

*Michael G. Schaefer
Certified Professional Soil Scientist
138 Coomer Hill Road
Dayville, CT 06241*

Telephone: 860 779 1219

May 29, 2006

Paul Terwilliger, L.S.
PC Survey Associates, LLC
154 S. Main Street
Danielson, CT 06239

RE: N/F (remaining land of) Kingswood Estates, Church Street, Brooklyn

Dear Mr. Terwilliger:

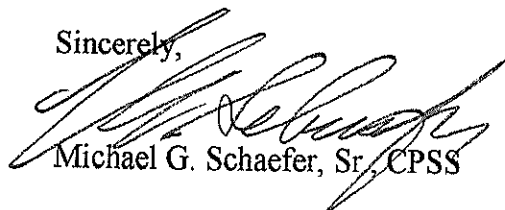
I delineated the wetlands on the above referenced property on May 27, 2006. The wetlands on the site include four isolated pockets and wetlands associated with an intermittent stream course. Flags 1 through 21 surround a wetland near the southwest corner of the property along the road (Church Street) frontage. This wooded wetland includes an area that is subject to seasonal ponding. The periphery of this wetland is characterized by wooded swamp vegetation. Flags 1A through 27A surround a wooded, long, narrow area of poorly drained Ridgebury and Leicester extremely stony fine sandy loams. No evidence of persistent surface water or concentrated flow was present within this wetland, which from a relative standpoint is of minimal functional value.

Flags 1B through 18B and 1C through 12C surround separate shallow ponds in the southeast corner of the property and northeast section of the property, respectively. These pool areas appear to be capable of supporting a variety of amphibians and reptiles, and an effort should be made to maintain a wooded corridor between these two areas and a similar area located off the southeast corner of the property (to the south).

Lastly, an intermittent stream within a narrow band of wooded wetlands flows from west to east in the north-central portion of the property. Flags 1D through 19D and 1E through 17E flank the south and north sides of the wetlands, respectively. This stream originates north of the project site and enters onto the property near Church Street. The wetlands narrow considerably proceeding eastward because the soils transition from glacial till to outwash in this area and consequently become more permeable and freely draining.

Please feel free to contact me if you have any questions.

Sincerely,



Michael G. Schaefer, Sr., CPSS

ABUTTERS WITHIN 200' OF SUBDIVISION - BELL, CHURCH STREET

MAP 35, LOT 3
TURNER JOHN F III & SAVOLIS SARAH K
92 CHURCH ST
BROOKLYN CT 6234

MAP 35, LOT 4-15
BRAIS ERIC V & SIMONNE D
30 MALBONE LN
BROOKLYN CT 6234

MAP 35, LOT 7-1
BRENNAN MICHELE
132 CHURCH ST
BROOKLYN CT 6234

MAP 35, LOT 4-16
BESSETTE STEVEN W & ADRIENNE L
28 MALBONE LN
BROOKLYN CT 6234

MAP 35, LOT 4-14
GALLAGHER MICHELLE L & BILLY JAY
26 MALBONE LN
BROOKLYN CT 6234

MAP 35, LOT 7-8
GOYETTE PAMELA J & SCHOBBER ANDREA E
136 CHURCH ST
BROOKLYN CT 6234

MAP 35, LOT 7
F C R REALTY LLC
110 DAY ST
BROOKLYN CT 6234

MAP 35, LOT 4-9
WILLIAMS DONALD E JR & LAURA L
41 MALBONE LN
BROOKLYN CT 6234

MAP 35, LOT 4-8
GREENE KENNETH N
38 MALBONE LN
BROOKLYN CT 06234-2535

MAP 35, LOT 2
ENNIS JOHN F & EGGERS FREDERICK S
289 PROVIDENCE RD
BROOKLYN CT 06234-1818

MAP 35, LOT 4-3
BELL DAVID P & NANCY M
P.O. BOX 358
BROOKLYN CT 06234-0844

MAP 41, LOT 6
F C R REALTY LLC
110 DAY ST
BROOKLYN CT 6234

MAP 35, LOT 4-4
BURKART THOMAS & SUSAN
PO BOX 787
BROOKLYN CT 06234-0356

MAP 35, LOT 4-5
MURRAY DANIEL & RAINVILLE JESSIE
124 CHURCH ST
BROOKLYN CT 6234

SUBJECT PROPERTY MAP 35, LOT 4
BELL DAVID P & NANCY M
PO BOX 358
BROOKLYN CT 6234

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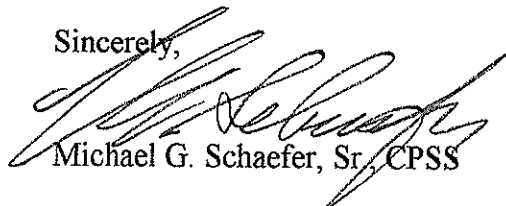
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Sincerely,



Michael G. Schaefer, Sr., CPSS

**INLAND WETLANDS & WATERCOURSES COMMISSION
TOWN OF BROOKLYN, CONECTICUT**

Date _____

Application # _____

APPLICATION -- INLAND WETLANDS & WATERCOURSES

APPLICANT David & Nancy Bell MAILING ADDRESS PO Box 358, Brooklyn, CT 06234
APPLICANT'S INTEREST IN PROPERTY owner PHONE 860 774 3838 EMAIL _____

PROPERTY OWNER IF DIFFERENT SAME PHONE _____
MAILING ADDRESS _____ EMAIL _____

ENGINEER/SURVEYOR (IF ANY) pc survey associates, llc
ATTORNEY (IF ANY) _____

PROPERTY LOCATION/ADDRESS Church Street
MAP # 35 LOT # 4 ZONE RA TOTAL ACRES 25.56 ACRES OF WETLANDS ON PROPERTY 2

PURPOSE AND DESCRIPTION OF THE ACTIVITY 3 Lot Subdivision

WETLANDS EXCAVATION AND FILL:

FILL PROPOSED n/a CUBIC YDS _____ SQ FT _____
EXCAVATION PROPOSED n/a CUBIC YDS _____ SQ FT _____
LOCATION WHERE MATERIAL WILL BE PLACED: ON SITE _____ OFF SITE _____
TOTAL REGULATED AREA ALTERED: SQ FT 0 ACRES 0

EXPLAIN ALTERNATIVES CONSIDERED (REQUIRED): n/a

MITIGATION MEASURES (IF REQUIRED): WETLANDS/WATERCOURSES CREATED: CY _____ SQFT _____ ACRES _____

IS PARCEL LOCATED WITHIN 500FT OF AN ADJOINING TOWN? no IF YES, WHICH TOWN(S) _____

IS THE ACTIVITY LOCATED WITHIN THE WATERSHED OF A WATER COMPANY AS DEFINED IN CT GENERAL STATUTES 25-32A? no

THE OWNER AND APPLICANT HEREBY GRANT THE BROOKLYN IWWC, THE BOARD OF SELECTMAN AND THEIR AUTHORIZED AGENTS PERMISSION TO ENTER THE SUBJECT PROPERTY FOR THE PURPOSE OF INSPECTION AND ENFORCEMENT OF THE IWWC REGULATIONS OF THE TOWN OF BROOKLYN. IF THE COMMISSION DETERMINES THAT OUTSIDE REVIEW IS REQUIRED, APPLICANT WILL PAY CONSULTING FEE.

NOTE: DETERMINATION THAT THE INFORMATION PROVIDED IS INACCURATE MAY INVALIDATE THE IWWC DECISION AND RESULT IN ENFORCEMENT ACTION.

APPLICANT: X David P. Bell DATE 7.6.20

OWNER: X David P. Bell DATE 7.6.20

REQUIREMENTS

_____ APPLICATION FEE \$ _____ STATE FEE (\$60.00) _____

_____ COMPLETION OF CT DEEP REPORTING FORM

_____ ORIGINAL PLUS COPIES OF ALL MATERIALS REQUIRED - **NUMBER TO BE DETERMINED BY STAFF**

_____ PRE-APPLICATION MEETING WITH THE WETLANDS AGENT IS RECOMMENDED TO EXAMINE THE SCOPE OF THE ACTIVITY

_____ SITE PLAN SHOWING LOCATION OF THE WETLANDS WITH EXISTING AND PROPOSED CONDITIONS. APPLICANT MAY BE REQUIRED TO HAVE A CERTIFIED **SOIL SCIENTIST IDENTIFY THE WETLANDS.**

_____ COMPLIANCE WITH THE CONNECTICUT EROSION & SEDIMENTATION CONTROL MANUAL

_____ IF THE PROPOSED ACTIVITY IS DEEMED TO BE A "SIGNIFICANT IMPACT ACTIVITY" A PUBLIC HEARING IS REQUIRED ALONG WITH THE FOLLOWING INFORMATION:

- NAMES AND ADDRESSES OF ABUTTING PROPERTY OWNERS
- ADDITIONAL INFORMATION AS CONTAINED IN IWWC REGULATIONS ARTICLE 7.6

ADDITIONAL INFORMATION/ACTION NEEDED:

OTHER APPLICATIONS MAY BE REQUIRED. CONTACT THESE AGENCIES FOR FURTHER INFORMATION:

APPLICATION TO STATE OF CONNECTICUT DEEP
INLAND WATER RESOURCES DIVISION
79 ELM ST.
HARTFORD, CT. 06106
1-860-424-3019

DEPARTMENT OF THE ARMY CORPS OF ENGINEERS
696 VIRGINIA ROAD
CONCORD, MA. 01742
1-860-343-4789

STAFF USE ONLY:

_____ DECLARATORY RULING: AS OF RIGHT & NON-REGULATED USES (SEE IWWC REGULATIONS SECTION 4)

_____ PERMIT REQUIRED:

_____ AUTHORIZED BY STAFF/CHAIR (NO ACTIVITY IN WETLANDS/WATERCOURSE AND MINIMAL IMPACT)

_____ CHAIR, BROOKLYN IWWC

_____ WETLANDS OFFICER

_____ AUTHORIZED BY IWWC

_____ SIGNIFICANT ACTIVITY/PUBLIC HEARING

_____ NO PERMIT REQUIRED

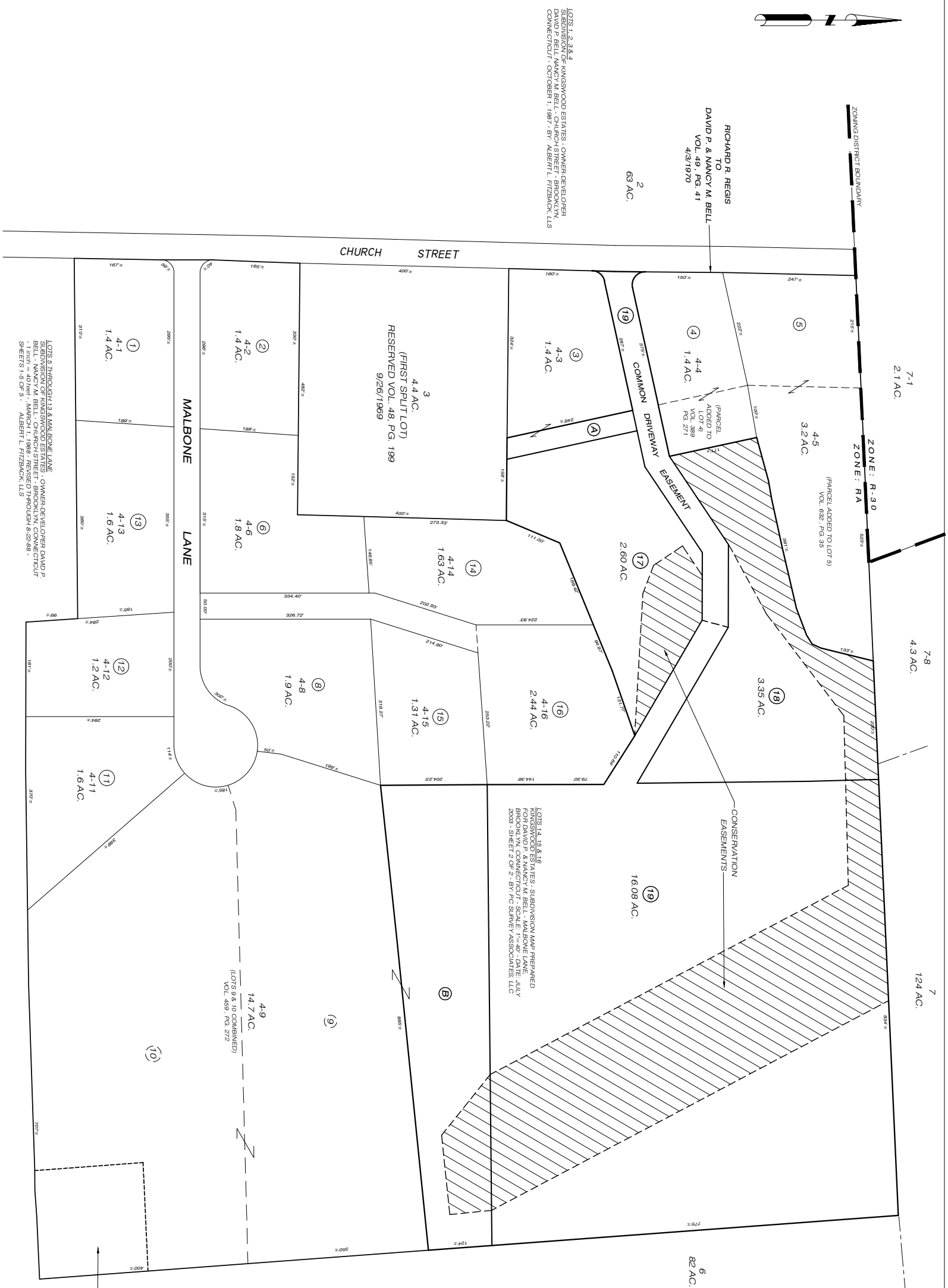
_____ OUTSIDE OF UPLAND REVIEW AREA

_____ NO IMPACT

_____ CHAIR, BROOKLYN IWWC

_____ WETLANDS OFFICER

_____ TIMBER HARVEST

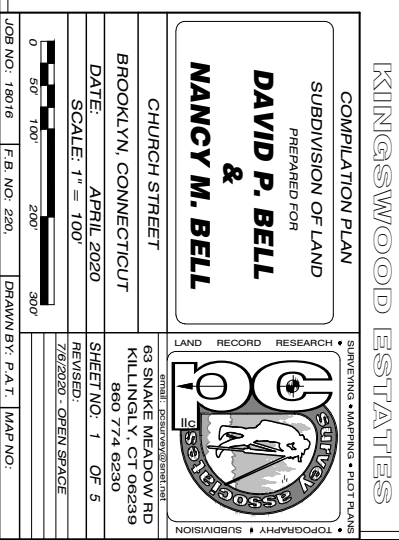


- NOTES:
1. THIS MAP AND SURVEY HAVE BEEN PREPARED IN ACCORDANCE WITH SECTIONS 20-300B-1, 20-300B-2, 20-300B-3 OF THE REGULATIONS OF CONNECTICUT STATE POLICE, AND THE SURVEYING ACT OF 1952, AS AMENDED. THIS MAP IS A COMPILATION AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. IT IS A COMPILATION PLAN CONFORMING TO HORIZONTAL ACCURACY CLASS "D". THIS MAP HAS BEEN COMPILED FROM OTHER MAPS, DEED DIMENSIONS, AND OTHER SOURCES. IT IS NOT TO BE CONSTRUED AS HAVING BEEN OBTAINED AS THE RESULT OF A FIELD SURVEY AND IS SUBJECT TO SUCH CHANGE AS AN ACCURATE FIELD SURVEY MAY DISCLOSE.

2. PROPERTY LINES SHOWN BASED ON BROOKLYN ASSESSORS' MAPPING.
3. ZONING DISTRICT: RA
4. TOTAL SUBDIVIDED AREA = 25.56 ± ACRES.
5. SUBDIVIDED PARCEL IS SHOWN AS MAP 35, LOT 4 OF THE TOWN OF BROOKLYN ASSESSORS' MAPS.
6. KINGSWOOD ESTATES LOTS 1, 2, 3 & 4 WERE APPROVED 1/7/1988.
7. KINGSWOOD ESTATES LOTS 5, 6, 8, 9, 10, 11, 12 & 13 WERE APPROVED 10/20/1988.
8. KINGSWOOD ESTATES LOTS 14, 15 & 16 WERE APPROVED 8/3/2003.
9. REFERENCE DEEDS: VOL. 49, PG. 41 AND VOL. 68, PG. 473 OF THE BROOKLYN LAND RECORDS.

RICHARD R. REGIS
TO
DAVID P. & NANCY M. BELL
VOL. 68, PG. 473
4/3/1970

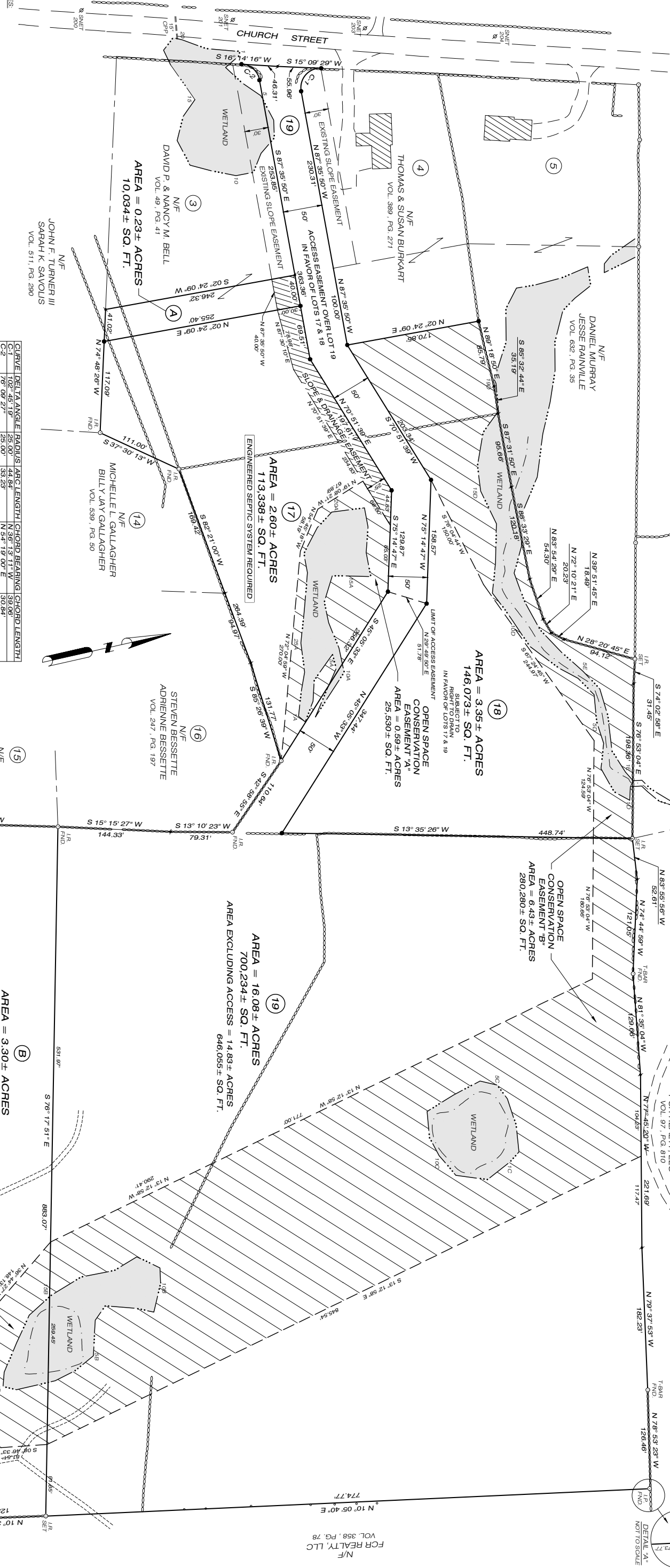
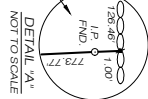
OWNER/APPLICANT: DAVID P. & NANCY M. BELL
PO BOX 358
BROOKLYN, CT 06234



N/F
KYLE M. TIMOTEO
VOL. 576, PG. 216

N/F
PAMELA J. GOYETTE
ANDREA E. SCHOBBER
VOL. 624, PG. 269

N/F
FOR REALTY, LLC
VOL. 97, PG. 810



- NOTES:
1. THIS MAP AND SURVEY HAVE BEEN PREPARED IN ACCORDANCE WITH SECTIONS 20-300A-1 THRU 20-300B-50 OF THE REGULATIONS OF CONNECTICUT STATE AGENCIES - STANDARDS FOR SURVEYORS AND MAPS IN THE STATE OF CONNECTICUT, AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. IT IS A SUBDIVISION MAP BASED ON A DEPENDENT RESURVEY AND ORIGINAL SURVEY CONFORMING TO HORIZONTAL ACCURACY CLASS A-2.
 2. REFERENCE IS MADE TO THE FOLLOWING MAPS:
 - A. SUBDIVISION OF KINGSWOOD ESTATES - OWNER-DEVELOPER DAVID P. BELL, NANCY M. BELL, CHURCH STREET - BROOKLYN, CONNECTICUT - OCTOBER 1, 1987 - BY: ALBERT L. FITZBARK, LLS
 - B. SUBDIVISION OF KINGSWOOD ESTATES - OWNER-DEVELOPER DAVID P. BELL, NANCY M. BELL, CHURCH STREET - BROOKLYN, CONNECTICUT - 1 inch = 40 feet MARCH 1, 1988 - REVISED THROUGH 6-22-88 - SHEETS 1-5 OF 5 - ALBERT L. FITZBARK, LLS
 - C. KINGSWOOD ESTATES - SUBDIVISION MAP PREPARED FOR DAVID P. & NANCY M. BELL - MARBONE LANE, BROOKLYN, CONNECTICUT - SCALE: 1"=40' - DATE: JULY 2003 - SHEET 2 OF 2 - BY: PC SURVEY ASSOCIATES, LLC
 - D. SUBDIVISION MAP PREPARED FOR FCH REALTY PARTNERSHIP - CHURCH STREET, BROOKLYN, CONNECTICUT - SCALE: 1"=40' - DATE: FEB. 2007 - SHEET 2 OF 2 - REVISED 5/3/07 - BY: PC SURVEY ASSOCIATES, LLC
 - E. MAP SHOWING LAND OF ROBERT J. WEAVER - BROOKLYN, CONNECTICUT - SCALE: 1"=40' - MARCH 1984 - WBK ASSOCIATES, INC.
 3. TOTAL SUBDIVIDED AREA = 25.56 ± ACRES
 4. ZONING DISTRICT: RA
 5. THIS SUBDIVISION IS NOT LOCATED WITHIN F.E.M.A.'s 100-YEAR FLOOD HAZARD ZONE.
 6. JULIANT WETLANDS DEPICTED AS DELINEATED BY MICHAEL G. SCHMEER, CPSS AND FIELD LOCATED MAY & JUNE 2006
 7. PARCEL A & PARCEL B ARE TO BE COMBINED WITH ADJUTING PROPERTIES PRIOR TO THE COMEANCE OF ADJUTING LOTS 17 AND 19 AND ARE NOT TO BE CONSTRUED AS SEPARATE BUILDING LOTS.
 8. OPEN SPACE REQUIREMENTS ARE TO BE MET BY THE CREATION OF A CONSERVATION EASEMENT COVENANT - OPEN SPACE CONSERVATION EASEMENT AREAS = 27% OF SUBDIVIDED AREA.
 9. A COMMON DRIVEWAY USE AND MAINTENANCE AGREEMENT SHALL BE RECORDED IN THE BROOKLYN LAND RECORDS PRIOR TO THE CONVEYANCE OF ANY LOT.

CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C-1	102° 45' 19"	25.00'	44.84'	N 66° 13' 11" W	39.06'
C-2	76° 09' 27"	25.00'	33.23'	N 54° 19' 00" E	30.84'

- LEGEND
- IRON PIN / DRILL HOLE FOUND
 - ANGLE POINT
 - IRON ROD TO BE SET
 - STONE WALL

APPROVED BY THE BROOKLYN PLANNING & ZONING COMMISSION

CHAIRMAN _____ DATE _____

PER SECTION 8-26 OF THE CONNECTICUT GENERAL STATUTES, AMENDED, APPROVAL AUTOMATICALLY EXPIRES IF ALL PHYSICAL IMPROVEMENTS REQUIRED BY THIS PLAN ARE NOT COMPLETED BY THAT DATE.

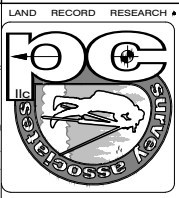
N/F
DONALD E. JR. & LAURA L. WILLIAMS
VOL. 459, PG. 272

AREA = 3.30± ACRES
143,812± SQ. FT.
TO BE CONVEYED TO
DONALD E. JR. & LAURA L. WILLIAMS
TO BECOME CONTIGUOUS WITH &
AN UNDIVIDED PART OF ADJUTING LAND

AREA = 16.08± ACRES
700,234± SQ. FT.
AREA EXCLUDING ACCESS = 14.83± ACRES
646,055± SQ. FT.

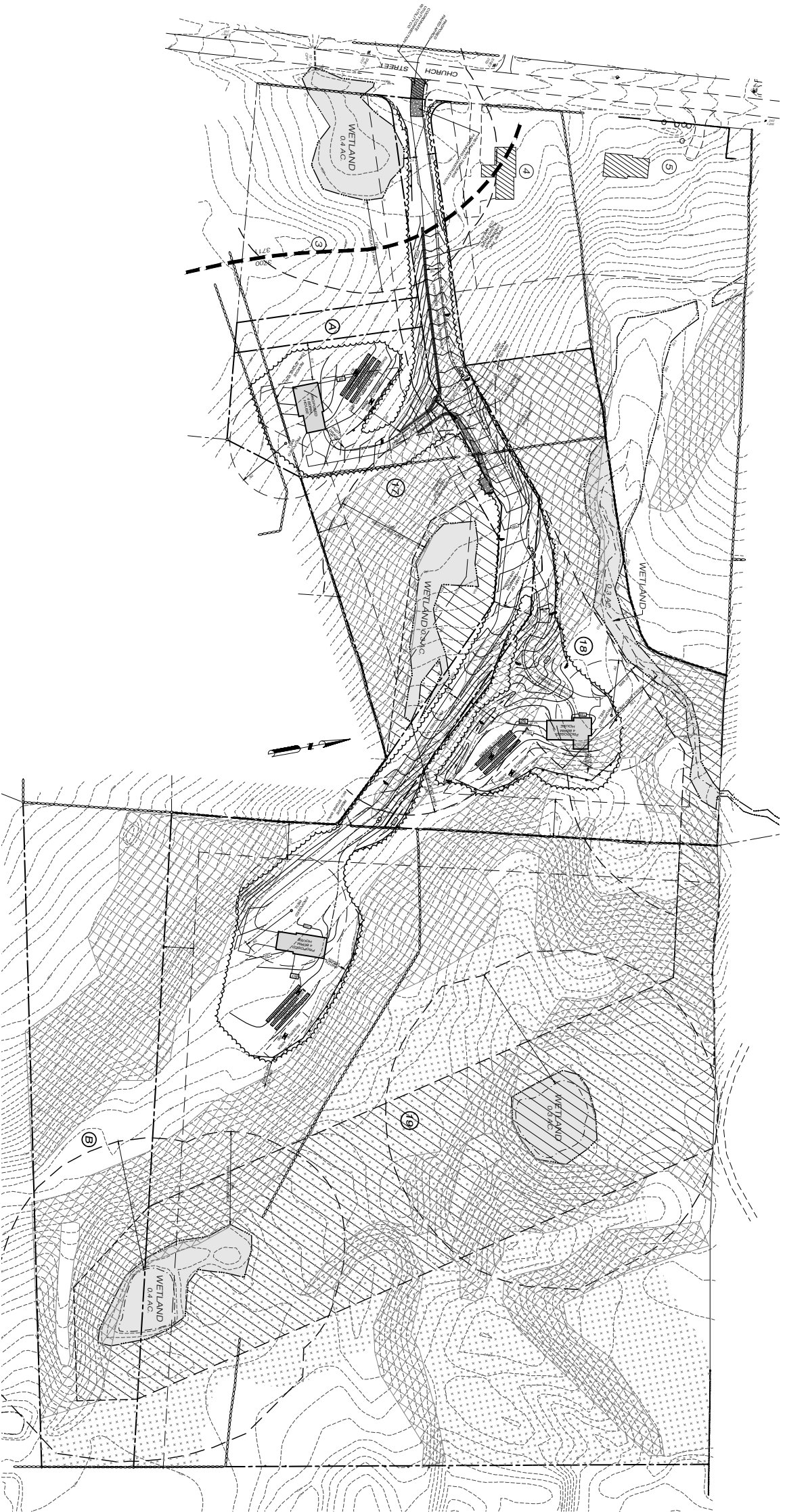
OPEN SPACE
CONSERVATION
EASEMENT "B"
AREA = 6.43± ACRES
280,280± SQ. FT.

DAVID P. BELL
&
NANCY M. BELL



SUBDIVISION MAP
PREPARED FOR
CHURCH STREET
BROOKLYN, CONNECTICUT
DATE: APRIL 2020
SCALE: 1" = 60'
SHEET NO. 2 OF 5
REVISED: 7/6/2020 - OPEN SPACE

JOB NO. 18016	F.B. NO. 220	DRAWN BY: P.A.T.	MAP NO.
TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON.			
PAUL A. TERWILLIGER, L.S. NO. 70155			
DATE: 4/30/2020			
NO CERTIFICATION IS EXPRESSED OR IMPLIED UNLESS THIS MAP BEARS THE EMBOSSED SEAL OF THE LAND SURVEYOR WHOSE SIGNATURE APPEARS HEREON.			



APPROVED BY THE BROOKLYN INLAND WETLANDS
& WATERCOURSES COMMISSION

CHAIRMAN _____ DATE _____

APPROVED BY THE BROOKLYN PLANNING & ZONING COMMISSION

CHAIRMAN _____ DATE _____

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REQUIRED BY THIS PLAN ARE NOT COMPLETED BY THAT DATE

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

PAUL A. TERWILLIGER, L.S. NO. 70155 _____ DATE 4/30/2020

- LEGEND
- IRON PIN FOUND
 - IRON ROD TO BE SET
 - STONE WALL
 - EXISTING CONTOUR
 - PROPOSED CONTOUR
 - PROPOSED SPOT GRADE
 - TEST PIT
 - EROSION CONTROL BARRIER
 - EDGE OF WETLAND
 - PROPOSED UNDERGROUND UTILITIES
 - SLOPES GREATER THAN 15%
 - FARMLAND SOILS
 - PROPOSED CLEARING LIMIT

NOTES:

1. THIS MAP AND SURVEY HAVE BEEN PREPARED IN ACCORDANCE WITH SECTIONS 20-300b-1 THRU 20-300c-20 OF THE REGULATIONS OF CONNECTICUT STATE AGENCIES - STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT. IT IS A COMPILED MAP BASED ON A DEPENDENT RESURVEY CONFORMING TO HORIZONTAL ACCURACY CLASS "D". SEE SHEETS 2 & 4 FOR PROPERTY LINE & LOT DEVELOPMENT INFORMATION. TOPOGRAPHIC FEATURES DEPICTED HEREON WERE FIELD OBSERVED AND MEASURED IN THE FIELD BY THE SURVEYOR ON OR ABOUT JUNE 2006 AND CONFORM TO TOPOGRAPHIC ACCURACY CLASS "C". VERTICAL DATUM IS NAVD83. THIS MAP HAS BEEN CORRELATED FROM OTHER MAPS, FIELD MEASUREMENTS, AND PHOTOGRAPHIC INFORMATION. THE RESULT OF A FIELD SURVEY AND IS SUBJECT TO SUCH CHANGE AS AN ACCURATE FIELD SURVEY MAY DISCLOSE.
2. ZONING DISTRICT: RA
3. PROPOSED IMPROVEMENTS ARE CONCEPTUAL LOCATIONS TO SHOW LOT SUBDIVISIBILITY ONLY.
4. SOLAR ACCESS WAS CONSIDERED IN THE DESIGN OF THIS SUBDIVISION. THE LOT DEVELOPER IS ENCOURAGED TO TAKE ADVANTAGE OF THE PASSIVE SOLAR OPPORTUNITIES PRESENTED BY THESE LOTS AT THE TIME OF ACTUAL HOUSE CONSTRUCTION. THE DEVELOPER IS ENCOURAGED TO UTILIZE PASSIVE SOLAR TECHNIQUES AND IT IS RECOMMENDED THAT THE LOT DEVELOPER CONSULT WITH A SOLAR DESIGNER FOR LOCATION AND STYLE. CLEARING LIMITS AND POSITION ON THE LOT BE TAKEN INTO CONSIDERATION WHEN DEVELOPMENT OCCURS.
5. THE INLAND WETLANDS & WATERCOURSES WERE FIELD Delineated BY MICHAEL G. SCHAEFER, SOIL SCIENTIST AND FIELD LOCATED BY PG SURVEY ASSOCIATES, LLC IN MAY AND JUNE 2006.
6. MAXIMUM DRIVEWAY GRADE PERMITTED IS 12% GRADES OF 10% OR GREATER ARE TO BE PAVED. PROPOSED DRIVEWAY GRADES DEPICTED ARE AT LEAST 10%.

SOILS WITHIN DEVELOPMENT AREAS

CHARTLTON-CHARTFIELD COMPLEX, 0-15% SLOPES, VERY ROCKY
FINE SANDY LOAM TO GRAVELLY FINE SANDY LOAM
WELL DRAINED, WATER TABLE GREATER THAN 80", BEDROCK 20" - 80"
SUTTON, 0-8% SLOPES, VERY STONY
FINE SANDY LOAM TO GRAVELLY SANDY LOAM
MODERATELY WELL DRAINED, WATER TABLE 12-27"

FARMLAND SOILS ON SUBDIVIDED PROPERTY

NINIGRET FINE SANDY LOAM, 0-3% SLOPES
CANTON & CHARLTON FINE SANDY LOAMS, 3-8% SLOPES
HINKLEY LOAMY SAND, 3-15% SLOPES
WALPOLE LOAMY SAND, 0-3% SLOPES
AREA OF FARMLAND SOILS: 10+ ACRES

WETLAND SOILS ON SUBDIVIDED PROPERTY
RIDGEBURY & LEICESTER
WALPOLE

* SOILS INFORMATION AS TAKEN FROM USDA NRCS WEBSITE

KINGSWOOD ESTATES

COMPILED MAP

LOT DEVELOPMENT AREAS
SUBDIVISION OF LAND
PREPARED FOR

DAVID P. BELL
NANCY M. BELL

CHURCH STREET

BROOKLYN, CONNECTICUT

DATE: APRIL 2020

SCALE: 1" = 80'

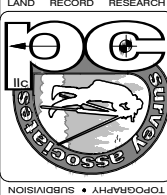
SHEET NO. 3 OF 5

REVISION: 7/6/2020 - OPEN SPACE

7/29/2020

0 40 80 160 240

JOB NO.: 18016 F.B. NO.: N/A DRAWN BY: P.A.T. MAP NO.:



LAND RECORD RESEARCH

SURVEYING • MAPPING • PLAT PLANS

TOPOGRAPHY • SUBDIVISION

63 SNAKE MEADOW RD

KILLINGLY, CT 06239

860 774 6230

REVISION: 7/6/2020 - OPEN SPACE

7/29/2020

SHEET NO. 3 OF 5

DATE: APRIL 2020

BROOKLYN, CONNECTICUT

CHURCH STREET

DAVID P. BELL

NANCY M. BELL

COMPILED MAP

KINGSWOOD ESTATES



NORTHEAST DISTRICT DEPARTMENT OF HEALTH

69 SOUTH MAIN STREET, UNIT 4, BROOKLYN, CT 06234

860-774-7350/FAX 860-774-1308 WWW.NDDH.ORG

July 24, 2020

David & Nancy Bell
PO Box 358
Brooklyn, CT 06234

SUBJECT: FILE #20000155 – CHURCH STREET #, MAP #35, LOT #4, BROOKLYN, CT

Dear David & Nancy Bell:

Upon review of the subdivision plan (PC SURVEY ASSOCIATES, LLC, BELL, JOB#18016, DRAWN APRIL 2020) submitted to this office on 06/30/2020 for the above referenced subdivision, The Northeast District Department of Health concurs with the feasibility of this parcel of land for future development. Additionally, approval to construct individual subsurface sewage disposal systems may be granted based on compliance with appropriate regulations and the Technical Standards as they apply to individual building lots with the following notations:

1. Lot 17 requires that a Professional Engineer design and submit an individual plot plan for review and approval prior to construction.
2. Lots 18, 19 require surveyor's plot plans to be submitted for review and approval prior to construction.
3. Proposed lots are based on 4 bedroom homes at the locations tested. If the number of bedrooms are increased, septic system sizes will require an increase per the Technical Standards.
4. If the proposed septic area is moved, additional testing may be required.

Be advised you must receive approval from the appropriate commissions in the Town of Brooklyn prior to construction of these lots.

This letter is NOT to be construed as an APPROVAL TO CONSTRUCT the septic system and DOES NOT indicate that the Northeast District Department of Health endorses approval for issuance of any building permit.

Should you have any questions, please feel free to contact the sanitarian that reviewed your plan.

Sincerely,

Sherry McGann, RS
Registered Sanitarian-NDDH

cc: Town of Brooklyn; PC Survey Associates, LLC.

I have reviewed the revised plans for the Bell's 3-lot subdivision on Church Street, which were prepared by PC Survey Associates. Here is what I found with respect to my previous comments of July 12, 2020:

Sheet 2 of 5

Comment 1 was not addressed. with respect to marking the conservation easement on the plans with post-mounted signs. I believe it is important to identify the easement with signs in the field, especially where the easement crosses property lines, to let future homeowners know that this is a "hands off" area as far as land disturbance goes. The detail sheet 3 of 4 did not contain any sign detail either.

Sheet 3 of 4

Even though a letter from NDDH to the Bells was submitted to you, PC Survey did not provide their explanation as requested. I believe it is important to know why this note was placed on the plan.

Sheet 4 of 4

Comments 1 thru 4 have been addressed with the construction details updated on the plan.

General Comment

The seal and signature of the professional engineer has not been affixed to the revised plans. And, the soil scientist's signature block has not been included either.

Considering the above, it is my professional opinion that the plans remain incomplete.

Syl

(email sent 8-20-2020)