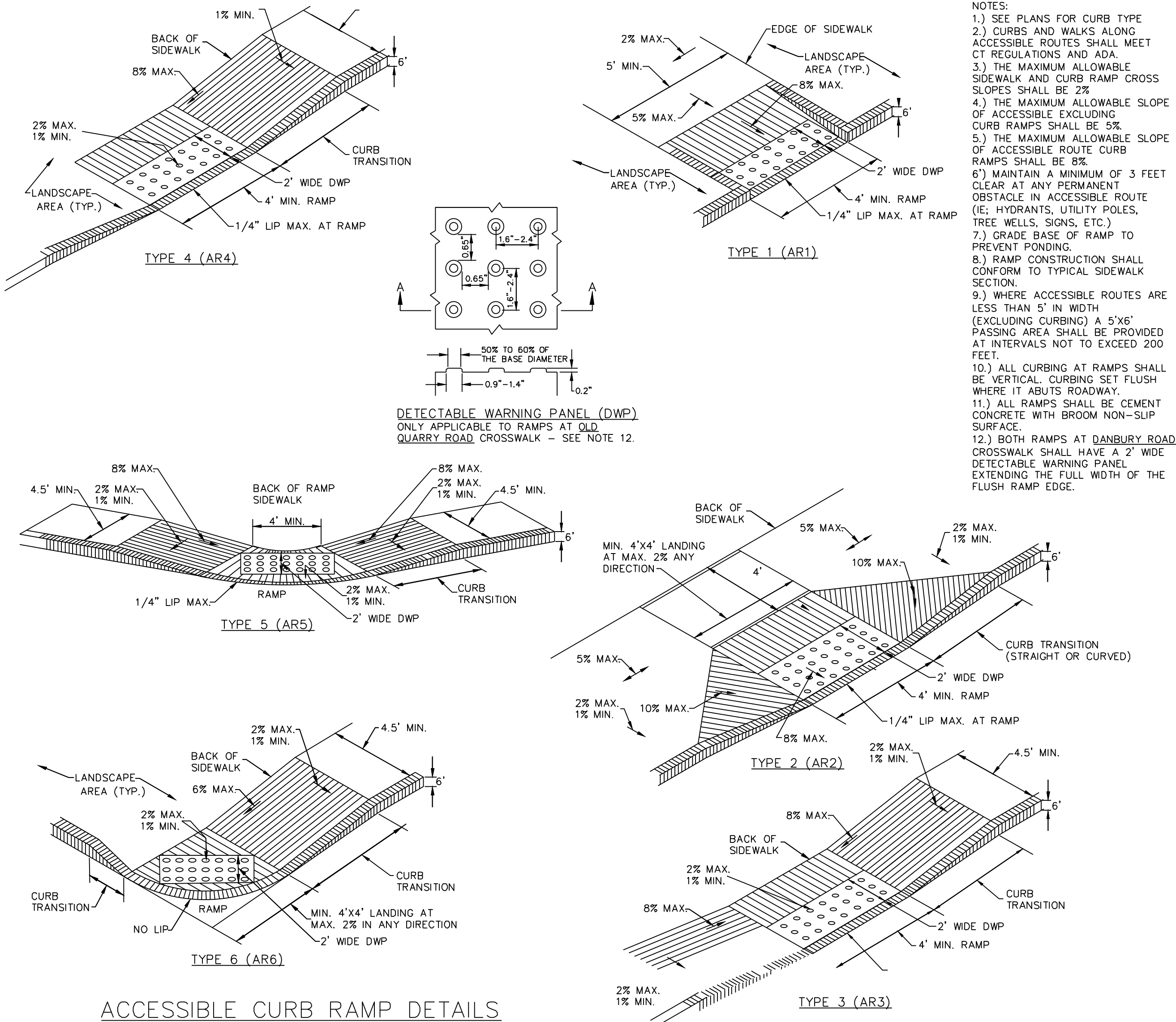
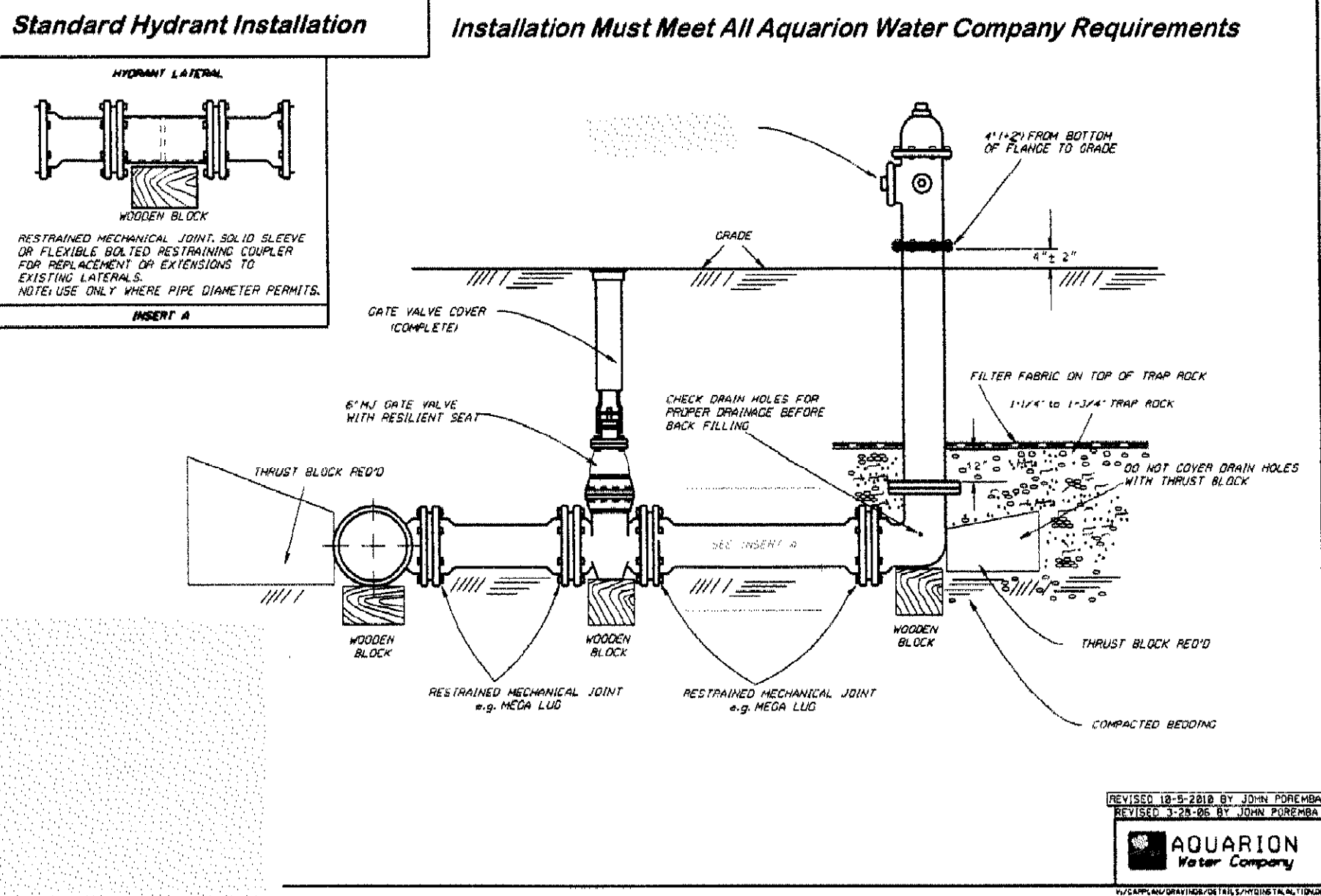
CONSERVATION PRACTICES INCLUDE:

- 1) MINIMIZED SITE DISTURBANCE.
- 2) RESTORATION AND STABILIZATION OF AFFECTED WETLANDS.
- 3) PROTECTION OF STEEP SLOPES.
- 4) PROTECTION OF DOWNSTREAM WETLANDS/WATERCOURSES
- 5) MINIMAL DISTURBANCE TO REGULATED AREAS.



EZ ROLL GRASS PAVERS

NTS



ACCESSIBLE CURB RAMP DETAILS

N.T.S.

WATER SYSTEM OPERATOR: AQUARION WATER COMPANY, INC.

GENERAL NOTES:

1. TOPOGRAPHY BASED NGVD 1929.
2. ANY CHANGES IN THIS PLAN SHALL FIRST BE APPROVED BY THE ENGINEER, AQUARION WATER COMPANY, AND OTHER REGULATORY AGENCIES AS MAY BE APPLICABLE.

CONSTRUCTION NOTES:

1. ORGANIC OR OTHERWISE UNSUITABLE SOILS IN AREA OF PROPOSED ROADS AND WATER LINES TO BE REMOVED PRIOR TO EXCAVATION OR EMBANKMENT CONSTRUCTION AND STOCKPILED ONSITE FOR RE-USE, OR DISPOSED OF PROPERLY OFFSITE.
2. SUITABLE FILL SHALL BE PLACED AND COMPACTED IN 8" LIFTS TO 92% DENSITY AS DETERMINED BY ASTM D1557.
3. DISTURBED SUBGRADE IN EXCAVATION AREAS SHALL BE RE-COMPACTED TO 92% DENSITY AS DETERMINED BY ASTM D1557.
4. ALL SEEDED AND SODDED AREAS SHALL HAVE A MINIMUM OF 4" OF TOPSOIL. ALL GRASS AREAS SHALL BE FERTILIZED AND REFER TO SHEET E1.
5. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS, ELEVATIONS AND QUANTITIES AS SHOWN ON THE PLANS PRIOR TO PROCEEDING WITH CONSTRUCTION AND ANY DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER WHO SHALL HAVE FINAL SAY AS TO THE ACTUAL DIMENSIONS TO CONSTRUCT BY.
6. THE PRECISE LOCATION AND ELEVATION OF UNDERGROUND UTILITIES IS UNKNOWN. IF THEY ARE INDICATED AT ALL ON THESE PLANS, THEY ARE APPROXIMATE AND CCA, LLC, ITS PRINCIPLES OR EMPLOYEES SHALL NOT BE RESPONSIBLE FOR ANY DAMAGES AND/OR ADDITIONAL COSTS WHICH MIGHT RESULT FROM THE EXISTENCE OF SAID UTILITIES.
7. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING ANY WORK AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT OCCUR BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.
8. NOTIFY "CALL-BEFORE-YOU-DIG" (1-800-922-4455) FOR UTILITY MARKOUT PRIOR TO START OF CONSTRUCTION.
9. ROAD AND DRAINAGE MATERIALS AND METHODS TO MEET CONNECTICUT D.O.T. SPECIFICATIONS FOR ITEMS NOT SPECIFIED IN THE LOCAL MUNICIPALITY STANDARDS.

WATER SYSTEM NOTES:

1. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING WILTON PUBLIC WORKS DEPARTMENT PERMITS AND CT. DOT ENCROACHMENT PERMITS.
2. ALL NEW DISTRIBUTION PIPE TO BE CLASS 52 DUCTILE IRON PIPE WITH PUSH-ON JOINTS OR MECHANICAL JOINTS.
3. ALL PIPE TO BE JOINED ACCORDING TO MANUFACTURER'S RECOMMENDATIONS.
4. ALL GATE/BUTTERFLY VALVES SHALL CONFORM TO A.W.W.A. STANDARD C500. VALVES SHALL BE INSTALLED LEVEL ON CONCRETE THRUST BLOCKING WITH THE STEM PLUMB. ALL GATE/BUTTERFLY VALVES SHALL OPEN RIGHT (CLOCKWISE).
5. ALL WATER LINES SHALL BE FLUSHED AND DISINFECTED BEFORE BEING PUT IN SERVICE IN ACCORDANCE WITH THE STATE HEALTH DEPARTMENT GUIDELINES.
6. ALL WATER LINES SHALL BE PRESSURE TESTED ACCORDING TO THE CT. P.U.R.A AND AWWA CRITERIA.
7. ALL WATER LINES SHALL BE MARKED DURING BACKFILLING BY PLACEMENT OF A METALLIC TAPE 12" TO 18" ABOVE PIPE. TAPE SHALL BE A BLUE PLASTIC-JACKETED 0.35 MIL ALUMINUM FOIL, AS MANUFACTURED BY ALLEN SYSTEMS, INC.
8. BACKFILL SHALL CONSIST OF NATIVE EXCAVATION, BUT SHALL BE FREE OF ANY DELETERIOUS MATERIALS OR STONES AND PIECES OF PAVEMENT IN EXCESS OF 4 INCHES IN SIZE. ANY UNSUITABLE MATERIAL SHALL BE REJECTED AND DISPOSED OF, AND REPLACE WITH CLEAN SANDY BORROW, SAND, OR GRAVEL. BACKFILL SHALL BE COMPACTED IN 6" LAYERS TO 95% OPTIMUM DENSITY AS DETERMINED BY ASTM METHOD D1557.
9. UNLESS OTHERWISE NOTED, MAINTAIN 18" MINIMUM VERTICAL CLEARANCE BETWEEN THE PROPOSED WATER LINE AND ANY STORM OR SANITARY SEWER, AND 12" MINIMUM VERTICAL CLEARANCE BETWEEN ANY OTHER UTILITY OR SERVICE (SEE DETAIL).
10. JOINT RESTRAINT FITTINGS (E.B.A.A. MEGALUGS SERIES 1100 OR 1700) SHALL BE USED AT ALL BENDS, TEES, VALVES, HYDRANTS AND FITTINGS IN ACCORDANCE WITH THE DETAIL.
- 11) CONTRACTOR SHALL BE RESPONSIBLE FOR RETAINING A CONNECTICUT LICENSED LAND SURVEYOR FOR CONSTRUCTION STAKING AND AS-BUILT MEASUREMENTS.
12. ALL WORK IS SUBJECT TO INSPECTION AND APPROVAL BEFORE BACKFILLING.

MINIMUM REQUIRED PIPE RESTRAINT		
FITTING	MIN. LENGTH TO EACH SIDE OF FITTING (L.F.)	
8" x 4" TEE	20	
8" x 6" TEE	20	
8" x 8" TEE	40	
8" - 45° BEND	20	
8" - 22.5° BEND	20	
8" - 11.25° BEND	20	
8" DEAD END	50	

* EVERY JOINT WITHIN SPECIFIED LENGTH ABOVE SHALL BE RESTRAINED WITH MEGALUGS SERIES 1100 OR FIELD LOK 350.

03/03/20 SITE PLAN REVISIONS

01/06/20 I.W.C. COMMENTS

DATE DESCRIPTION

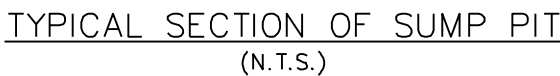
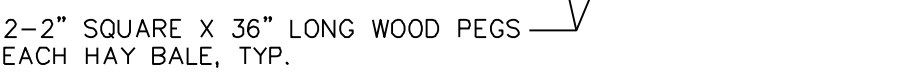
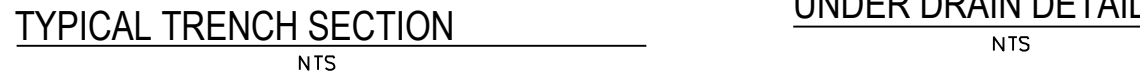
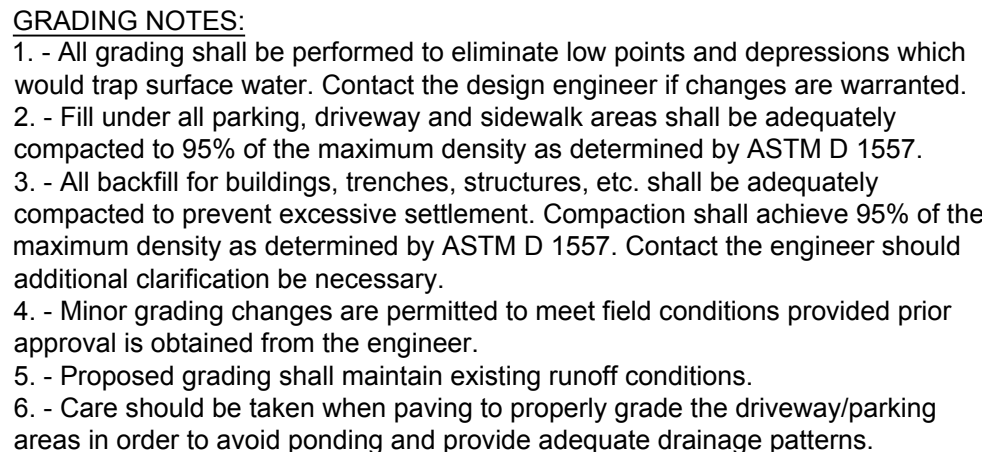
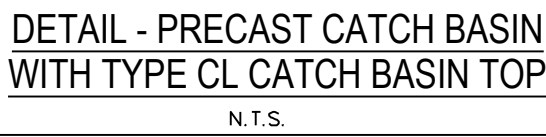
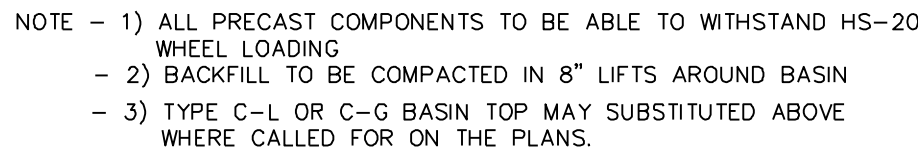
NOTES & DETAILS
PREPARED FOR
SHARP HILL SQUARE
198 & 200 DANBURY ROAD
WILTON, CONNECTICUT

ENVIRONMENTAL - CIVIL - ENGINEERING
SURVEYING
CCA
LLC

Date: 11/8/19
Scale: NTS
Proj. No.: 19-114
File No.: N/A
Acad No.: 19114SP
Sheet: N5
Drawn by: NY

40 Old New Milford Road
Brookfield, Ct. 06804
(203)775-6207
www.ccaengineering.com

© COPYRIGHT
ALL RIGHTS RESERVED



1. OVERALL SUMMIT PIT DIMENSIONS SHALL BE COMPATIBLE WITH ANTICIPATED SEEPAGE RATES AND PUMP SIZE TO BE USED.
2. THE STANDPIPE DIAMETER AND NUMBER OF PERFORATIONS SHALL BE COMPATIBLE WITH THE PUMP SIZE BEING USED.
3. PERFORATIONS IN THE STANDPIPE SHALL EITHER BE CIRCULAR OR SLOTS. PERFORATION SIZE SHALL NOT EXCEED $\frac{1}{2}$ " IN DIAMETER.
4. CRUSHED STONE OR GRAVEL SHALL BE NO SMALLER THAN CT DOT #67 SIZE NOR LARGER THAN CT DOT #3. STONE SHALL EXTEND A MINIMUM OF 12" BELOW THE BOTTOM OF THE STANDPIPE
5. IF EXCESSIVE MOVEMENT OF FINE SOIL PARTICLES FROM THE SURROUNDING UNCONSOLIDATED SOIL IS ANTICIPATED, A PROPERLY DESIGNED GEOTEXTILE SHALL BE PLACED BETWEEN THE EXISTING SOILS AND THE CRUSHED STONE OR GRAVEL BACKFILL.
6. THE STAND PIPE SHALL EXTEND A MINIMUM OF 12" ABOVE THE GRADE.
7. OUTLET TO 55 GALLON DRUM (EXAMPLE FIGURE PuP-3 – CT GUIDELINES FOR SEDIMENT AND EROSION CONTROL) PLACED ON CRUSHED STONE TO DISSIPATE WATER WITH STORMWATER DUAL POLYMER SYSTEM OR BIVALVE TO ASSURE CLEAR WATER DISCHARGE. LOCATIONS INDICATED ON PHASING PLANS.



02/18/20	P&Z COMMENTS
DATE	DESCRIPTION

198 & 200 DANBURY ROAD
WILTON, CONNECTICUT

Scale: **NTS**

File No.: **N/A**

Sheet: **N6**

Drawn by: **NY**

40 Old New Milford Road
Brookfield, Ct. 06804
(203)775-6207
www.ccaengineering.com



LONG TERM MAINTENANCE PROCEDURES

Sharp Hill Square
Wilton, Connecticut

Inspection of the stormwater management system shall generally be performed on a semi-annual basis. More frequent inspections shall occur if sediment levels are deemed to be excessive after major storm events and after any type of spill.

The inspector shall keep a permanent log of inspections including date of inspection, any noted sediment levels, accumulation of oils, notation of any irregularities, name of contractor, etc. An annual report shall be submitted to the Town indicating the conditions observed and any measures taken to repair or refresh irregularities.

CATCH BASINS:

- After the site has been stabilized, monthly monitoring shall occur for the first year of a new installation. After the first year, semi-annual inspections shall generally be performed.
- It is best to schedule maintenance based on the solids collected in the sump. Optimally, the structure should be cleaned when the sump is half full.
- Maintenance is best achieved with a vacuum truck.

The requirements for disposal of materials removed from the basins are similar to that of any other BMP. Disposal should be by a Connecticut licensed waste management company and discharged to a Connecticut DEEP approved location.

SWEEPING:

All parking areas, sidewalks and driveways and other impervious surfaces (except roofs) are swept clean of sand, litter and any other possible pollutants at least twice a year as described below, and at other times as may be necessary.

- Once between November 14 and December 15 (i.e., after leaf fall)
- Once during the month of April (i.e., after snow melt)

HYDRODYNAMIC SEPARATORS:

Inspection of the hydrodynamic separator units shall generally be performed on a semi-annual basis. More frequent inspections shall occur if sediment levels are deemed to be excessive after major storm events and after any type of spill.

Maintenance of the hydrodynamic separator type units is performed using vacuum and/or pumping trucks. This industry is a well-established sector of the service industry that cleans tanks, sewers and catch basins. The use of a vacuum or pumping truck and hose will allow maintenance personnel to pump the unit while the truck is parked on the paved parking lot, thereby not disturbing the adjacent areas.

The hydrodynamic separator unit is sized based on the appropriate guidelines provided in the technical documentation. A CONTECH Hydrodynamic separator was selected. An equivalent may be substituted. Based on this data approximately 15% of the total sediment capacity will be utilized per year. Therefore the unit should be cleaned each year. It is suggested that the cleaning take place in the spring of each year. Based on the accumulated sediment levels the cleaning and monitoring schedule may be adjusted accordingly but not less than once per year.

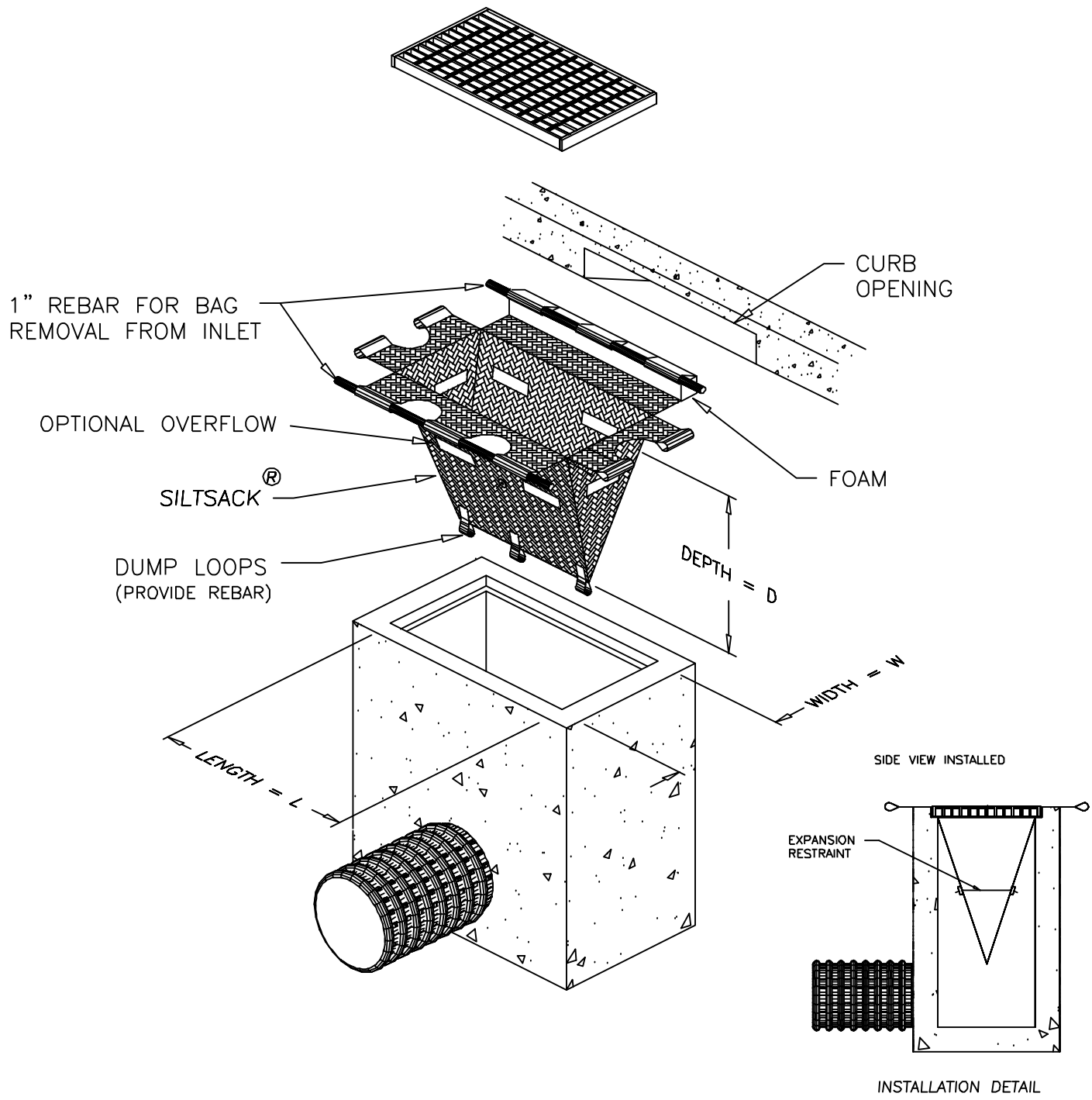
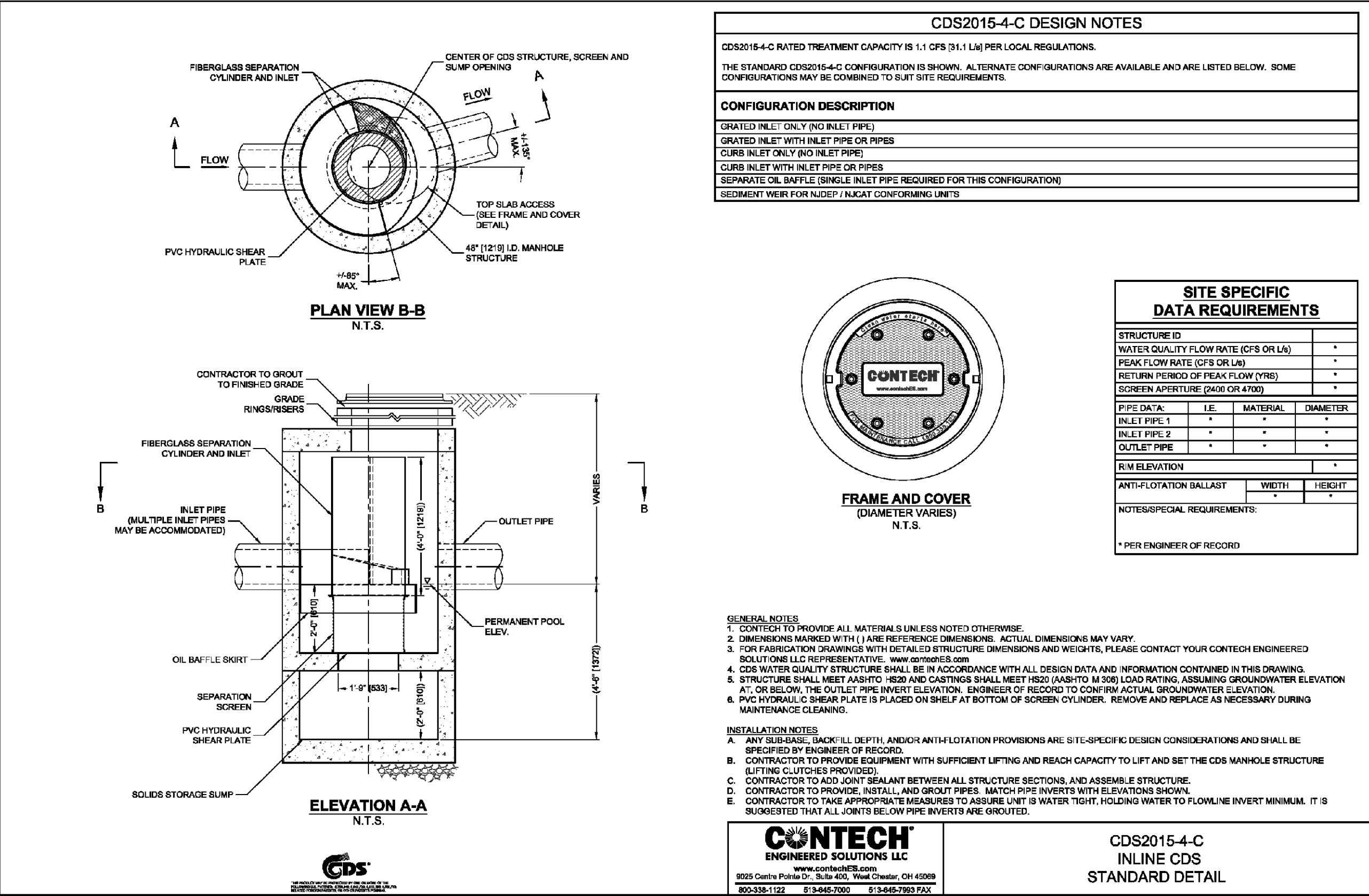
The requirements for disposal of materials removed from the unit are similar to that of any other BMP. Disposal should be by a Connecticut licensed waste management company and discharged to a Connecticut DEEP approved location.

CULTEC RECHARGERS:

Visit www.cultec.com for the manufacturer's maintenance guidelines and schedules.

Form 817 Construction Notes

- All work within the State right-of-way will comply with Form 817, "The State of Connecticut Department of Transportation Standard Specifications for Roads, Bridges and Incidental Construction" with the latest Special Provisions and Typical State Standard Details. In any case where the construction is not specifically detailed in the Form 817, the work will be completed as directed by the Engineer or District Permit Section Representative.
- Removal of pavement markings along state roadways shall be completed by a non-destructive method in compliance with the State of Connecticut Department of Transportation Standard Specifications for Road, Bridges, and Incidental Construction Form 817 Section 12.11 as revised.
- New Pavement markings shall be painted with epoxy resin paint in compliance with the State of Connecticut Department of Transportation Standard Specifications for Roads, Bridges, and Incidental Construction Form 817 Section 12.10 as revised.
- New sign material and sheeting shall be made of reflective material in compliance with State of Connecticut Department of Transportation Standard Specifications for Roads, Bridges, and Incidental Construction Form 817 Section 12.08 as revised. Type 1 Reflective Sheeting shall be used for signs with white background, Type 3 Reflective Sheeting shall be used for signs with colored background except for signs with red background that shall be Type 8 or 9 Reflective Sheeting.
- All signs and pavement markings installed within the State Right of Way must conform to the "Manual on Uniform Traffic Control Devices" and the latest State of Connecticut Catalog of Signs as revised.
- Any damage to the existing curb, sidewalk or any other highway appurtenances during the development of the permitted site will be replaced by the contractor as directed by the District 3 Permit Section at no cost to the State.
- ALL WORK WITHIN THE CT D.O.T. RIGHT OF WAY REQUIRES A CT D.O.T PERMIT.
- THE CT D.O.T. WILL DETERMINE THE AMOUNT OF THE REQUIRED AREA TO BE RESURFACED FOR ANY PAVEMENT ENCROACHMENT.



SILTSACK®
SPECIFICATIONS

NOTE: THE SILTSACK® WILL BE MANUFACTURED FROM A WOVEN POLYPROPYLENE FABRIC THAT MEETS OR EXCEEDS THE FOLLOWING SPECIFICATIONS.

PROPERTIES	TEST METHOD	UNITS	
GRAB TENSILE STRENGTH	ASTM D-4632		300 LBS
GRAB TENSILE ELONGATION	ASTM D-4632		20 %
PUNCTURE	ASTM D-4833		120 LBS
MULLEN BURST	ASTM D-3786		800 PSI
TRAPEZOID TEAR	ASTM D-4533		120 LBS
UV RESISTANCE	ASTM D-4355		80 %
APPARENT OPENING SIZE	ASTM D-4751		40 US SIEVE
FLOW RATE	ASTM D-4491		40 GAL/MIN/SQ FT
PERMITTIVITY	ASTM D-4491		0.55 SEC -1

NOTES & DETAILS
PREPARED FOR
SHARP HILL SQUARE
198 & 200 DANBURY ROAD
WILTON, CONNECTICUT



Date: 11/8/19

Scale: NTS

Proj. No.: 19-114

File No.: N/A

Acad No.: 19114SP

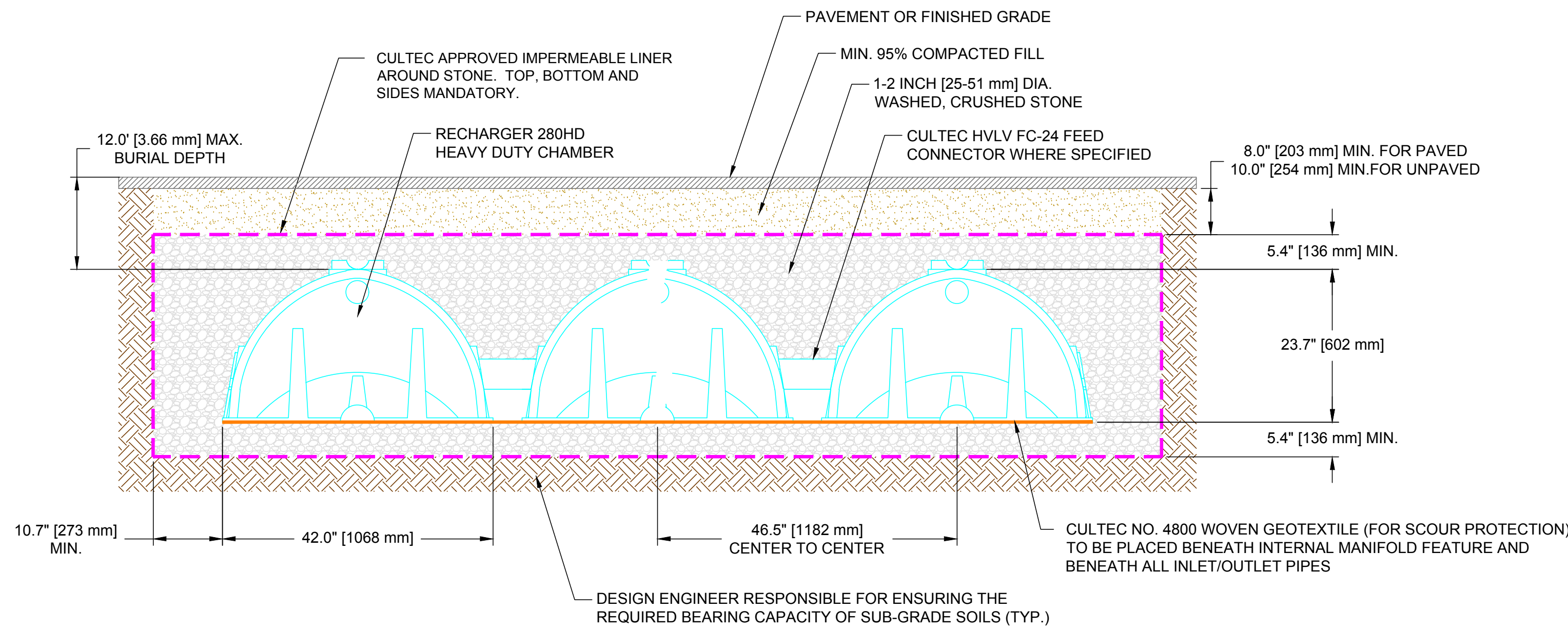
Sheet: N7

Drawn by: NY

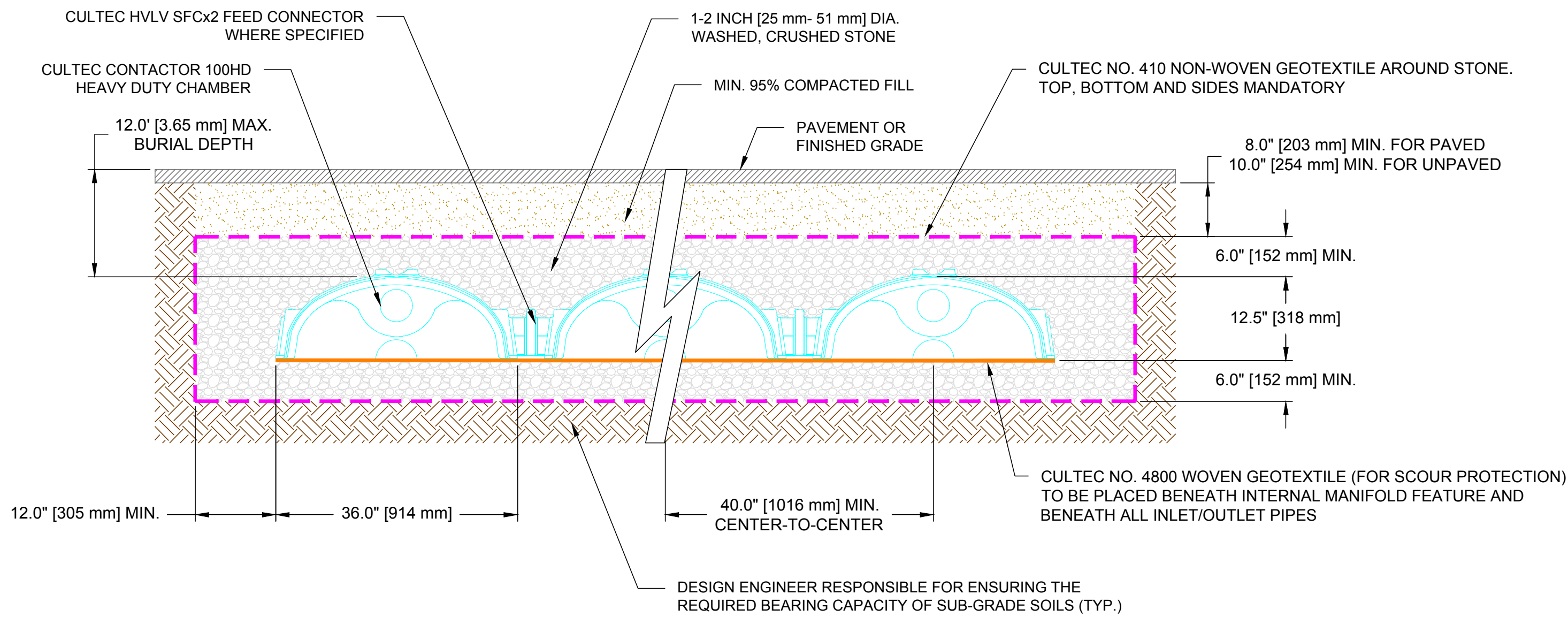
40 Old New Milford Road
Brookfield, Ct. 06804
(203)775-6207
www.ccaengineering.com

© COPYRIGHT
ALL RIGHTS RESERVED

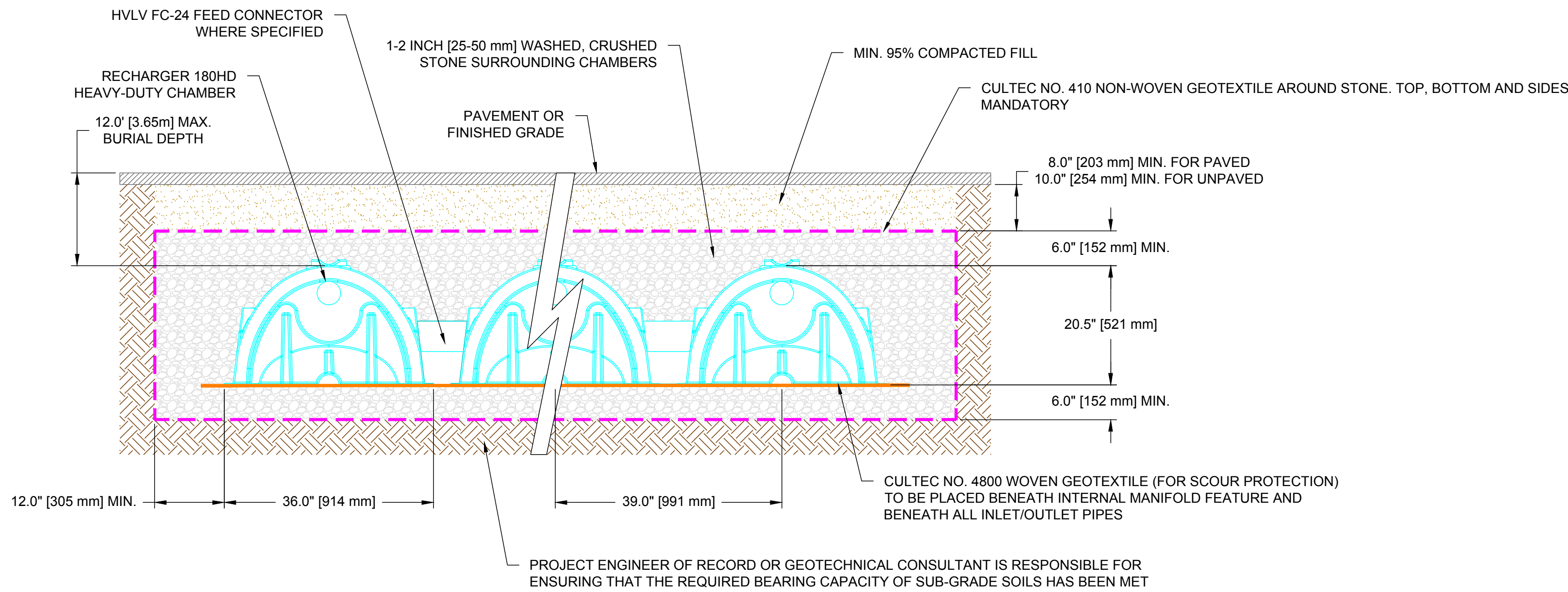




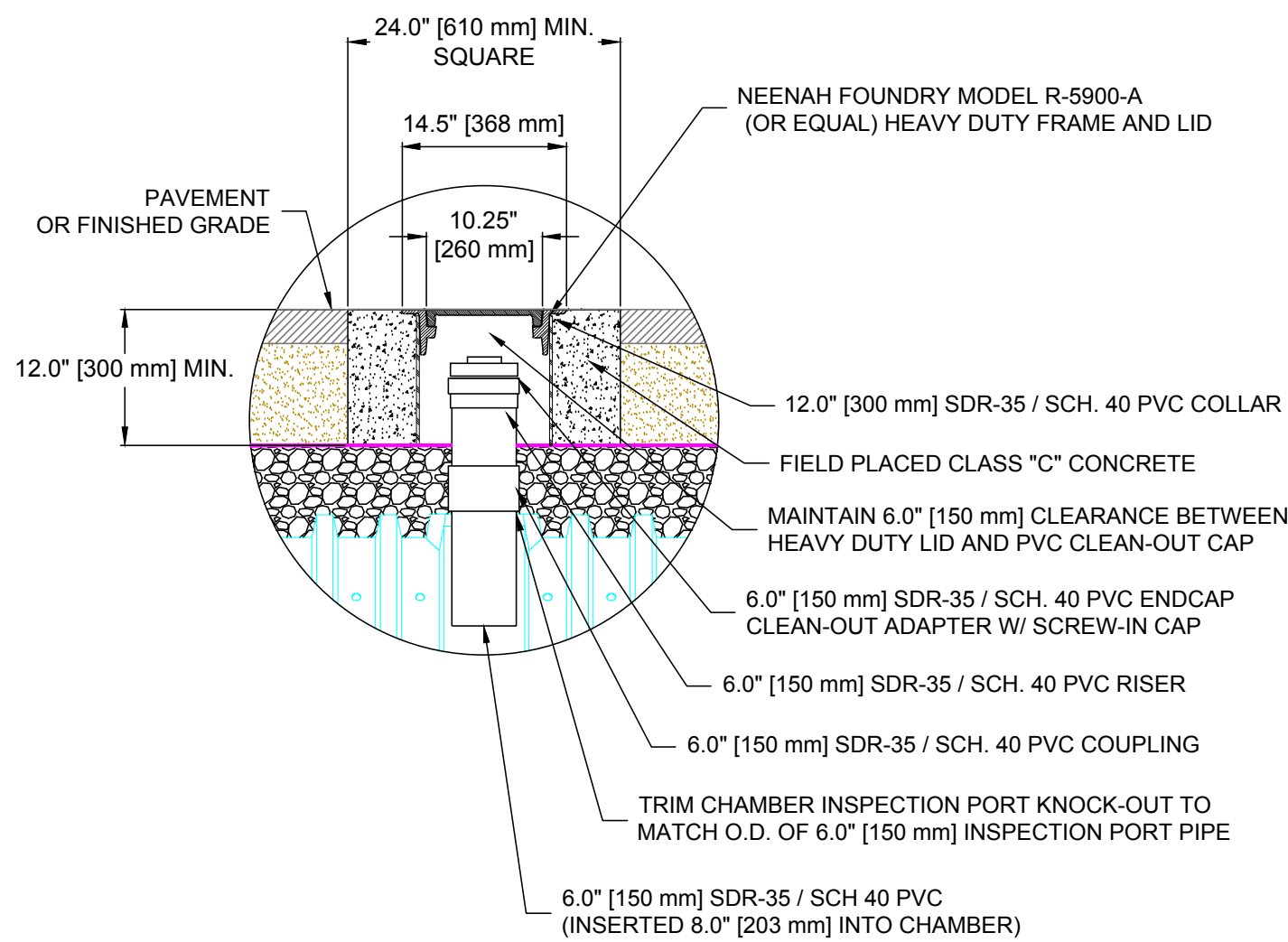
CULTEC RECHARGER 280HD HEAVY DUTY TYPICAL CROSS SECTION



CULTEC CONTACTOR 100HD HEAVY DUTY TYPICAL CROSS SECTION




CULTEC RECHARGER 180HD HEAVY DUTY CROSS SECTION



INSPECTION PORT - ZOOM DETAIL

NOTES & DETAILS
PREPARED FOR
SHARP HILL SQUARE
198 & 200 DANBURY ROAD
WILTON, CONNECTICUT



40 Old New Milford Road
Brookfield, Ct. 06804
(203)775-6207
www.ccaengineering.com

Date:	11/8/19
Scale:	NTS
Proj. No.:	19-114
File No.:	N/A
Acad No.:	19114SP
Sheet:	N8
Drawn by:	NY

© COPYRIGHT
ALL RIGHTS RESERVED

