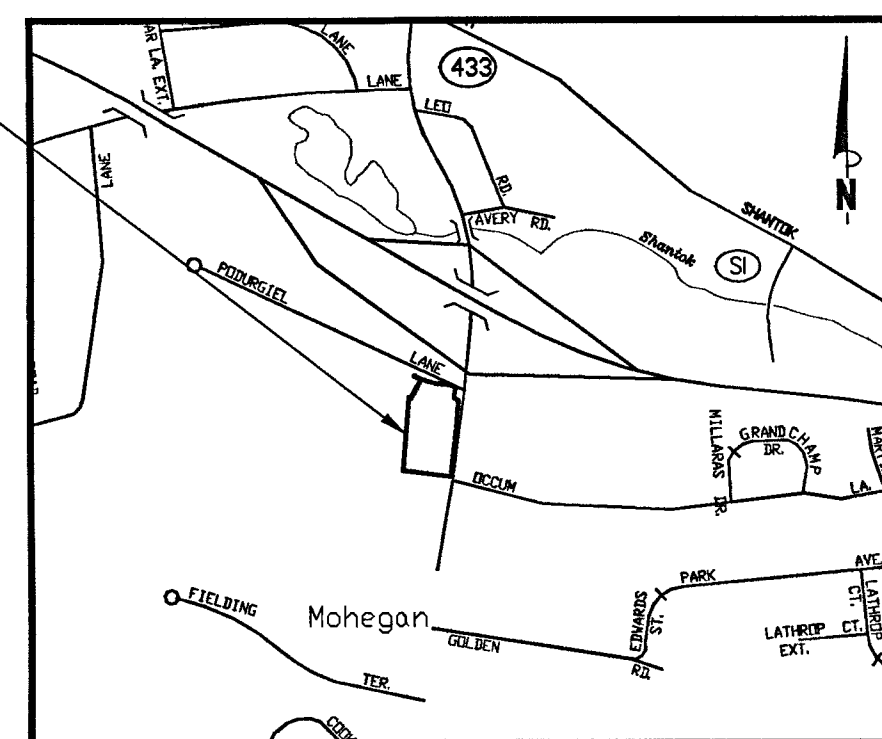


INLAND WETLAND SUBMISSION

2040 ROUTE 32

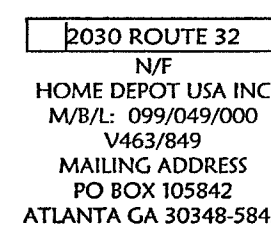
2040 ROUTE 32, UNCASVILLE, CONNECTICUT

APPLICANT:



Location Map

Scale: 1"=1000'



2030 ROUTE 32
N/F
HOME DEPOT USA INC
M/B/L: 099/049/000
V463/849
MAILING ADDRESS
PO BOX 105842
ATLANTA GA 30348-5842

16 PODURGIEL LN
N/F
BETH SCIARRONI
M/B/L: 103/001/00B
V571/495
MAILING ADDRESS
16 PODURGIEL LN
UNCASVILLE, CT 06382

SHEET LIST TABLE

1 OF 5	COVER SHEET
2 OF 5	SITE PLAN
3 OF 5	GRADING PLAN
4 OF 5	SOIL & EROSION CONTROL PLAN
5 OF 5	DETAIL SHEET

Legend

EXISTING

SYMBOL	DESCRIPTION
	MONUMENT
	EX IP / REBAR
	DRILL HOLE
	UTILITY POLE W/ LIGHT
	STONEWALL
	FENCE LINE
	WATER VALVE
	OVERHEAD WIRES
	PROPERTY LINE
	ADJACENT PROPERTY LINE
	INDEX CONTOUR
	CONTOUR
	WETLANDS BOUNDARY/FLOW
	MEAN LOW WATER LINE
	MEAN HIGH WATER LINE
	HIGH TIDE LINE
	COASTAL JURISDICTIONAL LINE
	ZONE LINE
	EASEMENT LINE
	BUILDING SETBACK LINE
	EXISTING WATER LINE
	EXISTING SEWER LINE
	NOW OR FORMERLY
	CATCH BASIN
	TYPICAL
	SPOT ELEVATION
	DRILL HOLE
	POINT OF BEGINNING
	TEST PIT
	PERCOLATION TEST
	UTILITY POLE
	DRAINAGE MANHOLE
	SEWER MANHOLE
	HYDRANT
	WATER SHUTOFF

PROPOSED

IRON PIN TO BE SET

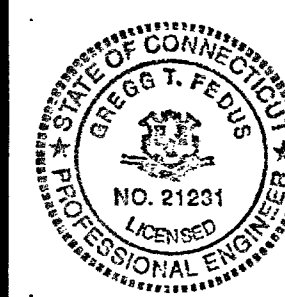
RECEIVED
OCT 28 2022
By _____

OWNER:	HASSAN HUSSAIN, LLC
PARCEL ADDRESS:	2040 NEW ROUTE 32, MONTVILLE,
MAILING ADDRESS:	4 BOSTON POST RD, WATERFORD,
MBL	103/1/1A
DEED:	VOLUME 663 PAGE 612
AREA:	116,639 SF = 2.68 ACRES
FLOOD ZONE:	ZONE X PER FIRM MAP # 09011C0
	EFFECTIVE DATE: JULY 18, 2011

OWNER:	HASSAN HUSSAIN, LLC
PARCEL ADDRESS:	2040 NEW ROUTE 32, MONTVILLE, CT
MAILING ADDRESS:	4 BOSTON POST RD, WATERFORD, CT 06385
MBL	103/1/1A
DEED:	VOLUME 663 PAGE 612
AREA:	116,639 SF = 2.68 ACRES
FLOOD ZONE:	ZONE X PER FIRM MAP # 09011C0351G
	EFFECTIVE DATE: JULY 18, 2011

[illegible]

Gregg T. Fedus P.E.
CT. License No. 2123



Cover Sheet

of
2040 New London Turnpike
(AKA CT RT 32)
Uncasville, Connecticut

Prepared For:
MER CHOUDREY
October 3, 2022

DRAWING SCALE: 1"=30'



Mailing Address: 70 Essex Street Mystic, Connecticut 06355
Office: (860) 536-7390 Fax: (860) 536-1644

SHEET NO. 1 OF 5	JOB NO. 21-001048	DRAWN BY:
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C-2 ZONING REQUIREMENTS TABLE				
SECTION	REGULATION	REQUIREMENTS	EXISTING	PROPOSED
11.4	MINIMUM LOT SIZE	40,000 SF	116,639 SF	116,639 SF
11.5	MINIMUM LOT FRONTAGE	80'	480'	480'
11.6.1	MINIMUM FRONT YARD	50'	—	BUILDING 66.8' CANOPY 61.5'
11.6.2	MINIMUM SIDE YARD	30'	—	BUILDING 48.5' (S) CANOPY 168.5' (S)
11.6.3	MINIMUM REAR YARD	30'	—	BUILDING 103.4' CANOPY 116.3'

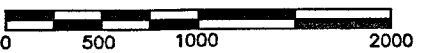
C-2 ZONING REQUIREMENTS TABLE				
SECTION	REGULATION	REQUIREMENTS	EXISTING	PROPOSED
11.4	MINIMUM LOT SIZE	40,000 SF	116,639 SF	116,639 SF
11.5	MINIMUM LOT FRONTAGE	80'	480'	480'
11.6.1	MINIMUM FRONT YARD	50'	—	BUILDING 66.8' CANOPY 61.5'
11.6.2	MINIMUM SIDE YARD	30'	—	BUILDING 48.5' (S) CANOPY 168.5' (S)
11.6.3	MINIMUM REAR YARD	30'	—	BUILDING 103.4' CANOPY 116.3'

1. AREA OF WETLAND ON SITE IS 21,832 SF/0.50 ACRES.
2. PROPOSED AREA DISTURBED IN THE 50' REVIEW ZONE IS 21,484 SF/0.49 ACRES

PARKING REQUIREMENTS			
SECTION	REGULATION	MINIMUM REQ.	PROPOSED
18.3.6	FREE STANDING RETAIL	5 SPACES *(4,960 SF /1000SF) = 24.8 SPACES 24.8 SPACES - 12 SPACES = 12.8 SPACES + 1 SPACE FOR TWO EMPLOYEES. TOTAL: 13.8 ≈14	15 SPACES
18	VAN-ACCESSIBLE PARKING	1 SPACE REQUIRED	1 SPACES

PARKING REQUIREMENTS			
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18	VAN-ACCESSIBLE PARKING	1 SPACE REQUIRED	1 SPACES

Scale: 1"=1000'



EXISTING

SYMBOL	DESCRIPTION
	MONUMENT
	EX. TP / REDAR
	DRILL HOLE
	UTILITY POLE W/ LIGHT
	STONEWALL
	FENCE LINE
	WATER VALVE
	OVERHEAD WIRES
	PROPERTY LINE
	ADJACENT PROPERTY LINE
	INDEX CONTOUR
	CONTOUR
	WETLANDS BOUNDARY/FLAG
	MEAN LOW WATER LINE
	MEAN HIGH WATER LINE
	HIGH TIDE LINE
	COASTAL JURISDICTIONAL LINE
	ZONE LINE
	EASEMENT LINE
	BUILDING SETBACK LINE
	EXISTING WATER LINE
	EXISTING SEWER LINE
	NOW OR FORMERLY
	CATCH BASIN
	(TYP.)
	SPOT ELEVATION
	DRILL HOLE
	POINT OF BEGINNING
	TEST PIT
	PERCOLATION TEST
	UTILITY POLE
	DRAINAGE MANHOLE
	SEWER MANHOLE
	HYDRANT
	WATER SHUTOFF

OWNER: HASSAN HUSSAIN, LLC
PARCEL ADDRESS: 2040 NEW ROUTE 32, MONTVILLE, CT
MAILING ADDRESS: 4 BOSTON POST RD, WATERFORD, CT 06385
MBL 103/1/1A
DEED: VOLUME 663 PAGE 612
AREA: 116,639 SF = 2.68 ACRES
FLOOD ZONE: ZONE X PER FIRM MAP # 09011C0351G
EFFECTIVE DATE: JULY 18, 2011

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FLOOD ZONE: ZONE X PER FIRM MAP # 09011C0351G
EFFECTIVE DATE: JULY 18, 2011

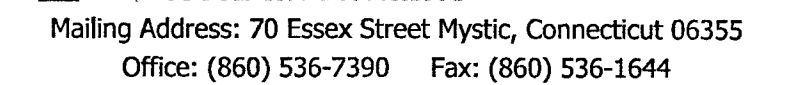
2040 New London Turnpike
(AKA CT RT 32)
Uncasville, Connecticut

Prepared For:

AMER CHOUDREY

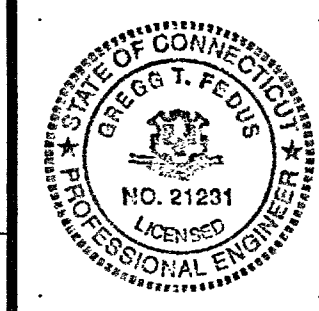
October 3, 2022

DRAWING SCALE: 1"=30'

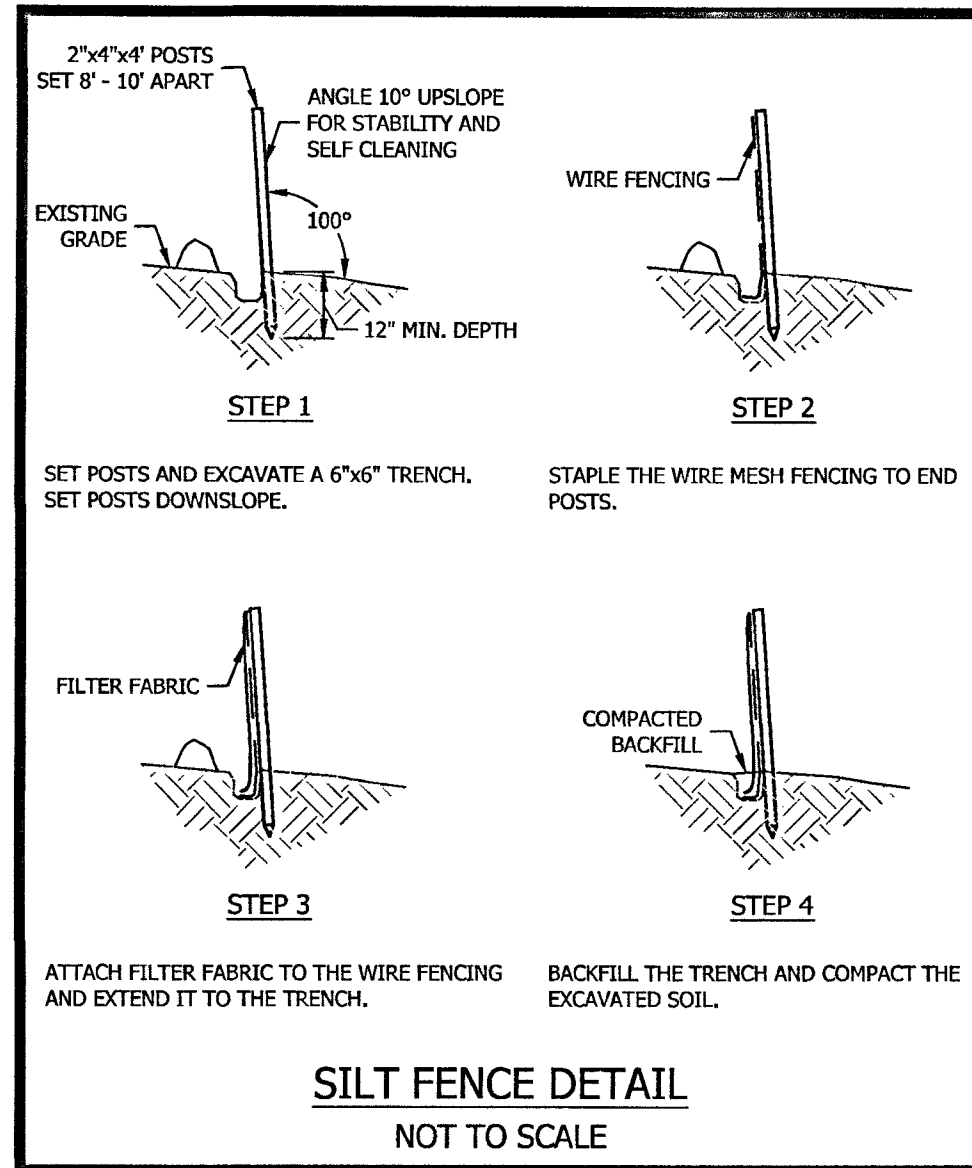


Mailing Address: 70 Essex Street Mystic, Connecticut 06355
Office: (860) 536-7390 Fax: (860) 536-1644

Gregg T. Fedus P.E.
CT. License No. 21231



SHEET NO. 2 OF 5	JOB NO. 21-001048	DRAWN BY: DC
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VEGETATIVE TURF ESTABLISHMENT PROCEDURE
SCARIFY ALL AREAS TO BE TOPSOILED AND SEEDED. APPLY A MINIMUM OF 4 INCHES OF TOPSOIL ON ALL AREAS TO BE SEEDED. APPLY GRASS SEED, LIME, FERTILIZER AND MULCH ACCORDING TO THE FOLLOWING SCHEDULE:

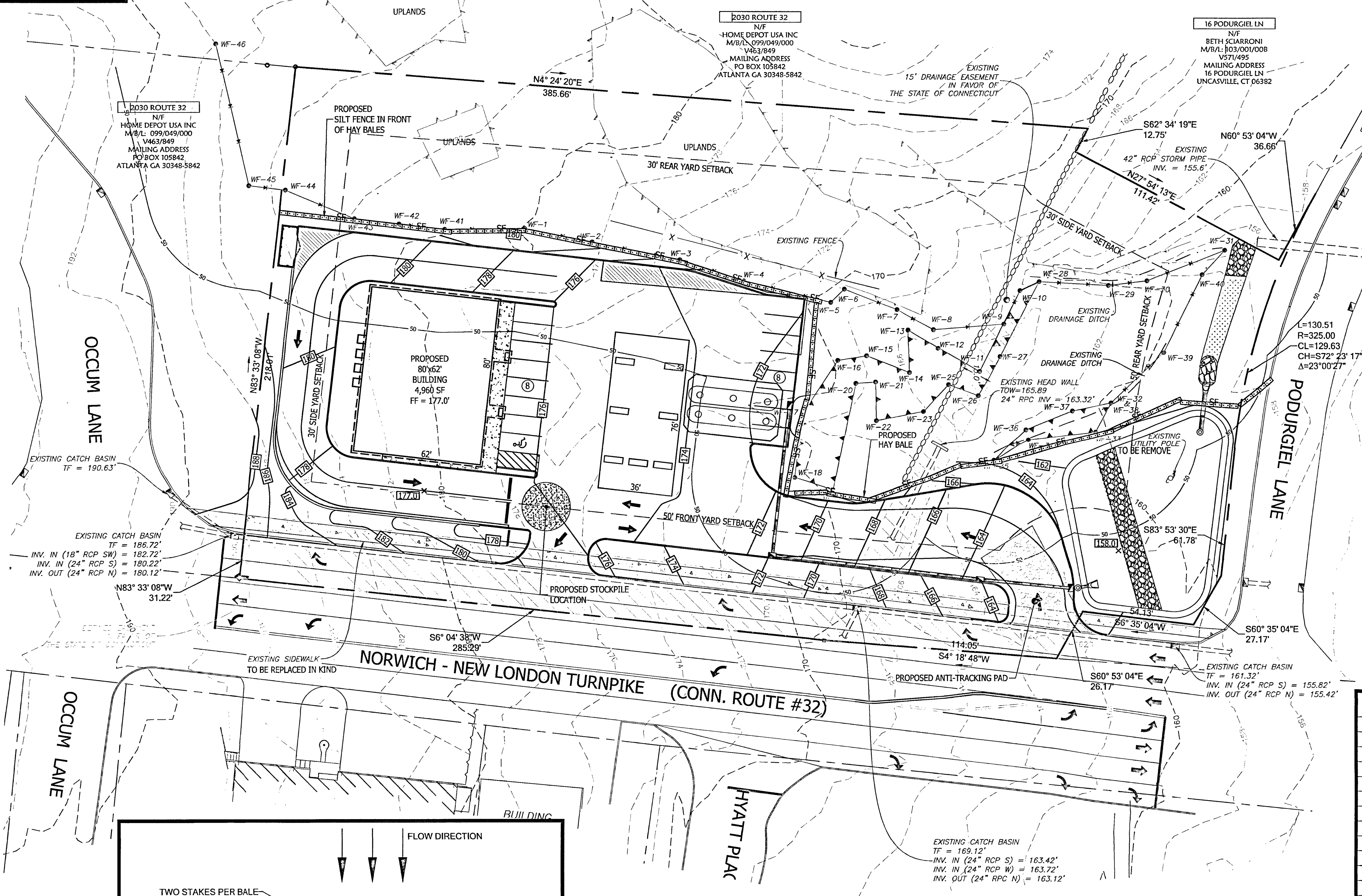
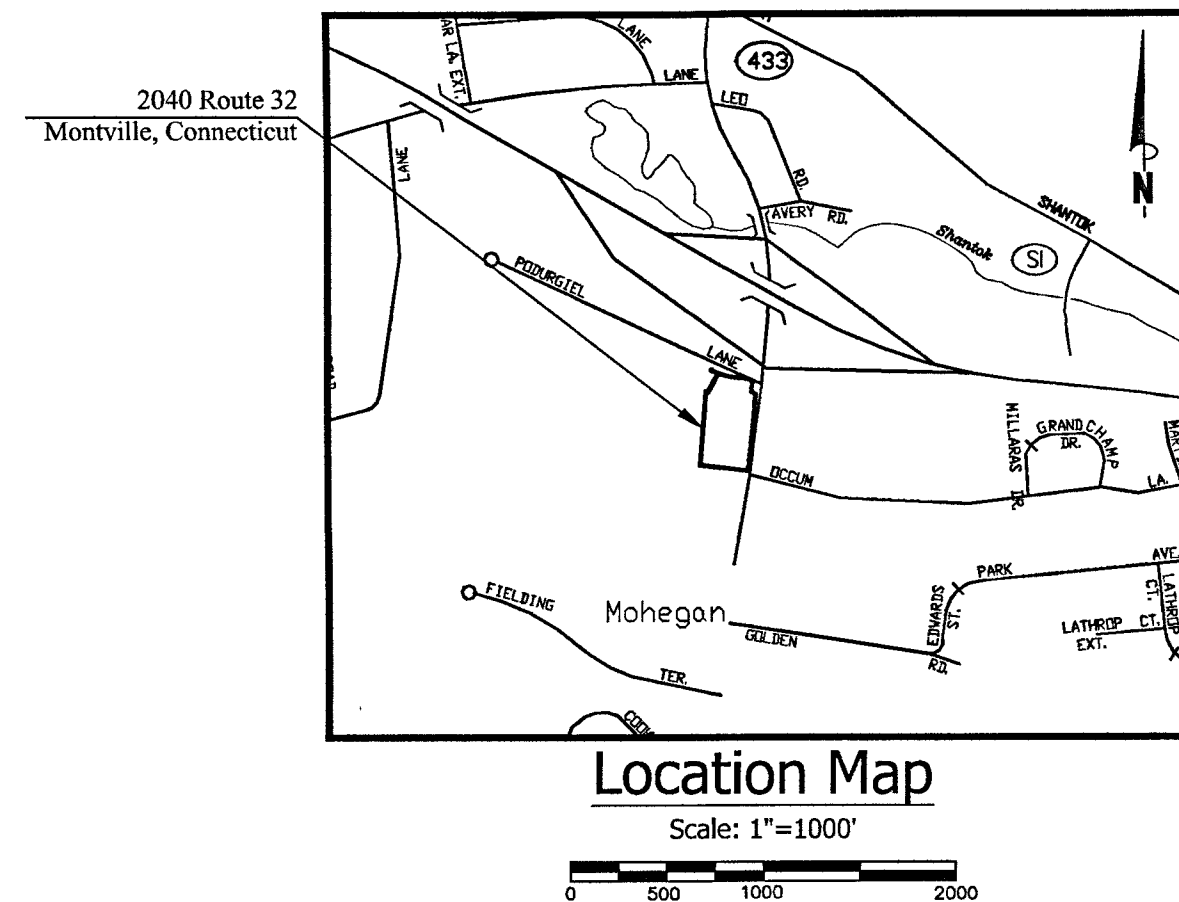
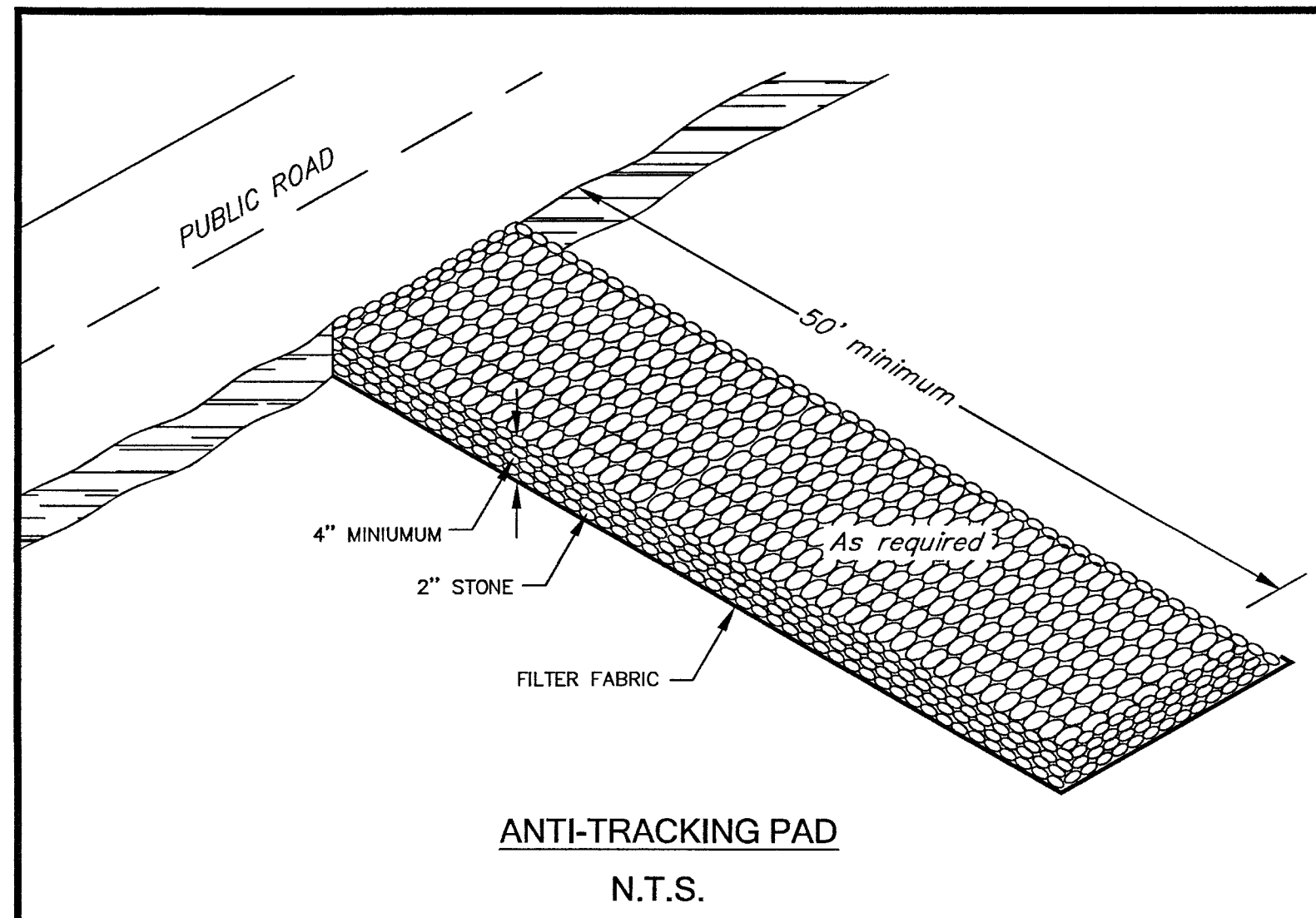
PERMANENT SEED MIXTURE:	2.4 LBS. PER 1,000 SQ. FT.
CREEPING RED FESCUE	0.2
RED TOP	0.2
TALL FESCUE	2.4
TOTAL	5.0

FERTILIZER:
10-10-10 APPLY AT 7.5 LBS. PER 1,000 SQ. FT.

LIMESTONE:
APPLY AT 150 LBS. PER 1,000 SQ. FT.

MULCHING:
SPREAD HAY OR STRAW OVER ALL AREAS AFTER SEEDING. USE 1 1/2 TO 2 BALES PER 1,000 SQ. FT. TARGET FOR 100% COVERAGE. ANCHOR BY USING NETTING OR TRACKING AS NECESSARY.

SEEDING DATES:
SEEDING DATES IN CONNECTICUT ARE NORMALLY APRIL 1 THROUGH JUNE 15 AND AUGUST 15 THROUGH OCTOBER 1. SEED GERMINATION NORMALLY CANNOT BE EXPECTED FROM NOVEMBER THROUGH FEBRUARY. IF ADEQUATE SEED GERMINATION IS NOT POSSIBLE DUE TO TIME OF YEAR CONSTRAINTS, MULCHING SHALL BE ADEQUATELY PROVIDED TO PROTECT THE SEED FROM WIND AND SURFACE EROSION UNTIL THE WEATHER IMPROVES AND THE SEEDING BECOMES WELL ESTABLISHED.



- CONSTRUCTION SEQUENCE**
1. INSTALL ALL EROSION AND SEDIMENT CONTROL AS SHOWN ON APPROVED PLANS.
 2. INSPECTION OF EROSION CONTROL INSTALLATION BY TOWN STAFF & DESIGN ENGINEER.
 3. CLEAR AND GRUB SITE TO LIMITS OF DISTURBANCE.
 4. ROUGH GRADE SITE.
 5. CONSTRUCT OF RETAINING WALL.
 6. CONSTRUCT BUILDING.
 7. EXCAVATE FOUNDATION OF BUILDING.
 8. FORM AND POUR FOOTINGS AND WALLS.
 9. STRIP FORMS, WATERPROOF FOUNDATIONS AND BACKFILL.
 10. COMPACT LOWER LEVEL FLOOR AND POUR CONCRETE FLOORS.
 11. FRAME BUILDING AND ROOFING.
 12. INSTALL WINDOWS AND DOORS.
 13. INSTALL SIDING.
 14. ROUGH MECHANICALS.
 15. INSULATE.
 16. SHEETROCK.
 17. INTERIOR TRIM AND DOORS.
 18. FLOORING.
 19. FINISH MECHANICALS.
 20. PAINT.
 21. CONSTRUCT TANKS.
 22. REMOVE UTILITY POLE.
 23. CONSTRUCT BASIN.
 24. INSTALL SEWER LINE.
 25. INSTALL WATER LINE.
 26. INSTALL DRAINAGE SYSTEM.
 27. INSTALL UNDERGROUND ELECTRIC.
 28. INSTALL SUBGRADE AND COMPACT IN PAVED AREAS.
 29. INSTALL SIDEWALKS.
 30. PLACE BINDER COURSE.
 31. INSTALL SURFACE COURSE.
 32. LOAM AND SEED DISTURBED AREAS.
 33. LANDSCAPE FINISHED AREAS.
 34. FINAL STABILIZATION OF SITE.
 35. FINAL CLEANING OF STORMWATER SYSTEM AND GENERAL SITE CLEANUP.
 36. OBTAIN FINAL INSPECTIONS.
 37. REMOVE EROSION AND SEDIMENTATION CONTROL DEVICES.

Legend

EXISTING

SYMBOL	DESCRIPTION
[Symbol]	MONUMENT
[Symbol]	EX. IP / REBAR
[Symbol]	DRILL HOLE
[Symbol]	UTILITY POLE W/ LIGHT
[Symbol]	STONEWALL
[Symbol]	FENCE LINE
[Symbol]	WATER VALVE
[Symbol]	OVERHEAD WIRES
[Symbol]	PROPERTY LINE
[Symbol]	ADJACENT PROPERTY LINE
[Symbol]	INDEX CONTOUR
[Symbol]	CONTOUR
[Symbol]	WETLANDS BOUNDARY/FLAG
[Symbol]	MEAN LOW WATER LINE
[Symbol]	MEAN HIGH WATER LINE
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[Symbol]	COASTAL JURISDICTIONAL LINE
[Symbol]	ZONE LINE
[Symbol]	EASEMENT LINE
[Symbol]	BUILDING SETBACK LINE
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[Symbol]	TYPICAL
[Symbol]	SPOT ELEVATION
[Symbol]	DRILL HOLE
[Symbol]	POINT OF BEGINNING
[Symbol]	TEST PIT
[Symbol]	PERCOLATION TEST
[Symbol]	UTILITY POLE
[Symbol]	DRAINAGE MANHOLE
[Symbol]	SEWER MANHOLE
[Symbol]	HYDRANT
[Symbol]	WATER SHUTOFF
[Symbol]	PROPOSED
[Symbol]	IRON PIN TO BE SET

Subject Parcel Information

OWNER: HASSAN HUSSAIN, LLC
PARCEL ADDRESS: 2040 NEW ROUTE 32, MONTVILLE, CT
MAILING ADDRESS: 4 BOSTON POST RD, WATERFORD, CT 06385
MBL: 103/11/1A
DEED: VOLUME 663 PAGE 612
AREA: 116,639 SF = 2.68 ACRES
FLOOD ZONE: ZONE X PER FIRM MAP # 09011C0351G
EFFECTIVE DATE: JULY 18, 2011

NO.	DATE	REVISIONS

Soil & Erosion Control Plan
of
2040 New London Turnpike
(AKA CT RT 32)
Uncasville, Connecticut
Prepared For:
AMER CHOUDREY
October 3, 2022

DRAWING SCALE: 1"=30'

FEDUS ENGINEERING, LLC
CIVIL ENGINEERS
Mailing Address: 70 Essex Street, Mystic, Connecticut 06355
Office: (860) 536-7390 Fax: (860) 536-1644

SHEET NO. 4 OF 5 JOB NO. 21-001048 DRAWN BY: DC

SOIL EROSION AND SEDIMENT CONTROL PLAN NARRATIVE

THE SITE CONTRACTOR MUST FOLLOW ALL GUIDELINES SET FORTH IN THE MANUAL ENTITLED "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL" PUBLISHED BY THE CONNECTICUT COUNCIL ON SOIL AND WATER CONSERVATION IN COOPERATION WITH THE CONNECTICUT DEPARTMENT OF ENVIRONMENTAL PROTECTION. THIS MANUAL IS ALSO KNOWN AS DEP BULLETIN 34. IN ADDITION THE SITE CONTRACTOR MUST FOLLOW THE TOWN'S ZONING AND SUBDIVISION REGULATIONS, TOWN EMERGENCY STANDARDS AND SPECIFICATIONS, CTDOT FORM 816 WHERE APPLICABLE.

HAY BALE BARRIER DETAIL

