PROPOSED SINGLE-FAMILY DWELLING

31 Newton Rd,
Amesbury, Massachusetts

APPLICANT:

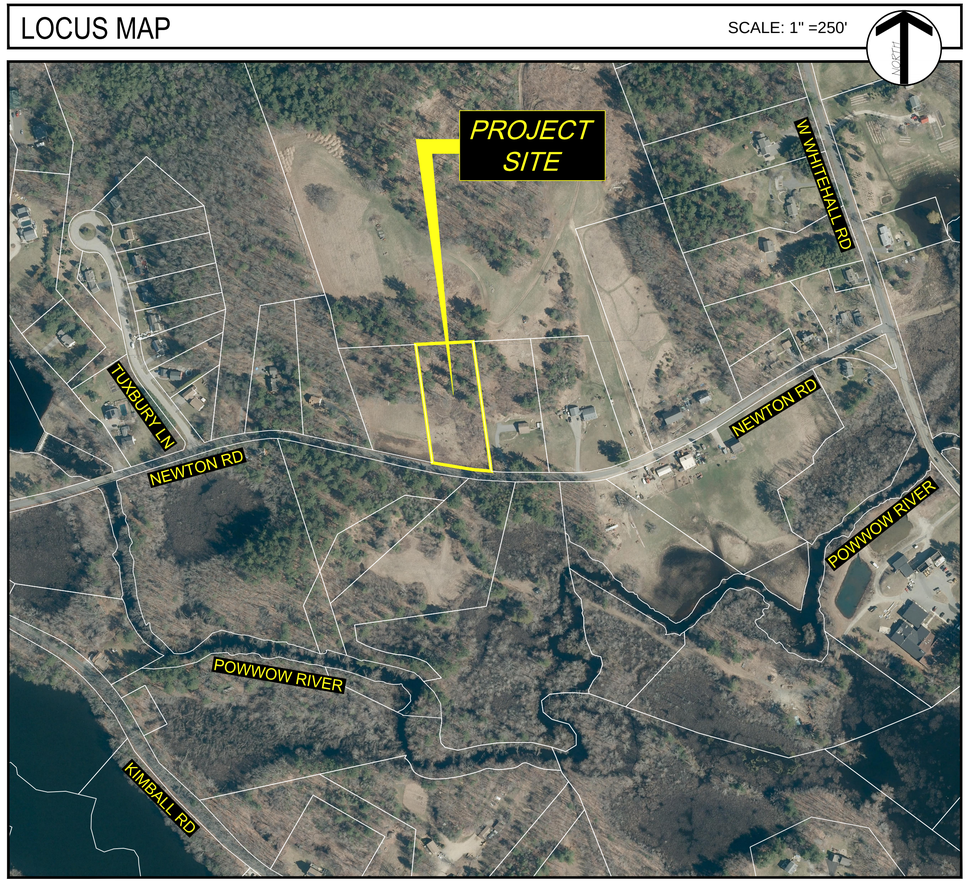
AC LAND LLC
15 LINCOLN STREET, SUITE 325,
WAKEFIELD, MA 01880

OWNER:

STELLMACH FAMILY
REVOCABLE TRUST OF 2017

LOCUS MAP

SCALE: 1" =250'



DRAWING INDEX

SHEET NO.	SHEET TITLE
C-001	TITLE SHEET
C-002	SITE LAYOUT AND UTILITIES PLAN
C-003	DEM O AND SEDM INATION EROSION CONTROL
C-101	SITE LAYOUT AND UTILITIES PLAN
C-201	SITE DETAILS - 1
C-202	SITE DETAILS - 2
C-203	SITE DETAILS - 3
C-301	WETLAND REPLICATION PLAN
- -	EXISTING CONDITIONS PLAN (BY OTHERS)

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COMMONWEALTH OF MASSACHUSETTS
HAZEM N. DANI
CIVIL
No. 55343
REGISTERED PROFESSIONAL ENGINEER

No.	Submittal / Revision	App'd.	By	Date
0	NOTICE OF INTENT FILING	HD	HD	7/15/2024
1	Planning Board Special Permit App.	HD	HD	08/09/2024
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PREPARED FOR:

AC LAND LLC

AC Land LLC
AC Homes LLC

15 LINCOLN STREET,
SUITE 325,
WAKEFIELD, MA 01880

SITE PLANS
5-BEDROOM
SINGLE-FAMILY
DWELLING

31 NEWTON ROAD,
AMESBURY, MA

TITLE SHEET

Designed By:	Drawn By:	Checked By:
HD	HD	-
Issue Date:	Project No:	Scale:
07/01/2024	13023	AS SHOWN

Drawing No:

C-001

File: C:\USERS\S400\DESKTOP\C-001 TITLE SHEET.DWG
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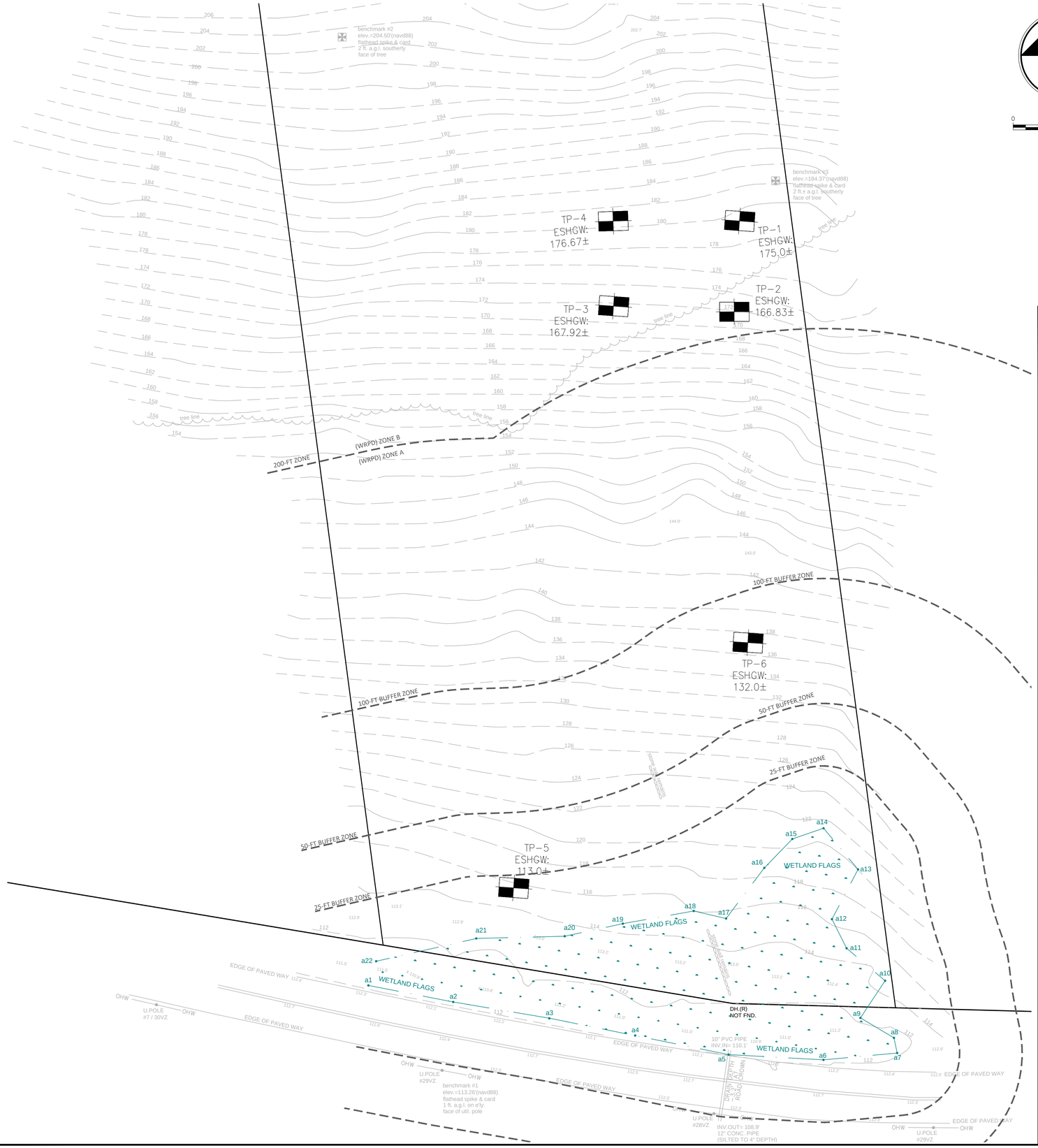


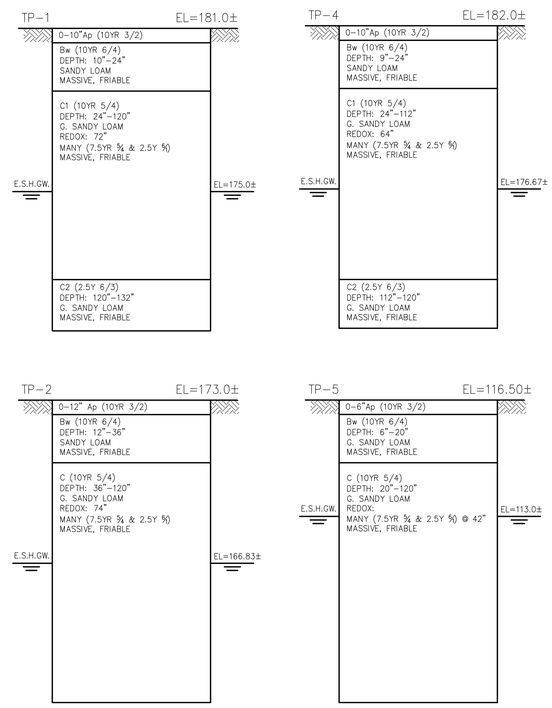
PERC TESTS RESULT

PERFORMED BY HAZEM DANI, WITNESSED BY DEP, NORWELL BOH AGENT

LOCATION #	DATE	DEPTH	PERC RATE
TP-2	9/7/2024	36"-54"	14 MIN/INCH
TP-4	9/7/2024	24"-42"	14 MIN/INCH

SOIL TEST DATA:

DATE: 09/07/2024
PERFORMED BY HAZEM DANI, SE#13902



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PREPARED FOR:

AC LAND LLC

AC Land LLC
AC Homes LLC

15 LINCOLN STREET,
SUITE 325,
WAKEFIELD, MA 01880

SITE PLANS 5-BEDROOM SINGLE-FAMILY DWELLING

31 NEWTON ROAD,
AMESBURY, MA

Test Pit Plan

Designed By:	Drawn By:	Checked By:
HD	HD	-
Issue Date:	Project No:	Scale:
07/01/2024	13023	1" = 20'

Drawing No:

C-002

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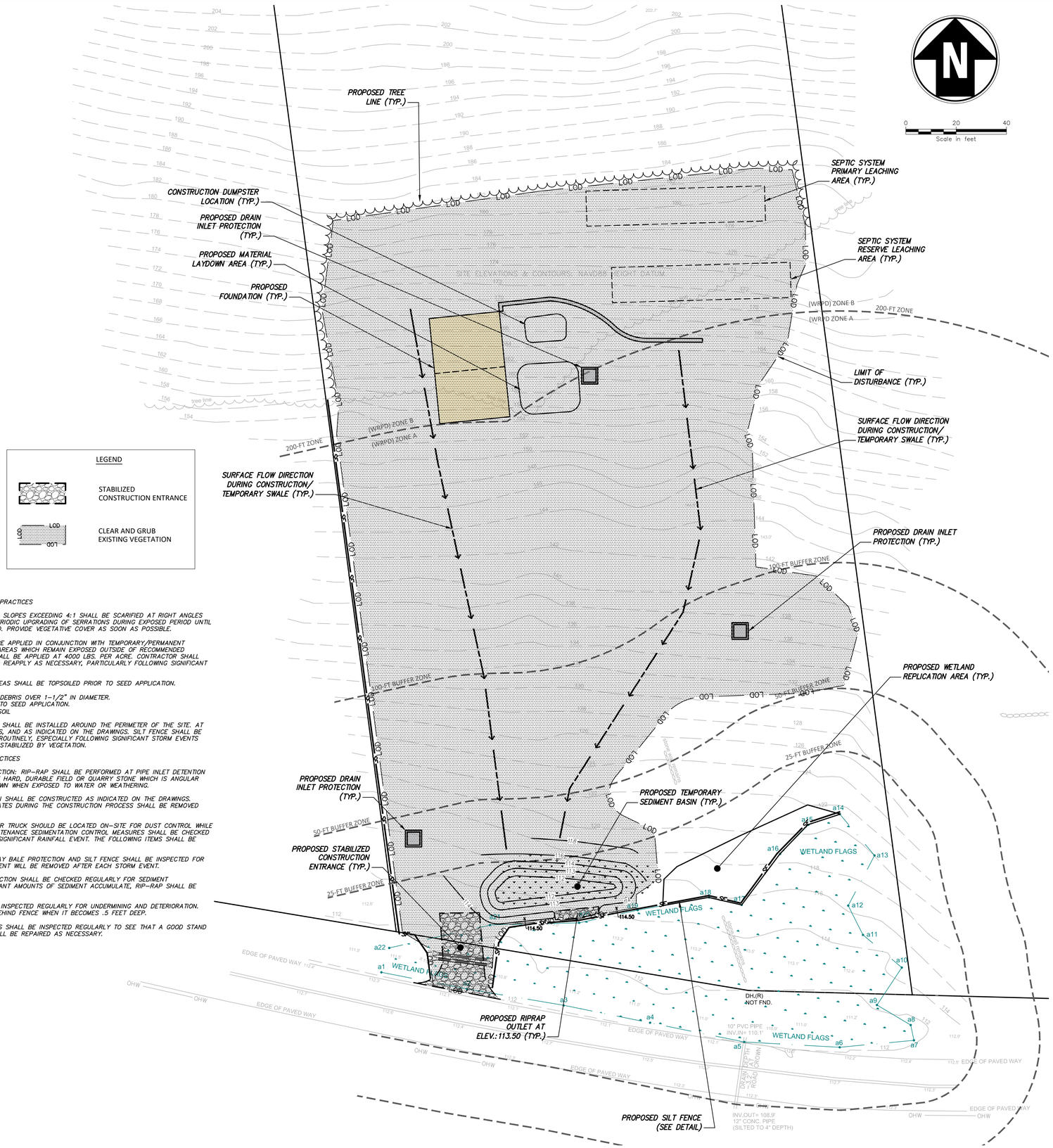

LEGEND

STABILIZED CONSTRUCTION ENTRANCE

CLEAR AND GRUB EXISTING VEGETATION

NONSTRUCTURAL CONTROL PRACTICES

1. SCARIFICATION: EXPOSED SLOPES EXCEEDING 4:1 SHALL BE SCARIFIED AT RIGHT ANGLES TO THE SLOPE. PROVIDE PERIODIC UPGRADING OF SERRATIONS DURING EXPOSED PERIOD UNTIL VEGETATION IS ESTABLISHED. PROVIDE VEGETATIVE COVER AS SOON AS POSSIBLE.

2. MULCH: MULCH SHALL BE APPLIED IN CONJUNCTION WITH TEMPORARY/PERMANENT SEEDING AND TO GRADED AREAS WHICH REMAIN EXPOSED OUTSIDE OF RECOMMENDED SEEDING DATES. MULCH SHALL BE APPLIED AT 4000 LBS. PER ACRE. CONTRACTOR SHALL PERIODICALLY INSPECT AND REAPPLY AS NECESSARY, PARTICULARLY FOLLOWING SIGNIFICANT STORM EVENTS.

3. TOPSOIL: DISTURBED AREAS SHALL BE TOPSOILED PRIOR TO SEED APPLICATION. APPLICATION STANDARDS:
—REMOVE ALL ROCKS AND DEBRIS OVER 1—1/2" IN DIAMETER.
—SCARIFY SURFACE PRIOR TO SEED APPLICATION.
—APPLY 6" DEPTH OF TOPSOIL

4. SILT FENCE: SILT FENCE SHALL BE INSTALLED AROUND THE PERIMETER OF THE SITE, AT CULVERT OUTLET LOCATIONS, AND AS INDICATED ON THE DRAWINGS. SILT FENCE SHALL BE INSPECTED AND REPAIRED ROUTINELY, ESPECIALLY FOLLOWING SIGNIFICANT STORM EVENTS UNTIL THE SITE HAS BEEN STABILIZED BY VEGETATION.

STRUCTURAL CONTROL PRACTICES

1. RIP—RAP OUTLET PROTECTION: RIP—RAP SHALL BE PERFORMED AT PIPE INLET DETENTION BASIN. MATERIAL SHALL BE HARD, DURABLE FIELD OR QUARRY STONE WHICH IS ANGULAR AND RESISTS BREAKING DOWN WHEN EXPOSED TO WATER OR WEATHERING.

2. RETENTION BASIN: BASIN SHALL BE CONSTRUCTED AS INDICATED ON THE DRAWINGS. SEDIMENT WHICH ACCUMULATES DURING THE CONSTRUCTION PROCESS SHALL BE REMOVED WEEKLY.

3. DUST CONTROL: A WATER TRUCK SHOULD BE LOCATED ON—SITE FOR DUST CONTROL WHILE WORK IS PROCEEDING. MAINTENANCE SEDIMENTATION CONTROL MEASURES SHALL BE CHECKED WEEKLY AND AFTER EACH SIGNIFICANT RAINFALL EVENT. THE FOLLOWING ITEMS SHALL BE CHECKED IN PARTICULAR:

A. SEDIMENT TRAPS, CB HAY BALE PROTECTION AND SILT FENCE SHALL BE INSPECTED FOR SILT ACCUMULATION. SEDIMENT WILL BE REMOVED AFTER EACH STORM EVENT.

B. RIP—RAP OUTLET PROTECTION SHALL BE CHECKED REGULARLY FOR SEDIMENT ACCUMULATION. IF SIGNIFICANT AMOUNTS OF SEDIMENT ACCUMULATE, RIP—RAP SHALL BE REMOVED AND REPLACED.

C. SILT FENCING SHALL BE INSPECTED REGULARLY FOR UNDERMINING AND DETERIORATION. REMOVE SEDIMENT FROM BEHIND FENCE WHEN IT BECOMES .5 FEET DEEP.

D. SEEDED/MULCHED AREAS SHALL BE INSPECTED REGULARLY TO SEE THAT A GOOD STAND IS MAINTAINED. AREAS SHALL BE REPAIRED AS NECESSARY.

GENERAL EROSION AND SEDIMENT CONTROL NOTES

MANAGEMENT STRATEGIES

1. CONSTRUCTION TRAFFIC SHALL BE LIMITED TO THE CONSTRUCTION ENTRANCES. BARRICADE ALL OTHER ACCESS POINTS.

2. CONSTRUCTION SEQUENCE SHALL BE PHASED TO AVOID LEAVING AREAS EXPOSED FOR UNNECESSARILY LONG PERIODS OF TIME.

3. TEMPORARY SEED AND MULCH SHALL BE APPLIED IMMEDIATELY FOLLOWING ROUGH GRADING.

4. SEDIMENTATION CONTROL MEASURES SHALL BE INSPECTED CONTINUOUSLY, ESPECIALLY FOLLOWING SIGNIFICANT STORM EVENTS TO LOCATE FAILING CONTROL MEASURES AND CONDUCT ROUTINE MAINTENANCE OPERATIONS.

5. THE CONSTRUCTION SUPERINTENDENT SHALL INFORM ALL ON—SITE WORKERS OF THE SEDIMENTATION CONTROL PROGRAM.

6. THE RETENTION BASIN (STORMWATER MANAGEMENT AREAS) SHALL BE CONSTRUCTED AND STABILIZED PRIOR TO ANY ROUGH GRADING OR CLEARING ON ANY PORTION OF THE SITE, EXCEPT AS NECESSARY TO REACH THIS AREA. BASIN SHALL HAVE ALL SEDIMENT REMOVED ON A ROUTINE BASIS.

VEGETATIVE CONTROL PRACTICES

1. TOPSOIL W/ SILT FENCE PROTECTION: TOPSOIL SHALL BE STRIPPED FROM AREAS TO BE DISTURBED AND STOCKPILED FOR LATER USE. STOCKPILE LOCATION SHALL BE APPROVED BY THE OWNER AND ENGINEER.

2. TEMPORARY SEEDING: THE TEMPORARY SEDIMENT BASINS, TOPSOIL STOCKPILE AND ROUGH GRADED AREAS SHALL BE SEEDED WITH WINTER RYE AT A RATE OF 120 LBS. PER ACRE. ANY SOILS THAT ARE LEFT EXPOSED AND UNDISTURBED FOR MORE THAN 14 DAYS SHALL BE TEMPORARILY SEEDED.

A. SITE PREPARATION

1. *ACCESS AND STAGING:*
   - *CONSTRUCT A STABILIZED CONSTRUCTION ENTRANCE WITH A GEOTEXTILE BASE AND CRUSHED STONE TO MINIMIZE SOIL TRACKING ONTO PUBLIC ROADS.*
   - *ESTABLISH DESIGNATED MATERIAL STORAGE AND STAGING AREAS, ENSURING THEY ARE ON FLAT, STABLE GROUND AWAY FROM DRAINAGE PATHS.*
2. *INSTALL PERIMETER CONTROLS:*
   - *INSTALL SILT FENCES, STRAW WATTLES, AND OTHER SEDIMENT BARRIERS DOWNSLOPE OF DISTURBED AREAS.*
   - *PROTECT CATCH BASINS WITH SEDIMENT FILTERS OR INLET PROTECTION.*
3. *VEGETATION CLEARING AND GRUBBING:*
   - *CLEAR VEGETATION ONLY WITHIN DESIGNATED AREAS TO MINIMIZE DISTURBANCE.*
   - *IMMEDIATELY STABILIZE DISTURBED AREAS WITH TEMPORARY EROSION CONTROLS (E.G., STRAW OR MULCH).*
4. *TEMPORARY STORMWATER MANAGEMENT:*
   - *CONSTRUCT TEMPORARY SEDIMENT TRAPS, BASINS, OR DIVERSION SWALES TO MANAGE RUNOFF DURING CONSTRUCTION.*

B. GRADING AND EXCAVATION

1. *ROUGH GRADING:*
   - *BEGIN ROUGH GRADING TO SHAPE THE SITE WHILE MINIMIZING EXPOSED SOIL.*
   - *REMOVE ALL ROCKS AND DEBRIS LARGER AND 3" IN DIAMETER FROM AREAS TO BE TEMPORARILY SEEDED.*
   - *LIMIT CLEARING AND GRADING TO ACTIVE WORK AREAS ONLY (PHASED CONSTRUCTION).*
   - *USE CUT—AND—FILL BALANCING TO REDUCE SOIL TRANSPORTATION.*
   - *EVENLY APPLY 1000 LBS. OF 10—10—10 ANALYSIS FERTILIZER PER ACRE.*
   - *THE LAST TILLAGE OPERATION SHALL BE PERFORMED ACROSS THE SLOPE.*
2. *TEMPORARY STABILIZATION:*
   - *APPLY TEMPORARY STABILIZATION (E.G., HYDROSEEDING, STRAW MULCH, OR EROSION CONTROL BLANKETS) TO ANY EXPOSED SOIL THAT WILL REMAIN INACTIVE FOR MORE THAN 14 DAYS.*
3. *EROSION CONTROL FOR SLOPES:*
   - *INSTALL SLOPE BREAKS, TERRACING, OR FIBER ROLLS ON LONG OR STEEP SLOPES TO SLOW WATER FLOW.*
   - *USE EROSION CONTROL BLANKETS OR MATTING TO STABILIZE SLOPES AS SOON AS POSSIBLE.*
4. *ESTABLISHMENT OF VEGETATIVE COVER*
   - *EVENLY APPLY SEED IN ACCORDANCE WITH THE SPECIES AND RATE INDICATED ABOVE BY MEANS OF BROADCASTING OR HYDROSEEDING.*
   - *UNLESS HYDROSEEDED, COVER SEED WITH 1/4" TO 1/2" OF TOPSOIL*
   - *APPLY MULCH IMMEDIATELY FOLLOWING SEEDING.*
   - *VERIFY SEEDING DATES WITH ENGINEER. IF ENGINEER DETERMINES THAT SEED CANNOT BE APPLIED DUE TO CLIMATE, TOPSOIL SHALL NOT BE SPREAD AND MULCHING SHALL BE APPLIED TO THE EXPOSED SURFACE TO STABILIZE SOILS UNTIL THE NEXT RECOMMENDED SEEDING PERIOD.*
   - *PERMANENT SEEDING SHALL BE APPLIED BETWEEN APRIL 15 AND JUNE 1 AND AUGUST 15 AND SEPTEMBER 30. TEMPORARY SEEDING SHALL BE APPLIED TO ALL DISTURBED AREAS OUTSIDE THIS TIME FRAME, UPON APPROVAL OF THE ENGINEER.*
5. *MAINTENANCE OF VEGETATIVE COVER*
   - *ALL SEEDED/MULCHED AREAS SHALL BE INSPECTED REGULARLY TO SEE THAT A GOOD STAND IS MAINTAINED. AREAS SHALL BE REPAIRED AS NECESSARY.*
6. *DRIVEWAY CONSTRUCTION:*
   - *EXCAVATE FOR THE DRIVEWAY AND PREPARE THE SUBBASE.*
   - *INSTALL DRIVEWAY GRAVEL FOUNDATION TO ALLOW FOR CONSTRUCTION VEHICLES TO ACCESS THE WORK AREA.*
   - *ENSURE TEMPORARY DRAINAGE CONTROLS, SUCH AS SIDE SWALES OR BERMS, DIRECT WATER AWAY FROM THE WORK AREA.*
7. *BUILDING AND INFRASTRUCTURE CONSTRUCTION*
   A. FOUNDATION WORK:
   - *EXCAVATE AND POUR FOUNDATIONS, ENSURING THAT STOCKPILED SOIL IS COVERED WITH TARPS OR EROSION CONTROL BLANKETS AND KEPT AT LEAST 50 FEET FROM WATER BODIES OR DRAINAGE PATHS.*
   - *INSTALL FOUNDATION DRAINAGE SYSTEMS (E.G., PERIMETER DRAINS).*
8. *UTILITY INSTALLATION:*
   - *DIG TRENCHES FOR UTILITIES (E.G., WATER, SEWER, ELECTRICITY), AND BACKFILL IMMEDIATELY AFTER INSTALLATION.*
   - *STABILIZE UTILITY TRENCHES WITH TEMPORARY MULCH OR SEEDING.*
9. *PERMANENT STORMWATER MANAGEMENT INSTALLATION*
   A. STORMWATER INFILTRATION OR DETENTION AREAS:
   - *EXCAVATE AND CONSTRUCT BMP AREAS, ADDING SOIL MEDIA AND PLANTING VEGETATION AS REQUIRED PER PLANS.*
   C. SWALES AND DRAINAGE SYSTEMS:
   - *BUILD VEGETATED SWALES OR INSTALL PERMANENT DRAINAGE DITCHES WITH APPROPRIATE ARMORING (E.G., RIPRAP/ CHECKDAMS).*
   D. FINAL STABILIZATION OF STORMWATER FEATURES:
   - *SEED AND MULCH ALL PERMANENT STORMWATER FEATURES TO PROMOTE VEGETATION GROWTH.*
10. *FINAL GRADING AND STABILIZATION*
    A. FINAL GRADING:
    - *COMPLETE FINAL SITE GRADING TO DIRECT RUNOFF TOWARD STORMWATER MANAGEMENT SYSTEMS AND AWAY FROM STRUCTURES.*
11. *PERMANENT VEGETATIVE COVER:*
    - *SEED OR SOD ALL DISTURBED AREAS WITH EROSION—RESISTANT GRASS SPECIES.*
    - *USE COMPOST BLANKETS OR STRAW MULCH TO PROTECT SEEDED AREAS UNTIL VEGETATION IS ESTABLISHED.*
12. *HARDSCAPING AND FINISHING:*
    - *INSTALL HARDSCAPED FEATURES LIKE PATIOS, SIDEWALKS, AND DRIVEWAYS.*
    - *USE PERMEABLE MATERIALS WHEN POSSIBLE TO REDUCE IMPERVIOUS SURFACES.*
13. *REMOVAL OF TEMPORARY EROSION CONTROL UPON FINAL STABILIZATION OF DISTURBED AREAS.*

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COMMONWEALTH OF MASSACHUSETTS — HAZEM N. DANI — CIVIL — No.55343 — REGISTERED PROFESSIONAL ENGINEER

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PREPARED FOR:

AC LAND LLC

AC Land LLC
AC Homes LLC

15 LINCOLN STREET,
SUITE 325,
WAKEFIELD, MA 01880

SITE PLANS 5-BEDROOM SINGLE-FAMILY DWELLING

31 NEWTON ROAD,
AMESBURY, MA

DEMOLITION AND SEDIMENTATION AND EROSION CONTROL PLAN

Designed By:	Drawn By:	Checked By:
HD	HD	-
Issue Date:	Project No:	Scale:
07/01/2024	13023	1" = 20'

Drawing No:

C-003

File: V:\OH_DATA\OFFICES\AMA78\CIVIL\VD\AMESBURY\31 NEWTON ROAD\CAD\SHEETFILES\C-003 DEMO AND EROSION AND SEDIMENTATION PLAN.DWG
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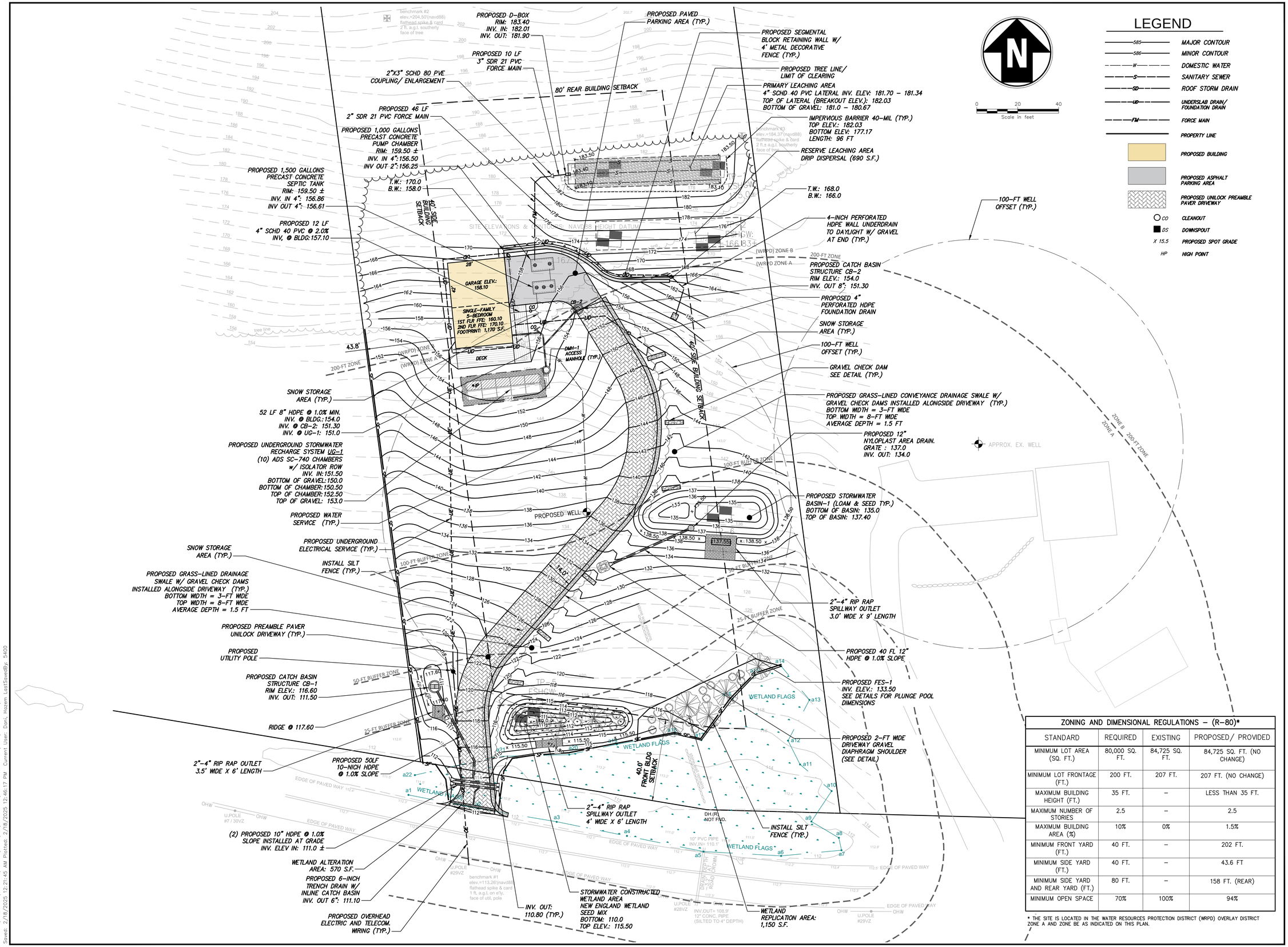

LEGEND

- MAJOR CONTOUR
- MINOR CONTOUR
- DOMESTIC WATER
- SANITARY SEWER
- ROOF STORM DRAIN
- UNDERSLAB DRAIN/ FOUNDATION DRAIN
- FORCE MAIN
- PROPERTY LINE
- PROPOSED BUILDING
- PROPOSED ASPHALT PARKING AREA
- PROPOSED UNILOCK PREAMBLE PAVER DRIVEWAY
- CO CLEANOUT
- DS DOWNSPOUT
- X 15.5 PROPOSED SPOT GRADE
- HP HIGH POINT

ZONING AND DIMENSIONAL REGULATIONS – (R-80)*

STANDARD	REQUIRED	EXISTING	PROPOSED/ PROVIDED
MINIMUM LOT AREA (SQ. FT.)	80,000 SQ. FT.	84,725 SQ. FT.	84,725 SQ. FT. (NO CHANGE)
MINIMUM LOT FRONTAGE (FT.)	200 FT.	207 FT.	207 FT. (NO CHANGE)
MAXIMUM BUILDING HEIGHT (FT.)	35 FT.	–	LESS THAN 35 FT.
MAXIMUM NUMBER OF STORIES	2.5	–	2.5
MAXIMUM BUILDING AREA (%)	10%	0%	1.5%
MINIMUM FRONT YARD (FT.)	40 FT.	–	202 FT.
MINIMUM SIDE YARD (FT.)	40 FT.	–	43.6 FT
MINIMUM SIDE YARD AND REAR YARD (FT.)	80 FT.	–	158 FT. (REAR)
MINIMUM OPEN SPACE	70%	100%	94%

* THE SITE IS LOCATED IN THE WATER RESOURCES PROTECTION DISTRICT (WRPD) OVERLAY DISTRICT ZONE A AND ZONE BE AS INDICATED ON THIS PLAN.

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SITE PLANS 5-BEDROOM SINGLE-FAMILY DWELLING

31 NEWTON ROAD,
AMESBURY, MA

SITE LAYOUT AND UTILITIES PLAN

Designed By:	Drawn By:	Checked By:
HD	HD	-
Issue Date:	Project No:	Scale:
07/01/2024	13023	1" = 20'

Drawing No:

C-101

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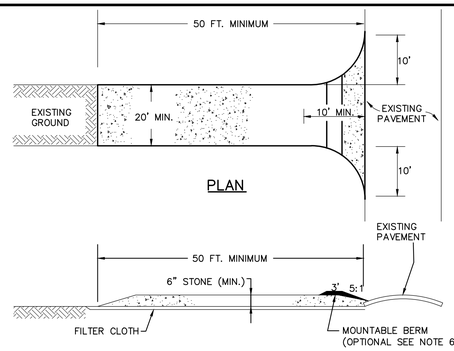


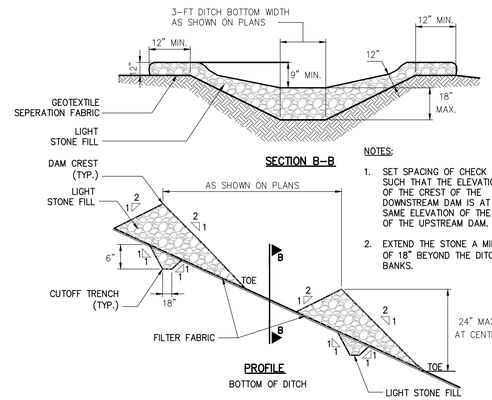
SECTION

CONSTRUCTION SPECIFICATIONS:

1. STONE SIZE: USE 2" STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
2. LENGTH: RECOMMEND GREATER THAN OR EQUAL TO 50 FEET WHERE SOILS ARE SANDS AND GRAVELS AND 100 FEET IN SILTS AND CLAYS.
3. THICKNESS: NOT LESS THAN SIX (6) INCHES.
4. WIDTH: FIFTEEN (15) FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OF EGRESS OCCURS.
5. FILTER CLOTH: SHALL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
6. SURFACE WATER: ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM SHALL BE INSTALLED.
7. MAINTENANCE: THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH SHALL PREVENT TRACKING OF FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY AND ON AN ON GOING BASIS.
8. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED.

1 STABILIZED CONSTRUCTION ENTRANCE

SCALE: NO SCALE

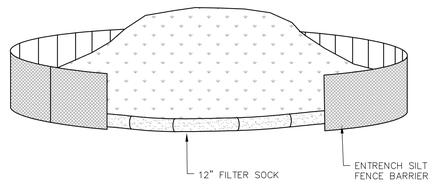


NOTES:

1. SET SPACING OF CHECK DAMS SUCH THAT THE ELEVATIONS OF THE CREST OF THE DOWNSTREAM DAM IS AT THE SAME ELEVATION OF THE TOE OF THE UPSTREAM DAM.
2. EXTEND THE STONE A MINIMUM OF 18" BEYOND THE DITCH BANKS.

5 STONE CHECK DAM DETAIL

SCALE: NO SCALE

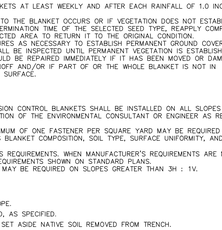


INSTALLATION NOTES:

1. AREA CHOSEN FOR STOCKPILING OPERATIONS SHALL BE DRY AND STABLE.
2. MAXIMUM SLOPE OF STOCKPILE SHALL BE 2:1.
3. UPON COMPLETION OF STOCKPILING, EACH PILE SHALL BE SURROUNDED WITH STRAW BALES, THEN STABILIZED WITH VEGETATION, OR COVERED.
4. SEE SPECIFICATIONS FOR INSTALLATION OF STRAW BALES.

2 SOIL STOCKPILE

SCALE: NO SCALE

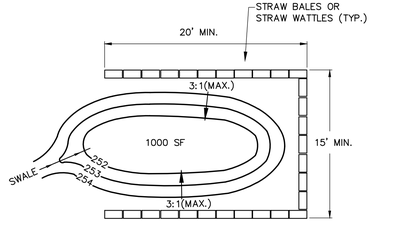


NOTES:

1. THE FENCING SHALL BE INSPECTED AFTER EVERY RAINFALL EVENT TO ENSURE ITS PROPER FUNCTIONING. IF THE FENCING IS DAMAGED IT SHALL BE REPAIRED IMMEDIATELY.
2. WHEN FENCE IS NO LONGER NEEDED, THE ACCUMULATED SILT, ALL THE POSTS AND FABRIC SHALL BE REMOVED AND TRENCH BACKFILLED WITH TOPSOIL AND SEEDED.

6 SILT FENCE DETAIL

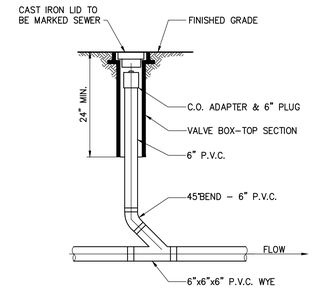
SCALE: NO SCALE



1. SEDIMENT BASINS AND TRAPS SHALL BE SIZED IN ACCORDANCE WITH EPA NPDES GUIDELINES.
2. SEDIMENT TRAPS ARE UTILIZED FOR DRAINAGE AREAS SMALLER THAN 5 ACRES. THE SEDIMENT TRAP SHOULD HAVE A MINIMUM VOLUME BASED ON 1/2 INCH OF STORAGE FOR EACH ACRE OF DRAINAGE AREA. THIS VOLUME EQUATES TO 1800 CUBIC FEET OF STORAGE OR 67 CUBIC YARDS FOR EACH ACRE OF DRAINAGE AREA.
3. SEDIMENT BASIN ARE UTILIZED FOR DRAINAGE AREAS FROM 5 TO 100 ACRES. THE TEMPORARY SEDIMENT BASIN SHOULD HAVE A MINIMUM VOLUME OF 3,600 CUBIC FEET FOR EACH ACRE OF DRAINAGE AREA.
4. LOCATION DICTATED BY SEQUENCE OF CONSTRUCTION. CONTRACTOR TO PROVIDE WHERE NECESSARY TO FILTER RUNOFF FROM CONSTRUCTION AREAS PRIOR TO DISCHARGE.

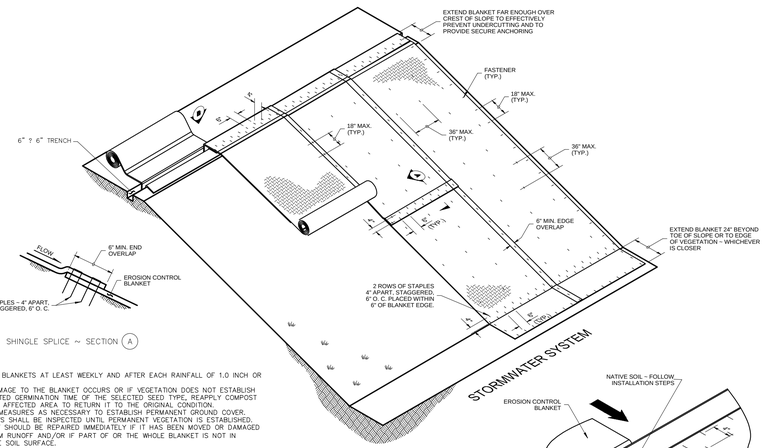
3 TEMPORARY SEDIMENT BASIN

SCALE: NO SCALE



11 CLEAN OUT DETAIL

SCALE: NO SCALE



MAINTENANCE:

1. INSPECT COMPOST BLANKETS AT LEAST WEEKLY AND AFTER EACH RAINFALL OF 1.0 INCH OR GREATER.
2. IF FAILURE OR DAMAGE TO THE BLANKET OCCURS OR IF VEGETATION DOES NOT ESTABLISH WITHIN THE EXPECTED GERMINATION TIME OF THE SELECTED SEED TYPE, REAPPLY COMPOST AND SEED TO THE AFFECTED AREA TO RETURN IT TO THE ORIGINAL CONDITION.
3. TAKE ADDITIONAL MEASURES AS NECESSARY TO ESTABLISH PERMANENT GROUND COVER.
4. COMPOST BLANKETS SHALL BE INSPECTED UNTIL PERMANENT VEGETATION IS ESTABLISHED.
5. COMPOST BLANKET SHOULD BE REPAIRED IMMEDIATELY IF IT HAS BEEN MOVED OR DAMAGED BY WIND OR STORM RUNOFF AND/OR IF PART OF OR THE WHOLE BLANKET IS NOT IN CONTACT WITH THE SOIL SURFACE.

NOTES

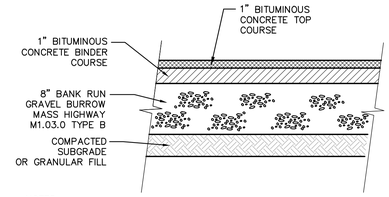
1. BIODEGRADABLE EROSION CONTROL BLANKETS SHALL BE INSTALLED ON ALL SLOPES 3:1 OR STEEPER AND AT THE DIRECTION OF THE ENVIRONMENTAL CONSULTANT OR ENGINEER AS REQUIRED PER SITE CONDITIONS.
2. MORE THAN THE MINIMUM OF ONE FASTENER PER SQUARE YARD MAY BE REQUIRED DUE TO CONDITIONS SUCH AS BLANKET COMPOSITION, SOIL TYPE, SURFACE UNIFORMITY, AND SLOPE STEEPNESS.
3. USE MANUFACTURER'S REQUIREMENTS. WHEN MANUFACTURER'S REQUIREMENTS ARE NOT PROVIDED, USE INSTALLATION REQUIREMENTS SHOWN ON STANDARD PLANS.
4. ADDITIONAL STAPLES MAY BE REQUIRED ON SLOPES GREATER THAN 3H : 1V.

INSTALLATION STEPS:

1. PREPARE SMOOTH SLOPE.
2. AMEND SOIL AND SEED, AS SPECIFIED.
3. DIG ANCHOR TRENCH. SET ASIDE NATIVE SOIL REMOVED FROM TRENCH.
4. SECURE BLANKET IN ANCHOR TRENCH, STAKING OR STAPLING BLANKET AS SHOWN.
5. REPLACE NATIVE SOIL PREVIOUSLY REMOVED FROM TRENCH.
6. ROLL BLANKET DOWN THE SLOPE IN A CONTROLLED MANNER, TAKING CARE TO REMOVE EXCESS SLACK, AND TAKING CARE NOT TO STRETCH BLANKET.
7. STAKE OR STAPLE BLANKET AS SHOWN SO THERE ARE NO GAPS BETWEEN THE BLANKET AND THE SOIL.STAPLE WHILE UNROLLING BLANKET TO MINIMIZE WALKING ON BLANKET.

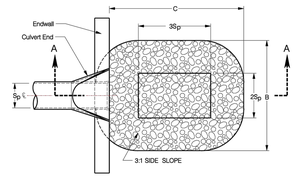
4 BITUMINOUS PAVEMENT SECTION

SCALE: NO SCALE

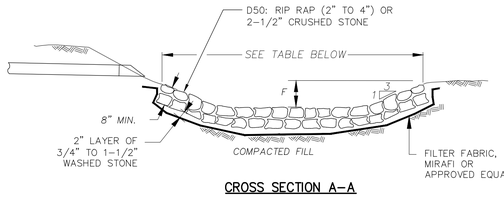


NOTES:

1. COMPACTED LIFTS NOT TO EXCEED 8 INCHES BETWEEN COURSES.
2. CONTRACTOR TO PROOF ROLL SUBGRADE PRIOR TO GRAVEL PLACEMENT.



PLAN VIEW



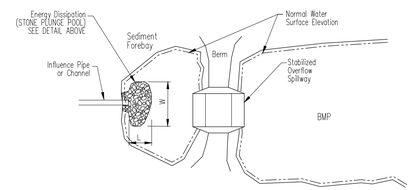
CROSS SECTION A-A

	Q* (cfs)	Do (ft.)	TW* (ft.)	Depression (ft) (ft.)	C (ft.)	3Sp (ft.)	B (ft.)	2Sp (ft.)	d50*** (ft.)	d50*** (in.)
FES-1	5.60	1.0	0.30	0.50	6.00	3.00	5.00	2.00	0.41	4.94

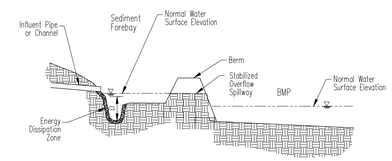
*This is the actual 100-year flow as calculated through basin design software (HydroCAD)
**A conservative tail-water of 0.30 was utilized.
***A minimum rip-rap size of 2-6" should be utilized for FES-1

7 STONE PLUNGE POOL

SCALE: NO SCALE



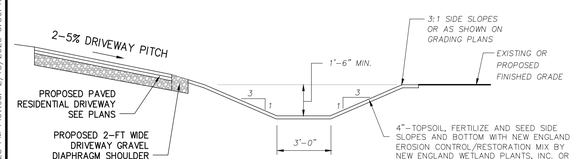
PLAN



SECTION

Note: Stabilized Overflow Spillway materials such as riprap, gabion baskets, rolled erosion control products, concrete, or other types of armoring may be used.

L = Plunge Pool Length
W = Plunge Pool Width
D = Plunge Pool Depth



8 DRIVEWAY & GRASS-LINED SWALE CROSS SECTION

SCALE: NO SCALE

9 BIODEGRADABLE EROSION CONTROL BLANKET FOR SLOPES 3:1 OR STEEPER

SCALE: NO SCALE

10 SEDIMENT FOREBAY DETAIL

SCALE: NO SCALE

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COMMONWEALTH OF MASSACHUSETTS
HAZEM N. DANI
CIVIL
No. 55343
REGISTERED PROFESSIONAL ENGINEER

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PREPARED FOR:

AC LAND LLC

AC Land LLC
AC Homes LLC

15 LINCOLN STREET, SUITE 325, WAKEFIELD, MA 01880

SITE PLANS 5-BEDROOM SINGLE-FAMILY DWELLING

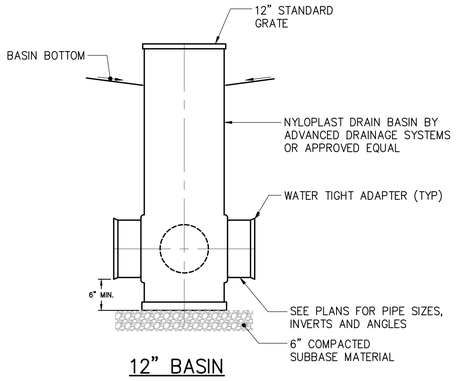
31 NEWTON ROAD, AMESBURY, MA

SITE DETAILS - 1

Designed By:	Drawn By:	Checked By:
HD	HD	-
Issue Date:	Project No:	Scale:
07/01/2024	13023	NONE

Drawing No:

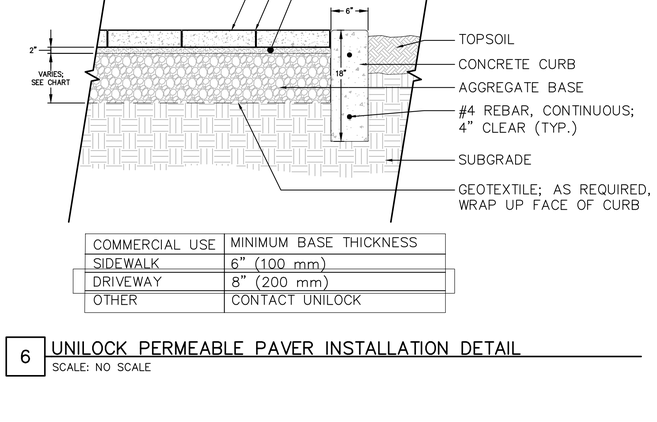
C-201



12" BASIN

1 NYLOPLAST AREA DRAIN DETAIL

SCALE: NO SCALE



NOTES:
1. STANDARD PRECAST DRAIN MANHOLE BY SCITUATE PRECAST OR APPROVED EQUAL CONTRACTOR TO SUBMIT SHOP DRAWINGS FOR APPROVAL PRIOR TO CONSTRUCTION.

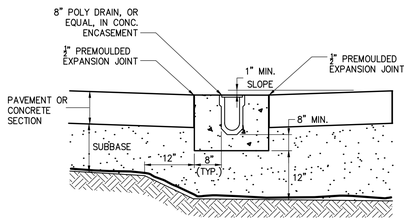
4 CATCH BASIN STRUCTURE DETAIL

SCALE: NO SCALE

COMMERCIAL USE	MINIMUM BASE THICKNESS
SIDEWALK	6" (100 mm)
DRIVEWAY	8" (200 mm)
OTHER	CONTACT UNILOCK

6 UNILOCK PERMEABLE PAVER INSTALLATION DETAIL

SCALE: NO SCALE

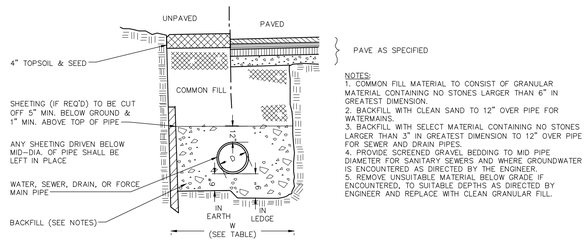


NOTES:

1. PROVIDE HEEL PROOF AND H-20 FRAME AND GRATE.
2. CHANNEL SECTIONS TO BE 24-INCH IN LENGTH.
3. INSTALL AN INLINE CATCH BASIN AT THE OUTLET.
4. PROVIDE SHOP DRAWINGS FOR APPROVAL PRIOR TO INSTALLATION.

2 TRENCH DRAIN W/ INLINE CATCH BAISN DETAIL

SCALE: NO SCALE



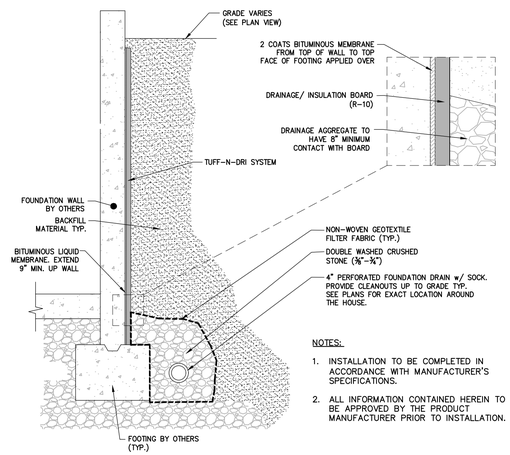
TRENCH WIDTH		
D DIAMETER OF PIPE	W UNSHEETED	W SHEETED
UP TO 12"	3'	4'
14" TO 24"	4'	5'
30" TO 36"	5'	6'

NOTES:
1. COMMON FILL MATERIAL TO CONSIST OF GRANULAR MATERIAL CONTAINING NO STONES LARGER THAN 6" IN GREATEST DIMENSION.
2. BACKFILL WITH CLEAN SAND TO 12" OVER PIPE FOR WATERMAINS.
3. BACKFILL WITH SELECT MATERIAL CONTAINING NO STONES LARGER THAN 3" IN GREATEST DIMENSION TO 12" OVER PIPE FOR SEWER AND DRAIN PIPES.
4. PROVIDE SCREENED GRAVEL BEDDING TO MID PIPE DIAMETER FOR SANITARY SEWERS AND WHERE GROUNDWATER IS ENCOUNTERED AS DIRECTED BY THE ENGINEER.
5. REMOVE UNSUITABLE MATERIAL BELOW GRADE IF ENCOUNTERED, TO SUITABLE DEPTHS AS DIRECTED BY ENGINEER AND REPLACE WITH CLEAN GRANULAR FILL.

NOTES:
1. ALL TRENCH CONSTRUCTION TO CONFORM TO APPLICABLE FEDERAL, STATE AND LOCAL REQULATIONS.
2. COMPACT FILL AND TAMP PIPE TO 93% MAX. DENSITY UNLESS OTHERWISE SPECIFIED.

5 TYPICAL TRENCH SECTION DETAIL

SCALE: NO SCALE



NOTES:
1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
2. ALL INFORMATION CONTAINED HEREIN TO BE APPROVED BY THE PRODUCT MANUFACTURER PRIOR TO INSTALLATION.

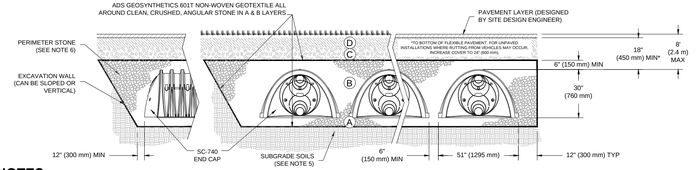
7 FOUNDATION DRAIN SYSTEM DETAIL

SCALE: NO SCALE

ACCEPTABLE FILL MATERIALS: STORMTECH SC-740 CHAMBER SYSTEMS

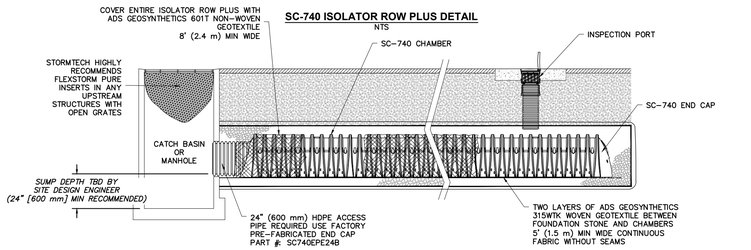
	MATERIAL LOCATION	DESCRIPTION	AASHTO MATERIAL CLASSIFICATIONS	COMPACTION / DENSITY REQUIREMENT
D	***FINAL FILL:*** *FILL MATERIAL FOR LAYER 'D' STARTS FROM THE TOP OF THE 'C' LAYER TO THE BOTTOM OF FLEXIBLE PAVEMENT OR UNPAVED FINISHED GRADE ABOVE. NOTE THAT PAVEMENT SUBBASE MAY BE PART OF THE 'D' LAYER*	ANY SOIL/ROCK MATERIALS, NATIVE SOILS, OR PER ENGINEER'S PLANS. CHECK PLANS FOR PAVEMENT SUBGRADE REQUIREMENTS.	N/A	PREPARE PER SITE DESIGN ENGINEER'S PLANS. PAVED INSTALLATIONS MAY HAVE STRINGENT MATERIAL AND PREPARATION REQUIREMENTS.
C	**INITIAL FILL:** FILL MATERIAL FOR LAYER 'C' STARTS FROM THE TOP OF THE EMBEDMENT STONE ('B' LAYER) TO 18" (450 mm) ABOVE THE TOP OF THE CHAMBER. NOTE THAT PAVEMENT SUBBASE MAY BE A PART OF THE 'C' LAYER.	GRANULAR WELL-GRADED SOIL/AGGREGATE MIXTURES, <35% FINES OR PROCESSED AGGREGATE. MOST PAVEMENT SUBBASE MATERIALS CAN BE USED IN LIEU OF THIS LAYER.	AASHTO M145[3] A-1, A-2-4, A-3 OR AASHTO M43[3] 3, 357, 4, 467, 5, 56, 57, 6, 67, 68, 7, 78, 8, 89, 9, 10	BEGIN COMPACTIONS AFTER 12" (300 mm) OF MATERIAL OVER THE CHAMBERS IS REACHED. COMPACT ADDITIONAL LAYERS IN 6" (150 mm) MAX LIFTS TO A MIN. 95% PROCTOR DENSITY FOR WELL GRADED MATERIAL AND 95% RELATIVE DENSITY FOR PROCESSED AGGREGATE MATERIALS. ROLLER GROSS VEHICLE WEIGHT NOT TO EXCEED 12,000 lbs (53 kN). DYNAMIC FORCE NOT TO EXCEED 20,000 lbs (89 kN).
B	**EMBEDMENT STONE:** FILL SURROUNDING THE CHAMBERS FROM THE FOUNDATION STONE ('A' LAYER) TO THE 'C' LAYER ABOVE.	CLEAN, CRUSHED, ANGULAR STONE, NOMINAL SIZE, DISTRIBUTION BETWEEN 3/4-2 INCH (20-50 mm)	AASHTO M43[3] 3, 357, 4, 467, 5, 56, 57	NO COMPACTION REQUIRED.
A	**FOUNDATION STONE:** FILL BELOW CHAMBERS FROM THE SUBGRADE UP TO THE FOOT (BOTTOM) OF THE CHAMBER.	CLEAN, CRUSHED, ANGULAR STONE, NOMINAL SIZE DISTRIBUTION BETWEEN 3/4-2 INCH (20-50 mm)	AASHTO M43[3] 3, 357, 4, 467, 5, 56, 57	PLATE COMPACT OR ROLL TO ACHIEVE A FLAT SURFACE. [4]

PLEASE NOTE:
1. THE LISTED AASHTO DESIGNATIONS ARE FOR GRADATIONS ONLY. THE STONE MUST ALSO BE CLEAN, CRUSHED, ANGULAR. FOR EXAMPLE, A SPECIFICATION FOR #4 STONE WOULD STATE: "CLEAN, CRUSHED, ANGULAR NO. 4 (AASHTO M43) STONE".
2. STORMTECH COMPACTION REQUIREMENTS ARE MET FOR 'A' LOCATION MATERIALS WHEN PLACED AND COMPACTED IN 6" (150 mm) (MAX) LIFTS USING TWO FULL COVERAGES WITH A VIBRATORY COMPACTOR.
3. WHERE INFILTRATION SURFACES MAY BE COMPROMISED BY COMPACTION, FOR STANDARD DESIGN LOAD CONDITIONS, A FLAT SURFACE MAY BE ACHIEVED BY RAKING OR DRAGGING WITHOUT COMPACTION EQUIPMENT. FOR SPECIAL LOAD DESIGNS, CONTACT STORMTECH FOR COMPACTION REQUIREMENTS.



NOTES:

1. SC-740 CHAMBERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM F2418 "STANDARD SPECIFICATION FOR POLYPROPYLENE (PP) CORRUGATED WALL STORMWATER COLLECTION CHAMBERS", OR ASTM F2922 "STANDARD SPECIFICATION FOR POLYETHYLENE (PE) CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
2. SC-740 CHAMBERS SHALL BE DESIGNED IN ACCORDANCE WITH ASTM F2787 "STANDARD PRACTICE FOR STRUCTURAL DESIGN OF THERMOPLASTIC CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
3. "ACCEPTABLE FILL MATERIALS" TABLE ABOVE PROVIDES MATERIAL LOCATIONS, DESCRIPTIONS, GRADATIONS, AND COMPACTION REQUIREMENTS FOR FOUNDATION, EMBEDMENT, AND FILL MATERIALS.
4. THE "SITE DESIGN ENGINEER" REFERS TO THE ENGINEER RESPONSIBLE FOR THE DESIGN AND LAYOUT OF THE STORMTECH CHAMBERS FOR THIS PROJECT.
5. THE SITE DESIGN ENGINEER IS RESPONSIBLE FOR ASSESSING THE BEARING RESISTANCE (ALLOWABLE BEARING CAPACITY) OF THE SUBGRADE SOILS AND THE DEPTH OF FOUNDATION STONE WITH CONSIDERATION FOR THE RANGE OF EXPECTED SOIL MOISTURE CONDITIONS.
6. PERIMETER STONE MUST BE EXTENDED HORIZONTALLY TO THE EXCAVATION WALL FOR BOTH VERTICAL AND SLOPED EXCAVATION WALLS.
7. ONCE LAYER 'C' IS PLACED, ANY SOIL/MATERIAL CAN BE PLACED IN LAYER 'D' UP TO THE FINISHED GRADE. MOST PAVEMENT SUBBASE SOILS CAN BE USED TO REPLACE THE MATERIAL REQUIREMENTS OF LAYER 'C' OR 'D' AT THE SITE DESIGN ENGINEER'S DISCRETION.
8. STORMTECH SC-740 UNITS TO BE H20 RATED FOR VEHICLE LOADS.



INSPECTION & MAINTENANCE

STEP 1) INSPECT ISOLATOR ROW PLUS FOR SEDIMENT

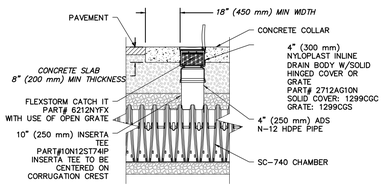
A. INSPECTION PORTS (IF PRESENT)
1. REMOVE/OPEN LID ON NYLOPLAST INLINE DRAIN
2. REMOVE AND CLEAN FLEXSTORM FILTER IF INSTALLED
3. USING A FLASHLIGHT AND STADIA ROD, MEASURE DEPTH OF SEDIMENT AND RECORD ON MAINTENANCE LOG
4. LOWER A CAMERA INTO ISOLATOR ROW PLUS FOR VISUAL INSPECTION OF SEDIMENT LEVELS (OPTIONAL)
5. IF SEDIMENT IS AT, OR ABOVE, 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.

B. ALL ISOLATOR ROW PLUSS
1. REMOVE COVER FROM STRUCTURE AT UPSTREAM END OF ISOLATOR ROW PLUS
2. USING A FLASHLIGHT, INSPECT DOWN THE ISOLATOR ROW PLUS THROUGH OUTLET PIPE
   2.1. MIRRORS ON POLES OR CAMERAS MAY BE USED TO AVOID A CONFINED SPACE ENTRY
   2.2.FOLLOW OSHA REGULATIONS FOR CONFINED SPACE ENTRY IF ENTERING MANHOLE
3. IF SEDIMENT IS AT, OR ABOVE, 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.

STEP 2) CLEAN OUT ISOLATOR ROW PLUS USING THE JETVAC PROCESS
1. A FIXED CULVERT CLEANING NOZZLE WITH REAR FACING SPREAD OF 45° (1.1 m) OR MORE IS PREFERRED
2. APPLY MULTIPLE PASSES OF JETVAC UNTIL BACKFLUSH WATER IS CLEAN
3. VACUUM STRUCTURE SUMP AS REQUIRED

STEP 3) REPLACE ALL COVERS, GRATES, FILTERS, AND LIDS; RECORD OBSERVATIONS AND ACTIONS.

STEP 4) INSPECT AND CLEAN BASINS AND MANHOLES UPSTREAM OF THE STORMTECH SYSTEM.



SC-740 INSPECTION PORT DETAIL

NTS

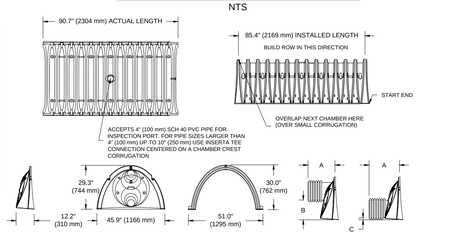
NOTES

1. INSPECT EVERY 6 MONTHS DURING THE FIRST YEAR OF OPERATION. ADJUST THE INSPECTION INTERVAL BASED ON PREVIOUS OBSERVATIONS OF SEDIMENT ACCUMULATION AND HIGH WATER ELEVATIONS.
2. CONDUCT JETTING AND VACTORING ANNUALLY OR WHEN INSPECTION SHOWS THAT MAINTENANCE IS NECESSARY.

SC-740 TECHNICAL SPECIFICATION

NTS

PART #	STUB	A	B	C
SC740EPE06T / SC740EPE06TPC	6" (150 mm)	10.9" (277 mm)	18.5" (470 mm)	---
SC740EPE06B / SC740EPE06BPC			---	0.5" (13 mm)
SC740EPE08T /SC740EPE08TPC	8" (200 mm)	12.2" (310 mm)	16.5" (419 mm)	---
SC740EPE08B / SC740EPE08BPC			---	0.6" (15 mm)
SC740EPE10T / SC740EPE10TPC	10" (250 mm)	13.4" (340 mm)	14.5" (368 mm)	---
SC740EPE10B / SC740EPE10BPC			---	0.7" (18 mm)
SC740EPE12T / SC740EPE12TPC	12" (300 mm)	14.7" (373 mm)	12.5" (318 mm)	---
SC740EPE12B / SC740EPE12BPC			---	1.2" (30 mm)
SC740EPE15T / SC740EPE15TPC	15" (375 mm)	18.4" (467 mm)	9.0" (229 mm)	---
SC740EPE15B / SC740EPE15BPC			---	1.3" (33 mm)
SC740EPE18T / SC740EPE18TPC	18" (450 mm)	19.7" (500 mm)	5.0" (127 mm)	---
SC740EPE18B / SC740EPE18BPC			---	1.6" (41 mm)
SC740EPE24B*	24" (600 mm)	18.5" (470 mm)	---	0.1" (3 mm)



NOMINAL CHAMBER SPECIFICATIONS
SIZE (W X H X INSTALLED LENGTH) 51.0" X 30.0" X 85.4" (1295 mm X 762 mm X 2169 mm)
CHAMBER STORAGE 45.9 CUBIC FEET (1.30 m³)
MINIMUM INSTALLED STORAGE* 74.9 CUBIC FEET (2.12 m³)
WEIGHT 75.0 lbs. (33.6 kg)

*ASSUMES 6" (152 mm) STONE ABOVE, BELOW, AND BETWEEN CHAMBERS

STUBS AT BOTTOM OF END CAP FOR PART NUMBERS ENDING WITH "B"
STUBS AT TOP OF END CAP FOR PART NUMBERS ENDING WITH "T"

ALL STUBS, EXCEPT FOR THE SC740EPE24B ARE PLACED AT BOTTOM OF END CAP SUCH THAT THE OUTSIDE DIAMETER OF THE STUB IS FLUSH WITH THE BOTTOM OF THE END CAP. FOR ADDITIONAL INFORMATION CONTACT STORMTECH AT 1-888-892-2694.

* FOR THE SC740EPE24B THE 24" (600 mm) STUB LIES BELOW THE BOTTOM OF THE END CAP APPROXIMATELY 1.75" (44 mm). BACKFILL MATERIAL SHALL BE REMOVED FROM BELOW THE N-12 STUB SO THAT THE FITTING SITS LEVEL.

NOTE: ALL DIMENSIONS ARE NOMINAL

3 ADS STORMTECH SC-740 INTALLATION DETAIL

SCALE: NO SCALE

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COMMONWEALTH OF MASSACHUSETTS — HAZEM N. DANI — CIVIL — No. 55343 — REGISTERED PROFESSIONAL ENGINEER

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AC LAND LLC

AC Land LLC
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WAKEFIELD, MA 01880

SITE PLANS 5-BEDROOM SINGLE-FAMILY DWELLING

31 NEWTON ROAD,
AMESBURY, MA

SITE DETAILS - 2

Designed By:	Drawn By:	Checked By:
HD	HD	-
Issue Date: 07/01/2024	Project No: 13023	Scale: NONE

Drawing No:

C-202

File: V:\CH_DATA\OFFICES\NMA78\CIVIL\HD\AMESBURY\31 NEWTON ROAD\CAD\SHEETFILES\C-201 DETAILS_REVISED.DWG
Saved: 2/18/2025 12:22:19 AM Plotted: 2/18/2025 12:32:52 PM Current User: Dani, Hazem LastSavedBy: 5400

SOIL ABSORPTION SYSTEM SIZING INFORMATION:

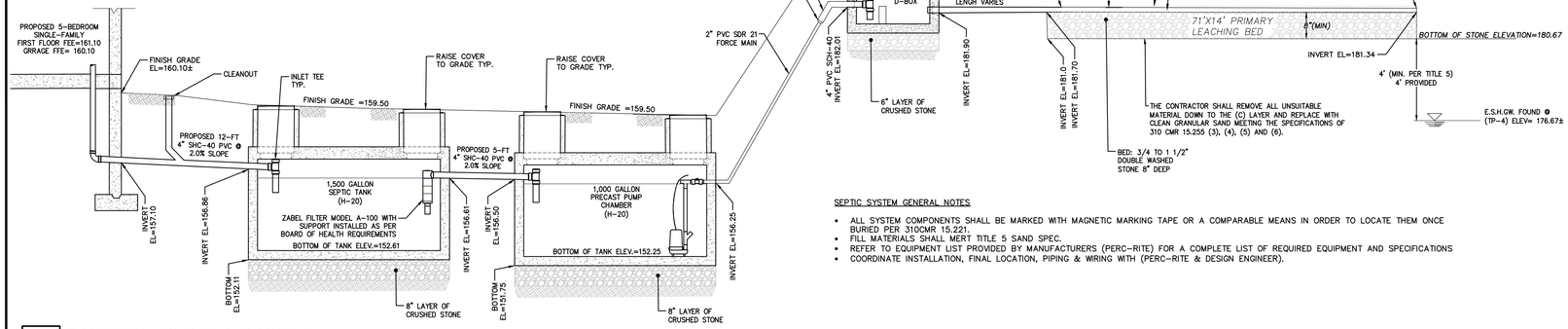
- FOR A SINGLE-FAMILY WITH 5 BEDROOMS, THE DAILY DESIGN FLOW= (110 GALLON PER DAY/ BEDROOM) X 5 BEDROOMS = 550 GPD, BASED ON TITLE 5 (310CMR 15.203).
- SOIL PERCOLATION RATE USED FOR DESIGN= (14 MINUTE/INCH) OBTAINED IN THE FIELD AT TEST PIT (TP 2 & TP 4) BY HD DESIGN AND WITNESSED BY THE CITY OF AMESBURY 09/07/2024.
- PER 310CMR, SECTION 15.242 & 15.243, LOADING RATE FOR SANDY LOAM CLASS II (15 MIN/INCH) SOILS IS =0.56 GPD/SF FOR GRAVITY EFFLUENT LOADING RATE SHALL BE USED.
- THE USE OF LEACHING BED IN ACCORDANCE WITH 310CMR 15.252 WAS SELECTED
- REQUIRED BED AREA = $(\frac{550\ GPD}{0.56\ GPD/SF})$ = 983 SF
- USE GRAVEL LEACHING BED WITH 4-INCH PVC LATERALS.
  - LATERAL LENGTH = 71-FT
  - BED WIDTH = 14-FT
  - LATERAL SPACING: 5-FT BETWEEN THREE LATERALS AND 2-FT FROM END LATERAL TO END OF GRAVEL BED

PROVIDED LEACHING BED AREA = 14 FT X 71 FT = 994 SF > 983 SF --> O.K.

- CONTROLLING SEASONAL HIGH GROUNDWATER ELEVATION IS WITHIN TEST PIT (TP 1), WHICH RESULTS IN AN ESTIMATED SEASONAL HIGH GROUNDWATER (ESHGW) ELEVATION OF 176.67.

REQUIRED INSPECTIONS:
THE CONTRACTOR SHALL COORDINATE WITH THE DESIGN ENGINEER/ CITY 48-HOURS IN ADVANCE FOR THE FOLLOWNG REQUIRED INSPECTIONS:

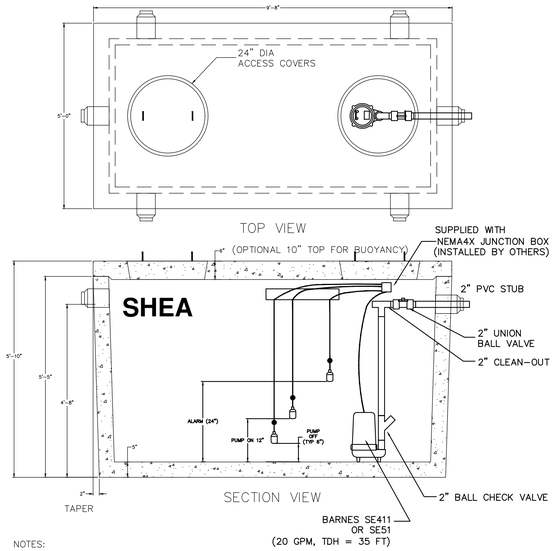
1. BOTTOM OF BED INSPECTION, VERIFICATION OF SOIL MATERIAL AND GROUNDWATER AND REMOVAL OF UNSUITABLE MATERIAL IF ANY.
2. INSPECTION OF TITLE-5 PERC SAND USED FOR FILL.
3. INSPECTION(S) OF LEACHING AREAS, SEPTIC TANK, PUPM CHAMBER AND OTHER SEPTIC COMPONENTS PRIOR TO BACKFILL.
4. FINAL GRADING AND STABILIZATION INSPECTION.



1 SANITARY SYSTEM PROFILE
SCALE: NO SCALE

SEPTIC SYSTEM GENERAL NOTES:

- ALL SYSTEM COMPONENTS SHALL BE MARKED WITH MAGNETIC MARKING TAPE OR A COMPARABLE MEANS IN ORDER TO LOCATE THEM ONCE BURIED PER 310CMR 15.221.
- FILL MATERIALS SHALL MERT TITLE 5 SAND SPEC.
- REFER TO EQUIPMENT LIST PROVIDED BY MANUFACTURERS (PERC-RITE) FOR A COMPLETE LIST OF REQUIRED EQUIPMENT AND SPECIFICATIONS
- COORDINATE INSTALLATION, FINAL LOCATION, PIPING & WIRING WITH (PERC-RITE & DESIGN ENGINEER).



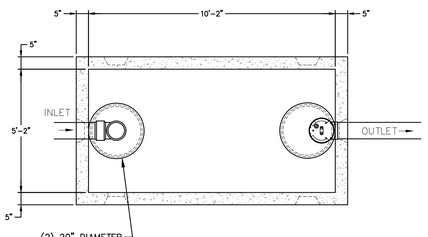
NOTES:

1. CONCRETE: 4,000 PSI MINIMUM AFTER 28 DAYS.
2. CONSTRUCTION OF PUMP CHAMBER CONFORMS WITH DEP TITLE 5 REGS, 310 CMR, SECTION 15.226.
3. ALL REINFORCEMENT PER ASTM C1227.
4. JOINT SEALED WITH BUTYL RESIN.
5. DESIGNED FOR AASHTO HS-20 LOADING, COVER 1 TO 5 FEET.
6. PUMPS, FLOATS AND PIPE INSTALLED IN CHAMBER.
7. PROVIDE PUMP CONTROL PANEL W/ALARM INSTALLED IN THE HOUSE.

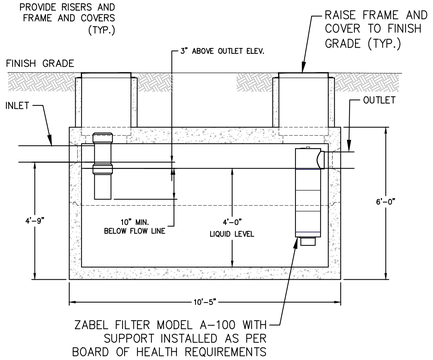
3 1,000 PRECAST CONCRETE SIMPLEX PUMP CHAMBER
SCALE: NO SCALE

DESIGN NOTES:

1. SEPTIC TANK SHALL BE TO THE DIMENSIONS AS SHOWN ON THE DETAILS AND MANUFACTURED BY SCITUATE RAY PRECAST, OR APPROVED EQUAL.
2. CONSTRUCTION JOINT TO HAVE MINIMUM 1" BUTYL SEALANT.
3. PROVIDE EXTERIOR BITUMINOUS COATING IF REQUIRED.
4. CONTRACTOR IS RESPONSIBLE FOR VERIFYING BUOYANCY CALCULATIONS BASED ON FIELD CONDITIONS AND TANKS UTILIZED. CONTRACTOR IS RESPONSIBLE FOR PROVIDING ANY NECESSARY BALLAST TO ENSURE TANK STABILITY.



PLAN VIEW



CROSS-SECTION

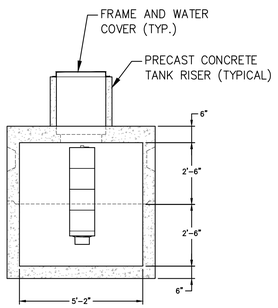
CONSTRUCTION OF SEPTIC TANKS NOTES (310 CMR 15.223):

(1) SEPTIC TANKS SHALL BE CONSTRUCTED OF SOUND AND DURABLE WATERTIGHT MATERIALS NOT SUBJECT TO EXCESSIVE CORROSION, DECAY, OR FROST DAMAGE, OR CRACKING OR BUCKLING DUE TO SETTLEMENT OR BACKFILLING. SEPTIC TANK SHALL BE PRECAST REINFORCED CONCRETE.

(2) TANK CONSTRUCTION MATERIALS SHALL MEET THE FOLLOWING MINIMUM SPECIFICATIONS OR AN ASTM EQUIVALENT STANDARD:

1. CONCRETE STRENGTH F'C 4,000 PSI @ 28 DAYS. DENSITY 140 PCF
2. CEMENT, PORTLAND TYPE I OR III PER ASTM C150-96
3. ADMIXTURES PER ASTM C233-95
4. REINFORCING PER ASTM A615 FOR WIRE FABRIC. GRADE 40/60 R'D OR EQUIVALENT.
5. DESIGN LOADING H-20
6. MINIMUM WALL THICKNESS: FOUR INCHES; THREE-INCH THICKNESS IS ALLOWABLE IF REINFORCED.
7. THE TANK SHALL BE WATERTIGHT.

(3) TANKS, COVERS, CONNECTIONS AND PIPING SHALL BE DESIGNED AND CONSTRUCTED SO AS TO WITHSTAND AN ANTICIPATED MINIMUM H-10 LOADING. ANY TANK INSTALLED IN A LOCATION WHERE THERE IS THE POTENTIAL FOR VEHICLES OR HEAVY EQUIPMENT TO PASS OVER IT SHALL BE DESIGNED TO WITHSTAND AN H-20 LOADING. (4) SEPTIC TANKS SHALL BE MANUFACTURED IN ACCORDANCE WITH A QUALITY CONTROL/QUALITY ASSURANCE PROGRAM. THE PROGRAM FOR CONCRETE TANKS SHALL BE IN CONFORMITY WITH ASTM STANDARD C 1227-96 OR AN ASTM EQUIVALENT STANDARD, CONCRETE TANKS SHALL BE EMBOSSED WITH A SEAL STATING THAT THIS ASTM STANDARD HAS BEEN MET.



END-SECTION

2 1,500 PRECAST CONCRETE SEPTIC TANK
SCALE: NO SCALE

NOTES:

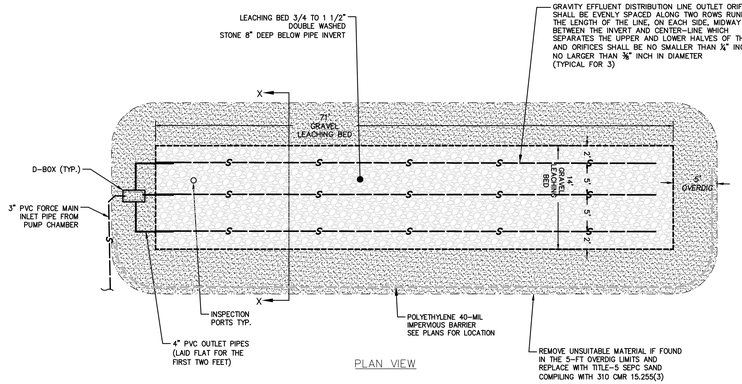
1. WALLS TO COMPLY WITH ALL APPLICABLE STATE AND CODES AS REQUIRED. CONSULT WITH THE BUILDING DEPARTMENT PRIOR TO INSTALLATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING A BUILDING PERMIT AND PROVING A MA STAMPED DRAWINGS AND CALCULATIONS IF REQUIRED BY THE CITY OR STATE CODES AT NO ADDITIONAL COST TO THE OWNER.
2. CONTRACTOR TO SUBMIT SHOP DRAWINGS FOR APPROVALS PRIOR TO INSTALLATION.

6 TYPICAL SECTION RESIDENTIAL RETAINING WALL
SCALE: NO SCALE

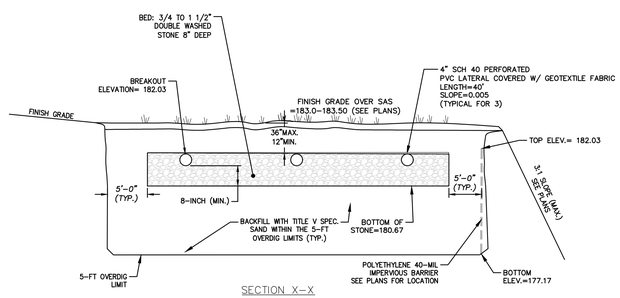
NOTES:

1. NO DEBRIS, FROZEN MATERIAL, LARGE CLODS, STONES OR ORGANIC MATERIAL SHALL BE PLACED IN TRENCH BACKFILL. TRENCH BACKFILL SHALL CONSIST OF SUITABLE EXCAVATED MATERIAL OR OTHER APPROVED MATERIAL.
2. CLEAN COARSE SAND PASSING 1/4" SIEVE. EFFECTIVE GRAIN SIZE SHALL BE BETWEEN 0.3 TO 0.6 MM AND THE UNIFORMITY COEFFICIENT SHALL BE 3.5 OR LESS.
3. BURIAL TAPE MARKED "CAUTION BURIED SEWER BELOW" OVER SEWER MAIN. TRACER WIRE BELOW RECOMMENDED.
4. CONTRACTOR TO PROVIDE AS-BUILT LOCATION OF ALL FORCE MAIN AND SEPTIC TANK EFFULENT COMPONENTS.
5. IN AREAS SUBJECT TO FROST OR <5 FT. COVER, CONTRACTOR TO PROVIDE PIPE INSULATION

4 FORCE MAIN INSTALLATION DETAIL
SCALE: NO SCALE



PLAN VIEW



SECTION X-X

NOTES: TITLE V SPEC. SAND SHALL REPLACE ANY UNSTABLE MATERIAL IF PRESENT WITHIN THE 5-FT OVERDIG LIMITS.

5 LEACHING AREA DETAIL
SCALE: NO SCALE

HD Design
161 W. High Street,
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Cell: (508) 840-1045
Email: hazem.dani87@gmail.com

COMMONWEALTH OF MASSACHUSETTS
HAZEM N. DANI
CIVIL
No.55343
REGISTERED PROFESSIONAL ENGINEER

No.	Submittal / Revision	App'd	By	Date
0	NOTICE OF INTENT FILING	HD	HD	7/15/2024
1	Planning Board Special Permit App.	HD	HD	08/09/2024
2	Planning Board Response to Comments	HD	HD	01/02/2025
3	Planning Board Response to Comments	HD	HD	02/18/2025

PREPARED FOR:

AC LAND LLC

AC Land LLC
AC Homes LLC

15 LINCOLN STREET,
SUITE 325,
WAKEFIELD, MA 01880

SITE PLANS 5-BEDROOM SINGLE-FAMILY DWELLING

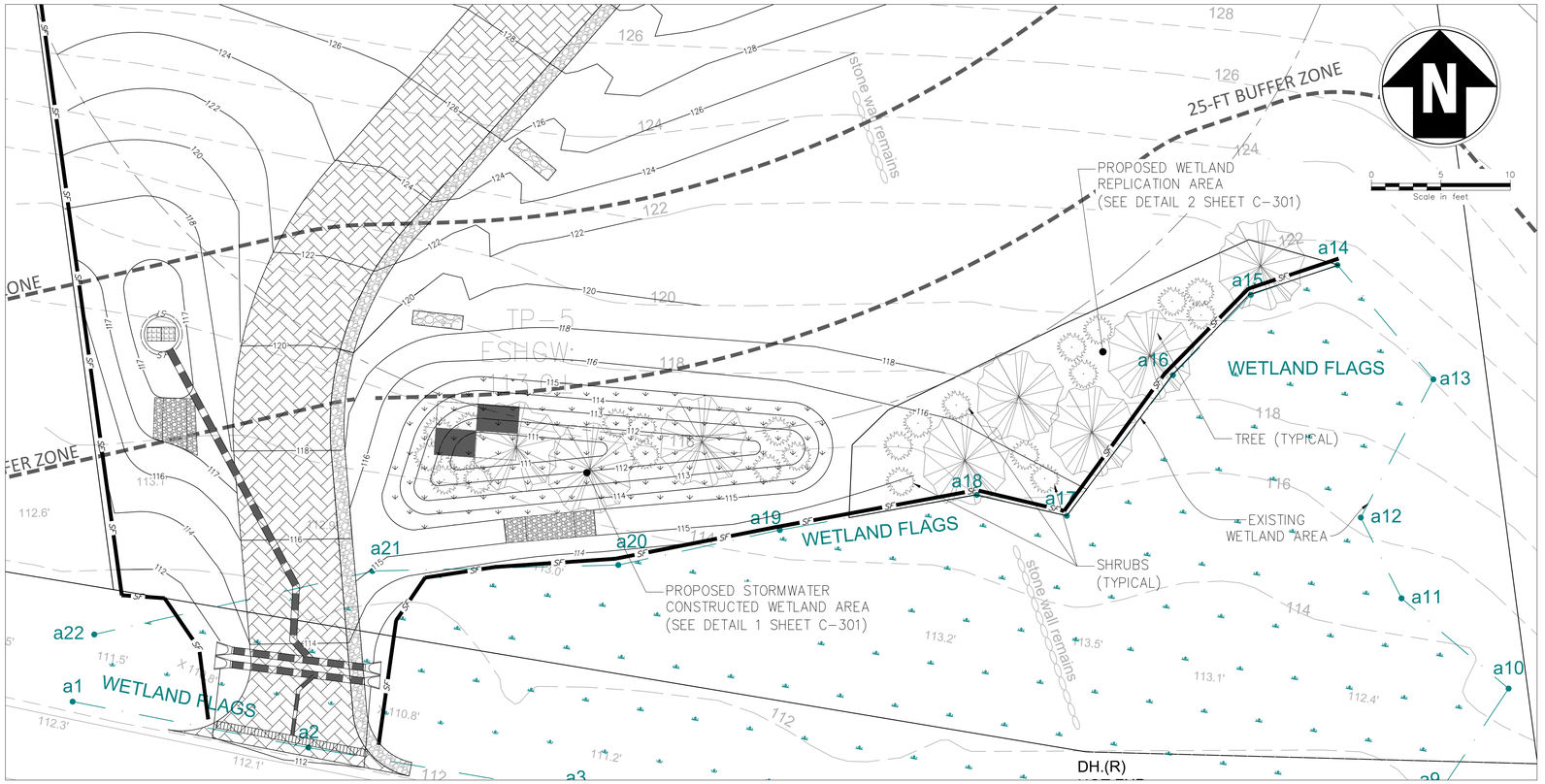
31 NEWTON ROAD,
AMESBURY, MA

SITE DETAILS-3

Designed By:	Drawn By:	Checked By:
HD	HD	-
Issue Date:	Project No:	Scale:
07/01/2024	13023	NONE

Drawing No:

C-203



WETLAND REPLICATION AREA & STORMWATER CONSTRUTED WETLAND AREA PLAN VIEW

WETLAND CONSTRUCTION SEQUENCING/PLANTING GUIDELINES

1. THE REPLACEMENT AREA SHALL MEET STRICT PERFORMANCE STANDARDS AS LISTED UNDER 310 CMR 10.55(4)(B) AND THE CITY'S WETLANDS PROTECTION BYLAW AND REGULATIONS. CONSTRUCTION OF THE WETLAND REPLACEMENT AREA SHALL BE PERFORMED IN AGREEMENT WITH THE ORDER OF CONDITIONS ISSUED BY THE CONSERVATION COMMISSION. WETLAND REPLACEMENT WORK SHALL BE SUPERVISED BY AN ENVIRONMENTAL INSPECTOR (EI) OR LANDSCAPE CONTRACTOR APPROVED BY THE CONSERVATION COMMISSION.

2. A MEETING SHALL BE SCHEDULED WITH THE EI AND CONSERVATION AGENT PRIOR TO CONSTRUCTION TO REVIEW THE CONSTRUCTION METHODOLOGY AND DESIGNATED STORAGE AREAS FOR EXCESS SOIL MATERIAL. ALL EROSION CONTROL MEASURES SHALL BE INSTALLED AND INSPECTED PRIOR TO THE START OF WORK AND THE LIMITS OF THE WETLAND REPLACEMENT AREA SHALL BE CLEARLY MARKED WITH WOODEN STAKES. EROSION CONTROL FENCING SHALL REMAIN IN PLACE UNTIL EXPOSED SOILS ARE VEGETATED AND STABLE.

3. THE WETLAND REPLACEMENT AREAS INDICATED ON THE PLAN SHALL BE EXCAVATED TO THE INDICATED SUBGRADE (SEE WETLAND REPLACEMENT CROSS-SECTION) BEFORE THE REPLACEMENT AREA SOILS ARE PLACED. THE ENVIRONMENTAL INSPECTOR OR LANDSCAPE CONTRACTOR SHALL BE ON-SITE TO INSPECT THE WETLAND REPLACEMENT AREA DURING THE CONSTRUCTION PROCESS AND CONFIRM THE FINAL GRADES IN THE WETLAND REPLACEMENT AREA.

4. THE TRANSITION ZONE BETWEEN THE WETLAND REPLACEMENT AREA AND THE SURROUNDING UPLAND PLANT COMMUNITY ADJACENT TO THE WETLAND REPLACEMENT AREA SHALL BE GRADED TO CREATE A SMOOTH TRANSITIONAL SLOPE BETWEEN THE WETLAND REPLACEMENT AREA AND THE UPLAND PLANT COMMUNITY. SITE GRADES AND SLOPES SHALL BE CONSTRUCTED IN AGREEMENT WITH THE GRADING DETAILS SHOWN ON THE APPROVED SITE PLAN.

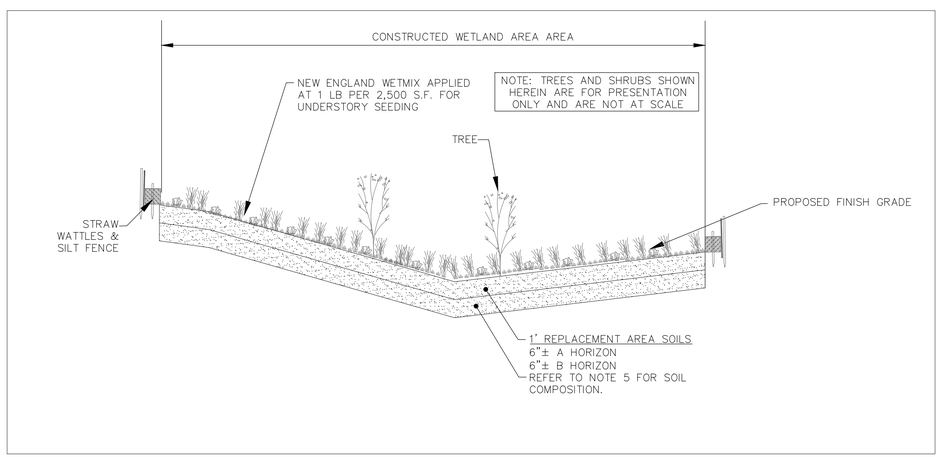
5. ORGANIC SOILS CONTAIN 12-18 % ORGANIC CARBON BY DRY WEIGHT DEPENDING ON CLAY CONTENT. SOILS IN THE PREPARED REPLACEMENT AREA SHALL COMPRISE A 6"± B HORIZON CONSISTING OF SANDY LOAM, AND A 6"± A HORIZON CONSISTING OF SANDY LOAM AND DECOMPOSED LEAF LITTER OR OTHER APPROVED ORGANIC MATTER, TO PROVIDE A MIN. 50% ORGANIC MATTER BY VOLUME. ANY EXISTING/IMPORTED WETLAND SOIL AND SOIL AMENDMENT MATERIAL SHALL BE INSPECTED BY THE EI FOR INVASIVE/EXOTIC SPECIES PRIOR TO TRANSLOCATION TO THE SITE. COARSE, WOODY DEBRIS/STUMPS SHALL BE ADDED THROUGHOUT THE REPLACEMENT WETLAND SURFACE AREA TO ACHIEVE COVERAGE OF 10-15%.

6. OPTIMAL PLANTING CONDITIONS OCCUR FROM APRIL 1 – MAY 15 IN THE SPRING AND SEPTEMBER 1 – OCTOBER 15 IN THE FALL. SEEDING AND PLANTING WILL OCCUR ONLY DURING THESE TIME PERIODS UNLESS APPROVED BY THE ENVIRONMENTAL COMPLIANCE MONITOR/OTHER QUALIFIED INSPECTOR. TREE AND SHRUB WOODY ROOT STOCK MATERIAL SHALL BE PLANTED IN APPROXIMATED DENSITIES/SPACING AS IDENTIFIED IN THE TABLE; SUPPLEMENTAL PLANTINGS SHALL BE OBTAINED FROM REPUTABLE LOCAL NURSERY SOURCES.

7. A WETLAND SEED MIX SUCH AS NEW ENGLAND WETMIX BY NEW ENGLAND WETLAND PLANTS, INC., AMHERST MASSACHUSETTS, OR APPROVED EQUIVALENT, SHALL BE BROADCAST THROUGHOUT THE AREA AT AN APPLICATION RATE OF 1 LB PER 2,500 SF OF AS SPECIFIED BY THE MANUFACTURER, AND IT SHALL BE MULCHED WITH 1-2" THICK LAYER OF STRAW OR OTHER SUITABLE ORGANIC EQUIVALENT AND MAINTAINED UNTIL VEGETATION HAS BEEN ESTABLISHED.

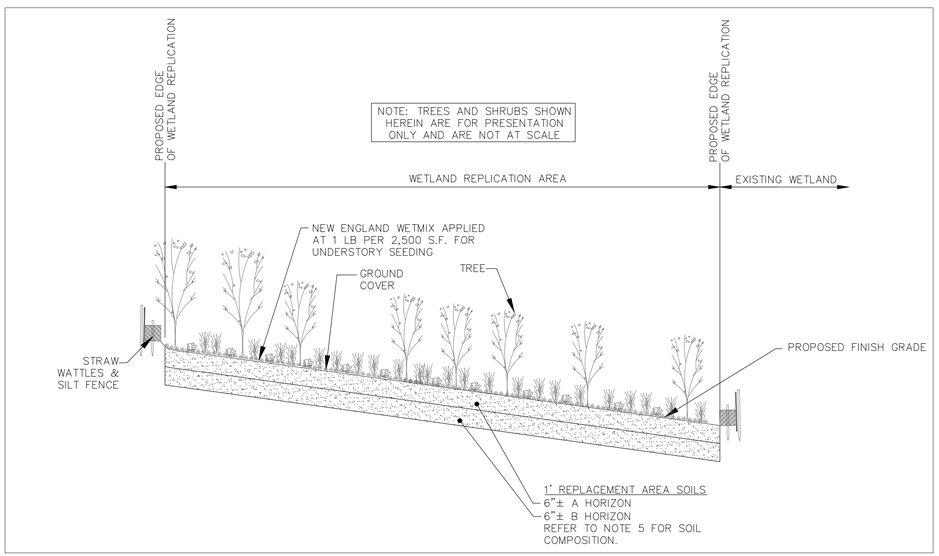
8. TWO ANNUAL INSPECTIONS SHALL BE MADE OF THE COMPLETED REPLACEMENT AREA BY THE EP, IN COMPLIANCE WITH MASSACHUSETTS INLAND WETLAND REPLICATION GUIDELINES, AND IN ORDER TO DETERMINE WHETHER ADDITIONAL PLANTINGS (NATURAL OR FROM A NURSERY) WILL BE NECESSARY, AS WELL AS ASSESS THE OVERALL SUCCESS OF THE REPLACEMENT PROCEDURES.

PROPOSED VEGETATION IN STORMWATER CONSTRUCTED WETLAND AREA AREA					
SPECIES TYPE	COMMON NAME	LATIN NAME	STATUS	PLANTING DENISTY/ COMMENTS	PROPOSED NUMBER
TREE	RED MAPLE	ACER RUBRUM	FAC	1 TREE/ 300 S.F.	3
SHRUB	HIGHBUSH BLUEBERRY	VACCINIUM CORYMBOSUM	FAC	1 SHRUB/ 200 S.F.	6
SHRUB	SWEET PEPPER BUSH	CLETHRA ALNIFOLIA	FAC	1 SHRUB/ 200 S.F.	6
GROUND COVER	NEW ENGLAND WETMIX	–	–	1LB/2,500 S.F.	1/2 LB



STORMWATER CONSTRUCTED WETLAND AREA (DETAIL-1)

PROPOSED VEGETATION IN WETLAND REPLICATION AREA (1,150 S.F.)					
SPECIES TYPE	COMMON NAME	LATIN NAME	STATUS	PLANTING DENISTY/ COMMENTS	PROPOSED NUMBER
TREE	RED MAPLE	ACER RUBRUM	FAC	1 TREE/ 300 S.F.	5
SHRUB	HIGHBUSH BLUEBERRY	VACCINIUM CORYMBOSUM	FAC	1 SHRUB/ 200 S.F.	6
SHRUB	SWEET PEPPER BUSH	CLETHRA ALNIFOLIA	FAC	1 SHRUB/ 200 S.F.	6
GROUND COVER	NEW ENGLAND WETMIX	–	–	1LB/2,500 S.F.	1/2 LB



WETLAND REPLICATION AREA CROSS SECTION (DETAIL-2)

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161 W. High Street,
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Cell: (508) 840-1045
Email: hazem.dani87@gmail.com

COMMONWEALTH OF MASSACHUSETTS
HAZEM N. DANI
CIVIL
No. 55343
REGISTERED PROFESSIONAL ENGINEER

No.	Submittal / Revision	App'd.	By	Date
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PREPARED FOR:

AC LAND LLC

AC Land LLC
AC Homes LLC

15 LINCOLN STREET,
SUITE 325,
WAKEFIELD, MA 01880

SITE PLANS 5-BEDROOM SINGLE-FAMILY DWELLING

31 NEWTON ROAD,
AMESBURY, MA

WETLAND REPLICATION AREA PLAN

Designed By:	Drawn By:	Checked By:
HD	HD	-
Issue Date:	Project No:	Scale:
07/01/2024	13023	1" = 20'

Drawing No:

C-301

File: V:\OH_DATA\OFFICES\NMA78\CIVIL\HD\AMESBURY\31 NEWTON ROAD\CAD\SHEETFILES\C-101 SITE PLAN LAYOUT.DWG
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CITY OF AMESBURY

DIMENSIONAL TABLE: ZONE R80
MIN. LOT AREA 80,000 S.F. EXISTING 84,725 S.F.
MIN. FRONTAGE 200 FT. EXISTING 207 FT.
MIN. FRONT YARD 40 FT.
MIN. SIDE YARD 40 FT.
MIN. REAR YARD 80 FT.
MIN. OPEN SPACE 70%
MAX. BUILDING AREA 10%
MAX. HEIGHT: 35 FT. 2.5 STORIES

USE: UNDEVELOPED VACANT LAND

NO EXISTING SETBACKS NOTED - BEING VACANT LAND
DISTRICT ZONE: R80

PREPARING SURVEYOR NOTES:
BOUNDARY LINES MARKED BY OTHER SURVEYORS.
SURVEYED WITHOUT BENEFIT OF A TITLE EXAMINATION.
SUBSURFACE UTILITY LINE SERVICES NOT LOCATED, NOR TRACED BY THIS SURVEY.
CONTACT DIGSAFE FOR ALL UTILITY INQUIRIES, AND PRIOR TO ANY SITE WORK OR EXCAVATION.
SITE ELEVATIONS & CONTOURS: NAVD88 HEIGHT DATUM.

CERTIFICATION:
THE PROPERTY SHOWN AS #31 NEWTON ROAD IS A VACANT LAND PARCEL.
ZONED LOT DIMENSIONS AND REQUIRED BUILDING SETBACKS SHOWN FOR DISTRICT R80.
TABLE OF CURRENT CITY OF AMESBURY DIMENSIONAL REQUIREMENTS NOTED BY THIS PLAN.

I CERTIFY THAT THE PROPERTY LINES SHOWN HEREON ARE THE LINES DIVIDING EXISTING OWNERSHIPS, AND THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED, AND THAT NO NEW LINES FOR DIVISION OF EXISTING OWNERSHIP OR FOR NEW WAYS ARE SHOWN.

3/26/24
DATE

PROFESSIONAL LAND SURVEYOR

SYMBOL LEGEND

Symbol	Meaning
U.POLE	UTILITY POLE / PROVIDER / NUMBER
OHW	OVERHEAD WIRE SERVICES
.(R)	LOT DIMENSION BY RECORD DEED OR PLAN
.Msd.	DIMENSION AS MEASURED BY THIS SURVEY
I.ROD FND.	IRON ROD FOUND (AT LOT CORNER).
DH. FND.	DRILL HOLE FOUND
CH-LK.FCE.	CHAIN-LINK FENCE
11.4'	GROUND SPOT ELEVATION
INV.IN/OUT *.**'	MEASURED PIPE INVERT (BY INFLOW / OUTFLOW)

0 20 40
PLOT SCALE 1" = 20 FT.

ASSESSORS
PARCEL I.D. 33-32
TITLE REFERENCE
OWNER: STELLMACH FAMILY REVOC. TRUST
SEAN STELLMACH, HANNAH STELLMACH, TRS.
MAIL: 23 SPINDLETREE ROAD
AMESBURY, MA 01913.
RECORD DEED BOOK 35739 PG.168.
LOT 2 BY PLAN BOOK 355 PLAN NO.90 (ANR).
ESSEX COUNTY REGISTRY OF DEEDS.

PROJECT NUMBER 991

EXISTING CONDITIONS PLAN
#31 NEWTON ROAD
AMESBURY, MA 01913

SCALE 1" = 20' MARCH 26, 2024

NORDE-EAST SURVEY
27 CONGRESS STREET, #1208, SALEM ,MA 01970
TEL. (978)5421920 E-MAIL: NORDE-EAST@VERIZON.NET