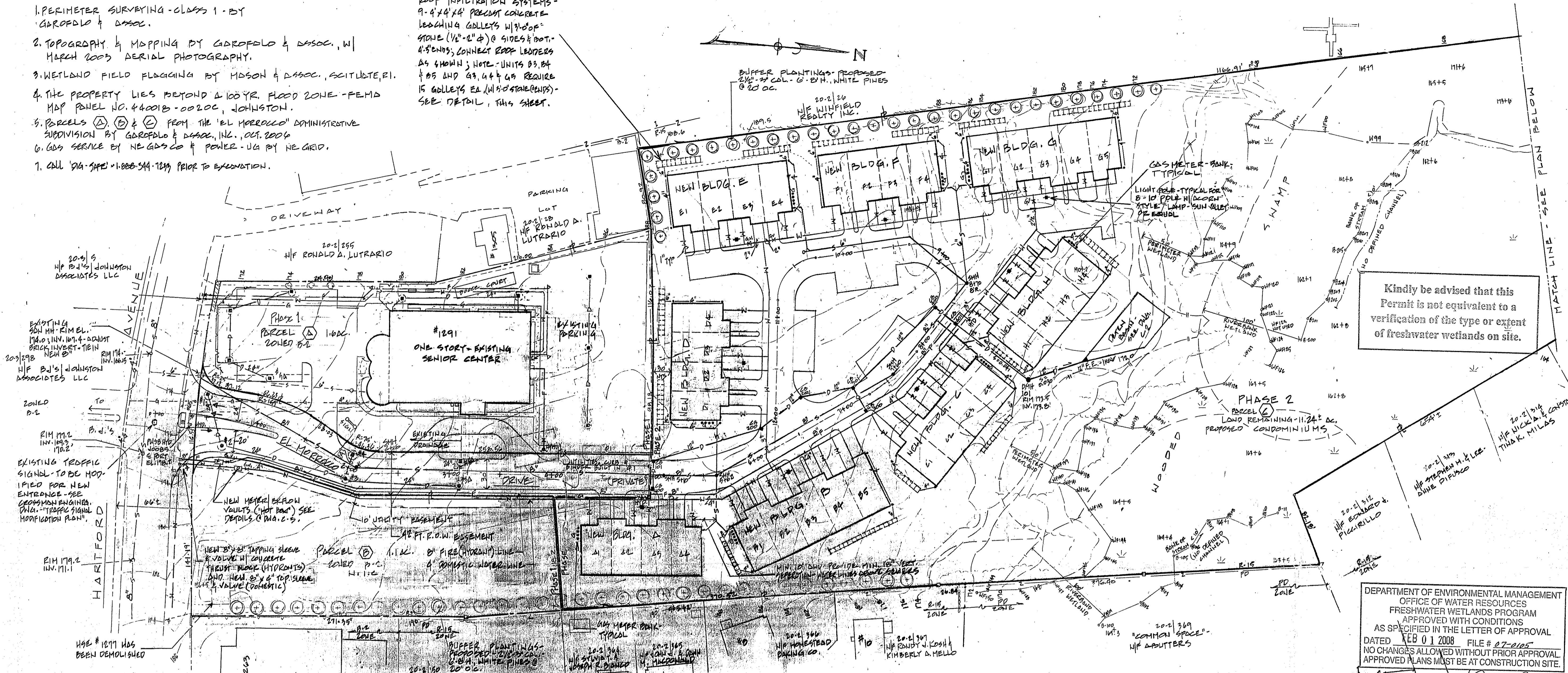


**GENERAL NOTES:**

1. PERIMETER SURVEYING - CLASS 1 - BY GAROFALO & ASSOC.
2. TOPOGRAPHY & MAPPING BY GAROFALO & ASSOC. W/ MARCH 2005 AERIAL PHOTOGRAPHY.
3. WETLAND FIELD LOGGING BY MASON & ASSOC. SCITUATE, RI.
4. THE PROPERTY LIES BEYOND A 100 YR. FLOOD ZONE - FEMA MAP PANEL NO. 44001B-0020C, JOHNSTON.
5. PARCELS (A) (B) & (C) FROM THE 'EL MORDELO' ADMINISTRATIVE SUBDIVISION BY GAROFALO & ASSOC., INC., OCT. 2006.
6. GAS SERVICE BY NE GAS CO & POWER - UG BY NE GRID.
7. CALL '911' 1-888-544-7299 PRIOR TO EXCAVATION.

ROOF INFILTRATION SYSTEMS -  
 9" x 4" x 1/4" PRECAST CONCRETE  
 LEACHING COLLECTS WITH 1/2" OF  
 STONE (1/2" - 2" @) SIDES & FOOT-  
 4" SPACERS; CONNECT ROOF LEADERS  
 AS SHOWN; NOTE - UNITS 83, 84  
 & 85 AND 89, 94 & 95 REQUIRE  
 16 COLLECTS EA (W/15" SPACERS) -  
 SEE DETAIL, THIS SHEET.



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DEPARTMENT OF ENVIRONMENTAL MANAGEMENT  
 OFFICE OF WATER RESOURCES  
 FRESHWATER WETLANDS PROGRAM  
 APPROVED WITH CONDITIONS  
 AS SPECIFIED IN THE LETTER OF APPROVAL  
 DATED FEB 01 2008 FILE # 07-0005  
 NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL  
 APPROVED PLANS MUST BE AT CONSTRUCTION SITE.

REVISIONS		
1	ORANGE & YELLOW	FEB 07
2	DEMOS	02-07
3	REVIEWS, HYPS.	06-07
4	TOWN COMMENTS, WATER	07-02-07
5	PROP. WATER EAS.	OCT. 2007
6	PROP. DMLIS ROOMS	NOV 2007
7	GAS METERS LOP	DEC 2007

OWNER: MICHAEL A. GRIECO, SR. (601) 292-3000  
 APPLICANT: 101 PUTNAM AVENUE JOHNSTON, RI 02919  
 ENGINEER: DAVID E. PROVONSHI, P.E. (601) 641-0000  
 40 SPRUCE VALLEY DRIVE SCITUATE, RI 02857  
 APPROVAL@DMAIL.COM

**SYMBOL LEGEND**

EXISTING PROPERTY LINE	---
NEW PROJECT BOUNDARY	---
EXISTING CURB/EDGE OF P.V.M.T.	---
NEW CURB LINE	---
EXISTING GROUES	---
NEW CONTOURS	---
PLAT LOT NO.	20-2 304
PHASE 1 & 2 LINE	---
NEW PARCEL NOS.	(A) (B) (C)
EXISTING WATER LINE	W
NEW WATER LINE (OR FIRE)	W (F)
EXISTING SEWER LINE	S
NEW SEWER LINE	S
NEW DRAIN LINES	D

**PARCEL DATA**

1. ADMINISTRATIVE SUBDIVISION PARCEL "C" - 11.24 AC. - EL MORDELO DRIVE BY GAROFALO & ASSOC.

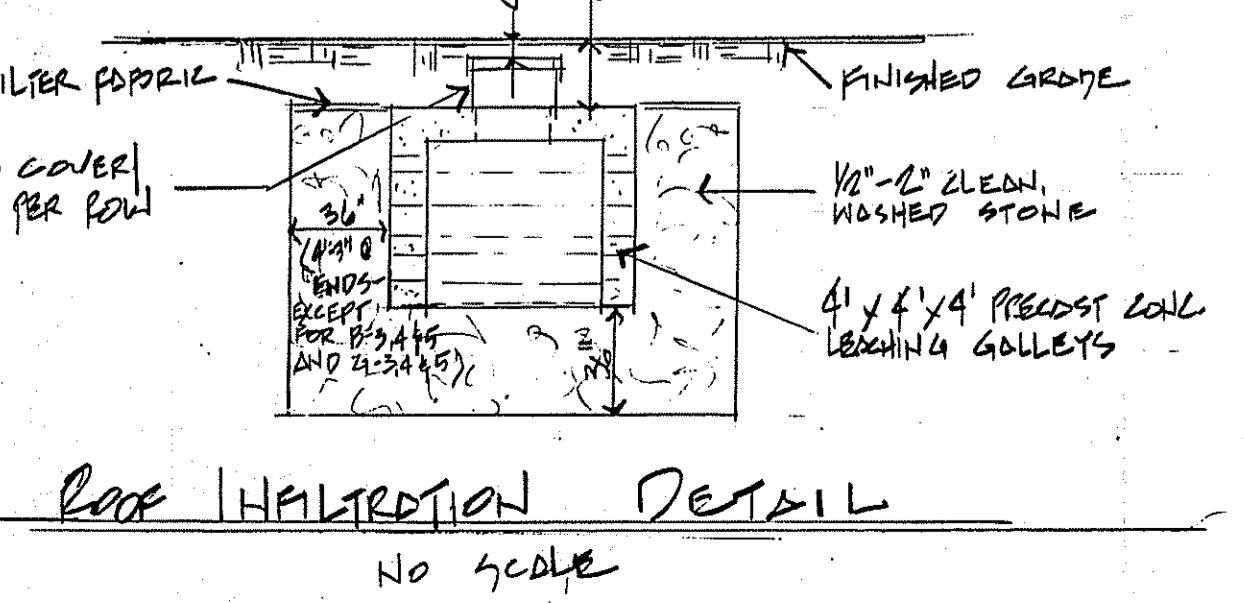
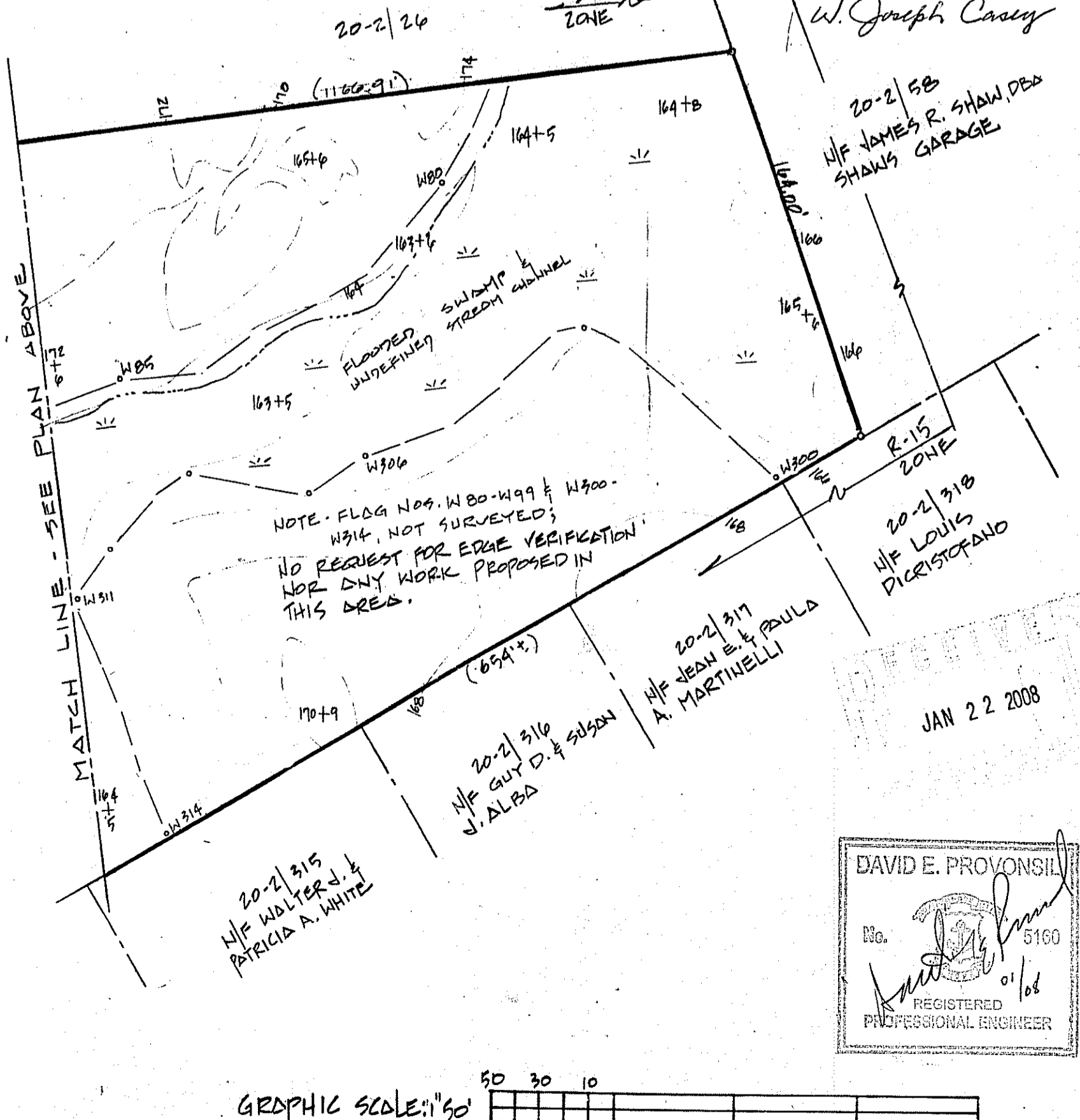
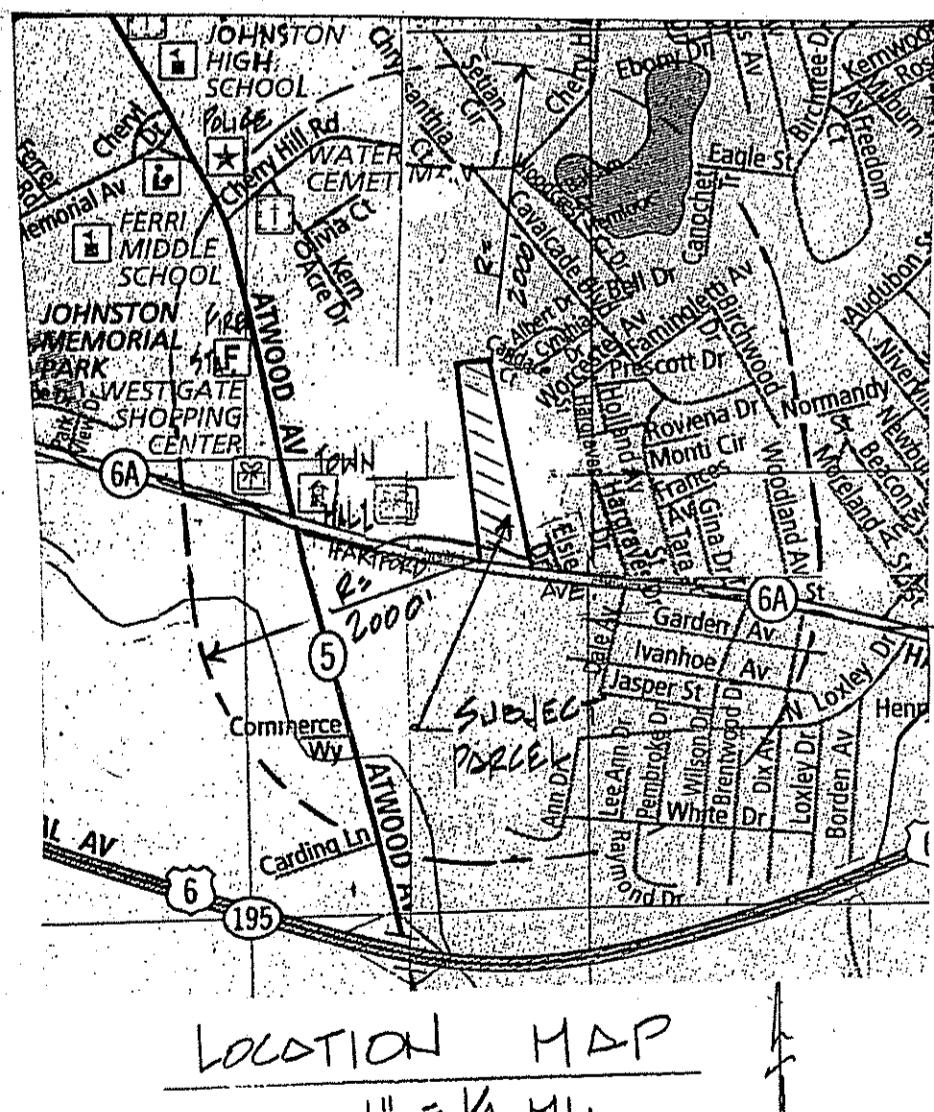
2. 4.3 ACRES - PLANNED WETLANDS; 2.4 ACRES - PERIMETER WETLAND AND/OR INACCESSIBLE; 0.5 ACRES - EL MORDELO DRIVE DEVELOPED IN PHASE 1, STA. 0+00 TO 5+00; 4.0 ACRES - CONDO DEED DEVELOPMENT.

**ZONING DATA**

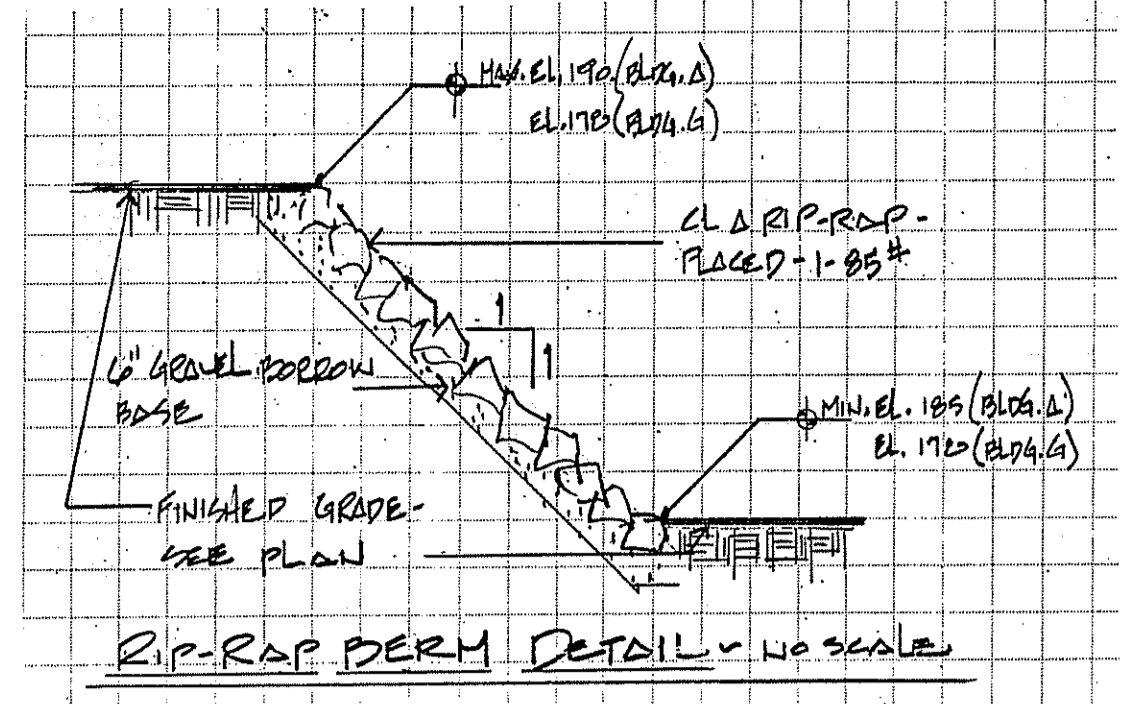
1. PARCEL C IS ZONED R-1 (JOHNSTON TOWN COUNCIL - SEPTEMBER 2006)
2. DENSITY PERMITTED BY ORD. IS 6.9 UNITS/AC. = 6.9.
3. DENSITY PROPOSED:  
 8 BUILDINGS - 2 BR - 1 LEVEL;  
 6 PLOGS @ 4 UNITS + 2 PLOGS @ 5 UNITS = 34 UNITS;  
 34 UNITS ÷ 6.9 ACRES = 4.9 UNITS/ACRE.

**WATER SYSTEM NOTES**

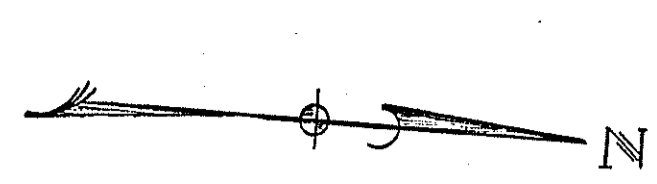
1. ALL WORKMAN & MATERIALS SHALL CONFORM TO THE PROVIDENCE WATER SUPPLY BOARD STANDARDS (PWSB).
2. WATER LINES TO BE R/C-15TH ANNUA - PHOS STANDARDS; VALVES HYDRANTS & APPURTENANCES TO BE KENNEDY OR APPROVED EQUIV.
3. PROVIDE TRAFFIC CONTROL & PAVEMENT RESTORATION FOR NEW 8' TIE-IN AS REQUIRED.
4. TEST & DISINFECT NEW LINES PER P.W.S.B. STANDARDS.



THE EL MORDELO - PHASE 2 - CONDOMINIUM  
 RECORD PARCEL C - EL MORDELO ADMIN. SUBDIV. - 1P02-2, LOT 274  
 HARTFORD AVENUE, JOHNSTON, RI  
 DATE: OCT. 2006  
 SCALE: 1" = 50'  
 DWG. No. 1 OF C-1  
 THIS PLAN - INDEXED UNDER "HARTFORD AVENUE"  
 DATE: OCT. 2006  
 DRAWN BY: DEP  
 REGISTERED PROFESSIONAL ENGINEER  
 DAVID E. PROVONSHI  
 No. 5160  
 01/08



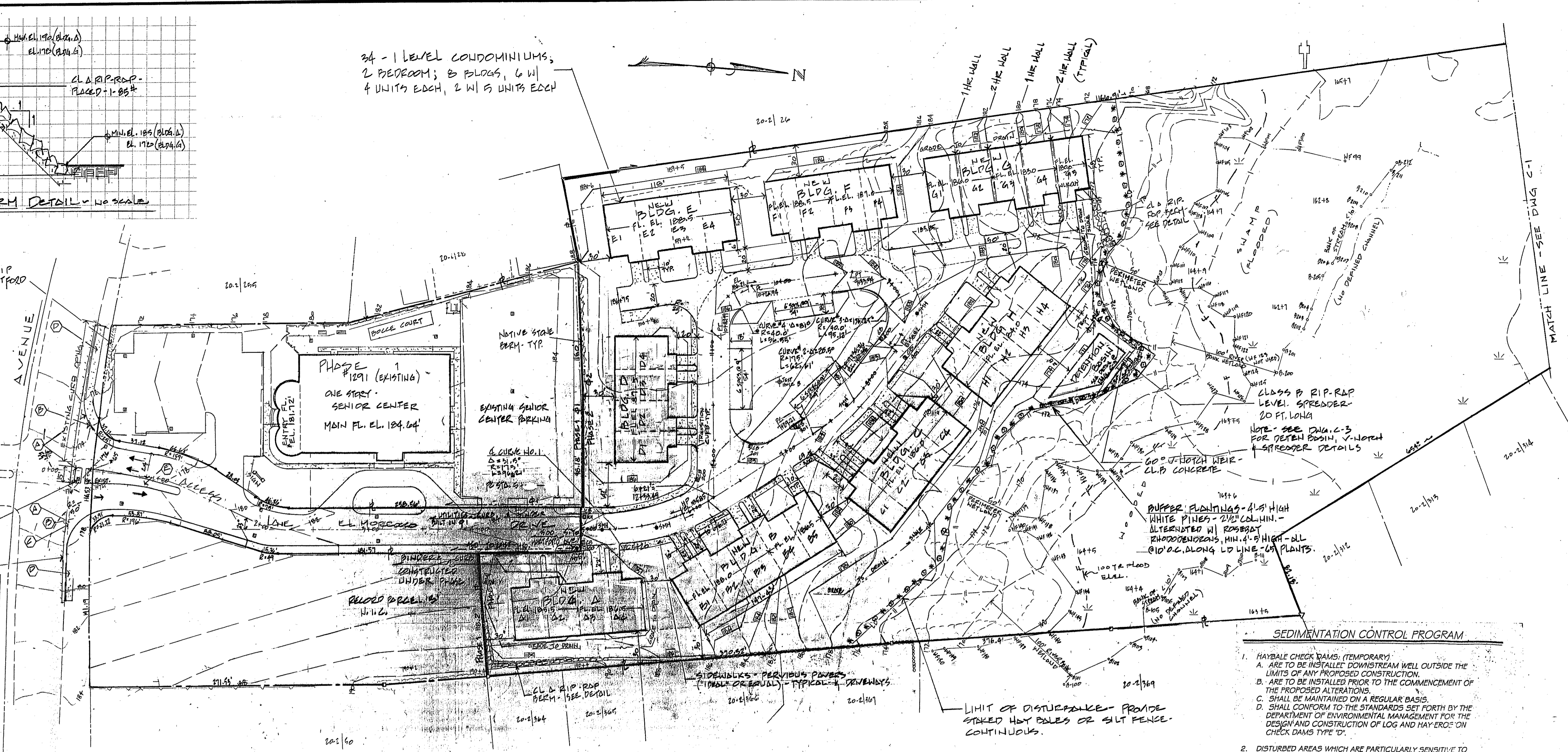
34 - 1 LEVEL CONDOMINIUMS,  
2 BEDROOM; 3 BLDGS, 6 W/  
4 UNITS EACH, 2 W/ 5 UNITS EACH



FUTURE P.O.W. STRIP  
BY RECONSTRUCT OF HARTFORD  
AVE. (2100T)

EXIST. TRAFFIC SIGNAL  
POLE - TO REMAIN FOR  
SIGNAL MODIFICATIONS,  
NO. 940

CUT & MATCH TO  
EXIST. PLANT.



**SITE GRADING PLAN** SCALE: 1"=50'

NOTE: ALL WORK IS WITHIN PREVIOUSLY DISTURBED/DEVELOPED AREAS;  
SEE SURVEY TOPS BY GAROFALO & ASSOC.  
EXISTING SLOPE - MAX - 7%; PROPOSED MAX. SLOPE = 5%.

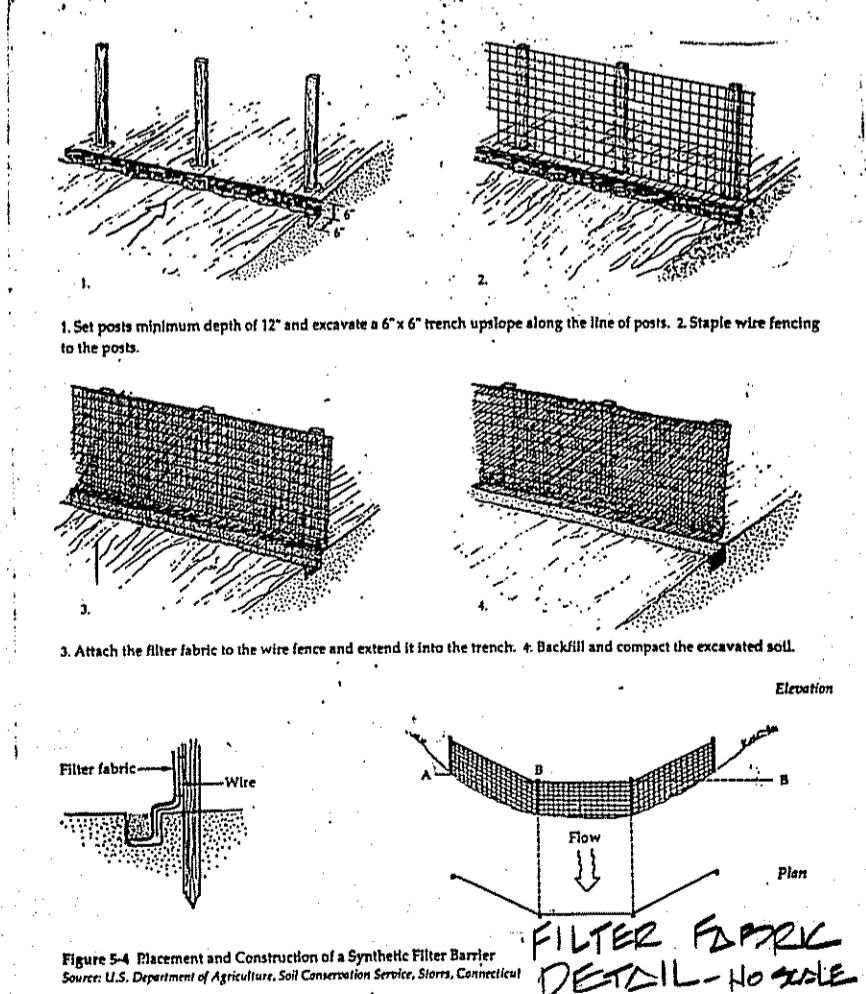
**SYMBOL LEGEND**

- EXISTING PROPERTY LINE
- EXIST CURB/EDGE RMT.
- NEW CURB LINE
- EXISTING GRADES
- PROPOSED CONTOURS
- PROJECT BOUNDARY
- PLAT & LOT NO.
- REMOVED BLDG.
- LIMIT OF DISTURBANCE
- WETLAND EDGE (SHAMP)
- 50 FT. PERM. WETLAND
- 10 FT. BUFFER WETLAND
- PHASE 1 & 2 LINE

**ROADWAY - ENTRANCE SCHEDULE**

1. PRECAST CONCRETE CURBING RIGID STD. 7.11.0. NEW.
2. PRECAST CONCRETE WHEELCHAIR CURB RIGID STD. 7.11.5. NEW; PROVIDE R.I. STD. 4.0.1.10 DETECTABLE WARNING SYSTEM; R.I. STD. 4.3.2.8 WC RAMP.
3. REMOVE & STOCKPILE EXISTING CONCRETE CURBING.
4. 6 FT. BITUMINOUS CONCRETE SIDEWALK, RIGID STD. 4.3.2.0. NEW.
5. LANDSCAPED ISLAND
6. CROSS WALK WITH WHITE REFLECTORIZED PAVEMENT MARKING

NOTE: PROVIDE TRAFFIC MAINTENANCE CONTROL DEVICES AND PER-SIGNAL AS REQUIRED, AND IN ACCORDANCE WITH THE H.U.T.G.D.,  
WITH LATEST REVISIONS.



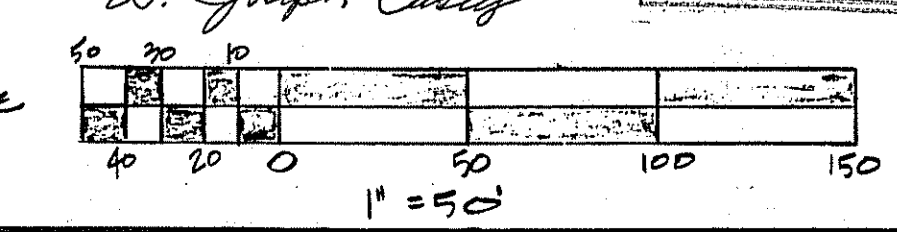
**SEDIMENTATION CONTROL PROGRAM**

1. HAYBALE CHECK DAMS (TEMPORARY)
  - A. ARE TO BE INSTALLED DOWNSTREAM WELL OUTSIDE THE LIMITS OF ANY PROPOSED CONSTRUCTION.
  - B. ARE TO BE INSTALLED PRIOR TO THE COMMENCEMENT OF THE PROPOSED ALTERATIONS.
  - C. SHALL BE MAINTAINED ON A REGULAR BASIS.
  - D. SHALL CONFORM TO THE STANDARDS SET FORTH BY THE DEPARTMENT OF ENVIRONMENTAL MANAGEMENT FOR THE DESIGN AND CONSTRUCTION OF LOG AND HAY-ROCK CHECK DAMS TYPE 'D'.
2. DISTURBED AREAS WHICH ARE PARTICULARLY SENSITIVE TO EROSION SHALL RECEIVE A CRUSHED STONE OR SHAR' ANGLULAR RIPRAP TREATMENT IF OTHER METHODS OF STABILIZATION ARE UNSUCCESSFUL.
3. BANKS OR SLOPES NOT RECEIVING RIP-RAP SHALL BE SEEDED AND PROTECTED WITH FIBER MULCH.
4. DURING CONSTRUCTION, THE CONTRACTOR AND/OR THE DEVELOPER SHALL BE RESPONSIBLE FOR UTILIZING BEST MANAGEMENT PRACTICES TO CONTROL ENVIRONMENTAL DAMAGE THAT COULD RESULT FROM UNCHECKED STORMWATER RUNOFF.
5. SEDIMENTATION CONTROL DEVICES SHALL BE INSPECTED PERIODICALLY AND MAINTAINED REGULARLY. SPECIAL ATTENTION SHOULD BE GIVEN AFTER A HEAVY OR PROLONGED RAINFALL.
6. CARE SHALL BE SO AS NOT TO PLACE 'REMOVED SEDIMENTS' WITHIN THE PATH OF EXISTING, NEWLY CREATED (BOTH TEMPORARY AND PERMANENT) OR PROPOSED WATERCOURSES OR THOSE AREAS SUBJECT TO STORM WATER RUNOFF.
7. ADDITIONAL HAYBALES, SILT FENCES OR SANDBAGS SHALL BE LOCATED AS CONDITIONS WARRANT OR AS DIRECTED BY THE ENGINEER.
8. SEDIMENTATION TRAPS SHALL BE PROVIDED AND MAINTAINED AT ALL DRAINAGE STRUCTURES DURING CONSTRUCTION.
9. REFERENCE THE 'RHODE ISLAND EROSION AND SEDIMENT CONTROL HANDBOOK (1989) PREPARED BY THE RI DEPT. OF ENVIRONMENTAL MANAGEMENT, RI STATE CONSERVATION COMMISSION AND THE U.S. DEPT. OF AGRICULTURE, SOIL CONSERVATION SERVICE AS A PRACTICAL GUIDE.
10. RIP-RAP PADS SHALL BE INSTALLED AT THE OUTLETS FOR ALL CULVERTS DISCHARGING INTO A WATERWAY.
11. CLEAN SEDIMENT FROM CATCH BASINS, MANHOLES, PIPES, RIPRAP AND DETEN. PANS AFTER FILL STABILIZATION.

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DEPARTMENT OF ENVIRONMENTAL MANAGEMENT  
OFFICE OF WATER RESOURCES  
FRESHWATER WETLANDS PROGRAM  
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DATED FEB 01 2006 FILE # 07-0105  
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL  
APPROVED PLANS MUST BE AT CONSTRUCTION SITE.

DAVID E. PROVONSI, P.E.  
No. 5100  
REGISTERED PROFESSIONAL ENGINEER



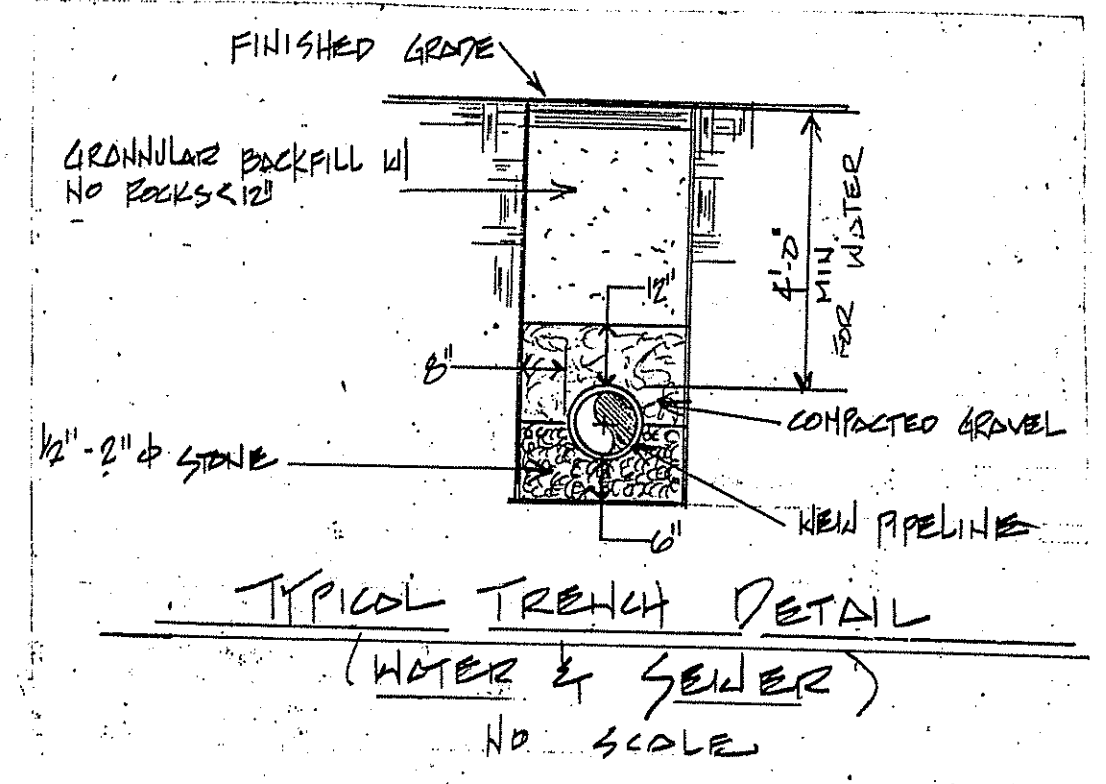
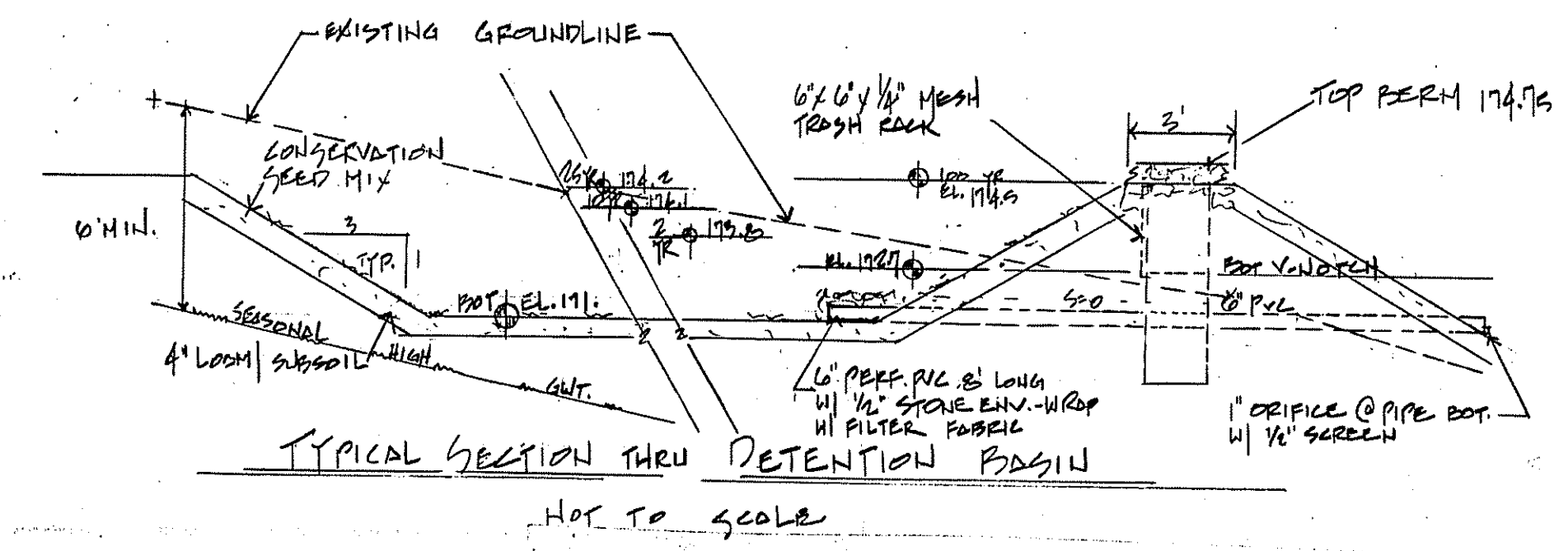
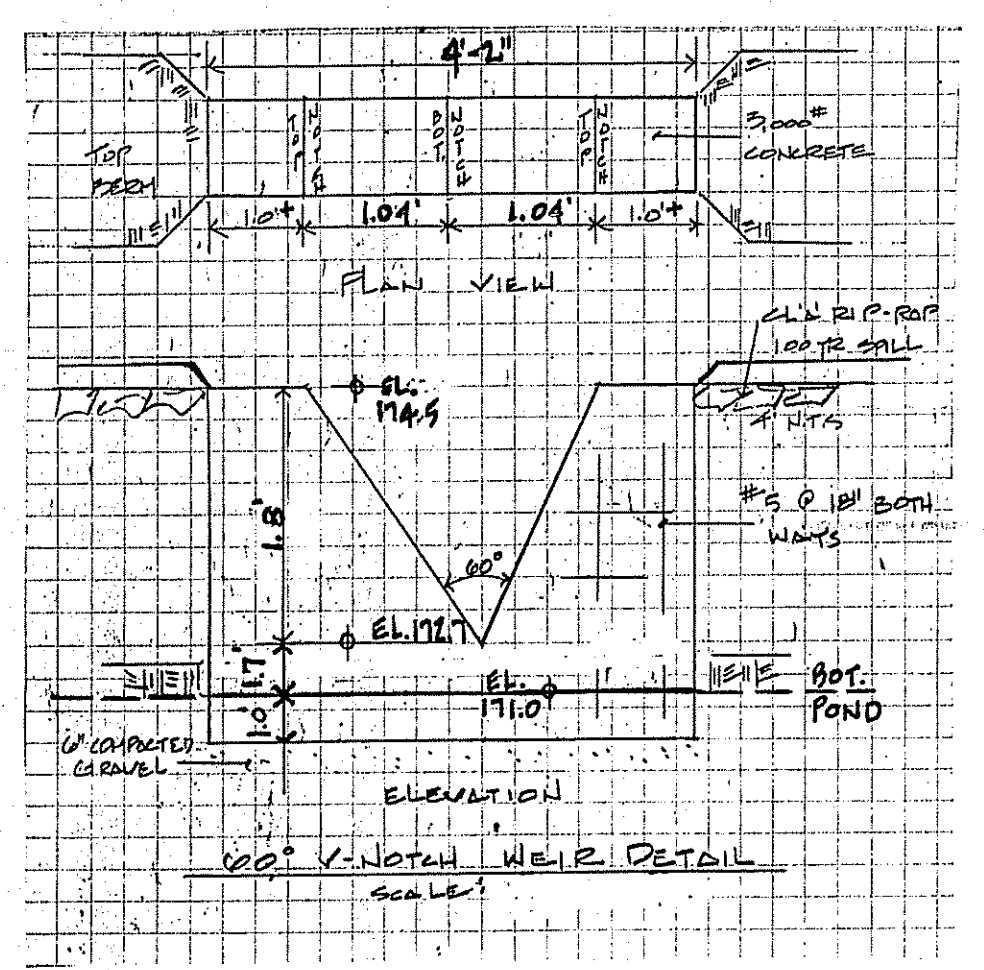
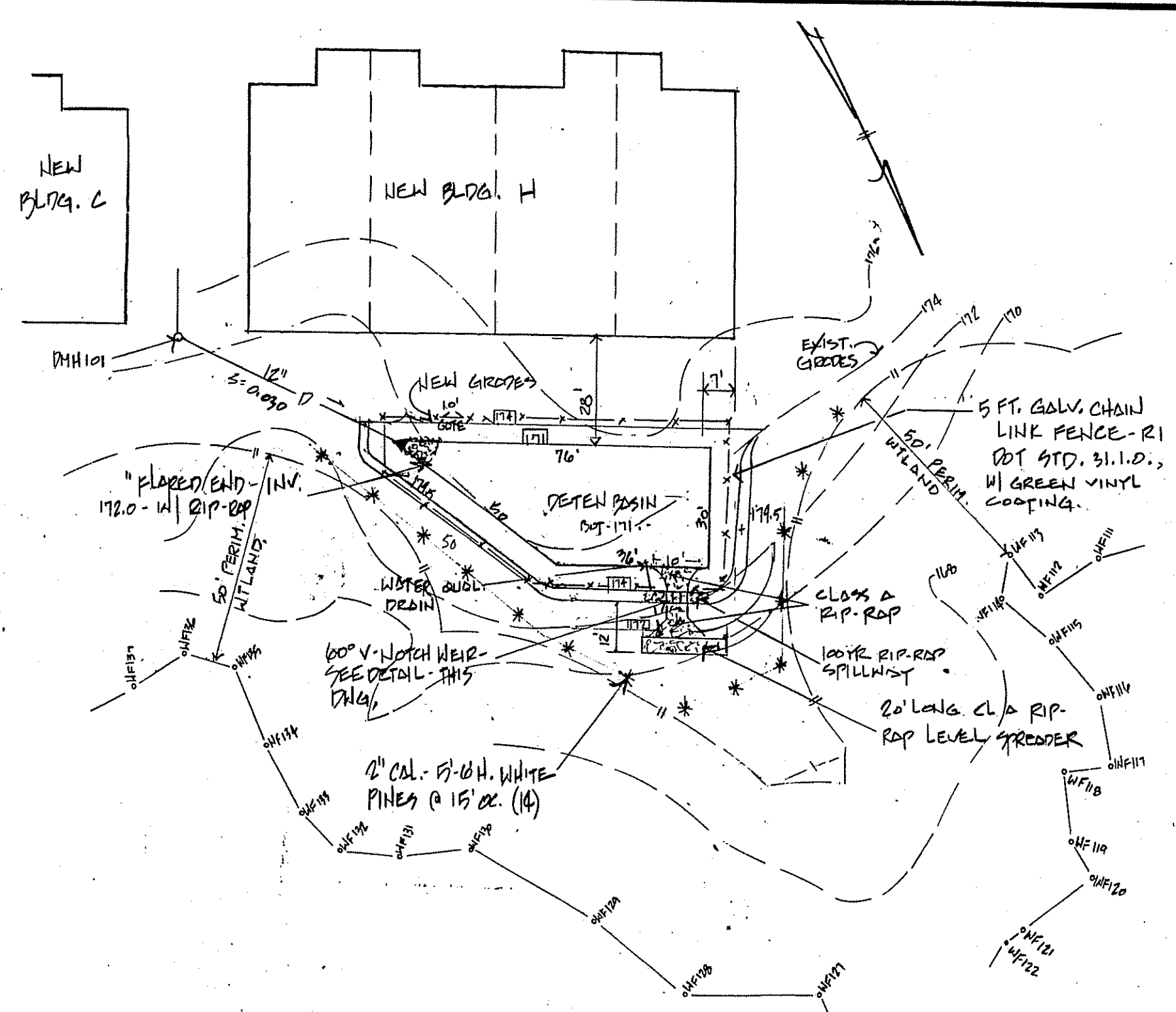
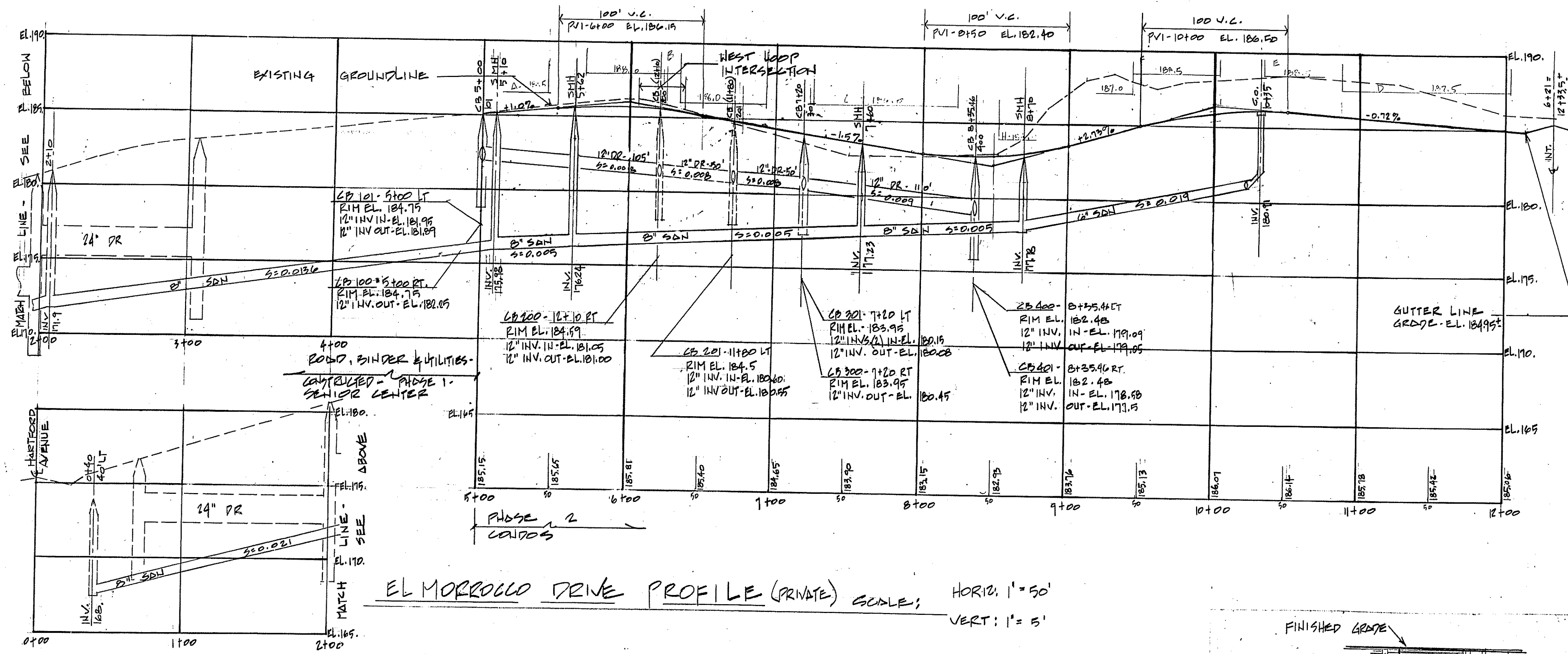
REVISIONS	
1	DESIGN & REVISIONS
2	DESIGN
3	REVISED PLANS, MAX 1
4	FINAL COMMENTS
5	MOVED ALL BLDGS. TO 30 FROM 10
6	REVISED COMMENTS
7	LOOP

OWNER: MICHAEL A. GRIECO, JR. (401) 832-3000  
181 PUTNAM AVENUE  
JOHNSTON, RI 02891

ENGINEER: DAVID E. PROVONSI, P.E. (401) 447-0023  
40 SPRUCE VALLEY DRIVE  
H. SUTUPE, RI 02891

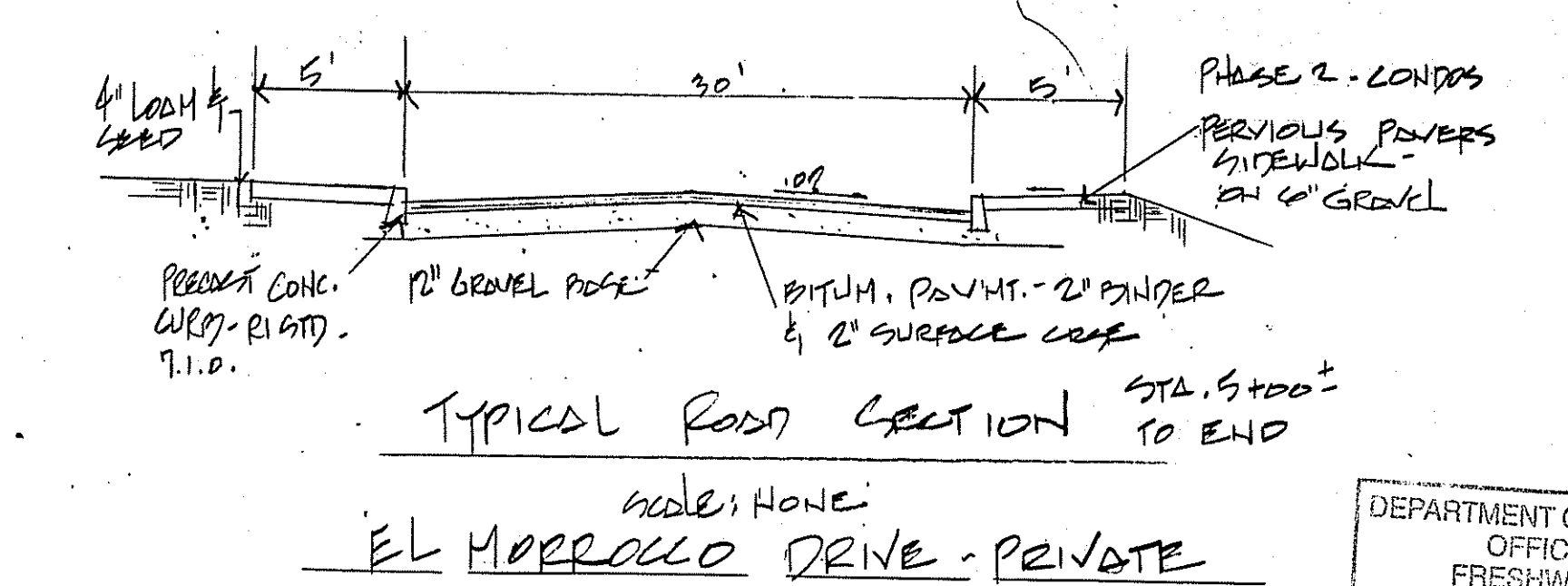
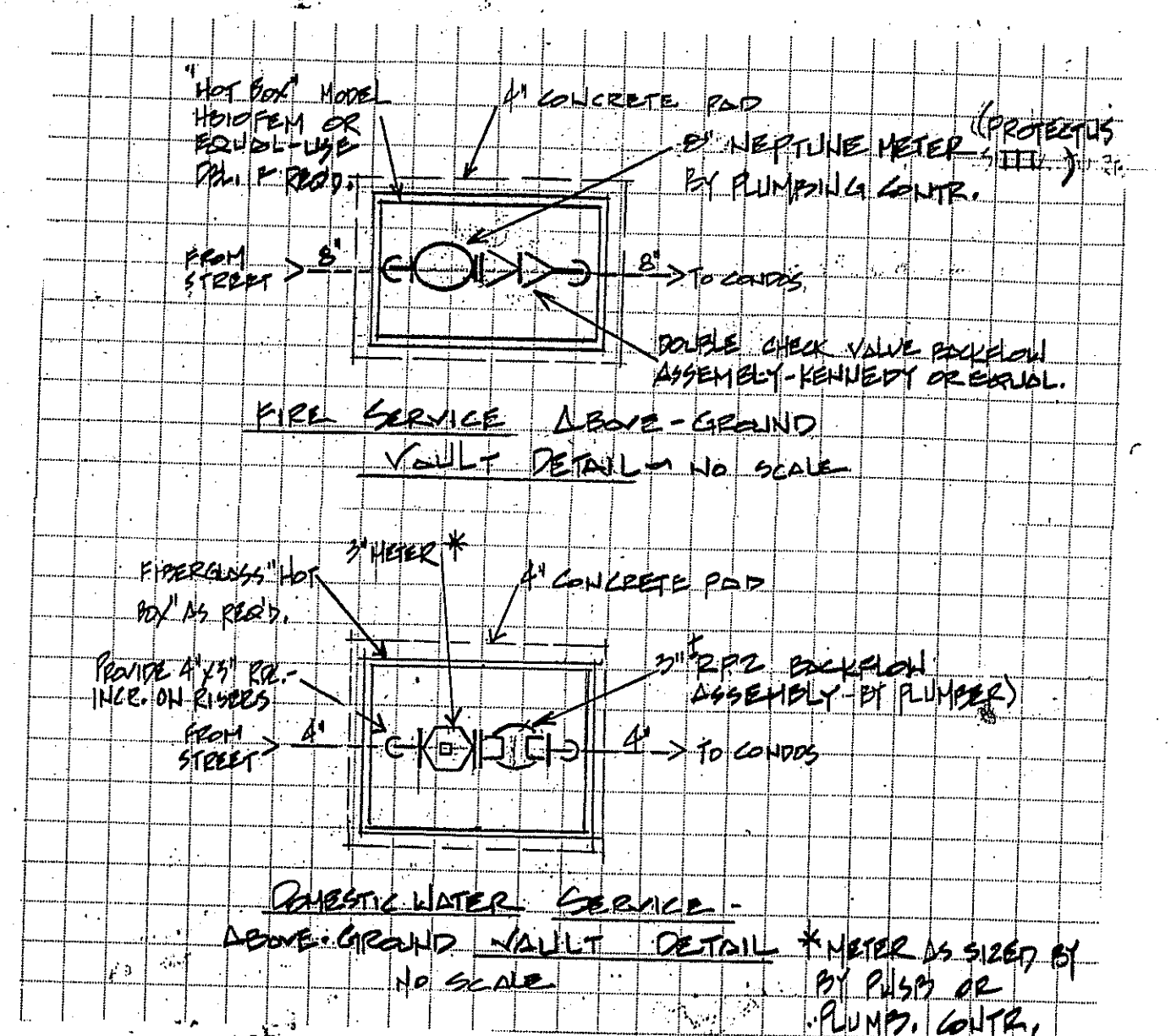
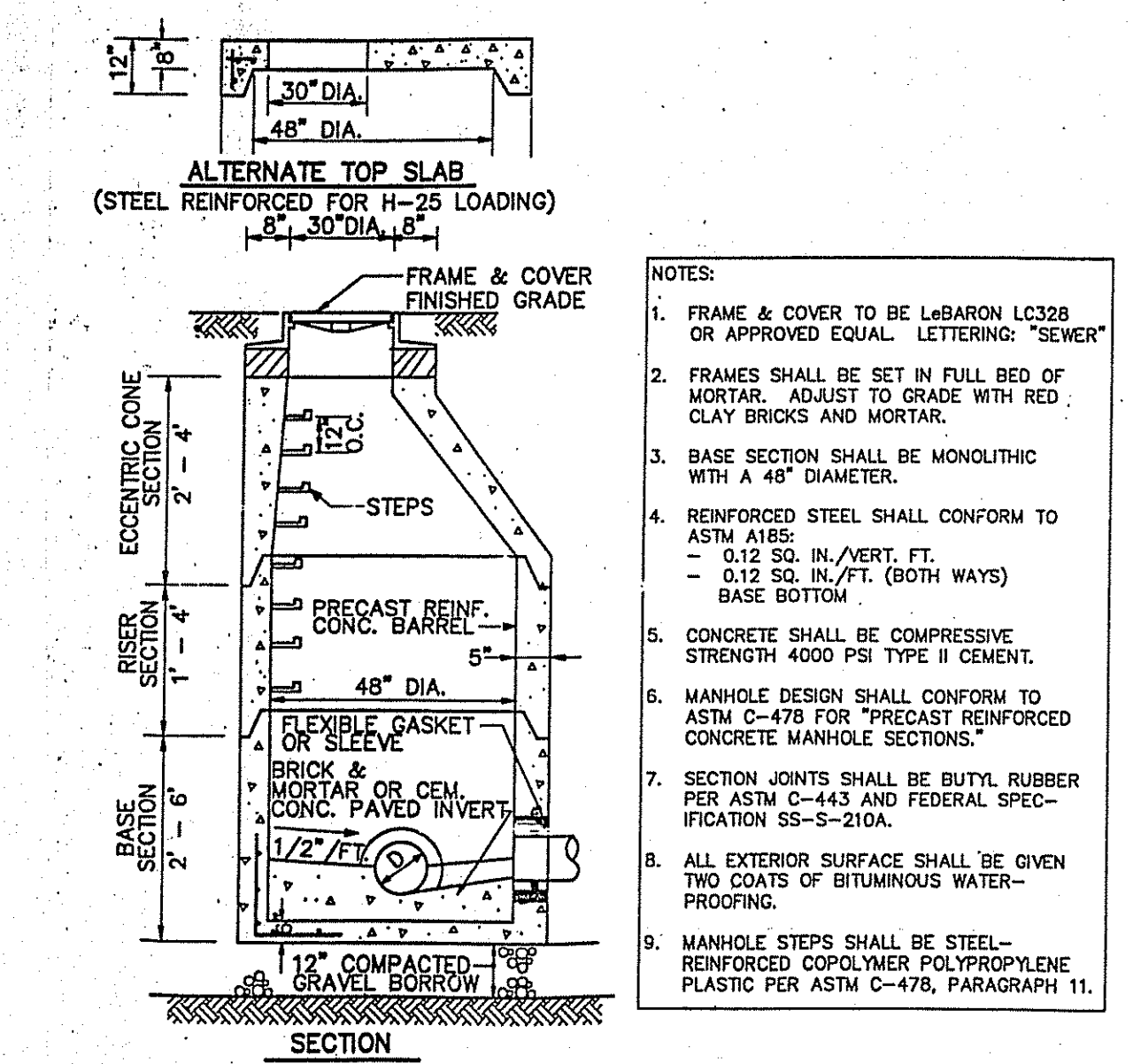
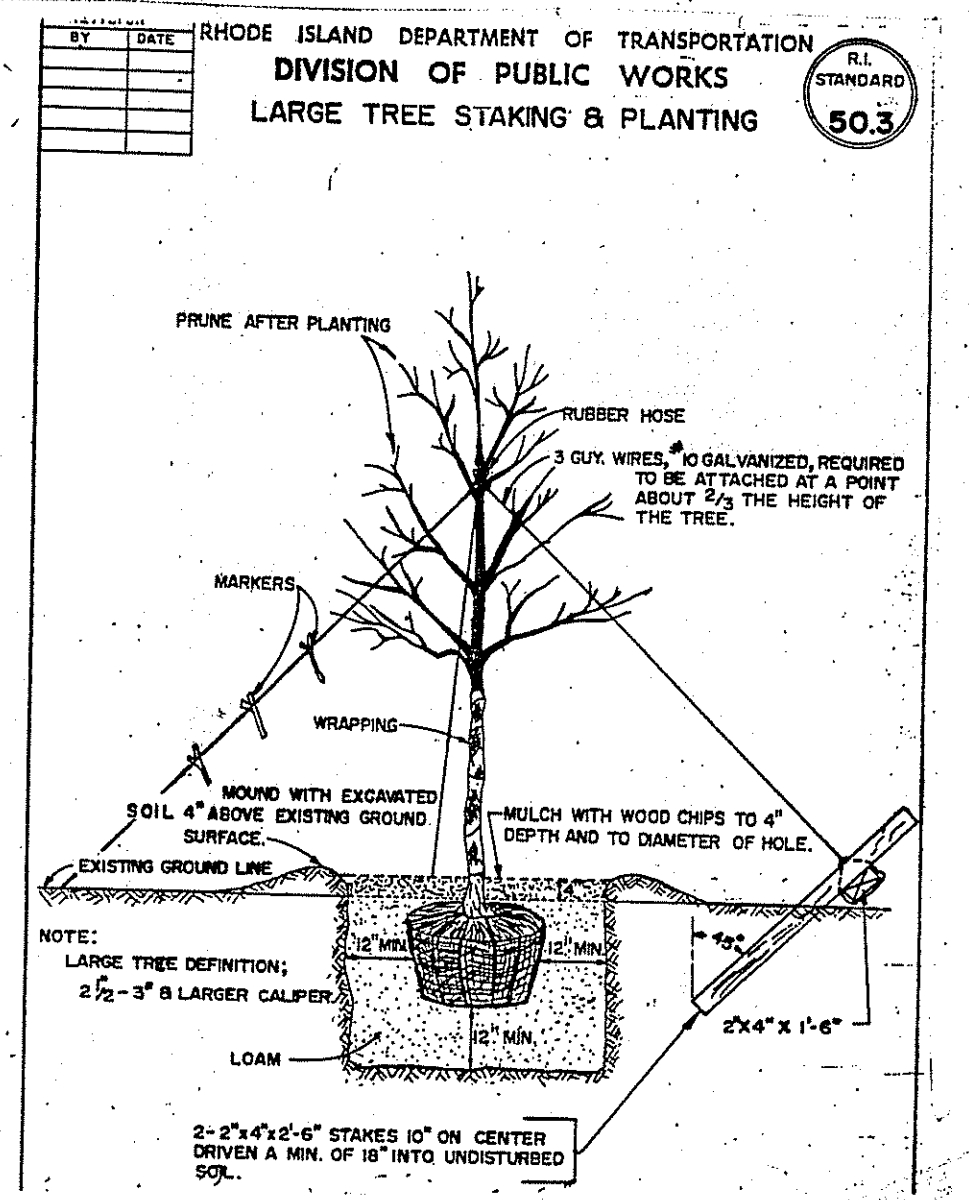
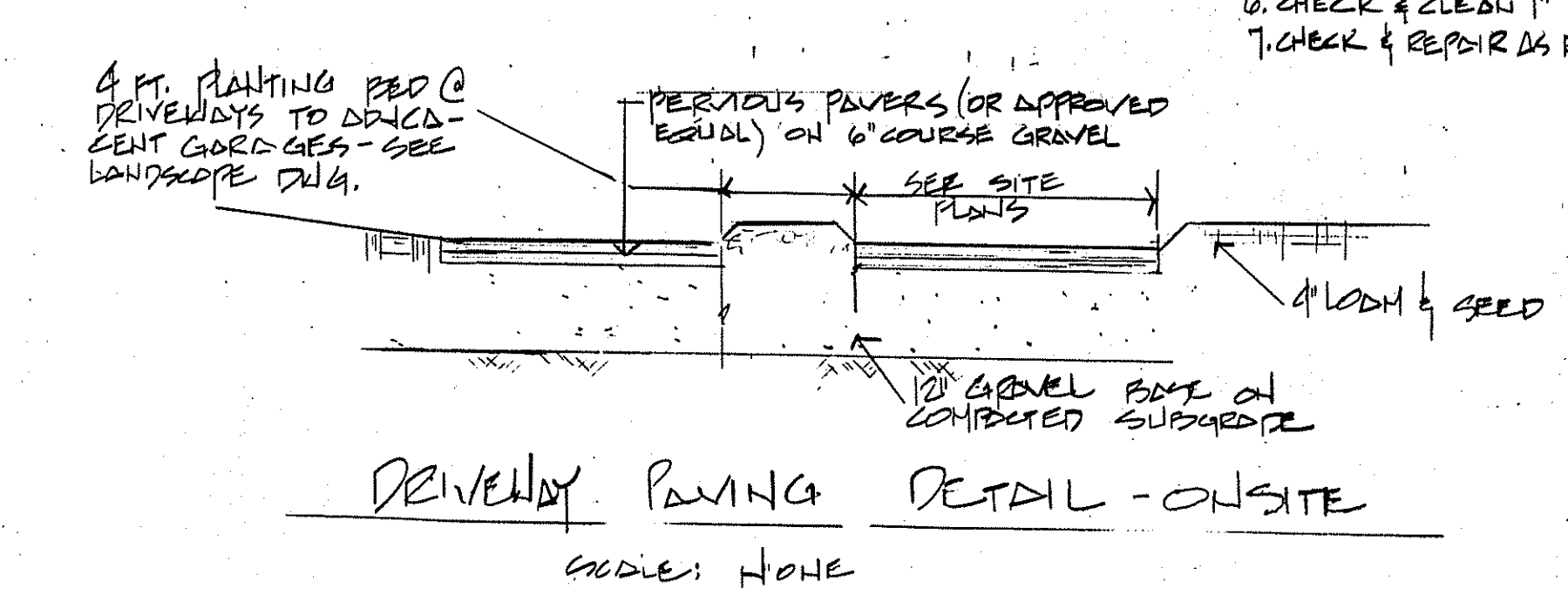
THE EL MDRRICO - PHASE 2 - CONDOMINIUMS  
RECORD PACE - C-EL MDRRICO ADMIN. SUBDY. - AP 20-2  
HARTFORD AVENUE, JOHNSTON, RI  
SITE GRADING PLAN

DATE: 2006  
DRAWN BY: REP  
SCALE: AS NOTED  
DWG. No. 2. C-2  
INDEX UNDER "HARTFORD DISTRICT"



**STORMWATER SYSTEM - MAINTENANCE PROGRAM - PERMANENT**

1. DO NOT CUT OR HOW BASIN OR SLOPE GRASS LOWER THAN 6"; CUT AT LEAST 2 TIMES PER YEAR; CHECK ENTIRE SYSTEM AFTER 1" RAINFALLS.
2. CHECK FLARED ENDS, V-NOTCH WEIR, CATCH BASINS, MANHOLES, DETENTION BASIN, TROUGH ROCK, CATCH BASIN GRATES & DRAINAGE PIPE EVERY 6 MONTHS AND REMOVE ANY SEDIMENT OR DEBRIS.
3. REMOVE LEAVES, BRANCHED, DEBRIS, GRASS, ETC. FROM ALL RIP-ROD SURFACES, & OUTFALLS EVERY 6 MONTHS.
4. CARE & MAINTENANCE SHALL BE THE RESPONSIBILITY OF A DESIGNATED AGENT OF THE EL MORROCCO CONDOMINIUM OWNERSHIP.
5. PROVIDE BI-ANNUAL HOSEWATER CONTROL TREATMENT OF THE DETENTION BASIN BY 2 R.I.L.C. EXTERMINATOR.
6. CHECK & CLEAN 1" DRAIN ORIFICE EVERY 6 MONTHS.
7. CHECK & REPAIR AS REQ'D. ALL SLOPEWORK AT LEAST ONCE PER YEAR.



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DAVID E. PROVONCIL  
 No. 5180  
 REGISTERED PROFESSIONAL ENGINEER

REVISIONS	
1	REMOVE - REVISIONS FEB 07
2	DRYWAY 03-07
3	TOWN COMMENTS 7-02-07
4	PROV. WATER DETAILS OCT. 2007
5	DRYWAY WATER NOV. 2007
6	PROFILE ETC. DEC. 2007

THE EL MORROCCO - PHASE 2 CONDOMINIUMS  
 RECORD PARCEL C-EL MORROCCO ADMIN. SUBDIV. AREA 2, LOT 214  
 HARTFORD AVENUE, JOHNSTON, R.I.

DATE: OCT 2006  
 SCALE: AS NOTED  
 DWG. No. C-3  
 DRAWN BY: REP

OWNER: MICHAEL A. GRIECO, SR. (401) 292-3000  
 101 PUTNAM AVENUE  
 JOHNSTON, RI 02894  
 ENGINEER: DAVID E. PROVONCIL, P.E. (401) 641-0023  
 40 SPRUCE VALLEY DRIVE  
 N. SCITUATE, RI 02887  
 APROVONCIL@AOL.COM

JAN 22 2008