

KEY MAP  
SCALE 1"=200'

**LEGEND**

- IRON ROD TO BE SET
- EXISTING IRON ROD
- PROPOSED SILT FENCE/ LIMIT OF DISTURBANCE
- - - LIMIT OF DISTURBANCE
- STONE WALL
- EXISTING UTILITY POLE
- X PROPOSED SPOT GRADE
- X EXISTING SPOT GRADE
- - - EXISTING CONTOUR
- - - PROPOSED CONTOUR
- ▲ EDGE OF FIELD LOCATED WETLANDS
- ▲ WETLANDS FLAG

UTILITIES SHOWN ON THIS MAP WERE DERIVED FROM FIELD LOCATIONS AND EXISTING MAPPING CONTRACTOR TO VERIFY LOCATIONS AND DEPTH IN THE FIELD PRIOR TO THE START OF ANY CONSTRUCTION. "CALL BEFORE YOU DIG (1-800-922-4455)"

	<p>PLAN PREPARED FOR</p> <p><b>KELLY HUNT</b></p>		
	<p>105 JOHN HAND DRIVE COVENTRY, CT.</p>		
	<p>SITE PLAN</p>		
	<p>SCALE: 1"=20'</p>	<p>DATE: 2/15/2022</p>	<p>FILE NO. 2021-130</p>
<p><b>BUSHNELL ASSOCIATES LLC.</b> CIVIL ENGINEERING AND LAND SURVEYING 563 WOODBRIDGE STREET MANCHESTER, CT. 06042 860-643-7875</p>			
<p>REVISIONS: 3/15/2022 WETLANDS AGENT COMMENTS, TEST PIT DATA</p>			

TEST PIT 1 OBSERVED BY:  
ANDREW BUSHNELL PELS  
BUSHNELL ASSOCIATES LLC  
MARCH 11, 2022

TEST PIT 1  
0-4" TOPSOIL  
4-16" FILL MATERIAL  
16-22" BURIED TOPSOIL  
22-45" GREY/BROWN MOTTLED DAMP SANDY TILL  
NO LEDGE  
MOTTLING 22"  
NO SEEPAGE  
ROOTS TO 32"

TEST PIT 2  
0-5" TOPSOIL  
5-10" FILL MATERIAL  
10-15" BURIED TOPSOIL  
22-42" GREY/BROWN MOTTLED DAMP SANDY TILL  
NO LEDGE  
MOTTLING 15"  
SEEPAGE 42"  
ROOTS TO 32"

TEST PIT 3  
0-12" TOPSOIL  
12-30" FILL MATERIAL  
30-38" BURIED TOPSOIL  
38" TILL  
NO LEDGE  
NO SEEPAGE

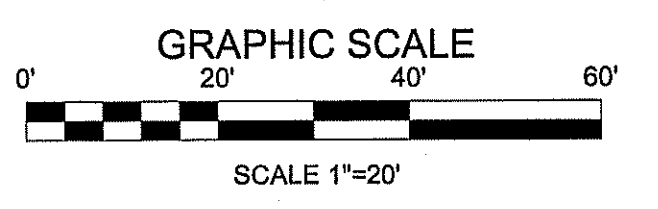
TEST PIT 4  
0-8" TOPSOIL  
8" CRUSHED STONE (POSSIBLE ROOF GUTTER OUTLET DRYWELL)

- SURVEY NOTES:**
- 1.) THIS SURVEY AND MAP HAS BEEN PREPARED IN ACCORDANCE WITH SECTIONS 20-300b-1 THRU 20-300b-20 OF THE REGULATIONS OF CONNECTICUT STATE AGENCIES "MINIMUM STANDARDS OF ACCURACY, CONTENT AND CERTIFICATION FOR SURVEYS AND MAPS", AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS INC. ON AUGUST 29, 2019. IT IS A LIMITED PROPERTY/BOUNDARY IMPROVEMENT LOCATION SURVEY MAP BASED ON A RESURVEY CONFORMING TO HORIZONTAL SURVEY ACCURACY CLASS A-2 AND TOPOGRAPHIC ACCURACY CLASS T-2. THE INTENT OF THIS MAP IS TO DEPICT THE LOCATION OF THE PROPOSED OR EXISTING IMPROVEMENTS SHOWN WITH RESPECT TO THE APPLICABLE MUNICIPAL OR STATUTORY REQUIREMENTS.
  - 2.) PROPERTY IS LOCATED IN A LR ZONE.
  - 3.) THE PORTION OF THE PROPERTY LOCATED BELOW ELEVATION 517.4 IS LOCATED IN A FLOOD HAZARD ZONE A.
  - 4.) TOPOGRAPHY AND WETLAND BOUNDARIES DEPICTED WERE TAKEN FROM MAP REFERENCE 1.
  - 5.) THE PROPERTY IS NOT LOCATED IN AN AREA OF STATE LISTED SPECIES PER CONNECTICUT DEPARTMENT OF ENERGY AND ENVIRONMENTAL PROTECTION NATURAL DIVERSITY DATA BASE DETERMINATION NO. 202201574 DATED FEBRUARY 22, 2022.

- MAP REFERENCES:**
- 1.) BOUNDARY & TOPOGRAPHIC SURVEY PREPARED FOR KELLY HUNT 105 JOHN HAND DRIVE & JOHN HAND DRIVE (VACANT) COVENTRY, CONNECTICUT DATE 08/20/2021 SCALE 1"=20' SHEET 1 OF 1 JOB NO. 21-072 DRAWN JHB DESIGNED JHB CHECKED MDM BOOK NO. 493 DISC NO. 21-072 CAD DWG 21-072

PROPOSED AREA OF DISTURBANCE IN WETLANDS  
UPLAND REVIEW AREA: 6,150 SQ.FT./ 0.14 ACRES

EXISTING IMPERVIOUS LOT COVERAGE: 16.5%  
PROPOSED IMPERVIOUS LOT COVERAGE: 16.5%



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

ANDREW F. BUSHNELL P.E. L.S. 24591  
THIS MAP IS NOT VALID UNLESS IT BEARS THE EMBOSSED SEAL OF THE LICENSED LAND SURVEYOR WHOSE REGISTRATION NUMBER AND SIGNATURE APPEAR ABOVE.

**CONSTRUCTION NOTES:**  
 1.) OWNER OR CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS.  
 2.) OWNER OR CONTRACTOR TO VERIFY ALL DIMENSIONS AND INFORMATION CONTAINED ON THIS PLAN PRIOR TO THE START OF CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED OF ANY DISCREPANCIES PRIOR TO THE START OF CONSTRUCTION.  
 3.) ANY TREES TO BE REMOVED IN THE TOWN RIGHT OF WAY SHALL BE POSTED BY THE TREE WARDEN PRIOR TO REMOVAL.  
 4.) ALL PROPOSED UTILITIES LOCATIONS SHALL BE APPROVED BY THE LOCAL UTILITY COMPANIES PRIOR TO THE START OF CONSTRUCTION.

**EROSION CONTROL CONSTRUCTION SEQUENCE PLAN HOUSE LOT DEVELOPMENT**  
 NOTE: ALL EROSION AND SEDIMENT CONTROL ACTIVITIES SHALL CONFORM TO THE METHODS OUTLINED IN THE 2002 CONNECTICUT GUIDELINES FOR EROSION AND SEDIMENT CONTROL MANUAL.

- COORDINATE MARKING OF LIMITS OF DISTURBANCE BY A LICENSED LAND SURVEYOR. SUPPLY TOWN EROSION CONTROL OFFICER WITH A LETTER FROM THE SURVEYOR CERTIFYING THE LIMITS OF DISTURBANCE WERE MARKED IN ACCORDANCE WITH THE APPROVED PLAN.
- CLEAR TREES AS REQUIRED.
- PRIOR TO SOIL DISTURBANCE INSTALL EROSION CONTROL MEASURES, SILT FENCE AND ANTI-TRACKING PAD (SEE PLAN DETAILS AND LOCATIONS). ADDITIONAL MEASURES MAY BE REQUIRED AS SITE CONDITIONS REQUIRE. COORDINATE AN INSPECTION OF INSTALLED MEASURES WITH THE EROSION CONTROL OFFICER. SUPPLY THE TOWN OF HEBRON EROSION CONTROL OFFICER WITH THE NAME AND PHONE NUMBER OF A CONTACT PERSON RESPONSIBLE FOR THE EROSION CONTROL MEASURES.
- PERIODICALLY AND AFTER LARGE RAIN EVENTS INSPECT EROSION CONTROL MEASURES AND REPAIR AS NECESSARY.
- DISCONNECT EXISTING UTILITIES.
- REMOVE EXISTING UNDERGROUND OIL TANK AND HOUSE.
- GRUB AND STRIP TOPSOIL. STOCKPILE TOPSOIL IN AREAS INDICATED ON THE APPROVED PLAN.
- CONSTRUCT HOUSE, DRIVEWAY AND OTHER IMPROVEMENTS AS SHOWN.
- SPREAD STOCKPILED TOPSOIL. MACHINE RAKE, FERTILIZE, SEED AND MULCH DISTURBED AREAS. USE GRASS SEED THAT IS ACCEPTABLE FOR THE SITE CONDITIONS (I.E. SUN OR SHADE) AND THE SEASON OF THE YEAR IN WHICH THIS ACTIVITY IS COMPLETED. PROVIDE TEMPORARY STABILIZATION OF THE SITE (I.E. STRAW OR HAY ETC.) IF THE TOPSOIL IS SPREAD DURING A TIME OF YEAR WHEN GRASS SEED WILL NOT GERMINATE. PROVIDE PERMANENT STABILIZATION WHEN WEATHER CONDITIONS ALLOW.
- REMOVE EROSION CONTROL MEASURES AFTER THE SITE HAS BECOME FULLY ESTABLISHED.
- ANY EXISTING DISTURBED AREAS MUST BE SEEDED WITH PERMANENT OR TEMPORARY GROUND COVER AND MULCHED BY OCTOBER 15.
- DEWATERING OPERATIONS, IF REQUIRED, SHALL UTILIZE A CRUSHED STONE INTAKE SUMP AND A TEMPORARY OUTLET SILT POOL LOCATED WITHIN THE LIMITS OF DISTURBANCE.

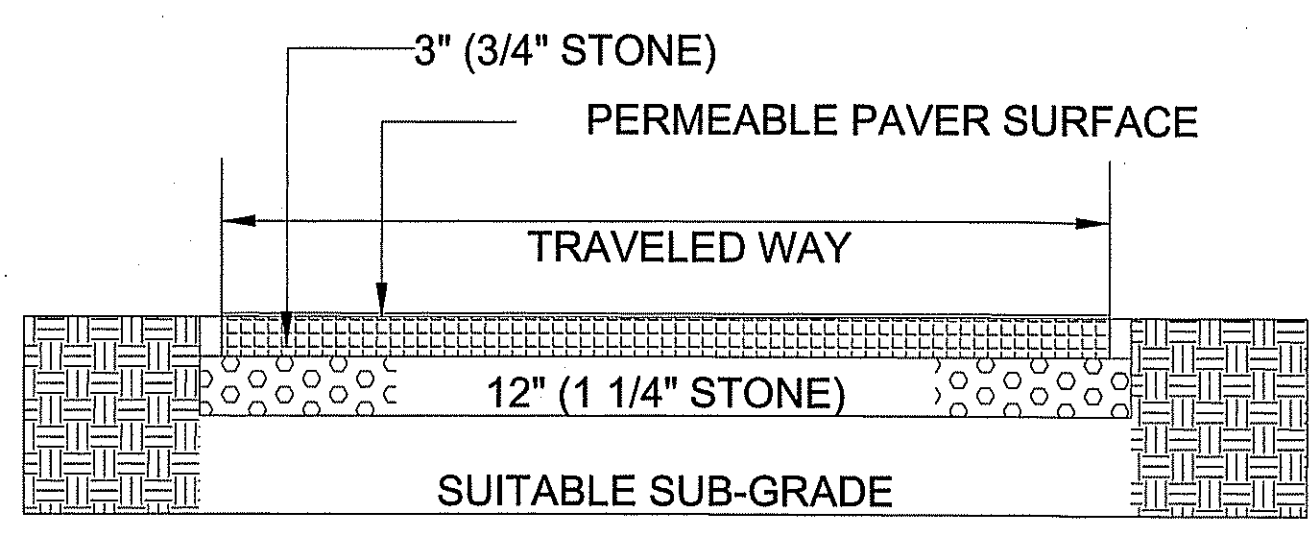
**SITE SEEDING NOTES:**  
 PREPARATION: FINE GRADE AND RAKE SOIL SURFACE TO REMOVE STONES LARGER THAN 2" IN DIAMETER. INSTALL SEEDED EROSION CONTROL DEVICES SUCH AS SURFACE WATER DIVERSIONS AS REQUIRED. APPLY LIMESTONE AT A RATE OF 2 TONS/AC. OR 90 LBS./1000 SQ.FT. FERTILIZE WITH 10-10-10 AT A RATE OF 300 LBS./AC. OR 7.5 LBS. PER 1000 SQ.FT. WORK LIME AND FERTILIZER INTO SOIL UNIFORMLY TO A DEPTH OF 4".

**SEED APPLICATION:** APPLY SEED MIXTURE FROM THE CHART BELOW BY HAND, CYCLONE SEEDER OR HYDRO SEEDER. INCREASE SEED MIXTURE BY 10% IF HYDRO SEEDER IS USED. LIGHTLY DRAG OR ROLL THE SEEDED SURFACE TO COVER SEED. SEEDING SHOULD BE DONE BETWEEN THE TIMES SHOWN ON THE CHART BELOW. IF SEEDING CANNOT BE DONE DURING THESE TIMES, REPEAT MULCHING PROCEDURE BELOW UNTIL SEEDING CAN TAKE PLACE.

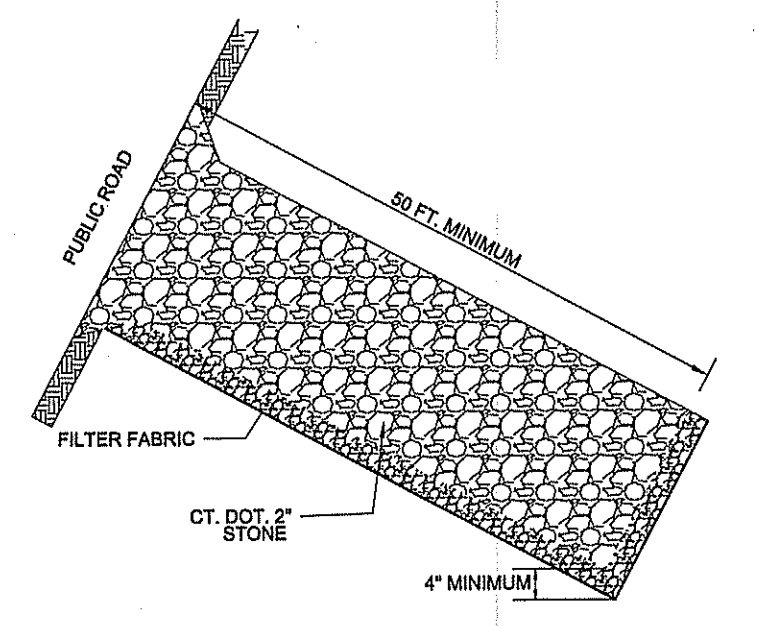
**MULCHING:** IMMEDIATELY FOLLOWING SEEDING, MULCH THE SEED SURFACE WITH STRAW OR HAY AT A RATE OF 2 TO 3 TONS/AC. SPREAD MULCH BY HAND OR MULCH BLOWER. PUNCH MULCH INTO SOIL SURFACE WITH A TRACK MACHINE OR DISK HARROW SET STRAIGHT UP. IF USING HYDRO SEED MIX USE TACTIFIER ADDITIVES TO ADHERE MULCH MATERIAL TO THE SURFACE.

SEED SELECTION:	LB/1000 SQ. FT.	SEED MIXTURE	RECOMMENDED SEEDING DATES
PERMANENT LAWN	0.45	KENTUCKY BLUEGRASS	4/1-8/15
	0.45	CREeping RED FESCUE	8/15-10/1
	0.10	PERENNIAL RYEGRASS	
SLOPES & COARSE LAWN	0.45	CREeping RED FESCUE	4/1-8/15
	0.45	TALL FESCUE	8/15-10/1
SLOPES (NO MOWING)	1.8	CREeping RED FESCUE	4/1-8/15
	0.2	RED TOP	8/15-10/1
TEMPORARY COVER	3.0	WINTER RYE	4/15-6/15, 8/15-10/15
	1.0	ANNUAL RYEGRASS	3/1-6/15, 8/1-10/15

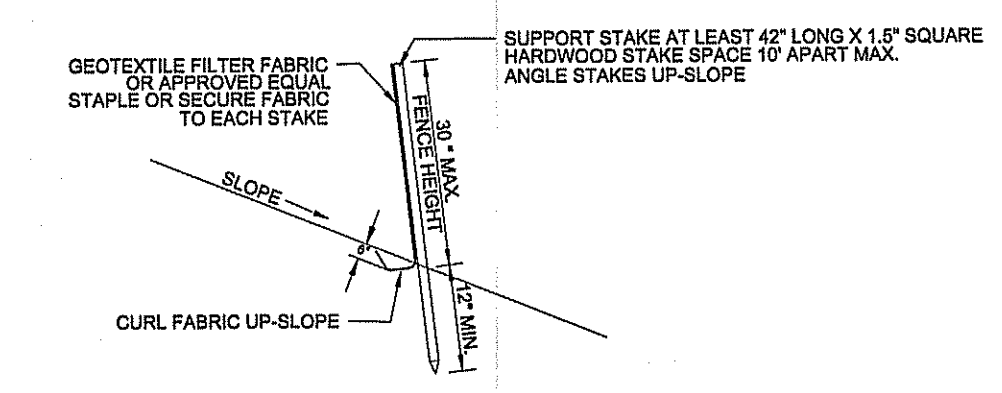
IF SEED IS PLANTED OUTSIDE THE RECOMMENDED SEEDING DATES IRRIGATION MAYBE REQUIRED AT A UNIFORM APPLICATION RATE OF 1 TO 2 INCHES OF WATER APPLIED PER APPLICATION, SOAKING THE GROUND TO A DEPTH OF 4 INCHES.



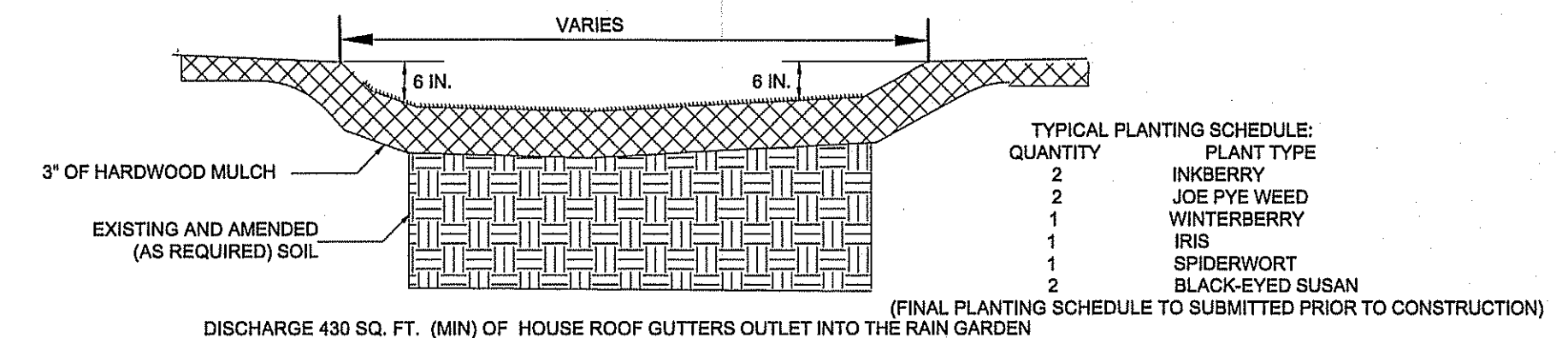
**PERMEABLE PAVER DRIVEWAY DETAIL**  
 NOT TO SCALE



**ANTI-TRACKING CONSTRUCTION ENTRANCE**  
 NOT TO SCALE



**SILT FENCE DETAIL**  
 NOT TO SCALE



**RAIN GARDEN CROSS SECTION DETAIL**  
 NO SCALE

	<b>PLAN PREPARED FOR</b>  <b>KELLY HUNT</b>			
	105 JOHN HAND DRIVE COVENTRY, CT.			
<b>CONSTRUCTION / E&amp;S DETAILS</b>				
SCALE: NONE	DATE: 2/15/2022	FILE NO. 2021-130	SHEET: 2 OF 2	
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