



PHOTO 1



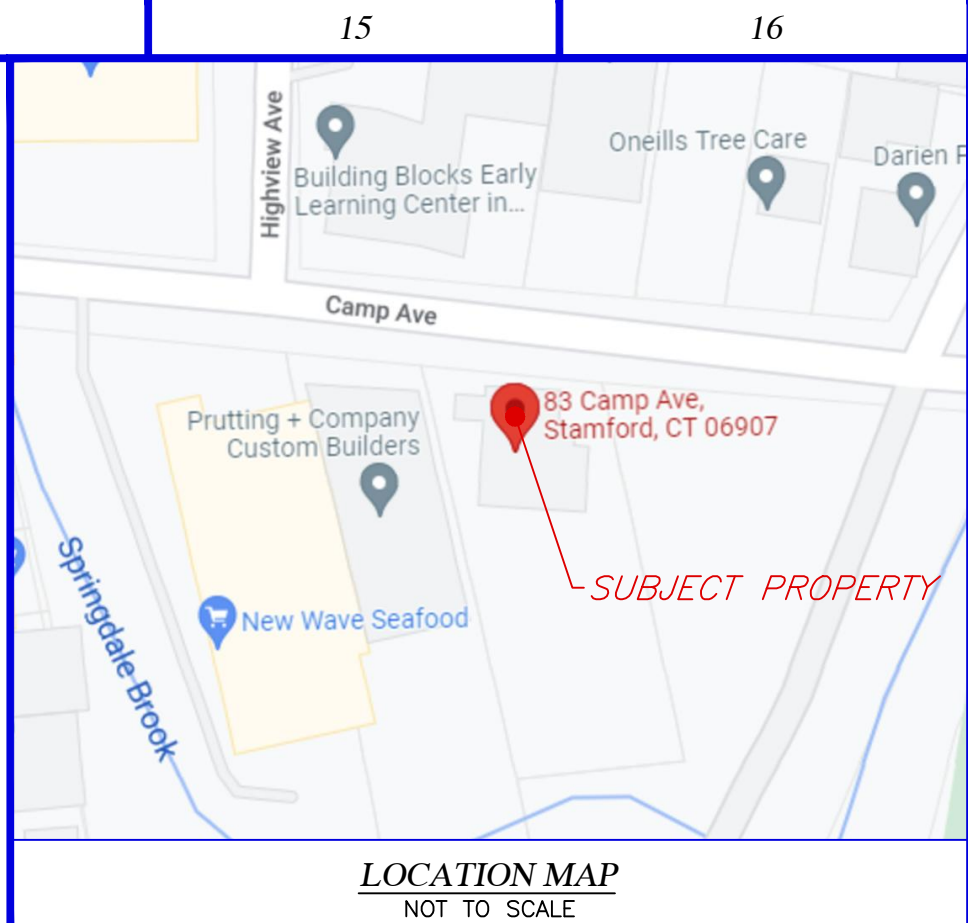
PHOTO 2



PHOTO 3



PHOTO 4



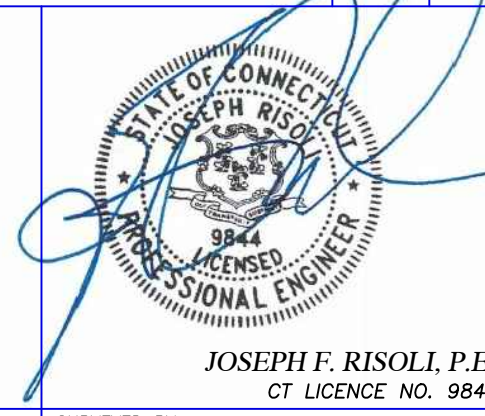
LOCATION MAP
NOT TO SCALE

GENERAL NOTES

- THIS PLAN IS FOR AN EPB/ZONING APPLICATION FOR THE PROPOSED CHANGE IN USE.
- REFERENCE IS MADE TO "PROPERTY SURVEY" PREPARED FOR STEVE MICKELS DATED AUGUST 19, 2022 PREPARED BY JOSEPH F. RISOLI, P.E., L.C.
- PROPERTY SHOWN HEREON IS LOCATED IN MG ZONE. LOT AREA EQUALS 0.5003 ACRES.
- THE CONTRACTOR IS SOLELY RESPONSIBLE FOR THE MEANS, METHODS AND SEQUENCES OF CONSTRUCTION AND FOR THE SAFETY OF WORKERS AND OTHERS ON THE CONSTRUCTION SITE.
- THE CONTRACTOR SHALL LOCATE AND VERIFY THE SIZE, LOCATION, DEPTH AND INVERTS OF ANY AND ALL EXISTING UTILITIES PRIOR TO COMMENCING OPERATIONS. THE CONTRACTOR SHALL ALSO BE REQUIRED TO CONTACT THE TOLL FREE "CALL-BEFORE-YOU-DIG" PHONE NUMBER AT 1-800-922-4455.
- THE EXISTING DRIVEWAY WILL SERVE AS THE MACHINERY ACCESS ROUTE.
- THE PROPOSED CONSTRUCTION SHOWN HEREON WILL REQUIRE REVIEW AND APPROVAL BY EPB.
- ACTUAL PLACEMENT OF ANY PROPOSED EROSION CONTROL MEASURES TO BE DETERMINED IN THE FIELD IN CONSULTATION WITH THE WETLAND AGENCY STAFF PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- ALL WORK PERFORMED BY THE OWNER / DEVELOPER MUST INCLUDE IMPLEMENTATION OF AN APPROVED SOIL EROSION AND SEDIMENTATION PLAN IN ACCORDANCE WITH PUBLIC ACT No. 83-388 (PASSED BY THE CONNECTICUT GENERAL ASSEMBLY). THE OWNER / DEVELOPER SHALL BE THOROUGHLY FAMILIAR WITH THE CONNECTICUT GUIDELINES FOR EROSION AND SEDIMENT CONTROL PUBLISHED BY THE CONNECTICUT COUNCIL OF SOIL AND WATER CONSERVATION, JANUARY 1985. COPIES OF SAID GUIDELINES CAN BE REVIEWED AT THE EPB OR THE OFFICE OF THE DESIGN ENGINEER. THE OWNER / DEVELOPER SHALL ALSO COMPLY WITH THE NARRATIVE ON EROSION-SEDIMENTATION CONTROLS FOR THIS PROJECT ON FILE AT THE EPB OR THE OFFICE OF THE DESIGN ENGINEER.
- RESTORE ANY DISTURBED AREAS WITH A MINIMUM OF FOUR (4") INCHES OF TOPSOIL, SEED, AND HAY MULCH UPON COMPLETION OF CONSTRUCTION.
- THE SUBJECT PARCEL LIES ENTIRELY IN THE AE ZONE AS REFERENCED ON THE NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM), MAP No. 09001C0507F WITH AN EFFECTIVE DATE OF JUNE 18, 2010 IN THE CITY OF STAMFORD, COUNTY OF FAIRFIELD, STATE OF CONNECTICUT.
- THE DATUM DEPICTED ON THIS MAP IS BASED ON NAVD 1988.

REVISION SCHEDULE

NO.	DATE	DESCRIPTION	REC.	APP.
1	04/14/2023	ADDRESS EPB COMMENTS	JNV	JFR
2	09/11/2023	ADDRESS EPB COMMENTS	JNV	JFR



DATE:	AUGUST 19, 2022	SURVEYED BY:	DH
DATUM:	ASSUMED	DESIGNED BY:	--
FILE LOCATION:	NASJOBS	DRAWN BY:	SBG/DR
FILE NAME:	MICKELS - MASTER FILE 08-30-23.dwg	RECOMMENDED PROJECT MANAGER:	--
DRAWING NO.:	00D000	APPROVED PROJECT MANAGER:	SBG
SCALE:	GRAPHIC SCALE 1" = 10 FT		

IT IS THE REQUIREMENT OF THE OWNER AND/OR HIS/HER LEGAL REPRESENTATIVE TO ADVISE THE PLANNER/ENGINEER OF ANY AND/OR ALL DEED RESTRICTIONS ON THE PROPERTY WHICH MAY PRECLUDE FURTHER CONSTRUCTION ON THIS PROPERTY. THESE ITEMS & DESIGNS INCORPORATED HEREIN IS AN INSTRUMENT OF PROFESSIONAL SERVICES, IS ALSO THE PROPERTY OF THE JOSEPH F. RISOLI, P.E. IN WHOLE OR IN PART, FOR ANY EXTENSION TO THIS PROJECT AND/OR ANY OTHER PROJECTS WITHOUT THE WRITTEN CONSENT OF THE JOSEPH F. RISOLI, P.E., THESE PLANS ARE VOID UNLESS THEY ARE PRODUCED AND USED IN COLOR.

PREPARED FOR:

LOCATION: 83 CAMP AVENUE, STAMFORD, CT

DRAWING: SITE DEVELOPMENT PLAN

SCALE: C-2.0

SHEET 00 of 00

Risoli Planning & Engineering
ENGINEERS-PLANNERS-SURVEYORS

Division of
AI Engineers, INC.

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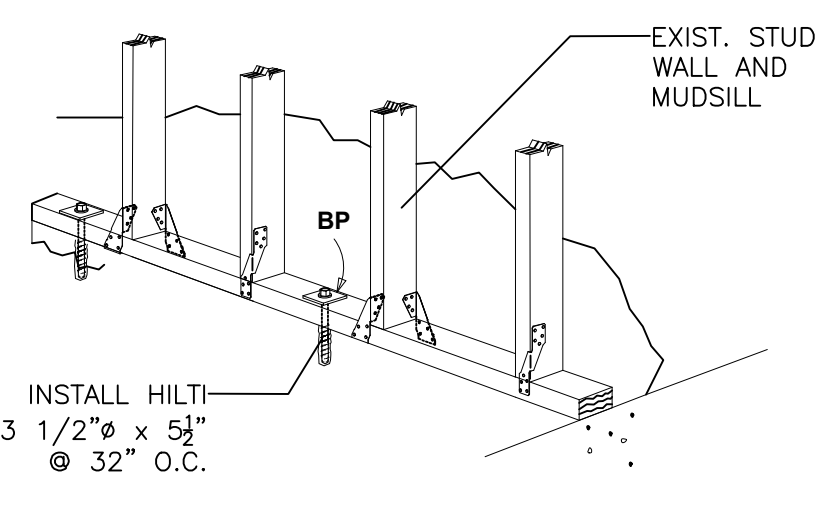
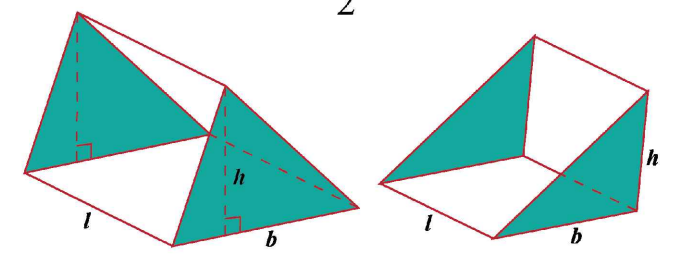
VOLUME CALCULATION TO SATISFY COMPENSATORY REQUIREMENTS PER SECTION 15.B.4.a.(7) AND (8)

VOLUME CALCULATION		
LDT AREA	0.500 ACRES	21,792 S.F.
AE ZONE	BFE = 76.0	
SAND/GRAVEL	3574 + 175 SQFT	
OLD BUILDING (PER GIS 2016)	VOL = 20,714 CUFT	
TOP SOIL	5,260	
SAND/GRAVEL	575	
MULCH AND DEBRIS	3560	
SHED & SHIPPING CONTAINER	1800	
RETAINING WALLS	7460	
TOTAL VOLUME	18,655	
DIFFERENCE	2,059	

NOTE: SINCE THE VOLUME OF THE OLD BUILDING THAT WAS DEMOLISHED IS GREATER THAN THE TOTAL VOLUME OF THE STOCKPILE, RETAINING WALL, SHED AND SHIPPING CONTAINER; HENCE, THE WATER HOLDING CAPACITY OF THE FLOODPLAIN AS DESIGNATED ON THE FLOOD INSURANCE RATE MAP (FIRM), HAS NOT BEEN REDUCED.

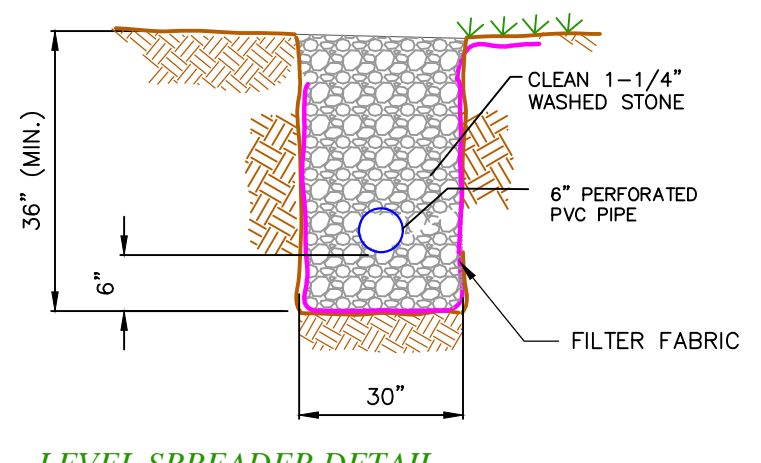
Volume of Triangular Prism

$$V = \frac{1}{2} bhl$$



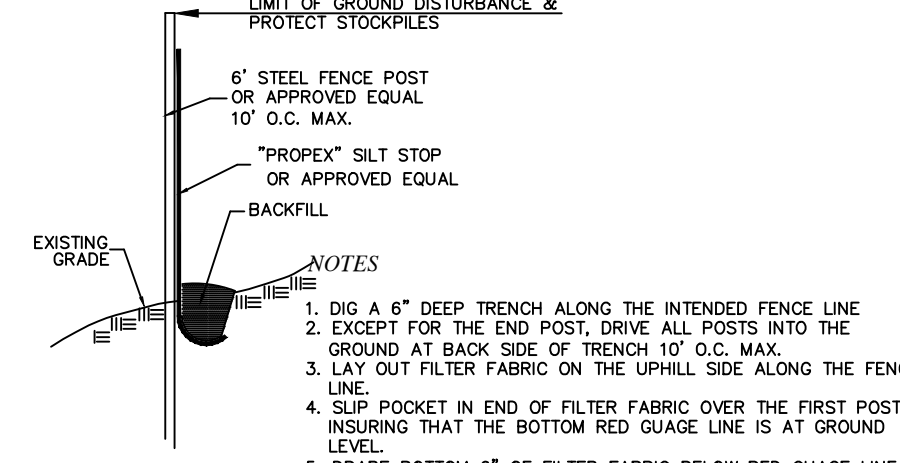
ANCHORING DETAIL FOR SHED

NOTE: THE SHED AND ANCHORING HAVE BEEN DESIGNED IN ACCORDANCE WITH STAMFORD'S FLOOD PRONE AREA REGULATIONS (SECTION 15B OF THE ZONING REGULATIONS) AND IS CAPABLE OF WITHSTANDING THE FLOOD DEPTHS, PRESSURES, VELOCITIES, IMPACT AND UPLIFT FORCES AND OTHER FACTORS ASSOCIATED WITH THE BASE FLOOD.



LEVEL SPREADER DETAIL

NOT TO SCALE



SILT FENCE AND FILTER FABRIC DETAIL

SCALE: N.T.S.



COIR LOG FOR EROSION CONTROL

NOT TO SCALE

EMERGENCY ACTION PLAN (IN CASE OF POTENTIAL FLOODING)

THE FOLLOWING IS THE FLOOD RESPONSE PLAN NEEDED TO ASSESS THE RISK OF A POTENTIAL FLOODING.

- A MAP OF THE FACILITY SHALL BE AVAILABLE TO ALL EMPLOYEES TO MAKE THEM AWARE OF STREAM, DITCHES, DRAINAGE AREAS, AND OTHER LOW-LYING AREAS ON THE PROPERTY.
- ALL ACCESS AND EGRESS ROUTES SHALL IDENTIFIED IN CASE OF EVACUATION.
- UPDATE EMPLOYEE CONTACT LISTS WITH ALTERNATE CONTACT INFORMATION IN THE EVENT EVACUATION IS NECESSARY.
- IF FLOODING IS PROBABLE, ASSIGNED TRAINED PERSONNEL SHALL SECURE THE PREMISES AND ALL EQUIPMENT AND MACHINERY.
- ASSIGNED TRAINED PERSONNEL SHALL LAY DOWN COIR LOGS AT THE PERIMETER OF ALL TOPSOIL PILES TO PREVENT EROSION.
- PERFORM CONTINUOUS MONITORING OF THE FLOOD THROUGH VARIOUS MEDIA OUTLETS AND WEATHER TRACKING.
- AFTER FLOOD SUBSIDES AND CLEAN-UP WILL BE DONE BY EMPLOYEES, ENSURE CLEAN-UP EQUIPMENT IS AVAILABLE, ADEQUATE, AND AMPLE.
- CONDUCT A POST-INCIDENT REVIEW AND IDENTIFY MITIGATION OPPORTUNITIES TO PREVENT FUTURE FLOODING IMPACTS.