

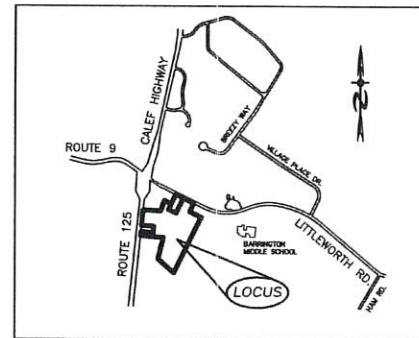
# THE CROSSING AT VILLAGE CENTER RESIDENTIAL DEVELOPMENT

## RECORD OWNERS:

TAX MAP 238 LOT 36  
WALDRON HALEY REV LIV TRUST  
14 SHAKESPEARE RD.  
NASHUA, NH 03062

## APPLICANT:

J&L TERRA HOLDINGS, INC.  
79 EXETER ROAD  
N. HAMPTON, N.H. 03862



LOCATION MAP  
1"=2000'

REVISIONS:	DATE:

## INDEX

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### APPROVAL BLOCK

APPROVED TOWN OF BARRINGTON PLANNING BOARD	
CHAIRPERSON	DATE

### REQUIRED PERMITS

NHDES SUBDIVISION APPROVAL NUMBER: SA 2020  
NHDES ALTERATION OF TERRIAN NUMBER:  
NPDES APPROVAL NUMBER:  
NH DOT DRIVEWAY PERMIT



## WETLAND/SOIL CONSULTANT:

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

## CIVIL ENGINEERS:

**BEALS ASSOCIATES PLLC**  
70 PORTSMOUTH AVE,  
STRATHAM, NEW HAMPSHIRE  
PHN. 603-583-4860, FAX. 603-583-4863

## LAND SURVEYORS:

DAVID W. VINCENT, LLS  
LAND SURVEYING SERVICES  
PO BOX 1622  
DOVER, NH 03821  
1-603-664-5786

### PLAN SET LEGEND

UTILITY POLE	☉	FENCING	— x —
EXISTING LIGHT POLE	☼	DRAINAGE LINE	— D —
EXISTING CATCH BASIN	□	STONE WALL	— — — — —
EXISTING HYDRANT	⊕	TREE LINE	— · — · — · —
SINGLE POST SIGN	⊥	ABUT. PROPERTY LINES	— · — · — · —
PINES, ETC.	☀	EXIST. PROPERTY LINES	— — — — —
MAPLES, ETC.	☀	BUILDING SETBACK LINES	— — — — —
EXIST. SPOT GRADE	56.49	EXIST. CONTOUR	— 100 —
PROP. SPOT GRADE	56.49	PROP. CONTOUR	— 100 —
TEST PIT	⊕	SOIL LINES	— · — · — · —

**RECEIVED**

SEP 15 2020

LAND USE OFFICE

- Legend:**
- C2 See Curve Table
  - L1 See Length Table
  - SCRD Strafford County Registry of Deeds
  - Iron Pipe Found
  - Iron Rod Found
  - Steel Stake Found
  - Granite Bound Found
  - Utility Pole
  - Building Setback
  - - - Jurisdictional Wetlands
  - - - Culvert
  - Stone Wall

**Access Easement Line Table**

LINE	BEARING	DISTANCE
L1	N04°06'02"E	76.39'
L2	N79°43'47"E	18.91'
L3	S16°32'35"E	163.61'
L4	N89°26'23"W	154.27'

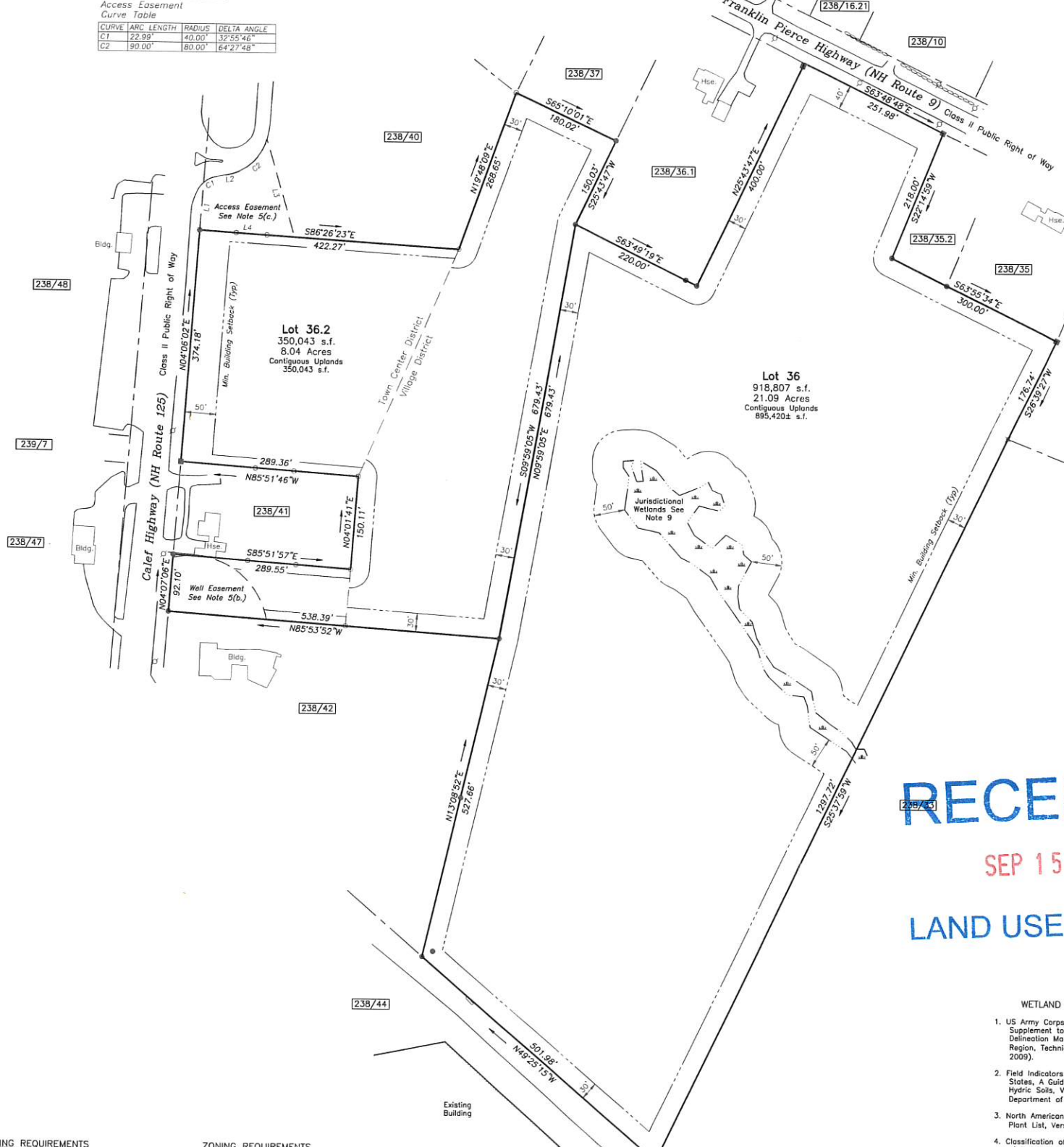
**Access Easement Curve Table**

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE
C1	22.99'	40.00'	32°55'46"
C2	90.00'	80.00'	64°27'48"

**Reference:**  
 "Lot Line Adjustment for Alan D. Haley & Waldron B. Haley Living Revocable Trust of 1998, Barrington, NH," dated February 2020, revised 03-19-20, prepared by Norway Plains Associates Inc., SCRD Plan #12137.

For Registry of Deeds Purposes

- Abutters**
- 238-16.21  
BVP Homeowners Association  
c/o Correy Piper  
26 Village Place Drive  
Barrington, NH 03825
  - 238/33 & 34  
Gaudiello Family Revocable Trust of 2015  
528 Franklin Pierce Highway  
Barrington, NH 03825  
SCRD 4311-926
  - 238/35 & 35-1  
Richard & Victoria H. Spinale  
528 Franklin Pierce Highway  
Barrington, NH 03825  
SCRD 2989-535
  - 238/36-1  
Alan D. Haley  
1011 Andover Road  
Baltimore, MD 212218  
SCRD 4693-558
  - 238/37  
Lawrence G. Haley  
2808 French Place  
Austin, TX 78722  
SCRD 2536-698
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574 Franklin Pierce Highway LLC  
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Barrington, NH 03825  
SCRD 4528-469
  - 238/40  
Irving Oil Properties NH Corp  
PO Box 866  
Cataumet, ME 04619  
SCRD 3701-566
  - 238/41  
Max Winkler  
559 Calef Highway  
Barrington, NH 03825  
SCRD 3870-283
  - 238/42  
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Barrington, NH 03825  
SCRD 3129-837
  - 238/44  
Virtuous Realty Inc.  
607 Calef Highway #200  
Barrington, NH 03825  
SCRD 2948-332
  - 238/47  
Lewia Palaskey  
49 Ceres Street  
Portsmouth, NH 03801
  - 238/48  
Philip A. & Christine L. Amazeen  
538 Calef Highway  
Barrington, NH 03825  
SCRD 3612-324
  - 238/7  
Town Center Properties LLC  
PO Box 727  
Dover, NH 03821

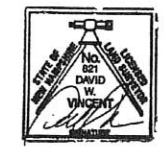


- Notes:**
- 1.) This plan does not represent a determination of title and the purpose of this plan is to subdivide the subject parcel into two parcels utilizing the boundary information depicted on the plan reference. Each lot is served by individual septic system and private well.
  - 2.) Plan Error of Closure Better Than 1:15,000.
  - 3.) Parcel is shown as Lot 36.1 on the Town of Barrington Assessor's Map 238.
  - 4.) Parcel is located in the Town Center District, Village District & Wetlands Protection District Overlay (50' from edge of jurisdictional wetlands).
  - 5.) Owner of Record: Waldron B. Haley Living Revocable Trust of 1998  
14 Shakespeare Road  
Nashua, NH 03062-2431  
SCRD Bk 2068, Pg 247
    - a.) Parcel is subject to the terms and restrictions to the State of New Hampshire as described in SCRD Bk 850, Pg 497.
    - b.) Parcel is subject to a Protective Well Radius as described in SCRD Bk 1903, Pg 516.
    - c.) Parcel has the benefit of an access easement as described in SCRD Bk 4449, Pg 335.
  - 6.) This plan does not show any unrecorded or unwritten easements which may exist. A reasonable and diligent attempt has been made to observe any apparent, visible uses of the land, however this does not constitute that no such easements exist.
  - 7.) Parcel is not located in a Flood Hazard Zone as depicted on Flood Insurance Rate Map, No. 33017C0305E, Strafford County, NH, (NH Jurisdictions), Effective Date: May 17, 2005.
  - 8.) Existing Lot Area: 29.13 Acres  
Proposed Lot 36: 21.09 Acres  
Proposed Lot 36.2: 8.04 Acres
  - 9.) The wetland areas shown hereon were field delineated by Gove Environmental Services, Inc., of 8 Continental Drive, Building #2, Unit H, Exeter, NH.
  - 10.) NHDOT Driveway Permit: Pending.
  - 11.) Required erosion control measures shall be installed prior to disturbance of the sites surface and shall be maintained throughout the completion of all construction, if it becomes apparent that additional erosion control measures are required to stop any erosion on the construction site due to actual conditions, the owner shall be required to install the necessary erosion protection at no expense to the Town.

RECEIVED

SEP 15 2020

LAND USE OFFICE



- WETLAND SCIENTIST CERTIFICATION**
1. US Army Corps of Engineers Interim Regional Supplement to the Corps of Engineers Wetland Delineation Manual: Northcentral and Northeast Region, Technical Report ERDC/EL TR-09-19 (Oct 2009).
  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).
  4. Classification of Wetlands and Deepwater Habitats of the United States, USFWS Manual FWS/OBS-79/31 (1979).

**MINOR SUBDIVISION PLAN**  
 PREPARED FOR  
**J & L TERRA HOLDINGS INC.**  
 OF PROPERTY IN THE NAME OF  
**WALDRON B. HALEY REVOCABLE**  
**LIVING TRUST OF 1998**  
 OF  
**TAX MAP 238 / LOT 36**  
 LOCATED AT  
**CALEF HIGHWAY (NH ROUTE 125) &**  
**FRANKLIN PIERCE HIGHWAY (NH ROUTE 9)**  
 COUNTY OF STRAFFORD  
**BARRINGTON, NH**



SCALE: 1"= 100' DATE: SEPTEMBER 3, 2020

**DAVID W. VINCENT, L.L.S.**  
**LAND SURVEYING SERVICES**  
 PO BOX 1622  
 DOVER, NH 03821  
 TEL/FAX (603) 664-5786  
 www.landsurveyingservices.net

NO.	DATE	DESCRIPTION	BY
4			
3			
2			
1			

Waldron B. Haley \_\_\_\_\_ Date \_\_\_\_\_

**TOWN OF BARRINGTON  
 PLANNING BOARD APPROVAL**

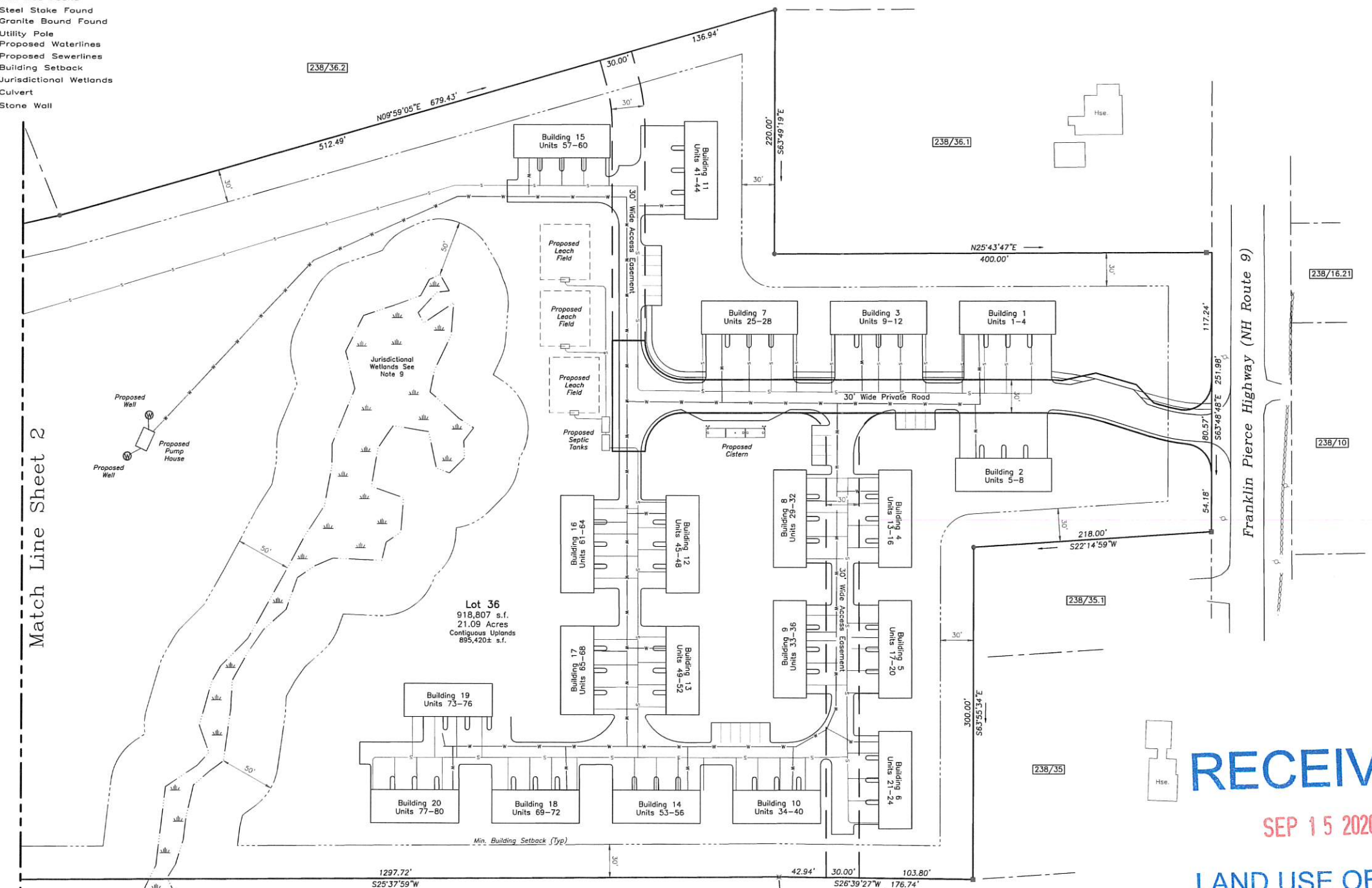
ZONING REQUIREMENTS		ZONING REQUIREMENTS	
<b>ZONE</b>	<b>TOWN CENTER</b>	<b>ZONE (RESIDENTIAL)</b>	<b>VILLAGE DISTRICT</b>
LOT AREA MIN.	20,000 S.F.	LOT AREA MIN.	80,000 S.F.
FRONTAGE	40 FT.	FRONTAGE	200 FT.
FRONT YARD ROUTE 125	50 FT.	FRONT YARD	40 FT.
FRONT YARD	20 FT.	SIDE & REAR YARD	30 FT.
SIDE & REAR YARD	15 FT.	WETLAND BUFFER	50 FT.
WETLAND BUFFER	50 FT.	MAX. BUILDING HEIGHT	35 FT.
MAX. BUILDING HEIGHT	40 FT.	MAX. BUILDING STORIES	2.5
MAX. BUILDING STORIES	3	MAX. LOT COVERAGE	40%
MAX. LOT COVERAGE	80%		

DWG NAME: 014sub FB: DC

- Legend:**
- C2 See Curve Table
  - L1 See Length Table
  - SCRD Strafford County Registry of Deeds
  - Iron Pipe Found
  - Iron Rod Found
  - ✕ Steel Stake Found
  - Granite Bound Found
  - U Utility Pole
  - W Proposed Waterlines
  - S Proposed Sewerlines
  - Building Setback
  - Jurisdictional Wetlands
  - Culvert
  - Stone Wall

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For Registry of Deeds Purposes



- Notes:**
- This plan does not represent a determination of title and the purpose of this plan is to depict the proposed improvements of Units 1 through 80 located on the subject parcel for condominium conversion utilizing the boundary information depicted on the plan reference. Each unit is to be served by community septic system and community wells.
  - Plan Error of Closure Better Than 1:15,000.
  - Parcel is shown as Lot 36 on the Town of Barrington Assessor's Map 23B.
  - Parcel is located in the Village District & Wetlands Protection District Overlay (50' from edge of jurisdictional wetlands).
  - Owner of Record: Waldron B. Haley Living Revocable Trust of 1998, 14 Shakespeare Road, Nashua, NH 03062-2431, SCRD Bk 2068, Pg 247
  - This plan does not show any unrecorded or unwritten easements which may exist. A reasonable and diligent attempt has been made to observe any apparent, visible uses of the land; however this does not constitute that no such easements exist.
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  - NHDOT Driveway Permit: Pending.
  - See Sheet 2 of 2 for Roadway and Access Easement Details.

**RECEIVED**

SEP 15 2020

LAND USE OFFICE

**CONDOMINIUM SITE PLAN**  
 PREPARED FOR  
**THE CROSSING AT VILLAGE CENTER**  
 OF PROPERTY IN THE NAME OF  
**WALDRON B. HALEY REVOCABLE LIVING TRUST OF 1998**  
 OF  
**TAX MAP 238 / LOT 36**  
 LOCATED AT  
**FRANKLIN PIERCE HIGHWAY (NH ROUTE 9)**  
 COUNTY OF STRAFFORD  
**BARRINGTON, NH**



SCALE: 1" = 100' DATE: SEPTEMBER 3, 2020

**DAVID W. VINCENT, LLS**  
**LAND SURVEYING SERVICES**  
 PO BOX 1622  
 DOVER, NH 03821  
 TEL/FAX (603) 664-5786  
 www.landsurveyingservices.net

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- North American Digital Flora: National Wetland Plant List, Version 2.2.1 (2009).
- Classification of Wetlands and Deepwater Habitats of the United States. USFW Manual FWS/OBS-79/31 (1979).

**ZONING REQUIREMENTS**

<b>ZONE (RESIDENTIAL)</b>	<b>VILLAGE DISTRICT</b>
<b>LOT AREA MIN.</b>	80,000 S.F.
<b>FRONTAGE</b>	200 FT.
<b>FRONT YARD</b>	40 FT.
<b>SIDE &amp; REAR YARD</b>	30 FT.
<b>WETLAND BUFFER</b>	50 FT.
<b>MAX. BUILDING HEIGHT</b>	35 FT.
<b>MAX. BUILDING STORIES</b>	2.5
<b>MAX. LOT COVERAGE</b>	40%

This plan is a condominium instrument under RSA Chapter 356-B and is not a subdivision of land.  
 I certify that this survey plot is not a subdivision pursuant to this title and that the lines of streets and ways shown are those of public or private streets or ways already established and that no new ways are shown.  
 I certify: A.) That this site plan depicts the proposed location and dimensions of the improvements shown hereon, specifically units 1 through 80.  
 B.) That said units are not yet begun construction; and  
 C.) That this plan is accurate and complies with the provisions of RSA 356-B:20(i) for site plans.

**TOWN OF BARRINGTON PLANNING BOARD APPROVAL**



David W. Vincent, LLS No. 821

3 Sept. 2020  
Date

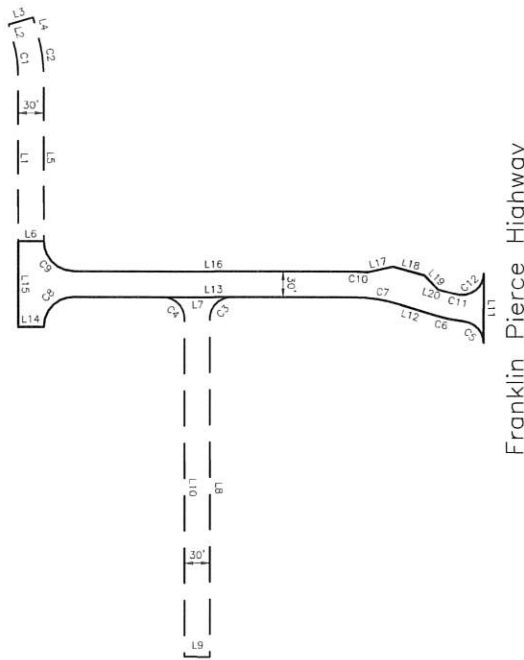
The subdivision regulations of the Town of Barrington are part of this plan and approval of this plan is contingent upon completion of said requirements of said subdivision regulations, excepting only modifications made in writing by the boards and attached hereto.

- Legend:**
- C2 See Curve Table
  - L1 See Length Table
  - SCRD Strafford County Registry of Deeds
  - Iron Pipe Found
  - Iron Rod Found
  - ⊙ Steel Stake Found
  - Granite Bound Found
  - ⊕ Utility Pole
  - w— Proposed Waterlines
  - s— Proposed Sewerlines
  - Building Setback
  - Jurisdictional Wetlands
  - D— Culvert
  - Stone Wall

Length Table:			Curve Table:					
LINE	BEARING	DISTANCE	CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
L1	N6°03'49"W	193.93'	C1	36.23'	135.00'	15°22'41"	N71°45'09"W	36.13'
L2	N79°26'30"W	23.57'	C2	44.29'	165.00'	15°22'41"	S71°45'09"E	44.15'
L3	N69°59'05"E	30.00'	C3	39.27'	25.00'	90°00'00"	S19°03'49"E	35.36'
L4	S79°26'30"E	23.57'	C4	39.27'	25.00'	90°00'00"	S70°56'11"W	35.36'
L5	S64°03'49"E	193.93'	C5	37.01'	25.00'	84°49'43"	S73°46'21"W	33.72'
L6	S25°56'11"W	30.00'	C6	34.15'	165.00'	11°51'31"	S37°17'15"W	34.09'
L7	N25°56'11"E	60.00'	C7	55.80'	165.00'	17°16'49"	S34°34'36"W	55.58'
L8	S64°03'49"E	394.91'	C8	54.98'	35.00'	90°00'00"	S19°03'49"E	49.50'
L9	S26°39'27"W	30.00'	C9	54.98'	35.00'	90°00'00"	N70°56'11"E	49.50'
L10	N6°03'49"W	394.93'	C10	16.61'	215.00'	4°25'31"	N28°08'57"E	16.60'
L11	S6°34'48"E	60.57'	C11	19.02'	135.00'	8°04'24"	N39°10'49"E	19.01'
L12	S43°13'01"W	43.66'	C12	43.18'	25.00'	98°57'25"	N14°20'05"W	38.01'
L13	S25°56'11"W	329.94'						
L14	S25°56'11"W	30.00'						
L15	N6°03'49"W	100.00'						
L16	N25°56'11"E	329.94'						
L17	N13°37'39"E	31.13'						
L18	N41°38'11"E	38.40'						
L19	N72°06'22"E	22.83'						
L20	N43°13'01"E	6.04'						



- Abutters**
- 238-16.21  
BVP Homeowners Association  
c/o Correy Piper  
26 Village Place Drive  
Barrington, NH 03825
  - 238/33 & 34  
Gaudiello Family Revocable Trust of 2015  
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  - 238/44  
Virtuous Realty Inc.  
607 Colet Highway #200  
Barrington, NH 03825  
SCRD 2948-332



Roadway & Easement Details  
1" = 100'

Franklin Pierce Highway

Match Line Sheet 1

**CONDOMINIUM SITE PLAN**  
PREPARED FOR  
**THE CROSSING AT VILLAGE CENTER**  
OF PROPERTY IN THE NAME OF  
**WALDRON B. HALEY REVOCABLE LIVING TRUST OF 1998**  
OF  
**TAX MAP 238 / LOT 36**  
LOCATED AT  
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COUNTY OF STRAFFORD  
**BARRINGTON, NH**



SCALE: 1" = 100' DATE: SEPTEMBER 4, 2020

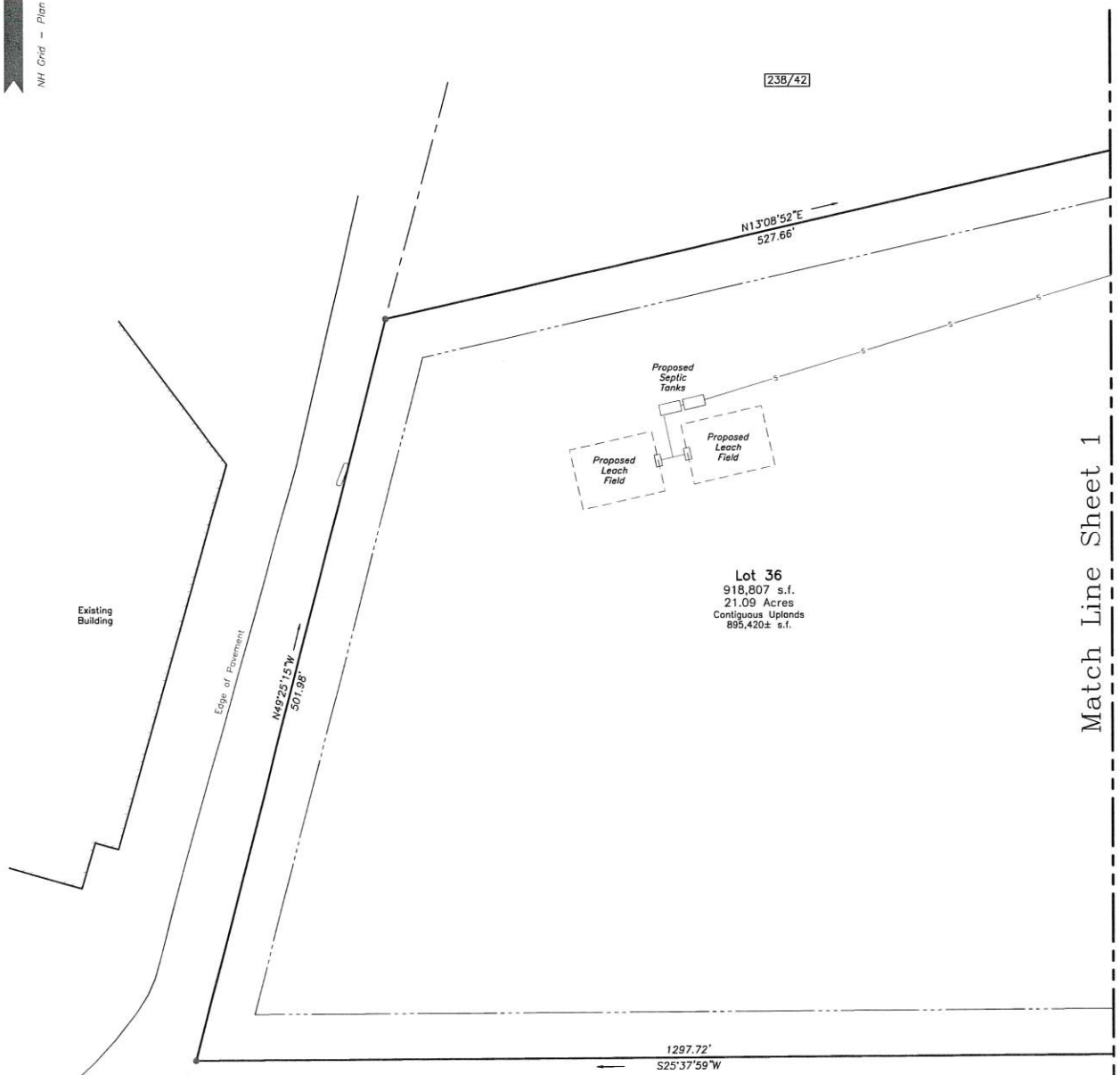
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DOVER, NH 03821  
TEL/FAX (603) 664-5786  
www.landsurveyingservices.net

NO.	DATE	DESCRIPTION	BY
4			
3			
2			
1			

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I certify that this survey plot is not a subdivision pursuant to this title and that the lines of streets and ways shown are those of public or private streets or ways already established and that no new ways are shown.  
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David W. Vincent, LLS No. 821 Date 3 Sept. 2020



**RECEIVED**  
SEP 15 2020  
LAND USE OFFICE

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  - L1 See Length Table
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  - Iron Rod Found
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**Abutters**

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- 238/48 Philip A. & Christine L. Amozeen 538 Calef Highway Barrington, NH 03825 SCRD 3612-324
- 239/7 Town Center Properties LLC PO Box 727 Dover, NH 03821

**TOWN OF BARRINGTON PLANNING BOARD APPROVAL**

**ZONING REQUIREMENTS**

ZONE	TOWN CENTER
LOT AREA MIN.	20,000 S.F.
FRONTAGE	40 FT.
FRONT YARD ROUTE 125	50 FT.
FRONT YARD	20 FT.
SIDE & REAR YARD	15 FT.
WETLAND BUFFER	50 FT.
MAX. BUILDING HEIGHT	40 FT.
MAX. BUILDING STORIES	3
MAX. LOT COVERAGE	80%

**ZONING REQUIREMENTS**

ZONE (RESIDENTIAL)	VILLAGE DISTRICT
LOT AREA MIN.	80,000 S.F.
FRONTAGE	200 FT.
FRONT YARD	40 FT.
SIDE & REAR YARD	30 FT.
WETLAND BUFFER	50 FT.
MAX. BUILDING HEIGHT	35 FT.
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MAX. LOT COVERAGE	40%

The subdivision regulations of the Town of Barrington are part of this plan and approval of this plan is contingent upon completion of said requirements of said subdivision regulations, excepting only modifications made in writing by the boards and attached hereto.

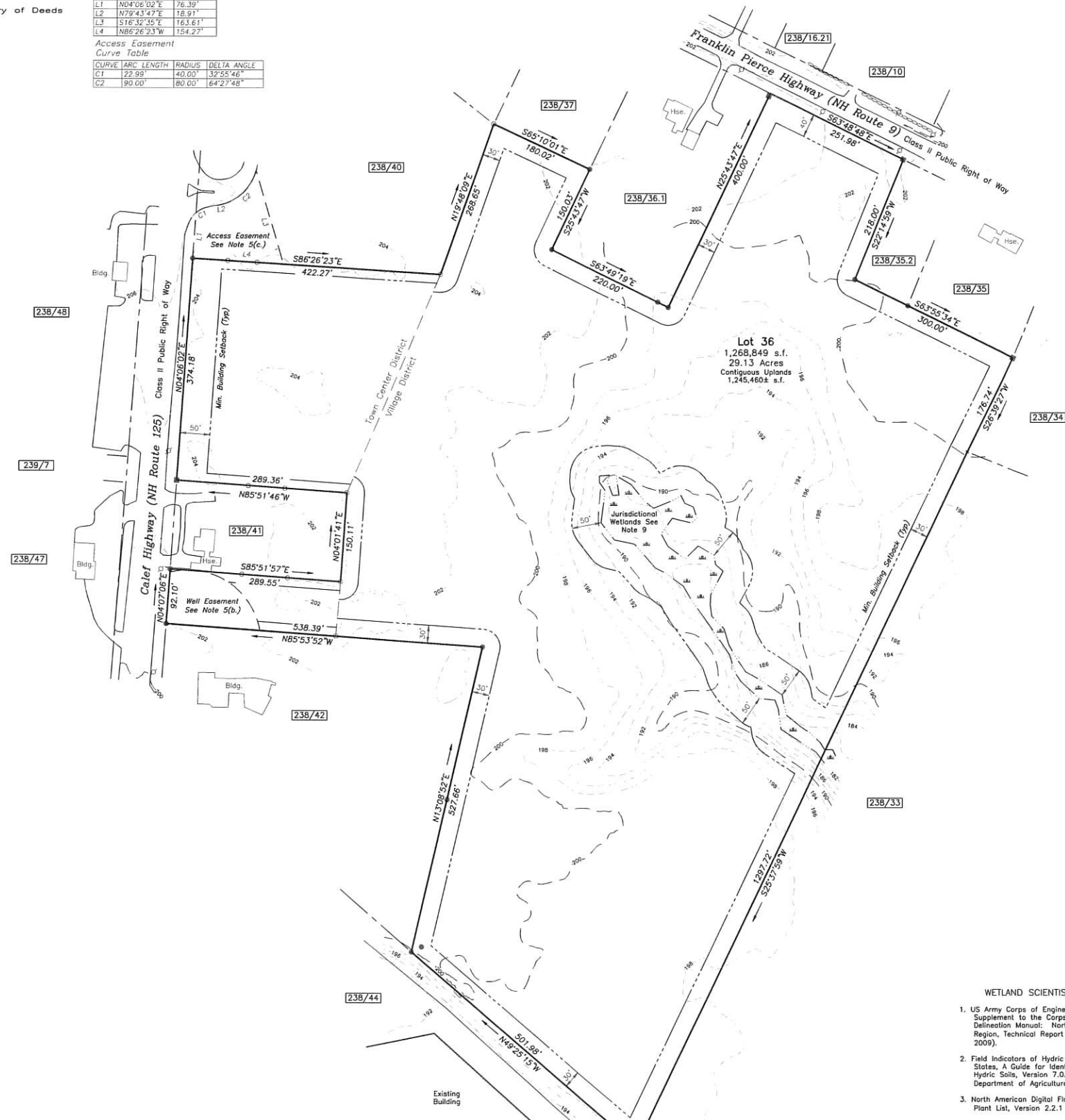
DWG NAME: 014xcon FB: DC

**Reference:**

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- 5.) Owner of Record: Waldron B. Haley Living Revocable Trust of 1998  
14 Shakespeare Road  
Nashua, NH 03062-2431  
SCRD Bk 2068, Pg 247
  - a.) Parcel is subject to the terms and restrictions to the State of New Hampshire as described in SCRD Bk 850, Pg 497.
  - b.) Parcel is subject to a Protective Well Radius as described in SCRD Bk 1903, Pg 516.
  - c.) Parcel has the benefit of an access easement as described in SCRD Bk 4449, Pg 335.
- 6.) This plan does not show any unrecorded or unwritten easements which may exist. A reasonable and diligent attempt has been made to observe any apparent, visible uses of the land; however this does not constitute that no such easements exist.
- 7.) Parcel is not located in a Flood Hazard Zone as depicted on Flood Insurance Rate Map, No. 33017C0305E, Strafford County, NH, (All Jurisdictions), Effective Date: May 17, 2005.
- 8.) Existing Lot Area: 29.13 Acres
- 9.) The wetland areas shown hereon were field delineated by Gove Environmental Services, Inc. of 8 Continental Drive, Building #2, Unit H, Exeter, NH.
- 10.) Vertical & Horizontal datum is based upon the plan reference.



**WETLAND SCIENTIST CERTIFICATION**

1. US Army Corps of Engineers Interim Regional Supplement to the Corps of Engineers Wetland Delineation Manual: Northcentral and Northeast Region, Technical Report ERDC/EL TR-09-19 (Oct 2009).
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).
4. Classification of Wetlands and Deepwater Habitats of the United States - USFWS Manual FWS/OBS-79/31 (1979).

**RECEIVED**

SEP 15 2020

LAND USE OFFICE

**EXISTING CONDITIONS PLAN**  
PREPARED FOR  
**J & L TERRA HOLDINGS INC.**  
OF PROPERTY IN THE NAME OF  
**WALDRON B. HALEY REVOCABLE LIVING TRUST OF 1998**  
OF  
**TAX MAP 238 / LOT 36**  
LOCATED AT  
**CALEF HIGHWAY (NH ROUTE 125) & FRANKLIN PIERCE HIGHWAY (NH ROUTE 9)**  
COUNTY OF STRAFFORD  
**BARRINGTON, NH**



SCALE: 1" = 100' DATE: SEPTEMBER 3, 2020

**DAVID W. VINCENT, L.L.S.**  
LAND SURVEYING SERVICES  
PO BOX 1622  
DOVER, NH 03821  
TEL/FAX (603) 664-5786  
www.landsurveyingservices.net

NO.	DATE	DESCRIPTION	BY
4			
3			
2			
1			

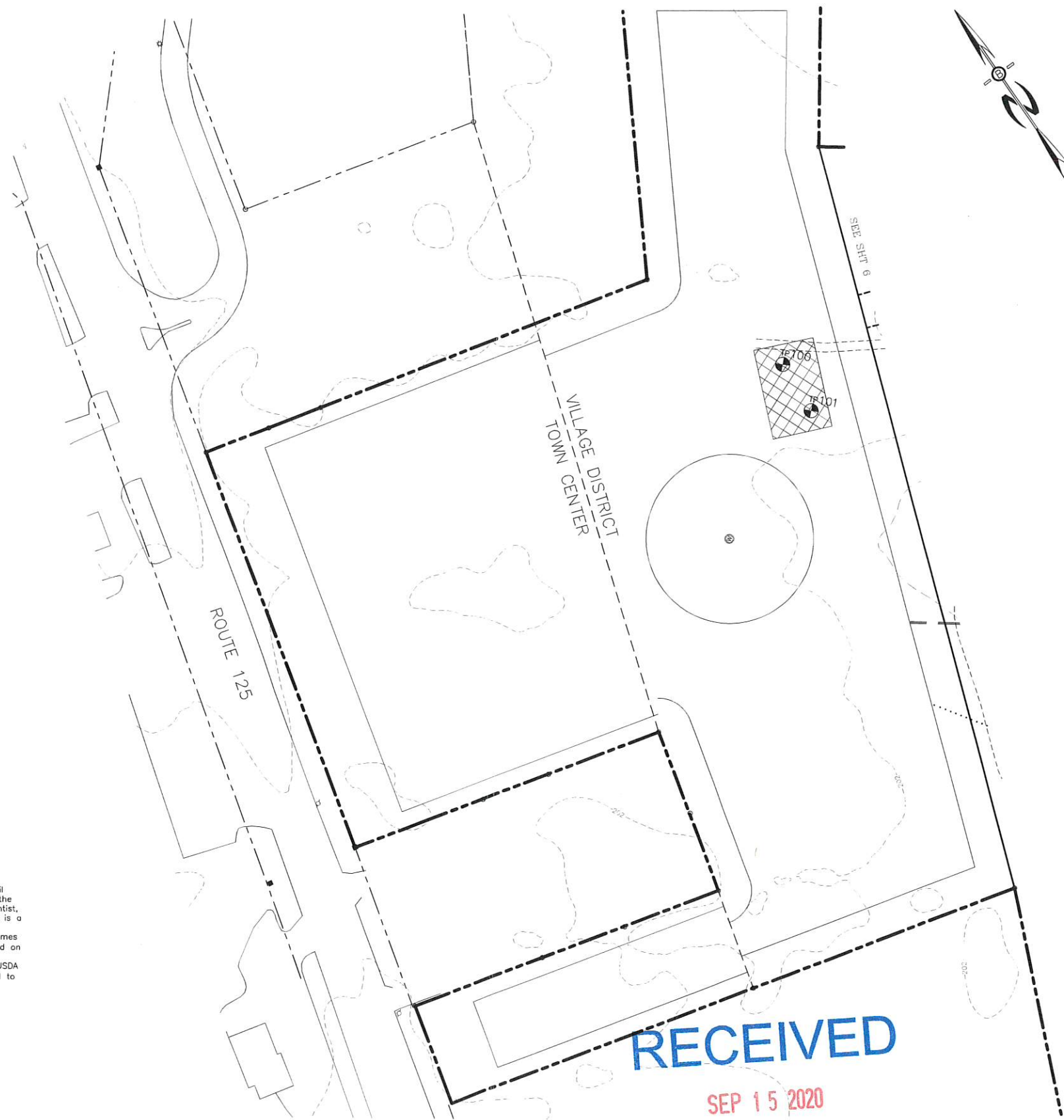
PREPARED FOR:  
**J&L TERRA HOLDINGS, INC.**  
 79 EXETER ROAD  
 N. HAMPTON, N.H. 03862

**BEALS ASSOCIATES PLLC**  
 70 PORTSMOUTH AVE, STRATHAM, N.H. 03885  
 PHONE: 603-583-4860, FAX: 603-583-4863

- NOTES**
- UNDERGROUND FACILITIES, UTILITIES AND STRUCTURES HAVE BEEN LOCATED FROM FIELD OBSERVATIONS AND THEIR LOCATIONS MUST BE CONSIDERED APPROXIMATE ONLY. BEALS ASSOCIATES OR ANY OF THEIR EMPLOYEES TAKE NO RESPONSIBILITY FOR THE LOCATION OF ANY UNDERGROUND STRUCTURES OR UTILITIES NOT SHOWN. THAT MAY EXIST. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO HAVE ALL UNDERGROUND UTILITIES OR STRUCTURES LOCATED PRIOR TO EXCAVATION WORK BY CALLING 1-888-DIG-SAFE.
  - THIS PLAN HAS BEEN PREPARED FOR MUNICIPAL AND STATE APPROVALS AND FOR CONSTRUCTION BASED ON DATA OBTAINED FROM ON-SITE FIELD SURVEY AND EXISTING MUNICIPAL RECORDS. THROUGHOUT THE CONSTRUCTION PROCESS, THE CONTRACTOR SHALL INFORM THE ENGINEER IMMEDIATELY OF ANY FIELD DISCREPANCY FROM DATA AS SHOWN ON THE DESIGN PLANS. THIS INCLUDES ANY UNFORESEEN CONDITIONS, SUBSURFACE OR OTHERWISE, FOR EVALUATION AND RECOMMENDATIONS. ANY CONTRADICTION BETWEEN ITEMS OF THIS PLAN/PLAN SET, OR BETWEEN THE PLANS AND ON-SITE CONDITIONS MUST BE RESOLVED BEFORE RELATED CONSTRUCTION HAS BEEN INITIATED.
  - ALL BENCHMARKS AND TOPOGRAPHY SHOULD BE FIELD VERIFIED BY THE CONTRACTOR.
  - ALL ROAD AND DRAINAGE WORK TO CONFORM TO TOWN OF BARRINGTON STANDARD SPECIFICATIONS FOR CONSTRUCTION.
  - ALL PROPOSED SIGNS SHALL CONFORM TO THE TOWN OF BARRINGTON ZONING REGULATIONS.
  - PROJECT IS BASED ON USGS DATUM NAVD 1988. REFERENCE BENCHMARK:
  - THE LANDOWNER IS RESPONSIBLE FOR COMPLYING WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL WETLAND REGULATIONS, INCLUDING ANY PERMITTING AND SETBACK REQUIREMENTS REQUIRED UNDER THESE REGULATIONS.
  - SEE DETAIL SHEET FOR STANDARD CONSTRUCTION NOTES AND DETAILS.
  - DISTURBANCE OVER 100,000 SQ. FT. ALTERATION OF TERRAIN PERMIT RSA 485-A-17 REQUIRED.

**LEGEND**

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



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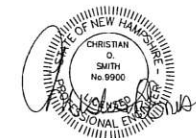
The site specific soil survey was produced 21 May 2020, and was prepared by James P. Gove, CSS # 004, Gove Environmental Services, Inc. The survey area is located on Rtes 9 and 125 in Barrington, NH.

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.	SSS MAP NAME	HISS SYM.	HYDROLOGIC SOIL GRP.
26	Windsor loamy sand	111	A
34	Wareham fine sandy loam	511	C
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313	Deerfield loamy sand	311	B

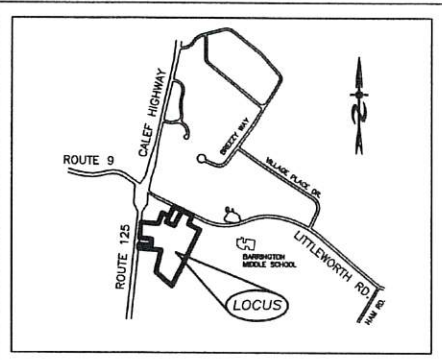
SLOPE PHASE:  
 0-8%=B, 8-15%=C, 15-25%=D, 25%+=E



**RECEIVED**  
 SEP 15 2020

**LAND USE OFFICE**

REVISIONS:	DATE:
<b>SUBDIVISION SITE PLANS</b>	
PLAN FOR: RESIDENTIAL DEVELOPMENT ROUTE 9 BARRINGTON, NH	
DATE: AUG. 2020	SCALE: 1"=50'
PROJ. NO: NH-1263	SHEET NO. 5 OF 15



LOCATION MAP  
1"=2000'

APPROVAL BLOCK

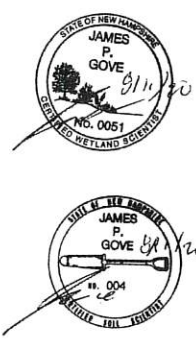
APPROVED TOWN OF BARRINGTON PLANNING BOARD

CHAIRPERSON \_\_\_\_\_ DATE \_\_\_\_\_

**ZONING REQUIREMENTS**  
 ZONE: VILLAGE DISTRICT (VD)  
 MIN. FRONTAGE = 200'  
 MIN. LOT SIZE = 20,000 SF  
 MIN. WIDTH = 75' @ FRONT SETBACK  
 MIN. PERIMETER BUFFER = 100'  
 MAX. HEIGHT = 35'

**BUILDING SETBACKS:**  
 FRONT 40'  
 SIDE & REAR 30'  
 WETLANDS 50'

**LEACH FIELD SETBACKS**  
 POORLY DRAINED SOILS 50'  
 VERY POORLY DRAINED SOILS 75'



**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.

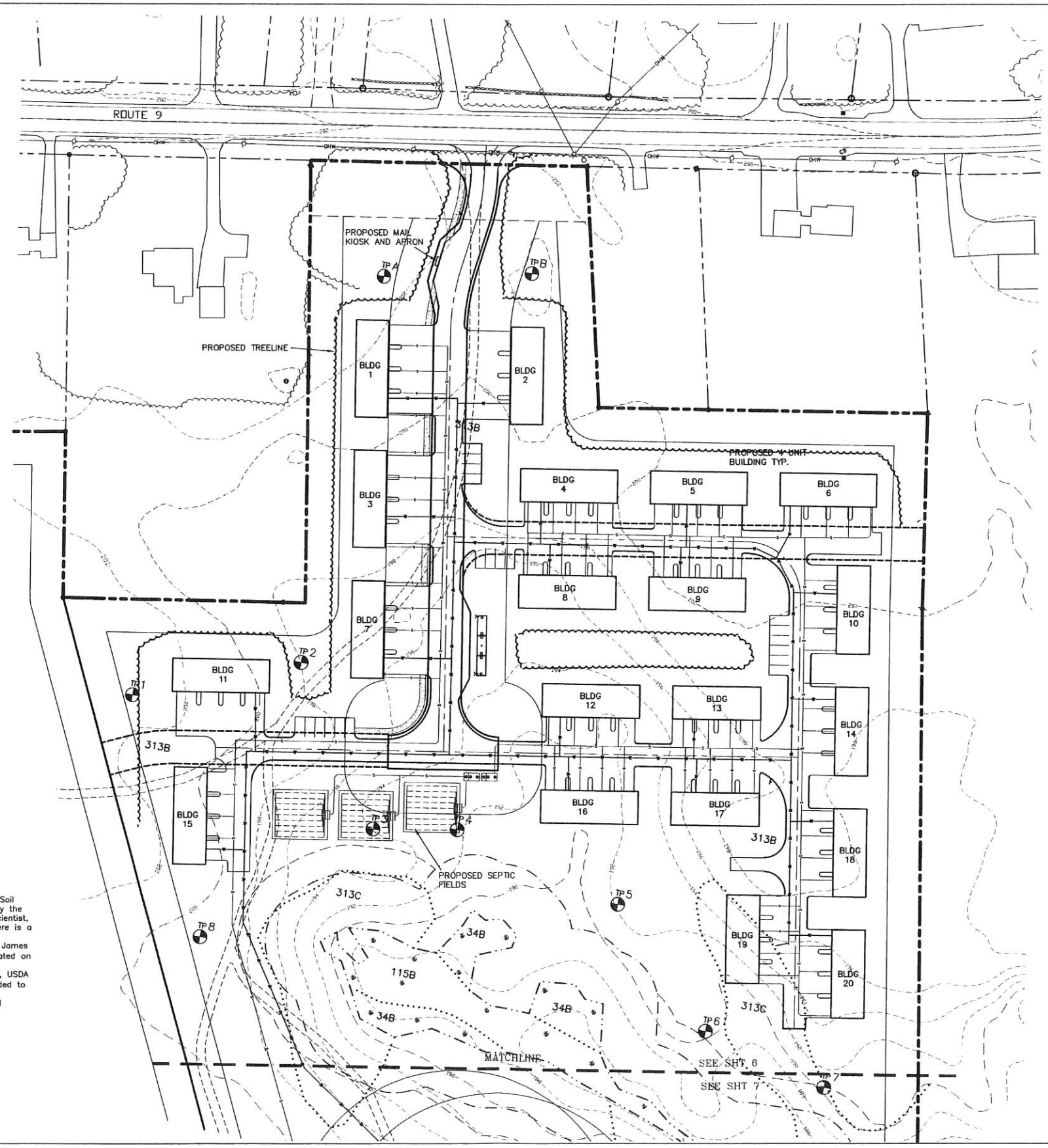
REQUIRED EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO ANY DISTURBANCE OF THE SITE AND SHALL BE MAINTAINED THROUGH THE COMPLETION OF ALL CONSTRUCTION ACTIVITIES. IF, DURING CONSTRUCTION, IT BECOMES APPARENT THAT ADDITIONAL EROSION CONTROL MEASURES ARE REQUIRED TO STOP ANY EROSION ON THE CONSTRUCTION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

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

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**SLOPE PHASE:**  
 0-8%=B, 8-15%=C, 15-25%=D, 25%+=E



PREPARED FOR:  
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 79 EXETER ROAD  
 N. HAMPTON, N.H. 03862

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  - DISTURBANCE IS OVER 100,000 SQ. FT. ALTERATION OF TERRAIN PERMIT RSA 485-A-17 IS REQUIRED.

BARRINGTON ORDINANCE NET DENSITY  
 LOT AREA 918807 SF or 21.1 ACRES  
 - 80,000 SF 1ST UNIT = 838807 SF  
 838807 / 10,000 / UNIT = 83.9  
 TOTAL UNIT COUNT = 84.9



REVISIONS:		DATE:
<b>SUBDIVISION SITE PLANS</b>		
PLAN FOR: RESIDENTIAL DEVELOPMENT ROUTE 9 BARRINGTON, NH		
DATE:	JULY 2020	SCALE: 1"=50'
PROJ. NO.:	NH-1263	SHT. NO. 6 OF 15

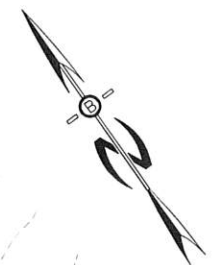
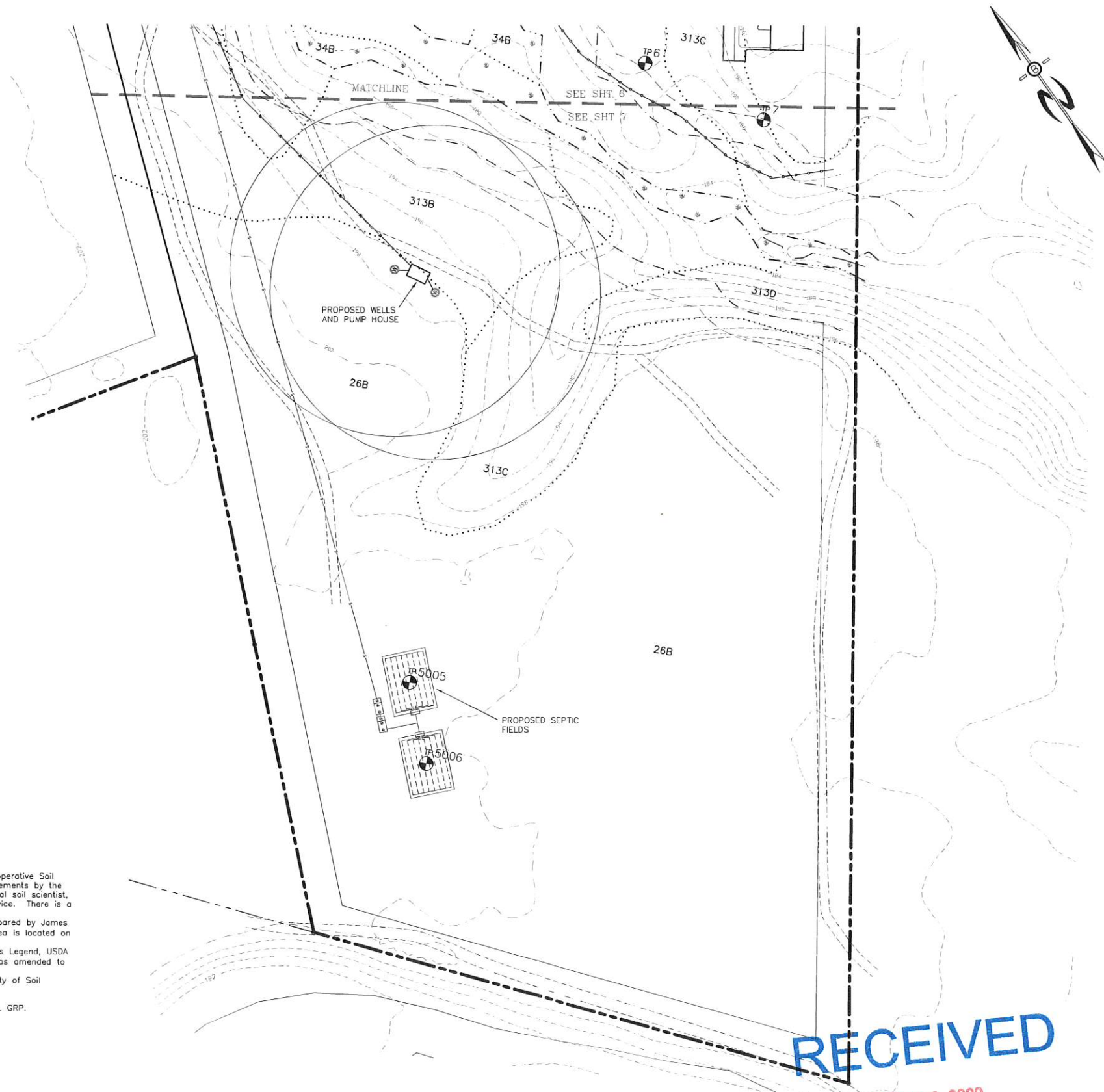
PREPARED FOR:  
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 N. HAMPTON, N.H. 03862

**BEALS ASSOCIATES PLLC**  
 70 PORTSMOUTH AVE, STRATHAM, N.H. 03885  
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**LEGEND**

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	TREE LINE
	EXISTING CONTOUR - 10'
	EXISTING CONTOUR - 2'
	WETLAND BOUNDARY
	SOILS BOUNDARY LINE
	BUILDING SETBACK LINE
	SEPTIC SETBACK LINE
	ABUTTING PROPERTY LINE
	EXISTING PROPERTY LINE
	PROPOSED PROPERTY LINE
	PROP. WELL W/ 75' PROTECTIVE RAD.
	4000 SF SEPTIC RESERVE AREA



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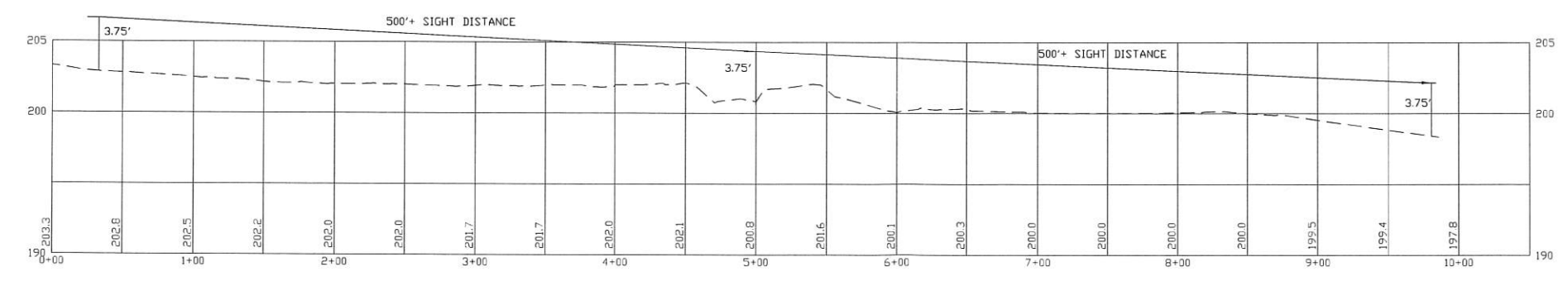
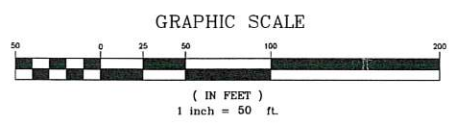
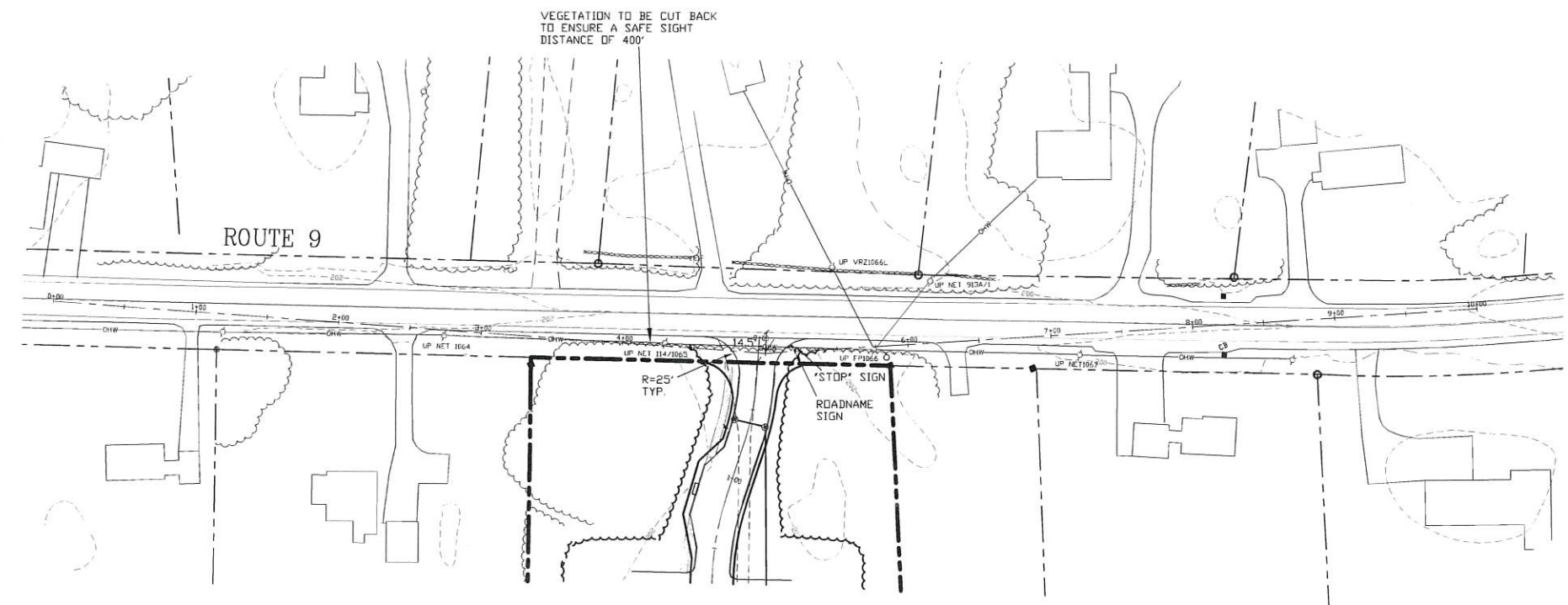
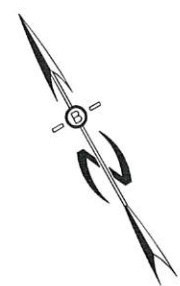
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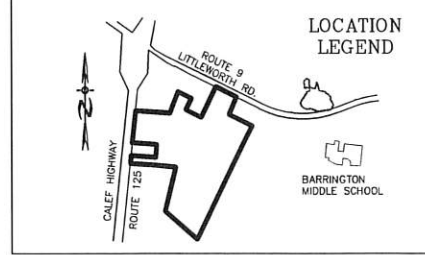
REVISIONS:	DATE:
<b>SUBDIVISION SITE PLANS</b>	
PLAN FOR: RESIDENTIAL DEVELOPMENT ROUTE 9 BARRINGTON, NH	
DATE: AUG. 2020	SCALE: 1"=50'
PROJ. NO: NH-1263	SHEET NO. 7 OF 15





PREPARED FOR:  
J&L TERRA HOLDINGS, INC.  
79 EXETER ROAD  
N. HAMPTON, N.H. 03862

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- NOTES
1. ALL ELECTRICAL, TELEPHONE, CABLE TELEVISION AND ALARM LINES TO BE UNDERGROUND. THE SIZE AND LOCATION IS TO BE PLACED OUTSIDE OF THE RIGHT-OF-WAY AS PER TOWN OF BRENTWOOD TYP. ROADWAY SECTION ADDENDUM A SUBDIVISION REGULATIONS, WITH REVIEW AND APPROVAL BY THE TOWN OF BRENTWOOD TOWN ENGINEER. LOW PROFILE UTILITY BOX STRUCTURES SHALL BE USED TO THE GREATEST EXTENT.
  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 OF BARRINGTON STANDARD SPECIFICATIONS AND TO N.H.D.O.T. STANDARDS AND REGULATIONS.
  4. ALL DRAINAGE STRUCTURES AND SWALES WILL BE BUILT AND STABILIZED PRIOR TO HAVING RUN-OFF DIRECTED TO THEM.
  5. SEE DETAIL SHEETS FOR STANDARD CONSTRUCTION DETAILS.
  6. CONTRACTOR TO EMPLOY BEST MANAGEMENT PRACTICES AS SHOWN ON PLANS, AND AS FOUND IN THE STORM WATER MANAGEMENT, AND EROSION AND SEDIMENT CONTROL HANDBOOK FOR URBAN AND DEVELOPING AREAS IN NEW HAMPSHIRE, DATED AUGUST 1992.
  7. NATURAL VEGETATED FILTER STRIPS ARE TO REMAIN WOODED.
  8. CULVERTS SHOULD BE MAINTAINED BI-ANNUALLY.
  9. SEDIMENT TRAPS ARE TO BE INSTALLED AT ALL PIPE INLETS UNTIL SITE IS STABILIZED.



PROFILE SCALES:  
HORIZONTAL: 1"=50' VERTICAL: 1"=5'

REVISIONS:	DATE:

<b>HIGHWAY ACCESS PLAN-H1</b>	
PLAN FOR: RESIDENTIAL DEVELOPMENT ROUTE 9 BARRINGTON, NH	
DATE: JULY 2020	SCALE: 1"=50'
PROJ. NO: NH-1263	SHEET NO. 8 OF 15

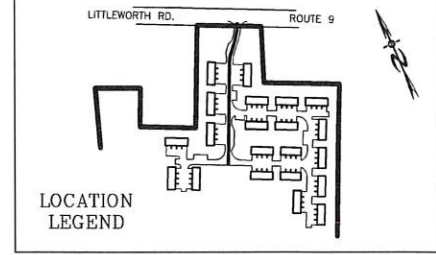
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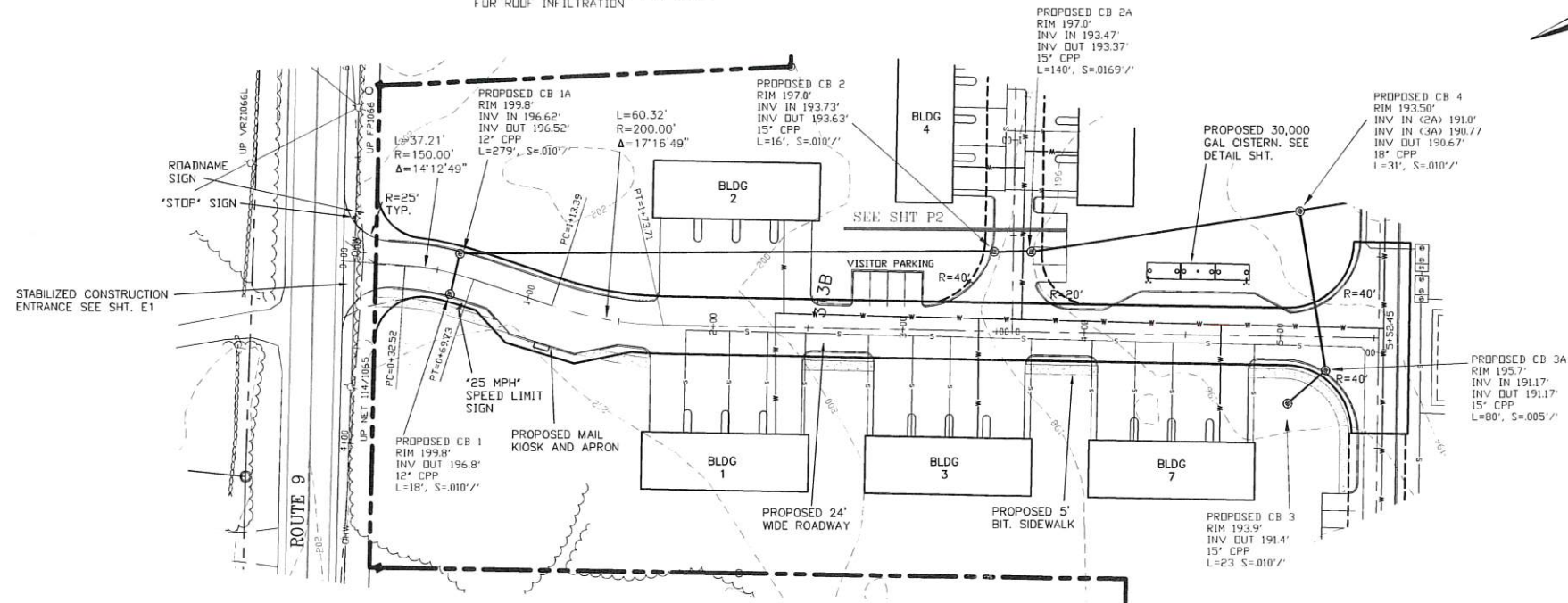
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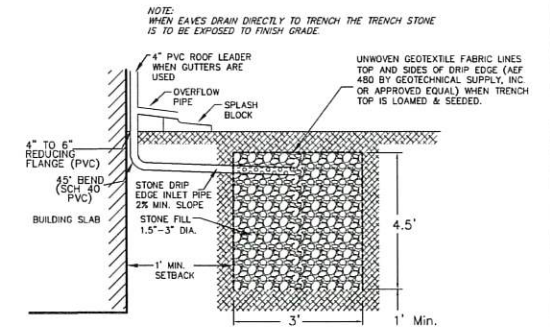


NOTE:  
 ALL UNITS SHALL HAVE 3" WIDE BY  
 4.5" DEEP WASHED STONE DRIP EDGES  
 FOR ROOF INFILTRATION

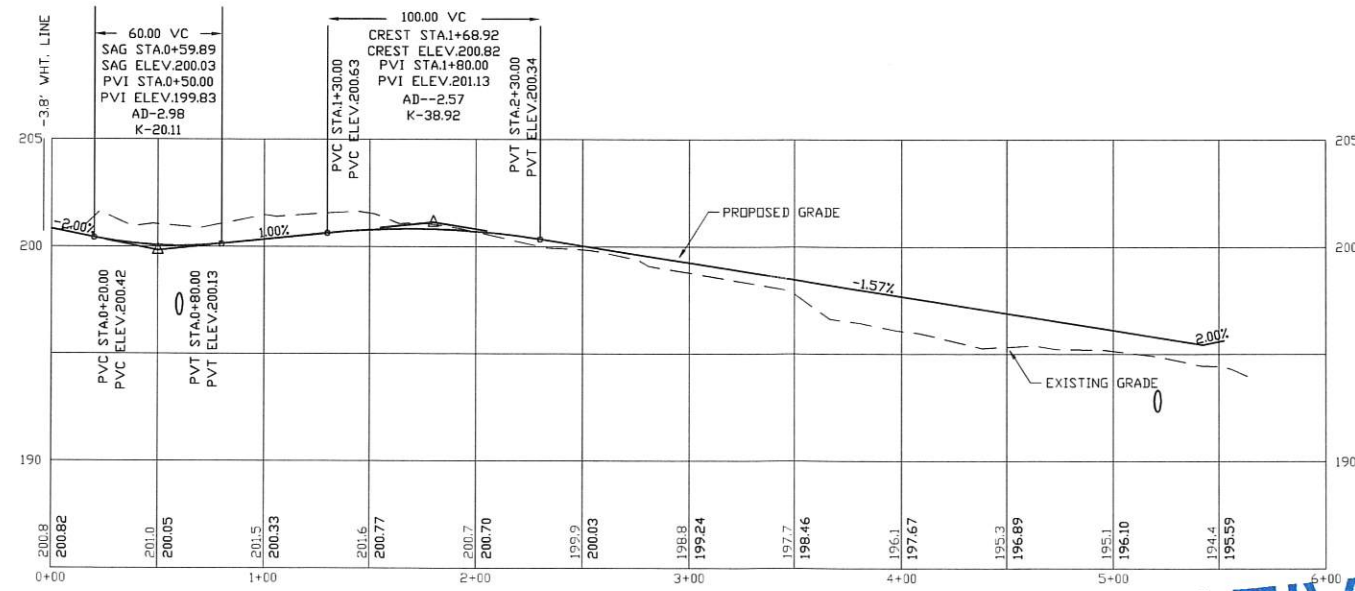


**NOTES**

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5. SEE DETAIL SHEETS FOR STANDARD CONSTRUCTION NOTES AND DETAILS.



STONE DRIP EDGE SECTION



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




**PLAN & PROFILE - P1**

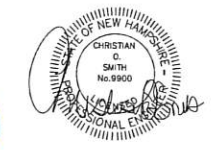
PLAN FOR:  
 RESIDENTIAL DEVELOPMENT  
 ROUTE 9  
 BARRINGTON, NH

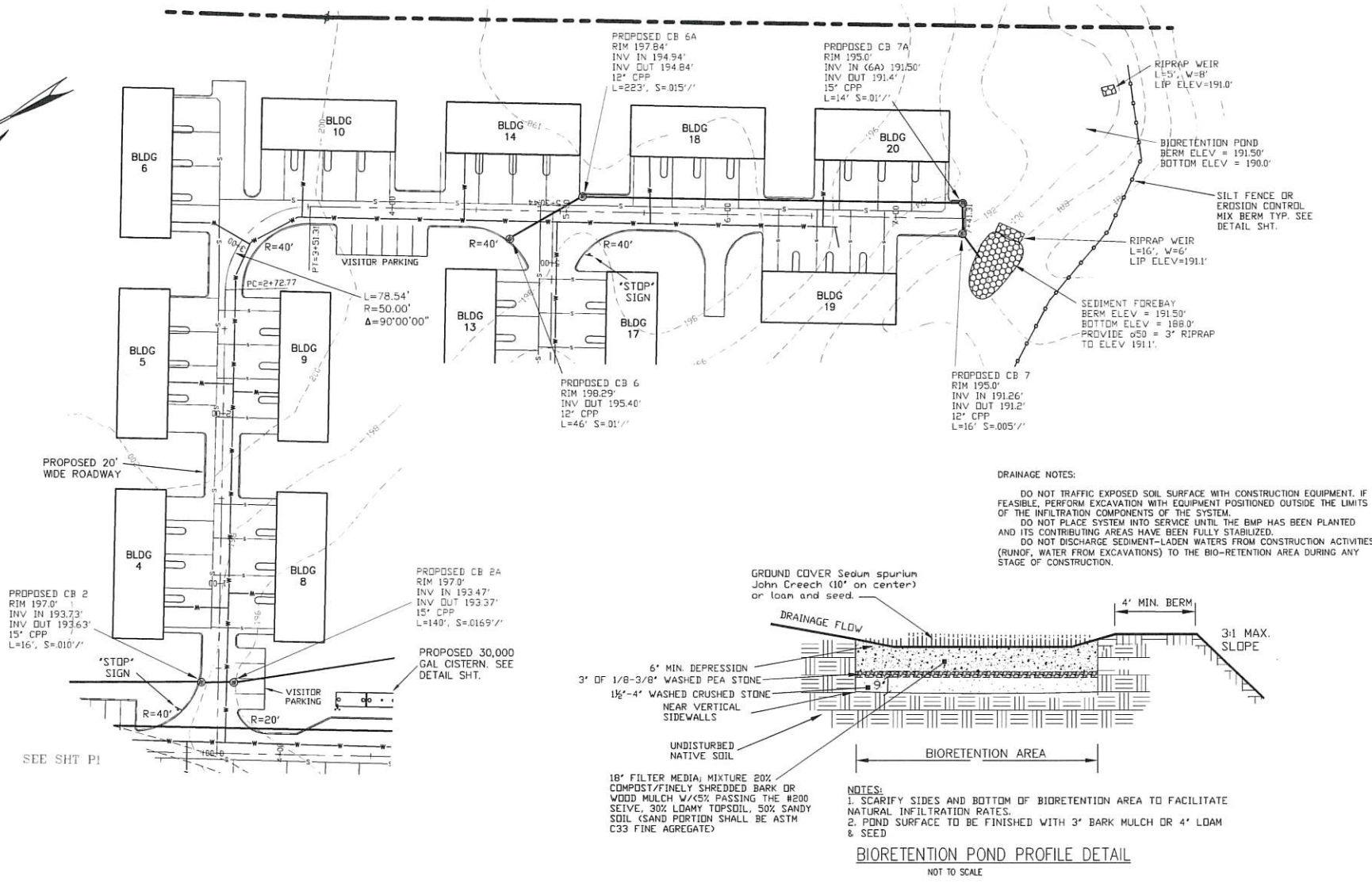
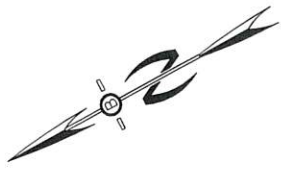
DATE:	AUG. 2020	SCALE:	1" = 40'
PROJ. NO.:	NH-1263	SHEET NO.:	9 OF 15

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SEP 15 2020

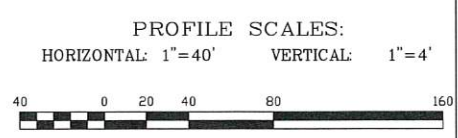
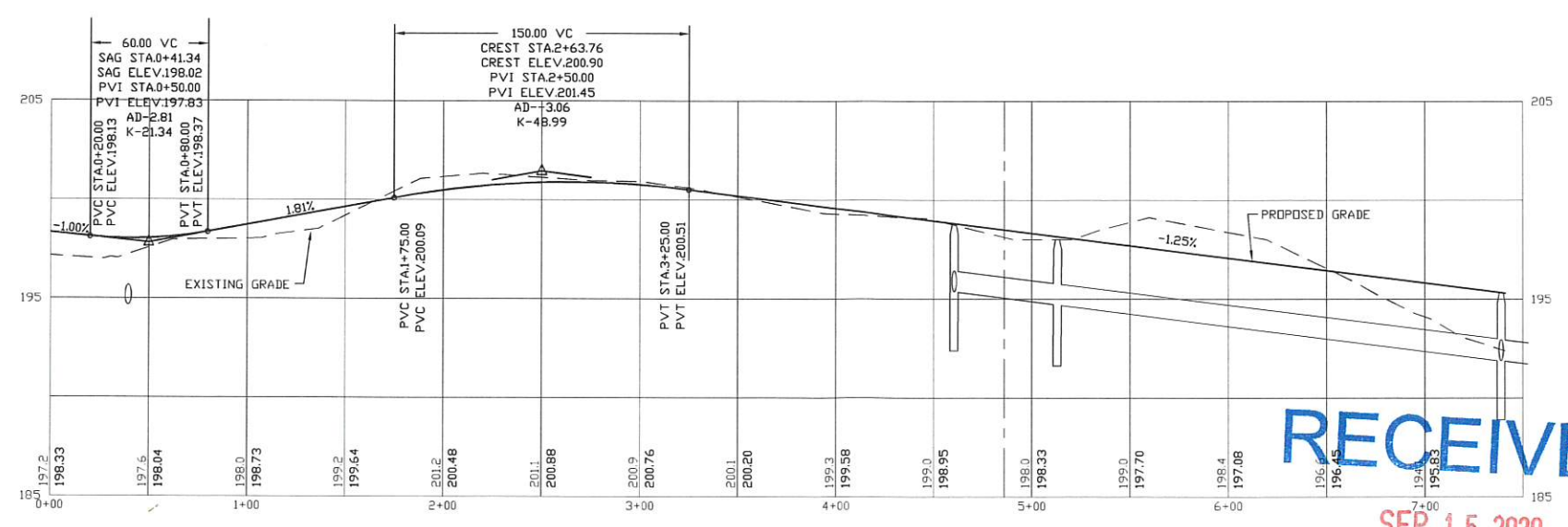
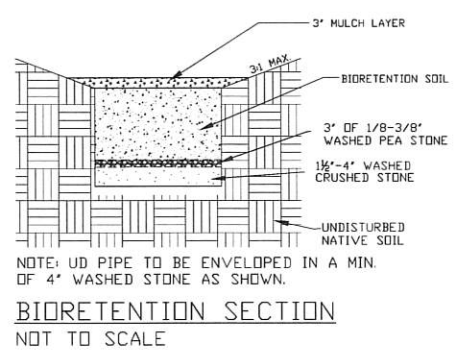
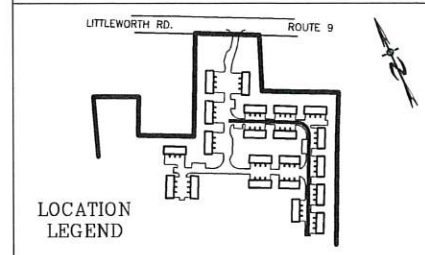
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**J&L TERRA HOLDINGS, INC.**  
 79 EXETER ROAD  
 N. HAMPTON, N.H. 03862

**BEALS ASSOCIATES PLLC**  
 70 PORTSMOUTH AVE, STRATHAM, N.H. 03885  
 PHONE: 603-583-4860, FAX: 603-583-4863



PLAN & PROFILE - P2	
PLAN FOR: RESIDENTIAL DEVELOPMENT ROUTE 9 BARRINGTON, NH	
DATE: AUG. 2020	SCALE: 1" = 40'
PROJ. NO.: NH-1263	SHEET NO.: 10 OF 15

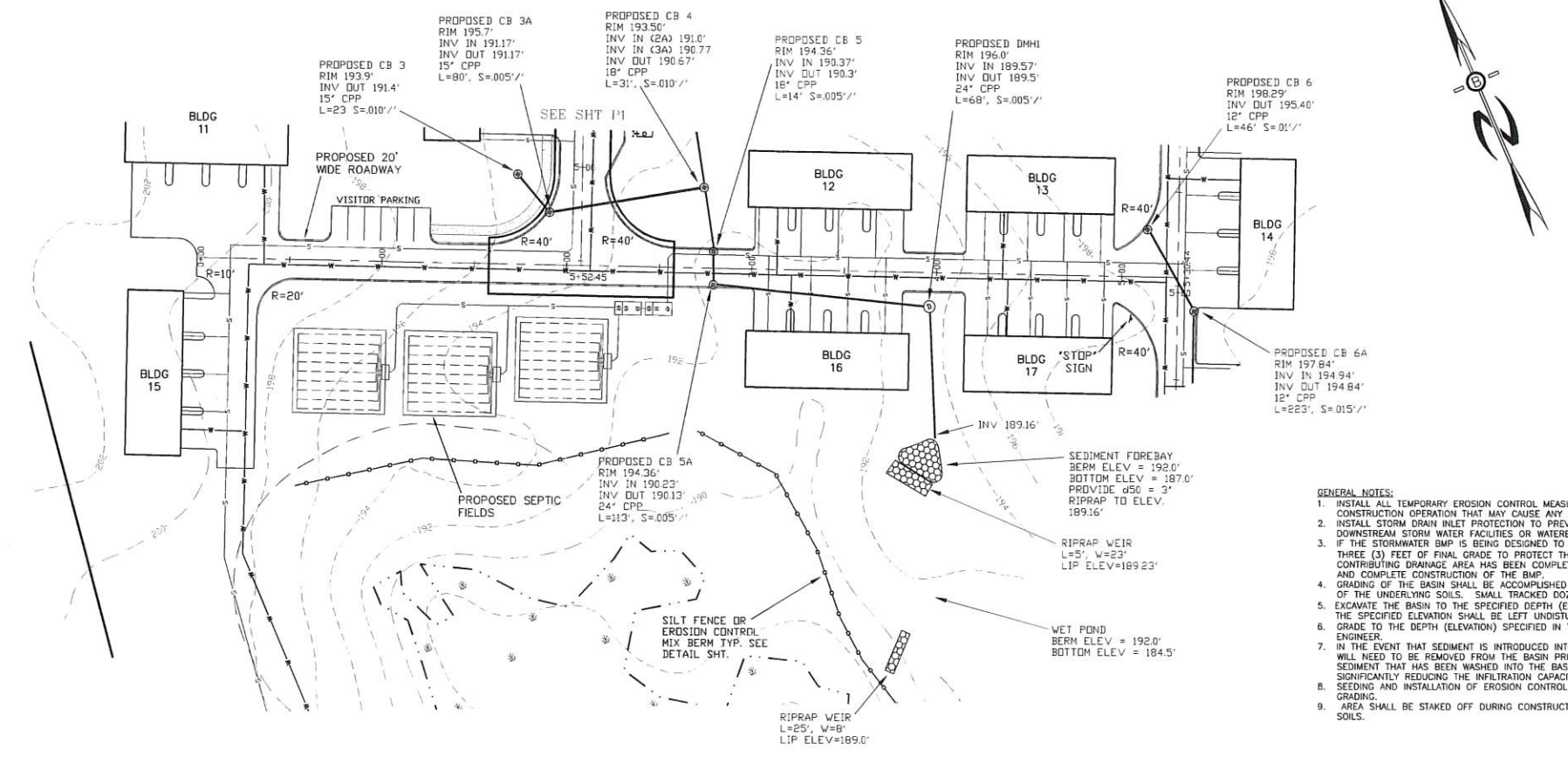
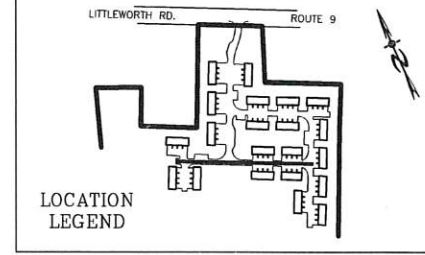
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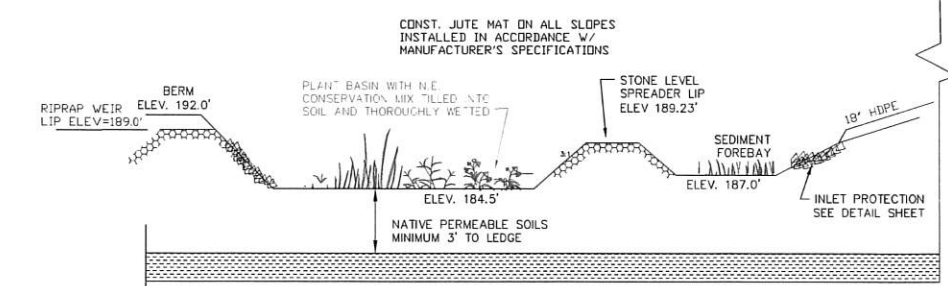


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 70 PORTSMOUTH AVE. STRATHAM, N.H. 03885  
 PHONE: 603-583-4860, FAX: 603-583-4863

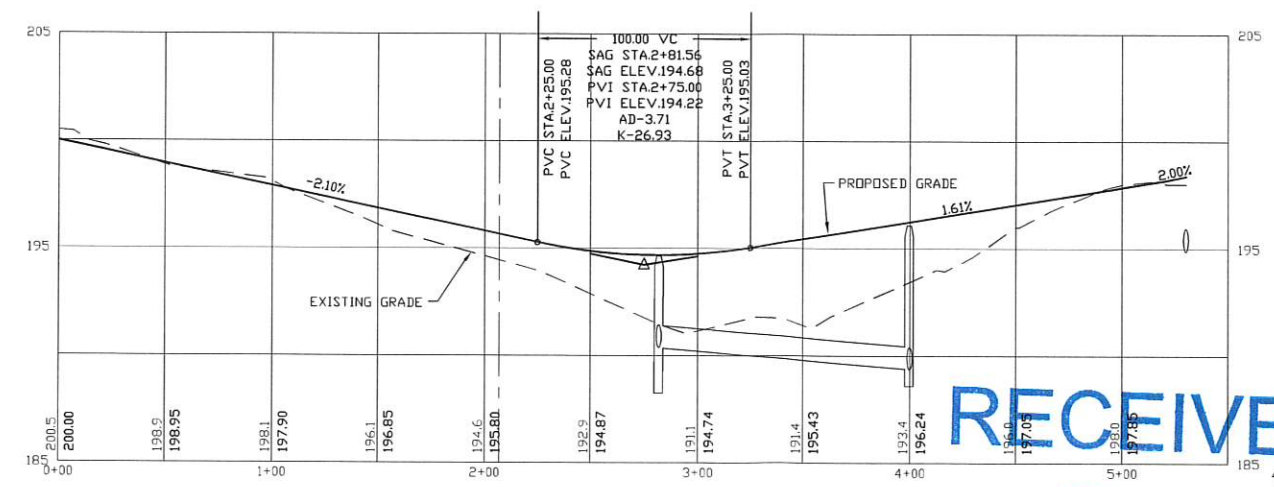


- GENERAL NOTES:
1. INSTALL ALL TEMPORARY EROSION CONTROL MEASURES (IN ACCORDANCE WITH Env-Wq 1500) PRIOR TO THE START OF ANY CONSTRUCTION OPERATION THAT MAY CAUSE ANY SEDIMENTATION OR SILTATION AT THE SITE.
  2. INSTALL STORM DRAIN INLET PROTECTION TO PREVENT CLOGGING OF THE STORM SEWER AND SEDIMENT LOADS TO DOWNSTREAM STORM WATER FACILITIES OR WATERBODIES.
  3. IF THE STORMWATER BMP IS BEING DESIGNED TO SERVE AS A TEMPORARY SEDIMENT BASIN, GRADE THE BMP TO WITHIN THREE (3) FEET OF FINAL GRADE TO PROTECT THE UNDERLYING MATERIAL FROM CLOGGING. ONCE CONSTRUCTION IN THE CONTRIBUTING DRAINAGE AREA HAS BEEN COMPLETED AND THE SITE IS STABILIZED, EXCAVATE THE BASIN TO FINAL GRADE AND COMPLETE CONSTRUCTION OF THE BMP.
  4. GRADING OF THE BASIN SHALL BE ACCOMPLISHED USING LOW-IMPACT EARTH-MOVING EQUIPMENT TO PREVENT COMPACTION OF THE UNDERLYING SOILS. SMALL TRACKED DOZERS AND BOBCATS WITH RUNNER TRACKS ARE RECOMMENDED.
  5. EXCAVATE THE BASIN TO THE SPECIFIED DEPTH (ELEVATION). IT IS RECOMMENDED THAT ALL SUB MATERIAL BELOW THE SPECIFIED ELEVATION SHALL BE LEFT UNDISTURBED, UNLESS OTHERWISE DIRECTED BY THE ENGINEER.
  6. GRADE TO THE DEPTH (ELEVATION) SPECIFIED IN THE CONSTRUCTION DOCUMENTS UNLESS OTHERWISE DIRECTED BY THE ENGINEER.
  7. IN THE EVENT THAT SEDIMENT IS INTRODUCED INTO THE BMP DURING OR IMMEDIATELY FOLLOWING EXCAVATION, THIS MATERIAL WILL NEED TO BE REMOVED FROM THE BASIN PRIOR TO INITIATING THE NEXT STEP IN THE CONSTRUCTION PROCESS. SEDIMENT THAT HAS BEEN WASHED INTO THE BASIN DURING THE EXCAVATION PROCESS CAN SEAL THE PERMEABLE MATERIAL, SIGNIFICANTLY REDUCING THE INFILTRATION CAPACITY OF THE SOILS.
  8. SEEDING AND INSTALLATION OF EROSION CONTROL BLANKET IF REQUIRED SHALL BE COMPLETED WITHIN 48 HOURS OF FINAL GRADING.
  9. AREA SHALL BE STAKED OFF DURING CONSTRUCTION TO RESTRICT HEAVY EQUIPMENT TRAFFIC FROM COMPACTING NATIVE SOILS.



WET POND BASIN PROFILE  
 NOT TO SCALE

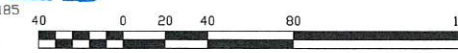
PLANTING NOTES:  
 WETLAND PLANTINGS SHOULD INCLUDE:  
 1. GROUND COVER (SEBGE,  
 LOWBUSH, BLUEBERRY, ETC.)  
 2. LOW GROWING SHRUBS (RED  
 OSIER DOGWOOD, VINTERBERRY  
 OR SIMILAR) PLANTED NO  
 CLOSER THAN 10' DN CENTER.



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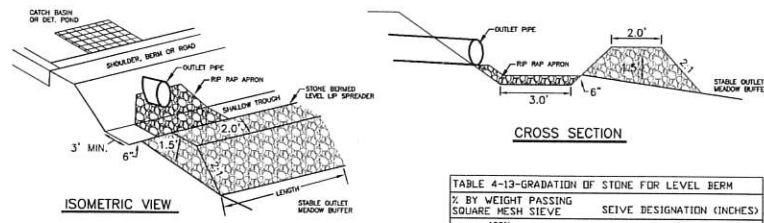
PROFILE SCALES:  
 HORIZONTAL: 1" = 40' VERTICAL: 1" = 4'



PLAN & PROFILE - P3	
PLAN FOR: RESIDENTIAL DEVELOPMENT ROUTE 9 BARRINGTON, NH	
DATE: AUG. 2020	SCALE: 1" = 40'
PROJ. NO: NH-1263	SHEET NO. 11 OF 15

LAND USE OFFICE

**STONE BERM LEVEL SPREADER**

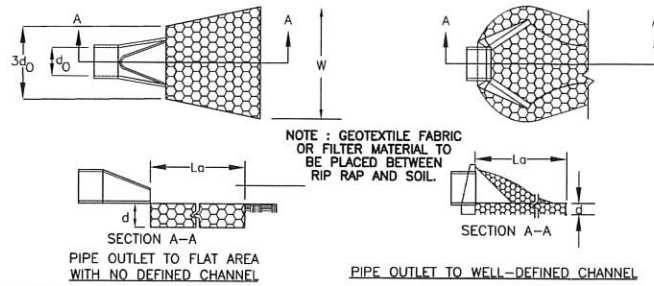


**TABLE 4-13-GRADATION OF STONE FOR LEVEL BERM**

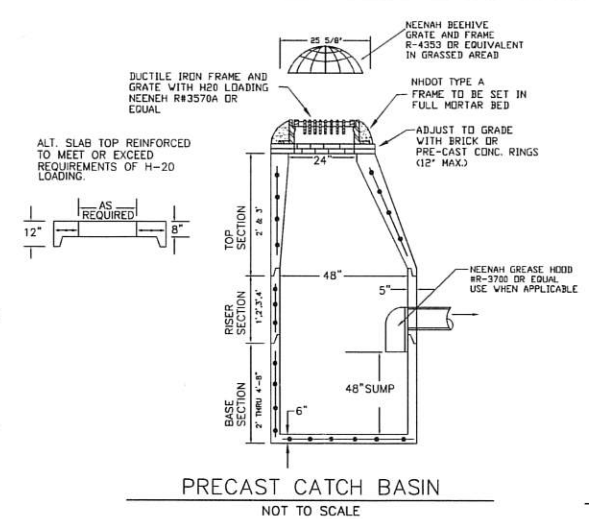
% BY WEIGHT PASSING SQUARE MESH SIEVE	SIEVE DESIGNATION (INCHES)
100%	12
84%-100%	6
68%-83%	3
42%-55%	1
8%-12%	No. 4

**LEVEL SPREADER**

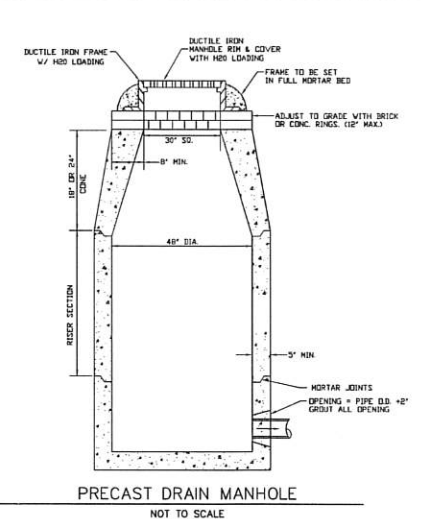
1. CONSTRUCT THE LEVEL SPREADER LIP ON A 0% GRADE TO INSURE UNIFORM SPREADING OF RUNOFF.
2. LEVEL SPREADER SHALL BE CONSTRUCTED ON UNDISTURBED SOIL AND NOT ON FILL.
3. THE ENTIRE LEVEL LIP AREA SHALL BE PROTECTED BY PLACING EXCELSIOR ENFORCER MATTING BENEATH THE STONE. EACH STRIP SHALL OVERLAP BY AT LEAST SIX INCHES.
4. THE FLOW FROM THE LEVEL SPREADER SHALL OUTLET ONTO STABILIZED AREAS. WATER SHOULD NOT RE-CONCENTRATE IMMEDIATELY BELOW THE SPREADER.
5. MAINTENANCE: THE LEVEL SPREADER SHOULD BE CHECKED PERIODICALLY AND AFTER EVERY MAJOR STORM TO DETERMINE IF THE LIP HAS BEEN DAMAGED AND THE DESIGN CONDITIONS HAVE NOT CHANGED. ANY DETRIMENTAL SEDIMENT ACCUMULATION SHOULD BE REMOVED. IF STONE REMOVAL HAS TAKEN PLACE ON THE LIP, THEN THE DAMAGE SHOULD BE REPAIRED.



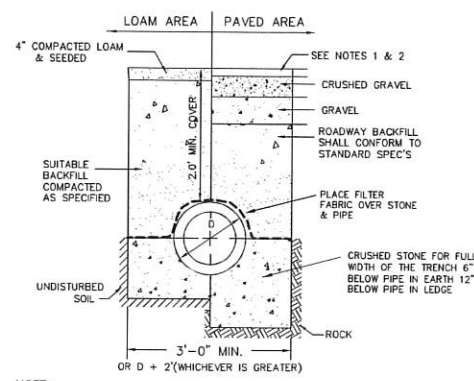
- CONSTRUCTION SPECIFICATIONS**
1. THE SUB GRADE FOR THE FILTER MATERIAL, GEOTEXTILE FABRIC, AND RIP RAP SHALL BE PREPARED TO THE LINES AND GRADES SHOWN ON THE PLANS.
  2. THE ROCK OR GRAVEL USED FOR FILTER OF RIP RAP SHALL CONFORM TO THE SPECIFIED GRADATION. 3. GEOTEXTILE FABRICS SHALL BE PROTECTED 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 RIPAP 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 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.



**PRECAST CATCH BASIN**  
NOT TO SCALE

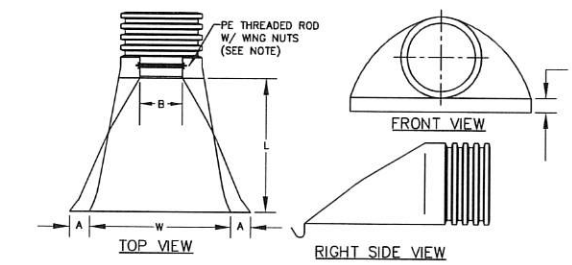


**PRECAST DRAIN MANHOLE**  
NOT TO SCALE



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

**TYPICAL DRAINAGE TRENCH DETAIL**



PART No.	PIPE SIZE	A	B(MAX)	H	L	W
1510-NP	15"	6.5"	10"	6.5"	25"	29"
	375 mm	165 mm	254 mm	165 mm	635 mm	735 mm
1810-NP	18"	7.5"	15"	7.5"	32"	35"
	450 mm	190 mm	380 mm	165 mm	812 mm	890 mm
2410-NP	24"	7.5"	18"	6.5"	36"	45"
	600 mm	190 mm	450 mm	165 mm	900 mm	1140 mm
3010-NP	30"	10.5"	N/A	7.0"	53"	68"
	750 mm	266 mm	N/A	178 mm	1345 mm	1725 mm
3610-NP	36"	10.5"	N/A	7.0"	53"	68"
	900 mm	266 mm	N/A	178 mm	1345 mm	1725 mm

**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)

**PIPE OUTLET PROTECTION**

**TABLE 7-24--RECOMMENDED RIP RAP GRADATION RANGES**

THICKNESS OF RIP RAP = 0.50 FEET

d50 SIZE=	0.50 FEET	6 INCHES
% OF WEIGHT SMALLER THAN THE GIVEN d50 SIZE	SIZE OF STONE (INCHES) FROM	TO
100%	9	12
85%	8	11
50%	6	9
15%	2	3

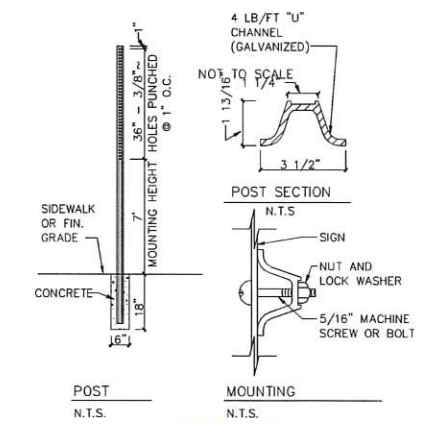
**TABLE 7-24--RECOMMENDED RIP RAP GRADATION RANGES**

THICKNESS OF RIP RAP = 0.75 FEET

d50 SIZE=	0.75 FEET	9 INCHES
% OF WEIGHT SMALLER THAN THE GIVEN d50 SIZE	SIZE OF STONE (INCHES) FROM	TO
100%	14	18
85%	12	16
50%	9	14
15%	3	5

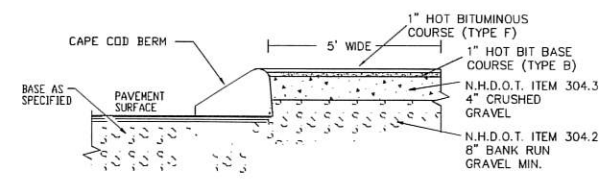
**TRAFFIC CONTROL SCHEDULE**

SIGN NUMBER	SIGN	SIZE OF SIGN WIDTH HEIGHT	DESCRIPTION	MOUNT TYPE	MOUNT HEIGHT
R1-1	STOP	30" 30"	WHITE ON RED	CHANNEL	7'-0"
R2-1	SPEED LIMIT 25	18" 24"	BLACK ON WHITE	CHANNEL	7'-0"
41-0342	NO LEFT TURN	30" 30"	BLACK ON YELLOW	CHANNEL	8'-6"
W14-2	NO OUTLET	24" 24"	BLACK ON YELLOW	CHANNEL	7'-0"

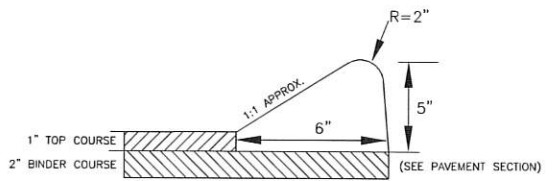


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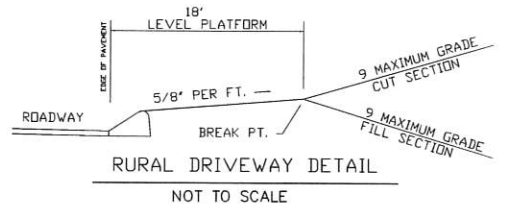
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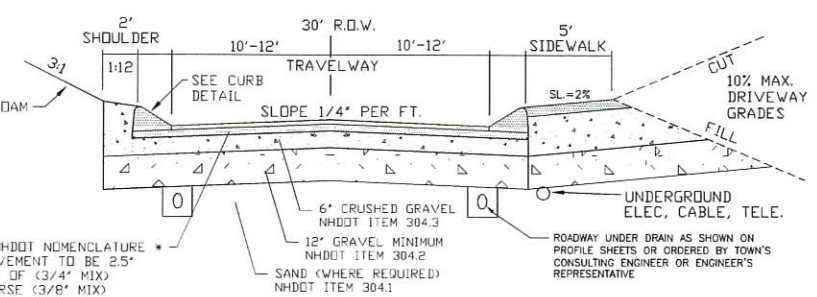
**BIT. SIDEWALK DETAIL**  
NOT TO SCALE



**CAPE COD BERM DETAIL**  
NOT TO SCALE



**RURAL DRIVEWAY DETAIL**  
NOT TO SCALE

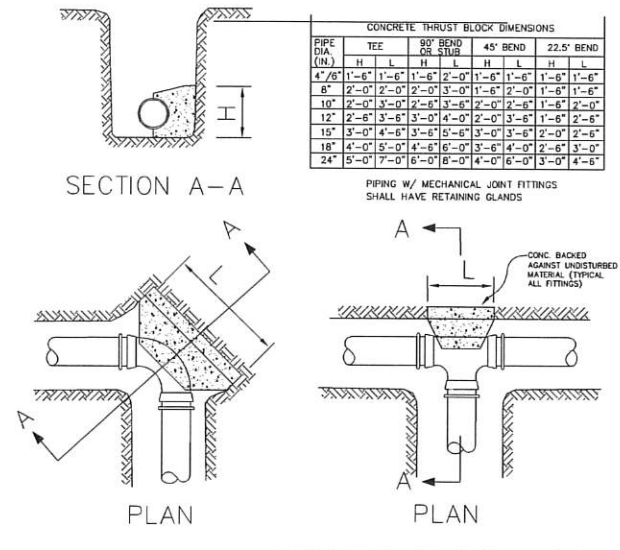


**TYPICAL CROSS SECTION**

REVISIONS:	DATE:
<b>CONSTRUCTION DETAILS D1</b>	
PLAN FOR: RESIDENTIAL DEVELOPMENT ROUTE 9 BARRINGTON, NH	
DATE: AUG. 2020	SCALE NTS
PROJ. NO: NH-1263	SHEET NO. 12 OF 15

PREPARED FOR:  
**J&L TERRA HOLDINGS, INC.**  
 79 EXETER ROAD  
 N. HAMPTON, N.H. 03862

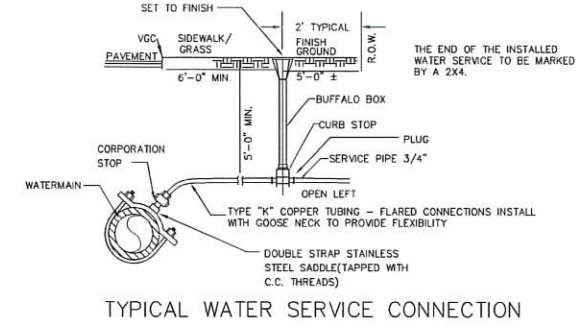
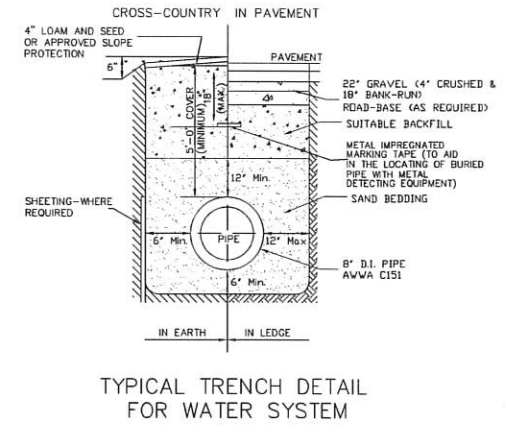
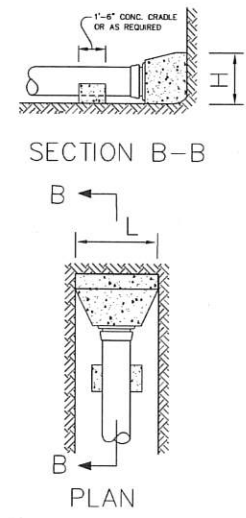
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 70 PORTSMOUTH AVE, STRATHAM, N.H. 03885  
 PHONE: 603-583-4860, FAX: 603-583-4863



CONCRETE THRUST BLOCK DIMENSIONS

PIPE DIA. (IN.)	TEE		90° BEND OR SUEW		45° BEND		22.5° BEND	
	I	II	I	II	I	II	I	II
4.5"	1'-6"	1'-6"	2'-0"	1'-6"	1'-6"	1'-6"	1'-6"	1'-6"
6"	2'-0"	2'-0"	3'-0"	2'-0"	2'-0"	2'-0"	2'-0"	2'-0"
8"	2'-0"	2'-0"	3'-0"	2'-0"	2'-0"	2'-0"	2'-0"	2'-0"
10"	2'-0"	2'-0"	3'-0"	2'-0"	2'-0"	2'-0"	2'-0"	2'-0"
12"	2'-6"	3'-0"	3'-0"	2'-0"	3'-6"	3'-0"	3'-0"	2'-6"
15"	3'-0"	4'-6"	3'-0"	2'-0"	3'-6"	3'-0"	2'-0"	2'-6"
18"	4'-0"	5'-0"	4'-6"	2'-0"	3'-6"	4'-0"	2'-6"	3'-0"
24"	5'-0"	7'-0"	6'-0"	4'-0"	4'-0"	6'-0"	3'-0"	4'-6"

PIPING W/ MECHANICAL JOINT FITTINGS SHALL HAVE RETAINING GLANDS

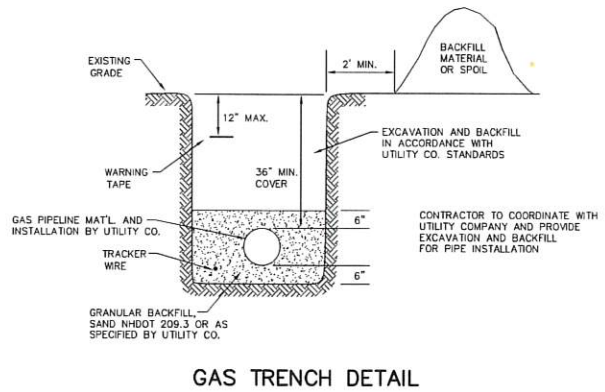
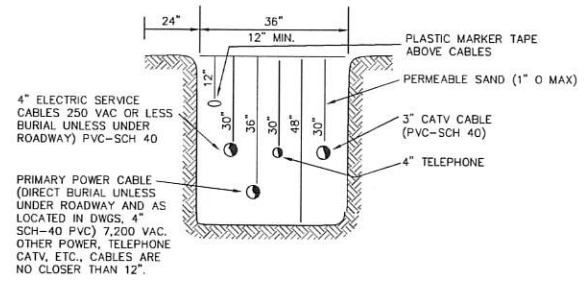


- NOTES
- ORDERED EXCAVATION OF UNSUITABLE MATERIAL BELOW GRADE: REFILL WITH BEDDING MATERIAL. (SEE NOTE 6 ALSO)
  - BEDDING: MINIMUM 12" SAND BLANKET AS SPECIFIED AND REMAINING FILL AS SCREENED GRAVEL AND/OR CRUSHED STONE FREE FROM CLAY, LOAM, ORGANIC MATERIAL AND MEETING ASTM C-33 STONE SIZE No. 67
 

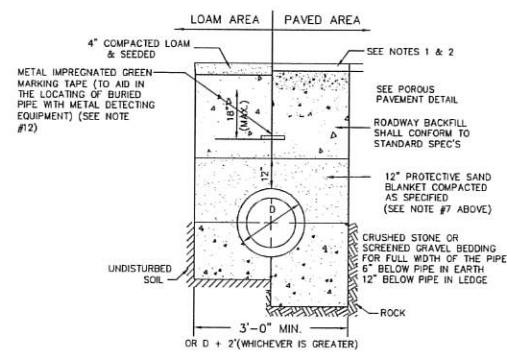
100%	PASSING	1 INCH SCREEN
90-100%	PASSING	3/4 INCH SCREEN
20-50%	PASSING	3/8 INCH SCREEN
0-10%	PASSING	No. 4 SIEVE
0-5%	PASSING	No. 8 SIEVE
  - WHERE ORDERED BY THE ENGINEER TO STABILIZE THE TRENCH BASE, GRADED SCREENED GRAVEL OR CRUSHED STONE 3/4 INCH TO 1-1/2 INCH SHALL BE USED.
  - SUITABLE MATERIAL IN ROADS, ROAD SHOULDERS, WALKWAYS, AND TRAVELED WAYS: SUITABLE MATERIAL FOR TRENCH BACKFILL SHALL BE THE NATURAL MATERIAL EXCAVATED DURING THE COURSE OF CONSTRUCTION, BUT SHALL EXCLUDE DEBRIS, PIECES OF PAVEMENT, ORGANIC MATTER, TOP SOIL, ALL WET OR SOFT MUCK, PEAT OR CLAY, ALL EXCAVATED LEDGE MATERIAL, AND ALL ROCKS OVER SIX INCHES IN LARGEST DIMENSION.
  - FOR CROSS COUNTRY CONSTRUCTION: BACKFILL OR FILL SHALL BE MOUND TO A HEIGHT OF 6 INCHES ABOVE THE ORIGINAL GROUND SURFACE.

NOTE: ALL UTILITIES SHALL BE REVIEWED AND APPROVED BY APPROPRIATE UTILITY COMPANY.

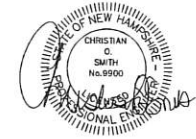
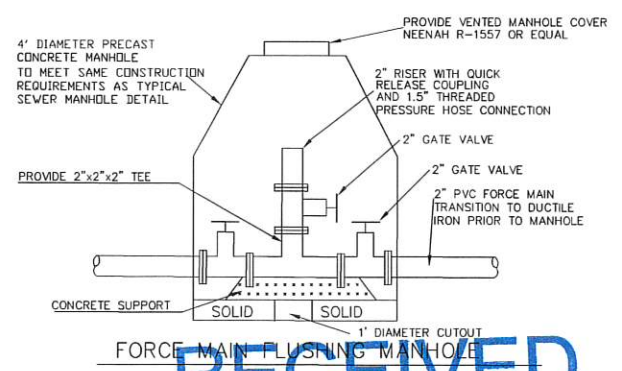
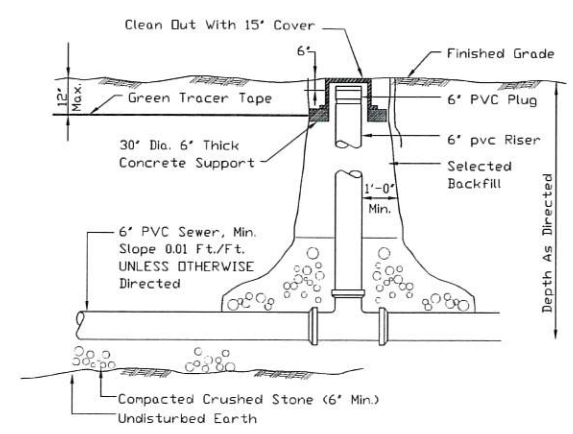
SERVICE BOX CONNECTIONS SHALL BE "FLUSH MOUNT" TO GREATEST EXTENT POSSIBLE AND LOCATED AT PROPERTY LINE CORNERS.



- SEPERATION NOTES:
- WATER MAIN RELATIONS TO SHALL BE IN ACCORDANCE WITH THE "RECOMMENDED STANDARDS FOR WATER WORKS" SO-CALLED TEN STATE STANDARDS AND NEW HAMPSHIRE WATER SUPPLY AND POLLUTION CONTROL DESIGN STANDARDS.
  - WATER MAINS SHALL BE LAID AT LEAST 10 FEET HORIZONTALLY FROM ANY EXISTING OR PROPOSED SEWERS. THE DISTANCE SHALL BE MEASURED EDGE TO EDGE. IF THIS DISTANCE CANNOT BE OBTAINED, THEN THE PIPES SHALL BE INSTALLED IN A SEPERATE TRENCH WITH A VERTICAL SEPERATION AT LEAST 18 INCHES APART.



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



REVISIONS:	DATE:
<b>UTILITY DETAILS</b>	
PLAN FOR: RESIDENTIAL DEVELOPMENT ROUTE 9 BARRINGTON, NH	
DATE: AUG. 2020	SCALE: 1" = 40'
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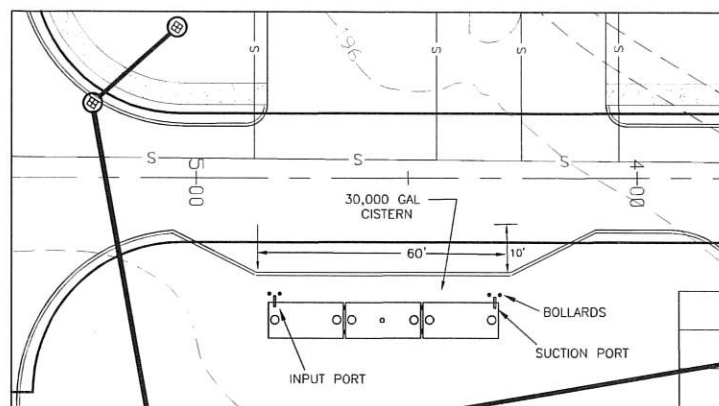
J&L TERRA HOLDINGS, INC.  
79 EXETER ROAD  
N. HAMPTON, N.H. 03862

**BEALS ASSOCIATES PLLC**

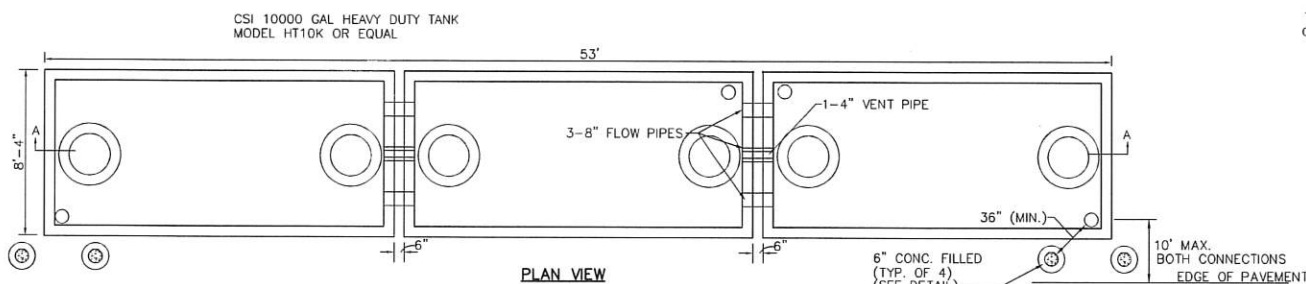
70 PORTSMOUTH AVE, STRATHAM, N.H. 03885  
PHONE: 603-583-4860, FAX: 603-583-4863

### CISTERN SPECIFICATIONS

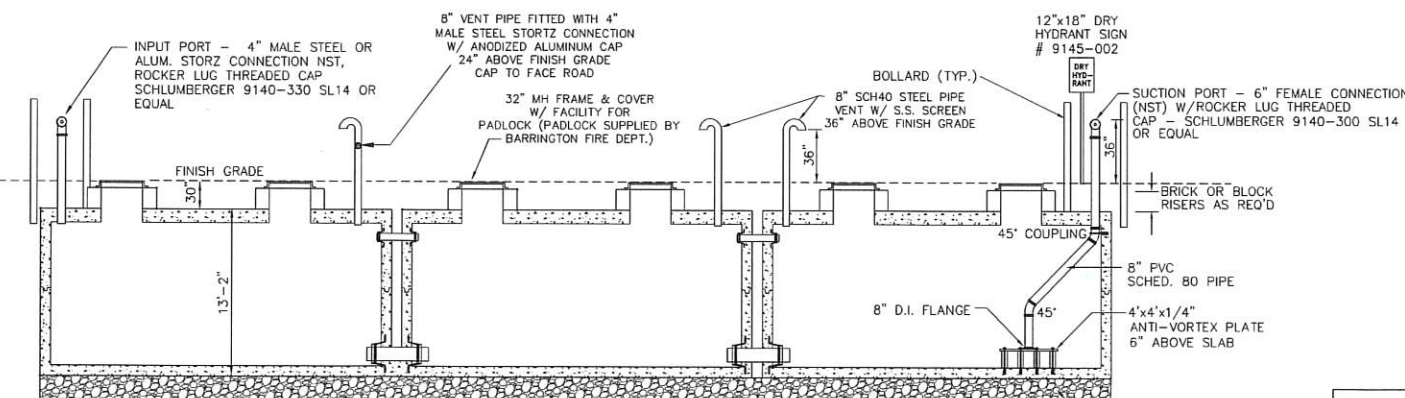
1. THE CISTERN SHALL BE DESIGNED TO BE TROUBLE FREE, AND IT SHALL BE DESIGNED TO LAST 50 YEARS.
2. THE MINIMUM CAPACITY SHALL BE 10,000 GALLONS. DEPENDING ON THE DEVELOPMENT LAYOUT/CONFIGURATION, ADDITIONAL GALLON REQUIREMENTS MAY BE IMPOSED AT THE DISCRETION OF THE FIRE CHIEF. ALL EXCEPTIONS, ADDITIONS, OR DELETIONS WILL BE IN WRITING.
3. THE SUCTION CAPACITY SHALL BE CAPABLE OF DELIVERING 1,000 GALLONS PER MINUTE (GPM) FOR THREE-QUARTERS OF THE CISTERN CAPACITY.
4. THE ENTIRE CISTERN AND APPURTENANCES SHALL BE RATED FOR HS-20 HIGHWAY LOADING.
5. DRAWINGS OF THE DESIGN ARE FOR ESTIMATING GENERAL REQUIREMENT AND DESIGN PURPOSES ONLY AND ARE NOT INTENDED FOR USE AS DESIGN.
6. EACH CISTERN SHALL BE DESIGNED, SITED TO THE PARTICULAR LOCATION, STAMPED BY A REGISTERED ENGINEER, AND APPROVED BY THE FIRE CHIEF.
7. ALL SUCTION AND FILL PIPING SHALL BE AMERICAN SOCIETY FOR TESTING MATERIALS (ASTM) SCHEDULE 40 STEEL. ALL VENT PIPING SHALL BE ASTM SCHEDULE 40 STEEL WITH WELDED JOINTS. ALL PIPING LOCATED WITHIN THE TANK SHALL BE ASTM SCHEDULE 40 STEEL WITH WELDED JOINTS. ALL PIPING LEADING FROM THE TANK TO THE HYDRANT SHALL BE ASTM SCHEDULE 40 STEEL.
8. THE FINAL SUCTION CONNECTION SHALL BE FIVE INCH PUMPER NOZZLE WITH A CAP. THE SUCTION PIPE SHALL BE BRACED TO ENSURE DURABILITY DURING PUMPING OPERATIONS. THE FIRE CHIEF SHALL APPROVE BRACE CONFIGURATION AND INSTALLATION. THE SUCTION PIPE CONNECTION SHALL BE TWENTY-FOUR INCHES ABOVE THE LEVEL OF THE VEHICLE PAD WHERE VEHICLE WHEELS WILL BE LOCATED WHEN THE CISTERN IS IN USE.
9. THE FILLER CONNECTION SHALL BE INSTALLED INTO THE EIGHT INCH VENT WITH 4" MALE STEEL STORZ FITTING. THIS FITTING SHALL BE 24" ABOVE FINISH GRADE AND FACE THE ROAD. A THIRTY-TWO INCH DIAMETER MANHOLE WITH COVER WILL BE LOCATED ON TOP OF THE CISTERN. THE CONFIGURATION OF THIS MANHOLE SHALL ALLOW THE UNIT TO BE SECURED WITH TWO PADLOCKS AND SHALL BE APPROVED BY THE FIRE CHIEF. THE PADLOCKS WILL BE SUPPLIED BY THE FIRE DEPARTMENT.
10. THE DISTANCE FROM THE BOTTOM OF THE SUCTION PIPE TO THE PUMPER CONNECTION SHALL NOT EXCEED FOURTEEN FEET VERTICAL.
11. ALL HORIZONTAL SUCTION PIPING SHALL SLOPE SLIGHTLY UPHILL TOWARD THE PUMPER CONNECTION.
12. BEDDING FOR THE CISTERN SHALL CONSIST OF A MINIMUM OF TWELVE INCHES OF 3/4" TO 1 1/2" WASHED PEA STONE, COMPACTED. NO FILL SHALL BE USED UNDER THE STONE. OVER EXCAVATION SHALL BE FILLED WITH THE SAME STONE BEDDING MATERIAL.
13. ALL BACKFILL MATERIALS SHALL BE SCREENED GRAVEL WITH NO STONES LARGER THAN SIX INCHES AND SHALL BE COMPACTED TO 95 PERCENT OF ITS ORIGINAL VOLUME IN ACCORDANCE WITH ASTM D 1557. 16. THE TOP OF CISTERN SHALL BE INSULATED WITH VERMIN RESISTANT FOAM INSULATION AND TWO FEET OF BACKFILL WITH A MINIMUM WEIGHT OF 120 PCF. COMPACTED. FOAM USED FOR THIS INSTALLATION SHALL BE CLOSED CELL POLYURETHANE FOAM WITH AN INSULATION FACTOR OF R=5 PER INCH. ALL BACKFILL SHALL EXTEND TEN FEET BEYOND THE EDGE OF THE VEHICLE PAD AND THEN HAVE A MAXIMUM OF 3:1 SLOPE, LOAM AND SEEDED.
14. BEFORE ANY BACKFILLING IS DONE THE ENTIRE CISTERN SHALL BE COMPLETED AND INSPECTED BY THE FIRE CHIEF.
15. AFTER BACKFILLING, BOLLARDS OR LARGE STONES SHALL BE PLACED TO PROTECT THE TANK AND APPURTENANCES.
16. THE PITCH OF THE SHOULDER AND VEHICLE PAD FROM THE EDGE OF THE PAVEMENT TO THE PUMPER SUCTION CONNECTION SHALL BE ONE PERCENT TO THREE PERCENT DOWNGRADE.
17. THE SHOULDER AND VEHICLE PAD SHALL BE OF A SUFFICIENT LENGTH TO ALLOW CONVENIENT ACCESS TO THE SUCTION CONNECTION WHEN THE PUMPER IS SET AT 45 DEGREES TO THE ROAD. THE SHOULDER AND VEHICLE PAD SECTION SHALL CONSIST OF 3" BITUMINOUS PAVING, REFER TO SITE PLAN FOR REQUIREMENTS.
18. THE SUCTION FITTING SHALL BE LOCATED BETWEEN 22 AND 24 FEET FROM THE NEAREST RUNNING EDGE OF ROAD PAVEMENT. TWO CONCRETE FILLED STEEL BOLLARDS SHALL BE PLACED IN A MANNER TO PROTECT THE HYDRANT. THE BASE OF THESE BOLLARDS SHALL EXTEND BELOW THE FROST LINE. THE UPPER PORTION OF THE BOLLARDS SHALL EXTEND THIRTY SIX INCHES ABOVE THE LEVEL OF THE VEHICLE PAD WHERE VEHICLE WHEELS WILL BE LOCATED WHEN THE CISTERN IS IN USE.
19. ALL CONSTRUCTION, BACKFILL, AND GRADING MATERIALS SHALL BE IN ACCORDANCE WITH PROPER CONSTRUCTION PRACTICES AND SHALL BE ACCEPTABLE TO THE FIRE CHIEF.
20. THE FIRE CHIEF (OR REPRESENTATIVE) AND THE ENGINEER'S INSPECTOR WILL BE NOTIFIED BY THE CONTRACTOR TO OBSERVE THE FOLLOWING POINTS OF INSTALLATION:
  - A. EXCAVATION COMPLETE.
  - B. CRUSHED STONE INSTALLED AND COMPACTED
  - C. BACKFILLING COMPLETE PRIOR TO PLACEMENT OF INSULATION.
  - D. PLACEMENT OF INSULATION.
  - E. START AND FINISH OF LEAKAGE TEST.
  - F. PIPING MANWAYS AND BOLLARDS IN PLACE AND PAINTED.
  - G. ALL BACKFILLING LOAM, SEED, ETC. COMPLETE WITH TURNOUT GRAVEL IN PLACE AND GRADED.
  - H. PAVEMENT COMPLETE, AND ALL OTHER WORK 100% COMPLETE.
21. THE FIRE CHIEF SHALL BE NOTIFIED OF THE DATE THAT SITE WORK IS TO BEGIN.
22. ANY EXCEPTION, ADDITIONS, OR DELETIONS ARE DATED AND NOTED BELOW:
23. CONCRETE MUST HAVE A MINIMUM OF 150 PCF.
24. STONE AND GRAVEL BACKFILL MUST HAVE A MINIMUM OF 120 PCF.



CISTERN SITE PLAN  
SCALE: 1"=20'



PLAN VIEW



NOTES SECTION A-A

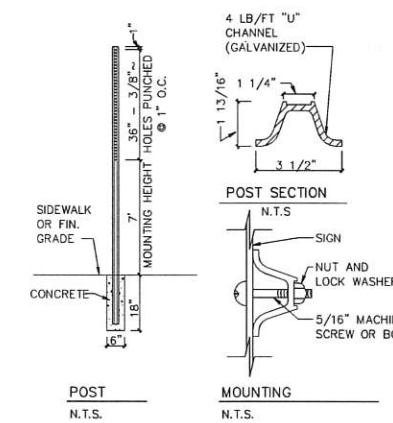
1. CONCRETE: 5,000 PSI AFTER 28 DAYS.
2. REINFORCED FOR H-20 LOADING.
3. JOINTS SEALED WATER TIGHT.
4. ALL BELOW GRADE EXTERIOR SURFACES OF THE TANK SHALL BE COATED WITH KOL-TAR'S BLACK SHIELD ASPHALT COATING, OR APPROVED EQUAL.
5. CISTERN INSTALLATION MUST CONFORM WITH ALL LOCAL FIRE DEPARTMENT REQUIREMENTS.

PROPOSED 30,000 GAL. FIRE CISTERN DETAILS  
NOT TO SCALE

**RECEIVED**

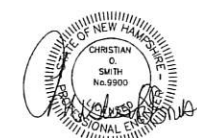
SEP 15 2020

LAND USE OFFICE



STREET SIGN DETAIL

STOP SIGN (R1-1) 30\"/>



REVISIONS:	DATE:
<b>FIRE CISTERN DETAILS</b>	
PLAN FOR: RESIDENTIAL DEVELOPMENT ROUTE 9 BARRINGTON, NH	
DATE: AUG. 2020	SCALE: NTS
PROJ. NO: NH-1263	SHEET NO. 14 OF 15

