

TREE LEGEND

| | |
|----|----------------|
| C | CEDAR |
| DG | DOGWOOD |
| HE | HEMLOCK |
| JM | JAPANESE MAPLE |
| M | MAPLE |
| O | OAK |
| TW | TWIN |
| MU | MULTIPLE |

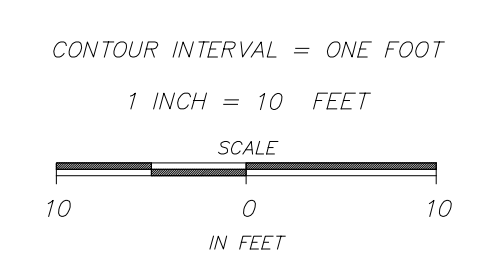
LEGEND:

| | |
|-----------------|-------------------------|
| -30- | EXISTING CONTOUR |
| X 25.3 | EXISTING SPOT ELEVATION |
| ○ 25.3 | PROPOSED CONTOUR |
| X 25.3 | PROPOSED SPOT ELEVATION |
| (Tree symbol) | DECIDUOUS TREE |
| (Tree symbol) | TREE TO BE REMOVED |
| (Tree symbol) | CONIFEROUS TREE |
| (Dot symbol) | UTILITY POLE |
| (Ledge symbol) | LEDGE |
| (Circle symbol) | TREE PROTECTION |
| A.O.B.E. | AS ORDERED BY ENGINEER |
| CO | CLEAN-OUT TO GRADE |
| (A) | GRADE PLANE SEGMENT |

THIS MAP IS A TOPOGRAPHIC SURVEY. TOPOGRAPHIC DATA IS IN ACCORDANCE WITH CLASS "1-2" TOPOGRAPHIC ACCURACY AND CLASS "V-2" VERTICAL ACCURACY. CONTOURS AND ELEVATIONS DEPICTED HEREON ARE BASED ON THE NATIONAL GEODETIC VERTICAL DATUM OF 1929 (NGVD 29). BOUNDARY INFORMATION IS BASED ON A RESURVEY CONDUCTED IN ACCORDANCE WITH HORIZONTAL ACCURACY CLASS "A-2" AS DEFINED IN THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300b-1 THROUGH SEC. 20-300b-20.

REFER TO MAP No. 96 G.L.R.
LAND LIES IN "R-6" ZONE

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



| REV. | DATE | DESCRIPTION |
|---|----------|-----------------|
| 1 | 12-14-04 | BUILDING PERMIT |
| ANTHONY L. D'ANDREA CT. PE & LS No. 9673 | | |
| ENGINEER/SURVEYOR | | DATE |
| | | 12-14-04 |
| ONLY COPIES OF THIS MAP, BEARING AN ORIGINAL IMPRINT OF THE ENGINEER'S/SURVEYOR'S EMBOSSED SEAL SHALL BE CONSIDERED TO BE TRUE, VALID COPIES. | | |

ROCCO V. D'ANDREA, INC.
LAND PLANNERS
ENGINEERS
SURVEYORS

P.O. BOX 549
RIVERSIDE, CT 06878

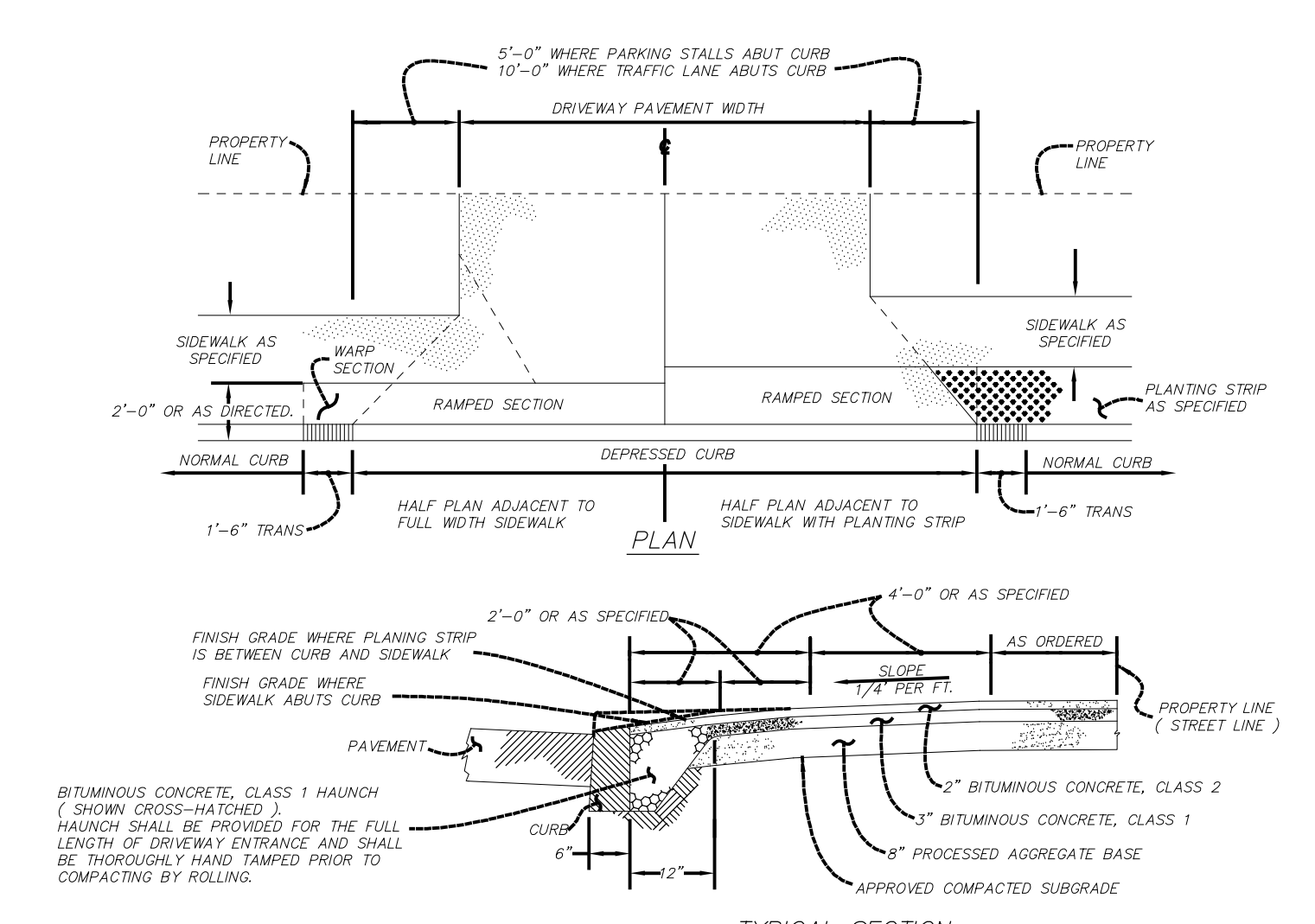
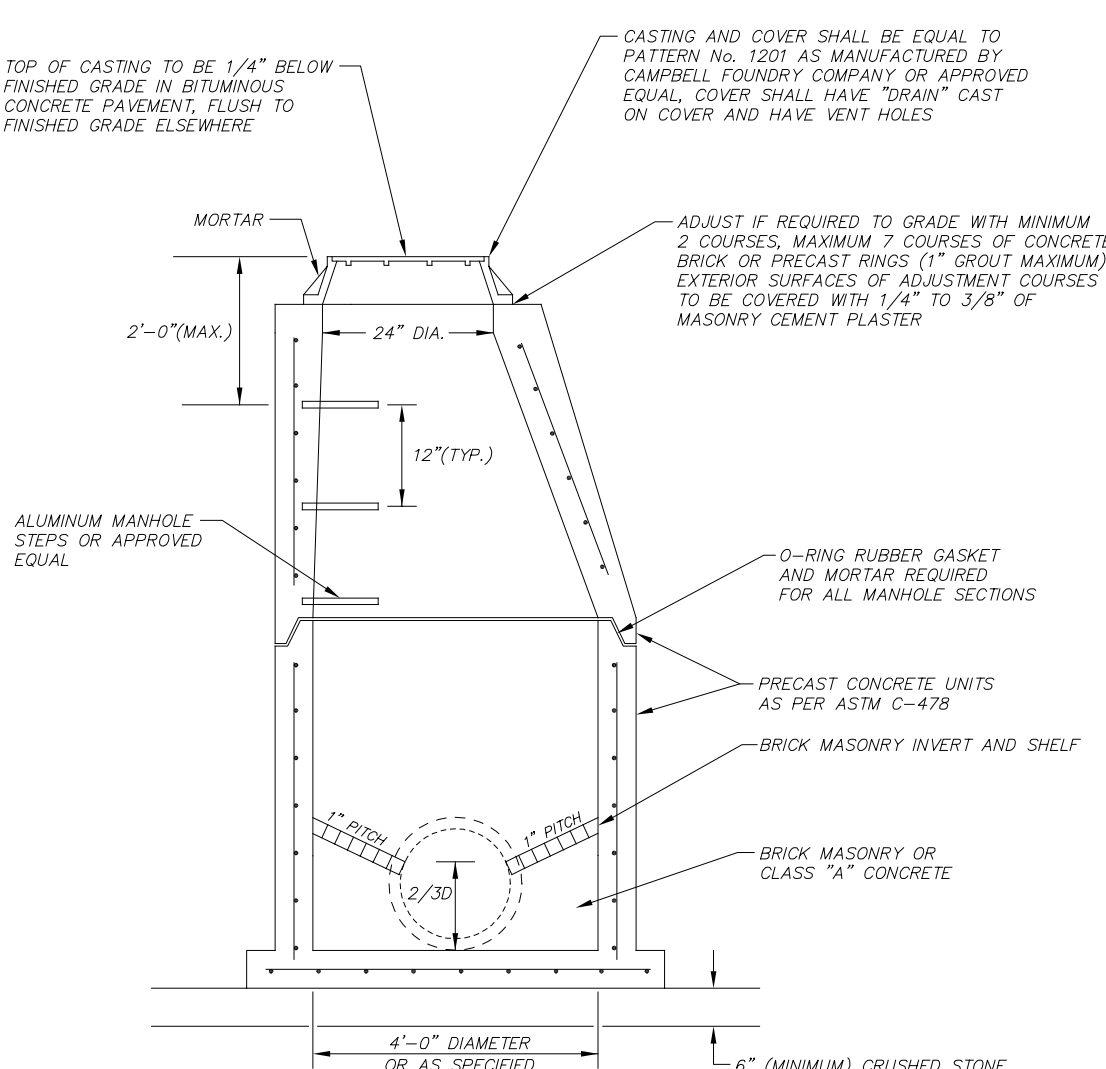
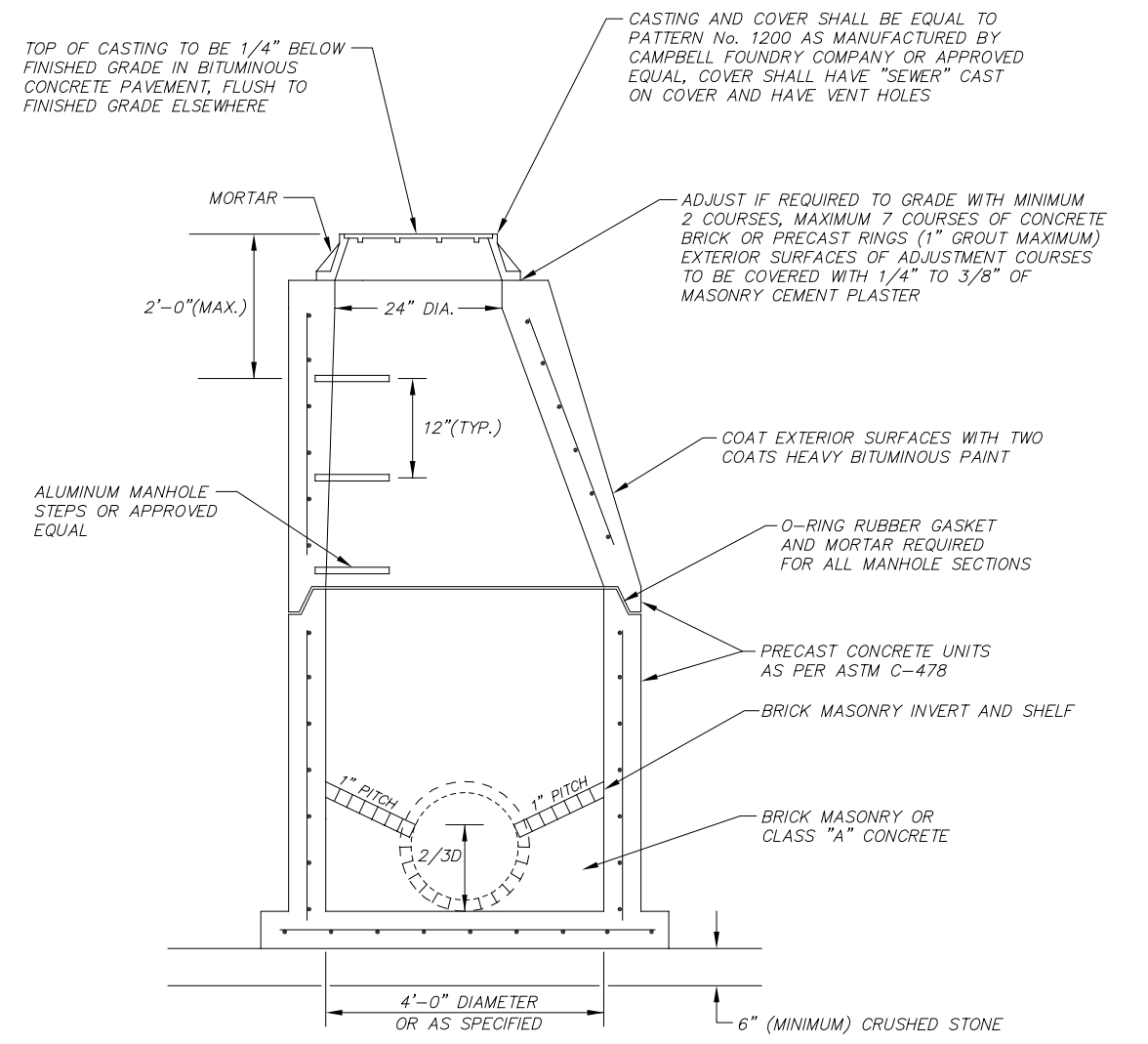
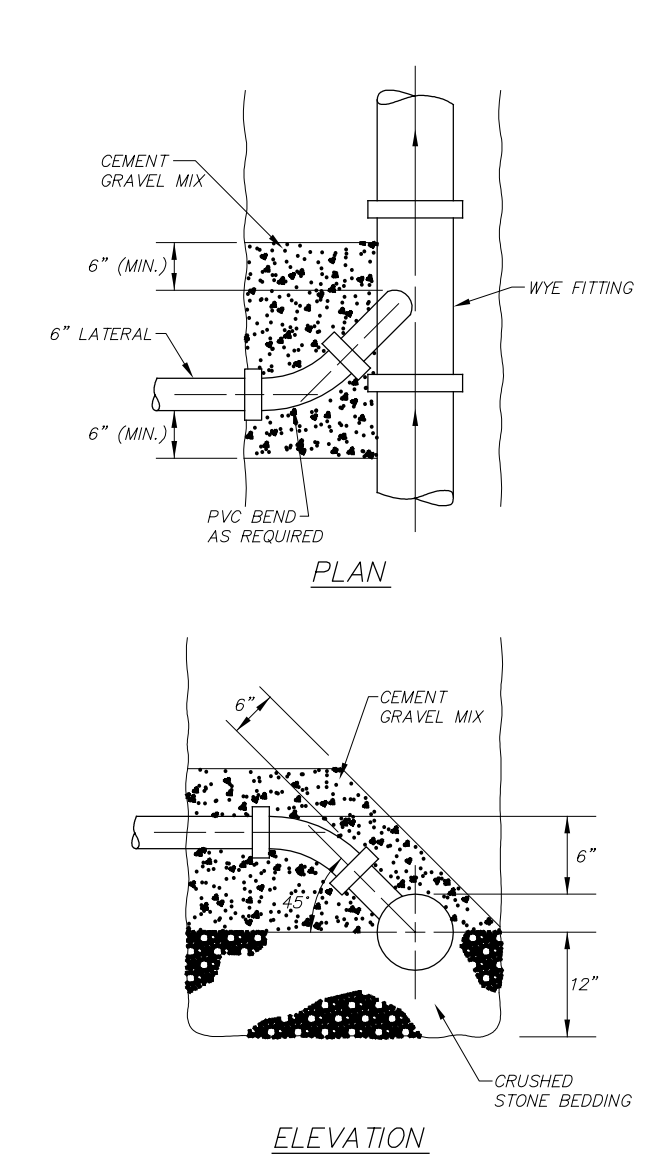
6 NEIL LANE
TEL. 637-1779

| | |
|--------------|--|
| PROJECT | MULTI-FAMILY DEVELOPMENT |
| PREPARED FOR | EDM EQUITIES, LLC |
| LOCATION | 282 AND 284 BRUCE PARK AVENUE GREENWICH, CONNECTICUT |
| 2 of 3 | DEVELOPMENT PLAN |

0387

CONSTRUCTION NOTES:

- Elevations shown are based on National Geodetic Vertical Datum NGVD29.
- The information given on this plan in respect to the location of subsurface structures and utilities indicates only that the structures exist and no responsibility is assumed by the surveyor or engineer for the accuracy of the locations shown.
- Water is supplied to these lots by the Aquarion Company.
- Prior to any excavation, the owner or his contractor, in accordance with Public Act 77-350, shall contact "Call Before You Dig, Inc.," at 1-800-922-4456 for mark out of underground utilities.
- All construction shall be inspected by a professional engineer prior to backfill and as the work progresses.
- All construction shall comply with Town of Greenwich standards and specifications.
- A certification to the satisfaction of the Town Engineer shall be submitted by a registered professional engineer declaring that construction has been completed substantially in accordance with the approved plans.
- All new utilities including electric and telephone shall be installed underground.
- The Engineering Division of the Department of Public Works and Rocco V. D'Andrea, Inc. shall be notified three days prior to the commencement of each phase of construction affecting public property, phone 622-7767.
- Existing utilities in conflict through or above this parcel shall be relocated as directed by the appropriate utility company or the owner.
- Pavement replacement shall be 2 course bituminous concrete in accordance with the Town of Greenwich standards and/or Connecticut State Highway specifications; machine laid 2" of base, 1 1/2" of top.
- Shoulders and disturbed areas shall receive four inches of topsoil; fine graded and seeded as soon as practical to prevent erosion.
- The contractor shall not commence any paving until the grading and shaping of the compacted gravel base has been approved by the supervising engineer.
- Appropriate measures shall be taken to control any sedimentation and erosion which may result during construction.
- Excess material excavated during construction shall be disposed of legally off-site.
- All catch basins within Town rights-of-way shall have 4 foot sumps and bell traps.
- Rocco V. D'Andrea, Inc., with approval of the owner, may direct a change in the location of the drainage structures or sanitary sewer manholes and lateral connections to meet field to meet field conditions; or requirements of final building design.
- All catch basin to manhole connections shall be sloped at 1% minimum or as otherwise noted.
- The contractor shall provide all equipment, tools, labor and materials necessary to satisfactorily clean and remove all visible obstructions, dirt, sand, sludge, roots, gravel, stones, etc., from the storm drains and manholes.
- Existing inverts on storm drains and sanitary sewers shall be field verified where appropriate, before commencing construction. The contractor shall excavate test pits as required to verify locations and depths of adjacent utilities.
- Rocco V. D'Andrea, Inc., Superintendent of Sewers, and the Town Engineer shall be notified three days prior to the commencement of construction.
- Where unsuitable foundation is encountered during construction of storm drains or sanitary sewers, the contractor shall remove the unsuitable material and replace it with other material approved by the supervising engineer.
- Gravity sanitary sewer pipe shall conform to ASTM D 3034 "Standard Specification for type PSM Poly Vinyl Chloride (PVC) Sewer Pipe and Fittings" or approved equal (SDR-35).
- Bedding and backfill material shall conform to ASTM D 2321 specification "standard recommended practice for underground installations of flexible thermoplastic sewer pipe (PVC).
- All corrugated plastic pipe (CPP) shall be HDPE, N-12, smooth interior pipe as manufactured by Advanced Drainage Systems, Inc. or engineer approved equal and shall comply with AASHTO M294-94 Type S (smooth inner liner).
- Processed aggregate shall be in accordance with Town of Greenwich standards and/or Connecticut State Highway specifications.
- The driveway entrance ramp shall be bituminous concrete, constructed in accordance with Town of Greenwich "Standard Construction Details." It may be modified as required to meet field conditions, only with prior approval of the Town Engineering Coordinator.
- Sidewalks shall be constructed in accordance with Town of Greenwich standards and specifications.
- Precast concrete cone sections shall be eccentric. Flat slab tops shall have eccentric openings. Eccentric cone sections shall be used when the vertical distance between manhole frame and top of highest pipe is six (6) feet or greater, otherwise flat slab tops shall be used. Aluminum manhole steps (drop form type) shall be provided in all manholes at 12 inch intervals. Each step shall be capable of supporting a minimum load of 1,000 pounds. Wall joints shall be "O-ring" rubber gasket type with interior and exterior face of joints sealed with waterproof non-shrink grout.
- Prior to the issuance of Certificate of Occupancy for this site, a registered professional engineer shall certify to the satisfaction of the Town Engineer that the construction of the drainage system has been completed in accordance with the approved plans.
- The existing sanitary sewer lateral serving this site shall be capped at the main as directed by the Sewer Department. A sewer permit shall be obtained prior to issuance of a building permit.



PVC PIPE LATERAL CONNECTION
N.T.S.

SANITARY SEWER MANHOLE DETAIL
N.T.S.

STORM DRAIN MANHOLE DETAIL
N.T.S.

TYPICAL SECTION

| TYPE | SERVICE DRIVES | RESIDENTIAL DRIVES |
|---------|----------------|--------------------|
| ONE WAY | 10'-11" | 9'-10" |
| TWO WAY | 20'-22" | 18'-20" |

- NOTES:**
- TABULATED VALUES ARE FOR DRIVEWAYS WITH CENTERLINE RADIUS GREATER THAN 100' WITH OTHER DRIVES REQUIRED SPECIAL STUDY.
 - DRIVEWAY WIDTH AT PROPERTY LINE SHALL BE NO LESS THAN THAT TABULATED.
 - THE FIRST FIGURE GIVEN IN THE TABLE IS THE ABSOLUTE MINIMUM WIDTH AND THE SECOND FIGURE IS THE DESIRABLE MINIMUM. THE LATTER MINIMUM MUST BE USED WHERE POSSIBLE.
 - ADD 2" TO TABULATED VALUE WHERE CURBING IS ON BOTH SIDES OF DRIVE AND 1" WHERE CURBING IS ON ONE SIDE ONLY.
 - THE ELEVATION OF THE UPPER EDGE OF RAMP SECTIONS AND THE CROSS SLOPE OF SIDEWALKS SHALL BE ESTABLISHED WITH THE APPROVAL OF THE ENGINEER, AS REQUIRED TO PREVENT VEHICLE SCRAPING. USE CROSS SLOPES SHOWN WHERE POSSIBLE.
 - CURBS SHALL BE CONSTRUCTED IN ACCORDANCE WITH TOWN STANDARD CONSTRUCTION DETAIL NO. 4.

BITUMINOUS CONCRETE DRIVEWAY ENTRANCE
N.T.S.

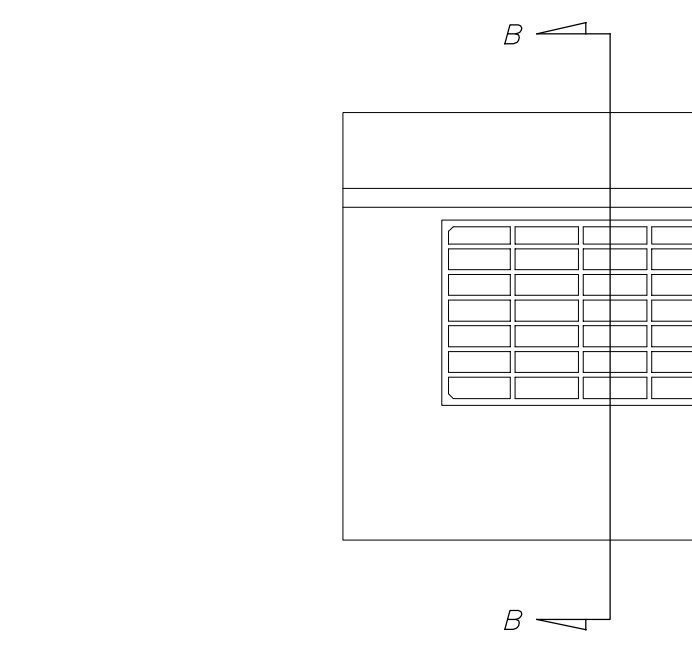
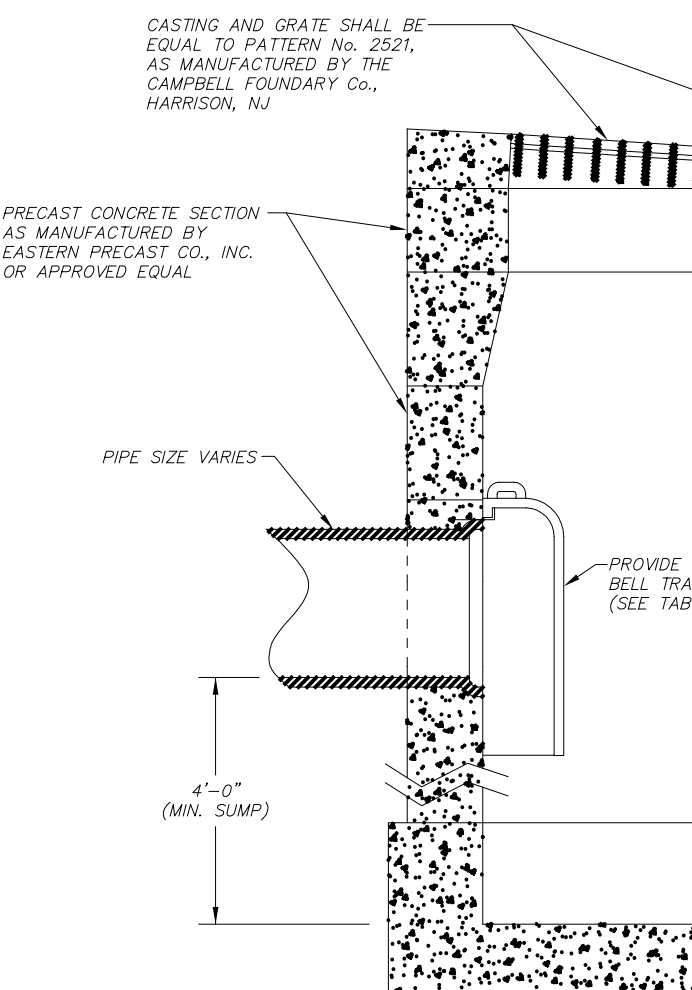
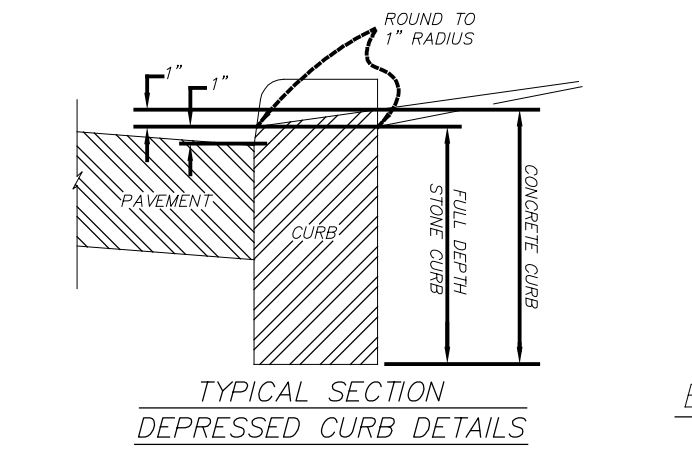
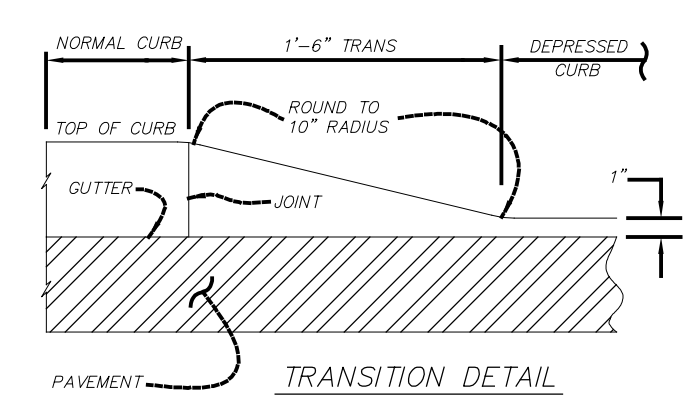
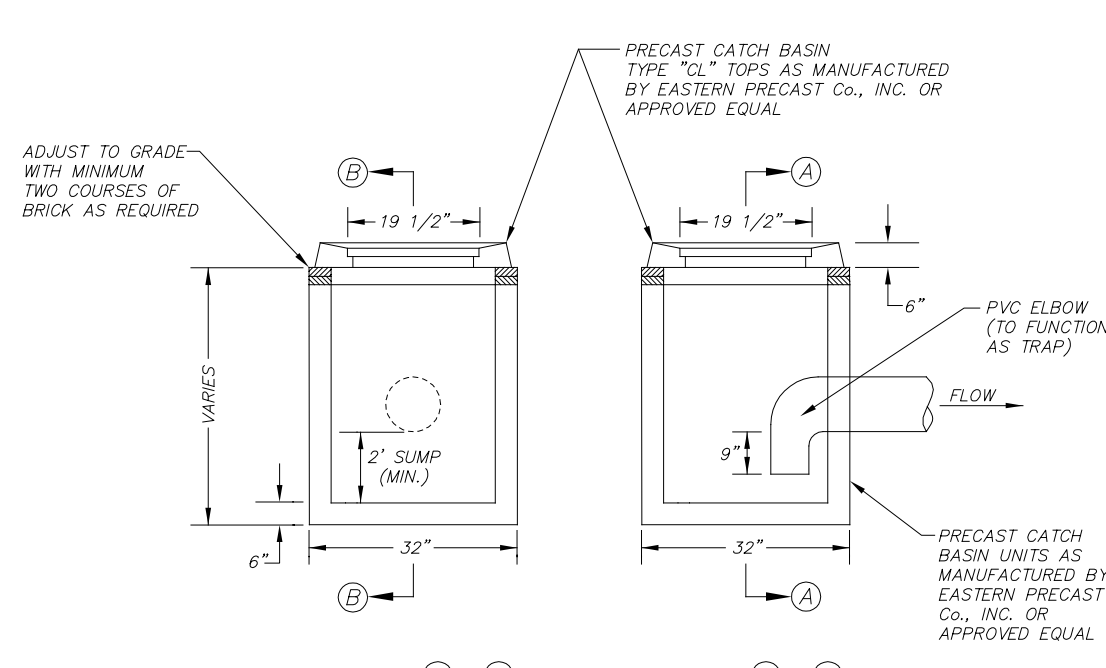
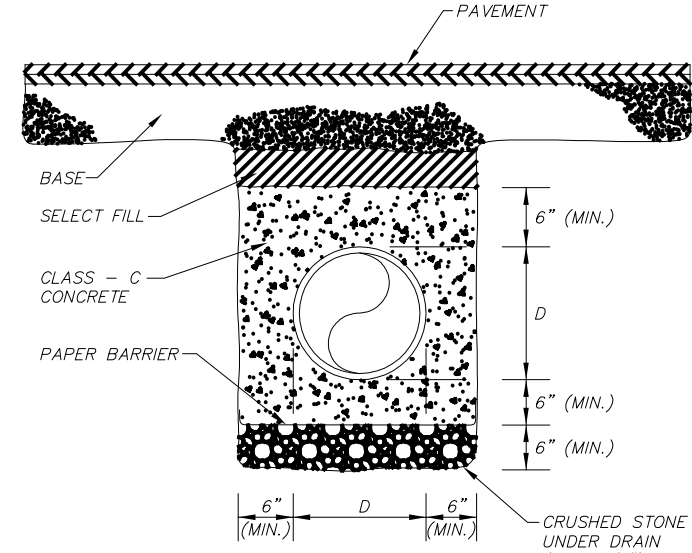
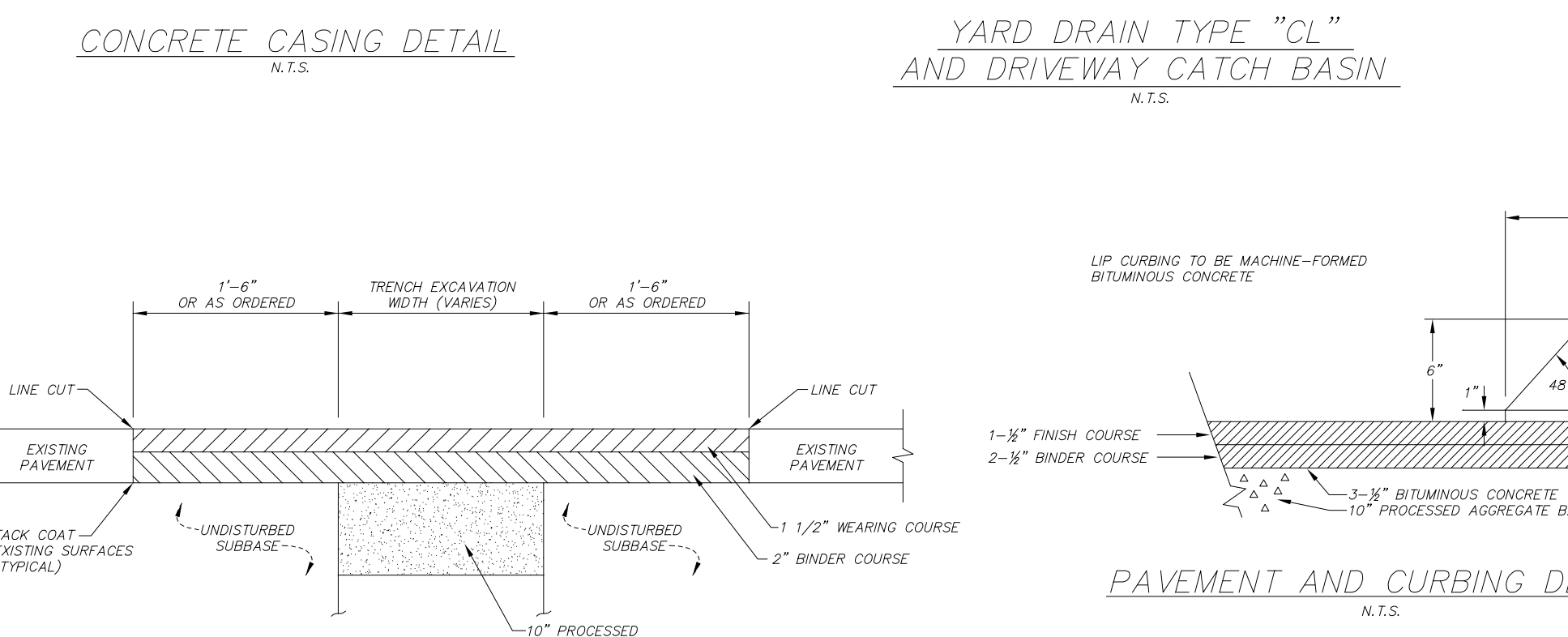


TABLE FOR CATCH BASIN TRAP ASSEMBLY

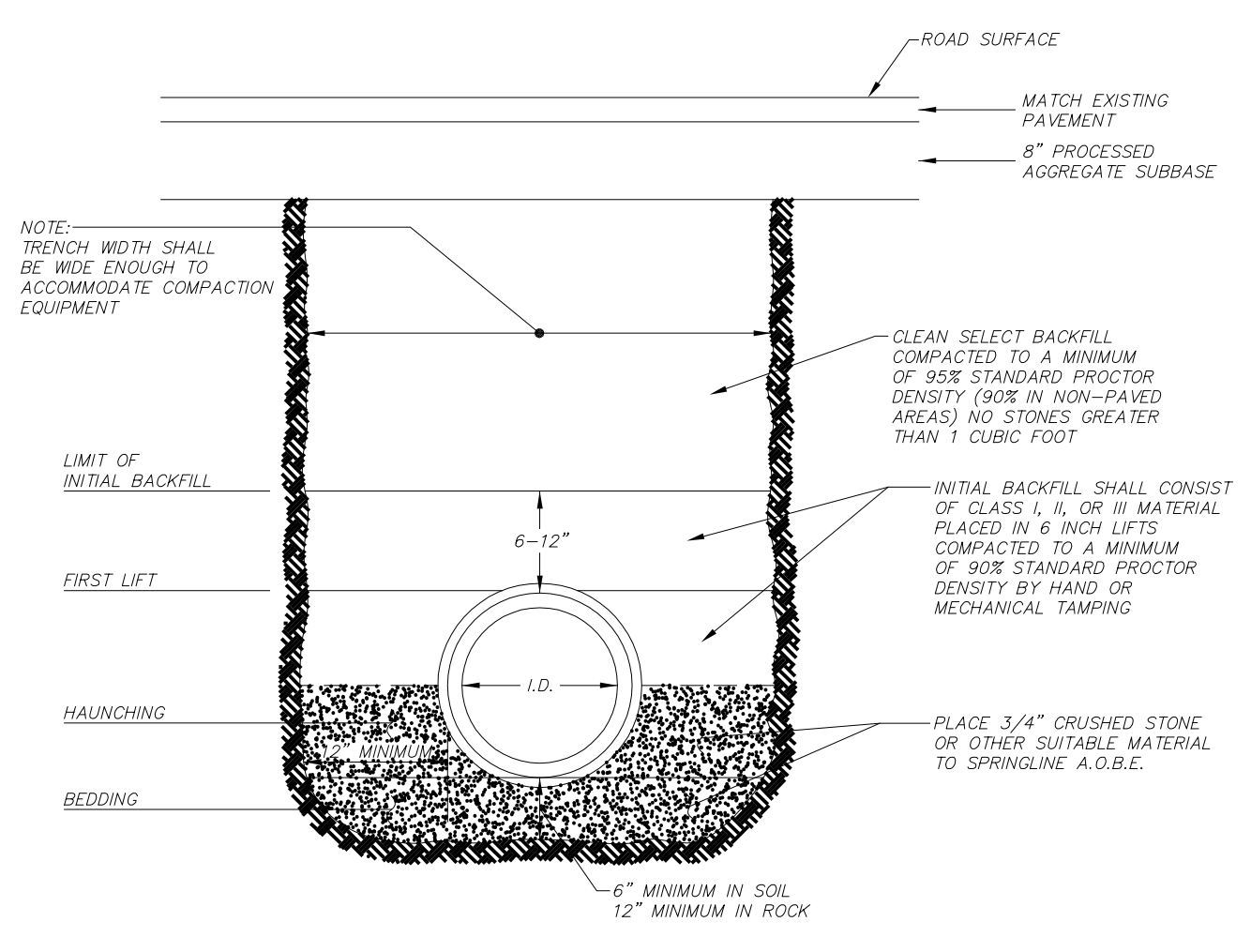
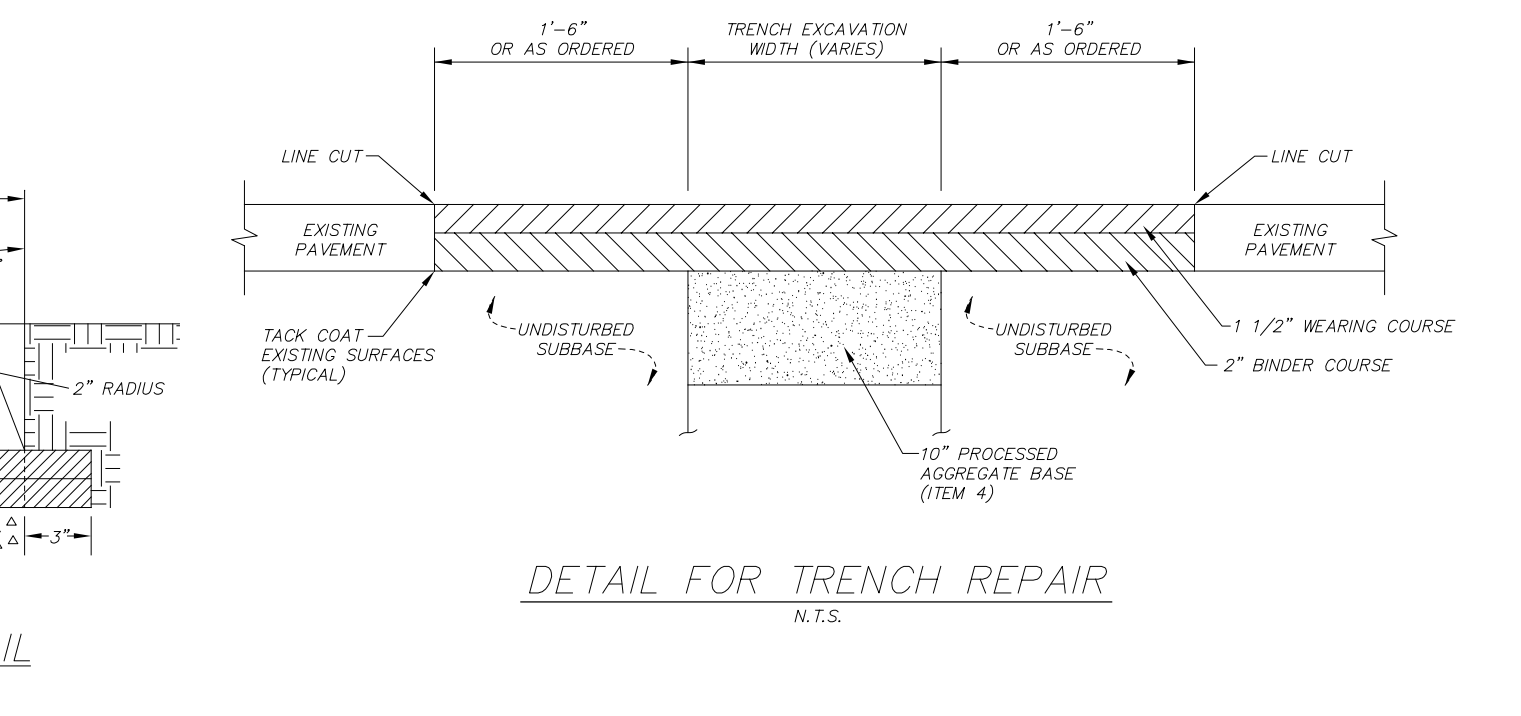
| PIPE SIZE | CAMPBELL FOUNDRY PATTERN NUMBER |
|-----------|---------------------------------|
| 6" | 2560 |
| 8" | 2561 |
| 10" | 2562 |
| 12" | 2563 |
| 15" | 2564 |
| 18" | 2565 |
| 24" | 2568A |
| 30" | 2569 |



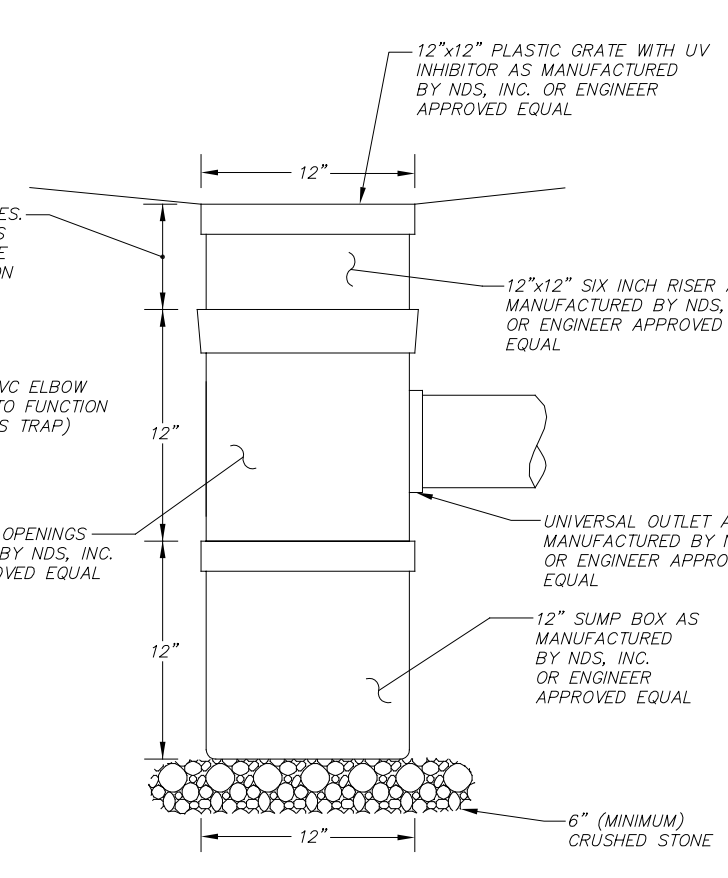
SINGLE CATCH BASIN DETAIL (TYPE "C")
FOR INSTALLATION IN PUBLIC RIGHT-OF-WAY
N.T.S.



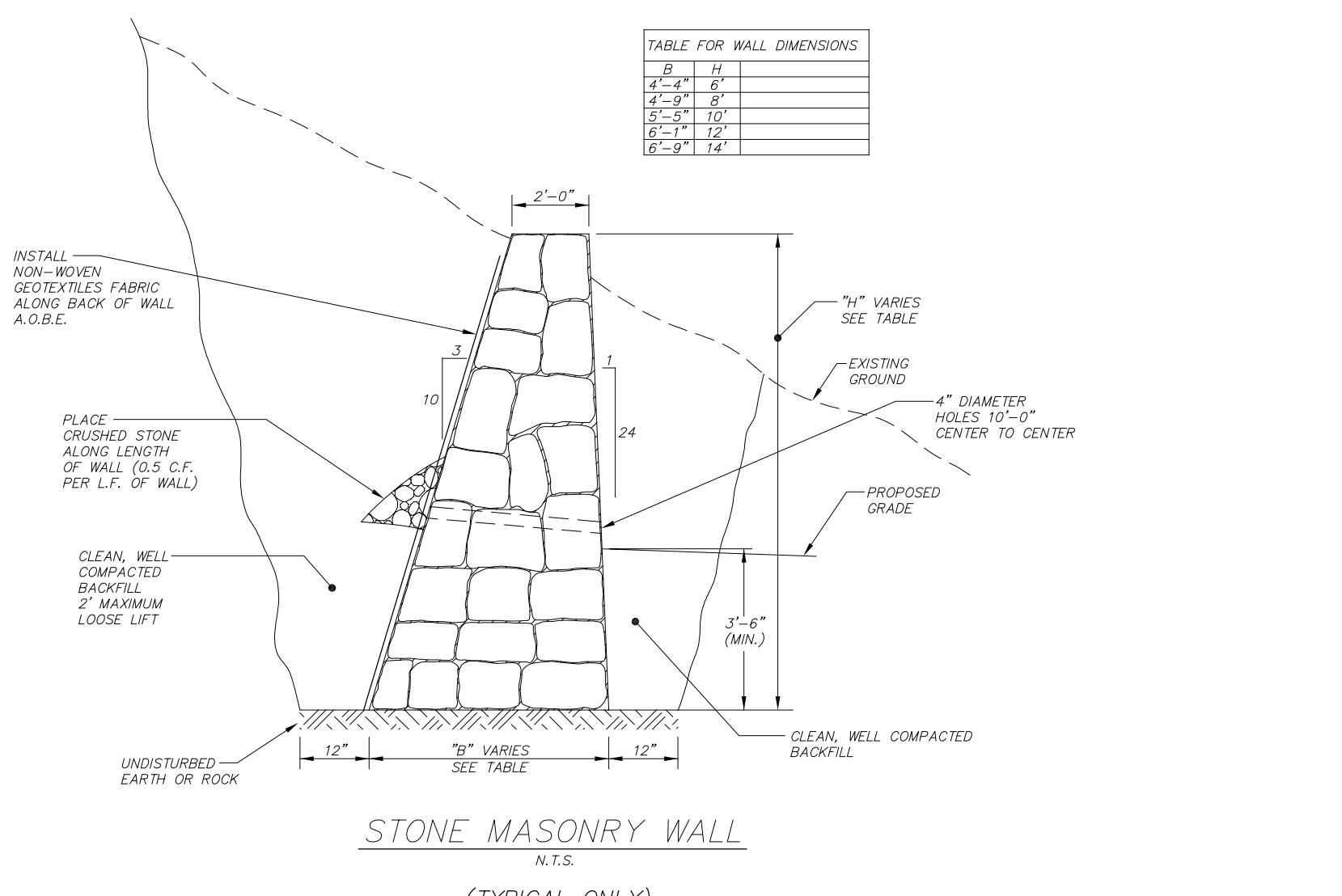
DETAIL FOR TRENCH REPAIR
N.T.S.



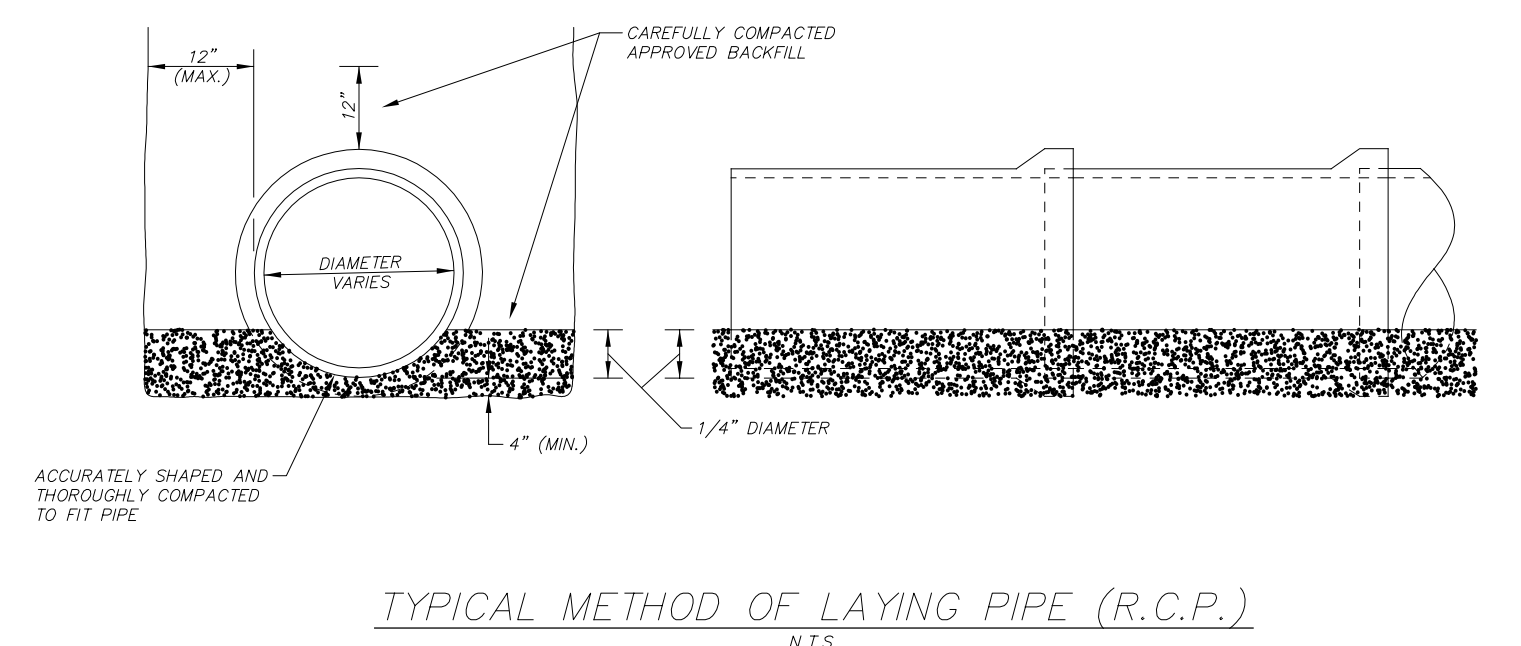
DETAIL FOR CPP STORM DRAIN AND PVC SANITARY SEWER INSTALLATION
N.T.S.



12"x12" PLASTIC YARD DRAIN DETAIL
N.T.S.



STONE MASONRY WALL
N.T.S.



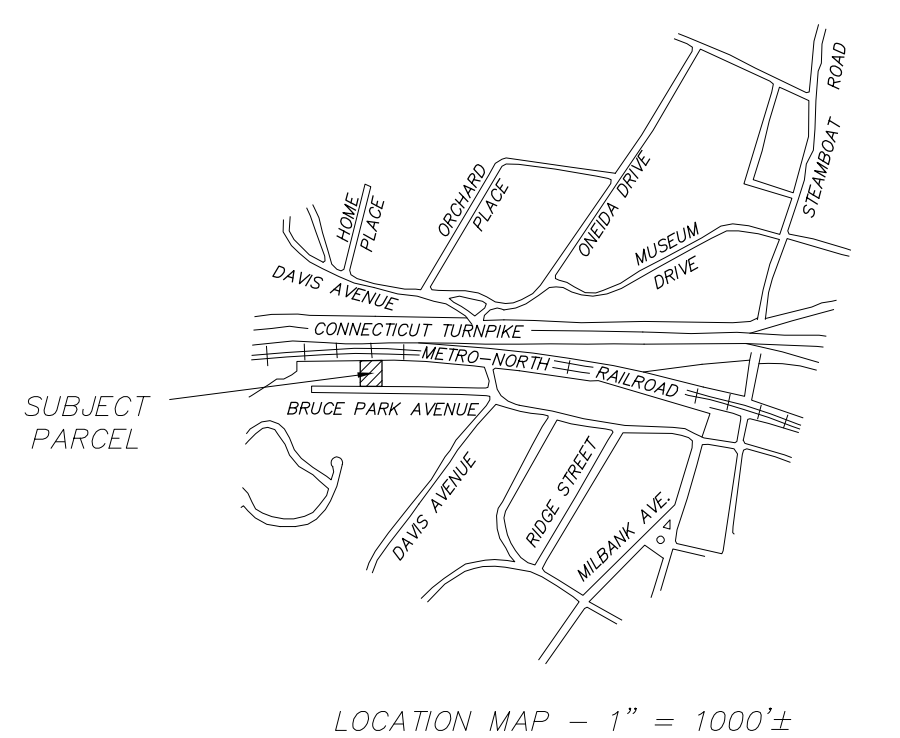
TYPICAL METHOD OF LAYING PIPE (R.C.P.)
N.T.S.

ROCCO V. D'ANDREA, INC.
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SURVEYORS
P.O. BOX 549
RIVERSIDE, CT 06878
6 NEIL LANE
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TEL. 637-1779

| | |
|--------------|--|
| PROJECT | MULTI-FAMILY DEVELOPMENT |
| PREPARED FOR | EDM EQUITIES, LLC |
| LOCATION | 282 AND 284 BRUCE PARK AVENUE GREENWICH, CONNECTICUT |
| DATE | 12-14-04 |
| DESCRIPTION | BUILDING PERMIT |
| REV. | DATE |
| 1 | 12-14-04 |
| 2 | 12-14-04 |
| 3 | 12-14-04 |

NOTE:

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- These lots are served by the Town of Greenwich sanitary sewer system.
- Water is supplied to this site by the Aquarion Water Company.
- Prior to any excavation, the owner or his contractor, in accordance with Public Act 77-350, shall be required to contact "Call Before You Dig, Inc." at 1-800-922-4455 for mark out of underground utilities.
- This property is located in Zone "X" outside the limits of Flood Hazard Zones as shown on Firm Panel 18 of 28, Community-Panel No. 090008-0023 C dated February 22, 1999.



TREE LEGEND

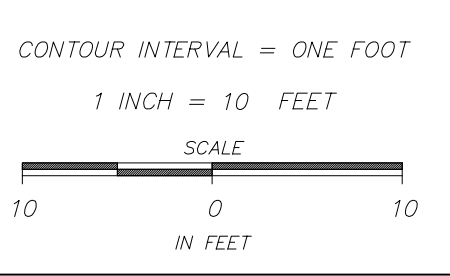
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REFER TO MAP No. 96 G.L.R.

LAND LIES IN "R-6" ZONE

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



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| 0 | 12-14-04 | BUILDING PERMIT |
| REV. | DATE | DESCRIPTION |
| ANTHONY L. D'ANDREA CT. PE & LS No. 9673 | | |
| | | 12-14-04 |
| ENGINEER/SURVEYOR | | DATE |
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| PROJECT | MULTI-FAMILY DEVELOPMENT |
| PREPARED FOR | EDM EQUITIES, LLC |
| LOCATION | 282 AND 284 BRUCE PARK AVENUE GREENWICH, CONNECTICUT |
| 1 of 3 | EXISTING CONDITIONS |

RECORDING OFFICE

03BT