

Wetlands: Is any fill proposed? yes; area to be filled: 1800 sf; buffer impact? Yes

Comments

Please feel free to add any comments, additional information, or requests for waivers here:

See narrative

Submission of application

This application must be signed by the property owner, applicant/developer (if different from property owner), and/or the agent.

I (we) hereby submit this Subdivision application to the City of Rochester Planning Board pursuant to the City of Rochester Subdivision Regulations and attest that to the best of my knowledge all of the information on this application form and in the accompanying application materials and documentation is true and accurate. As applicant/developer (if different from property owner)/as agent, I attest that I am duly authorized to act in this capacity.

Signature of property owner:

Don Alfano, Trustee *Janine Alfano*
Date: 4/25/2022

Signature of applicant/developer:

Date: _____

Signature of agent:

Joel A. Rummo

Date: 04-25-22

Authorization to enter subject property

I hereby authorize members of the Rochester Planning Board, Zoning Board of Adjustment, Conservation Commission, Planning Department, and other pertinent City departments, boards and agencies to enter my property for the purpose of evaluating this application including performing any appropriate inspections during the application phase, review phase, post-approval phase, construction phase, and occupancy phase. This authorization applies specifically to those particular individuals legitimately involved in evaluating, reviewing, or inspecting this specific application/project. It is understood that these individuals must use all reasonable care, courtesy, and diligence when entering the property.

Signature of property owner:

Don Alfano, Trustee *Janine Alfano*
Date: 4/25/2022

NORWAY PLAINS ASSOCIATES, INC.

LAND SURVEYORS • SEPTIC SYSTEM DESIGNERS • CIVIL ENGINEERS

P.O. Box 249

268

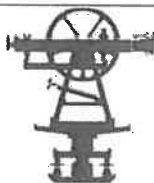
Continental Blvd. (0367)

Rochester, NH 03866-0249

Phone: (603) 335-3948 / (800) 479-3948

Fax: (603) 332-0098

jrunnals@norwayplains.com



P. O. Box

31 Mooney Street

Alton, NH 03809

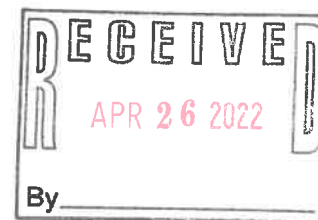
Phone & Fax: (603) 875-3948

www.norwayplains.com

rtetreault@norwayplains.com

April 25, 2022

Mr. Ryan O'Connor, Chief Planner
Department of Planning and Development
City Hall Annex
33 Wakefield Street
Rochester, NH 03867-1917



NARRATIVE:

**Re: Proposed Three Lot Subdivision
For: Dennis and Janine Allfrey Family Trust
Tax Map 231, Lot 18
18 Sampson Road, Rochester, NH**

Dear Mr. O'Connor,

The Allfrey Family wishes to subdivide their property, located at 18 Sampson Road / Tax Map 231, Lot 18, into three lots. Their plan for this property is to build homes for themselves and their two sons.

Several months ago, we approached the Planning Staff about the Allfrey's desire to subdivide their property and preserve a large portion of the 41 acres. The Allfrey's only wish to use the land for their family's enjoyment and not create a major subdivision. The best solution is to use the City's Pork Chop Subdivision regulations. These regulations prohibit any future subdivision which ensures the remaining land to be undeveloped.

A requirement of the Pork Chop Subdivision is that there shall be a shared assess for all three lots. We have designed a shared driveway and requires a NHDES wetland crossing. Norway Plains Associates has designed the driveway(s) and the developed areas along with two "driveway and drainage" easements that will be shared with all three parcels. The proposed development areas for the driveways and houses have been designed per the City of Rochester's Zoning Ordinance, Chapter 218, Stormwater Management and Erosion Control.

Tax Map 231, Lot 18 existing area was designated as the entire parcel and being 41.23 acres. The proposed subdivision will reduce the size of Lot 18 down to 3.67 acres with it having 120.02 feet of frontage on Sampson Road which will be the area for the shared assess for all three lots. NHDES requires lots under five acres to obtain State Subdivision Approval which will be part of this subdivision process.

Tax Map 231, proposed Lot 18-1 will be 15.36 acres and have its frontage of 64.75 feet on Walnut Street aka NH Route 202A.

Tax Map 231, proposed Lot 18-2 will be 22.20 acres with the frontage of 242.12 feet on Sampson Road. Lots 18-1 and 18-2 exceeds the NHDES five acre minimum which will not require Sate Subdivision Approval. All three lots shall have individual wells and NHDES approved septic systems.

Michael Mariano, CWS, Highland Soil Services delineated the wetlands in the area of interest around the proposed developed sites and driveways. We will be asking for a waiver to mapping the entire parcel outside of development areas. Highland Soil Services is also permitting the wetland crossing.

"Porkchop subdivisions are allowed subject to the following requirements:"

A. Quality of Project.

Pork Chop Subdivisions are allowed as part of Rochester's Zoning Ordinance, Section 42.21, Conditional Uses. "The purpose of a porkchop subdivision is to preserve the scenic character of neighborhoods." This proposal uses existing roads and concentrates the proposed subdivision to one side of the parcel and allowing the remainder areas in the rear of the parcel to be undeveloped. The developed areas are located behind the existing homes on Sampson Road and Walnut Street. An alternative would be a conventional subdivision with several additional smaller lots and a proposed road system / cul-de-sac servicing the lots.

- B. Parcel Size. The development parcel shall have a minimum of 6 gross acres and minimum of 150 feet on an existing public way.
The pre-developed parcel area is 41.23 acres and has three separate frontages of 64.75 feet on Walnut Street, 120.02 feet and 242.12 feet on Sampson Road for a combined 426.89 feet.
- C. 3 Lots. There shall be a maximum of 3 lots created ...
The proposed lots will be numbered 18, 18-1 and 18-2.
- D. Minimum Lot Size. The minimum lot size for each new lot shall be 40,000 square feet ...
- E. Average Lot Size. The average lot size for new lots in the porkchop subdivision shall be at least 120,000 square feet ...
Proposed Lot 18 area = 159,982 square feet.
Proposed Lot 18-1 area = 668,974 square feet.
Proposed Lot 18-2 area = 966,957 square feet.
- F. Frontage. The minimum frontage for each new porkchop lot shall be 50 feet.
Proposed Lot 18 frontage = 120.02 feet.
Proposed Lot 18-1 frontage = 64.75 feet
Proposed Lot 18-2 frontage = 242.12 feet
- G. Common Access. All lots shall be entered from a common access point.
- H. Separate Driveway. Each porkchop subdivision shall have a common driveway independent from any other subdivision.
All three proposed lots shall share a common driveway located on the frontage of Lot 18.
- I. No Further Subdivision.
- J. Single Family.
The submitted subdivision plan has a note stating that there shall be no further subdivision of any of the porkchop lots and shall be used for single family use only.
- K. Width. The all-season passable width of any shared driveway shall be 20 feet when serving 2 or more lots.
The proposed common driveway will be 12 feet with 4-foot shoulders = 20 feet.
- L. Easement Width. The width of the common driveway access easement shall be 30 feet.
The proposed easements are variable in width and exceeds 30 feet.
- M. Turnaround. An acceptable turnaround for fire trucks may be required.
A turnaround is designed near station 7+00 of the "Driveway Plan and Profile" sheets.
- N. Recording.
A document will be submitted to the City Attorney for their review and will be recorded at S.C.R.D. along with the approved and signed subdivision plan, establishing the conditions of use of the common driveway; providing for indemnification for the City for emergency services; and including suitable language to insure that the private way will not become a City road or street.

I'm certain that any additional questions will be addressed at the technical review group meeting and the Planning Board Public Hearing. Thank you for your consideration in this application.

Sincerely,

NORWAY PLAINS ASSOCIATES, INC.

By: Joel D. Runnals

Joel D. Runnals, LLS 865

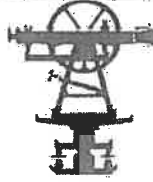
cc: Dennis Allfrey

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NORWAY PLAINS ASSOCIATES, INC.

SURVEYORS • SEPTIC SYSTEM DESIGNERS • ENGINEERS • TRANSPORTATION PLANNERS

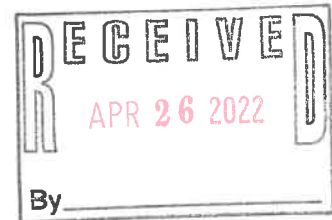
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April 25, 2022

Ryan O'Connor, Chief Planner
Department of Planning and Development
City Hall Annex
33 Wakefield Street
Rochester, NH 03867-1917



Proposed Three Lot Subdivision
For: Dennis and Janine Allfrey Family Trust
Tax Map 231, Lot 18
18 Sampson Road, Rochester, NH

Dear Mr. O'Connor;

We, Dennis and Janine Allfrey, Trustees of the Dennis and Janine Allfrey Family Trust, as the owners of Tax Map 232, Lot 18, hereby authorize Norway Plains Associates, Inc. and its professionals as decision making representatives and designate them as signatories for the Dennis and Janine Allfrey Family Trust during the Subdivision Review proceedings with the City of Rochester.

Sincerely, Dennis and Janine Allfrey.

By:

Dennis Allfrey
Dennis Allfrey

By:

Janine Allfrey
Janine Allfrey

Cc: Norway Plains Associates, Inc.
Dennis Allfrey

NORWAY PLAINS ASSOCIATES, INC.

LAND SURVEYORS • SEPTIC SYSTEM DESIGNERS • CIVIL ENGINEERS

P.O. Box 249

268

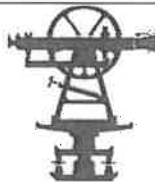
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April 25, 2022

Planning Board Chairman
Department of Planning and Development
City Hall Annex
33 Wakefield Street
Rochester, NH 03867-1917

Waiver Request

Re: Proposed Three Lot Subdivision
For: Dennis and Janine Allfrey Family Trust
Tax Map 231, Lot 18
18 Sampson Road, Rochester, NH



Dear Mr. Chairman,

We are requesting a waiver to the Subdivision Regulation:
Section 3. Design Review Plan.
3.5 Wetlands.

Our submitted plans show wetland delineation in the area of interest / proposed development areas. Our request is for relief to the wetland delineation beyond the proposed development.

Thank you for your consideration.

Sincerely,

NORWAY PLAINS ASSOCIATES, INC.

By: Joel D. Runnals

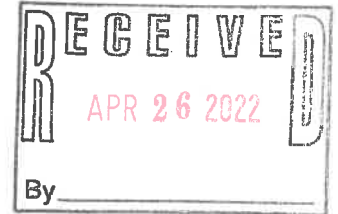
Joel D. Runnals, LLS 865

cc: Dennis Allfrey

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Conditional Use Permit Application
City of Rochester, New Hampshire



Date: 04-25-22

Property information

Tax map #: 231; Lot #'s: 18 Zoning District: Agricultural (A)

Property address/location: 18 Sampson Road

Name of project (if applicable): Subdivision for The Dennis and Janine Allfrey Family Trust

Property owner

Name (include name of individual): Dennis and Janine Allfrey, Trustees

Mailing address: 2 Capital Circle, Rochester, NH 03867

Telephone #: 603-332-0545 Email dennisa@newstylehomes.com

Applicant/developer (if different from property owner)

Name (include name of individual): same

Mailing address: _____

Telephone #: _____ Fax #: _____

Engineer/designer

Name (include name of individual): Norway Plains Associates, Inc., Joel D. Runnals, LLS

Mailing address: PO Box 249, Rochester, NH 03866-0249

Telephone #: 603-335-3948

Email: jrunnals@norwypains.com Professional license #: LLS 865

Proposed Project

Please describe the proposed project: This is a Proposed Pork Chop Subdivision that is allowed under the Zoning Ordinance for Conditional Uses in Chapter 42.21.

Please describe the existing conditions:

Please see the Narrative and the Conditional Use Permit Application Attachment.

Submission of application

This application must be signed by the property owner, applicant/developer (if different from property owner), and/or the agent.

I/we hereby submit this Conditional Use application to the City of Rochester Planning Board pursuant to the City of Rochester Zoning Ordinance and attest that to the best of my knowledge all of the information on this application form and in the accompanying application materials and documentation is true and accurate. As applicant/developer (if different from property owner)/as agent, I attest that I am duly authorized to act in this capacity.

Signature of property owner: _____

Don Allyn, Trustee

Date: 04-25-22

Signature of property owner: _____

Janine Allyn, Trustee

Date: 04-25-22

Signature of applicant/developer: _____

Date: 04-25-22

Signature of applicant/developer: _____

Date: 04-25-22

Signature of agent: _____

Joel D. Rummala

Date: 04-25-22

NORWAY PLAINS ASSOCIATES, INC.

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April 25, 2022

Ryan O'Connor, Chief Planner
Department of Planning and Development
City Hall Annex
33 Wakefield Street
Rochester, NH 03867-1917

Conditional Use Permit Application Attachment
Proposed Three Lot Subdivision
For: Dennis and Janine Allfrey Family Trust
Tax Map 231, Lot 18
18 Sampson Road, Rochester, NH

42.21 Conditional Uses

a. General Provisions.

4. Criteria and Conditions.

The Base Criteria:

c. Base Criteria.

1. Allowed Use.

Per 42.18.b. Use Tables. TABLE 18-A RESIDENTIAL USES.

2. Intent of Chapter.

As discussed in the narrative the Planning Staff and Owner/Applicant feel that this particular parcel meets the criteria for a Pork Chop Subdivision. The owner/applicant wishes to maintain the existing characteristics of the properties beyond the proposed developed areas.

3. Intent of Master Plan.

We feel that this proposal is consistent with the master plan since it will meet all zoning and subdivision requirements.

4. Compatibility.

This proposal will meet and or exceed all current Agricultural Residential requirements except the minimum frontages.

5. Streetscape.

None of the existing site features will be affected along Sampson Road and Walnut Street. The proposed development will occur approximately 400 feet from Sampson Road.

6. Resources.

This proposal attempts to preserve the natural, scenic, historic and cultural resources of the undeveloped areas.

7. Public Facilities.

The applicant's proposal is for single family homes with individual wells and septic systems. All city building codes will be met during the building permitting process.

d. Conditions for Particular Uses.

10. Porkchop Subdivision. The purpose of a porkchop subdivision is to preserve the scenic character of neighborhoods.

"Porkchop subdivisions are allowed subject to the following requirements:"

A. Quality of Project.

Pork Chop Subdivisions are allowed as part of Rochester's Zoning Ordinance, Section 42.21, Conditional Uses. This proposal uses existing roads and concentrates the proposed subdivision to one side of the parcel and allowing the remainder areas in the rear of the parcel to be undeveloped. The developed areas are located behind the existing homes on Sampson Road and Walnut Street. An alternative would be a conventional subdivision with several additional smaller lots and a proposed road system / cul-de-sac servicing the lots.

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Thank you for your consideration.

Sincerely,

NORWAY PLAINS ASSOCIATES, INC.

By: Joel D. Runnals
Joel D. Runnals, LLS 865

cc: Dennis Allfrey



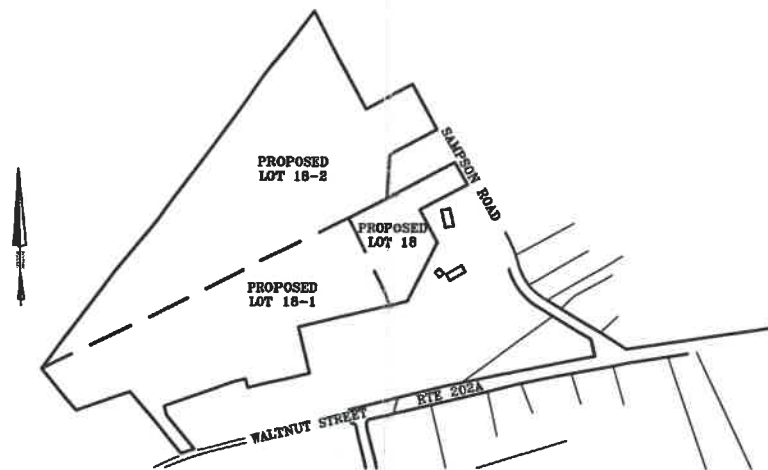
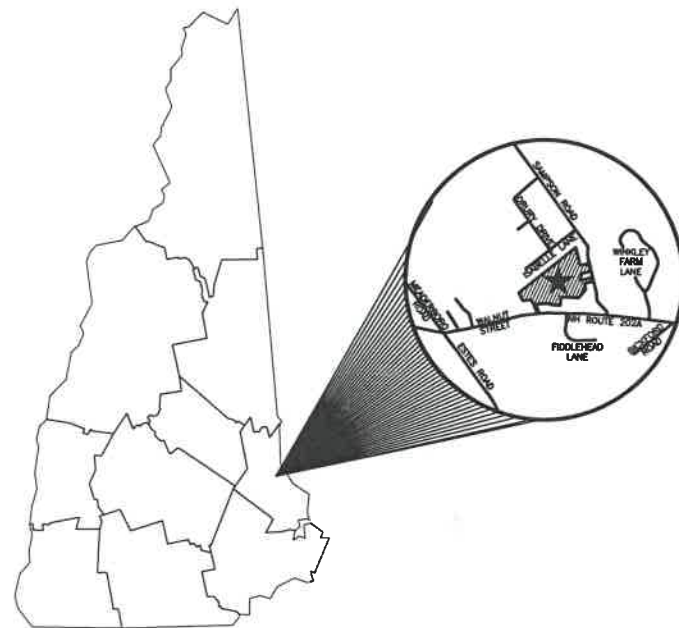
PROPOSED THREE LOT SUBDIVISION

18 SAMPSON ROAD

PREPARED FOR

THE DENNIS AND JANINE ALLFREY FAMILY TRUST

APRIL 2022



OVERALL SITE

1" = 400'



CIVIL ENGINEERS

NORWAY PLAINS ASSOCIATES, INC.
2 CONTINENTAL BOULEVARD
ROCHESTER, NEW HAMPSHIRE 03867
(603) 335-3948

CAREFULLY REVIEW ALL SHEETS OF THIS PACKAGE TO INSURE PROPER CONSTRUCTION. SPECIFIC SITE CONDITIONS SHOULD BE EXPLORED PRIOR TO CONSTRUCTION. CONTACT BOTH THE DESIGN ENGINEER AND THE PROJECT OWNER FOR ANY AVAILABLE GEOTECHNICAL OR HYDROGEOLOGICAL INFORMATION AVAILABLE BUT NOT CONTAINED WITHIN THE PLAN SET. IF THERE ARE ANY QUESTIONS WITH THE DESIGN PRESENTED IN THIS PLAN SET PLEASE CONTACT THE ENGINEERING STAFF AT NORWAY PLAINS ASSOCIATES, INC. (603)-335-3948.

OWNER OF RECORD

TAX MAP 231, LOT 18

OWNER OF RECORD:

DENNIS G. & JANINE ALLFREY, TRUSTEES
THE DENNIS AND JANINE ALLFREY FAMILY TRUST
2 CAPITAL CIRCLE, ROCHESTER, NH 03867
S.C.R.D. BOOK 4983, PAGE 961

APPLICANT

DENNIS ALLFREY
2 CAPITAL CIRCLE
ROCHESTER, NH 03867

STATE AND FEDERAL PERMITS:

STATE OF NEW HAMPSHIRE PERMIT NUMBERS:

NHDES ALTERATION OF TERRAIN:	NOT REQUIRED
NHDES WETLANDS PERMIT:	PENDING
NHDES DAM PERMIT:	NOT REQUIRED
NHDES SUBDIVISION PERMIT:	NOT REQUIRED
NHDES SUBSURFACE SYSTEMS PERMIT:	REQUIRED
NHDES WASTEWATER PERMIT:	NOT REQUIRED
NHDOT DRIVEWAY/ENTRANCE PERMIT:	NOT REQUIRED

NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES):

NPDES PERMITS ARE ONLY REQUIRED FOR PROJECTS MEETING THE DISTURBED AREA CRITERIA BELOW AND HAVING A POINT SOURCE STORMWATER DISCHARGE FROM THE SITE TO AN ADJACENT WETLAND OR WATER BODY (I.E. CULVERT, SWALE, ETC. OUTLETING TO A WETLAND, CREEK, STREAM OR RIVER).

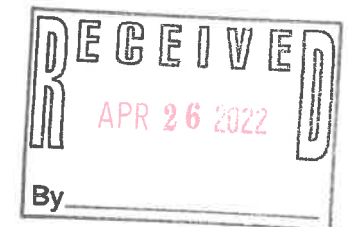
NPDES PERMIT: REQUIRED

NPDES PERMITS CONSIST OF A NOTICE OF INTENT (NOI) FILED WITH THE ENVIRONMENTAL PROTECTION AGENCY AT LEAST 14 DAYS PRIOR TO CONSTRUCTION COMMENCING AND A STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BEING PREPARED, KEPT ON SITE AND FOLLOWED BY THE CONTRACTOR.

FOR STATUS OF THIS PERMIT, CONTACT THE PROJECT GENERAL CONTRACTOR.

FINAL APPROVAL BY
ROCHESTER PLANNING BOARD

CERTIFIED BY: _____ DATE: _____



SHEET INDEX

	COVER	
SHEET S-1	SUBDIVISION PLAN	1" = 100'
SHEET S-2	TOPOGRAPHIC SUBDIVISION PLAN	1" = 100'
SHEET E-1	EXISTING FEATURES	1" = 100'
SHEET C-1	GRADING AND DRAINAGE PLAN	1" = 40'
SHEET C-2	DRIVEWAY PLAN & PROFILE	AS SHOWN
SHEET C-3	EROSION AND SEDIMENTATION CONTROL PLAN	1" = 40'
SHEET C-4	DRAINAGE DETAILS	AS SHOWN
SHEET C-5	TEMPORARY EROSION AND SEDIMENTATION CONTROL DETAILS	AS SHOWN
SHEET C-6	PERMANENT EROSION AND SEDIMENTATION CONTROL DETAILS	AS SHOWN
SHEET T-1	TRUCK TURNING PLAN	1" = 40'

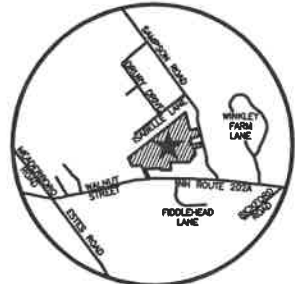
FILE NO. 108
PLAN NO. C-3261-S
DWC. NO. 21370

REFERENCE PLANS:

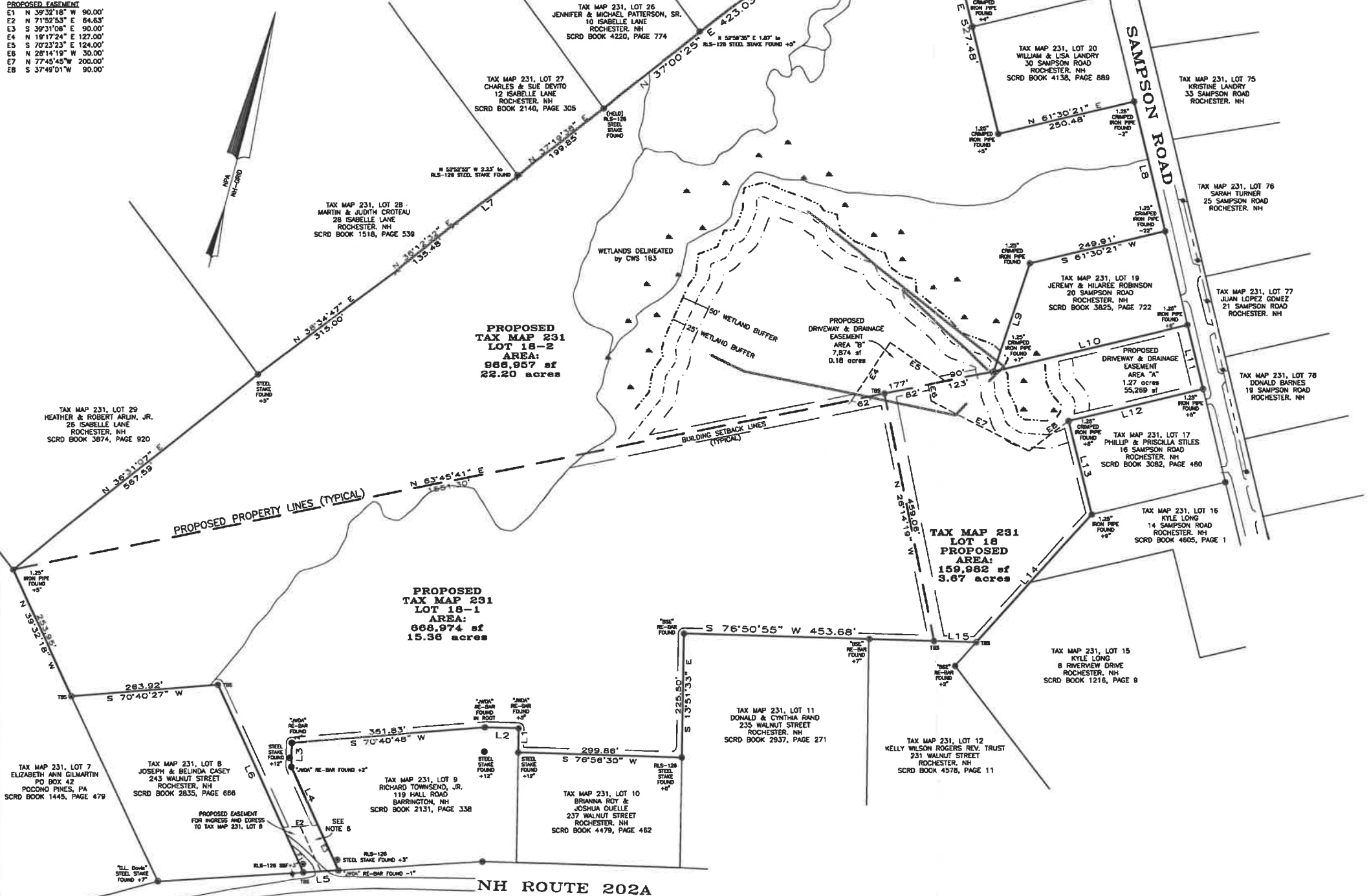
1. S.C.R.D. PLAN 17A-47
2. S.C.R.D. PLAN 17A-85
3. S.C.R.D. PLAN 17A-108
4. S.C.R.D. PLAN 17A-178
5. S.C.R.D. PLAN 18A-58
6. S.C.R.D. PLAN 27-22
7. S.C.R.D. PLAN 72-42
8. S.C.R.D. PLAN 74-37

- LINE TABLE
- | | | |
|-----|---------------|---------|
| L1 | N 14°02'31" W | 44.01' |
| L2 | S 78°51'04" W | 59.98' |
| L3 | S 13°49'48" E | 43.96' |
| L4 | S 39°31'06" E | 206.78' |
| L5 | S 71°53'29" W | 64.40' |
| L6 | N 38°32'18" W | 375.43' |
| L7 | N 37°41'18" E | 144.00' |
| L8 | S 28°19'42" E | 242.12' |
| L9 | S 03°40'09" W | 207.45' |
| L10 | N 61°29'05" E | 359.83' |
| L11 | S 28°33'42" E | 120.02' |
| L12 | S 61°35'59" W | 250.09' |
| L13 | S 28°21'42" E | 75.04' |
| L14 | S 27°21'47" W | 312.16' |
| L15 | S 76°50'55" W | 77.83' |

- PROPOSED EASEMENT
- | | | |
|----|---------------|---------|
| E1 | N 39°32'18" W | 90.00' |
| E2 | N 71°52'53" E | 64.63' |
| E3 | S 39°31'06" E | 90.00' |
| E4 | N 19°17'24" E | 127.00' |
| E5 | S 70°23'23" E | 124.00' |
| E6 | N 28°14'19" W | 50.00' |
| E7 | N 77°45'45" W | 200.00' |
| E8 | S 37°49'01" W | 90.00' |



LOCUS
N.T.S.



I HEREBY CERTIFY THAT THIS PLAN, PREPARED UNDER MY DIRECTION, IS THE RESULT OF A SURVEY MADE ON THE GROUND AS PER RECORD DESCRIPTIONS AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THE PLAN CLOSURE EXCEEDS 1:10,000.



MICHAEL A. MARIANO, CWS 183 DATE



JOEL D. RUNNALS, LLS 865 DATE

WHETHER OR NOT OTHERWISE EXPRESSLY RECITED ON THIS SUBDIVISION PLAN, THE SUBDIVISION APPROVAL GRANTED IS CONDITIONED ON FAITHFUL AND DILIGENT ADHERENCE BY THE OWNER/SUBDIVIDER/DEVELOPER OF ALL TERMS, CONDITIONS, PROVISIONS, AND SPECIFICATIONS OF THE CITY OF ROCHESTER LAND SUBDIVISION REGULATIONS, AS AMENDED OR AS MAY LATER BE AMENDED, IN EFFECT ON THE DATE OF APPROVAL UNLESS OR EXCEPT INsofar AS EXPRESSLY WAIVED IN ANY PARTICULAR BELOW. NON-ADHERENCE MAY RESULT IN A REVOCATION OF APPROVAL. ANY VARIATION FROM THE APPROVED PLAN WILL REQUIRE A RESUBMISSION FOR SUBDIVISION APPROVAL.

FINAL APPROVAL BY THE
ROCHESTER PLANNING BOARD ON

SIGNED BY _____ / _____ DATE _____
NAME POSITION

GENERAL PLAN NOTES:

1. THE PURPOSE OF THIS PLAN IS TO SUBDIVIDE TAX MAP 231, LOT 18 INTO THREE LOTS.
2. DIMENSIONAL STANDARDS:
ZONE (A) AGRICULTURAL DISTRICT.
SINGLE FAMILY, CONVENTIONAL SUBDIVISION, NEITHER MUNICIPAL WATER NOR SEWER.
LOT SIZE= 45,000 sq. ft. FRONTAGE= 150', F.Y.= 20', S.Y.= 10', R.Y.= 20'
LOT COVERAGE= 35% (SINGLE FAMILY) / 40% (TWO FAMILY)
REGULATIONS FOR CONDITIONAL USE / PORCHOP SUBDIVISION.
MINIMUM LOT SIZE = 40,000 sq. ft. or minimum district lot size.
AVERAGE LOT SIZE = 120,000 sq. ft. or 1.5 times the minimum district lot size.
MINIMUM FRONTAGE = 50'
3. LOT AREAS:
TAX MAP 231, LOT 18: EXISTING AREA= 1,795,913 sq. ft. / 41.23 acres
TAX MAP 231, LOT 18-1: PROPOSED AREA= 159,982 sq. ft. / 3.67 acres
TAX MAP 231, LOT 18-2: PROPOSED AREA= 668,974 sq. ft. / 15.36 acres
TAX MAP 231, LOT 18-3: PROPOSED AREA= 986,957 sq. ft. / 22.20 acres
4. ORIENTATION: HORIZONTAL DATUM - CITY OF ROCHESTER GDS (NHSPC).
VERTICAL DATUM - NAVD83.
5. SOIL TYPES ARE PER STRAFFORD COUNTY SOIL SURVEY, USDA, SHEET 27.
(C1B) CHARLTON FINE SANDY LOAM 3-8% SLOPES
(C5B) CHARLTON VERY STONY FINE SANDY LOAM 3-8% SLOPES
(L6B) LEICESTER VERY STONY FINE SANDY LOAM 3-8% SLOPES
A THIRTY (30) FOOT RIGHT OF WAY FOR INGRESS AND EGRESS... GRANTED TO TAX MAP 231, LOT 9, SEE SCRD BOOK 1327, PAGE 658.
6. LOTS ARE NOT LOCATED WITHIN (100YR FLOOD) AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY MAP, COMMUNITY NUMBER 33017001850, EFFECTIVE DATED ON 05-17-05.
7. THE PARCELS SHALL BE SERVICED BY INDIVIDUAL WELLS AND SEWER SYSTEMS.
8. PER CONDITIONAL USES REQUIREMENTS:
THERE SHALL BE NO FURTHER SUBDIVISION OF ANY OF THE PORCHOP LOTS OTHER THAN LOT LINE ADJUSTMENTS.
THE PORCHOP LOTS SHALL BE USED FOR SINGLE FAMILY USE ONLY.
THE ALL SEASON PASSABLE WIDTH OF ANY SHARED DRIVEWAY SHALL BE 20 FEET WHEN SERVING 2 OR MORE LOTS.
DEVELOPMENT ON THE PROPOSED LOTS SHALL BE IN ACCORDANCE WITH THE CITY OF ROCHESTER CHAPTER 218, STORMWATER MANAGEMENT AND EROSION CONTROL. AS PART OF THE BUILDING PERMIT PROCESS, THE LOT OWNER SHALL FILE A CITY OF ROCHESTER STORMWATER MANAGEMENT AND EROSION CONTROL PERMIT APPLICATION WITH THE ROCHESTER DEPARTMENT OF PUBLIC WORKS.
9. PLEASE WORK WITH THE ROCHESTER FIRE DEPARTMENT TO ENSURE THE REQUIREMENTS OF NFPA 1, CHAPTER 18 (FIRE DEPARTMENT ACCESS AND WATER SUPPLY) ARE SATISFACTORILY MET HEAD OF ANY BUILDING PERMIT APPLICATION FOR ANY STRUCTURE GREATER THAN 400 SQUARE FEET.
10. TAX MAP 231, LOT 18 NHDES SUBDIVISION APPROVAL NUMBER: 050202000000.
11. FOR MORE INFORMATION ABOUT THIS PLAN, CONTACT THE CITY OF ROCHESTER PLANNING DEPARTMENT, 33 WAKEFIELD STREET, ROCHESTER, NH 03867. (603) 335-1338.

TAX MAP 231, LOT 18
OWNER OF RECORD:
DENNIS G. & JANINE ALLFREY, TRUSTEES
THE DENNIS AND JANINE ALLFREY FAMILY TRUST
2 CAPITAL CIRCLE, ROCHESTER, NH 03867
S.C.R.D. BOOK 4863, PAGE 981

**SUBDIVISION PLAN
SAMPSON ROAD
WALNUT STREET / NH ROUTE 202A
ROCHESTER
STRAFFORD COUNTY
NEW HAMPSHIRE**
PREPARED FOR:
**THE DENNIS AND JANINE ALLFREY
FAMILY TRUST**

SCALE: 1" = 100' APRIL 2022

GRAPHIC SCALE



(IN FEET)
1 INCH = 100 FEET

REVISIONS:

FILE NO. 108
PLAN NO. C-3261-S
DWC NO. 21370-LDD\S-1

31 Mooney Street, Alton, N.H. 603-875-3948

PROGRESS PRINT
APPLICATION SUBMITTAL
04-25-22

NORWAY PLAINS ASSOCIATES, INC.

2 Continental Blvd., Rochester, N.H. 603-335-3948

REFERENCE PLANS:

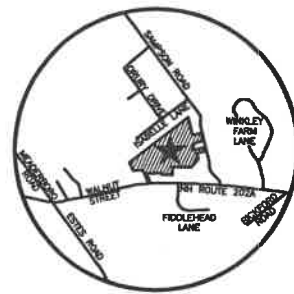
1. S.C.R.D. PLAN 17A-47
2. S.C.R.D. PLAN 17A-85
3. S.C.R.D. PLAN 17A-108
4. S.C.R.D. PLAN 17A-178
5. S.C.R.D. PLAN 19A-59
6. S.C.R.D. PLAN 27-22
7. S.C.R.D. PLAN 72-42
8. S.C.R.D. PLAN 74-37

LINE TABLE

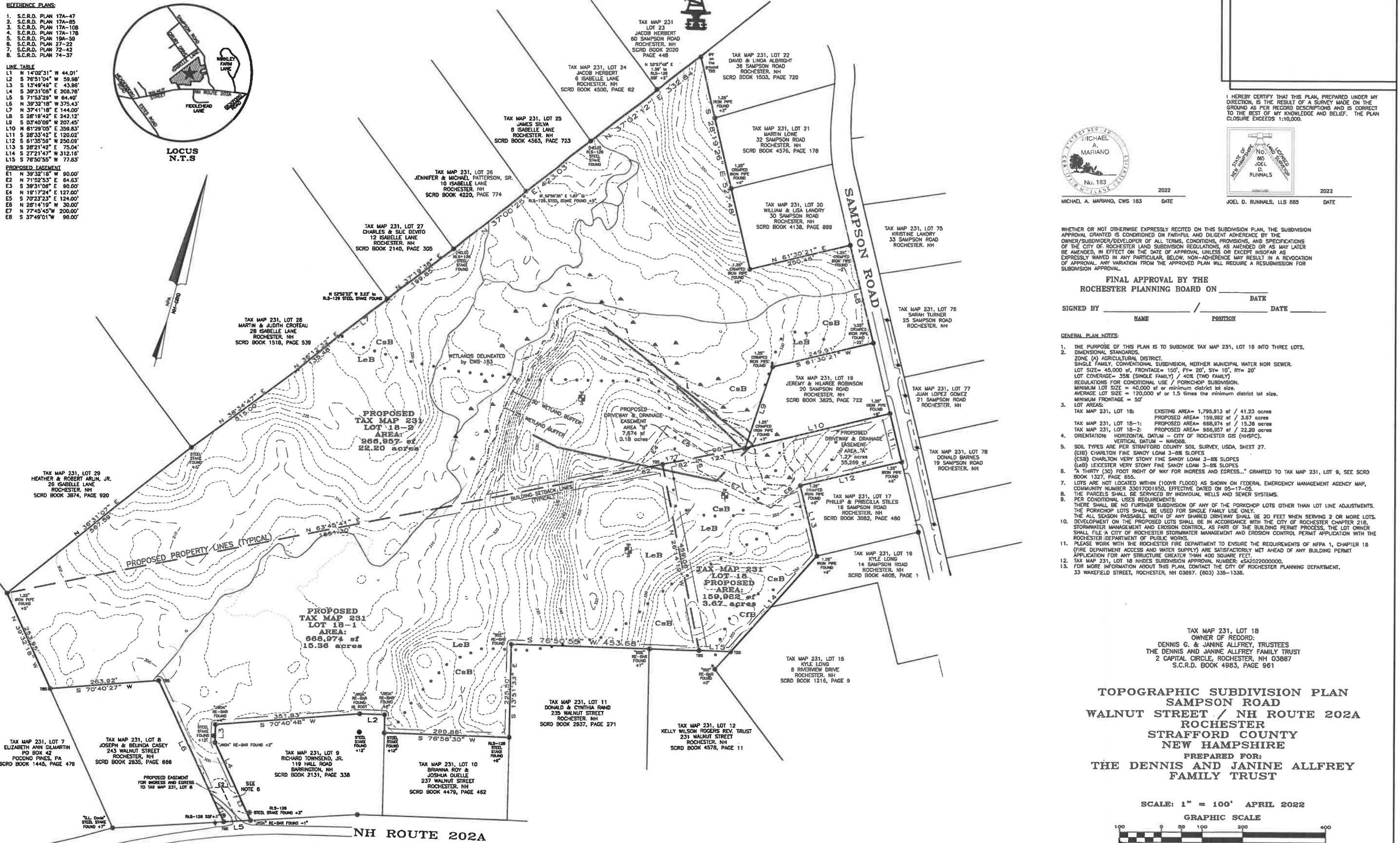
- L1 N 14°02'31" W 44.91'
- L2 S 76°51'04" W 29.98'
- L3 S 13°49'48" E 43.96'
- L4 S 36°31'06" E 208.76'
- L5 S 71°53'28" W 64.40'
- L6 N 39°32'18" W 375.43'
- L7 N 37°41'18" E 144.00'
- L8 S 28°18'42" E 242.12'
- L9 S 03°40'08" W 207.45'
- L10 N 61°28'05" E 359.83'
- L11 S 28°33'42" E 120.02'
- L12 S 61°35'59" W 250.09'
- L13 S 28°21'42" E 75.04'
- L14 S 27°21'47" W 312.18'
- L15 S 76°50'55" W 77.83'

PROPOSED EASEMENT

- E1 N 39°32'18" W 90.00'
- E2 N 71°52'53" E 64.63'
- E3 S 39°31'06" E 90.00'
- E4 N 19°17'24" E 127.00'
- E5 S 70°23'23" E 124.00'
- E6 N 28°14'19" W 30.00'
- E7 N 77°45'45" W 200.00'
- E8 S 37°49'01" W 90.00'



LOCUS
N.T.S.



I HEREBY CERTIFY THAT THIS PLAN, PREPARED UNDER MY DIRECTION, IS THE RESULT OF A SURVEY MADE ON THE GROUND AS PER RECORD DESCRIPTIONS AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THE PLAN CLOSURE EXCEEDS 1:10,000.



MICHAEL A. MARIANO, CWS 183 DATE



JOEL D. RUNNALS, LLS 885 DATE

WHETHER OR NOT OTHERWISE EXPRESSLY RECITED ON THIS SUBDIVISION PLAN, THE SUBDIVISION APPROVAL GRANTED IS CONDITIONED ON FAITHFUL AND DILIGENT ADHERENCE BY THE OWNER/SUBDIVIDER/DEVELOPER OF ALL TERMS, CONDITIONS, PROVISIONS, AND SPECIFICATIONS OF THE CITY OF ROCHESTER LAND SUBDIVISION REGULATIONS, AS AMENDED OR AS MAY LATER BE AMENDED, IN EFFECT ON THE DATE OF APPROVAL UNLESS OR EXCEPT INsofar AS EXPRESSLY WAIVED IN ANY PARTICULAR, BELOW, NON-ADHERENCE MAY RESULT IN A REVOCATION OF APPROVAL. ANY VARIATION FROM THE APPROVED PLAN WILL REQUIRE A RESUBMISSION FOR SUBDIVISION APPROVAL.

FINAL APPROVAL BY THE
ROCHESTER PLANNING BOARD ON

SIGNED BY / DATE

GENERAL PLAN NOTES:

1. THE PURPOSE OF THIS PLAN IS TO SUBDIVIDE TAX MAP 231, LOT 18 INTO THREE LOTS.
2. DIMENSIONAL STANDARDS:
ZONE (A) AGRICULTURAL DISTRICT.
SINGLE FAMILY, CONVENTIONAL SUBDIVISION, NEITHER MUNICIPAL WATER NOR SEWER.
LOT SIZE= 45,000 sf, FRONTAGE= 150', FY= 20', SY= 10', RY= 20'
LOT COVERAGE= 35% (SINGLE FAMILY) / 40% (TWO FAMILY)
REGULATIONS FOR CONDITIONAL USE / PORCHOP SUBDIVISION.
MINIMUM LOT SIZE = 40,000 sf or minimum district lot size.
AVERAGE LOT SIZE = 120,000 sf or 1.5 times the minimum district lot size.
MINIMUM FRONTAGE = 50'
3. LOT AREAS:
TAX MAP 231, LOT 18: EXISTING AREA= 1,795,913 sf / 41.23 acres
TAX MAP 231, LOT 18-1: PROPOSED AREA= 159,982 sf / 3.67 acres
TAX MAP 231, LOT 18-2: PROPOSED AREA= 668,974 sf / 15.38 acres
TAX MAP 231, LOT 18-3: PROPOSED AREA= 966,957 sf / 22.20 acres
4. ORIENTATION: HORIZONTAL DATUM - CITY OF ROCHESTER GIS (NHSPC).
VERTICAL DATUM - NAVD83.
5. SOIL TYPES ARE PER STRAFFORD COUNTY SOIL SURVEY, USDA, SHEET 27.
(CIB) CHARLTON FINE SANDY LOAM 3-8% SLOPES
(CSB) CHARLTON VERY STONY FINE SANDY LOAM 3-8% SLOPES
(LBS) LEICESTER VERY STONY FINE SANDY LOAM 3-8% SLOPES
6. A THIRTY (30) FOOT RIGHT OF WAY FOR INGRESS AND EGRESS... GRANTED TO TAX MAP 231, LOT 9, SEE SCRD BOOK 1327, PAGE 655.
7. LOTS ARE NOT LOCATED WITHIN (100YR FLOOD) AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY MAP, COMMUNITY NUMBER 33017001950, EFFECTIVE DATED ON 05-17-05.
8. THE PARCELS SHALL BE SERVICED BY INDIVIDUAL WELLS AND SEWER SYSTEMS.
9. PER CONDITIONAL USES REQUIREMENTS:
THERE SHALL BE NO FURTHER SUBDIVISION OF ANY OF THE PORCHOP LOTS OTHER THAN LOT LINE ADJUSTMENTS.
THE PORCHOP LOTS SHALL BE USED FOR SINGLE FAMILY USE ONLY.
THE ALL SEASON PASSABLE WIDTH OF ANY SHARED DRIVEWAY SHALL BE 20 FEET WHEN SERVING 2 OR MORE LOTS.
DEVELOPMENT ON THE PROPOSED LOTS SHALL BE IN ACCORDANCE WITH THE CITY OF ROCHESTER CHAPTER 218, STORMWATER MANAGEMENT AND EROSION CONTROL, AS PART OF THE BUILDING PERMIT PROCESS, THE LOT OWNER SHALL FILE A CITY OF ROCHESTER STORMWATER MANAGEMENT AND EROSION CONTROL PERMIT APPLICATION WITH THE ROCHESTER DEPARTMENT OF PUBLIC WORKS.
11. PLEASE WORK WITH THE ROCHESTER FIRE DEPARTMENT TO ENSURE THE REQUIREMENTS OF NFPA 1, CHAPTER 18 (FIRE DEPARTMENT ACCESS AND WATER SUPPLY) ARE SATISFACTORILY MET AHEAD OF ANY BUILDING PERMIT APPLICATION FOR ANY STRUCTURE GREATER THAN 400 SQUARE FEET.
12. TAX MAP 231, LOT 18 NHDES SUBDIVISION APPROVAL NUMBER: 654022000000.
13. FOR MORE INFORMATION ABOUT THIS PLAN, CONTACT THE CITY OF ROCHESTER PLANNING DEPARTMENT, 33 WAKEFIELD STREET, ROCHESTER, NH 03867, (603) 335-1338.

TAX MAP 231, LOT 18
OWNER OF RECORD:
DENNIS G. & JANINE ALLFREY, TRUSTEES
THE DENNIS AND JANINE ALLFREY FAMILY TRUST
2 CAPITAL CIRCLE, ROCHESTER, NH 03867
S.C.R.D. BOOK 4983, PAGE 961

TOPOGRAPHIC SUBDIVISION PLAN
SAMPSON ROAD
WALNUT STREET / NH ROUTE 202A
ROCHESTER
STRAFFORD COUNTY
NEW HAMPSHIRE
PREPARED FOR:
THE DENNIS AND JANINE ALLFREY
FAMILY TRUST

SCALE: 1" = 100' APRIL 2022

GRAPHIC SCALE



(IN FEET)
1 INCH = 100 FEET

REVISIONS:

PROGRESS PRINT
APPLICATION SUBMITTAL
04-25-22

FILE NO. 108
PLAN NO. C-3261-S
DWG NO. 21370-LDD/S-1

31 Mooney Street, Alton, N.H. 603-875-3948

NORWAY PLAINS ASSOCIATES, INC.

2 Continental Blvd., Rochester, N.H. 603-335-3948

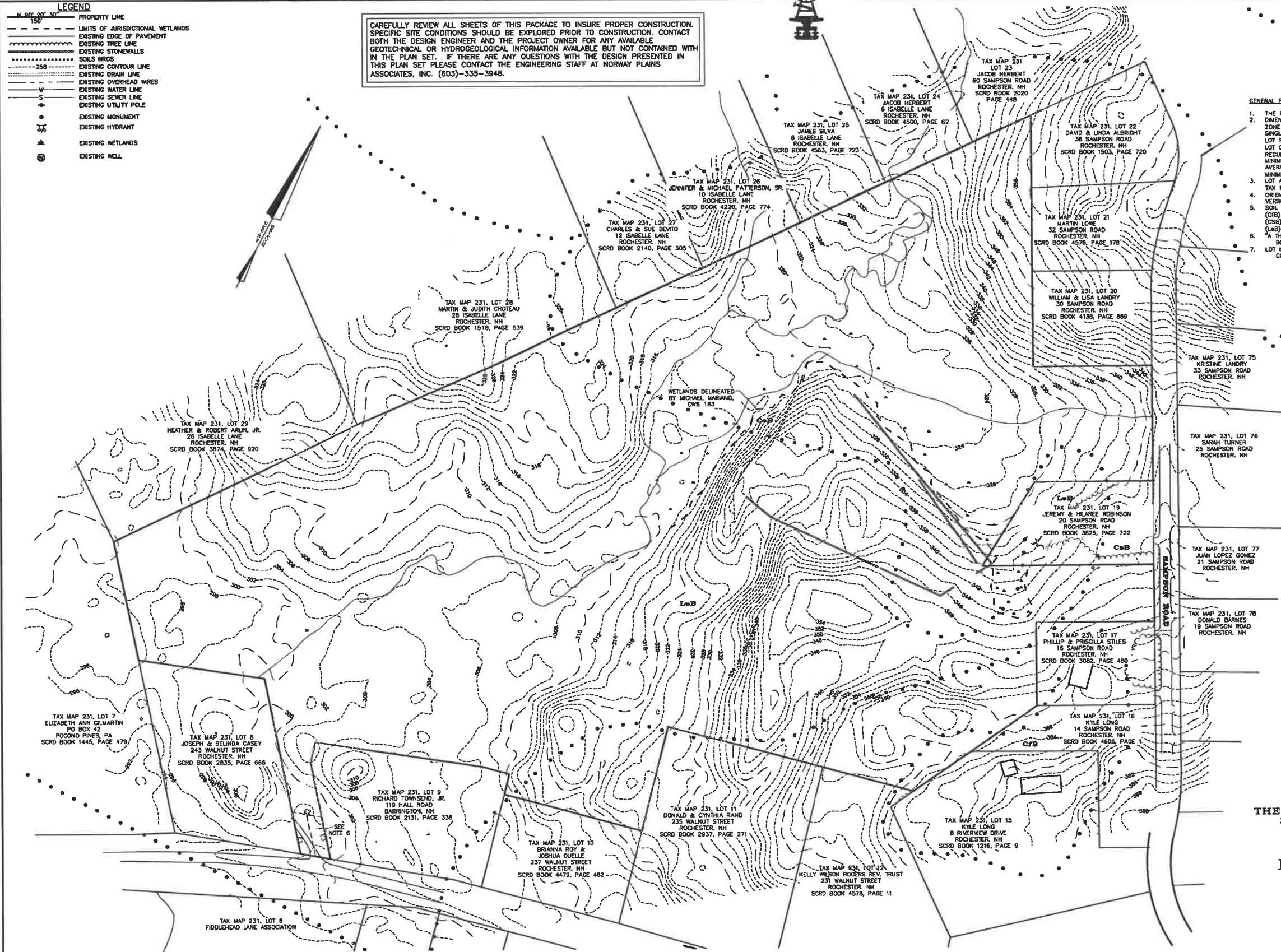


- LEGEND**
- 150' --- PROPERTY LINE
 - LIMITS OF JURISDICTIONAL WETLANDS
 - EXISTING EDGE OF PAVEMENT
 - EXISTING TREE LINE
 - EXISTING STONEWALLS
 - SOILS MROS
 - EXISTING CONTOUR LINE
 - EXISTING DRAIN LINE
 - EXISTING OVERHEAD WIRES
 - EXISTING WATER LINE
 - EXISTING SEWER LINE
 - EXISTING UTILITY POLE
 - EXISTING MONUMENT
 - EXISTING HYDRANT
 - EXISTING WETLANDS
 - EXISTING WELL

CAREFULLY REVIEW ALL SHEETS OF THIS PACKAGE TO INSURE PROPER CONSTRUCTION. SPECIFIC SITE CONDITIONS SHOULD BE EXPLORED PRIOR TO CONSTRUCTION. CONTACT BOTH THE DESIGN ENGINEER AND THE PROJECT OWNER FOR ANY AVAILABLE GEOTECHNICAL OR HYDROGEOLOGICAL INFORMATION AVAILABLE BUT NOT CONTAINED WITHIN THE PLAN SET. IF THERE ARE ANY QUESTIONS WITH THE DESIGN PRESENTED IN THIS PLAN SET PLEASE CONTACT THE ENGINEERING STAFF AT NORWAY PLAINS ASSOCIATES, INC. (603)-335-3948.

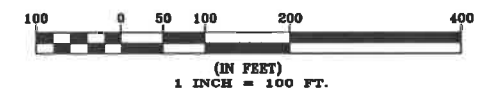
GENERAL PLAN NOTES:

1. THE PURPOSE OF THIS PLAN IS TO DEPICT THE EXISTING FEATURES ON TAX MAP 231, LOT 18.
2. DIMENSIONAL STANDARDS:
ZONE (A) AGRICULTURAL DISTRICT.
SINGLE FAMILY, CONVENTIONAL SUBDIVISION, NEITHER MUNICIPAL WATER NOR SEWER.
LOT SIZE = 45,000 sq. ft., FRONTAGE = 150', 17' = 20', 5' = 10', 1' = 20'
LOT COVERAGE = 35% (SINGLE FAMILY) / 40% (TWO FAMILY)
REGULATIONS FOR CONDITIONAL USE / PORCHOP SUBDIVISION.
MINIMUM LOT SIZE = 40,000 sq. ft. OR MINIMUM DISTRICT LOT SIZE.
AVERAGE LOT SIZE = 120,000 sq. ft. OR 1.5 TIMES THE MINIMUM DISTRICT LOT SIZE.
MINIMUM FRONTAGE = 50'
3. LOT AREAS:
TAX MAP 231, LOT 18: EXISTING AREA = 1,795,813 sq. ft. / 41.23 acres
ORIENTATION: HORIZONTAL DATUM - CITY OF ROCHESTER GIS (NHSPC).
VERTICAL DATUM - NAVD83.
SOIL TYPES ARE PER STRAFFORD COUNTY SOIL SURVEY, USDA, SHEET 27.
(CIB) CHARLTON FINE SANDY LOAM 3-8% SLOPES
(CSB) CHARLTON VERY STONY FINE SANDY LOAM 3-8% SLOPES
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"A THIRTY (30) FOOT RIGHT OF WAY FOR INGRESS AND EGRESS..." GRANTED TO TAX MAP 231, LOT 9. SEE SCRD BOOK 1327, PAGE 655.
4. LOT IS NOT LOCATED WITHIN (100YR FLOOD) AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY MAP, COMMUNITY NUMBER 33017001950, EFFECTIVE DATED ON 05-17-05.



TAX MAP 231, LOT 18
OWNER OF RECORD:
DENNIS G. & JANINE ALLFREY, TRUSTEES
THE DENNIS AND JANINE ALLFREY FAMILY TRUST
2 CAPITAL CIRCLE, ROCHESTER, NH 03867
S.C.R.D. BOOK 4983, PAGE 961

EXISTING FEATURES PLAN
TAX MAP 231, LOT 18
SAMPSON ROAD
ROCHESTER, NH
PREPARED FOR:
THE DENNIS AND JANINE
ALLFREY FAMILY TRUST
APRIL 2022
GRAPHIC SCALE



FILE NO. 108
PLAN NO. C-3261-S
DWG. NO. 21370

31 Mooney Street, Alton, N.H. 603-875-3948

NORWAY PLAINS ASSOCIATES, INC.

2 Continental Blvd., Rochester, N.H. 603-335-3948

Drawing Location: LA 2021121370 (MCS) 13170 SP-1.dwg
Mon, 29 Apr 2023 - 2:01pm

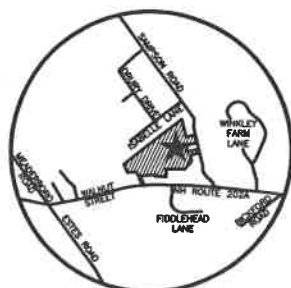
LAND SURVEYORS

CIVIL ENGINEERS

LEGEND

- PROPERTY LINE
- JURISDICTIONAL WETLANDS
- EXISTING TREE LINE
- EXISTING DRAIN LINE
- EXISTING CONTOUR LINE
- EXISTING TEST PIT
- EXISTING SPOT GRADE
- PROPOSED SPOT GRADE
- PROPOSED TREE LINE
- PROPOSED DRAIN LINE
- PROPOSED CONTOUR LINE
- PROPOSED FLARED END SECTION (FES)
- CORRUGATED POLYETHYLENE PIPE
- PROPOSED OUTLET PROTECTION

NOTES:
1. ALL HOUSES ROOF RUNOFF DIRECTED TO
RETENTION BASIN BY CUTTER OR DRIP EDGE. SEE
DETAIL SHEET FOR DRP EDGE DETAIL.



LOCUS
N.T.S.

FILE NO. 108
PLAN NO. C-3261-S
DWG. NO. 21370

CAREFULLY REVIEW ALL SHEETS OF THIS PACKAGE TO INSURE PROPER CONSTRUCTION.
SPECIFIC SITE CONDITIONS SHOULD BE EXPLORED PRIOR TO CONSTRUCTION. CONTACT
BOTH THE DESIGN ENGINEER AND THE PROJECT OWNER FOR ANY AVAILABLE
GEOTECHNICAL OR HYDROGEOLOGICAL INFORMATION AVAILABLE BUT NOT CONTAINED WITH
IN THE PLAN SET. IF THERE ARE ANY QUESTIONS WITH THE DESIGN PRESENTED IN
THIS PLAN SET PLEASE CONTACT THE ENGINEERING STAFF AT NORWAY PLAINS
ASSOCIATES, INC. (603)-335-3948.

31 Mooney Street, Alton, N.H. 603-875-3948

NORWAY PLAINS ASSOCIATES, INC.

TAX MAP 231, LOT 18
OWNER OF RECORD:
DENNIS G. & JANINE ALLFREY, TRUSTEES
THE DENNIS AND JANINE ALLFREY FAMILY TRUST
2 CAPITAL CIRCLE, ROCHESTER, NH 03867
S.C.R.D. BOOK 4983, PAGE 961



GRADING AND DRAINAGE
TAX MAP 231, LOT 18
SAMPSON ROAD
ROCHESTER, NH

PREPARED FOR:
THE DENNIS AND JANINE
ALLFREY FAMILY TRUST
APRIL 2022

C-1

2 Continental Blvd., Rochester, N.H. 603-335-3948

Drawing Location: K:\2021\21370\DWG\21370 SP-1.dwg
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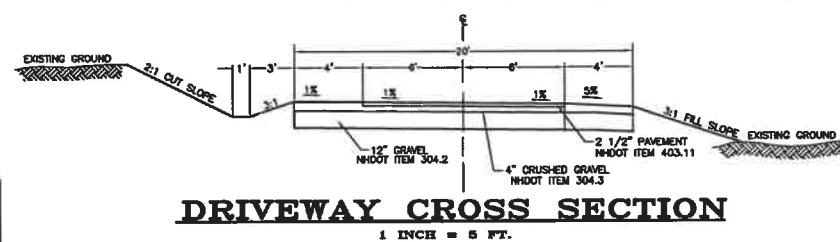
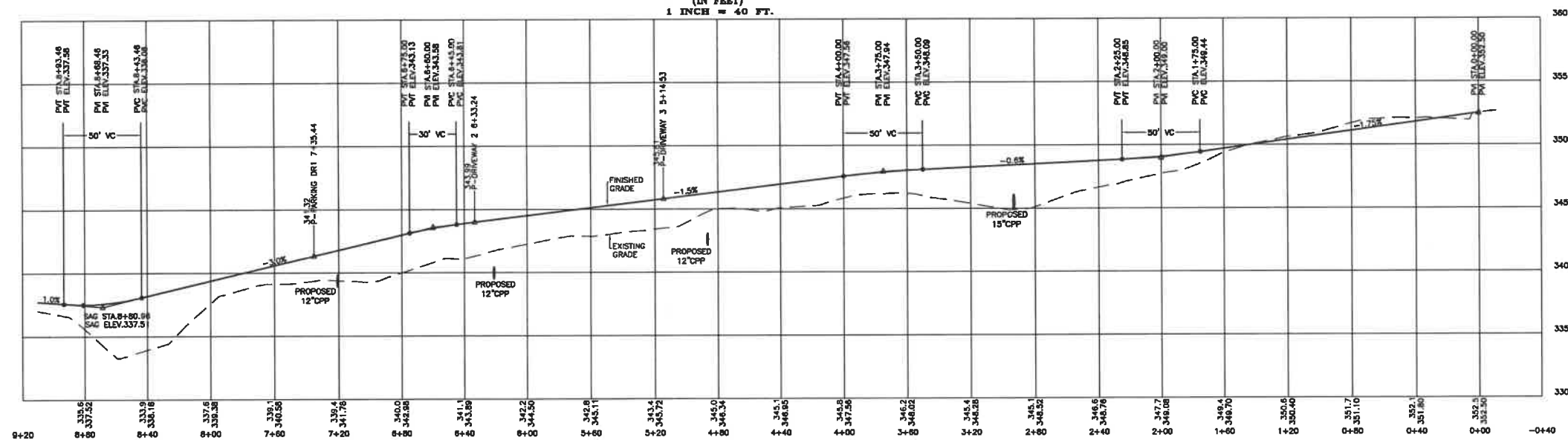
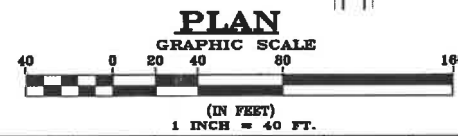
LAND SURVEYORS

CIVIL ENGINEERS

LEGEND

- PROPERTY LINE
- JURISDICTIONAL WETLANDS
- PROPOSED DRAIN LINE
- PROPOSED FLARED END SECTION (FES)

CAREFULLY REVIEW ALL SHEETS OF THIS PACKAGE TO INSURE PROPER CONSTRUCTION. SPECIFIC SITE CONDITIONS SHOULD BE EXPLORED PRIOR TO CONSTRUCTION. CONTACT BOTH THE DESIGN ENGINEER AND THE PROJECT OWNER FOR ANY AVAILABLE GEOTECHNICAL OR HYDROGEOLOGICAL INFORMATION AVAILABLE BUT NOT CONTAINED WITHIN THE PLAN SET. IF THERE ARE ANY QUESTIONS WITH THE DESIGN PRESENTED IN THIS PLAN SET PLEASE CONTACT THE ENGINEERING STAFF AT NORWAY PLAINS ASSOCIATES, INC. (603)-335-3948.



PROFILE

1" = 40' (HORIZ.)
1" = 5' (VERT.)

DRIVEWAY PLAN AND PROFILE
TAX MAP 231, LOT 18
SAMPSON ROAD
ROCHESTER, NH

PREPARED FOR:
THE DENNIS AND JANINE
ALLFREY FAMILY TRUST
APRIL 2022

C-2

FILE NO. 108
PLAN NO. C-3261-S
DWG. NO. 21370

31 Mooney Street, Alton, N.H. 603-875-3948

NORWAY PLAINS ASSOCIATES, INC.

2 Continental Blvd., Rochester, N.H. 603-335-3948

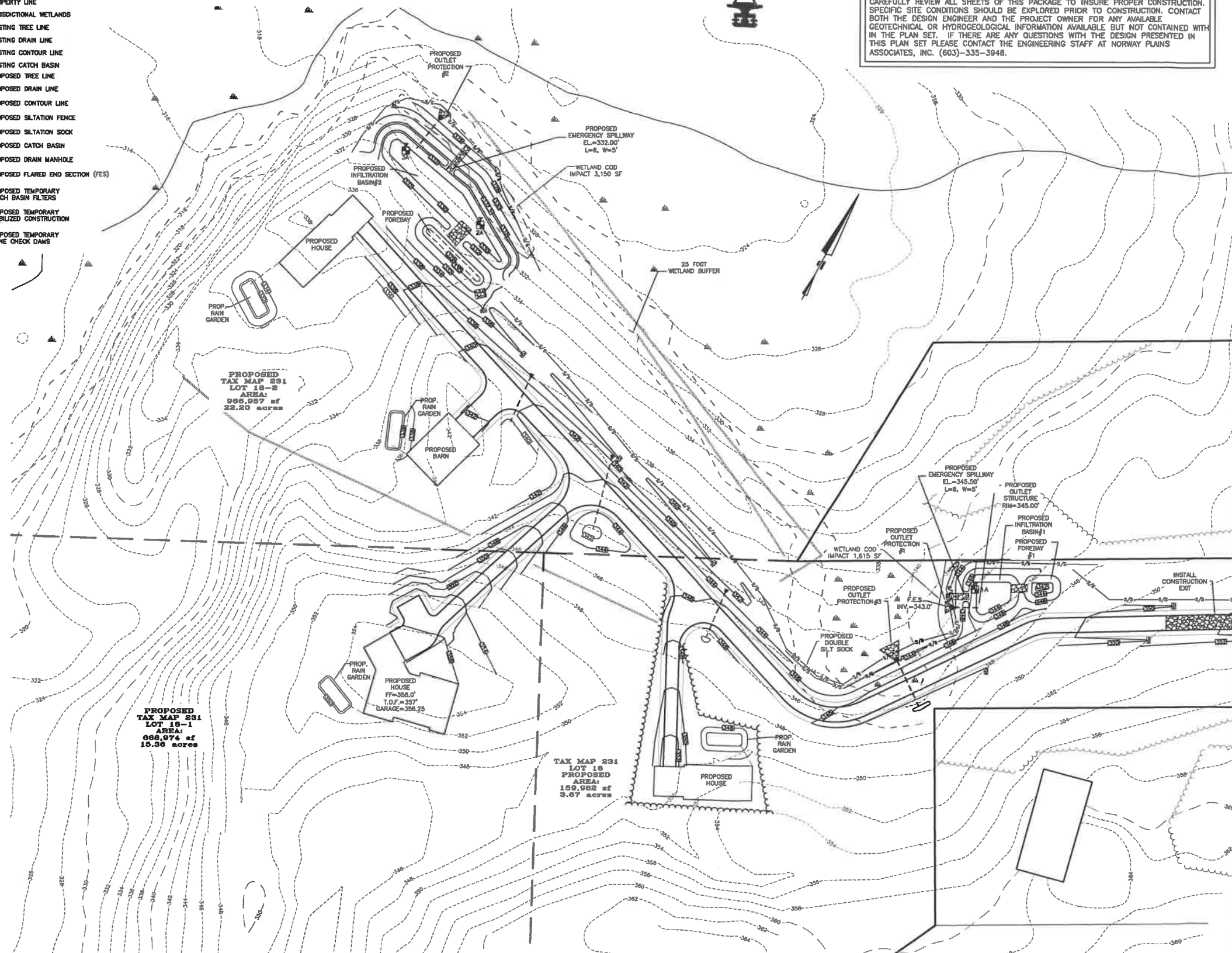
LAND SURVEYORS

CIVIL ENGINEERS

LEGEND

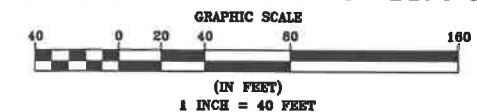
- PROPERTY LINE
- - - JURISDICTIONAL WETLANDS
- EXISTING TREE LINE
- EXISTING DRAIN LINE
- EXISTING CONTOUR LINE
- EXISTING CATCH BASIN
- PROPOSED TREE LINE
- PROPOSED DRAIN LINE
- PROPOSED CONTOUR LINE
- PROPOSED SILTATION FENCE
- PROPOSED SILTATION SOCK
- PROPOSED CATCH BASIN
- PROPOSED DRAIN MANHOLE
- PROPOSED FLARED END SECTION (FES)
- PROPOSED TEMPORARY CATCH BASIN FILTERS
- PROPOSED TEMPORARY STABILIZED CONSTRUCTION EXIT
- PROPOSED TEMPORARY STONE CHECK DAMS

CAREFULLY REVIEW ALL SHEETS OF THIS PACKAGE TO INSURE PROPER CONSTRUCTION. SPECIFIC SITE CONDITIONS SHOULD BE EXPLORED PRIOR TO CONSTRUCTION. CONTACT BOTH THE DESIGN ENGINEER AND THE PROJECT OWNER FOR ANY AVAILABLE GEOTECHNICAL OR HYDROGEOLOGICAL INFORMATION AVAILABLE BUT NOT CONTAINED WITHIN THE PLAN SET. IF THERE ARE ANY QUESTIONS WITH THE DESIGN PRESENTED IN THIS PLAN SET PLEASE CONTACT THE ENGINEERING STAFF AT NORWAY PLAINS ASSOCIATES, INC. (603)-335-3948.



SAMPSON ROAD

EROSION & SEDIMENTATION
TAX MAP 231, LOT 18
SAMPSON ROAD
ROCHESTER, NH
 PREPARED FOR:
THE DENNIS AND JANINE
ALLFREY FAMILY TRUST



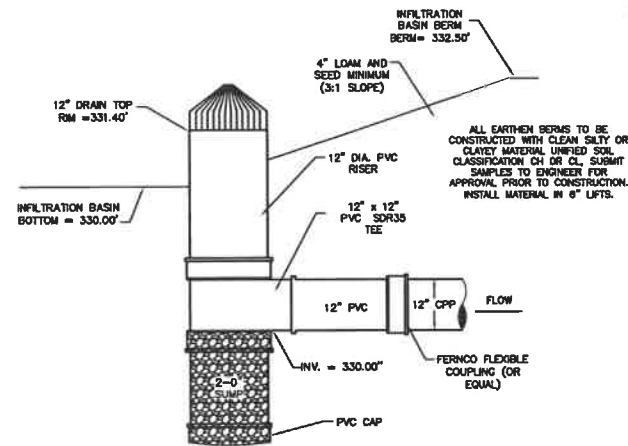
FILE NO. 108
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31 Mooney Street, Alton, N.H. 603-875-3948

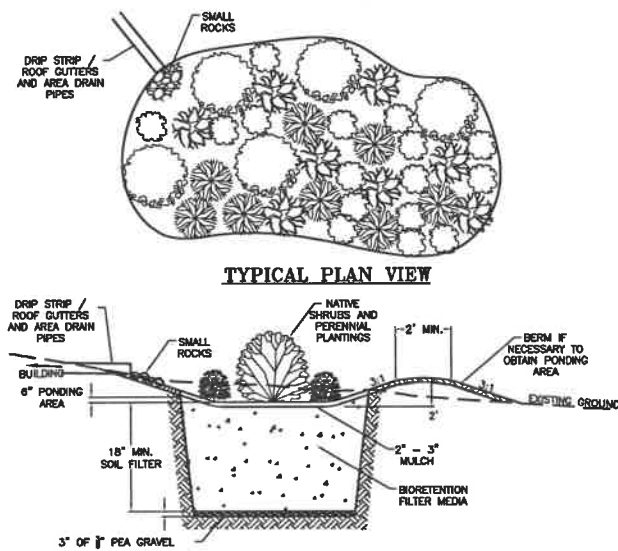
NORWAY PLAINS ASSOCIATES, INC.

2 Continental Blvd., Rochester, N.H. 603-335-3948

C-3



INFILTRATION BASIN#2
OUTLET STANDPIPE DETAIL
NOT TO SCALE



CROSS SECTION
RAIN GARDEN DETAIL
NOT TO SCALE

VEGETATED RESIDENTIAL RAIN GARDEN CONSTRUCTION AND MAINTENANCE NOTES:

1. RAIN GARDEN AREAS SHOULD BE LOCATED CLOSE TO THE SOURCE OF RUNOFF.
2. DO NOT PLACE RAIN GARDEN SYSTEMS INTO SERVICE UNTIL PLANTS HAVE BEEN PLANTED AND THE ADJACENT AREAS ARE FULLY ESTABLISHED.
3. SYSTEMS SHOULD BE INSPECTED AT LEAST TWICE ANNUALLY, AND FOLLOWING ANY RAINFALL EVENTS EXCEEDING 2.5 INCHES IN A 24-HOUR PERIOD, TO DETERMINE NECESSARY MAINTENANCE.
4. TRASH AND DEBRIS SHOULD BE REMOVED AT EACH INSPECTION.
5. AT LEAST ANNUALLY, SYSTEM SHOULD BE INSPECTED FOR DRAINAGE TROUGH. IF THE RAIN GARDEN DOES NOT DRAIN WITHIN 72 HOURS FOLLOWING A RAINFALL EVENT, THE CAUSE OF THE PROBLEM SHOULD BE IDENTIFIED AND THE CONDITIONS OF THE GARDEN TO DETERMINE MEASURES REQUIRED TO RESTORE FILTRATION FUNCTION, INCLUDING BUT NOT LIMITED TO REMOVAL OF ACCUMULATED SEDIMENTS OR RECONSTRUCTION OF THE FILTER MEDIA.
6. PLANTS SHOULD BE MAINTAINED IN GOOD HEALTH AND GROWING CONDITION, INCLUDING PRUNING, REMOVAL, AND REPLACEMENT OF DEAD OR DISEASED VEGETATION, AND REMOVAL OF INVASIVE SPECIES.
7. THE DEPTH OF THE GARDEN SHALL BE SUFFICIENT TO ACCOMMODATE THE PLANT MATERIAL CONFIGURATION.
8. EACH GARDEN SHALL BE A MINIMUM OF 300 SQUARE FEET IN AREA AT THE POUNDED LEVEL.

SUGGESTED PLANTINGS (SHADY RAIN GARDEN)
PLANTS WITHIN THE WETTER CENTER OF THE GARDEN:
WOODY SHRUBS:
VERNAL HITCH HAZEL: 6-10' H x 6-10' W
NATIVE RHODODENDRON: 1-3' H x 1-3' W
LABRADORE TEA: 1-3' H x 1-3' W
WINTERBERRY: 6-8' H x 6-8' W
PERENNIALS:
RAVENS BELL: 2-5' H x 2-5' W
NATIVE COLUMBINE: 1-2' H x 1-2' W
SENSITIVE FERNS: 2' H x 18" W
CAROINAL FLOWERS: 2-4' H x 1' W
PLANTS WITHIN THE DRYER OUTER EDGE OF THE GARDEN:
WOODY SHRUBS:
SMOKETREE: 2-4' H x 2-4' W
BEARBERRY: 6-12' x 1-2' W
PERENNIALS:
WILD GERANIUM: 1-2' H x 2' W

BIOPRETENTION FILTER MEDIA			
COMPONENT MATERIAL	PERCENT OF MIXTURE BY VOLUME	GRADATION OF MATERIAL	
		SIEVE NO.	PERCENT BY WEIGHT PASSING STANDARD SIE
FILTER MEDIA OPTION A			
ASTM C-33 CONCRETE SAND	50 TO 55		
LOAMY SAND TOPSOIL, WITH FINES AS INDICATED	20 TO 30	200	13 TO 25
MODERATELY FINE SHREDDY BARK OR WOOD FIBERS MULCH, WITH FINES AS INDICATED	20 TO 30		< 5
FILTER MEDIA OPTION B			
MODERATELY FINE SHREDDY BARK OR WOOD FIBERS MULCH, WITH FINES AS INDICATED	20 TO 30	200	< 5
LOAMY COARSE SAND	70 TO 80	10	85 TO 100
		20	70 TO 100
		60	15 TO 40
		200	8 TO 15

CROSS COUNTRY UNDER PAVEMENT

Labels in the cross-section include:

- TRENCH
- 4" COMPACTED LOAM & SEEDING
- ROAD BASE COURSE
- 1.5" MIN.
- 2.5" MIN.
- CUT SLOPE SEE NOTE #1
- 6"
- UNDISTURBED SOIL
- 3" MIN. OR D+2 (WHICHEVER IS GREATER)
- LEDGE
- CUT SLOPE SEE NOTE #1
- CRUSHED STONE BEDDING FOR FULL WIDTH OF THE TRENCH UP TO SPRING LINE OF PIPE. 6" BELOW PIPE IN EARTH/12" BELOW PIPE IN LEDGE
- DRAIN LINE SPRING LINE
- SAND BLANKET
- CLEAN GRANULAR FILL OR SUITABLE MAT.

FLARED END SECTION DETAIL

TOP VIEW

SIDE VIEW

FRONT VIEW

NOT TO SCALE

DIMENSIONS (INCHES)				
PIPE DIAMETERS	A	B	C	D
10" / 12"	42	14.5	33	6
18"	41	19	34	6

DRAINAGE PIPE
TRENCH INSTALLATION DETAIL
NOT TO SCALE

PREPARED FOR:
THE DENNIS AND JANINE
ALLFREY FAMILY TRUST
APRIL 2022

31 Mooney Street, Alton, N.H. 603-875-3948

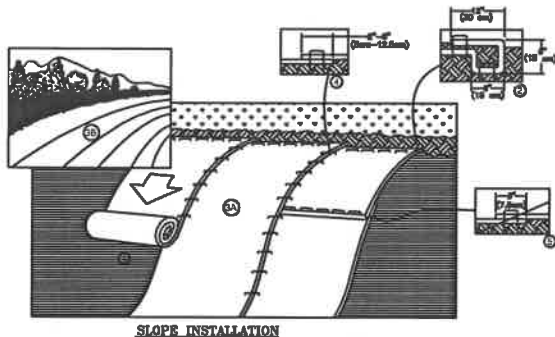
NORWAY PLAINS ASSOCIATES, INC.

2 Continental Blvd., Rochester, N.H. 603-335-3948



NORTH AMERICAN GREEN
EROSION CONTROL PRODUCTS
Guaranteed SOLUTIONS

140-00 180-000 41 NORTH
CARROLL, IN 47720
800-773-2040
www.norgreen.com



SLOPE INSTALLATION

MAINTENANCE REQUIREMENTS:

- ALL BLANKET AND MATS SHALL BE INSPECTED WEEKLY DURING THE CONSTRUCTION PERIOD, AND AFTER ANY RAINFALL EVENT EXCEEDING 1/2 INCH IN A 24-HOUR PERIOD.
- ANY FAILURE SHALL BE REPAIRED IMMEDIATELY. IF WASHOUT OF THE SLOPE, DISPLACEMENT OF THE MAT, OR DAMAGE TO THE MAT OCCURS, THE AFFECTED SLOPE SHALL BE REPAIRED AND RESEEDED, AND THE AFFECTED AREA OF MAT SHALL BE RE-INSTALLED.

CONSTRUCTION SPECIFICATIONS:

1. MANUFACTURE'S INSTALLATION INSTRUCTIONS:

- PREPARE SOIL BEFORE INSTALLING ROLLED EROSION CONTROL PRODUCTS (RECP's), INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
- BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE RECP'S IN A 8" (15 CM) DEEP X 8" (15 CM) WIDE TRENCH WITH APPROXIMATELY 12" (30 CM) OF RECP'S EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE RECP'S WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30 CM) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30 CM) PORTION OF RECP'S BACK OVER SEED AND COMPACTED SOIL. SECURE RECP'S OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30 CM) APART ACROSS THE WIDTH OF THE RECP'S.
- ROLL THE RECP'S (A) DOWN OR (B) HORIZONTALLY ACROSS THE SLOPE. RECP'S WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL RECP'S MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING THE DOT SYSTEM STAPLES/STAKES SHALL BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.
- THE EDGES OF PARALLEL RECP'S MUST BE STAPLED WITH APPROXIMATELY 2" - 5" (5 CM - 12.5 CM) OVERLAP DEPENDING ON RECP'S TYPE.
- CONSECUTIVE RECP'S SPUNCE DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" (7.5 CM) OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" (30 CM) APART ACROSS ENTIRE RECP'S WIDTH.
NOTE: IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 CM) MAY BE NECESSARY TO PROPERLY SECURE THE RECP'S.

2. SITE PREPARATION:

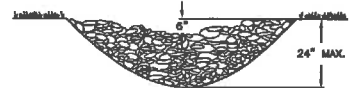
- PROPER SITE PREPARATION IS ESSENTIAL TO ENSURE COMPLETE CONTACT OF THE PROTECTION MATTING WITH THE SOIL. GRADE AND SHAPE AREA IF INSTALLATION.
- REMOVE ALL ROCKS, CLODS, TRASH, VEGETATIVE OR OTHER OBSTRUCTIONS SO THAT THE INSTALLED BLANKETS WILL HAVE DIRECT CONTACT WITH THE SOIL.
- PREPARE SEEDBED BY LOOSENING 2-3 INCHES OF TOPSOIL ABOVE FINAL GRADE.
- INCORPORATE AMENDMENTS, SUCH AS LIME AND FERTILIZER, INTO SOIL ACCORDING TO SOIL TEST AND THE SEEDING PLAN.

3. SEEDING:

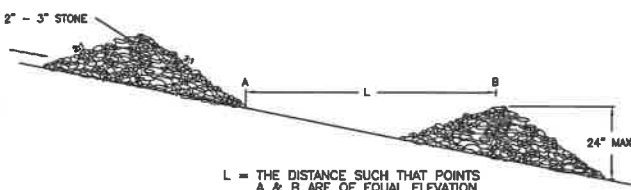
- SEED AREA BEFORE BLANKET INSTALLATION FOR EROSION CONTROL AND REVEGETATION. SEEDING AFTER MAT INSTALLATION IS OFTEN SPECIFIED FOR TURF REINFORCEMENT APPLICATIONS. WHEN SEEDING PRIOR TO BLANKET INSTALLATION, ALL CHECK SLOTS AND OTHER AREAS DISTURBED DURING INSTALLATION MUST BE RESEEDED.
- WHEN SOIL FILLING IS SPECIFIED, SEED THE MATTING AND THE ENTIRE DISTURBED AREA AFTER INSTALLATION AND PRIOR TO FILLING THE MAT WITH SOIL.

TEMPORARY EROSION CONTROL BLANKET DETAIL NOT TO SCALE

SPACING BETWEEN CHECK DAMS	
SLOPE (FT/FT)	LENGTH (FT)
0.020	75
0.030	50
0.040	37
0.050	30
0.060	19
0.100	15
0.120	13
0.150	10



DRAINAGE WAY CROSS-SECTION



SPACING BETWEEN STONE CHECK DAMS

CONSTRUCTION SPECIFICATIONS:

- STRUCTURES SHALL BE INSTALLED ACCORDING TO THE DIMENSIONS SHOWN ON THE PLANS AT THE APPROPRIATE SPACING.
- CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER SO THAT EROSION, AIR AND WATER POLLUTION WILL BE MINIMIZED.
- STRUCTURES SHALL BE REMOVED FROM THE CHANNEL WHEN THEIR USEFUL LIFE HAS BEEN COMPLETED.

MAINTENANCE NOTES:

- TEMPORARY GRADE STABILIZATION STRUCTURES SHALL BE INSPECTED AFTER EACH STORM AND DAILY DURING PROLONGED STORM EVENTS. ANY DAMAGE TO THE STRUCTURES SHALL BE REPAIRED IMMEDIATELY.
- PARTICULAR ATTENTION SHALL BE GIVEN TO END RUN AND EROSION AT THE DOWNSTREAM TOE OF THE STRUCTURE.
- WHEN REMOVING THE STRUCTURES, THE DISTURBED AREAS SHALL BE BROUGHT UP TO EXISTING CHANNEL GRADE AND THE AREAS PREPARED, SEEDING AND MULCHED.
- SEDIMENT SHALL BE REMOVED FROM BEHIND THE STRUCTURES WHEN IT REACHES 1/2 THE ORIGINAL HEIGHT OF THE STRUCTURE.

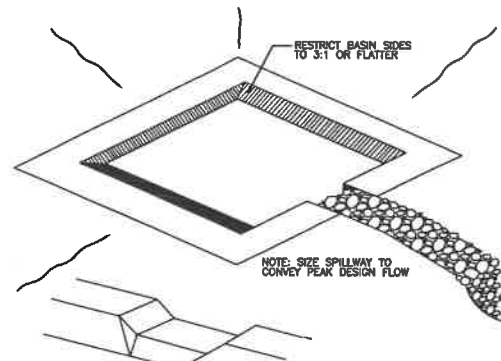
STONE CHECK DAM INSTALLATION DETAIL NOT TO SCALE

FILE NO. 108
PLAN NO. C-222
DWG. NO. 21370
F.B. NO.

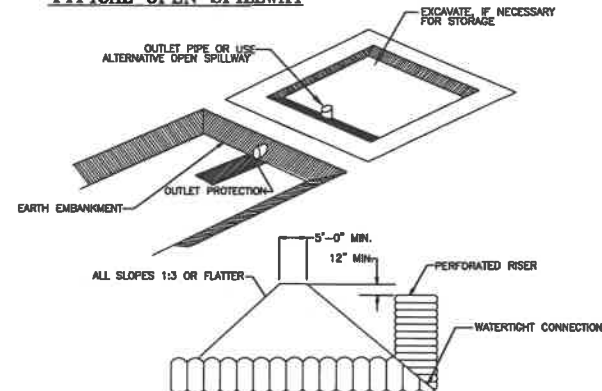
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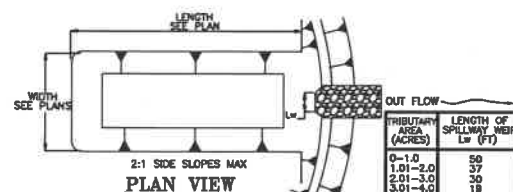
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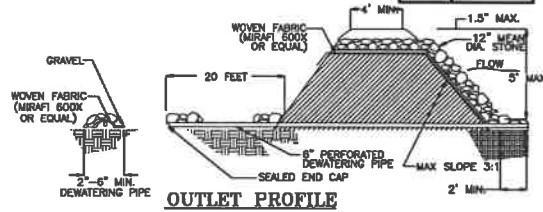
TYPICAL OPEN SPILLWAY



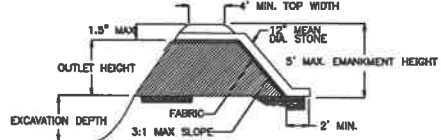
EMBANKMENT SECTION THRU RISER



PLAN VIEW



OUTLET PROFILE



ALTERNATE OUTLET PROFILE

SEDIMENT TRAP

TEMPORARY VEGETATION:

SPECIFICATIONS:

SITE PREPARATION:

- INSTALL NEEDED EROSION AND SEDIMENT CONTROL MEASURES SUCH AS SILTATION BARRIERS, DIVERSIONS, AND SEDIMENT TRAPS.
- GRADE AS NEEDED FOR THE ACCESS OF EQUIPMENT FOR SEEDBED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING.
- RUNOFF SHALL BE DIVERTED FROM THE SEEDBED AREA.
- ON SLOPES 4:1 OR STEEPER, THE FINAL PREPARATION SHALL INCLUDE CREATING HORIZONTAL GROOVES PERPENDICULAR TO THE DIRECTION OF THE SLOPE TO CATCH SEED AND REDUCE RUNOFF.

SEEDBED PREPARATION:

- STONES AND TRASH SHALL BE REMOVED SO AS NOT TO INTERFERE WITH THE SEEDING AREA.
- WHERE THE SOIL HAS BEEN COMPACTED BY CONSTRUCTION OPERATIONS, LOOSEN SOIL TO A DEPTH OF 2 INCHES BEFORE APPLYING FERTILIZER, LIME AND SEED.
- IF APPLICABLE, FERTILIZER AND ORGANIC SOIL AMENDMENTS SHALL BE APPLIED DURING THE GROWING SEASON.
- APPLY LIMESTONE AND FERTILIZER ACCORDING TO SOIL TEST RECOMMENDATIONS. FERTILIZER SHALL BE RESTRICTED TO LIME, WOOD ASH OR LOW PHOSPHATE AND SLOW RELEASE NITROGEN VARIETIES, UNLESS A SOIL TEST WARRANTS OTHERWISE. IF SOIL TESTING IS NOT FEASIBLE ON SMALL OR VARIABLE SITES, OR WHERE TIMING IS CRITICAL FERTILIZER AND LIMESTONE MAY BE APPLIED AT THE FOLLOWING RATES:

LIMESTONE APPLICATION RATE = 3 TONS/ACRE (138 LB./1,000-SF)
*EQUIVALENT TO 50% CALCIUM PLUS MAGNESIUM OXIDE

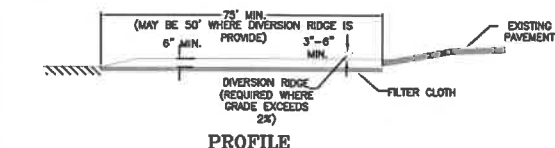
FERTILIZER APPLICATION RATE = 870 LB./ACRE (20 LB./1,000-SF)
*LOW PHOSPHATE FERTILIZER (6-0-4) OR EQUIVALENT

SEEDING:

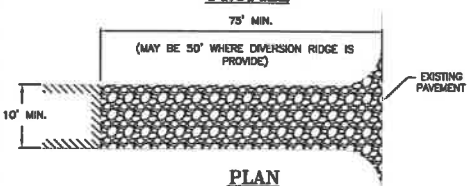
- APPLY SEED UNIFORMLY BY HAND, CYCLONE SEEDER, DRILL CULTPACKER TYPE SEEDER OR HYDRO SEEDER (SLURRY INCLUDING SEED AND FERTILIZER). NORMAL SEEDING DEPTH IS FROM 1/4 TO 1/2 INCH. HYDROSEEDING THAT INCLUDES MULCH MAY BE LEFT ON SOIL SURFACE. SEEDING RATES MUST BE INCREASED BY 10% WHEN HYDROSEEDING.
- TEMPORARY SEED SHALL TYPICALLY OCCUR PRIOR TO SEPTEMBER 15.
- AREAS SEEDING BETWEEN MAY 15 AND OCTOBER 15 SHALL BE COVERED WITH HAY OR STRAW MULCH, ACCORDING TO THE "TEMPORARY AND PERMANENT MULCHING" PRACTICE DESCRIBED IN THE NASSM, VOL. 3.
- VEGETATED GROWTH COVERING AT LEAST 85% OF THE DISTURBED AREA SHALL BE ACHIEVED PRIOR TO OCTOBER 15. IF THIS CONDITION IS NOT ACHIEVED, IMPLEMENT OTHER TEMPORARY STABILIZATION MEASURES FOR OVER WINTER PROTECTION.

MAINTENANCE REQUIREMENTS:

- TEMPORARY SEEDING SHALL BE INSPECTED WEEKLY AFTER ANY RAINFALL EXCEEDING 1/2 INCH IN 24 HOURS ON ACTIVE CONSTRUCTION SITES. TEMPORARY SEEDING SHALL BE INSPECTED JUST PRIOR TO SEPTEMBER 15, TO ASCERTAIN WHETHER ADDITIONAL SEEDING IS REQUIRED TO PROVIDE STABILIZATION OVER THE WINTER PERIOD.
- BASED ON INSPECTION, AREAS SHALL BE RESEEDING TO ACHIEVE FULL STABILIZATION OF EXPOSED SOILS. IF IT IS TOO LATE IN THE PLANTING SEASON TO APPLY ADDITIONAL SEED, THEN OTHER TEMPORARY STABILIZATION MEASURES SHALL BE IMPLEMENTED.
- IF ANY EVIDENCE OF EROSION OR SEDIMENTATION IS APPARENT, REPAIRS SHALL BE MADE AND AREAS SHALL BE RESEEDING, WITH OTHER TEMPORARY MEASURES (I.E. MULCH, ETC.) USED TO PROVIDE EROSION PROTECTION DURING THE PERIOD OF VEGETATION ESTABLISHMENT.



PROFILE



PLAN

TEMPORARY CONSTRUCTION EXIT NOT TO SCALE

MAINTENANCE REQUIREMENTS:

- WHEN THE CONTROL PAD BECOMES INEFFECTIVE, THE STONE SHALL BE REMOVED ALONG WITH THE COLLECTED SOIL MATERIAL, REGRADED ON SITE, AND STABILIZED. THE ENTRANCE SHALL THEN BE RECONSTRUCTED.
- THE CONTRACTOR SHALL SWEEP THE PAVEMENT AT EXITS WHENEVER SOIL MATERIALS ARE TRACKED ONTO THE ADJACENT PAVEMENT OR TRAVELED WAY.
- WHEN WHEEL WASHING IS REQUIRED, IT SHALL BE CONDUCTED ON AN AREA STABILIZED WITH APPROPRIATE WASH DRAINS INTO AN APPROVED SEDIMENT-TRAPPING DEVICE. ALL SEDIMENT SHALL BE PREVENTED FROM ENTERING STORM DRAINS, DITCHES, OR WATERWAYS.

CONSTRUCTION SPECIFICATIONS:

- THE MINIMUM STONE USED SHALL BE 3-INCH CRUSHED STONE.
- THE MINIMUM LENGTH OF THE PAD SHALL BE 75 FEET, EXCEPT THAT THE MINIMUM LENGTH MAY BE REDUCED TO 50 FEET IF A 3-INCH TO 6-INCH BERM IS INSTALLED AT THE ENTRANCE OF THE PROJECT SITE.
- THE PAD SHALL BE THE FULL WIDTH OF CONSTRUCTION ACCESS ROAD OR 10 FEET, WHICHEVER IS GREATER.
- THE PAD SHALL SLOPE AWAY FROM THE EXISTING ROADWAY.
- THE PAD SHALL BE AT LEAST 6 INCHES THICK.
- THE GEOTEXTILE FILTER FABRIC SHALL BE PLACED BETWEEN THE STONE PAD AND THE EARTH SURFACE BELOW THE PAD.
- THE PAD SHALL BE MAINTAINED OR REPLACED WHEN MUD AND SOIL PARTICLES CLOG THE VOIDS IN THE STONE SUCH THAT MUD AND SOIL PARTICLES ARE TRACKED OFF-SITE.
- NATURAL DRAINAGE THAT CROSSES THE LOCATION OF THE STONE PAD SHALL BE INTERCEPTED AND PIPED BENEATH THE PAD, AS NECESSARY, WITH SUITABLE OUTLET PROTECTION.

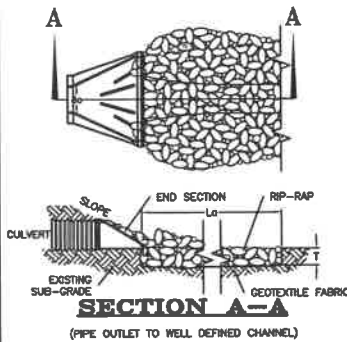
**TEMPORARY EROSION AND
SEDIMENTATION CONTROL
TAX MAP 231, LOT 18
SAMPSON ROAD
ROCHESTER, NH
PREPARED FOR:
THE DENNIS AND JANINE
ALLFREY FAMILY TRUST
APRIL 2022**

C-5



CAREFULLY REVIEW ALL SHEETS OF THIS PACKAGE TO INSURE PROPER CONSTRUCTION. SPECIFIC SITE CONDITIONS SHOULD BE EXPLORED PRIOR TO CONSTRUCTION. CONTACT BOTH THE DESIGN ENGINEER AND THE PROJECT OWNER FOR ANY AVAILABLE GEOTECHNICAL OR HYDROGEOLOGICAL INFORMATION AVAILABLE BUT NOT CONTAINED WITHIN THE PLAN SET. IF THERE ARE ANY QUESTIONS WITH THIS DESIGN PRESENTED IN THIS PLAN SET PLEASE CONTACT THE ENGINEERING STAFF AT NORWAY PLAINS ASSOCIATES, INC. (603)-335-3948.

RIP-RAP GRADATION



% OF WEIGHT SMALLER THAN THE GIVEN SIZE	SIZE OF STONE (INCHES)
100	3 TO 6
85	4 TO 5
50	3 TO 5
15	1 TO 2

% OF WEIGHT SMALLER THAN THE GIVEN SIZE	SIZE OF STONE (INCHES)
100	6 TO 8
85	5 TO 7
50	4 TO 6
15	1 TO 2

% OF WEIGHT SMALLER THAN THE GIVEN SIZE	SIZE OF STONE (INCHES)
100	8 TO 12
85	7.8 TO 10.8
50	4 TO 6
15	1.8 TO 3

% OF WEIGHT SMALLER THAN THE GIVEN SIZE	SIZE OF STONE (INCHES)
100	13.3 TO 18
85	11.7 TO 16.2
50	8 TO 13.3
15	2.7 TO 4.8

APRON DIMENSION TABLE

OUTLET PROF. #	PIPE OUTLET	W ₀	W	L ₀	T	d ₅₀
1	12" CPP	3'	12'	9'	9"	3"
2	12" CPP	3'	12'	9'	9"	3"
3	15" CPP	4'	19'	15'	9"	3"

NOTES:

- ALL PIPE CULVERTS SHALL HAVE END SECTIONS OR HEADWALLS. END SECTION MATERIAL AND MANUFACTURER SHALL MATCH THAT OF THE PIPE CULVERT.
- THE LARGEST RIP-RAP SIZE DETERMINED DURING HYDROLOGIC ANALYSIS HAS BEEN USED FOR ALL OUTLETS FOR ECONOMY AND SIMPLICITY.
- APRON LENGTHS, WIDTHS AND THICKNESSES HAVE BEEN ROUNDED UP TO WHOLE NUMBERS FOR EASE OF CONSTRUCTION.

CONSTRUCTION SPECIFICATIONS:

- PREPARE THE SUB-GRADE FOR THE FILTER MATERIAL, GEOTEXTILE FABRIC, AND RIP-RAP TO THE GRADES SHOWN ON THE PLANS.
- MINIMUM 6" SAND/GRAVEL BEDDING OR GEOTEXTILE FABRIC REQUIRED UNDER ALL ROCK RIP-RAP.
- THE ROCK OR GRAVEL USED FOR FILTER OR RIP-RAP SHALL CONFORM TO THE SPECIFIED GRADATION.
- GEOTEXTILE FABRICS SHALL BE PROTECTED FROM PUNCTURE OR TEARING DURING THE PLACEMENT OF 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 (2) PIECES OF FABRIC SHALL BE A MINIMUM OF 12 INCHES.
- 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.
- RIP-RAP SIZE CHOSEN FOR THE WORST CASE OF ALL OUTLETS. ALL RIP-RAP USED FOR PIPE OUTLET PROTECTION WILL HAVE THE SAME GRADATION AND THICKNESS.

MAINTENANCE NOTES:

- OUTLETS SHALL BE INSPECTED AND CLEANED ANNUALLY AND AFTER ANY MAJOR STORM EVENT. ANY EROSION OR DAMAGE TO THE RIP-RAP SHALL BE REPAIRED IMMEDIATELY.
- THE CHANNEL IMMEDIATELY DOWNSTREAM FROM THE OUTLET SHOULD BE CHECKED TO SEE THAT NO EROSION IS OCCURRING.
- THE DOWNSTREAM CHANNEL SHOULD BE KEPT CLEAR OF OBSTRUCTIONS SUCH AS FALLEN TREES, DEBRIS, AND SEDIMENT THAT COULD CHANGE FLOW PATTERNS AND/OR TAILWATER DEPTHS ON THE PIPES. REPAIRS MUST BE CARRIED OUT IMMEDIATELY TO AVOID ADDITIONAL DAMAGE TO THE OUTLET PROTECTION APRON.

PIPE OUTLET PROTECTION DETAIL

PERMANENT VEGETATION:

SPECIFICATIONS:

SITE PREPARATION:

- INSTALL NEEDED EROSION AND SEDIMENT CONTROL MEASURES SUCH AS SILTATION BARRIERS, DIVERSIONS, AND SEDIMENT TRAPS.
- GRADE AS NEEDED FOR THE ACCESS OF EQUIPMENT FOR SEEDBED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING.
- RUNOFF SHALL BE DIVERTED FROM THE SEEDBED AREA.
- ON SLOPES 4:1 OR STEEPER, THE FINAL PREPARATION SHALL INCLUDE CREATING HORIZONTAL GROOVES PERPENDICULAR TO THE DIRECTION OF THE SLOPE TO CATCH SEED AND REDUCE RUNOFF.

SEEDBED PREPARATION:

- WORK LINE AND FERTILIZER INTO THE SOIL AS NEARLY AS PRACTICAL, TO A DEPTH OF 4 INCHES WITH A DISC, SPRING TOOTH HARROW OR OTHER SUITABLE EQUIPMENT. THE FINAL HARROWING OPERATION SHALL BE ON THE GENERAL CONTOUR. CONTINUE TILLAGE UNTIL A REASONABLY UNIFORM FINE SEEDBED IS PREPARED. ALL BUT CLAY AND SILT SOILS SHALL BE ROLLED TO FIRM THE SEEDBED WHEREVER FEASIBLE.
- REMOVE FROM THE SURFACE ALL STONES 2 INCHES OR LARGER IN ANY DIMENSION. REMOVE ALL OTHER DEBRIS, SUCH AS WIRE, CABLE, TREE ROOTS, CONCRETE CLODS, LUMPS, TRASH OR OTHER UNSUITABLE MATERIAL.
- INSPECT SEEDBED JUST BEFORE SEEDING. IF TRAFFIC HAS LEFT THE SOIL COMPACTED, THE AREA MUST BE TILLED AND FIRMED AS ABOVE.
- WHERE THE SOIL HAS BEEN COMPACTED BY CONSTRUCTION OPERATIONS, LOOSEN SOIL TO A DEPTH OF 2 INCHES BEFORE APPLYING FERTILIZER, LIME AND SEED.
- IF APPLICABLE, FERTILIZER AND ORGANIC SOIL AMENDMENTS SHALL BE APPLIED DURING THE GROWING SEASON.
- APPLY LIMESTONE AND FERTILIZER ACCORDING TO SOIL TEST RECOMMENDATIONS. FERTILIZER SHALL BE REDISTRIBUTED BUT NO LATER THAN 45 DAYS FROM THE TIME OF INITIAL DISTURBANCE, UNLESS A SHORTER TIME IS SPECIFIED BY LOCAL AUTHORITIES. THE CONSTRUCTION SEQUENCE APPROVED AS PART OF THE ISSUED PERMIT OR AN INDEPENDENT MONITOR.

LIMESTONE APPLICATION RATE = 3 TONS/ACRE (138 LB./1,000-SF)
*EQUIVALENT TO 50% CALCIUM PLUS MAGNESIUM OXIDE

FERTILIZER APPLICATION RATE = 870 LB./ACRE (20 LB./1,000-SF)
*LOW PHOSPHATE FERTILIZER (9-0-4) OR EQUIVALENT

SEEDING:

- INOCULATE ALL LEGUME SEED WITH THE CORRECT TYPE OF INOCULANT.
- APPLY SEED UNIFORMLY BY HAND, CYCLONE SEEDER, DRILL, CULTIPACKER TYPE SEEDER OR HYDROSEEDER (SLURRY INCLUDING SEED AND FERTILIZER). NORMAL SEEDING DEPTH IS FROM 1/4 TO 1/2 INCH. HYDROSEEDING THAT INCLUDES MULCH MAY BE LEFT ON SOIL SURFACE. WHERE FEASIBLE EXCEPT WHERE EITHER CULTIPACKER TYPE SEEDER OR HYDROSEEDER IS USED, THE SEEDBED SHALL BE FIRMED FOLLOWING SEEDING OPERATIONS WITH A ROLLER OR LIGHT DRAG.
- SPRING SEEDING USUALLY GIVES THE BEST RESULTS FOR ALL SEED MIXES OR WITH LEGUMES. PERMANENT SEEDING SHALL BE COMPLETED 45 DAYS PRIOR TO FIRST KILLING FROST. WHEN CROWN VETCH IS SEEDING IN LATE SUMMER AT LEAST 35% OF THE SEED SHALL BE HARD SEED (UNSCARIFIED). IF SEEDING CANNOT BE DONE WITHIN THE SPECIFIED SEEDING DATES, MULCH ACCORDING TO THE TEMPORARY AND PERMANENT MULCHING PRACTICES DESCRIBED IN THE NISM, VOL. 3, AND DELAY SEEDING UNTIL THE NEXT RECOMMENDED SEEDING PERIOD.
- AREAS SEEDING BETWEEN MAY 15 AND AUGUST 15 SHALL BE COVERED WITH HAY OR STRAW MULCH, ACCORDING TO THE TEMPORARY AND PERMANENT MULCHING PRACTICE DESCRIBED IN THE NISM, VOL. 3.
- VEGETATED GROWTH COVERING AT LEAST 85% OF THE DISTURBED AREA SHALL BE ACHIEVED PRIOR TO OCTOBER 15. IF THIS CONDITION IS NOT ACHIEVED, IMPLEMENT OTHER TEMPORARY STABILIZATION MEASURES FOR OVER WINTER PROTECTION.

HYDROSEEDING:

- WHEN HYDROSEEDING (HYDRAULIC APPLICATION), PREPARE THE SEEDBED AS SPECIFIED ABOVE OR BY HAND RAKING TO LOOSEN AND SMOOTH THE SOIL AND REMOVE SURFACE STONES LARGER THAN 2 INCHES IN DIAMETER.
- SLOPES MUST BE NO STEEPER THAN 2:1 (2 FEET HORIZONTALLY BY 1 FOOT VERTICALLY).
- LIME AND FERTILIZER MAY BE APPLIED SIMULTANEOUSLY WITH THE SEED. THE USE OF FIBER MULCH ON CRITICAL AREAS IS NOT RECOMMENDED (UNLESS IT IS USED TO HOLD STRAW OR HAY). BETTER PROTECTION IS GAINED BY USING STRAW MULCH AND HOLDING IT WITH ADHESIVE MATERIALS OR 500 POUNDS PER ACRE OF WOOD FIBER MULCH.
- SEEDING RATES MUST BE INCREASED BY 10% WHEN HYDROSEEDING.

MAINTENANCE REQUIREMENTS:

- PERMANENT SEEDING AREAS SHALL BE INSPECTED AT LEAST MONTHLY DURING THE COURSE OF CONSTRUCTION. INSPECTION, MAINTENANCE AND CORRECTIVE ACTIONS SHALL CONTINUE UNTIL THE OWNER ASSUMES PERMANENT OPERATION OF THE SITE.
- SEEDING AREAS SHALL BE MOWED AS REQUIRED TO MAINTAIN A HEALTHY STAND OF VEGETATION. MOWING HEIGHT AND FREQUENCY DEPEND OF TYPE OF GRASS COVER.
- BASED ON INSPECTION, AREAS SHALL BE RESEEDING TO ACHIEVE FULL STABILIZATION OF EXPOSED SOILS.
- AT A MINIMUM 85% OF THE SOIL SURFACE SHALL BE COVERED BY VEGETATION.
- IF ANY EVIDENCE OF EROSION OR SEDIMENTATION IS APPARENT, REPAIRS SHALL BE MADE AND AREAS SHALL BE RESEEDING, WITH OTHER TEMPORARY MEASURES (I.E. MULCH, ETC.) USED TO PROVIDE EROSION PROTECTION DURING THE PERIOD OF VEGETATION ESTABLISHMENT.

PERMANENT VEGETATION

SEEDING RECOMMENDATIONS

USE	MIXTURE	SPECIES	LSB./ACRE	LSB./1,000-SF
STEEP CUTS AND FILLS, BORROW AND DISPOSAL AREAS	A	TALL FESCUE	20	0.45
		CREeping RED FESCUE	20	0.45
		REDTOP	2	0.05
		TOTAL	42	0.95
WATERWAYS, EMERGENCY SPILLWAYS, AND OTHER CHANNELS WITH FLOWING WATER	A	TALL FESCUE	20	0.45
		CREeping RED FESCUE	20	0.45
		REDTOP	2	0.05
		TOTAL	42	0.95
LIGHTLY USED PARKING LOTS, ODD AREAS, UNUSED LANDS, AND LOW INTENSITY RECREATION SITES	A	TALL FESCUE	20	0.45
		CREeping RED FESCUE	20	0.45
		REDTOP	2	0.05
		TOTAL	42	0.95
PLAY AREAS AND ATHLETIC FIELDS (TOPSOIL ESSENTIAL FOR GOOD TURF)	F	CREeping RED FESCUE	50	1.15
		KENTUCKY BLUEGRASS	50	1.15
		TOTAL	100	2.30
		TOTAL	100	2.30

SOURCES:

- NEW HAMPSHIRE STORMWATER MANAGEMENT MANUAL, VOLUME 3, TABLES 4-2 AND 4-3
- MINNICK, E.L. AND H.T. MARSHALL, (AUGUST 1992)

GENERAL CONSTRUCTION PHASING:

- STABILIZATION:
A SITE IS DEEMED STABILIZED WHEN IT IS IN A CONDITION IN WHICH THE SOIL ON SITE WILL NOT EXPERIENCE ACCELERATED OR UNNATURAL EROSION UNDER THE CONDITIONS OF A 10-YEAR STORM EVENT, SUCH AS BUT NOT LIMITED TO:
A) A MINIMUM OF 85% VEGETATIVE COVER HAS BEEN ESTABLISHED;
B) A MINIMUM OF 3-INCHES OF NON-EROSIVE MATERIAL, SUCH AS STONE OR A CERTIFIED COMPOST BLANKET HAVE BEEN INSTALLED; OR
C) EROSION CONTROL BLANKETS HAVE BEEN INSTALLED.
E) ALL AREAS THAT WILL NOT BE PAVED:
a) A MINIMUM OF 85% VEGETATIVE COVER HAS BEEN ESTABLISHED;
b) A MINIMUM OF 3-INCHES OF NON-EROSIVE MATERIAL, SUCH AS STONE OR A CERTIFIED COMPOST BLANKET HAVE BEEN INSTALLED; OR
c) EROSION CONTROL BLANKETS HAVE BEEN INSTALLED.
F) ALL AREAS THAT WILL NOT BE PAVED:
a) A MINIMUM OF 85% VEGETATIVE COVER HAS BEEN ESTABLISHED;
b) A MINIMUM OF 3-INCHES OF NON-EROSIVE MATERIAL, SUCH AS STONE OR A CERTIFIED COMPOST BLANKET HAVE BEEN INSTALLED; OR
c) EROSION CONTROL BLANKETS HAVE BEEN INSTALLED.
- TEMPORARY STABILIZATION:
ALL AREAS OF EXPOSED OR DISTURBED SOIL SHALL BE TEMPORARILY STABILIZED AS SOON AS PRACTICABLE BUT NO LATER THAN 45 DAYS FROM THE TIME OF INITIAL DISTURBANCE, UNLESS A SHORTER TIME IS SPECIFIED BY LOCAL AUTHORITIES. THE CONSTRUCTION SEQUENCE APPROVED AS PART OF THE ISSUED PERMIT OR AN INDEPENDENT MONITOR.
- PERMANENT STABILIZATION:
ALL AREAS OF EXPOSED OR DISTURBED SOIL SHALL BE PERMANENTLY STABILIZED AS SOON AS PRACTICABLE BUT NO LATER THAN 45 DAYS FOLLOWING FINAL GRADING.
- MAXIMUM AREA OF DISTURBANCE:
THE SMALLEST PRACTICAL AREA SHALL BE DISTURBED DURING CONSTRUCTION, NO MORE THAN 5 ACRES SHALL BE DISTURBED (NOT STABILIZED) AT ANY TIME.
- ONLY DISTURB, CLEAR, OR GRADE AREAS NECESSARY FOR CONSTRUCTION.
a) FLAG OR OTHERWISE DELINEATE AREAS NOT TO BE DISTURBED.
b) EXCLUDE VEHICLES AND CONSTRUCTION EQUIPMENT FROM THESE AREAS TO PRESERVE NATURAL VEGETATION.
- ALL GRADED OR DISTURBED AREAS INCLUDING SLOPES SHALL BE PROTECTED DURING CLEARING AND CONSTRUCTION IN ACCORDANCE WITH THE APPROVED GRADING AND DRAINAGE PLAN DEPICTED ON SHEET C-3.
- ALL EROSION AND SEDIMENT CONTROL PRACTICES AND MEASURES SHALL BE CONSTRUCTED, APPLIED AND MAINTAINED IN ACCORDANCE WITH THE APPROVED EROSION AND SEDIMENT CONTROL PLAN DEPICTED ON SHEET C-3.
- TOPSOIL REQUIRED FOR THE ESTABLISHMENT OF VEGETATION SHALL BE STOCKPILED IN THE AMOUNT NECESSARY TO COMPLETE FINISHED GRADING AND BE PROTECTED FROM EROSION.
- STOCKPILES, BORROW AREAS AND SPOILS SHALL BE STABILIZED AS DESCRIBED UNDER "SOIL STOCKPILE PRACTICES".
- SLOPES SHALL NOT BE CREATED TOO CLOSE TO PROPERTY LINES AS TO ENDANGER ADJOINING PROPERTIES WITHOUT ADEQUATE PROTECTION AGAINST SEDIMENTATION, EROSION, SURFACE SETTLEMENT, SUBSIDENCE OR OTHER RELATED DAMAGE.
- AREAS TO BE FILLED SHALL BE CLEARED, GRUBBED AND STRIPPED OF TOPSOIL TO REMOVE TREES, VEGETATION, ROOTS AND/OR OTHER OBJECTIONABLE MATERIALS.
- AREAS SHALL BE SCARIFIED TO A MINIMUM DEPTH OF 3-INCHES PRIOR TO PLACEMENT OF TOPSOIL. TOPSOIL SHALL BE PLACED WITHOUT SIGNIFICANT COMPACTION TO PROVIDE A LOOSE BEDDING FOR PLACEMENT OF SEED.
- ALL FILLS SHALL BE COMPACTED IN ACCORDANCE WITH PROJECT SPECIFICATIONS TO REDUCE EROSION, SURFACE SETTLEMENT, SUBSIDENCE OR OTHER RELATED PROBLEMS. FILL INTENDED TO SUPPORT BUILDINGS, STRUCTURES, SITE UTILITIES, CONDUITS AND OTHER FACILITIES, SHALL BE COMPACTED IN ACCORDANCE WITH LOCAL REQUIREMENTS OR CODES.
- IN GENERAL, FILLS SHALL BE COMPACTED IN LAYERS RANGING FROM 6 TO 24 INCHES IN THICKNESS. THE CONTRACTOR SHALL REVIEW THE PROJECT GEOTECHNICAL REPORT AND/OR THE "PROJECT SEEDING PHASING NOTES" FOR SPECIFIC GUIDANCE.
- ANY AND ALL FILL MATERIAL SHALL BE FREE OF BRUSH, RUBBISH, ROCKS (LARGER THAN 3/4 THE DEPTH OF THE LIFT BEING INSTALLED), LOGS, STUMPS, BUILDING DEBRIS, FROZEN MATERIAL AND OTHER OBJECTIONABLE MATERIALS THAT WOULD INTERFERE WITH OR PREVENT CONSTRUCTION OF SATISFACTORY FILLS.
- FROZEN MATERIAL OR SOFT, MUCKY OR HIGHLY COMPRESSIBLE (I.E. CLAY, SILT) MATERIALS ARE SUSCEPTIBLE TO ACCELERATED SETTLEMENT AND POTENTIAL ACCELERATED EROSION. WORK IN AREAS OF THESE MATERIALS SHALL BE PERFORMED UNDER THE DIRECTION OF A PROFESSIONAL ENGINEER.
- THE OUTER FACE OF THE FILL SLOPE SHALL BE ALLOWED TO STAY LOOSE, NOT ROLLED OR COMPACTED, OR BLADE SMOOTHED. A BULLDOZER MAY RUN UP AND DOWN THE FILL SLOPE SO THE DOZER TREADS (CLEAT TRACKS) CREATE GROOVES PERPENDICULAR TO THE SLOPE. IF THE SOIL IS NOT TOO MOIST, EXCESSIVE COMPACTION WILL NOT OCCUR. SEE "SURFACE ROUGHENING" IN THE NISM, VOL. 3.
- ROUGHEN THE SURFACE OF ALL SLOPES DURING THE CONSTRUCTION OPERATION TO RETAIN WATER, INCREASE INFILTRATION AND FACILITATE VEGETATION ESTABLISHMENT.
- USE SLOPE BREAKS, SUCH AS DIVERSIONS, BENCHES, OR CONTOUR FURROWS AS APPROPRIATE TO REDUCE THE LENGTH OF CUT-FILL SLOPES TO LIMIT SHEET AND RILL EROSION AND PREVENT GULLY EROSION. ALL BENCHES SHALL BE KEPT FREE OF SEDIMENT DURING ALL PHASES OF CONSTRUCTION.
- SEDS OR SPRINGS ENCOUNTERED DURING CONSTRUCTION SHALL BE EVALUATED BY A PROFESSIONAL ENGINEER (PREFERABLY THE DESIGN ENGINEER) TO DETERMINE IF THE PROPOSED DESIGN SHALL BE REVISED TO PROPERLY MANAGE THE CONDITION.
- STABILIZE ALL GRADED AREAS (AS ABOVE) WITH VEGETATION, CRUSHED STONE, COMPOST BLANKET, OR OTHER GROUND COVER AS SOON AS GRADING IS COMPLETE OR IF WORK IS INTERRUPTED FOR 21 WORKING DAYS OR MORE. USE MULCH OR OTHER APPROVED METHODS TO STABILIZE AREAS TEMPORARILY WHERE FINAL GRADING MUST BE DELAYED.
- THE PROJECT SHALL BE CONSTRUCTED TO MEET ALL REQUIREMENTS AND INTENT OF RSA 430.55 AND CHAPTER ARG 3800 RELATIVE TO INVASIVE SPECIES.

ABOVE NOTES EXCERPTED, ADAPTED AND REFERENCED FROM "NEW HAMPSHIRE STORMWATER MANAGEMENT MANUAL, VOLUME 3 CONSTRUCTION PHASE EROSION AND SEDIMENT CONTROLS, DECEMBER 2008" (NISM, VOL. 3)

PROJECT SPECIFIC CONSTRUCTION PHASING:

- REFER TO THE "GENERAL CONSTRUCTION PHASING" NOTES PRIOR TO COMMENCING CONSTRUCTION IN ACCORDANCE WITH THE FOLLOWING PHASING. THE "GENERAL CONSTRUCTION PHASING" NOTES APPLY TO THE OVERALL CONSTRUCTION AND SHALL BE ADHERED TO.
- INSTALL ALL TEMPORARY SEDIMENT CONTROL BARRIERS (I.E. SILT FENCE, EROSION CONTROL MIX BERM, STONE CHECK DAMS, ETC.) AROUND THE OUTER PERIMETER OF THE CONSTRUCTION SITE AS DEPICTED ON SHEET C-3 PRIOR TO EARTH MOVING OPERATIONS.
- INSTALL ORANGE SNOW FENCE AROUND THE PERIMETER OF THE INFILTRATION BASINS AND THE FENCE SHALL REMAIN IN PLACE UNTIL CONSTRUCTION OF THE BASINS HAS STARTED.
- CLEAN, GRUB AND STRIP THE SITE. STUMPS, BRUSH AND OTHER ORGANIC WASTE SHALL BE DISPOSED OF OFF-SITE IN ACCORDANCE WITH STATE AND LOCAL REGULATIONS.
- INSTALL A TEMPORARY CONSTRUCTION EXIT AT THE LOCATION OF THE PROPOSED PRIVATE DRIVEWAY CONNECTION TO SAMPSON ROAD. MAINTAIN AS DIRECTED BY THE TEMPORARY CONSTRUCTION EXIT DETAIL.
- STOCKPILE STRIPPED TOPSOIL AND CUT MATERIAL TO BE REUSED ON SITE IN AN APPROPRIATE LOCATION IN ACCORDANCE WITH THE "SOIL STOCKPILES PRACTICES". MAINTAIN THE STOCKPILES AS DIRECTED IN THE "SOIL STOCKPILE PRACTICES".
- PERFORM THE NECESSARY CUTS AND FILLS TO CONSTRUCT THE INFILTRATION BASIN AS DEPICTED ON SHEET C-1 AND IN ACCORDANCE WITH THE INFILTRATION BASIN DETAILS SHOWN ON SHEET C-4.
- CONSTRUCT THE INFILTRATION BASIN, SEDIMENT FOREBAY AND OUTLET PROTECTION. LOOSE SEED AND MULCH THE SLOPES OF THE BASIN AS DIRECTED IN THE INFILTRATION BASIN DETAILS.
- ALL DITCHES/SWALES/AND BASINS SHALL BE STABILIZED PRIOR TO CONSTRUCTION OF THE INFILTRATION BASIN.
- PERFORM THE NECESSARY CUTS AND FILLS TO SUBGRADE IN DRIVEWAY AREAS.
a) INSTALL REQUIRED FILLS IN MAXIMUM 8-INCH LIFTS AND COMPACT EACH LIFT TO 95% MAXIMUM PROCTOR DENSITY.
- AS SUBGRADE IS ACHIEVED INSTALL REMAINING SEDIMENT CONTROL BARRIERS WITHIN THE SITE (I.E. ADDITIONAL SILT FENCE, CHECK DAMS AND SEDIMENT CONTROLS AND CATCH BASINS, ETC.).
- INSTALL ALL UTILITIES AND CLOSED DRAINAGE SYSTEM COMPONENTS (I.E. PIPE CULVERTS, CATCH BASINS AND REMAINING WATER MAIN) PER THE CORRESPONDING DETAILS AND AS SHOWN ON SHEET C-1 AND C-4. AS EACH STRUCTURE IS COMPLETED INSTALL THE CORRESPONDING SEDIMENT CONTROL MEASURE.
- ALL CUT AND FILL SLOPES AND LAWN AREAS NOT TO BE PAVED SHALL BE LOADED AND SEDED FOR PERMANENT VEGETATION AND STABILIZATION AS DESCRIBED UNDER THE "PERMANENT VEGETATION PRACTICES" WITHIN 3 DAYS OF ACHIEVING FINAL GRADE.
- INSTALL PAVEMENT SURFACES AS SOON AS POSSIBLE AFTER THE INSTALLATION OF THE GRAVEL BASE AND CRUSHED GRAVEL. IN ORDER TO LIMIT THE SOIL EROSION AND POLLUTION OF THE GRAVEL MATERIALS WITH ORGANIC MATERIALS. IN NO CASE SHALL AREAS TO BE PAVED BE LEFT UNPROTECTED THROUGHOUT THE WINTER MONTHS.
- ALL DISTURBED AREAS SHALL BE STABILIZED AS SOON AS POSSIBLE. IN NO CASE SHALL ANY DISTURBED AREA BE LEFT UN-STABILIZED FOR LONGER THAN 21 DAYS. IF NECESSARY TEMPORARY STABILIZATION MEASURES AS DISCUSSED IN THE "GENERAL CONSTRUCTION PHASING NOTES" AND NISM, VOL. 3 SHOULD BE EMPLOYED.

MAINTENANCE AND INSPECTION:

- DURING CONSTRUCTION ALL TEMPORARY AND PERMANENT SEDIMENT, EROSION CONTROL, AND STORMWATER MANAGEMENT PRACTICES SHOULD BE INSPECTED WEEKLY, AFTER EVERY 1/2 INCH OF RAINFALL, AND ANNUALLY.
- EXCESS SEDIMENT SHOULD BE REMOVED FROM TEMPORARY SEDIMENT, EROSION CONTROL, AND STORMWATER MANAGEMENT PRACTICES WHEN IT REACHES PRESCRIBED THRESHOLDS DISCUSSED IN THE DETAILS FOR EACH PRACTICE.
- ALL DAMAGED TEMPORARY AND PERMANENT SEDIMENT, EROSION CONTROL AND STORMWATER MANAGEMENT PRACTICES SHOULD BE REPAIRED OR REPLACED IMMEDIATELY UPON NOTICE.
- SEDIMENT SHALL BE DISPOSED OF PROPERLY EITHER ON SITE OR OFF SITE.
- PROJECT COMPLETION AND STABILIZATION:
1. UPON PROJECT COMPLETION, ONCE THE SITE IS DEEMED STABILIZED (VEGETATION IS GERMINATED), THE TEMPORARY SEDIMENT CONTROL BARRIERS AND EROSION CONTROL PRACTICES SHALL BE REMOVED. ANY DISTURBANCE CREATED DURING REMOVAL SHALL BE REPAIRED IN AN APPROPRIATE MANNER.
- ACCUMULATED SEDIMENT SHALL BE REMOVED FROM ALL ON SITE CATCH BASINS AND THE SEDIMENT FOREBAYS TO THE INFILTRATION BASINS.

WINTER STABILIZATION & CONSTRUCTION PRACTICES:

MAINTENANCE REQUIREMENTS:

- MAINTENANCE MEASURES SHALL BE PERFORMED THROUGHOUT CONSTRUCTION, INCLUDING OVER THE WINTER PERIOD. AFTER EACH RAINFALL, SNOWSTORM, OR PERIOD OF THAWING AND RUNOFF, THE SITE CONTRACTOR SHALL CONDUCT INSPECTION OF ALL INSTALLED EROSION CONTROL PRACTICES AND PERFORM REPAIRS AS NEEDED TO INSURE THEIR CONTINUED FUNCTION.
- FOR ANY AREA STABILIZED BY TEMPORARY OR PERMANENT SEEDING PRIOR TO THE ONSET OF THE WINTER SEASON, THE CONTRACTOR SHALL CONDUCT AN INSPECTION IN THE SPRING TO ASCERTAIN THE CONDITION OF THE VEGETATION AND REPAIR ANY DAMAGED AREAS OR BARE SPOTS AND RESEED AS REQUIRED TO ACHIEVE AN ESTABLISHED VEGETATIVE COVER (AT LEAST 85% OF AREA VEGETATED WITH HEALTHY, VIGOROUS GROWTH).

SPECIFICATIONS:

- THE FOLLOWING STABILIZATION TECHNIQUES SHALL BE EMPLOYED DURING THE PERIOD FROM OCTOBER 15 THROUGH MAY 15.
1. THE AREA OF EXPOSED, UNSTABILIZED SOIL SHALL BE LIMITED TO 3-ACRES AND SHALL BE PROTECTED AGAINST EROSION BY THE METHODS DISCUSSED IN NISM, VOL. 3 AND ELSEWHERE IN THIS PLAN SET, PRIOR TO ANY THAW OR SPRING MELT EVENT.
- STABILIZATION AS FOLLOWS SHALL BE COMPLETED WITHIN A DAY OF ESTABLISHING THE GRADE THAT IS FINAL OR THAT OTHERWISE WILL EXIST FOR MORE THAN 5 DAYS.
a. WHICH DO NOT EXHIBIT A MINIMUM 85% VEGETATIVE GROWTH BY OR ARE DISTURBED AFTER OCTOBER 15, SHALL BE SEEDING AND COVERED WITH MULCH TO NOT EXHIBIT A MINIMUM OF 85% VEGETATIVE GROWTH WITH ANCHORED NETTING, OR 2 INCHES OF EROSION CONTROL MIX (REFER TO NISM, VOL. 3 FOR SPECIFICATION).
- ALL PROPOSED VEGETATED AREAS HAVING A SLOPE OF GREATER THAN 1:5 WHICH DO NOT EXHIBIT A MINIMUM OF 85% VEGETATIVE GROWTH BY OR ARE DISTURBED AFTER OCTOBER 15 SHALL BE SEEDING AND COVERED WITH A PROPERLY INSTALLED EROSION CONTROL BLANKET OR WITH A MINIMUM OF 4 INCHES OF EROSION CONTROL MIX, UNLESS OTHERWISE SPECIFIED BY THE MANUFACTURER. NOTE THAT COMPOST BLANKETS SHALL NOT EXCEED 2 INCHES IN THICKNESS OR THEY MAY OVERHEAT.
- ALL STONE COVERED SLOPES MUST BE CONSTRUCTED AND STABILIZED BY OCTOBER 15.
- INSTALLATION OF ANCHORED HAY MULCH OR EROSION CONTROL MIX SHALL NOT OCCUR OVER SNOW OF GREATER THAN 1 INCH IN DEPTH.
- ALL MULCH APPLIED DURING WINTER SHALL BE ANCHORED (I.E. BY NETTING, TRACKING, WOOD CELLULOSE FIBER).
- WITHIN 24 HOURS OF STOCKPILING SOIL MATERIALS SHALL BE MULCHED FOR OVER WINTER PROTECTION WITH HAY OR STRAW AT TWICE THE NORMAL RATE OR WITH A 4 INCH LAYER OF EROSION CONTROL MIX. MULCH SHALL BE REESTABLISHED PRIOR TO ANY RAIN OR SNOWFALL. NO SOIL STOCKPILE SHALL BE PLACED (EVEN COVERED WITH MULCH) WITHIN 100-FT OF ANY WETLAND OR OTHER WATER RESOURCE AREA.
- FROZEN MATERIAL (I.E. FROST LAYER REMOVED DURING WINTER CONSTRUCTION) SHALL BE STOCKPILED SEPARATELY AND IN A LOCATION AWAY FROM ANY AREA NEEDING PROTECTION. FROZEN MATERIAL STOCKPILES CAN MELT SPRING AND BECOME UNWORKABLE AND DIFFICULT TO TRANSPORT DUE TO HIGH SOIL MOISTURE CONTENT.
- INSTALLATION OF EROSION CONTROL BLANKETS SHALL NOT OCCUR OVER SNOW OF GREATER THAN 1 INCH IN DEPTH OR ON FROZEN GROUND.
- ALL GRASS-LINED DITCHES AND CHANNELS SHALL BE CONSTRUCTED BY SEPTEMBER 1. ALL DITCHES AND SWALES WHICH DO NOT EXHIBIT 85% VEGETATIVE GROWTH BY OR ARE DISTURBED AFTER OCTOBER 15, SHALL BE STABILIZED TEMPORARILY WITH STONE OR EROSION CONTROL BLANKETS APPROPRIATE FOR THE DESIGN FLOW CONDITIONS AS DETERMINED BY A PROFESSIONAL ENGINEER. IF STONE LINING IS NECESSARY, THE CONTRACTOR MAY NEED TO RE-GRADE THE DITCH AS REQUIRED TO PROVIDE ADEQUATE CROSS-SECTION AFTER ALLOWING FOR PLACEMENT OF THE STONE.
- ALL STONE LINED DITCHES AND CHANNELS MUST BE CONSTRUCTED AND STABILIZED BY OCTOBER 15.
- AFTER OCTOBER 15, INCOMPLETE ROAD OR PARKING AREAS WHERE ACTIVE CONSTRUCTION HAS STOPPED FOR THE WINTER SHALL BE PROTECTED WITH A MINIMUM 3 INCH LAYER OF SAND AND GRAVEL WITH A GRADATION THAT IS LESS THAN 12% OF THE SAND PORTION, OR MATERIAL PASSING THE NUMBER 4 SIEVE SHALL BE LESS THAN 10%.
- SEDIMENT BARRIERS THAT ARE INSTALLED DURING FROZEN CONDITIONS SHALL CONSIST OF EROSION CONTROL MIX BERMS, OR CONTINUOUS CONTAINED BERMS. SILT FENCES AND HAY BALES SHALL NOT BE INSTALLED WHEN FROZEN CONDITIONS PREVENT PROPER EMBEDMENT OF THESE BARRIERS.

PERMANENT EROSION AND SEDIMENTATION CONTROL

TAX MAP 231, LOT 18
SAMPSON ROAD
ROCHESTER, NH

PREPARED FOR:
THE DENNIS AND JANINE
ALLFREY FAMILY TRUST

APRIL 2022

C-6

FILE NO. 108
PLAN NO. C-222
DWG. NO. 21370
F.B. NO.

31 Mooney Street, Alton, N.H. 603-875-3948

NORWAY PLAINS ASSOCIATES, INC.

2 Continental Blvd., Rochester, N.H. 603-335-3948

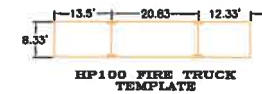
LAND SURVEYORS



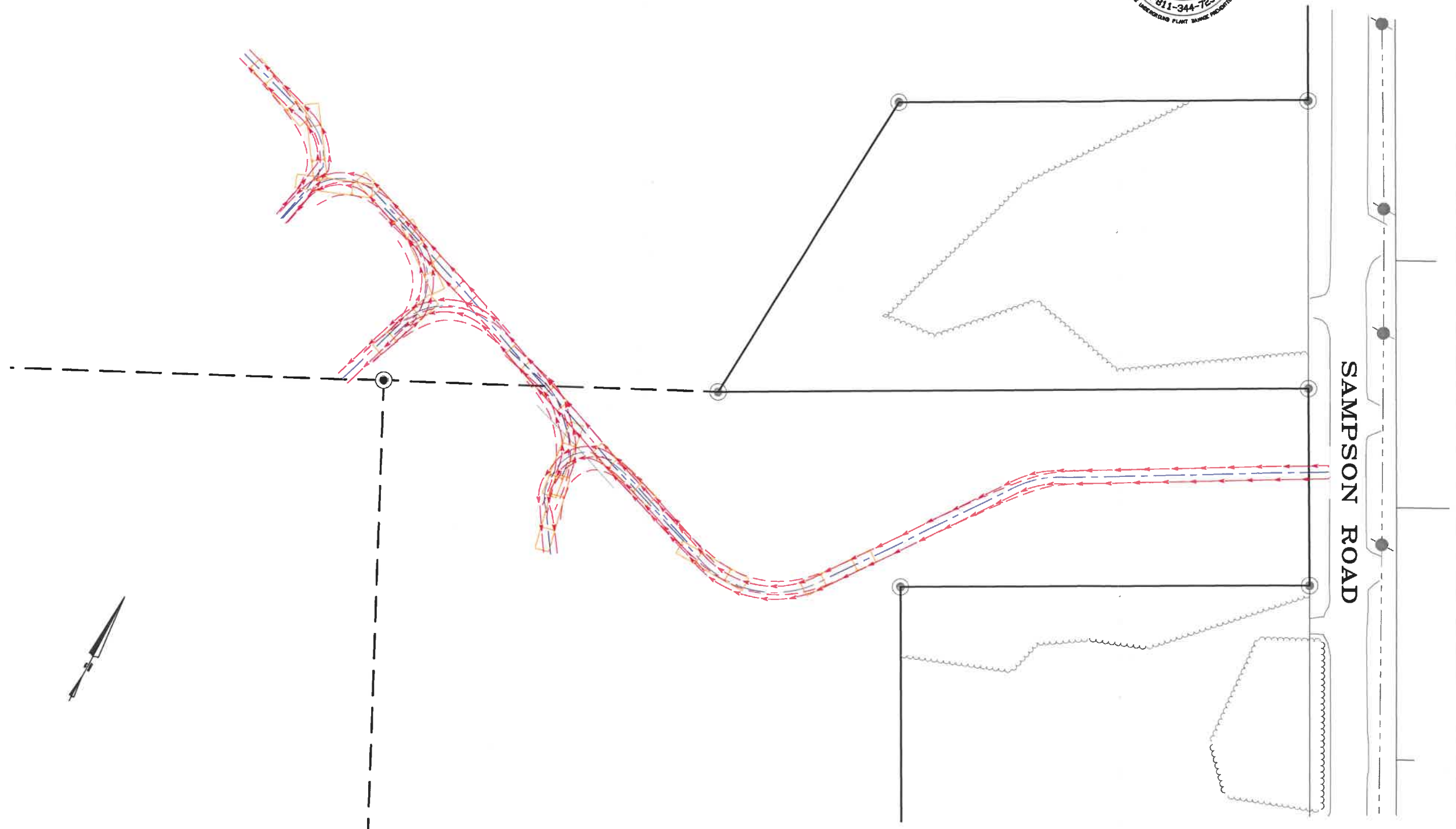
CIVIL ENGINEERS

LEGEND

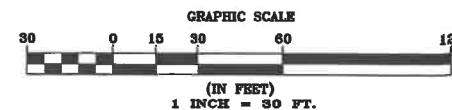
- PROPERTY LINE
- PROPOSED 20 FOOT WIDE DRIVEWAY
- R20' PAVEMENT RADIUS (20')
- PROPOSED TRUCK FRONT WHEEL PATH
- PROPOSED TRUCK FRONT WHEEL PATH



CAREFULLY REVIEW ALL SHEETS OF THIS PACKAGE TO INSURE PROPER CONSTRUCTION. SPECIFIC SITE CONDITIONS SHOULD BE EXPLORED PRIOR TO CONSTRUCTION. CONTACT BOTH THE DESIGN ENGINEER AND THE PROJECT OWNER FOR ANY AVAILABLE GEOTECHNICAL OR HYDROGEOLOGICAL INFORMATION AVAILABLE BUT NOT CONTAINED WITHIN THE PLAN SET. IF THERE ARE ANY QUESTIONS WITH THE DESIGN PRESENTED IN THIS PLAN SET PLEASE CONTACT THE ENGINEERING STAFF AT NORWAY PLAINS ASSOCIATES, INC. (603)-335-3948.



TAX MAP 231, LOT 18
OWNER OF RECORD:
DENNIS G. & JANINE ALLFREY, TRUSTEES
THE DENNIS AND JANINE ALLFREY FAMILY TRUST
2 CAPITAL CIRCLE, ROCHESTER, NH 03667
S.C.R.D. BOOK 4983, PAGE 961



TRUCK TURNING PLAN
TAX MAP 23, LOT 18
SAMPSON ROAD
ROCHESTER, NH
PREPARED FOR:
THE DENNIS AND JANINE
ALLFREY FAMILY TRUST

T-1

FILE NO. 108
PLAN NO. C-3261-S
DWG. NO. 21370

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NORWAY PLAINS ASSOCIATES, INC.

2 Continental Blvd., Rochester, N.H. 603-335-3948