MAIN STREET

CONN. RTE. 34

PROPOSED LOCATION AND ELEVATION OF ROUTE 34 IMPROVEMENTS SUBJECT TO REVIEW AND APPROVAL OF CT DOT AND ARE SUBJECT TO MODIFICATION PRIOR TO CONSTRUCTION

PROPOSED 6 STORY APARTMENT BUILDING

ONE WAY

TRANSFORMER

TW 18.0
BW 15.0

TW 17.5
BW 15.0

TW 17.5
BW 15.2

TW 16.6
BW 14.2

TW 17.0
BW 15.2

PROPOSED LOCATION AND ELEVATION OF IMPROVEMENTS SUBJECT TO MODIFICATION BY ADJOINER

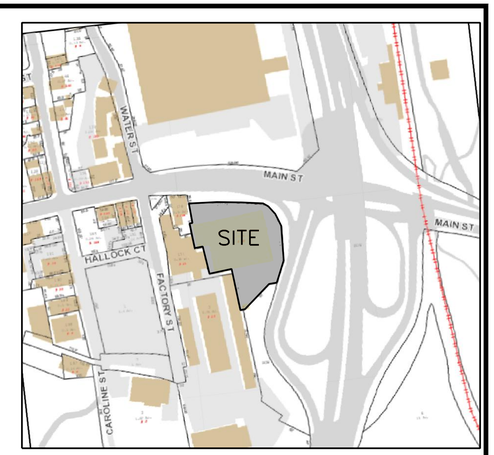
PAVED PARKING

PAVILION

RAMP

S.B. ENTRANCE

ROUTE 8



VICINITY MAP
1" = 200'

PROPOSED PARCEL FOR ADDITIONAL PARKING

PARCEL AREA: 0.11 Acres Ñ

PARKING GAINED: 12 Spaces

LEGEND

EXISTING		PROPOSED
450	CONTOURS	296
x 449.5	SPOT ELEVATION	x 296.8
	PROPERTY LINE	
	BUILDING SETBACK	
	WETLANDS	
	SOILS TYPE BOUNDARY	
	WATERCOURSE/POND LIMIT	
	INTERMITTENT WATERCOURSE	
	STONE WALL	
	LEDGE	
	STRUCTURE	
	RETAINING WALL	
	CURBING	
	EDGE OF PAVEMENT	
	STORM SEWER PIPE	
	SANITARY SEWER PIPE	
x	UTILITIES	x
	UTILITY POLE	
HYD.	HYDRANT	

MAP REFERENCES:
1. EXISTING CONDITIONS TAKEN FROM SURVEY ENTITLED "
2. PROPOSED IMPROVEMENTS FOR THE RECONSTRUCTION OF ROUTE 34 TAKEN FROM DRAWINGS ENTITLED "FINAL DESIGN REVIEW, RECONSTRUCTION OF ROUTE 34 (MAIN STREET), PROJECT 36-184" BY THE STATE OF CONNECTICUT DEPARTMENT OF TRANSPORTATION, PLOT DATE: 06-18-2020.
3. PROPOSED IMPROVEMENTS FOR THE ADJOINING PROPERTY OF BARRETTA PROPERTY MANAGEMENT TAKEN FROM PLAN ENTITLED "DETAILED SITE PLAN, DERBY DOWNTOWN, DERBY, CONNECTICUT" SHEET S-2, DATE: OCTOBER 8, 2019, REVISED TO 01-31-20 BY J. EDWARDS AND ASSOCIATES LLC.

PLANNED DEVELOPMENT DISTRICT

Professional Engineer #20,212

REVISIONS

NO.	DATE:	DESCRIPTION

FUTURE PARKING SPACE PLAN

TROLLEY POINTE

90 MAIN STREET - DERBY, CONNECTICUT

Prepared For

J & L ENTERPRISE

James R. Swift
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SCALE: 1" = 20'
0 10' 20'

FILE: –

DATE: Sept. 29, 2021

SHEET 1 OF 1