

## **Section 175-030            Criteria for Site Plan Approval**

An application for site plan approval shall be considered and evaluated by the Commission under the following criteria:

### **1. Traffic Management:**

- a. The capability of adjacent and feeder streets to accommodate the projected traffic volumes. The pre-development level of service shall be maintained or enhanced when compared to the post-development level of service.
- b. The location of any points of ingress and egress to off-street parking facilities so as to provide safe and convenient access for drivers and pedestrians. The commission shall consider the proximity of proposed driveways to existing driveways and intersections.
- c. The adequacy of design of the interior vehicular circulation system, to provide safe and convenient access for both pedestrians and drivers to all structures, uses, parking spaces and loading spaces.
- d. Accessibility for emergency vehicles and equipment.

### **2. Stormwater Management:**

The adequacy of design of the stormwater management system shall be reviewed and shall meet the following standards:

- a. The design of the stormwater management system shall be consistent with the 2004 Connecticut Stormwater Quality Manual, and as may be amended from time to time.
- b. The proposed conditions shall not result in an increase in the peak flow of stormwater from the site in comparison with existing conditions.
- c. The stormwater management system shall be adequately designed for the 2 year, 5 year, 10 year, and 25 year storm events. Provisions shall be made to adequately handle the 50 year and 100 year storm events such that flows from the site will not adversely affect downstream properties.
- d. Drainage pipe sizes shall be adequately sized to accommodate a 10 year storm event.

### **3. Utilities:**

- a. The availability and adequacy of public utilities such as, electricity, telephone, gas, water, and sanitary sewers.
- b. The adequacy and feasibility of any proposed on site sewage disposal system or water supply.
- c. The adequacy of the proposed provisions for solid waste and recyclable item pick-up. It must be demonstrated that dumpsters, including recyclable item storage containers are appropriately sized, located and screened so as to prevent visual blight, offensive odors, and vermin and other scavenger animal nuisances.

4. Completeness of application.
5. Compliance with the New Milford Zoning Regulations and the Zoning Map, also known as the Comprehensive Plan.
6. Consideration of the Plan of Conservation and Development.
7. Consideration of any report from the Inland Wetlands Commission.