PROCEDURAL NOTES:

THE DEVELOPER IS ENCOURAGED TO CONDUCT A PRE-CONSTRUCTION CONFERENCE WITH THE APPROPRIATE UTILITY PROVIDERS AND THE PROJECT ENGINEER. THE DEVELOPER MAY AVOID UNNECESSARY DELAY AND EXPENSE WITH ADVANCE PLANNING OF UTILITY PLACEMENT.

A DHEC "CONSTRUCTION PERMIT" IS REQUIRED TO INSTALL WATER AND SEWER LINES, AND A DHEC "OPERATIONS PERMIT" IS REQUIRED BEFORE CONNECTION TO OR USING AN EXISTING WATER OR SEWER LINE.

AN ENCROACHMENT PERMIT IS REQUIRED BEFORE ROAD CONSTRUCTION BEGINS. IF A STATE ENCROACHMENT PERMIT IS REQUIRED, PROVIDE A COPY TO COUNTY ENGINEERING.

A ROAD PLAN AND PROFILE MUST BE APPROVED BY THE COUNTY ENGINEER PRIOR TO CONSTRUCTION.

NO DRAINAGE STRUCTURES SHOULD BE INSTALLED UNTIL A SPECIFIC PLAN HAS BEEN APPROVED BEFORE ADDITIONAL WORK IS BEGUN.

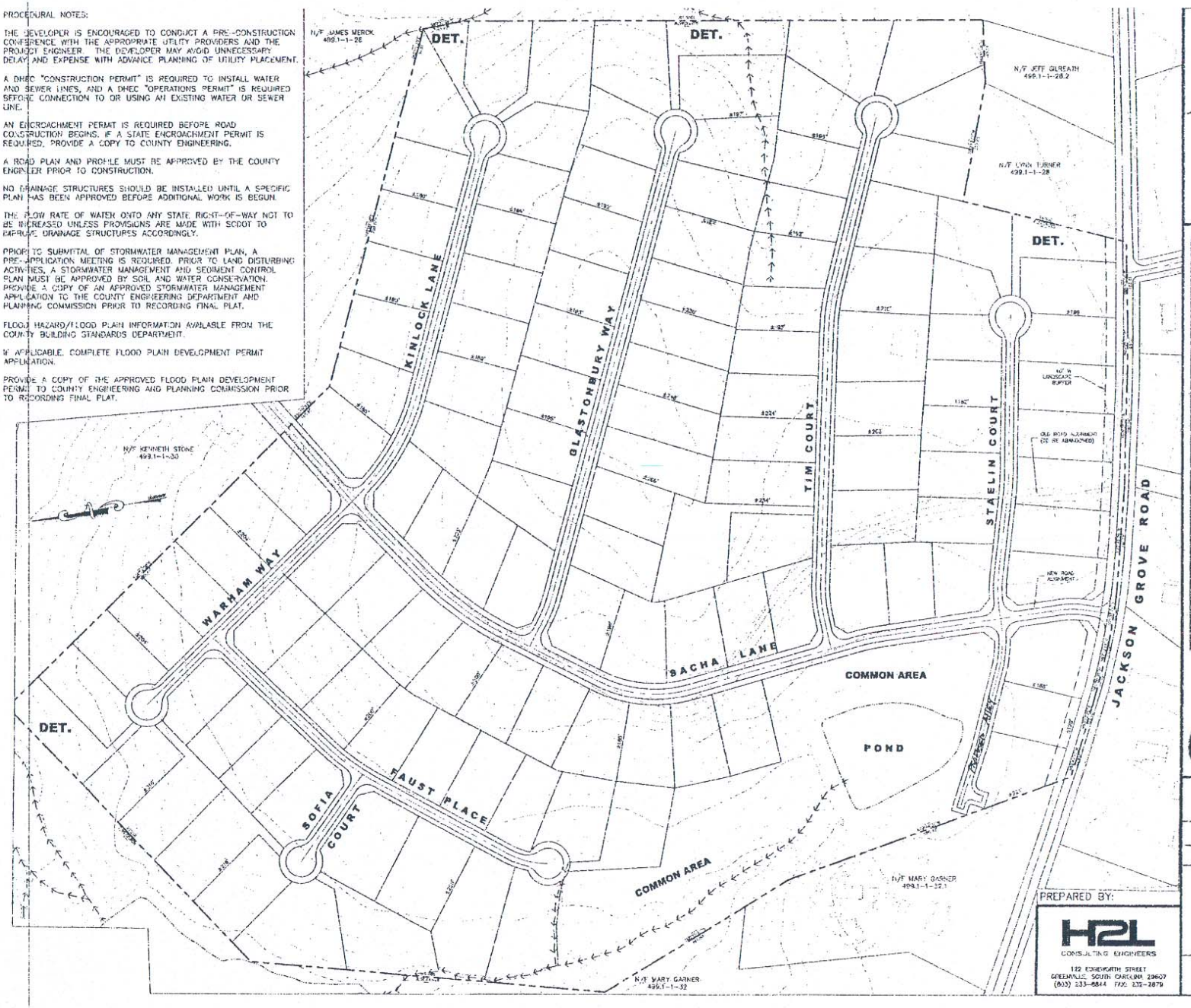
THE FLOW RATE OF WATER ONTO ANY STATE RIGHT-OF-WAY NOT TO BE INCREASED UNLESS PROVISIONS ARE MADE WITH SCDOT TO IMPROVE DRAINAGE STRUCTURES ACCORDINGLY.

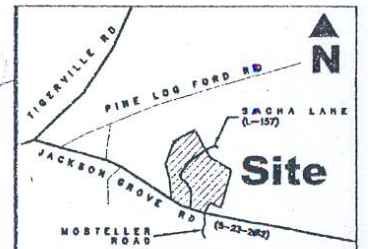
PRIOR TO SUBMITTAL OF STORMWATER MANAGEMENT PLAN, A PRE-APPLICATION MEETING IS REQUIRED. PRIOR TO LAND DISTURBING ACTIVITIES, A STORMWATER MANAGEMENT AND SEDIMENT CONTROL PLAN MUST BE APPROVED BY SOIL AND WATER CONSERVATION. PROVIDE A COPY OF AN APPROVED STORMWATER MANAGEMENT APPLICATION TO THE COUNTY ENGINEERING DEPARTMENT AND PLANNING COMMISSION PRIOR TO RECORDING FINAL PLAT.

FLOOD HAZARD/FLOOD PLAIN INFORMATION AVAILABLE FROM THE COUNTY BUILDING STANDARDS DEPARTMENT.

IF APPLICABLE, COMPLETE FLOOD PLAIN DEVELOPMENT PERMIT APPLICATION.

PROVIDE A COPY OF THE APPROVED FLOOD PLAIN DEVELOPMENT PERMIT TO COUNTY ENGINEERING AND PLANNING COMMISSION PRIOR TO RECORDING FINAL PLAT.





LOC MAP
N.T.S.

PLAT NOTATIONS:

IN ADDITION TO THE SPECIFIC REQUIREMENTS, THE FINAL PLAT TO SHOW THE FOLLOWING INFORMATION AS INDICATED BELOW. IN ADDITION TO THE SPECIFIC REQUIREMENTS, THE FINAL PLAT TO SHOW THE FOLLOWING INFORMATION AS INDICATED BELOW:

X	RIGHT OF WAY FOR EACH PROPOSED STREET
X	RADIUS OF EACH PROPOSED CUL-DE-SAC
X	RIGHT TRIANGLES AT ALL INTERSECTIONS
X	COUNTY AND STATE ROAD INVENTORY NUMBERS FOR EXISTING ROADS
X	DISTANCE FROM THE SUBDIVISION TO THE NEAREST MAJOR INTERSECTION
X	RIGHT-OF-WAY FOR EACH ADJOINING, EXISTING STREET
X	ESTABLISH PROPERTY LINES AT THE RIGHT-OF-WAY OF EXISTING ROAD(S)
X	FRONT BUILDING SETBACK LINE
X	ALL LOT DIMENSIONS
X	ADEQUATE FRONT AND SIDE SETBACK AREA ON CORNER LOTS
X	TABLE SHOWING SQUARE FOOTAGE OF INDIVIDUAL LOTS
X	EASEMENT FOR EXISTING CREEK(S)/STREAM(S). EASEMENT WIDTH: (25 FEET) + (WIDTH OF CREEK/STREAM AT THE TOP OF THE BANKS)
X	FOR LOTS ADJOINING CREEK/STREAMS, THE DEVELOPER IS TO DETERMINE IF THE FIRST FLOOR OF THE STRUCTURES IS REQUIRED TO BE ELEVATED ABOVE THE 100-YEAR FLOOD LINE DUE TO SIGNIFICANT FLOW IN THE STREAM (>50CFS). (CONTACT HAROLD MOON, SOIL AND WATER, 227-7236)
X	SHOW STATEMENT THAT, AS A MINIMUM, 5 FOOT DRAINAGE AND UTILITY EASEMENTS ESTABLISHED ALONG ALL SIDE AND INTERIOR REAR PROPERTY LINES, 10 FOOT EASEMENTS ESTABLISHED ALONG EXTERIOR BOUNDARY OF THE SUBDIVISION UNLESS ADJOINING PROPERTY OWNERS HAVE ESTABLISHED EASEMENTS.
X	SHOW STATEMENT: "STORM WATER MANAGEMENT AND SEDIMENT REDUCTION PLAN HAS BEEN PREPARED FOR THIS PROPERTY AND WILL BE APPLIED FOR LAND DISTURBING ACTIVITIES. EACH PROPERTY OWNER STILL COMPLY WITH THIS PLAN UNLESS AN INDIVIDUAL PLAN IS PREPARED AND APPROVED FOR THAT PROPERTY." FINAL PLAT TO SHOW FILE NUMBER OF THE APPROVED STORMWATER PLAN.

04-178

GLASTONBURY

ANDERSON EXCAVATING
OWNER

PLUMBLEE SURVEYING
SURVEYOR

NO. OF ACRES 92.48±

MILES OF NEW ROADS 1.50±

NO. OF LOTS 128

DATE SEPT. 1, 2004

ZONE:

1 inch = 150 ft.

PREPARED BY:

H2L
CONSULTING ENGINEERS
122 EDGEWORTH STREET
GREENVILLE, SOUTH CAROLINA 29607
(803) 233-8844 FAX: 235-2879