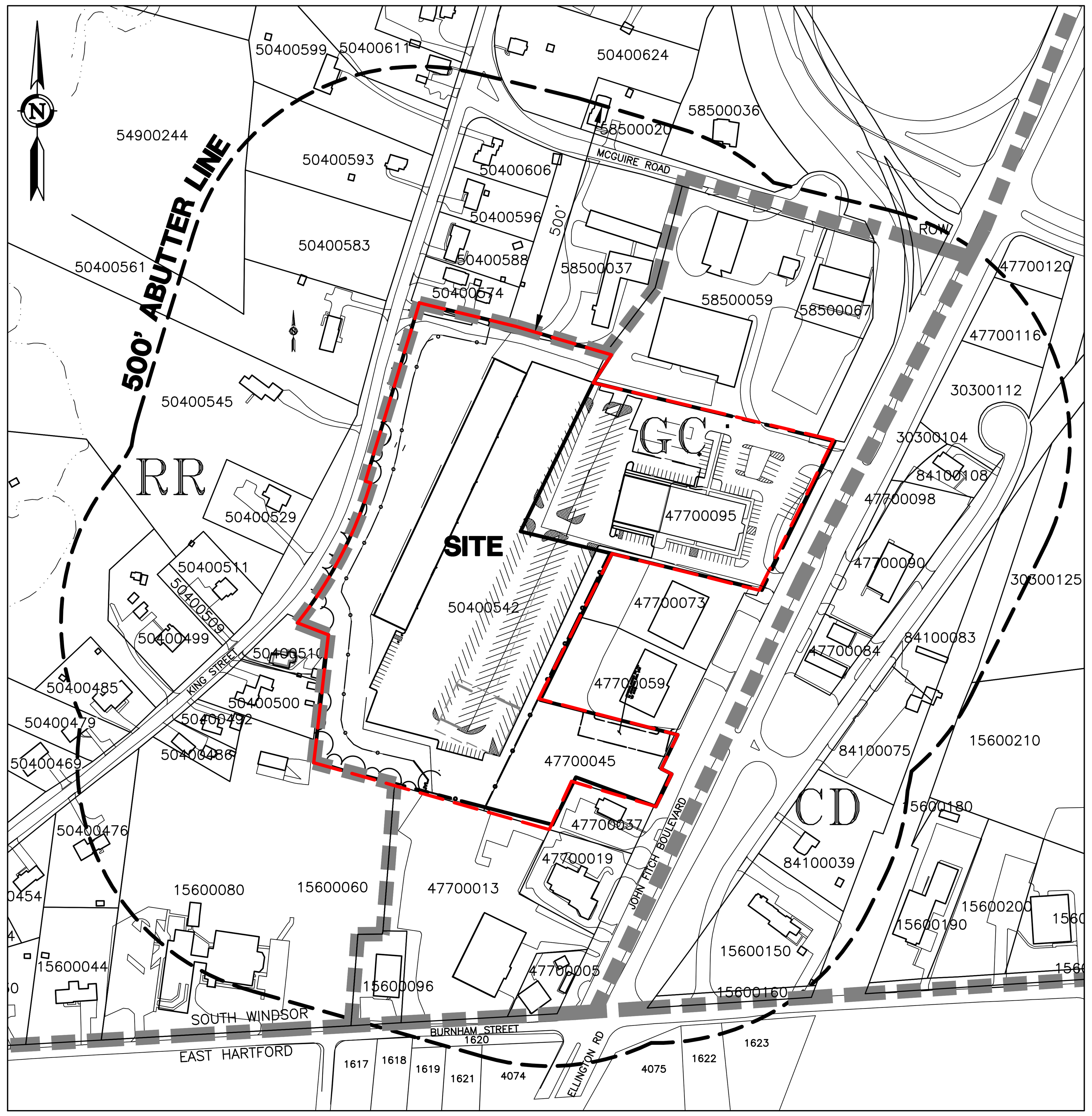
HARTFORD TRUCK EQUIPMENT

SITE PLAN MODIFICATION

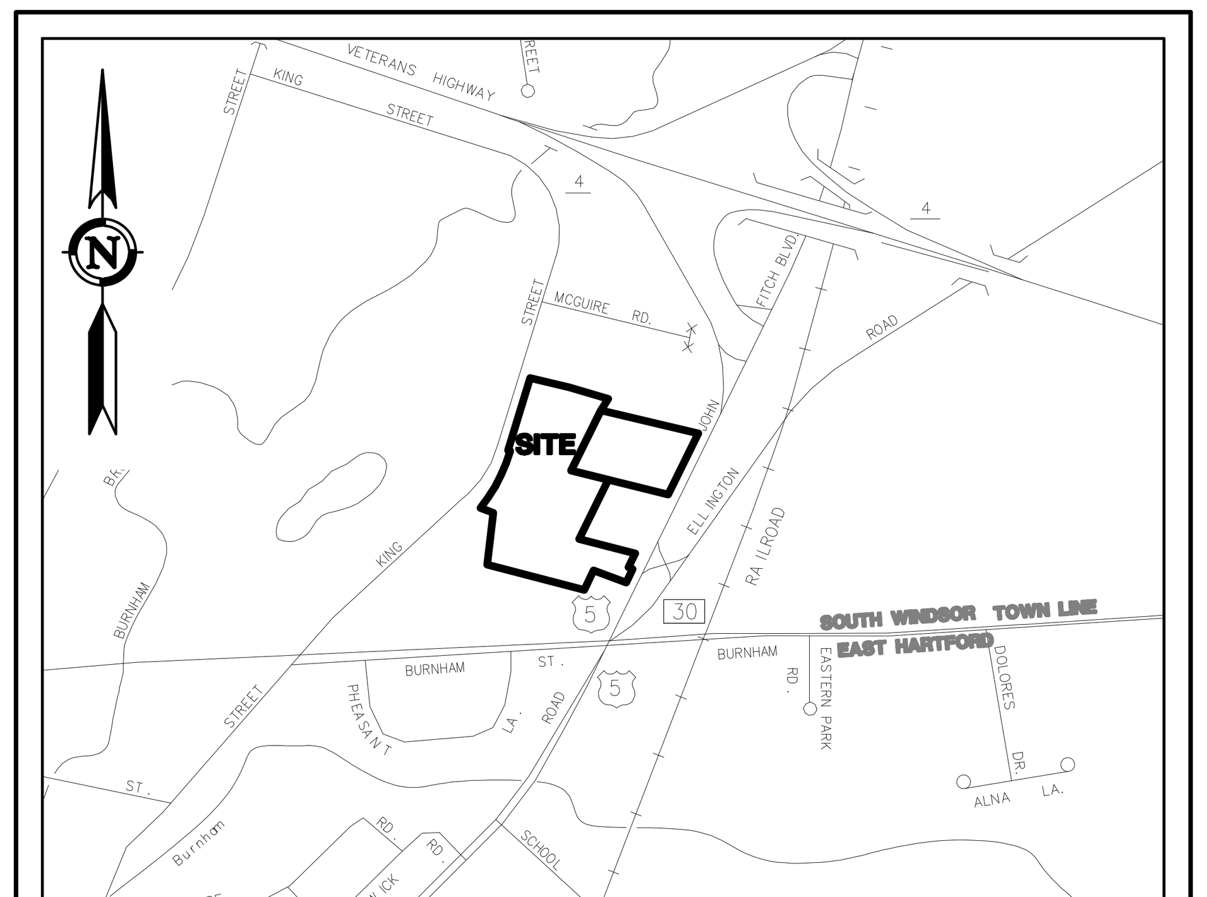
45, 95 JOHN FITCH BOULEVARD & 542 KING STREET ~ SOUTH WINDSOR ~ CT

GIS #: 50400542, 47700095, 47700045

N/F 500' ABUTTERS		
PARCEL ID	STREET ADDRESS	OWNER
1620	105 BURNHAM STREET	TOWN OF EAST HARTFORD
1621	107 BURNHAM STREET	CHAN ERNESTO CALVERT & LOUISE P
1622	149 BURNHAM STREET	P & Z ELLINGTON ROAD REALTY LLC
1623	157 BURNHGAM STREET	P & Z ELLINGTON ROAD REALTY LLC
4074	400 ELLINGTON ROAD	MUMFORD CHARLES R SR
4075	405 ELLINGTON ROAD	P & Z ELLINGTON ROAD REALTY LLC
15600060	60 BURNHAM STREET	TRUTH BAPTIST CHURCH OF -
15600080	60 BURNHAM STREET	TRUTH BAPTIST CHURCH OF -
15600096	96 BURNHAM STREET	SZUKI GEORGE H & CYNTHIA V
15600096	96 BURNHAM STREET	SZUKI GEORGE H & CYNTHIA V
15600150	150 BURNHAM STREET	KIDS-5 LLC
15600160	160 BURNHAM STREET	CONN STATE OF
15600210	210 BURNHAM STREET	CURRENT RESIDENT
30300104	104 ELLINGTON ROAD	CURRENT RESIDENT
30300112	112 ELLINGTON ROAD	CURRENT RESIDENT
30300125	125 ELLINGTON ROAD	ARG STWINCT001 LLC
47700005	5 JOHN FITCH BLVD	ALLIANCE ENERGY CORP
47700013	13 JOHN FITCH BLVD	CARON DAVID
47700019	19 JOHN FITCH BLVD	19 JOHN FITCH BOULEVARD II LLC
47700037	37 JOHN FITCH BLVD	DBB MANAGEMENT LLC
47700059	59 JOHN FITCH BLVD	CHURILO PETER
47700073	73 JOHN FITCH BLVD	CHURILO PETER
47700084	84 JOHN FITCH BLVD	TONYS TURTLE GAS LLC
47700090	90 JOHN FITCH BLVD	GILL JASON
47700098	98 JOHN FITCH BLVD	CONN STATE OF
47700116	116 JOHN FITCH BLVD	CONN STATE OF
47700120	120 JOHN FITCH BLVD	CONN STATE OF
50400469	469 KING STREET	KELLEY BRITTANY
50400476	476 KING STREET	GRAHAM BRIAN T &
50400479	479 KING STREET	LIVINGSTON STEPHEN P & KIMBERLY
50400485	485 KING STREET	MARSH STEVEN J
50400486	486 KING STREET	SHELDON DAVID B & ELAINE R
50400491	491 KING STREET	SOUTH WINDSOR TOWN OF
50400492	492 KING STREET	MURPHY SHANNON
50400499	499 KING STREET	TEDONE TAMARA
50400500	500 KING STREET	CALABRESE MARK
50400509	509 KING STREET	RUSSAK WALTER O
50400510	510 KING STREET	UCCELLO ROBERT A & JESSICA
50400511	511 KING STREET	RUSSAK WALTER O &
50400529	529 KING STREET	BALTZ FRANK R &
50400545	545 KING STREET	RUSSAK ROBERT
50400561	561 KING STREET	RUSSO THOMAS J & BEATA
50400574	574 KING STREET	ST JARRE STEVEN J
50400583	583 KING STREET	RUSSAK MURIEL
50400588	588 KING STREET	COLTON LISA A
50400593	593 KING STREET	RIOUX NICOLE & DAVID
50400596	596 KING STREET	VAZQUEZ EDWIN & NELIDA
50400599	599 KING STREET	GALUSKA MICHAEL E
50400606	606 KING STREET	BRENNAN JUSTINE
50400611	611 KING STREET	AHLEMEYER WILLIAM F &
50400624	624 KING STREET	WAINIKIEWICZ MARGARET L/U
54900244	244 MAIN STREET	JONES ROBERT E JR &
58500020	20 MCGUIRE ROAD	RAMIREZ PEDRO R
58500036	36 MCGUIRE ROAD	DBB MANAGEMENT LLC
58500037	37 MCGUIRE ROAD	SUNDERLAND EDWARD T III
58500059	59 MCGUIRE ROAD	MCGUIRE ROAD ASSOCIATES LLC
58500067	67 MCGUIRE ROAD	DBB MANAGEMENT LLC
84100039	39 SPIELMAN ROAD	DUNTZ KATHY L
84100075	75 SPIELMAN ROAD	TONUCCI RICHARD L & BERNICE A
84100083	83 SPIELMAN ROAD	TONUCCI RICHARD L & BERNICE A
84100108	108 SPIELMAN ROAD	LATORRE EDA



KEY MAP
SCALE: 1"=200'



LOCATION MAP
SCALE: 1"=1,000'

ZONING TABLE

ZONE: GC ZONE (GENERAL COMMERCIAL)			
ITEM	REQUIRED/ ALLOWED	EXISTING	PROPOSED
LOT AREA	30,000 SF	677,719 SF(1)	677,719 SF(1)
LOT FRONTAGE	100'	350'(2)	350'(2)
LOT DEPTH	150'	536'	536'
FRONT YARD	50'	87.9'	87.9'
SIDE YARD	10'	67.7'	67.7'
REAR YARD	15'	–	–
BUILDING HEIGHT	40'	<40'	<40'
STORIES	2	1	1
LOT COVERAGE	30%	2.8%	10.6%
IMPERVIOUS COVERAGE	65%	18.9%	59.3%
PARKING	108	51	108*
PARKING LOT LANDSCAPING	10%	16%	10.6%

(1) 542 KING STREET, 45 AND 95 JOHN FITCH BOULEVARD COMBINED
(2) 95 JOHN FITCH BLVD. FRONTAGE

PARKING NOTES:
* PER THE TOWN OF SOUTH WINDSOR ZONING REGULATIONS TABLE 6.4.3B

PARKING CALCULATION:
EXISTING OFFICE SPACE: 7,000 SF
4.5 SPACES REQUIRED PER 1,000 SF OF GFA
7,000 SF X 4.5/1000 = 31.5 SPACES REQUIRED FOR OFFICE SPACE
EXISTING INDUSTRIAL/MANUFACTURING SPACE: 9,500 SF
1 SPACE PER 700 SF OF GFA REQUIRED
9,500 X 1/700 = 13.6 SPACES REQUIRED
PROPOSED INDUSTRIAL/MANUFACTURING SPACE: 10,000 SF
10,000 X 1/700 = 14.3 SPACES REQUIRED
PROPOSED STORAGE BUILDING: 45,000 SF
1 SPACE PER 1,250 SF REQUIRED PLUS 1 SPACE PER EMPLOYEE
45,000 X 1/1250 = 36 + 4 EMPLOYEE SPACES = 40 SPACES REQUIRED
PROPOSED MEZZANINE SPACE WITHIN STORAGE BUILDING: 8,396 SF
8,396 SF X 1/1250 = 6.72 SPACES REQUIRED
TOTAL SPACES REQUIRED: 31.5 + 13.6 + 14.3 + 40 + 6.72 = 106.12
51 EXISTING SPACES + 57 PROPOSED SPACES = 108 SPACES PROVIDED

ADDITIONALLY, PER THE TOWN OF SOUTH WINDSOR ZONING REGULATIONS TABLES 6.4.10A AND 6.4.10B, A PORTION OF THE PASSENGER VEHICLE PARKING SPACES ARE PROVIDED AS LEVEL 2 EV INSTALLED AND LEVEL 2 EV READY.

10% OF PROPOSED SPACES MUST BE LEVEL 2 EV READY
57 PROPOSED SPACES X .10 = 5.7
6 LEVEL 2 EV READY SPACES ARE REQUIRED, 6 PROVIDED
3% OF PROPOSED SPACES MUST BE LEVEL 2 EV INSTALLED SPACES.
57 PROPOSED SPACES X .03 = 1.71 LEVEL 2 EV INSTALLED SPACES REQUIRED, 2 PROVIDED.
ALSO, OF THE 2 LEVEL 2 EV INSTALLED SPACES, 1 IS RESTRICTED VAN ACCESSIBLE.

SHEET INDEX

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PRELIMINARY
NOT FOR CONSTRUCTION
THESE PLANS ARE FOR PLANNING PURPOSES ONLY INTENDED TO SECURE REGULATORY APPROVALS. ONLY FINAL PLANS STAMPED APPROVED BY THE TOWN SHALL BE USED FOR CONSTRUCTION PURPOSES.

GENERAL NOTES:

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APPLICANT:
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PREPARED FOR:
Hartford Truck Equipment, Inc.
C/o Mr. Blake Brannon
95 John Fitch Boulevard
South Windsor, CT 06074
860-290-9324 T

PROJECT NO: 2482.H
DATE: 6/13/22
DESIGN BY: CMM
DRAWN BY: CMM
CHECKED BY: PRD/DHJ

HARTFORD TRUCK EQUIPMENT
45, 95 JOHN FITCH BOULEVARD & 542 KING STREET
SOUTH WINDSOR, CONNECTICUT
GIS Nos. 50400542, 47700095 & 47700045

NO.	DATE	REVISIONS	BY

TITLE

SHEET
C-T1
SHEET 1 OF 15

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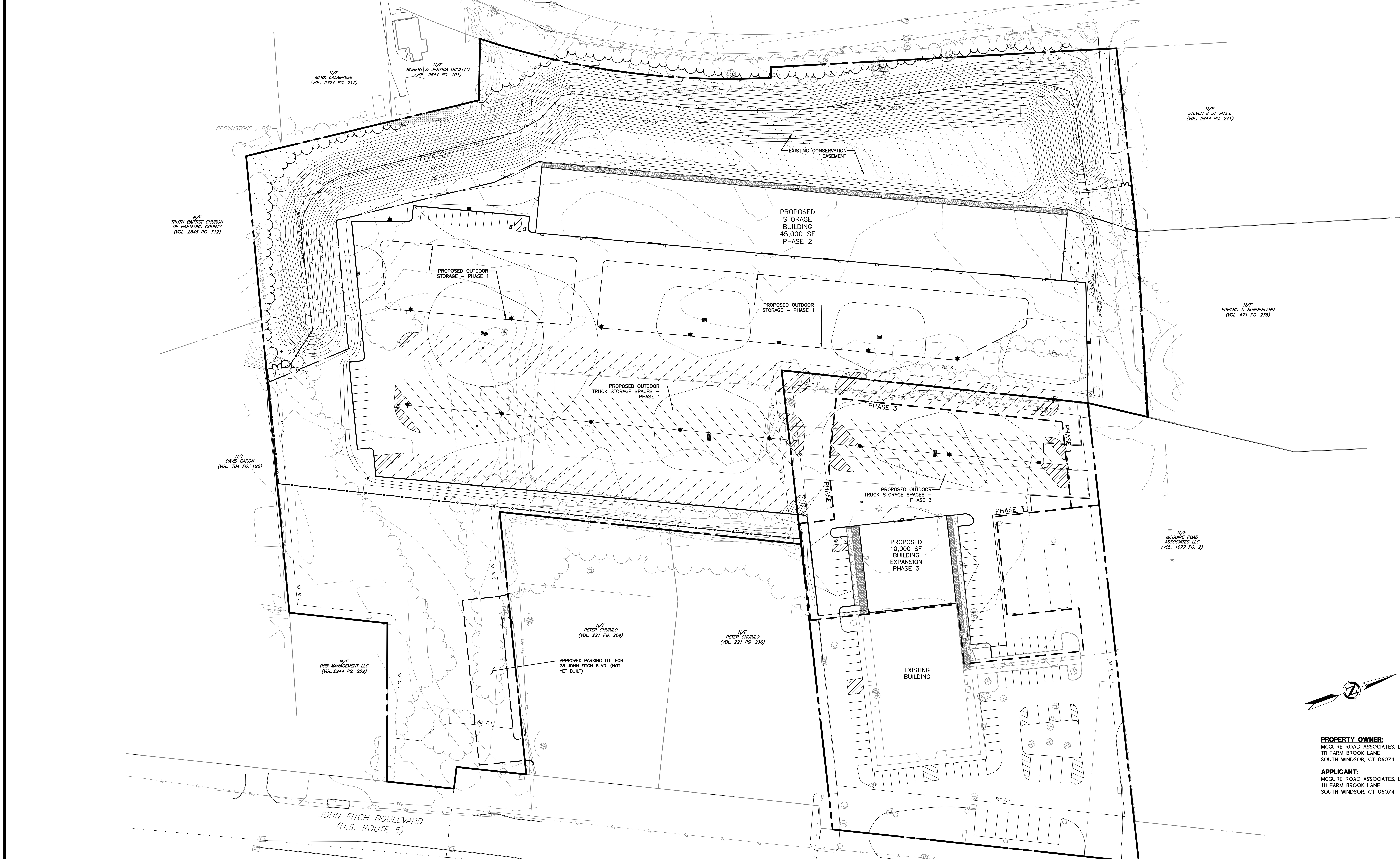
EASEMENT NUMBER	GRANTOR	GRANTEE	TYPE OF EASEMENT	DATE FILED	VOL/PG
1	MCGUIRE ROAD ASSOCIATES LLC	SOUTH WINDSOR LAND CONSERVATION TRUST	CONSERVATION	06/01/2022	VOL. 2952/PG. 53
2	JOHNSTON I. MCKEE	MCGUIRE ROAD ASSOCIATES LLC	SHARED ACCESS AND UTILITY EASEMENT AGREEMENT	11/02/2005	VOL. 1767/PG. 189
3	THOMAS H. & AGNES C. BARRY	STATE OF CT	DRAINAGE EASEMENT	12/07/1939	VOL. 34/PG. 636



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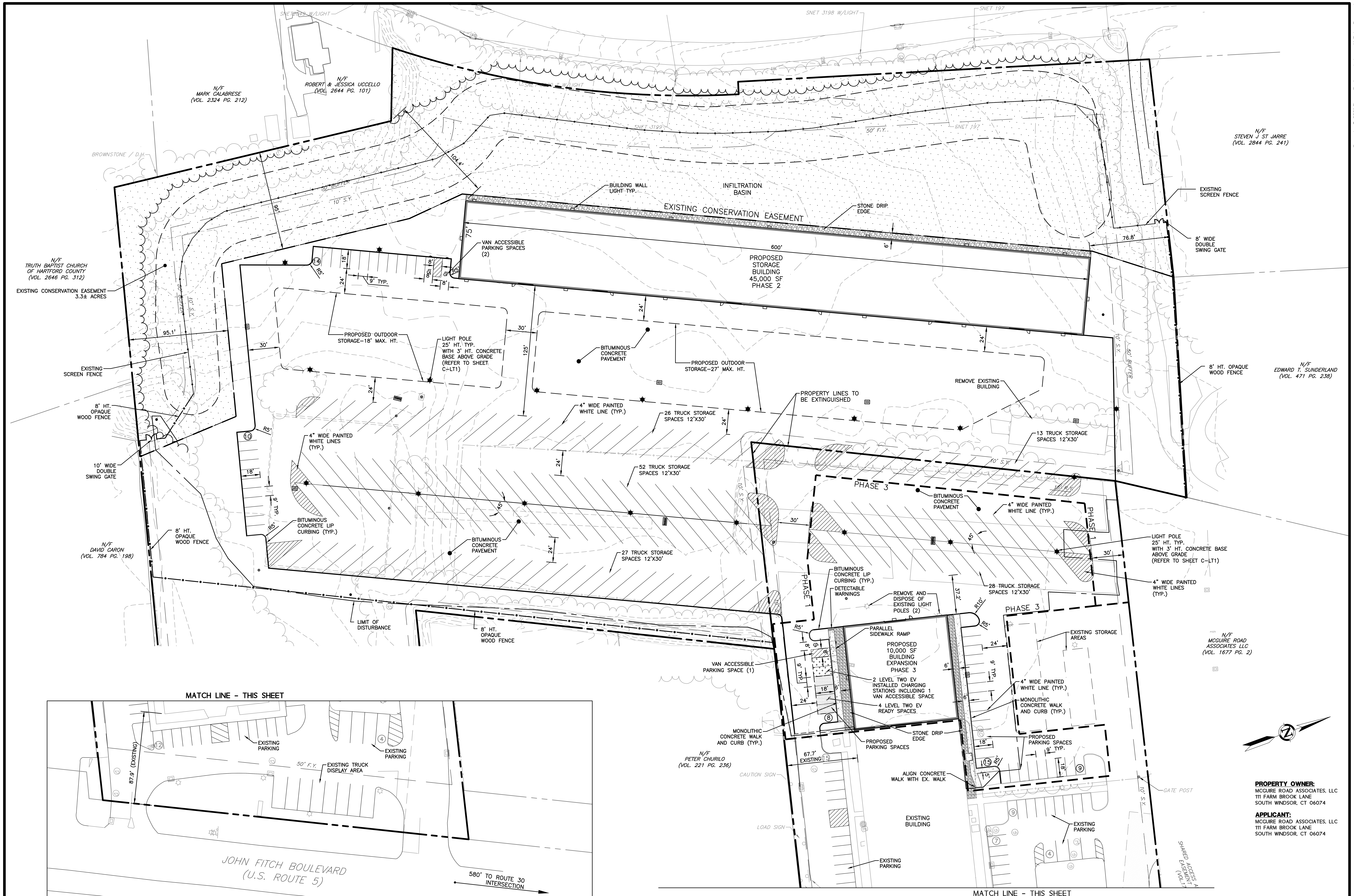
OVERALL SITE PLAN

SCALE: 1" = 50'

SHEET C-SP1
SHEET 2 OF 16



SITE LAYOUT PLAN NOTES:
1. 'CALL BEFORE YOU DIG' – CONTRACTOR SHALL NOTIFY UTILITY COMPANIES OF PENDING EXCAVATION AT OR NEAR PUBLIC UTILITIES. CALL 811 AT LEAST 72 HOURS PRIOR TO BEGINNING EXCAVATION.
2. THIS PLAN SHALL BE USED FOR SITE LAYOUT ONLY
3. REFER TO NOTES SHEET FOR SITE LAYOUT NOTES

REFERENCES:
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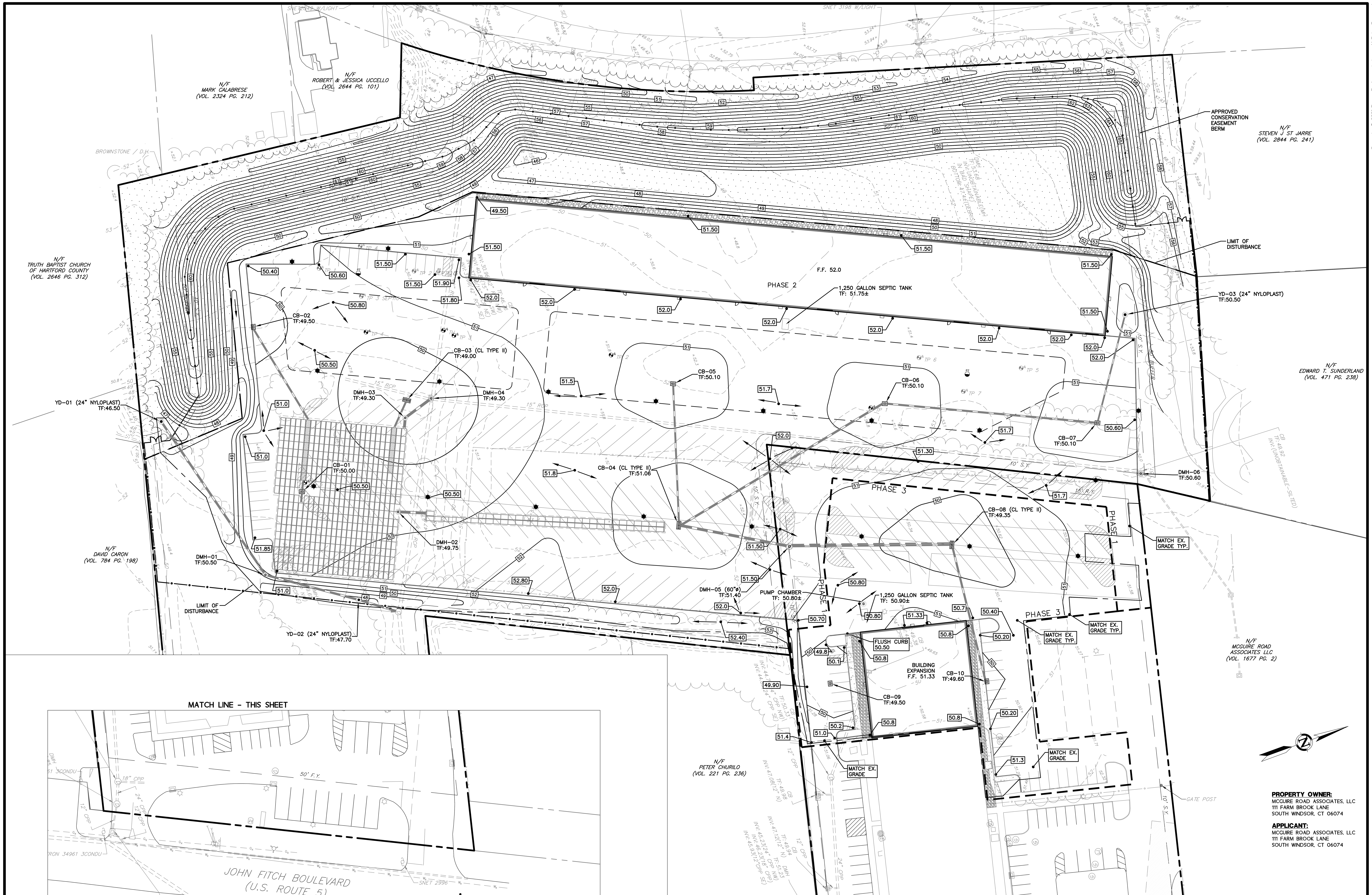
GIS Nos. 50400542, 47700095 & 47700045

NO.	DATE	REVISIONS	BY

SITE PLAN

SCALE: 1" = 40'

SHEET
C-SP2



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MATCH LINE - THIS SHEET

GRADING PLAN NOTES:
1. 'CALL BEFORE YOU DIG' – CONTRACTOR SHALL NOTIFY UTILITY COMPANIES OF PENDING EXCAVATION BY CALLING 811 AT LEAST 3 WORKING DAYS PRIOR TO BEGINNING EXCAVATION.
4. ALL PROPOSED PAVEMENT SPOT ELEVATIONS INDICATE TOP OF PAVEMENT. TOP OF CURB ELEVATIONS SHALL BE SIX INCHES ABOVE THE ADJACENT PAVEMENT ELEVATION UNLESS NOTED OTHERWISE.
5. THIS PLAN SHALL BE USED FOR GRADING & DRAINAGE PURPOSES ONLY
6. REFER TO NOTES SHEET FOR GRADING & DRAINAGE NOTES

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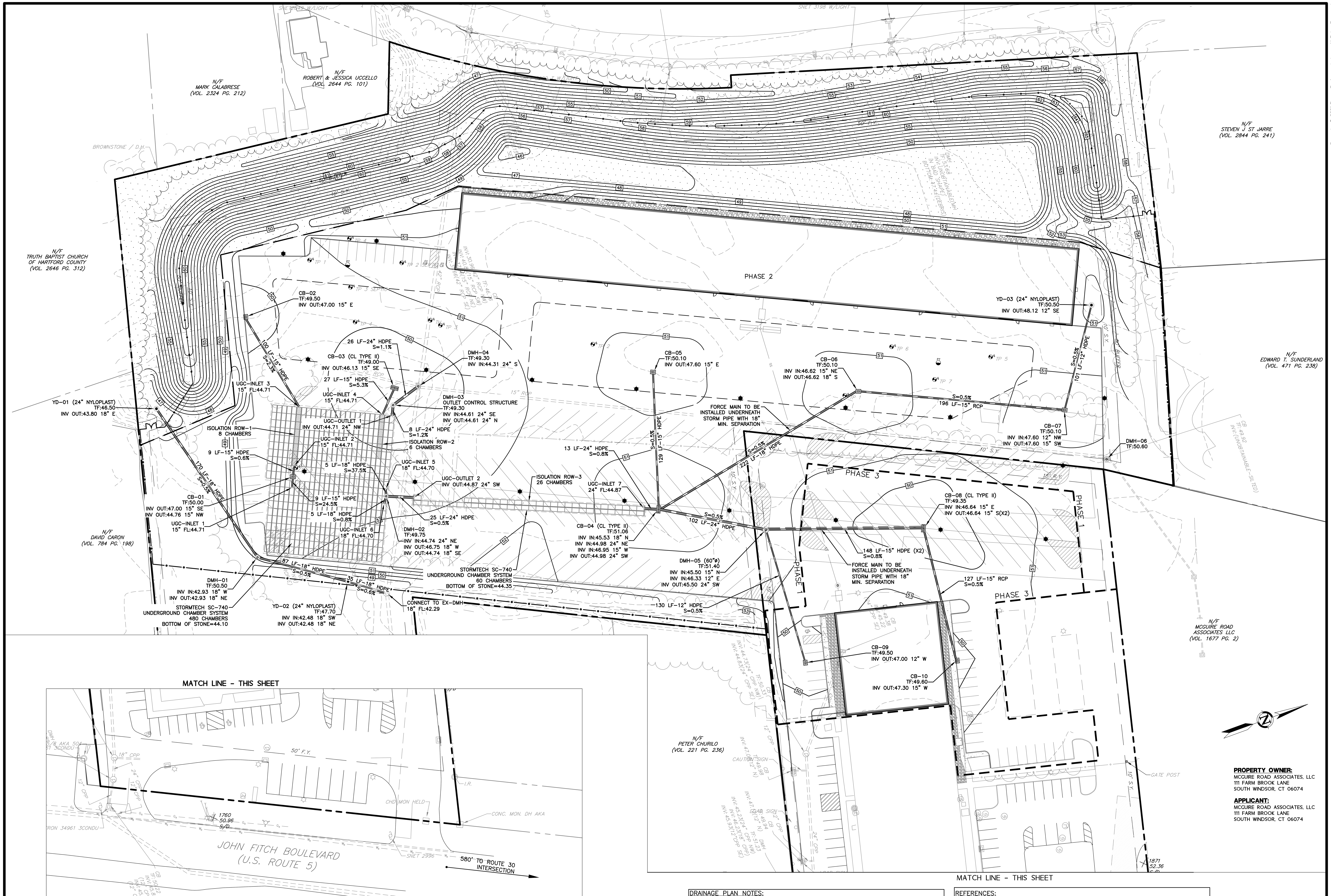
GRADING PLAN

SCALE: 1" = 40'
0 20' 40' 80'

SHEET
C-GD1
SHEET 4 OF 16



MATCH LINE - THIS SHEET

DRAINAGE PLAN NOTES:
1. 'CALL BEFORE YOU DIG' – CONTRACTOR SHALL NOTIFY UTILITY COMPANIES OF PENDING EXCAVATION BY CALLING 811 AT LEAST 3 WORKING DAYS PRIOR TO BEGINNING EXCAVATION.
2. THIS PLAN SHALL BE USED FOR GRADING & DRAINAGE PURPOSES ONLY
3. REFER TO NOTES SHEET FOR GRADING & DRAINAGE NOTES

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860-290-9324 T

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2482.H	6/13/22	GMM	GMM	PRD/DHJ

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DRAINAGE PLAN

SCALE: 1" = 40' 0 20' 40' 80'

SHEET
C-DR1
SHEET 5 OF 16

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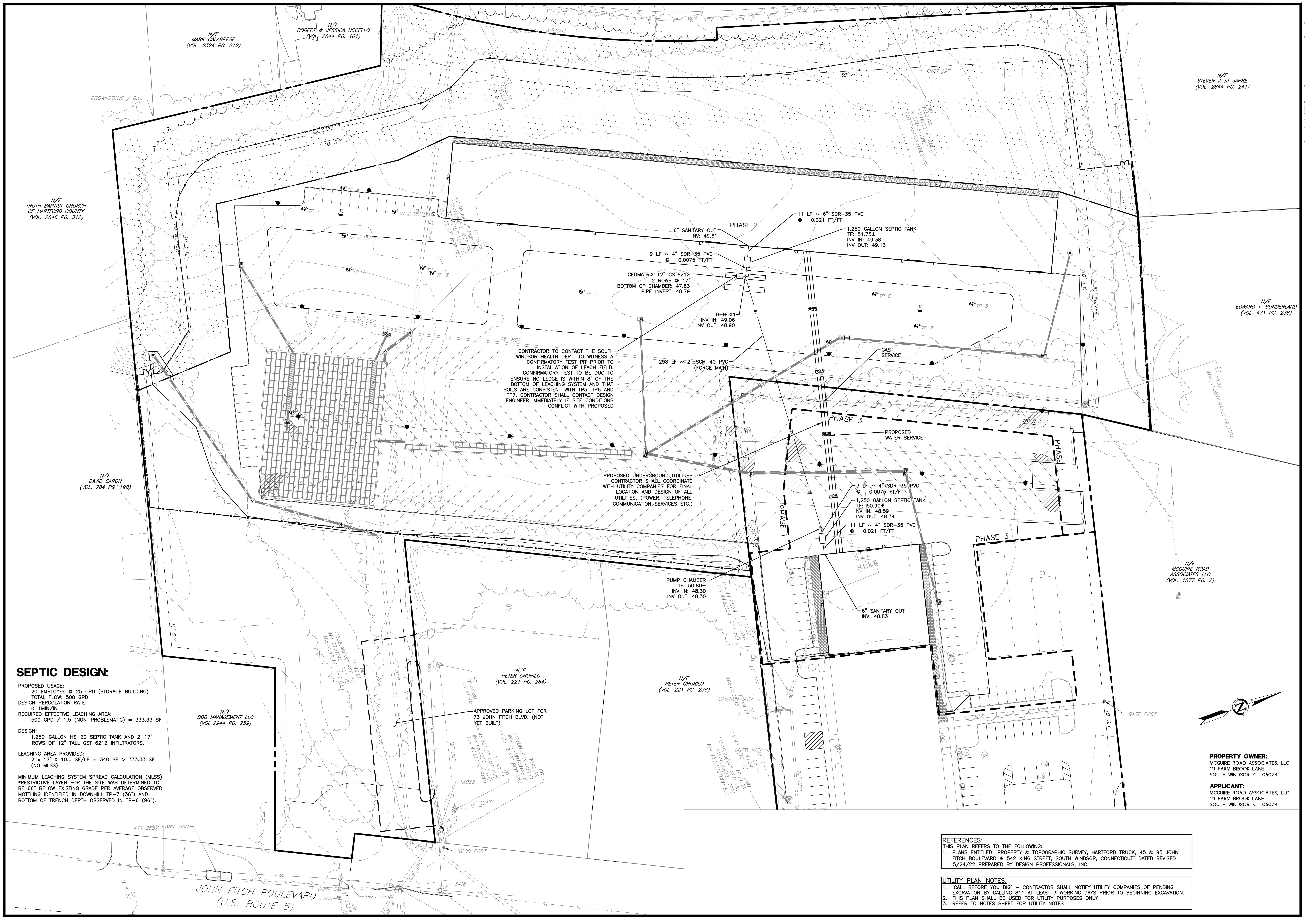

SEPTIC DESIGN:

PROPOSED USAGE:
20 EMPLOYEE @ 25 GPD (STORAGE BUILDING)
TOTAL FLOW: 500 GPD
DESIGN PERCOLATION RATE:
< 1MIN/IN
REQUIRED EFFECTIVE LEACHING AREA:
500 GPD / 1.5 (NON–PROBLEMATIC) = 333.33 SF

DESIGN:
1,250–GALLON HS–20 SEPTIC TANK AND 2–17' ROWS OF 12" TALL GST 6212 INFILTRATORS.

LEACHING AREA PROVIDED:
2 x 17' X 10.0 SF/LF = 340 SF > 333.33 SF
(NO MLSS)

MINIMUM LEACHING SYSTEM SPREAD CALCULATION (MLSS)
*RESTRICTIVE LAYER FOR THE SITE WAS DETERMINED TO BE 66" BELOW EXISTING GRADE PER AVERAGE OBSERVED MOTTLING IDENTIFIED IN DOWNHILL TP–7 (36") AND BOTTOM OF TRENCH DEPTH OBSERVED IN TP–6 (96").

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UTILITY PLAN NOTES:
1. 'CALL BEFORE YOU DIG' – CONTRACTOR SHALL NOTIFY UTILITY COMPANIES OF PENDING EXCAVATION BY CALLING 811 AT LEAST 3 WORKING DAYS PRIOR TO BEGINNING EXCAVATION.
2. THIS PLAN SHALL BE USED FOR UTILITY PURPOSES ONLY
3. REFER TO NOTES SHEET FOR UTILITY NOTES

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SOUTH WINDSOR, CONNECTICUT
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REVISIONS

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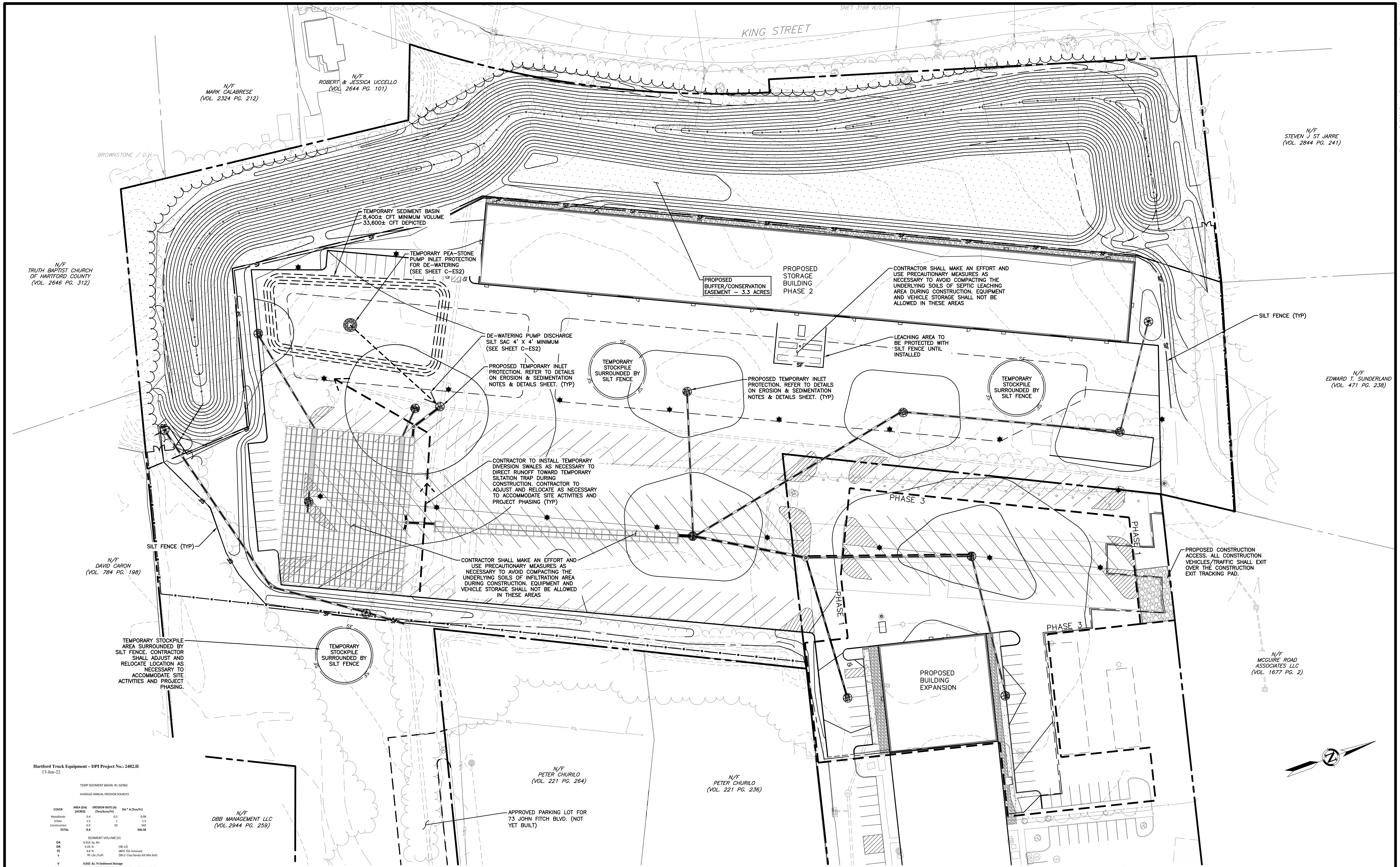
UTILITIES PLAN

SCALE: 1" = 40'

SHEET
C-UT1
SHEET 6 OF 16

File: C:\jobs\2482\2482H\Engineering\AutoCAD\2482H - SitePlan.dwg Layout: 06 C-UT1 Plotted: 6/13/2022 1:12 PM Last Saved: 6/13/2022 1:06 PM Last Saved By: DanielJameson



Hartford Truck Equipment – DPI Project No.: 2482.H
13-Jun-22

TEMP SEDIMENT BASIN #1 SIZING

AVERAGE ANNUAL EROSION SOURCES

COVER	AREA (DA) [ACRES]	EROSION RATE (A) [Ton/Acre/Yr]	DA * A [Ton/Yr]
Woodlands	0.4	0.2	0.08
Urban	1.5	1	1.5
Construction	6.9	50	345
TOTAL	**8.8**		**346.58**

SEDIMENT VOLUME (V)

DA	0.014 Sq. Mi	
DR	0.24 %	(SB-12)
TE	0.8 %	(80% TSS removal)
γ	95 Lbs /CuFt	(SB-2: Clay-Sandy-Silt Mix Soil)
V	**0.032 Ac. Ft Sediment Storage**	
Vw	0.064 **Ac. Ft Wet Storage**	(*2 x Sediment Storage Min.)
Vt	0.096 **Ac. Ft Storage**	
Sediment Vol.	**4202.74 CuFt**	
Wet Volume	**8405.48 CuFt**	

$$V = \frac{(DA)(A)(DR)(TE)(2{,}000 lbs./ton)}{(\gamma)(43{,}560 sq.ft./ac)}$$

where:

- V = the volume of sediment trapped in ac. ft./yr.
- DA = the total drainage area in acres
- A = the average annual erosion in tons per acre per year using either values from the Universal Soil Loss Equation, the Revised Universal Soil Loss Equation or the values in **Figure SB-1** for the listed land use.
- DR = the delivery ratio determined from **Figure SB-12**.
- TE = the trap efficiency as given above. (Use 0.8)
- γ = the estimated sediment density in the sediment basin in lbs/cu. ft. (from **Figure SB-2**).

TEMP SEDIMENT BASIN STAGE STORAGE TABLE

ELEV	AREA (sq. ft.)	DEPT H (ft)	AVG END INC. VOL. (cu. ft.)	AVG END TOTAL VOL. (cu. ft.)	CONIC INC. VOL. (cu. ft.)	CONIC TOTAL VOL. (cu. ft.)
47.00	9,266.65	N/A	N/A	0.00	N/A	0.00
48.00	10,531.78	1.00	9899.21	9899.21	9892.47	9892.47
49.00	11,853.46	1.00	11192.62	21091.83	11186.11	21078.58
50.00	13,231.68	1.00	12542.57	33634.40	12536.26	33614.83

PROPERTY OWNER:
MCGUIRE ROAD ASSOCIATES, LLC
111 FARM BROOK LANE
SOUTH WINDSOR, CT 06074

APPLICANT:
MCGUIRE ROAD ASSOCIATES, LLC
111 FARM BROOK LANE
SOUTH WINDSOR, CT 06074

REFERENCES:
THIS PLAN REFERS TO THE FOLLOWING:
1. PLANS ENTITLED "PROPERTY & TOPOGRAPHIC SURVEY, HARTFORD TRUCK, 45 & 95 JOHN FITCH BOULEVARD & 542 KING STREET, SOUTH WINDSOR, CONNECTICUT" DATED REVISED 5/24/22 PREPARED BY DESIGN PROFESSIONALS, INC.

EROSION & SEDIMENTATION CONTROL PLAN NOTES:
1. "CALL BEFORE YOU DIG" - CONTRACTOR SHALL NOTIFY UTILITY COMPANIES OF PENDING EXCAVATION BY CALLING 811 AT LEAST 3 WORKING DAYS PRIOR TO BEGINNING EXCAVATION.
2. THIS PLAN SHALL BE USED FOR EROSION & SEDIMENTATION CONTROL PURPOSES ONLY.
3. ALL EROSION CONTROL MEASURES SHALL BE INSTALLED IN ACCORDANCE WITH THE 2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENTATION CONTROL PLANS.
4. REFER TO EROSION & SEDIMENTATION CONTROL NOTES & DETAILS SHEET FOR EROSION & SEDIMENTATION CONTROL NOTES.

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95 John Fitch Boulevard
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PROJECT NO.: 2482H
DATE: 6/13/22
DESIGN BY: CMM
DRAWN BY: CMM
CHECKED BY: PRD/DHJ

HARTFORD TRUCK EQUIPMENT

45, 95 JOHN FITCH BOULEVARD & 542 KING STREET
SOUTH WINDSOR, CONNECTICUT
GIS Nos. 50400542, 47700095 & 47700045

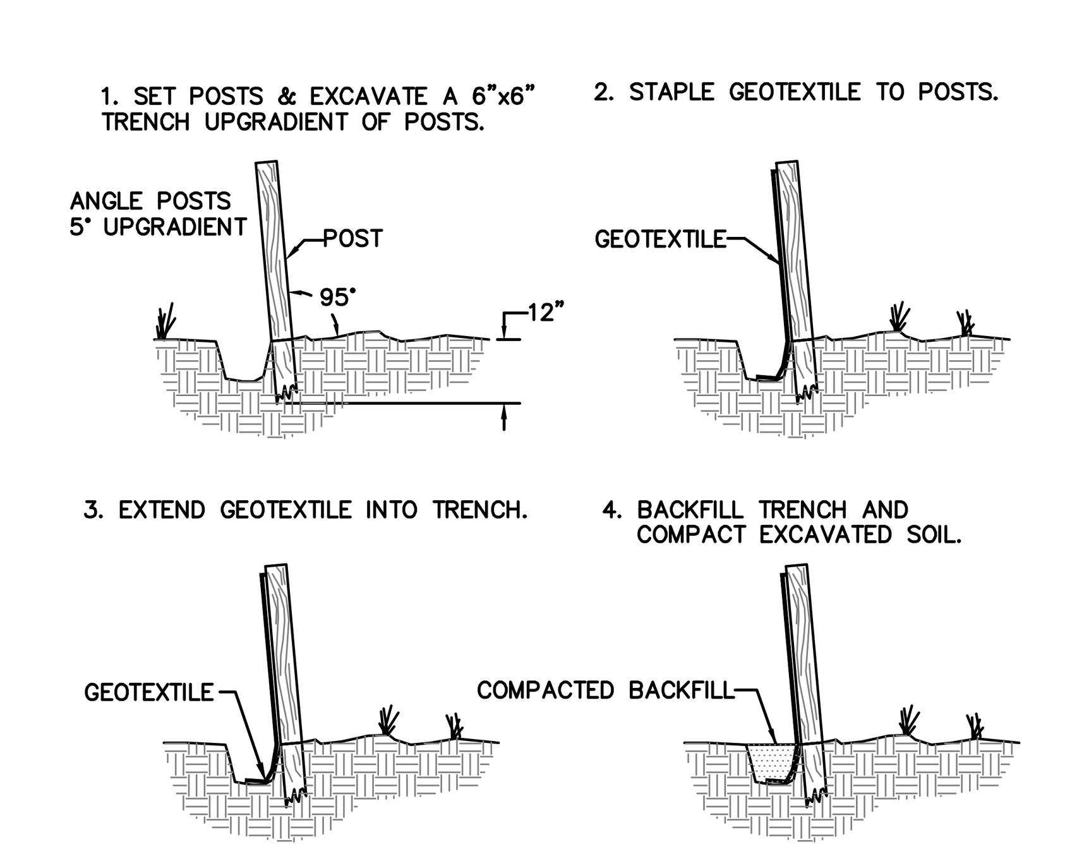
REVISIONS

NO.	DATE	REVISIONS	BY

EROSION & SEDIMENTATION CONTROL PLAN

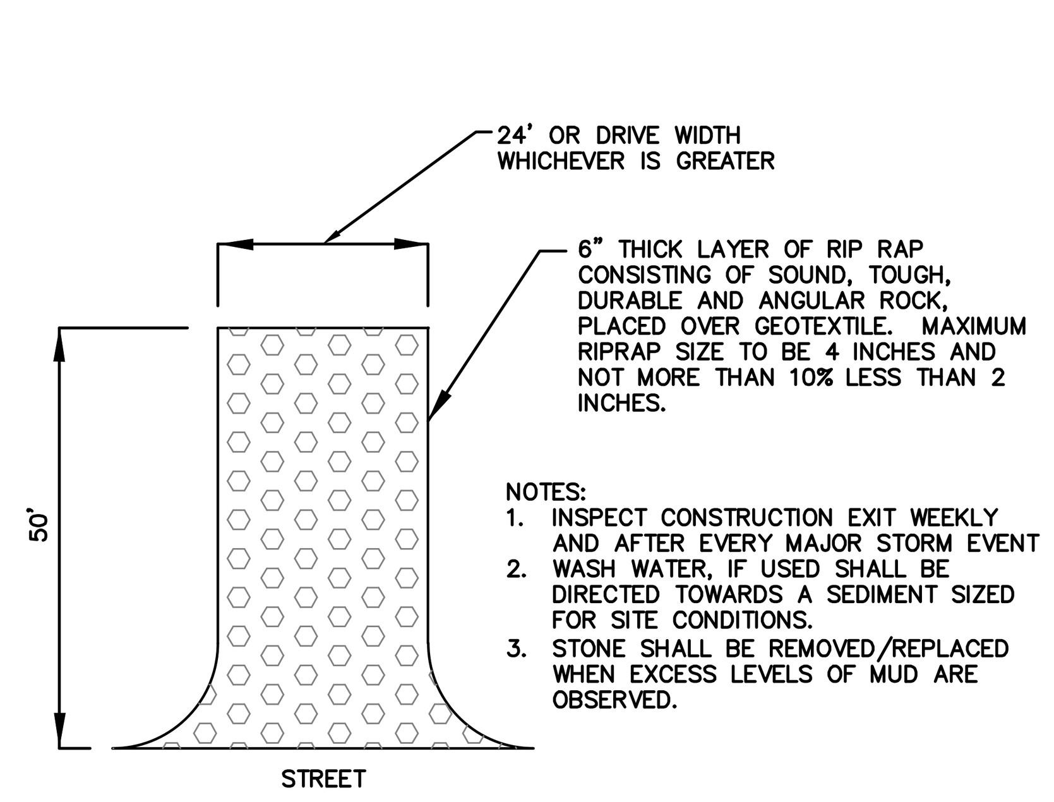
SCALE: 1" = 40'

SHEET C-ES1
SHEET 7 OF 16



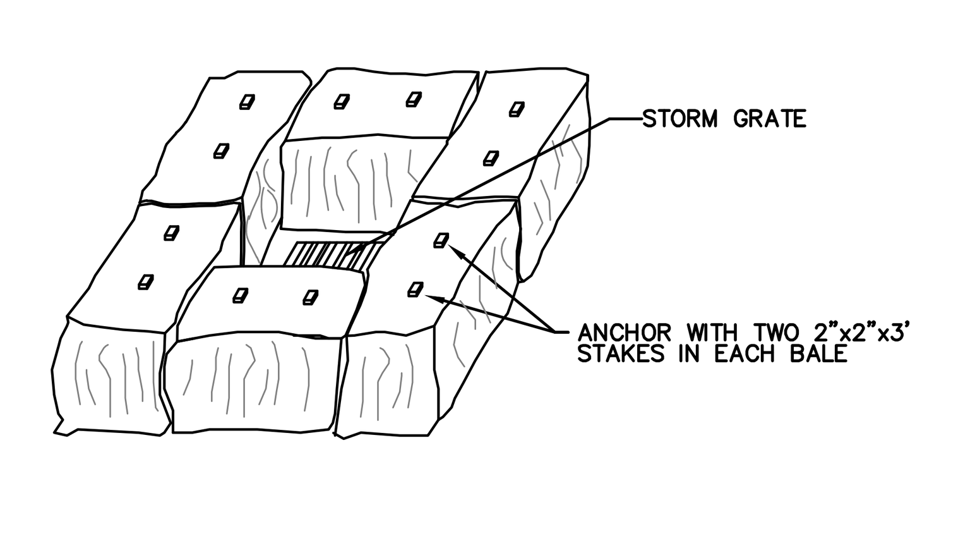
SILT FENCE

N.T.S.



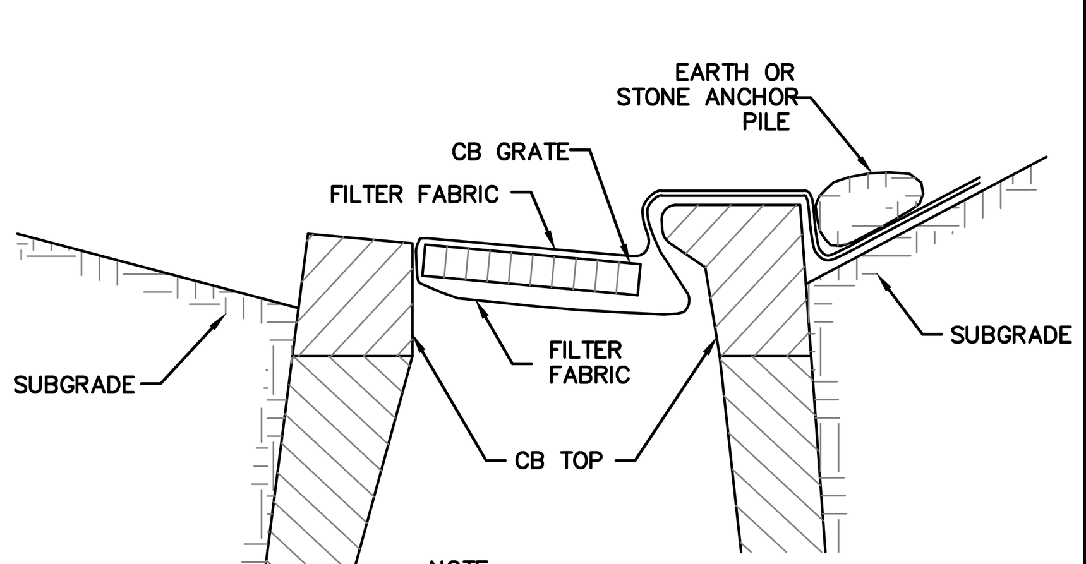
CONSTRUCTION ACCESS

N.T.S.



STRAW BALE INSTALLATION AT CATCH BASINS

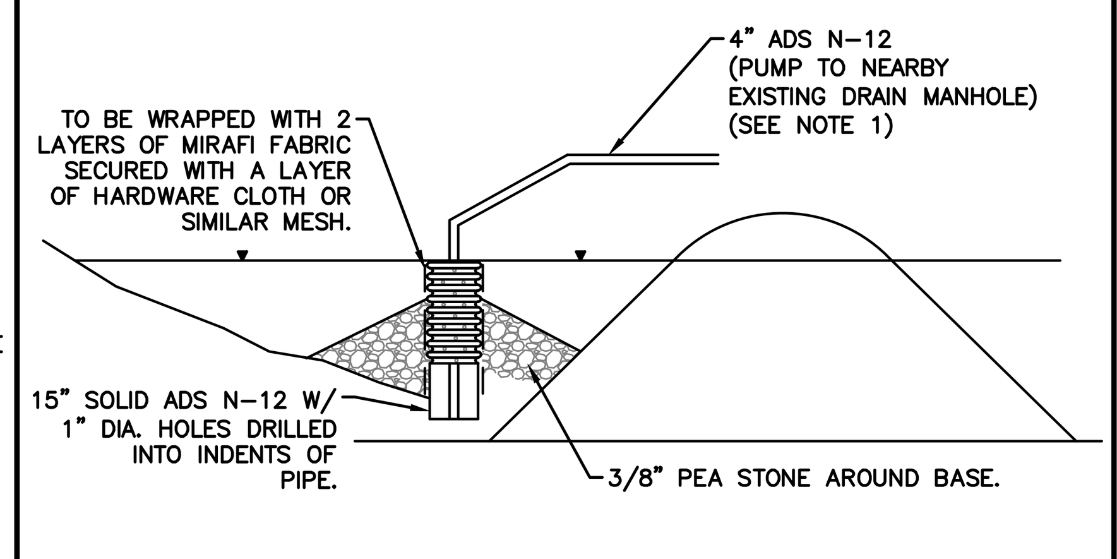
N.T.S.



NOTE:
REMOVE CB GRATE. PLACE FILTER FABRIC. REPLACE GRATE TAKING CARE NOT TO DAMAGE FILTER FABRIC. ANCHOR WITH STONE OR EARTH PILE.

CATCH BASIN GRATE SEDIMENTATION CONTROL

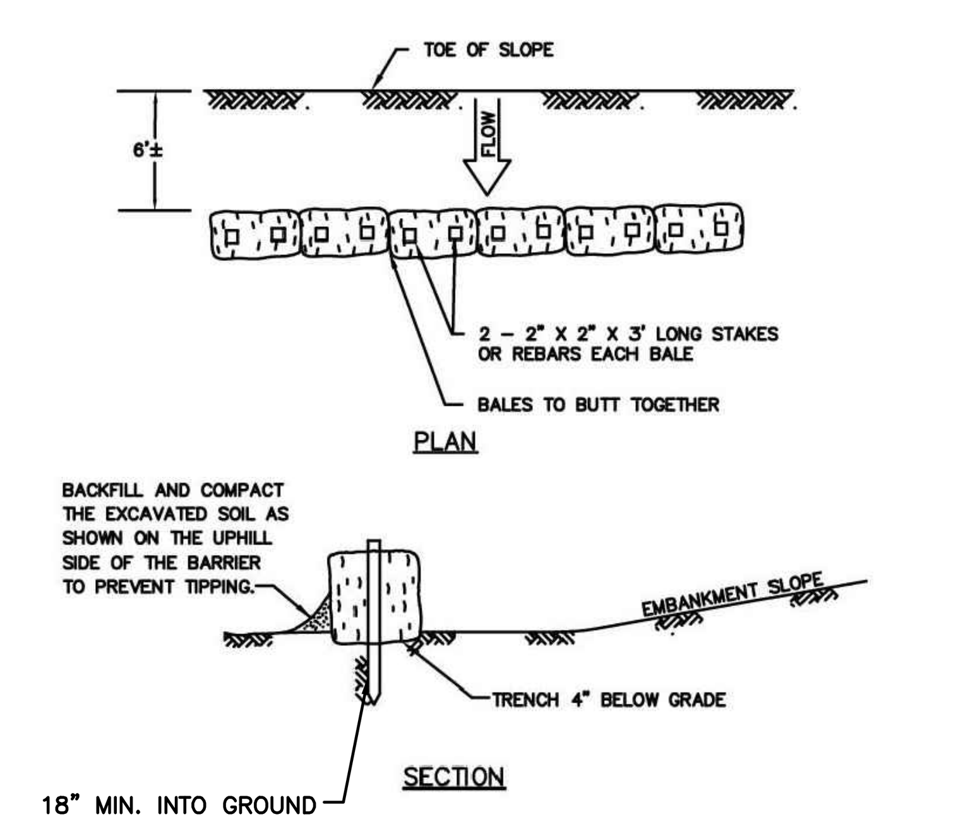
N.T.S.



NOTES:
1. ALL PUMPED DISCHARGE FROM BASIN SHALL PASS THROUGH A DE-WATERING BAG (SILT SAC). THE DE-WATERING BAG SHALL BE 4' x 4' (MINIMUM).

TEMPORARY SEDIMENT BASIN DE-WATERING

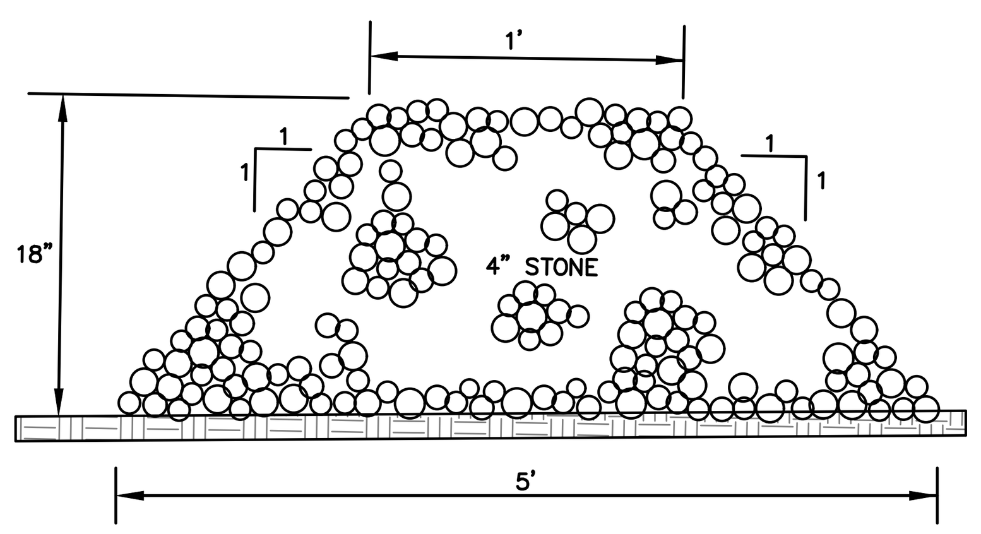
N.T.S.



NOTES:
1. HAYBALES SHALL BE MAINTAINED AND/OR REPLACED AS REQUIRED OR AS DIRECTED BY THE ENGINEER.
2. PLACE HAYBALES SUCH THAT TWINE OR BINDING WIRE IS PARALLEL TO THE EXISTING GROUND.

STRAW BALES FOR EROSION CONTROL

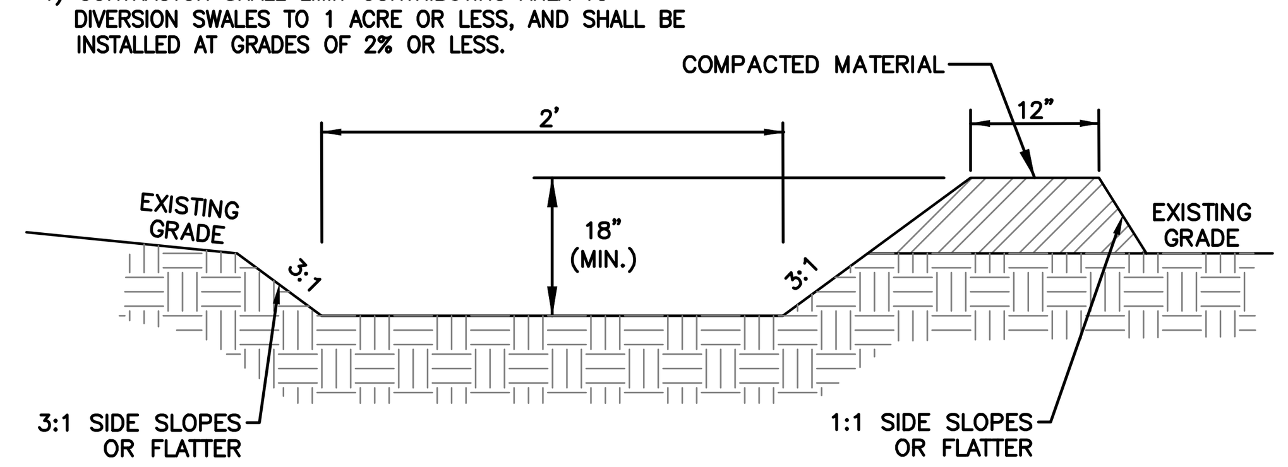
N.T.S.



STONE CHECK DAM

N.T.S.

NOTES:
1) CONTRACTOR SHALL LIMIT CONTRIBUTING AREA TO DIVERSION SWALES TO 1 ACRE OR LESS, AND SHALL BE INSTALLED AT GRADES OF 2% OR LESS.



TEMPORARY DIVERSION SWALE

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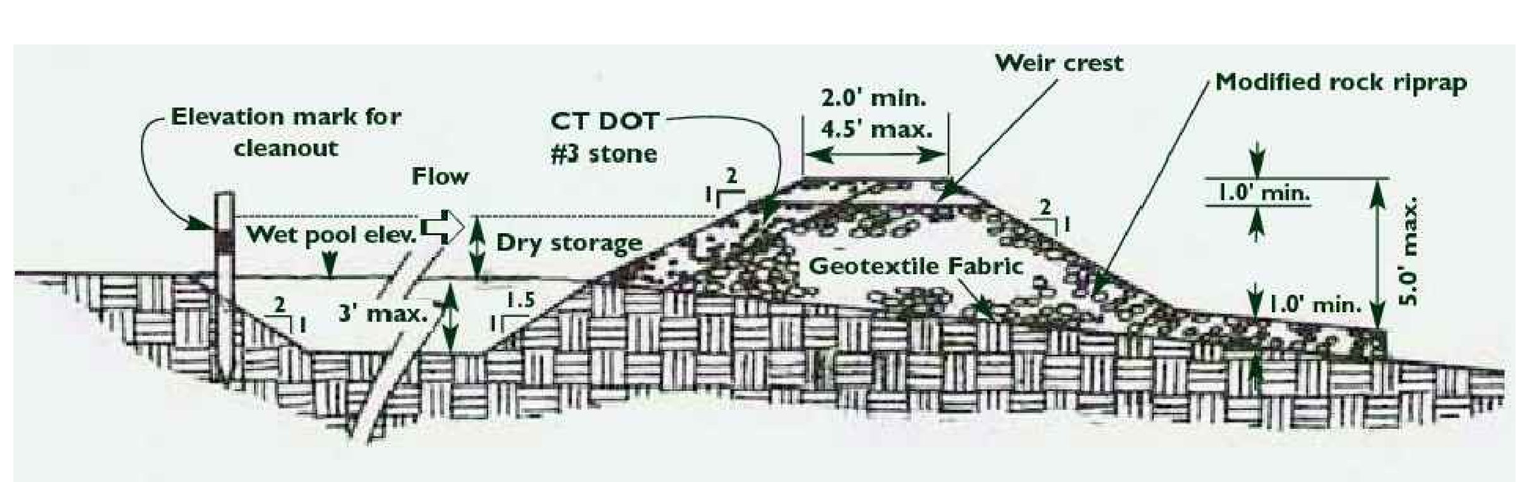
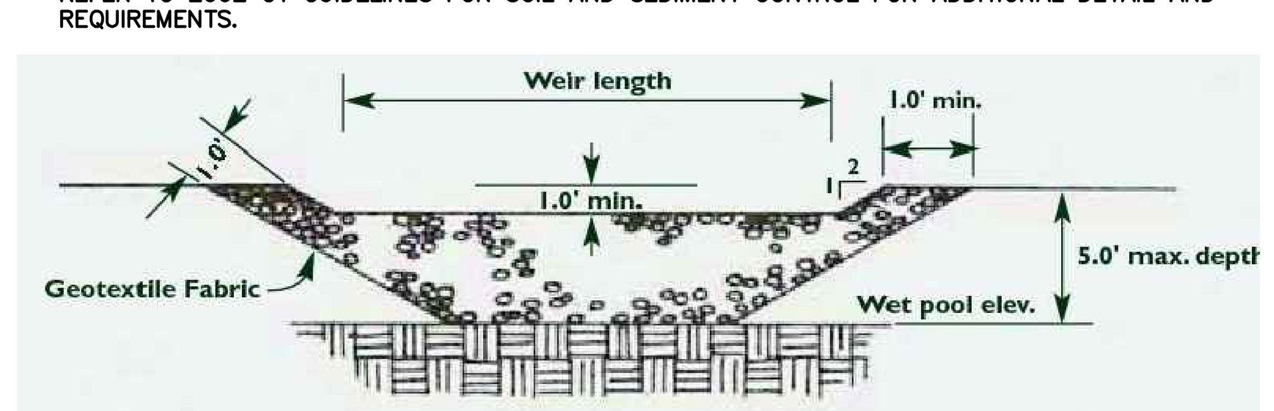
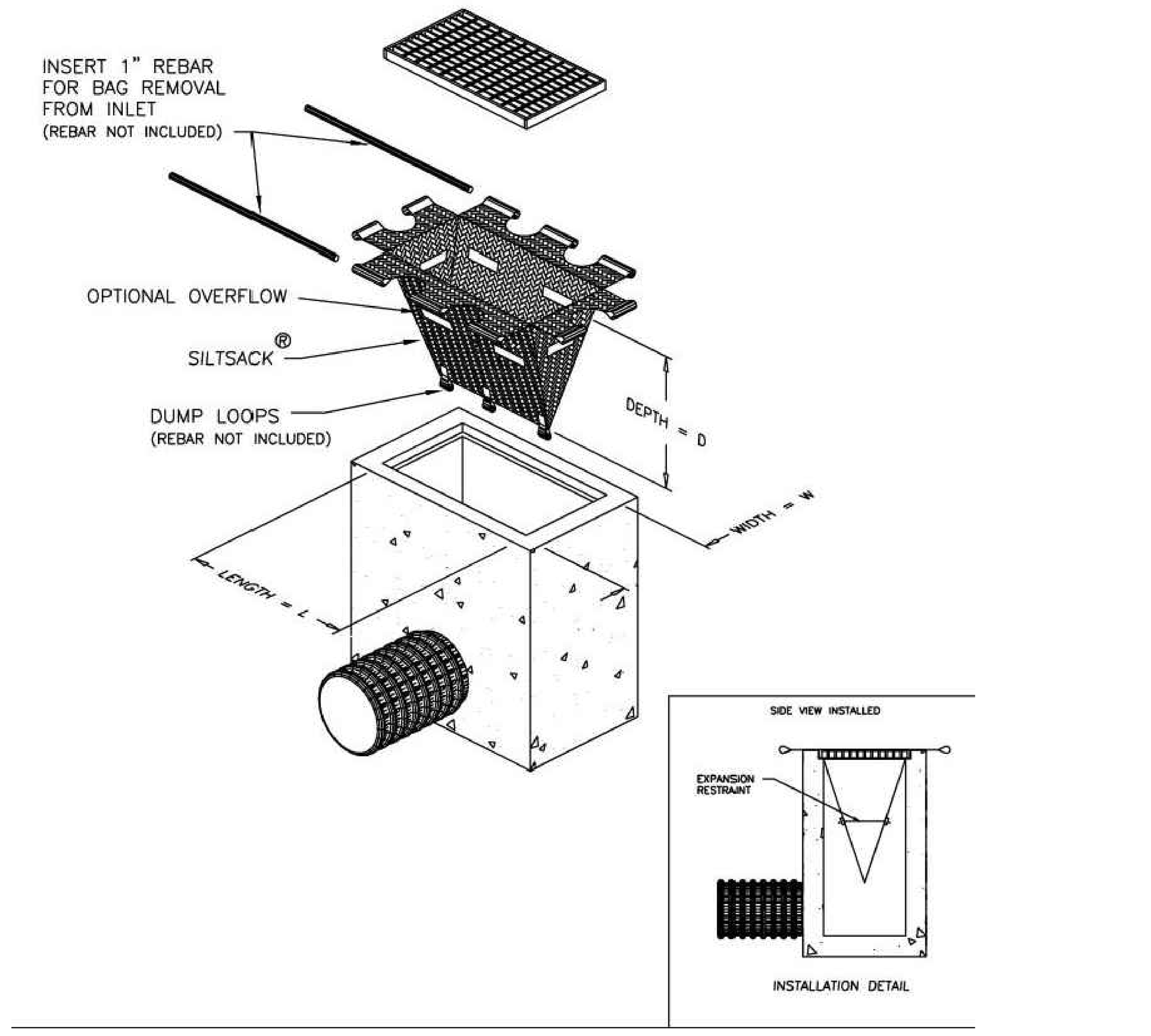


REFER TO 2002 CT GUIDELINES FOR SOIL AND SEDIMENT CONTROL FOR ADDITIONAL DETAIL AND REQUIREMENTS.



TEMPORARY SEDIMENT BASIN

N.T.S.



CURB-LESS INLET PROTECTION DETAIL

N.T.S.

CONSTRUCTION SEQUENCE:

1. INSTALL CONSTRUCTION ACCESS AT LOCATION SHOWN ON PLANS. MAINTAIN THE CONSTRUCTION ENTRANCE IN A CONDITION WHICH WILL PREVENT TRACKING AND WASHING OF SEDIMENT ONTO ABUTTING PAVED SURFACES. ADD STONE OR INCREASE THE LENGTH AS CONDITIONS DEMAND.
2. STAKE-OUT THE LIMITS OF CLEARING AND GRUBBING. INSTALL EROSION AND SEDIMENTATION CONTROL MEASURES AT LIMITS OF CLEARING AND GRUBBING. CONTRACTOR TO CONDUCT ALL CONSTRUCTION ACTIVITIES WITHIN LIMITS SHOWN ON PLAN.
3. REMOVE TOPSOIL FROM AREAS OF DISTURBANCE AND STOCKPILE. POSSIBLE STOCKPILE LOCATIONS ARE SHOWN ON THE SITE PLANS. HOWEVER, LOCATIONS SHALL BE DETERMINED BY CONTRACTOR WITH APPROVAL BY THE ENGINEER & LOCAL AUTHORITY HAVING JURISDICTION. RING SOIL STOCKPILES WITH A ROW OF SILT FENCE.
4. ESTABLISH VEGETATION ON ALL DISTURBED SOIL THAT WILL REMAIN EXPOSED FOR LONGER THAN 30 DAYS. SEED WITHIN 7 DAYS AFTER THE SUSPENSION OF GRADING WORK WITH A TEMPORARY SEED MIXTURE PER SECTION 5-3 "VEGETATIVE SOIL COVER" OF THE "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL."
5. CREATE TEMPORARY DIVERSION SWALES AS REQUIRED.
6. EXCAVATE INFILTRATION BASIN. CONTRACTOR SHALL MAKE EFFORT AND USE ANY PRECAUTION MEASURES AS NECESSARY TO AVOID COMPACTING THE UNDERLYING SOILS OF INFILTRATION AREAS DURING CONSTRUCTION. EQUIPMENT AND VEHICLE STORAGE SHALL NOT BE ALLOWED IN THESE AREAS
7. MINOR ADJUSTMENTS TO THE EXCAVATION LIMITS MAY BE WARRANTED WITH APPROVAL OF LOCAL AUTHORITY HAVING JURISDICTION TO ALLOW FOR PRESERVATION OF EXISTING VEGETATION.
8. ALL EROSION CONTROL DEVICES SHALL REMAIN FUNCTIONAL AND IN PLACE THROUGHOUT THE CONSTRUCTION EFFORT UNTIL THE SITE IS FULLY STABILIZED WITH VEGETATION.

STORM DRAINAGE SYSTEM MAINTENANCE AND OPERATION:

THE FOLLOWING MAINTENANCE SHALL BE REQUIRED TO ENSURE EFFICIENT OPERATION OF THE STORM DRAINAGE SYSTEM, DETENTION BASIN, AND UNDERGROUND BASINS. THE MAINTENANCE SCHEDULE IS INTENDED TO BE A GUIDE. AN INSPECTION OF ALL STORM DRAINAGE COMPONENTS IS REQUIRED FOLLOWING LARGE STORM EVENTS (0.5 INCHES OR GREATER) THAT COULD CAUSE THE DEPOSITION OF EXCESS DEBRIS.

CATCHBASINS: SHALL BE INSPECTED ANNUALLY AND SUMPS CLEANED WHEN DEPTH OF MATERIAL REACHES TWELVE INCHES.

PAVEMENT SWEEPING: PAVEMENT AREAS SHALL BE SWEPT AT LEAST TWICE PER YEAR. ONCE IN THE SPRING SHORTLY AFTER THE END OF THE SNOW SEASON, AND IN THE FALL AFTER THE LEAVES HAVE FALLEN. DURING CONSTRUCTION KEEP PAVEMENT FREE OF SEDIMENTS TO REDUCE THE TRANSFER OF SEDIMENTS OFFSITE.

OUTLET STRUCTURE: SHALL BE INSPECTED ANNUALLY AND SUMP CLEANED WHEN DEPTH OF MATERIAL REACHES TWELVE INCHES. IN THE EVENT OF A MAJOR RAINSTORM, (0.5 INCHES OF RAIN OR MORE) THE OUTLET STRUCTURE SHALL BE INSPECTED TO ENSURE PROTECTIVE SCREENS ARE CLEAR OF ANY DEBRIS OR OBSTRUCTING ITEMS.

UNDERGROUND DETENTION SYSTEM: SHALL BE INSPECTED BI-ANNUALLY. REFER TO MANUFACTURING MAINTENANCE REQUIREMENTS.

EROSION & SEDIMENTATION CONTROL MAINTENANCE AND INSPECTION PROGRAM (WEEKLY CONSTRUCTION REPORTS):

PER RECOMMENDATIONS MADE IN THE 2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENTATION CONTROL PLAN, THE CONTRACTOR SHALL MAINTAIN WEEKLY REPORTS ON THE CONDITION OF ALL EROSION CONTROL MEASURES AND MAKE THEM AVAILABLE UPON REQUEST OF OWNER, LOCAL AUTHORITY HAVING JURISDICTION, OR ENGINEER. IN THE EVENT OF A MAJOR RAINSTORM, (0.5 INCHES OR GRATER) REPORTS SHALL BE PREPARED WITHIN 24 HOURS OF SAID EVENT.

EROSION & SEDIMENTATION CONTROL NARRATIVE

1. PRIOR TO THE START OF CONSTRUCTION, ALL EROSION CONTROL DEVICES SHALL BE INSTALLED IN CONFORMANCE WITH THESE PLANS.
2. CONTRACTOR IS RESPONSIBLE FOR IMPLEMENTATION OF ALL SEDIMENTATION AND EROSION CONTROL MEASURES SHOWN ON THESE PLANS. THIS RESPONSIBILITY INCLUDES IMPLEMENTATION AS WELL AS MAINTENANCE. ANY PROPOSED CHANGES TO THIS PLAN MUST BE APPROVED BY THE ENGINEER AND/OR THE LOCAL AUTHORITY HAVING JURISDICTION.
3. CONSTRUCTION ACCESS SHALL BE INSPECTED REGULARLY TO ENSURE PROPER OPERATION. STONE SHALL BE ADDED OR REPLACED AS REQUIRED.
4. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ADJACENT ROADWAYS, (BOTH PUBLIC & COMPLETED PORTIONS OF THE PROJECT) FREE FROM ACCUMULATED DUST AND DIRT. STREETS SHALL BE SWEPT CLEAN AT ALL TIMES.
5. AREAS WHERE CONSTRUCTION ACTIVITIES HAVE PERMANENTLY CEASED OR WHEN FINAL GRADES ARE REACHED IN ANY PORTION OF THE SITE, SHALL BE STABILIZATION WITH FINAL VEGETATION WITHIN 7 DAYS. AREAS TO BE LEFT BARE FOR MORE THAN 30 DAYS SHALL BE TREATED WITH AIR DRIED WOOD CHIP MULCH (6 CYDS / 1000 S.F.) OR SEEDED WITH PERENNIAL RYE-GRASS UNTIL FINAL GRADING AND STABILIZATION TAKES PLACE. WINTER STABILIZATION SHALL INCLUDE MULCH/STRAW OR HAY APPLIED AT THE SAME RATE WITH A TACKIFIER PER RECOMMENDATIONS MADE IN THE 2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL.
6. ALL DISTURBED SLOPES EXCEEDING A 3:1 SLOPE SHALL IMMEDIATELY RECEIVE MULCH AND TEMPORARY SEEDING IN ACCORDANCE WITH THE FOLLOWING APPLICATION RATES:

MULCH:	RATE:
STRAW	90# / 1000 S.F.
TEMPORARY SEEDING:	RATE:
PERENNIAL RYEGRASS	1.0# / 1000 S.F.

7. CONTRACTOR SHALL CLEAN CATCHBASIN SUMPS, DIVERSION SWALES, & TEMPORARY SETTLING SUMPS AS REQUIRED DURING CONSTRUCTION.
8. DURING EARTHWORK OPERATIONS, CONTRACTOR SHALL MANAGE STORMWATER RUNOFF SO THAT NO DIRECT DISCHARGE OF RUNOFF THAT CONTAINS SUSPENDED PARTICLES, FLOWS INTO RECEIVING WATERS. RUNOFF SHALL BE DIRECTED INTO TEMPORARY SEDIMENT SUMPS AND TREATED.
9. AT NO TIME DURING THE CONSTRUCTION EFFORT SHALL THERE BE ANY OPEN AND DISTURBED AREA GREATER THAN 5 ACRES WITHOUT SILT FENCE PERIMETER OF SET AREA.
10. AFTER ALL SITE WORK IS COMPLETED, INCLUDING THE SPREADING OF TOPSOIL AND SEEDING, THE CONTRACTOR SHALL CLEAN ANY SILT OR DEBRIS FROM ALL STORM DRAINAGE STRUCTURES AND CULVERTS.
11. AT ALL TIMES DURING THE CONSTRUCTION EFFORT, THE CONTRACTOR SHALL HAVE AVAILABLE THE APPROPRIATE EQUIPMENT FOR WATER APPLICATION FOR THE PURPOSES OF ALLAYING DUST. APPLY WATER, SUITABLE MATERIALS, OR COVERS TO MATERIAL STOCKPILES AND OTHER SURFACES THAT CAN GIVE RISE TO AIRBORNE PARTICULATE MATTER. COVER, WHILE IN MOTION, OPEN-BODIED TRUCKS OR OPEN-BODIED TRAILERS. MINIMIZE THE VOLUME OF WATER SPRAYED FOR CONTROLLING DUST AS TO PREVENT THE RUNOFF OF WATER. NO DISCHARGE OF DUST CONTROL WATER SHALL CONTAIN OR CAUSE A VISIBLE OIL SHEEN, FLOATING SOLIDS, VISIBLE DISCOLORATION, OR FOAMING IN THE RECEIVING STREAM.
12. THE DEVELOPER SHALL ENSURE THAT CONSTRUCTION ACTIVITIES COMPLY WITH THE NOISE ORDINANCES OF THE AUTHORITY HAVING JURISDICTION.
13. THE CONTRACTOR SHALL EXCAVATE A PIT TO BE DESIGNATED AS A WASHOUT AREA FOR CONCRETE, PAINT, AND OTHER MATERIALS. THIS AREA SHALL BE CLEARLY FLAGGED AND CONSTRUCTED TO BE ENTIRELY SELF-CONTAINED. THIS AREA SHALL BE OUTSIDE OF ANY BUFFERS AND AT LEAST 50 FEET FROM ANY STREAM, WETLAND, OR OTHER SENSITIVE SOURCE. DUMPING OF LIQUID WASTES IN STORM SEWERS IS PROHIBITED. THE WASHOUT AREA SHALL BE INSPECTED AT LEAST ONCE A WEEK TO ENSURE STRUCTURAL INTEGRITY, ADEQUATE HOLDING CAPACITY, AND TO CHECK FOR LEAKS AND OVERFLOWS. ACCUMULATED DEBRIS SHOULD BE REMOVED ONCE THE WASHOUT AREA REACHES HALF WAY FULL OR IS DEEMED NECESSARY TO AVOID OVERFLOWS. REMOVE AND DISPOSE OF HARDENED CONCRETE WASTE CONSISTENT WITH PRACTICES DEVELOPED FOR THE WASTE DISPOSAL.
14. THE CONTRACTOR SHALL DESIGNATE A WASTE DISPOSAL AREA FOR TEMPORARY STORAGE OF MATERIALS TO BE REMOVED FROM THE SITE. THE DESIGNATED WASTE AREA SHALL BE SELECTED AS TO MINIMIZE TRUCK TRAVEL THROUGH THE SITE. THE AREA WILL NOT DRAIN DIRECTLY TO ADJACENT WETLANDS. PICKUPS SHALL BE SCHEDULED REGULARLY TO PREVENT THE CONTAINERS FROM OVERFILLING. SPILLS SHALL BE CLEANED UP IMMEDIATELY. DEFECTIVE CONTAINERS THAT MAY CAUSE LEAKS OR SPILLS WILL BE IDENTIFIED THROUGH REGULAR INSPECTION. ANY FOUND TO BE DEFECTIVE WILL BE REPAIRED OR REPLACED IMMEDIATELY. ANY STOCKPILING OF MATERIALS SHOULD BE CONFINED TO THE DESIGNATED AREA AS DEFINED BY THE CONTRACTOR.
15. ALL CHEMICAL AND PETROLEUM PRODUCT CONTAINERS STORED ON THE SITE (EXCLUDING THOSE CONTAINED WITHIN VEHICLES AND EQUIPMENT) SHALL BE PROVIDED WITH IMPERMEABLE CONTAINMENT WHICH WILL HOLD AT LEAST 110% OF THE VOLUME OF THE LARGEST CONTAINER, OR 10% OF THE TOTAL VOLUME OF ALL CONTAINERS IN THE AREA, WHICHEVER IS LARGER, WITHOUT OVERFLOW FROM THE CONTAINMENT AREA. ALL CHEMICALS AND THEIR CONTAINERS SHALL BE STORED UNDER A ROOFED AREA EXCEPT FOR THOSE CHEMICALS STORED IN CONTAINERS OF 100 GALLON CAPACITY OR MORE, IN WHICH CASE A ROOF IS NOT REQUIRED. DOUBLE-WALLED TANKS SATISFY THIS REQUIREMENT.
16. CONTRACTOR SHALL COORDINATE WITH THE PROPER AGENCIES FOR RELOCATION OF ANY UTILITIES OR SIGNS.
17. IF REQUIRED, AN APPROVED EROSION CONTROL BOND SHALL BE PREPARED BEFORE THE START OF ANY CONSTRUCTION ACTIVITY.
18. FROZEN MATERIAL SHALL NOT BE USED FOR FILL NOR SHALL FILL BE PLACED OR COMPACTED ON FROZEN GROUND.

ESTIMATED CONSTRUCTION START DATE - FALL 2022
ESTIMATED COMPLETION DATE - SUMMER 2023

CONSTRUCTION DUST CONTROL NOTES

- IDENTIFY AND ADDRESS SOURCES OF DUST GENERATED BY CONSTRUCTION ACTIVITIES. LIMIT CONSTRUCTION TRAFFIC TO PREDETERMINED ROUTES. PAVED SURFACES REQUIRE MECHANICAL SWEEPERS TO REMOVE SOIL THAT HAS BEEN DEPOSITED OR TRACKED ONTO THE PAVEMENT. ON UNPAVED TRAVELWAYS AND TEMPORARY HAUL ROADS, USE ROAD CONSTRUCTION STABILIZATION MEASURES AND/OR WATER AS NEEDED TO KEEP SURFACE DAMP. STATIONARY SOURCES OF DUST, SUCH AS ROCK CRUSHERS, USE FINE WATER SPRAYS TO CONTROL DUST. IF WATER IS EXPECTED TO BE NEEDED FOR DUST CONTROL, IDENTIFY THE SOURCE OF WATER IN ADVANCE. PUMPING FROM STREAMS, POND AND SIMILAR WATERBODIES MAY REQUIRE APPROVAL FROM THE MUNICIPAL INLAND WETLAND AGENCY.
- IDENTIFY AND ADDRESS SOURCES OF WIND GENERATED DUST. PROVIDE SPECIAL CONSIDERATION TO HILL TOPS AND LONG REACHES OF OPEN GROUND WHERE SLOPES MAY BE EXPOSED TO HIGH WINDS. CONSIDER BREAKING UP LONG REACHES WITH TEMPORARY WINDBREAKS CONSTRUCTED FROM BRUSH PILES, GEOTEXTILE SILT FENCES OR HAY BALES. PLAN ON STABILIZING SLOPES EARLY. MULCH FOR SEED WILL REQUIRE ANCHORING WHEN USED.
- CONSIDER WATER QUALITY WHEN SELECTING THE METHOD AND/OR MATERIALS USED FOR DUST CONTROL. WHEN CONSIDERING THE USE OF CALCIUM CHLORIDE, BE AWARE OF THE FOLLOWING: THE RECEIVING SOIL'S PERMEABILITY SO AS TO PREVENT GROUNDWATER CONTAMINATION; THE TIMING OF THE APPLICATION TO RAINFALL TO PREVENT WASHING OF SALTS INTO SENSITIVE AREAS SUCH AS WETLANDS AND WATERCOURSES; AND PROXIMITY TO SENSITIVE AREAS SUCH AS WATERCOURSES, PONDS, ESTABLISHED OR SOON TO BE ESTABLISHED AREA OF PLANTINGS, WHERE SALTS COULD IMPAIR OR DESTROY PLANT AND ANIMAL LIFE. ADDITIONALLY, SOME MATERIALS USED FOR DUST CONTROL MAY BE RENDERED INEFFECTIVE BY DEGRADED WATER QUALITY IF IT IS USED FOR MIXING.
- CONSIDER USING DUST CONTROL MEASURES ONLY AFTER IT IS DETERMINED THAT OTHER MEASURES FOR SOIL STABILIZATION CANNOT BE PRACTICALLY APPLIED.
- USE MECHANICAL SWEEPING ON PAVED AREAS WHERE DUST AND FINE MATERIALS ACCUMULATE AS A RESULT OF TRUCK TRAFFIC, PAVEMENT SAW CUTTING SPILLAGE, AND WIND OR WATER DEPOSITION FROM ADJACENT DISTURBED AREAS. SWEEP DAILY IN HEAVILY TRAFFICKED AREAS.
- PERIODICALLY MOISTEN EXPOSED SOIL SURFACES ON UNPAVED TRAVELWAYS TO KEEP THE TRAVELWAY DAMP.
- NON-ASPHALTIC SOIL TACKIFIER CONSISTS OF AN EMULSIFIED LIQUID SOIL STABILIZER OF ORGANIC, INORGANIC OR MINERAL ORIGIN, INCLUDING, BUT NOT LIMITED TO THE FOLLOWING: MODIFIED RESINS, CALCIUM CHLORIDE, COMPLEX SURFACTANT, COPOLYMERS OR HIGH GRADE LATEX ACRYLICS. THE SOLUTIONS SHALL BE NONASPHALTIC, NONTOXIC TO HUMAN, ANIMAL AND PLANT LIFE, NONCORROSIVE AND NONFLAMMABLE. MATERIALS USED SHALL MEET LOCAL, STATE AND FEDERAL GUIDELINES FOR INTENDED USE. ALL MATERIALS ARE TO BE APPLIED ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS AND ALL SAFETY GUIDELINES SHALL BE FOLLOWED IN STORING, HANDLING AND APPLYING MATERIALS.
- REPEAT APPLICATION OF DUST CONTROL MEASURES WHEN FUGITIVE DUST BECOMES EVIDENT.

PROJECT CONTACT INFO:

BLAKE BRANNON
(860)290-9324

PROPERTY OWNER:
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111 FARM BROOK LANE
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DRAWN BY CMM
CHECKED BY PRD/DHI

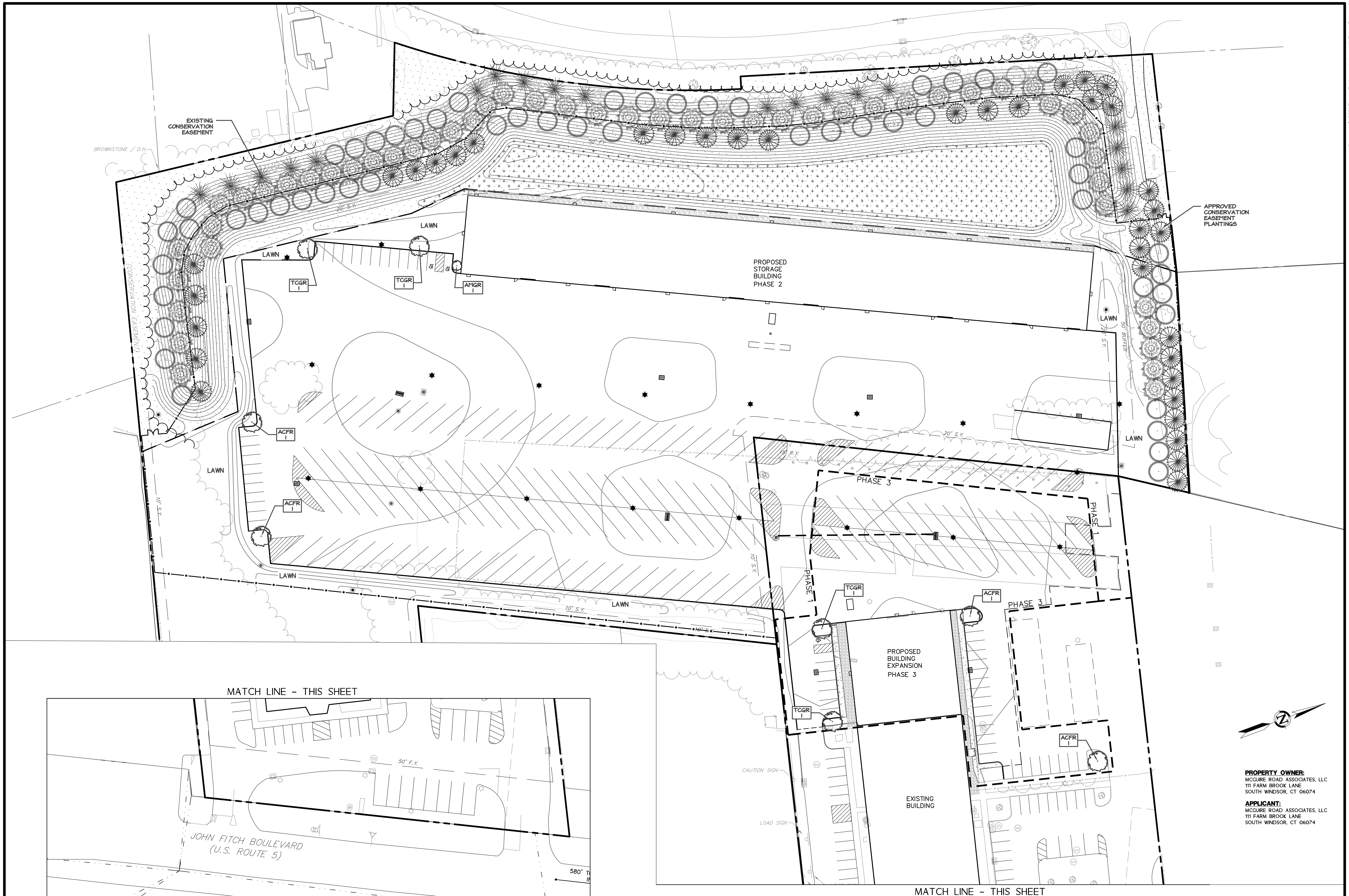
HARTFORD TRUCK EQUIPMENT

45, 95 JOHN FITCH BOULEVARD & 542 KING STREET
SOUTH WINDSOR, CONNECTICUT
GIS Nos. 50400542, 47700095 & 47700045

NO	DATE	REVISIONS	BY

EROSION & SEDIMENTATION DETAILS & NOTES

SHEET
C-ES2
SHEET 8 OF 16



MATCH LINE - THIS SHEET

LANDSCAPE PLAN NOTES:

1. 'CALL BEFORE YOU DIG' – CONTRACTOR SHALL NOTIFY UTILITY COMPANIES OF PENDING EXCAVATION AT OR NEAR PUBLIC UTILITIES. CALL 811 AT LEAST 72 HOURS PRIOR TO BEGINNING EXCAVATION.
2. THIS PLAN SHALL BE USED FOR LANDSCAPING ONLY
3. REFER TO NOTES SHEET FOR LANDSCAPING AND SEEDING NOTES

REFERENCES:

THIS PLAN REFERS TO THE FOLLOWING:

1. PLANS ENTITLED "PROPERTY & TOPOGRAPHIC SURVEY, HARTFORD TRUCK, 45 & 95 JOHN FITCH BOULEVARD & 542 KING STREET, SOUTH WINDSOR, CONNECTICUT" DATED REVISED 5/24/22 PREPARED BY DESIGN PROFESSIONALS, INC.

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Design Professionals INC
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PREPARED FOR:
Hartford Truck Equipment, Inc.
C/o Mr. Blake Brannon
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PROJECT NO.:	2482.H
DATE:	6/13/22
DESIGN BY:	GMM
DRAWN BY:	GMM
CHECKED BY:	PRD/DHJ

HARTFORD TRUCK EQUIPMENT

45, 95 JOHN FITCH BOULEVARD & 542 KING STREET
SOUTH WINDSOR, CONNECTICUT
GIS Nos. 50400542, 47700095 & 47700045

REVISIONS

NO.	DATE		BY

LANDSCAPE PLAN

SCALE: 1" = 40'
0 20' 40' 80'

SHEET
C-LS1
SHEET 9 OF 16

File: C:\jobs\2482\2482H\Landscape Arch\AutoCAD\2482H LS-LT Plan - Storage Building.dwg Layout: 09 C-LS1 Plotted: 6/13/2022 12:16 PM Last Saved: 6/13/2022 8:15 AM Last Saved By: gbmartin

LANDSCAPE NOTES:

1. ALL EXISTING TREES TO REMAIN SHALL BE SHAPED OR PRUNED WITHIN THE DEVELOPMENT AND ALONG THE PERIMETER OF CONSTRUCTION LIMIT UNDER THE DIRECTION OF A LICENSED ARBORIST.
2. DEBRIS AND DEAD, UNHEALTHY EXISTING TREES AND INVASIVE SPECIES SHALL BE REMOVED FROM WETLANDS AND RESIDENTIAL LANDSCAPE BUFFER AREAS.
3. ALL AREAS DESIGNATED TO BE SEEDED SHALL RECEIVE FOUR (4) INCHES OF TOPSOIL (EXCEPT INFILTRATION BASIN), SOIL AMENDMENTS AND MULCH. WATER AND MAINTAIN LAWN AREAS UNTIL ALL AREAS ARE STABILIZED AND ACCEPTED BY OWNER'S REPRESENTATIVE.
4. PLANTS: ALL PLANTS SHALL COMPLY WITH THE RECOMMENDATIONS AND REQUIREMENTS OF ANSI Z60.1 "AMERICAN STANDARD OF NURSERY STOCK." PROVIDE PLANTS TYPICAL OF THEIR SPECIES OR VARIETY WITH NORMAL, DENSELY-DEVELOPED BRANCHES AND VIGOROUS, FIBROUS ROOT SYSTEMS. PROVIDE ONLY SOUND, HEALTHY, VIGOROUS PLANTS FREE FROM INSECT PESTS, DISEASES, AND PHYSICAL INJURY. ALL PLANTS SHALL HAVE A FULLY DEVELOPED FORM WITHOUT VOIDS AND OPEN SPACES.
5. BALLED AND BURLAPPED PLANTS: DIG BALLED AND BURLAPPED PLANTS WITH FIRM, NATURAL BALLS OF EARTH OF SUFFICIENT DIAMETER AND DEPTH TO ENCOMPASS THE FIBROUS AND FEEDING ROOT SYSTEM NECESSARY FOR FULL RECOVERY OF PLANT, PROVIDE BALL SIZES COMPLYING WITH THE LATEST EDITION OF THE "AMERICAN STANDARD FOR NURSERY STOCK". CRACKED OR MUSHROOMED BALLS ARE NOT ACCEPTABLE.

5.A. BARE-ROOT PLANTS: DUG WITH ADEQUATE FIBROUS ROOTS, COVERED WITH A UNIFORMLY THICK COATING OF MUD BY BEING PUDDLED IMMEDIATELY AFTER THEY ARE DUG, OR PACKED IN MOIST STRAW OR PEAT MOSS.

5.B. CONTAINER-GROWTH STOCK: GROWN IN A CONTAINER FOR SUFFICIENT LENGTH OF TIME FOR THE ROOT SYSTEM TO HAVE DEVELOPED TO HOLD ITS SOIL TOGETHER, FIRM AND WHOLE.

5.B.A. CONTAINER STOCK SHALL NOT BE POT BOUND.

5.B.B. CONTAINER STOCK SHALL NOT BE LOOSE IN THE CONTAINER.

5.C. ALL PLANTS SHALL BE NURSERY GROWN UNDER CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THE PROJECT, FOR AT LEAST ONE YEAR.

6. CONTRACTOR RESPONSIBLE TO WARRANT PLANT MATERIAL TO REMAIN ALIVE AND BE HEALTHY, VIGOROUS CONDITION FOR A PERIOD OF 1 YEAR AFTER FINAL ACCEPTANCE OF ENTIRE PROJECT INCLUDING DEATH AND UNSATISFACTORY GROWTH, EXCEPT FOR DEFECTS RESULTING FROM NEGLECT BY OWNER, ABUSE OR DAMAGE BY OTHERS, OR UNUSUAL PHENOMENA OR INCIDENTS WHICH ARE BEYOND CONTRACTOR'S CONTROL.
7. CONTRACTOR TO REMOVE AND REPLACE TREES, SHRUBS, OR OTHER PLANTS FOUND TO BE DEAD OR IN UNHEALTHY CONDITION DURING WARRANTY PERIOD AT CONTRACTOR'S EXPENSE. REPLACE TREES AND SHRUBS WHICH ARE IN DOUBTFUL CONDITION AT END OF WARRANTY PERIOD, AND EXTEND WARRANTY PERIOD FOR AN ADDITIONAL GROWING SEASON FOR THE REPLACEMENT PLANTS.
8. CONTRACTOR RESPONSIBLE FOR PLANTING UNDER FAVORABLE WEATHER CONDITIONS AND RECOMMENDED SEASON FOR PLANT SURVIVAL AND ESTABLISHMENT. AT OPTION OF, AND UNDER FULL RESPONSIBILITY OF CONTRACTOR, PLANTING OPERATIONS MAY BE CONDUCTED UNDER UNSEASONABLE CONDITIONS, BUT WITHOUT ADDITIONAL COMPENSATION. IF SPECIAL CONDITIONS EXIST TO REQUIRE PLANTING OUTSIDE THE ABOVE SPECIFIED DATES, THE CONTRACTOR SHALL SUBMIT IN WRITING FOR PERMISSION BY THE OWNER'S REPRESENTATIVE. ANY VARIANCE IN THE PLANTING SEASON WILL NOT AFFECT THE ONE YEAR PLANTING GUARANTEE PERIOD.
9. DO NOT MAKE SUBSTITUTIONS. IF SPECIFIED LANDSCAPE MATERIAL IS NOT OBTAINABLE, SUBMIT PROOF OF NON-AVAILABILITY TO OWNER TOGETHER WITH PROPOSAL FOR USE OF EQUIVALENT MATERIAL. SUBSTITUTION OF PLANTS WILL NOT BE PERMITTED UNLESS APPROVED IN WRITING BY THE OWNER.

9.A. ROOT TYPES MAY BE FREELY SUBSTITUTED IN THE CASE OF BALLED AND BURLAPPED, OR CONTAINER GROWN. ALL OTHER SPECIFICATIONS REMAINING UNCHANGED. BARE ROOT OR COLLECTED PLANTS ARE NOT ACCEPTABLE AS SUBSTITUTES WITHOUT RECEIPT OF A CHANGE ORDER.

10. PROVIDE A MINIMUM OF 12" OF PLANTING SOIL MIXTURE IN ALL PLANTING BEDS.
11. PLANTING SOIL MIXTURE (BY VOLUME) SHALL BE EQUAL TO:
    A. BARK MULCH/COMPOST 10%-12%
    B. COARSE SAND 40-45%
    C. TOPSOIL 45-50%
12. PRIOR TO PLANTING, THE CONTRACTOR SHALL OBTAIN SOIL TEST FROM A CERTIFIED SOIL LABORATORY FOR ALL AREAS OF THE SITE WITH RECOMMENDATIONS FOR APPROPRIATE SOIL AMENDMENTS FOR THE TYPES OF PLANTS SPECIFIED.

12.A. LIME SHALL BE PELLETIZED LIME MANUFACTURED TO MEET AGRICULTURAL STANDARDS AND CONTAIN A MAXIMUM OF 60% OXIDE. (I.E., CALCIUM OXIDE PLUS MAGNESIUM OXIDE).

12.B. FERTILIZER SHALL BE OF A FORMULA INDICATED BY THE SOIL TESTING TO ACHIEVE A MINIMUM OF ONE POUND OF NITROGEN PER 1000 S.F. OF LAWN AREA. FERTILIZER SHALL BE A MINIMUM OF 50% ORGANIC SLOW-RELEASE COMPOSITION.

12.C. NO SOIL AMENDMENTS OR FERTILIZER SHALL BE USED FOR AREA DISTURBED WITHIN WETLANDS OR CREATED WATER QUALITY BASINS

12.D. CONTRACTOR TO HAVE FERTILIZER MATERIALS DELIVERED IN ORIGINAL, UNOPENED, AND UNDAMAGED CONTAINERS SHOWING WEIGHT, ANALYSIS, AND NAME OF MANUFACTURER. STORE IN MANNER TO PREVENT WETTING AND DETERIORATION.

12.E. DELAY MIXING FERTILIZER IF PLANTING WILL NOT FOLLOW PLACING OF PLANTING SOIL WITHIN A FEW DAYS.

13. DAYLILIES AND PERENNIALS SHALL BE INSTALLED AT 24" O.C., UNLESS NOTED OTHERWISE. APPLY 2" OF BARK MULCH, IN AREAS OF GROUND COVER AND PERENNIALS OR OWNER SELECTED ANNUALS.
14. NO PLANT, EXCEPT GROUND COVERS, GRASSES, OR VINES, SHALL BE PLANTED LESS THAN TWO FEET FROM STRUCTURES, EDGE OF PAVEMENT, OR BACK OF CURB.
15. TREES IN EXCESS OF 3" CALIPER SHALL BE SUBJECT TO INSPECTION FOR CONFORMITY TO THE SPECIFICATIONS AND APPROVAL OF LANDSCAPE ARCHITECT AT THEIR PLACE OF GROWTH AND UPON DELIVERY. WRITTEN REQUEST SHALL BE SUBMITTED 10 DAYS PRIOR.
16. CONTRACTOR RESPONSIBLE TO SUBMIT CERTIFICATES OF INSPECTION AS REQUIRED BY GOVERNMENTAL AUTHORITIES. LANDSCAPE MATERIALS TO BE SHIPPED WITH CERTIFICATES OF INSPECTION REQUIRED BY GOVERNMENTAL AUTHORITIES. COMPLY WITH REGULATIONS APPLICABLE TO LANDSCAPE MATERIALS AND CONTRACTOR TO SUBMIT MANUFACTURER'S OR VENDOR'S CERTIFIED ANALYSIS FOR FERTILIZER MATERIALS.
17. MOVING AND STORAGE OF PLANT MATERIALS: CONTRACTOR TO TAKE ALL PRECAUTIONS CUSTOMARY IN GOOD TRADE PRACTICE IN PREPARING PLANTS FOR MOVING. WORKMANSHIP THAT FAILS TO MEET THE HIGHEST STANDARDS WILL BE REJECTED.

17.A. SPRAY DECIDUOUS PLANTS IN FOLIAGE WITH AN APPROVED ANTITRANSPIRANT IMMEDIATELY AFTER DIGGING TO PREVENT DEHYDRATION.

17.B. LEGIBLY TAG PLANTS WITH BOTANICAL NAME AND SIZE IN ACCORDANCE WITH THE STANDARDS OF PRACTICE OF THE AMERICAN ASSOCIATION OF NURSERYMEN.

17.C. DIG, PACK, TRANSPORT, AND HANDLE PLANTS WITH CARE TO ENSURE PROTECTION AGAINST INJURY. FULLY PROTECT PLANTS FROM DAMAGE BY SUN, WIND, DROUGHT, WATER AND OTHER INJURIOUS CONDITIONS DURING TRANSPORTATION TO SITE AND DURING TEMPORARY STORAGE BEFORE PLANTING.

17.D. INSPECTION CERTIFICATES REQUIRED BY LAW SHALL ACCOMPANY EACH SHIPMENT INVOICE OR ORDER TO STOCK AND ON ARRIVAL. THE CERTIFICATE SHALL BE FILED WITH THE OWNER.

17.E. NO PLANT SHALL BE BOUND WITH ROPE OR WIRE IN A MANNER THAT COULD DAMAGE OR BREAK THE BRANCHES.

18. A COMPLETE LIST OF PLANTS, INCLUDING A SCHEDULE OF SIZES, QUANTITIES, AND OTHER REQUIREMENTS IS SHOWN ON THE DRAWINGS. IN THE EVENT THAT QUANTITY DISCREPANCIES OR MATERIAL OMISSIONS OCCUR IN THE PLANT MATERIALS LIST, THE PLANTING PLANS SHALL GOVERN.
19. STOCK FURNISHED SHALL BE AT LEAST THE MINIMUM SIZE INDICATED ON THE DRAWINGS. LARGER STOCK IS ACCEPTABLE, AT NO ADDITIONAL COST AND PROVIDING THE LARGER PLANTS WILL NOT BE CUT BACK TO THE SIZE INDICATED ON THE DRAWINGS.
20. THE HEIGHT OF THE TREE, MEASURED FROM THE CROWN OF THE ROOTS TO THE AVERAGE HEIGHT OF THE TOP OF THE TREE, SHALL NOT BE LESS THAN THE MINIMUM SIZE DESIGNATED IN THE PLANT LIST.
21. SHRUBS AND SMALL PLANTS SHALL MEET THE REQUIREMENTS FOR SPREAD AND HEIGHT INDICATED IN THE PLANT LIST.
22. NO PRUNING WOUNDS SHALL BE PRESENT WITH A DIAMETER OF MORE THAN 1 INCH AND SUCH WOUNDS MUST SHOW VIGOROUS BARK ON ALL EDGES.
23. ANTITRANSPIRANT: PROVIDE PROTECTIVE FILM EMULSION PROVIDING A PROTECTIVE FILM OVER PLANT SURFACES; PERMEABLE TO PERMIT TRANSPIRATION. MIXED AND APPLIED IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.
24. WATER IS TO BE SUPPLIED FOR PLANTS THAT IS CLEAN, FREE FROM TOXIC AMOUNTS OF SALT, OIL, ACID ALKALI, ORGANIC MATTER OR OTHER SUBSTANCES HARMFUL TO PLANTS.
25. CONTRACTOR TO PRUNE AND REPAIR PLANTS AS FOLLOWS:

25.A. REMOVE OR CUT BACK, BROKEN, DAMAGED, AND UNSYMMETRICAL GROWTH OF NEW WOOD.

25.B. MULTIPLE LEADER PLANTS: PRESERVE THE CENTRAL LEADER WHICH WILL BEST PROMOTE THE SYMMETRY OF THE PLANT. CUT BRANCHES FLUSH AT THE BRANCH COLLAR WITH THE TRUNK OR MAIN BRANCH.

25.C. PRUNE NEEDLE-LEAF EVERGREEN TREES ONLY TO REMOVE BROKEN OR DAMAGED BRANCHES.

25.D. ALL TREES DIRECTLY ADJACENT TO WALKWAYS OR DRIVEWAYS SHALL BE PRUNED AND MAINTAINED TO A MINIMUM BRANCHING HEIGHT OF 7 FEET ABOVE FINISH GRADE.

26. MULCH TO BE APPLIED AS FOLLOWS:

26.A. AREAS TO RECEIVE MULCH: ALL PLANT BEDS AND OTHER AREAS AS DESIGNATED ON DRAWINGS SHALL BE MULCHED.

26.B. PLACEMENT: PLACE MULCH TO REQUIRED UNIFORM DEPTH SOON AFTER PLANTING TO PREVENT DRYING OF PLANTING SOIL AROUND ROOTS. DO NOT PLACE MULCH WITHIN 3" OF TREE TRUNKS.

26.C. APPLY BARK MULCH TO A UNIFORM DEPTH OF 2 INCHES.

26.D. MULCH SHALL BE 6 MONTHS OLD, WELL-ROTTED, SHREDDED, NATIVE HARDWOOD BARK, NOT LARGER THAN 4" IN LENGTH AND 1/2" IN WIDTH, FREE OF WOOD CHIPS AND SAWDUST.

27. CONTRACTOR RESPONSIBLE FOR MAINTENANCE OF PLANT MATERIALS:

27.A. MAINTAIN PLANTINGS UNTIL FINAL ACCEPTANCE OF WORK.

27.B. MAINTENANCE SHALL INCLUDE PRUNING, WEEDING, WATERING, AND APPLICATION OF APPROPRIATE INSECTICIDES AND FUNGICIDES NECESSARY TO MAINTAIN PLANTS FREE OF INSECTS AND DISEASE.

27.C. RESET SETTLED PLANTS TO PROPER GRADE AND POSITION. RESTORE PLANTING SAUCER AND ADJACENT MATERIAL AND REMOVE DEAD MATERIAL.

27.D. CORRECT DEFECTIVE WORK AS SOON AS POSSIBLE AFTER DEFICIENCIES BECOME APPARENT AND WEATHER AND SEASON PERMIT.

27.E. WATER PLANTINGS IN A SATISFACTORY MANNER DURING AND IMMEDIATELY FOLLOWING PLANTING, TWICE PER WEEK, OR LESS UNDER WET CONDITIONS, UNTIL ACCEPTANCE BY OWNER. PROVIDE ADDITIONAL WATERING DURING EXCESSIVE DRY PERIODS DURING THE MAINTENANCE PERIOD AS DIRECTED BY THE OWNER.

27.F. REPLACEMENT OF PLANTS: ANY PLANTS TO BE REPLACED PRIOR TO ACCEPTANCE OF WORK, OR UNDER TERMS OF GUARANTY SHALL BE INSTALLED FOLLOWING PROCEDURES SET FORTH ABOVE.

28. LANDSCAPE CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS PRIOR TO COMMENCING CONSTRUCTION.
29. LOCATION, SUPPORT, PROTECTION AND RESTORATION OF ALL EXISTING UTILITIES AND APPURTENANCES SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
30. LANDSCAPE CONTRACTOR SHALL CONTACT CALL BEFORE YOU DIG 1-800-922-4455 AT LEAST TWO FULL WORKING DAYS PRIOR TO INSTALLATION.
31. LANDSCAPE CONTRACTOR TO REMOVE AND DISPOSE OF ALL CONSTRUCTION DEBRIS FROM SITE PER GOVERNING REGULATIONS.
32. CONSTRUCTION SITE IS TO BE IN A CLEAN, ORDERLY CONDITION AT ALL TIMES.
33. ALL REQUIRED PERMITS ARE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
34. LANDSCAPE CONTRACTOR SHALL PROVIDE FINE GRADING WORK FOR THE ENTIRE PROJECT. THIS WILL INCLUDE ALL AREAS TO BE GRASSED OR LANDSCAPED. GRADING MUST PROVIDE PROPER POSITIVE DRAINAGE AWAY FROM ALL BUILDINGS AND NOT LEAVE ANY POCKETS WHERE STANDING WATER MAY COLLECT.

34.A. TOPSOIL SHALL NOT BE SPREAD UNDER FROZEN OR MUDDY CONDITIONS.

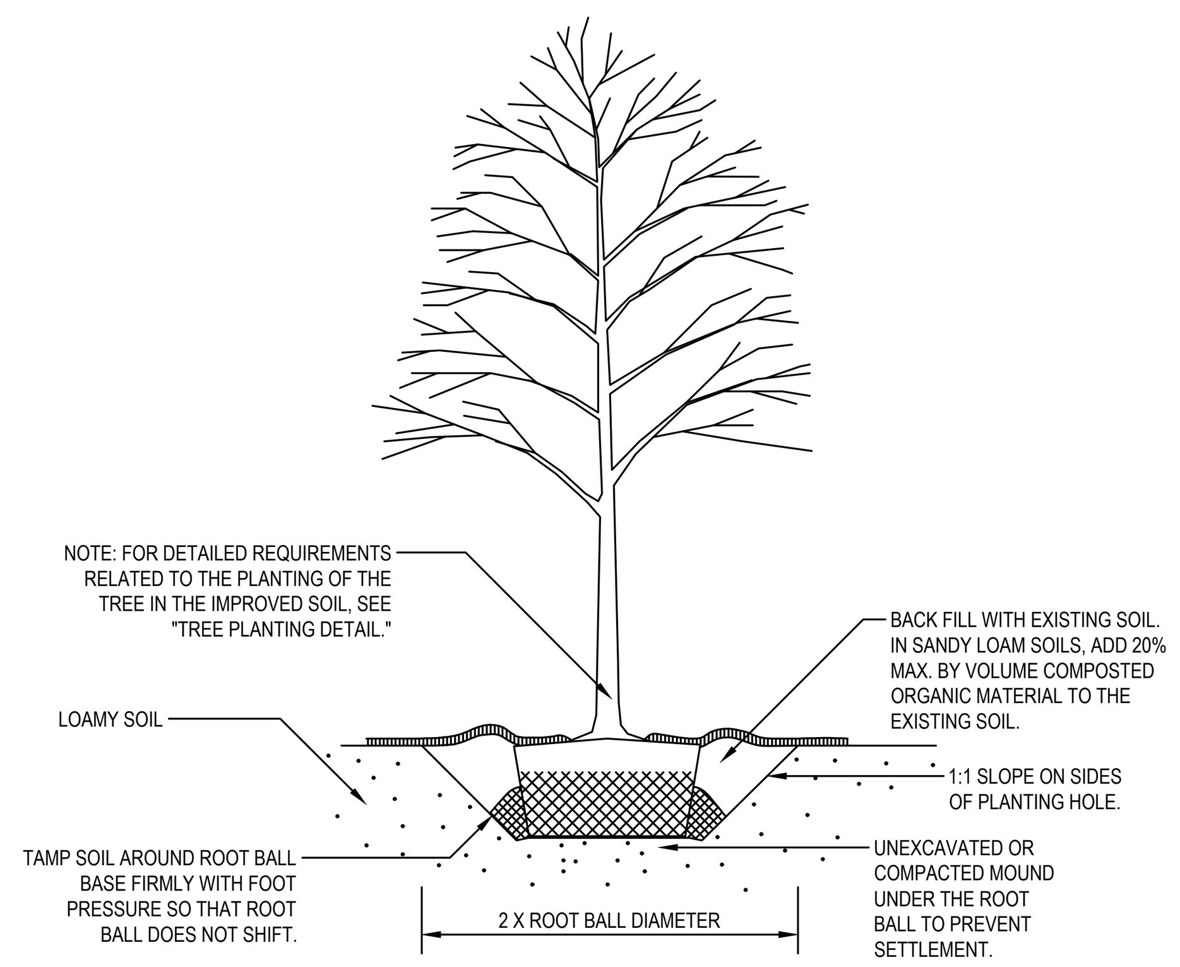
35. THE LOCATION OF ALL TREES AND SHRUBS SHALL BE STAKED FOR APPROVAL BY THE OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.

SEEDING NOTES:

1. SEEDING MIXTURE TYPE 1 (LAWN AREAS):
   BLUEGRASS BLEND (3 VARIETIES) 50% OF MIXTURE
   CHEWINGS RED FESCUE 30% OF MIXTURE
   PERENNIAL RYEGRASS 20% OF MIXTURE
   APPLICATION RATE: 4.50LBS. PER 1000 S.F.
2. CONTRACTOR RESPONSIBLE FOR ESTABLISHING AND MAINTAINING SEEDED AREAS UNTIL SATISFACTORY GROWTH AS DETERMINED BY THE OWNER. REPLANT BARE AND REPAIR ERODED AREAS UNTIL END OF MAINTENANCE PERIOD.

LANDSCAPE PLANTING SCHEDULE

KEY	QTY	BOTANICAL NAME	COMMON NAME	SIZE	TYPE	NOTES
DECIDUOUS TREES						
ACFR	4	Acer x. freemanii 'Jeffer's Red'	Autumn Blaze Maple	3" cal.	B&B	PLANT AS SHOWN
AMGR	1	Amelanchier x. grandiflora 'Autumn Brilliance'	Autumn Brilliance Serviceberry	2" cal.	B&B	PLANT AS SHOWN
TCGR	4	Tilia cordata 'Greenspire'	Greenspire Littleleaf Linden	3" cal.	B&B	PLANT AS SHOWN



LOAMY SOILS INCLUDE THE FOLLOWING USDA TEXTURAL CLASSIFICATIONS AND HAVE A CLAY CONTENT OF BETWEEN 15 TO 27%: LOAM, SANDY LOAM AND SILT LOAM. NOTE THAT SOILS AT THE OUTER LIMITS OF THE LOAM CLASSIFICATIONS MAY PRESENT SPECIAL PLANTING PLANTING PROBLEMS NOT ANTICIPATED BY THIS DETAIL.

LOAMY SOILS ARE DEFINED AS GRANULAR OR BLOCKY FRIABLE SOILS, A MIXTURE OF SAND, SILT AND CLAY PARTICLES WITH A MINIMUM OF 1.5% BY DRY WEIGHT ORGANIC MATTER. THE SOIL MUST NOT BE SO COMPACTED AS TO IMPEDE ROOT GROWTH OR DRAINAGE. THE SOIL STRUCTURE SHALL NOT BE PLATY OR MASSIVE. THE SOIL MUST BE TESTED FOR TEXTURE, DRAINAGE CAPABILITY, PH, AND NUTRIENT VALUES PRIOR TO DETERMINING PLANT SELECTIONS AND ANY ADDITIONAL SOIL IMPROVEMENTS.

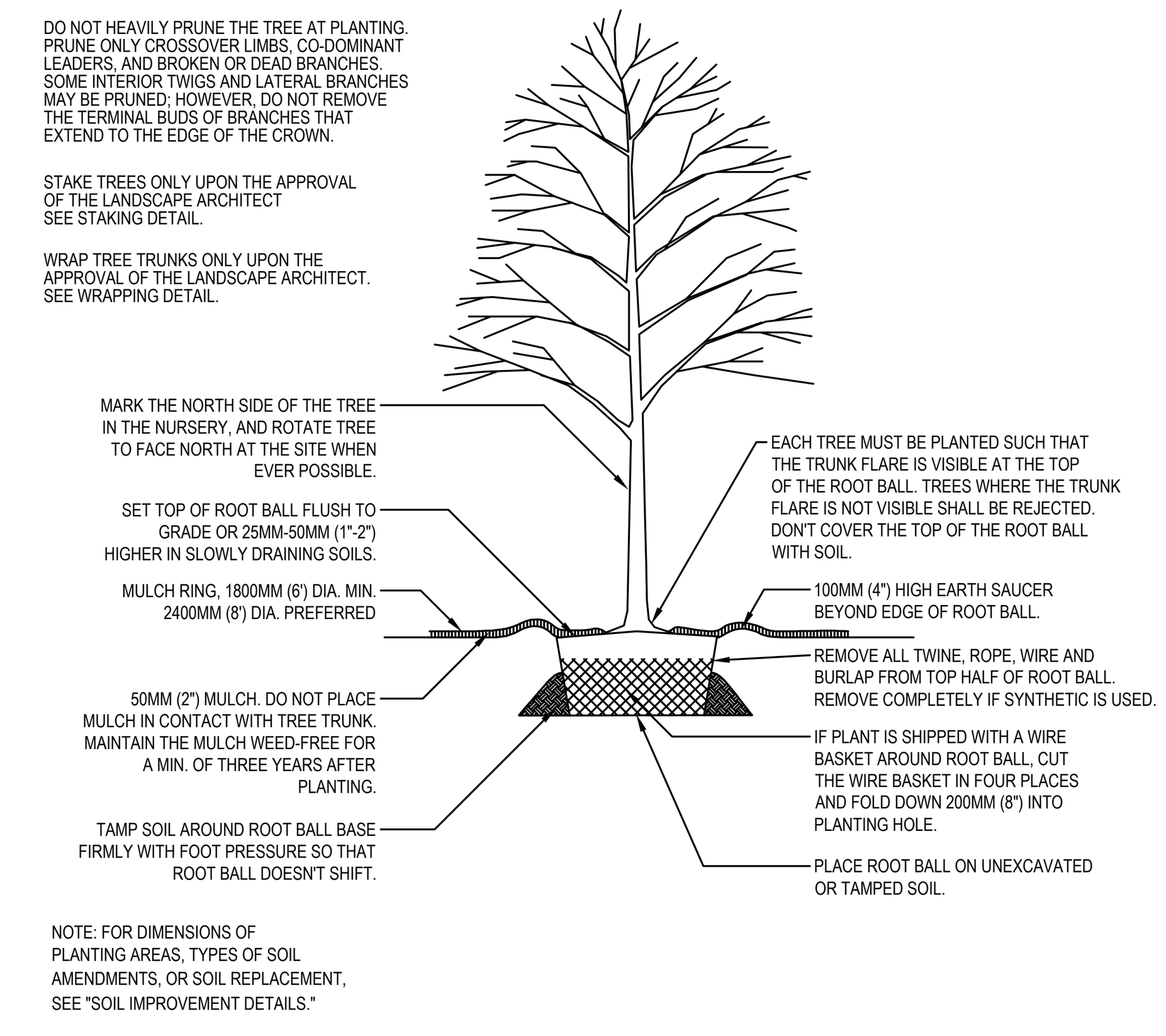
NOTES:
1. FOR TREES PLANTED IN NON-RESTRICTED SOIL CONDITIONS.
2. THIS DETAIL ASSUMES THAT THE AREA OF LOAMY SOIL AVAILABLE TO EACH TREE IS A MINIMUM OF 45 SQ. M (500 SQ. FT)

1 SOIL IMPROVEMENT DETAIL
Not to Scale

DO NOT HEAVILY PRUNE THE TREE AT PLANTING. PRUNE ONLY CROSSOVER LIMBS, CO-DOMINANT LEADERS, AND BROKEN OR DEAD BRANCHES. SOME INTERIOR TWIGS AND LATERAL BRANCHES MAY BE PRUNED; HOWEVER, DO NOT REMOVE THE TERMINAL BUDS OF BRANCHES THAT EXTEND TO THE EDGE OF THE CROWN.

STAKE TREES ONLY UPON THE APPROVAL OF THE LANDSCAPE ARCHITECT SEE STAKING DETAIL.

WRAP TREE TRUNKS ONLY UPON THE APPROVAL OF THE LANDSCAPE ARCHITECT. SEE WRAPPING DETAIL.



NOTE: FOR DIMENSIONS OF PLANTING AREAS, TYPES OF SOIL AMENDMENTS, OR SOIL REPLACEMENT, SEE "SOIL IMPROVEMENT DETAILS."

NOTES:
1. NO MULCH WITHIN 3" OF TREE TRUNK
2. THIS DETAIL ASSUMES THAT THE PLANTING SPACE IS LARGER THAN 2400 MM (8 FT.) SQUARE, OPEN TO THE SKY, AND NOT COVERED BY ANY PAVING OR GRATING.

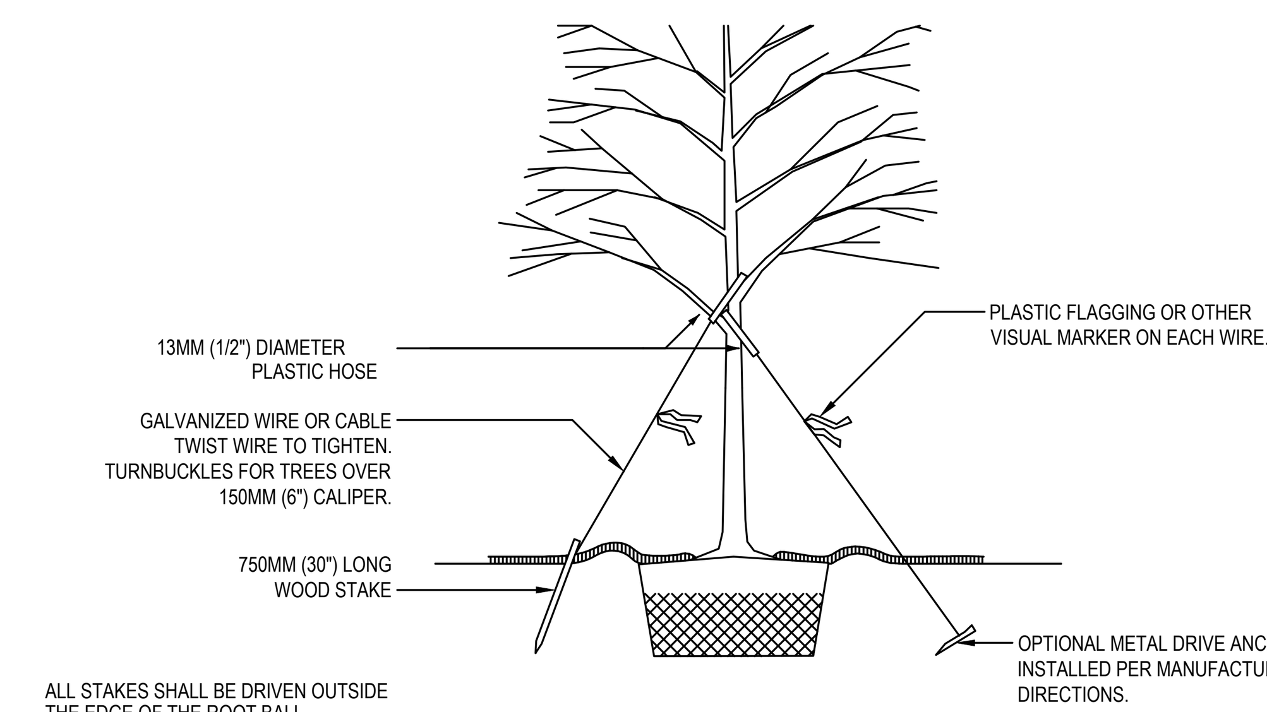
2 TREE PLANTING DETAIL
Not to Scale

WIRE OR CABLE SIZES SHALL BE AS FOLLOWS:
TREES UP TO 65 MM (2.5 IN.) CALIPER - 14 GAUGE
TREES 65 MM (2.5 IN.) TO 75 MM (3 IN.) CALIPER - 12 GAUGE

TIGHTEN WIRE OR CABLE ONLY ENOUGH TO KEEP FROM SLIPPING. ALLOW FOR SOME TRUNK MOVEMENT. PLASTIC HOSE SHALL BE LONG ENOUGH TO ACCOMMODATE 35MM (1.5 IN.) OF GROWTH AND BUFFER ALL BRANCHES FROM THE WIRE.

TUCK ANY LOOSE ENDS OF THE WIRE OR CABLE INTO THE WIRE WRAP SO THAT NO SHARP WIRE ENDS ARE EXPOSED.

INSTALL THREE GUY WIRES PER TREE, SPACED EVENLY AROUND THE TRUNK.



ALL STAKES SHALL BE DRIVEN OUTSIDE THE EDGE OF THE ROOT BALL.

ASSURE THAT THE BEARING SURFACE OF THE PROTECTIVE COVERING OF THE WIRE OR CABLE AGAINST THE TREE TRUNK IS A MINIMUM OF 12 MM (0.5 IN.).

REMOVE ALL STAKING AS SOON AS THE TREE HAS GROWN SUFFICIENT ROOTS TO OVERCOME THE PROBLEM THAT REQUIRED THE TREE TO BE STAKED. STAKES SHALL BE REMOVED NO LATER THE END OF THE FIRST GROWING SEASON AFTER PLANTING.

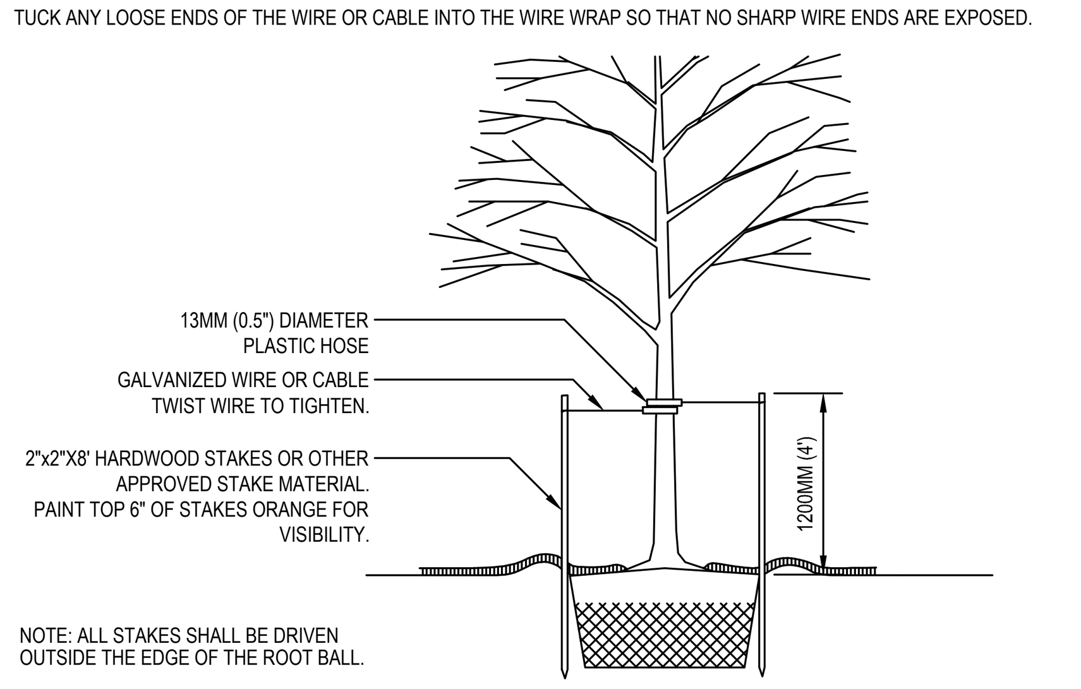
TREES NORMALLY DO NOT NEED TO BE STAKED AND STAKING CAN BE HARMFUL TO THE TREE. STAKING SHOULD BE DONE ONLY WITH THE APPROVAL OF THE LANDSCAPE ARCHITECT IF IT IS EXPECTED THAT THE TREE WILL NOT BE ABLE TO SUPPORT ITSELF. THE FOLLOWING ARE REASONS WHY TREES DO NOT REMAIN STRAIGHT.
- o TREES WITH POOR-QUALITY ROOT BALLS OR ROOT BALLS THAT HAVE BEEN CRACKED OR DAMAGED. REJECT RATHER THAN STAKE.
- o TREES THAT HAVE GROWN TOO CLOSE TOGETHER IN THE NURSERY, RESULTING IN WEAK TRUNKS. REJECT RATHER THAN STAKE.
- o PLANTING PROCEDURES THAT DO NOT ADEQUATELY TAMP SOILS AROUND THE ROOT BALL. CORRECT THE PLANTING PROCEDURE.
- o ROOT BALLS PLACED ON SOFT SOIL. TAMP SOILS UNDER ROOT BALL PRIOR TO PLANTING.
- o ROOT BALLS WITH VERY SANDY SOIL OR VERY WET CLAY SOIL. STAKING ADVISABLE.
- o TREES LOCATED IN A PLACE OF EXTREMELY WINDY CONDITIONS. STAKING ADVISABLE.

3 TREE STAKING DETAIL (LARGER THAN 3" CAL.)
Not to Scale

WIRE OR CABLE SIZES SHALL BE AS FOLLOWS:
TREES UP TO 65 MM (2.5 IN.) CALIPER - 14 GAUGE
TREES 65 MM (2.5 IN.) TO 75 MM (3 IN.) CALIPER - 12 GAUGE

TIGHTEN WIRE OR CABLE ONLY ENOUGH TO KEEP FROM SLIPPING. ALLOW FOR SOME TRUNK MOVEMENT. PLASTIC HOSE SHALL BE LONG ENOUGH TO ACCOMMODATE 35MM (1.5 IN.) OF GROWTH AND BUFFER ALL BRANCHES FROM THE WIRE.

TUCK ANY LOOSE ENDS OF THE WIRE OR CABLE INTO THE WIRE WRAP SO THAT NO SHARP WIRE ENDS ARE EXPOSED.

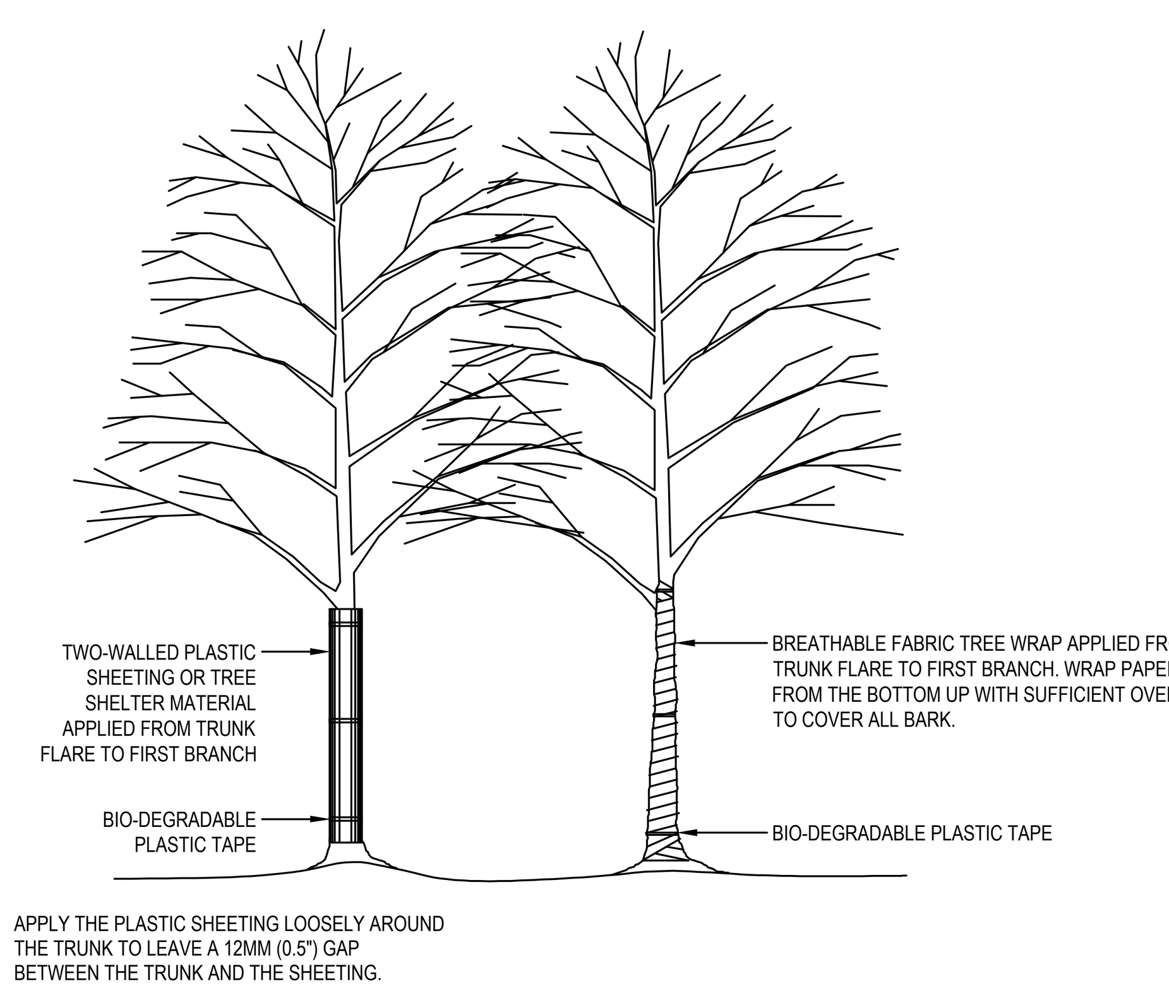


ASSURE THAT THE BEARING SURFACE OF THE PROTECTIVE COVERING OF THE WIRE OR CABLE AGAINST THE TREE TRUNK IS A MINIMUM OF 12 MM (0.5 IN.).

REMOVE ALL STAKING AS SOON AS THE TREE HAS GROWN SUFFICIENT ROOTS TO OVERCOME THE PROBLEM THAT REQUIRED THE TREE TO BE STAKED. STAKES SHALL BE REMOVED NO LATER THE END OF THE FIRST GROWING SEASON AFTER PLANTING.

TREES NORMALLY DO NOT NEED TO BE STAKED AND STAKING CAN BE HARMFUL TO THE TREE. STAKING SHOULD BE DONE ONLY WITH THE APPROVAL OF THE LANDSCAPE ARCHITECT IF IT IS EXPECTED THAT THE TREE WILL NOT BE ABLE TO SUPPORT ITSELF. THE FOLLOWING ARE REASONS WHY TREES DO NOT REMAIN STRAIGHT.
- o TREES WITH POOR QUALITY ROOT BALLS OR ROOT BALLS THAT HAVE BEEN CRACKED OR DAMAGED. REJECT RATHER THAN STAKE.
- o TREES THAT HAVE GROWN TOO CLOSE TOGETHER IN THE NURSERY, RESULTING IN WEAK TRUNKS. REJECT RATHER THAN STAKE.
- o PLANTING PROCEDURES THAT DO NOT ADEQUATELY TAMP SOILS AROUND THE ROOT BALL. CORRECT THE PLANTING PROCEDURE.
- o ROOT BALLS PLACED ON SOFT SOIL. TAMP SOILS UNDER ROOT BALL PRIOR TO PLANTING.
- o ROOT BALLS WITH VERY SANDY SOIL OR VERY WET CLAY SOIL. STAKING ADVISABLE.
- o TREES LOCATED IN A PLACE OF EXTREMELY WINDY CONDITIONS. STAKING ADVISABLE.

4 TREE STAKING DETAIL (3" CAL. OR SMALLER)
Not to Scale



APPLY THE PLASTIC SHEETING LOOSELY AROUND THE TRUNK TO LEAVE A 12MM (0.5") GAP BETWEEN THE TRUNK AND THE SHEETING.

OPTION 1 OPTION 2

TREE WRAP SHOULD BE INSTALLED AT TIME OF PLANTING AND BE REMOVED WHEN DIRECTED BY THE LANDSCAPE ARCHITECT, BUT NO LATER THAN 12 MONTHS AFTER PLANTING.

TREES WHOSE NORTH ORIENTATION IS NOT CHANGED FROM THE NURSERY DO NOT NEED TO BE WRAPPED EXCEPT TREES WITH VERY THIN BARK, SUCH AS RED MAPLE, SHOULD BE WRAPPED IF APPROVED BY THE LANDSCAPE ARCHITECT.

5 TREE WRAPPING DETAIL
Not to Scale

PROPERTY OWNER:
MCGUIRE ROAD ASSOCIATES, LLC
111 FARM BROOK LANE
SOUTH WINDSOR, CT 06074

APPLICANT:
MCGUIRE ROAD ASSOCIATES, LLC
111 FARM BROOK LANE
SOUTH WINDSOR, CT 06074

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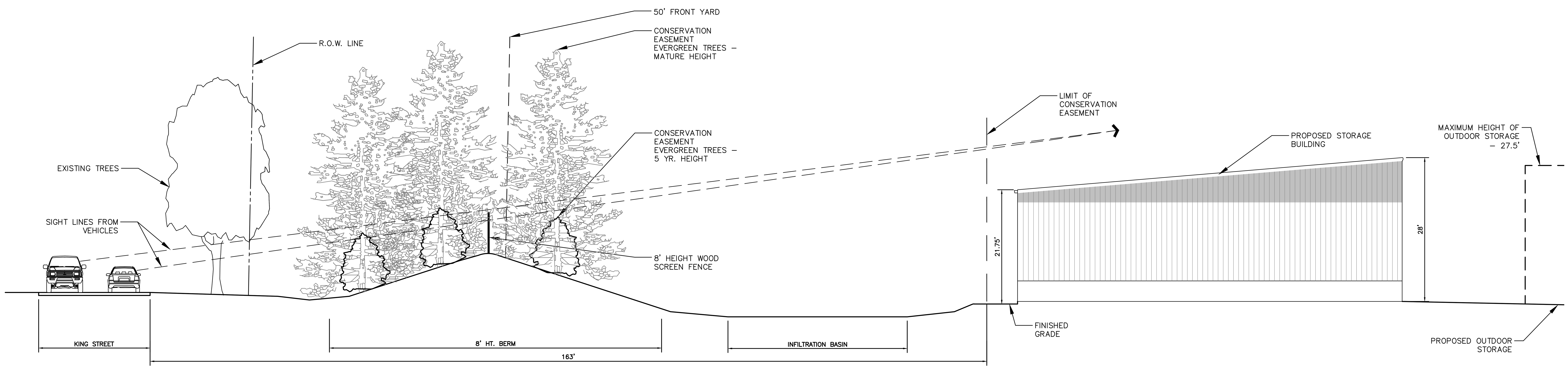
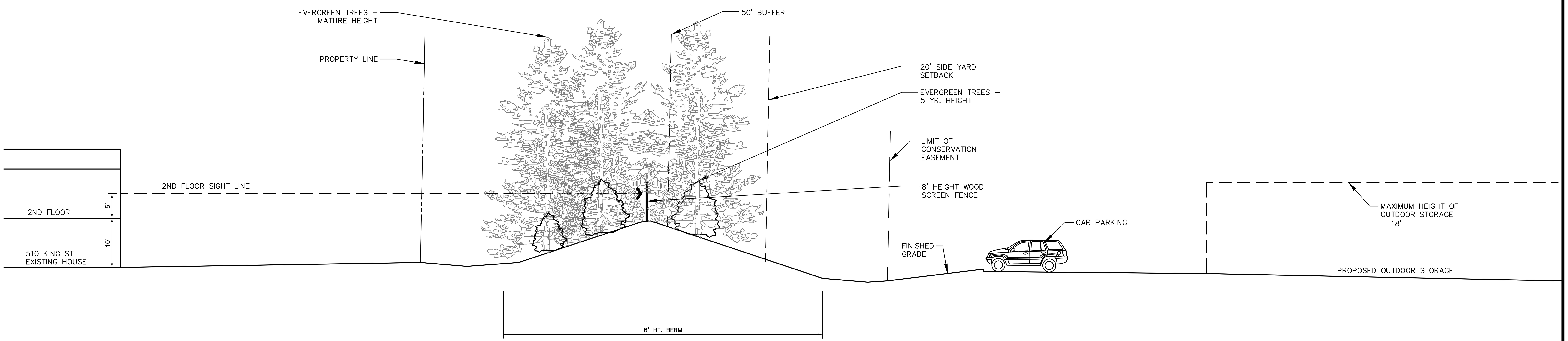
LANDSCAPE DETAILS & NOTES

SHEET
C-LS2
SHEET 10 OF 16



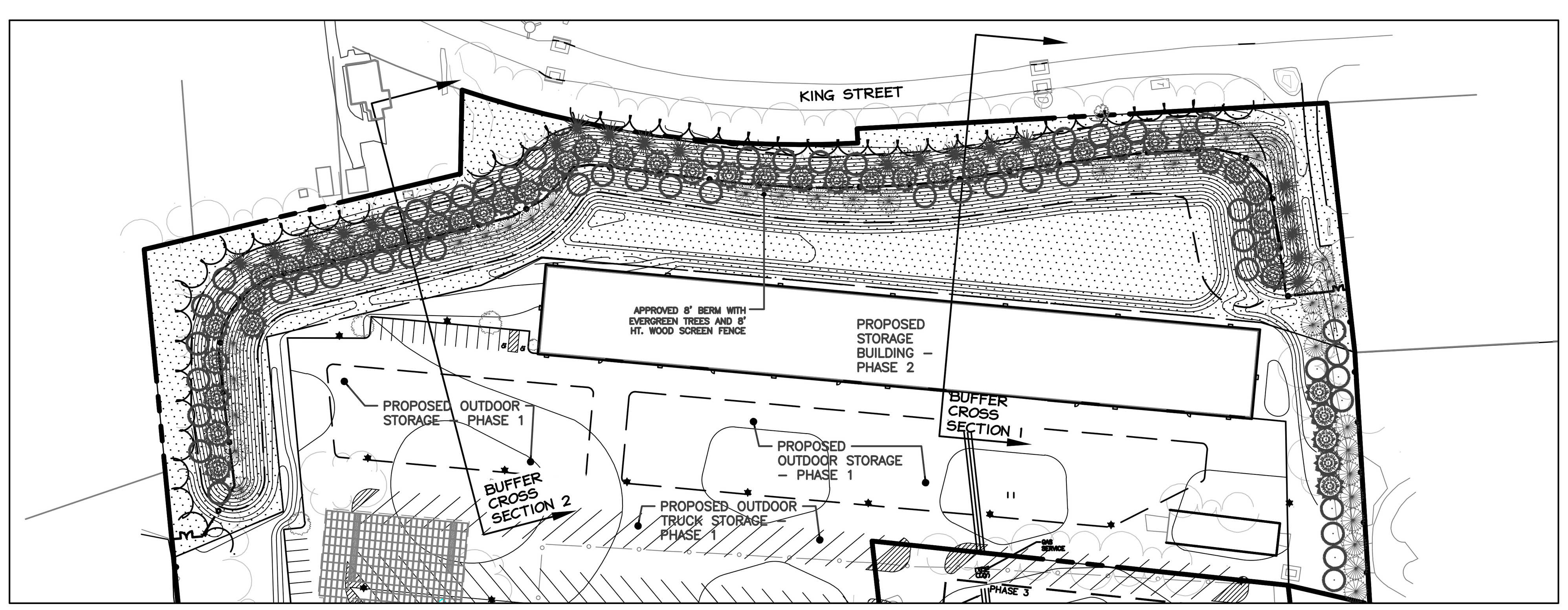
1 BUFFER CROSS SECTION 1

1" = 10'



2 BUFFER CROSS SECTION 2

1" = 10'



3 KEY MAP

1" = 100'

PROPERTY OWNER:
MCGUIRE ROAD ASSOCIATES, LLC
111 FARM BROOK LANE
SOUTH WINDSOR, CT 06074

APPLICANT:
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111 FARM BROOK LANE
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Design Professionals INC
CIVIL & TRAFFIC ENGINEERS / LAND SURVEYORS
PLANNERS / LANDSCAPE ARCHITECTS

PREPARED FOR:
Hartford Truck Equipment, Inc.
C/o Mr. Blake Brannon
95 John Fitch Boulevard
South Windsor, CT 06074
860-290-9324 T

PROJECT NO.:	2482.H
DATE:	6/13/22
DESIGN BY:	GMM
DRAWN BY:	GMM
CHECKED BY:	PRD/DHJ

HARTFORD TRUCK EQUIPMENT

45, 95 JOHN FITCH BOULEVARD & 542 KING STREET
SOUTH WINDSOR, CONNECTICUT
GIS Nos. 50400542, 47700095 & 47700045

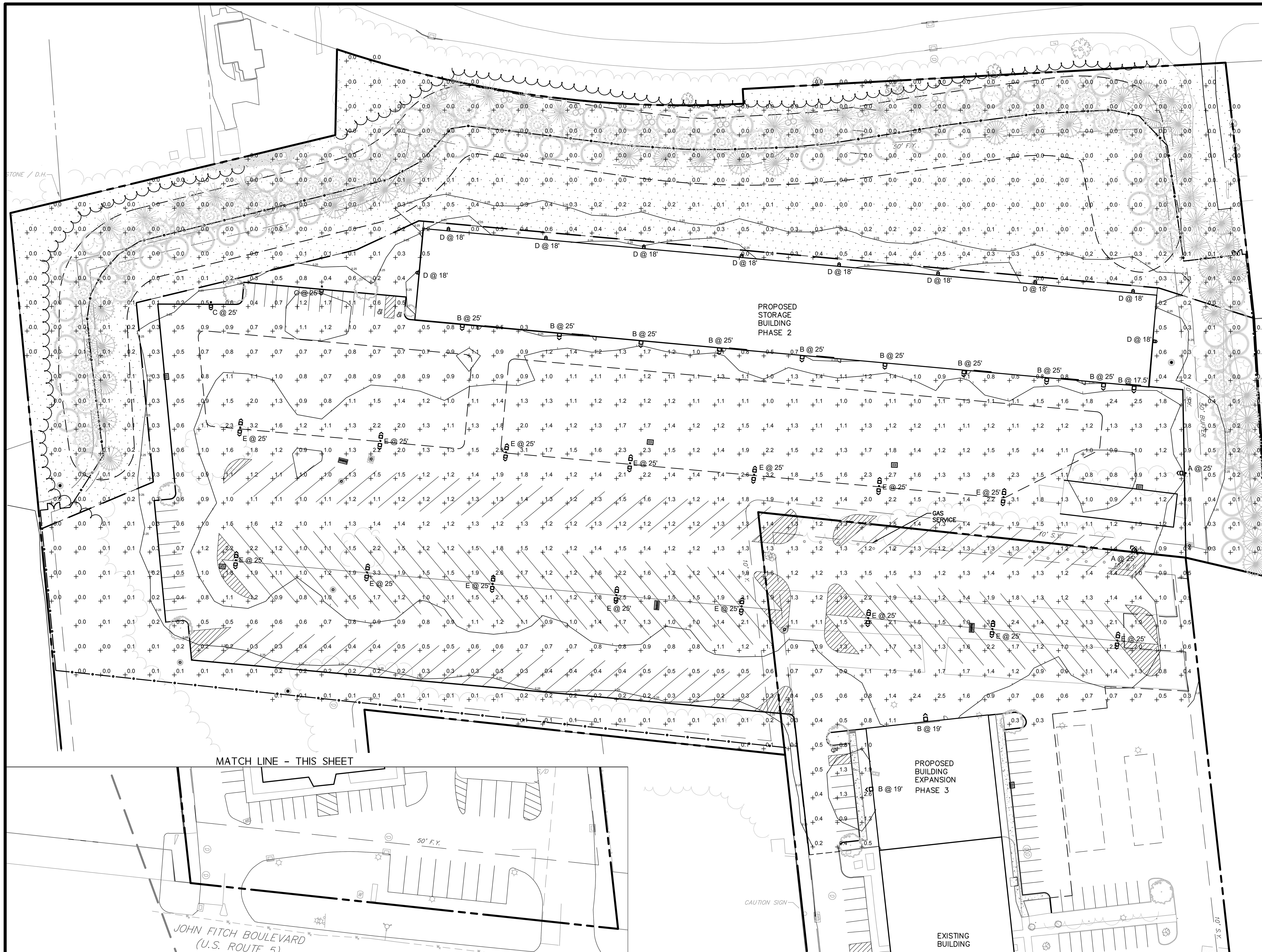
REVISIONS

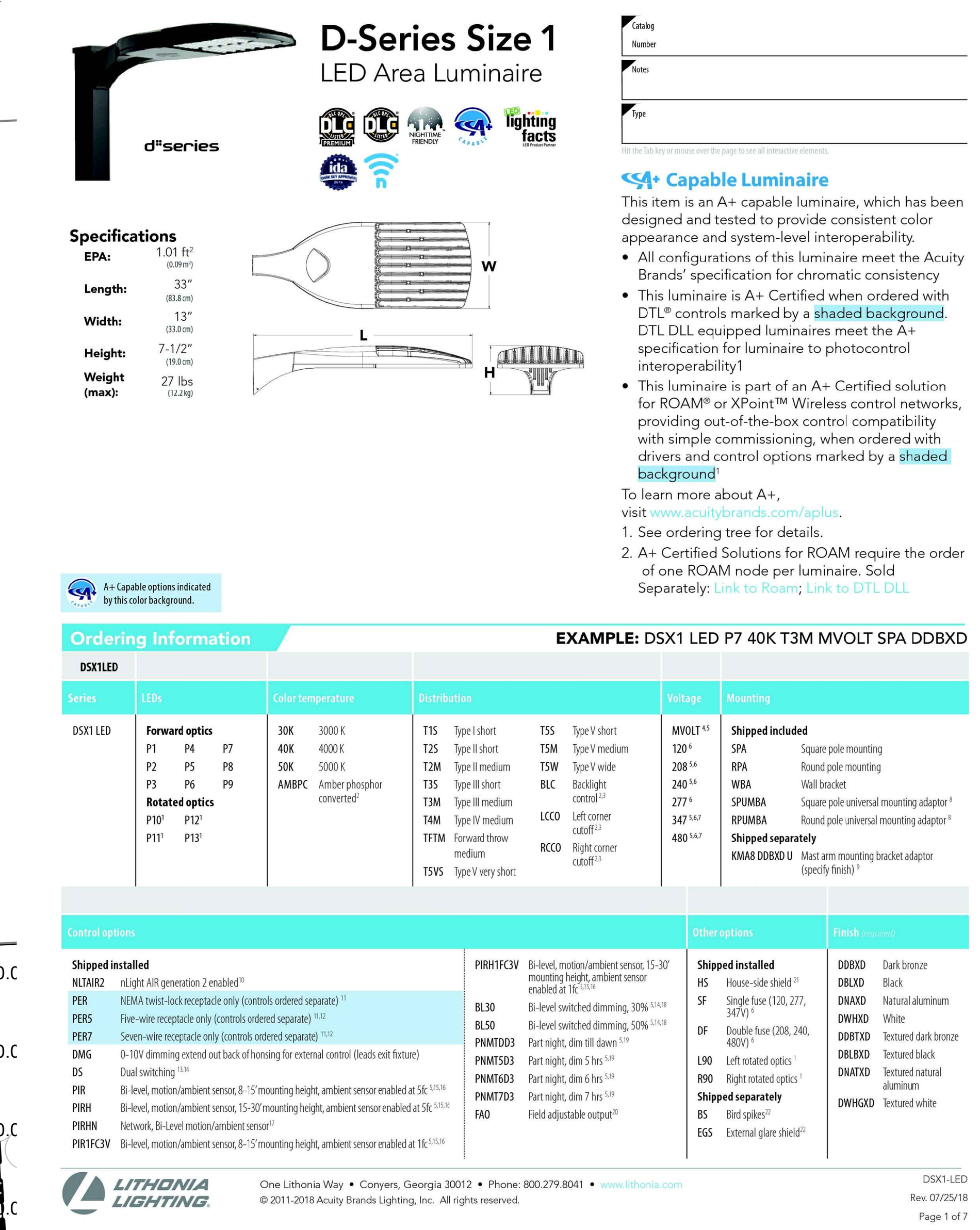
NO.	DATE	BY

LANDSCAPE SECTIONS

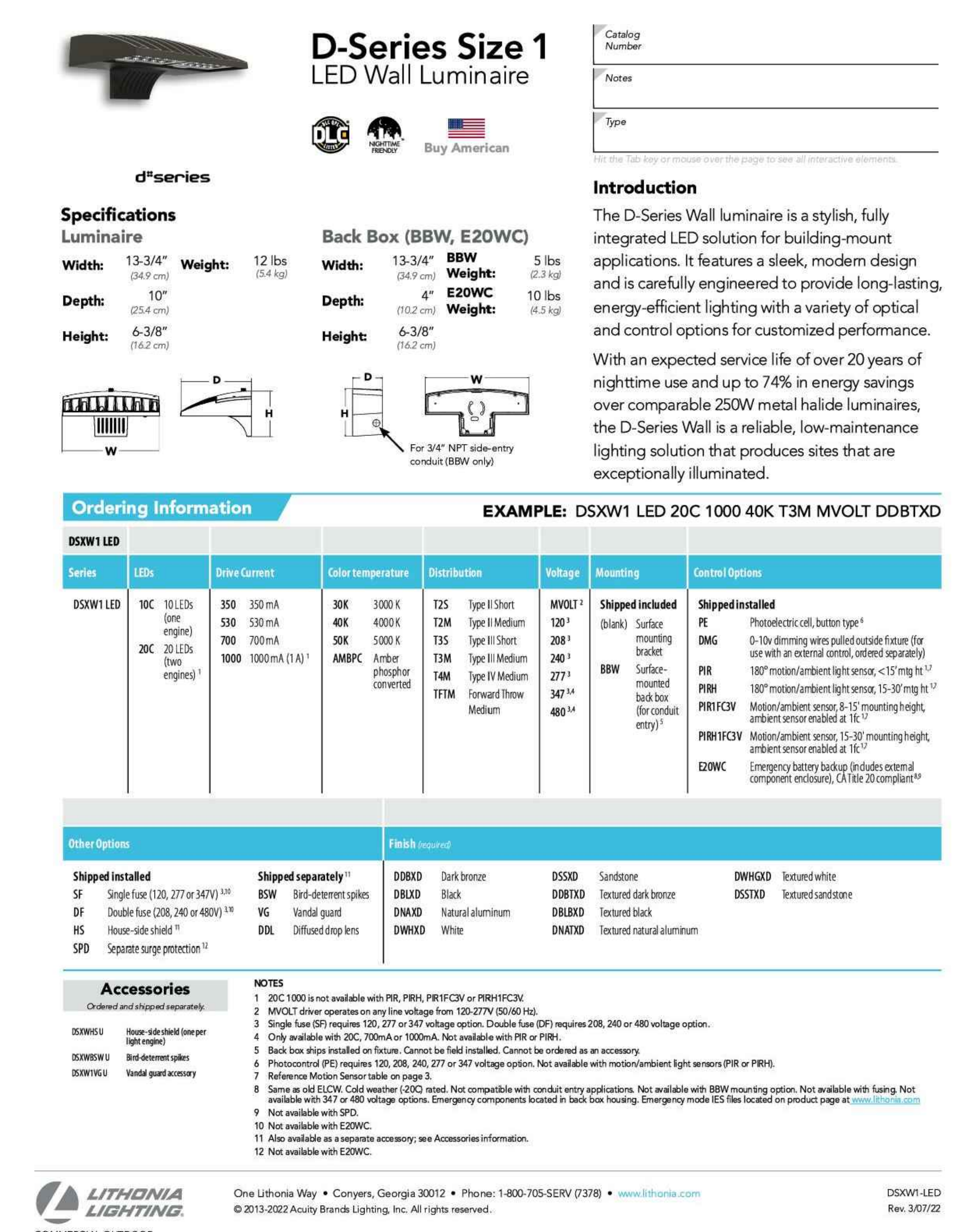
SCALE: 1" = 10'
0 5' 10' 20'

SHEET
C-LS3
SHEET 11 OF 16




D-Series Size 1
LED Area Luminaire

Ordering Information — EXAMPLE: DSX1 LED P7 40K T3M MVOLT SPA DDBXD


D-Series Size 1
LED Wall Luminaire

Ordering Information — EXAMPLE: DSXW1 LED 20C 1000 40K T3M MVOLT DDBTXD

Schedule

Symbol	Label	QTY	Manufacturer	Catalog Number	Description	Lamp	Number Lamps	Filename	Lumens per Lamp	LLF
	A	2	Lithonia Lighting	DSX1 LED P2 40K T4M MVOLT	DSX1 LED P2 40K T4M MVOLT	LED	1	DSX1_LED_P2_40K_T4M_MVOLT.ies	8707	0.92
	B	12	Lithonia Lighting	DSX1 LED P2 40K T4M MVOLT	DSX1 LED P2 40K T4M MVOLT	LED	1	DSX1_LED_P2_40K_T4M_MVOLT.ies	8707	0.92
	C	2	Lithonia Lighting	DSX1 LED P2 40K T4M MVOLT HS	DSX1 LED P2 40K T4M MVOLT with houseside shield	LED	1	DSX1_LED_P2_40K_T4M_MVOLT_HS.ies	6758	0.92
	D	10	Lithonia Lighting	DSXW1 LED 10C 350 40K T2M MVOLT	DSXW1 LED WITH (1) 10 LED LIGHT ENGINES, TYPE T2M OPTIC, 4000K, @ 350mA.	LED	1	DSXW1_LED_10C_350_40K_T2M_MVOLT.ies	1448	0.92
	E	15	Lithonia Lighting	DSX1 LED P2 40K T4M MVOLT	DSX1 LED P2 40K T4M MVOLT	LED	1	DSX1_LED_P2_40K_T4M_MVOLT.ies	8707	0.92

Statistics

Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Calc Zone #1	+	0.7 fc	3.3 fc	0.0 fc	N/A	N/A

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SITE LIGHTING PLAN NOTES:
1. 'CALL BEFORE YOU DIG' – CONTRACTOR SHALL NOTIFY UTILITY COMPANIES OF PENDING EXCAVATION AT OR NEAR PUBLIC UTILITIES. CALL 811 AT LEAST 72 HOURS PRIOR TO BEGINNING EXCAVATION.
2. THIS PLAN SHALL BE USED FOR SITE LIGHTING ONLY

REFERENCES:
THIS PLAN REFERS TO THE FOLLOWING:
1. PLANS ENTITLED "PROPERTY & TOPOGRAPHIC SURVEY, HARTFORD TRUCK, 45 & 95 JOHN FITCH BOULEVARD & 542 KING STREET, SOUTH WINDSOR, CONNECTICUT" DATED REVISED 5/24/22 PREPARED BY DESIGN PROFESSIONALS, INC.

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REVISIONS

SITE LIGHTING PLAN

CONSTRUCTION NOTES:

1. At least two full business days prior to starting any site activity or demolition, the contractor shall contact the applicable state utility location service by dialing 811 or submitting an online ticket request. The utilities shall be marked in all areas of proposed disturbance.

2. It is the contractor's responsibility to review all construction contract documents associated with the project scope of work, including, but not limited to, all drawings and specifications, architectural plans, boundary and topographic survey, wetlands assessment and reports, geotechnical reports, environmental reports, and approval conditions, prior to the commencement of construction. Should the contractor find conflict and/or discrepancy between the documents relative to the plans, specifications, reports, or the relative or applicable codes, regulations, laws, rules, statutes and/or ordinances, it is the contractor's sole responsibility to notify the Engineer, in writing, of said conflict and/or discrepancy prior to the start of construction.

3. The contractor shall be responsible for adhering to any conditions of approval placed on the project by the authorities having jurisdiction.

4. The contractor must comply, to the fullest extent, with the latest Occupational Health and Safety (OSHA) standards and regulations, and/or any other agency with jurisdiction for construction activities. The contractor is solely responsible for construction means, methods, techniques, sequences, or procedures, or for safety precautions and programs in connection with work on the Project. The Engineer will not be responsible for the contractor's safety, schedules, or failure to carry out its work in accordance with the contract documents. The Engineer will not have control over or charge of acts or omissions of the contractor, subcontractors, or their agents or employees, or of any persons performing portions of work on the Project.

5. Contractor must notify the Engineer in writing if there are any questions concerning the accuracy or intent of these plans or related specifications. If such notification is given, no demolition or site activity may begin until such time that the Engineer provides a written response to same.

6. Contractor shall adhere to and is responsible for compliance with all details, notes, plans and specifications contained herein. It is the responsibility of the contractor to ensure that all work performed by their subcontractors is in full compliance with these requirements.

7. The contractor shall confirm that they are in receipt of the current version of the referenced documents prior to the commencement of any work.

8. Prior to commencing work, the contractor shall review and correlate all consultants plans and specifications including the entire site plan and the latest architectural plans (including, but not limited to, structural, mechanical, electrical, plumbing, and fire suppression plans, where applicable), in particular for building utility connection locations, grease trap requirements/details, door access, and exterior grading. Contractor must immediately notify the Architect and the Engineer, in writing, of any conflicts, discrepancies or ambiguities which exist, and receive a written resolution prior to commencing construction.

9. Prior to commencing work, contractor is required to secure all necessary and/or required permits and approvals for the construction of the project, including, but not limited to, demolition work, and all off site material sources and disposal facilities. Copies of all permits and approvals shall be maintained on site throughout the duration of the project. The contractor shall thoroughly review and understand all permits and permit conditions prior to fabrication of any materials or products to be used as part of the project.

10. The contractor is responsible for independently verifying all existing onsite utilities within and adjacent to the limits of the project activities. Underground utility, structure and facility locations depicted and noted on the plans have been compiled, in part, from record mapping supplied by the respective utility companies or governmental agencies, from parol testimony, and from other sources. These locations must be considered as approximate in nature. Additionally, other such features may exist on the site, the existence of which are unknown to the Engineer.

11. The contractor is responsible for ensuring the installation of all improvements comply with all requirements of utility companies with jurisdiction and/or control of the site.

12. Locations of all existing and proposed services are approximate. Final utility service sizes and locations, including, but not limited to, the relocation and/or installation of utility poles, or the relocation and/or installation of transformers, are at the sole discretion of the respective utility companies.

13. Prior to commencement of any work, the contractor shall independently coordinate and confirm with the appropriate utility companies to finalize all utility services and/or relocations to ensure no conflict with the design plans and that proper depths can be achieved. All discrepancies must immediately be reported to the Engineer in writing. Should a conflict arise due to the final designs of the utility company, the contractor shall notify the Engineer in writing and await a written resolution prior to proceeding with further utility installations.

14. Prior to commencing construction, the contractor shall field verify all existing conditions, topographic information, utility invert elevations, and proposed layout dimensions, and must immediately notify the Engineer in writing if actual site conditions differ or are in conflict with the proposed work. No extra compensation will be paid to the contractor for work which has to be redone or repaired due to dimensions or grades shown incorrectly on these plans unless the contractor receives written permission from Owner/developer giving authorization to proceed with such additional work.

15. Where utilities are proposed to cross/traverse existing underground utilities, the elevations of the existing utilities shall be verified in the field prior to construction by excavating a test pit at the proposed utility crossing point. Should the field verified existing utility be in conflict with the proposed site designs, the contractor shall notify the Engineer in writing and shall not proceed with said utility construction until further direction is given from the Engineer.

16. At least 72 hours prior to starting any site activity or demolition, the contractor shall notify, at a minimum, the building official, municipal engineer, department of public works, planning and zoning commission, the Engineer, and local inland wetland commission, as applicable. The contractor shall also attend a pre-construction meeting with the local municipality, if required, prior to commencing any site activity or demolition.

17. Prior to starting any site activity or demolition, the contractor shall implement the soil erosion and sediment control measures as noted on the plans. Refer to the Erosion and Sedimentation Control Notes.

18. The demolition plan or existing features designated to be removed are intended to provide only general information regarding items to be demolished and/or removed. The contractor shall review all site plans (and architectural drawings as applicable) to assure that all demolition activities and incidental work necessary for the construction of the new site improvements are completed.

19. The contractor shall protect and maintain the operation and service of all active utilities and systems that are not being removed during all construction activities. Should a temporary interruption of utility services be required as part of the proposed construction activities, the contractor shall coordinate with appropriate utility companies and the affected end users to minimize impact and service interruption.

20. The contractor shall arrange for and coordinate with the appropriate utility companies for all services that require temporary or permanent termination for the project, whether shown on the site plans or not. Termination of utilities shall be performed in compliance with all local, state and/or federal regulations.

21. Contractor must prepare record drawings depicting the location of existing utilities that are capped, abandoned in place, or relocated and provide to the Owner and the Engineer of record.

22. Should hazardous material be discovered/encountered, which was not anticipated/addressed in the project plans and specifications, cease all work immediately and notify Owner and Engineer regarding the discovery of same. Do not continue work in the area until written instructions are received from an environmental professional.

23. The contractor is responsible for preventing movement, settlement, damage, or collapse of existing structures, and any other improvements that are to remain. If any existing structures that are to remain are damaged during construction, repairs shall be made using new product/materials resulting in a pre-damage condition, or better. Contractor is responsible for all repair costs. Contractor shall document all existing damage and to notify the Owner prior to the start of construction.

24. The use of explosives, if required, must comply with all local, state and federal regulations. The contractor shall obtain all permits that are required by the federal, state and local governments, and shall also responsible for all notification, inspection, monitoring or testing as may be required.

25. All debris from removal operations must be removed from the site at the time of excavation. Stockpiling of demolition debris will not be permitted. Debris shall not be burned or buried on site. All demolition materials to be disposed of, including, but not limited to, stumps, limbs, and brush, shall be done in accordance with all municipal, county, state, and federal laws and applicable codes. The contractor must maintain records of all disposal activities.

26. The contractor is responsible for repairing all damage to any existing utilities during construction, at its own expense.

27. All new utilities/services, including electric, telephone, cable tv, etc. are to be installed underground unless noted otherwise on the plans. The Contractor shall be responsible for installing all new utilities/services in accordance with the utility/service provider's written installation specifications and standards.

28. All earthwork activities must be performed in accordance with these plans and specifications and the recommendations set forth in the geotechnical report completed for this project. In the absence of a geotechnical report, all earthwork activities must comply with the standard state Department of Transportation (DOT) specifications (latest edition) and any amendments or revisions thereto. All earthwork activities must comply all applicable requirements, rules, statutes, laws, ordinances and codes for the jurisdictions where the work is being performed.

29. The contractor is responsible for removing and replacing unsuitable materials with suitable materials. All excavated or filled areas must be properly compacted. Moisture content at time of placement must be submitted in a compaction report prepared by a qualified geotechnical engineer, licensed in the state where the work is performed, verifying that all filled areas and subgrade areas within the building pad area and areas to be paved have been compacted in accordance with these plans, specifications and the recommendations. Subbase material for building pads, sidewalks, curb, or asphalt must be free of organics and other unsuitable materials. Should subbase be deemed unsuitable by Owner/developer or Owner/developer's representative, subbase is to be removed and filled with suitable material and properly compacted at the contractor's expense. All fill, compaction, and backfill materials required for utility installation must be coordinated with the applicable utility company specifications. The Engineer shall have no liability or responsibility for or as related to fill, compaction, backfill, or the balancing of earthwork.

30. Pavement must be saw cut into straight lines and must extend to the full depth of the existing pavement, except for edge of butt joints.

31. The tops of existing manholes, inlet structures, and sanitary cleanout tops must be adjusted as necessary, to match proposed grades.

32. Where retaining walls (whether or not they meet the jurisdictional definition) are identified on plans, elevations identified herein are for the exposed portion of the wall. Wall footing/foundation elevations are not identified herein and are to be set/determined by the contractor based on final structural design shop drawings prepared by an appropriate professional licensed in the state where the construction occurs.

33. Unless indicated otherwise or required by the authority having jurisdiction, all pipes shall be as follows:

    Reinforced Concrete pipe (RCP) shall meet the requirements of AASHTO M 170 Class IV with silt tight joints.

    High-Density Polyethylene pipe (HDPE) shall conform to AASHTO M 294, Type S (smooth interior with angular corrugations) with gaskets for silt tight joints.

    Polyvinyl chloride (PVC) pipe for roof drain connections shall be SDR 35 gasket pipe. Polyvinyl Chloride (PVC) pipe for sanitary sewer pipe shall be SDR 35 gasket pipe.

34. Storm sewer pipe lengths indicated are approximate and measured to the inside of inlet and/or manhole structure. Sanitary sewer pipe lengths indicated are approximate and measured to center of inlet and/or manhole structure to center of structure.

35. Stormwater roof drain locations are approximate and are based on preliminary architectural plans. Contractor is responsible for reviewing and coordinating the final architectural plans to verify final locations and sizes of all roof drains.

36. Sewers crossing streams and/or location within 10 feet of the stream embankment, or where site conditions so indicate, must be constructed of steel, reinforced concrete, ductile iron or other suitable material. Sewers conveying sanitary flow, combined sanitary and stormwater flow or industrial flow must be separated from water mains by a distance of at least 10 feet horizontally. If such lateral separations are not possible, the pipes must be in separate trenches with the sewer at least 18 inches below the bottom of the water main, or such other separation as approved by the agency with jurisdiction over same. Where appropriate separation from a water main is not possible, the sewer must be encased in concrete, or constructed of ductile iron pipe using mechanical or slip-on joints for a distance of at least 10 feet on either side of the crossing. In addition, one full length of sewer pipe should be located so both joints will be as far from the water line as possible. Where a water main crosses under a sewer, adequate structural support for the sewer must be provided.

37. Contractor's price for water service must include all fees, costs and appurtenances required by the utility to provide full and complete working service.

38. Contractor must contact the applicable water company to confirm the proper water meter and vault, prior to commencing construction. Water main and water service piping shall be installed in accordance with the requirements and specifications of the water authority having jurisdiction. In the absence of such specifications, water main piping must ductile iron (DIP) minimum Class 54. All work and materials must comply with the applicable American Water Works Association (AWWA) standards in effect at the time of the service application.

39. The contractor shall ensure that all work located in existing pavement be repaired in accordance with municipal, county and/or DOT details as applicable. Contractor is responsible to coordinate the permitting, inspection and approval of completed work with the agency having jurisdiction over the proposed work.

40. Where sump pumps are installed, all discharges must be connected to the storm sewer or discharged to an approved location.

41. For single and multi-family residential projects, spot elevation(s) adjacent to the buildings are schematic for non-specific building footprints. Grades must be adjusted based on final architectural plans and shall provide a minimum of six (6) inches below top of foundation/concrete and/or six (6) inches below the façade treatment, whichever is lower, and must provide positive drainage away from the structure (minimum of 2%). All areas shall be graded to preclude ponding adjacent to buildings, and on or adjacent to walks/driveways leading to the buildings. All construction, including grading, must comply with all applicable building codes, local, state and federal requirements, regulations and ordinances.

42. Contractor shall maintain and control traffic on and offsite in conformance with the current Federal Highway Administration (FHWA) "Manual on Uniform Traffic Control Devices" (MUTCD), and the federal, state, and local regulations for all aspects of demolition and site work. If a Maintenance of Traffic Plan is required for work that affects public travel either on or offsite, the contractor shall be responsible for the cost and implementation of said plan.

43. All temporary and permanent onsite and offsite signage and pavement markings shall conform to MUTCD, ADA, state DOT, and/or local approval requirements.

44. Contractor shall prevent the emission of dust, sediment, and debris from the site, and shall be responsible for corrective measures such as street sweeping, and clean-up work as deemed necessary by the Engineer orthe authority having jurisdiction.

45. All concrete must be air entrained with a minimum compressive strength of 4,000 psi at 28 days unless otherwise specified on the plans, details and/or geotechnical report.

46. The Engineer will review contractor submittals which the contractor is required to submit, but only for the sole purpose of checking for general conformance with the intent of the design and contract documents. The Engineer is not responsible for any deviations from the construction documents unless contractor received explicit direction to do so, in writing, from the Engineer. The contractor remains responsible for details and accuracy, for confirming and correlating all quantities and dimensions, and for techniques of assembly and/or fabrication processes.

47. All dimensions are to face of curb, edge of pavement, or edge of building, unless noted otherwise.

48. The contractor shall install and/or construct all aspects of the project in strict compliance with and accordance with manufacturer's written installation standards, recommendations and specifications.

AMERICANS WITH DISABILITY ACT NOTES TO CONTRACTOR:

The contractor shall review the proposed construction with the local building official prior to the start of construction. Contractors shall be precise in the construction of Americans with Disabilities Act (ADA) accessible parking, components, and accessible routes for the project. These components shall comply with all applicable state and local accessibility laws and regulations and the current ADA regulations and construction standards. These components include, but are not limited to the following:

- Parking spaces and parking aisles shall not exceed a 1:50 (nominally 2.0%) slope in any direction.
- Accessible routes shall be a minimum of 36" wide (unobstructed). Handrails and car overhangs may not obstruct these areas. Longitudinal slopes (direction of travel) shall not exceed 1:20 (5.0%) and shall have a cross slope no greater than 1:50 (2.0%).
- Accessible routes exceeding 1:20 (5.0%) shall be considered a "ramp". Maximum slopes of a ramp shall be 1:12 (8.3%) in the direction of travel, and a cross slope of 1:50 (2.0%). Ramps shall have maximum rise of thirty (30) inches, shall be equipped with hand rails on both sides, and landings at the top and bottom of the ramp. Landings shall not exceed 1:50 (2.0%) in any direction and have positive drainage away from the landing.
- A landing shall be provided at the exterior of all doors and at each end of ramps. Landings shall not exceed 1:50 (2.0%) in any direction and have positive drainage away from the landing and/or building. The landing shall be no less than 60 inches long unless permitted otherwise per the ADA regulations.
- Curb ramps- shall not exceed a 1:12 (8.3%) slope for a maximum length of six (6) feet or a maximum rise of six (6) inches.
- The contractor shall verify all existing elevations shown on the plan in areas of existing doorways, accessible routes or other areas where re-construction is proposed. The contractor shall immediately notify the Owner and Engineer in writing if any of the proposed work intended to meet ADA requirements is incapable of doing so, or if there is any ambiguity regarding which design components are intended to meet ADA requirements. The contractor shall not commence the work in the affected area until receiving written resolution from Engineer.

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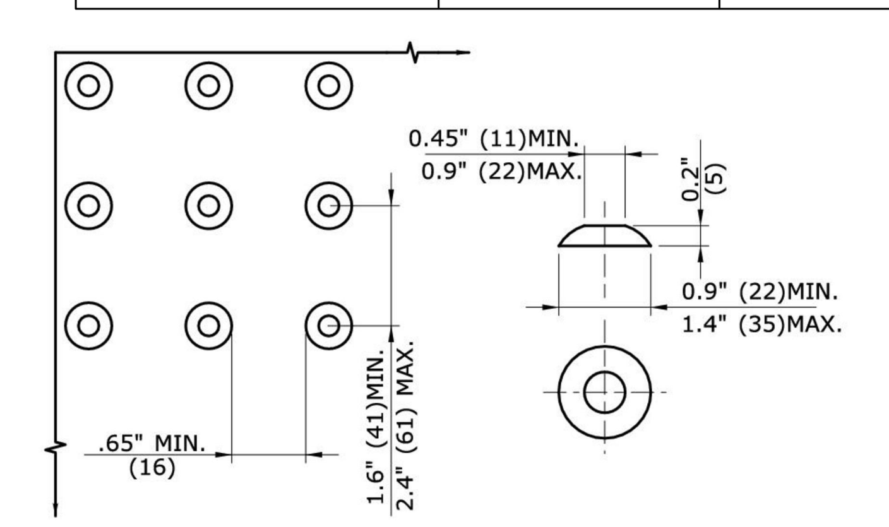
LEGEND

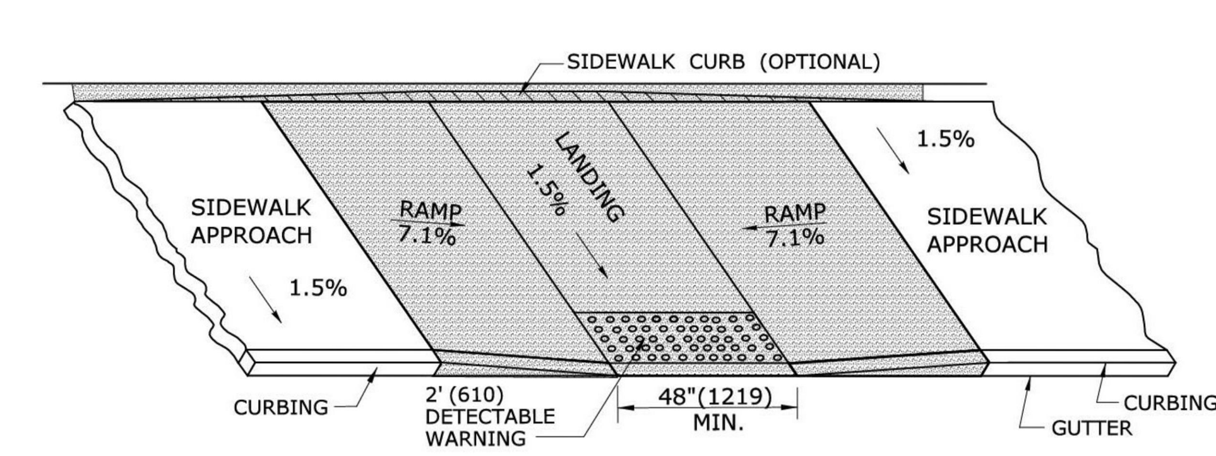
EXISTING	DESCRIPTION	PROPOSED
BORINGS		
TP	BORING / TEST PIT LOCATION	TP
COMMUNICATION		
Cx	UNDERGROUND COMMUNICATION LINES	C
DOMESTIC WATER		
Wx	WATER MAIN	W
WSx	WATER SERVICE	WS
Fx	FIRE SERVICE LINE	F
NPWx	NON-POTABLE WATER LINE	NPW
W W	WATER VALVE / FIXTURES	WV
	FIRE HYDRANT	
LIQUID FUEL		
LFx	MAIN LIQUID FUEL LINE	LF
LFSx	LIQUID FUEL SERVICE LINE	LFS
LFa	LIQUID FUEL LINE, ABANDONED	
IRRIGATION		
Ix	IRRIGATION LINES	I
LIGHTING		
/	POLE / GROUND MOUNTED LIGHT	/
NATURAL GAS		
Gx	GAS MAIN	G
GSx	GAS SERVICE LINE	GS
POWER		
EOx	ELECTRICAL LINES, OVERHEAD	EO
EUx	ELECTRICAL LINES, UNDERGROUND	EU
	UTILITY POLE	
PROPERTY		
	PROPERTY LINE	
	EASEMENT LINE	
	IRON PIPE	
	IRON ROD	
	MONUMENT	
ROADS		
	GUARD RAIL	
EROSION CONTROL		
	SILT FENCE	SF
SITE FEATURES		
	4" DOUBLE SOLID YELLOW LINE	DSYL
	4" SINGLE SOLID WHITE LINE	SSWL
	BIT. CONC. LIP CURB	BCLC
	PRECAST CONCRETE CURB	PCC
SANITARY SEWER		
Sx	SANITARY SEWER MAIN	S
SSx	SANITARY SEWER SERVICE LINE	SS
S	SANITARY SEWER MANHOLE	S
STORM SEWER		
	STORM DRAIN PIPE	
RLx	ROOF LEADER	RL
UD	UNDERDRAIN	UD
D	STORM DRAIN MANHOLE	D
	CURB INLET	
	CATCH BASIN	
	YARD DRAIN	
TOPOGRAPHY		
95	CONTOUR	95
×61.95	SPOT ELEVATION	95
OTHER		
	RAMP	R
	LANDSCAPE AREA	LSA



DOME SPACING **DOME SECTION**

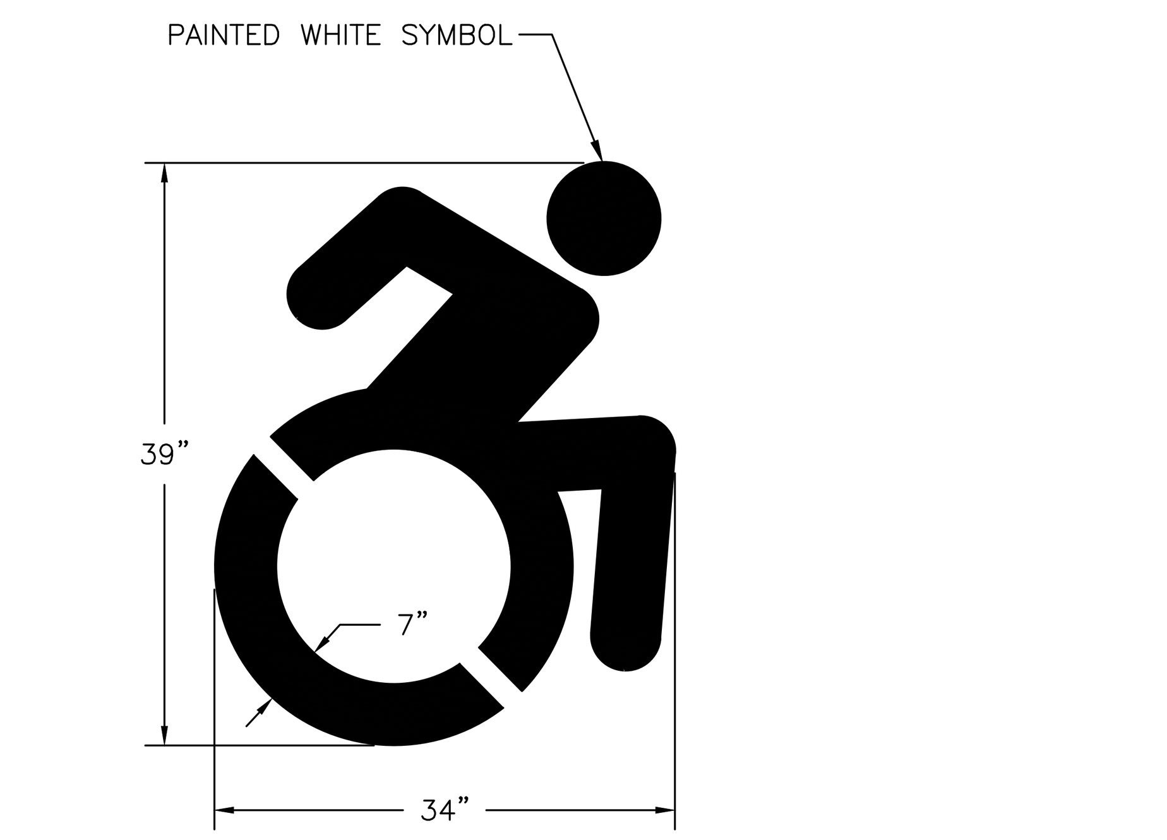
STANDARD DOME ON DETECTABLE WARNING TILES

NOTES:
1. DETECTABLE WARNINGS AT CURB RAMP SHALL MEET ADAAG GUIDELINES TO DETECT BOUNDARY BETWEEN SIDEWALK AND VEHICLE SPACE.
2. DETECTABLE WARNINGS SHALL BE CAST IN PLACE.
3. DETECTABLE WARNINGS SHALL CONTRAST VISUALLY WITH ADJACENT WALKING SURFACES.



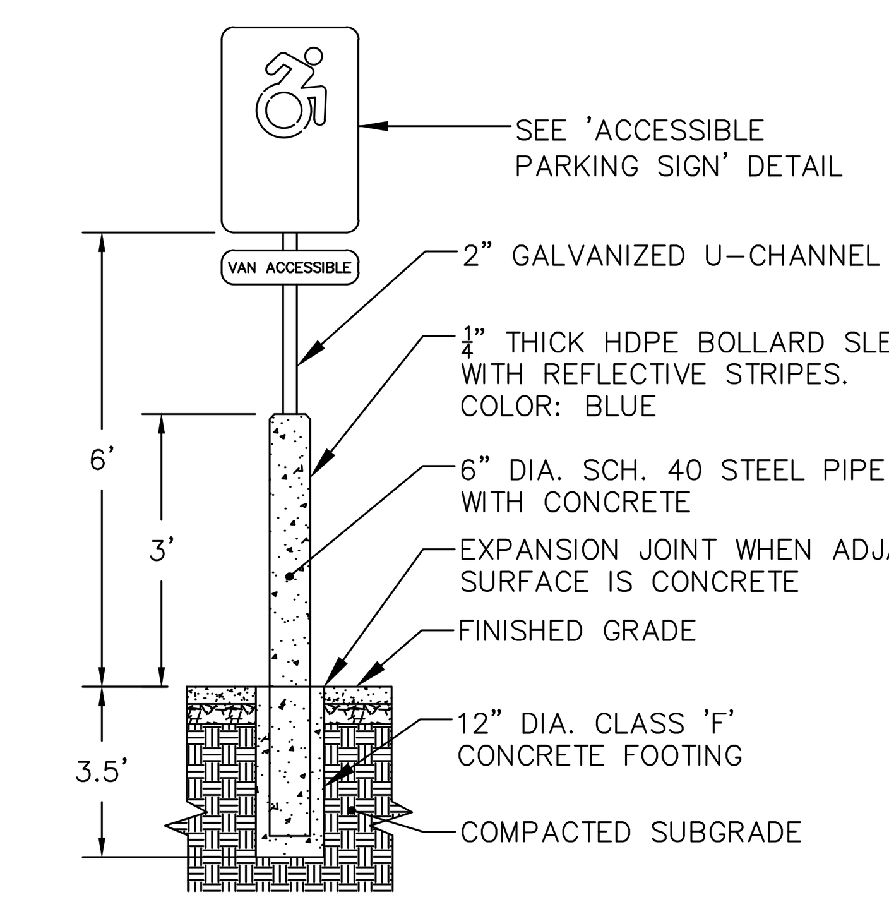
3 PARALLEL SIDEWALK RAMP

Not to Scale



1 ACCESSIBLE PARKING SYMBOL

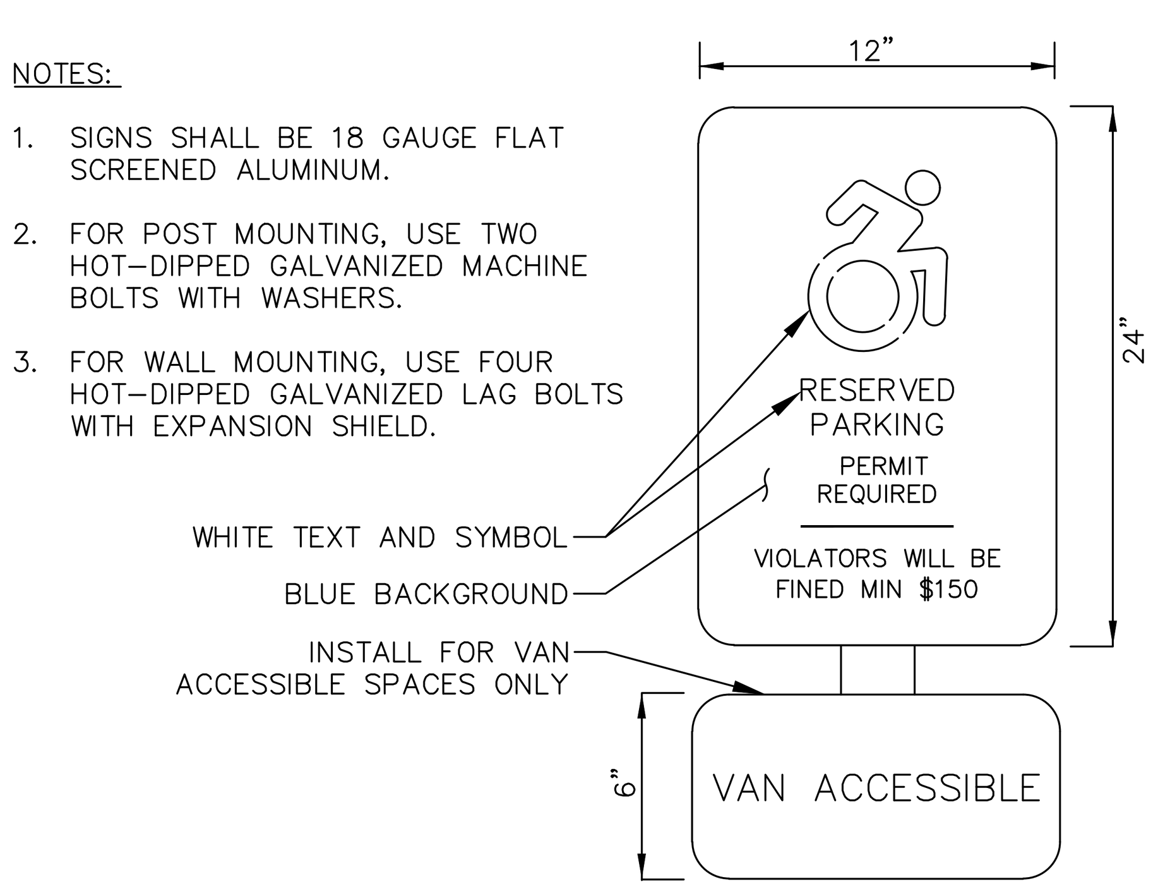
Not to Scale



2 ACCESSIBLE PARKING SIGN POST

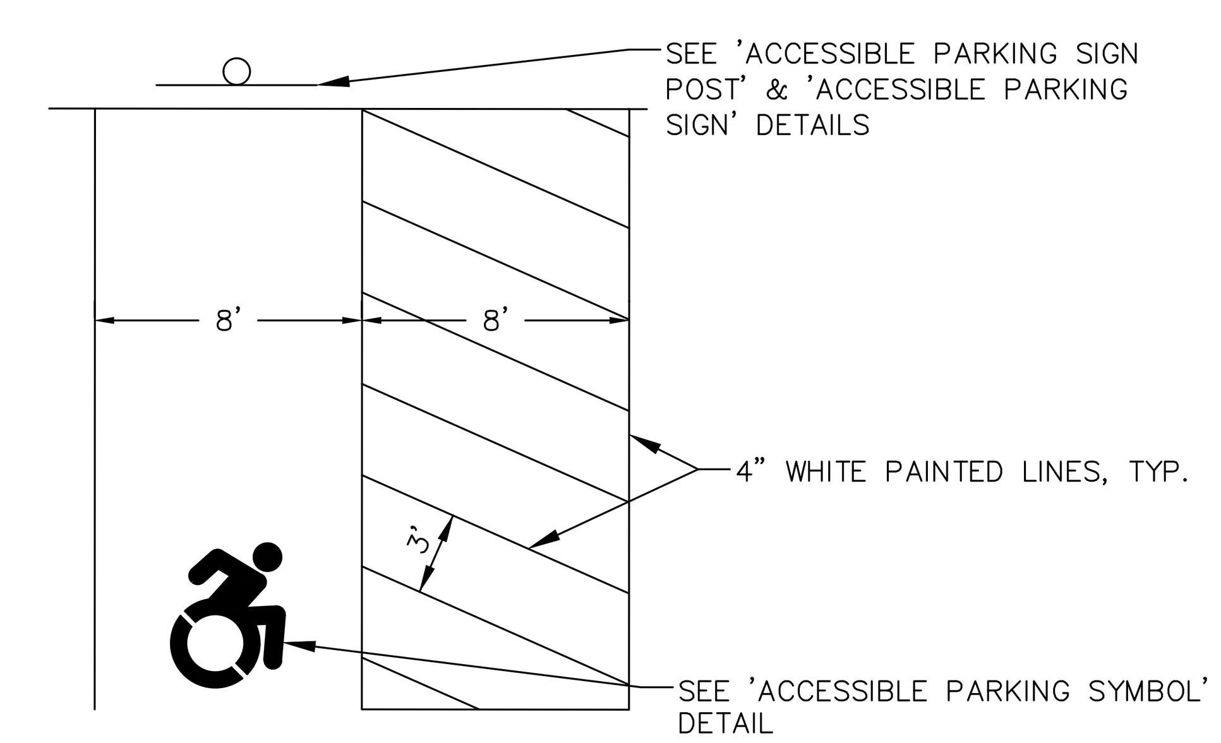
Not to Scale

NOTES:
1. SIGNS SHALL BE 18 GAUGE FLAT SCREENED ALUMINUM.
2. FOR POST MOUNTING, USE TWO HOT-DIPPED GALVANIZED MACHINE BOLTS WITH WASHERS.
3. FOR WALL MOUNTING, USE FOUR HOT-DIPPED GALVANIZED LAG BOLTS WITH EXPANSION SHIELD.



3 ACCESSIBLE PARKING SIGN

Not to Scale



NOTES:
1. ACCESSIBLE PARKING SPACES AND ADA PASSENGER LOADING AREAS SHALL BE GRADED WITH A MAXIMUM SLOPE OF 1:50 (2%) IN ALL DIRECTIONS.

4 VAN ACCESSIBLE PARKING SPACE

Not to Scale

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45, 95 JOHN FITCH BOULEVARD & 542 KING STREET
SOUTH WINDSOR, CONNECTICUT
GIS Nos. 50400542, 47700095 & 47700045

REVISIONS

NO	DATE		BY

NOTES, LEGEND, & DETAILS

SHEET
C-D1
SHEET 13 OF 16

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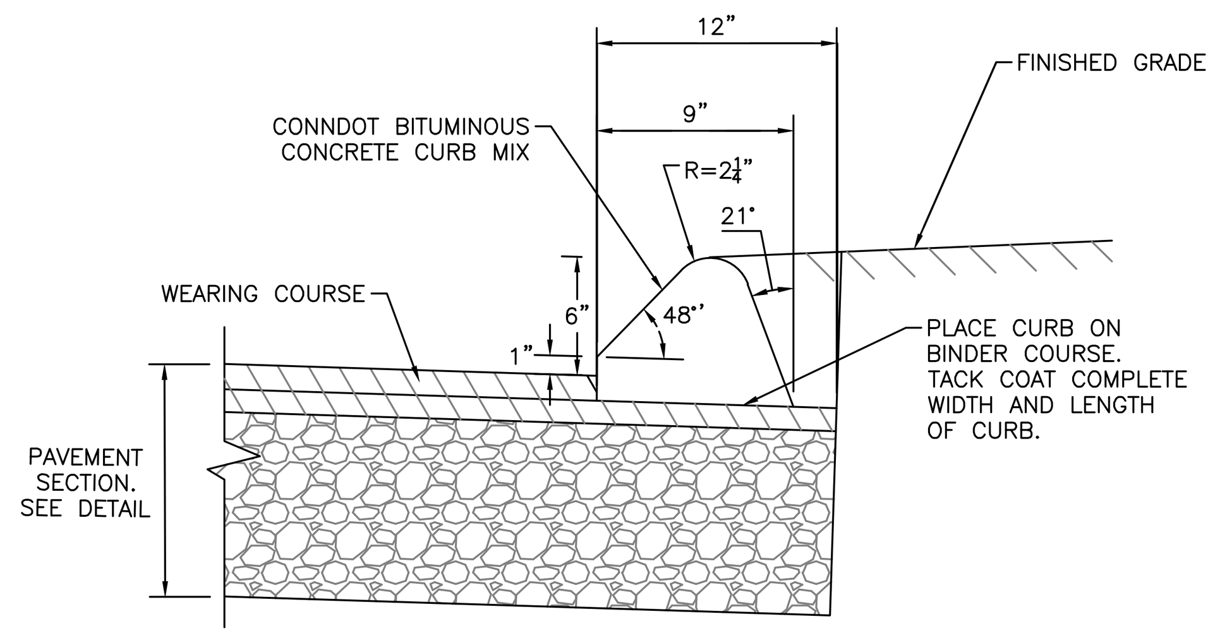
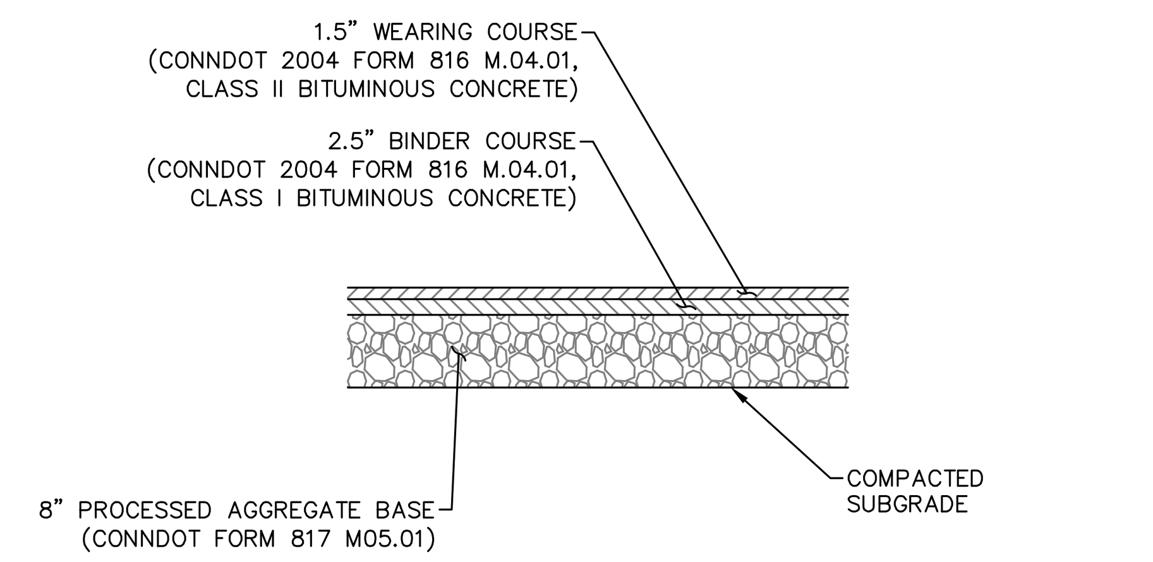


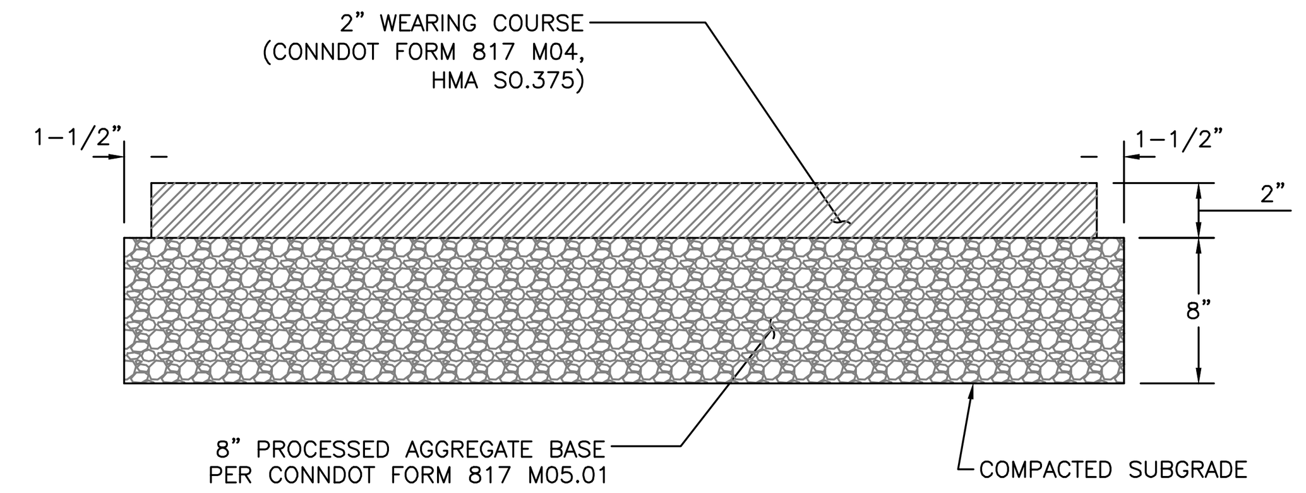
NOTE:

BITUMINOUS CONCRETE CURBING SHALL BE INSTALLED PER CONNDOT STANDARD SPECIFICATIONS FOR ROADS, BRIDGES, FACILITIES AND INCIDENTAL CONSTRUCTION, LATEST EDITION.

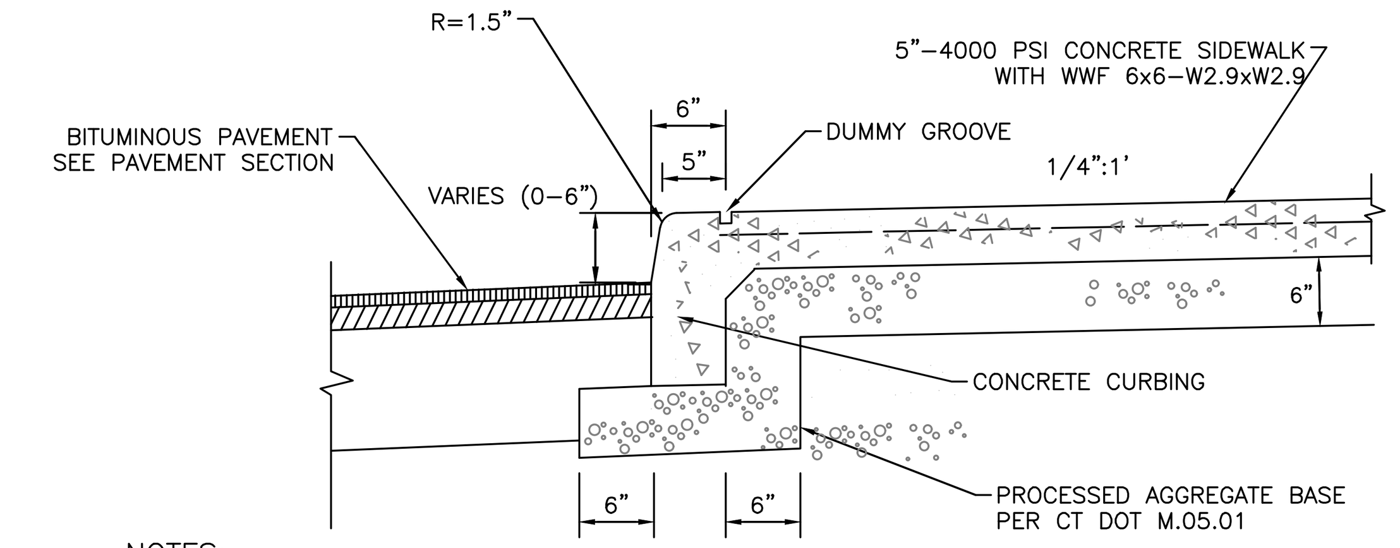
1 BITUMINOUS CONCRETE LIP CURB
Not to Scale



2 BITUMINOUS CONCRETE PAVEMENT SECTION
Not to Scale



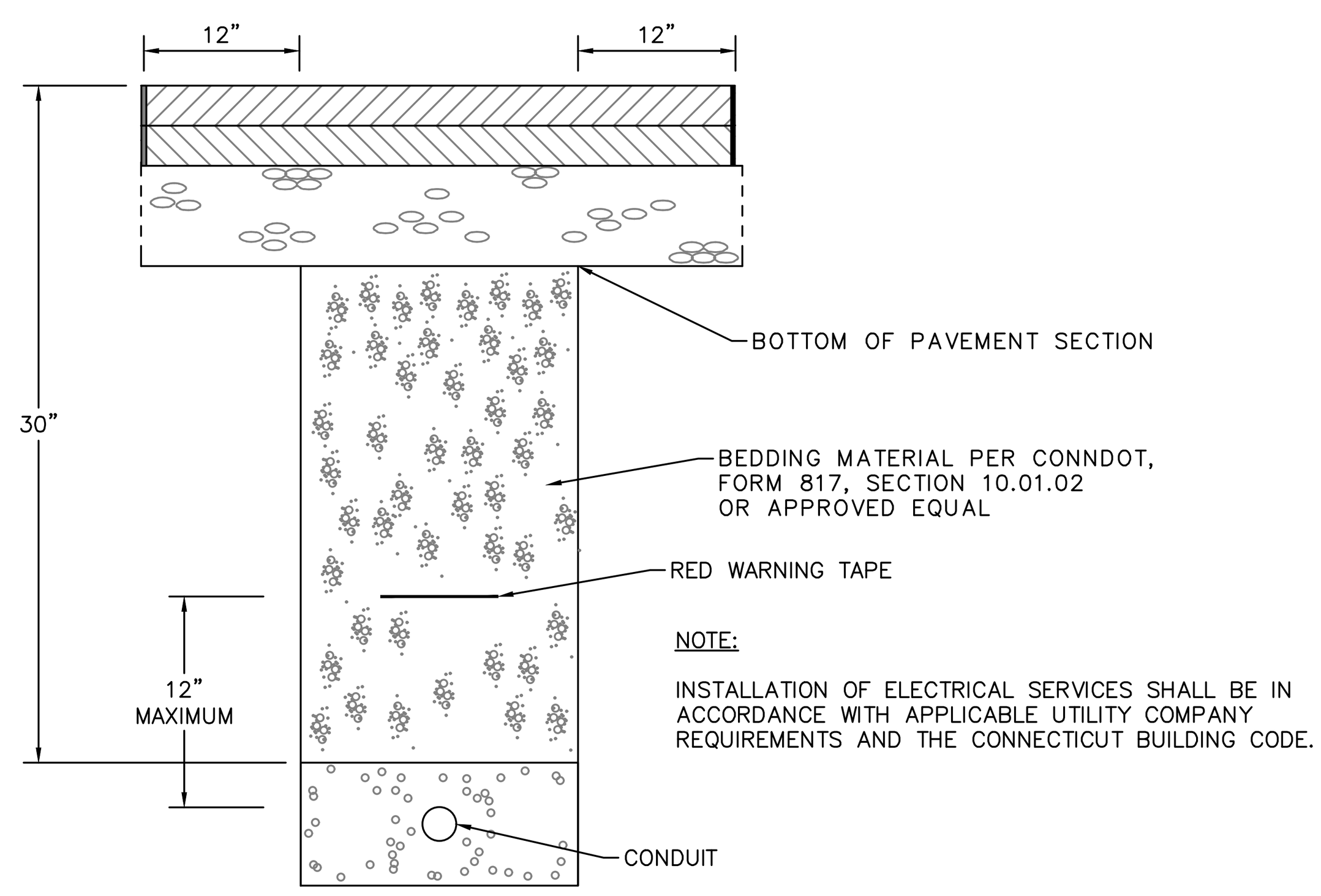
3 BITUMINOUS CONCRETE SIDEWALK SECTION
Not to Scale



NOTES:

1. ALL CONCRETE FOR SIDEWALKS SHALL BE CLASS "F". MEET CONNECTICUT D.O.T. SPECIFICATIONS. REFER TO FORM 817
2. CONCRETE SURFACE TO BE SCORED AT 5 FOOT INTERVALS.
3. EXPANSION JOINTS SHALL BE INSTALLED EVERY 15 FEET.
4. PROVIDE BROOMED FINISH PERPENDICULAR TO TRAVEL PATH

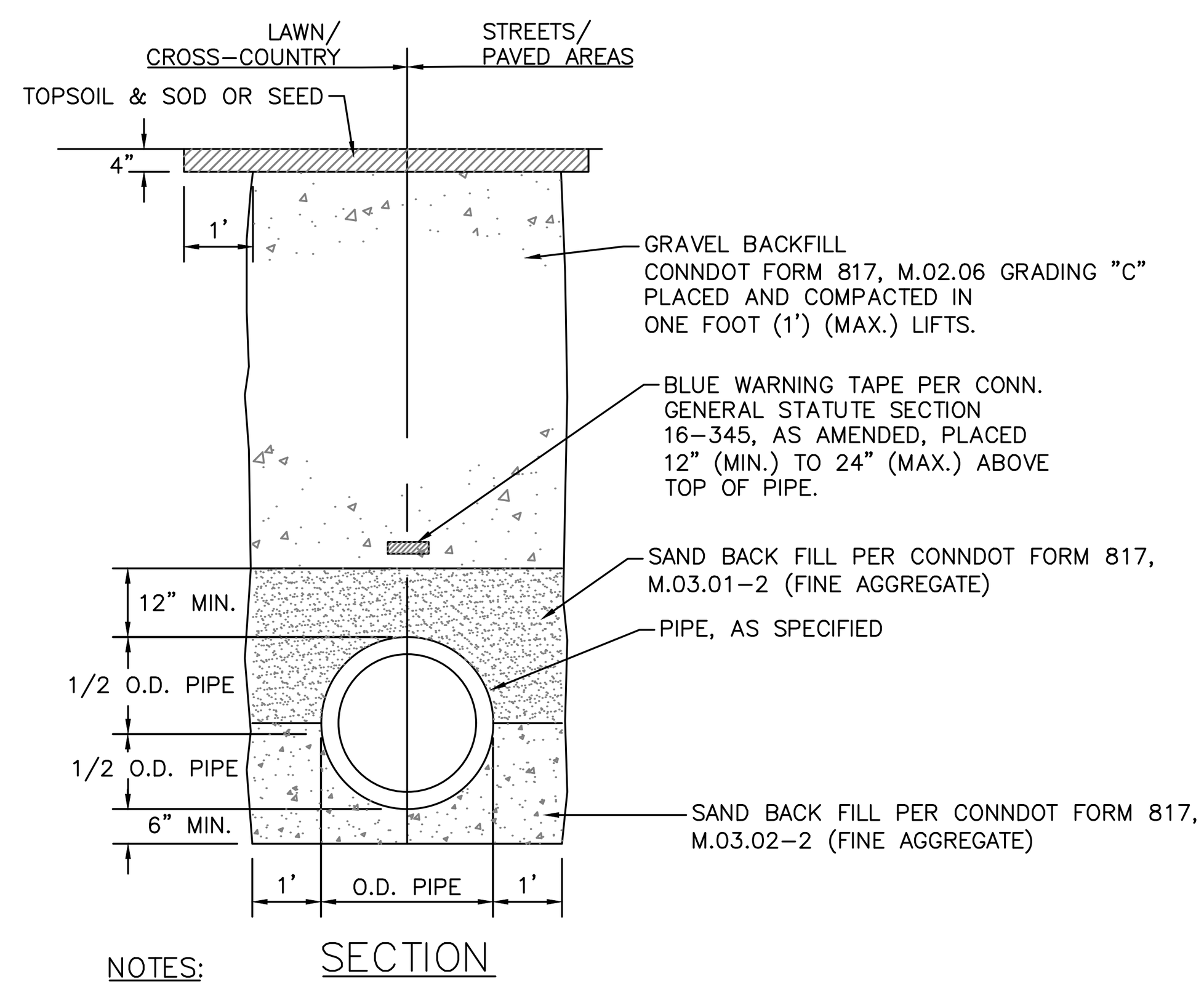
4 MONOLITHIC CONCRETE WALK AND CURB
Not to Scale



NOTE:

INSTALLATION OF ELECTRICAL SERVICES SHALL BE IN ACCORDANCE WITH APPLICABLE UTILITY COMPANY REQUIREMENTS AND THE CONNECTICUT BUILDING CODE.

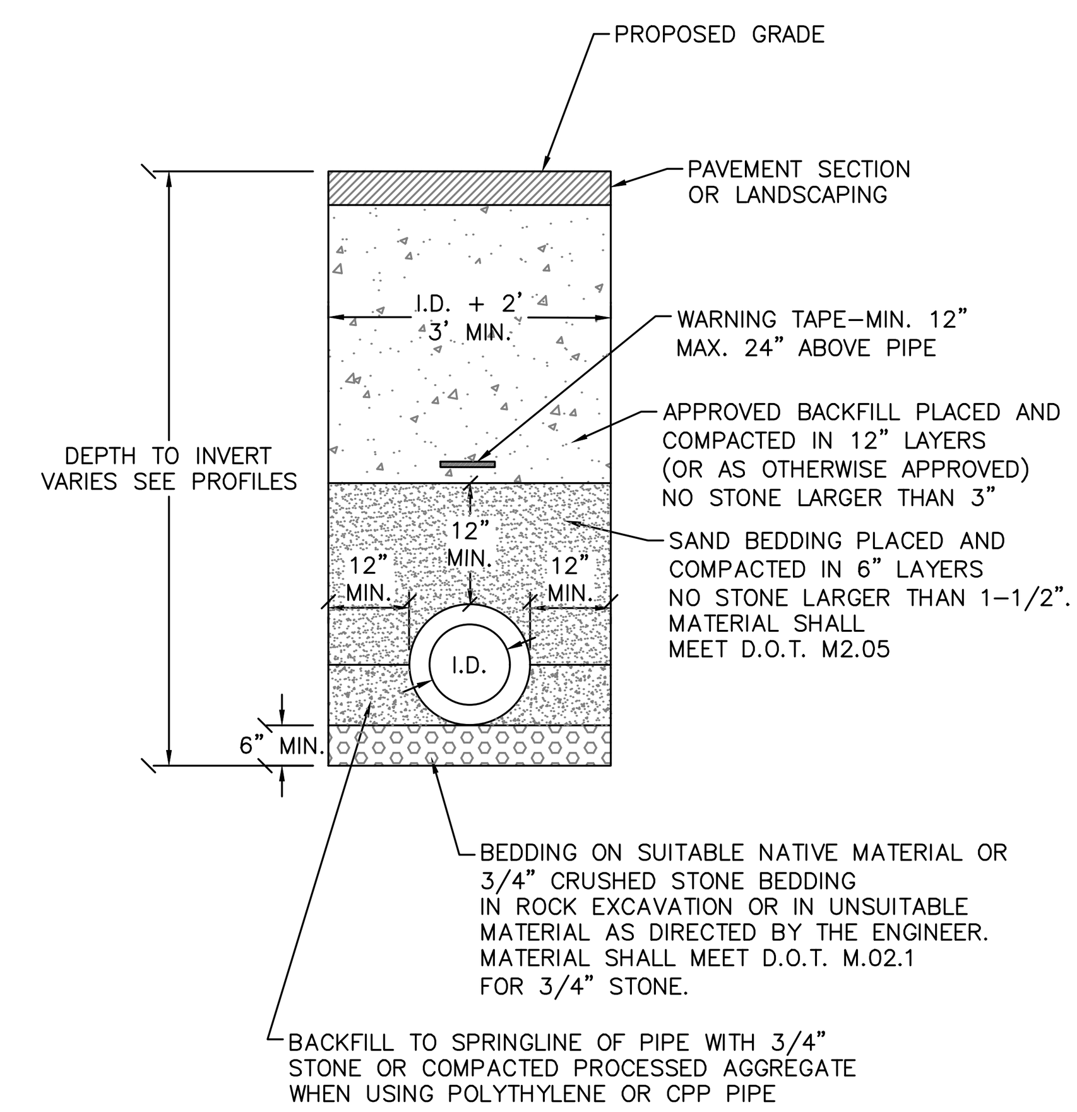
5 ELECTRIC TRENCH SECTION
Not to Scale



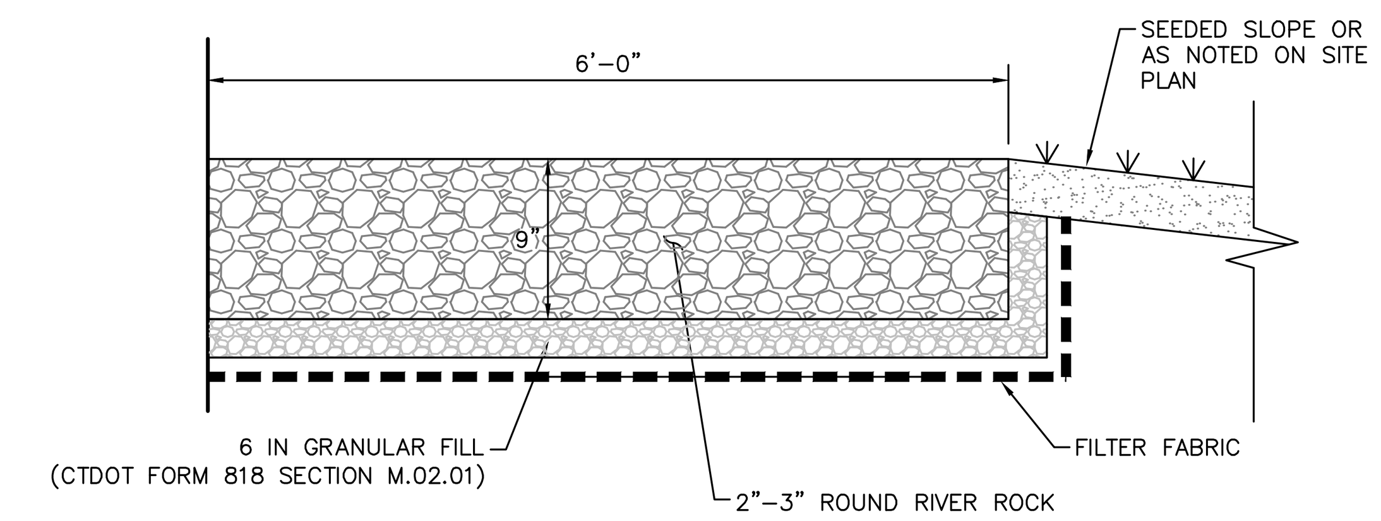
NOTES:

INSTALLATION OF DOMESTIC WATER SUPPLY AND FIRE SERVICE MAINS SHALL BE COORDINATED WITH THE WATER COMPANY

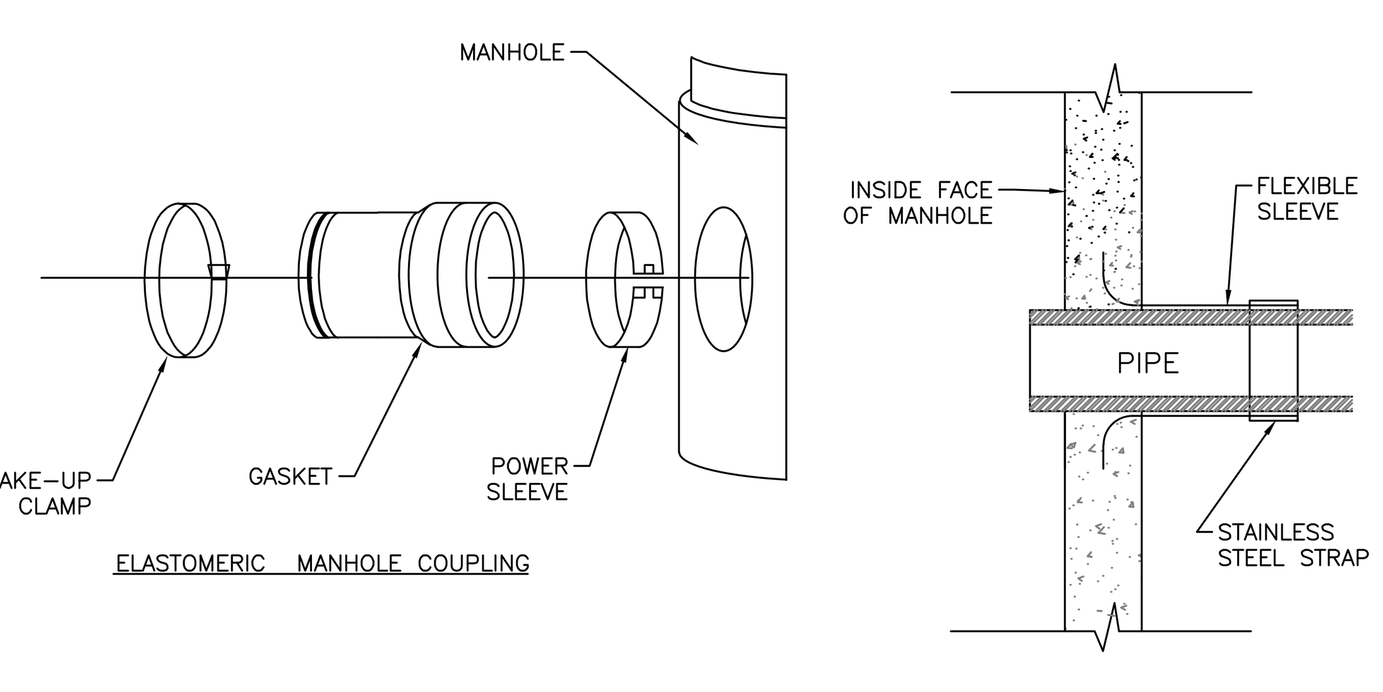
6 WATER TRENCH SECTION
Not to Scale



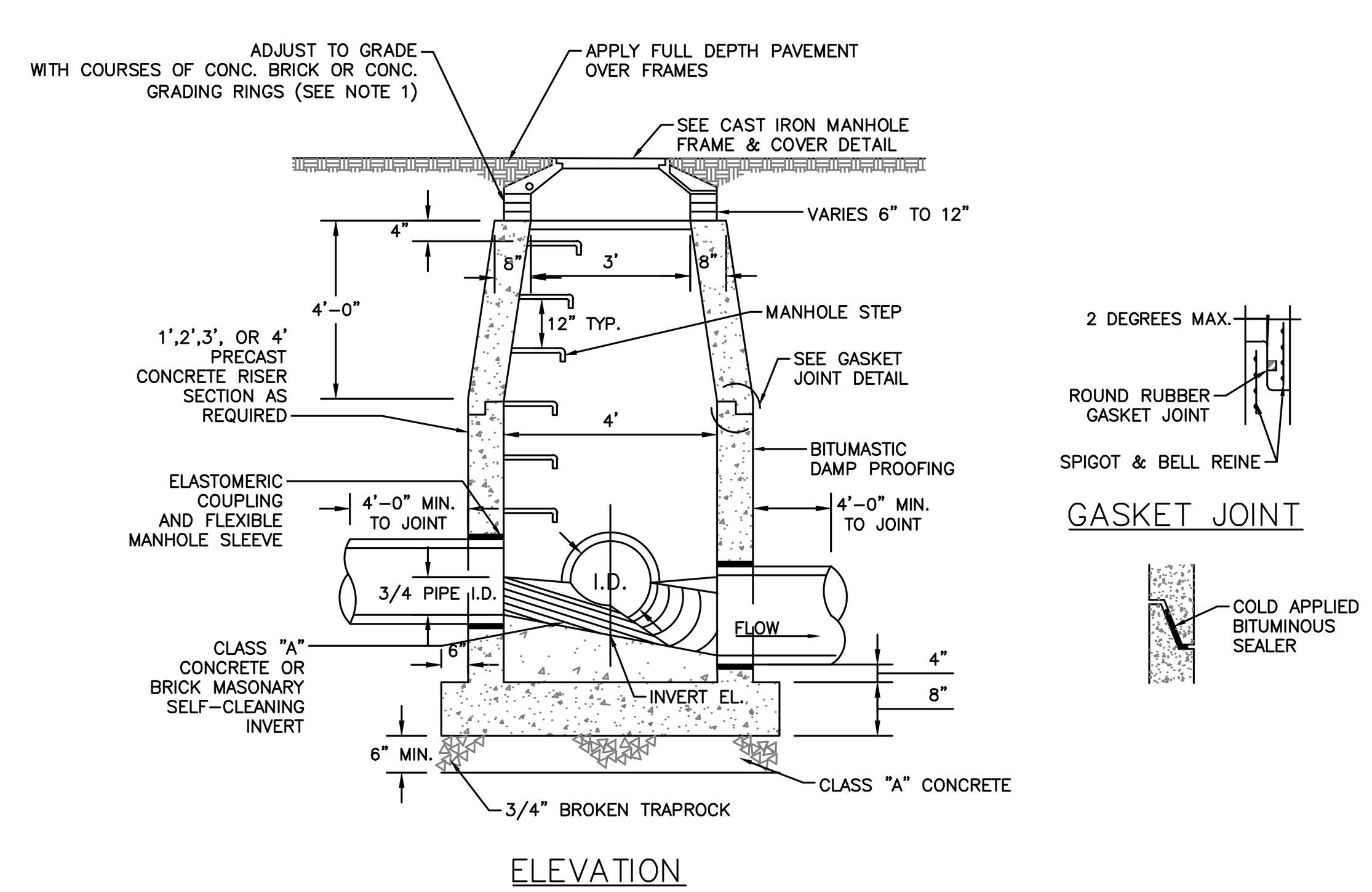
7 STORM SEWER TRENCH SECTION
Not to Scale



8 DRIP EDGE STONE SPLASH STRIP
Not to Scale

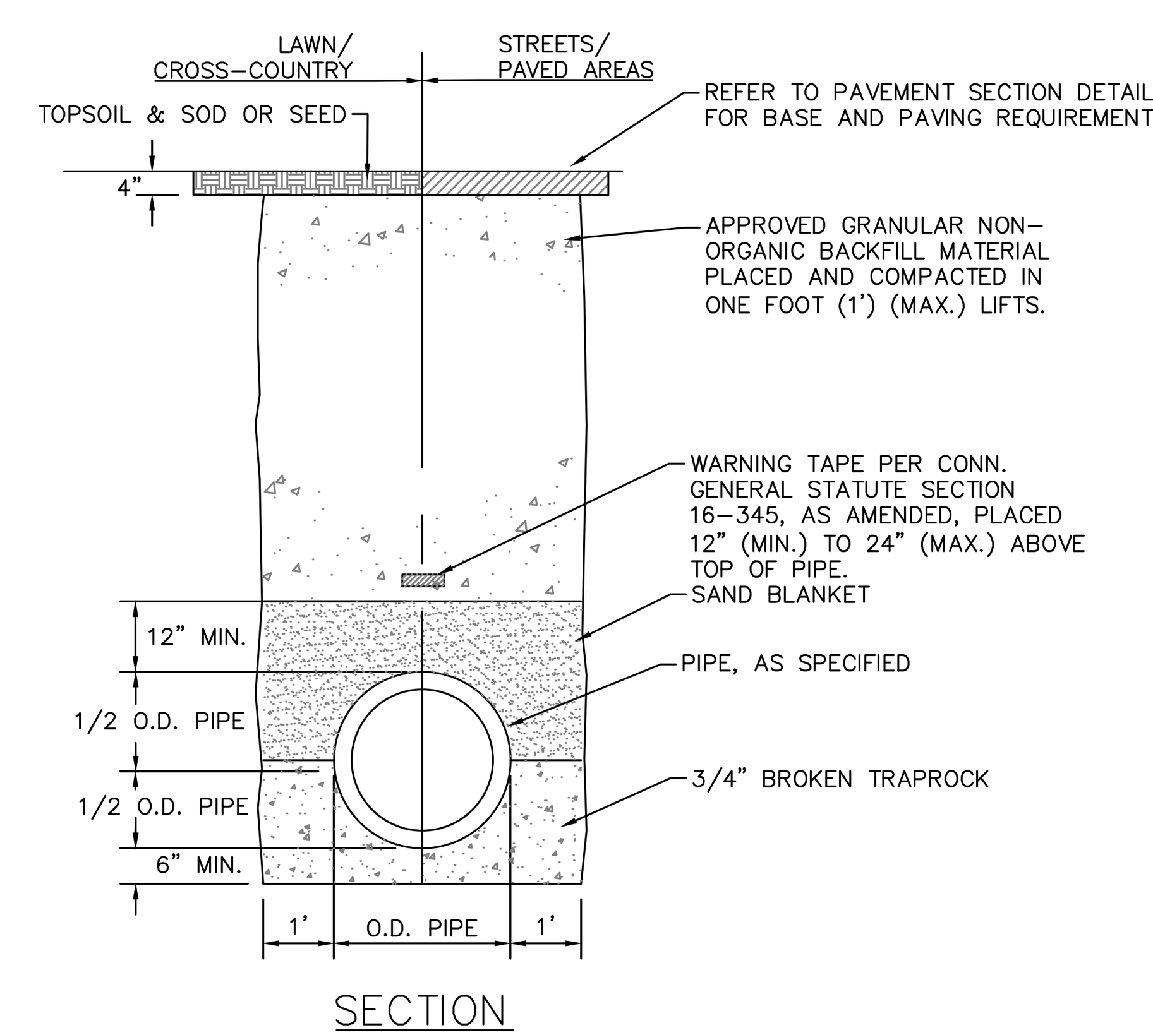


9 SANITARY LATERAL CONNECTION TO MANHOLE
Not to Scale

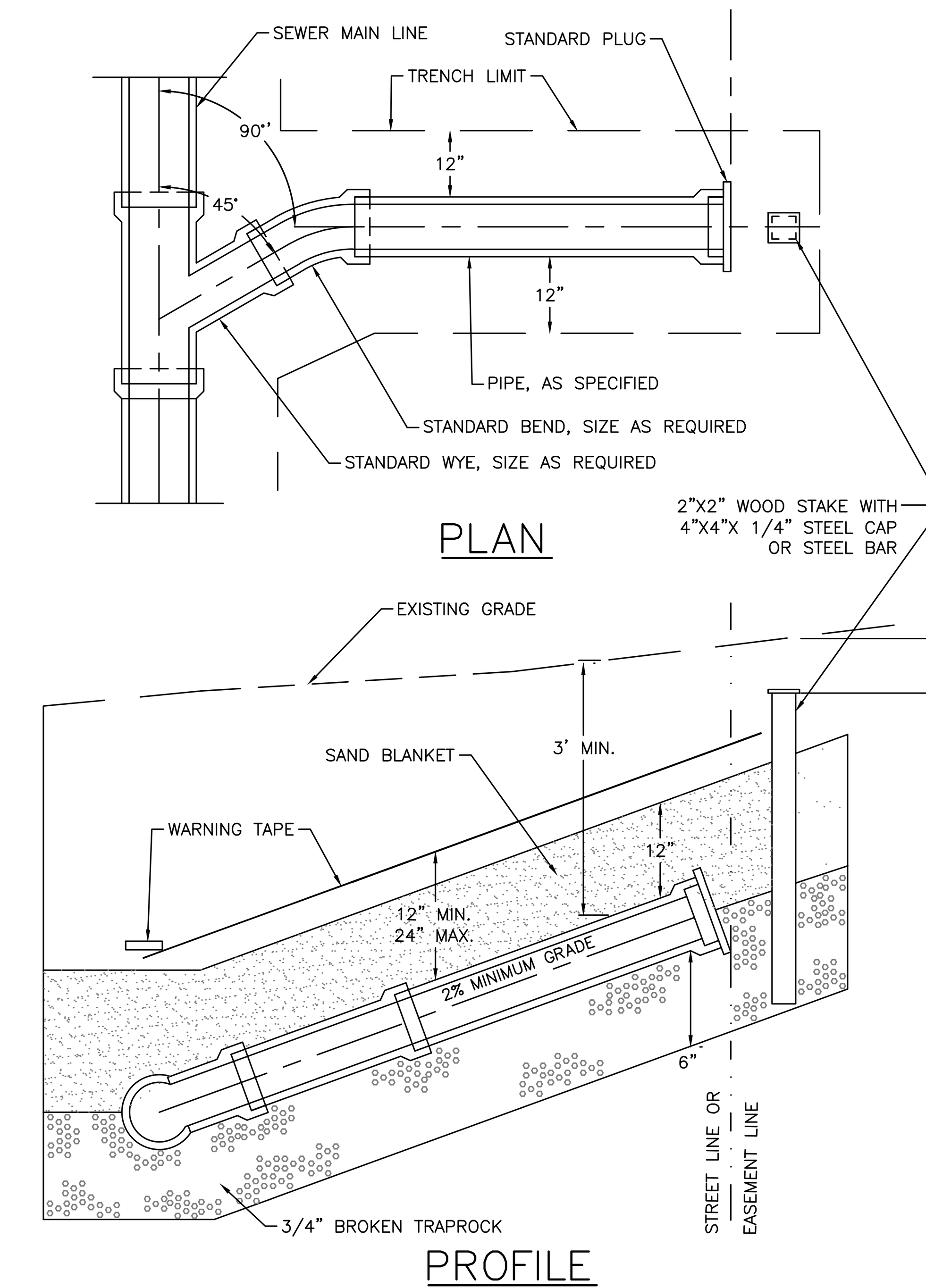


NOTES:
1. TOP STEP TO BE A MAXIMUM OF 24" BELOW TOP OF MANHOLE FRAME & COVER ELEVATION.
2. SEAL ALL LIFTING HOLES INSIDE AND OUTSIDE OF RISER SECTION.

10 SANITARY MANHOLE
Not to Scale



11 SANITARY SEWER TRENCH SECTION
Not to Scale



12 BUILDING SEWER
Not to Scale

PROPERTY OWNER:
MCGUIRE ROAD ASSOCIATES, LLC
111 FARM BROOK LANE
SOUTH WINDSOR, CT 06074

APPLICANT:
MCGUIRE ROAD ASSOCIATES, LLC
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PREPARED FOR:
Hartford Truck Equipment, Inc.
C/o Mr. Blake Brannon
95 John Fitch Boulevard
South Windsor, CT 06074
860-290-9324 T

PROJECT NO. 2482H
DATE 5/12/22
DESIGN BY CAM
DRAWN BY CAM
CHECKED BY PRD/DHJ

HARTFORD TRUCK EQUIPMENT
45, 95 JOHN FITCH BOULEVARD & 542 KING STREET
SOUTH WINDSOR, CONNECTICUT
GIS Nos. 50400542, 47700095 & 47700045

REVISIONS

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DETAILS

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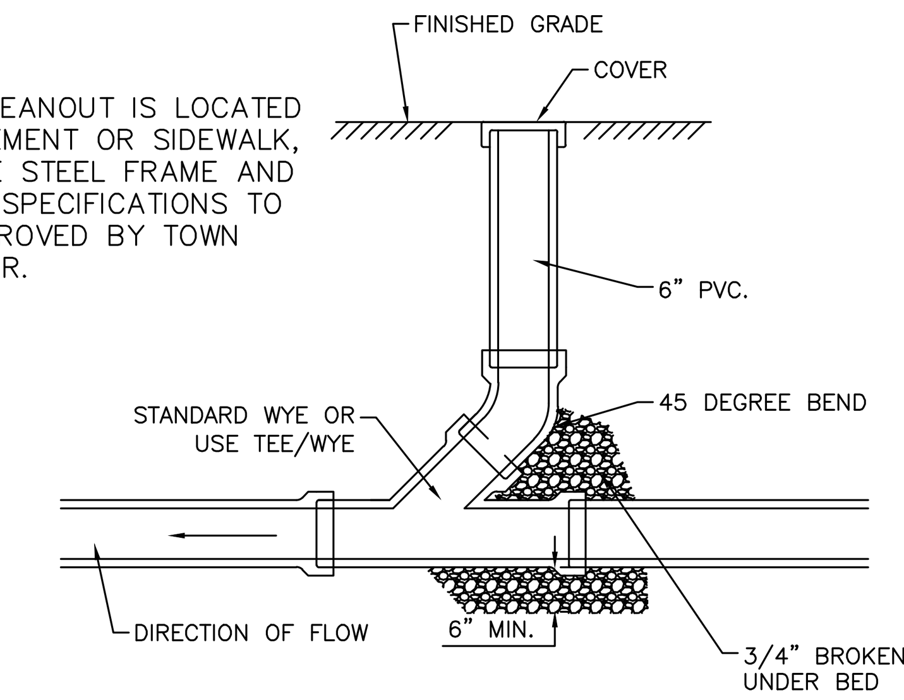
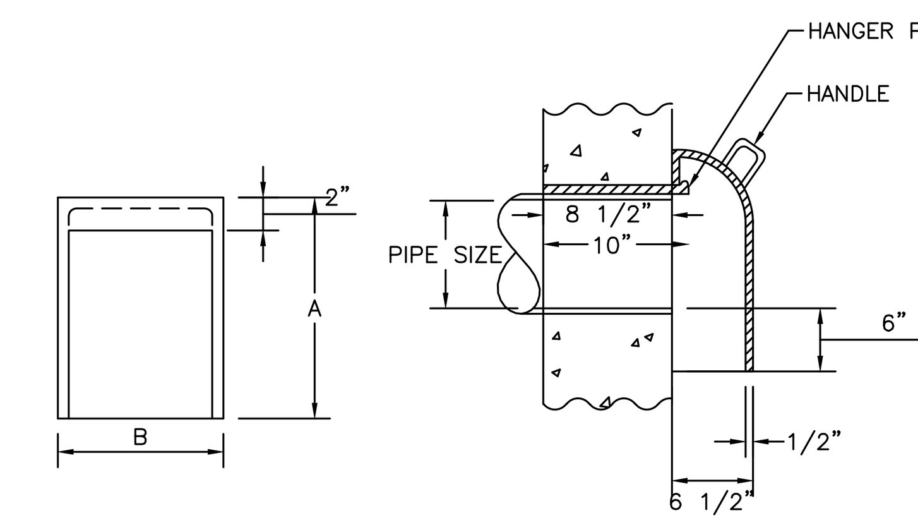
NOTES:

1. IF CLEANOUT IS LOCATED IN PAVEMENT OR SIDEWALK, PROVIDE STEEL FRAME AND GRATE. SPECIFICATIONS TO BE APPROVED BY TOWN ENGINEER.



1 CLEAN OUT

Not to Scale



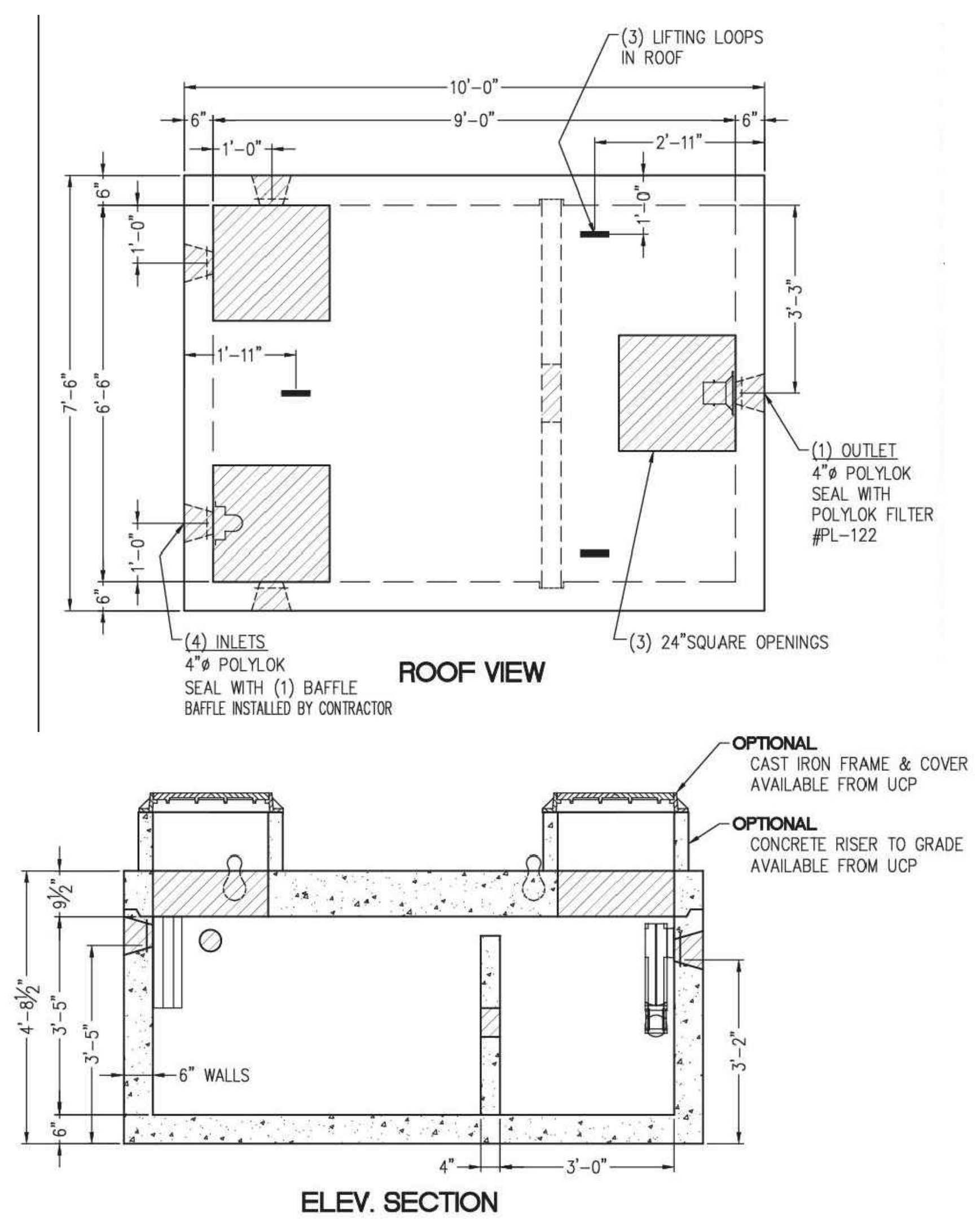
NOTE:

1. MANUFACTURER CATALOG NUMBER TO BE INDICATED ON SHOP DRAWINGS FOR CAST IRON TRAPS.

A	B	PIPE SIZE	WT. LBS.	SETTING METHOD
16"	12"	TO 6"	70	2 HOOKS
18"	12"	8"	75	2 HOOKS
20"	12"	10"	85	2 HOOKS
22"	16"	12"	100	2 HOOKS
25"	17"	15"	135	2 HOOKS
28"	20"	18"	155	2 HOOKS

2 CATCH BASIN TRAP HOOD

Not to Scale



1,250 GALLON HS-20 SEPTIC TANK

TANK DESIGN SPECIFICATIONS CONFORMS TO LATEST: ASTM DESIGNATION C1227

NOTES:
1. JOINT SEALANT IS BUTYL RUBBER MASTIC TYPE SEAL THAT CONFORMS TO LATEST AASHTO SPEC. M-198.
4. REINFORCING STEEL DEFORMED BARS CONFORM TO LATEST ASTM SPEC. A706, GRADE 60, COVER 1½" UNLESS NOTED.
5. CONCRETE COMPRESSIVE STRENGTH-5,000 PSI AT 28 DAYS SELF CONSOLIDATING CONCRETE.
6. METHOD OF MANUFACTURE: WET CAST.
7. BOTTOM SECTION IS MONOLITHIC.
8. DESIGNED FOR AASHTO HS-20 LOADING WITH 6" to 60" OF SOIL COVER.
9. ALL PIPING PROVIDED AND INSTALLED BY CONTRACTOR.
10. LIFTING - LIFTING LOOPS IN ROOF SLING LIFTING NOTCHED IN BASE SECTION

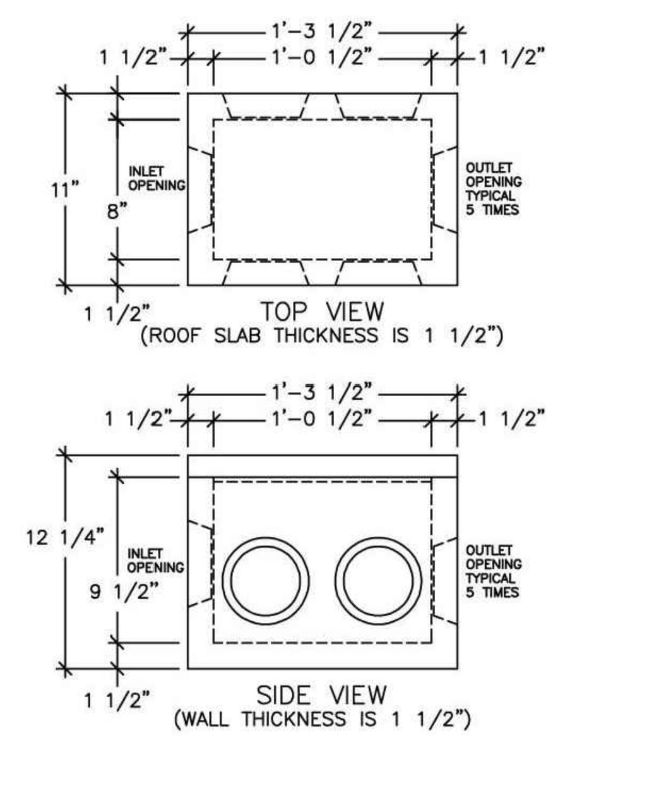
WEIGHT CHART	
PRODUCT	APPROX. WEIGHT
TANK W/BAFFLE	24,900 LBS.

NOTE:

1. UNITED CONCRETE PRODUCTS, INC. HS-20 1,250 GALLON SEPTIC TANK SHOWN FOR ILLUSTRATIVE PURPOSES. CONTRACTOR SHALL USE THIS PRODUCT OR APPROVED EQUAL.
2. IF EVIDENCE OF HIGH GROUNDWATER CONDITIONS EXIST DURING EXCAVATION OF SEPTIC TANK, CONTRACTOR SHALL NOTIFY ENGINEER PRIOR TO INSTALLATION. ADDITIONAL BALLAST MAY BE NECESSARY TO COUNTERACT BUOYANCY FORCES.

5 1,250 GALLON SEPTIC TANK

Not to Scale



5 OUTLET DISTRIBUTION BOX

D-BOX DESIGN SPECIFICATION CONFORMS TO LATEST: ASTM DESIGNATION C913

NOTES:
1. PIPE INLET AND OUTLET LOCATIONS HAVE POLYLOK PIPE SEALS.
2. CONCRETE COMPRESSIVE STRENGTH- 4000 PSI AT 28 DAYS.
3. METHOD OF MANUFACTURE: WET CAST.
4. SECTION IS MONOLITHIC.

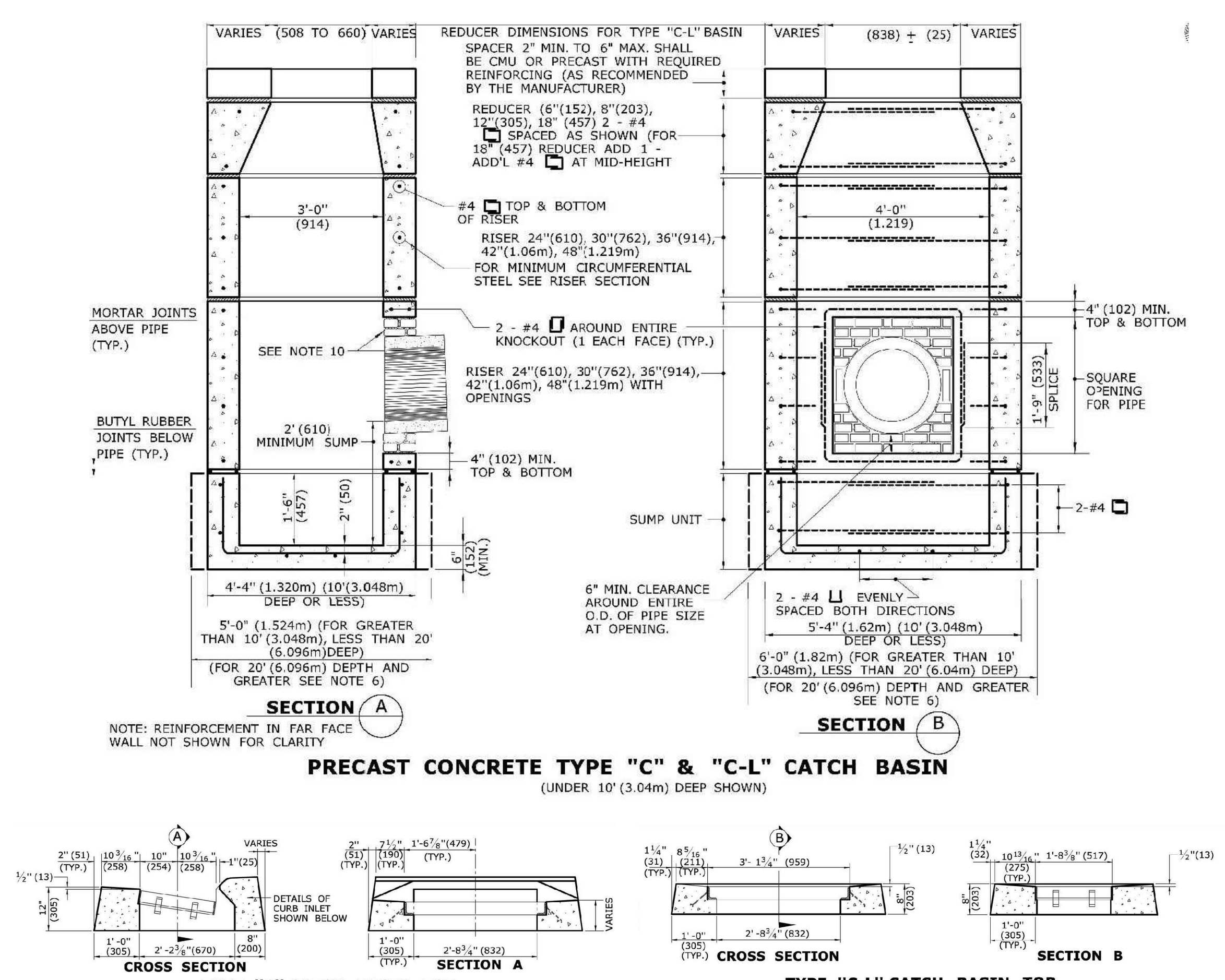
WEIGHT CHART

PRODUCT	APPROX WEIGHT
5 OUTLET D-BOX	100 LBS.

NOTE:
1. UNITED CONCRETE PRODUCTS, INC. 5-OUTLET DISTRIBUTION BOX SHOWN FOR ILLUSTRATIVE PURPOSES. CONTRACTOR SHALL USE THIS PRODUCT OR APPROVED EQUAL.

6 CONCRETE DISTRIBUTION BOX

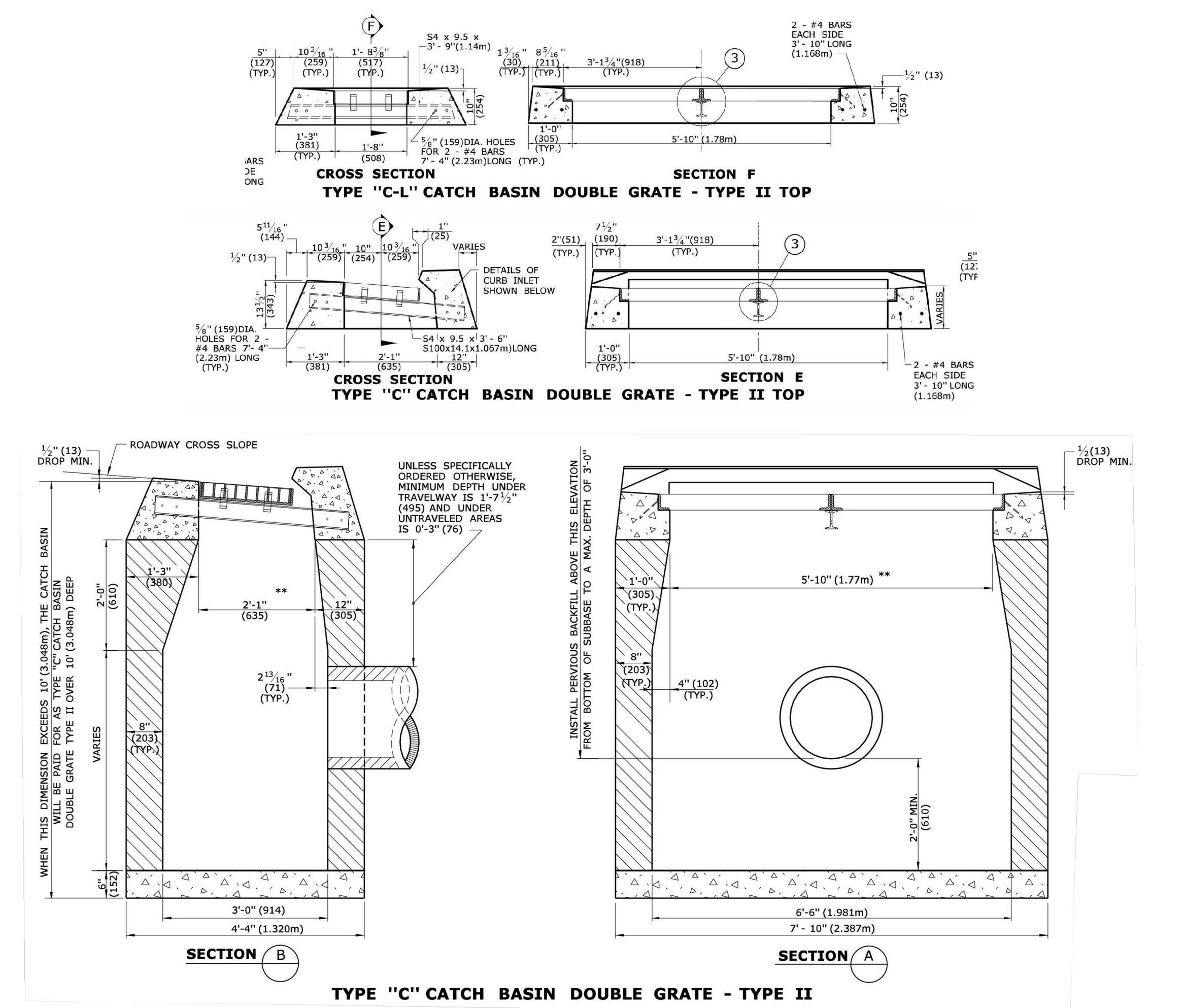
Not to Scale



REFER TO CONNDOT STANDARD SHEET HW-0507-04 FOR ADDITIONAL NOTES, SECTIONS AND INSTALLATION REQUIREMENTS
REFER TO CONNDOT STANDARD SHEET HW-507-08 FOR FRAME AND GRATE REQUIREMENTS

3 TYPE C & CL CATCH BASIN

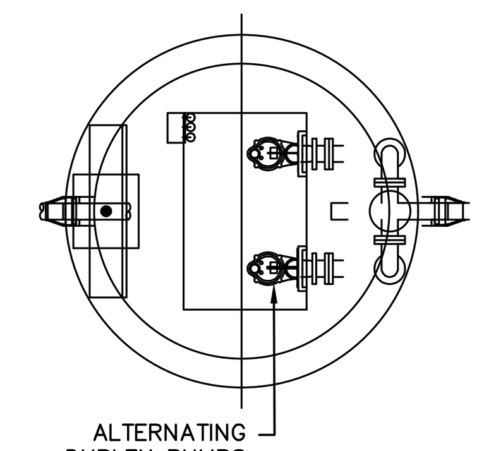
Not to Scale

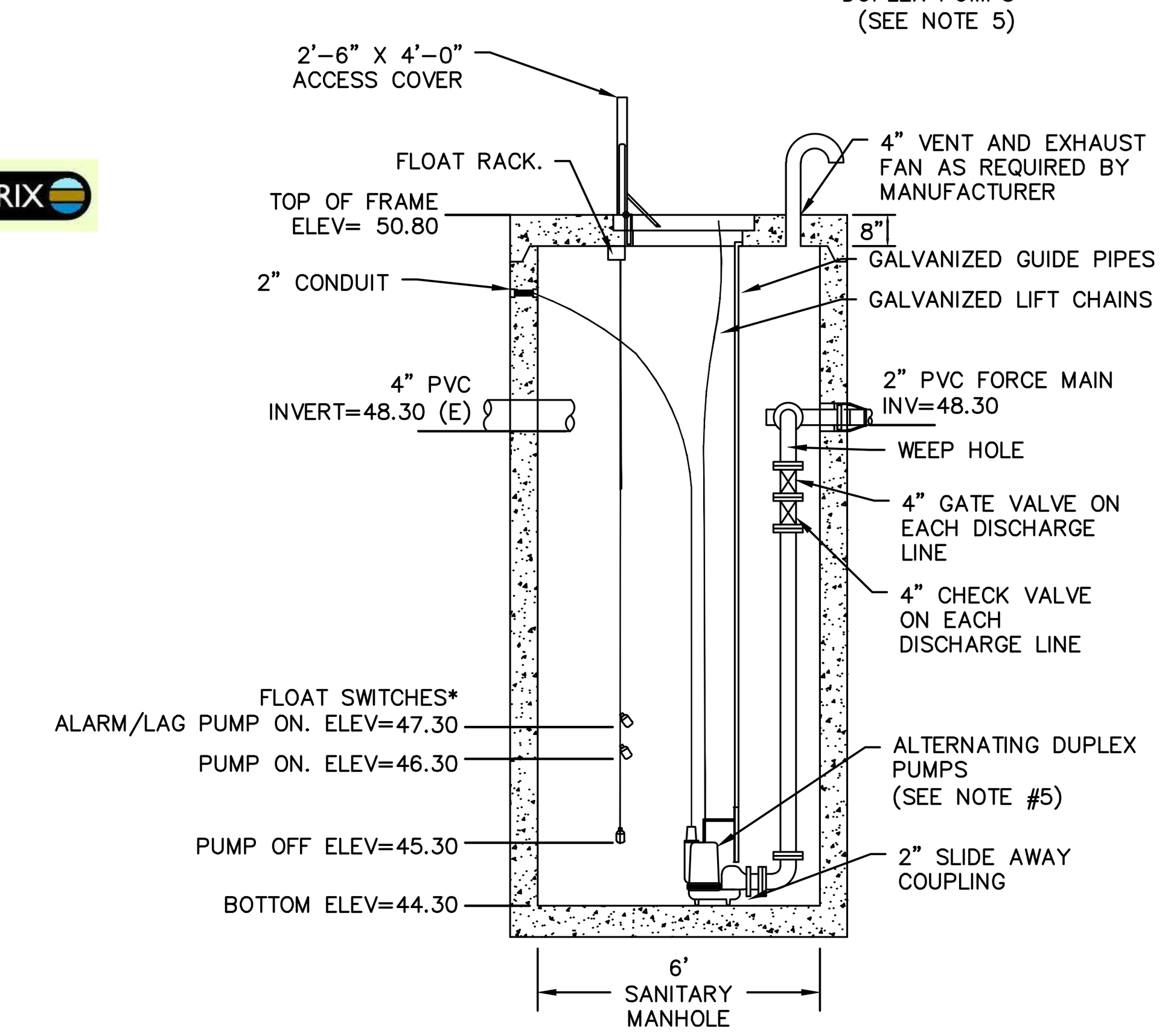


REFER TO CONNDOT STANDARD SHEET HW-0507-03 FOR ADDITIONAL NOTES, SECTIONS AND INSTALLATION REQUIREMENTS
REFER TO CONNDOT STANDARD SHEET HW-507-08 FOR FRAME AND GRATE REQUIREMENTS

4 TYPE C & CL CATCH BASIN - TYPE II

Not to Scale





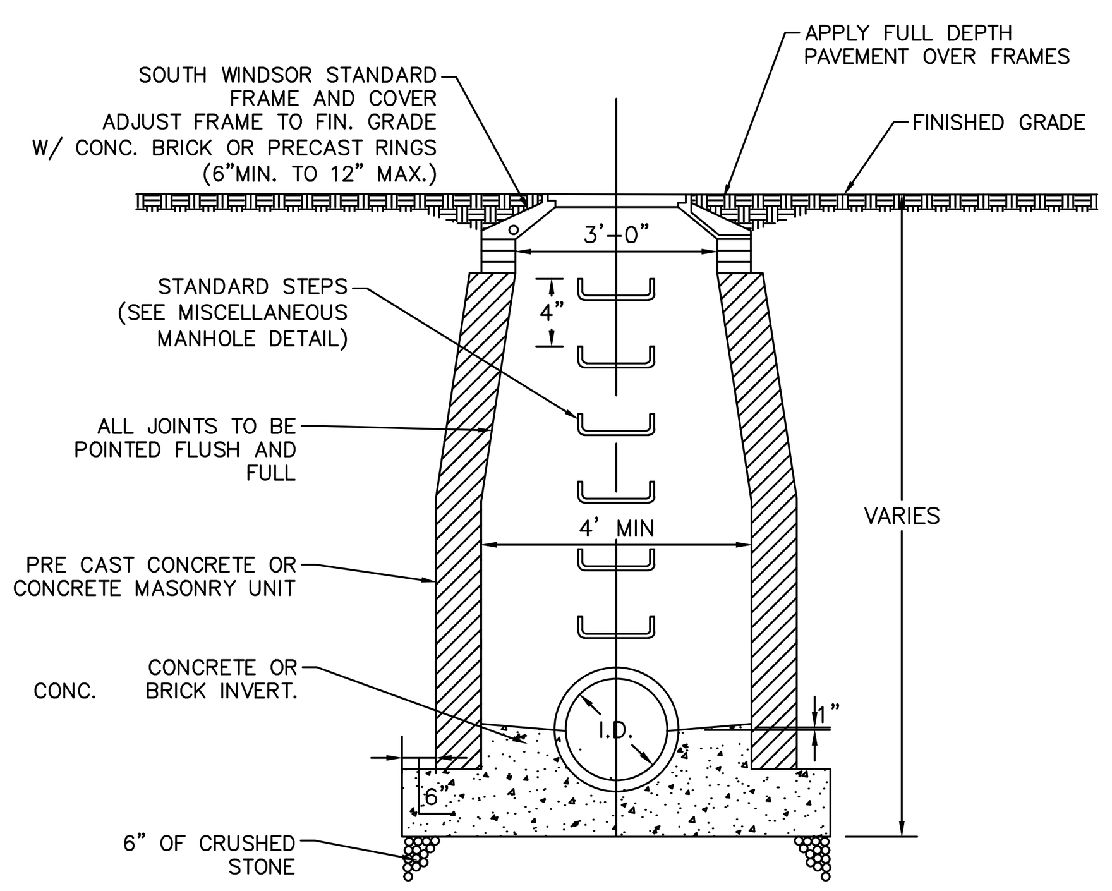
PUMP STATION TO BE DESIGNED BASED ON THE FOLLOWING:
1. DESIGN FLOW: 500 GALLONS PER DAY
2. INVERT INTO PUMP STATION = 48.30'
3. 258LF PIPE RUN OF 2" FORCE MAIN TO LEACHFIELD D-BOX.

FINAL MANUFACTURES DESIGN AND SHOP DRAWINGS SHALL BE PROVIDED TO DESIGN ENGINEER AND THE NORTH CENTRAL DISTRICT HEALTH DEPARTMENT FOR FINAL REVIEW AND APPROVAL.

NOTES:
1. CONCRETE: 4,000 PSI MINIMUM AFTER 28 DAYS
2. STRUCTURE SHALL BE WATERTIGHT AND HAVE BALLAST PROTECTION.
3. REINFORCED STEEL CONFORMS TO LATEST ASTM A185.
4. BUTYL RESIN SECTION JOINT CONFORMS TO LATEST ASTM C990 SPECIFICATION.
5. PUMP OFF ELEV. TO BE COORDINATED WITH PUMP & WET WELL MANUFACTURE TO ASSURE ADEQUATE PRIMING IS PROVIDED.
6. ALTERNATING DUPLEX PUMPS SHALL BE PROVIDED.
7. FLOAT SWITCHES TO BE PRESSURE TRANDUCERS, MECHANICAL FLOAT SWITCHES, OR OTHER ACCEPTABLE CONTROLS PER THE CT PUBLIC HEALTH CODE STANDARDS.
8. MINIMUM EMERGENCY STORAGE VOLUME NOT REQUIRED WITH IMPLEMENTATION OF DUPLICATE ALTERNATING PUMPS PER SETCION 6.C OF THE CT PUBLIC HEALTH CODE TECHNICAL STANDARDS.
9. CONTRACTOR TO COORDINATE POWER REQUIREMENTS WITH PUMP MANUFACTURER.

10 DUPLEX SANITARY PUMP DETAIL

Not to Scale

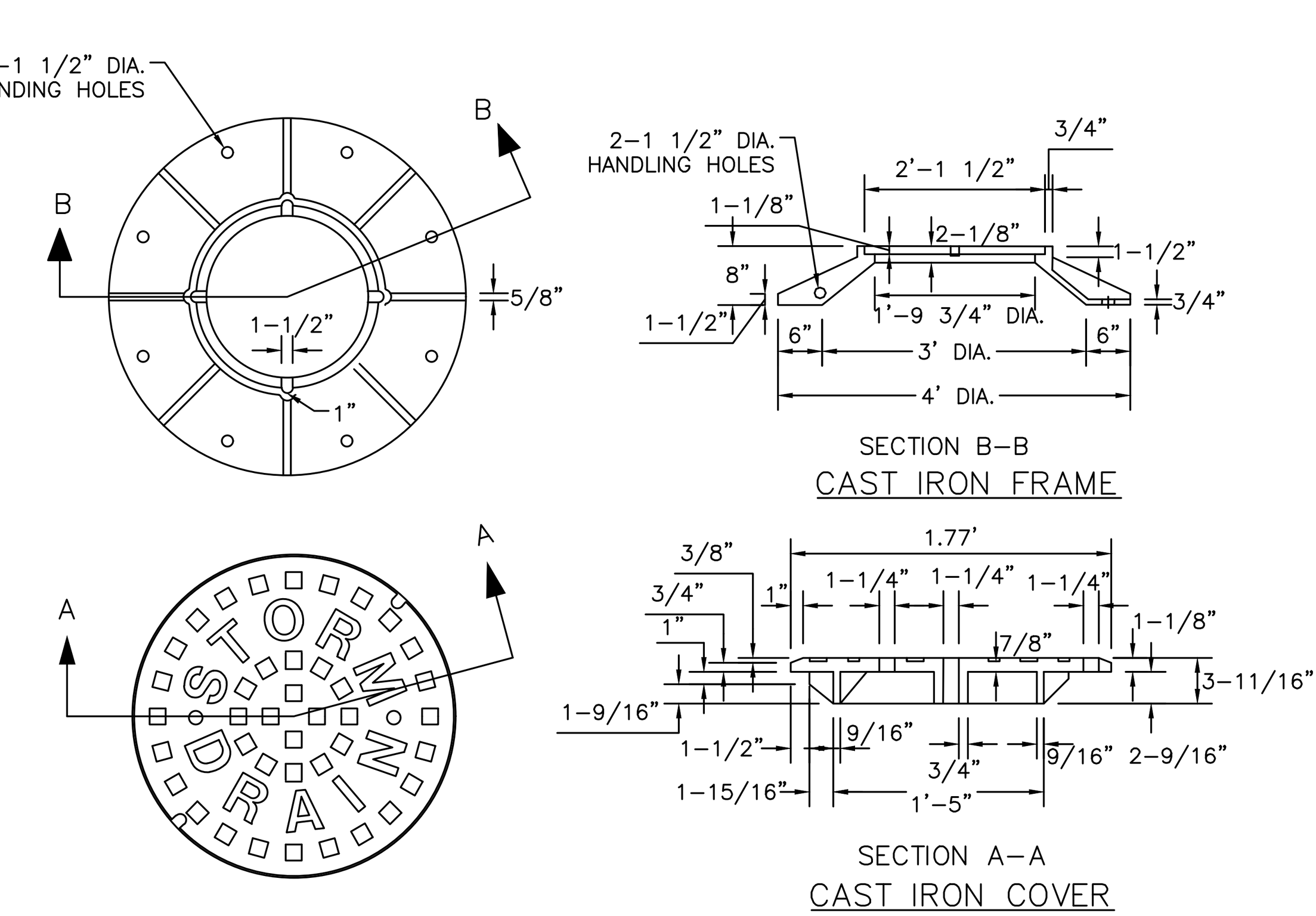


NOTES:

1. REFER TO SHEET C-DR3 FOR NYLOPLAST (PLASTIC) MANHOLE DETAIL,
2. WALL THICKNESS SHALL BE SUFFICIENT TO MEET HS 20 LOADING.
3. WALL THICKNESS FOR STRUCTURES OVER 10' HIGH IS 12" FOR CONCRETE BLOCK UNITS. INSIDE DIMENSIONS REMAIN THE SAME. 3. ALL PIPES SHALL BE CUT FLUSH WITH INSIDE WALLS.

7 STORM DRAIN MANHOLE

Not to Scale

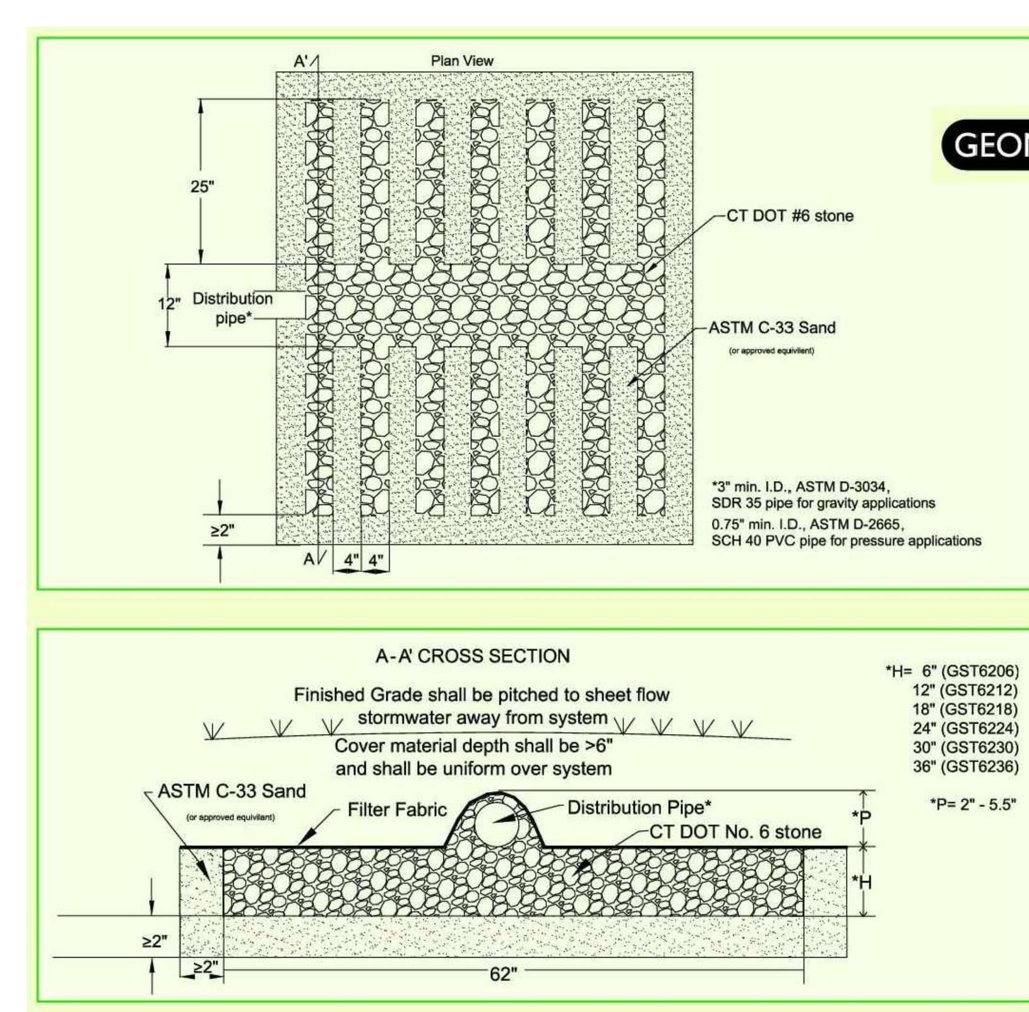


NOTES:

1. THE LOWER SURFACE OF THE COVER AND THE CORRESPONDING UPPER SURFACE OF THE FRAME SHALL BE MACHINE FINISHED TO PROVIDE A SMOOTH FLAT CONTACT OR FIT, WITHOUT ANY TENDENCY FOR THE COVER TO ROCK OR RATTLE.
2. SANITARY SEWER MANHOLES SHALL BE EQUIPPED WITH VENT HOLE IN CENTER.

8 MANHOLE FRAME AND COVER

Not to Scale



CTDPH Specification/Rating

Product Name	Dimensions (W x H)	Effective Leaching Credit (SF/LF)	Center to Center Spacing (feet)
GST 6206	62" x 6"	5.9	12
GST 6212	62" x 12"	10.0	12
GST 6218	62" x 18"	14.0	13
GST 6224	62" x 24"	18.1	13
GST 6230	62" x 30"	22.1	13
GST 6236	62" x 36"	26.2	13

NOTE:
1. GEOMATRIX SYSTEM GST 6212 SHOWN FOR ILLUSTRATIVE PURPOSES. CONTRACTOR SHALL USE THIS PRODUCT OR APPROVED EQUAL.

9 GEOMATRIX SYSTEMS GST STANDARD CHAMBER DETAIL

Not to Scale

PROPERTY OWNER:
MCGUIRE ROAD ASSOCIATES, LLC
111 FARM BROOK LANE
SOUTH WINDSOR, CT 06074

APPLICANT:
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C/o Mr. Blake Brannon
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860-290-9324 T

PROJECT NO.: 2482.H
DATE: 6/13/22
DESIGN BY: GMM
DRAWN BY: GMM
CHECKED BY: PRD/DHJ

HARTFORD TRUCK EQUIPMENT

45, 95 JOHN FITCH BOULEVARD & 542 KING STREET
SOUTH WINDSOR, CONNECTICUT
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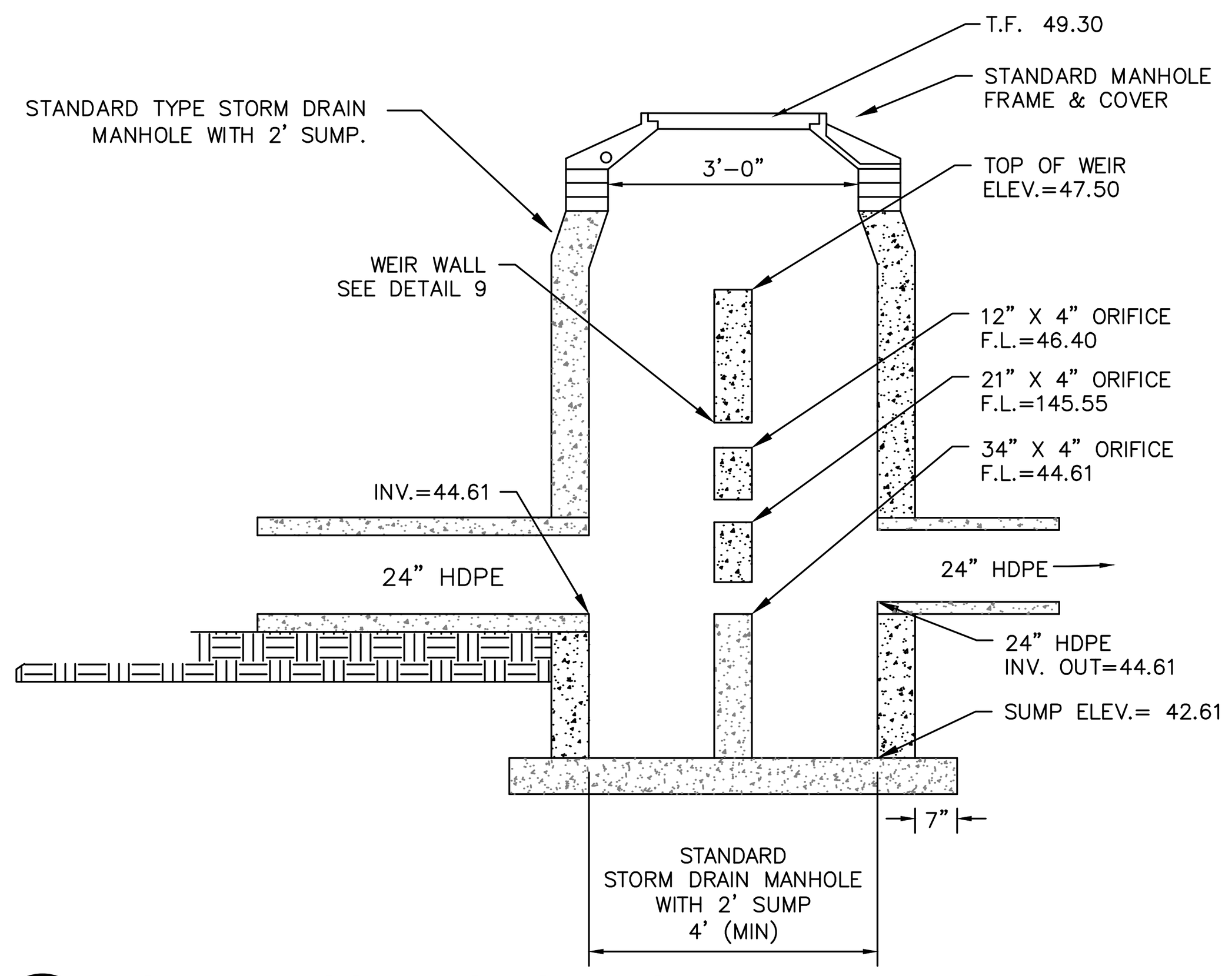
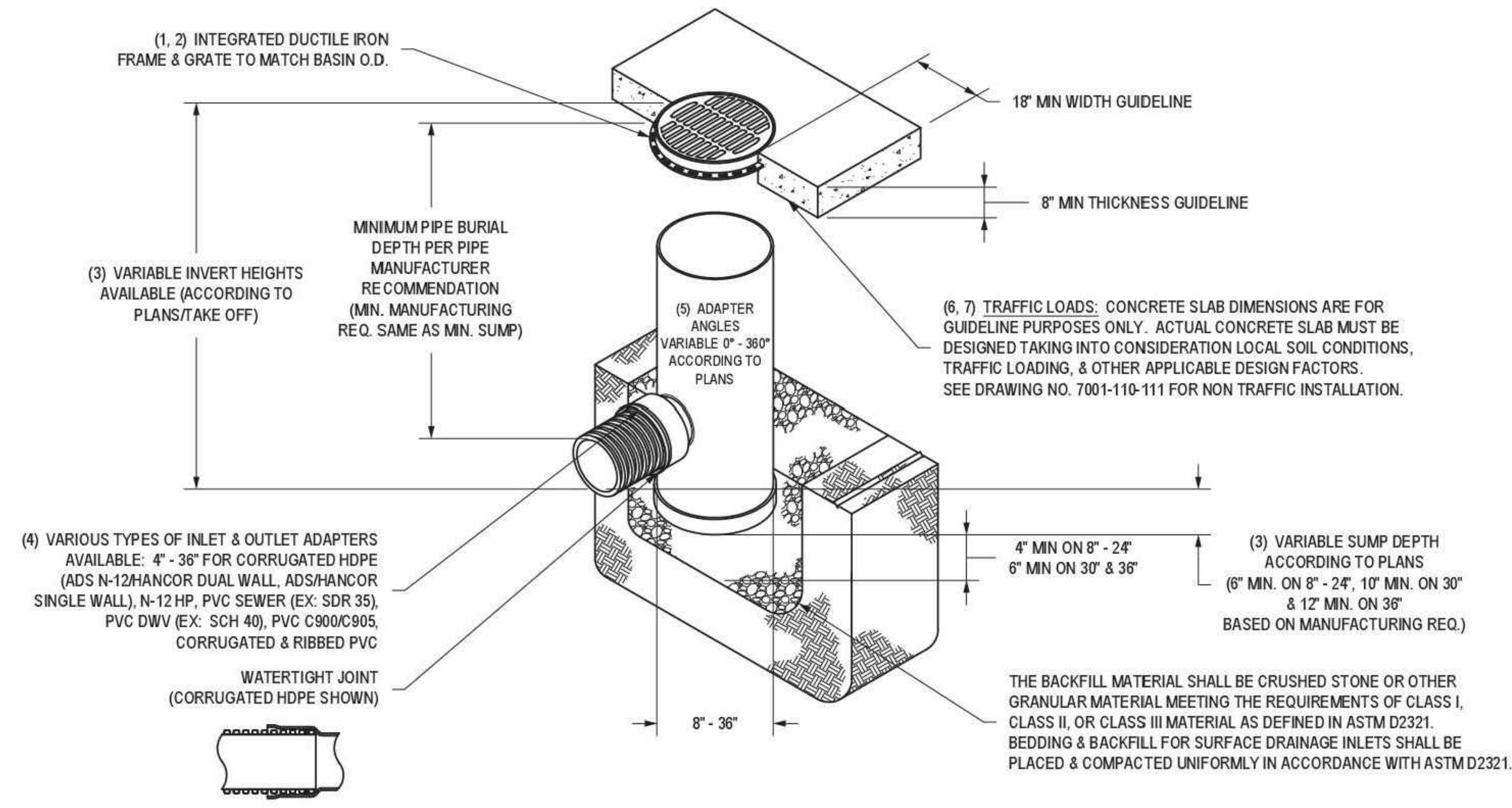


1 OUTLET CONTROL STRUCTURE

Not to Scale

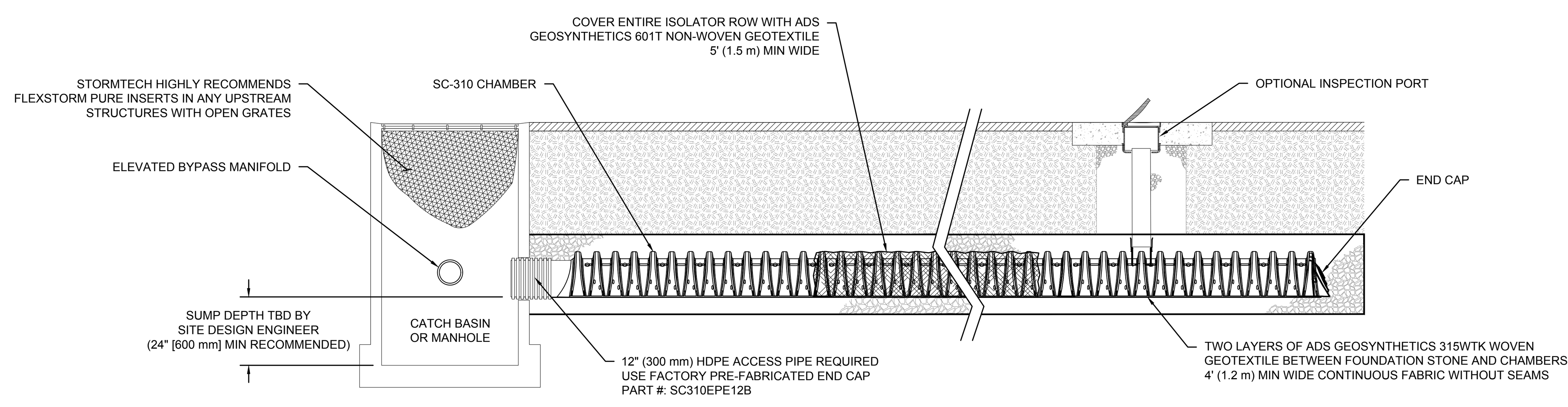


NOTES:

1. NYLOPLAST DRAIN BASIN SHOWN FOR ILLUSTRATIVE PURPOSES. CONTRACTOR TO USE THIS PRODUCT OR APPROVED EQUAL.
2. 24" YARD DRAINS TO BE NYLOPLAST 2824AG OR APPROVED EQUAL

2 YARD DRAIN

Not to Scale



STORMTECH INFILTRATION CHAMBERS

ISOLATION ROW INSPECTION & MAINTENANCE

STEP 1) INSPECT ISOLATOR ROW FOR SEDIMENT
- A. INSPECTION PORTS (IF PRESENT)
  - A.1. REMOVE/OPEN LID ON NYLOPLAST INLINE DRAIN
  - A.2. REMOVE AND CLEAN FLEXSTORM FILTER IF INSTALLED
  - A.3. USING A FLASHLIGHT AND STADIA ROD, MEASURE DEPTH OF SEDIMENT AND RECORD ON MAINTENANCE LOG
  - A.4. LOWER A CAMERA INTO ISOLATOR ROW FOR VISUAL INSPECTION OF SEDIMENT LEVELS (OPTIONAL)
  - A.5. IF SEDIMENT IS AT, OR ABOVE, 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.
- B. ALL ISOLATOR ROWS
  - B.1. REMOVE COVER FROM STRUCTURE AT UPSTREAM END OF ISOLATOR ROW
  - B.2. USING A FLASHLIGHT, INSPECT DOWN THE ISOLATOR ROW THROUGH OUTLET PIPE
    - i) MIRRORS ON POLES OR CAMERAS MAY BE USED TO AVOID A CONFINED SPACE ENTRY
    - ii) FOLLOW OSHA REGULATIONS FOR CONFINED SPACE ENTRY IF ENTERING MANHOLE
  - B.3. IF SEDIMENT IS AT, OR ABOVE, 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.

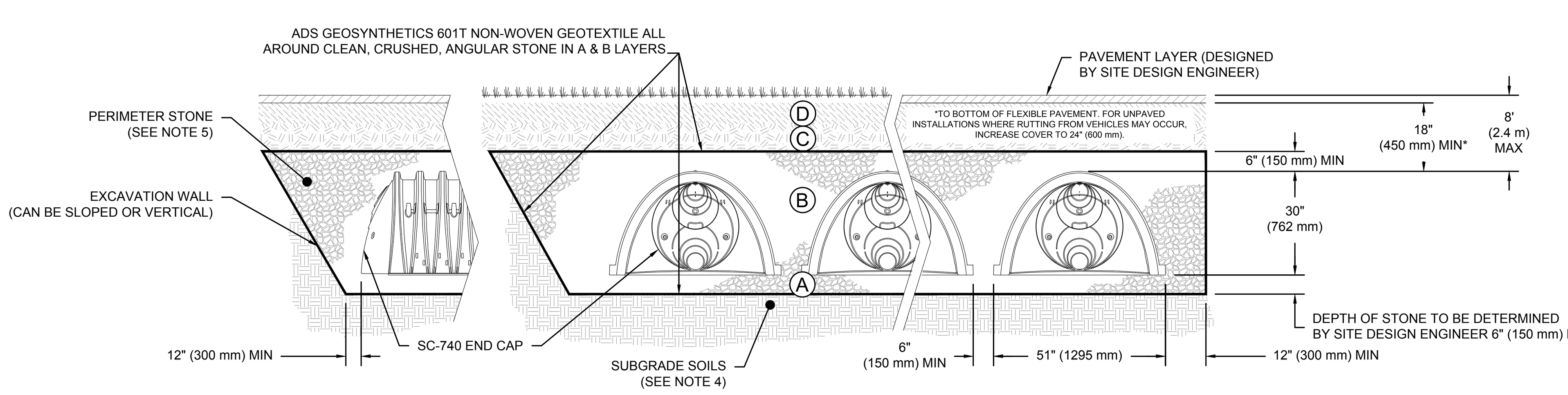
STEP 2) CLEAN OUT ISOLATOR ROW USING THE JETVAC PROCESS
- A. A FIXED CULVERT CLEANING NOZZLE WITH REAR FACING SPREAD OF 45" (1.1 m) OR MORE IS PREFERRED
- B. APPLY MULTIPLE PASSES OF JETVAC UNTIL BACKFLUSH WATER IS CLEAN
- C. VACUUM STRUCTURE SUMP AS REQUIRED

STEP 3) REPLACE ALL COVERS, GRATES, FILTERS, AND LIDS; RECORD OBSERVATIONS AND ACTIONS.

STEP 4) INSPECT AND CLEAN BASINS AND MANHOLES UPSTREAM OF THE STORMTECH SYSTEM.

NOTES

1. INSPECT EVERY 6 MONTHS DURING THE FIRST YEAR OF OPERATION. ADJUST THE INSPECTION INTERVAL BASED ON PREVIOUS OBSERVATIONS OF SEDIMENT ACCUMULATION AND HIGH WATER ELEVATIONS.
2. CONDUCT JETTING AND VACTORING ANNUALLY OR WHEN INSPECTION SHOWS THAT MAINTENANCE IS NECESSARY.



STORMTECH SC-740 CHAMBER

NOTES:

1. STORMTECH UNDERGROUND CHAMBERS SHOWN FOR ILLUSTRATIVE PURPOSES. CONTRACTOR TO USE THIS PRODUCT OR APPROVED EQUAL.
2. REFER TO PRODUCT MANUFACTURE SPECS FOR APPROVED MATERIALS AND INSTALLATION INSTRUCTIONS.

3 UNDERGROUND STORMWATER CHAMBERS

Not to Scale

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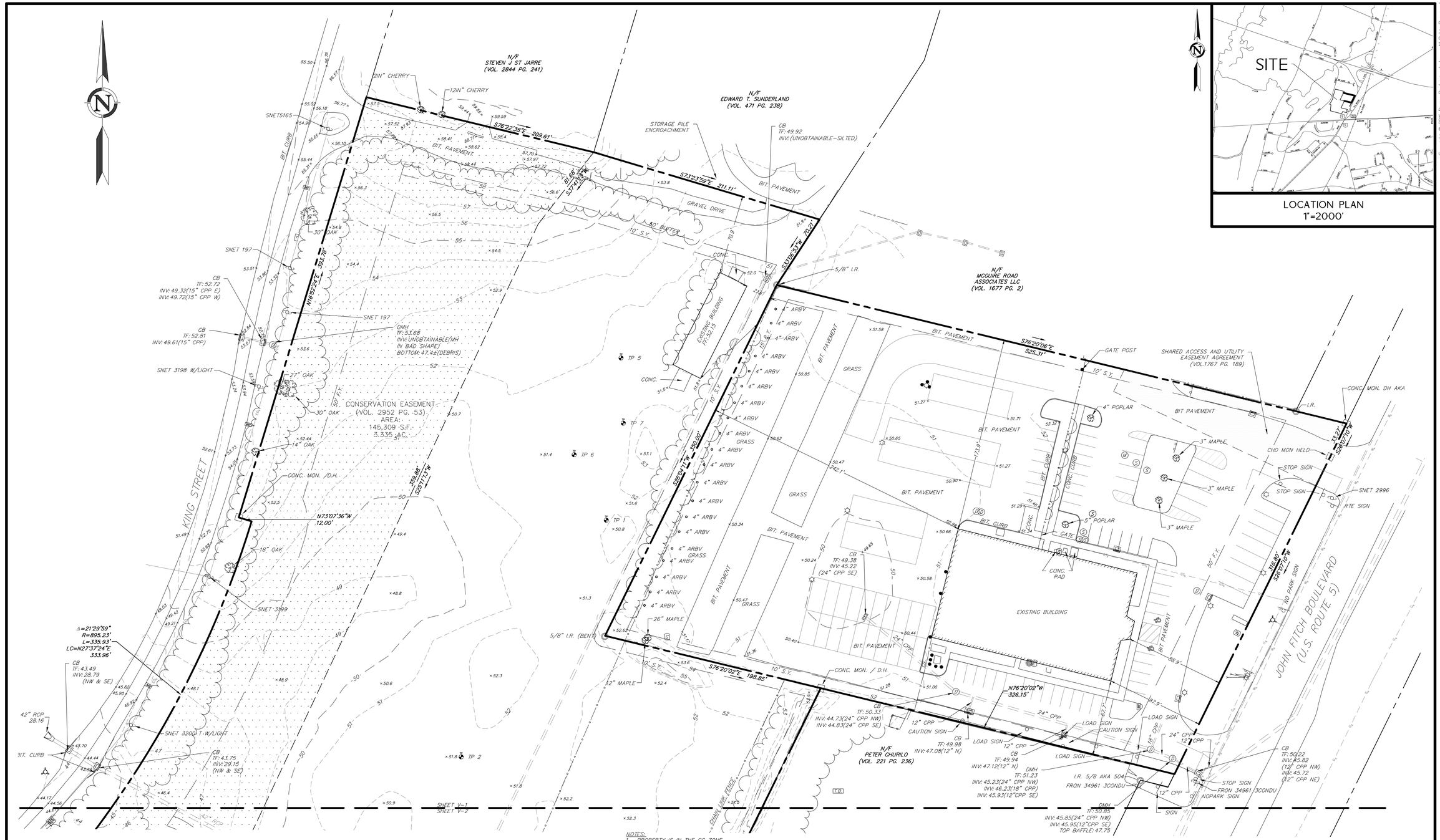
SHEET 16 OF 16



NOTES:

1. PROPERTY IS IN THE GC ZONE.
2. 542 KING STREET PARCEL CONTAINS 498,203 SQUARE FEET OR 11.437 ACRES. 95 JOHN FITCH BOULEVARD PARCEL CONTAINS 179,516 SQUARE FEET OR 4.121 ACRES.
3. HORIZONTAL DATUM IS BASED ON NAD83. VERTICAL DATUM IS BASED ON NAVD88.
4. PARCEL SUBJECT TO DECLARATION OF RESTRICTIONS AND PROTECTIVE COVENANTS IN FAVOR OF THE TOWN OF SOUTH WINDSOR, SEE VOL. 2952 PG. 58.
5. PROPERTY DOES NOT FALL WITHIN THE LIMITS OF A SPECIAL FLOOD HAZARD ZONE AS DEPICTED ON: "FIRM FLOOD INSURANCE RATE MAP NUMBER 09003C0386F TOWN OF SOUTH WINDSOR CONNECTICUT HARTFORD COUNTY PANEL 386 OF 675 COMMUNITY NUMBER 090036 EFFECTIVE DATE: SEPTEMBER 26, 2008 FEDERAL EMERGENCY MANAGEMENT AGENCY FEDERAL INSURANCE ADMINISTRATION."
6. UNDERGROUND UTILITY, STRUCTURE AND FACILITY LOCATIONS DEPICTED AND NOTED HEREON HAVE BEEN COMPILED, IN PART, FROM RECORD MAPPING SUPPLIED BY THE RESPECTIVE UTILITY COMPANIES OR GOVERNMENTAL AGENCIES, FROM PAROL TESTIMONY AND FROM OTHER SOURCES. THESE LOCATIONS MUST BE CONSIDERED AS APPROXIMATE IN NATURE. ADDITIONALLY, OTHER SUCH FEATURES MAY EXIST ON THE SITE, THE EXISTENCE OF WHICH ARE UNKNOWN TO DESIGN PROFESSIONALS, INC. THE SIZE, LOCATION AND EXISTENCE OF ALL SUCH FEATURES MUST BE FIELD DETERMINED AND VERIFIED BY THE APPROPRIATE AUTHORITIES PRIOR TO CONSTRUCTION.
7. CONTRACTOR SHALL CONTACT "CALL BEFORE YOU DIG" FOR UNDERGROUND UTILITY MARKING AT LEAST TWO FULL WORKING DAYS PRIOR TO START OF CONSTRUCTION: 1-800-922-4455 OR WWW.CBYD.COM.

MAP REFERENCES:

1. RESUBDIVISION PLOT PLAN & TOPOGRAPHIC MAP FOR EDWARD SUNDERLAND MCGUIRE ROAD SOUTH WINDSOR, CONNECTICUT DATE: 12-15-86 REVISIONS 2-27-87 SHEETS 1 & 2 OF 2 PREPARED BY FUSS & O'NEILL INC.
2. PLOT PLAN FOR TRUTH BAPTIST CHURCH 60 & 68 BURNHAM STREET & KING STREET SOUTH WINDSOR, CONNECTICUT SCALE: 1" = 40' DECEMBER 11, 1996 SHEET 1 OF 1 PREPARED BY DUBIEL ASSOCIATES.
3. PROPERTY OF HARRY K GOFF SOUTH WINDSOR CONNECTICUT SCALE: 1"=50' JAN. 1939 PREPARED BY CECIL W. BROOKS.
4. PROPERTY SURVEY PROPERTY SURVEY/RESURVEY PREPARED FOR: McGUIRE ROAD ASSOCIATES, LLC AT 59 McGUIRE ROAD & DBB MANAGEMENT, L.L.C. AT 67 MCGUIRE ROAD SOUTH WINDSOR, CONNECTICUT DATE: 10-6-05 REVISED 11-23-05 SCALE 1 INCH= 40 FT DESIGN PROFESSIONALS, INC.
5. RIGHT OF WAY SURVEY STATE OF CONNECTICUT DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP TOWN OF SOUTH WINDSOR JOHN FITCH BOULEVARD FROM THE EAST HARTFORD TOWN LINE NORTHERLY TO NEWBERRY ROAD SCALE 1"=40' DATE JANUARY 1999 NUMBER 132-05
6. CONNECTICUT STATE HIGHWAY DEPARTMENT RIGHT OF WAY MAP TOWN OF SOUTH WINDSOR EAST HARTFORD-SPRINGFIELD ROAD FROM THE EAST HARTFORD TOWN LINE NORTHERLY TO NEWBERRY ROAD ROUTE U.S.5 SCALE 1"=40' DATE AUG. 1, 1942
7. TOWN OF SO. WINDSOR PLAN SHOWING DRAINAGE RIGHT OF WAY ACQUIRED FROM THOMAS H. & AGNES C. BARRY BY THE STATE OF CONNECTICUT HARTFORD-SPRINGFIELD RD. SEC. 4 SCALE 1"=40' NOV. 1939.

SURVEY NOTES:

THIS SURVEY AND MAP HAS BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300b-1 THRU 20-300b-20 AND THE "STANDARDS SUGGESTED METHODS AND PROCEDURES FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. ON AUGUST 28, 2019.

- TYPE OF SURVEY IS A PROPERTY & TOPOGRAPHIC SURVEY AND IS INTENDED TO DEPICT THE LOCATION OF EXISTING CONDITIONS RELATIVE TO PROPERTY LINES.
- THIS IS A RESURVEY BASED ON MAP REFERENCE #1.
- HORIZONTAL ACCURACY MEETS CLASS A-2 STANDARDS. VERTICAL ACCURACY MEETS CLASS V-2 STANDARDS. TOPOGRAPHICAL ACCURACY MEETS CLASS T-2 STANDARDS.

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

BARRY D. CLARKE, L.S. — 16766 LIC. NO.

21 JEFFREY DRIVE
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860-298-9555 - F
www.designprofessionalsinc.com
design professionals
CIVIL & TRAFFIC ENGINEERS / PLANNERS / SURVEYORS
GIS ANALYSTS / LANDSCAPE ARCHITECTS

The plans, maps, prints & drawings are and shall remain the property of the Professional Engineer, Land Surveyor or Landscape Architect.

Existing utility locations depicted hereon are based on available information and should be field verified prior to construction.

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PREPARED FOR:
Hartford Truck Equipment, Inc.
c/o Mr. Blake Brennan
95 John Fitch Boulevard
South Windsor, CT 06074
860-290-9324

PROJECT NO: 2482H
DATE: 07/02/21
DRAWN BY: MHA/BDC
CHECKED BY: LRC/BDC

NO.	DATE	REVISIONS	BY
1	5/24/22	SURVEY UPDATES TO EXISTING SITE	MHA

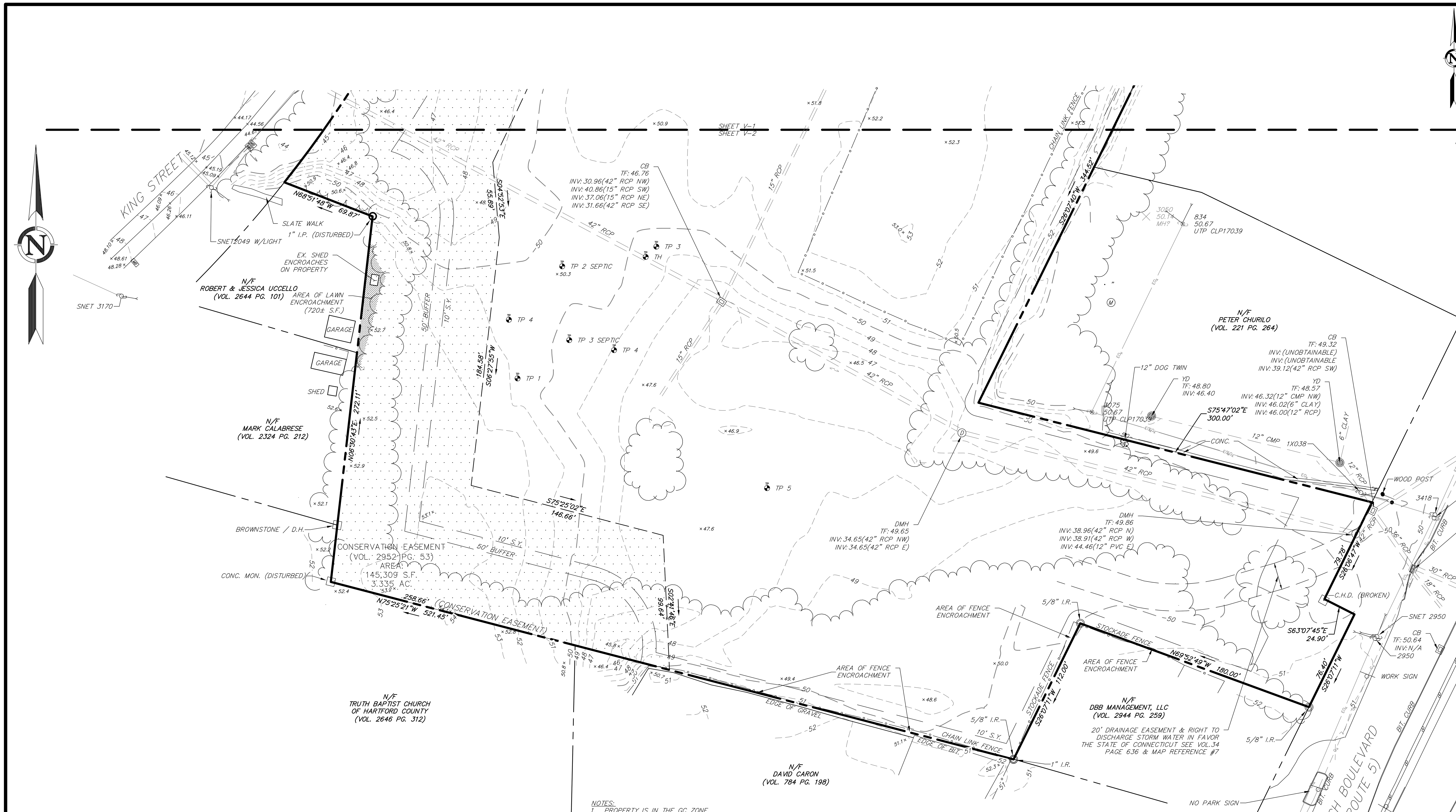
HARTFORD TRUCK

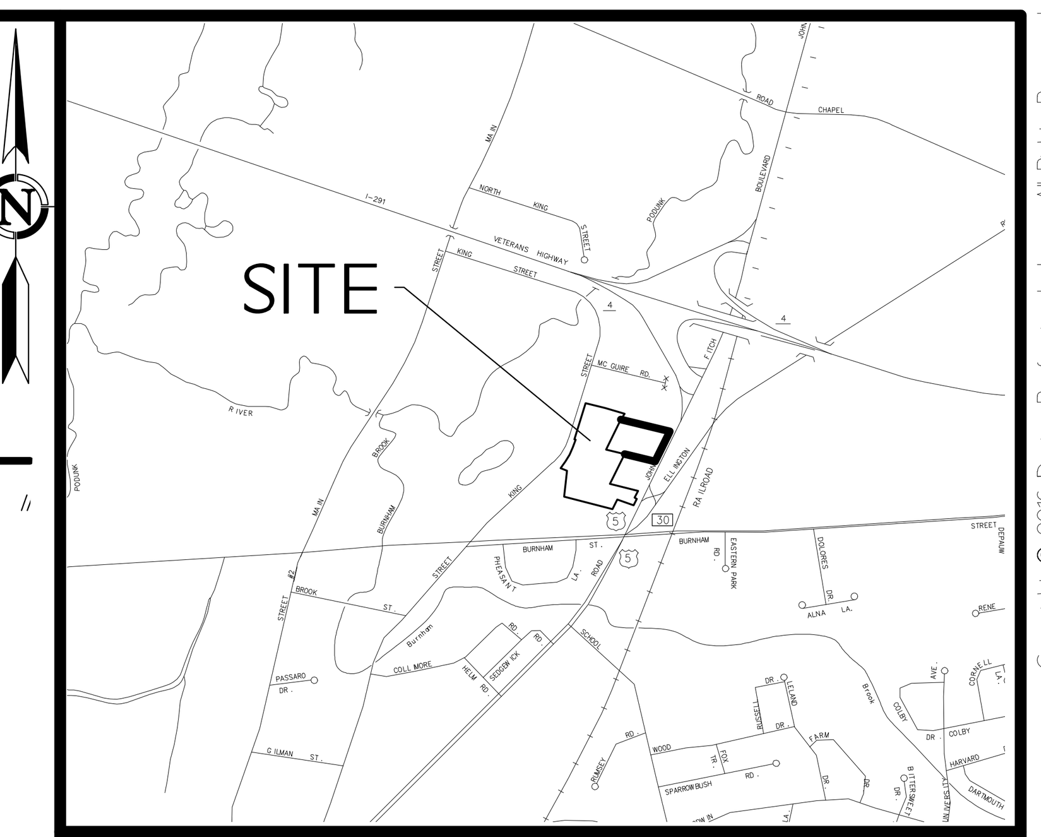
45 & 95 JOHN FITCH BOULEVARD &
542 KING STREET
SOUTH WINDSOR, CONNECTICUT

PROPERTY & TOPOGRAPHIC SURVEY

SCALE: 0 20' 40' 80'
1" = 40'

SHEET
V-1





LOCATION PLAN
1"=2000'

LEGEND

EXISTING	DESCRIPTION
BORINGS	
	BORING / TEST PIT LOCATION
COMMUNICATION	
	OVERHEAD COMM. LINES (CABLE, TEL, ETC.)
	APPROX. UNDERGROUND COMMUNICATION LINES
CONTROL POINTS	
	BENCHMARK
DOMESTIC WATER	
	APPROX. WATER MAIN
	APPROX. WATER SERVICE
	WATER VALVE
	FIRE HYDRANT
LIGHTING	
	POLE MOUNTED LIGHT
NATURAL GAS	
	GAS VALVE
	APPROX. GAS MAIN
	APPROX. GAS SERVICE LINE
POWER	
	ELECTRICAL LINES, OVERHEAD
	APPROX. ELECTRICAL LINES, UNDERGROUND
	UTILITY POLE
	UTILITY POLE WITH LIGHT
	UTILITY POLE WITH TRANSFORMER
PROPERTY	
	PROPERTY LINE
	EASEMENT LINE

	IRON PIPE
	IRON ROD
	MONUMENT
ROADS	
	GUARD RAIL
OR	SIGN
SITE FEATURES	
	EDGE OF WATER
	BARBED WIRE FENCE
	CHAIN LINK FENCE
	RAIL FENCE
	STOCKADE FENCE
	WIRE FENCE
	STONE WALL
OR	TREE
	TREE LINE
SANITARY SEWER	
	APPROX. SANITARY SEWER MAIN
	APPROX. SANITARY SEWER SERVICE LINE
	SANITARY SEWER MANHOLE
C.O.	SEWER CLEAN OUT
STORM SEWER	
	APPROX. STORM DRAIN PIPE
	STORM DRAIN MANHOLE
	CURB INLET
	CATCH BASIN
TOPOGRAPHY	
95	CONTOUR
X61.95	SPOT ELEVATION
WETLANDS	
	WETLANDS LINE

NOTES:

1. PROPERTY IS IN THE GC ZONE.
2. 542 KING STREET PARCEL CONTAINS 498,203 SQUARE FEET OR 11.437 ACRES. 95 JOHN FITCH BOULEVARD PARCEL CONTAINS 179,516 SQUARE FEET OR 4.121 ACRES.
3. HORIZONTAL DATUM IS BASED ON NAD83. VERTICAL DATUM IS BASED ON NAVD88.
4. PARCEL SUBJECT TO DECLARATION OF RESTRICTIONS AND PROTECTIVE COVENANTS IN FAVOR OF THE TOWN OF SOUTH WINDSOR, SEE VOL. 2952 PG. 58.
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860-290-9324

PROJECT NO.: 2482.H
DATE: 07/02/21
DESIGN BY: ---
DRAWN BY: MHA/BDC
CHECKED BY: LRG/BDC

HARTFORD TRUCK

45 & 95 JOHN FITCH BOULEVARD & 542 KING STREET
SOUTH WINDSOR, CONNECTICUT

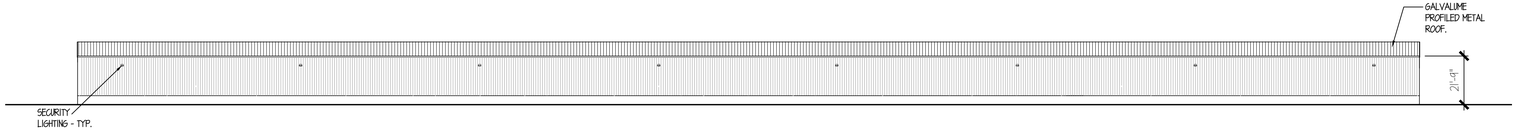
REVISIONS

NO.	DATE		BY

PROPERTY & TOPOGRAPHIC SURVEY

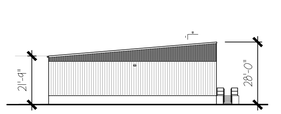
SCALE: 1" = 40'

SHEET V-2



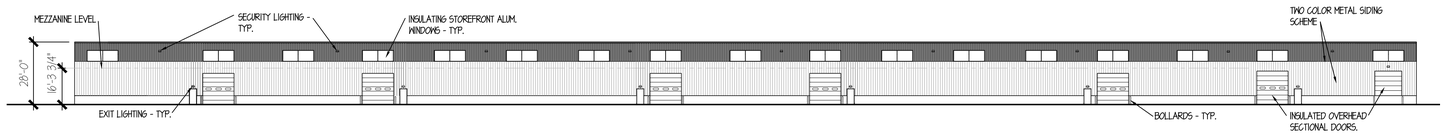
3 A-1.0 WEST ELEVATION

SCALE - 1/32" = 1'-0"



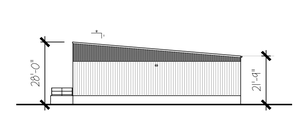
5 A-1.0 SOUTH ELEV.

SCALE - 1/32" = 1'-0"



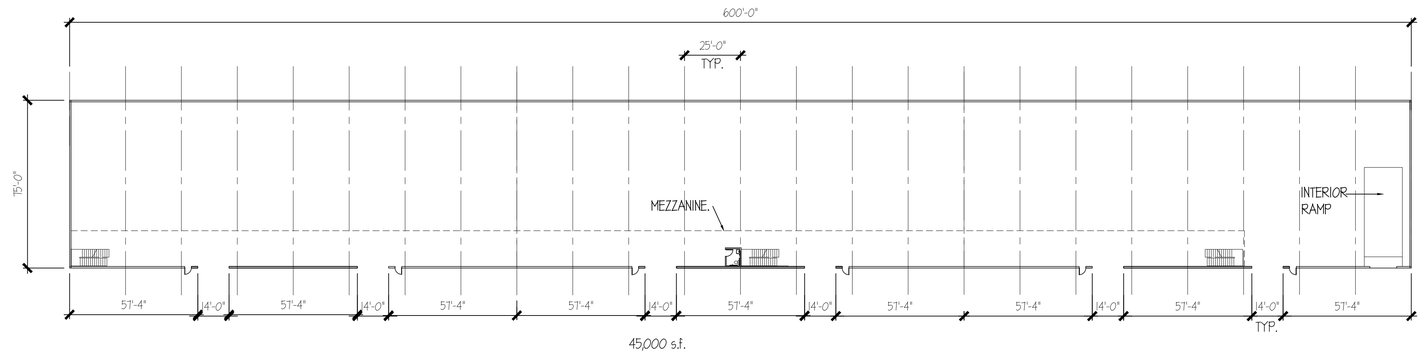
2 A-1.0 EAST ELEVATION

SCALE - 1/32" = 1'-0"



4 A-1.0 NORTH ELEV.

SCALE - 1/32" = 1'-0"



1 A-1.0 PLAN

SCALE - 1/32" = 1'-0"

CAPITAL STUDIO
architects LLC
1379 MAIN STREET EAST HARTFORD CT. 06108
860.289.3262 fax 860.289.3163

Storage Building for

HARTFORD TRUCK EQUIPMENT

45 & 95 John Fitch Blvd.
South Windsor, Ct.

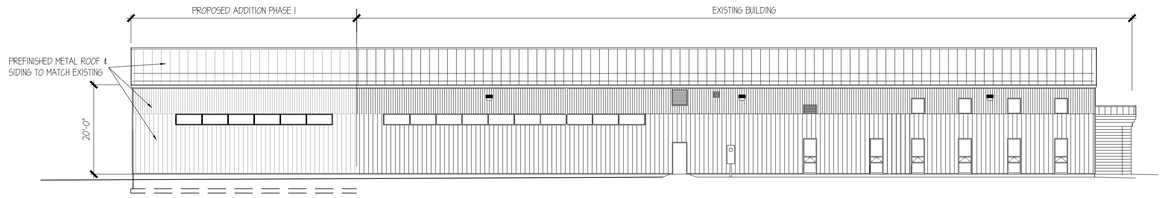
date	description	no.

revisions

PROPOSED PLAN & ELEVATIONS

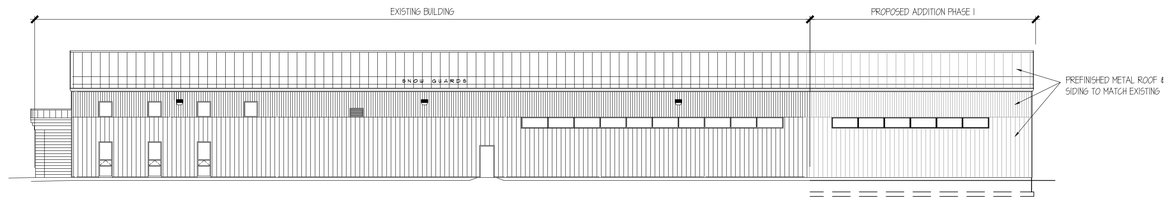
A-1.0

date	6/10/22
drawn	
scale	AS NOTED
checked	
project no.	21-44



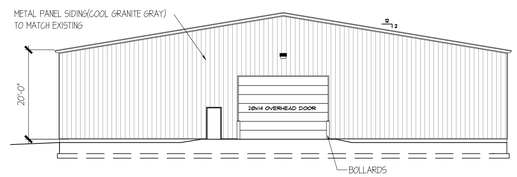
4 A-1.0 SOUTH ELEVATION

SCALE - 1/16" = 1'-0"



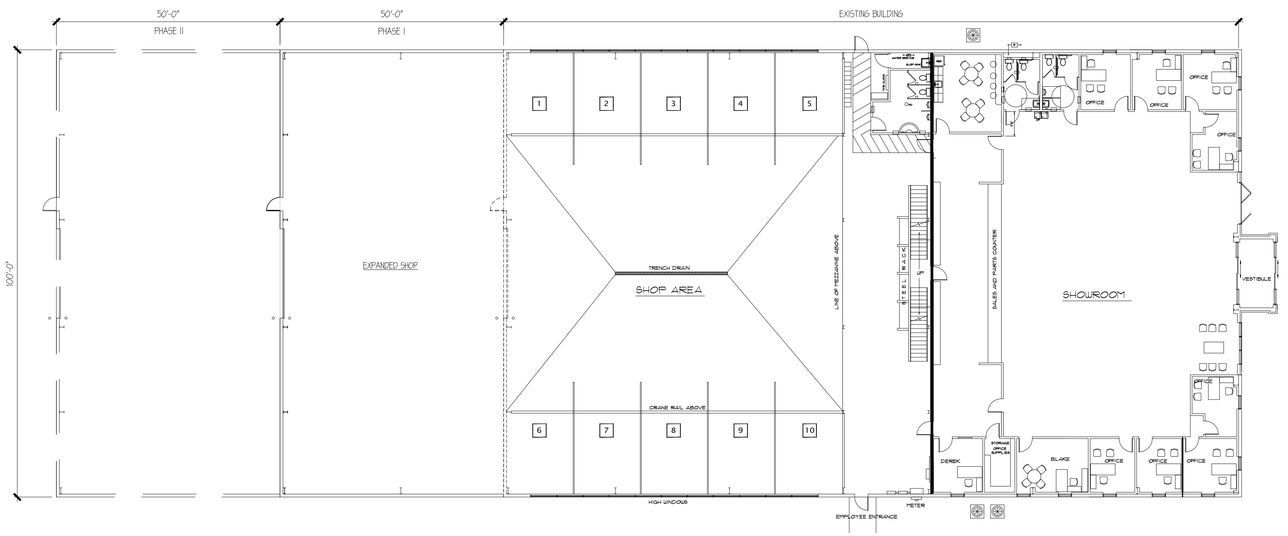
3 A-1.0 NORTH ELEVATION

SCALE - 1/16" = 1'-0"



2 A-1.0 WEST ELEVATION

SCALE - 1/16" = 1'-0"



1 A-1.0 PLAN

SCALE - 1/16" = 1'-0"

CAPITAL STUDIO
architects LLC
1379 MAIN STREET EAST HARTFORD CT. 06108
860.289.3262 fax 860.289.3163

Proposed Building Addition

HARTFORD TRUCK EQUIPMENT

45 & 95 John Fitch Blvd.
South Windsor, Ct.

no.	description	date

revisions

PROPOSED PLAN & ELEVATIONS

A-1.0

date	6/10/22
drawn	
scale	AS NOTED
checked	
project no.	21-44

General Renovations for PROJECT NAME: City, CT | CSA Project XX-XX: sheet 21-44_Plan Elev

6/10/2022 11:18 AM V:\2021 Projects\21-44_Hartford Truck, South Windsor, CT\21-44_Drawings\21-44_GD21-44_Rev Elev.dwg