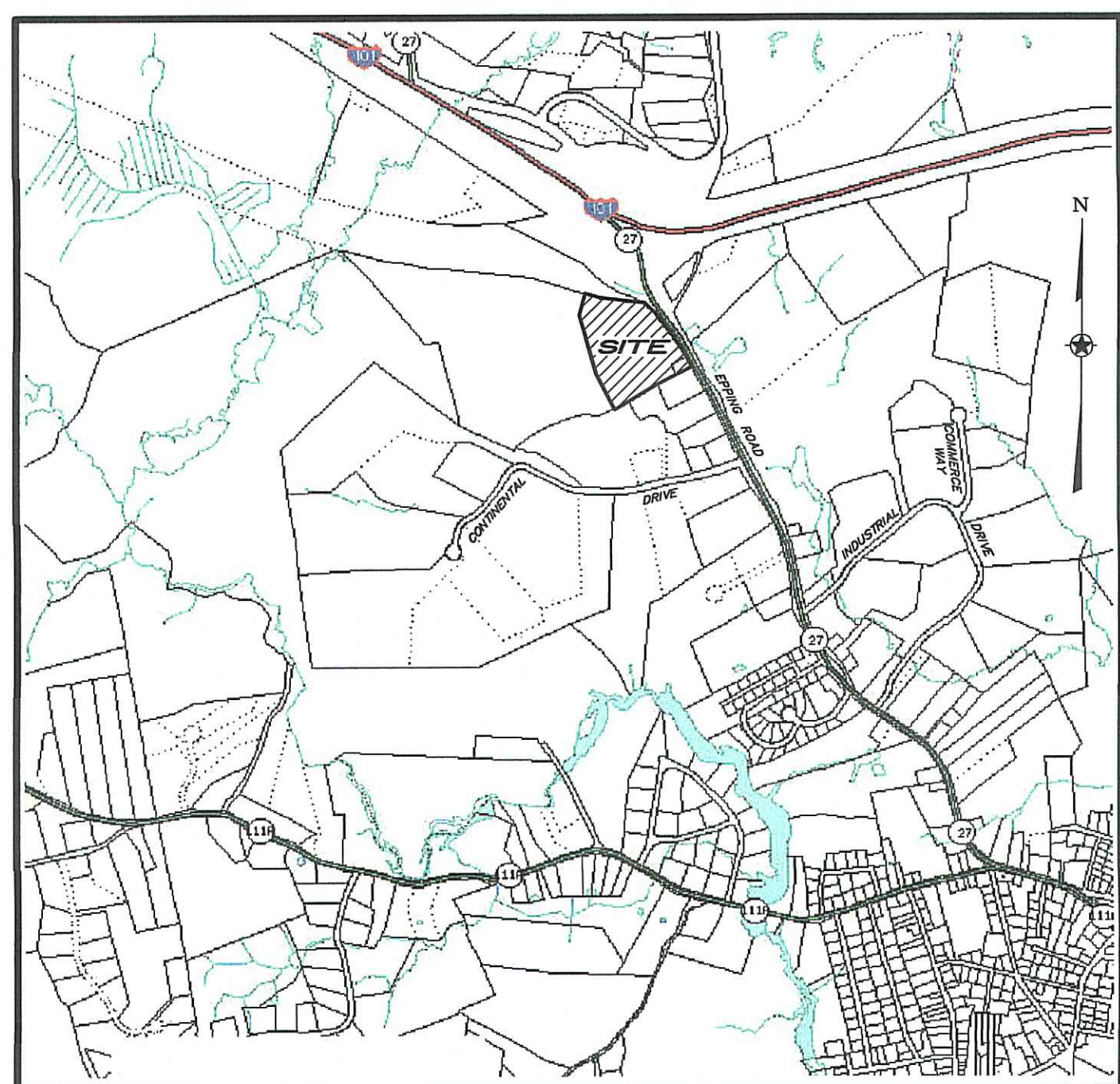


MAP 47 LOTS 6 & 7
 SITE PLAN

GATEWAY AT EXETER

170 EPPING ROAD NH ROUTE 27
 EXETER, NEW HAMPSHIRE



VICINITY PLAN SCALE: 1"=1,364'±

PREPARED FOR/RECORD OWNER

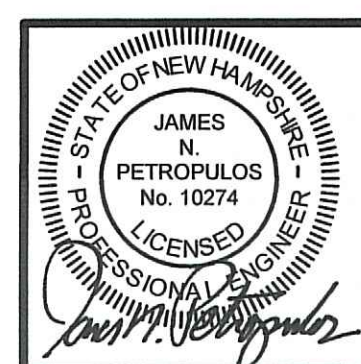
GATEWAY AT EXETER, LLC

20 TRAFALGAR SQUARE, SUITE 610
 NASHUA, NEW HAMPSHIRE 03063
 (603) 880-0502

6 NOVEMBER 2019

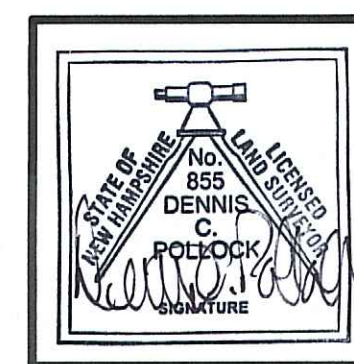
REVISED
 31 JANUARY 2020
 6 APRIL 2020
 6 MAY 2020
 12 JUNE 2020
 11 AUGUST 2020

INDEX OF PLANS		
SHEET No.	TITLE	
1 OF 30	MASTER SITE PLAN	1"=60'
2-3 OF 30	EXISTING CONDITIONS PLAN	1"=40'
4 OF 30	SOIL SURVEY PLAN	1"=50'
5-6 OF 30	SITE GRADING PLAN	1"=40'
7-8 OF 30	SITE UTILITY PLAN	1"=40'
9-10 OF 30	SITE LAYOUT PLAN	1"=40'
11-13 OF 30	UTILITY PROFILES	Hor: 1"=40' Vert: 1"=4'
14 OF 30	EROSION CONTROL PLAN (PHASE I)	1"=50'
15 OF 30	EROSION CONTROL PLAN (PHASE II)	1"=50'
16 OF 30	DETAIL SHEET - EROSION CONTROL	
17-19 OF 30	DETAIL SHEET - GENERAL SITE	
20 OF 30	DETAIL SHEET - DRAINAGE	
21 OF 30	DETAIL SHEET - SEWER PUMP STATION	
22 OF 30	DETAIL SHEET - WATER	
23-24 OF 30	LANDSCAPE PLAN	1"=40'
25 OF 30	DETAIL SHEET - LANDSCAPE	
26 OF 30	CONSTRUCTION PLAN - PHASE I	1"=60'
27 OF 30	CONSTRUCTION PLAN - PHASE II	1"=60'
28 OF 30	CONSTRUCTION PLAN - PHASE III	1"=60'
29 OF 30	CONSTRUCTION PLAN - PHASE IV	1"=60'
30 OF 30	CONSTRUCTION PLAN - PHASE V	1"=60'
	PHOTOMETRIC SITE LIGHTING PLAN	
	BUILDING ELEVATIONS	



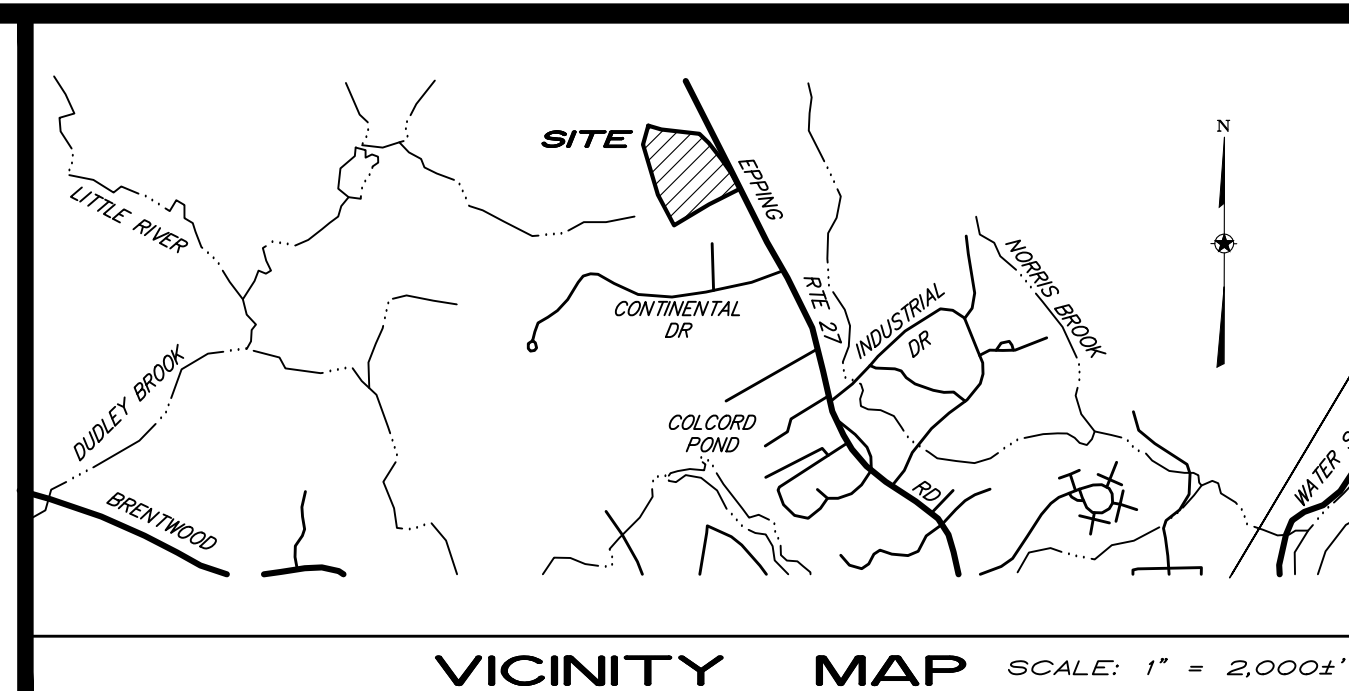
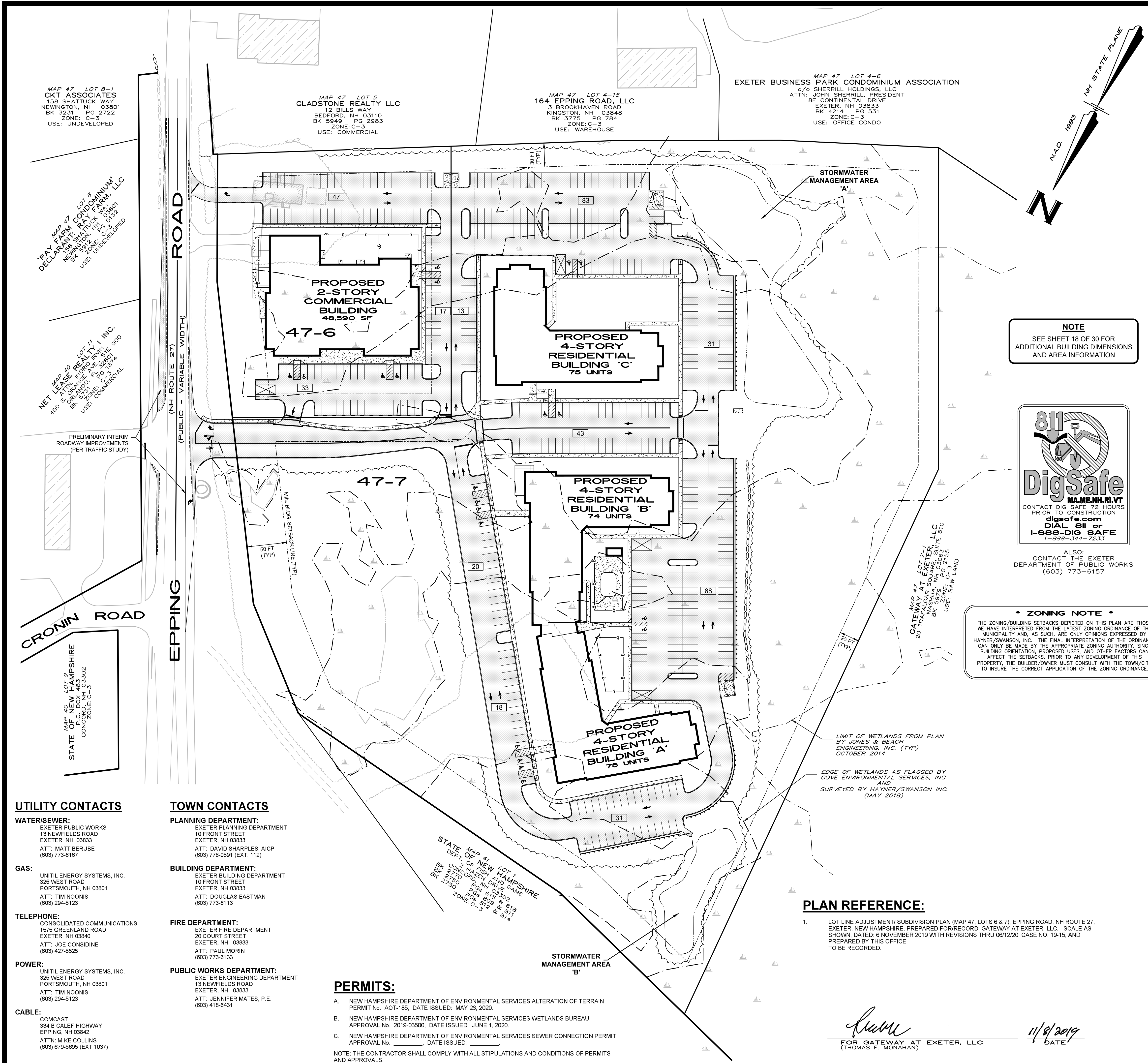
HSI Hayner/Swanson, Inc.

Civil Engineers/Land Surveyors
 3 Congress Street Nashua, NH 03062 (603) 883-2057
 131 Middlesex Turnpike Burlington, MA 01803 (781) 203-1501
 www.hayner-swanson.com



APPROVED
 EXETER PLANNING BOARD
 CHAIRMAN _____ DATE _____

CASE No. 19-16



NOTES:

- SITE AREA:
 - MAP 47 LOT 6: 2.243 ACRES
 - MAP 47 LOT 7: 14.465 ACRES
- PRESENT ZONING: C-3; EPPING ROAD HIGHWAY COMMERCIAL

MINIMUM LOT REQUIREMENTS:	C-3	LOT 47-6	LOT 47-7
- LOT AREA	40,000 SF	97,723 SF	630,096 SF
- LOT WIDTH	172 FT	337 FT	1003 FT
- LOT DEPTH	236 FT	228 FT	837 FT
- BUILDING HEIGHT	50 FT	38 FT	50 FT

NO.	DATE	BY	REVISION
1	08/11/20	JNP	ADDRESS PLANNING BOARD COMMENTS
2	08/12/20	JNP	REVISE COMMERCIAL BUILDINGS
3	05/06/20	JNP	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	04/06/20	JNP	ADDRESS NHDES COMMENTS
5	01/31/20	JNP	ADDRESS TOWN REVIEW COMMENTS

NOTE
SEE SHEET 18 OF 30 FOR ADDITIONAL BUILDING DIMENSIONS AND AREA INFORMATION



*** ZONING NOTE ***
THE ZONING/BUILDING SETBACKS DEPICTED ON THIS PLAN ARE THOSE WE HAVE INTERPRETED FROM THE LATEST ZONING ORDINANCE OF THE MUNICIPALITY AND, AS SUCH, ARE ONLY OPINIONS EXPRESSED BY HAYNER/SWANSON, INC. THE FINAL INTERPRETATION OF THE ORDINANCE CAN ONLY BE MADE BY THE APPROPRIATE ZONING AUTHORITY. SINCE BUILDING ORIENTATION, PROPOSED USES, AND OTHER FACTORS CAN AFFECT THE SETBACKS, PRIOR TO ANY DEVELOPMENT OF THIS PROPERTY, THE BUILDER/OWNER MUST CONSULT WITH THE TOWN/CITY TO INSURE THE CORRECT APPLICATION OF THE ZONING ORDINANCE.

PLAN REFERENCE:
1. LOT LINE ADJUSTMENT/SUBDIVISION PLAN (MAP 47, LOTS 6 & 7), EPPING ROAD, NH ROUTE 27, EXETER, NEW HAMPSHIRE, PREPARED FOR/RECORD: GATEWAY AT EXETER, LLC, SCALE AS SHOWN, DATED: 6 NOVEMBER 2019 WITH REVISIONS THRU 06/12/20, CASE NO. 19-15, AND PREPARED BY THIS OFFICE TO BE RECORDED.

UTILITY CONTACTS

WATER/SEWER:
EXETER PUBLIC WORKS
13 NEWFIELDS ROAD
EXETER, NH 03833
ATT: MATT BERUBE
(603) 773-8167

GAS:
UNITIL ENERGY SYSTEMS, INC.
325 WEST ROAD
PORTSMOUTH, NH 03801
ATT: TIM NOONIS
(603) 294-5123

TELEPHONE:
CONSOLIDATED COMMUNICATIONS
1575 GREENLAND ROAD
EXETER, NH 03840
ATT: JOE CONSIDINE
(603) 427-5525

POWER:
UNITIL ENERGY SYSTEMS, INC.
325 WEST ROAD
PORTSMOUTH, NH 03801
ATT: TIM NOONIS
(603) 294-5123

CABLE:
COMCAST
334 B CALEF HIGHWAY
EPPING, NH 03842
ATTN: MIKE COLLINS
(603) 679-5695 (EXT 1037)

TOWN CONTACTS

PLANNING DEPARTMENT:
EXETER PLANNING DEPARTMENT
10 FRONT STREET
EXETER, NH 03833
ATT: DAVID SHARPLES, AICP
(603) 778-0591 (EXT. 112)

BUILDING DEPARTMENT:
EXETER BUILDING DEPARTMENT
10 FRONT STREET
EXETER, NH 03833
ATT: DOUGLAS EASTMAN
(603) 773-6113

FIRE DEPARTMENT:
EXETER FIRE DEPARTMENT
20 COURT STREET
EXETER, NH 03833
ATT: PAUL MORIN
(603) 773-6133

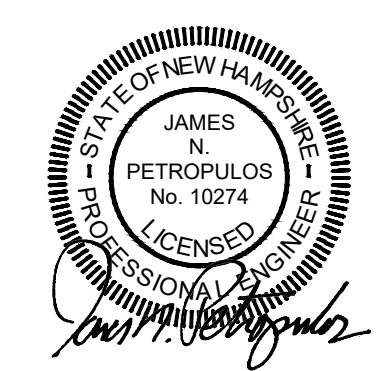
PUBLIC WORKS DEPARTMENT:
EXETER ENGINEERING DEPARTMENT
13 NEWFIELDS ROAD
EXETER, NH 03833
ATT: JENNIFER MATES, P.E.
(603) 418-6431

PERMITS:

- NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES ALTERATION OF TERRAIN PERMIT No. AOT-185, DATE ISSUED: MAY 26, 2020.
- NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES WETLANDS BUREAU APPROVAL No. 2019-03500, DATE ISSUED: JUNE 1, 2020.
- NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES SEWER CONNECTION PERMIT APPROVAL No. _____, DATE ISSUED: _____.

NOTE: THE CONTRACTOR SHALL COMPLY WITH ALL STIPULATIONS AND CONDITIONS OF PERMITS AND APPROVALS.

Thomas F. Monahan
FOR GATEWAY AT EXETER, LLC
(THOMAS F. MONAHAN)
11/8/2019
DATE



APPROVED EXETER PLANNING BOARD

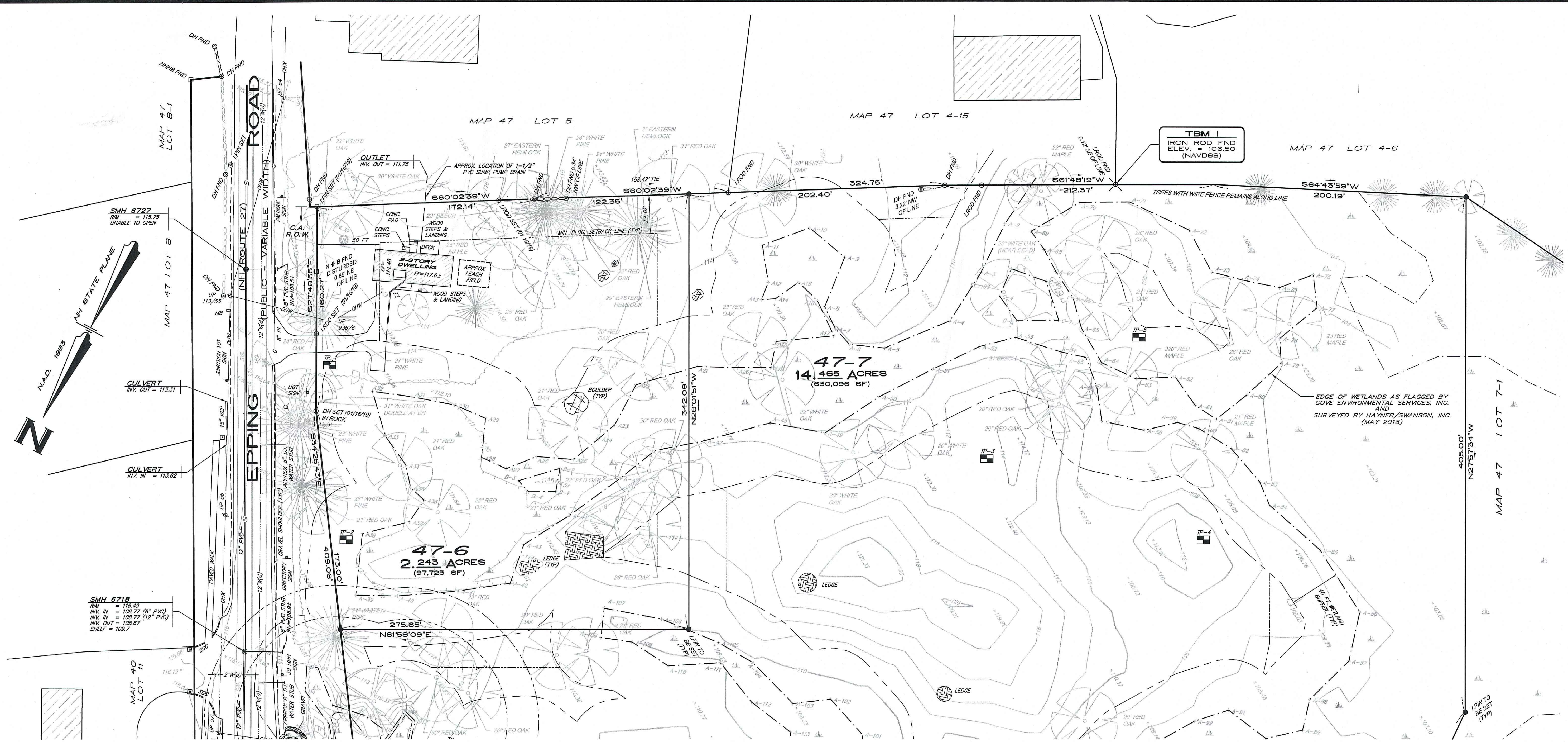
CHAIRMAN _____ DATE _____

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

MASTER SITE PLAN (MAP 47, LOTS 6 & 7)
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

NOVEMBER 16, 2019

DATE: 11/8/2019
SCALE: 1" = 60'
SHEET: 1 OF 30
PROJECT: 5532SPPP
FIELD BOOK: 121810224 DWG. LOC.: 50000\5532\DWG\5532_0919



SEE SHEET 3 OF 30

LEGEND

- 100 --- EXISTING GROUND CONTOUR
- 100.5 --- EXISTING SPOT ELEVATION
- PROPOSED GRADE
- +100.5 --- PROPOSED SPOT GRADE
- STORM DRAIN & CATCH BASIN
- STORM DRAIN & MANHOLE
- STORM DRAIN & HEADWALL
- FM --- FORCE MAIN & MANHOLE
- WATER MAIN & HYDRANT
- WATER MAIN & GATE VALVE
- GAS LINE & GATE VALVE
- UTILITY POLE WITH GUY SUPPORT
- STREET LIGHT
- OVERHEAD ELECTRIC & TELEPHONE
- UNDERGROUND ELEC./TEL & MANHOLES
- TP --- TRANSFORMER PAD
- SIGN
- TREE LINE
- SB --- STONE BOUND
- IPIN --- IRON PIN
- IRON PIN TO BE SET
- BUILDING SETBACK LINE
- IRRIGATION SLEEVE
- WETLAND FLAGGING LIMIT
- WETLAND BUFFER LINE
- WIRE FENCE
- CHAINLINK FENCE
- CAPE COD BERM
- CCB --- CONCRETE CURB & SIDEWALK
- SLOPE GRANITE CURBING
- STORMWATER RUNOFF DIRECTION
- HANDICAP PARKING SPACE
- HANDICAP SIDEWALK RAMP
- PARKING SPACE COUNT
- GUARD RAIL
- PAVEMENT SAWCUT
- REINFORCED CONCRETE
- PROPOSED FULL-DEPTH PAVEMENT
- RIPRAP / STONE
- TP-3 --- TEST PIT LOCATION & IDENTIFIER
- TP-1 --- TEST HOLE LOCATION & IDENTIFIER
- LIMIT OF WORK
- 20+00 --- CENTER LINE STATIONING
- RETAINING WALL

UTILITY NOTE
 THE UNDERGROUND UTILITIES DEPICTED HERON HAVE BEEN EXISTING FROM FIELD SURVEY INFORMATION AND PLOTTED FROM EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES DEPICTED COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND PORTIONS OF THE UTILITIES.

ZONING NOTE
 THE ZONING/BUILDING SETBACKS DEPICTED ON THIS PLAN ARE THOSE WE HAVE INTERPRETED FROM THE LATEST ZONING ORDINANCE OF THE MUNICIPALITY AND, AS SUCH, ARE ONLY OPINIONS EXPRESSED BY HAYNER/SWANSON, INC. THE FINAL INTERPRETATION OF THE ORDINANCE CAN ONLY BE MADE BY THE APPROPRIATE ZONING AUTHORITY. SINCE BUILDING ORIENTATION, PROPOSED USES, AND OTHER FACTORS CAN AFFECT THE SETBACKS, PRIOR TO ANY DEVELOPMENT OF THIS PROPERTY, THE BUILDER/OWNER MUST CONSULT WITH THE TOWN/CITY TO INSURE THE CORRECT APPLICATION OF THE ZONING ORDINANCE.

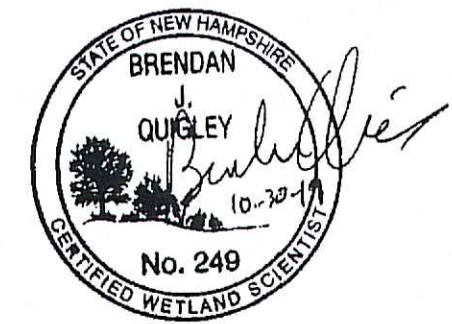


ALSO CONTACT THE EXETER DEPARTMENT OF PUBLIC WORKS (603) 773-6157

EASEMENTS, RIGHTS & RESTRICTIONS:

- MAP 47 LOT 7 IS SUBJECT TO THE TAKING OF RIGHTS OF ACCESS, LIGHT, AIR AND VIEW AND THE RESERVATION OF ONE (1) POINT OF ACCESS AS DESCRIBED IN BK. 2770, PG 615.
- MAP 47 LOT 6 IS SUBJECT TO THE TAKING OF RIGHTS OF ACCESS, LIGHT, AIR AND VIEW AND THE RESERVATION OF ONE (1) POINT OF ACCESS AS DESCRIBED IN BK. 2274, PG 1194 AND BK 2770, PG 615.
- MAP 47 LOT 6 IS SUBJECT TO THE EASEMENT GRANTED TO THE EXETER & HAMPTON ELECTRIC COMPANY AND NEW ENGLAND TELEPHONE AND TELEGRAPH COMPANY AS DESCRIBED IN BK 2792, PG 1633.

THIS IS TO CERTIFY THAT THE WETLANDS HAVE BEEN DELINEATED IN ACCORDANCE WITH THE WITH THE U.S. ARMY CORPS OF ENGINEERS JANUARY 2012 REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTH-CENTRAL AND NORTH-EAST (REGION 2).
 WETLAND DELINEATION PREPARED BY:
 GOVE ENVIRONMENTAL SERVICES
 BRENDAN J. QUIGLEY
 CERTIFIED WETLAND SCIENTIST (#249)



CERTIFICATION

I HEREBY CERTIFY, TO MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THIS PLAN SHOWS THE RESULTS OF AN ON THE GROUND "STANDARD PROPERTY SURVEY" AND THAT SAID SURVEY MEETS THE MINIMUM PRECISION AND/OR ACCURACY MEASUREMENTS FOR SURVEY CLASSIFICATION "U" (URBAN) AS SET FORTH IN TABLE 500.1 OF THE NEW HAMPSHIRE CODE OF ADMINISTRATIVE RULES OF THE BOARD OF LICENSURE FOR LAND SURVEYORS ADOPTED 08/23/01, EFFECTIVE 01/01/08.

I FURTHER CERTIFY THAT THIS PLAN IS THE RESULT OF AN ACTUAL FIELD SURVEY MADE ON THE GROUND AND HAS A MAXIMUM ERROR OF CLOSURE OF ONE PART IN FIFTEEN THOUSAND AN ALL PROPERTY LINES WITHIN AND BORDERING THE SUBJECT PROPERTY.
 DATE: 8/1/20
 DENNIS C. POLLOCK, LLS

SURVEY NOTES:

- THE EXISTING PLANIMETRICS AND TOPOGRAPHY, AS SHOWN ON THESE PLANS, IS BASED ON AN ACTUAL FIELD SURVEY MADE ON THE GROUND BETWEEN APRIL 2018 AND JULY 2019.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE ACCURACY OF THE EXISTING TOPOGRAPHY PRIOR TO EARTHWORK OPERATIONS. NO CLAIM FOR EXTRA WORK DUE TO TOPOGRAPHIC INACCURACY SHALL BE CONSIDERED AFTER EARTHWORK HAS COMMENCED.
- THE CONTRACTOR SHALL ONLY USE BENCHMARKS AS PROVIDED BY THE ENGINEER.
- SURVEY CONTROL INFORMATION:
 HORIZONTAL DATUM: NAD83
 HORIZONTAL PROJECTION: NH STATE PLANE
 VERTICAL DATUM: NAVD88
 UNITS: US SURVEY FEET
- TEST PIT LOCATIONS AS SHOWN ARE APPROXIMATE. THE TEST PITS WERE PERFORMED BY GEOTECHNICAL SERVICES, INC., WEARE, NH ON DECEMBER 16, 2019.
- THE LOCATION OF THE TREES SHOWN ON THIS PLAN THAT ARE GREATER THAN 20" DBH WERE FIELD LOCATED BY GOVE ENVIRONMENTAL SERVICES, INC.

WETLAND NOTES:

THE LIMITS OF JURISDICTIONAL WETLANDS AS SHOWN ON THIS PLAN WERE DELINEATED BY GOVE ENVIRONMENTAL SERVICES, INC. IN MAY OF 2018 AND OCTOBER OF 2014 IN ACCORDANCE WITH:

- US ARMY CORPS OF ENGINEERS REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTH-CENTRAL AND NORTH-EAST REGION, TECHNICAL REPORT ERDC/EL TR-12-1, JANUARY 2012, VERSION 2.0
- NEW ENGLAND HYDRIC SOILS TECHNICAL COMMITTEE, 2018 VERSION 4, FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND, NEW ENGLAND INTERSTATE WATER POLLUTION CONTROL COMMISSION, LOWELL, MA.
- NORTH AMERICAN DIGITAL FLORA: NATIONAL WETLAND PLANT LIST, CURRENT VERSION.

APPROVED
 EXETER PLANNING BOARD
 CHAIRMAN _____ DATE _____

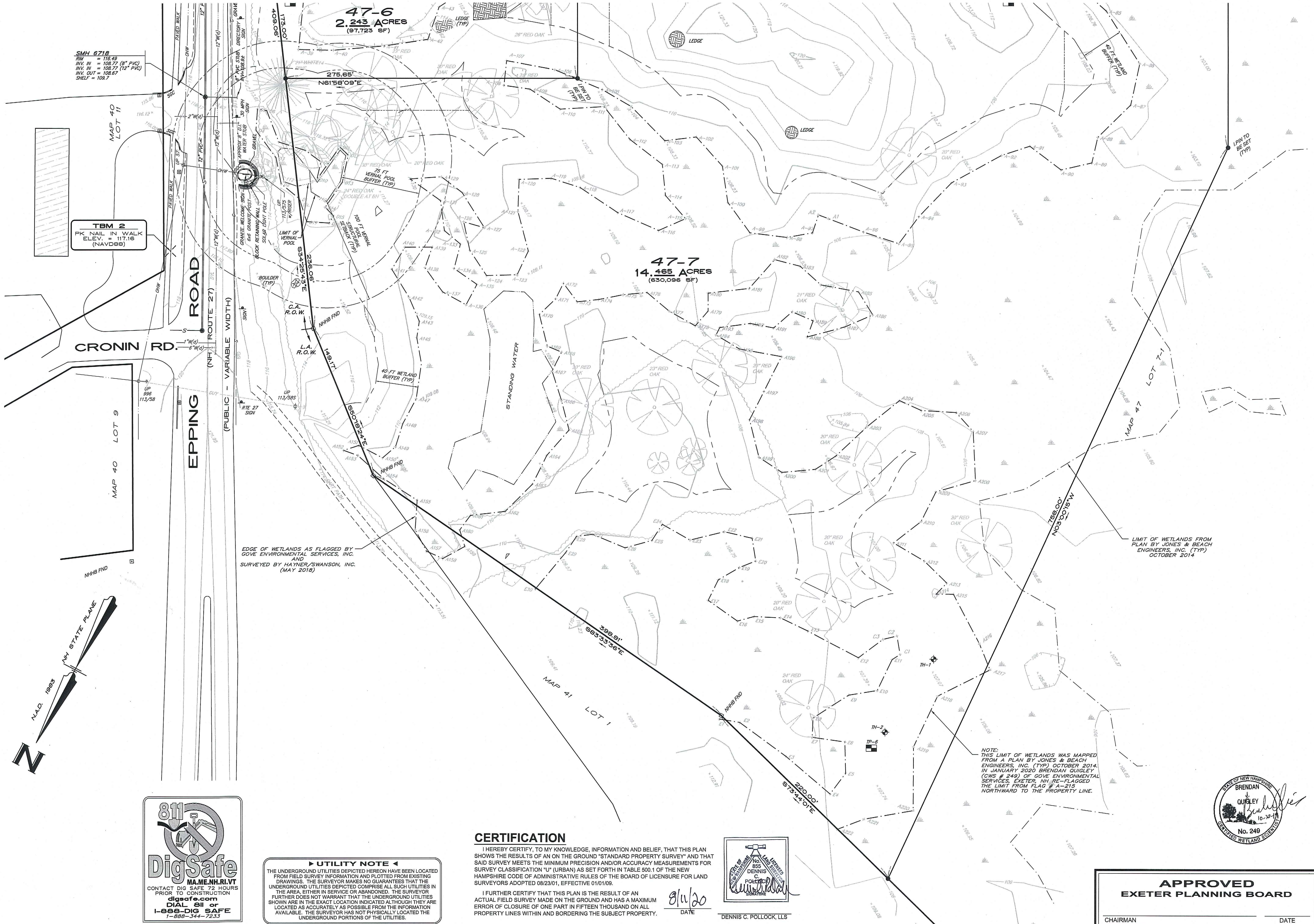
NO.	DATE	BY	REVISION
5	08/1/20		ADDRESS PLANNING BOARD COMMENTS
4	05/1/20		REVISE COMMERCIAL BUILDING
3	05/06/20		REVISE SECOND ROUND OF TOWN COMMENTS
2	04/06/20		ADDRESS INDECS COMMENTS
1	01/31/20		ADDRESS TOWN REVIEW COMMENTS
			DATE
40	12-12-12		BY
			130
			180 FEET

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 880-0802

EXISTING CONDITIONS PLAN
 (MAP 47, LOTS 6 & 7)
GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

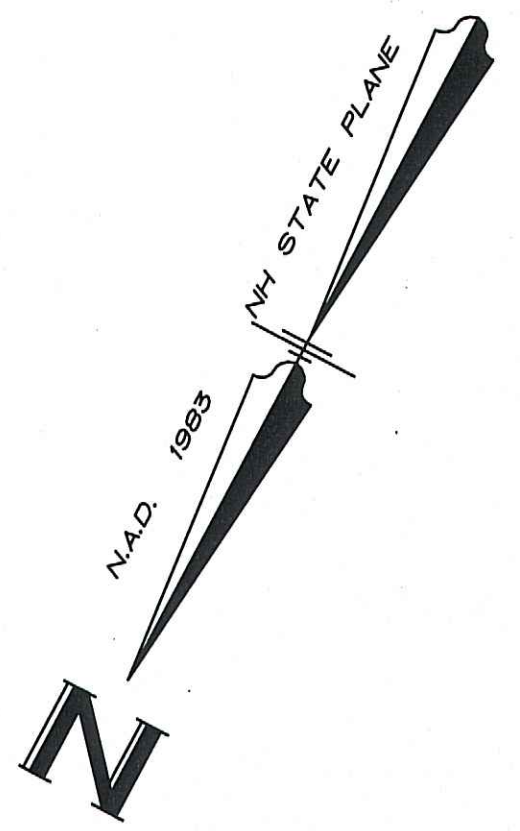
HESI Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 3 Congress Street
 Nashua, NH 03062
 (603) 883-2157
 www.haynerswanson.com

FIELD BOOK: 12014234 DWG. LOC.: 1606016532/001/0502 8P19
 Scale: 1" = 40'
 SHEET: 5532SP-004
 2 OF 30
 DATE: 6 NOVEMBER 2019



SMH 6718
RM = 116.43
NK IN = 108.77 (8" PVC)
NK IN = 108.77 (12" PVC)
NK OUT = 108.67
SHELF = 108.7

TBM 2
PK NAIL IN WALK
ELEV. = 117.16
(NAVD83)



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digsafe.com
DIAL 811 or 1-888-DIG SAFE
1-888-344-7233

UTILITY NOTE
THE UNDERGROUND UTILITIES DEPICTED HEREON HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND PLOTTED FROM EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES DEPICTED COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND PORTIONS OF THE UTILITIES.

CERTIFICATION
I HEREBY CERTIFY, TO MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THIS PLAN SHOWS THE RESULTS OF AN ON THE GROUND "STANDARD PROPERTY SURVEY" AND THAT SAID SURVEY MEETS THE MINIMUM PRECISION AND/OR ACCURACY MEASUREMENTS FOR SURVEY CLASSIFICATION "U" (URBAN) AS SET FORTH IN TABLE 500.1 OF THE NEW HAMPSHIRE CODE OF ADMINISTRATIVE RULES OF THE BOARD OF LICENSURE FOR LAND SURVEYORS ADOPTED 08/23/01, EFFECTIVE 01/01/09.
I FURTHER CERTIFY THAT THIS PLAN IS THE RESULT OF AN ACTUAL FIELD SURVEY MADE ON THE GROUND AND HAS A MAXIMUM ERROR OF CLOSURE OF ONE PART IN FIFTEEN THOUSAND ON ALL PROPERTY LINES WITHIN AND BORDERING THE SUBJECT PROPERTY.

8/11/20
DATE

DENNIS C. POLLOCK, LLS
No. 855 DENNIS C. POLLOCK
LICENSED LAND SURVEYOR

APPROVED
EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

NO.	DATE	REVISION	BY
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS	
4	06/11/20	REVISE COMMERCIAL BUILDING	
3	05/06/20	REVISE SECOND ROUND OF TOWN COMMENTS	
2	04/06/20	ADDRESS NHRES COMMENTS	
1	04/06/20	ADDRESS TOWN REVIEW COMMENTS	

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 886-0502

EXISTING CONDITIONS PLAN
(MAP 47, LOTS 6 & 7)
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Congress St
Burlington, NH 03102
(603) 883-2057
www.haynerswanson.com

BRENDAN QUIGLEY
No. 249
LICENSED WETLAND SCIENTIST

FILED BOOK: 1203/2023 | TWP. LOC. 2 | 0500/VSS2/UM6/US22 8919
DATE: 8/25/2023 10:04 AM
SHEET 3 OF 30
Scale: 1" = 40'
NOVEMBER 2019



NOTES:

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 SURVEY WAS PRODUCED 10/22/2019, AND WAS PREPARED BY JAMES P. GOVE, CSS # 004, GOVE ENVIRONMENTAL SERVICES, INC. FOR A PROPOSED MIXED-USE DEVELOPMENT ON EPPING ROAD, EXETER, 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.

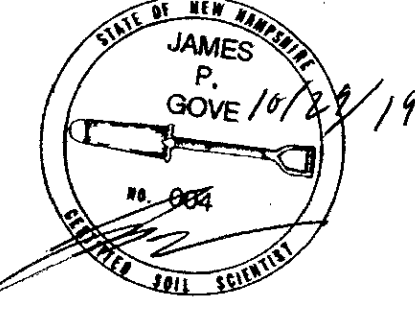
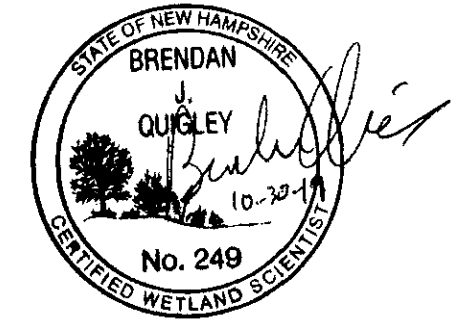
MAP UNIT	MAP NAME	HISS CONVERSION	HYDROLOGIC SOIL GROUP
115	SCARBORO MUCK	621	D
258	CHATFIELD - CANTON COMPLEX, VERY STONY, WELL DRAINED	228	B
445	NEWFIELDS, VERY STONY	321	B
500	UDORTHERTS, LOAMY	261	B
547	WALPOLE, VERY STONY	547	C
600	ENDOQUENTS, LOAMY	561	D

SLOPE PHASE:

0-8%	B	8-15%	C	15-25%	D
25%+	E				

THIS IS TO CERTIFY THAT THE WETLANDS HAVE BEEN DELINEATED IN ACCORDANCE WITH THE WITH THE U.S. ARMY CORPS OF ENGINEERS, JANUARY 2012 REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHCENTRAL AND NORTHEAST (REGION 2).

WETLAND DELINEATION PREPARED BY:
GOVE ENVIRONMENTAL SERVICES
BRENDAN J. QUIGLEY
CERTIFIED WETLAND SCIENTIST (#249)



LEGEND

- LIMIT OF WETLANDS AS FLAGGED BY GOVE ENVIRONMENTAL SERVICES, INC. AND SURVEYED BY HAYNER/SWANSON, INC. (MAY 2018)
- LIMIT OF WETLANDS FROM PLAN BY JONES & BEACH ENGINEERS, INC. (OCTOBER 2014)
- SOILS BOUNDARY LINE
- 258B SOILS IDENTIFIER

EDGE OF WETLANDS AS FLAGGED BY GOVE ENVIRONMENTAL SERVICES, INC. AND SURVEYED BY HAYNER/SWANSON, INC. (MAY 2018)

LIMIT OF WETLANDS FROM PLAN BY JONES & BEACH ENGINEERS, INC. (TYP) OCTOBER 2014

NOTE: THIS LIMIT OF WETLANDS WAS MAPPED FROM A PLAN BY JONES & BEACH ENGINEERS, INC. (TYP) OCTOBER 2014, IN JANUARY 2020 BRENDAN QUIGLEY (CVS # 249) OF GOVE ENVIRONMENTAL SERVICES, EXETER, NH RE-FLAGGED THE LIMIT FROM FLAG # A-215 NORTHWARD TO THE PROPERTY LINE.

**APPROVED
EXETER PLANNING BOARD**

CHAIRMAN _____ DATE _____

NO.	DATE	REVISION
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS
2	04/06/20	ADDRESS NHDES COMMENTS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	06/12/20	REVISE COMMERCIAL BUILDINGS
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS

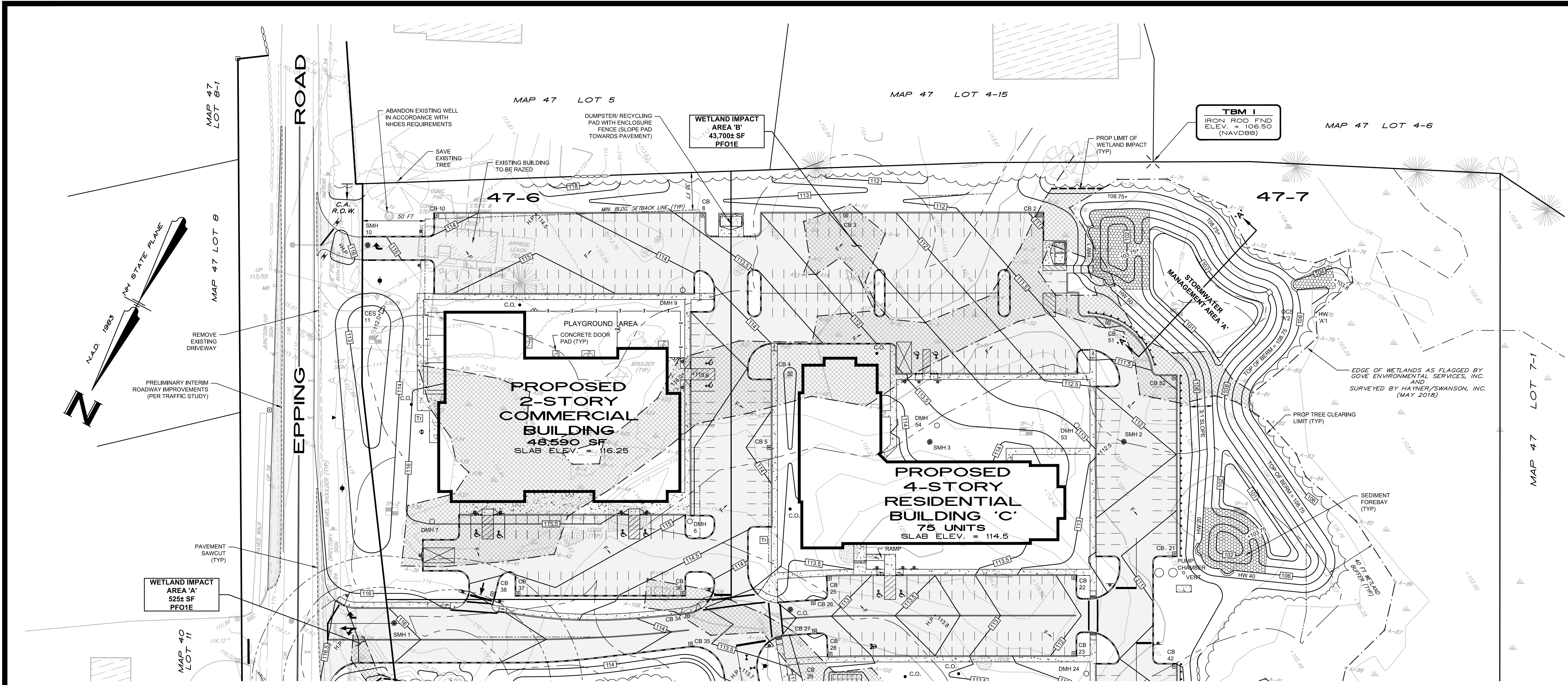
PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (803) 860-0502

SOIL SURVEY PLAN
(MAP 47, LOTS 6 & 7)
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Courthouse Square, Middlebury, Vermont
Newbury, NH 03854
(603) 863-2057
www.haynerswanson.com

FIELD BOOK: 12181224 DWG. LOC.: 5000V5532.DWG/5532 8919
Scale 1" = 50'
Date 5/5/2020
Sheet 4 of 30 5532SPP

NOVEMBER 2019



SEE SHEET 6 OF 30

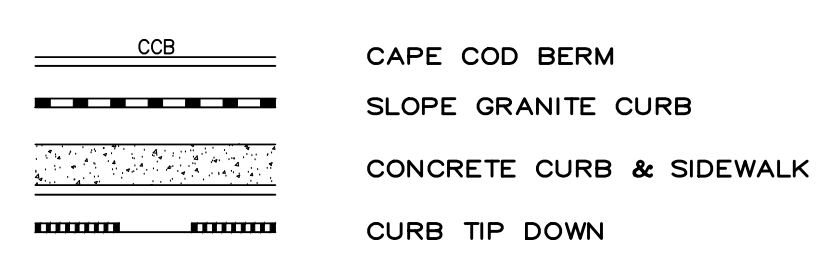
CONSTRUCTION NOTES:

- ALL WORK SHALL CONFORM TO THE APPLICABLE REGULATIONS AND STANDARDS OF THE TOWN OF EXETER, AND SHALL BE BUILT IN A WORKMANLIKE MANNER IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS. THE STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, STATE OF NEW HAMPSHIRE, DEPARTMENT OF TRANSPORTATION, LATEST EDITION, ARE HEREBY INCORPORATED BY REFERENCE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING AND DETERMINING THE LOCATION, SIZE AND ELEVATION OF ALL EXISTING UTILITIES, SHOWN OR NOT SHOWN ON THESE PLANS, PRIOR TO THE START OF ANY CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IN WRITING OF ANY UTILITIES FOUND INTERFERING WITH THE PROPOSED CONSTRUCTION, AND APPROPRIATE REMEDIAL ACTION TAKEN BEFORE PROCEEDING WITH THE WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING "DIG SAFE" AT 1-888-344-7233 AND THE EXETER DEPARTMENT OF PUBLIC WORKS (603) 773-6157 AT LEAST 72 HOURS BEFORE DIGGING.
- A PRE-CONSTRUCTION MEETING SHALL BE ARRANGED BY THE APPLICANT AND HIS/HER CONTRACTOR WITH THE TOWN ENGINEER PRIOR TO THE COMMENCEMENT OF ANY SITE WORK.
- EXCAVATED SOILS WITHIN EPPING ROAD RIGHT-OF-WAY CONTAIN LIMITED RE-USE SOILS (LRS). THE CONTRACTOR SHALL TAKE THE NECESSARY MEASURES TO MANAGE THIS MATERIAL. THIS WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION (NHDP) REQUIREMENTS.

SITE GRADING NOTES:

- CLEARING AND GRUBBING LIMITS SHALL INCLUDE ONLY AREAS DISTURBED BY GRADING OPERATIONS. ALL STUMPS TO BE DISPOSED OF OFF-SITE IN A LEGAL MANNER.
- THE PROJECT IS EXPECTED TO GENERATE A SIZEABLE VOLUME OF WETLAND HUMUS DURING THE DREDGING/GRUBBING OF THE IMPACTED AREAS. THE CONTRACTOR SHALL STOCKPILE THIS HUMUS MATERIAL AND REUSE IT WITHIN THE PROPOSED STORMWATER MANAGEMENT AREAS AND ON FILL SLOPES ADJACENT TO WETLAND AREAS.
- SITE CONTRACTOR SHALL PROVIDE SUBGRADE FOR BUILDING PADS PER THE GEOTECHNICAL ENGINEER'S SITEWORK SPECIFICATIONS. SEE ARCHITECTURAL PLANS FOR SUBGRADE ELEVATION.
- ALL BLASTING, IF ANY, SHALL BE CONDUCTED IN CONFORMANCE SET FORTH BY THE TOWN OF EXETER FIRE DEPARTMENT REGULATIONS (SEE SHEET 16 OF 30 FOR ADDITIONAL BLASTING NOTES).
- THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING PLAN ALIGNMENT AND GRADE AT COMPLETION OF CONSTRUCTION.
- ALL DISTURBED AREAS SHALL BE LOAMED AND SEEDED IMMEDIATELY UPON BEING CONSTRUCTED.
- ANY GRADED, UNPAVED, DISTURBED AREAS SHALL HAVE 6 INCHES OF TOPSOIL WITH SEED, MULCH, FERTILIZER AND WATER APPLIED UNTIL A HEALTHY STAND OF GRASS IS OBTAINED. THE CONTRACTOR SHOULD ACKNOWLEDGE THAT WORK IS NOT CONSIDERED COMPLETE UNTIL A HEALTHY STAND OF GRASS IS OBTAINED.
- SEE SHEET 18 OF 30 FOR DETAIL OF A.D.A. PARKING AREAS.
- GUARDRAILS SHALL BE INSTALLED ON TOP OF SLOPES COMING OFF PAVEMENT THAT ARE 3H:1V OR GREATER.

CURB LEGEND



APPROVED EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

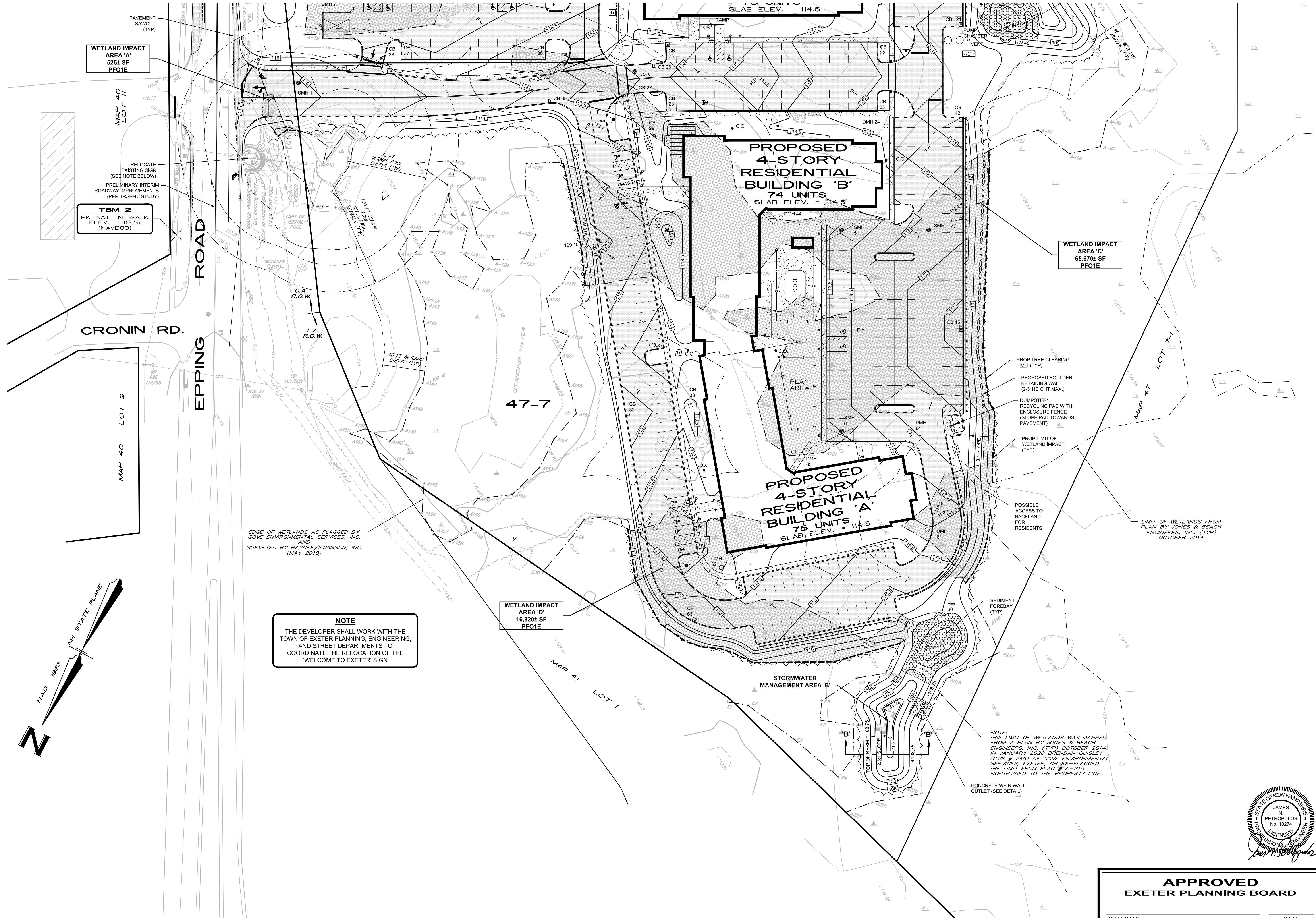
NO.	DATE	REVISION
1	07/13/20	ADDRESS TOWN REVIEW COMMENTS
2	04/06/20	ADDRESS NHDES COMMENTS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	08/11/20	REVISE COMMERCIAL BUILDING
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 3 Cowardin Drive
 North Ferrisburgh, NH 03057
 (603) 863-2057
 www.haynerswanson.com

FIELD BOOK: 12181224 DWG. LOC.: 1900015532.DWG/US32 8P19
 DWG: 8532SP19-F041 Scale: 1" = 40'
 5 OF 30 5532SP19 Date: 16 NOVEMBER 2019
 Sheet: 19-16



WETLAND IMPACT AREA 'A' 52± SF PFO1E

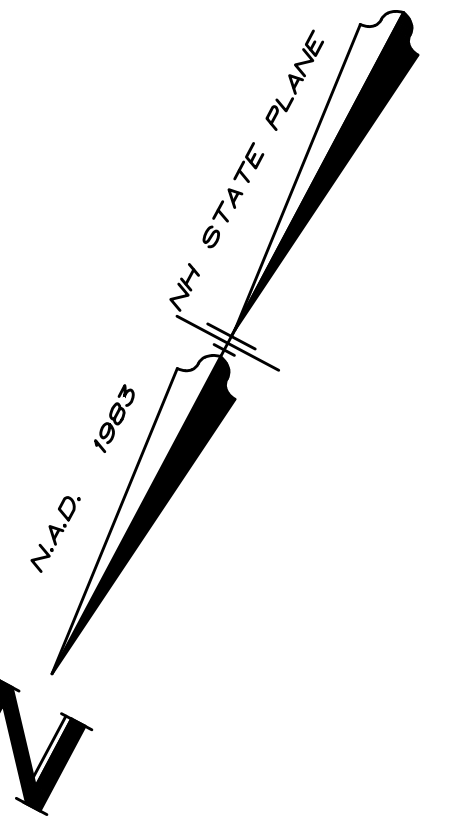
WETLAND IMPACT AREA 'C' 65,670± SF PFO1E

WETLAND IMPACT AREA 'D' 16,820± SF PFO1E

NOTE
THE DEVELOPER SHALL WORK WITH THE TOWN OF EXETER PLANNING, ENGINEERING, AND STREET DEPARTMENTS TO COORDINATE THE RELOCATION OF THE 'WELCOME TO EXETER' SIGN

EDGE OF WETLANDS AS FLAGGED BY GOVE ENVIRONMENTAL SERVICES, INC. AND SURVEYED BY HAYNER/SWANSON, INC. (MAY 2018)

NOTE:
THIS LIMIT OF WETLANDS WAS MAPPED FROM A PLAN BY JONES & BEACH ENGINEERS, INC. (TYP) OCTOBER 2014. IN JANUARY 2020 BRENDAN QUIGLEY (CWS # 249) OF GOVE ENVIRONMENTAL SERVICES, EXETER, NH RE-FLAGGED THE LIMIT FROM FLAG # 4-215 NORTHWARD TO THE PROPERTY LINE.



NO.	DATE	REVISION
1	01/31/20	ADDRESS REVIEW COMMENTS
2	04/06/20	ADDRESS SHEETS COMMENTS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	06/12/20	REVISE COMMERCIAL BUILDINGS
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (803) 860-0502

SITE 47 GRADING PLAN (MAP 47 LOTS 6 & 7)
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

DATE: 11/16/2019
SCALE: 1" = 40'
DWG NO.: 5532SPP
FIELD BOOK: 1218124
DWG LOC.: 19000\5532\DWG\5532_SPP19



APPROVED EXETER PLANNING BOARD
CHAIRMAN _____ DATE _____

UTILITY NOTE

THE UNDERGROUND UTILITIES DEPICTED HEREON HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND PLOTTED FROM EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES DEPICTED COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND PORTIONS OF THE UTILITIES.

TBM 1
IRON ROD FND
ELEV. = 106.50
(NAVD88)

NO.	DATE	REVISION
1	01/11/20	ADDRESS PLANNING BOARD COMMENTS
2	06/12/20	REVISE COMMERCIAL BUILDING
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	04/06/20	ADDRESS NHDES COMMENTS
5	01/31/20	ADDRESS TOWN REVIEW COMMENTS

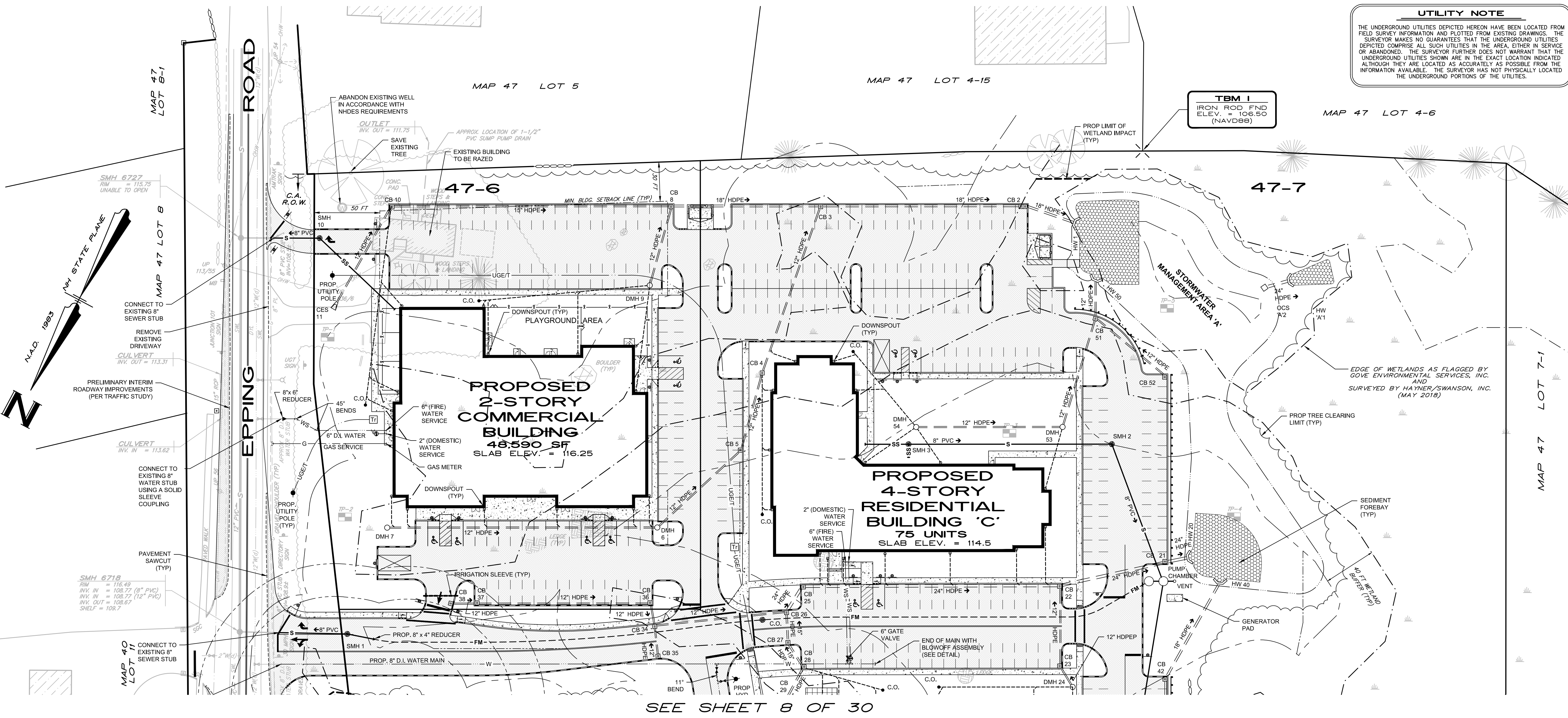
PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Covered Bridge Road
Nashua, NH 03063
(603) 863-2057
www.haynerswanson.com

DATE: 11/16/24
DWG. NO.: 5532SPP
SCALE: 1" = 40'

NOVEMBER 2019



SEE SHEET 8 OF 30

DRAINAGE NOTES:

- DRAINAGE CONSTRUCTION SHALL CONFORM TO THE TYPICAL SECTIONS AND DETAILS SHOWN ON THE PLANS, AND SHALL MEET THE TOWN OF EXETER DEPARTMENT OF PUBLIC WORKS STANDARD SPECIFICATIONS FOR CONSTRUCTION OF PUBLIC UTILITIES.
- ALL DRAINAGE PIPES SHALL BE HDPE-ADS N-12 (SOLITIGHT) OR APPROVED EQUAL. CATCH BASINS SHALL HAVE TYPE B FRAME AND COVERS, AND HAVE 4 FT SUMPS UNLESS OTHERWISE NOTED.
- THIS SITE CONTRACTOR SHALL CONSTRUCT THE PROPOSED DRAIN LINES UP TO 5'-0" OF THE FACE ON THE BUILDING. IT SHALL BE THE BUILDING PLUMBING CONTRACTOR'S RESPONSIBILITY TO CONNECT THE ROOF DRAIN INTO THE SITE DRAIN LINE.

NOTE

THE CONTRACTOR MUST OBTAIN A VALID UTILITY PIPE INSTALLER'S LICENSE AND THE JOB SUPERVISOR OR FOREMAN MUST BE CERTIFIED BY THE TOWN PRIOR TO WORKING ON ANY WATER, SEWER, OR DRAINAGE PIPES THAT ARE IN A TOWN STREET OR RIGHT OF WAY OR THAT WILL CONNECT OR MAY BE CONNECTED TO A TOWN WATER, SEWER OR DRAINAGE SYSTEM. A LICENSED SUPERVISOR OR FOREMAN MUST BE PRESENT AT THE JOB SITE AT ALL TIMES DURING CONSTRUCTION OF THESE UTILITIES.

SANITARY SEWER NOTES:

- ALL SEWER SHALL BE CONSTRUCTED IN ACCORDANCE WITH PLANS AND SPECIFICATIONS AND WITH THE REQUIREMENTS OF THE DEPARTMENT OF ENVIRONMENTAL SERVICES, CODE OF ADMINISTRATIVE RULES, CHAPTER EN-VW 700 AND THE TOWN OF EXETER, NEW HAMPSHIRE DEPARTMENT OF PUBLIC WORKS STANDARD SPECIFICATIONS FOR CONSTRUCTION OF PUBLIC UTILITIES.
- SEWER PIPE SHALL BE SOLID WALL-PVC UNLESS OTHERWISE REQUIRED BY THESE SPECIFICATIONS. SEWERS SHALL BE LOCATED AT LEAST 10 FEET HORIZONTALLY AND 18 INCHES VERTICALLY FROM WATER LINES.
- WHENEVER SEWERS MUST CROSS WATER MAINS, SEWER SHALL BE CONSTRUCTED AS FOLLOWS:
 - (A) SEWER PIPE SHALL BE CLASS 52 DUCTILE IRON FOR A MINIMUM DISTANCE OF 9 FEET EACH SIDE OF THE CROSSING.
 - (B) JOINTS SHALL BE MECHANICAL TYPE WATER PRESSURE RATED WITH ZERO LEAKAGE WHEN TESTED AT 25 POUNDS PER SQUARE INCH FOR GRAVITY SEWERS AND 1-1/2 TIMES WORKING PRESSURE FOR FORCE MAINS. JOINTS SHALL NOT BE LOCATED WITHIN 9 FEET OF THE CROSSING.
 - (C) VERTICAL SEPARATION OF THE SEWER AND WATER MAIN SHALL NOT BE LESS THAN 18 INCHES.
- THE SEWER CONNECTIONS SHALL BE INSPECTED BY AUTHORIZED TOWN OF EXETER REPRESENTATIVE BEFORE ANY BACKFILLING. THREE (3) DAYS NOTICE SHALL BE GIVEN FOR INSPECTION REQUESTS.
- SEWER MANHOLES SHALL BE VACUUM TESTED AND THE PVC PIPING PRESSURE TESTED BY THE CONTRACTOR WITH AN AUTHORIZED TOWN OF EXETER REPRESENTATIVE AS WITNESS.

POWER NOTES:

- ALL POWER RELATED WORK SHALL COMPLY WITH UTIL ENERGY SYSTEMS, INC. STANDARDS AND SPECIFICATIONS. PRIOR TO THE PLANS BEING SIGNED (FINAL APPROVAL) THE UTILITY COMPANY DESIGN SHALL BE INCORPORATED IN THIS SITE PLAN.
- UTILITY POLE AND OVERHEAD WIRE LOCATIONS ARE APPROXIMATE. THE CONTRACTOR SHALL COORDINATE FINAL LOCATIONS WITH UTIL ENERGY SYSTEMS, INC. PRIOR TO ANY POWER/TELEPHONE WORK.
- ALL PRIMARY AND SECONDARY SERVICE LOCATIONS ARE APPROXIMATE AND ARE SHOWN FOR COORDINATION PURPOSES ONLY.
- REFERENCE ARCHITECT'S PLANS FOR ALL BUILDING SERVICE CONNECTIONS.
- THE SECONDARY POWER RUN FROM THE TRANSFORMER PAD TO THE BUILDING SHALL BE PERFORMED BY THE PROJECT'S ELECTRICAL CONTRACTOR.

GAS NOTES:

- THE DEVELOPER SHALL COORDINATE THE EXACT SIZE AND LOCATION OF THE NATURAL GAS MAIN AND SERVICES WITH UTIL ENERGY SYSTEMS, INC. PRIOR TO THE PLANS BEING SIGNED (FINAL APPROVAL) THE UTILITY COMPANY DESIGN SHALL BE INCORPORATED IN THIS SITE PLAN.

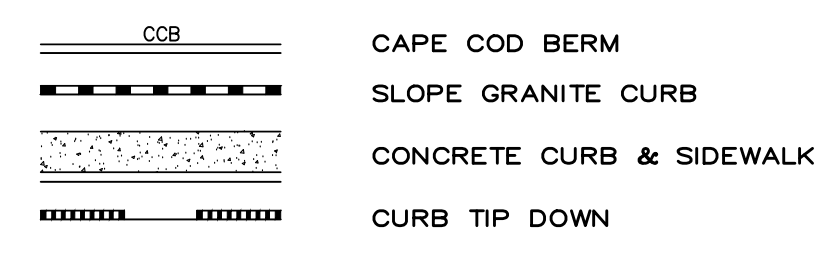
TELEPHONE NOTES:

- ALL TELEPHONE RELATED WORK SHALL COMPLY WITH CONSOLIDATED COMMUNICATIONS STANDARDS AND SPECIFICATIONS. PRIOR TO THE PLANS BEING SIGNED (FINAL APPROVAL) THE UTILITY COMPANY DESIGN SHALL BE INCORPORATED IN THIS SITE PLAN. ALL TELEPHONE LINE LOCATIONS ARE APPROXIMATE AND SHOWN FOR COORDINATION PURPOSES ONLY.

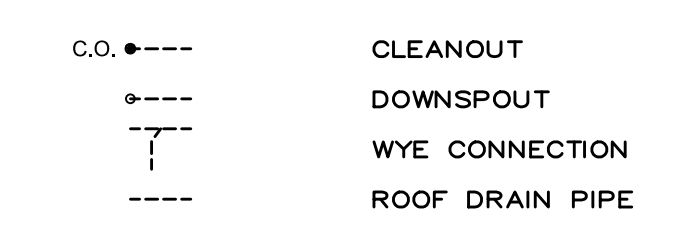
WATER NOTES:

- REFERENCE THE TOWN OF EXETER WATER DEPARTMENT SPECIFICATIONS FOR INSTALLATION OF ALL WATER LINES.
- ALL SPRINKLER AND DOMESTIC LEADS TO BUILDING SHALL END 5'-0" OUTSIDE THE FACE OF BUILDING WALL, UNLESS NOTED, AND SHALL BE PROVIDED WITH A TEMPORARY PLUG AT END (FOR OTHERS TO REMOVE AND EXTEND AS NECESSARY).
- THRUST BLOCKS AND MEGALUG RESTRAINTS SHALL BE PROVIDED AT ALL HORIZONTAL BENDS, TEES, AND FIRE HYDRANTS. SEE DETAIL.
- MINIMUM COVER ON ALL WATER LINES IS 5'-6".
- CONTRACTOR SHALL MAINTAIN A 5'-0" HORIZONTAL (UNLESS OTHERWISE NOTED) AND 12" VERTICAL SEPARATION BETWEEN WATER SERVICE AND UTILITIES OTHER THAN SANITARY SEWER.
- INSPECTIONS ON WATER SERVICE INSTALLATION DURING CONSTRUCTION IS THE RESPONSIBILITY OF THE SITE CONTRACTOR AND SHALL BE COORDINATED WITH THE TOWN OF EXETER WATER DEPARTMENT, AND ALL INSPECTION FEES SHALL BE PAID BY THE CONTRACTOR.
- CONTRACTOR SHALL HAVE BACTERIOLOGICAL AND PRESSURE TESTING PERFORMED. CONTRACTOR SHALL GIVE THE TOWN OF EXETER WATER DEPARTMENT A COPY OF RESULTS. THE TOWN OF EXETER WATER DEPARTMENT SHALL BE ON-SITE TO WITNESS TEST.
- ALL PIPE, VALVES, MISCELLANEOUS MATERIALS AND INSTALLATION SHALL CONFORM WITH THE TOWN OF EXETER WATER DEPARTMENT SPECIFICATIONS.
- ALL FIRE HYDRANTS, VALVES, FITTINGS, PIPES, ETC. SHALL BE IN ACCORDANCE WITH THE TOWN OF EXETER WATER DEPARTMENT REQUIREMENTS.
- METALLIC TAPE OR DETECTOR WIRE SHALL BE INSTALLED IN THE SAME TRENCH WITH ALL NONMETALLIC PIPE SUCH THAT THE PIPE MAY BE LOCATED WITH ELECTRONIC LOCATING EQUIPMENT. DETECTOR WIRE OR METALLIC TAPE SHALL BE INSTALLED APPROXIMATELY 12" TO 18" BELOW GRADE DIRECTLY ABOVE THE TOP OF THE PIPE. DETECTOR WIRE SHALL BE 14 - GAUGE SOLID COPPER, SIMPLEX BWS300, OR EQUAL. METALLIC TAPE SHALL BE 2" MINIMUM METALLIZED TAPE, GRIFFOLYN COMPANY, INC. TERRATAPE OR EQUAL.
- CONTRACTOR SHALL ENSURE ALL WATER VALVES ARE IN A FULLY-OPEN POSITION UPON COMPLETION OF PROJECT.
- CONTRACTOR SHALL COORDINATE ALL WATER INTERRUPTIONS WITH THE TOWN OF EXETER WATER DEPARTMENT AND AFFECTED PROPERTY OWNERS.

CURB LEGEND

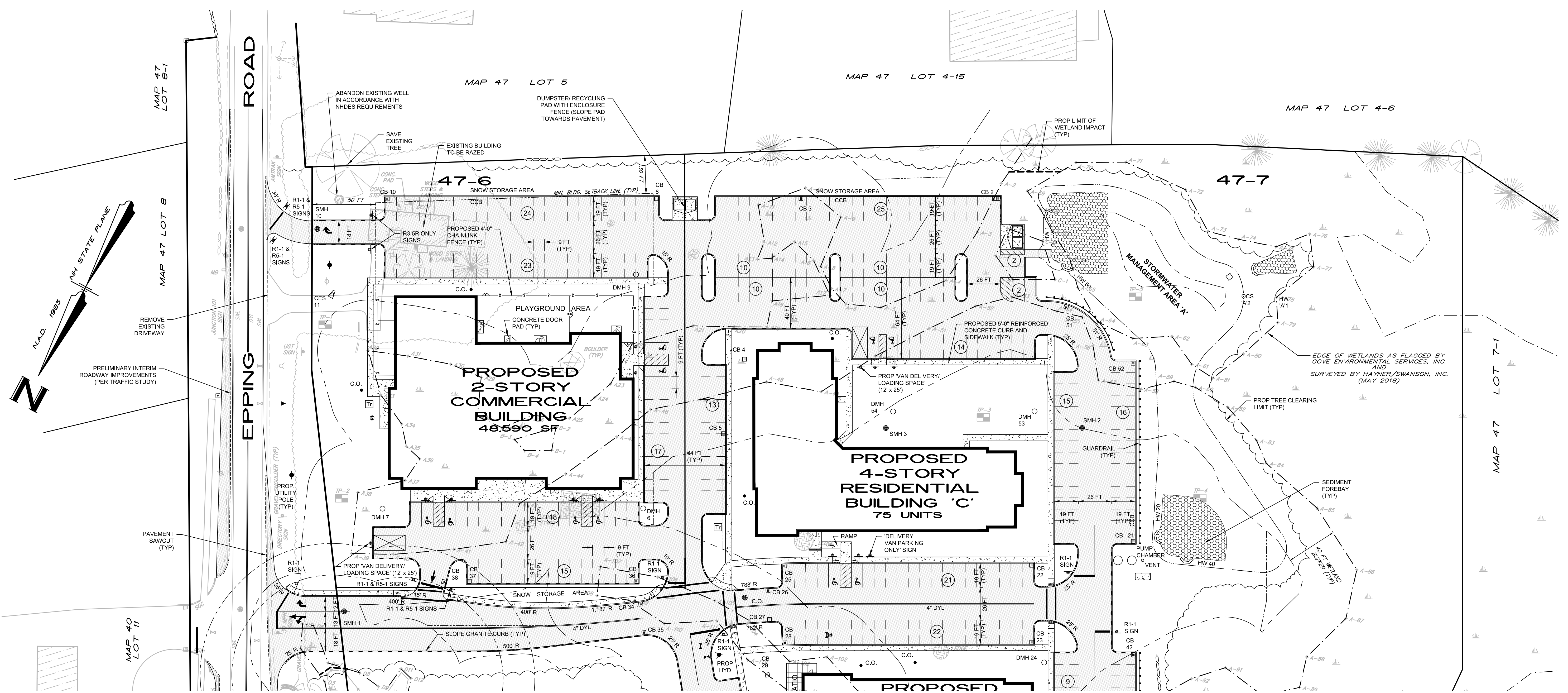


ROOF DRAIN LEGEND



APPROVED EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____



SEE SHEET 10 OF 30

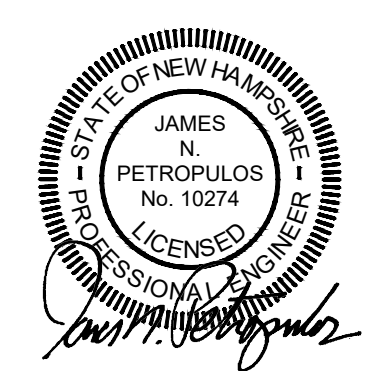
SIGN LEGEND		
TEXT	IDENTIFICATION NUMBER	SIZE WIDTH/HEIGHT
SEE MUTCD FOR TEXT DIMENSIONS		
	R1-1	30"/30"
SEE 2009 MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS		
	R3-5R	30"/12"
SEE 2009 MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS		
	R5-1	30"/30"
SEE 2009 MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS		
	R7-8	12"/18"
SEE 2009 MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS		
	R7-8P	18"/9"
SEE 2009 MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS		
	---	12"/18"
SEE 2009 MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS		

CURB LEGEND	
	CAPE COD BERM
	SLOPE GRANITE CURB
	CONCRETE CURB & SIDEWALK
	CURB TIP DOWN

NOTE
SEE SHEET 18 OF 30 FOR ADDITIONAL BUILDING DIMENSIONS AND AREA INFORMATION

NOTE
UPON NEARING COMPLETION OF CONSTRUCTION THE CONTRACTOR SHALL CONSULT WITH THE OWNER AND ENGINEER TO DETERMINE IF AND WHERE BOLLARDS ARE WARRANTED FOR ADDITIONAL PROTECTION

- SITE LAYOUT NOTES:**
- PRIOR TO COMMENCEMENT OF MAJOR CONSTRUCTION ACTIVITIES, THE ENGINEER SHALL PROVIDE THE CONTRACTOR WITH LAYOUT PLANS AND COORDINATE VALUES FOR STRATEGIC ELEMENTS OF THE SITE, INCLUDING THE FOLLOWING:
 - [A] BASE LINE CONTROLS FOR THE BUILDING AREAS.
 - [B] PARKING LOT CORNERS AND MAJOR RADIUS POINTS.
 - [C] CATCH BASINS AND MANHOLE CENTERLINE POINTS.
 - THE CONTRACTOR SHALL REFER TO THE ARCHITECTURAL PLANS FOR THE EXACT BUILDING DIMENSIONS AND DETAILS.
 - ALL DIMENSIONS ARE FROM FACE OF CURB OR OUTSIDE FACE OF BUILDING UNLESS NOTED OTHERWISE.
 - STAIR AND DOORWAY LOCATIONS AS SHOWN ARE FOR REFERENCE ONLY. REFER TO THE ARCHITECTURAL PLANS FOR EXACT LOCATIONS.
 - ALL PAVEMENT MARKINGS SHALL BE 4-INCH WHITE PAINT UNLESS NOTED OTHERWISE. 4-INCH YELLOW PAINT SHALL BE USED FOR RESERVED PARKING SPACES AND ROADWAY CENTERLINE.
 - ALL SIGNAGE SHALL BE IN ACCORDANCE WITH THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), LATEST EDITION.



APPROVED
EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

SITE LAYOUT PLAN (MAP 47, LOTS 6 & 7)
GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

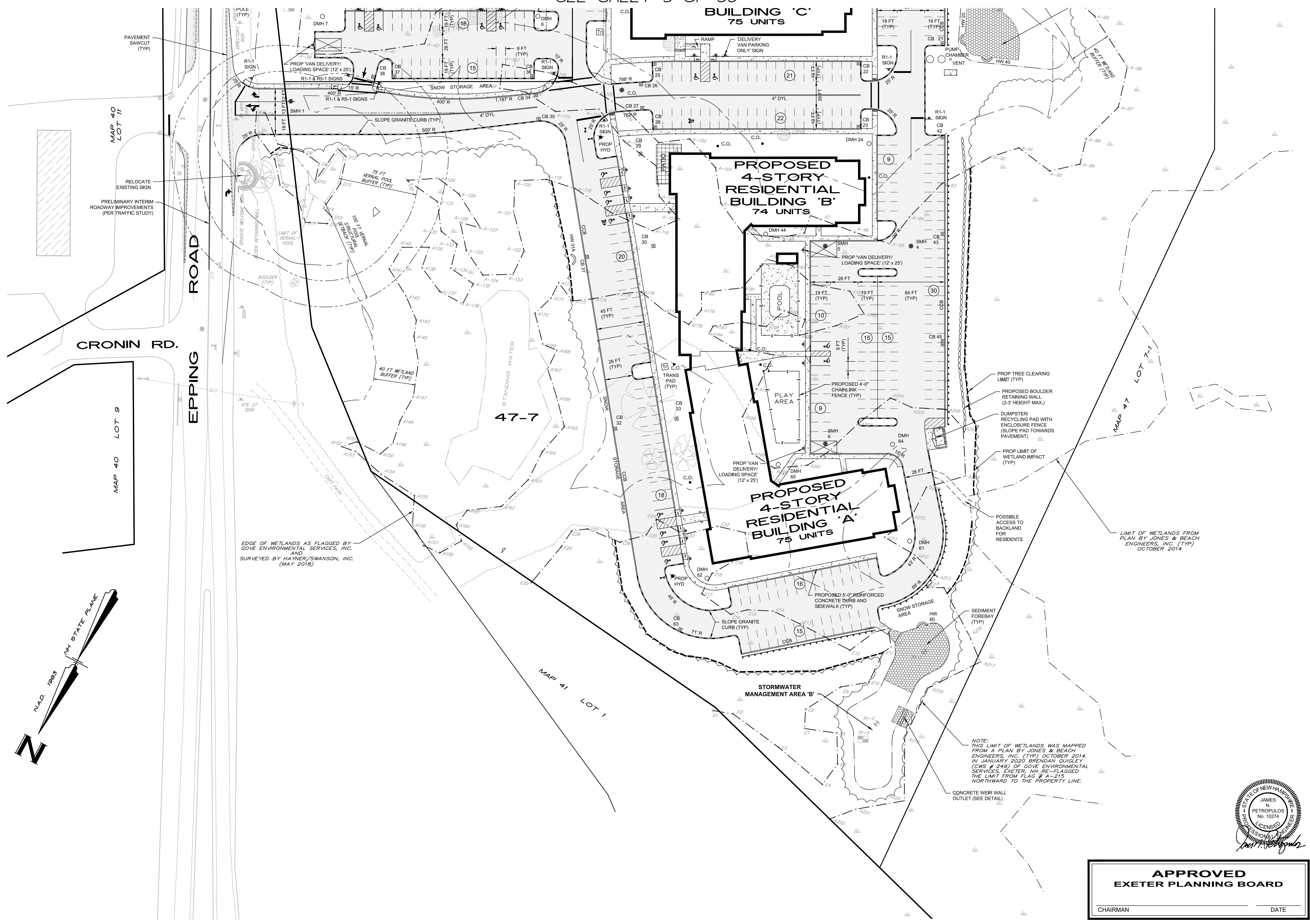
HSI Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 3 Cowardin Drive
 Concord, NH 03301
 (603) 863-2057
 www.haynerswanson.com

FIELD BOOK: 12181024 DWG. LOC.: 1900015532.DWG/US32 8P19
 Scale: 1" = 40'
 Date: 16 NOVEMBER 2019
 9 of 30 5532SPP
 Sheet: P19

NO.	DATE	REVISION
1	01/31/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
2	04/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	06/11/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
5	08/11/20	ADDRESS SECOND ROUND OF TOWN COMMENTS

CASE No. 19-16

SEE SHEET 9 OF 30

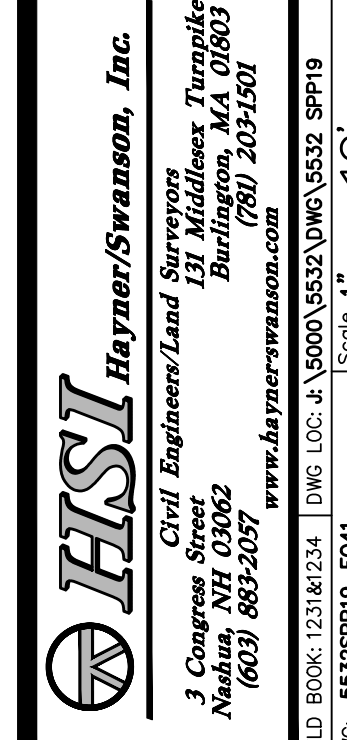


NO.	DATE	REVISION
1	01/31/20	ADDRESS REVIEW COMMENTS
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3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	06/12/20	REVISE COMMERCIAL BUILDING
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

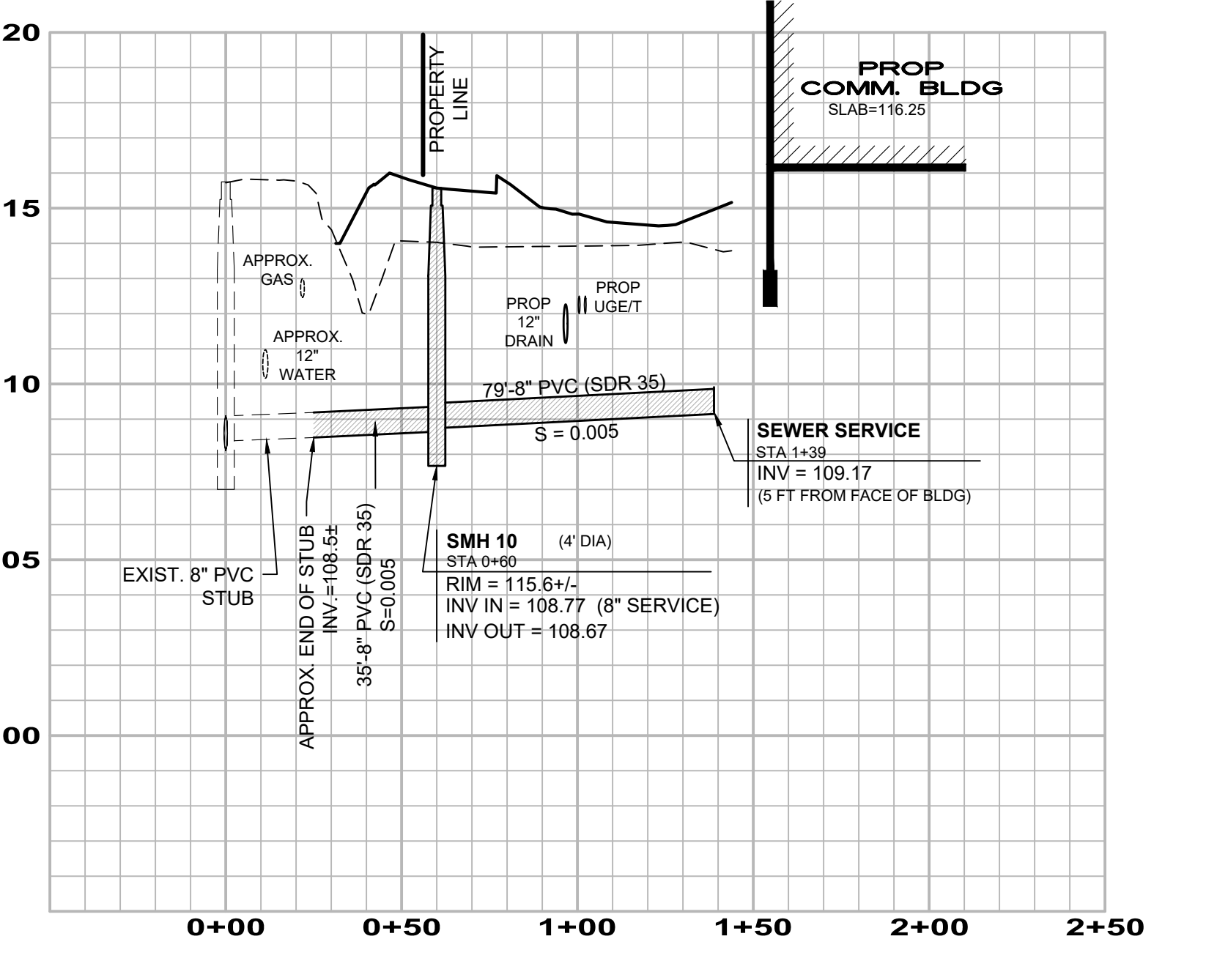
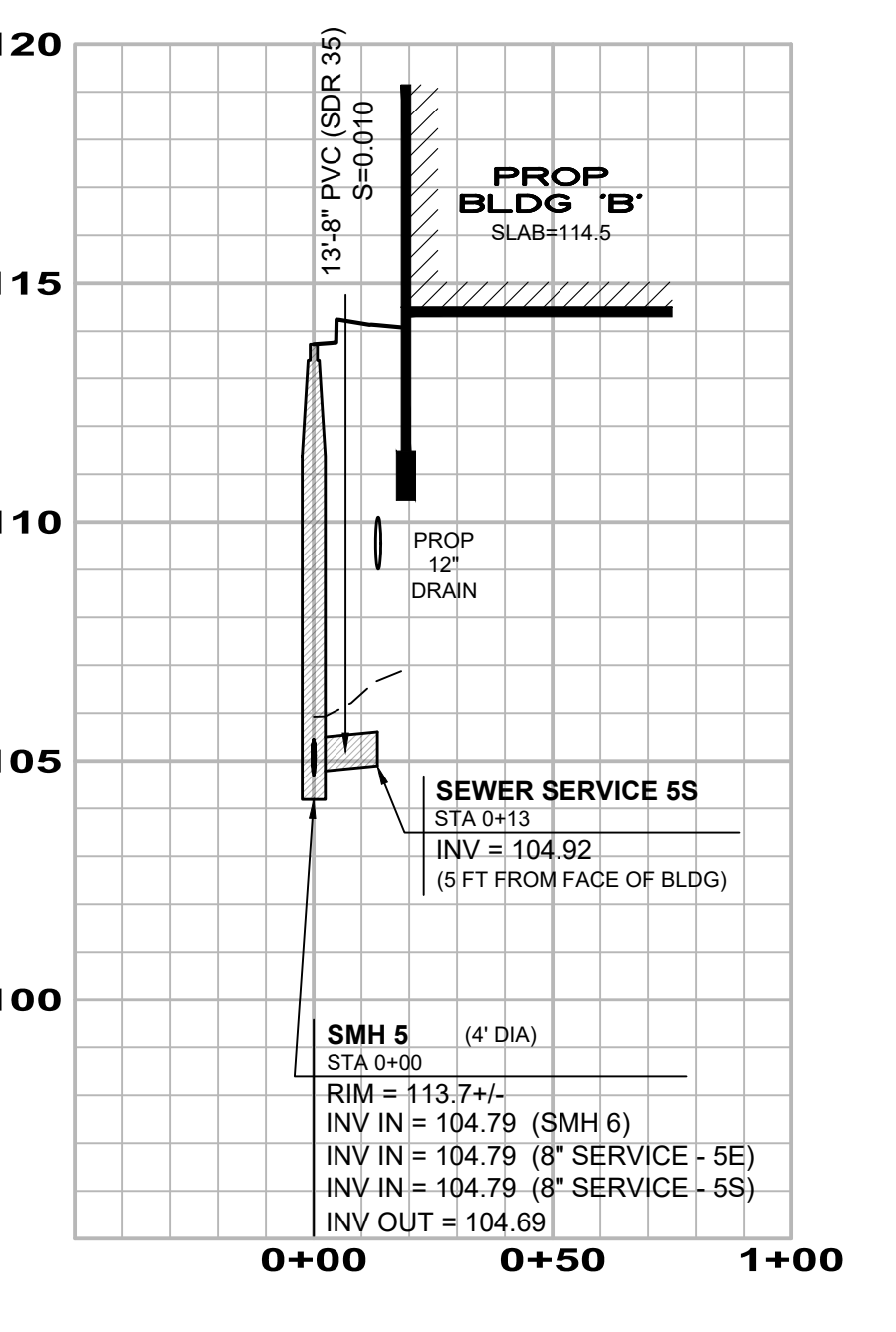
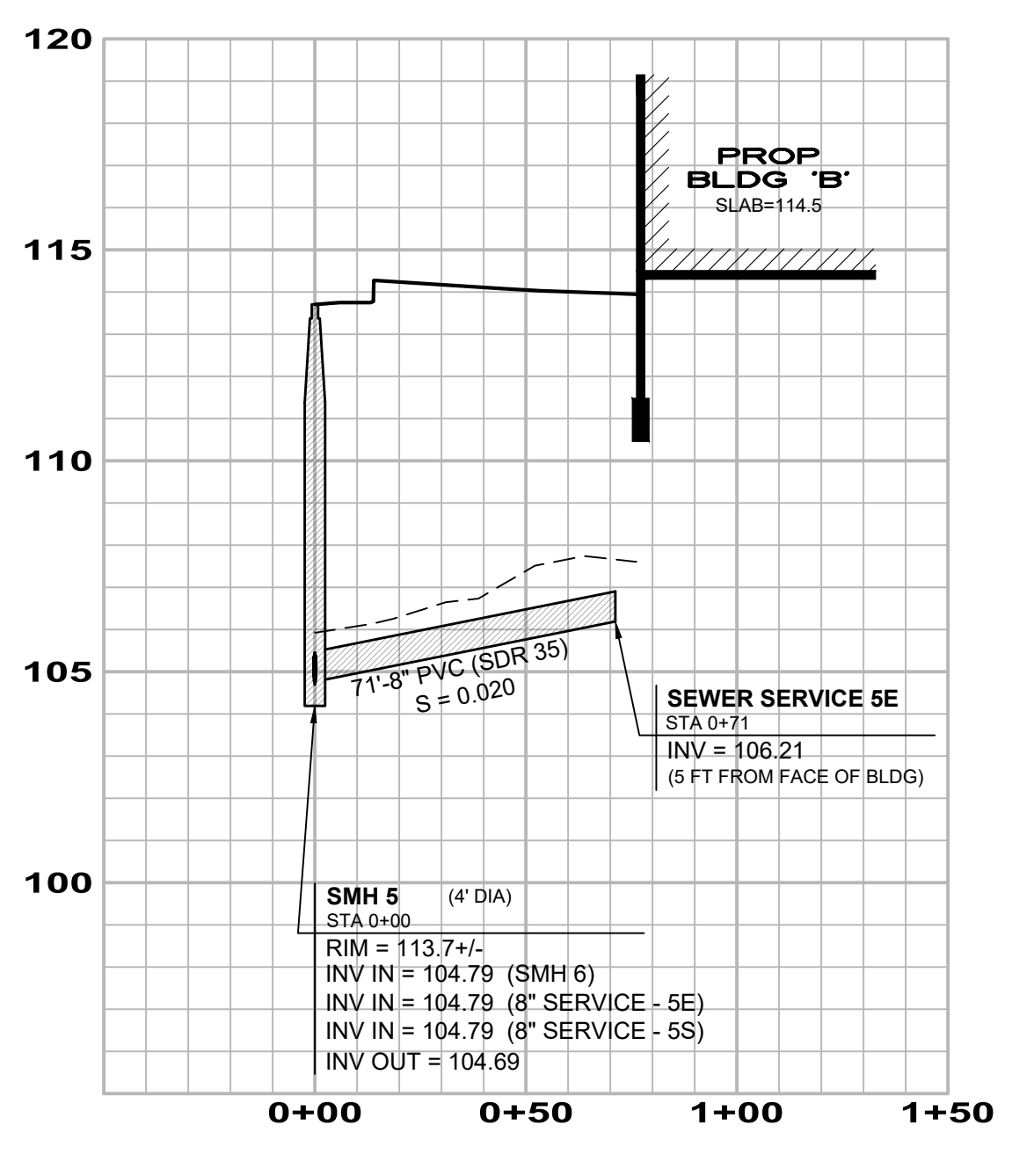
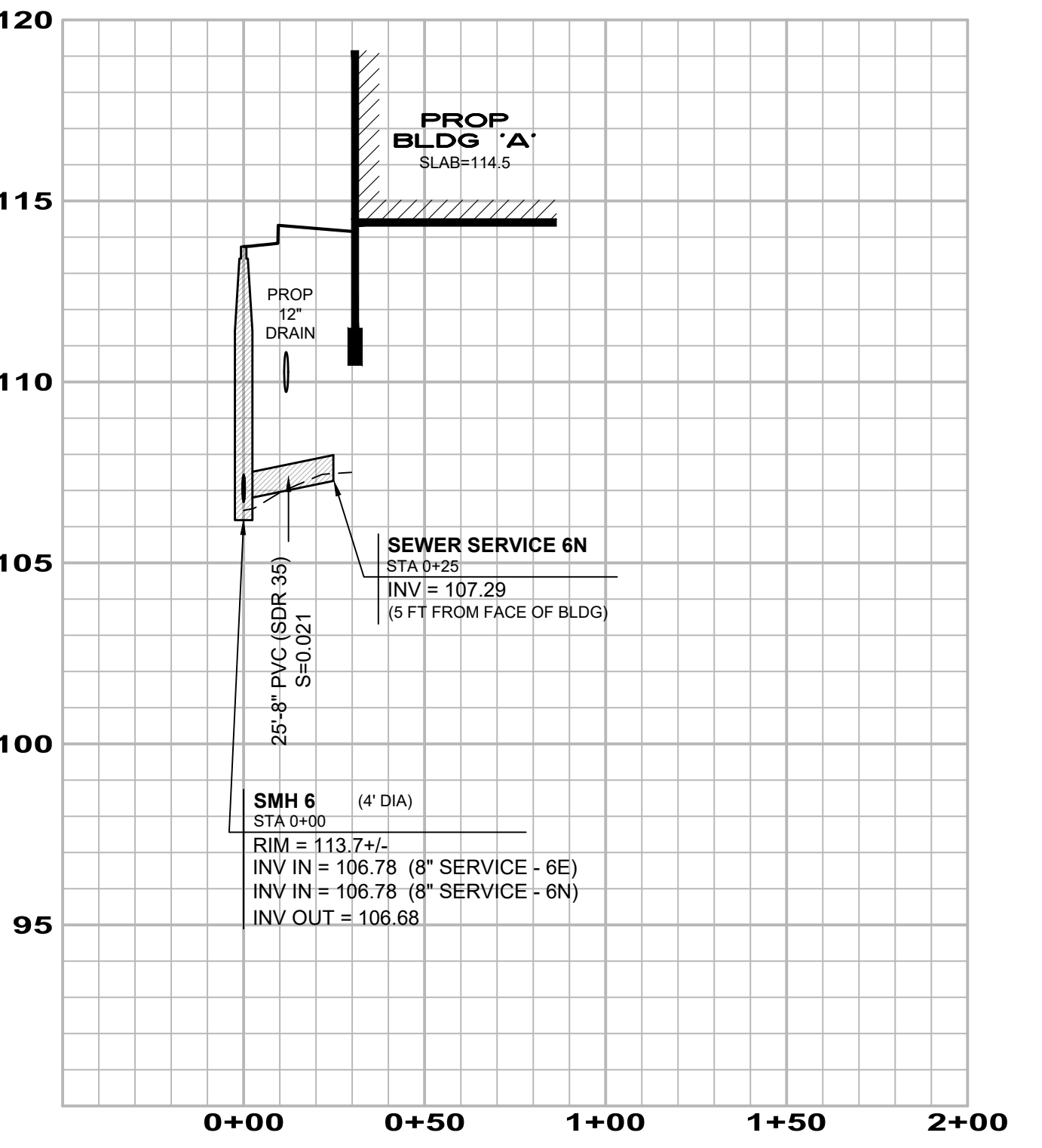
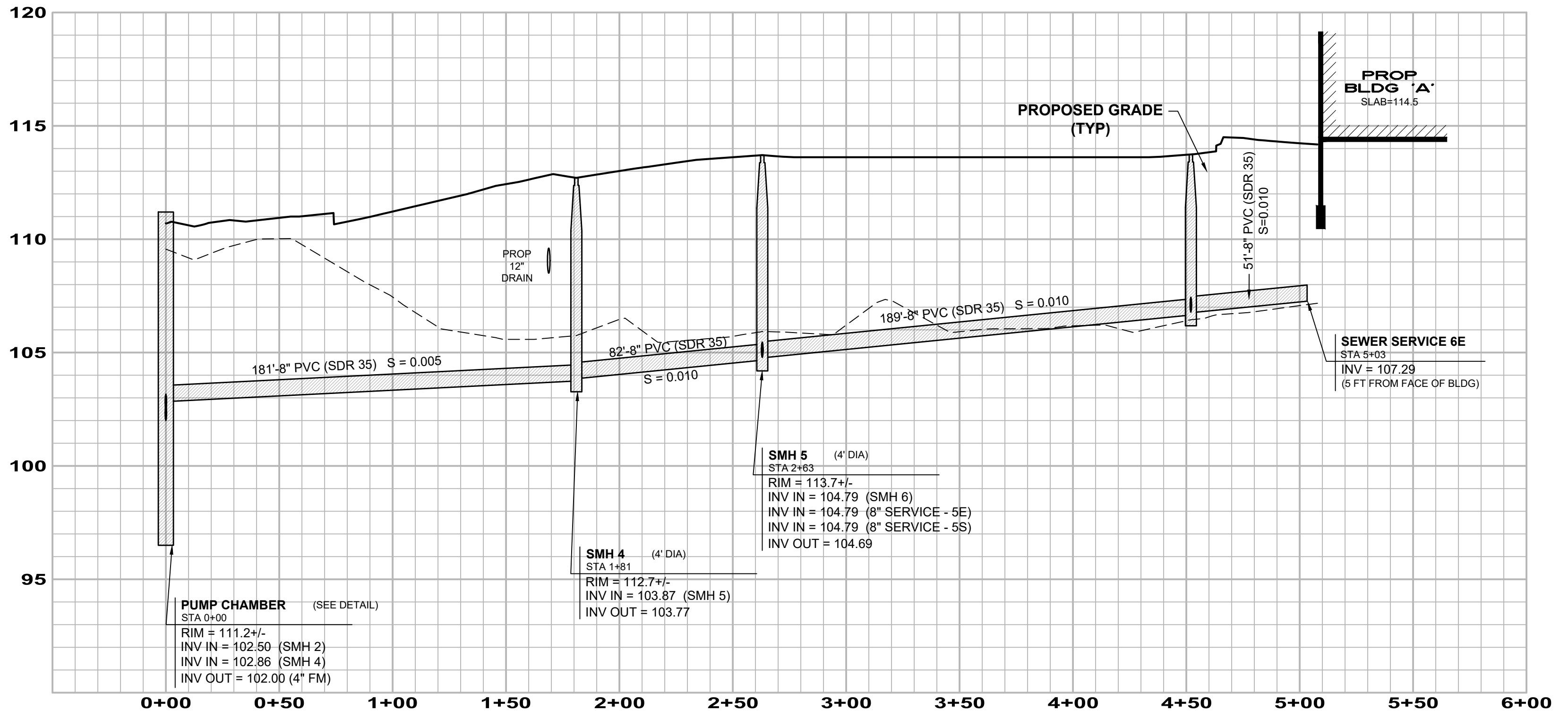
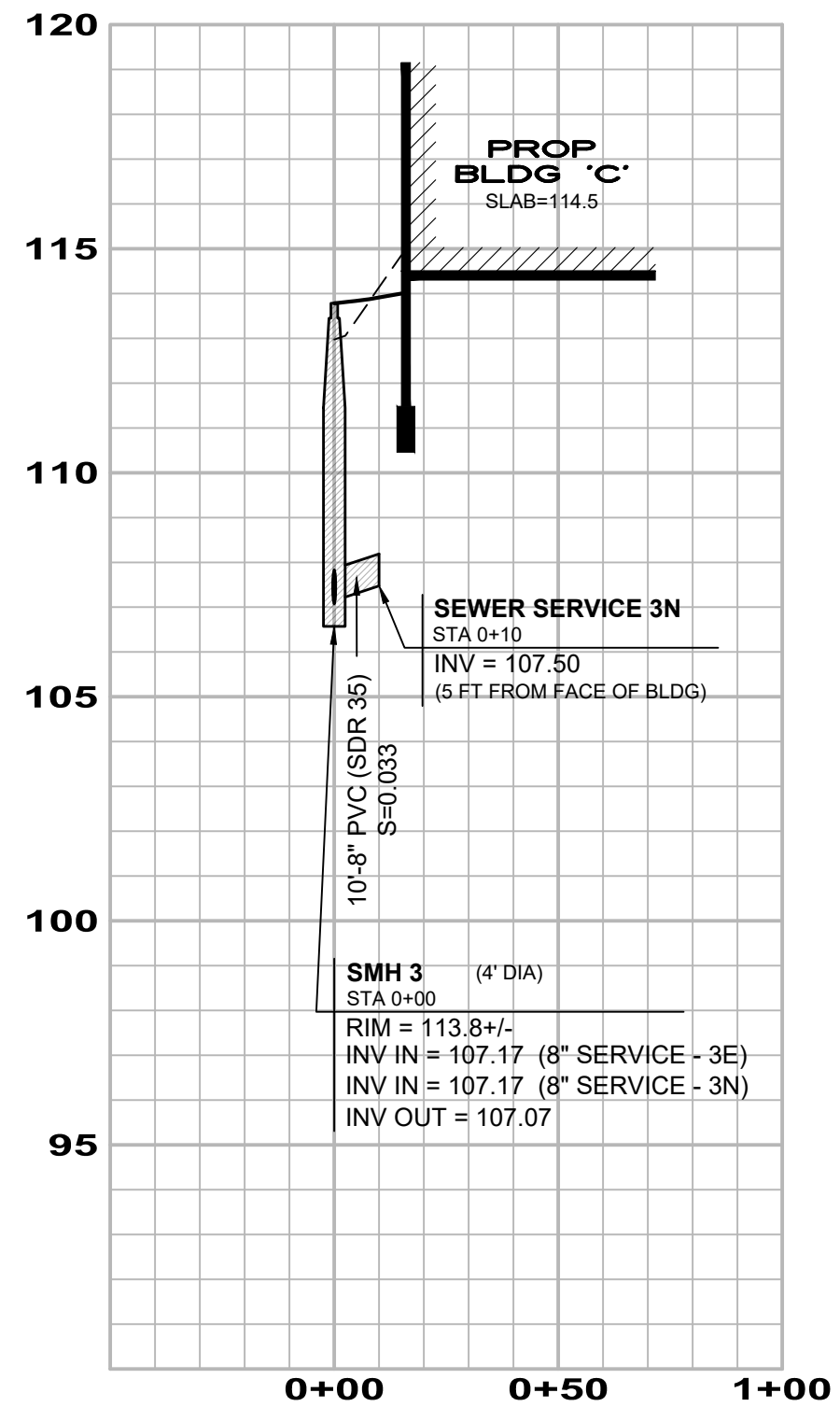
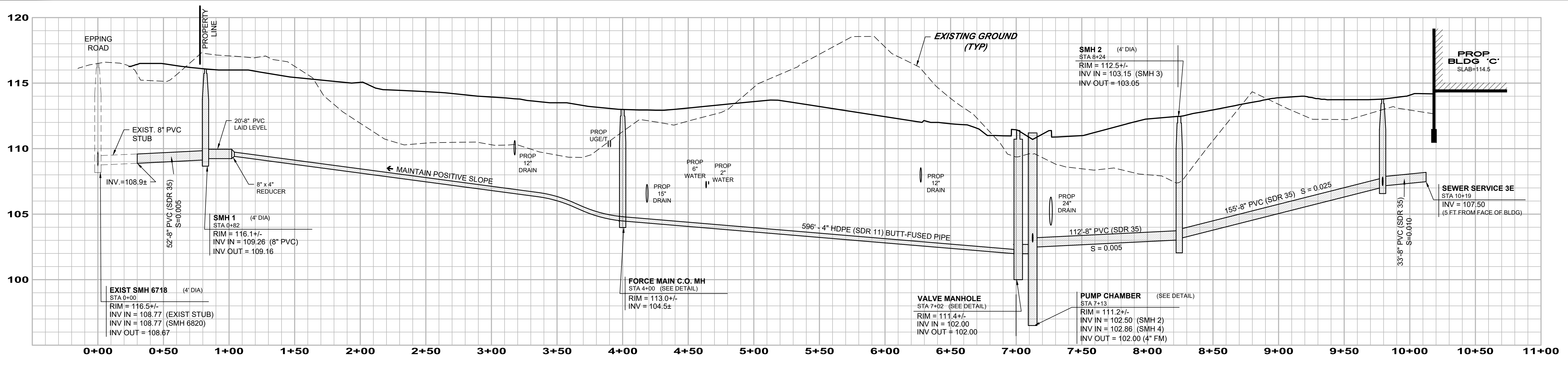
SITE LAYOUT PLAN
 (MAP 47, LOTS 6 & 7)
GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

NOVEMBER 2019
 Scale 1" = 40'
 Date 5/5/2020
 DWG: 5532SPP
 10 OF 30
 FIELD BOOK: 12180224 DWG LOC: X:\9000\5532\DWG\5532_SPP19



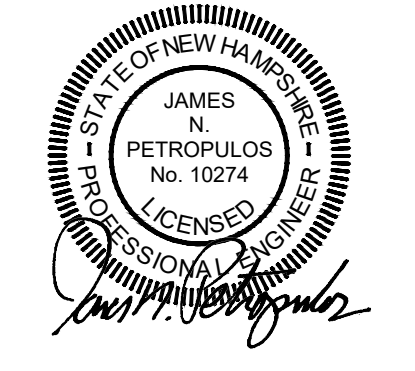
APPROVED EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____



SANITARY SEWER

- NOTES**
- STRUCTURE DIAMETERS AS SHOWN ON DRAINAGE PROFILES ARE CONSIDERED TO BE MINIMUM INSIDE DIMENSIONS. ALL STRUCTURES SHALL BE A MINIMUM INSIDE DIAMETER OF 48" UNLESS OTHERWISE INDICATED. LARGER STRUCTURES MAY BE NECESSARY DUE TO ALIGNMENT AND/OR PIPE SIZES. STRUCTURE MANUFACTURER SHALL DETERMINE FINAL SIZE.
 - PIPE LENGTHS ARE MEASURED FROM CENTERLINE OF STRUCTURE TO CENTERLINE OF STRUCTURE.
 - EXTERIOR FOUNDATION WALLS AND FOOTINGS AS SHOWN ARE APPROXIMATE.
 - THE CONTRACTOR SHALL VERIFY THE EXACT SIZE, LOCATION AND ELEVATION OF THE EXISTING 8-INCH PVC SEWER STUBS THAT WERE CONSTRUCTED FOR THIS PROPERTY. THE INFORMATION SHALL BE PROVIDED TO THE ENGINEER PRIOR TO CONSTRUCTION.



APPROVED EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

NO.	DATE	REVISION
1		N.O.
2	04/06/20	ADDRESS INHES COMMENTS
3	05/06/20	ADDRESS INHES COMMENTS
4	06/12/20	REVISE COMMERCIAL BUILDING
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS

UTILITY PROFILES
(MAP 47, LOTS 5 & 7)

GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

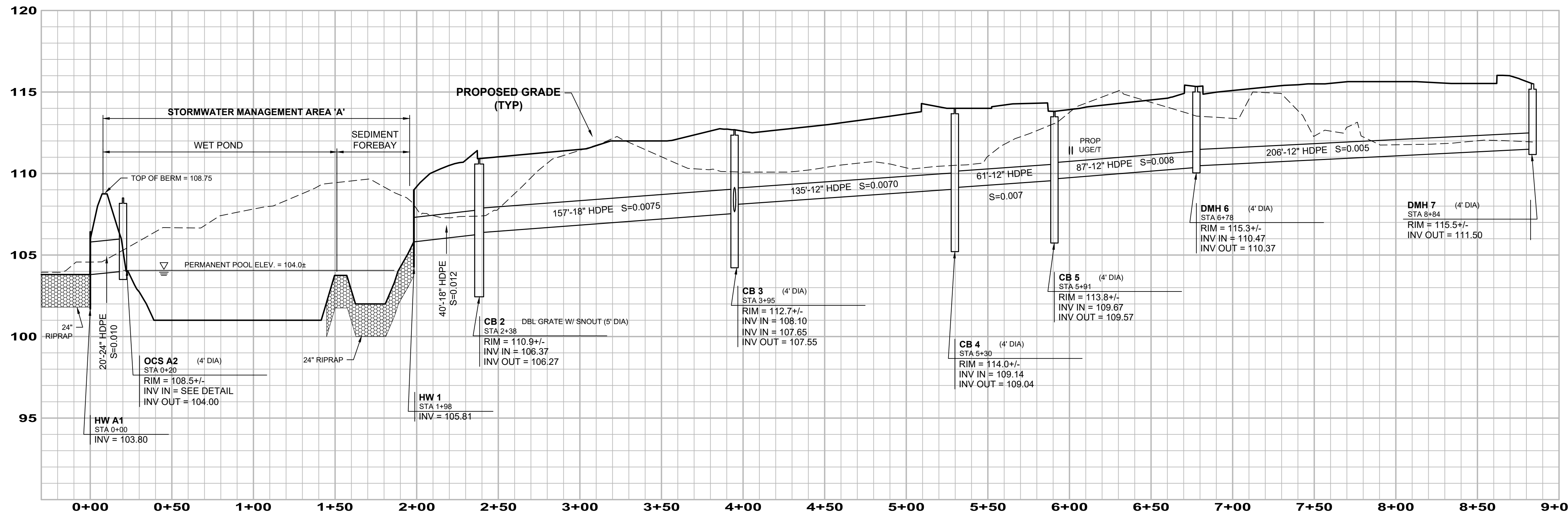
PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (803) 860-0502

CASE No. 19-16

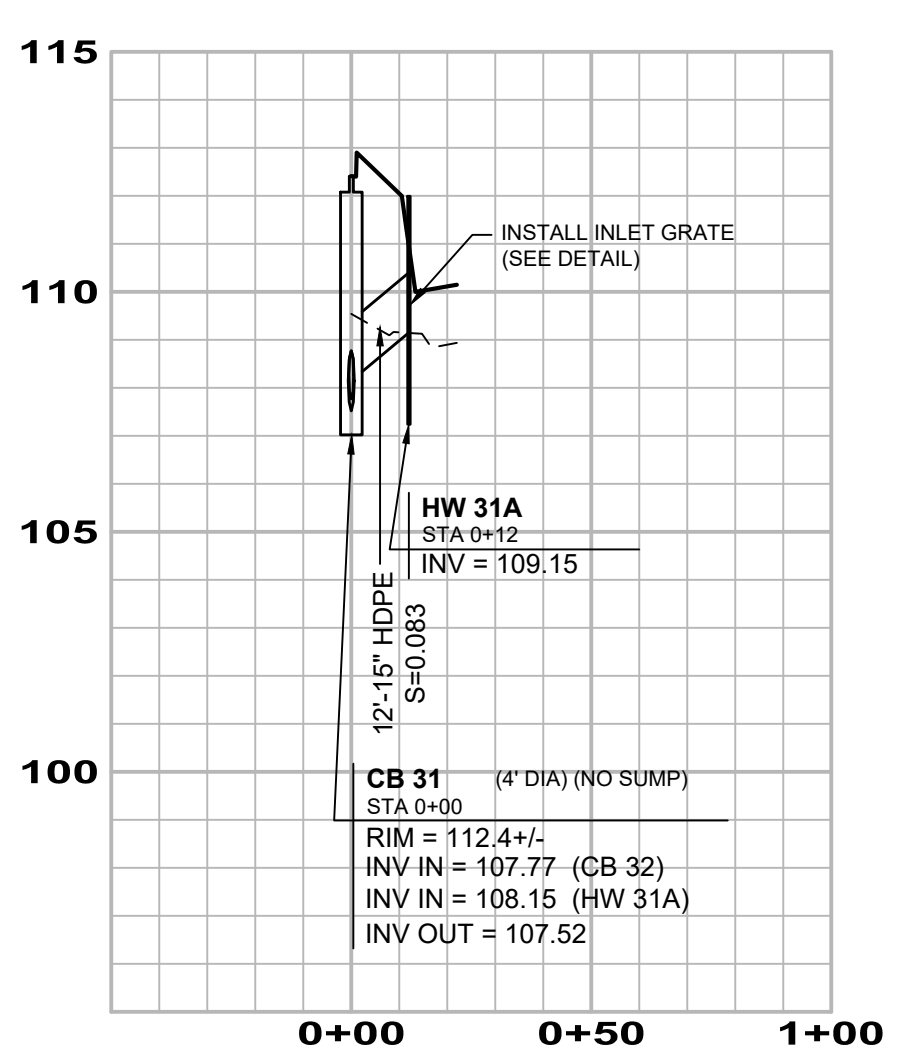
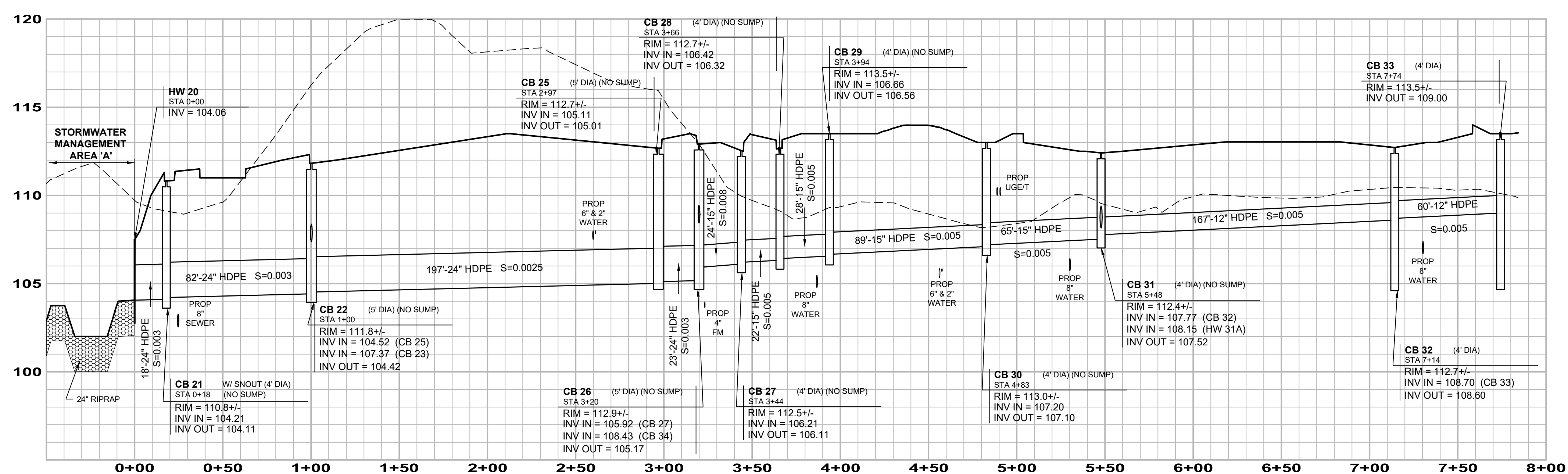
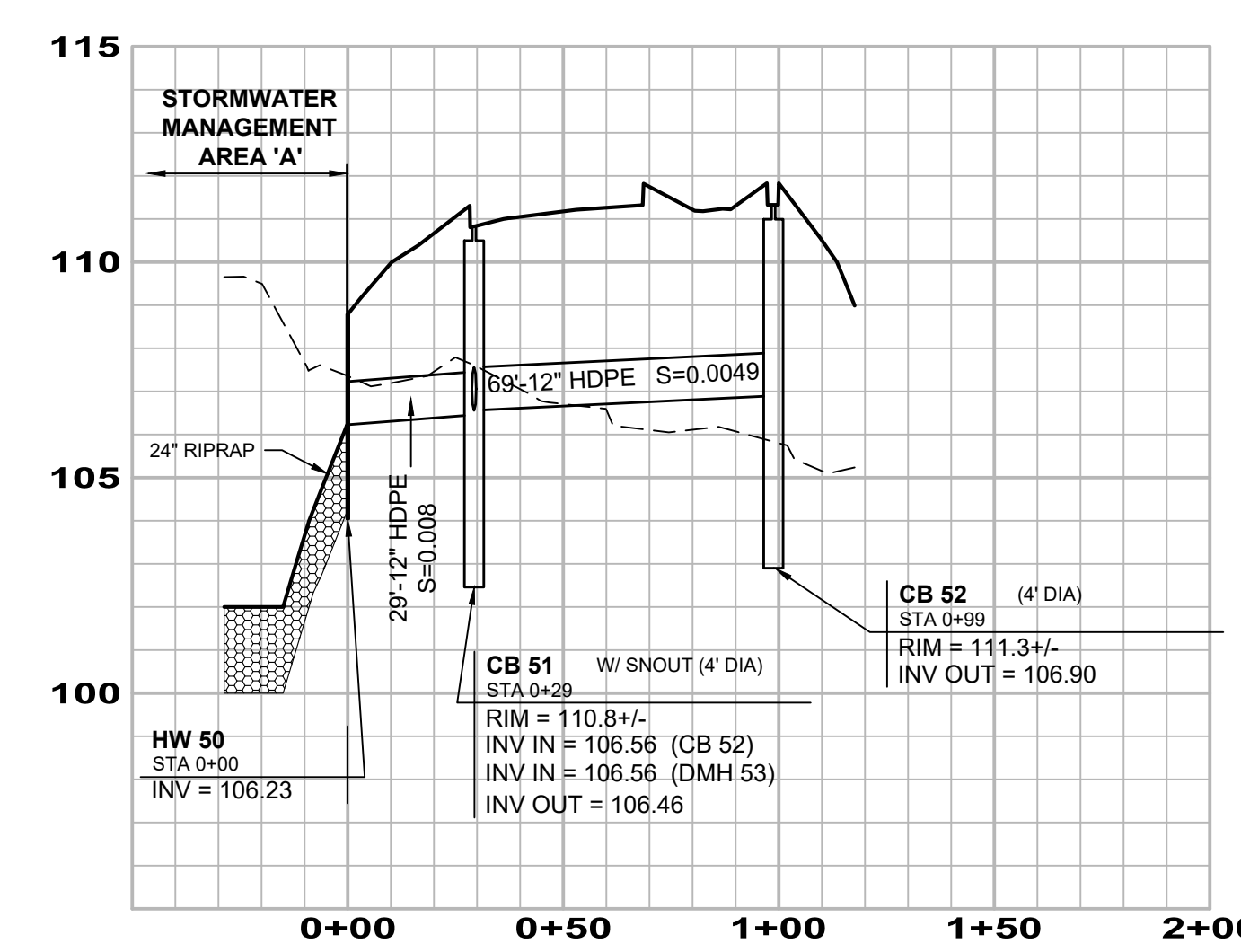
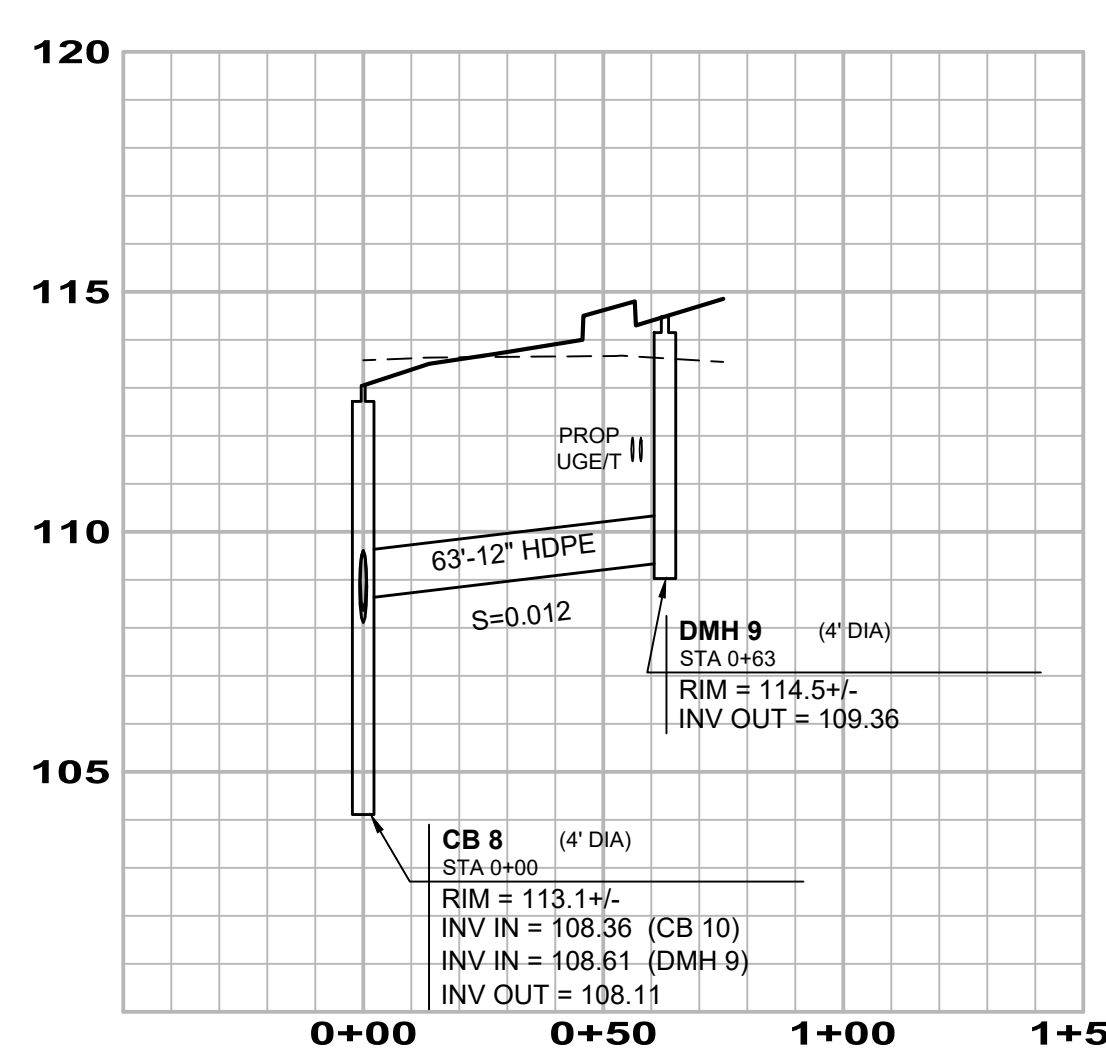
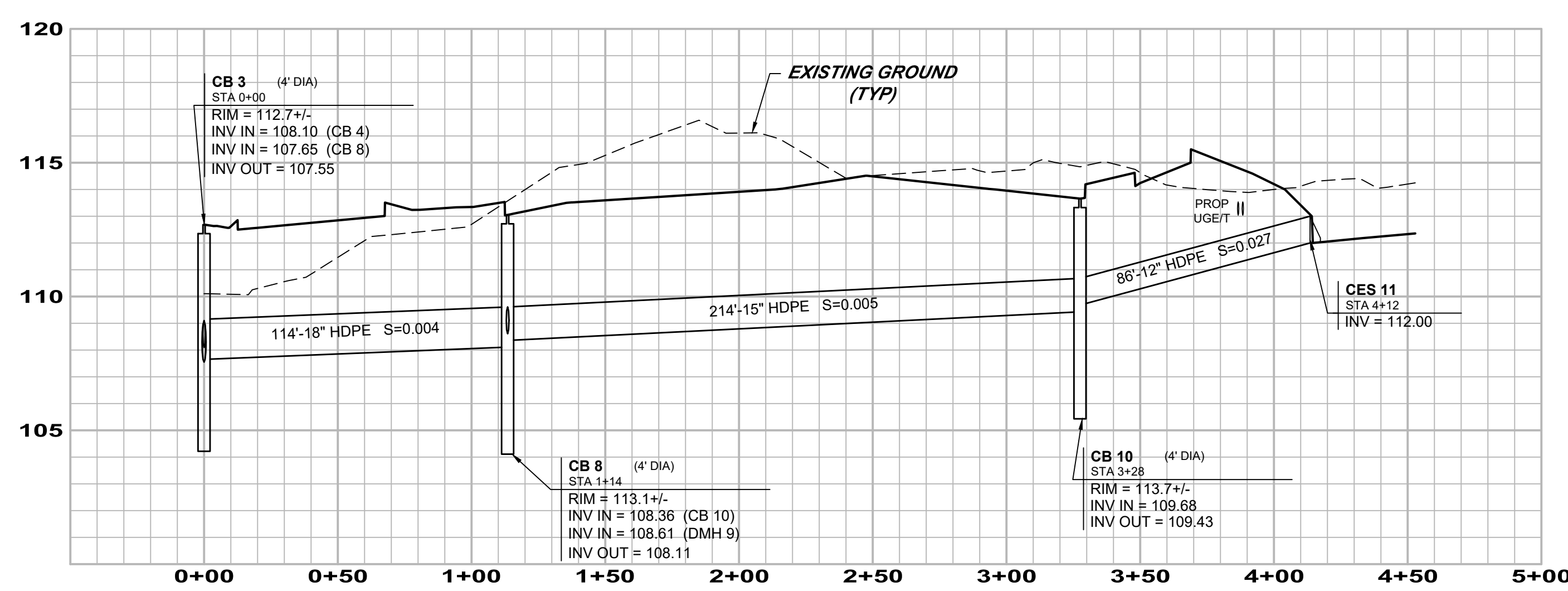
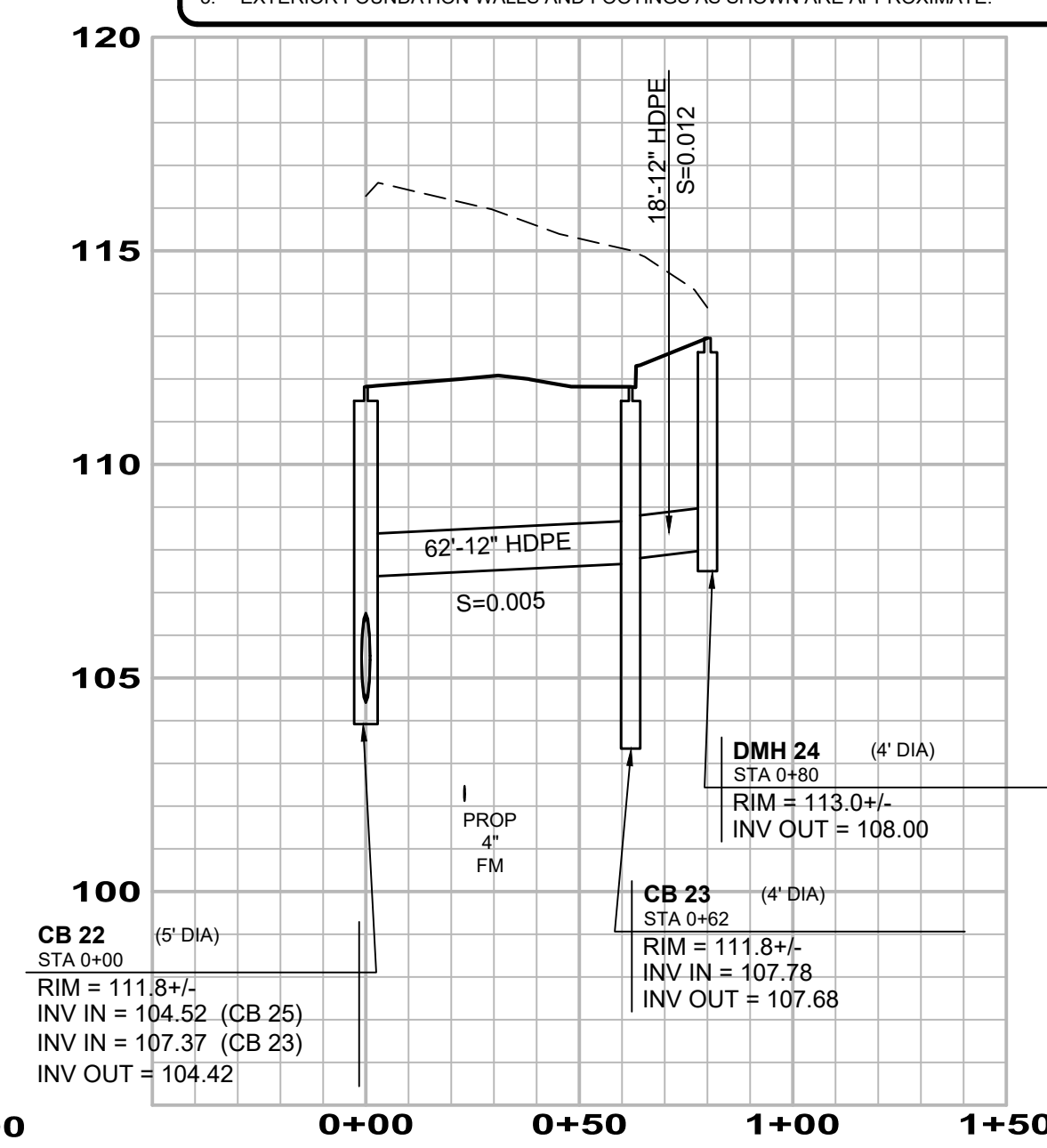
Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Covered Bridge Middlebury, Vermont
Newbury, VT 05601
(802) 853-2057
www.haynerswanson.com

Scale: HORIZONTAL: 1"=40'/4"
Date: 11/06/2019
Dwg. No.: 5532SPP
Sheet: 11 of 30

NOVEMBER 2019



- NOTES**
- STRUCTURE DIAMETERS AS SHOWN ON DRAINAGE PROFILES ARE CONSIDERED TO BE MINIMUM INSIDE DIMENSIONS. ALL STRUCTURES SHALL BE A MINIMUM INSIDE DIAMETER OF 48" UNLESS OTHERWISE INDICATED. LARGER STRUCTURES MAY BE NECESSARY DUE TO ALIGNMENT AND/OR PIPE SIZES. STRUCTURE MANUFACTURER SHALL DETERMINE FINAL SIZE.
 - PIPE LENGTHS ARE MEASURED FROM CENTERLINE OF STRUCTURE TO CENTERLINE OF STRUCTURE.
 - EXTERIOR FOUNDATION WALLS AND FOOTINGS AS SHOWN ARE APPROXIMATE.



NO.	DATE	REVISION
1	08/11/20	ADDRESS PLANNING BOARD COMMENTS
2	08/12/20	REVISE COMMERCIAL BUILDINGS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	04/06/20	ADDRESS NHDES COMMENTS
5	01/31/20	ADDRESS TOWN REVIEW COMMENTS

UTILITY PROFILES
(MAP 47, LOTS 5 & 7)

GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

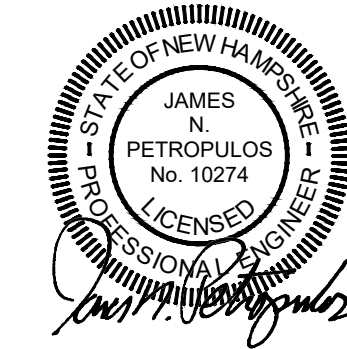
PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Covered Bridge Middlebury, Vermont
No. 1000 Main Street
(802) 243-2057
www.haynerswanson.com

Scale: HORIZONTAL: 1"=40'/4"
Date: 12 OF 30 5532SPF
Date: 12 OF 30 5532SPF
Date: 12 OF 30 5532SPF

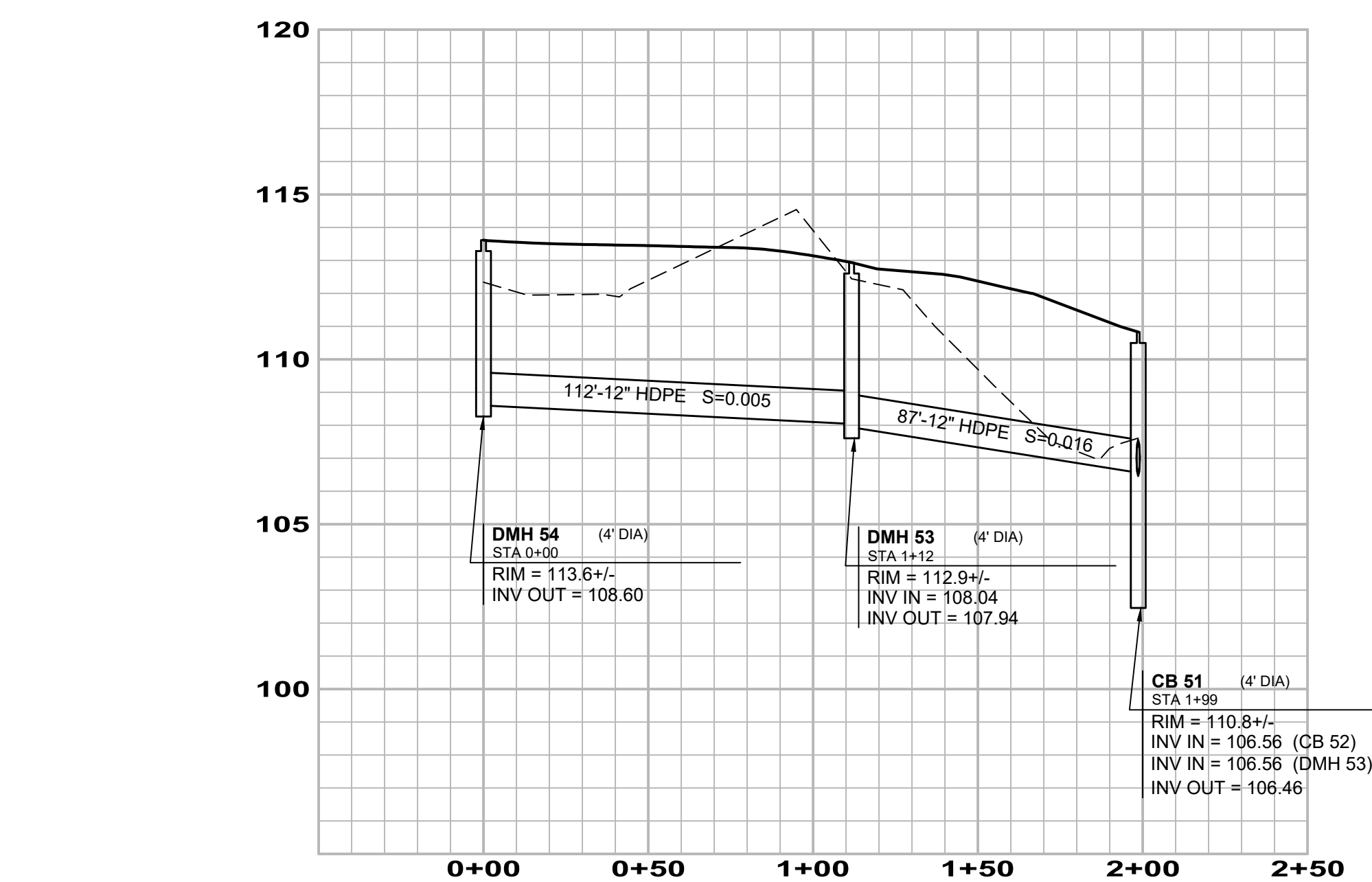
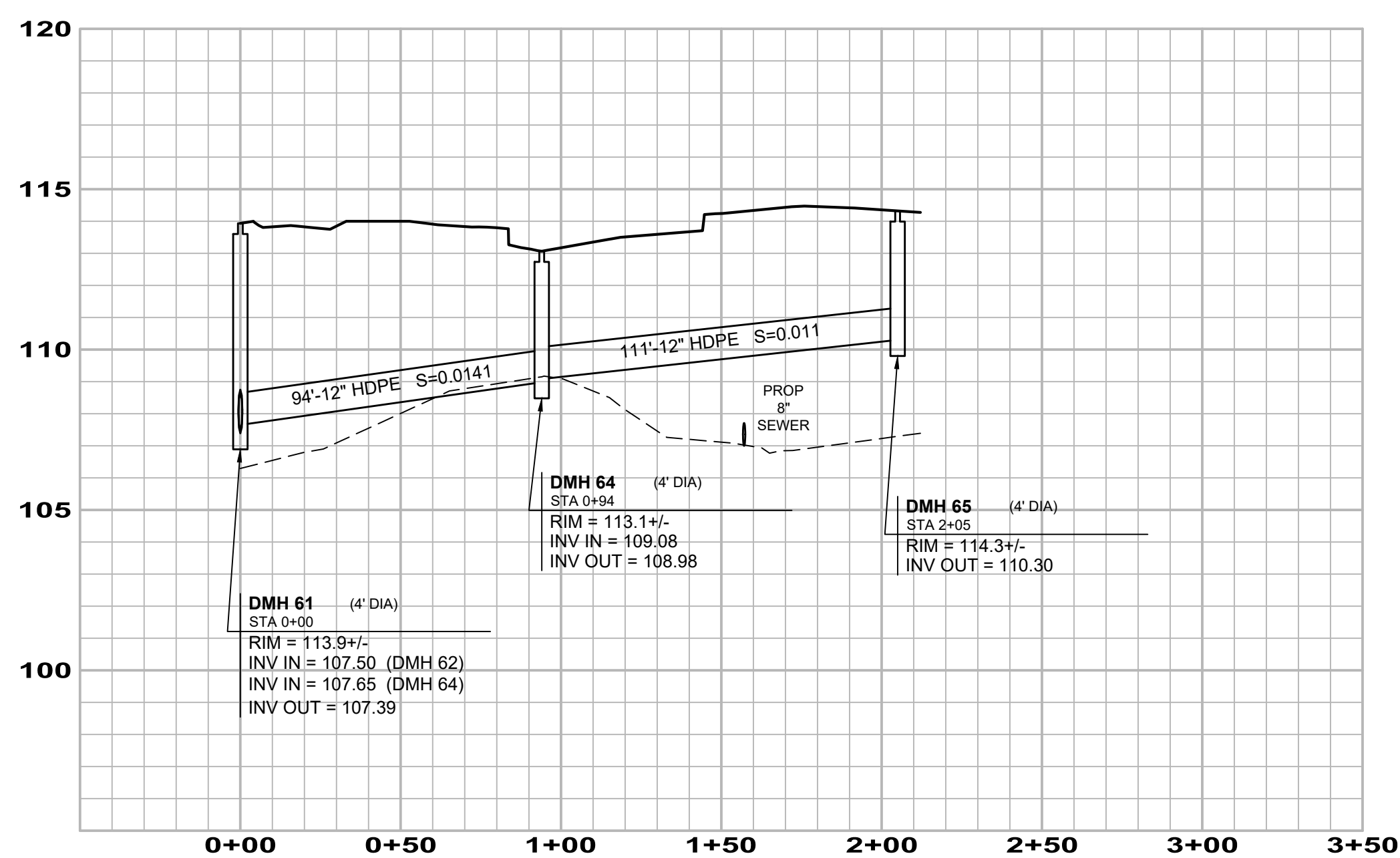
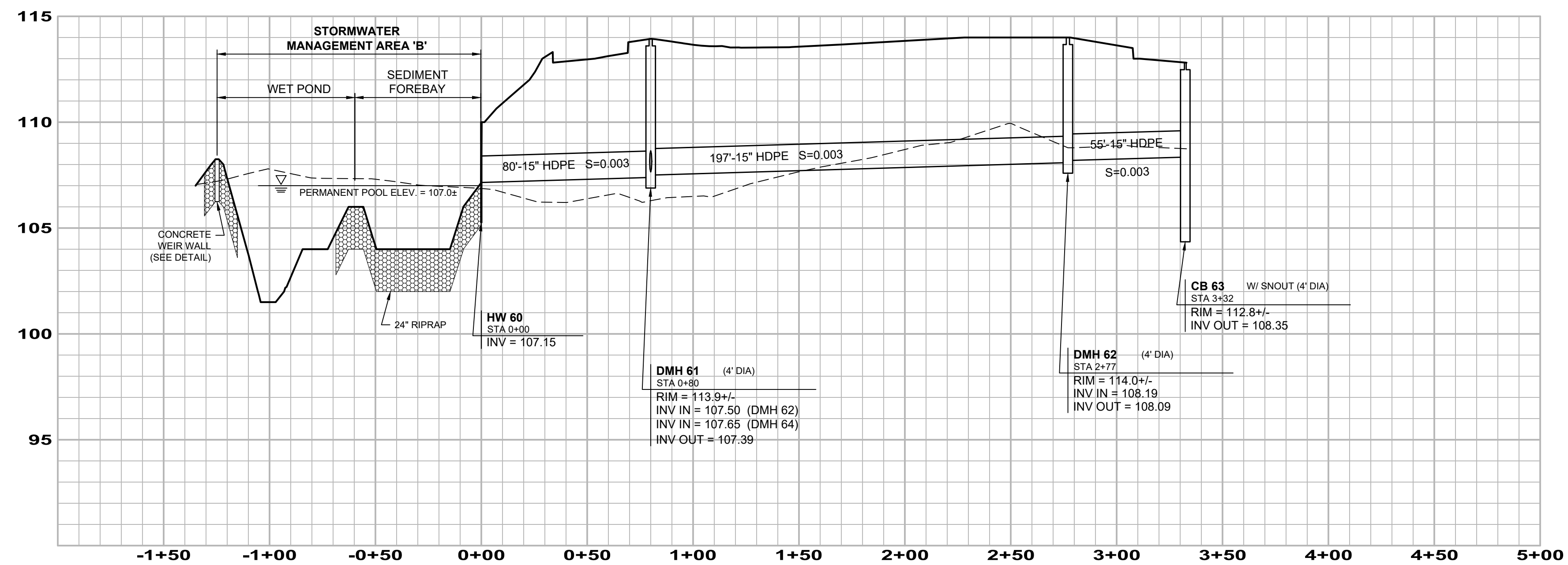
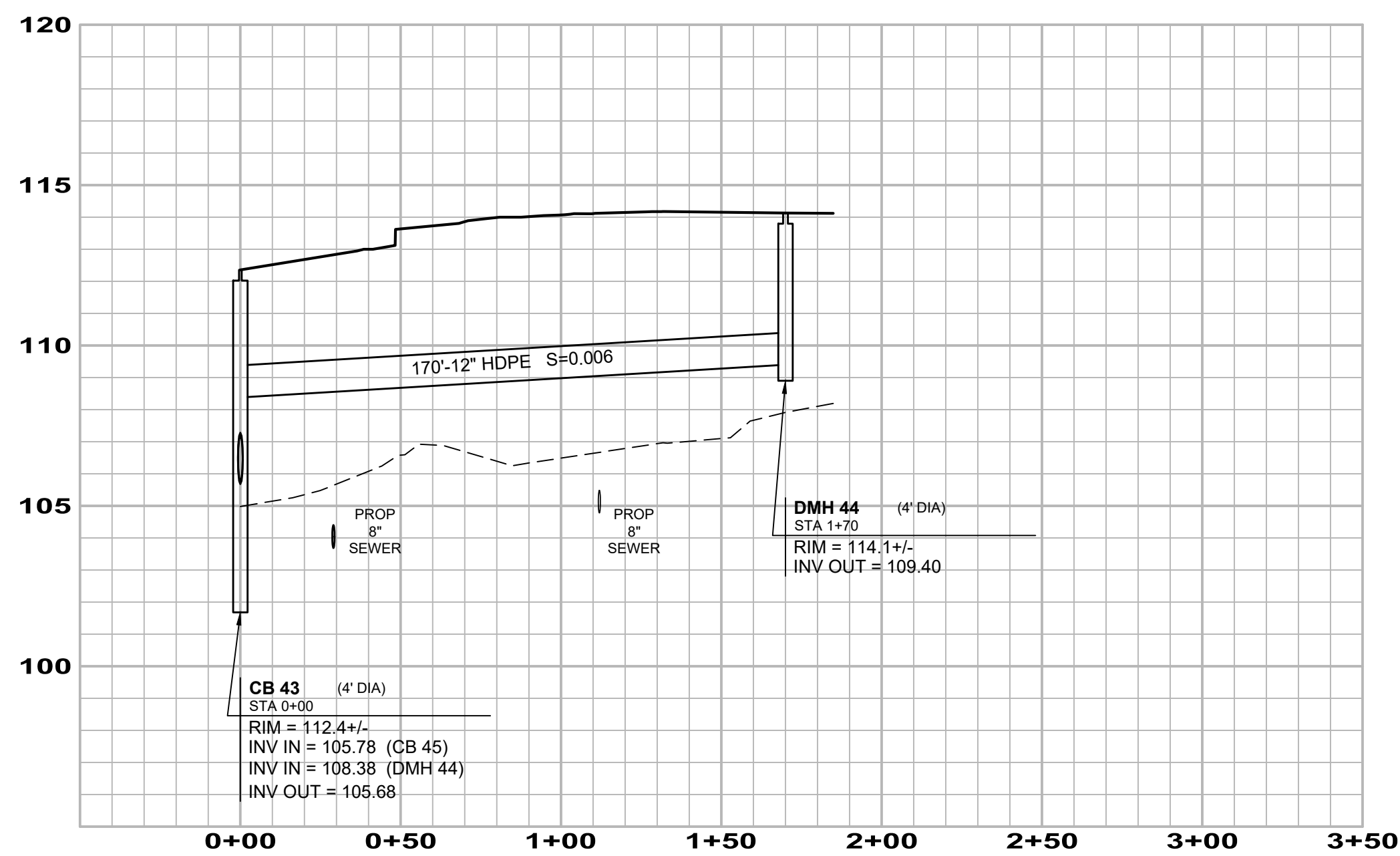
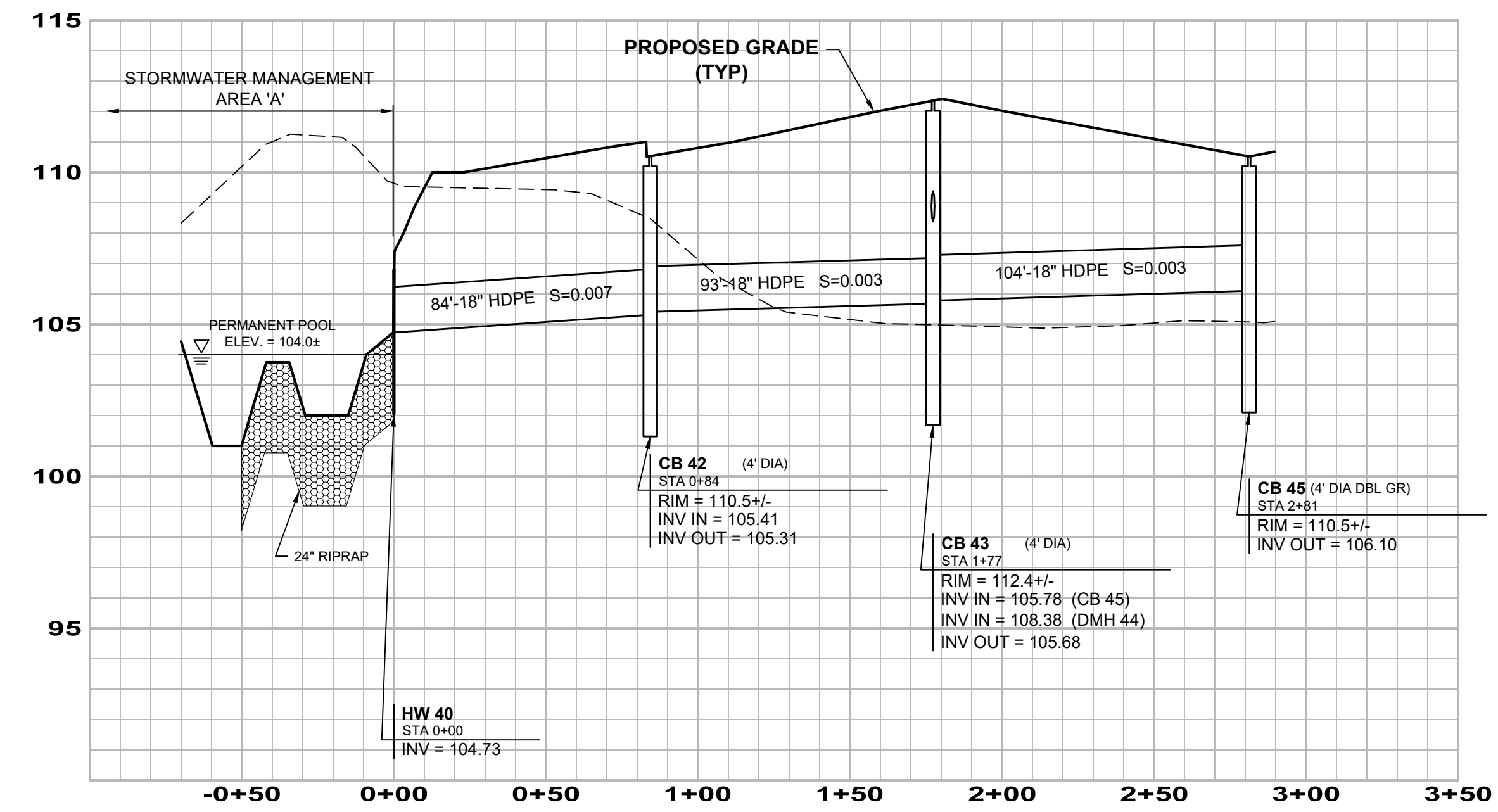
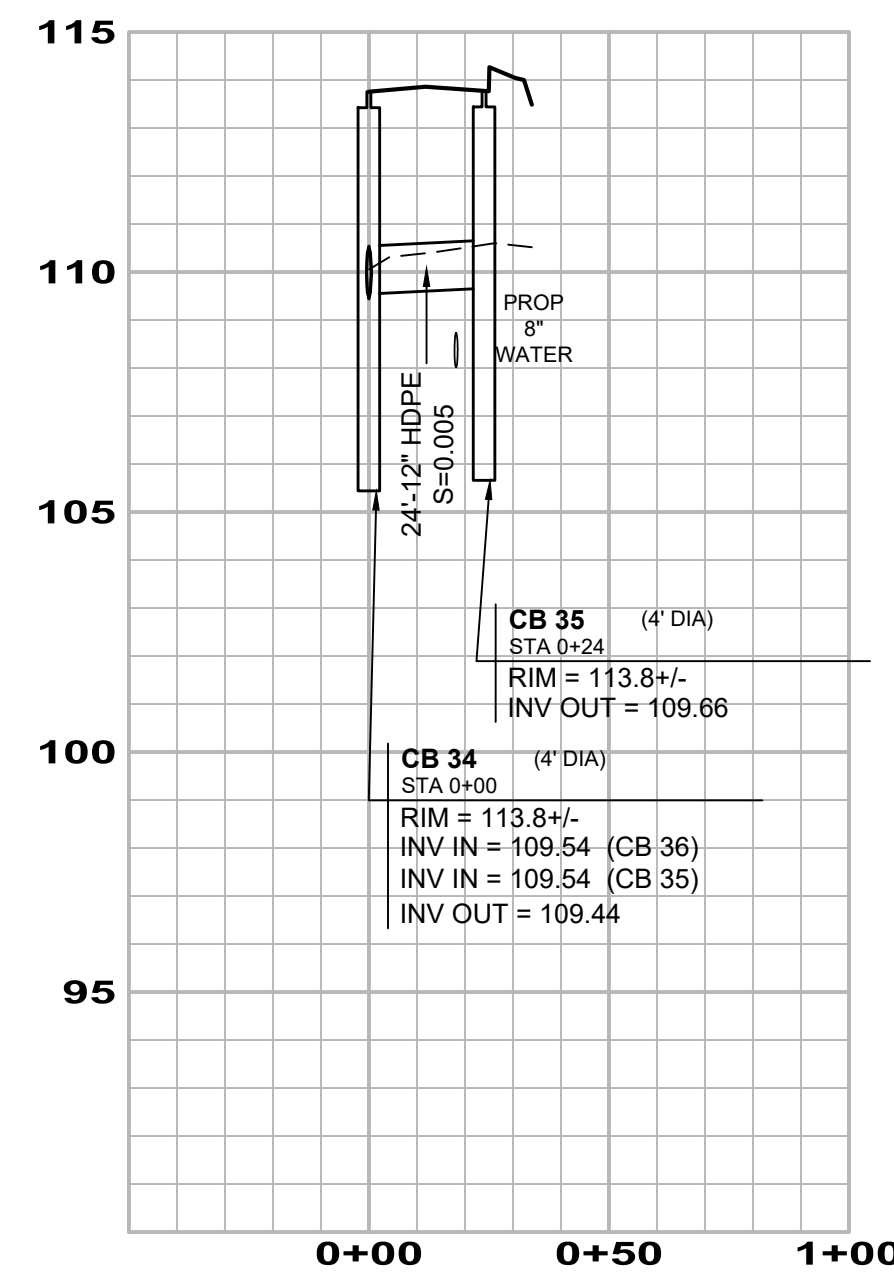
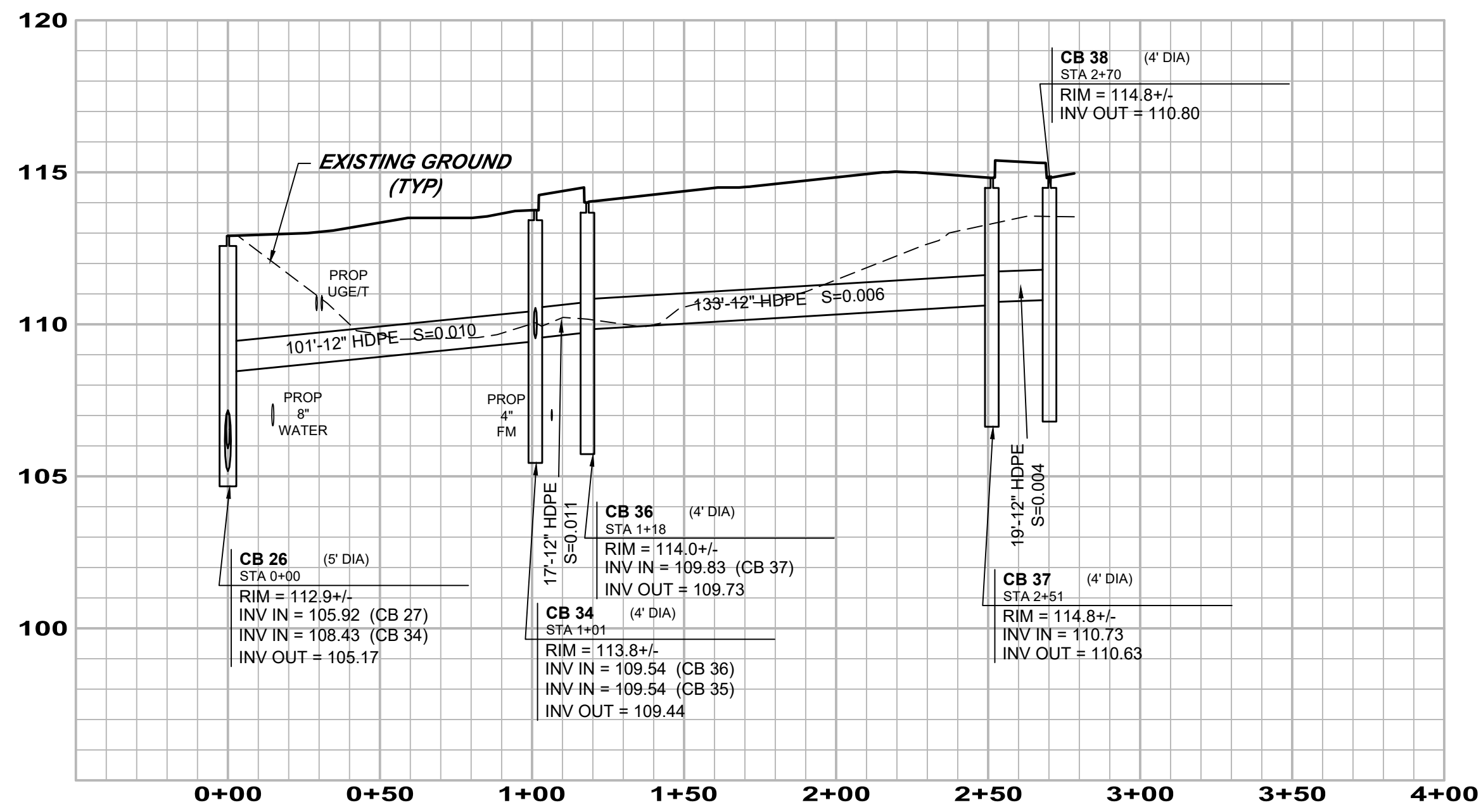
NOVEMBER 2019



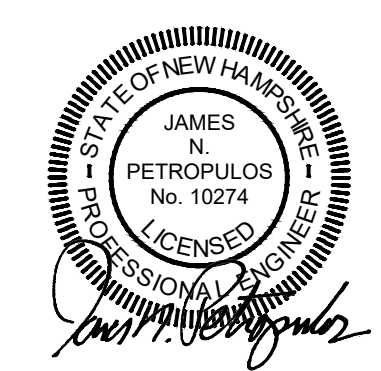
APPROVED
EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

DRAINAGE



- NOTES**
- STRUCTURE DIAMETERS AS SHOWN ON DRAINAGE PROFILES ARE CONSIDERED TO BE MINIMUM INSIDE DIMENSIONS. ALL STRUCTURES SHALL BE A MINIMUM INSIDE DIAMETER OF 48" UNLESS OTHERWISE INDICATED. LARGER STRUCTURES MAY BE NECESSARY DUE TO ALIGNMENT AND/OR PIPE SIZES. STRUCTURE MANUFACTURER SHALL DETERMINE FINAL SIZE.
 - PIPE LENGTHS ARE MEASURED FROM CENTERLINE OF STRUCTURE TO CENTERLINE OF STRUCTURE.
 - EXTERIOR FOUNDATION WALLS AND FOOTINGS AS SHOWN ARE APPROXIMATE.



APPROVED EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

NO.	DATE	REVISION
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS
2	04/06/20	ADDRESS SHEETS COMMENTS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	06/17/20	ADDRESS PLANNING BOARD COMMENTS
5	08/11/20	REVISE COMMERCIAL BUILDINGS

UTILITY PROFILES
(MAP 47, LOTS 5 & 7)

GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 880-0502

UTILITY PROFILES
(MAP 47, LOTS 5 & 7)

GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Covered Bridge Middlebury, VT 05750
1000 Main Street Exeter, NH 03824
(603) 883-2057
www.haynerswanson.com

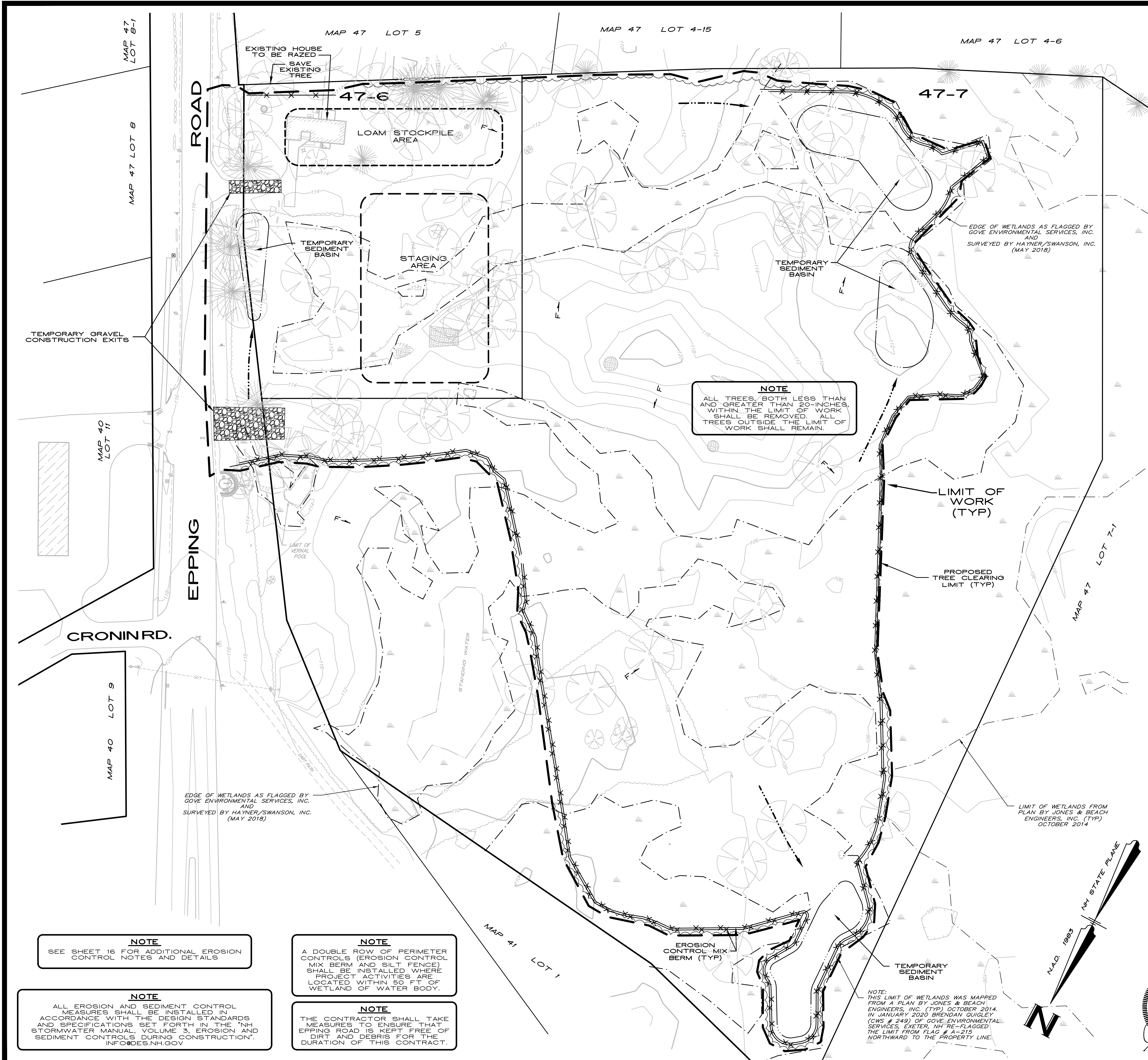
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VERTICAL: 1" = 4'/4"

FIELD BOOK: 12182/24 DWG. LOC.: 5532/5532/000/US32/000/US32 9/19

Date: 13 OF 30 5532SPP
Sheet: 13 OF 30 5532SPP

NOVEMBER 2019

DRAINAGE



NOTE
ALL TREES, BOTH LESS THAN AND GREATER THAN 20-INCHES, WITHIN THE LIMIT OF WORK SHALL BE REMOVED. ALL TREES OUTSIDE THE LIMIT OF WORK SHALL REMAIN.

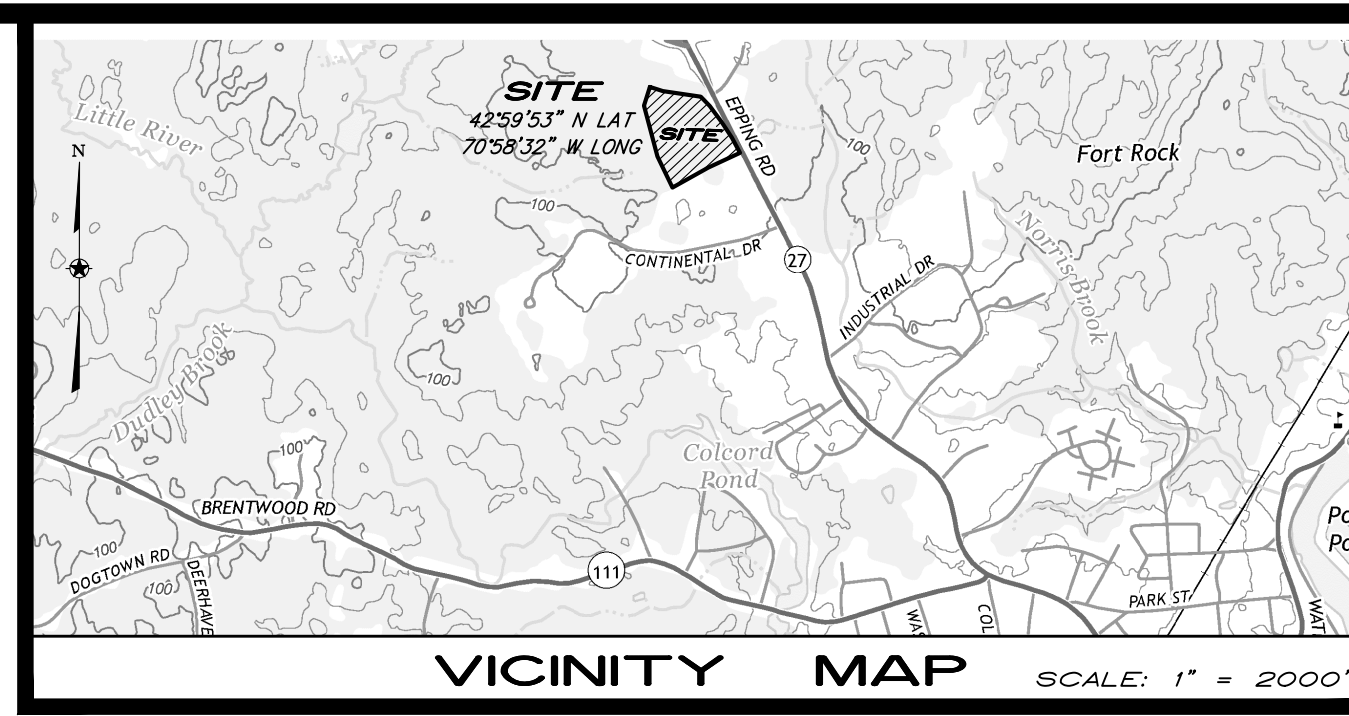
NOTE
SEE SHEET 16 FOR ADDITIONAL EROSION CONTROL NOTES AND DETAILS.

NOTE
A DOUBLE ROW OF PERIMETER CONTROLS (EROSION CONTROL MIX BERM AND SILT FENCE) SHALL BE INSTALLED WHERE PROJECT ACTIVITIES ARE LOCATED WITHIN 50 FT OF WETLAND OF WATER BODY.

NOTE
ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED IN ACCORDANCE WITH THE DESIGN STANDARDS AND SPECIFICATIONS SET FORTH IN THE "NH STORMWATER MANUAL, VOLUME 3, EROSION AND SEDIMENT CONTROLS DURING CONSTRUCTION", INFO@DES.NH.GOV

NOTE
THE CONTRACTOR SHALL TAKE MEASURES TO ENSURE THAT EPPING ROAD IS KEPT FREE OF DIRT AND DEBRIS FOR THE DURATION OF THIS CONTRACT.

NOTE:
THIS LIMIT OF WETLANDS WAS MAPPED FROM A PLAN BY JONES & BEACH ENGINEERS, INC. (TYP) OCTOBER 2014, IN JANUARY 2020 BRENDAN OUGLEY (CWS # 249) OF GOVE ENVIRONMENTAL SERVICES, EXETER, NH - FLAGGED THE LIMIT FROM FLAG # A-215 NORTHWARD TO THE PROPERTY LINE.



CONSTRUCTION SEQUENCE (PHASE I):

1. INSTALL EROSION CONTROL MIX BERMS AND TEMPORARY GRAVEL CONSTRUCTION EXITS. PERIMETER CONTROLS MUST BE INSTALLED PRIOR TO EARTH MOVING OPERATIONS. STORMWATER PONDS, INFILTRATION BASINS AND SWALES MUST BE INSTALLED BEFORE ROUGH GRADING THE SITE. RUNOFF MUST BE DIRECTED TO TEMPORARY PRACTICES UNTIL STORMWATER BMPs ARE STABILIZED.
2. CLEAR & GRUB SITE ACCORDING TO PLAN. CUT AND DISPOSE OF ANY DEBRIS PRODUCED DURING THE CLEARING AND GRUBBING ACTIVITY. ALL STUMPS SHALL BE DISPOSED OFF-SITE IN A LEGAL MANNER.
3. CONSTRUCT TEMPORARY SEDIMENT BASINS AND DIVERSION DITCHES. PERIMETER CONTROLS MUST BE INSTALLED PRIOR TO EARTH MOVING OPERATIONS. STORMWATER PONDS, INFILTRATION BASINS AND SWALES MUST BE INSTALLED BEFORE ROUGH GRADING THE SITE. RUNOFF MUST BE DIRECTED TO TEMPORARY PRACTICES UNTIL STORMWATER BMPs ARE STABILIZED.
4. PERFORM SITE GRADING OF BUILDING AND PARKING AREAS. ALL SLOPE AREAS SHALL BE LOAMED AND SEEDED AND MULCHED IMMEDIATELY AFTER BEING CONSTRUCTED.
5. BEGIN BUILDING CONSTRUCTION.
6. INSTALL SITE UTILITIES IN ACCORDANCE WITH THE PLAN.

GENERAL NOTES: (PHASE I)

1. ALL CONTRACTORS AND SUBCONTRACTORS INVOLVED WITH STORMWATER POLLUTION PREVENTION SHALL OBTAIN A COPY OF THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP) AND NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (NPDES) CONSTRUCTION GENERAL PERMIT (CGP) AND BECOME FAMILIAR WITH THEIR CONTENTS.
2. THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES AS REQUIRED BY THE SWPPP. ADDITIONAL BEST MANAGEMENT PRACTICES SHALL BE IMPLEMENTED AS DICTATED BY SITE CONDITIONS AT NO ADDITIONAL COST OF OWNER THROUGHOUT ALL PHASES OF CONSTRUCTION.
3. BEST MANAGEMENT PRACTICES (BMP'S) AND CONTROLS SHALL CONFORM TO FEDERAL, STATE, OR LOCAL REQUIREMENTS OR MANUAL OF PRACTICE. AS APPLICABLE, CONTRACTOR SHALL IMPLEMENT ADDITIONAL CONTROLS AS DIRECTED BY PERMITTING AGENCY OR OWNER.
4. EARTH MATERIAL STOCKPILE AREAS AS SHOWN ARE APPROXIMATE AND SUBJECT TO CHANGE. STOCKPILE AREAS SHALL BE SURROUNDED BY SILT FENCE AND RE-SEEDED IF THEY ARE LEFT UNTOUCHED FOR MORE THAN FOURTEEN (14) DAYS.
5. THE PROJECT IS EXPECTED TO GENERATE A SIZEABLE VOLUME OF WETLAND HUMUS DURING THE DREDGING/GRUBBING OF THE IMPACTED AREAS. THE CONTRACTOR SHALL STOCKPILE THIS HUMUS MATERIAL AND REUSE IT WITHIN THE PROPOSED STORMWATER MANAGEMENT AREAS AND ON FILL SLOPES ADJACENT TO WETLAND AREAS.

WILDLIFE NOTE:

THE CONTRACTOR SHALL MAKE SURE HIS/HER OUTSIDE CONSTRUCTION PERSONNEL RECEIVE TRAINING IN THE IDENTIFICATION OF THE FOLLOWING AND BE AWARE OF THEIR PROTECTED STATUS.

BLACK RACER (state threatened)

- Solid black with a white throat and chin
- Slender with glossy scales, 3-6 ft. long
- Hatchlings are very small and patterned

ALL OBSERVATIONS OF NORTHERN BLACK RACER SNAKES ENCOUNTERED FROM THE END OF SEPTEMBER THROUGH THE MONTH OF APRIL MUST BE IMMEDIATELY REPORTED TO THE NHFG DEPARTMENT (BRENDAN CLIFFORD 603-271-0463 OR MELISSA DOPERALSKI 603-271-1738).

ALL OBSERVATIONS OF EASTERN HOGNOSE SNAKE SEEN AT ANY TIME MUST BE IMMEDIATELY REPORTED TO THE NHFG DEPARTMENT (MELISSA DOPERALSKI 603-271-1738 OR BRENDAN CLIFFORD 603-271-0463). PLEASE ATTEMPT TO PHOTOGRAPH EASTERN HOGNOSE SNAKE TO SEND TO US FOR VERIFICATION.

SPOTTED TURTLE (state threatened)

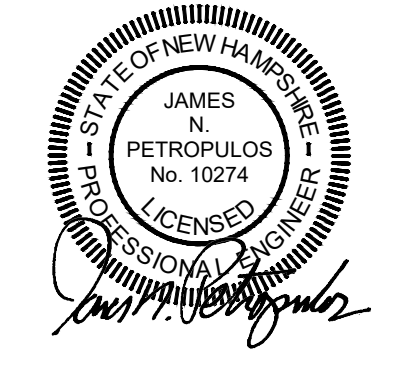
Spotted turtle (state threatened)

- Small, mostly aquatic with black or dark brown with yellow spots.
- Fairly flat shell compared to Blanding's turtle

REPORT SIGHTINGS TO BAARP@wildlife.nh.gov or 603-271-2461. PLEASE REPORT PROMPTLY, NOTING SPECIFIC LOCATION AND DATE - PHOTOGRAPHS STRONGLY ENCOURAGED

EROSION CONTROL LEGEND

- X—X—X— EROSION CONTROL MIX BERM AND SILT FENCE
- SILT-SACK INLET PROTECTION DEVICES
- TEMPORARY GRAVEL CONSTRUCTION EXIT
- STABILIZATION MATTING (BIODEGRADABLE)
- STRAW BALE BARRIER
- F— RUNOFF DIRECTION
- D— DIVERSION DIRECTION



APPROVED EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

NO.	DATE	REVISION
1	08/11/20	ADDRESS PLANNING BOARD COMMENTS
2	08/12/20	REVISE COMMERCIAL BUILDINGS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	04/06/20	ADDRESS NHDES COMMENTS
5	01/31/20	ADDRESS TOWN REVIEW COMMENTS

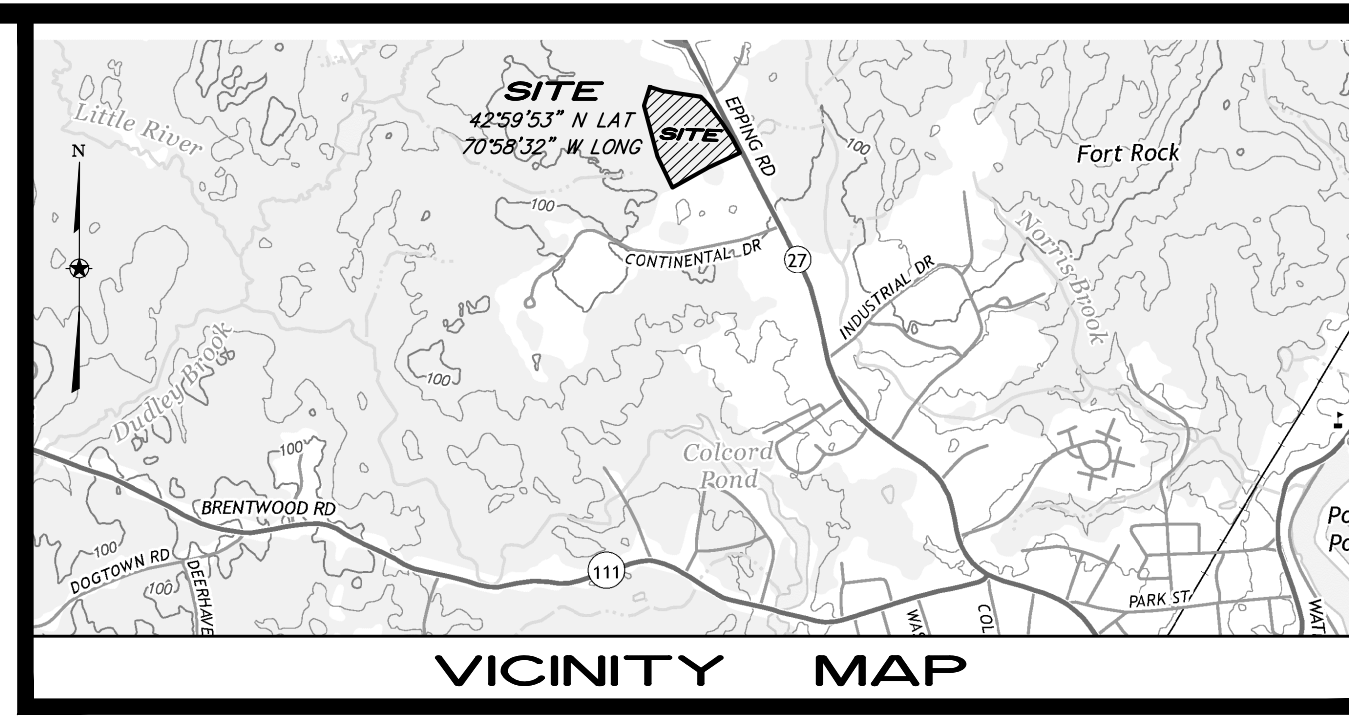
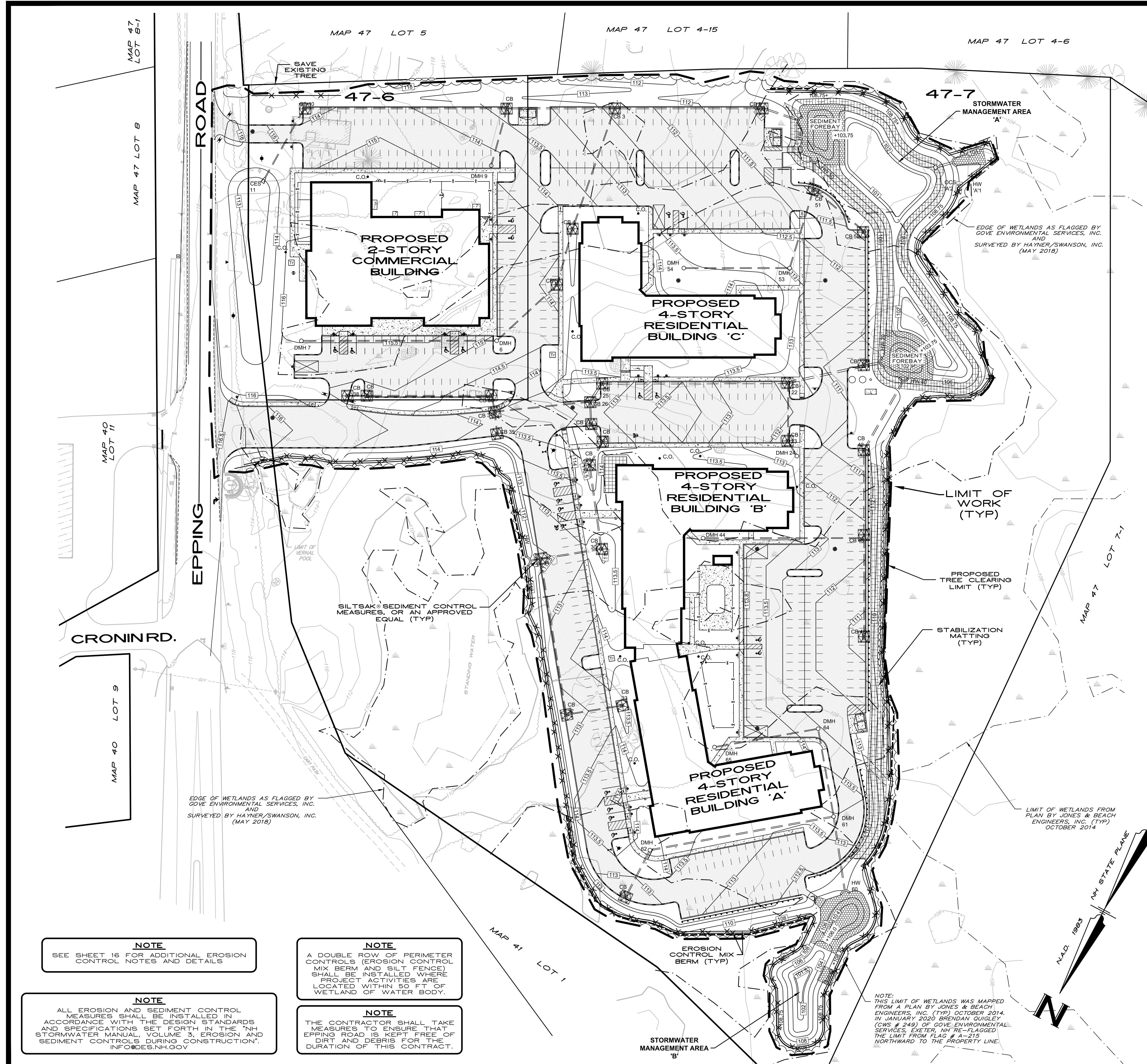
EROSION CONTROL PLAN (MAP 47 PHASE 6 & 7)

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

GATEWAY AT EXETER
170 EPPING ROAD NH 03063
EXETER, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Courtyard Drive Middlebury, Vermont
Burton, VT 05741 (802) 243-1501
www.haynerswanson.com

FIELD BOOK: 123160224 DWG. LOC.: 1900015532.DWG/US32 8919
Scale: 1" = 50'
Date: 14 OF 30 5532SPP
Date: 6 NOVEMBER 2019



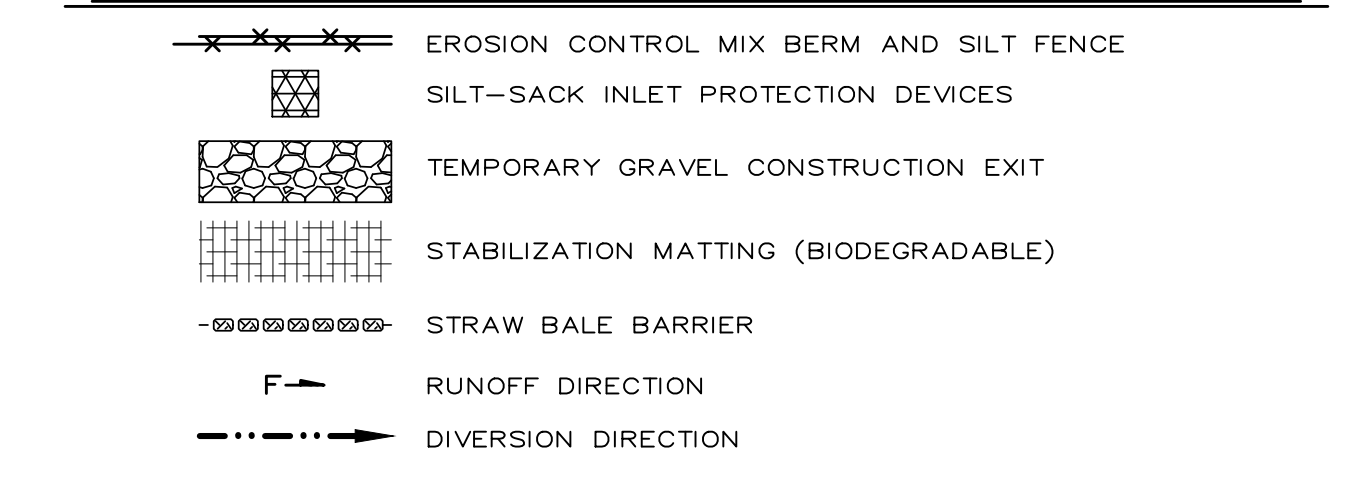
CONSTRUCTION SEQUENCE (PHASE II):

- INSTALL INLET PROTECTION AROUND ALL STORM DRAIN STRUCTURES. INSTALLATION OF UNDERGROUND UTILITIES AND CATCH BASINS SHALL BE PROTECTED FROM SEDIMENT IN ACCORDANCE WITH THE 'SILTSACK DETAIL'. THE CONTROL SHALL REMAIN UNTIL THE SITE IS SUFFICIENTLY STABILIZED.
- PREPARE SITE FOR PAVING.
- AS THE BUILDING IS COMPLETED, ALL DISTURBED AREA SHALL BE PERMANENTLY STABILIZED. NO PORTION OF THE PROJECT SHALL BE LEFT DISTURBED AND UNSTABILIZED FOR A PERIOD OF TWO (2) MONTHS OR GREATER.
- LOAM AND SEED ALL DISTURBED AREAS. COMPLETED AREAS SHALL BE STABILIZED 72 HOURS AFTER COMPLETION.
- ALL PERMANENT STORM WATER MANAGEMENT MEASURES SHALL HAVE A HEALTHY STAND OF VEGETATION ESTABLISHED PRIOR TO DIRECTING RUNOFF INTO THEM.
- FINAL PAVING OF PARKING LOT.
- INSPECTION OF ALL SEDIMENT AND EROSION CONTROL MEASURES.
- SITE LANDSCAPING ALONG WITH PERMANENT SEEDING OF DISTURBED AREAS.
- REMOVE ANY TEMPORARY EROSION CONTROL MEASURES NOT NEEDED.

GENERAL NOTES: (PHASE II)

- ALL MEASURES STATED ON THIS EROSION CONTROL PLAN, AND IN THE STORMWATER POLLUTION PREVENTION PLAN, SHALL BE MAINTAINED IN FULLY FUNCTIONAL CONDITION UNTIL NO LONGER REQUIRED FOR A COMPLETE PHASE OF WORK OR FINAL STABILIZATION OF THE SITE. ALL EROSION CONTROL MEASURES SHALL BE CHECKED BY A QUALIFIED PERSON IN ACCORDANCE WITH THE CONTRACT DOCUMENTS OR THE APPLICABLE PERMIT, WHICHEVER IS MORE STRINGENT.
- EROSION CONTROL MIX BERMS SHALL BE REPAIRED TO THEIR ORIGINAL CONDITIONS.
- INLET PROTECTION DEVICES AND BARRIERS SHALL BE REPAIRED OR REPLACED IF THEY SHOW SIGNS OF UNDERMINING OR DETERIORATION.
- ALL SEEDED AREAS SHALL BE CHECK REGULARLY TO SEE THAT A GOOD STAND IS MAINTAINED. AREAS SHOULD BE FERTILIZED, WATERED AND RESEED AS NEEDED.
- THE TEMPORARY GRAVEL CONSTRUCTION EXITS SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF MUD ONTO PUBLIC RIGHT-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE CONSTRUCTION EXITS AS CONDITIONS DEMAND.

EROSION CONTROL LEGEND



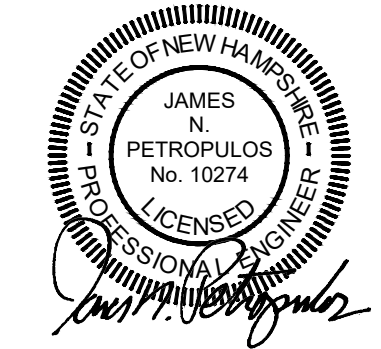
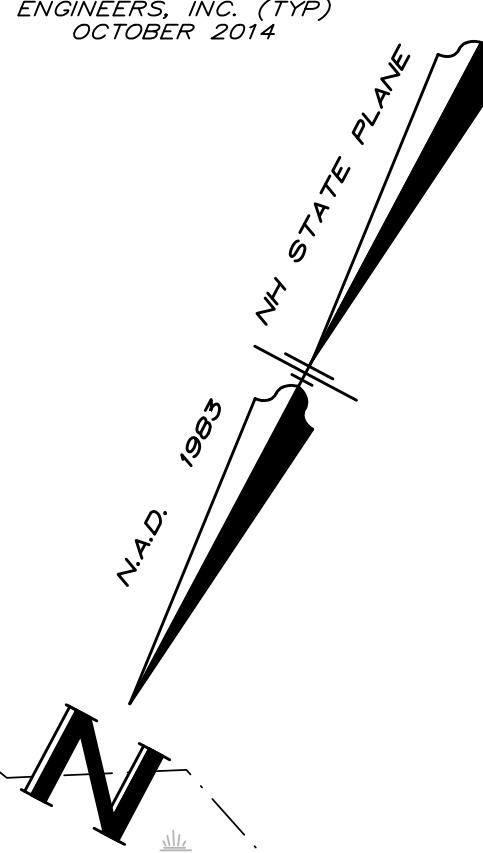
NOTE
SEE SHEET 16 FOR ADDITIONAL EROSION CONTROL NOTES AND DETAILS.

NOTE
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NOTE
A DOUBLE ROW OF PERIMETER CONTROLS (EROSION CONTROL MIX BERM AND SILT FENCE) SHALL BE INSTALLED WHERE PROJECT ACTIVITIES ARE LOCATED WITHIN 50 FT OF WETLAND OF WATER BODY.

NOTE
THE CONTRACTOR SHALL TAKE MEASURES TO ENSURE THAT EPPING ROAD IS KEPT FREE OF DIRT AND DEBRIS FOR THE DURATION OF THIS CONTRACT.

NOTE:
THIS LIMIT OF WETLANDS WAS MAPPED FROM A PLAN BY JONES & BEACH ENGINEERS, INC. (TYP) OCTOBER 2014, IN JANUARY 2020 BRENDAN OUGLEY (CWS # 249) OF GOVE ENVIRONMENTAL SERVICES, EXETER, NH RE-FLAGGED THE LIMIT FROM FLAG # A-215 NORTHWARD TO THE PROPERTY LINE.



APPROVED
EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

EROSION CONTROL PLAN
(MAP 47, LOTS 6 & 7)

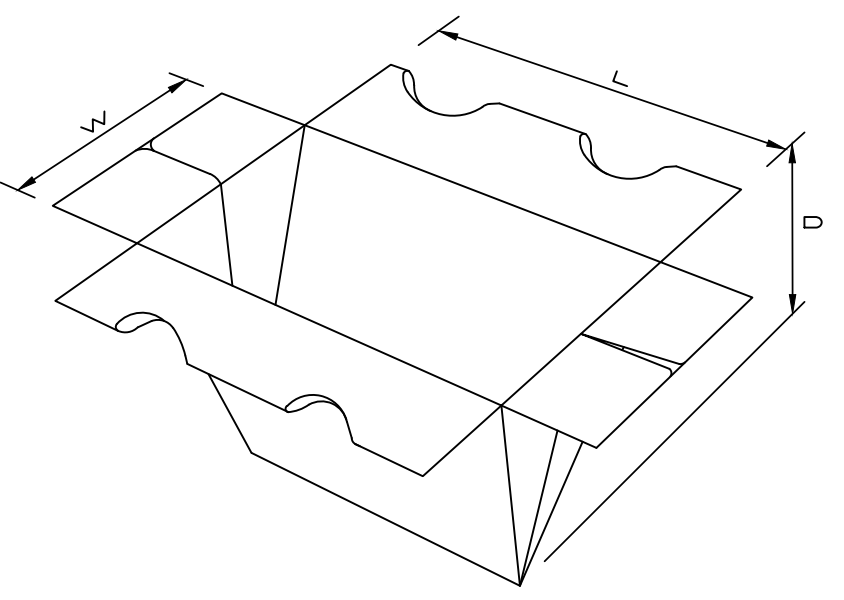
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

DATE: 11/16/24
SCALE: 1" = 50'

NOVEMBER 2019

5532SPP
15 OF 30

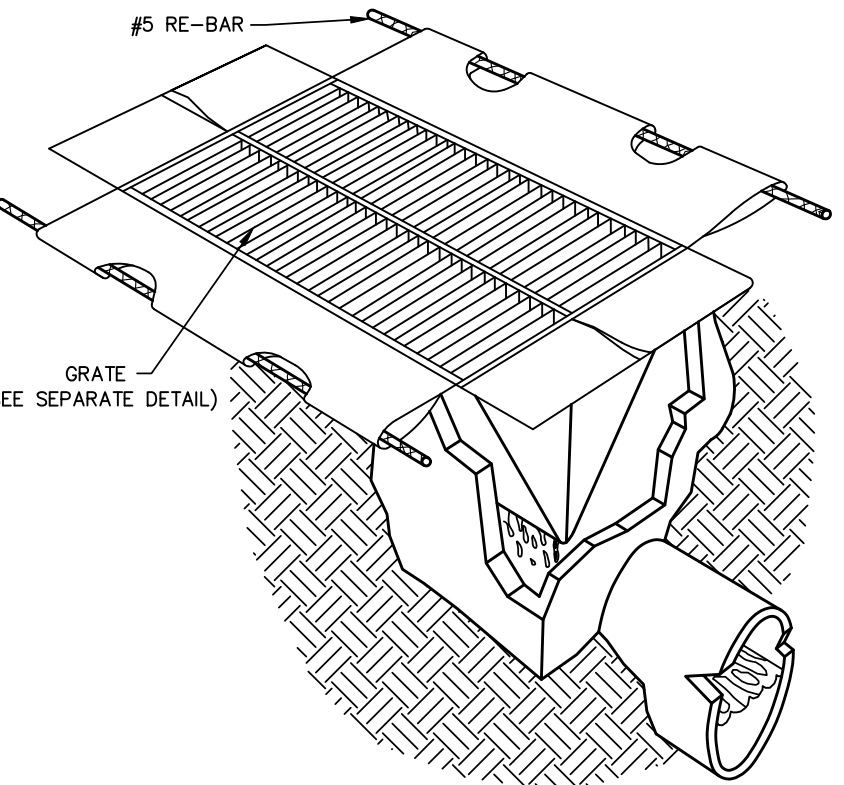


SILTSACK NOTES

- THE SILTSACK SHALL BE MANUFACTURED FROM WOVEN POLYPROPYLENE AND SEWN BY A DOUBLE NEEDLE MACHINE, USING A HIGH STRENGTH NYLON THREAD.
- THE SILTSACK SEAMS SHALL HAVE A CERTIFIED AVERAGE WIDE WIDTH STRENGTH PER ASTM D-4884 STANDARDS AS FOLLOWS:

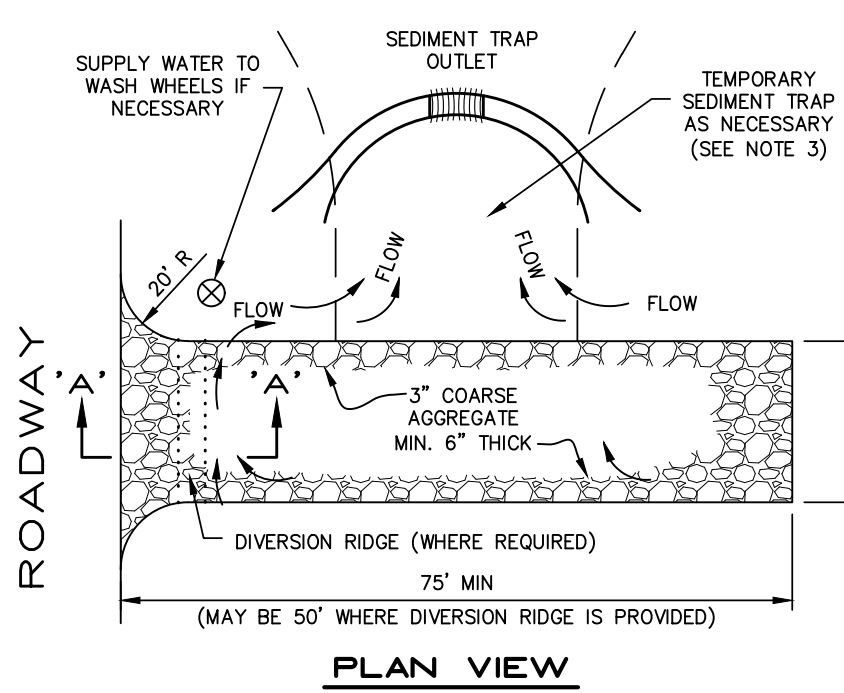
SILTSACK STYLE	TEST METHOD	TEST RESULT
REGULAR FLOW	ASTM D-4884	165.0 LBS/IN
HIFLOW	ASTM D-4884	114.9 LBS/IN
- THE SILTSACK WILL BE MANUFACTURED TO FIT THE OPENING OF THE CATCH BASIN OR DROP INLET. THE SILTSACK WILL HAVE THE FOLLOWING FEATURES: TWO DUMP STRAPS ATTACHED AT THE BOTTOM TO FACILITATE THE EMPTYING OF THE SILTSACK; THE SILTSACK SHALL HAVE LIFTING LOOPS AS AN INTEGRAL PART OF THE SYSTEM TO BE USED TO LIFT THE SILTSACK FROM THE BASIN; THE SILTSACK SHALL HAVE A RESTRAINT CORD APPROXIMATELY HALFWAY UP THE SACK TO KEEP THE SIDES AWAY FROM THE CATCH BASIN WALLS; THIS YELLOW CORD IS ALSO A VISIBLE MEANS OF INDICATING WHEN THE SACK SHOULD BE EMPTIED, CLEANED, AND PLACED BACK INTO THE BASIN.
- THE GEOTEXTILE FABRIC SHALL BE WOVEN POLYPROPYLENE FABRIC WITH THE FOLLOWING PROPERTIES:

PROPERTY	TEST METHOD	TEST RESULT
GRAB TENSILE	ASTM D-4632	300 LBS
GRAB ELONGATION	ASTM D-4631	20%
PUNCTURE	ASTM D-4833	120 LBS
MULLEN BURST	ASTM D-3786	800 PSF
TRAPEZOID TEAR	ASTM D-4533	120 LBS
UV RESISTANCE	ASTM D-4355	80%
APPARENT OPENING	ASTM D-4751	40 US SIEVE
FLOW RATE	ASTM D-4981	40 GAL/MIN/FT ²
PERMITTIVITY	ASTM D-4981	0.55 SEC



SILTSACK DETAIL

NOT TO SCALE

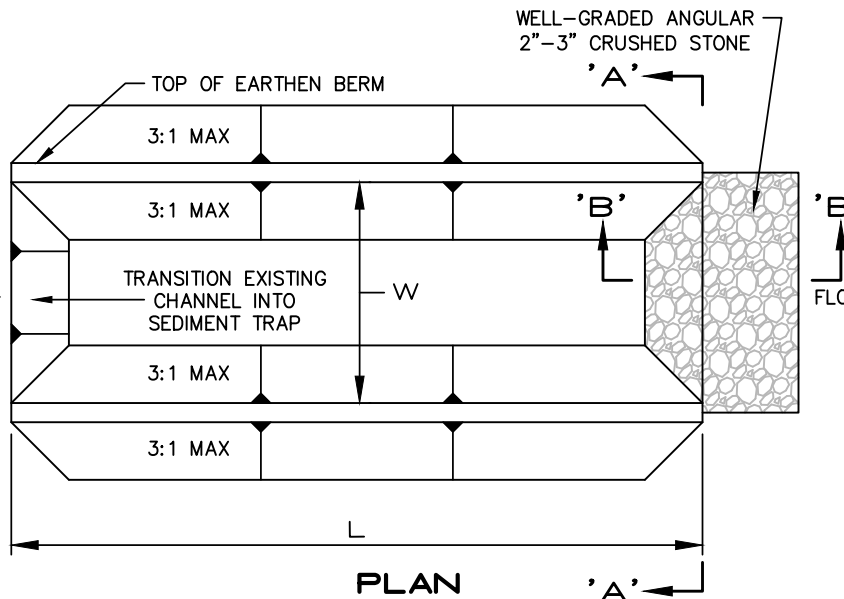


TEMPORARY GRAVEL CONSTRUCTION EXIT

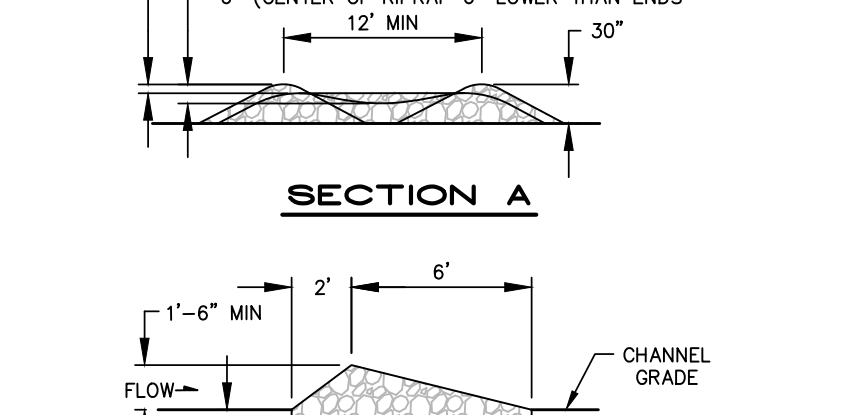
NOT TO SCALE

NOTES

- THE EXIT SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT-OF-WAYS. THIS MAY REQUIRE TOP DRESSING, REPAIR AND CLEAN OUT OF ANY MEASURES USED TO TRAP SEDIMENT.
- WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO EXITING THE SITE ONTO A PUBLIC RIGHT-OF-WAY.
- WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.
- CONSTRUCTION SPECIFICATIONS AND MAINTENANCE REQUIREMENTS SHOWN IN NHDES STORMWATER MANUAL VOLUME 3.



SECTION A



SECTION B

SEDIMENT TRAP DETAIL

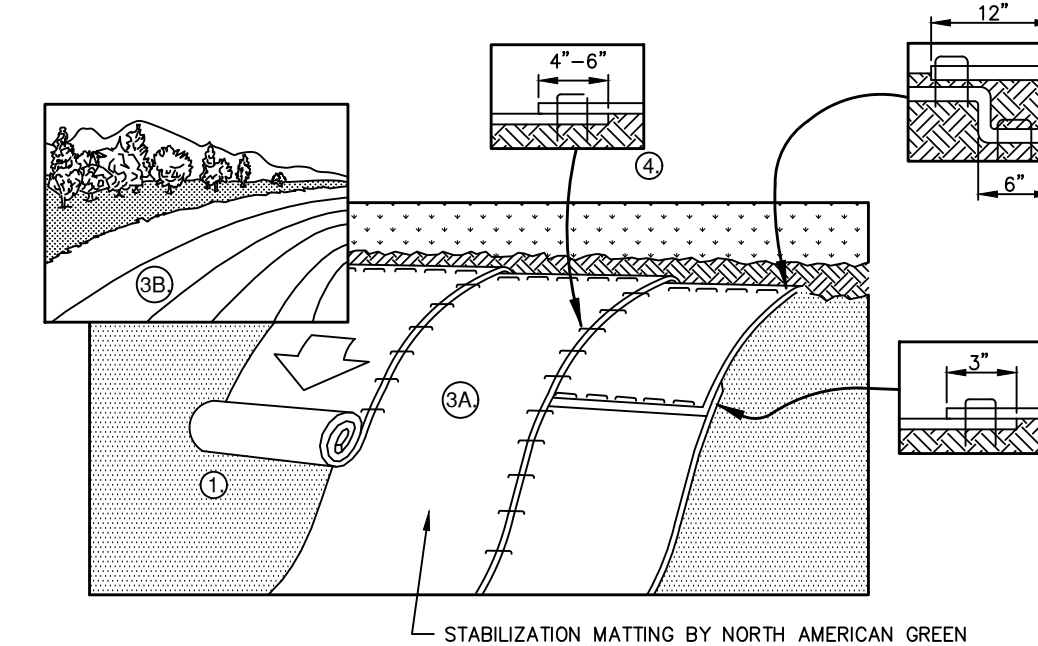
NOT TO SCALE

SEDIMENT TRAP INSTALLATION NOTES

- CONTRACTOR SHALL FIELD LOCATE THE SEDIMENT TRAP PER THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP).
- SEDIMENT TRAPS SHALL BE SIZED TO PROVIDE A VOLUME OF 3,600 PER ACRE OF CONTRIBUTING DRAINAGE AREA.
- SEDIMENT TRAPS SHALL BE INSTALLED PRIOR TO ANY GRADIENT LAND-DISTURBING ACTIVITIES.
- SEDIMENT TRAP BERM SHALL BE CONSTRUCTED FROM MATERIAL FROM EXCAVATION. THE BERM SHALL BE COMPACTED TO 95% OF THE MAXIMUM DENSITY IN ACCORDANCE WITH ASTM D698.
- SEDIMENT TRAP OUTLET TO BE CONSTRUCTED OF WELL-GRADED ANGULAR 2"-3" CRUSHED STONE.
- THE TOP OF THE EARTHEN BERM SHALL BE A MINIMUM OF 6" HIGHER THAN THE TOP OF THE OUTLET STRUCTURE.
- THE ENDS OF THE OUTLET STRUCTURE SHALL BE A MINIMUM OF 6" HIGHER THAN THE CENTER OF THE OUTLET STRUCTURE.

SEDIMENT TRAP MAINTENANCE NOTES

- INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
- FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
- WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
- REMOVE SEDIMENT ACCUMULATED IN TRAP AS NEEDED TO MAINTAIN THE FUNCTIONALITY OF THE BMP. TYPICALLY WHEN THE SEDIMENT DEPTH REACHES 1/2 THE HEIGHT OF THE OUTLET. SEDIMENT TRAPS SHALL REMAIN IN PLACE UNTIL THE CONTRIBUTING DISTURBED AREA IS STABILIZED.
- WHEN SEDIMENT TRAPS ARE REMOVED, THE DISTURBED AREA SHALL BE COVERED WITH TOPSOIL, SEEDING AND MULCHED OR OTHERWISE STABILIZED.

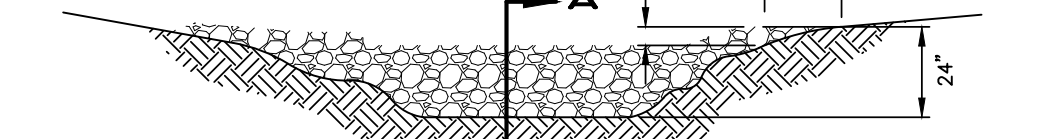


STABILIZATION MATTING DETAIL

NOT TO SCALE

- PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
- BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE BLANKET IN A 6" DEEP X 6" WIDE TRENCH WITH APPROXIMATELY 12" OF BLANKET EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE BLANKET WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" PORTION OF BLANKET BACK OVER SEED AND COMPACTED SOIL. SECURE BLANKET OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" APART ACROSS THE WIDTH OF THE BLANKET.
- ROLL THE BLANKETS (A) DOWN OR (B) HORIZONTALLY ACROSS THE SLOPE. BLANKETS WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL BLANKETS MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS PER MANUFACTURER'S RECOMMENDATION.
- THE EDGES OF PARALLEL BLANKETS MUST BE STAPLED WITH MINIMUM 6" OVERLAP. TO ENSURE PROPER SEAM ALIGNMENT, PLACE THE EDGE OF THE OVERLAPPING BLANKET (BLANKET BEING INSTALLED ON TOP) EVEN WITH THE SEAM STITCH ON THE PREVIOUSLY INSTALLED BLANKET.
- CONSECUTIVE BLANKETS SPICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" APART ACROSS ENTIRE BLANKET WIDTH.
- PLACE STAPLES/STAKES PER MANUFACTURE RECOMMENDATION FOR THE APPROPRIATE SLOPE BEING APPLIED.

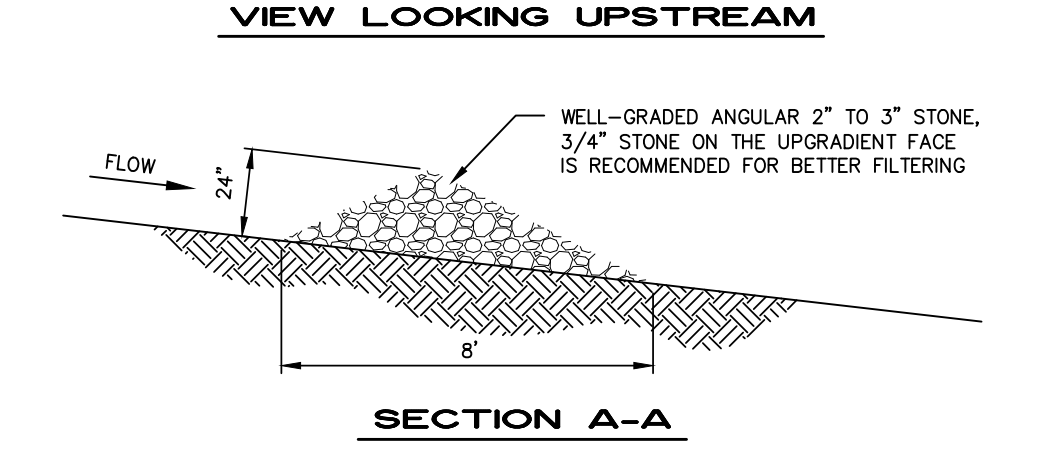
NOTE: IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" MAY BE NECESSARY TO PROPERLY SECURE THE BLANKETS.



TEMPORARY STONE CHECK DAM TYPICAL SECTION

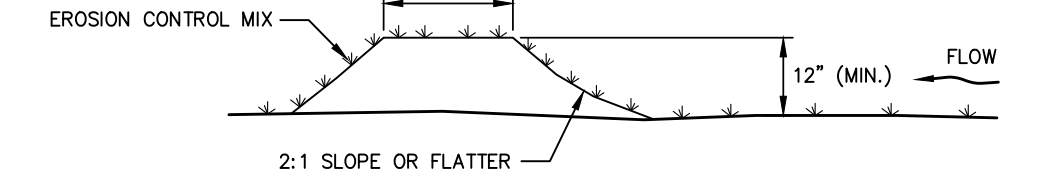
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NOTE:
KEY STONE INTO CHANNEL BANKS AND EXTEND IT BEYOND THE ABUTMENTS A MINIMUM OF 18" TO PREVENT FLOW AROUND THE DAM.



EROSION CONTROL MIX BERM

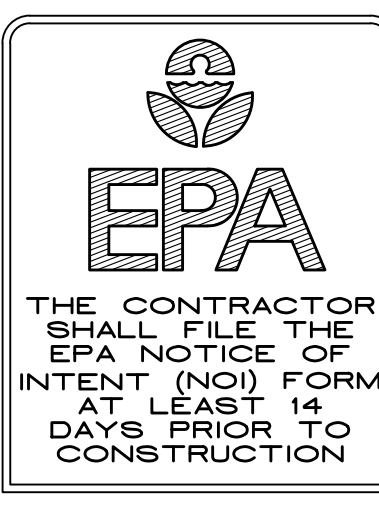
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SILT FENCE DETAIL

NOT TO SCALE

NOTE:
CONSTRUCTION SPECIFICATIONS AND MAINTENANCE REQUIREMENTS SHOWN IN NHDES STORMWATER MANUAL VOLUME 3.



GENERAL NOTES

- ALL SOIL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IN ACCORDANCE WITH STANDARDS AND SPECIFICATIONS THEREOF IN NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES STORMWATER MANUALS, VOLUME 1-3, LATEST EDITION.
- THE WORK AREA SHALL BE GRADED, SHAPED, AND OTHERWISE DRAINED IN SUCH A MANNER AS TO MINIMIZE SOIL EROSION, SILTATION OF DRAINAGE CHANNELS, DAMAGE TO EXISTING VEGETATION, AND DAMAGE TO PROPERTY OUTSIDE THE LIMITS OF THE WORK AREA. SILT FENCES, STRAW BALES AND/OR DETENTION BASINS WILL BE NECESSARY TO ACCOMPLISH THIS END.
- STRIPPED TOPSOIL SHALL BE STOCKPILED, WITHOUT COMPACTION, AND STABILIZED AGAINST EROSION IN ACCORDANCE WITH "TEMPORARY STABILIZATION OF DISTURBED AREAS," AS OUTLINED IN NOTE NO. 4.
- TEMPORARY STABILIZATION OF DISTURBED AREAS:
SEED BED PREPARATION: 10-10-10 FERTILIZATION TO BE SPREAD AT THE RATE OF 7 LBS PER 1,000 SF AND AGRICULTURAL LIMESTONE AT A RATE OF 90 LBS PER 1,000 SF AND INCORPORATED INTO THE SOIL. THE SOIL, FERTILIZER AND LIMESTONE SHALL BE TILLED TO PREPARE FOR SEEDING.
A. SEED MIXTURE: USE ANY OF THE FOLLOWING:

SPECIES	RATE PER 1,000 SF	DEPTH	SEEDING DATES
WINTER RYE	2.5 LBS	1"	08/15 TO 09/15
OATS	2.5 LBS	1"	04/15 TO 10/15
ANNUAL RYE GRASS	1.0 LBS	0.25"	08/15 TO 09/15
- MULCHING: MULCH SHOULD BE USED ON HIGHLY ERODIBLE AREAS, AND WHERE CONSERVATION OF MOISTURE WILL FACILITATE PLANT ESTABLISHMENT AS FOLLOWS:

TYPE	RATE PER 1,000 SF	USE & COMMENTS
STRAW	70 TO 90 LBS	MAY BE USED WITH PLANTINGS, MUST BE ANCHORED TO BE USED ALONE
WOOD CHIPS OR BARK MULCH	400 TO 920 LBS	USED WITH TREE AND SHRUB PLANTINGS
FIBROUS MATTING	AS RECOMMENDED BY MANUFACTURER	MUST BE BIODEGRADABLE. USE IN SLOPE AREAS AND AREAS DIFFICULT TO VEGETATE.
CRUSHED STONE 1/2" TO 1 1/2" DIA.	SPREAD TO GREATER THAN 1/2" THICKNESS	USE IN SPECIFIC AREAS AS SHOWN ON PLAN OR AS NEEDED.
- PERMANENT STABILIZATION OF DISTURBED AREAS:

TYPE	RATE PER 1,000 SF	USE & COMMENTS
WOOD CHIPS OR BARK MULCH	400 TO 920 LBS	USED WITH TREE AND SHRUB PLANTINGS
FIBROUS MATTING	AS RECOMMENDED BY MANUFACTURER	MUST BE BIODEGRADABLE. USE IN SLOPE AREAS AND AREAS DIFFICULT TO VEGETATE.
CRUSHED STONE 1/2" TO 1 1/2" DIA.	SPREAD TO GREATER THAN 1/2" THICKNESS	USE IN SPECIFIC AREAS AS SHOWN ON PLAN OR AS NEEDED.
- ALL ROADWAYS SHALL BE DISTURBED WITHIN 72 HOURS OF ACHIEVING FINISHED GRADE.

TYPE	RATE PER 1,000 SF	USE & COMMENTS
WOOD CHIPS OR BARK MULCH	400 TO 920 LBS	USED WITH TREE AND SHRUB PLANTINGS
FIBROUS MATTING	AS RECOMMENDED BY MANUFACTURER	MUST BE BIODEGRADABLE. USE IN SLOPE AREAS AND AREAS DIFFICULT TO VEGETATE.
CRUSHED STONE 1/2" TO 1 1/2" DIA.	SPREAD TO GREATER THAN 1/2" THICKNESS	USE IN SPECIFIC AREAS AS SHOWN ON PLAN OR AS NEEDED.
- ALL CUT AND FILL SLOPES SHALL BE SEED/LOAMED WITHIN 72 HOURS OF ACHIEVING FINISHED GRADE.
- ALL DITCHES/SWALES SHALL BE STABILIZED PRIOR TO DIRECTING RUNOFF TO THEM.
- THE SMALLEST PRACTICAL AREA SHALL BE DISTURBED DURING CONSTRUCTION.
- AN AREA SHALL BE CONSIDERED STABILIZED IF ONE OF THE FOLLOWING HAS OCCURRED:

TYPE	RATE PER 1,000 SF	USE & COMMENTS
WOOD CHIPS OR BARK MULCH	400 TO 920 LBS	USED WITH TREE AND SHRUB PLANTINGS
FIBROUS MATTING	AS RECOMMENDED BY MANUFACTURER	MUST BE BIODEGRADABLE. USE IN SLOPE AREAS AND AREAS DIFFICULT TO VEGETATE.
CRUSHED STONE 1/2" TO 1 1/2" DIA.	SPREAD TO GREATER THAN 1/2" THICKNESS	USE IN SPECIFIC AREAS AS SHOWN ON PLAN OR AS NEEDED.
- THIS PROJECT SHALL BE MANAGED TO MEET THE REQUIREMENTS AND INTENT OF RSA 430:83 AND AGR 3800 RELATIVE TO INVASIVE SPECIES, AND FUGITIVE DUST IS CONTROLLED IN ACCORDANCE WITH ENH-A 1000.

BLASTING NOTES

BEST MANAGEMENT FOR BLASTING:
ALL ACTIVITIES RELATED TO BLASTING SHALL FOLLOW BEST MANAGEMENT PRACTICES (BMPs) TO PREVENT CONTAMINATION OF GROUNDWATER INCLUDING PREPARING, REVIEWING AND FOLLOWING AN APPROVED BLASTING PLAN, PROPER DRILLING, EXPLOSIVE HANDLING AND LOADING PROCEDURES, OBSERVING THE ENTIRE BLASTING PROCEDURES, EVALUATING BLASTING PERFORMANCE, AND HANDLING AND STORAGE OF BLASTED ROCK.

- LOADING PRACTICES:** THE FOLLOWING BLASTHOLE LOADING PRACTICES TO MINIMIZE ENVIRONMENTAL EFFECTS SHALL BE FOLLOWED:

TYPE	RATE PER 1,000 SF	USE & COMMENTS
WOOD CHIPS OR BARK MULCH	400 TO 920 LBS	USED WITH TREE AND SHRUB PLANTINGS
FIBROUS MATTING	AS RECOMMENDED BY MANUFACTURER	MUST BE BIODEGRADABLE. USE IN SLOPE AREAS AND AREAS DIFFICULT TO VEGETATE.
CRUSHED STONE 1/2" TO 1 1/2" DIA.	SPREAD TO GREATER THAN 1/2" THICKNESS	USE IN SPECIFIC AREAS AS SHOWN ON PLAN OR AS NEEDED.
- EXPLOSIVE SELECTION:** THE FOLLOWING BMPs SHALL BE FOLLOWED TO REDUCE THE POTENTIAL FOR GROUNDWATER CONTAMINATION WHEN EXPLOSIVES ARE USED:

TYPE	RATE PER 1,000 SF	USE & COMMENTS
WOOD CHIPS OR BARK MULCH	400 TO 920 LBS	USED WITH TREE AND SHRUB PLANTINGS
FIBROUS MATTING	AS RECOMMENDED BY MANUFACTURER	MUST BE BIODEGRADABLE. USE IN SLOPE AREAS AND AREAS DIFFICULT TO VEGETATE.
CRUSHED STONE 1/2" TO 1 1/2" DIA.	SPREAD TO GREATER THAN 1/2" THICKNESS	USE IN SPECIFIC AREAS AS SHOWN ON PLAN OR AS NEEDED.
- PREVENTION OF MISFIRES:** APPROPRIATE PRACTICES SHALL BE DEVELOPED AND IMPLEMENTED TO PREVENT MISFIRES.
- MUCK PILE MANAGEMENT:** MUCK PILES (THE BLASTED PIECES OF ROCK) AND ROCK PILES SHALL BE MANAGED IN A MANNER TO REDUCE THE POTENTIAL FOR CONTAMINATION BY IMPLEMENTING THE FOLLOWING MEASURES:

TYPE	RATE PER 1,000 SF	USE & COMMENTS
WOOD CHIPS OR BARK MULCH	400 TO 920 LBS	USED WITH TREE AND SHRUB PLANTINGS
FIBROUS MATTING	AS RECOMMENDED BY MANUFACTURER	MUST BE BIODEGRADABLE. USE IN SLOPE AREAS AND AREAS DIFFICULT TO VEGETATE.
CRUSHED STONE 1/2" TO 1 1/2" DIA.	SPREAD TO GREATER THAN 1/2" THICKNESS	USE IN SPECIFIC AREAS AS SHOWN ON PLAN OR AS NEEDED.
- SPILL PREVENTION MEASURES AND SPILL MITIGATION:** SPILL PREVENTION AND SPILL MITIGATION MEASURES SHALL BE IMPLEMENTED TO PREVENT THE RELEASE OF FUEL AND OTHER RELATED SUBSTANCES TO THE ENVIRONMENT. THE MEASURES SHALL INCLUDE AT A MINIMUM:

TYPE	RATE PER 1,000 SF	USE & COMMENTS
WOOD CHIPS OR BARK MULCH	400 TO 920 LBS	USED WITH TREE AND SHRUB PLANTINGS
FIBROUS MATTING	AS RECOMMENDED BY MANUFACTURER	MUST BE BIODEGRADABLE. USE IN SLOPE AREAS AND AREAS DIFFICULT TO VEGETATE.
CRUSHED STONE 1/2" TO 1 1/2" DIA.	SPREAD TO GREATER THAN 1/2" THICKNESS	USE IN SPECIFIC AREAS AS SHOWN ON PLAN OR AS NEEDED.

SITE MAINTENANCE/INSPECTION PROGRAM

THE FOLLOWING PROVIDES AN ITEMIZATION OF SPECIFIC SITE MAINTENANCE PRACTICES THAT WILL BE EMPLOYED ON THE SITE TO MINIMIZE POLLUTANT GENERATION AND TRANSPORT FROM THE SITE. THE SITE MAINTENANCE PROGRAM INCLUDES ROUTINE INSPECTIONS, PREVENTATIVE MAINTENANCE AND "GOOD HOUSEKEEPING" PRACTICES.

ROUTINE INSPECTIONS

- THE CONTRACTOR SHALL INSPECT ALL CONTROL MEASURES AT LEAST ONCE A WEEK AND WITHIN TWENTY-FOUR (24) HOURS OF THE END OF A STORM WITH RAINFALL AMOUNT GREATER THAN 0.25 INCHES. THE INSPECTIONS WILL VERIFY THAT THE STRUCTURAL BMPs DESCRIBED IN THE PLANS ARE IN GOOD CONDITION AND ARE MINIMIZING EROSION. A MAINTENANCE INSPECTION REPORT WILL BE MADE WITH EACH INSPECTION. COMPLETED INSPECTION FORMS SHALL BE KEPT ON-SITE FOR THE DURATION OF THE PROJECT. FOLLOWING CONSTRUCTION, THE COMPLETED FORMS SHALL BE RETAINED AT THE CONTRACTOR'S OFFICE FOR A MINIMUM OF ONE YEAR.

PREVENTATIVE MAINTENANCE

- CLEANING OF CATCH BASINS TWICE PER YEAR OR MORE FREQUENTLY AS DICTATED BY QUARTERLY INSPECTIONS.
- CLEANING OF SEDIMENT AND DEBRIS FROM STORMWATER MANAGEMENT AREA FOREBAY TWICE PER YEAR OR MORE FREQUENTLY AS DICTATED BY MONTHLY INSPECTIONS.
- IMPLEMENTATION OF OTHER MAINTENANCE OR REPAIR ACTIVITIES AS DEEMED NECESSARY BASED UPON WEEKLY INSPECTIONS.
- REMOVAL OF BUILT UP SEDIMENT ALONG SILT FENCES AND/OR HAY BALE BARRIERS.
- REMOVAL OF EXCESSIVE SEDIMENT IN BOTH TEMPORARY AND PERMANENT CONTROLS SUCH AS GRASS SWALES, SEDIMENT FOREBAYS AND RECHARGE/DETENTION BASINS.
- RECONSTRUCTING THE TEMPORARY GRAVEL CONSTRUCTION EXIT IF NOT WORKING PROPERLY.
- TREATMENT OF NON-STORM WATER DISCHARGES SUCH AS WATER FROM WATER LINE FLUSHINGS OR GROUNDWATER FROM DEWATERING EXCAVATIONS. SUCH FLOWS SHOULD BE DIRECTED TO A TEMPORARY SEDIMENTATION BASIN OR STORMWATER MANAGEMENT AREA.
- SWEEP PARKING LOTS AND DRIVES REGULARLY TO MINIMIZE SEDIMENT ACCUMULATION. FREQUENCY WILL VARY SEASONALLY ACCORDING TO SEDIMENT ACCUMULATION ON PAVE SURFACES (E.G., MORE FREQUENT SWEEPING DURING THE WINTER AND SPRING).

GOOD HOUSEKEEPING PRACTICES

- THE CONTRACTOR SHALL EMPLOY MEASURES AND PRACTICES TO REDUCE THE RISK OF SPILLS OR OTHER ACCIDENTAL EXPOSURE OF MATERIALS TO STORM AND WATER RUNOFF. THE CONTRACTOR SHALL PAY SPECIAL ATTENTION TO THE HANDLING, USE AND DISPOSAL OF MATERIALS SUCH AS PETROLEUM PRODUCTS, FERTILIZERS AND PAINTS TO ENSURE THAT THE RISK ASSOCIATED WITH THE USE OF THESE PRODUCTS IS MINIMIZED. THE FOLLOWING "GOOD HOUSEKEEPING" PRACTICES SHALL BE FOLLOWED DURING CONSTRUCTION OF THE PROJECT:

TYPE	RATE PER 1,000 SF	USE & COMMENTS
WOOD CHIPS OR BARK MULCH	400 TO 920 LBS	USED WITH TREE AND SHRUB PLANTINGS
FIBROUS MATTING	AS RECOMMENDED BY MANUFACTURER	MUST BE BIODEGRADABLE. USE IN SLOPE AREAS AND AREAS DIFFICULT TO VEGETATE.
CRUSHED STONE 1/2" TO 1 1/2" DIA.	SPREAD TO GREATER THAN 1/2" THICKNESS	USE IN SPECIFIC AREAS AS SHOWN ON PLAN OR AS NEEDED.

SPILL PREVENTION AND CLEANUP PRACTICES

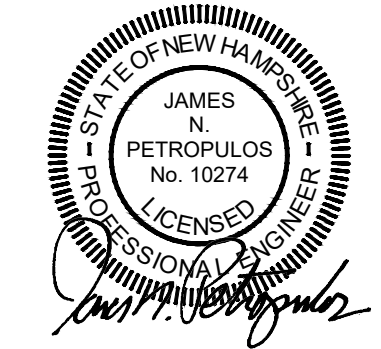
- MANUFACTURER'S RECOMMENDED METHODS FOR SPILL CLEANUP WILL BE CLEARLY POSTED AND SITE PERSONNEL WILL BE MADE AWARE OF THE PROCEDURES AND THE LOCATION OF THE INFORMATION AND CLEANUP SUPPLIES.
- MATERIALS AND EQUIPMENT NECESSARY FOR SPILL CLEANUP WILL BE KEPT IN THE MATERIAL STORAGE AREA ON-SITE. EQUIPMENT AND MATERIAL WILL INCLUDE BUT NOT BE LIMITED TO BROOMS, DUSTPANS, MOPS, RAGS, GLOVES, GOGGLES, KITTY LITTER, SAND, SAWDUST, AND PLASTIC AND METAL TRASH CONTAINERS SPECIFICALLY FOR THIS PURPOSE.
- ALL SPILLS WILL BE CLEANED UP IMMEDIATELY AFTER DISCOVERY.
- THE SPILL AREA WILL BE KEPT WELL VENTILATED AND PERSONNEL WILL WEAR APPROPRIATE PROTECTIVE CLOTHING TO PREVENT INJURY FROM CONTACT WITH A HAZARDOUS SUBSTANCE.
- SPILLS OF TOXIC OR HAZARDOUS MATERIAL WILL BE REPORTED TO THE APPROPRIATE STATE OR LOCAL GOVERNMENT AGENCY, REGARDLESS OF THE SIZE.
- THE SPILL PREVENTION PLAN WILL BE ADJUSTED TO INCLUDE MEASURES TO PREVENT THIS TYPE OF SPILL FROM REOCCURRING AND HOW TO CLEAN UP THE SPILL IF THERE IS ANOTHER ONE. A DESCRIPTION OF THE SPILL, WHAT CAUSED IT, AND THE CLEANUP MEASURES WILL ALSO BE INCLUDED.

NHDES EROSION CONTROL INSPECTION NOTES

- AS THIS PROJECT WILL BE DISTURBING MORE THAN 5 ACRES AT ANY ONE TIME THE PERMIT FOR THIS PROJECT WILL INCLUDE THE FOLLOWING REQUIREMENTS:
- A CERTIFIED PROFESSIONAL IN EROSION AND SEDIMENT CONTROL OR A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF NEW HAMPSHIRE ("MONITOR") SHALL BE EMPLOYED TO INSPECT THE SITE FROM THE START OF ALTERATION OF TERRAIN ACTIVITIES UNTIL THE SITE IS IN FULL COMPLIANCE WITH THE ALTERATION OF TERRAIN PERMIT ("PERMIT").
 - DURING THIS PERIOD, THE MONITOR SHALL INSPECT THE SUBJECT SITE AT LEAST ONCE A WEEK, AND IF POSSIBLE, DURING ANY 1/4 INCH OR GREATER RAIN EVENT (i.e. 1/4 INCH OF PRECIPITATION OR MORE WITHIN A 24 HOUR PERIOD). IF UNABLE TO BE PRESENT DURING SUCH A STORM, THE MONITOR SHALL INSPECT THE SITE WITHIN 24 HOURS OF THIS EVENT.
 - THE MONITOR SHALL PROVIDE TECHNICAL ASSISTANCE AND RECOMMENDATIONS TO THE CONTRACTOR ON THE APPROPRIATE BEST MANAGEMENT PRACTICES FOR EROSION AND SEDIMENT CONTROL REQUIREMENTS TO MEET THE REQUIREMENTS OF RS-A 468-1:17 AND ALL APPLICABLE DES PERMIT CONDITIONS.
 - WITHIN 24 HOURS OF EACH INSPECTION, THE MONITOR SHALL SUBMIT A REPORT TO DES VIA EMAIL.
 - PRIOR TO BEGINNING CONSTRUCTION, THE CONTRACTOR'S NAME, ADDRESS, AND PHONE NUMBER SHALL BE SUBMITTED TO DES VIA EMAIL (SEE ABOVE).

WINTER CONDITION NOTES

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



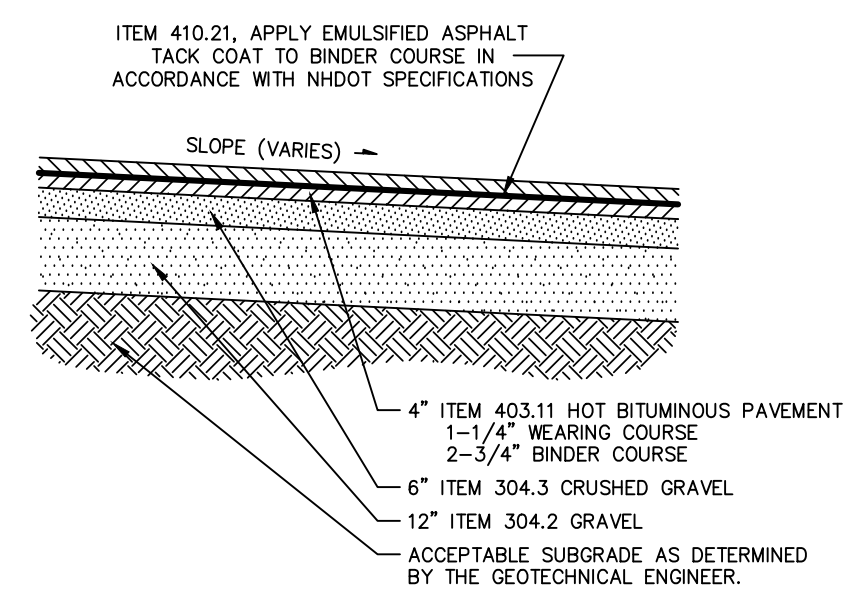
PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

DETAIL SHEET NO. 17
SECTION CONTROL (MAP 47)

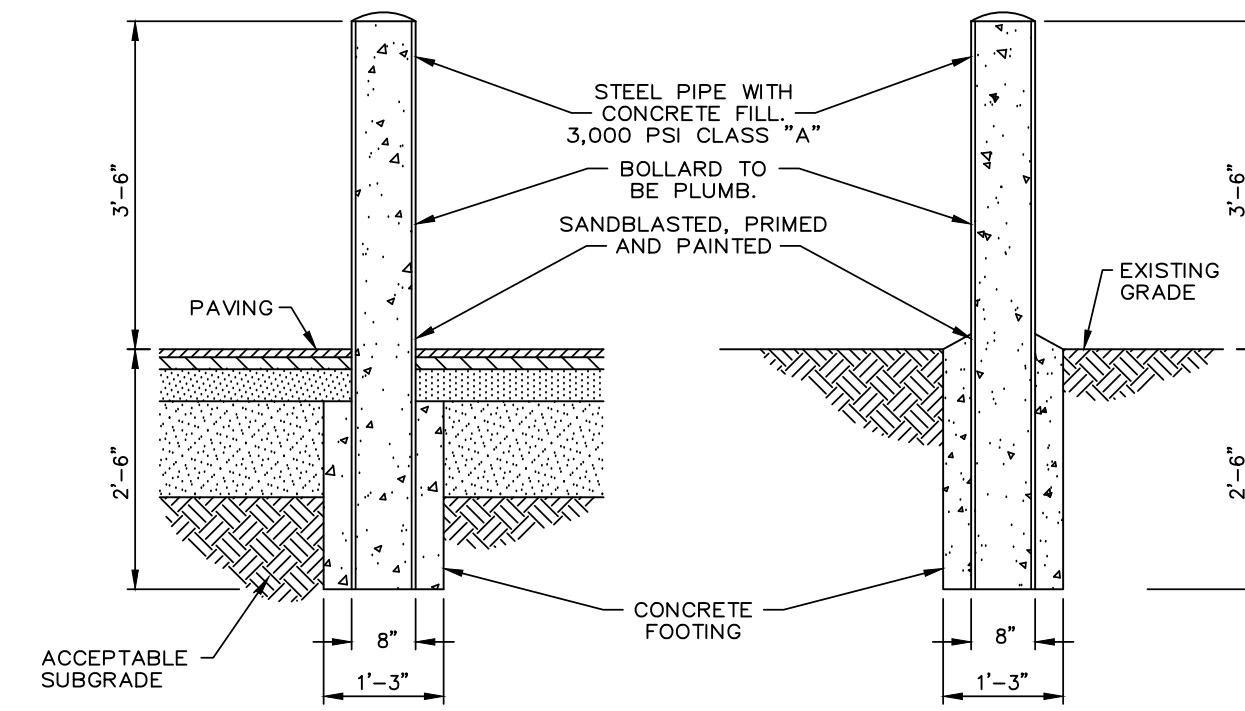
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

DATE: 16 NOVEMBER 2019
SCALE: AS SHOWN

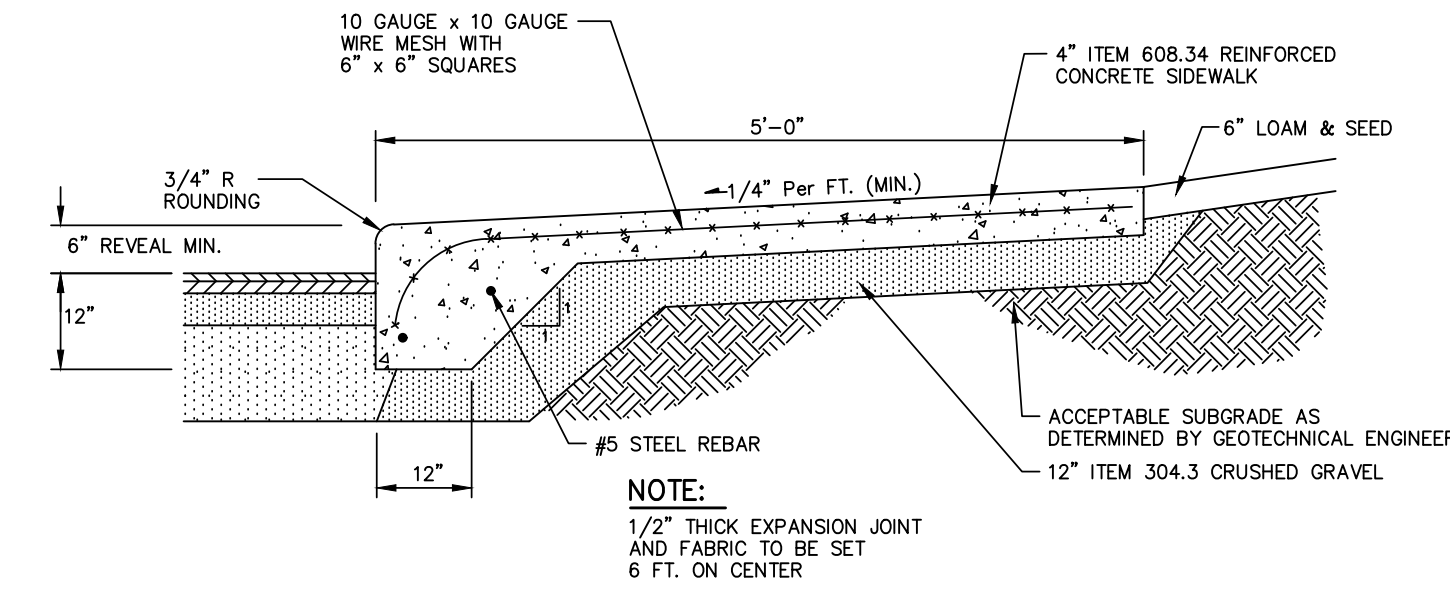
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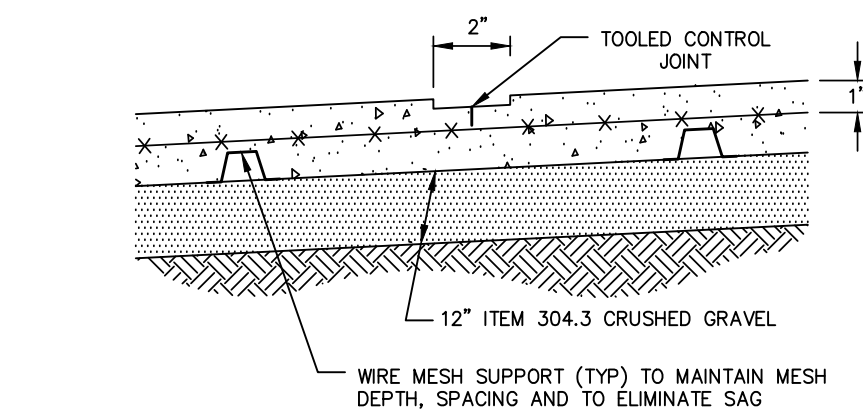
TYPICAL PAVEMENT SECTION
NOT TO SCALE



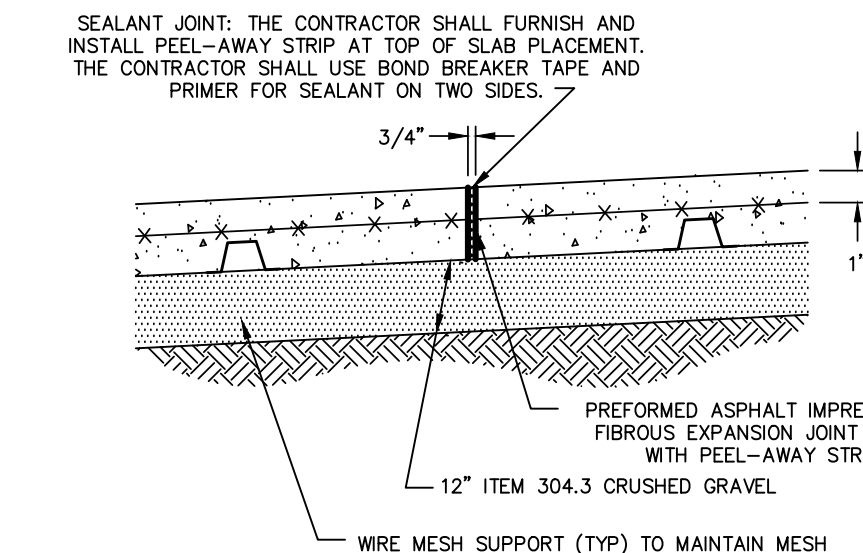
BOLLARD DETAIL
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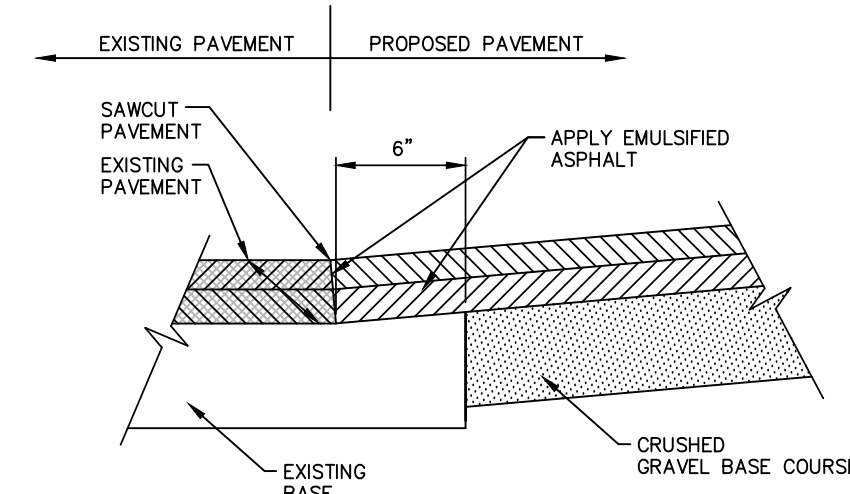
CONCRETE SIDEWALK AND CURB DETAIL
NOT TO SCALE



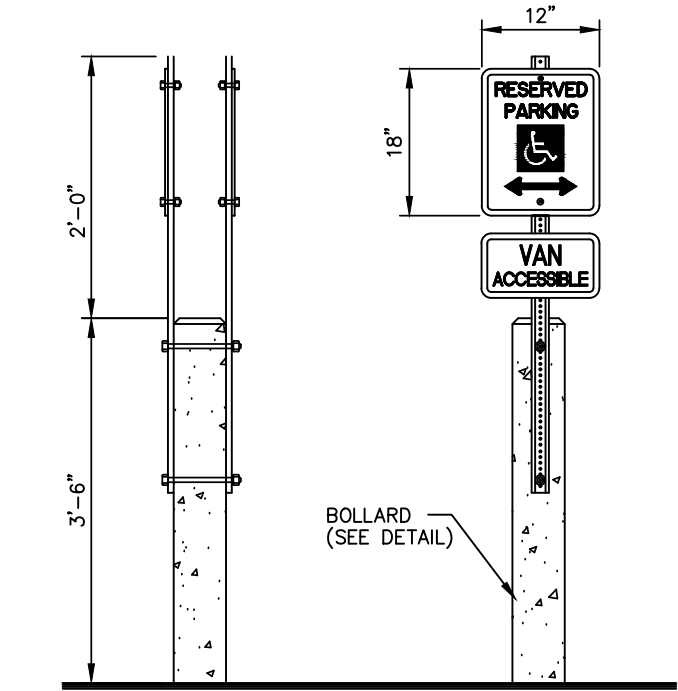
CONCRETE CONTROL JOINT DETAIL
NOT TO SCALE



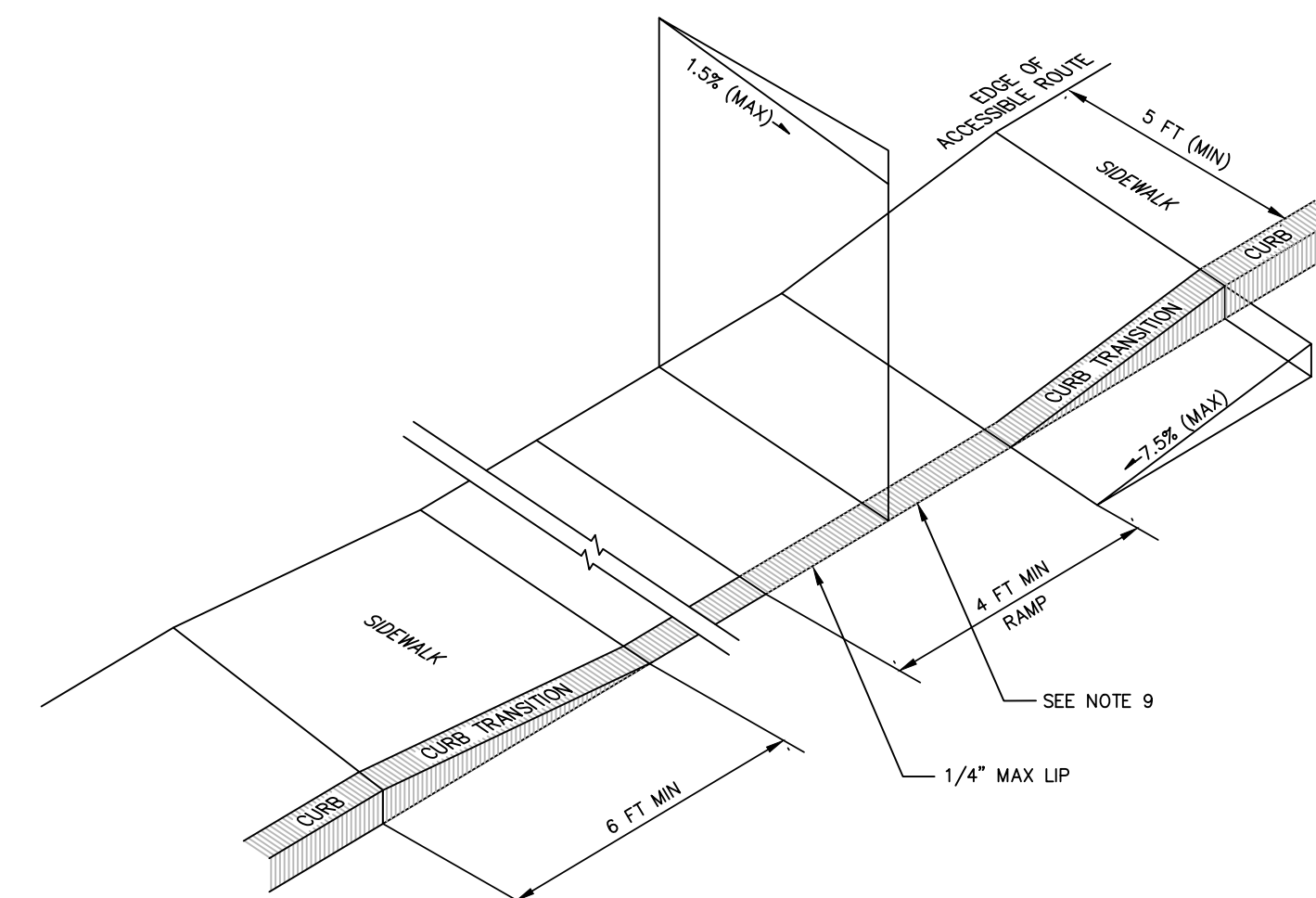
SIDEWALK EXPANSION JOINT DETAIL
NOT TO SCALE



SAWCUT PAVEMENT DETAIL
NOT TO SCALE

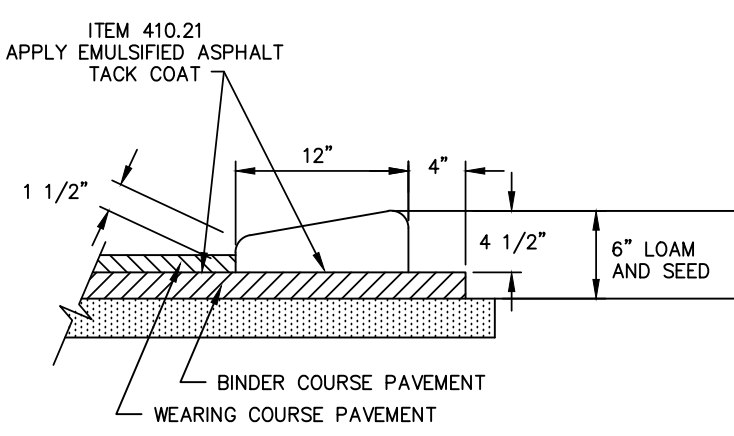


RESERVED PARKING SIGN DETAIL
NOT TO SCALE

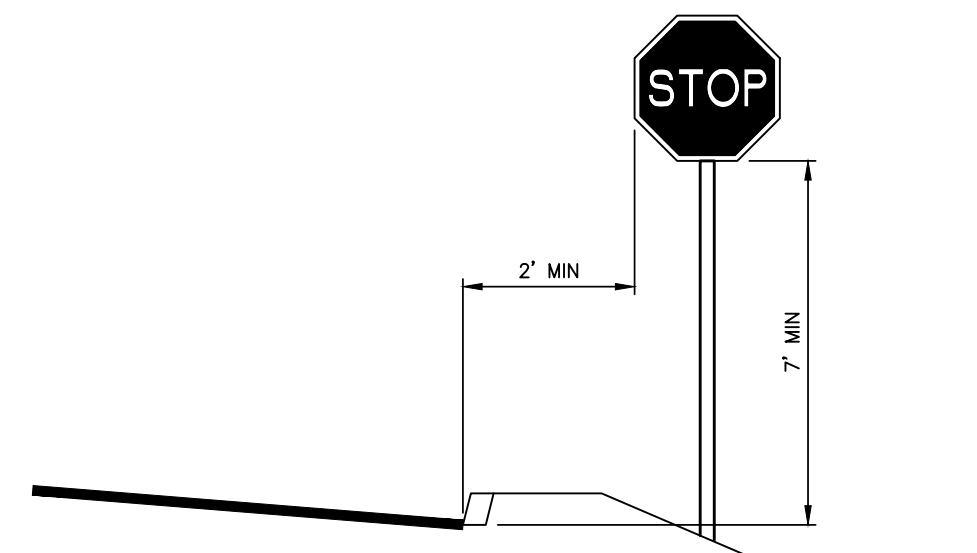


- NOTES**
1. THE MAXIMUM ALLOWABLE SIDEWALK AND CURB RAMP CROSS SLOPES SHALL BE 1.5% (1/2" MIN).
 2. THE MAXIMUM ALLOWABLE SLOPE OF ACCESSIBLE ROUTE EXCLUDING CURB RAMPS SHALL BE 5%.
 3. THE MAXIMUM ALLOWABLE SLOPE OF ACCESSIBLE ROUTE CURB RAMPS SHALL BE 7.5%.
 4. A MINIMUM OF 3 FEET CLEAR SHALL BE MAINTAINED AT ANY PERMANENT OBSTACLE IN ACCESSIBLE ROUTE (I.E., HYDRANTS, UTILITY POLES, TREE WELLS, SIGNS, ETC.).
 5. CURB TREATMENT VARIES, SEE PLANS FOR CURB TYPE.
 6. BASE OF RAMP SHALL BE GRADED TO PREVENT PONDING.
 7. SEE TYPICAL SIDEWALK SECTION FOR RAMP CONSTRUCTION.
 8. WHERE ACCESSIBLE ROUTES ARE LESS THAN 5 FT IN WIDTH (EXCLUDING CURB) A 5 FT x 5 FT PASSING AREA SHALL BE PROVIDED AT INTERVALS NOT TO EXCEED 200 FEET.
 9. ELIMINATE ALL CURBING AT RAMP (OTHER THAN VERTICAL CURBING, WHICH SHALL BE SET FLUSH) WHERE IT ABUTS PAVEMENT.

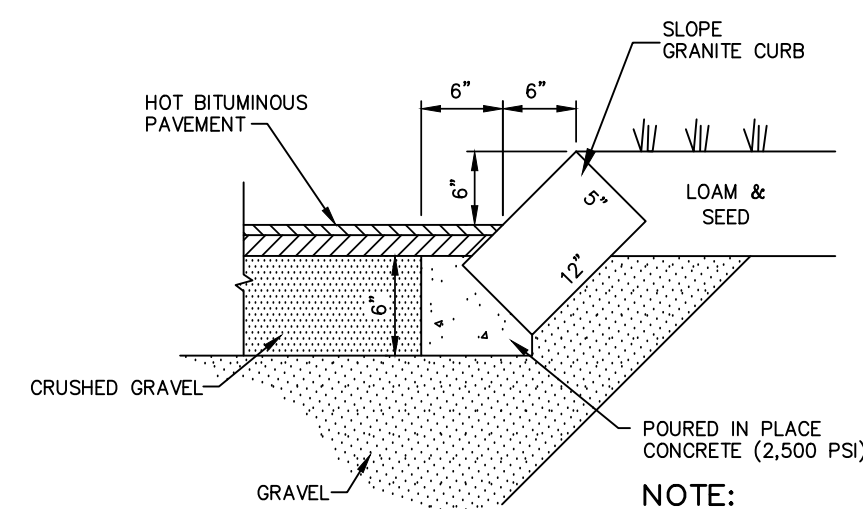
HANDICAP PARKING RAMP/SIDEWALK DETAIL
NOT TO SCALE



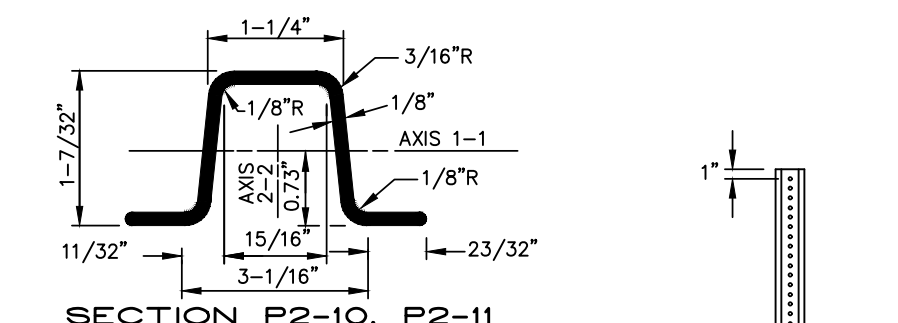
CAPE COD BERM DETAIL
NOT TO SCALE



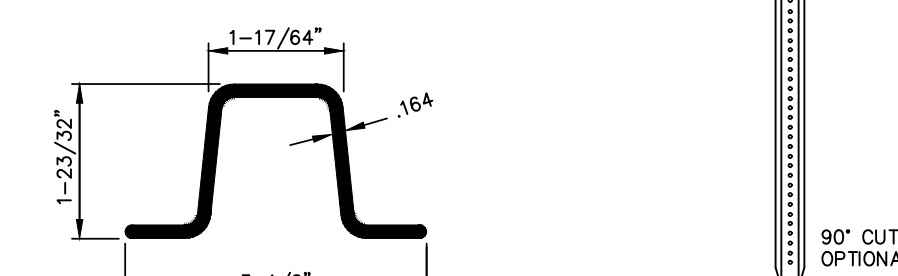
STOP SIGN LOCATION DETAIL
NOT TO SCALE



SLOPE GRANITE CURB DETAIL
NOT TO SCALE

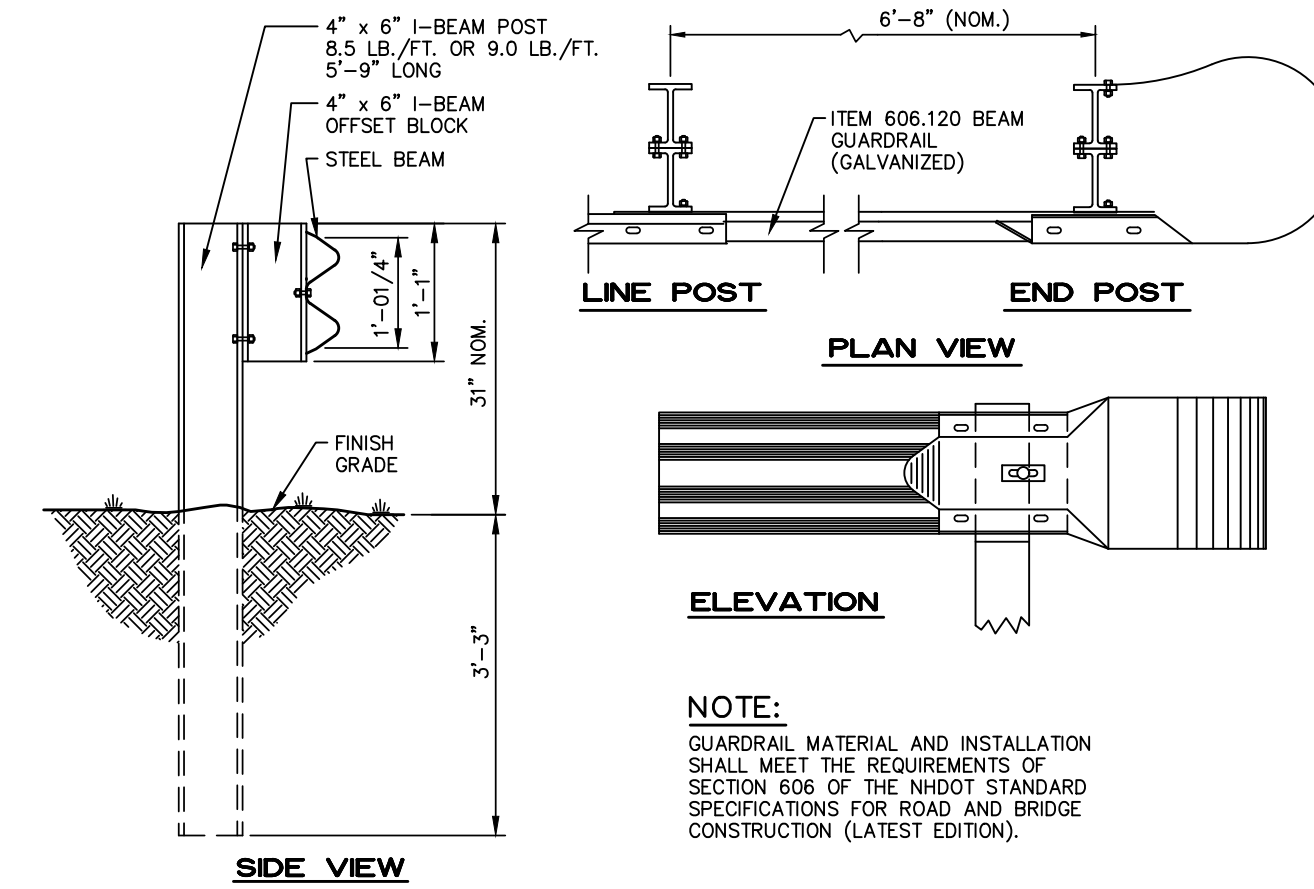


SECTION P2-10, P2-11
LENGTH: P2-10, 10'-0", P2-11, 11'-0"
WEIGHT PER LINEAL FOOT: 3.00 LBS
HOLES: 3/8" DIA. 1" C-C FULL LENGTH
STEEL: SHALL CONFORM TO ASTM A-499 (GRADE 60) OR ASTM A-576 (GRADE 1070-1080).
FINISH: SHALL BE PAINTED WITH TWO COATS OF BAKED ON OR AIR DRIED, PAINT OF WEATHER RESISTANT QUALITY. ALL FABRICATION SHALL BE COMPLETE BEFORE PAINTING. PAINT SHALL BE SUBJECT TO THE APPROVAL OF THE ARCHITECT.

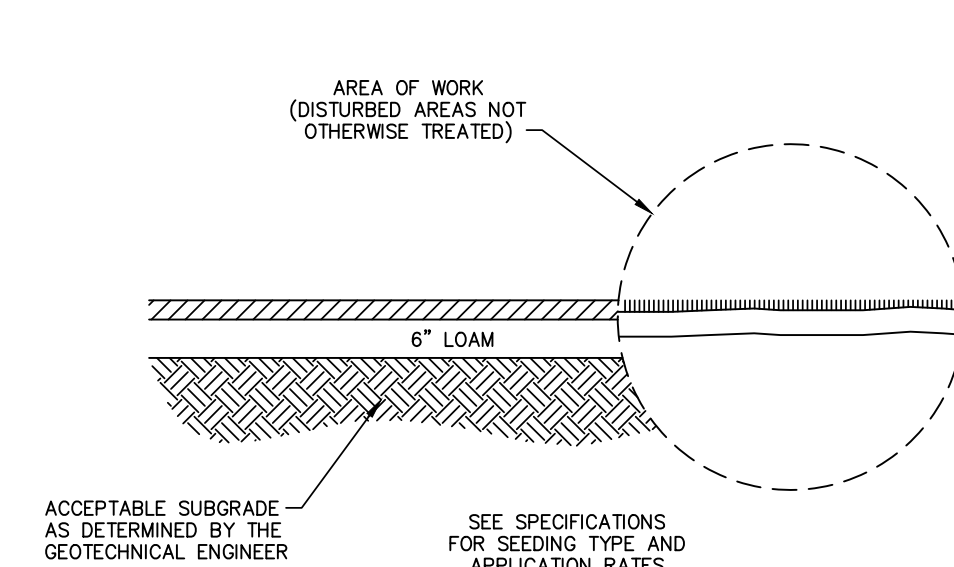


SECTION P-11 THRU P-16
LENGTH: P-11, 11'-0", P-12, 12'-0", P-14, 14'-0", P-16, 16'-0"
WEIGHT PER LINEAL FOOT: 3.00 LBS
STEEL: SAME AS FOR P2-10, P2-11
FINISH: SAME AS FOR P2-10, P2-11
DIMENSIONS SHOWN ARE NOMINAL. ALTERNATE SECTIONS MUST BE APPROVED PRIOR TO USE.

TRAFFIC SIGN SUPPORT DETAIL
NOT TO SCALE



STEEL POST GUARDRAIL DETAIL
NOT TO SCALE



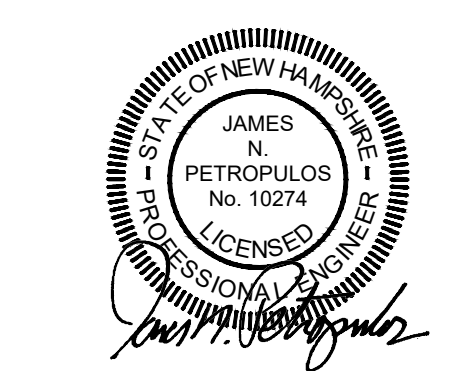
LOAM AND SEED DETAIL
NOT TO SCALE

NO.	DATE	REVISION
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS
2	04/06/20	ADDRESS NHDES COMMENTS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	06/12/20	REVISE COMMERCIAL BUILDINGS
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS

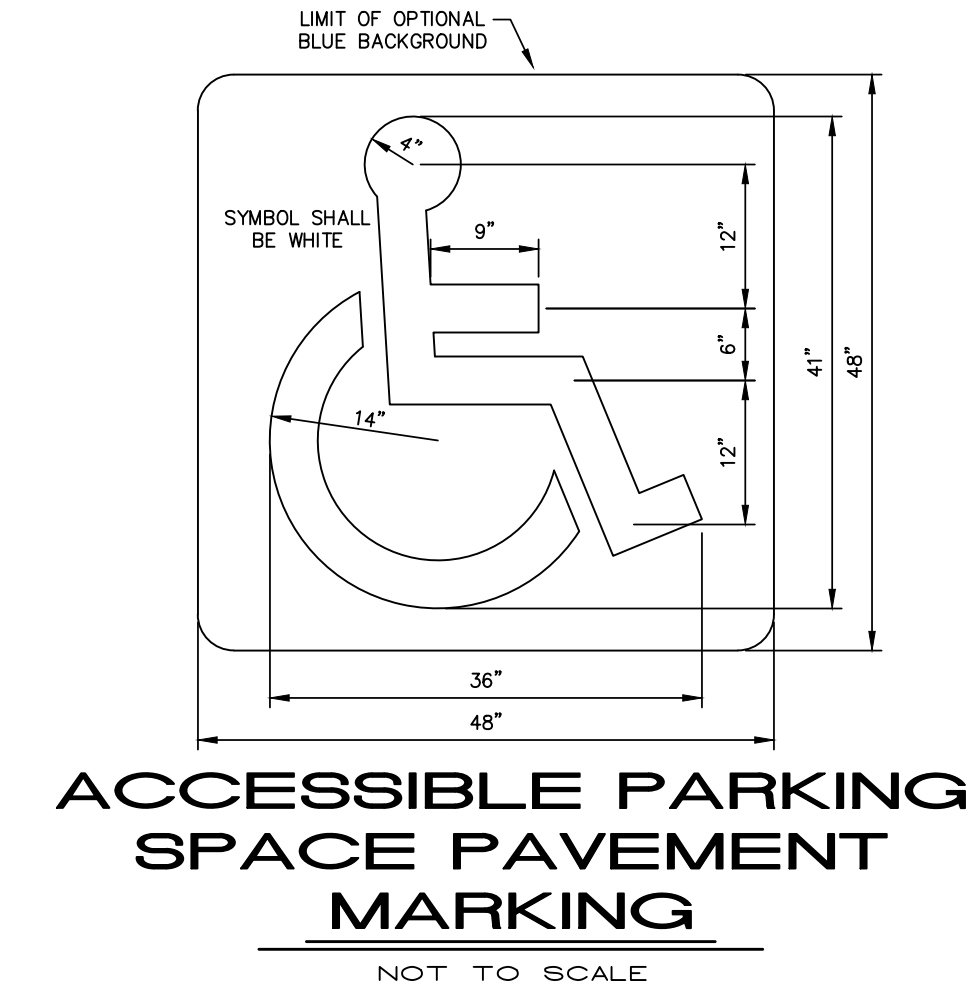
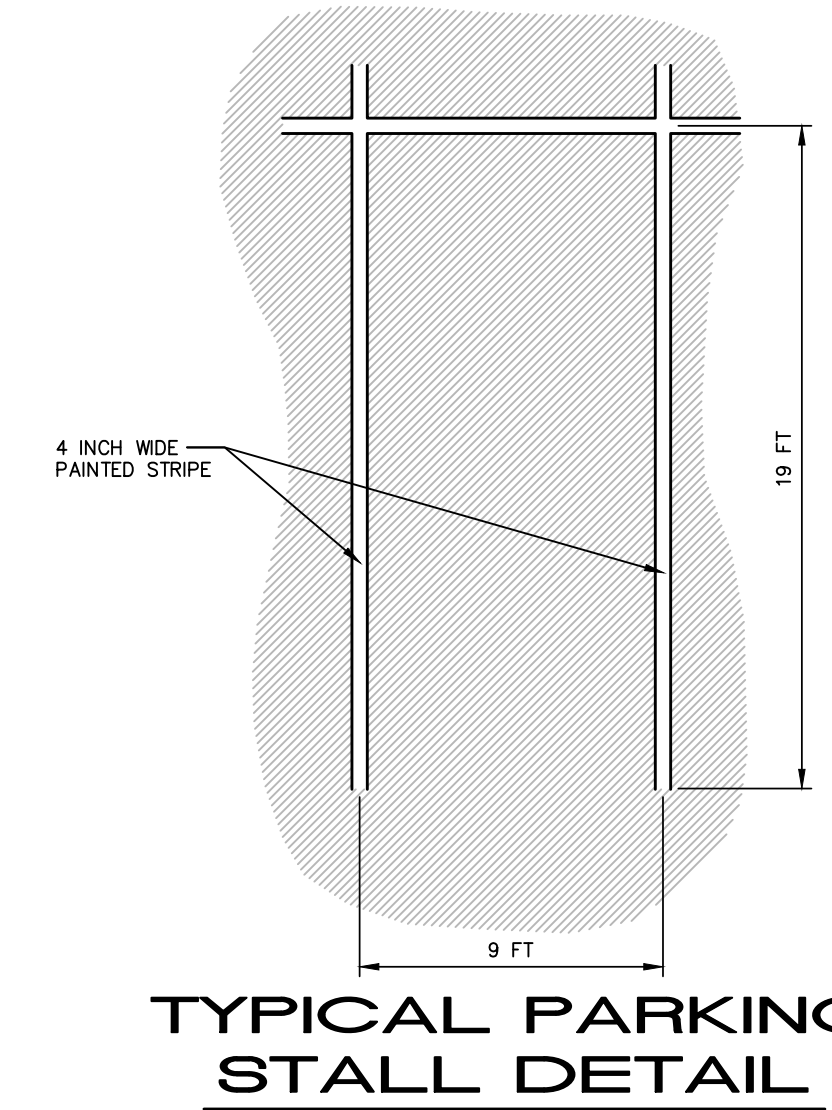
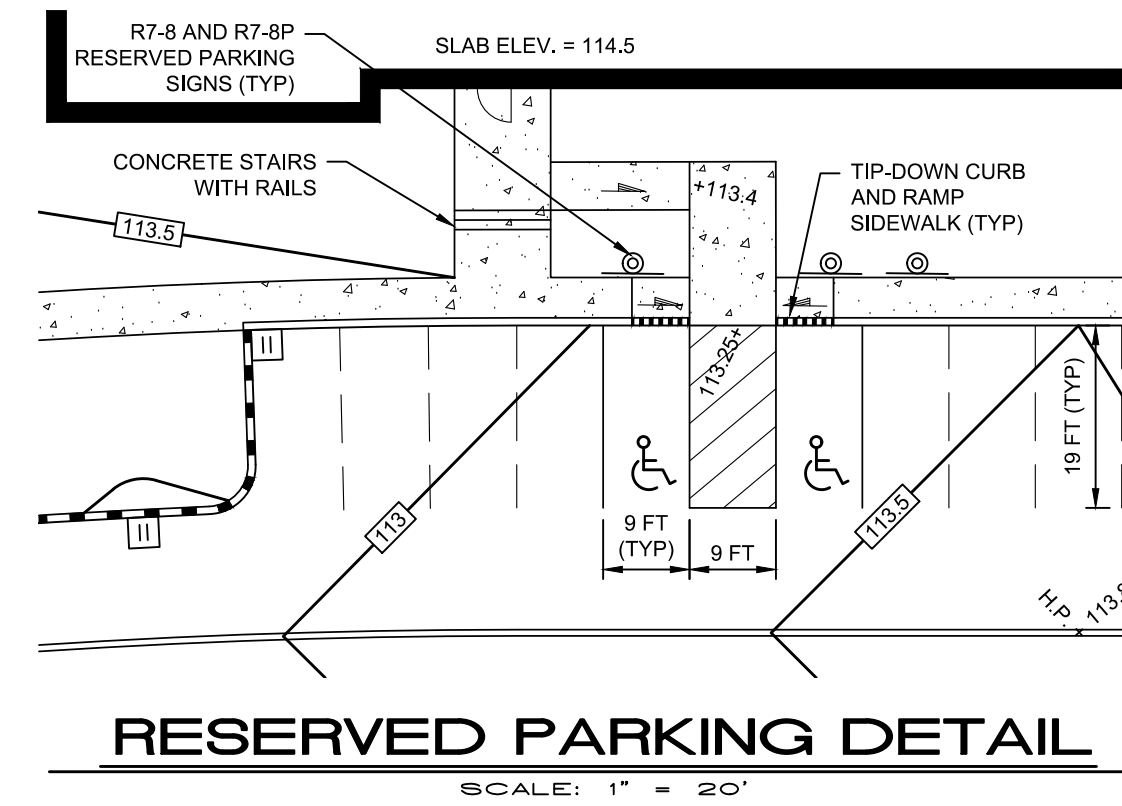
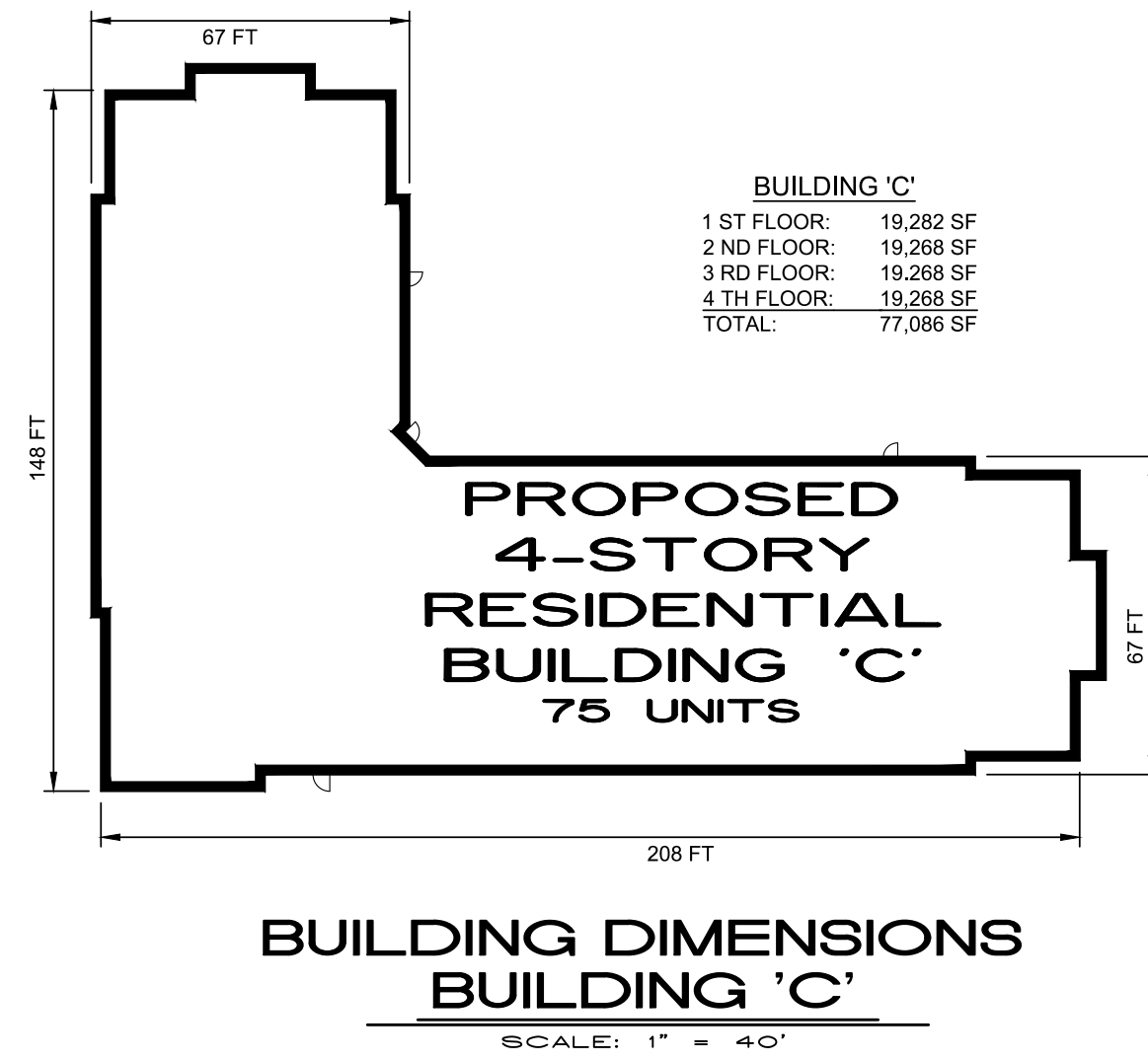
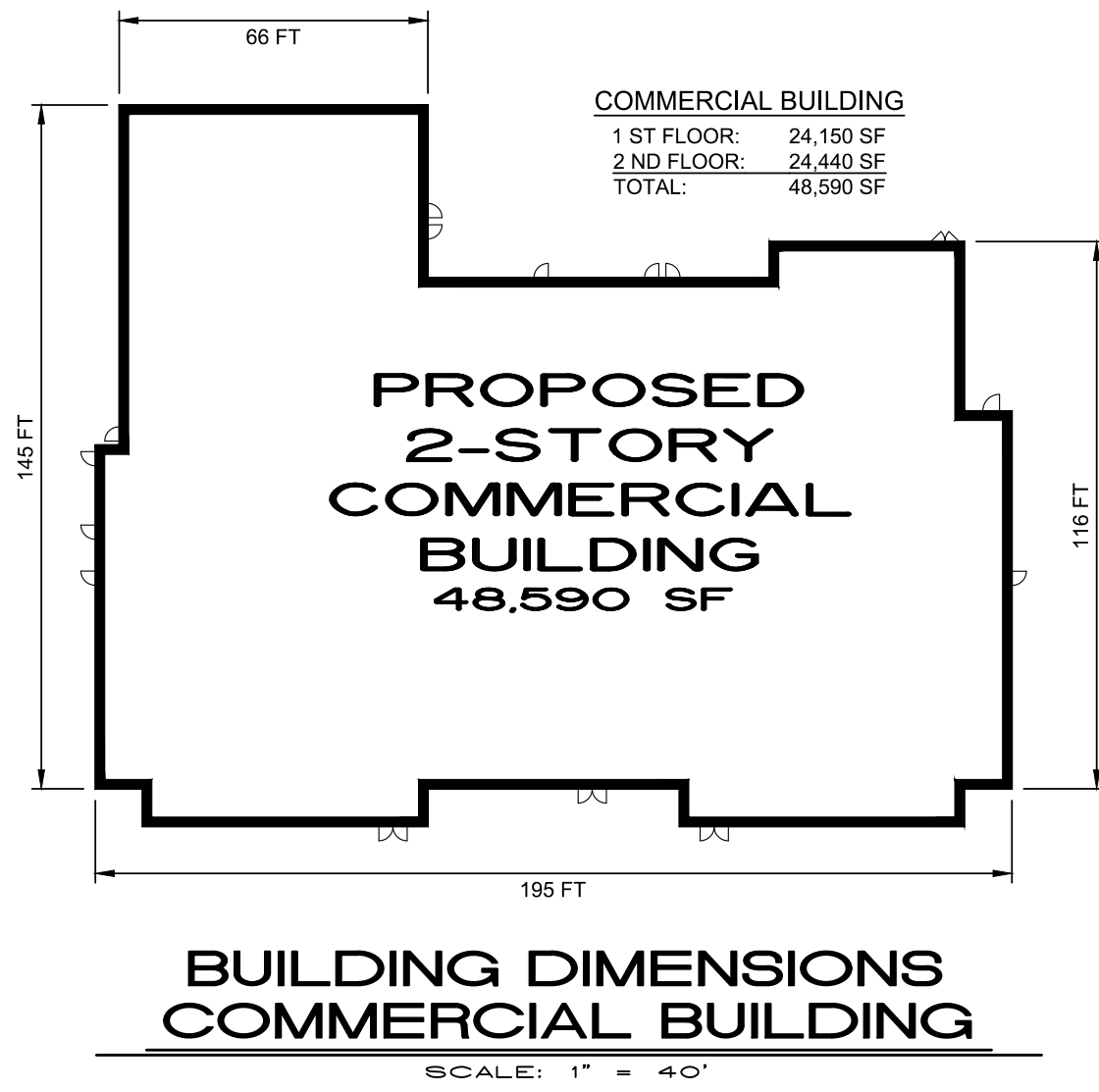
PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

GENERAL SITE
(MAP 47)
GATEWAY AT EXETER
170 EPPING ROAD NH 03276
EXETER, NEW HAMPSHIRE

DETAIL SHEET 6 & 7
H.S.I. Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Courtyard Drive
Nashua, NH 03063
(603) 863-2057
www.haynerswanson.com



APPROVED EXETER PLANNING BOARD
CHAIRMAN _____ DATE _____
Scale AS SHOWN
Date 06 NOVEMBER 2019
DWG: 6532SP19-DET 1
FIELD BOOK: 12316224 DWG LOC: X:\9000\6532\DWG\6532_8919



NO.	DATE	REVISION	BY
1	08/11/20	ADDRESS PLANNING BOARD COMMENTS	JNP
2	08/12/20	REVISE COMMERCIAL BUILDING	JNP
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS	JNP
4	04/06/20	ADDRESS NHDES COMMENTS	JNP
5	01/31/20	ADDRESS TOWN REVIEW COMMENTS	JNP

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (803) 860-0502

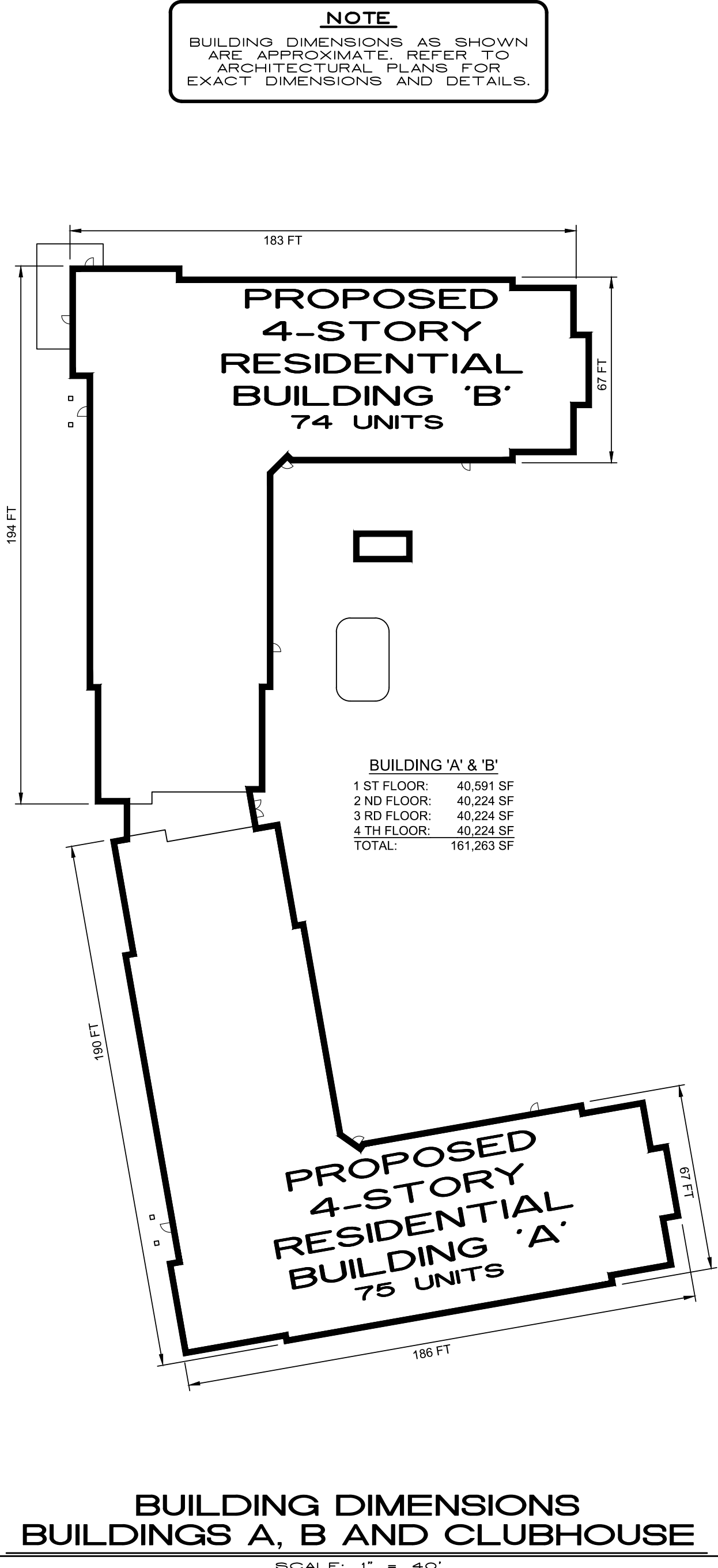
DETAIL SHEET 6 & 7
 (MAP 47)
GATEWAY AT EXETER
 170 EPPING ROAD NH 03071
 EXETER, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 3 Cowardin Drive Middleton, NH 03045
 Phone: (603) 883-2052 Fax: (603) 883-2057
 www.haynerswanson.com

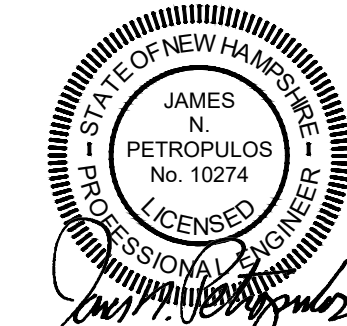
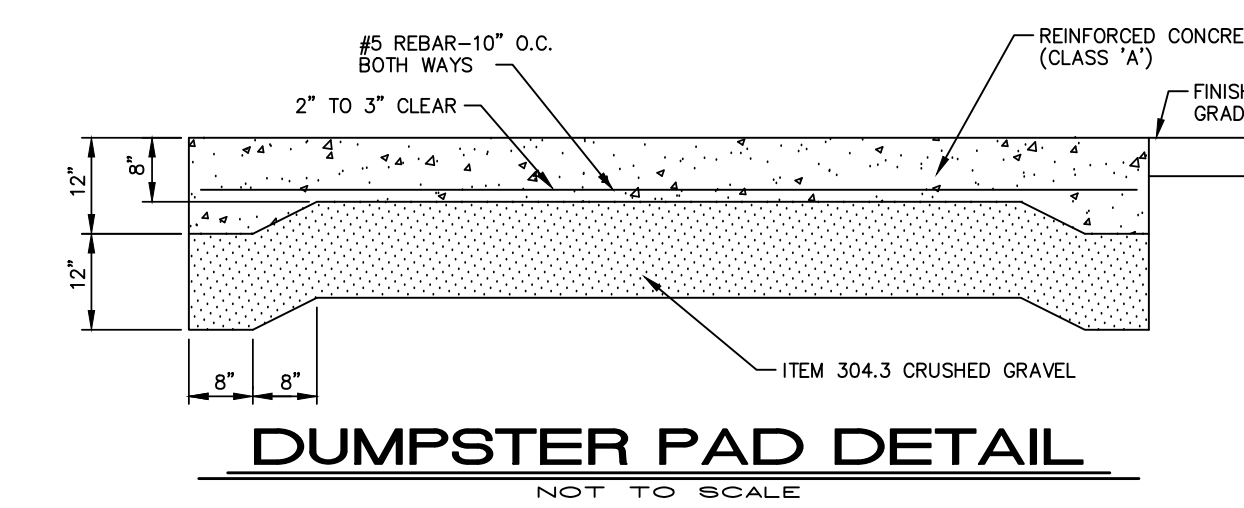
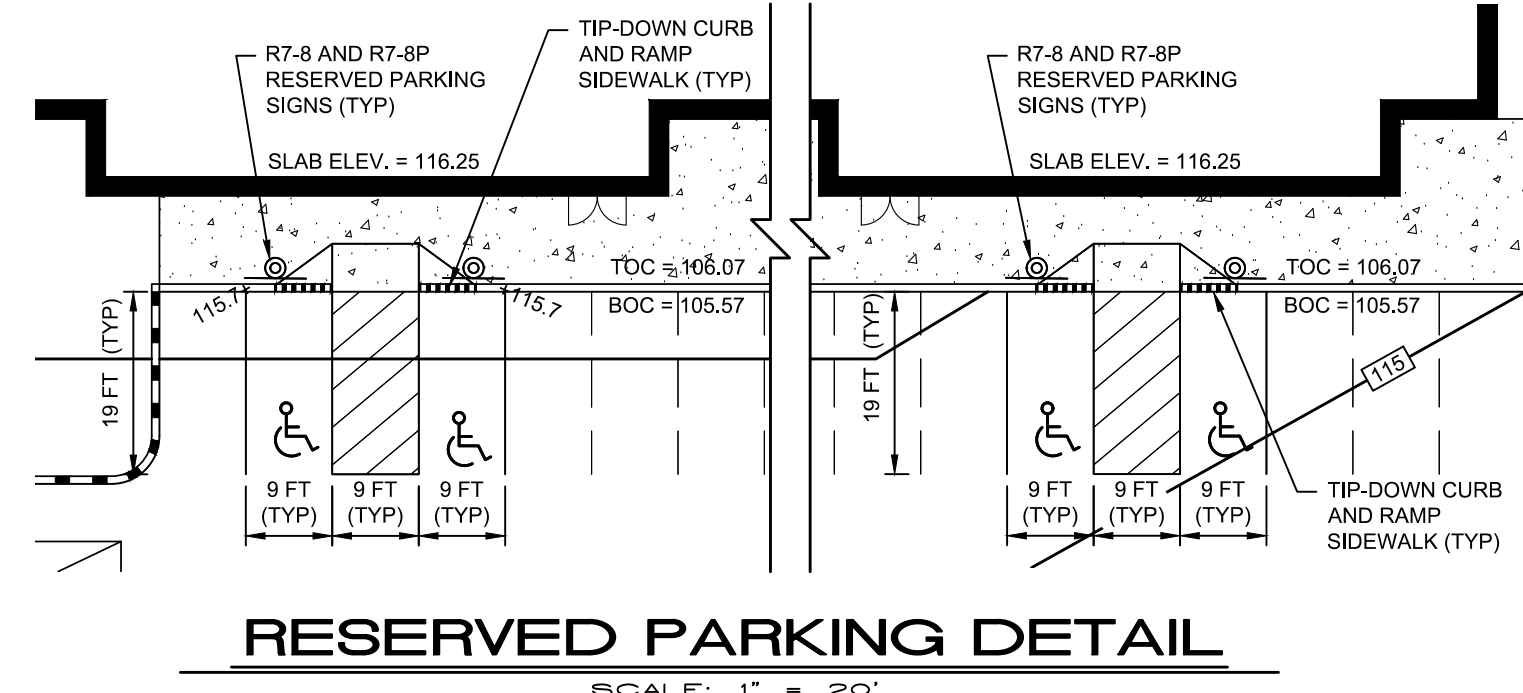
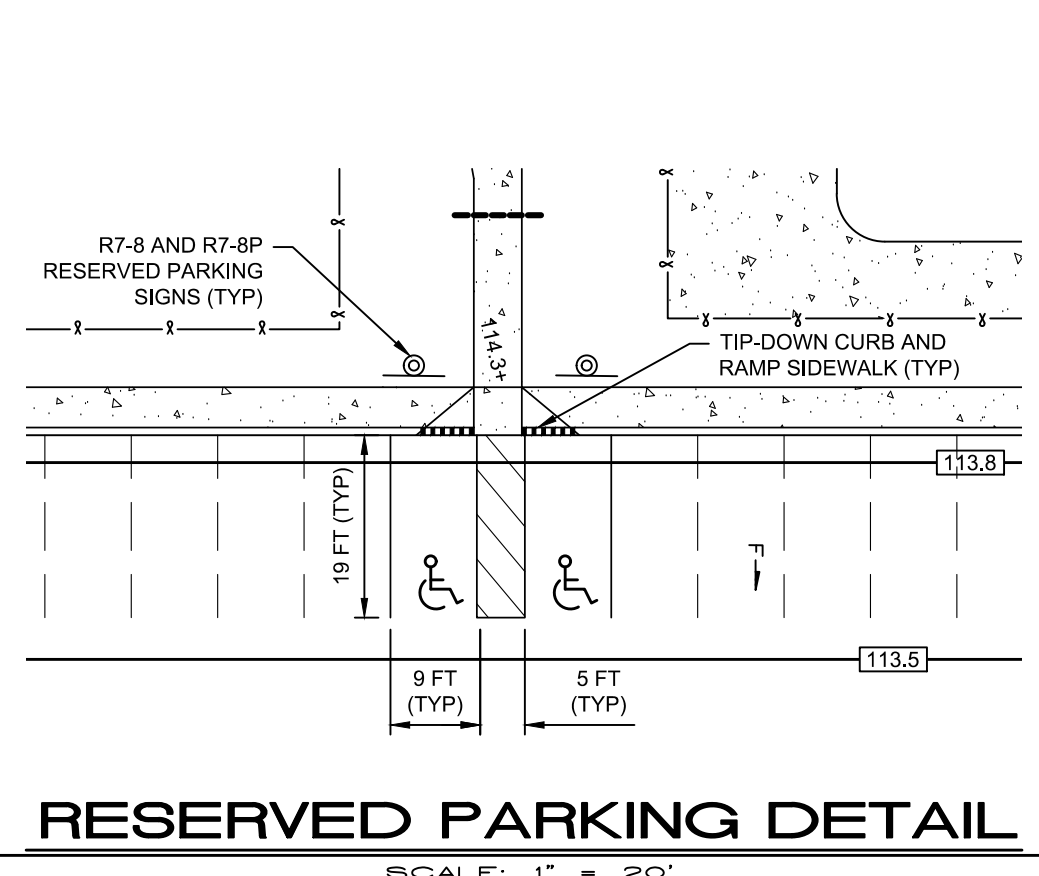
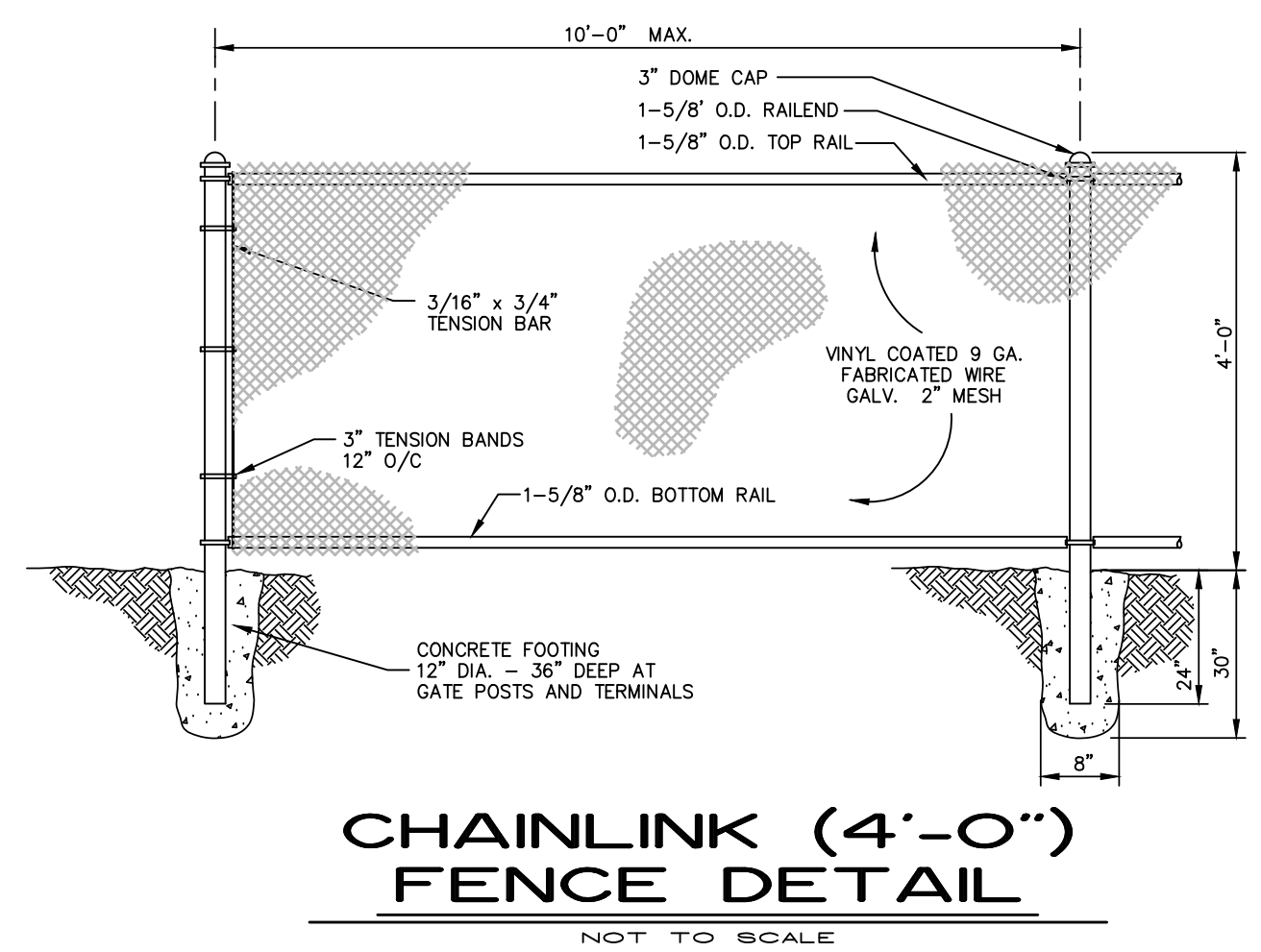
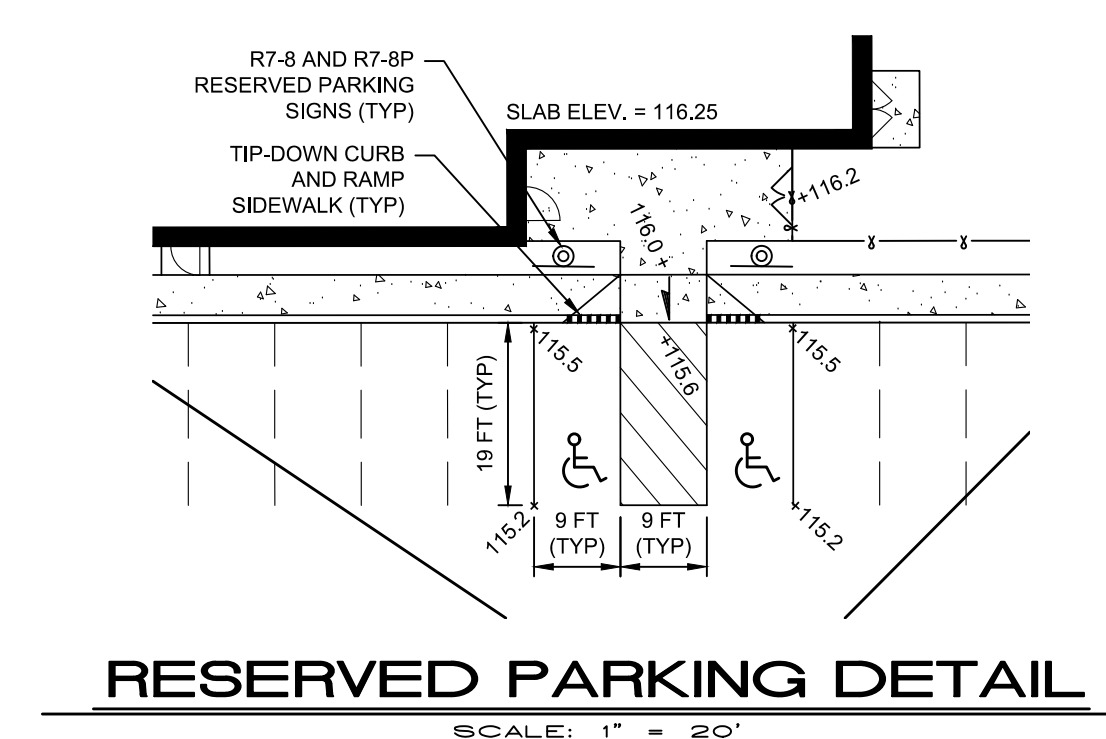
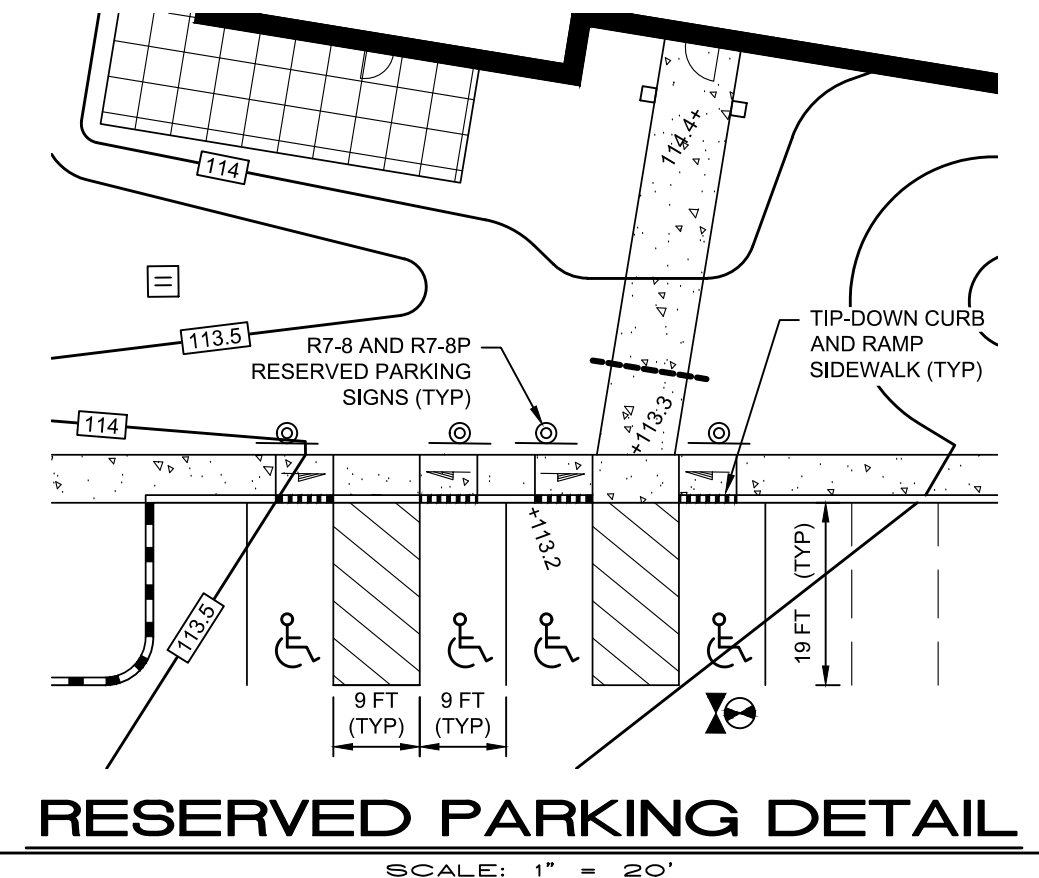
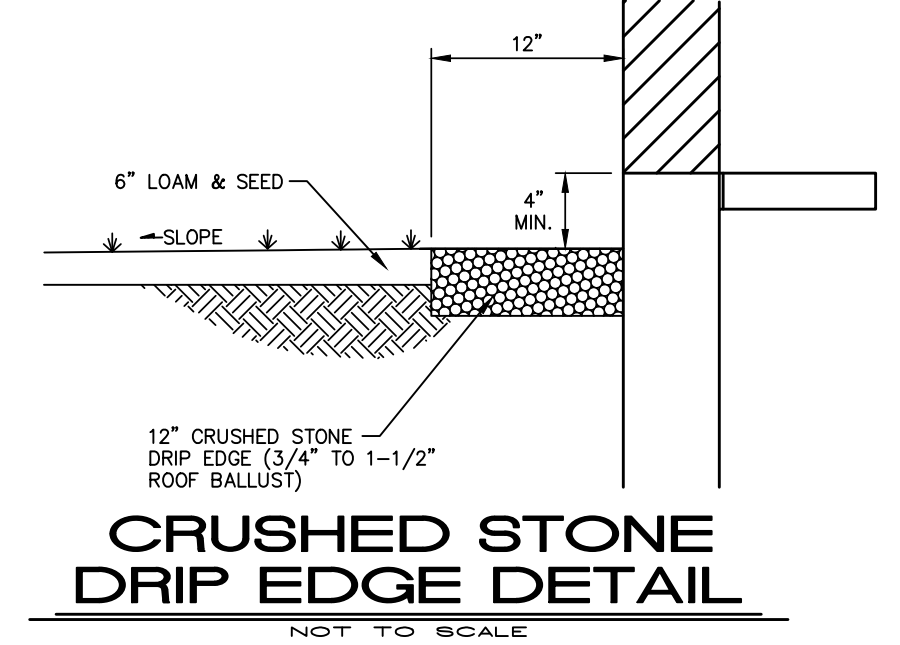
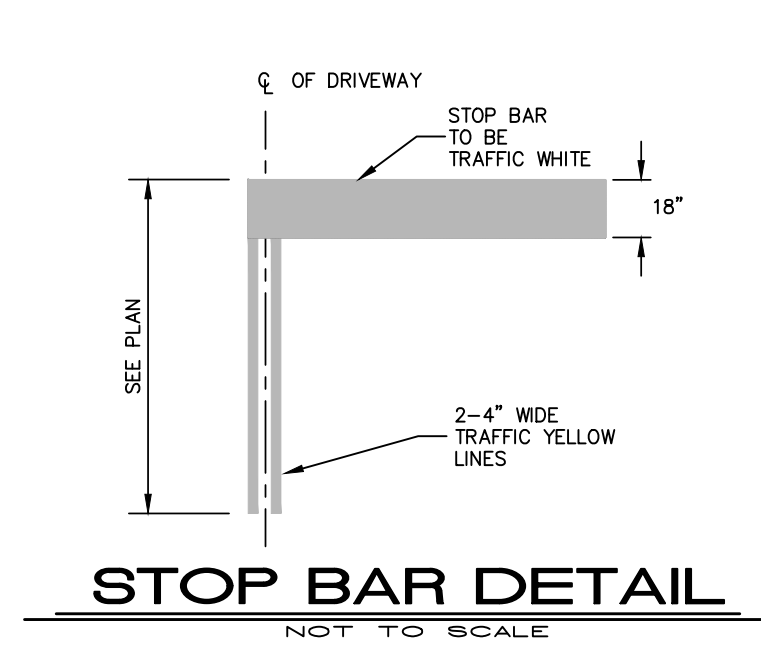
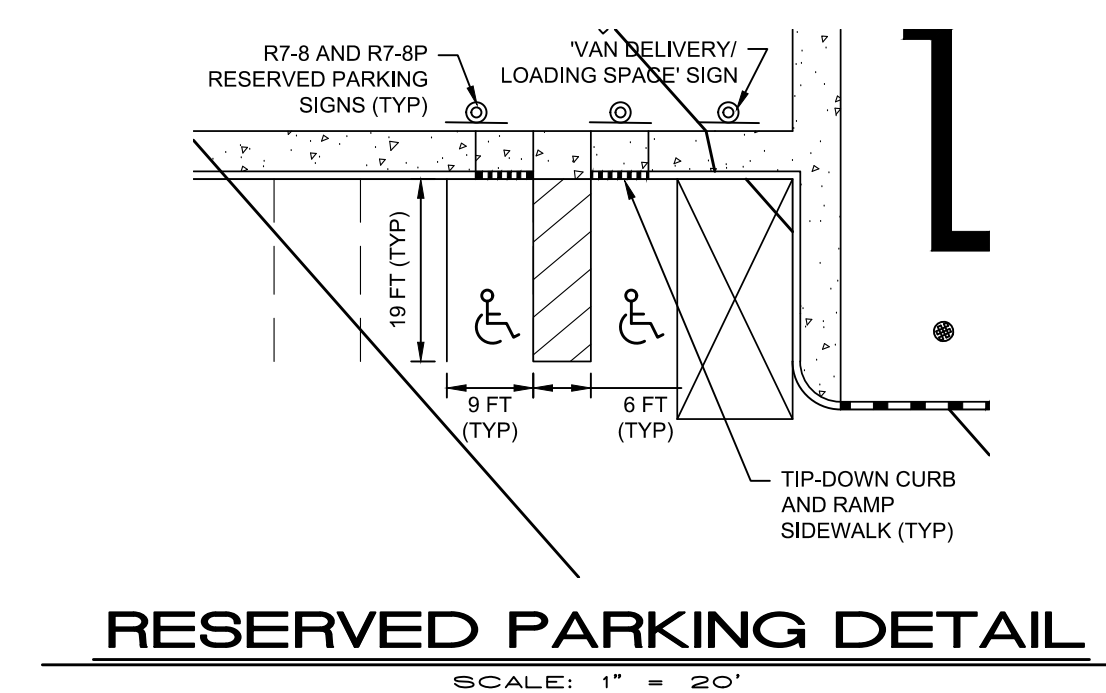
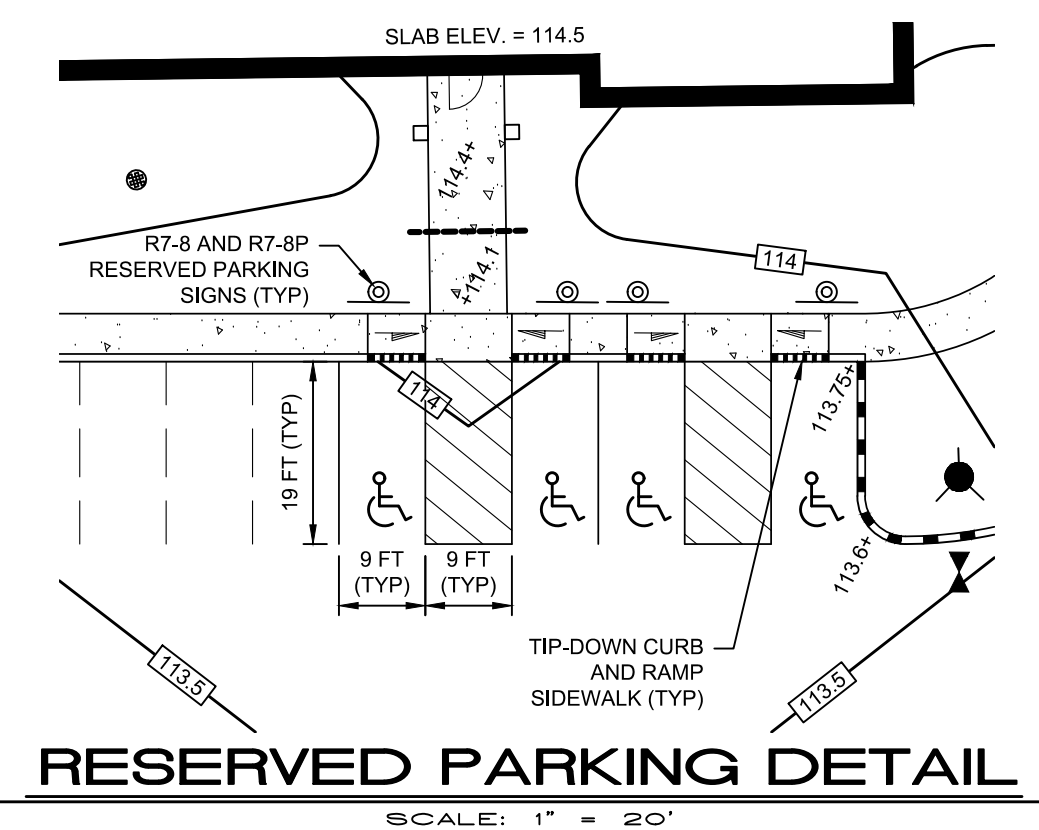
Scale: AS SHOWN
 Date: 18 OF 30 5532SPP
 DWG: 6532SPP19-DET 1
 FIELD BOOK: 12180224 DWG LOC: X:\9000\5532\DWG\5532_SPP19

NOVEMBER 2019

CASE No. 19-16

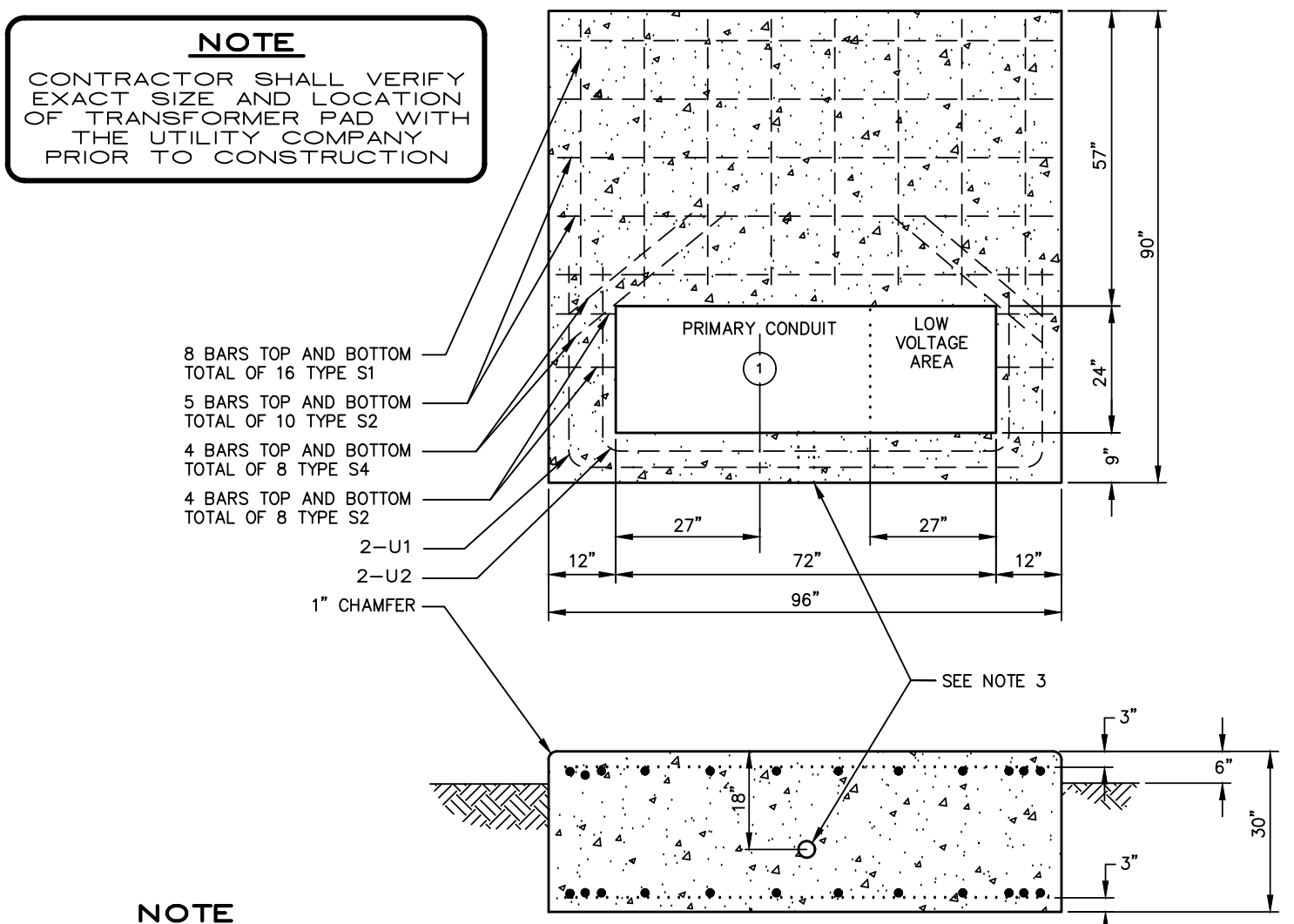


NOTE
 BUILDING DIMENSIONS AS SHOWN ARE APPROXIMATE. REFER TO ARCHITECTURAL PLANS FOR EXACT DIMENSIONS AND DETAILS.

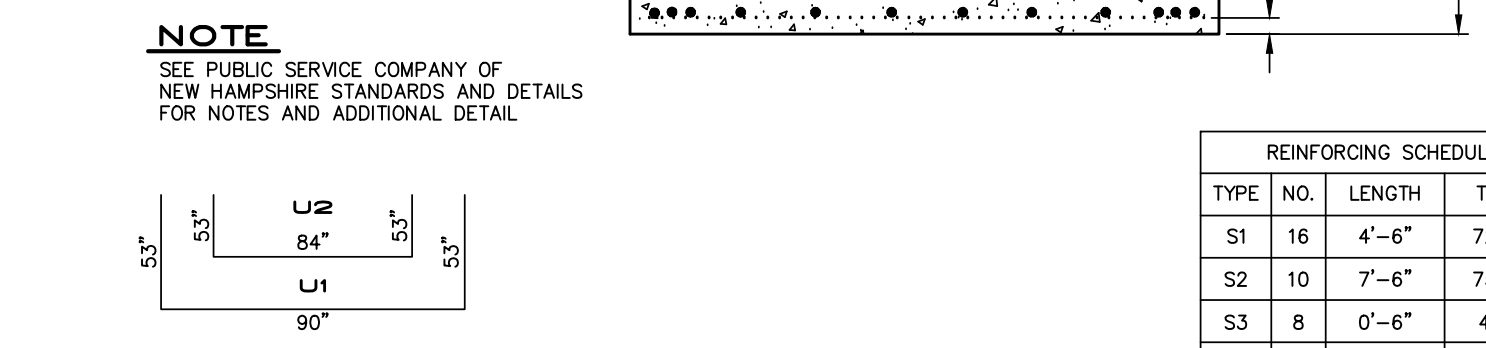


APPROVED EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____



NOTE
THE DETAILS SHOWN ON THIS SHEET ARE FOR GENERAL PURPOSES ONLY. THE CONTRACTOR SHALL CONSTRUCT THE OVERHEAD AND UNDERGROUND UTILITY SYSTEM (FOR POWER AND TELECOMMUNICATIONS) IN ACCORDANCE WITH THE UTILITY COMPANIES SPECIFICATIONS AND CONSTRUCTION STANDARDS. THE CONTRACTOR SHALL COORDINATE THIS EFFORT PRIOR TO CONSTRUCTION.

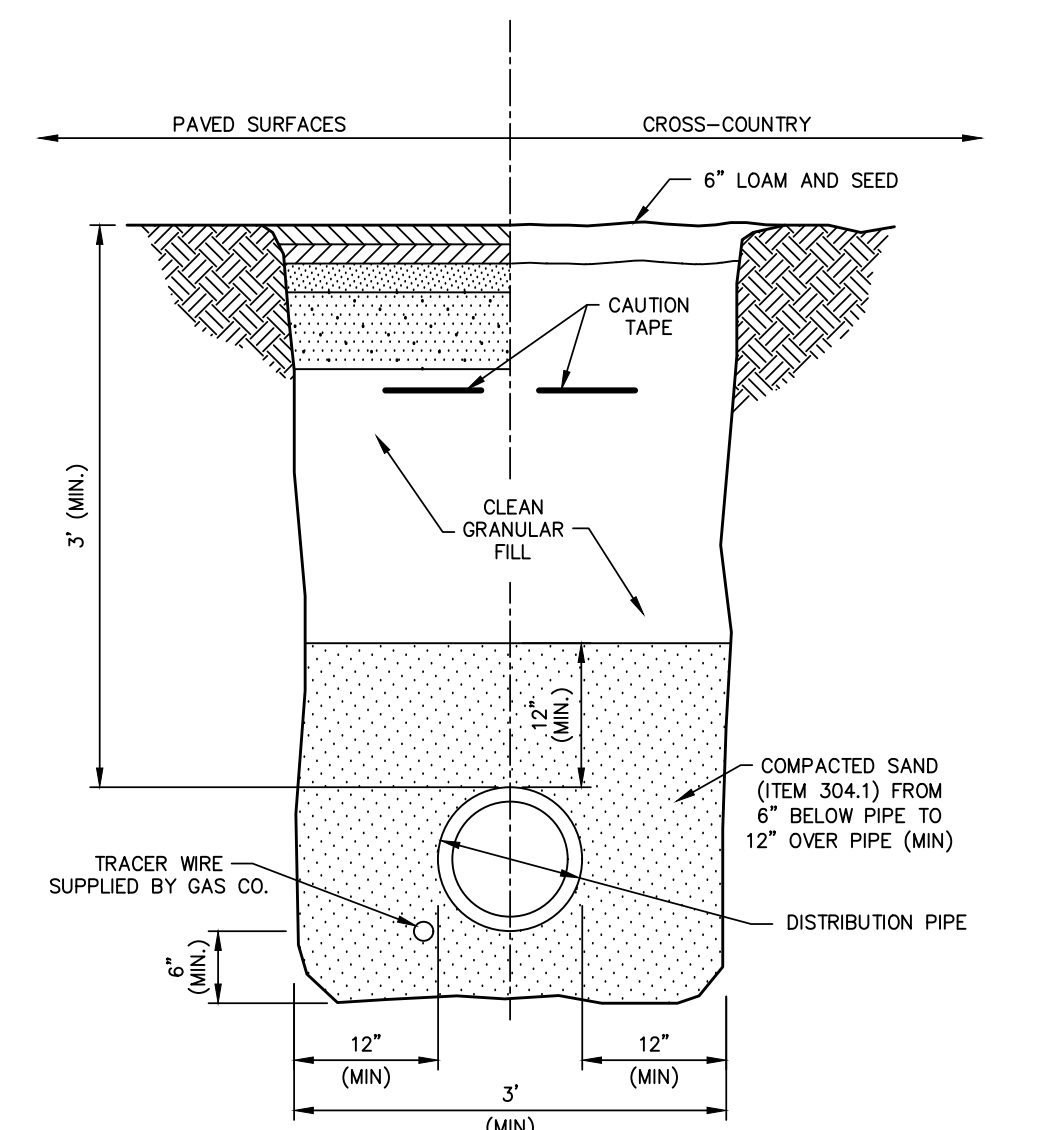


REINFORCING SCHEDULE

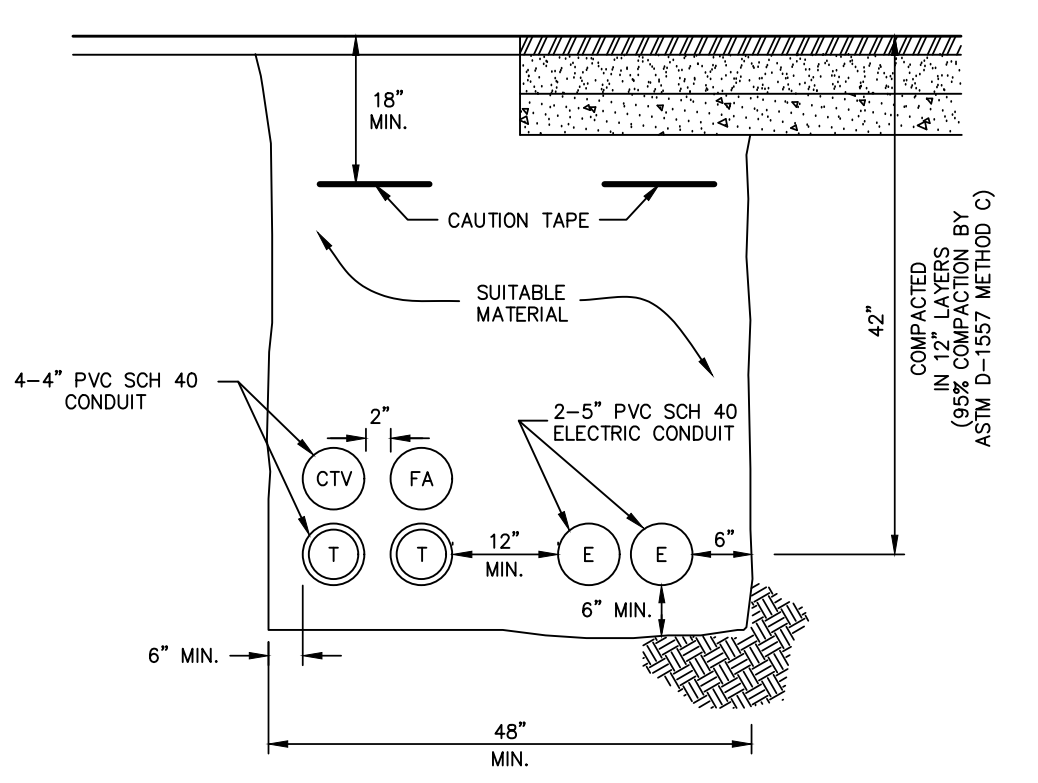
TYPE	NO.	LENGTH	TOTAL
S1	16	4'-6"	72'-0"
S2	10	7'-6"	75'-0"
S3	8	0'-6"	4'-0"
S4	8	2'-0"	16'-0"

CONC VOLUME=4.44 CY
TOP SECTION ONLY

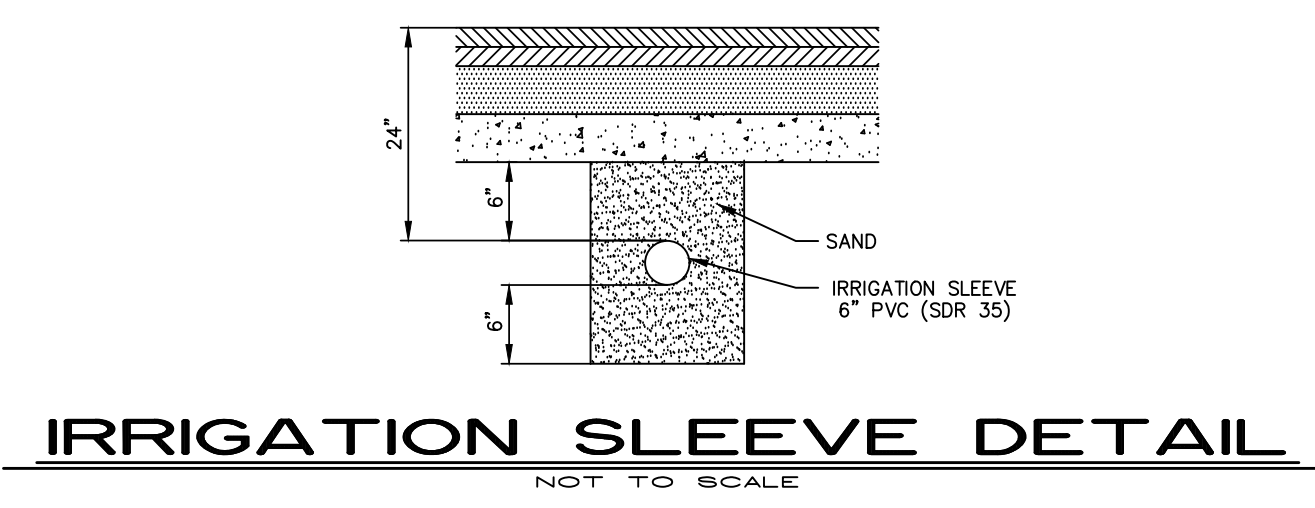
750 KVA TRANSFORMER PAD
NOT TO SCALE



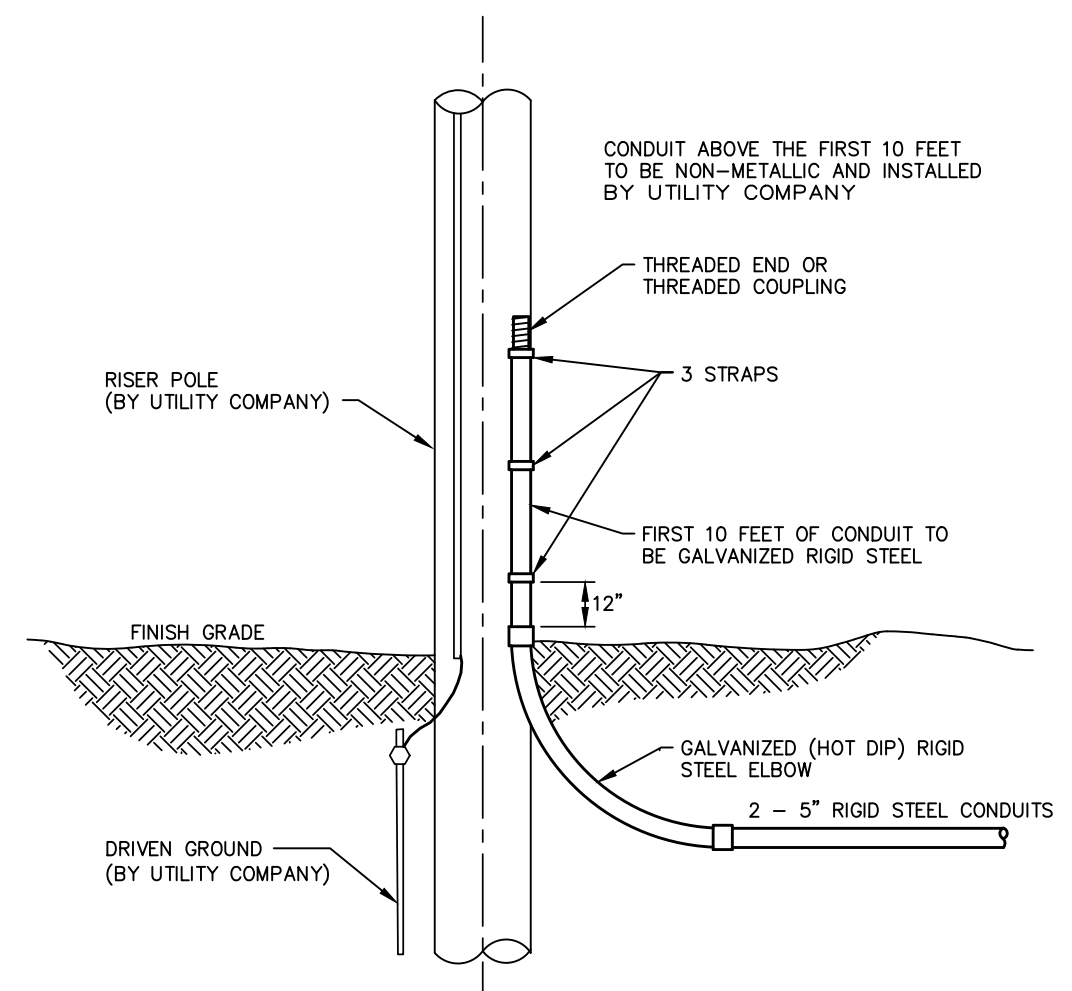
GAS MAIN TRENCH SECTION
NOT TO SCALE



TYPICAL UTILITY TRENCH
NOT TO SCALE



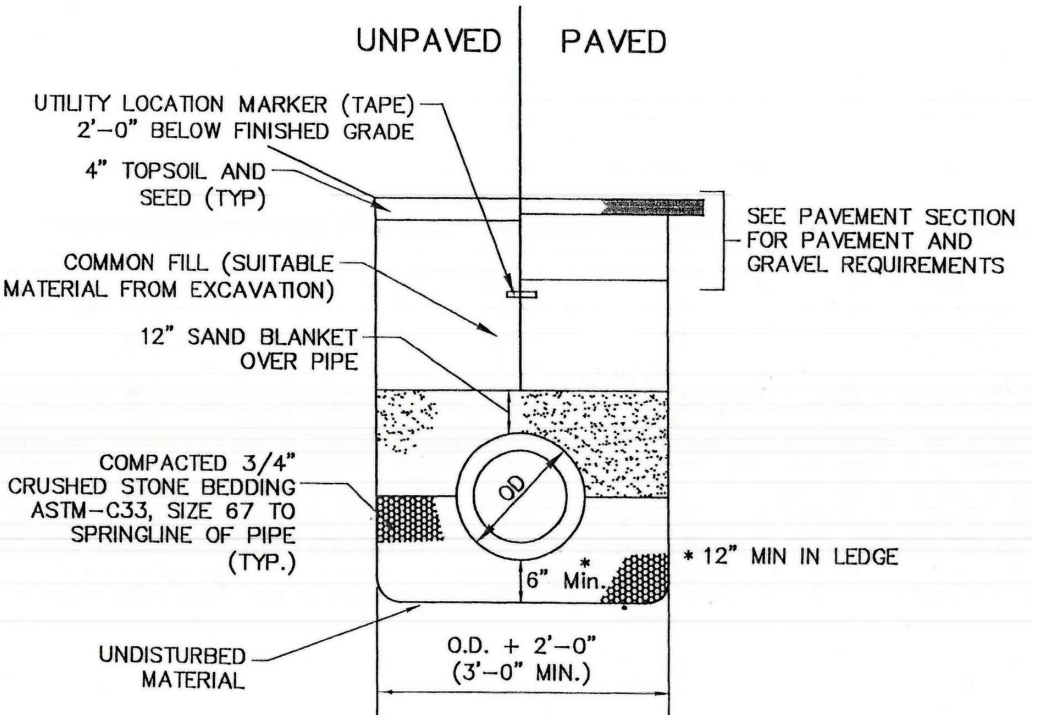
IRRIGATION SLEEVE DETAIL
NOT TO SCALE



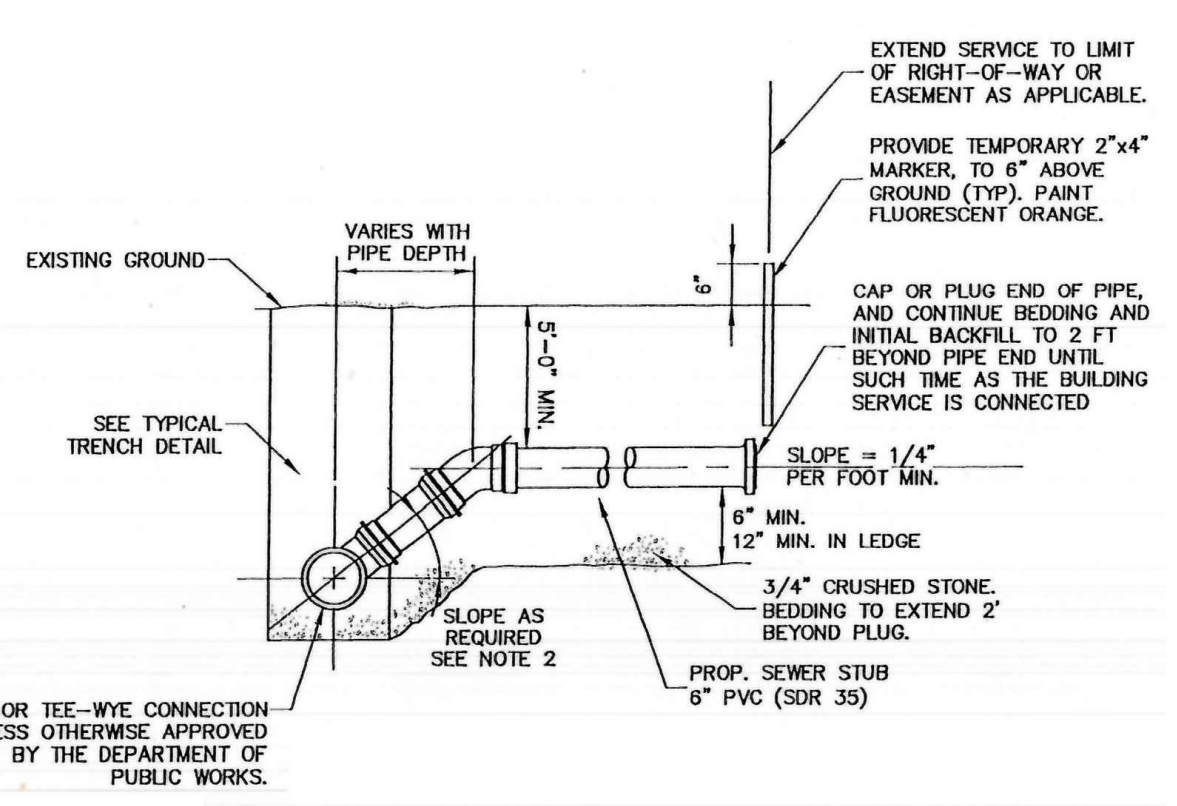
ELECTRIC RISER PIPE INSTALLATION DETAIL
NOT TO SCALE

PVC PIPE TESTING

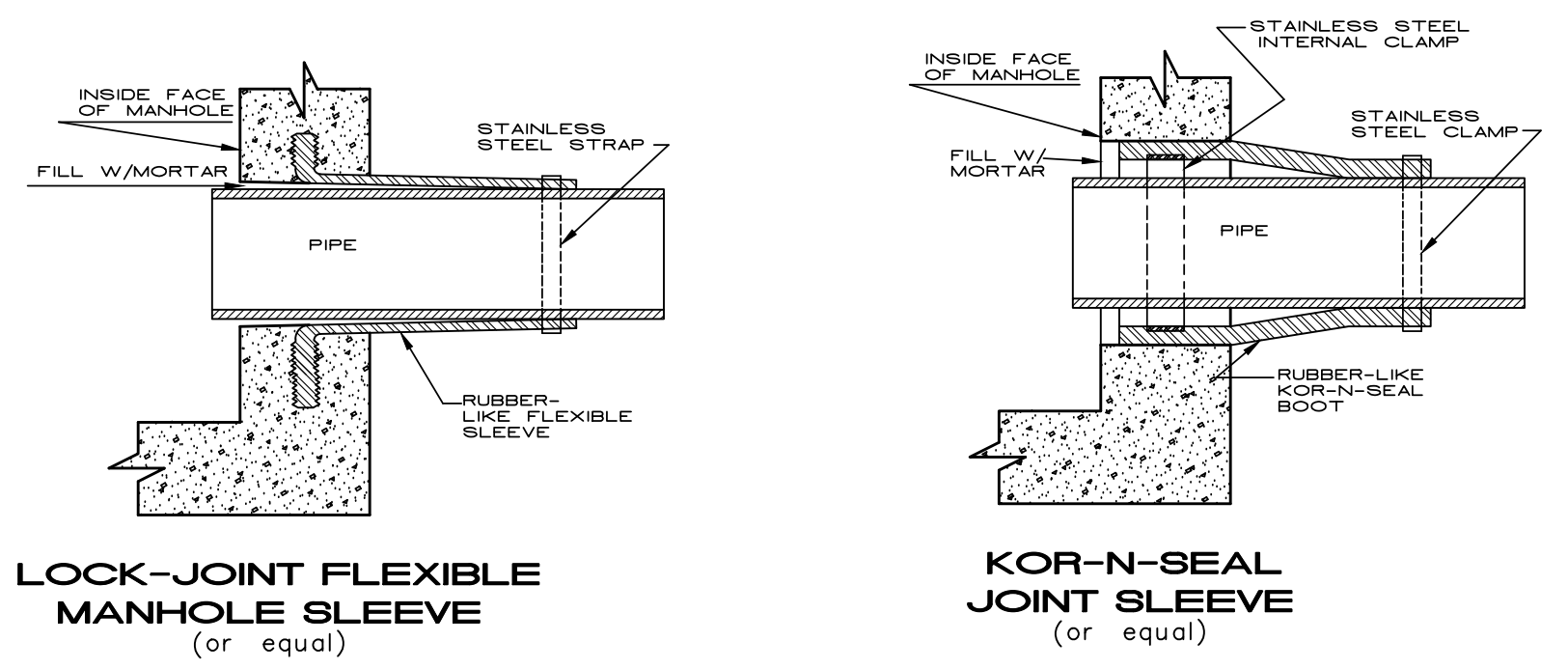
- LOW PRESSURE AIR TEST (IN LIEU OF INFILTRATION OR EXFILTRATION TEST) SHALL BE USED TO TEST GRAVITY SEWERS IN ACCORDANCE WITH EN-Vq 704.07. THE CONTRACTOR SHALL PERFORM LEAKAGE TESTING BY MEANS OF LOW PRESSURE AIR, IN ACCORDANCE WITH ASTM F417-92 (2005) STANDARD TEST METHOD FOR INSTALLATION ACCEPTANCE OF PLASTIC GRAVITY SEWER LINE USING LOW PRESSURE AIR OR "UNIBELL PVC PIPE ASSOCIATION UNI-6 LOW PRESSURE AIR TESTING OF INSTALLED SEWER PIPES". IN GENERAL, THE USE OF SEALANTS, APPLIED FROM THE INSIDE OF THE PIPE, WILL NOT BE APPROVED.
- DEFLECTION TESTS (PVC SEWER PIPE ONLY): A MAXIMUM OF 5% OF INSIDE PIPE DIAMETER DEFLECTION IN THE PIPE DIAMETER WILL BE ALLOWED. DEFLECTION SHALL BE MEASURED AS THE REDUCTION IN THE VERTICAL DIAMETER OF THE PIPE. TESTING SHALL BE DONE ON ALL PVC PIPE, USING EITHER A RIGID "GO-NO-GO" DEVICE MADE AS RECOMMENDED BY JOHNS-MANVILLE OR BY AN APPROVED DEFLECTOMETER. TESTING PERSONNEL, APPARATUS AND EQUIPMENT SHALL BE PROVIDED BY THE CONTRACTOR. TESTING SHALL NOT BE DONE UNTIL AT LEAST 30 DAYS FOLLOWING INSTALLATION IN ACCORDANCE WITH EN-Vq 704.07(d).



TYPICAL SEWER PIPE TRENCH
NOT TO SCALE



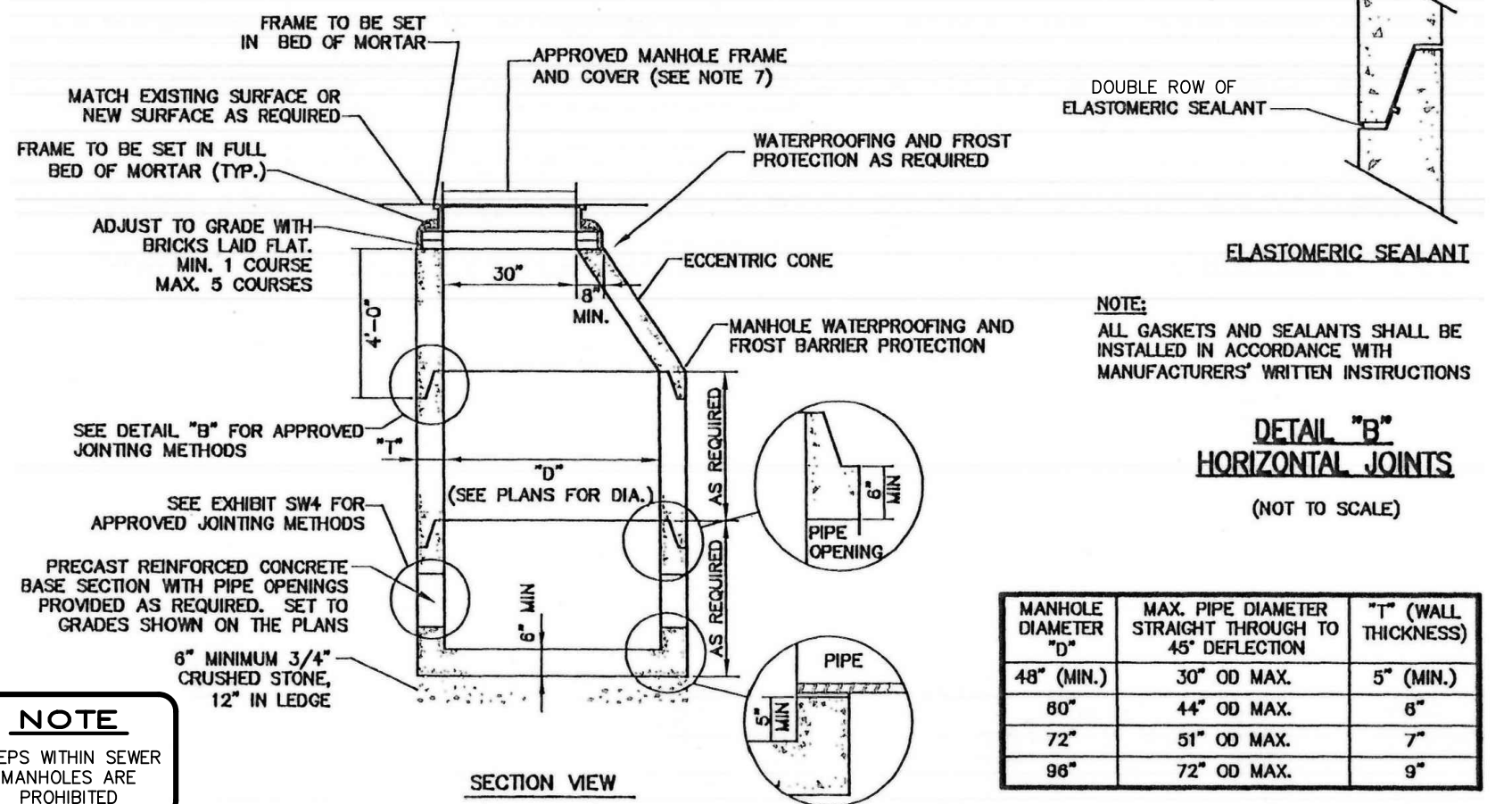
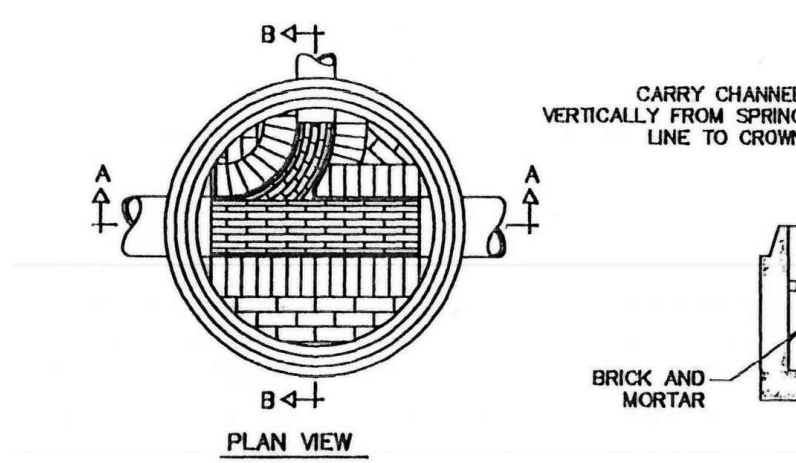
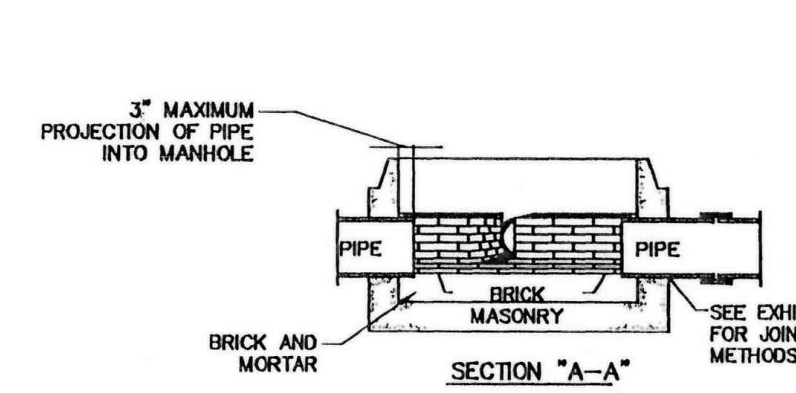
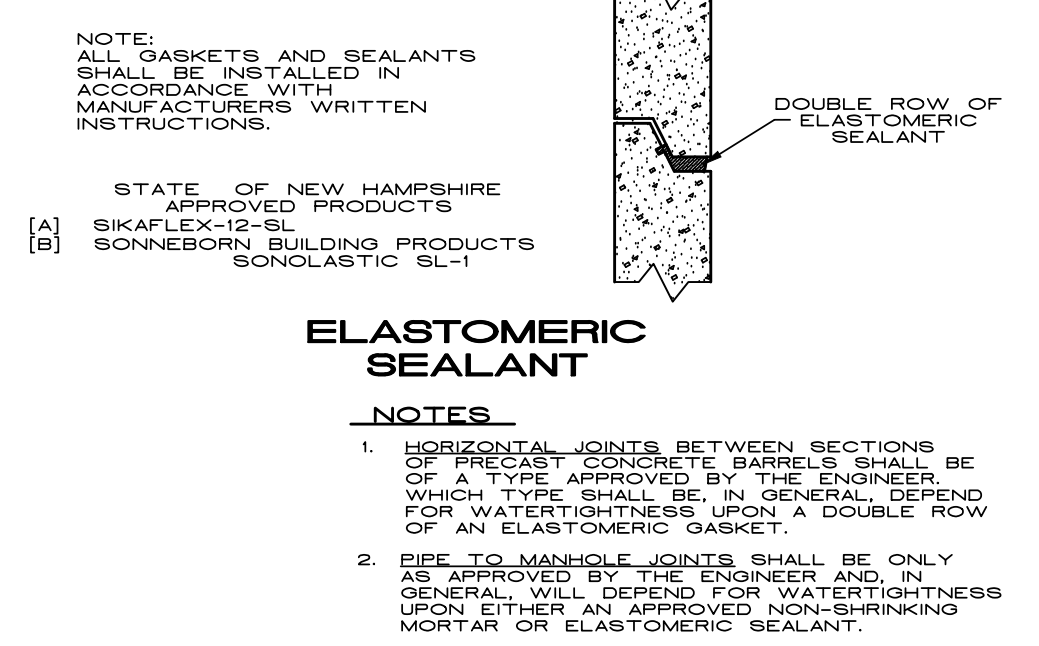
DETAIL FOR SEWER SERVICE CONNECTION
NOT TO SCALE



STANDARD MANHOLE - DETAILS

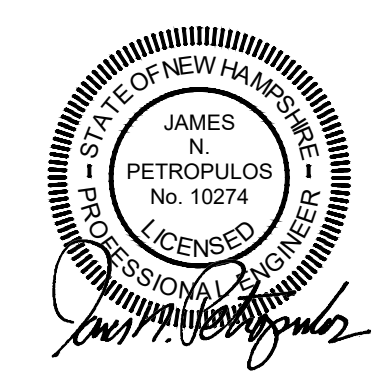
NOTE
PVC PIPE SHALL CONFORM WITH ASTM D3034 AND ASTM D2412

NOTE
PVC JOINT SEALS SHALL CONFORM WITH ASTM D3212



NOTE
STEPS WITHIN SEWER MANHOLES ARE PROHIBITED

TYPICAL SEWER MANHOLE



APPROVED EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

NO.	DATE	REVISION
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS
2	04/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
3	05/06/20	ADDRESS TOWN REVIEW COMMENTS
4	08/12/20	REVISE COMMERCIAL BUILDINGS
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS

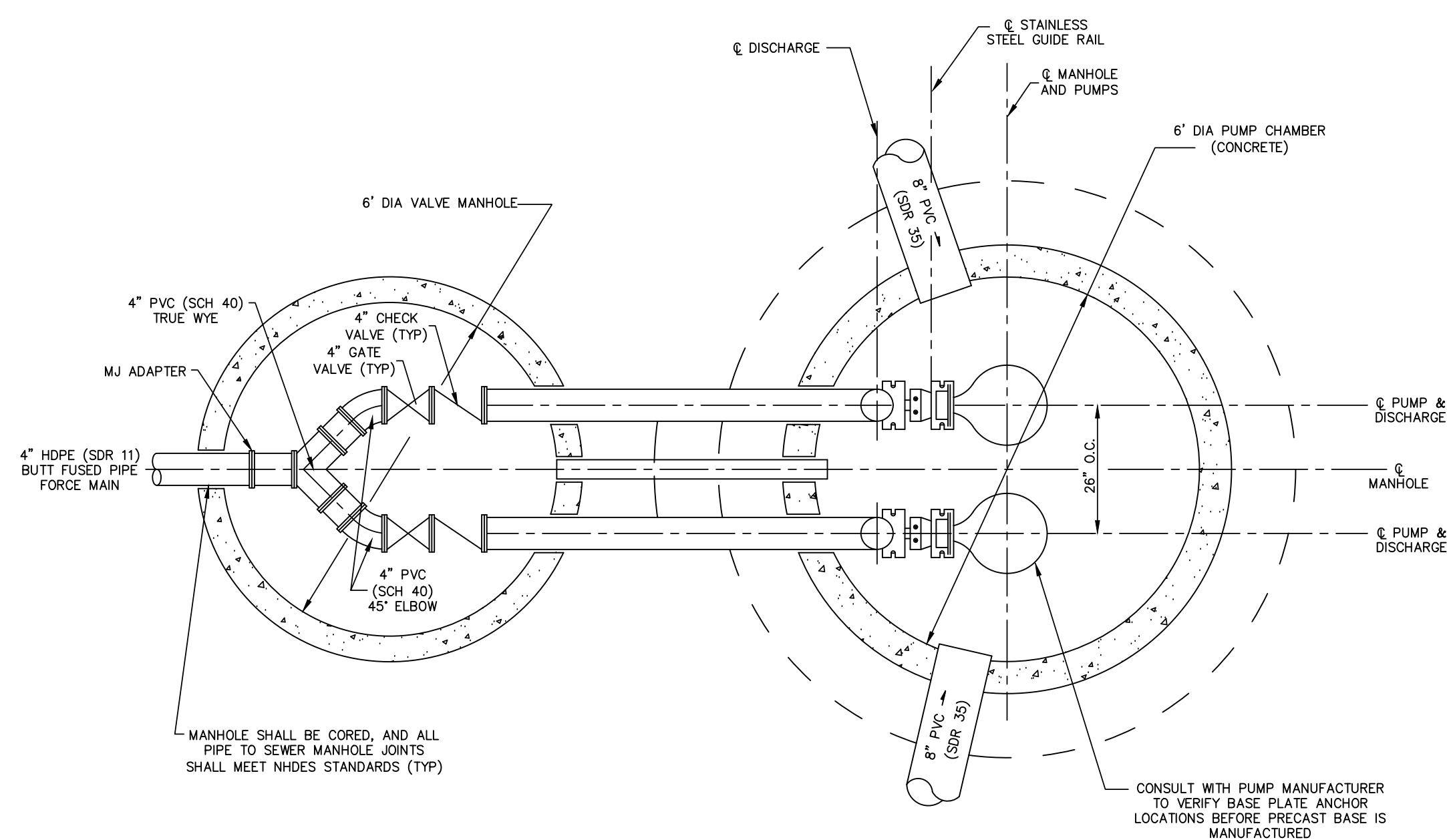
PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (803) 860-0502

GENERAL SITE
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

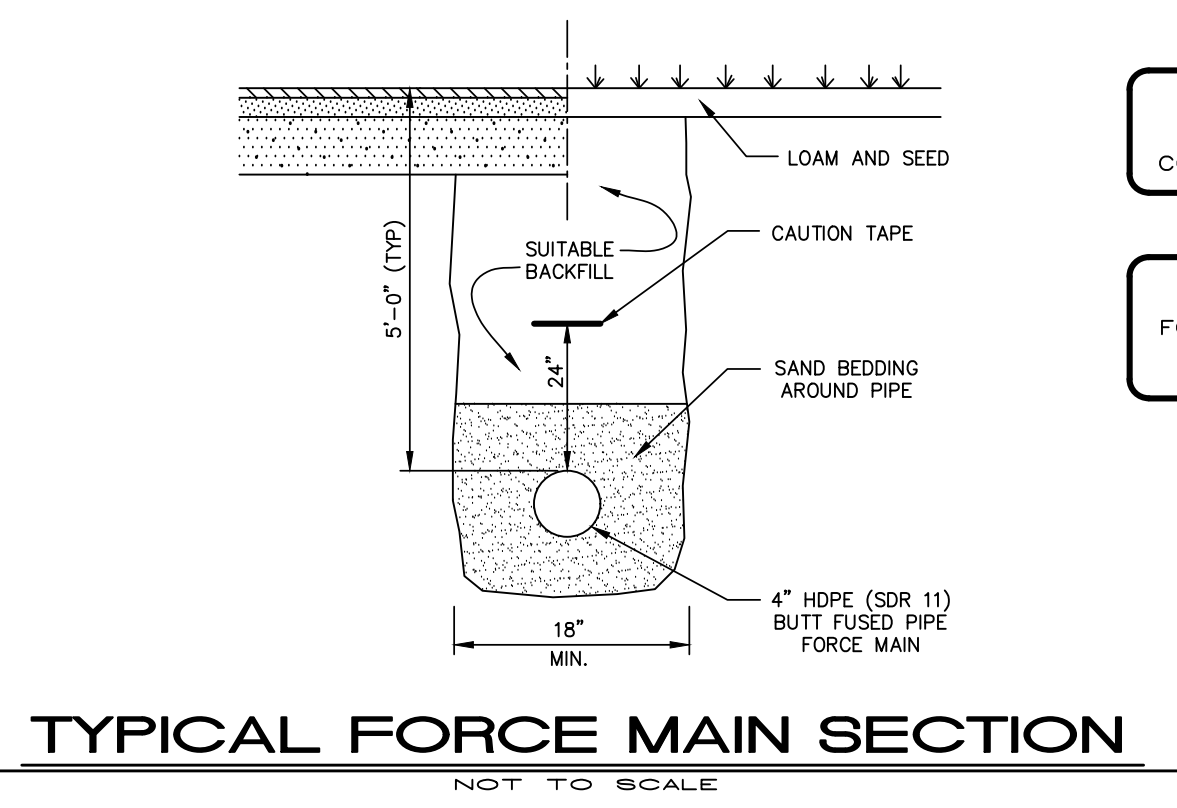
DETAIL SHEET 6 & 7
(MAP 47)
NOVEMBER 2019

HSI Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Covered Bridge Middlebury, Vermont
Newbury, VT 05255
(802) 883-2057
www.haynerswanson.com

FIELD BOOK: 121810224 DWG. LOC.: 1000015322 (VMT) 1532 8919
Scale: AS SHOWN
Date: 05/25/2019
Sheet: 19 of 30
5532SPD
11/6/19



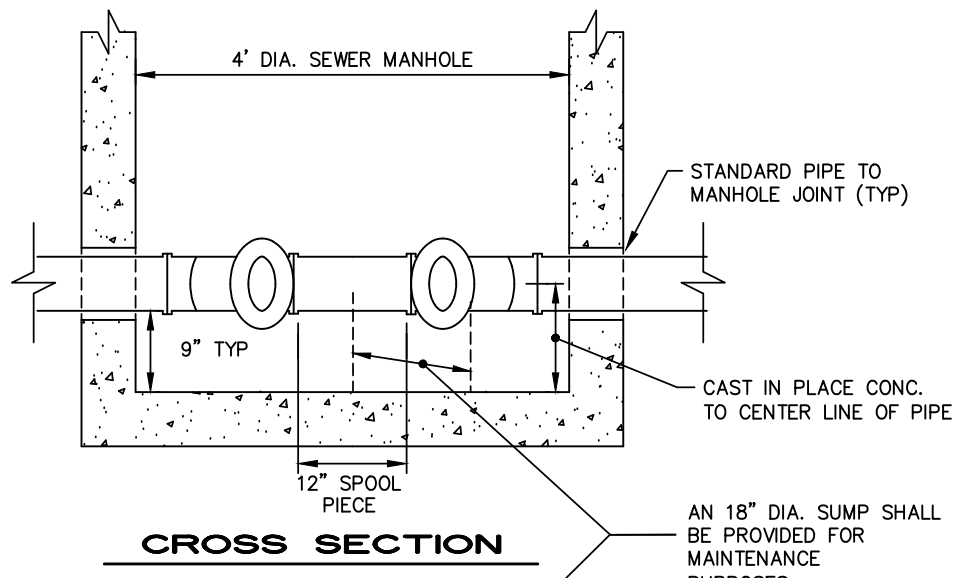
SECTION "B" - "B"
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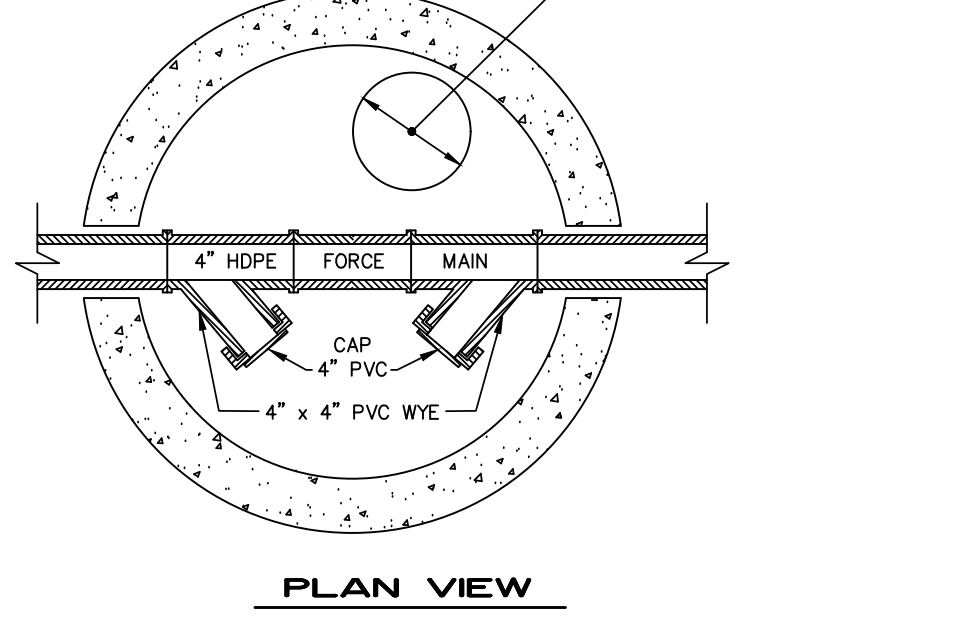
TYPICAL FORCE MAIN SECTION
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NOTE
HDPE FORCE MAIN SHALL CONFORM WITH ASTM D3035

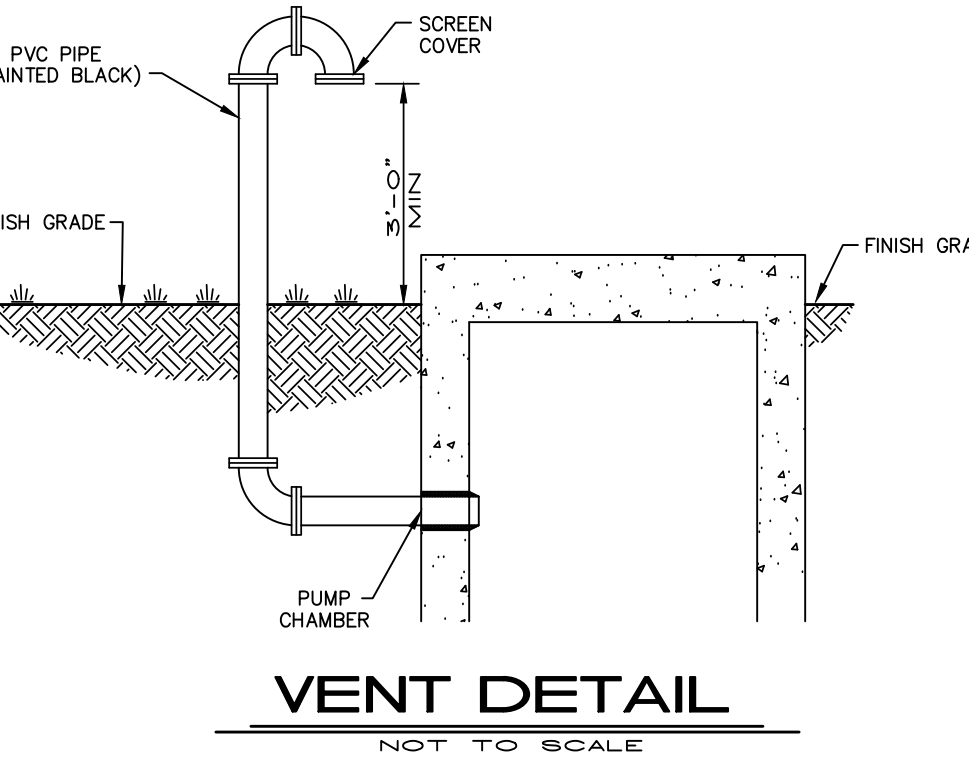
NOTE
FORCE MAIN TESTING SHALL BE IN COMPLIANCE WITH NHDES ENV-Wq 704.09



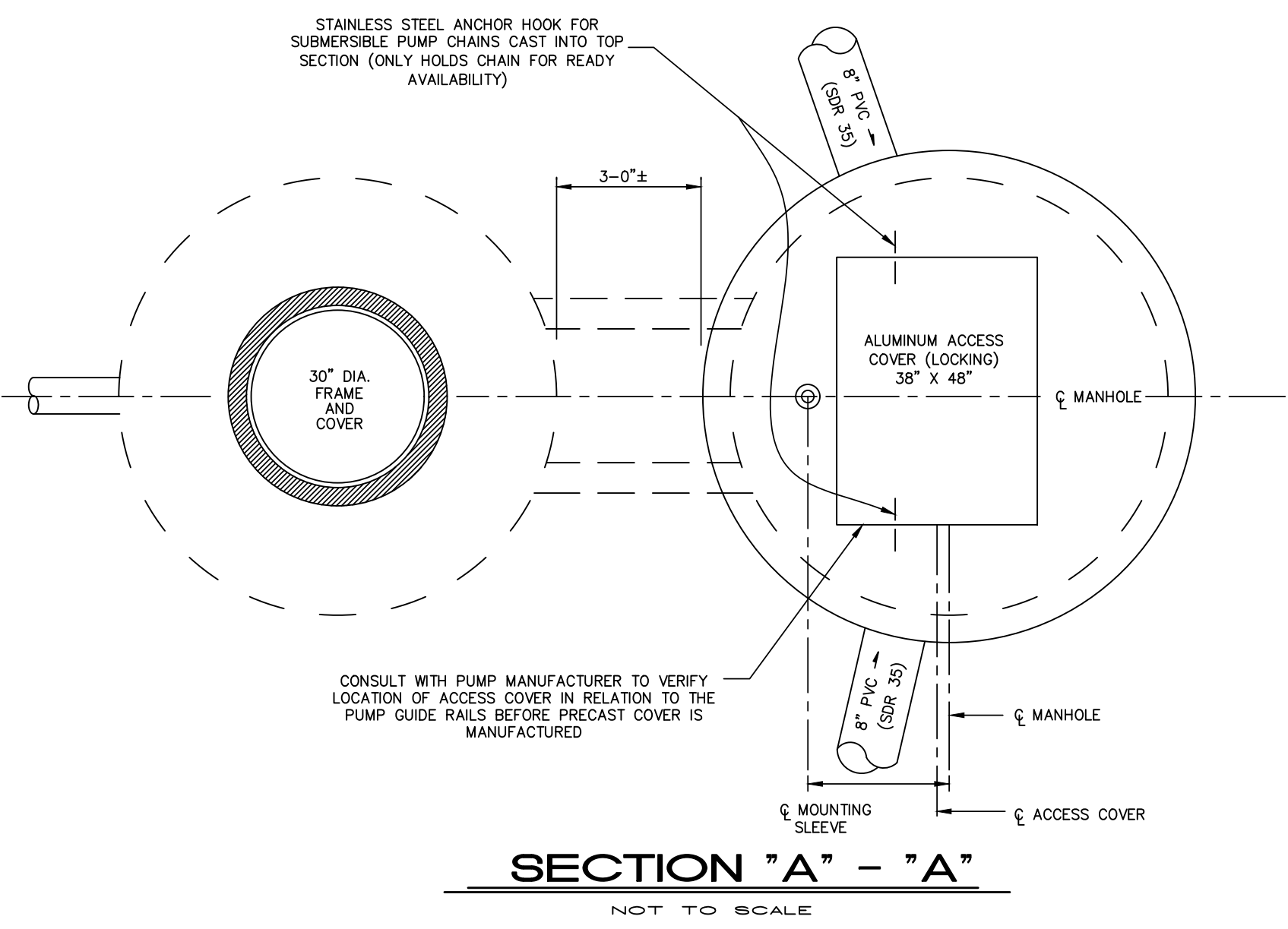
CROSS SECTION



FORCE MAIN CLEANOUT MANHOLE DETAIL
NOT TO SCALE



VENT DETAIL
NOT TO SCALE



SECTION "A" - "A"
NOT TO SCALE

GENERAL NOTES

- [A] GENERAL**
- THE CONTRACTOR SHALL FURNISH ALL PLANT, LABOR, EQUIPMENT, APPLIANCES AND MATERIALS. OBTAIN ALL NECESSARY PERMITS, PERFORM ALL OPERATIONS IN CONNECTION WITH THE SATISFACTORY INSTALLATION OF THE PUMP STATION AND INCIDENTAL WORK, AND COMPLETE THE INSTALLATION IN STRICT ACCORDANCE WITH THE SPECIFICATIONS, DRAWINGS, AND STANDARD DETAILS AND CONDITIONS OF THE CONTRACT. ALL WORK SHALL CONFORM TO THE REQUIREMENTS OF THE NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES, CODE OF ADMINISTRATIVE RULES, ENV-W 700.
- THE CONTRACTOR SHALL PROVIDE THE ENGINEER WITH FOUR (4) COPIES OF SHOP DRAWINGS OF THE FOLLOWING ITEMS FOR APPROVAL PRIOR TO CONSTRUCTION:
- (A) DETAILS ON INSTALLATION OF PUMPS AND PUMP PERFORMANCE CURVES.
 - (B) RAIL SYSTEMS AND QUICK DISCONNECT FITTING DATA.
 - (C) PIPING AND VALVES.
 - (D) CONTROL PANEL DATA AND STATION WIRING SCHEMATIC.
 - (E) PUMP CHAMBER STRUCTURE, ACCESS DOOR, AND VENT PIPING DATA.
- [B] MATERIALS**

1. **PUMP AND APPURTENANCES:** DUPLEX PUMPS SHALL BE BARNES SERIES 4X5HM, EXPLOSION PROOF, SOLIDS HANDLING PUMPS WITH A CAPACITY OF 225 GPM AGAINST A TDH OF 27.9 FEET. A SUBMERSIBLE TYPE ELECTRIC MOTOR OF 5 HP, 1,750 RPM, 208 VOLT, THREE PHASE, 60 HERTZ, THERMALLY PROTECTED AND UNDERWRITER LISTED FOR CLASS I, DIVISION I, HAZARDOUS AREAS SHALL BE FURNISHED FOR EACH PUMP. CONTRACTOR TO CONFIRM AVAILABILITY OF POWER PRIOR TO ORDERING PUMPS.
- THE PUMP STATION SHALL BE PROVIDED WITH A LIFTING WINCH WITH BRAKE, STAINLESS STEEL LIFTING CHAIN AND STAINLESS STEEL LIFTING RAIL ASSEMBLIES FOR REMOVAL OF THE PUMPS WITHOUT ENTRY INTO THE PUMP CHAMBER.
- AN UNDERWRITER LISTED DUPLEX CONTROL PANEL IN A NEMA 3R ENCLOSURE SHALL BE REMOTE MOUNTED IN THE MECHANICAL ROOM OF THE BUILDING. FLOAT SWITCHES SHALL BE WIRED INTO THE CONTROL PANEL FOR PUMP OFF, LEAD PUMP ON, LAG PUMP ON, AND ALARM WATER LEVELS. THE PUMPS SHALL OPERATE ALTERNATELY AND SHALL BE A MINIMUM OF TWELVE (12) INCHES WITH STAINLESS STEEL ANCHOR BOLTS AND ANGLE CONNECTIONS DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER IN NEW HAMPSHIRE.
- MANHOLE JOINTS SHALL BE SEALED IN AN APPROVED MANNER AND SUBJECT TO THE SAME WATER TIGHTNESS TESTS AS REQUIRED FOR SEWER MANHOLES. AN ACCESS COVER WITH LOCK, APPROVED BY THE ENGINEER, SHALL BE CAST INTO THE TOP SLAB AS SHOWN ON THE PLANS. MANHOLE SHALL BE TESTED USING EXFILTRATION METHOD ACI 350.1 METHOD SST-NM.
- OPENINGS FOR PIPES AND OTHER APPURTENANCES SHALL BE CAST OR CORED BY THE MANUFACTURER AND FURNISHED WITH AN APPROVED PIPE TO MANHOLE JOINT.

2. **PIPE FITTINGS AND APPURTENANCES:** ALL PIPING AND FITTINGS SHALL BE SCHEDULE 40, POLYVINYL CHLORIDE OR DUCTILE IRON, CLASS 53, AS SHOWN ON PLANS.
3. **PUMP CHAMBER:** THE PUMP CHAMBER SHALL BE PRECAST, REINFORCED CONCRETE WITH 6 INCH MINIMUM WALLS. THE CEILING AND FLOOR THICKNESS SHOULD BE A MINIMUM OF 8 INCHES AND DESIGNED BY A STRUCTURAL ENGINEER FOR H-20 LOADING. THE BASE SLAB SHOULD BE A MINIMUM OF TWELVE (12) INCHES WITH STAINLESS STEEL ANCHOR BOLTS AND ANGLE CONNECTIONS DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER IN NEW HAMPSHIRE.
4. **VALVE MANHOLE:** THE VALVE MANHOLE SHALL BE PRECAST REINFORCED CONCRETE, 6'-0" INSIDE DIAMETER, WITH 6 INCH MINIMUM WALLS AND FLOOR. THE CEILING THICKNESS SHOULD BE A MINIMUM OF 8 INCHES AND DESIGNATED FOR H-20 LOADING WITH A 30 INCH DIAMETER FRAME AND COVER.

- VALVE MANHOLES SHOULD MEET THE DESIGN REQUIREMENTS OF SANITARY MANHOLES. OPENINGS FOR PIPES AND OTHER APPURTENANCES SHALL BE CAST OR CORED BY THE MANUFACTURER AND FURNISHED WITH AN APPROVED PIPE TO MANHOLE JOINT.
5. **PUMP CHAMBER COVER:** THE PUMP CHAMBER COVER SHALL BE A STANDARD SINGLE ALUMINUM COVER WITH A LOADING CAPACITY OF 300 LBS/SF AND CLEAR OPENING SHALL BE 38" X 48". HINGES SHALL BE STAINLESS STEEL HARDWARE AND LOCKING MECHANISM. SIGN ON UNDERSIDE OF ACCESS DOOR TO READ, "WARNING, HAZARDOUS AREA, ENTER ONLY WITH PROPER EQUIPMENT".
 6. **UTILITIES:** THIS WORK SHALL CONSIST OF PROVIDING ALL REQUIRED PUBLIC UTILITY SERVICES AND CONNECTIONS AS SHOWN ON THE DRAWINGS AND SPECIFIED HEREIN. ELECTRICAL SERVICE SHALL BE PROVIDED, AS REQUIRED, TO RESULT IN A FULLY OPERABLE SYSTEM.

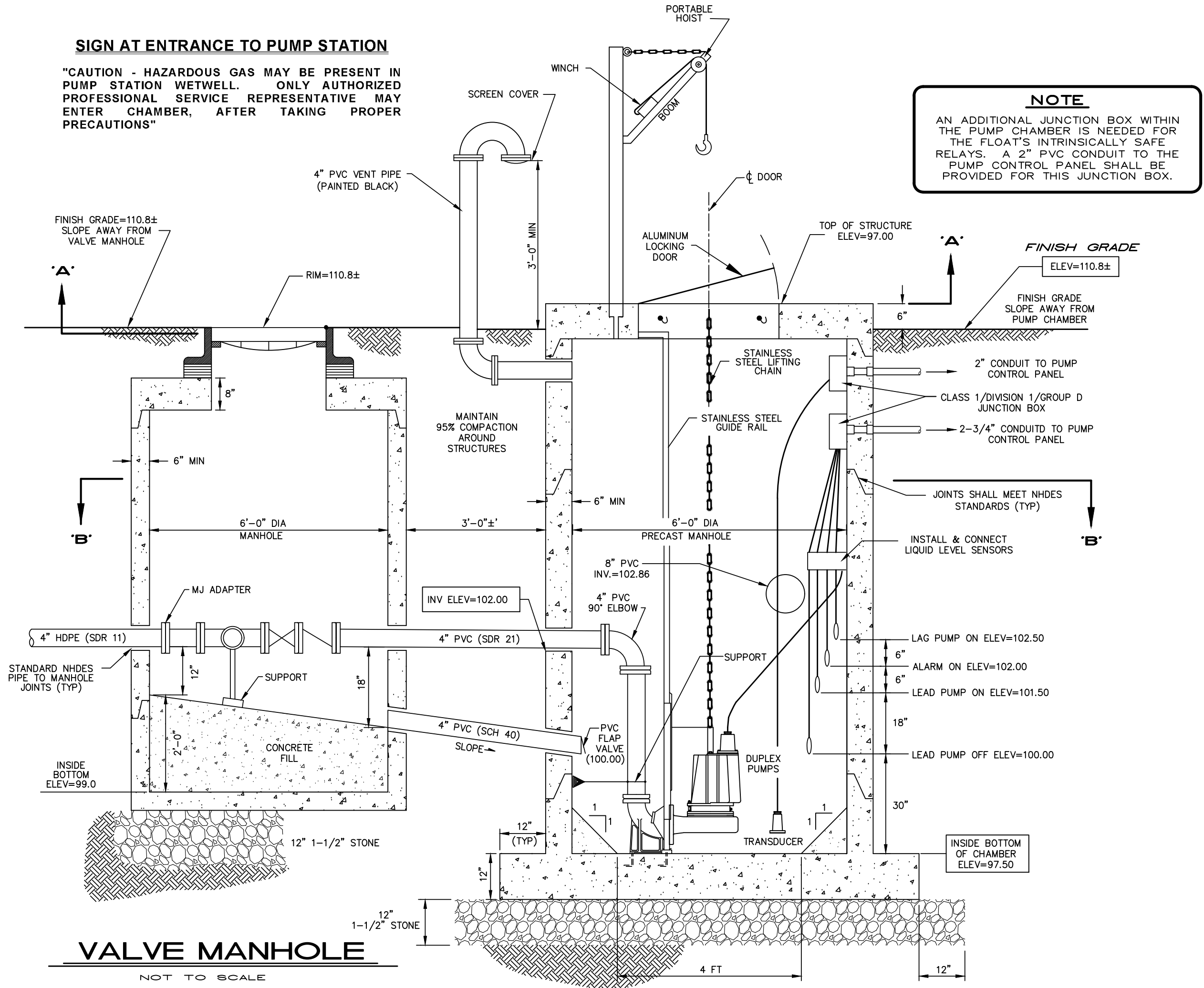
7. **FIELD ACCEPTANCE TEST:** AFTER INSTALLATION OF THE EQUIPMENT AND AFTER COMPLETION OF THE SERVICES OF THE MANUFACTURER'S REPRESENTATIVE, THE CONTRACTOR SHALL CONDUCT A FIELD ACCEPTANCE TEST AS DIRECTED BY THE ENGINEER. FOUR (4) COPIES OF INSTALLATION AND OPERATION MANUALS FOR ALL ELECTRICAL AND MECHANICAL COMPONENTS SHALL BE PROVIDED.
- ALL FINAL ADJUSTMENTS NECESSARY TO PLACE THE EQUIPMENT IN SATISFACTORY ORDER SHALL BE MADE AT THE TIME OF THE ABOVE TEST.
- ALL LABOR AND MATERIALS NECESSARY FOR THE TEST, INCLUDING WATER, SHALL BE FURNISHED BY THE CONTRACTOR.
- AFTER INSTALLATION, ALL PIPING SHALL BE TESTED FOR TIGHTNESS IN AN APPROVED MANNER. SHOULD LEAKS BE FOUND, FAULTY JOINTS SHALL BE REPAIRED, EVEN TO THE EXTENT OF DISASSEMBLING AND REMARKING THE JOINT. ALL DEFECTIVE PIPES AND FITTINGS SHALL BE REMOVED AND REPLACED IN A MANNER SATISFACTORY TO THE ENGINEER.

8. **GUARANTEE:** THE PUMP STATION SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR FROM THE DATE OF ACCEPTANCE BY THE ENGINEER.
9. **FLOOD ELEVATION:** THE NEAREST FEDERAL EMERGENCY MANAGEMENT AGENCY MAPPED SPECIAL FLOOD HAZARD AREA ZONE AE IS 4,700 SOUTH EAST OF THE PROPERTY AT THE BRIDGE OVER THE LITTLE RIVER ON RTE 111A. ELEVATION OF 47.6 FT (NGVD29) MAP No. 33015C0401E, EFFECTIVE DATE: 05/17/05.

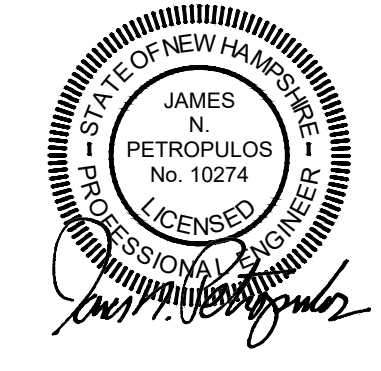
10. **ELECTRICAL SYSTEM:** ELECTRICAL SYSTEMS AND COMPONENTS INCLUDING MOTORS, LIGHTS, CABLE, CONDUITS SWITCH BOXES, AND CONTROL CIRCUITS IN ENCLOSED OR PARTIALLY ENCLOSED SPACES WHERE FLAMMABLE MIXTURES OCCASIONALLY MAY BE PRESENT, INCLUDING RAW SEWAGE WET WELLS, SHALL BE CERTIFIED BY THEIR MANUFACTURER AS:
 - (A) COMPLYING WITH THE NEC REQUIREMENTS ADOPTED BY REFERENCE IN THE STATE BUILDING CODE PURSUANT TO RSA 155-A:1.IV, FOR CLASS 1, DIVISION 1 LOCATIONS, OR
 - (B) BEING RATED FOR CLASS 1 DIVISION 2 REQUIREMENTS WHERE MECHANICAL VENTILATION IS PROVIDED IN ACCORDANCE WITH THE NFPA AS ADOPTED IN THE STATE FIRE CODE IN SAF-C 6000.
11. OWNER SHALL SUBMIT PUMP STATION O&M MANUAL TO DES WITHIN 60 DAYS FOLLOWING COMPLETION OF PUMP STATION CONSTRUCTION. O&M MANUAL SHALL PROVIDE INFORMATION AND GUIDANCE FOR PUMP STATION OPERATION AND MAINTENANCE.
12. AN EMERGENCY GENERATOR SHALL BE PROVIDED FOR THE SEWER PUMP STATION, SUFFICIENT ON-SITE FUEL STORAGE SHALL BE PROVIDED TO ALLOW PUMP STATION OPERATION FOR AT LEAST 96 HOURS AT AVERAGE FLOW DESIGN CONDITIONS OR 48 HOURS OPERATION AT PEAK FLOW DESIGN CONDITIONS, WHICHEVER IS GREATER (PER ENV-Wq 705.11 (b)).
13. OWNER CONTACT INFORMATION:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, SUITE 610
NASHUA, NH 03063
ATTN: THOMAS F. MONAHAN
(603) 880-0502
thomasmonahan@hotmail.com

SIGN AT ENTRANCE TO PUMP STATION

"CAUTION - HAZARDOUS GAS MAY BE PRESENT IN PUMP STATION WETWELL. ONLY AUTHORIZED PROFESSIONAL SERVICE REPRESENTATIVE MAY ENTER CHAMBER, AFTER TAKING PROPER PRECAUTIONS"



VALVE MANHOLE & PUMP CHAMBER DETAIL
NOT TO SCALE



APPROVED EXETER PLANNING BOARD

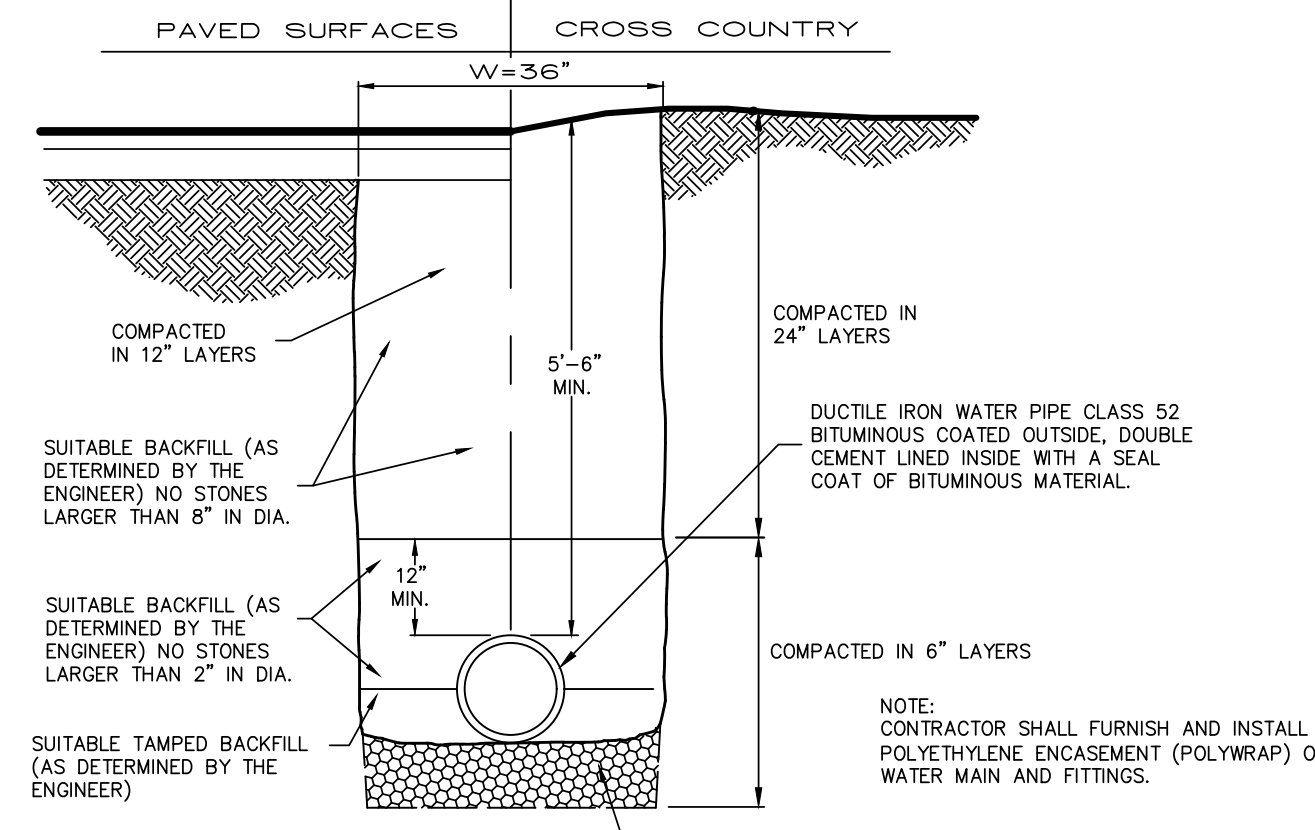
CHAIRMAN _____ DATE _____

NO.	DATE	REVISION
1	01/17/20	ADDRESS PLANING BOARD COMMENTS
2	05/06/20	ADDRESS COMMERCIAL BUILDINGS
3	04/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	01/17/20	ADDRESS NHDES COMMENTS
5	08/11/20	ADDRESS TOWN REVIEW COMMENTS

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 880-0502

DETAIL SHEET - SEWER PUMP STATION LOTS 6 & 7 (MAP 47)
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

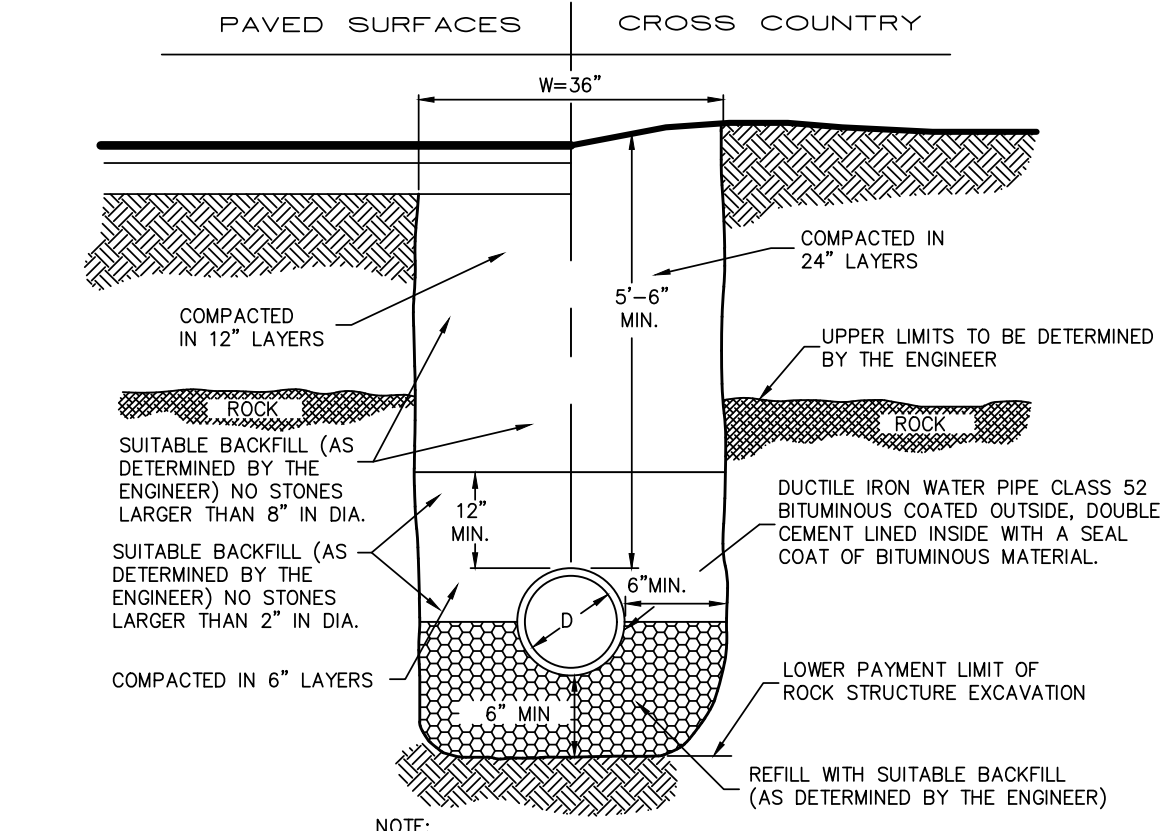
DATE: 11/06/2019
SCALE: AS SHOWN
DATE: 11/06/2019
SHEET: 21 OF 30
PROJECT: 5532SPP
DWG: 5532SPP19-DET 2



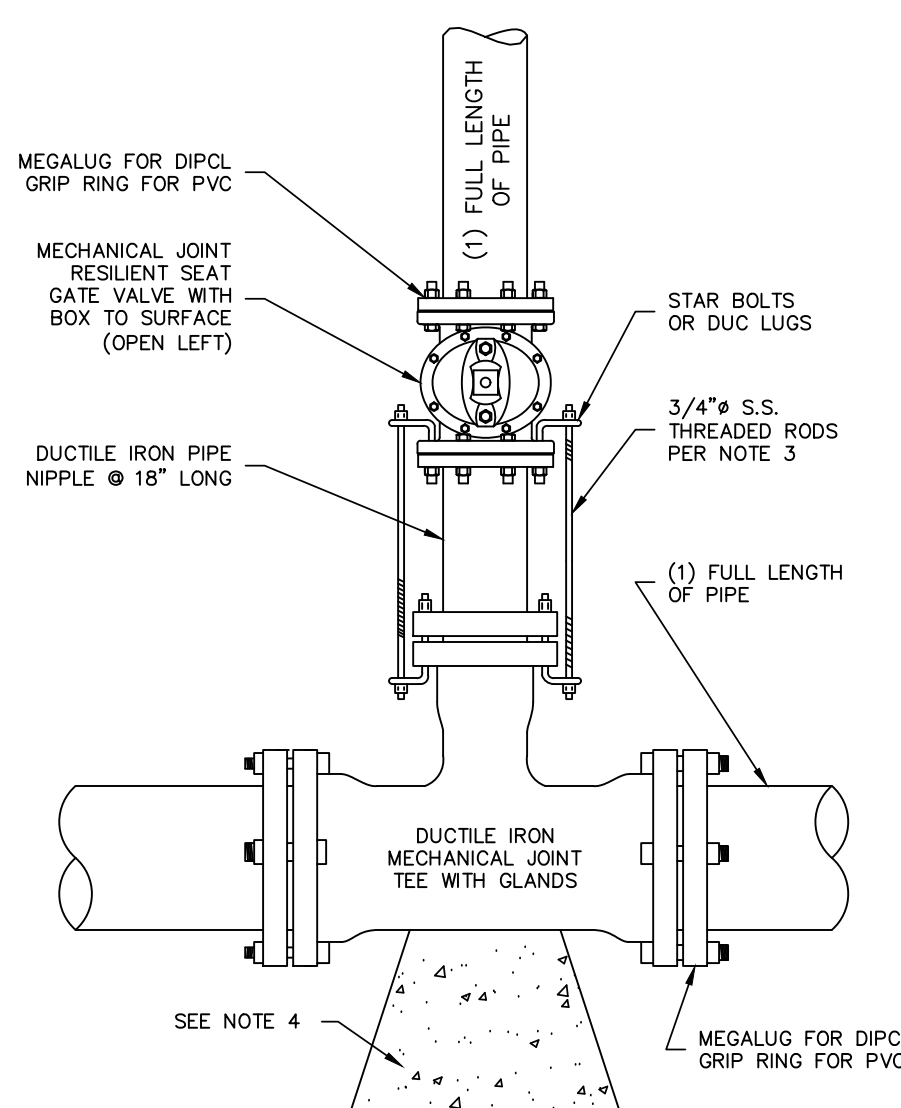
TYPICAL TRENCH SECTION

TRENCH LEDGE QUANTITIES-METHOD OF MEASUREMENT

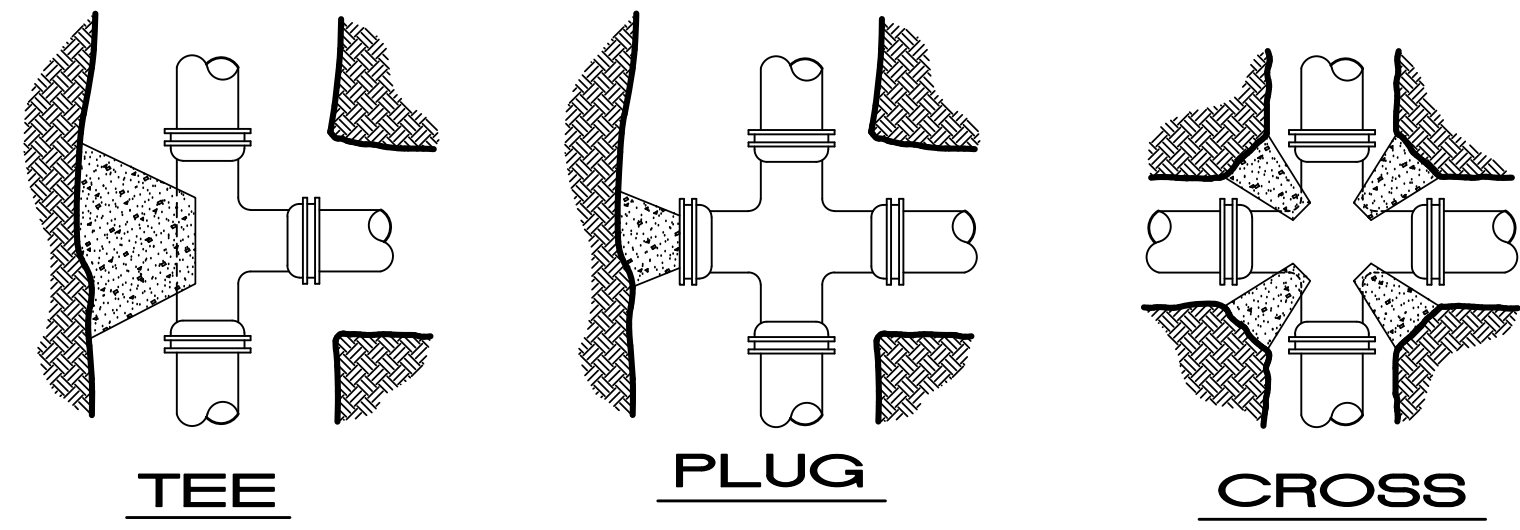
- PIPES: PAY LIMITS FOR LEDGE ENCOUNTERED IN PIPE CONSTRUCTION SHALL BE MEASURED AS FOLLOWS:
 VERTICALLY: VERTICAL PAY LIMITS SHALL BE 6" BELOW PIPE TO LEDGE AS DETERMINED BY THE ENGINEER.
 HORIZONTALLY: HORIZONTAL PAY LIMITS SHALL BE EQUAL TO "W" AS SPECIFIED IN THE TRENCH SECTION.
 NO PAYMENT WILL BE MADE FOR ANY OVERBREAKAGE BELOW OR BEYOND THE LIMITS SPECIFIED.



TYPICAL TRENCH SECTION LEDGE CONSTRUCTION



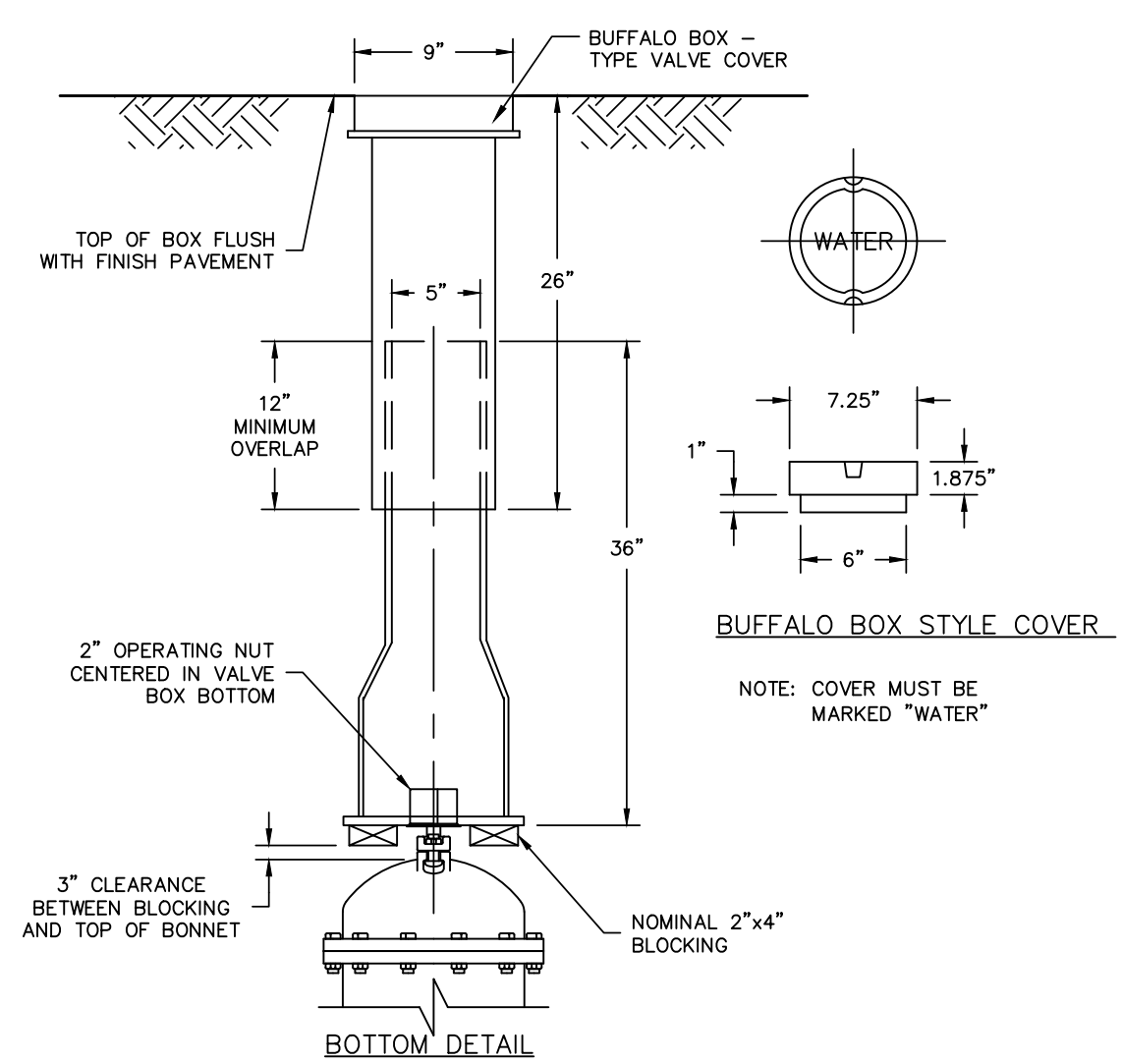
TYPICAL TEE INSTALLATION



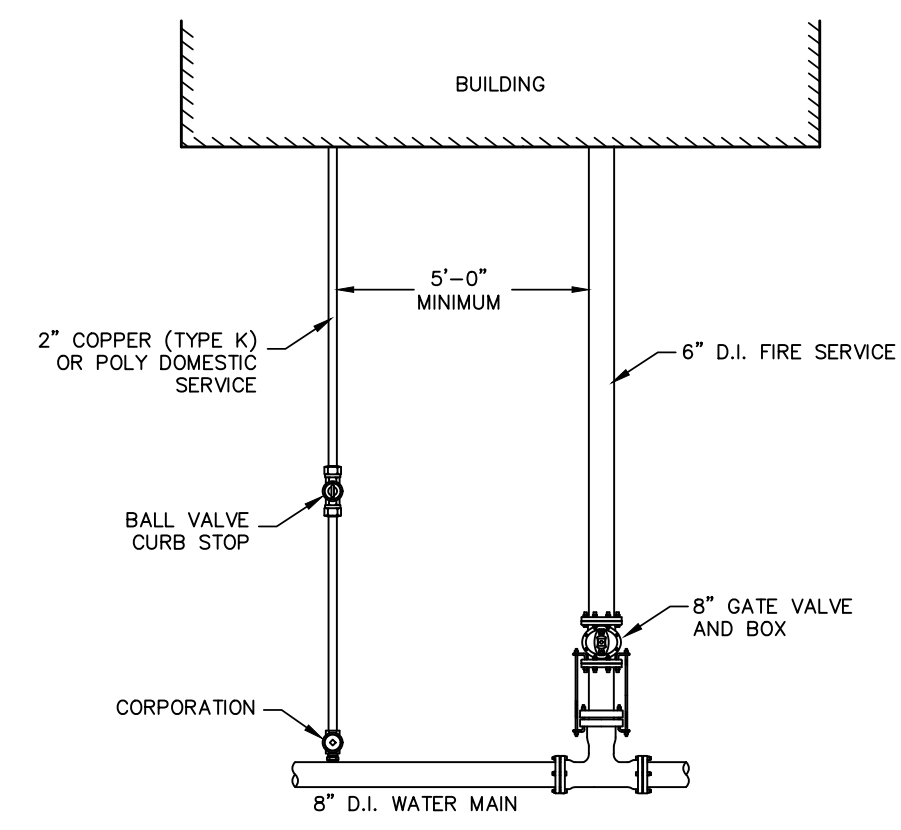
TYPICAL BLOCKING ARRANGEMENTS

PIPE SIZE	GENERAL DATA FOR BLOCKING STANDARD FITTINGS					
	PLUG	TEE	90° BEND	45° BEND	22-1/2° BEND	11-1/4° BEND
4"	1.00	1.00	1.50	1.00	1.00	1.00
6"	2.50	2.50	3.00	2.00	1.00	1.00
8"	4.00	4.00	5.50	3.00	1.50	1.00
10"	6.00	6.00	8.50	5.00	2.50	1.50
12"	9.00	9.00	12.50	7.00	3.50	2.00
14"	12.00	12.00	16.50	9.00	5.00	2.50
16"	15.50	15.50	22.00	12.00	6.00	3.00
18"	19.50	19.50	27.50	15.00	8.00	4.00
24"	32.00	32.00	48.50	26.50	13.50	7.00
30"	50.00	50.00	76.00	41.00	21.00	11.00

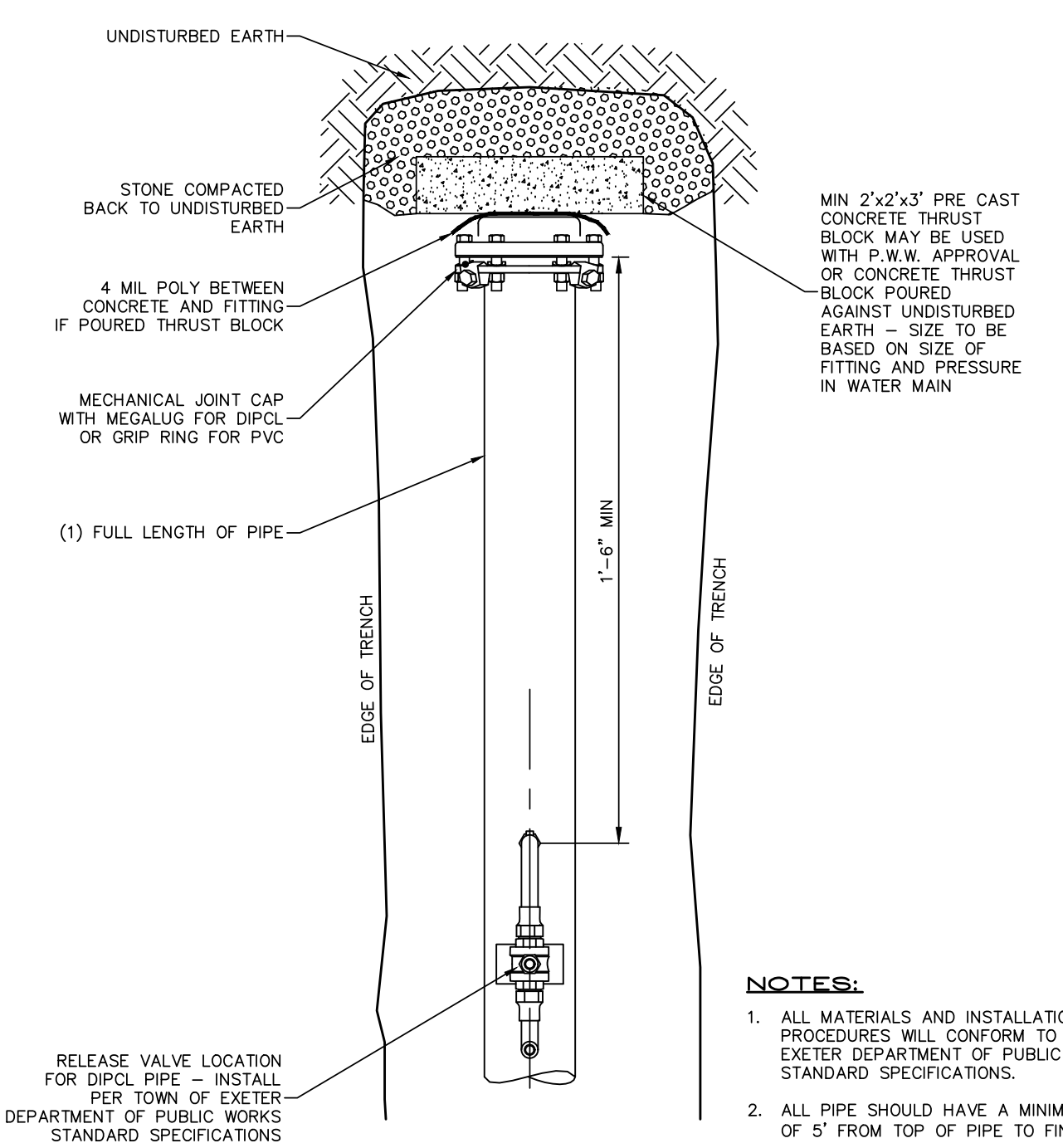
NOTE: MINIMUM SURFACE AREAS SHALL BE INCREASED BY 50% IF DETERMINED NECESSARY BY THE ENGINEER.



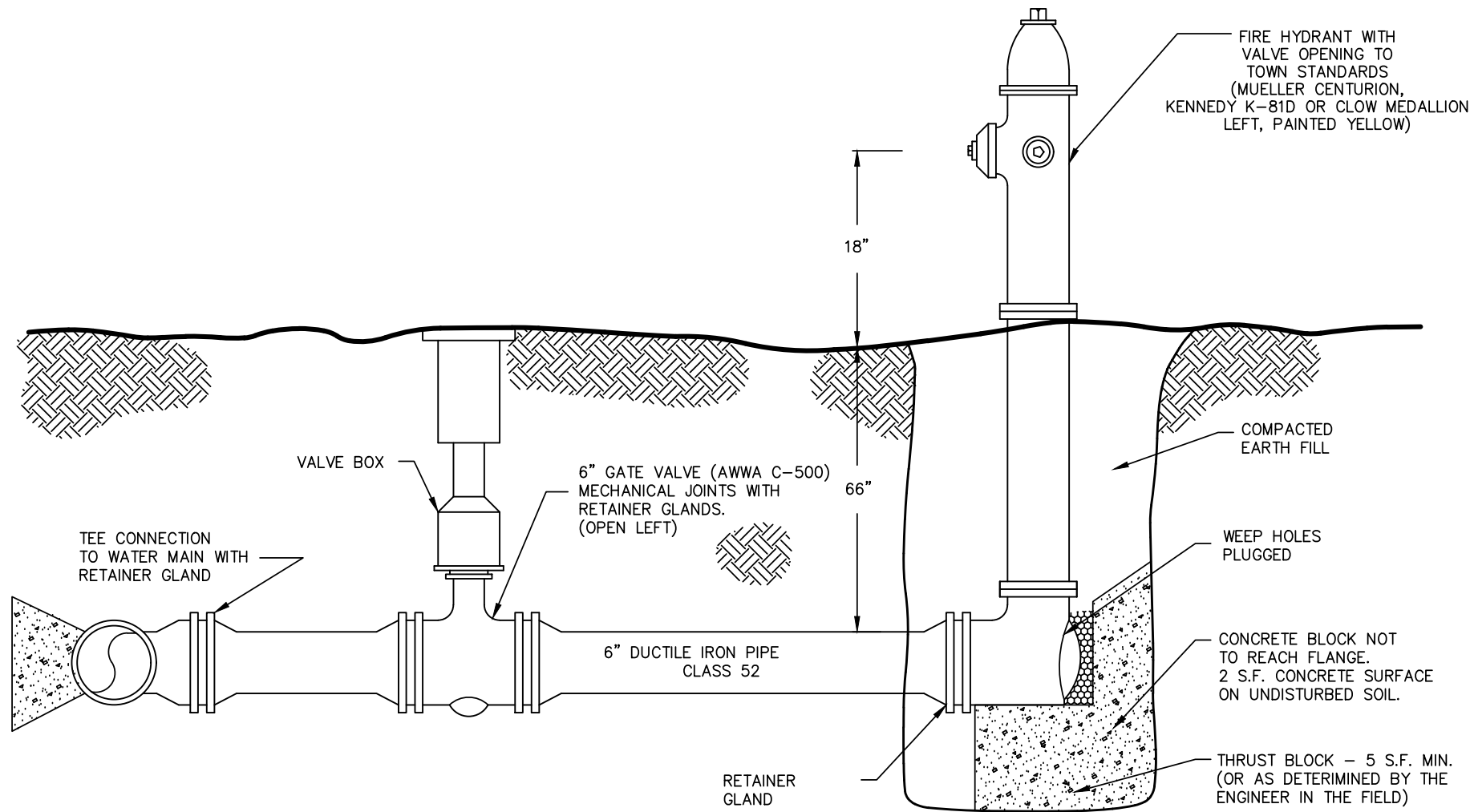
TYPICAL VALVE BOX DETAIL



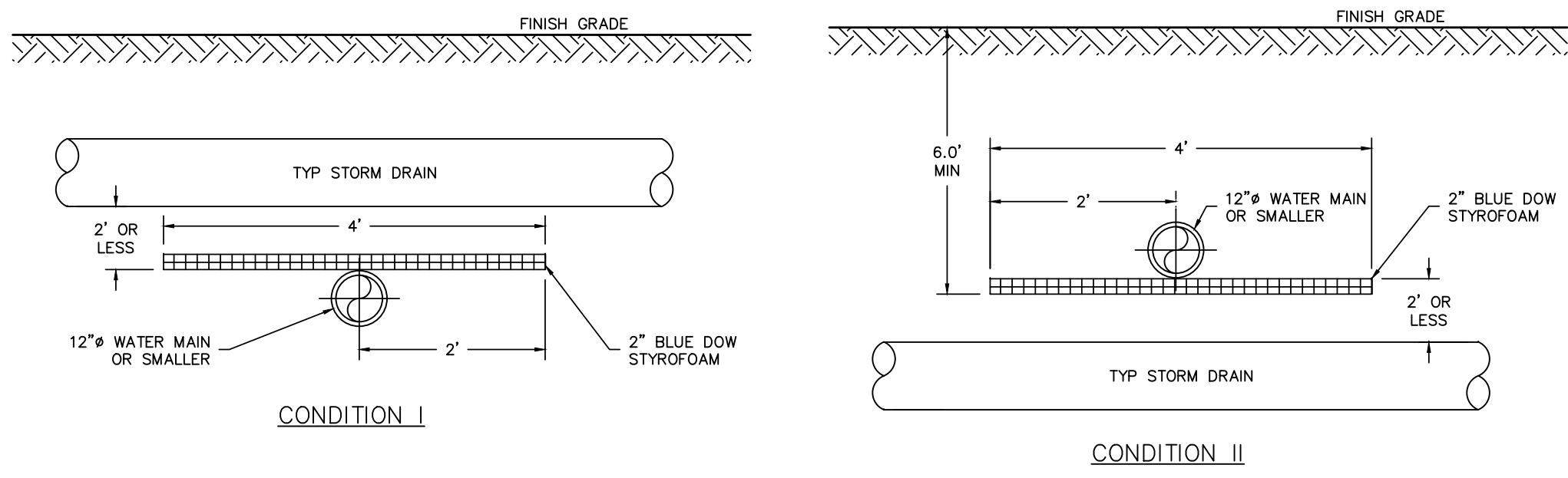
WATER SERVICE CONNECTION DETAIL



TYPICAL END OF MAIN WITH BLOWOFF ASSEMBLY



TYPICAL DETAIL FIRE HYDRANT INSTALLATION



STORM DRAIN/WATER MAIN INTERSECTING RUNS-ELEV. VIEW

APPROVED EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

NO.	DATE	REVISION
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS
2	04/06/20	ADDRESS SHEET COMMENTS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
4	06/12/20	REVISE COMMERCIAL BUILDING
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS

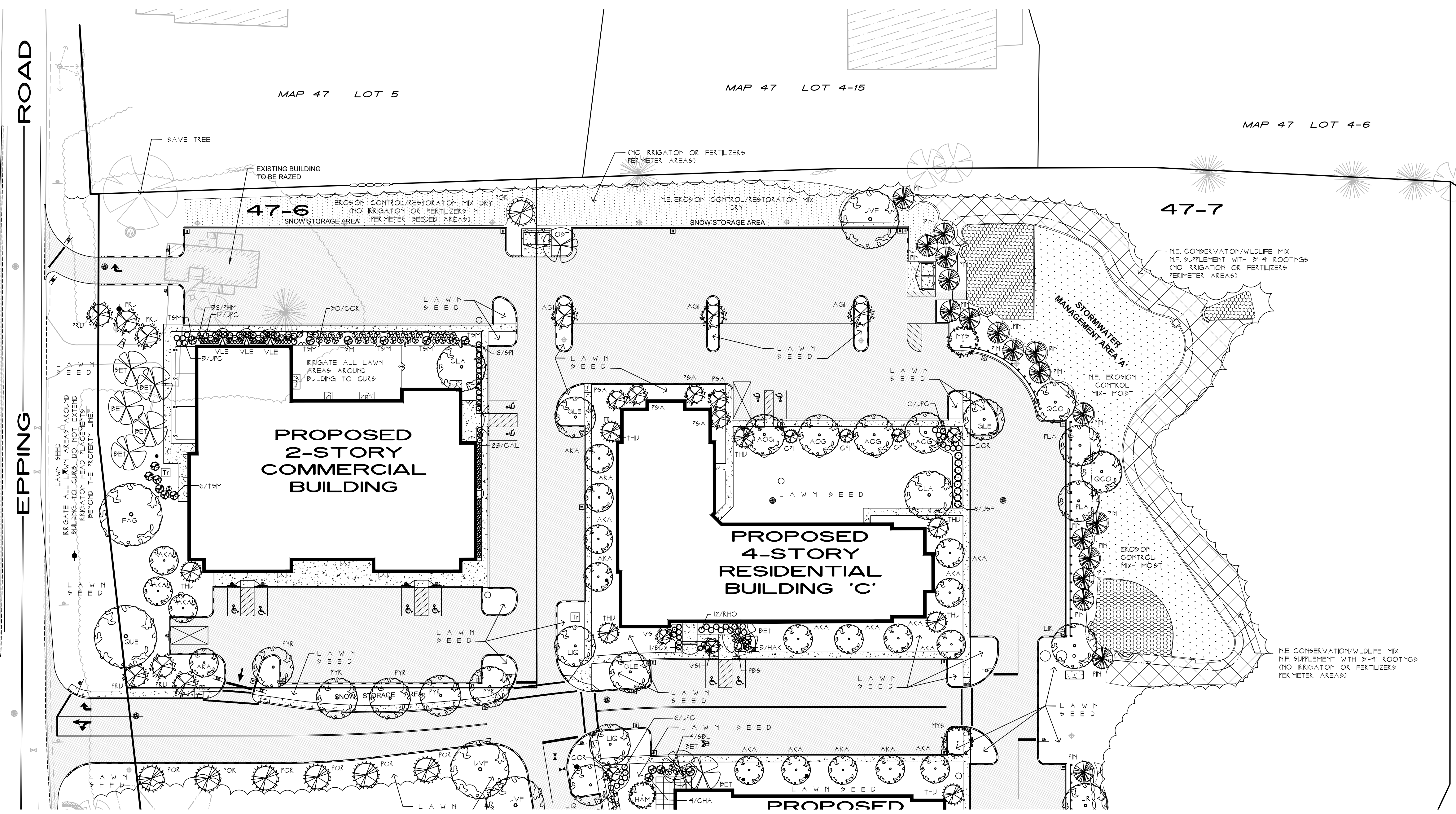
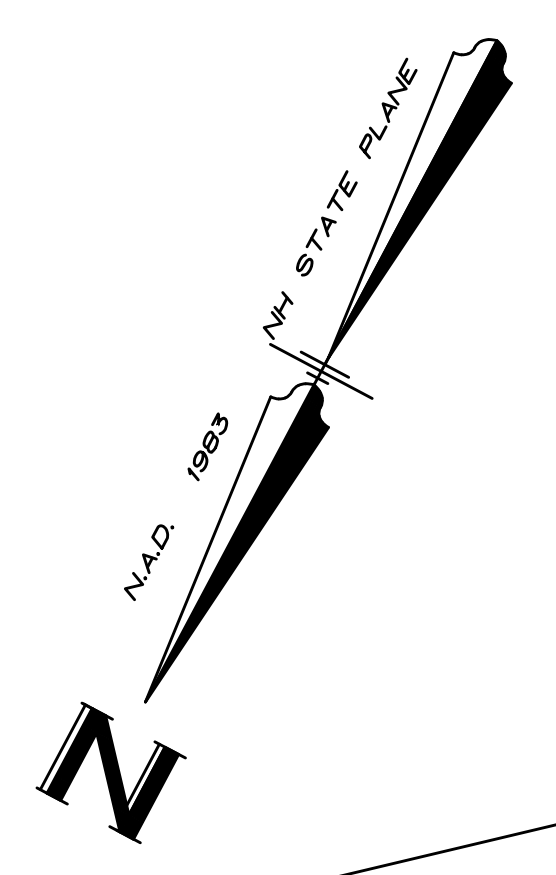
PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

DETAIL SHEET 47 - WATER LOTS 6 & 7
GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

DATE: 22 OF 30
 SHEET: 5532SP19-DET 1
 FIELD BOOK: 121810224 DWG. LOC.: 1900015532.DWG/LS432 8919
 Scale: AS SHOWN
 DATE: 16 NOVEMBER 2019



HSI Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 3 Cowardin Drive, Middlebury, Vermont
 No. 1000015532.DWG/LS432 8919
 (603) 863-2057
 www.haynerswanson.com



SEE SHEET 24 OF 30

SHRUB SPECIES	SIZE
BLACK CHOKEBERRY (ARONIA MELANOCARPA)	#1 POTS
ARROWOOD (VIBURNUM DENTATUM)	#1 POTS
WINTERBERRY (ILEX VERTICILLATA)	#1 POTS
ALTERNATE-LEAVED DOGWOOD (CORNUS-ALTERNIFOLIA)	#1 POTS

APPROVED
EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

PREPARED BY:
BLACKWATER DESIGN
PHONE: (603) 688-6590 FAX: (603) 688-6506
Land Planning - Landscape Architecture
85 Frost Lane - Webster, NH 03303

LANDSCAPE PLAN,
(MAP 47, LOTS 5 & 7)
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

CASE No. 19-16

NO.	DATE	REVISION	BY
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS	JNP
2	04/06/20	ADDRESS NHDES COMMENTS	JNP
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS	JNP
4	06/12/20	REVISE COMMERCIAL BUILDING	JNP
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS	JNP

FIELD BOOK: 12180224 DWG. LOC.: 10000\5532\DWG\5532_89P19
DWG: 5532SPP-LS41 Scale: 1" = 40'
23 OF 30 5532SPP Date: 16 NOVEMBER 2019
Sheet: P19 Number:

SEE SHEET 23 OF 30

BUILDING 'C'

PROPOSED 4-STORY RESIDENTIAL BUILDING 'B'

PROPOSED 4-STORY RESIDENTIAL BUILDING 'A'

47-7

MAP 41 LOT 1

MAP 47 LOT 7-1

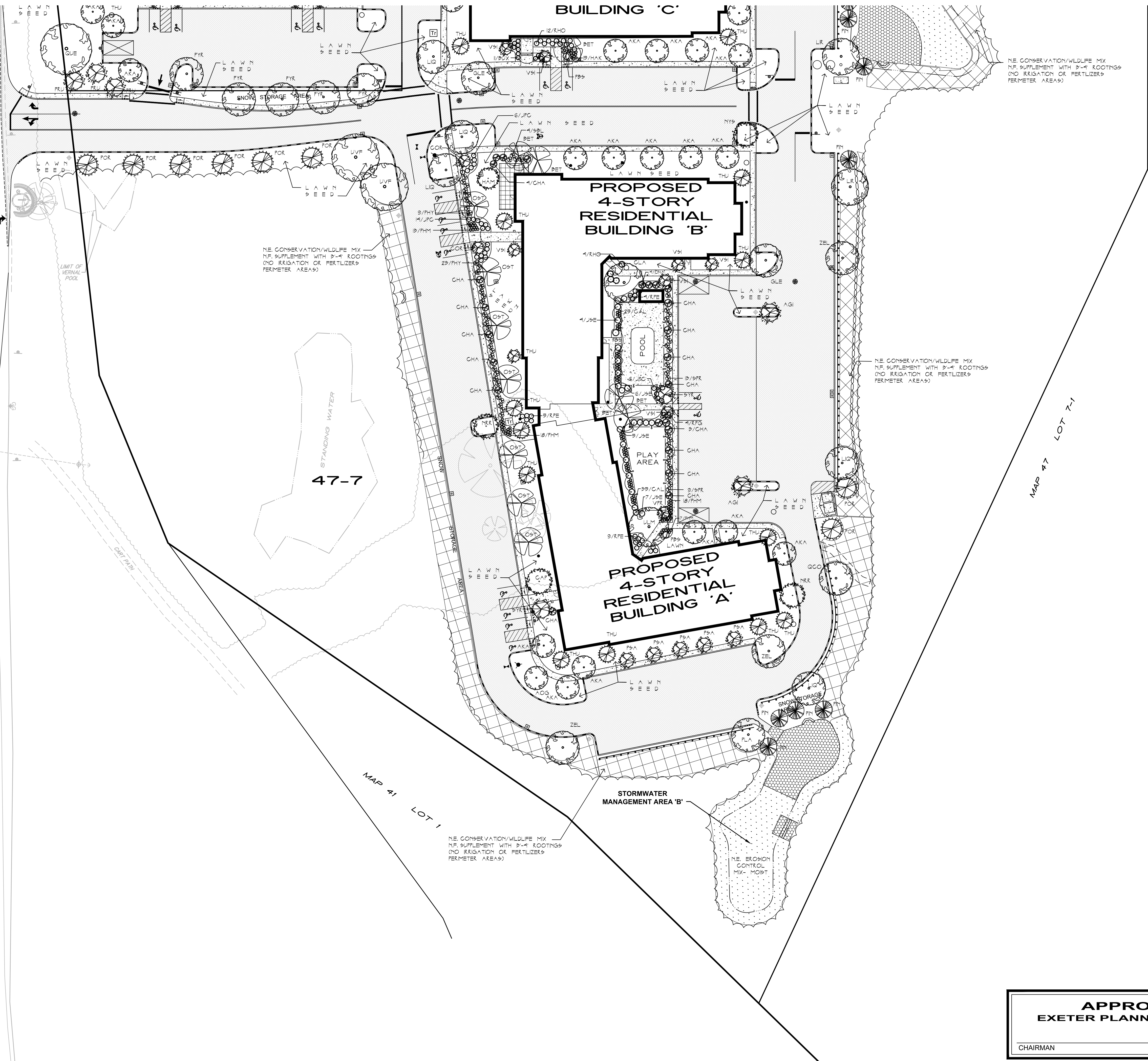
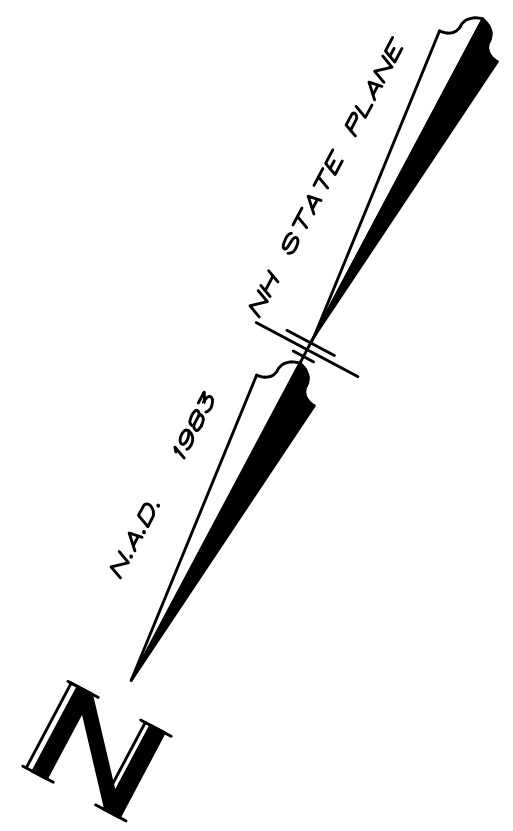
EPHING ROAD

CRONIN RD.

MAP 40 LOT 9

MAP 40 LOT 11

(SEE NOTE BELOW)



NE CONSERVATION/WILDLIFE MIX
N.F. SUPPLEMENT WITH 2"-4" ROOTINGS
(NO RIGIGATION OR FERTILIZERS
PERIMETER AREAS)

NE CONSERVATION/WILDLIFE MIX
N.F. SUPPLEMENT WITH 2"-4" ROOTINGS
(NO RIGIGATION OR FERTILIZERS
PERIMETER AREAS)

NE CONSERVATION/WILDLIFE MIX
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(NO RIGIGATION OR FERTILIZERS
PERIMETER AREAS)

NE CONSERVATION/WILDLIFE MIX
N.F. SUPPLEMENT WITH 2"-4" ROOTINGS
(NO RIGIGATION OR FERTILIZERS
PERIMETER AREAS)

NE EROSION CONTROL MIX MOST

APPROVED
EXETER PLANNING BOARD
CHAIRMAN _____ DATE _____

PREPARED BY:
BLACKWATER DESIGN
PHONE (603) 688-6590 FAX (603) 688-6506
Land Planning - Landscape Architecture
85 Frost Lane - Webster, NH 03303

LANDSCAPE PLAN,
(MAP 47, LOTS 5 & 7)
GATEWAY AT EXETER
170 EPPING ROAD
EXETER, NEW HAMPSHIRE

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 880-0502

NO.	DATE	REVISION
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS
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5	08/11/20	REVISE COMMERCIAL BUILDINGS

FIELD BOOK: 12181224 DWG. LOC.: 1000015332.DWG/LS32 89P19
DWG: 8532SPP19-LS41 Scale 1" = 40'
24 OF 30 5532SPP Date 16 NOVEMBER 2019
Sheet # 19

General Specifications

- The contractor shall at his expense furnish all the materials, supplies, machinery, equipment, tool, superintendent, labor, insurance, & other accessories and services necessary to complete the said project within the unit costs stated within the bid price.
- The work to be done under this contract is as shown and described on the drawings. Each bidder shall make a careful examination of the plans and specifications (the plan shall dictate quantities) and acquaint himself with all conditions before making his proposal. He will be held responsible for errors in his proposal resulting from his failure to make such an examination. All bidders shall visit the site and inform themselves of all conditions.
- The bids shall be based on materials and equipment complying with the drawings and the specifications. The contractor shall be responsible under this contract price, for furnishing and installing materials conforming to the bid items. Under no circumstances may a species 'hybrid' be substituted or size changed without written consent of the landscape architect.
- The contractor shall be responsible for the protection of such existing utilities as water mains, sewer systems, gas mains, electrical conduits, telephone lines and any other utilities and if any damage or destruction may occur to these utilities, he shall be responsible for their repair and/or replacement at his expense.
- The contractor shall make payment for all damages to buildings, structures, trees, shrubs and/or any other property outside the construction area or located within those limits but not designated for removal or reconstructed providing such damage shall result from accident caused by negligence for which the contractor shall be legally liable.
- If additional labor and/or materials is requested or required, the contractor shall submit a price to the owner. If the owner approves the price he shall prepare a change order for approval and signature. The contractor shall not proceed without a written authorization from the owner for the additional work. If the contractor proceeds with the additional work without this authorization he shall forfeit any claim for additional compensation.
- The landscape architect shall reserve the right to inspect the project work at any time deemed necessary to insure that the specifications and plans and any other contract documents are being followed.
- The L.A. shall have the right to reject any plant on-site based upon condition, size, or incorrect species or hybrid. LA must be contacted prior to install, to inspect materials delivered to the site, and to insure that soil amendments, bark mulch, roof ballast, etc. are to the written specifications.
- All seeded areas shall receive a minimum 6" topsoil blanket (by site contractor) w/site preparation, raking and general clean up prior to application. Operations shall include a preemergence type herbicide, 12-25-12 granular fertilizer @ 10 lbs./1000 sf., and pelletized limestone @ 25 lbs./1000 sf power raked into the top 2" of soil prior to hydro-seeding. Ratios & application rates may change based upon the required soil analysis.
- Contractor is responsible for establishing a thick, weed free lawn. Seed shall be spread @ 4lbs./1000. Lawn germination shall be 95% free of noxious weeds for acceptance. Define differences in seed mixes (if applicable) with irrigation flagging until 2nd mowing. Site review by LA is required.

- Review of the installed irrigation system by the designer is required prior to release of final payment.
- Hydroseeding operations shall be a one part process with a paper fiber mulch; a tackifier shall be applied on all slopes greater than 3:1, Excelsior Drainage mat shall be applied to all 2:1 slopes and drainage swales per plan.
- Contractor shall maintain, from acceptance date, the lawn areas through the first mowing. Contractor is not responsible for the first mowing.
- All plant materials shall be installed in accordance with A.L.C.C. Trees and shrubs shall have appropriate soil mixtures, fertilizer and soil retention granules.
- If the soil conditions are extremely sandy, all trees shall have a 6" layer of compacted topsoil (verify with Landscape Architect) placed in the base of the plant pit as a moisture retention layer. The plant pit sidewalls shall be over excavated by an additional 12" beyond the normal outside radius of the hole. A topsoil planting mixture shall be used to backfill as per spec # 22.
- Landscape architect shall have the right to reject and have ground removed any plant material not of proper size or of weak quality, ie. thin, no lower branching, etc. Contractor must submit shipping lists (billing invoices) for verification, prior to installation.
- All plant material shall be guaranteed for a period of one (1) year from date of installation. Any material which dies or does not show a healthy appearance within this time shall be replaced at the contractors expense; with same warranty requirements as the original. Warranty does not cover loss due mechanical damage, ie. snow storage. Contractor should protect susceptible species from insect infestation. Use a liquid systemic application on birch, etc.
- Plant beds and saucers vary in dia. (refer to dwg). Trees and shrubs shall receive a 4" (settled) covering of pine/hemlock bark mulch; saucer diameters per drawing & details. Deciduous trees shall have a 6' dia. saucer (typ.), evergreen trees shall have a saucer 2' min. beyond it's outer branches. All edges shall have a 'V' groove.
- All B&B material which are encased in wire baskets shall have the wires cut loose and the top third removed prior to backfill operation.
- If road base is encountered in any plant bed areas, ie. parking islands, it shall be removed and suitable amended soil installed per drawings and specifications.
- Soil planting mixture shall be a 6%-10% organic topsoil, amended with 10% wood ash, 10% peat moss, & 30% peat moss or incorporate a dehydrated compost material. If planting in sand, gravel or other well drained soils, a 50% peatmoss to excavated soil. Other soil amendments shall include; Agriform tablets, Hydro-Gel or equal, and Roots growth enhancer to all trees and shrubs listed, per manufacturers specifications. All plant material pits will receive a min. 20% in volume mix of a compost soil amendment. Submittal required. 'Roots' STEP 1 can be substituted for the individual supplements. Install per manufacturer's specs.
- Landscape contractor shall not be responsible for topsoil spreading but shall coordinate with the site contractor adherence to the mound grades, plant bed soil depths and soil type per dwgs & spec. Landscape contractor shall power rake-out for seed.

- Landscape contractor shall provide a soil analysis of the topsoil planting mixture. Analysis to show soil classification (min. sandy loam) and nutrients.
- Contractor shall protect all B&B materials left above grade prior to installation from drying out. All plants shall be stored, covered in mulch, and irrigated until planted. Any plant left on the ground and whose outer ball surface dries out, shall be rejected by the landscape architect. Plants stored in shade and off pavement.
- Plan dictates, contractor shall alert Landscape Architect if any discrepancies exist between the plan, the material list, and as-built site conditions.
- Installer shall notify landscape architect prior to planting, to review plant locations and bedline configurations. If contractor installs without the placement approval of the L.A., said architect shall have the right to relocate any installed plants at the contractor's expense.
- Installer shall notify landscape architect prior to plant installation to review all materials. Any plants of poor condition, improper size, or species will be rejected.
- Upon one year review, contractor shall straighten any trees that have shifted. Any weak or bare spots in lawn shall be reseeded.
- All bedlines shall have a deep 'V' groove to define lawn to mulch edge. No 'Beehive' mounding of mulch is allowed, also keep mulch away from base of perennials.
- Do not plant materials too close to the edge of bedlines. Refer to drawings for center of plant to bedline. At a minimum no outer branching of a shrub or perennial shall be closer than two feet from the bedlines. If the as-built does not comply contractor shall adjust the plant location or bedline at his expense.
- Seed mixes include: Sandy Soil Lawn Mix by: deer creek seed.com; New England Wetland Plants, Amherst, Ma. refer to planting plan for designations.
- Any items not completed to the specifications will be required at contractors expense prior to final approvals. Contractor is to bid the work according to the specifications and not to what they may do under their standard practices. Special attention will be paid to soils, amendments, guy stakes, bedline & saucer configurations, seed mixtures, etc.
- Certain designated foundation edging is rood ballast (washed rounds, non-crushed, natural) Size of stone is a range of 3/4"-1.5" dia. placed to a depth of 3", upon placement apply a coating of granular Preen (preemergent).
- Any questions concerning this drawing shall be directed to Joseph Hochrein c/o Blackwater Design, 85 Frost Lane, Webster, NH 03303, 603-648-2541.

MATERIAL BID LIST

3/AGI	AGER GINNYALA (RUBY SLIPPER) AMUR MAPLE)	2.9-3.0 CAL.
24/AKA	AGER RUBRUM (KARPOK MAPLE)	2.9-3.0 CAL.
3/ADG	AGER RUBRUM (OCTOBER GLOXY MAPLE)	2.9-3.0 CAL.
3/BEI	BETULA NEGRA (HERITAGE RIVER BRUSH)	12-14 GULLMP
1/BJX	BUXUS GREEN VELVET BOXWOOD)	#9 GAL.
8/ICAL	CALAMAGOSTIS A. (KARL ROBERT REED GRASS)	#9 GAL.
1/CAJ	CORNUS ALTERNIFOLIA (TODDIA DOGWOOD)	2-2.9 CAL.
24/CHA	CHAMAECYPARIS OBUSA (GRAZING HONKI PALEOCYPRESS)	6-7.9B
3/CLA	CLADASTIS KENTUCKA (PINK YELLOWWOOD)	3-3.9 CAL.
3/CPA	CHAMAECYPARIS PHOENIX (GREEN THREADLEAF)	4-9B
3/CPA	CORNUS MAS (GOLDEN GLOXY CORNELLIANCHERRY)	8-10 GULLMP
1/PAG	FAGUS SYLV. (RIVERBIRCH OR KUHNI EUROPEAN BEECH)	3-3.9 CAL.
3/GLE	OLEIFRUITA T. (SHADEMASTER HONEYLOCUST)	2.9-3.0 CAL.
1/HAK	HAKONECHLOA MACRA (BENI KAZE JAPANESE FOREST)	#9 GAL.
1/HAM	HAMAMELUS VIRGINIANA (COMMON WITCHHAZEL)	7-9.9B
30/JSB	JUNPERUS CHINENSIS (SEA GREEN JUNPER)	#9 GAL.
28/JSB	JUNPERUS H. FLUMOSA COMPACTA (YOUNGSTOWN JUNPER)	#9 GAL.
3/LEO	LIQUIDAMBAR STRAGOLIA (ROUND-LEAVED SWEETGUM)	2-2.9 CAL.
3/LUR	LIQUIDAMBAR STRAGOLIA (ROUND-LEAVED SWEETGUM)	2-2.9 CAL.
1/NER	NYSSA SYLVATICA (RED RAIGE TUPELO)	2.9-3.0 CAL.
2/NYS	NYSSA SYLVATICA (FRESHWATER TUPELO)	2.9-3.0 CAL.
1/OST	OSTRYA VIRGINIANA (AMERICAN ROWWOOD)	2.9-3.0 CAL.
3/PBS	PNUS STROBUS (BLUE SHAG WHITE PINE)	#10 GAL.
12/PM	PANICUM VIRGATUM (HEAVY METAL SWITCH GRASS)	#9 GAL.
22/PHY	PHYSOCARPUS OPULIFOLIUS (COFFERTS NINEBARK)	#9 GAL.
22/PI	PNUS STROBUS (EASTERN WHITE PINE)	6-7.9B
3/PLA	PLATANUS ACERIFOLIA (EXCALAMATION PLANETREE)	2.9-3.0 CAL.
3/POR	FIGEA ORIENTALIS (ORIENTAL SPRUCE)	7-9.9B
1/PRU	PRUNUS SERULATA (KAWANAN CHERRY)	2.9-3.0 CAL.
10/PSA	PRUNUS SARGENTI GOLLUMNARIS (GOLLUMNAR SARGENT CHERRY)	2-2.9 CAL.
3/PRX	PRUNUS GALLERIANA (ARISTOCRAT PEAR)	2.9-3.0 CAL.
3/ROO	QUERCUS COCCONIA (SCARLET OAK)	2.9-3.0 CAL.
2/QUE	QUERCUS ALBA (WHITE OAK)	2.9-3.0 CAL.
4/RFS	RHOODOENDRON (PURPLE GEM RHOODOENDRON)	#9 GAL.
18/RHO	RHOODOENDRON HYBRID (MAYBERRY)	#9 GAL.
18/RPE	RHOODOENDRON FJM ELITE (FJM RHOODOENDRON)	#9 GAL.
4/SBL	SYRINGA (TINKERELLE LLAC)	#9 GAL.
16/SPI	SYRINGA JAPONICA (NEON FLASH SYREA)	#9 GAL.
22/SPT	SYRINGA PESTONIAE (MINLET LLAC)	#9 GAL.
2/SYR	SYRINGA RETICULATA (IVORY SILK JAPANESE LLAC TREE)	10-12 GULLMP
18/THU	THUJA PLICATA (GREEN GIANT ARBORVITAE)	7-8.9B
12/TSM	THUJA OCC. (EMERALD GREEN ARBORVITAE)	6-7.9B
1/ULM	ULMUS PARVIFOLIA (CHINESE LAGERBARK ELM)	2.9-3.0 CAL.
3/UVF	ULMUS AMERICANA (VALLEY FORGE ELM)	2.9-3.0 CAL.
3/VLE	VIORNUM LENTAGO (HANNYBERRY VIORNUM)	2-2.9 CAL.
1/VTR	VIORNUM RUFIFOLIUM (BLACKHAW VIORNUM)	7-8.9B
17/VSI	VIORNUM SPICATUM (SIBERICA SPICOLD VIORNUM)	9-9.9B
2/ZEL	ZELKOVA SERKATA (VILLAGE GREEN ZELKOVA)	2.9-3.0 CAL.

MISCELLANEOUS

PREMIUM BLEND PINE BARK MULCH IN ALL BEDS AND SAUCERS
 NEW ENGLAND WETLANDS EROSION CONTROL RESTORATION DRY SITE MIX
 NEW ENGLAND WETLANDS EROSION CONTROL RESTORATION MOIST SITES
 GENERAL LAWN SEED A DROUGHT TOLERANT ANDY SOIL MIX IE.
 DEERCREEKSEED.COM SANDY SOIL TURF MIX

WETLAND PLANTS (WETLAND PLANTS, INC. AMHERST, MA.)

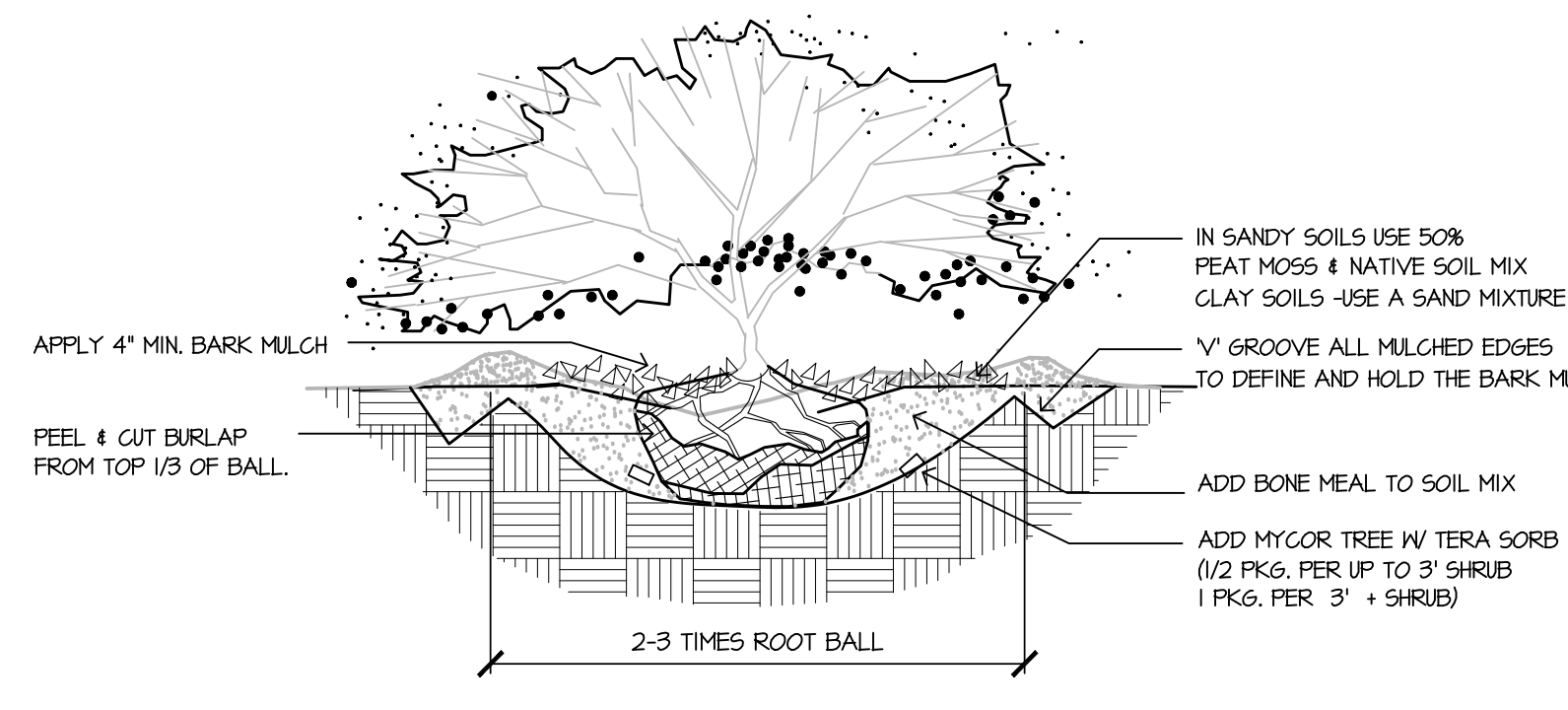
60/ALNU	ALNUS INCANA (SPECKLED ALDER)	3-4C
60/ARON	ARONIA FRUNFOLIA (RED CHOCHEBERRY)	3-4C
60/CORNU	CORNUS AMOMUM (SILKY DOGWOOD)	3-4C
60/ILEX	VERTICILLATA (WINTERBERRY)	3-4C
60/LINDERA	BENSON (SPICEBUSH)	3-4C
60/SALIX	DISCOLOR (PUSSY WILLOW)	3-4C

(PLANT LOGS...)

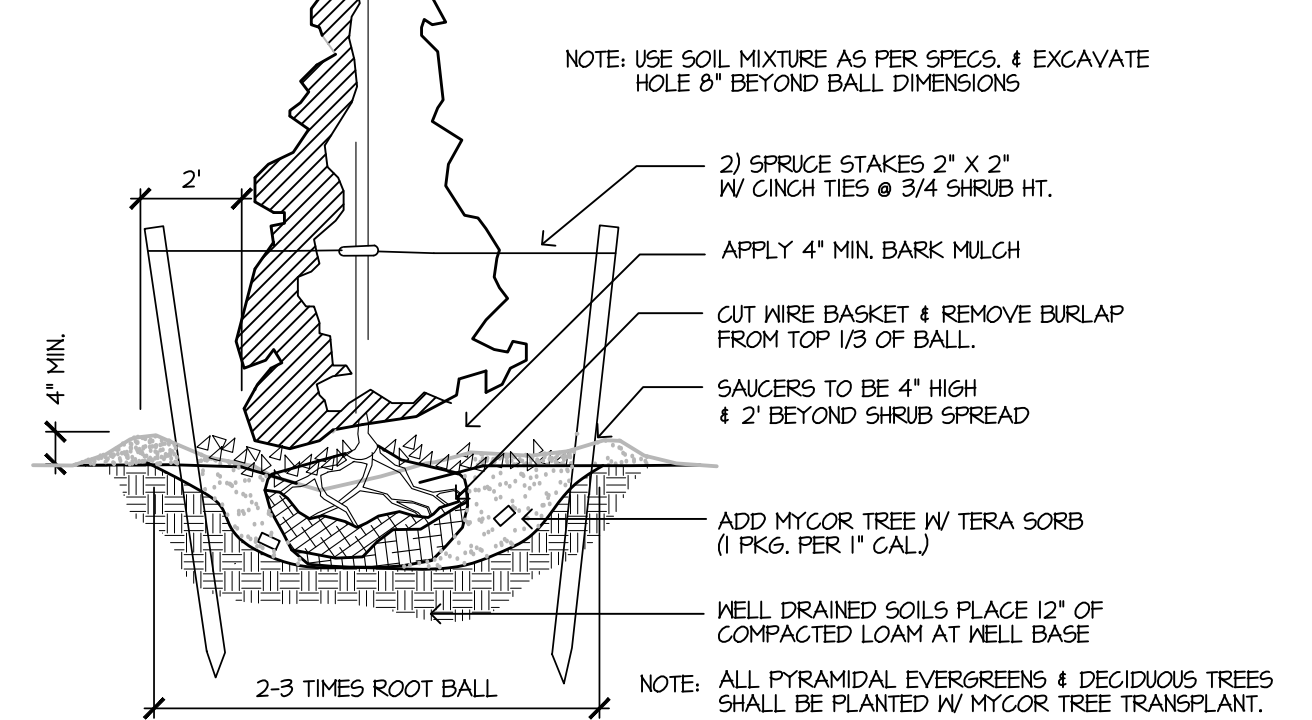
IRIGATION TO BE INSTALLED AROUND ALL BUILDINGS PER SUBMITTED FOR APPROVAL SHOP DRAWING. IRRIGATION AND THE APPLICATION OF FERTILIZER NOT PERMITTED IN THE PARKING LOT PERIMETERS.

GENERAL LANDSCAPE CONTRACTOR NOTES

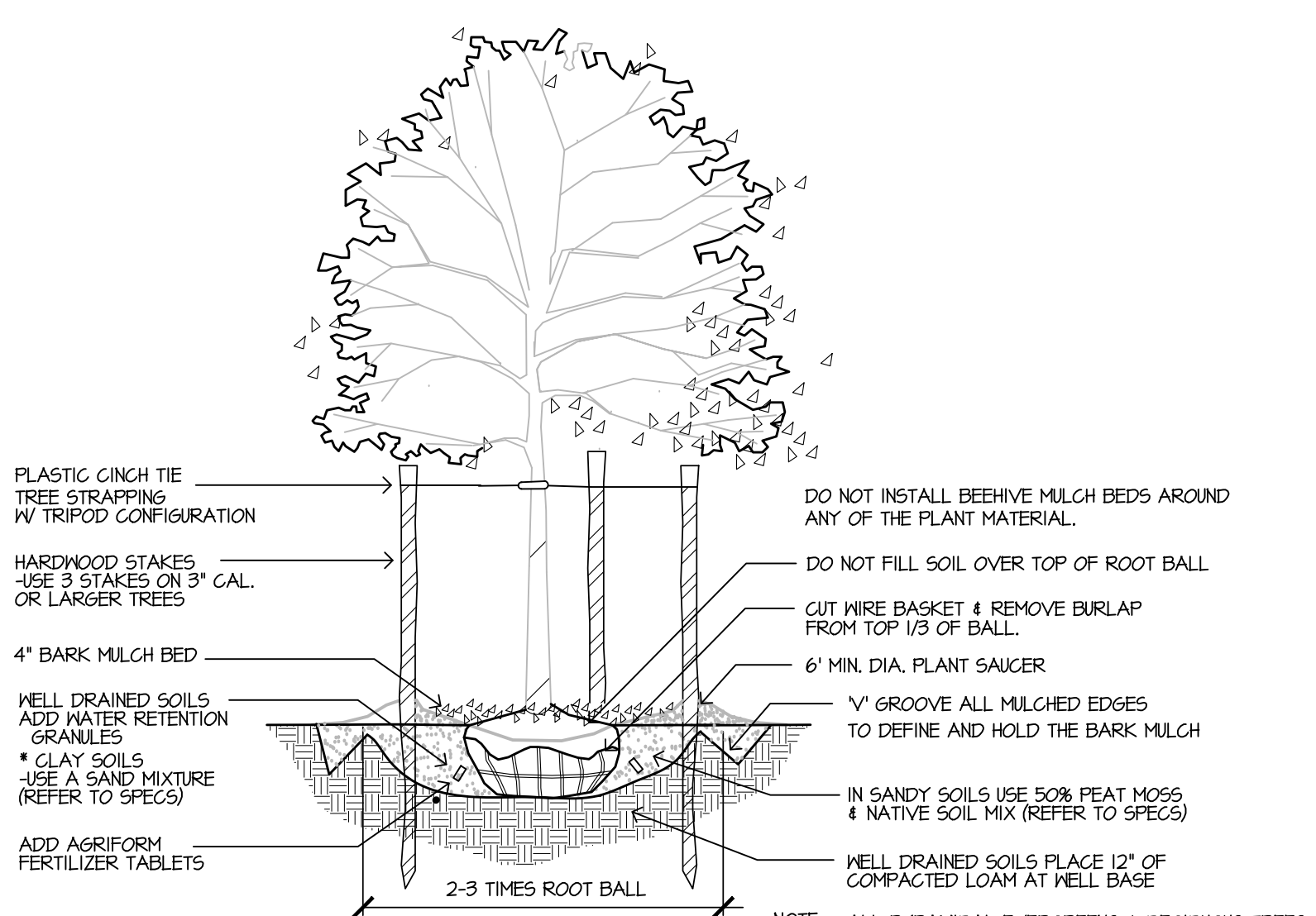
- NO CHANGES CAN BE MADE TO THE PLANT MATERIALS ON THIS BID LIST WITHOUT PRIOR WRITTEN CONSENT OF THE LANDSCAPE ARCHITECT.
 - IF THE INSTALLING CONTRACTOR PLANTS MATERIALS THAT DO NOT COMPLY TO THE APPROVED BID LIST, THEY SHALL BE REQUIRED TO REMOVE THOSE MATERIALS AND REPLACE WITH THE BID LIST ITEMS AT THEIR EXPENSE.
 - CONTAINERIZED MATERIAL CAN NOT BE SUBSTITUTED FOR 88 SPECIFIED PLANTS; SINGLE STEM CAN NOT BE SUBSTITUTED FOR MULTI-STEM (CLUMP) TREES; HYBRID SELECTIONS CAN NOT BE SUBSTITUTED WITHOUT PRIOR WRITTEN CONSENT OF THE L.A.
 - VERIFY ALL UTILITY LOCATIONS PRIOR TO PLANT INSTALLATION. INSTALLING CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO UNDERGROUND UTILITIES DURING PLANT INSTALLATION.
 - DO NOT CONSTRUCT BEEHIVE SAUCERS AROUND TREES.
 - TREE SAUCERS AROUND EVERGREEN TREES SHALL EXTEND A MIN. OF 2' BEYOND THE LOWER BRANCHES; DECIDUOUS TREE SAUCERS SHALL BE A MIN. OF 6' DIAMETER.
 - ALL LAWN SEED AREAS SHALL BE MAINTAINED BY THE INSTALLING CONTRACTOR UNTIL FIRST MOWING. CONTRACTOR SHALL BE RESPONSIBLE FOR A WEED FREE DENSE LAWN UNTIL ACCEPTED BY THE OWNER.
 - INSTALLING CONTRACTOR SHALL PROVIDE A ONE YEAR WARRANTY ON ALL MATERIALS AND SEEDBED AREAS; CONTRACTOR SHALL BE RESPONSIBLE DURING THIS PERIOD FOR CONTROL OF INSECT INFESTATION/DISEASE AND MONITOR PROPER WATERING OF THE MATERIALS.
 - THE SITE PLAN DICTATES MATERIAL QUANTITIES, ALERT THE L.A. IF THERE ARE DISCREPANCIES BETWEEN PLAN AND THE MATERIAL BID LIST COUNTS.
- MATERIAL REFERENCE CATALOG FOR THIS DESIGN: MILLIGAN NURSERY CHESTER, NH. 603-899-6660.



B&B SHRUB PLANTING
NOT TO SCALE



PYRAMIDAL EVERGREEN TREE PLANTING
NOT TO SCALE



TREE PLANTING 2\"/>NOT TO SCALE

APPROVED
EXETER PLANNING BOARD

CHAIRMAN _____ DATE _____

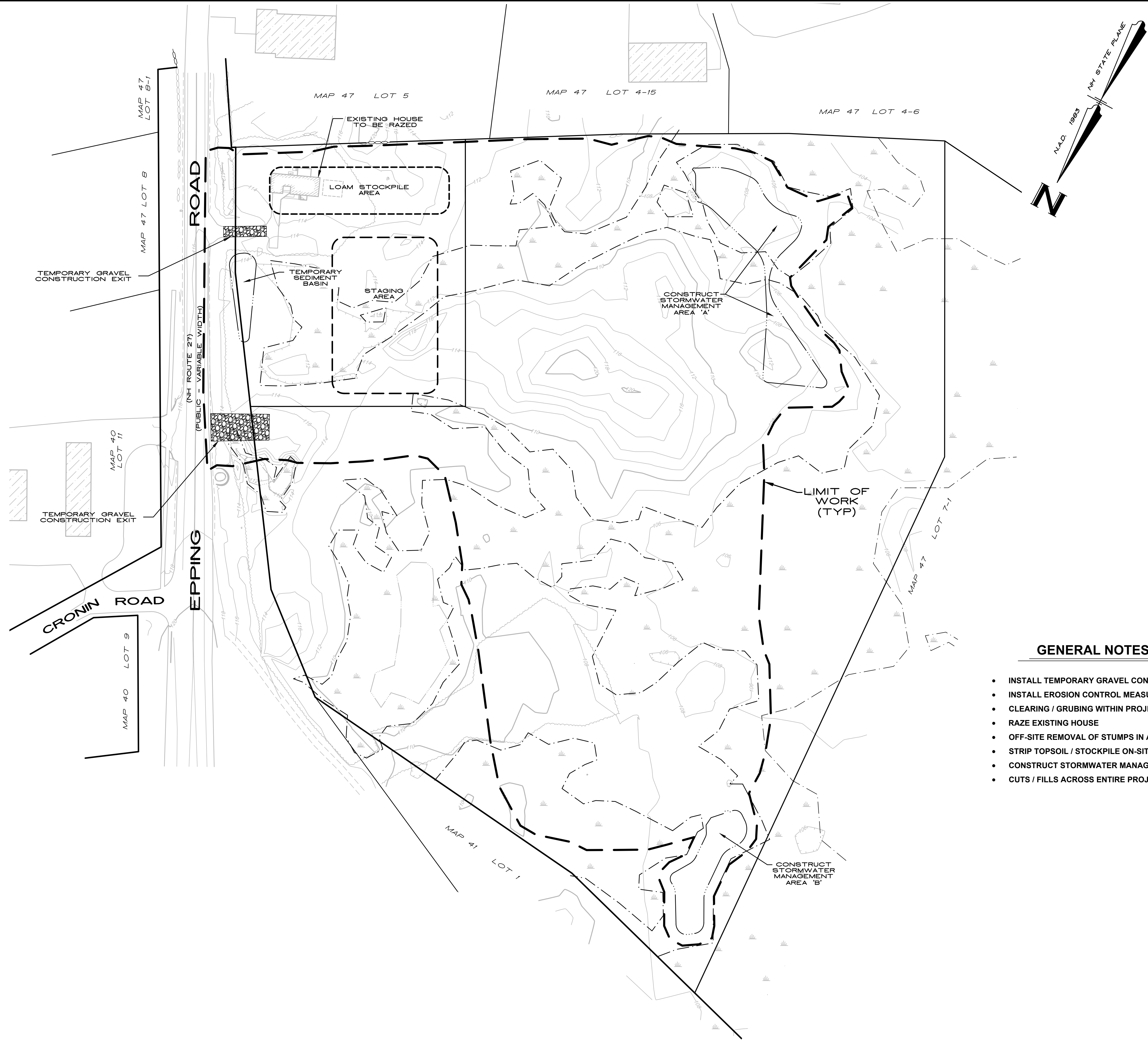
PREPARED BY: **BLACKWATER DESIGN**
 PHONE: (603) 668-6590 FAX: (603) 668-6596
 Land Planning - Landscape Architecture
 85 Frost Lane - Webster, NH 03303
 FIELD BOOK: 12184224 DWG. LOC.: 1900015332.DWG/US32 8919
 Scale: AS SHOWN
 Date: 05/28/2019
 25 of 30 5532SPPP
 Sheet # 19

GATEWAY AT EXETER, LLC
 PREPARED FOR/RECORD OWNER:
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 880-0502
CASE No. 19-16

GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

SHEET 6 OF 7
 LANDSCAPE
 MAP 47

NOVEMBER 2019



GENERAL NOTES - PHASE I

- INSTALL TEMPORARY GRAVEL CONSTRUCTION EXITS
- INSTALL EROSION CONTROL MEASURES
- CLEARING / GRUBBING WITHIN PROJECT AREA
- RAZE EXISTING HOUSE
- OFF-SITE REMOVAL OF STUMPS IN A LEGAL MANNER
- STRIP TOPSOIL / STOCKPILE ON-SITE
- CONSTRUCT STORMWATER MANAGEMENT AREAS
- CUTS / FILLS ACROSS ENTIRE PROJECT AREA



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 Civil Engineers/Land Surveyors
 3 Cowardin Drive
 North Andover, MA 01845
 (603) 883-2057
 www.haynerswanson.com

FIELD BOOK: 12116124 DWG. LOC.: 5000\5532\DWG\5532_SPP19
 DWG: 5532SPP19-PH1 Scale: 1" = 60'
 26 OF 30 5532SPP Date: 16 NOVEMBER 2019
 Sheet: P19-Number:

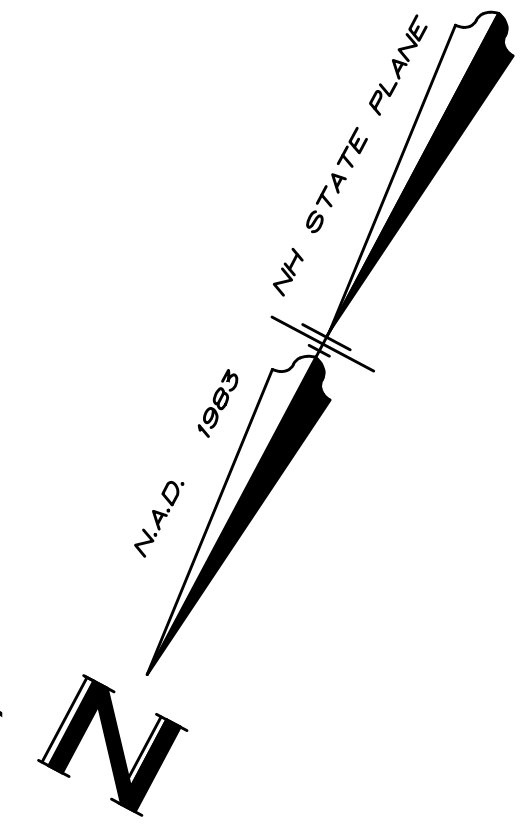
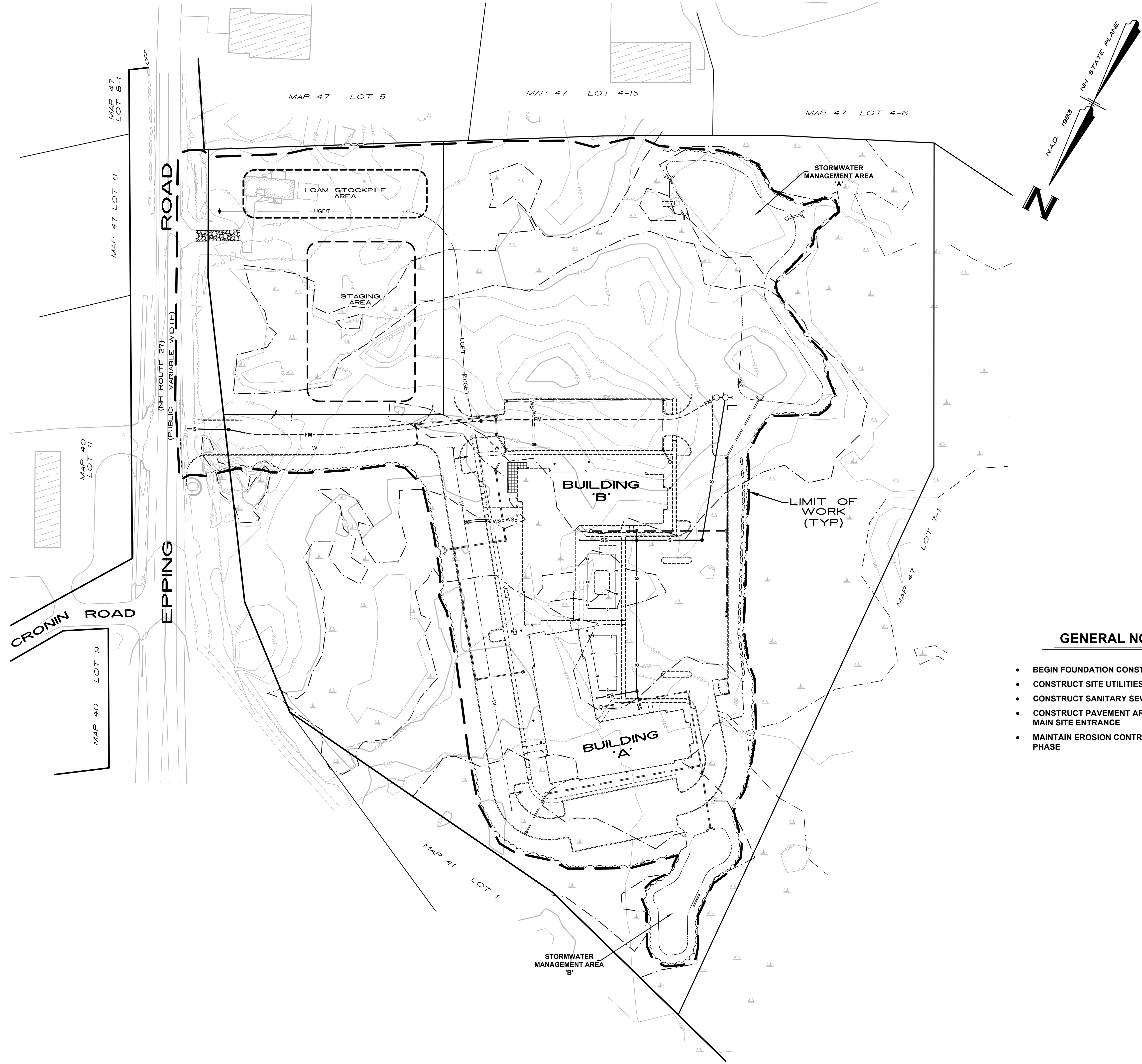
CONSTRUCTION PLAN - PHASE I
 (MAP 47 LOTS 6 & 7)
GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

CASE No. 19-16

N.O.	DATE	REVISION	BY
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS	JNP
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS	JNP
2	04/06/20	ADDRESS NHDES COMMENTS	JNP
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS	JNP
60	0		

22-121-171 0 60 120 180 240 FEET



GENERAL NOTES - PHASE II

- BEGIN FOUNDATION CONSTRUCTION FOR BUILDINGS 'A' & 'B'
- CONSTRUCT SITE UTILITIES TO BUILDINGS 'A' & 'B'
- CONSTRUCT SANITARY SEWER PUMP STATION
- CONSTRUCT PAVEMENT AREAS AROUND BUILDINGS 'A' & 'B' AND MAIN SITE ENTRANCE
- MAINTAIN EROSION CONTROL MEASURES THROUGHOUT THIS PHASE



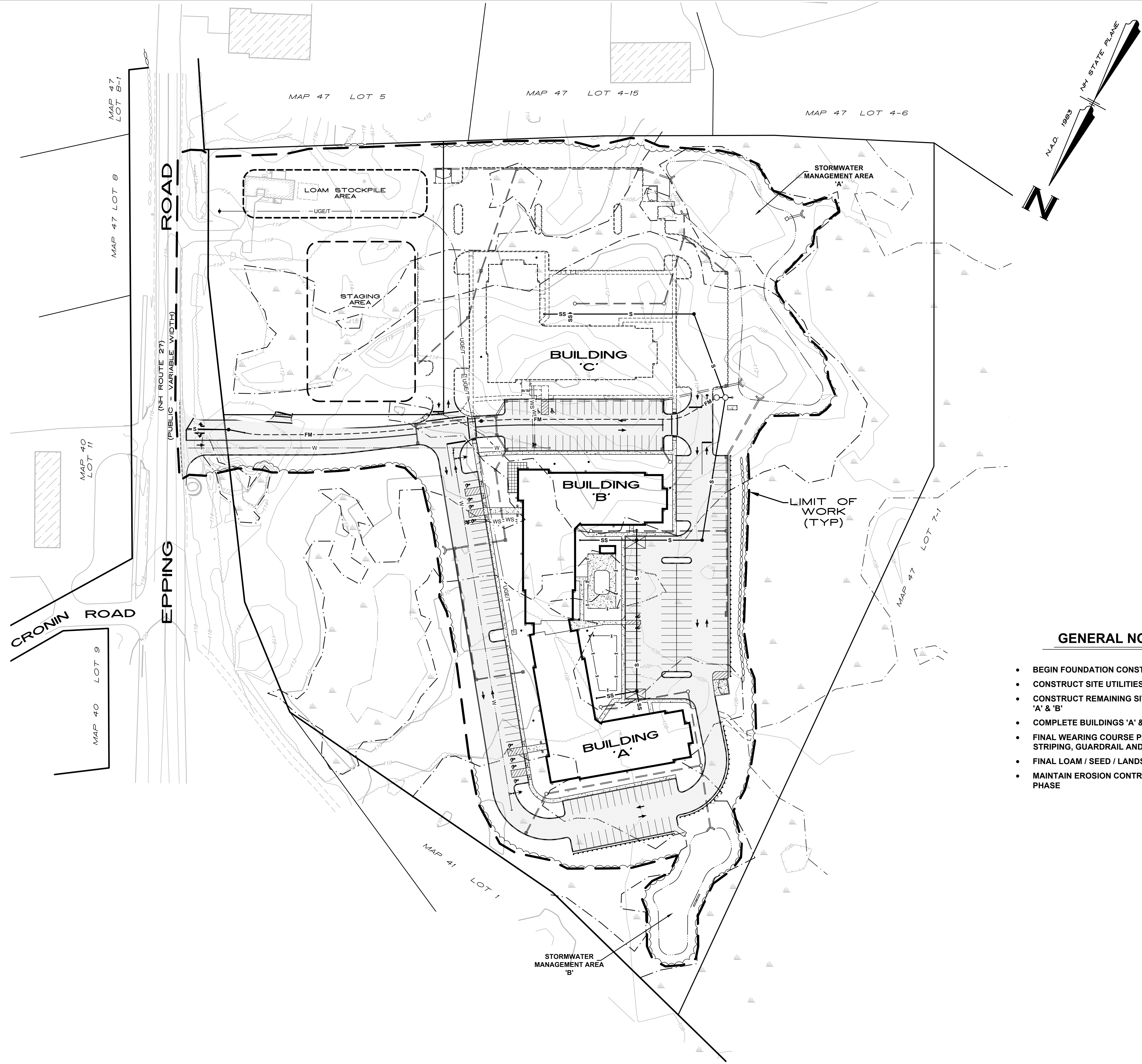
NO.	DATE	REVISION	BY
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS	JNP
2	04/06/20	ADDRESS NHDES COMMENTS	JNP
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS	JNP
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS	JNP

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

CONSTRUCTION PLAN - PHASE II
 (MAP 47 LOTS 8 & 7)
GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

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 Civil Engineers/Land Surveyors
 3 Courtyard Drive
 Nashua, NH 03063
 (603) 883-2057
 www.haynerswanson.com

FIELD BOOK: 121816224 | DWG. LOC.: 5532SPP19-PH1 | Scale: 1" = 60'
 DWG: 5532SPP19-PH1 | Date: 11/16/2019
 27 OF 30 5532SPP | Sheet Number: 16 | Date: 16 NOVEMBER 2019



GENERAL NOTES - PHASE III

- BEGIN FOUNDATION CONSTRUCTION FOR BUILDING 'C'
- CONSTRUCT SITE UTILITIES FOR BUILDING 'C'
- CONSTRUCT REMAINING SITE IMPROVEMENTS AROUND BUILDINGS 'A' & 'B'
- COMPLETE BUILDINGS 'A' & 'B' CONSTRUCTION
- FINAL WEARING COURSE PAVEMENT, CURBS, SIDEWALKS, STRIPING, GUARDRAIL AND LIGHTING AROUND BUILDINGS 'A' & 'B'
- FINAL LOAM / SEED / LANDSCAPING AROUND BUILDINGS 'A' & 'B'
- MAINTAIN EROSION CONTROL MEASURES THROUGHOUT THIS PHASE



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FIELD BOOK: 12181224 DWG. LOC.: 5000\5532\DWG\5532_SPH19
 Scale 1" = 60'
 DWG: 5532SPH19-PH81 Date: 11/16/2019
 28 of 30 5532SPP Sheet Number: 8 NOVEMBER 2019

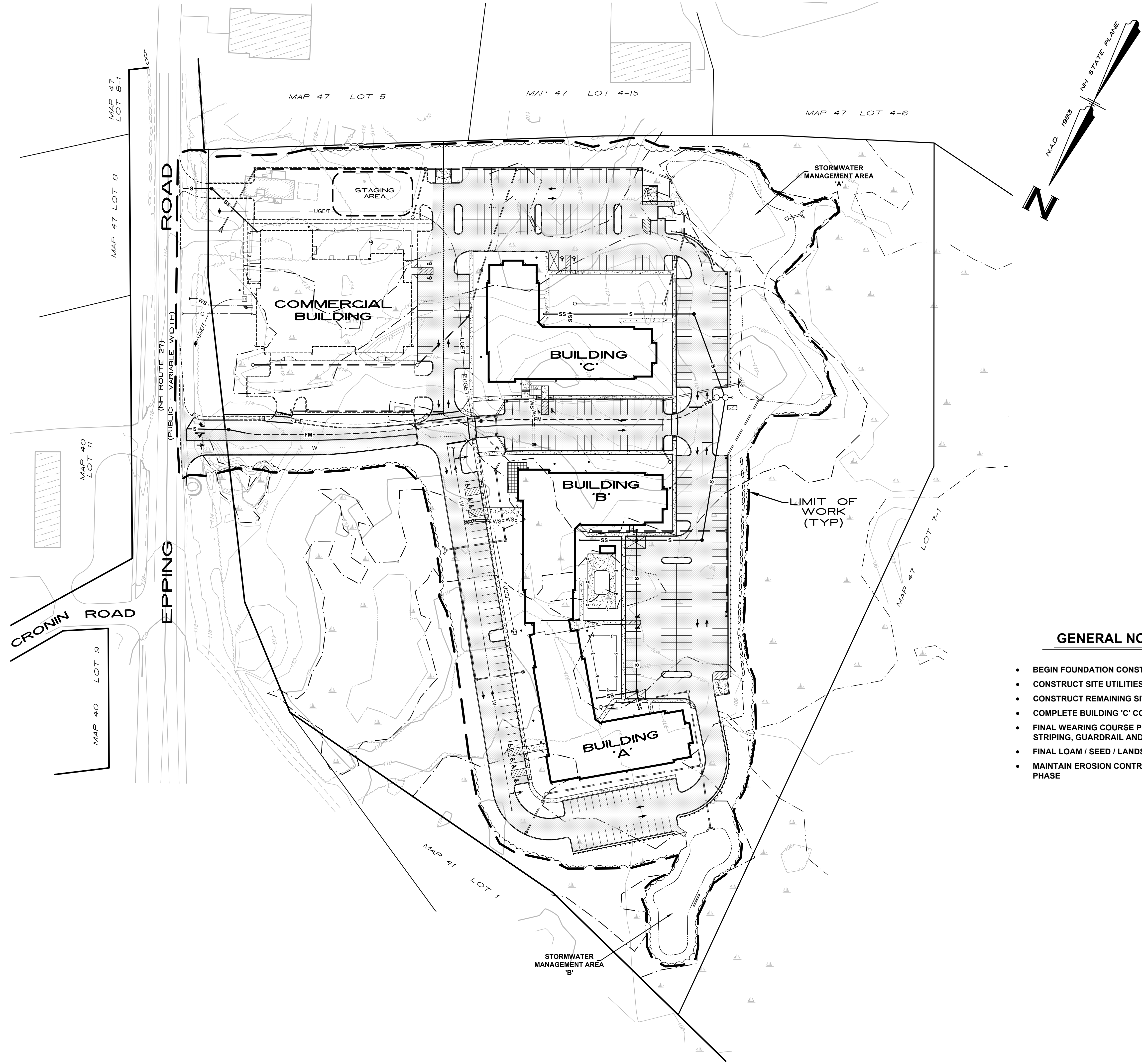
CONSTRUCTION PLAN - PHASE III
 (MAP 47, LOTS 6 & 7)
GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502

CASE No. 19-16

NO.	DATE	REVISION	BY
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS	JNP
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS	JNP
2	04/06/20	ADDRESS NHDES COMMENTS	JNP
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS	JNP
0			
60			

28 171 171 0 60 120 180 240 FEET



GENERAL NOTES - PHASE IV

- BEGIN FOUNDATION CONSTRUCTION FOR COMMERCIAL BUILDING
- CONSTRUCT SITE UTILITIES FOR COMMERCIAL BUILDING
- CONSTRUCT REMAINING SITE IMPROVEMENTS AROUND BUILDING 'C'
- COMPLETE BUILDING 'C' CONSTRUCTION
- FINAL WEARING COURSE PAVEMENT, CURBS, SIDEWALKS, STRIPING, GUARDRAIL AND LIGHTING AROUND BUILDING 'C'
- FINAL LOAM / SEED / LANDSCAPING AROUND BUILDING 'C'
- MAINTAIN EROSION CONTROL MEASURES THROUGHOUT THIS PHASE



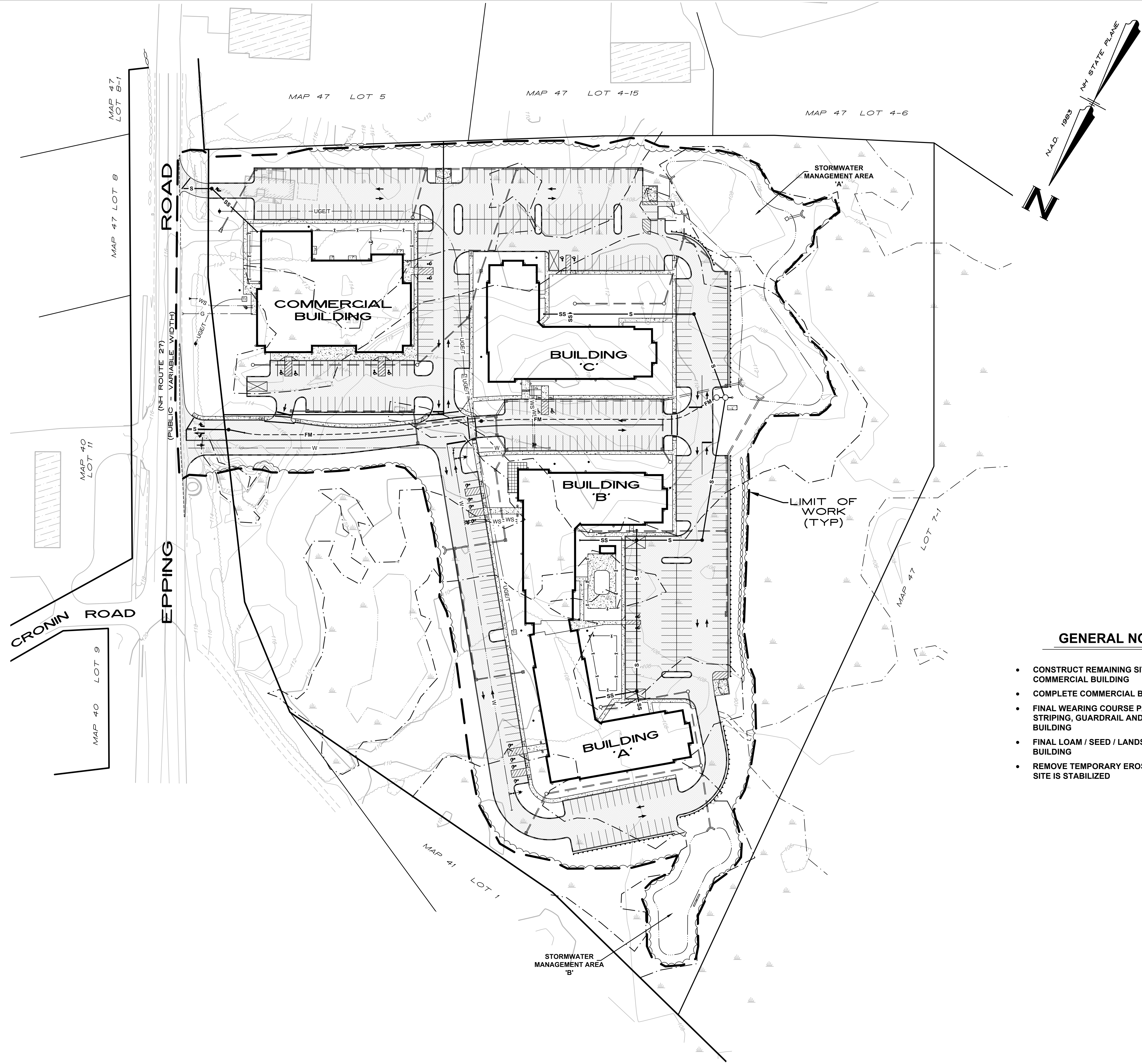
HSI Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 3 Cowardin Drive
 North Andover, MA 01845
 (978) 853-2057
 www.haynerswanson.com
 FIELD BOOK: 1218124 DWG. LOC.: 5000\5532\DWG\5532_SPP19
 Scale 1" = 60'
 DWG: 5532SPP19-PH81 Date: 11/16/2019
 29 of 30 5532SPP19-81 Sheet Number: 8 NOVEMBER 2019

CONSTRUCTION PLAN - PHASE IV
 (MAP 47, LOTS 6 & 7)
GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502
CASE No. 19-16

NO.	DATE	REVISION
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS
2	04/06/20	ADDRESS NHDES COMMENTS
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS
		BY
60	0	

240 FEET
 180
 120
 60
 0
 120 180 240



GENERAL NOTES - PHASE V

- CONSTRUCT REMAINING SITE IMPROVEMENTS AROUND COMMERCIAL BUILDING
- COMPLETE COMMERCIAL BUILDING CONSTRUCTION
- FINAL WEARING COURSE PAVEMENT, CURBS, SIDEWALKS, STRIPING, GUARDRAIL AND LIGHTING AROUND COMMERCIAL BUILDING
- FINAL LOAM / SEED / LANDSCAPING AROUND COMMERCIAL BUILDING
- REMOVE TEMPORARY EROSION CONTROL MEASURES ONCE THE SITE IS STABILIZED



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 Civil Engineers/Land Surveyors
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 (603) 883-2057
 www.hayner-swanson.com
 DWG. NO.: 12181224 | DWG. LOC.: 10000\5532\DWG\5532_SPP19
 Scale: 1" = 60'
 DWG: 5532SPP19-PH8 | Date: 5532SPP
 30 OF 30 | Sheet Number: 6 | NOVEMBER 2019

CONSTRUCTION PLAN - PHASE V
 (MAP 47, LOTS 6 & 7)
GATEWAY AT EXETER
 170 EPPING ROAD
 EXETER, NEW HAMPSHIRE

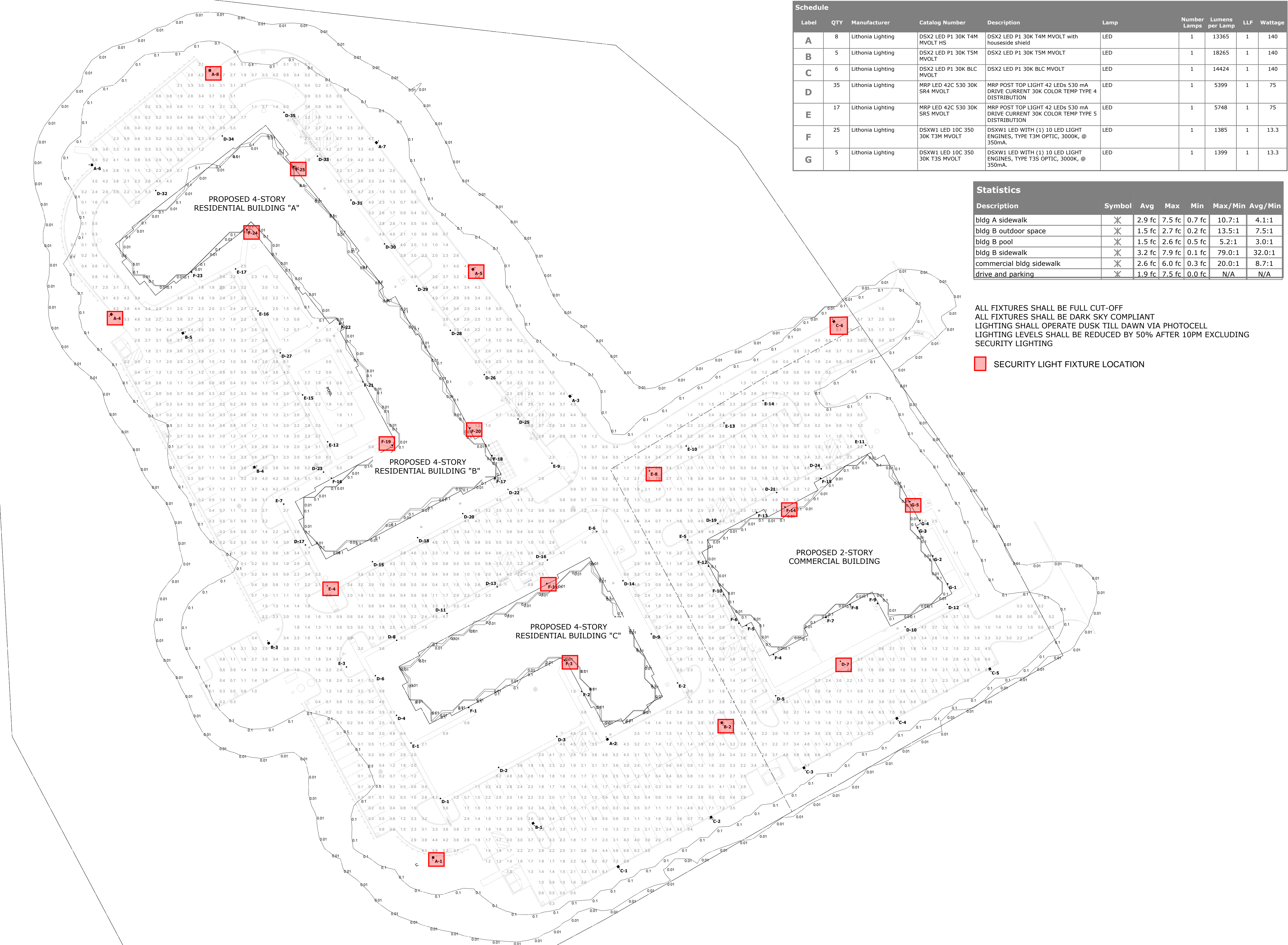
PREPARED FOR/RECORD OWNER:
GATEWAY AT EXETER, LLC
 20 TRAFALGAR SQUARE, STE 610 NASHUA, NH 03063 (603) 860-0502
CASE No. 19-16

NO.	DATE	REVISION	BY
5	08/11/20	ADDRESS PLANNING BOARD COMMENTS	JNP
3	05/06/20	ADDRESS SECOND ROUND OF TOWN COMMENTS	JNP
2	04/06/20	ADDRESS NHDES COMMENTS	JNP
1	01/31/20	ADDRESS TOWN REVIEW COMMENTS	JNP
0			



GATEWAY AT EXETER
LEPPING RD
EXETER NH

Luminaire Locations			
No.	Label	MH	Tilt
1	A	19.50	0.00
2	A	19.50	0.00
3	A	19.50	0.00
4	A	19.50	0.00
5	A	19.50	0.00
6	A	19.50	0.00
7	A	19.50	0.00
8	A	19.50	0.00
1	B	19.50	0.00
2	B	19.50	0.00
3	B	19.50	0.00
4	B	19.50	0.00
5	B	19.50	0.00
1	C	19.50	0.00
2	C	19.50	0.00
3	C	19.50	0.00
4	C	19.50	0.00
5	C	19.50	0.00
6	C	19.50	0.00
1	D	12.00	0.00
2	D	12.00	0.00
3	D	12.00	0.00
4	D	12.00	0.00
5	D	12.00	0.00
6	D	12.00	0.00
7	D	12.00	0.00
8	D	12.00	0.00
9	D	12.00	0.00
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15	D	12.00	0.00
16	D	12.00	0.00
17	D	12.00	0.00
18	D	12.00	0.00
19	D	12.00	0.00
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21	D	12.00	0.00
22	D	12.00	0.00
23	D	12.00	0.00
24	D	12.00	0.00
25	D	12.00	0.00
26	D	12.00	0.00
27	D	12.00	0.00
28	D	12.00	0.00
29	D	12.00	0.00
30	D	12.00	0.00
31	D	12.00	0.00
32	D	12.00	0.00
33	D	12.00	0.00
34	D	12.00	0.00
35	D	12.00	0.00
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9	E	12.00	0.00
10	E	12.00	0.00
11	E	12.00	0.00
12	E	12.00	0.00
13	E	12.00	0.00
14	E	12.00	0.00
15	E	12.00	0.00
16	E	12.00	0.00
17	E	12.00	0.00
1	F	12.00	0.00
2	F	12.00	0.00
3	F	12.00	0.00
4	F	12.00	0.00
5	F	12.00	0.00
6	F	12.00	0.00
7	F	12.00	0.00
8	F	12.00	0.00
9	F	12.00	0.00
10	F	12.00	0.00
11	F	12.00	0.00
12	F	12.00	0.00
13	F	12.00	0.00
14	F	12.00	0.00
15	F	12.00	0.00
16	F	12.00	0.00
17	F	12.00	0.00
18	F	12.00	0.00
19	F	12.00	0.00
20	F	12.00	0.00
21	F	12.00	0.00
22	F	12.00	0.00
23	F	12.00	0.00
24	F	12.00	0.00
25	F	12.00	0.00
1	G	12.00	0.00
2	G	12.00	0.00
3	G	12.00	0.00
4	G	12.00	0.00
5	G	12.00	0.00



Label	QTY	Manufacturer	Catalog Number	Description	Lamp	Number Lamps	Lumens per Lamp	LLF	Wattage
A	8	Lithonia Lighting	DSX2 LED P1 30K T4M MVOLT HS	DSX2 LED P1 30K T4M MVOLT with houseside shield	LED	1	13365	1	140
B	5	Lithonia Lighting	DSX2 LED P1 30K T5M MVOLT	DSX2 LED P1 30K T5M MVOLT	LED	1	18265	1	140
C	6	Lithonia Lighting	DSX2 LED P1 30K BLC MVOLT	DSX2 LED P1 30K BLC MVOLT	LED	1	14424	1	140
D	35	Lithonia Lighting	MRP LED 42C 530 30K SR4 MVOLT	MRP POST TOP LIGHT 42 LEDs 530 mA DRIVE CURRENT 30K COLOR TEMP TYPE 4 DISTRIBUTION	LED	1	5399	1	75
E	17	Lithonia Lighting	MRP LED 42C 530 30K SR5 MVOLT	MRP POST TOP LIGHT 42 LEDs 530 mA DRIVE CURRENT 30K COLOR TEMP TYPE 5 DISTRIBUTION	LED	1	5748	1	75
F	25	Lithonia Lighting	DSXW1 LED 10C 350 30K T3M MVOLT	DSXW1 LED WITH (1) 10 LED LIGHT ENGINES, TYPE T3M OPTIC, 3000K, @ 350mA.	LED	1	1385	1	13.3
G	5	Lithonia Lighting	DSXW1 LED 10C 350 30K T3S MVOLT	DSXW1 LED WITH (1) 10 LED LIGHT ENGINES, TYPE T3S OPTIC, 3000K, @ 350mA.	LED	1	1399	1	13.3

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
bldg A sidewalk	⊗	2.9 fc	7.5 fc	0.7 fc	10.7:1	4.1:1
bldg B outdoor space	⊗	1.5 fc	2.7 fc	0.2 fc	13.5:1	7.5:1
bldg B pool	⊗	1.5 fc	2.6 fc	0.5 fc	5.2:1	3.0:1
bldg B sidewalk	⊗	3.2 fc	7.9 fc	0.1 fc	79.0:1	32.0:1
commercial bldg sidewalk	⊗	2.6 fc	6.0 fc	0.3 fc	20.0:1	8.7:1
drive and parking	⊗	1.9 fc	7.5 fc	0.0 fc	N/A	N/A

ALL FIXTURES SHALL BE FULL CUT-OFF
 ALL FIXTURES SHALL BE DARK SKY COMPLIANT
 LIGHTING SHALL OPERATE DUSK TILL DAWN VIA PHOTOCELL
 LIGHTING LEVELS SHALL BE REDUCED BY 50% AFTER 10PM EXCLUDING SECURITY LIGHTING

SECURITY LIGHT FIXTURE LOCATION

Designer
 REMcCarthy
 Date
 05/06/2020
 Scale
 Not to Scale
 Drawing No.
 Summary

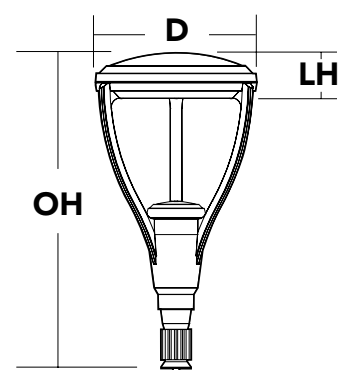


MRP LED LED Area Luminaire



Specifications

EPA: 1.125 ft² (0.105 m²)
Luminaire Height: 6-3/8" (16.2 cm)
Overall Height: 32" (81.3 cm)
Diameter: 18" (45.7 cm)
Weight (max): 37.5 lbs (17 kg)



Catalog Number _____
 Notes _____
 Type _____

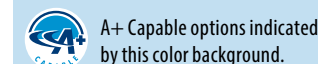
Capable Luminaire

This item is an A+ capable luminaire, which has been designed and tested to provide consistent color appearance and system-level interoperability.

- All configurations of this luminaire meet the Acuity Brands' specification for chromatic consistency
- This luminaire is A+ Certified when ordered with DTL[®] controls marked by a **shaded background**. DTL DLL equipped luminaires meet the A+ specification for luminaire to photocontrol interoperability¹
- This luminaire is part of an A+ Certified solution for ROAM[®] or XPoint™ Wireless control networks, providing out-of-the-box control compatibility with simple commissioning, when ordered with drivers and control options marked by a **shaded background**¹

To learn more about A+, visit www.acuitybrands.com/aplus.

- See ordering tree for details.
- A+ Certified Solutions for ROAM require the order of one ROAM node per luminaire. Sold Separately. [Link to Roam](#); [Link to DTL DLL](#)



Ordering Information

EXAMPLE: MRP LED 42C 700 40K SR5 MVOLT DBBXD

Series	LEDs	Drive current	Color temperature	Distribution	Voltage	Mounting
MRP LED	42C 42 LEDs (one engine)	350 350mA	30K 3000K	SR2 Type II	MVOLT ¹	Shipped included (blank) Fits 4" OD round pole Shipped separately ³ MRPT20 2-3/8" tenon slipfitter MRPT25 2-7/8" tenon slipfitter
		530 530mA	40K 4000K	SR3 Type III	277 ²	
		700 700mA	50K 5000K	SR4 Type IV	347 ²	
		1000 1000mA (1A)		SR5 Type V	480 ²	

Control options	Other options	Finish (required)
Shipped installed		
PER NEMA twist-lock receptacle only (control ordered separately)	PNMTD03 Part night, dim till dawn ⁴	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
PERS Five-wire receptacle only (control ordered separately)	PNMT503 Part night, dim 5 hrs ⁴	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
PER7 Seven-wire receptacle only (control ordered separately)	PNMT703 Part night, dim 7 hrs ⁴	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White



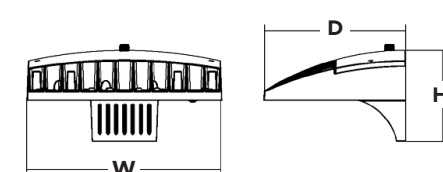
D-Series Size 1 LED Wall Luminaire



d-series

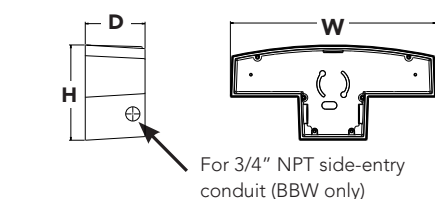
Specifications Luminaire

Width: 13-3/4" (34.9 cm) **Weight:** 12 lbs (5.4 kg)
Depth: 10" (25.4 cm)
Height: 6-3/8" (16.2 cm)



Back Box (BBW, ELCW)

Width: 13-3/4" (34.9 cm) **BBW Weight:** 5 lbs (2.3 kg)
Depth: 4" (10.2 cm) **ELCW Weight:** 10 lbs (4.5 kg)
Height: 6-3/8" (16.2 cm)



Catalog Number _____
 Notes _____
 Type _____

Introduction

The D-Series Wall luminaire is a stylish, fully integrated LED solution for building-mount applications. It features a sleek, modern design and is carefully engineered to provide long-lasting, energy-efficient lighting with a variety of optical and control options for customized performance.

With an expected service life of over 20 years of nighttime use and up to 74% in energy savings over comparable 250W metal halide luminaires, the D-Series Wall is a reliable, low-maintenance lighting solution that produces sites that are exceptionally illuminated.

Ordering Information

EXAMPLE: DSXW1 LED 20C 1000 40K T3M MVOLT DBBTD

Series	LEDs	Drive Current	Color temperature	Distribution	Voltage	Mounting	Control Options	Other Options	Finish (required)
DSXW1 LED	10C 10 LEDs (one engine)	350 350mA	30K 3000K	T2S Type II Short	MVOLT ¹	Shipped included (blank) Surface mounting bracket BBW Surface-mounted back box (for conduit entry) ³	PE Photoelectric cell, button type ⁴ DMG 0-10V dimming driver (no controls) PIR 180° motion/ambient light sensor, <15° mg ht ⁵ PIRH 180° motion/ambient light sensor, 15-30° mg ht ⁵ ELCW Emergency battery backup (includes internal component enclosure) ⁶	SF Single fuse (120, 277 or 347V) ⁷ DF Double fuse (208, 240 or 480V) ⁷ HS House-side shield ⁸ SPD Separate surge protection ⁹	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
		530 530mA	40K 4000K	T2M Type II Medium	120 ¹				
		700 700mA	50K 5000K	T2S Type II Short	208 ¹				
		1000 1000mA (1A)	AMBPC Amber phosphor converted	T3S Type III Short	240 ¹				
				T3M Type III Medium	277 ²				
				T4M Type IV Medium	347 ²				
	20C 20 LEDs (two engines)			T3M Type III Medium	480 ²				
				T4M Type IV Medium					
				TFTM Forward Throw Medium					
				ASXDF Asymmetric diffuse					

NOTES

- MVOLT driver operates on any line voltage from 120-277V (50/60 Hz). Specify 120, 208, 240 or 277 volts only when ordering with fusing (SF, DF options), or photocontrol (PE option).
- Only available with 20C, 700mA or 1000mA. Not available with PIR or PIRH.
- Back box ships installed on fixture. Cannot be field installed. Cannot be ordered as an accessory.
- Photocontrol (PE) requires 120, 208, 240, 277 or 347 voltage option. Not available with motion/ambient light sensors (PIR or PIRH).
- PIR specifies the Sensor Switch SBCR-10-CCIP control; PIRH specifies the Sensor Switch SBCR-6-CCIP control; see Motion Sensor Guide for details. Includes ambient light sensor. Not available with "PE" option (button type photocontrol). Dimming driver standard. Not available with 20 LED/1000 mA configuration (DSXW1 LED 20C 1000).
- Cold weather (-20C) rated. Not compatible with conduit entry applications. Not available with BBW mounting option. Not available with fusing. Not available with 347 or 480 voltage options. Emergency components located in back box housing. Emergency mode IES files located on product page at www.lithonia.com
- Single fuse (SF) requires 120, 277 or 347 voltage option. Double fuse (DF) requires 208, 240 or 480 voltage option. Not available with ELCW.
- Also available as a separate accessory; see Accessories information.
- See the electrical section on page 3 for more details.

Accessories

Accessories	Ordered and shipped separately
DSXWSH U	House-side shield (see per light engine)
DSXWSW U	Red-detent spikes
DSXWVG U	Wire guard accessory
DSXWVG U	Vandal guard accessory



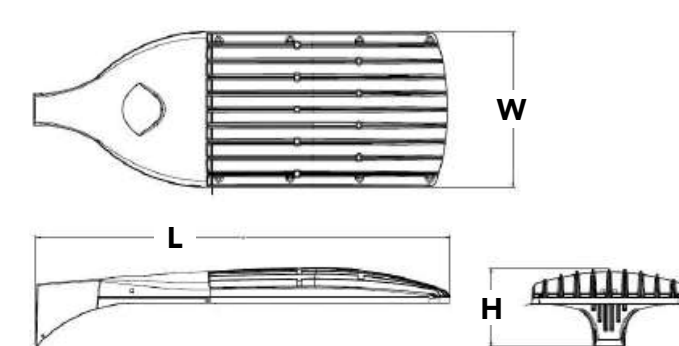
D-Series Size 2 LED Area Luminaire



d-series

Specifications

EPA: 1.1 ft² (0.10 m²)
Length: 40" (101.6 cm)
Width: 15" (38.1 cm)
Height: 7-1/4" (18.4 cm)
Weight (max): 36 lbs (16.3 kg)

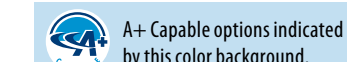


Capable Luminaire

This item is an A+ capable luminaire, which has been designed and tested to provide consistent color appearance and system-level interoperability.

- All configurations of this luminaire meet the Acuity Brands' specification for chromatic consistency
- This luminaire is A+ Certified when ordered with DTL[®] controls marked by a **shaded background**. DTL DLL equipped luminaires meet the A+ specification for luminaire to photocontrol interoperability¹
- This luminaire is part of an A+ Certified solution for ROAM[®] or XPoint™ Wireless control networks, providing out-of-the-box control compatibility with simple commissioning, when ordered with drivers and control options marked by a **shaded background**¹

- See ordering tree for details.
- A+ Certified Solutions for ROAM require the order of one ROAM node per luminaire. Sold Separately. [Link to Roam](#); [Link to DTL DLL](#)



Ordering Information

EXAMPLE: DSX2 LED P7 T3M MVOLT SPA DBBXD

Series	LEDs	Color temperature	Distribution	Voltage	Mounting	
DSX2 LED	Forward optics	30K 3000K	T1S Type I Short	TSVS Type V Very Short	MVOLT ^{4,5}	Shipped included SPA Square pole mounting RPA Round pole mounting WBA Wall bracket SPUMBA Square pole universal mounting adaptor ⁴ RPUMBA Round pole universal mounting adaptor ⁴ Shipped separately KNAB DBBXD U Mast arm mounting bracket adaptor (specify finish) ⁶
		40K 4000K	T2S Type II Short	T5S Type V Short	120 ⁴	
		50K 5000K	T2M Type II Medium	T5M Type V Medium	208 ^{4,6}	
		AMBPC Amber phosphor converted ³	T3S Type III Short	T5W Type V Wide	240 ^{4,6}	
			T3M Type III Medium	BLC Backlight control ^{1,2}	277 ⁴	
			T4M Type IV Medium	LCCO Left corner cutoff ^{1,2}	347 ^{4,6,7}	
	Rotated optics ¹	P10 P13	T4M Type IV Medium	RCCO Right corner cutoff ^{1,2}	480 ^{4,6,7}	
		P11 P14	TFTM Forward Throw Medium			
		P12				

Control options	Other options	Finish (required)
Shipped installed		
NLIR2 nLight AIR generation 2 enabled ⁸	PIRH1FC3V Bi-level, motion sensor, 15-30° mounting height, ambient sensor enabled at 10° ^{1,2,3,7}	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
PER NEMA twist-lock receptacle only (no controls) ¹⁰	BL30 Bi-level switched dimming, 30% ^{11,12}	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
PERS Five-wire receptacle only (no controls) ^{11,12}	BL50 Bi-level switched dimming, 50% ^{11,12}	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
PER7 Seven-wire receptacle only (no controls) ^{11,12}	PNMTD03 Part night, dim till dawn ^{1,8}	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
DMG 0-10V dimming extend out back of housing for external control (no controls)	PNMT503 Part night, dim 5 hrs ^{1,8}	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
DS Dual switching ¹³	PNMT603 Part night, dim 6 hrs ^{1,8}	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
PIRH Bi-level, motion/ambient sensor, 15-30° mounting height, ambient sensor enable at 5° ^{1,2}	PNMT703 Part night, dim 7 hrs ^{1,8}	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White
PIRHIN Network, Bi-Level motion/ambients sensor ⁸	FAO Field Adjustable Output ¹⁴	DOBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White



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