


PAWTUCKAWAY RIDGE SUBDIVISION RAYMOND ROAD (RT 156) TAX MAP 69, LOT 17

PLEASE REPORT OBSERVATIONS OF RARE TURTLES


The NH Fish & Game Department is requesting observations of the following turtle species

Turtles may be attracted to disturbed ground during nesting season (May 15th - June 30th)
Turtles are most active from April 15th - October 15th - maintain silt fences during this time



Blanding's turtle
(State Endangered)

Large, dark/black domed shell with lighter speckles.
Distinct yellow throat/chin.
Aquatic but often moves on land.

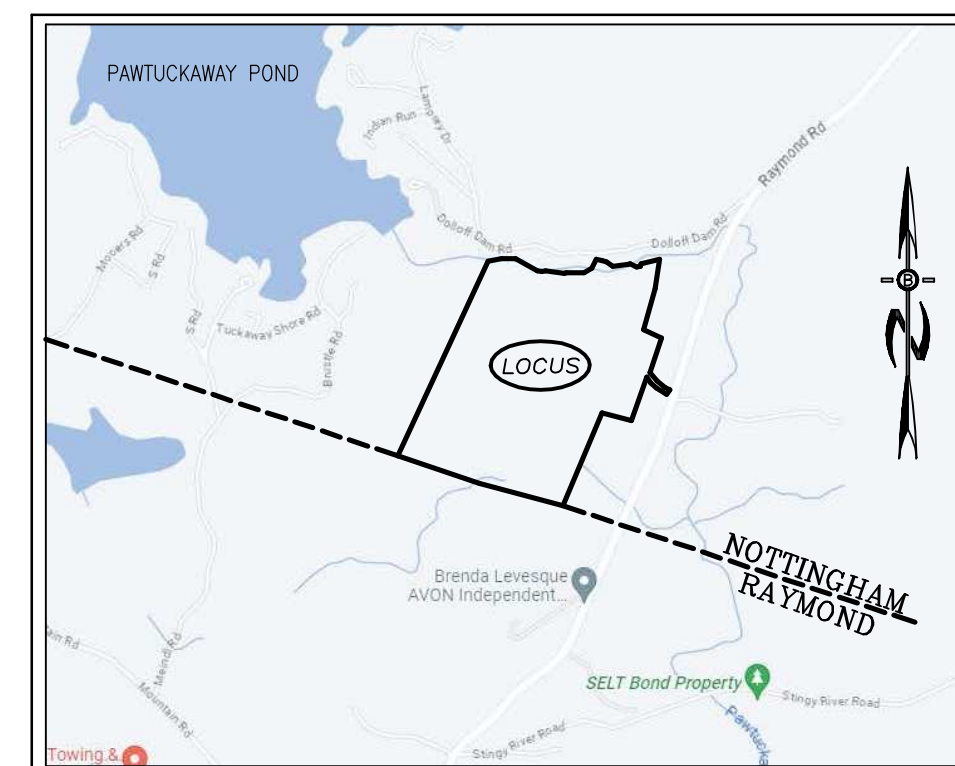


Spotted turtle
(State Threatened)

Small, mostly aquatic with black or dark brown with yellow spots.
Fairly flat shell compared to Blanding's turtle.
Spots vary in color and number.

Rs 1401.03 (a) No person shall take or possess a spotted turtle (Clemmys guttata)...Blanding's turtle (Emydoidea blandingii)...or any egg or part thereof.

Report sightings immediately to NHFG Wildlife Division at 603-271-2461 (M-F 8-4) or to NHFG Wildlife Biologist Melissa Winters 603-479-1129 (cell) anytime.
Please report promptly, noting specific location and date - Photographs strongly encouraged



LOCATION MAP

OWNER:
THE FORGOTTEN MTN REALTY TRUST
DAVID SANDERSON TRUSTEE
33 HOBBS ROAD
NORTH HAMPTON, NH 03862

APPLICANT/DEVELOPER:
JOSEPH FALZONE
7B EMERY LANE
STRATHAM, N.H. 03885

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TOWN NOTES

IF, DURING CONSTRUCTION, IT BECOMES APPARENT THAT DEFICIENCIES EXIST IN THE APPROVED DESIGN DRAWINGS, THE CONTRACTOR SHALL BE REQUIRED TO CORRECT THE DEFICIENCIES TO MEET THE REQUIREMENTS OF THE REGULATIONS AT NO EXPENSE TO THE TOWN.

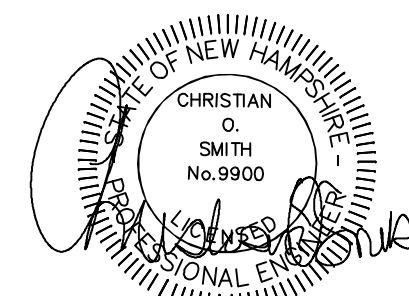
REQUIRED EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO ANY DISTURBANCE OF THE SITE. SURFACE AREA SHALL BE MAINTAINED THROUGH THE COMPLETION OF ALL CONSTRUCTION ACTIVITIES. IF, DURING CONSTRUCTION, IT BECOMES APPARENT THAT ADDITIONAL EROSION CONTROL MEASURES ARE REQUIRED TO STOP ANY EROSION ON THE CONSTRUCTION SITE DUE TO ACTUAL SITE CONDITIONS, THE OWNER SHALL BE REQUIRED TO INSTALL THE NECESSARY EROSION PROTECTION AT NO EXPENSE TO THE TOWN.

ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL CONFORM TO TOWN OF NOTTINGHAM SUBDIVISION REGULATIONS AND THE LATEST EDITION OF NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD & BRIDGE CONSTRUCTION.

CIVIL ENGINEERS:



70 PORTSMOUTH AVE,
THIRD FLOOR, SUITE 2
STRATHAM, N.H. 03885
PHONE: 603-583-4860,
FAX: 603-583-4863



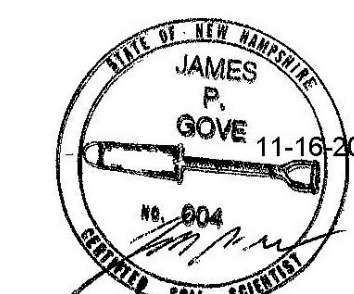
LAND SURVEYORS:



Serving Your Professional Surveying & Mapping Needs
102 Kent Place, Newmarket, NH 03857-0163
Voice (603) 659-6560, Data (603) 659-4118

WETLAND / SOIL CONSULTANT:

GOVE ENVIRONMENTAL SERVICES INC.
8 CONTINENTAL DRIVE,
BLDG 2 UNIT H
EXETER, NH 03833
1-603-778-0644



REQUIRED PERMITS

NHDOT DRIVEWAY PERMIT#: 06-351-389
NHDES SUBDIVISION APPROVAL NUMBER: eSA2024.....
NHDES ALTERATION OF TERRAIN APPROVAL NUMBER: 2023.....

REVISIONS:	DATE:
REVISED LOTS	2-1-24
REVISED PER REVIEW	3-12-24
REVISED PER REVIEW	4-4-24

NOTES:

- REFERENCE: TAX MAP 69, LOTS 18* & 19 RAYMOND ROAD NOTTINGHAM, NH *LOT 18 IS NOT SHOWN AS A LOT OF RECORD PER TOWN OF NOTTINGHAM TAX MAP 69, LOT NUMBER BASED ON REFERENCE PLAN 3.
- TOTAL PARCEL AREA: LOT 18-99,191 SQ. FT. OR 2.28 AC. (SEE NOTE 1) LOT 19-111,254 SQ. FT. OR 2.55 AC.
- OWNER OF RECORD: TAX MAP 69, LOT 18 THE FORGOTTEN MTN REALTY TRUST DAVID SANDERSON, TRUSTEE 33 HOBBS ROAD NORTH HAMPTON, NH 03862 R.C.R.D. BOOK 3953, PAGE 1595
TAX MAP 69, LOT 19 WAYNE W. & DONNA G. BIBEAU 209 NOTTINGHAM ROAD NOTTINGHAM, NH 03290 R.C.R.D. BOOK 4600, PAGE 1685
- ZONE: RESIDENTIAL/AGRICULTURAL
OPEN SPACE DESIGN MIN. LOT SIZE: 30,000 SQ. FT.
MIN. FRONTAGE: 100'
MAX. HEIGHT: 34'
MIN. OPEN SPACE: 50%
BUILDING SETBACKS FRONT: 35'
SIDE & REAR: 25'
POORLY DRAINED SOILS: 50'
VERY POORLY DRAINED SOILS: 75'
- FIELD SURVEY PERFORMED BY DOUCET SURVEY DURING JULY & AUGUST, 2023 USING A TOTAL STATION AND A SURVEY GRADE GPS WITH A DATA COLLECTOR AND AN AUTO LEVEL. TRAVERSE ADJUSTMENT BASED ON LEAST SQUARE ANALYSIS.
- HORIZONTAL DATUM BASED ON NAD83(2011) NEW HAMPSHIRE STATE PLANE COORDINATE ZONE (2800) DERIVED FROM REDUNDANT GPS OBSERVATIONS UTILIZING THE KEYNET GPS VRS NETWORK.
- JURISDICTIONAL WETLANDS DELINEATED BY GOVE ENVIRONMENTAL DURING JULY 2023 USING THE FOLLOWING STANDARDS:
• REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHCENTRAL AND NORTHEAST REGION, (VERSION 2.0) JANUARY 2012, U.S. ARMY CORPS OF ENGINEERS.
• FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, A GUIDE FOR IDENTIFYING AND DELINEATING HYDRIC SOILS, VERSION 8.2. UNITED STATES DEPARTMENT OF AGRICULTURE (2018).
• NEW ENGLAND HYDRIC SOILS TECHNICAL COMMITTEE, 2020 VERSION 4, FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND. NEW ENGLAND INTERSTATE WATER POLLUTION CONTROL COMMISSION, LOWELL, MA.
• U.S. ARMY CORPS OF ENGINEERS NATIONAL WETLAND PLANT LIST, VERSION 3.5. (2020)
- THE PREVIOUS SUBDIVISION OF THE SUBJECT PARCEL, R.C.R.D. PLAN D-21270 WAS REVOKED BY THE PLANNING BOARD OF THE TOWN OF NOTTINGHAM ON JANUARY 24, 2001, SEE R.C.R.D. BOOK 3540, PAGE 933.
- FLOOD HAZARD ZONE: "X" & "X" (OTHER FLOOD AREAS), PER FIRM MAP #3301500185E, DATED 5/17/05. SEE FIRM MAP FOR SPECIFIC DETAILS.
- THE INTENT OF THIS PLAN IS TO SHOW THE LOCATION OF BOUNDARIES IN ACCORDANCE WITH AND IN RELATION TO THE CURRENT LEGAL DESCRIPTION, AND IS NOT AN ATTEMPT TO DEFINE UNWRITTEN RIGHTS, DETERMINE THE EXTENT OF OWNERSHIP, OR DEFINE THE LIMITS OF TITLE.
- FINAL MONUMENTATION MAY BE DIFFERENT THAN THE PROPOSED MONUMENTATION SHOWN HEREON, DUE TO THE FACT THAT SITE CONDITIONS WILL DICTATE THE ACTUAL LOCATION AND TYPE OF MONUMENTS INSTALLED IN THE FIELD. PLEASE REFER TO EITHER THE "MONUMENTATION LOCATION PLAN" TO BE RECORDED OR CONTACT DOUCET SURVEY, FOR CLARIFICATION OF MONUMENTS SET. (A RECORDED PLAN WILL BE PRODUCED AT THE DISCRETION OF DOUCET SURVEY).
- ALL UNDERGROUND UTILITIES (ELECTRIC, GAS, TEL. WATER, SEWER DRAIN SERVICES) ARE SHOWN IN SCHEMATIC FASHION, THEIR LOCATIONS ARE NOT PRECISE OR NECESSARILY ACCURATE. NO WORK WHATSOEVER SHALL BE UNDERTAKEN USING THIS PLAN TO LOCATE THE ABOVE SERVICES. CONSULT WITH THE PROPER AUTHORITIES CONCERNED WITH THE SUBJECT SERVICE LOCATIONS FOR INFORMATION REGARDING SUCH. CALL DIG-SAFE AT 1-888-DIG-SAFE.

REFERENCE PLANS:

- "11 LOTS FOR PAWTUCKAWAY ASSOCIATES" DATED MARCH 16, 1978 BY DAVID R. NOYES R.C.R.D. PLAN D-7714.
- "LAND OF PAWTUCKAWAY ASSOCIATES (SEE 2257-0817 TRACTS 5 AND 13)" DATED JULY 22, 1977 BY DAVID R. NOYES R.C.R.D. PLAN D-7715.
- "SUBDIVISION PLAN OF LAND FOR ALBERT BRIEN NH ROUTE 156 COUNTY OF ROCKINGHAM NOTTINGHAM, N.H." DATED JULY 18, 1990 BY RICHARD P. MILLETTE AND ASSOCIATES R.C.R.D. PLAN D-21270.
- "NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION, RIGHT OF WAY PLAN, NOTTINGHAM SAO 0-635", DATED 1941, ON FILE AT THE NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION.

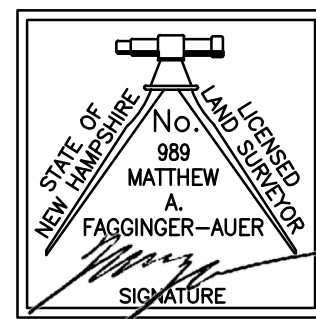
TAX MAP 69, LOT 17
THE FORGOTTEN MTN REALTY TRUST
DAVID SANDERSON, TRUSTEE
33 HOBBS ROAD
NORTH HAMPTON, NH 03290
R.C.R.D. BOOK 3953, PAGE 1595

TAX MAP 69, LOT 18
EXISTING
99,191 SQ. FT.
2.28 AC.
PROPOSED
88,503 SQ. FT.
2.03 AC.
FRONTAGE=347.04'
(SEE NOTE 1)

TAX MAP 69, LOT 19
EXISTING
111,233 SQ. FT.
2.55 AC.
PROPOSED
121,921 SQ. FT.
2.80 AC.
FRONTAGE= 761.99'

TAX MAP 69, LOT 17A
THE FORGOTTEN MTN REALTY TRUST
DAVID SANDERSON, TRUSTEE
33 HOBBS ROAD
NORTH HAMPTON, NH 03290
R.C.R.D. BOOK 3953, PAGE 1595

TAX MAP 69, LOT 16
ERNEST E. BROADWAY
215 RAYMOND ROAD
NOTTINGHAM, NH 03290
R.C.R.D. BOOK 3326, PAGE 133



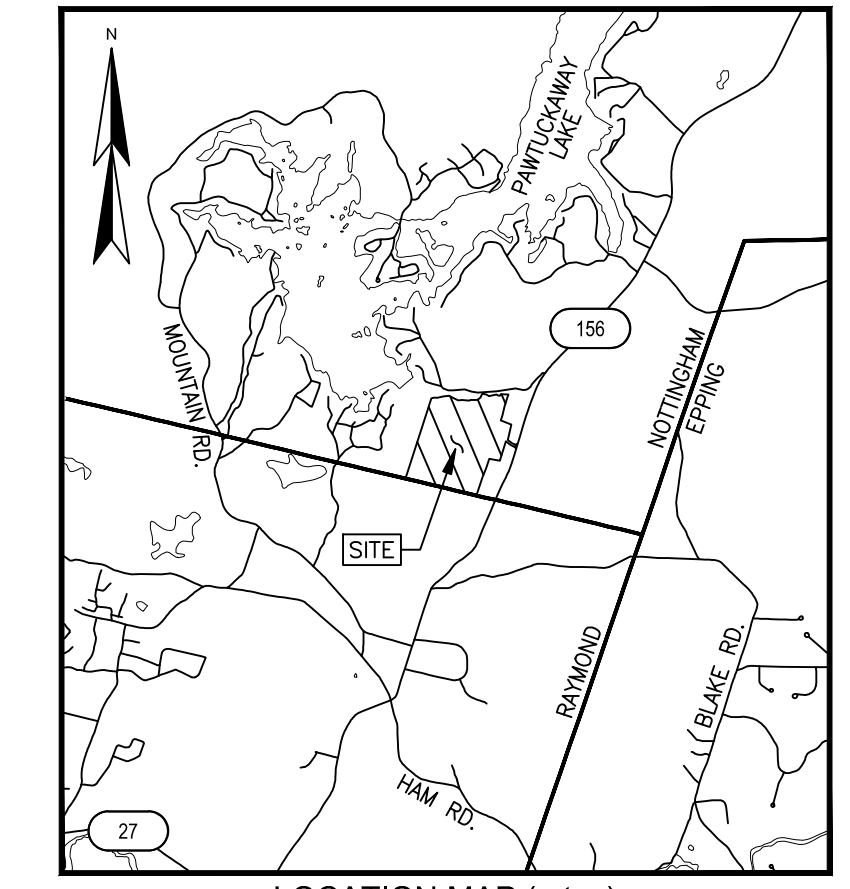
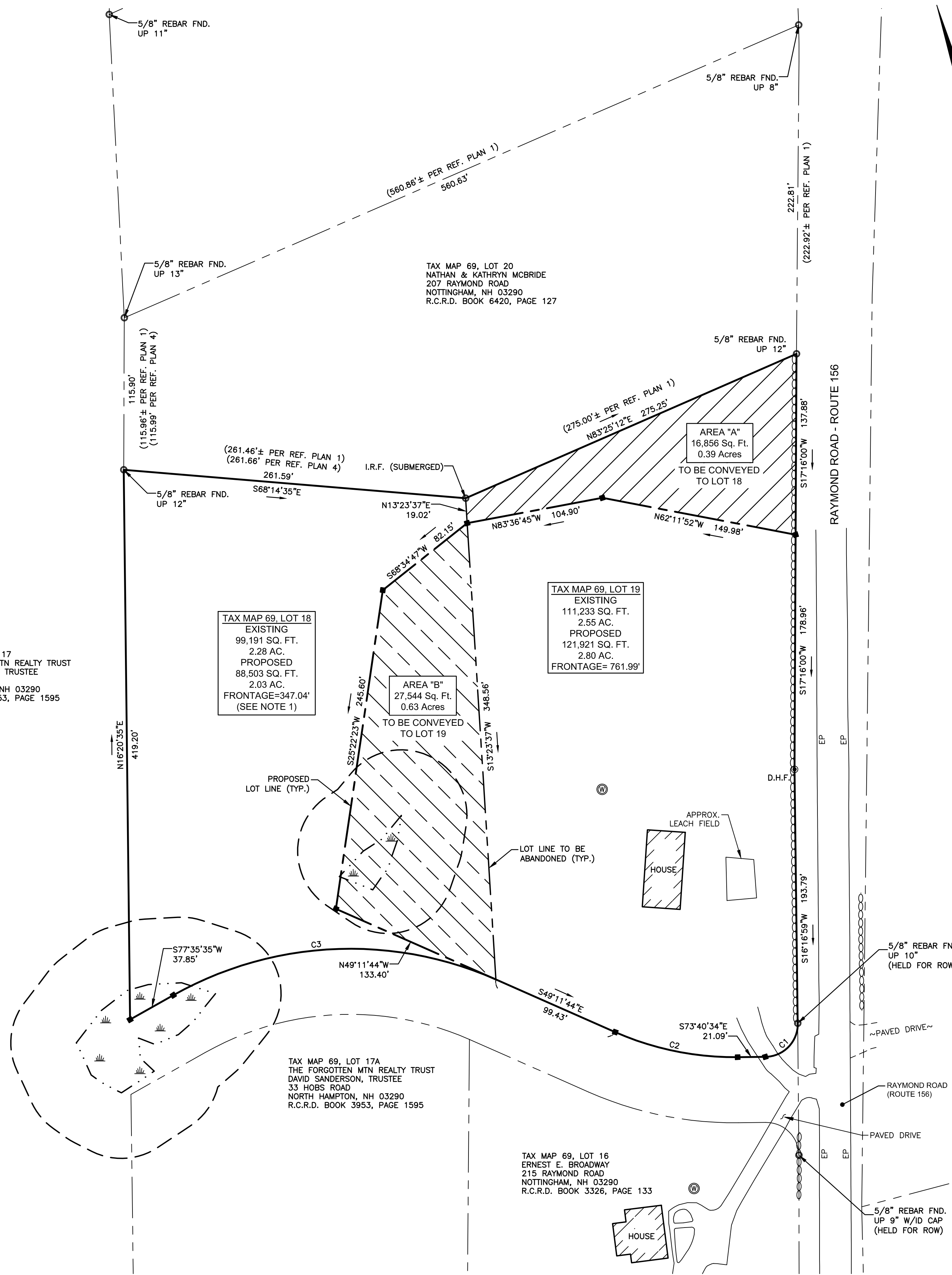
I CERTIFY THAT THIS SURVEY AND PLAN WERE PREPARED BY ME OR BY THOSE UNDER MY DIRECT SUPERVISION AND FALLS UNDER THE URBAN SURVEY CLASSIFICATION OF THE NH CODE OF ADMINISTRATIVE RULES OF THE BOARD OF LICENSURE FOR LAND SURVEYORS. I CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. RANDOM TRAVERSE SURVEY BY TOTAL STATION, WITH A PRECISION GREATER THAN 1:15,000.

APPROVED BY THE NOTTINGHAM PLANNING BOARD

CHAIRPERSON	DATE

Matthew Fagginger-Auer
L.L.S. #989
12/18/23 DATE

THE CERTIFICATIONS SHOWN HEREON ARE INTENDED TO MEET REGISTRY OF DEED REQUIREMENTS AND ARE NOT A CERTIFICATION TO TITLE OR OWNERSHIP OF PROPERTY SHOWN. OWNERS OF ADJOINING PROPERTIES ARE ACCORDING TO CURRENT TOWN ASSESSORS RECORDS.

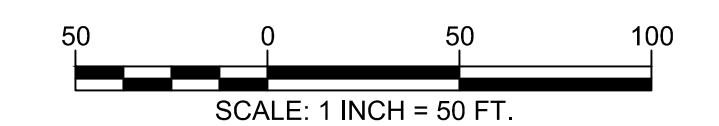


LEGEND

- EXISTING LOT LINE
- - - APPROXIMATE ABUTTERS LINE
- - - PROPOSED LOT LINE
- - - LOT LINE TO BE ABANDONED
- - - WETLAND BUFFER
- STONE WALL
- EDGE OF DELINEATED WETLAND
- WETLAND AREA
- DRILL HOLE FOUND (D.H.F.)
- PIPE/ROD FOUND
- 4"x4" GRANITE BOUND TO BE SET
- EP EDGE OF PAVEMENT

CURVE TABLE

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	39.34'	25.00'	90°09'40"	N61°14'36"E	35.41'
C2	96.00'	225.00'	24°26'46"	S61°25'07"E	95.27'
C3	255.40'	275.00'	53°12'44"	N75°48'06"W	246.32'



BOUNDARY LINE ADJUSTMENT
FOR
HARBOR STREET LIMITED PARTNERSHIP
LAND OF
THE FORGOTTEN MTN REALTY TRUST
(TAX MAP 69, LOT 18)
&
WAYNE W. & DONNA G. BIBEAU
(TAX MAP 69, LOT 19)
RAYMOND ROAD
NOTTINGHAM, NEW HAMPSHIRE

NO.	DATE	DESCRIPTION	BY

DRAWN BY: J.R.P.	DATE: DECEMBER 18, 2023
CHECKED BY: M.W.F.	DRAWING NO. 8115C
JOB NO. 8115	SHEET 1 OF 1

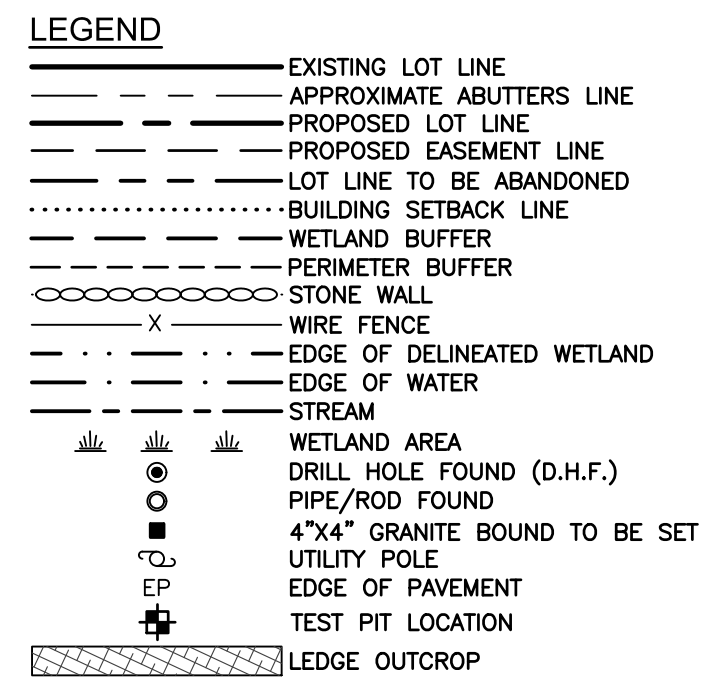
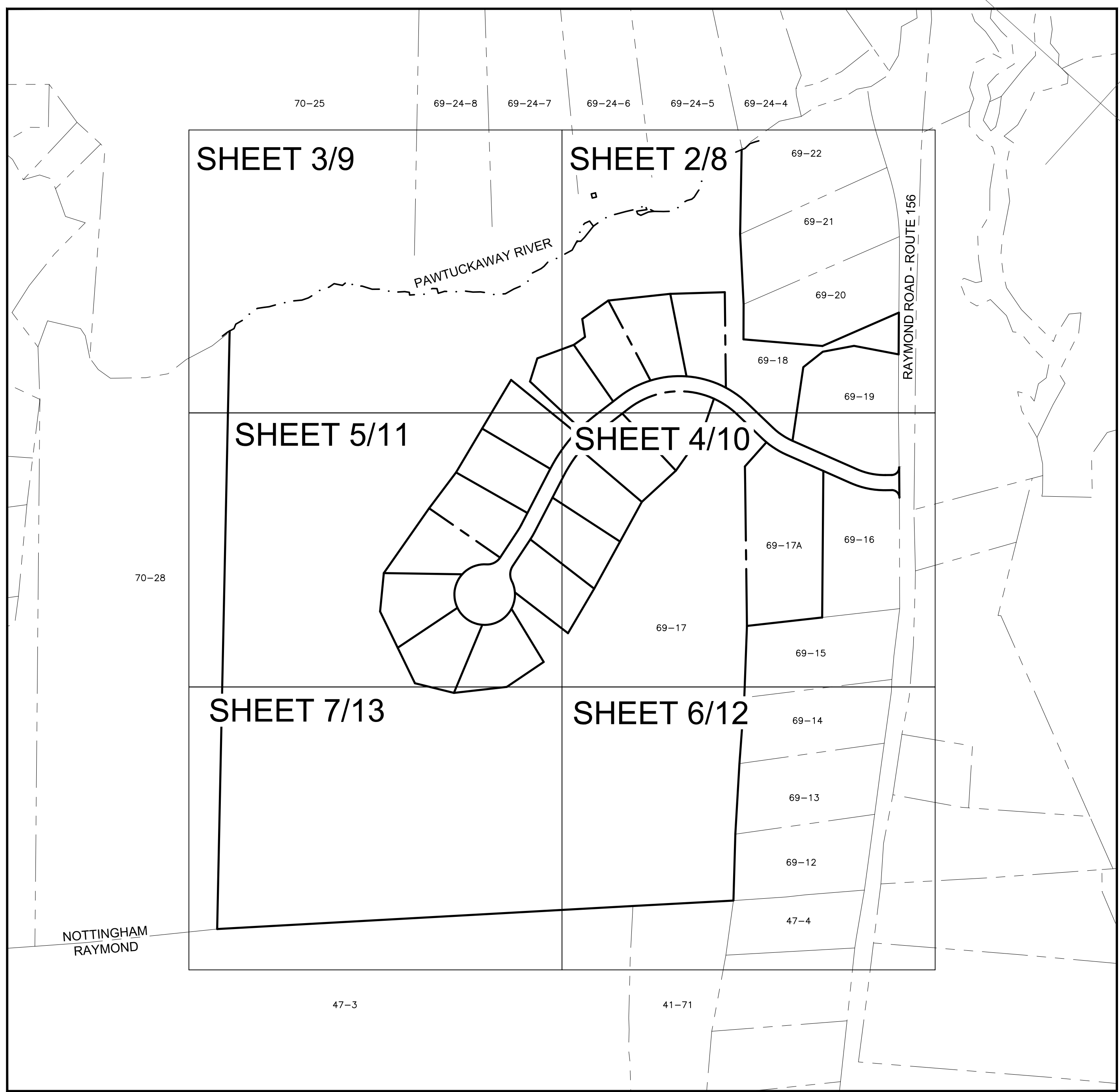
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NOTES:

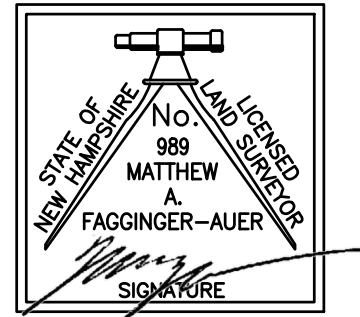
1. REFERENCE: TAX MAP 69, LOTS 17, 17A* & 18* RAYMOND ROAD NOTTINGHAM, NH *LOTS 17A & 18 ARE NOT SHOWN AS LOTS OF RECORD PER TOWN OF NOTTINGHAM TAX MAP 69.
2. TOTAL PARCEL AREA: LOT 17-3,717,170 SQ. FT.± OR 85.33 AC.± (AREA CALCULATED TO EDGE OF RIVER) LOT 17A-126,844 SQ. FT. OR 2.91 AC. (SEE NOTE #1) LOT 18-99,191 SQ. FT. OR 2.28 AC. (SEE NOTE #1)
3. OWNER OF RECORD: TAX MAP 69, LOTS 17, 17A & 18 THE FORGOTTEN MTN REALTY TRUST DAVID SANDERSON, TRUSTEE 33 HOBBS ROAD NORTH HAMPTON, NH 03862 R.C.R.D. BOOK 3953, PAGE 1595
4. ZONE: RESIDENTIAL/AGRICULTURAL
 OPEN SPACE DESIGN 30,000 SQ. FT.
 MIN. LOT SIZE: 100'
 MIN. FRONTAGE: 100'
 MAX. HEIGHT: 34'
 MIN. OPEN SPACE: 50%
 BUILDING SETBACKS
 FRONT: 35'
 SIDE & REAR: 25'
 POORLY DRAINED SOILS: 50'
 VERY POORLY DRAINED SOILS: 75'
5. FIELD SURVEY PERFORMED BY DOUCET SURVEY DURING JULY & AUGUST, 2023 USING A TOTAL STATION AND A SURVEY GRADE GPS WITH A DATA COLLECTOR AND AN AUTO LEVEL. TRAVERSE ADJUSTMENT BASED ON LEAST SQUARE ANALYSIS.
6. AERIAL TOPOGRAPHY WAS CONDUCTED BY EASTERN TOPOGRAPHICS FROM IMAGES TAKEN DURING APRIL 2005 WITH A PHOTO SCALE OF 1"=400'. CONTOURS AND OBJECTS SHOWN WITHIN OBTAINED AREAS ARE APPROXIMATE AND SHOULD BE VERIFIED BEFORE USE FOR DESIGN OR CONSTRUCTION PURPOSES.
7. HORIZONTAL DATUM BASED ON NAD83(2011) NEW HAMPSHIRE STATE PLANE COORDINATE ZONE (2800) DERIVED FROM REDUNDANT GPS OBSERVATIONS UTILIZING THE KEYNET GPS VRS NETWORK.
8. VERTICAL DATUM IS BASED ON APPROXIMATE NAVD83(2011) (±.2') DERIVED FROM REDUNDANT GPS OBSERVATIONS UTILIZING THE KEYNET GPS VRS NETWORK.
9. JURISDICTIONAL WETLANDS DELINEATED BY GOVE ENVIRONMENTAL DURING JULY 2023 USING THE FOLLOWING STANDARDS:
 • REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHCEAST AND NORTHEAST REGION, (VERSION 2.0) JANUARY 2012, U.S. ARMY CORPS OF ENGINEERS.
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 • NEW ENGLAND HYDRIC SOILS TECHNICAL COMMITTEE, 2020 VERSION 4, FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND, NEW ENGLAND INTERSTATE WATER POLLUTION CONTROL COMMISSION, LOWELL, MA
 • U.S. ARMY CORPS OF ENGINEERS NATIONAL WETLAND PLANT LIST, VERSION 3.5, (2020)
10. THE PREVIOUS SUBDIVISION OF THE SUBJECT PARCEL, R.C.R.D. PLAN D-21270 WAS REVOKED BY THE PLANNING BOARD OF THE TOWN OF NOTTINGHAM ON JANUARY 24, 2001, SEE R.C.R.D. BOOK 3540, PAGE 933.
11. FLOOD HAZARD ZONE: "X" & "Y" (OTHER FLOOD AREAS), PER FIRM MAP #33015C0185E, DATED 5/17/05. SEE FIRM MAP FOR SPECIFIC DETAILS.
12. PROPER FIELD PROCEDURES WERE FOLLOWED IN ORDER TO GENERATE CONTOURS AT 2' INTERVALS. ANY MODIFICATION OF THIS INTERVAL WILL DIMINISH THE INTEGRITY OF THE DATA, AND DOUCET SURVEY WILL NOT BE RESPONSIBLE FOR ANY SUCH ALTERATION PERFORMED BY THE USER.
13. THE INTENT OF THIS PLAN IS TO SHOW THE LOCATION OF BOUNDARIES IN ACCORDANCE WITH AND IN RELATION TO THE CURRENT LEGAL DESCRIPTION, AND IS NOT AN ATTEMPT TO DEFINE UNWRITTEN RIGHTS, DETERMINE THE EXTENT OF OWNERSHIP, OR DEFINE THE LIMITS OF TITLE.
14. WATER BOUNDARIES ARE DYNAMIC IN NATURE AND ARE SUBJECT TO CHANGE DUE TO NATURAL CAUSES SUCH AS EROSION OR ACCRETION.
15. FINAL MONUMENTATION MAY BE DIFFERENT THAN THE PROPOSED MONUMENTATION SHOWN HEREON, DUE TO THE FACT THAT SITE CONDITIONS WILL DICTATE THE ACTUAL LOCATION AND TYPE OF MONUMENTS INSTALLED IN THE FIELD. PLEASE REFER TO EITHER THE "MONUMENTATION LOCATION PLAN" TO BE RECORDED OR CONTACT DOUCET SURVEY FOR CLARIFICATION OF MONUMENTS SET. (A RECORDED PLAN WILL BE PRODUCED AT THE DISCRETION OF DOUCET SURVEY).
16. ALL UNDERGROUND UTILITIES (ELECTRIC, GAS, TEL. WATER, SEWER DRAIN SERVICES) ARE SHOWN IN SCHEMATIC FASHION, THEIR LOCATIONS ARE NOT PRECISE, OR NECESSARILY ACCURATE. NO WORK WHATSOEVER SHALL BE UNDERTAKEN USING THIS PLAN TO LOCATE THE ABOVE SERVICES. CONSULT WITH THE PROPER AUTHORITIES CONCERNED WITH THE SUBJECT SERVICE LOCATIONS FOR INFORMATION REGARDING SUCH. CALL DIG-SAFE AT 1-888-DIG-SAFE.
17. TOWN LINE PERAMBULATION AND ORIGINAL TOWN LINE MONUMENTS WERE UNABLE TO BE LOCATED BY CONTACTING THE TOWNS OF NOTTINGHAM AND RAYMOND.

REFERENCE PLANS:

1. "11 LOTS FOR PAWTUCKAWAY ASSOCIATES" DATED MARCH 16, 1978 BY DAVID R. NOYES R.C.R.D. PLAN D-7714.
2. "LAND OF PAWTUCKAWAY ASSOCIATES (SEE 2257-0817 TRACTS 5 AND 13)" DATED JULY 22, 1977 BY DAVID R. NOYES R.C.R.D. PLAN D-7715.
3. "SUBDIVISION OF LAND FOR GARY & LEANN BERTRAM IN NOTTINGHAM, N.H." DATED MAY 15, 1985 BY SEACOAST ENGINEERING ASSOCIATES, INC. R.C.R.D. PLAN D-13859.
4. "SUBDIVISION PLAN OF LAND FOR ALBERT BRIEN NH ROUTE 156 COUNTY OF ROCKINGHAM NOTTINGHAM, N.H." DATED JULY 18, 1990 BY RICHARD P. MILLETTE AND ASSOCIATES R.C.R.D. PLAN D-21270.
5. "A SURVEY AND PLAT OF PROPERTY PREPARED FOR THE ESTATE OF FOREST DEARBORN SITUATED ON ROUTE 156 IN THE TOWN OF RAYMOND, N.H." DATED JUNE 23, 1992 BY R.S.L. LAYOUT & DESIGN, INC. R.C.R.D. PLAN D-22762.
6. "A SURVEY AND PLAT OF A SUBDIVISION PREPARED FOR COLE FAMILY TRUST SITUATED IN THE TOWN OF RAYMOND, N.H." DATED MAY 23, 1994 BY R.S.L. LAYOUT & DESIGN, INC. R.C.R.D. PLAN D-22986.
7. "PHASE TWO OF A SURVEY AND PLAT OF A SUBDIVISION PREPARED FOR THE COLE FAMILY TRUST SITUATED IN THE TOWN OF RAYMOND, N.H." DATED MARCH 29, 1995 BY R.S.L. LAYOUT & DESIGN, INC. R.C.R.D. PLAN D-24051.
8. "PHASE III OF A SURVEY AND PLAT OF A SUBDIVISION PREPARED FOR THE COLE FAMILY TRUST SITUATED IN THE TOWN OF RAYMOND, NH" DATED MARCH 27, 2000 BY R.S.L. LAYOUT & DESIGN, INC. R.C.R.D. PLAN D-30291.
9. "NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION, RIGHT OF WAY PLAN, NOTTINGHAM SAO 0-635", DATED 1941, ON FILE AT THE NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION.



KEY MAP
SCALE: 1 INCH = 250 FT.



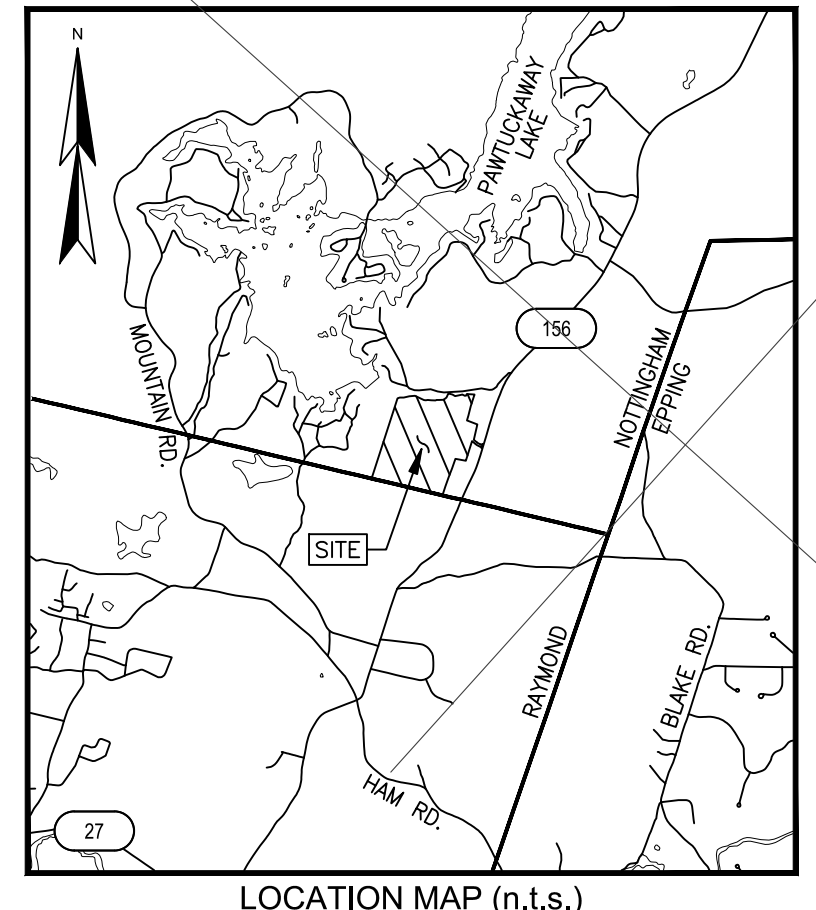
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Matthew A. Fagginger-Auer L.L.S. #989
3/12/24 DATE

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APPROVED BY THE NOTTINGHAM PLANNING BOARD

CHAIRPERSON _____ DATE _____



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N29°11'18"W	32.98'
L2	S69°19'56"W	26.46'
L3	N69°19'56"E	25.95'
L4	N73°40'34"W	20.84'
L5	S73°40'34"E	21.09'

CURVE TABLE					
CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	117.33'	275.00'	24°26'46"	S61°25'07"E	116.45'
C2	18.22'	275.00'	3°47'44"	S31°05'10"E	18.21'
C3	93.31'	275.00'	19°26'30"	N38°54'33"W	92.87'
C4	104.62'	475.00'	12°37'12"	S63°01'20"W	104.41'
C5	102.52'	475.00'	12°21'59"	S50°31'44"W	102.32'
C6	29.50'	275.00'	6°08'49"	N47°25'09"E	29.49'
C7	52.36'	50.00'	60°00'00"	S20°29'33"W	50.00'
C8	38.72'	100.00'	22°11'04"	N01°35'05"E	38.48'
C9	56.27'	100.00'	32°14'33"	N28°47'54"E	55.53'
C10	116.28'	100.00'	66°37'29"	N78°13'55"E	109.84'
C11	103.96'	100.00'	59°33'59"	S38°40'21"E	99.34'
C12	118.73'	100.00'	68°01'28"	S25°07'23"W	111.87'
C13	89.64'	100.00'	51°21'27"	S84°48'50"W	86.66'
C14	52.36'	50.00'	60°00'00"	N80°29'33"E	50.00'
C15	24.14'	225.00'	6°08'49"	N47°25'09"E	24.13'
C16	146.58'	525.00'	15°59'48"	S52°20'39"W	146.10'
C17	20.01'	525.00'	2°11'00"	S61°26'03"W	20.01'
C18	62.37'	525.00'	6°48'23"	S65°55'45"W	62.33'
C19	116.44'	325.00'	20°31'41"	S79°35'46"W	115.82'
C20	120.20'	325.00'	21°11'29"	N79°32'39"W	119.52'
C21	73.59'	325.00'	12°58'25"	N38°26'58"W	73.43'
C22	15.74'	325.00'	2°46'28"	N30°34'32"W	15.74'
C23	78.57'	225.00'	20°00'26"	S39°11'31"E	78.17'
C24	96.00'	225.00'	24°26'46"	S61°25'07"E	95.27'
C25	39.34'	25.00'	90°09'40"	N61°14'36"E	35.41'
C26	39.27'	25.00'	90°00'01"	N28°40'34"W	35.36'
C27	136.20'	325.00'	24°00'44"	N56°56'33"W	135.21'
C28	297.76'	275.00'	62°02'15"	N79°38'56"W	283.43'
C29	77.81'	275.00'	16°12'41"	S41°05'23"E	77.55'

SUBDIVISION PLAN
FOR
HARBOR STREET LIMITED PARTNERSHIP
LAND OF
THE FORGOTTEN MTN REALTY TRUST
(TAX MAP 69, LOTS 17, 17A & 18)
RAYMOND ROAD
NOTTINGHAM, NEW HAMPSHIRE

NO.	DATE	DESCRIPTION	BY
2	03/12/24	REVISIONS PER REVIEW COMMENTS	MWF
1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

DRAWN BY: J.R.P. DATE: DECEMBER 18, 2023

CHECKED BY: M.W.F. DRAWING NO. 8115D

JOB NO. 8115 SHEET 1 OF 13

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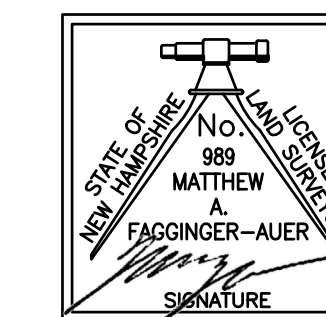
APPROVED BY THE NOTTINGHAM PLANNING BOARD

CHAIRPERSON	DATE

I CERTIFY THAT THIS SURVEY AND PLAN WERE PREPARED BY ME OR BY THOSE UNDER MY DIRECT SUPERVISION AND FALLS UNDER THE URBAN SURVEY CLASSIFICATION OF THE NH CODE OF ADMINISTRATIVE RULES OF THE BOARD OF LICENSURE FOR LAND SURVEYORS. I CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. RANDOM TRAVERSE SURVEY BY TOTAL STATION, WITH A PRECISION GREATER THAN 1:15,000.

[Signature]
L.L.S. #989
3/12/24 DATE

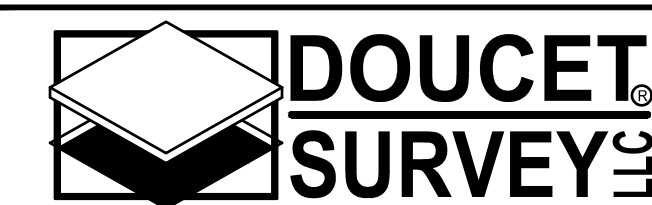
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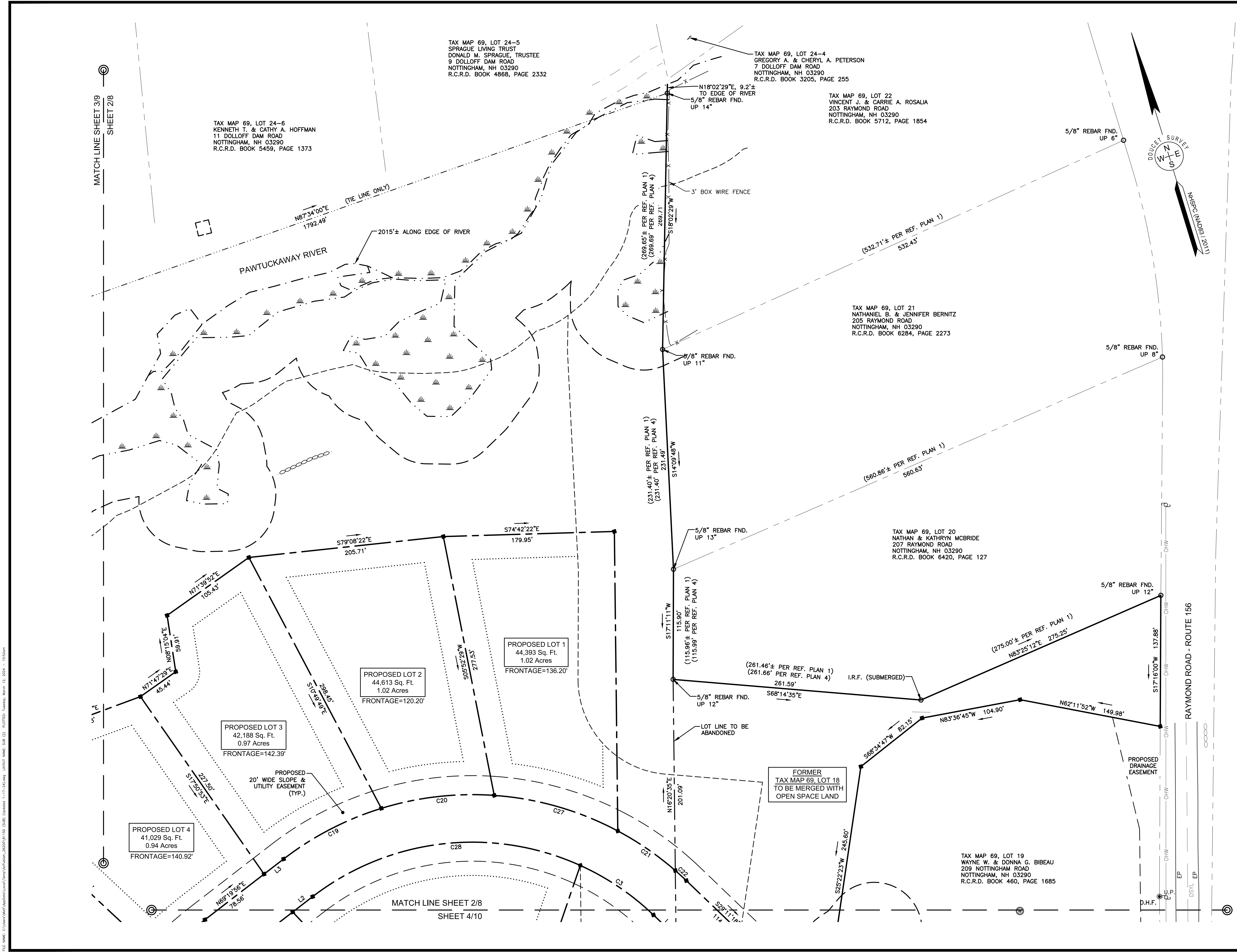
SUBDIVISION PLAN
FOR
HARBOR STREET LIMITED PARTNERSHIP
LAND OF
THE FORGOTTEN MTN REALTY TRUST
(TAX MAP 69, LOTS 17, 17A & 18)
RAYMOND ROAD
NOTTINGHAM, NEW HAMPSHIRE

NO.	DATE	DESCRIPTION	BY
2	03/12/24	REVISIONS PER REVIEW COMMENTS	MWF
1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

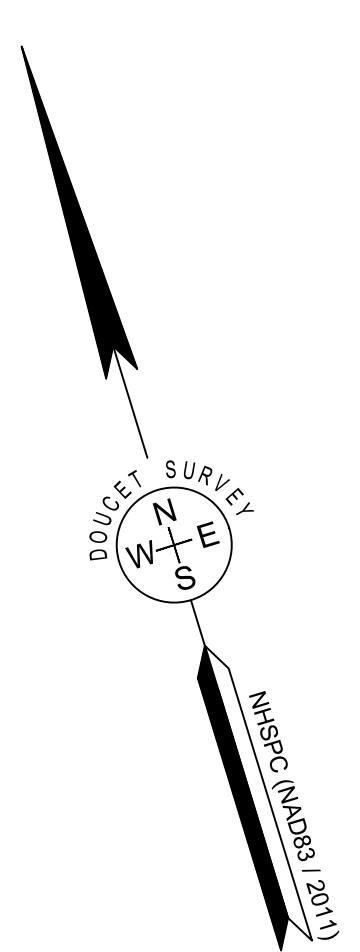
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CHECKED BY:	M.W.F.	DRAWING NO.	8115D
JOB NO.	8115	SHEET	2 OF 13



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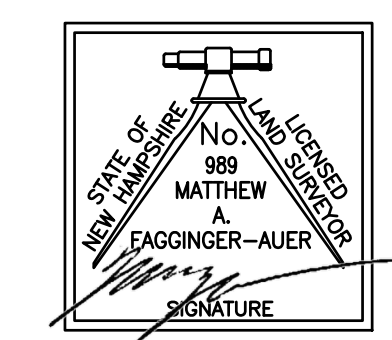


APPROVED BY THE NOTTINGHAM PLANNING BOARD	
CHAIRPERSON	DATE
_____	_____
_____	_____
_____	_____
_____	_____

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[Signature]
L.L.S. #989
8/12/24 DATE

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TAX MAP 70, LOT 25
70-25, LLC
101 SHORE DRIVE
NOTTINGHAM, NH 03290
R.C.R.D. BOOK 6002, PAGE 2066

TAX MAP 69, LOT 24-8
NATHAN D. & ANDREA E. WHITE
15 DOLLOFF DAM ROAD
NOTTINGHAM, NH 03290
R.C.R.D. BOOK 5944, PAGE 2840

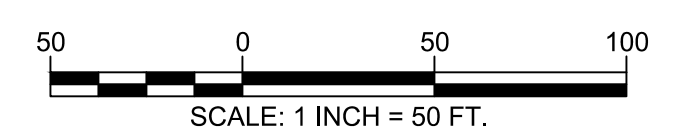
TAX MAP 69, LOT 24-7
JAMES CHRISTOPHER STEVENS
13 DOLLOFF DAM ROAD
NOTTINGHAM, NH 03290
R.C.R.D. BOOK 6063, PAGE 2373

N18°11'34"E, 7.3'±
TO EDGE OF RIVER
5/8" REBAR FND.
UP 12"

N87°34'00"E (TIE LINE ONLY)
1792.49'
PAWTUCKAWAY RIVER
2015'± ALONG EDGE OF RIVER

OPEN SPACE
REMAINING LAND
LOT 17
2,969,388 SQ. FT.±
68.2 ACRES±
FRONTAGE=723.29'
AREA CALCULATED TO
EDGE OF RIVER
(SEE NOTE 14)

TAX MAP 70, LOT 26
DAVID C. WHITNEY REVOCABLE TRUST
18 TUCKAWAY SHORES ROAD
NOTTINGHAM, NH 03290
R.C.R.D. BOOK 6374, PAGE 2791



SUBDIVISION PLAN
FOR
HARBOR STREET LIMITED PARTNERSHIP
LAND OF
THE FORGOTTEN MTN REALTY TRUST
(TAX MAP 69, LOTS 17, 17A & 18)
RAYMOND ROAD
NOTTINGHAM, NEW HAMPSHIRE

NO.	DATE	DESCRIPTION	BY
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1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

DRAWN BY:	J.R.P.	DATE:	DECEMBER 18, 2023
CHECKED BY:	M.W.F.	DRAWING NO.	8115D
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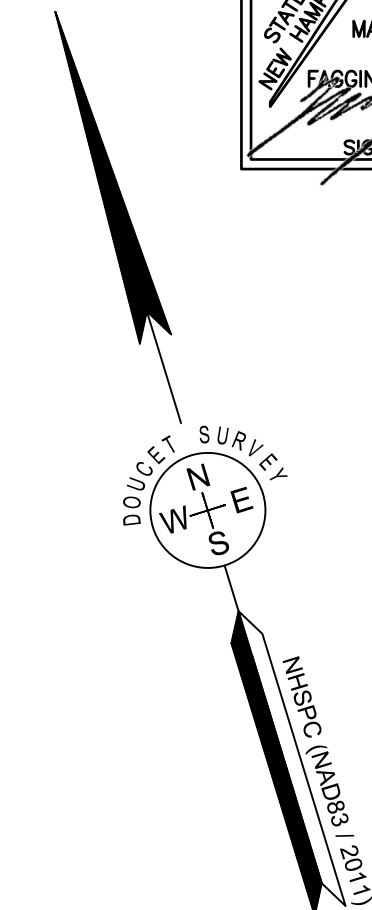
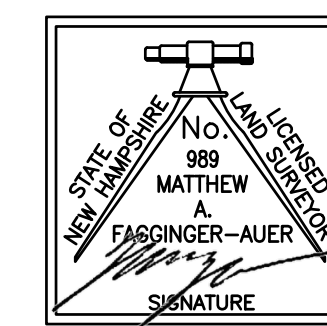
APPROVED BY THE NOTTINGHAM PLANNING BOARD

CHAIRPERSON	DATE

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Matthew A. Farginger-Auer
 L.L.S. #989
 5/12/24 DATE

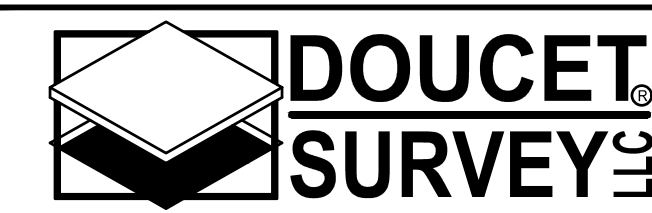
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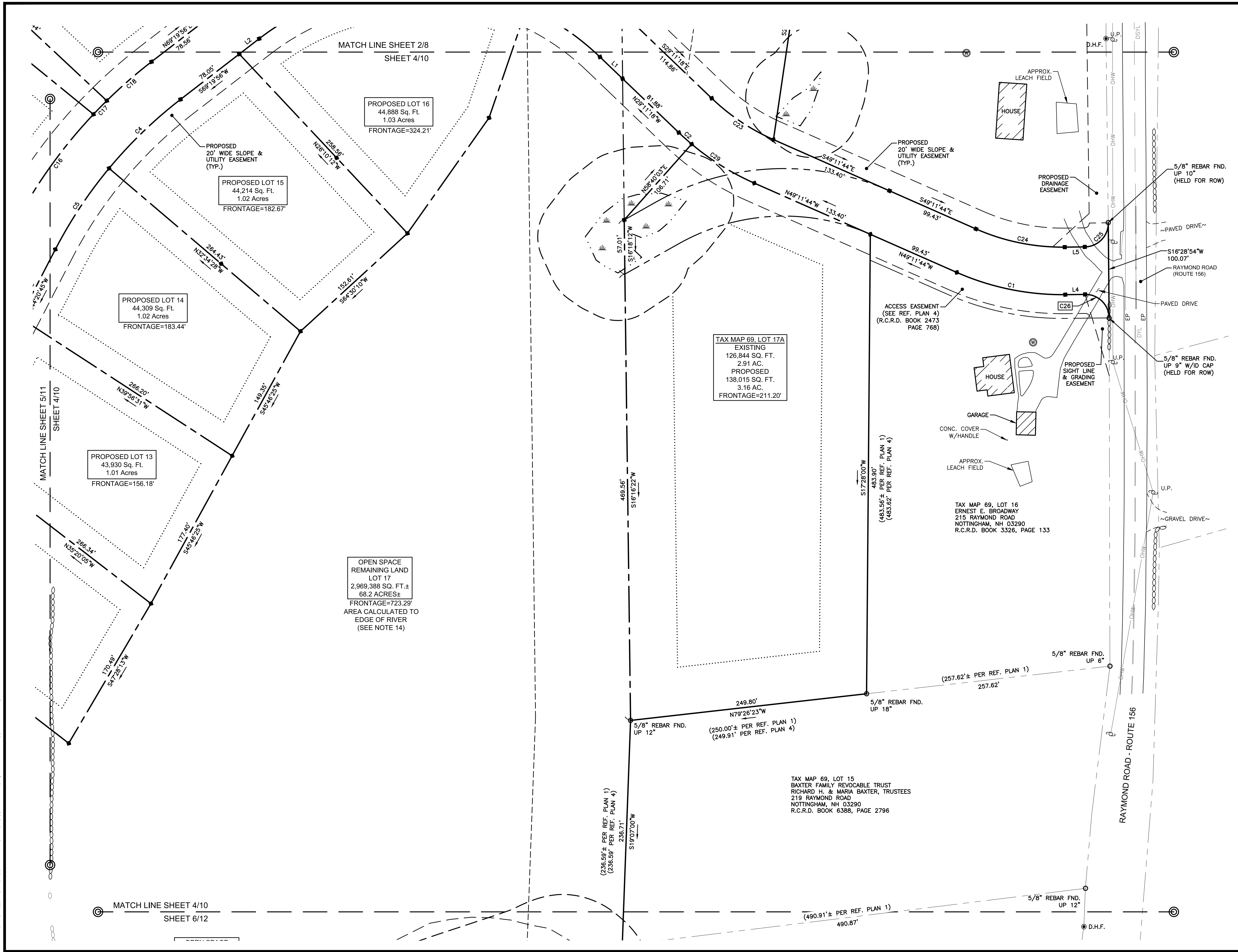
SUBDIVISION PLAN
 FOR
HARBOR STREET LIMITED PARTNERSHIP
 LAND OF
THE FORGOTTEN MTN REALTY TRUST
 (TAX MAP 69, LOTS 17, 17A & 18)
 RAYMOND ROAD
 NOTTINGHAM, NEW HAMPSHIRE

NO.	DATE	DESCRIPTION	BY
2	03/12/24	REVISIONS PER REVIEW COMMENTS	MWF
1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

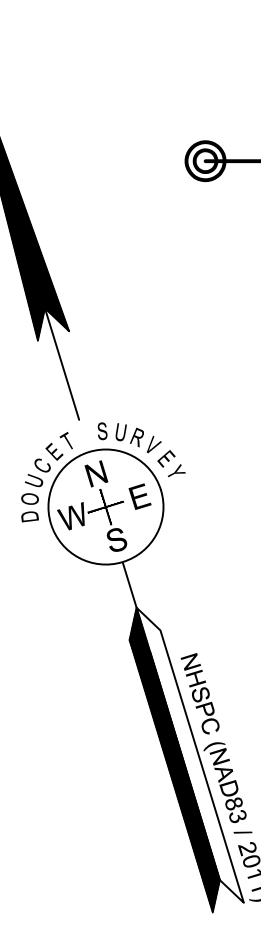
DRAWN BY:	J.R.P.	DATE:	DECEMBER 18, 2023
CHECKED BY:	M.W.F.	DRAWING NO.	8115D
JOB NO.	8115	SHEET	4 OF 13



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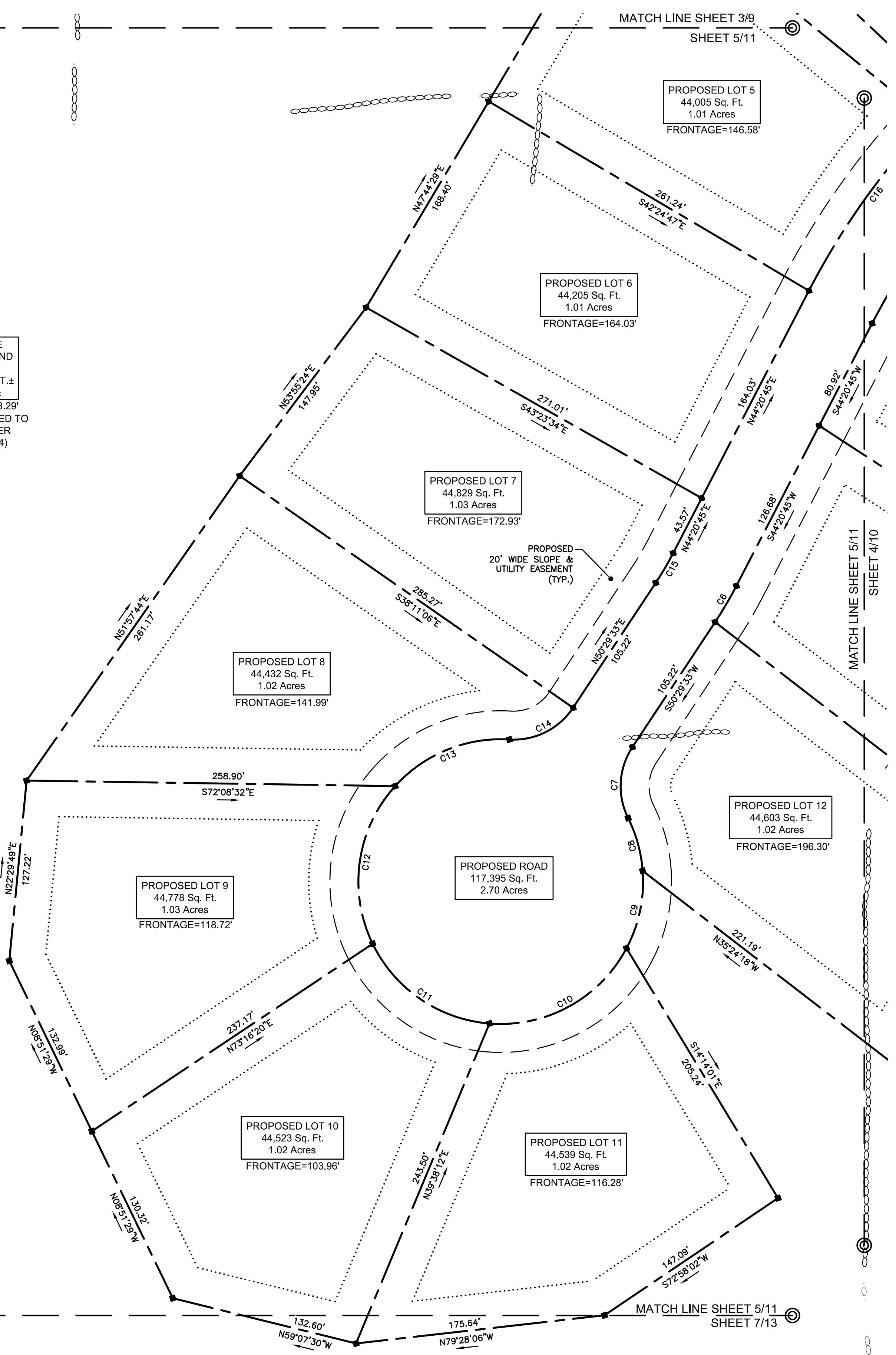
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TAX MAP 70, LOT 26
DAVID C. WHITNEY REVOCABLE TRUST
18 TUCKAWAY SHORES ROAD
NOTTINGHAM, NH 03290
R.C.R.D. BOOK 6374, PAGE 2791

N18°11'34"E
1966.90' PER REF. PLAN 2)
(1976.38 PER REF. PLAN 4)

OPEN SPACE
REMAINING LAND
LOT 17
2,969,388 SQ. FT. ±
68.2 ACRES ±
FRONTAGE=723.29'
AREA CALCULATED TO
EDGE OF RIVER
(SEE NOTE 14)



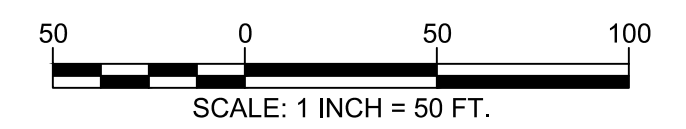
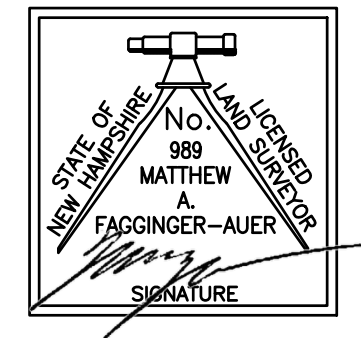
APPROVED BY THE NOTTINGHAM PLANNING BOARD

CHAIRPERSON	DATE

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Matthew A. Fagginger-Auer L.L.S. #989
7/12/24 DATE

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SUBDIVISION PLAN
FOR
HARBOR STREET LIMITED PARTNERSHIP
LAND OF
THE FORGOTTEN MTN REALTY TRUST
(TAX MAP 69, LOTS 17, 17A & 18)
RAYMOND ROAD
NOTTINGHAM, NEW HAMPSHIRE

NO.	DATE	REVISIONS PER REVIEW COMMENTS	BY
2	03/12/24	REVISIONS PER REVIEW COMMENTS	MWF
1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

DRAWN BY:	J.R.P.	DATE:	DECEMBER 18, 2023
CHECKED BY:	M.W.F.	DRAWING NO.	8115D
JOB NO.	8115	SHEET	5 OF 13

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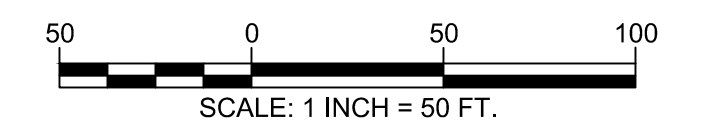
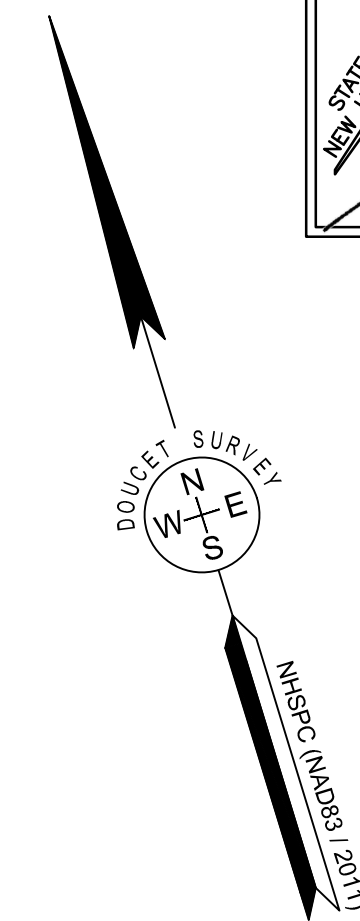
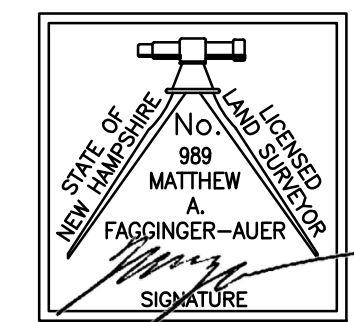
APPROVED BY THE NOTTINGHAM PLANNING BOARD

CHAIRPERSON	DATE

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[Signature] L.L.S. #989
 3/12/24 DATE

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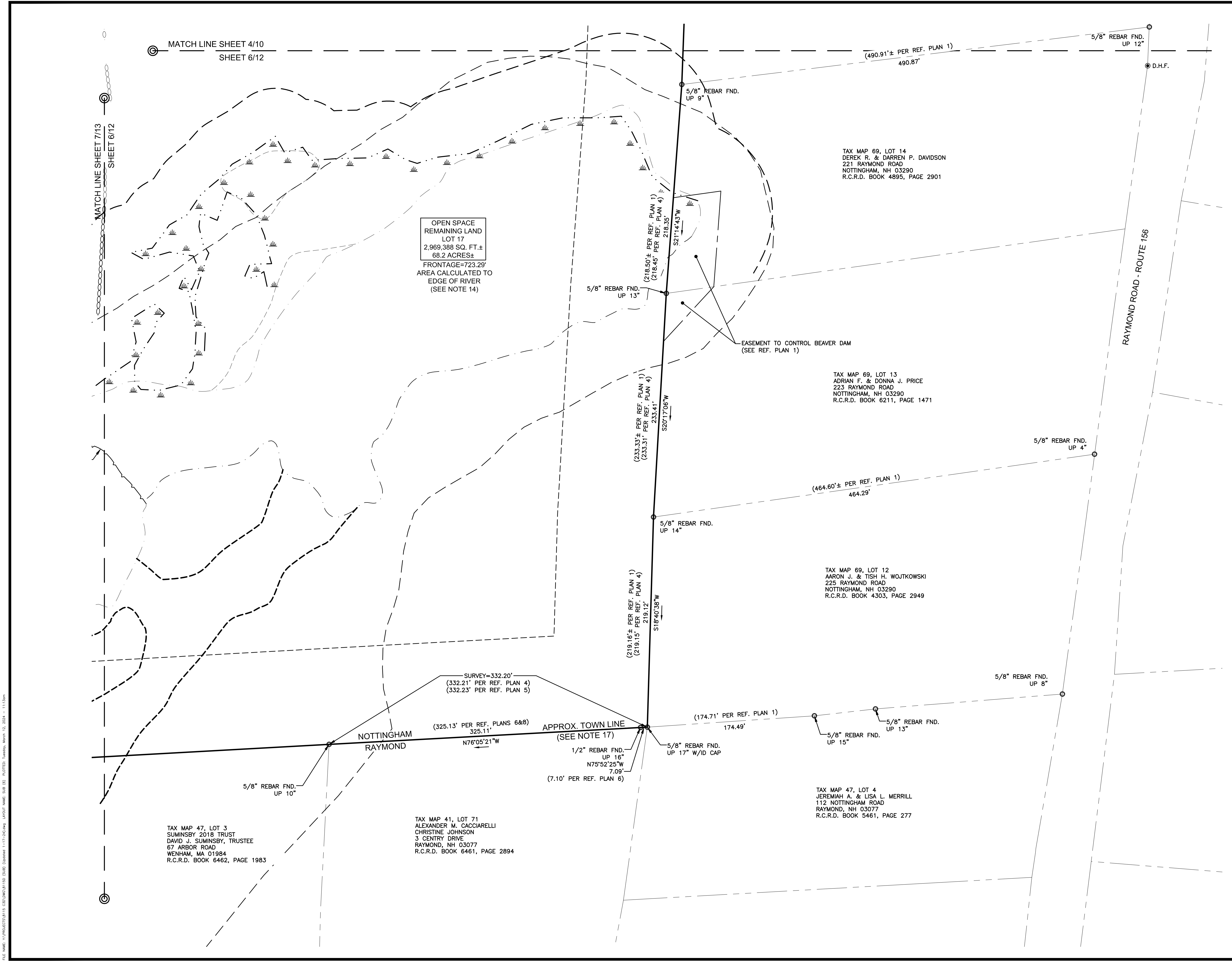


SUBDIVISION PLAN
 FOR
HARBOR STREET LIMITED PARTNERSHIP
 LAND OF
THE FORGOTTEN MTN REALTY TRUST
 (TAX MAP 69, LOTS 17, 17A & 18)
 RAYMOND ROAD
 NOTTINGHAM, NEW HAMPSHIRE

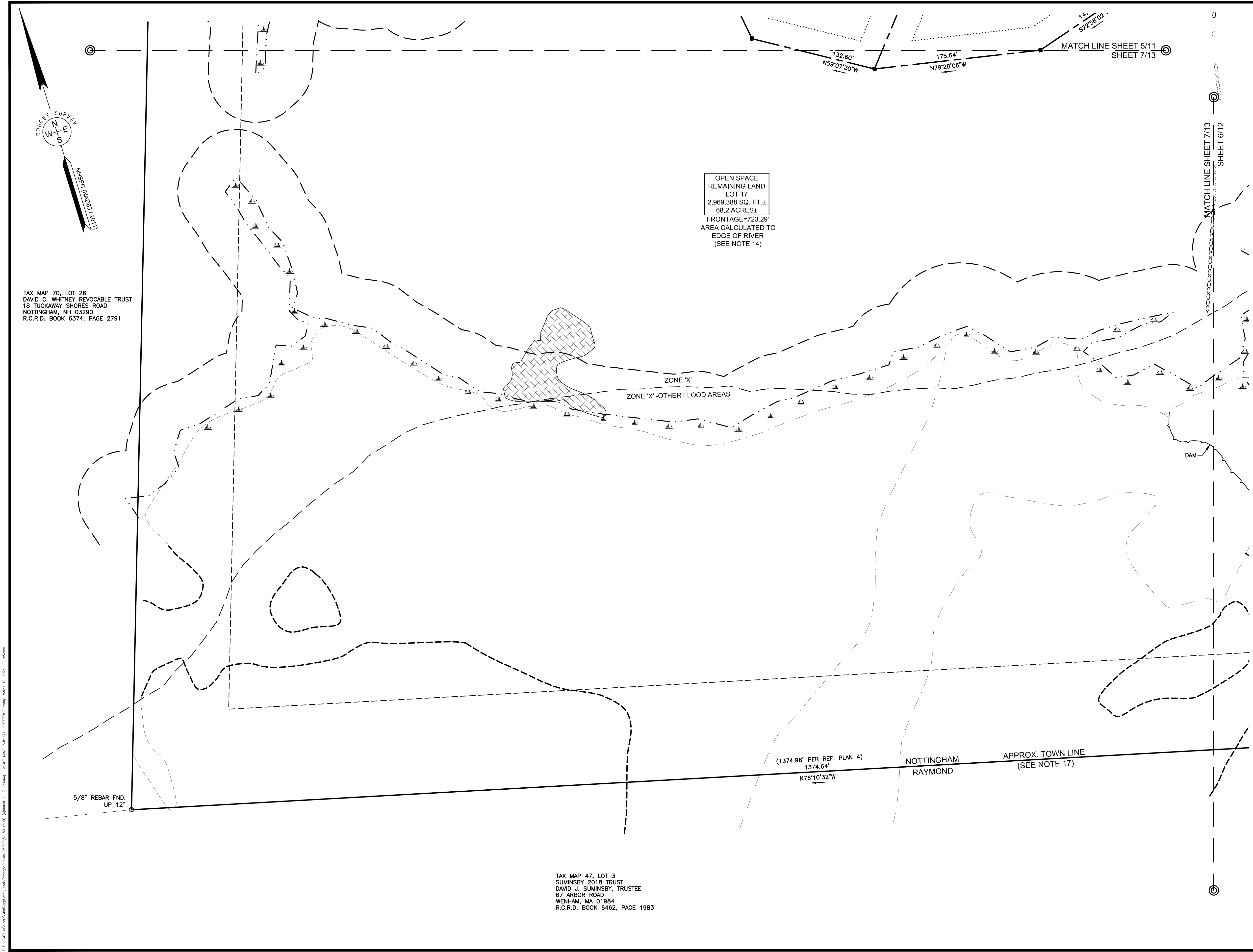
NO.	DATE	DESCRIPTION	BY
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1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

DRAWN BY:	J.R.P.	DATE:	DECEMBER 18, 2023
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TAX MAP 70, LOT 26
 DAVID C. WHITNEY REVOCABLE TRUST
 18 TUCKAWAY SHORES ROAD
 NOTTINGHAM, NH 03290
 R.C.R.D. BOOK 6374, PAGE 2791

OPEN SPACE
 REMAINING LAND
 LOT 17
 2,969,388 SQ. FT. ±
 68.2 ACRES ±
 FRONTAGE=723.23'
 AREA CALCULATED TO
 EDGE OF RIVER
 (SEE NOTE 14)

TAX MAP 47, LOT 3
 SUMINSBY 2018 TRUST
 DAVID J. SUMINSBY, TRUSTEE
 67 ARBOR ROAD
 WENHAM, MA 01984
 R.C.R.D. BOOK 6462, PAGE 1983

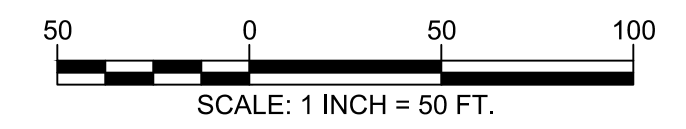
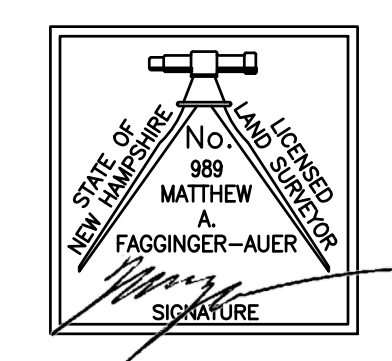
APPROVED BY THE NOTTINGHAM PLANNING BOARD

CHAIRPERSON	DATE

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Matthew Fagginger-Auer L.L.S. #989
 5/12/24 DATE

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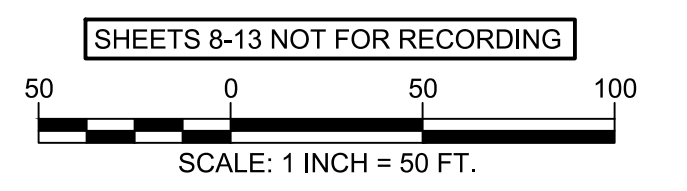
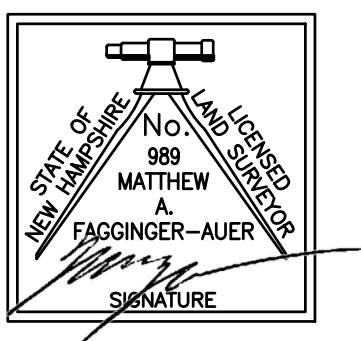
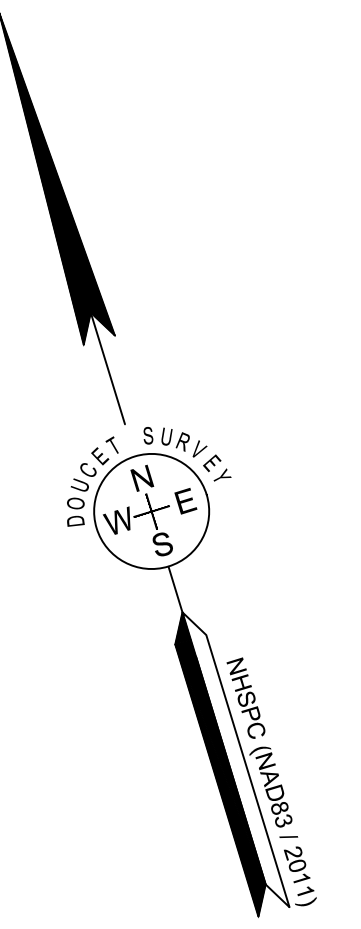
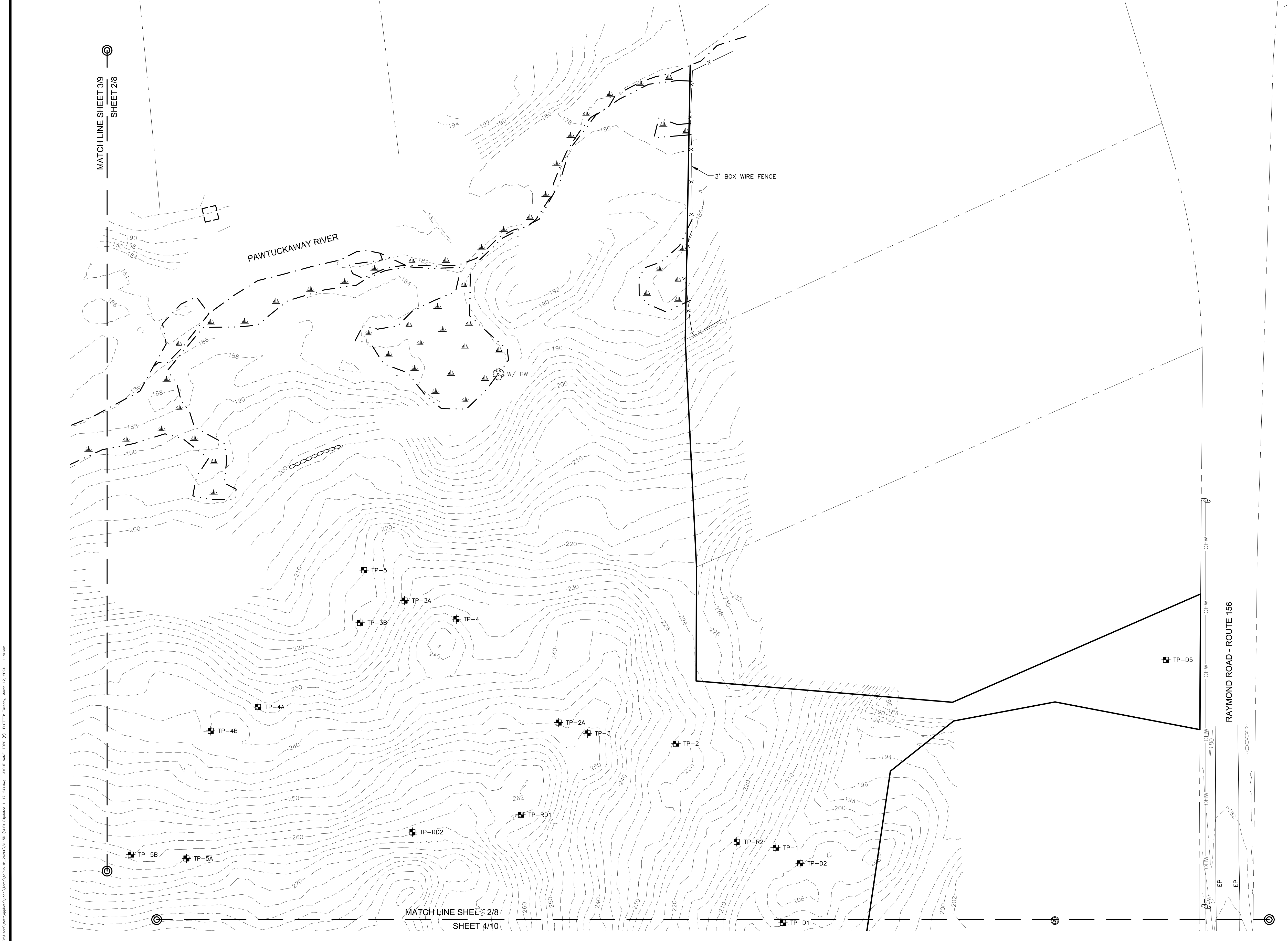
SUBDIVISION PLAN
 FOR
 HARBOR STREET LIMITED PARTNERSHIP
 LAND OF
 THE FORGOTTEN MTN REALTY TRUST
 (TAX MAP 69, LOTS 17, 17A & 18)
 RAYMOND ROAD
 NOTTINGHAM, NEW HAMPSHIRE

NO.	DATE	REVISIONS PER REVIEW COMMENTS	BY
2	03/12/24	REVISIONS PER REVIEW COMMENTS	MWF
1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

DRAWN BY:	J.R.P.	DATE:	DECEMBER 18, 2023
CHECKED BY:	M.W.F.	DRAWING NO.	8115D
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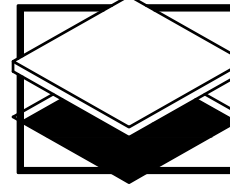


SHEETS 8-13 NOT FOR RECORDING

TOPOGRAPHIC PLAN
FOR
HARBOR STREET LIMITED PARTNERSHIP
LAND OF
THE FORGOTTEN MTN REALTY TRUST
(TAX MAP 69, LOTS 17, 17A & 18)
&
WAYNE W. & DONNA G. BIBEAU
(TAX MAP 69, LOT 19)
RAYMOND ROAD
NOTTINGHAM, NEW HAMPSHIRE

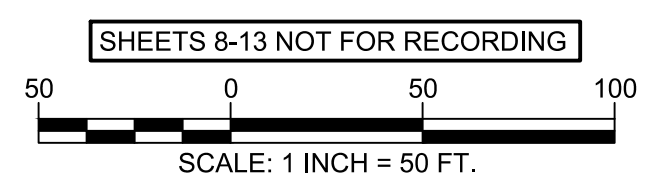
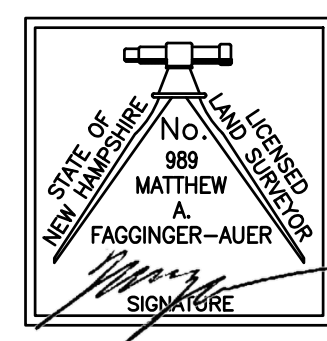
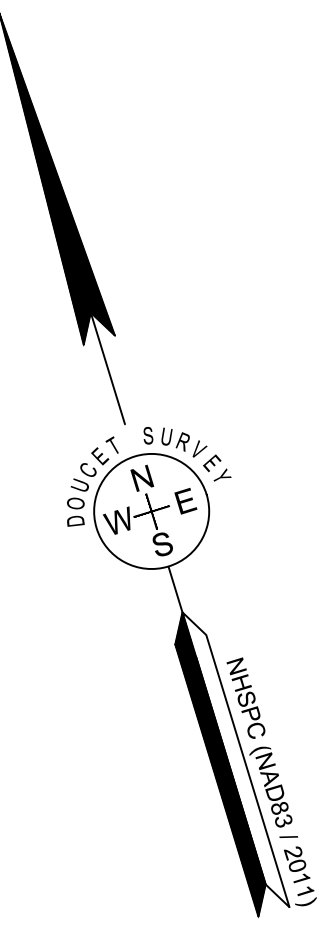
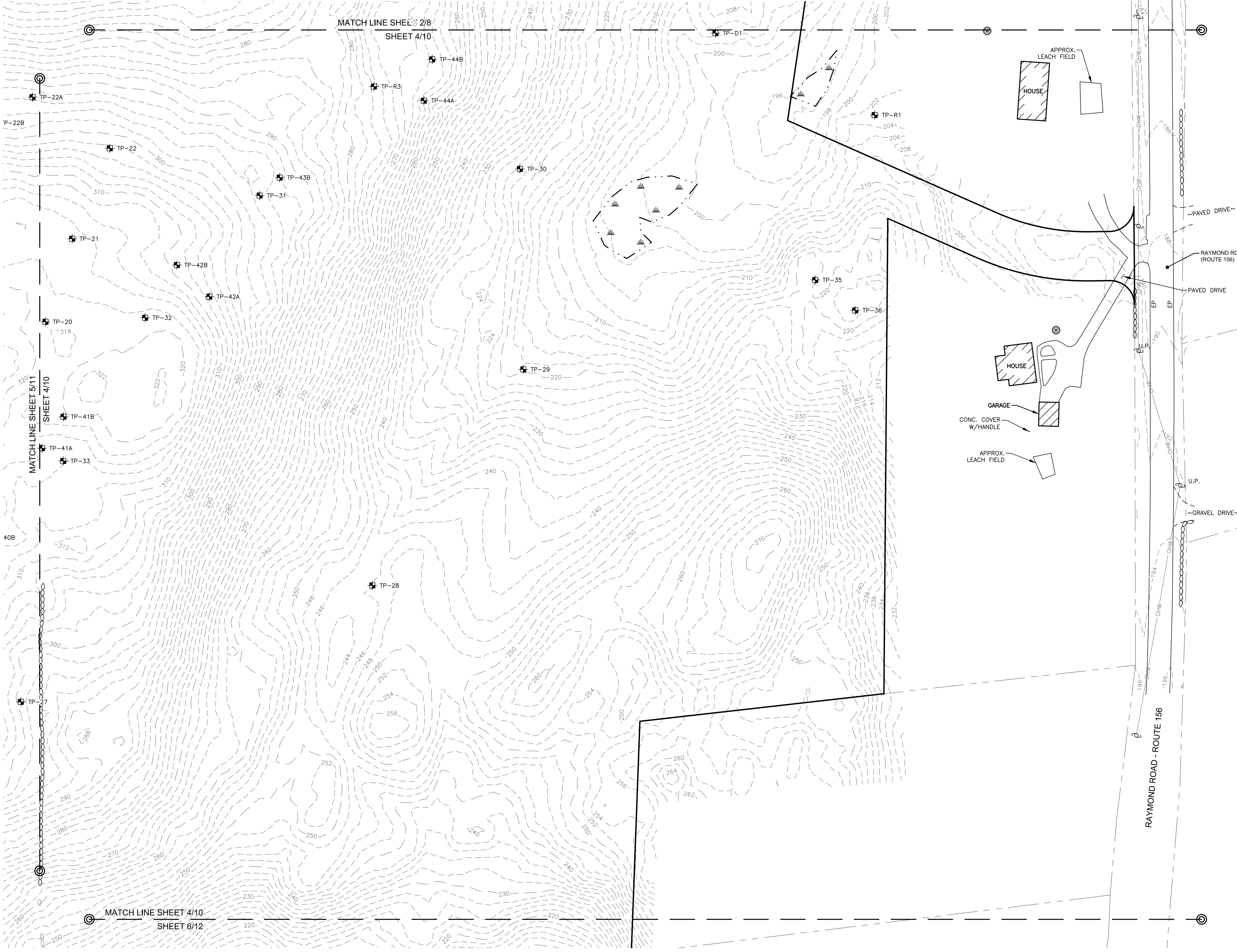
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CHECKED BY:	M.W.F.	DRAWING NO.	8115D
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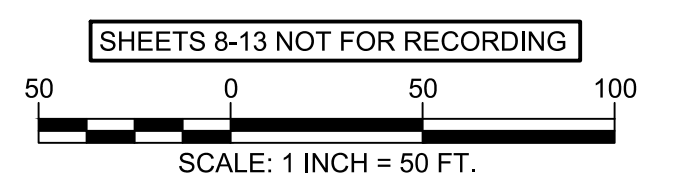
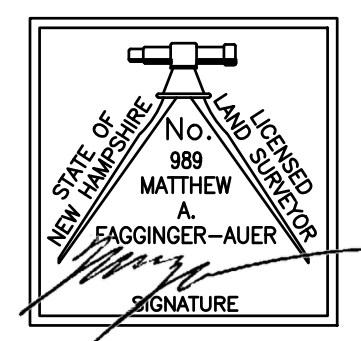
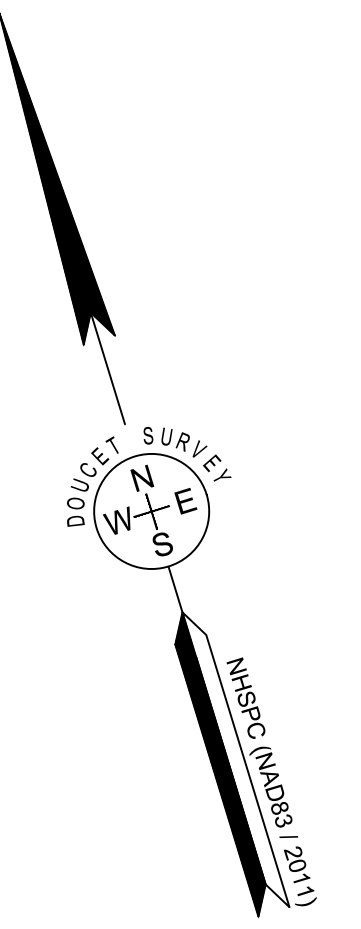
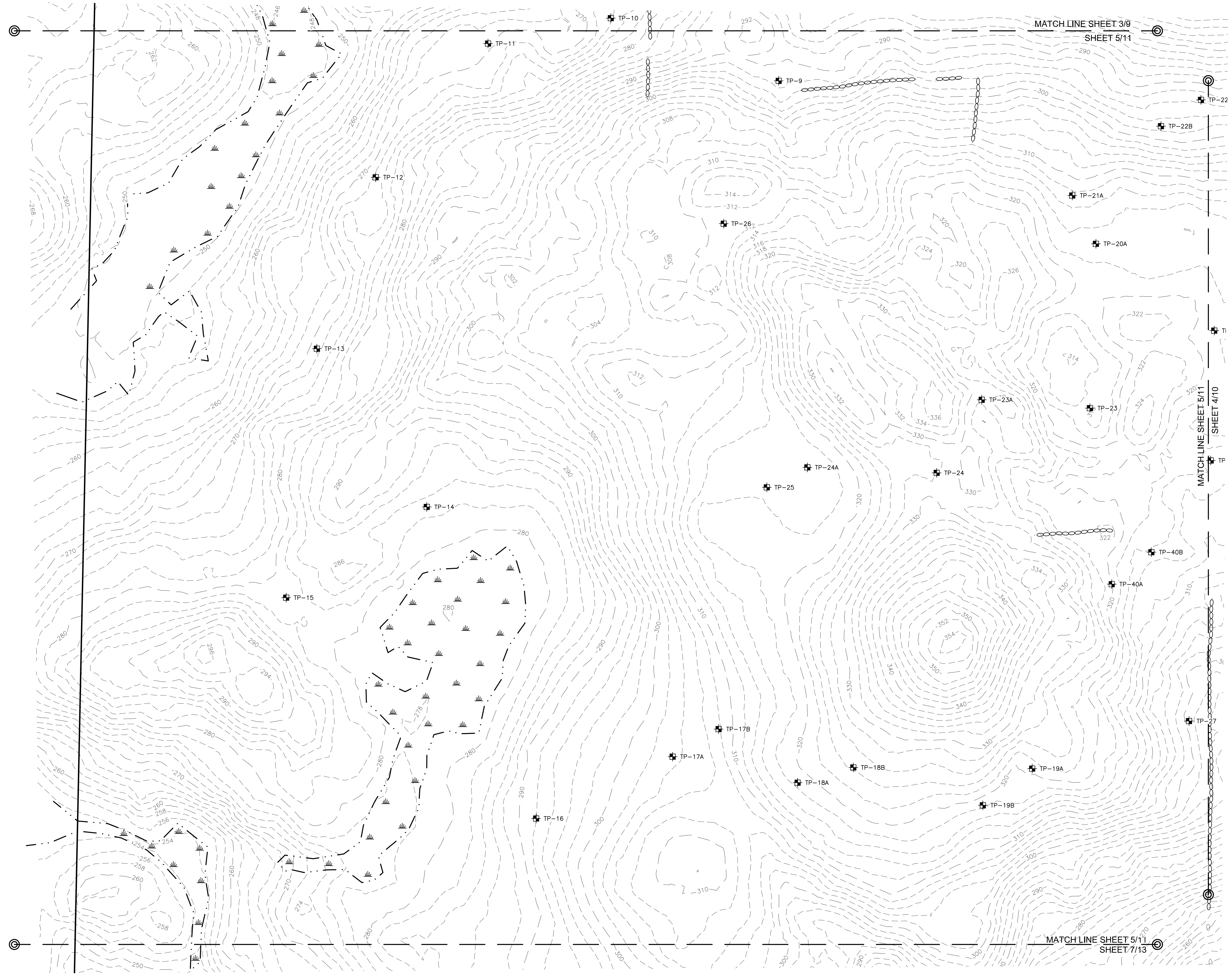
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TOPOGRAPHIC PLAN
 FOR
HARBOR STREET LIMITED PARTNERSHIP
 LAND OF
THE FORGOTTEN MTN REALTY TRUST
 (TAX MAP 69, LOTS 17, 17A & 18)
 &
WAYNE W. & DONNA G. BIBEAU
 (TAX MAP 69, LOT 19)
 RAYMOND ROAD
 NOTTINGHAM, NEW HAMPSHIRE

NO.	DATE	DESCRIPTION	BY
2	03/12/24	REVISIONS PER REVIEW COMMENTS	MWF
1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

DRAWN BY:	J.R.P.	DATE:	DECEMBER 18, 2023
CHECKED BY:	M.W.F.	DRAWING NO.	8115D
JOB NO.	8115	SHEET	10 OF 13



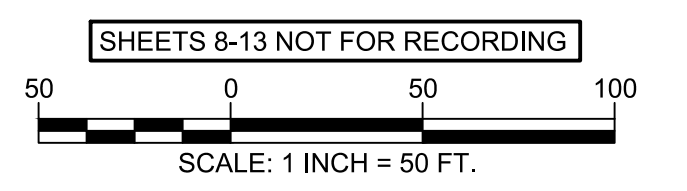
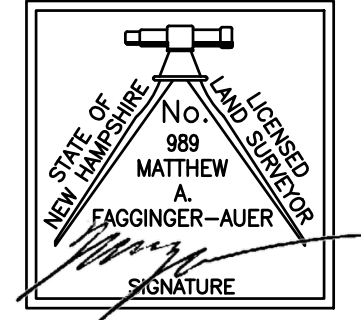
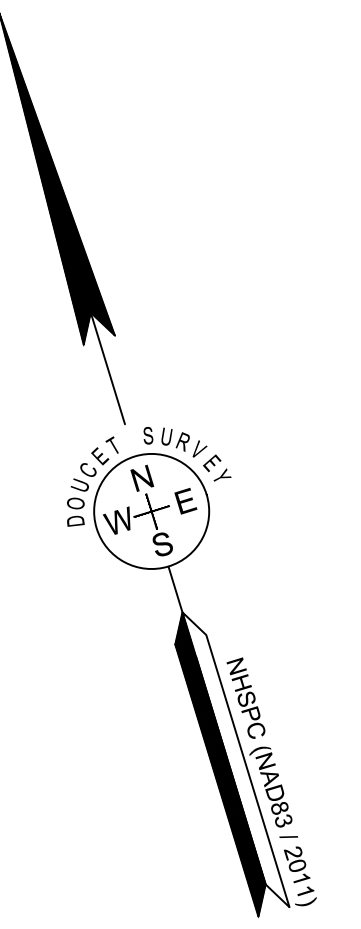
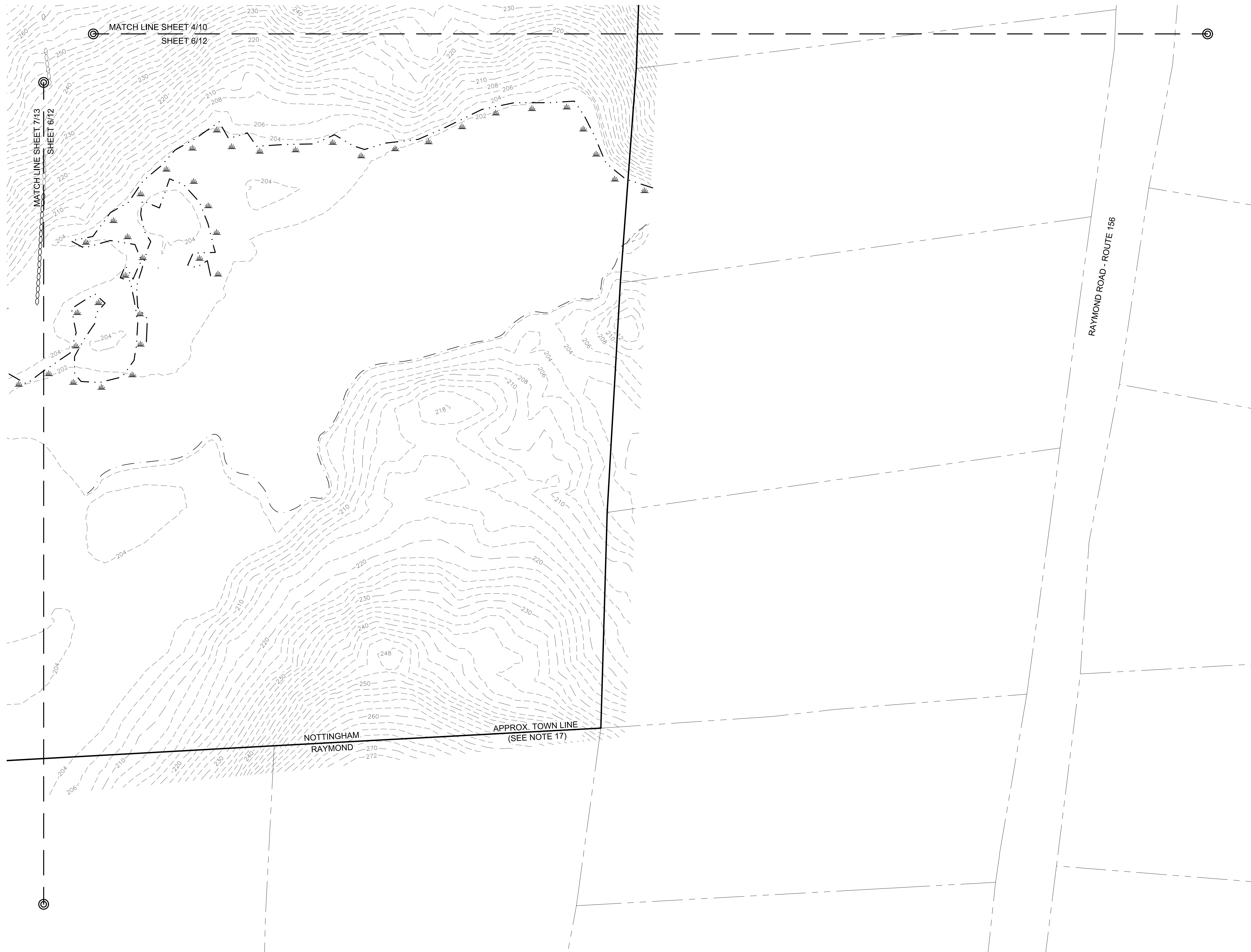
TOPOGRAPHIC PLAN
 FOR
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 LAND OF
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 RAYMOND ROAD
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NO.	DATE	DESCRIPTION	BY
2	03/12/24	REVISIONS PER REVIEW COMMENTS	MWF
1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

DRAWN BY:	J.R.P.	DATE:	DECEMBER 18, 2023
CHECKED BY:	M.W.F.	DRAWING NO.	8115D
JOB NO.	8115	SHEET	11 OF 13


DOUCET SURVEY
 Serving Your Professional Surveying & Mapping Needs
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FILE NAME: C:\Users\matt\Documents\Projects\8115\8115.dwg; PLOT DATE: 03/12/24; PLOT TIME: 10:00 AM; PLOT SCALE: 1"=50'; PLOT SHEET: 11 OF 13



SHEETS 8-13 NOT FOR RECORDING

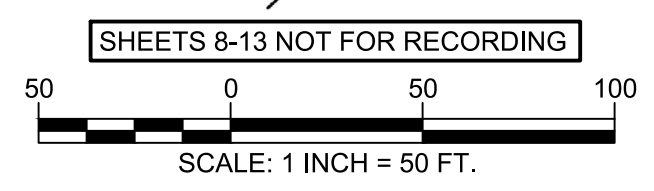
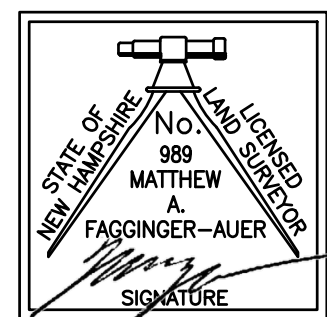
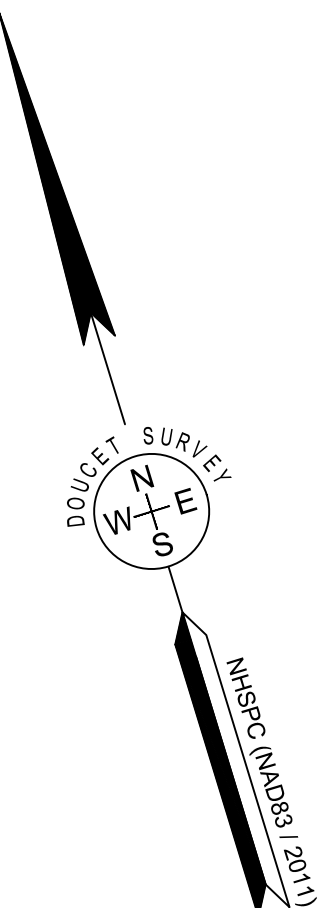
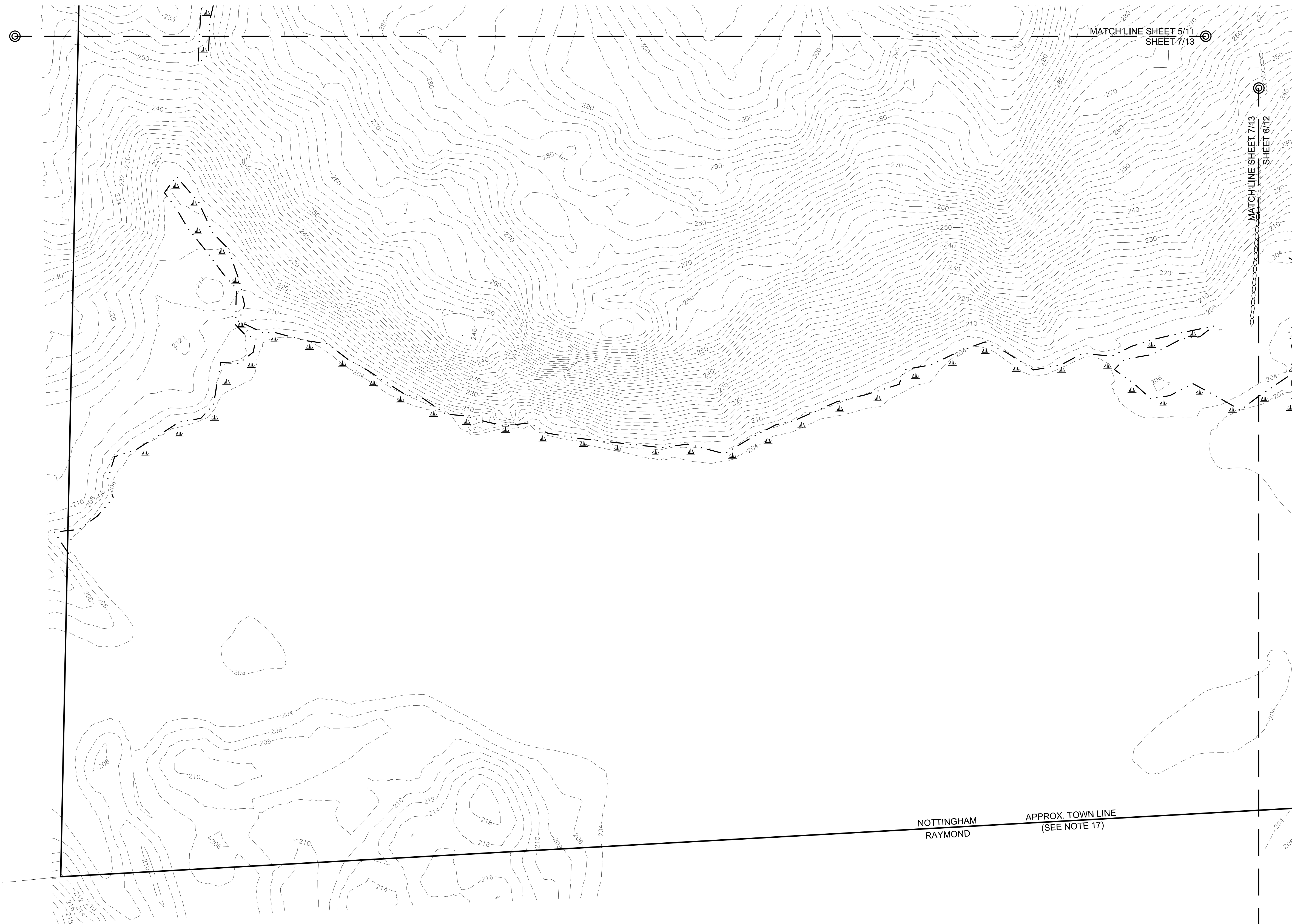
TOPOGRAPHIC PLAN
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 LAND OF
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 (TAX MAP 69, LOTS 17, 17A & 18)
 &
WAYNE W. & DONNA G. BIBEAU
 (TAX MAP 69, LOT 19)
 RAYMOND ROAD
 NOTTINGHAM, NEW HAMPSHIRE

NO.	DATE	DESCRIPTION	BY
2	03/12/24	REVISIONS PER REVIEW COMMENTS	MWF
1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

DRAWN BY:	J.R.P.	DATE:	DECEMBER 18, 2023
CHECKED BY:	M.W.F.	DRAWING NO.	8115D
JOB NO.	8115	SHEET	12 OF 13

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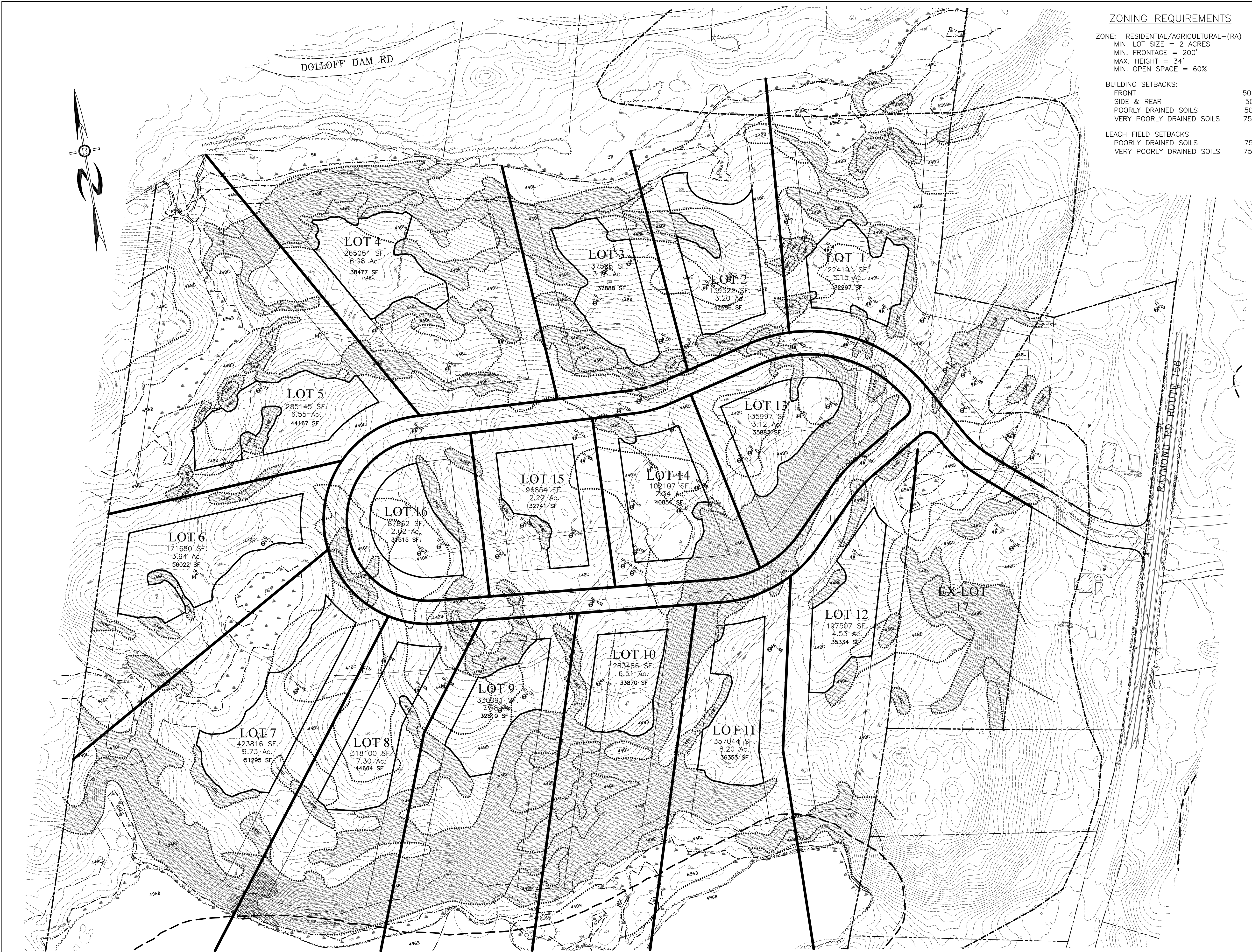
TOPOGRAPHIC PLAN
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HARBOR STREET LIMITED PARTNERSHIP
 LAND OF
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NO.	DATE	DESCRIPTION	BY
2	03/12/24	REVISIONS PER REVIEW COMMENTS	MWF
1	01/17/24	REVISED SUBDIVISION DESIGN	MWF

DRAWN BY:	J.R.P.	DATE:	DECEMBER 18, 2023
CHECKED BY:	M.W.F.	DRAWING NO.	8115D
JOB NO.	8115	SHEET	13 OF 13

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FILE NAME: C:\Users\matt\Documents\Projects\8115\8115.dwg PLOT DATE: 03/12/24 PLOT TIME: 10:00 AM PLOT SCALE: 1"=50' PLOT SHEET: 13 OF 13



ZONING REQUIREMENTS

ZONE: RESIDENTIAL/AGRICULTURAL-(RA)
 MIN. LOT SIZE = 2 ACRES
 MIN. FRONTAGE = 200'
 MAX. HEIGHT = 34'
 MIN. OPEN SPACE = 60%

BUILDING SETBACKS:

FRONT	50'
SIDE & REAR	50'
POORLY DRAINED SOILS	50'
VERY POORLY DRAINED SOILS	75'

LEACH FIELD SETBACKS

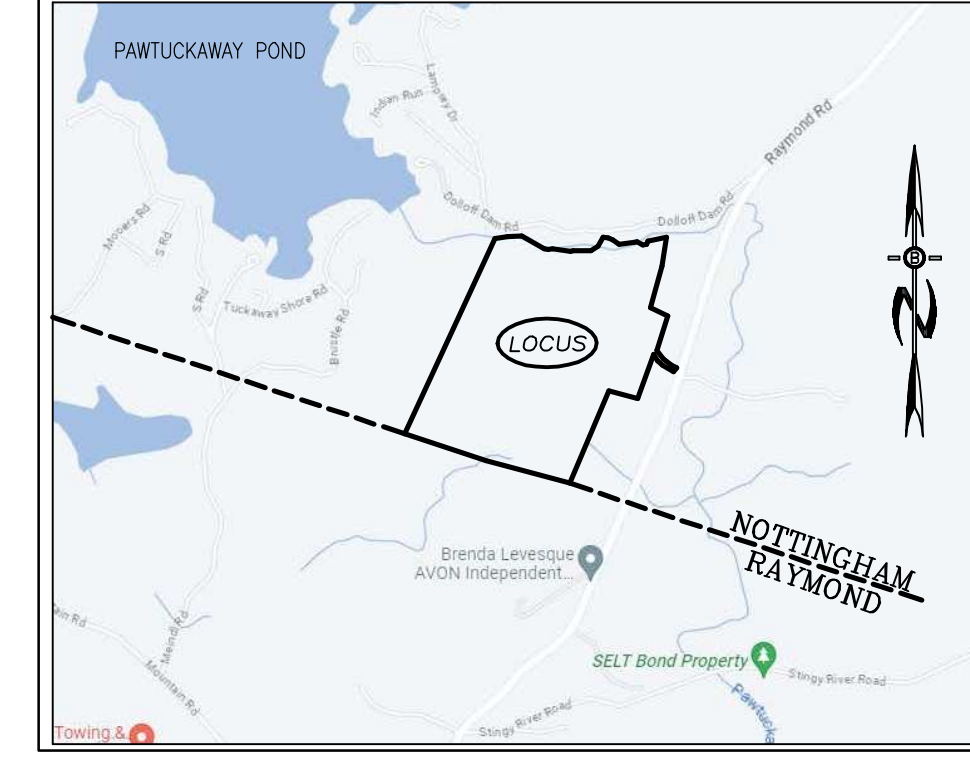
POORLY DRAINED SOILS	75'
VERY POORLY DRAINED SOILS	75'

PREPARED FOR:

JOSEPH FALZONE
 7B EMERY LANE
 STRATHAM, N.H. 03885

BA BEALS ASSOCIATES, PLLC

70 PORTSMOUTH AVE,
 THIRD FLOOR, SUITE 2
 STRATHAM, N.H. 03885
 PHONE: 603-583-4860,
 FAX: 603-583-4863



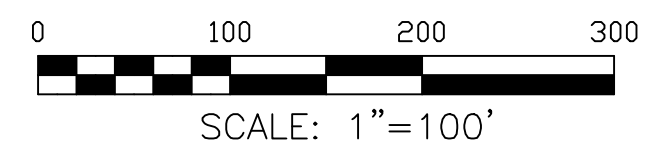
LOCATION MAP
 1"=1000'

YIELD LOTS NOTES

THE INTENT OF THIS PLAN IS TO ESTABLISH RESIDENTIAL LOT DENSITY YIELD DESIGN USING CALCULATIONS ACCORDING TO TOWN REGULATIONS AND NOT INTENDED FOR CONSTRUCTION.

ALL LOTS SHOWN MEET THE REQUIRED CONVENTIONAL LOT DIMENSIONS TO INCLUDE A 2 AC. MIN, 200' OF FRONTAGE AND MIN 30,000 SF OF BUILDABLE AREA ON A 50' PROPOSED RIGHT OF WAY.

CONVENTIONAL YIELD
 16 2+AC. LOTS
 3700' ROAD



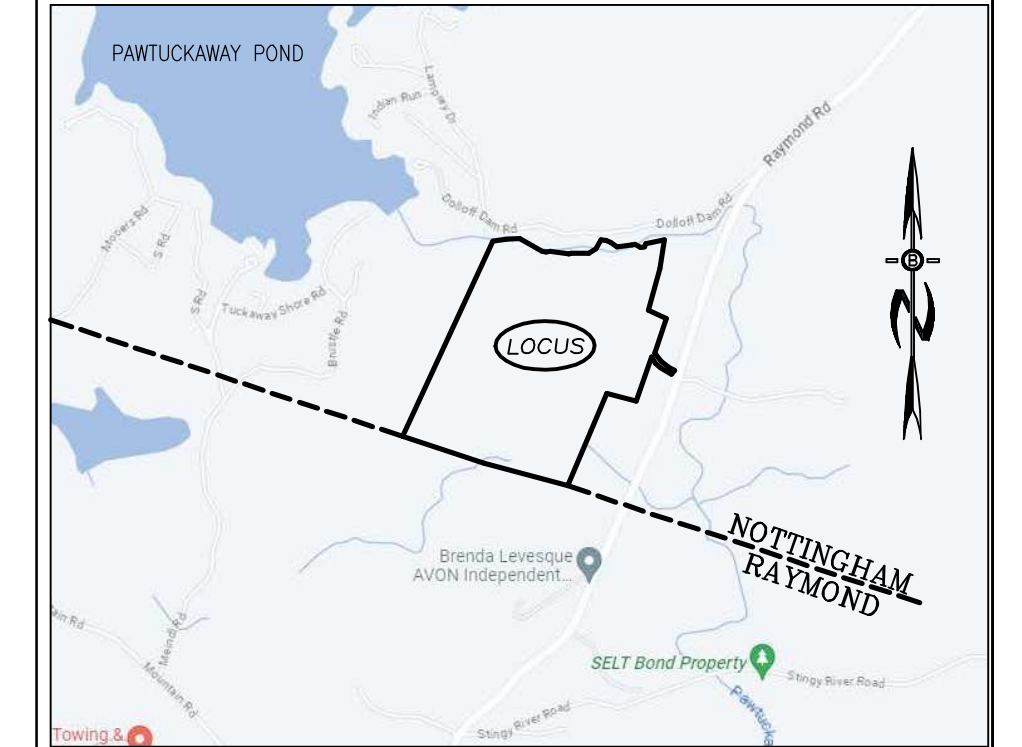
REVISIONS:		DATE:	
SUBDIVISION YIELD PLAN			
FOR: RESIDENTIAL DEVELOPMENT RAYMOND RD - ROUTE 156 NOTTINGHAM, NH			
DATE:	DEC 2023	SCALE:	1"=100'
PROJ. NO:	NH-1490	SHEET NO.	14

PREPARED FOR:

JOSEPH FALZONE
7B EMERY LANE
STRATHAM, N.H. 03885



70 PORTSMOUTH AVE,
THIRD FLOOR, SUITE 2
STRATHAM, N.H. 03885
PHONE: 603-583-4860,
FAX: 603-583-4863



LOCATION MAP
1"=1000'

OPEN SPACE REQUIREMENTS

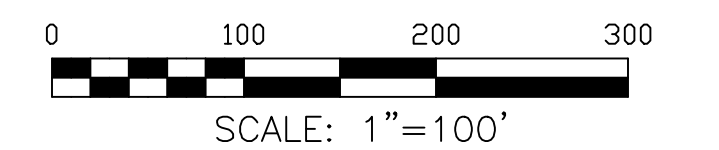
TOTAL LOT AREA = 85.3 ACRES
REQ'D OPEN SPACE = 50% OPEN
85.3 x .5 = 42.6 AC.
PROVIDED = 68.0 AC.
REQ'D BUILDABLE AREA = 50% MIN.
42.6 x .5 = 21.3 AC.
PROVIDED = 68.0 AC.
-16.3 WETLANDS
-13.7 STEEP SLOPES
PROVIDED = 38.0 AC.

ZONING REQUIREMENTS

ZONE: RESIDENTIAL/AGRICULTURAL-(RA)
OPEN SPACE DESIGN
MIN. LOT SIZE = 30,000 SF
MIN. FRONTAGE = 100'
MAX. HEIGHT = 34'
MIN. OPEN SPACE = 50%

BUILDING SETBACKS:
FRONT 35'
SIDE & REAR 25'
POORLY DRAINED SOILS 50'
VERY POORLY DRAINED SOILS 75'

LEACH FIELD SETBACKS
POORLY DRAINED SOILS 75'
VERY POORLY DRAINED SOILS 75'



REVISED LOTS	2-1-24
REVISIONS:	DATE:

SUBDIVISION SITE PLAN

FOR:
RESIDENTIAL DEVELOPMENT
RAYMOND RD - ROUTE 156
NOTTINGHAM, NH

DATE:	DEC 2023	SCALE:	1"=100'
PROJ. NO:	NH-1490	SHEET NO.	15

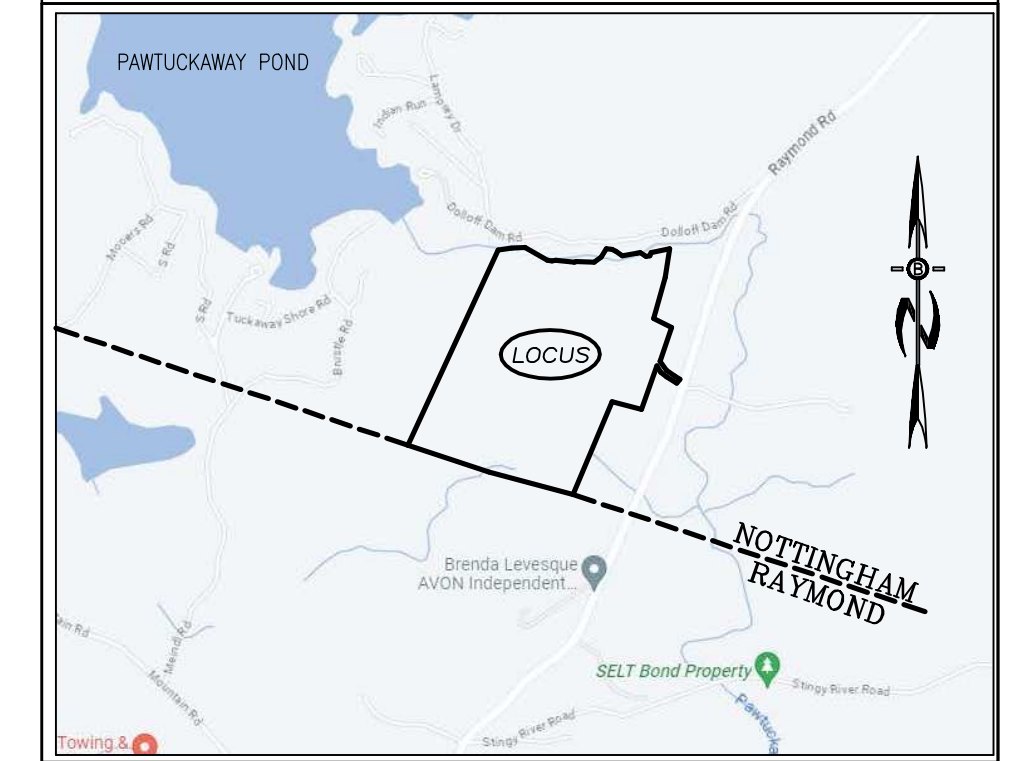


PREPARED FOR:

JOSEPH FALZONE
7B EMERY LANE
STRATHAM, N.H. 03885



70 PORTSMOUTH AVE,
THIRD FLOOR, SUITE 2
STRATHAM, N.H. 03885
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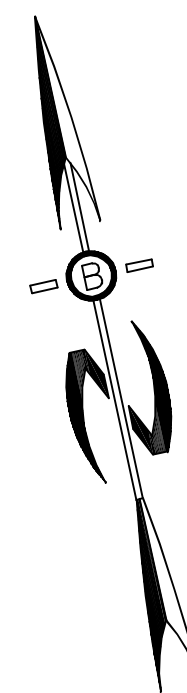
LOCATION MAP
1" = 3000'

ZONING REQUIREMENTS

ZONE: RESIDENTIAL/AGRICULTURAL-(RA)
OPEN SPACE DESIGN
MIN. LOT SIZE = 30,000 SF
MIN. FRONTAGE = 100'
MAX. HEIGHT = 34'
MIN. OPEN SPACE = 50%

BUILDING SETBACKS:
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SIDE & REAR 25'
POORLY DRAINED SOILS 50'
VERY POORLY DRAINED SOILS 75'

LEACH FIELD SETBACKS
POORLY DRAINED SOILS 75'
VERY POORLY DRAINED SOILS 75'



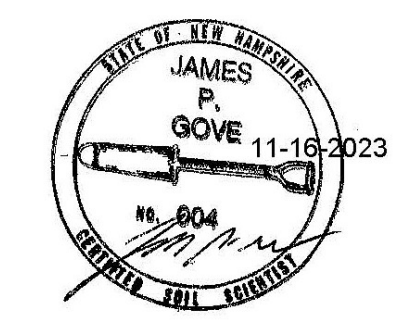
LEGEND

- UTILITY POLE
- TEST PIT W/ NO.
- STONE WALL
- EXISTING FENCE LINE
- TREE LINE
- EXISTING CONTOUR - 10'
- EXISTING CONTOUR - 2'
- OVERHEAD UTILITIES
- SOILS BOUNDARY LINE
- BUILDING SETBACK LINE
- SEPTIC SETBACK LINE
- AQUIFER OVERLAY ZONE
- WETLAND BOUNDARY
- ABUTTING PROPERTY LINE
- EXISTING PROPERTY LINE
- PROPOSED PROPERTY LINE
- STEEP SLOPE AREA
- 4000 SF SEPTIC RESERVE AREA
- PROP. WELL W/ 75' PROTECTIVE RAD.

THIS MAP PRODUCT IS WITHIN THE TECHNICAL STANDARDS OF THE NATIONAL COOPERATIVE SOIL SURVEY. IT IS A SPECIAL PURPOSE PRODUCT, INTENDED FOR INFILTRATION REQUIREMENTS BY THE NH DES ALTERATION OF TERRAIN BUREAU. IT WAS PRODUCED BY A PROFESSIONAL SOIL SCIENTIST AND IS NOT A PRODUCT OF THE USDA NATURAL RESOURCES CONSERVATION SERVICE. THERE IS A REPORT THAT ACCOMPANIES THIS MAP. THE SITE SPECIFIC SOIL MAP (SSSM) WAS PRODUCED 11-16-2023, AND WAS PREPARED BY JAMES P. GOVE, CSS # 004, GOVE ENVIRONMENTAL SERVICES, INC. THE SURVEY AREA IS LOCATED OFF RAYMOND ROAD, NOTTINGHAM, NH. SOILS WERE IDENTIFIED WITH THE NEW HAMPSHIRE STATE-WIDE NUMERICAL SOILS LEGEND, USDA NRCS, DURHAM, NH. ISSUE # 10, JANUARY 2011. THE NUMERIC LEGEND WAS AMENDED TO IDENTIFY THE CORRECT SOIL COMPONENTS OF THE COMPLEX. HYDROLOGIC SOIL GROUP FROM KSAT VALUES FOR NEW HAMPSHIRE SOILS, SOCIETY OF SOIL SCIENTISTS OF NEW ENGLAND, SPECIAL PUBLICATION NO. 5, SEPTEMBER, 2009.

SSSM SYM.	SSSM MAP NAME	HISS SYM.	HYDROLOGIC SOIL GRP.
448	SCITUATE FINE SANDY LOAM	323	C
656	RIDGEBURY FINE SANDY LOAM (PD)	523	C
5	RIPPOWAM FREQUENTLY FLOODED	571	C
496	NATCHAUG VARIANT (HAPLOHEMITS)	683	D

SLOPE PHASE:
B=0-8% C=8-15% D=15-25%
E=25%-50% F=50%+

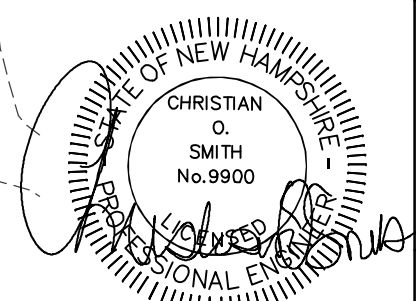


WETLAND NOTES

THE LIMITS OF JURISDICTIONAL WETLANDS AS SHOWN ON THIS PLAN WERE DELINEATED BY GOVE ENVIRONMENTAL SERVICES, INC., IN ACCORDANCE WITH:
1. US ARMY CORPS OF ENGINEERS REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHCENTRAL AND NORTHEAST REGION, TECHNICAL REPORT ERDC/EL TR-12-1, JANUARY 2012, VERSION 2.0
2. FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, A GUIDE FOR IDENTIFYING AND DELINEATING HYDRIC SOILS, VERSION 7.0, UNITED STATES DEPARTMENT OF AGRICULTURE (2010).
3. NORTH AMERICAN DIGITAL FLORA: NATIONAL WETLAND PLANT LIST, VERSION 2.2.1 (2009).

APPROVAL BLOCK

APPROVED TOWN OF NOTTINGHAM PLANNING BOARD	
CHAIRPERSON	DATE



REVISED PER REVIEW	DATE

SUBDIVISION SITE PLAN		
FOR: RESIDENTIAL DEVELOPMENT RAYMOND RD - ROUTE 156 NOTTINGHAM, NH		
DATE:	DEC 2023	SCALE: 1"=60'
PROJ. NO:	NH-1490	SHEET NO. 16

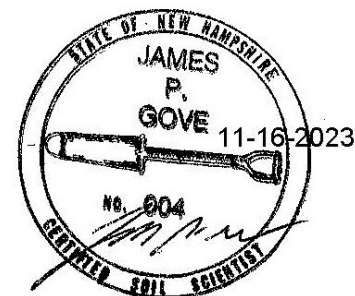


LOCATION MAP
1"=3000'

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496	NATCHAUG VARIANT (HAPLOHEMITS)	683	D

SLOPE PHASE:
B=0-8% C=8-15% D=15-25%
E=25%-50% F=50%+

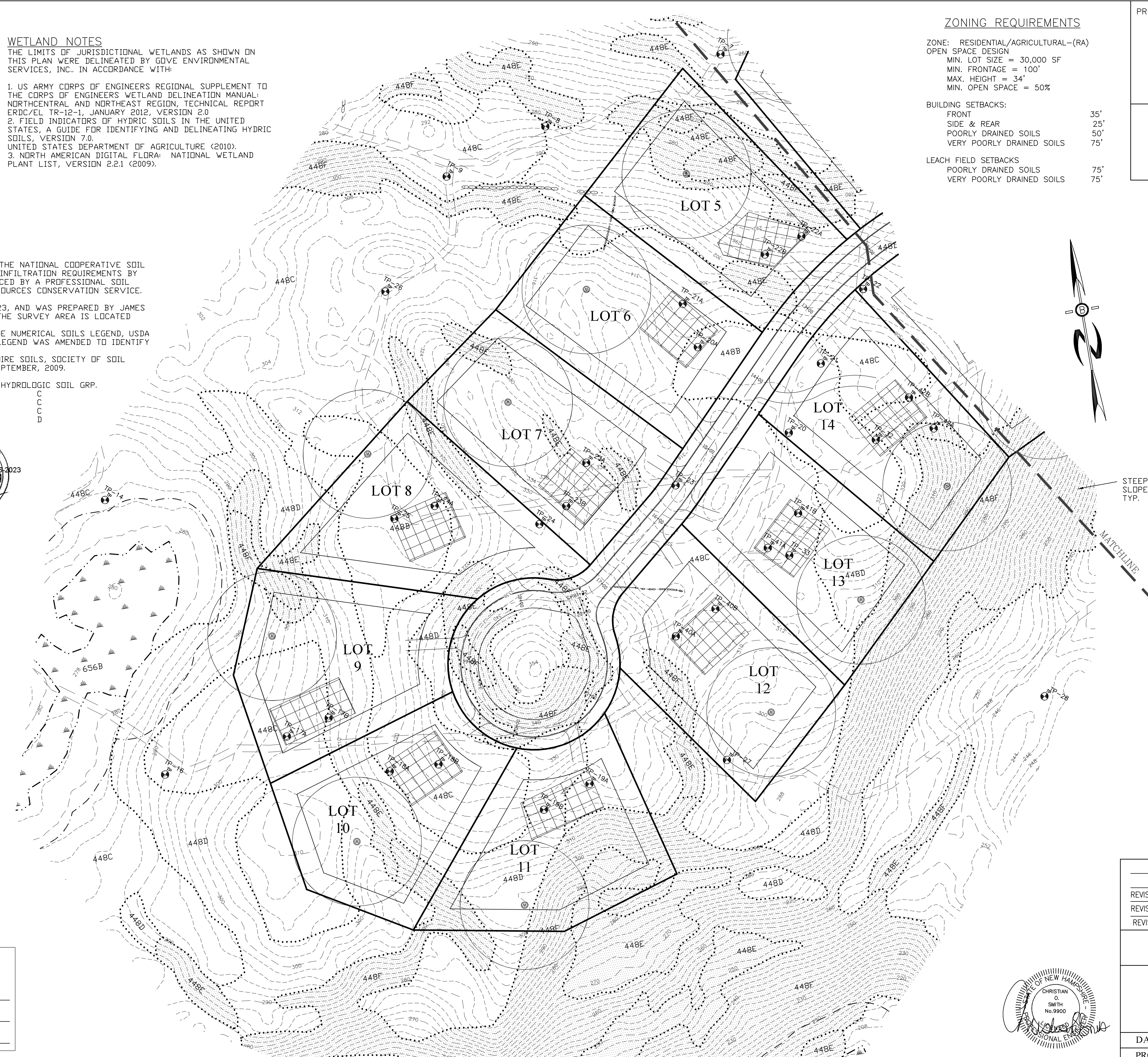


LEGEND

	UTILITY POLE
	TEST PIT W/ NO.
	STONE WALL
	EXISTING FENCE LINE
	TREE LINE
	EXISTING CONTOUR - 10'
	EXISTING CONTOUR - 2'
	OVERHEAD UTILITIES
	SOILS BOUNDARY LINE
	BUILDING SETBACK LINE
	SEPTIC SETBACK LINE
	AQUIFER OVERLAY ZONE
	WETLAND BOUNDARY
	ABUTTING PROPERTY LINE
	EXISTING PROPERTY LINE
	PROPOSED PROPERTY LINE
	STEEP SLOPE AREA
	4000 SF SEPTIC RESERVE AREA
	PROP. WELL W/ 75' PROTECTIVE RAD.

APPROVAL BLOCK

APPROVED TOWN OF NOTTINGHAM PLANNING BOARD	
CHAIRPERSON	DATE



ZONING REQUIREMENTS

ZONE: RESIDENTIAL/AGRICULTURAL-(RA)
OPEN SPACE DESIGN
MIN. LOT SIZE = 30,000 SF
MIN. FRONTAGE = 100'
MAX. HEIGHT = 34'
MIN. OPEN SPACE = 50%

BUILDING SETBACKS:
FRONT 35'
SIDE & REAR 25'
POORLY DRAINED SOILS 50'
VERY POORLY DRAINED SOILS 75'

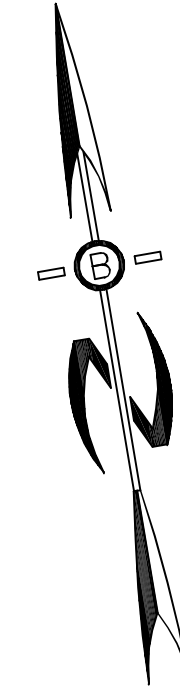
LEACH FIELD SETBACKS
POORLY DRAINED SOILS 75'
VERY POORLY DRAINED SOILS 75'

PREPARED FOR:

JOSEPH FALZONE
7B EMERY LANE
STRATHAM, N.H. 03885



70 PORTSMOUTH AVE,
THIRD FLOOR, SUITE 2
STRATHAM, N.H. 03885
PHONE: 603-583-4860,
FAX: 603-583-4863



STEEP SLOPES TYP.



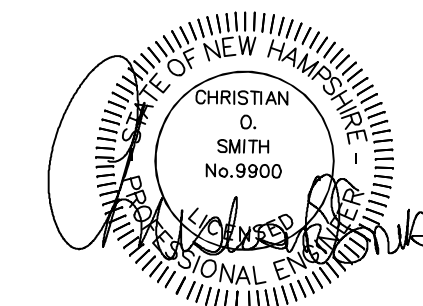
SCALE: 1"=60'

REVISED PER REVIEW	3-12-24
REVISED LOTS	2-1-24
REVISIONS:	DATE:

SUBDIVISION SITE PLAN

FOR:
RESIDENTIAL DEVELOPMENT
RAYMOND RD - ROUTE 156
NOTTINGHAM, NH

DATE:	DEC 2023	SCALE:	1"=60'
PROJ. NO:	NH-1490	SHEET NO.	17



PREPARED FOR:

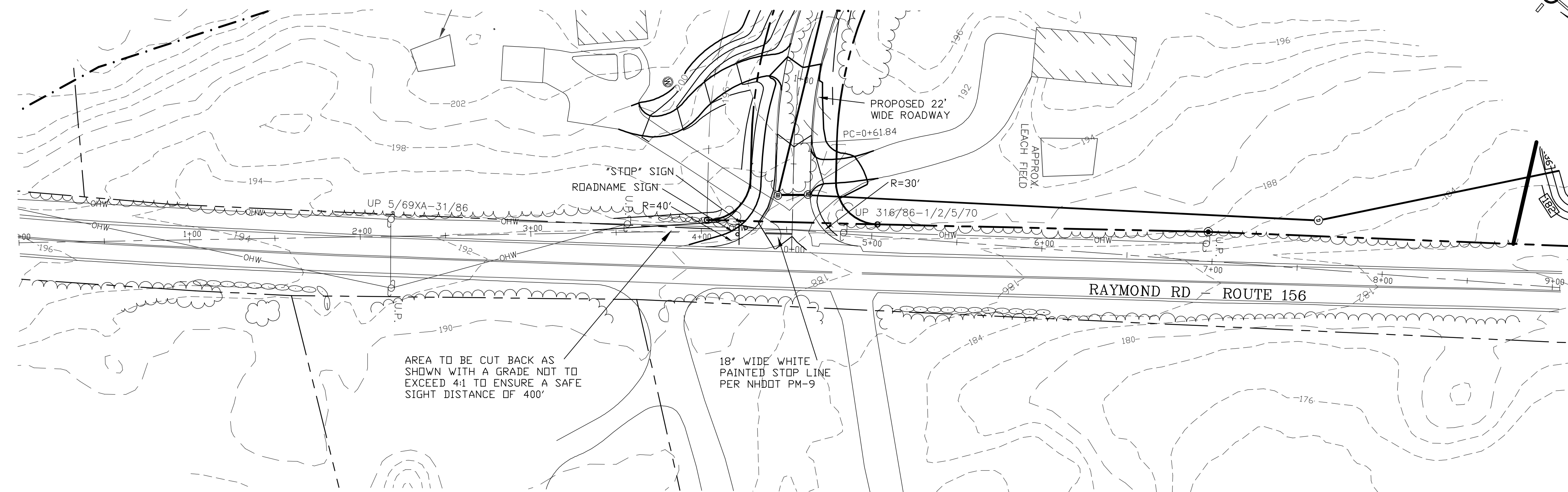
JOSEPH FALZONE
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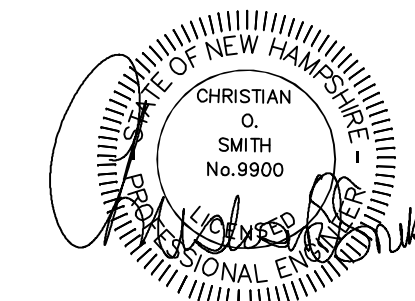
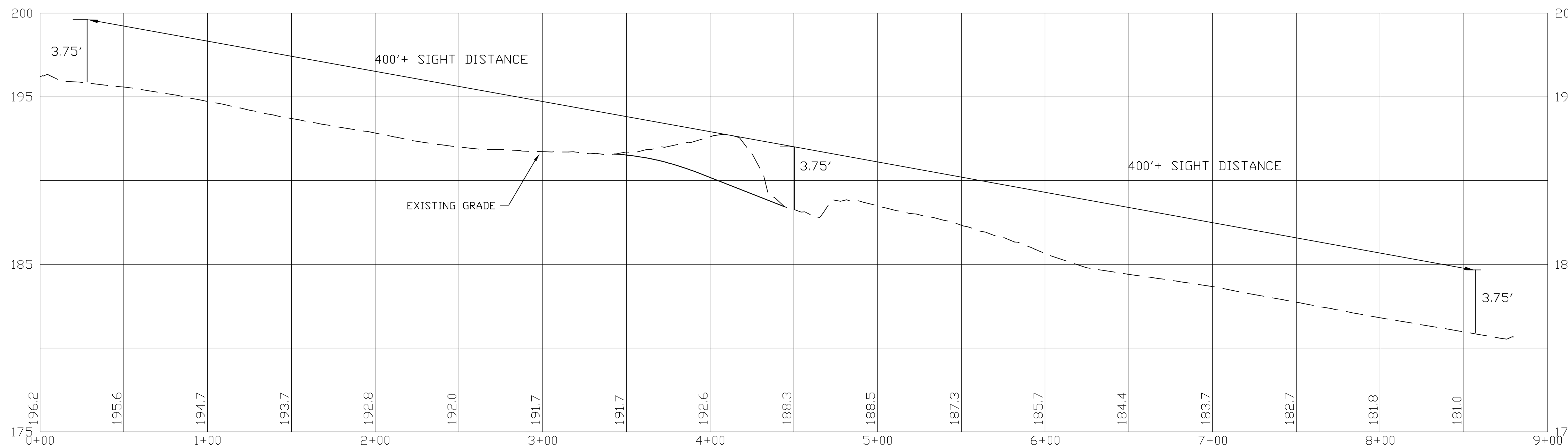


LOCATION MAP
1"=1000'



NOTES

1. ALL ELECTRICAL, TELEPHONE, CABLE TELEVISION AND ALARM LINES TO BE UNDERGROUND. THE SIZE AND LOCATION IS TO BE DETERMINED BY APPROPRIATE UTILITY COMPANY.
2. ALL BENCHMARKS AND TOPOGRAPHY SHOULD BE FIELD VERIFIED BY THE CONTRACTOR, ENGINEER TO BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCY.
3. ALL CONSTRUCTION METHODS AND MATERIALS WILL CONFORM TO THE TOWN STANDARD SPECIFICATIONS AND TO N.H.D.O.T. STANDARDS AND REGULATIONS.
4. ALL DRAINAGE STRUCTURE AND SWALES WILL BE BUILT AND STABILIZED PRIOR TO HAVING RUN-OFF DIRECTED TO THEM.
5. SEE DETAIL SHEETS FOR STANDARD CONSTRUCTION NOTES AND DETAILS.
6. PROPOSED UNDER DRAINS TO BE INSTALLED AS SHOWN ON THE TYPICAL ROAD CROSS SECTION DETAIL AND TIE INTO DRAINAGE STRUCTURES.



PROFILE SCALES:
HORIZONTAL: 1"=40' VERTICAL: 1"=4'

ROADWAY ACCESS PLAN

FOR:
RESIDENTIAL DEVELOPMENT
RAYMOND RD - ROUTE 156
NOTTINGHAM, NH

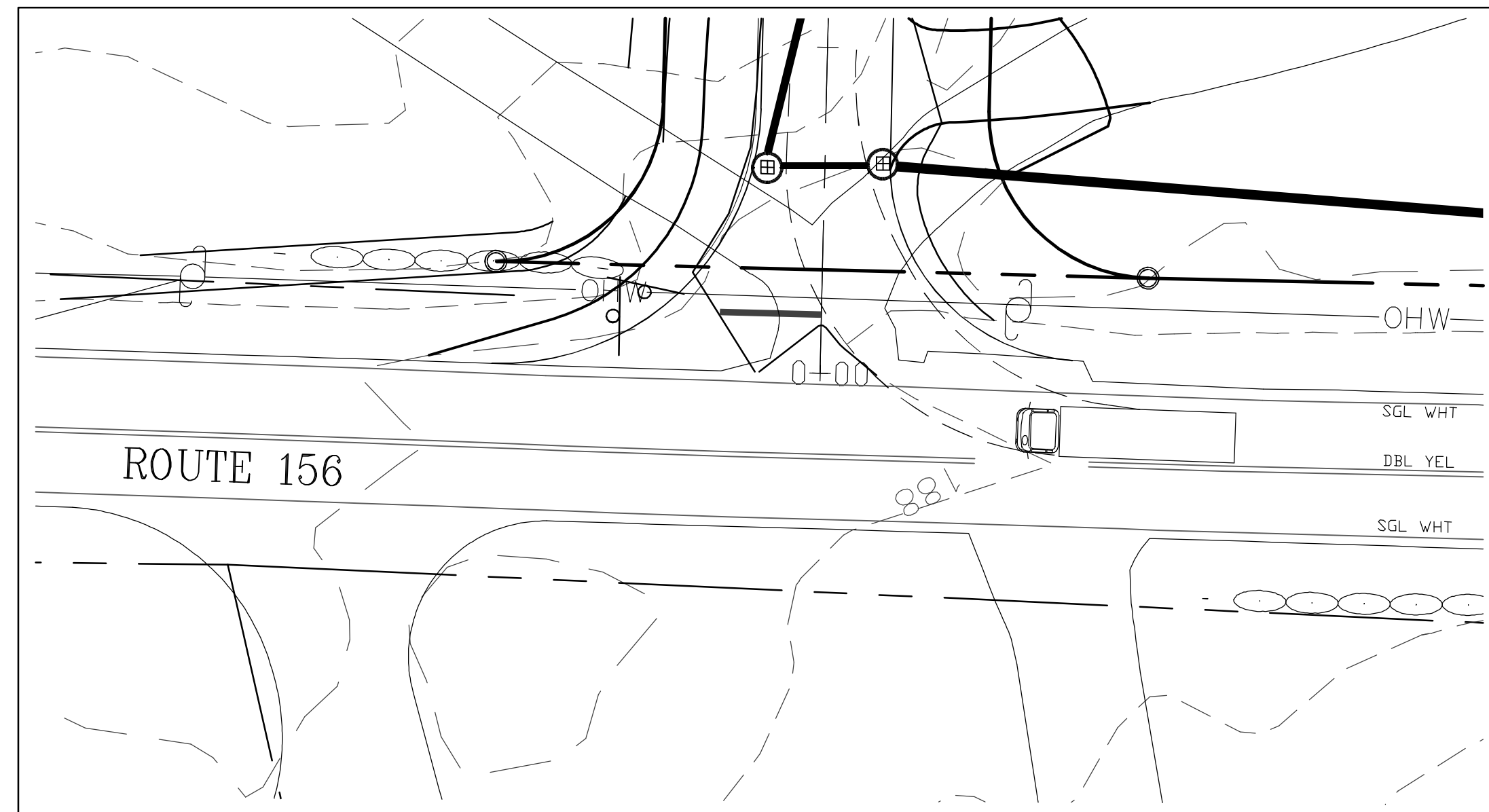
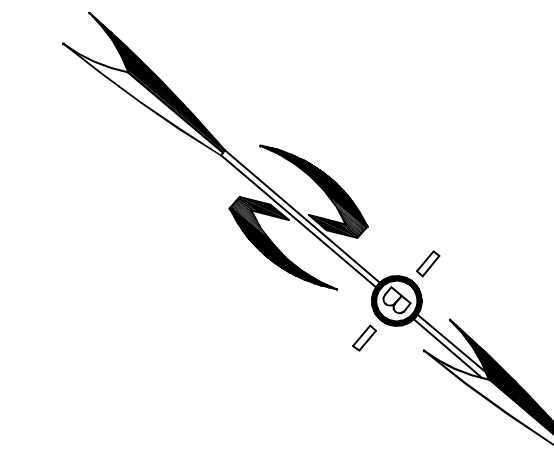
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PROJ. NO.:	NH-1490	SHEET NO.:	18

PREPARED FOR:

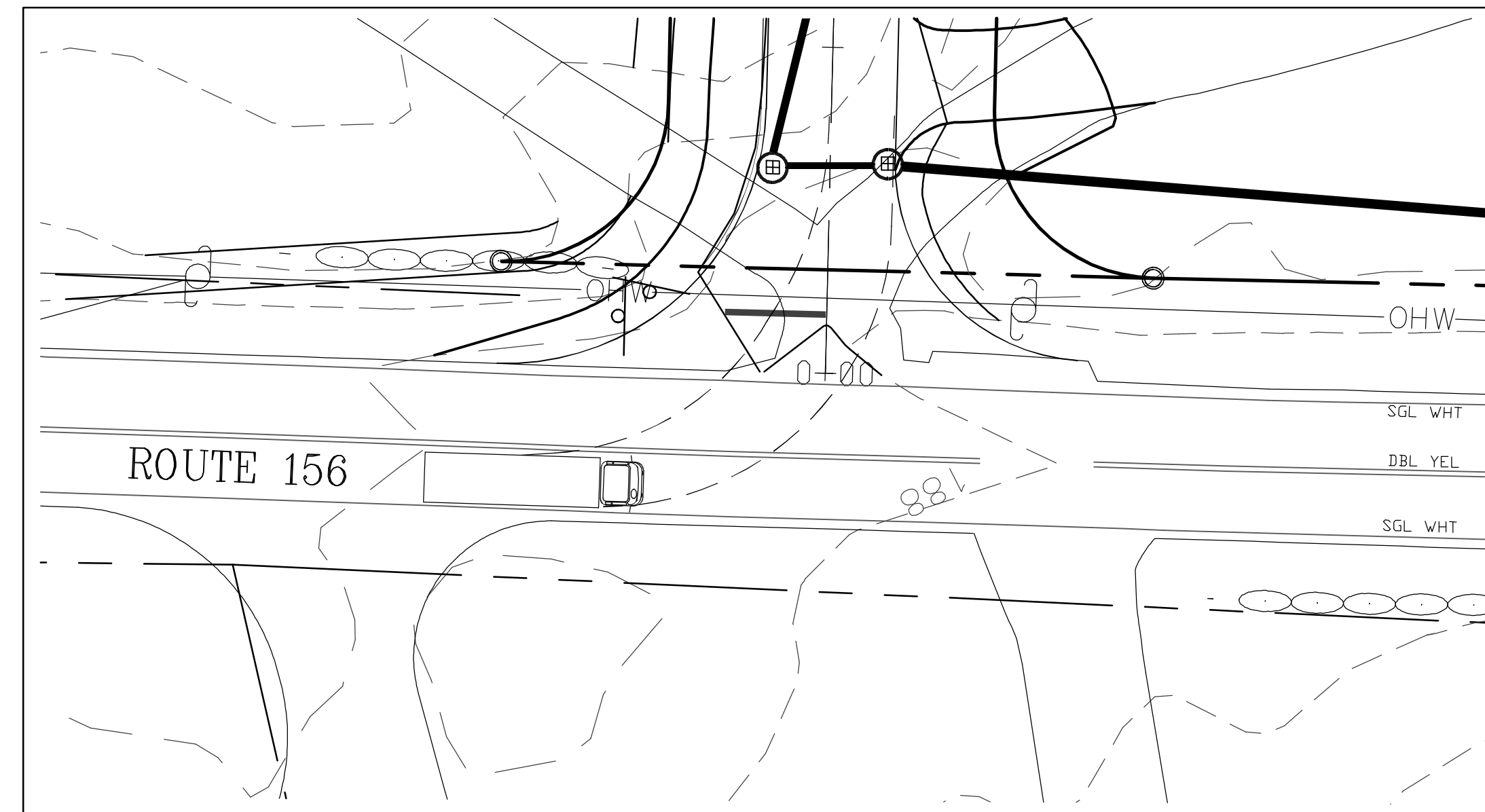
JOSEPH FALZONE
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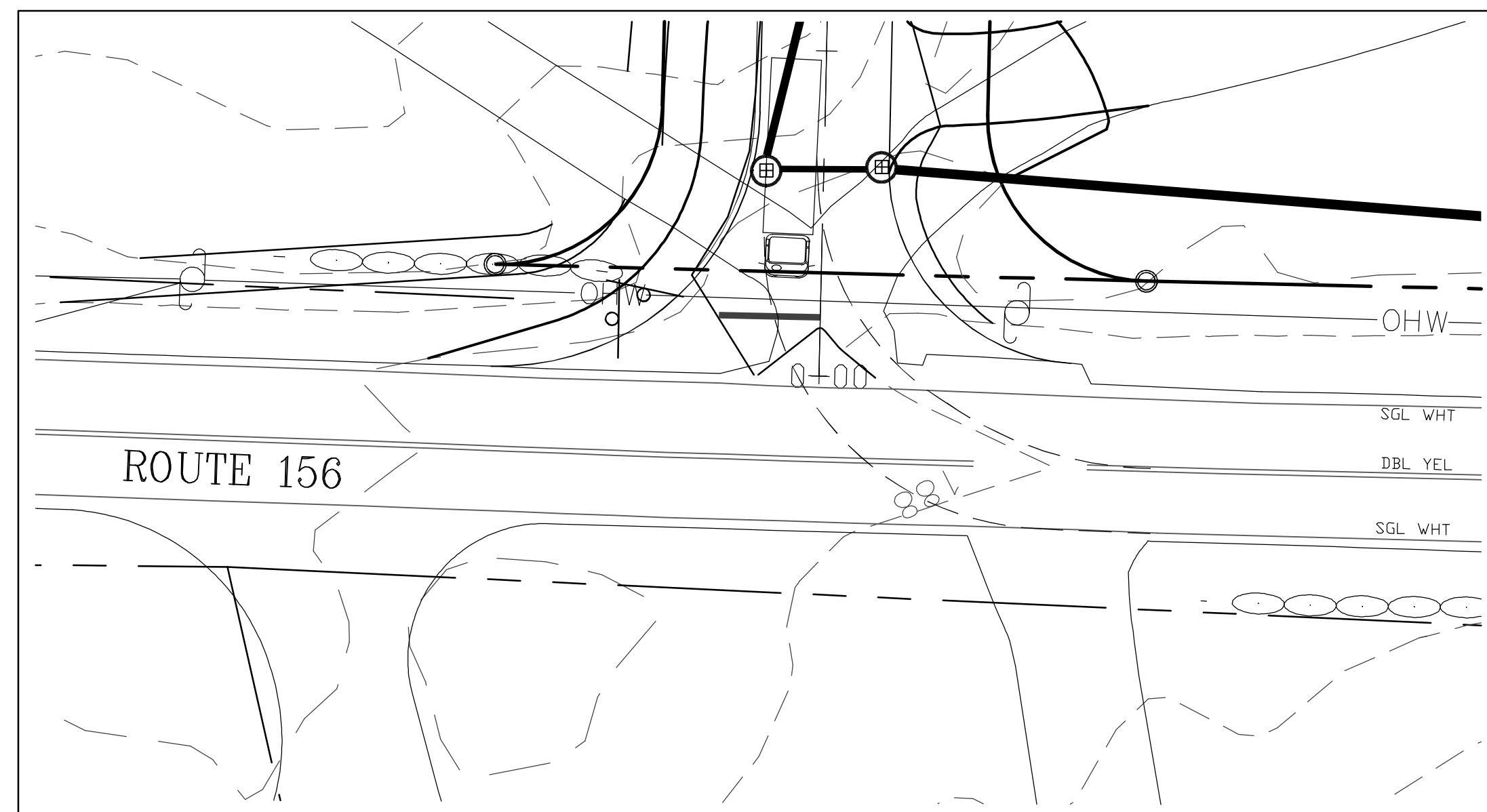
70 PORTSMOUTH AVE,
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PHONE: 603-583-4860,
FAX: 603-583-4863



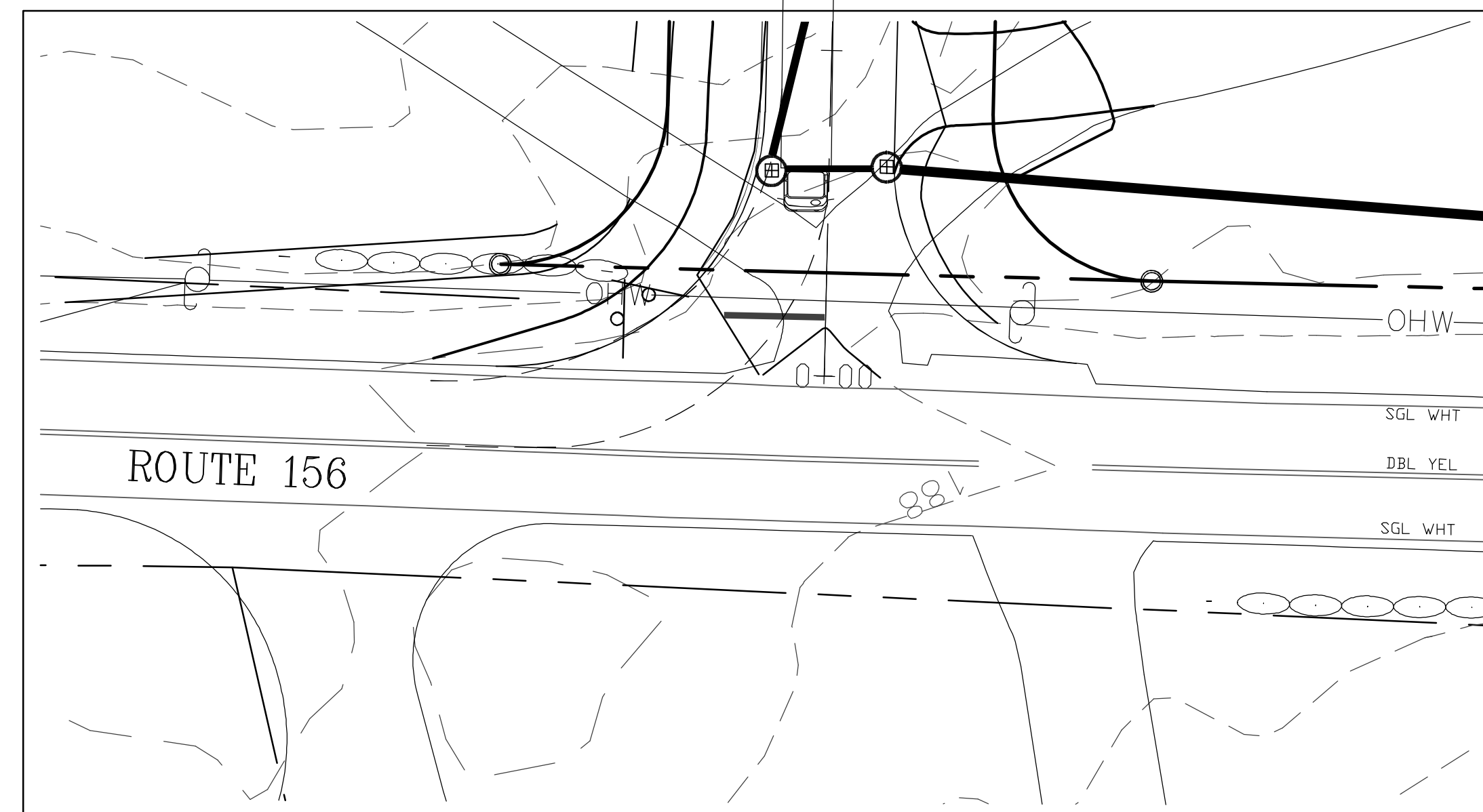
SU UTILITY TRUCK ENTERING SOUTHBOUND DETAIL
SCALE: 1"=20'



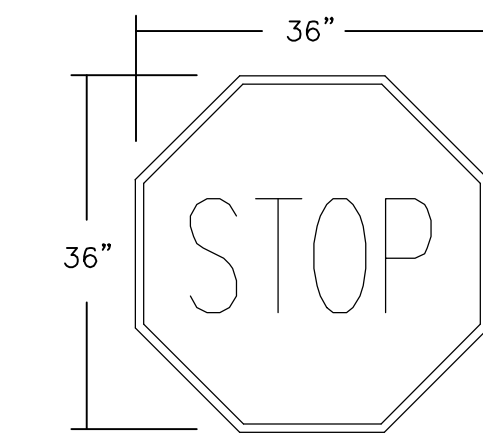
SU UTILITY TRUCK ENTERING NORTHBOUND DETAIL
SCALE: 1"=20'



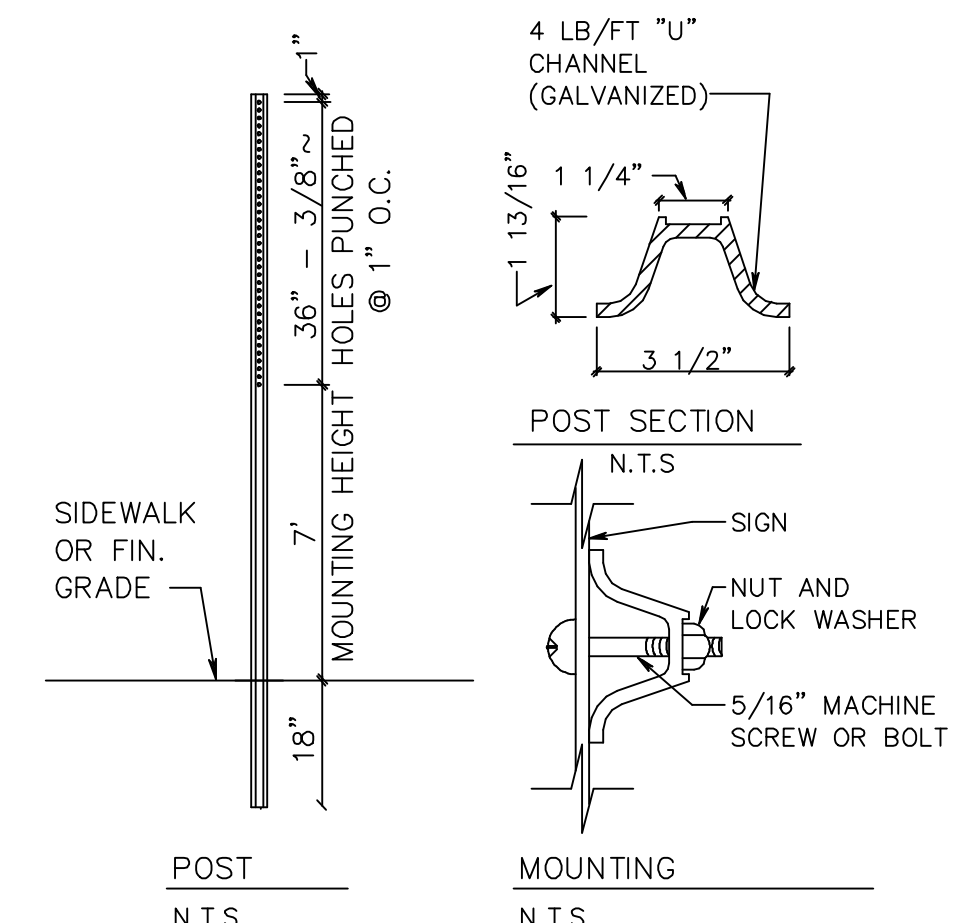
SU UTILITY TRUCK EXITING NORTHBOUND DETAIL
SCALE: 1"=20'



SU UTILITY TRUCK EXITING SOUTHBOUND DETAIL
SCALE: 1"=20'



R1-1
WHITE LETTERING
ON RED



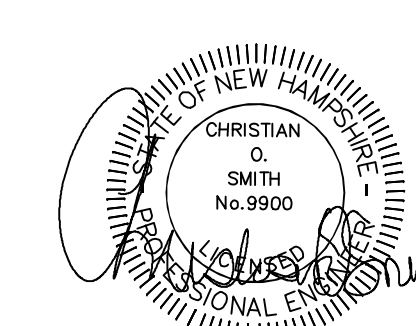
SIGN DETAIL

REVISIONS:	DATE:

HIGHWAY ACCESS PLAN-H2

FOR:
RESIDENTIAL DEVELOPMENT
RAYMOND RD - ROUTE 156
NOTTINGHAM, NH

DATE:	DEC 2023	SCALE:	1"=20'
PROJ. NO.:	NH-1490	SHEET NO.:	18A



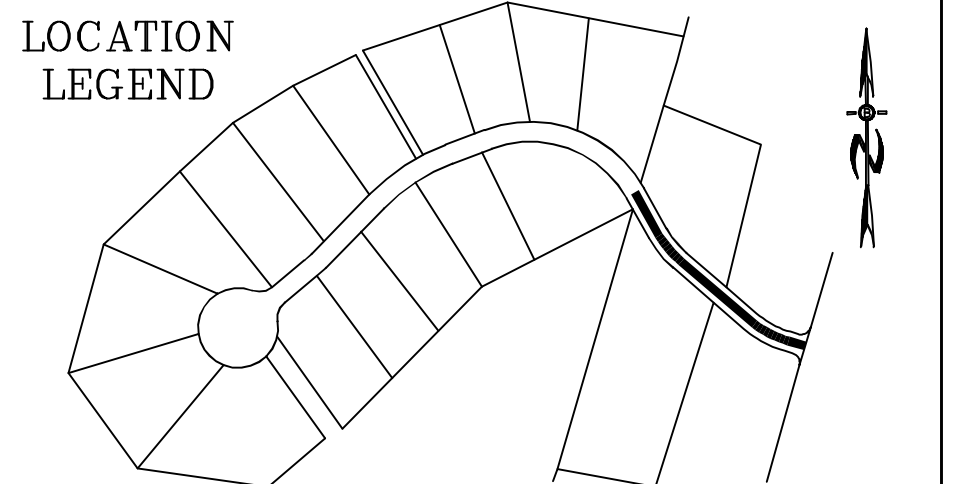
PREPARED FOR:

JOSEPH FALZONE
7B EMERY LANE
STRATHAM, N.H. 03885



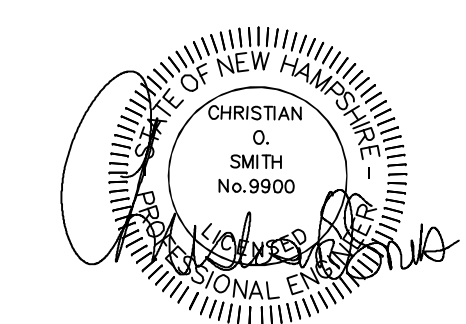
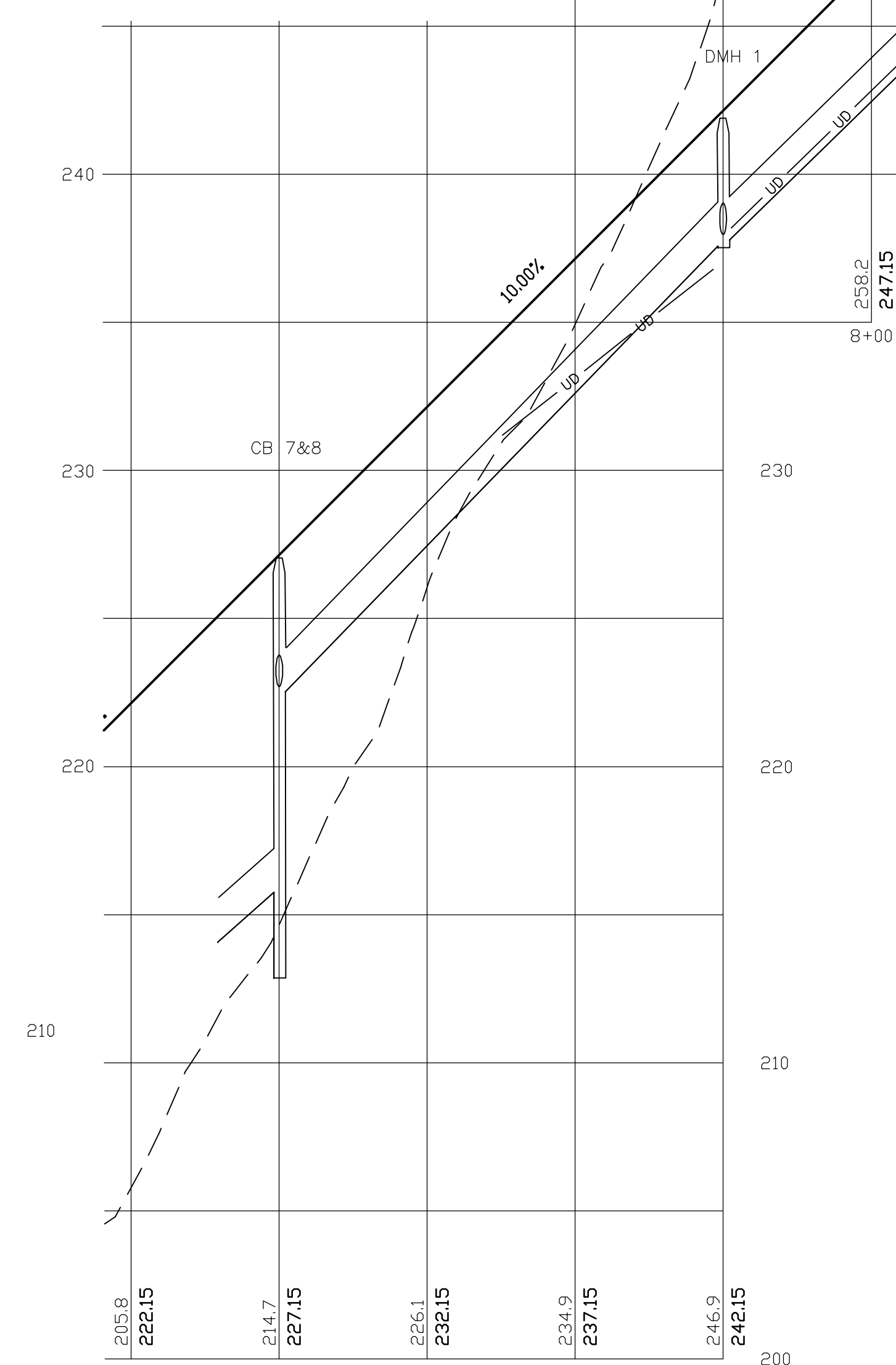
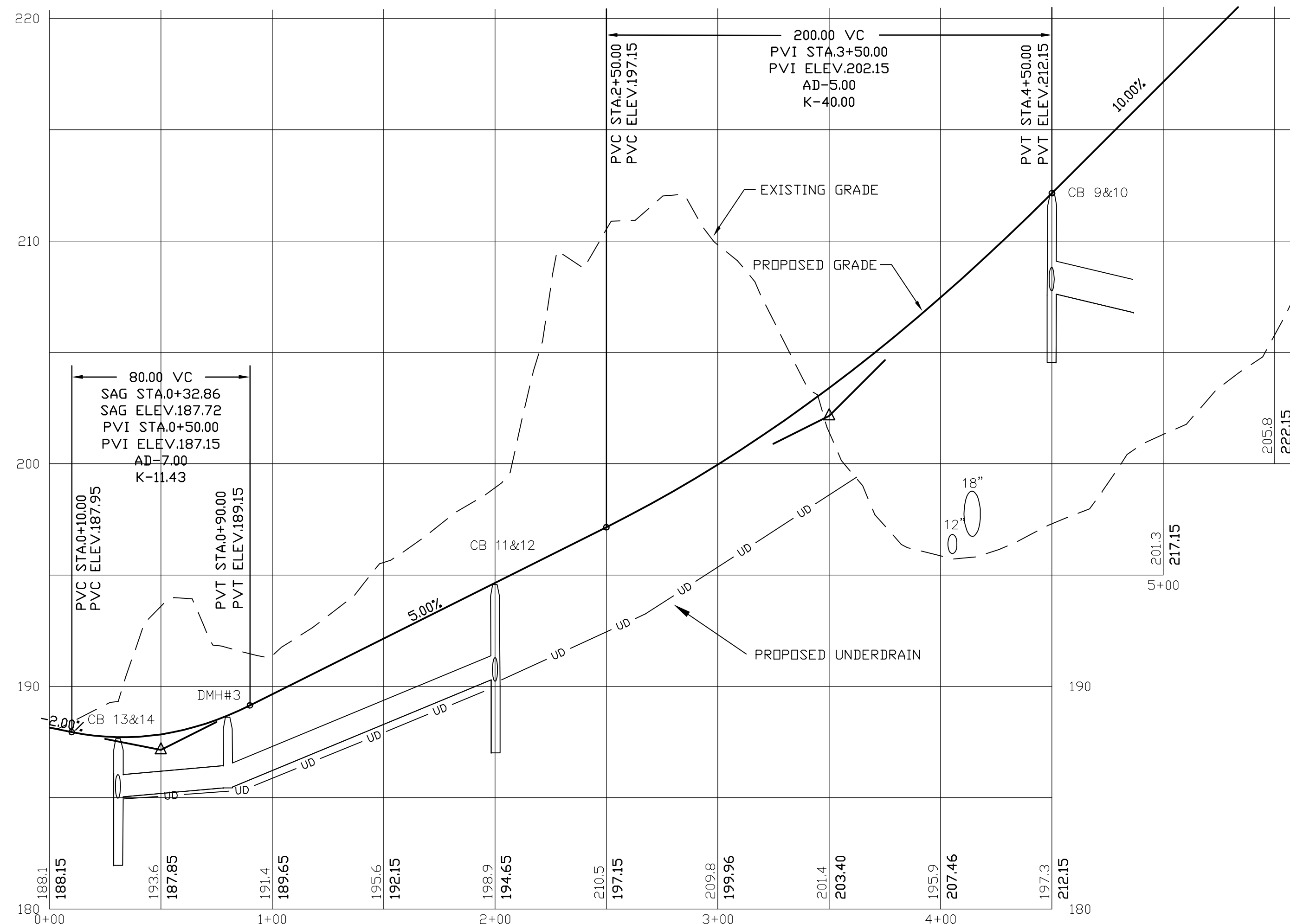
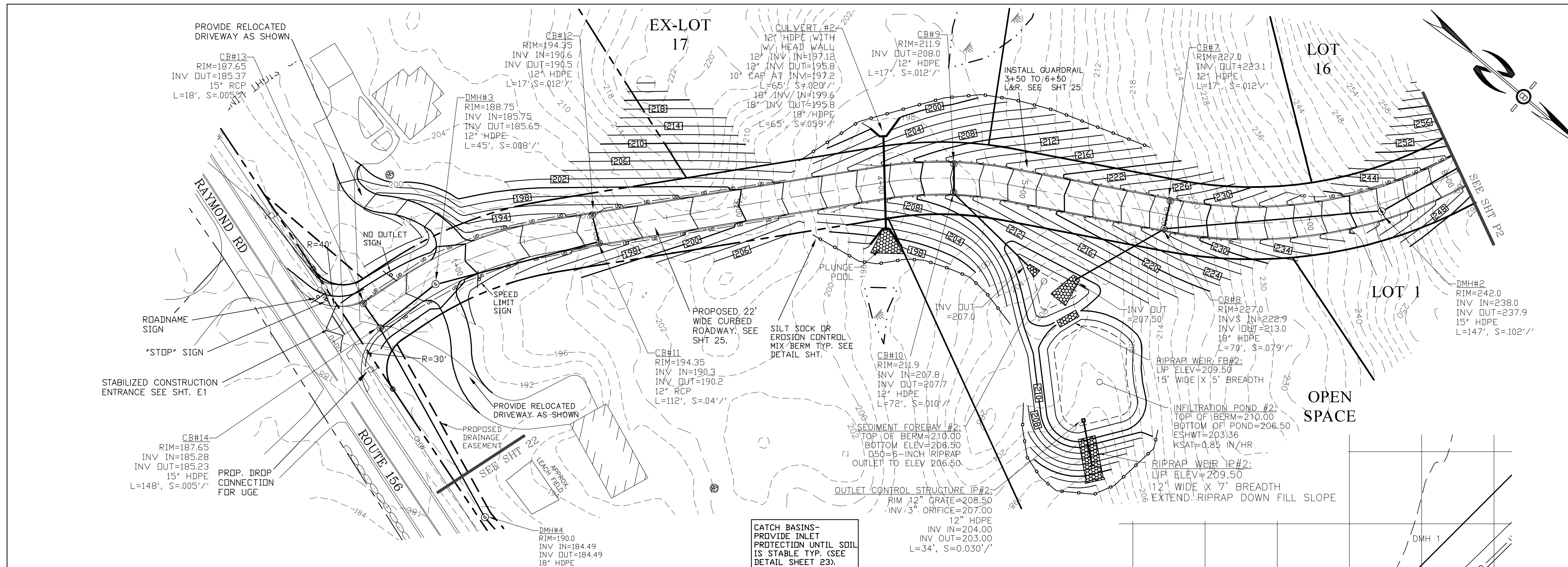
70 PORTSMOUTH AVE,
THIRD FLOOR, SUITE 2
STRATHAM, N.H. 03885
PHONE: 603-583-4860,
FAX: 603-583-4863

LOCATION
LEGEND



NOTES

1. ALL ELECTRICAL, TELEPHONE, CABLE TELEVISION AND ALARM LINES TO BE UNDERGROUND. THE SIZE AND LOCATION IS TO BE DETERMINED BY APPROPRIATE UTILITY COMPANY.
2. ALL BENCHMARKS AND TOPOGRAPHY SHOULD BE FIELD VERIFIED BY THE CONTRACTOR, ENGINEER TO BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCY.
3. ALL CONSTRUCTION METHODS AND MATERIALS WILL CONFORM TO THE TOWN STANDARD SPECIFICATIONS AND TO N.H.D.T. STANDARDS AND REGULATIONS.
4. ALL DRAINAGE STRUCTURE AND SWALES WILL BE BUILT AND STABILIZED PRIOR TO HAVING RUN-OFF DIRECTED TO THEM.
5. SEE DETAIL SHEETS FOR STANDARD CONSTRUCTION NOTES AND DETAILS.
6. PROPOSED UNDER DRAINS TO BE INSTALLED AS SHOWN ON THE TYPICAL ROAD CROSS SECTION DETAIL AND TIE INTO DRAINAGE STRUCTURES.
7. ALL DISTURBED AREAS TO BE LOAMED AND SEEDED AS REQUIRED.
8. ALL UNDER DRAIN PIPES ARE TO TERMINATE INTO A DRAINAGE STRUCTURE AT THE LOWEST INVERT IN OR DAYLIGHT IN THE SIDE SLOPE WHERE POSSIBLE.



PROFILE SCALES:
HORIZONTAL: 1"=40' VERTICAL: 1"=4'
0 40 80 120
SCALE: 1"=40'

REVISED PER REVIEW	4-4-24
REVISED PER REVIEW	3-12-24

PLAN & PROFILE - P1

FOR:
RESIDENTIAL DEVELOPMENT
RAYMOND RD - ROUTE 156
NOTTINGHAM, NH

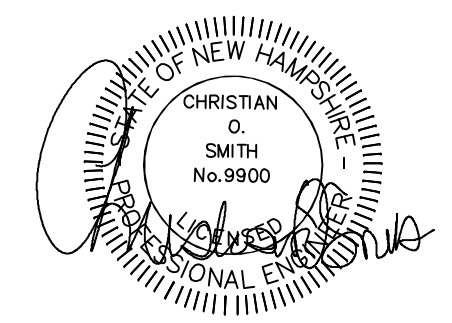
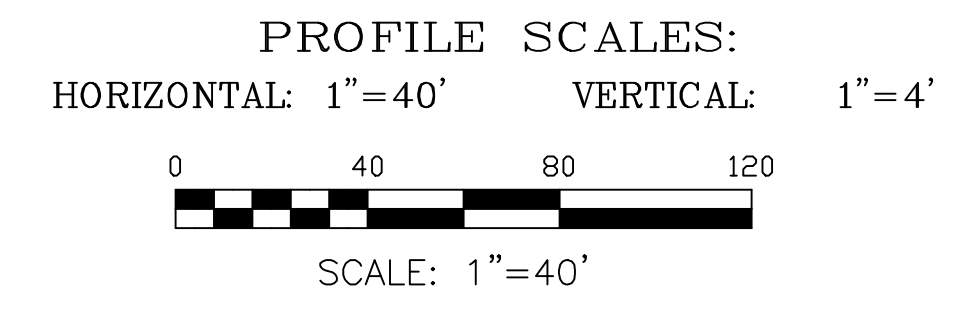
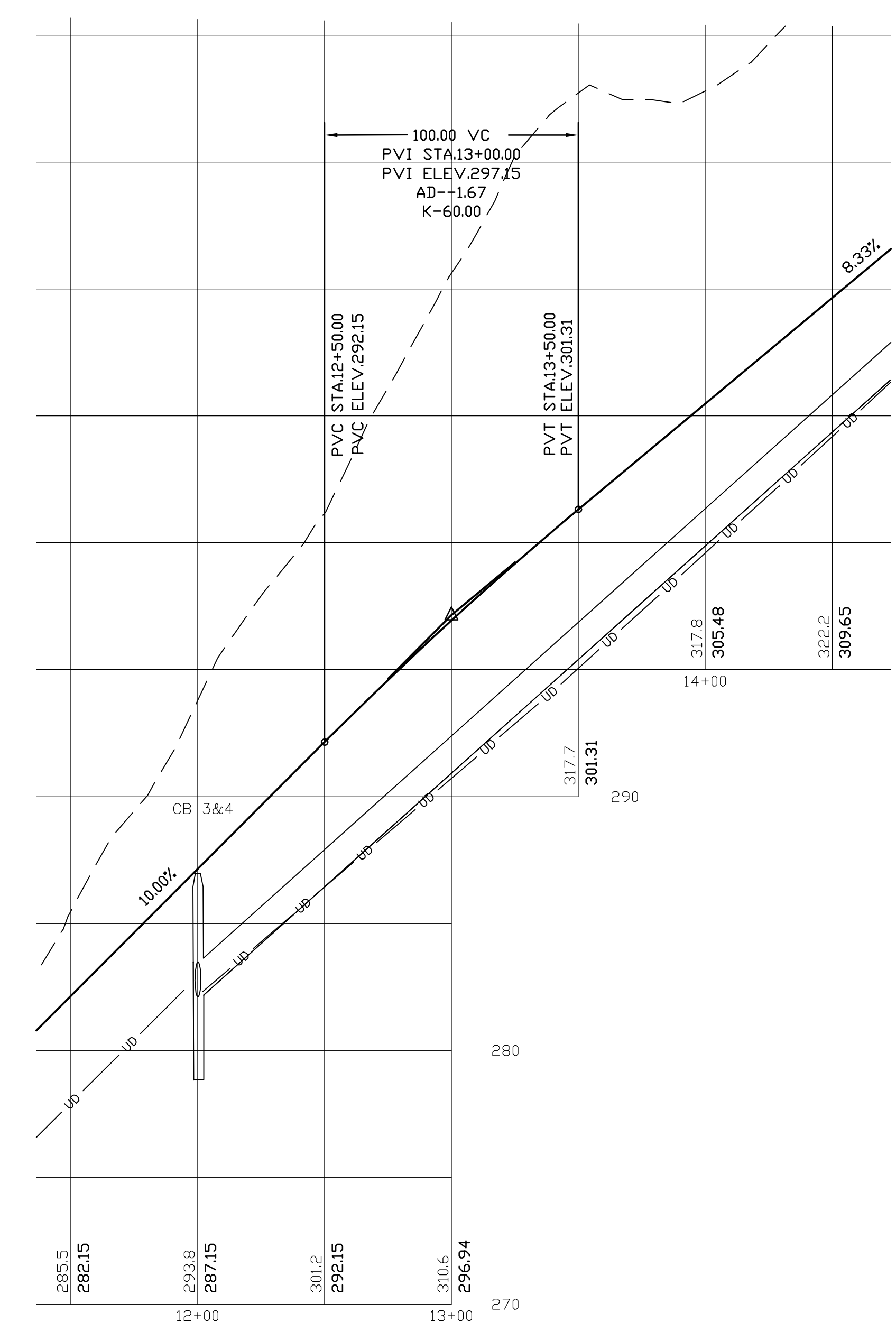
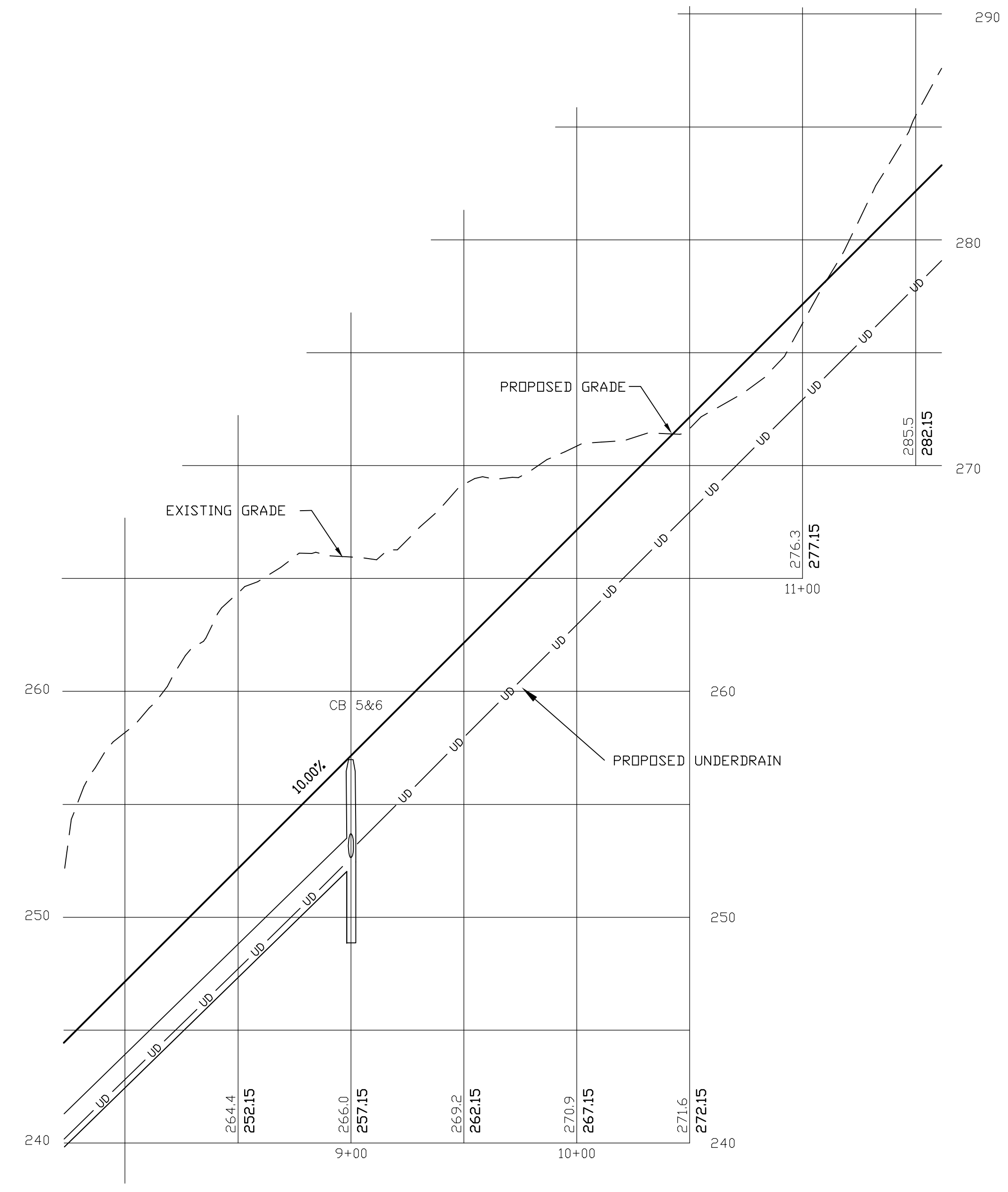
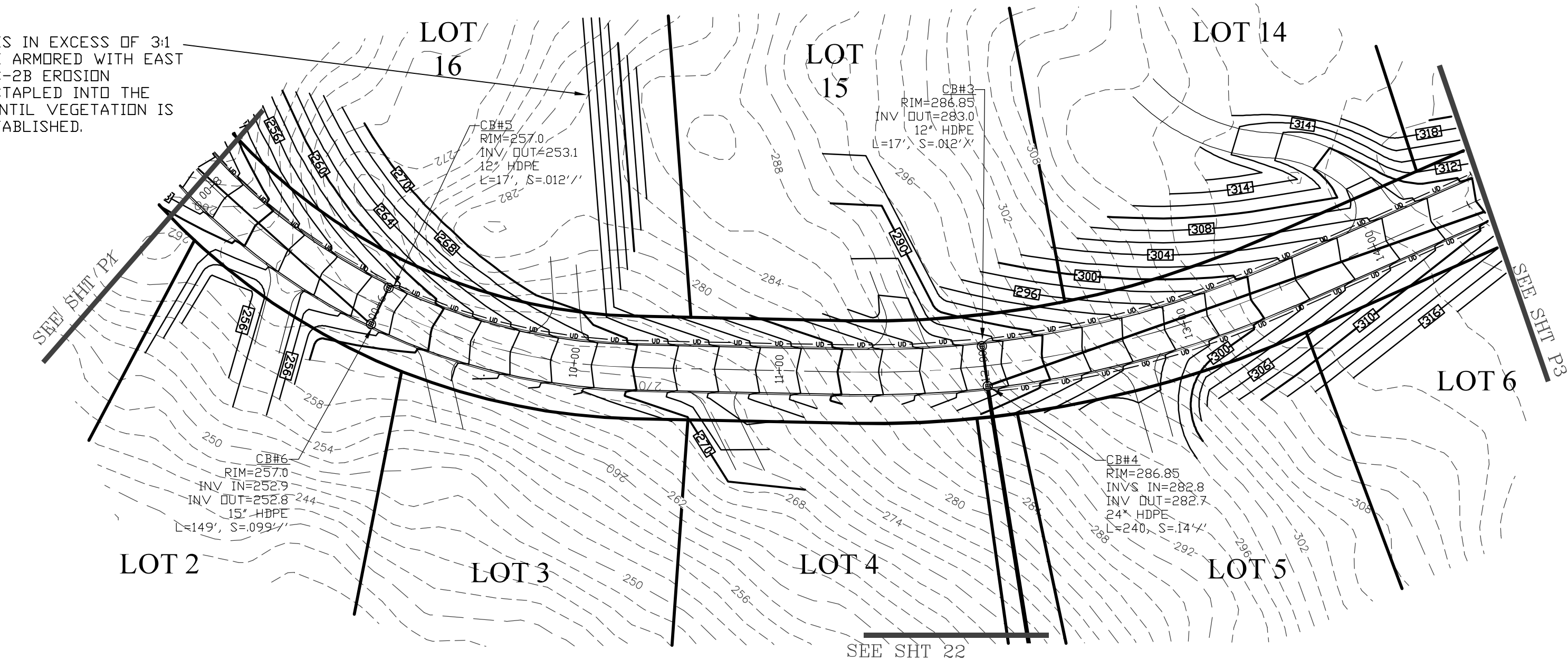
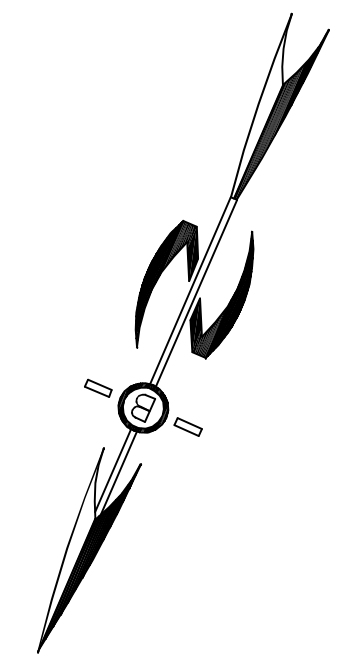
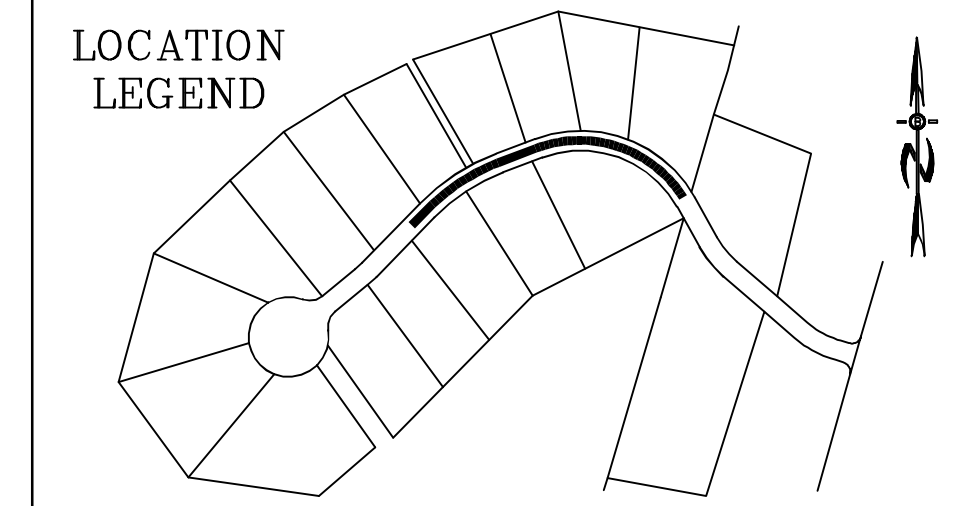
DATE:	DEC 2023	SCALE	1"=40'
PROJ. NO:	NH-1490	SHEET NO.	19

ALL SLOPES IN EXCESS OF 3:1 ARE TO BE ARMORED WITH EAST COAST ECC-2B EROSION BLANKET STAPLED INTO THE TOPSOIL UNTIL VEGETATION IS FULLY ESTABLISHED.

CATCH BASINS- PROVIDE INLET PROTECTION UNTIL SOIL IS STABLE TYP. (SEE DETAIL SHEET 23).

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REVISED PER REVIEW	4-4-24
REVISED PER REVIEW	3-12-24

PLAN & PROFILE - P2

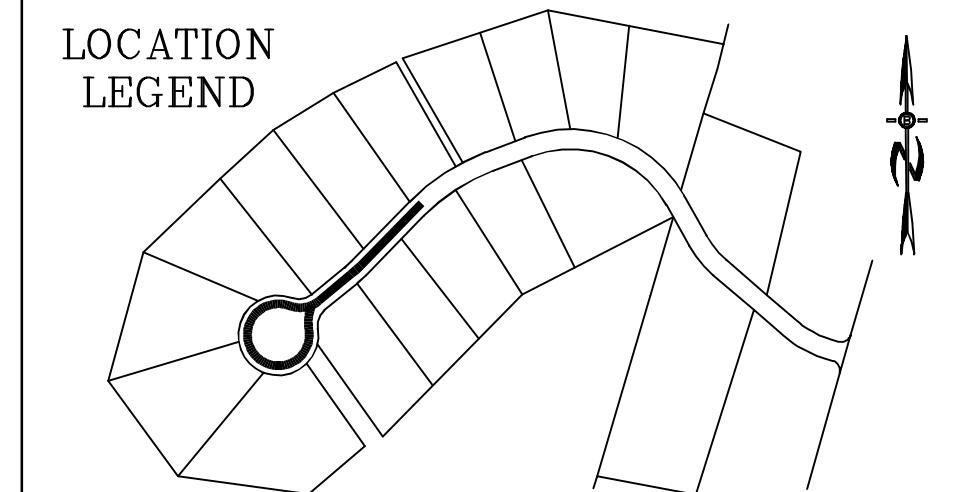
FOR:
 RESIDENTIAL DEVELOPMENT
 RAYMOND RD - ROUTE 156
 NOTTINGHAM, NH

DATE:	DEC 2023	SCALE:	1" = 40'
PROJ. NO.:	NH-1490	SHEET NO.:	20

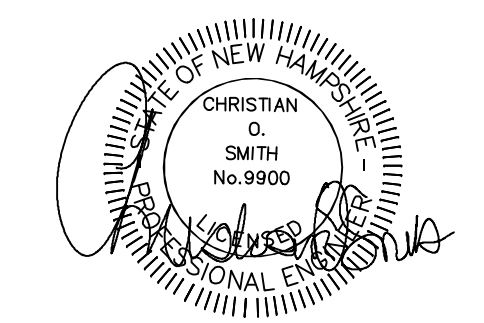
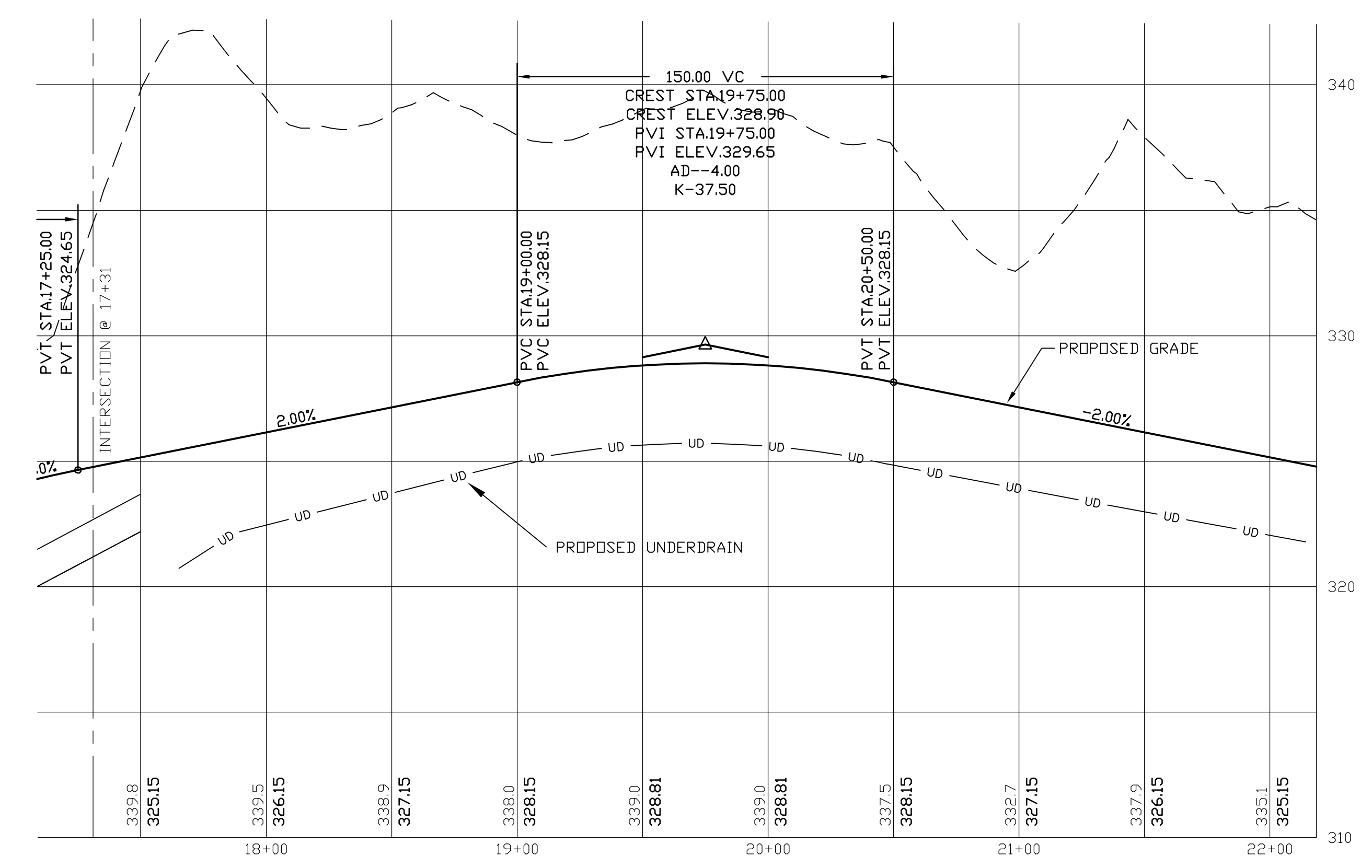
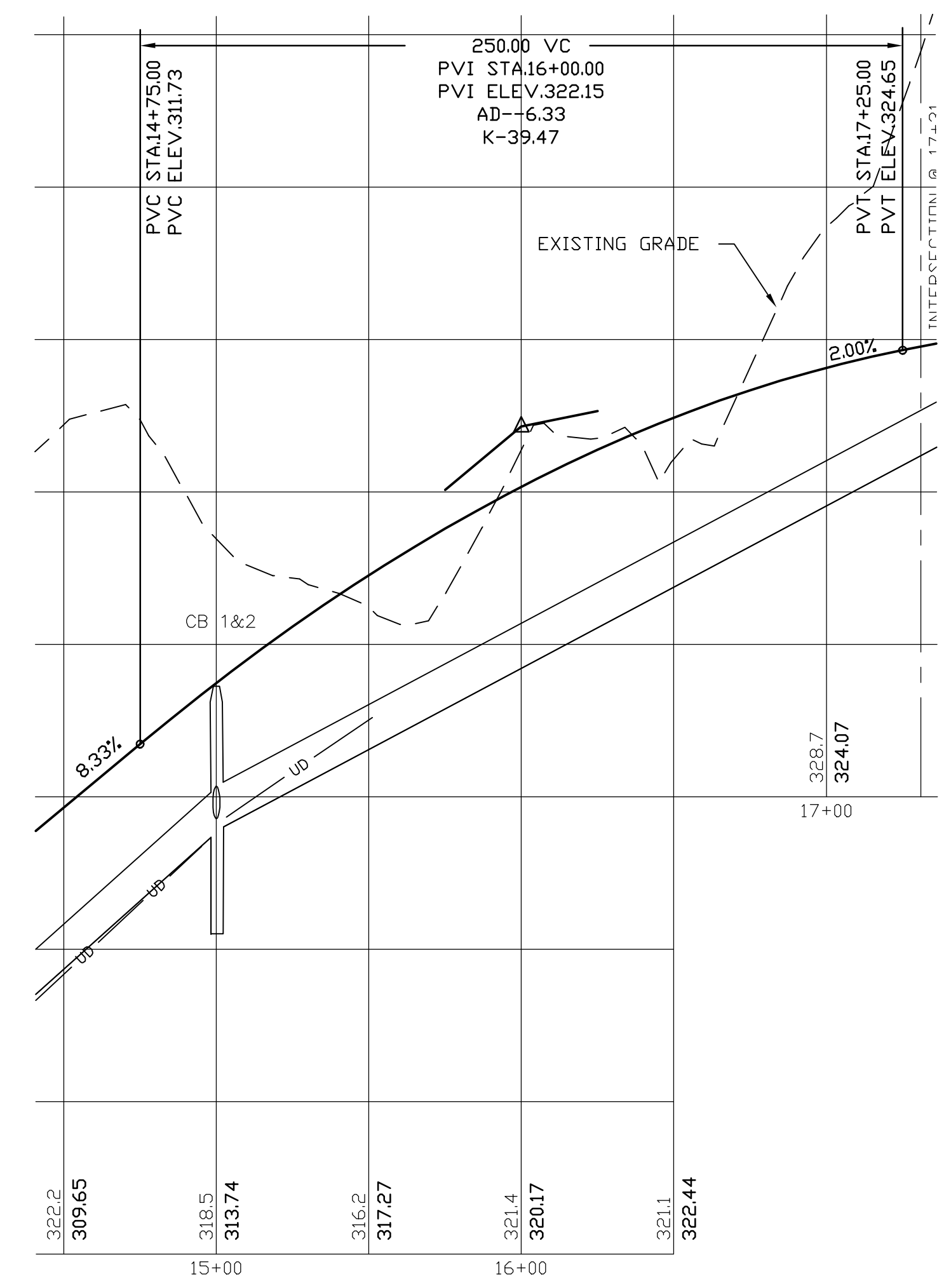
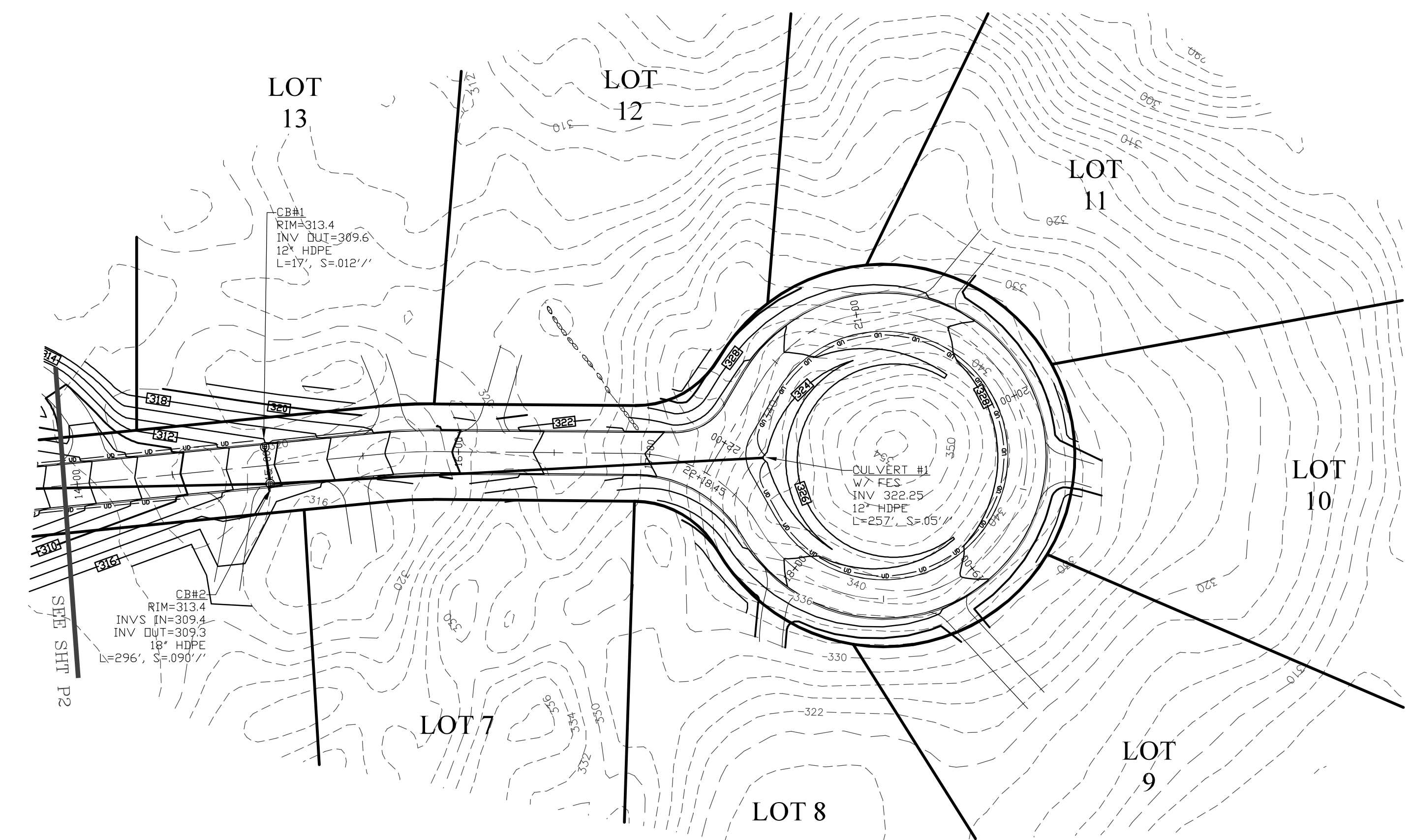
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CATCH BASINS-
 PROVIDE INLET
 PROTECTION UNTIL SOIL
 IS STABLE TYP. (SEE
 DETAIL SHEET 23).



PROFILE SCALES:
 HORIZONTAL: 1"=40' VERTICAL: 1"=4'
 SCALE: 1"=40'

REVISED PER REVIEW	4-4-24
REVISED PER REVIEW	3-12-24

PLAN & PROFILE - P3

FOR:
 RESIDENTIAL DEVELOPMENT
 RAYMOND RD - ROUTE 156
 NOTTINGHAM, NH

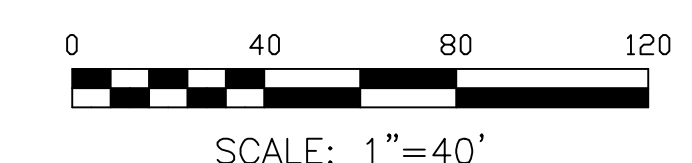
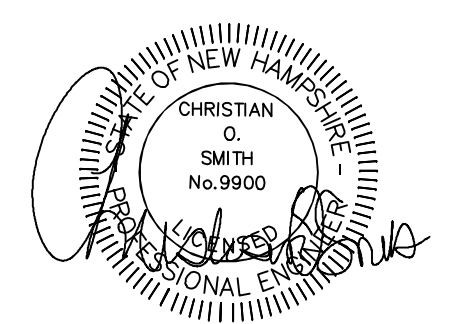
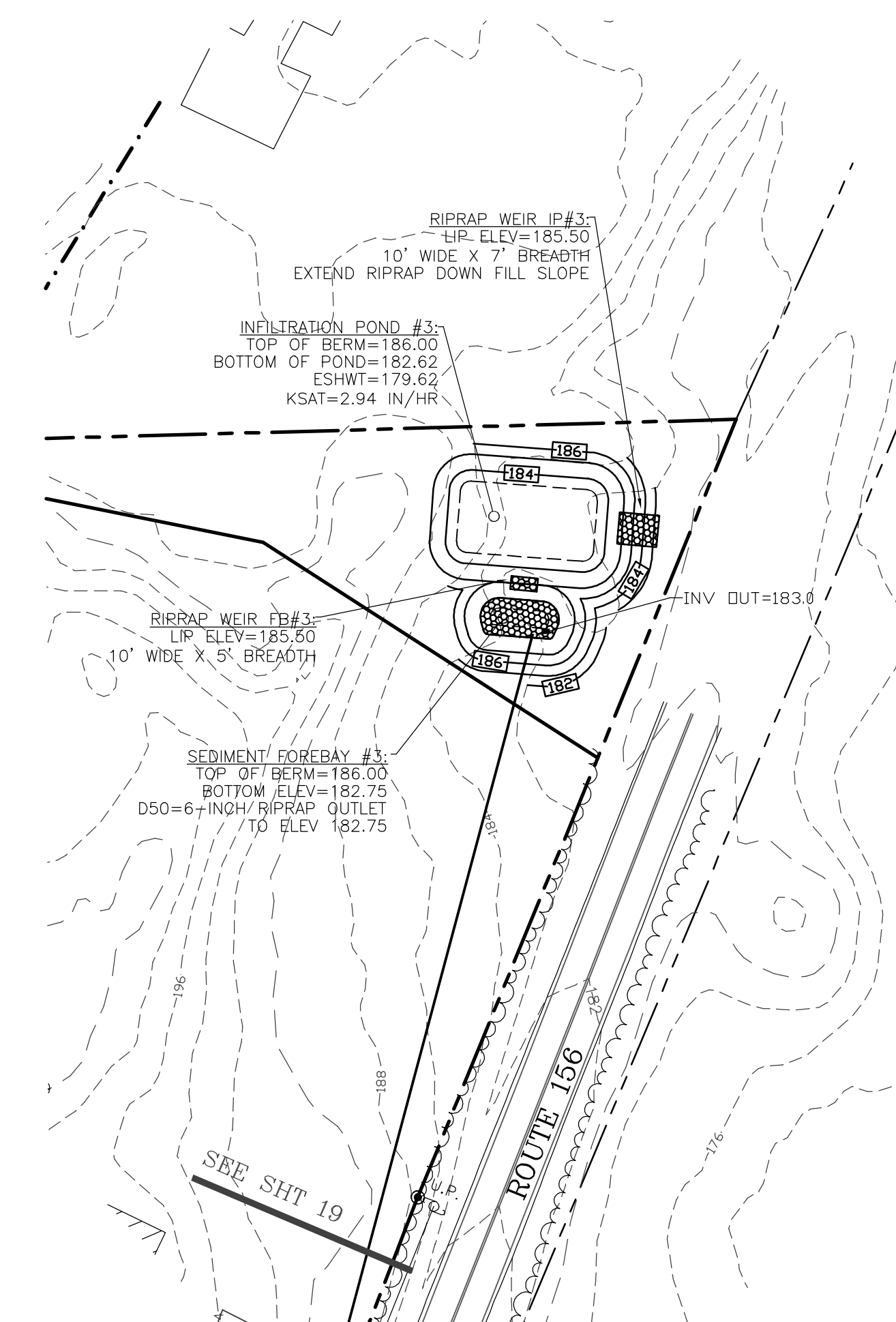
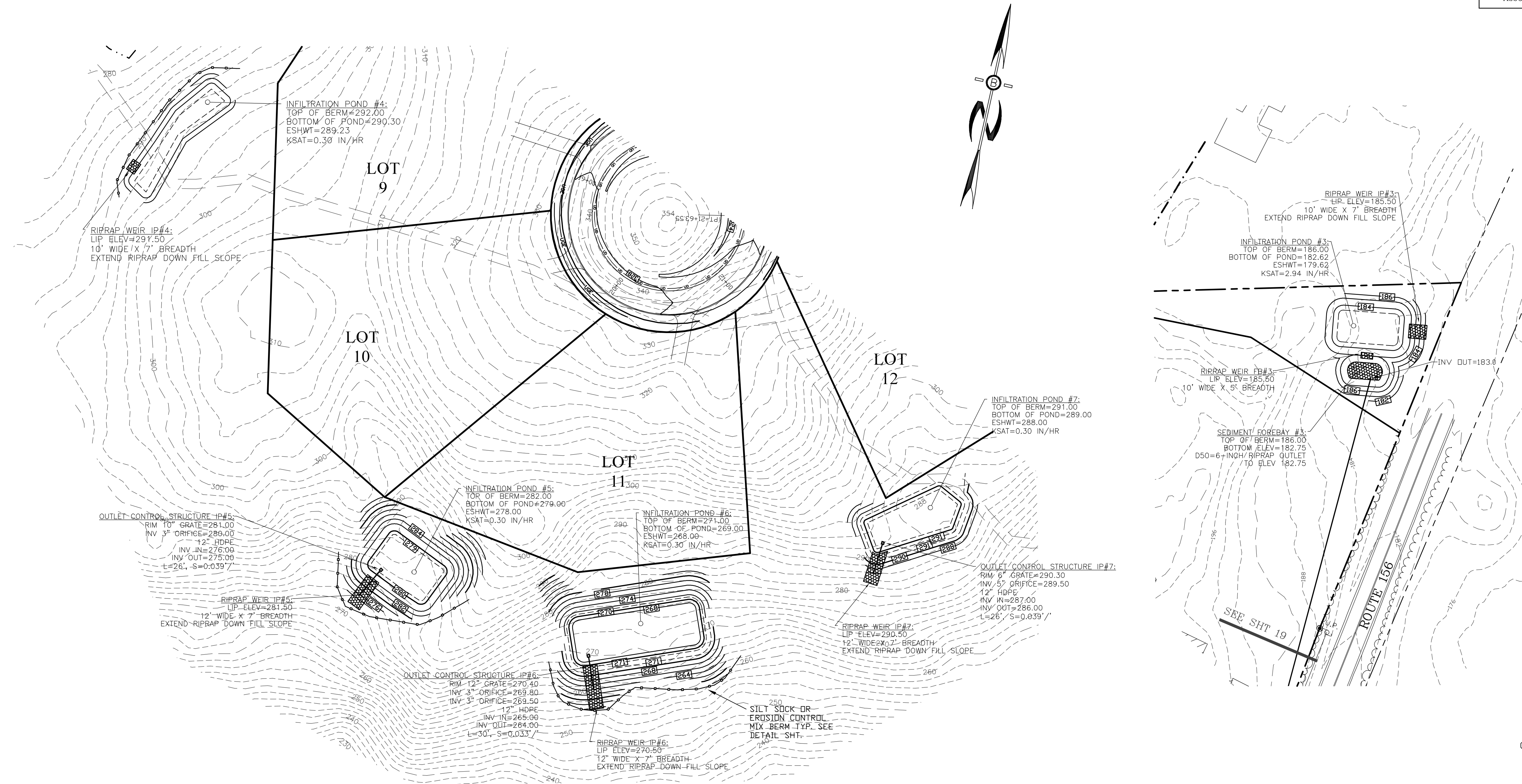
DATE:	DEC 2023	SCALE	1"=40'
PROJ. NO.:	NH-1490	SHEET NO.	21

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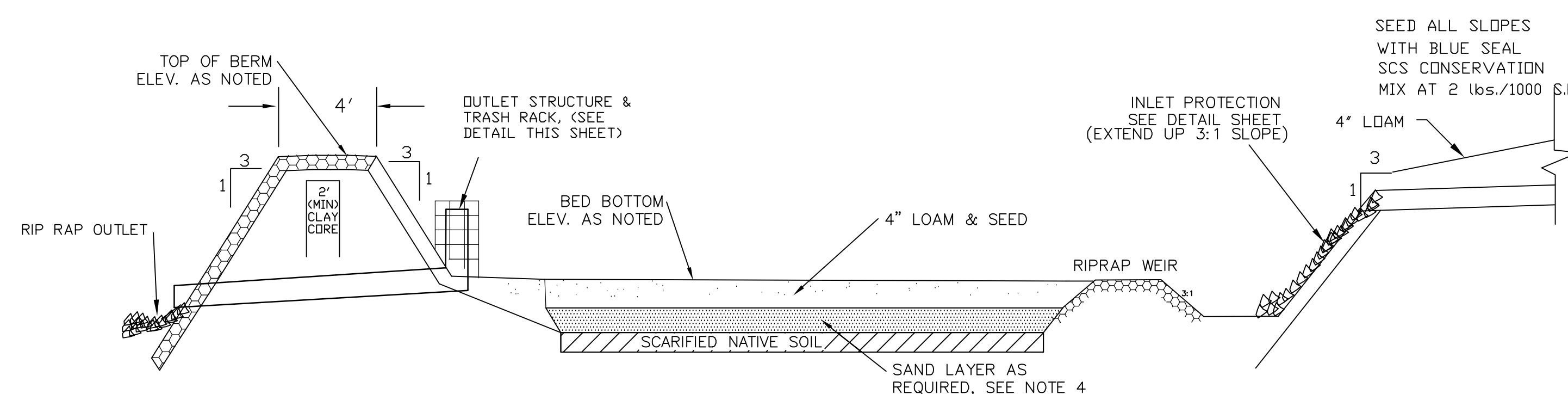
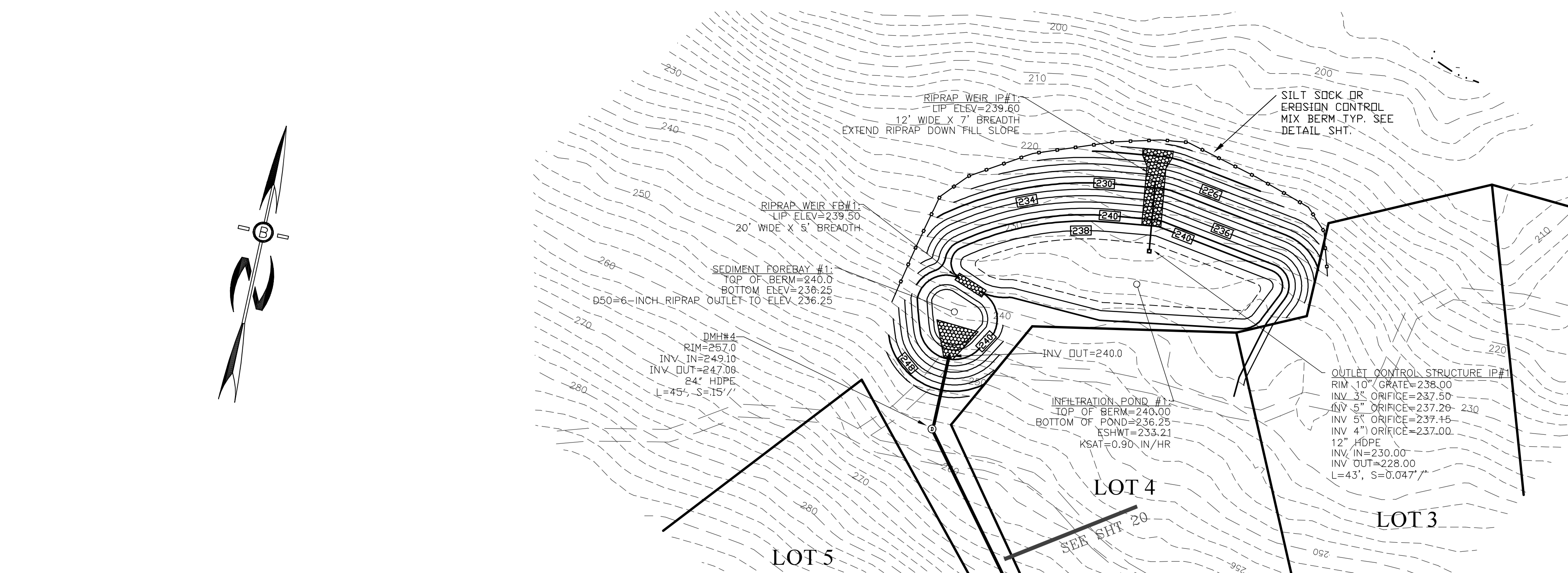
REVISED LOTS	2-1-24
REVISED PER REVIEW	3-12-24
DRAINAGE BASIN PLAN	
FOR: RESIDENTIAL DEVELOPMENT RAYMOND RD - ROUTE 156 NOTTINGHAM, NH	
DATE:	DEC 2023
SCALE:	1" = 40'
PROJ. NO:	NH-1490
SHEET NO.	22

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CROSS SECTION OF INFILTRATION BASIN
NOT TO SCALE

INFILTRATION BASIN NOTES:

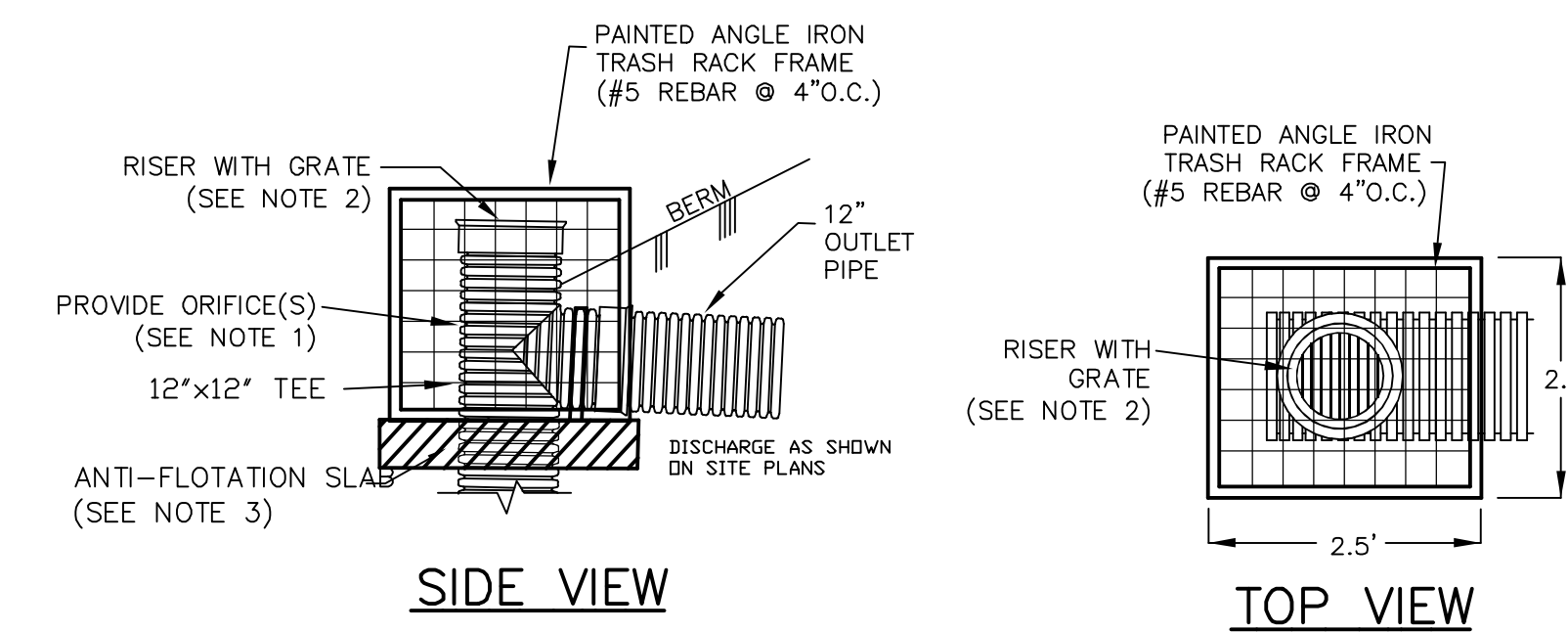
- DO NOT TRAFFIC EXPOSED SOIL SURFACE WITH CONSTRUCTION EQUIPMENT. IF FEASIBLE, PERFORM EXCAVATION WITH EQUIPMENT POSITIONED OUTSIDE THE LIMITS OF THE INFILTRATION SYSTEM.
- AFTER THE INFILTRATION SYSTEM AREA IS EXCAVATED TO THE FINAL DESIGN ELEVATION, THE FLOOR SHOULD BE DEEPLY TILLED WITH A ROTARY TILLER OR DISC HARROW TO RESTORE INFILTRATION RATES, FOLLOWED BY A PASS WITH A LEVELING DRAG.
- DO NOT PLACE INFILTRATION SYSTEM INTO SERVICE UNTIL THE CONTRIBUTING AREAS HAVE BEEN FULLY STABILIZED.
- REMOVE LOAM AND ORGANICS FROM EXISTING SOILS. IF NECESSARY, REPLACE WITH MATERIAL MEETING ASTM C-33 SPECIFICATIONS TO REQUIRED ELEVATION BELOW BED BOTTOM LOAM AND SEED.

Construction Sequence

- Protect Infiltration basin area from compaction prior to installation.
- After installation, protect sediment-laden water from entering inlets and pipes.
- Install and maintain proper Erosion and Sediment Control Measures during construction.
- If necessary, excavate infiltration basin bottom to an uncompacted subgrade free from rocks and debris. Do NOT compact subgrade.
- Install Outlet Control Structures.
- Seed and stabilize topsoil. (Vegetate if appropriate with native plantings.)
- Do not remove Inlet Protection or other Erosion and Sediment Control measures until site is fully stabilized.
- Any sediment that enters inlets during construction is to be removed within 24 hours.

Maintenance and Inspection

- Catch Basins and Inlets (upgradient of infiltration basin) should be inspected and cleaned on an annual basis.
- The vegetation along the surface of the Infiltration basin should be maintained in good condition, and any bare spots immediately revegetated.
- Vehicles should not be parked or driven on an Infiltration Basin, and care should be taken to avoid excessive compaction by mowers.
- Inspect the completed basin and make sure that runoff drains down within 72 hours.
- Also inspect for accumulation of sediment, damage to outlet control structures, erosion control measures, signs of water contamination/spills, and slope stability in the berms.
- Mosquito's should not be a problem if the water drains in 72 hours. Mosquitoes require a considerably long breeding period with relatively static water levels.
- Mow only as appropriate for vegetative cover species.
- Remove sediment from basin accumulations. Restore original cross section and infiltration rate. Properly dispose of sediment.



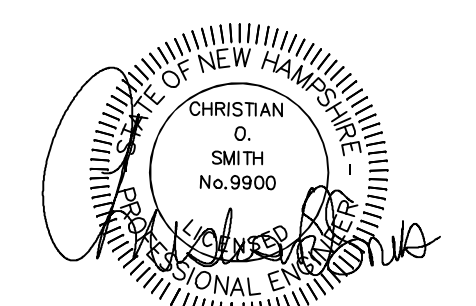
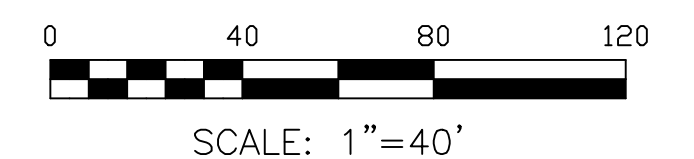
INFILTRATION POND ORIFICE TABLE

POND #	ORIENTATION	SIZE (IN)	ELEVATION
1	0°	3"	237.50
1	90°	5"	237.20
1	180°	5"	237.15
1	270°	4"	237.00
2	0°	3"	269.80
2	180°	3"	269.50
5	0°	3"	280.00
6	0°	3"	269.50
6	180°	3"	269.80
7	0°	5"	289.50

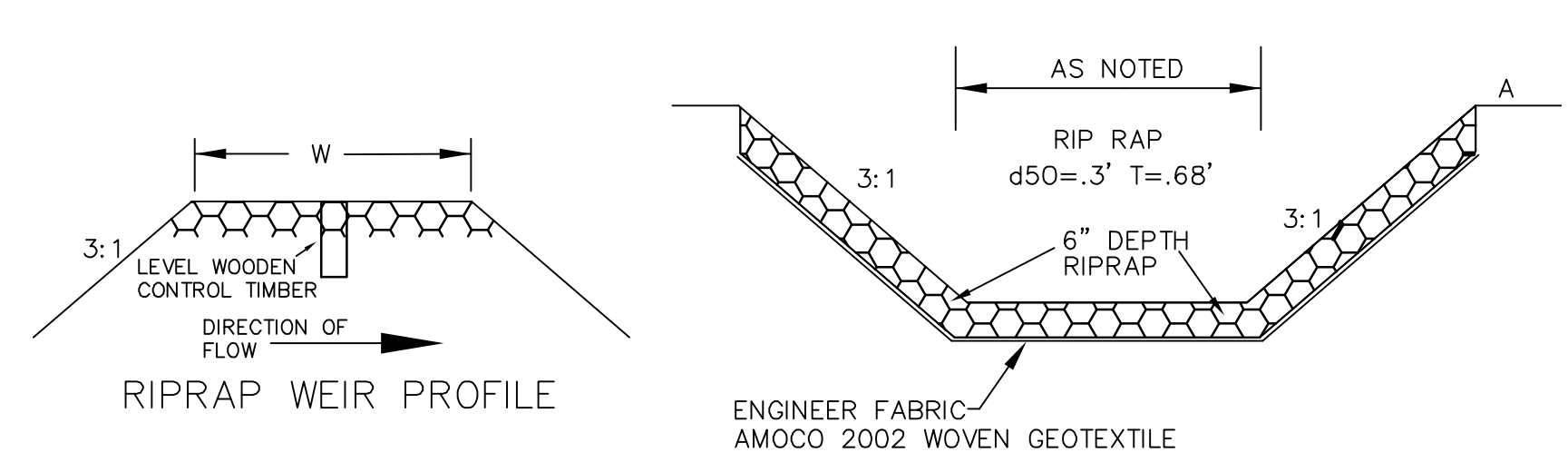
NOTES:

- SEE INDIVIDUAL INFILTRATION POND DETAILS FOR ORIFICE ELEVATION AND DIAMETER. ORIFICES FOR INFILTRATION POND #1 SHALL BE LOCATED 90 DEGREES APART AND 180 DEGREES APART FOR INFILTRATION PONDS #2 AND #6. SEE TABLE ABOVE.
- SEE INDIVIDUAL INFILTRATION POND DETAILS FOR GRATE ELEVATION AND DIAMETER.
- PROVIDE 3'X3'X6" CONCRETE ANTI-FLOTATION SLAB WITH NON-CORROSIVE HOLDING STRAPS AND GASKETED 12" DIA CENTERED RECEIVING HOLE FOR RISER EXTENSION INTO GRAVEL LAYERS.

OUTLET CONTROL STRUCTURE
NOT TO SCALE



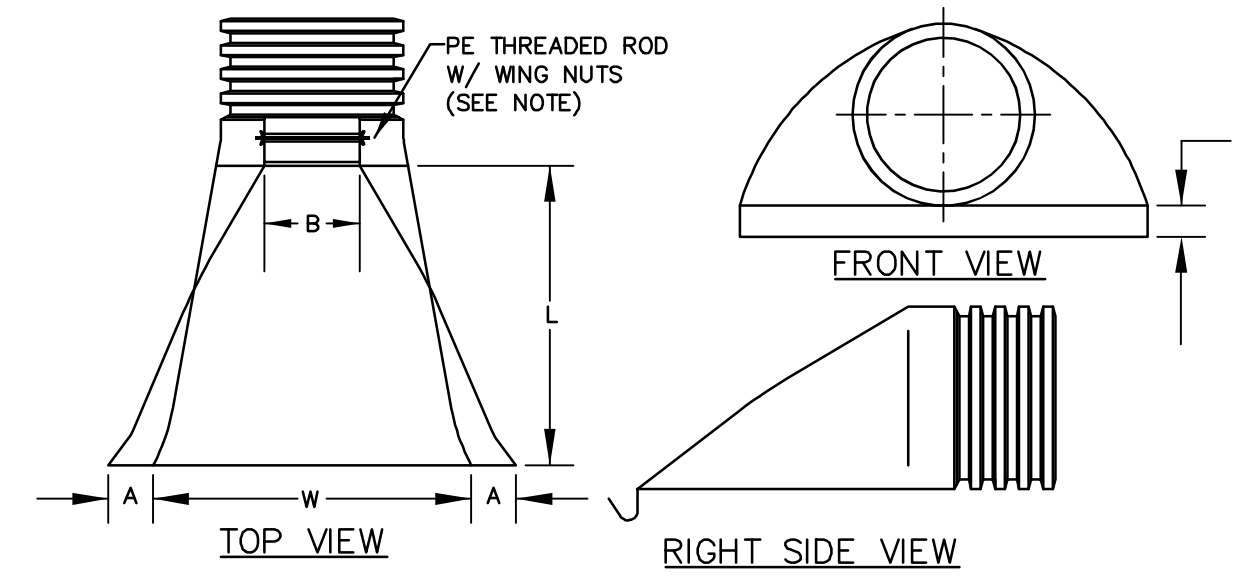
REVISED LOTS	2-1-24
REVISED PER REVIEW	3-12-24
DRAINAGE BASIN PLAN	
FOR: RESIDENTIAL DEVELOPMENT RAYMOND RD - ROUTE 156 NOTTINGHAM, NH	
DATE: DEC 2023	SCALE 1" = 40'
PROJ. NO: NH-1490	SHEET NO. 23



RIPRAP SPILLWAY DETAILS WHERE SPECIFIED

Table 4-13. Gradation of Stone for Level Spreader Berm

Sieve Designation	Percent by Weight Passing Square Mesh Sieve
12-inch	100%
6-inch	84% - 100%
3-inch	68% - 83%
1-inch	42% - 55%
No. 4	8% - 12%



NOTE: GEOTEXTILE FABRIC OR FILTER MATERIAL TO BE PLACED BETWEEN RIP RAP AND SOIL.

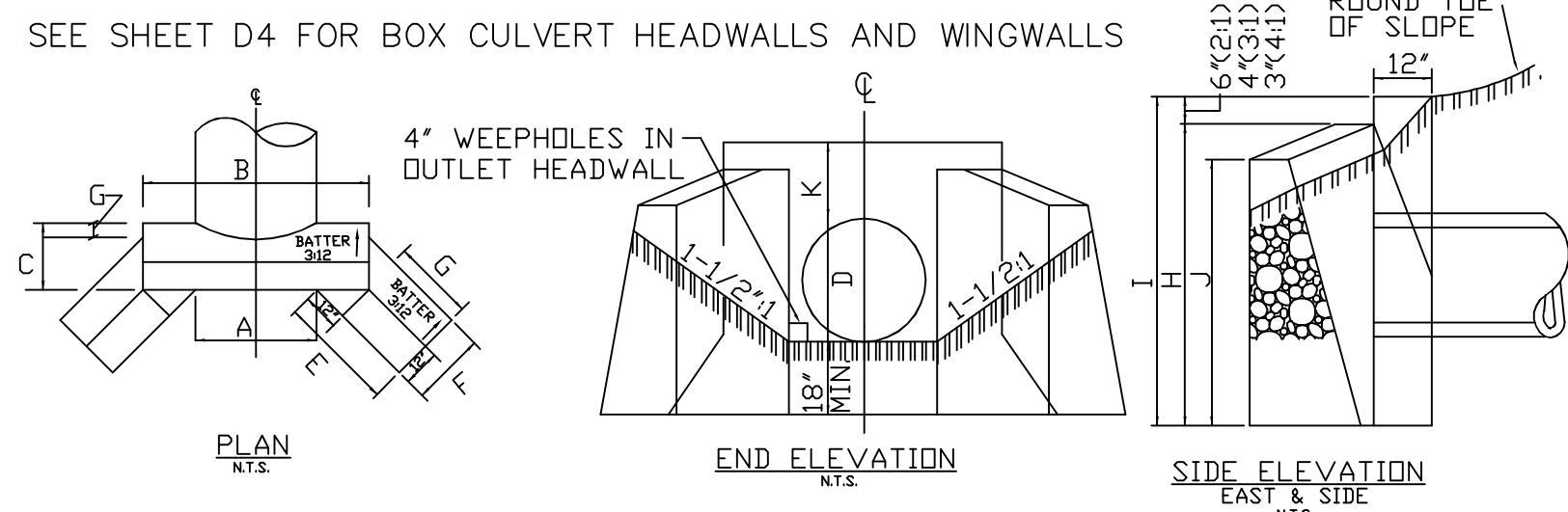
- CONSTRUCTION SPECIFICATIONS**
1. THE SUB GRADE FOR THE FILTER MATERIAL, GEOTEXTILE FABRIC, AND RIP RAP SHALL BE PREPARED TO THE LINES AND GRADES SHOWN ON THE PLANS.
 2. THE ROCK OR GRAVEL USED FOR FILTER OF RIP RAP SHALL CONFORM TO THE SPECIFIED GRADATION. 3. GEOTEXTILE FABRICS SHALL BE PROTECTED FROM PUNCTURE OR TEARING DURING THE PLACEMENT OF THE ROCK RIP RAP. DAMAGED AREAS IN THE FABRIC SHALL BE REPAIRED BY PLACING A PIECE OF FABRIC OVER THE DAMAGED AREA OR BY COMPLETE REPLACEMENT OF THE FABRIC. ALL OVERLAPS REQUIRED FOR REPAIRS OR JOINING TWO PIECES OF FABRIC SHALL BE A MINIMUM OF 12 INCHES.
 4. STONE FOR THE RIP RAP MAY BE PLACED BY EQUIPMENT AND SHALL BE CONSTRUCTED TO THE FULL LAYER THICKNESS IN ONE OPERATION AND IN SUCH A MANNER AS TO PREVENT SEGREGATION OF THE STONE SIZES.
 5. STONE FOR RIPRAP SHALL BE ANGULAR OR SUBANGULAR. THE STONES SHOULD BE SHAPED SO THAT THE LEAST DIMENSION OF THE STONE FRAGMENT SHALL BE NOT LESS THAN ONE-THIRD OF THE GREATEST DIMENSION OF THE FRAGMENT.
 6. FLAT ROCKS SHALL NOT BE USED FOR RIP RAP. VOIDS IN THE ROCK RIPRAP SHOULD BE FILLED WITH SPALLS AND SMALLER ROCKS.
- MAINTENANCE**
1. THE OUTLET PROTECTION SHOULD BE CHECKED AT LEAST ANNUALLY AND AFTER EVERY MAJOR STORM. IF THE RIP RAP HAS BEEN DISPLACED, UNDERMINED OR DAMAGED, IT SHOULD BE REPAIRED IMMEDIATELY. THE CHANNEL IMMEDIATELY BELOW THE OUTLET SHOULD BE CHECKED TO SEE THAT EROSION IS NOT OCCURRING. THE DOWNSTREAM CHANNEL SHOULD BE KEPT CLEAR OF OBSTRUCTIONS SUCH AS FALLEN TREES, DEBRIS, AND SEDIMENT THAT COULD CHANGE FLOW PATTERNS AND/OR TAILWATER DEPTHS ON THE PIPES. REPAIRS MUST BE CARRIED OUT IMMEDIATELY TO AVOID ADDITIONAL DAMAGE TO OUTLET PROTECTION.

PIPE OUTLET PROTECTION

PART No.	PIPE SIZE	A	B(MAX)	H	L	W
1510-NP	15" 375 mm	6.5"	10"	6.5"	25"	29"
1810-NP	18" 450 mm	7.5"	15"	6.5"	32"	35"
2410-NP	24" 600 mm	7.5"	18"	6.5"	36"	45"
3010-NP	30" 750 mm	10.5"	N/A	7.0"	53"	68"
3610-NP	36" 900 mm	10.5"	N/A	7.0"	53"	68"

NOTE: PE THREADED ROD W/ WING NUTS PROVIDED FOR END SECTIONS 15"-24". 30" & 36" END SECTIONS TO BE WELDED PER MANUFACTURER'S RECOMMENDATIONS.

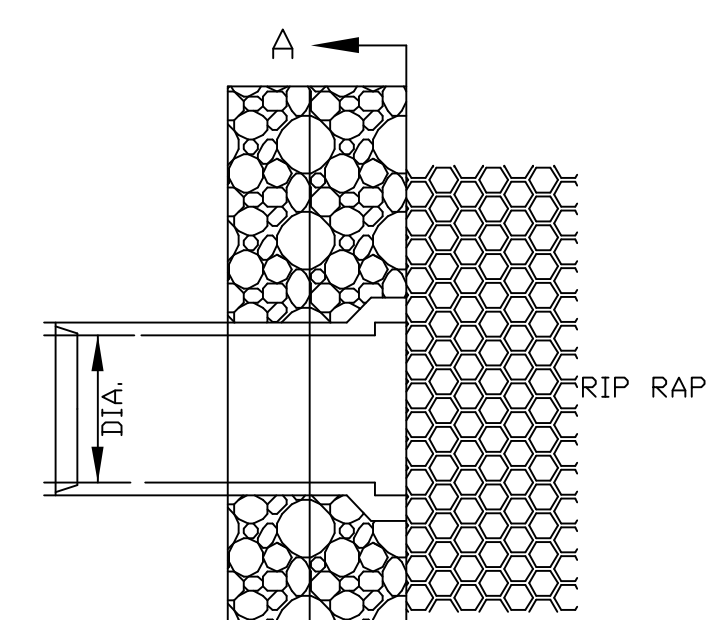
ADS N-12 FLARED END SECTIONS NOT TO SCALE (ALL DIMENSIONS ARE NOMINAL)



DIMENSIONS SHOWN ARE TO PAVEMENT LINES. MORTAR RUBBLE MASONRY TO BE STEPPED OUTSIDE PAVEMENT LINES ON SLOPING FACES.

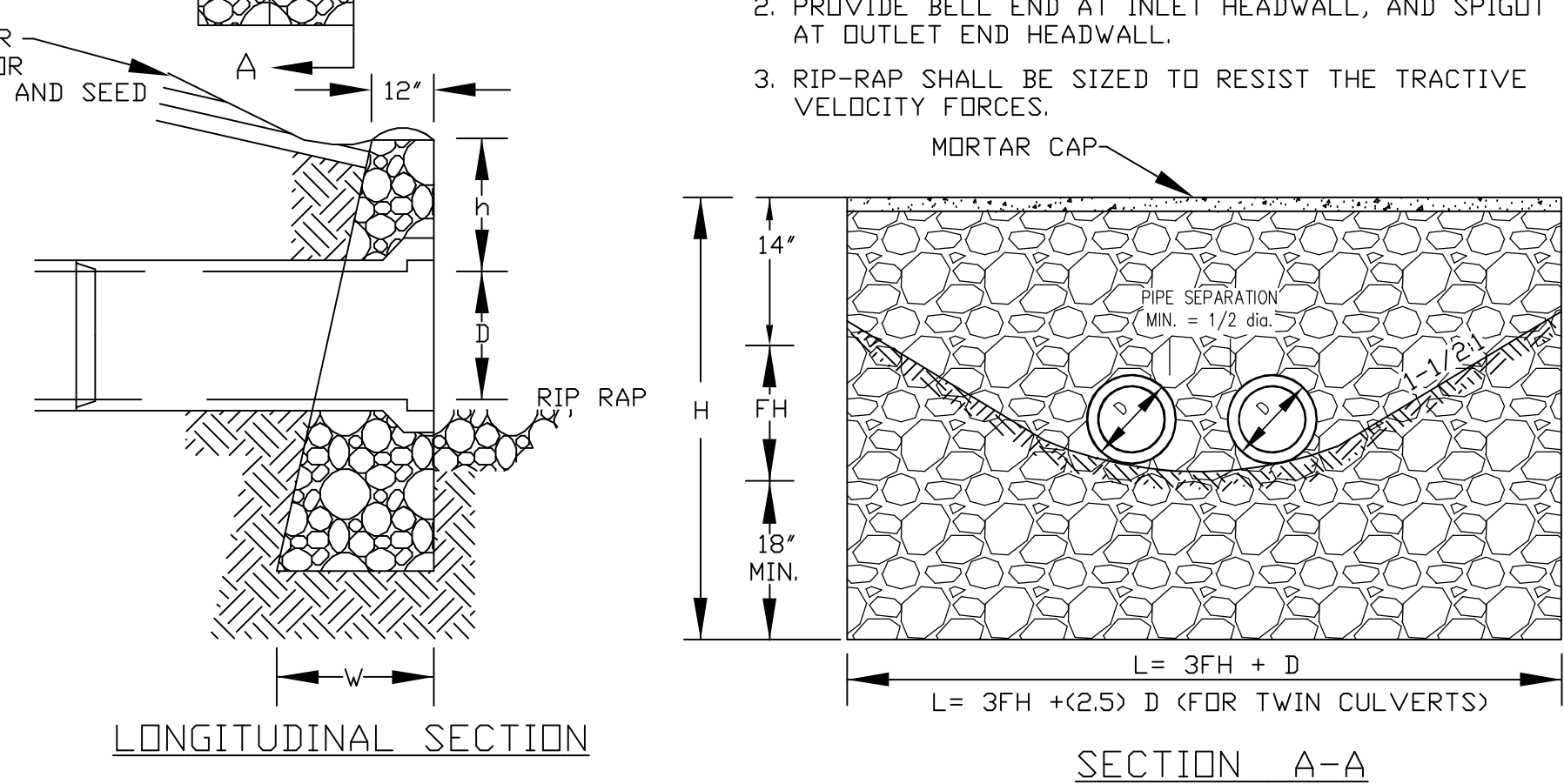
D	A	B	C	E	F	G	H	I	J	K
24"	2-6	5-4	2-3	2-11	1-11	0-6	5-0	4-6	3-10	1-6
30"	3-1	5-11	2-5	3-6	2-0	0-5	5-6	5-0	4-1	1-6
36"	3-8	6-6	2-6	4-1	2-1	0-4	6-0	5-6	4-4	1-6
42"	4-3	7-1	2-8	5-0	2-2	0-3	6-9	6-3	4-10	1-9
48"	4-10	7-8	2-10	5-8	2-3	0-2	7-3	6-9	5-1	1-9

MORTAR RUBBLE, MASONRY HEADWALL W/ 45° WINGWALLS NOT TO SCALE

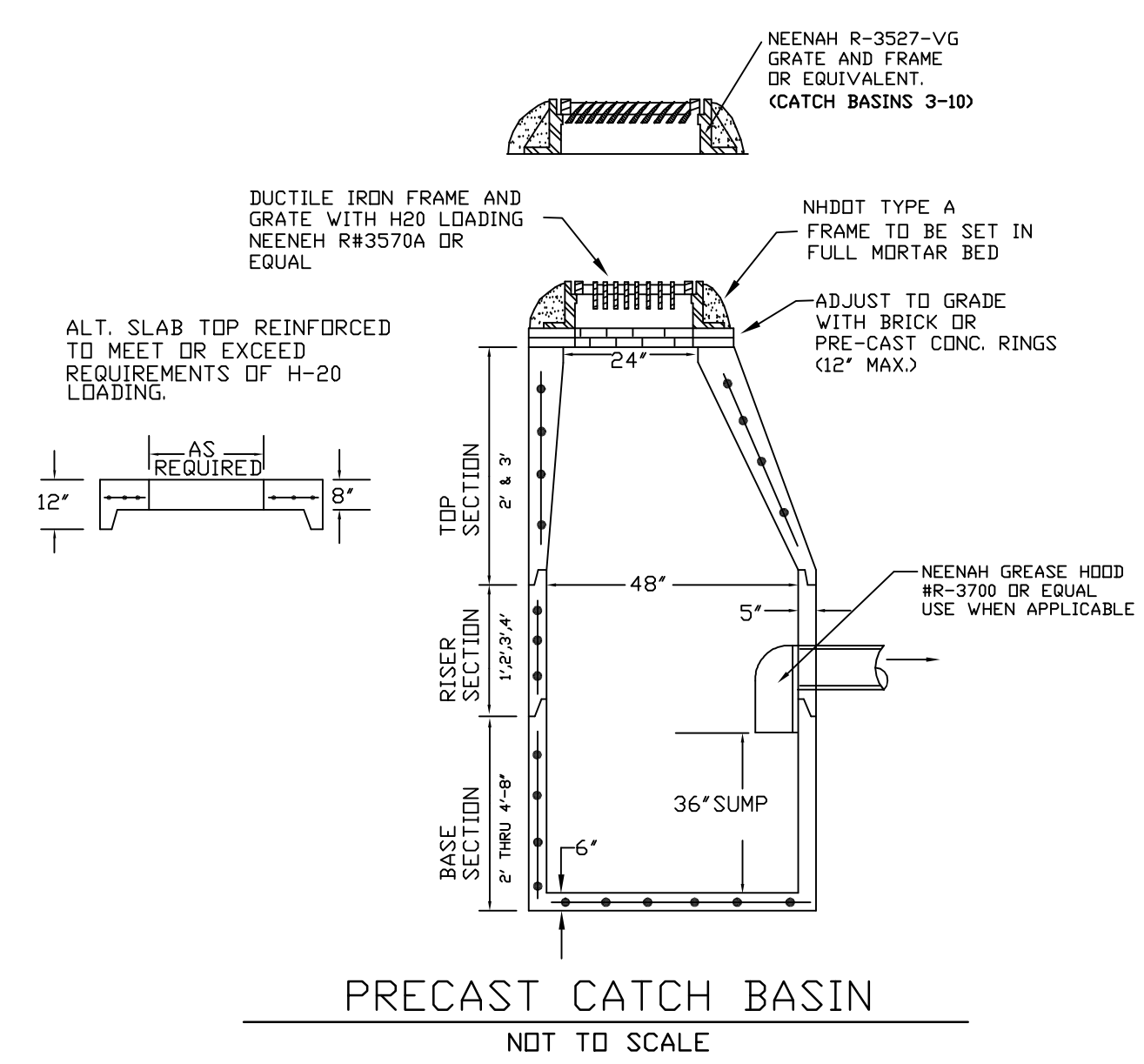
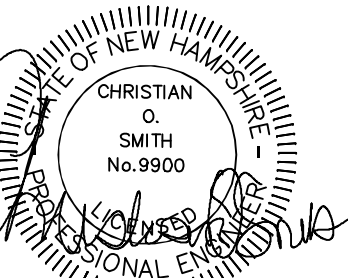


DIA	HEADWALL LENGTH	HEADWALL HEIGHT	FILL HEIGHT	PIPE COVER	HEADWALL BOTTOM WIDTH
D	L	H	FH	h	w
15"	6-0	4-3	1-7	1-6	2-1
18"	7-0	4-6	1-10	1-6	2-2
24"	9-0	5-0	2-4	1-6	2-3
30"	11-0	5-6	2-10	1-6	2-5
36"	13-0	6-0	3-4	1-6	2-6
42"	15-9	6-9	4-1	1-9	2-9
48"	17-9	7-3	4-7	1-9	2-10

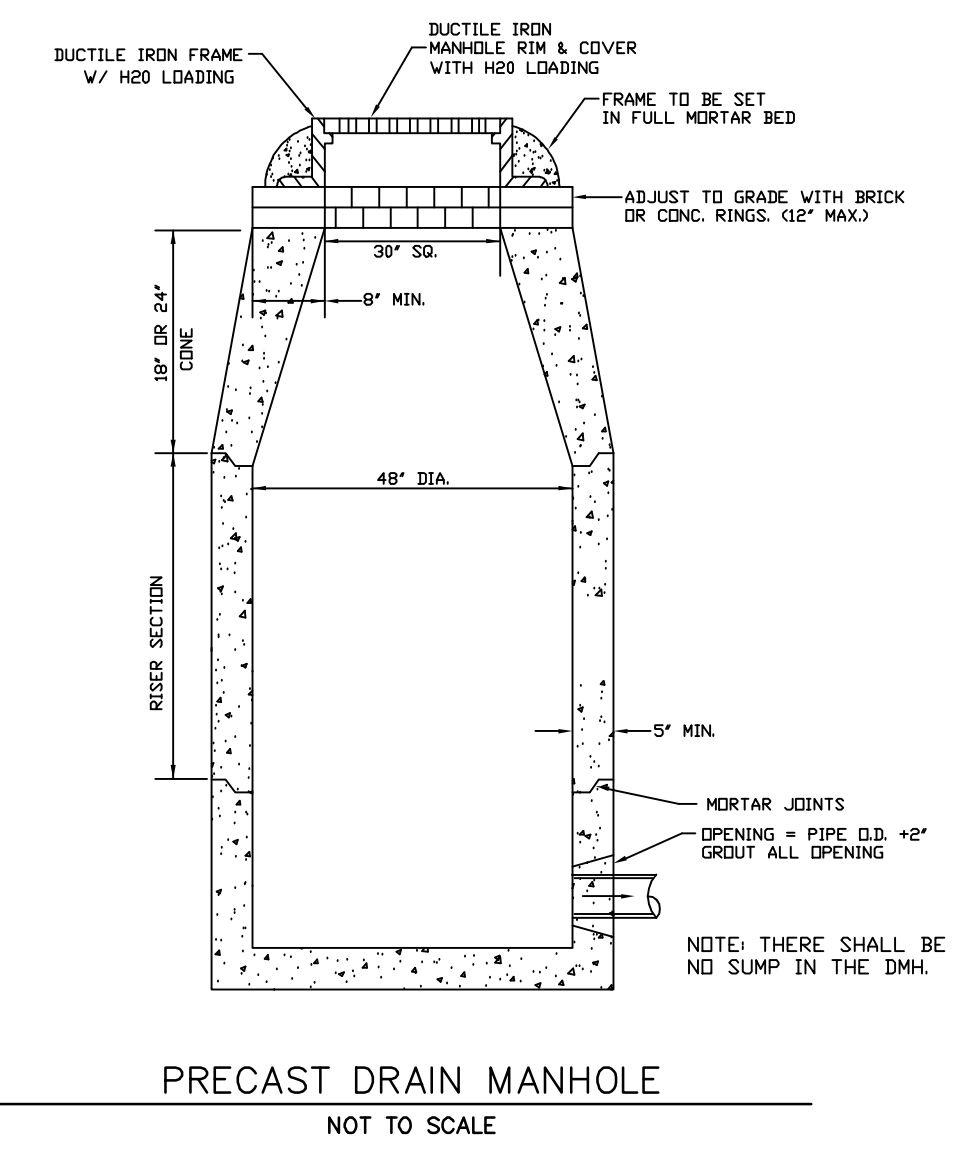
- NOTE: 1. ALL DIMENSIONS GIVEN IN FEET AND INCHES EXCEPT PIPE DIAMETER.
2. PROVIDE BELL END AT INLET HEADWALL, AND SPIGOT END AT OUTLET END HEADWALL.
3. RIP-RAP SHALL BE SIZED TO RESIST THE TRACTIVE VELOCITY FORCES.



MORTAR RUBBLE, MASONRY HEADWALL DETAIL NOT TO SCALE



PRECAST CATCH BASIN NOT TO SCALE

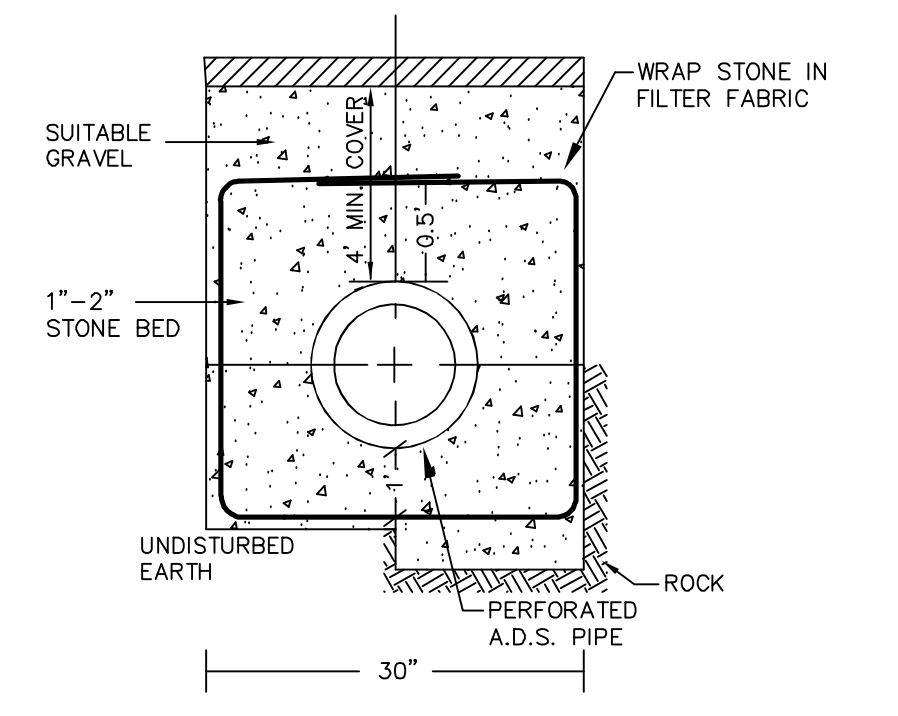


PRECAST DRAIN MANHOLE NOT TO SCALE

PREPARED FOR:
JOSEPH FALZONE
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STRATHAM, N.H. 03885

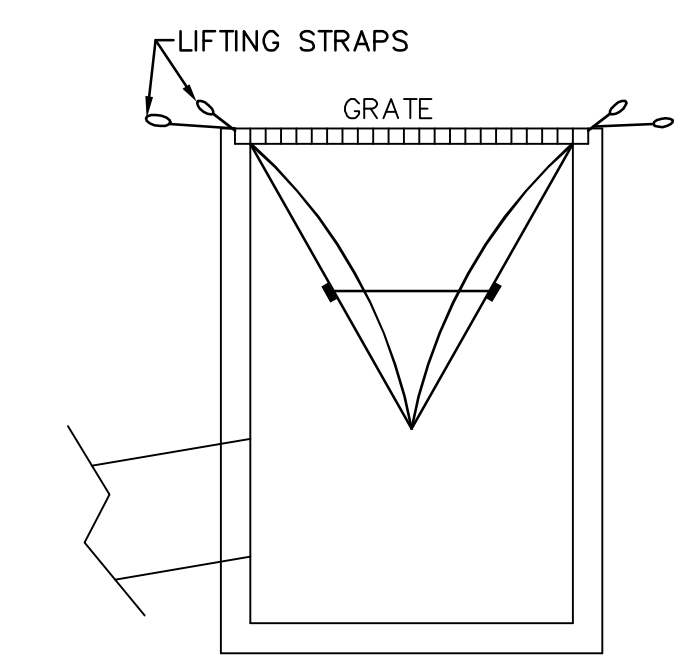
BA BEALS ASSOCIATES, PLLC

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PHONE: 603-583-4860,
FAX: 603-583-4863



UNDERDRAIN TRENCH DETAIL NOT TO SCALE

EROSION PROTECTION TYPE E



SILTSACK DETAIL NOT TO SCALE

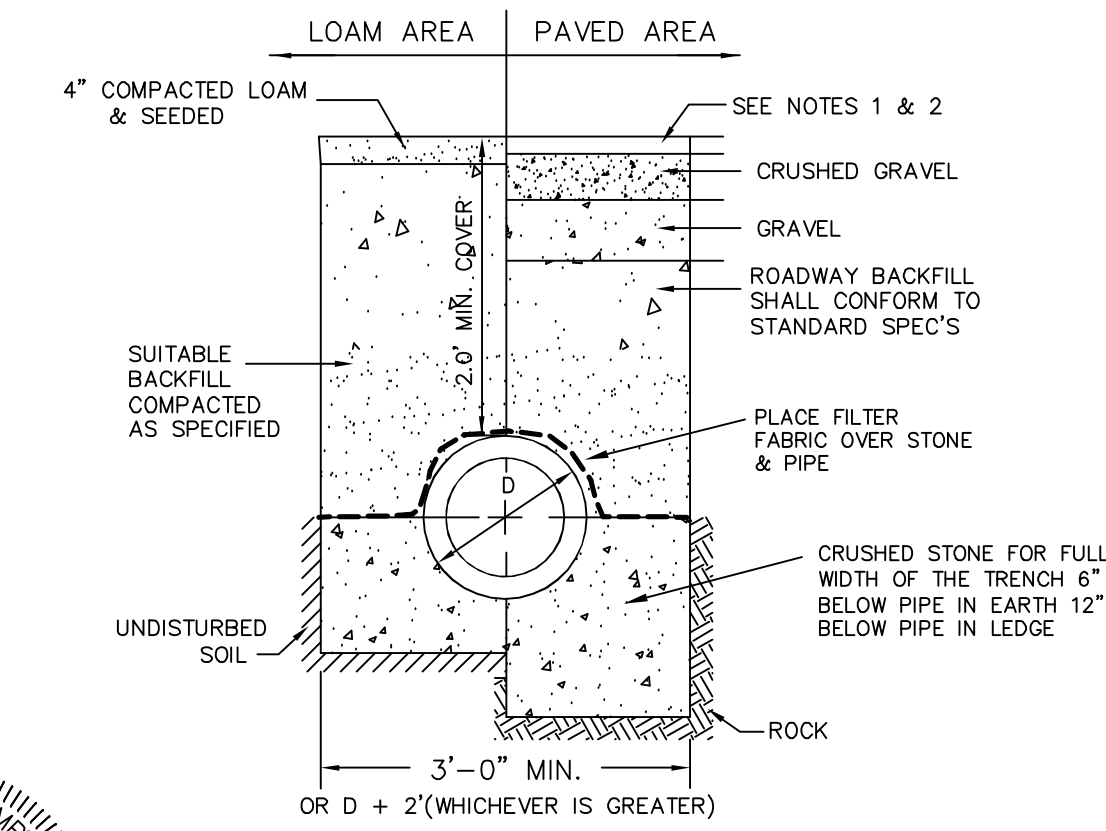
RECOMMENDED MAINTENANCE SCHEDULE

-EACH SILTSACK SHOULD BE INSPECTED AFTER EVERY MAJOR RAIN EVENT

-IF THERE HAVE BEEN NO MAJOR EVENTS, SILTSACK SHOULD BE INSPECTED EVERY 2-3 WEEKS

-THE RESTRAINT CORD SHOULD BE VISIBLE AT ALL TIMES. IF CORD IS COVERED WITH SEDIMENT, THE SILTSACK SHOULD BE EMPTIED.

TYPICAL DRAINAGE TRENCH DETAIL



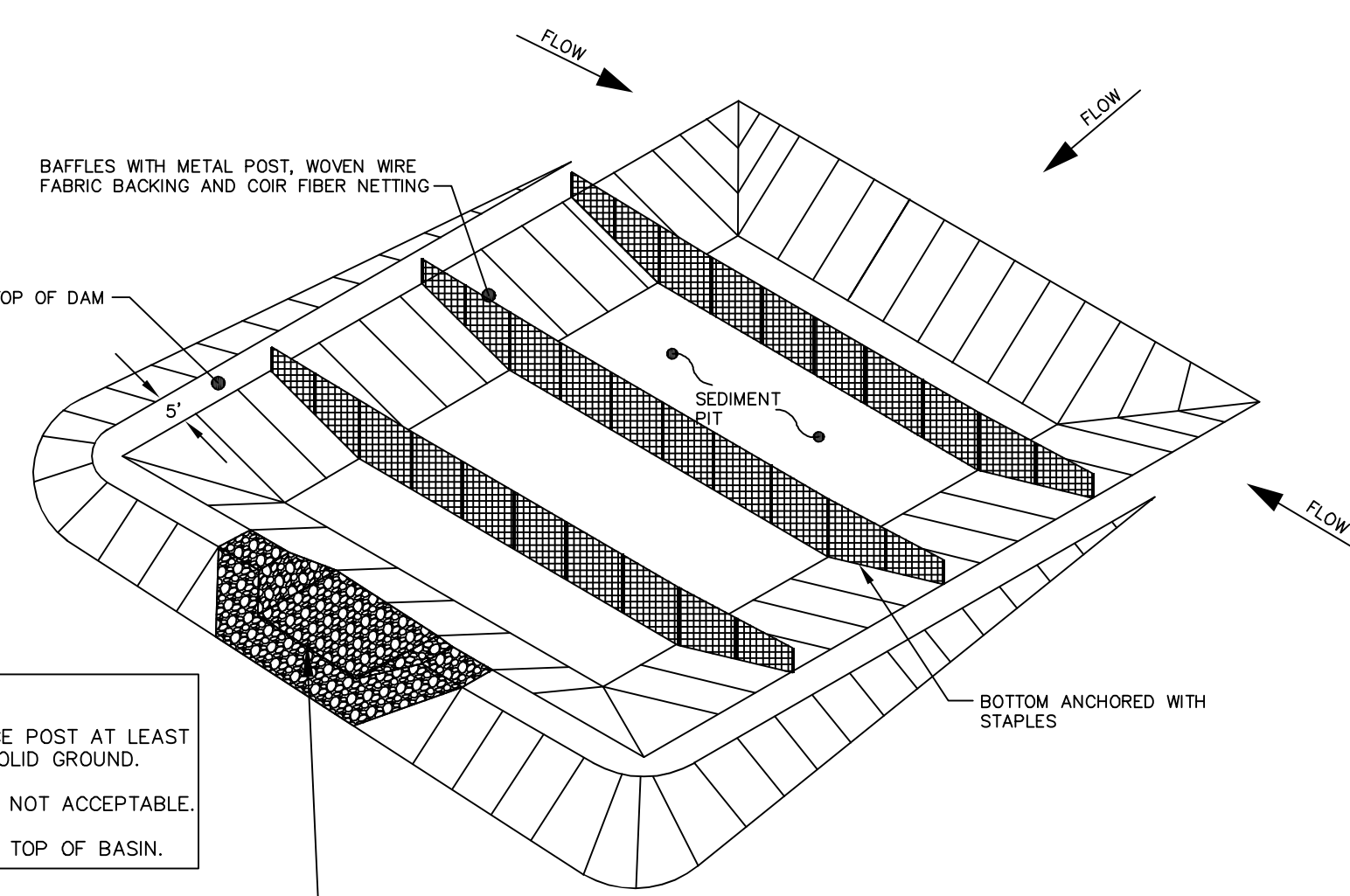
- NOTE: 1. PAVEMENT REPAIR IN EXISTING ROADWAYS SHALL CONFORM TO STREET OPENING REGULATIONS.
2. NEW ROADWAY CONSTRUCTION SHALL CONFORM TO SUBDIVISION SPEC'S.

REVISED PER REVIEW	3-12-24
REVISIONS:	DATE:

CONSTRUCTION DETAILS D1

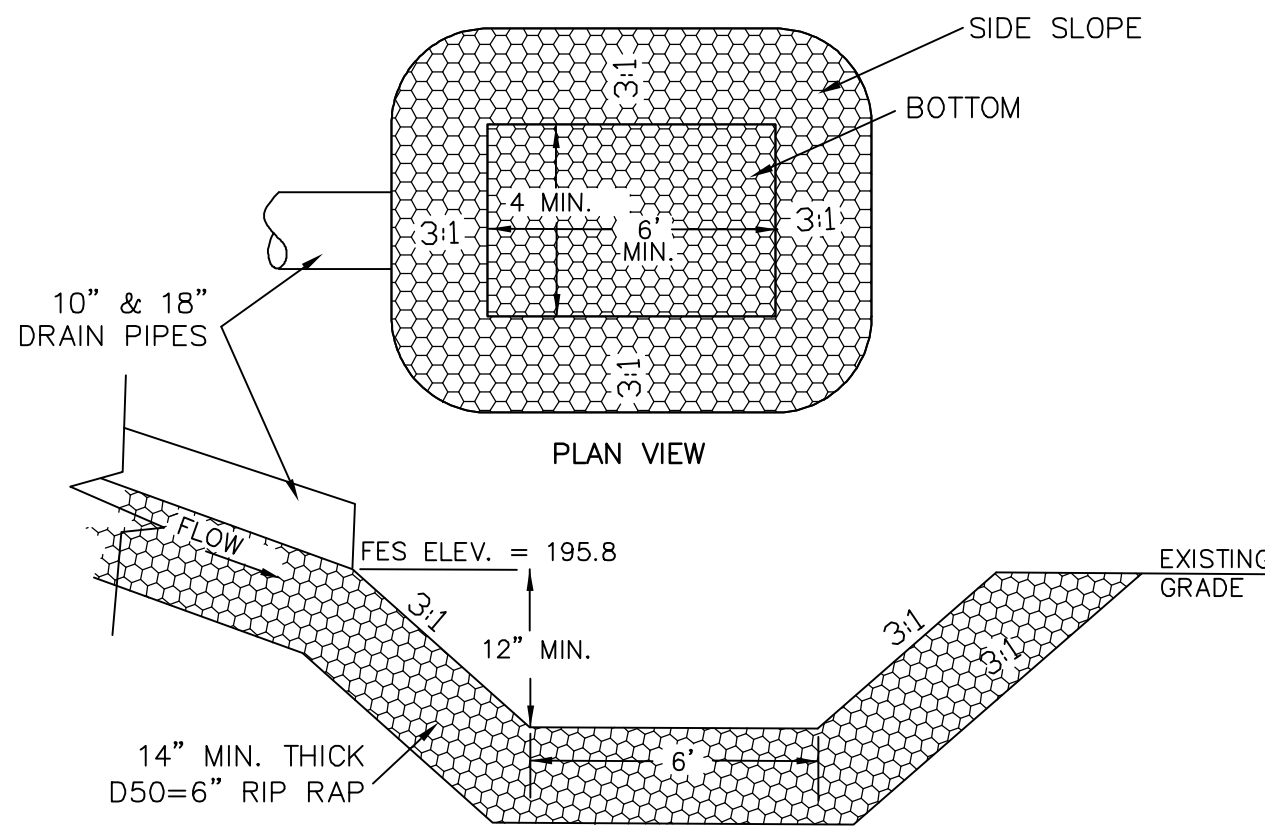
FOR:
RESIDENTIAL DEVELOPMENT
RAYMOND RD - ROUTE 156
NOTTINGHAM, NH

DATE:	DEC 2023	SCALE:	N/A
PROJ. NO:	NH-1490	SHEET NO.	24



- NOTES:**
1. DRIVE STEEL FENCE POST AT LEAST 18 INCHES INTO SOLID GROUND.
 2. WOOD POSTS ARE NOT ACCEPTABLE.
 3. DIRECT WATER TO TOP OF BASIN.

PERSPECTIVE VIEW
TEMPORARY SEDIMENT BASIN

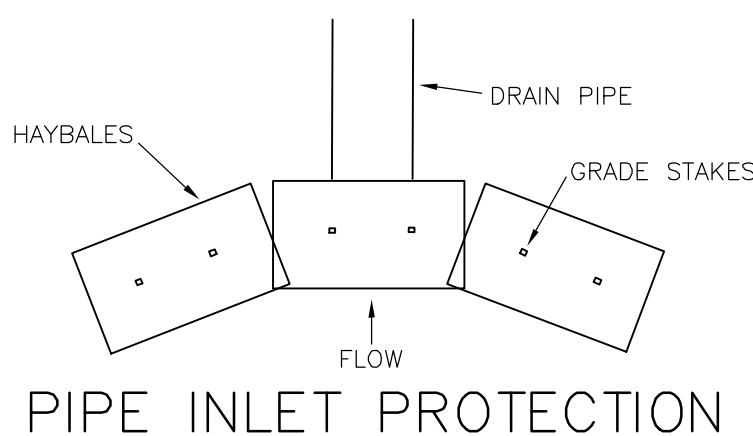


- NOTES:**
1. GEOTEXTILE FABRIC OR FILTER MATERIAL TO BE PLACED BETWEEN RIP RAP AND SOIL.
 2. SEE CULVERT ELEVATION TABLE, NOTING THAT BOTH CULVERTS OUTLET AT THE SAME ELEVATION.

CULVERT ELEVATION TABLE
(CULVERT #2)

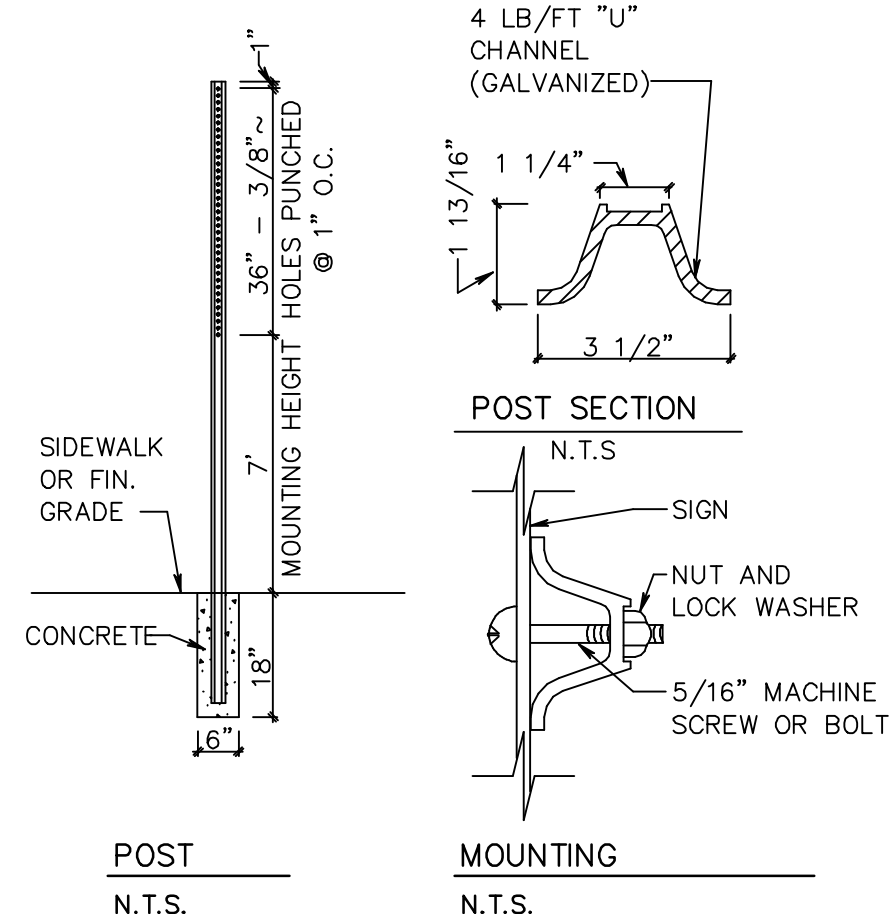
DIAMETER	INV IN	INV OUT
10"	197.2	195.8
18"	199.6	195.8

PLUNGE POOL DETAIL
NOT TO SCALE



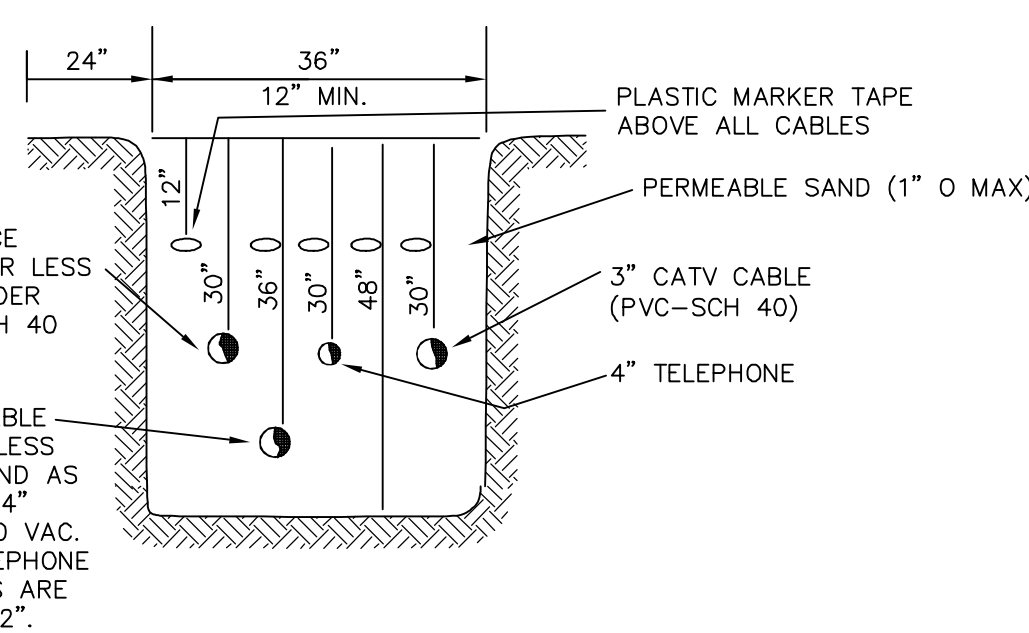
SPECIFICATIONS

SEDIMENT BARRIERS SHOULD BE INSTALLED PRIOR TO ANY SOIL DISTURBANCE OF THE CONTRIBUTING DRAINAGE AREA ABOVE THEM. BALES SHOULD BE PLACED IN A SINGLE ROW, LENGTHWISE ON THE CONTOUR, WITH ENDS OF ADJACENT BALES TIGHTLY ABUTTING ONE ANOTHER. THE ENDS OF THE BARRIER SHOULD BE FLARED UP SLOPE. BARRIERS SHOULD NOT BE CONSTRUCTED MORE THAN ONE BALE HIGH. ALL BALES SHOULD BE EITHER WIRE-BOUND OR STRING-TIED. BALES SHOULD BE INSTALLED SO THAT BINDINGS ARE ORIENTED AROUND THE SIDES, PARALLEL TO THE GROUND SURFACE TO PREVENT DETERIORATION OF THE BINDINGS. THE BARRIER SHOULD BE ENTRENCHED AND BACKFILLED. A TRENCH SHOULD BE EXCAVATED THE WIDTH OF A BALE AND THE LENGTH OF THE PROPOSED BARRIER TO A MINIMUM DEPTH OF 4 INCHES. AFTER THE BALES ARE STAKED AND CHINKED, THE EXCAVATED SOIL SHOULD BE BACKFILLED AGAINST THE BARRIER. BACKFILL SOIL SHOULD CONFORM TO THE GROUND LEVEL ON THE DOWNHILL SIDE AND SHOULD BE BUILT UP 4 INCHES AGAINST THE UPSLOPE SIDE OF THE BARRIER. IDEALLY, BALES SHOULD BE PLACED 10 FEET AWAY FROM THE TOE OF SLOPE. AT LEAST TWO STAKES DRIVEN THROUGH THE BALE AND PENETRATING AT LEAST 18 INCHES INTO THE GROUND, SHOULD SECURELY ANCHOR EACH BALE. THE FIRST STAKE IN EACH BALE SHOULD BE DRIVEN TOWARD THE PREVIOUSLY LAID BALE TO FORCE THE BALES TOGETHER. STAKES SHOULD BE DRIVEN DEEP ENOUGH INTO THE GROUND TO SECURELY ANCHOR THE BALES. THE GAPS BETWEEN BALES SHOULD BE CHINKED (FILLED) WITH HAY TO PREVENT WATER FROM ESCAPING BETWEEN THE BALES. INSPECTION SHOULD BE FREQUENT AND REPAIR OR REPLACEMENT SHOULD BE MADE PROMPTLY AS NEEDED. BALE BARRIERS SHOULD BE REMOVED WHEN THEY HAVE SERVED THEIR USEFULNESS, BUT NOT BEFORE THE UPSLOPE AREAS HAVE BEEN PERMANENTLY STABILIZED.

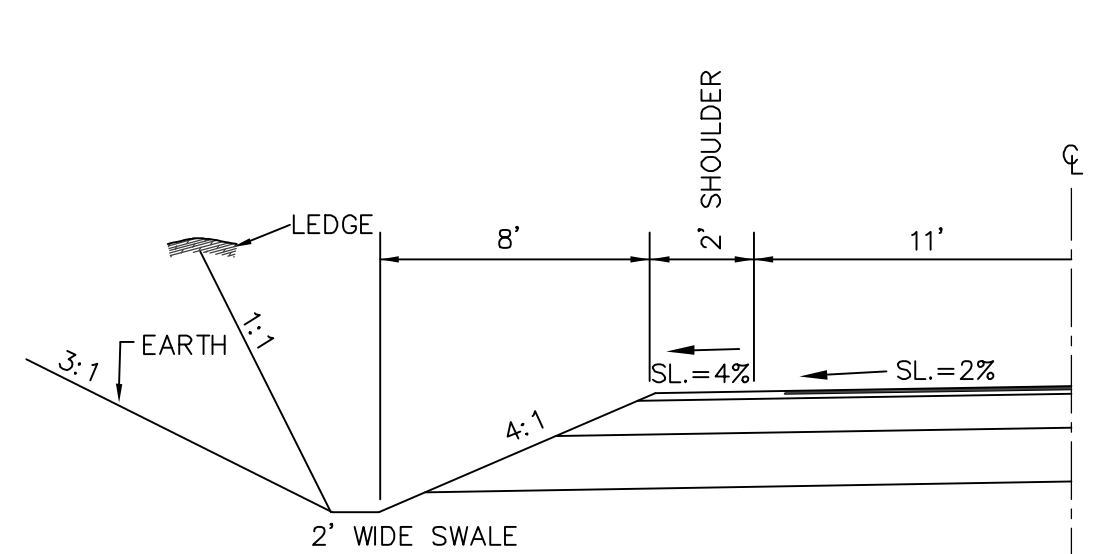


STREET SIGN DETAIL

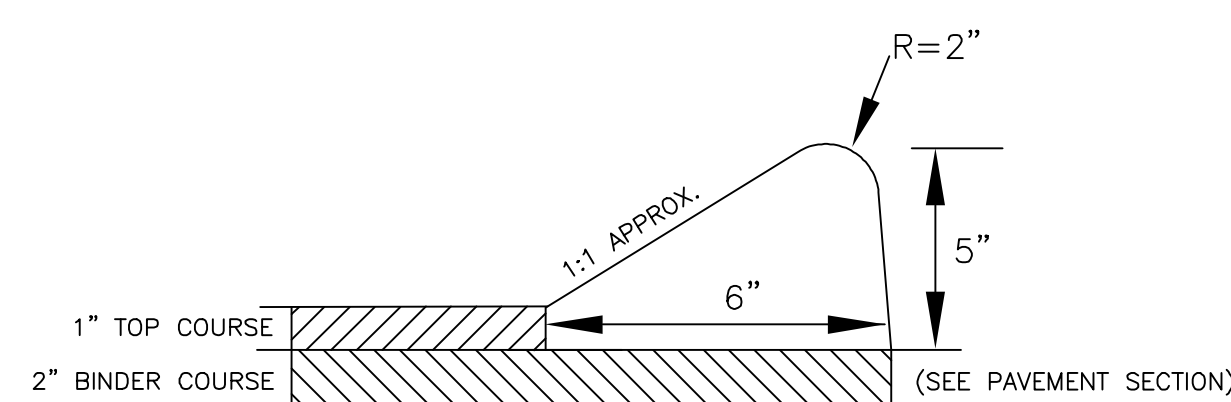
NOTE: ALL UTILITIES SHALL BE REVIEWED AND APPROVED BY APPROPRIATE UTILITY COMPANY. SERVICE BOX CONNECTIONS SHALL BE "FLUSH MOUNT" TO GREATEST EXTENT POSSIBLE AND LOCATED AT PROPERTY LINE CORNERS.



UTILITY TRENCH DETAIL

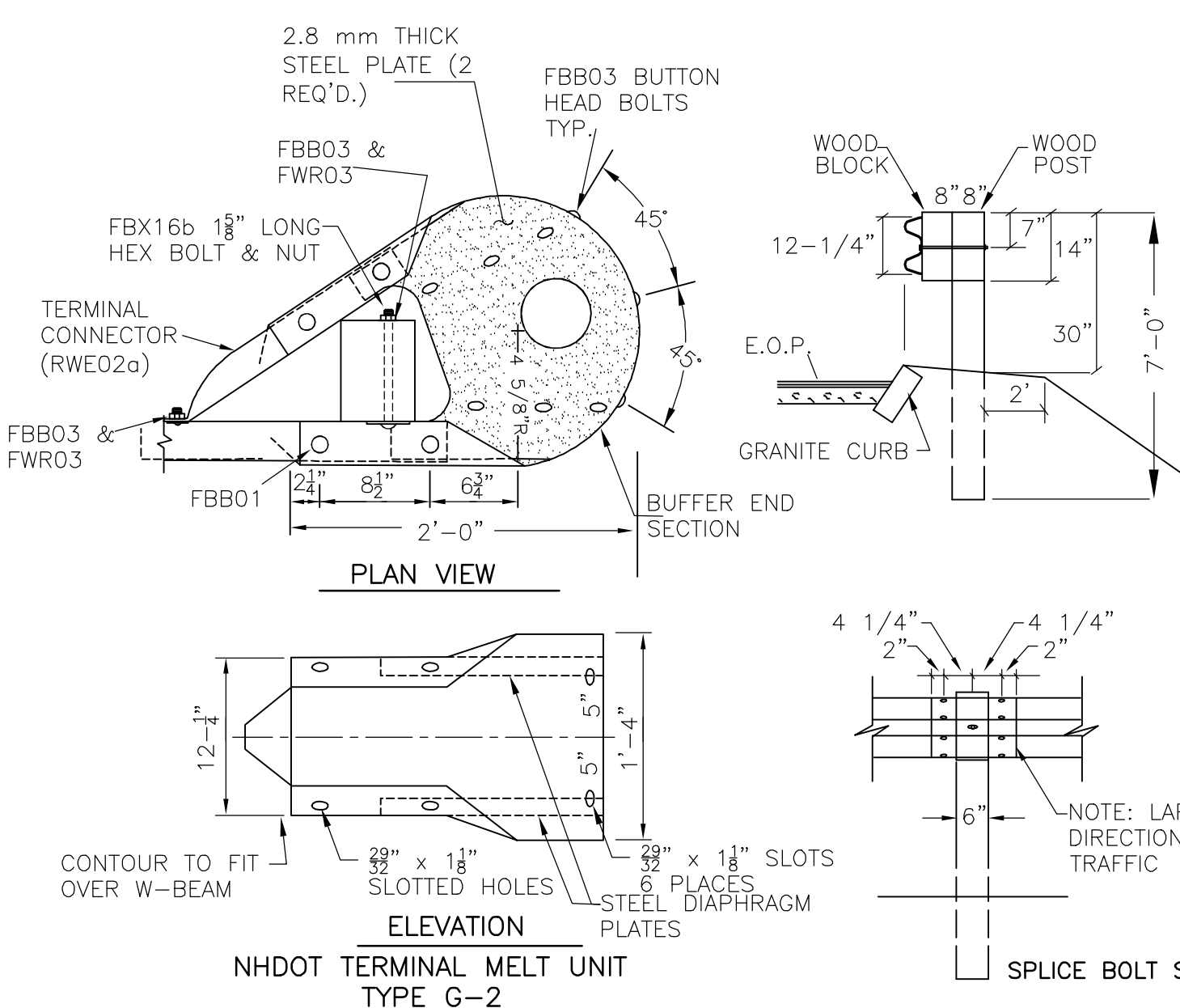


TYPICAL CDS SECTION DETAIL

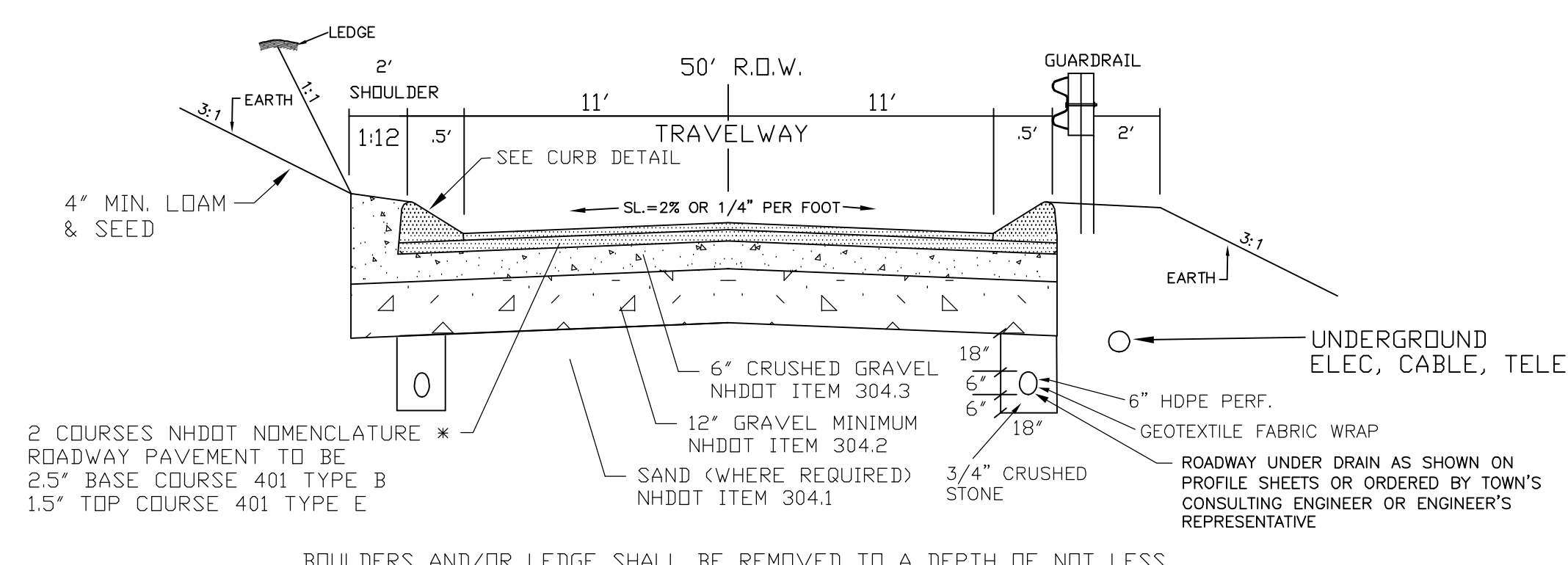


CAPE COD BERM DETAIL
NOT TO SCALE

THE BIT. CURBING IS TO BE CONSTRUCTED OF A POLYFIBER CURB MIX CONTAINING 59.2% SAND, 27.6% 3/8" STONE, 9.2% 1/2" STONE, 0.3% FIBERS, AND 3.0% ASPHALT.



BEAM GUARD RAIL STANDARD SECTION-WOOD POSTS
NOT TO SCALE

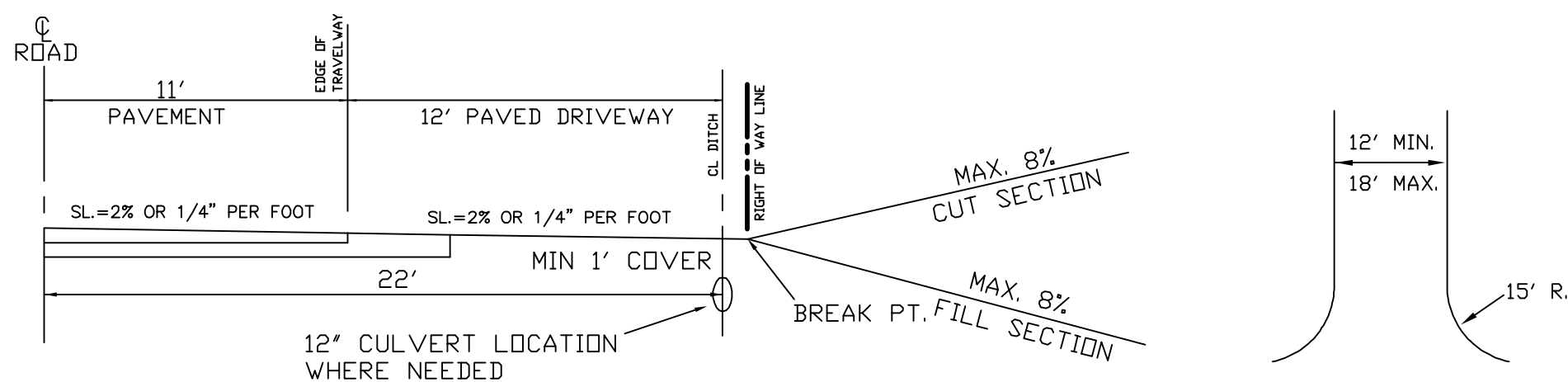


TYPICAL CROSS SECTION

TRAFFIC CONTROL SCHEDULE

SIGN NUMBER	SIGN	SIZE OF SIGN WIDTH HEIGHT	DESCRIPTION	MOUNT TYPE	MOUNT HEIGHT	REMARKS
R1-1	STOP	36" 36"	WHITE ON RED	CHANNEL	7'-0"	REFLECTORIZED SIGN
R2-1	SPEED LIMIT 25	18" 24"	BLACK ON WHITE	CHANNEL	7'-0"	REFLECTORIZED SIGN
W14-2	OUTLET	24" 24"	BLACK ON YELLOW	CHANNEL	7'-0"	REFLECTORIZED SIGN
W16-8P	Proposed Rd.	VARIES 8"	WHITE ON GREEN	CHANNEL	7'-0"	REFLECTORIZED SIGN

* SEE SHEET 18A FOR SIGN POST DETAIL



TYPICAL RURAL DRIVEWAY - CROSS SECTION
NOT TO SCALE

15.32 DRIVEWAY DESIGN

WIDTH - MINIMUM WIDTHS OF TWELVE FEET (12') FOR RESIDENTIAL AND TWENTY FEET (20') FOR NON-RESIDENTIAL DRIVEWAY. MAXIMUM WIDTH OF EIGHTEEN FEET (18') FOR RESIDENTIAL AND THIRTY-SIX FEET (36') FOR NON-RESIDENTIAL DRIVEWAY.

INTERSECTION ANGLE- 90 DEGREE +/- 15 DEGREES INTERSECTION WITH STREET.

INTERSECTION FLARES - AT A MINIMUM, SINGLE FAMILY DRIVEWAYS SHALL PROVIDE A FIFTEEN (15) FOOT CURB RADIUS.

GRADE - DRIVEWAY GRADE SHALL NOT EXCEED AN EIGHT PERCENT (8%) GRADE AND SHALL MAINTAIN A NEGATIVE GRADE UNTIL IT IS BEYOND THE DITCH LINE.

CURBING - COMMERCIAL DRIVEWAYS REQUIRE CURBING AND A MINIMUM RADIUS OF TWENTY-FIVE (25) FEET.

APRONS - UNPAVED DRIVEWAYS WILL REQUIRE PAVED APRONS WITH A MINIMUM DISTANCE OF TWELVE (12) FEET FROM THE EDGE OF ROADWAY PAVEMENT.

DRAINAGE - A CULVERT, WITH MINIMUM DIMENSIONS OF TWELVE (12) INCHES IN DIAMETER AND THIRTY (30) FEET IN LENGTH, SHALL BE REQUIRED UNDER DRIVEWAYS IN THE RIGHT-OF

CONSTRUCTION CRITERIA

SUB GRADE PREPARATION: AREA SHALL BE CLEARED OF TREES, LOGS, STUMPS, ROOTS, BRUSH, BOULDERS, SOIL AND RUBBISH. SUB GRADE SURFACE TO BE ROLLED BEFORE PLACEMENT OF FILL MATERIAL. THE SURFACE SHALL HAVE MOISTURE ADDED OR IT SHALL BE COMPACTED IF NECESSARY SO THAT THE FIRST LAYER OF FILL MATERIAL CAN BE COMPACTED AND BONDED TO THE SUBBASE MATERIAL.

FILL PLACEMENT: FILL SHALL BE FREE OF SOIL, ROOTS, FROZEN SOIL, STONES MORE THAN 6 INCHES IN DIA. AND OTHER OBJECTIONABLE MATERIAL. -FILL TO BE PLACED EQUALLY AROUND SUBSURFACE STRUCTURES & PIPES TO PREVENT DAMAGE FROM UNEQUAL LOADING. -PLACING AND SPREADING OF FILL MATERIAL SHALL BE STARTED AT SUBGRADE ELEVATION AND BROUGHT UP IN HORIZONTAL LAYERS OF THICKNESS ALLOWING ADEQUATE COMPACTION. -DISTRIBUTION AND GRADATION OF MATERIALS SHALL BE SUCH THAT NO LENSES, POCKETS, STREAKS, OR LAYERS OF MATERIAL DIFFER SUBSTANTIALLY IN TEXTURE OF GRADATION FROM SURROUNDING MATERIAL. -MAXIMUM THICKNESS OF GRAVEL LIFTS TO 1 FOOT (12 INCHES).

MOISTURE CONTROL: MOISTURE CONTENT OF THE FILL SHALL BE ADEQUATE FOR OBTAINING THE REQUIRED COMPACTION. IF THE MATERIAL IS TOO WET IT SHALL BE DRIED TO MEET THIS REQUIREMENT. IF THE MATERIAL IS TOO DRY IT SHALL HAVE WATER ADDED AND MIXED UNTIL REQUIREMENT IS MET.

COMPACTION: CONSTRUCTION EQUIPMENT SHALL BE OPERATED OVER THE AREAS OR EACH LAYER OF FILL TO INSURE THAT THE REQUIRED COMPACTION IS OBTAINED. -EACH LAYER SHALL BE COMPACTED TO OBTAIN 95% OF THE PROCTOR VALUE (ASTM 1557 OR AASHTO T180). -FILL ADJACENT TO STRUCTURES, PIPES, ETC. SHALL BE COMPACTED TO A DENSITY EQUIVALENT TO THAT OF THE SURROUNDING FILL BY THE MEANS OF HAND TAMPERING OR MANUALLY DIRECTED POWER TAMPER OR PLATE VIBRATORS.

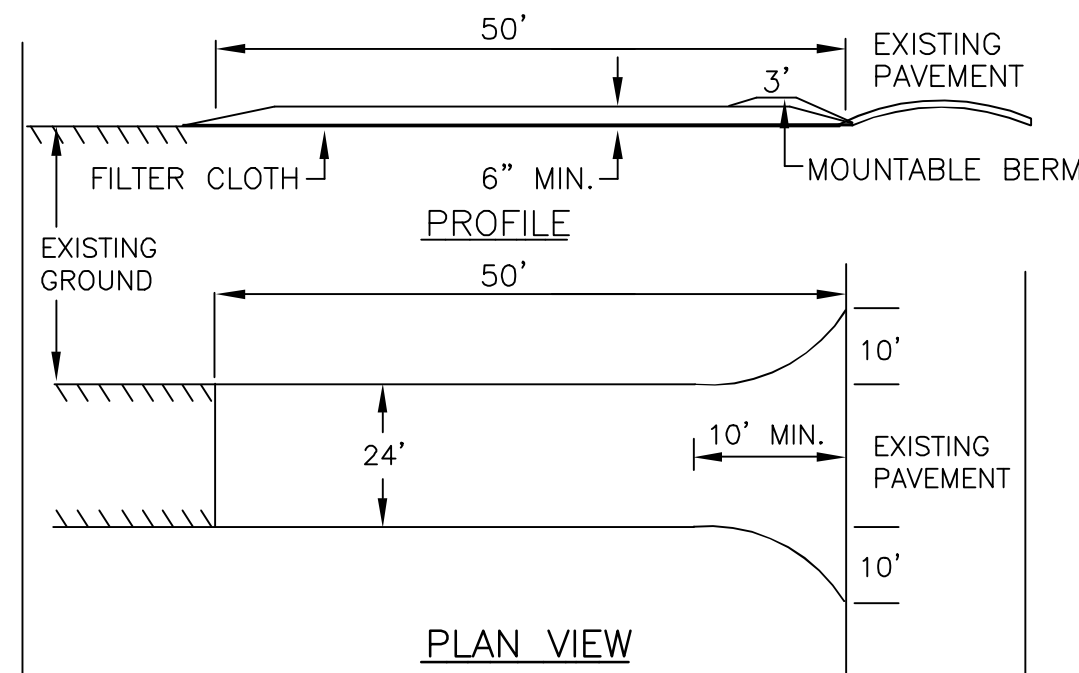
EROSION PROTECTION: A PROTECTIVE COVER OF VEGETATION SHALL BE ESTABLISHED ON ALL EXPOSED SURFACES OF THE EMBANKMENT (CUT/FILL)SLOPE, SPILLWAY, AND BORROW AREA IF SOIL AND CLIMATIC CONDITIONS PERMIT. IF CONDITIONS PRECLUDE THE USE OF VEGETATION AND PROTECTION IS NEEDED, NON-VEGETATION MEANS, SUCH AS EROSION BLANKETS OR RIP RAP SLOPE PROTECTION, MAY BE USED. -SEEDING, FERTILIZING, AND MULCHING SHALL COMPLY WITH THE APPROPRIATE VEGETATIVE BMP'S.

REVISIONS:	DATE:
REVISED PER REVIEW	4-4-24
REVISED PER REVIEW	3-12-24

CONSTRUCTION DETAILS D2

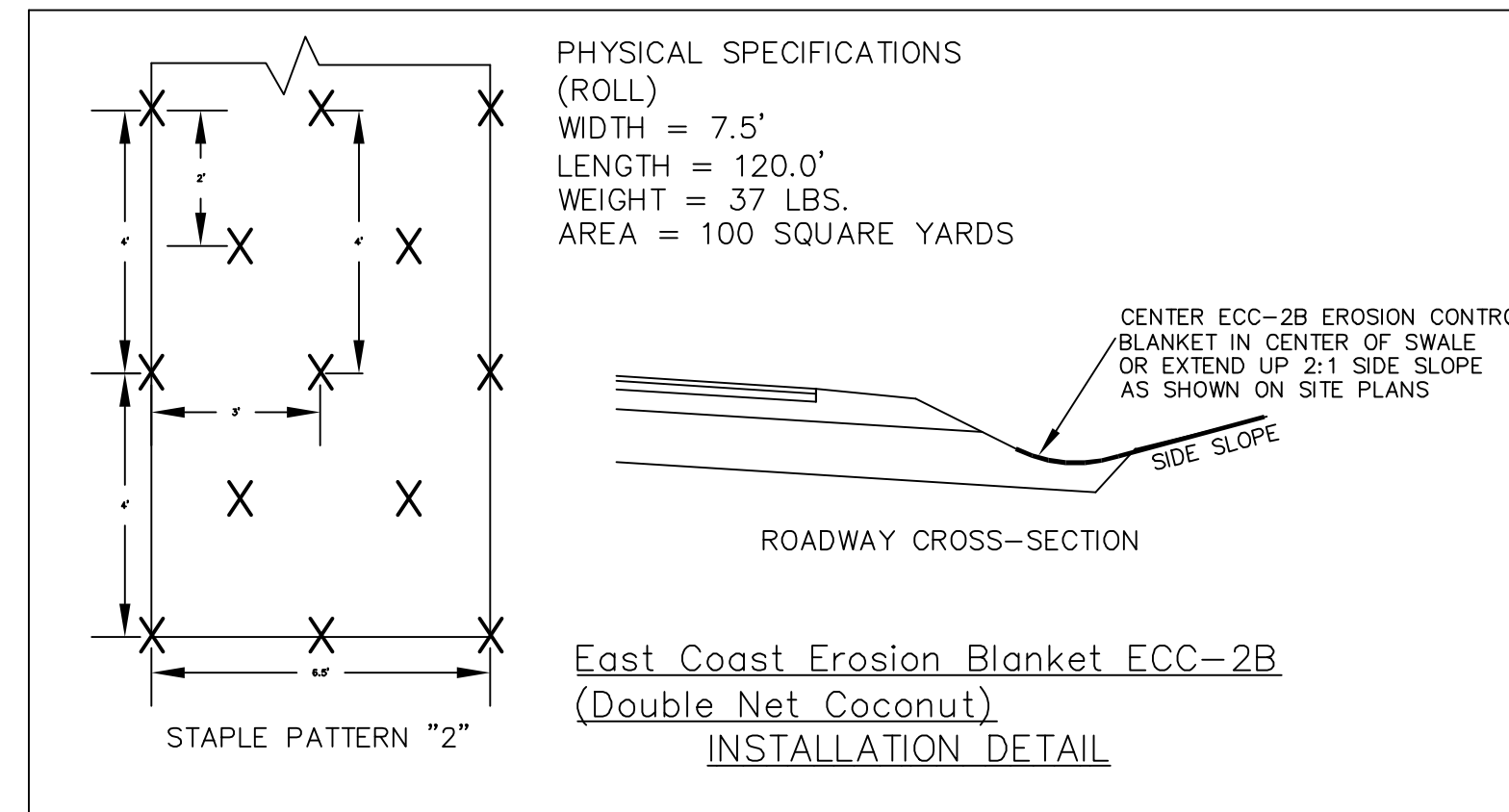
FOR:
RESIDENTIAL DEVELOPMENT
RAYMOND RD - ROUTE 156
NOTTINGHAM, NH

DATE:	DEC 2023	SCALE:	NONE
PROJ. NO:	NH-1490	SHEET NO.	25

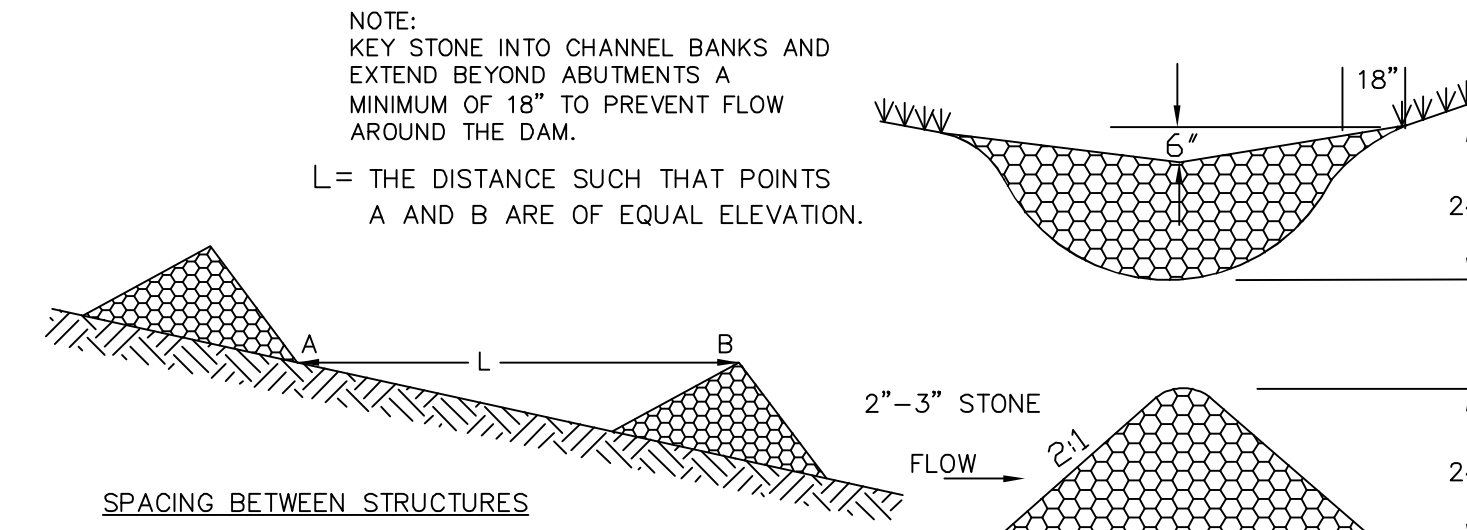


- STONE FOR A STABILIZED CONSTRUCTION ENTRANCE SHALL BE 3 INCH STONE, RECLAIMED STONE, OR RECYCLED CONCRETE EQUIVALENT.
- THE LENGTH OF THE STABILIZED ENTRANCE SHALL NOT BE LESS THAN 75 FEET UNLESS A MOUNTABLE BERM IS PROVIDED, EXCEPT FOR A SINGLE RESIDENTIAL LOT WHERE A 30 FOOT MINIMUM LENGTH WOULD APPLY.
- THE THICKNESS OF THE STONE FOR THE STABILIZED ENTRANCE SHALL NOT BE LESS THAN 6 INCHES.
- THE WIDTH OF THE ENTRANCE SHALL NOT BE LESS THAN THE FULL WIDTH OF THE ENTRANCE WHERE INGRESS OR EGRESS OCCURS OR 10 FEET, WHICHEVER IS GREATER.
- GEOTEXTILE FILTER CLOTH SHALL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING THE STONE. FILTER CLOTH IS NOT REQUIRED FOR A SINGLE FAMILY RESIDENCE LOT.
- ALL SURFACE WATER THAT IS FLOWING TO OR DIVERTED TOWARD THE CONSTRUCTION ENTRANCE SHALL BE PIPED BENEATH THE ENTRANCE. IF PIPING IS IMPRACTICAL, A BERM WITH 5:1 SLOPES THAT CAN BE CROSSED BY VEHICLES MAY BE SUBSTITUTED FOR THE PIPE.
- THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND 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.

STABILIZED CONSTRUCTION ENTRANCE



East Coast Erosion Blanket ECC-2B
(Double Net Coconut)
INSTALLATION DETAIL



SPACING BETWEEN STRUCTURES

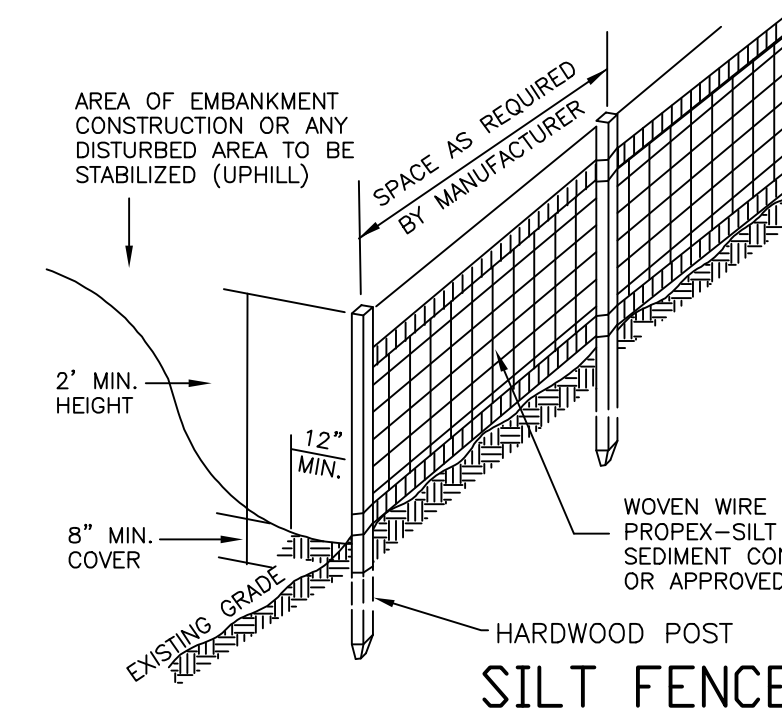
MAINTENANCE

TEMPORARY GRADE STABILIZATION STRUCTURES SHOULD BE CHECKED AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED STORMS. ANY NECESSARY REPAIRS SHOULD BE MADE IMMEDIATELY. PARTICULAR ATTENTION SHOULD BE GIVEN TO END RUN AND EROSION AT THE DOWNSTREAM TOE OF THE STRUCTURE. WHEN THE STRUCTURES ARE REMOVED, THE DISTURBED PORTION SHOULD BE BROUGHT TO THE EXISTING CHANNEL GRADE AND THE AREAS PREPARED, SEEDED AND MULCHED. WHILE THIS PRACTICE IS NOT INTENDED TO BE USED PRIMARILY FOR SEDIMENT TRAPPING, SOME SEDIMENT WILL ACCUMULATE BEHIND THE STRUCTURES. SEDIMENT SHALL BE REMOVED FROM BEHIND THE STRUCTURES WHEN IT HAS ACCUMULATED TO ONE HALF OF THE ORIGINAL HEIGHT OF THE STRUCTURE.

REMOVAL

AFTER VEGETATION HAS STABILIZED, THESE TEMPORARY STRUCTURES SHALL BE REMOVED WITH SPECIAL CARE AS TO AVOID DISTURBING ANY UNDERLYING EROSION CONTROL FABRIC AND/OR EXISTING VEGETATION

TEMPORARY STONE CHECK DAM



SILT FENCE

CONSTRUCTION SPECIFICATIONS

- WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES AND FILTER CLOTH SHALL BE FASTENED TO WOVEN WIRE EVERY 24" AT TOP MID AND BOTTOM SECTIONS AND BE EMBEDDED INTO GROUND A MINIMUM OF 8".
- THE FENCE POSTS SHALL BE A MINIMUM 48" LONG, SPACED A MAXIMUM 10' APART, AND DRIVEN A MINIMUM OF 16" INTO THE GROUND.
- WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER, THE ENDS OF THE FABRIC SHALL BE OVERLAPPED BY SIX INCHES, FOLDED AND STAPLED TO PREVENT SEDIMENT FROM BY-PASSING.
- MAINTENANCE SHALL BE PERFORMED AS NEEDED AND SEDIMENT REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE AND PROPERLY DISPOSED OF.
- PLACE THE ENDS OF THE SILT FENCE UP CONTOUR TO PROVIDE FOR SEDIMENT STORAGE.
- SILT FENCES SHALL BE REMOVED WHEN NO LONGER NEEDED AND THE SEDIMENT COLLECTED SHALL BE DISPOSED AS DIRECTED BY THE ENGINEER. THE AREA DISTURBED BY THE REMOVAL SHALL BE SMOOTHED AND RE-VEGETATED

MAINTENANCE

- SILT FENCES SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REPAIRS THAT ARE REQUIRED SHALL BE MADE IMMEDIATELY.
- IF THE FABRIC ON A SILT FENCE SHOULD DECOMPOSE OR BECOME INEFFECTIVE DURING THE EXPECTED LIFE OF THE FENCE, THE FABRIC SHALL BE REPLACED PROMPTLY.
- SEDIMENT DEPOSITS SHOULD BE INSPECTED AFTER EVERY STORM EVENT. THE DEPOSITS SHOULD BE REMOVED WHEN THEY REACH APPROXIMATELY ONE HALF THE HEIGHT OF THE BARRIER.
- SEDIMENT DEPOSITS THAT ARE REMOVED OR LEFT IN PLACE AFTER THE FABRIC HAS BEEN REMOVED SHALL BE GRADED TO CONFORM WITH THE EXISTING TOPOGRAPHY AND VEGETATED.

SEEDING GUIDE TABLE G-E1

USE	SEEDING MIXTURE 1/	DROUGHTY	WELL DRAINED	MODERATELY WELL DRAINED	POORLY DRAINED
STEEP CUTS AND FILLS, BORROW AND DISPOSAL AREAS	A	FAIR	GOOD	GOOD	FAIR
	B	POOR	GOOD	FAIR	FAIR
	C	POOR	GOOD	EXCELLENT	GOOD
	D	FAIR	FAIR	EXCELLENT	EXCELLENT
	E	FAIR	EXCELLENT	EXCELLENT	POOR
WATERWAYS, EMERGENCY SPILLWAYS AND OTHER CHANNELS WITH FLOWING WATER	A	GOOD	GOOD	GOOD	FAIR
	D	GOOD	EXCELLENT	EXCELLENT	FAIR
LIGHTLY USED PARKING LOTS, ODD AREAS, UNUSED LANDS, AND LOW INTENSITY USE RECREATION SITES	A	GOOD	GOOD	GOOD	FAIR
	B	GOOD	GOOD	FAIR	POOR
	C	GOOD	EXCELLENT	EXCELLENT	FAIR
	D	FAIR	GOOD	GOOD	EXCELLENT
PLAY AREAS AND ATHLETIC FIELDS (TOPSOIL IS ESSENTIAL FOR GOOD TURF.)	F	FAIR	EXCELLENT	EXCELLENT	ZZ
	G	FAIR	EXCELLENT	EXCELLENT	ZZ

GRAVEL PIT, SEE NH-PM-24 IN APPENDIX FOR RECOMMENDATION REGARDING RECLAMATION OF SAND AND GRAVEL PITS.
1/ REFER TO SEEDING MIXTURES AND RATES IN TABLE 7-38.
ZZ POORLY DRAINED SOILS ARE NOT DESIRABLE FOR USE AS PLAYING AREA AND ATHLETIC FIELDS.

WINTER MAINTENANCE

- ALL DISTURBED AREAS THAT DO NOT HAVE AT LEAST 85% VEGETATIVE COVERAGE PRIOR TO OCTOBER 15TH, SHALL BE STABILIZED BY APPLYING MULCH AT A RATE OF 3-4 TONS PER ACRE. ALL SIDE SLOPES, STEEPER THAN 4:1, THAT ARE NOT DIRECTED TO SWALES OR DETENTION BASINS, SHALL BE LINED WITH BIODEGRADABLE/PHOTODEGRADABLE "JUTE MATTING" (EXCELSIOR'S CURLEX II OR EQUAL). ALL OTHER SLOPES SHALL BE MULCHED AND TACKED AT A RATE OF 3-4 TONS PER ACRE. THE APPLICATION OF MULCH AND/OR JUTE MATTING SHALL NOT OCCUR OVER EXISTING SNOW COVER. IF THE SITE IS ACTIVE AFTER NOVEMBER 15TH, ANY SNOW THAT ACCUMULATES ON DISTURBED AREAS SHALL BE REMOVED. PRIOR TO SPRING THAW ALL AREAS WILL BE STABILIZED, AS DIRECTED ABOVE.
- ALL SWALES THAT DO NOT HAVE FULLY ESTABLISHED VEGETATION SHALL BE EITHER LINED WITH TEMPORARY JUTE MATTING OR TEMPORARY STONE CHECK DAMS (APPROPRIATELY SPACED). STONE CHECK DAMS WILL BE MAINTAINED THROUGHOUT THE WINTER MONTHS. IF THE SWALES ARE TO BE MATTED WITH PERMANENT LINERS OR RIPRAP WITH ENGINEERING FABRIC, THIS SHALL BE COMPLETED PRIOR TO WINTER SHUTDOWN OR AS SOON AS THEY ARE PROPERLY GRADED AND SHAPED.
- PRIOR TO OCT. 15TH ALL ROADWAY AND PARKING AREAS SHALL BE BROUGHT UP TO AND THROUGH THE BANK RUN GRAVEL APPLICATION. IF THESE AREAS' ELEVATIONS ARE PROPOSED TO REMAIN BELOW THE PROPOSED SUBGRADE ELEVATION, THE SUBGRADE MATERIAL SHALL BE ROUGHLY CROWNED AND A 3" LAYER OF CRUSHED GRAVEL SHALL BE PLACED AND COMPACTED. THIS WILL ALLOW THE SUBGRADE TO SHED RUNOFF AND WILL REDUCE ROADWAY EROSION. THIS CRUSHED GRAVEL DOES NOT HAVE TO CONFORM TO NH DOT 304.3, BUT SHALL HAVE BETWEEN 15-25% PASSING THE #200 SIEVE AND THE LARGEST STONE SIZE SHALL BE 2". IF THE SITE IS ACTIVE AFTER NOVEMBER 15TH, ANY ACCUMULATED SNOW SHALL BE REMOVED FROM ALL ROADWAY AND PARKING AREAS.
- AFTER OCTOBER 15TH, THE END OF NEW HAMPSHIRE'S AVERAGE GROWING SEASON, NO ADDITIONAL LOAM SHALL BE SPREAD ON SIDE SLOPES AND SWALES. THE STOCKPILES THAT WILL BE LEFT UNDISTURBED UNTIL SPRING SHALL BE SEEDED BY THIS DATE. AFTER OCTOBER 15TH, ANY NEW OR DISTURBED PILES SHALL BE MULCHED AT A RATE OF 3-4 TONS PER ACRE. ALL STOCKPILES THAT WILL REMAIN THROUGHOUT THE WINTER SHALL BE SURROUNDED WITH SILT FENCING.

SEEDING SPECIFICATIONS

- GRADING AND SHAPING
 - SLOPES SHALL NOT BE STEEPER THAN 2:1:3:1 SLOPES OR FLATTER ARE PREFERRED. WHERE MOWING WILL BE DONE, 3:1 SLOPES OR FLATTER ARE RECOMMENDED.
- SEEDBED PREPARATION
 - SURFACE AND SEEPAGE WATER SHOULD BE DRAINED OR DIVERTED FROM THE SITE TO PREVENT DROWNING OR WINTER KILLING OF THE PLANTS.
 - STONES LARGER THAN 4 INCHES AND TRASH SHOULD BE REMOVED BECAUSE THEY INTERFERE WITH SEEDING AND FUTURE MAINTENANCE OF THE AREA. WHERE FEASIBLE, THE SOIL SHOULD BE TILLED TO A DEPTH OF ABOUT 4 INCHES TO PREPARE A SEEDBED AND MIX FERTILIZER AND LIME INTO THE SOIL. THE SEEDBED SHOULD BE LEFT IN REASONABLY FIRM AND SMOOTH CONDITION. THE LAST TILLAGE OPERATION SHOULD BE PERFORMED ACROSS THE SLOPE WHEREVER PRACTICAL.
- ESTABLISHING A STAND
 - LIME AND FERTILIZER SHOULD BE APPLIED PRIOR TO OR AT THE TIME OF SEEDING AND INCORPORATED INTO THE SOIL. KINDS AND AMOUNTS OF LIME AND FERTILIZER SHOULD BE BASED ON AN EVALUATION OF SOIL TESTS. WHEN A SOIL TEST IS NOT AVAILABLE, THE FOLLOWING MINIMUM AMOUNTS SHOULD BE APPLIED: AGRICULTURAL LIMESTONE, 2 TONS PER ACRE OR 100 LBS PER 1,000 SQ. FT.; NITROGEN(N), 50 LBS PER ACRE OR 1. 1 LBS PER 1,000 SQ.FT.; PHOSPHATE(P205), 100 LBS PER ACRE OR 2. 2 LBS PER 1,000 SQ.FT.; POTASH(K20), 100 LBS PER ACRE OR 2. 2 LBS PER 1,000 SQ.FT. (NOTE: THIS IS THE EQUIVALENT OF 500 LBS PER ACRE OF 10-20-20 FERTILIZER OR 1,000 LBS PER ACRE OF 5-10-10.)
- SEED SHOULD BE SPREAD UNIFORMLY BY THE METHOD MOST APPROPRIATE FOR THE SITE. METHODS INCLUDE BROADCASTING, DRILLING AND HYDROSEEDING. WHERE BROADCASTING IS USED, COVER SEED WITH .25 INCH OF SOIL OR LESS, BY CULTIPACKING OR RAKING.
- REFER TO TABLE(G-E1 THIS SHEET) FOR APPROPRIATE SEED MIXTURES AND TABLE(H-E1 THIS SHEET) FOR RATES OF SEEDING. ALL LEGUMES (CROWN VETCH, BIRDS FOOT TREFLOIL, AND FLAT PEA) MUST BE INOCULATED WITH THEIR SPECIFIC INOCULANT.
- 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 1.
- MULCH
 - HAY, STRAW, OR OTHER MULCH, WHEN NEEDED, SHOULD BE APPLIED IMMEDIATELY AFTER SEEDING.
 - MULCH WILL BE HELD IN PLACE USING APPROPRIATE TECHNIQUES FROM THE BEST MANAGEMENT PRACTICE FOR MULCHING. HAY OR STRAW MULCH SHALL BE PLACED AT A RATE OF 90 LBS PER 1000 SQ. FT.
- MAINTENANCE TO ESTABLISH A STAND
 - PLANTED AREA SHOULD BE PROTECTED FROM DAMAGE BY FIRE, GRAZING, TRAFFIC, AND DENSE WEED GROWTH.
 - FERTILIZATION NEEDS SHOULD BE DETERMINED BY ONSITE INSPECTIONS. SUPPLEMENTAL FERTILIZER IS USUALLY THE KEY TO FULLY COMPLETE THE ESTABLISHMENT OF THE STAND BECAUSE MOST PERENNIAL STAKE 2 TO 3 YEARS TO BECOME ESTABLISHED.
 - IN WATERWAYS, CHANNELS, OR SWALES WHERE UNIFORM FLOW CONDITIONS ARE ANTICIPATED, OCCASIONAL MOWING MAY BE NECESSARY TO CONTROL GROWTH OF WOODY VEGETATION.

TEMPORARY EROSION CONTROL MEASURES

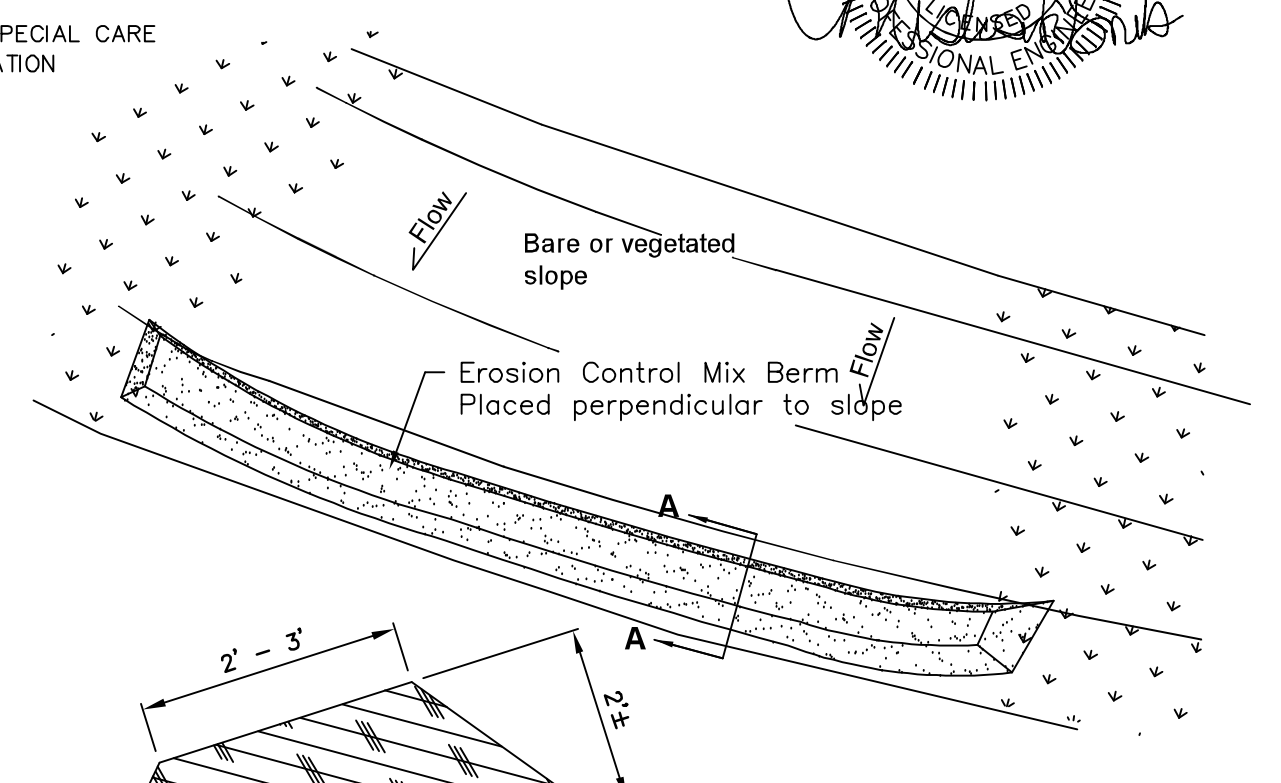
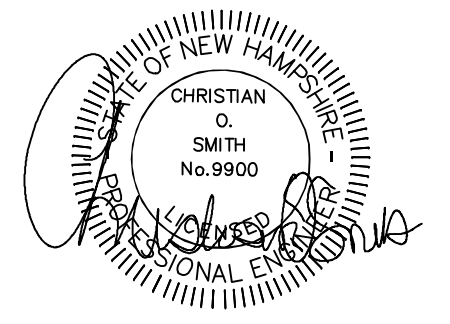
- THE SMALLEST PRACTICAL AREA SHALL BE DISTURBED DURING CONSTRUCTION, BUT NO MORE THAN 5 ACRES OF LAND SHALL BE EXPOSED BEFORE DISTURBED AREAS ARE STABILIZED.
- EROSION, SEDIMENT AND DETENTION MEASURES SHALL BE INSTALLED AS SHOWN ON THE PLANS AND AT LOCATIONS AS REQUIRED OR DIRECTED BY THE ENGINEER. ALL DISTURBED AREAS SHALL BE RETURNED TO ORIGINAL GRADES AND ELEVATIONS.
- DISTURBED AREAS SHALL BE LOAMED WITH A MINIMUM OF 4" OF LOAM AND SEEDED WITH NOT LESS THAN 1.10 POUNDS OF SEED PER 1000 SQUARE FEET OF AREA. (48 POUNDS PER ACRE) SEE SEED SPECIFICATIONS THIS SHEET.
- SILT FENCES AND OTHER EROSION CONTROLS SHALL BE INSPECTED WEEKLY AND AFTER EVERY RAIN EVENT GREATER THAN 0.5" DURING THE LIFE OF THE PROJECT. ALL DAMAGED AREAS SHALL BE REPAIRED, SEDIMENT DEPOSITS SHALL PERIODICALLY BE REMOVED AND DISPOSED OF.
- AFTER ALL DISTURBED AREAS HAVE BEEN STABILIZED, THE TEMPORARY EROSION CONTROL MEASURES ARE TO BE REMOVED AND THE AREA DISTURBED BY THE REMOVAL SMOOTHED AND RE-VEGETATED.
- AREAS MUST BE SEEDED AND MULCHED WITHIN 3 DAYS OF FINAL GRADING, PERMANENTLY STABILIZED WITHIN 15 DAYS OF FINAL GRADING, OR TEMPORARILY STABILIZED WITHIN 30 DAYS OF INITIAL DISTURBANCE OF SOIL.
- AN AREA SHALL BE CONSIDERED STABLE IF ONE OF THE FOLLOWING HAS OCCURRED:
 - BASE COURSE GRAPNELS HAVE BEEN INSTALLED IN AREAS TO BE PAVED.
 - A MINIMUM OF 85% VEGETATED GROWTH HAS BEEN ESTABLISHED.
 - A MINIMUM OF 3 INCHES OF NON-EROSIVE MATERIAL SUCH AS RIPRAP HAS BEEN INSTALLED.
 - EROSION CONTROL BLANKETS HAVE BEEN PROPERLY INSTALLED.

CONSTRUCTION SPECIFICATIONS

- STRUCTURES SHALL BE INSTALLED ACCORDING TO THE DIMENSIONS SHOWN ON THE PLANS AT THE APPROPRIATE SPACING.
- CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER SO THAT EROSION AND AIR AND WATER POLLUTION WILL BE MINIMIZED.
- WHEN TIMBER STRUCTURES ARE USED, THE TIMBER SHALL EXTEND AT LEAST 18" INTO THE SOIL.
- STRAW BALES SHALL BE ANCHORED INTO THE SOIL USING 2" X 2" STAKES DRIVEN THROUGH THE BALES AND AT LEAST 18 INCHES IN TO THE SOIL.
- SEEDING, FERTILIZING, AND MULCHING SHALL CONFORM TO THE RECOMMENDATIONS IN THE APPROPRIATED VEGETATIVE BMP.
- STRUCTURES SHALL BE REMOVED FROM THE CHANNEL WHEN THEIR USEFUL LIFE HAS BEEN COMPLETED.
- THROUGHOUT THE DURATION OF CONSTRUCTION ACTIVITIES THE CONTRACTOR SHALL TAKE PRECAUTIONS AND INSTRUCTIONS FROM THE PLANNING DEPARTMENT IN ORDER TO PREVENT, ABATE AND CONTROL THE EMISSION OF FUGITIVE DUST INCLUDING BUT NOT LIMITED TO WETTING, COVERING, SHIELDING, OR VACUUMING.
- THE NH COMMISSIONER OF AGRICULTURE PROHIBITS THE COLLECTION, POSSESSION, IMPORTATION, TRANSPORTATION, SALE, PROPAGATION, TRANSPLANTATION, OR CULTIVATION OF PLANTS BANNED BY NH LAW RSA 430:53 AND NH CODE ADMINISTRATIVE RULES AGR 3800. THE PROJECT SHALL MEET ALL REQUIREMENTS AND THE INTENT OF RSA 430:53 AND AGR 3800 RELATIVE TO INVASIVE SPECIES
- IN THE EVENT THAT GREATER THAN ONE ACRE OF CONTIGUOUS DISTURBANCE OCCURS, THE CONSTRUCTION SITE OPERATOR AND OWNER SHALL SUBMIT A NOTICE OF INTENT (NOI) TO USEPA, WASHINGTON, DC, STORMWATER NOTICE PROCESSING CENTER AT LEAST FOURTEEN DAYS PRIOR TO COMMENCEMENT OF WORK ON SITE. EPA WILL POST THE NOI AT <http://cfpubl.epa.gov/npdes/stormwater/noi/noisearch.cfm>. AUTHORIZATION IS GRANTED UNDER THE PERMIT ONCE THE NOI IS SHOWN IN "ACTIVE STATUS".

CONSTRUCTION SEQUENCE

- CUT AND REMOVE TREES IN CONSTRUCTION AREAS AS REQUIRED OR DIRECTED.
- CONSTRUCT AND/OR INSTALL TEMPORARY AND PERMANENT SEDIMENT EROSION AND DETENTION CONTROL FACILITIES AS REQUIRED. EROSION, SEDIMENT AND DETENTION CONTROL FACILITIES SHALL BE INSTALLED AND STABILIZED PRIOR TO ANY EARTH MOVING OPERATION AND PRIOR TO DIRECTING RUNOFF TO THEM.
- CLEAR, CUT, GRUB AND DISPOSE OF DEBRIS IN APPROVED FACILITIES. STUMPS AND DEBRIS ARE TO BE REMOVED FROM SITE AND DISPOSED OF PER STATE AND LOCAL REGULATIONS.
- EXCAVATE AND STOCKPILE TOPSOIL /LOAM. ALL AREAS SHALL BE STABILIZED IMMEDIATELY AFTER GRADING.
- CONSTRUCT TEMPORARY CULVERTS AS REQUIRED OR DIRECTED
- CONSTRUCT THE ROADWAY AND ITS ASSOCIATED DRAINAGE STRUCTURES. ALL ROADWAYS, AND CUT/FILL SLOPES SHALL BE STABILIZED AND/OR LOAMED AND SEEDED WITHIN 72-HOURS OF ACHIEVING FINISH GRADE AS APPLICABLE.
- INSTALL PIPE AND CONSTRUCTION ASSOCIATED APPURTENANCES AS REQUIRED OR DIRECTED. ALL DISTURBED AREAS SHALL STABILIZED IMMEDIATELY AFTER GRADING.
- BEGIN PERMANENT AND TEMPORARY SEEDING AND MULCHING. ALL CUT AND FILL SLOPES AND DISTURBED AREAS SHALL BE SEEDED OR MULCHED AS REQUIRED, OR DIRECTED.
- DAILY OR AS REQUIRED, CONSTRUCT TEMPORARY BERMS, DRAINAGE CHECK DAMS, DITCHES, SEDIMENT TRAPS, ETC. TO PREVENT EROSION OF THE SITE AND PREVENT ANY SILTATION OF ABUTTING WATERS OR PROPERTY.
- INSPECT AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES DURING CONSTRUCTION
- COMPLETE PERMANENT SEEDING AND LANDSCAPING
- REMOVE TEMPORARY EROSION CONTROL MEASURES AFTER SEEDING AREAS HAVE ESTABLISHED THEMSELVES AND SITE IMPROVEMENTS ARE COMPLETE. SMOOTH AND REVEGETATE ALL DISTURBED AREAS.
- ALL DRAINAGE STRUCTURES WILL BE CONSTRUCTED AND STABILIZED PRIOR TO HAVING RUNOFF DIRECTED TO THEM.
- FINISH PAVING ALL ROADWAYS.
- LOT DISTURBANCE OTHER THAN THAT SHOWN ON THE APPROVED PLANS SHALL NOT COMMENCE UNTIL THE ROADWAY HAS THE CRUSHED STONE COURSE TO DESIGN ELEVATION/REQUIRED COMPACTION AND THE ASSOCIATED DRAINAGE IS COMPLETE AND STABLE.



Mix material should consist of 30-50% large (1-3") particles. The organic matter content should be 25-65% dry weight basis. The organic matter may originate from a variety of vegetative sources, but needs to be fibrous and elongated. The mix shall be free of silt, clay, fine sand, refuse and contaminants or any material toxic to plant growth. Erosion Control Mix berms are effective filters for overland flow conditions and should not be used to filter concentrated flow such as that found in drainage ditches, streams, etc.

Erosion Control Mix Berm

SEEDING RATES TABLE H-E1

MIXTURE	POUNDS PER ACRE	POUNDS PER 1,000 Sq. Ft.
A. TALL FESCUE	20	0.45
CREeping RED FESCUE	20	0.45
RED TOP	20	0.45
TOTAL	42	0.95
B. TALL FESCUE	15	0.35
CREeping RED FESCUE	10	0.25
CROWN VETCH	15	0.35
OR FLAT PEA	30	0.75
TOTAL	40 OR 55	0.95 OR 1.35
C. TALL FESCUE	20	0.45
CREeping RED FESCUE	20	0.45
BIRDS FOOT TREFLOIL	8	0.20
TOTAL	48	1.10
D. TALL FESCUE	20	0.45
FLAT PEA	30	0.75
TOTAL	50	1.20
E. CREeping RED FESCUE 1/2	50	1.15
KENTUCKY BLUEGRASS 1/2	50	1.15
TOTAL	100	2.30
F. TALL FESCUE 1	150	3.60

1/2 FOR HEAVY USE ATHLETIC FIELDS CONSULT THE UNIVERSITY OF NEW HAMPSHIRE COOPERATIVE EXTENSION TURF SPECIALIST FOR CURRENT VARIETIES AND SEEDING RATES.

REVISED PER REVIEW	3-12-24
REVISIONS:	DATE:

EROSION & SEDIMENT CONTROL DETAILS

FOR:
RESIDENTIAL DEVELOPMENT
RAYMOND RD - ROUTE 156
NOTTINGHAM, NH

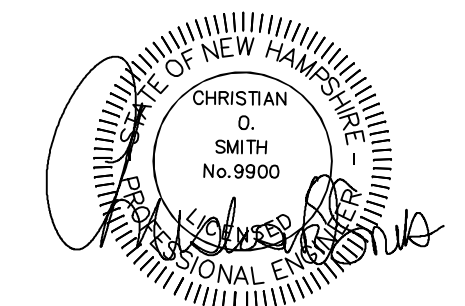
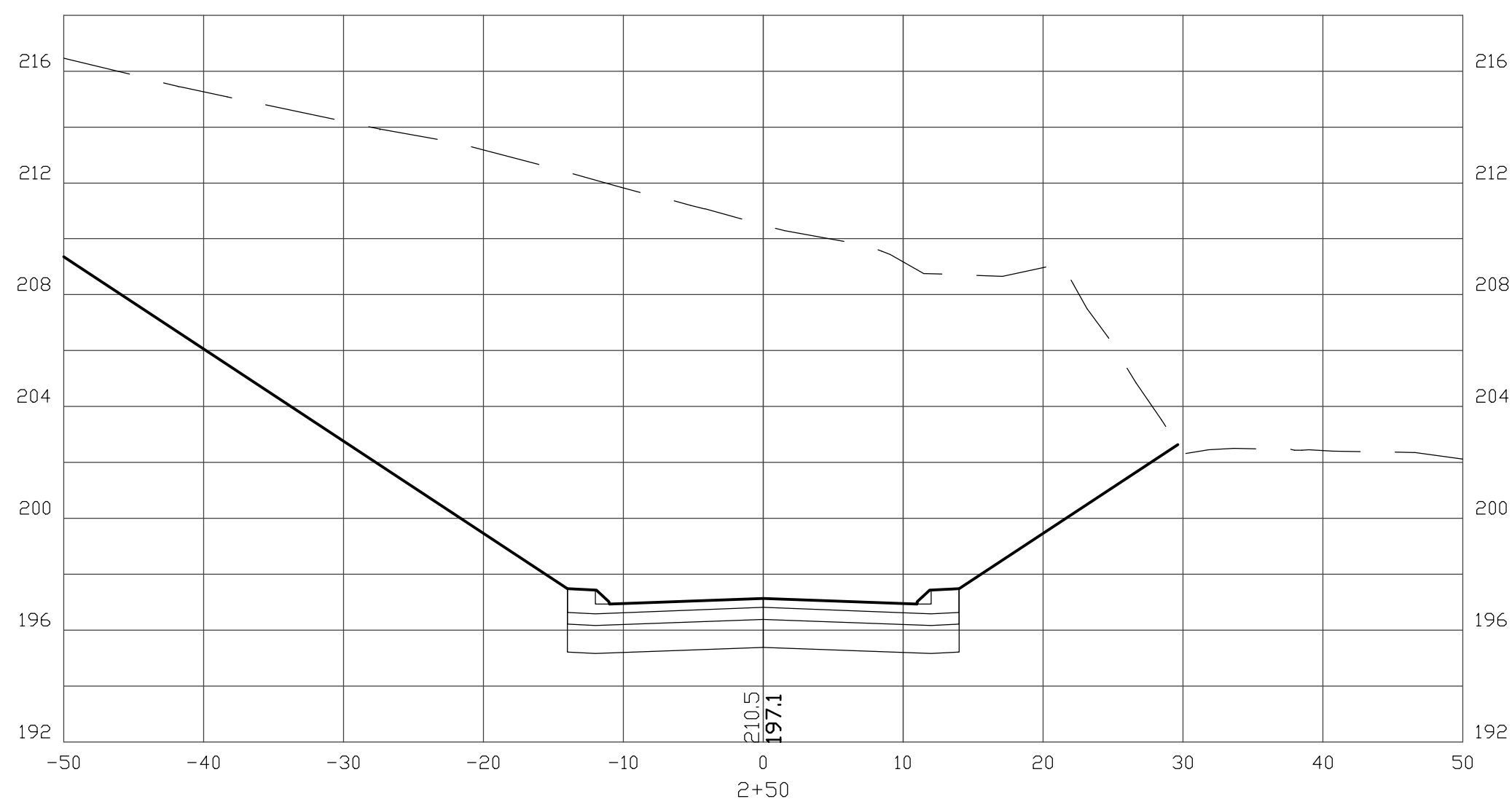
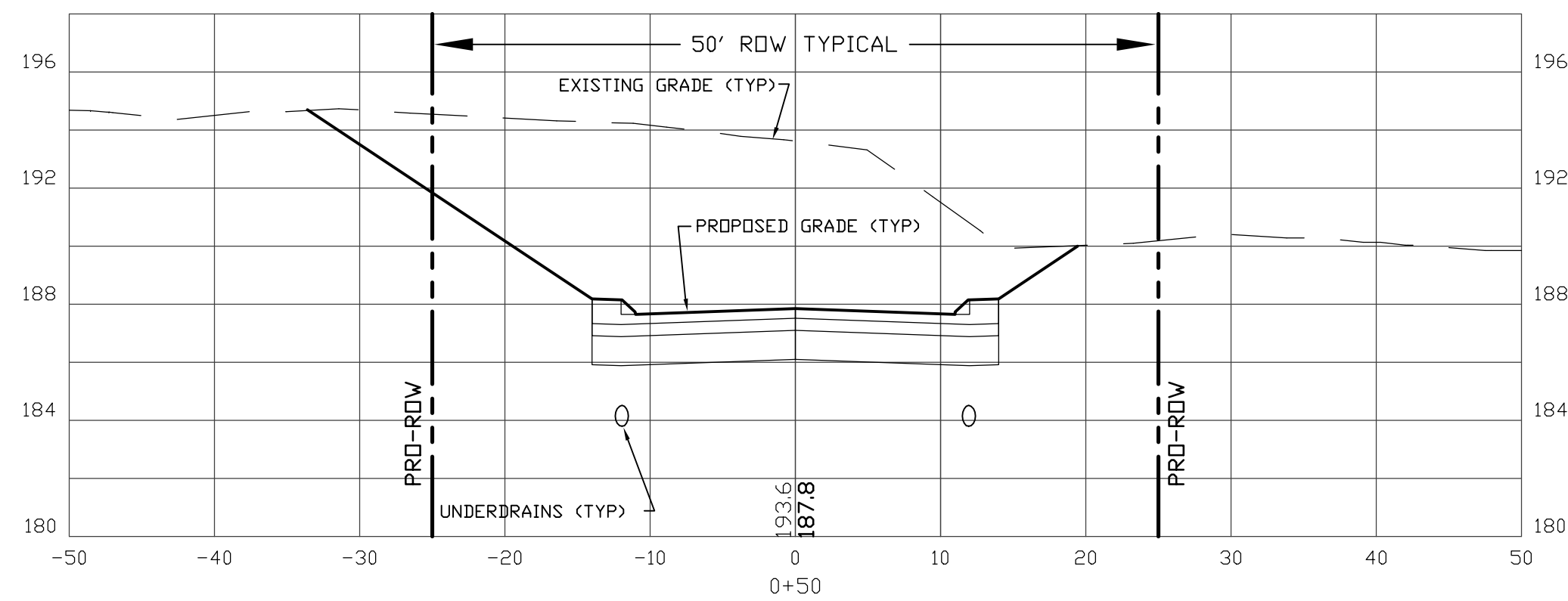
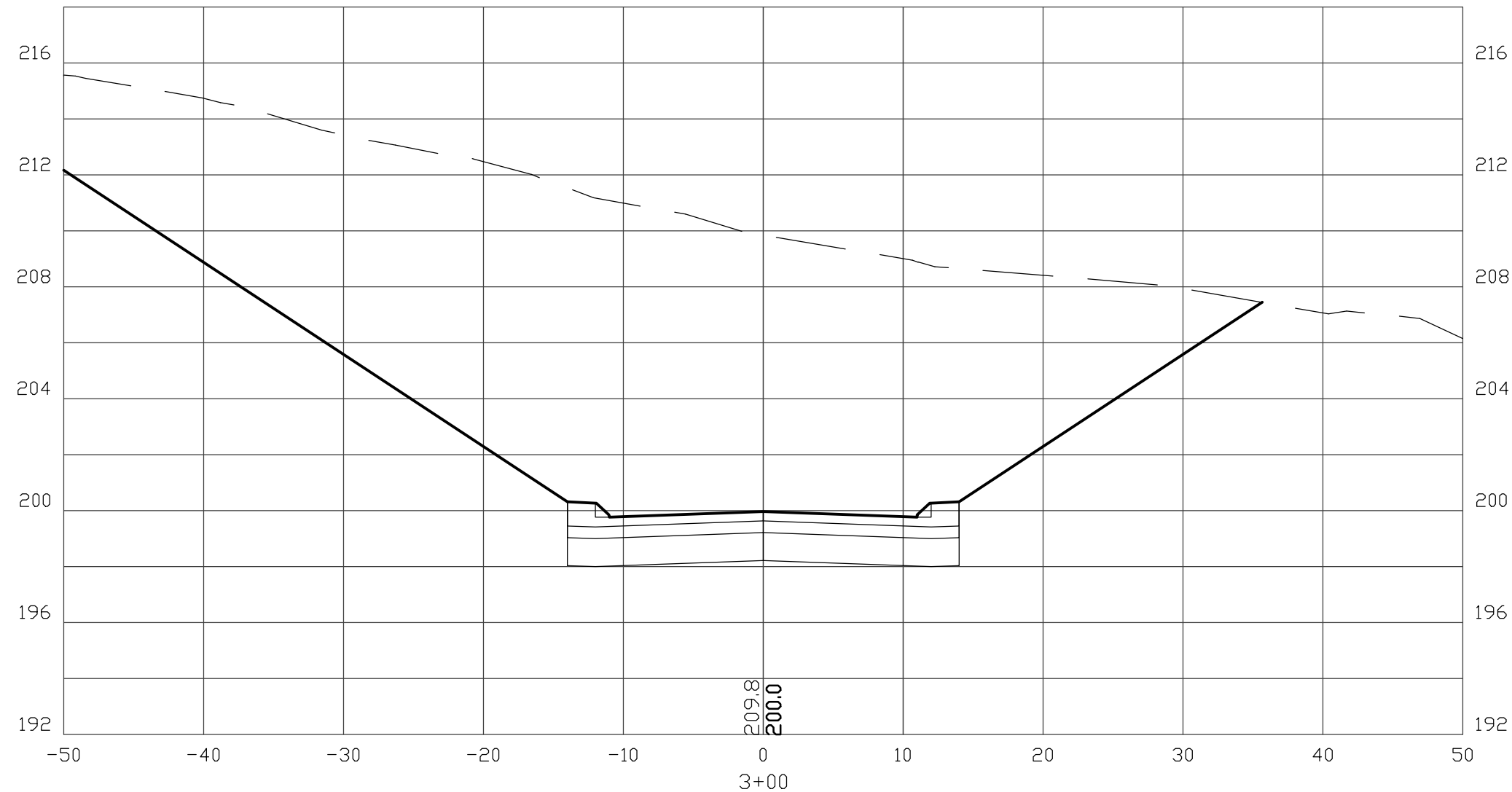
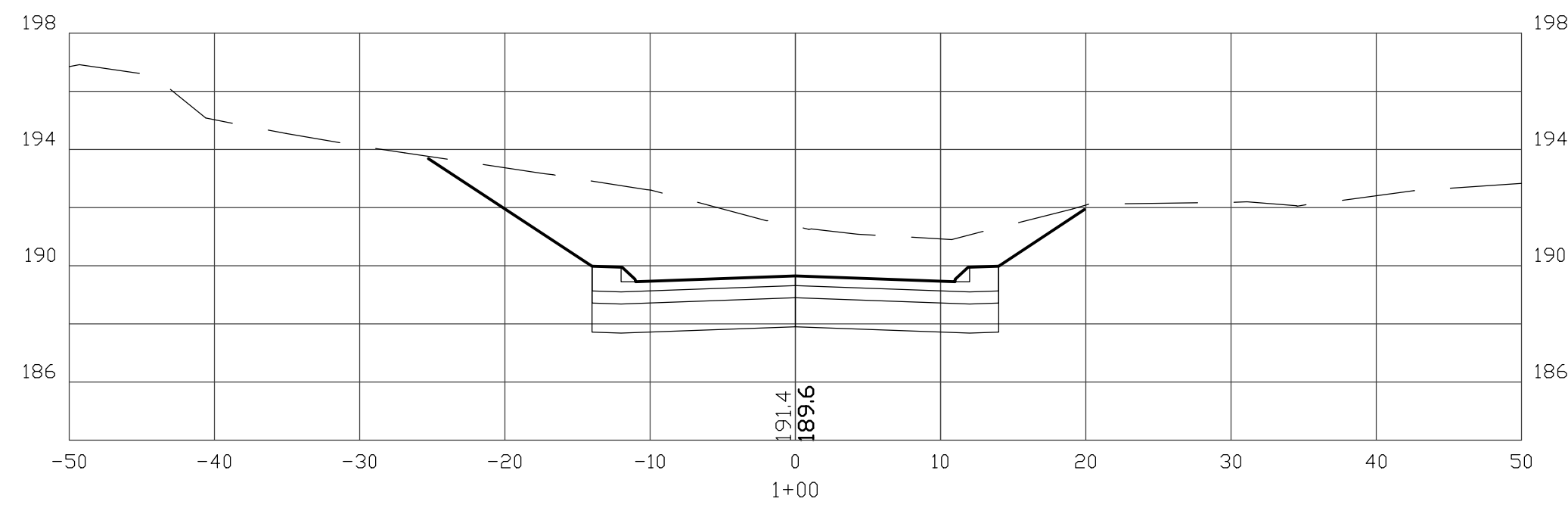
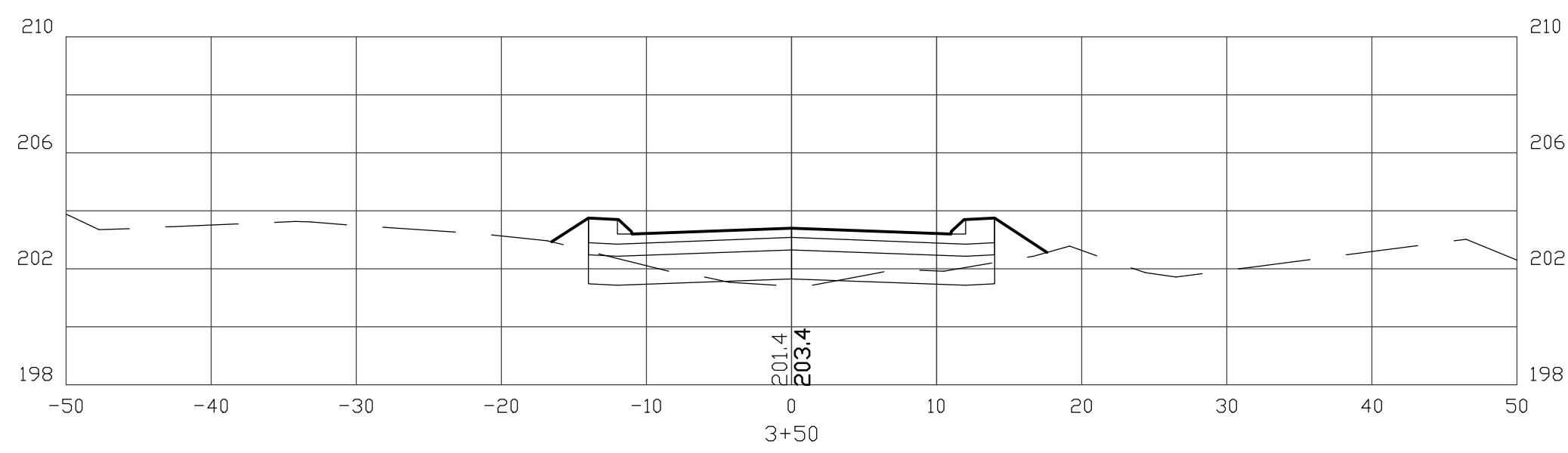
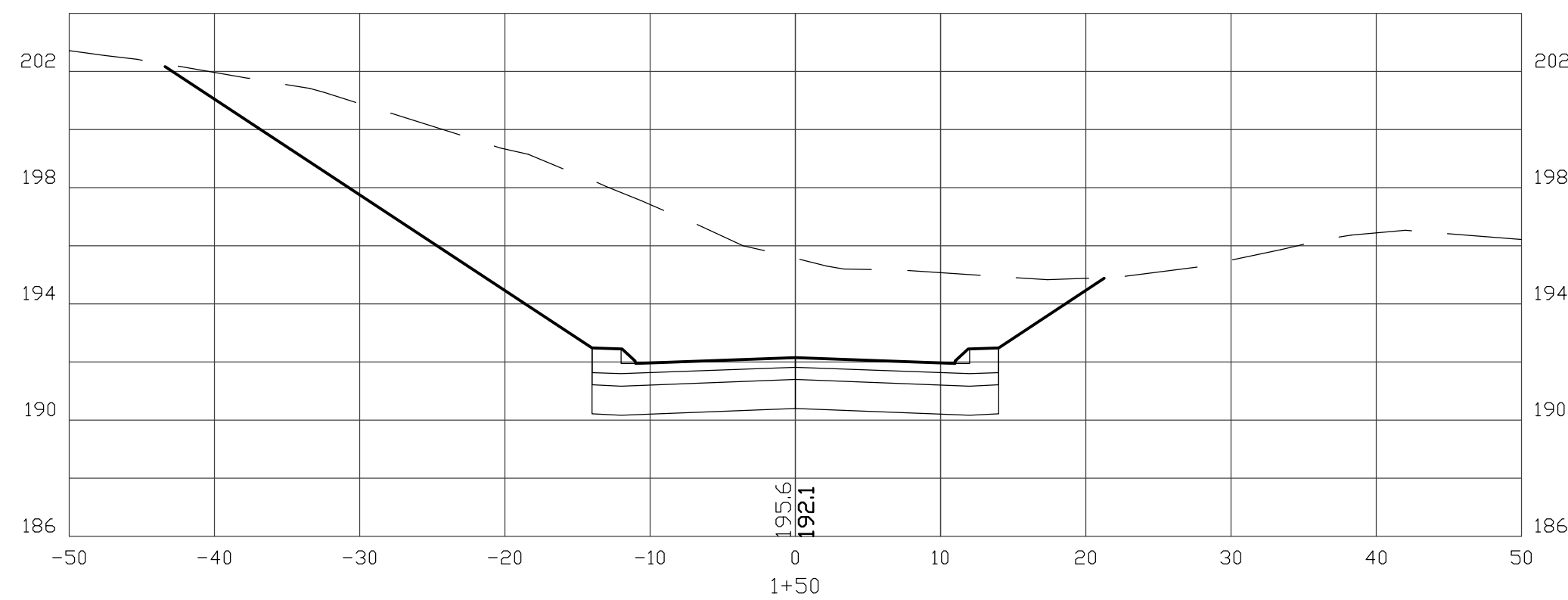
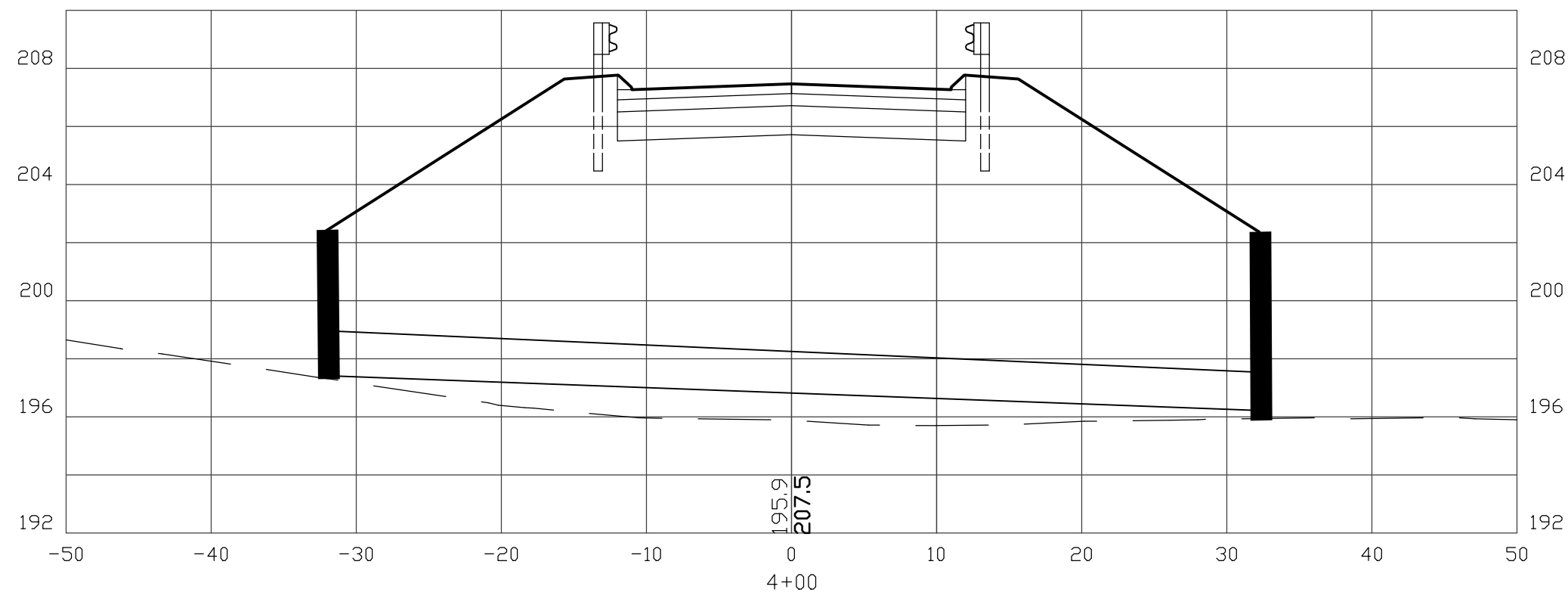
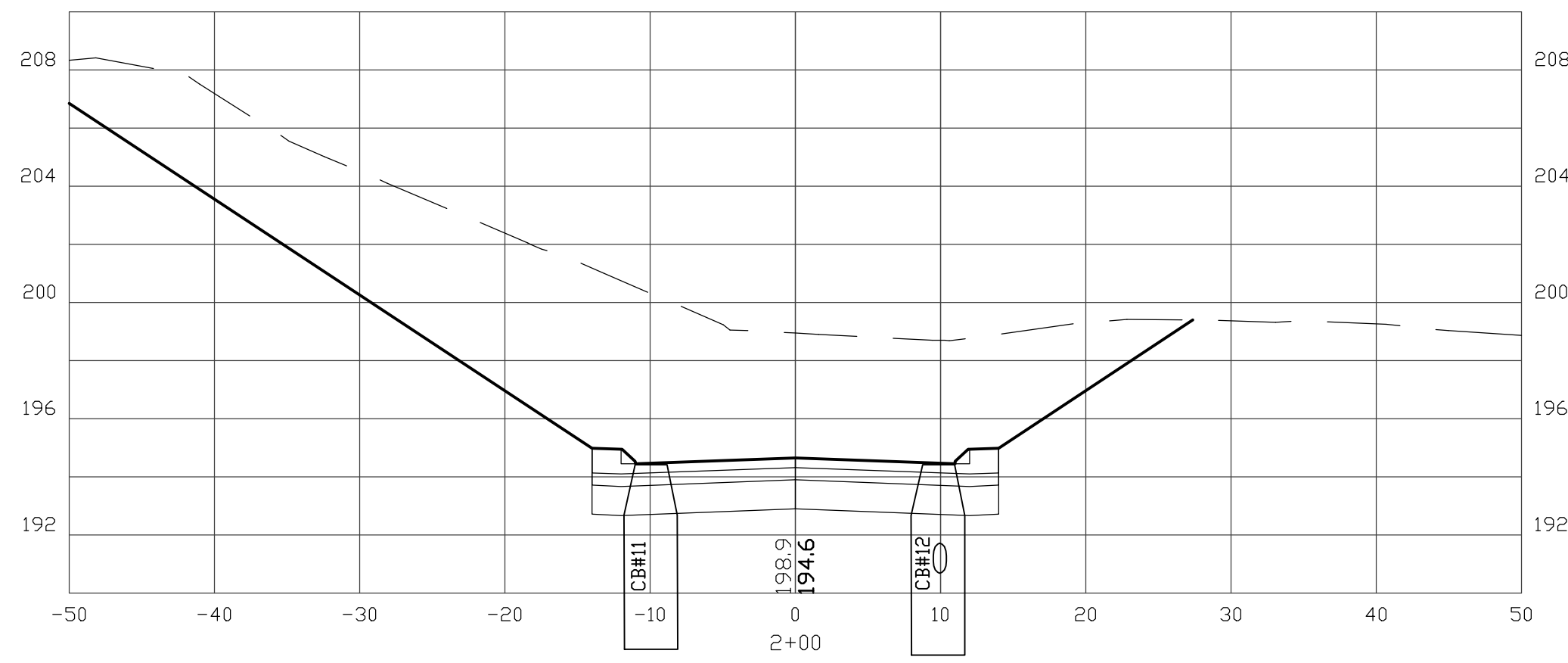
DATE:	DEC 2023	SCALE:	NONE
PROJ. NO:	NH-1490	SHEET NO.	26

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CROSS SECTION SCALES:
HORIZONTAL: 1"=10' VERTICAL: 1"=5'

REVISED PER REVIEW	4-4-24

ROAD CROSS SECTIONS X1

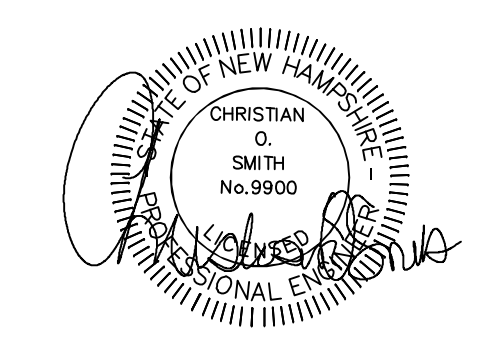
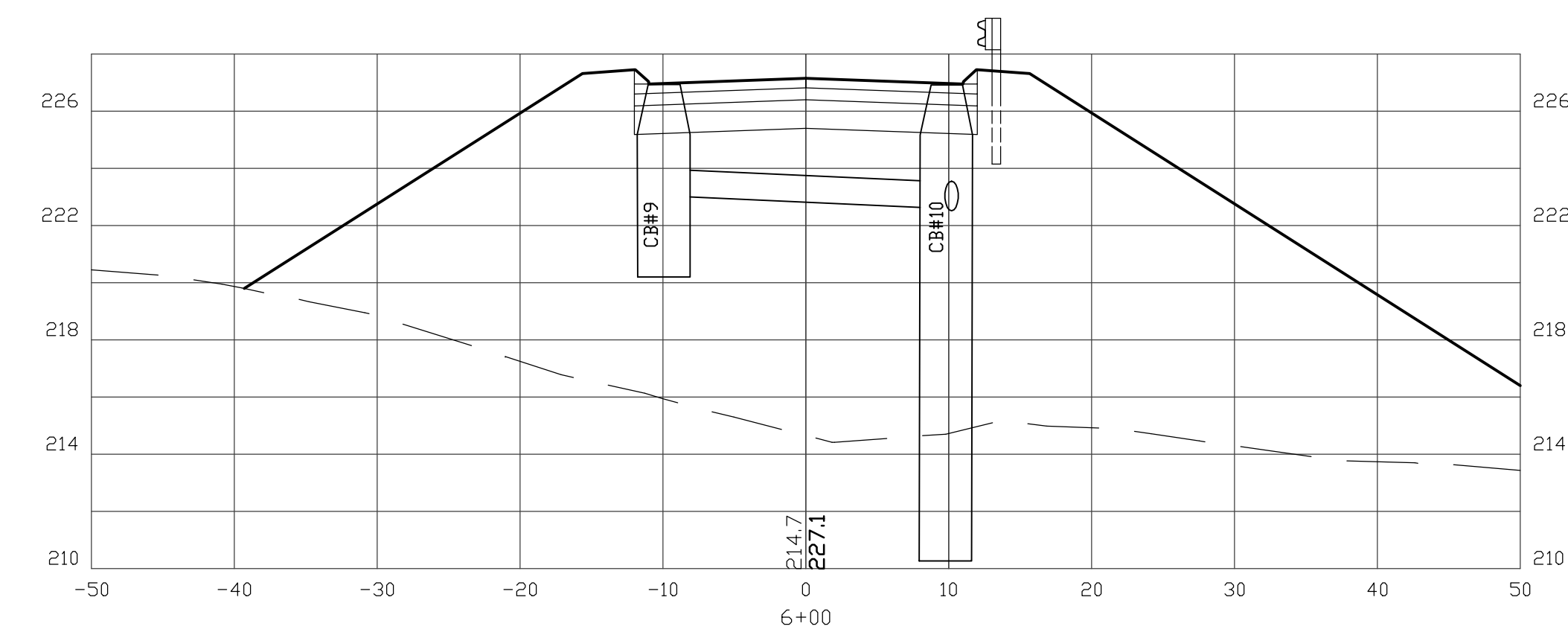
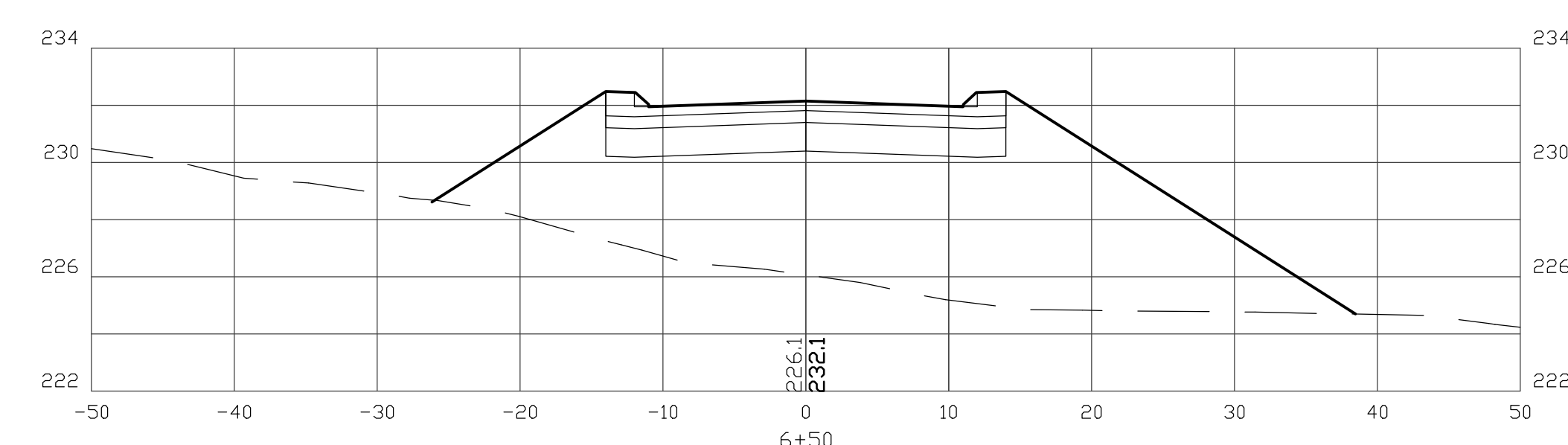
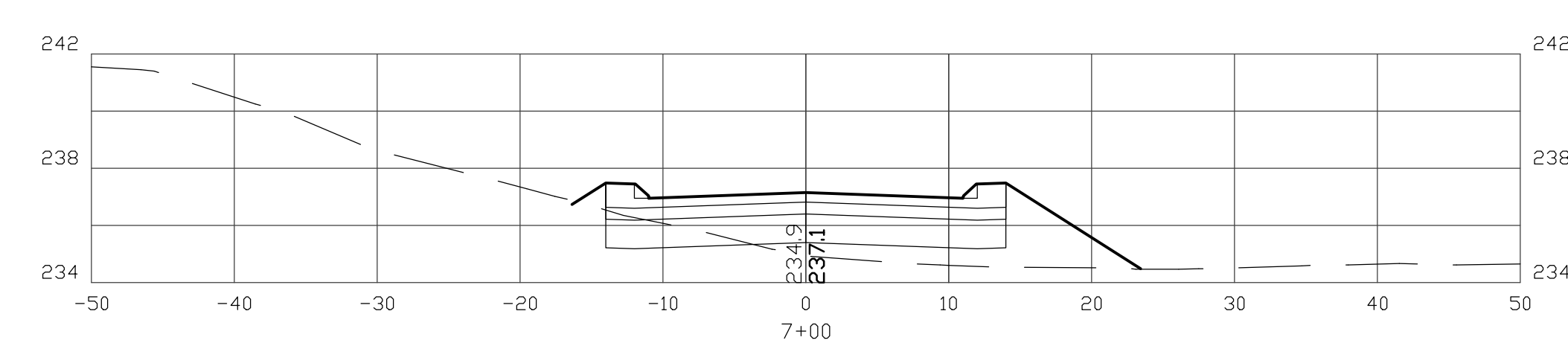
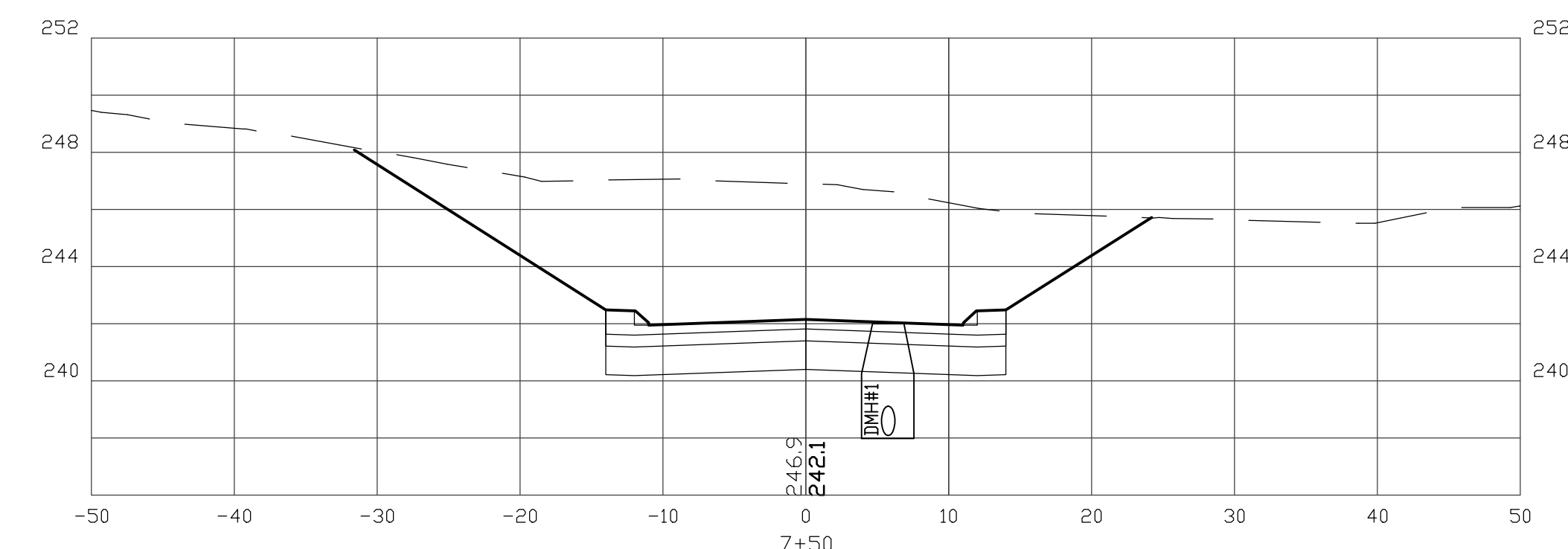
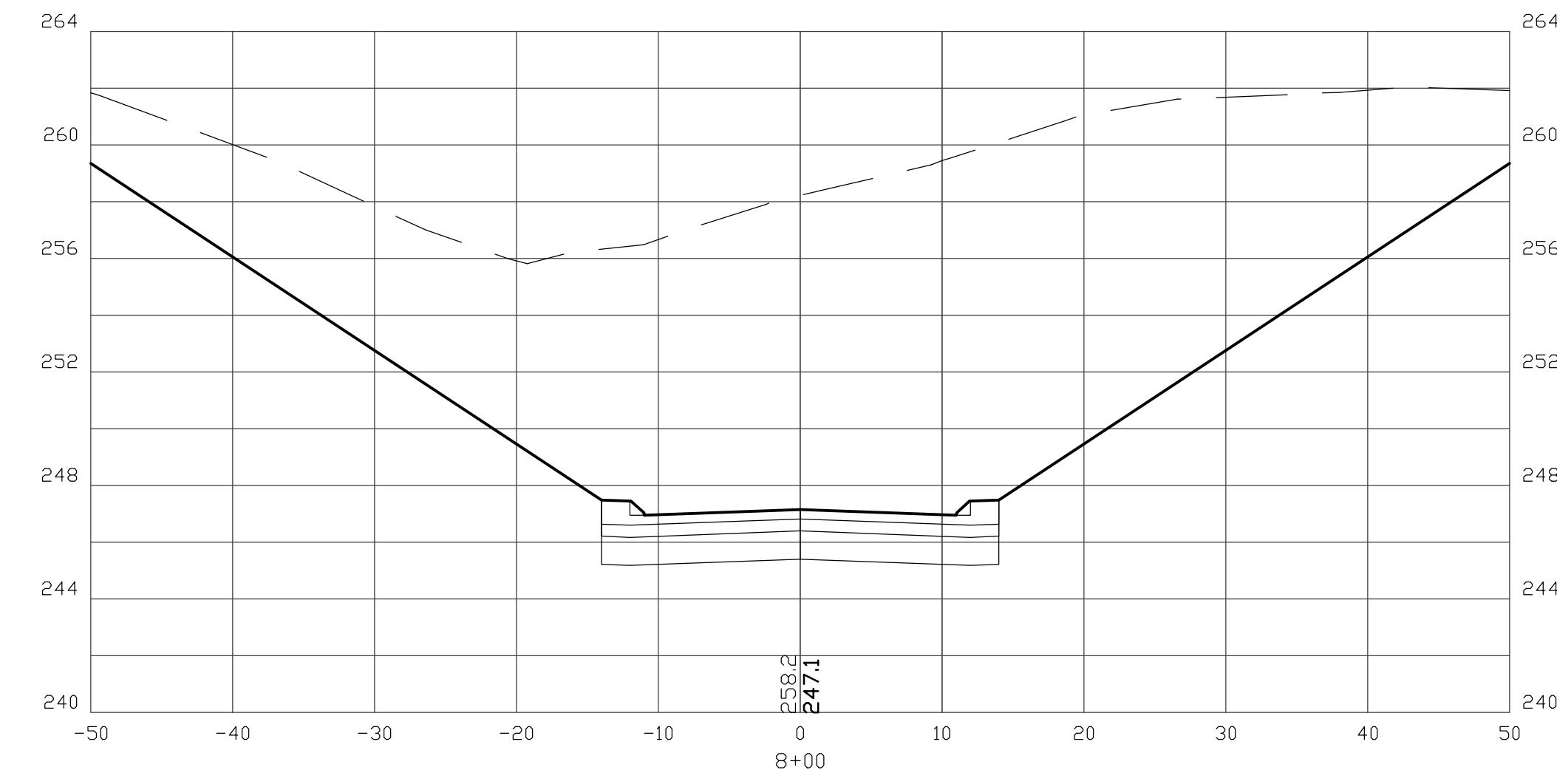
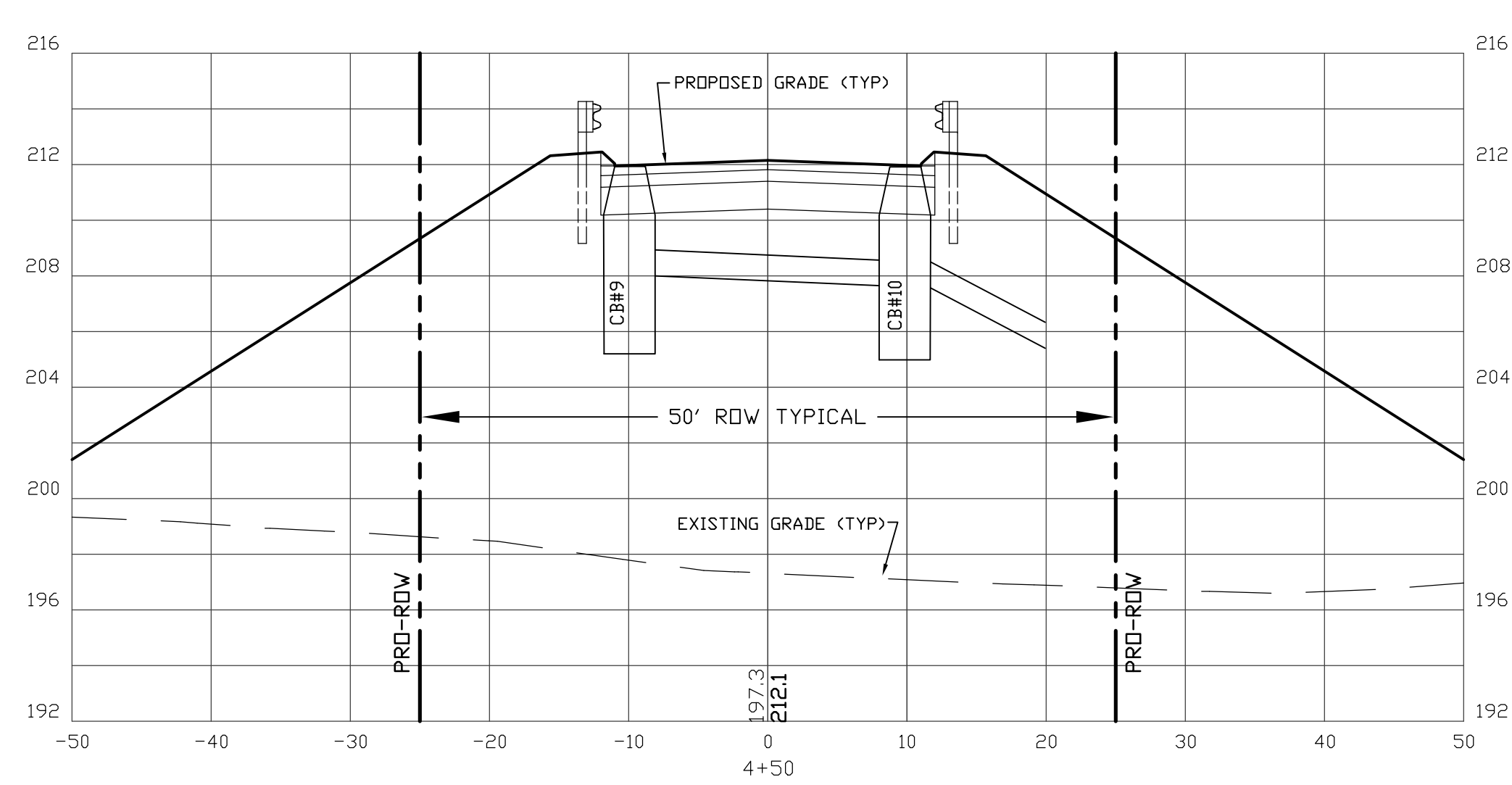
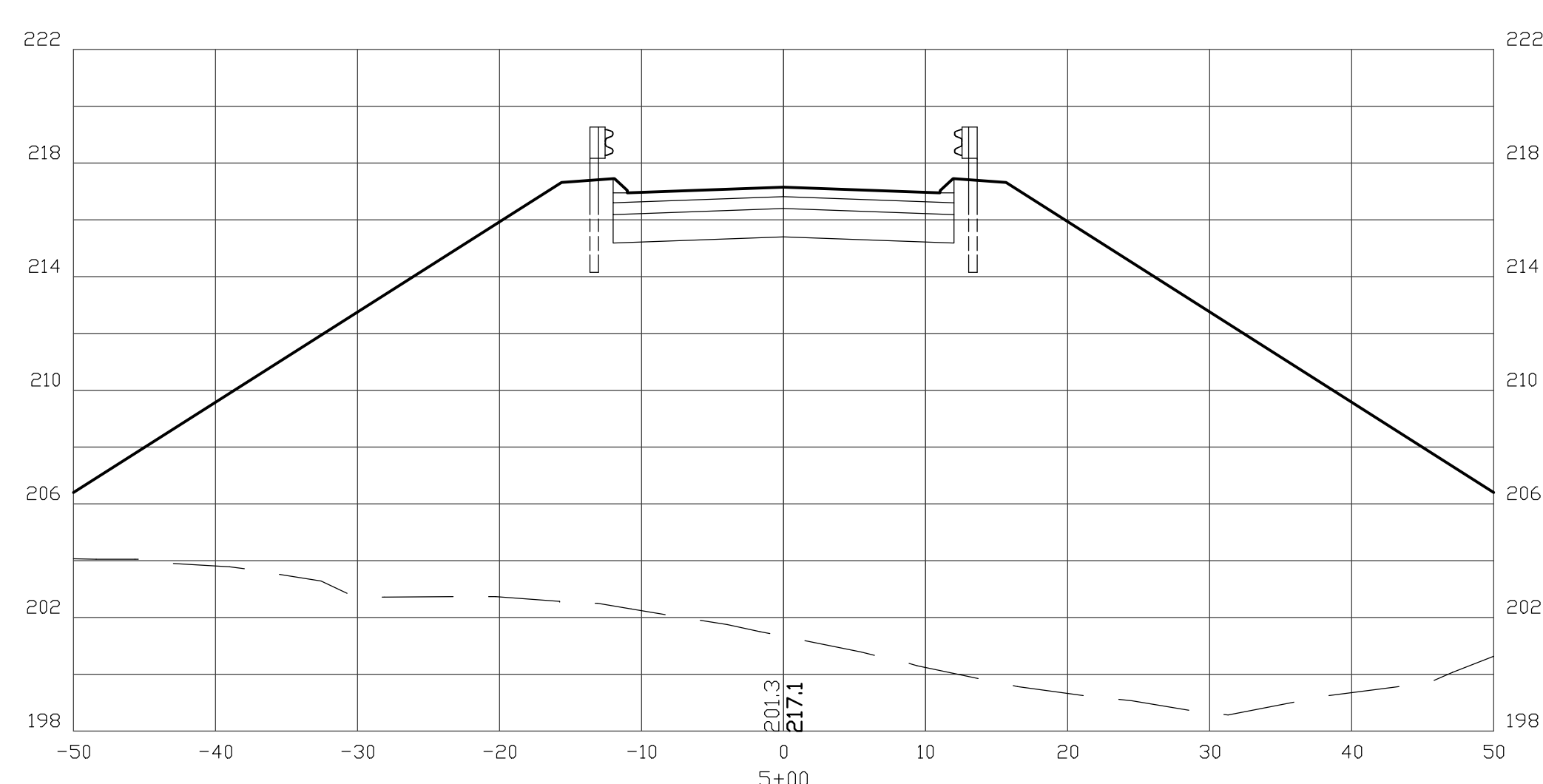
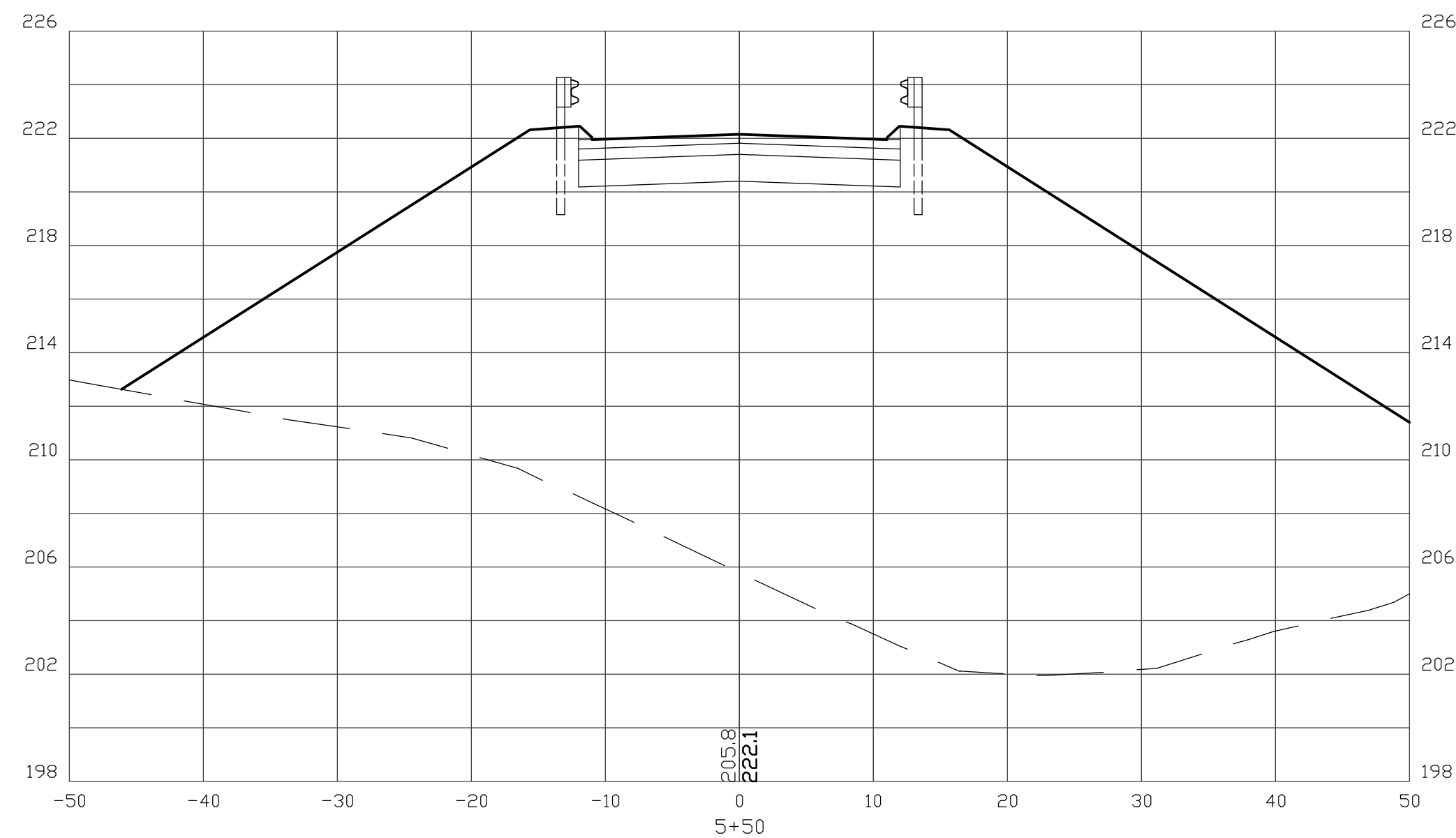
FOR:
RESIDENTIAL DEVELOPMENT
RAYMOND RD - ROUTE 156
NOTTINGHAM, NH

DATE:	MARCH 2024	SCALE	1"=10'
PROJ. NO.:	NH-1490	SHEET NO.	27

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CROSS SECTION SCALES:
 HORIZONTAL: 1"=10' VERTICAL: 1"=5'

REVISED PER REVIEW	4-4-24
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ROAD CROSS SECTIONS X2

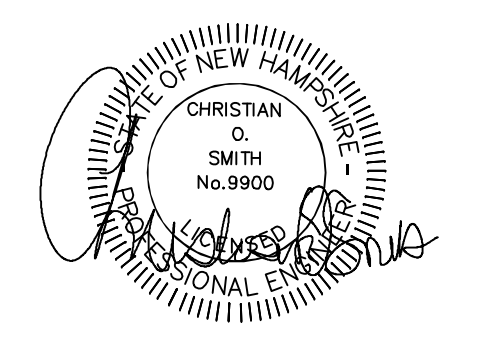
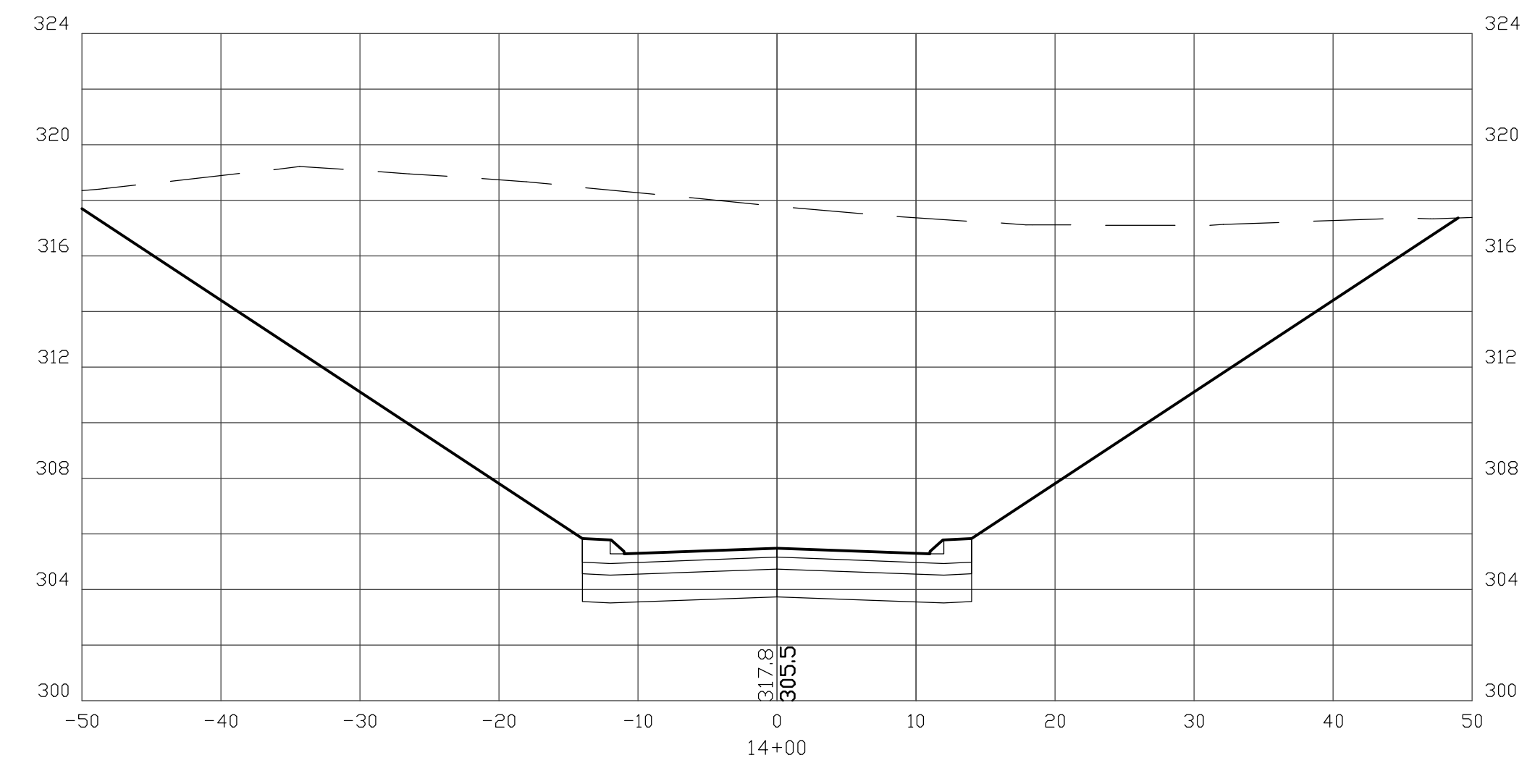
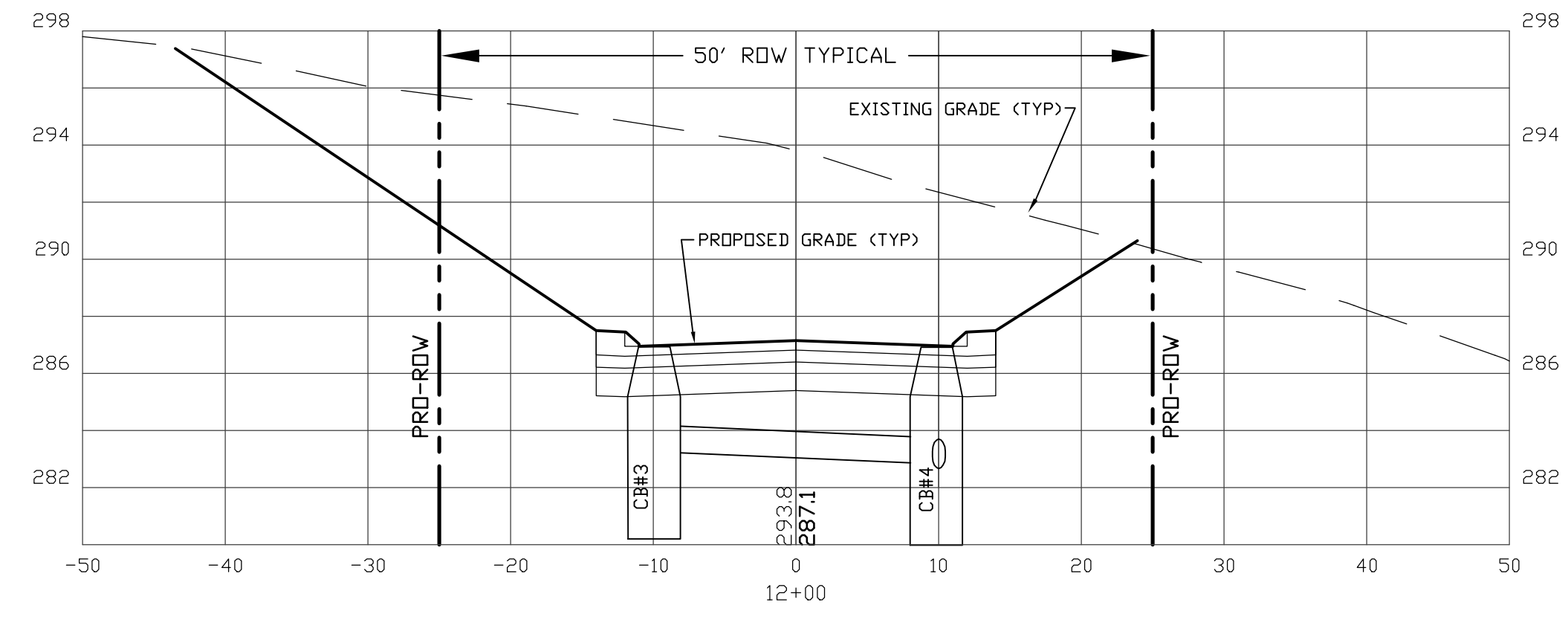
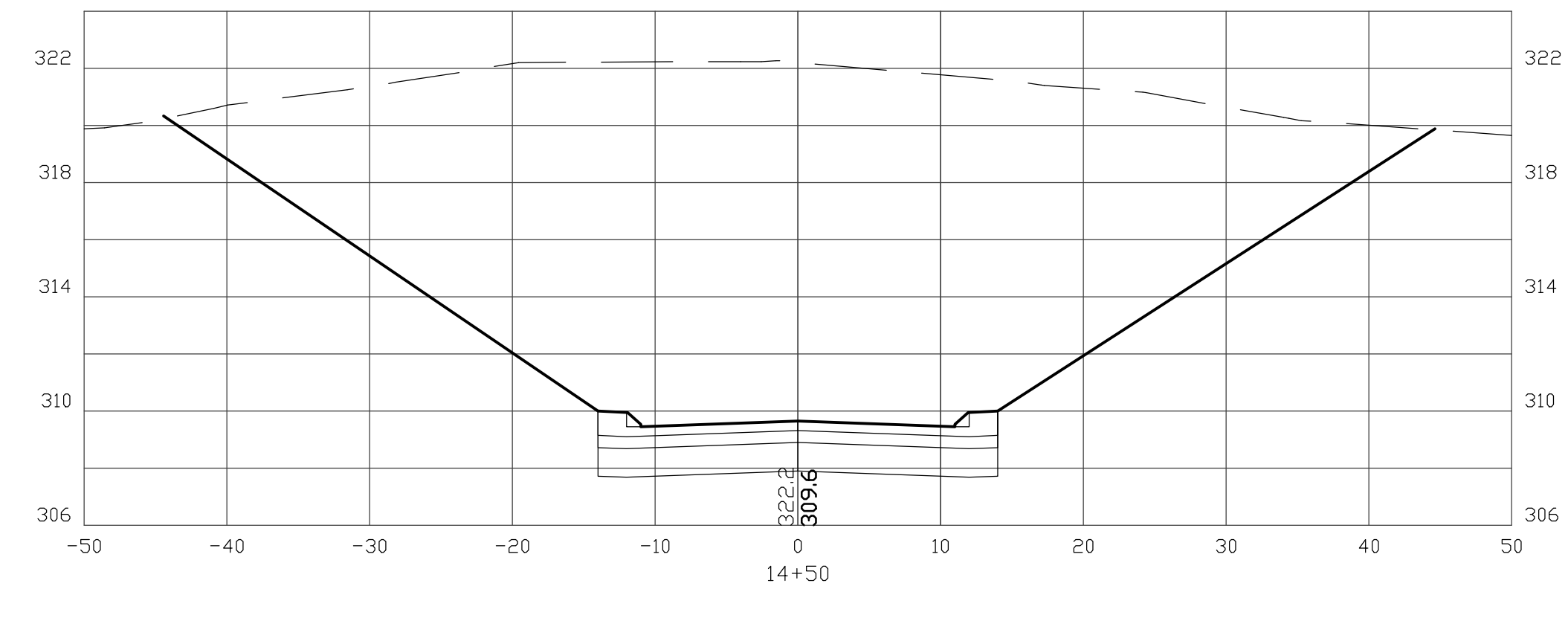
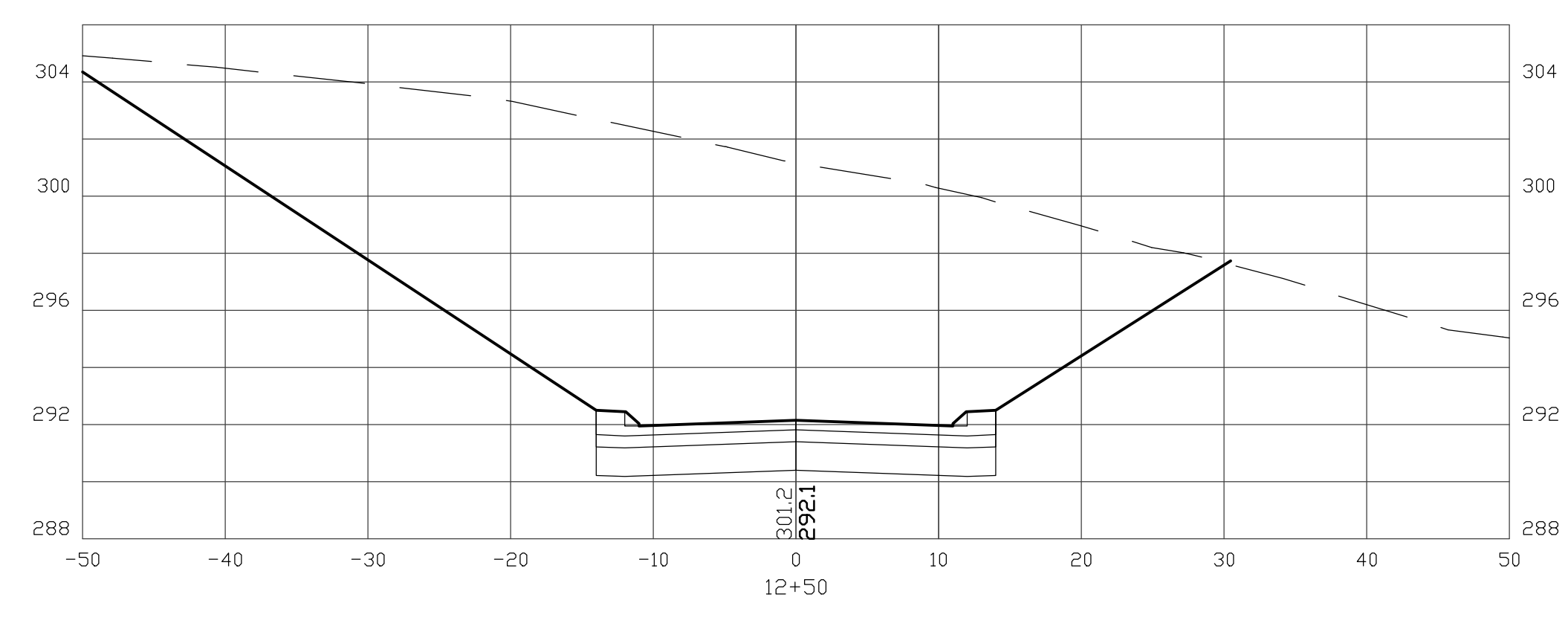
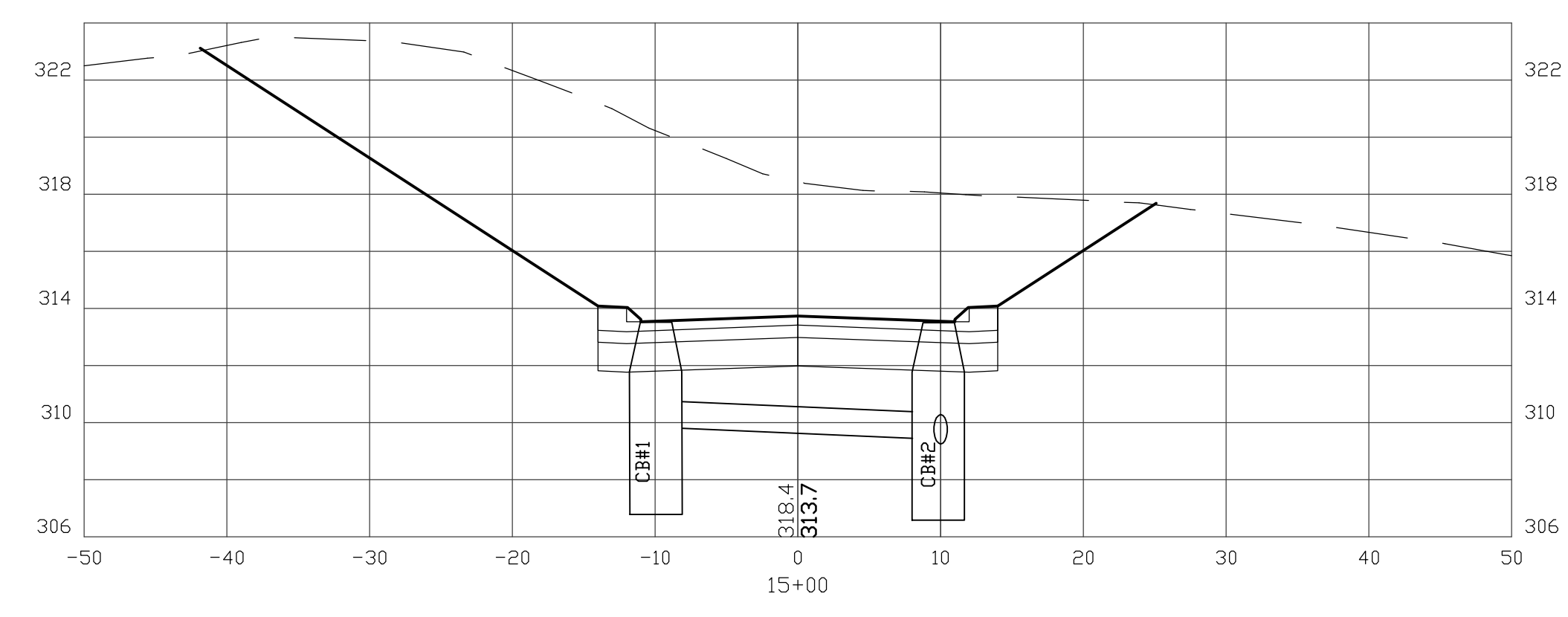
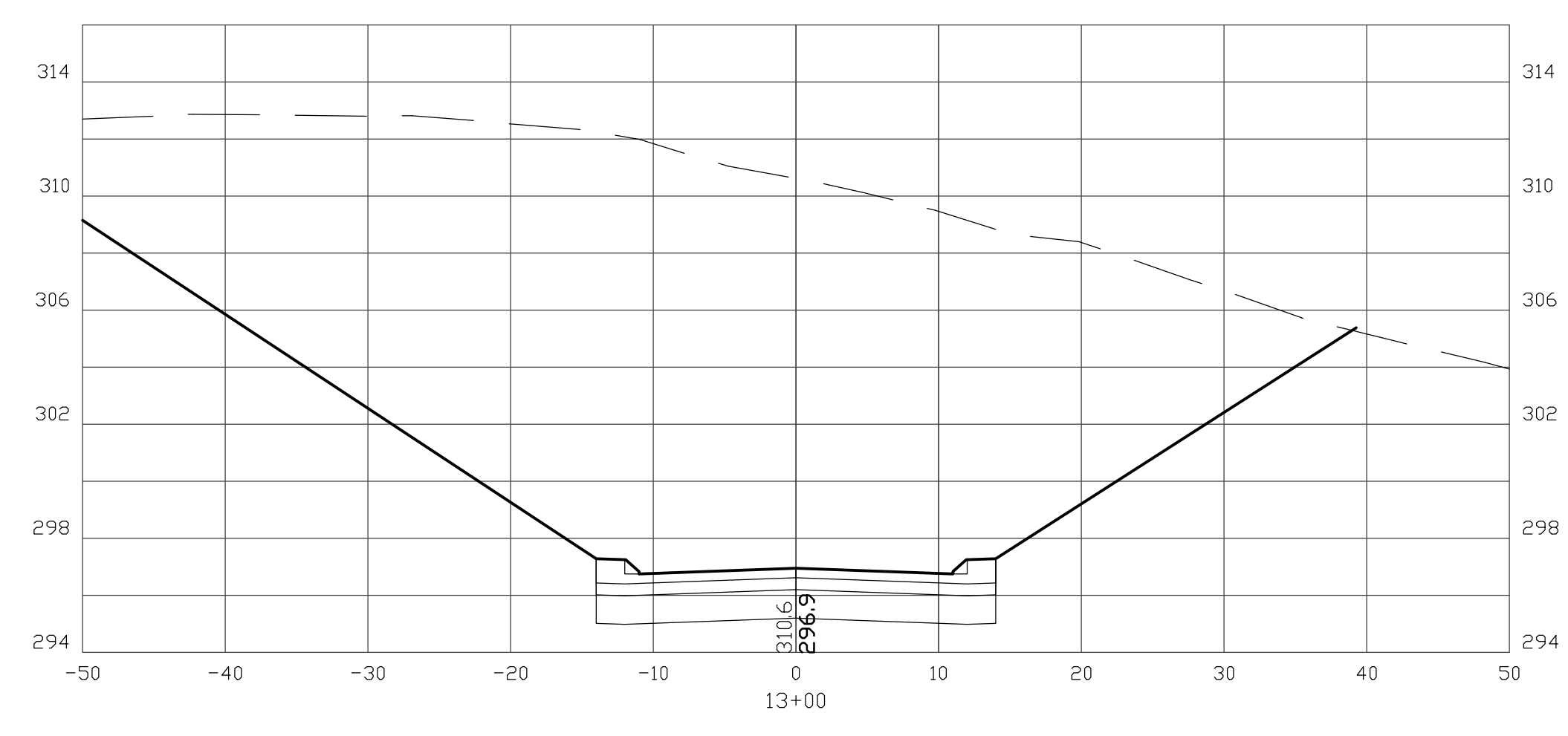
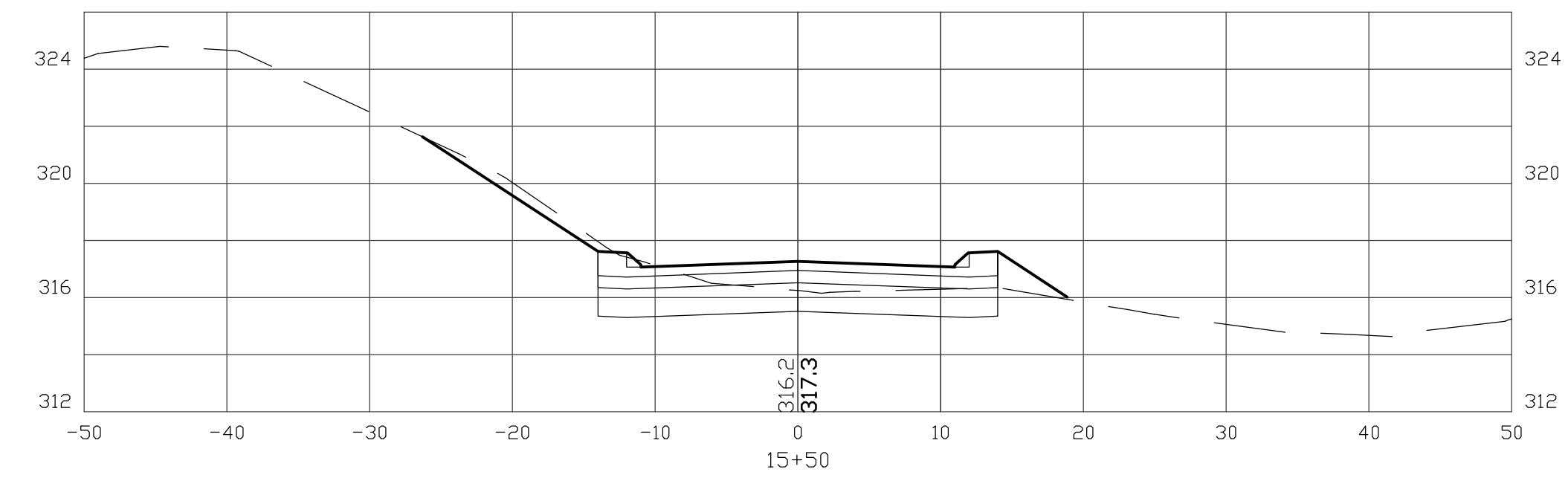
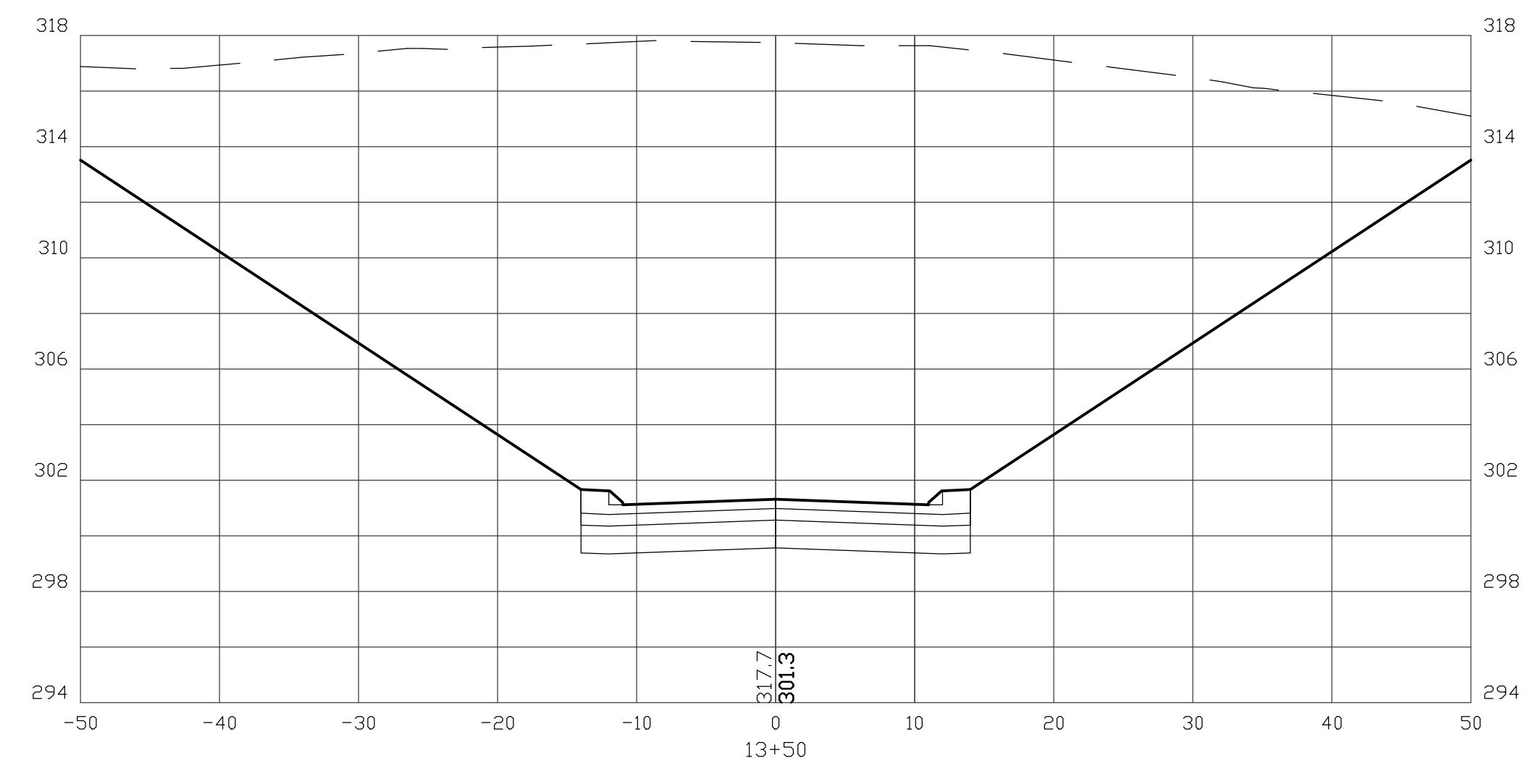
FOR:
 RESIDENTIAL DEVELOPMENT
 RAYMOND RD - ROUTE 156
 NOTTINGHAM, NH

DATE:	MARCH 2024	SCALE:	1"=10'
PROJ. NO.:	NH-1490	SHEET NO.:	28

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CROSS SECTION SCALES:
 HORIZONTAL: 1"=10' VERTICAL: 1"=5'

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ROAD CROSS SECTIONS X4

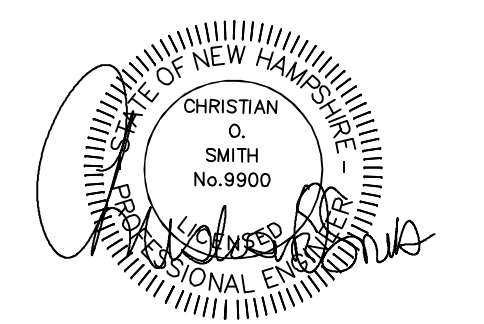
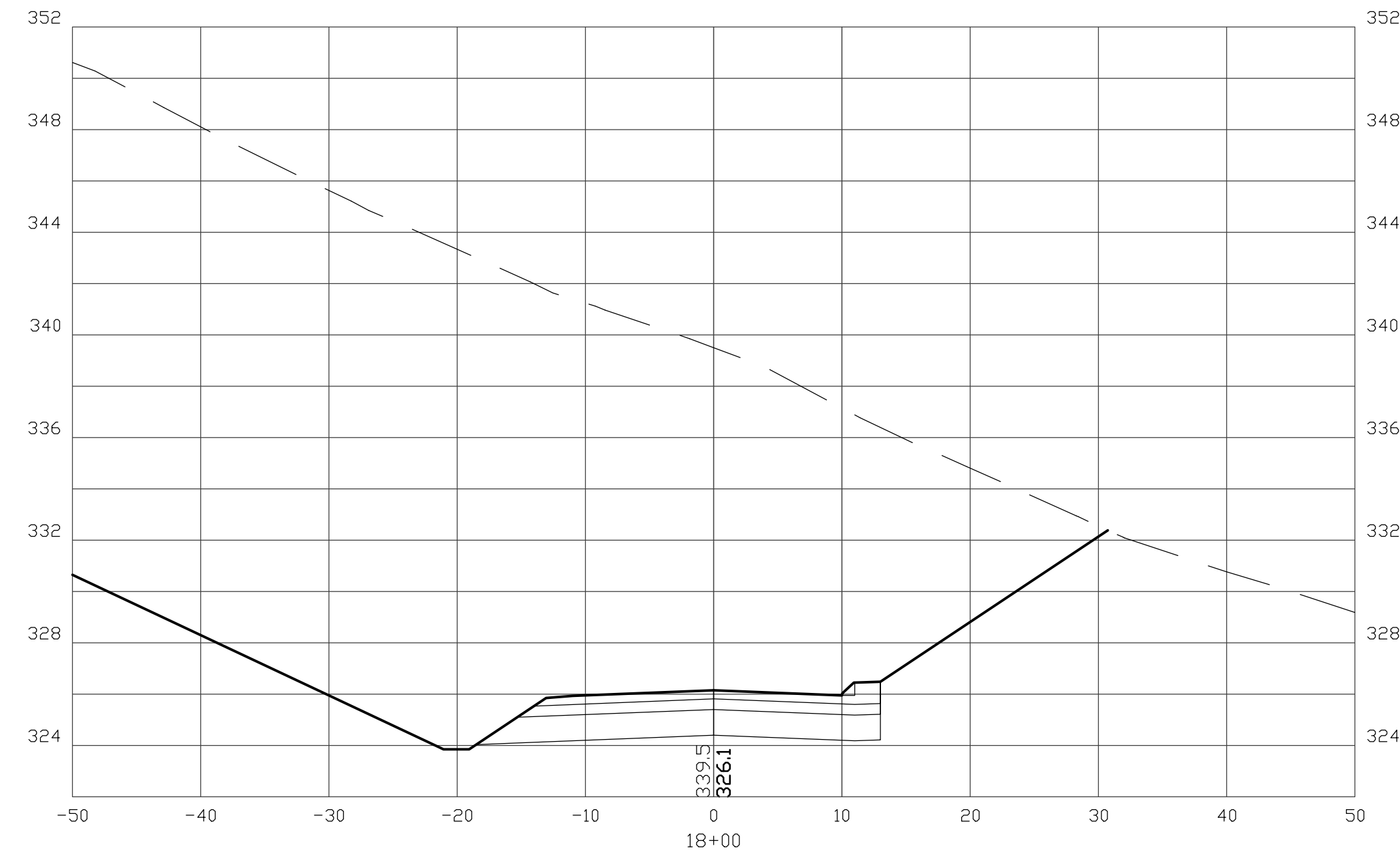
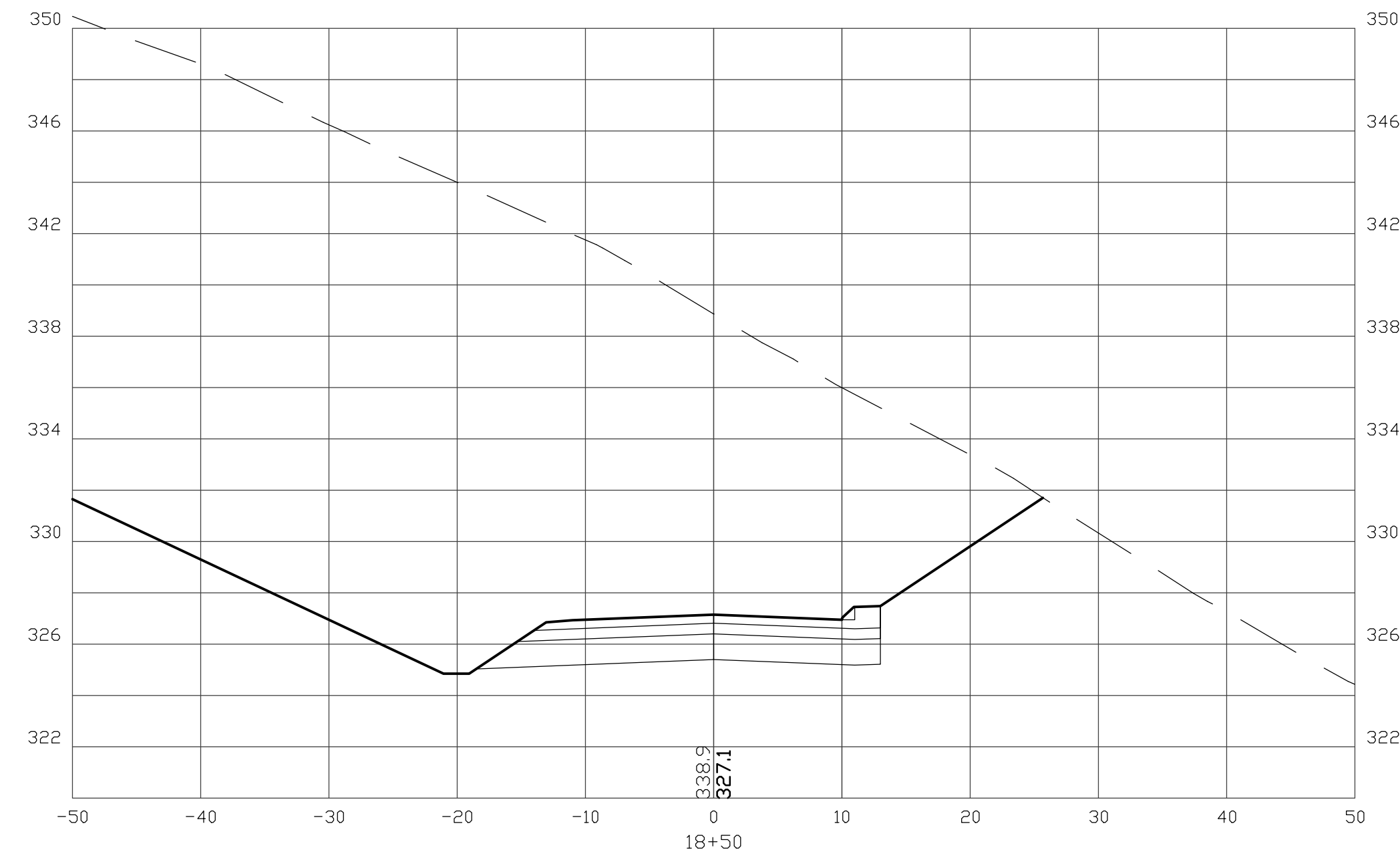
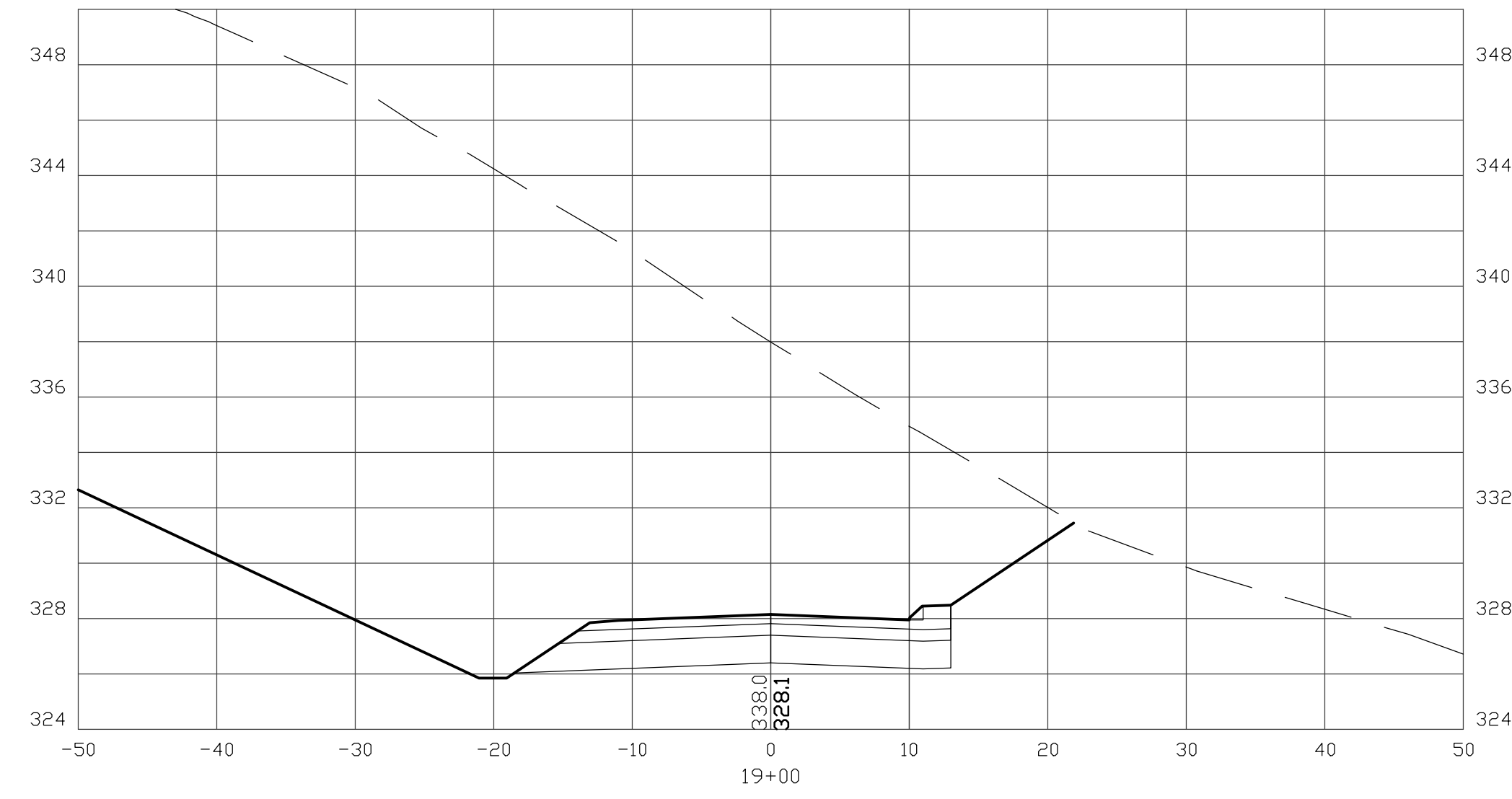
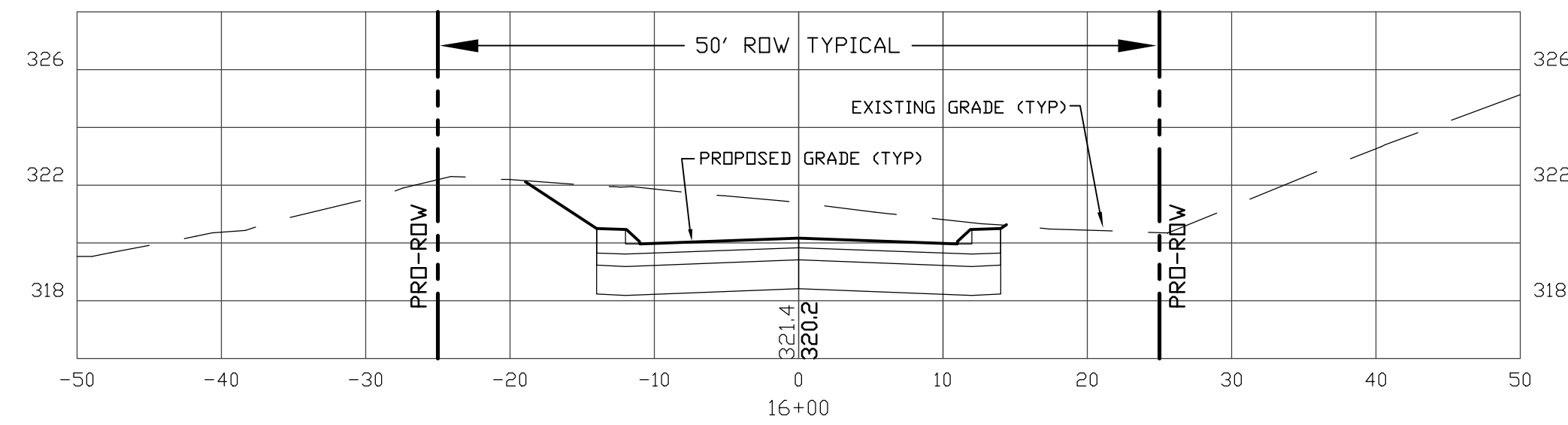
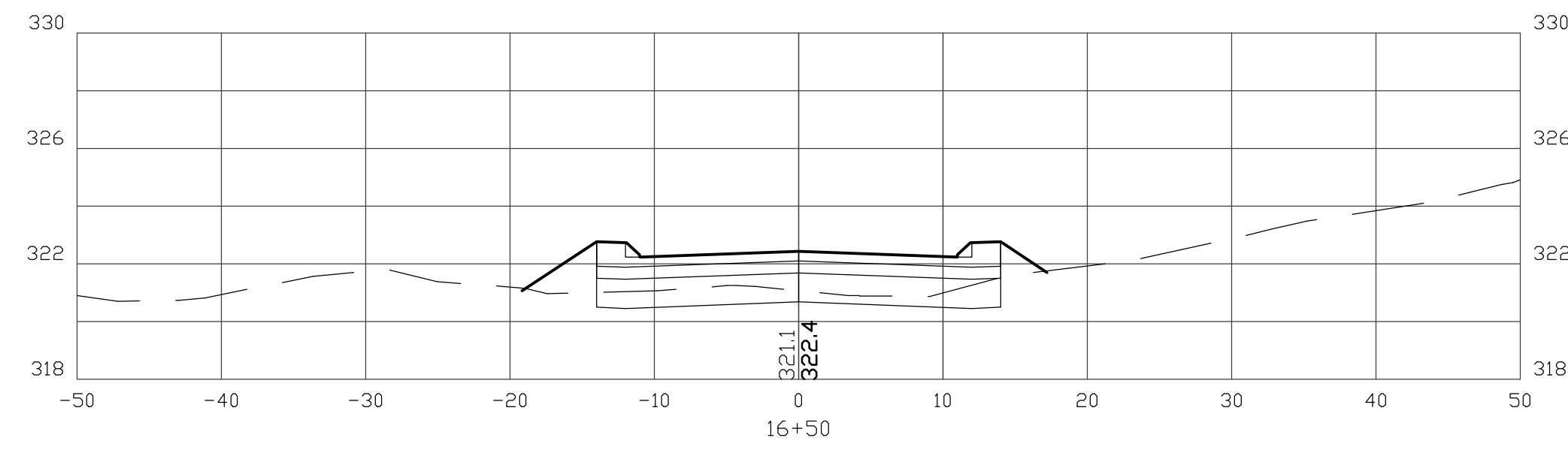
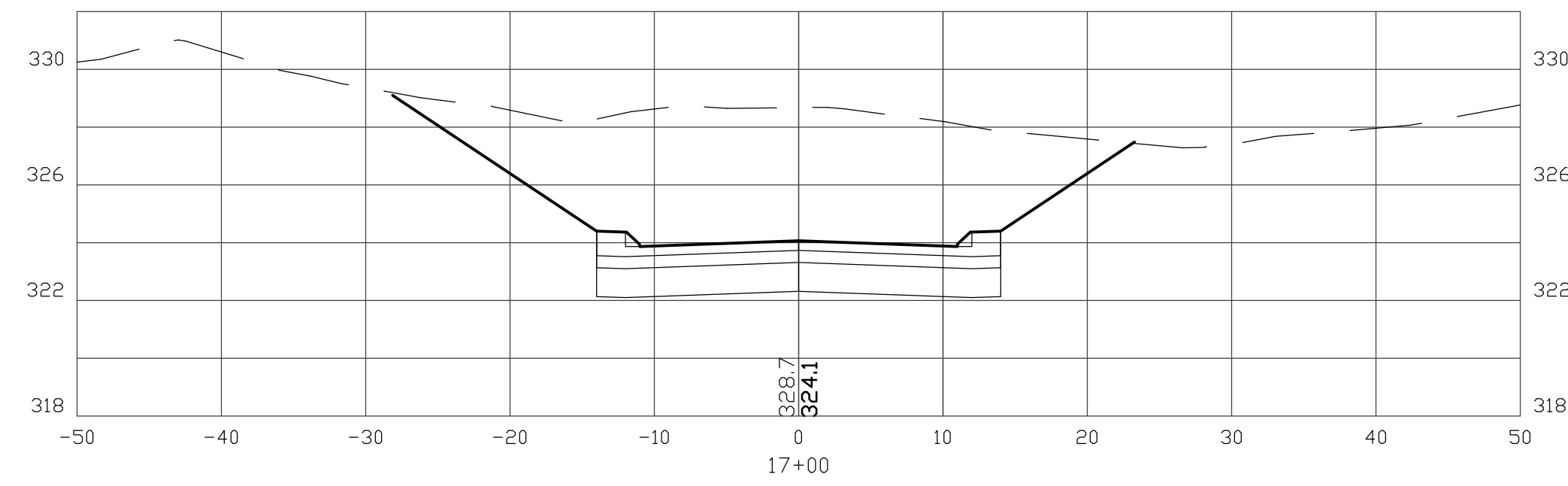
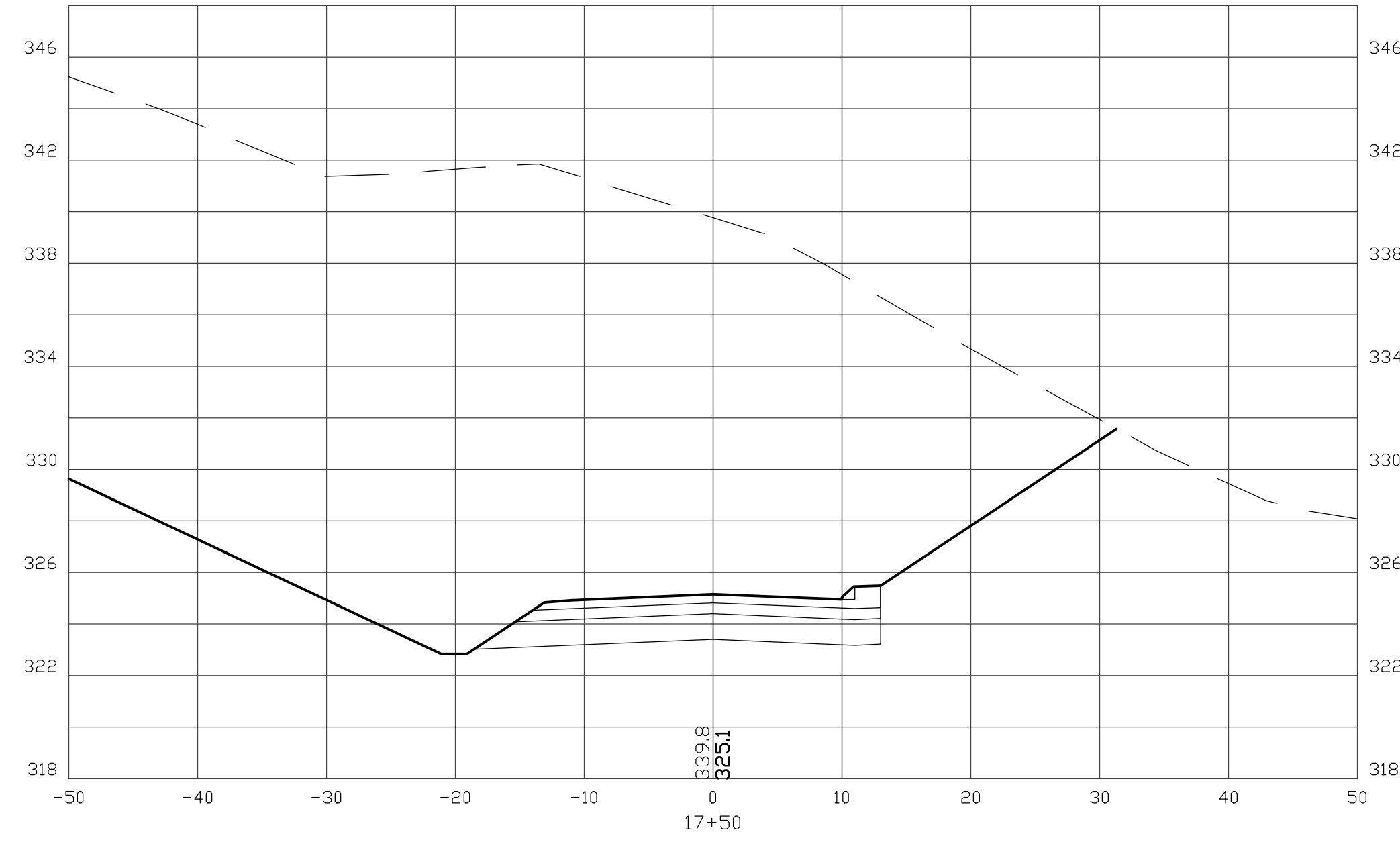
FOR:
 RESIDENTIAL DEVELOPMENT
 RAYMOND RD - ROUTE 156
 NOTTINGHAM, NH

DATE:	MARCH 2024	SCALE:	1"=10'
PROJ. NO.:	NH-1490	SHEET NO.:	30

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CROSS SECTION SCALES:
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ROAD CROSS SECTIONS X5

FOR:
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 NOTTINGHAM, NH

DATE:	MARCH 2024	SCALE	1" = 10'
PROJ. NO:	NH-1490	SHEET NO.	31

