

INLAND WETLANDS & WATERCOURSES COMMISSION
TOWN OF BROOKLYN, CONECTICUT

Date 06/21/2023

Application # _____

APPLICATION -- INLAND WETLANDS & WATERCOURSES

APPLICANT Wal-Mart Real Estate Business Trust MAILING ADDRESS 2001 SE 10th Street, Bentonville, AR 72716
APPLICANT'S INTEREST IN PROPERTY Expansion PHONE (479)270-7024 EMAIL mike.rutherford@walmart

PROPERTY OWNER IF DIFFERENT Wal-Mart Real Estate Business Trust PHONE _____
MAILING ADDRESS PO Box 8050 Bentonville, AR, 72712 EMAIL _____

ENGINEER/SURVEYOR (IF ANY) Bohler Engineering (c/o Jeff Bord - 65 LaSalle Road, West Hartford, CT
ATTORNEY (IF ANY) N/A

PROPERTY LOCATION/ADDRESS 450 Providence Road, Brooklyn, CT
MAP # 41 LOT # 10 ZONE PC TOTAL ACRES 25.48 ACRES OF WETLANDS ON PROPERTY 1.37 +/-

PURPOSE AND DESCRIPTION OF THE ACTIVITY _____
Online grocery pick up addition with parking modifications _____

WETLANDS EXCAVATION AND FILL:
FILL PROPOSED 0 CUBIC YDS 0 SQ FT 0
EXCAVATION PROPOSED 0 CUBIC YDS 0 SQ FT 0
LOCATION WHERE MATERIAL WILL BE PLACED: ON SITE _____ OFF SITE _____
TOTAL REGULATED AREA ALTERED: SQ FT 4,637 ACRES 0.11

EXPLAIN ALTERNATIVES CONSIDERED (REQUIRED): _____
No build alternative. No additional benefit from online grocery pick up _____

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

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: Mike Rutherford DATE June 21, 2023 | 13:02 CDT

OWNER: Mike Rutherford DATE June 21, 2023 | 13:02 CDT

REQUIREMENTS

_____ APPLICATION FEE \$ 200.00 STATE FEE (\$60.00) 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
 AUTHORIZED BY IWWC

_____ WETLANDS OFFICER

_____ SIGNIFICANT ACTIVITY/PUBLIC HEARING

_____ NO PERMIT REQUIRED

_____ OUTSIDE OF UPLAND REVIEW AREA

_____ NO IMPACT

_____ CHAIR, BROOKLYN IWWC

_____ WETLANDS OFFICER

_____ TIMBER HARVEST



STATEWIDE INLAND WETLANDS & WATERCOURSES ACTIVITY REPORTING FORM

Pursuant to section 22a-39(m) of the General Statutes of Connecticut and section 22a-39-14 of the Regulations of Connecticut State Agencies, inland wetlands agencies must complete the Statewide Inland Wetlands & Watercourses Activity Reporting Form for each action taken by such agency.

This form may be made part of a municipality's inland wetlands application package. If the municipality chooses to do this, it is recommended that a copy of the Town and Quadrangle Index of Connecticut and a copy of the municipality's subregional drainage basin map be included in the package as well.

Please remember, the inland wetlands agency is responsible for ensuring that the information provided is accurate and that it reflects the final action of the agency. Incomplete or incomprehensible forms will be mailed back to the agency. Instructions for completing the form are located on the following page.

The inland wetlands agency shall mail completed forms for actions taken during a calendar month no later than the 15th day of the following month to the Department of Energy and Environmental Protection (DEEP). Do not mail this cover page or the instruction page. **Please mail only the completed yellow reporting form to:**

Wetlands Management Section
Inland Water Resources Division
Department of Energy & Environmental Protection
79 Elm Street, 3rd Floor
Hartford, CT 06106

Questions may be directed to the DEEP's Wetlands Management Section at (860) 424-3019.

**INSTRUCTIONS FOR COMPLETING
THE STATEWIDE INLAND WETLANDS & WATERCOURSES ACTIVITY REPORTING FORM**

Use a separate form to report each action taken by the Agency. Complete the form as described below.

PLEASE PRINT CLEARLY

PART I: To Be Completed By the Inland Wetlands Agency Only

1. Enter the year and month the Inland Wetlands Agency took the action being reported. If multiple actions were taken regarding the same project or activity then multiple forms need to be completed. Enter ONE year and month per form.
2. Enter ONE code letter to describe the final action or decision taken by the Inland Wetlands Agency. *Do not submit a reporting form for withdrawn applications.* Do not enter multiple code letters (for example: if an enforcement notice was given and subsequent permit issued - two forms for the two separate actions are to be completed).
 - A = A Permit Granted by the Inland Wetlands Agency (*not including map amendments, see code D below*)
 - B = Any Permit Denied by the Inland Wetlands Agency
 - C = A Permit Renewed or Amended by the Inland Wetlands Agency
 - D = A Map Amendment to the Official Town Wetlands Map - or -
An Approved/Permitted Wetland or Watercourse Boundary Amendment to a Project Site Map
 - E = An Enforcement Notice of Violation, Order, Court Injunction, or Court Fines
 - F = A Jurisdictional Ruling by the Inland Wetlands Agency (i.e.: activities "permitted as of right" or activities considered non-regulated)
 - G = An Agent Approval pursuant to CGS 22a-42a(c)(2)
 - H = An Appeal of Agent Approval Pursuant to 22a-42a(c)(2)
3. Check "Yes" if a public hearing was held in regards to the action taken; otherwise check "No".
4. Enter the name of the Inland Wetlands Agency official verifying that the information provided on this form is accurate and that it reflects the FINAL action of the agency.

PART II: To Be Completed by the Inland Wetlands Agency or the Applicant - If Part II is completed by the applicant, the applicant must return the form to the Inland Wetlands Agency. The Inland Wetlands Agency must ensure that the information provided is accurate and that it reflects the FINAL action of the Agency.

5. Enter the name of the municipality for which the Inland Wetlands Agency has jurisdiction and in which the action/project/activity is occurring.

Check "Yes" if the action/project/activity crosses municipal boundaries and enter the name(s) of the other municipality(ies) where indicated. Check "No" if it does not cross municipal boundaries.
6. Enter the USGS Quad Map name or number (1 through 115) as found on the Connecticut Town and Quadrangle Index Map (the directory to all USGS Quad Maps) that contains the location of the action/project/activity. See the following website for USGS Quad Map names and numbers:
http://ct.gov/deep/lib/deep/gis/resources/Index_NamedQuadTown.pdf

ALSO enter the four-digit identification number of the corresponding Subregional Drainage Basin in which the action/project/activity is located. If the action/project/activity is located in more than one subregional drainage basin, enter the number of the basin in which the majority of the action/project/activity is located. Town subregional drainage basin maps can be found at UConn – CLEAR's website: http://clear.uconn.edu/data/map_set/index.htm
7. Enter the name of the individual applying for, petitioning, or receiving the action.
8. Enter the name and address or location of the action/project/activity. Check if the the action/project/activity is TEMPORARY or PERMANENT in nature. Also provide a brief description of the action/project/activity.

9. **CAREFULLY REVIEW** the list below and enter **ONE** code letter which best characterizes the action/project/activity. All state agency projects must code "N".

- | | |
|---|---|
| A = Residential Improvement by Homeowner | I = Storm Water / Flood Control |
| B = New Residential Development for Single Family Units | J = Erosion / Sedimentation Control |
| C = New Residential Development for Multi-Family / Condos | K = Recreation / Boating / Navigation |
| D = Commercial / Industrial Uses | L = Routine Maintenance |
| E = Municipal Project | M = Map Amendment |
| F = Utility Company Project | N = State Agency Project |
| G = Agriculture, Forestry or Conservation | P = Other (this code includes the approval of |
| H = Wetland Restoration, Enhancement, Creation | concept plans with no-on-the-ground work) |

10. Enter between one and four code numbers to best characterize the project or activity being reported. Enter "NA" if this form is being completed for the action of map amendment. You must provide code 12 if the activity is located in an established upland review area (buffer, setback). You must provide code 14 if the activity is located **BEYOND** the established upland review area (buffer, setback) or **NO** established upland review area (buffer, setback) exists.

- | | |
|---|--|
| 1 = Filling | 8 = Underground Utilities (no other activities) |
| 2 = Excavation | 9 = Roadway / Driveway Construction |
| 3 = Land Clearing / Grubbing (no other activity) | 10 = Drainage Improvements |
| 4 = Stream Channelization | 11 = Pond, Lake Dredging / Dam Construction |
| 5 = Stream Stabilization (includes lakeshore stabilization) | 12 = Activity in an Established Upland Review Area |
| 6 = Stream Clearance (removal of debris only) | 14 = Activity in Upland |
| 7 = Culverting (not for roadways) | |

Examples: Jurisdictional ruling allowing construction of a parking lot in an upland where the municipality *does not* have an established upland review area must use code 14; other possible codes are 2 and 10. Permitted construction of a free standing garage (residential improvement by homeowner) partially in an established upland review area with the remainder in the upland must use code 12 and 14; other possible codes are 1 and 2. Permitted dredging of a pond must use code 11; other possible codes are 12 and 5.

11. Leave blank for **TEMPORARY** alterations but please indicate action/project/activity is temporary under question #8 on the form. For **PERMANENT** alterations, enter in acres the area of wetland soils or watercourses altered. Include areas that are permanently altered, or are proposed to be, for all agency permits, denials, amendments, and enforcement actions. For those activities that involve filling or dredging of lakes, ponds or similar open water bodies enter the acres filled or dredged under "open water body". For those activities that involve directly altering a linear reach of a brook, river, lakeshore or similar linear watercourse, enter the total linear feet altered under "stream". Remember that these figures represent only the acreage altered not the total acreage of wetlands or watercourses on the site. You **MUST** provide all information in **ACRES** (or linear feet as indicated) including those areas less than one acre. To convert from square feet to acres, divide square feet by the number 43,560. Enter zero if there is no alteration.

12. Enter in acres the area of upland altered as a result of an **ACTIVITY REGULATED BY** the inland wetlands agency, or as a result of an **AGENT APPROVAL** pursuant to 22a-42a(c)(2). Leave blank for **TEMPORARY** alterations but please indicate action/project/activity is temporary under question #8 on the form. Include areas that are permanently altered, or proposed to be permanently altered, for all agency permits, denials, amendments, and enforcement actions. Inland wetlands agencies may have established an upland review area (also known as a buffer or setback) in which activities are regulated. Agencies may also regulate activities beyond these established areas. You **MUST** provide all information in **ACRES** including those areas less than one acre. To convert from square feet to acres, divide square feet by the number 43,560. Enter zero if there is no alteration. Remember that these figures represent only the upland acreage altered as a result of an activity regulated by the inland wetlands agency, or as a result of an agent approval.

13. Enter the acres that are, or are proposed to be, restored, enhanced or created for all agency permits, denials, amendments, and enforcement actions. **NOTE** restored or enhanced applies to previously existing wetlands or watercourses. Created applies to a non-wetland or non-watercourse area which is converted into wetlands or watercourses (question #10 must provide 12 and/or 14 as an answer, and question #12 must also be answered). You **MUST** provide all information in **ACRES** including those areas less than one acre. To convert from square feet to acres, divide square feet by the number 43,560. Enter zero if there is no restoration, enhancement or creation.

PART III: To Be Completed By The DEEP - Please leave this area blank. Incomplete or incomprehensible forms will be mailed back to the inland wetlands agency.



Statewide Inland Wetlands & Watercourses Activity Reporting Form

Please complete - print clearly - and mail this form in accordance with the instructions on pages 2 and 3 to:
Wetlands Management Section, Inland Water Resources Division, CT DEEP, 79 Elm Street - 3rd Floor, Hartford, CT 06106

PART I: To Be Completed By the Municipal Inland Wetlands Agency Only

1. DATE ACTION WAS TAKEN (enter one year and month): Year _____ Month _____
2. ACTION TAKEN (enter one code letter): _____
3. WAS A PUBLIC HEARING HELD (check one)? Yes _____ No _____
4. NAME OF AGENCY OFFICIAL VERIFYING AND COMPLETING THIS FORM:
(type name) _____ (signature) _____

PART II: To Be Completed By the Municipal Inland Wetlands Agency or the Applicant

5. TOWN IN WHICH THE ACTION IS OCCURRING (type name): Brooklyn, CT
Does this project cross municipal boundaries (check one)? Yes _____ No _____
If Yes, list the other town(s) in which the action is occurring (type name(s)): _____
6. LOCATION (see directions for website information): USGS Quad Map Name: Danielson, CT or Quad Number: _____
Subregional Drainage Basin Number: 3700
7. NAME OF APPLICANT, VIOLATOR OR PETITIONER (type name): Bohler Engineering
8. NAME & ADDRESS/LOCATION OF PROJECT SITE (type information): 450 Providence Road, Brooklyn, CT
Briefly describe the action/project/activity (check and type information): Temporary _____ Permanent _____
Description: Online grocery pick up addition with parking modification
9. ACTIVITY PURPOSE CODE (enter one code letter): D
10. ACTIVITY TYPE CODE(S) (enter up to four code numbers): 8, 14, _____, _____
11. WETLAND / WATERCOURSE AREA ALTERED (type in acres or linear feet as indicated):
Wetlands: 1.37 acres Open Water Body: _____ acres Stream: _____ linear feet
12. UPLAND AREA ALTERED (type in acres as indicated): 0.11 acres
13. AREA OF WETLANDS / WATERCOURSES RESTORED, ENHANCED OR CREATED (type in acres as indicated): 0 acres

DATE RECEIVED:

PART III: To Be Completed By the DEEP

DATE RETURNED TO DEEP:

FORM COMPLETED: YES NO

FORM CORRECTED / COMPLETED: YES NO

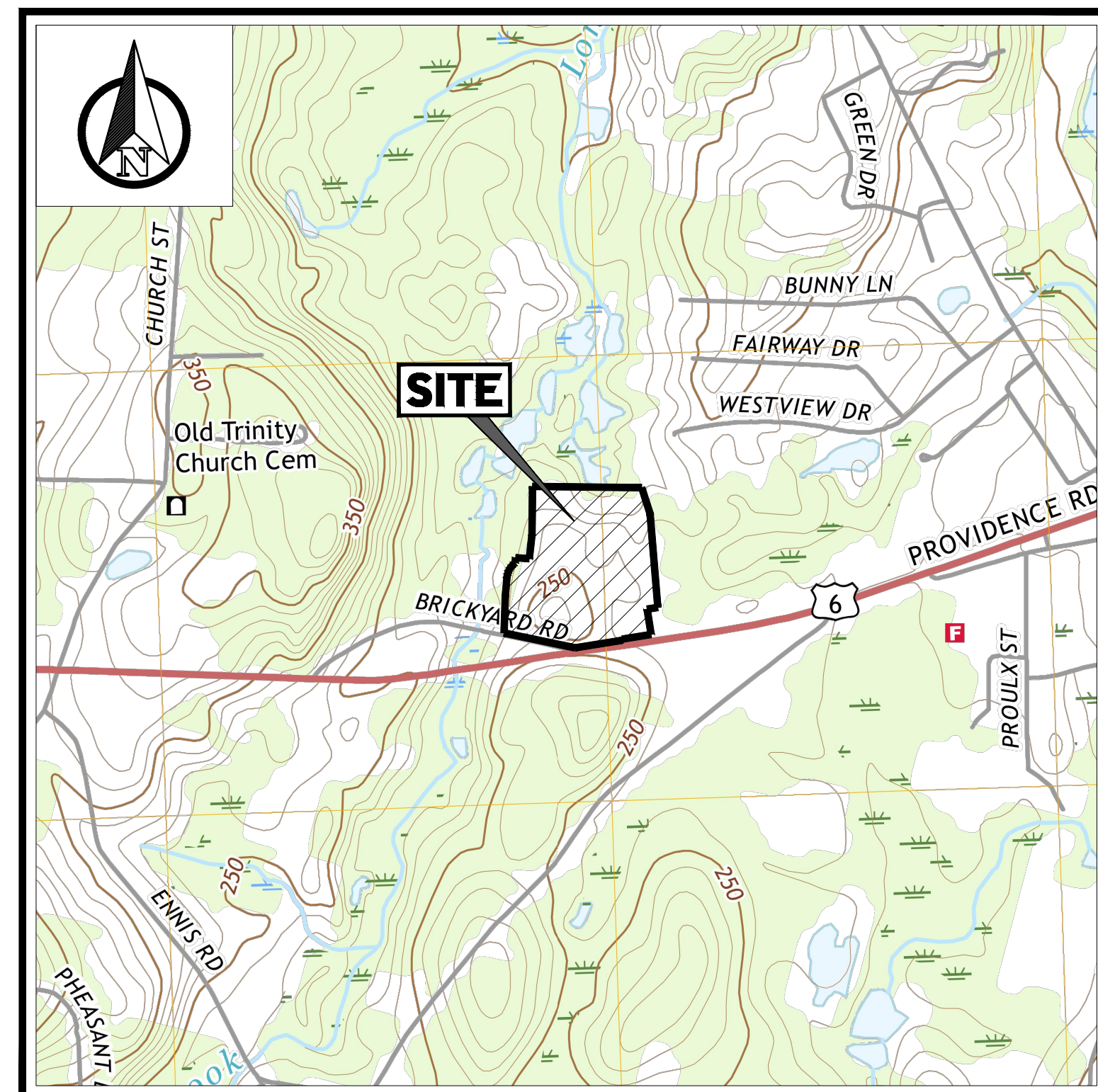
PROPOSED SITE PLAN DOCUMENTS

FOR



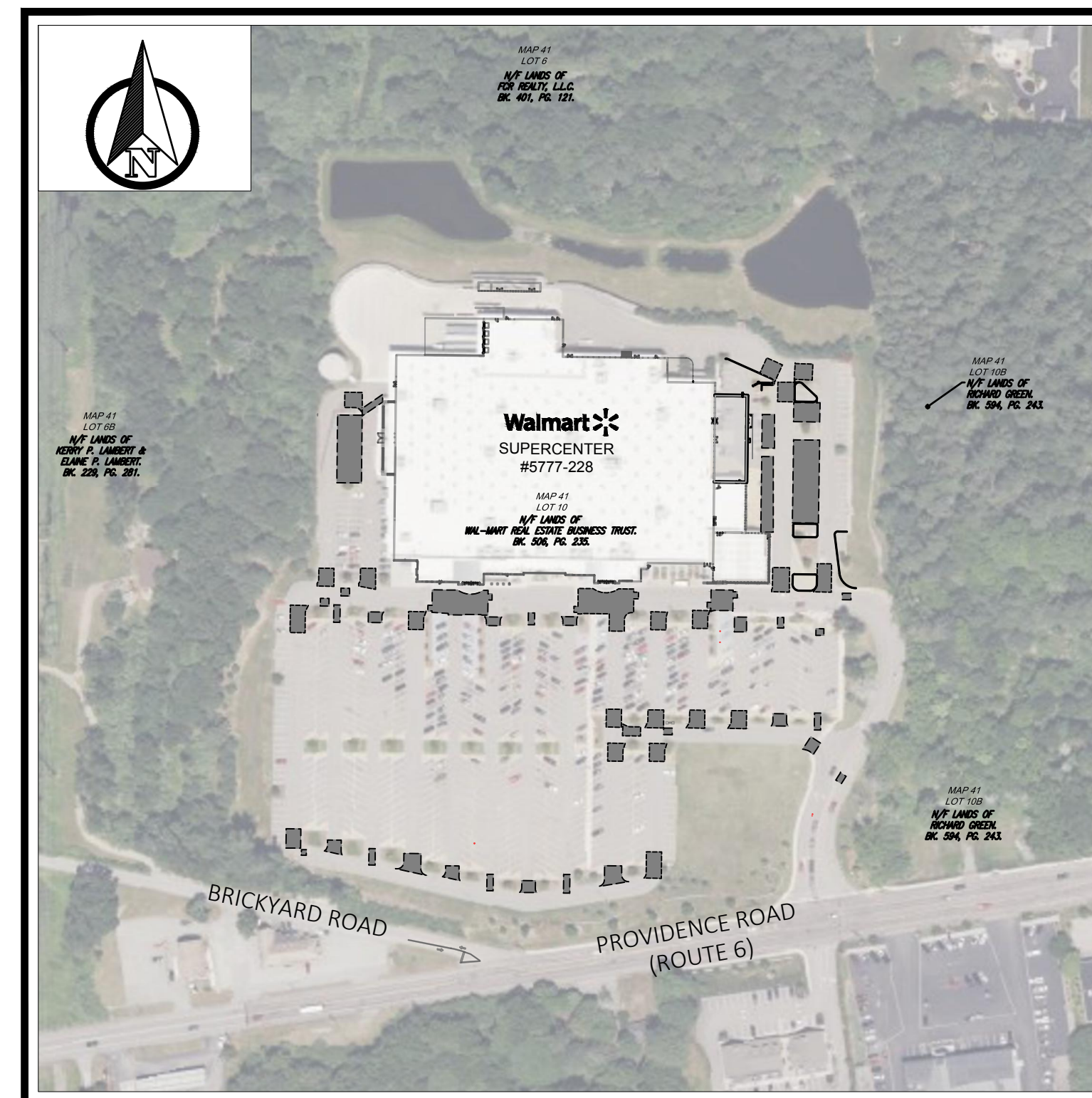
STORE #5777-228 PROPOSED PICKUP AND SIGNAGE / STRIPING IMPROVEMENTS AND BUILDING EXPANSION

LOCATION OF SITE:
450 PROVIDENCE ROAD, TOWN OF BROOKLYN
WINDHAM COUNTY, CONNECTICUT



USGS MAP

SCALE: 1" = 1,000'
SOURCE: DANIELSON CONNECTICUT USGS QUADRANGLE



SITE MAP

SCALE: 1" = 200'
SOURCE: 2023 MICROSOFT CORPORATION

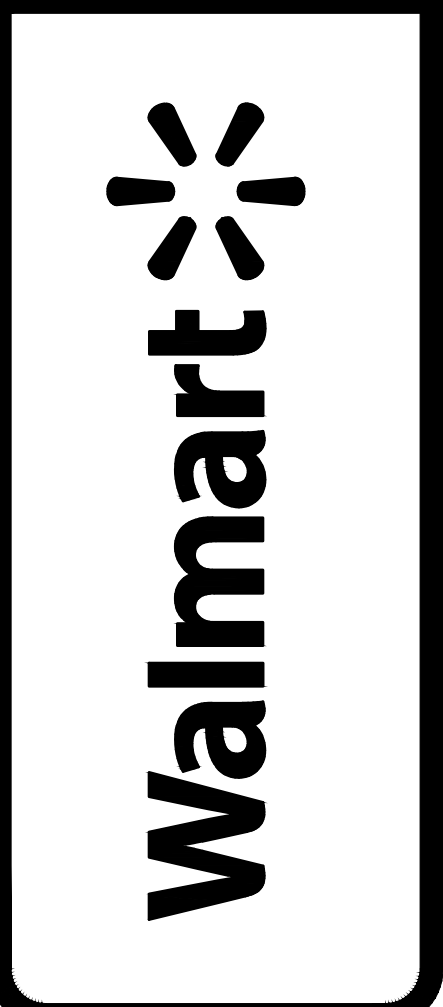
DRAWING SHEET INDEX

SHEET TITLE	SHEET NUMBER
COVER SHEET	COV-1
GENERAL NOTES SHEET	NS-1
EXISTING CONDITIONS PLAN	EC-1
OVERALL SITE PLAN - STOP SIGNS AND MARKINGS PLAN	SSM-1
DEMOLITION AND SITE CONSTRUCTION PLAN	SECP-1
DEMOLITION AND EROSION CONTROL PLAN	DM-1
SITE PLAN	SP-1
GRADING, DRAINAGE, & UTILITY PLAN	GD-1
SECP AND STOP SIGNS AND MARKINGS DETAIL SHEET	SECP/SSM DETAILS
DETAIL SHEET	DTL-1
DETAIL SHEET	DTL-2
DETAIL SHEET	DTL-3
SPECIFICATIONS SHEET	CSS-1
SPECIFICATIONS SHEET 2	CSS-2
ALTA/NSPS LAND TITLE SURVEY (BY OTHERS)	2 SHEETS

REVISIONS	BY



SUPERCENTER #5777-228
450 PROVIDENCE ROAD, TOWN OF BROOKLYN, CT
WAL-MART STORES, INC.
2001 SE 10TH STREET
BENTONVILLE, AR 72716

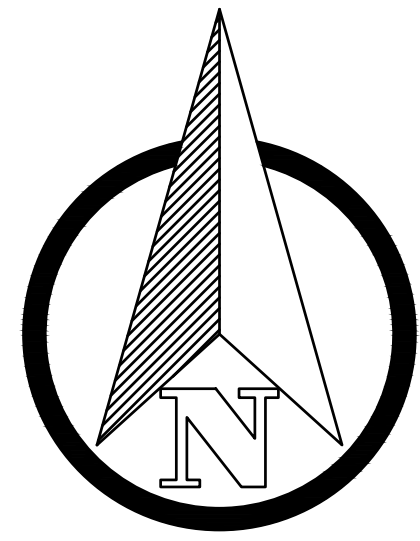


DRAWN	BTJ/TJN
CHECKED	JJC/SJB
DATE	06/29/2023
SCALE	AS NOTED
JOB No.	MAA230031.00
SHEET	

COV-1

PREPARED BY
BOHLER //

COVER SHEET



MAP 41
LOT 6
N/2 LANDS OF
FOR REALTY, L.L.C.
BK. 401, PG. 121.

Walmart
SUPERCENTER
#5777-228
EXISTING BUILDING: 152,124 SF±
GARDEN CENTER: 9,269 SF±
TOTAL: 161,394 SF±
728 TOTAL SPACES

MAP 41
LOT 10B
N/2 LANDS OF
RICHARD GREEN,
BK. 594, PG. 243.

MAP 41
LOT 10
N/2 LANDS OF
WAL-MART REAL ESTATE BUSINESS TRUST,
BK. 506, PG. 235.

MAP 41
LOT 10B
N/2 LANDS OF
RICHARD GREEN,
BK. 594, PG. 243.

MAP 41
LOT 10B
N/2 LANDS OF
RICHARD GREEN,
BK. 594, PG. 243.

APPROX. LOC. OF
LIMITS OF ZONE "A"
(PER REF. #2)

FLOOD ZONE "A"

MAP 41
LOT 6B
N/2 LANDS OF
KENNY R. LAMBERT &
ELIZABETH P. LAMBERT,
BK. 229, PG. 281.

$N05^{\circ}28'08''E$
 $39.29'$
 $R=152.60'$
 $\Delta=047^{\circ}42'52''$
 $L=127.08'$
 $CHB=N28^{\circ}53'48''E$
 $CHD=123.44'$

$N05^{\circ}02'22''E$
 $135.76'$

$N01^{\circ}54'41''E$
 $272.49'$

BRICKYARD ROAD
(PUBLIC - 40' WIDE R.O.W.)
TWO WAY TRAFFIC (ASPHALT ROADWAY)

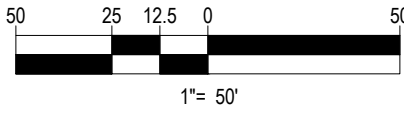
PROVIDENCE ROAD
(AKA - US ROUTE 6)
(PUBLIC - 80' WIDE R.O.W.)
TWO WAY TRAFFIC (ASPHALT ROADWAY)

**REFER TO GENERAL NOTES SHEET
FOR ADDITIONAL INFORMATION
(SHEET NS-1)**

811 Know what's below.
Call before you dig.

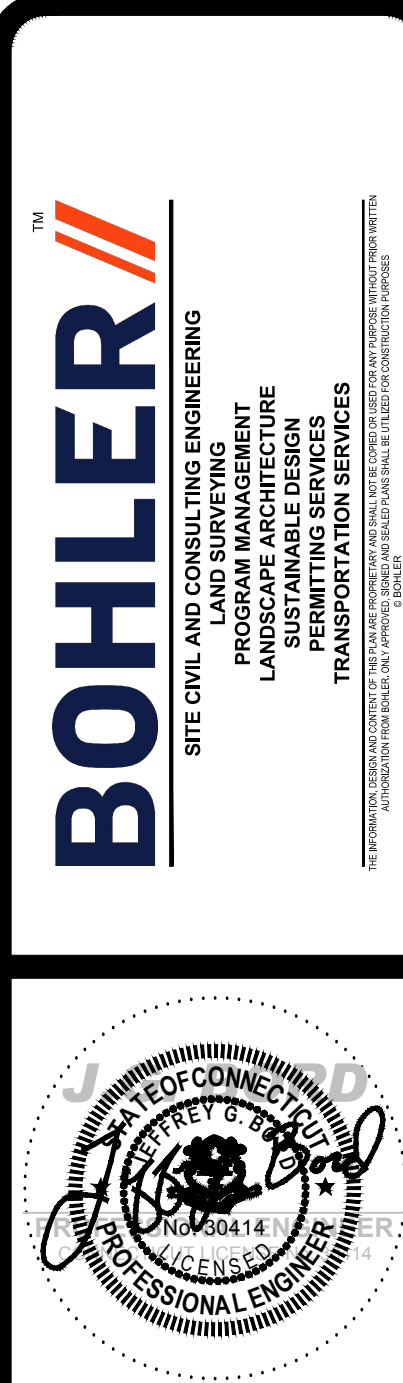
THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

NOTE: THIS SITE PLAN WAS DEVELOPED BASED ON PLANS PREPARED BY CT CONSULTANTS AND "ALTANSIPS LAND TITLE SURVEY" PREPARED BY CONTROL POINT ASSOCIATES, INC. DATED 09/20/2023.



EXISTING CONDITIONS PLAN

REVISIONS	BY

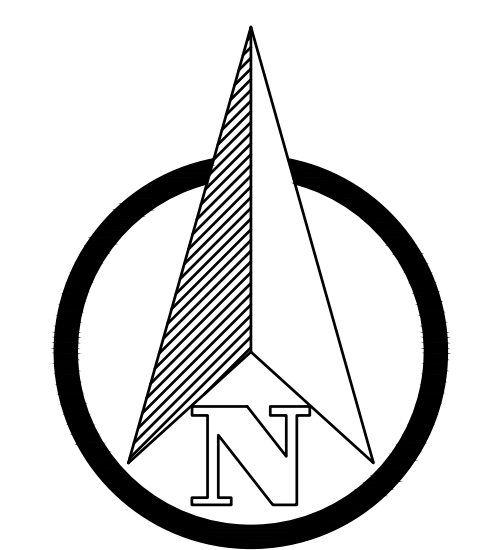


Walmart
SUPERCENTER #5777-228
450 PROVIDENCE ROAD, TOWN OF BROOKLYN, CT
WAL-MART STORES, INC.
2001 SE 10TH STREET
BENTONVILLE, AR 72716



DRAWN	BTJ/TJN
CHECKED	JJC/SJB
DATE	08/29/2023
SCALE	AS NOTED
JOB No.	MAA230031.00
SHEET	

EC-1



N/F LANDS OF FOR REALTY, L.L.C. BK. 401, PG. 121.

ZONING INFORMATION			
ZONING DISTRICT:	PLANNED COMMERCIAL		
ZONE CRITERIA	REQUIRED	EXISTING (1)	PROPOSED
MINIMUM LOT AREA	30,000 SF	1,109,787 SF (25.5± Ac.)	NO CHANGE
MIN. LOT FRONTAGE	100 FT	533.16 FT (BRICKYARD RD.)	NO CHANGE
MIN. FRONT SETBACK	45 FT	490.6 FT (BRICKYARD RD.)	NO CHANGE
MIN. SIDE SETBACK	20 FT	140.1 FT	NO CHANGE
MIN. REAR SETBACK	20 FT	213.0 FT	NO CHANGE
MAX. BUILDING HEIGHT	40 FT	< 40'	NO CHANGE
MAX. IMPERVIOUS AREA	65%	55.7%	55.5%
PARKING SPACES	502	728	719
PARKING CRITERIA	RETAIL STORES: 3 SPACES PER 1,000 SF GFA 167,344 SF / 1,000' ± = 502 SPACES REQUIRED UNDER CURRENT ZONING		
ACCESSIBLE PARKING SPACES	15	18	NO CHANGE
ACCESSIBLE PARKING CRITERIA	TOTAL PARKING 901 TO 1000 = 2 PERCENT OF TOTAL ACCESSIBLE SPACES VAN ACCESSIBLE SPACES = 1 / 8 SPACES		

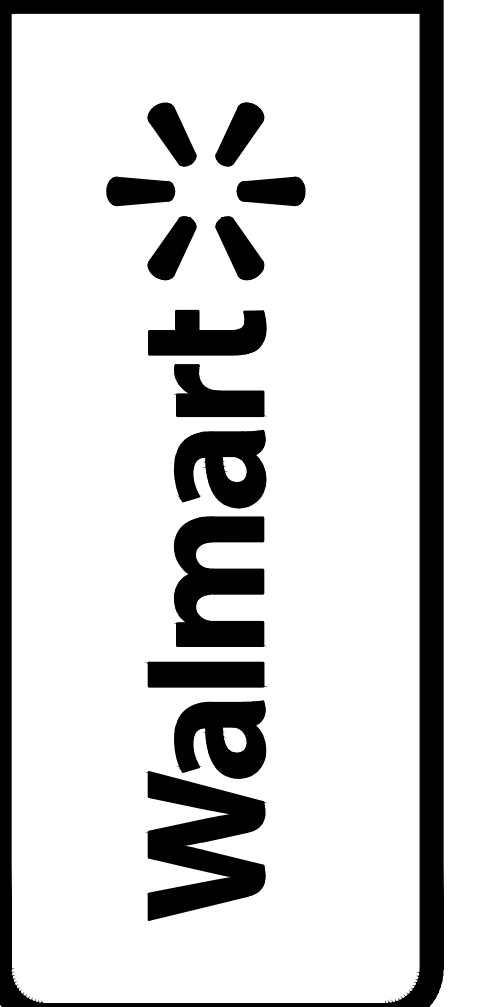
STOP SIGNS AND MARKING PLAN LEGEND

- REFERENCE DETAIL SHEET
- (A) EXISTING PEDESTRIAN CROSSING SIGN TO BE REMOVED.
 - (B1) EXISTING STOP SIGN TO BE REMOVED.
 - (B2) EXISTING PICKUP DIRECTIONAL SIGN TO BE REMOVED.
 - (B3) EXISTING "NO TRUCK" SIGN TO BE REMOVED.
 - (C) EXISTING SIGN POST TO BE REMOVED.
 - (D) EXISTING SIGN POST AND BASE TO REMAIN. EXISTING BOLLARD SHALL BE REPAINTED TRAFFIC YELLOW (SEE DETAIL).
 - (E) EXISTING CROSSWALK STRIPING TO BE REMOVED.
 - (F) EXISTING CROSSWALK STRIPING TO REMAIN AND SHALL BE REFRESHED/RESTRIPED.
 - (G) EXISTING YIELD PAVEMENT MARKING TO BE REMOVED.
 - (H) EXISTING DIRECTIONAL ARROW PAVEMENT MARKING TO BE REMOVED.
 - (I) NEW "STOP HERE FOR PEDESTRIANS" SIGN.
 - (J1) NEW W4-4A "TRAFFIC FROM LEFT DOES NOT STOP" PLACARD. SEE DETAIL.
 - (J2) NEW W4-4B "ONCOMING TRAFFIC DOES NOT STOP" PLACARD. SEE DETAIL.
 - (J3) NEW W4-4A "TRAFFIC FROM RIGHT DOES NOT STOP" PLACARD. SEE DETAIL.
 - (J4) NEW R31-3P "ALL WAY" PLACARD. SEE DETAIL.
 - (K1) NEW 30"x30" STOP SIGN.
 - (K2) NEW 36"x36" STOP SIGN.
 - (L) NEW SIGN MOUNTING AND BASE WITH BOLLARD.
 - (M) NEW STOP TEXT AND STOP BAR.
 - (N) 4" WIDE PAINTED YELLOW STRIPES AT 45° @ 2' 0" O.C.
 - (O) NEW CROSSWALK MARKINGS - 6" WIDE PAINTED WHITE STRIPING PARALLEL TO DIRECTION OF TRAFFIC AT 2' 0" O.C. AND (18" WIDE STRIPE PERPENDICULAR ON BOTH ENDS UNLESS NOTED OTHERWISE. SEE SITE PLAN FOR DIMENSIONS. ENTIRE CROSSWALK SHALL BE RE-STRIPED.
 - (P) NEW "CROSS TRAFFIC DOES NOT STOP" (W4-4P) SIGN MOUNTED BELOW STOP SIGN.
 - (Q) LIMITS OF SEAL COAT. APPLY SEAL COAT OVER WHERE STRIPING AND PAVEMENT MARKINGS WERE REMOVED AND WHERE NEW STRIPING AND PAVEMENT MARKINGS WILL BE APPLIED. APPLY NEW STRIPING AND PAVEMENT MARKINGS OVER SEAL COAT.
 - (R) 4" WIDE PAINTED YELLOW STRIPES - 6' LONG WITH 18" GAPS.
 - (S) EXISTING STOP BAR AND STRIPING TO BE REMOVED.
 - (T) NEW OPEN ARROW PAVEMENT MARKINGS.
 - (U) NEW 6" WIDE FIRE LANE STRIPING PAINTED TRAFFIC RED WITH "NO PARKING FIRE LANE" PAINTED WITH 4" HIGH WHITE LETTERING AT 25' SPACING. SEE DETAIL.
 - (V) NEW FIRE LANE STRIPING TO MATCH EXISTING.
 - (W) NEW STOP BAR.
 - (X) 4" WIDE DOUBLE SOLID YELLOW STRIPE.
 - (Y) EXISTING STOP SIGN TO REMAIN.
 - (Z1) EXISTING "NO PARKING FIRE LANE" SIGN TO BE REMOVED.
 - (Z2) NEW "NO PARKING FIRE LANE" SIGN.
 - (Z3) PEDESTRIAN CROSSING SIGN TO REMAIN.
 - (Z4) NEW PICKUP DIRECTIONAL SIGN.
 - (Z5) EXISTING MISC TRUCK/PARKING/ASLE SIGN TO REMAIN.
 - (Z6) EXISTING SIGN MOUNTING BASE WITH BOLLARD TO BE REMOVED.
 - (Z7) NEW SIGN MOUNTING BASE WITH BREAK AWAY POST.
 - (Z8) NEW SOLID ARROW PAVEMENT MARKINGS.
 - (Z9) EXISTING DOUBLE YELLOW PAVEMENT STRIP TO BE RESTRIPE.
 - (Z10) EXISTING STOP TEXT PAVEMENT MARKING TO BE REMOVED.
 - (Z11) EXISTING FORWARD/LEFT OR RIGHT TURN ONLY PAVEMENT MARKING TO BE RESTRIPE.
 - (Z12) EXISTING PICKUP PAVEMENT GRAPHIC TO BE REMOVED.
 - (Z13) EXISTING SINGLE WHITE LINE TO BE RESTRIPE.

REVISIONS	BY

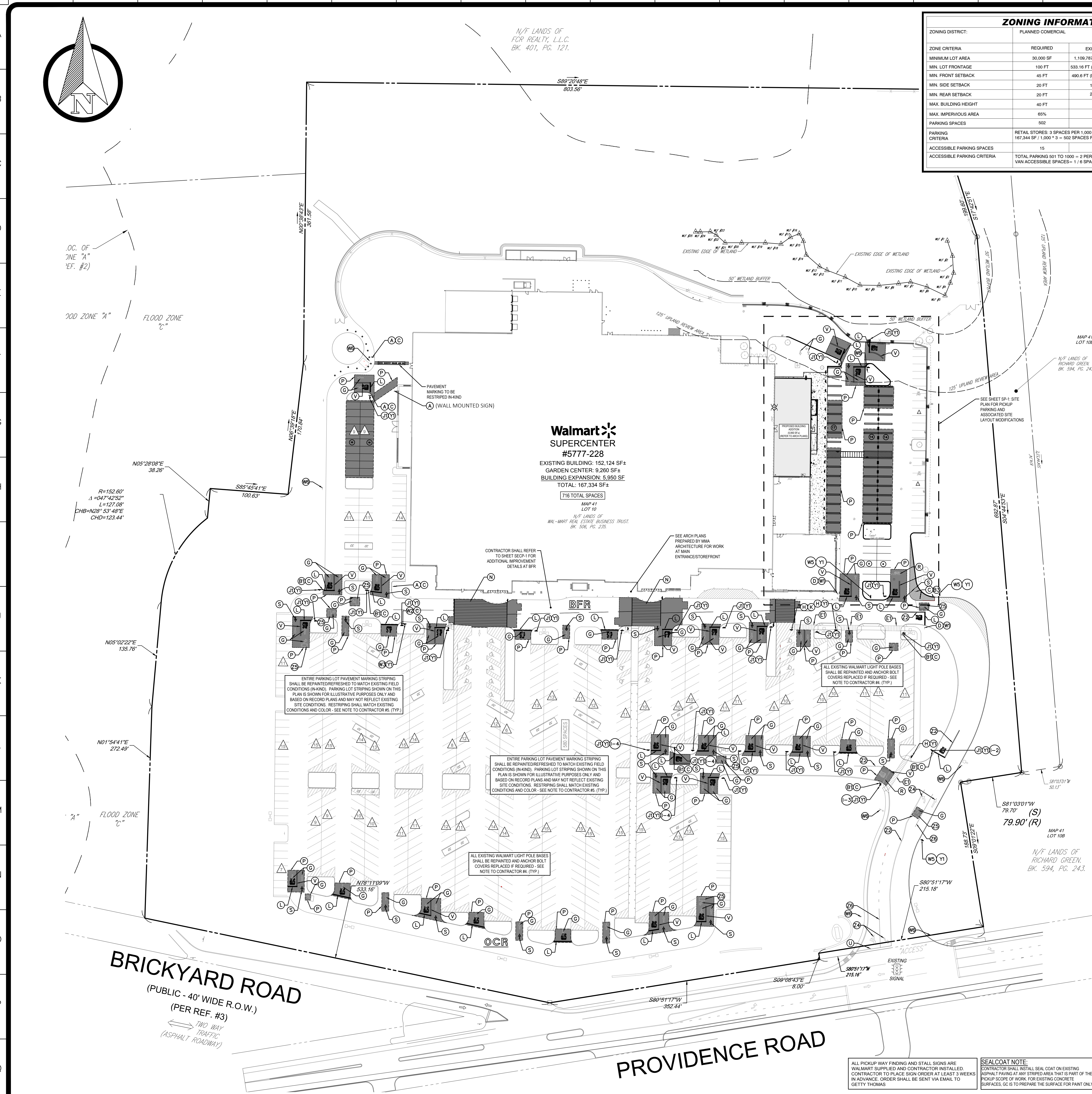


SUPERCENTER #5777-228
 450 PROVIDENCE ROAD, TOWN OF BROOKLYN, CT
 WAL-MART STORES, INC.
 2001 SE 10TH STREET
 BENTONVILLE, AR 72716



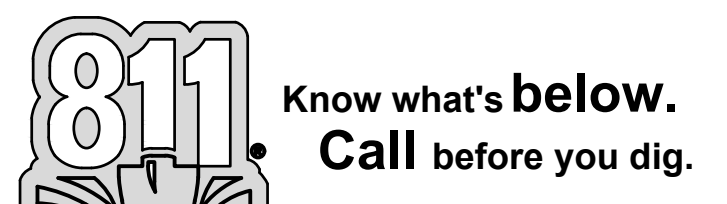
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 CHECKED: JJC/SB
 DATE: 06/29/2023
 SCALE: AS NOTED
 JOB NO: MA230031.00
 SHEET

SSM-1



- NOTES TO CONTRACTOR:
- BFR (BUILDING FRONTAGE ROAD) OCR (OUTER CIRCULATION ROAD)
 - CONTRACTOR SHALL INSTALL 'NEW' STOP BARS, SIGNS, AND TEXT TO MATCH CURRENT DETAILS AT THE LOCATIONS SHOWN ON THESE PLANS.
 - ALL SIGNS LOCATED ON THE BUILDING SIDE OF THE BFR SHALL BE INSTALLED ON A SINGLE POST WITH BOLLARD.
 - CONTRACTOR TO REPAINT PARKING LOT LIGHT POLE BASES AND REMOVE PREVIOUS OVERSPRAY ON PAVING. REPLACE COVER FOR ANCHOR BOLTS IF DAMAGED/MISSING.
 - CONTRACTOR TO REFRESH ALL PARKING LOT STRIPING TO MATCH EXISTING, EXCEPT WHERE SPECIFIED IN SSM OR SECP SHEETS.

REFER TO GENERAL NOTES SHEET FOR ADDITIONAL INFORMATION (SHEET NS-1)



THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREE TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

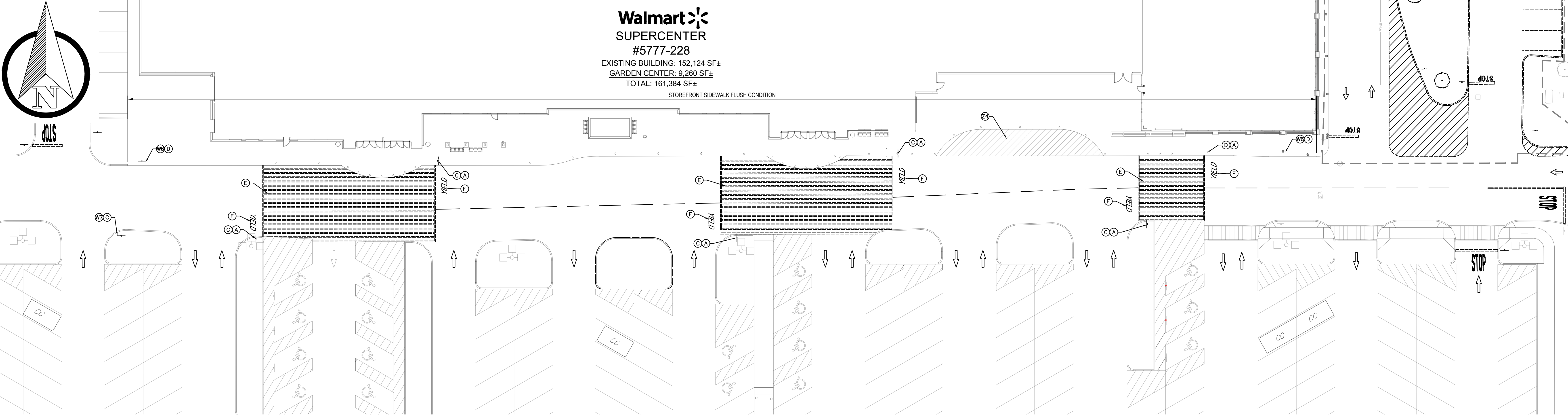
SEALCOAT NOTE:
 CONTRACTOR SHALL INSTALL SEAL COAT ON EXISTING ASPHALT PAVING AT ANY STRIPED AREA THAT IS PART OF THE PICKUP SCOPE OF WORK FOR EXISTING CONCRETE SURFACES. GO TO TO PREPARE THE SURFACE FOR PAINT ONLY.

OVERALL SITE PLAN - STOP SIGNS AND MARKINGS PLAN



Walmart
SUPERCENTER
#5777-228
 EXISTING BUILDING: 152,124 SF±
 GARDEN CENTER: 9,260 SF±
 TOTAL: 161,384 SF±

STOREFRONT SIDEWALK FLUSH CONDITION

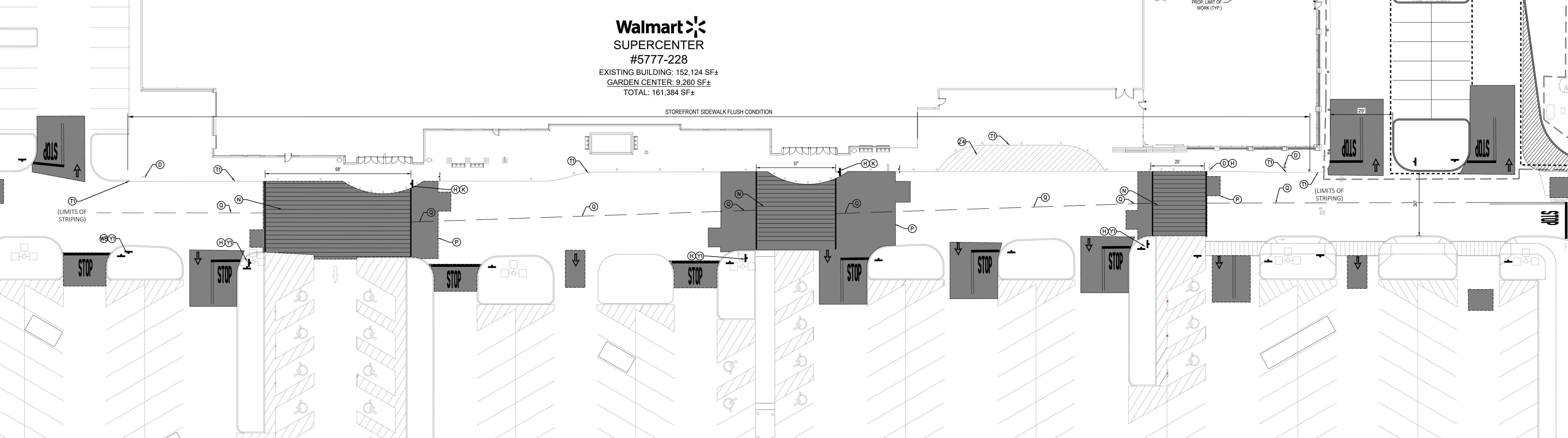


DEMOLITION PLAN



Walmart
SUPERCENTER
#5777-228
 EXISTING BUILDING: 152,124 SF±
 GARDEN CENTER: 9,260 SF±
 TOTAL: 161,384 SF±

STOREFRONT SIDEWALK FLUSH CONDITION



SITE CONSTRUCTION PLAN

STOP SIGNS AND MARKING PLAN LEGEND

- REFERENCE DETAIL SHEET
- (A) EXISTING PEDESTRIAN CROSSING SIGN TO BE REMOVED.
 - (B1) EXISTING STOP SIGN TO BE REMOVED.
 - (B2) EXISTING PICKUP DIRECTIONAL SIGN TO BE REMOVED.
 - (C) EXISTING SIGN POST TO BE REMOVED.
 - (D) EXISTING SIGN POST AND BASE TO REMAIN. EXISTING BOLLARD SHALL BE REPAINTED TRAFFIC YELLOW (SEE DETAIL).
 - (E) EXISTING CROSSWALK STRIPING TO BE REMOVED.
 - (F) EXISTING YIELD PAVEMENT MARKING TO BE REMOVED.
 - (G) EXISTING DIRECTIONAL ARROW PAVEMENT MARKING TO BE REMOVED.
 - (H) NEW "STOP HERE FOR PEDESTRIANS" SIGN.
 - (I) NEW W4-4A "TRAFFIC FROM LEFT DOES NOT STOP" PLACARD. SEE DETAIL.
 - (J) NEW W4-4B "ONCOMING TRAFFIC DOES NOT STOP" PLACARD. SEE DETAIL.
 - (K) NEW W4-4A "TRAFFIC FROM RIGHT DOES NOT STOP" PLACARD. SEE DETAIL.
 - (L) NEW R31-3P "ALL WAY" PLACARD. SEE DETAIL/NEW R31-3P "ALL WAY" PLACARD. SEE DETAIL.
 - (M) NEW 30"x30" STOP SIGN.
 - (N) NEW 36"x36" STOP SIGN.

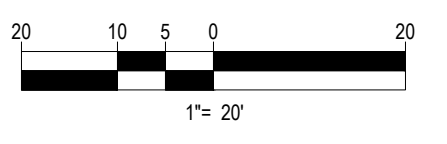
STOP SIGNS AND MARKING PLAN LEGEND - CONT.

- (K) NEW SIGN MOUNTING AND BASE WITH BOLLARD.
- (L) NEW STOP TEXT AND STOP BAR.
- (M) EXISTING BOLLARD (TO BE REMOVED).
- (N) EXISTING BOLLARD TO REMAIN AND BE PAINTED TRAFFIC YELLOW.
- (O) NEW CROSSWALK MARKINGS - 6" WIDE PAINTED WHITE STRIPING PARALLEL TO DIRECTION OF TRAFFIC AT 2'-0" O.C. AND 13'-8" WHITE STRIPE PERPENDICULAR ON BOTH ENDS UNLESS NOTED OTHERWISE. SEE SITE PLAN FOR DIMENSIONS. ENTIRE CROSSWALK SHALL BE RE-STRIPED.
- (P) NEW "CROSS TRAFFIC DOES NOT STOP" (W4-4P) SIGN MOUNTED BELOW STOP SIGN
- (Q) LIMITS OF SEAL COAT. APPLY SEAL COAT OVER WHERE STRIPING AND PAVEMENT MARKINGS WERE REMOVED AND WHERE NEW STRIPING AND PAVEMENT MARKINGS WILL BE APPLIED. APPLY NEW STRIPING AND PAVEMENT MARKINGS OVER SEAL COAT.
- (R) 4" WIDE PAINTED YELLOW STRIPES - 6' LONG WITH 18" GAPS.
- (S) EXISTING STOP BAR AND STRIPING TO BE REMOVED.
- (T) NEW OPEN ARROW PAVEMENT MARKINGS.
- (U) NEW 6" WIDE FIRE LANE STRIPING PAINTED TRAFFIC RED WITH "NO PARKING FIRE LANE" PAINTED WITH 4" HIGH WHITE LETTERING AT 25' SPACING. SEE DETAIL.
- (V) NEW FIRE LANE STRIPING TO MATCH EXISTING.
- (W) NEW STOP BAR
- (X) 4" WIDE DOUBLE SOLID YELLOW STRIPE.
- (Y) EXISTING STOP SIGN TO REMAIN.

STOP SIGNS AND MARKING PLAN LEGEND - CONT.

- (W2) EXISTING "DO NOT ENTER" SIGN TO REMAIN.
- (W3) EXISTING AISLE / ROW INDICATOR SIGN TO REMAIN.
- (W4) PEDESTRIAN CROSSING SIGN TO REMAIN.
- (W5) EXISTING PICKUP DIRECTIONAL SIGN TO REMAIN.
- (W6) EXISTING "NO PARKING FIRE LANE SIGN" TO REMAIN.
- (W7) EXISTING "NO PARKING FIRE LANE SIGN" TO BE REMOVED.
- (W8) NEW "NO PARKING FIRE LANE SIGN" TO REMAIN
- (X) EXISTING CROSSWALK STRIPING TO REMAIN
- (Y1) NEW SIGN MOUNTING BASE WITH BREAK AWAY POST.
- (Z1) NEW SOLID ARROW PAVEMENT MARKINGS.
- (Z2) EXISTING "NO PARKING FIRE LANE" SIGN TO BE REMOVED
- (Z3) NEW SOLID YELLOW PAVEMENT MARKING. SEE DETAIL.
- (Z4) EXISTING PAVEMENT STRIPING TO BE REFRESHED.

- NOTES TO CONTRACTOR:**
- REFERENCE SITE CONSTRUCTION PLAN FOR SITE SPECIFIC DIMENSIONS OF CROSSWALK STRIPING AND LOCATION OF SIGNAGE.
 - PROVIDE A COMPREHENSIVE CONSTRUCTION PHASING PLAN FOR THIS WORK TO THE STORE MANAGER 7 DAYS PRIOR TO STARTING ANY WORK. IT IS TO PROVIDE FOR DATES, TIMES AND DURATION OF LANE CLOSURES, TEMPORARY VEHICLE AND PEDESTRIAN TRAFFIC CONTROL.
 - ALL EXISTING STRIPING AND PAVEMENT MARKINGS OR TEXT ALONG THE BFR (BUILDING FRONTAGE ROAD) SHALL BE REMOVED. GRIND OUT ANY DIRECTIONAL ARROWS OR STOP BARS/TEXT THAT ARE NOT CORRECTLY LOCATED OR INCONSISTENT WITH THE DETAILS PROVIDED. CONTRACTOR SHALL REMOVE THE PAVEMENT MARKINGS IN THEIR ENTIRETY PRIOR TO SEAL COAT. APPLY SEAL COAT TO THE COMPLETE EXTENT THAT THE STRIPING OR TEXT HAS BEEN REMOVED IN A SINGLE COMPLETE RECTANGLE TO COVER ALL REMOVED STRIPING (DO NOT APPLY SEAL COAT OVER EXISTING STRIPING OR CONCRETE). INSTALL NEW STRIPING AND SIGNAGE AS SHOWN ON THE SITE CONSTRUCTION PLAN.
 - ALL SIGNS LOCATED ON THE BUILDING SIDE OF THE BFR SHALL BE INSTALLED ON A SINGLE POST WITH BOLLARD.
 - CONTRACTOR TO PROVIDE AND INSTALL YELLOW PLASTIC LIGHT POLE BASE COVERS AND YELLOW PLASTIC BOLLARD COVERS. ONLY LIGHT POLE BASES OVER 80" IN CIRCUMFERENCE TO BE PAINTED. REMOVE PREVIOUS OVERSPRAY ON PAVING. REPLACE COVER FOR ANCHOR BOLTS IF DAMAGED/MISSING.
 - CONTRACTOR TO REFRESH ALL PARKING LOT STRIPING TO MATCH EXISTING, EXCEPT WHERE SPECIFIED IN SSM OR SECP SHEETS.
 - CONTRACTOR TO POWER WASH EXISTING SIDEWALK ALONG THE BFR, AUTO CARE CENTER, AND ONLINE PICKUP AREA.

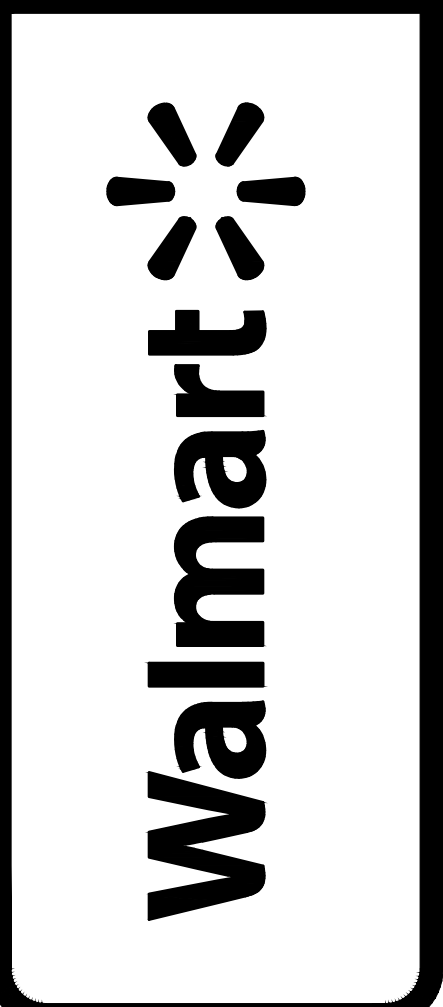


REVISIONS	BY

BOHLER
 SITE CIVIL AND CONSULTING ENGINEERING
 PROGRAM MANAGEMENT
 LEED SUSTAINABLE DESIGN
 PERMITTING SERVICES
 TRAFFIC ENGINEERING SERVICES



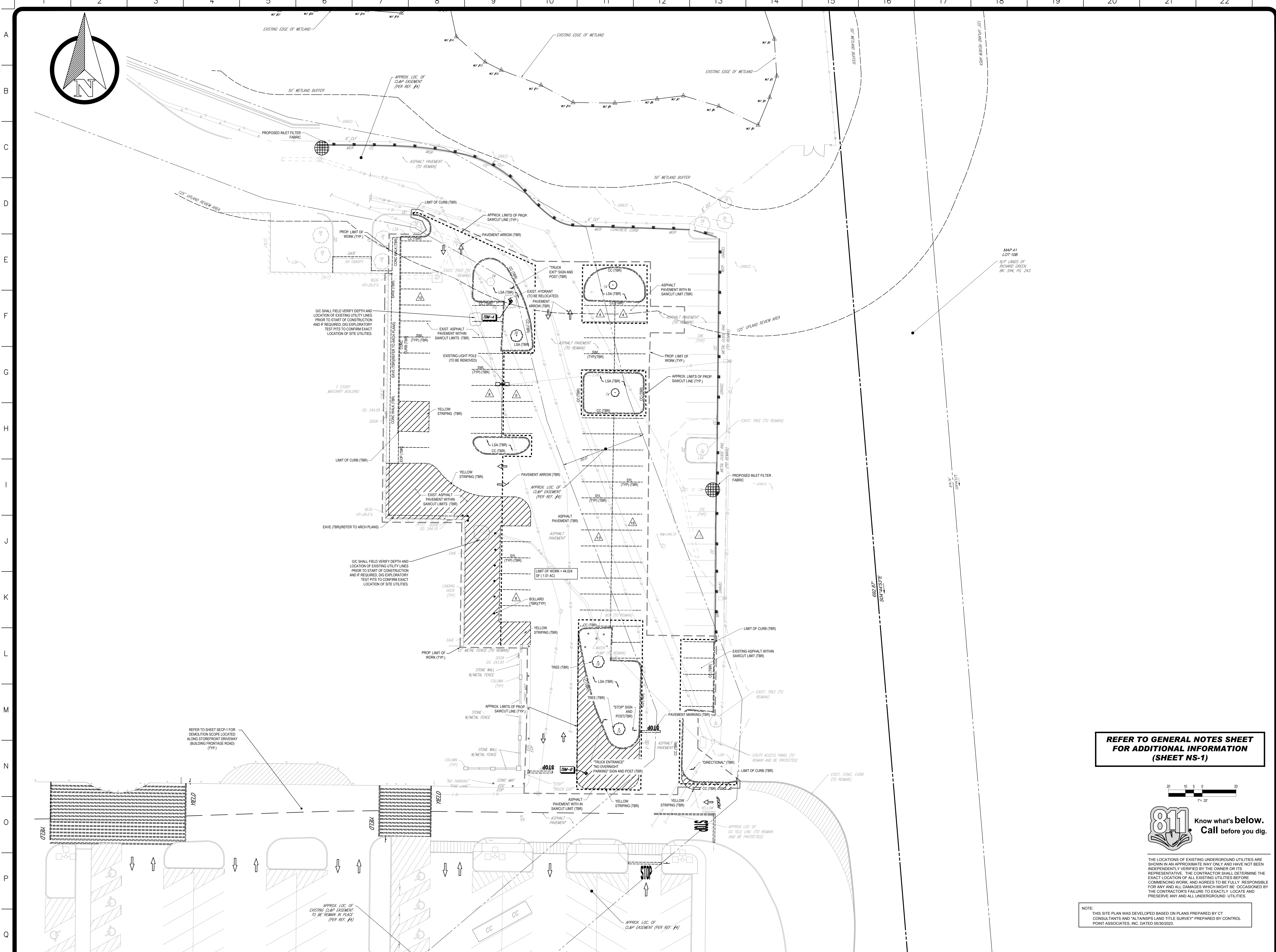
SUPERCENTER #5777-228
 450 PROVIDENCE ROAD, TOWN OF BROOKLYN, CT
 WAL-MART STORES, INC.
 2001 SE 10TH STREET
 BENTONVILLE, AR 72716



DRAWN	BTJ/TJN
CHECKED	JUC/SJB
DATE	06/29/2023
SCALE	AS NOTED
JOB No.	MAA230031.00
SHEET	

SECP-1

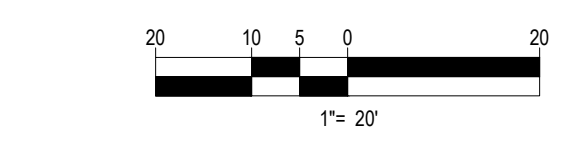
DEMOLITION AND SITE CONSTRUCTION PLAN



A
B
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1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22

REFER TO GENERAL NOTES SHEET FOR ADDITIONAL INFORMATION (SHEET NS-1)



811 Know what's below. Call before you dig.

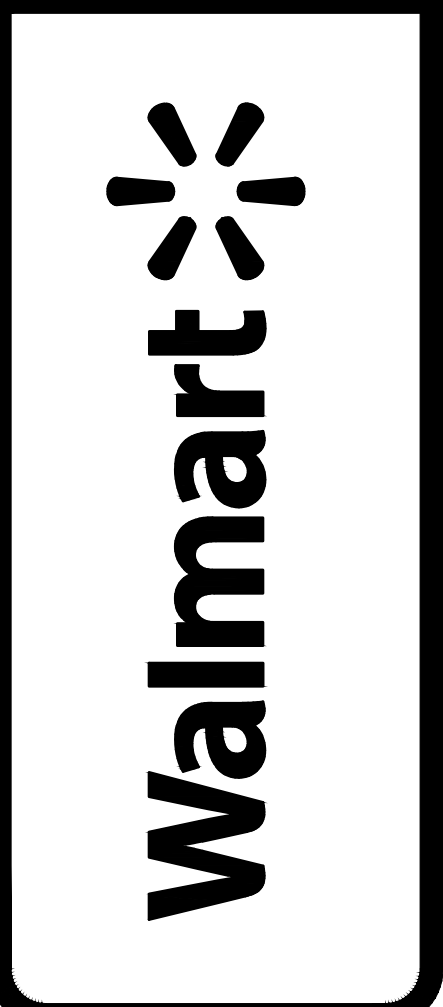
THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

NOTE: THIS SITE PLAN WAS DEVELOPED BASED ON PLANS PREPARED BY CT CONSULTANTS AND "ALTANSIS LAND TITLE SURVEY" PREPARED BY CONTROL POINT ASSOCIATES, INC. DATED 05/30/2023.

REVISIONS	BY



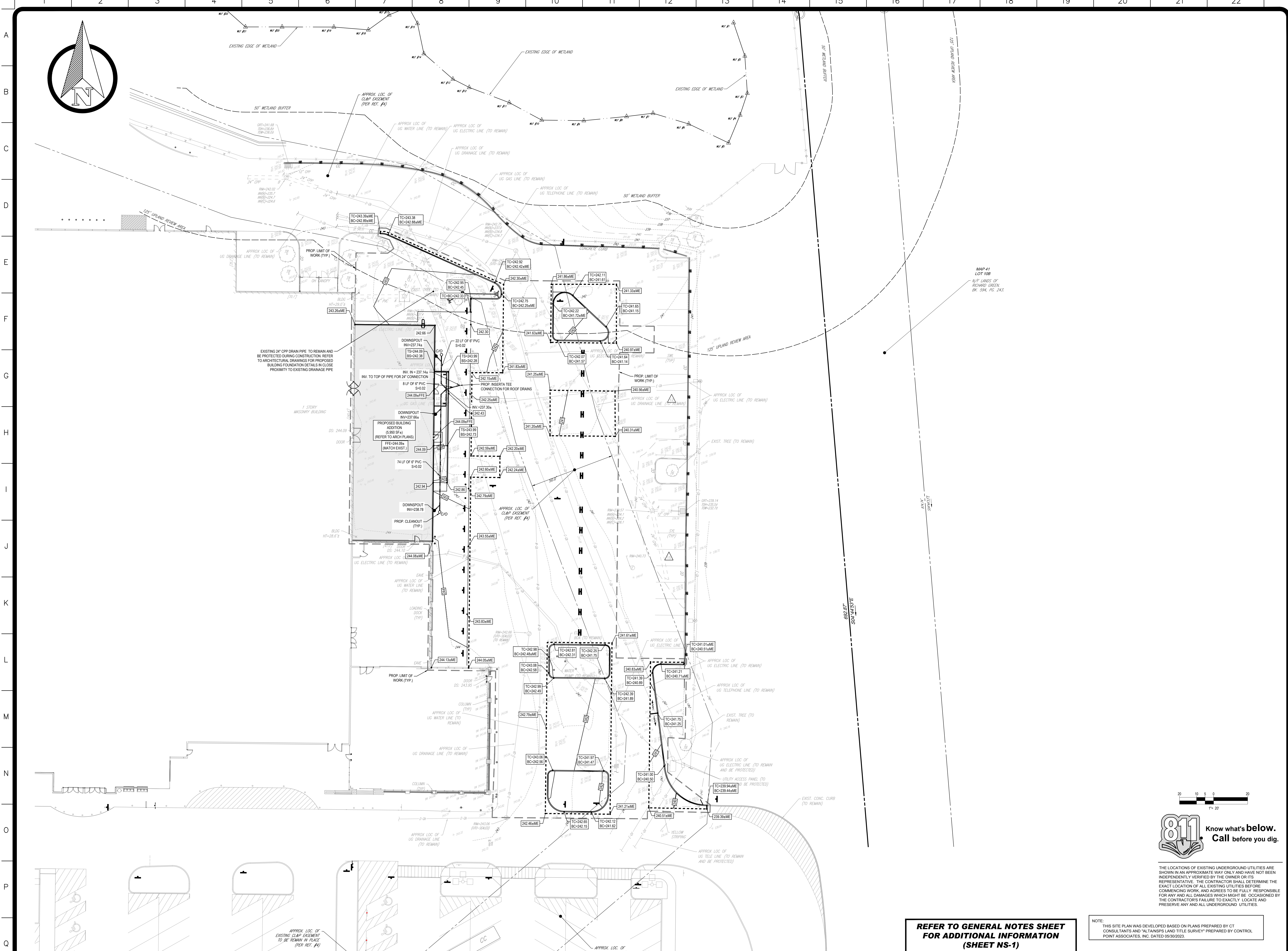
SUPERCENTER #5777-228
450 PROVIDENCE ROAD, TOWN OF BROOKLYN, CT
WAL-MART STORES, INC.
2001 SE 10TH STREET
BENTONVILLE, AR 72716



DRAWN	BTJ/TJN
CHECKED	JJC/JSB
DATE	06/29/2023
SCALE	AS NOTED
JOB No.	MAA230031.00
SHEET	

DM-1

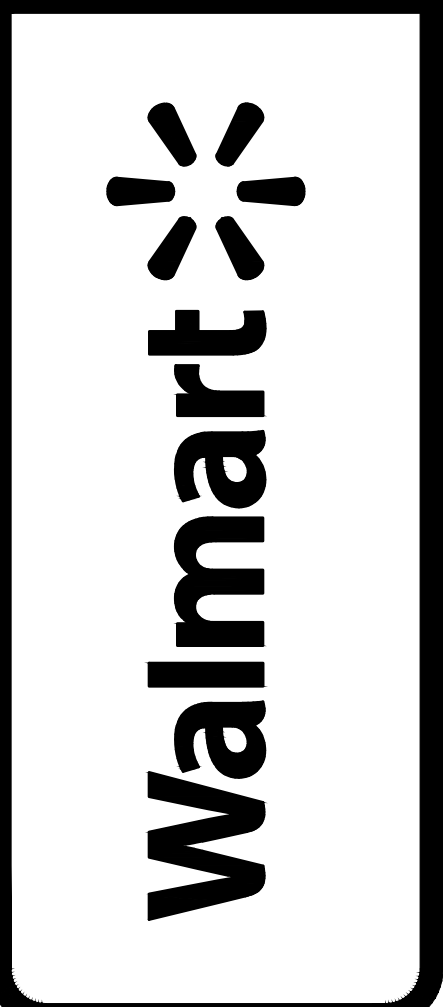
DEMOLITION AND EROSION CONTROL PLAN



REVISIONS	BY



SUPERCENTER #5777-228
 450 PROVIDENCE ROAD, TOWN OF BROOKLYN, CT
 WAL-MART STORES, INC.
 2001 SE 10TH STREET
 BENTONVILLE, AR 72716



DRAWN	BTJ/TJN
CHECKED	JCC/GB
DATE	06/29/2023
SCALE	AS NOTED
JOB No.	MAA230031.00
SHEET	

GD-1

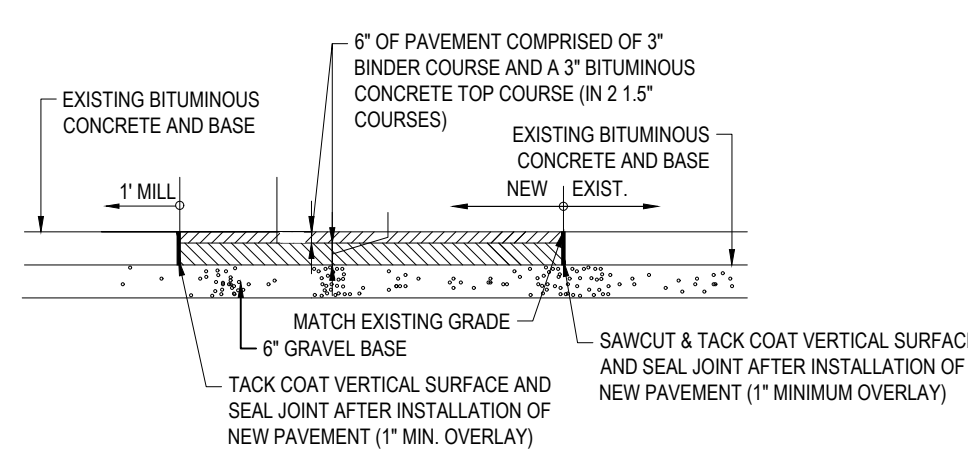
REFER TO GENERAL NOTES SHEET FOR ADDITIONAL INFORMATION (SHEET NS-1)

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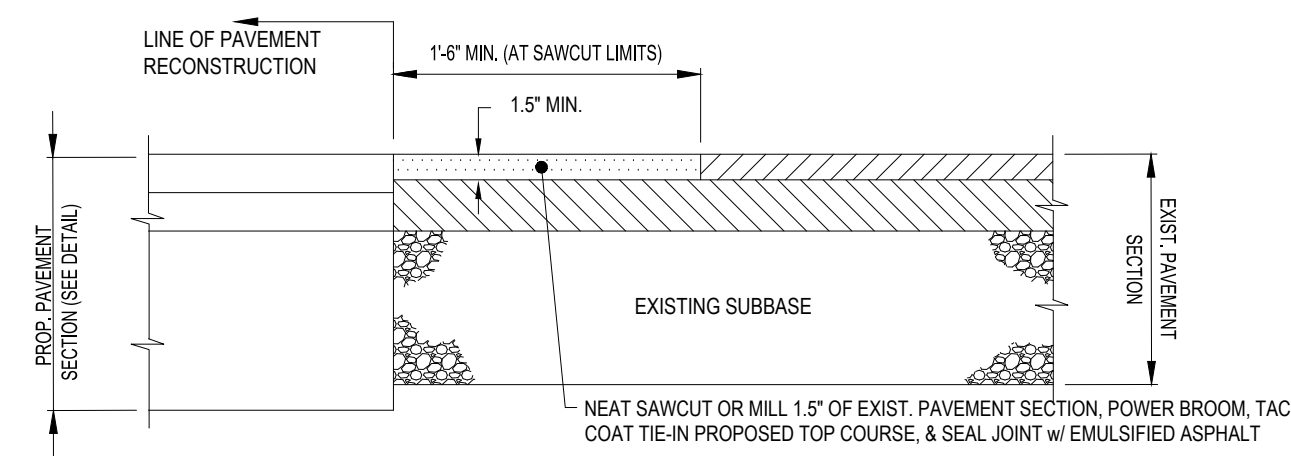


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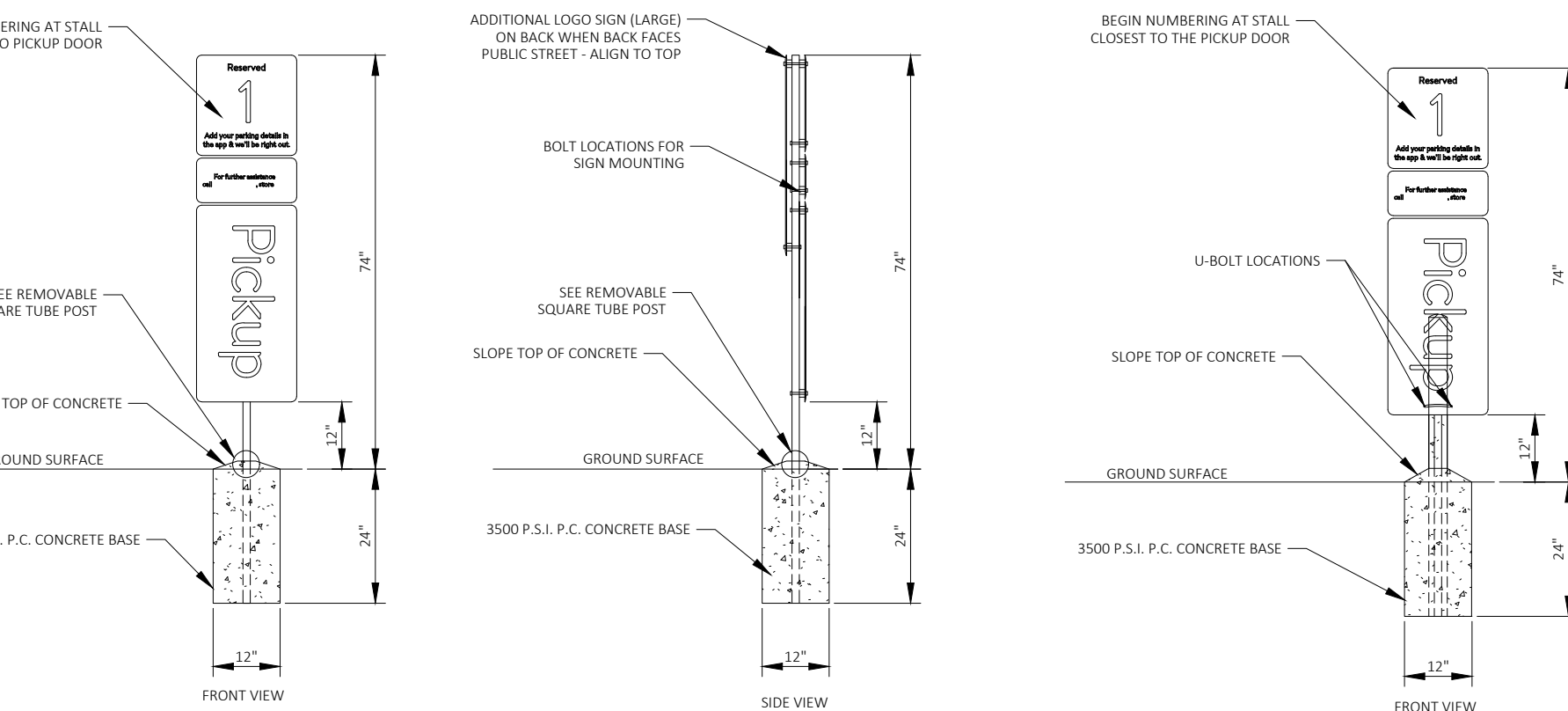
GRADING, DRAINAGE, AND UTILITY PLAN



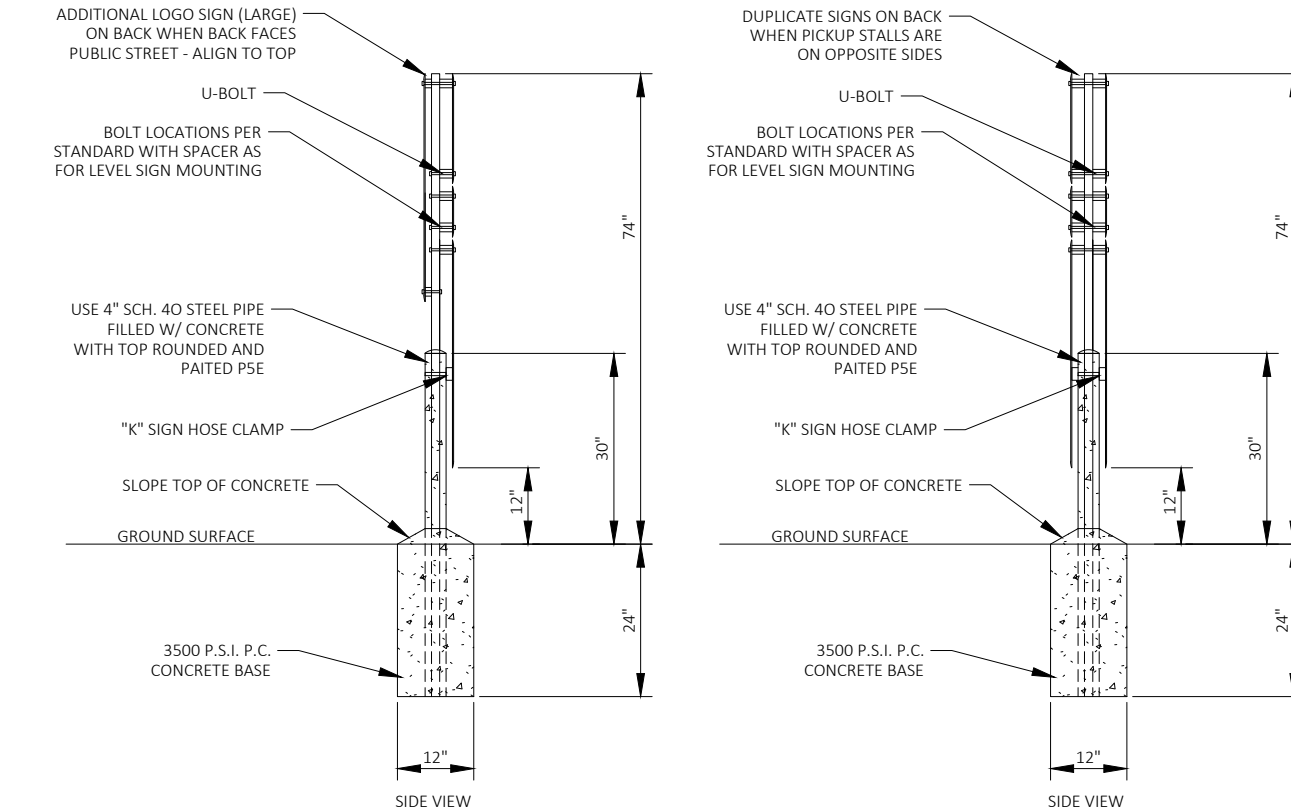
1 DRIVEWAY PATCHING
N.T.S.



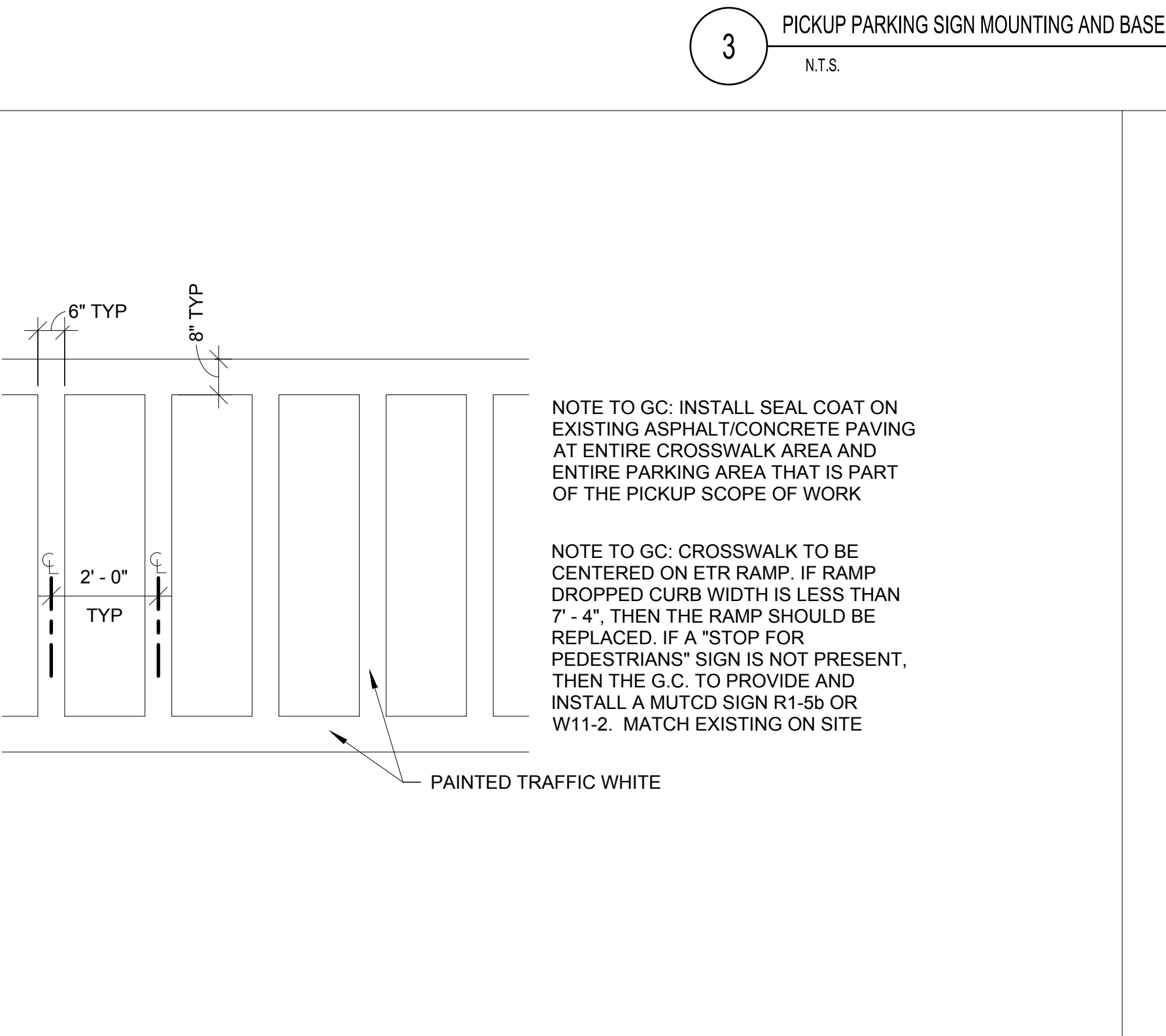
2 PAVEMENT MILLING BITUMINOUS CONCRETE PAVEMENT TIE-IN
N.T.S.



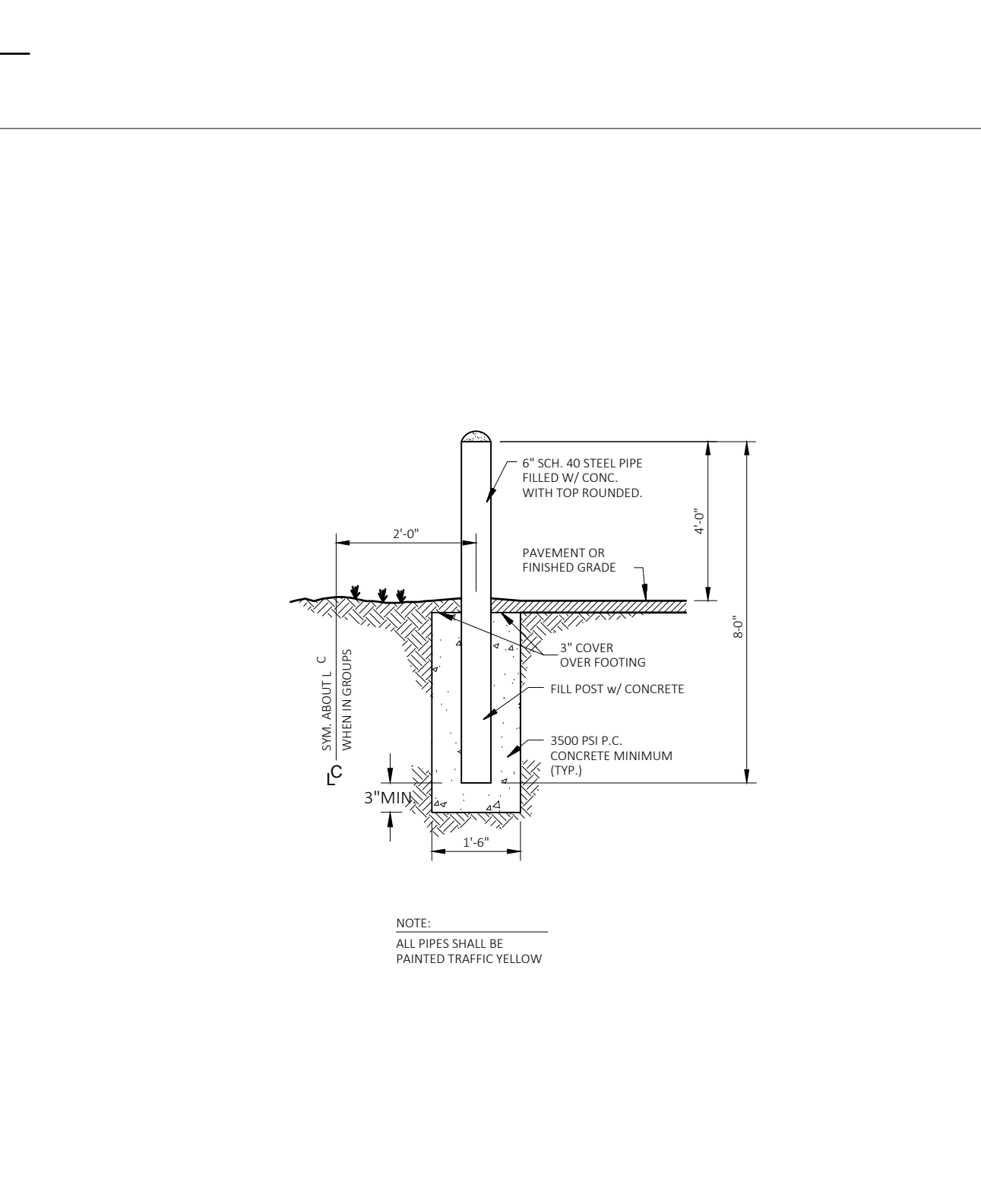
TYPICAL PARKING SIGNAGE IN CURBED ISLAND



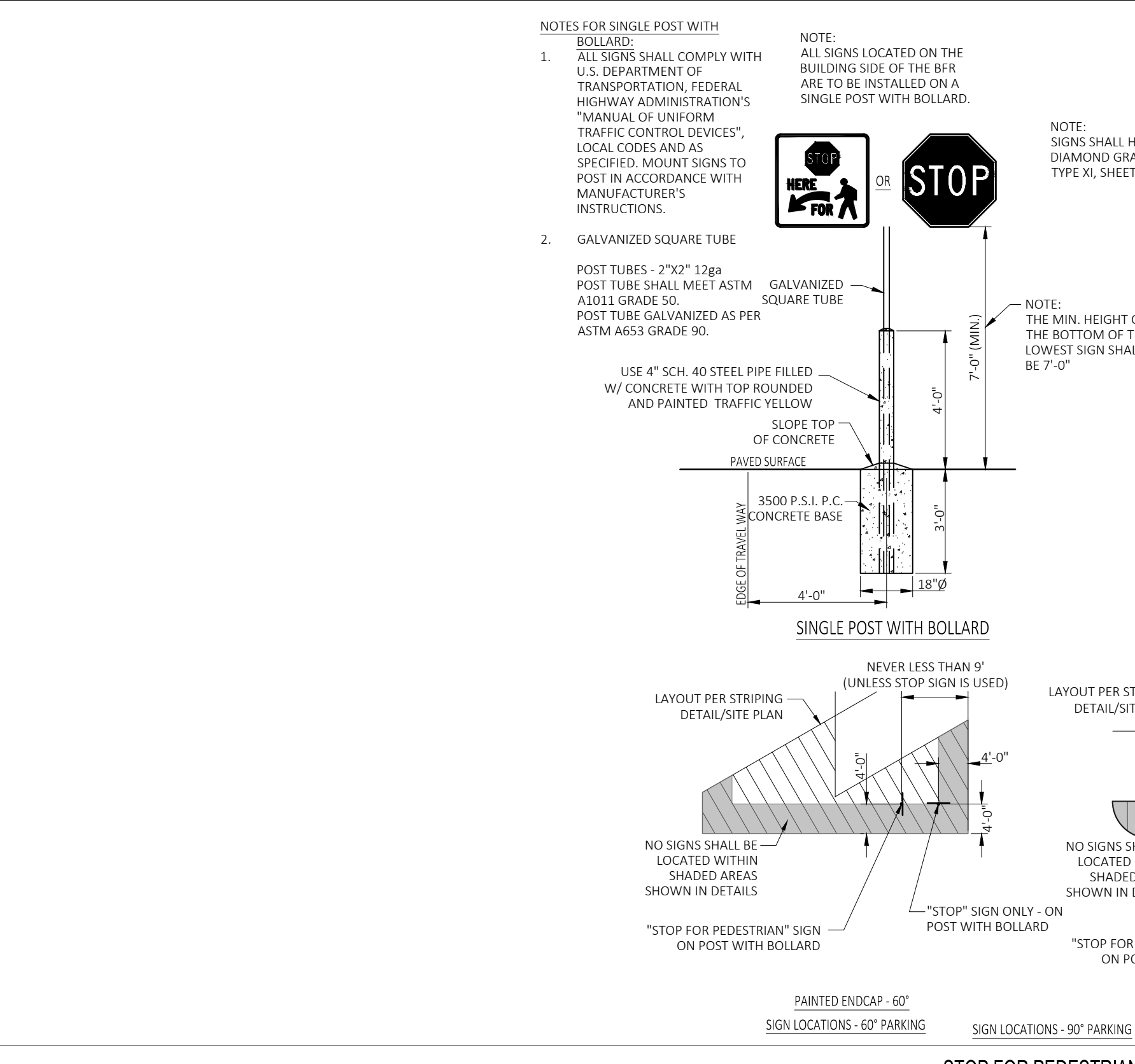
TYPICAL PARKING SIGNAGE IN PAVEMENT



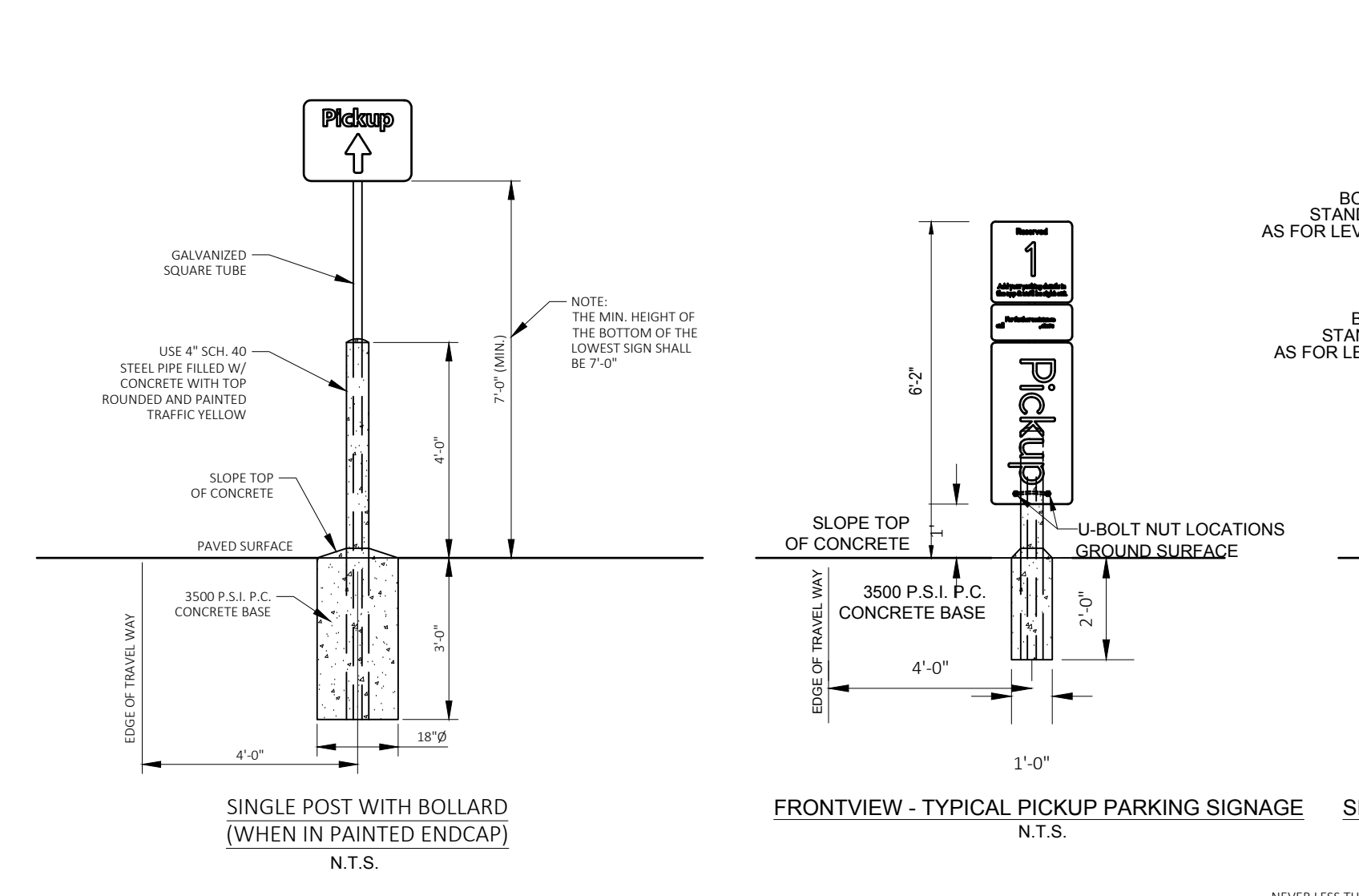
5 CROSSWALK DETAIL
N.T.S.



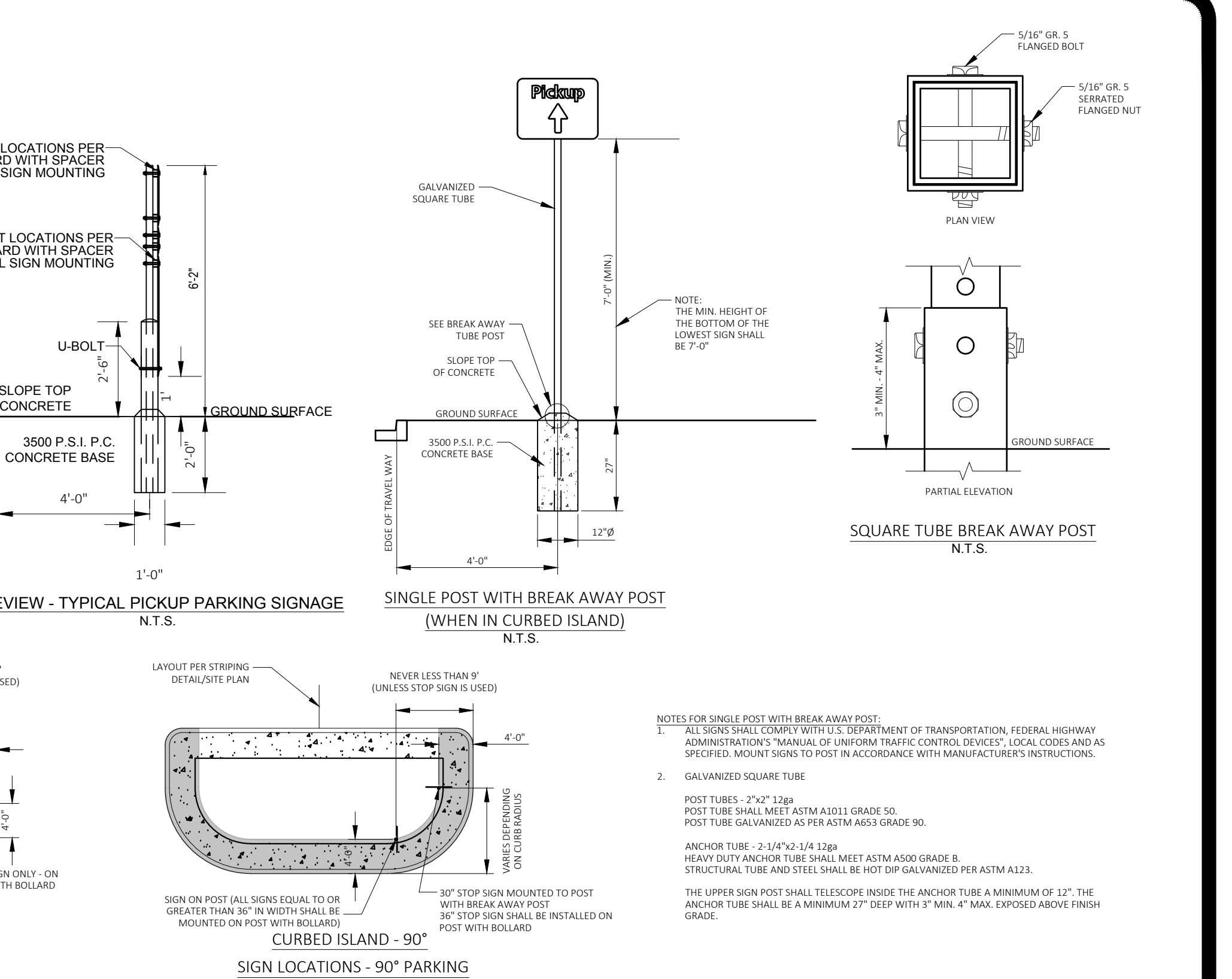
6 PIPE BOLLARD DETAIL
N.T.S.



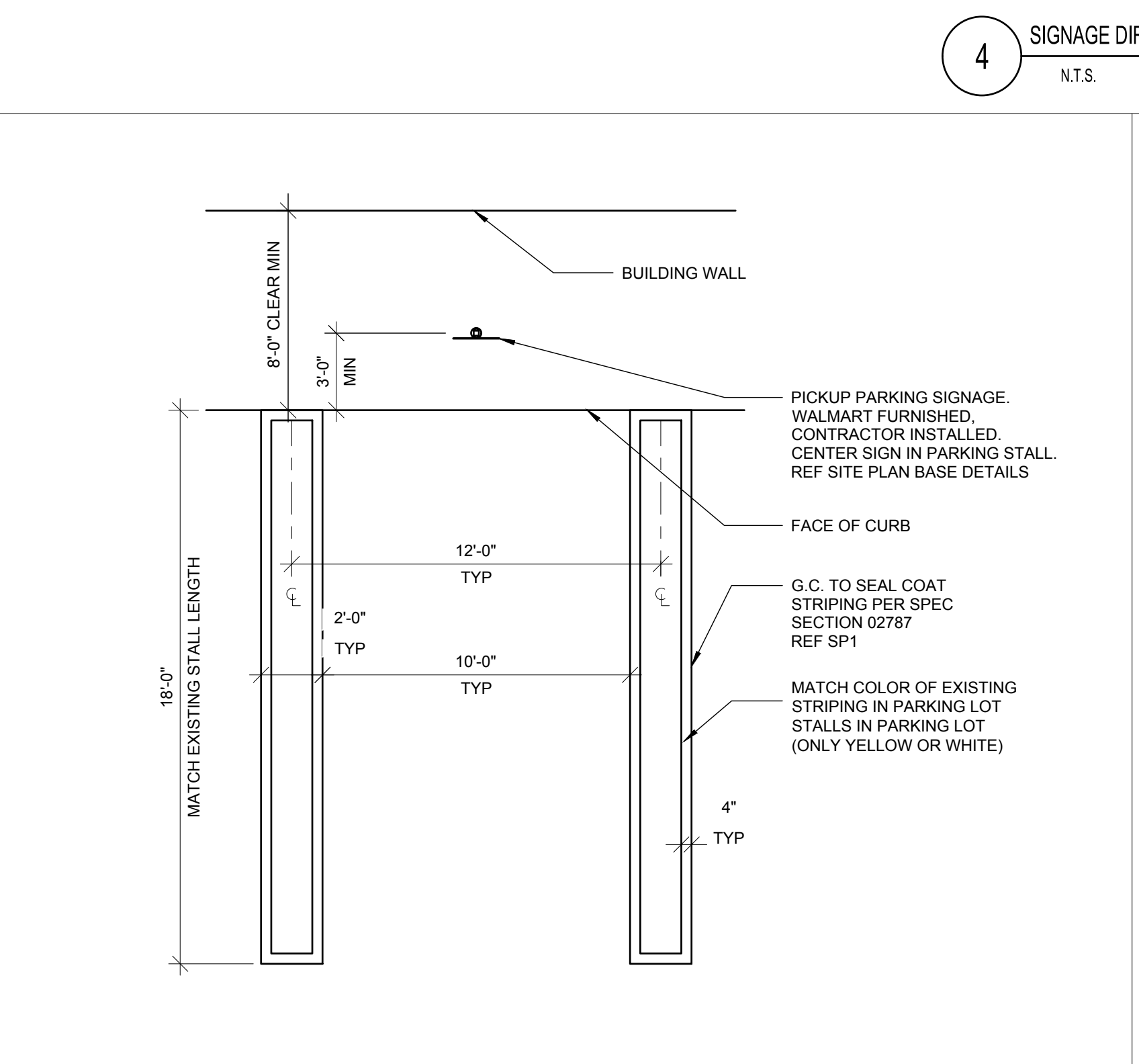
7 STOP FOR PEDESTRIANS SIGN & SIGN MOUNTING/BASE DETAIL
N.T.S.



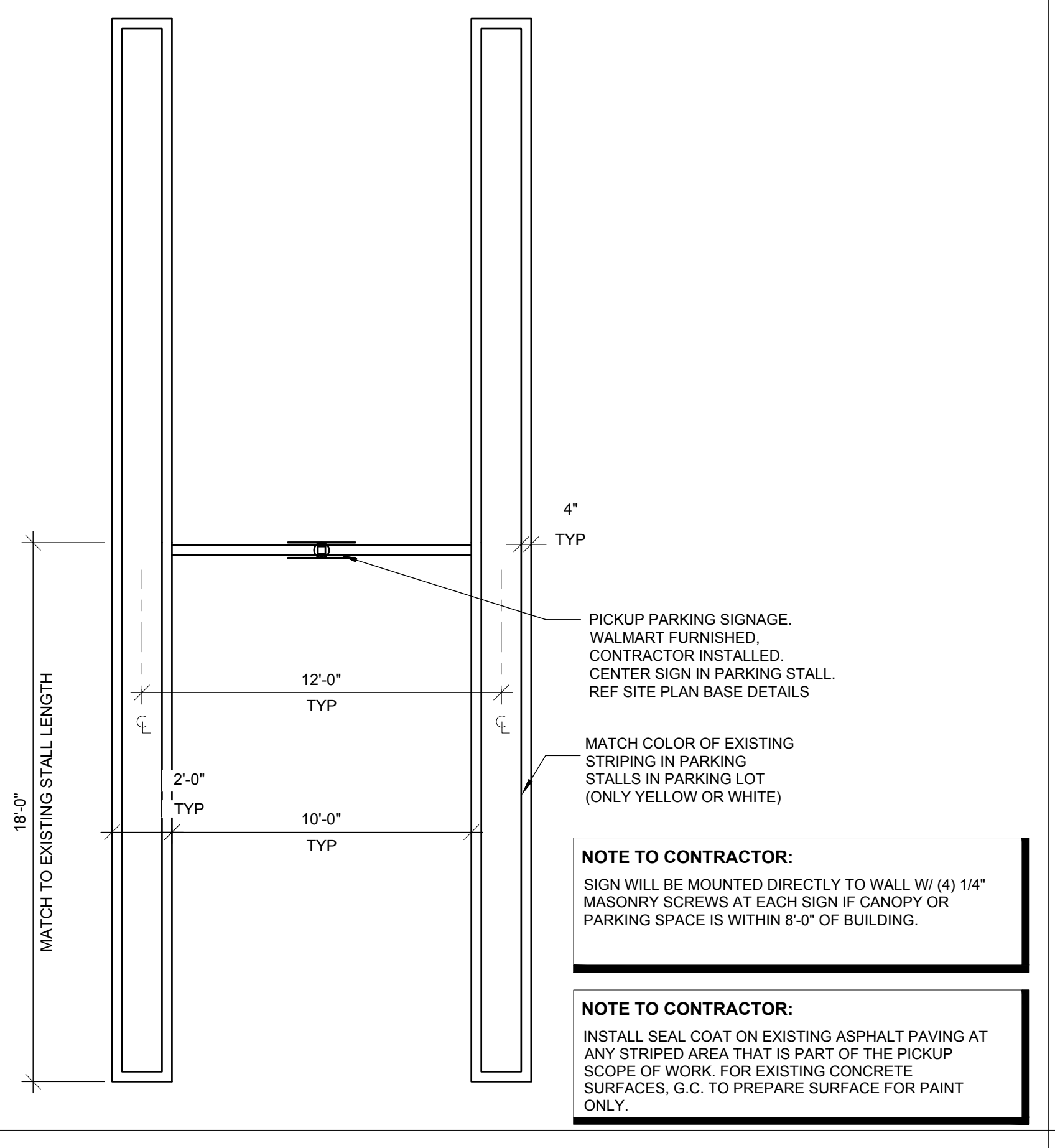
8 PICKUP PARKING STALL DETAIL (PROTO WIDTH = 12')
N.T.S.



9 SIGNAGE MOUNTED TO BUILDING OR POST
N.T.S.



10 SIGNAGE DIRECTIONAL SIGN MOUNTING AND BASE
N.T.S.



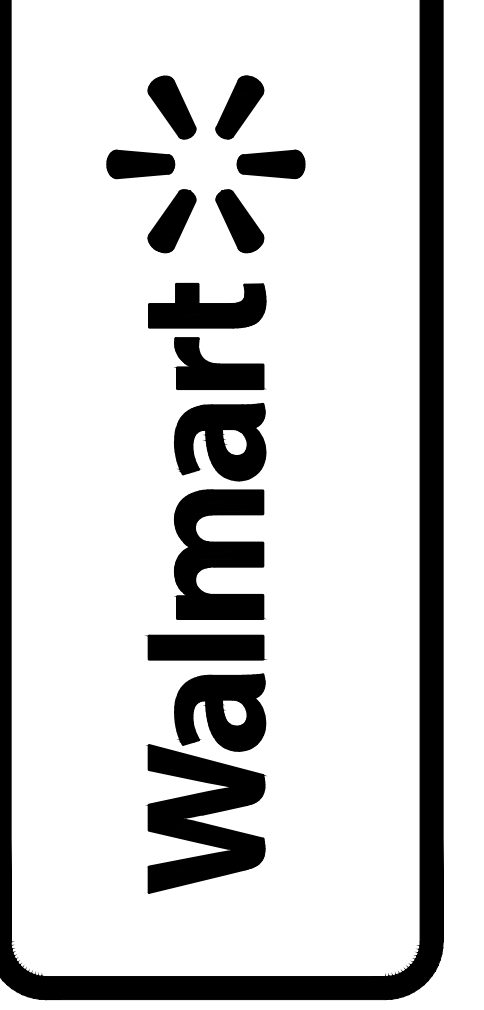
11 SIGNAGE MOUNTED TO BUILDING OR POST
N.T.S.

REVISIONS	BY

BOHLER
SITE CIVIL AND CONSULTING ENGINEERING
PROGRAM MANAGEMENT
LEASING AND MAINTENANCE
PERMITTING SERVICES



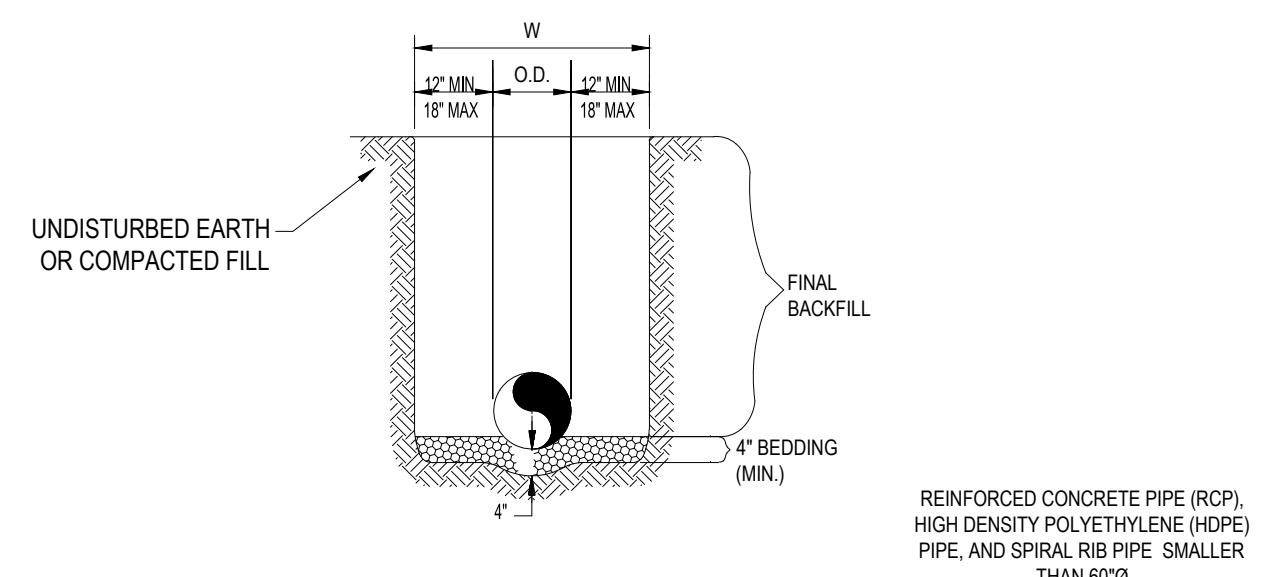
SUPERCENTER #5777-228
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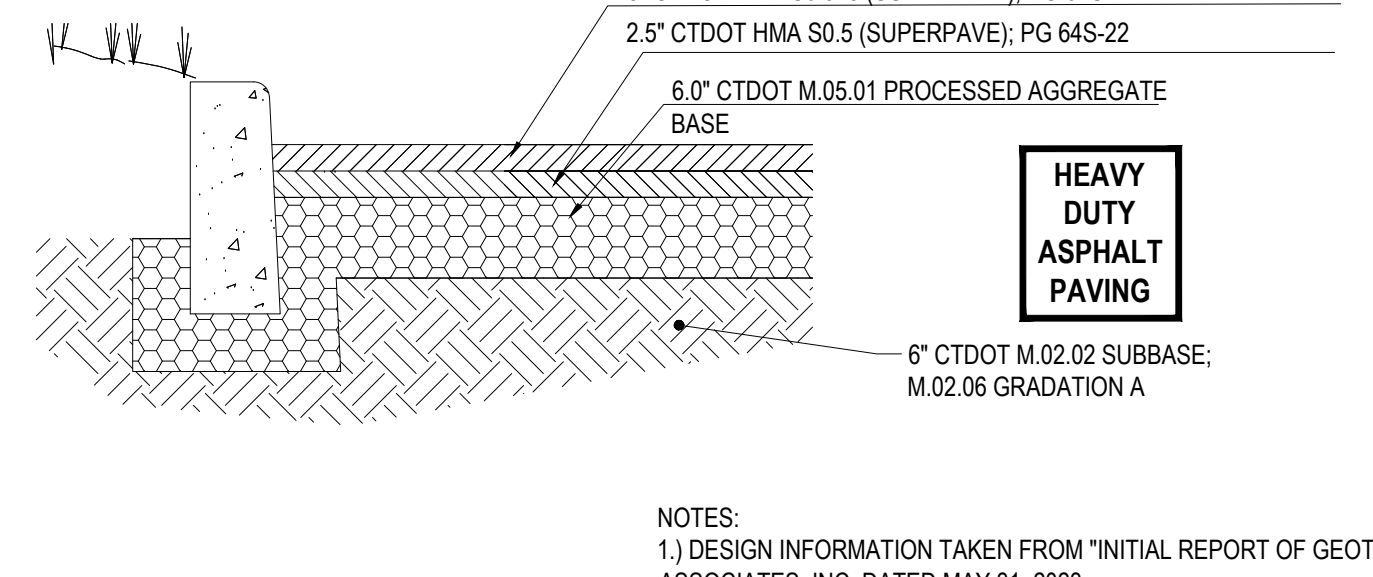
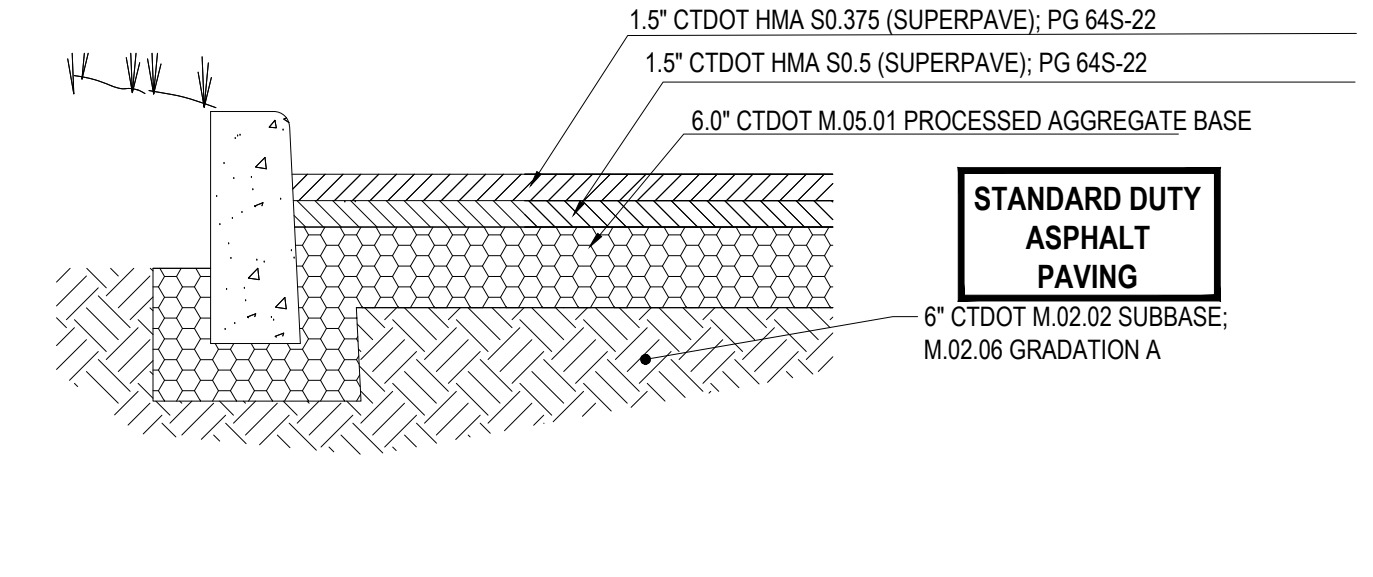
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CHECKED	JUC/SB
DATE	08/29/2023
SCALE	AS NOTED
JOB No.	MAA230031.00
SHEET	

DTL-1

DETAIL SHEET



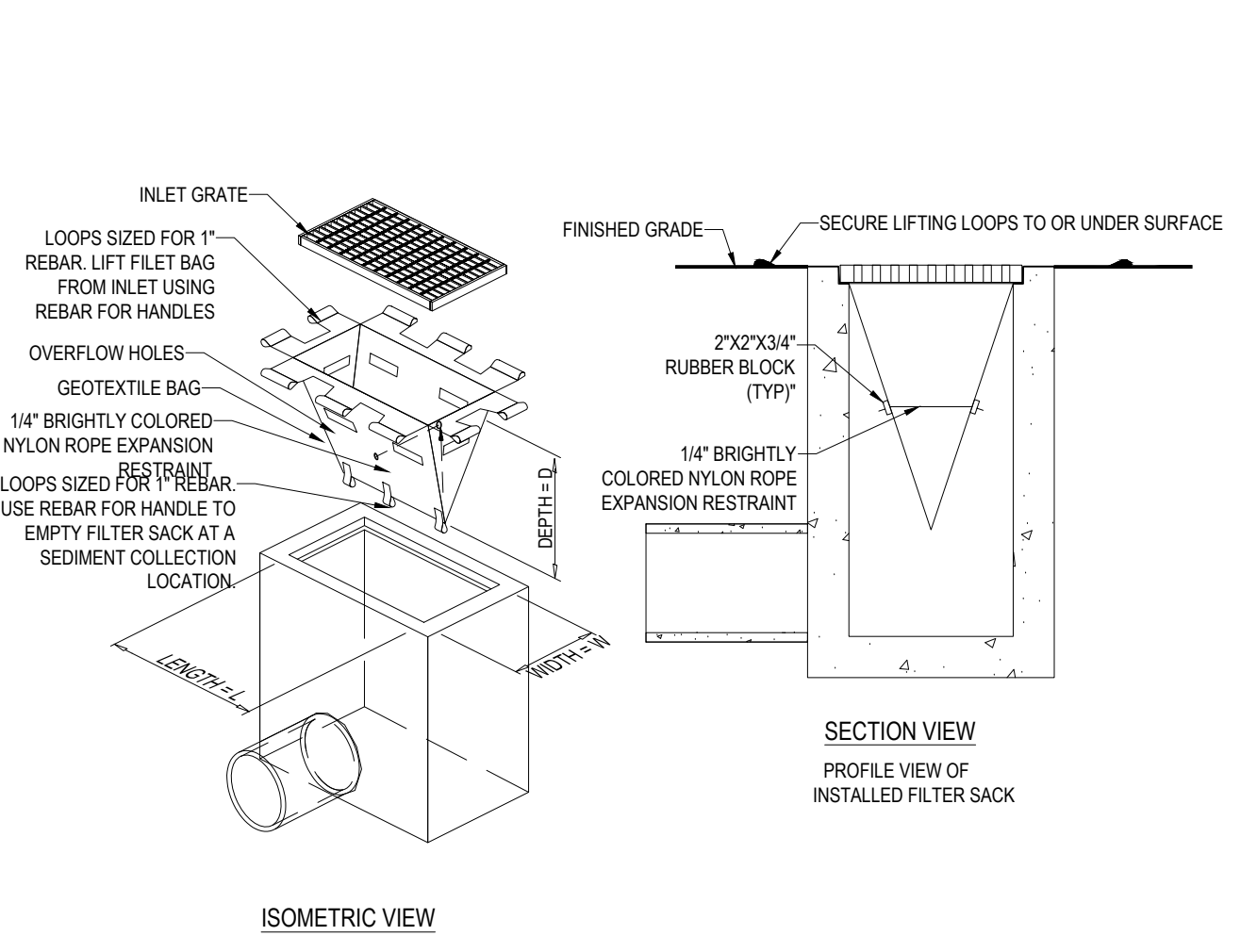
- GENERAL NOTES**
1. BEDDING SHALL BE CLASS 1A WORKED BY HAND IF GROUNDWATER IS ANTICIPATED. THEN BEDDING SHALL BE CLASS 1B COMPACTED TO 85% STANDARD PROCTOR.
 2. HAUNCHING SHALL BE WORKED AROUND THE PIPE BY HAND TO ELIMINATE VOIDS. AND SHALL BE CLASS 1A OR CLASS 1B OR CLASS II COMPACTED TO 85% PROCTOR.
 3. INITIAL BACKFILL SHALL BE CLASS 1A WORKED BY HAND, OR CLASS 1B OR CLASS II COMPACTED TO 85% STANDARD PROCTOR.
 4. INITIAL BACKFILL NOT UNDER PAVED AREAS CAN BE CLASS II, OR OTHERWISE SUPPORTED IN COMPLIANCE WITH OSHA REGULATIONS AND LOCAL ORDINANCES. (SEE SPECIFICATIONS)
 5. FINAL BACKFILL SHALL BE CLASS 1, II, OR III COMPACTED AS NOTED IN NOTES 3. AND 4.
 6. FINAL BACKFILL NOT UNDER PAVED AREAS CAN BE CLASS 1A COMPACTED TO 90% STANDARD PROCTOR.
 7. ALL MATERIALS ARE CLASSIFIED IN ACCORDANCE WITH ASTM D 2321-LATEST EDITION.
 8. ALL MATERIALS SHALL BE INSTALLED IN MAXIMUM 6" LOOSE LIFTS IN ACCORDANCE WITH ASTM D 698. CLASS II AND III MATERIALS SHALL BE COMPACTED NEAR OPTIMUM MOISTURE CONTENT.
 9. FILL SALVAGED FROM EXCAVATION SHALL BE FREE OF DEBRIS, ORGANICS AND ROCKS LARGER THAN 3".
 10. ALL TRENCH EXCAVATIONS SHALL BE SLOPED, SHORED, SHEETED, BRACED, OR OTHERWISE SUPPORTED IN COMPLIANCE WITH OSHA REGULATIONS AND LOCAL ORDINANCES. (SEE SPECIFICATIONS)



- NOTES:**
1. DESIGN INFORMATION TAKEN FROM "INITIAL REPORT OF GEOTECHNICAL INVESTIGATION" PREPARED BY WHITESTONE ASSOCIATES, INC. DATED MAY 31, 2023.
 2. SUBGRADE COMPACTED TO MIN. 95% OF MODIFIED PROCTOR MAXIMUM LABORATORY DENSITY

10 STORM SEWER TRENCH AND BEDDING
N.T.S.

11 PAVING DETAILS
N.T.S.



LOW TO MODERATE FLOW GEOTEXTILE FABRIC SPECIFICATION TABLE

PROPERTIES	TEST METHOD	UNITS
GRAB TENSILE STRENGTH	ASTM D-4632	300 LBS
ELONGATION	ASTM D-4632	20%
PUNCTURE	ASTM D-4633	120 LBS
MULLEN BURST	ASTM D-3786	800 PSI
TRAPEZOID TEAR	ASTM D-4633	120 LBS
UV RESISTANCE	ASTM D-4355	80%
APPEARANT OPENING SIZE	ASTM D-4491	40 GAL/MIN/50 FT
FLOW RATE	ASTM D-4491	0.55 SEC
PERMITTIVITY	ASTM D-4491	1.5 SEC

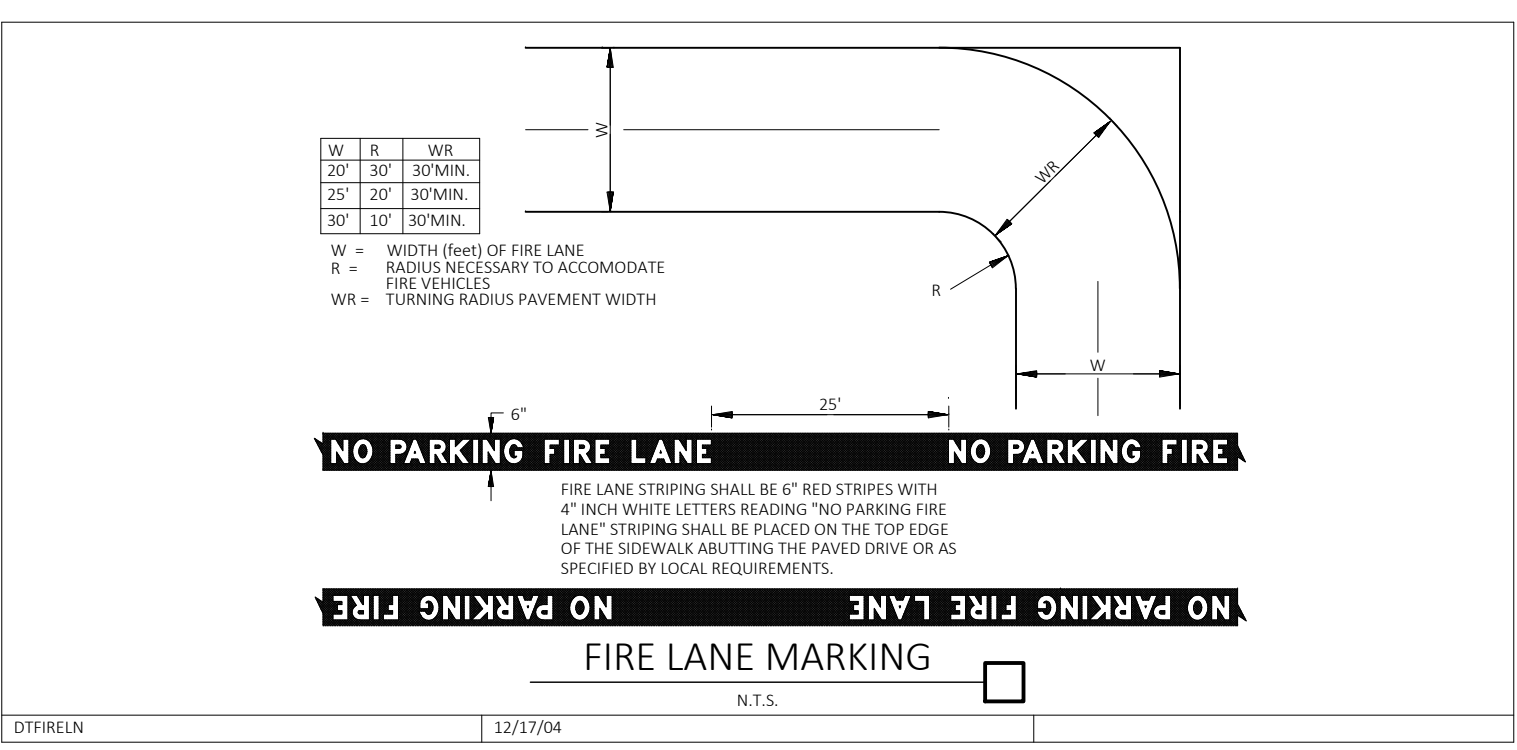
MODERATE TO HIGH FLOW GEOTEXTILE FABRIC SPECIFICATION TABLE

PROPERTIES	TEST METHOD	UNITS
GRAB TENSILE STRENGTH	ASTM D-4632	265 LBS
ELONGATION	ASTM D-4632	10%
PUNCTURE	ASTM D-4633	135 LBS
MULLEN BURST	ASTM D-3786	420 PSI
TRAPEZOID TEAR	ASTM D-4633	45 LBS
UV RESISTANCE	ASTM D-4355	80%
APPEARANT OPENING SIZE	ASTM D-4491	20 LBS SIEVE
FLOW RATE	ASTM D-4491	200 GAL/MIN/50 FT
PERMITTIVITY	ASTM D-4491	1.5 SEC

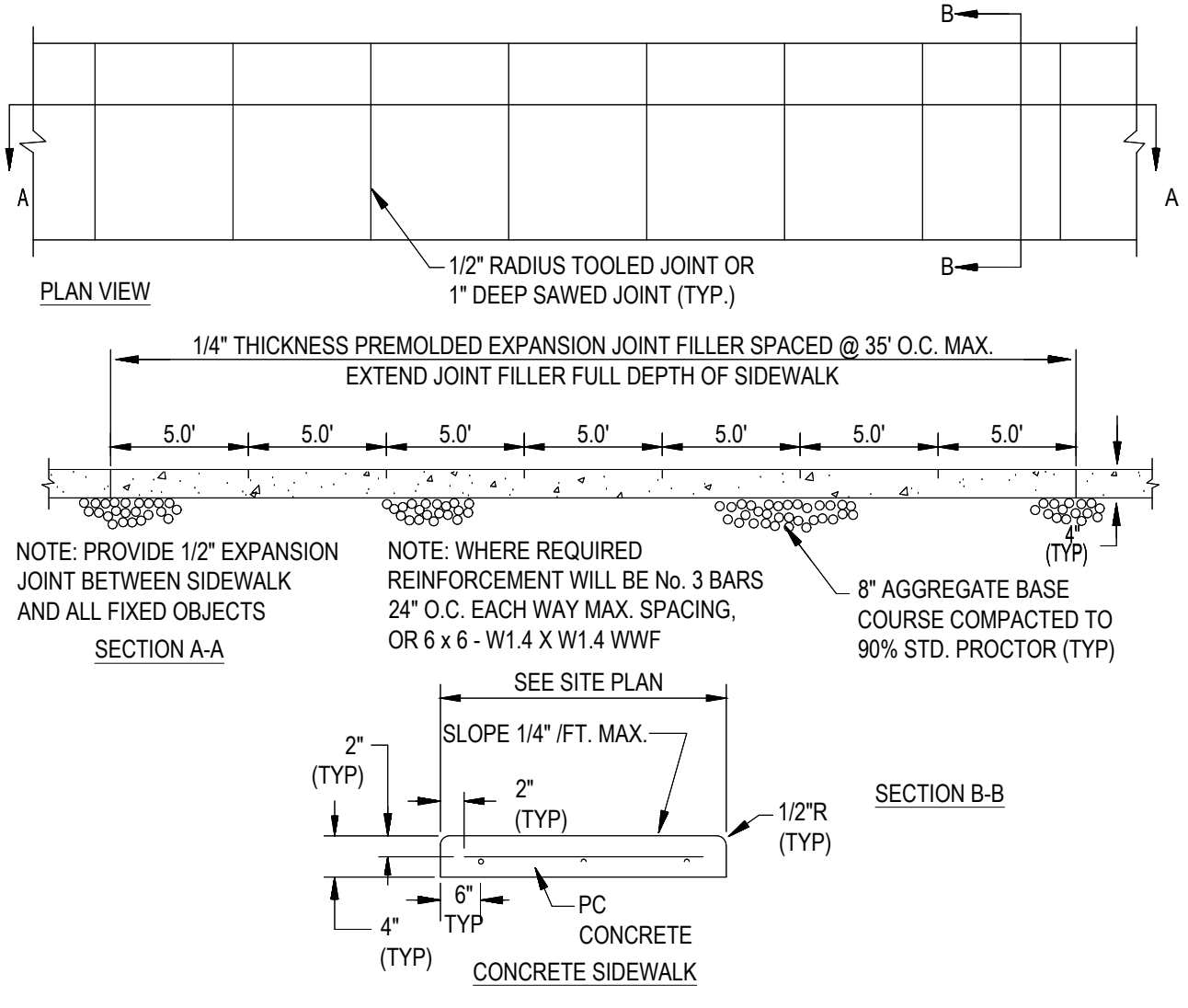
NOTE:
DO NOT USE IN PAVED AREAS WHERE PONDING MAY CAUSE TRAFFIC HAZARDS.

1. REMOVE TRAPPED SEDIMENT WHEN BRIGHTLY COLORED EXPANSION RESTRAINT CAN NO LONGER BE SEEN.
2. GEOTEXTILE SHALL BE A WOVEN POLYPROPYLENE FABRIC THAT MEETS OR EXCEEDS REQUIREMENTS IN THE SPECIFICATIONS TABLE.
3. PLACE AN OIL ADSORBENT PAD OR PILLOW OVER INLET GRATE WHEN OIL SPILLS ARE A CONCERN.
4. INSPECT PER REGULATORY REQUIREMENTS.
5. THE WIDTH, "9", OF THE FILTER SACK SHALL MATCH THE INSIDE WIDTH OF THE GRATED INLET BOX.
6. THE DEPTH, "17", OF THE FILTER SACK SHALL BE BETWEEN 10 INCHES AND 36 INCHES.
7. THE LENGTH, "1", OF THE FILTER SACK SHALL MATCH THE INSIDE LENGTH OF THE GRATED INLET BOX.

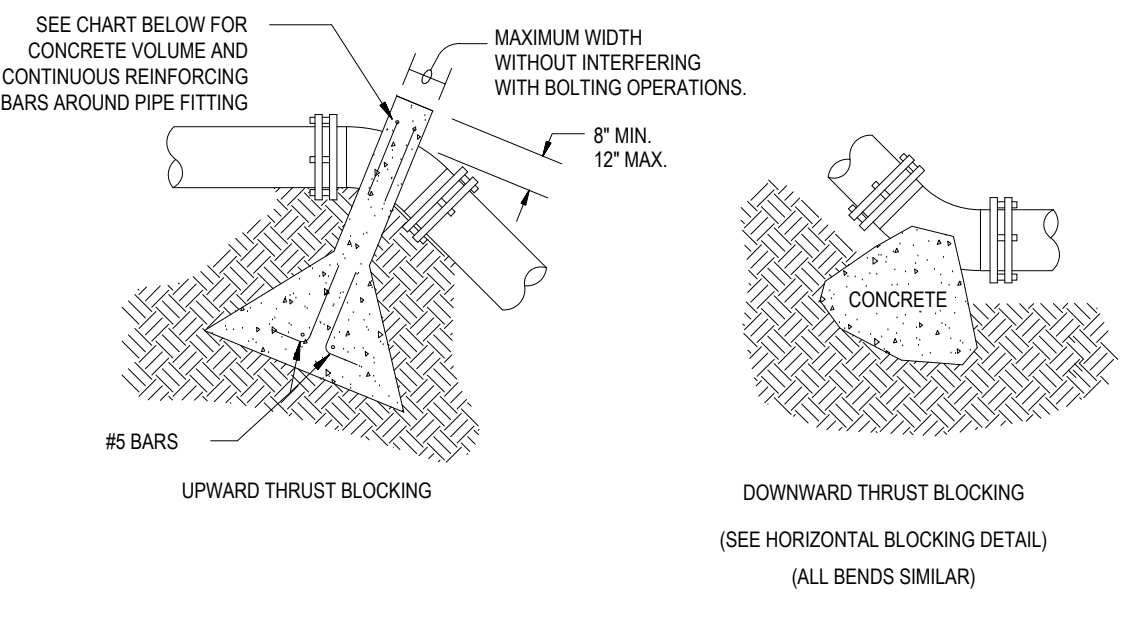
12 FILTER SACS (GRADED INLETS) DETAIL
N.T.S.



13 FIRE LANE MARKING DETAIL
N.T.S.



14 CONCRETE SIDEWALK DETAIL
N.T.S.

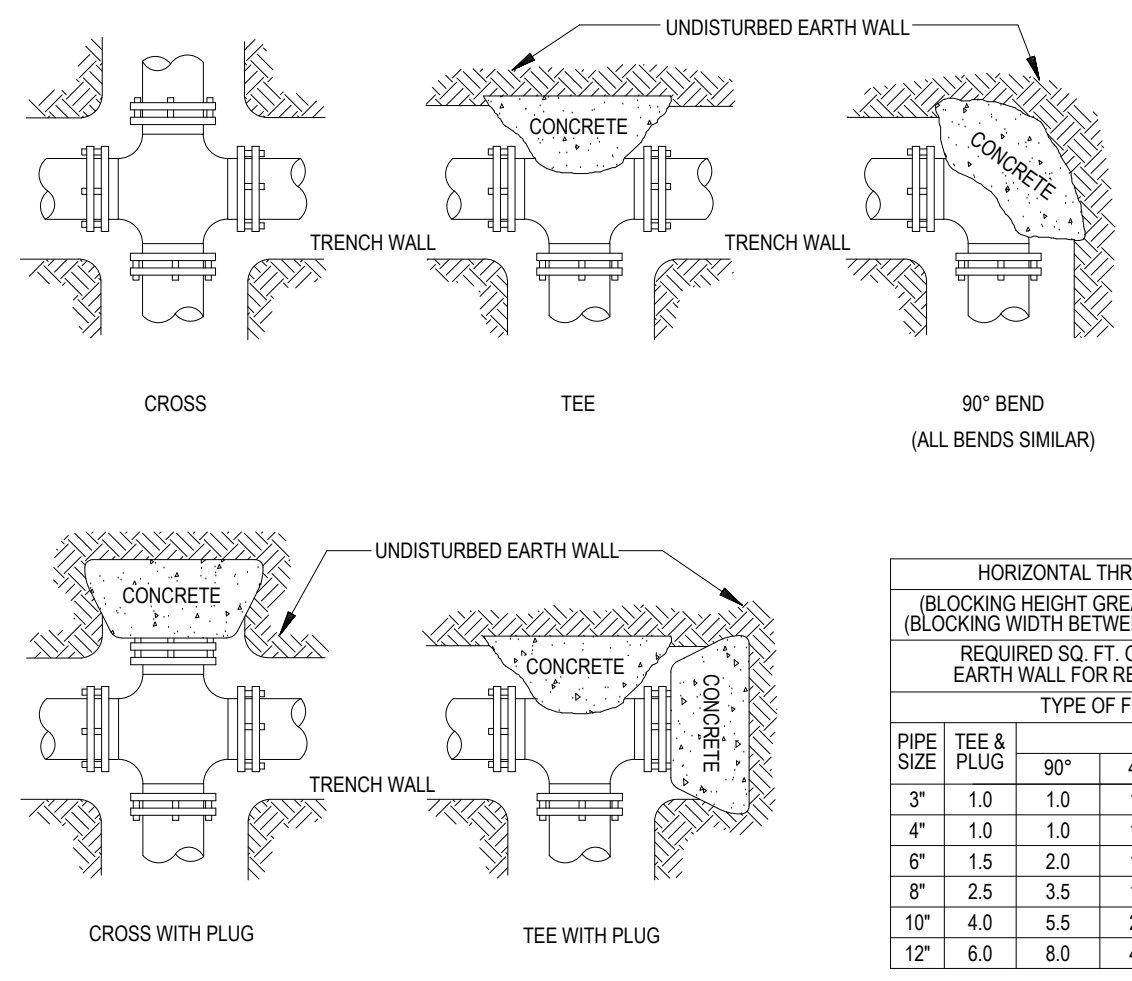


UPWARD THRUST BLOCKING

PIPE SIZE	90° BEND		45° BEND		22 1/2° BEND		11 1/4° BEND	
	CONC.	REINF.	CONC.	REINF.	CONC.	REINF.	CONC.	REINF.
6"	1.5	3	1.5	3	1.25	2	1.25	2
8"	2	3	2	3	1.5	2	1.5	2
10"	2.5	3	2.5	3	2	3	2	3
12"	3	3	3	3	2.5	3	2.5	3

- NOTES:**
1. DO NOT COVER BELLS OR FLANGES WITH CONCRETE
 2. WRAP ALL FITTINGS WITH VULCANIZING
 3. BACK ALL TEES ACCORDING TO SIZE OF BRANCH
 4. BACKING TABLES: THE EXTENSIONS SHALL BE SUCH THAT LATER REMOVAL IS POSSIBLE
 5. ALL BENDS WHERE THE EXTENSIONS ARE BOTH HORIZONTAL OR VERTICAL SHALL BE BACKED
 6. REACTION BACKING TABLE IS BASED ON 100 P.S.I. AND SOIL BEARING PRESSURE OF 2000 P.S.F. ADDITIONAL BACKING MAY BE REQUIRED IN SOME AREAS AS DIRECTED BY ENGINEERS
 7. ALL CONCRETE SHALL BE 2500 P.S.I.
 8. 18" AND LARGER REQUIRES SPECIFIC ANTI-THRUST DESIGN

15 VERTICAL THRUST BLOCKING
N.T.S.

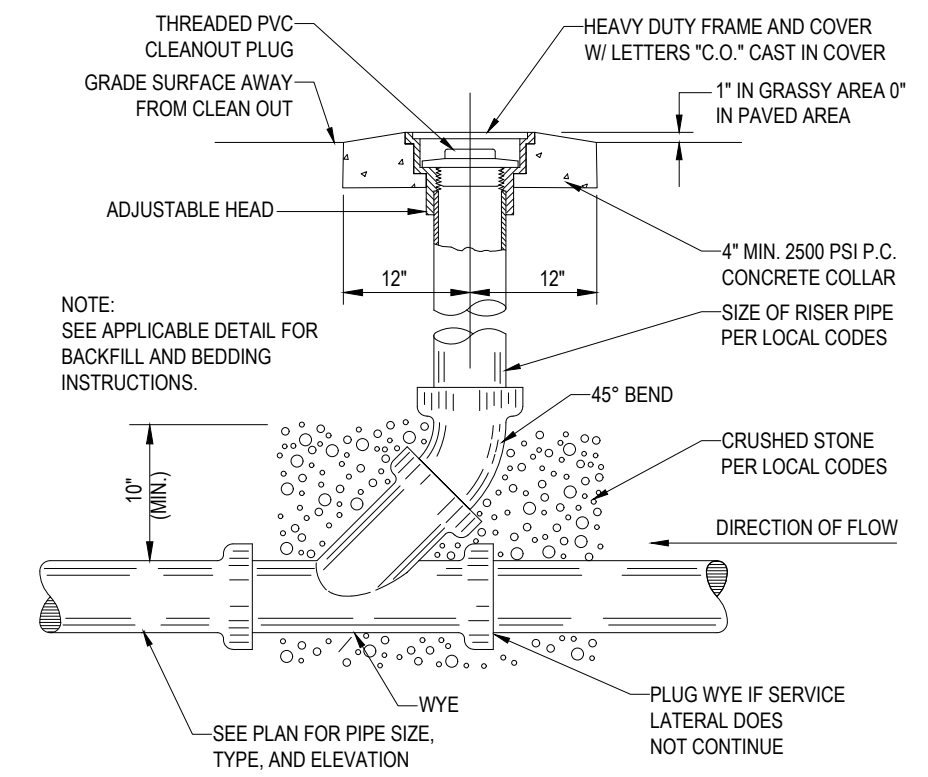


HORIZONTAL THRUST BLOCKING

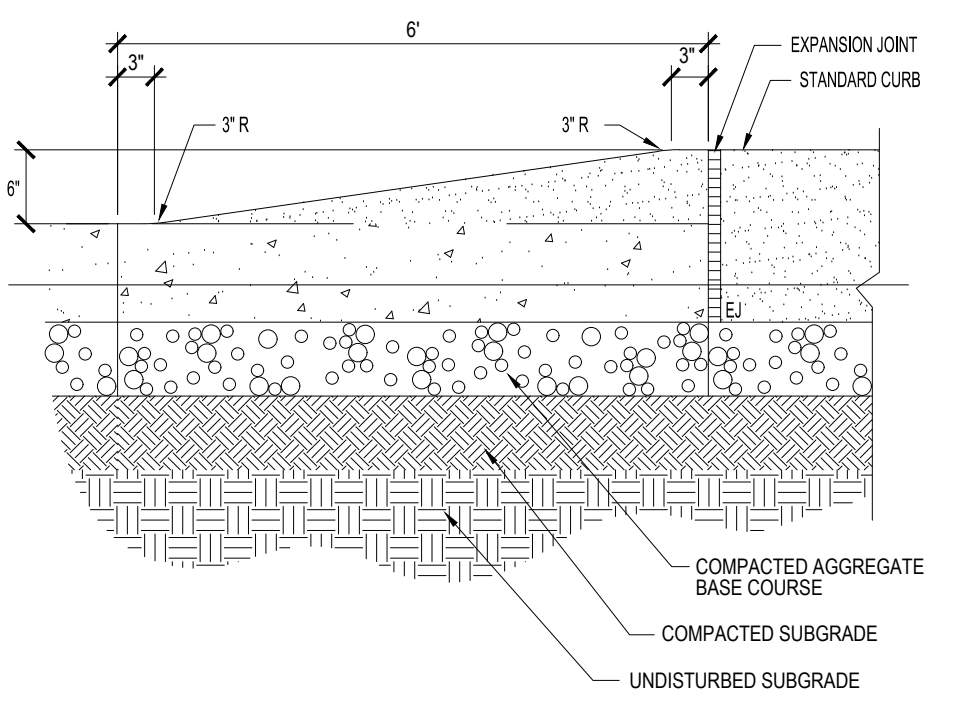
PIPE SIZE	BENDS		11 1/4°
	TEE & PLUG	90°	
3"	1.0	1.0	1.0
4"	1.0	1.0	1.0
6"	1.5	2.0	1.0
8"	2.5	3.5	1.8
10"	4.0	5.5	2.8
12"	6.0	8.0	4.0

- NOTES:**
1. DO NOT COVER BELLS OR FLANGES WITH CONCRETE
 2. WRAP ALL FITTINGS WITH VULCANIZING
 3. BACK ALL TEES ACCORDING TO SIZE OF BRANCH
 4. BACKING TABLES: THE EXTENSIONS SHALL BE SUCH THAT LATER REMOVAL IS POSSIBLE
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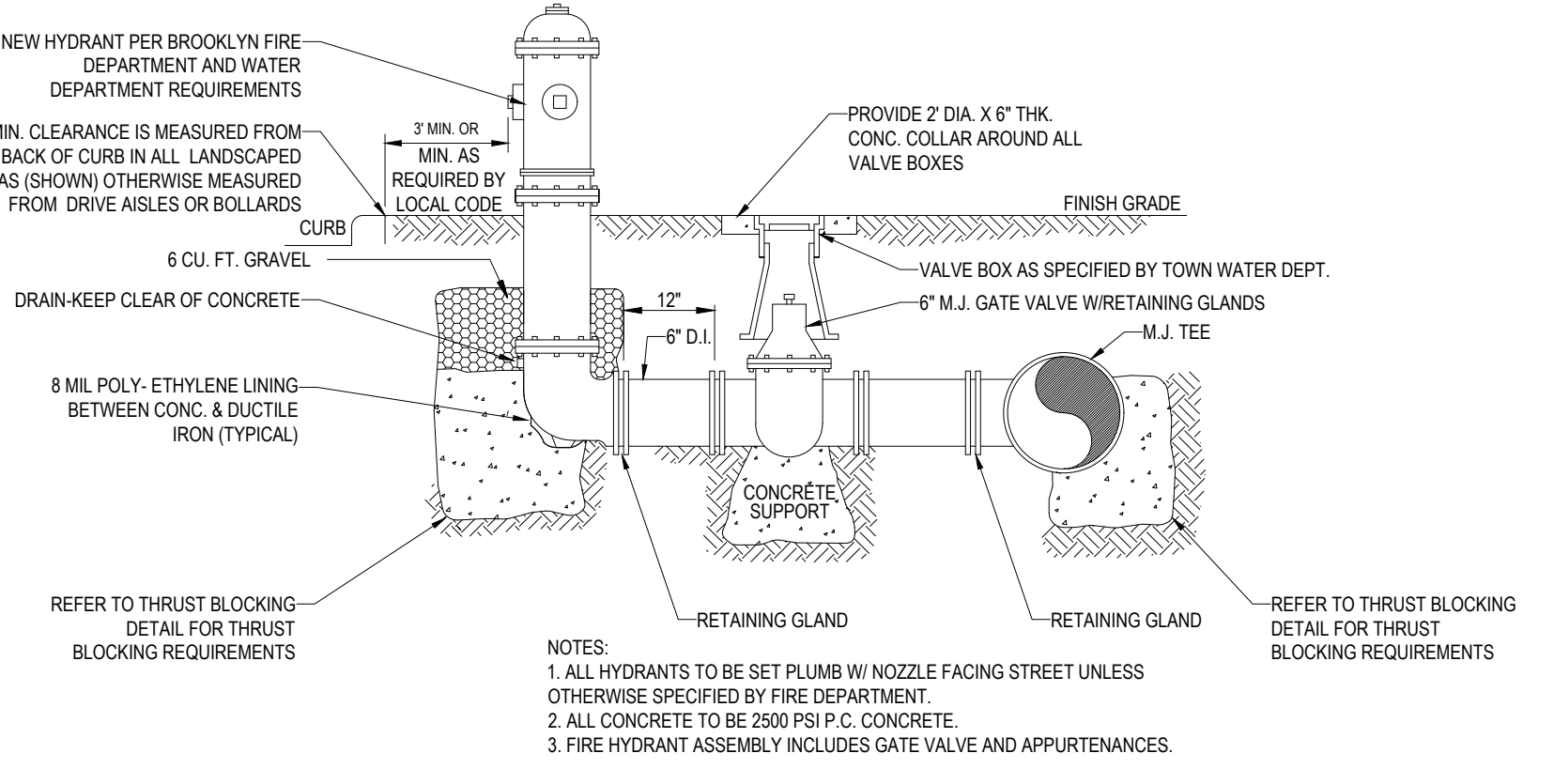
16 HORIZONTAL THRUST BLOCKING
N.T.S.



16 CLEANOUT DETAIL
N.T.S.

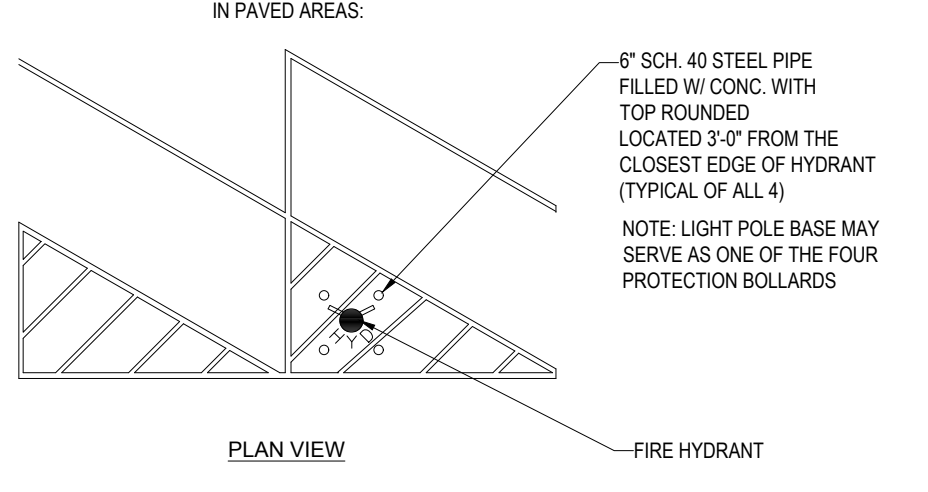


17 TRANSITION CURB DETAIL
N.T.S.



- NOTES:**
1. ALL HYDRANTS TO BE SET PLUMBS W/ NOZZLE FACING STREET UNLESS OTHERWISE SPECIFIED BY FIRE DEPARTMENT
 2. ALL CONCRETE TO BE 2500 PSI P.C. CONCRETE
 3. FIRE HYDRANT ASSEMBLY INCLUDES GATE VALVE AND APPURTENANCES

18 TYPICAL HYDRANT & VALVE INSTALLATION
N.T.S.



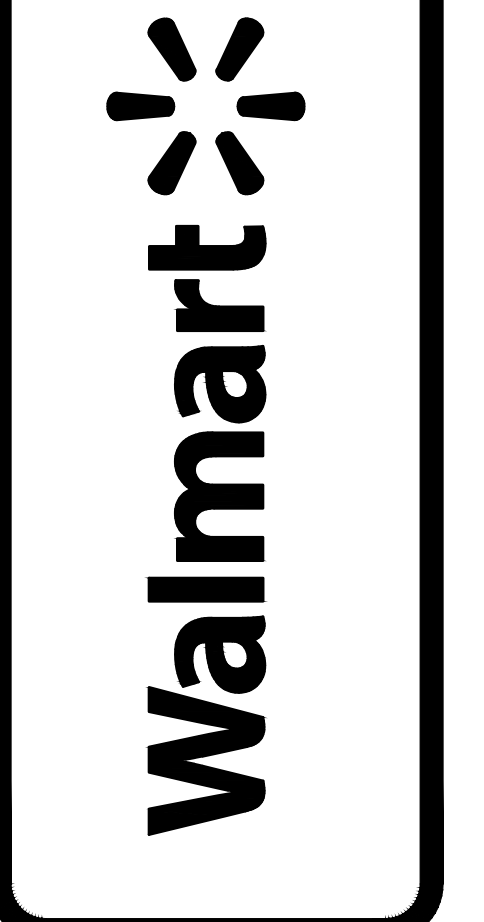
REVISIONS

NO.	DESCRIPTION	BY

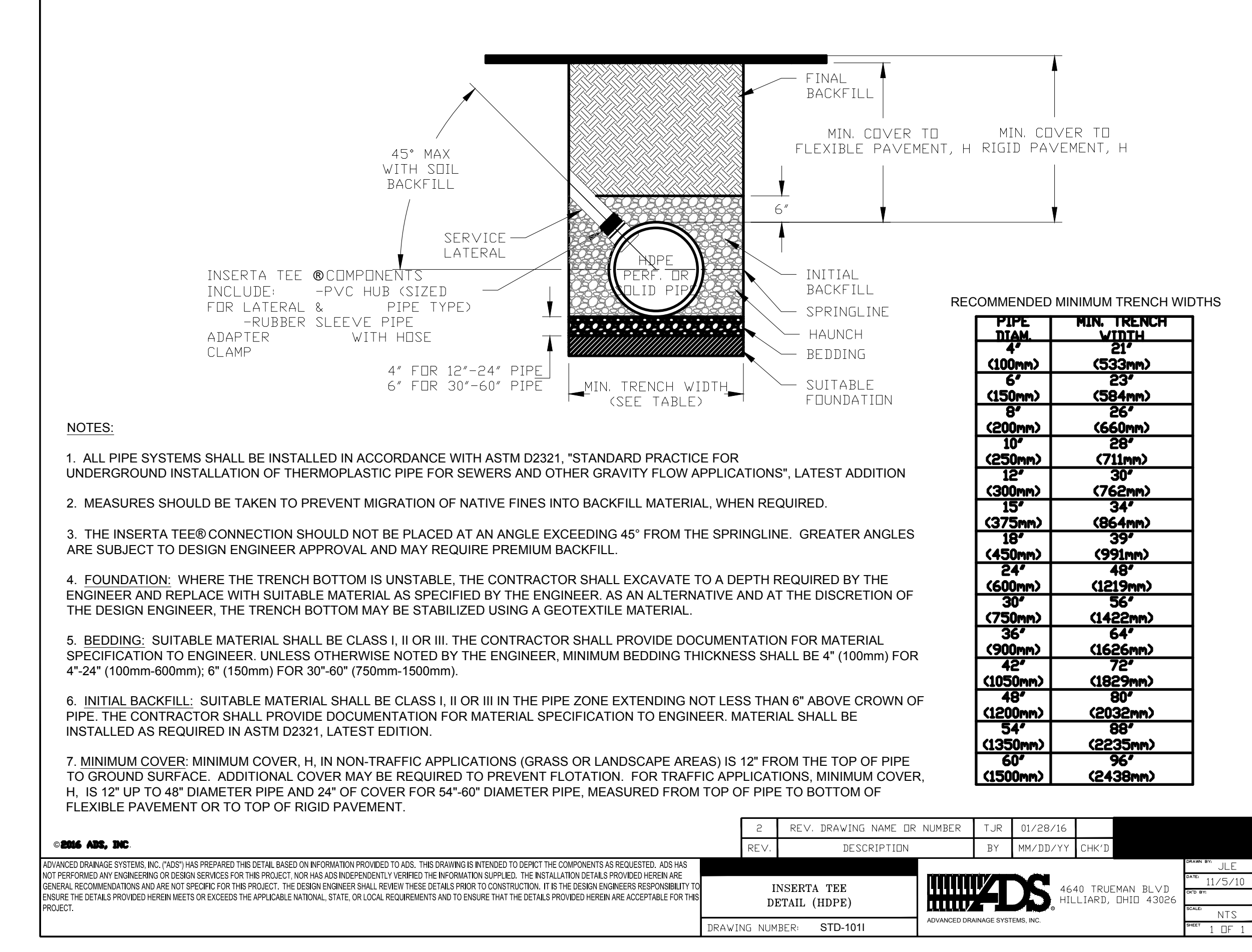
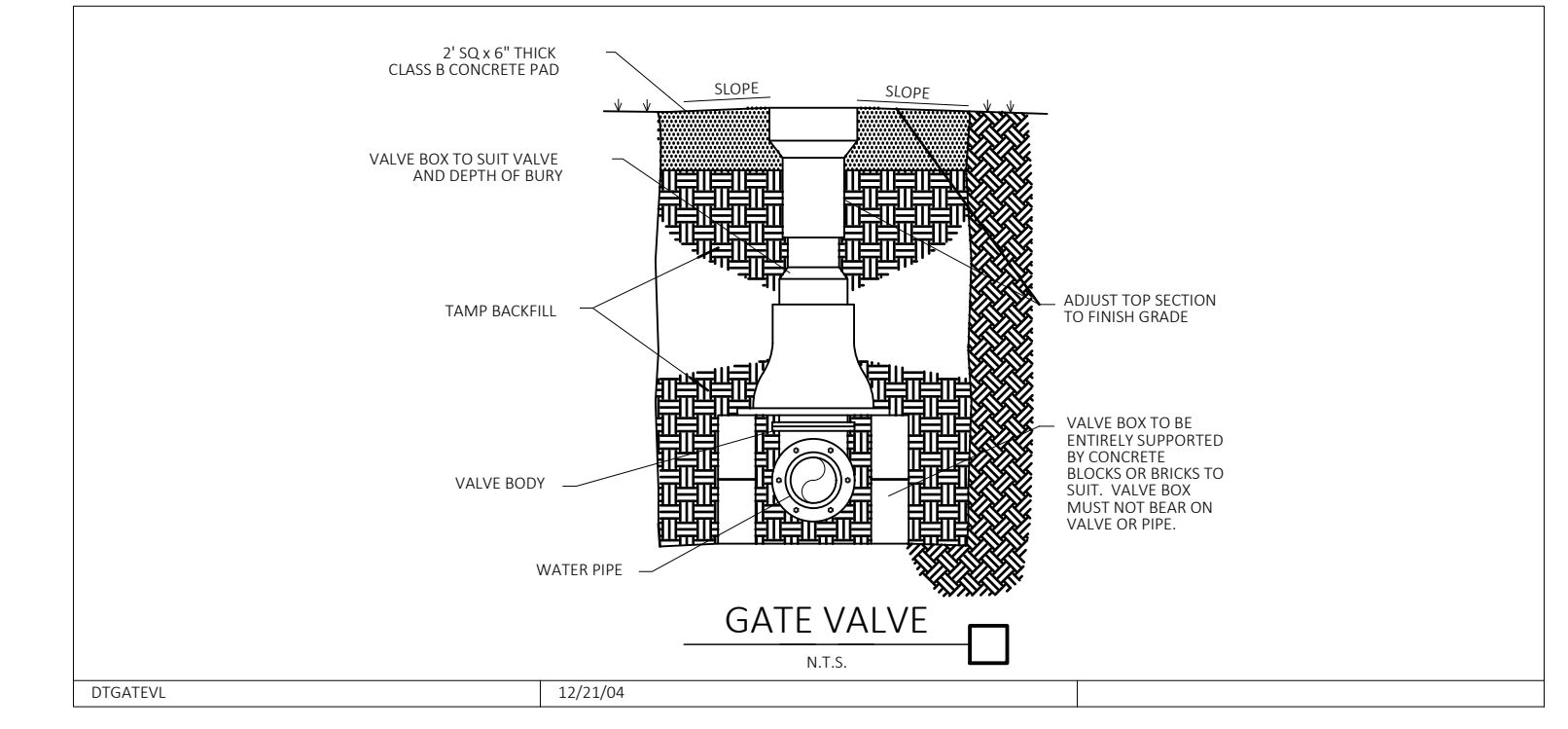
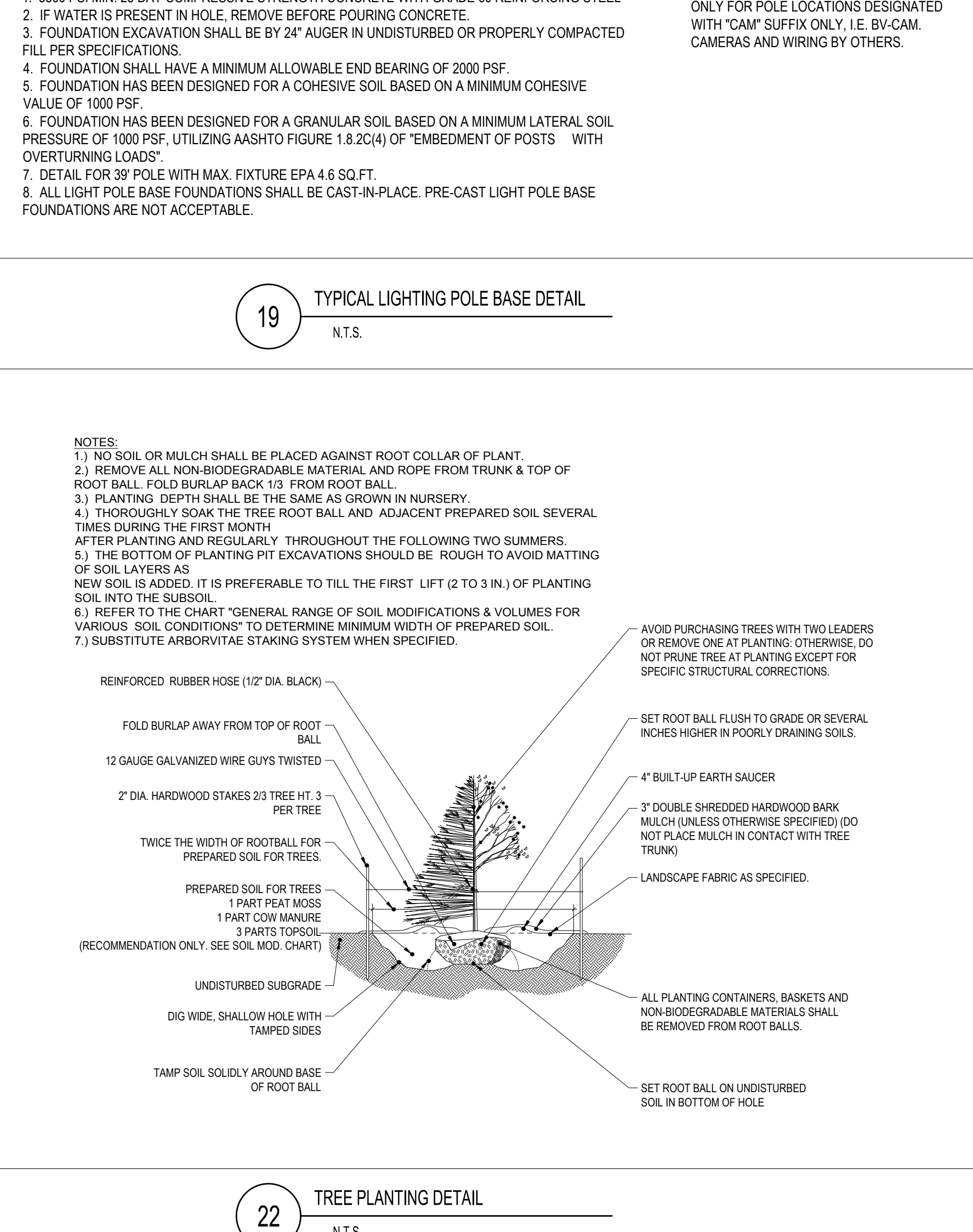
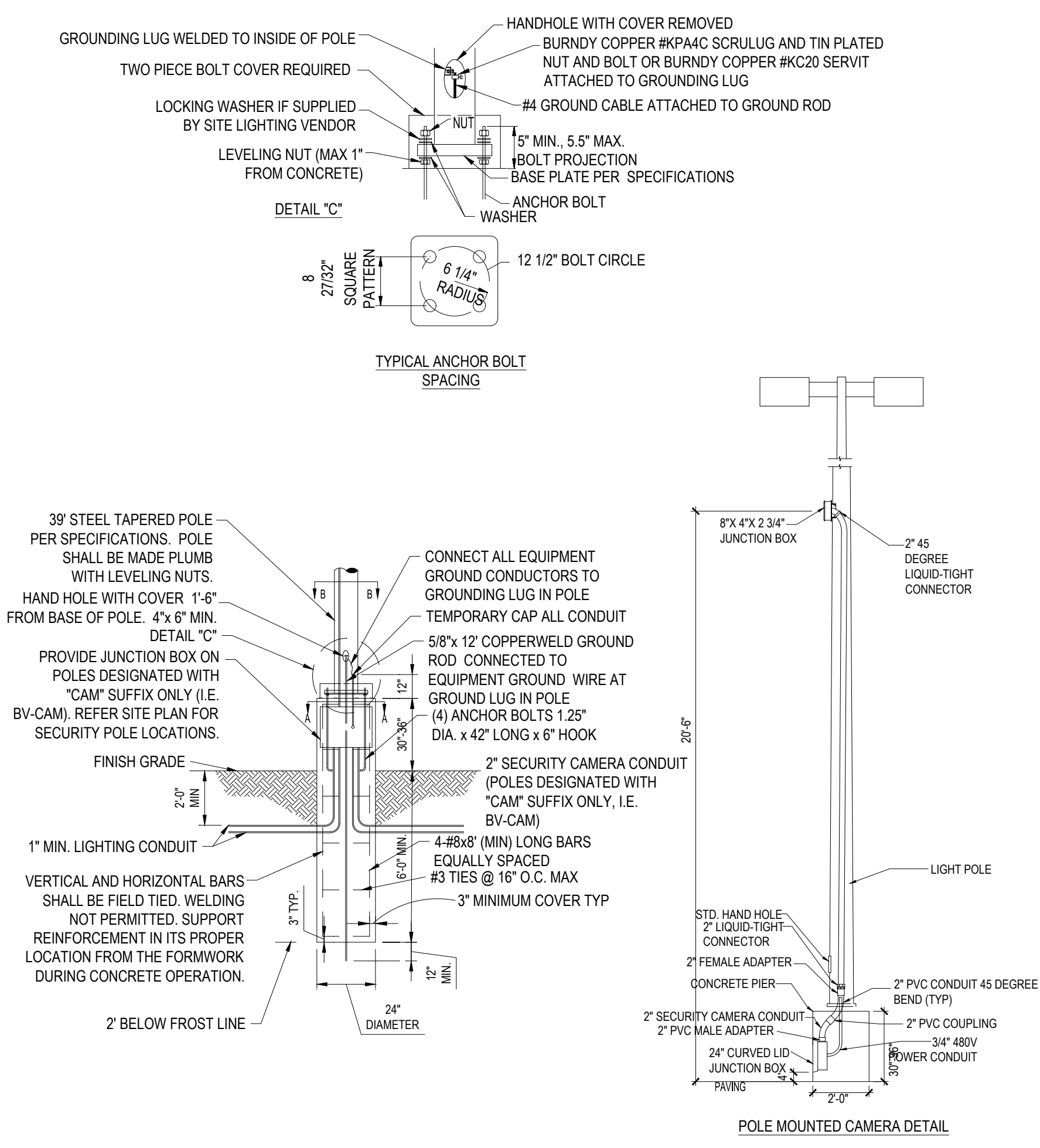
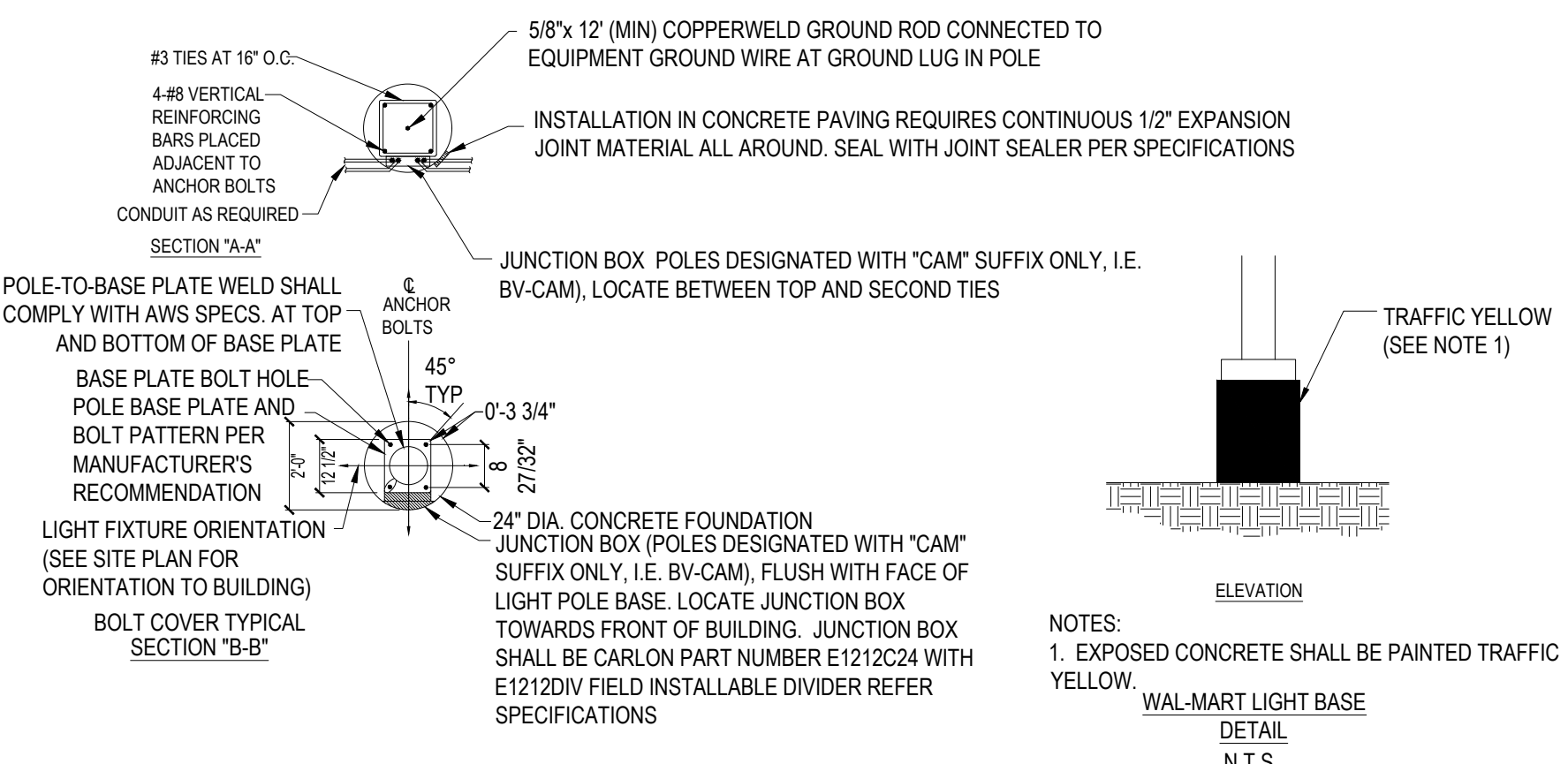
BOHLER
SITE CIVIL AND CONSULTING ENGINEERING
PROGRAM MANAGEMENT
CONSTRUCTION ADMINISTRATION
PERMITTING SERVICES



SUPERCENTER #5777-228
450 PROVIDENCE ROAD, TOWN OF BROOKLYN, CT
WAL-MART STORES, INC.
2001 SE 10TH STREET
BENTONVILLE, AR 72716



DRAWN BY: J.T.J.
CHECKED BY: J.C.B.
DATE: 06/29/2023
SCALE: AS NOTED
JOB No. MAA230031.00
SHEET

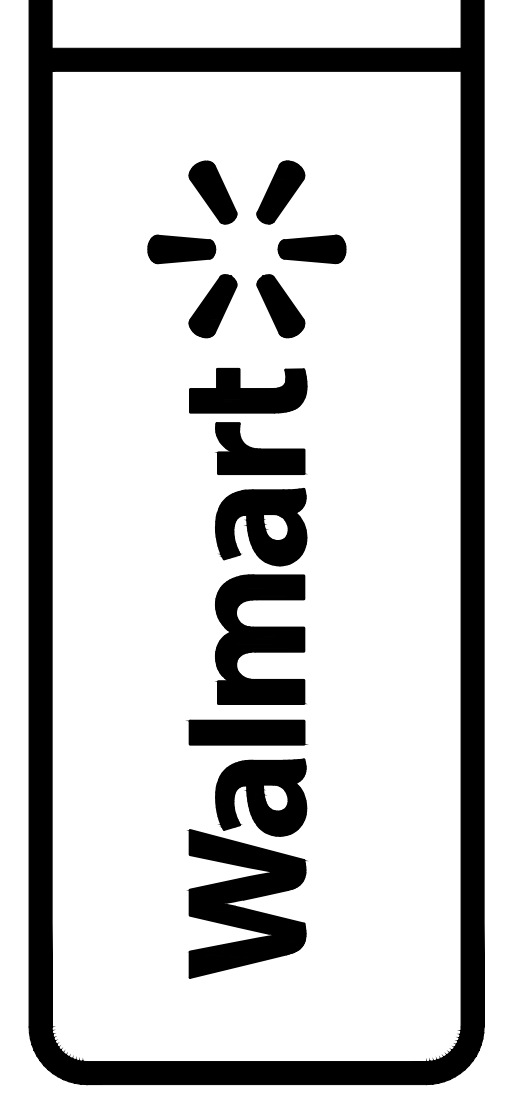


REVISIONS	BY

BOHLER
SITE CIVIL AND CONSULTING ENGINEERING
PROGRAM MANAGEMENT
LEED SUSTAINABLE DESIGN
PERMITTING SERVICES



SUPERCENTER #5777-228
450 PROVIDENCE ROAD, TOWN OF BROOKLYN, CT
WAL-MART STORES, INC.
2001 SE 10TH STREET
BENTONVILLE, AR 72716



DRAWN	BT/JT/JN
CHECKED	JUC/GB
DATE	06/29/2023
SCALE	AS NOTED
JOB No.	MAA230031.00
SHEET	

DTL-3

DETAIL SHEET

SITE DEMOLITION SPECIFICATION

PART 1 - GENERAL

1.1 SUMMARY

- A. Section Includes:
 1. Demolition of structures, paving, and utilities.
 2. Patching and filling voids created as a result of removals or demolition.

1.2 REGULATORY REQUIREMENTS

- A. Compliance with all laws, including Safety Laws, Environmental Laws, Stormwater Laws and Worker Verification Laws as well as requirements found within the Contract Documents and these Specifications, that pertain to Safety Compliance, Environmental Compliance, Stormwater Compliance and Worker Verification Compliance. Obtain required permits and licenses from appropriate authorities. Pay associated fees including disposal charges.
- B. Notify affected utility companies before starting work and comply with their requirements.
- C. Do not close or obstruct public or private roadways, sidewalks, or fire hydrants without appropriate permits or written authorization.
- D. If hazardous, contaminated materials or other environmental related conditions are discovered, stop work immediately and notify the Wal-Mart Construction Manager for action to be taken. Do not resume work until specifically authorized by the Construction Manager.

1.3 PROJECT CONDITIONS

- A. Conditions existing at time of inspection for bidding purposes will be maintained by Owner as reasonably practical.
- B. Unless otherwise indicated in Contract Documents or specified by the Owner, items of salvageable value to Contractor shall be removed from site and structures. Storage or sale of removed items on site will not be permitted and shall not interfere with other work specified.

PART 2 - PRODUCTS

2.1 FILL MATERIALS

- A. Fill material shall be aggregate fill materials consisting of stone, gravel, or sand free from debris, trash, frozen materials, roots, and other organic matter.

2.2 CONCRETE

- A. Mix concrete and deliver in accordance with ASTM C 94.
- B. Design mix to produce normal weight concrete consisting of Portland cement, aggregate, water reducing admixture, air entraining admixture, and water to produce following:
 1. Compressive Strength: 3,500 psi, minimum at 28 days, unless otherwise indicated on the Drawings.
 2. Slump Range: 1 to 3-inches at time of placement
 3. Air Entrainment: 5 to 8 percent

PART 3 - EXECUTION

3.1 PREPARATION

- A. Provide, erect, and maintain erosion control devices, temporary barriers, and security devices at locations indicated on Construction Drawings. Provide a comprehensive construction phasing plan for this work to the store manager 7 days prior to starting any work. It is to provide for dates, times and duration of lane closures, temporary vehicle and pedestrian traffic control.
- B. Protect existing landscaping materials, appurtenances, and structures, which are not to be demolished. Repair damage to existing items to remain caused by demolition operations.
- C. Prevent movement or settlement of adjacent structures. Provide bracing and shoring as necessary.
- D. Mark location of utilities. Protect and maintain in safe and operable condition utilities that are to remain. Prevent interruption of existing utility service to occupied or used facilities, except when authorized in writing by authorities having jurisdiction. Provide temporary services during interruptions to existing utilities as acceptable to governing authorities and Owner.
- E. For work on operating Walmart sites, prior to any underground excavation, contractor is expected to obtain current and representative underground utility plans from Walmart for private utilities that are not located by others. This is specifically intended to provide approximate locations for Walmart private utilities including water, sewer, electrical, telephone and data services.
- F. Notify adjacent property owners of work that may affect their property, potential noise, utility outages, or other disruptions. Obtain written permission from adjacent property owners when demolition equipment will traverse, infringe upon, or limit access to their property. Coordinate notice with Owner.

3.2 GENERAL DEMOLITION REQUIREMENTS

- A. Conduct demolition to minimize interference with adjacent structures or pavements to remain.
- B. Cease operations immediately if adjacent structures appear to be in danger. Notify authority having jurisdiction. Do not resume operations until directed by authority.
- C. Conduct operations with minimum of interference to public or private access. Maintain ingress and egress at all times other than in specific areas where work is in progress.
- D. Sprinkle work with water to minimize dust. Provide hoses and water connections for this purpose.
- E. Comply with governing regulations pertaining to environmental protection.
- F. Clean adjacent structures and improvements of dust, dirt, and debris caused by demolition operations. Return adjacent areas to condition existing prior to start of work.

3.3 DEMOLITION

- A. Demolish site improvements designated to be removed as shown on the drawings. Site improvements shall include but not be limited to structures, foundations, pavements, curbs and gutters, drainage structures, utilities, signage or landscaping.
- B. Disconnect and cap or remove utilities to be abandoned as shown on the drawings.
- C. Fill or remove piping and appurtenances as shown.
- D. Demolish concrete and masonry in small sections. Break up concrete slabs on grade that are 2-feet or more below proposed subgrade to permit moisture drainage. Remove slabs-on-grade and below grade construction within 2-feet of proposed subgrade.

3.4 PATCHING

- A. Where improvements are removed from paved areas, pavements shall be sawcut in straight lines at the perimeter and patched. Damaged pavement adjacent to removed improvements shall also be removed and patched.
- B. Pavement patches shall be paved with minimum 6" concrete, broom finished and flush with adjacent grades.

3.5 FILLING VOIDS

- A. Completely fill below grade areas and voids resulting from demolition or removal of structures, etc., using aggregate fill materials consisting of stone, gravel, or sand free from debris, trash, frozen materials, roots, and other organic matter.
- B. Areas to be filled shall be free of standing water, frost, frozen or unsuitable material, trash, and debris prior to fill placement.
- C. Place fill materials in lifts not to exceed 6 inches loose measure and compacted to 95 percent of maximum laboratory density per ASTM D698 with moisture content of not less than 1 percent below and not more than 3 percent above optimum moisture content.
- D. Grade surface to match adjacent grades and to provide flow of surface drainage after fill placement and compaction.

3.6 DISPOSAL OF DEMOLISHED MATERIALS

- A. Remove from site debris, rubbish, and other materials resulting from demolition operations. Leave areas of work in clean condition.
- B. No burning of any material, debris, or trash on site or off site will be allowed.
- C. Transport materials removed from demolished structures with appropriate vehicles and dispose off-site to areas that are approved for disposal by governing authorities and appropriate property owners.

END OF SECTION

PAVEMENT MARKINGS SPECIFICATION

PART 1 - GENERAL

1.1 SUMMARY

- A. Section Includes:
 1. Painting and marking of pavements, curbs, and guard posts (bollards)..

1.2 REFERENCES

- A. The publications listed below form a part of this specification to the extent referenced. Publications are referenced within the text by the basic designation only.
- B. American Association of State Highway and Transportation (AASHTO):
 1. AASHTO M247 - Glass Beads Used in Traffic Paints
 2. AASHTO M248 - Ready-Mixed White and Yellow Traffic Paints
- C. Master Painter's Institute (MPI):
 1. MPI 32 - Traffic Marking Paint, Solvent Based.
 2. MPI 97 - Traffic Marking Paint, Latex.
- D. ASTM International (ASTM):
 1. ASTM D4414 - Standard Practice for Measurement of Wet Film Thickness by Notched Gauges.
- E. Federal Specifications (FS):
 1. FS A-A-2886 - Paint, Traffic, Solvent Based (supersedes FS TT-P-85 and FS TT-P-115, Type I)
 2. FS TT-B-1325 - Beads (Glass Spheres) Retro-Reflective
 3. FS TT-P-1952 - Paint, Traffic And Airfield Marking, Waterborne

1.3 PROJECT CONDITIONS

- A. Maintain access for vehicular and pedestrian traffic as required for other construction activities. Utilize flagmen, barricades, warning signs, and warning lights as required.

PART 2 - PRODUCTS

2.1 MATERIALS

- A. Paint shall be waterborne or solvent borne, colors as shown or specified herein. Pavement marking paints shall comply with applicable state and local laws enacted to ensure compliance with Federal Clean Air Standards. Paint materials shall conform to the restrictions of the local Air Pollution Control District.
- B. Waterborne Paint: Paints shall conform to FS TT-P-1952 and have MPI 97 approval.
- C. Solvent Borne Paint: Paint shall conform to FS A-A-2886 or AASHTO M248 and have MPI 32 approval. Paint shall be non bleeding, quick drying, and alkyl petroleum base paint suitable for traffic bearing surface and be mixed in accordance with manufacturer's instructions before application for colors White, Yellow, Blue, and Red.
- D. Glass Beads: AASHTO M 247, Type 1 or FS TT-B-1325, Type 1, Gradation A.
- E. Pickup Area Pavement Marking Paint: Paint shall conform to the requirements specified herein for solvent borne or waterborne paints, with exception of the relevant difference due to the material being supplied in a color other than white or yellow.
 1. Color: Orange, according to the following mix rate:

Gallon	Color
5	Yellow
1	Red
6	Orange

- 2. Contractor's Option: In lieu of field mixing, limited quantities of pre-mixed orange marking paint conforming to the requirements specified herein are available for purchase from select national coatings suppliers.

PART 3 - EXECUTION

3.1 EXAMINATION

- A. Examine the work area and correct conditions detrimental to timely and proper completion of the work. Do not proceed until unsatisfactory conditions are corrected.

3.2 PREPARATION

- A. Sweep and clean surface to eliminate loose material and dust.
- B. Where existing pavement markings are indicated on Construction Drawings to be removed or would interfere with adhesion of new paint, a motorized abrasive device or soda blasting shall be used to remove the markings. Equipment employed shall not damage existing paving or create surfaces hazardous to vehicle or pedestrian traffic.

3.3 CLEANING EXISTING PAVEMENT MARKINGS

- A. Remove existing pavement markings which are in good condition but interfere or conflict with the newly applied marking patterns and as noted on plans. Deteriorated or obscured markings that are not misleading or confusing or do not interfere with the adhesion of the new marking material do not require removal. Conduct grinding, soda blasting or other operations in such a manner that the finished pavement surface is not damaged or left in a pattern that is misleading or confusing. Use dust collection system when removing existing pavement markings. Comply with the requirements of Section 01351 Regulatory Compliance Supplement for management and disposal of hazardous wastes.

3.4 APPLICATION

- A. Apply two coats of same color of paint as specified below, at manufacturer's recommended rate, without addition of thinner, with maximum of 100 square feet per gallon or as required to provide a minimum wet film thickness of 15 mils and dry film thickness of 7 1/2 mils per coat. Paint shall be applied for a total dry film thickness of 15 mils. Apply with mechanical equipment to produce uniform straight edges. At sidewalk curbs and crosswalks, use straightedge to ensure uniform, clean, and straight stripe.
- B. Install pavement markings according to manufacturer's recommended procedures for the specified material.
- C. Following items shall be painted with colors noted below:
 1. Pedestrian Crosswalks: White
 2. Exterior Sidewalk Curbs and Guard posts: Yellow
 3. Exterior Light Pole Bases: Yellow (unless otherwise noted on Construction Detail).
 4. Fire Lanes: Red or per local code.
 5. Lane Striping where separating traffic moving in opposite directions: Yellow.
 6. Lane Striping where separating traffic moving in the same direction: White.
 7. ADA Symbols: Blue or per local code.
 8. ADA parking space markings as shown on the drawings.
 9. Parking Stall Striping: Yellow, unless otherwise noted on Construction Drawings.
 10. Associate Parking Area: White, unless otherwise noted on Construction Drawings.
 11. "Pickup" area striping and other areas as shown on site plan and in associated details - Orange, as specified herein.
- D. Apply glass beads at pedestrian crosswalk striping and at lane striping and arrows at driveways connecting to public streets. Broadcast glass beads uniformly into wet markings at a rate of 6 lb/gal.

3.5 FIELD QUALITY CONTROL

- A. Field quality control shall be the responsibility of the Contractor. Field quality control testing and inspection shall be at the discretion of the Contractor as necessary to assure compliance with Contract requirements.

3.6 CLEANING

- A. Waste materials shall be removed at the end of each workday. Upon completion of the work, all containers and debris shall be removed from the site. Paint spots upon adjacent surfaces shall be carefully removed by approved procedures that will not damage the surfaces and the entire job left clean and acceptable.

END OF SECTION

TRAFFIC SIGNS AND SIGNALS SPECIFICATION

PART 1 - GENERAL

1.1 SUMMARY

- A. Section Includes:
 1. Traffic control signs.
- B. Related Requirements:
 1. Section 09900 - Painting. Painting for painted posts where shown on the Drawings.

1.2 REFERENCES

- A. The publications listed below form a part of this specification to the extent referenced. Publications are referenced within the text by the basic designation only.
- B. ASTM International (ASTM):
 1. ASTM A53 - Pipe, Steel, Black and Hot Dipped, Zinc Coated Welded and Seamless.
 2. ASTM C94 - Ready Mix Concrete
 3. ASTM D4956 - Retroreflective Sheeting for Traffic Control.
- C. US Department of Transportation, Federal Highway Administration:
 1. Manual on Uniform Traffic Control Devices (MUTCD).

PART 2 - PRODUCTS

2.1 SIGNS

- A. Conform to US Department of Transportation MUTCD. Sign classification, type, size, and color shall be as shown on the drawings
- B. Retroreflectivity: Microprismatic type, diamond grade reflective sheeting conforming to ASTM D 4956, Type XI.

2.2 POSTS

- A. Square Post: Square tubular steel sign post, galvanized, 12 ga, perforated full-length with 7/16 inch holes on four sides. Post size shall be as shown on the Drawings.
- B. Steel Pipe: ASTM A 53, Type E (electric-resistance welded) or Type S (seamless), Grade B, Schedule 40, size as shown on the Drawings.

2.3 CONCRETE

- A. Mix concrete and deliver in accordance with ASTM C 94.
- B. Design mix to produce normal weight concrete consisting of Portland cement, aggregate, water reducing admixture, air entraining admixture, and water to produce following:
 1. Compressive Strength: 3,500 psi, minimum at 28 days, unless otherwise indicated on the Drawings.
 2. Slump Range: 1 to 3-inches at time of placement
 3. Air Entrainment: 5 to 8 percent

PART 3 - EXECUTION

3.1 PREPARATION

- A. Field verify underground utilities prior to sign installation. Primary utilities of concern of shallow depths are lawn sprinkler systems, electric, telephone, fiber optic, cable and gas.

3.2 INSTALLATION

- A. Install signs as shown on the Drawings and in accordance with MUTCD and manufacturer's instructions.
- B. Install signs of the type and at locations shown on the Drawings.
- C. Install posts of the type as shown on the drawing.
- D. Where shown as painted, field paint steel pipe posts in accordance with Section 09900.

END OF SECTION

SEAL COAT SHALL BE APPLIED WHERE EXISTING MARKINGS ARE REMOVED.

SMALL PROJECT SEAL COAT SPECIFICATION:

IN GENERAL:

- CRACK FILLING AND OIL SPOT TREATMENTS ARE NOT REQUIRED PRIOR TO SEAL COAT. OTHER THAN THESE EXCEPTIONS, PREPARE AND CLEAN AREA TO BE SEAL COATED CONSISTENT WITH MANUFACTURER'S INSTRUCTIONS AND SPECIFICATION.

APPROVED MATERIALS:

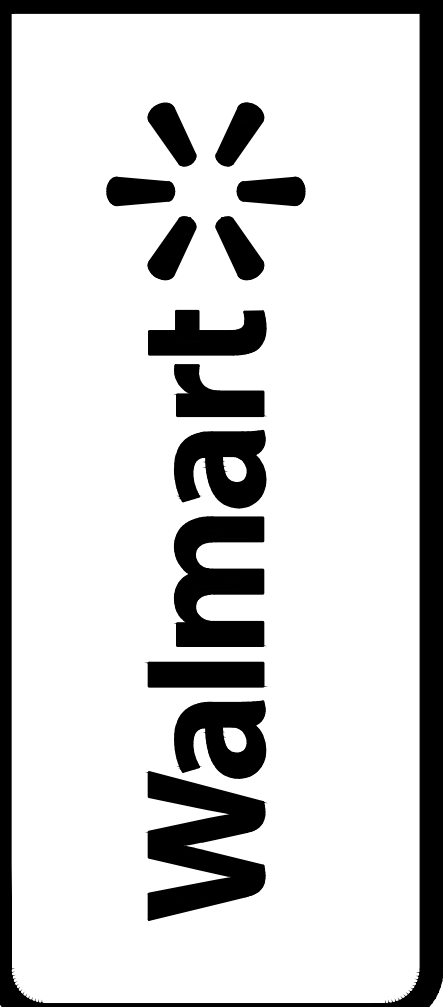
- 1) STAR PRODUCTS
 - MICRO-PAVE PRO-BLEND WITH ADDED SAND
 - SINGLE COAT
- 2) SEAL MASTER
 - POLYMER MODIFIED MASTERSEAL WITH ADDED SAND
 - SINGLE COAT
- 3) GEM SEAL BLACK DIAMOND XL
 - WITH ADDED SAND
 - SINGLE COAT

MATERIALS IDENTIFIED IN SPECIFICATION SECTION 02787 CAN BE USED. COAL TAR BASED SEAL COAT MATERIALS IN ANY FORM ARE PROHIBITED.

REVISIONS	BY



SUPERCENTER #5777-228
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CHECKED	JUC/GB
DATE	08/29/2023
SCALE	AS NOTED
JOB No.	MAA230031.00
SHEET	CSS-1

SPECIFICATIONS SHEET

SEAL COAT SPECIFICATION
PART 1 - GENERAL

1.1 SUMMARY

- A. Section Includes:
1. Seal coats using a polymer-modified asphalt emulsion blended with fine aggregate.
- B. Related Requirements:
1. Site Demolition Specification
2. Pavement Markings Specification
3. Traffic Signs and Signals Specification

1.2 REFERENCES

- A. The publications listed below form a part of this specification to the extent referenced. Publications are referenced within the text by the basic designation only.
- B. ASTM International (ASTM)
1. ASTM C 136 - Method of Sieve Analysis of Fine and Coarse Aggregate
 2. ASTM D 217 - Method for Cone Penetration of Lubricating Grease
 3. ASTM D 244 - Test Methods for Emulsified Asphalts
 4. ASTM D 562 - Method for Consistency of Paints Measuring Krebs Unit (KU) Viscosity Using a Stormer-Type Viscometer
 5. ASTM D 977 - Emulsified Asphalt
 6. ASTM D 2397 - Cationic Emulsified Asphalt
 7. ASTM D 2042 - Method for solubility of Asphalt Materials in Trichloroethylene
 8. ASTM D 3910 - Practice for Design, Testing, and Construction of Slurry Seal
 9. ASTM D 6690 - Joint and Crack Sealants, Hot Applied, for Concrete and Asphalt Pavements

1.3 ADMINISTRATIVE REQUIREMENTS

- A. Pre-installation Meeting: Convene a pre-installation meeting at the site at least two weeks prior to commencing work of this Section. Require attendance of parties directly affecting work of this Section, including, but not limited to, the store manager, Contractor, and job foreman.
1. Contact Wal-Mart Construction Manager three weeks prior to pre-installation conference to confirm schedule.
 2. Record discussions of meeting and decisions, agreements reached, and furnish copy of record to each party attending. Review foreseeable methods and procedures related to paving work, including the following:
 - a. Review preparation and installation procedures and coordinating and scheduling required with related work (including all required striping).
 - b. Review proposed sources of materials.
 - c. Tour, inspect, and discuss condition of existing pavement and other preparatory work such as patching and crack sealing. If crack sealing is needed (reference section 2.4.C below) or other areas of pavement distress are noted during tour, submit appropriate RFI to project team for review.
 - d. Review requirements for protecting paving work, including restriction and redirection of traffic during installation and curing period.
 - e. Review and finalize construction schedule and verify availability of materials, installer's personnel, equipment, traffic control devices, and facilities needed to make progress and avoid delays.
 - f. Review paving requirements (drawings, specifications, and other contract documents).
 - g. Review weather and forecasted weather conditions, and procedures for coping with unfavorable conditions.
 - h. Review health and safety precautions relating to handling and placement of seal coat.

1.4 QUALITY ASSURANCE

- A. Contractor Qualifications: The seal coat applicator shall have not less than 3 years documented experience in the application of emulsion seal coats.

1.5 SITE CONDITIONS

- A. Weather Limitations: Apply seal coat only under the following weather conditions:
1. The atmospheric temperature is between 50 and 90 F and is expected to remain above 50 F for 24 hours.
 2. Pavement temperature is above 55 F.
 3. Surface is dry and no moisture is expected within 24 hours.
 4. Weather and wind conditions are such that overspray is preventable and will allow proper curing and opening to traffic within a reasonable time.
- B. Maintain access for vehicular and pedestrian traffic as required by the Wal-Mart Store and Construction Manager. Utilize temporary striping, flagmen, barricades, warning signs, and warning lights as required.

PART 2 - PRODUCTS

2.1 MATERIALS

- A. Aggregate: Aggregate shall be 100 percent passing the No. 16 (1.18 mm) sieve when tested in accordance with ASTM C 136. Aggregate shall consist of hard, washed, dry natural or manufactured particles free of dust, trash, clay, organic materials or other contaminants.
- B. Asphalt Emulsion: Comply with ASTM D977 or ASTM D2397 for SS-1h or CSS-1h. The penetration of the residue from the distillation test shall be 20 to 60. Clay stabilized emulsion, with a ph not greater than 7.0, and solids content not less than 45 percent may be used. The polymer material shall be milled or blended into the asphalt or emulsifier solution prior to the emulsification process. The minimum amount and type of polymer modifier shall be determined by the laboratory performing the mix design.
- C. Coal Tar: Coal tar emulsion or coal tar/asphalt emulsion shall not be used as a substitute for asphalt emulsion.
- D. Water: Water shall be potable and free of harmful soluble salts or reactive chemicals and any other contaminants and at least 50 F.
- E. Additives: Additives shall be included and approved as part of the mix design and be compatible with the other components of the mix.
- F. Crack Sealant: Crack sealant shall conform to ASTM D6690, Type II or higher and compatible with the specified seal coat emulsion.

2.2 COMPOSITION

- A. Composition. Seal coat shall consist of a mixture of the specified emulsion, water, aggregate, and additives and be proportioned to meet the requirements shown in the following Table 1.

TABLE 1 - Undiluted Seal Coat Design Properties

Method	Minimum	Maximum
Weight (per gallon), ASTM D 244, lbs	9.0	
Cone Penetration, ASTM D 217, mm	340	700
% Non-Volatile ¹	50	
% Non-Volatile Residue Soluble in Trichloroethylene, ASTM D 2042	10	35
Wet Track Abrasion Loss, ASTM D 3910, g		35
Viscosity, ASTM D 562, KU	75	
Dried Film Color	Black	

¹Weigh 10 g of homogeneous product into a previously tared, small ointment can. Place in an oven at 325°F for 90 minutes. Cool, reweigh and calculate non-volatile residue as a percent of the original mass.

2.3 EQUIPMENT

- A. Distributors. Distributors or spray units used for the spray application of the seal coat shall be self-propelled and capable of uniformly applying 0.10 to 0.30 gallons per square yard of material over the required width of application. Distributors shall be equipped with tachometers, pressure gauges, and volume measuring devices. The mix tank shall have a mechanically powered, full sweep, mixer with sufficient power to move and homogeneously mix the entire contents of the tank.
- B. Spray Nozzles. Nozzles shall be free from clogs and debris and set at the same angle.
- C. Mixing Equipment. The mixing machine shall have a continuous flow mixing unit capable of accurately delivering a predetermined proportion of aggregate, water, and emulsion, and of discharging the thoroughly mixed product on a continuous basis. The mixing unit shall be capable of thoroughly blending all ingredients together and discharging the material without segregation.
- D. Spreading Equipment. Spreading equipment shall be a mechanical type squeegee/brush distributor attached to the mixing machine, equipped with flexible material in contact with the surface to prevent loss of slurry from the spreader box. It shall be maintained to prevent loss of slurry on varying grades and adjusted to assure uniform spread. There shall be a lateral control device and a flexible strike off capable of being adjusted to lay the slurry at the specified rate of application. The spreader box shall have an adjustable width. The box shall be kept clean. Emulsion and aggregate build up on the box shall not be permitted.
- E. Clean equipment with a petroleum solvent if previously used with a different material.
- F. Hand Squeegee or Brush Application. Hand spreading application shall be used only in places not accessible to the mechanized equipment or to accommodate neat trim work at curbs, etc. Material that is applied by hand shall meet the same standards as that applied by machine.
- G. Calibration. Spreading equipment shall be provided with a method of calibration by the manufacturer. Equipment shall be calibrated to assure that it will produce and apply a mix that conforms to the job mix formula. Calibrations shall be made with the approved job materials prior to application of the seal coat.

2.4 PREPARATION

- A. Remove all existing striping in areas subject to seal coating as noted in plans. Reference applicable specification section in Site Demolition.
- B. Remediate distressed areas of existing pavement by saw-cutting and removing existing pavement, regrading and compacting the underlying base course and replacing with full depth asphalt at locations and as shown on the drawings.
1. Repairs not specifically shown on the plans but considered necessary by the contractor, store manager or construction manager (CM) shall be identified and submitted as an RFI to the project team prior to commencement of repairs.
 2. Repairs submitted by RFI and approved shall be performed as directed by the CEC. Cost for such work directed and performed will be paid for in accordance with the "Changes in the Work" Clause of the General Conditions.
- C. Longitudinal and traverse cracks in excess of 0.25 inch, but less than 1 inch shall be sealed with a crack sealant. Cracks that contain weed or other live vegetable matter shall be treated with a locally approved, non-oil based sterilant prior to applying the crack filler.
- D. Existing crack sealants in the parking lot shall be evaluated for compatibility with the specified emulsion. If not compatible with each other they can't be used together. Immediately prior to applying the seal coat, the surface shall be cleared of all loose material, dirt, dust, grease, oil, vegetation and other objectionable material. If water is used, cracks shall be allowed to dry thoroughly before applying the seal coat.
- E. Protect existing manholes, inlets, vaults, valve boxes, meter boxes, etc. as necessary to maintain free accessibility upon completion of seal coat application. Surfaces adjacent to seal coat application areas such as sidewalks, curb and/or gutter, storefronts, etc. shall be protected by use of felt paper anchored with clean aggregate, or by shielding components with plywood during application.
- F. Coordinate limits of seal coat application operations with Owner's Construction Manager and Store Manager to avoid interruption to store operations. Protect adjacent areas of the parking lot outside of current seal coat application limits to avoid tracking onto adjacent areas. Partition off limits of current seal coat operations until surface is traffic ready.
- G. Coordinate with Store Manager to deactivate lawn sprinkler systems least 48 hours prior to placing the seal coat and remain off for at least 24 hours after the seal coat application.

2.5 APPLICATION

- A. Apply seal coat at a total rate (undiluted) of 0.17gal./SY.
- B. Dampen pavement with a fog spray of water if ambient temperatures exceed 80°F. No standing water shall remain on the surface.
- C. Apply the coat uniformly in a manner such that the combined application of the coat equals the total rate specified above.
- D. Suspend application when the distribution tank has less than 100 gallons left and refill to prevent irregular patterns or misses.
- E. The coat shall be allowed to dry and cure initially a minimum of 2-4 hours before applying any markings. The initial drying shall allow evaporation of water of the applied mixture, resulting in the coating being able to sustain light foot traffic. The initial curing shall enable the mixture to withstand vehicle traffic without damage to the seal coat.
- F. The finished surface shall present a uniform texture with no streaks.
- G. The single coat shall be allowed to dry a minimum of eight hours in dry daylight conditions before opening to traffic, and initially cure enough to support vehicular traffic without damage to the seal coat.
- H. Where marginal weather conditions exist during the eight hour drying time, additional drying time shall be allowed. The length of time shall be as specified by the supplier. The surface shall be checked after the additional drying time for trafficability before opening the section to vehicle traffic.

END OF SECTION

REVISIONS	BY



SUPERCENTER #5777-228
450 PROVIDENCE ROAD, TOWN OF BROOKLYN, CT
WAL-MART STORES, INC.
2001 SE 10TH STREET
BENTONVILLE, AR 72716



DRAWN	BT/JT/JN
CHECKED	JUC/KSB
DATE	06/29/2023
SCALE	AS NOTED
JOB No.	MAA230031.00
SHEET	

CSS-2

SCHEDULE B.

GENERAL EXCEPTIONS 1 AND 2, ARE NOT SURVEY RELATED AND HAVE NOT BEEN COMMENTED ON AS A PART OF THIS SURVEY.

- 3. EASEMENT IN FAVOR OF THE CONNECTICUT LIGHT AND POWER COMPANY DATED AUGUST 5, 1954 AND RECORDED IN VOLUME 32 AT PAGE 168 OF THE BROOKLYN LAND RECORDS, CONNECTICUT LIGHT AND POWER COMPANY EASEMENT SHOWN HEREON.
4. EASEMENT IN FAVOR OF THE CONNECTICUT LIGHT AND POWER COMPANY DATED FEBRUARY 8, 1972 AND RECORDED IN VOLUME 52 AT PAGE 436 OF THE BROOKLYN LAND RECORDS, CONNECTICUT LIGHT AND POWER COMPANY EASEMENT SHOWN HEREON.
5. EASEMENT GRANTED BY WALTER E. SANDHOLM AND VIOLET J. SANDHOLM TO THE CONNECTICUT LIGHT AND POWER COMPANY BY INSTRUMENT DATED JUNE 28, 1977 AND RECORDED JULY 12, 1977 IN VOLUME 54 AT PAGE 561; AS MODIFIED BY MODIFICATION OF ELECTRIC DISTRIBUTION EASEMENT DATED OCTOBER 25, 2012 AND RECORDED NOVEMBER 5, 2012 IN VOLUME 515 AT PAGE 221 OF THE BROOKLYN LAND RECORDS, CONNECTICUT LIGHT AND POWER COMPANY EASEMENT SHOWN HEREON.
6. SLOPE EASEMENT IN FAVOR OF THE STATE OF CONNECTICUT AS SET FORTH IN A NOTICE OF CONDEMNATION DATED AUGUST 16, 2001 AND RECORDED IN VOLUME 246 AT PAGE 371 OF THE BROOKLYN LAND RECORDS, SLOPE EASEMENT SHOWN HEREON.
7. ENCROACHMENT PERMIT ISSUED BY THE DEPARTMENT OF TRANSPORTATION BUREAU OF ENGINEERING & HIGHWAY OPERATIONS, STATE OF CONNECTICUT DATED OCTOBER 2, 2007 AND RECORDED OCTOBER 15, 2007 IN VOLUME 426 AT PAGE 170 OF THE BROOKLYN LAND RECORDS, PERMIT FOR RECONSTRUCTION OF SITE ENTRANCE & TRAFFIC IMPROVEMENTS; NOT PLOTTABLE.
8. TRAFFIC INVESTIGATION REPORT BY THE STATE OF CONNECTICUT DEPARTMENT OF TRANSPORTATION DATED FEBRUARY 16, 2011 AND RECORDED IN VOLUME 494 AT PAGE 182 OF THE BROOKLYN LAND RECORDS. SEE ALSO CERTIFICATE (NO. 1884) ISSUED BY THE STATE OF CONNECTICUT DEPARTMENT OF TRANSPORTATION DATED MARCH 13, 2012 AND RECORDED IN VOLUME 503 AT PAGE 167 OF THE SAID LAND RECORDS. REFER TO CERTIFICATE DATED JANUARY 15, 2013 AND RECORDED JANUARY 29, 2013 IN VOLUME 520 AT PAGE 210 OF THE BROOKLYN LAND RECORDS, PERMANENT TRAFFIC SIGNAL & MAINTENANCE EASEMENT SHOWN HEREON.
9. TERMS AND PROVISIONS SET FORTH IN AN EASEMENT AGREEMENT BY AND BETWEEN WAL-MART REAL ESTATE BUSINESS TRUST AND FCR REALTY, LLC DATED JUNE 12, 2012 AND RECORDED IN VOLUME 506 AT PAGE 252 OF THE BROOKLYN LAND RECORDS, ACCESS EASEMENT SHOWN HEREON.
10. EASEMENT TO THE STATE OF CONNECTICUT DATED SEPTEMBER 18, 2012 AND RECORDED SEPTEMBER 25, 2012 IN VOLUME 513 AT PAGE 149 OF THE BROOKLYN LAND RECORDS, RIGHT OF WAY EASEMENT SHOWN HEREON.
11. ENCROACHMENT PERMIT ISSUED BY THE DEPARTMENT OF TRANSPORTATION BUREAU OF HIGHWAY OPERATIONS, STATE OF CONNECTICUT DATED APRIL 8, 2013 AND RECORDED MAY 9, 2013 IN VOLUME 526 AT PAGE 176 OF THE BROOKLYN LAND RECORDS, PERMIT FOR RIGHT OF WAY TRAFFIC IMPROVEMENTS; NOT PLOTTABLE.
12. PRIVATE CONSERVATION EASEMENT AGREEMENT TO THE TOWN OF BROOKLYN DATED JULY 31, 2013 AND RECORDED SEPTEMBER 9, 2013 IN VOLUME 532 AT PAGE 288 OF THE BROOKLYN LAND RECORDS, PRIVATE CONSERVATION EASEMENT SHOWN HEREON.
13. NOTES, NOTATIONS, EASEMENTS AND CONDITIONS SHOWN ON MAP VOLUME 20, PAGES 17, 18, 19, 20, 21, 22, 23, 24V, 81, 82, 88, 89, 90, 91 AND 92, AND MAP VOLUME 21, PAGES 27, 28, 37, 38, 64, 73, 74, 75, 76, 77 AND 79 ON FILE IN THE BROOKLYN TOWN CLERK'S OFFICE, MATTERS SHOWN HEREON.
14. RIGHTS OF OTHERS IN AND TO THE APPURTENANT RIGHT OF WAY AND EASEMENTS REFERENCED IN SCHEDULE A, MATTERS SHOWN HEREON.

EXHIBIT "A" LEGAL DESCRIPTION COMMITMENT No. 2300030404 WITH AN EFFECTIVE DATE OF MAY 05, 2022

ALL THAT CERTAIN PIECE OR PARCEL OF LAND, WITH THE BUILDINGS AND IMPROVEMENTS THEREON, SITUATED IN THE TOWN OF BROOKLYN, COUNTY OF WINDHAM AND STATE OF CONNECTICUT, BEING SHOWN ON A CERTAIN SURVEY ENTITLED "ALTA/ACSM LAND TITLE SURVEY COVER PAGE WAL-MART STORE NO. 5777-00, ROUTE 6 & BRICKYARD ROAD, TOWN OF BROOKLYN, COUNTY OF WINDHAM, CONNECTICUT DATE OF FIELD SURVEY: 11/28/07 JOB NO.: W13488", LAST REVISED MAY 18, 2012, MADE BY CPH, VERNON, CT, AND ON FILE IN THE BROOKLYN LAND RECORDS. SAID PREMISES ARE MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

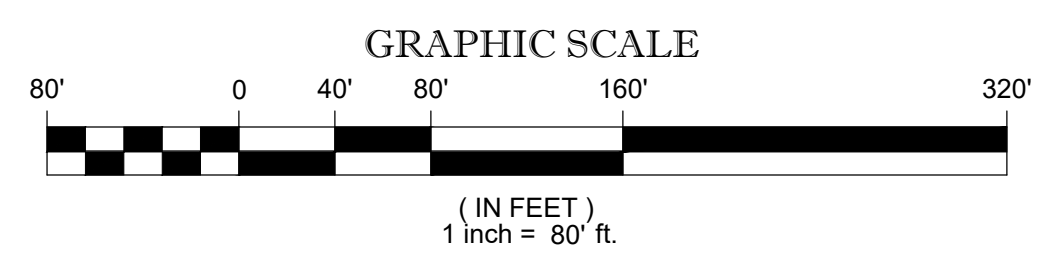
BEGINNING AT A POINT 50.66 FEET FROM THE SOUTHWEST CORNER OF LAND NOW OR FORMERLY OF PHILLIP STEDMAN AT THE NORTH STREET LINE OF BRICKYARD ROAD, SAID POINT BEING THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED PARCEL, THENCE N 02° 57' 48" E, 272.49 FEET TO A POINT; THENCE N 05° 29' E, 135.76 FEET TO A POINT; THENCE ON AN ARC TO THE RIGHT CONTAINING A RADIUS OF 152.60 FEET, A CENTRAL ANGLE OF 47° 42' 52", AND A LENGTH OF 127.08 FEET TO A POINT; THENCE N 05° 51' 15" E, 38.26 FEET TO AN IRON PIN; THENCE S 84° 42' 34" E, 100.63 FEET TO A POINT; THENCE N 07° 42' 25" E, 170.84 FEET TO A POINT; THENCE N 01° 42' 50" E, 361.58 FEET TO A POINT; THENCE S 88° 27' 41" E, ALONG LAND NOW OR FORMERLY OF BROOKLYN DEVELOPMENT ASSOCIATES FOR A DISTANCE OF 803.56 FEET TO A POINT; THENCE S 18° 38' 44" E, ALONG LAND NOW OR FORMERLY OF BROOKLYN DEVELOPMENT ASSOCIATES, FOR A DISTANCE OF 199.60 FEET TO A POINT; THENCE S 03° 41' 40" E, ALONG LAND NOW OR FORMERLY OF BROOKLYN DEVELOPMENT ASSOCIATES, FOR A DISTANCE OF 892.87 FEET TO A POINT; THENCE S 82° 08' 08" W, ALONG LAND NOW OR FORMERLY OF ALBERT SANDHOLM 79.70 FEET TO A POINT; THENCE S 07° 58' 15" E, ALONG LAND NOW OR FORMERLY OF ALBERT SANDHOLM 196.73 FEET TO A POINT ON THE NORTH STREET LINE OF U.S. ROUTE 6 (PROVIDENCE ROAD); THENCE ALONG THE NORTH STREET LINE OF U.S. ROUTE 6 (PROVIDENCE ROAD), S 81° 54' 24" W, 567.60 FEET TO A POINT ON THE NORTH STREET LINE OF BRICKYARD ROAD, THENCE ALONG THE NORTH STREET LINE OF BRICKYARD ROAD, N 77° 08' 02" W, 533.16 FEET TO THE POINT AND PLACE OF BEGINNING.

TOGETHER WITH A 25' RIGHT OF WAY AS RESERVED IN A WARRANTY DEED FROM BROOKLYN DEVELOPMENT ASSOCIATES TO STANLEY B. CRAWFORD AND SUSAN J. CRAWFORD DATED APRIL 10, 1990 AND RECORDED IN VOLUME 99 AT PAGE 688 OF THE BROOKLYN LAND RECORDS.

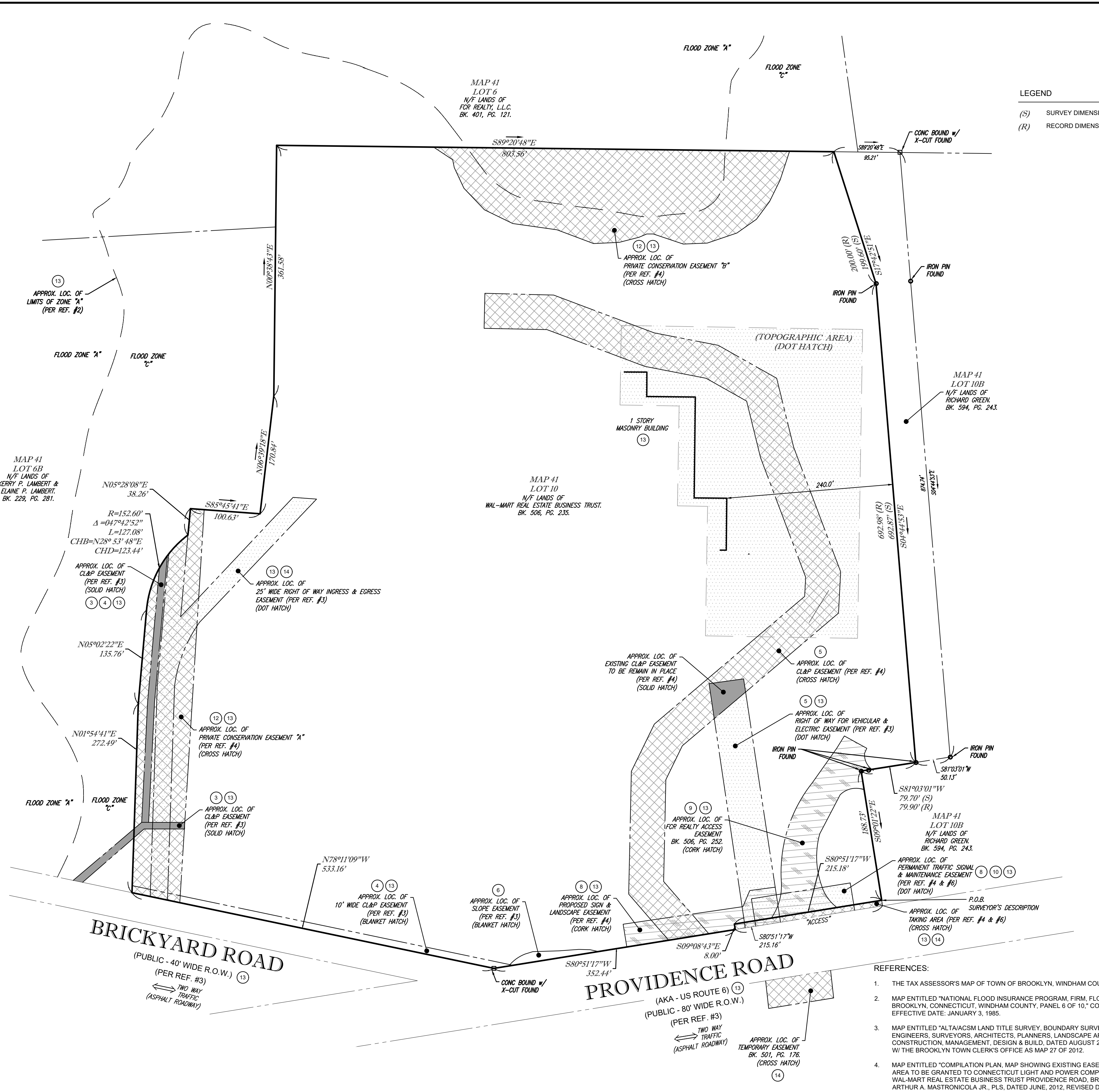
TOGETHER WITH THE EASEMENTS SET FORTH IN A TEMPORARY GRANT OF EASEMENT AGREEMENT BY AND BETWEEN ST. JOHN LUTHERAN CHURCH INC. AND WAL-MART REAL ESTATE BUSINESS TRUST DATED JANUARY 17, 2012 AND RECORDED IN VOLUME 501 AT PAGE 176 OF THE BROOKLYN LAND RECORDS.

LESS AND EXCEPTING THEREFROM THE PREMISES CONVEYED TO THE STATE OF CONNECTICUT SET FORTH IN A WARRANTY DEED DATED SEPTEMBER 18, 2012 AND RECORDED SEPTEMBER 25, 2012 IN VOLUME 513 AT PAGE 146 OF THE BROOKLYN LAND RECORDS.

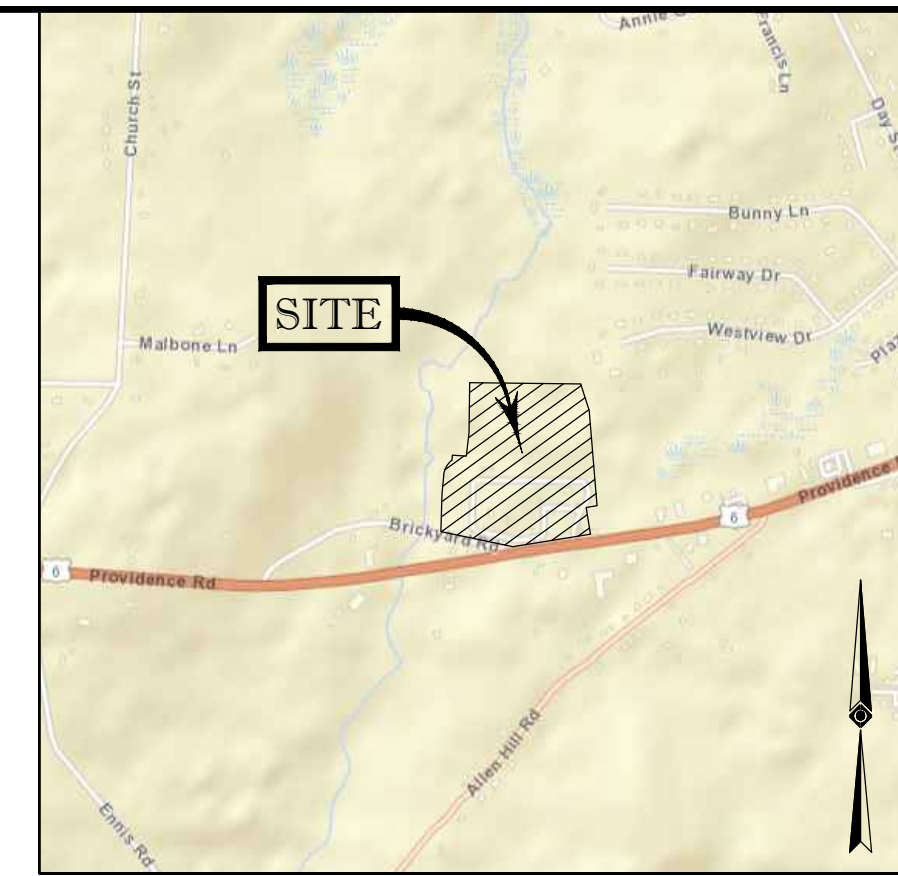
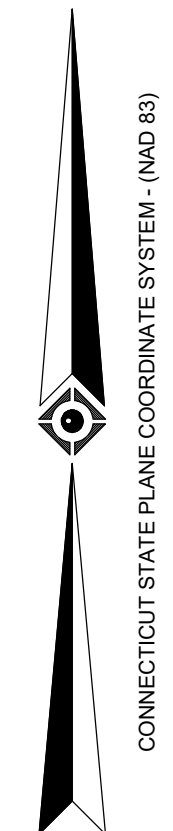
CONTROL POINT ASSOCIATES, INC. - ALL RIGHTS RESERVED. ORIGINAL INSTRUMENT OR COPY OF INSTRUMENT MUST BE PRESENTED FOR REVIEW. THE PURPOSE OF THIS SURVEY IS TO PROVIDE AN ACCURATE REPRESENTATION OF THE PROPERTY DESCRIBED HEREON. THE SURVEYOR'S LIABILITY IS LIMITED TO THE ACCURACY OF THE SURVEY DATA PROVIDED. THE SURVEYOR DOES NOT WARRANT THE ACCURACY OF ANY INFORMATION PROVIDED BY OTHERS. THE SURVEYOR'S LIABILITY IS LIMITED TO THE ACCURACY OF THE SURVEY DATA PROVIDED. THE SURVEYOR DOES NOT WARRANT THE ACCURACY OF ANY INFORMATION PROVIDED BY OTHERS.



SEE SHEET 2 OF 2 FOR TOPOGRAPHIC AND UTILITIES



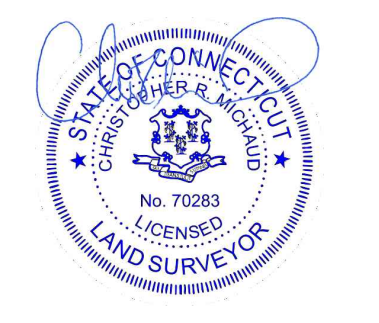
LEGEND (S) SURVEY DIMENSION (R) RECORD DIMENSION



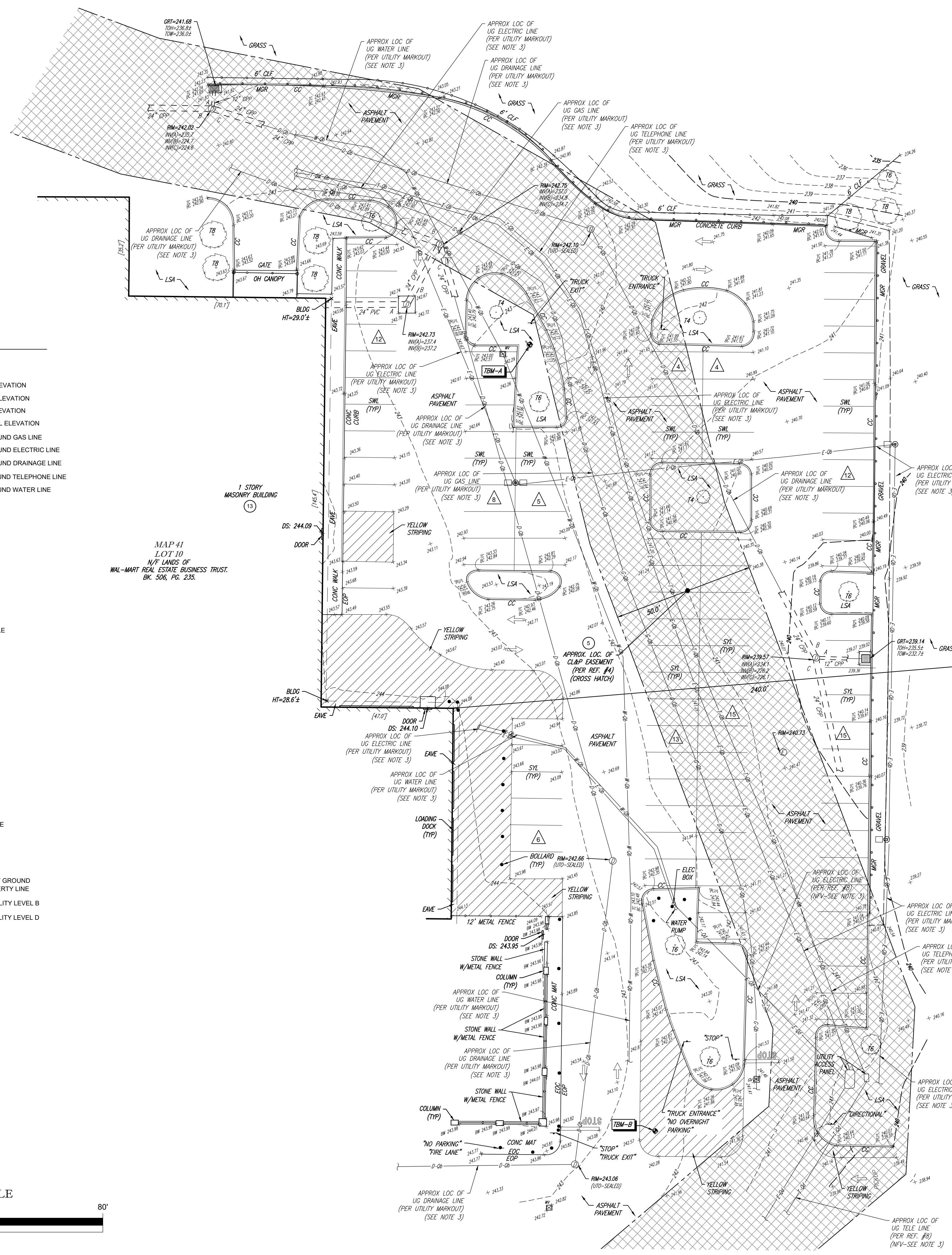
- NOTES: 1. THIS IS AN IMPROVED LOCATION SURVEY PREPARED IN ACCORDANCE WITH THE STANDARDS OF A CLASS A-2 AND T-2 SURVEY AS REFERRED IN THE REGULATION OF CONNECTICUT STATE AGENCIES SECTION 20-300B, EFFECTIVE DATE JUNE 21, 1996, PARTIALLY AMENDED OCTOBER 26, 2018. THIS SURVEY IS ALSO PREPARED IN ACCORDANCE WITH THE MINIMUM STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT, ADOPTED ON AUGUST 29, 2019, BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS INC., THE BOUNDARY LINES SHOWN HEREON ARE BASED UPON A RESURVEY OF THE SUBJECT PROPERTY.
2. PROPERTY KNOWN AS LOT 10 AS SHOWN ON THE TOWN OF BROOKLYN, WINDHAM COUNTY, STATE OF CONNECTICUT, MAP No. 41. AREA = 1,109,787 SQUARE FEET OR 25.477 ACRES.
3. THE LOCATION OF ALL UNDERGROUND UTILITIES SHOWN ARE BASED UPON MARKOUT PROVIDED BY CONTROL POINT ASSOCIATES, INC. USING GROUND PENETRATING RADAR AND ELECTROMAGNETIC DETECTION EQUIPMENT. ALL LOCATIONS AND SIZES ARE BASED ON UTILITY MARK-OUTS, ABOVE GROUND STRUCTURES THAT WERE VISIBLE & ACCESSIBLE IN THE FIELD, AND THE MAPS AS LISTED IN THE REFERENCES AVAILABLE AT THE TIME OF THE SURVEY. BEFORE ANY EXCAVATION IS TO BEGIN, ALL UNDERGROUND UTILITIES SHOULD BE VERIFIED AS TO THEIR LOCATION, SIZE, AND TYPE BY THE PROPER UTILITY COMPANIES.
THE SOURCE OF UNDERGROUND UTILITIES ARE SHOWN UTILIZING A QUALITY LEVEL SYSTEM:
QUALITY LEVEL D - UTILITIES SHOWN BASED UPON REFERENCE MAPPING OR ORAL HISTORY, NOT FIELD VERIFIED.
QUALITY LEVEL C - LOCATION OF UTILITY SURFACE FEATURES SUPPLEMENTS REFERENCE MAPPING, INCLUDES MARKOUT BY OTHERS.
QUALITY LEVEL B - UTILITY LOCATION DATA IS COLLECTED THROUGH GEOPHYSICAL SENSING TECHNOLOGY TO SUPPLEMENT SURFACE FEATURES AND/OR REFERENCE MAPPING, INCLUDES MARKOUT BY CONTROL POINT ASSOCIATES, INC.
QUALITY LEVEL A - HORIZONTAL AND VERTICAL LOCATION OF UTILITIES ARE OBTAINED USING VACUUM EQUIPMENT EXCAVATION OR OTHER METHODS TO EXPOSE THE UTILITY. LOCATION SHOWN AT SINGLE POINT WHERE EXCAVATION OCCURRED UNLESS UTILITY WAS LOCATED PRIOR TO FILLING.
ALL FOUR TYPES MAY NOT BE PRESENT ON THIS SURVEY.
4. THIS PLAN IS BASED ON INFORMATION PROVIDED BY CLIENT. A SURVEY PREPARED IN THE FIELD BY CONTROL POINT ASSOCIATES, INC. AND ANOTHER REFERENCE MATERIAL AS LISTED HEREON.
5. THIS SURVEY WAS PREPARED WITH THE BENEFIT OF TITLE COMMITMENT OF TITLE INSURANCE PREPARED BY STEWART TITLE GUARANTY COMPANY, POLICY NUMBER: 2300030404, WITH AN EFFECTIVE DATE OF MAY 2, 2023 AND IS SUBJECT TO THE RESTRICTIONS, COVENANTS AND/OR EASEMENTS THAT MAY BE CONTAINED THEREIN, WHERE THE FOLLOWING DOCUMENTS APPEAR IN SCHEDULE B, SECTION 2.
6. BY GRAPHIC PLOTTING ONLY PROPERTY IS PARTIALLY LOCATED IN FLOOD HAZARD ZONE C (AREAS AREAS OF MINIMAL FLOODING (NO SHADING)) AND PARTIALLY LOCATED IN FLOOD HAZARD ZONE A (AREAS OF 100 YEAR FLOOD, BASE FLOOD ELEVATIONS AND FLOOD HAZARD FACTOR NOT DETERMINED), PER REF. #2.
7. THE EXISTENCE OF UNDERGROUND STORAGE TANKS, IF ANY, WAS NOT KNOWN AT THE TIME OF THE FIELD SURVEY.
8. ELEVATIONS REFER TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88), BASED ON GPS OBSERVATIONS UTILIZING THE KEYSTONE VRS NETWORK (KEYNETGPS). TEMPORARY BENCH MARKS SET:
TBM-A: X-CUT SET ON BOLT MAIN OUTLET OF FIRE HYDRANT, ELEVATION= 245.07'
TBM-B: X-MAG NAIL SET IN ASPHALT PAVEMENT, ELEVATION= 242.45'
PRIOR TO CONSTRUCTION IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THAT THE BENCHMARKS ILLUSTRATED ON THIS SKETCH HAVE NOT BEEN DISTURBED AND THEIR ELEVATIONS HAVE BEEN CONFIRMED. ANY CONFLICTS MUST BE REPORTED PRIOR TO CONSTRUCTION.
9. THE OFFSETS SHOWN ARE NOT TO BE USED FOR THE CONSTRUCTION OF ANY STRUCTURE, FENCE, PERMANENT ADDITION, ETC.
10. PROPERTY HAS DIRECT ACCESS TO PROVIDENCE ROAD.
11. PARKING COUNT: REGULAR = 94 SPACES RESERVE = 0 SPACES TOTAL = 94 SPACES (WITHIN SURVEY AREA)
12. THERE IS NO EVIDENCE OF RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELD WORK.
13. NO PROPOSED CHANGES IN STREET RIGHT OF WAY LINES HAVE BEEN MADE AVAILABLE TO THE SURVEYOR BY THE CONTROLLING JURISDICTION.
14. PARTIAL TOPOGRAPHY SHOWN HEREON PER CONTRACTUAL AGREEMENT WITH CLIENT.
15. SURVEYOR'S DESCRIPTION PREPARED BECAUSE RECORD DESCRIPTION DOES NOT DEPICT ENTIRETY OF CURRENT PROPERTY CONFIGURATION.
THIS SURVEY IS CERTIFIED TO WAL-MART REAL ESTATE BUSINESS TRUST, STEWART TITLE GUARANTY COMPANY.

- REFERENCES: 1. THE TAX ASSESSOR'S MAP OF TOWN OF BROOKLYN, WINDHAM COUNTY, MAP 41.
2. MAP ENTITLED "NATIONAL FLOOD INSURANCE PROGRAM, FIRM, FLOOD INSURANCE RATE MAP, TOWN OF BROOKLYN, CONNECTICUT, WINDHAM COUNTY, PANEL 6 OF 10," COMMUNITY-PANEL NUMBER 090161 0006 A, EFFECTIVE DATE: JANUARY 3, 1985.
3. MAP ENTITLED "ALTA/ACSM LAND TITLE SURVEY, BOUNDARY SURVEY FOR WALMART," PREPARED BY CPH, ENGINEERS, SURVEYORS, ARCHITECTS, PLANNERS, LANDSCAPE ARCHITECTS, ENVIRONMENTAL SCIENTISTS, CONSTRUCTION, MANAGEMENT, DESIGN & BUILD, DATED AUGUST 22, 2008, REVISED DATE MAY 18, 2012, FILED W/ THE BROOKLYN TOWN CLERK'S OFFICE AS MAP 27 OF 2012.
4. MAP ENTITLED "COMPLIATION PLAN, MAP SHOWING EXISTING EASEMENT TO BE MODIFIED AND EASEMENT AREA TO BE GRANTED TO CONNECTICUT LIGHT AND POWER COMPANY ACROSS THE PROPERTY OF WAL-MART REAL ESTATE BUSINESS TRUST PROVIDENCE ROAD, BROOKLYN, CONNECTICUT," PREPARED BY ARTHUR A. MASTRONICOLA JR., PLS, DATED JUNE, 2012, REVISED DATE AUGUST 24, 2012, FILED W/ THE BROOKLYN TOWN CLERK'S OFFICE AS MAP 38 OF 2012.
5. MAP ENTITLED "SUBDIVISION OF LAND," PREPARED BY ALBERT L. FITZBACK, PLS, DATED JULY 30, 1992, REVISED DATE DECEMBER 3, 1992, FILED W/ THE BROOKLYN TOWN CLERK'S OFFICE AS MAP 28 OF 1992.
6. MAP ENTITLED "RIGHT OF WAY SURVEY," PREPARED BY ARTHUR A. MASTRONICOLA JR. PLS, DATED OCTOBER, 2011, FILED W/ THE BROOKLYN TOWN CLERK'S OFFICE AS MAP 37 OF 2011.
7. GAS MAPPING IN THE AREA PROVIDED BY EVERSOURCE.
8. ELECTRIC MAPPING IN THE AREA PROVIDED BY EVERSOURCE.
9. MAP ENTITLED "GRADING AND STORM DRAINAGE PLAN," PREPARED BY CPH, ENGINEERS, SURVEYORS, ARCHITECTS, PLANNERS, LANDSCAPE ARCHITECTS, ENVIRONMENTAL SCIENTISTS, CONSTRUCTION, MANAGEMENT, DESIGN & BUILD, REVISED DATE JUNE 5, 2012, SHEET C-1.
10. MAP ENTITLED "FIELD SKETCH, 450 PROVIDENCE ROAD, BROOKLYN CT," PREPARED BY CONTROL POINT ASSOCIATES, INC., SUE PROJECT # 08-230109-00, DATED APRIL 13, 2023.
11. MAP ENTITLED "SITE DIMENSION PLAN," PREPARED BY CPH, ENGINEERS, SURVEYORS, ARCHITECTS, PLANNERS, LANDSCAPE ARCHITECTS, REVISED DATE MAY 12, 2009.

THIS IS TO CERTIFY THAT THIS SURVEY HAS BEEN PERFORMED IN THE FIELD UNDER MY SUPERVISION, AND IS SUBSTANTIALLY CORRECT TO THE DEGREE OF ACCURACY SHOWN HEREON.
THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT WAS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 2, 3, 4, 5, 7(b)(1), 7(c), 8, 9, 11a, 13, 14, 16, 17 & 18 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON APRIL 05, 2023.
NOT A VALID ORIGINAL DOCUMENT UNLESS EMBOSSED WITH RAISED IMPRESSION OR BLUE INK SEAL.



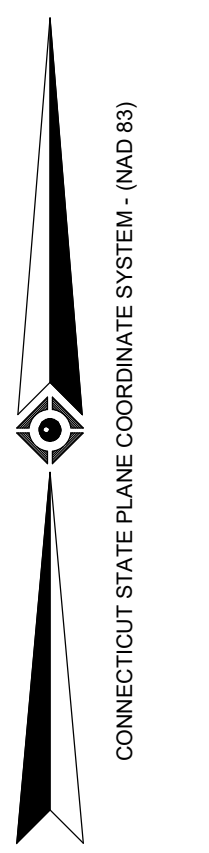
CHRISTOPHER R. MICHAUD, PLS DATE 05-30-2023
CONNECTICUT PROFESSIONAL LAND SURVEYOR #72023
FIELD DATE 04-05-2023
FIELD BOOK NO 23-03-MA
FIELD BOOK PG 26
FIELD CREW J.S.A.
DRAWN R.A.B.
REVIEWED R.J.K.
DATE 05-30-2023
SCALE 1"=80'
FILE NO 03-230072-00
DWS NO 1 OF 2



METES AND BOUNDS DESCRIPTION
 MAP 41, LOT 10
 TOWN OF BROOKLYN
 WINDHAM COUNTY
 STATE OF CONNECTICUT

- BEGINNING AT A POINT ALONG THE NORTHERLY LINE OF PROVIDENCE ROAD (AKA US ROUTE 6; PUBLIC - 80' WIDE), SAID POINT BEING A CORNER IN COMMON WITH MAP 41, LOT 10B (N/F RICHARD GREEN), THENCE ALONG SAID NORTHERLY LINE THE FOLLOWING THREE (3) COURSES:
1. SOUTH 80 DEGREES - 51 MINUTES - 17 SECONDS WEST, A DISTANCE OF 215.18 FEET, THENCE;
 2. SOUTH 09 DEGREES - 08 MINUTES - 43 SECONDS EAST, A DISTANCE OF 8.00 FEET, THENCE;
 3. SOUTH 80 DEGREES - 51 MINUTES - 17 SECONDS WEST, A DISTANCE OF 352.44 FEET TO A CONCRETE BOUND WITH K-CUT FOUND AT THE INTERSECTION OF THE NORTHERLY LINE OF PROVIDENCE ROAD WITH THE NORTHERLY LINE OF BRICKYARD ROAD (PUBLIC - 40' WIDE), THENCE;
 4. ALONG SAID NORTHERLY LINE, NORTH 78 DEGREES - 11 MINUTES - 09 SECONDS WEST, A DISTANCE OF 533.16 FEET TO A CORNER IN COMMON WITH MAP 41, LOT 6B (N/F KERRY P. & ELAINE P. LAMBERT), THENCE DEPARTING SAID NORTHERLY LINE, RUNNING ALONG THE DIVIDING LINE WITH LOT 6B THE FOLLOWING SEVEN (7) COURSES:
 5. NORTH 01 DEGREES - 54 MINUTES - 41 SECONDS EAST, A DISTANCE OF 272.49 FEET, THENCE;
 6. NORTH 05 DEGREES - 02 MINUTES - 22 SECONDS EAST, A DISTANCE OF 135.76 FEET, THENCE;
 7. ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 152.60 FEET, A CENTRAL ANGLE OF 47 DEGREES - 42 MINUTES - 52 SECONDS, AN ARC LENGTH OF 127.08 FEET, A CHORD BEARING OF NORTH 28 DEGREES - 53 MINUTES - 48 SECONDS EAST, A CHORD LENGTH OF 123.44 FEET, THENCE;
 8. NORTH 05 DEGREES - 28 MINUTES - 08 SECONDS EAST, A DISTANCE OF 38.26 FEET, THENCE;
 9. SOUTH 85 DEGREES - 45 MINUTES - 41 SECONDS EAST, A DISTANCE OF 100.83 FEET, THENCE;
 10. NORTH 06 DEGREES - 39 MINUTES - 18 SECONDS EAST, A DISTANCE OF 170.84 FEET, THENCE;
 11. NORTH 00 DEGREES - 38 MINUTES - 49 SECONDS EAST, A DISTANCE OF 381.58 FEET TO A CORNER IN COMMON WITH MAP MAP 41, LOT 6 (N/F FCR REALTY, LLC), THENCE;
 12. ALONG THE DIVIDING LINE WITH SAID LOT 6, SOUTH 89 DEGREES - 20 MINUTES - 48 SECONDS EAST, A DISTANCE OF 803.56 FEET TO A CORNER IN COMMON WITH SAID LOT 10B, THENCE ALONG THE DIVIDING LINE WITH SAID LOT 10B THE FOLLOWING FOUR (4) COURSES, THENCE:
 13. SOUTH 17 DEGREES - 42 MINUTES - 51 SECONDS EAST, A DISTANCE OF 199.60 FEET TO AN IRON PIN FOUND, THENCE;
 14. SOUTH 04 DEGREES - 44 MINUTES - 53 SECONDS EAST, A DISTANCE OF 692.87 FEET TO AN IRON PIN FOUND, THENCE;
 15. SOUTH 81 DEGREES - 03 MINUTES - 01 SECONDS WEST, A DISTANCE OF 79.70 FEET TO AN IRON PIN FOUND, THENCE;
 16. SOUTH 09 DEGREES - 01 MINUTES - 22 SECONDS EAST, A DISTANCE OF 188.73 FEET TO THE POINT AND PLACE OF BEGINNING.

CONTAINING 1,109,787 SQUARE FEET OR 25.477 ACRES.

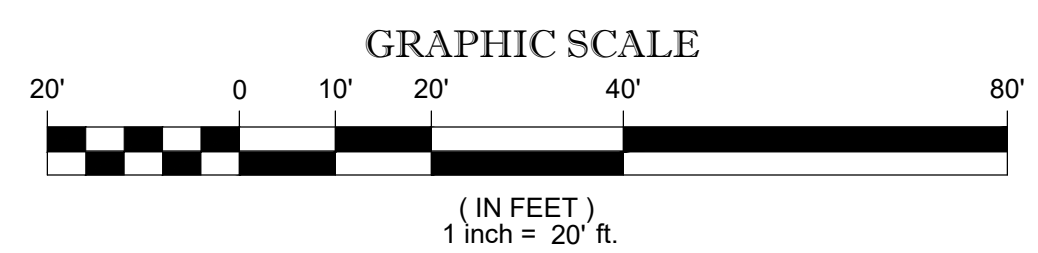


LEGEND

	EXISTING CONTOUR
	EXISTING SPOT ELEVATION
	EXISTING TOP OF CURB ELEVATION
	EXISTING BOTTOM CURB ELEVATION
	EXISTING TOP OF WALL ELEVATION
	EXISTING BOTTOM OF WALL ELEVATION
	APPROX. LOC. UNDERGROUND GAS LINE
	APPROX. LOC. UNDERGROUND ELECTRIC LINE
	APPROX. LOC. UNDERGROUND DRAINAGE LINE
	APPROX. LOC. UNDERGROUND TELEPHONE LINE
	APPROX. LOC. UNDERGROUND WATER LINE
	METAL GUIDE RAIL
	HYDRANT
	WATER VALVE
	GAS VALVE
	AREA LIGHT
	SIGN
	BOLLARD
	CATCH BASINS
	PAINTED ARROWS
	DRAINAGE/STORM MANHOLE
	ELECTRIC MANHOLE
	PARKING SPACE COUNT
	EVIDENCE FOUND
	UNKNOWN TERMINUS
	SOLID WHITE LINE
	UNDER GROUND
	CHAIN LINK FENCE
	LANDSCAPED AREA
	EDGE OF CONCRETE
	EDGE OF PAVEMENT
	BUILDING
	UNABLE TO OPEN
	ELEVATION
	CORRUGATED PLASTIC PIPE
	CONCRETE CURB
	INVERT ELEVATION
	GRATE ELEVATION
	OFFSET OF STRUCTURE AT GROUND LEVEL RELATIVE TO PROPERTY LINE
	SUBSURFACE UTILITY QUALITY LEVEL B
	SUBSURFACE UTILITY QUALITY LEVEL D
	TITLE REPORT EXCEPTION

MAP 41
 LOT 10
 N/F LANDS OF
 WAL-MART REAL ESTATE BUSINESS TRUST,
 BK. 506, PG. 235.

MAP 41
 LOT 10B
 N/F LANDS OF
 RICHARD GREEN,
 BK. 594, PG. 243.



SEE SHEET 1 OF 2 FOR NOTES AND REFERENCES

THIS SURVEY IS CERTIFIED TO:
 WAL-MART REAL ESTATE BUSINESS TRUST,
 STEWART TITLE GUARANTY COMPANY.

THIS IS TO CERTIFY THAT THIS SURVEY HAS BEEN PERFORMED IN THE FIELD UNDER MY SUPERVISION, AND IS SUBSTANTIALLY CORRECT TO THE DEGREE OF ACCURACY SHOWN HEREON.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT WAS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 2, 3, 4, 5, 7(b)(1), 7(c), 8, 9, 11a, 13, 14, 16, 17 & 18 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON APRIL 05, 2023.

NOT A VALID ORIGINAL DOCUMENT UNLESS EMBOSSED WITH RAISED IMPRESSION OR BLUE INK SEAL.

05-30-2023
 DATE

CHRISTOPHER R. MICHAUD, PLS
 CONNECTICUT PROFESSIONAL LAND SURVEYOR #70283

FIELD DATE	04-05-2023	Walmart ALTA/NSPS LAND TITLE SURVEY 450 PROVIDENCE ROAD, STORE No. 5777-00 MAP 41, LOT 10 TOWN OF BROOKLYN, WINDHAM COUNTY STATE OF CONNECTICUT	
FIELD BOOK NO.	23-03-MA		
FIELD BOOK PG.	26		
FIELD CREW	J.S.A.		
DRAWN:	R.A.B.	CONTROL POINT ASSOCIATES, INC. ALBANY, NY 518-217-5010 CHALFONT, PA 215-712-9800 HAUPPAUGE, NY 631-880-2845 MANHATTAN, NY 646-780-0111 MT LAUREL, NJ 609-857-3999 WARREN, NJ 908-668-0999	
REVIEWED:	R.J.K.		
APPROVED:	C.R.M.		
DATE	05-30-2023	SCALE	1"=20'
FILE NO.	03-230072-00	DWG. NO.	2 OF 2

CONTROL POINT ASSOCIATES, INC. ALL RIGHTS RESERVED. NO WARRANTIES, EXPRESS OR IMPLIED, ARE MADE BY CONTROL POINT ASSOCIATES, INC. FOR THE PURPOSES OF THIS SURVEY. THE WRITTEN PERMISSION OF CONTROL POINT ASSOCIATES, INC. IS PROHIBITED.



June 23, 2023

Jeff Bord
Bohler
65 LaSalle Rd, Suite 401
West Hartford, CT 06107

**RE: *Wetland and Watercourse Delineation Report
Walmart Property
450 Providence Road, Brooklyn***

Mr. Bord,

At your request, I conducted an inspection on the above-referenced property on June 20, 2023 as depicted on the attached *Wetland Delineation Sketch Map*. The purpose of the inspection was to delineate the Connecticut jurisdictional wetlands and watercourses. The inspection was conducted by a soil scientist according to the requirements of the Connecticut Inland Wetlands and Watercourses Act (P.A. 155).

Inland wetlands include soil types designated as poorly drained, very poorly drained, alluvial, and floodplain by the National Cooperative Soils Survey as may be amended from time to time, of the National Resources Conservation Service (NRCS). Watercourses means rivers, streams, brooks, waterways, lakes, ponds, marshes, swamps, bogs and all other bodies of water, natural or artificial, vernal or intermittent. Intermittent watercourses shall be delineated by a defined permanent channel and bank and the occurrence of two or more of the following characteristics: *(A) Evidence of scour or deposits of recent alluvium or detritus, (B) the presence of standing or flowing water for a duration longer than a particular storm incident, and (C) the presence of hydrophytic vegetation.*

Wetlands were delineated by examining the upper 20" of the soil profile with an auger. Those areas meeting the requirements noted above were marked with pink flagging tape labeled "Wetland Delineation" and numbered 1-25. The field placed wetland flags are accurately depicted on the Project plans prepared by Bohler.

Wetland Description

The delineated wetlands consist of a series of constructed stormwater ponds. The ponds are entirely anthropogenic in origin, created to manage stormwater runoff from the developed areas of the site. There are four ponds in total, all of which are connected during larger storm events via stone-lined swales. The ponds have naturalized, with shoreline vegetation including areas of emergent vegetation in the shallow water portions. No areas of bank erosion were observed, and there was no visible turbidity in the water column, sediment plumes or excessive algal blooms.

Vegetation present includes cattails, willows, soft rush, various sedges, sensitive fern, and goldenrods, with some small areas of the invasive reed canary grass. Both bullfrog and green frog are abundant, as is typical in urban pond systems. A fisherman was present who indicating that the large eastern pond supports “panfish”, presumably bluegill or other warmwater fish species. Overall, considering the design purpose of these ponds, they have naturalized nicely and likely provide habitat for a number of common wetland-dependent species.

The surrounding uplands are maintained via mowing to prevent woody growth, but mowing appears infrequent, and thus the habitat presents as a meadow that offers habitat for a variety of insect species.

Soil Types

Soils present in the delineation area reflect the intended construction of both upland and wetland resources. Both wetland and upland soil types are anthropogenic soil. Wetland soils are classified as Aquents. Aquents is a miscellaneous land type used to denote areas of anthropogenic origin or disturbance that are poorly drained or very poorly drained, and hydric. These soils have an aquic soil moisture regime and can be expected to support hydrophytic vegetation. Typically, these soils occur in places where less than two feet of earthen material have been placed over poorly or very poorly drained soils; areas where the natural soils have been mixed so that the natural soil layers are not identifiable; or where the soil materials have been excavated to the watertable.

The non-wetland soils consist of the Udorthents. Udorthents is a miscellaneous land type used to denote moderately well to excessively drained earthen material which has been so disturbed by cutting, filling, or grading that the original soil profile can no longer be discerned.

Project Review and Impact Evaluation

Davison Environmental reviewed the project plans prepared by Bohler. Specifically, we considered the potential for the project to impact the function of the stormwater ponds. The project consists of a building expansion along with reconfiguration of the eastern parking area. Based on our review, we see no impact to wetland functions resulting from the proposed project, based on the following facts:

1. The project is sited within an existing area of development. No naturalized areas will be disturbed.
2. There are no direct wetland impacts proposed. All activities are located outside of the 50-foot Upland Review Area.
3. The primary means by which these stormwater ponds could be impacted is by increasing runoff that exceeds the design flows. This would occur if the project resulted in additional impervious cover. In this case, the proposed project will decrease total impervious cover slightly (<660s.f.). Therefore, there will be no increase in total volume or peak flow of runoff entering the system.

If you have any questions regarding these findings, please feel free to contact me.

Respectfully submitted,



Eric Davison
Professional Wetland Scientist
Registered Soil Scientist
eric@davisonenvironmental.com
www.davisonenvironmental.com

Attachments: (1) Wetland Photographs

WETLAND PHOTOGRAPHS



Photo 1: View of easternmost stormwater pond looking north.



Photo 2: View across all three field delineated ponds, looking east.



Photo 3: Culvert outlet to second pond. Note dense emergent vegetation (cattails).



Photo 4: View of second pond, looking east. Note naturalized shoreline and bordering meadow vegetation.

PROP. LIMIT OF WORK (TYP.)

50' WETLAND BUFFER

PROP. LIMIT OF WORK (TYP.)

PROP. LIMIT OF WORK (TYP.)

**EXISTING IMPERVIOUS:
39,002 SF**

PROP. LIMIT OF WORK (TYP.)

PROP. LIMIT OF WORK (TYP.)

**PROPOSED IMPERVIOUS:
38,311 SF**



IMPERVIOUS COVERAGE EXHIBIT

450 PROVIDENCE ROAD
TOWN OF BROOKLYN, CT

PREPARED BY

BOHLER

SCALE: 1"=40' DATE: 06/20/2023

P:\2023\MAA230031.00\CAD\Drawings\Plan Sets\Impervious Cover Exhibit\MAA230031.00-IMCE-0a.dwg

692.87'
2240.1153" F

INLAND WETLANDS & WATERCOURSES COMMISSION
TOWN OF BROOKLYN, CONECTICUT

Date _____

Application # _____

APPLICATION -- INLAND WETLANDS & WATERCOURSES

APPLICANT A. Kausch & Sons MAILING ADDRESS 15 Beach View Fxt Voluntown
APPLICANT'S INTEREST IN PROPERTY owner PHONE 800-230-7928 EMAIL _____ CT

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

ENGINEER/SURVEYOR (IF ANY) Archer Surveying LLC (Paul Archer)
ATTORNEY (IF ANY) _____

PROPERTY LOCATION/ADDRESS Church Street
MAP # 37 LOT # 21 ZONE RA TOTAL ACRES 4.18 ACRES OF WETLANDS ON PROPERTY 2.97

PURPOSE AND DESCRIPTION OF THE ACTIVITY Residential development
(house, septic system, well, driveway)

WETLANDS EXCAVATION AND FILL:

FILL PROPOSED _____ CUBIC YDS _____ SQ FT 1340
EXCAVATION PROPOSED _____ CUBIC YDS _____ SQ FT 700
LOCATION WHERE MATERIAL WILL BE PLACED: ON SITE OFF SITE _____
TOTAL REGULATED AREA ALTERED: SQ FT 2100 ACRES 0.05

EXPLAIN ALTERNATIVES CONSIDERED (REQUIRED): only option with less amount
of disturbance

MITIGATION MEASURES (IF REQUIRED): WETLANDS/WATERCOURSES CREATED: CY 0 SQFT 0 ACRES 0

IS PARCEL LOCATED WITHIN 500FT OF AN ADJOINING TOWN? No IF YES, WHICH TOWN(S) Pomfret
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: [Signature] DATE 7/5/23

OWNER: [Signature] DATE 7/5/23

JUL - 6 2023

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



Statewide Inland Wetlands & Watercourses Activity Reporting Form

Please complete and mail this form in accordance with the instructions on pages 2 and 3 to:

DEEP Land & Water Resources Division, Inland Wetlands Management Program, 79 Elm Street, 3rd Floor, Hartford, CT 06106

Incomplete or incomprehensible forms will be mailed back to the inland wetlands agency.

PART I: Must Be Completed By The Inland Wetlands Agency

- DATE ACTION WAS TAKEN: year: _____ month: _____
- ACTION TAKEN (see instructions, only use one code): _____
- WAS A PUBLIC HEARING HELD (check one)? yes no
- NAME OF AGENCY OFFICIAL VERIFYING AND COMPLETING THIS FORM:
(print name) _____ (signature) _____

PART II: To Be Completed By The Inland Wetlands Agency Or The Applicant

- TOWN IN WHICH THE ACTION IS OCCURRING (print name): Brooklyn
does this project cross municipal boundaries (check one)? yes no
if yes, list the other town(s) in which the action is occurring (print name(s)): _____
- LOCATION (see instructions for information): USGS quad name: Danielson or number: 43
subregional drainage basin number: _____
- NAME OF APPLICANT, VIOLATOR OR PETITIONER (print name): A. Kausch & Sons
- NAME & ADDRESS / LOCATION OF PROJECT SITE (print information): Church St (37-21)
briefly describe the action/project/activity (check and print information): temporary permanent description: House, septic, well
- ACTIVITY PURPOSE CODE (see instructions, only use one code): B
- ACTIVITY TYPE CODE(S) (see instructions for codes): 1, 2, 9, 12
- WETLAND / WATERCOURSE AREA ALTERED (must provide acres or linear feet):
wetlands: 0.05 acres open water body: 0 acres stream: 0 linear feet
- UPLAND AREA ALTERED (must provide acres): 0.40 acres
- AREA OF WETLANDS / WATERCOURSES RESTORED, ENHANCED OR CREATED (must provide acres): 0 acres

DATE RECEIVED:

PART III: To Be Completed By The DEEP

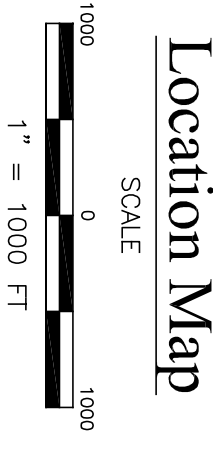
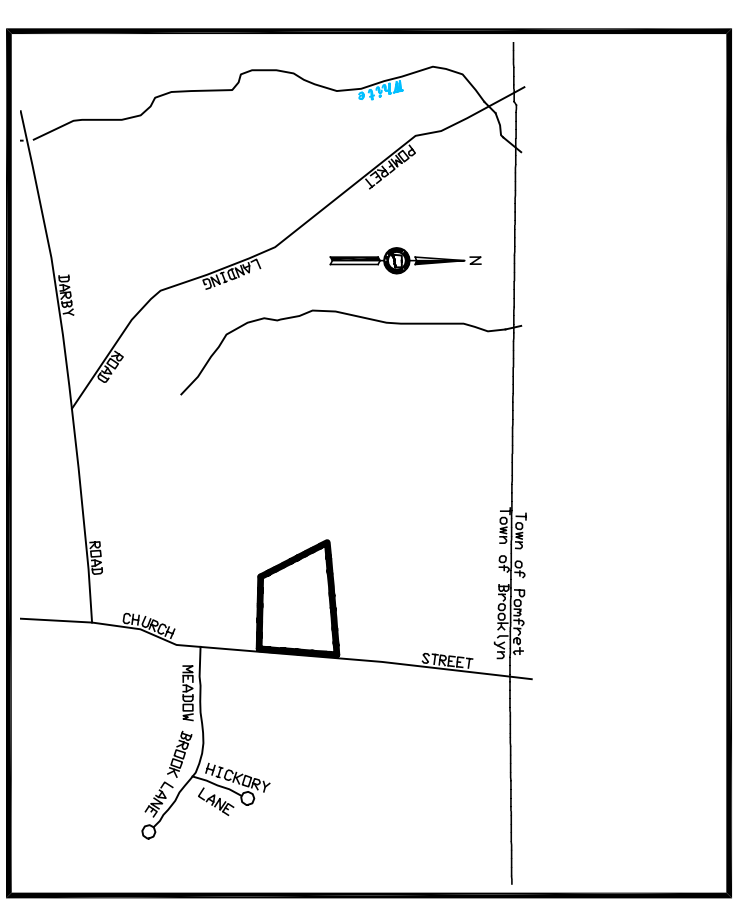
DATE RETURNED TO DEEP:

FORM COMPLETED: YES NO

FORM CORRECTED / COMPLETED: YES NO

I have reviewed the inland-wetlands shown on this plan and they appear to be substantially the same as those which I delineated in the field.

Certified Soil Scientist _____



Notes

- This survey has been prepared pursuant to the Regulations of Connecticut State Agencies Section 20-300b-20 and the "Standards for Surveys and Maps in State of Connecticut" as adopted by the Connecticut Associations of Land Surveyors, Inc. on September 26, 1986.
 - This survey conforms to a Class "A-2" Horizontal Accuracy
 - Survey Type: Site Development Plan
 - Bounding Dimensions: 50' x 50'
 - Intent: Wetlands Crossing and Work within the upland review area
- Parcels shown as lot 21 on Assessors Tax Map 37 of the Brooklyn Assessors Office

- Wetlands were flagged in the field by Robert Russo and field located by Archer Surveying LLC. Total Area of Wetlands flagged and located: 121,947 +/- Sq.Ft., 2.47 +/- Acres.
- Property is located in the RA Zone:
 - Area: 871,220 Sq.Ft. // 2.0 Acres
 - Frontage: 150'
 - Front/Rear Setback: 50'
 - Side Setback: 40'
- There is no proposed regulated activities within 500' of the boundary of an adjoining municipality.

- The applicant is familiar with all the information provided in the application and is aware of the penalties for obtaining a permit through deception or through inaccurate or misleading information.
- Vertical Datum Depicted: Herson is Approximate North American Datum 1985 (NAD85) Based on Global Positioning System
- North Orientation Depicted Herson is approximate North American Datum 1985 (NAD85). Based on Global Positioning System Observation.
- Topographic features depicted were taken from NOAA Lidar Data and Contouring by Topographic Accurate Class "T-D", Contour Interval = 2', Vertical Datum = Approx. NAVD 88.

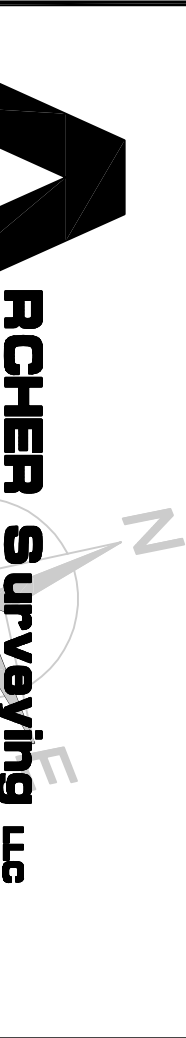
To my knowledge and belief, this map is substantially correct as noted herein.

DAVID A. SMITH, P.E. #41173
 7/5/2023
 No certification is expressed or implied unless this map bears the embossed seal of the land surveyor whose signature appears hereon.

Site Development Plan

Prepared For:
A. Kausch & Sons LLC
 Church Street & Pomfret Landing
 Brooklyn, Connecticut

DRAWING SCALE: 1"=30'

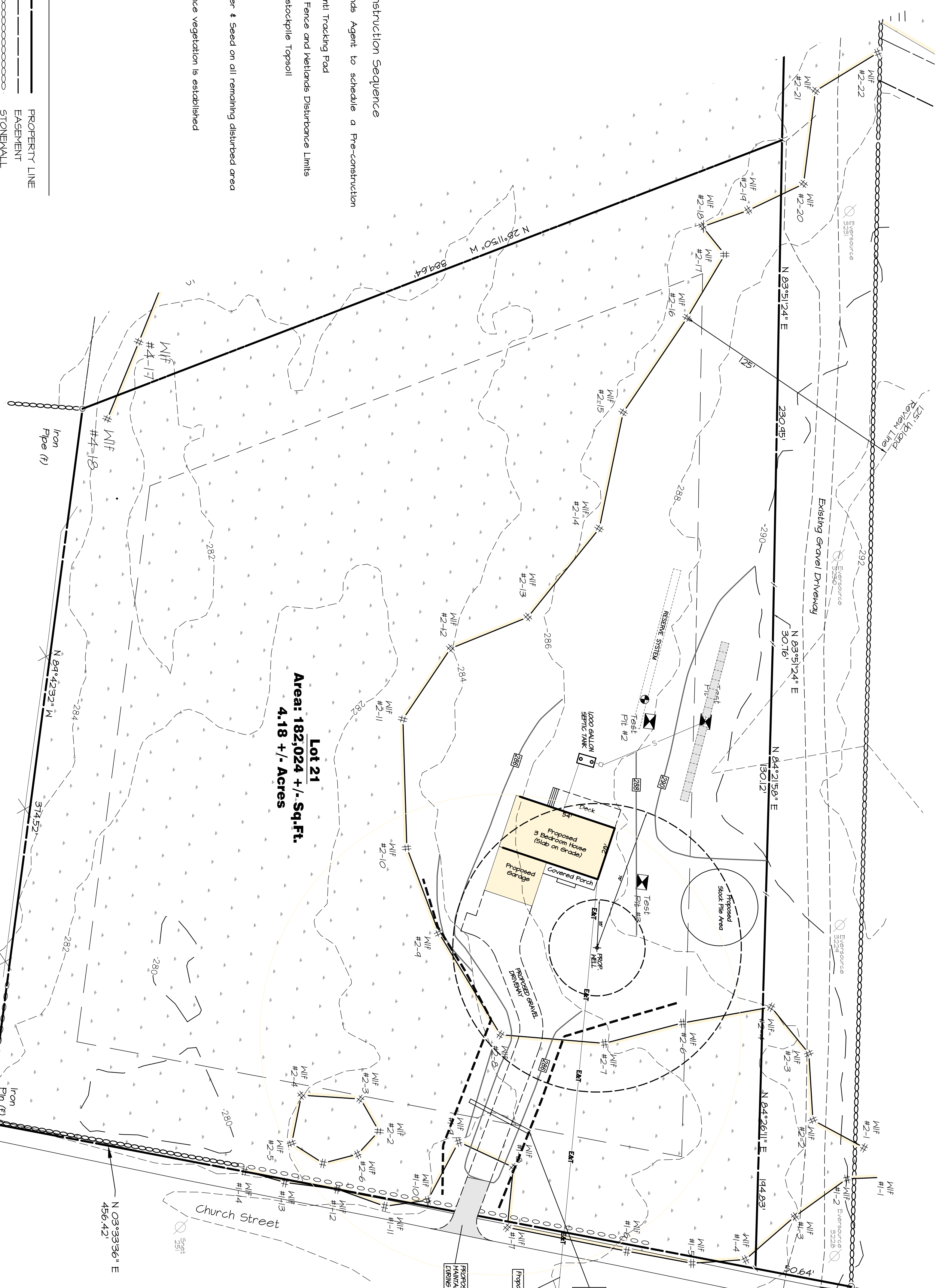


Sheet No. 1 OF 2 Project No. AS 2162 Date: Jun 5, 2023

LEGEND

--- (Solid Line)	PROPERTY LINE
--- (Dashed Line)	EASEMENT
--- (Dotted Line)	STONEMALL
--- (Dotted Line)	STONEMALL REMAINS
--- (Dotted Line)	EXISTING INDEX CONTOURS
--- (Dotted Line)	EXISTING CONTOURS
--- (Dotted Line)	METLANDS FLAG
--- (Dotted Line)	BUILDING SETBACK
--- (Dotted Line)	SILT FENCE
○	IRON PIN
○	DRILL HOLE
□	MONUMENT
○	PROPERTY POINT
○	UTILITY POLE

- Driveway Construction Sequence**
- Notify Brooklyn Wetlands Agent to schedule a Pre-construction Meeting
 - Install Silt Fence and Anti Tracking Pad
 - Clear & Grub within Silt Fence and Wetlands Disturbance Limits
 - Remove & Temporarily stockpile Topsoil
 - Install Drainage Pipe
 - Install Driveway Gravel
 - Provide Topsoil Fertilizer & Seed on all remaining disturbed area
 - Prepared As Bill plan
 - Remove E&S control once vegetation is established



James Crotches
 Map 36 // Lot 55-2

EROSION AND SEDIMENT CONTROL PLAN

REFERENCE IS MADE TO:

1. Connecticut Guidelines for Soil Erosion and Sediment Control 2002 (2002 Guidelines).
2. Soil Survey of Midtown County Connecticut, US D.A. Soil Conservation Service 1939.

DEVELOPMENT SCHEDULE (Individual Lots)

1. Prior to any work on site the limits of disturbance shall be clearly flagged, they shall be reviewed and licensed by the State of Connecticut. Once the limits of clearing are flagged, the field will be reviewed and approved by an agent of the Town.
2. Install and maintain erosion and sedimentation control devices as shown on these plans. All erosion control devices shall be inspected by an agent of the Town. Any additional erosion control devices required by the Town's Agent shall be installed and inspected prior to any construction on site. (See silt fence installation notes)
3. Install construction entrance.
4. Construction will begin with clearing, grubbing and rough grading of the proposed site. The work will be on site and utilized during final grading.
5. Begin construction of the house, septic system and well.
6. Disturbed areas shall be seeded and stabilized as soon as possible to prevent erosion.

1. The site will be graded so that all possible trees on site will be saved to provide buffers to adjoining lots.

DEVELOPMENT CONTROL PLAN:

1. Development of the site will be performed by the individual lot owner, who will be responsible for the installation and maintenance of erosion and sediment control measures required throughout construction.
2. The sedimentation control mechanisms shall remain in place from start of construction until permanent vegetation has been established. The representative for the Town will be notified when sediment and erosion control structures are initially in place. Any additional soil & erosion control measures requested by the Town or its agent, shall be installed immediately. Once the proposed development, seeding and measures will not be removed until the inspection is complete.
3. All striping is to be certified to the immediate construction area. Topsoil shall be stockpiled so that vegetation cover shall be provided.
4. Data control will be accomplished by spraying with water and if necessary the application of calcium chloride.
5. The proposed planting schedule is to be adhered to during the planting of disturbed areas throughout the proposed construction site.
6. Final stabilization of the site is to follow the procedures outlined in "Permanent Vegetative Cover", if necessary a temporary vegetative cover is to be provided until a permanent cover can be applied.

SILT FENCE INSTALLATION AND MAINTENANCE:

1. Dig a 6" deep trench on the uphill side of the barrier location.
2. Position the posts on the downhill side of the barrier and drive the posts 15 feet into the ground.
3. Lay the bottom 6" of the fabric in the trench to prevent undermining and backfill.
4. Inspect and repair barrier after heavy rainfall.
5. Inspectors will be made at least once per week and within 24 hours of the end of a storm with a rainfall amount of 0.5 inch or greater to determine maintenance needs.
6. Sediment deposits are to be removed when they reach a height of 1 foot behind the barrier or half the height of the barrier and are to be deposited in an area which is not regulated by the inland wetlands Commission.
7. Repair or repair the fence within 24 hours of observed failure. Failure of the fence has occurred when sediment fails to be retained by the fence because:
 - the fence has been overtopped, undercut or bypassed by runoff water,
 - the fence has been moved out of position (knocked over), or
 - the gravel/stone has decomposed or been damaged.

HAY BALE INSTALLATION AND MAINTENANCE:

1. Bales shall be placed as shown on the plans with the ends of the bales tightly touching each other.
2. Each bale shall be securely anchored with at least 3 stakes and gaps between bales shall be wedged with sticks to prevent water from passing between the bales.
3. Inspect bales at least once per week and within 24 hours of the end of a storm with a rainfall amount of 0.5 inches or greater to determine maintenance needs.
4. Remove sediment behind the bales when it reaches half the height of the bale and deposit in an area which is not regulated by the inland wetlands Commission.
5. Repair or repair the barrier within 24 hours of observed failure. Failure of the barrier has occurred when sediment fails to be retained by the barrier because:
 - the barrier has been overtopped, undercut or bypassed by runoff water,
 - the hay bales have deteriorated or been damaged.

TEMPORARY VEGETATIVE COVER:

SEED SELECTION
Grass species shall be appropriate for the season and site conditions. Appropriate species are outlined in Figure 15-2 in the 2002 Guidelines.

THINKING CONSIDERATIONS

Seed with a temporary seed mixture within 7 days after the suspension of grading work in disturbed areas where the suspension of work is expected to be more than 30 days but less than 1 year.

SITE PREPARATION

Install needed erosion control measures such as diversions, grade stabilization structures, sediment basins and grassed waterways.

SEEDING PREPARATION

Loosen the soil to a depth of 3-4 inches with a slightly roughened surface. If the area has been recently loosened or disturbed, no further roughening is required. Soil preparation can be accomplished by treading with a bulldozer, using heavy machinery or dragging with a section of chain link fence. Avoid excessive soil compaction. The seed mixture shall be applied to the soil in the direction of the flow of surface water. The seed mixture shall be perpendicular to the indicated direction of the flow of surface water.

If soil testing is not practical or feasible on small or variable sites or where timing is critical, fertilizer may be applied at a rate of 15 lbs per acre. Fertilizer shall be applied at a rate of 15 lbs per acre. Fertilizer shall be applied at a rate of 15 lbs per acre. Fertilizer shall be applied at a rate of 15 lbs per acre.

SEEDING

Apply seed uniformly by hand cyclone seeder, drill, cultipacker type seeder or hydroseeder at a minimum rate for the selected species. Increase seeding rates by 10% when hydroseeding.

MULCHING

Temporary seedings made during optimum seeding dates shall be mulched according to the recommendations in the 2002 Guidelines. When seeding outside of the recommended dates, increase the application of mulch to provide 50% to 60% coverage.

MAINTENANCE

Inspect seeded areas at least once a week and within 24 hours of the end of a storm with a rainfall amount of 0.5 inch or greater for seed and mulch movement and soil erosion.

Where seed has moved or where soil erosion has occurred, determine the cause of the failure. Repair eroded areas and install additional controls if required to prevent recurrence of erosion.

Continue inspections until the grasses are firmly established. Grasses shall not be considered established until a ground cover is achieved which is mature enough to control soil erosion and to survive severe weather conditions (providing 60% vegetative cover).

PERMANENT VEGETATIVE COVER:

Refer to Permanent Seeding Measures in the 2002 Guidelines for specific applications and details related to the installation and sequence of operations shall apply:

1. Topsoil will be replaced from the excavation and grading has been completed. Topsoil will be spread at a minimum compacted depth of 4".
2. Once the topsoil has been spread, all slopes 2' or larger in any dimension shall be removed as well as debris.
3. Apply agricultural ground treatments of a rate of 2 tons per acre or 100 lbs per 1000 sq. ft. Apply 0-10-10 fertilizer or equivalent at a rate of 300 lbs per acre or 75 lbs per 1000 sq. ft. Mix lime and fertilizer into the soil to a depth of 4".
4. Inspect seeded before seeding. If traffic has compacted the soil, re-fill compacted areas.
5. Apply the chosen grass seed mix. The recommended seeding dates are: April 1 to June 15; August 15 - October 1.
6. Following seeding firm seedbed with a roller. When immediately following seeding if a permanent vegetative stand cover on the exposed soil of matting, mud or organic mulch.

EROSION AND SEDIMENT CONTROL NARRATIVE:

PRINCIPLES OF EROSION AND SEDIMENT CONTROL:

The primary function of erosion and sediment control is to absorb erosional energies and reduce runoff velocities that force the detachment and transport of soil and/or encourage the deposition of eroded soil particles before they reach any sensitive area.

KEEP LAND DISTURBANCE TO A MINIMUM

The most land that is in vegetative cover, the more surface water will infiltrate into the soil, thus minimizing stormwater runoff and potential erosion. Keeping land disturbance to a minimum not only involves erosion. Planning sequencing and construction scheduling are interrelated. Phasing activities (e.g., large project site, distinct sections or phases) in order to be functional. A sequence in the order in which construction activities are to occur during any particular phase. A "fast things last" with proper attention given to the inclusion of adequate erosion and sediment control measures. A construction phase shall be completed before the next phase begins. A construction phase shall be completed before the next phase begins.

Little areas of clearing and grading. Protect natural vegetation from construction equipment with fencing, tree armoring and retaining walls or tree wells.

Route traffic patterns within the site to avoid existing or newly planted vegetation.

Phase construction so that areas which are actively being developed at any one time are minimized and only that area essential for construction.

Sequence the construction of storm drainage systems so that they are completed before the final grading and stabilization is completed as soon as possible.

Schedule construction so that final grading and stabilization is completed as soon as possible.

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SEPTIC SYSTEM CONSTRUCTION NOTES

1. The building, septic system and well shall be accurately staked prior to construction.
2. Topsoil shall be removed and in the area of the primary leaching field sacrificed prior to placement of septic fill. Septic fill specifications are as follows:
 - 10% percent of gravel (material between No. 4 & 3 nos sieves) = 45%
 - 45% sand
 - 50% sand
 - 55% sand
 - 60% sand
 - 65% sand
 - 70% sand
 - 75% sand
 - 80% sand
 - 85% sand
 - 90% sand
 - 95% sand
 - 100% sand

GRAVADATION OF FILL (MINUS GRAVEL)

SIEVE	PERCENT PASSING (VEL) SIEVE	PERCENT PASSING (PRT) SIEVE	PERCENT PASSING (COM) SIEVE
No. 4	10% - 100%	10% - 100%	10% - 100%
No. 10	10% - 50%	10% - 50%	10% - 50%
No. 40	0% - 5%	0% - 5%	0% - 5%
No. 100	0% - 2%	0% - 2%	0% - 2%
No. 200	0% - 1%	0% - 1%	0% - 1%

Fill material shall be approved by the sanitation prior to placement. It shall be compacted in 6" lifts and shall extend a minimum of 6" beyond the last bedding trench before separating off. Septic tank shall be two compartment precast 1250 gallon tank with gas deflector and outlet filter as manufactured by Jolley Precast, Inc. or equal.

Distribution boxes shall be 4 hole precast concrete as manufactured by Jolley Precast, Inc. or equal.

All precast structures such as septic tanks, distribution boxes, etc. shall be set level on six inches (6") of compacted gravel base at the elevations specified on the plans.

Solid distribution pipe shall be 4" diameter PVC meeting ASTM D-3034 SPR 35 with compression gasket joints. It shall be laid true to lines and grades shown on the plans and in no case have a slope less than 0.25 inches per foot.

Perforated distribution pipe shall be 4" diameter PVC meeting ASTM D-2724 or ASTM D-3350, 1500 lb. minimum crush.

Sewer pipe from the foundation wall to the septic tank shall be schedule 40 PVC meeting ASTM D 1195. It shall be laid true to lines and grades shown on the plans and in no case shall have a slope less than 0.25 inches per foot.

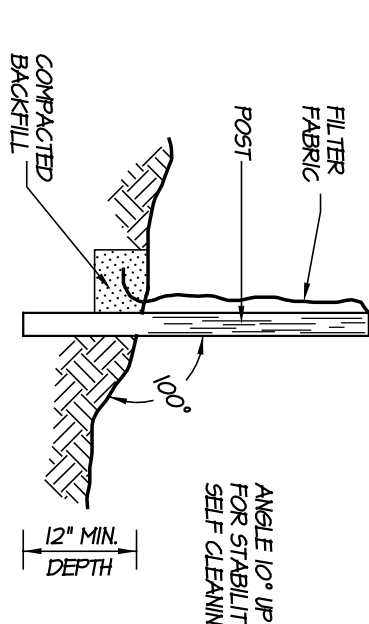
Force main pressure pipe from pump chamber to the leading field shall be 2" diameter PVC meeting ASTM D 2241 SPR 21.

Solid footing drain outlet pipe shall be 4" diameter PVC meeting schedule 40 PVC meeting ASTM D 1195. It shall be laid true to lines and grades shown on the plans and in no case shall have a slope less than 0.25 inches per foot.

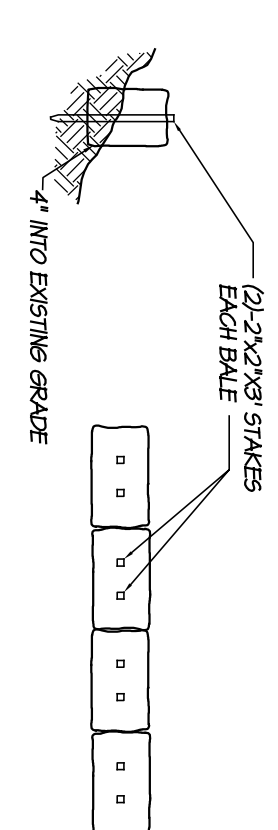
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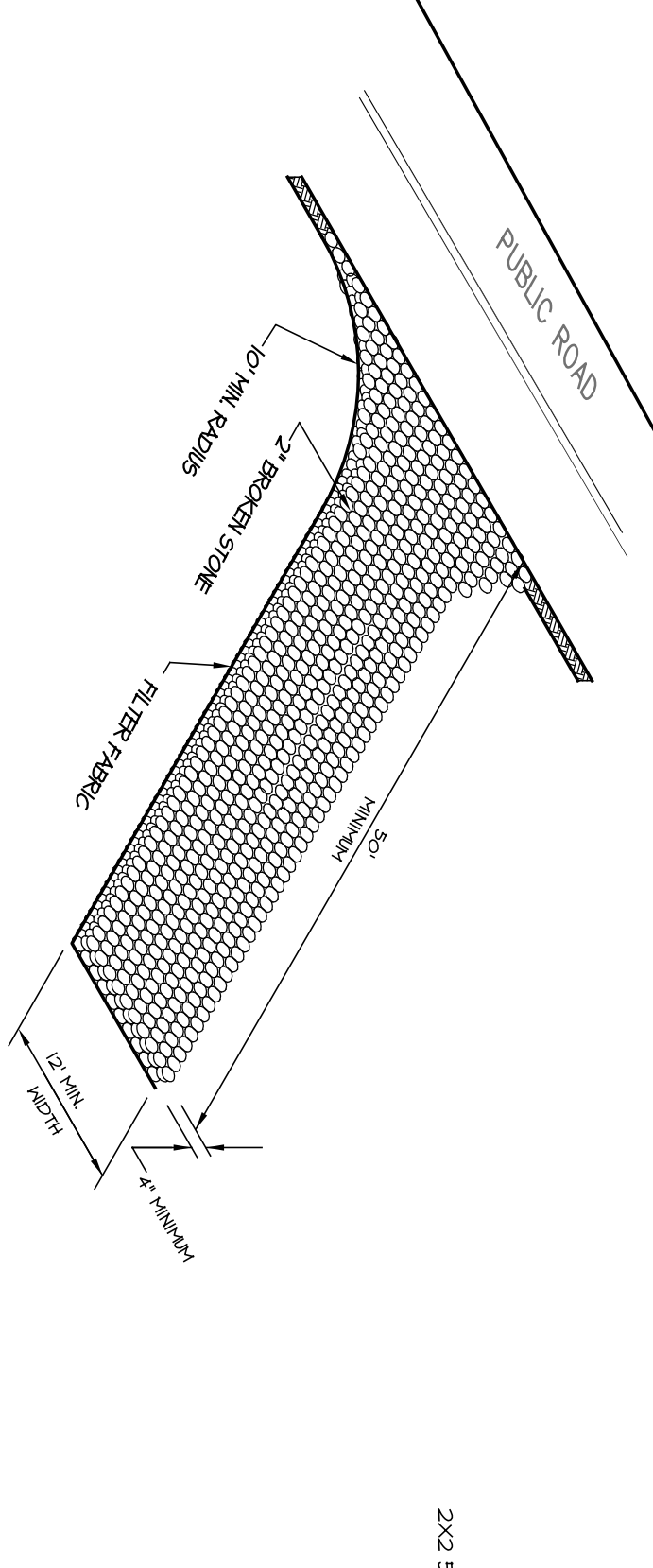
Force main pressure pipe from pump chamber to the leading field shall be 2" diameter PVC meeting ASTM D 2241 SPR 21.



SILT FENCE
NOT TO SCALE



HAYBALE BARRIER
NOT TO SCALE



STANDARD D-BOX
NOT TO SCALE

CONSTRUCTION ENTRANCE
NOT TO SCALE

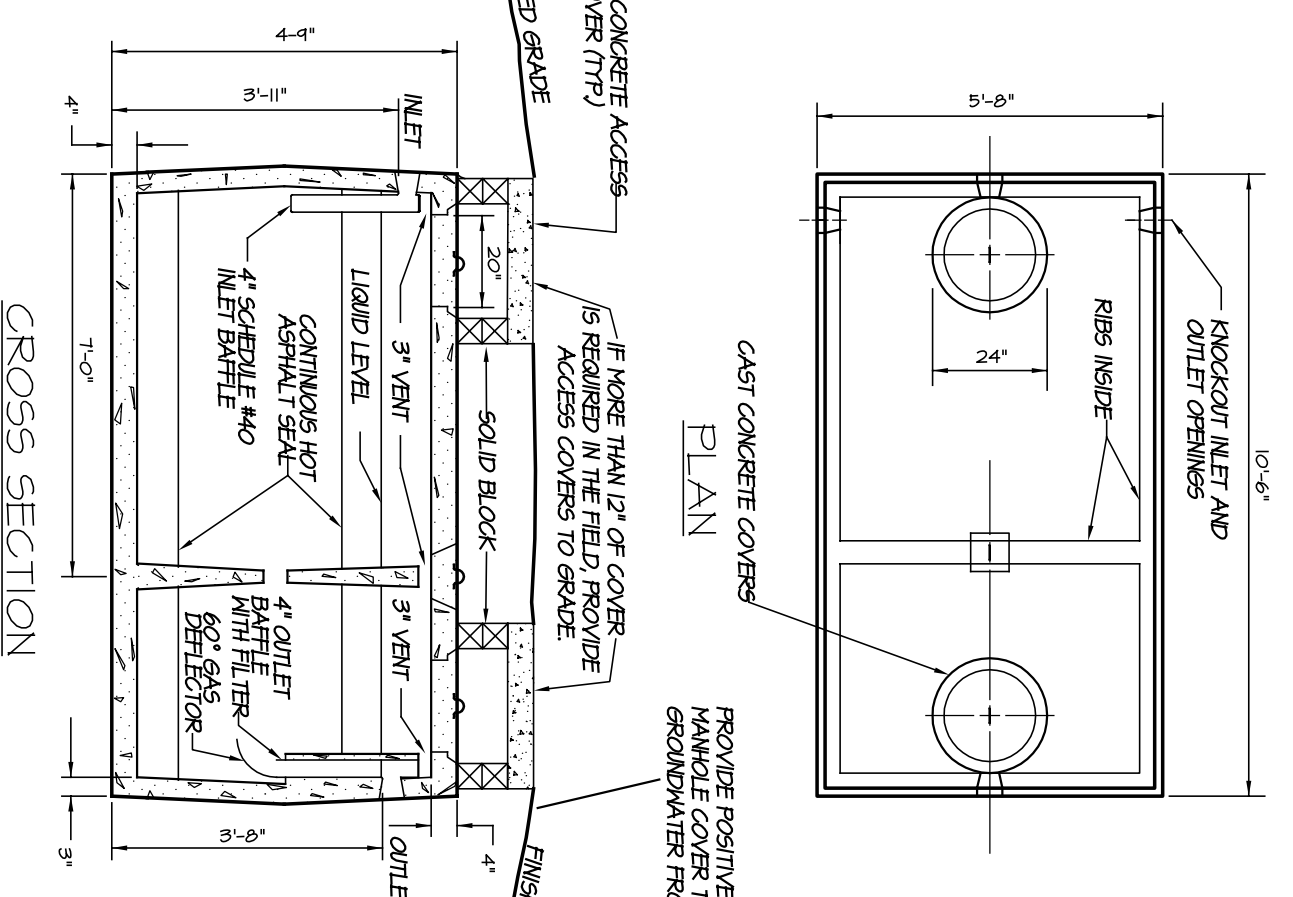
DEEP TEST PIT DATA / SOIL DESCRIPTIONS

TEST PIT #	TOPSOIL	BROWN SANDY CLAY	GRAY SANDY CLAY	MOTTLED	GROUNDWATER	LEGE	ROOTS	RESTRICTIVE
TEST PIT # 1	10" - 10"	10" - 25"	25" - 80"	78" seeps @ 95"	NA	16"	25"	
TEST PIT # 2	10" - 3"	10" - 7"	7" - 20"	seeps @ 61"	NA	18"	20"	
TEST PIT # 3	10" - 3"	10" - 5"	5" - 30"	mottled	NA	24"	26"	

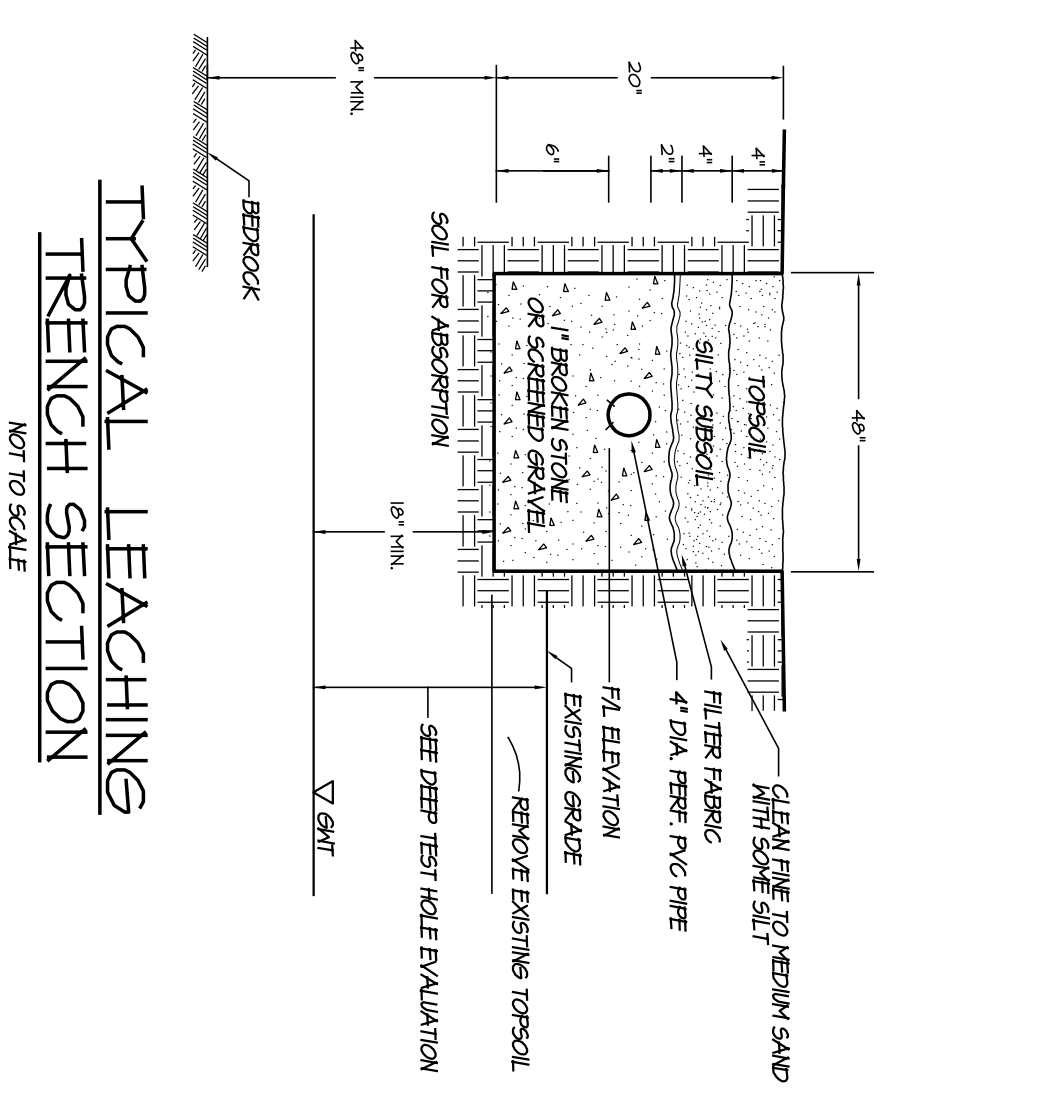
PERCOLATION DATA

TIME	Reading (INCHES)
9:05	0.5
9:09	4.5
9:13	10.5
9:15	13.5
9:29	15
9:34	17

PERCOLATION RATE > 5.0 MIN./IN.
NOTES:
PERCOLATION TEST PERFORMED ON 6/22/2023
PERFORMED BY D. MOE



1250 GALLON 2 COMPARTMENT SEPTIC TANK
NOT TO SCALE



TYPICAL LEACHING TRENCH SECTION
NOT TO SCALE

Site Development Plan

Prepared For:
A. Kausch & Sons LLC
Church Street
Brooklyn, Connecticut



CLA Engineers, Inc.

Civil • Structural • Survey

RECEIVED

MAY 03 2021

317 MAIN STREET • NORWICH, CT 06360 • (860) 886-1966 • (860) 886-9165 FAX

May 3, 2021

Inland Wetlands Commission
Town of Brooklyn
69 South Main Street
Suite 22
Brooklyn, CT 06234

RE: CLA 6639
Subdivision
Church Street Brooklyn CT

To the Commission:

CLA Engineers was retained by A. Kausch & Sons LLC to conduct a wetlands investigation and functional assessment on the parcel of land, located on Church Street in Brooklyn CT that is proposed to be developed for a residences. The approximate site location is shown on the cover sheet of the site plans. The purposes of the investigation were to: establish the wetland delineation, provide background data in the form of determining wetland functions, and assess the potential for wetland impacts due to the proposed development.

Wetlands were delineated by Robert Russo of CLA Engineers according to the State of Connecticut statutory definition as described in Section 22a of the State Statutes. CLA conducted field work in October of 2020 and March of 2021.

After wetland delineation was complete, the wetland resources of the site were surveyed by conducting a deliberate walk through of the site, traversing each wetland in order to collect data characteristic of that wetland. During the walk through, vegetation identifiable was noted, and described.

Site Setting

Much of the site had been used for agriculture up until the 20th century as demonstrated by abundant stonewalls. The presence of numerous Japanese barberry (*Berberis thunbergii*) Indicates that the site was likely used for cattle grazing in the past as this plant is ignored by cattles and soon takes over. The site currently has two vegetative cover types that were established after farming ceased. Both cover types, wooded upland and wooded swamp, are dominated by mixed hardwoods.

The areas of upland have mixed hardwoods such as red maple, red oak, white oak, black cherry and black birch. The wetlands are dominated by red maple trees with other species such as yellow birch and pin oak in lesser numbers.

The land uses surrounding the site include residential, agricultural and woodland. The residential development is primarily located to the north and south along Church St and to the west along Pomfret Landing Rd. Undeveloped farmland and woodland also occurs surrounds the site to the north, west and south.

Throughout the site slopes vary from moderate to nearly flat. The surface water drains both south westward and south eastward off of the site.. The slopes on the east and west side of the site are gentle at the edge of the wetland and are not prone to erosion.

Surficial Geology and Soils

Southern New England was overlain by glacial ice as recently as 12,000-15,000 years ago. The materials that the glaciers deposited over top the local bedrock determine the surficial geology of the region and of the site. Connecticut's glacial deposits are generally divided into three categories: glacial till (un-stratified sand, silt and rock), glaciofluvial (water sorted, stratified sand and gravel), and glaciolacustrine (stratified sand, silt and clay that settled out in lakebeds). Only glacial till is present on the site of the proposed residences. soils formed in till deposits typically have sandy loam to silt loam textures and in this case they are the coarser, sandy loams. The slopes are moderate to flat throughout the site and this leads to differences in soil mapping classification as listed by the NRCS.

Table 1 is a summary table of the soils found on the site.

Table 1 - Soil Types and Properties at the Church Street Site

<u>Soil Series</u>	<u>Parent Material</u>	<u>Drainage Class</u>	<u>Texture/Characteristics</u>
*2 Ridgebury	Glacial Till	Somewhat poorly to very poorly drained	Stony sandy loam
61 Canton and Charlton	Glacial till	Well drained	Sandy loam
46 Woodbridge	Glacial Till	Moderately Well Drained	Sandy loam

* Wetland soil types

Wetland Descriptions and Functions

In the area of the proposed development there is a wetland system that occupies a broad lowland that stretches from Church Street north westward. The wetland itself varies from approximately 100 to 400 feet wide. It is nearly level but has hummocky micro-topography. Under the USFWS system is a palustrine deciduous swamp (PF01) that is seasonally flooded/saturated. This designation reflects its vegetation which is dominated by mature trees, and its hydrology which has shallow standing water in the winter and after storm events. The wetland lacks standing water in the summer and was not found to contain a perennial stream or vernal pool.

The typical vegetation of the wetlands includes: trees such as red maple trees and saplings, yellow birch trees and saplings; shrubs such as Japanese barberry, spice bush, highbush blueberry, winterberry holly, sweet pepperbush, clammy azalea, alder and plants such as skunk cabbage, cinnamon fern, sphagnum, royal fern, and sensitive fern.

The principle functions of this wetland system are typical to local red maple swamps and the wetland is generally undisturbed with an undisturbed wooded upland buffer. The CTDEEP NDDB (December 2020) shows no known habitat of threatened, endangered or special concern species.

The functions were found to include:

- Wildlife habitat
- Floodwater retention/detention
- Groundwater recharge/discharge
- Biomass production export
- Aesthetics

These values associated with the wetland and are supported by several important features of that wetland:

- Areas of undeveloped buffer
- Limited development within the watershed
- Evidence of use by a diversity of wildlife species.

Potential for Impacts

As shown on the project plans there are proposed activities in the inland wetlands. Three wetland crossings are proposed for the driveway that will provide access to the two houses. These activities are limited to impacts necessary to provide the driveway and are purposed

located in the narrowest reaches of wetland in order to minimize impacts. This lot has significant developable area that cannot be accessed without wetland impacts. The width of the driveway has been kept to the minimum required and the use smaller diameter culverts assists in keeping the elevation of the driveway low, minimizing the side slopes needed for the crossing. CLA believes that the proposed driveway crossing is the most feasible and prudent alternative.

As shown on the plans, work in the wetland will include:

- Clearing and grading
- Construction of driveways and placement of culverts
- Installation of erosion and sedimentation controls
- Construction of utilities

The activities in the wetland have been minimized in order to limit wetland disturbance.

As shown on the plans, work in the upland review zone will include:

- Clearing and grading
- Construction of driveways
- Installation of erosion and sedimentation controls
- Construction of utilities

These activities in the upland review zone present limited potential for wetland impacts. The site has only moderate slopes and short length of slope. CLA believes that the Best Management Practices (BMPs) measures shown on the plans for erosion and sediment control and storm water management will be adequate in preventing wetland impacts if properly installed and maintained.

CLA notes that in order to minimize the potential for impacts to wetlands, the E&S has been designed in compliance with the CTDEEP 2002 E&S Manual.

Alternatives

CLA examined alternative to the proposed wetland crossings. Note that the property has frontage on Pomfret Landing Rd, which could be used to gain access via a driveway, but wetland impacts would also be required. CLA conducted a field to determine the feasibility of a driveway crossing walk of this location. CLA determined that a driveway crossing in this location is not the most feasible and prudent alternative based on the following observations.

1. The wetland that would have to be crossed has a perennial stream, indicating that is a more valuable wetland than those to be impacted by coming off of Church Street.

2. The wetland to be crossed is 12 to 14 feet lower in elevation than the access strip off of Pomfret Landing Rd. This would necessitate a wide wetland fill to accomplish the crossing.
3. The wetland to be crossed is over 100 feet wide and continues, north and south, as a wildlife travel corridor. This characteristic is lacking in the wetlands that would be disturbed by gaining access from Church Street.
4. Due to the width of the wetland and elevation change, present, a wetland crossing at the Pomfret Land access would create a substantial fragmentation of the wetland and reduce its habitat values significantly. This would not be the case with the Church Street access.

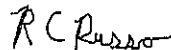
Based on these field observations, CLA believes that the proposed wetland crossings represent the most feasible and prudent alternative.

Summary

The proposed development activities will directly impact wetlands. The work in the upland review zone can be managed with BMPS so as to not impact wetlands during construction. In summary, if the proposed erosion and sedimentation control measures are adhered to, CLA believes that the wetland impacts will be limited to what is necessary to provide a driveway for the building lost.

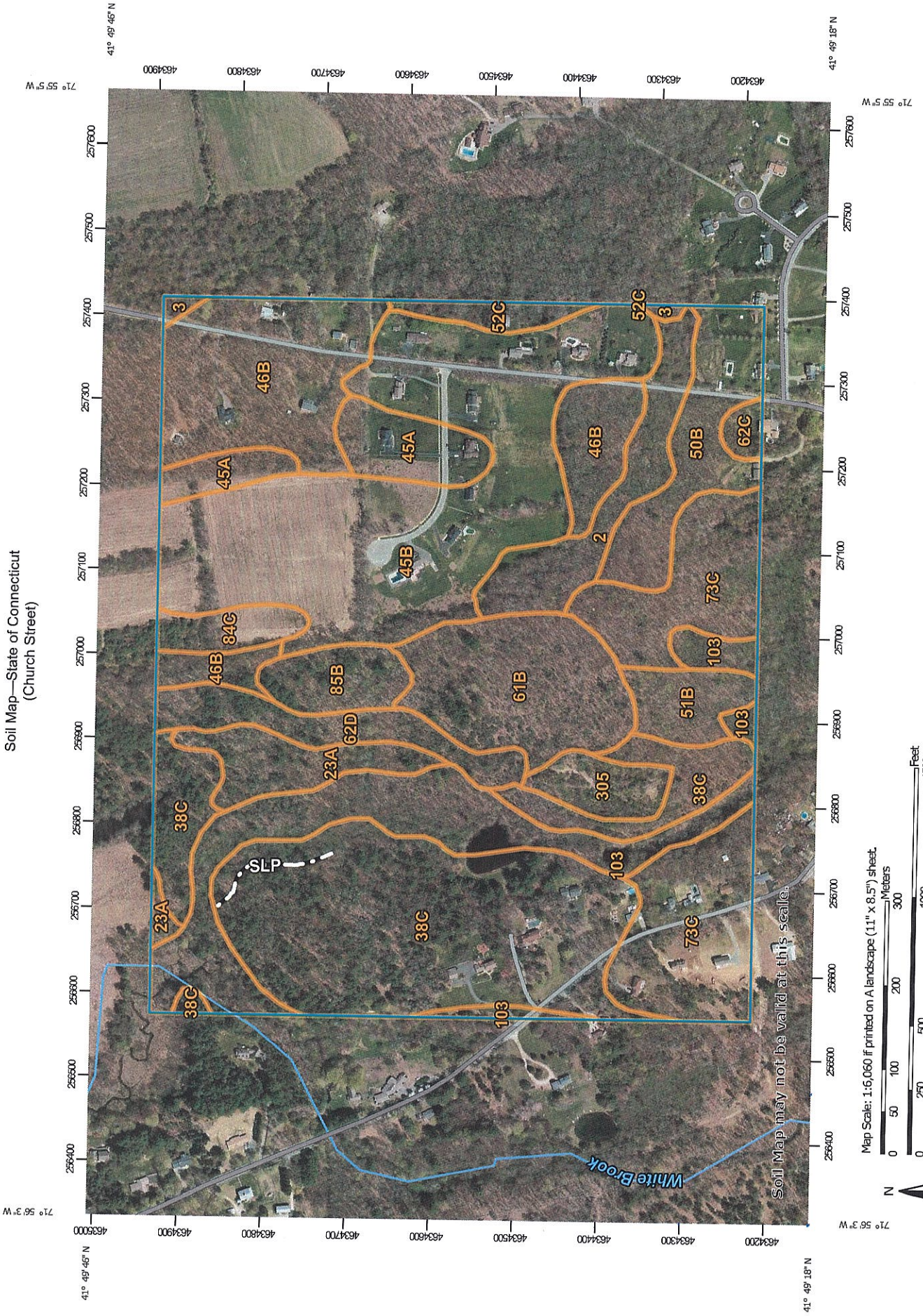
Please contact me if you have any questions.

Very truly yours,



Robert C. Russo
Soil Scientist

Soil Map—State of Connecticut
(Church Street)



MAP LEGEND

- Area of Interest (AOI)
- Area of Interest (AOI)
- Soils
- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points
- Special Point Features**
 - Blowout
 - Borrow Pit
 - Clay Spot
 - Closed Depression
 - Gravel Pit
 - Gravelly Spot
 - Landfill
 - Lava Flow
 - Marsh or swamp
 - Mine or Quarry
 - Miscellaneous Water
 - Perennial Water
 - Rock Outcrop
 - Saline Spot
 - Sandy Spot
 - Severely Eroded Spot
 - Sinkhole
 - Slide or Slip
 - Sodic Spot
- Water Features**
 - Streams and Canals
- Transportation**
 - Rails
 - Interstate Highways
 - US Routes
 - Major Roads
 - Local Roads
- Background**
 - Aerial Photography
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features**

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:12,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: State of Connecticut
Survey Area Data: Version 20, Jun 9, 2020

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Mar 30, 2011—May 1, 2011

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
2	Ridgebury fine sandy loam, 0 to 3 percent slopes	5.6	3.8%
3	Ridgebury, Leicester, and Whitman soils, 0 to 8 percent slopes, extremely stony	0.4	0.3%
23A	Sudbury sandy loam, 0 to 5 percent slopes	4.1	2.8%
38C	Hinckley loamy sand, 3 to 15 percent slopes	29.8	19.8%
45A	Woodbridge fine sandy loam, 0 to 3 percent slopes	4.9	3.3%
45B	Woodbridge fine sandy loam, 3 to 8 percent slopes	28.7	19.1%
46B	Woodbridge fine sandy loam, 0 to 8 percent slopes, very stony	15.4	10.2%
50B	Sutton fine sandy loam, 3 to 8 percent slopes	6.5	4.3%
51B	Sutton fine sandy loam, 0 to 8 percent slopes, very stony	2.8	1.9%
52C	Sutton fine sandy loam, 2 to 15 percent slopes, extremely stony	1.4	0.9%
61B	Canton and Charlton fine sandy loams, 0 to 8 percent slopes, very stony	9.5	6.3%
62C	Canton and Charlton fine sandy loams, 3 to 15 percent slopes, extremely stony	0.7	0.5%
62D	Canton and Charlton fine sandy loams, 15 to 35 percent slopes, extremely stony	4.6	3.0%
73C	Charlton-Chatfield complex, 0 to 15 percent slopes, very rocky	14.7	9.8%
84C	Paxton and Montauk fine sandy loams, 8 to 15 percent slopes	2.0	1.3%
85B	Paxton and Montauk fine sandy loams, 3 to 8 percent slopes, very stony	3.0	2.0%
103	Rippowam fine sandy loam	13.6	9.1%
305	Udorthents-Pits complex, gravelly	2.5	1.6%

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
Totals for Area of Interest		150.2	100.0%

Town of Brooklyn

Inland Wetlands Budget FY23

From Date: 6/1/2023

To Date: 6/30/2023

Fiscal Year: 2023-2024

Include pre encumbrance

Print accounts with zero balance

Filter Encumbrance Detail by Date Range

Exclude inactive accounts with zero balance

Account Number	Description	Budget	Adjustments	GL Budget	Current	YTD	Balance	Encumbrance	Budget Bal	% Rem
1005.41.4163.51900	Inland Wetlands-Wages-Recording Secretary	\$1,000.00	\$0.00	\$1,000.00	\$0.00	\$0.00	\$1,000.00	\$0.00	\$1,000.00	100.00%
1005.41.4163.53020	Inland Wetlands-Legal Fees	\$3,500.00	\$0.00	\$3,500.00	\$0.00	\$0.00	\$3,500.00	\$0.00	\$3,500.00	100.00%
1005.41.4163.53200	Inland Wetlands-Professional Affiliations	\$65.00	\$0.00	\$65.00	\$0.00	\$0.00	\$65.00	\$0.00	\$65.00	100.00%
1005.41.4163.53400	Inland Wetlands-Professional Services	\$500.00	\$0.00	\$500.00	\$0.00	\$0.00	\$500.00	\$0.00	\$500.00	100.00%
1005.41.4163.55400	Inland Wetlands-Advertising & Legal Notices	\$500.00	\$0.00	\$500.00	\$0.00	\$0.00	\$500.00	\$0.00	\$500.00	100.00%
1005.41.4163.55500	Inland Wetlands-Printing & Publications	\$120.00	\$0.00	\$120.00	\$0.00	\$0.00	\$120.00	\$0.00	\$120.00	100.00%
1005.41.4163.56900	Inland Wetlands-Other Supplies	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Grand Total:		\$5,685.00	\$0.00	\$5,685.00	\$0.00	\$0.00	\$5,685.00	\$0.00	\$5,685.00	100.00%

End of Report