



SITE PLAN & UTILITY NOTES:

- THE PURPOSE OF THIS PLAN IS TO PRESENT THE SITE AND UTILITY LAYOUT OF THE PROPOSED PLANNED RESIDENTIAL DEVELOPMENT. THIS PLAN IS FOR SITE PLAN PURPOSE ONLY AND IS NOT INTENDED FOR PROPERTY CONVEYANCE. SEE PROPERTY PLATS FOR BOUNDARY AND LOT INFORMATION.
- THE UTILITY INFORMATION SHOWN ON THIS PLAN IS BASED UPON PLANS PREPARED BY CLEARY BURKE CIVIL ASSOCIATES FOR THE 6 LOT RESIDENTIAL SUBDIVISION ON MULBERRY LANE. UTILITY INFORMATION MAY OR MAY NOT BE COMPLETE.
- CONTOUR DATA SHOWN ON THIS PLAN IS BASED UPON DIGITAL TERRAIN MODEL. ELEVATION DATA OBTAINED THROUGH THE CHITTENDEN COUNTY REGIONAL PLANNING & ZONING DEPARTMENT.
- THE WETLAND DELINEATION SHOWN ON THIS PLAN WAS PERFORMED BY CATHY O'BRIEN WETLAND CONSULTING AND MAPPED BY CLEARY BURKE CIVIL ASSOCIATES. THE WETLAND INFORMATION WAS TAKEN FROM THE PLANS REFERENCED ABOVE BY OBCA.
- THE BUILDING ENVELOPES FOR THE SINGLE FAMILY HOMES DEPICT THE MAXIMUM BUILDING FOOTPRINT FOR THE PRIMARY AND ANY SECONDARY STRUCTURES. THE ACTUAL FOOTPRINT OF THE SINGLE FAMILY HOME MAY VARY IN SIZE AND LOCATION WITHIN THE BUILDING ENVELOPE SHOWN.
- THE DRIVES FOR THE SINGLE FAMILY HOMES ARE SHOWN FOR REVIEW PURPOSES ONLY. THE ACTUAL DRIVEWAY LOCATION MAY VARY BASED UPON THE STYLE OF HOME CONSTRUCTED, THE USE OF RETAINING WALLS, THE PRESENCE OF LEDGE, AND THE NEED TO MAINTAIN ADEQUATE DRAINAGE.
- A SAFETY BARRIER (FENCE OR TIGHTLY SPACED PLANTINGS) MAY BE NEEDED ALONG THE TOP OF RETAINING STRUCTURES. THE TYPE AND LOCATION OF FENCES WILL BE DETERMINED BY THE DEVELOPER AT THE TIME OF CONSTRUCTION.

DATE	REVISIONS	BY	# OF SHEETS
05-07-07	CHANGES TO PIPE SIZES FOR C&S AND NOTES	JPL	
11-08-08	ADD PATH EASE, GRAY PRKG SPCS, MULBERRY SWL INLET	ABR	
8-22-09	REV. H-HEAD, W/L TO LOT 17, ST. PIPE TO BASIN 1	ABR	
	THESE PLANS WITH LATEST REVISIONS SHOULD ONLY BE USED FOR THE PURPOSE SHOWN BELOW.		
	SKETCH/CONCEPT		
	PRELIMINARY		
	FINAL		14
	RECORD DRAWING		

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SITE & UTILITY PLAN

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