

MEMORANDUM

OFFICE OF COMMUNITY DEVELOPMENT

**APPLICATION FOR APPROVAL OF 3-LOT SUBDIVISION WITH
A SECTION 6.8 REAR LOT SPECIAL PERMIT
256 KNOLLWOOD DRIVE
MEETING DATE: APRIL 6, 2021**

PUBLIC HEARING #3
04-6-2021 AGENDA

To:
Town Plan and Zoning
Commission

From:
Office of Community
Development Staff

Memo Date:
April 1, 2021

Zoning District:
Rural Residence (RR)
Zone

GWP Zone:
2

Applicant:
Dutton Associates

Owner:
Michael Pucci

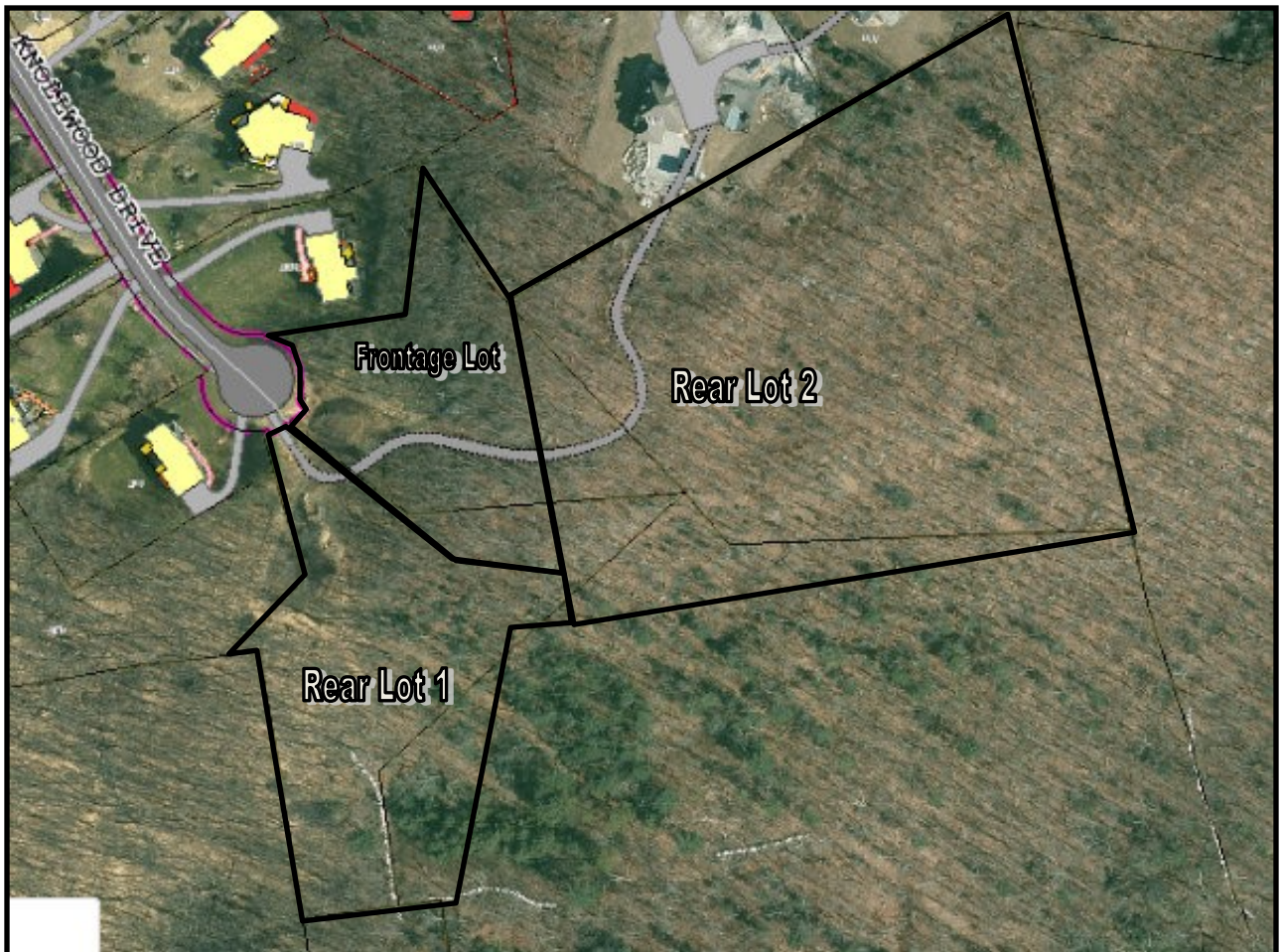
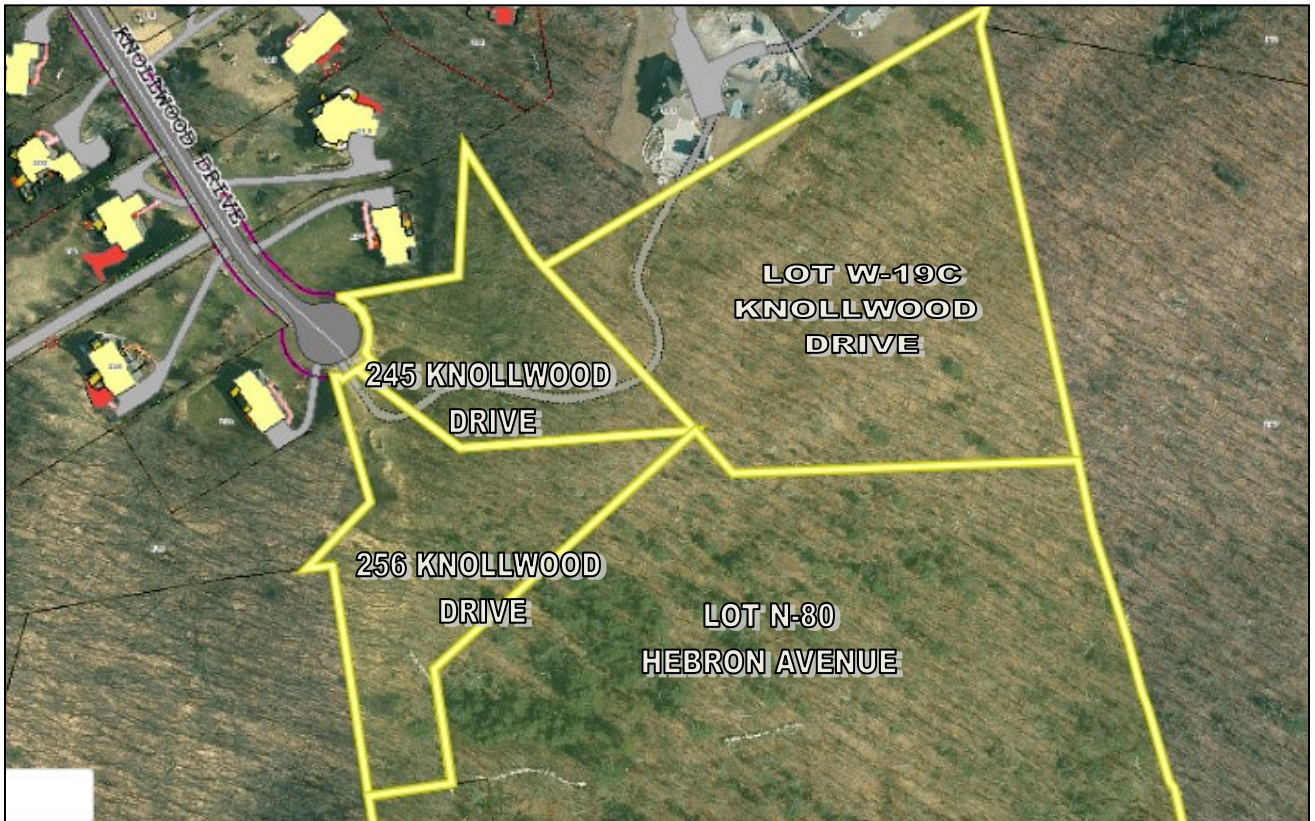
EXECUTIVE SUMMARY

- The applicant is proposing a 3-lot residential subdivision with two rear lots and one frontage lot on 11 acres located off the permanent cul-de-sac at the southern end of Knollwood Drive in the Rural Residence Zone.
- All three of the lots will be accessed by an approximately 420-foot long, 16-foot wide, shared driveway.
- The lots will be served by well water and will have an on-site septic systems.
- A private stormwater detention and water quality basin that will treat runoff for all three lots will be located at the southwestern corner of lot 2.
- There is a small area of wetlands located at the southwest corner of the site. However, there will not be direct impacts to the wetland only regulated activity within the 100-foot upland review area.
- All three lots will be encumbered with conservation, drainage, access, and utility easements.
- At their meeting of January 14, 2021, the Inland Wetlands & Watercourses Agency approved an Inland Wetlands and Watercourses Permit.
- At the same meeting, the Conservation Commission forwarded a favorable recommendation for the project to the Town Plan and Zoning Commission.
- The statutory 65-day time period to open the public hearing on this application lapses on April 4, 2021. The applicant has granted a two week extension to open the meeting.

REVIEW

Included for Commission review are the following:

- Site Plans
- Memoranda from Town Staff



Aerial View of proposed subdivision. Top—existing lot lines; Bottom—proposed lot lines (approximate)

ADJACENT USES

This parcel is surrounded by single-family residential to the north and west and undeveloped land to the south and east.

SITE DESCRIPTION [Please refer to plan set sheet 4 entitled “Topographic Survey Existing Conditions”]

As stated in the Executive Summary, the site is approximately 11 acres, located off the permanent cul-de-sac at the southern end of Knollwood Drive. The applicant’s drainage calculations summary document describes existing condition on the site as follows:

“Topography of the site is moderately steep with approximately 41,200 s.f. (0.95) acres of the site with slopes over 20%. The steep slope areas are scattered throughout the site. The site also contains some ledge outcrops and many large boulders. Soils on the site are predominantly Charlton and Hollis series (hydrologic soil groups B & D). Vegetation on the site consists of a mixed hardwood forest with scattered pines. Surface water runoff generally flows from the northeast to the southwest.”

PROPOSAL [Please refer to plan set sheet 2 entitled “Limited Property/Boundary Survey Subdivision Map ”and sheet 6 entitled “Site Development Plan Erosion and Sediment Control Plan”]

The applicant proposes to create a 3-lot residential subdivision. Lot 1 will be a front-age lot and lots 2 and 3 will be rear lots. All the lots will be accessed by an approximately 420-foot long, 16-foot wide, shared driveway off the cul-de-sac at the southern end of Knollwood Drive. The shared driveway will be located in a 30-foot wide indefeasible access easement located on lots 1 and 2. The shared driveway will also provide access to a previously approved rear lot at 250 Knollwood Drive through an indefeasible access easement placed on lots 1 and 2 in favor of 250 Knollwood Drive.

WETLANDS [Please refer to plan sheet 4 entitled “Topographic Survey Existing Conditions”]

There is a small wetland area located at the southwest corner of lot 2. No wetlands will be disturbed as part of this project however, there will be in the upland review area for this project. The Inland Wetlands & Watercourses Agency approved a Wetlands Permit at their January 14, 2021 meeting. At the same meeting, the Conservation Commission forwarded a favorable recommendation for the project to the Town Plan and Zoning Commission.

DRAINAGE [Please refer to plan set sheet 6 entitled “Site Development Plan Erosion and Sediment Control Plan” and plan set sheet 9 entitled “Details and Notes”]

A sub-surface drainage system will collect runoff from the driveway and direct it to a private stormwater detention and water quality basin located at the south-east corner of lot 2. There will be a 20-foot wide access easement for construction and maintenance of the detention basin located at the southern end of lot 2 that will run south over Lot N-80 Hebron Avenue to Hebron Avenue. Lot 2 will be encumbered by a drainage easement

UTILITIES [Please refer to plan sheet 6 entitled “Site Development Plan Erosion and Sediment Control Plan”]

The proposed rear lots will be served by well and on-site septic systems.

ZONING ANALYSIS & CONSISTENCY WITH THE PLAN OF CONSERVATION AND DEVELOPMENT

The applicant’s proposal has been reviewed by Town staff and meets all the requirements of Section 6.8 - Rear Lots, the bulk requirements for the Rural Residence Zone and the requirements of the Subdivision Regulations. The proposal also utilizes infiltration for on-site stormwater quality management and will preserve areas of slope in excess of 20% and significant trees. The project is also consistent with the following sections of the Plan of Conservation and Development:

- **Planning Area 3—Rural**
 - **Rural and Country Residence— Zoning, Lot Size Minimum and Development**
 - Require lots to be sized in accordance with natural resource constraints with increased lot sizes for areas containing shallow ledge, (less than 10 ft. from surface), steep slopes greater than 20%, significant aquifers or extensive wetlands.

Pertinent staff correspondence and draft motions are attached.

TOWN PLAN AND
ZONING COMMISSION

SUBDIVISION APPROVAL & SECTION 6.8
REAR LOT SPECIAL PERMIT

APPLICANT/ OWNER: JEAN C. CASELLA RESIDUARY
TRUST II
C/O MICHAEL W. PUCCI
10 CORNER POND COURT
DANBURY, CT 06811

FOR: CASELLA SUBDIVISION
256 KNOLLWOOD DRIVE

MOVED, that the Town Plan and Zoning Commission approve the application of Michael Pucci for subdivision approval and a Section 6.8 (rear lot) Special Permit – proposed 3-lot Casella Subdivision – 11.7 acres located at 256 Knollwood Drive - Rural Residence Zone and Groundwater Protection Zone 2 - in accordance with the following plans:

To be quoted

And

1. In compliance with:
 - a. The conditions set forth by the Conservation Commission in their recommendation for approval to the Town Plan and Zoning Commission and in the Wetlands Permit issued by the Inland Wetlands and Watercourses Agency at their Regular Meeting of January 14, 2021
 - b. The standards contained in a report from the Fire Marshal, File 21-017, plans reviewed 03-29-2021.
2. In adherence to:
 - a. The Assistant Town Engineer's memorandum dated March 29, 2021.
 - b. The Police Chief's memorandum dated March 29, 2021.
 - c. The Sanitarian's memorandum dated March 31, 2021.
3. This is a Subdivision approval with a Section 6.8 Rear Lot Special Permit. If unforeseen conditions are encountered during construction that would cause deviation from the approved plans, the applicant shall consult with the Office of Community Development to determine what further approvals, if any, are required.

APPROVED: TOWN PLAN & ZONING COMMISSION
APRIL 6, 2021

ROBERT J. ZANLUNGO JR., CHAIRMAN



Town of Glastonbury

2155 MAIN STREET • P.O. BOX 6523 • GLASTONBURY, CONNECTICUT 06033-6523

January 20, 2021

CONSERVATION COMMISSION AND INLAND
WETLANDS & WATERCOURSES AGENCY

Michael Pucci
10 Corner Pond Court
Danbury, Connecticut 06811

Re: Application of Michael Pucci for an inland wetlands and watercourses permit – proposed 3-lot Casella Subdivision – 11.7 acres located east and south of the easternmost cul-de-sac of Knollwood Drive - Rural Residence Zone and Groundwater Protection Zone 2

Dear Mr. Pucci:

At its Regular Meeting of January 14, 2021, the Conservation Commission/Inland Wetlands & Watercourses Agency approved an Inland Wetlands and Watercourses Permit, in accordance with the plans and conditions cited in the **attached** motion.

Please read the conditions of approval carefully and comply with them. Some of the conditions may require interacting with the Environmental Planner (e.g. inspection of soil erosion and sediment control); it will be your responsibility to schedule such interactions. Any questions you may have about the stated conditions can be directed to the Office of Community Development at (860) 652-7511.

This Permit:

- requires that the approved regulated activities be completed within one (1) year from commencement of said activities;
- is valid for five (5) years and thus expires on January 14, 2026; and
- may not be transferred unless authorized by the Inland Wetlands & Watercourses Agency

Once again should you have any questions, please do not hesitate to contact this office.

Sincerely,

Thomas Mocko
Environmental Planner

cc: Daniel A. Pennington, Town Engineer/Manager of Physical Services
Peter R. Carey, Building Official (scanned)
Jim Dutton, Dutton Associates

TM:gfm
Attachment

APPROVED MOTION FOR A WETLANDS PERMIT

MOVED, that the Inland Wetlands and Watercourses Agency issue an inland wetlands and watercourses permit to Michael Pucci for the construction of a stormwater treatment basin within the upland review area and its subsequent discharges towards an adjacent downhill wetlands at the proposed 3-lot Casella Subdivision, in accordance with plans on file at the Office of Community Development, and in compliance with the following conditions:

1. Adherence to the Town Engineer's memorandum dated January 7, 2021.
2. A private conservation easement shall be established as generally depicted on the site plans and this area shall henceforth not be disturbed from its present condition until the conservation easement is in force. The precise delineation shall be recorded by bearings and distances. The easement shall be recorded on the land records. The conservation easement shall be marked with oak stakes labeled "Conservation Easement" with waterproof ink and tied with red flags. These stakes are to be located at each change of boundary direction and at every 100 foot interval on straightaways. All conservation easement corners shall be permanently marked with iron pins. In addition, numbered "Glastonbury Conservation Easement" signs, available from the Town's Office of Community Development, shall be nailed to trees that are within two feet of the easement area's boundary line, at approximately 100 foot intervals. The sign shall be installed facing outwards at about 7 feet above grade, using two 3 inch or greater aluminum or galvanized nails, with the nails left protruding from tree trunks about 1-1/2". Where no trees are suitable 7 foot metal or long-lived wood posts with easement signs attached shall be used. Such placement of signs shall be performed under the supervision of a Licensed Land Surveyor prior to land-clearing or earth-moving activities and notice shall be provided to the Town's Office of Community Development upon its completion.
3. In order to protect the physical, chemical and biological characteristics of the wetlands and watercourses and water quality, the following conditions shall apply:
 - a. Pesticides and herbicides shall not be disposed of within the designated conservation easement areas;
 - b. Pesticides and herbicides shall only be applied utilizing best management practices for integrated pest management; and
 - c. The developer agrees to recite these conditions in the deed to the individual property(ies).
4. There shall be strict adherence to the soil erosion and sedimentation control plan and narrative as exhibited on the site plans.
5. Installation of soil erosion and sedimentation control and stabilization measures shall be the Permittee's responsibility. Once installed these measures shall then be inspected by the Environmental Planner prior to land disturbance activities. Afterwards it then shall be the Permittee's responsibility to inspect these control measures during, and immediately

following, substantial storm events and maintain and/or replace the control measures, when needed, on a regular basis until the site is vegetatively stabilized. Hay bales shall be replaced every 60 days. The Environmental Planner is hereby authorized to require additional soil erosion and sediment controls and stabilization measures to address situations that arise on the site.

6. Underground fuel storage tanks shall be prohibited to reduce the potential of contamination to wetlands, watercourses, and groundwater resources.
7. The plot plan required for building permit application shall contain and comply with these conditions of approval. If construction including limits of clearing is proposed in areas other than the indicated locations on these plans, the Office of Community Development shall be notified and the Office of Community Development and the Chairman of the Town Plan and Zoning Commission are hereby authorized to approve or deny the alternative. Each plot plan shall indicate the limits of vegetative clearing, existing and proposed contours, soil erosion and sediment controls, all subsurface drainage, all stockpile areas, and temporary and permanent vegetative stabilization measures, including details of seedbed preparation, seed mix selection, application rates, seeding dates and mulching requirements. Vegetative clearing for stockpiling shall be minimized and subject to the approval of the Environmental Planner.
8. Prior to the issuance of a Certificate of Occupancy, certification from a professional engineer shall be required confirming that the stormwater management system was constructed in conformance with the approved design.
9. The Permittee shall be fully responsible for damages caused by all activities undertaken pursuant to this permit that may have a detrimental effect on wetlands and/or watercourses, and all such activities that cause erosion and sedimentation problems. If the Permittee sells individual building lots to other builders, the Permittee shall thoroughly review all conditions of this permit with the buyer, and the buyer shall consult with the Environmental Planner before the buyer commences any work on the site.

January 7, 2021

MEMORANDUM

To: Thomas Mocko, Environmental Planner
Conservation Commission

From: Daniel A. Pennington, Town Engineer / Manager of Physical Services



Re: Casella Subdivision – Knollwood Road

The Engineering Division has reviewed the subdivision plans for the proposed Casella Subdivision located on Knollwood Drive prepared by Dutton Associates, LCC, last revised November 23, 2020 and the related drainage computations last revised October 1, 2020 offers the following comments:

1. The drainage report indicates that the proposed drainage system will reduce peak flow rates from the project area for all storm events analyzed and is consistent with Town standards for stormwater management. This report must be signed and sealed by a Professional Engineer.
2. The deeds for each new lot shall include a reference to the maintenance responsibility for the shared stormwater water facilities including the detention pond, subject to review and approval of the Town Engineer. The Common Driveway Agreement shall also include language to this effect subject to review and approval of the Town Engineer.
3. Revise the impervious cover table on sheets 5 and 6 to also include pre and post directly connected impervious area for MS4 Permit tracking.
4. Provide a grading detail for the driveways to #250 and Lot 3 to ensure that any gutter flow does not get directed down the driveways toward these properties.
5. Depict and label existing houses, wells, and septic system locations on abutting properties located at #519 and #515 Cedar Ridge Drive.
6. Review the need for the 15' ROW and utility easement in favor of lot 1 since it appears to be included in the 30' ROW and utility easement for lots 1,2 &3.
7. The driveway and utility easement in favor of 250 Knollwood Drive should be expanded to encompass the full extent of the proposed shared driveway needed for this lot to gain access to the existing cul-de-sac.
8. Label the area of detention pond access easement located on each lot. Provide the remaining land area for Lot N00080 on sheet 3 of 10.

MEMORANDUM

To: Town Plan & Zoning Commission

From: Thomas Mocko, Environmental Planner



Date: January 20, 2021

Re: Recommendations to the Town Plan & Zoning Commission for subdivision approval and a Section 6.8 (rear lot) Special Permit – proposed 3-lot Casella Subdivision – 11.7 acres located east and south of the easternmost cul-de-sac of Knollwood Drive - Rural Residence Zone and Groundwater Protection Zone 2 – Dutton Associates, LLC

During its Regular Meeting of January 14, 2021, the Conservation Commission recommended to the Town Plan and Zoning Commission subdivision approval and approval of a Section 6.8 (rear lot) Special Permit concerning the proposed 3-lot Casella Subdivision located on 11.7 acres located east and south of the easternmost cul-de-sac of Knollwood Drive, within the Rural Residence Zone and Groundwater Protection Zone 2. The attached motion was approved by the Commission.

TM:gfm

cc: Daniel A. Pennington, Town Engineer/Manager of Physical Services
Peter R. Carey, Building Official
Michael Pucci
Jim Dutton, Dutton Associates

**APPROVED RECOMMENDATION TO
THE TOWN PLAN & ZONING COMMISSION**

MOVED, that the Conservation Commission recommends to the Town Plan & Zoning Commission subdivision approval and approval of a Section 6.8 (rear lot) Special Permit concerning the proposed 3-lot Casella Subdivision located east and south of the easternmost cul-de-sac of Knollwood Drive, in accordance with plans on the file in the Office of Community Development, and in compliance with the following conditions of approval:

1. Adherence to the Town Engineer's memorandum dated January 7, 2021.
2. A private conservation easement shall be established as generally depicted on the site plans and this area shall henceforth not be disturbed from its present condition until the conservation easement is in force. The precise delineation shall be recorded by bearings and distances. The easement shall be recorded on the land records. The conservation easement shall be marked with oak stakes labeled "Conservation Easement" with waterproof ink and tied with red flags. These stakes are to be located at each change of boundary direction and at every 100 foot interval on straightaways. All conservation easement corners shall be permanently marked with iron pins. In addition, numbered "Glastonbury Conservation Easement" signs, available from the Town's Office of Community Development, shall be nailed to trees that are within two feet of the easement area's boundary line, at approximately 100 feet intervals. The sign shall be installed facing outwards at about 7 feet above grade, using two 3 inch or greater aluminum or galvanized nails, with the nails left protruding from tree trunks about 1-1/2". Where no trees are suitable 7 foot metal or long-lived wood posts with easement signs attached shall be used. Such placement of signs shall be performed under the supervision of a Licensed Land Surveyor prior to land-clearing or earth-moving activities and notice shall be provided to the Town's Office of Community Development upon its completion.
3. In order to protect the physical, chemical and biological characteristics of the wetlands and watercourses and water quality, the following conditions shall apply:
 - a. Pesticides and herbicides shall not be disposed of within the designated conservation easement areas;
 - b. Pesticides and herbicides shall only be applied utilizing best management practices for integrated pest management; and
 - c. The developer agrees to recite these conditions in the deed to the individual property(ies).
4. There shall be strict adherence to the soil erosion and sedimentation control plan and narrative as exhibited on the site plans.
5. Installation of soil erosion and sedimentation control and stabilization measures shall be the Permittee's responsibility. Once installed these measures shall then be inspected by the Environmental Planner prior to land disturbance activities. Afterwards it then shall be

the Permittee's responsibility to inspect these control measures during, and immediately following, substantial storm events and maintain and/or replace the control measures, when needed, on a regular basis until the site is vegetatively stabilized. Hay bales shall be replaced every 60 days. The Environmental Planner is hereby authorized to require additional soil erosion and sediment controls and stabilization measures to address situations that arise on the site.

6. Underground fuel storage tanks shall be prohibited to reduce the potential of contamination to wetlands, watercourses, and groundwater resources.
7. The plot plan required for building permit application shall contain and comply with these conditions of approval. If construction including limits of clearing is proposed in areas other than the indicated locations on these plans, the Office of Community Development shall be notified and the Office of Community Development and the Chairman of the Town Plan and Zoning Commission are hereby authorized to approve or deny the alternative. Each plot plan shall indicate the limits of vegetative clearing, existing and proposed contours, soil erosion and sediment controls, all subsurface drainage, all stockpile areas, and temporary and permanent vegetative stabilization measures, including details of seedbed preparation, seed mix selection, application rates, seeding dates and mulching requirements. Vegetative clearing for stockpiling shall be minimized and subject to the approval of the Environmental Planner.
8. Prior to the issuance of a Certificate of Occupancy, certification from a professional engineer shall be required confirming that the stormwater management system was constructed in conformance with the approved design.
9. Healthy mature trees shall be preserved and saved when possible. Said trees shall be protected with the use of high visibility construction fence during construction or otherwise protected as required by staff.
10. In the event blasting is required for construction, pre-blast and post-blast surveys shall be required for nearby properties.
11. Tree stumps and blasted rock material shall not be buried at the site.
12. Metal waste containers shall be provided at the site to facilitate the collection of refuse material generated from construction activities. Such material shall not be buried or burned at the site.
13. Adherence to the Health Department's memorandum from the Sanitarian dated January 5, 2021.

March 29, 2021

MEMORANDUM

To: Town Plan and Zoning Commission
Jonathan Mullen, Planner

From: Daniel A. Pennington, P.E. Town Engineer / Manager of Physical Services



Re: Casella Subdivision
Knollwood Drive

The Engineering Division has reviewed the construction plans for the proposed Casella Subdivision located on Knollwood Drive prepared by Dutton Associates LLC, last revised January 26, 2021 and the related drainage computations dated October 1, 2020 and offers the following comments:

1. Provide proposed top of wall and bottom of wall grades for the stone rubble retaining wall depicted on Lots 2 and 3. A detail for this wall should also be added to the plans.
2. Replace the MS4 Permit tracking table with the current table format available from the Engineering Division website. Review impervious cover information in the table and verify that it is consistent with the drainage computations.
3. The proposed storm drainage system will be privately owned and maintained as stated on the site development plans. It is staff's understanding that all three property owners shall bear equal responsibility for future necessary work. Accordingly, a copy of the formal agreement indicating such shall be filed on the land records and provided to Community Development staff.
4. Applicant shall submit PDF copies of final signed and sealed plans and drainage computations to the Engineering Division for our records.



Town of Glastonbury

Health Department

MEMORANDUM

Date: March 31, 2021

To: Town Planning & Zoning, Conservation & WPCA Commissions

From: Don Kendrick, R.S., Sanitarian *DK*

Re: Casella Subdivision, Knollwood Drive

The Department has been involved in the investigation of this property since the spring of 1990. Test pits were observed in the spring of 1990, April and June of 2010 and June of 2019. Groundwater monitoring was conducted during the spring of 2020. The soil in the area is described as Charlton Chatfield Complex with 0 to 45 percent slopes and Hollis Chatfield-Rock Outcrop Complex with 15 to 45 percent slopes. Signs of seasonal high groundwater were detected in some areas. Shallow ledge is the most common restrictive factor on this property. However, areas suitable for on-site sewage disposal were identified and are shown on plans revised January 26, 2021 by Dutton Associates, LLC.

The Department recommends approval of this proposal using on-site sewage disposal and individual well water supplies with the following conditions:

1. All sewage disposal systems are to be designed by a professional engineer licensed in the State of Connecticut.
2. Leach fields will be permitted only in the locations shown on the approved subdivision plan.
3. The well and septic system locations are approved based upon a well withdrawal rate of less than 10 gallons per minute.
4. All of the drinking water supply wells are required to be tested for uranium and radon in addition to the standard potability parameters.
5. Sanitary "as-built" drawings are to be submitted to the Health Department prior to the issuance of a Certificate of Occupancy.
6. The well in the southwest corner of lot 3 is to be properly abandoned by a licensed well driller prior to the issuance of Certificate of Occupancy for any structure on this lot.

Revised 9-22-17



GLASTONBURY POLICE DEPARTMENT

2108 MAIN ST./P.O. BOX 535/GLASTONBURY, CT 06033-0535/(860)633-8301/FAX (860)652-4290

MEMORANDUM

To: Town Plan and Zoning Commission

From: Marshall S. Porter; Chief of Police

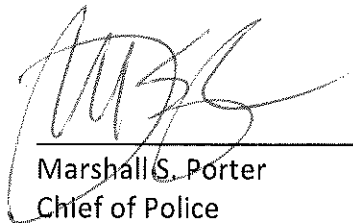
Date: March 29, 2021

Subject: 256 Knollwood Dr- 6.8 Rear lot Special Permit and Subdivision Approval

Members of the Police Department have reviewed the site development plan as submitted by Michael Pucci for a subdivision approval and a Section 6.8 Rear Lot Special Permit- proposed 3-lot Casella Subdivision-11.7 Acres located at 256 Knollwood Drive-Rural Residence Zone and Groundwater Protection Zone 2- Dutton Associates, LLC

The police department has no objection to this proposal provided that:

1. That upon completion of the construction the buildings must be properly enumerated to allow for easy identification by all public safety responders. Enumerations must conform to Section 17-19 of the Town Code. In particular, proper numbering at the street.



Marshall S. Porter
Chief of Police

JPH:jph



TOWN OF GLASTONBURY
FIRE MARSHAL'S OFFICE
SITE PLAN/SUBDIVISION REVIEW

PROJECT: **Casella Three Lot Subdivision** LOCATION: **Knollwood Drive**

XX NEW CONSTRUCTION CHANGE OF USE **X** SUBDIVISION COMMERCIAL

OCCUPANCY CLASSIFICATION: **Rural Residence** FILE # **21-0017**

PROPOSED FIRE PROTECTION: **via Manchester Water Department water main & GFD**
ENGINEER'S PLAN: **A-03-098-1** INITIAL PLAN REVISED PLAN **1-26-21**

ENGINEER: **John Martucci -Dutton Associates, Inc**

ADDRESS: **67 Eastern Blvd Glastonbury CT.** PHONE: **860-633-8851**

DATE PLANS RECEIVED: **3-29-21** DATE PLANS REVIEWED: **3-29-21**

COMMENTS: **Post address numerals in accordance with state and local requirements – visible from the street and at each driveway bifurcation.**
Gradient slope of driveways as near as practical, should not be in excess of ten percent.
Blasting activity will need to follow Federal & State regulations and Industry Standards.
No open burning is permitted of construction debris, including any vegetation that might be cleared as part of the proposal.
The use of, and location of temporary fuel tanks utilized for construction purposes, will need to be reviewed buy this office.

A handwritten signature in black ink, appearing to read "Chris Siwy", with a stylized flourish at the end.

REVIEWED BY

Deputy Chief Chris Siwy –Fire Marshal

PAGE 1 OF 1

cc: Applicant
File