

SHEET 1	— NEIGHBORHOOD PLAN
SHEET 2	— GENERAL PLAN NOTES
SHEET 3	— EXISTING CONDITIONS PLAN
SHEET 4	— SITE PLAN
SHEET 5	— GRADING & DRAINAGE PLAN
SHEET 6	— SEDIMENT & EROSION CONTROL PLAN
SHEET 7	— LANDSCAPING PLAN
SHEET 8	— E101 EROSION CONTROL DETAILS
SHEET 9	— E102 EROSION CONTROL DETAILS
SHEET 10	— C101 CONSTRUCTION DETAILS
SHEET 11	— L101 LANDSCAPING DETAILS

OWNER: 21 FARMINGTON ROAD, LLC  
549 US HIGHWAY 1 BYP  
PORTSMOUTH, NH 03801-4131

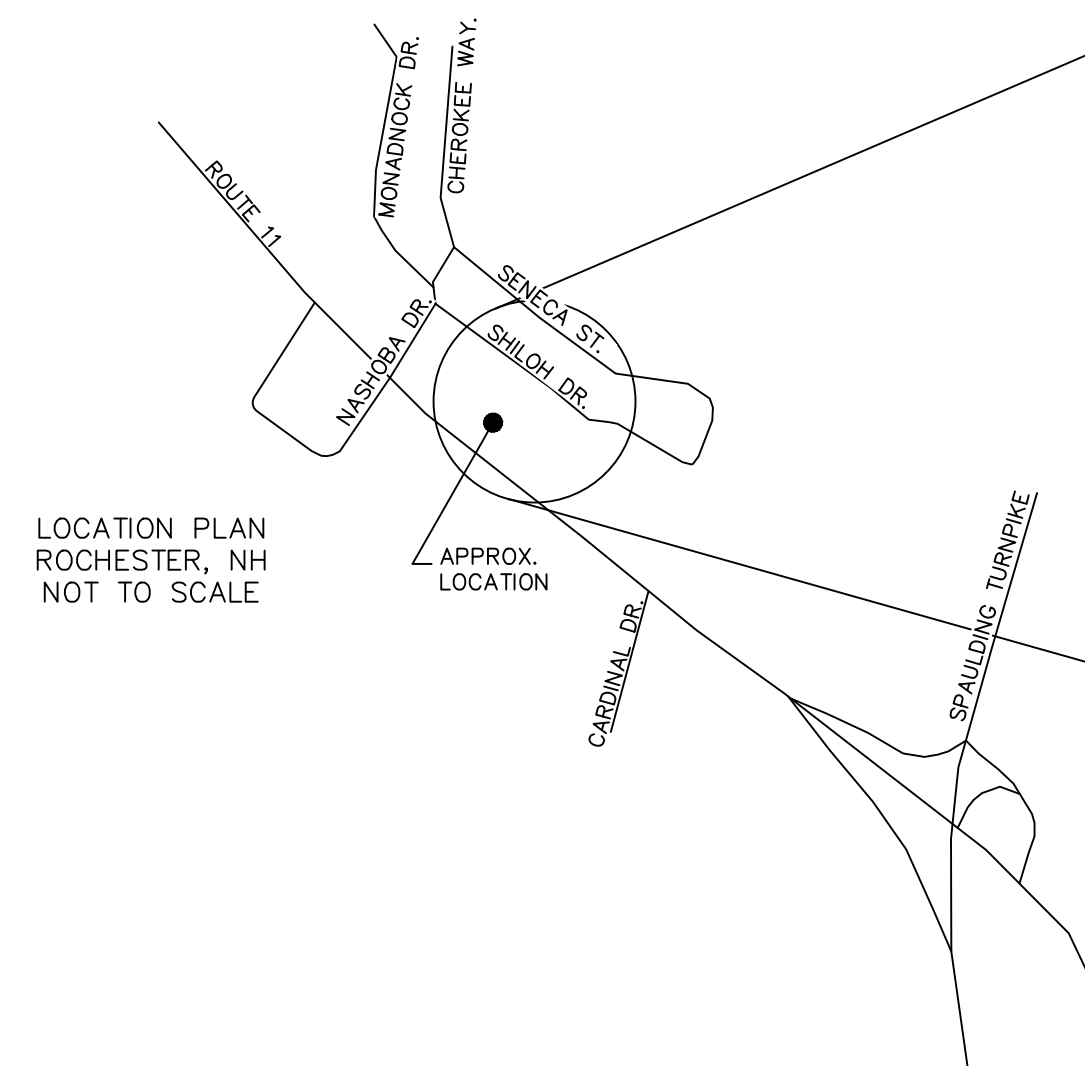
DEVELOPER: FALCON SHEDS, LLC  
10 NORTON WOODS DRIVE  
NEWMARKET, NH 03857

SURVEYOR OF RECORD: KENNETH A. BERRY, PE, LLS  
CPSWQ, CPESC, CESSWI  
BERRY SURVEYING & ENGINEERING  
335 CROWN POINT ROAD  
BARRINGTON, NH 03825  
(603) 332-2863

ENGINEER OF RECORD: KENNETH A. BERRY, PE, LLS  
CPSWQ, CPESC, CESSWI  
BERRY SURVEYING & ENGINEERING  
335 CROWN POINT ROAD  
BARRINGTON, NH 03825  
(603) 332-2863

WETLAND SCIENTIST: DAMON E. BURT, CWS #163  
FRAGGLE ROCK ENVIRONMENTAL SERVICES  
38 GARLAND ROAD  
STRAFFORD, NH 03884  
(603) 969-5574

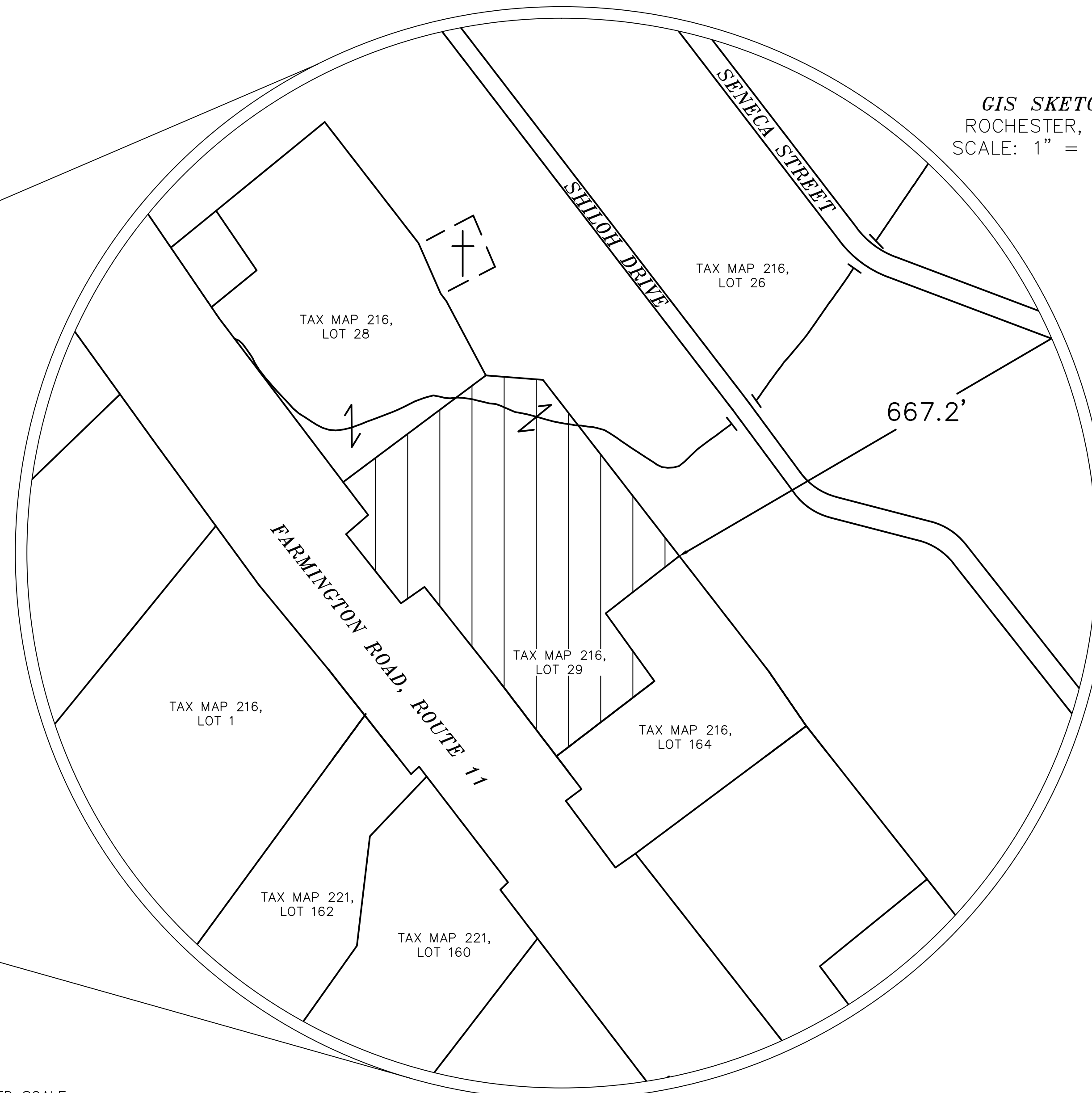
*GIS SKETCH*  
ROCHESTER, N.H.  
SCALE: 1" = 100'±



A PRE-CONSTRUCTION MEETING IS REQUIRED BEFORE CONSTRUCTION ACTIVITIES TAKE PLACE. THOSE PRESENT SHOULD INCLUDE THE OWNER OF RECORD, DESIGN ENGINEER, CONSTRUCTION MANAGER, CITY ENGINEER OR DESIGNEE, AND HEAD OF THE PLANNING DEPARTMENT OR DESIGNEE.

BERRY SURVEYING & ENGINEERING HAS PREPARED AN INSPECTION & MAINTENANCE MANUAL AS PART OF THIS PROJECT'S DOCUMENTATION. ALL USERS ARE BOUND TO THIS DOCUMENT AS PART OF THE APPROVAL OF THE PLANNING BOARD. COPIES OF THE YEARLY INSPECTIONS ARE TO BE DELIVERED TO THE CEO AS DIRECTED IN THE MANUAL.

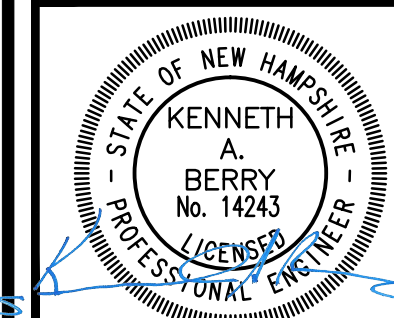
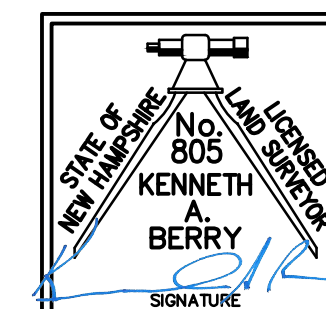
- 1.) 11x17" PLANS ARE HALF THE PUBLISHED SCALE.
- 2.) ALL PLANS ARE CONSIDERED TO BE NOT FOR CONSTRUCTION UNLESS THEY CONTAIN THE APPROVAL STAMP OF THE CITY OF ROCHESTER.
- 3.) FOR MORE INFORMATION ABOUT THIS SUBDIVISION, CONTACT THE CITY OF ROCHESTER PLANNING DEPARTMENT, 31 WAKEFIELD STREET, ROCHESTER, NH 03867, (603) 335-1338.



***FINAL APPROVAL***  
BY  
***ROCHESTER PLANNING BOARD***

CERTIFIED BY : \_\_\_\_\_

DATE : \_\_\_\_\_



BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : AS NOTED  
DATE : SEPTEMBER 2, 2016  
FILE NO. : DB 2016-117

PROPOSED SITE PLAN  
FOR FALCON SHEDS, LLC  
LAND OF 21 'FARMINGTON' ROAD, LLC  
21 'FARMINGTON' ROAD  
ROCHESTER, NH  
*TAX MAP 216, LOT 29*

#2b #1	9-29-16 9-06-16	CONDITION OF P.B. APPROVAL POST APPLICATION REVISIONS.
REVISION	DATE	DESCRIPTION



LEGEND:

- IRON BOUND ~TBS~
- IRON BOUND ~FND~
- GRANITE BOUND ~FND~
- ⊠ STONE BOUND ~FND~
- ⊕ UTILITY POLE
- ⊙ GUY WIRE
- ⊙ CURB STOP
- ⊕ GATE VALVE
- ⊕ GAS VALVE
- ⊕ FIRE HYDRANT
- ⊕ CATCH BASIN
- ⊕ SEWER MAN HOLE
- ⊕ SINGLE POST SIGN
- ⊕ POLE LIGHT
- ⊕ TESTPIT
- ⊕ TREE

- BUILDING SETACK LINE
- EASEMENT LINE
- GAS LINE
- EWL
- EWL
- EWL
- EWL
- OVERHEAD UTILITIES
- HIGHWAY FENCE
- SOILS LINE
- MAJOR CONTOUR LINE
- MINOR CONTOUR LINE
- R.O.W. LINE
- ABUTTING LOT LINES
- SPOT ELEVATION
- 50' WETLAND BUFFER
- EXISTING CONTOUR MINOR
- EXISTING CONTOUR MAJOR
- PROPOSED CONTOUR MINOR
- PROPOSED CONTOUR MAJOR
- PROPOSED CULVERT W/ FLARED END SECTION (F.E.S.)

DETAIL SHEET / DETAIL

PROPOSED & EXISTING TREELINE

RIP-RAP APRON

PROPOSED CENTER LINE

PROPOSED UNDERGROUND UTILITY

PROPOSED UNDER DRAIN (U.D.)

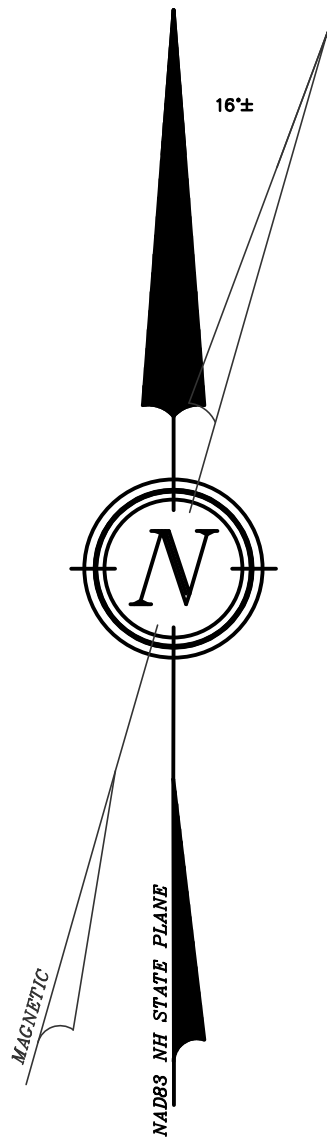
PROPOSED TRANSFORMER / JUNCTION BOX

EXISTING SECTOR CABINET AND ELECTRIC MANHOLE

ABBREVIATION LEGEND:

- S.G.C. SLOPED GRANITE CURB
- V.G.C. VERTICAL GRANITE CURB
- E.O.P. EDGE OF PAVEMENT
- B.C.C. BITUMINOUS CONCRETE CURB
- BITUM. BITUMINOUS
- E.O.P. EDGE OF PAVEMENT
- TYP. TYPICAL
- T. BLOCK THRUST BLOCK
- CONC. CONCRETE
- U.G.E. UNDER GROUND ELECTRIC / UTILITY
- U.D. UNDER DRAIN
- F.E.S. FLARED END SECTION
- HDPE HIGH DENSITY POLYETHYLENE
- RCP REINFORCED CONCRETE PIPE
- F.G. FINISHED GRADE
- E.G. EXISTING GRADE
- T.W. TRAVELED WAY

- SSL ( ) ~ {SIZE} SINGLE SOLID LINE (COLOR W=WHITE, Y=YELLOW)
- DSL ( ) ~ {SIZE} DOUBLE SOLID LINE (COLOR W=WHITE, Y=YELLOW)
- SSB ( ) ~ {SIZE} SINGLE SOLID W/ BROKEN LINE (COLOR W=WHITE, Y=YELLOW)
- SBL ( ) ~ {SIZE} SINGLE BROKEN LINE (COLOR W=WHITE, Y=YELLOW)
- DBL ( ) ~ {SIZE} DOUBLE BROKEN LINE (COLOR W=WHITE, Y=YELLOW)



GIS SKETCH  
ROCHESTER, N.H.  
SCALE: 1" = 300'±

PLAN REFERENCES:

- "PROPOSED SITE REVIEW FOR MARC MOTORS, ROUTE 11, ROCHESTER NH"  
BY: BERRY SURVEYING & ENGINEERING  
DATED: NOVEMBER 9, 1995  
FILE #1995-63
- "PROPOSED RETAIL OUTLET RENE & WAYNE CARDINAL, ROUTE 11, ROCHESTER, NH"  
BY: BERRY SURVEYING & ENGINEERING  
DATED: APRIL 2, 1986  
FILE # 1986-52
- "LEON J. CARDINAL LOT, ROCHESTER, NH"  
BY: NEW ENGLAND FORESTRY FOUNDATION  
D.R. POPPEMA SURVEYOR  
DATED: NOVEMBER 1972  
ROCHESTER PLAN # 38 POCKET 6 FOLDER 3
- "PLAN OF LAND OF RICHARD L. COUSINEAU ROUTE 11, ROCHESTER NH"  
BY: BERRY CONST. CO.  
DATED: FEBRUARY 5, 1975  
FILE # 1975-019
- "PROPOSED 2 BEDROOM RESIDENCE CARDINALS SEAFARER RESTAURANT, ROUTE 11, ROCHESTER NH"  
BY: BERRY SURVEYING & ENGINEERING  
DATED: APRIL, 1986, FILE # 1986-74
- "PROPOSED LOT LINE REVISION RENE CARDINAL & WAYNE CARDINAL, ROUTE 11, ROCHESTER NH"  
BY: BERRY SURVEYING & ENGINEERING  
DATED: DECEMBER 8, 1986, S.C.R.D. PLAN # 30A-85
- PROPOSED BOUNDARY LINE ADJUSTMENT FOR CARDINALS SEAFARER RESTAURANT INC. AND BGF-A LLC, ROCHESTER, NH  
TAX MAP 216, LOT 29 & TAX MAP 221, LOT 164  
BY: BERRY SURVEYING & ENGINEERING  
DATED: DECEMBER 11, 2011  
FILE #DB 2011-154, S.C.R.D. PLAN # 103-048
- NHDOT PLANS F 022-1(1), SHEET 19, 1958  
NH ROUTE 11 - HENRY WILSON HIGHWAY  
ON FILE AT NHDOT, HAZEN DRIVE, CONCORD, NH

9-22-16  
9-06-16  
#2a  
#1  
CONDITION OF P.B. APPROVAL  
POST APPLICATION REVISIONS.

NEIGHBORHOOD PLAN  
FOR FALCON SHEDS, LLC  
LAND OF 21 FARMINGTON ROAD, LLC  
21 FARMINGTON ROAD  
ROCHESTER, NH  
TAX MAP 216, LOT 29

BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863

SCALE : AS NOTED  
DATE : SEPTEMBER 2, 2016  
FILE NO. : DB 2016-117



THE INTENT OF THIS PLAN SET IS TO DEMONSTRATE THE EXISTING CONDITIONS OF TAX MAP 216, LOT 29 AND DETAILS FOR THE PROPOSED RE-CONSTRUCTION OF A RETAIL SUEW SALES BUSINESS.

2.) CURRENT OWNER: 21 FARMINGTON ROAD LLC  
549 US HIGHWAY 1 BYP.  
PORTSMOUTH, NH 03801

APPLICANT: FALCON SHEDS, LLC  
10 NORTON WOODS DRIVE  
NEWMARKET, NH 03857

3.) THE PROJECT PARCEL IS LOT NO. 216, MAP 29 OF THE CITY OF ROCHESTER TAX ASSESSOR'S MAPS.

4.) THE PROJECT PARCEL CONTAINS 2.15 ACRES OR 93,832 SQUARE FEET AREA OF LAND.

5.) TITLE REFERENCE FOR THE PROJECT PARCEL IS THE STRAFFORD COUNTY REGISTRY OF DEEDS, (S.C.R.D.) BOOK NO. 4248 PAGE NO. 628

6.) LOCUS PARCEL IS SUBJECT TO EASEMENTS AS NOTED.

7.) ZONING: GRD –GRANITE RIDGE DEVELOPMENT  
SETBACKS:  
FRONTAGE: 50 FEET, MINIMUM  
MIN. LOT AREA: NO REGULATION  
MAX. LOT COVERAGE: NO REGULATION  
FRONT SETBACK: NO REGULATION  
SIDE SETBACK: NO REGULATION  
REAR SETBACK: NO REGULATION  
PAVEMENT SETBACKS:  
FRONT PAVEMENT: 10 FEET  
SIDE PAVEMENT: 5 FEET  
REAR PAVEMENT: 10 FEET  
CONSERVATION OVERLAY DISTRICT  
WETLAND BUFFER: 50 FEET  
AQUIFER PROTECTION OVERLAY DISTRICT

9.) PROPERTY LINE INFORMATION HAS BEEN OBTAINED FROM A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING IN DECEMBER 2014 WITH AN ERROR OF CLOSURE GREATER THAN 1 IN 10,000.

10.) UNDERGROUND UTILITY LOCATIONS ARE BASED UPON BEST AVAILABLE EVIDENCE AND ARE NOT FIELD VERIFIED. LOCATING AND PROTECTING ANY ABOVE AND BELOW GROUND UTILITIES IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. ANY UTILITY CONFLICTS SHOULD BE REPORTED IMMEDIATELY TO THE DESIGN ENGINEER.

11.) I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF: FEMA COMMUNITY# -330150, MAP# - 33017C0184D, DATED: MAY 17, 2005 & FEMA COMMUNITY# -330150, MAP# - 33017C0203D, DATED: MAY 17, 2005

12.) SEE THE EXISTING CONDITIONS PLANS FOR LOCATIONS OF ON SITE WETLANDS.

13.) EXTERIOR LIGHTING SHALL BE CUT-OFF TYPE FIXTURES AND SHALL PROVIDE LIGHTING DIRECTED ON-SITE ONLY.

14.) TOPOGRAPHIC SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING IN 2014.

15.) DATUM: PROJECT DATUM IS BASED ON GPS COORDINATES ESTABLISHED WITH A TOPCON HIPER SR RECEIVER IN JUNE 2014 AND REPRESENTED IN NEW HAMPSHIRE STATE PLANE COORDINATES NAD 1983 AND VERTICALLY BY NAVD 1988.

16.) THE PROPOSED STRUCTURE DOES NOT NEED TO BE SERVED BY A SPRINKLER SYSTEM AS REQUIRED UNDER THE CODE OF THE CITY OF ROCHESTER AND THE 2009 STATE BUILDING CODES, AS APPLICABLE.

17.) FIRE DEPARTMENT CONNECTIONS SHALL BE LOCATED ON THE STREET SIDE OF THE BUILDING PER NFPA 13, AS APPLICABLE.

18.) A SECURITY SYSTEM MAY NEED TO BE INSTALLED AS MAY REQUIRED BY THE CODE OF THE CITY OF ROCHESTER, AS APPLICABLE.

19.) FINAL UTILITY LOCATIONS TO BE COORDINATED BETWEEN THE CONTRACTOR, ALL APPROPRIATE UTILITY COMPANIES AND THE ROCHESTER DPW.

20.) CONTRACTOR TO CONTACT ROCHESTER DPW A MINIMUM OF TWO WEEKS PRIOR TO ANY CONSTRUCTION TO COORDINATE ALL WORK CONCERNING INSTALLATION OF ANY PROPOSED WATER LINE IMPROVEMENTS AS MAY BE REQUIRED.

21.) ALL WATER MAIN AND SERVICE INSTALLATIONS SHALL CONFORM TO CITY OF ROCHESTER STANDARDS.

22.) CONTRACTOR SHALL COORDINATE ALL ELECTRICAL INSTALLATIONS WITH EVERSOURCE.  
ALL ELECTRIC CONDUIT INSTALLATION SHALL BE INSPECTED BY PSNH PRIOR TO BACKFILL. A 48-HOUR MINIMUM NOTICE IS REQUIRED.

23.) CONTRACTOR SHALL COORDINATE ALL TELECOMMUNICATIONS INSTALLATIONS WITH FAIRPOINT COMMUNICATIONS AT (603) 427-5525.

24.) CONTRACTOR SHALL COORDINATE ALL CABLE INSTALLATIONS WITH METROCAST.

25.) ALL NEW ON-SITE UTILITIES SHALL BE INSTALLED UNDERGROUND.

26.) THE SUBJECT PARCEL IS SERVED BY MUNICIPAL WATER AND SEWER.

27.) TESTABLE BACKFLOW PREVENTORS SHALL BE PROVIDED FOR DOMESTIC WATER LINES.

28.) ALL MATERIALS AND CONSTRUCTION SHALL CONFORM TO APPLICABLE CITY AND STATE CODES.

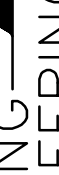

29.) ALL CONSTRUCTION SHALL CONFORM TO THE STATE OF NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.

30.) PROTECTION OF SUBGRADE: THE CONTRACTOR SHALL BE REQUIRED TO MAINTAIN STABLE, DEWATERED SUBGRADES, TRENCHES, AND OTHER AREAS DURING CONSTRUCTION. SUBGRADE DISTURBANCE MAY BE INFLUENCED BY EXCAVATION METHODS, MOISTURE, PRECIPITATION, GROUNDWATER CONTROL, AND CONSTRUCTION ACTIVITIES. THE CONTRACTOR SHALL TAKE PRECAUTIONS TO PREVENT SUBGRADE DISTURBANCE. SUCH PRECAUTIONS MAY INCLUDE DIVERTING STORMWATER RUNOFF AWAY FROM CONSTRUCTION AREAS, REDUCING TRAFFIC IN SENSITIVE AREAS, AND MAINTAINING AN EFFECTIVE DEWATERING PROGRAM. SOILS EXHIBITING HEAVING OR INSTABILITY SHALL BE OVER EXCAVATED TO MORE COMPETENT BEARING SOIL AND REPLACED WITH FREE DRAINING STRUCTURAL FILL MEETING THE ENGINEERS SPECIFICALLY RECOMMENDED CRITERIA.

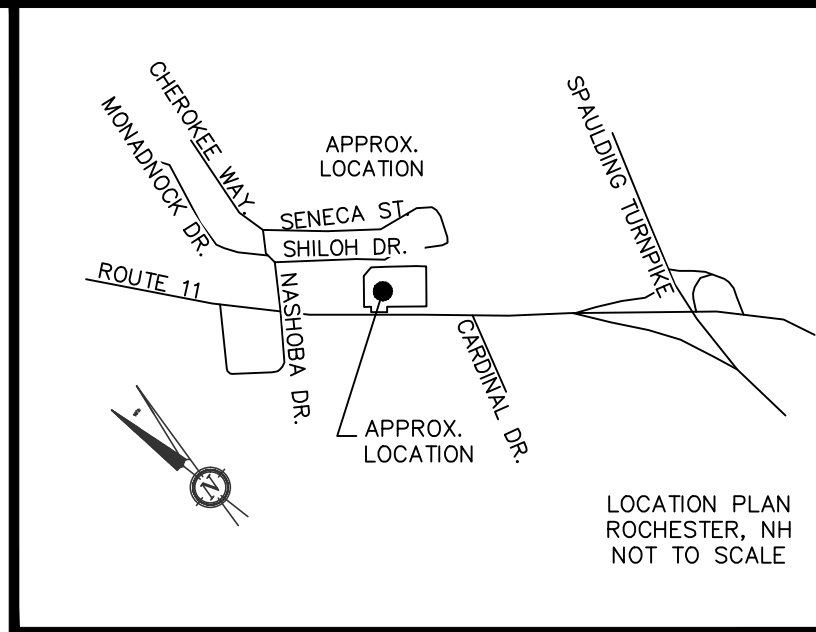
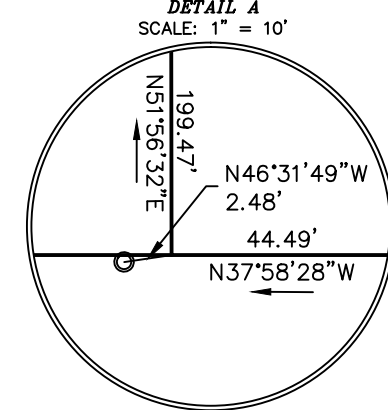
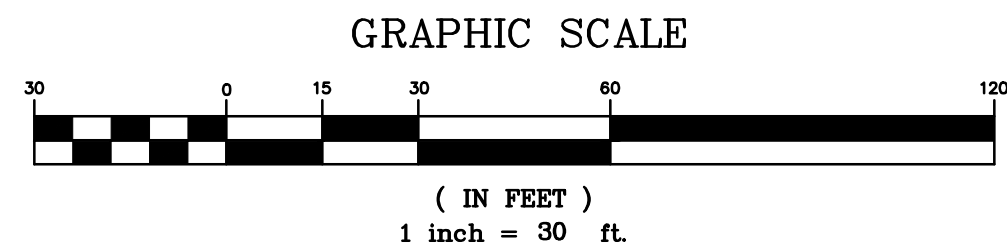
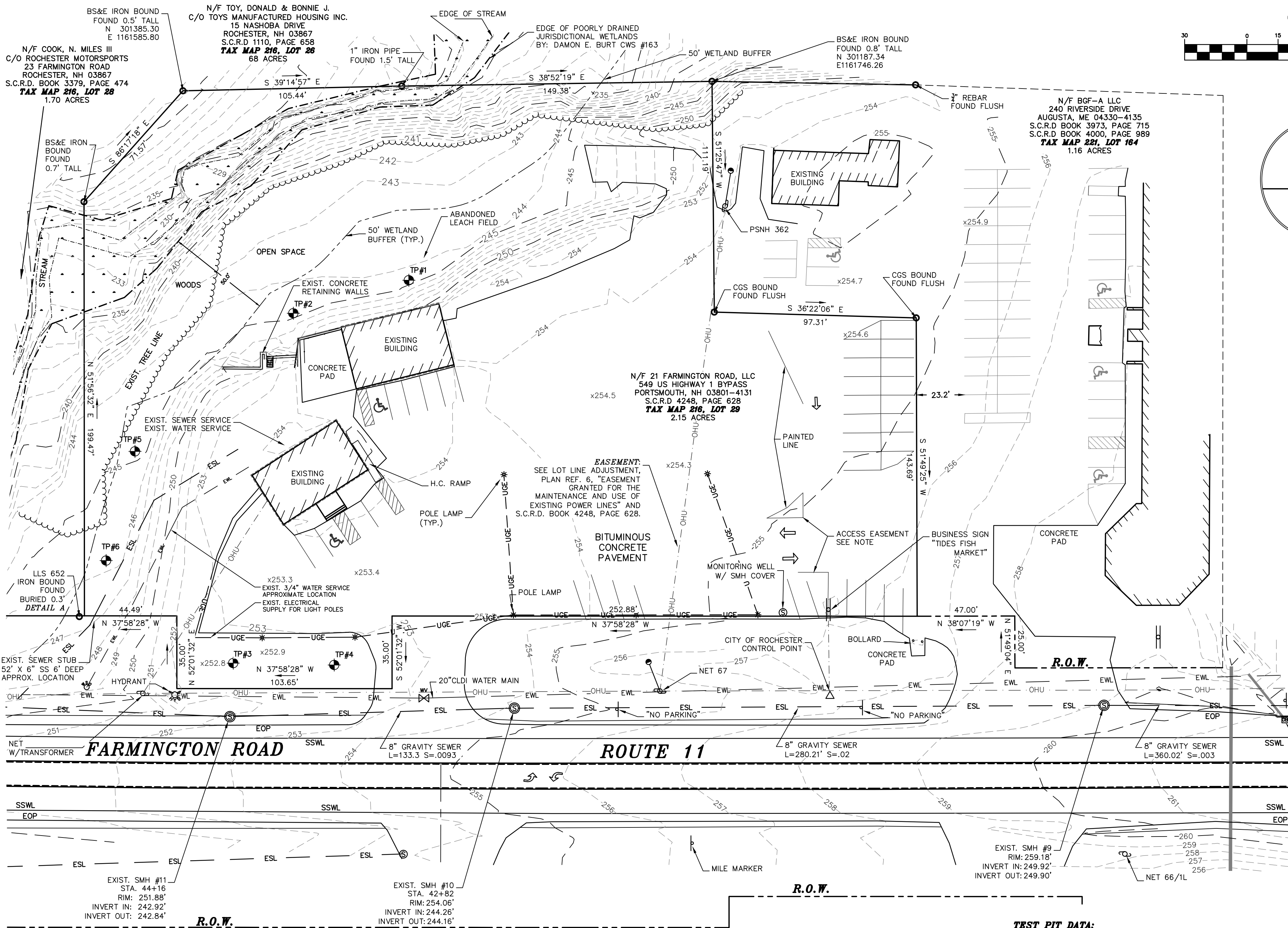
- 31.) IF THE EARTHWORK IS PERFORMED DURING FREEZING WEATHER (NOT ALLOWED IN CITY R.O.W.), EXPOSED SUBGRADE AREAS ARE SUSCEPTIBLE TO FROST. NO FILL OR UTILITIES SHALL BE PLACED ON FROZEN GROUND. THIS WILL LIKELY REQUIRE REMOVAL OF A FROZEN SOIL CRUST AT THE COMMENCEMENT OF EACH DAY'S OPERATION. THE FINAL SUBGRADE ELEVATION WOULD ALSO REQUIRE AN APPROPRIATE DEGREE OF INSULATION AGAINST FREEZING.
- 32.) PLACEMENT OF BORROW MATERIALS SHALL BE PERFORMED IN A MANNER THAT PREVENTS LONG TERM DIFFERENTIAL SETTLEMENT. EXCESSIVELY WET MATERIALS SHALL BE STOCKPILED AND ALLOWED TO DRAIN BEFORE PLACEMENT. FROZEN MATERIAL SHALL NOT BE USED FOR CONSTRUCTION. VOIDS BETWEEN STONES AND CLUMPS OF MATERIAL SHALL BE FILLED WITH FINE MATERIALS.
- 33.) SEE DETAILS CONCERNING SITE LAYOUT, DRAINAGE, UTILITY AND SEDIMENT AND EROSION CONTROLS.
- 34.) ALL EROSION CONTROL NOTES SHALL INCLUDE PROVISIONS FOR CONSTRUCTION SEQUENCING, TEMPORARY EROSION CONTROL MEASURES, AND PERMANENT STANDARDS SUCH AS LOAM SPREAD RATE FOR DISTURBED AREAS, RATES OF LIME, TYPE AND RATES FOR FERTILIZER, AND SEED AND MULCH MIXTURE WITH RATES OF APPLICATION. FILLTREX SOXX IS PREFERRED OVER THE USE OF SILT FENCE. FENCING IS TO BE USED ON SITE ONLY AS REQ. AND DIRECTED BY THE DESIGN ENGINEER.
- 35.) ALL ELEVATIONS TO BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. THE DESIGN ENGINEER IS TO BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCY. TEMPORARY BENCHMARKS (T.B.M.) ARE TO BE PROVIDED BY THE DESIGN ENGINEER.
- 36.) UPON FINAL COMPLETION AND 85% STABILIZATION THE DRAINAGE SYSTEM IS TO BE CLEANED OF ALL DEBRIS.
- 37.) ALL UNPAVED DISTURBED AREAS ARE TO RECEIVE 4" QUALITY LOAM AND SEED.
- 38.) THE LIMITS OF CONSTRUCTION DISTURBANCE SHALL BE STAKED, FLAGGED AND CLEARLY IDENTIFIED PRIOR TO THE COMMENCEMENT OF SITE WORK, AS APPLICABLE.
- 39.) ALL TREATMENT SWALE TO BE CONSTRUCTED SHALL HAVE SOD BOTTOMS.
- 40.) A LETTER OF CREDIT FOR THE COST OF RE-VEGETATING ALL DISTURBED AREAS ON THE SITE SHALL BE SUBMITTED PRIOR TO ANY EARTH DISTURBING ACTIVITY OCCURS, AS MAY BE APPLICABLE.
- 41.) A PRE-CONSTRUCTION CONFERENCE WITH THE DEVELOPER, THE DESIGN ENGINEER, THE EARTHWORK CONTRACTOR AND THE CITY ENGINEER SHALL OCCUR PRIOR TO ANY EARTH DISTURBING ACTIVITY.
- 42.) BUILDING ADDRESSES SHALL NOT CHANGE.
- 43.) THE FOLLOWING FEDERAL AND STATE PERMITS HAVE BEEN ISSUED FOR THE SUBJECT PROPERTY: N/A
- 44.) LIST ANY VARIANCES OR SPECIAL EXCEPTIONS GRANTED BY THE ZONING BOARD OF ADJUSTMENT FOR THE PROPOSED STRUCTURE: NONE
- 45.) THIS PLAN PROPOSES 3260 SQ. FT. OF DISTURBANCE.
- 46.) CALL DIG SAFE PRIOR TO BEGINNING WORK (1-888-344-7233)
- 47.) WRITTEN DIMENSION ON THIS PLAN TAKE PRECEDENCE OVER SCALED DIMENSIONS. THE CONTRACTOR SHALL USE CAUTION WHEN SCALING REPRODUCED PLANS. IN THE EVENT OF A CONFLICT BETWEEN THIS PLAN SET AND ANY OTHER DRAWINGS AND/OR SPECIFICATIONS, THE ENGINEER SHALL BE NOTIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR IS TO CONFIRM ALL ELEVATIONS. CONFLICTS WILL BE REPORTED TO THE DESIGN ENGINEER PRIOR TO CONSTRUCTION.
- 48.) SNOW IS TO BE MOVED OFF-SITE ONCE SNOW STORAGE AREAS ARE FULL.
- 49.) PERFORMANCE GUARANTEE: THE APPLICANT, PRIOR TO ISSUANCE OF A BUILDING PERMIT OR BEGINNING SITE WORK, SHALL PROVIDE SITE RESTORATION AND RESTORATION SECURITY. THE PERFORMANCE GUARANTEE SHALL BE AN AMOUNT EQUAL TO 10% OF THE APPROVED CONSTRUCTION COST ESTIMATE (INCLUDING A 10% CONTINGENCY) TO ENSURE THE PROPER AND TIMELY COMPLETION OF THE SITE WORK AND SITE RESTORATION WITHIN THE DEVELOPMENT. BEFORE THE SITE PLAN CAN BE RECORDED, LOTS DEEDED TO THIRD PARTIES, OR STRUCTURE OCCUPIED, THE APPLICANT SHALL PROVIDE A COST ESTIMATE OF REMAINING SITE WORK, INCLUDING LABOR, AND PROVIDE THE CITY WITH A SECURITY EQUAL TO 110% OF THE ESTIMATED COST FOR REMAINING SITE WORK. (ANY EXISTING SURETY BOND HELD AT THIS TIME MAY BE CONSIDERED TOWARD THIS AMOUNT.) THIS AMOUNT SHALL INCLUDE PREPARATION OF AS-BUILT PLANS. CONSTRUCTION COST ESTIMATE FOR THIS PROJECT SHALL BE SUBMITTED FOR REVIEW AND APPROVAL. ESTIMATE SHALL BE BASED ON DEPARTMENT OF PUBLIC WORKS CONSTRUCTION SURETY SCHEDULE AND SHALL INCLUDE A 10% CONTINGENCY. COSTS FOR ITEMS NOT SPECIFICALLY ADDRESSED IN THE SURETY SCHEDULE WILL BE BASED ON 1) CITY STANDARDS; 2) NHDOT WEIGHTED AVERAGES, 3) INDUSTRY STANDARDS, OR 4) CONTRACTOR ESTIMATES.
- 50.) FOR MORE INFORMATION ABOUT THIS SITE PLAN CONTACT THE CITY OF ROCHESTER PLANNING DEPARTMENT. 31 WAKEFIELD STREET, ROCHESTER, NY 03867. (603) 335-1338.
- 51.) PLANNING BOARD SITE PLAN REVIEW CONDITIONS OF APPROVAL:
  1. THE SITE LIGHTING MUST ILLUMINATE THE DISPLAY AREA TO DISCOURAGE VANDALISM AT NIGHT, IF ADDITIONAL LIGHTS ARE REQUIRED.
  2. ALL DISPLAY SHEDS' MAIN ENTRANCE MUST FACE THE VEHICLE TRAVEL LANES.
  3. ALL SHEDS ARE TO BE LOOKED DURING NON-BUSINESS HOURS AND ONLY SHED ARE PERMITTED TO BE STORED / SOLD, UNLESS SPECIFIC PLANNING BOARD / DEPARTMENT APPROVAL IS GIVEN FOR OTHER PRODUCTS.
  4. ALL PROPERTIES IN THE AQUIFER PROTECTION OVERLAY DISTRICT KNOWN TO CITY OF ROCHESTER STAFF AS USING OR STORING REGULATED SUBSTANCES IN REGULATED CONTAINERS WITH A CAPACITY GREATER THAN FIVE GALLONS OR HAZARDOUS SUBSTANCES WITH A CAPACITY GREATER THAN THE REPORTABLE QUANTITY, EXCEPT FOR FACILITIES WHERE ALL REGULATED SUBSTANCES STORAGE IS EXEMPT FROM THIS ORDINANCE (SEE PROVISION K), SHALL BE SUBJECT TO INSPECTIONS.

#2b #1	9-29-16 9-06-16	CONDITION OF P.B. APPROVAL POST APPLICATION REVISIONS.
REVISION	DATE	DESCRIPTION

NEIGHBORHOOD PLAN  
FOR FALCON SHEDS, LLC  
LAND OF 21 FARMINGTON ROAD, LLC  
21 FARMINGTON ROAD  
ROCHESTER, NH  
*TAX MAP 216, LOT 29*

	<b>BERRY SURVEYING &amp; ENGINEERING</b> 		
	335 SECOND CROWN POINT ROAD BARRINGTON, NH 03825 (603)332-2863		
	SCALE :	AS NOTED	
	DATE :	SEPTEMBER 2, 2016	
	FILE NO. :	DB 2016-117	





**NOTES:**

- 1.) OWNER: 21 FARMINGTON ROAD LLC  
549 US HIGHWAY 1 BYP  
PORTSMOUTH, NH 03801-4131
- 2.) TAX MAP 216, LOT 29
- 3.) LOT AREA: 93,832 Sq. Ft., 2.15 Ac.
- 4.) S.C.R.D. BOOK 4248, PAGE 628
- 5.) ZONING: GRD -GRANITE RIDGE DEVELOPMENT  
SETBACKS:  
FRONTAGE: 50 FEET, MINIMUM  
MIN. LOT AREA: NO REGULATION  
MAX. LOT COVERAGE: NO REGULATION  
FRONT SETBACK: NO REGULATION  
SIDE SETBACK: NO REGULATION  
REAR SETBACK: NO REGULATION  
PAVEMENT SETBACKS:  
FRONT PAVEMENT: 10 FEET  
SIDE PAVEMENT: 5 FEET  
REAR PAVEMENT: 10 FEET  
CONSERVATION OVERLAY DISTRICT  
WETLAND BUFFER: 50 FEET  
AQUIFER PROTECTION OVERLAY DISTRICT
- 6.) I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# -330150, MAP# - 33017C0184D, DATED: MAY 17, 2005 & FEMA COMMUNITY# -330150, MAP# - 33017C0203D, DATED: MAY 17, 2005
- 7.) VERTICAL DATUM BASED ON USGS NAVD88 ELEVATIONS.  
HORIZONTAL COORDINATES BASED ON NH GRID. (CITY OF ROCHESTER NH - CONTROL POINTS 240 & 241)
- 8.) SOIL: HINCKLEY LOAMY SAND, 3-8% SLOPE THROUGHOUT  
SOURCE: USDA-NRCS WEBSOIL
- 9.) IMPERVIOUS COVER: 50,008 Sq. Ft., 1.15 Ac., 53.3%
- 10.) THIS IS A MULTI PAGE PLAN SET WITH ADDITIONAL ENGINEERING INFORMATION PROVIDED.
- 11.) THE PURPOSE OF THIS PLAN IS TO SHOW THE EXISTING CONDITIONS ON TAX MAP 216, LOT 29, AS OF THE DATE ON THIS PLAN.
- 12.) THE BOUNDS SHOWN ON THIS PLAN ARE A RESULT OF A CLOSED TRAVERSE PERFORMED BY THIS OFFICE IN THE FALL OF 2014 UNDER NO SNOW CONDITIONS, WITH AN ERROR OF CLOSURE OF BETTER THAN 1 PART IN 10,000.

**LEGEND:**

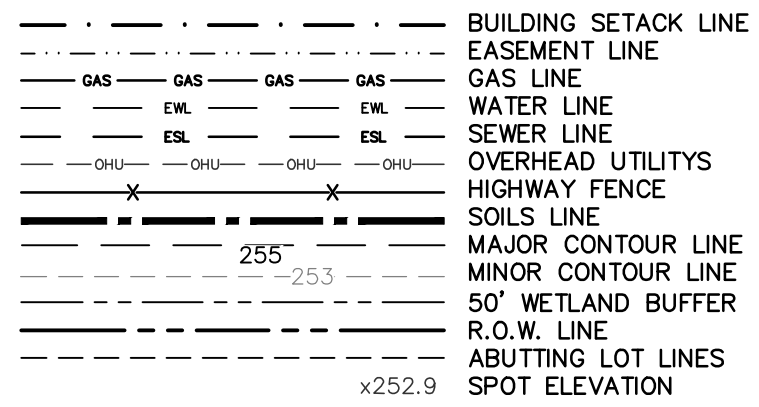
- IRON BOUND ~TBS~
- IRON BOUND ~FND~
- GRANITE BOUND ~FND~
- STONE BOUND ~FND~
- GUY WIRE
- CURB STOP
- GATE VALVE
- GAS VALVE
- FIRE HYDRANT
- CATCH BASIN
- SEWER MAN HOLE
- SINGLE POST SIGN
- POLE LIGHT
- TESTPIT
- TREE

**SOIL:**

HINCKLEY LOAMY SAND, 3-8% SLOPE THROUGHOUT  
SOURCE: USDA-NRCS WEBSOIL

**TEST PIT DATA:**  
4-20-15

- 1.) 0"-3" 10YR 3/3, FINE SANDY LOAM, GRANULAR, FRIABLE, TOPSOIL  
3"-10" 10YR 5/4, SAND, GRANULAR, FRIABLE  
10"-24" 5YR 7/2, SEPTIC STONE, GRANULAR, FRIABLE, ABANDONED LEACH FIELD  
24"-72" 10YR 4/4, FINE SAND AND GRAVEL, GRANULAR, FRIABLE, COBBLES TO 9"  
E.S.H.W.T. N/A  
ROOTS TO 4"  
TERMINATED @ 72"  
NO GROUNDWATER
- 2.) 0"-16" 10YR 5/4, SAND AND GRAVEL, GRANULAR, FRIABLE, COBBLES TO 9"  
16"-72" 10YR 6/4, SAND, GRANULAR, FRIABLE  
E.S.H.W.T. N/A  
TERMINATED @ 72"  
NO GROUNDWATER
- 3.) 0"-12" 10YR 3/3, FINE SANDY LOAM, GRANULAR, FRIABLE, TOPSOIL  
12"-36" 10YR 4/4, SAND AND GRAVEL, GRANULAR, FRIABLE, COBBLES TO 12"  
36"-72" 10YR 6/4, SAND AND GRAVEL, GRANULAR, FRIABLE, COBBLES TO 12"  
E.S.H.W.T. N/A  
ROOTS TO 12"  
TERMINATED @ 72", NO GROUNDWATER
- 4.) 0"-12" 10YR 3/3, FINE SANDY LOAM, GRANULAR, FRIABLE, TOPSOIL  
12"-72" 7.5YR 5/6, SAND AND GRAVEL, GRANULAR, FRIABLE, TOPSOIL  
E.S.H.W.T. N/A  
ROOTS TO 12"  
TERMINATED @ 72", NO GROUNDWATER
- 5.) 0"-12" 10YR 5/4, SAND AND GRAVEL, GRANULAR, FRIABLE, COBBLES TO 9"  
12"-72" 10YR 6/4, SAND, GRANULAR, FRIABLE  
E.S.H.W.T. N/A  
TERMINATED @ 72"  
NO GROUNDWATER
- 6.) 0"-18" 10YR 5/4, SAND AND GRAVEL, GRANULAR, FRIABLE, COBBLES TO 9"  
18"-72" 10YR 6/4, SAND, GRANULAR, FRIABLE  
E.S.H.W.T. N/A  
TERMINATED @ 72"  
NO GROUNDWATER



I CERTIFY THAT THIS SURVEY PLAT IS NOT A SUBDIVISION PURSUANT TO THIS TITLE AND THAT THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED AND THAT NO NEW WAYS ARE SHOWN.

KENNETH A. BERRY L.L.S. 805 DATE 10-12-16

I CERTIFY THAT THIS PLAT EXCEEDS THE MINIMUM REQUIREMENT FOR ACCURACY AND COMPLETENESS OF THE STATE OF N.H. AND OF THE CITY OF ROCHESTER, N.H. - 1:10,000-  
KENNETH A. BERRY L.L.S. 805 DATE 10-12-16

**PLAN REFERENCES:**

- 1.) "PROPOSED SITE REVIEW FOR MARC MOTORS, ROUTE 11, ROCHESTER, NH"  
BY: BERRY SURVEYING & ENGINEERING  
DATED: NOVEMBER 9, 1995  
FILE #1995-63
- 2.) "PROPOSED RETAIL OUTLET RENE & WAYNE CARDINAL, ROUTE 11, ROCHESTER, NH"  
BY: BERRY SURVEYING & ENGINEERING  
DATED: APRIL 2, 1986  
FILE # 1986-52
- 3.) "LEON J. CARDINAL LOT, ROCHESTER, NH"  
BY: NEW ENGLAND FORESTRY FOUNDATION  
D.R. POPPEMA SURVEYOR  
DATED: NOVEMBER 1972  
ROCHESTER PLAN # 38 POKET 6 FOLDER 3
- 4.) "PLAN OF LAND OF RICHARD L. COUSINEAU ROUTE 11, ROCHESTER, NH"  
BY: BERRY CONST. CO.  
DATED: FEBRUARY 5, 1975  
FILE # 1975-10E
- 5.) "PROPOSED 2 BEDROOM RESIDENCE CARDINALS SEAFARER RESTAURANT, ROUTE 11, ROCHESTER NH"  
BY: BERRY SURVEYING & ENGINEERING  
DATED: APRIL, 1986, FILE # 1986-74
- 6.) "PROPOSED LOT LINE REVSION RENE CARDINAL & WAYNE CARDINAL ROUTE 11, ROCHESTER NH"  
BY: BERRY SURVEYING & ENGINEERING  
DATED: DECEMBER 8, 1986, S.C.R.D. PLAN # 30A-85  
FILE # 1986-52
- 7.) PROPOSED BOUNDARY LINE ADJUSTMENT FOR CARDINALS SEAFARER RESTAURANT INC. AND BGF-A LLC, ROCHESTER, NH  
TAX MAP 216, LOT 29 & TAX MAP 221, LOT 164  
BY: BERRY SURVEYING & ENGINEERING  
DATED: DECEMBER 11, 2011  
FILE #DB 2011-154, S.C.R.D. PLAN # 103-048
- 8.) NHOT PLANS F 022-(1), SHEET 19, 1958  
NH ROUTE 11 - HENRY WILSON HIGHWAY  
ON FILE AT NHOT, HAZEN DRIVE, CONCORD, NH

**EASEMENTS:**

SEE LOT LINE ADJUSTMENT, PLAN REF. 6, "INCLUDES CROSS EASEMENTS FOR THE TWO SUBJECT LOTS FOR PARKING, ACCESS INTO THE SITE AND CIRCULATION THROUGH THE SITE, TO BE USED IN A REASONABLE AND IN THE CUSTOMARY FASHION OF SUCH EASEMENTS. IN THE EVENT THAT EITHER LOT IS REDEVELOPED SUCH THAT A CHANGE OR TERMINATION OF ONE OR MORE OF THE EASEMENTS IS IN ORDER, THE APPLICANT FOR SUCH REDEVELOPMENT MAY PROPOSE A CHANGE OR TERMINATION AS PART OF THE SITE PLAN APPLICATION, SUBJECT TO REASONABLE APPROVAL BY THE PLANNING BOARD." SEE ALSO S.C.R.D. BOOK 4248 PAGE 628 FOR INGRESS AND EGRESS ONLY BUT NOT FOR PARKING VEHICLES WITH REFERENCE TO S.C.R.D. BOOK 3973, PAGE 707.

**UTILITY NOTE :**

THE UNDERGROUND UTILITIES SHOWN ON THIS PLAN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR NOR THE ENGINEER MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN 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 HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE.

N/F GARZILLO, MICHAEL V. & JEAN F.  
18 FARMINGTON ROAD  
ROCHESTER, NH 03867-4304  
S.C.R.D. BOOK 3431, PAGE 885  
TAX MAP 221, LOT 160  
1.32 ACRES

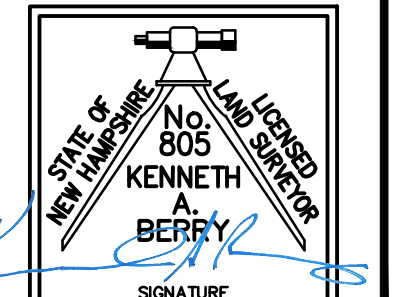
DAMON E. BURT  
CWS #163

THE WETLAND DELINEATION WAS COMPLETED FALL 2014 IN ACCORDANCE WITH THE 1987 CORP OF ENGINEERS WETLAND DELINEATION MANUAL. JURISDICTIONAL WETLANDS WERE IDENTIFIED AND DELINEATED USING THE ROUTINE DETERMINATIONS METHOD AS OUTLINED IN THE MANUAL. THE DELINEATION WAS DONE BY: DAMON E. BURT, CWS #163. FRAGILE ROCK ENVIRONMENTAL SERVICES

REVISION	DATE	DESCRIPTION
#2a	9-22-16	CONDITION OF P.B. APPROVAL
#1	9-06-16	POST APPLICATION REVISIONS.

EXISTING CONDITIONS PLAN  
FOR FALCON SHEDS, LLC  
LAND OF 21 FARMINGTON ROAD, LLC  
21 FARMINGTON ROAD  
ROCHESTER, NH  
TAX MAP 216, LOT 29

BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : 1 IN. EQUALS 30 FT.  
DATE : SEPTEMBER 2, 2016  
FILE NO. : DB 2016-117





N/F COOK, N. MILES III  
C/O ROCHESTER MOTORSPORTS  
23 FARMINGTON ROAD  
ROCHESTER, NH 03867  
S.C.R.D. BOOK 3379, PAGE 474  
**TAX MAP 216, LOT 28**

N/F TOY, DONALD & BONNIE J.  
C/O TOYS MANUFACTURED HOUSING INC.  
15 NASHOBA DRIVE  
ROCHESTER, NH 03867  
S.C.R.D 1110, PAGE 658  
**TAX MAP 216, LOT 28**

N/F BGF-A LLC  
240 RIVERSIDE DRIVE  
AUGUSTA, ME 04330-4135  
S.C.R.D BOOK 3973, PAGE 715  
S.C.R.D BOOK 4000, PAGE 989  
**TAX MAP 221, LOT 164**

**NOTES:**

1.) OWNER: 21 FARMINGTON ROAD LLC  
549 US HIGHWAY 1 BYP  
PORTSMOUTH, NH 03801-4131

APPLICANT: FALCON SHEDS, LLC  
10 NORTON WOODS DRIVE  
NEWMARKET, NH 03857

2.) TAX MAP 216, LOT 29

3.) LOT AREA: 93,832 Sq. Ft., 2.15 Ac.

4.) S.C.R.D. BOOK 4248, PAGE 628

5.) ZONING: GRD -GRANITE RIDGE DEVELOPMENT  
SETBACKS:  
FRONTAGE: 50 FEET, MINIMUM  
MIN. LOT AREA: NO REGULATION  
MAX. LOT COVERAGE: NO REGULATION  
FRONT SETBACK: NO REGULATION  
SIDE SETBACK: NO REGULATION  
REAR SETBACK: NO REGULATION  
PAVEMENT SETBACKS:  
FRONT PAVEMENT: 10 FEET  
SIDE PAVEMENT: 5 FEET  
REAR PAVEMENT: 10 FEET  
CONSERVATION OVERLAY DISTRICT  
WETLAND BUFFER: 50 FEET  
AQUIFER PROTECTION OVERLAY DISTRICT

6.) I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE  
& BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD  
PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# -330150,  
MAP# - 33017C0184D, DATED: MAY 17, 2005 & FEMA  
COMMUNITY# -330150, MAP# - 33017C0203D, DATED:  
MAY 17, 2005

7.) VERTICAL DATUM BASED ON USGS NAVD88 ELEVATIONS.  
HORIZONTAL COORDINATES BASED ON NH GRID. (CITY OF  
ROCHESTER NH - CONTROL POINTS 240 & 241)

8.) SOIL: HINCKLEY LOAMY SAND, 3-8% SLOPE THROUGHOUT  
SOURCE: USDA-NRCS WEBSOIL

9.) IMPERVIOUS COVER:  
EXISTING: 50,008 Sq. Ft., 1.15 Ac., 53.3%  
PROPOSED: 42,771 Sq. Ft., 1.06 Ac., 45.6%

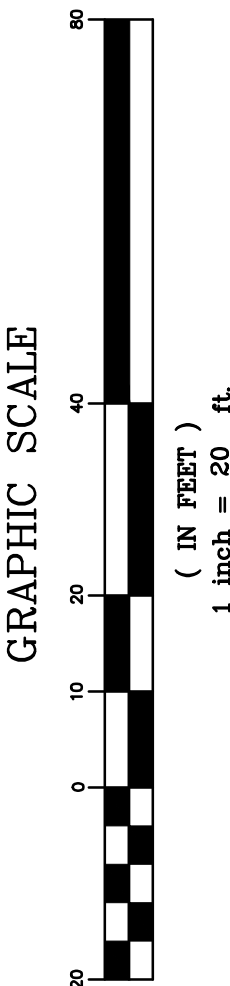
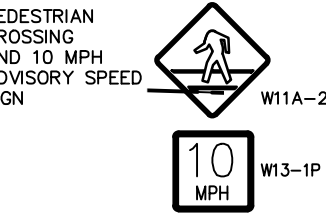
10.) VEHICLES SHALL BE WASHED OUTSIDE OF THE FACILITY,  
USING BIODEGRADABLE WASHING DETERGENT.

11.) THERE SHALL BE NO OUTSIDE STORAGE OF TIRES, SPARE  
PARTS, MATERIALS, ETC.

12.) VEHICLES ARE ONLY TO BE STORED OR PARKED ON THE  
PAVEMENT.

13.) SNOW IS TO BE MOVED OFF-SITE ONCE SNOW STORAGE  
AREAS ARE FULL.

14.) SEE LOT LINE REVISION PLAN, S.C.R.D. 103-048  
"ACCESS TO THESE FIVE PARKING SPACES MAY NOT BE  
BLOCKED" AND "30' WIDE INGRESS AND EGRESS RIGHT  
OF WAY FOR CARDINALS PLAZA."

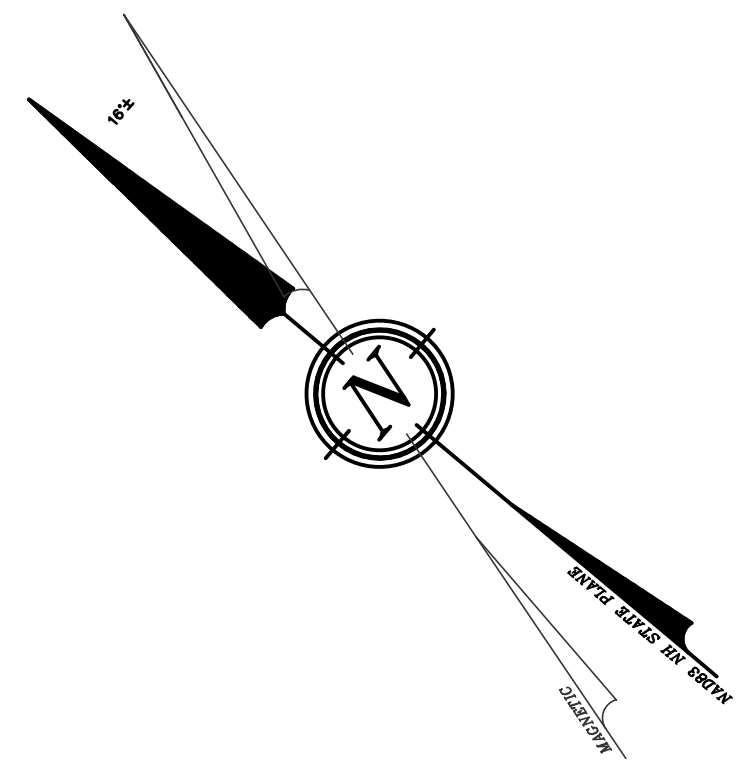
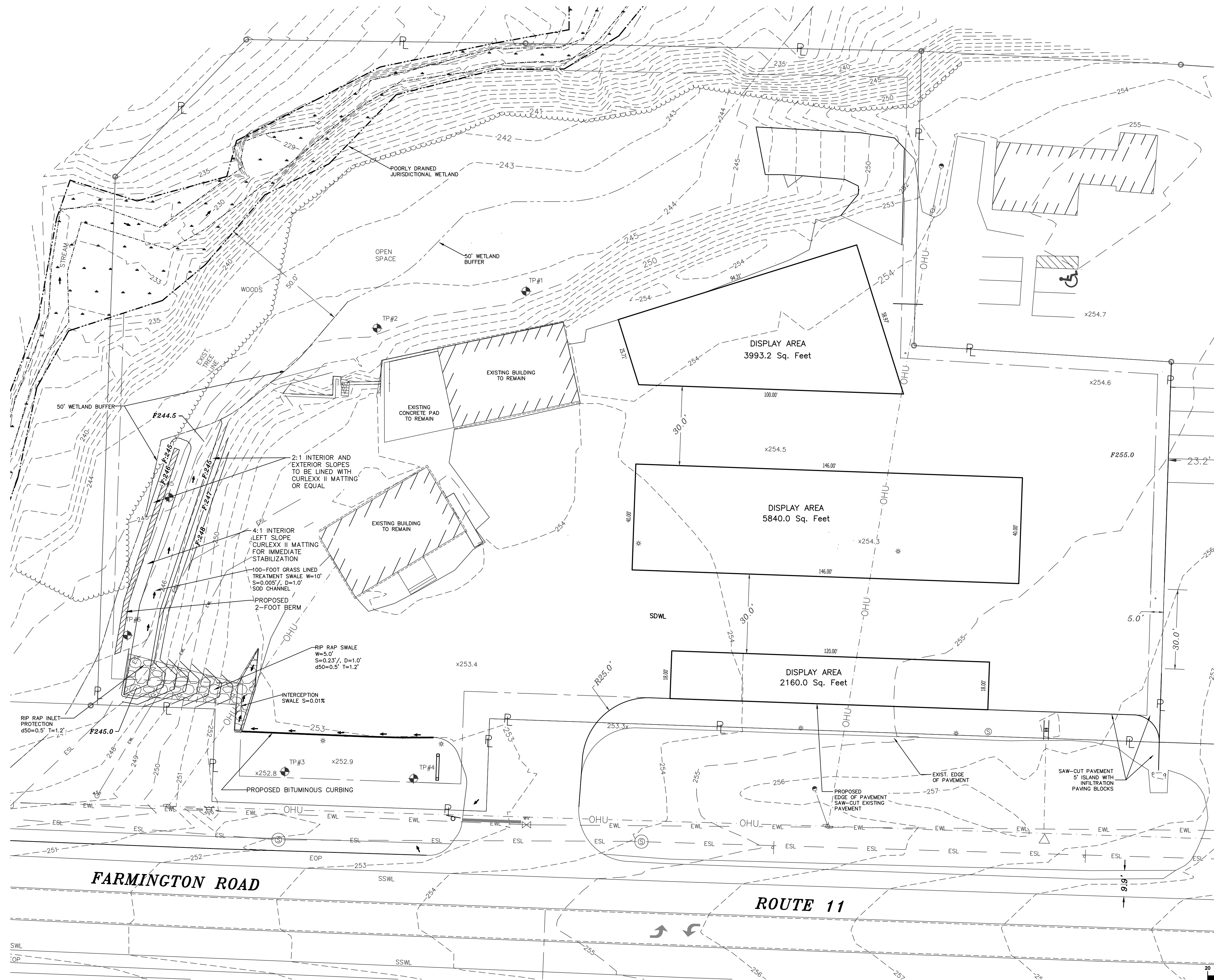


REVISION	DATE	DESCRIPTION
9-22-16	9-06-16	CONDITION OF P.B. APPROVAL
#2a	#1	POST APPLICATION REVISIONS.

PROPOSED SITE PLAN  
FOR FALCON SHEDS, LLC  
LAND OF 21 FARMINGTON ROAD,  
21 FARMINGTON ROAD  
ROCHESTER, NH  
**TAX MAP 216, LOT 29**

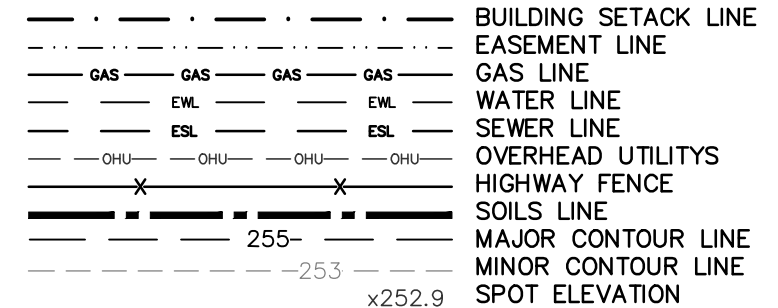
BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : 1 IN. EQUALS 20 FT.  
DATE : SEPTEMBER 2, 2016  
FILE NO. : DB 2016-117





LEGEND:

- IRON BOUND ~TBS~
- IRON BOUND ~FND~
- GRANITE BOUND ~FND~
- ▣ STONE BOUND ~FND~
- UTILITY POLE
- ⊕ GUY WIRE
- ⊕ CURB STOP
- ⊕ GATE VALVE
- ⊕ GAS VALVE
- ⊕ FIRE HYDRANT
- ⊕ CATCH BASIN
- ⊕ SEWER MAN HOLE
- ⊕ SINGLE POST SIGN
- ⊕ POLE LIGHT
- ⊕ TESTPIT
- ⊕ TREE
- BUILDING SETBACK LINE
- EASEMENT LINE
- GAS LINE
- WATER LINE
- SEWER LINE
- OVERHEAD UTILITIES
- HIGHWAY FENCE
- SOILS LINE
- MAJOR CONTOUR LINE
- MINOR CONTOUR LINE
- SPOT ELEVATION



GRAPHIC SCALE

( IN FEET )  
1 inch = 20 ft.

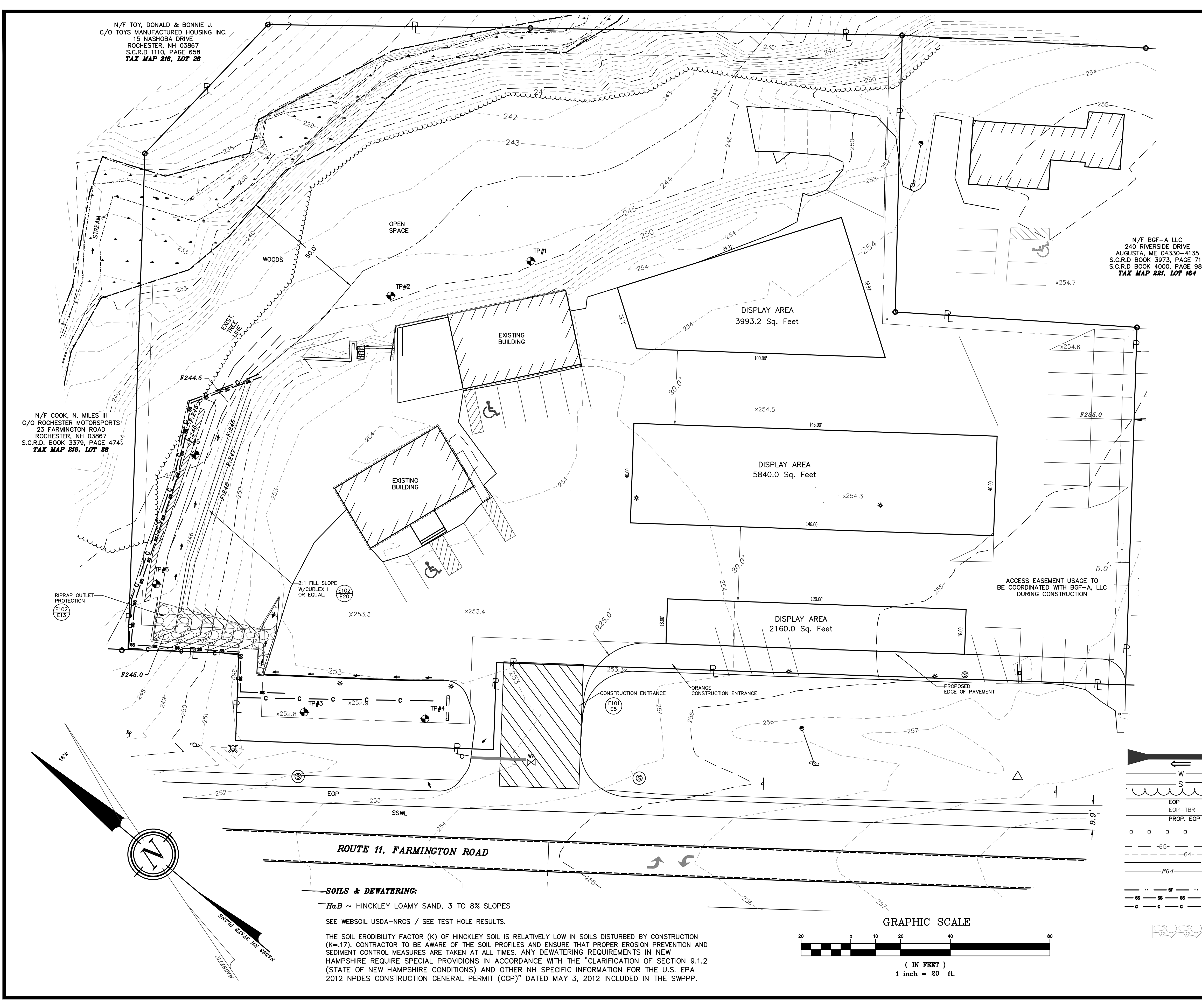
REVISION	DATE	DESCRIPTION
#2a	9-22-16	CONDITION OF P.B. APPROVAL
#1	9-06-16	POST APPLICATION REVISIONS.

PROPOSED GRADING & DRAINAGE PLAN  
FOR FALCON SHEDS, LLC  
LAND OF 21 FARMINGTON ROAD,  
21 FARMINGTON ROAD  
ROCHESTER, NH  
TAX MAP 216, LOT 29

BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : 1 IN. EQUALS 20 FT.  
DATE : SEPTEMBER 2, 2016  
FILE NO. : DB 2016-117

STATE OF NEW HAMPSHIRE  
KENNETH A. BERRY  
No. 14243  
LICENSED PROFESSIONAL ENGINEER





- NOTES:**
- 1.) OWNER: 21 FARMINGTON ROAD, LLC
  - 2.) DEVELOPER: FALCON SHEDS
  - 3.) CITY OF ROCHESTER TAX MAP 216, LOT 29
  - 4.) THE PURPOSE OF THIS PLAN IS TO DEMONSTRATE PROPER SEDIMENT AND EROSION CONTROL DURING CONSTRUCTION.
  - 5.) UNDERGROUND UTILITY LOCATIONS ARE BASED UPON BEST AVAILABLE EVIDENCE AND ARE NOT FIELD VERIFIED. LOCATING AND PROTECTING ANY ABOVE AND BELOW GROUND UTILITIES IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. ANY UTILITY CONFLICTS SHOULD BE REPORTED IMMEDIATELY TO THE DESIGN ENGINEER.
  - 6.) THE CONTRACTOR SHALL CALL AND COORDINATE WITH DISSAFE 1-888-344-7233 AT LEAST 72 HOURS PRIOR TO COMMENCING ANY EXCAVATION ON PUBLIC OR PRIVATE PROPERTY.
  - 7.) SEE DETAILS CONCERNING SITE LAYOUT, DRAINAGE, UTILITY AND SEDIMENT AND EROSION CONTROLS.
  - 8.) ALL CATCH BASINS SHALL BE PRE-CAST H-20 LOADING AND SHALL BE EQUIPPED WITH DEEP SUMPS (4" MIN) AND HOODS (SEE DETAILS). HOODS ARE TO BE "THE ELIMINATOR" BY KLEANSTREAM. RIMS ARE TO BE NHDOT "B" STYLE AND SHALL BE SET FLUSH WITH FINISH GRADE, UNLESS OTHERWISE INSTRUCTED DURING CONSTRUCTION BY ROCHESTER ENGINEERING. RIMS ABOVE FINISH GRADE WILL BE NOT BE ACCEPTED. ALL RIMS, GRATES AND COVERS ARE TO BE U.S.A MADE.
  - 9.) ALL DRAINAGE PIPE IS TO BE HDPE N-12 ASTM F2648. INDIVIDUAL PIPE SIZES ARE SPECIFIED.
  - 10.) ALL ELEVATIONS TO BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. THE DESIGN ENGINEER IS TO BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCY. TEMPORARY BENCHMARKS (T.B.M.) ARE TO BE PROVIDED BY THE DESIGN ENGINEER.
  - 11.) NOTE THAT THE PROJECT IS SUBJECT TO THE EPA NPDES PHASE II. THE NOTICE OF INTENT (NOI) MUST BE FILED ALONG WITH A STORMWATER POLLUTION PREVENTION PLAN (SWPPP). WEEKLY INSPECTIONS WILL BE CONDUCTED BY THE DESIGN ENGINEER.
  - 12.) UPON FINAL COMPLETION AND 85% STABILIZATION THE DRAINAGE SYSTEM IS TO BE CLEANED OF ALL DEBRIS TO INCLUDE THE PUMPING OF THE BASIN SUMPS.
  - 13.) ALL UNPAVED AREAS ARE TO RECEIVE 4" QUALITY LOAM AND SEED.
  - 14.) REFERENCE IS MADE TO THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP) DATED 11/11/15. A COPY OF THE SWPPP IS TO BE MAINTAINED ON SITE AT ALL TIMES PER THE EPA CONSTRUCTION GENERAL PERMIT (CGP). EPA NOTICE OF INTENT (NOI) SUBMITTED TO THE EPA ON 11/11/15.
  - 15.) INSPECTIONS TO BE CONDUCTED ONCE PER EVERY SEVEN DAYS AND AT AN INCREASED FREQUENCY INCLUDING WITHIN 24-HOURS OF A 0.25 INCH RAIN EVENT. INSPECTIONS TO BE CONDUCTED BY A "QUALIFIED PERSON" AS DEFINED BY EPA CGP 4.1.1 AND INSPECTION REPORTS SUBMITTED TO THE CITY OF ROCHESTER, NH, ENGINEERING DEPARTMENT WITHIN 24 HOURS IN ACCORDANCE WITH CGP 4.1.7 AND MAINTAINED BY THE OWNER FOR A PERIOD OF THREE YEARS AFTER THE NOTICE OF TERMINATION (NOT) IS SUBMITTED.
  - 16.) SEE ALSO "STORMWATER SYSTEM OPERATIONS AND MAINTENANCE PLAN & INSPECTION AND MAINTENANCE MANUAL" DATED 12/21/15 & 2015 (REVISED 4/20/15) WITH BMP PLAN WHICH REQUIRES INSPECTION AND MAINTENANCE RECORDS BE SUPPLIED TO CITY OF ROCHESTER, NH, ENGINEERING DEPARTMENT.
  - 17.) SILT FENCE MAY BE SUBSTITUTED WITH SILT SOXX OR EROSION CONTROL MIX BERM.
  - 18.) THE CONTRACTOR SHALL NOT COMPACT SOIL IN THE RAIN GARDEN AREAS.

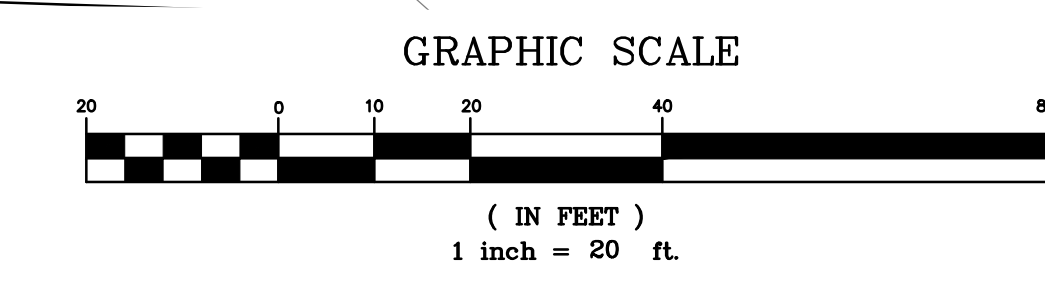
- LEGEND:**
- 3/4" REBAR W/D CAP (TO BE SET)
  - IRON BOUND (FND)
  - GRANITE BOUND (FND)
  - STONE BOUND (FND)
  - ⊕ UTILITY POLE
  - ⊗ EXISTING FIRE HYDRANT
  - ⊙ EXISTING SEWER MANHOLE
  - ⊕ EXISTING WATER VALVE
  - ⊕ BENCHMARK
  - ⊕ PROPOSED CATCH BASIN
  - PROPOSED CULVERT & FLARED END SECTION
  - APPROXIMATE LOCATION OF WATER LINE
  - APPROXIMATE LOCATION OF SEWER LINE
  - TREE LINE, EXISTING OR PROPOSED
  - EDGE OF PAVEMENT (EXISTING)
  - EDGE OF PAVEMENT (EXISTING - TBR)
  - EDGE OF PAVEMENT (PROPOSED)
  - PROPOSED STOCKADE FENCE
  - EXISTING MAJOR CONTOUR
  - EXISTING MINOR CONTOUR
  - PROPOSED MAJOR CONTOUR
  - PROPOSED MINOR CONTOUR
  - SILT FENCE / EROSION MIX BERM
  - FILTREXX 12" SILT SOXX
  - ORANGE CONSTRUCTION PERIMETER FENCE
  - RIP RAP STONE CHECK DAM
  - RIP RAP OUTLET PROTECTION / LEVEL SPREADER
  - DETAIL SHEET / DETAIL

**SOILS & DEWATERING:**

HaB ~ HINCKLEY LOAMY SAND, 3 TO 8% SLOPES

SEE WEBSOIL USDA-NRCS / SEE TEST HOLE RESULTS.

THE SOIL ERODIBILITY FACTOR (K) OF HINCKLEY SOIL IS RELATIVELY LOW IN SOILS DISTURBED BY CONSTRUCTION (K=17). CONTRACTOR TO BE AWARE OF THE SOIL PROFILES AND ENSURE THAT PROPER EROSION PREVENTION AND SEDIMENT CONTROL MEASURES ARE TAKEN AT ALL TIMES. ANY DEWATERING REQUIREMENTS IN NEW HAMPSHIRE REQUIRE SPECIAL PROVISIONS IN ACCORDANCE WITH THE "CLARIFICATION OF SECTION 9.1.2 (STATE OF NEW HAMPSHIRE CONDITIONS) AND OTHER NH SPECIFIC INFORMATION FOR THE U.S. EPA 2012 NPDES CONSTRUCTION GENERAL PERMIT (CGP)" DATED MAY 3, 2012 INCLUDED IN THE SWPPP.



REVISION	DATE	DESCRIPTION
#2a	9-22-16	CONDITION OF P.B. APPROVAL
#1	9-06-16	POST APPLICATION REVISIONS.

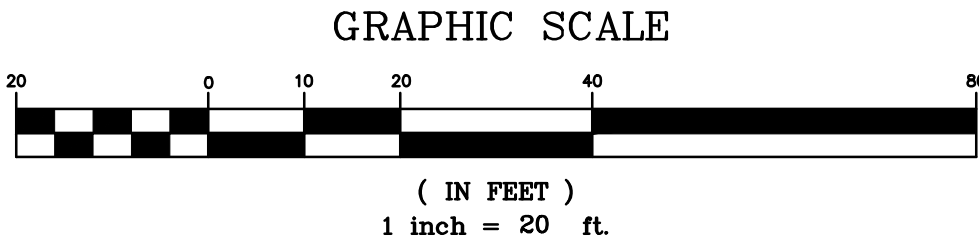
PROPOSED SEDIMENT & EROSION CONTROL PLAN  
FOR FALCON SHEDS, LLC  
LAND OF 21 FARMINGTON ROAD, LLC  
21 FARMINGTON ROAD  
ROCHESTER, NH  
TAX MAP 216, LOT 29

**BERRY SURVEYING & ENGINEERING**  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : 1 IN. EQUALS 20 FT.  
DATE : SEPTEMBER 2, 2016  
FILE NO. : DB 2016-117

STATE OF NEW HAMPSHIRE  
KENNETH A. BERRY  
No. 14243  
LICENSED PROFESSIONAL ENGINEER

SHEET 6 OF 11





- | TREES AND SHRUBS |  |       |                  |                                |
|------------------|--|-------|------------------|--------------------------------|
| Qty              | Botanical Name / Common Name                                       | Root  | Size             |                                |
| 3                | <i>Pyrus calleryana</i> 'Chanticleer' / Chanticleer flowering pear | Cont. | 2"-2.5"          | Calliper, balled and burlapped |
| 2                | <i>Malus</i> / Red Jewel Crab Apple                                | Cont. | 2"-2.5"          | Calliper, balled and burlapped |
| 22               | <i>Toxus media</i> 'Greenwave' / Greenwave Yew                     | Cont. | 2" HT. or 3 Gal. |                                |
- 
- | PERENNIALS & GROUND COVERS |   |       |       |        |
|----------------------------|---|-------|-------|--------|
| Qty                        | Botanical Name / Common Name                | Root  | Size  | Remark |
| 68                         | <i>Rudbeckia fulgida</i> / Black-Eyed Susan | Cont. | 2 Qt. | 24" OC |

TREES AND SHRUBS				
Qty	Botanical Name / Common Name	Root	Size	
3	<i>Pyrus calleryana</i> 'Chanticleer' / Chanticleer flowering pear	Cont.	2"-2.5"	Calliper, balled and burlapped
2	<i>Malus</i> / Red Jewel Crab Apple	Cont.	2"-2.5"	Calliper, balled and burlapped
22	<i>Toxus media</i> 'Greenwave' / Greenwave Yew	Cont.	2" HT. or 3 Gal.	

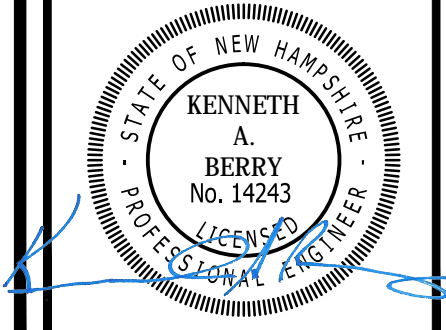
  

PERENNIALS & GROUND COVERS				
Qty	Botanical Name / Common Name	Root	Size	Remark
68	<i>Rudbeckia fulgida</i> / Black-Eyed Susan	Cont.	2 Qt.	24" OC

Qty	Botanical Name / Common Name	Root	Size	Remark
68	Rudbeckia fulgida / Black-Eyed Susan	Cont.	2 Qt.	24" OC

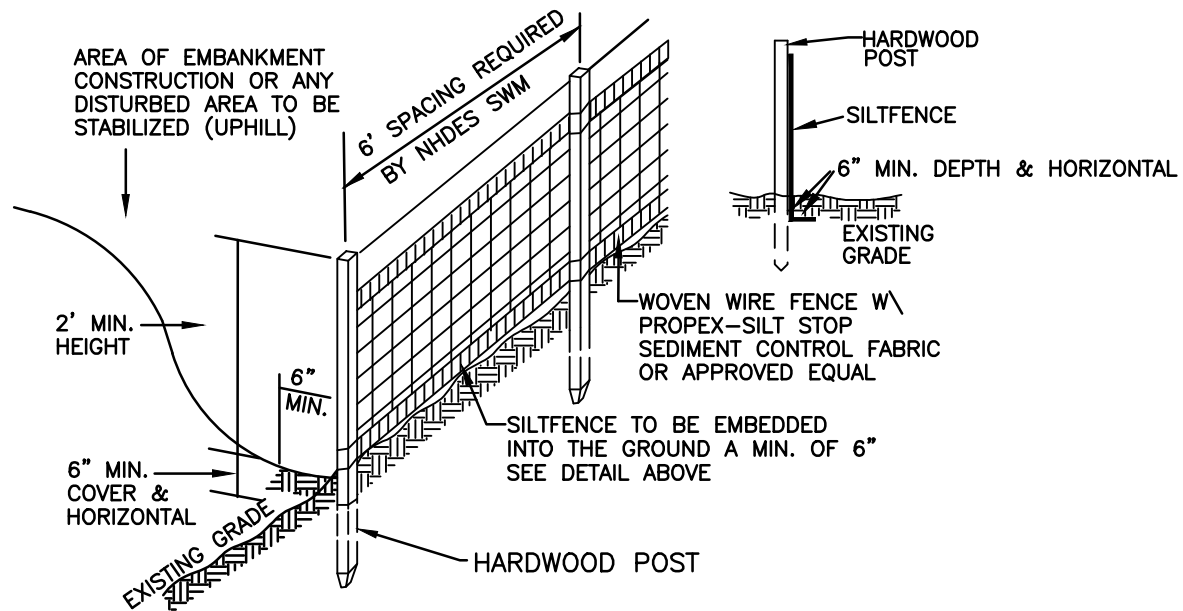
PROPOSED LANDSCAPING PLAN  
FOR FALCON SHEDS, LLC  
LAND OF 21 FARMINGTON ROAD, LLC  
21 FARMINGTON ROAD  
ROCHESTER, NH  
TAX MAP 216, LOT 29

BERRY SURVEYING & ENGINEERING  
 335 SECOND CROWN POINT ROAD  
 BARRINGTON, NH 03825 (603) 332-2863  
 SCALE : 1 IN. EQUALS 20 FT.  
 DATE : SEPTEMBER 2, 2016  
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E1



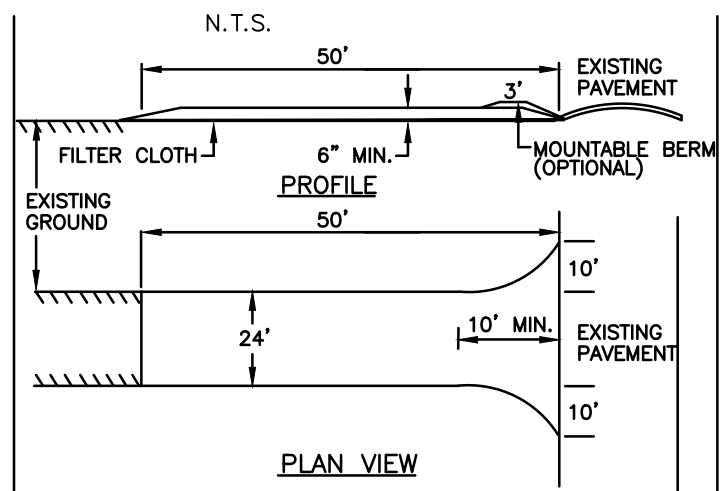
- SILT FENCE CONSTRUCTION SPECIFICATIONS**
1. WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES AND FILTER CLOTH SHALL BE FASTENED TO WOVEN WIRE EVERY 24" AT TOP MID AND BOTTOM SECTIONS AND BE EMBEDDED INTO GROUND A MINIMUM OF 8" THE FENCE POSTS SHALL BE A MINIMUM 48" LONG, SPACED A MAXIMUM 10' APART, AND DRIVEN A MINIMUM OF 16" INTO THE GROUND
  2. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER, THE ENDS OF THE FABRIC SHALL BE OVERLAPPED BY SIX INCHES, FOLDED AND STAPLED TO PREVENT SEDIMENT FROM BY-PASSING
  3. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND SEDIMENT REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE AND PROPERLY DISPOSED OF. SEE MAINTENANCE NOTE BELOW, REMOVAL OF SEDIMENT REQUIRED AT A DEPTH OF 6-INCHES.
  4. PLACE THE ENDS OF THE SILT FENCE UP CONTOUR TO PROVIDE FOR SEDIMENT STORAGE.
  5. SILT FENCES SHALL BE REMOVED WHEN NO LONGER NEEDED AND THE SEDIMENT COLLECTED SHALL BE DISPOSED AS DIRECTED BY THE ENGINEER.
  6. THE AREA DISTURBED BY THE REMOVAL SHALL BE SMOOTHED AND RE-VEGETATED

- SILT FENCE MAINTENANCE**
1. SILT FENCES SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REPAIRS THAT ARE REQUIRED SHALL BE MADE IMMEDIATELY.
  2. IF THE FABRIC ON A SILT FENCE SHOULD DECOMPOSE OR BECOME INEFFECTIVE DURING THE EXPECTED LIFE OF THE FENCE, THE FABRIC SHALL BE REPLACED PROMPTLY.
  3. SEDIMENT DEPOSITS SHOULD BE REMOVED WHEN THEY REACH SIX-INCHES IN DEPTH.
  4. SEDIMENT DEPOSITS THAT ARE REMOVED OR LEFT IN PLACE AFTER THE FABRIC HAS BEEN REMOVED SHALL BE GRADED TO CONFORM WITH THE EXISTING TOPOGRAPHY AND VEGETATED.

**SILT FENCE DETAIL**  
NOT TO SCALE

E5

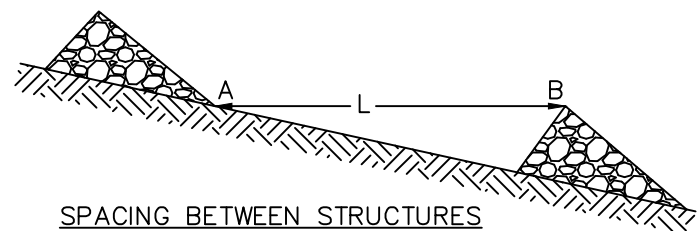
**STABILIZED CONSTRUCTION ENTRANCE**



1. STONE FOR A STABILIZED CONSTRUCTION ENTRANCE SHALL BE 1 TO 2 INCH STONE, RECLAIMED STONE, OR RECYCLED CONCRETE EQUIVALENT.
2. THE LENGTH OF THE STABILIZED ENTRANCE SHALL NOT BE LESS THAN 50 FEET. EXCEPT FOR A SINGLE RESIDENTIAL LOT WHERE A 30 FOOT MINIMUM LENGTH WOULD APPLY.
3. THE THICKNESS OF THE STONE FOR THE STABILIZED ENTRANCE SHALL NOT BE LESS THAN 6 INCHES.
4. THE WIDTH OF THE ENTRANCE SHALL NOT BE LESS THAN THE FULL WIDTH OF THE ENTRANCE WHERE INGRESS OR EGRESS OCCURS OR 10 FEET, WHICH EVER IS GREATER.
5. GEOTEXTILE FILTER CLOTH SHALL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING THE STONE. FILTER CLOTH IS NOT REQUIRED FOR A SINGLE FAMILY RESIDENCE LOT.
6. ALL SURFACE WATER THAT IS FLOWING TO OR DIVERTED TOWARD THE CONSTRUCTION ENTRANCE SHALL BE PIPED BENEATH THE ENTRANCE. IF PIPING IS IMPRACTICAL, A BERM WITH 5:1 SLOPES THAT CAN BE CROSSED BY VEHICLES MAY BE SUBSTITUTED FOR THE PIPE.
7. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEAN OUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, WASHED, OR TRACKED ONTO PUBLIC RIGHT-OF-WAY MUST BE REMOVED PROMPTLY.

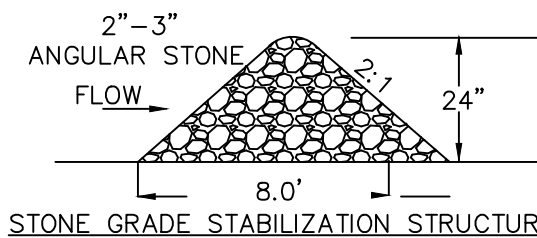
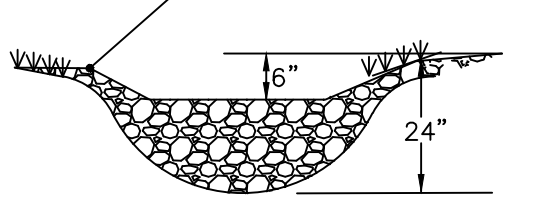
**STONE CHECK DAM**

L= THE DISTANCE SUCH THAT POINTS A AND B ARE OF EQUAL ELEVATION.



- 1.) CHECK DAMS SHOULD BE INSTALLED BEFORE RUNOFF IS DIRECTED TO THE SWALE OR DRAINAGE DITCH
- 2.) THE MAXIMUM CONTRIBUTING DRAINAGE AREA TO THE DAM SHOULD BE LESS THEN ONE ACRE.
- 3.) THE MAXIMUM HEIGHT OF THE DAM SHOULD BE TWO FEET.
- 4.) THE CENTER OF THE DAM SHOULD BE AT LEAST SIX INCHES LOWER THAN THE OUTER EDGES.
- 5.) THE MAXIMUM SPACING IS AS SHOWN ON THE PROJECT SITE PLANS.
- 6.) CHECK DAMS WILL NOT BE USED IN A FLOWING STREAM.
- 7.) TEMPORARY CHECK DAMS WILL BE REMOVED ONCE THE SWALE OR DITCH IS DETERMINED STABLE.

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

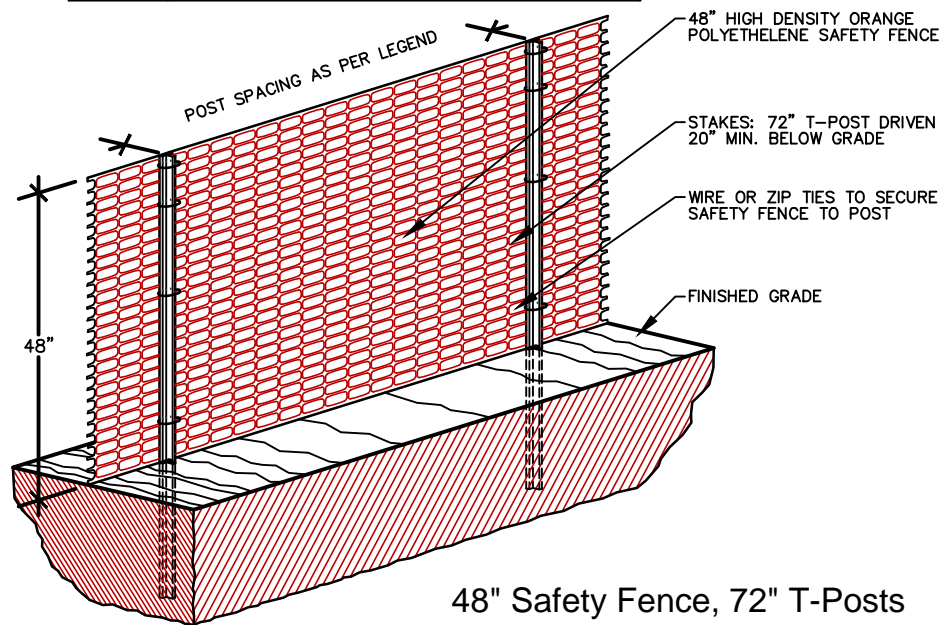


E2

**CONSTRUCTION SAFETY FENCE**

NOT TO SCALE

LEGEND	
SAF12	48" ORANGE FENCE, 12 FEET O.C.
SAF11	48" ORANGE FENCE, 11 FEET O.C.
SAF10	48" ORANGE FENCE, 10 FEET O.C.
SAF9	48" ORANGE FENCE, 9 FEET O.C.
SAF8	48" ORANGE FENCE, 8 FEET O.C.
SAF7	48" ORANGE FENCE, 7 FEET O.C.
SAF6	48" ORANGE FENCE, 6 FEET O.C.

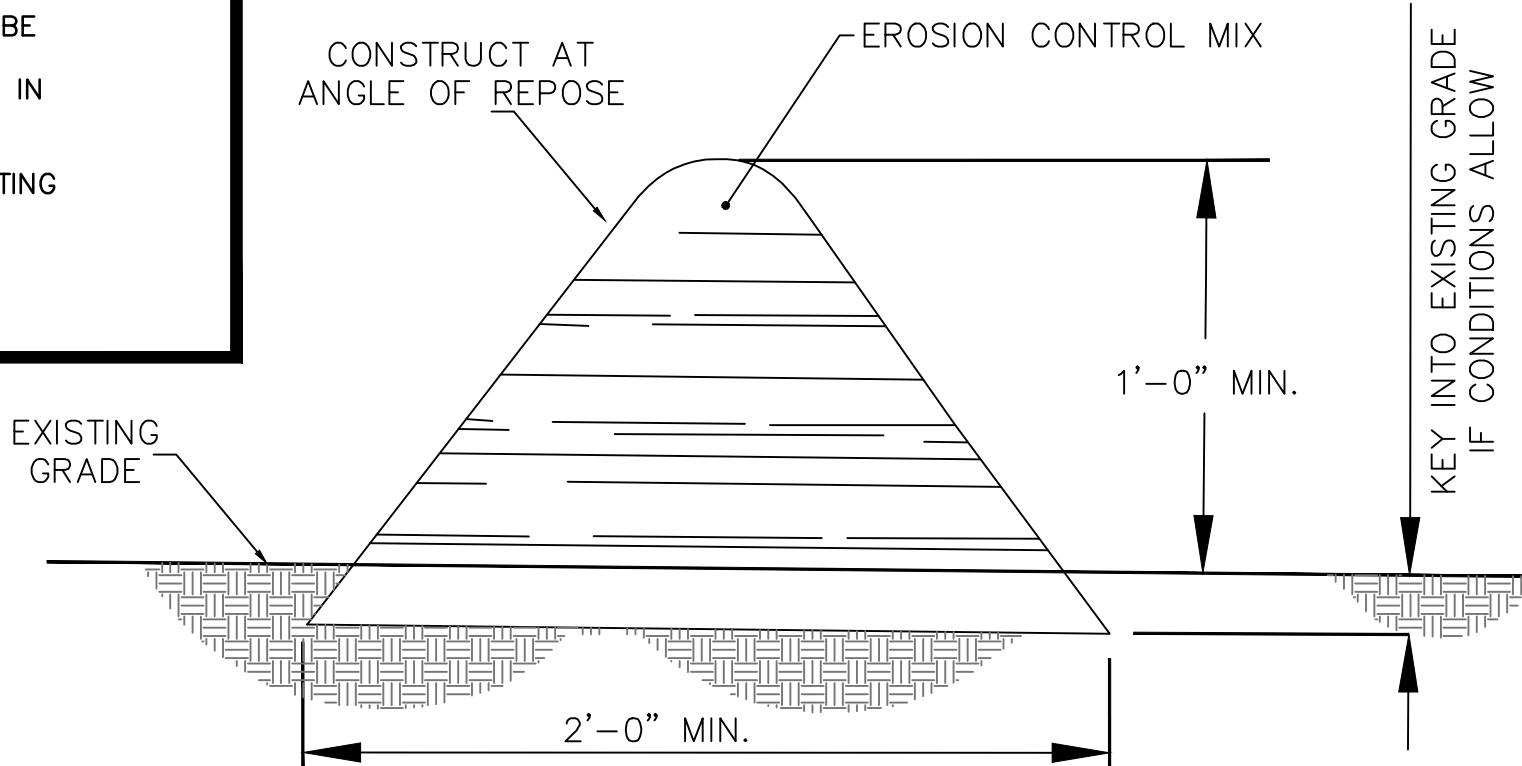


**48" Safety Fence, 72" T-Posts**

1. ALL SENSITIVE AREAS SHALL BE PROTECTED AS PER PLAN.
2. ALL TREES IN THE CONSTRUCTION AREA NOT SPECIALLY DESIGNATED FOR REMOVAL SHALL BE PRESERVED AND PROTECTED WITH HIGH VISIBILITY FENCE AS PER PLAN.
3. WHEN PRACTICABLE, INSTALL HIGH VISIBILITY 3 FEET OUTSIDE OF THE DUMP LINE OF THE TREE.
4. SAFETY FENCE SHOULD BE FASTENED SECURELY TO THE T-POSTS.
5. THE FENCING MUST REMAIN IN PLACE DURING ALL PHASES OF CONSTRUCTION; ANY CHANGE OF THE PROTECTIVE FENCING MUST BE APPROVED.

E6

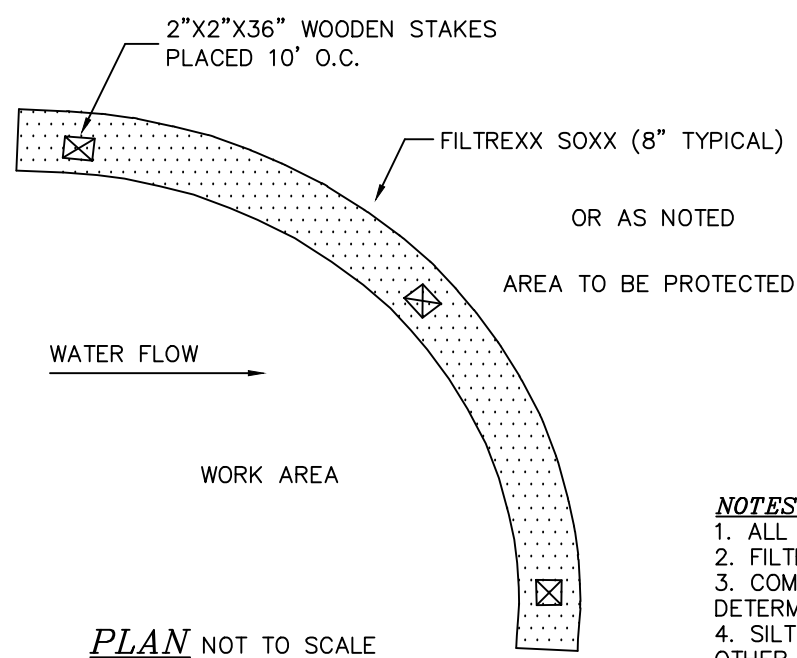
**EROSION CONTROL MIX BERM**



- EROSION CONTROL MIX BERMS SHALL BE USED ONLY AS FOLLOWS:
- (A) BERMS SHALL BE USED IN AREAS WHERE EROSION WILL OCCUR ONLY IN THE FORM OF SHEET EROSION AND THERE IS NO CONCENTRATION OF WATER IN A CHANNEL OR DRAINAGE WAY ABOVE THE BERM.
  - (B) THE BERMS SHALL BE INSTALLED FOLLOWING THE CONTOUR OF THE LAND AS CLOSELY AS POSSIBLE.
  - (C) THE BERMS SHALL BE INSTALLED ON SLOPES LESS THAN 5%.
  - (D) SUBJECT TO (C), BELOW, THE MIX SHALL HAVE AN ORGANIC PORTION BETWEEN 80 AND 100% DRY WEIGHT BASIS, AND BE FIBROUS AND ELONGATED SUCH AS FROM SHREDDED BARK, STUMP GRINDINGS, COMPOSED BARK, OR EQUIVALENT MANUFACTURED PRODUCTS. WOOD AND BARK CHIPS, GROUND CONSTRUCTION DEBRIS, OR REPROCESSED WOOD PRODUCTS SHALL NOT BE USED AS ORGANIC MATERIAL.
  - (E) THE MIX SHALL NOT CONTAIN SILTS, CLAY, OR FINE SANDS.
  - (F) THE MIX SHALL HAVE A PARTICLE SIZE BY WEIGHT OF 70 TO 85% PASSING A 6-INCH SCREEN AND A MAXIMUM OF 85% PASSING THE 0.75-INCH SCREEN.
  - (H) THE MIX PH SHALL BE BETWEEN 5.0 AND 8.0.
  - (I) THE BERM SHALL BE AT LEAST 12 INCHES HIGH AND AT LEAST 2 FEET WIDE.

E9

E10

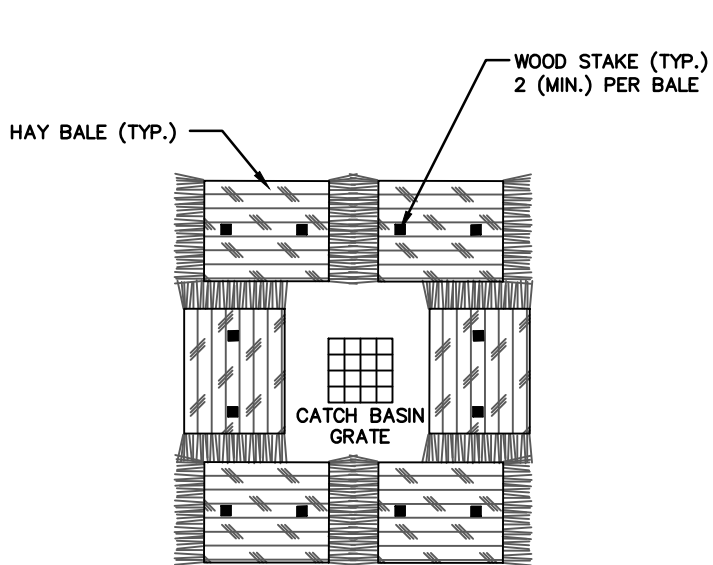


**PLAN** NOT TO SCALE

- NOTES**
1. ALL MATERIAL TO MEET FILTREXX SPECIFICATIONS.
  2. FILTER MEDIA FILL TO MEET APPLICATION REQUIREMENTS.
  3. COMPOST MATERIAL TO BE DISPERSED ON SITE, AS DETERMINED BY ENGINEER.
  4. SILTSOXX MAY BE USED IN PLACE OF SILT FENCE OR OTHER SEDIMENT BARRIERS.
  5. SILTSOXX COMPOST/SOIL/ROCK/SEED FILL MATERIAL SHALL BE ADJUSTED AS NECESSARY TO MEET THE REQUIREMENTS OF THE SPECIFIC APPLICATION.
  6. FILTREXX SOXX IS A REGISTERED TRADEMARK OF FILTREXX INTERNATIONAL, LLC.

Filtrex International, LLC  
35481 Grafton Eastern Rd | Grafton, Oh 44044  
440-926-2607 | fax: 440-926-4021  
WWW.FILTREXX.COM

E3



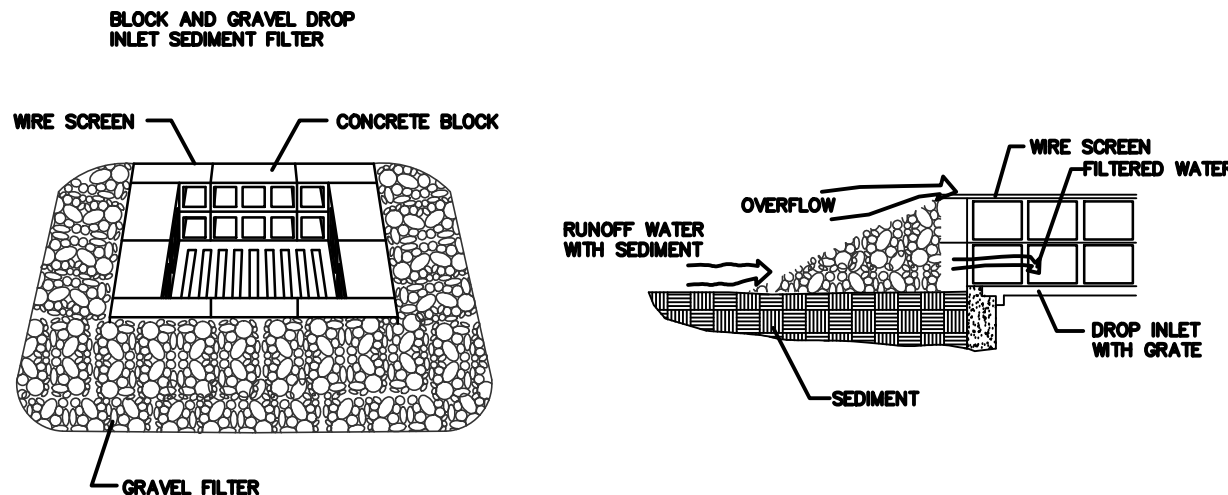
**NOTE:**  
BALES TO REMAIN UNTIL SUBBASE PREPARATION IS COMPLETE AND PAVING IS TO BEGIN OR UNTIL ALL UPSTREAM AREAS ARE STABILIZED WITH VEGETATION.

**CONSTRUCTION SPECIFICATIONS FOR STRAW OR HAY BALE BARRIERS**

1. STRUCTURES SHALL BE INSTALLED ACCORDING TO THE DIMENSIONS SHOWN ON THE PLANS AT THE APPROPRIATE SPACING.
2. CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER SO THAT EROSION AND AIR AND WATER POLLUTION WILL BE MINIMIZED.
3. WHEN HAY BALES ARE USED, THE BALES SHALL BE EMBEDDED AT LEAST 4 INCHES INTO THE SOIL. WHEN TIMBER STRUCTURES ARE USED, THE TIMBER SHALL EXTEND AT LEAST 18 INCHES INTO THE SOIL.
4. HAY OR STRAW BALES SHALL BE ANCHORED INTO THE SOIL USING 2" X 2" STAKES DRIVEN THROUGH THE BALES AND AT LEAST 18 INCHES INTO THE SOIL.
5. SEEDING, FERTILIZING AND MULCHING SHALL CONFORM TO THE RECOMMENDATIONS IN THE APPROPRIATE VEGETATIVE BMP.
6. STRUCTURES SHALL BE REMOVED FROM THE CHANNEL WHEN THEIR USEFUL LIFE HAS BEEN COMPLETED.

**SEDIMENT CONTROL AT CATCH BASINS**

NOT TO SCALE



**MAINTENANCE**

ALL STRUCTURES SHOULD BE INSPECTED AFTER EVERY RAIN STORM AND REPAIRS MADE AS NECESSARY. SEDIMENT SHOULD BE REMOVED FROM TRAPPING DEVICES AFTER THE SEDIMENT HAS REACHED A MAXIMUM OF ONE HALF THE DEPTH OF THE TRAP. THE SEDIMENT SHOULD BE DISPOSED OF IN A SUITABLE AREA AND PROTECTED FROM EROSION BY EITHER STRUCTURE OR VEGETATIVE MEANS. THE TEMPORARY TRAPS SHOULD BE REMOVED AND THE AREA REPAIRED AS SOON AS THE CONTRIBUTING DRAINAGE AREA TO THE INLET HAS BEEN COMPLETELY STABILIZED.

**BLOCK & GRAVEL DROP INLET SEDIMENT FILTER**

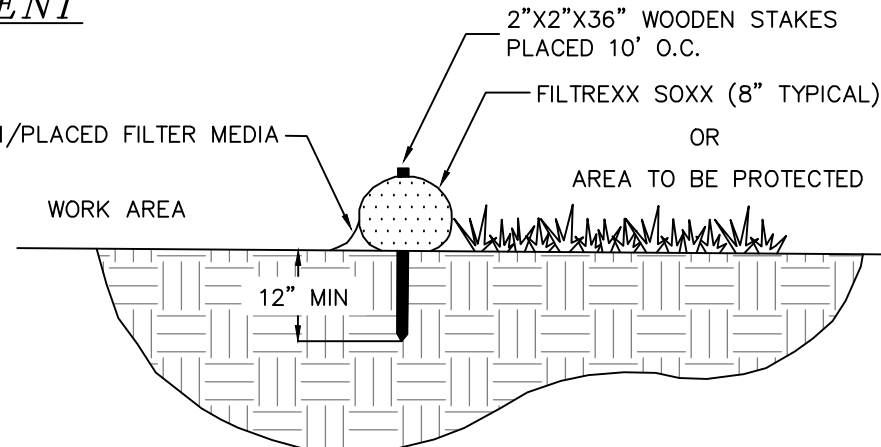
NOT TO SCALE

TO BE USED IN ALL AREAS WHERE THERE WILL BE NO TRAFFIC.

E7

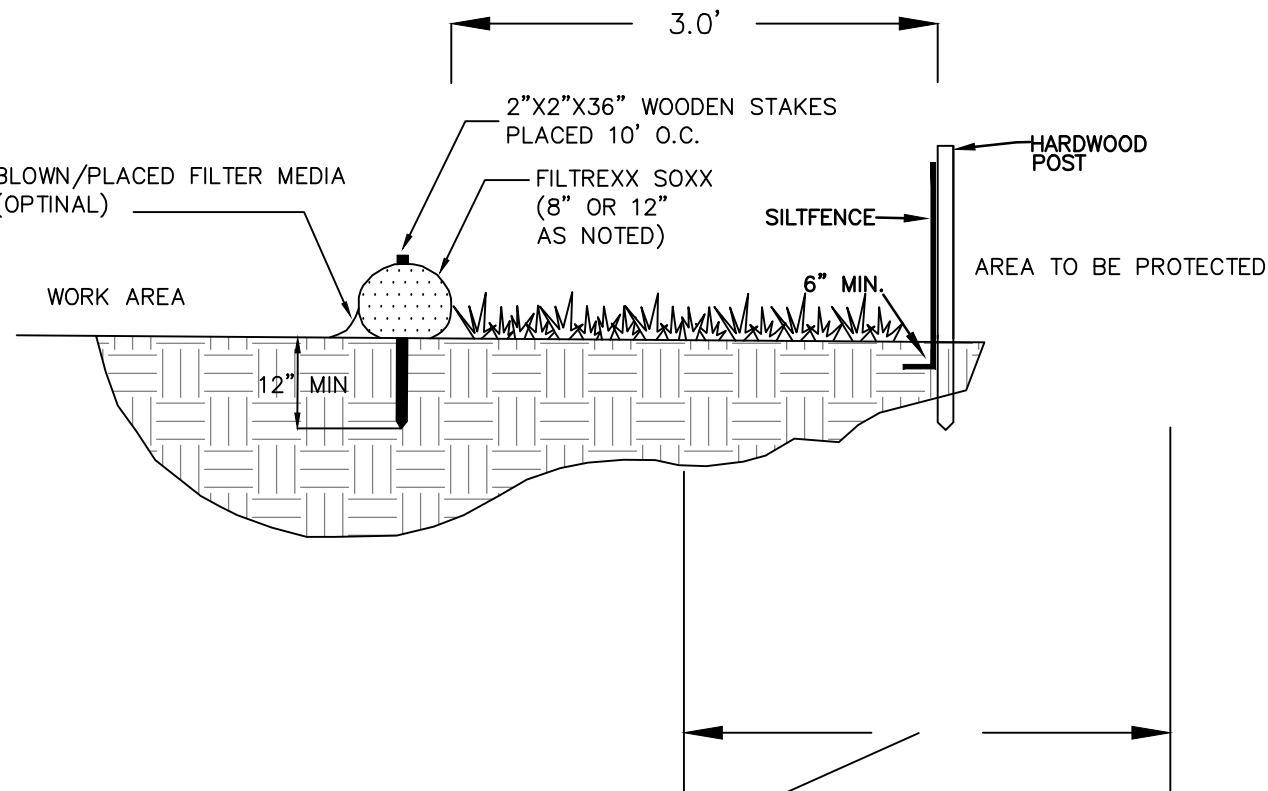
**FILTREXX SEDIMENT CONTROL**

NOT TO SCALE



**SECTION** NOT TO SCALE

E4



**SILT SOXX/SILT FENCE DETAIL**  
NOT TO SCALE

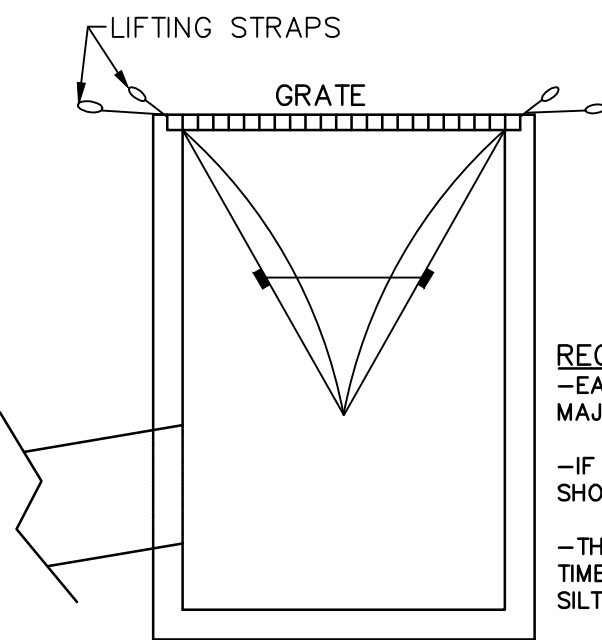
**NOTE:** FOR AREAS REQUIRING DOUBLE PERIMETER CONTROL WITHIN 50' OF JURISDICTIONAL WETLANDS AND NOT FOR ALL SILT SOXX APPLICATIONS. THIS DUPLICATION MAY BE SPECIFIED AS 12" SILT SOXX.

E8

**TEMPORARY EROSION & SEDIMENT CONTROL MEASURES**

1. THE SMALLEST PRACTICAL AREA OF LAND SHALL BE EXPOSED AT ANY ONE TIME.
2. EROSION, SEDIMENT AND DETENTION MEASURES SHALL BE INSTALLED AS SHOWN ON THE PLANS AND AT LOCATIONS AS REQUIRED, DIRECTED BY THE ENGINEER.
3. ALL DISTURBED AREAS SHALL BE RETURNED TO ORIGINAL GRADES AND ELEVATIONS. DISTURBED AREAS SHALL BE LOAMED WITH A MINIMUM OF 4" OF LOAM AND SEEDED WITH NOT LESS THAN ONE POUND OF SEED PER 50 SQUARE YARDS OF AREA. (SEE SEED SPECIFICATIONS THIS SHEET)
4. ALL DISTURBED AREAS WILL BE RESTABILIZED WITHIN 45 DAYS. AT ANY ONE TIME, NO MORE THAN 5 ACRES, (217,800 Sq. Ft.) WILL BE DISTURBED.
5. SILT FENCES AND PERIMETER BARRIERS SHALL BE INSPECTED PERIODICALLY AND AFTER EVERY RAIN DURING THE LIFE OF THE PROJECT. ALL DAMAGED AREAS SHALL BE REPAIRED, SEDIMENT DEPOSITS SHALL PERIODICALLY BE REMOVED AND DISPOSED OF.
6. AFTER ALL DISTURBED AREAS HAVE BEEN STABILIZED, THE TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE REMOVED AND THE AREA DISTURBED BY THE REMOVAL SMOOTHED AND RE-VEGETATED.
7. PER THE EPA CGP REQUIREMENTS THERE WILL BE REPORTS OF THE EROSION CONTROL INSPECTIONS IAW SWPPP PREPARED BY BS&E. ALL EROSION CONTROLS SHALL BE INSPECTED WEEKLY AND WITHIN 24 HOURS AFTER 0.5" OR GREATER RAIN EVENT.
8. DITCHES, SWALES, AND BASINS SHALL BE STABILIZED PRIOR TO DIRECTING RUNOFF TO THEM.
9. DO NOT TRAFFIC EXPOSED SOIL SURFACES WITH CONSTRUCTION EQUIPMENT. IF FEASIBLE, PERFORM EXCAVATIONS WITH EQUIPMENT POSITIONED OUTSIDE THE LIMITS OF THE INFILTRATION SYSTEM.
10. DRIVEWAYS AND CUT AND FILL SLOPES MUST BE STABILIZED WITHIN 72 HOURS OF ACHIEVING FINAL GRADE.
11. STABILIZATION MEANS:
  - 11.1. A MINIMUM OF 85% OF VEGETATIVE COVER HAS BEEN ESTABLISHED.
  - 11.2. A MINIMUM OF 3 INCHES OF NON-EROSIVE MATERIAL SUCH AS STONE OR RIP RAP HAS BEEN INSTALLED, OR
  - 11.3. EROSION CONTROL BLANKETS HAVE BEEN INSTALLED.
12. THIS PROJECT IS TO BE MANAGED IN A MANNER THAT MEETS THE REQUIREMENTS AND INTENT OF RSA 430:53 AND CHAPTER AGR 3800 RELATIVE TO INVASIVE SPECIES.
13. THE NHDDES STORMWATER MANUAL, IN THREE VOLUMES, DATED DECEMBER 2008, IS A PART OF THIS PLAN SET AND THE MORE RESTRICTIVE WILL GOVERN.

E11



**RECOMMENDED MAINTENANCE SCHEDULE**  
-EACH SILTSACK SHOULD BE INSPECTED AFTER EVERY MAJOR RAIN EVENT.

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

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

-TO BE USED IN ALL AREAS WHERE THERE WILL BE TRAFFIC.

**SILTSACK DETAIL**  
NOT TO SCALE

E-101

CONDITION OF P.B. APPROVAL  
9-22-16  
9-06-16

#2a  
#1

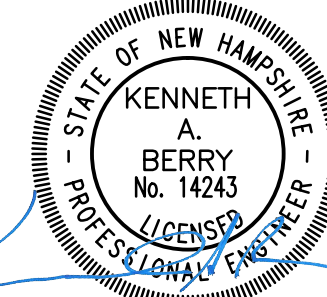
REVISION  
DATE

DESCRIPTION

SEDIMENT & EROSION CONTROL DETAILS  
FOR FALCON SHEDS, LLC  
LAND OF 21 FARMINGTON ROAD, LLC  
21 FARMINGTON ROAD  
ROCHESTER, NH  
TAX MAP 216, LOT 29

BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863

SCALE : AS NOTED  
DATE : SEPTEMBER 2, 2016  
FILE NO. : DB 2016-117

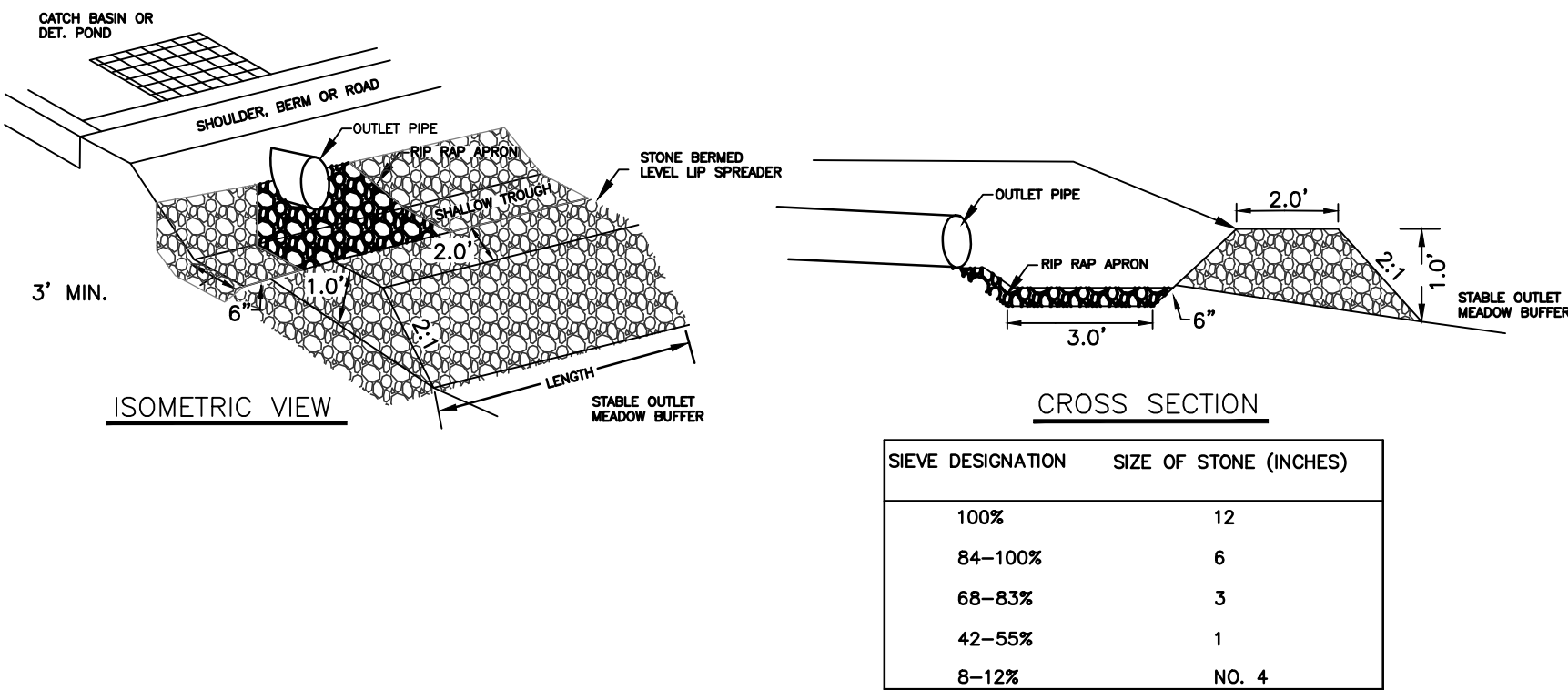


SHEET 8 OF 11



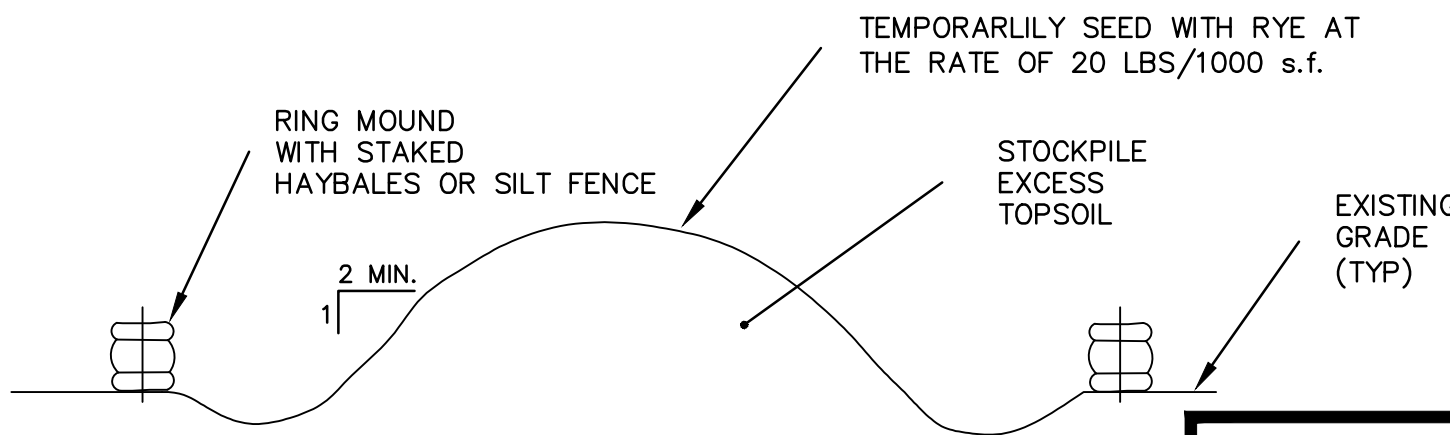
STONE BERM LEVEL SPREADER

E12



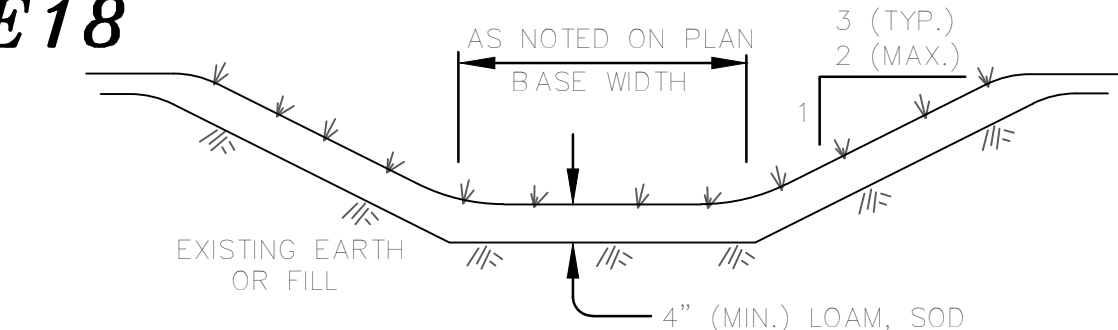
1. CONSTRUCT THE LEVEL SPREADER LIP ON A 0% GRADE TO INSURE UNIFORM SPREADING OF RUNOFF.
2. LEVEL SPREADER SHALL BE CONSTRUCTED ON UNDISTURBED SOIL AND NOT ON FILL.
3. THE ENTIRE LEVEL LIP AREA SHALL BE PROTECTED BY PLACING EXCELSIOR ENFORCER MATTING BENEATH THE STONE. EACH STRIP SHALL OVERLAP BY AT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

E15



TOPSOIL STOCKPILE MOUND  
NOT TO SCALE

E18



GRASS TREATMENT SWALE  
NOT TO SCALE

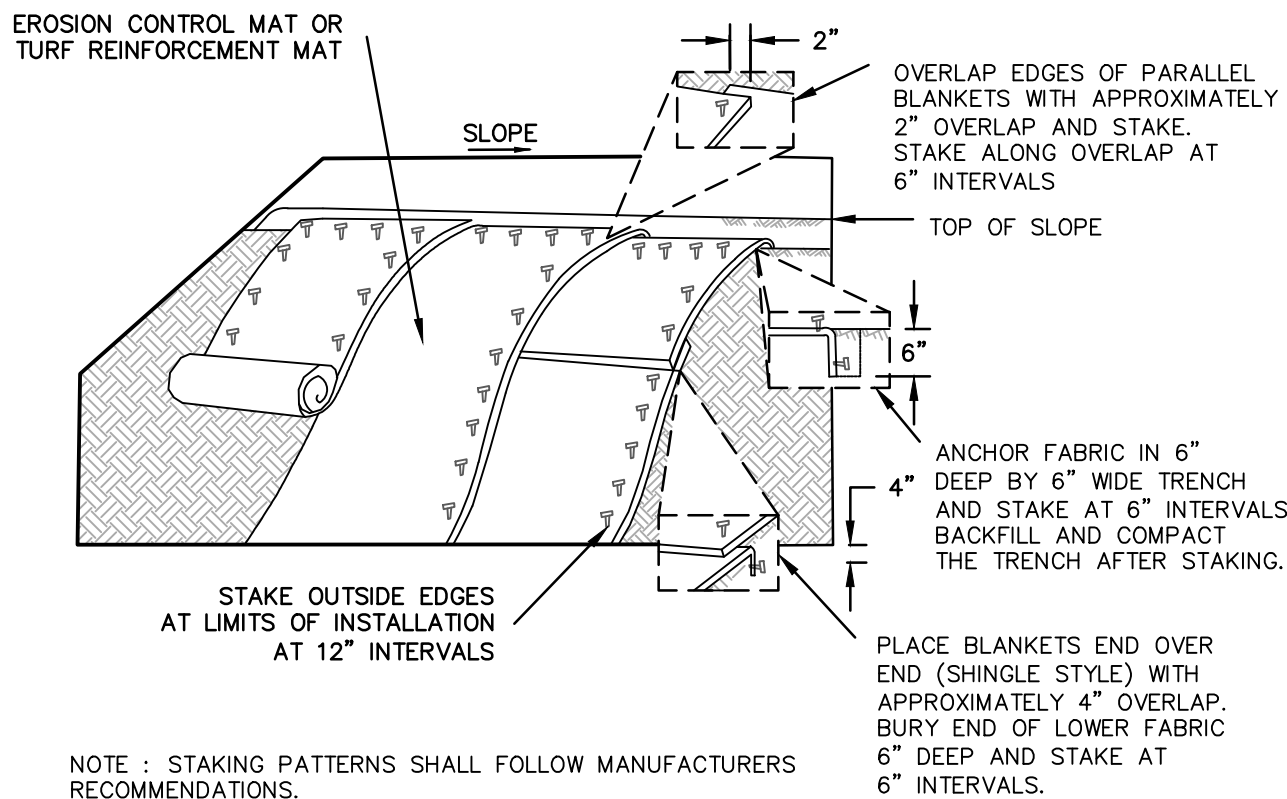
INSPECT ANNUALLY FOR EROSION, SEDIMENT ACCUMULATIONS, VEGETATION LOSS, & INVASIVE SPECIES. REPAIR AS NECESSARY.  
MOW GRASS ANNUALLY TO A DEPTH OF 4".  
INSTALL STABILIZATION MATTING DURING CONSTRUCTION

1. GRADING AND SHAPING  
A. SLOPES SHALL NOT BE STEEPER THAN 2:1;3:1 SLOPES OR FLATTER ARE PREFERRED. WHERE MOWING WILL BE DONE, 3:1 SLOPES OR FLATTER ARE RECOMMENDED.
2. SEEDBED PREPARATION  
A. SURFACE AND SEEPAGE WATER SHOULD BE DRAINED OR DIVERTED FROM THE SITE TO PREVENT DROWNING OR WINTER KILLING OF THE PLANTS.  
B. STONES LARGER THAN 4 INCHES AND TRASH SHOULD BE REMOVED BECAUSE THEY INTERFERE WITH SEEDING AND FUTURE MAINTENANCE OF THE AREA. WHERE FEASIBLE, THE SOIL SHOULD BE TILLED TO A DEPTH OF ABOUT 4 INCHES TO PREPARE A SEED BED AND MIX FERTILIZER AND LIME INTO THE SOIL. THE SEEDBED SHOULD BE LEFT IN REASONABLY FIRM AND SMOOTH CONDITION. THE LAST TILLAGE OPERATION SHOULD BE PERFORMED ACROSS THE SLOPE WHEREVER PRACTICAL.
3. ESTABLISHING A STAND  
A. LIME AND FERTILIZER SHOULD BE APPLIED PRIOR TO OR AT THE TIME OF SEEDING AND INCORPORATED INTO THE SOIL KINDS AND AMOUNTS OF LIME AND FERTILIZER SHOULD BE BASED ON AN EVALUATION OF SOIL TESTS. WHEN A SOIL TEST IS NOT AVAILABLE, THE FOLLOWING MINIMUM AMOUNTS SHOULD BE APPLIED:  
AGRICULTURAL LIMESTONE, 2 TONS PER ACRE OR 100LBS. PER 1,000 SQ.FT.  
NITROGEN(N), 50LBS. PER ACRE OR 1.1LBS. PER 1,000 SQ.FT.  
PHOSPHATE(P2O5), 100LBS. PER ACRE OR 2.2LBS. PER 1,000 SQ.FT.  
POTASH(K2O), 100LBS. PER ACRE OR 2.2LBS. PER 1,000 SQ.FT.  
(NOTE: THIS IS THE EQUIVALENT OF 500LBS. PER ACRE OF 10-20-20 FERTILIZER OR 1,000LBS. PER ACRE OF 5-10-10.)

- B. SEED SHOULD BE SPREAD UNIFORMLY BY THE METHOD MOST APPROPRIATE FOR THE SITE. METHODS INCLUDE BROADCASTING, DRILLING AND HYDROSEEDING. WHERE BROADCASTING IS USED, COVER SEED WITH .25 INCH OF SOIL OR LESS, BY CULTIPACKING OR RAKING.
- C. REFER TO TABLE(G-E1 THIS SHEET) FOR APPROPRIATE SEED MIXTURES AND TABLE(H-E1 THIS SHEET) FOR RATES OF SEEDING. ALL LEGUMES (CROWN VETCH, BIRDFOOT TREFOIL, AND FLATPEA) MUST BE INOCULATED WITH THEIR SPECIFIC INOCULANT.
- D. WHEN SEEDED AREAS ARE MULCHED, PLANTINGS MAY BE MADE FROM EARLY SPRING TO EARLY OCTOBER. WHEN SEEDED AREAS ARE NOT MULCHED, PLANTINGS SHOULD BE MADE FROM EARLY SPRING TO MAY 20 OR FROM AUGUST 10 TO SEPTEMBER 1.
4. MULCH  
A. HAY, STRAW, OR OTHER MULCH, WHEN NEEDED, SHOULD BE APPLIED IMMEDIATELY AFTER SEEDING.  
B. MULCH WILL BE HELD IN PLACE USING APPROPRIATE TECHNIQUES FROM THE BEST MANAGEMENT PRACTICE FOR MULCHING. HAY OR STRAW MULCH SHALL BE PLACED AT A RATE OF 90LBS PER 1000 S.F.
5. MAINTENANCE TO ESTABLISH A STAND  
A. PLANTED AREA SHOULD BE PROTECTED FROM DAMAGE BY FIRE, GRAZING, TRAFFIC, AND DENSE WEED GROWTH.  
B. FERTILIZATION NEEDS SHOULD BE DETERMINED BY ONSITE INSPECTIONS. SUPPLEMENTAL FERTILIZER IS USUALLY THE KEY TO FULLY COMPLETE THE ESTABLISHMENT OF THE STAND BECAUSE MOST PERENNIAL STAKE 2 TO 3 YEARS TO BECOME ESTABLISHED.  
C. IN WATERWAYS, CHANNELS, OR SWALES WHERE UNIFORM FLOW CONDITIONS ARE ANTICIPATED, OCCASIONAL MOWING MAY BE NECESSARY TO CONTROL GROWTH OF WOODY VEGETATION.

SEEDING SPECIFICATIONS

E20

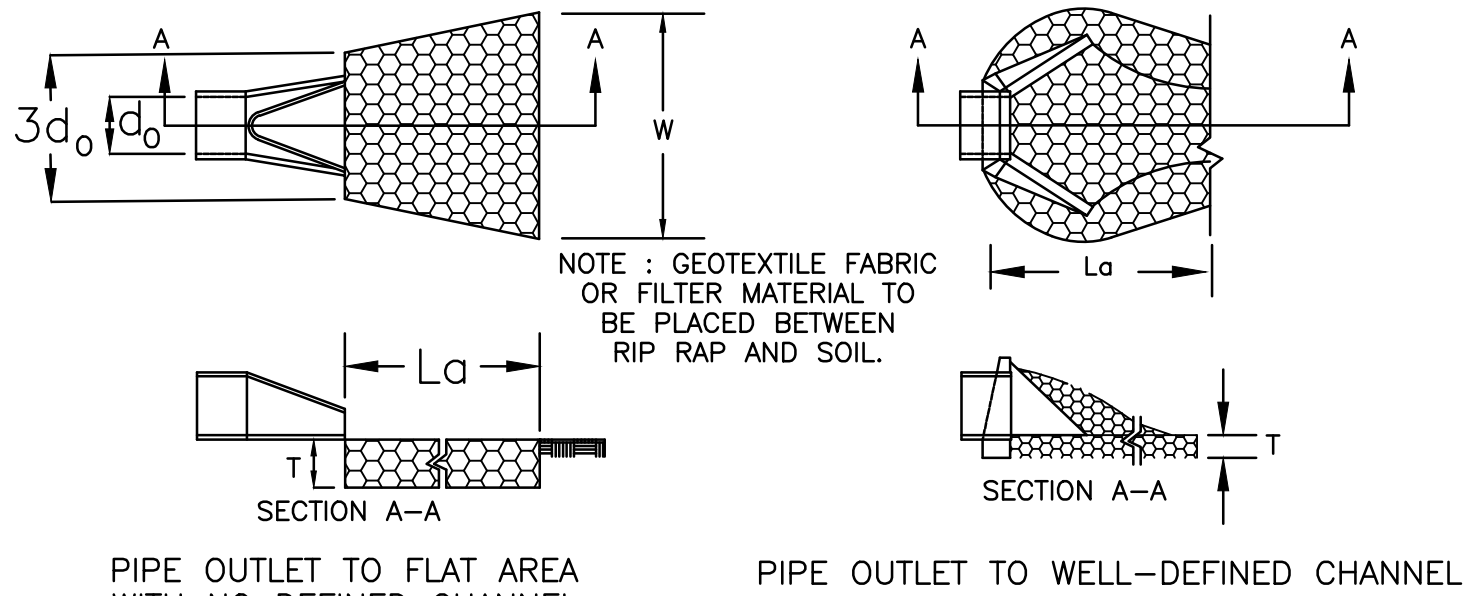


NOTE : STAKING PATTERNS SHALL FOLLOW MANUFACTURERS RECOMMENDATIONS.  
MINIMUM SPACING 3' - 0" O.C. ACROSS FABRIC.

INSTALLATION OF EROSION CONTROL FABRICS  
NOT TO SCALE

E13

PIPE OUTLET PROTECTION



E16

NOTE: Temporary seed mix for stabilization of turf shall be winter rye or oats at a rate of 2.5 lbs. per 1000 s.f. and shall be placed prior to OCT. 15, if permanent seeding not yet complete.

SEEDING GUIDE					
USE	SEEDING MIXTURE 1/	DOUGHTY	WELL DRAINED	MODERATELY WELL DRAINED	POORLY DRAINED
STEPPED OUTS AND FILLS, BORROW AREAS	A	FAIR	GOOD	GOOD	FAIR
	B	POOR	GOOD	GOOD	FAIR
	C	POOR	GOOD	EXCELLENT	GOOD
	D	FAIR	GOOD	EXCELLENT	GOOD
	E	FAIR	EXCELLENT	EXCELLENT	POOR
WATERWAYS, EMERGENCY SPILLWAYS, AND OTHER FLOWING WATER	A	GOOD	GOOD	EXCELLENT	FAIR
	B	GOOD	GOOD	EXCELLENT	FAIR
	C	GOOD	GOOD	EXCELLENT	FAIR
	D	GOOD	GOOD	EXCELLENT	FAIR
	E	GOOD	GOOD	EXCELLENT	FAIR
LIGHTLY USED PARKING LOTS, AND AREAS, UNUSED LANDS, AND LOW INTENSITY USE RECREATION SITES	A	GOOD	GOOD	GOOD	FAIR
	B	GOOD	GOOD	GOOD	FAIR
	C	GOOD	GOOD	GOOD	FAIR
	D	GOOD	GOOD	GOOD	FAIR
	E	GOOD	GOOD	GOOD	FAIR
	F	FAIR	EXCELLENT	EXCELLENT	2/
	G	FAIR	EXCELLENT	EXCELLENT	2/

GRAVEL PIT: SEE NH-TM-24 IN APPENDIX FOR RECOMMENDATION REGARDING RECLAMATION OF SAND AND GRAVEL PITS.  
1/ REFER TO SEEDING MIXTURES AND RATES IN TABLE 7-36  
2/ POORLY DRAINED SOILS ARE NOT DESIRABLE FOR USE AS PLAYING AREA AND ATHLETIC FIELDS.

RECOMMENDED

SEEDING RATES

MIXTURE	POUNDS PER ACRE	POUNDS PER 1,000 S.F.
A. TALL FESCUE	20	0.45
CREEPING RED FESCUE	20	0.45
RED TOP	2	0.05
TOTAL	42	0.95
B. TALL FESCUE	15	0.35
CREEPING RED FESCUE	10	0.25
CROWN VETCH	15	0.35
FLAT PEA	20	0.75
TOTAL	40 OR 55	0.95 OR 1.35
C. TALL FESCUE	24	0.55
CREEPING RED FESCUE	24	0.55
BIRD FOOT TREFOIL	10	0.25
TOTAL	48	1.10
D. TALL FESCUE	20	0.45
FLAT PEA	20	0.75
TOTAL	40	1.20
E. CREEPING RED FESCUE 1/	50	1.15
KENTUCKY BLUEGRASS 1/2	100	2.30
TOTAL	150	3.45
F. TALL FESCUE 1	150	3.60

CONSERVATION MIX	POUNDS PER ACRE	POUNDS PER 1,000 S.F.
RED FESCUE (35%)	75	1.75
TALL FESCUE (25%)	55	1.25
ANNUAL RYEGRASS (12%)	33	0.75
PERENNIAL RYEGRASS (10%)	26	0.60
KENTUCKY BLUEGRASS (10%)	22	0.50
WHITE CLOVER (3%)	7	0.15

PIPE OUTLET PROTECTION  
CONSTRUCTION SPECIFICATIONS

1. THE SUB GRADE FOR THE FILTER MATERIAL, GEOTEXTILE FABRIC, AND RIP RAP SHALL BE PREPARED TO THE LINES AND GRADES SHOWN ON THE PLANS. SPECIFIED GRADATION.
2. THE ROCK OR GRAVEL USED FOR FILTER OF RIP RAP SHALL CONFORM TO NHDOT SECTION 583.
3. GEOTEXTILE FABRICS SHALL BE PROTECTED FROM PUNCTURE OR TEARING DURING THE PLACEMENT OF THE ROCK RIP RAP DAMAGED AREAS IN THE FABRIC SHALL BE REPAIRED BY PLACING A PIECE OF FABRIC OVER THE DAMAGED AREA OR BY COMPLETE REPLACEMENT OF THE FABRIC. ALL OVERLAPS REQUIRED FOR REPAIRS OR JOINING TWO PIECES OF FABRIC SHALL BE A MINIMUM OF 12 INCHES.
4. STONE FOR THE RIP RAP MAY BE PLACED BY EQUIPMENT AND SHALL BE CONSTRUCTED TO THE FULL LAYER THICKNESS IN ONE OPERATION AND IN SUCH A MANNER AS TO PREVENT SEGREGATION OF THE STONE SIZES.

WINTER STABILIZATION NOTES

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

DEFINITION OF STABLE:

1. WHEN A BASE COURSE GRAVEL HAS BEEN INSTALLED IN AN AREA TO BE PAVED
2. WHEN A MINIMUM OF 85% VEGETATIVE GROWTH OCCURS
3. WHEN A MINIMUM OF 3" OF NON-EROSIVE MATERIAL, SUCH AS STONE OR RIP-RAP HAS BEEN INSTALLED.
4. WHEN PROPER EROSION CONTROL BLANKETS, SUCH AS CURLEX II, C350 OR OTHER DOT APPROVED MATTING, HAS BEEN INSTALLED PROPERLY
5. HAY MULCH OR OTHER APPROVED METHODS SHALL BE USED TO CONTROL EROSION OF NEWLY GRADED AREAS. ALL CUT AND FILL SLOPES SHALL BE SEEDED AND MULCHED WITHIN 72 HOURS AFTER THEIR CONSTRUCTION.

E22

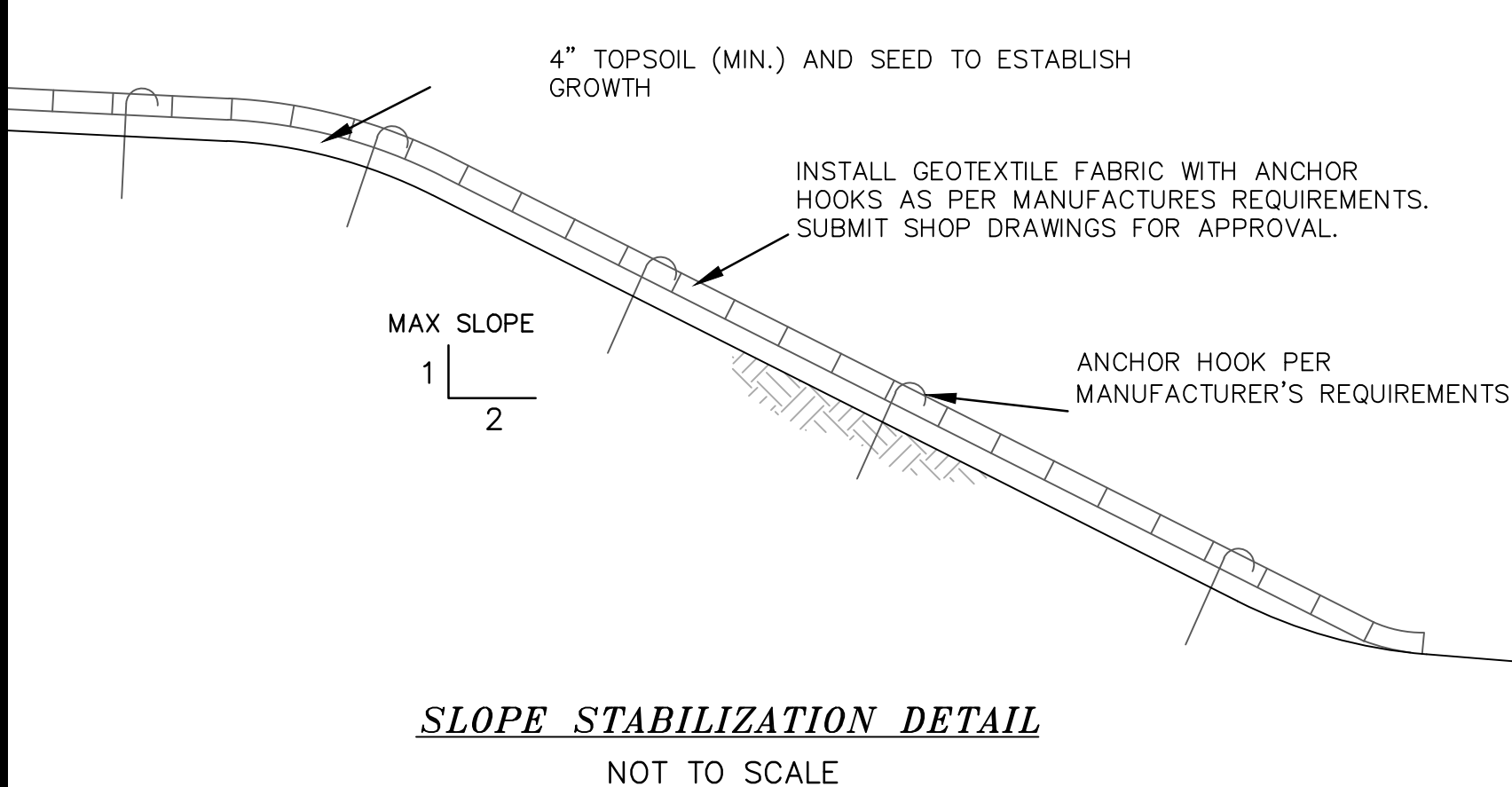
E21

CONSTRUCTION SEQUENCE:

- 1.) CUT AND REMOVE TREES IN CONSTRUCTION AREA ONLY AS REQUIRED
- 2.) CONSTRUCT AND/OR INSTALL TEMPORARY AND PERMANENT SEDIMENT EROSION AND DETENTION CONTROL FACILITIES AS
- 3.) EROSION, SEDIMENT AND DETENTION CONTROL FACILITY SHALL BE INSTALLED & STABILIZED PRIOR TO ANY EARTH MOVING OPERATION & OR DIRECTING RUNOFF TO THEM.
- 4.) CLEAR, CUT AND DISPOSE OF DEBRIS IN APPROVED FACILITY
- 5.) CONSTRUCT TEMPORARY CULVERTS AS REQUIRED, OR DIRECTED
- 6.) CONSTRUCT ROADWAYS FOR ACCESS TO DESIRED CONSTRUCTION AREAS. ALL ROADS SHALL BE STABILIZED IMMEDIATELY
- 7.) INSTALL PIPE AND CONSTRUCTION ASSOCIATED APPURTENANCES AS REQUIRED OR DIRECTED. INSTALL RAIN GARDENS. ALL DISTURBED AREAS SHALL STABILIZED IMMEDIATELY AFTER GRADING.
- 8.) BEGIN PERMANENT AND TEMPORARY SEEDING AND MULCHING. ALL CUT AND FILL SLOPES AND DISTURBED AREAS SHALL BE SEEDED OR MULCHED AS REQUIRED, OR DIRECTED. NO AREA IS ALLOWED TO BE DISTURBED FOR A LENGTH OF TIME THAT EXCEEDS 60 DAYS BEFORE BEING STABILIZED. DAILY, OR AS REQUIRED. ALL ROADWAYS AND PARKING AREAS SHALL BE STABILIZED WITHIN 72 HOURS OF ACHIEVING FINISHED GRADES. ALL CUT AND FILL SLOPES SHALL BEW STABILIZED WITHIN 72 HOURS OF ACHIEVING FINISHED GRADES.
- 9.) CONSTRUCT TEMPORARY BERMS, DRAINS DITCHES, SILT FENCES, SEDIMENT TRAPS, ETC. MULCH AND SEED AS REQUIRED.
- 10.) INSPECT AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES DURING CONSTRUCTION
- 11.) COMPLETE PERMANENT SEEDING AND LANDSCAPING.
- 12.) REMOVE TEMPORARY EROSION CONTROL MEASURES AFTER SEEDING AREAS HAVE ESTABLISHED THEMSELVES AND SITE IMPROVEMENTS ARE COMPLETE.
- 13.) SMOOTH AND REVEGETATE ALL DISTURBED AREAS.
- 14.) FINISH PAVING ALL ROADWAYS

E-102

E19

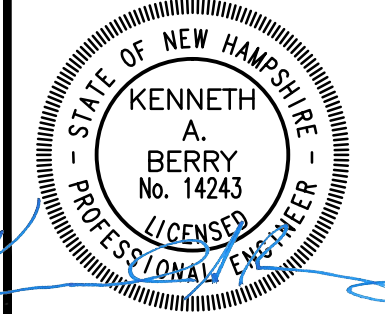


SLOPE STABILIZATION DETAIL  
NOT TO SCALE

REVISION	DATE	DESCRIPTION
#2a	9-22-16	CONDITION OF P.B. APPROVAL
#1	9-06-16	POST APPLICATION REVISIONS.

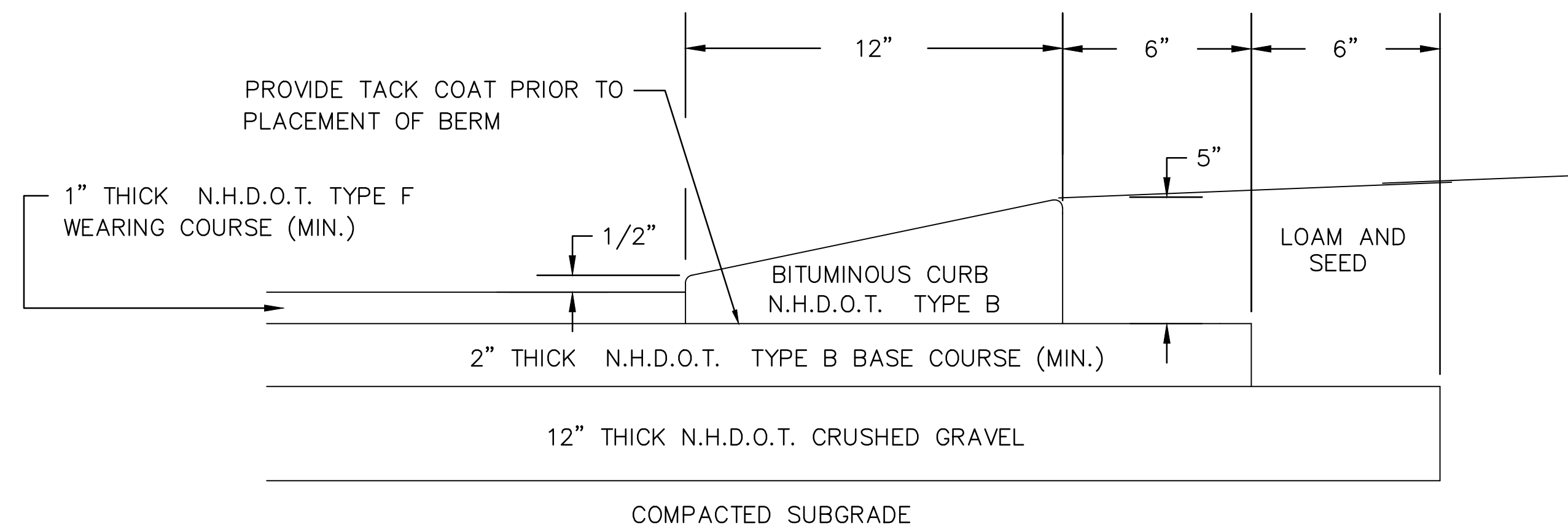
SEDIMENT & EROSION CONTROL DETAILS FOR FALCON SHEDS, LLC LAND OF 21 FARMINGTON ROAD, LLC 21 FARMINGTON ROAD ROCHESTER, NH TAX MAP 216, LOT 29
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BERRY SURVEYING & ENGINEERING 335 SECOND CROWN POINT ROAD BARRINGTON, NH 03825 (603)332-2863	SCALE : AS NOTED DATE : SEPTEMBER 2, 2016 FILE NO. : DB 2016-117
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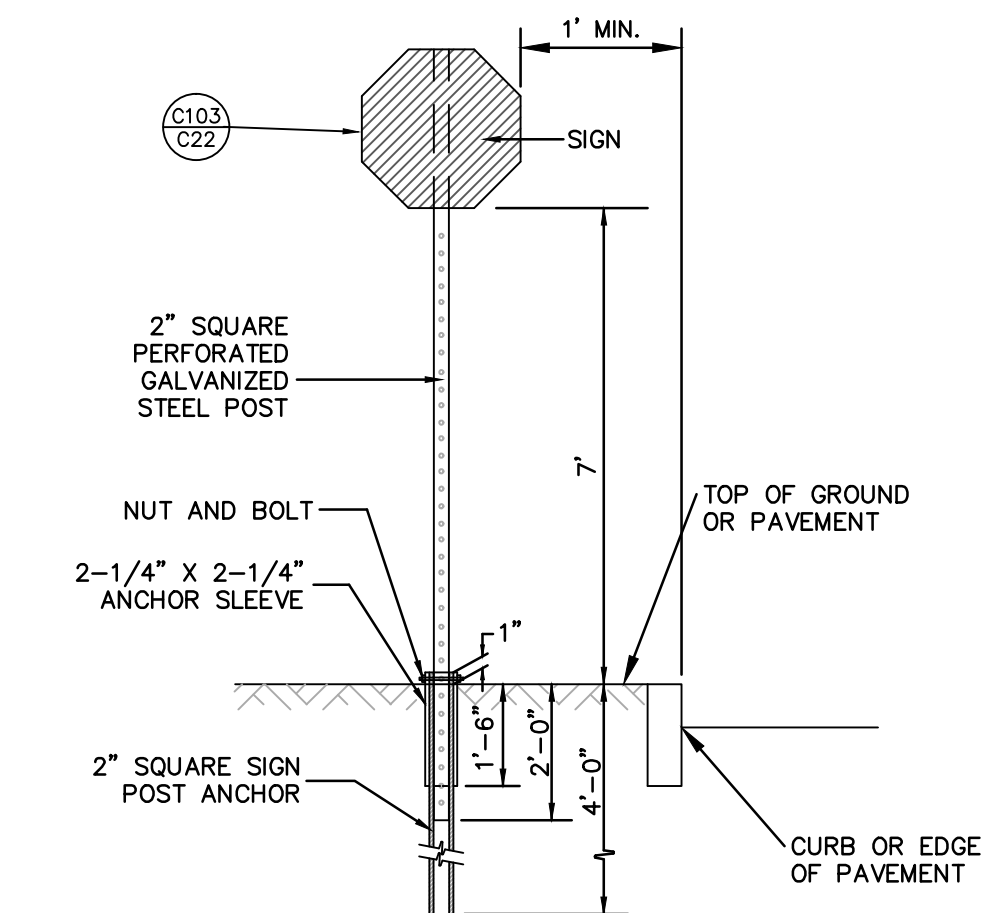
*C1*



TYPICAL CAPE COD BERM

NOT TO SCALE

C2



NOTES:

1. ALL SIGNAGE SHALL BE TO THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) STANDARDS AND NHDOT STANDARDS.
2. THE CONTRACTOR SHALL PROVIDE SHOP DRAWINGS/CATALOG CUTS TO THE ENGINEER FOR REVIEW AND APPROVAL PRIOR TO ERECTING SIGNS.
3. THE LOCATION OF THE SIGNS SHALL BE AS INDICATED ON THE DRAWINGS AND/OR AS DIRECTED BY THE CITY OF ROCHESTER DEPARTMENT OF PUBLIC WORKS.

TYPICAL SIGN POST

(NOT TO SCALE)

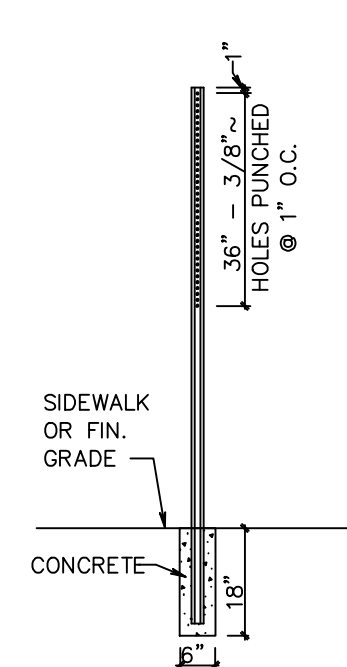
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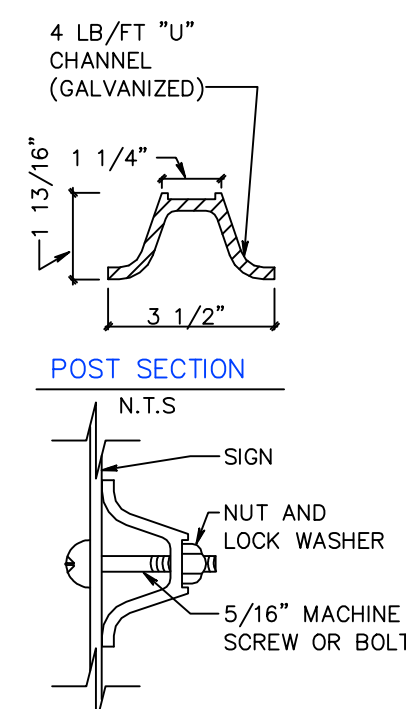
PARTIAL ELEVATION  
N.T.S.



PARTIAL ELEVATION  
N.T.S.



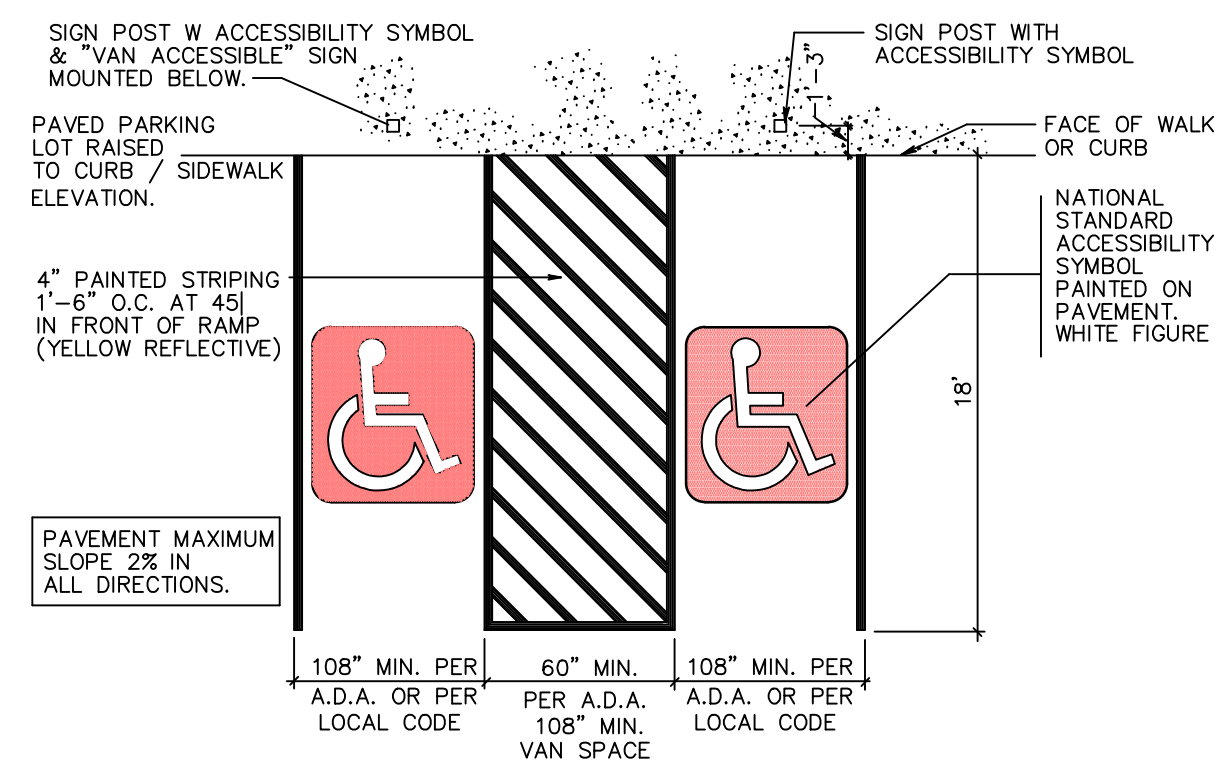
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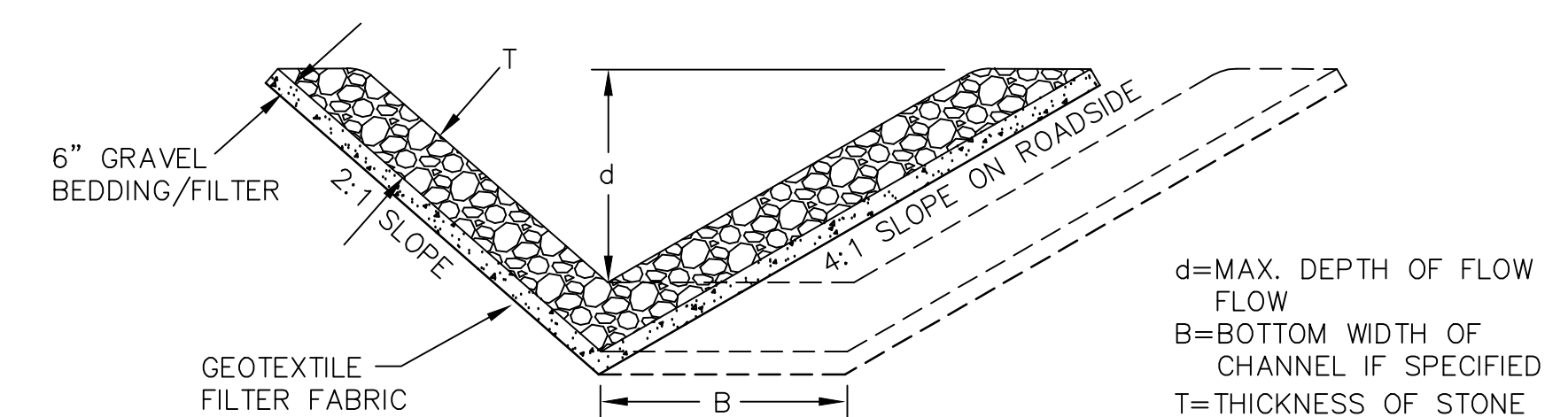
MOUNTING  
N.T.S.



PARTIAL ELEVATION  
N.T.S.



*C4*



TYPICAL SECTION FOR A RIPRAP LINED CHANNEL

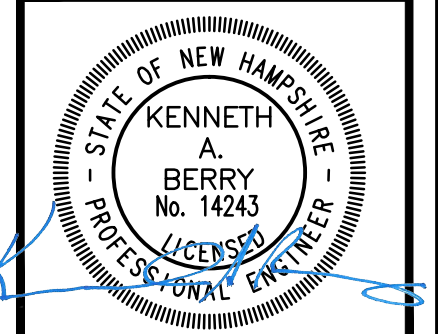
NOT TO SCALE

d=MAX. DEPTH OF FLOW  
FLOW = 1.0 FEET  
B=BOTTOM WIDTH OF  
CHANNEL = 5.0 FEET  
T=THICKNESS OF STONE = 1.2 FEET

CONSTRUCTION DETAILS  
FOR FALCON SHEDS, LLC  
LAND OF 21 FARMINGTON ROAD, LLC  
21 FARMINGTON ROAD  
ROCHESTER, NH  
*TAX MAP 216, LOT 29*

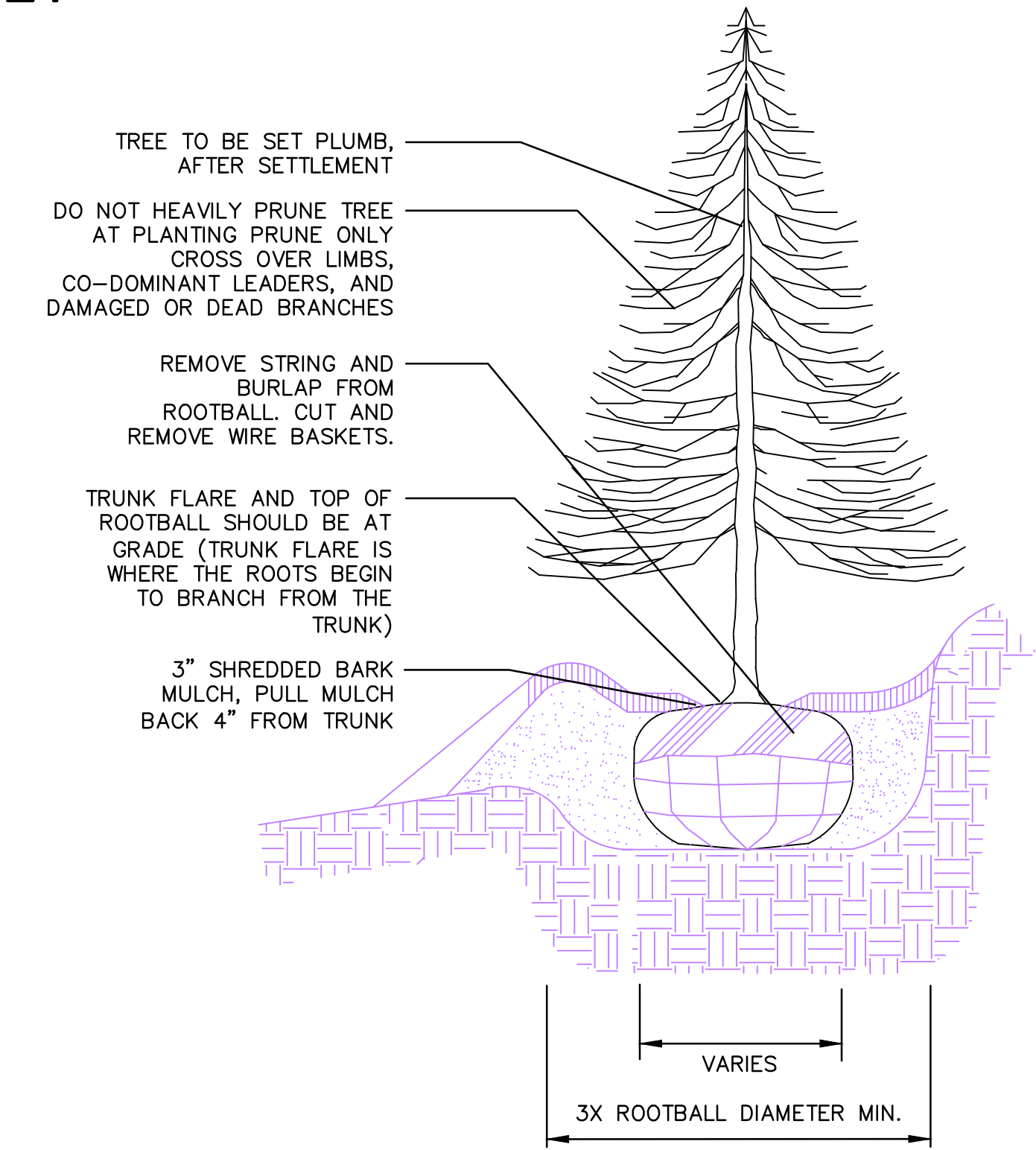
**BERRY SURVEYING & ENGINEERING**  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863

SCALE : AS NOTED  
DATE : SEPTEMBER 2, 2016  
FILE NO. : DB 2016-117





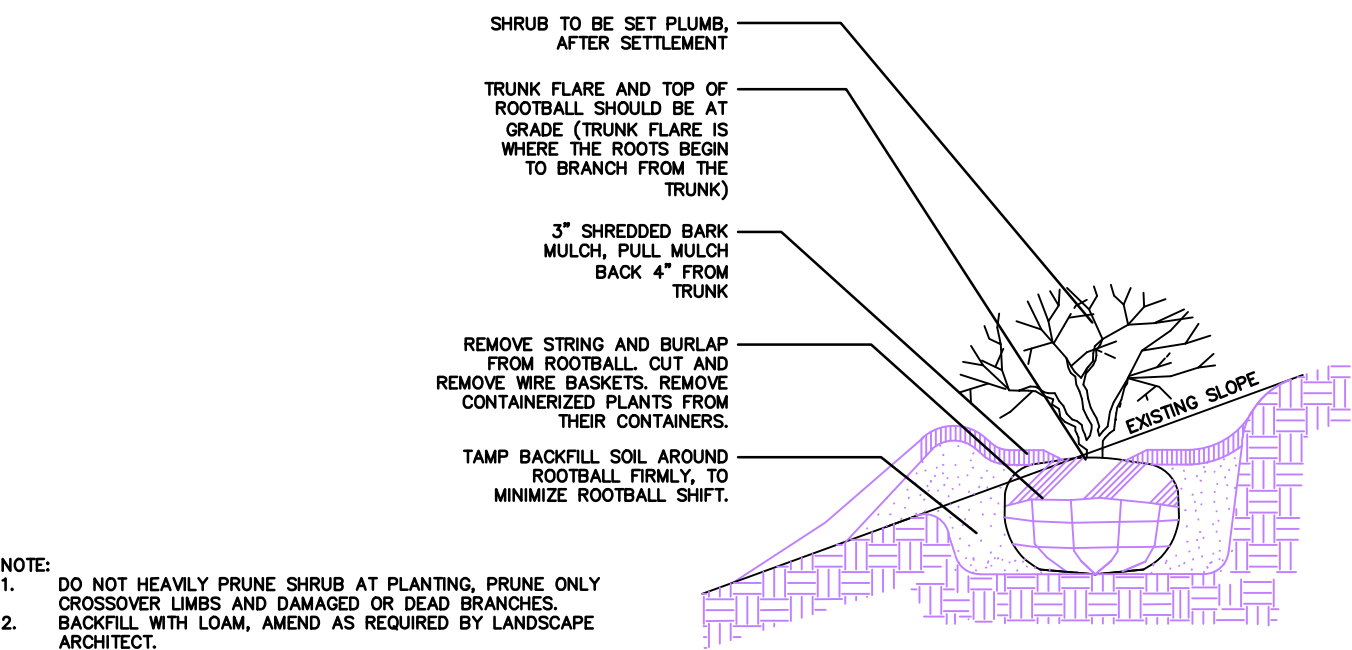
L1



- NOTES:
- DO NOT STAKE EVERGREEN TREES.
  - LOAM FOR BACKFILLING SHALL BE AMENDED AS REQUIRED BY LANDSCAPE ARCHITECT.
  - TAMP BACKFILL SOIL AROUND ROOTBALL FIRMLY TO MINIMIZE ROOTBALL SHIFT.

EVERGREEN TREE PLANTING

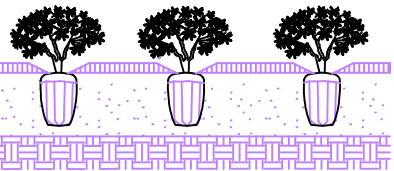
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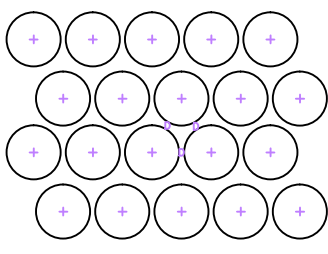
- NOTE:
- DO NOT HEAVILY PRUNE SHRUB AT PLANTING. PRUNE ONLY CROSSOVER LIMBS AND DAMAGED OR DEAD BRANCHES.
  - BACKFILL WITH LOAM, AMEND AS REQUIRED BY LANDSCAPE ARCHITECT.
  - SHRUBS & GROUNDCOVER PLANTED ADJACENT TO CITY SIDEWALKS NEED TO BE PLACED SO THE PLANTS, AT THEIR MATURE HEIGHT & WIDTH, WILL NOT ENCROACH INTO THE CITY'S SIDEWALK.

TYPICAL SHRUB PLANTING

12" LOAM BACKFILL (CONTINUOUS THROUGHOUT BED AREA)  
3" DEEP SHREDDED BARK MULCH

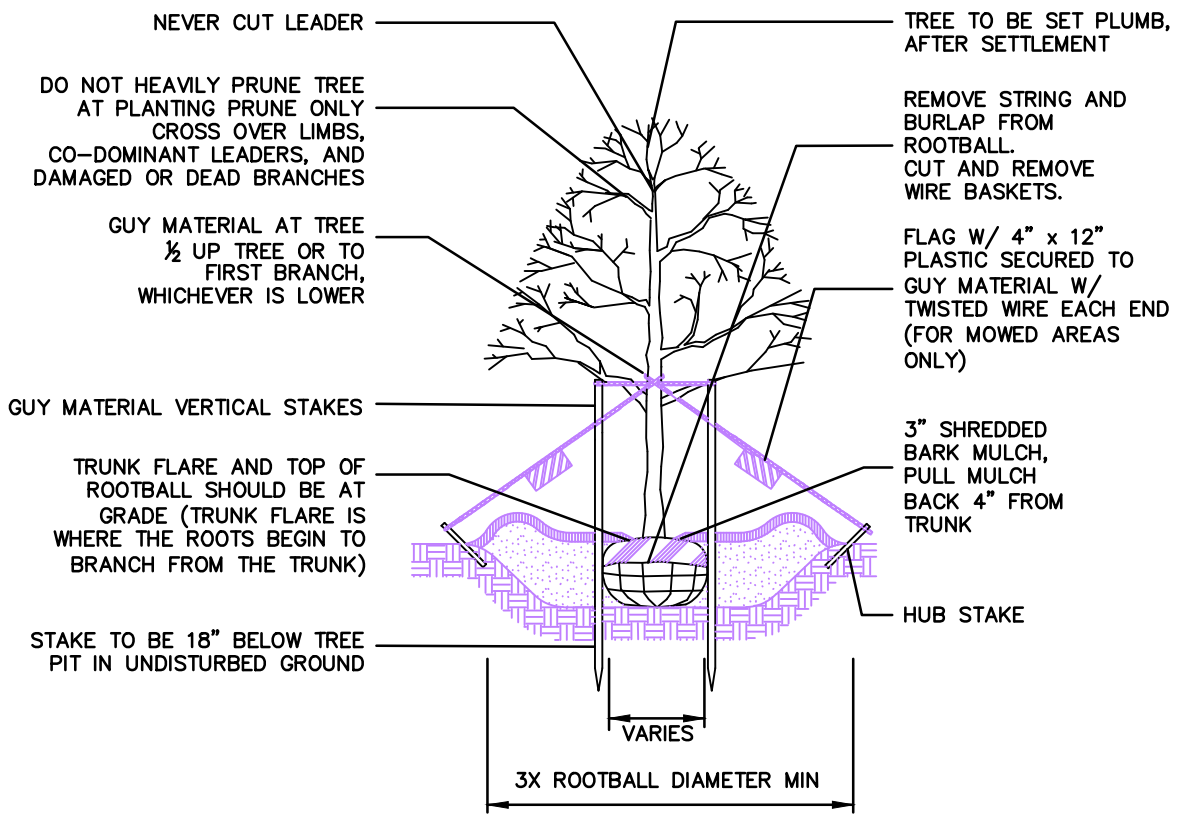


TYPICAL PERENNIAL PLANTING



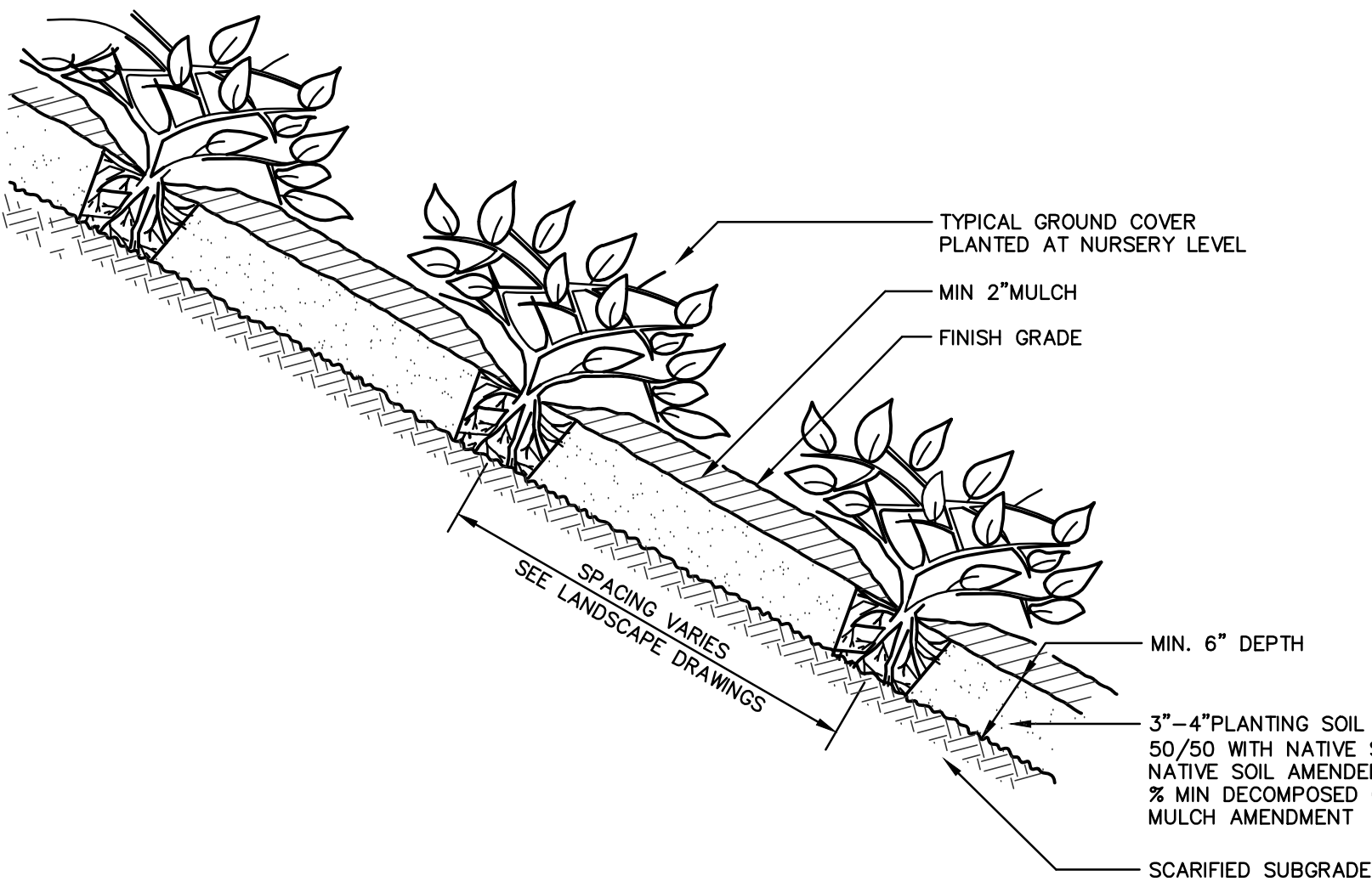
NOTE:  
D = DIMENSION OF PLANT SPACING (SHRUB OR GROUNDCOVER AS INDICATED ON PLANS)

L2



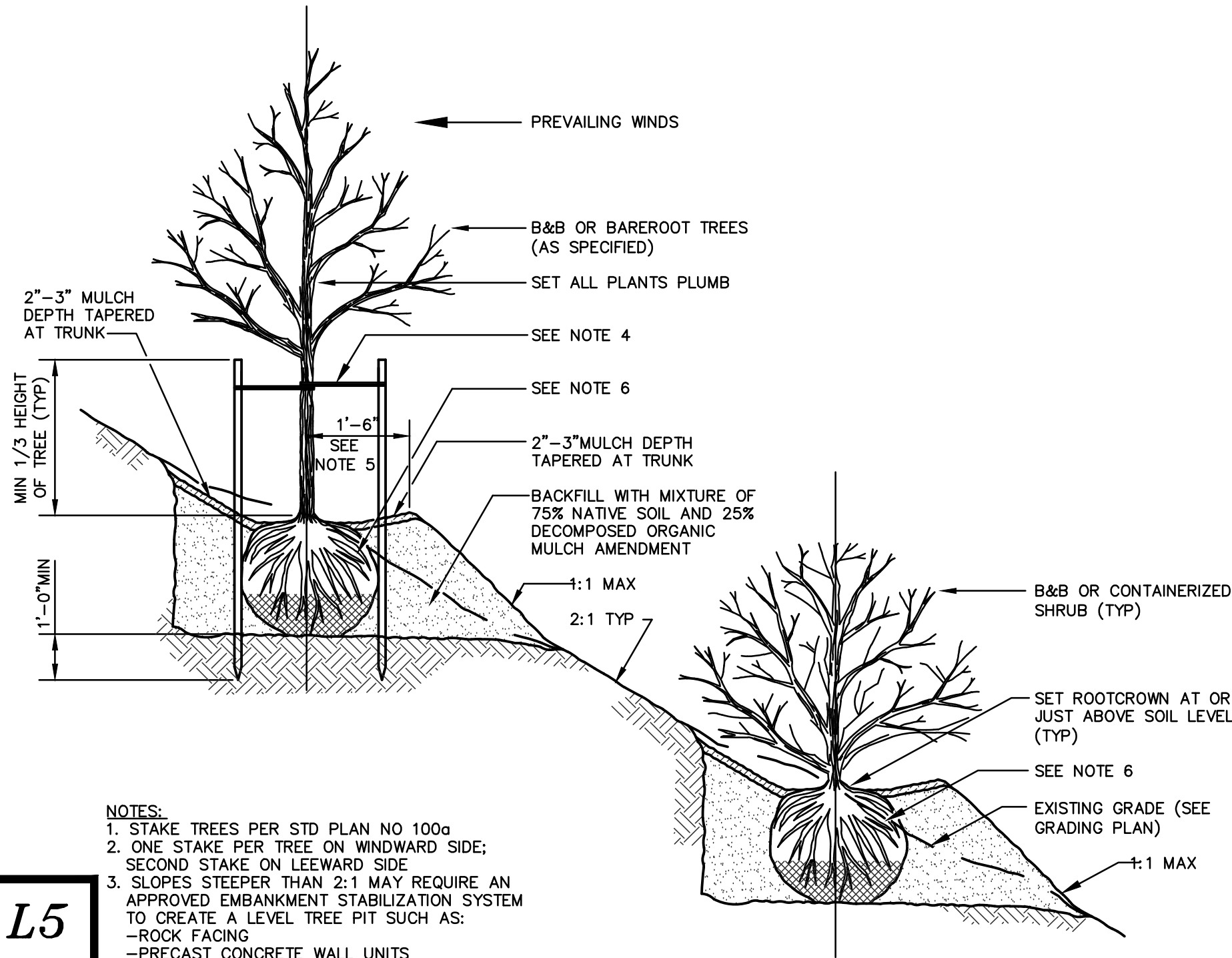
- NOTES:
- GUYING AND STAKING TO BE DETERMINED IN THE FIELD BY THE LANDSCAPE ARCHITECT. LOCAL FIELD CONDITIONS AS WELL AS PLANT CHARACTERISTICS WILL DETERMINE THE NECESSITY OF GUYING AND STAKING.
  - TYPICALLY ONLY TREES WITH A 3" OR GREATER CALIPER NEED TO BE STAKED. TREES WITH LESS THAN A 3" CALIPER NEED TO BE STAKED ONLY AS REQUIRED BY LANDSCAPE ARCHITECT.
  - ONLY WRAP TREE TRUNKS AS REQUIRED BY LANDSCAPE ARCHITECT.
  - TREE SHALL BE SET PLUMB, AFTER SETTLEMENT.
  - LOAM FOR BACKFILLING SHALL BE AMENDED AS REQUIRED BY LANDSCAPE ARCHITECT.
  - CITY TREES PLANTED ON PRIVATE PROPERTY, ADJACENT TO A PUBLIC RIGHT-OF-WAY, NEED TO BE PLANTED A MINIMUM OF 5 FEET FROM THE EDGE OF THE CITY SIDEWALK.

DECIDUOUS TREE PLANTING



TYPICAL SLOPE GROUND COVER PLANTINGS

L3



- NOTES:
- STAKE TREES PER STD PLAN NO 100a
  - ONE STAKE PER TREE ON WINDWARD SIDE; SECOND STAKE ON LEEWARD SIDE
  - SLOPES STEEPER THAN 2:1 MAY REQUIRE AN APPROVED EMBANKMENT STABILIZATION SYSTEM TO CREATE A LEVEL TREE PIT SUCH AS:
    - ROCK FACING
    - PRECAST CONCRETE WALL UNITS
    - TIMBER WALL
    - MANUFACTURED SLOPE RETENTION UNITS
  - CHAINLOCK TREE TIE. LOOP EACH TIE AROUND TREE LOOSELY TO PROVIDE 1" SLACK FOR DIAMETER GROWTH.
  - SHAPE SOIL TO PROVIDE 3' DIAMETER OR ROOTBALL DIAMETER, WHICHEVER IS GREATER, WATERING RING.
  - REMOVE ALL WIRE AND STRING. REMOVE TOP 2/3 OF BURLAP.

TREE PLANTING ON SLOPES

REVISION	DATE	DESCRIPTION
#2a	9-22-16	CONDITION OF P.B. APPROVAL
#1	9-06-16	POST APPLICATION REVISIONS.

LANDSCAPING DETAILS FOR FALCON SHEDS, LLC LAND OF 21 FARMINGTON ROAD, LLC 21 FARMINGTON ROAD ROCHESTER, NH TAX MAP 216, LOT 29
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