



VW2-NH-0032A BARRINGTON 1

BUMFORD ROAD
BARRINGTON, NH 03825
SITE TYPE: RAWLAND MONOPOLE

FOR ZONING

varsity wireless
290 CONGRESS ST. 7TH FL
BOSTON, MA 02210

Hudson
Design Group LLC
1600 OSGOOD STREET
BUILDING 20 NORTH, SUITE 3090
N. ANDOVER, MA 01845
TEL: (978) 557-5553
FAX: (978) 336-5586

STATE OF NEW HAMPSHIRE
DEREK J. CREASER
NO. 13536
LICENSED ENGINEER
DATE

REVISIONS		
3	05/01/17	REVISED FOR PERMITTING
2	04/26/17	REVISED FOR PERMITTING
1	03/03/17	ISSUED FOR PERMITTING
A	01/27/17	ISSUED FOR REVIEW
REV. #	DATE	DESCRIPTION
PROJECT NO.	DESIGNED BY: AT	SCALE:
VW2-NH-0032A	DRAWN BY: SB	AS SHOWN
	CHECKED BY: DPH	

SITE NAME:
VW2-NH-0032A
BARRINGTON 1

SITE ADDRESS:
BUMFORD ROAD
BARRINGTON, NH 03825
OWNER OF RECORD:
STEVEN F. LENZI REV. TRUST &
PAMELA M. LENZI REV. TRUST

SHEET TITLE:
TITLE SHEET

SHEET NO.:
T-1

SHEET INDEX

SHEET	DESCRIPTION	REV.
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PROJECT INFORMATION:

PROPERTY OWNER: STEVEN F. LENZI REV. TRUST & PAMELA M. LENZI REV. TRUST
304 YOUNG ROAD
BARRINGTON, NH 03825

APPLICANT: VARSITY WIRELESS INVESTORS, LLC
290 CONGRESS STREET, 7TH FLOOR
BOSTON, MA 02210

SITE ADDRESS: BUMFORD ROAD
BARRINGTON, NH 03825

COUNTY: STRAFFORD COUNTY

LATITUDE: N 43° 11' 42.69"

LONGITUDE: W 70° 59' 27.64"

ZONING CLASSIFICATION: GENERAL RESIDENTIAL & STRATIFIED
DRIFT AQUIFER OVERLAY

ZONING JURISDICTION: TOWN OF BARRINGTON

PARCEL ID: 251-64

PARCEL AREA: 95± ACRES

EXISTING SITE USE: COMMERCIAL/RESIDENTIAL

ARCHITECT / ENGINEER: HUDSON DESIGN GROUP LLC
1600 OSGOOD STREET
BUILDING 20 NORTH, SUITE 3090
N. ANDOVER, MA 01845

VICINITY MAP

NOT TO SCALE



DRIVING DIRECTIONS

DIRECTIONS TO SITE FROM 290 CONGRESS STREET BOSTON, MA:

DEPART CONGRESS ST TOWARD ATLANTIC AVE. 495 FT. TURN RIGHT ONTO ATLANTIC AVE. 0.1 MI. TAKE RAMP FOR I-93 NORTH TOWARD CONCORD NH. 1.5 MI. AT EXIT 27, TAKE RAMP LEFT FOR US-1 NORTH TOWARD REVERE / TOBIN BR. 14.5 MI. TAKE RAMP RIGHT FOR I-95 N. ENTERING NEW HAMPSHIRE. TOLL ROAD 38.3 MI. AT EXIT 4, TAKE RAMP LEFT FOR RT-16 TOWARD NH LAKES / WHITE MTS. 1.8 MI. ROAD NAME CHANGES TO US-4 W / RT-16 N / SPAULDING TPKE. 4.2 MI. AT EXIT 6W, TAKE RAMP RIGHT FOR US-4 WEST TOWARD DURHAM / CONCORD. 9.9 MI. AT ROUNDABOUT, TAKE 1ST EXIT ONTO RT-125 N / CALEF RD. 3.2 MI. TURN RIGHT ONTO BUMFORD RD. ARRIVE AT SITE AT END OF THE ROAD.

PROJECT DESCRIPTION

- THIS IS AN UNMANNED AND RESTRICTED ACCESS EQUIPMENT SITE AND WILL BE USED FOR THE TRANSMISSION OF RADIO SIGNALS FOR THE PURPOSE OF PROVIDING PUBLIC CELLULAR SERVICE.
- THIS FACILITY WILL CONSUME NO UNRECOVERABLE ENERGY.
- NO POTABLE WATER SUPPLY IS TO BE PROVIDED AT THIS LOCATION.
- NO WASTE WATER WILL BE GENERATED AT THIS LOCATION.
- NO SOLID WASTE WILL BE GENERATED AT THIS LOCATION.
- MAINTENANCE CREW (TYPICALLY ONE PERSON) WILL MAKE AN AVERAGE OF ONE TRIP PER MONTH AT ONE HOUR PER VISIT.

DO NOT SCALE DRAWINGS

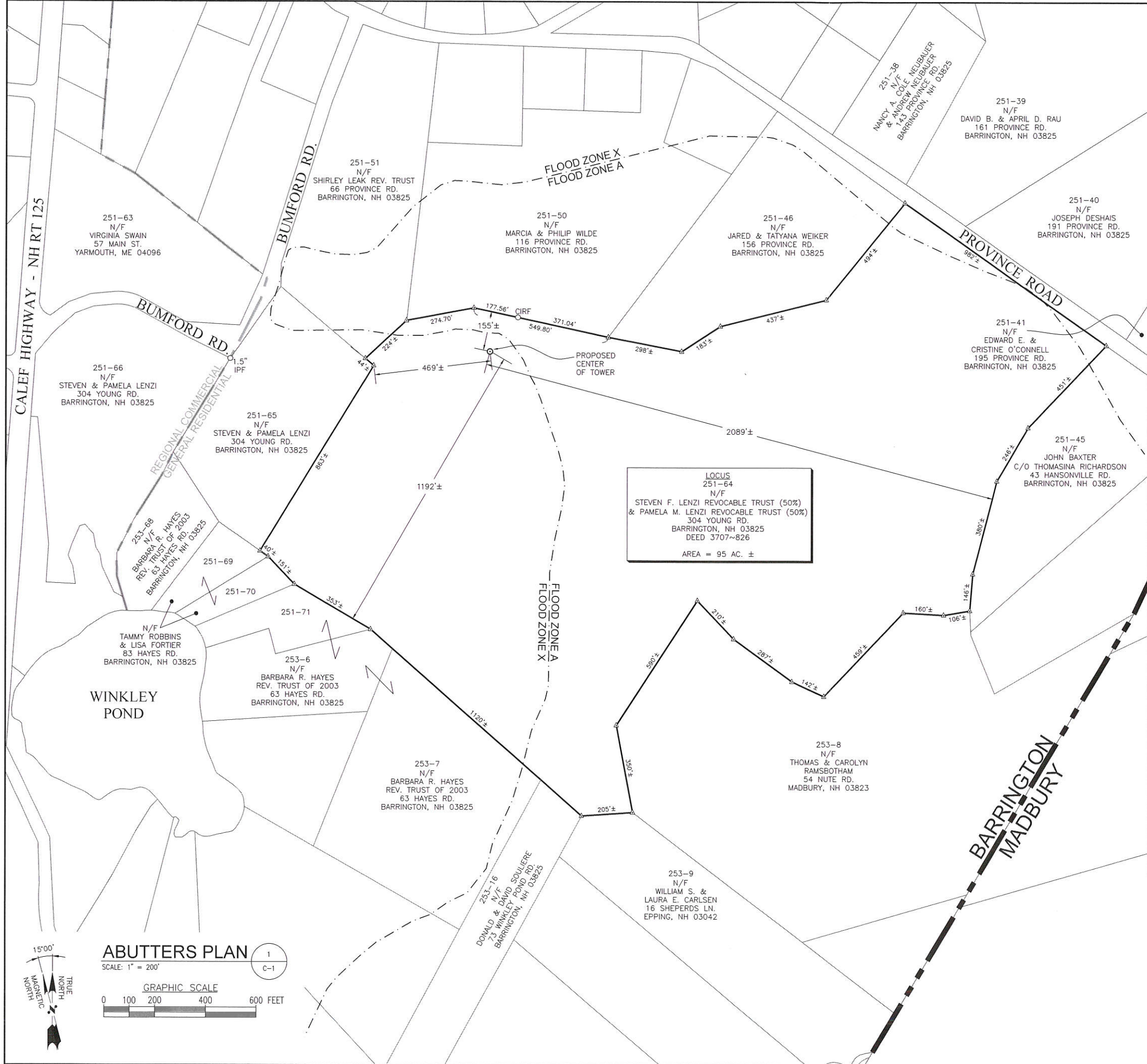
CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE PROJECT OWNER'S REPRESENTATIVE IN WRITING OF DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.

LAND USE OFFICE

MAY 16 2017

RECEIVED

PLANNING BOARD APPROVAL BLOCK



LEGEND

- PROPERTY LINE-SUBJECT PARCEL
- PROPERTY LINE-ABUTTERS
- ZONING DISTRICT BOUNDARY LINE
- EXISTING BUILDING
- ASSESSORS MAP-BLOCK-LOT NO.

ZONING INFORMATION

JURISDICTION: TOWN OF BARRINGTON		
ZONING DISTRICT : GENERAL RESIDENTIAL		
DIMENSION REQUIREMENTS FOR COMMUNICATION TOWERS AND ACCESSORY FACILITIES IN GEN. RESIDENTIAL DISTRICT	REQUIRED	PROPOSED
TOWER SETBACK TO PROPERTY LINE (50% OF 150' TOWER HEIGHT)	75'	155'
EQUIPMENT SETBACK TO WETLAND	75'	75'
(ALL MEASUREMENTS ARE IN FEET ± UNLESS OTHERWISE NOTED)		

SITE NOTES

1. FIELD SURVEY DATE: 10-29-2016
2. HORIZONTAL DATUM: NORTH AMERICAN DATUM OF 1983 (NAD83 2011)
3. VERTICAL DATUM: NORTH AMERICAN VERTICAL DATUM (NAV88)
3. ZONING: GENERAL RESIDENTIAL
4. OWNER: STEVEN F. LENZI REV. TRUST & PAMELA M. LENZI REV. TRUST 304 YOUNG ROAD BARRINGTON, NH 03825
5. SITE NAME: BARRINGTON 1
6. SITE NUMBER: VW2-NH-0032A
7. SITE ADDRESS: BUMFORD ROAD BARRINGTON, NH 03825
8. APPLICANT: VARSITY WIRELESS 290 CONGRESS ST. 7TH FLOOR BOSTON, MA 02210
9. AREA: 95 ACRES ±
10. TAX ID: 251-64
11. THE HORIZONTAL DATUM AND VERTICAL DATUM WERE DERIVED FROM A POST-PROCESSED STATIC DUAL FREQUENCY GPS SURVEY.
12. ALL UNDERGROUND UTILITY INFORMATION PRESENTED HEREON WAS DETERMINED FROM SURFACE EVIDENCE AND PLANS OF RECORD. ALL UNDERGROUND UTILITIES SHOULD BE LOCATED IN THE FIELD PRIOR TO COMMENCEMENT OF ALL SITE WORK. CALL DIGSAFE 1-800-322-4844 A MINIMUM OF 72 HOURS PRIOR TO PLANNED ACTIVITY.
15. ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS, THE MAJOR IMPROVEMENTS ON THIS PROPERTY ARE LOCATED IN AN AREA DESIGNATED AS ZONE X (NO SHADING), AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN. COMMUNITY PANEL NO. 33017C0305E EFFECTIVE DATE: SEPTEMBER 30, 2015
16. FIELD SURVEY BY EDM TOTAL STATION.
17. THIS IS NOT A BOUNDARY SURVEY.
18. ALL PROPERTY LINES ARE BASED UPON DEEDS, PLANS OF RECORD, ASSESSOR'S MAPS & GIS DATA ONLY AND SHOULD BE CONSIDERED APPROXIMATE.
19. WETLANDS WERE DELINEATED BY A.D. KLUMB ENVIRONMENTAL, LLC.

arsity wireless

290 CONGRESS ST. 7TH FLOOR
BOSTON, MA 02210

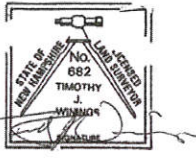
Hudson Design Group LLC

1600 OSGOOD STREET
BLD 20 N, SUITE 3090
N. ANDOVER, MA 01845

TEL: (978)-557-5553
FAX: (978)-336-5586

NORTHEAST SURVEY CONSULTANTS

116 PLEASANT ST. SUITE 302
P.O. BOX 109
EASTHAMPTON, MA 01027
(413) 203-5144



TIMOTHY J. WININGS, LS #682
LICENSED LAND SURVEYOR

REVISIONS

REV. #	DATE	DESCRIPTION
A	04/26/17	SUBMITTED FOR REVIEW

PROJECT NO:	DESIGNED BY: -	SCALE:
VW2-NH-0032A	DRAWN BY: BCF	1" = 200'
	CHECKED BY: BCF	

SITE NAME:

VW2-NH-0032A
BARRINGTON 1

SITE ADDRESS:

BUMFORD ROAD
BARRINGTON, NH 03825

SHEET TITLE:

ABUTTERS PLAN

SHEET NO:

C-1

LAND USE OFFICE
MAY 16 2017
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FOR REGISTRY USE ONLY

ZONING INFORMATION

JURISDICTION: TOWN OF BARRINGTON
ZONING DISTRICT: GENERAL RESIDENTIAL & STRATIFIED
DRIFT AQUIFER OVERLAY

DIMENSION REQUIREMENTS FOR COMMUNICATION TOWERS AND ACCESSORY FACILITIES IN GEN. RESIDENTIAL DISTRICT	REQUIRED	PROPOSED
TOWER SETBACK TO PROPERTY LINE (50% TOWER HEIGHT)	75'	155'
EQUIPMENT SETBACK TO WETLANDS	75'	75'

(ALL MEASUREMENTS ARE IN FEET ±
UNLESS OTHERWISE NOTED)

AUDRA L. KLUMB, NH CERTIFIED WETLAND SCIENTIST #222
OF A&D KLUMB ENVIRONMENTAL, LLC, WEBSTER, NH,
PERFORMED THE WETLAND MAPPING FOR THIS SITE ON
OCTOBER 7, 2016 ACCORDING TO THE TECHNICAL
CRITERIA OF THE US ARMY CORPS OF ENGINEERS
REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS
WETLAND DELINEATION MANUAL: NORTHCENTRAL AND
NORTHEAST REGION, VERSION 2.0 (JANUARY 2012) AND
NH STATUTE RSA482-A:2 X.

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J. CREASER
NO. 13536
LICENSED ENGINEER
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VW2-NH-0032A
BARRINGTON 1

SITE ADDRESS:

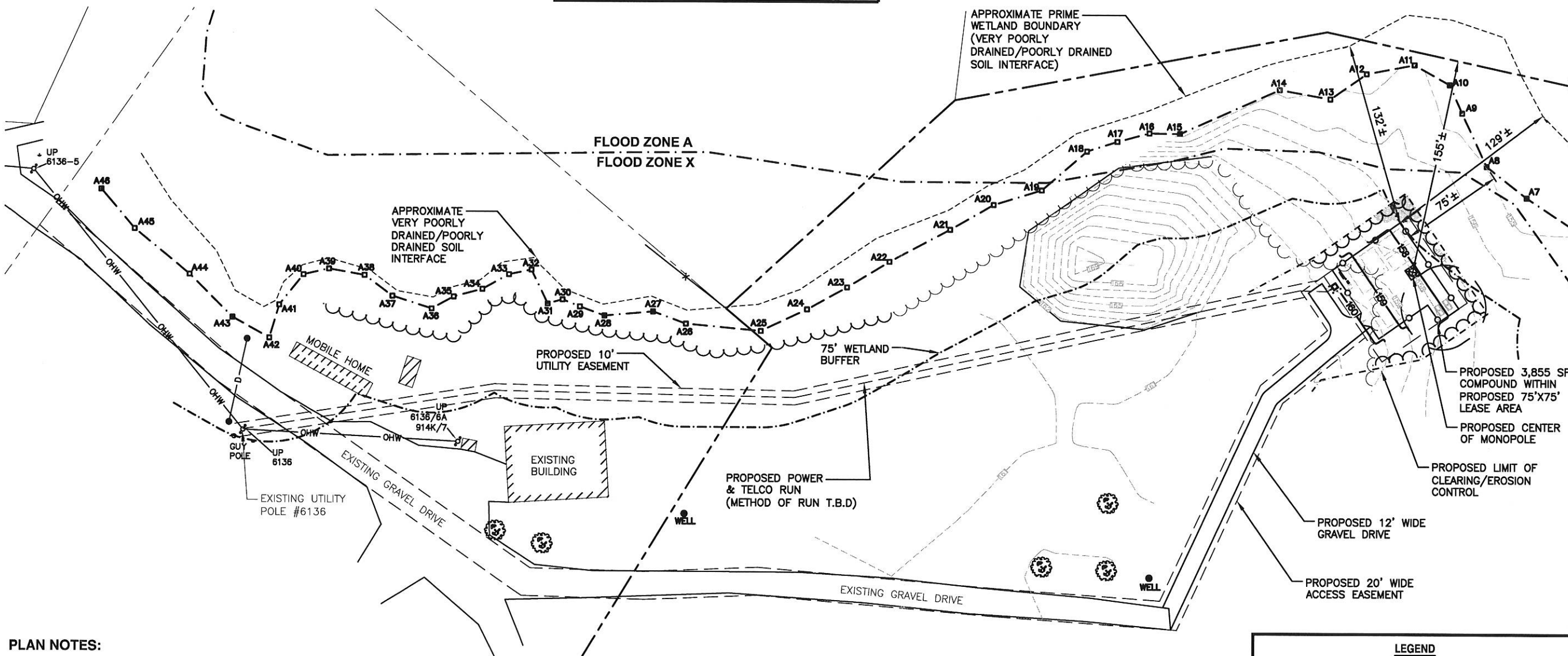
BUMFORD ROAD
BARRINGTON, NH 03825
OWNER OF RECORD:
STEVEN F. LENZI REV. TRUST &
PAMELA M. LENZI REV. TRUST

SHEET TITLE:

SITE PLAN

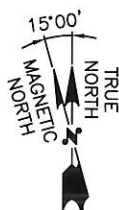
SHEET NO.:

C-3



PLAN 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 TO MEET THE REQUIREMENTS OF THE REGULATIONS AT NO EXPENSE TO THE TOWN 3.2.10(16).
- REQUIRED EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO ANY DISTURBANCE OF THE SITES SURFACE AREA AND 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 NECESSARY EROSION PROTECTION AT NO EXPENSE TO THE TOWN.



SITE PLAN

22x34 SCALE: 1"=40'
11x17 SCALE: 1"=80'

1
C-3

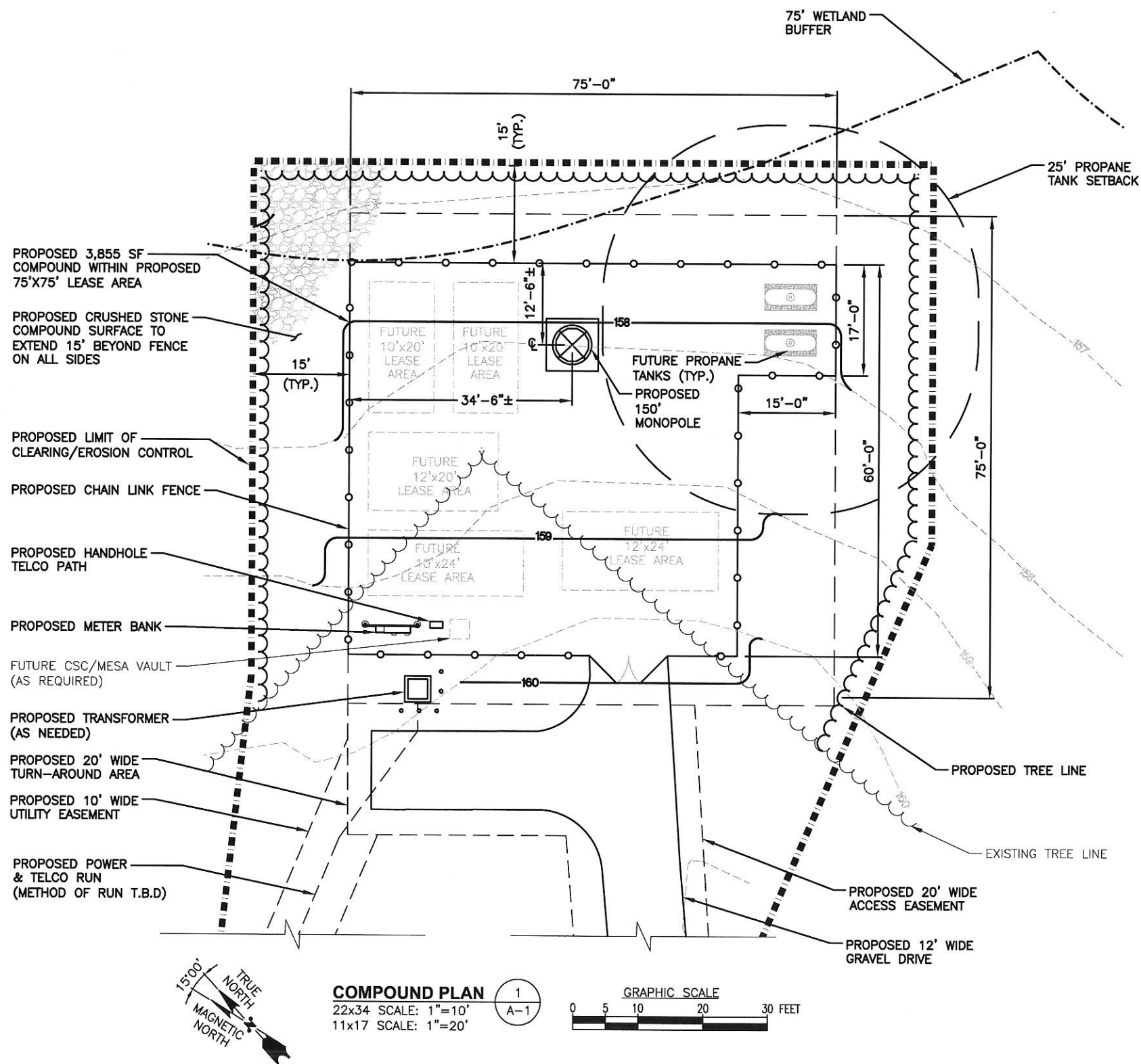
GRAPHIC SCALE
0 20 40 80 120 FEET

PLANNING BOARD APPROVAL BLOCK
LAND USE OFFICE
MAY 16 2017
RECEIVED

LEGEND

- PROPERTY LINE-SUBJECT PARCEL
- PROPERTY LINE-ABUTTERS
- PROPOSED EASEMENT
- EXISTING SOILS BOUNDARY
- EXISTING BUILDING
- XXX-XXX PARCEL ID #
- STONE WALL
- TREE LINE
- CONTOUR LINE
- UNDERGROUND DRAIN LINE

PLANNING BOARD APPROVAL BLOCK



TOP OF PROPOSED LIGHTNING ROD

ELEV. = 155.0'± A.G.L.
ELEV. = 313.0'± A.M.S.L.

TOP OF PROPOSED MONOPOLE

ELEV. = 150.0'± A.G.L
ELEV. = 308.0'± A.M.S.L.

2. OF FUTURE ANTENNAS

ELEV. = 145.0' ± A.G.L.
ELEV. = 303.0' ± A.M.S.L.

Q OF FUTURE ANTENNAS
 ELEV. = 135.0' ± A.G.L

ELEV. = 293.0'± A.M.S.L.

Q OF FUTURE ANTENNAS

ELEV. = 125.0' ± A.G.L.
ELEV. = 283.0' ± A.M.S.L.

OF FUTURE ANTENNAS

ELEV. = 115.0' ± A.G.L

ELEV. = 273.0'± A.M.S.L.

Q OF FUTURE ANTENNAS

ELEV. = 105.0' ± A.G.L.
ELEV. = 263.0' ± A.M.S.L.

PROPOSED 5'
LIGHTNING ROD

— FUTURE CARRIER
ANTENNAS (TYP.)

PROPOSED 150'
MONOPOLE

PROPOSED CSC/MESA VAULT
(BY OTHERS)

PROPOSED METER
BANK

PROPOSED CHAIN
LINK FENCE

GROUND LEVEL

ELEV. = 0'-0"± A.G.L.
ELEV. = 158'-0"± A.M.S.L.

PROPOSED _____

TRANSFORMER
(AS NEEDED)

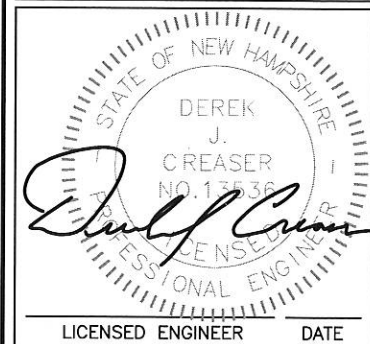
ELEVATION

22x34 SCALE: 1"=10'
11x17 SCALE: 1"=20'

2

$$\left(\frac{1}{A-} \right)$$

GRAPHIC SCALE



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	DRAWN BY: SB	
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SITE NAME:

VW2-NH-0032A
BARRINGTON 1

SITE ADDRESS:

BUMFORD ROAD
BARRINGTON, NH 03825

OWNER OF RECORD:
STEVEN F. LENZI REV. TRUST &
PAMELA M. LENZI REV. TRUST

SHEET TITLE:

COMPOUND PLAN &
ELEVATION

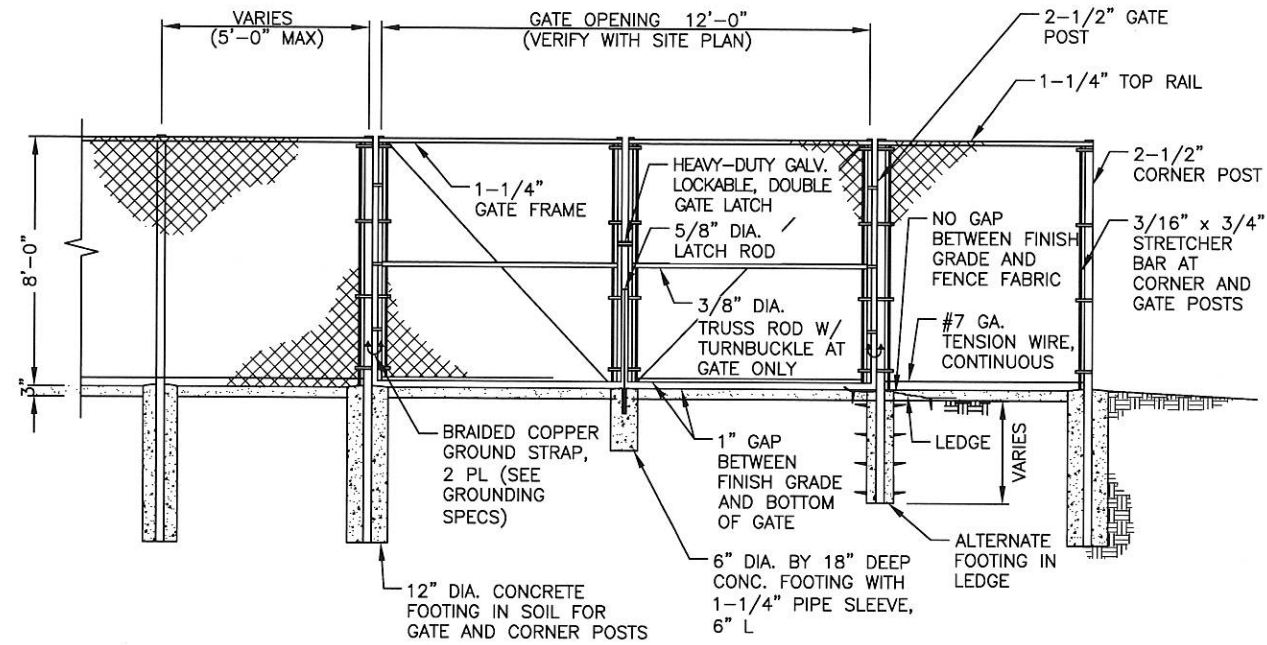
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A-1

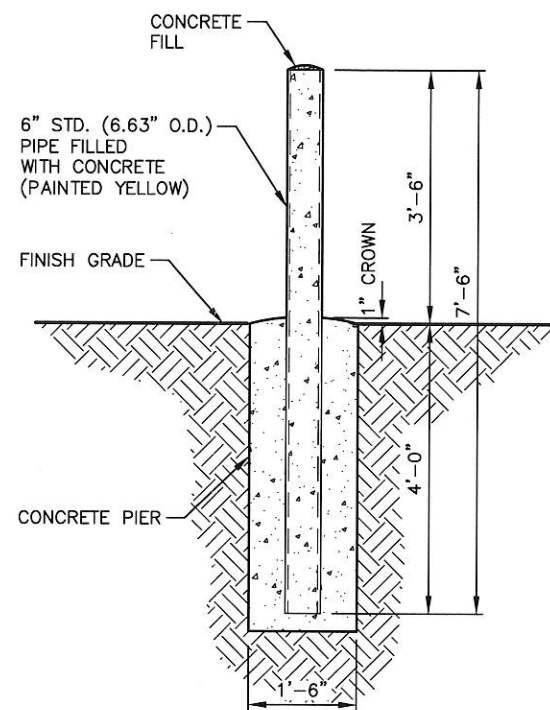
PLANNING BOARD APPROVAL BLOCK

FENCE NOTES

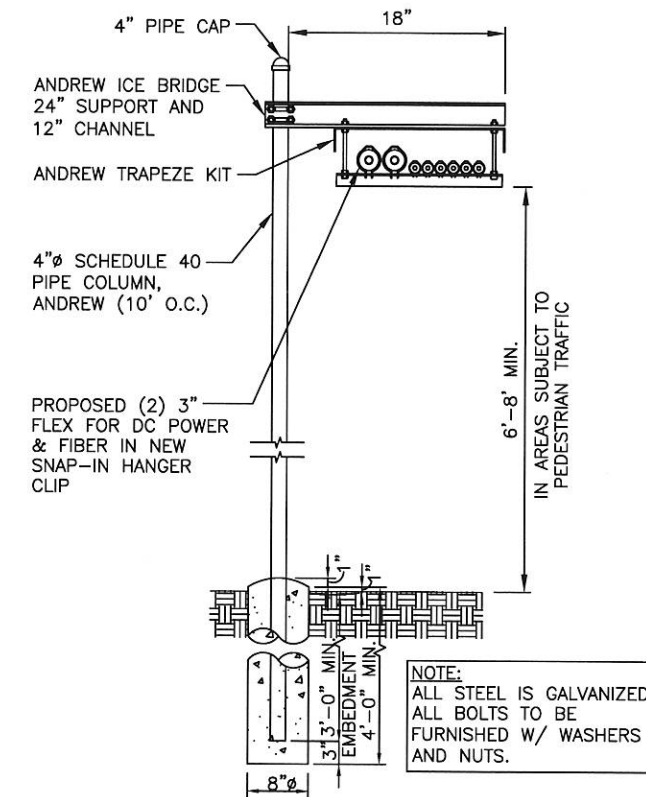
1. FENCE CONSTRUCTION SHALL BE PLUMB, STRAIGHT, AND STRUCTURALLY SOUND.
2. FENCE FABRIC SHALL USE A BOTTOM TENSION WIRE AND BARBED WIRE. FENCING SHALL BE TIGHT AND CONTINUOUS.
3. FENCE, FENCE FABRIC AND BARBED WIRE SHALL BE BONDED TO THE FACILITY OR TOWER EXTERNAL GROUND RING (ERG) AT EACH CORNER ON INSIDE OR FENCING COMPOUND.
4. ALL ENTRY GATES SHALL BE BONDED TO THE MAIN FENCE ASSEMBLY BY METAL METAL STRAPS.
5. TWO HOLE COMPRESSION LUGS CAN BE USED IN PLACE OF EXOTHERMIC WELDS DUE TO THINNESS OF METAL.
6. FENCE SHALL CONFORM TO LOCAL ZONING REGULATIONS.
7. ALL STEEL TO BE GALVANIZED.



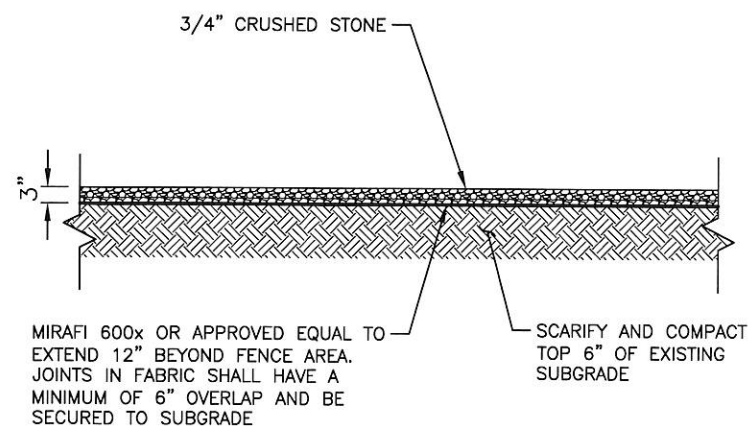
CHAIN LINK FENCE DETAIL 1
SCALE: N.T.S. A-2



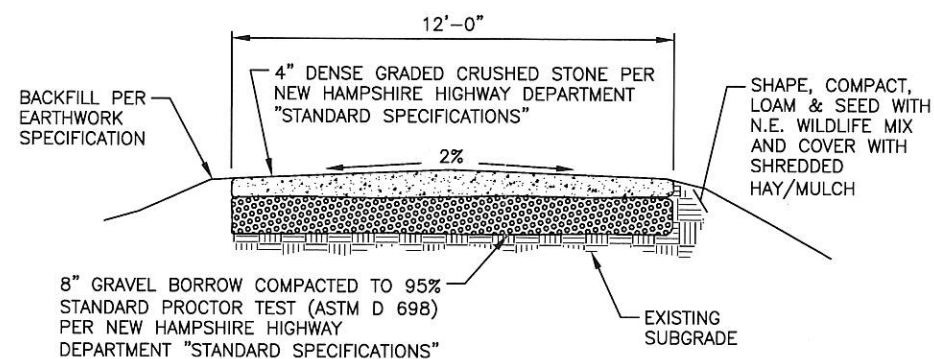
BOLLARD DETAIL 2
SCALE: N.T.S. A-2



COAX ICE BRIDGE DETAIL 3
A-2
SCALE: N.T.S

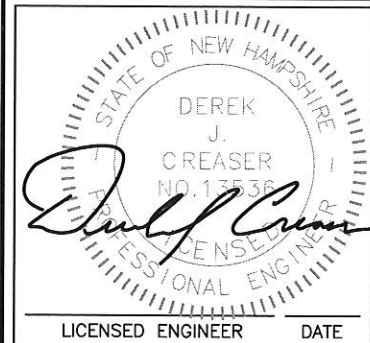


COMPOUND COVERING DETAIL (4)
SCALE: N.T.S. (A-2)



NOTE: DISTURBED AREAS SHALL BE TOPPED WITH 4" OF LOAM & SEEDED.

GRAVEL DRIVE DETAIL (5)
SCALE: N.T.S. (A-2)



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BARRINGTON 1

SITE ADDRESS:

OWNER OF RECORD:
STEVEN F. LENZI REV. TRUST &
PAMELA M. LENZI REV. TRUST

SHEET TITLE:

DETAILS

SHEET NO.:

A-2

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CONSTRUCTION SPECIFICATIONS - SILT FENCE

1. THE GEOTEXTILE FABRIC SHALL MEET THE DESIGN CRITERIA FOR SILT FENCES.
2. THE FABRIC SHALL BE EMBEDDED A MINIMUM OF 8 INCHES INTO THE GROUND AND THE SOIL COMPACTED OVER THE EMBEDDED FABRIC.
3. WOVEN WIRE FENCE SHALL BE FASTENED SECURELY TO THE FENCE POSTS WITH WIRE TIES OR STAPLES.
4. FILTER CLOTH SHALL BE FASTENED SECURELY TO THE WOVEN WIRE FENCE WITH TIES SPACED EVERY 24 INCHES AT THE TOP, MID-SECTION AND BOTTOM.
5. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER, THEY SHALL BE OVERLAPPED BY 6 INCHES, FOLDED, AND STAPLED.
6. FENCE POSTS SHALL BE A MINIMUM OF 36 INCHES LONG AND DRIVEN A MINIMUM OF 16 INCHES INTO THE GROUND. WOOD POSTS SHALL BE OF SOUND QUALITY HARDWOOD AND SHALL HAVE A MINIMUM CROSS SECTIONAL AREA OF 3.0 SQUARE INCHES.
7. MAINTENANCE SHALL BE PERFORMED AS NEEDED TO PREVENT BULGES IN THE SILT FENCE DUE TO DEPOSITION OF SEDIMENT.

MAINTENANCE - SILT FENCE

1. 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.
2. 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.
3. SEDIMENT DEPOSITS SHOULD BE INSPECTED AFTER EVERY STORM EVENT. THE DEPOSITS SHOULD BE REMOVED WHEN THEY REACHED APPROXIMATELY ONE-HALF THE HEIGHT OF THE BARRIER.
4. 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.
5. REMOVE ALL SEDIMENTATION CONTROLS AFTER SOIL IS STABILIZED.

EROSION CONTROL MEASURES:

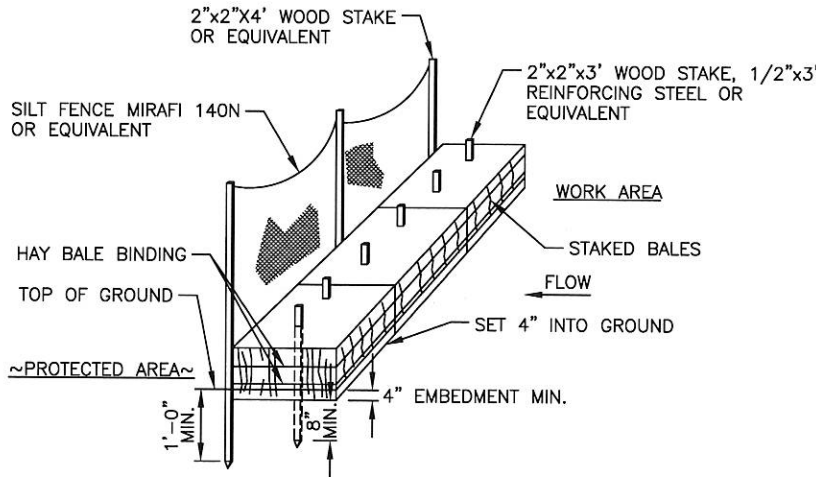
1. DISTURBED AREAS SHALL BE KEPT TO THE MINIMUM AREA NECESSARY TO CONSTRUCT THE ROADWAYS AND ASSOCIATED DRAINAGE FACILITIES.
2. HAY BALE BARRIERS AND SEDIMENT TRAPS SHALL BE INSTALLED AS REQUIRED. BARRIERS AND TRAPS ARE TO BE MAINTAINED AND CLEANED UNTIL ALL SLOPES HAVE A HEALTHY STAND OF GRASS.
3. BALED HAY AND MULCH SHALL BE MOWINGS OF ACCEPTABLE HERBACEOUS GROWTH, FREE FROM NOXIOUS WEEDS OR WOODY STEMS, AND SHALL BE DRY. NO SALT HAY SHALL BE USED.
4. FILL MATERIAL SHALL BE FREE FROM STUMPS, WOOD, ROOTS, ETC.
5. STOCKPILED MATERIALS SHALL BE PLACED ONLY IN AREAS SHOWN ON THE PLANS. STOCKPILES SHALL BE PROTECTED BY SILTATION FENCE AND SEEDED TO PREVENT EROSION. THESE MEASURES SHALL REMAIN UNTIL ALL MATERIAL HAS BEEN PLACED OR DISPOSED OFF SITE.
6. ALL DISTURBED AREAS SHALL BE LOAMED AND SEEDED. A MINIMUM OF 4 INCHES OF LOAM SHALL BE INSTALLED WITH NOT LESS THAN ONE POUND OF SEED PER 50 SQUARE YARDS OF AREA.
7. APPLICATION OF GRASS SEED, FERTILIZERS AND MULCH SHALL BE ACCOMPLISHED BY BROADCAST SEEDING OR HYDROSEEDING AT THE RATES OUTLINED BELOW:

LIMESTONE: 75-100 LBS./1,000 SQUARE FEET.
FERTILIZER: RATE RECOMMENDED BY MANUFACTURER.
MULCH: HAY MULCH APPROXIMATELY 3 TONS/ACRE UNLESS EROSION CONTROL MATTING IS USED.

SEED MIX (SLOPES LESS THAN 4:1)	LBS./ACRE
CREEPING RED FESCUE	20
TALL FESCUE	20
RED TOP	2
TOTAL	42
SLOPE MIX (SLOPES GREATER THAN 4:1) LBS./ACRE	
CREEPING RED FESCUE	20
TALL FESCUE	20
RED TOP	8
TOTAL	48

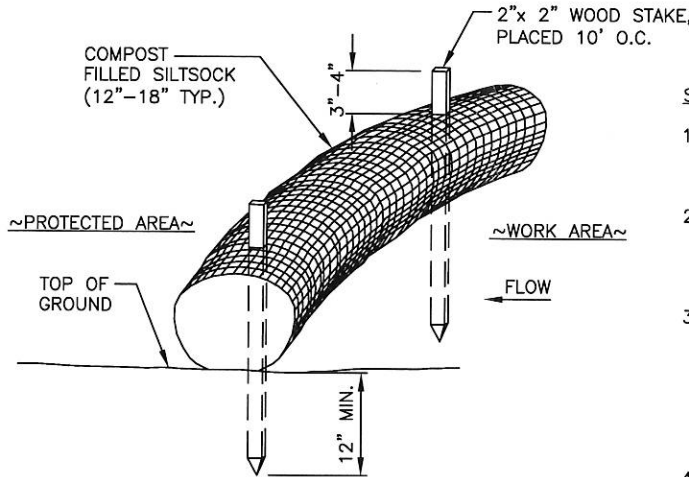
SILT SOCK NOTES:

1. SILT SOCK SHALL BE FILTREXX SILT SOCK, OR APPROVED EQUAL.
2. COMPOST MATERIAL SHALL BE DISPERSED ON SITE, AS DETERMINED BY THE ENGINEER.
3. SILT SOCK SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED.
4. SEE SPECIFICATIONS FOR SOCK SIZE, AND COMPOST FILL, REQUIREMENTS.



HAYBALES/SILT FENCE DETAIL
SCALE: N.T.S.

1
A-3



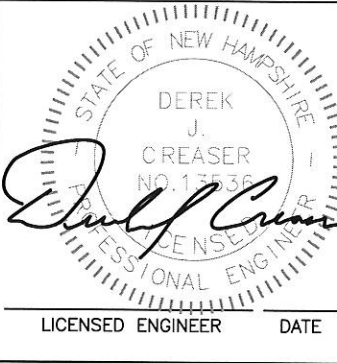
SILT SOCK DETAIL
SCALE: N.T.S.

2
A-3

varsity wireless
290 CONGRESS ST. 7TH FL
BOSTON, MA 02210

Hudson
Design Group, LLC

1600 OSGOOD STREET
BUILDING 20 NORTH, SUITE 3090
N. ANDOVER, MA 01845
TEL: (978) 557-5553
FAX: (978) 336-5586



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BARRINGTON, NH 03825
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STEVEN F. LENZI REV. TRUST &
PAMELA M. LENZI REV. TRUST

SHEET TITLE:
EROSION CONTROL
DETAILS & NOTES

SHEET NO.:
A-3

LAND USE OFFICE
MAY 16 2017
RECEIVED