



TOWN OF LEDYARD CONNECTICUT

PLANNING COMMISSION

Ledyard, Connecticut

Post Office Box 38
Ledyard, Conn. 06339

MUNICIPAL IMPROVEMENT CHECK LIST

This check list is intended to guide Town building committees through the process of designing, building and completing municipal improvements. Please note that this list may not be all-inclusive, and that all items listed below may not be required for all municipal building projects. The necessity to consider a particular item is determined in consultation with the Town's development staff, including the Planner, Zoning and Wetlands Official, Building Official, Public Works Director, and Fire Marshal.

I. Site Plan Details:

- a) ___ Compliance of lot with height, area, width, coverage, yard and setback requirements of Zoning Regulations;
- b) ___ Establish datum, benchmark & contour map of site;
- c) ___ A-2 boundary survey & boundary monumentation;
- d) ___ Determine presence/absence of wetlands and ledge;
- e) ___ Percolation tests & deep observation pits for septic;
- f) ___ Provision of water supply;
- g) ___ State Building Code & State Fire Code compliance;
- h) ___ Design of stormwater management system, compliance with local Stormwater Management Ordinance;
- i) ___ Evaluation of traffic impacts, compliance with local Road Ordinance;
- j) ___ Off-street parking & loading requirements;
- k) ___ Landscaping;
- l) ___ Signage;
- m) ___ Sediment & Erosion Control Plan;
- n) ___ Flood protection (only if in Special Flood Hazard Zone);
- o) ___ Impacts to historic resources & cemeteries;
- p) ___ Energy efficiency & use of solar design;
- q) ___ LCDD building design criteria;
- r) ___ Notification of abutting property owners & easement holders.

II. Coastal Area Management review (see Zoning & Wetlands Officer).

III. Inland Wetlands Commission review (see Zoning & Wetlands Officer).

IV. Compliance with Plan of Development and other municipal planning documents (see Town Planner).

V. Report on fiscal impact to local taxpayers.

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COMMENTARY

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