

DESIGN NOTES:

1. BASIS OF SANITARY DESIGN = 3 BEDROOM HOUSE WITH 10-20 MIN./IN. PERC. RATE.
USE MIN. 1250 GALLON SEPTIC TANK WITH MANHOLE AS SHOWN ON EACH LOT.
TOTAL LEACHING AREA REQUIRED = 675 SF.
AREA PROVIDED = 70 GST 6212 @ 10 SF. / LF = 700 SF.
2. WATER SUPPLY BY ON SITE WELL.
3. MASS CALCULATION NOT REQUIRED NO RESTRICTIVE LAYER

PERC TEST 'A'
BY J. ROBERT PFANNER & ASSOC.

DEPTH HOLE 30'
1:04
1:10
1:20
1:25
1:30
1:35

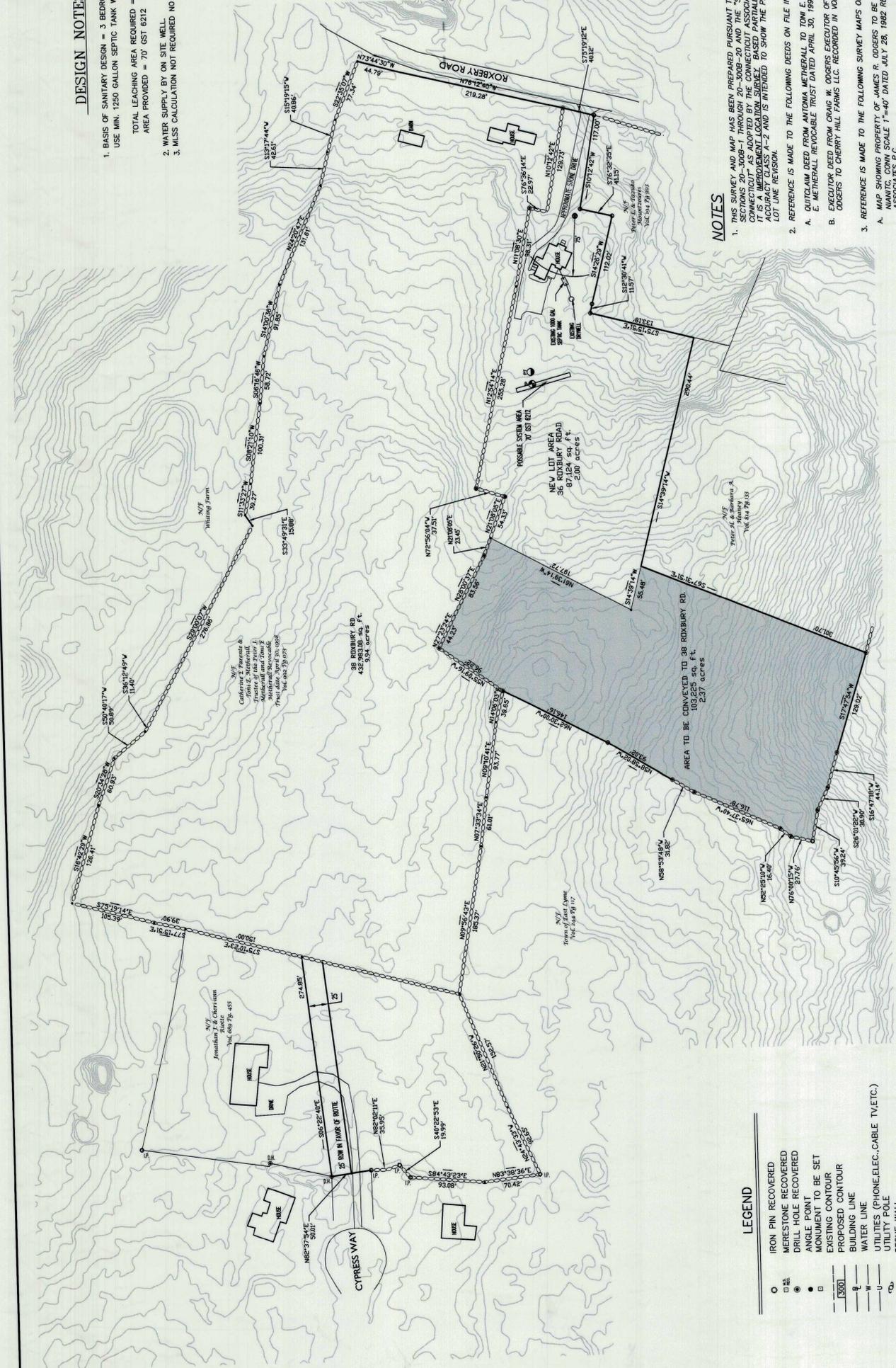
PERC RATE = 1/4" IN 10 MIN = 20 MIN/INCH

Approved: 
Director of Planning
Date: 10/25/2018

SITE TESTING 10/05/18 OBSERVED BY DANIELLE HUNTER-BEISERS
TEST HOLE #1
0 - 18" TS & SURFACE ROCK/BOULDER
18 - 24" STANNED YELLO TO GRAY BROWN VERY FINE SILTY SAND,
STANNED
44 - 81" VERY COARSE DARK GRAY BROWN SAND & GRAVEL, LOOSE,
MANY ROOTS
ROADS TO ST. NO WATER, NO REDUC.

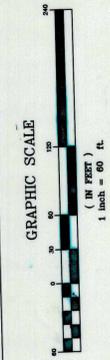
NOTES

1. THIS SURVEY AND MAP HAS BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300B-1 THROUGH 20-300B-20 AND THE "STANDARDS FOR SURVEYS AND MAPS" ADOPTED BY THE CONNECTICUT ASSOCIATION OF PROFESSIONAL SURVEYORS ON SEPTEMBER 26, 1996. IT IS A MEASUREMENT LOCATION AND IS NOT TO BE USED FOR ANY OTHER PURPOSE. THE PROPERTY BOUNDARIES, EXISTING STRUCTURES AND PROPOSED LOT LINE REVISION.
2. REFERENCE IS MADE TO THE FOLLOWING SURVEY MAPS ON FILE IN THE EAST LYME LAND RECORDS:
A. QUITCLAIM DEED FROM ANTONIA METHERALL TO TOM E. METHERALL, TRUSTEE OF THE PETER J. METHERALL AND TOM E. METHERALL REVOCABLE TRUST DATED APRIL 30, 1988 AND RECORDED IN VOLUME 992 PAGE 073.
B. EXECUTOR DEED FROM CRAIG W. ODGERS EXECUTOR OF THE BARBARA ANN BENNETT ODGERS AKA BARBARA B. ODGERS TO CHERRY HILL FARMS LLC, RECORDED IN VOLUME 998 PAGE 455 DATED MARCH 2, 2018.
3. REFERENCE IS MADE TO THE FOLLOWING SURVEY MAPS ON FILE IN THE EAST LYME LAND RECORDS:
A. MAP SHOWING PROPERTY OF JAMES R. ODGERS TO BE CONVEYED TO FREDERICK C. ODGERS ROXBURY ROAD ASSOCIATES P.C. NIAINTIC, CONN SCALE 1"=40' DATED JULY 28, 1982 BY J. ROBERT PFANNER & ASSOCIATES P.C.
B. BOUNDARY SURVEY PROPERTY OF ANTHONY J. & MARY S. PARENTE ROXBURY ROAD EAST LYME, CONN SCALE 1"=50' DATED NOVEMBER 8, 1982 BY J. ROBERT PFANNER & ASSOCIATES P.C.
4. SEPTIC SYSTEM SHOWN BASED ON AS-BUILT INFORMATION PROVIDED BY FINKELDEY SEPTIC 8/14/2018.



Original Ink Drawing
Produced in accordance with
1. Robert Pfanner, P.E., L.S. 0442

FILED IN EAST LYME
CONNECTICUT
CLERK OF SUPERIOR COURT
EAST LYME TOWN CLERK



SHEET NUMBER
1 OF 1
18041-LLR

TITLE:
LOT LINE REVISION
Property of
PARENTE ETAL & CHERRY HILL FARMS LLC
LOCATION: 36 & 38 Roxbury Road - East Lyme Connecticut

THIS SURVEY CONFORMS TO A CLASS A-2 SURVEY AND TO THE BELIEF IS SUBSTANTIALLY CORRECT AS NOTED HEREON (SEE NOTE 1).
J. ROBERT PFANNER, P.E., L.S. No. 0442
REGISTERED PROFESSIONAL SURVEYOR

J. ROBERT PFANNER & ASSOCIATES, P.C.
CIVIL ENGINEERS & LAND SURVEYORS
37 GRAND STREET NIAINTIC, CONNECTICUT 06357
TEL. 860-739-6216 FAX 860-739-0893

LEGEND

- IRON PIN RECOVERED
- MERE STONE RECOVERED
- DRILL HOLE RECOVERED
- ANGLE POINT
- MONUMENT TO BE SET
- EXISTING CONTOUR
- PROPOSED CONTOUR
- BUILDING LINE
- WATER LINE
- UTILITIES (PHONE, ELEC., CABLE, TV, ETC.)
- UTILITY POLE
- STONE WALL
- TREE LINE / LIMITS OF CLEARING
- WELL
- TEST HOLE
- PERCOLATION TEST

DRAWN BY: RDP		DATE: October 8, 2018	
THESE PLANS ARE THE SOLE PROPERTY OF J. ROBERT PFANNER & ASSOCIATES, P.C. AND HAVE BEEN PREPARED SOLELY FOR THIS PROJECT. ANY REPRODUCTION OR REUSE OF THESE PLANS WITHOUT THE WRITTEN PERMISSION OF J. ROBERT PFANNER & ASSOCIATES, P.C. IS A VIOLATION OF THE FEDERAL COPYRIGHT ACT.			
NO.	DATE	DESCRIPTION	REVISIONS
2	10/16/18	SITE TESTING AND FUTURE SYSTEM AREA ADDED	RDP
1	10/12/18	PARCEL TO BE CONVEYED REVISION	RDP