

# CONSTRUCTION PLANS FOR TUXEDO AVENUE PARKING LOT EXPANSION

## IN THE CITY OF PROVIDENCE, RHODE ISLAND

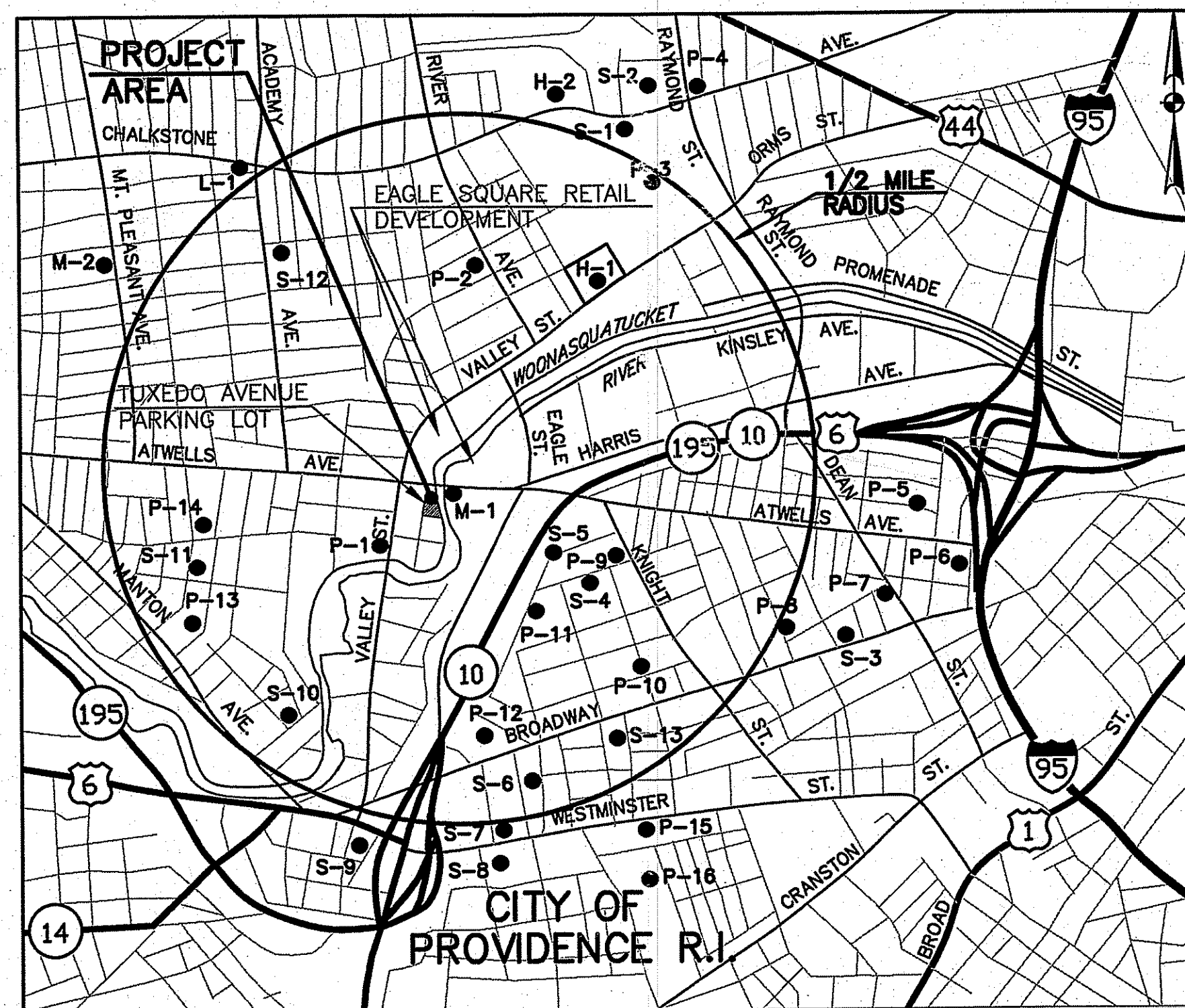
MAY - 1 2007

**DEVELOPER:**

**THE NEW ENGLAND EXPEDITION -  
PROVIDENCE I, LLP  
C/O MR. BARRY E. FELDMAN  
220 ELM STREET SUITE 104  
NEW CANAAN, CT 06840  
TEL: (203) 966-9933  
FAX: (203) 966-1434**

**LOCATION PLAN FEATURES:**

- |  |                                 |
|--|---------------------------------|
| <b>LIBRARIES</b>                       | <b>PARKS &amp; PLAYGROUND</b>   |
| L-1 MT. PLEASANT LIBRARY               | P-1 VALLEY ST. FIELD            |
| <b>HOSPITALS</b>                       | P-2 REGENT AVE. PLAYGROUND      |
| H-1 VA. HOSPITAL                       | P-3 DAVIS PARK                  |
| H-2 ROGER WILLIAMS HOSPITAL            | P-4 BATH ST. LOT                |
| <b>MUNICIPAL SITES</b>                 | P-5 MOUNT CARMAL                |
| M-1 ATWELLS AVE. FIREHOUSE             | P-6 GARIBALDI PARK              |
| M-2 MT. PLEASANT FIREHOUSE             | P-7 BOND ST. AREA               |
| <b>SCHOOLS</b>                         | P-8 CARL LAURO MEMORIAL         |
| S-1 NATHANIEL GREEN SCHOOL             | P-9 ANGELO ZUCCOLO POOL & REC.  |
| S-2 GREEN JUNIOR HIGH SCHOOL           | P-10 KNIGHT ST. PLAYGROUND      |
| S-3 KENYON ST. SCHOOL                  | P-11 RIDGE ST. PLAYGROUND       |
| S-4 FEDERAL HILL HOUSE SCHOOL          | P-12 PARK (BROADWAY)            |
| S-5 HOLY GHOST SCHOOL                  | P-13 JOSLIN ST. AREA            |
| S-6 WEST BROADWAY SCHOOL               | P-14 ST. THERESA'S              |
| S-7 ST. MARY SCHOOL                    | P-15 BRIDGHAM SCHOOL PLAY FIELD |
| S-8 SAMUEL W. BRIDGHAM SCHOOL          | P-16 DEXTER FIELD               |
| S-9 CTR. INDIVID TRAINING              |                                 |
| S-10 NIKERSON COMMUNITY SCHOOL         |                                 |
| S-11 WILLIAM DABATE SCHOOL             |                                 |
| S-12 BLESSED SACRAMENT CHURCH & SCHOOL |                                 |
| S-13 BRIDGHAM                          |                                 |



LOCATION PLAN  
SCALE: 1" = 100'

December 08, 2006  
Revised: Mar. 2, 2007  
Revised: Mar. 26, 2007

**LIST OF DRAWINGS**

| SHEET NO. | DWG. NO. | DESCRIPTION   | REVISIONS | NEW ISSUE |
|-----------|----------|---|-----------|-----------|
| 1 OF 10   | 1        | TITLE SHEET   | 3/02/07   |           |
| 2 OF 10   | 2        | EXISTING CONDITIONS SURVEY (BY CATALDO ASSOCIATES)    |           |           |
| 3 OF 10   | C-1      | GENERAL NOTES, ABBREVIATIONS, UTILITY LIST AND LEGEND |           |           |
| 4 OF 10   | C-2      | CONSTRUCTION PLAN                                     | 3/02/07   |           |
| 5 OF 10   | C-3      | DRAINAGE DETAILS                                      | 3/02/07   |           |
| 6 OF 10   | C-4      | EROSION AND SEDIMENT CONTROL DETAILS                  |           |           |
| 7 OF 10   | C-5      | MISCELLANEOUS DETAILS                                 |           |           |
| 8 OF 10   | C-6      | MISCELLANEOUS DETAILS/PLANTING DETAILS                | 3/26/07   |           |
| 9 OF 10   | L-1      | PARCEL A - LANDSCAPE PLANTING PLAN                    | 3/26/07   | 3/02/07   |
| 10 OF 10  | L-2      | PARCEL B - LANDSCAPE PLANTING PLAN                    | 3/26/07   | 3/02/07   |

| PERMITS  | DATE OF APPROVAL |
|--|------------------|
| PROVIDENCE CITY PLAN COMMISSION,<br>MINOR SUBDIVISION PLAN | 12-15-2006       |
| PROVIDENCE CITY DEPT. OF<br>PUBLIC WORKS, TRAFFIC DIVISION | 12-26-2006       |
| PROVIDENCE CITY DEPT. OF<br>PUBLIC PARKS (CITY FORESTER)   | 3-28-2007        |

Kindly be advised that this Permit is not equivalent to a verification of the type or extent of freshwater wetlands on site.

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT  
OFFICE OF WATER RESOURCES  
FRESHWATER WETLANDS PROGRAM  
APPROVED WITH CONDITIONS  
AS SPECIFIED IN THE LETTER OF APPROVAL  
DATED JUL 20 2007 FILE # 07-0192  
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL  
APPROVED PLANS MUST BE AT CONSTRUCTION SITE.  
*Christopher D. Wenczek*

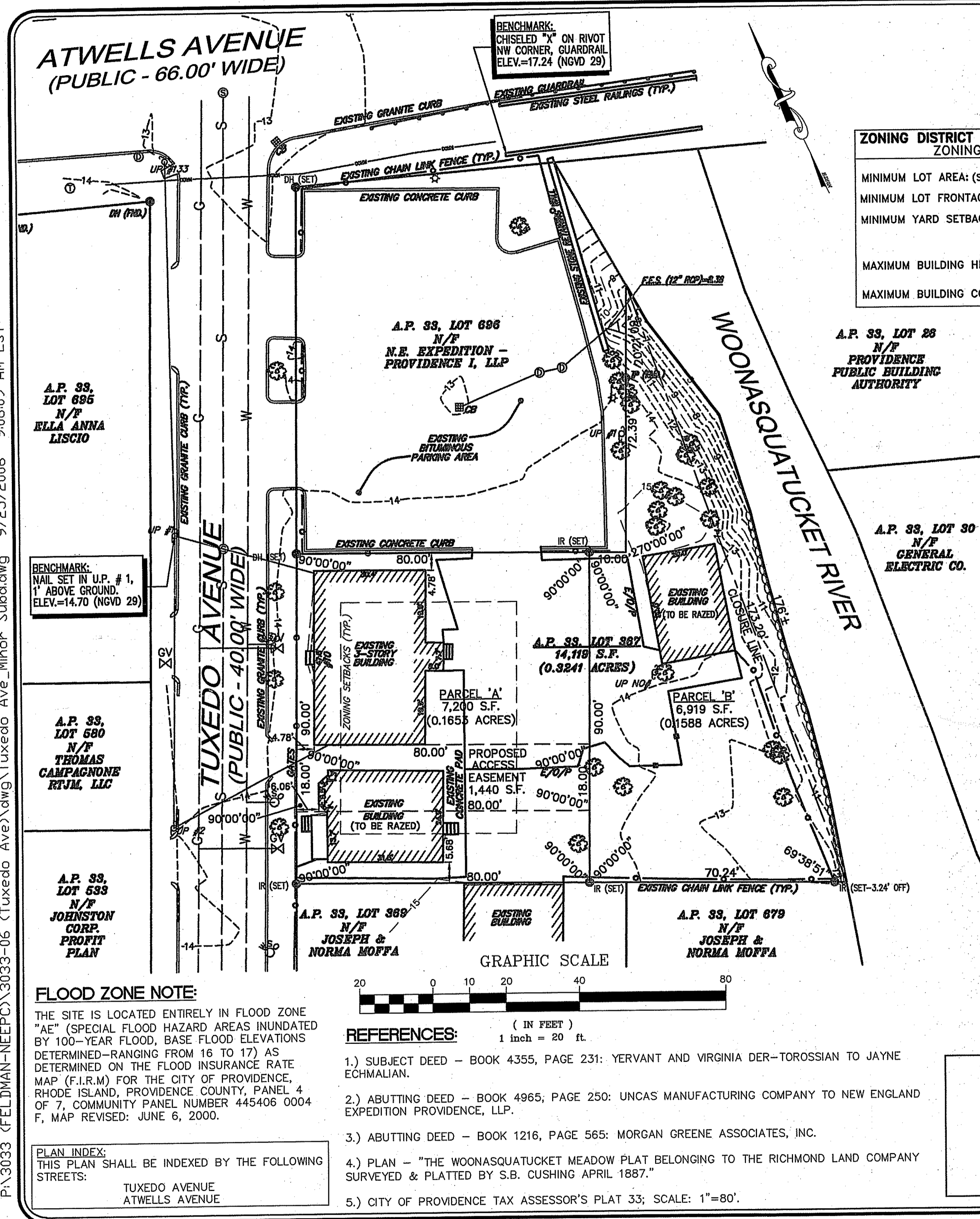
**Maguire Group Inc.**  
Architects / Engineers / Planners  
One Court Street  
New Britain, Connecticut 06051

DESIGNED BY:  
MAGUIRE GROUP INC.  
SIGNATURE: *David R. Stock*  
DAVID R. STOCK, P.E. NO. 6605

DAVID R. STOCK  
No. *425107*  
REGISTERED PROFESSIONAL ENGINEER  
CIVIL

Drawing file: G:\JOBS\15566-546E SQUARE AVENUE PARKING LOT\15566546E-1.dwg Plot Date: Apr 25, 2007 - 12:09pm

P:\3033 (FELDMAN-NEEPC)\3033-06 (Tuxedo Ave)\dwg\Tuxedo Ave\_Minor Subdiv.dwg 9/25/2006 9:06:09 AM EST



**FLOOD ZONE NOTE:**  
 THE SITE IS LOCATED ENTIRELY IN FLOOD ZONE "AE" (SPECIAL FLOOD HAZARD AREAS INUNDATED BY 100-YEAR FLOOD, BASE FLOOD ELEVATIONS DETERMINED-RANGING FROM 16 TO 17) AS DETERMINED ON THE FLOOD INSURANCE RATE MAP (F.I.R.M) FOR THE CITY OF PROVIDENCE, RHODE ISLAND, PROVIDENCE COUNTY, PANEL 4 OF 7, COMMUNITY PANEL NUMBER 445406 0004 F, MAP REVISED: JUNE 6, 2000.

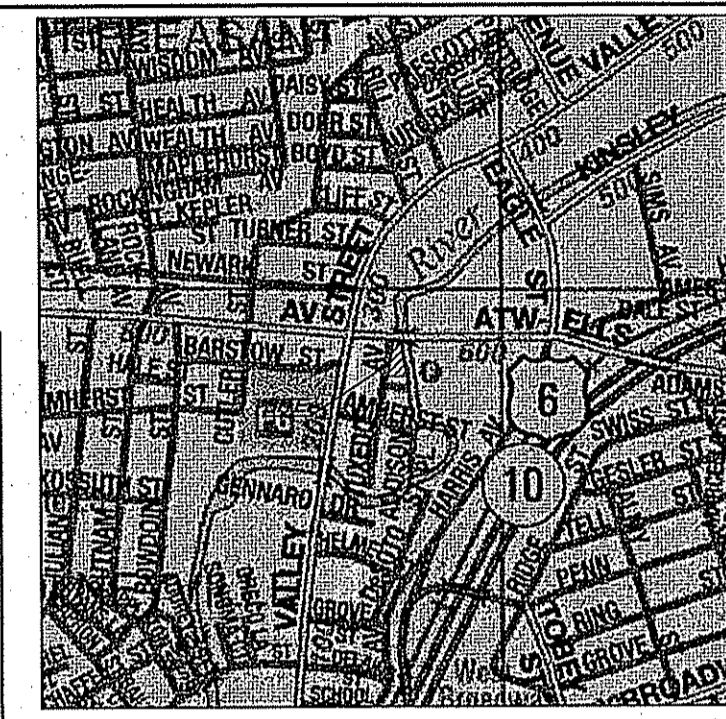
**PLAN INDEX:**  
 THIS PLAN SHALL BE INDEXED BY THE FOLLOWING STREETS:  
 TUXEDO AVENUE  
 ATWELLS AVENUE

- REFERENCES:**  
 1.) SUBJECT DEED - BOOK 4355, PAGE 231: YERVANT AND VIRGINIA DER-TOROSSIAN TO JAYNE ECHMALIAN.  
 2.) ABUTTING DEED - BOOK 4965, PAGE 250: UNCAS MANUFACTURING COMPANY TO NEW ENGLAND EXPEDITION PROVIDENCE, LLP.  
 3.) ABUTTING DEED - BOOK 1216, PAGE 565: MORGAN GREENE ASSOCIATES, INC.  
 4.) PLAN - "THE WOONASQUATUCKET MEADOW PLAT BELONGING TO THE RICHMOND LAND COMPANY SURVEYED & PLATTED BY S.B. CUSHING APRIL 1887."  
 5.) CITY OF PROVIDENCE TAX ASSESSOR'S PLAT 33; SCALE: 1"=80'.

**OWNER(S):**  
 JAYNE ECHMALIAN  
 224 KINGSTOWN ROAD  
 WYOMING, RI 02898

**ZONING DISTRICT DIMENSIONAL REGULATIONS**  
 ZONING DISTRICT: M-1

|                            |  |
|----------------------------|--|
| MINIMUM LOT AREA: (S.F.)   | 7,200 S.F.                                   |
| MINIMUM LOT FRONTAGE:      | 50 FT.                                       |
| MINIMUM YARD SETBACKS:     | FRONT 12 FT.<br>SIDE 13.5 FT.<br>REAR 20 FT. |
| MAXIMUM BUILDING HEIGHT:   | 75 FT.<br>(6 STORIES)                        |
| MAXIMUM BUILDING COVERAGE: | 40%  |



**AREA TABULATION**

|                             |             |
|-----------------------------|-------------|
| <b>EXISTING AREAS:</b>      |             |
| ASSESSOR'S PLAT 33, LOT 369 | 14,119 S.F. |
| <b>PROPOSED AREAS:</b>      |             |
| PARCEL 'A'                  | 7,200 S.F.  |
| PARCEL 'B'                  | 6,919 S.F.  |
| TOTAL:                      | 14,119 S.F. |
| ACCESS EASEMENT             | 1,440 S.F.  |

- LEGEND:**
- PROPERTY LINE
  - ABUTTER LINE
  - EXISTING CURBING
  - EX. E.O.P.
  - EXISTING EDGE OF PAVEMENT
  - EXISTING ZONING SETBACKS
  - DH (FND./SET)
  - IR/PP (FND./SET)
  - SY
  - EXISTING GAS LINE W/ VALVE
  - EXISTING CHAIN LINK FENCE
  - EXISTING WOOD FENCE
  - EXISTING UTILITY POLE W/ #
  - OHW
  - OVERHEAD WIRES
  - EXISTING DRAINAGE LINE W/ MANHOLE
  - EXISTING CATCH BASIN
  - EXISTING SEWER LINE W/ MANHOLE
  - EXISTING HYDRANT
  - WV
  - EXISTING WATER LINE W/ VALVE
  - \*
  - EXISTING LIGHT POLE
  - ○○○○○
  - EXISTING STONE WALL

**CERTIFICATION:**  
 THIS SURVEY AND PLAN CONFORM TO A CLASS I SURVEY FOR PROPERTY LINE AND CLASS III FOR PLANIMETRICS AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS.

BY: \_\_\_\_\_ DATE \_\_\_\_\_  
 REGISTERED PROFESSIONAL LAND SURVEYOR

**CATALDO ASSOCIATES INC.**  
 CIVIL ENGINEERS  
 1408 ATWOOD AVENUE JOHNSTON, RI 02919 TEL: (401) 453-3300 FAX: (401) 453-4117  
 Project: **A.P. 33, LOT 367**  
**10/12 TUXEDO AVE. PROVIDENCE, RHODE ISLAND**  
 Prepared For: **JAYNE ECHMALIAN**  
**224 KINGSTOWN RD. WYOMING, RHODE ISLAND 02898**  
 Issue Date: SEPTEMBER 22, 2006  
 Project Number: 3033-06  
 Scale: 1" = 20'  
 Designed By: N/A  
 Drawn By: C.D.S. Checked By: J.F.W.  
 Sheet Title: **MINOR SUBDIVISION**  
**S.1**  
 Sheet Number: 1 of 1  
**PRELIMINARY**

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT  
 OFFICE OF WATER RESOURCES  
 FRESHWATER WETLANDS PROGRAM  
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*Cynthia D. Wenzel*

DESIGNED BY: \_\_\_\_\_  
 DRAWN BY: \_\_\_\_\_  
 CHK'D BY: \_\_\_\_\_

Project: **A.P. 33, LOT 367**  
**10/12 TUXEDO AVE. PROVIDENCE, RHODE ISLAND**

Maguire Group Inc.  
 Architects / Engineers / Planners  
 One Court Street  
 New Britain, Connecticut 06051

**TUXEDO AVENUE PARKING LOT EXPANSION**  
**EXISTING CONDITIONS SURVEY**  
**(BY CATALDO ASSOCIATES)**  
 THE NEW ENGLAND EXPEDITION-PROVIDENCE I, LLP  
 NEW CANAAN, CT

DATE: 12/08/06  
 SCALE: 1"=20'  
 MGI No: 15556  
 CONTRACT No: 00000

Sheet No. 2 of 10

**UTILITY LIST**

**SANITARY SEWER**  
 NARRAGANSETT BAY COMMISSION  
 235 PROMENADE STREET, SUITE 500,  
 PROVIDENCE, R.I. 02908

MR. JOHN ZUBA PROJECT COORDINATOR  
 (401) 222-6680 EXT. 325  
 FAX: (401) 222-2584  
 EMAIL: ppr@narrabay.com

**WATER**  
 PROVIDENCE WATER DEPARTMENT  
 ENGINEERING DEPARTMENT  
 552 ACADEMY AVENUE  
 PROVIDENCE, R.I. 02908

MR. PETER MC LAUGHIN  
 (401) 521-6300 EXT. 7244

**FIRE DEPARTMENT**  
 PROVIDENCE FIRE DEPARTMENT  
 DIVISION OF FIRE PREVENTION  
 209 FOUNTAIN STREET  
 PROVIDENCE, R.I. 02903

LT. CALISE  
 (401) 421-8290

**ELECTRIC**  
 THE NARRAGANSETT ELECTRIC CO.  
 280 MELROSE STREET  
 PROVIDENCE, R.I. 02907

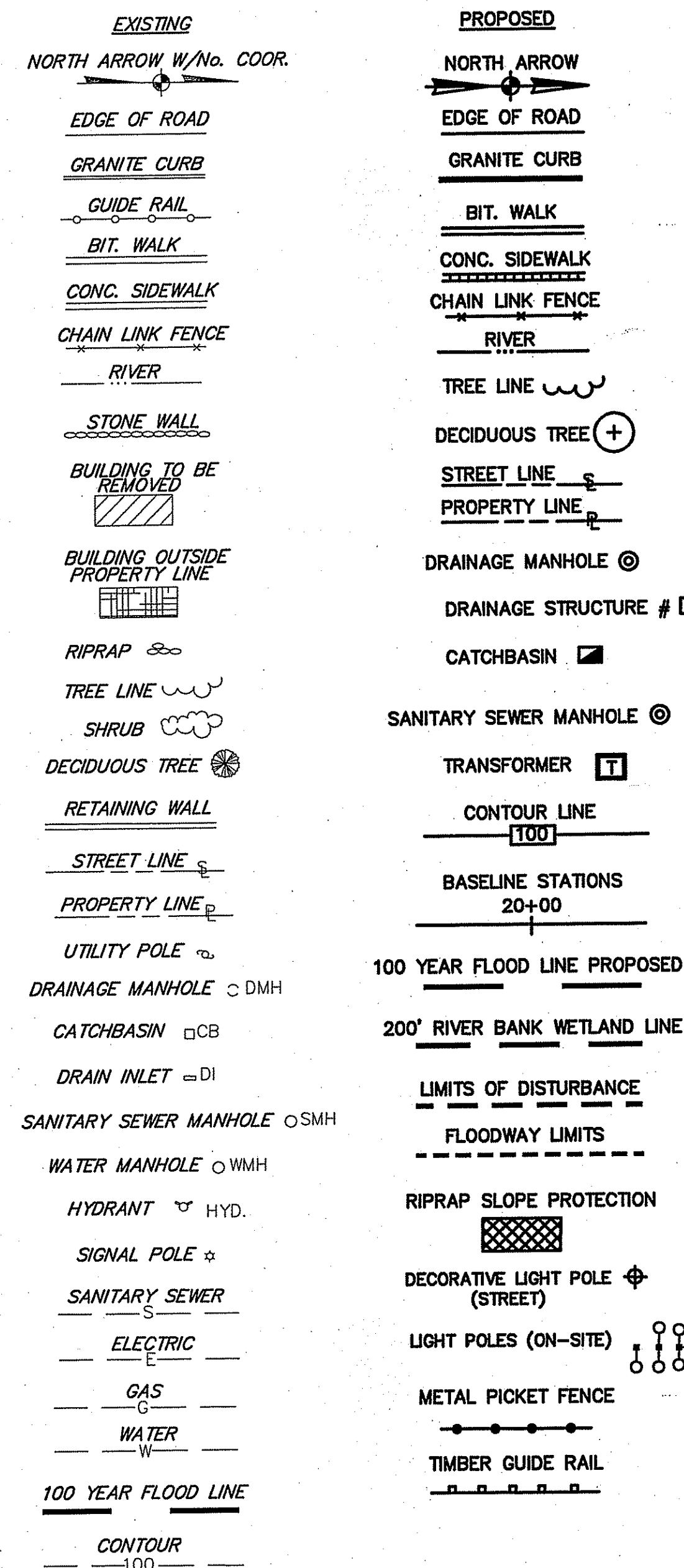
MR. RICK SILVESTRI, ENGINEER  
 (800) 322-3223 EXT. 47377

**NATURAL GAS**  
 PROVGAS (PROVIDENCE GAS CO.)  
 100 WEYBOSSETT STREET  
 PROVIDENCE, R.I. 02903

MR. GREGORY J. SHOLA,  
 MARKETING DEPARTMENT  
 (401) 272-5040 EXT. 3324

**TELECOMMUNICATIONS**  
**CABLE SERVICE**

**LEGEND:**



**CONSTRUCTION SEQUENCING**

RECOMMENDED PHASES FOR THE PROPOSED MAJOR CONSTRUCTION ACTIVITIES ARE OUTLINED BELOW. CERTAIN WORK ACTIVITIES OF DIFFERENT PHASES WILL BE ONGOING AND OCCURRING SIMULTANEOUSLY.

**PHASE I - DEMOLITION**

1. INSTALL TEMPORARY EROSION AND SEDIMENT (E&S) CONTROL SYSTEMS.
2. INSTALL STABILIZED CONSTRUCTION ACCESS OR USE EXISTING PAVED DRIVEWAYS FOR CONSTRUCTION VEHICLES THAT ENTER AND EXIT TO THE PROPERTY. ADJACENT PUBLIC STREETS ARE TO BE KEPT CLEAN OF CONSTRUCTION DEBRIS.
3. CONTACT EXISTING UTILITY COMPANIES FOR SHUTOFF AND REMOVAL OF EXISTING UTILITY SERVICES.
4. RAZE EXISTING BUILDINGS IN ACCORDANCE WITH APPLICABLE CODES.
5. REMOVE ALL EXISTING SITE FEATURES NOT IDENTIFIED TO REMAIN.
6. BREAK UP AND REMOVE ALL PAVEMENTS. BITUMINOUS PAVEMENT MAY BE MILLED AND STOCKPILED FOR REUSE. KEEP "BARE EARTH" AREAS TO A MINIMUM.
7. COMPLETE PREPARATION OF SITE FOR THE PROPOSED IMPROVEMENT.

**PHASE II - BULK EARTHWORK**

1. PROVIDE SURVEY TO LAYOUT AND STAKE PROPOSED IMPROVEMENTS.
2. PERFORM BULK EARTHWORK OPERATIONS. GRADE SITE TO ESTABLISH GENERAL SUBGRADES FOR THE PROPOSED IMPROVEMENTS.
3. INSTALL TEMPORARY EARTH BERMS AND OTHER EROSION AND SEDIMENT CONTROLS AS NEEDED.

**PHASE III - SITEWORK**

1. INSTALL CURBING, PREPARE FINAL PAVEMENT SUBBASES AND BASE COURSES.
2. INSTALL ALL FINAL PAVING SURFACES, MARKINGS, SIGNAGE AND ALL OTHER SURFACE FEATURES.
3. INSTALL TOPSOIL BORROW, GRASS SEED AND PERMANENT SLOPE PROTECTION TO STABILIZE AREAS AS EARLY AS POSSIBLE. COMPLETE LANDSCAPE PLANTINGS.

**PHASE IV - PROJECT CLEAN UP**

1. CLEAR PROJECT SITE OF ALL DEBRIS.
2. PROVIDE ROUTINE MAINTAINANCE OF EROSION AND SEDIMENT CONTROLS. CLEAN ACCUMULATED SEDIMENT AS SPECIFIED OR DIRECTED (REFER TO E&S CONTROL PLANS).
3. REMOVE S&E CONTROLS ONLY WHEN PERMANENT GRASS SEED HAS STABILIZED, OR AS DIRECTED.

**PHASE V - POST CONSTRUCTION MANAGEMENT**

1. ROUTINE MAINTENANCE OF NON-STRUCTURAL ELEMENTS, INCLUDING PERMANENT SOD/LAWN AREAS AND OTHER LANDSCAPE AREAS, PERIODIC SWEEPING OF LOTS (ONCE A YEAR MIN.), AND OTHER GENERAL MAINTENANCE AND CLEANING OPERATIONS REQUIRED TO KEEP FACILITY IN A GOOD CONDITION.
2. MAINTENANCE OF STORMWATER RELATED STRUCTURES INCLUDE CATCH BASIN SUMPS, STORMWATER TREATMENT SYSTEMS AND FLOOD COMPENSATION AREA. RECOMMENDED MAINTENANCE PROCEDURES FOR THESE STRUCTURES ARE AS FOLLOWS:
  - a.) CATCH BASIN SUMPS: INSPECT TWICE A YEAR MINIMUM AND AFTER 10 YEAR STORM EVENTS. REMOVE SEDIMENT FROM SUMPS A MINIMUM OF ONCE A YEAR OR ON AN AS NEEDED BASIS WITH VACUUM TRUCK OR OTHER METHOD.
  - b.) STORM TREATMENT SYSTEMS: INSPECT SEDIMENT VOLUME GRIT AND OIL CHAMBERS QUARTERLY OR AFTER 10 YEAR STORM EVENTS. REMOVE SEDIMENT AND ACCUMULATED OIL WITH VACUUM TRUCK OR OTHER APPROVED METHOD ONCE A YEAR OR ON AN AS NEEDED BASIS.

**GENERAL & CONSTRUCTION NOTES**

1. THE PROPERTY LINE BOUNDARY AND TOPOGRAPHIC SURVEYS WERE PREPARED BY CATALDO ASSOCIATES, CIVIL ENGINEERS, JOHNSTON, RI., AND IS INCLUDED AS PART OF THE CONTRACT DOCUMENTS FOR INFORMATION PURPOSES.
2. THE VERTICAL DATUM IS NGVD 1929. REFER TO SURVEY PLANS FOR BENCH MARK LOCATIONS AND ELEVATIONS.
3. GENERALLY, THE CONTRACTOR SHALL CONFINE OPERATIONS, AND ACTIVITIES FOR CONSTRUCTION PURPOSES TO WITHIN THE PROPERTY BOUNDARY EXCEPT FOR THE FOLLOWING:
  - A.) CONNECTIONS AS NECESSARY FOR UTILITY SERVICES WITHIN CITY RIGHT-OF-WAY AS INDICATED OR DIRECTED.
  - B.) THE WOONASQUATUCKET RIVER AND EXISTING WALLS AT EDGE OF RIVER SHALL BE PROTECTED AT ALL TIMES.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION WITH ALL UTILITY COMPANIES AND SHALL NOTIFY THE RHODE ISLAND "DIG SAFE" AT 1-800-225-4977 48 HOURS PRIOR TO BEGINNING ANY CONSTRUCTION ACTIVITIES.
5. EXISTING UTILITIES INTERFERING WITH WORK SHALL BE RELOCATED AS DIRECTED BY THE ENGINEER IN THE FIELD, UNLESS OTHERWISE INDICATED OR SPECIFIED. THE CONTRACTOR SHALL COORDINATE CONSTRUCTION ACTIVITIES WITH ALL UTILITY COMPANY FACILITY RELOCATIONS, REPLACEMENTS, AND SUPPORTS.
6. APPROPRIATE ADAPTERS AS APPROVED BY THE ENGINEER SHALL BE FURNISHED AND INSTALLED BY THE CONTRACTOR TO JOIN PIPING OF DIFFERENT CLASSES OF MATERIAL.
7. DAMAGE TO ANY UTILITY SHALL BE REPAIRED BY THE CONTRACTOR, AT THE CONTRACTOR'S EXPENSE. ALL DAMAGE SHALL BE REPAIRED IN A TIMELY MANNER SO THAT DISRUPTION OF SERVICE WILL BE NO LONGER THAN NECESSARY. THE CONTRACTOR SHALL COORDINATE REPAIR WITH THE APPROPRIATE UTILITY COMPANY OR THE CITY.
8. CONSTRUCTION STANDARDS FOR SITEWORK ON THE PROPERTY SHALL COMPLY WITH REFERENCED SECTIONS OF THE 1997 RHODE ISLAND DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, AND THE R.I. STANDARD DETAILS (1998) UNLESS OTHERWISE NOTED OR DIRECTED. DELETE ALL REFERENCE OF THE STANDARD SPECIFICATION MADE TO MEASUREMENT AND PAYMENT. ALL WORK WITHIN THE STREET RIGHT-OF-WAY SHALL COMPLY WITH THE CITY OF PROVIDENCE OR UTILITY COMPANY STANDARDS.
9. DAMAGE TO EXISTING ITEMS TO REMAIN INCLUDING BUT NOT LIMITED TO ALL AREAS WITHIN THE STREET LINES OR PREVIOUSLY INSTALLED WORK AS A RESULT OF THE CONTRACTOR'S ACTIVITIES DURING THE CONSTRUCTION PROCESS SHALL BE REPAIRED PROMPTLY, AS DIRECTED BY THE ENGINEER AT NO ADDITIONAL COST TO THE OWNER.
10. UNLESS OTHERWISE DIRECTED, THE CONTRACTOR'S FIELD OFFICE, EMPLOYEE PARKING, STAGING AND WORK AREAS SHALL BE LOCATED WITHIN THE DESIGNATED LIMITS OF WORK. THE CONTRACTOR SHALL SUBMIT A REQUEST FOR SPECIFIC LOCATIONS FOR THESE USES ALONG WITH A SEQUENCING SCHEDULE FOR THE OWNER'S APPROVAL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR, AND PAY FOR, ALL TEMPORARY UTILITIES TO THE SITE.
11. GROUNDWATER REMOVED FROM EXCAVATIONS DURING CONSTRUCTION SHALL NOT BE DISCHARGED INTO THE EXISTING RIVER OR EXISTING OR PROPOSED STORMWATER SYSTEMS WITHOUT AN APPROVED FILTERING SYSTEM, COMPLY WITH DEWATERING PLAN AND DETAILS PROVIDED HEREIN. NO GROUND WATER REMOVED FROM EXCAVATIONS SHALL BE DISCHARGED INTO THE EXISTING NBC SEWER SYSTEM WITHOUT PRIOR AUTHORIZATION FROM THE COMMISSION. SEDIMENT AND EROSION CONTROLS SHALL BE IN PLACE PRIOR TO ANY CONSTRUCTION.
12. SEDIMENT AND EROSION CONTROLS SHALL BE IN PLACE PRIOR TO ANY CONSTRUCTION AND AS NECESSARY DURING CONSTRUCTION PROCESS. PROVIDE CONTINUOUS SEDIMENT, EROSION AND DUST CONTROL AS NECESSARY OR DIRECTED BY THE ENGINEER (REFER TO EROSION AND SEDIMENT CONTROL PLANS).
13. DUST SHALL BE CONTROLLED BY USING WATER AS DIRECTED BY THE ENGINEER.
14. THE EXISTENCE OF EXISTING UTILITIES AND APPURTENANCES AS SHOWN ON THESE DRAWINGS ARE FOR REFERENCE ONLY. THE EXACT SIZE, TYPE, LOCATION AND ELEVATION SHALL BE THOROUGHLY INVESTIGATED BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION.
15. ALL UTILITY CONSTRUCTION WORK SHALL COMPLY WITH APPLICABLE UTILITY COMPANY REQUIREMENTS.
16. THE CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY LOCAL, STATE, AND FEDERAL PERMITS AS REQUIRED FOR THE PROPOSED CONSTRUCTION WORK.
17. THE PROJECT SITE IS LOCATED WITHIN A FLOOD PLAIN AREA OF THE WOONASQUATUCKET RIVER. THE FOLLOWING ITEMS ARE SHOWN ON THE PLANS:
  - A.) EDGE OF RIVER (EXISTING WALLS AND PROPERTY LINE ALONG EDGE OF RIVER).
  - B.) LIMITS OF 200' RIVER BANK WETLAND.
  - C.) AREA SUBJECT TO FLOODING (100 YEAR FLOOD LIMIT).
18. THE CONTRACTOR SHALL RESET ALL EXISTING SURFACE FEATURES TO PROPOSED GRADES, (IE. GATE VALVES, CURB BOXES, CATCH BASINS, MANHOLES AND OTHER UTILITY TOPS, ETC.).
19. THE CONTRACTOR SHALL BE AWARE THAT THE SITE IS SUBJECT TO FLOODING AND SHALL HAVE A CONTINGENCY PLAN FOR REMOVAL OF EQUIPMENT IN THE EVENT OF FLOODING.
20. THE FLOODWAY DEPICTED ON THE SITE PLANS IS BASED ON THE CITY OF PROVIDENCE, RI FLOOD INSURANCE MAP (COMMUNITY PANEL #445406 0004 F), REVISED JUNE 6, 2000 AND AS MODIFIED BASED ON CURRENT TOPOGRAPHIC SURVEY PERFORMED FOR THE SUBJECT PROPERTY AND FIELD OBSERVATION OF EXISTING CONDITIONS.

Kindly be advised that this Permit is not equivalent to a verification of the type or extent of freshwater wetlands on site.

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*Maxim D. Wencel*

DESIGNED BY:  
 DRAWN BY:  
 CHK'D BY:

MAY - 1 2007

PROFESSIONAL ENGINEER  
 4/15/07

Maguire Group Inc.  
 Architects / Engineers / Planners  
 One Court Street  
 New Britain, Connecticut 06051

**TUXEDO AVENUE PARKING LOT EXPANSION**

**GENERAL NOTES, ABBREVIATIONS, UTILITY LIST AND LEGEND**

THE NEW ENGLAND EXPEDITION-PROVIDENCE I, LLP  
 NEW CANAAN CT

DATE: 12/08/06  
 SCALE: AS SHOWN  
 MGI No: 15556  
 CONTRACT No: 00000

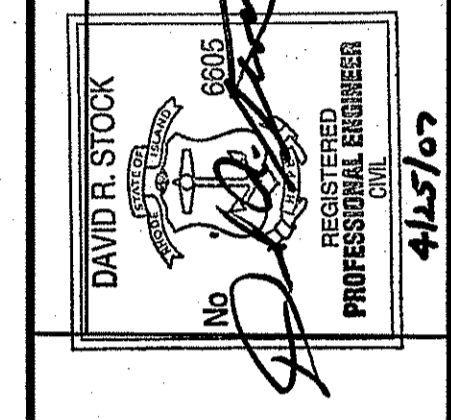
Sheet No. 3 of 10



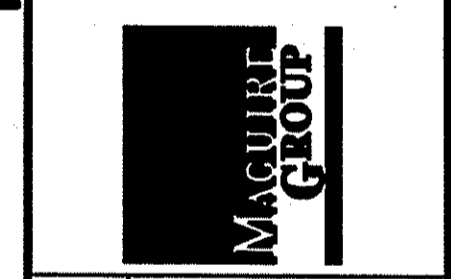
NOTES:

- EXISTING TUXEDO AVE. LOT CONTAINS 24 SPACES. AN ADDITIONAL 15 SPACES ARE TO BE CONSTRUCTED ON THE ADJACENT LOT. THE TOTAL NUMBER OF PARKING SPACES PROVIDED FOR BOTH LOTS IS 39 SPACES.
- REMOVE AND REINSTALL TWO GRANITE CURB CORNERS AT THE RELOCATED DRIVEWAY TO THE EXISTING TUXEDO AVE. LOT. AT THE OTHER NEW DRIVEWAY BY THE BUILDING TO BE REMOVED, REMOVE AND RESET ONE GRANITE CURB CORNER AND ONE CURB CORNER IS TO REMAIN.
- SAWCUT AND REMOVE EXISTING CONCRETE SIDEWALK, AND GRANITE CURBING. INSTALL CONCRETE SIDEWALK ON EACH SIDE OF NEW CONCRETE DRIVEWAY APRON TO MATCH EXISTING.
- REMOVE EXISTING BITUMINOUS PAVEMENT AND EXCAVATE TO ELEVATIONS INDICATED.
- THE ENTIRE SITE IS LOCATED WITHIN THE 200' RIVERBANK WETLAND LINE, AND THE EXISTING AND PROPOSED 100 YEAR FLOOD LIMIT (ELEVATION 16).
- THE LIMIT OF DISTURBANCE IS THE PROPERTY LINE AND AS SHOWN ON THE PLANS.
- REFER TO DRAWING 2 'EXISTING CONDITIONS SURVEY' FOR PLAT AND LOT NUMBERS.
- NEW CHAIN LINK FENCE SHALL MATCH EXISTING. BLACK RESIN COATED PLASTICIZED POLYVINYL CHLORIDE (PVC) FABRIC AND POSTS.
- REFER TO DRAWINGS L-1 AND L-2 FOR PROPOSED PLANTINGS AND PLANT LISTS.

| REV | DATE    | DESCRIPTION              |
|-----|---------|--------------------------|
| 1   | 3/02/07 | REVISION DUE TO PLANTING |
| 2   |         |                          |
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| 49  |         |                          |
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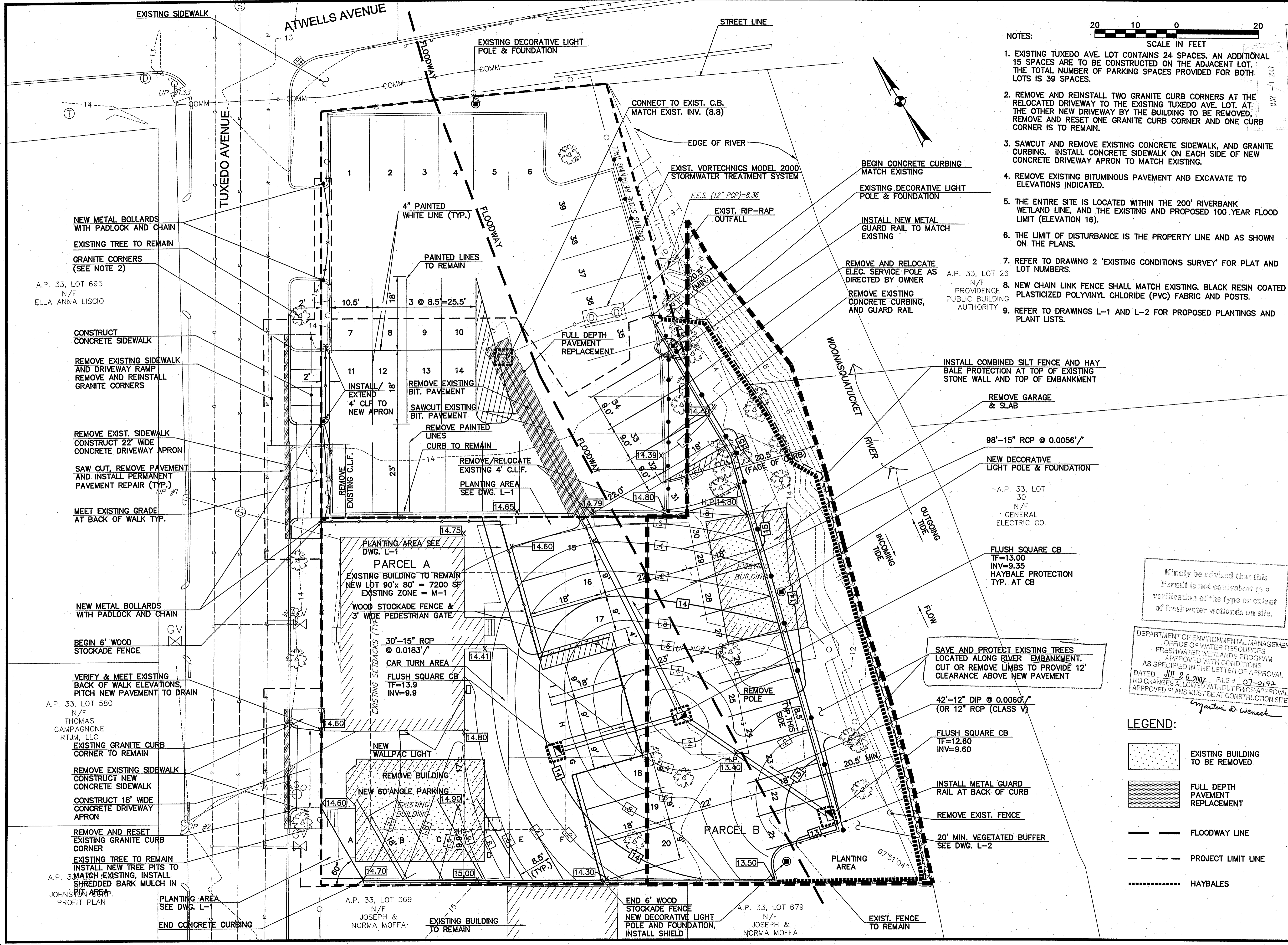
Maguire Group Inc.  
 Architects / Engineers / Planners  
 One Court Street  
 New Britain, Connecticut 06051



TUXEDO AVENUE PARKING LOT EXPANSION  
 CONSTRUCTION PLAN

THE NEW ENGLAND EXPEDITION-PROVIDENCE I, LLP  
 NEW CANAAN, CT

DATE: 12/08/06  
 SCALE: 1"=10'  
 MGI No: 15556  
 CONTRACT No: 00000



Kindly be advised that this Permit is not equivalent to a verification of the type or extent of freshwater wetlands on site.

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT  
 OFFICE OF WATER RESOURCES  
 FRESHWATER WETLANDS PROGRAM  
 APPROVED WITH CONDITIONS AS SPECIFIED IN THE LETTER OF APPROVAL DATED JUL 20 2007 FILE # 07-0192  
 NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL. APPROVED PLANS MUST BE AT CONSTRUCTION SITE.  
 Maguire D. Wences

LEGEND:

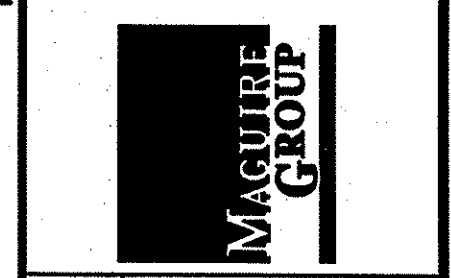
- EXISTING BUILDING TO BE REMOVED
- FULL DEPTH PAVEMENT REPLACEMENT
- FLOODWAY LINE
- PROJECT LIMIT LINE
- HAYBALES

MAY - 1 2007

| REV | DATE    | BY  | DESCRIPTION            |
|-----|---------|-----|------------------------|
| 1   | 3/02/07 | AMF | PLANTING ITEMS REMOVED |

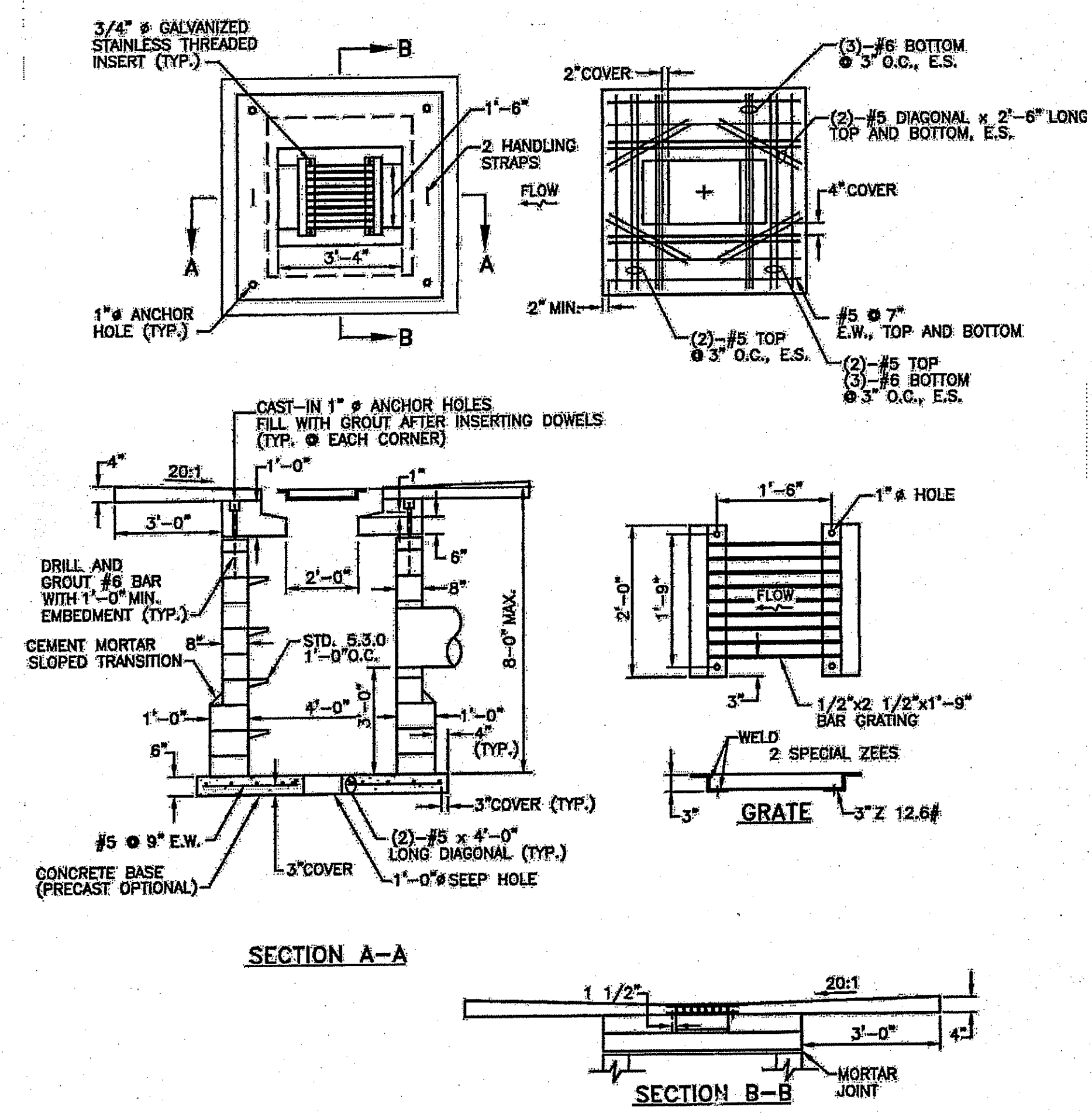
DAVID B. STOCK  
 No. 6806  
 PROFESSIONAL ENGINEER  
 STATE OF CONNECTICUT  
 415787

Maguire Group Inc.  
 Architects / Engineers / Planners  
 One Court Street  
 New Britain, Connecticut 06051



TUXEDO AVENUE PARKING LOT EXPANSION  
 DRAINAGE DETAILS  
 THE NEW ENGLAND EXPEDITION - PROVIDENCE 1, LLP  
 NEW CANAAN CT

DATE: 12/08/06  
 SCALE: AS SHOWN  
 MGI No: 15556  
 CONTRACT No: 00000



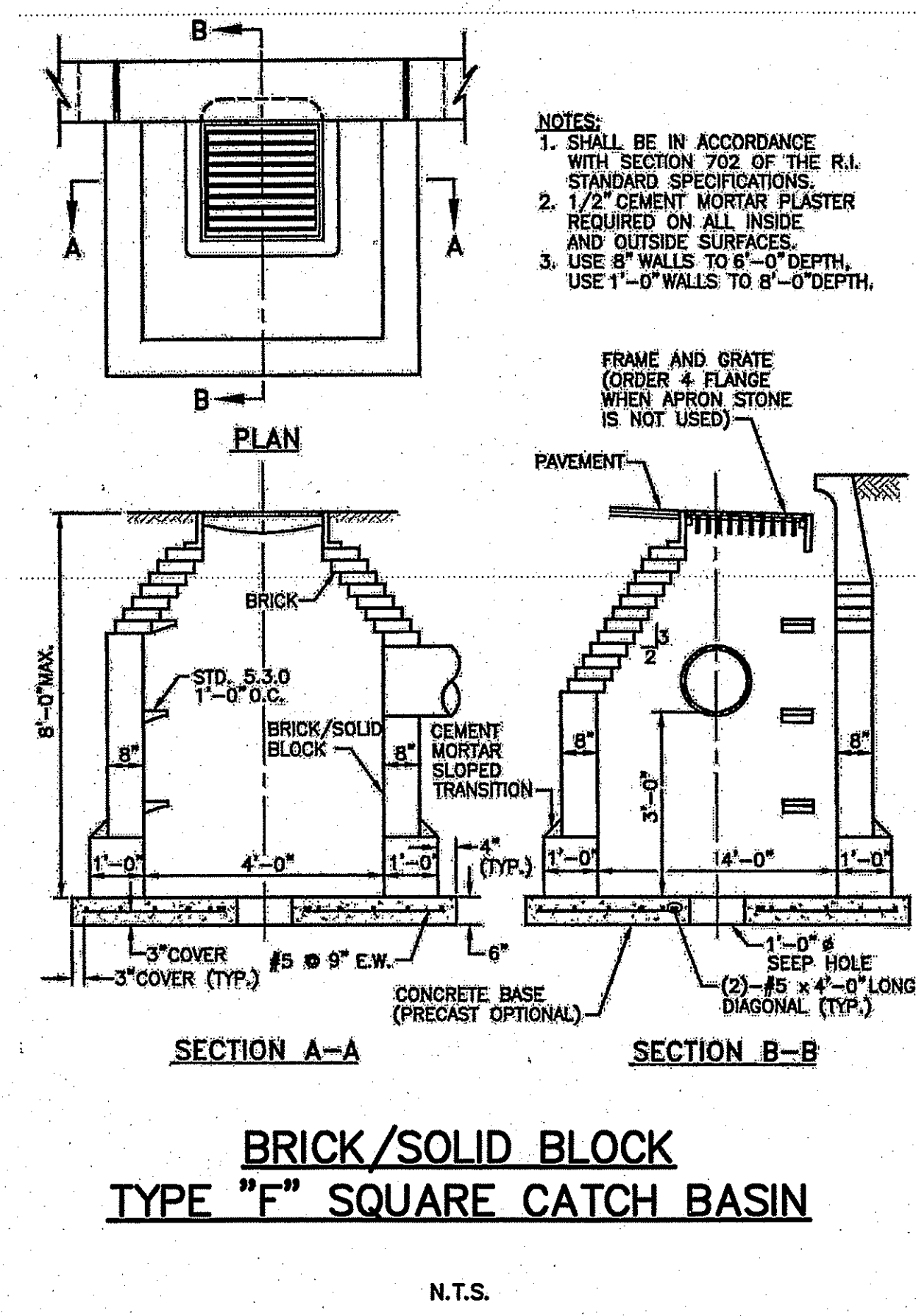
- NOTES:
1. SHALL BE IN ACCORDANCE WITH SECTION 702 OF THE R.I. STANDARD SPECIFICATIONS.
  2. 1/2" CEMENT MORTAR PLASTER COAT REQUIRED ON ALL INSIDE AND OUTSIDE SURFACES.
  3. ALL REINFORCING BARS TO BE 5'-0" LONG UNLESS OTHERWISE NOTED.
  4. USE 8" WALLS UP TO 6'-0" DEPTH AND 1'-0" WALLS UP TO 8'-0" DEPTH.
  5. ALL REINFORCING SHALL BE EPOXY COATED.

**SOLID BLOCK FLUSH  
 SQUARE CATCH BASIN**

N.T.S.

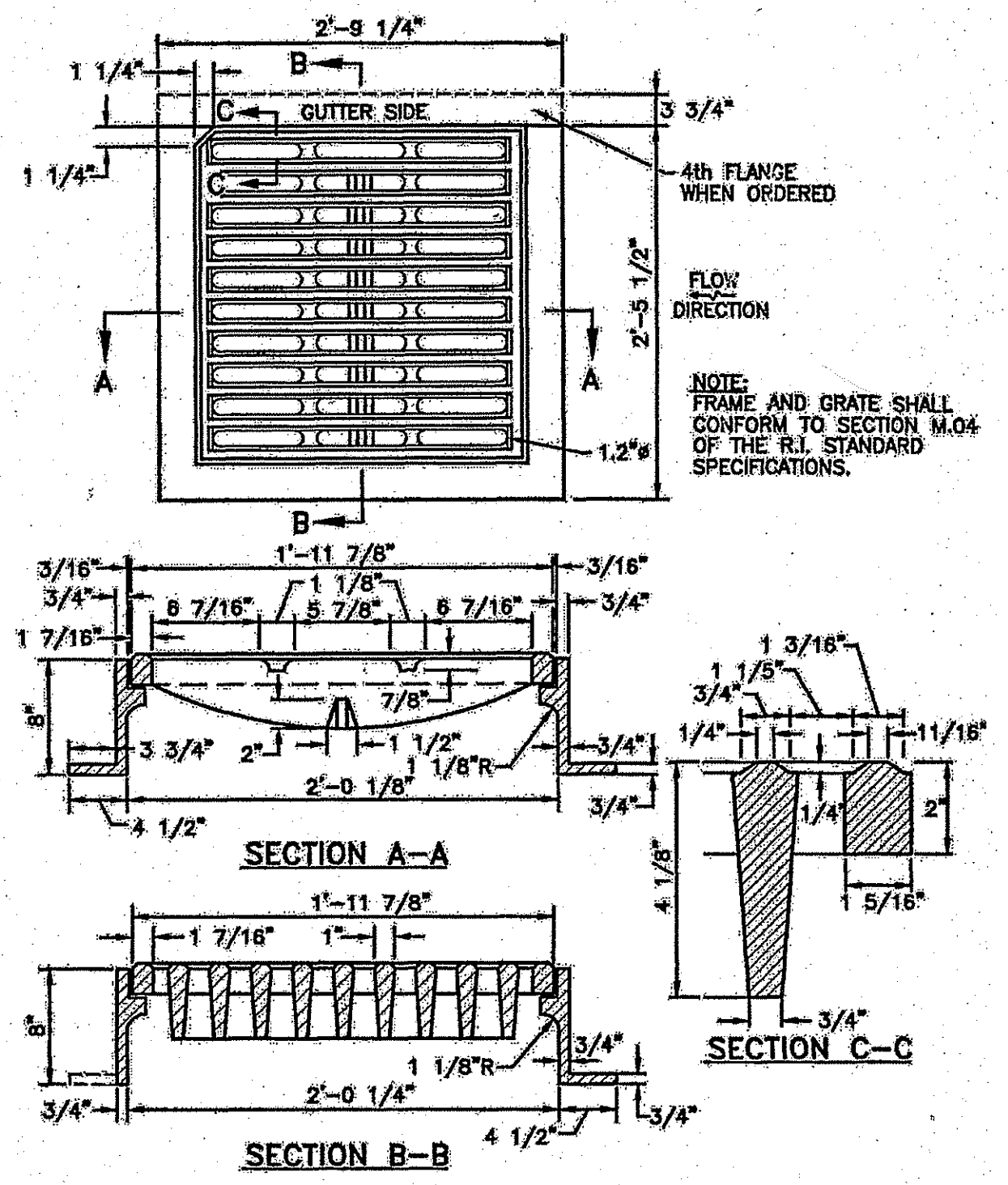
**GENERAL NOTES:**

1. ALL CATCH BASINS SHALL UTILIZE BICYCLE SAFE GRATES AS SHOWN.
2. ALL CATCH BASIN FRAMES AND COVERS ON CITY STREETS SHALL CONFORM TO CITY OF PROVIDENCE STANDARD 24"X24" (LEBARON FOUNDRY, INC. #L-120 AND #L-245-C5 AND #L-120 OR EQUAL).
3. ALL MANHOLE FRAMES AND COVERS ON CITY STREETS SHALL CONFORM TO CITY OF PROVIDENCE STANDARDS (LEBARON FOUNDRY, INC. #LJP-10 AND #L-24-C8 OR EQUAL).
4. REINFORCED CONCRETE PIPE (R.C.P.) SHALL BE CLASS IV WHERE COVER IS GREATER THAN 2' ABOVE THE TOP OF PIPE. CLASS V R.C.P. SHALL BE USED WHERE COVER IS LESS THAN OR EQUAL TO 2' ABOVE THE TOP OF PIPE.



**BRICK/SOLID BLOCK  
 TYPE "F" SQUARE CATCH BASIN**

N.T.S.



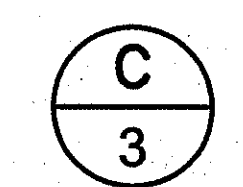
**SQUARE FRAME AND GRATE  
 (BICYCLE SAFE)**

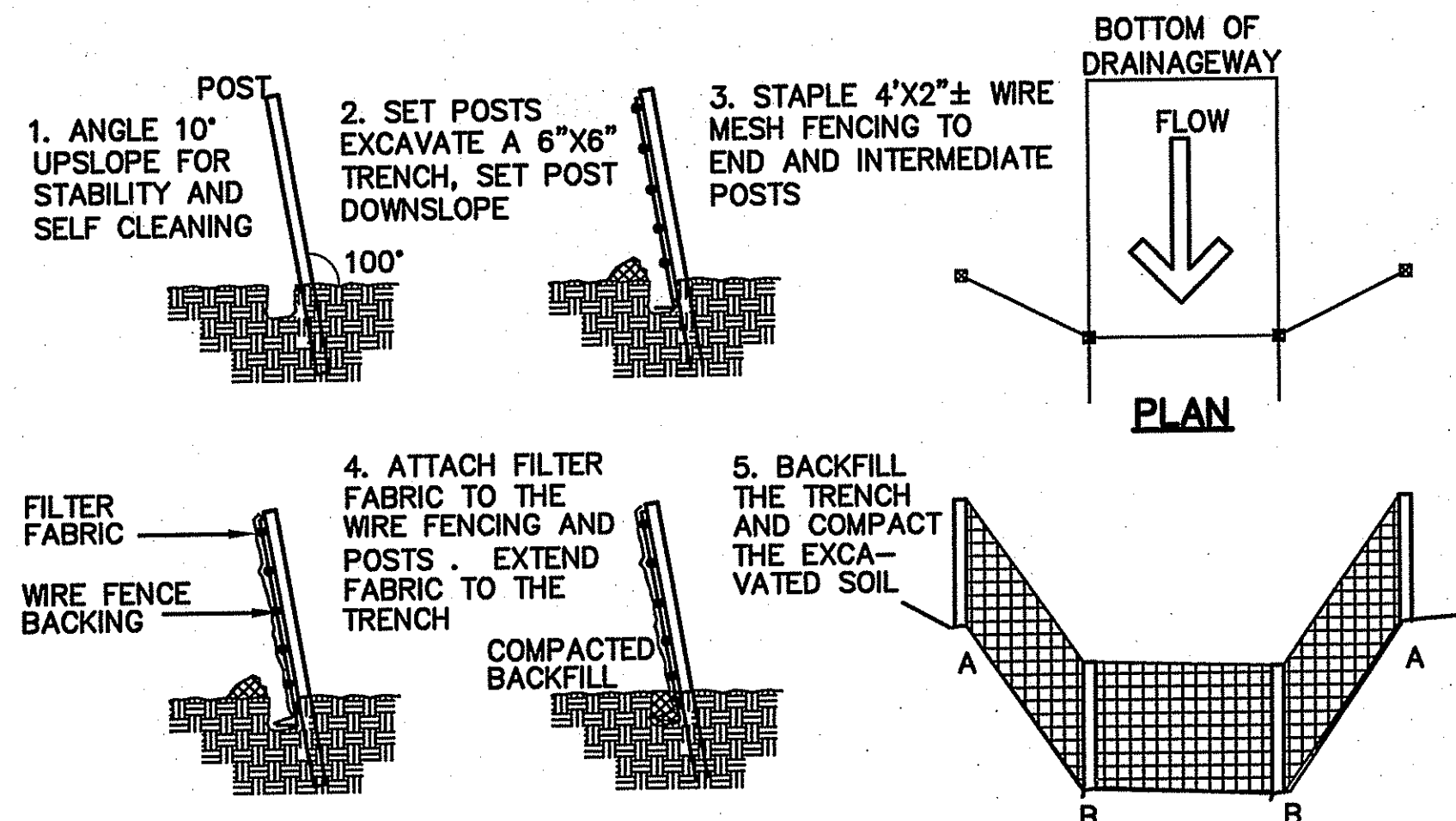
N.T.S.

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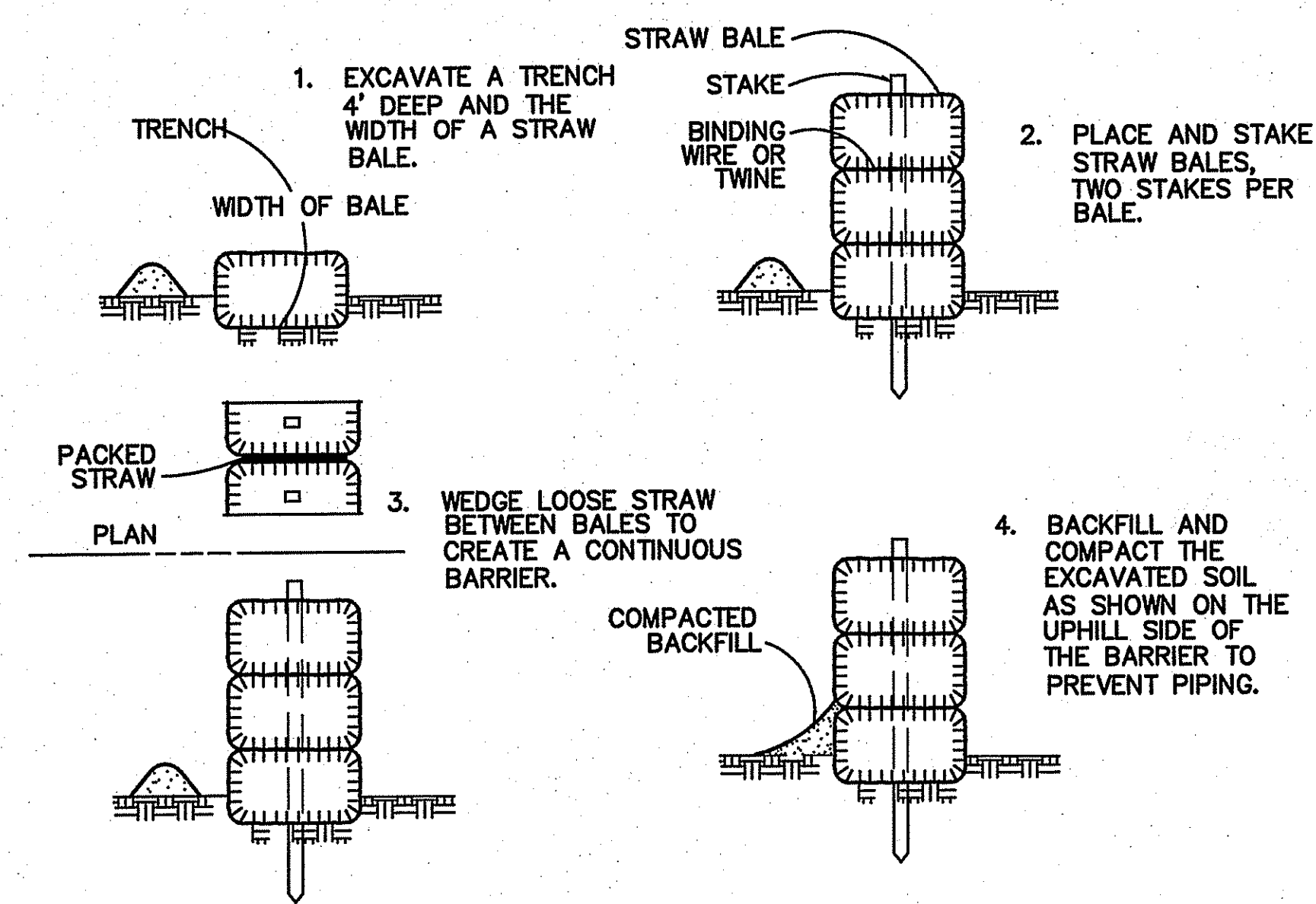
DEPARTMENT OF ENVIRONMENTAL MANAGEMENT  
 OFFICE OF WATER RESOURCES  
 FRESHWATER WETLANDS PROGRAM  
 APPROVED WITH CONDITIONS  
 AS SPECIFIED IN THE LETTER OF APPROVAL  
 DATED JUL 20 2007 FILE # 07-0192  
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*Maguire Group*

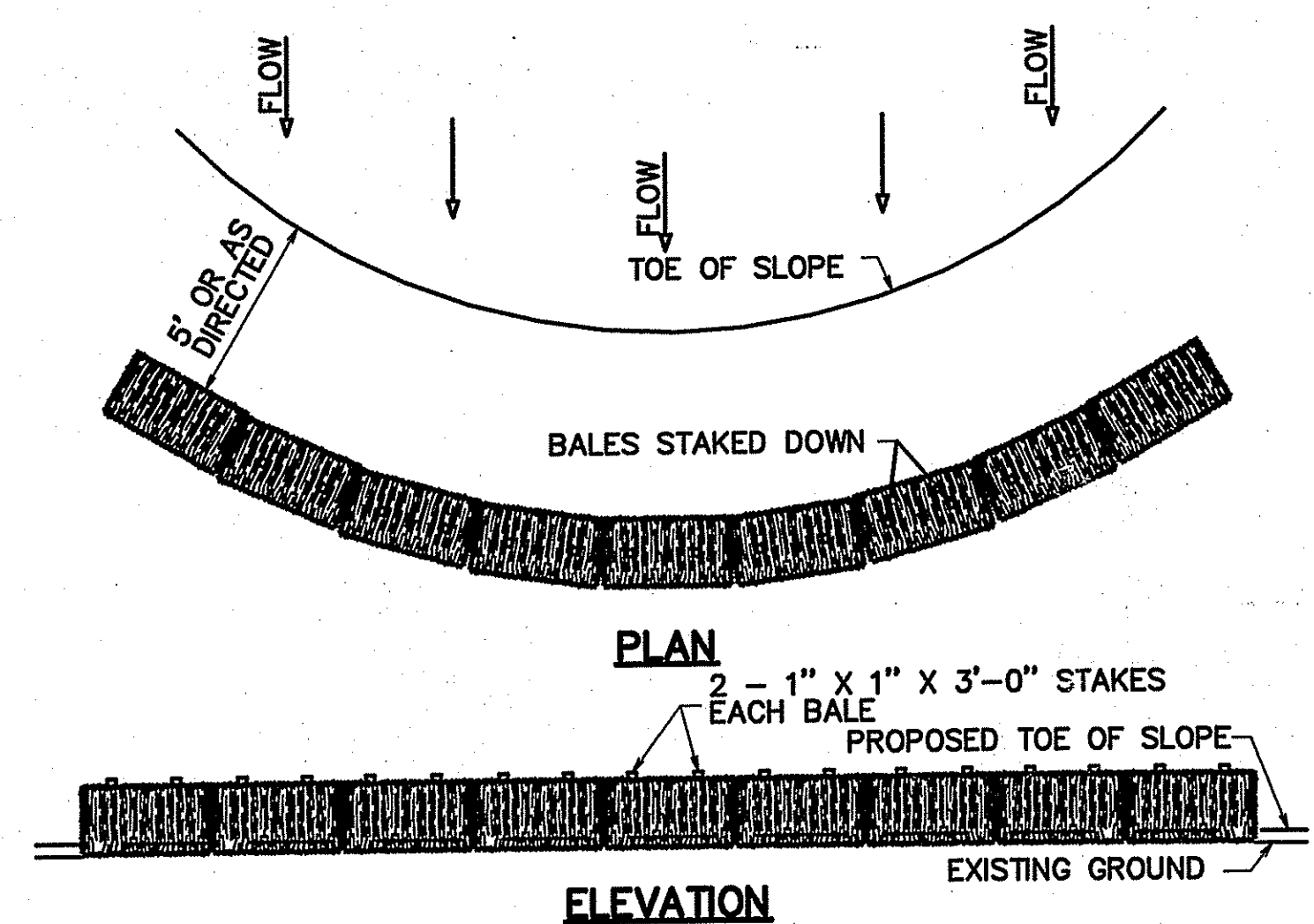




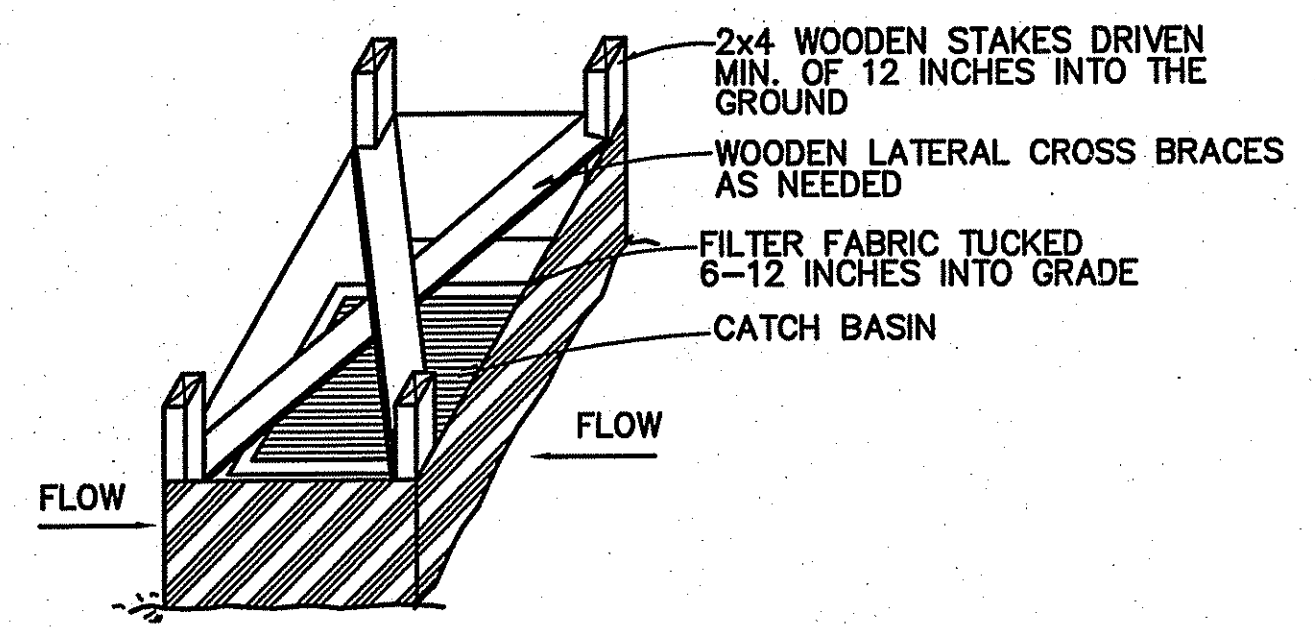
**FILTER FENCE DETAIL**  
N.T.S.



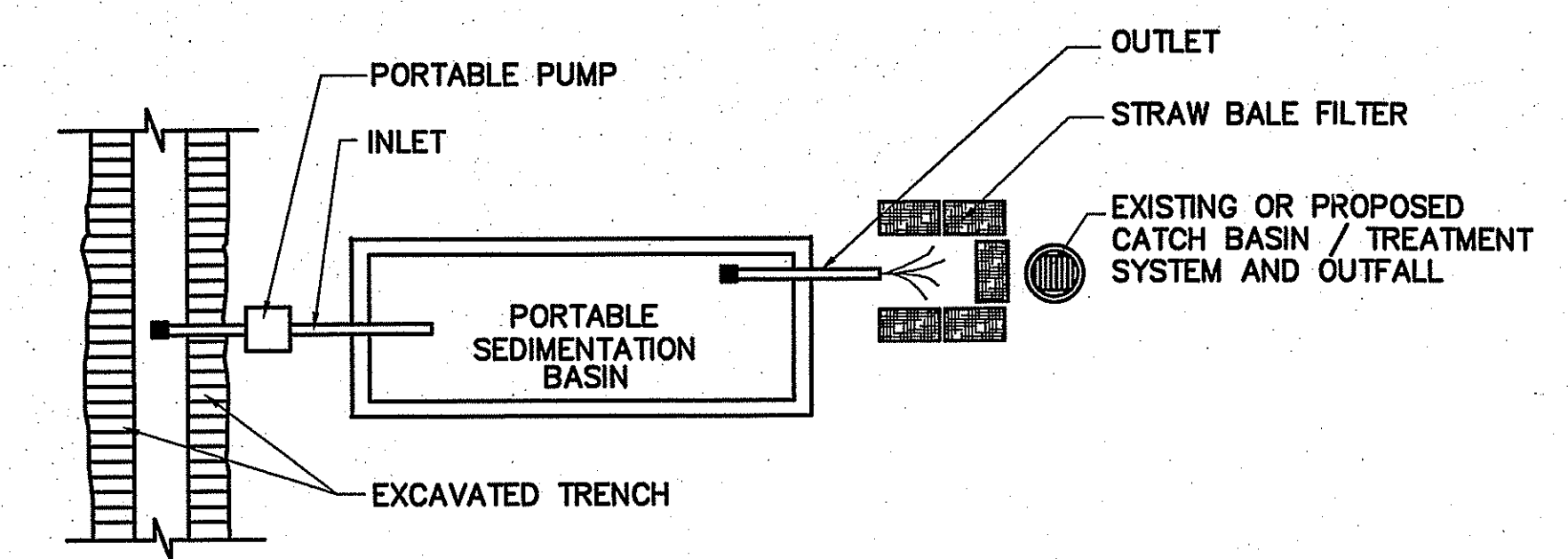
**SEDIMENTATION CONTROL BALE PLACEMENT AT CATCH BASINS**  
N.T.S.



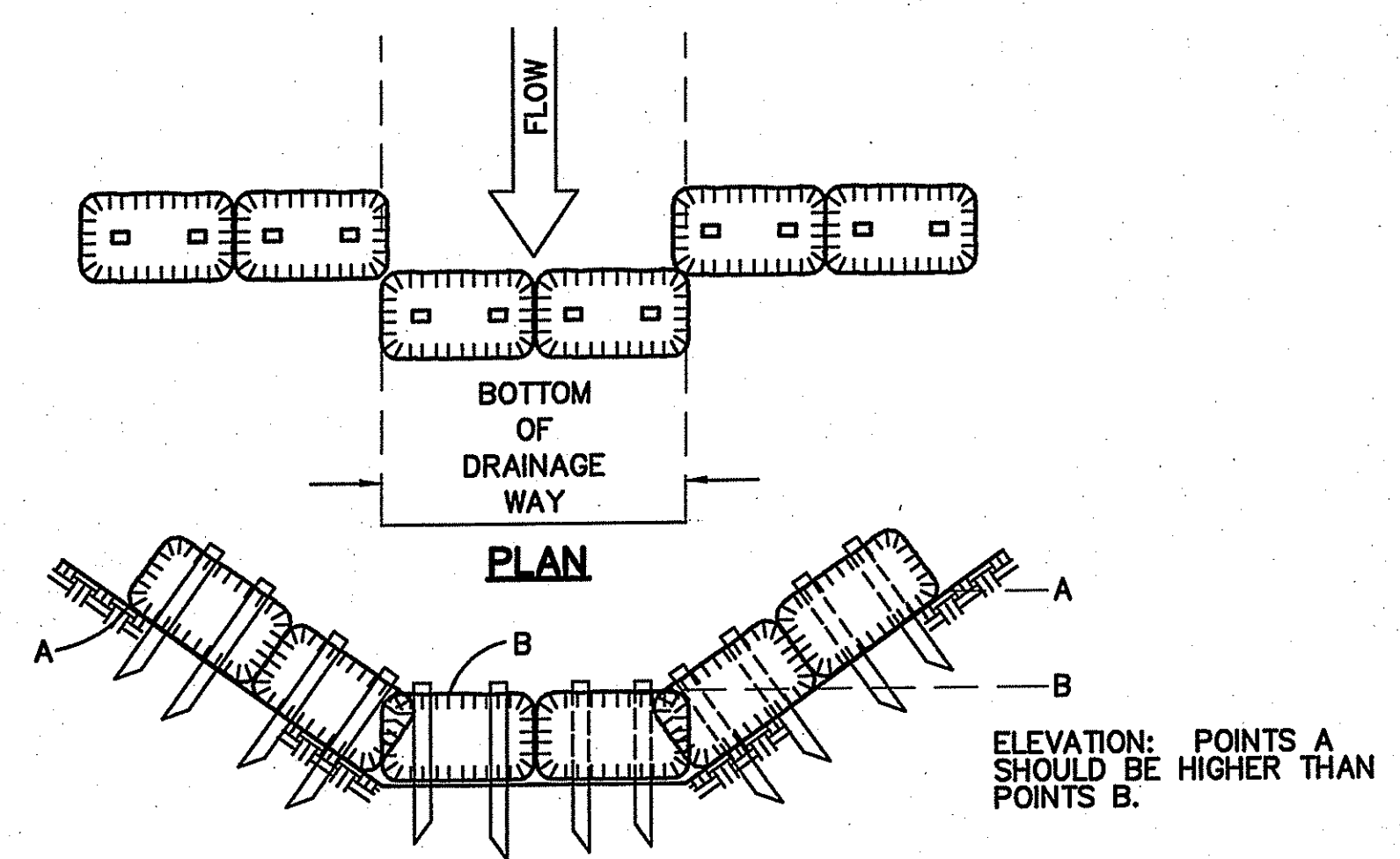
**TOE OF SLOPE/SOIL STOCKPILE PROTECTION**  
N.T.S.



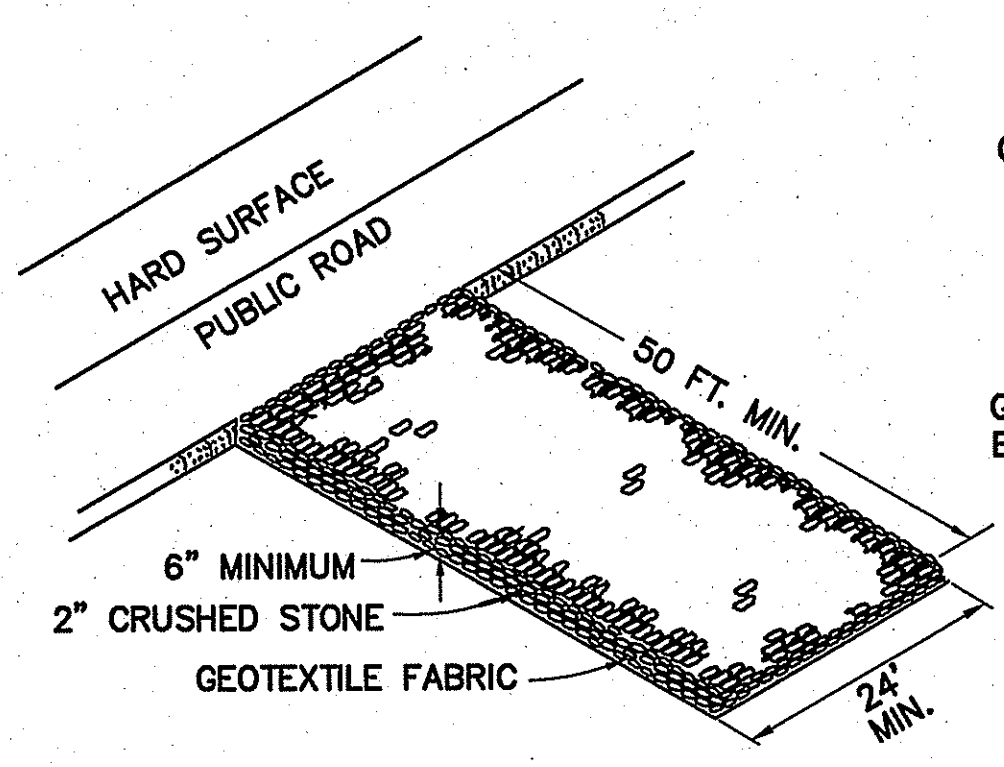
**FILTER FENCE AROUND CATCH BASINS**  
N.T.S.



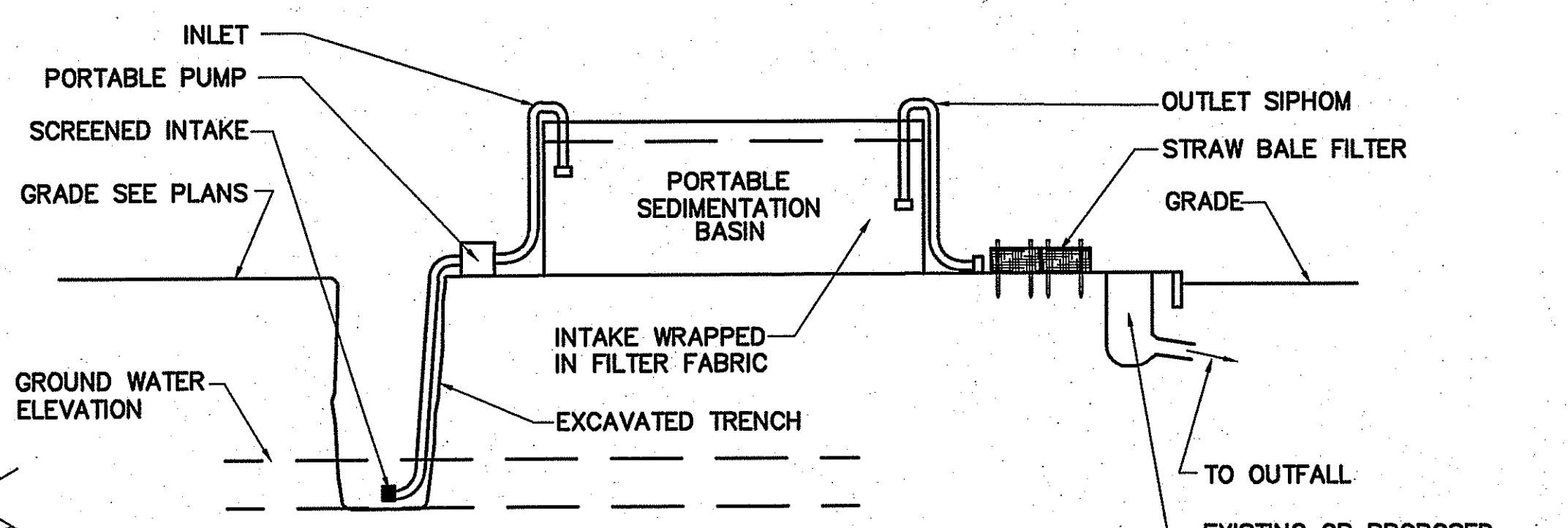
**PROPOSED DEWATERING TREATMENT SYSTEM**  
N.T.S.



**HAYBALE CHECK DAM IN SWALE**  
N.T.S.



**STABILIZED CONSTRUCTION ENTRANCE**  
N.T.S.



**PROPOSED DEWATERING TREATMENT SYSTEM**  
N.T.S.

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*Maguire D. Wencel*

DESIGNED BY: J.P.  
DRAWN BY: A.M.F. & L.J.W.  
CHK'D BY:

MAY - 1 2007

REVISIONS:

| NO. | DESCRIPTION | DATE | BY |
|-----|-------------|------|----|
|     |             |      |    |

PROFESSIONAL ENGINEER  
DAVID P. STOCK  
No. 0605  
4725707

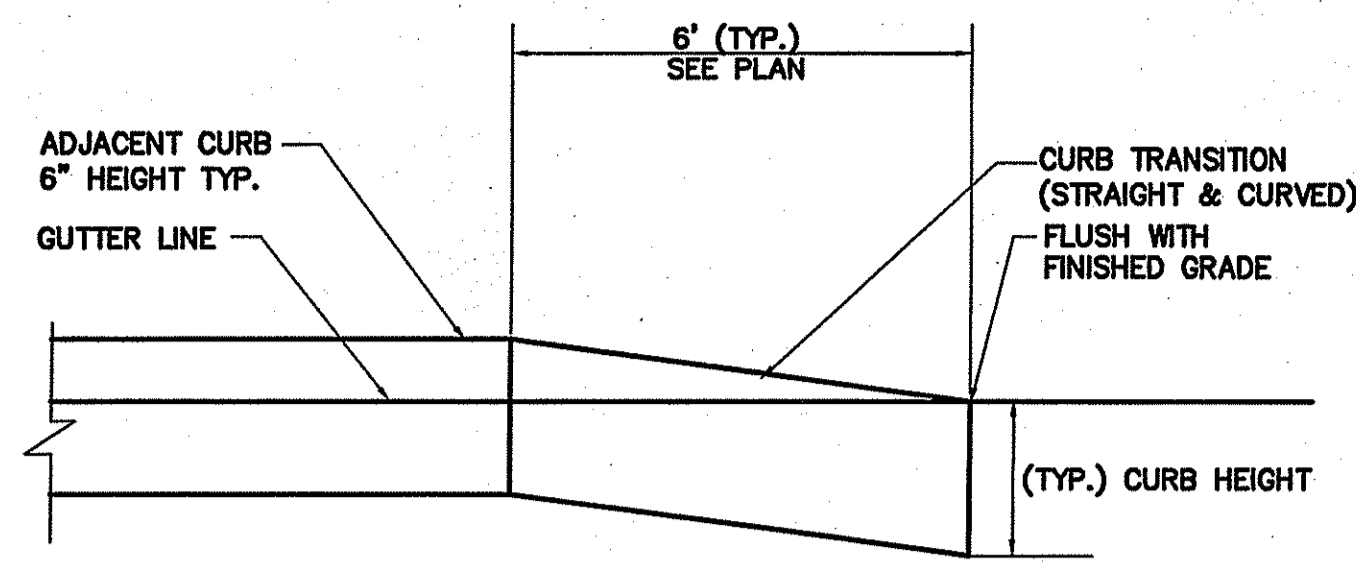
**Maguire Group Inc.**  
Architects / Engineers / Planners  
One Court Street  
New Britain, Connecticut 06051

**MAGUIRE GROUP**

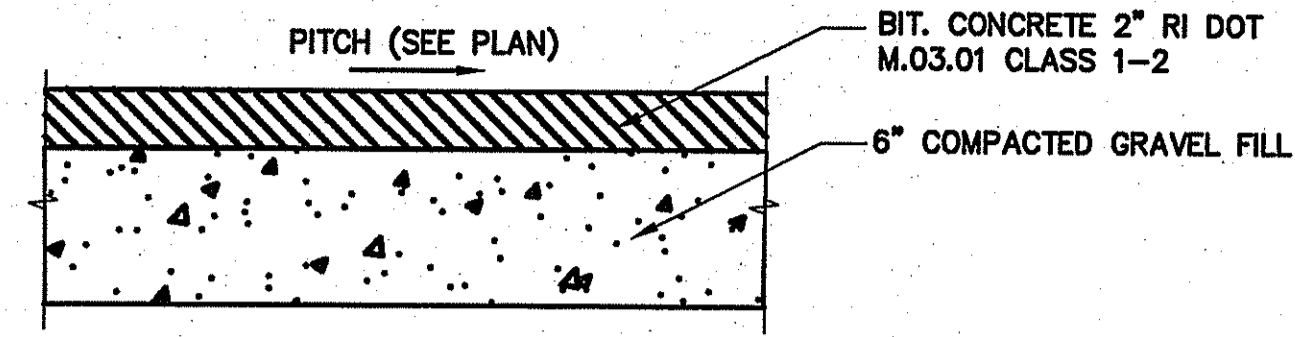
**TUXEDO AVENUE PARKING LOT EXPANSION**  
**EROSION AND SEDIMENT CONTROL DETAILS**  
THE NEW ENGLAND EXPEDITION-PROVIDENCE I, LLP  
NEW CANAAN CT

DATE: 12/08/06  
SCALE: AS SHOWN  
MGI No: 15556  
CONTRACT No: 00000

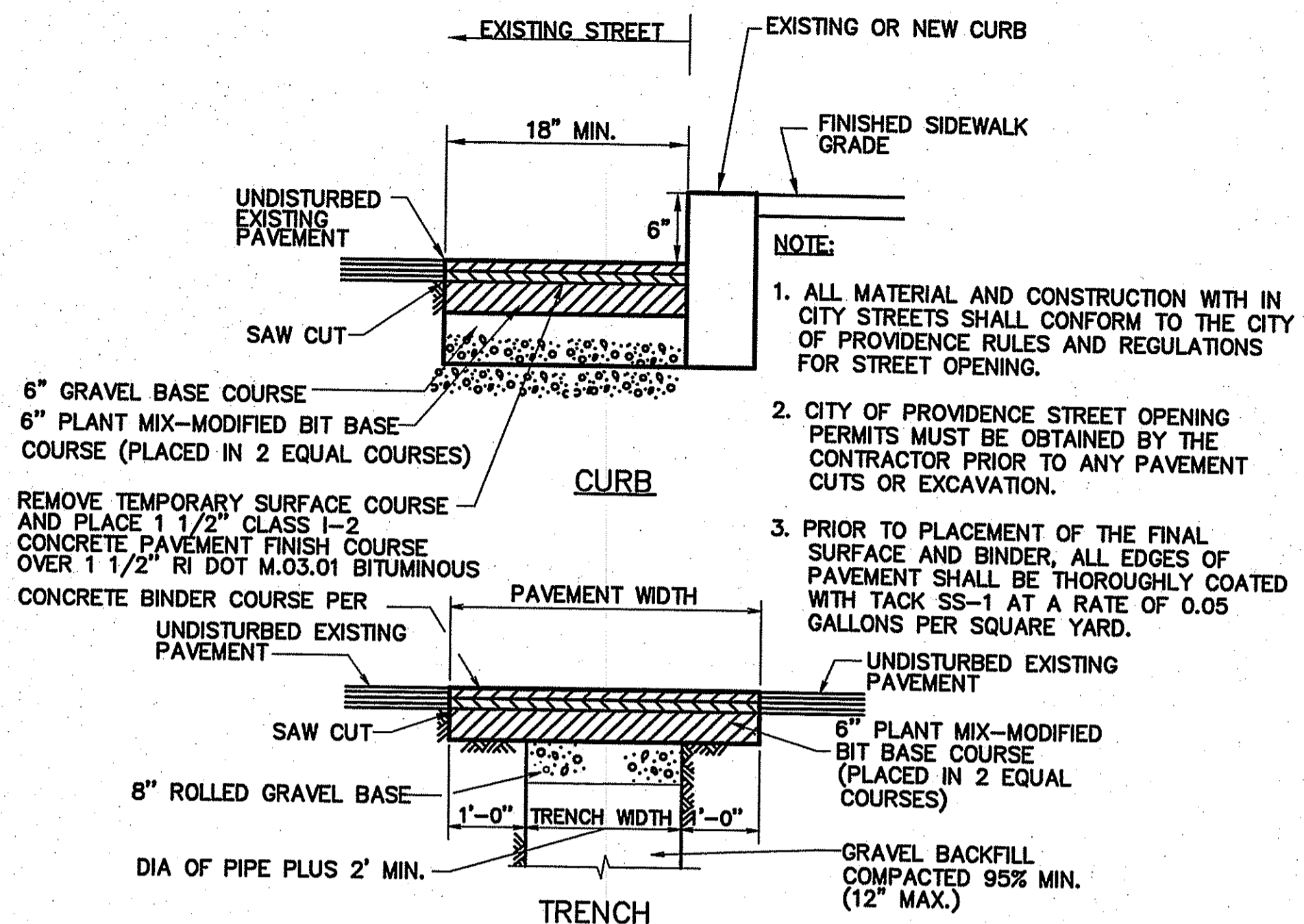
Sheet No. 8 of 10



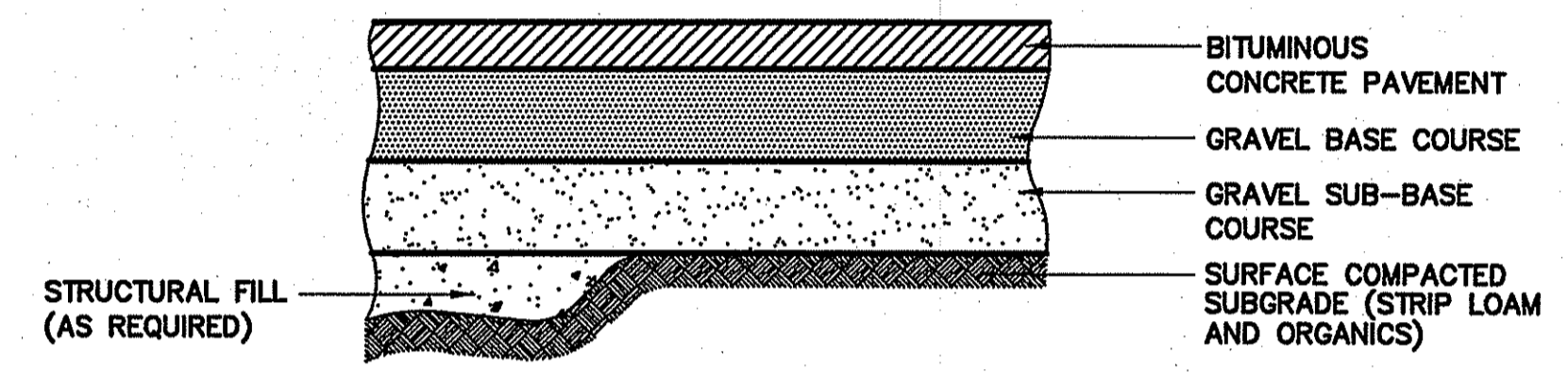
**CURB TRANSITION**  
N.T.S.



**BITUMINOUS SIDEWALK DETAIL**  
N.T.S.



**PERMANENT PAVEMENT DETAIL**  
NTS



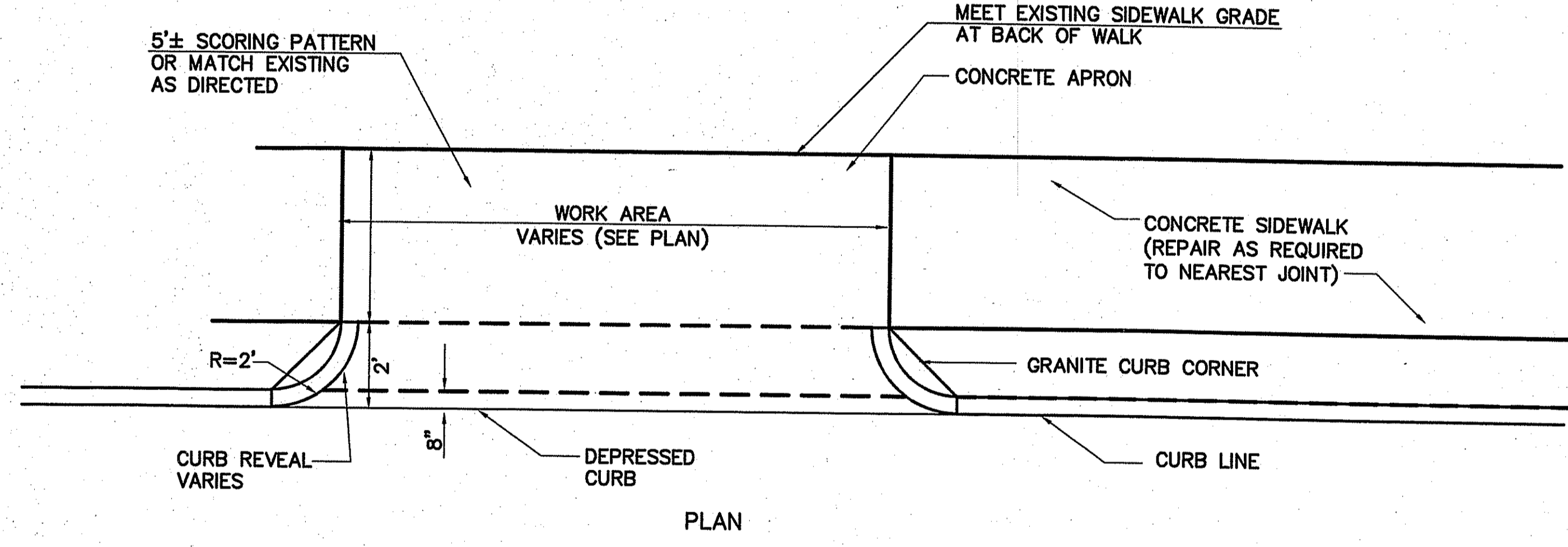
**STANDARD DUTY FLEXIBLE DESIGN**  
 BITUMINOUS CONCRETE TOP COURSE: 1.0 INCH  
 RI DOT M.03.01 CLASS 1-2  
 BITUMINOUS CONCRETE BINDER COURSE: 2.0 INCH  
 RI DOT M.03.01 BINDER COURSE  
 BASE COURSE: 6.0 INCH  
 RI DOT M.01.02.2 RECLAIMED AND PROCESSED GRANULAR MATERIAL  
 GRADATION: SUBSECTION M.01.09, TABLE 1 COLUMN 1b  
 GRAVEL SUB-BASE COURSE: 12.0 INCH  
 GRANULAR FILL (SEE BELOW), PER GEOTECHNICAL ENGINEER

- NOTES:**  
 1. SEE LAYOUT PLAN FOR LAYOUT PAVEMENT WIDTH AND LOCATION.  
 2. SEE GRADING, DRAINAGE & EROSION CONTROL PLAN FOR PAVEMENT SLOPES AND CROSS-SLOPES.

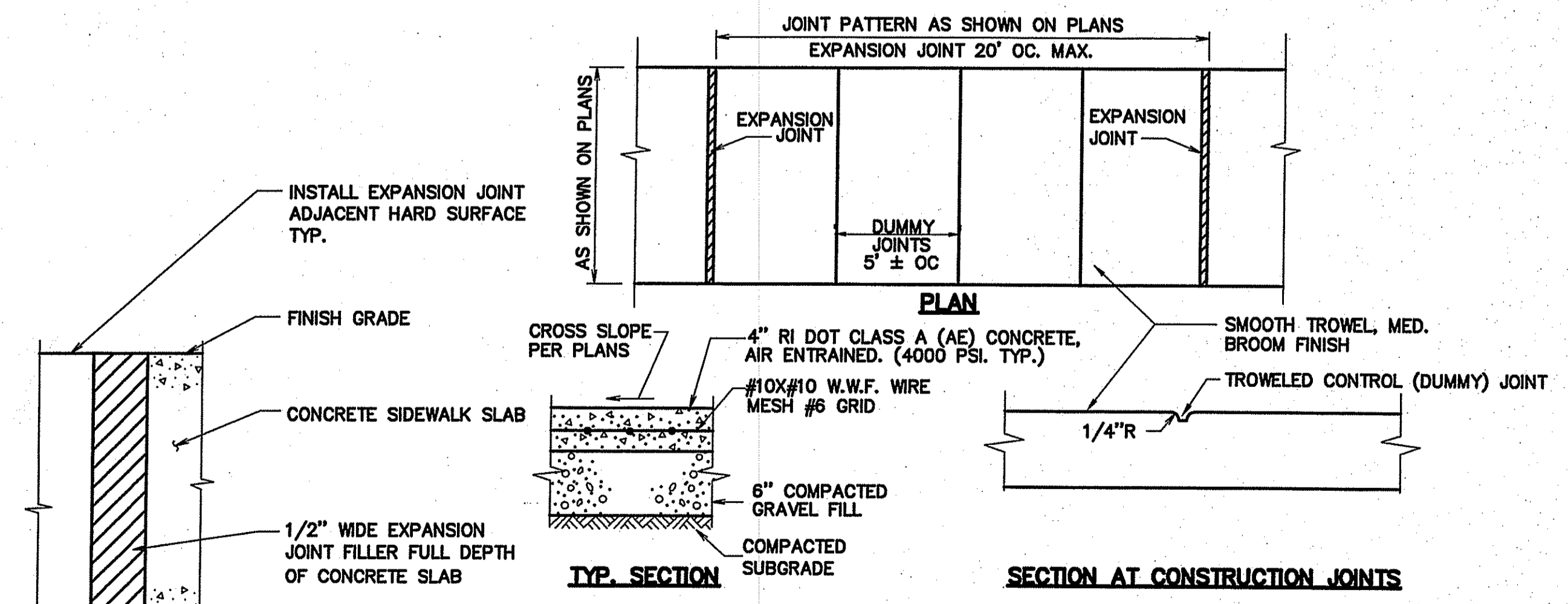
| GRANULAR FILL: | SIEVE | % PASSING |
|----------------|-------|-----------|
|                | *     | 100       |
|                | 10    | 30-95     |
|                | 40    | 10-70     |
|                | 200   | 0-15      |

\* THE MAX. RECOMMENDED STONE SIZE IS 4" WHERE USED AS A BASE COURSE BELOW SLABS AND PAVEMENT; ELSEWHERE, MAX. STONE SIZES SHOULD BE 2/3 OF THE LOOSE LIFT THICKNESS.

**TYPICAL BITUMINOUS PAVEMENT SECTION**

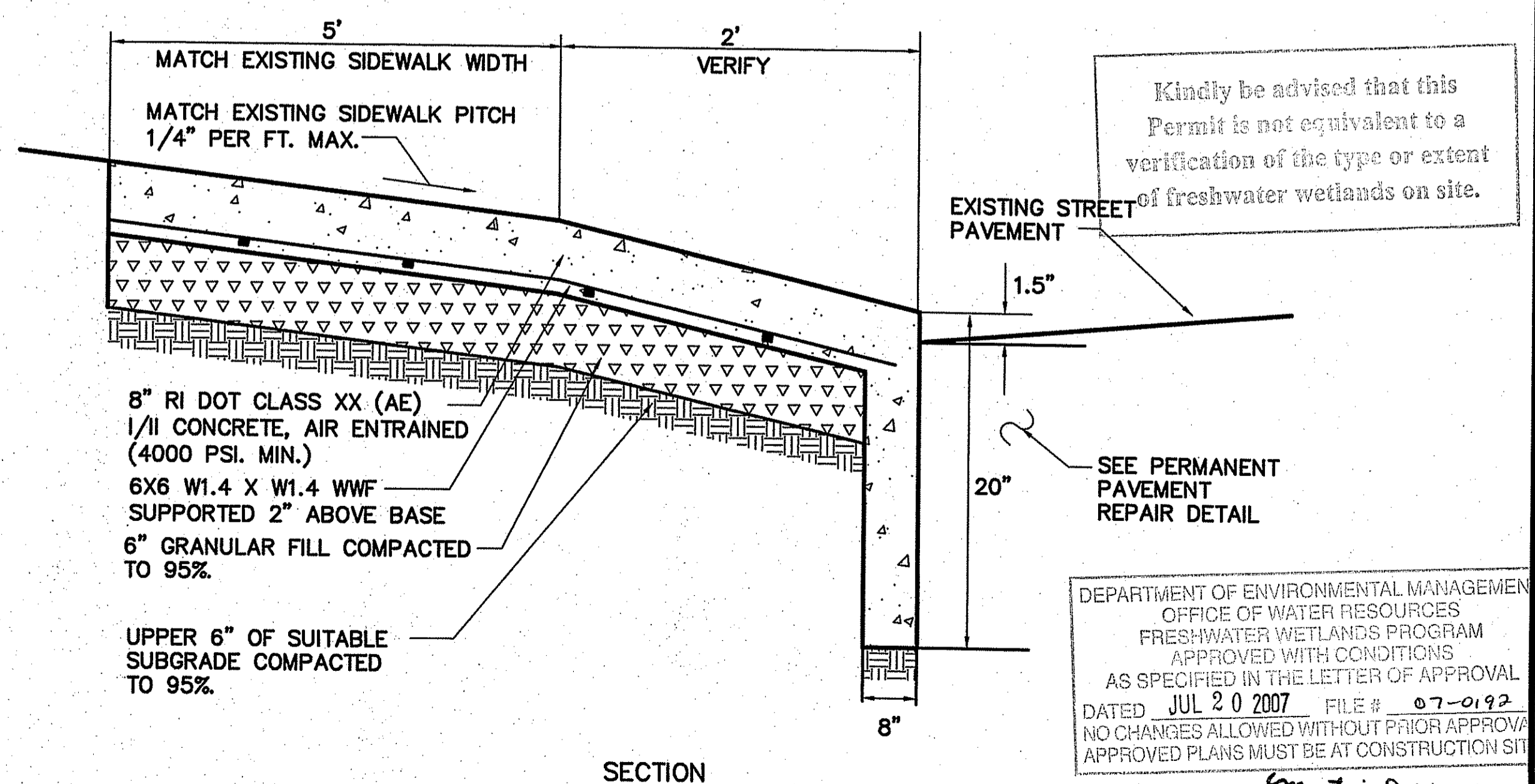


PLAN



**EXPANSION JOINT DETAIL**  
N.T.S.

**TYPICAL CONCRETE SIDEWALK**  
N.T.S.



**CONCRETE DRIVEWAY APRON (CURB CUT)**  
N.T.S.

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 DATED JUL 20 2007 FILE # 07-0192  
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 APPROVED PLANS MUST BE AT CONSTRUCTION SITE

DESIGNED BY: J.P.  
 DRAWN BY: A.M.F. & L.J.W.  
 CHK'D BY:

| NO. | DESCRIPTION | MADE BY | CHK'D BY |
|-----|-------------|---------|----------|
|     |             |         |          |
|     |             |         |          |
|     |             |         |          |
|     |             |         |          |

MAY - 1 2007

DAVID R. STOK  
 6606  
 REGISTERED PROFESSIONAL ENGINEER  
 No. 11156

**Maguire Group Inc.**  
 Architects / Engineers / Planners  
 One Court Street  
 New Britain, Connecticut 06051

**MAGUIRE GROUP**

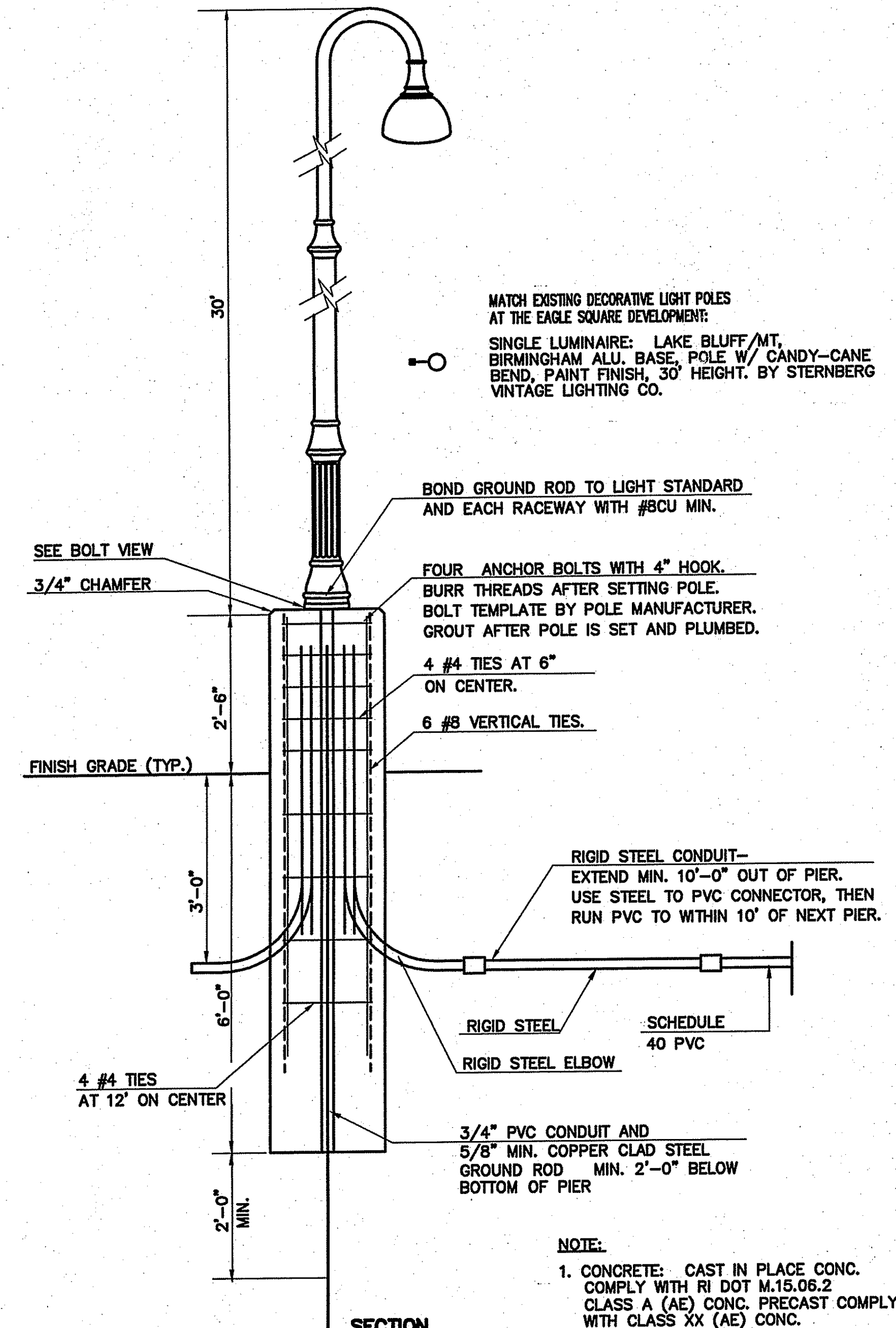
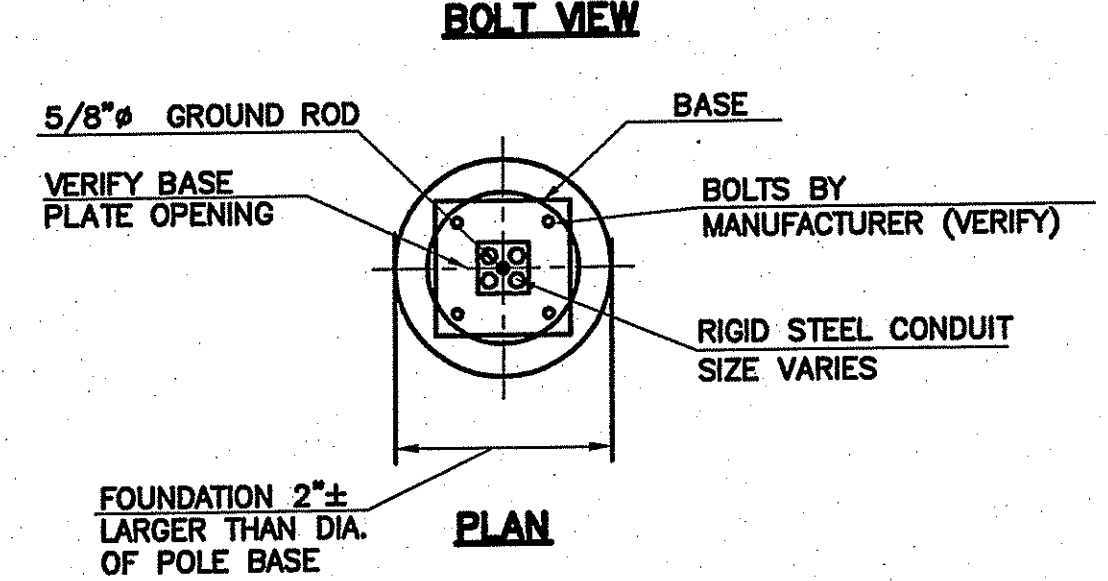
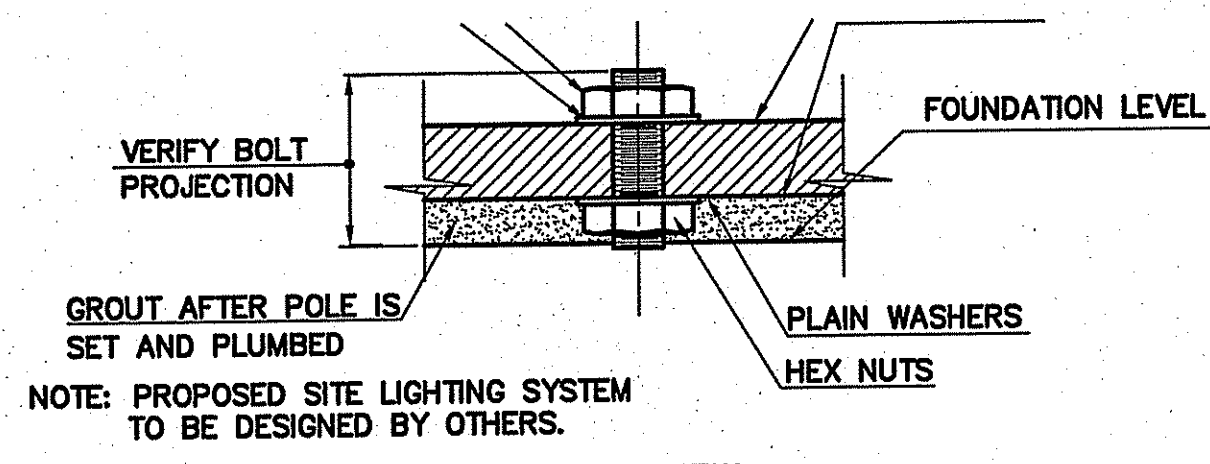
**TUXEDO AVENUE PARKING LOT EXPANSION**

**MISCELLANEOUS DETAILS**

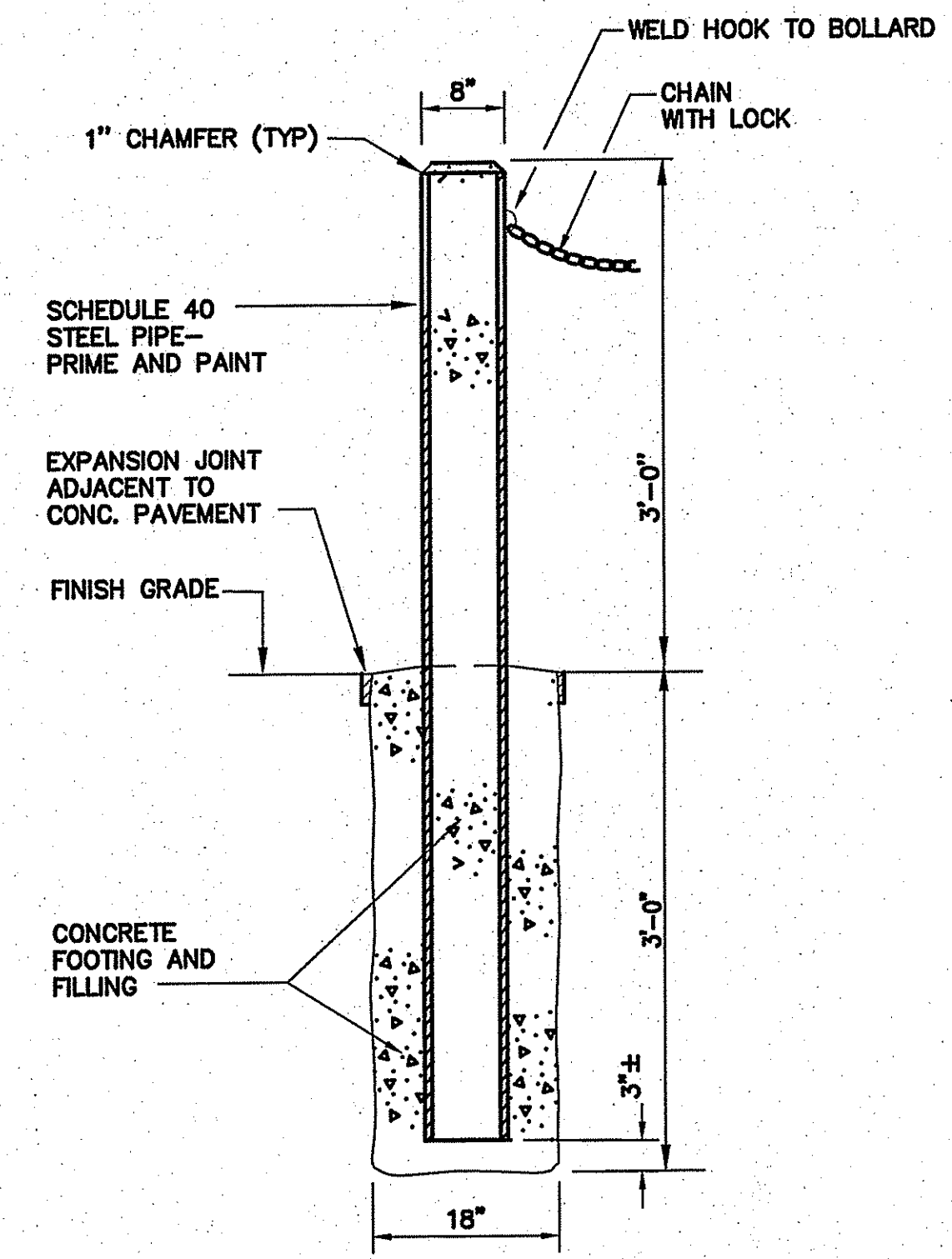
THE NEW ENGLAND EXPEDITION—PROVIDENCE I, LLP  
 NEW CANAAN CT

DATE: 12/08/06  
 SCALE: AS SHOWN  
 MGI No: 15556  
 CONTRACT No: 00000

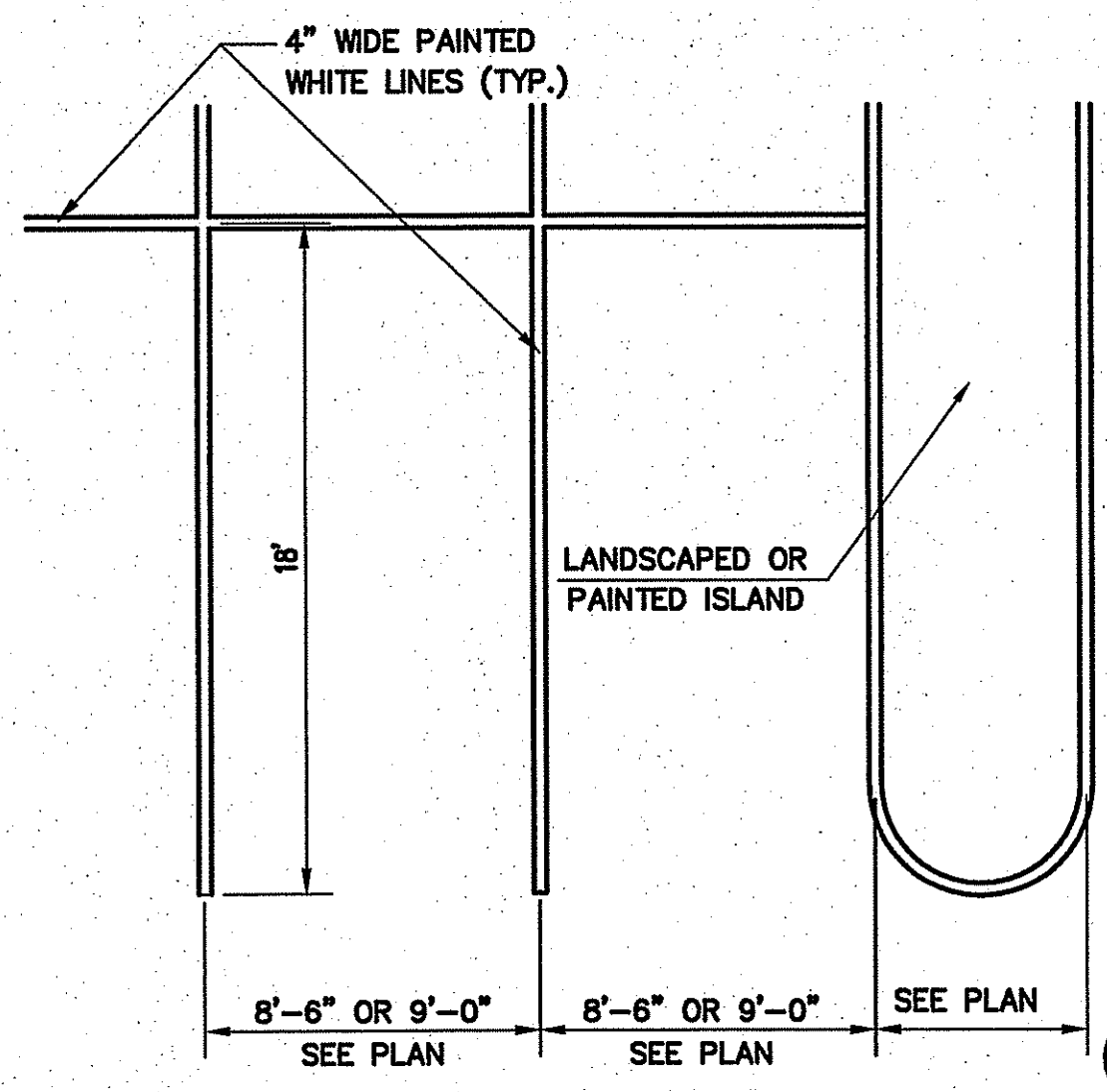
Sheet No. 7 of 10



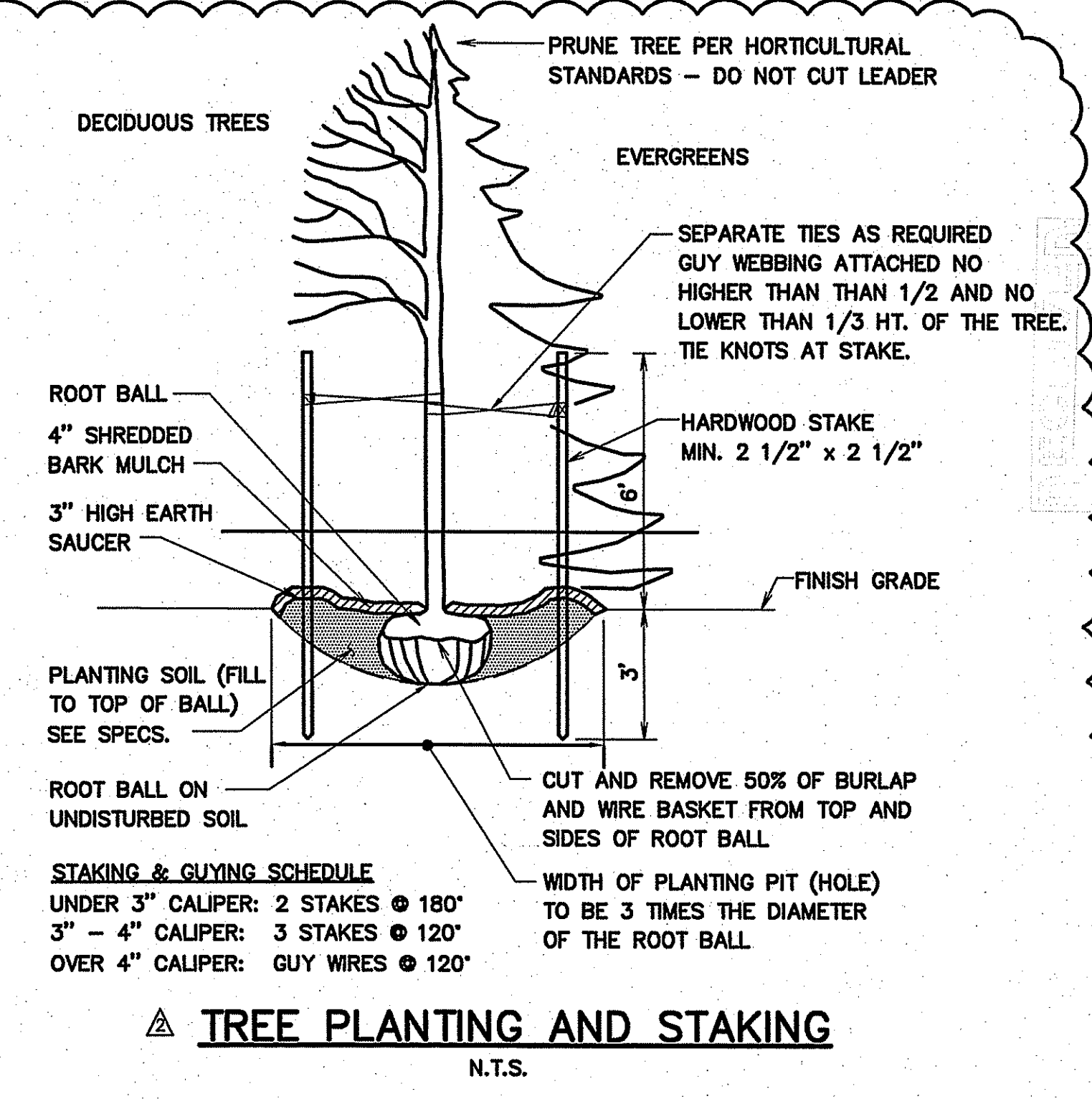
**REINFORCED CONCRETE LIGHT POLE FOUNDATION**  
N.T.S.



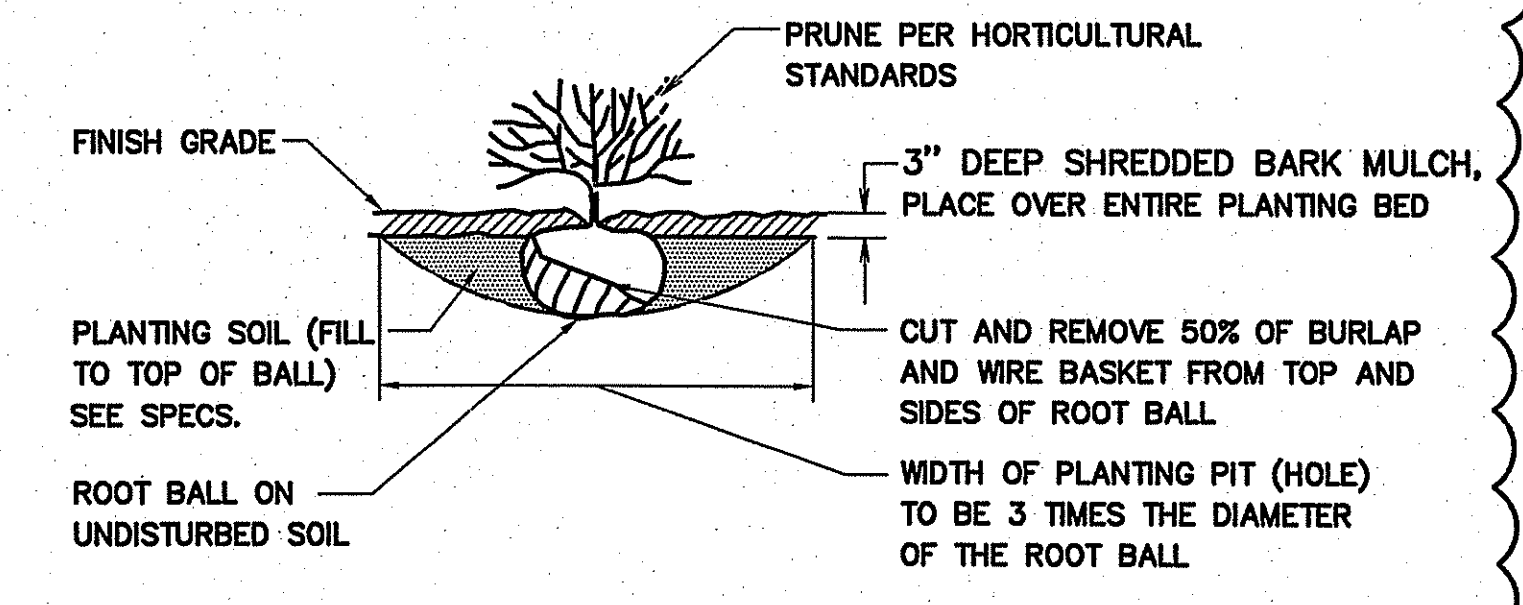
**CONCRETE FILLED STEEL PIPE BOLLARD**  
N.T.S.



**SINGLE STRIPED PARKING STALL DETAIL**  
N.T.S.



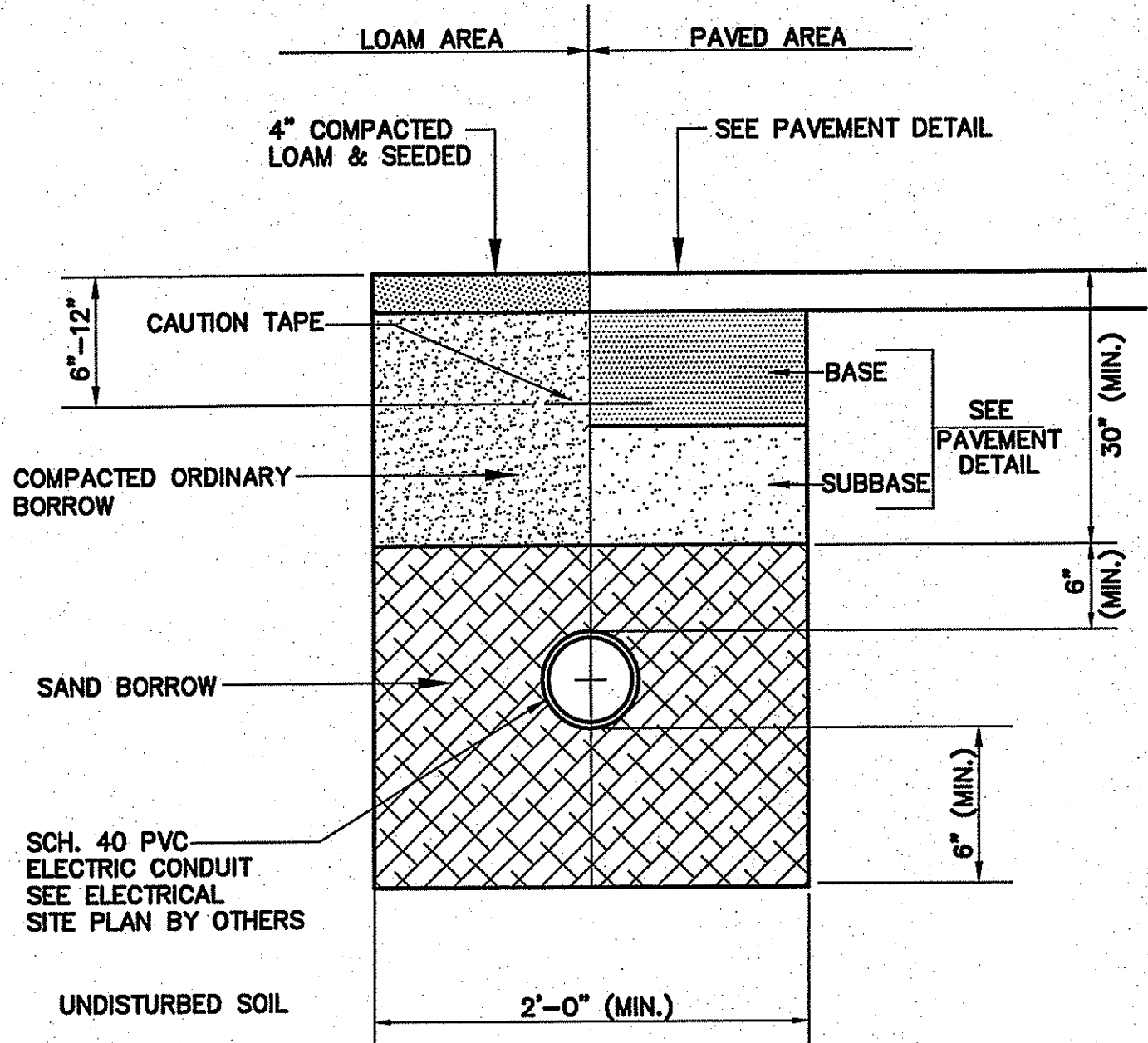
**▲ TREE PLANTING AND STAKING**  
N.T.S.



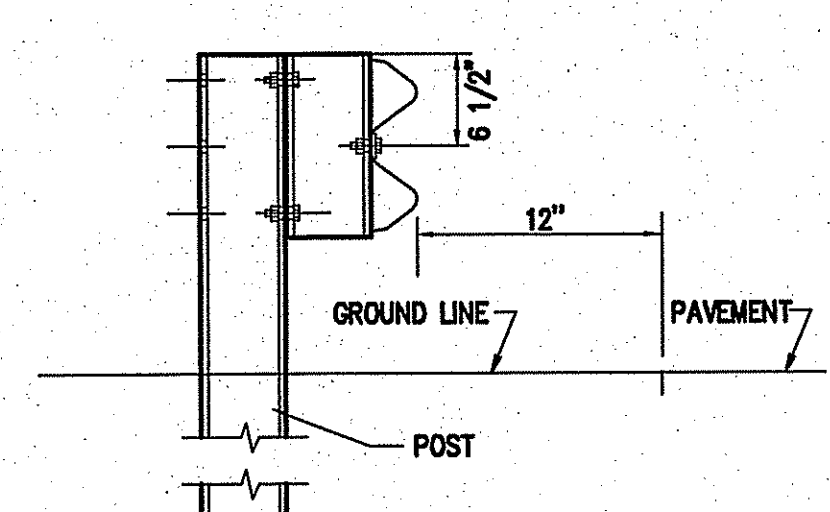
**▲ SHRUB PLANTING DETAIL**  
N.T.S.

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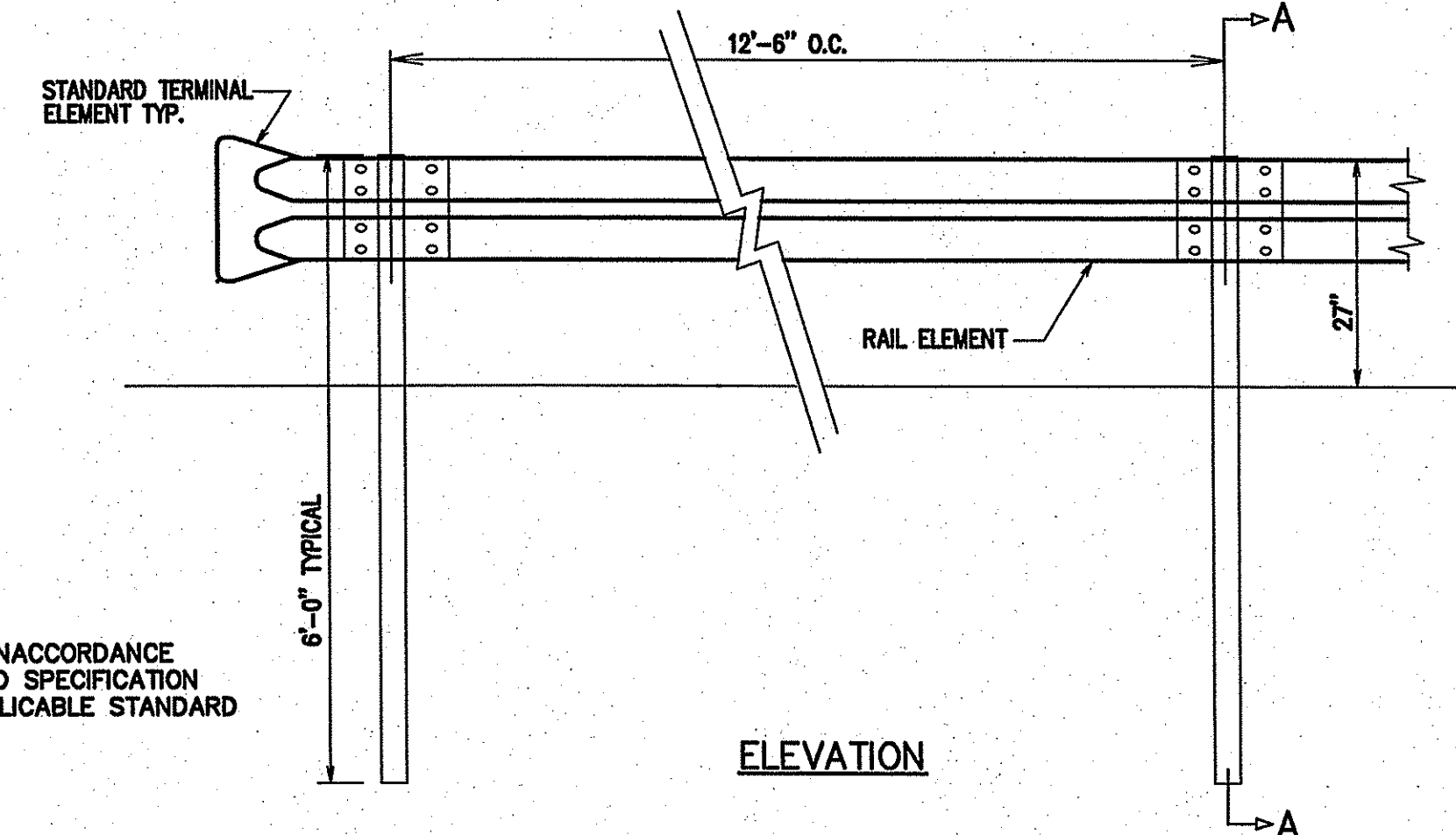
DEPARTMENT OF ENVIRONMENTAL MANAGEMENT  
OFFICE OF WATER RESOURCES  
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*Matthew D. Wenzel*



**SITE LIGHTING CONDUIT**  
N.T.S.



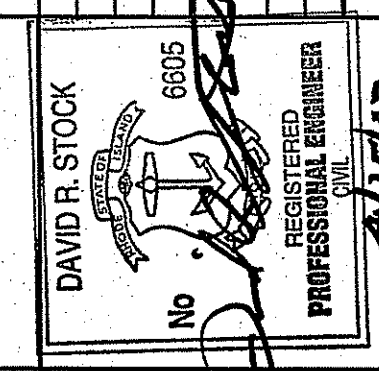
NOTE:  
1. GUARDRAIL SHALL BE IN ACCORDANCE WITH RI DOT STANDARD SPECIFICATION SECTION 901 AND APPLICABLE STANDARD DRAWINGS.



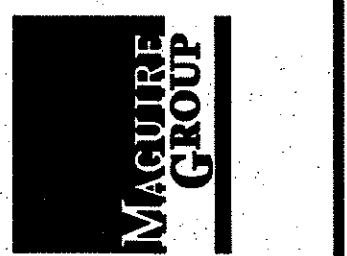
**GUARDRAIL DETAIL**  
N.T.S.

DESIGNED BY: J.P.  
DRAWN BY: A.M.F. & L.J.W.  
CHK'D BY:

| NO. | REV. | MADE BY | CHK'D BY | DESCRIPTION                                       |
|-----|------|---------|----------|---|
| 1   | AMF  | JP      |          | 3/28/07 PLANTING DETAIL REVISED PER CITY FORESTER |



Maguire Group Inc.  
Architects / Engineers / Planners  
One Court Street  
New Britain, Connecticut 06051



TUXEDO AVENUE PARKING LOT EXPANSION  
MISCELLANEOUS DETAILS/  
PLANTING DETAILS  
THE NEW ENGLAND EXPEDITION-PROVIDENCE I, LLP  
NEW CANAAN CT

DATE: 12/08/06  
SCALE: AS SHOWN  
MGI No: 15556  
CONTRACT No: 00000



**PLANT LIST**

| KEY  | BOTANICAL NAME          | COMMON NAME       | QTY. | SIZE          | REMARKS |
|--|-------------------------|-------------------|------|---------------|---------|
| <b>LARGE TREES</b>                         |                         |                   |      |               |         |
| AR   | ACER RUBRUM             | RED MAPLE         | 1    | 2"-2 1/2" CAL | B&B     |
| <b>SMALL TREES</b>                         |                         |                   |      |               |         |
| MV   | MAGNOLIA VIRGINIANA     | SWEETBAY MAGNOLIA | 1    | 2"-2 1/2" CAL | B&B     |
| <b>SHRUBS</b>                              |                         |                   |      |               |         |
| AUJ  | ARCTOSTAPHYLOS UVA-URSI | BEARBERRY         | 15   | 12"-15" SP    | CG      |
| AV   | AZALEA VISCOSUM         | SWAMP AZALEA      | 3    | 18"-24" HGT   | CG      |
| IG   | ILEX GLABRA COMPACTA    | COMPACT INKBERRY  | 3    | 2"-2 1/2" HGT | CG      |
| LA   | LEUCOTHOE AXILLARIS     | COAST LEUCOTHOE   | 12   | 15"-18" HGT   | CG      |
| <b>PERENNIALS/BULBS/ORNAMENTAL GRASSES</b> |                         |                   |      |               |         |
| ANA  | ASTER NOVAE-ANGLIAE     | PURPLE DOME ASTER | 25   | 6" POTS       | CG      |

A.P. 33, LOT 26  
 N/F  
 PROVIDENCE  
 PUBLIC BUILDING  
 AUTHORITY

**PLANTING NOTES:**

- ALL TREES FOR THIS PROJECT SHALL BE HIGH BRANCHED (6'-7' MIN.) WITH STRAIGHT TRUNKS.
- LANDSCAPE ABBREVIATIONS:  
 B&B BALLED & BURLAPPED  
 CG= CONTAINER GROWN, STANDARD CONTAINER SIZE TO ACCOMMODATE PLANT SIZE.  
 B.R. = BARE ROOT.  
 HGT. = HEIGHT  
 CAL. = CALIPER  
 SP = SPREAD  
 OC = ON CENTER  
 PT = PINT

**TOPSOIL/MULCHING/MATTING NOTES:**

- ALL DISTURBED AREAS NOT INTENDED TO BE PAVED OR OTHERWISE TREATED SHALL RECEIVE A MINIMUM DEPTH OF FOUR (4) INCHES OF TOPSOIL AND 3" OF SHREDDED BARK MULCH.

**TREE CANOPY COVERAGE  
 PARCEL A - ZONE M-1**

|  |            |
|--|------------|
| LOT SIZE :                                     | 7,200 S.F. |
| TREE COVERAGE REQUIREMENT (15%):               | 1,080 S.F. |
| EXISTING TREE CANOPY COVERAGE:                 | 4,000 S.F. |
| EXISTING TREE CANOPY COVERAGE (AFTER REMOVAL): | 3,000 S.F. |
| PROPOSED NEW TREE COVER:                       | 1,300 S.F. |
| TOTAL COMBINED TREE COVERAGE:                  | 4,300 S.F. |

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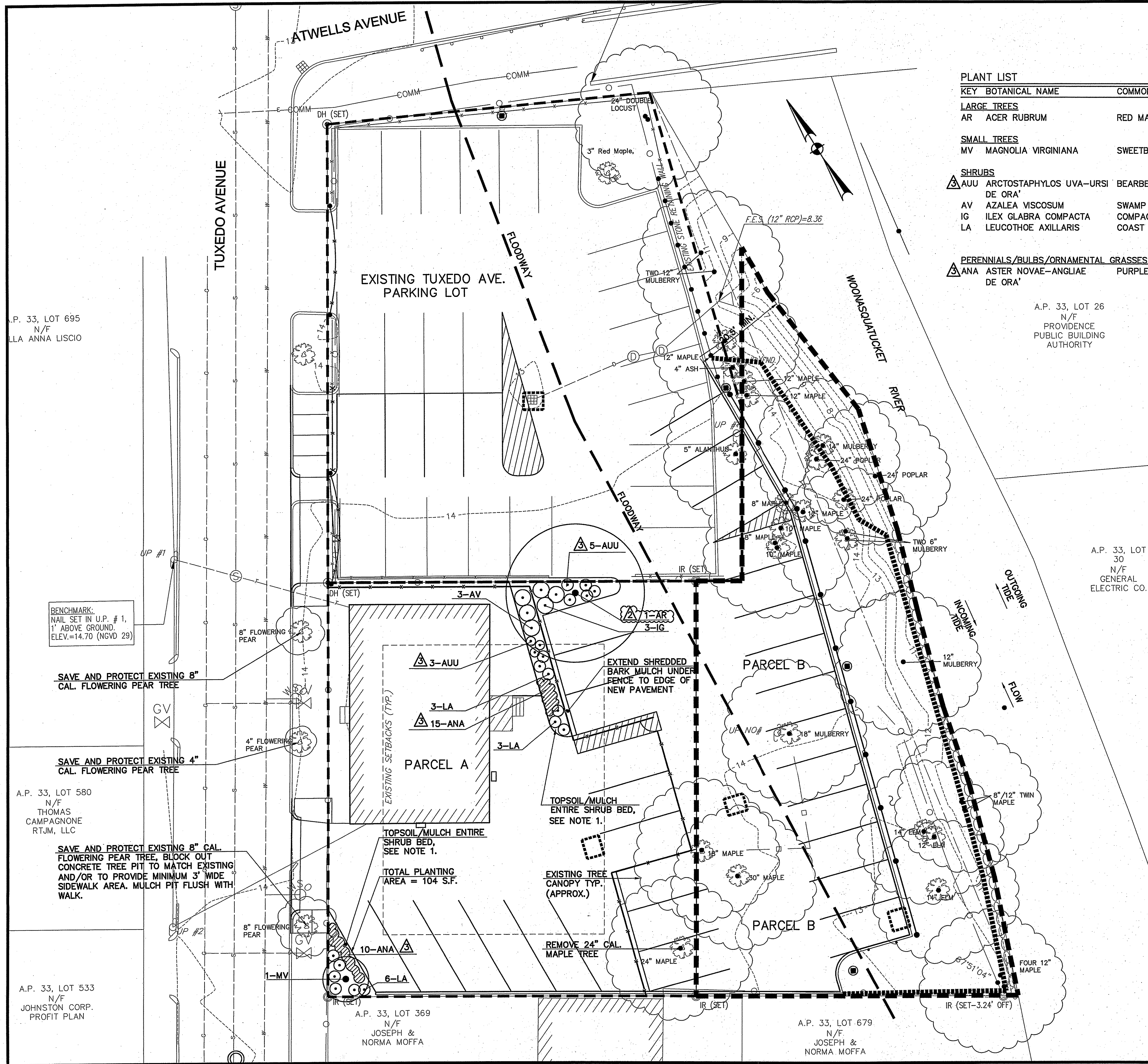
*Matthew D. Wencel*

**TUXEDO AVENUE PARKING LOT EXPANSION**

**PARCEL A  
 LANDSCAPE PLANTING PLAN**

THE NEW ENGLAND EXPEDITION-PROVIDENCE I, LLP  
 NEW CANAAN CT

DATE: 12/08/06  
 SCALE: 1"=10'  
 MGI No: 15556  
 CONTRACT No: 00000



A.P. 33, LOT 695  
 N/F  
 LLA ANNA LISCIO

BENCHMARK:  
 NAIL SET IN U.P. # 1,  
 1' ABOVE GROUND.  
 ELEV.=14.70 (NGVD 29)

SAVE AND PROTECT EXISTING 8"  
 CAL. FLOWERING PEAR TREE

SAVE AND PROTECT EXISTING 4"  
 CAL. FLOWERING PEAR TREE

A.P. 33, LOT 580  
 N/F  
 THOMAS  
 CAMPAGNONE  
 RTJM, LLC

SAVE AND PROTECT EXISTING 8" CAL.  
 FLOWERING PEAR TREE, BLOCK OUT  
 CONCRETE TREE PIT TO MATCH EXISTING  
 AND/OR TO PROVIDE MINIMUM 3' WIDE  
 SIDEWALK AREA. MULCH PIT FLUSH WITH  
 WALK.

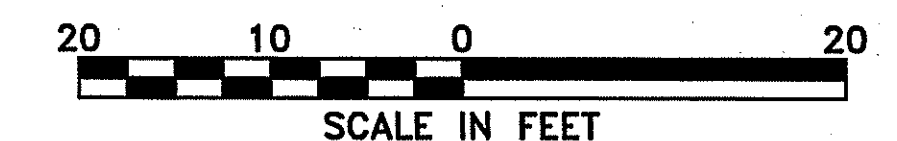
A.P. 33, LOT 533  
 N/F  
 JOHNSON CORP.  
 PROFIT PLAN

A.P. 33, LOT 369  
 N/F  
 JOSEPH &  
 NORMA MOFFA

A.P. 33, LOT 679  
 N/F  
 JOSEPH &  
 NORMA MOFFA

A.P. 33, LOT 30  
 N/F  
 GENERAL  
 ELECTRIC CO.

JUL 10 2007



| PLANT LIST                                 |                         |                    |      |                |         |
|--|-------------------------|--------------------|------|----------------|---------|
| KEY  | BOTANICAL NAME          | COMMON NAME        | QTY. | SIZE           | REMARKS |
| <b>LARGE TREES</b>                         |                         |                    |      |                |         |
| △AR  | ACER RUBRUM             | RED MAPLE          | 3    | 2"-2 1/2" CAL. | B&B     |
| <b>SMALL TREES</b>                         |                         |                    |      |                |         |
| NONE                                       |                         |                    |      |                |         |
| <b>SHRUBS</b>                              |                         |                    |      |                |         |
| △AUU                                       | ARCTOSTAPHYLOS UVA-URSI | BEARBERRY          | 18   | 12"-15" SP     | CG      |
| AV   | AZALEA VISCOSUM         | SWAMP AZALEA       | 17   | 18"-24" HGT    | CG      |
| CA   | CLETHERA ALNIFOLIA      | SUMMERSWEET        | 12   | 2'-2 1/2' HGT  | CG      |
| CO   | CORNUS AMOMUM           | SILKY DOGWOOD      | 11   | 2 1/2'-3' HGT  | CG      |
| LC   | LEUCOTHOE CATESBAEI     | DROOPING LEUCOTHOE | 14   | 18"-24" HGT    | CG      |
| <b>PERENNIALS/BULBS/ORNAMENTAL GRASSES</b> |                         |                    |      |                |         |
| △ANA                                       | ASTER NOVAE-ANGLIAE     | PURPLE DOME ASTER  | 20   | 6" POTS        | CG      |

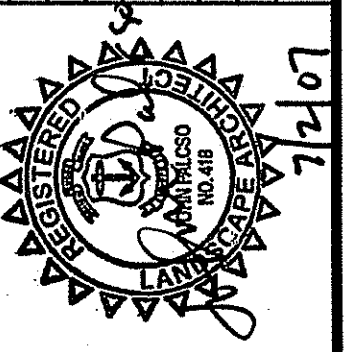
- PLANTING NOTES:**
- TREES (IF SPECIFIED) FOR THIS PROJECT SHALL BE HIGH BRANCHED (6'-7' MIN.) WITH STRAIGHT TRUNKS.
  - LANDSCAPE ABBREVIATIONS:  
 B&B BALLED AND BURLAPPED  
 CG= CONTAINER GROWN, STANDARD CONTAINER SIZE TO ACCOMMODATE PLANT SIZE.  
 B.R. = BARE ROOT.  
 HGT. = HEIGHT  
 CAL. = CALIPER  
 SP = SPREAD  
 OC = ON CENTER  
 PT = PINT
  - ALL SHRUB PITS ALONG THE RIVER ENBANKMENT SHALL BE HAND DUG. EXCAVATED MATERIAL SHALL BE DISPOSED OF OFF SITE. BACK FILL AROUND ROOT BALL WITH APPROVED PLANTING SOIL MIXTURE. TOP OF NEW PITS SHALL MEET EXISTING GRADES (FILLING WITHIN FLOODWAY IS NOT PERMITTED).

- TOPSOIL/MULCHING/MATTING NOTES:**
- INSTALL APPROVED SHREDDED BARK MULCH TO A MINIMUM DEPTH OF 3" ON ENTIRE PROPOSED PLANTING BED FROM BACK OF WALK TO EXISTING STONE WALL AND TOP OF EXISTING EMBANKMENT AS SHOWN

Kindly be advised that this Permit is not equivalent to a verification of the type or extent of freshwater wetlands on site.

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT  
 OFFICE OF WATER RESOURCES  
 FRESHWATER WETLANDS PROGRAM  
 APPROVED WITH CONDITIONS  
 AS SPECIFIED IN THE LETTER OF APPROVAL  
 DATED JUL 20 2007, FILE # 07-0192  
 NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL  
 APPROVED PLANS MUST BE AT CONSTRUCTION SITE

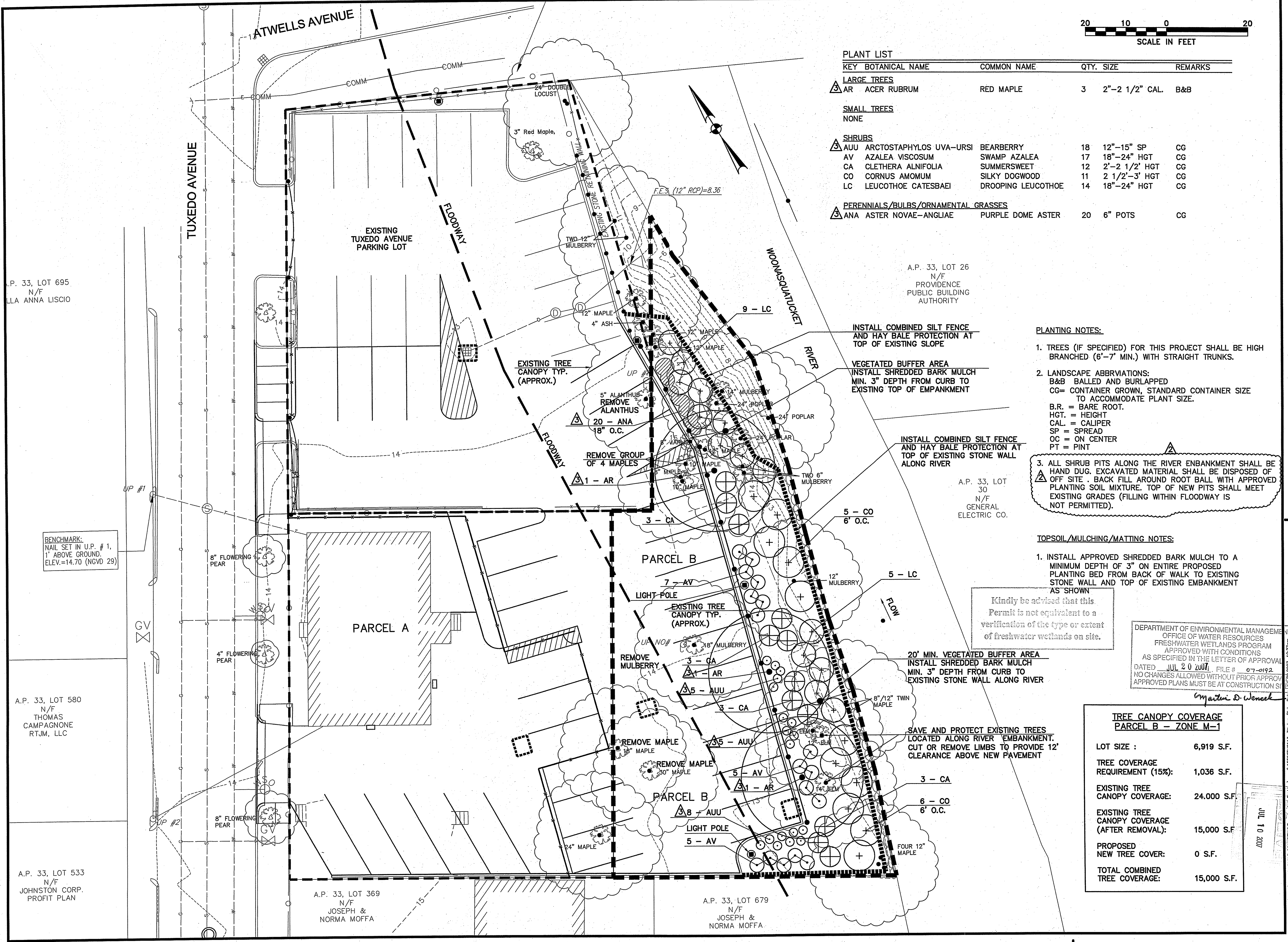
| TREE CANOPY COVERAGE<br>PARCEL B - ZONE M-1    |             |
|--|-------------|
| LOT SIZE :                                     | 6,919 S.F.  |
| TREE COVERAGE REQUIREMENT (15%):               | 1,036 S.F.  |
| EXISTING TREE CANOPY COVERAGE:                 | 24,000 S.F. |
| EXISTING TREE CANOPY COVERAGE (AFTER REMOVAL): | 15,000 S.F. |
| PROPOSED NEW TREE COVER:                       | 0 S.F.      |
| TOTAL COMBINED TREE COVERAGE:                  | 15,000 S.F. |



Maguire Group Inc.  
 Architects / Engineers / Planners  
 One Court Street  
 New Britain, Connecticut 06051

**TUXEDO AVENUE PARKING LOT EXPANSION**  
**PARCEL B**  
**LANDSCAPE PLANTING PLAN**  
 THE NEW ENGLAND EXPEDITION - PROVIDENCE 1, LLP  
 NEW CANAAN CT

DATE: 12/08/06  
 SCALE: 1"=10'  
 MGI No: 155556  
 CONTRACT No: 00000



A.P. 33, LOT 695  
 N/F  
 LLA ANNA LISCIO

A.P. 33, LOT 580  
 N/F  
 THOMAS CAMPAGNONE  
 RTJM, LLC

A.P. 33, LOT 533  
 N/F  
 JOHNSTON CORP.  
 PROFIT PLAN

A.P. 33, LOT 369  
 N/F  
 JOSEPH &  
 NORMA MOFFA

A.P. 33, LOT 679  
 N/F  
 JOSEPH &  
 NORMA MOFFA

A.P. 33, LOT 26  
 N/F  
 PROVIDENCE  
 PUBLIC BUILDING  
 AUTHORITY

A.P. 33, LOT 30  
 N/F  
 GENERAL  
 ELECTRIC CO.

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