

BROWNSTONE
HELD
SEE DETAIL #2

N/F
Bahler Farms

N/F
Ellington Farm, LLC

CONSERVATION EASEMENT IN FAVOR
OF THE TOWN OF ELLINGTON
AREA=21,024.93 S.F. (0.48 AC.)

CONSTRUCT DRIVEWAY
TO PERMIT SHEET
FLOW OF RUNOFF FROM
LOT 9 OVER DRIVEWAY
N/F
Town of Ellington

INFLUENCE AREA FOR LOT 9 SEPTIC
SYSTEM. NO PERFORATED OR GASKETED
PIPE, UTILITIES WITH STONE BEDDING OR
PERMANENT GRADE CUTS IN EXCESS OF 6"
SHALL BE PERMITTED IN THIS AREA.
AREA=8,813 S.F. (0.20 ac.)

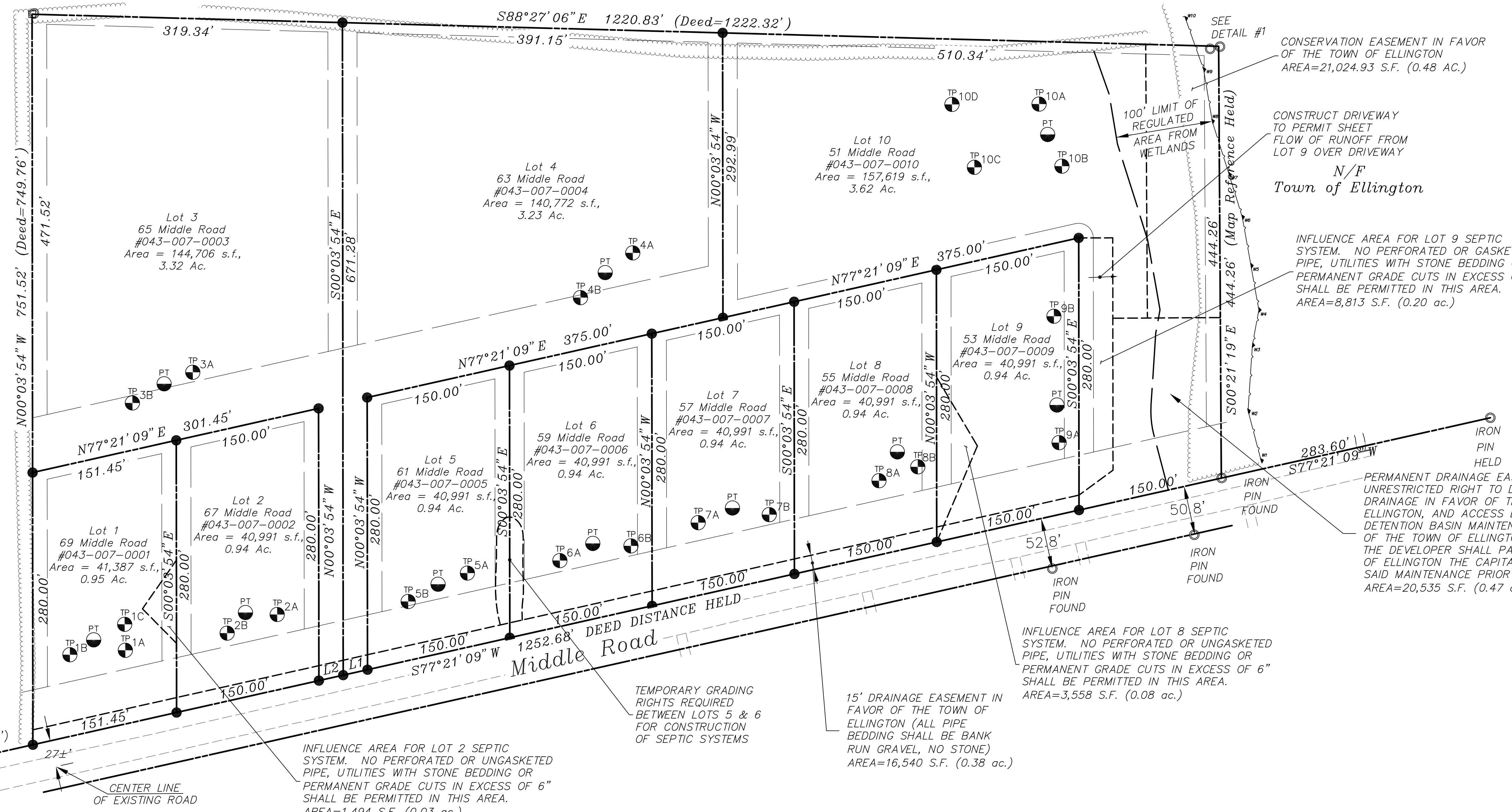
PERMANENT DRAINAGE EASEMENT &
UNRESTRICTED RIGHT TO DISCHARGE STORM
DRAINAGE IN FAVOR OF THE TOWN OF
ELLINGTON, AND ACCESS EASEMENT FOR
DETENTION BASIN MAINTENANCE IN FAVOR
OF THE TOWN OF ELLINGTON AS REQUIRED.
THE DEVELOPER SHALL PAY TO THE TOWN
OF ELLINGTON THE CAPITALIZED COST OF
SAID MAINTENANCE PRIOR TO ACCEPTANCE.
AREA=20,535 S.F. (0.47 ac.)

INFLUENCE AREA FOR LOT 8 SEPTIC
SYSTEM. NO PERFORATED OR UNGASKETED
PIPE, UTILITIES WITH STONE BEDDING OR
PERMANENT GRADE CUTS IN EXCESS OF 6"
SHALL BE PERMITTED IN THIS AREA.
AREA=3,558 S.F. (0.08 ac.)

15' DRAINAGE EASEMENT IN
FAVOR OF THE TOWN OF
ELLINGTON (ALL PIPE
BEDDING SHALL BE BANK
RUN GRAVEL, NO STONE)
AREA=16,540 S.F. (0.38 ac.)

INFLUENCE AREA FOR LOT 2 SEPTIC
SYSTEM. NO PERFORATED OR UNGASKETED
PIPE, UTILITIES WITH STONE BEDDING OR
PERMANENT GRADE CUTS IN EXCESS OF 6"
SHALL BE PERMITTED IN THIS AREA.
AREA=1,494 S.F. (0.03 ac.)

TEMPORARY GRADING
RIGHTS REQUIRED
BETWEEN LOTS 5 & 6
FOR CONSTRUCTION
OF SEPTIC SYSTEMS



986' TO
CENTERLINE
OF ABBOTT
ROAD
(ABUTTER DEED
FRONTAGE=946.6')

CENTER LINE
OF EXISTING ROAD