CUTLER AND BURNHAM
SUBDIVISION PLAN
LAND OF:
FEDERAL HILL PROPERTIES, LLC
TAX MAP F LOT 34
NEW HAMPSHIRE ROUTE 13
BROOKLINE, NEW HAMPSHIRE
AUGUST 23, 2023

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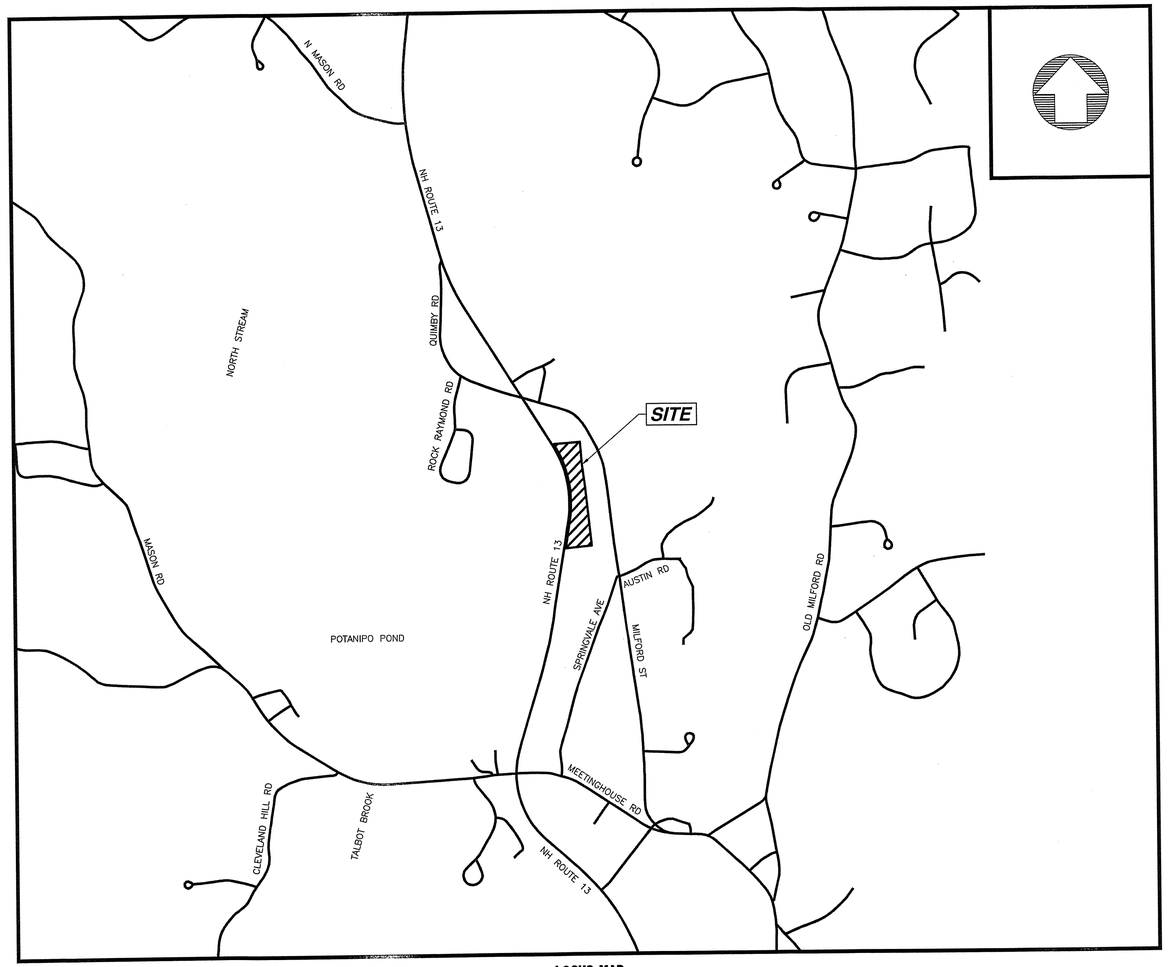
* SHEET TO BE RECORDED AT REGISTRY



LOCUS MAP
SCALE 1" = 1,000'±

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ON: _____ CERTIFIED BY
CHAIRMAN: _____ AND
SECRETARY: _____.

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CSS

GRAPHIC SCALE
1000' 500' 0 1000' 2000' 3000'

REV.	DATE	DESCRIPTION	C/O	DR	CK
D	12/5/23	UPDATE NOTES	BPB	NCG	SRF
C	11/30/23	UPDATE NOTES, REMOVE COND OF APPRV	BPB	NCG	SRF
B	10/26/23	ADD CONDITIONS OF APPRV	BPB	NCG	SRF
A	10/04/23	REV NOTES, ADD DR #s & BLDG BOX	BPB	NCG	SRF

811 DigSafe MA-ME-NH-RI-VT

MERIDIAN LAND SERVICES, INC.
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FILE:6115P01D.dwg	PROJECT NO. 6115.01	SHEET NO. 1 OF 7

\MLS\6115\6115.01\0_DRAWINGS\ENG\6115P01D.dwg

GENERAL:

1. THE PURPOSE OF PLAN IS TO SHOW THE TWO (2) LOT SUBDIVISION OF MAP F LOT 34 OFF OF NH ROUTE 13.
2. CONTRACTOR SHALL NOTIFY 'DIG-SAFE' (1-888-344-7233) A MINIMUM OF 72 HOURS PRIOR TO ANY WORK.
3. CONTRACTOR SHALL BE RESPONSIBLE FOR SITE SECURITY.
4. CONTRACTOR SHALL PERFORM ALL WORK IN ACCORDANCE WITH FEDERAL, STATE, AND LOCAL LABOR AND SAFETY REQUIREMENTS (IE OSHA, NIOSH, MHSA, DOL, ETC.).
5. AREAS DISTURBED DURING CONSTRUCTION AND NOT RESTORED WITH IMPERVIOUS SURFACES (IE BUILDINGS, PAVEMENTS, STONE, ETC.) SHALL BE STABILIZED WITH LOAM AND SEED.
6. ALL SITE WORK SHALL CONFORM TO THE LATEST EDITION OF THE NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION (NHDOT) 'STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION' (STANDARD SPEC), INCLUDING ALL REVISIONS AND ADDENDA.
7. UPON AWARD OF THE CONTRACT, CONTRACTOR SHALL MAKE ALL NECESSARY CONSTRUCTION NOTIFICATIONS AND APPLY FOR AND OBTAIN NECESSARY PERMITS, PAY FEES, AND POST BONDS ASSOCIATED WITH THE WORK INDICATED ON THE DRAWINGS, SPECIFICATIONS, AND CONTRACT DOCUMENTS.
8. PRIOR TO THE START OF CONSTRUCTION, CONTRACTOR SHALL VERIFY EXISTING PAVEMENT ELEVATION AT INTERFACES WITH PROPOSED PAVEMENTS AND EXISTING GROUND ELEVATIONS ADJACENT TO PROPOSED DRAINAGE OUTLETS TO ASSURE PROPER TRANSITIONS BETWEEN EXISTING AND PROPOSED FACILITIES.
9. CONTRACTOR SHALL NOT CLOSE OR OBSTRUCT ROADWAYS, SIDEWALKS, FIRE HYDRANTS, AND/OR RIGHT-OF-WAYS WITHOUT APPROPRIATE PERMITS.
10. TRAFFIC SIGNAGE AND PAVEMENT MARKINGS SHALL CONFORM TO THE LATEST EDITION OF THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) INCLUDING ALL REVISIONS AND ADDENDA.
11. AREAS DISTURBED BY CONTRACTOR OUTSIDE OF THE LIMITS OF WORK SHALL BE RESTORED BY CONTRACTOR TO THEIR ORIGINAL CONDITION AT NO ADDITIONAL EXPENSE TO THE OWNER. 'ORIGINAL CONDITION' SHALL BE DETERMINED BY PROJECT CIVIL ENGINEER FOR ONSITE AREAS, AND THE TOWN OF AMHERST FOR OFFSITE AREAS.
12. IN THE EVENT THAT SUSPECTED CONTAMINATED SOIL, GROUNDWATER, OR OTHER MEDIA ARE ENCOUNTERED DURING CONSTRUCTION ACTIVITIES, BASED ON VISUAL, OLFACTORY, OR OTHER EVIDENCE, CONTRACTOR SHALL STOP ALL OPERATIONS IN THE VICINITY OF THE SUSPECTED CONTAMINATION AND CONTACT OWNER IMMEDIATELY.
13. CONTRACTOR SHALL PREVENT DUST, SEDIMENT, AND DEBRIS FROM EXITING THE SITE AND SHALL BE RESPONSIBLE FOR CLEANUP, REPAIRS, AND CORRECTIVE ACTION.
14. DAMAGE RESULTING FROM CONSTRUCTION LOADS SHALL BE REPAIRED BY CONTRACTOR AT NO ADDITIONAL EXPENSE TO OWNER.
15. CONTRACTOR SHALL CONTROL STORMWATER RUNOFF DURING CONSTRUCTION TO PREVENT ADVERSE EFFECTS TO OFFSITE AREAS AND SHALL BE RESPONSIBLE FOR REPAIRING ANY DAMAGE AT NO ADDITIONAL EXPENSE TO OWNER.
16. THE PROJECT DISTURBS MORE THAN ONE (1) ACRE OF LAND AND REQUIRES A CONSTRUCTION GENERAL PERMIT (CGP) FROM THE ENVIRONMENTAL PROTECTION AGENCY (EPA) AS PART OF THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PHASE II STORMWATER ACT. PRIOR TO THE START OF CONSTRUCTION CONTRACTOR SHALL PREPARE A STORMWATER POLLUTION PREVENTION PLAN (SWPPP) AND FILE A NOTICE OF INTENT (NOI) WITH THE EPA. CONTRACTOR SHALL CONFIRM THAT OWNER HAS ALSO FILED AN NOI.
17. SNOW SHALL BE STORED ONSITE IN THE AREAS DESIGNATED ON THE DRAWINGS. EXCESS SNOW SHALL BE REMOVED FROM THE SITE AND DISPOSED OF IN ACCORDANCE WITH FEDERAL, STATE, AND LOCAL REGULATIONS.
18. IN THE EVENT OF CONFLICTING STANDARDS, SPECIFICATIONS, REGULATIONS, ETC. THE HIGHER REQUIREMENT SHALL PREVAIL.
19. CONTRACTOR SHALL OBTAIN WRITTEN AUTHORIZATION FROM OWNER PRIOR TO PERFORMING ANY ADDITIONAL SERVICES OR WORK, NOT SHOWN ON THE PROJECT DRAWINGS, OR CONTAINED IN THE PROJECT DOCUMENTS. FAILURE TO OBTAIN AUTHORIZATION PRIOR TO PERFORMING WORK, MAY INDEMNIFY OWNER FROM ADDITIONAL EXPENSES AND COSTS BORNE BY CONTRACTOR.

LAYOUT AND MATERIALS:

1. DIMENSIONS ARE FROM FACE OF CURB, FACE OF BUILDINGS, FACE OF WALLS, CENTER OF PIPE, AND CENTER OF PAVEMENT MARKINGS, UNLESS OTHERWISE INDICATED, AND AS FOLLOWS:
   A. SIDEWALK WIDTHS ARE MEASURED FROM THE BACK FACE OF CURB TO THE OUTSIDE EDGE OF SIDEWALK;
   B. PIPE SEPARATION IS MEASURED FROM THE OUTSIDE DIAMETERS OF PIPE(S).
2. CURB RADII ARE FIVE FEET (5') UNLESS OTHERWISE INDICATED.
3. CURBING SHALL BE ASPHALTIC CAPE COD BERM (CCB) UNLESS OTHERWISE INDICATED.
4. EXISTING PROPERTY MONUMENTATION DISTURBED DURING CONSTRUCTION SHALL BE SET OR RESET BY A LICENSED LAND SURVEYOR (LLS).
5. IN ORDER TO PROVIDE VISUAL CLARITY ON THE PLANS NOT ALL DEPICTED ITEMS ARE SHOWN ON EVERY PLAN SHEET. THE CONTRACTOR SHALL USE ENTIRE PLAN SETS AND NOT RELY ON INDIVIDUAL SHEETS DURING CONSTRUCTION.
6. STATED DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS.
7. SYMBOLS AND LEGENDS OF PROJECT FEATURES ARE GRAPHIC REPRESENTATIONS AND ARE NOT NECESSARILY SCALED TO THEIR ACTUAL DIMENSIONS OR LOCATIONS ON THE DRAWINGS. THE CONTRACTOR SHALL REFER TO THE DETAIL SHEET DIMENSIONS, MANUFACTURERS LITERATURE, SHOP DRAWINGS, AND FIELD MEASUREMENTS OF SUPPLIED PRODUCTS FOR LAYOUT OF THE PROJECT FEATURES.
8. CONTRACTOR SHALL NOT RELY SOLELY ON ELECTRONIC VERSIONS OF PLANS, SPECIFICATIONS, AND DATA FILES THAT ARE OBTAINED FROM DESIGNERS. BUT SHALL VERIFY LOCATION OF PROJECT FEATURES IN ACCORDANCE WITH PAPER COPIES OF THE DRAWINGS AND SPECIFICATIONS THAT ARE SUPPLIED AS PART OF THE CONTRACT DOCUMENTS.

DRAINAGE:

1. THE ONSITE STORMWATER BASINS HAVE BEEN SIZED USING ASSUMED AREAS TO MEET THE CRITERIA OF THE SUBDIVISION APPLICATION. PRIOR TO CONSTRUCTION, THE STORMWATER MANAGEMENT SHOULD BE MODIFIED TO REFLECT THE PROPOSED BUILDING AND ONSITE DISTURBANCE TO ADEQUATELY MITIGATE THE STORMWATER RUNOFF GENERATED BY THE PROPOSED SITE.

UTILITIES:

1. LOCATIONS, SIZES, AND TYPES OF EXISTING UTILITIES ARE SHOWN AS AN APPROXIMATE REPRESENTATION ONLY. OWNER OR ITS REPRESENTATIVE(S) HAVE NOT NECESSARILY INDEPENDENTLY VERIFIED THIS INFORMATION AS SHOWN ON THE DRAWINGS, AND AS FOLLOWS:
   A. UTILITY INFORMATION OR OTHER DATA SHOWN DOES NOT GUARANTEE THE ACTUAL EXISTENCE OR SERVICEABILITY OF UTILITIES;
   B. DOES NOT GUARANTEE THE POSSIBILITY THAT ADDITIONAL UTILITIES MAY BE PRESENT, WHICH MAY NOT BE SHOWN ON THE DRAWINGS;
   C. PRIOR TO ORDERING MATERIALS CONTRACTOR SHALL:
      i. VERIFY AND DETERMINE EXACT LOCATIONS, SIZES, ELEVATIONS, AND MATERIAL TYPES OF EXISTING UTILITIES AT POINTS OF CONNECTIONS;
      ii. SHALL CONFIRM THAT THERE ARE NOT INTERFERENCES WITH EXISTING UTILITIES AND PROPOSED ROUTES.
2. WHERE EXISTING UTILITIES ARE FOUND TO CONFLICT WITH PROPOSED WORK, OR EXISTING CONDITIONS DIFFER FROM THOSE SHOWN ON THE DRAWINGS, SUCH THAT WORK CANNOT BE COMPLETED AS INTENDED ON THE DRAWINGS, THE CONTRACTOR SHALL:
   A. CONTACT OWNER AND DESIGNATED REPRESENTATIVE(S), WITHOUT DELAY BY CONTRACTOR, AND FURNISH THE FOLLOWING INFORMATION AS FOLLOWS:
      i. IN WRITING;
      ii. ACCURATE LOCATION, ELEVATION, SIZE, TYPE, AND MATERIAL OF THE UTILITY;
   B. FAILURE OF CONTRACTOR TO NOTIFY OWNER, MAY INDEMNIFY OWNER OF ANY ADDITIONAL COSTS, CHANGE ORDERS, OR FEES BORNE BY CONTRACTOR AND AS FOLLOWS:
      i. IN A TIMELY FASHION OR PER THE CONTRACT DOCUMENTS FOR RESOLUTION OF A CONFLICT;
      ii. PERFORMING ADDITIONAL WORK OR DIFFERENTIATION FROM THE CONTRACT DOCUMENTS, WITHOUT ATTAINING AUTHORIZATION FROM OWNER.
3. LOCATION, SIZE, DEPTH AND CONSTRUCTION SPECIFICATIONS OF PROPOSED PRIVATE UTILITIES AND SERVICES SHALL BE INSTALLED ACCORDING TO THE REQUIREMENTS OF THE RESPECTIVE PRIVATE/PUBLIC UTILITY COMPANY (IE SEWER, WATER, GAS, TELEPHONE, ELECTRIC, CABLE, FIRE ALARM, SECURITY ALARM, ETC.). FINAL DESIGN LOADS SHALL BE COORDINATED BY OWNER, ARCHITECT, OR RESPECTIVE TRADE RESPONSIBLE FOR CONSTRUCTION OF SAID UTILITY (IE ELECTRICIAN, PLUMBER, PIPE FITTER, ETC.).
4. UTILITY PIPE MATERIALS SHALL BE AS FOLLOWS, UNLESS OTHERWISE INDICATED:
   A. POTABLE WATER: POLYETHYLENE (PE) DIAMETER RATIO 9 (DR-9), PRESSURE CLASS 250 PSI;
   B. SANITARY SEWER/ SEPTIC:
      i. GRAVITY: POLYVINYLCHLORIDE (PVC) STANDARD DIAMETER RATIO 35 (SDR-35);
      ii. FORCE MAIN: POLYETHYLENE (PE) DIAMETER RATIO 9 (DR-9), PRESSURE CLASS 250 PSI;
   C. STORM SEWER: DUAL WALL, SMOOTH INTERIOR, WATER TIGHT, HIGH DENSITY POLYETHYLENE (HDPE).
5. WHERE SEWER PIPES CROSS WATER PIPES, AND ONE AND ONE HALF FEET (1.5') OF SEPARATION (FROM OD TO OD), WHERE THE WATER PIPE IS ABOVE THE SEWER PIPE, CANNOT BE ACHIEVED. THE SEWER PIPE SHALL BE:
   E. CLASS 52 DUCTILE IRON FOR A MINIMUM OF TEN FEET (10') TO EITHER SIDE OF THE WATER PIPE;
   F. SHALL BE A CONTINUOUS PIECE OF PIPE WITH NO JOINTS;
   G. SHALL BE IN ACCORDANCE WITH DETAILS SHOWN ON THE DRAWINGS AND PER THE CONTRACT DOCUMENTS.
6. STORM AND SANITARY SEWER STRUCTURES SHALL HAVE A MINIMUM INTERIOR DIAMETER OF FOUR FEET (4'). THE FINAL INTERIOR DIAMETER SHALL BE DETERMINED BY THE MANUFACTURER BASED ON THE PIPE SIZES AND CONFIGURATIONS SHOWN ON THE DRAWINGS.
7. GRATES, COVERS, VALVE COVERS, GAS GATES, PULL BOX COVERS SHALL BE SET AND/OR RESET AS FOLLOWS:
   A. PAVEMENT SURFACES: FLUSH
   B. SURFACES WITHIN ACCESSIBLE ROUTES: FLUSH
   C. LANDSCAPE, TURF, OR OTHER EARTH SURFACES: ONE INCH (1") ABOVE FINAL GRADE, WITH EARTH TAPERED UP TO THE FINAL COVER/RIM ELEVATION.
8. CONTRACTOR SHALL BE RESPONSIBLE FOR ARRANGING WITH AND PAYING FEES ASSOCIATED FOR RELOCATING AND/OR ALTERATION TO UTILITY POLES AND ABOVE AND/OR UNDERGROUND UTILITIES (IE GAS, TELEPHONE, ELECTRIC, CABLE, FIRE/SECURITY ALARM, ETC.), IRRESPECTIVE OF WHETHER THE WORK IS PERFORMED BY THE PRIVATE UTILITY.

CONSTRUCTION SEQUENCE:

1. SURVEY AND MARK LIMITS OF WORK;
2. MARK ALL WETLAND BOUNDARIES WITH CONSTRUCTION FENCING;
3. PRIOR TO THE START OF WORK:
   A. INSTALL/CONSTRUCT EROSION CONTROL MEASURES (IE SILTATION FENCE, CHECK DAMS, INLET/OUTLET PROTECTION, ETC.) AS INDICATED BY THE APPROVED SWPPP AND EROSION CONTROL PLANS, AND AS DEEMED NECESSARY BY THE OWNER. EROSION CONTROL MEASURES SHALL BE MAINTAINED AND THROUGHOUT THE DURATION OR WORK, AND AS REQUIRED BY NHDES AND THE SWPPP;
   B. INSTALL TRAFFIC/PEDESTRIAN CONTROL SIGNS, BARRIERS, AND APPURTENANCES AS NECESSARY.
   C. CONTACT DIG-SAFE (1-888-DIGSAFE), A MINIMUM OF 72 HOURS, PRIOR TO ANY EARTH MOVING OR EXCAVATION OPERATIONS.
4. INSTALL TEMPORARY UTILITY SERVICES AS REQUIRED.
5. STORMWATER PONDS, INFILTRATION BASINS AND SWALES MUST BE INSTALLED BEFORE ROUGH GRADING THE SITE.
6. INSTALL PROPOSED UTILITIES AS REQUIRED.
7. REMOVE FEATURES AS NECESSARY AND WHEN APPROPRIATE.
8. PREPARE ROADWAY AND SIDEWALK BASES.
9. ADJUST GRATES, COVERS, AND RIMS AS NECESSARY FOR PAVING;
10. INSTALL CURBING, AND ROADWAY AND SIDEWALK PAVEMENTS;
11. PERFORM ALL REMAINING WORK;
12. FINISH GRADE AND RESTORE AREAS OUTSIDE OF THE WORK AREAS DISTURBED BY WORK, INCLUDING BUT NOT LIMITED TO, LAWNS, LANDSCAPE AREAS, WALKS, AND OTHER PRIVATE/PUBLIC FEATURES, DAMAGED BY WORK;
13. REMOVE TEMPORARY EROSION CONTROL MEASURERS, AFTER AREAS THEY ARE SERVICING HAVE BECOME STABILIZED;
14. CLEAN ALL STORM SEWER BASINS, STRUCTURES, PIPES, AND APPURTENANCES OF ANY SILT AND DEBRIS. OUTLET POINTS SHALL BE PROTECTED TO PREVENT AND ADVERSE DOWNSTREAM IMPACTS.
15. CONDUCT FINAL CLEANUP, ANY ANCILLARY WORK, AND DEMOBILIZATION EFFORTS AS REQUIRED.

GENERAL CONTRACTOR NOTES:

1. GENERAL CONTRACTOR AND ALL BIDDING SPECIALTY CONTRACTORS ARE RESPONSIBLE TO ADHERE TO ALL KNOWN PERMIT REQUIREMENTS BY BASE BID.
2. GENERAL CONTRACTOR IS RESPONSIBLE TO PROVIDE PERMIT REQUIREMENTS TO SPECIALTY SUB-CONTRACTORS.
3. GENERAL CONTRACTOR SHALL MAINTAIN CONSTRUCTION ENTRANCE IN GOOD CONDITION FOR DURATION OF CONSTRUCTION.
4. GENERAL CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE TO OFF-SITE AREAS AND SHALL REPAIR AFFECTED AREAS BACK TO EXISTING CONDITIONS OR BETTER.
5. CONTRACTOR IS RESPONSIBLE FOR REPAIRS OF DAMAGE TO ANY EXISTING IMPROVEMENTS DURING CONSTRUCTION, SUCH AS, BUT NOT LIMITED TO, DRAINAGE, UTILITIES, PAVEMENT, STRIPING, CURBS, ETC. REPAIRS SHALL BE EQUAL TO OR BETTER THAN EXISTING CONDITIONS.

PAVING AND GRADING:

1. CONTRACTOR SHALL VERIFY HORIZONTAL AND VERTICAL LOCATION OF ALL EXISTING STORM SEWER STRUCTURES, PIPES, AND ALL UTILITIES PRIOR TO CONSTRUCTION.
2. CONTRACTOR SHALL TRIM, TACK, AND MATCH EXISTING PAVEMENT AT LOCATIONS WHERE NEW PAVEMENT MEETS EXISTING PAVEMENT.
3. ALL GRADING OPERATIONS SHALL BE STAKED BY A REGISTERED CIVIL ENGINEER OR LICENSED LAND SURVEYOR APPROVED BY THE OWNER.
4. EXISTING MANHOLE TOPS, VALVE BOXES, ETC. ARE TO BE ADJUSTED AS REQUIRED TO MATCH PROPOSED GRADES. IF NECESSARY, RE-ADJUSTMENTS SHALL BE PERFORMED UPON COMPLETION OF PAVING AND FINE GRADING TO ENSURE A SMOOTH TRANSITION.
5. ALL PAVEMENT TO BE SLOPED FOR POSITIVE DRAINAGE.

EROSION CONTROL NOTES:

1. THE PROJECT DISTURBS MORE THAN ONE (1) ACRE OF LAND AND REQUIRES A CONSTRUCTION GENERAL PERMIT (CGP) FROM THE ENVIRONMENTAL PROTECTION AGENCY (EPA) AS PART OF THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PHASE II STORMWATER ACT. PRIOR TO THE START OF CONSTRUCTION THE CONTRACTOR SHALL PREPARE A STORMWATER POLLUTION PREVENTION PLAN (SWPPP) AND FILE A NOTICE OF INTENT (NOI) WITH THE EPA. THE CONTRACTOR SHALL CONFIRM THAT THE OWNER HAS ALSO FILED AN NOI.
2. PRIOR TO STARTING ANY OTHER WORK ON THE SITE, THE CONTRACTOR SHALL NOTIFY APPROPRIATE AGENCIES AND SHALL INSTALL EROSION CONTROL MEASURES AS SHOWN ON THE PLANS.
3. THE CONTRACTOR SHALL INSPECT AND MAINTAIN EROSION CONTROLS, AND REMOVE SEDIMENT THEREFROM ON A WEEKLY BASIS AND WITHIN TWENTY FOUR HOURS AFTER EACH STORM EVENT (0.25" OR GREATER) AND DISPOSE OF SEDIMENTS IN AN UPLAND AREA SUCH THAT THEY DO NOT ENCUMBER OTHER DRAINAGE WAYS AND PROTECTED AREAS.
4. THE CONTRACTOR SHALL BE RESPONSIBLE TO CONTROL CONSTRUCTION SUCH THAT SEDIMENTATION SHALL NOT AFFECT REGULATORY PROTECTED AREAS (IE WETLANDS, STREAMS, ETC.) WHETHER SUCH SEDIMENTATION IS CAUSED BY WATER, WIND, OR DIRECT DEPOSITED.
5. THE CONTRACTOR SHALL PERFORM CONSTRUCTION SEQUENCING SUCH THAT EARTH MATERIALS ARE EXPOSED FOR A MINIMUM AMOUNT OF TIME BEFORE THEY ARE COVERED, SEEDED, OR OTHERWISE STABILIZED TO PREVENT EROSION.
6. UPON COMPLETION OF CONSTRUCTION AND ESTABLISHMENT OF PERMANENT GROUND COVER, THE CONTRACTOR SHALL REMOVE AND DISPOSE OF EROSION CONTROL MEASURES AND CLEAN DEBRIS AND SEDIMENT FROM THE DRAINAGE SYSTEM.
7. AREAS REMAINING UNSTABILIZED FOR A PERIOD OF MORE THAN 30 DAYS SHALL BE TEMPORARILY SEEDED AND MULCHED. HAY MULCH SHALL BE APPLIED AT A MINIMUM RATE OF 1-1/2 TONS/ACRE.
8. PERMANENT SEEDING SHALL OCCUR BETWEEN APRIL 1 AND JUNE 1 AND/OR BETWEEN AUGUST 15 AND OCTOBER 15. ALL SEEDING SHALL BE HAY MULCHED.
9. DUST SHALL BE CONTROLLED THROUGH THE USE OF WATER.
10. SOILS TO BE STOCKPILED FOR A PERIOD OF MORE THAN THIRTY DAYS SHALL BE TEMPORARILY SEEDED AND MULCHED. THE CONTRACTOR SHALL INSTALL SILT FENCE AND OR COMPOST SOCK ALONG THE DOWNHILL SIDE OF THE STOCKPILE.
11. THE CONTRACTOR SHALL PROVIDE TEMPORARY SEDIMENTATION BASINS AND TEMPORARY DIVERSION SWALES TO CONTROL SEDIMENTATION AND STORMWATER RUNOFF DURING THE CONSTRUCTION PERIOD, THAT MEET THE REQUIREMENTS OF THE NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES (NHDES).
12. THE CONTRACTOR SHALL PROVIDE NECESSARY EROSION CONTROLS TO INSURE THAT SURFACE WATER RUNOFF FROM UNSTABILIZED AREAS DOES NOT CARRY SILT, SEDIMENT, AND OTHER DEBRIS OUTSIDE THE SITE WORK AREA.
13. AN AREA SHALL BE CONSIDERED STABILIZED IF ONE OF THE FOLLOWING HAS OCCURRED:
   A. BASE COURSE GRAVELS HAVE BEEN INSTALLED IN AREAS TO BE PAVED AND COMPACTED TO A MINIMUM OF 90% OF THE DRY UNIT WEIGHT;
   B. A MINIMUM OF 85% VEGETATIVE GROWTH HAS BEEN ESTABLISHED;
   C. A MINIMUM OF 3-IN OF NON EROSIVE MATERIAL, SUCH AS STONE OR RIPRAP HAS BEEN INSTALLED;
   D. EROSION CONTROL BLANKETS HAVE BEEN PROPERLY INSTALLED;
   E. THE AREA HAS BEEN PAVED WITH BITUMINOUS ASPHALT CONCRETE, PORTLAND CEMENT CONCRETE, OR SIMILAR COVERS.
14. AT NO TIME SHALL THE TOTAL DISTURBED AREA BE GREATER THAN FIVE (5) ACRES.
15. ALL DITCHES, SWALES, STORMWATER BASINS, OR OTHER DRAINAGE FEATURES SHALL BE FULLY STABILIZED PRIOR TO DIRECTING STORMWATER TO THEM.
16. ALL DRIVEWAYS, ROADWAYS, AND/OR PARKING AREAS SHALL BE STABILIZED WITHIN 72 HOURS OF ACHIEVING FINISH GRADE.
17. ALL CUT AND FILL SLOPES SHALL BE LOAMED AND SEEDED WITHIN 72 HOURS OF ACHIEVING FINISH GRADE.
18. EROSION CONTROL BLANKETS SHALL BE INSTALLED ON ALL SLOPES THAT ARE STEEPER THAN 3-FT HORIZONTAL TO 1-FT VERTICAL (3:1). EROSION CONTROL BLANKETS SHALL BE NORTH AMERICAN GREEN SC150BN OR APPROVED EQUAL.
19. THE CONTRACTOR SHALL APPLY FOR AND RECEIVE AN NHDES GROUNDWATER DISCHARGE PERMIT, PRIOR TO CONDUCTING ANY DEWATERING EFFORTS AND/OR PUMPING OF GROUNDWATER.
20. EXISTING VEGETATION IS TO REMAIN UNDISTURBED WHEREVER POSSIBLE.
21. ALL DISTURBED AREAS SHALL BE COVERED WITH A MINIMUM OF 6" OF LOAM. LOAM SHALL BE COVERED WITH THE APPROPRIATE SEED MIXTURE AS INDICATED BELOW. THE SEED MIXTURE SHALL BE APPLIED AT A RATE OF 2.5 POUNDS PER 1,000 SQ. FT.

   AND SHALL BE MIXED AS FOLLOWS:

TYPICAL LAWN SEED		SLOPE SEED	
CREEPING RED FESCUE	0.87 LBS.	CREEPING RED FESCUE	1.01 LBS
KENTUCKY BLUEGRASS	0.71 LBS.	RYE GRASS	0.75 LBS.
RYE GRASS	0.58 LBS.	RED TOP	0.18 LBS.
RED TOP	0.14 LBS.	ALSIKE CLOVER	0.18 LBS.
		BIRDSFOOT TREFOIL	0.18 LBS

22. APPLY LIMESTONE AND FERTILIZER ACCORDING TO SOIL TEST RECOMMENDATIONS. IF SOIL TESTING IS NOT FEASIBLE ON SMALL OR VARIABLE SITES, OR WHERE TIMING IS CRITICAL, FERTILIZER MAY BE APPLIED AT THE RATE OF 600 POUNDS PER ACRE OR 13.8 POUNDS PER 1,000 SQUARE FEET OF LOW PHOSPHATE FERTILIZER (N-P2O5-K2O) OR EQUIVALENT (LOW PHOSPHORUS FERTILIZER IS DEFINED BY THE COMPREHENSIVE SHORELAND PROTECTION ACT AS LESS THAN 2% PHOSPHORUS). APPLY LIMESTONE (EQUIVALENT TO 50 PERCENT CALCIUM PLUS MAGNESIUM OXIDE) AT A RATE OF 3 TONS PER ACRE (138 LB. PER 1,000 SQUARE FEET).
23. FERTILIZER SHOULD BE RESTRICTED TO A LOW PHOSPHATE, SLOW RELEASE NITROGEN FERTILIZER WHEN APPLIED TO AREAS BETWEEN 25 FEET AND 250 FEET FROM A SURFACE WATER BODY AS SPECIFIED BY THE COMPREHENSIVE SHORELAND PROTECTION ACT (SLOW RELEASE FERTILIZERS MUST BE AT LEAST 50% SLOW RELEASE NITROGEN COMPONENT). NO FERTILIZER EXCEPT LIMESTONE SHOULD BE APPLIED WITHIN 25 FEET OF THE SURFACE WATER. THESE LIMITATIONS ARE REQUIREMENTS.
24. PERMANENT OR TEMPORARY COVER MUST BE IN PLACE BEFORE THE GROWING SEASON ENDS. WHEN SEEDED AREAS ARE MULCHED, PLANTINGS MAY BE MADE FROM EARLY SPRING TO EARLY OCTOBER. WHEN SEEDED AREAS ARE NOT MULCHED, PLANTINGS SHOULD BE MADE FROM EARLY SPRING TO MAY 20 OR FROM AUGUST 10 TO SEPTEMBER 15. NO DISTURBED AREA SHALL BE LEFT EXPOSED DURING THE WINTER MONTHS.

STUMP DUMP RECLAMATION:

1. ALL EROSION CONTROL AND CONSTRUCTION SEQUENCE NOTES APPLY TO THE CONSTRUCTION AND RECLAMATION OF THE PROPOSED STUMP COMPOST AREAS
2. IF THE STUMP COMPOST AREA IS EXCAVATED FOR ROAD CONSTRUCTION MATERIAL, UPON COMPLETION, ALL DISTURBED AREAS SHALL BE GRADED, LOAMED AND SEEDED PER THE EROSION CONTROL NOTES.
3. THE AREA TO RECEIVE THE STUMPS SHALL BE EXCAVATED SUFFICIENTLY TO PROVIDE AN ADEQUATE QUANTITY OF MATERIAL TO COVER THE STUMPS.
4. THE STUMPS SHALL BE PLACED IN LAYERS AND COVERED WITH THE EXCAVATED MATERIAL TO FILL ALL VOIDS. EACH LAYER SHALL BE COMPACTED PRIOR TO THE PLACEMENT OF THE NEXT LAYER.
5. THE FINAL LAYER OF STUMPS SHALL BE COVERED, GRADED AND COMPACTED. LOAM AND SEED PER THE EROSION CONTROL NOTES.

WINTER CONSTRUCTION:

1. ALL POST-DEVELOPMENT VEGETATED AREAS WHICH DO NOT EXHIBIT A MINIMUM OF 85% VEGETATED GROWTH BY OCTOBER 15TH, OR WHICH ARE DISTURBED AFTER OCTOBER 15TH, SHALL BE STABILIZED BY SEEDING AND INSTALLING EROSION CONTROL BLANKETS ON SLOPES GREATER THAN 3:1, AND SEEDING AND PLACING 3 TO 4 TONS OF MULCH PER ACRE, SECURED WITH ANCHORED NETTING, ELSEWHERE. THE PLACEMENT OF EROSION CONTROL BLANKETS OR MULCH AND NETTING SHALL NOT OCCUR OVER ACCUMULATED SNOW OR ON FROZEN GROUND AND SHALL BE COMPLETED IN ADVANCE OF THAW OR SPRING MELT EVENTS.
2. ALL DITCHES OR SWALES WHICH DO NOT EXHIBIT A MINIMUM OF 85% VEGETATED GROWTH BY OCTOBER 15TH, OR WHICH ARE DISTURBED AFTER OCTOBER 15TH, SHALL BE STABILIZED WITH STONE RIPRAP OR EROSION CONTROL BLANKETS APPROPRIATE FOR THE DESIGN FLOW CONDITION.
3. AFTER OCTOBER 15TH, INCOMPLETE ROAD OR PARKING SURFACES SHALL BE PROTECTED WITH A MINIMUM OF 3 INCHES OF CRUSHED GRAVEL PER NHDOT ITEM 304.3, OR IF CONSTRUCTION IS TO CONTINUE THROUGH THE WINTER SEASON BE CLEARED OF ANY ACCUMULATED SNOW AFTER EACH STORM EVENT.

EXISTING LEGEND:

RIGHT-OF-WAY SIDELINE
PROPERTY LINE
TOWN LINE
HIGHWAY CENTERLINE
ABUTTING LOT LINE
FORMER TRACT LINE
EASEMENT LINE
BUILDING SETBACK LINE
EDGE OF PAVEMENT
EXISTING GRAVEL ROAD
OH — *EXISTING OVERHEAD UTILITIES*
T — *EXISTING TELEPHONE LINE*
W — *EXISTING WATER LINE*
G — *EXISTING GAS LINE*
S — *EXISTING SEWER LINE*
AQUIFER PROTECTION DISTRICT
EDGE OF WETLANDS
EDGE OF WATER
CpC — *U.S.D.A. SOILS BOUNDARY*
STONE WALL
10' CONTOUR INTERVAL
2' CONTOUR INTERVAL
2-23 — *EXISTING TAX MAP AND LOT NUMBER*
EXISTING BUILDING
TP# 500 L=NONE S=59" — *TEST PIT DATA* — *TEST PIT NUMBER* / *DEPTH-LEDGE FOUND* / *DEPTH-SEASONAL HIGH WATER FOUND*
4,000 S.F. SEPTIC AREA
SEPTIC SETBACK LINE
EXISTING TREE LINE
EXISTING RIP-RAP AREA
EXISTING CHAINLINK FENCE LINE
EXISTING STOCKADE FENCE LINE
EXISTING GUARDRAIL LINE
EXISTING GRANITE BOUND FOUND
EXISTING DRILL HOLE FOUND/SET
EXISTING IRON PIPE FOUND
EXISTING SEWER MANHOLE
EXISTING DRAIN MANHOLE
EXISTING MANHOLE
EXISTING CATCH BASIN SQUARE
EXISTING CATCH BASIN ROUND
EXISTING SINGLE POST SIGN
EXISTING WELL
EXISTING UTILITY POLE

PROPOSED LEGEND:

I.PIN/D.H.(TBS) — I.PIN/DH (TO BE SET)
G.B.(TBS) — GRANITE BOUND (TO BE SET)
FLARED END SECTION (FES)
225 — 10' CONTOUR
224 — 2' CONTOUR
PROPOSED LOT LINE
PROPOSED DRAIN LINE
SWALE
STORMWATER BASIN
BERM
ASPHALT SURFACE
SHOULDER
PROPOSED COMMON DRIVE EASEMENT
PROPOSED WELL

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MERIDIANLANDSERVICES.COM FAX 603-673-1584

STATE OF NEW HAMPSHIRE
SAMUEL R. FOISIE
No.16737
LICENSED
PROFESSIONAL ENGINEER

REV.	DATE	DESCRIPTION	DR	CK
I	--	--	--	--
H	--	--	--	--
G	--	--	--	--
F	--	--	--	--
E	--	--	--	--
D	12/5/23	UPDATE NOTES	NCG	SRF
C	11/30/23	UPDATE NOTES, REMOVE COND OF APPRV	NCG	SRF
B	10/26/23	ADD CONDITIONS OF APPRV	NCG	SRF
A	10/04/23	REV NOTES, ADD DR #s & BLDG BOX	NCG	SRF

CUTLER AND BURNHAM
SUBDIVISION
GENERAL NOTES

AUGUST 23, 2023

FEDERAL HILL PROPERTIES, LLC.
NEW HAMPSHIRE ROUTE 13
MAP F LOT 34
BROOKLINE, NEW HAMPSHIRE

SCALE: NONE

GN-1
SHEET

FILE: 6115P01D.dwg
PROJECT 6115.01
SHEET NO. 2 OF 7

Plotted: 12/5/2023 12:12 PM By: NCG
H:\MLS\06115\6115.01\0_DRAWINGS\ENG\6115P01D.dwg

REFERENCE PLANS:

1."PLAN OF LAND – SIDNEY L. HALL, et ux – BROOKLINE, N.H." SCALE: 1"=50', DATED JUNE 8, 1971 BY THOMAS F. MORAN, CIVIL ENGINEER & SURVEYOR (H.C.R.D. PLAN #5103)

2."PLAN OF LOT – E. PEARL MCCARD – BROOKLINE, N.H." SCALE: 1"=50', DATED NOVEMBER 8, 1972 BY THOMAS F. MORAN, INC. (ON FILE AT TFM, INC.).

3. "PLAN OF LOTS – THOMAS P. RYAN – BROOKLINE, N.H." SCALE: 1"=100' DATED DECEMBER 2, 1968, REVISED THROUGH 9–13–69 BY THOMAS F. MORAN, PE., CIVIL ENGINEER & SURVEYOR, (H.C.R.D. PLAN #4329).

4."SUBDIVISION PLAN – BROOKLINE, NEW HAMPSHIRE – PREPARED FOR – ROY C. & CONSTANCE M. WARD" SCALE: 1"=100', DATED 20 MARCH 1990, BY HOWARD G. WATKINS, (H.C.R.D PLAN #24766).

NOTES CONTINUED:

13. THE TOWN'S REVIEW ENGINEER'S FINAL APPROVAL IS NOTED IN A LETTER DATED 11–17–23 ON FILE AT TOWN OFFICES.

14. A LETTER TO THE PLANNING BOARD FROM A LICENSED LAND SURVEYOR CERTIFYING THAT THE BOUNDS ARE IN PLACE NEEDS TO BE SUBMITTED PRIOR TO THE FIRST CERTIFICATE OF OCCUPANCY IS GRANTED.

15. IF EITHER LOT'S DWELLING IS PROPOSED TO BE CONSTRUCTED OUTSIDE THE POTENTIAL LOCATIONS SHOWN, THE OWNER MUST PRESENT THE NEW LOCATION TO THE PLANNING BOARD FOR REVIEW AND COMPLIANCE WITH THE TOWN'S DRAINAGE REQUIREMENTS.

LEGEND:

- RIGHT–OF–WAY SIDELINE
- PROPERTY LINE
- ABUTTING LOT LINE
- BARBED WIRE FENCE
- STOCKADE FENCE
- EDGE OF PAVEMENT
- EDGE OF GRAVEL
- EDGE OF WATER
- STONE WALL
- D-7 TAX MAP & LOT NUMBER
- EXISTING BUILDING
- EXIST. GRANITE BOUND FOUND
- EXIST. DRILL HOLE FOUND/SET
- EXIST. IRON PIPE FOUND
- IRON PIN TO BE SET
- GRANITE BOUND TO BE SET
- PREFERRED DRIVEWAY LOC.

CERTIFICATION:

"I HEREBY CERTIFY THAT THIS SITE IS THE RESULT OF AN ACTUAL FIELD SURVEY MADE ON THE GROUND AND HAS A MAXIMUM ERROR OF CLOSURE OF ONE PART IN TEN THOUSAND (1:10,000) ON ALL PROPERTY LINES WITHIN AND BORDERING THE SUBJECT PROPERTY."

STATE OF NEW HAMPSHIRE No. 670 RANDOLPH A. HAIGHT LICENSED LAND SURVEYOR

APPROVED BY BROOKLINE PLANNING BOARD

ON: _____ CERTIFIED BY
CHAIRMAN: _____ AND
SECRETARY: _____ .

GRAPHIC SCALE
100' 50' 0 100' 200' 300'

REV.	DATE	DESCRIPTION	C/O	DR	CK
D	12/6/23	UPDATE NOTES PER BPB STAFF	BPB	RAH	SRF
C	11/30/23	UPDATE NOTES, REMOVE COND OF APPRV	BPB	RAH	SRF
B	10/26/23	ADD CONDITIONS OF APPRV	BPB	RAH	SPF
A	10/04/23	REV NOTES, ADD DR #s & BLDG BOX	BPB	RAH	SRF

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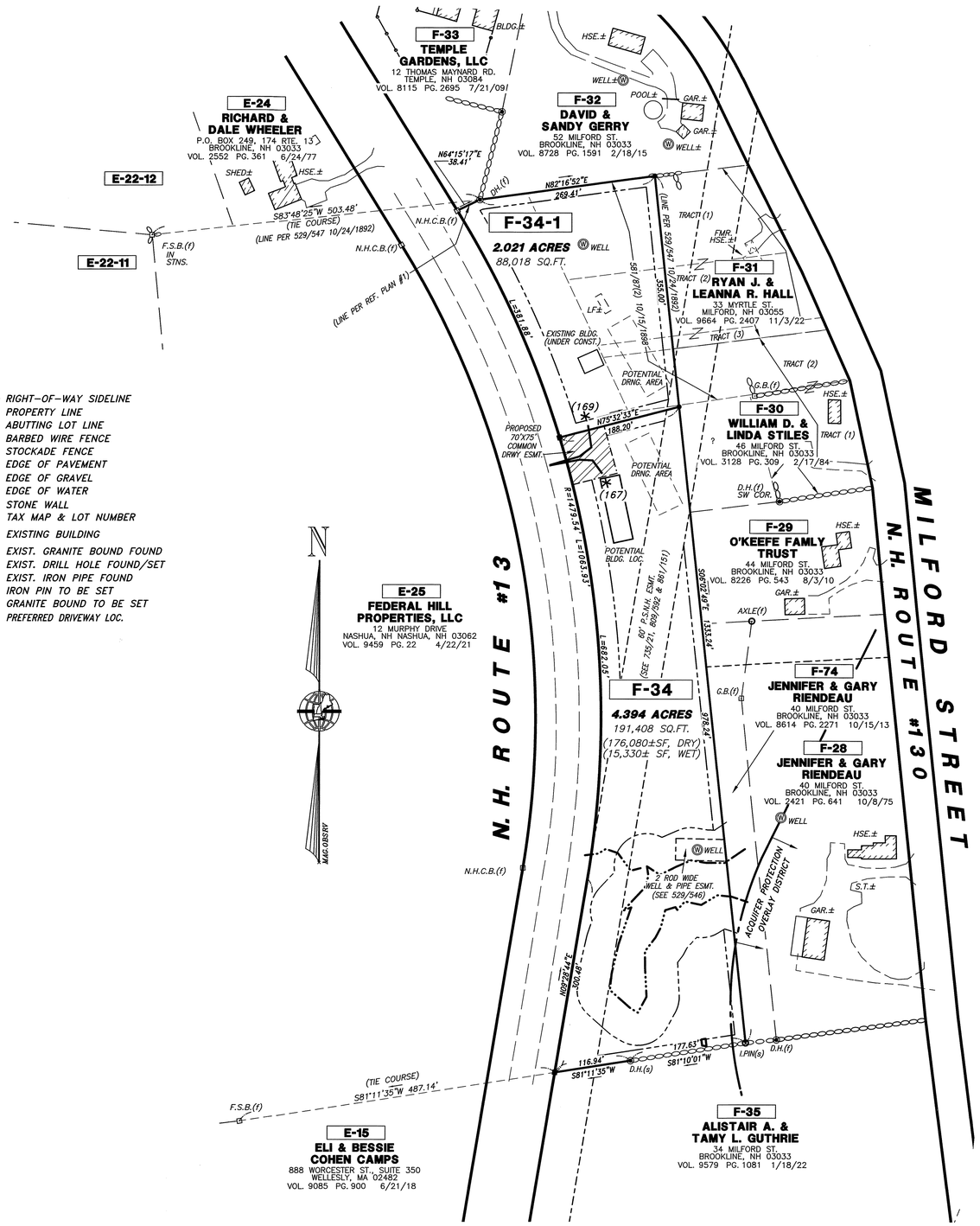

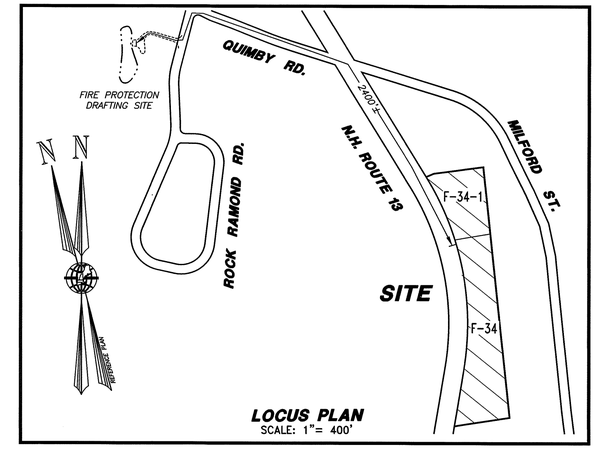

NOTES:

1. THE OWNER OF RECORD OF TAX MAP PARCEL F–34 IS FEDERAL HILL PROPERTIES, LLC, AMOS WHITE, MANAGING MEMBER, 25 MERRIT PARKWAY, UNIT 3, NASHUA, NH 03062, DEED REFERENCE IS VOL. 9459 PG. 22 DATED 4/22/21.

2. THE PURPOSE OF THIS PLAN IS TO DEPICT A TWO LOT SUBDIVISION OF LOT F–34, AS SHOWN.

3. ZONING FOR THE ENTIRE SITE IS RESIDENTIAL/ AGRICULTURAL. MINIMUM OPEN SPACE DEVELOPMENT LOT SIZE IS 44,000 SQ. FT. OF CONTIGUOUS UPLAND SOIL WITH 80' OF FRONTAGE AND/OR 88,000 SQ. FT. CONTIGUOUS UPLAND SOIL FOR A DUPLEX LOT. BUILDING SETBACKS ARE 15' FRONT, SIDE & REAR WITH A 50' PERIMETER BUFFER AND 50' FROM WETLANDS.

4. TOTAL AREA OF THE SITE IS 6.415 ACRES OR 279,426 SQ.FT. WITH 264,099 SQ.FT.(DRY) & 15,327 SQ.FT.(WET).

5. THE BOUNDARY INFORMATION SHOWN FOR THE SITE IS THE RESULT OF A PRECISE BOUNDARY SURVEY BY THIS OFFICE.

6. THE SITE LIES PARTIALLY WITHIN THE AQUIFER PROTECTION OVERLAY DISTRICT AND IS SUBJECT TO ALL OF IT'S PROVISIONS.

7. THE SUBDIVISION REGULATIONS OF THE TOWN OF BROOKLINE ARE PART OF THIS PLAN AND APPROVAL OF THIS PLAN IS CONTINGENT ON COMPLETION OF ALL THE REQUIREMENTS OF THE SUBDIVISION REGULATIONS, EXCEPTING ONLY ANY VARIANCES OR MODIFICATIONS MADE IN WRITING AND ATTACHED HERETO.

8. THE SITE LIES OUTSIDE OF THE 100 YEAR FLOOD HAZARD BOUNDARY AS DEPICTED ON FIRM COMMUNITY PANEL NOS. 3301I0465D & 330110470D, EFFECTIVE DATE OF 9/25/09.

9. FIRE PROTECTION FOR THE SITE IS PROVIDED FROM AN EXISTING FIRE POND DRAFTING SITE OFF OF ROCK RAMOND ROAD AND INDIVIDUAL BUILDING SPRINKLER SYSTEMS. THE FIRE DEPARTMENT FINAL APPROVAL IS NOTED IN A LETTER DATED 11–29–23 ON FILE AT TOWN OFFICES.

10. N.H.D.E.S. SUBDIVISION APPROVAL NUMBER IS eSA2023100403, GRANTED 10–4–23.
N.H.D.O.T. DRIVEWAY PERMIT NUMBER IS 05–063–0035 GRANTED 9–11–23.

11. LOTS ARE SUBJECT TO AN IMPACT FEE, PER THE BROOKLINE ZONING SECTION 2100, IN FOUR SEPARATE AMOUNTS, $222.14 (FOR AMBULANCE FACILITY), $1304.24 (FOR THE BROOKLINE SCHOOL SYSTEM), $1843.47 (FOR THE HOLLIS/BROOKLINE COOP MIDDLE SCHOOL), AND $345.83 (FOR THE NEW POLICE BUILDING). THE IMPACT FEES ARE PAYABLE TO THE TOWN OF BROOKLINE AT THE TOME OF THE ISSUANCE OF THE CERTIFICATE OF OCCUPANCY IS ISSUES FOR EACH LOT.

12. ALL UTILITIES SERVICING PROPOSED LOTS SHALL BE UNDERGROUND. EVERSOURCE ENERGY AGREED TO PROVIDE ELECTRIC SERVICE TO THE SITE ON 10–4–23.

CUTTLER AND BURNHAM SUBDIVISION PLAN
LAND OF

FEDERAL HILL PROPERTIES, LLC

TAX MAP F, LOT 34
NEW HAMPSHIRE ROUTE 13
BROOKLINE, NEW HAMPSHIRE

SCALE: 1" = 100' AUGUST 23, 2023

MERIDIAN LAND SERVICES, INC.
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31 OLD NASHUA ROAD, AMHERST, NH 03031 TEL. 603-673-1441
MERIDIANLANDSERVICES.COM FAX 603-673-1584

FILE:6115D01D.dwg	PROJECT NO. 6115.01	SHEET NO. 3 OF 7

REFERENCE PLANS:

1. "PLAN OF LAND – SIDNEY L. HALL, et ux – BROOKLINE, N.H." SCALE: 1"=50', DATED JUNE 8, 1971 BY THOMAS F. MORAN, CIVIL ENGINEER & SURVEYOR (H.C.R.D. PLAN #5103)

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NOTES CONTINUED:

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14. A LETTER TO THE PLANNING BOARD FROM A LICENSED LAND SURVEYOR CERTIFYING THAT THE BOUNDS ARE IN PLACE NEEDS TO BE SUBMITTED PRIOR TO THE FIRST CERTIFICATE OF OCCUPANCY IS GRANTED.

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- EXIST. GRANITE BOUND FOUND
- EXIST. DRILL HOLE FOUND/SET
- EXIST. IRON PIPE FOUND
- IRON PIN TO BE SET
- IRON PIN TO BE SET
- PREFERRED DRIVEWAY LOC.

SOILS LEGEND:

U.S.D.A., S.C.S. SOIL BOUNDARY

CmC – CANTON STONY FINE SANDY LOAM, 3–8% SLOPES

SOILS INFORMATION DEVELOPED FROM THE SOIL SURVEY OF HILLSBOROUGH COUNTY, EASTERN PART, SHEET 26

WETLANDS INFORMATION:

THE WETLANDS SHOWN WERE DELINEATED BY CERTIFIED WETLANDS SCIENTIST THOMAS E. CARR, CWS, FROM THIS OFFICE, IN DECEMBER, 2021, IN ACCORDANCE WITH "CORPS OF ENGINEERS WETALNDS DELINEATION MANUAL, TECHNICAL REPORT Y–87–1, DATED JANUARY 1987

STATE OF NEW HAMPSHIRE
THOMAS E. CARR
No. 042
CERTIFIED WETLAND SCIENTIST

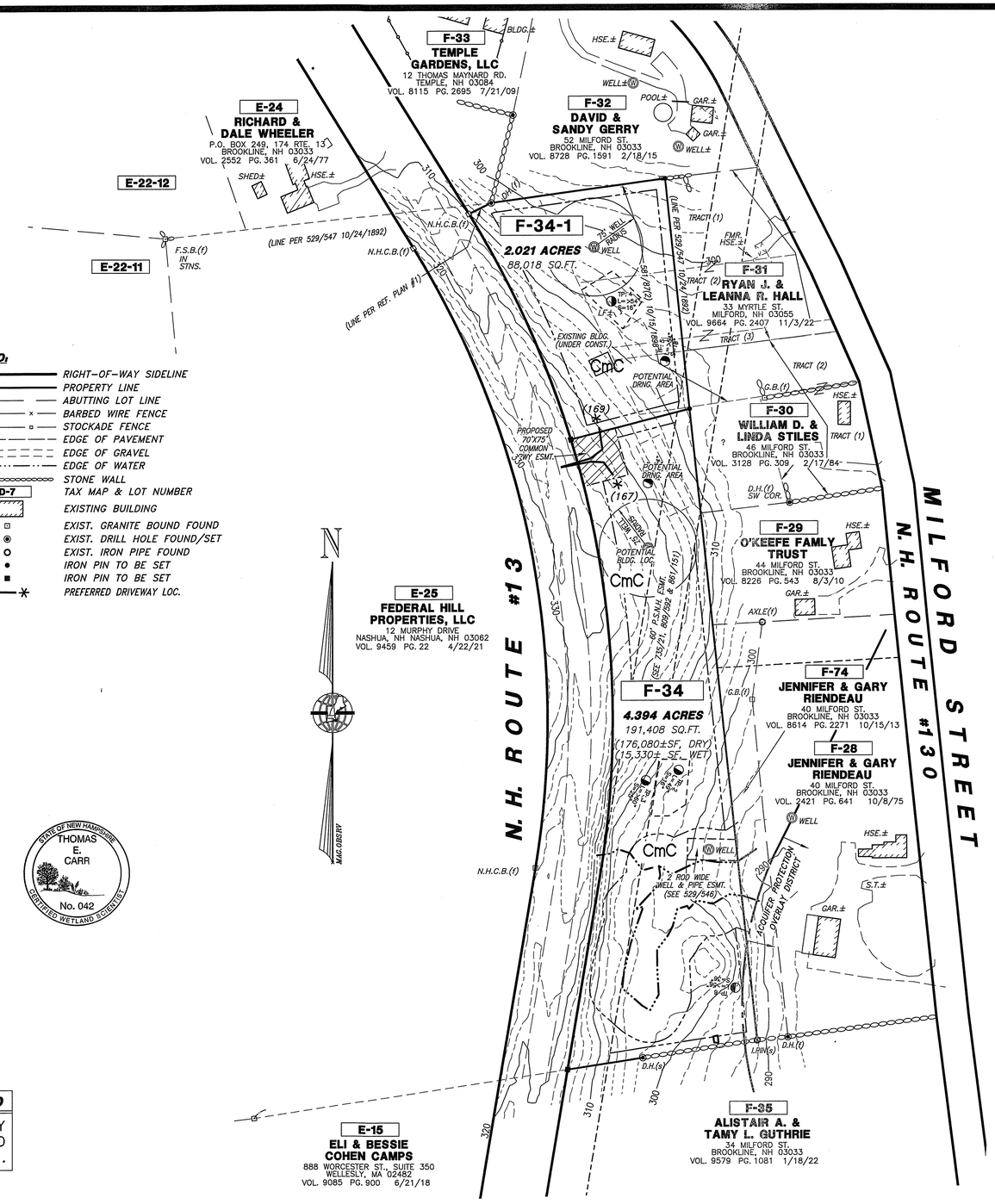
TOPOGRAPHIC INFORMATION:

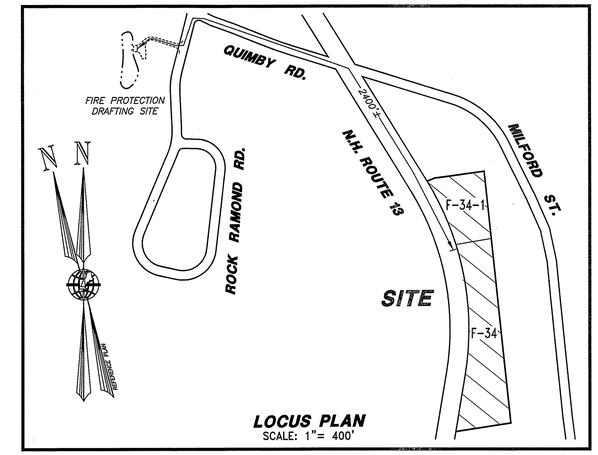
THE TOPOGRAPHY SHOWN WAS DEVELOPED FROM NH GRANIT LIDAR TOPOGRAPHIC DATA, DATUM IS NGVD 1988.

APPROVED BY BROOKLINE PLANNING BOARD

ON: _____ CERTIFIED BY
CHAIRMAN: _____ AND
SECRETARY: _____ .

GRAPHIC SCALE
100' 50' 0 100' 200' 300'





LOCUS PLAN
SCALE: 1"= 400'

NOTES:

1. THE OWNER OF RECORD OF TAX MAP PARCEL F–34 IS FEDERAL HILL PROPERTIES, LLC, AMOS WHITE, MANAGING MEMBER, 25 MERRIT PARKWAY, UNIT 3, NASHUA, NH 03062, DEED REFERENCE IS VOL. 9459 PG. 22 DATED 4/22/21.

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STATE OF NEW HAMPSHIRE
No. 670
RANDOLPH A. HAYHURST
LICENSED LAND SURVEYOR

CUTTLER AND BURNHAM SUBDIVISION PLAN
LAND OF

FEDERAL HILL PROPERTIES, LLC

TAX MAP F, LOT 34
NEW HAMPSHIRE ROUTE 13
BROOKLINE, NEW HAMPSHIRE

SCALE: 1" = 100' AUGUST 23, 2023

MERIDIAN LAND SERVICES, INC.
ENGINEERING | SURVEYING | PERMITTING
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31 OLD NASHUA ROAD, AMHERST, NH 03031 TEL. 603-673-1441
MERIDIANLANDSERVICES.COM FAX 603-673-1584

REV.	DATE	DESCRIPTION	C/O	DR	CK
D	12/6/23	UPDATE NOTES PER BPB STAFF	BPB	RAH	SRF
C	11/30/23	UPDATE NOTES, REMOVE COND OF APPRV	BPB	RAH	SRF
B	10/26/23	ADD CONDITIONS OF APPRV	BPB	RAH	SPF
A	10/04/23	REV NOTES, ADD DR #s & BLDG BOX	BPB	RAH	SRF

FILE:6115D01D.dwg | PROJECT NO. 6115.01 | SHEET NO. 4 OF 7

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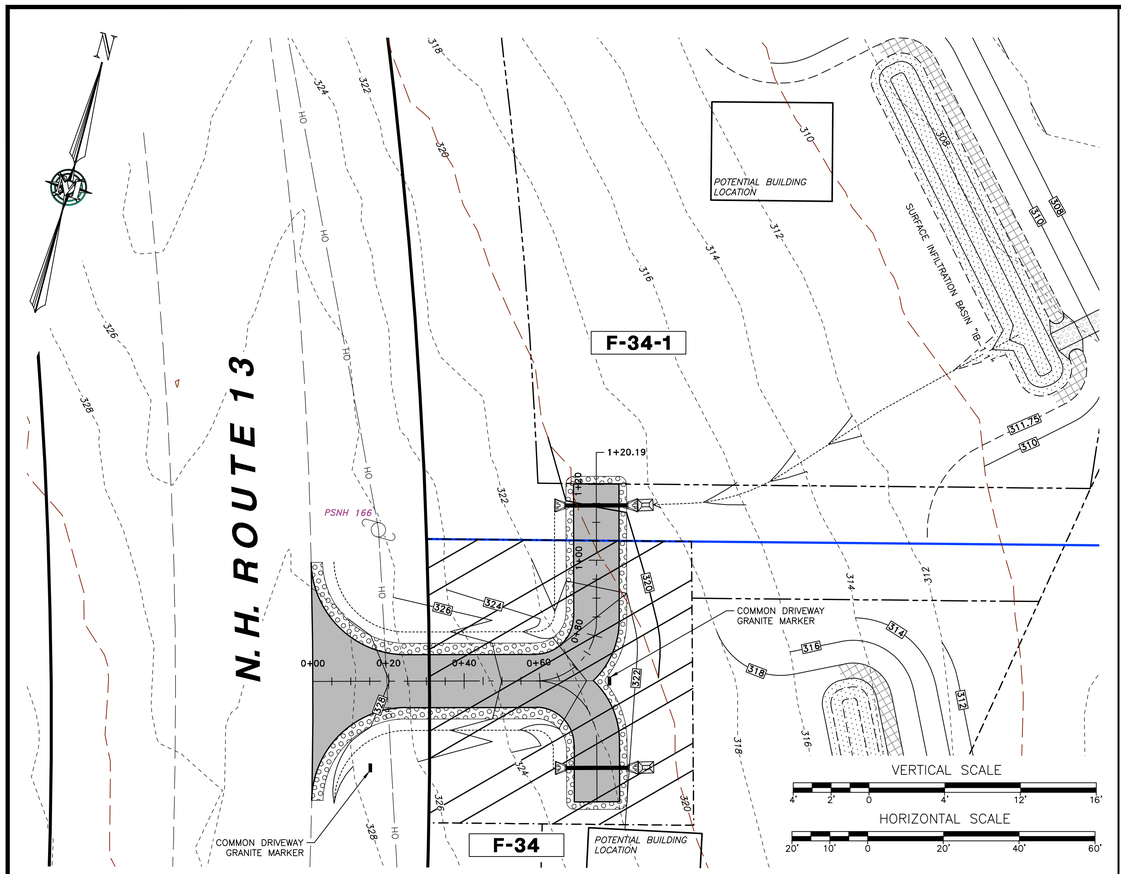

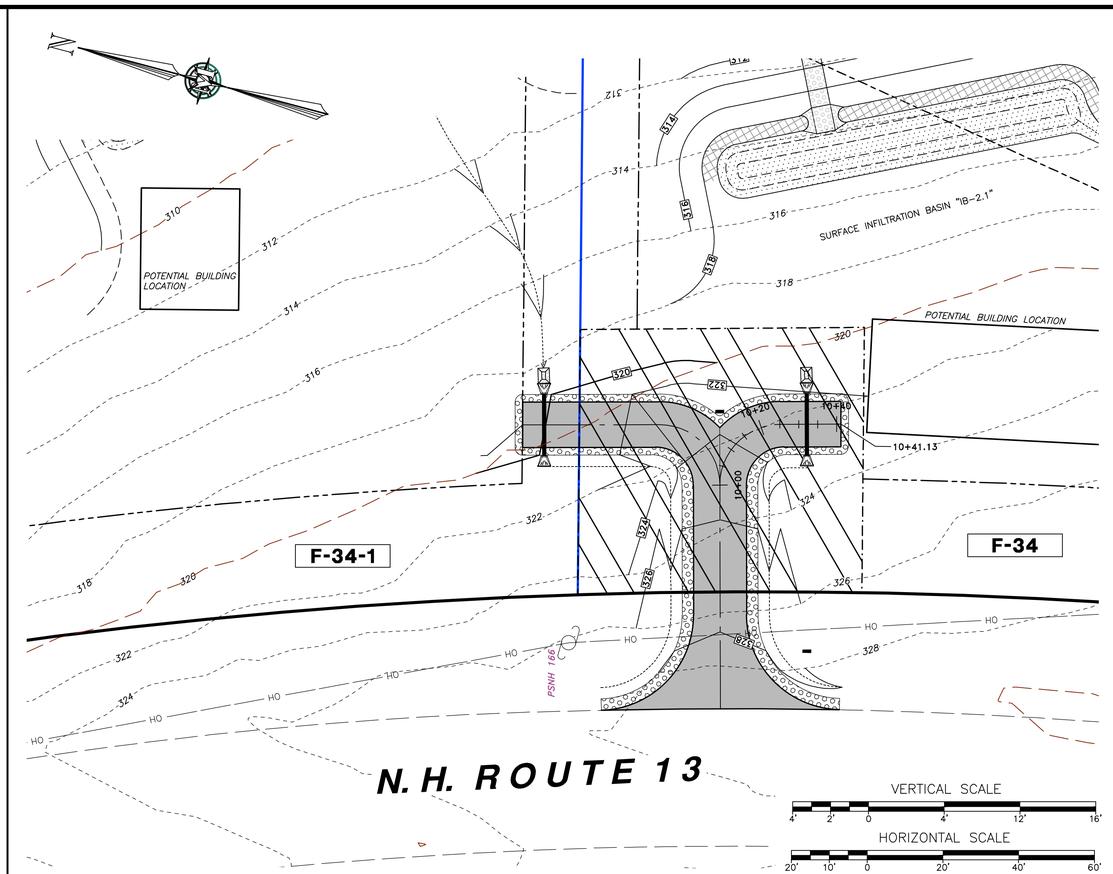

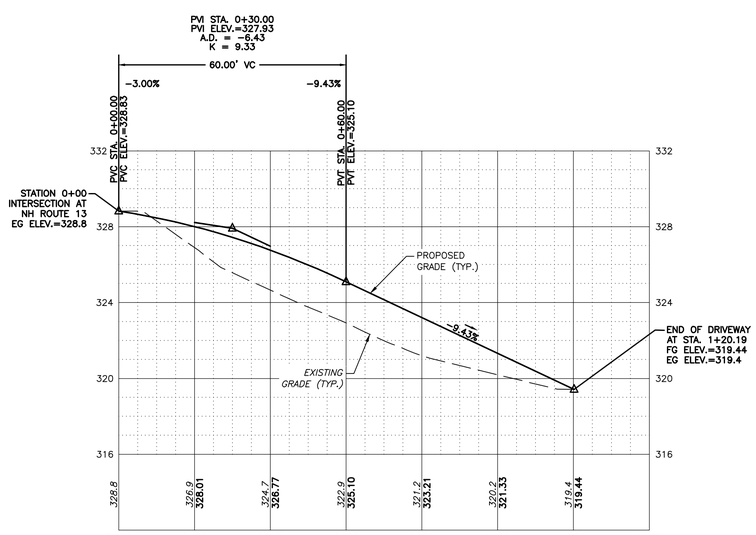

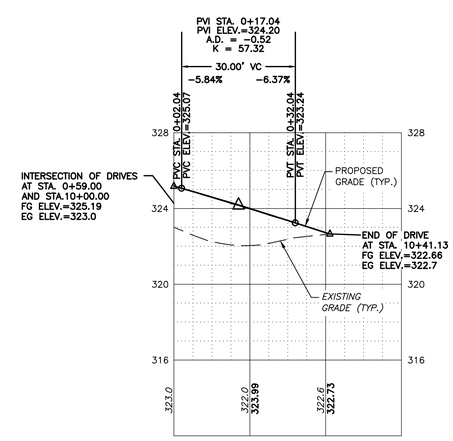

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STATE OF NEW HAMPSHIRE
SAMUEL R. FOISIE
No. 15437
LICENSED PROFESSIONAL ENGINEER

REV.	DATE	DESCRIPTION	DR	CK
I	---	---	---	---
H	---	---	---	---
G	---	---	---	---
F	---	---	---	---
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D	12/5/23	UPDATE NOTES	NCG	SRF
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A	10/04/23	REV NOTES, ADD DR #'S & BLDG BOX	NCG	SRF

CUTLER AND BURNHAM SUBDIVISION
COMMON DRIVEWAY SIGHT DISTANCE PLAN & PROFILE

AUGUST 23, 2023

FEDERAL HILL PROPERTIES, LLC.
NEW HAMPSHIRE ROUTE 13
MAP F LOT 34
BROOKLINE, NEW HAMPSHIRE

SCALE: AS NOTED

P-1
SHEET

FILE:	6115P01D.dwg
PROJECT	6115.01
SHEET NO.	5 OF 7

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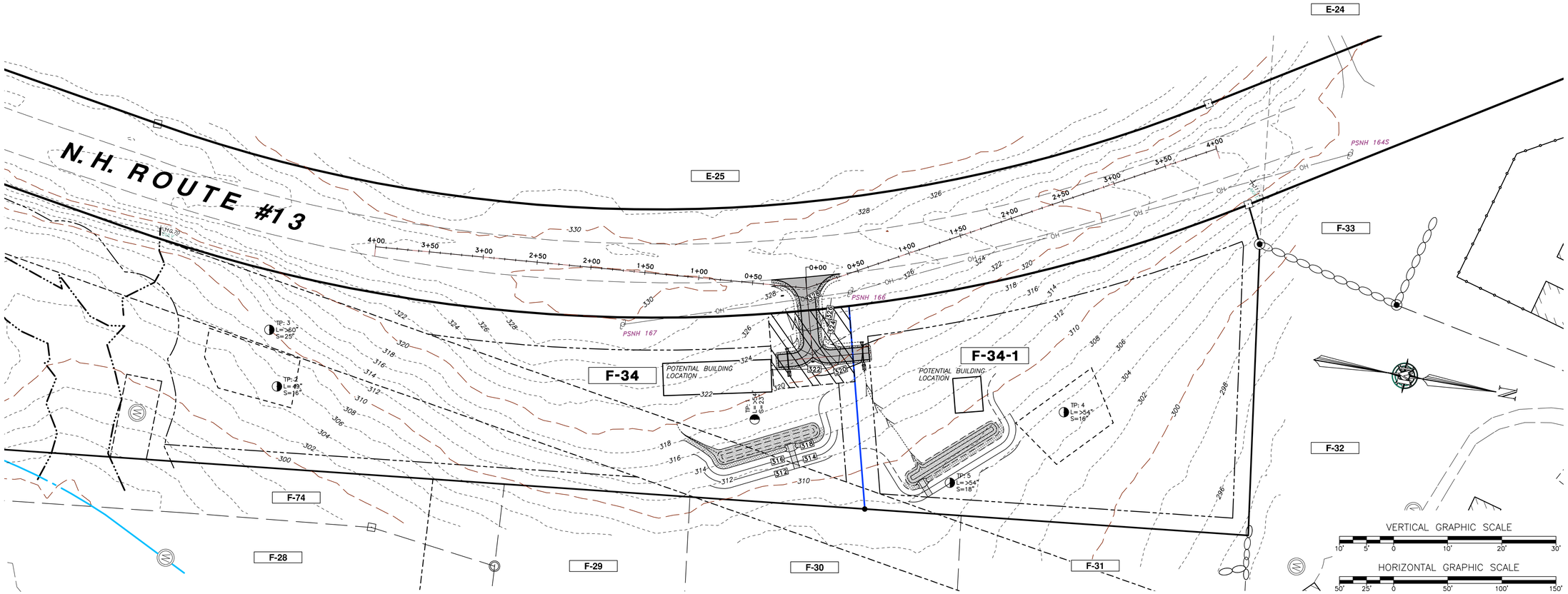

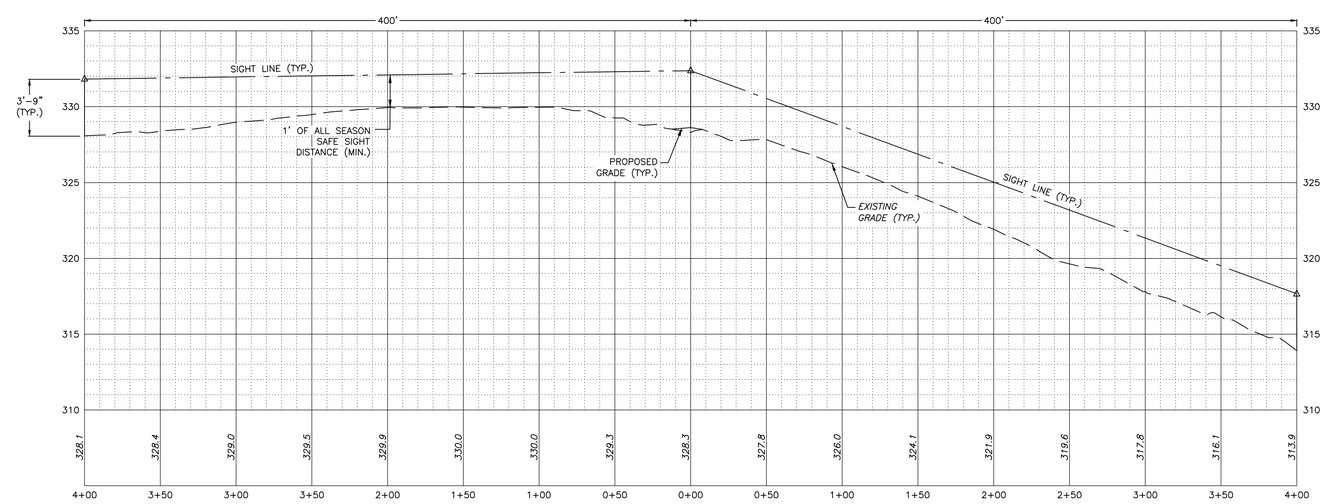

MERIDIAN LAND SERVICES, INC.
ENGINEERING | SURVEYING | PERMITTING
SOIL & WETLAND MAPPING | SEPTIC DESIGN
31 OLD NASHUA ROAD, AMHERST, NH 03031 TEL: 603-673-1441
MERIDIANLANDSERVICES.COM FAX: 603-673-1834

STATE OF NEW HAMPSHIRE
SAMUEL R. FOISIE
No. 15247
LICENSED PROFESSIONAL ENGINEER

REV.	DATE	DESCRIPTION	DR	CK
I	---	---	---	---
H	---	---	---	---
G	---	---	---	---
F	---	---	---	---
E	---	---	---	---
D	12/5/23	UPDATE NOTES	NCG	SRF
C	11/30/23	UPDATE NOTES; REMOVE COND OF APPRV	NCG	SRF
B	10/26/23	ADD CONDITIONS OF APPRV	NCG	SRF
A	10/04/23	REV NOTES; ADD DR #s & BLDG BOX	NCG	SRF

CUTLER AND BURNHAM SUBDIVISION
COMMON DRIVEWAY SIGHT DISTANCE PLAN & PROFILE

AUGUST 23, 2023

FEDERAL HILL PROPERTIES, LLC.
NEW HAMPSHIRE ROUTE 13
MAP F LOT 34
BROOKLINE, NEW HAMPSHIRE

SCALE: AS NOTED

SD-1
SHEET

FILE:	6115P01D.dwg
PROJECT	6115.01
SHEET NO.	6 OF 7

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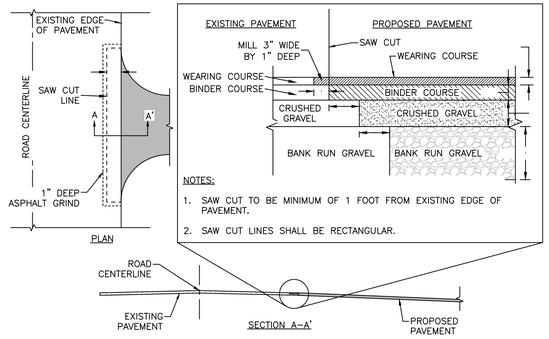
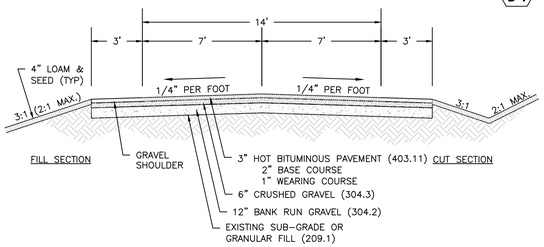


NOTES:

1. SAW CUT TO BE MINIMUM OF 1 FOOT FROM EXISTING EDGE OF PAVEMENT.
2. SAW CUT LINES SHALL BE RECTANGULAR.

PAVEMENT BUTT JOINT DETAIL

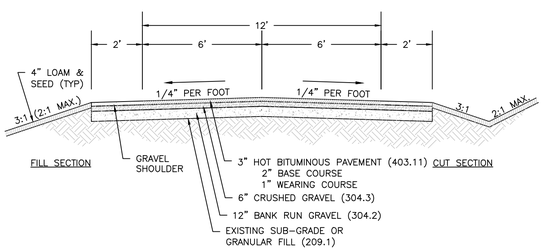
1 / D-1



COMMON DRIVEWAY SECTION

SCALE: NONE

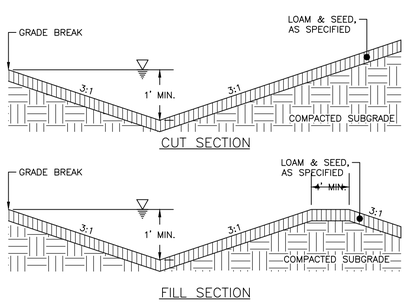
2 / D-1



INDIVIDUAL DRIVEWAY SECTION

SCALE: NONE

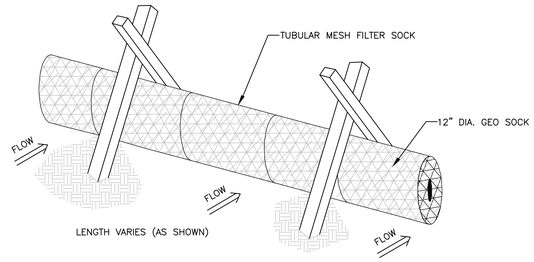
3 / D-1



CONVEYANCE SWALE

SCALE: NONE

4 / D-1

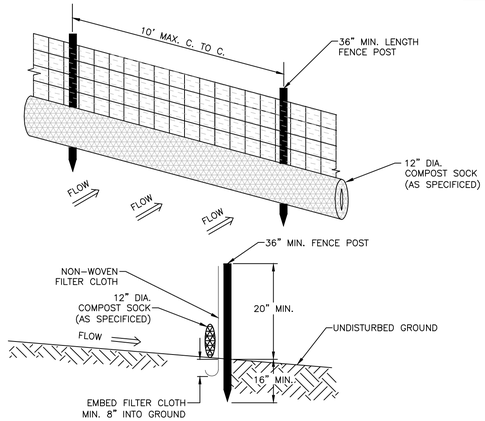


NOTES:
1. THE COMPOST SOCK SHALL BE A MESH TUBE FILLED WITH COMPOSTED MATERIAL.
2. MINIMAL CLEARING MAY BE REQUIRED TO INSTALL COMPOST SOCKS.
3. INSTALL COMPOST SOCKS PRIOR TO ANY CLEARING OR GRUBBING.

COMPOST SOCK

SCALE: NONE

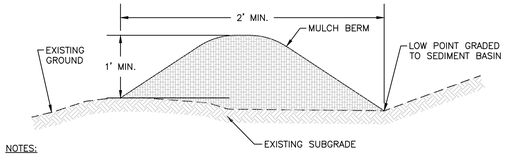
5 / D-1



PERIMETER EROSION CONTROLS

SCALE: NONE

6 / D-1

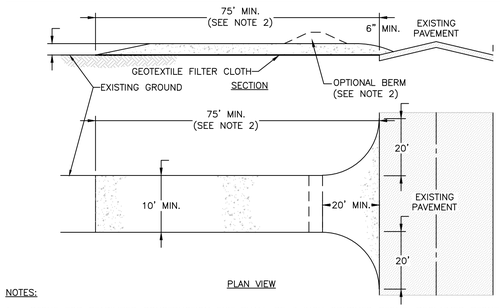


NOTES:

1. MULCH BERM MUST CONSIST PRIMARILY OF ORGANIC MATERIAL AND MAY INCLUDE THE FOLLOWING: SHREDDED BARK, STUMP GRINDINGS, COMPOSTED BARK OR ACCEPTABLE MANUFACTURED WOOD PRODUCTS.
2. WOOD AND BARK CHIPS, GROUND CONSTRUCTION DEBRIS OR REPOSSESSED WOOD PRODUCTS ARE NOT ACCEPTABLE AS THE ORGANIC COMPONENT OF THE MIX.
3. EROSION CONTROL MIX SHOULD CONTAIN A WELL–GRADED MIXTURE OF PARTICLE SIZES AND MAY CONTAIN ROCKS LESS THAN 4" IN DIAMETER.
4. THE ORGANIC MATTER CONTENT SHOULD BE BETWEEN 25% AND 65% ON A DRY WEIGHT BASIS.
5. THE MIX SHOULD NOT CONTAIN SILTS, CLAYS OR SANDS.
6. REFER TO THE NEW HAMPSHIRE STORMWATER MANAGEMENT MANUAL, VOL. 3 SECTION 4.2 FOR COMPLETE DETAILS.

MULCH BERM

7 / D-1



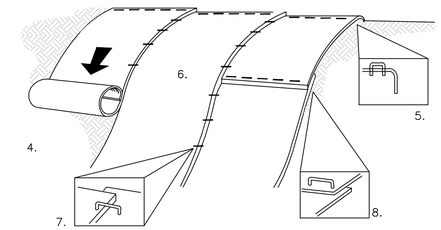
NOTES:

1. STONE FOR STABILIZED CONSTRUCTION EXIT SHALL BE 3 INCH CRUSHED STONE, RECLAIMED STONE, OR RECYCLED CONCRETE EQUIVALENT.
2. THE MINIMUM LENGTH OF THE PAD SHOULD BE 75 FEET, EXCEPT THAT THE MINIMUM LENGTH MAY BE REDUCED TO 50 FEET IF A 3–INCH TO 6–INCH HIGH BERM IS INSTALLED AT THE EXIT OF THE PROJECT SITE.
3. THE THICKNESS OF THE STONE SHALL NOT BE LESS THAN 6 INCHES.
4. THE WIDTH OF THE EXIT SHALL NOT BE LESS THAN THE FULL WIDTH OF THE EXISTING POINT OF INGRESS/EGRESS OR 10 FEET, WHICHEVER IS GREATER.
5. GEOTEXTILE FILTER CLOTH SHALL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING THE STONE.
6. ALL SURFACE WATER THAT IS FLOWING TO OR DIVERTED TOWARDS THE CONSTRUCTION EXIT SHALL BE PIPED BENEATH THE EXIT. IF PIPING IS IMPRACTICAL, A BERM WITH 5:1 SLOPES THAT CAN BE CROSSED BY VEHICLES MAY BE SUBSTITUTED FOR THE PIPE.
7. THE EXIT SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT–OF–WAYS. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEAN OUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, WASHED, OR TRACKED ONTO PUBLIC RIGHT–OF–WAY MUST BE REMOVED PROMPTLY.
8. WHEELS SHALL BE CLEANED TO REMOVE MUD PRIOR TO EXIT ONTO PUBLIC RIGHT–OF–WAYS. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.

STABILIZED CONSTRUCTION EXIT

SCALE: NONE

8 / D-1



CONSTRUCTION REQUIREMENTS AND SLOPE APPLICATIONS:

1. MATS SHALL BE STRAW/COCONUT FIBER EROSION CONTROL TURF REINFORCEMENT MAT SUCH AS NORTH AMERICAN GREEN SC150BN OR EQUAL.
2. THE USE OF ANY EROSION CONTROL MAT WHICH CONTAINS ANY WELDED PLASTIC OR BIODEGRADABLE PLASTIC THREAD OR NETTING IS STRICTLY PROHIBITED.
3. THE EROSION CONTROL MATERIAL(S) SHALL BE ANCHORED WITH "U" SHAPED 11 GAUGE WIRE STAPLES OR WOODEN STAKES WITH A MINIMUM TOP WIDTH OF 1" AND A LENGTH OF 6".
4. PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER AND SEED.
5. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE BLANKET IN A 6" DEEP BY 6" WIDE TRENCH WITH APPROXIMATELY 12" OF BLANKET EXTENDED BEYOND THE UP–SLOPE PORTION OF THE TRENCH. ANCHOR THE BLANKET WITH A ROLL OF STAPLES OR STAKES APPROXIMATELY 12" APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" PORTION OF BLANKET BACK OVER SEED AND COMPACTED SOIL. SECURE BLANKET WITH A ROW OF STAPLES/STAKES PLACED APPROXIMATELY 12" APART ACROSS THE WIDTH OF THE BLANKET.
6. ROLL THE BLANKETS DOWN THE SLOPE. BLANKETS WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL BLANKETS MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES OR STAKES IN APPROPRIATE LOCATIONS. REFER TO MANUFACTURER'S STAPLE GUIDE FOR CORRECT STAPLE PATTERN.
7. THE EDGES OF PARALLEL BLANKETS MUST BE STAPLED WITH APPROXIMATELY 2"–5" OF OVERLAP DEPENDING ON THE BLANKET TYPE.
8. CONSECUTIVE BLANKETS SPLICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" OVERLAP. STAPLE OVERLAPPED AREA APPROXIMATELY 12" APART ACROSS ENTIRE BLANKET WIDTH.
9. TURF REINFORCEMENT MATS SHALL BE COVERED WITH SOIL TO PREVENT EXPOSURE OF THE MATS TO THE SURFACE.

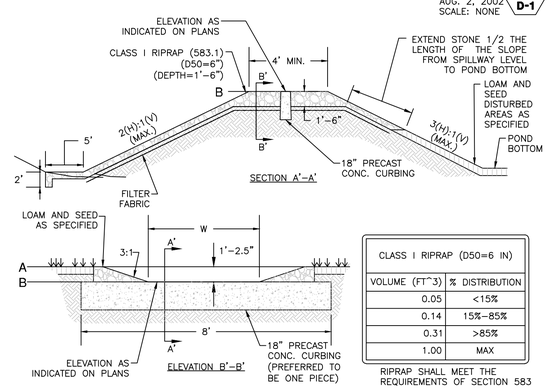
NOTE: IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" MAY BE NECESSARY TO PROPERLY SECURE BLANKETS.

THE CONTRACTOR SHALL MAINTAIN THE BLANKET UNTIL ALL WORK ON THE CONTRACT HAS BEEN COMPLETED AND ACCEPTED. MAINTENANCE SHALL CONSIST OF THE REPAIR OF AREAS WHERE DAMAGED BY ANY CAUSE. ALL DAMAGED AREAS SHALL BE REPAIRED TO REESTABLISH THE CONDITIONS AND GRADE OF THE SOIL PRIOR TO APPLICATION OF THE COVERING AND SHALL BE REFERTILIZED, RESEEDED AND REMULCHED AS DIRECTED.

SLOPE STABILIZATION TURF REINFORCEMENT MAT

AUG. 2, 2002
SCALE: NONE

9 / D-1



CLASS I RIPRAP (D50=6 IN)	
VOLUME (FT^3)	% DISTRIBUTION
0.05	<15%
0.14	15%–85%
0.31	>85%
1.00	MAX

RIPRAP SHALL MEET THE REQUIREMENTS OF SECTION 583

SPILLWAY

SCALE: NONE

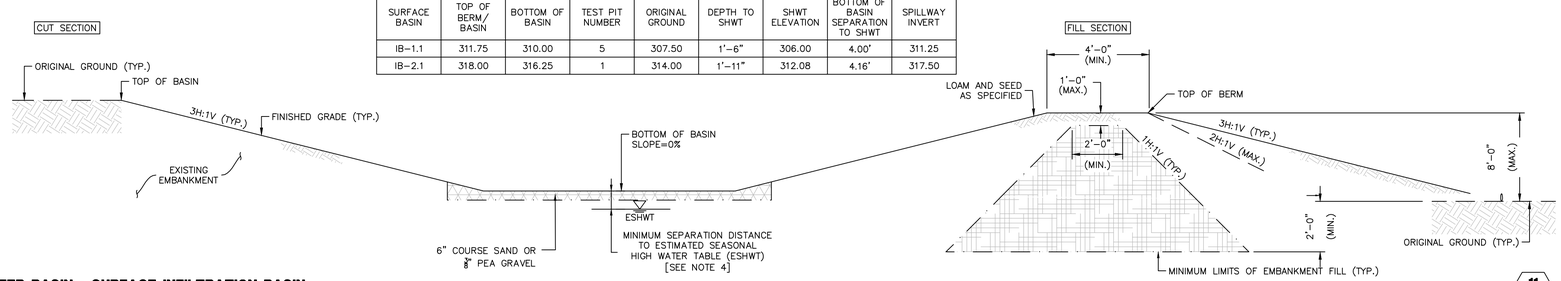
10 / D-1

NOTES:

1. ITEM NO.'S REFER TO THE CURRENT EDITION OF THE NHDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
2. ORIGINAL GROUND AND FINISHED GRADE ELEVATIONS, SLOPES, WIDTHS, LENGTHS, ETC. SHALL BE PER THE GRADING PLANS.
3. ALL DISTURBED AREAS OTHER THAN THE BASIN FLOOR SHALL BE STABILIZED WITH LOAM AND SEED AS SPECIFIED. VEGETATION SHOULD BE ESTABLISHED IMMEDIATELY. SEED BASIN SIDE SLOPES WITH "NEW ENGLAND EROSION CONTROL/RESTORATION MIX FOR DETENTION BASINS AND MOIST SITES", MANUFACTURED BY NEW ENGLAND WETLAND PLANTS, INC. OR EQUAL.
4. THE MINIMUM VERTICAL SEPARATION FROM THE BOTTOM OF THE PRACTICE TO THE SEASONAL HIGH WATER TABLE SHALL BE; 1 FOOT IF STORMWATER HAS BEEN TREATED PRIOR TO ENTERING THE PRACTICE, 4 FEET IF WITHIN A GROUNDWATER OR WATER SUPPLY INTAKE PROTECTION AREA, AND 3 FEET IN ALL OTHER CASES.
5. EMBANKMENT FILL SHALL BE PLACED IN ALL BERMS AND/OR AREAS IN WHICH AN OBSTRUCTION IS CREATED ABOVE ORIGINAL GROUND TO IMPOUND WATER. ALL EMBANKMENT FILL SHALL BE A HIGH SILT CONTENT GLACIAL TILL MEETING THE GRADATION OUTLINED IN TABLE 2. ALTERNATE MATERIALS MAY BE SUBMITTED TO THE DESIGN ENGINEER FOR REVIEW AND APPROVAL.
6. DO NOT DISCHARGE SEDIMENT–LADEN WATERS FROM CONSTRUCTION ACTIVITIES (RUNOFF, WATER FROM EXCAVATIONS) TO THE INFILTRATION SYSTEM.
7. DO NOT TRAFFIC EXPOSED SOIL SURFACE WITH CONSTRUCTION EQUIPMENT. IF FEASIBLE, PERFORM EXCAVATIONS WITH EQUIPMENT POSITIONED OUTSIDE THE LIMITS OF THE INFILTRATION SYSTEM.
8. AFTER THE AREA IS EXCAVATED TO THE FINAL DESIGN ELEVATION, THE FLOOR SHOULD BE DEEPLY TILLED WITH A ROTARY TILLER OR DISC HARROW TO RESTORE INFILTRATION RATES, FOLLOWED BY A PASS WITH A LEVELING DRAG.
9. DO NOT PLACE INFILTRATION SYSTEMS INTO SERVICE UNTIL THE CONTRIBUTING AREAS HAVE BEEN FULLY STABILIZED.

TABLE 1 - INFILTRATION BASIN SCHEDULE

SURFACE BASIN	TOP OF BERM / BASIN	BOTTOM OF BASIN	TEST PIT NUMBER	ORIGINAL GROUND	DEPTH TO SHWT	SHWT ELEVATION	BOTTOM OF BASIN SEPARATION TO SHWT	SPILLWAY INVERT
IB–1.1	311.75	310.00	5	307.50	1'–6"	306.00	4.00'	311.25
IB–2.1	318.00	316.25	1	314.00	1'–11"	312.08	4.16'	317.50



STORMWATER BASIN - SURFACE INFILTRATION BASIN

SCALE: NONE

11 / D-1

MERIDIAN LAND SERVICES, INC.
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MERIDIANLANDSERVICES.COM FAX 603-673-1834

STATE OF NEW HAMPSHIRE — SAMUEL R. FOISI — No. 14547 — LICENSED PROFESSIONAL ENGINEER

REV.	DATE	DESCRIPTION	DR	CK
I	–	–	NCG	SRF
H	–	–	NCG	SRF
G	–	–	NCG	SRF
F	–	–	NCG	SRF
E	12/5/23	UPDATE NOTES	NCG	SRF
D	11/30/23	UPDATE NOTES, REMOVE COND OF APPRV	NCG	SRF
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CUTLER AND BURNHAM SUBDIVISION
COMMON DRIVEWAY SIGHT DISTANCE PLAN & PROFILE

AUGUST 23, 2023

FEDERAL HILL PROPERTIES, LLC.
NEW HAMPSHIRE ROUTE 13
MAP F LOT 34
BROOKLINE, NEW HAMPSHIRE

SCALE: AS NOTED

D-1
SHEET

FILE:	6115P01D.dwg
PROJECT	6115.01
SHEET NO.	7 OF 7

Plotted: 12/5/2023 12:13 PM By: NCG
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