



**TOWN OF KILLINGLY  
INLAND WETLANDS AND WATERCOURSES COMMISSION**

**Monday, April 6, 2020**

**Regular Meeting  
7:00 PM**

RECEIVED  
TOWN CLERK, KILLINGLY, CT  
2020 APR -1 PM 3:56  
Elyssa M. Wilson

**AGENDA**

**Public can view this meeting on Facebook Live.**

**Go to [www.killinglyct.gov](http://www.killinglyct.gov) and click on Facebook Live at the bottom of the page.**

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. ADOPTION OF MINUTES – (Review/Discussion/Action)**
  - A. March 2, 2020 Regular Meeting Minutes**
- IV. CITIZENS' PARTICIPATION – Pursuant to Governor's Executive Order 7B, all public comment can be emailed to [publiccomment@killinglyct.gov](mailto:publiccomment@killinglyct.gov) or mailed to Town of Killingly, 172 Main Street, Killingly, CT 06239 on or before the meeting. All public comment received prior to the meeting will be posted on the Town's website [www.killinglyct.gov](http://www.killinglyct.gov).**
- V. Unfinished Business: – (Review/Discussion/Action)**
  - A. Application 20-1482 of Patriot Homes LLC for a 30 lot subdivision; with associated, grading, drainage, utilities; new roadway and stormwater basin within the 200' upland review area; Located at 215 Hartford Pike; GIS Map 108; Lot 4; 20.761 acres; Low Density Zone.  
*Need Decision by: 4/6/2020 or extension (65 days remaining)***
  - B. Application 20-1483 of Charles Myers for a single-family home; with associated, grading, drainage, septic and driveway within the 200' upland review area; Located at 1526 Hartford Pike; GIS Map 99; Lot 2.2; 3.55 acres; Rural Development Zone.  
*Need Decision by: 5/4/2020 or extension (65 days remaining)***
  - C. Application 20-1485 of Raymond Preece for a single-family home (first split); with associated, grading, drainage, utilities and driveway within the 200' upland review area; 150 Sq. Ft. of wetlands disturbance; Located at 126 Ballouville Road; GIS Map 54; Lot 2.1; 2.1 acres (proposed lot = 0.91 acre); Low Density Zone.  
*Need Decision by: 5/4/2020 or extension (65 days remaining)***
- VI. New Business: (listed in order of receipt) – (Review/Discussion/Action)**

**If the application is complete the Commission shall decide if a public hearing and/or site walk should be held on each application and continue further action until next month's meeting. The Commission may also delegate to its duly authorized agent.**
- VII. Correspondence to the Commission**
  - A. Application 20-1487 of Estate of Judith Jackson for Notification of Timber Harvest; Located at 115 Lake Road; GIS Map 83; Lot 1; 50 acres; Rural Development Zone. **NO ACTION REQUIRED.****

- B. Application 20-1489 of NTE Connecticut LLC for DEEP Notice of Tentative Decision – Application #201615592, Permit ID # SP0002475; Located at 189 Lake Road; GIS Map 83; Lot 6; 62 acres; Rural Development Zone. **NO ACTION REQUIRED.****

**VIII. Staff Report**

**A. Authorized Agent Approvals**

- 1. Application 20-1488 of Town of Killingly – Board of Education, to replace the existing natural turf athletic field (stadium field) with artificial turf field within 200' of the upland review area at Killingly High School; with all associated grading, drainage, and utilities; Located at 226 Putnam Pike; GIS Map 79, Lot 2; 141.59 acres; Rural Development Zone. **Approved on April 1, 2020.****

**B. Monthly Zoning/Wetlands Report**

**IX. Town Council Liaison**

**X. Adjournment**

**TOWN OF KILLINGLY**  
**INLAND WETLANDS AND WATERCOURSES COMMISSION (IWWC)**

Killingly Town Hall  
172 Main Street  
Danielson, CT

**REGULAR MEETING MINUTES**  
**Monday, March 2, 2020**

RECEIVED  
TOWN CLERK, KILLINGLY, CT

2020 MAR -9 PM 4:13

*Elizabeth M. Wilson*

- I. Call to order: Chairman Sandy Eggers called the meeting to order at 7:30 p.m.
- II. Roll Call: **Members Present:** Ronald Dass \*7:22 p.m.), Chairman Sandy Eggers, Vice Chairman Rod Galton, Deborah Lamiotte, Beth Dubofsky-Porter, Fred Ruhlemann & Secretary Corina Torrey. **Also Present:** Jonathan Blake, Planner / Zoning Enforcement Officer, & Ernest Lee, Town Council Liaison.

III. Adoption of Minutes:

- a. January 6, 2020 Regular Meeting:

**MOTION #1 (03.02.20):** made by Vice Chairman Galton **SECONDED BY** Ms. Torrey that the Inland Wetlands and Watercourses Commission approve the January 6, 2020 Regular Meeting Minutes as presented  
**VOICE VOTE: UNANIMOUS; MOTION CARRIED**

- IV. Citizens' Participation: Mr. Raymond Preece spoke about drainage issues related to 215 Hartford Pike and noted a new project on this same property is currently in front of IWWC. In the past after clear-cutting activities took place on this property Mr. Preece began to experience major water/drainage problems on his property. His property became extremely wet and his basement flooded multiple times. As 215 Hartford Pike then went dormant for a period of time, vegetation grew back and the water/drainage issues went away.

V. Unfinished Business:

- a. **Application #20-1482** Patriot Homes LLC for a 30 lot subdivision; with associated grading, drainage, & utilities, within 200'; new roadway and storm water basin within the 200' upland review area; Located at 215 Hartford Pike; GIS Map 108; Lot 4; 20.761 acres; Low Density Zone

**APPLICANT / PRESENTATION:** Normand Thibeault, Killingly Engineering Associates, was present to represent the applicant. He is in receipt of correspondence from David Cappachione, Town Engineer, outlining his concerns and recommendations. The plans are in the process of being modified to meet all concerns and recommendation of Mr. Cappachione. Mr. Thibeault provided a review of the application and proposed activities. There was much discussion on the water management plan and erosion and sedimentation plans. Areas of interest include but are not limited to the Northeast corner of this property as there are wetlands on site. It is anticipated drainage calculations will be extensive.

**IWWC COMMENTS/CONCERNS:** There was consensus this project will require an in-depth drainage plan. The applicant should prepare such calculations and associated specific should be duly noted on the site plan set.

**MOTION #2 (03.02.20):** made by Mr. Ruhlemann **SECONDED BY** Ms. Lamiotte that the Inland Wetland and Watercourses table Application #20-1482 to the next regular meeting with no site walk or public hearing  
**VOICE VOTE: UNANIMOUS; MOTION CARRIED**

VI. New Business:

- a. **Application #20-1483** Charles Myers for a single family home) ; with associated grading, drainage, utilities and septic and driveway within 200' foot upland review area; Located at 1526 Hartford Pike; GIS Map 99; Lot 2.2; 3.55 acres; Rural Development Zone.

**TOWN STAFF REPORT:** Mr. Blake noted this application had previously expired. Site plan drawings were submitted into the record and are available for review.

**MOTION #3 (03.02.20):** made by Ms. Dubofsky-Porter **SECONDED BY** Vice Chairman Galton that the Inland Wetland and Watercourses table Application #20-1483 to the next regular meeting with no site walk or public hearing  
**VOICE VOTE: UNANIMOUS; MOTION CARRIED**

- b. **Application #20-1485** Raymond Preece for a single family home (first split) ; with associated grading, drainage, utilities and septic and driveway within 200' foot upland review area; with 150' of wetlands disturbance; Located at 126 Ballouville Road; GIS Map 54; Lot 2.1; 2.1 acres; Low Density Zone.

**TOWN STAFF REPORT:** Mr. Blake noted the property associated to this application is entitled to a free-split. City water and sewer available for this site.

**MOTION #4 (03.02.20):** made by Mr. Ruhlemann **SECONDED BY** Ms. Dass that the Inland Wetland and Watercourses table Application #20-1485 to the next regular meeting with no site walk or public hearing  
**VOICE VOTE: UNANIMOUS; MOTION CARRIED**

VII. Correspondence to the Commission:

- a. **Application #20-1484** South Killingly Fire for notification of CTDEEP Permit Application for the Use of Pesticides in State Waters; Located at 803 Providence Pike; GIS Map 212; Lot 28; 4.4 acres; Rural Development Zone. **NO ACTION REQUIRED.**

**TOWN STAFF REPORT:** Mr. Blake noted this application is for correspondence only. A renewal application is required every three years by the State of CT. Pesticides use application is required yearly.

- b. **Timber Harvest:** Justin Visser Notification of Timber Harvest: Located at 270 Bailey Hill Road; GIS Map 192; Lot 9; 33 acres; Rural Development Zone. **NO ACTION REQUIRED.**

VIII. Staff Report:

- a. Authorized Agent Approval:

1. **Application #20-1481** Leonard Zadora for a single family home; with associated grading, drainage, & utilities, within 200' foot upland review area; Located at 128 Laurel Drive; GIS Map 156; Lot 71; 0.59 acres; Low Density Zone.

**TOWN STAFF REPORT:** Approved with conditions February 10, 2020.

2. Monthly Zoning/Wetland Report:

IX. Town Council Liaison: Ernest Lee, Town Council Liaison, provided an overview of recent Town activities.

X. Adjournment

**MOTION # 5 (03.02.20):** made by Mr. Galton **SECONDED BY** Ms. Dass that the Inland Wetland and Watercourses Commission adjourns at 7:49 p.m.

**VOICE VOTE: UNANIMOUS;**

**MOTION CARRIED**

Respectfully submitted,  
*Sherry Pollard,*  
IWWC Recording Secretary

# TOWN OF KILLINGLY

## INLAND WETLANDS AND WATERCOURSES COMMISSION (IWWC)

Killingly Town Hall  
172 Main Street  
Danielson, CT

RECEIVED  
TOWN CLERK, KILLINGLY, CT

2020 MAR -6 AM 11:51

### MOTIONS

*Elizabeth M. Wilson*

Monday, March 2, 2020

**Members Present:** Ronald Dass, Chairman Sandy Eggers, Vice Chairman Rod Galton, Deborah Lamiotte, Beth Dubofsky-Porter, Fred Ruhlemann & Secretary Corina Torrey.

**Also Present:** Jonathan Blake, Planner / Zoning Enforcement Officer, & Ernest Lee, Town Council Liaison.

**MOTION #1 (03.02.20):** made by Vice Chairman Galton **SECONDED BY** Ms. Torrey that the Inland Wetlands and Watercourses Commission approve the January 6, 2020 Regular Meeting Minutes as presented  
**VOICE VOTE: UNANIMOUS; MOTION CARRIED**

**MOTION #2 (03.02.20):** made by Mr. Ruhlemann **SECONDED BY** Ms. Lamiotte that the Inland Wetland and Watercourses table **Application #20-1482** to the next regular meeting with no site walk or public hearing  
**VOICE VOTE: UNANIMOUS; MOTION CARRIED**

**MOTION #3 (03.02.20):** made by Ms. Dubofsky-Porter **SECONDED BY** Vice Chairman Galton that the Inland Wetland and Watercourses table **Application #20-1483** to the next regular meeting with no site walk or public hearing  
**VOICE VOTE: UNANIMOUS; MOTION CARRIED**

**MOTION #4 (03.02.20):** made by Mr. Ruhlemann **SECONDED BY** Ms. Dass that the Inland Wetland and Watercourses table **Application #20-1485** to the next regular meeting with no site walk or public hearing  
**VOICE VOTE: UNANIMOUS; MOTION CARRIED**

**MOTION # 5 (03.02.20):** made by Mr. Galton **SECONDED BY** Ms. Dass that the Inland Wetland and Watercourses Commission adjourn at 7:49 p.m.  
**VOICE VOTE: UNANIMOUS; MOTION CARRIED**

Respectfully submitted,  
Sherry Pollard,  
IWWC Recording Secretary



Property within 500' of adjoining Town boundary? \_\_\_\_\_  
If so, which town(s)? \_\_\_\_\_  
Date the notice was sent by KIWWC to town clerk of adjoining municipality(ies) \_\_\_\_\_  
Receipt date of copy of Applicants notice to adjoining municipality \_\_\_\_\_

Application #: 20-1482

Date Submitted: 1/31/2020

Date of Receipt by Comm.: \_\_\_\_\_

Fee: \$3060.00

Staff Initials: LB

**KILLINGLY INLAND WETLANDS & WATERCOURSES COMMISSION APPLICATION**

A \$100.00 base fee (or, for a proposed subdivision, \$100.00 per lot, whichever is greater) plus \$20.00 state fee must accompany each application (**Total fee: \$160.00**). **THIS FEE IS NON-REFUNDABLE.** Checks or money orders should be made payable to the Town of Killingly. **Public hearing fee: \$225.00** required in addition to the above fees if a public hearing is required by the commission(s) and not already included.

**TO BE COMPLETED BY THE APPLICANT - PLEASE PRINT**

Applicant's Name: PATRIOT HOMES, LLC NICK SCOLA

Day Phone #: 860-428-7778 Evening Phone #: \_\_\_\_\_

Mailing Address: 189 WATCH HILL DRIVE WESTERLY RI 01891

Owner of Record: SAME

Mailing Address: \_\_\_\_\_ Phone #: \_\_\_\_\_

Applicant's interest in the land if the applicant is not the property owner: \_\_\_\_\_

Authorization of property owner: \_\_\_\_\_

**LOCATION OF PROPERTY:**

House # and Street: 215 HARTFORD PIKE (ROUTE 101)

Tax Map Number: 108 Block: - Lot: 4

Zoning District: LD Lot Size: 20.761 AC Lot Frontage: 584.48'

Easements and/or deed restrictions: YES - SEE PLANS

**PURPOSE:**

Provide the purpose and description of the proposed activity, including a list of all proposed regulated activities:

CONSTRUCTION OF A NEW ROAD WITH ASSOCIATED GRADING &  
DRAINAGE WITH A STORMWATER BASIN WITHIN THE  
UPLAND REVIEW AREA

**ON-SITE WETLANDS AND WATERCOURSES:**

Windham County wetland soil types and areas of each type: SEE PLANS

Watercourse(s) – type (pond, stream, marsh, bog, drainage ditch, etc.), manmade or natural, and area of each:

WOODRIF WETLAND ADJACENT TO ROUTE 101

**ALTERNATIVES:**

List alternatives considered by the applicant and state why the proposal to alter wetlands as set forth in the application is necessary and was chosen:

PREVIOUS APPROVAL HAD 41 LOTS AND AN ADDITIONAL ±1300  
LINEAR FEET OF ROADWAY. THIS ALTERNATIVE IS A LESSER  
DISTURBANCE.

**MATERIALS:**

Provide the volume (cubic yard) and nature of materials to be deposited and/or extracted:

NO ACTIVITY IN WETLANDS. APPROXIMATELY 1,000 CUBIC YARDS  
OF MATERIAL WILL BE EXCAVATED IN THE UPLAND REVIEW FOR  
THE STORMWATER BASIN.

**MITIGATIVE MEASURES:**

List measures to be taken to minimize or avoid any adverse impact on the regulated area:

SILT FENCE & STAKED HAYBALES

**BIOLOGICAL EVALUATION:**

Describe the ecological communities and functions of the wetlands or watercourses involved with the application and the effects of the proposed regulated activities on these communities and wetland functions:

THE ECOLOGICAL VALUE OF THE RECEIVING WETLANDS IS LIMITED.

WETLANDS CURRENTLY RECEIVE UNTREATED STORMWATER FROM  
ROUTE 101. THE PROPOSED STORMWATER BASIN WILL INTERCEPT  
SOME OF THIS STORMWATER AND TREAT IT PRIOR TO DISCHARGE



**SITE PLAN\*:**

Scale 1"=40' showing existing and proposed conditions in relation to wetlands and water courses to include, but not be limited to:

Contours  
Buildings  
Wells  
Driveways  
Septic Systems  
Drainage Systems (Including Culverts, Footing and Curtain Drains)  
Erosion and Sedimentation controls  
Wetlands  
Watercourses  
Areas of Excavation and /or Material Deposit

*\*Refer to Section 6.0 – Application Information Requirements and Section 7.0 – Application Evaluation Criteria of the Killingly Inland Wetlands & Watercourses Commission Regulations for information the Commission may require. Professionally prepared plans (Licensed Land Surveyor/Professional Engineer registered in the State of Connecticut, Soil Scientist) may be required for significant activities.*

**ADDITIONAL INFORMATION:**

List additional information submitted by the applicant:

Project will be served with drilled wells & public sanitary sewer

The applicant understands that this application is to be considered complete only when all information and documents required by the Commission have been submitted. The undersigned warrants the truth of all statements contained herein and in all supporting documents according to the best of his/her knowledge and belief. Permission is granted to the Town of Killingly, Killingly Inland Wetlands & Watercourses Commission, and its agent (s) to walk the land, at reasonable times, and perform those tests necessary to properly review the application, both before and after a final decision has been issued.

Applicant's Signature: Jill Marget

Date: 1/31/2020

Owner of Record: \_\_\_\_\_

Date: \_\_\_\_\_



**Killingly Engineering Associates**

P.O. Box 421 Killingly, CT 06241  
Phone: 860-779-7299  
www.killinglyengineering.com

January 21, 2020

**Proposed 30 Lot Subdivision**

***Patriot Homes, LLC  
Hartford Pike (Route 101)  
Killingly, CT***

Per Section 7.10 of the Regulations for the Protection and Preservation of Inland Wetland and Watercourses  
The applicant certifies that:

- a. The property on which the regulated activity is proposed is not located within 500 feet of the boundary of an adjoining municipality;
- b. Traffic attributable to the completed project on the site will not use streets within an adjoining municipality to enter or exit the site;
- c. Sewer or water drainage from the project site will not flow through and impact the sewage or drainage system within an adjoining municipality;
- d. Water run-off from the improved site will not impact streets or other municipal or private property within an adjoining municipality.

  
Applicant

1/31/2020  
Date

**LIST OF AJACENT LAND OWNERS INCLUDING ACROSS THE STREET as of 1/21/2020 GIS**

**Proposed 30 Lot Subdivision**

***Patriot Homes, LLC  
Hartford Pike (Route 101)  
Killingly, CT***

*Job No. 16130*

MAP-LOT	NAME
107-028-000	COZZENS CHARLES C 245 HARTFORD PIKE KILLINGLY, CT 06241
108-003-000	PREECE RAYMOND A 146 SO MAIN ST BROOKLYN, CT 06234
108-005-000	STILWELL JOSHUA K 199 HARTFORD PIKE KILLINGLY, CT 06241
108-006-000	COOPER BRUCE W PO BOX 3 KILLINGLY, CT 06263
108-008-000	HANSEN JAMES S & ERIN M 10 JAMES ST JEWETT CITY, CT 06351
108-009-000 108-010-000	COOPER KEITH B PO BOX 9 KILLINGLY, CT 06263
112-030-000 112-030-005	TOUTANT ROLAND 80 BUNGAY HILL RD WOODSTOCK, CT 06281
113-021-000	TALEGHANI KAVEH & ROSARIO 1 HANLEY FARM RD WARREN, RI 02885
107-046-000	KILLINGLY TOWN OF-033 172 MAIN ST KILLINGLY, CT 06239
108-034-000	PINE HILL FARM LLC 124 BUNKER HILL RD ANDOVER, CT 06232
108-033-000	EVESLAGE SHARON M 192 HARTFORD PIKE KILLINGLY, CT 06241

112-030-004

DIONNE GERALD & DENISE  
67 CARDINAL DRIVE  
DAYVILLE, CT 06241



Connecticut Department of

ENERGY &  
ENVIRONMENTAL  
PROTECTION

GIS CODE #: \_\_\_\_\_  
For DEEP Use Only

79 Elm Street • Hartford, CT 06106-5127

www.ct.gov/deep

Affirmative Action/Equal Opportunity Employer

## 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, 3<sup>rd</sup> 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

1. DATE ACTION WAS TAKEN: year: \_\_\_\_\_ month: \_\_\_\_\_
2. ACTION TAKEN (see instructions, only use one code): \_\_\_\_\_
3. WAS A PUBLIC HEARING HELD (check one)? yes ☐ no ☐
4. 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

5. TOWN IN WHICH THE ACTION IS OCCURRING (print name): KILLINGLY  
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)): \_\_\_\_\_
6. LOCATION (see instructions for information): USGS quad name: DANIELSON or number: 43  
subregional drainage basin number: 3700
7. NAME OF APPLICANT, VIOLATOR OR PETITIONER (print name): PATRIOT HOMES LLC
8. NAME & ADDRESS / LOCATION OF PROJECT SITE (print information): 215 HARTFORD PIKE  
briefly describe the action/project/activity (check and print information): temporary ☐ permanent ☒ description: CONSTRUCTION OF A STORMWATER BASIN IN THE UPLAND REVIEW AREA
9. ACTIVITY PURPOSE CODE (see instructions, only use one code): B
10. ACTIVITY TYPE CODE(S) (see instructions for codes): 1, 2, 9, 12
11. WETLAND / WATERCOURSE AREA ALTERED (must provide acres or linear feet):  
wetlands: 0 acres open water body: 0 acres stream: 0 linear feet
12. UPLAND AREA ALTERED (must provide acres): \_\_\_\_\_ acres
13. AREA OF WETLANDS / WATERCOURSES RESTORED, ENHANCED OR CREATED (must provide acres): \_\_\_\_\_ acres

DATE RECEIVED:

### PART III: To Be Completed By The DEEP

DATE RETURNED TO DEEP:

FORM COMPLETED: YES NO

FORM CORRECTED / COMPLETED: YES NO

# Soil Map—State of Connecticut













































Natural Resources  
Conservation Service

Web Soil Survey  
National Cooperative Soil Survey

10/30/2019  
Page 1 of 3



## MAP LEGEND

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

## 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 19, Sep 13, 2019

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
13	Walpole sandy loam, 0 to 3 percent slopes	0.6	0.6%
23A	Sudbury sandy loam, 0 to 5 percent slopes	5.2	4.7%
34A	Merrimac fine sandy loam, 0 to 3 percent slopes	6.4	5.8%
34B	Merrimac fine sandy loam, 3 to 8 percent slopes	4.0	3.6%
38A	Hinckley loamy sand, 0 to 3 percent slopes	0.1	0.1%
38C	Hinckley loamy sand, 3 to 15 percent slopes	11.8	10.8%
51B	Sutton fine sandy loam, 0 to 8 percent slopes, very stony	5.6	5.1%
61B	Canton and Charlton fine sandy loams, 0 to 8 percent slopes, very stony	13.1	12.0%
62C	Canton and Charlton fine sandy loams, 3 to 15 percent slopes, extremely stony	23.7	21.6%
62D	Canton and Charlton fine sandy loams, 15 to 35 percent slopes, extremely stony	25.7	23.4%
73C	Charlton-Chatfield complex, 0 to 15 percent slopes, very rocky	13.6	12.4%
<b>Totals for Area of Interest</b>		<b>109.8</b>	<b>100.0%</b>





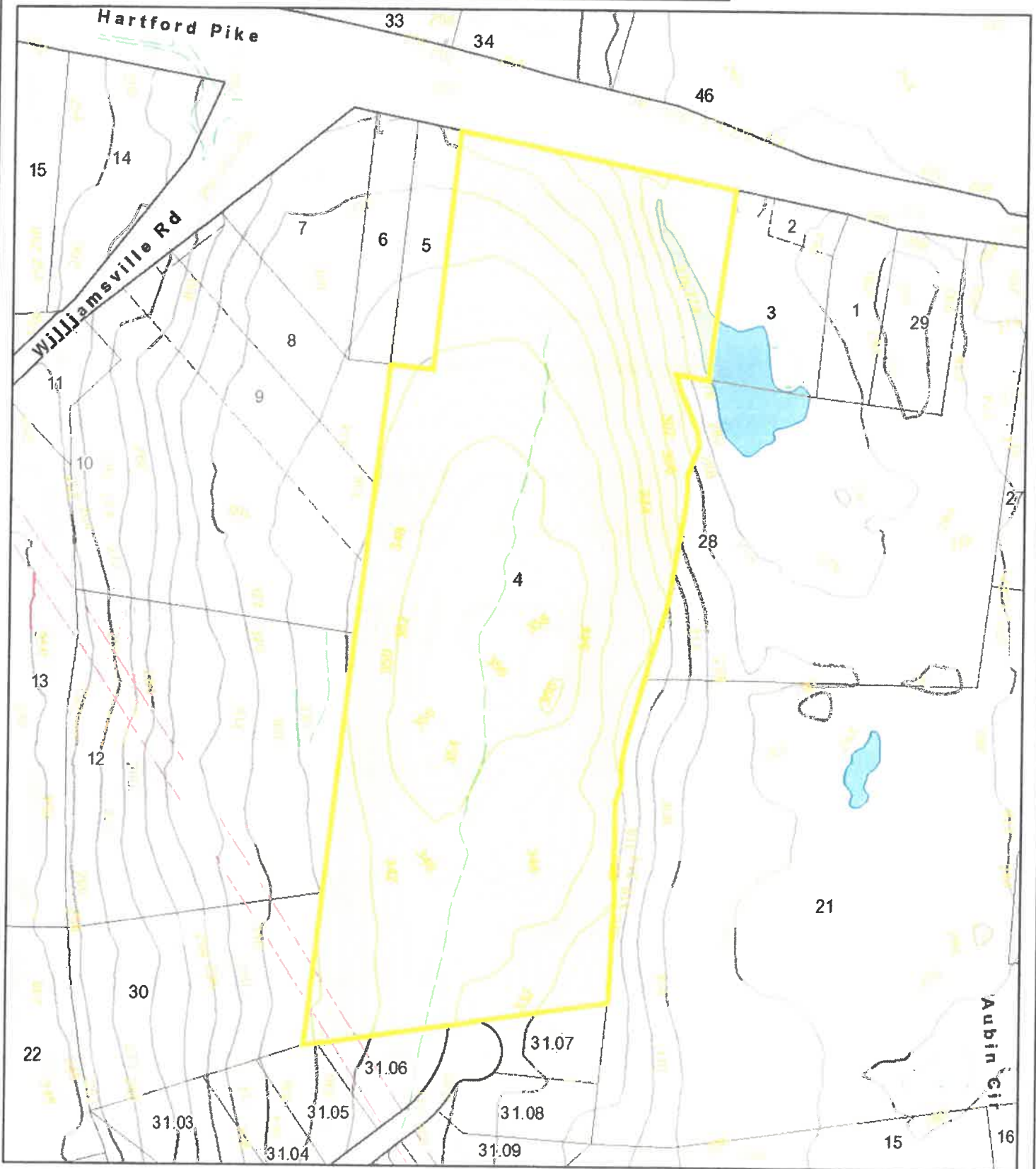
Killingly, CT



October 30, 2019

1 inch = 280 Feet

[www.cai-tech.com](http://www.cai-tech.com)



Data shown on this map is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this map.



**TO:**

M  
R  
ntl

**FROM:** David

**DATE:** February

**RE:**

Propo

**CC:**

Ann Mar  
Director  
Enforcement

The Town Engineering  
project at our office th

Item 1:

Set of  
Hartford  
Patriot Ho  
Westcott  
January 201

We have reviewed the item  
Inland Wetland & Planning a

Comments:

1. Please provide pre and p
2. The plans show an ex  
authorization from CL&  
easement?
3. The approach to Rt 101 seen  
area flatter.



# *Town of Killingly*

Engineering Department  
172 Main Street, Killingly, CT 06239  
Phone 860-779-5360 Fax 860-779-5326

## **MEMORANDUM**

**TO:** Normand Thibeault Jr. P.E. Killingly Engineering Associates 114 Westcott Road, P.O. Box 421, Killingly Ct 06241, via email at [nthibeault@killinglyea.com](mailto:nthibeault@killinglyea.com)

**FROM:** David Capacchione, Town Engineer; Gary Martin, Assistant Town Engineer

**DATE:** February 27, 2020

**RE:** Proposed 30 Lot Subdivision, Hartford Pike (Route 101) Killingly Ct

**CC:** Ann Marie Aubrey Director of Planning and Development, Elsie Bisset, Director Economic Development, Jonathan Blake, Planner I, & Zoning Enforcement Officer; file

The Town Engineering department has received the following information for the subject project at our office through February 27, 2020:

Item 1: Set of eleven (11) drawings entitled "Proposed 30 Lot Subdivision' Hartford Pike (Route 101) Killingly, Connecticut" Plan Prepared for Patriot Homes LLC prepared by Killingly Engineering Associates 114 Westcott Road, P.O. Box 421 Killingly Connecticut 06241 and dated January 2012.

We have reviewed the item listed above and have the following comments pursuant to the Inland Wetland & Planning and Zoning Commissions:

### Comments:

1. Please provide pre and post development drainage calculations for the project.
2. The plans show an existing CL&P easement. Have you received written authorization from CL&P (Eversource) to develop this property over the easement?
3. The approach to Rt 101 seems steep at 5%. Please look into making the landing area flatter.

4. The sidewalk should be broom finished. Please modify the detail to reflect this modification.
5. Please include the traffic signs, reflectors and pavement markings to be installed.
6. Please obtain Fire Marshall approval for emergency turnaround cul de sac etc.
7. Please provide adequate clear zones and recoverable slopes (4:1 or flatter) on the roadsides.
8. Please provide an access and drive ramps to the retention pond for maintenance purposes.
9. The construction and permanent entrance will need to be permitted by CT DOT.
10. Air testing of the sewer lines will be required.
11. Bonding for the project will be required.
12. All materials must be preapproved prior to installation. Sieve, proctor and compaction testing of all soils and pavement used during the construction will be required prior to approval.
13. Currently there is a \$700 fee per unit for access to the sanitary sewer system. This fee may increase.
14. Please contact the sewer department prior to any connections. Permits will be required. Any connections not witnessed and backfilled may be required to be uncovered for inspection.
15. Given a project of this size pedestrian safety and access is a concern. Please indicate how this will be addressed.
16. Please provide a CT DEEP General Permit for Construction activities.
17. Please provide a CT DOT permit for the entrance onto Rt 101.
18. Please provide specifications for the sewer grinder pumps.
19. I am concerned about the long term maintenance of the sewer system and force main. Please indicate how this will be performed.
20. I am concerned about the ability of the sanitary sewer manhole at the bottom of the hill to hold the volume contained in the lines if there is a failure in the system. Please provide a system to handle this concern and avoid potential overflows.
21. Please verify the groundwater elevation in the proposed Detention Basin areas is below the proposed bottom elevation.

22. There are two types of silt fence shown on the details. Please indicate their locations on the plans.
23. The details show a hydrant. Please indicate their locations on the plans.
24. The plans show a water lateral detail. If the houses are all wells and that detail is not going to be installed please modify it.
25. If excessive groundwater is encountered during construction underdrains may need to be installed.
26. Please provide AS-Built drawings upon completion of the project in both Hard Copy and in Auto Cad.
27. Please complete the pipe schedules on sheet 7.
28. I am concerned about the long runs of rip rap lined swales. Please contact me to discuss other alternatives.
29. I am concerned about Stormwater entering Rt 101. Please demonstrate proper Stormwater handling in the drainage calculations.

Please contact the Town of Killingly Engineering Office at (860) 779-5360 if you have any questions or need additional information. We will be happy to meet with you to discuss the above referenced project.

## **STAFF REPORT**

### **GENERAL INFORMATION: IWWC Application #20-1482**

**REQUEST:** Application 20-1482 of Patriot Homes LLC for a 30-lot subdivision; with associated, grading, drainage, utilities; new roadway and stormwater basin within the 200' upland review area; Located at 215 Hartford Pike; GIS Map 108; Lot 4; 20.761 acres; Low Density Zone.

**PURPOSE:** Applicant is proposing a 30-lot subdivision.

**APPLICANT:** Patriot Homes, LLC.

**OWNER:** Patriot Homes, LLC.

**PARCEL ID:** GIS Map 108 – Lot 4

**LOCATION:** 215 Hartford Pike

**ZONING:** Low Density Zone

**REPORT BY:** Jonathan Blake, Planner / Zoning Enforcement Officer

**SUMMARY:** The applicant wants to construct a new road with associated grading & drainage with a stormwater basin within the upland review area to service a 30-lot subdivision.

**REGULATION:** Reference Section 6 (Town of Killingly Regulations for the Protection and Preservation of Inland Wetlands and Watercourses (IWWC Regulations)).

Reference Section 7 (Application Requirements (IWWC Regulations)).

Reference Section 10 (Considerations for Decision (IWWC Regulations)).

### **RECOMMENDATION:**

Staff recommends the applicant works with the Town Engineer to address comments (February 27, 2020 – Memorandum).

Staff can confirm that the purposed application is outside of the following areas:

- Aquifer Protection Areas and State (CT DEEP)
- Federal Listed Species and Significant Natural Communities (CT DEEP)

## **Jonathan Blake**

---

**From:** raypreece@aol.com  
**Sent:** Monday, March 02, 2020 11:33 AM  
**To:** Jonathan Blake  
**Subject:** Application 20-1482

Jonathan, I am the owner of 225 Hartford Pike. I have owned this property for over 30 years. When the trees and other vegetation were cut down I had my basement flooded for the first time. For the next few years my basement flooded at least once a year. Since the trees and vegetation have grown back I have not have any water in the basement in over 5 years. I will be at the meeting tonight. Thank you, Ray Preece 860 617-0045



STATE OF CONNECTICUT  
DEPARTMENT OF TRANSPORTATION  
DISTRICT II  
171 Salem Turnpike  
Norwich, Connecticut 06360  
Phone:



March 5, 2020

Mr. Normand Thibeault, Jr., P.E.  
Killingly Engineering  
P.O. Box 421  
Dayville, CT 06241

RECEIVED  
MAR 12 2020

Dear Mr. Thibeault:

PLANNING & ZONING DEPT.  
TOWN OF KILLINGLY

Subject: Patriot Homes 30-Lot Subdivision  
Route 101  
Town of Killingly

The Department of Transportation (Department) has reviewed your latest plans for the above-noted subject received February 20, 2020, entitled "Patriot Homes 30-Lot Subdivision" dated January 15, 2020. Your submittal/application to work within the State right of way or perform work that may affect State property is denied based on the following comments:

1. Proof of Town approval must be submitted.
2. The Right to Drain onto the property at the headwall needs to be marked out on the Subdivision Map.
3. Provide STOP sign, stop bar and 50' of DYCL on proposed road.
4. All signs within the State right of way must be mounted on a breakaway sign post. Please provide a detail for the breakaway sign support system in the plan set. If you would like a PDF version of the Breakaway Sign Support detail sent to you electronically, please email Mr. Daniel McBride at [daniel.mcbride@ct.gov](mailto:daniel.mcbride@ct.gov).
5. Please provide the most recent ADA compliant sidewalk and ramp details and indicate which specific ramp type you intend to utilize. If you would like a PDF version of the sidewalk and ramp details sent to you electronically, please email Mr. Daniel McBride at [daniel.mcbride@ct.gov](mailto:daniel.mcbride@ct.gov).
6. If there are any other intended utility connections, please indicate on the plans showing where the connection will be made. If utility connections will be made within the roadway pavement details, they will need to be included in the plan set.

When you resubmit, please provide two sets of plans, 40 scale or larger, reflecting the above-noted comments.

Please note that any resubmission may generate additional comments and concerns and in no way guarantees the issuance of an encroachment permit. An encroachment permit must be obtained prior to performing any work within or affecting the highway right of way. If you have any questions in regard to this matter, please contact Mr. Daniel McBride of this office at (860) 823-3114, or by email at [daniel.mcbride@ct.gov](mailto:daniel.mcbride@ct.gov).

Sincerely,

For Andrew S. Morrill  
Special Services Section Manager  
Bureau of Highway Operations

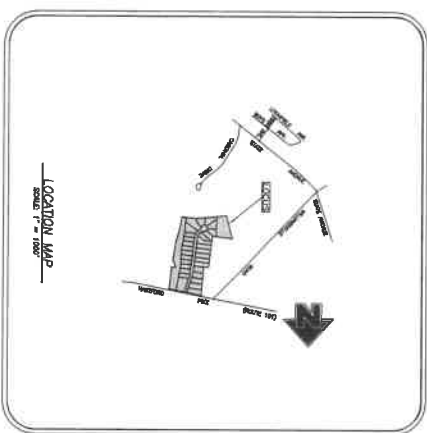


HARTFORD PIKE (ROUTE 101)  
KILLINGLY, CONNECTICUT

PREPARED FOR:  
**PATRIOT HOMES, LLC**

### LEGEND

- [illegible]

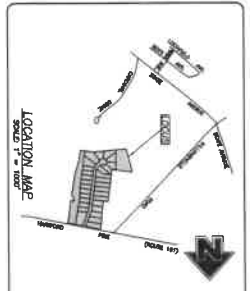


TITLE	SHEET NO.
COVER SHEET	1 OF 14
PROPERTY SURVEY	2 OF 14
SUBDIVISION MAP	3 OF 14
EASEMENT MAP	4 OF 14
SITE DEVELOPMENT PLAN No. 1	5 OF 14
SITE DEVELOPMENT PLAN No. 2	6 OF 14
PROPOSED PLAN & PROFILE No. 1 PROPOSED PLAN & PROFILE No. 2 PROPOSED PLAN & PROFILE No. 3 PROPOSED PLAN & PROFILE No. 4 PROPOSED PLAN & PROFILE No. 5 PROPOSED PLAN & PROFILE No. 6 PROPOSED PLAN & PROFILE No. 7 PROPOSED PLAN & PROFILE No. 8 PROPOSED PLAN & PROFILE No. 9 PROPOSED PLAN & PROFILE No. 10 PROPOSED PLAN & PROFILE No. 11 PROPOSED PLAN & PROFILE No. 12 PROPOSED PLAN & PROFILE No. 13 PROPOSED PLAN & PROFILE No. 14 PROPOSED PLAN & PROFILE No. 15 PROPOSED PLAN & PROFILE No. 16 PROPOSED PLAN & PROFILE No. 17 PROPOSED PLAN & PROFILE No. 18 PROPOSED PLAN & PROFILE No. 19 PROPOSED PLAN & PROFILE No. 20 PROPOSED PLAN & PROFILE No. 21 PROPOSED PLAN & PROFILE No. 22 PROPOSED PLAN & PROFILE No. 23 PROPOSED PLAN & PROFILE No. 24 PROPOSED PLAN & PROFILE No. 25 PROPOSED PLAN & PROFILE No. 26 PROPOSED PLAN & PROFILE No. 27 PROPOSED PLAN & PROFILE No. 28 PROPOSED PLAN & PROFILE No. 29 PROPOSED PLAN & PROFILE No. 30 PROPOSED PLAN & PROFILE No. 31 PROPOSED PLAN & PROFILE No. 32 PROPOSED PLAN & PROFILE No. 33 PROPOSED PLAN & PROFILE No. 34 PROPOSED PLAN & PROFILE No. 35 PROPOSED PLAN & PROFILE No. 36 PROPOSED PLAN & PROFILE No. 37 PROPOSED PLAN & PROFILE No. 38 PROPOSED PLAN & PROFILE No. 39 PROPOSED PLAN & PROFILE No. 40 PROPOSED PLAN & PROFILE No. 41 PROPOSED PLAN & PROFILE No. 42 PROPOSED PLAN & PROFILE No. 43 PROPOSED PLAN & PROFILE No. 44 PROPOSED PLAN & PROFILE No. 45 PROPOSED PLAN & PROFILE No. 46 PROPOSED PLAN & PROFILE No. 47 PROPOSED PLAN & PROFILE No. 48 PROPOSED PLAN & PROFILE No. 49 PROPOSED PLAN & PROFILE No. 50 PROPOSED PLAN & PROFILE No. 51 PROPOSED PLAN & PROFILE No. 52 PROPOSED PLAN & PROFILE No. 53 PROPOSED PLAN & PROFILE No. 54 PROPOSED PLAN & PROFILE No. 55 PROPOSED PLAN & PROFILE No. 56 PROPOSED PLAN & PROFILE No. 57 PROPOSED PLAN & PROFILE No. 58 PROPOSED PLAN & PROFILE No. 59 PROPOSED PLAN & PROFILE No. 60 PROPOSED PLAN & PROFILE No. 61 PROPOSED PLAN & PROFILE No. 62 PROPOSED PLAN & PROFILE No. 63 PROPOSED PLAN & PROFILE No. 64 PROPOSED PLAN & PROFILE No. 65 PROPOSED PLAN & PROFILE No. 66 PROPOSED PLAN & PROFILE No. 67 PROPOSED PLAN & PROFILE No. 68 PROPOSED PLAN & PROFILE No. 69 PROPOSED PLAN & PROFILE No. 70 PROPOSED PLAN & PROFILE No. 71 PROPOSED PLAN & PROFILE No. 72 PROPOSED PLAN & PROFILE No. 73 PROPOSED PLAN & PROFILE No. 74 PROPOSED PLAN & PROFILE No. 75 PROPOSED PLAN & PROFILE No. 76 PROPOSED PLAN & PROFILE No. 77 PROPOSED PLAN & PROFILE No. 78 PROPOSED PLAN & PROFILE No. 79 PROPOSED PLAN & PROFILE No. 80 PROPOSED PLAN & PROFILE No. 81 PROPOSED PLAN & PROFILE No. 82 PROPOSED PLAN & PROFILE No. 83 PROPOSED PLAN & PROFILE No. 84 PROPOSED PLAN & PROFILE No. 85 PROPOSED PLAN & PROFILE No. 86 PROPOSED PLAN & PROFILE No. 87 PROPOSED PLAN & PROFILE No. 88 PROPOSED PLAN & PROFILE No. 89 PROPOSED PLAN & PROFILE No. 90 PROPOSED PLAN & PROFILE No. 91 PROPOSED PLAN & PROFILE No. 92 PROPOSED PLAN & PROFILE No. 93 PROPOSED PLAN & PROFILE No. 94 PROPOSED PLAN & PROFILE No. 95 PROPOSED PLAN & PROFILE No. 96 PROPOSED PLAN & PROFILE No. 97 PROPOSED PLAN & PROFILE No. 98 PROPOSED PLAN & PROFILE No. 99 PROPOSED PLAN & PROFILE No. 100	
SCULPTURE DEMONSTRATION PLAN	8 OF 14
PARCEL HISTORY MAP	9 OF 14
DETAILED HISTORY MAP	10 OF 14
DETAILED SHEET No. 1	11 OF 14
DETAILED SHEET No. 2	12 OF 14
DETAILED SHEET No. 3	13 OF 14
SUBDIVISION YIELD PLAN	14 OF 14

<p>APPROVED BY THE TOWN OF KILBALLY INLAND WETLANDS COMMISSION</p>	<p>DATE</p>
<p>ANY CHANGES TO THESE PLANS WITHIN 200' OF WETLANDS OR WETLANDS ADJACENCIES MUST BE SUBMITTED TO THE TOWN OF KILBALLY INLAND WETLANDS COMMISSION FOR ITS APPROVAL.</p>	<p>DATE</p>
<p>THE TOWN OF KILBALLY INLAND WETLANDS COMMISSION'S RECOMMENDATION IS BASED ON THE INFORMATION PROVIDED BY THE APPLICANT AND THE TOWN OF KILBALLY INLAND WETLANDS COMMISSION'S AGENT HAS REVIEWED THE PLANS AND FOUND NO CONFLICT WITH THE TOWN OF KILBALLY INLAND WETLANDS COMMISSION'S POLICY ON DEVELOPMENT OF THE PROPERTY.</p>	<p>DATE</p>
<p>APPROVED BY THE TOWN OF KILBALLY PLANNING AND ZONING COMMISSION</p>	<p>DATE</p>
<p>CHAIRMAN</p>	<p>DATE</p>
<p>Expenditure date per this Table, Date, Date, Date, Date</p>	<p>DATE</p>

DATE	05/20/2008
TIME	09:00 AM
	
<b>Killinoly Engineering Associates</b> <i>Civil Engineering &amp; Surveying</i> 1140 S. State St. Suite 200 Killinoly, MO 65201 (650) 770-7299 <a href="http://www.killinoly-engineers.com">www.killinoly-engineers.com</a>	

HOWARD E. TIERCELL, JR., P.E.      DATE



APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION

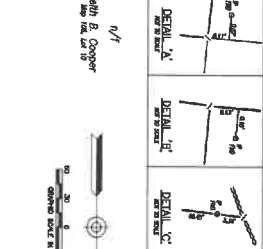
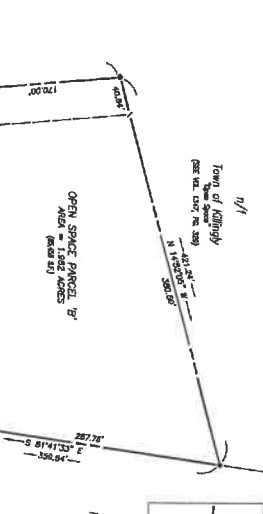
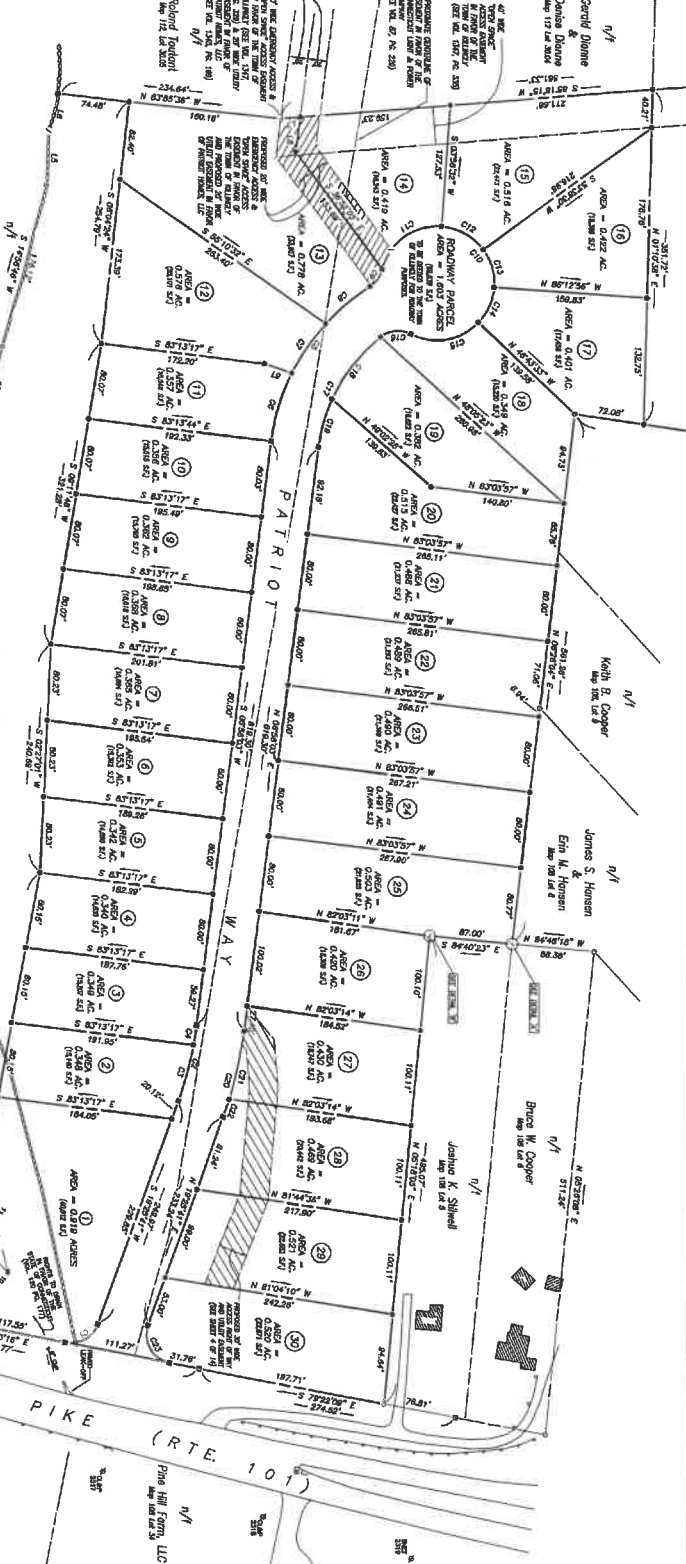
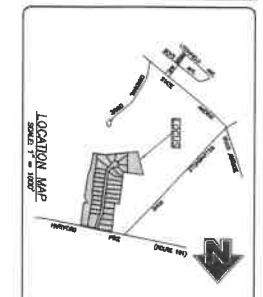


Table with 2 columns: Lot Number, Dimensions. Rows 1-35.

Table with 2 columns: Lot Number, Dimensions. Rows 1-35.

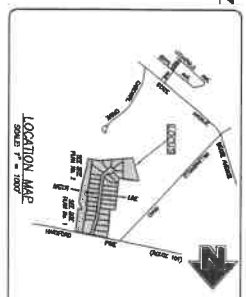
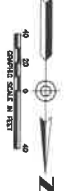
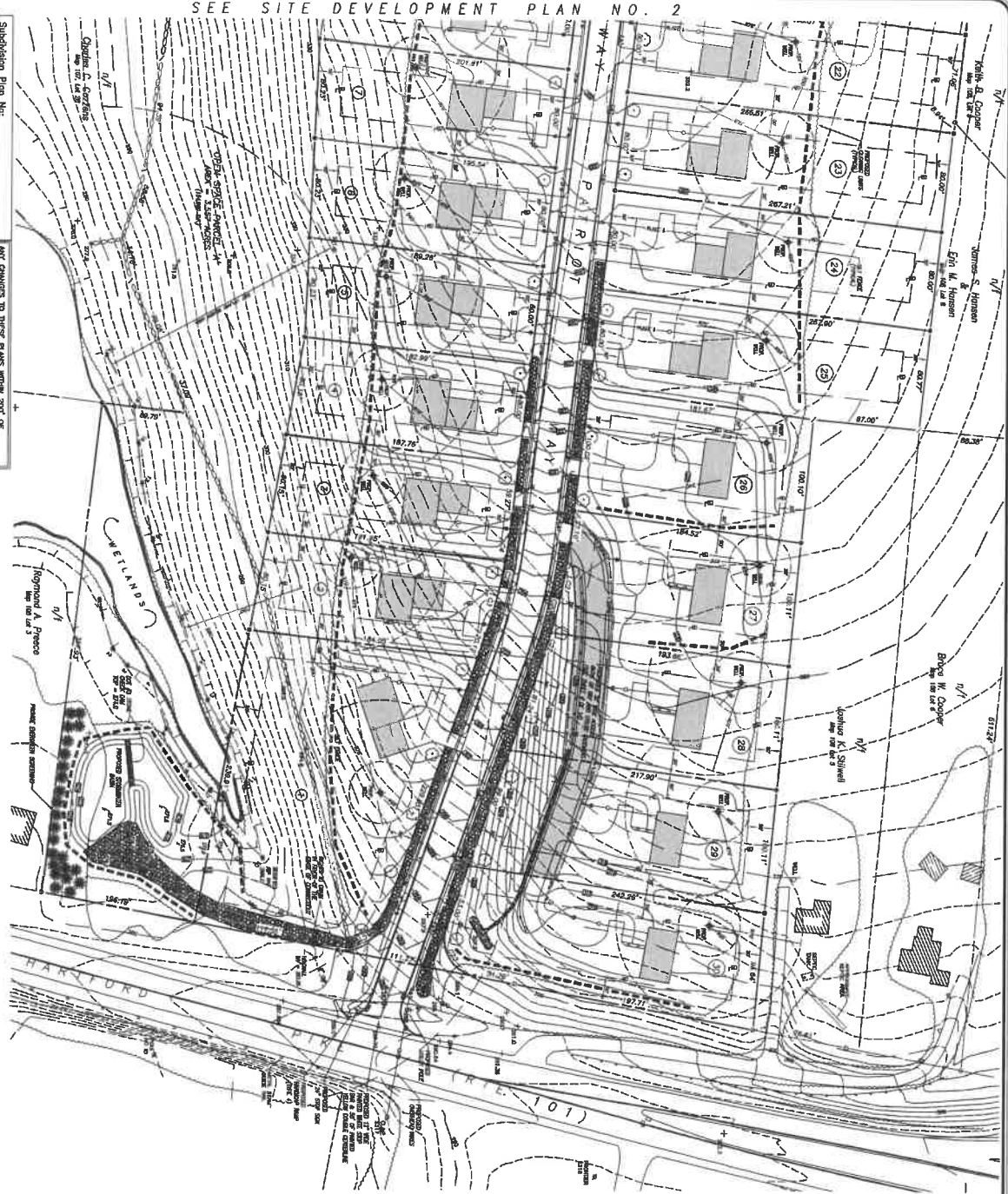
Table with 2 columns: Lot Number, Dimensions. Rows 1-35.



NOTES: 1. This survey has been prepared pursuant to the regulations of the State of Vermont, Chapter 248, Section 100, and the rules of the Board of Surveyors, Chapter 248, Section 101. 2. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 3. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 4. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 5. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 6. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 7. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 8. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 9. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 10. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 11. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 12. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 13. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 14. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 15. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 16. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 17. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 18. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 19. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 20. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 21. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 22. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 23. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 24. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 25. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 26. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 27. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 28. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 29. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 30. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 31. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 32. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 33. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 34. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017. 35. The survey was conducted by Killbuck Engineering Associates, Inc. on September 20, 2017.

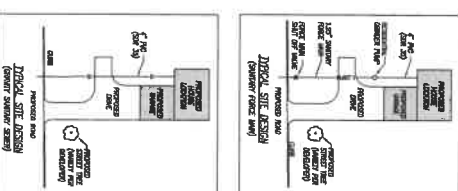


**BEFORE YOU DIG  
CALL BEFORE YOU DIG**  
AT LEAST TWO FULL BUSINESS DAYS  
BEFORE DIGGING OR DISTURBING EARTH  
DIAL 811 OR 1-800-922-4455

[illegible]

FOR ALL STORM DRAINAGE AND  
SANITARY SEWER STRUCTURE  
SCHEDULES SEE SHEET 8.

- | LEGEND                              |
|-------------------------------------|
| ● BOB PIN, TO BE SET                |
| ● BOB PIN STAND                     |
| ○ DRILL, HOLE FOUND                 |
| ○ CONCRETE FOUNDMENT TO BE SET      |
| ○ WATER CURE                        |
| ○ EXISTING DITCH BASIN              |
| ○ PROPOSED CATCH BASIN              |
| ○ EXISTING SANDY/SANDY SILT MANHOLE |
| ○ PROPOSED SANDY/SANDY SILT MANHOLE |
| ○ BUILDING SINKHOLES LINE           |
| ○ EXISTING CONTROLS                 |
| ○ PROPOSED CONTROLS                 |
| ○ EXISTING SANDY/SANDY SILT LINE    |
| ○ PROPOSED UNDERGROUND UTILITIES    |
| ○ PROPOSED OVERHEAD LINES           |
| ○ STONE WALL                        |
| ○ STONE WALL REMAINS                |
| ○ SALT PENCE                        |



SITE DEVELOPMENT PLAN NO. 1

PATRIOT HOMES, LLC

HARTFORD PIKE (ROUTE 101)  
KILLINGLY, CONNECTICUT

**Killingly Engineering Associates**  
Civil Engineering & Surveying



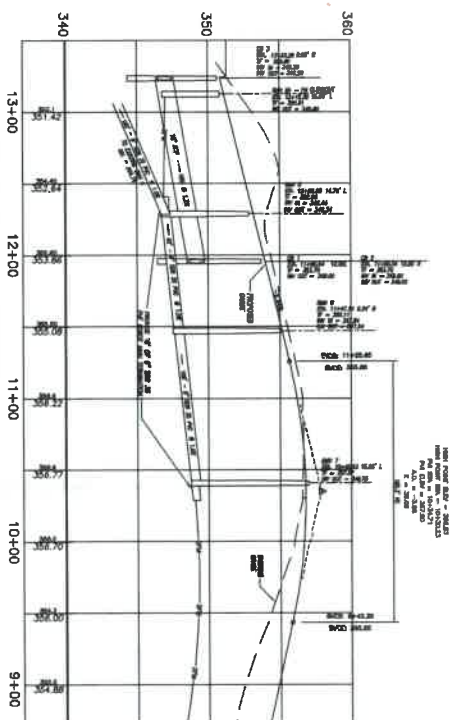
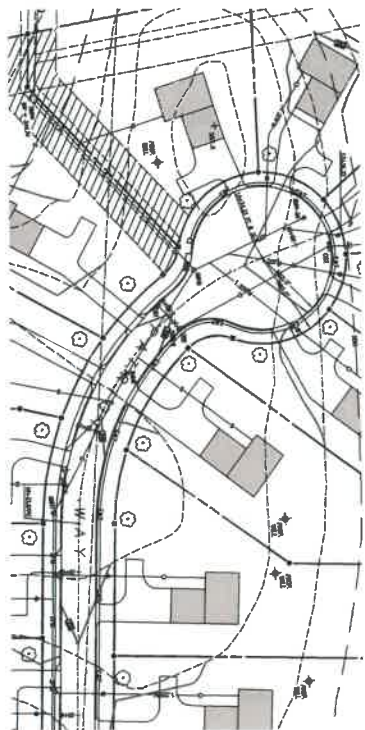
ROBERT E. THORNTON, JR., P.E.	DATE

DATE: 1/15/2020	DELINE: AIR
SCALE: 1" = 40'	DESIGN: NET
SHEET: 5 OF 14	OK BY: GO
DWG. NO: CLIENT FILE	JEB No: 16130









- 

Subdivision Plan No:	
<b>APPROVED BY THE TOWN OF KILLINGLY PLANNING AND ZONING COMMISSION</b>	
CHAIRMAN	DATE
Expiration date per Sec. 1-24a, Conn. Gen. Statute:	

APPROVED BY THE TOWN OF  
KILLINGLY INLAND WETLANDS COMMISSION

CHAIRMAN \_\_\_\_\_ DATE \_\_\_\_\_

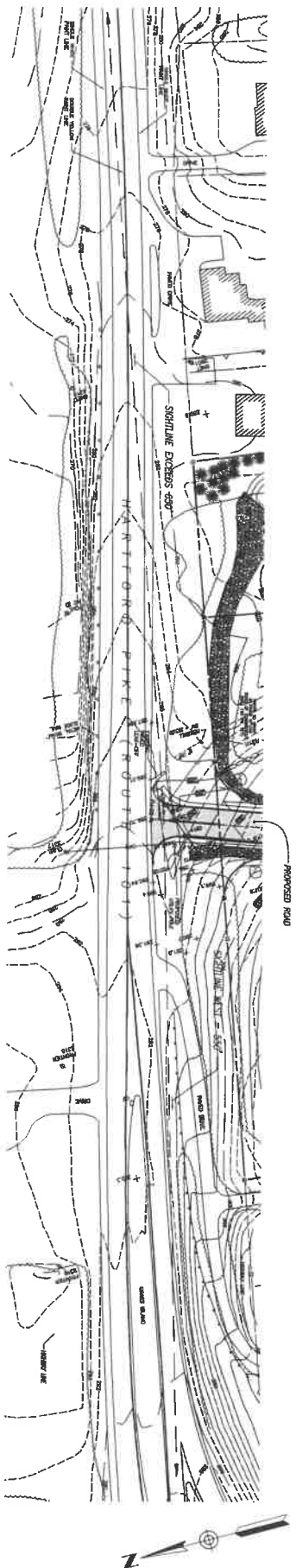
**BEFORE YOU DIG  
CALL BEFORE YOU DIG  
AT LEAST TWO FULL BUSINESS DAYS  
BEFORE DIGGING OR DISTURBING EARTH  
DIAL 811 OR 1-800-922-4455**

SANDHILL SPICES SCHEDULE									
STATIONING		SHEET NO.		DATE		PROJECT		DRAWING	
STATION	DATE	NO.	DATE	NO.	DATE	NO.	DATE	NO.	DATE
STATION 1	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 2	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 3	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 4	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 5	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 6	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 7	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 8	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 9	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 10	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 11	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 12	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 13	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 14	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 15	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 16	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 17	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 18	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 19	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 20	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 21	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 22	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 23	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 24	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 25	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 26	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 27	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 28	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 29	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 30	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 31	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 32	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 33	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 34	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 35	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 36	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 37	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 38	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 39	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 40	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 41	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 42	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 43	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 44	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 45	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 46	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 47	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 48	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 49	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 50	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 51	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 52	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 53	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 54	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 55	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 56	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 57	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 58	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 59	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 60	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 61	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 62	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 63	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 64	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 65	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 66	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 67	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 68	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 69	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 70	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 71	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 72	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 73	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 74	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 75	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 76	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 77	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 78	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 79	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 80	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 81	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 82	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 83	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 84	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 85	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 86	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 87	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 88	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 89	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 90	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 91	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 92	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 93	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 94	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 95	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 96	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 97	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 98	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 99	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11
STATION 100	1/1/11	1	1/1/11	2	1/1/11	3	1/1/11	4	1/1/11

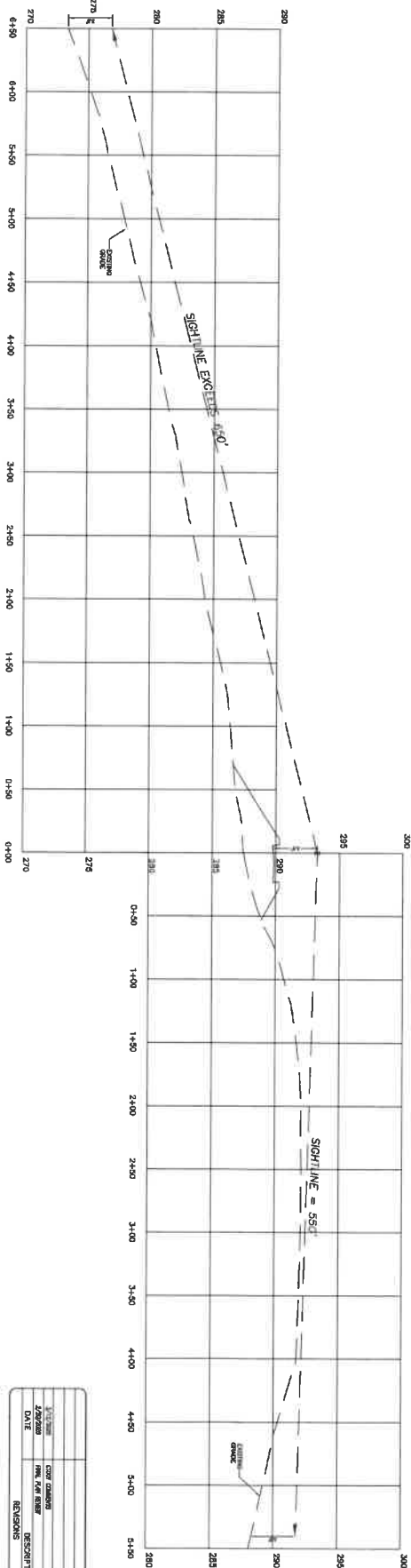
[illegible][illegible]

 <b>Killingray Engineering Associates</b> <i>Civil Engineering &amp; Surveying</i>	
114 St. Charles Road Killingray, Devon PL24 3JL Tel: 01809 729292 Fax: 01809 729293 www.killingray-engineering.co.uk	
DATE: 1/4/2020	DRAWN: AMH
SCALE: 1" = 4'	DESIGN: AMH
SHEET: 8 OF 16	CHK: GT 50
DWG. NO. CLIENT FILE	EST. NO. 10730





SIGHTLINE PLAN VIEW



SIGHTLINE PROFILE

Subdivision Plan No: \_\_\_\_\_  
 APPROVED BY THE TOWN OF  
 KILLBUCK PLANNING AND ZONING COMMISSION  
 CHAIRMAN \_\_\_\_\_ DATE \_\_\_\_\_  
 THE APPLICANT WILL CONTACT THE KILLBUCK PLANNING AND ZONING COMMISSION'S ASSISTANT FOR ANY CONSTRUCTION OF

APPROVED BY THE TOWN OF  
 KILLBUCK PLANNING AND ZONING COMMISSION  
 CHAIRMAN \_\_\_\_\_ DATE \_\_\_\_\_

BEFORE YOU DIG  
 CALL BEFORE YOU DIG  
 AT LEAST TWO FULL BUSINESS DAYS  
 BEFORE ANY EXCAVATION OR DRILLING  
 DIAL 811 OR 1-800-922-4455

ISSUED: E. HERRICK, JR., P.E.  
 DATE: \_\_\_\_\_

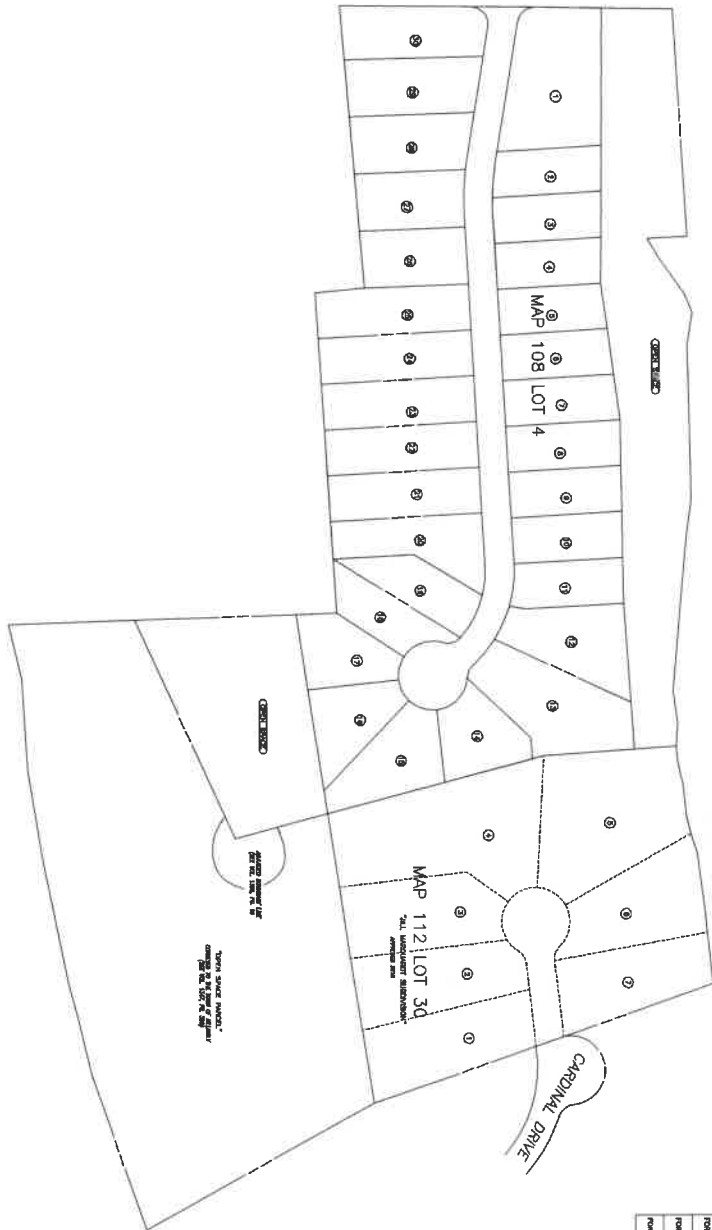
DATE: 1/14/2022  
 SCALE: 1" = 40'  
 SHEET: 8 OF 14  
 DWS: DR. DREW RILEY  
 428 BIR. 15320

**Killing Engineering Associates**  
 Civil Engineering & Surveying  
 1175 Vermont Road  
 Killbuck, OH 44631  
 (440) 779-7239  
 www.killingeng.com

SIGHTLINE DEMONSTRATION PLAN  
 PREPARED FOR  
**PATRIOT HOMES, LLC**  
 HARTFORD (PROJECT 101)  
 KILLBUCK, CONNECTICUT

DATE	BY	DESCRIPTION
1/14/2022	E. HERRICK, JR.	ISSUED
2/29/2022	DWS	REVISION

HARTFORD PIKE (ROUTE 101)

[illegible]

## NOTES

This survey has been prepared pursuant to the Regulations of the Connecticut State Agencies Section 20-300b-1 through 20-302b-20 and the Standards for Surveys and Maps in the State of Connecticut as adopted by the Connecticut Association of Land Surveyors, Inc. on September 26, 1994.

This plan was developed from other maps, record research or other sources of information. It is not to be construed as having been obtained as the result of a field survey, and is subject to such change as an accurate field survey may disclose.

M/T/YEAR	CITY COUNCIL
L/V/WEEK	FIRM PLAN NUMBER
DATE	DESCRIPTION
	REVISIONS

## DATA ACCUMULATION MAP

PREPARED FOR

Patriot Homes, LLC

HARTFORD TURNPIKE (ROUTE 101)  
KILLINGLY, CONNECTICUT

**Killingly Engineering Associates**  
*Civil Engineering & Surveying*

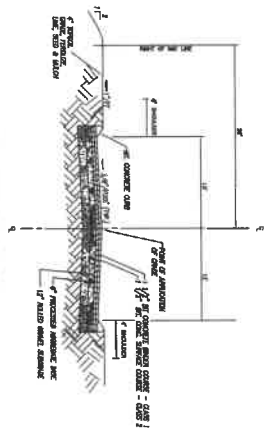
**114 Westmont River**  
P.O. Box 431  
Kilgus, Colorado  
(800) 776-2799  
www.kilguseng.com

NO CERTIFICATION IS EXPRESSED OR IMPLIED UNLESS THIS MAP BEARS THE ORIGINAL SEAL AND SIGNATURE OF THE LAND SURVEYOR.

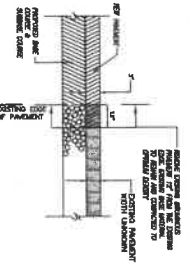
GREG A. GLAUDE, L.S.	L.C. NO. 70191	DATE
----------------------	----------------	------

SHEET 1 OF 100	DESIGN NO.
SHEET 10 OF 14	CHK BY: 00
DMG. NO. CLIENT FILE	JOB NO. 16130

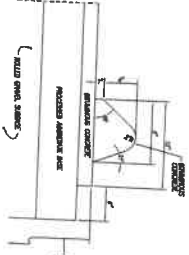




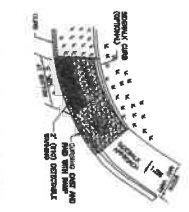
ROADWAY CROSS SECTION  
NOT TO SCALE



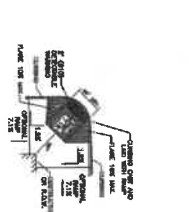
TYPICAL CROSS SECTION FOR MATCHING EXISTING AND PROPOSED PAVEMENT  
NOT TO SCALE



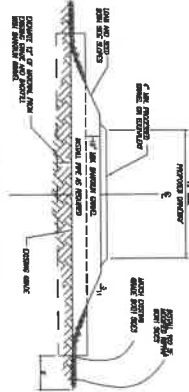
BITUMINOUS CONCRETE CURBING DETAIL  
NOT TO SCALE



SIDEWALK RAMP TYPE 4C  
NOT TO SCALE



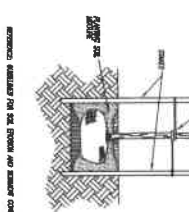
DIAGONAL SIDEWALK RAMP WITH LANDING AT TOP (TYPE 4)  
NOT TO SCALE



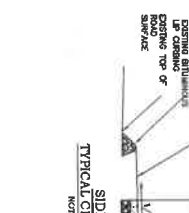
DRIVEWAY CULVERT DETAIL  
NOT TO SCALE



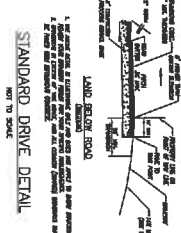
STOP SIGN  
NOT TO SCALE



PLANTING CROSS SECTION FOR TREES UNDER 20'  
NOT TO SCALE

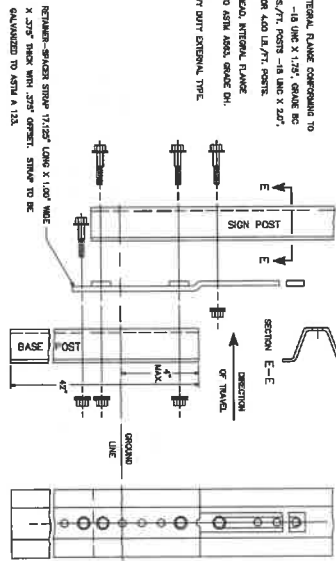
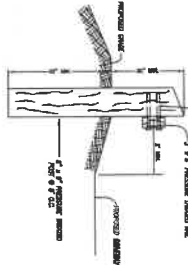


SIDE WALK TYPICAL CROSS SECTION  
NOT TO SCALE



STANDARD DRIVE DETAIL  
NOT TO SCALE

WOOD GUIDE RAIL  
NOT TO SCALE



BREAKAWAY TYPE L INSTALLATION - FOR 3 & 4 LB POSTS

Submitted From No. \_\_\_\_\_  
APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION  
DATE \_\_\_\_\_  
CHAIRMAN \_\_\_\_\_

THE APPLICANT WILL, PRIOR TO THE BEGINNING OF CONSTRUCTION, OBTAIN ALL NECESSARY PERMITS FROM THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION AND SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION.

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION  
DATE \_\_\_\_\_  
CHAIRMAN \_\_\_\_\_

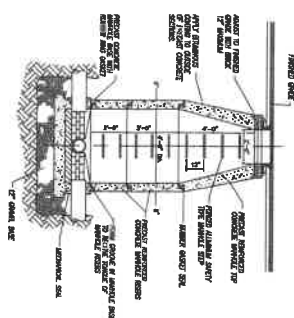
REVISIONS  
DATE  
BY  
DESCRIPTION

DETAIL SHEET NO. 2  
PREPARED FOR  
PATRIOT HOMES, LLC  
HARTFORD BRIDGE ROUTE 100  
KILLBUCK, CONNECTICUT

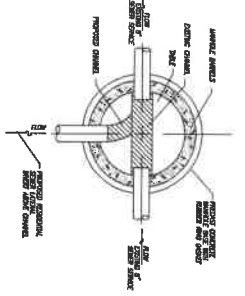
Killbuck Engineering & Surveying  
111 N. Main St. 2nd Fl.  
Killbuck, CT 06032  
(860) 339-1111  
www.killbuck-engineering.com

DATE: 1/15/2020  
SCALE: NOT TO SCALE  
SHEET: 12 OF 14  
DWG. NO.: CLIENT FILE

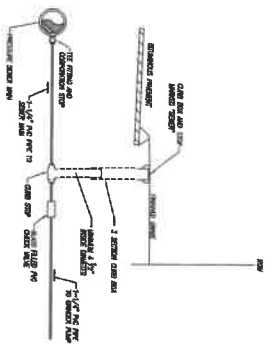
DATE: 1/15/2020  
SCALE: NOT TO SCALE  
SHEET: 12 OF 14  
DWG. NO.: CLIENT FILE



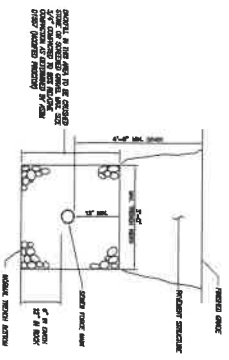
TYPICAL SANITARY MANHOLE  
CROSS SECTION  
NOT TO SCALE



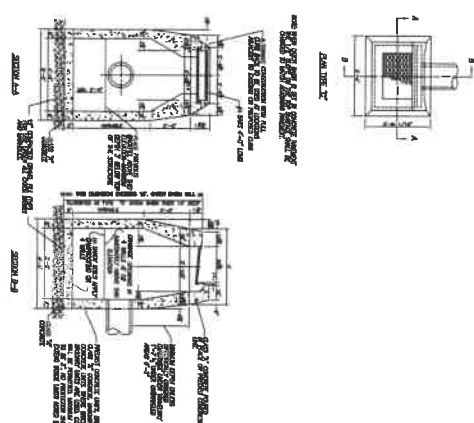
SEWER CONNECTION  
AT MANHOLE  
NOT TO SCALE



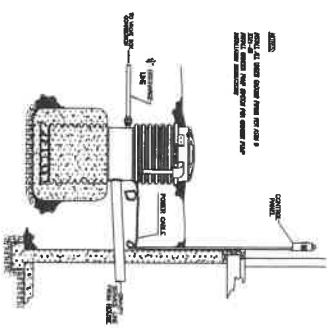
LOW PRESSURE SEWER SERVICE CONNECTION  
NOT TO SCALE



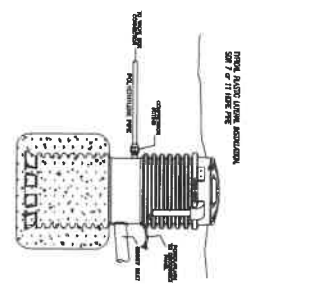
PRESSURE SEWER TRENCH DETAIL  
NOT TO SCALE



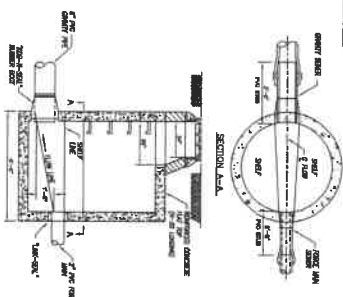
TYPE 'C' CATCH BASIN DOUBLE GRATE TYPE 1 DETAIL  
NOT TO SCALE



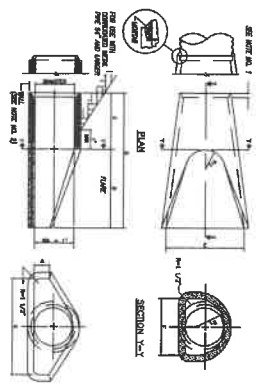
RESIDENTIAL LOW PRESSURE GRINDER PUMP SYSTEM  
NOT TO SCALE



DRAINAGE PIPE INSTALLATION DETAIL  
NOT TO SCALE

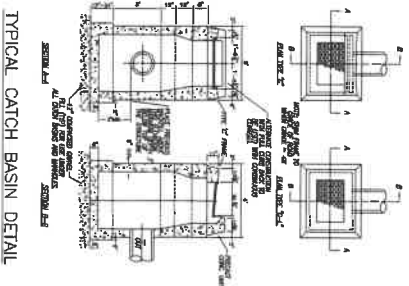


TRANSITION MANHOLE  
NOT TO SCALE



FLARED END SECTION  
NOT TO SCALE

DIMENSIONS FOR CONCRETE MANHOLE									
MANHOLE SIZE	MANHOLE DEPTH	MANHOLE COVER	MANHOLE FRAME	MANHOLE BODY	MANHOLE SOIL	MANHOLE COVER	MANHOLE FRAME	MANHOLE BODY	MANHOLE SOIL
18"	18"	18"	18"	18"	18"	18"	18"	18"	18"
24"	24"	24"	24"	24"	24"	24"	24"	24"	24"
30"	30"	30"	30"	30"	30"	30"	30"	30"	30"
36"	36"	36"	36"	36"	36"	36"	36"	36"	36"
42"	42"	42"	42"	42"	42"	42"	42"	42"	42"
48"	48"	48"	48"	48"	48"	48"	48"	48"	48"
54"	54"	54"	54"	54"	54"	54"	54"	54"	54"
60"	60"	60"	60"	60"	60"	60"	60"	60"	60"
66"	66"	66"	66"	66"	66"	66"	66"	66"	66"
72"	72"	72"	72"	72"	72"	72"	72"	72"	72"
78"	78"	78"	78"	78"	78"	78"	78"	78"	78"
84"	84"	84"	84"	84"	84"	84"	84"	84"	84"
90"	90"	90"	90"	90"	90"	90"	90"	90"	90"
96"	96"	96"	96"	96"	96"	96"	96"	96"	96"
102"	102"	102"	102"	102"	102"	102"	102"	102"	102"
108"	108"	108"	108"	108"	108"	108"	108"	108"	108"
114"	114"	114"	114"	114"	114"	114"	114"	114"	114"
120"	120"	120"	120"	120"	120"	120"	120"	120"	120"
126"	126"	126"	126"	126"	126"	126"	126"	126"	126"
132"	132"	132"	132"	132"	132"	132"	132"	132"	132"
138"	138"	138"	138"	138"	138"	138"	138"	138"	138"
144"	144"	144"	144"	144"	144"	144"	144"	144"	144"
150"	150"	150"	150"	150"	150"	150"	150"	150"	150"
156"	156"	156"	156"	156"	156"	156"	156"	156"	156"
162"	162"	162"	162"	162"	162"	162"	162"	162"	162"
168"	168"	168"	168"	168"	168"	168"	168"	168"	168"
174"	174"	174"	174"	174"	174"	174"	174"	174"	174"
180"	180"	180"	180"	180"	180"	180"	180"	180"	180"
186"	186"	186"	186"	186"	186"	186"	186"	186"	186"
192"	192"	192"	192"	192"	192"	192"	192"	192"	192"
198"	198"	198"	198"	198"	198"	198"	198"	198"	198"
204"	204"	204"	204"	204"	204"	204"	204"	204"	204"
210"	210"	210"	210"	210"	210"	210"	210"	210"	210"
216"	216"	216"	216"	216"	216"	216"	216"	216"	216"
222"	222"	222"	222"	222"	222"	222"	222"	222"	222"
228"	228"	228"	228"	228"	228"	228"	228"	228"	228"
234"	234"	234"	234"	234"	234"	234"	234"	234"	234"
240"	240"	240"	240"	240"	240"	240"	240"	240"	240"
246"	246"	246"	246"	246"	246"	246"	246"	246"	246"
252"	252"	252"	252"	252"	252"	252"	252"	252"	252"
258"	258"	258"	258"	258"	258"	258"	258"	258"	258"
264"	264"	264"	264"	264"	264"	264"	264"	264"	264"
270"	270"	270"	270"	270"	270"	270"	270"	270"	270"
276"	276"	276"	276"	276"	276"	276"	276"	276"	276"
282"	282"	282"	282"	282"	282"	282"	282"	282"	282"
288"	288"	288"	288"	288"	288"	288"	288"	288"	288"
294"	294"	294"	294"	294"	294"	294"	294"	294"	294"
300"	300"	300"	300"	300"	300"	300"	300"	300"	300"



TYPICAL CATCH BASIN DETAIL  
NOT TO SCALE

Submittal Form No: \_\_\_\_\_  
APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION  
DATE: \_\_\_\_\_  
CHAIRMAN: \_\_\_\_\_

APPROVED BY THE TOWN OF KILLBUCK PLANNING AND ZONING COMMISSION  
DATE: \_\_\_\_\_  
CHAIRMAN: \_\_\_\_\_

REVISIONS  
DATE: \_\_\_\_\_  
DESCRIPTION: \_\_\_\_\_

DETAIL SHEET No. 3  
PREPARED FOR  
PATRIOT HOMES, LLC  
HARTFORD HILL/ROUTE 100  
KILLBUCK, CONNECTICUT  
Killbuck Engineering Associates  
Civil Engineering & Surveying  
DATE: 1/15/2023  
SHEET: 13 OF 14  
DRAWN: JMT  
CHECKED: JMT  
DATE: 1/15/2023  
DATE: 1/15/2023

Subdivision Plan No: \_\_\_\_\_  
 APPROVED BY THE TOWN OF  
 KILLBUCK PLANNING AND ZONING COMMISSION  
 CHAIRMAN \_\_\_\_\_ DATE \_\_\_\_\_  
 I, the undersigned, being the duly qualified and sworn  
 Surveyor of the Town of Killbuck, Ohio, do hereby  
 certify that the above is a true and correct copy of the  
 original as the same appears in my office.

APPROVED BY THE TOWN OF  
 KILLBUCK INLAND WETLANDS COMMISSION  
 CHAIRMAN \_\_\_\_\_ DATE \_\_\_\_\_  
 I, the undersigned, being the duly qualified and sworn  
 Surveyor of the Town of Killbuck, Ohio, do hereby  
 certify that the above is a true and correct copy of the  
 original as the same appears in my office.

RECORDING INFORMATION, AC. PZ. NO. 20024. DATE \_\_\_\_\_



**Killbuck Engineering & Surveying**  
 Civil Engineering & Surveying  
 131 S. Main St. #200  
 Killbuck, Ohio 44641  
 www.killbuck-engineering.com

**TRADITIONAL SUBDIVISION YIELD PLAN**  
 PREPARED FOR  
**PATRIOT HOMES, LLC**  
 HARTFORD PIKE (ROUTE 101)  
 KILLBUCK, CONNECTICUT

DATE: 1/15/2020  
 SCALE: 1" = 40'  
 SHEET: 14 OF 14  
 DWG. NO. C1007-FILE

DATE: 1/15/2020  
 SCALE: 1" = 40'  
 SHEET: 14 OF 14  
 DWG. NO. C1007-FILE

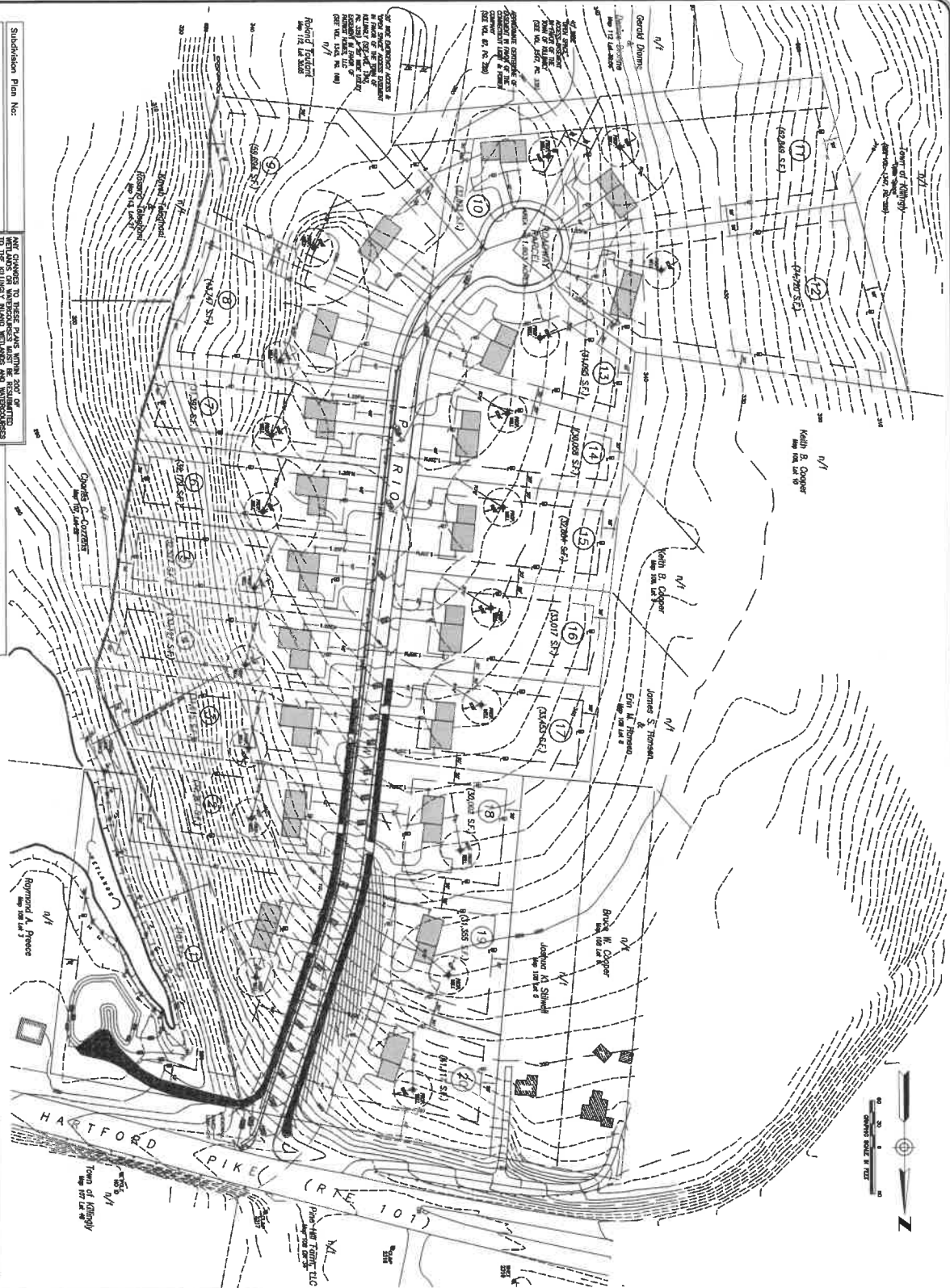


TABLE OF ZONING REQUIREMENTS			
ZONE - LOW DENSITY			
Lot Area	Required	Setback	
30,000 S.F.	100'	Front Yard	40'
		Side Yard	20'
		Rear Yard	20'
Building Height	35' Max.	Setback	20' Min.
Lot Coverage	20% Max.		



Check # 9823 Receipt # 517490

Property within 500' of adjoining Town boundary? \_\_\_\_\_  
If so, which town(s)? \_\_\_\_\_  
Date the notice was sent by KIWWC to town clerk of adjoining municipality(ies) \_\_\_\_\_  
Receipt date of copy of Applicants notice to adjoining municipality \_\_\_\_\_

Application #: 20-1483

Date Submitted: 2/5/2020

Date of Receipt by Comm.: \_\_\_\_\_

Fee: 160.00

Staff Initials: JB

**KILLINGLY INLAND WETLANDS & WATERCOURSES COMMISSION APPLICATION**

A \$100.00 base fee (or, for a proposed subdivision, \$100.00 per lot, whichever is greater) plus \$40.00 state fee must accompany each application (**Total fee: \$160.00**). **THIS FEE IS NON-REFUNDABLE**. Checks or money orders should be made payable to the Town of Killingly. **Public hearing fee: \$225.00** required in addition to the above fees if a public hearing is required by the commission(s) and not already included.

**TO BE COMPLETED BY THE APPLICANT - PLEASE PRINT**

crmyersjr@MSN.COM

Applicant's Name: CHARLES MYERS

Day Phone #: 401 996 6754 Evening Phone #: SAME

Mailing Address: 11 Pine Acres Blvd Coventry RI 02816

Owner of Record: Charles R Myers JR

Mailing Address: 11 Pine Acres Blvd Coventry R Phone #: 401 821 8968  
02816 cell 401 996 6754

Applicant's interest in the land if the applicant is not the property owner: \_\_\_\_\_

Authorization of property owner: \_\_\_\_\_

**LOCATION OF PROPERTY:**

House # and Street: 1526 HARTFORD PIKE (ROUTE 101)

Tax Map Number: 99 Block: / Lot: 2.2

Zoning District: RURAL DEV. Lot Size: 3.55 Lot Frontage: 590'

Easements and/or deed restrictions: YES, SEE SITE PLAN AND  
RECORDED SUBDIVISION MAP

**PURPOSE:**

Provide the purpose and description of the proposed activity, including a list of all proposed regulated activities:

THIS PROPERTY IS VACANT, AND THE OWNER WOULD LIKE TO  
CONSTRUCT A SINGLE FAMILY HOUSE + SEPTIC SYSTEM.  
VERY SIMILAR WORK WAS APPROVED IN 2004  
UNDER APPLICATION 04-1169, RON DESROCHERS



**ON-SITE WETLANDS AND WATERCOURSES:**

Windham County wetland soil types and areas of each type:

58 B, GLOUCESTER  
GRAVELLY SANDY LOAM, 3-8 PERCENT SLOPES,  
VERY STONY → 3.55 ACRES

Watercourse(s) – type (pond, stream, marsh, bog, drainage ditch, etc.), manmade or natural, and area of each:

POND AND MANMADE DRAINAGE DITCH – NOT ON  
SITE, NEARBY

**ALTERNATIVES:**

List alternatives considered by the applicant and state why the proposal to alter wetlands as set forth in the application is necessary and was chosen:

NO WETLANDS WILL BE ALTERED, THEREFORE NO  
ALTERNATIVES WERE CONSIDERED

**MATERIALS:**

Provide the volume (cubic yard) and nature of materials to be deposited and/or extracted:

N/A

**MITIGATIVE MEASURES:**

List measures to be taken to minimize or avoid any adverse impact on the regulated area:

NO CONSTRUCTION WILL OCCUR WITHIN THE  
REGULATED AREA. SILT FENCE WILL BE  
INSTALLED TO PREVENT SEDIMENT FROM ENTERING

**BIOLOGICAL EVALUATION:**

Describe the ecological communities and functions of the wetlands or watercourses involved with the application and the effects of the proposed regulated activities on these communities and wetland functions:

NONE

**SITE PLAN\*:**

Scale 1"=40' showing existing and proposed conditions in relation to wetlands and water courses to include, but not be limited to:

- Contours ✓
- Buildings ✓
- Wells ✓
- Driveways ✓
- Septic Systems ✓
- Drainage Systems (Including Culverts, Footing and Curtain Drains) ✓
- Erosion and Sedimentation controls ✓
- Wetlands ✓
- Watercourses ✓
- Areas of Excavation and /or Material Deposit X

***\*Refer to Section 6.0 -- Application Information Requirements and Section 7.0 -- Application Evaluation Criteria of the Killingly Inland Wetlands & Watercourses Commission Regulations for information the Commission may require. Professionally prepared plans (Licensed Land Surveyor/Professional Engineer registered in the State of Connecticut, Soil Scientist) may be required for significant activities.***

**ADDITIONAL INFORMATION:**

List additional information submitted by the applicant:

THIS WORK RECEIVED ALL NECESSARY APPROVALS IN  
2004, THE ONLY DIFFERENCE IS THE HOUSE  
SHAPE

The applicant understands that this application is to be considered complete only when all information and documents required by the Commission have been submitted. The undersigned warrants the truth of all statements contained herein and in all supporting documents according to the best of his/her knowledge and belief. Permission is granted to the Town of Killingly, Killingly Inland Wetlands & Watercourses Commission, and its agent (s) to walk the land, at reasonable times, and perform those tests necessary to properly review the application, both before and after a final decision has been issued.

Applicant's Signature: Charles R. Myers Jr. Date: Feb 05 2020  
Owner of Record: Charles R. Myers Jr. Date: Feb 05, 2020



N



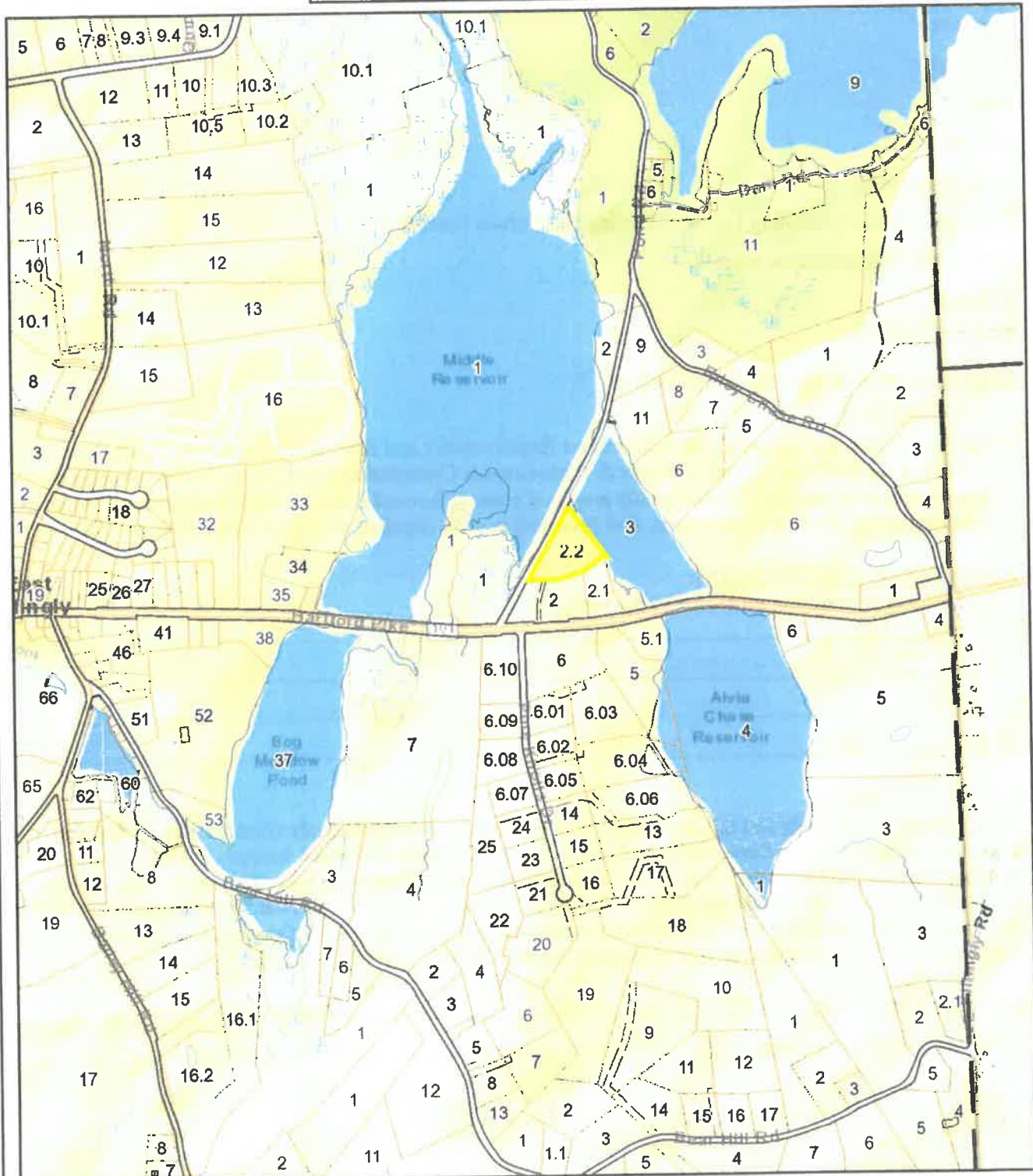
Killingly, CT

1 inch = 1000 Feet

0 1000 2000 3000

CAI Technologies

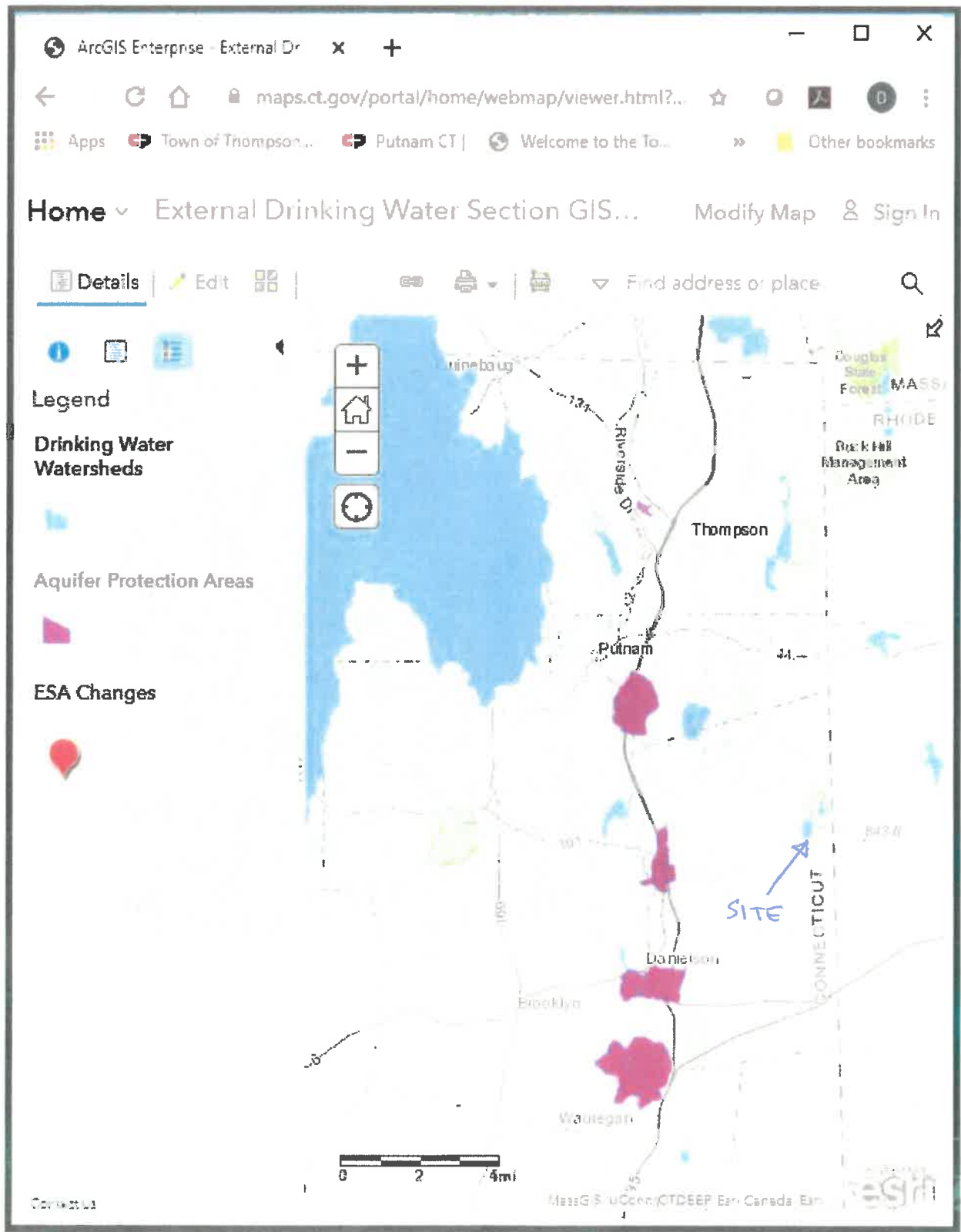
January 30, 2020



Data shown on this map is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this map.







OBSERVED BY: L. SWANSON  
DATE: OCTOBER 15, 1999

FILE NO. 100-3

## OBSERVED BY: L. SWANSON

HOLE PTS

PI/NL 1983



1" = 20' HORIZONTAL



N.T.S.

**THIS PROPERTY HAD A**

THESE 177 CLOSING.

### FLOOD ZONE NOTES

© 2000 Blackwell Science Ltd *Journal of Internal Medicine* 247: 369–376

**6710N/68N1717**

STALLED. PRIOR TO ANY COM

100101151125

SURVEYS AND MAPS IN T



**PREPARED FOR**

Wash on 10/22

**CIVIL**

01 RAVENHILL ROAD  
BIRMINGHAM 17, ALA. 35214

REVENUE	BUDGET

--	--	--

0' SHEET: 1 OF 1









Paid \$160.00 Check #2371

Property within 500' of adjoining Town boundary? \_\_\_\_\_  
If so, which town(s)? \_\_\_\_\_  
Date the notice was sent by KIWWC to town clerk of adjoining municipality(ies) \_\_\_\_\_  
Receipt date of copy of Applicants notice to adjoining municipality \_\_\_\_\_

Application #: 20-1485

Date Submitted: 2/19/2020

Date of Receipt by Comm.: \_\_\_\_\_

Fee: 160.00

Staff Initials: LB

**KILLINGLY INLAND WETLANDS & WATERCOURSES COMMISSION APPLICATION**

A \$100.00 base fee (or, for a proposed subdivision, \$100.00 per lot, whichever is greater) plus \$60.00 state fee must accompany each application (**Total fee: \$160.00**). **THIS FEE IS NON-REFUNDABLE.** Checks or money orders should be made payable to the Town of Killingly. **Public hearing fee: \$225.00** required in addition to the above fees if a public hearing is required by the commission(s) and not already included.

**TO BE COMPLETED BY THE APPLICANT - PLEASE PRINT**

preece@properties ct. ci

Applicant's Name: Raymond Preece

Day Phone #: 860 617-0045

Evening Phone #: \_\_\_\_\_

Mailing Address: 146 S. Main St. Brooklyn, CT 06234

Owner of Record: Raymond Preece

Mailing Address: 146 S Main St Brooklyn CT Phone #: (860) 617 0045

Applicant's interest in the land if the applicant is not the property owner: \_\_\_\_\_

Authorization of property owner: Raymond Preece

**LOCATION OF PROPERTY:**

House # and Street: 126 Ballouville Rd

Tax Map Number: \_\_\_\_\_ Block: \_\_\_\_\_ Lot: \_\_\_\_\_

Zoning District: \_\_\_\_\_ Lot Size: \_\_\_\_\_ Lot Frontage: \_\_\_\_\_

Easements and/or deed restrictions: \_\_\_\_\_

**PURPOSE:**

Provide the purpose and description of the proposed activity, including a list of all proposed regulated activities:

Build House 28 x 48  
with driveway and utilities

**ON-SITE WETLANDS AND WATERCOURSES:**

Windham County wetland soil types and areas of each type: \_\_\_\_\_

Watercourse(s) – type (pond, stream, marsh, bog, drainage ditch, etc.), manmade or natural, and area of each: \_\_\_\_\_

**ALTERNATIVES:**

List alternatives considered by the applicant and state why the proposal to alter wetlands as set forth in the application is necessary and was chosen: \_\_\_\_\_

**MATERIALS:**

Provide the volume (cubic yard) and nature of materials to be deposited and/or extracted: \_\_\_\_\_

150 sq. ft. of wetlands disturbance

**MITIGATIVE MEASURES:**

List measures to be taken to minimize or avoid any adverse impact on the regulated area: \_\_\_\_\_

sediment barriers to be installed  
disturbed area to be stabilized and  
covered

**BIOLOGICAL EVALUATION:**

Describe the ecological communities and functions of the wetlands or watercourses involved with the application and the effects of the proposed regulated activities on these communities and wetland functions: \_\_\_\_\_

**SITE PLAN\*:**

Scale 1"=40' showing existing and proposed conditions in relation to wetlands and water courses to include, but not be limited to:

Contours

Buildings

Wells

Driveways

Septic Systems

Drainage Systems (Including Culverts, Footing and Curtain Drains)

Erosion and Sedimentation controls

Wetlands

Watercourses

Areas of Excavation and /or Material Deposit

*\*Refer to Section 6.0 – Application Information Requirements and Section 7.0 – Application Evaluation Criteria of the Killingly Inland Wetlands & Watercourses Commission Regulations for information the Commission may require. Professionally prepared plans (Licensed Land Surveyor/Professional Engineer registered in the State of Connecticut, Soil Scientist) may be required for significant activities.*

**ADDITIONAL INFORMATION:**

List additional information submitted by the applicant:

The applicant understands that this application is to be considered complete only when all information and documents required by the Commission have been submitted. The undersigned warrants the truth of all statements contained herein and in all supporting documents according to the best of his/her knowledge and belief. Permission is granted to the Town of Killingly, Killingly Inland Wetlands & Watercourses Commission, and its agent (s) to walk the land, at reasonable times, and perform those tests necessary to properly review the application, both before and after a final decision has been issued.

Applicant's Signature:

*Raymond Prece*

Date:

*2/19/20*

Owner of Record:

*Raymond Prece*

Date:

*2/19/20*



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

*Telephone: 860 779 1219*

September 24, 2011

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

*RE: Dalpe & Preece project, 0.91-acre lot, Ballouville Road, Killingly*

Dear Paul:

This letter is to verify that I delineated the wetlands on the above referenced lot, as well as on the lot to the east (a.k.a. 126 Ballouville Rd.), which has an existing house and outbuildings located thereon. The wetlands in the area of the proposed homesite are wooded and occupied by poorly drained and very poorly drained, extremely stony soils of the Ridgebury, Leicester, and Whitman soil series. The wetlands are part of a larger system that originates nearly one-quarter mile to the north (according to the NRCS Web Soil Survey). An intermittent stream that is contiguous with the subject wetlands enters the property near its southwest corner, and proceeds a short distance to a road culvert, which flows under Ballouville Road to the south and then feeds into the Five Mile River.

Please contact me if you have any questions.

Sincerely,



Michael G. Schaefer, Sr.  
Professional Soil Scientist









**NOTIFICATION OF TIMBER HARVEST**

Town: Killingly  
 Property Location: 115 Lake Road

Date: 3-3-2020

List all parcels:  
 Assessor's Info:

Map	Block	Lot
083	001	000

OR:

Unique ID
002640

Total acreage of property(s): 50

Total acreage of harvest area: 30±

Landowner(s) of Record: Estate of Judith Jackson  
 Mailing Address: P.O. Box 215  
 Town: Pomfret Center CT Zip 06259  
 Phone (860) 974-1576  
 E-mail: \_\_\_\_\_

Primary Contact: George Jackson  
 Mailing Address: Same  
 Town: \_\_\_\_\_ Zip \_\_\_\_\_  
 Phone ( ) \_\_\_\_\_  
 E-mail: \_\_\_\_\_

**Note:** Timber harvesting is a *Permitted as of Right Activity* pursuant to the Inland Wetlands and Watercourses Act, except for those practices regulated under Section 22a-36 through 22a-45 of the Connecticut General Statutes.

Is there a current forest management/stewardship plan for this property? ☐ Yes ☒ No

This timber harvest has been prepared by a State of Connecticut certified:

(Check one): ☒ Forester OR ☐ Supervising Forest Products Harvester

Forest Practitioner Certificate #: F000917

Name: ERIC H. JOHNSON

Address: 33 WADE ROAD POMFRET CENTER, CT 06259

E-mail: erichforester@att.net

Phone #: (Business) 860-974-9118 (Cell) 860-377-6777

**Property Boundaries:**

Bounds are marked: ☒ Yes ☐ No

**Timber Harvest Boundaries:**

Have been marked or flagged: ☒ Yes ☐ No

Have owners of all lands within 100 feet of the harvest area been notified via first-class mail prior to filing this "Notification of Timber Harvest"? ☐ Yes ☒ No

Estimated starting date of timber harvesting operations: 3/9/20

**Description of Timber Harvest:**

Objective: capture the value of mature timber while re-directing future growth to remaining healthy trees and establishment of desired regeneration

Treatment: Single tree selection

**Amount of forest products to be harvested:**

113,840 Board feet 127 Cords \_\_\_\_\_ Cubic feet \_\_\_\_\_ Tons

**How have the trees to be harvested been designated?**

☒ They have been marked with paint at eye level and at ground level. Paint color(s): Yellow

☐ They have not been marked

**RECEIVED**

This is not an official CT DEP form but it has been endorsed for town usage by: CT Farm Bureau Assoc., CT Forest & Park Assoc., CT Professional Timber Producers, Society of American Foresters - CT Chapter, and others. 3 2020

PLANNING & ZONING DEPT.  
TOWN OF KILLINGLY

## SOIL, WATER AND INLAND WETLANDS RESOURCES

### Actions Being Performed On This Land

(Check all that apply and locate on attached Timber Harvest Area map -- see information below on maps.)

<u>Crossings / Clearing</u> <input type="checkbox"/> Temporary stream/drainage crossing <input type="checkbox"/> Temporary wetlands crossing <input checked="" type="checkbox"/> Removal of trees in wetlands <input checked="" type="checkbox"/> Removal of trees in upland review area	<u>Erosion and Sedimentation Control Measures:</u> <input checked="" type="checkbox"/> Installation of water bars <input checked="" type="checkbox"/> Grading <input checked="" type="checkbox"/> Seeding <input type="checkbox"/> Other (describe below)
<u>Log landing area:</u> <input checked="" type="checkbox"/> anti-tracking pad <input checked="" type="checkbox"/> curb cut	<u>Roads</u> Are new roads, other than skid trails, to be constructed for transport of logs or other activities associated with this harvest? L Yes <input checked="" type="checkbox"/> No

Describe in further detail as necessary:

The following maps are attached to this "Notification" (Check all that apply)

- ☐ Copy of USGS topographic map with property outlined
- ☒ Copy of Assessor's map with property outlined
- ☒ Timber Harvest Area map showing outline of harvest area, main skid road locations, log landing area, truck access roads, inland wetlands, watercourses and any crossings

*The undersigned hereby swear that the information contained in this application is true, accurate and complete to the best of my (our) knowledge and belief and that the timber harvest will be conducted in accordance with the specifications outlined in this "Notification of Timber Harvest"*

Signature of Landowner(s):

*Estate of Judith H. Jackson*  
*George H. Jackson, Jr. Executor* Date: *Mar. 3 '20*

Print/Type Name: George H. Jackson, Executor

Signature of Landowner(s): \_\_\_\_\_ Date: \_\_\_\_\_

Print/Type Name: \_\_\_\_\_

Signature of Certified Forest Practitioner: *Eric H. Johnson* Date: *3-3-2020*

Print Name: Eric H. Johnson

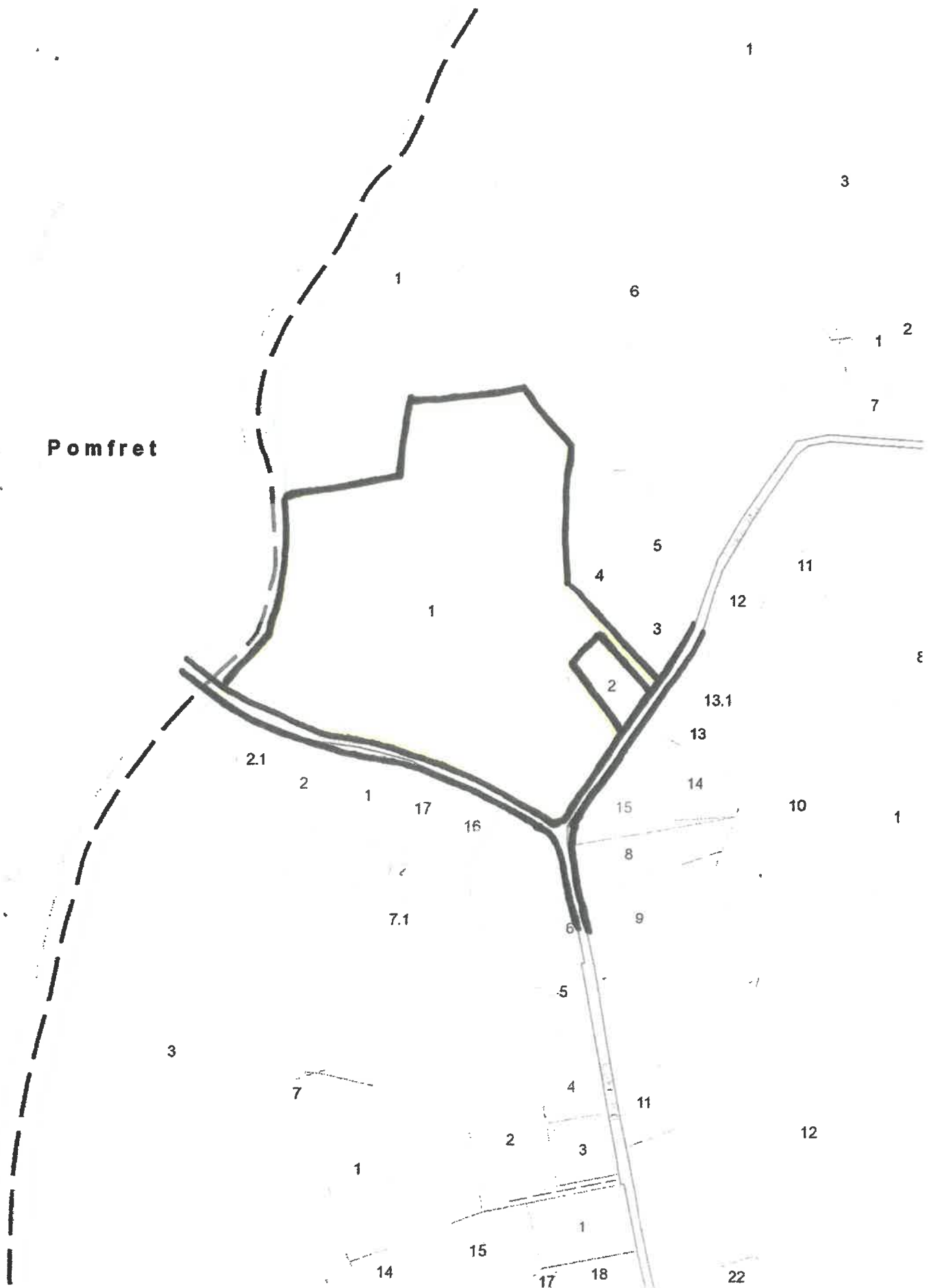
Certificate #: F 000017 Expiration Date: 10/1/20

#### Complete and Submit to:

- The Municipal Inland Wetlands Agency/ies in which the property is located, and
- A courtesy copy of this Notification Form should also be sent to The Department of Environmental Protection, Division of Forestry  
79 Elm Street, Hartford, CT, Tel: (860) 424-9630

*This is not an official CT DEP form but it has been endorsed for town usage by: CT Farm Bureau Assoc., CT Forest & Park Assoc., CT Professional Timber Producers, Society of American Foresters - CT Chapter, and others.*

Pomfret

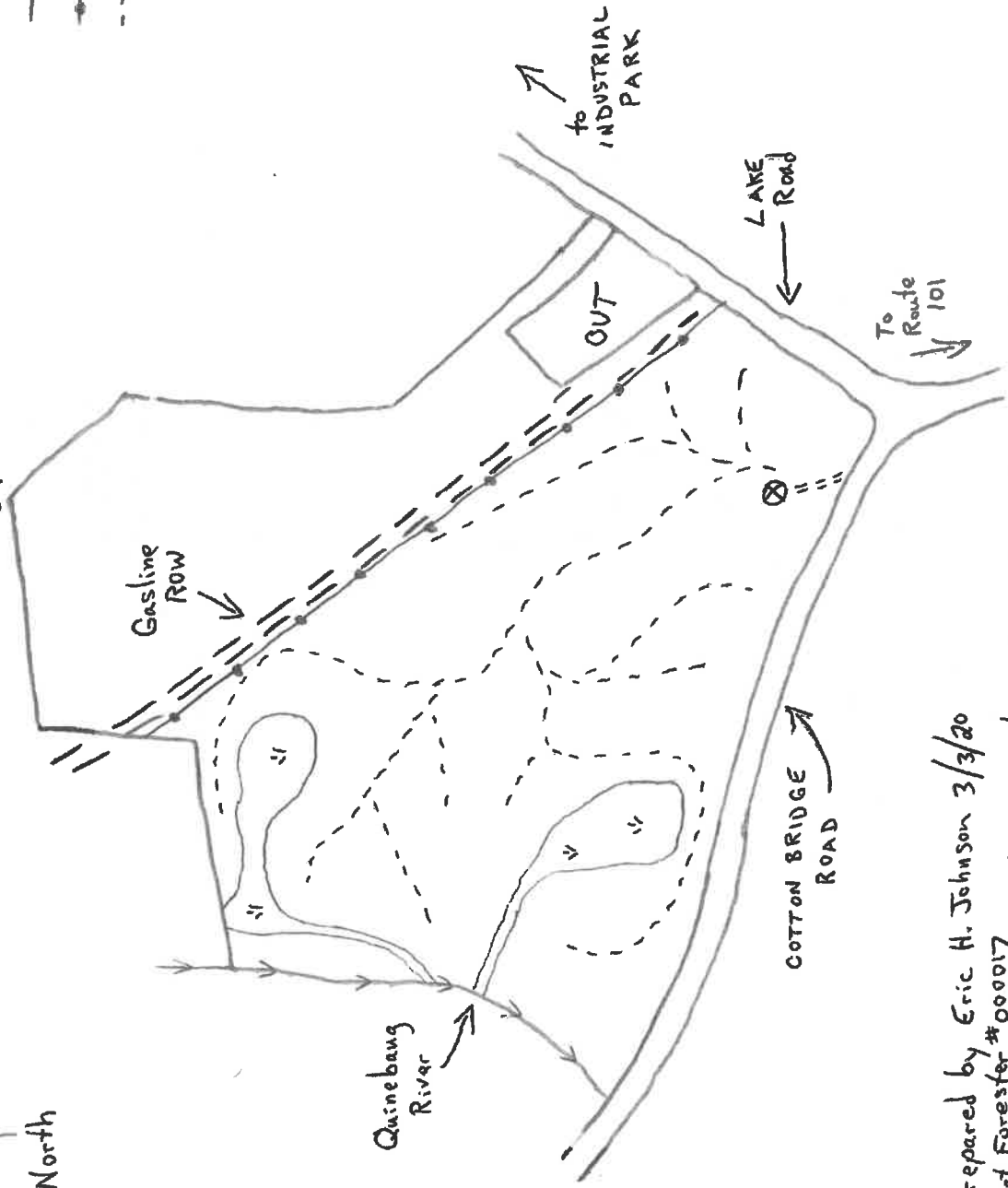


PROPERTY OF  
THE ESTATE OF  
JUDITH JACKSON  
115 LAKE ROAD  
150 acres  
Killingly, CT



### LEGEND

- property boundary  
 —●— harvest boundary  
 - - - - - skid roads  
 ⊗ log deck  
 ~~~~~ wetland



Map prepared by Eric H. Johnson 3/3/20  
CT Cert. Forester #000017  
I don't research





79 Elm Street • Hartford, CT 06106-5127

[www.ct.gov/deep](http://www.ct.gov/deep)

Affirmative Action/Equal Opportunity Employer

**NOTICE OF TENTATIVE DECISION  
INTENT TO ISSUE A STATE PERMIT  
FOR THE FOLLOWING DISCHARGE INTO  
THE WATERS OF THE STATE OF CONNECTICUT**

**TENTATIVE DECISION**

The Commissioner of Energy and Environmental Protection ("the Commissioner") hereby gives notice of a tentative decision to issue a permit based on an application submitted by **NTE Connecticut, LLC** ("the applicant") under section 22a-430 of the Connecticut General Statutes ("CGS") for a permit to discharge into the waters of the state.

In accordance with applicable federal and state law, the Commissioner has made a tentative decision that the proposed system to treat the discharge will protect the waters of the state from pollution.

The Commissioner proposes to require the applicant to submit plans and specifications of the proposed treatment system and such additional information as the Commissioner deems necessary to ensure the protection of the waters of the state from pollution. If such plans are approved by the Commissioner and the treatment system is constructed in full compliance with the approval, the Commissioner proposes to issue a permit for this discharge to the sewer.

The proposed permit, if issued by the Commissioner, will require that wastewater be treated and periodically monitored to demonstrate it meets permit effluent limitations.

**APPLICANT'S PROPOSAL**

NTE Connecticut, LLC proposes to discharge a maximum of 90,000 gallons per day of low volume wastewaters from steam electric power generation operations at the Killingly Energy Center to the Killingly Water Pollution Control Facility.

The name and mailing address of the permit applicant are:

NTE Connecticut, LLC  
24 Cathedral Place, Suite 300  
Saint Augustine, Florida 32084

**RECEIVED**

MAR 10 2020

PLANNING & ZONING DEPT.  
TOWN OF KILLINGLY

The proposed activity will take place at:

Killingly Energy Center  
189 Lake Road  
Killingly, Connecticut 06241

## **REGULATORY CONDITIONS**

### **Type of Treatment**

Wastewater from the plant floor drains will be passed through an oil/water separator to remove oil and grit prior to the operational sump (DSN 201-1).

### **Effluent Limitations**

This permit contains effluent limitations and conditions consistent with Case by Case Determination using the criteria of Best Professional Judgement and 40 CFR 423.17(b) Steam Electric Power Generating Point Source Category Pretreatment Standards for New Sources (PSNS) and will protect the waters of the state from pollution when all of the conditions of the permit have been met.

In accordance with section 22a-430-4(l) of the Regulations of Connecticut State Agencies ("RCSA"), the permit contains effluent limitations for temperature, heavy metals and pH.

### **Compliance Schedule**

This permit contains an enforceable compliance schedule which requires the applicant to notify the Commissioner when commercial operations commence, submit an updated operation and maintenance plan for the wastewater treatment system once built, and submit a detailed analytical analysis of the discharge once commercial operations begin.

## **COMMISSIONER'S AUTHORITY**

The Commissioner is authorized to approve or deny such permits pursuant to section 22a-430 of the CGS and the Water Discharge Permit Regulations (section 22a-430-3 and 4 of the RCSA).

## **INFORMATION REQUESTS**

The application has been assigned the following numbers by the Department of Energy and Environmental Protection. Please use these numbers when corresponding with this office regarding this application.

APPLICATION NO. 201615592      PERMIT ID NO. SP0002475

Interested persons may obtain copies of the application from

Tim Eves  
NTE Connecticut, LLC  
24 Cathedral Place, Suite 300  
Saint Augustine, Florida 32084  
813-503-2991

The application is available for inspection by contacting Stephen Edwards at the Water Permitting and Enforcement Division, Bureau of Materials Management and Compliance Assurance, Department of Energy and Environmental Protection, 79 Elm Street, Hartford, CT 06106-5127 or at 860 424 3838 from 8:30 - 4:30, Monday through Friday.

Any interested person may request in writing that his or her name be put on a mailing list to receive notice of intent to issue any permit to discharge to the surface waters of the state. Such request may be for the entire state or any geographic area of the state and shall clearly state in writing the name and mailing address of the interested person and the area for which notices are requested.

#### **PUBLIC COMMENT**

Prior to making a final decision to approve or deny any application, the Commissioner shall consider written comments on the application from interested persons that are received within thirty (30) days of this public notice. Written comments should be directed to Stephen Edwards, Bureau of Materials Management and Compliance Assurance, Department of Energy and Environmental Protection, 79 Elm Street, Hartford, CT 06106-5127. The Commissioner may hold a public hearing prior to approving or denying an application if in the Commissioner's discretion the public interest will be best served thereby, and shall hold a hearing upon receipt of a petition signed by at least twenty-five (25) persons. Notice of any public hearing shall be published at least thirty (30) days prior to the hearing.

Petitions for a hearing should include the application number noted above and also identify a contact person to receive notifications. Petitions may also identify a person who is authorized to engage in discussions regarding the application and, if resolution is reached, withdraw the petition. Original petitions must be *mailed or delivered* to: DEEP Office of Adjudications, 79 Elm Street, 3<sup>rd</sup> floor, Hartford, CT, 06106-5127. Petitions cannot be sent by fax or email. Additional information can be found at [www.ct.gov/deep/adjudications](http://www.ct.gov/deep/adjudications).



Oswald Inglese, Jr.  
Director  
Water Permitting and Enforcement Division  
Bureau of Materials Management and Compliance Assurance

Dated: *February 28, 2020*



# TOWN OF KILLINGLY

## PLANNING & DEVELOPMENT OFFICE

172 Main Street, Killingly, CT 06239  
Tel: 860-779-5311 Fax: 860-779-5381

### **For Recording Purposes Only**

Party 1: Town of Killingly – Board of Education

Party 2: Town of Killingly / IWWC

Type Doc: Decision

Add'l Description: 226 Putnam Pike; GIS MAP 79, Lot 2

### **DECISION LETTER**

April 1, 2020

Town of Killingly Board of Education

Attn: Steve Rioux

79 Westfield Ave

Killingly, CT 06239

**RE: APPROVAL – IWWC (IWWA) APPLICATION #20-1488  
226 PUTNAM PIKE, GIS MAP 79, LOT 2**

Dear Mr. Rioux:

On April 1, 2020 the Killingly Inland Wetlands and Watercourses Authorized Agent approved Application #20-1488 of Town of Killingly – Board of Education, to replace the existing natural turf athletic field (stadium field) with artificial turf field within 200' of the upland review area at Killingly High School; with all associated grading, drainage, and utilities; location 226 Putnam Pike; GIS Map 79, Lot 2; Rural Development Zone.

**NOTE: This letter constitutes a report to the Town of Killingly Planning and Zoning Commission under Connecticut General Statutes 8-3(g); 8-3c (b), and 8-26(e).**

### **Conditions of this approval are as follows:**

- No addition conditions see below.

As for all approvals, the standard requirements of wetlands approvals apply to this application:

1. The site must be developed according to the approved plans.
2. The erosion and sediment controls; i.e.: silt fences and/or hay bales, need to be installed according to the approved plan and then the applicant must contact the Wetlands Agent for an inspection, the E&S must be found to be satisfactory before any zoning permit is issued or any work is to begin.
3. The erosion and sediment controls must be maintained throughout construction and remain in place until all disturbed slopes have been stabilized, seeded and the vegetation has either been mowed twice or grown to at least 6 inches in height.
4. All disturbed slopes must be stabilized within one season (spring or fall) of the completion of the project before a Certificate of Compliance (COC) will be issued.
5. A "Conservation Mix" is recommended, for the seeding of all disturbed areas that are not to be established as formal lawn areas.

- a. This seed mix can be found in home and garden centers, it will have "Conservation Mix" on the label.
  - b. It does not contain seed that would introduce invasive plants that spread into the natural vegetation beyond the limits of disturbance.
6. Any change from the plan approved by the commission within 200' of the wetlands or watercourses must be resubmitted to the Killingly Inland Wetlands and Watercourses Commission for its approval.
7. Onsite wetlands/watercourses must be permanently marked. The wetlands/watercourse disks are available from the Killingly Planning and Development Office. Please follow the requirements below for posting the disks.
  - a. Disks must be posted with:
    - i. One disk must be posted at each boundary corner, facing outward from the wetlands;
    - ii. And every 75 feet in between, along the boundary of the delineated wetlands, facing outward from the wetlands. If there are no suitable trees at approximately 75' you may use a permanent post that has not been treated with arsenic.
    - iii. Using aluminum nails only, at a 4' height on each tree or post
  - b. You need to leave about ¼ inch space between the disk and the tree to allow the tree to grow.

**LEGAL NOTICE:** The decision legal notice was posted on the Town website (Killingly.org) on Wednesday, April 1, 2020 (Pursuant to the Governor's Executive Order 7B – RE: COVID-19). Please note that an appeal period, of 15 days, began on that date in accordance with state statutes and ends at the end of business on Thursday, April 16, 2020.

**RECORDING:** This approval does not become official until an original signed copy of this letter is filed in the Town Clerk's land records, once the appeal period ends. Since this is a Town of Killingly project, the approval letter will be recorded by this office at no charge after the appeal period has ended.

**EXPIRATION/EXTENSION:** This approval will be valid for a five-year period, ending on Tuesday, April 1, 2025. Extension of this permit will be allowed by the IWWC in accordance with state statutes.

Issuance of the IWWC permit does not abrogate the responsibility of the applicant to obtain permits that may be necessary from other agencies at the local, state or federal level prior to commencing your project.

If you have any questions regarding this matter, please contact me at 860-779-5311, Monday, Wednesday & Thursday 8:00 AM to 5:00 PM; Tuesday 8:00 AM to 6:00 PM and Friday, 8:00 AM to Noon. Voice mail is available after normal business hours.

Sincerely,



Ann-Marie L. Aubrey,  
Director Planning & Development, Acting IWWA

cc: Jonathan Blake, Planner / Zoning Enforcement Officer (via email)  
Alan R. Carpenter, P.E. (via email)  
File

Property within 500' of adjoining Town boundary? \_\_\_\_\_  
If so, which town(s)? \_\_\_\_\_  
Date the notice was sent by KIWWC to town clerk of adjoining municipality(ies) \_\_\_\_\_  
Receipt date of copy of Applicants notice to adjoining municipality \_\_\_\_\_

Application #: 20-1488  
Date Submitted: 3/13/20  
Date of Receipt by Comm.: \_\_\_\_\_  
Fee: Exempt  
Staff Initials: dmc

**KILLINGLY INLAND WETLANDS & WATERCOURSES COMMISSION APPLICATION**

A \$100.00 base fee (or, for a proposed subdivision, \$100.00 per lot, whichever is greater) plus \$20.00 state fee must accompany each application (**Total fee: \$160.00**). **THIS FEE IS NON-REFUNDABLE**. Checks or money orders should be made payable to the Town of Killingly. **Public hearing fee: \$225.00** required in addition to the above fees if a public hearing is required by the commission(s) and not already included.

**TO BE COMPLETED BY THE APPLICANT - PLEASE PRINT**

Applicant's Name: TOWN OF KILLINGLY BOARD OF ED. ATTN: STEVEN RIOUX  
Day Phone #: 860-779-6600 Evening Phone #: \_\_\_\_\_  
Mailing Address: 79 WESTFIELD AVENUE, KILLINGLY, CT 06239  
Owner of Record: TOWN OF KILLINGLY, CT  
Mailing Address: SAME AS ABOVE Phone #: \_\_\_\_\_

Applicant's interest in the land if the applicant is not the property owner: \_\_\_\_\_

**RECEIVED**

Authorization of property owner: \_\_\_\_\_

MAR 13 2020

**LOCATION OF PROPERTY:**

PLANNING & ZONING DEPT.  
TOWN OF KILLINGLY

House # and Street: 226 PUTNAM PIKE  
Tax Map Number: 079-002-000-000 Block: 79 Lot: 2  
Zoning District: RURAL DEVEL. Lot Size: 142± AC Lot Frontage: 200'±  
Easements and/or deed restrictions: \_\_\_\_\_

**PURPOSE:**

Provide the purpose and description of the proposed activity, including a list of all proposed regulated activities:

ADDITION OF A NEW ARTIFICIAL TURF FIELD IN PLACE OF THE EXISTING  
NATURAL TURF FIELD AT KILLINGLY HIGH SCHOOL STADIUM FIELD.  
88,750 SF INSIDE EXISTING TRACK.



**ON-SITE WETLANDS AND WATERCOURSES:**

Windham County wetland soil types and areas of each type: SEE MAP

Watercourse(s) – type (pond, stream, marsh, bog, drainage ditch, etc.), manmade or natural, and area of each:

SEE MAP

**ALTERNATIVES:**

List alternatives considered by the applicant and state why the proposal to alter wetlands as set forth in the application is necessary and was chosen:

NO ALTERATION OF EXISTING WETLANDS IS PROPOSED.

PROTECT PROPOSES WORK IN THE UPLAND REVIEW AREA ONLY.

ALL WORK IN UPLAND REVIEW AREA TO BE DONE WITH EROSION AND SEDIMENTATION CONTROL BMPs.

**MATERIALS:**

Provide the volume (cubic yard) and nature of materials to be deposited and/or extracted:

NONE IN WETLANDS.

**MITIGATIVE MEASURES:**

List measures to be taken to minimize or avoid any adverse impact on the regulated area:

EROSION & SEDIMENTATION CONTROL MEASURES PER CTDEP BMPs TO BE EMPLOYED BY CONTRACTOR PRIOR TO AND DURING GROUND DISTURBANCE ACTIVITIES. MEASURES TO BE IN PLACE UNTIL FINAL STABILIZATION.

**BIOLOGICAL EVALUATION:**

Describe the ecological communities and functions of the wetlands or watercourses involved with the application and the effects of the proposed regulated activities on these communities and wetland functions:

NO BIOLOGICAL IMPACT ANTICIPATED.

**SITE PLAN\*:**

Scale 1"=40' showing existing and proposed conditions in relation to wetlands and water courses to include, but not be limited to:

Contours  
Buildings  
Wells  
Driveways  
Septic Systems  
Drainage Systems (Including Culverts, Footing and Curtain Drains)  
Erosion and Sedimentation controls  
Wetlands  
Watercourses  
Areas of Excavation and /or Material Deposit

*\*Refer to Section 6.0 – Application Information Requirements and Section 7.0 – Application Evaluation Criteria of the Killingly Inland Wetlands & Watercourses Commission Regulations for information the Commission may require. Professionally prepared plans (Licensed Land Surveyor/Professional Engineer registered in the State of Connecticut, Soil Scientist) may be required for significant activities.*

**ADDITIONAL INFORMATION:**

List additional information submitted by the applicant:

STORMWATER CONTROL ON-SITE TO MATCH EXISTING DISCHARGE  
PATTERNS AND CONFIGURATION, DISCHARGE LOCATIONS, VOLUMES  
AND RATES TO BE SAME OR LESS THAN EXISTING.

The applicant understands that this application is to be considered complete only when all information and documents required by the Commission have been submitted. The undersigned warrants the truth of all statements contained herein and in all supporting documents according to the best of his/her knowledge and belief. Permission is granted to the Town of Killingly, Killingly Inland Wetlands & Watercourses Commission, and its agent (s) to walk the land, at reasonable times, and perform those tests necessary to properly review the application, both before and after a final decision has been issued.

Applicant's Signature: Stu Rye

Date: 3/12/2020

Owner of Record: SAME AS ABOVE

Date: \_\_\_\_\_



March 11, 2020

550 North Main Street  
Suite 6  
Attleboro, MA 02703  
Phone: 508.659.7020  
Fax: 508.659.7021

Mr. Jonathan Blake, Planner, ZEO  
Town of Killingly Inland Wetlands and Watercourses Commission  
172 Main Street  
Killingly, CT 06239

RE: Killingly Inland Wetlands and Watercourses Permit Application for  
Killingly High School Stadium Field Artificial Turf Renovation for  
Regulated Activities in the Upland Review area  
226 Putnam Pike, Killingly, CT  
Map 79, Lot 2  
CPH Job Number: Z6582.ARC

**RECEIVED**

MAR 13 2020

PLANNING & ZONING DEPT.  
TOWN OF KILLINGLY

Dear Mr. Blake:

Please accept the attached application and plan for the above project. The Killingly Board of Education is undertaking the above project to upgrade the existing Killingly High School Stadium Field to an Artificial Turf field from natural turf.

**Overall Project**

The project will cover 88,750 SF of field renovation/replacement within confines of the existing running track at the KHS Stadium field.

The project will entail the installation of Erosion and Sedimentation Control BMPs first, excavation of up to 24-inches of material from the field footprint, fine grading and replacement of the new field typical section in the exact footprint of the existing field. Some subsurface drainage control and conveyance elements and pipes will be added to facilitate the field drainage but will match the pre-existing drainage flow patterns, rates and volumes.

**Upland Review Area Impacts**

The work being conducted is entirely outside any regulated wetlands that currently exist on-site but because the field exists above the existing on-site wetlands on both the northeast end of the field and southeast end of the field, there will be some work within the Regulated Upland Review Area. The northeast area contains 9,133 SF of work in the upland review area and the southeast area contains 4,647 SF of work with the upland review area.

**Erosion and Sedimentation Controls**

The construction activities will be preceded by the installation of Erosion and Sedimentation Control BMPs to control sediment laden discharges and limit them to the greatest extent possible during construction. Those measures, locations and specifications are provided on the design drawing and the actions of the contractor will be monitored during construction to remain in compliance with CTDEEP NPDES General Permit.



This letter and the attached plans are to request your approval of the work for construction. We anticipate the construction will be 90 days. We expect it will be done Spring and Summer of 2020 and be ready for use in September 2020.

We are also requesting waiver of the application fee as the applicant is a Town Agency.

We look forward to presenting the project to you and are available to provide any additional input or information you may need.

Sincerely,  
CPH Design, Inc.

A handwritten signature in blue ink, appearing to read "Alan R. Carpenter", is written over a circular blue ink stamp.

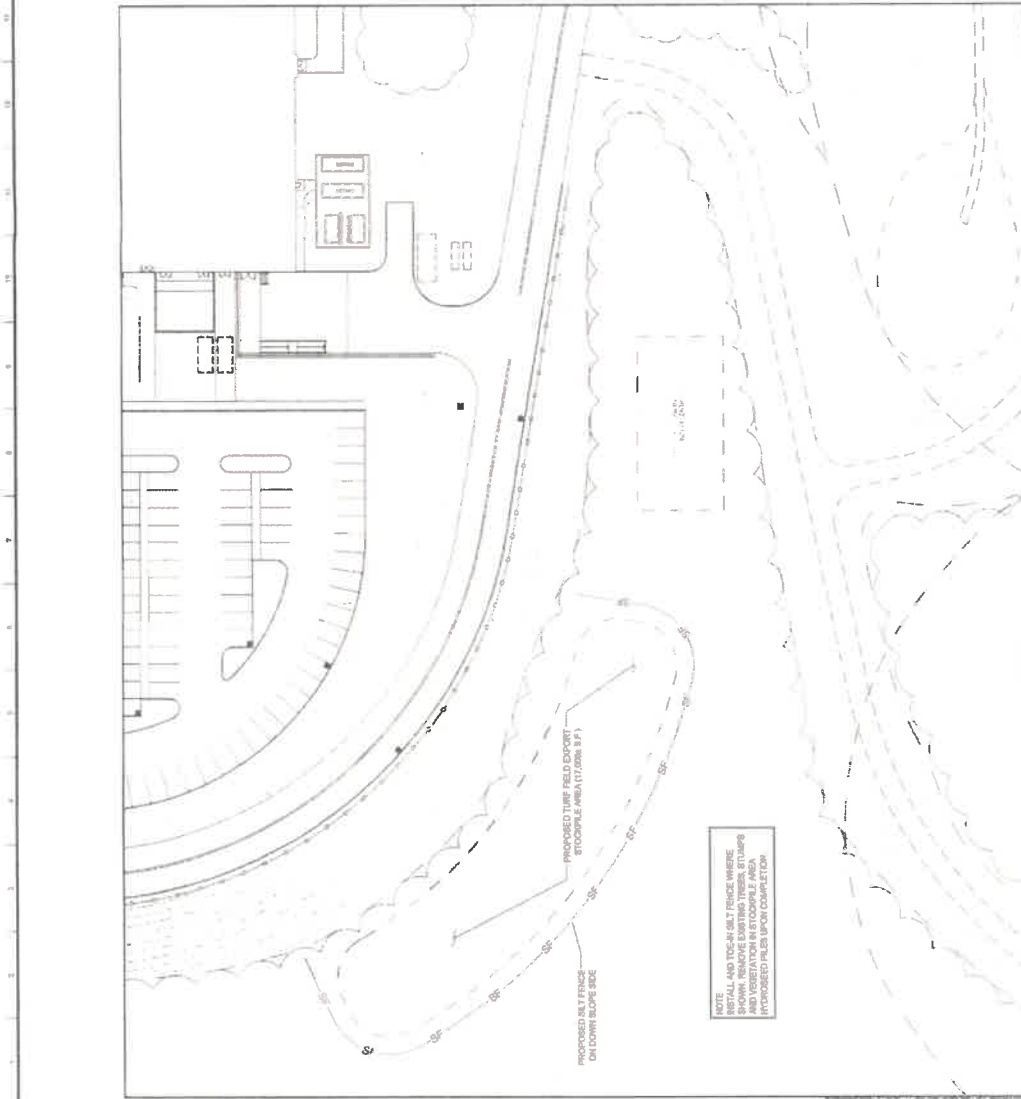
Alan R. Carpenter, PE  
Vice President / Regional Manager

cc. Steven Rioux, Killingly Superintendent of Schools  
Elise Guari, Principal Killingly High School  
Kevin Marcoux, Athletic Director Killingly High School  
Andrew Dyjak, Principal, FieldTurf









**NOTE**  
INSTALL AND TIE-IN SILT FENCE WHERE  
SHOWN. REMOVE EXISTING TREES, STUMPS  
AND VEGETATION IN STOCKPILE AREA  
HYDROSEED PILES UPON COMPLETION

PROPOSED TURF FIELD EXPORT STOCKPILE AREA (17,000± S.F.)

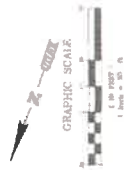
PROPOSED SILT FENCE

PROPOSED TURF FIELD EXPORT

PROPOSED TURF FIELD EXPORT

| ACREAGE SUMMARY        |          |
|------------------------|----------|
| TOTAL PROJECT AREA     | 2.43 AC. |
| ON-SITE DISTURBED AREA | 2.43 AC. |
| TOTAL DISTURBED AREA   | 2.43 AC. |

THE CONTRACTOR SHALL PAY CLOSE ATTENTION WHEN CLEANING AND/OR GRADING THE SITE TO ENSURE THAT WHEN EXISTING ROOTS ARE ENCOUNTERED THEY ARE CUT OFF EVENLY WITH CLEAN SHARP MAINTENANCE TOOLS. CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING THE DAMAGE OF THE EXISTING ROOT SYSTEM.



PROPOSED TURF FIELD STOCKPILE AND  
EROSION CONTROL PLAN AND NOTES

**eph**  
www.ephcorp.net  
A Full Service  
A.A.R. Firm

Architects  
 Engineers  
 Environmental  
 Landscape Architects  
 Planners  
 Surveyors

Offices for  
 • Florida  
 • Puerto Rico  
 • Connecticut  
 • Maryland  
 • Texas

|      |  |
|------|--|
| 1992 |  |
|      |  |
|      |  |
|      |  |
|      |  |
|      |  |

[illegible]

|      |  |
|------|--|
| 0.75 |  |
| 0.60 |  |
| 0.45 |  |
| 0.30 |  |
| 0.15 |  |
| 0.00 |  |

|              |  |
|--------------|--|
| Drawn by:    |  |
| Checked by:  |  |
| Approved by: |  |
| Date:        |  |
| Job No.:     |  |

Please Forward To:  
 CPN Design, Inc.  
 10000 Old Mill Road  
 Suite 200  
 Columbia, MD 21046  
 Tel: 410-326-7000

Chloride  
mg/dL  
102-106

PILE AND  
NOTES

STOCK  
AN AND  
ROVE  
COLFIELD 3  
E IMP  
A HIGH SCH

ED SIT  
CONTR

POSED  
POSITION  
POSED

Sheet No. \_\_\_\_\_

C-2

KILLINGLY HIGH SCHOOL  
DAYVILLE, CT



A Tarkett Sports Company

|                   |                |
|-------------------|----------------|
| DRAWN BY:         | J. L.          |
| CHECKED BY:       | J. B.          |
| SCALE:            | 1"=45'         |
| TOTAL FIELD AREA: | 89,112 sq. ft. |
| PERIMETER:        | 1214 ft.       |



**FIELD LAYOUT NOTES** *numbers are in order of dominance:*

1. FOOTBALL MARKINGS ARE 4" WHITE NFHS STANDARDS.
2. SOCCER MARKINGS ARE 4" CANARY YELLOW NFHS STANDARDS.
3. GIRLS LACROSSE TICK MARKS MARKINGS ARE 4" BLACK NFHS STANDARDS.
4. FIELD HOCKEY MARKINGS ARE 4" LAZARON BLUE NFHS STANDARDS.

FIELD DOMINANCY IS ONLY WITHIN THE FOOTBALL FIELD OF PLAY.





COLOR DASHED CIRCLES ARE TO INDICATE PLACEMENT OF THE 4" X 4" INLaid TICK MARKS.

ALL DIMENSIONS TO BE VERIFIED BEFORE ANY CONSTRUCTION BEGINS.

**NFHS STANDARDS**

FIELD GREEN / SUMMER GREEN  
FIELDTURF  
89,112 sq. ft.

LOGO COLORS:  COMPLETE COLOR NAME: WHITE  
PANTONE COLOR NUMBER: WHITE

|               |                                                                                       |                                                                                        |
|---------------|---------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------|
| SPORT COLORS: |  | FOOTBALL<br>COMPLETE COLOR NAME: WHITE<br>PANTONE COLOR NUMBER: WHITE                  |
|               |  | SOCCER<br>COMPLETE COLOR NAME: CANARY YELLOW<br>PANTONE COLOR NUMBER: 136C             |
|               |  | GIRLS LACROSSE TIGR MARKS<br>COMPLETE COLOR NAME: BLACK<br>PANTONE COLOR NUMBER: BLACK |
|               |  | FIELD HOCKEY<br>COMPLETE COLOR NAME: LAGOON BLUE<br>PANTONE COLOR NUMBER: 292C         |

|               |  |
|---------------|--|
| APPROVED BY:  |  |
| SIGNATURE:    |  |
| PRINTED NAME: |  |
| TITLE:        |  |
| DATE:         |  |



