

INFORMATION REQUIRED ON MAPS AND PLANS

SUBDIVISION PLANS *(Section 3.2)*

- Title of subdivision.
- Name of owner of the land to be subdivided and address of the applicant if different from the owner.
- Date, scale, north arrow.
- Existing and proposed property and street lines with dimensions, adjoining property lines for a distance of 200 feet and the names of adjacent property owners.
- The zoning district or districts in which the subdivisions located and any zoning district boundary lines.
- Accurate layout of all lots with lot numbers; open space reserved for parks, playgrounds, or other common or public use with dimensions, angles, bearings and curve data; square footage of all lots and open spaces and total acreage of land included in the subdivision.
- Existing and proposed monuments.
- Accurate layout of existing and proposed streets, easements or rights-of-way, including those for utilities and drainage either on or off site, with accurate bearings and dimensions including arc length, radii and central angle of all curves.
- Location and sizes of existing and proposed water mains, and appurtenances, storm drains., sanitary sewers catch basins, manhole ditches, water courses, headwalls, sidewalks, curbs, gutters and other structures.
- Location and results of all test holes as required by the Commission.
- Key elevations of existing adjoining roads and spot elevations showing tentative grading of proposed roads within the subdivision.
- A location map of suitable scale showing the location of the subdivision in relation to the main Town Road index map, if the proposed subdivision is divided into sections or is of such size that more than one sheet is required, showing the entire subdivision with lots, lot numbers, streets, street names, and delineation of areas covered by the section of sheet.
- The plan is drawn on mylar or other material approved by the public records administrator, and shall be thirty-six inches long and twenty-four inches wide or eighteen inches long and twelve inches wide at a scale approved by the Commission which shall be not greater than 40 feet to the inch

CONSTRUCTION PLANS (Section 3.3)

- For streets, the existing and proposed grades at the center line of the road, including Title of subdivision, date, scale.
- delineation of all vertical curves and typical road sections as shown in Appendix I. Existing and proposed road sections shall be provided as required by the Commission.
- Location and size of existing water mains and appurtenances, sanitary sewers and proposed extension of the water supply and sanitary sewer lines, including connections to the existing mains.
- Drainage calculations supporting design of all drainage structures.
- Depth, invert, slope and size of all pipes, ditches, culverts, manholes, catch basins, headwalls, and water courses, sample ditch and water course cross sections.
- Approximate location of lot lines intersecting the street line; lot numbers and street names.
- Location and composition of existing and proposed sidewalks gutters, and special structures.
- Detail drawings or any bridges, box culverts, deep manholes, and other special- structures.
- The Plan shall be submitted on good quality mylar on sheets not to exceed 24 inches wide by 36 inches long and drawn to a horizontal scale of 1" = 40' and a vertical scale of 1" = 4'.
- Existing and proposed contours shown at interval not exceeding two (2) feet
- Key elevation of existing adjoining roads and spot elevations showing tentative grading of proposed roads within the subdivision.
- A location map of suitable scale showing the location of the subdivision relation to the main Town Roads.

GRADING PLANS (Section 3.4)

- Title of subdivision.
- Name of owner of the land to be subdivided; name and address of the applicant if different from the owner(s).
- Date, scale, north arrow.
- Layout of existing and proposed lot lines and street lines.
- Existing and proposed contours shown at an interval not exceeding two (2) feet.
- Existing and proposed drainage and water courses.
- Existing and permanent buildings and structures.
- Location of all test holes, test pits and borings.
- The plan shall be drawn on good quality mylar on sheets not to exceed 24 inches wide and 36 inches long and to the same scale as the subdivision plan.