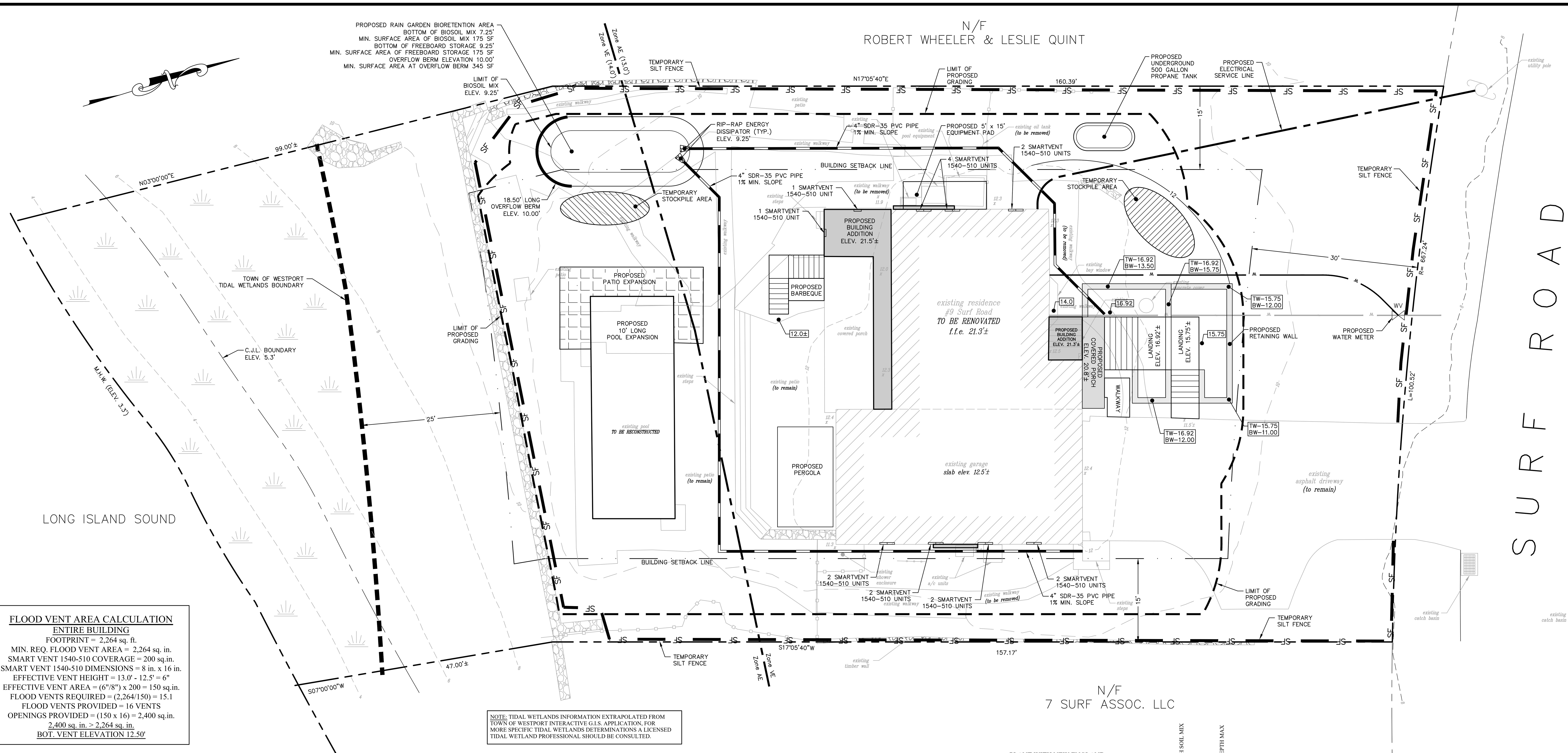


FLOOD VENT AREA CALCULATION
ENTIRE BUILDING
FOOTPRINT = 2,264 sq. ft.
MIN. REQ. FLOOD VENT AREA = 2,264 sq. in.
SMART VENT 1540-510 COVERAGE = 200 sq.in.
SMART VENT 1540-510 DIMENSIONS = 8 in. x 16 in.
EFFECTIVE VENT HEIGHT = 13.0' - 12.5' = 6"
EFFECTIVE VENT AREA = (6"/8") x 200 = 150 sq.in.
FLOOD VENTS REQUIRED = (2,264/150) = 15.1
FLOOD VENTS PROVIDED = 16 VENTS
OPENINGS PROVIDED = (150 x 16) = 2,400 sq.in.
2,400 sq. in. > 2,264 sq. in.
BOT. VENT ELEVATION 12.50'

NOTE: TIDAL WETLANDS INFORMATION EXTRAPOLATED FROM TOWN OF WESTPORT INTERACTIVE G.I.S. APPLICATION, FOR MORE SPECIFIC TIDAL WETLANDS DETERMINATIONS A LICENSED TIDAL WETLAND PROFESSIONAL SHOULD BE CONSULTED.

GENERAL NOTES:

1. ALL SURVEY DATA, BOUNDARY LINES AND TOPOGRAPHY, ARE FROM A "PLOT PLAN" PREPARED FOR CHRISTOPHE & NICOLA THOM AT 9 SURF ROAD, WESTPORT, CT, PREPARED BY LEONARD SURVEYORS, LLC, DATED FEBRUARY 23, 2020.
2. ALL CONSTRUCTION SHALL COMPLY WITH THE TOWN OF WESTPORT REQUIREMENTS, THE STATE OF CONNECTICUT BASIC BUILDING CODE AND THE CONNECTICUT GUIDELINES FOR SOIL AND EROSION AND SEDIMENT CONTROL.
3. INFORMATION OF EXISTING UTILITIES HAS BEEN COMPILED FROM VARIOUS SOURCES INCLUDING UTILITY COMPANY RECORDS, MUNICIPAL RECORD MAPS AND FIELD SURVEY AND IS NOT GUARANTEED CORRECT OR COMPLETE. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETERMINING ACTUAL LOCATIONS AND ELEVATIONS OF ALL UTILITIES INCLUDING SERVICES.
4. THE PROPERTY IS BEING SERVICED BY PUBLIC WATER AND MUNICIPAL SEWER SYSTEM.
5. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE ANY EXCAVATION SAFEGUARDS, NECESSARY BARRICADES, FLAGMEN, ETC., FOR TRAFFIC CONTROL AND SITE SAFETY. ALL WORK SHALL BE DONE IN ACCORDANCE WITH OSHA REQUIREMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLIANCE WITH OSHA REQUIREMENTS.
6. REMOVE STUMPS AND BRUSH FROM SITE, OR CHIP AND USE DURING LANDSCAPING. DO NOT BURY STUMPS ON SITE.
7. THE WORK SHALL BE DONE IN CONFORMANCE WITH THE PLANS UNLESS CHANGES HAVE BEEN APPROVED IN WRITING BY THE DESIGN ENGINEER PRIOR TO THE WORK BEING DONE.
8. ALL DISTURBED AREAS SHALL BE MULCHED AND SEEDED AS SOON AS POSSIBLE.
9. AREAS OF ASPHALT PAVEMENT THAT ARE DISTURBED BY THE CONSTRUCTION OF THIS PROJECT SHALL BE REPLACED IN ACCORDANCE WITH THE ASPHALT TRENCH REPAIR DETAIL. THE FINISHED GRADE OF ASPHALT PAVING SHALL BLEND TO EXISTING GRADE AND THE EDGE OF THE CONCRETE PAVEMENT SMOOTHLY WITH NO SLOPES EXCEEDING 4%.
10. A MINIMUM OF 6" OF CRUSHED STONE MUST BE INSTALLED UNDER ALL EXTERIOR PORCHES AND STAIRS.

EARTHWORK & GRADING:

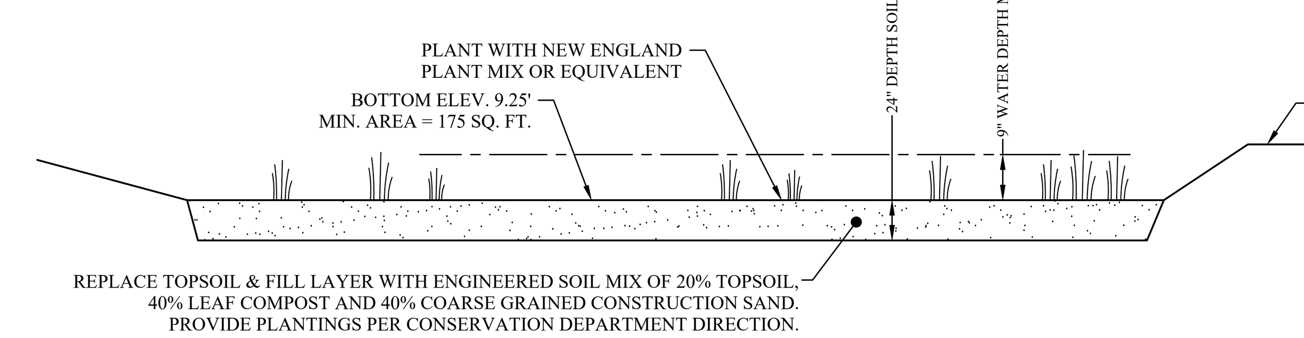
11. GRADE AWAY FROM BUILDING WALLS AT 2% MINIMUM (TYPICAL).
12. PROPOSED EARTH SLOPES SHALL BE NO STEEPER THAN 5:1 (HORZ.:VERT.), UNLESS OTHERWISE DEPICTED ON SITE PLAN.
13. GENERAL FILL BEYOND PAVED AREAS SHALL BE FREE OF BRUSH RUBBISH, STUMPS. FILL SHALL BE PLACED IN LAYERS NOT TO EXCEED 8" IN THICKNESS. THE DRY DENSITY AFTER COMPACTION SHALL NOT BE LESS THAN 95 % OF THE STANDARD PROCTOR TEST AND DONE IN ACCORDANCE WITH THE REQUIREMENTS OF ASTM D698. AFTER COMPACTING, THE FILL SHALL BE 4" BELOW THE REQUIRED GRADE AS SHOWN ON THE PLAN.
14. AFTER THE AREAS TO BE TOPSOILED HAVE BEEN BROUGHT TO GRADE, THE SUBGRADE SHALL BE LOOSENED BY SCARIFYING TO A DEPTH OF AT LEAST 2" TO ENSURE BONDING OF THE TOPSOIL AND SUBSOIL.
15. FILL OR TOPSOIL SHALL NOT BE PLACED NOR COMPACTED WHILE IN A FROZEN OR MUDDY CONDITION OR WHILE SUBGRADE IS FROZEN.
16. ALL EXCESS MATERIALS SHALL BE REMOVED FROM THE SITE AND DISPOSED OF LEGALLY.

STORM SEWER SYSTEMS:

1. ALL PIPE SHALL BE INSTALLED STRAIGHT AND AT THE VERTICAL AND HORIZONTAL ALIGNMENT SHOWN. NO 90° BENDS IN ALL PIPES.
2. MINIMUM COVER ON ALL PIPES SHALL BE TWO FEET (2') UNLESS OTHERWISE NOTED.
3. ALL POLY VINYL CHLORIDE PIPE (PVCP) SHALL BE SDR 35 WITH RUBBER JOINTS AND MEET THE REQUIREMENTS ASTM D3 AND D3212.
4. ALL AREA DRAINS SHALL HAVE A 2' SUMP.
5. CONTACT THE DESIGN ENGINEER THREE DAYS PRIOR TO EXCAVATING FOR THE INFILTRATION SYSTEM. DURING THE EXCAVATION, THE DESIGN ENGINEER MAY REVISE THE ELEVATIONS OF THE SYSTEM IF FIELD CONDITIONS DICTATE.
6. THE ENGINEER OF RECORD IS REQUIRED TO WITNESS THE INSTALLATION OF THE DRAINAGE SYSTEM PRIOR TO BACKFILLING.
7. DIRECT THE ENTIRE ROOF AREA TO THE PROPOSED DRAINAGE SYSTEM AS DEPICTED.

SEDIMENT & EROSION CONTROLS:

8. THE CONTRACTOR SHALL CONSTRUCT ALL EROSION AND SEDIMENT CONTROL MEASURES PER THE APPROVED PLAN AND SHALL HAVE THEM INSPECTED AND APPROVED BY THE SITE ENGINEER PRIOR TO ANY LAND DISTURBANCE. MINOR SEDIMENT CONTROL DEVICE LOCATION ADJUSTMENT MAY BE MADE IN THE FIELD WITH THE APPROVAL OF THE SITE ENGINEER.
9. THE CONTRACTOR SHALL ENSURE THAT ALL RUNOFF FROM DISTURBED AREAS IS DIRECTED TO THE SEDIMENT CONTROL DEVICES AND SHALL NOT REMOVE ANY EROSION OR SEDIMENT CONTROL MEASURES WITHOUT PRIOR PERMISSION FROM THE SITE ENGINEER.
10. THE CONTRACTOR SHALL PROTECT ALL POINTS OF CONSTRUCTION INGRESS AND EGRESS TO PREVENT THE DEPOSITION OF MATERIALS ONTO PUBLIC OR PRIVATE ROADS. ALL MATERIALS DEPOSITED ONTO SUCH ROADS SHALL BE REMOVED AS SOON AS POSSIBLE.
11. THE CONTRACTOR SHALL INSPECT DAILY AND MAINTAIN CONTINUOUSLY IN AN EFFECTIVE OPERATING CONDITION ALL EROSION AND SEDIMENT CONTROL MEASURES UNTIL SUCH TIMES AS THEY REMOVED WITH PRIOR PERMISSION FROM THE SITE ENGINEER.
12. ALL DISTURBED AREAS WITH A SLOPE STEEPER THAN 3:1 SHALL BE STABILIZED WITH SOD OR SEED AND ANCHORED STRAW MULCH OR OTHER APPROVED STABILIZATION MEASURE, AS SOON AS POSSIBLE BUT NO LATER THAN 5 CALENDAR DAYS.
13. SEDIMENT TRAPS AND BASINS SHALL NOT BE CONSTRUCTED WITHIN 25' OF AN EXISTING FOUNDATION OR ONE THAT IS UNDER CONSTRUCTION.
14. SEDIMENT REMOVED FROM TRAPS, SILTATION FENCES OR BASINS SHALL BE PLACED AND STABILIZED IN APPROVED AREAS BUT NOT WITHIN A FLOODPLAIN, WETLANDS OR TREE-SAVE AREAS.
15. ALL WATER REMOVED FROM EXCAVATED AREAS SHALL BE PASSED THROUGH APPROVED DEWATERING PRACTICES OR PUMPED TO A SEDIMENT BASIN PRIOR TO DISCHARGE TO A FUNCTIONAL STORM DRAIN SYSTEM OR TO STABLE GROUND SURFACE.
16. PRIOR TO REMOVAL OF SEDIMENT CONTROL MEASURES THE CONTRACTOR SHALL STABILIZE AND HAVE ESTABLISHED PERMANENT STABILIZATION FOR ALL DISTURBED AREAS USING SOD OR AN APPROVED SIX MIXTURE. AREAS BROUGHT TO FINISHED GRADE DURING THE SEEDING SEASON MUST BE STABILIZED WITH PERMANENT GROWTH AS SOON AS POSSIBLE. WHEN PROPERTY IS BROUGHT TO FINISHED GRADES DURING THE WINTER MONTHS WHEN PERMANENT STABILIZATION IS IMPRACTICAL THEN AN APPROVED TEMPORARY STABILIZATION SHALL BE DONE UNTIL THE SPRING MONTHS WHERE PERMANENT STABILIZATION IS POSSIBLE.

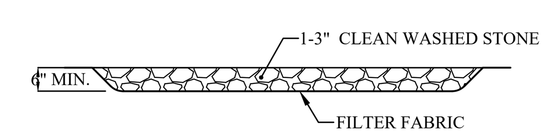


RAIN GARDEN SECTION

N.T.S.

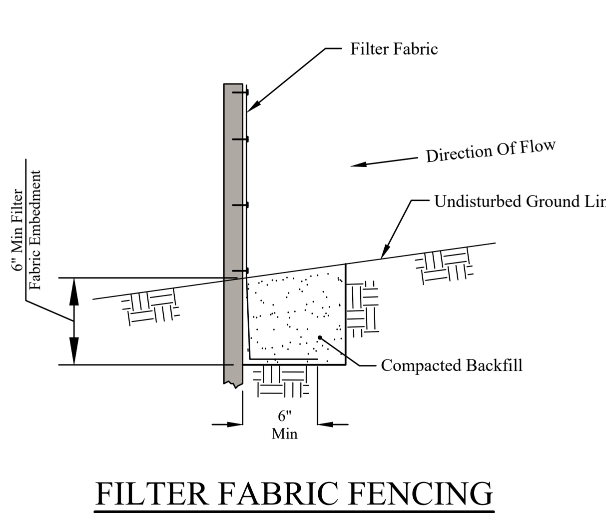
EXCAVATION & FILL CALCULATIONS [32-8.2.1(a)]

EXCAV.&FILL AMOUNT ALLOWED:
Lot Area*50%*Coverage*10'/27cf/cy
(22,340*50%*25%*10)/27 = 1,034cy
Actual Estimated Exc.&Fill = 159cy<1,034cy Allowed



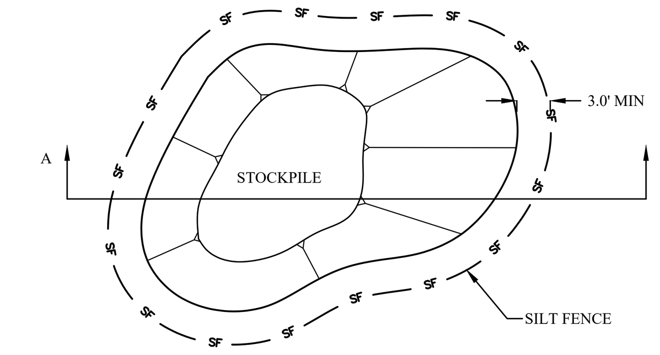
MUD-TRACKING PAD

N.T.S.

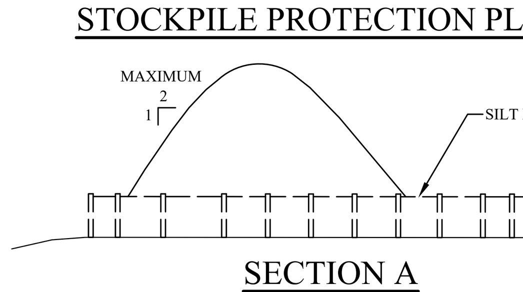


FILTER FABRIC FENCING

N.T.S.



STOCKPILE PROTECTION PLAN



SECTION A

N.T.S

REVISED: 10/05/2020 - Amended Grading Around Front Entryway and Size of Proposed Pool Expansion.

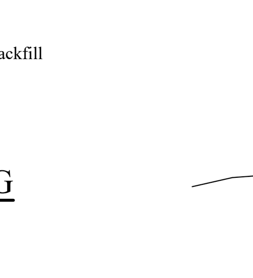
SITE DEVELOPMENT PLAN

9 SURF ROAD

WESTPORT, CT

Prepared for

CHRISTOPHE & NICOLA THOM



SCALE: 1" = 10' (0 — 10 — 20)

DATED: 07/29/2020
JOB NO.: CN20-1
SHEET NO: 1 of 1

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