

Tighe & Bond
 213 Court Street
 Suite 1100
 Middletown, CT 06457
 (860) 704-4760

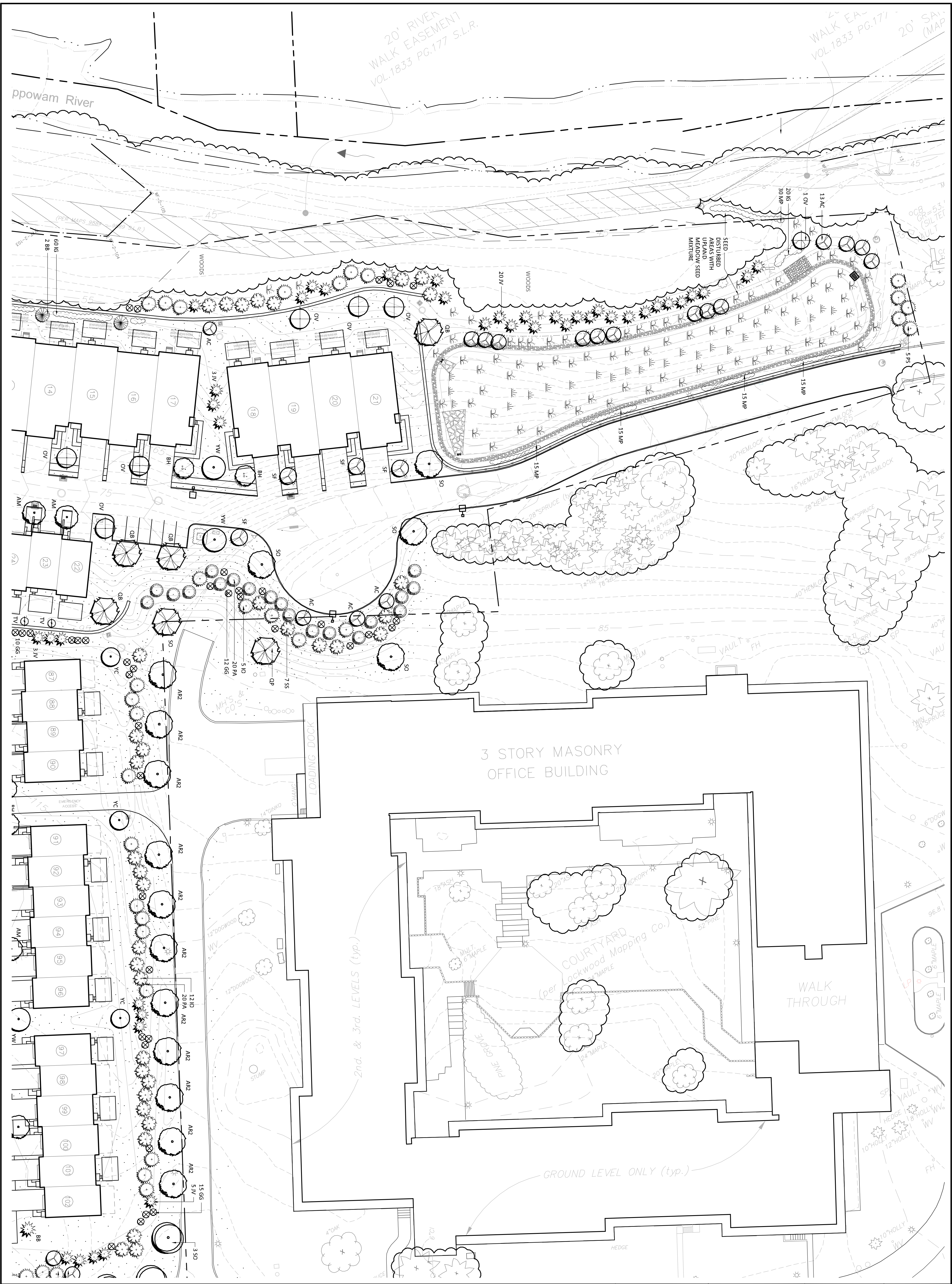
ENVIRONMENTAL LAND SOLUTIONS, LLC
 Landscape Architecture & Site Planning
 8 KNIGHT STREET, SUITE 203
 NONWALK, CONNECTICUT 06097
 (860) 855-7879



PROJECT NORTH

120-C Long Ridge Road
 Toll Brothers
 Stamford, Connecticut

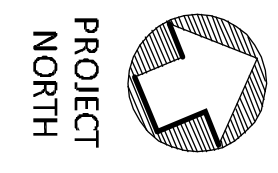
SCALE:	1"=30'	
LANDSCAPE PLAN		
REV.	DATE	DESCRIPTION
1	7.21.25	LIGHT Poles & BOLLARDS
2	9.1.25	TREE COUNT AND ADDITIONAL PLANTINGS
3	10.30.25	SHEET REWORKED
4	11.24.25	REV. SITE PLAN
PROJECT NO:	15000419	
DATE:	07/11/2025	
FILE:	120-C Long Ridge RD-C-landscape.rvt	
DESIGNED BY:	KJP	
CHECKED BY:	KJP	
APPROVED BY:	KJP	



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 (203) 855-7879



PROJECT NORTH

120-C Long Ridge Road

Toll Brothers

Stamford, Connecticut

4	11.24.25	REV. SITE PLAN
3	10.30.25	SHEET REORDERED
2	9.1.25	TREE COUNT AND ADDITIONAL PLANTINGS
1	7.21.25	LIGHT POLES & BOLLARDS
REV.	DATE	DESCRIPTION
PROJECT NO: 15000-019		
DATE: 07/11/2025		
FILE: Long Ridge DOC-landscape#4		
DRAWN BY: MJP		
CHECKED BY: MJP		
APPROVED BY: MJP		

LANDSCAPE PLAN

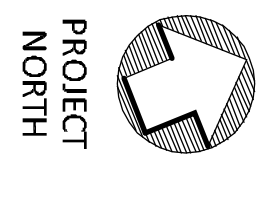
SCALE: 1"=30'
 LP.2



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PROJECT NORTH

120-C Long Ridge Road

Toll Brothers

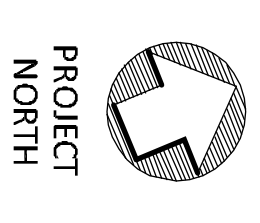
Stamford, Connecticut

4	11.24.25	REV. SITE PLAN
3	10.30.25	SHEET RENUMBERED
2	9.1.25	TREE COUNT AND ADDITIONAL PLANTINGS
1	7.21.25	LIGHT POLES & BOLLARDS

PROJECT NO: 15900-019
 DATE: 07/11/2025
 FILE: long ridge doc-landscape4
 DESIGNER BY: MJP
 CHECKED BY: MJP
 APPROVED BY: MJP

LANDSCAPE PLAN

SCALE: 1"=30'
 LP.3



PROJECT NORTH

120-C Long Ridge Road

Toll Brothers

Stamford, Connecticut

LANDSCAPE PLAN

4	11.24.25	REV. SITE PLAN
3	10.30.25	SHEET RENUMBERED
2	9.1.25	TREE COUNT AND ADDITIONAL PLANTINGS
1	7.21.25	LIGHT POLES & BOLLARDS DESCRIPTION

PROJECT NO:	15000-019
DATE:	07/11/2025
FILE:	Long Ridge DOC-landscape#4
DRAWN BY:	KJP
DESIGNED BY:	KJP
CHECKED BY:	KJP
APPROVED BY:	KJP

SCALE: 1"=30'

LP.4

STREET TREE CHART - OLD BARN ROAD N.

(FROM STREET TREES ON CITY LAND OR WITHIN 10' OF FRONT PROPERTY LINE)

A. TOTAL STREET FRONTAGE LENGTH:	90'	
B. EXISTING STREET TREES:	0	
C. NEW SMALL-SIZED TREES:	0	
D. NEW MEDIUM AND LARGE-SIZED TREES:	0	
E. CREDITED DISTANCE FOR USE OF SMALL-SIZED TREES (C x 20 SPACING):	0	(0x20)
F. CREDITED DISTANCE FOR USE OF MEDIUM / LARGE-SIZED TREES (D x 80 SPACING):	0	(0x80)
G. TOTAL CREDITED DISTANCE (E + F):	0'	(0' + 0')
H. STREET FRONTAGE LENGTH - TOTAL CREDIT DISTANCE (A - G):	90'	(90' - 0')
I. ADDITIONAL REQUIRED STREET TREES (H/25 - 91):	3.6	(90/25 - 0)
J. STREET TREE FEE SUBJECT TO FEE IN LIEU PAYMENT (I x \$2500):	\$9,000	(4 x \$2500)

STREET TREE CHART - LONG RIDGE ROAD

(FROM STREET TREES ON CITY LAND OR WITHIN 10' OF FRONT PROPERTY LINE)

A. TOTAL STREET FRONTAGE LENGTH:	282'	
B. EXISTING STREET TREES:	104	
C. NEW SMALL-SIZED TREES:	0	
D. NEW MEDIUM AND LARGE-SIZED TREES:	3	
E. CREDITED DISTANCE FOR USE OF SMALL-SIZED TREES (C x 20 SPACING):	0	
F. CREDITED DISTANCE FOR USE OF MEDIUM / LARGE-SIZED TREES (D x 80 SPACING):	240'	(3x80)
G. TOTAL CREDITED DISTANCE (E + F):	240'	(0' + 240')
H. STREET FRONTAGE LENGTH - TOTAL CREDIT DISTANCE (A - G):	142'	(282' - 140')
I. ADDITIONAL REQUIRED STREET TREES (H/25 - 91):	-2.3	(142/25 - 10)
J. STREET TREE FEE SUBJECT TO FEE IN LIEU PAYMENT (I x \$2500):	-\$50	(-2.3 x \$2500)

STREET TREE CHART - COLD SPRING ROAD

(FROM STREET TREES ON CITY LAND OR WITHIN 10' OF FRONT PROPERTY LINE)

A. TOTAL STREET FRONTAGE LENGTH:	99.8'	
B. EXISTING STREET TREES:	8	
C. NEW SMALL-SIZED TREES:	0	
D. NEW MEDIUM AND LARGE-SIZED TREES:	0	
E. CREDITED DISTANCE FOR USE OF SMALL-SIZED TREES (C x 20 SPACING):	0	(0x20)
F. CREDITED DISTANCE FOR USE OF MEDIUM / LARGE-SIZED TREES (D x 80 SPACING):	0	(0x80)
G. TOTAL CREDITED DISTANCE (E + F):	0'	(0' + 0')
H. STREET FRONTAGE LENGTH - TOTAL CREDIT DISTANCE (A - G):	99.8'	(99.8' - 0')
I. ADDITIONAL REQUIRED STREET TREES (H/25 - 91):	-4.0	(99.8/25 - 8)
J. STREET TREE FEE SUBJECT TO FEE IN LIEU PAYMENT (I x \$2500):	-\$100	(-4 x \$2500)

