

NASON MILL LANDINGS MIXED USE SITE DEVELOPMENT PLANS

RIDEM APPLICATION TO ALTER WETLANDS

HARRISVILLE, RHODE ISLAND
ASSESSOR'S PLAT 114/ LOT NO 16
JUNE 2007
REVISED JANUARY 2008

PROJECT CONTACTS:

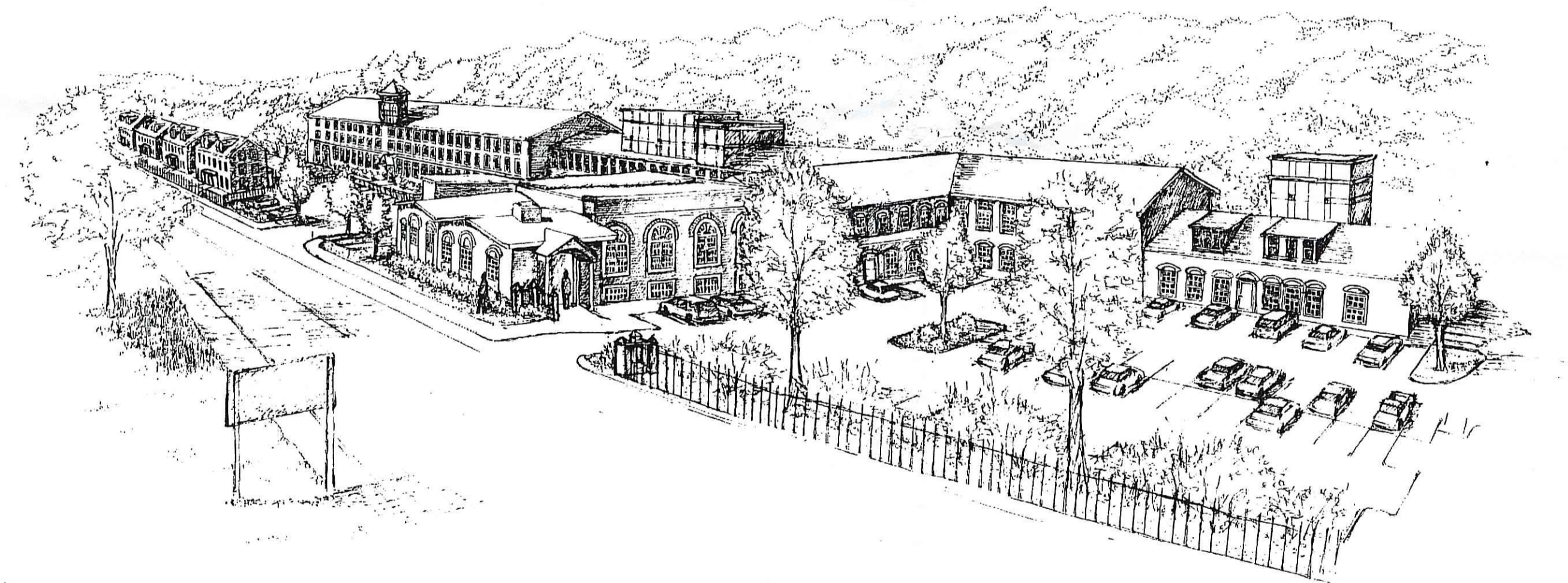
**OWNER/APPLICANT
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VICE PRESIDENT
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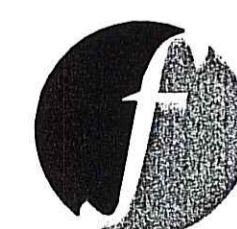
PRINCIPAL
SENIOR LANDSCAPE DESIGNER

PLANS PREPARED FOR:

LDD ENTERPRISES, INC.
c/o DENNIS DARVAUE

PLANS PREPARED BY:

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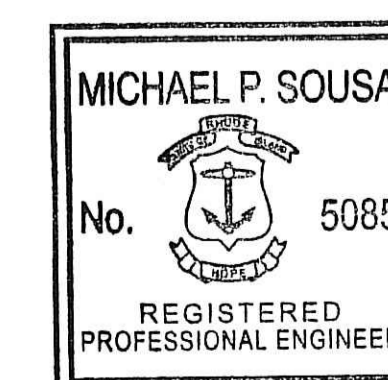


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NO CERTIFICATION IS EXPRESSED OR IMPLIED UNLESS THIS PLAN BEARS THE LIVE SIGNATURE AND SEAL OF THE UNDERSIGNED.

[Signature] 1/16/08
MICHAEL P. SOUSA, P.E. LICENSE NO. 5085



DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED MAR 26 2008 FILE # 07-0266
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE

Not
Issued
For Construction

Revisions:	
9/9/07 - REVISED PER BIDOT COMMENTS	

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COVER SHEET
Nason Mill Landings
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HARRISVILLE, RHODE ISLAND

RIDEM
Submission

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Sheet 1 of 11

C1.01

LEGEND

Legend table with columns for EXIST and PROP, listing various lines (PROPERTY LINE, PROJECT LIMIT LINE, EASEMENT, etc.), symbols, and descriptions.

GENERAL NOTES

- 1. EXISTING CONDITIONS INFORMATION
A. SURVEY.
PROPERTY BOUNDARY AND TOPOGRAPHICAL INFORMATION WERE OBTAINED FROM A PLAN PREPARED BY CATALDO ASSOCIATES, INC. ENTITLED 'EXISTING CONDITIONS, NASON MILL LANDINGS, 770 DOUGLAS PIKE, AND DATED JULY 5, 2006.
B. FLOOD ZONE.
THE SUBJECT SITE LIES WITHIN ZONE A (AN AREA OF THE 100 YEAR FLOOD WITH A BASE FLOOD ELEVATION RANGING FROM 281.1 AND 286.0), AND ZONE C (AN AREA OF MINIMAL FLOODING). THESE AREAS WERE DETERMINED FROM FLOOD INSURANCE RATE MAPS FOR THE TOWN OF BURRILLVILLE, RHODE ISLAND, COMMUNITY PANEL NO. 4400130005 B PANEL 5 OF 15, DATED JULY 2, 1979.
THE LOCATION OF THE FLOODPLAIN BOUNDARY, AS DEPICTED ON THESE PLANS, WAS REVISED BASED ON DETAILED ON-SITE TOPOGRAPHICAL INFORMATION PROVIDED BY SURVEY.
2. UTILITIES
A. LOCATION AND ELEVATIONS OF EXISTING UTILITIES
THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES SHOWN ARE APPROXIMATE ONLY AND HAVE NOT YET BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES PRIOR TO COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MAY BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES. THE CONTRACTOR IS TO CONTACT 'DIG SAFE' AT 1-888-344-7233, 48-HOURS PRIOR TO ANY EXCAVATION PERFORMED ON SITE.
B. GAS, ELECTRIC AND TELECOMMUNICATIONS
THE CONTRACTOR SHALL COORDINATE AND INSTALL GAS, ELECTRIC, AND COMMUNICATIONS UTILITIES IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE APPROPRIATE UTILITY COMPANIES.
GAS SHALL BE PROVIDED BY UNDERGROUND GAS TANKS.
C. WATER.
WATER SHALL BE PROVIDED BY THE EXISTING COMMUNITY WELL (COMMUNITY WELL NO. 1647517).
WATER MAINS SHALL BE CEMENT LINING DUCTILE IRON. DUCTILE IRON SHALL BE CLASS 52 AND CONFORM TO AWWA C151. CEMENT LINING SHALL CONFORM TO AWWA C104 AND HAVE DOUBLE THICKNESS. JOINTS AT FITTINGS, VALVES, AND HYDRANT LATERALS SHALL BE MECHANICAL JOINTS, AWWA C111, WITH NEOPRENE GASKETS. JOINTS AT OTHER LOCATIONS SHALL BE PUSH-ON TYPE, AWWA C111, WITH NEOPRENE OR SYNTHETIC RUBBER GASKETS. FITTINGS SHALL BE CEMENT-LINED, DUCTILE IRON, AWWA C110, WITH A 250 PSI MINIMUM.
ALL WATER FITTINGS, VALVES, HYDRANTS, AND HYDRANT LATERALS SHALL CONFORM TO THE REQUIREMENTS SET FORTH BY THE TOWN OF BURRILLVILLE AND/OR THE BURRILLVILLE WATER SUPPLY BOARD.
SERVICE PIPES SHALL BE INSTALLED WITH A MINIMUM COVER OF FOUR AND ONE-HALF (4 1/2) FEET.
ALL WORK FOR THE WATER MAIN AND MATERIALS TO BE USED SHALL BE IN ACCORDANCE WITH THE HARRISVILLE WATER DISTRICT.
D. SEWER.
ALL SEWER PIPE, UNLESS OTHERWISE SPECIFIED, SHALL BE POLYVINYL CHLORIDE (SDR 35).
CLEAN OUTS SHALL BE INSTALLED ON ALL BUILDING SERVICES. CLEAN OUTS SHALL BE MADE BY INSTALLING 'Y' AND ONE-EIGHTH BENDS OF THE SAME DIAMETER AS THE BUILDING SEWER, OR A MAXIMUM OF 4-INCHES. THE CLEAN OUT SHALL BE BROUGHT UP FROM THE BUILDING SEWER TO 4-INCHES BELOW GROUND LEVEL AND BE PROPERLY CAPPED.
SEWER INSTALLATION PRACTICES AND APPURTENANCES SHALL BE IN ACCORDANCE WITH TOWN STANDARDS.
3. PARKING STALLS SHALL BE AS FOLLOWS:
STANDARD PARKING: 9' x 18' MINIMUM
HANDICAP PARKING: 8' x 18' MINIMUM WITH 5' OR 8' AISLE

GENERAL CONSTRUCTION REQUIREMENTS

- 1.) THE CONTRACTOR SHALL VERIFY THE PROPOSED LAYOUT WITH ITS RELATIONSHIP TO THE EXISTING SITE SURVEY. THE CONTRACTOR SHALL ALSO VERIFY ALL DIMENSIONS, SITE CONDITIONS, AND MATERIAL SPECIFICATIONS AND SHALL NOTIFY THE OWNER AND ENGINEER OF ANY ERRORS, OMISSIONS OR DISCREPANCIES BEFORE COMMENCING OR PROCEEDING WITH WORK.
2.) THE OWNER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL FEDERAL, STATE, AND LOCAL PERMITS, INSPECTIONS, BONDS, ETC. AND OTHER APPROVAL RELATED ITEMS WITH THE APPROPRIATE AGENCIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS. ALL PERMITS SHALL CONFORM TO THE CURRENT CONSTRUCTION STANDARDS AND SPECIFICATIONS OF THE TOWN OF BURRILLVILLE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS APPROVED BY THE ENGINEER/OWNER.
3.) THE CONTRACTOR SHALL MAKE EXPLORATORY EXCAVATIONS AND LOCATE ANY EXISTING UTILITIES SUFFICIENTLY AHEAD OF CONSTRUCTION TO PERMIT REVISIONS TO PLANS IF NECESSARY. THE EXISTENCE AND/OR LOCATION OF UTILITIES SHOWN ON THESE PLANS MAY BE ONLY APPROXIMATELY CORRECT AND THE CONTRACTOR IS REQUIRED TO TAKE PRECAUTIONARY MEASURES TO PROTECT THE UTILITIES SHOWN HEREON AND ANY OTHER EXISTING UTILITIES NOT OF RECORD OR NOT SHOWN ON THESE PLANS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING, AT HIS/HER EXPENSE, ANY EXISTING UTILITIES DAMAGED DURING CONSTRUCTION.
4.) THE CONTRACTOR SHALL NOTIFY OPERATORS WHO MAINTAIN UNDERGROUND UTILITY LINES IN THE AREA OF PROPOSED EXCAVATION OR BLASTING AT LEAST TWO WORKING DAYS, BUT NOT MORE THAN TEN WORKING DAYS, PRIOR TO COMMENCEMENT OF EXCAVATION OR DEMOLITION. ALL WATER, GAS, SEWER AND OTHER UTILITIES SHALL BE MAINTAINED AT ALL TIMES DURING CONSTRUCTION.
5.) RELOCATION OF ANY UTILITIES SHALL BE AT THE OWNERS EXPENSE AND COMPLETED WITH THE UTILITY WORK. THE OWNER SHALL BE NOTIFIED AS TO THE RELOCATIONS REQUIRED PRIOR TO THE START OF CONSTRUCTION.
6.) THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACING, WITH MATCHING MATERIALS, ANY PAVEMENT, WALKS, CURBS, ETC. THAT MUST BE CUT OR THAT ARE DAMAGED DURING CONSTRUCTION.
7.) CONTRACTOR AGREES THAT HE/SHE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY; THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS; AND THAT THE CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD THE OWNER AND THE ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL AND ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING FOR LIABILITY ARISING FROM 'THE SOLE NEGLIGENCE OF THE OWNER OR THE ENGINEER.'
8.) THE STATE OF RHODE ISLAND STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, 2004 EDITION, REVISIONS AND ALL CURRENT ADDENDA, AND THE RHODE ISLAND STANDARD DETAILS ARE MADE A PART HEREOF, AS IF ATTACHED HERETO.
9.) AN APPROVED SET OF PLANS AND ALL APPLICABLE PERMITS MUST BE AVAILABLE AT THE CONSTRUCTION SITE.

EROSION CONTROL NOTES (DURING CONSTRUCTION)

- DISBURTMENT OF SOIL SURFACES IS REGULATED BY STATE LAW. ALL WORK SHALL COMPLY WITH THE FOLLOWING CRITERIA TO PREVENT OR MINIMIZE SOIL EROSION:
1.) THE INSTALLATION AND MAINTENANCE OF EROSION CONTROL DEVICES IS THE RESPONSIBILITY OF THE CONTRACTOR. PRIOR TO THE COMMENCEMENT OF CONSTRUCTION ACTIVITIES, THE CONTRACTOR SHALL INSTALL ALL EROSION AND SEDIMENT CONTROL DEVICES AS SHOWN ON THE PLANS, OR AS DICTATED BY THE TOWN OF BURRILLVILLE AND RIDEM. ALL EROSION CONTROL DEVICES SHALL BE MAINTAINED IN EFFECTIVE CONDITION DURING CONSTRUCTION.
2.) THE CONTRACTOR SHALL USE THE LATEST EDITION OF THE 'STATE OF RHODE ISLAND SOIL EROSION AND SEDIMENT CONTROL HANDBOOK' AS A GUIDE IN CONSTRUCTING THE EROSION AND SEDIMENT CONTROLS INDICATED ON THE PLANS. ALL EROSION AND SEDIMENT CONTROL MEASURES OR WORKS AND REHABILITATION MEASURES MUST CONFORM TO OR EXCEED THE SPECIFICATIONS OR STANDARDS SET OUT IN THIS HANDBOOK.
3.) THE CONTRACTOR SHALL INSPECT EROSION AND SEDIMENT CONTROL DEVICES AT THE END OF EACH WORKING DAY, AFTER EACH STORM EVENT, AND AT LEAST DAILY DURING PROLONGED RAINFALL. REPAIR OR REPLACEMENT SHOULD BE MADE PROMPTLY AS NEEDED. INSPECTION OF EROSION CONTROL BARRIERS (INCLUDING THOSE ENCOMPASSING SOIL STOCKPILE AREAS) SHOULD BE MADE AFTER EACH STORM EVENT AND REPAIR OR REPLACEMENT SHOULD BE MADE PROMPTLY AS NEEDED. CLEANSOUT OF ACCUMULATED SEDIMENT BEHIND THE BARRIER IS NECESSARY IF 1/2 OF THE ORIGINAL HEIGHT BECOMES FILLED IN WITH SEDIMENT.
4.) THE CONTRACTOR IS RESPONSIBLE FOR THE TIMELY INSTALLATION, INSPECTION, MAINTENANCE, AND/OR REPLACEMENT OF ALL TEMPORARY AND PERMANENT EROSION CONTROL DEVICES TO ENSURE PROPER OPERATION THROUGHOUT THE LIFE OF THE PROJECT. THE CONTRACTOR IS RESPONSIBLE FOR MAINTENANCE OF PERMANENT MEASURES UNTIL CONSTRUCTION OF THE PROJECT IS COMPLETED OR UNTIL IT IS ACCEPTED BY THE OWNER. THE OWNER IS RESPONSIBLE THEREAFTER.
5.) IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CLEAN ROADS, CONTROL DUST, AND TAKE ALL NECESSARY MEASURES TO ENSURE THAT THE SITE AND ALL ROADS BE MAINTAINED IN A MUD AND DUST-FREE CONDITION AT ALL TIMES THROUGHOUT THE LIFE OF THE CONTRACT. DUST CONTROL SHALL INCLUDE, BUT IS NOT LIMITED TO, WATER, MULCH, AND/OR CRUSHED STONE OR COARSE GRAVEL.
6.) ALL PROPOSED CONSTRUCTION ENTRANCES SHALL BE CONSTRUCTED AS SHOWN ON THE PLANS AND DETAILS. ALL VEHICLE TRAFFIC ENTERING OR EXITING THE PROJECT SITE SHALL PASS OVER THE CONSTRUCTION ENTRANCES TO REDUCE THE TRACKING OR FLOWING OF SEDIMENT ONTO THE SURROUNDING ROADWAYS. ALL PROPOSED CONSTRUCTION ENTRANCES SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO THE SURROUNDING ROADWAYS. THIS WILL REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE OR ADDITIONAL LENGTH AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANSOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED, OR TRACKED ONTO THE SURROUNDING ROADWAYS MUST BE REMOVED IMMEDIATELY.
7.) INSPECTION OF THE HAYBALE EROSION CONTROL BARRIER (INCLUDING THOSE ENCOMPASSING ANY SOIL STOCKPILE AREAS) SHOULD BE MADE AFTER EACH STORM EVENT AND REPAIR OR REPLACEMENT SHOULD BE MADE PROMPTLY AS NEEDED. SEDIMENT DEPOSITS SHOULD BE REMOVED WHEN THEY REACH APPROXIMATELY ONE-HALF OF THE HEIGHT OF THE BARRIER.
8.) INSPECTION OF THE SILTDAM TURBIDITY BARRIER SHOULD BE MADE AFTER EACH STORM EVENT AND REPAIR OR REPLACEMENT SHOULD BE MADE PROMPTLY AS NEEDED. SEDIMENT DEPOSITS SHALL BE REMOVED WHEN THE DEPOSIT REACHES APPROXIMATELY ONE-HALF OF THE VOLUME CAPACITY OF THE TURBIDITY BARRIER AS DIRECTED.
9.) THE CONTRACTOR SHALL RESTORE DISTURBED AREAS AS CLOSELY AS POSSIBLE. AREAS DAMAGED DURING CONSTRUCTION SHALL BE RESEDED, RESEEDING, OR OTHERWISE RESTORED TO THEIR ORIGINAL STATE. TREES AND OTHER EXISTING VEGETATION SHALL BE RETAINED WHEREVER FEASIBLE. DISTURBED UPLANDS ADJACENT TO THE CONSTRUCTION SITE SHALL BE GRADED AND REVEGETATED OR OTHERWISE STABILIZED TO PREVENT EROSION DURING OR IMMEDIATELY AFTER CONSTRUCTION.
10.) TEMPORARY VEGETATIVE COVER SHALL BE APPLIED TO ANY DISTURBED AREAS (INCLUDING SOIL STOCKPILE AREAS) THAT HAVE NOT YET REACHED FINISHED GRADE AS SOON AS POSSIBLE, BUT NOT MORE THAN FOURTEEN (14) DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT AREA HAS TEMPORARILY CEASED, UNLESS THE ACTIVITY IS TO RESUME WITHIN TWENTY-ONE (21) DAYS. TEMPORARY SEEDING MAY BE APPLIED ANY TIME BETWEEN MARCH 15 THROUGH NOVEMBER 15.
TEMPORARY VEGETATIVE COVER SHALL CONSIST OF 60% OF ANNUAL OR PERENNIAL RYEGRASS AND 40% OF MILLET OR SUDANGRASS OR 100% OF WINTER RYE. ANNUAL OR PERENNIAL RYEGRASS SHALL BE PLANTED AT A RATE OF 1.5 POUNDS PER 1,000 SQUARE FEET, WINTER RYE SHALL BE PLANTED AT A RATE OF 2.5 POUNDS PER 1,000 SQUARE FEET, AND MILLET OR SUDANGRASS SHALL BE PLANTED AT A RATE OF 1.0 POUND PER 1,000 SQUARE FEET.
LIMESTONE AND FERTILIZER SHALL BE APPLIED ACCORDING TO SOIL TEST RECOMMENDATIONS OFFERED BY THE UNIVERSITY OF RHODE ISLAND SOIL TESTING LABORATORY. IF SOIL TESTING IS NOT FEASIBLE ON SMALL OR VARIABLE SITES, OR WHERE TIMING IS CRITICAL, FERTILIZER MAY BE APPLIED AT THE RATE OF 300 POUNDS PER ACRE OR 7.5 POUNDS PER 1,000 SQUARE FEET OF 10-10-10 OR EQUIVALENT. APPLY LIMESTONE (EQUIVALENT TO 50 PERCENT CALCIUM PLUS MAGNESIUM OXIDE) AS FOLLOWS: (1) 3 TONS PER ACRE (OR 135 POUNDS PER 1,000 SQUARE FEET) FOR CLAY, CLAY LOAM AND HIGH ORGANIC SOIL, (2) 2 TONS PER ACRE (OR 90 POUNDS PER 1,000 SQUARE FEET) FOR SANDY LOAM, LOAM, OR SILT LOAM, AND (3) 1 TON PER ACRE (OR 45 POUNDS PER 1,000 SQUARE FEET) LOAMY SAND OR SAND. TEMPORARY VEGETATIVE COVER SHALL BE INSTALLED AS OUTLINED IN THE RHODE ISLAND SOIL EROSION AND SEDIMENT CONTROL HANDBOOK.
11.) PERMANENT VEGETATIVE COVER SHALL BE APPLIED TO ALL DISTURBED AREAS THAT HAVE REACHED FINISHED GRADE AS SOON AS POSSIBLE, BUT NOT MORE THAN FOURTEEN (14) DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT AREA HAS PERMANENTLY CEASED. THE RECOMMENDED PERMANENT SEEDING DATES ARE APRIL 1 TO MAY 31 AND AUGUST 15 TO OCTOBER 15.
PERMANENT VEGETATIVE COVER OUTSIDE OF IMPERVIOUS, LANDSCAPED, OR DETENTION BASIN AREAS SHALL RECEIVE THE FOLLOWING SEED MIXTURE (ALSO KNOWN AS IMPROVED UR NUMBER 2 LAWN SEED MIXTURE):
40% OF RED FESCUE APPLICATION RATE: 0.90LBS/1,000SF
40% OF KENTUCKY BLUEGRASS APPLICATION RATE: 0.90LBS/1,000SF
20% OF PERENNIAL RYEGRASS APPLICATION RATE: 0.45LBS/1,000SF
LIMESTONE AND FERTILIZER SHALL BE APPLIED ACCORDING TO SOIL TEST RECOMMENDATIONS OFFERED BY THE UNIVERSITY OF RHODE ISLAND SOIL TESTING LABORATORY. IF SOIL TESTING IS NOT FEASIBLE ON SMALL OR VARIABLE SITES, OR WHERE TIMING IS CRITICAL, FERTILIZER MAY BE APPLIED AT THE RATE OF 500 POUNDS PER ACRE OR 11.5 POUNDS PER 1,000 SQUARE FEET OF 10-20-20 OR EQUIVALENT. APPLY LIMESTONE (EQUIVALENT TO 50 PERCENT CALCIUM PLUS MAGNESIUM OXIDE) AS FOLLOWS: (1) 4 TONS PER ACRE (OR 180 POUNDS PER 1,000 SQUARE FEET) FOR CLAY, CLAY LOAM AND HIGH ORGANIC SOIL, (2) 3 TONS PER ACRE (OR 135 POUNDS PER 1,000 SQUARE FEET) FOR SANDY LOAM, LOAM, OR SILT LOAM, AND (3) 2 TONS PER ACRE (OR 90 POUNDS PER 1,000 SQUARE FEET) LOAMY SAND OR SAND.
12.) AREAS WHICH HAVE BEEN TEMPORARILY OR PERMANENTLY SEEDED SHOULD BE MULCHED IMMEDIATELY FOLLOWING SEEDING IN ADDITION TO AREAS WHICH CANNOT BE SEEDED WITHIN THE RECOMMENDED SEEDING DATES AND ANY SOIL STOCKPILE AREAS. TEMPORARY MULCHING SHOULD BE PERFORMED AS SOON AS POSSIBLE, BUT NOT MORE THAN FOURTEEN (14) DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT AREA HAS TEMPORARILY CEASED UNLESS THE ACTIVITY IS TO RESUME WITHIN TWENTY-ONE (21) DAYS.
STRAW OR HAY MULCH, WOOD FIBER MULCH, AND HYDROMULCH ARE RECOMMENDED. STRAW OR HAY MULCH SHOULD BE APPLIED AT A RATE OF 2 TONS PER ACRE. WOOD FIBER MULCH SHOULD BE APPLIED AT A RATE OF 1,500-2,000 POUNDS PER ACRE, OR HYDROMULCH APPLIED AT A RATE OF 1,500 POUNDS PER ACRE. WOOD FIBER MULCH SHOULD NOT BE USED ALONE IN THE WINTER OR DURING HOT, DRY WEATHER. STRAW OR HAY MULCH MUST BE ANCHORED IMMEDIATELY AFTER SPREADING TO PREVENT WINDBLOWING. MULCH ANCHORING SHOULD ALSO BE USED ON SLOPES GREATER THAN THREE (3) PERCENT AND CONCENTRATED FLOW AREAS SUCH AS DIVERSION AND WATERWAY CHANNELS.
IF SEEDING CANNOT BE COMPLETED IMMEDIATELY OR WITHIN THE RECOMMENDED SEEDING DATES, USE THE TEMPORARY MULCHING MEASURE TO PROTECT THE SITE AND DELAY SEEDING UNTIL THE NEXT RECOMMENDED SEEDING PERIOD.
13.) ALL TEMPORARY AND PERMANENT VEGETATION MEASURES, INCLUDING MULCHES, MUST BE INSPECTED PERIODICALLY, IN PARTICULAR AFTER RAINSTORMS, TO CHECK FOR RILL EROSION. WHERE EROSION IS OBSERVED, ADDITIONAL VEGETATION AND/OR MULCH MUST BE APPLIED. IF NETTING IS USED, THE NET SHOULD BE INSPECTED AFTER RAINSTORMS FOR DISLOCATION OR FAILURE. IF WASHOUTS OR BREAKAGE OCCUR, THE NET MUST BE REINSTALLED AS NECESSARY AFTER REPAIRING DAMAGE TO SLOPE. INSPECTIONS SHOULD TAKE PLACE UNTIL GRASSES ARE FIRMLY ESTABLISHED. GRASS IS CONSIDERED TO BE FIRMLY ESTABLISHED AT A MINIMUM HEIGHT OF THREE (3) INCHES.
14.) SILT SACKS SHALL BE INSTALLED BY THE CONTRACTOR IN ALL PROPOSED ON-SITE CATCH BASINS, AS SHOWN ON THE PLANS, AND SHALL BE MAINTAINED AS REQUIRED. MAINTENANCE SHOULD BE PERFORMED AS NECESSARY AND IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTION UNTIL THE SITE HAS BEEN PERMANENTLY STABILIZED.
15.) WASTE DISPOSAL: MATERIALS WHICH COULD BE A POTENTIAL SOURCE OF STORMWATER POLLUTION SUCH AS GASOLINE, DIESEL FUEL, HYDRAULIC OIL, ETC., SHALL BE STORED AT THE END OF EACH DAY IN A STORAGE TRAILER OR COVERED LOCATION AND TAKEN OFF-SITE AND PROPERLY DISPOSED OF. ALL TYPES OF WASTE GENERATED AT THIS SITE SHALL BE DISPOSED OF IN A MANNER CONSISTENT WITH STATE LAW AND/OR REGULATIONS.
16.) GOOD HOUSEKEEPING: CARE SHOULD BE TAKEN TO MINIMIZE EXPOSURE OF CONSTRUCTION DEBRIS (INCLUDING, BUT NOT LIMITED TO, INSULATION, WRING, PAINTS AND PAINT CANS, SOLVENTS, WALL BOARD, ETC.) TO PRECIPITATION BY MEANS OF DISPOSAL AND/OR PROPER SHELTER OR COVER. ALSO, CONSTRUCTION WASTE MUST BE PROPERLY DISPOSED OF AT THE END OF EACH WORKING DAY.

STORMWATER MAINTENANCE PROGRAM

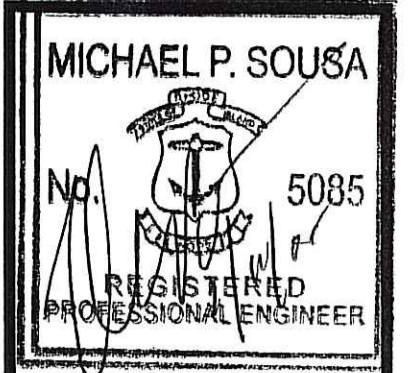
- 1.) POLLUTION PREVENTION NOTE:
THE OWNER SHALL EMPLOY PAVEMENT CLEANING PRACTICES SUCH AS STREET SWEEPING AT LEAST TWICE PER YEAR TO MINIMIZE POLLUTANT EXPORT TO RECEIVING WATERS. THIS IS DESIGNED TO REMOVE SEDIMENT DEBRIS AND OTHER POLLUTANTS FROM ROAD AND PARKING LOT SURFACES THAT ARE A POTENTIAL SOURCE OF POLLUTION IMPACTING WATERWAYS.
2.) REPAIRS OR REPLACEMENT OF DRAINAGE STRUCTURES, RIPRAP CHANNELS, OR OTHER ELEMENTS OF THE FACILITY SHALL BE DONE WITHIN 30 DAYS OF DEFICIENCY REPORTS. IF AN EMERGENCY SITUATION IS IMMINENT THEN REPAIR/REPLACEMENT MUST BE DONE IMMEDIATELY TO AVERT FAILURE OR DANGER TO NEARBY RESIDENTS.
3.) IMMEDIATELY PRIOR TO THE END OF CONSTRUCTION OR ACCEPTANCE BY THE OWNER, THE CONTRACTOR SHALL INSPECT ALL ON-SITE DRAINAGE STRUCTURES AND PERMEABLE PAVEMENT SYSTEMS AND CLEAN AND FLUSH AS NECESSARY.
4.) ALL OPERATIONAL AND MAINTENANCE REQUIREMENTS, INCLUDING LEGAL RESPONSIBILITIES, SHALL ALSO BE RECORDED ON THE TITLE.
5.) ALL PROPOSED CATCH BASINS SHALL BE INSPECTED ON A QUARTERLY BASIS TO CHECK FOR DEBRIS REMOVAL (SEDIMENT AND HYDROCARBONS) AND STRUCTURAL INTEGRITY OR DAMAGE, AND CLEANED ON A QUARTERLY BASIS. SUCH DEFICIENCIES MUST BE CORRECTED IMMEDIATELY. DISPOSAL OF THE ACCUMULATED SEDIMENT AND HYDROCARBONS MUST BE IN ACCORDANCE WITH APPLICABLE LOCAL, STATE, AND FEDERAL GUIDELINES AND REGULATIONS.
6.) THE PERMEABLE PAVERS SHALL BE INSPECTED AFTER EVERY MAJOR STORM IN THE FIRST FEW MONTHS FOLLOWING CONSTRUCTION. THEREAFTER, THE PERMEABLE PAVERS SHALL BE INSPECTED AND VACUUM SWEEPED ON A QUARTERLY BASIS. VACUUMING SHALL OCCUR WHEN THE SEDIMENT IS DRY. VACUUM TYPE STREET CLEANING EQUIPMENT, WITHOUT BROOMS AND WATER SPRAY ACTION, SHALL BE USED. REGENERATIVE AIR SWEEPERS THAT MAY BLOW AIR ACROSS THE PAVEMENT SURFACE SHALL NOT BE USED.
SURROUNDING LANDSCAPED AREAS SHALL BE WELL MAINTAINED TO PREVENT SOIL FROM BEING TRANSPORTED ONTO THE PAVEMENT. PAVER SURFACE SHALL BE KEPT CLEAN OF ORGANIC MATERIAL.
RUTS OR DEFORMATIONS IN PAVEMENT EXCEEDING 1/4" SHALL BE REPAIRED. PAVERS MORE THAN 1/4" ABOVE ADJACENT PAVERS SHALL BE REPAIRED. BROKEN PAVER UNITS SHALL BE REPLACED. AGGREGATE JOINT MATERIAL SHALL BE REPLACED AS NEEDED PER VISUAL INSPECTION. VISUAL INSPECTION OF SURFACE FOR DETRIORATION, DEFORMATION, SPALLING/DAMAGE SHALL BE PERFORMED ONCE A YEAR AT MINIMUM.
THE USE OF SAND SHALL BE AVOIDED AND SALT BE MINIMIZED DURING THE WINTER MONTHS TO MINIMIZE CLOGGING OF JOINT FILLER.
7.) LDD ENTERPRISES, INC. C/O DENNIS DARVEAU OR NOMINEE WILL BE THE PARTY RESPONSIBLE FOR THE INSPECTION, MAINTENANCE, AND REQUIRED DOCUMENTATION OF ALL STORMWATER STRUCTURES AS OUTLINED WITHIN. IF OWNERSHIP IS EVER TRANSFERRED, THE SUBSEQUENT TRANSFEREE WILL BECOME RESPONSIBLE FOR THE INSPECTION, MAINTENANCE, AND RECORDING OF DOCUMENTATION OF ALL STORMWATER STRUCTURES.

SPILL PREVENTION AND RESPONSE PROCEDURE

- 1.) ANY INADVERTENT OR DELIBERATE DISCHARGE OF WASTE OIL OR ANY OTHER POLLUTANT TO THE STORMWATER DISPOSAL SYSTEM REQUIRES IMMEDIATE NOTIFICATION TO THE RIDEM OIL POLLUTION CONTROL PROGRAM AT 401-277-2284, AS PER THE OIL POLLUTION CONTROL REGULATIONS. DURING NON-WORKING HOURS, NOTIFICATION OF SPILLS CAN BE MADE TO THE RIDEM DIVISION OF ENFORCEMENT AT 401-277-3070 (THE 24-HOUR EMERGENCY RESPONSE PHONE NUMBER).
2.) ANY INCIDENT OF GROUNDWATER CONTAMINATION RESULTING FROM THE IMPROPER DISCHARGE OF POLLUTANTS TO THE STORMWATER DISPOSAL SYSTEM SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER AS WELL AS ANY OTHER PARTIES THAT THE RIDEM DETERMINES TO BE RESPONSIBLE FOR THE CONTAMINATION. PURSUANT TO STATE LAWS AND REGULATIONS, THE RIDEM MAY REQUIRE THE PROPERTY OWNER AND OTHER RESPONSIBLE PARTIES TO REMEDIATE ANY INCIDENTS THAT MAY ADVERSELY IMPACT GROUNDWATER QUALITY.
3.) UPON TRANSFER OF THE PROPERTY, THE NEW OWNER SHALL BE INFORMED AS TO THE LEGAL RESPONSIBILITIES ASSOCIATED WITH DISPOSAL SYSTEM, AS INDICATED ABOVE.
4.) THE OWNER WILL CREATE A MAINTENANCE LOG, SHOWING THE DATE, TIME, NAME OF INSPECTOR, INSPECTION COMMENTS, AND ANY ACTIONS TAKEN BASED ON THE ABOVE REFERENCE SCHEDULE.
5.) THE PROPERTY OWNER SHALL BE RESPONSIBLE TO REMEDIATE INCIDENTS THAT ADVERSELY IMPACT GROUNDWATER QUALITY AND SHALL BE:
LDD ENTERPRISES INC.
C/O DENNIS DARVEAU
770 DOUGLAS PIKE
HARRISVILLE, RI 02830

100-YEAR FLOOD PLAIN LINE AND ELEVATION IMPACTS

- 1.) AN ANALYSIS OF THE IMPACTS TO THE BRANCH RIVER'S 100-YEAR FLOOD PLAIN LINE AND ELEVATION HAS BEEN CONDUCTED, AND IT WAS DETERMINED THAT THERE ARE NO IMPACTS TO THE RIVER'S 100-YEAR FLOOD PLAIN LINE AND ELEVATION AS A RESULT OF THE DEVELOPMENT SHOWN ON THESE PLANS.
2.) THE SOURCE OF THE STUDY THAT IS THE BASIS FOR THIS DETERMINATION IS THE ENTITLED 'FLOOD STUDY FOR NASON MILL LANDINGS, ASSESSORS PLAT 114/LOT NO. 16, 770 DOUGLAS PIKE, HARRISVILLE, RHODE ISLAND' AND DATED JANUARY 2008.

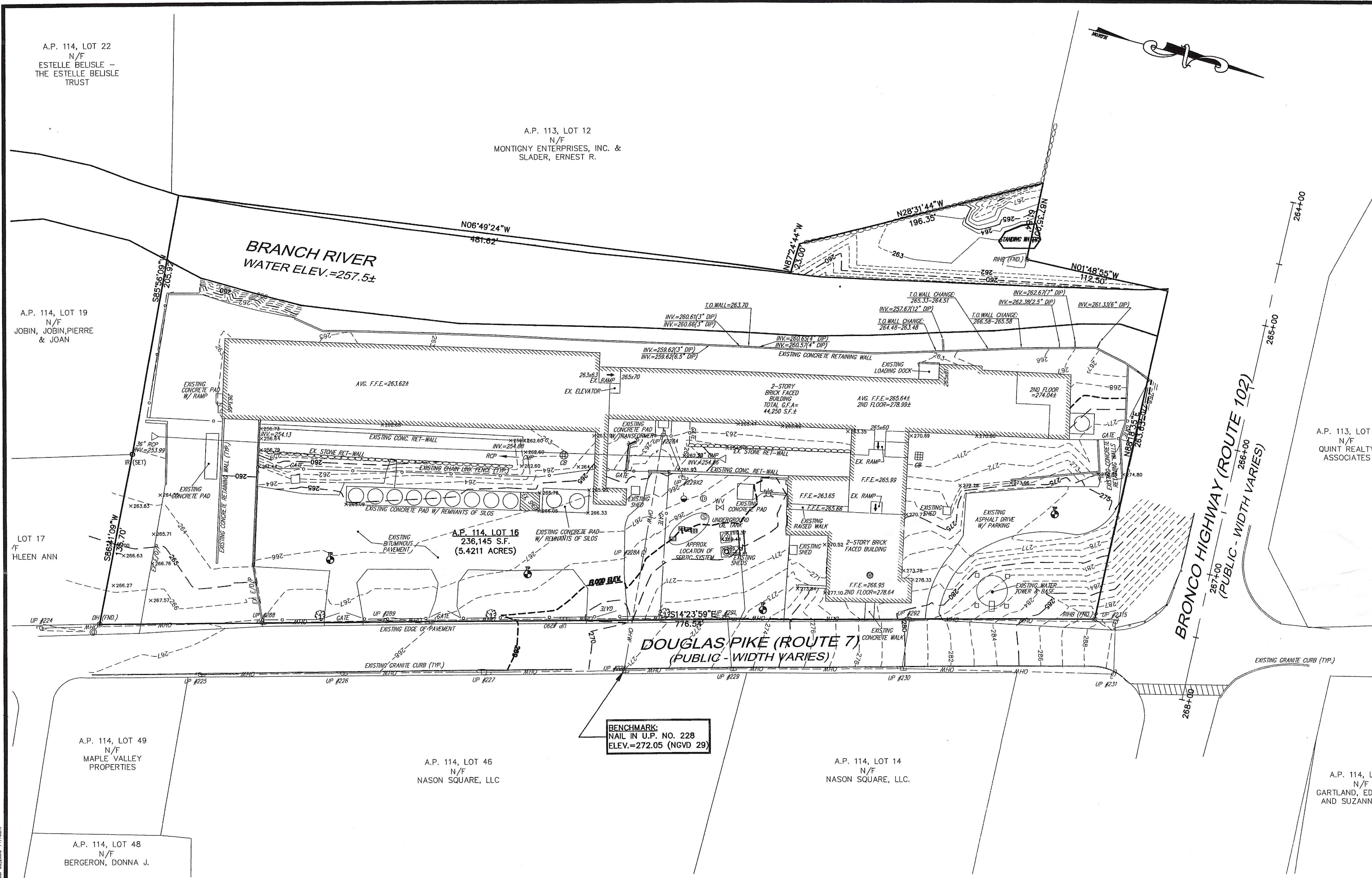


Not Issued For Construction table with columns for Revisions, Job No., Dwg No., Drawn, Checked, Issued.

Gates, Leighton & Associates, Inc. ARCHITECTURE LANDSCAPE ARCHITECTURE
FUSS & ONEILL INC. Consulting Engineers

GENERAL NOTES & LEGEND
Nason Mill Landings
770 DOUGLAS PIKE
HARRISVILLE, RHODE ISLAND

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED MAR 26 2008 FILE # 07-0266



- NOTES:**
- 1.) THE SUBJECT SITE IS LOCATED IN A LIMITED INDUSTRIAL ZONE.
 - 2.) THE SUBJECT SITE CONTAINS THE FORMER TUREX BUILDING AND ASSOCIATED PARKING ON THE EASTERN SIDE OF BRANCH RIVER. THE REMAINDER OF THE SITE, ON THE WESTERN SIDE OF BRANCH RIVER, IS WOODED.
 - 3.) BRANCH RIVER TRAVERSES THE WESTERN SIDE OF THE SITE. THE LOCATION OF THE RIVER AND ASSOCIATED DAM AS SHOWN ON THE PLAN ARE APPROXIMATE ONLY.
 - 4.) BRANCH RIVER HAS A 200' RIVERBANK WETLAND ASSOCIATED WITH IT. THE LIMITS OF THE RIVERBANK WETLAND HAVE BEEN IDENTIFIED BY PHYSICAL FEATURES ARE APPROXIMATE ONLY.
 - 5.) THE SITE IS UNDERLAIN BY MERRIMAC SANDY LOAM (MmA), 0-3 PERCENT SLOPES. THIS SOIL IS CLASSIFIED AS A TYPE A SOIL BY THE SOIL SURVEY OR RHODE ISLAND.
 - 6.) THE SUBJECT SITE IS LOCATED IN A NON-COMMUNITY WELL HEAD PROTECTION AREA.
 - 7.) THE SUBJECT SITE IS LOCATED IN A CLASS B SECTION OF THE BLACKSTONE RIVER BASIN WATERSHED.
 - 8.) THE PORTION OF BRANCH RIVER CROSSING THE SUBJECT SITE IS NOT CLASSIFIED AS AN IMPAIRED WATER BODY BY RIDEM.
 - 9.) THE SUBJECT SITE LIES WITHIN THE GROUNDWATER PROTECTION OVERLAY DISTRICT.
 - 10.) THE SUBJECT SITE LIES WITHIN THE AQUIFER PROTECTION OVERLAY DISTRICT, AS DETERMINED FROM THE AQUIFER OVERLAY DISTRICT MAP. PORTIONS OF THE SUBJECT SITE LIE WITHIN THE A-80, A-100, AND A-120 AQUIFER OVERLAY DISTRICT.
 - 11.) THE SUBJECT SITE LIES WITHIN A RIDEM GROUNDWATER RECHARGE ZONE.
 - 12.) THE SITE PRESENTLY DOES NOT HAVE PUBLIC WATER, GAS, OR SEWER SERVICES AVAILABLE FOR CONNECTION.
 - 13.) THE SUBJECT PARCEL IS BENEFITED BY A DRAINAGE EASEMENT BURDENING THE SOUTHERN ABUTTER (LOT 19). THE EXISTING DRAINAGE PIPE (36" RCP) IN THIS AREA DISCHARGES SURFACE RUN-OFF ACROSS THE ABUTTING LOT BEFORE ENTERING THE BRANCH RIVER.

- LEGEND:**
- PROPERTY LINE
 - ABUTTER LINE
 - EXISTING CURBING
 - EX. E.O.P. — EXISTING EDGE OF PAVEMENT
 - EXISTING ZONING SETBACKS
 - — DRILL HOLE (FOUND)
 - — RHODE ISLAND HIGHWAY BOUND (FOUND)
 - EXISTING GAS VALVE
 - EXISTING GAS LINE
 - — EXISTING CHAIN LINK FENCE
 - — EXISTING WOOD FENCE
 - EXISTING UTILITY POLE W/ #
 - OHW — OVERHEAD WIRES
 - EXISTING DRAINAGE MANHOLE
 - EXISTING DRAINAGE LINE
 - EXISTING CATCHBASIN
 - EXISTING SANITARY SEWER MANHOLE
 - EXISTING SEWER LINE
 - EXISTING HYDRANT
 - EXISTING WATER VALVE
 - EXISTING WATER LINE
 - EXISTING LIGHT POLE
 - RETAINING WALL
 - EXISTING EASEMENT LINE
 - EXISTING STONE WALL
 - APPROX. SOIL EVALUATION TESTHOLE

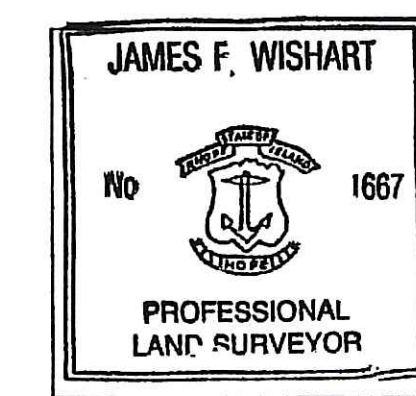
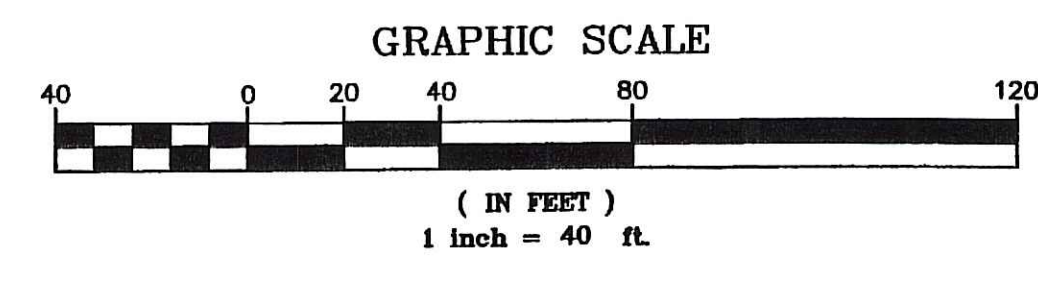
FLOOD ZONE NOTE:
 THE EXISTING SITE IS LOCATED PARTIALLY IN FLOOD ZONE "C" (AREAS OF MINIMAL FLOODING) AND FLOOD ZONE "A9" (AREAS OF 100-YEAR FLOOD; BASE FLOOD ELEVATIONS AND FLOOD HAZARD FACTORS DETERMINED—ELEVATIONS RANGING FROM 268 TO 269) AS DETERMINED ON THE FLOOD INSURANCE RATE MAP (F.I.R.M) FOR THE TOWN OF BURRILLVILLE, RHODE ISLAND PROVIDENCE COUNTY, PANEL 5 OF 15 ON COMMUNITY PANEL NUMBER 440013 005 B, MAP REVISED: JULY 02, 1979.

- REFERENCES:**
- 1.) SUBJECT DEED - BOOK 408, PAGE 179: AMITIE BELLINI TO LDD ENTERPRISES, LLC.
 - 2.) PLAN - "PLAN OF LAND OWNED BY TUREX, INC. BURRILLVILLE, RHODE ISLAND SEPTEMBER, 1991" SCALE: 1 INCH EQUALS 60 FEET.
 - 3.) TOWN OF BURRILLVILLE TAX ASSESSOR'S PLAT 113 & 114; SCALE: 1" = 250'.

ZONING DISTRICT DIMENSIONAL REGULATIONS
ZONING DISTRICT USE: L-1

MINIMUM LOT AREA: (SF.)	N/A
MINIMUM LOT FRONTAGE:	200 FT.
MINIMUM YARD SETBACKS:	
FRONT	40 FT.
SIDE	15 FT.
SIDE	27.5 FT.*
REAR	40 FT.
MAXIMUM BUILDING HEIGHT:	
MAIN STRUCTURE	35 FT.
ACCESSORY STRUCTURE	35 FT.
MAXIMUM BUILDING COVERAGE:	25%

*SIDE YARD SETBACK ON STREET IS CALCULATED AT ONE-HALF THE SUM OF THE FRONT AND SIDE SETBACK REQUIREMENTS.



CERTIFICATION:
 THIS SURVEY AND PLAN CONFORM TO A CLASS I SURVEY FOR PROPERTY LINE AND CLASS III FOR PLANIMETRICS AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS.
 BY: *James F. Wishart* 7-5-06
 REQUIRED PROFESSIONAL LAND SURVEYOR DATE

Not Issued For Construction

Revisions:
 1. REVISE NOTES & ADJUST TOPOGRAPHY
 2. ADD INTERIOR BUILDING ELEVATIONS
 3. ADD ADDITIONAL TOPOGRAPHY
 4. UPDATE ABUTTERS LIST C-30-06

Job No: C-1547
 Dwg No: C-1547PRA-APP
 Drawn: CC
 Checked: DSL
 Issued: MAY 16, 2006

Gates, Leighton & Associates, Inc.
 LANDSCAPE ARCHITECTURE
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 CATALDO ASSOCIATES INC.
 CIVIL ENGINEERS
 1408 ALWOOD AVENUE
 SUDBURY, MA 01970 (508) 548-1417
 www.cataldo.com

EXISTING CONDITIONS
Nason Mill Landings
 770 DOUGLAS PIKE
 HARRISVILLE, RHODE ISLAND

Master Plan Submission

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Sheet 2 of 15
 C.1

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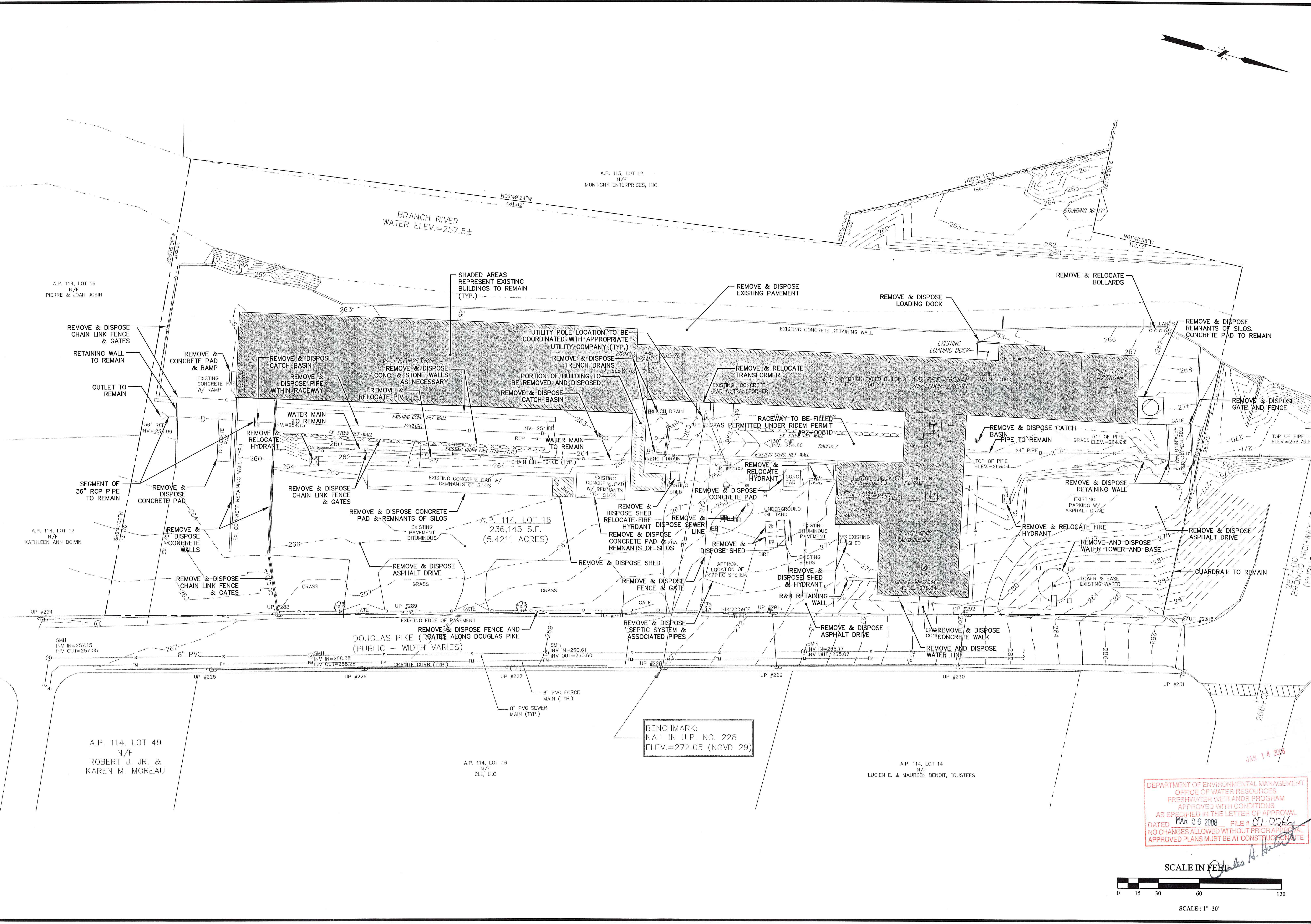
Revisions:	99/07 - REVISED PER RIDEM COMMENTS
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Job No:	2005 972.A13
Dwg No:	LCB
Drawn:	LCB
Checked:	SAJDS
Issued:	JUNE 2007

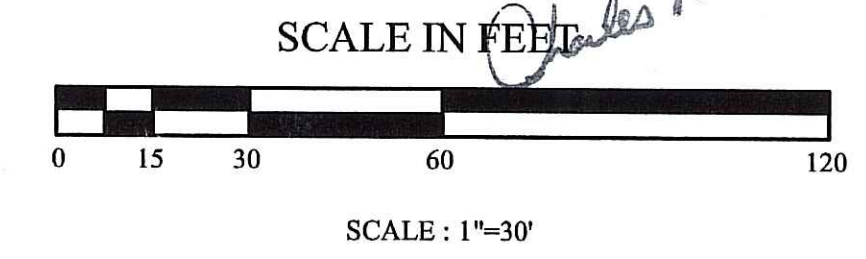
Gates, Leighton & Associates, Inc.
 LANDSCAPE ARCHITECTURE
 88-A William Ave., 2nd Floor, Portland, ME 04101 (407) 491-3111
 FUSS & O'NEILL INC.
 Consulting Engineers

SITE DEMOLITION PLAN
 Nason Mill Landings
 770 DOUGLAS PIKE
 HARRISVILLE, RHODE ISLAND

RIDEM Submission
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 Sheet 4 of 11
C4.01



DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
 OFFICE OF WATER RESOURCES
 FRESHWATER WETLANDS PROGRAM
 APPROVED WITH CONDITIONS
 AS SPECIFIED IN THE LETTER OF APPROVAL
 DATED MAR 26 2008 FILE # 07-0266
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ZONING TABLE

ZONE: LIMITED INDUSTRIAL (LI)
 USE: RESIDENTIAL APARTMENTS AND BUSINESS
 NOTE: THIS DEVELOPMENT REQUIRES A ZONE CHANGE TO VILLAGE COMMERCIAL (VC)
 THIS SITE LIES WITHIN THE ROUTE 102 DEVELOPMENT DISTRICT

	REQUIRED (LI)	REQUIRED (VC)	PROPOSED
MINIMUM LOT AREA	N/A	20,000 s.f.	236,145 SF
MINIMUM FRONTAGE	200'	125'	770'
FRONT SETBACK (PROP. BLDGS)	40'	30'	22' (ROUTE 7) ⁽⁹⁾
SIDE SETBACK	15'	15'	55' MIN.
REAR SETBACK (PROP. BLDGS)	40'	30'	245' MIN.
MAX. BUILDING HEIGHT	35'	35'	35'
MAX. BUILDING COVERAGE	25%	30%	19% (EXISTING) 21% (PROPOSED)

⁽⁹⁾VARIANCE REQUIRED. SEE CORRESPONDING VARIANCE NOTE

AQUIFER ZONING

ZONE: SITE LIES WITHIN ALL THREE AQUIFER ZONES. MOST RESTRICTIVE ZONE (A-120) HAS BEEN LISTED BELOW.

	TOWN REQUIRED	AS DESIGNED
MINIMUM LOT AREA	120,000 S.F.	230,785 S.F.
MINIMUM LOT WIDTH	350'	770'
FRONT SETBACK	40'	22' (ROUTE 7) ⁽⁹⁾
SIDE SETBACK	25'	55'
REAR SETBACK	40'	245' MIN.
BUILDINGS PER LOT	1	5 ⁽⁹⁾
MAX. BUILDING COVERAGE	5%	21% ⁽⁹⁾

⁽⁹⁾VARIANCE REQUIRED. SEE APPLICABLE VARIANCE NOTE

MULTI-UNIT DWELLINGS

	TOWN REQUIRED	AS DESIGNED
MINIMUM LOT AREA	20,000 S.F.	230,785 S.F.
DENSITY	66 UNITS	45 UNITS
DWELLINGS PER BLDG	6	37 (EX. BLDG) ⁽⁹⁾
BUILDINGS PER LOT	1	5 ⁽⁹⁾
DISTANCE BETWEEN BUILDINGS	50'	35' ⁽⁹⁾
MINIMUM LOT WIDTH	100'	770'
FRONT SETBACK	55'	22' (ROUTE 7) ⁽⁹⁾
SIDE SETBACK (COMBINED)	30'	105'
SIDE SETBACK (MIN.)	10'	55'
REAR SETBACK	30'	78' MIN.
MAX. BUILDING HEIGHT	35'	35'
MAX. BUILDING COVERAGE	35%	21%
MIN. SIDE AND REAR BUFFER	30'	6' ⁽⁹⁾

⁽⁹⁾VARIANCE REQUIRED. SEE APPLICABLE VARIANCE NOTE

PARKING SUMMARY

	TOWN REQUIRED	AS DESIGNED
RESIDENTIAL (45 UNITS)	90	90
RETAIL SPACE (6,006 S.F.)	73	64
RESTAURANT SPACES (CAPACITY=160)	30	30
TOTAL SPACES	193	184 ⁽⁹⁾
HANDICAP SPACES	6	6

TOWN PARKING REQUIREMENT:
 RESIDENTIAL: 2 SPACES/UNIT
 RETAIL: 1 SPACE / 90 S.F.
 PLUS ONE SPACE / TWO EMPLOYEES
 RESTAURANT: 1 SPACE / 5 PERSONS CAPACITY

⁽⁹⁾VARIANCE RECEIVED. SEE APPLICABLE VARIANCE NOTE

TREE LIST

BOTANICAL NAME	COMMON NAME	QUANTITY	SIZE	NOTES
KALMIA LATIFOLIA	MOUNTAIN LAUREL	43	5'-6"	B&B

APPROVED VARIANCES (FILE No. 2007-02, DATED 01/18/2007):

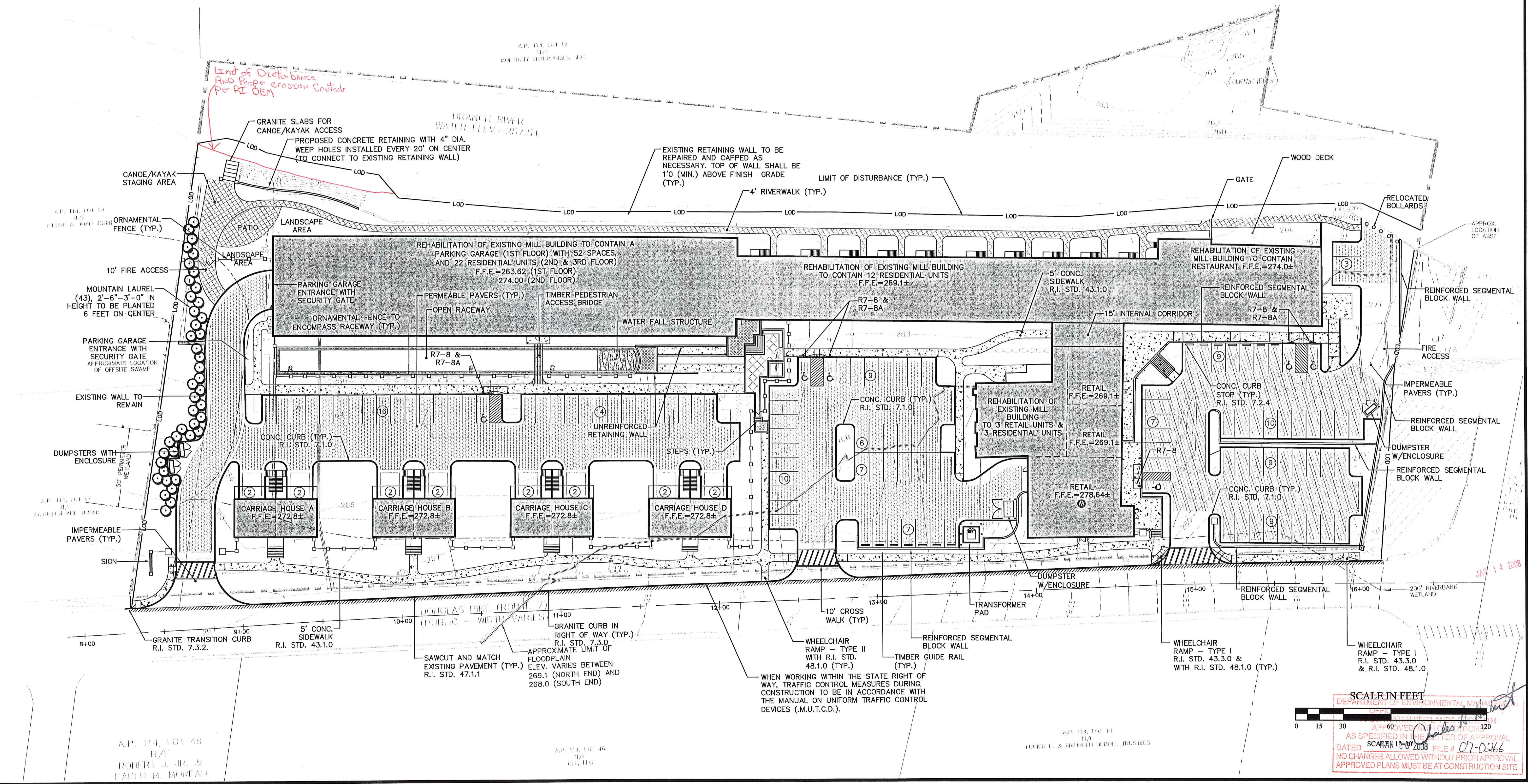
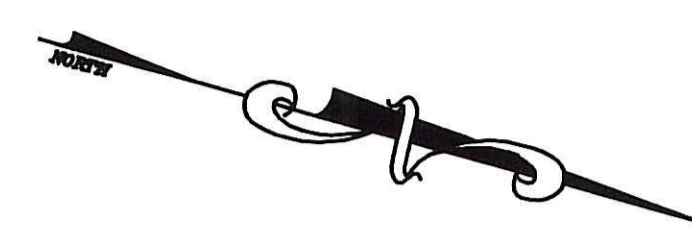
- SECTION 30-159 MIXED USE BUILDINGS
RELIEF TO ALLOW SQUARE FOOTAGE DEVOTED TO RESIDENTIAL UNITS TO EXCEED THREE TIMES THE SQUARE FOOTAGE DEVOTED TO COMMERCIAL USE
- SECTION 30-111 DIMENSIONAL REQUIREMENTS
RELIEF FROM FRONT YARD SETBACK ALONG ROUTE 7/DOUGLAS PIKE
- SECTION 30-154 IMPERVIOUS SURFACES
RELIEF FROM MAXIMUM IMPERVIOUS AREA OF 25% OF MINIMUM LOT SIZE IN A FLOOD ZONE A OR WITHIN 200' OF THE A FLOOD ZONES (EXISTING COVERAGE = 40%, PROPOSED COVERAGE=47%)
- SECTION 30-202 AQUIFER ZONE
RELIEF FROM FRONT YARD SETBACKS
RELIEF FROM MAXIMUM BUILDING COVERAGE
- SECTION 30-204 MULTI UNIT DWELLINGS
RELIEF FROM NUMBER OF BUILDINGS PER LOT
RELIEF FROM NUMBER OF DWELLINGS PER BUILDING (EXISTING BUILDING)
RELIEF FROM MINIMUM DISTANCE BETWEEN BUILDINGS
RELIEF FROM FRONT YARD SETBACK
RELIEF FROM 30' BUFFER STRIP ALONG SIDE AND REAR LOT LINES
- SECTION 30-210 ROUTE 102 DEVELOPMENT MANAGEMENT DISTRICT
RELIEF FROM 50' BUFFER
RELIEF TO ALLOW MIXED USE BUILDING
- SECTION 11-7.6 OFF-STREET PARKING AND LOADING
RELIEF FROM MINIMUM NUMBER OF PARKING SPACES

NOTES:

- WHEN WORKING WITHIN THE STATE RIGHT OF WAY, TRAFFIC CONTROL MEASURES DURING CONSTRUCTION TO BE IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (M.U.T.C.D.).

SURFACE TREATMENT HATCH LEGEND:

- PERMEABLE PAVERS
- RIVERWALK WITH IMPERMEABLE PAVERS
- IMPERMEABLE PAVERS / BANDING PAVERS
- CONCRETE SIDEWALK
- CONCRETE SIDEWALK



MICHAEL P. SOUSA
 No. 5085
 REGISTERED PROFESSIONAL ENGINEER

Not Issued For Construction

Revisions:
 9/10/07 - REVISED PER RIDEM COMMENTS

Job No: 2006 972A13
 Dwg No: LCB
 Drawn: LCB
 Checked: S.A.M.S.
 Issued: JUNE 2007

Gates, Leighton & Associates, Inc.
 LANDSCAPE ARCHITECTURE
 884 N. Main Ave., 2nd Floor, Harrisville, RI 02883
 (401) 541-1111

FUSS & ONEILL INC.
 Consulting Engineers

SITE DEVELOPMENT PLAN
 Nason Mill Landings
 770 DOUGLAS PIKE
 HARRISVILLE, RHODE ISLAND

RIDEM Submission

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Sheet 5 of 11

C5.01

SCALE IN FEET

0 15 30

APPROVED BY: [Signature]
 AS SPECIFIED IN THE CENTER OF APPROVAL
 DATED: 12-30-2008 FILE # 07-0266
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Revisions:

90/07 - REVISED PER RIDOT COMMENTS

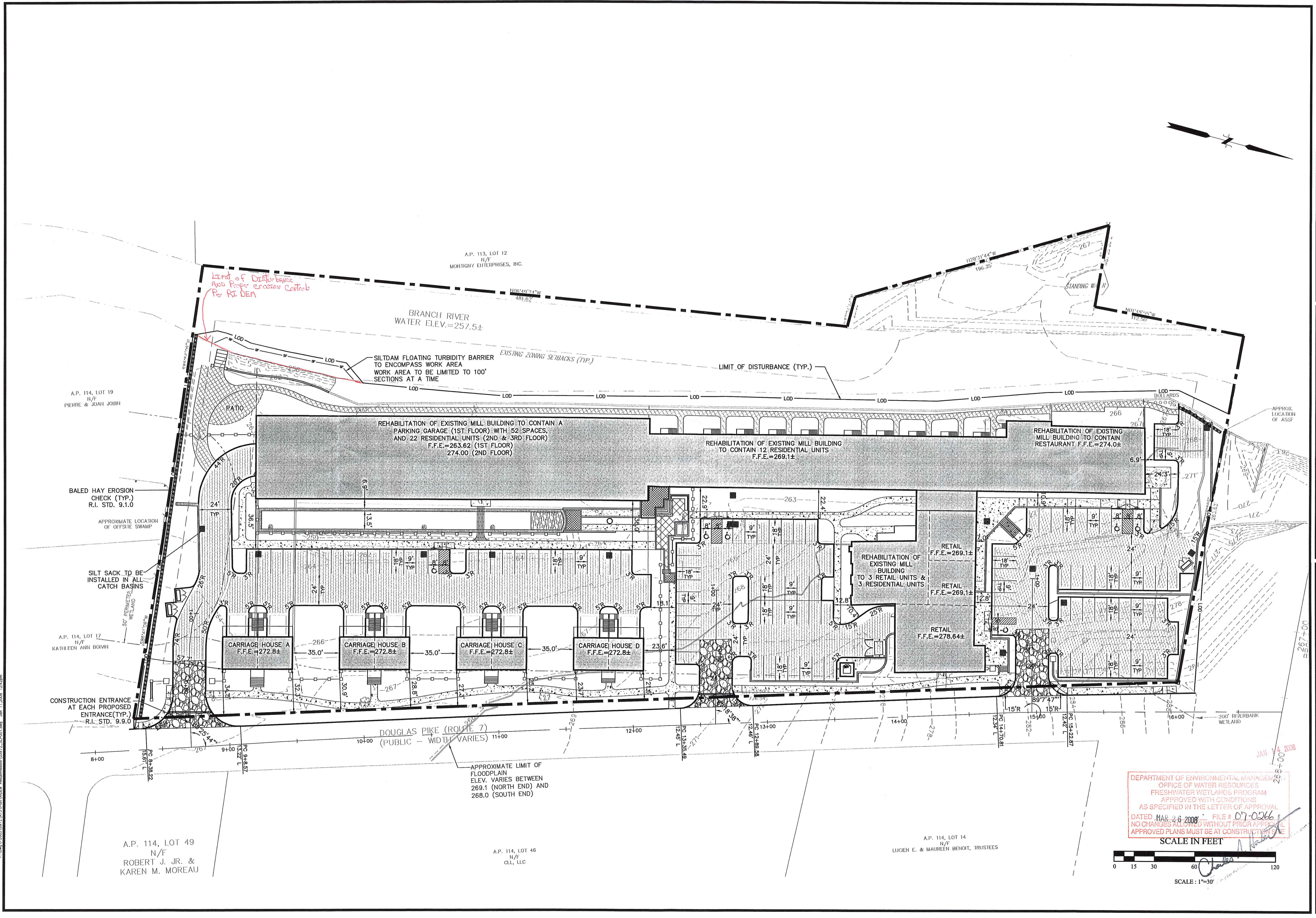
Job No: 2005-972-A13
 Dwg No: LCB
 Drawn: LCB
 Checked: SA/DBS
 Issued: JUNE 2007

Gates, Leighton & Associates, Inc.
 LANDSCAPE ARCHITECTURE
 185-1 William Ave., East Providence, RI 02914 Tel: (401) 432-3071 Fax: (401) 432-3011 E-mail: gll@glal.com
 FUSS & ONEILL INC.
 Consulting Engineers

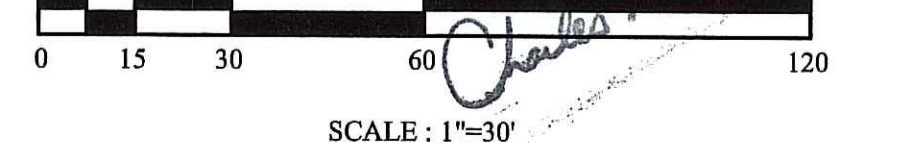
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RIDEM
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SEWER STRUCTURES				
	RIM ELEV.	INV. OUT ELEV.	INV. IN	FROM STR. No.
SMH 1	277.8±	262.10	262.23	BLDG
			262.23	GREASE TRAP
SMH 2	281.5±	261.48	261.58	SMH 1
SMH 3	270.7±	260.20	260.30	SMH 2
SMH 4	268.0±	258.72	258.82	SMH 3
			258.82	CO-1
SMH (EXIST.)	267.5±	---	258.51	SMH 4
CO 1	267.5±	259.19	---	---
GREASE TRAP	277±	262.29	262.51	---
CARRIAGE HOUSE A (NORTH)	---	259.19	---	---
CARRIAGE HOUSE A (SOUTH)	---	259.34	---	---
CARRIAGE HOUSE B (NORTH)	---	259.16	---	---
CARRIAGE HOUSE B (SOUTH)	---	259.01	---	---
CARRIAGE HOUSE C (NORTH)	---	259.59	---	---
CARRIAGE HOUSE C (SOUTH)	---	259.44	---	---
CARRIAGE HOUSE D (NORTH)	---	260.01	---	---
CARRIAGE HOUSE D (SOUTH)	---	259.86	---	---

SEWER PIPE				
U/S STRUCTURE	D/S STRUCTURE	PIPE SIZE AND MATERIAL	SLOPE	
BLDG	GREASE TRAP	4" SDR 35 PVC	.010 / FT	
BLDG	SMH 1	4" SDR 35 PVC	.005 / FT	
SMH 1	SMH 2	6" SDR 35 PVC	.005 / FT	
SMH 2	SMH 3	6" SDR 35 PVC	.005 / FT	
BLDG	SMH 3	6" SDR 35 PVC	.010 / FT	
SMH 3	SMH 4	6" SDR 35 PVC	.005 / FT	
CO-1	SMH 4	6" SDR 35 PVC	.005 / FT	
SMH 4	SMH (EXIST.)	6" SDR 35 PVC	.005 / FT	

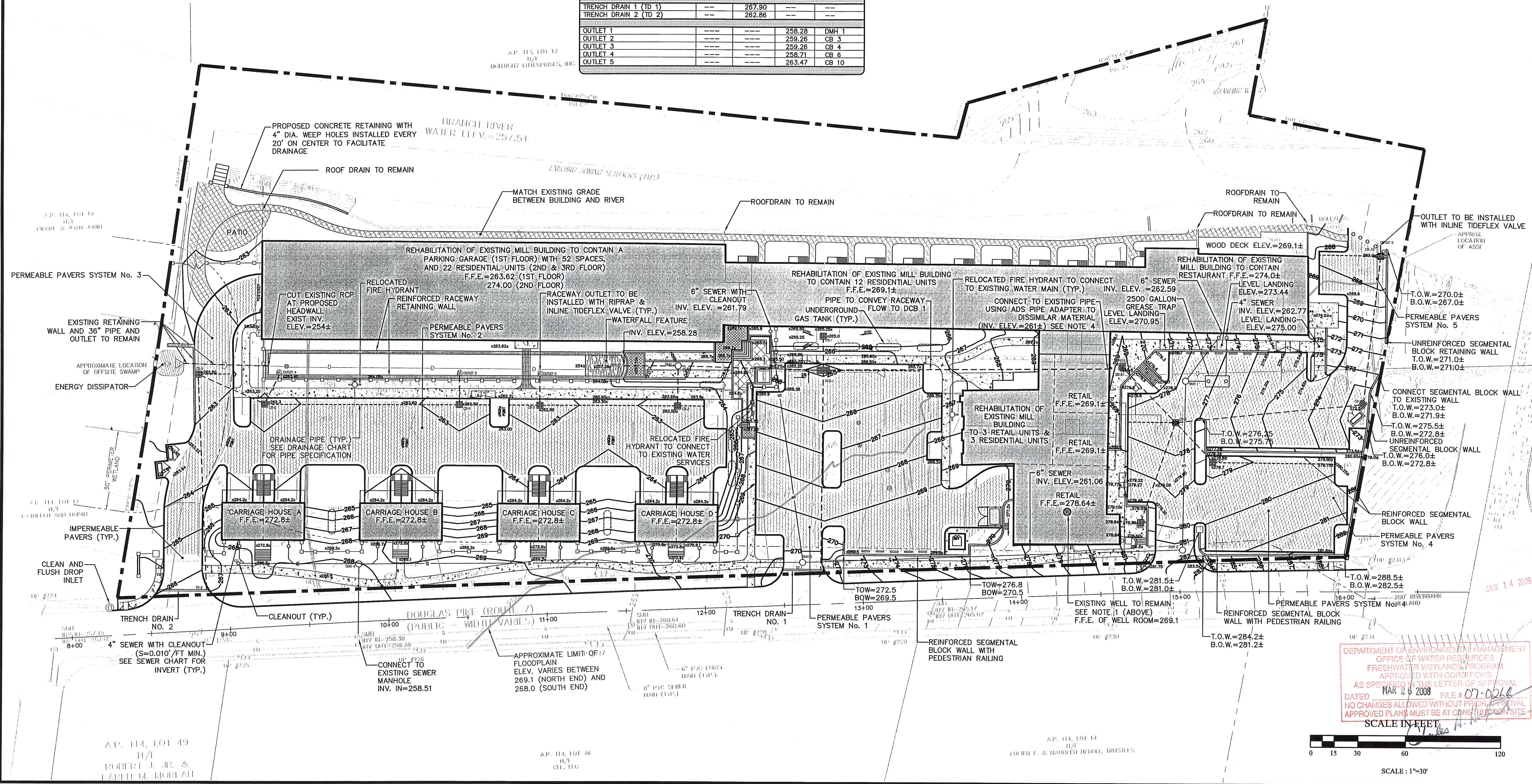
DRAINAGE STRUCTURES				
STRUCTURE NUMBER	RIM ELEV.	INV. OUT ELEV.	INV. IN	FROM STR. No.
DCB 1 (4" DIA.)	264.9±	259.48	262.01	TD 1
			262.01	DB 1
			262.14	6" PIPE (N)
			262.14	6" PIPE (N)
CB 2 (4" DIA.)	262.5±	259.47	259.58	24" PIPE
			259.74	6" PIPE (N)
CB 3 (4" DIA.)	262.5±	259.34	259.74	6" PIPE (S)
CB 4 (4" DIA.)	262.5±	259.34	259.74	6" PIPE (S)
CB 5 (5" DIA.)	262.5±	259.15	259.35	TD 2
CB 6 (4" DIA.)	262.3±	258.84	259.74	6" PIPE (N)
CB 7 (4" DIA.)	278.7±	274.94	275.94	6" PIPE (N)
CB 8 (6" DIA.)	277.0±	265.56	269.48	DB 2
			265.83	DB 3
			272.04	CB 7
CB 9 (4" DIA.)	272.5±	264.55	274.24	6" PIPE (S)
CB 10 (4" DIA.)	267.0±	263.54	263.64	CB-9
			264.24	6" PIPE (S)
DMH 1 (4" DIA.)	266.6±	258.44	259.05	DCB 1
			259.37	CB 2
DB 1 (10" DRAIN BASIN)	265.0±	262.10	---	---
DB 2 (10" DRAIN BASIN)	278.4±	275.88	---	---
DB 3 (8" DRAIN BASIN)	268.8±	266.13	---	---
TRENCH DRAIN 1 (TD 1)	---	267.90	---	---
TRENCH DRAIN 2 (TD 2)	---	262.86	---	---
OUTLET 1	---	---	258.28	DMH 1
OUTLET 2	---	---	259.26	CB 3
OUTLET 3	---	---	259.26	CB 4
OUTLET 4	---	---	258.71	CB 6
OUTLET 5	---	---	263.47	CB 10

DRAINAGE PIPE				
U/S STRUCTURE	D/S STRUCTURE	PIPE SIZE AND MATERIAL	SLOPE	
TD 1	DCB 1	8" HDPE (SOLID)	.048 / FT	
DB 1	DCB 1	8" HDPE (SOLID)	.005 / FT	
PIPE (N)	DCB 1	6" HDPE (PERF.)	.013 / FT	
PIPE (S)	DCB 1	6" HDPE (PERF.)	.013 / FT	
CB 1	DMH 1	24" HDPE (SOLID)	.005 / FT	
CB 2	DMH 1	10" HDPE (SOLID)	.005 / FT	
PIPE (N)	CB 2	6" HDPE (PERF.)	.020 / FT	
PIPE (S)	CB 2	6" HDPE (PERF.)	.020 / FT	
DMH 1	OUTLET 1	24" RCP	.005 / FT	
PIPE (N)	CB 3	6" HDPE (PERF.)	.020 / FT	
PIPE (S)	CB 3	6" HDPE (PERF.)	.020 / FT	
CB 3	OUTLET 2	12" RCP	.005 / FT	
PIPE (N)	CB 4	6" HDPE (PERF.)	.020 / FT	
PIPE (S)	CB 4	6" HDPE (PERF.)	.020 / FT	
CB 4	OUTLET 3	12" RCP	.005 / FT	
TD 2	CB 5	12" HDPE (SOLID)	.028 / FT	
PIPE (S)	CB 5	6" HDPE (PERF.)	.020 / FT	
DB 2	CB 6	6" HDPE (SOLID)	.007 / FT	
DB 3	CB 6	15" HDPE (SOLID)	.005 / FT	
PIPE (N)	CB 6	6" HDPE (PERF.)	.020 / FT	
PIPE (S)	CB 6	6" HDPE (PERF.)	.020 / FT	
CB 6	OUTLET 4	15" RCP	.007 / FT	
PIPE (N)	CB 7	6" HDPE (PERF.)	.012 / FT	
CB 7	CB 8	6" HDPE (SOLID)	.100 / FT	
DB 2	CB 8	6" HDPE (SOLID)	.100 / FT	
DB 3	CB 8	6" HDPE (SOLID)	.007 / FT	
PIPE (S)	CB 8	6" HDPE (PERF.)	.020 / FT	
CB 8	CB 9	12" HDPE (SOLID)	.007 / FT	
CB 9	CB 10	18" HDPE (SOLID)	.010 / FT	
PIPE (N)	CB 10	6" HDPE (PERF.)	.013 / FT	
CB 10	OUTLET 5	15" RCP	.005 / FT	

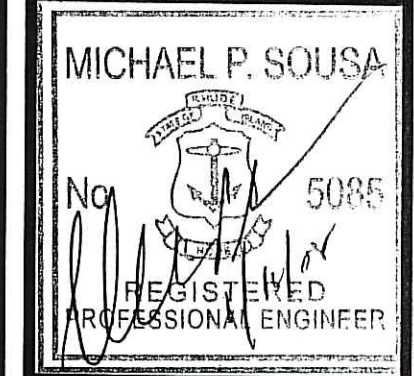
- NOTES:**
- THE DEVELOPMENT WILL BE SERVICED BY COMMUNITY WELL No. 1847517, AS APPROVED BY THE DEPARTMENT OF HEALTH OFFICE OF DRINKING WATER QUALITY.
 - ALL HANDICAP PARKING SPACES ARE TO BE GRADED WITH A MAXIMUM SLOPE OF 2% IN EVERY DIRECTION.
 - WHEN WORKING WITHIN THE STATE RIGHT OF WAY, TRAFFIC CONTROL MEASURES DURING CONSTRUCTION TO BE IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (M.U.T.C.D.).
 - FLOW THROUGH THE PIPE WILL BE CONTROLLED INTERNALLY BY A VALVE. THE VALVE WILL REMAIN OPEN DURING DRY WEATHER CONDITIONS TO ALLOW FOR BASE FLOW WITHIN THE RACEWAY AND ACROSS THE PROPOSED WATERFALL FEATURE. DURING STORM EVENTS, THE VALVE WILL BE CLOSED TO PREVENT STORMFLOW FROM BRANCH RIVER FROM DISCHARGING TO THE RACEWAY.

SURFACE TREATMENT HATCH LEGEND:

- PERMEABLE PAVERS
- RIVERWALK WITH IMPERMEABLE PAVERS
- IMPERMEABLE PAVERS / BANDING PAVERS
- CONCRETE SIDEWALK
- CONCRETE SIDEWALK



DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
 OFFICE OF WATER RESOURCES
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 NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
 APPROVED PLANS MUST BE AT CONSTRUCTION SITE
 SCALE IN FEET



Not Issued For Construction

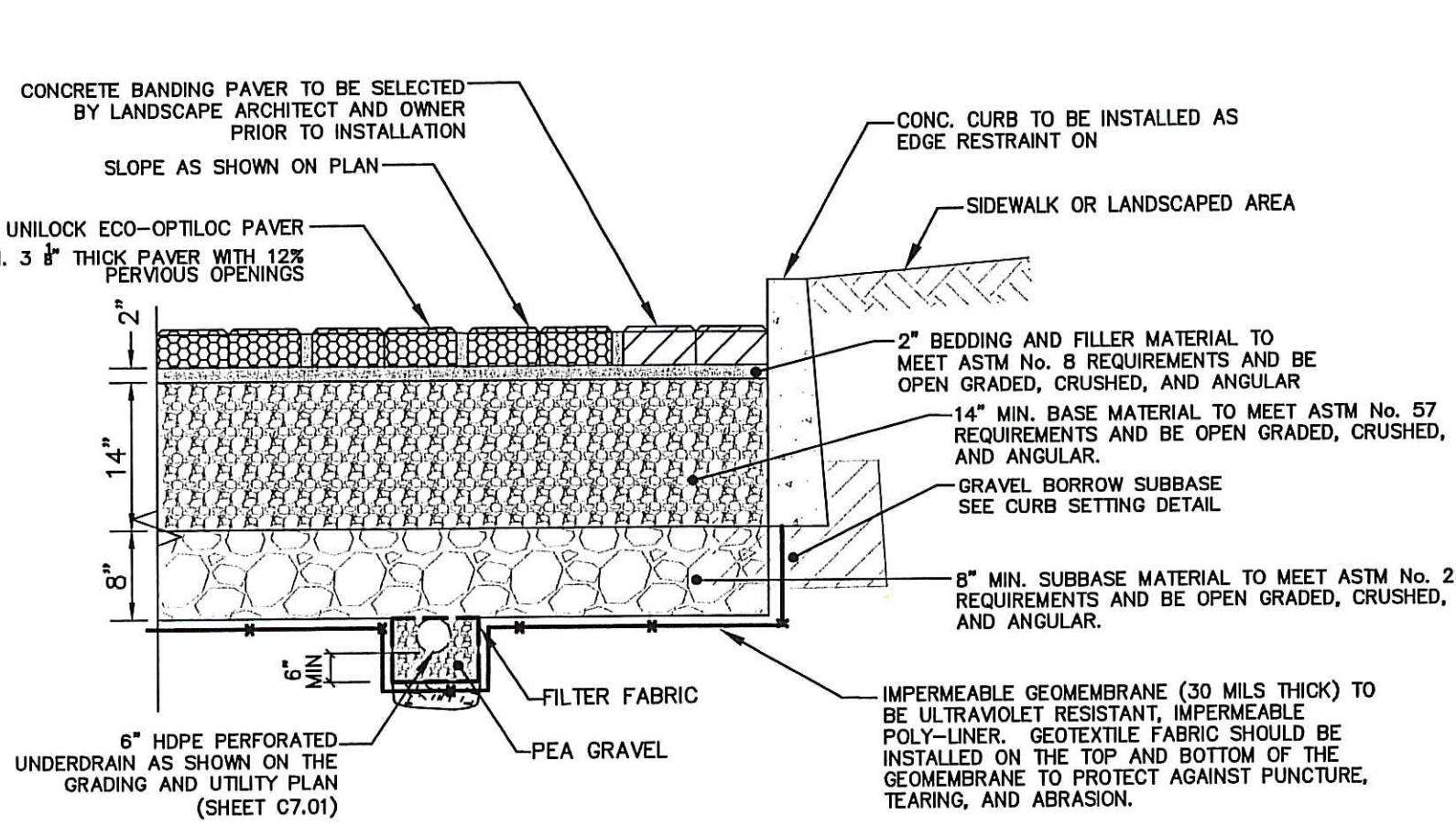
Revisions:
 9/24/07 - REVISED PER RIDOT COMMENTS

Job No: 2005 972.413
 Drawn: LCB
 Checked: SA/DS
 Issued: JUNE 2007

Gates, Leighton & Associates, Inc.
 LANDSCAPE ARCHITECTURE
 85-1 Williams Ave., East Providence, RI 02914
 FUSS & O'NEILL INC.
 Consulting Engineers

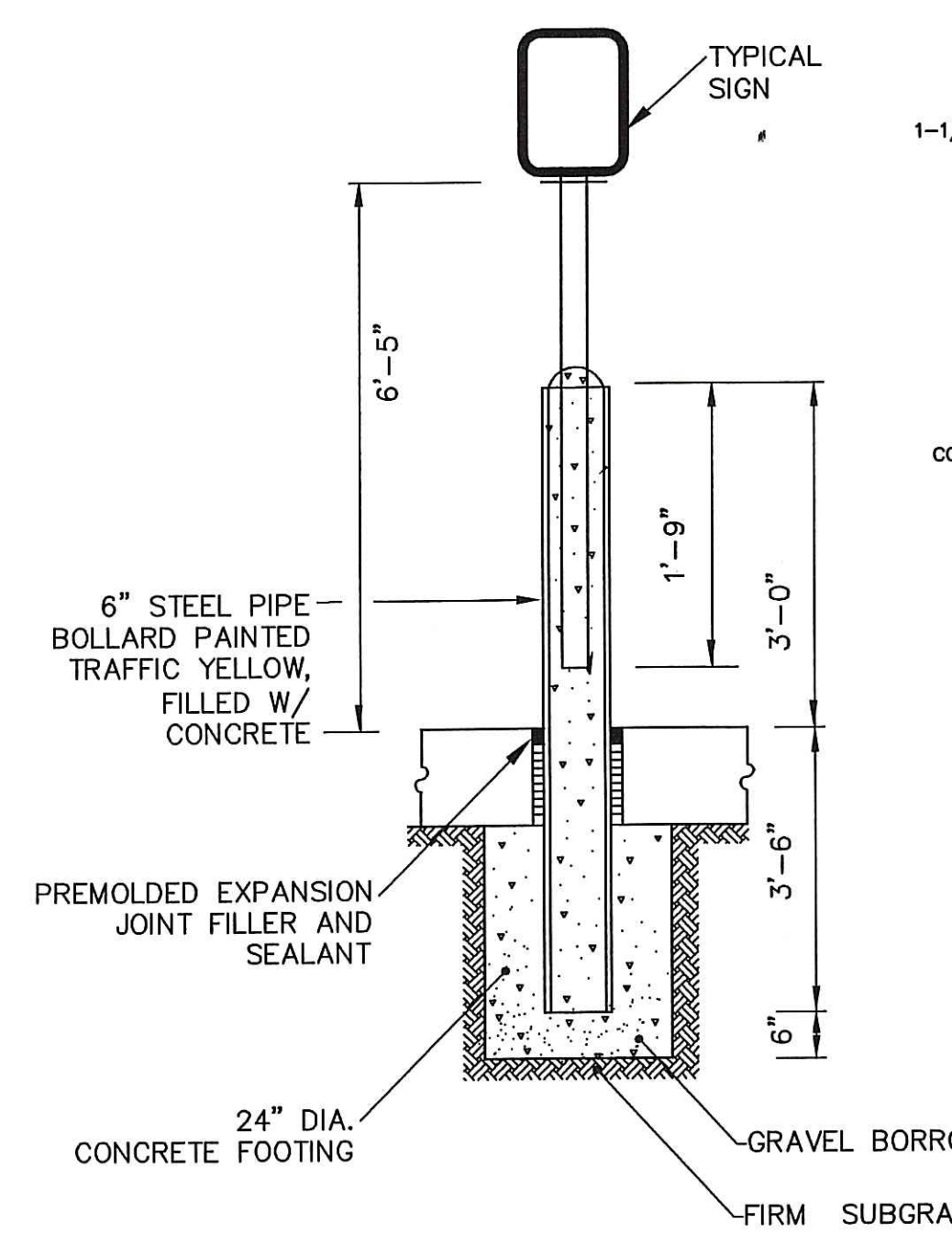
GRADING AND UTILITY PLAN
 Nason Mill Landings
 770 DOUGLAS PIKE
 HARRISVILLE, RHODE ISLAND

RIDOT Submission
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 Sheet 7 of 11
 C7.01

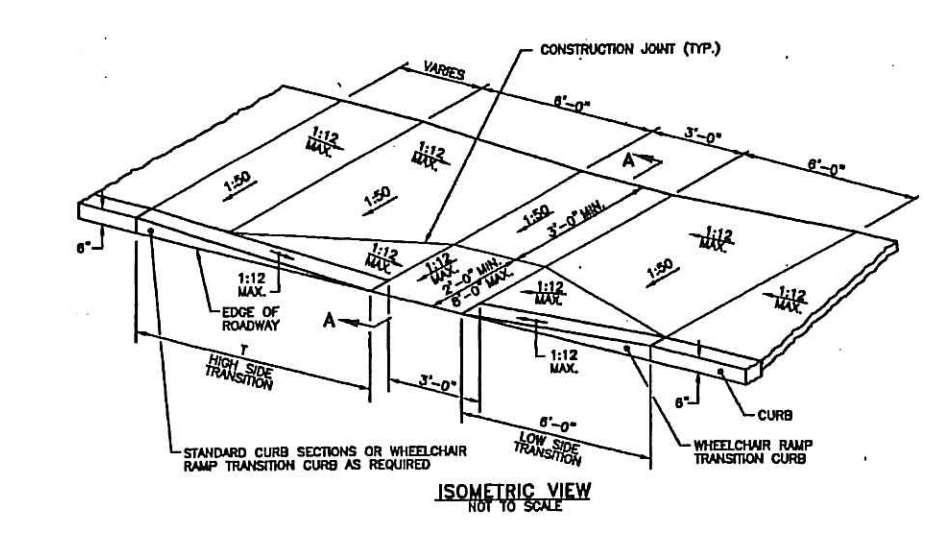


NOTES:
 1) ALL AGGREGATE MATERIAL SHALL BE CRUSHED ANGULAR STONE AND FREE OF FINES
 2) COMPACT SUBSOIL WITH A CALIFORNIA BEARING RATIO (CBR) OF LESS THAN 5%
 3) SURFACE SLOPE SHALL BE A MINIMUM OF 1% AND A MAXIMUM OF 5%
 4) AGGREGATE THICKNESSES ARE AFTER COMPACTION

TYPICAL PERMEABLE PAVER CROSS SECTION
 NOT TO SCALE



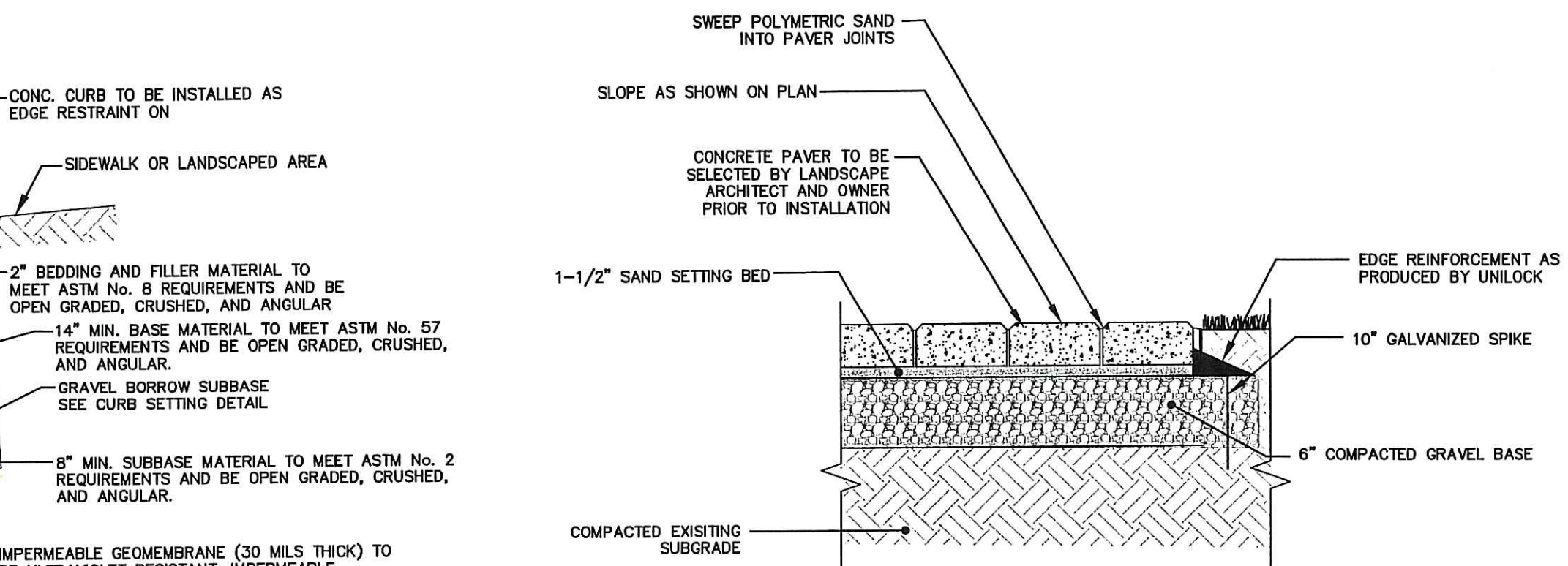
HANDICAP SIGN BASE
 NOT TO SCALE



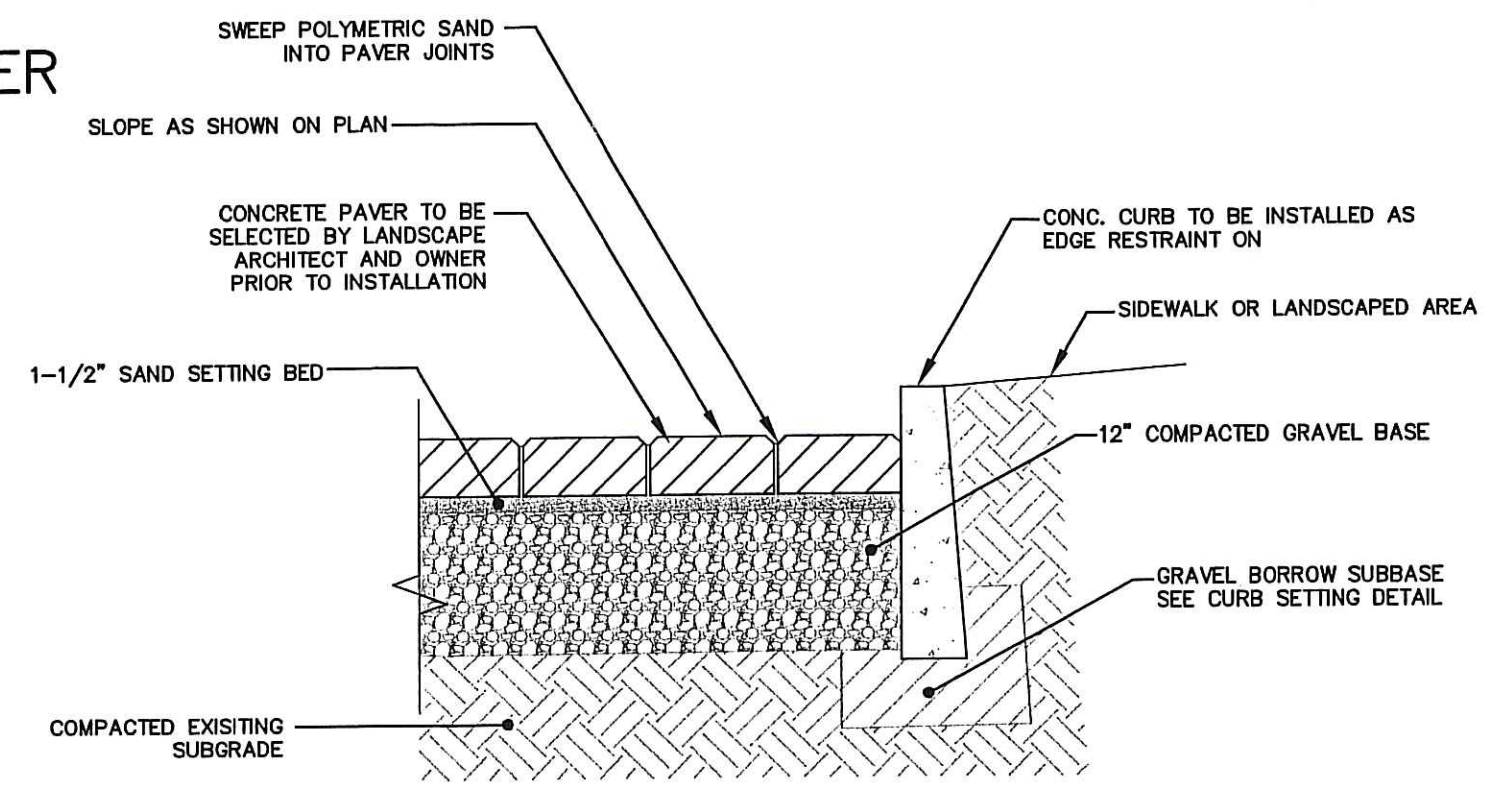
PROFILING MACHINE	PROFILING SPEED (FPM)	SPACING (IN)
0.00	0.0	0.0
0.01	0.0	0.0
0.02	0.0	0.0
0.03	0.0	0.0
0.04	0.0	0.0
0.05	0.0	0.0

NOTES:
 1. SHALL BE IN ACCORDANCE WITH SECTION 905 OF THE R.I. STANDARD SPECIFICATIONS.
 2. IF ANY OBSTRUCTION EXISTS IN THE CURBLINE AREA, THE WHEELCHAIR RAMP WILL BE PLACED TO THE RIGHT OF THE OBSTRUCTION UNLESS OTHERWISE NOTED.
 3. THE WHEELCHAIR RAMP SHALL BE LOCATED OUTSIDE OF THE CROSSWALK AND IF IT IS TO BE LOCATED INSIDE OF THE CROSSWALK, IT SHALL BE LOCATED OUTSIDE OF THE CROSSWALK.
 4. WHEELCHAIR RAMP SHALL BE LOCATED IN RANGE OF ALL WHEELCHAIR RAMP.
 5. WHEELCHAIR RAMP SHALL BE 48 INCH WIDE ON CENTER TO CENTER OF THE RAMP AREA.
 6. WHEELCHAIR RAMP SHALL BE 48 INCH WIDE ON CENTER TO CENTER OF THE RAMP AREA.
 7. AN UNDEVELOPED PATH OF WHEELCHAIR WITH A MINIMUM WIDTH OF 3'-0" SHALL BE MAINTAINED.
 8. THE WHEELCHAIR RAMP SHALL BE 48 INCH WIDE ON CENTER TO CENTER OF THE RAMP AREA.
 9. WHEELCHAIR RAMP SHALL BE 48 INCH WIDE ON CENTER TO CENTER OF THE RAMP AREA.
 10. THE WHEELCHAIR RAMP SHALL BE 48 INCH WIDE ON CENTER TO CENTER OF THE RAMP AREA.
 11. THE WHEELCHAIR RAMP SHALL BE 48 INCH WIDE ON CENTER TO CENTER OF THE RAMP AREA.
 12. THE WHEELCHAIR RAMP SHALL BE 48 INCH WIDE ON CENTER TO CENTER OF THE RAMP AREA.
 13. THE WHEELCHAIR RAMP SHALL BE 48 INCH WIDE ON CENTER TO CENTER OF THE RAMP AREA.
 14. ALL REQUIRED CURBS SHALL BE 48 INCH WIDE ON CENTER TO CENTER OF THE RAMP AREA.

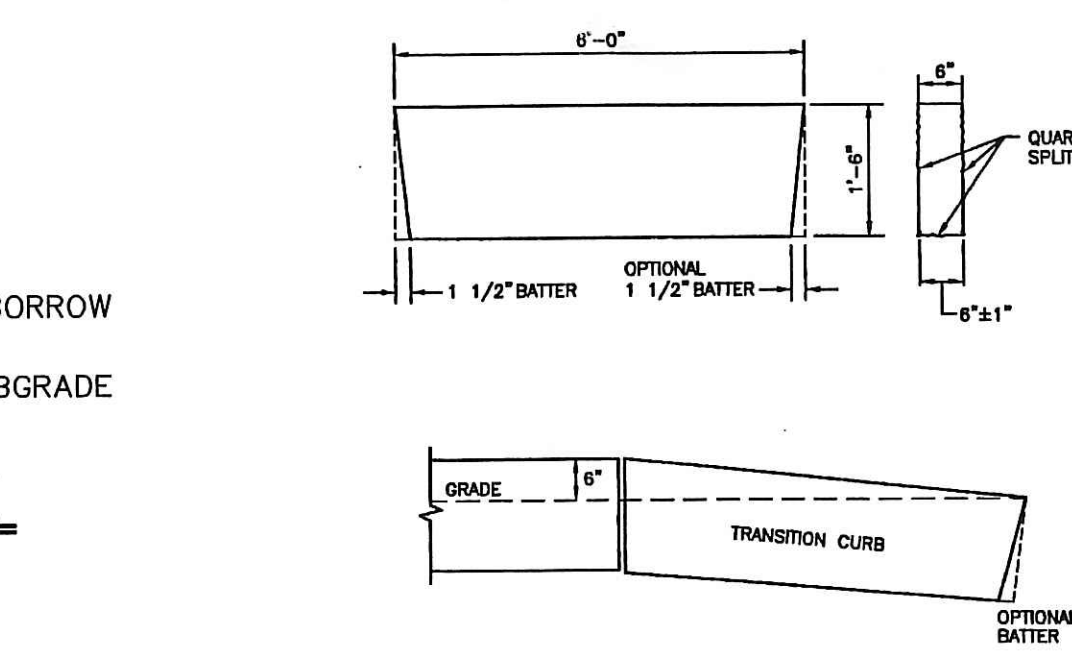
WHEELCHAIR RAMP - TYPE I
 R.I. STD. 43.3.0
 NOT TO SCALE



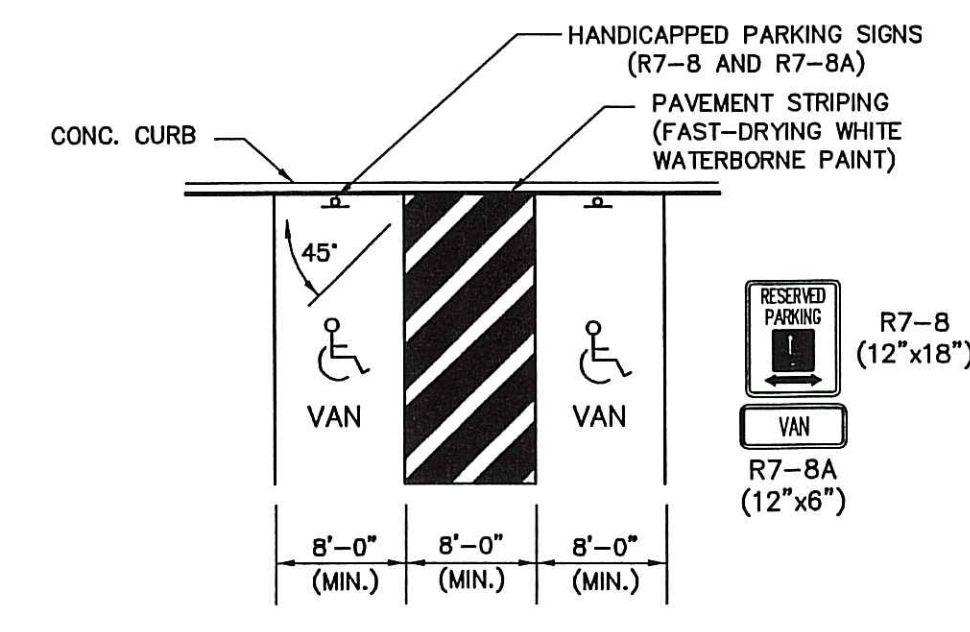
IMPERMEABLE PAVERS AT RIVERWALK TYPICAL CROSS SECTION
 NOT TO SCALE



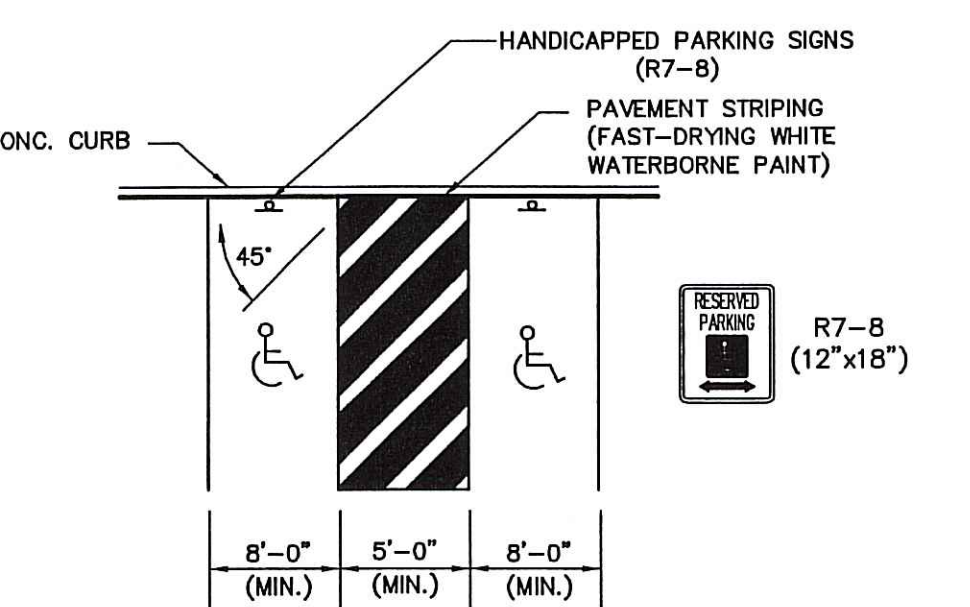
IMPERMEABLE PAVERS IN PARKING LOT & FIRE ACCESS
 NOT TO SCALE



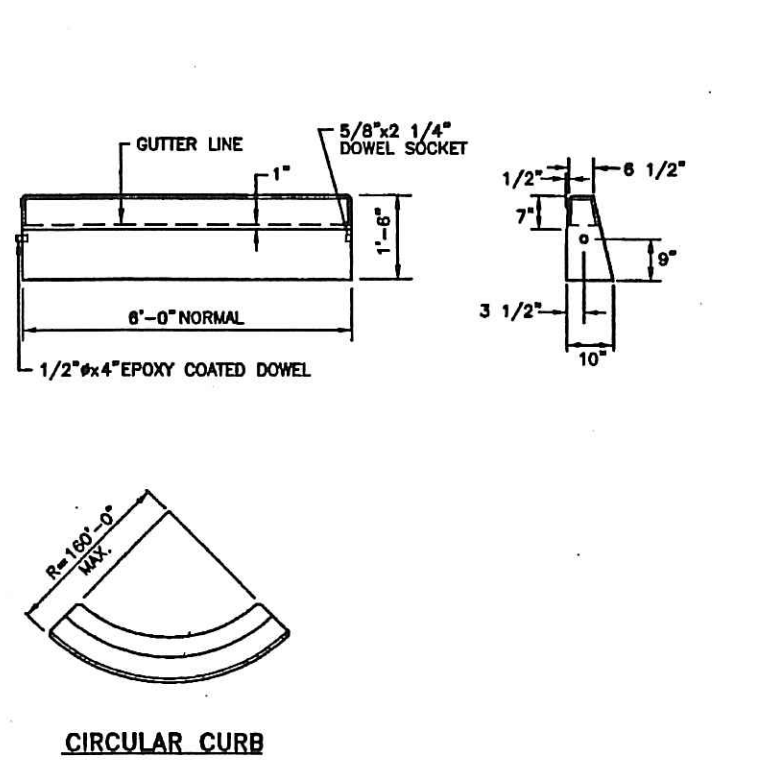
6' GRANITE TRANSITION CURB
 R.I. STD 7.3.2
 NOT TO SCALE



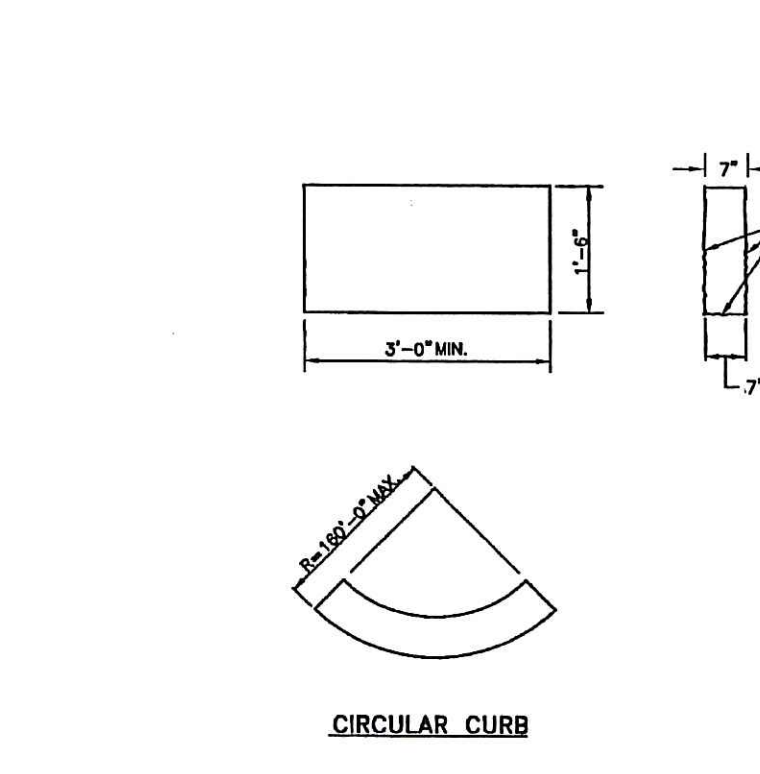
VAN ACCESSIBLE HANDICAP PARKING STALL LAYOUT
 NOT TO SCALE



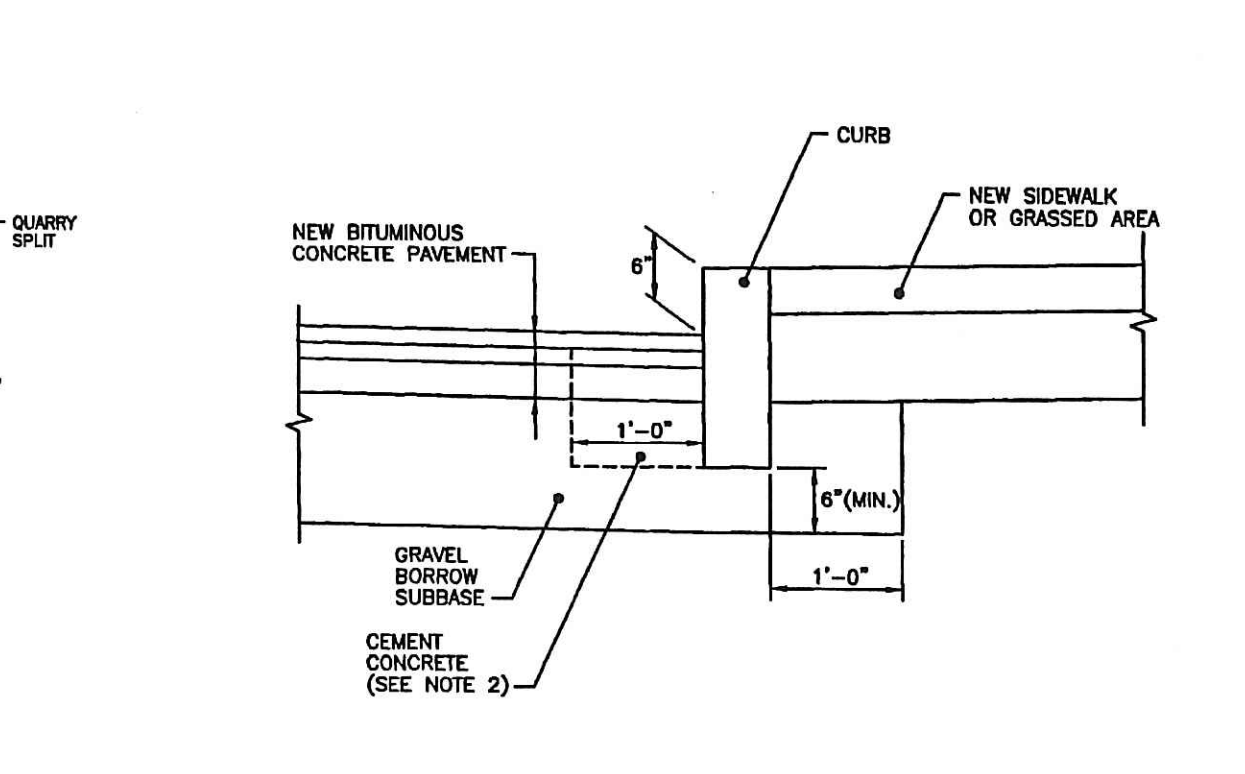
HANDICAP PARKING STALL LAYOUT
 NOT TO SCALE



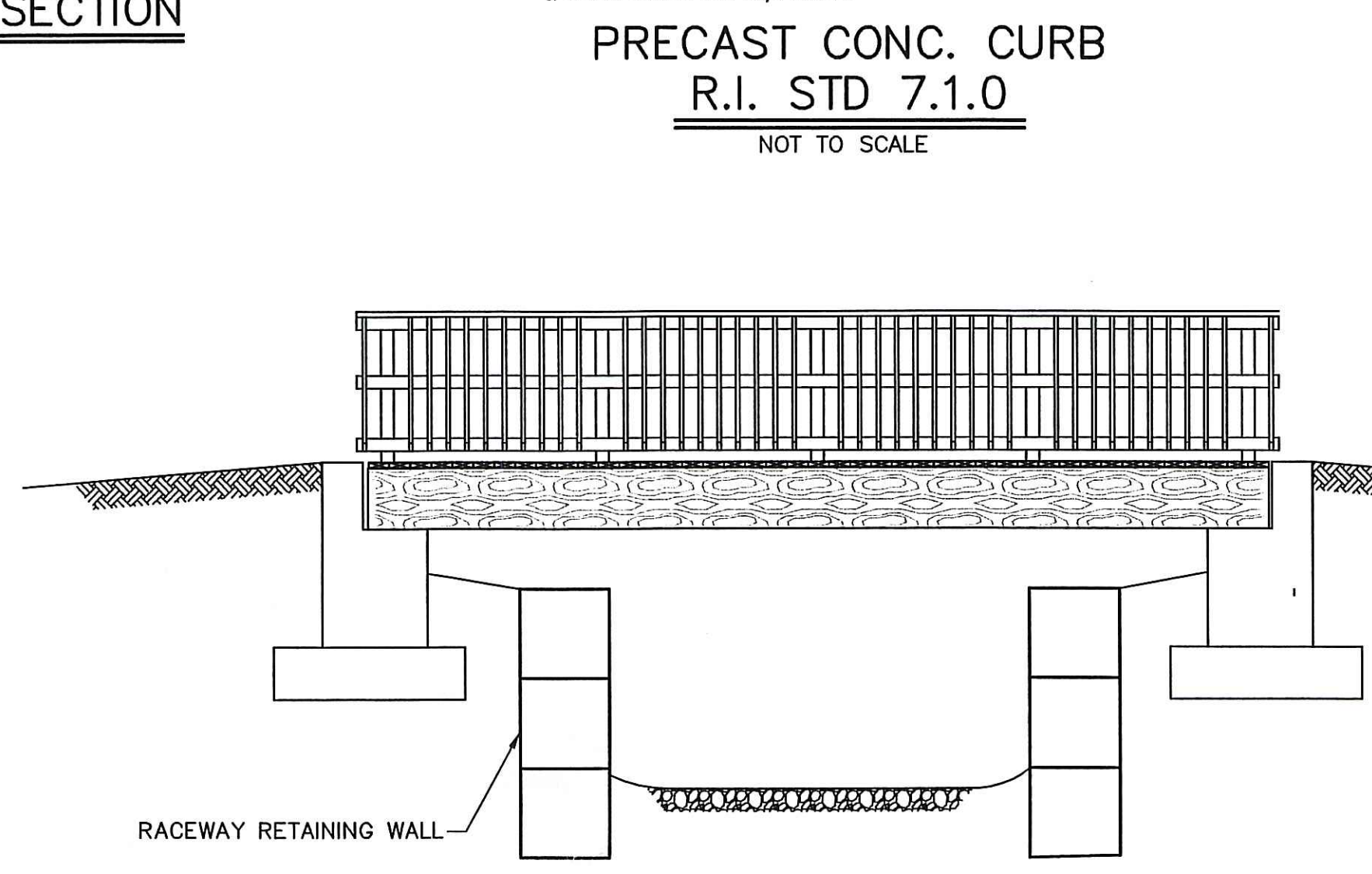
PRECAST CONC. CURB
 R.I. STD 7.1.0
 NOT TO SCALE



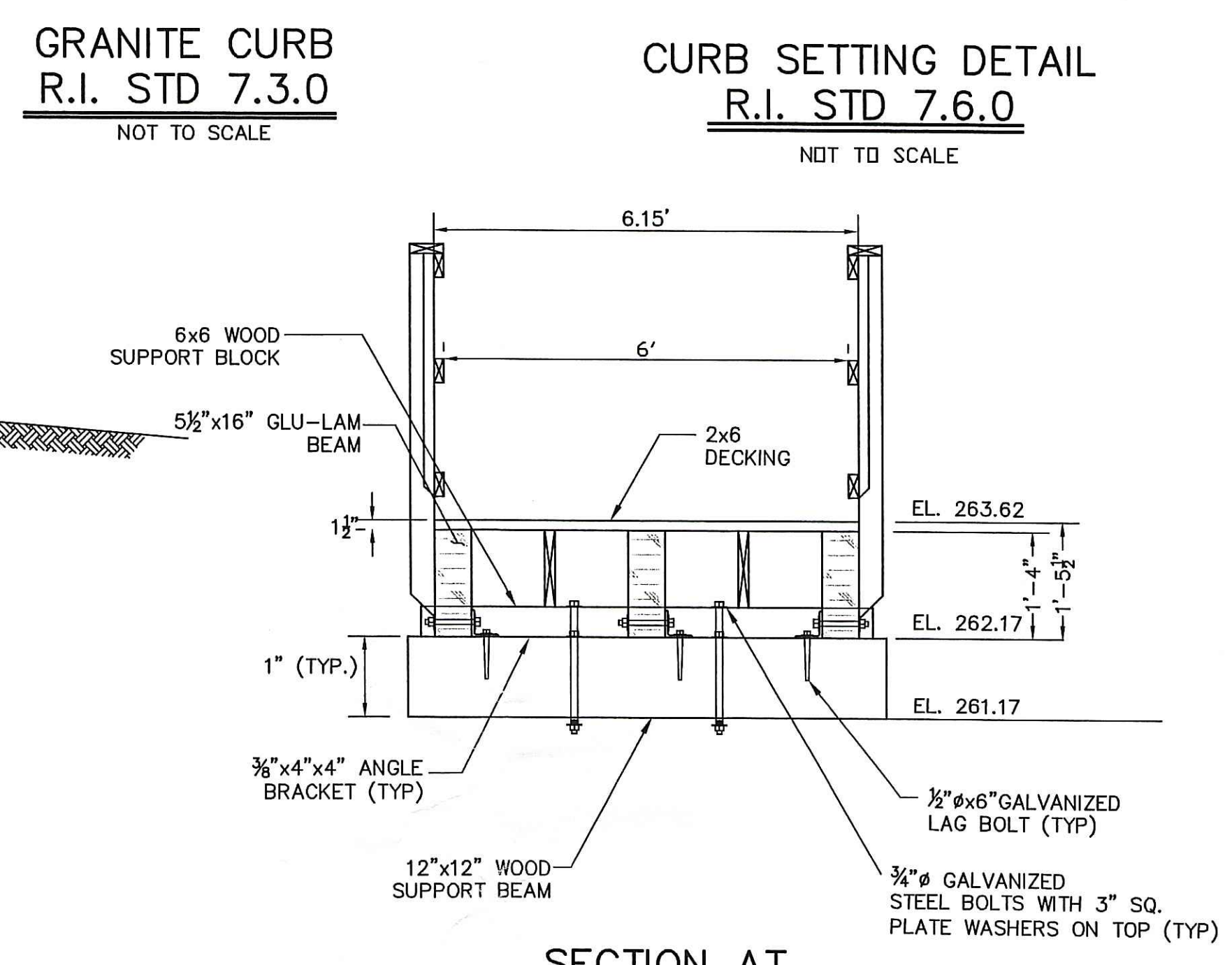
GRANITE CURB
 R.I. STD 7.3.0
 NOT TO SCALE



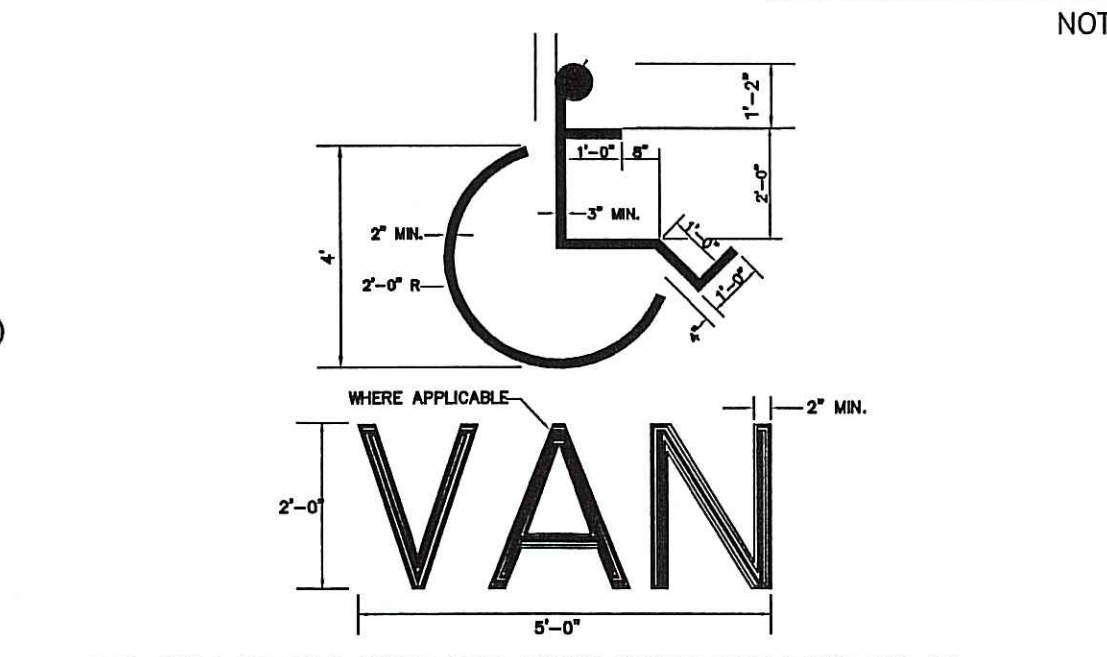
CURB SETTING DETAIL
 R.I. STD 7.6.0
 NOT TO SCALE



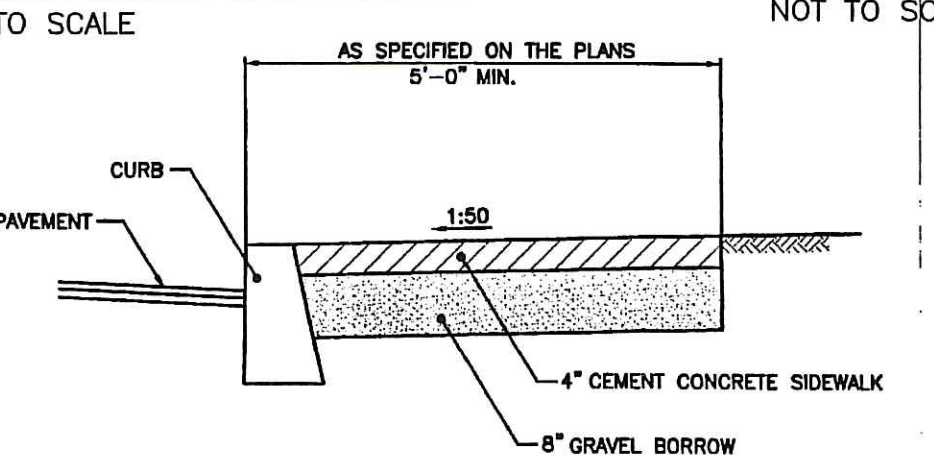
SECTION AT CENTERLINE OF BRIDGE
 NOT TO SCALE



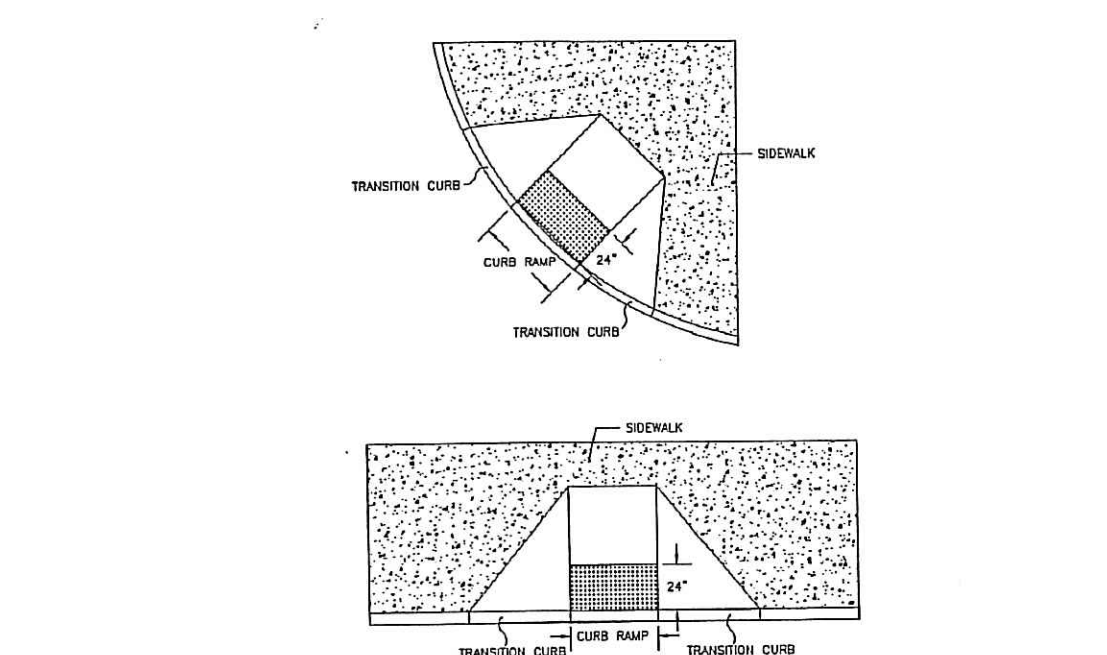
TIMBER PEDESTRIAN BRIDGE
 SECTION AT CENTER OF SPAN
 NOT TO SCALE



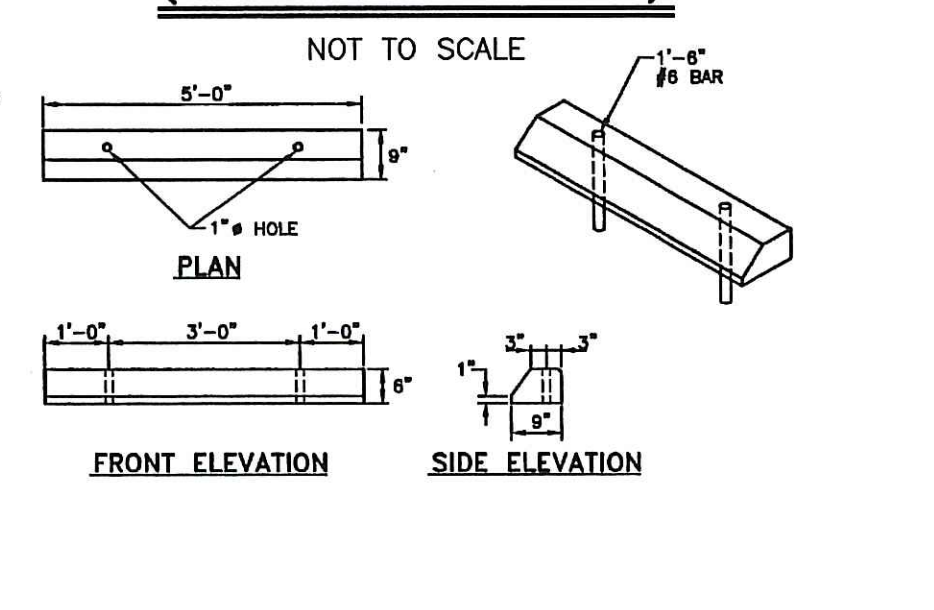
HANDICAP PARKING STALL SYMBOL
 NOT TO SCALE



CEMENT CONCRETE SIDEWALK
 (R.I. STD. 43.1.0)
 NOT TO SCALE

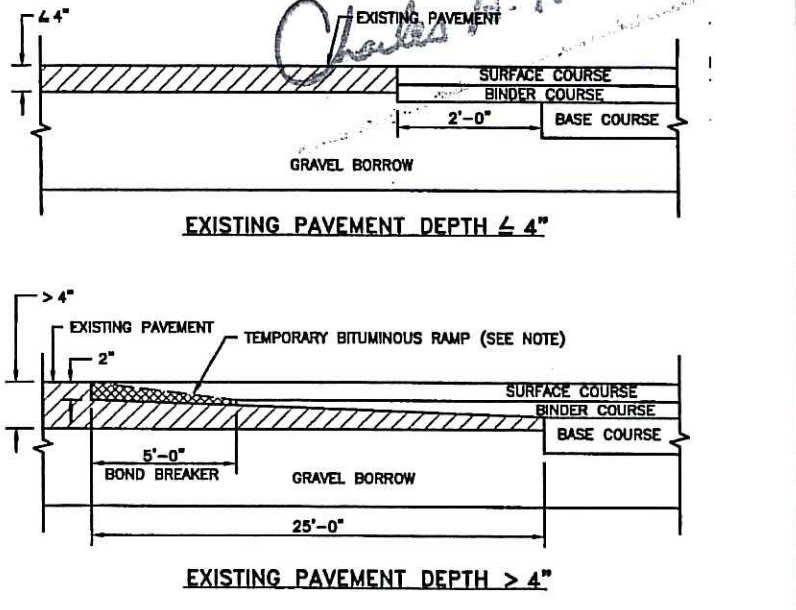


DETECABLE WARNING SYSTEM
 (R.I. STD. 48.1.0)
 NOT TO SCALE



PRECAST CONC. CURB STOP
 (R.I. STD. 7.2.4)
 NOT TO SCALE

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
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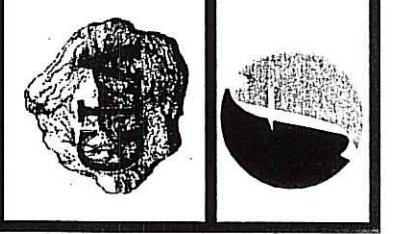
TRANSVERSE PAVEMENT CUT AND MATCH
 (R.I. STD 47.1.1)
 NOT TO SCALE

MICHAEL P. SOUSA
 No. 5085
 REGISTERED PROFESSIONAL ENGINEER

Not Issued For Construction
 REVISIONS:
 9/10/07 - REVISED PER RIDOT COMMENTS

Job No: 2005 972A13
 Dwg No:
 Drawn: LCB
 Checked: SAVDS
 Issued: JUNE 2007

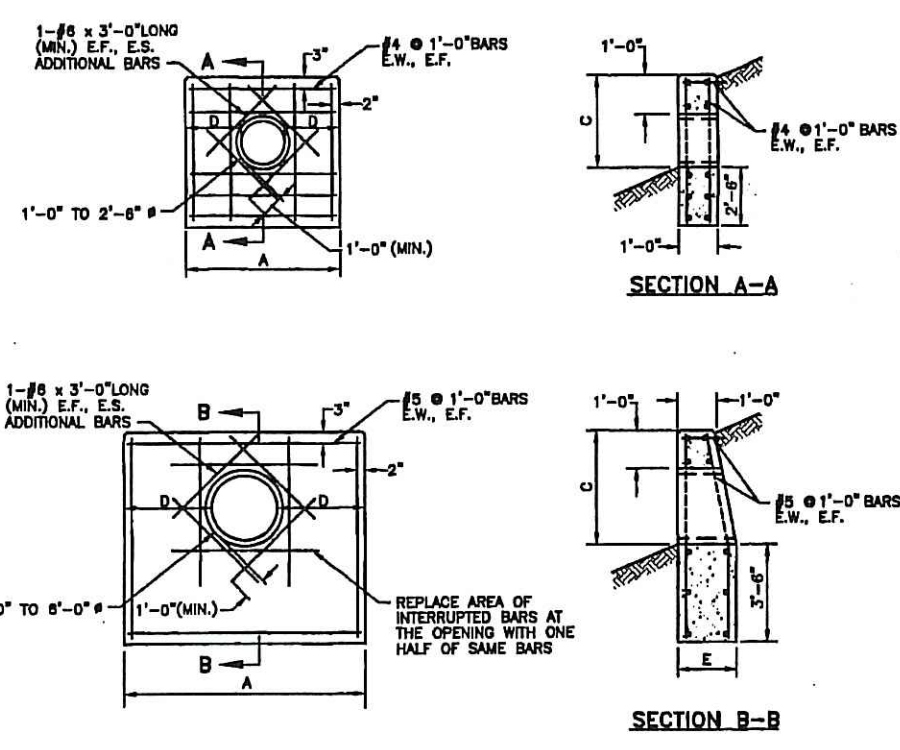
Gates, Leighton & Associates, Inc.
 LANDSCAPE ARCHITECTURE
 885-1 Main St., East Providence, RI 02914 Tel: (401) 863-2011 Fax: (401) 863-2012
 FUSS & O'NEILL INC.
 Consulting Engineers



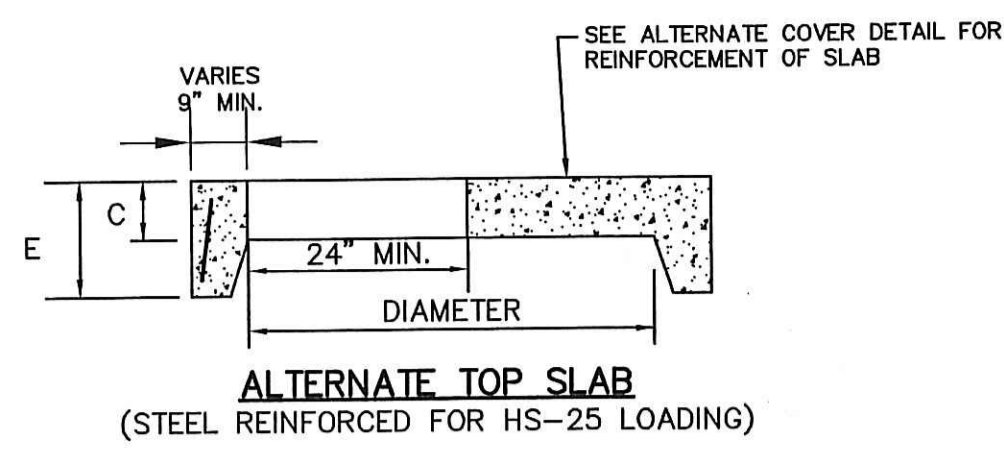
JAN 14 2008

DETAIL SHEET 1
 Nason Mill Landings
 770 DOUGLAS PIKE
 HARRISVILLE, RHODE ISLAND

RIDOT Submission
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 Sheet 8 of 11
 C8.01



DEPTH	A	C	D	E	SUB. FT.
1'-0"	3'-0"	2'-0"	1'-0"	—	13.3
1'-3"	3'-3"	2'-3"	1'-3"	—	17.3
1'-6"	3'-6"	2'-6"	1'-6"	—	21.3
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34'-0"	36'-0"	35'-0"	34'-0"	—	542.3
34'-3"	36'-3"	35'-3"	34'-3"	—	546.3
34'-6"	36'-6"	35'-6"	34'-6"	—	550.3
34'-9"	36'-9"	35'-9"	34'-9"	—	554.3
35'-0"	37'-0"	36'-0"	35'-0"	—	558.3
35'-3"	37'-3"	36'-3"	35'-3"	—	562.3
35'-6"	37'-6"	36'-6"	35'-6"	—	566.3
35'-9"	37'-9"	36'-9"	35'-9"	—	570.3
36'-0"	38'-0"	37'-0"	36'-0"	—	574.3
36'-3"	38'-3"	37'-3"	36'-3"	—	578.3
36'-6"	38'-6"	37'-6"	36'-6"	—	582.3
36'-9"	38'-9"	37'-9"	36'-9"	—	586.3
37'-0"	39'-0"	38'-0"	37'-0"	—	590.3
37'-3"	39'-3"	38'-3"	37'-3"	—	594.3
37'-6"	39'-6"	38'-6"	37'-6"	—	598.3
37'-9"	39'-9"	38'-9"	37'-9"	—	602.3
38'-0"	40'-0"	39'-0"	38'-0"	—	606.3
38'-3"	40'-3"	39'-3"	38'-3"	—	610.3
38'-6"	40'-6"	39'-6"	38'-6"	—	614.3
38'-9"	40'-9"	39'-9"	38'-9"	—	618.3
39'-0"	41'-0"	40'-0"	39'-0"	—	622.3
39'-3"	41'-3"	40'-3"	39'-3"	—	626.3
39'-6"	41'-6"	40'-6"	39'-6"	—	630.3
39'-9"	41'-9"	40'-9"	39'-9"	—	634.3
40'-0"	42'-0"	41'-0"	40'-0"	—	638.3
40'-3"	42'-3"	41'-3"	40'-3"	—	642.3
40'-6"	42'-6"	41'-6"	40'-6"	—	646.3
40'-9"	42'-9"	41'-9"	40'-9"	—	650.3
41'-0"	43'-0"	42'-0"	41'-0"	—	654.3
41'-3"	43'-3"	42'-3"	41'-3"	—	658.3
41'-6"	43'-6"	42'-6"	41'-6"	—	662.3
41'-9"	43'-9"	42'-9"	41'-9"	—	666.3
42'-0"	44'-0"	43'-0"	42'-0"	—	670.3
42'-3"	44'-3"	43'-3"	42'-3"	—	674.3
42'-6"	44'-6"	43'-6"	42'-6"	—	678.3
42'-9"	44'-9"	43'-9"	42'-9"	—	682.3
43'-0"	45'-0"	44'-0"	43'-0"	—	686.3
43'-3"	45'-3"	44'-3"	43'-3"	—	690.3
43'-6"	45'-6"	44'-6"	43'-6"	—	694.3
43'-9"	45'-9"	44'-9"	43'-9"	—	698.3
44'-0"	46'-0"	45'-0"	44'-0"	—	702.3
44'-3"	46'-3"	45'-3"	44'-3"	—	706.3
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45'-0"	47'-0"	46'-0"	45'-0"	—	718.3
45'-3"	47'-3"	46'-3"	45'-3"	—	722.3
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45'-9"	47'-9"	46'-9"	45'-9"	—	730.3
46'-0"	48'-0"	47'-0"	46'-0"	—	734.3
46'-3"	48'-3"	47'-3"	46'-3"	—	738.3
46'-6"	48'-6"	47'-6"	46'-6"	—	742.3
46'-9"	48'-9"	47'-9"	46'-9"	—	746.3
47'-0"	49'-0"	48'-0"	47'-0"	—	750.3
47'-3"	49'-3"	48'-3"	47'-3"	—	754.3
47'-6"	49'-6"	48'-6"	47'-6"	—	758.3
47'-9"	49'-9"	48'-9"	47'-9"	—	762.3
48'-0"	50'-0"	49'-0"	48'-0"	—	766.3
48'-3"	50'-3"	49'-3"	48'-3"	—	770.3
48'-6"	50'-6"	49'-6"	48'-6"	—	774.3
48'-9"	50'-9"	49'-9"	48'-9"	—	778.3
49'-0"	51'-0"	50'-0"	49'-0"	—	782.3
49'-3"	51'-3"	50'-3"	49'-3"	—	786.3
49'-6"	51'-6"	50'-6"	49'-6"	—	790.3
49'-9"	51'-9"	50'-9"	49'-9"	—	794.3
50'-0"	52'-0"	51'-0"	50'-0"	—	798.3
50'-3"	52'-3"	51'-3"	50'-3"	—	802.3
50'-6"	52'-6"	51'-6"	50'-6"	—	806.3
50'-9"	52'-9"	51'-9"	50'-9"	—	810.3
51'-0"	53'-0"	52'-0"	51'-0"	—	814.3
51'-3"	53'-3"	52'-3"	51'-3"	—	818.3
51'-6"	53'-6"	52'-6"	51'-6"	—	822.3
51'-9"	53'-9"	52'-9"	51'-9"	—	826.3
52'-0"	54'-0"	53'-0"	52'-0"	—	830.3
52'-3"	54'-3"	53'-3"	52'-3"	—	834.3
52'-6"	54'-6"	53'-6"	52'-6"	—	838.3
52'-9"	54'-9"	53'-9"	52'-9"	—	842.3
53'-0"	55'-0"	54'-0"	53'-0"	—	846.3
53'-3"	55'-3"	54'-3"	53'-3"	—	850.3
53'-6"	55'-6"	54'-6"	53'-6"	—	854.3
53'-9"	55'-9"	54'-9"	53'-9"	—	858.3
54'-0"	56'-0"	55'-0"	54'-0"	—	862.3
54'-3"	56'-3"	55'-3"	54'-3"	—	866.3
54'-6"	56'-6"	55'-6"	54'-6"	—	870.3
54'-9"	56'-9"	55'-9"	54'-9"	—	874.3
55'-					

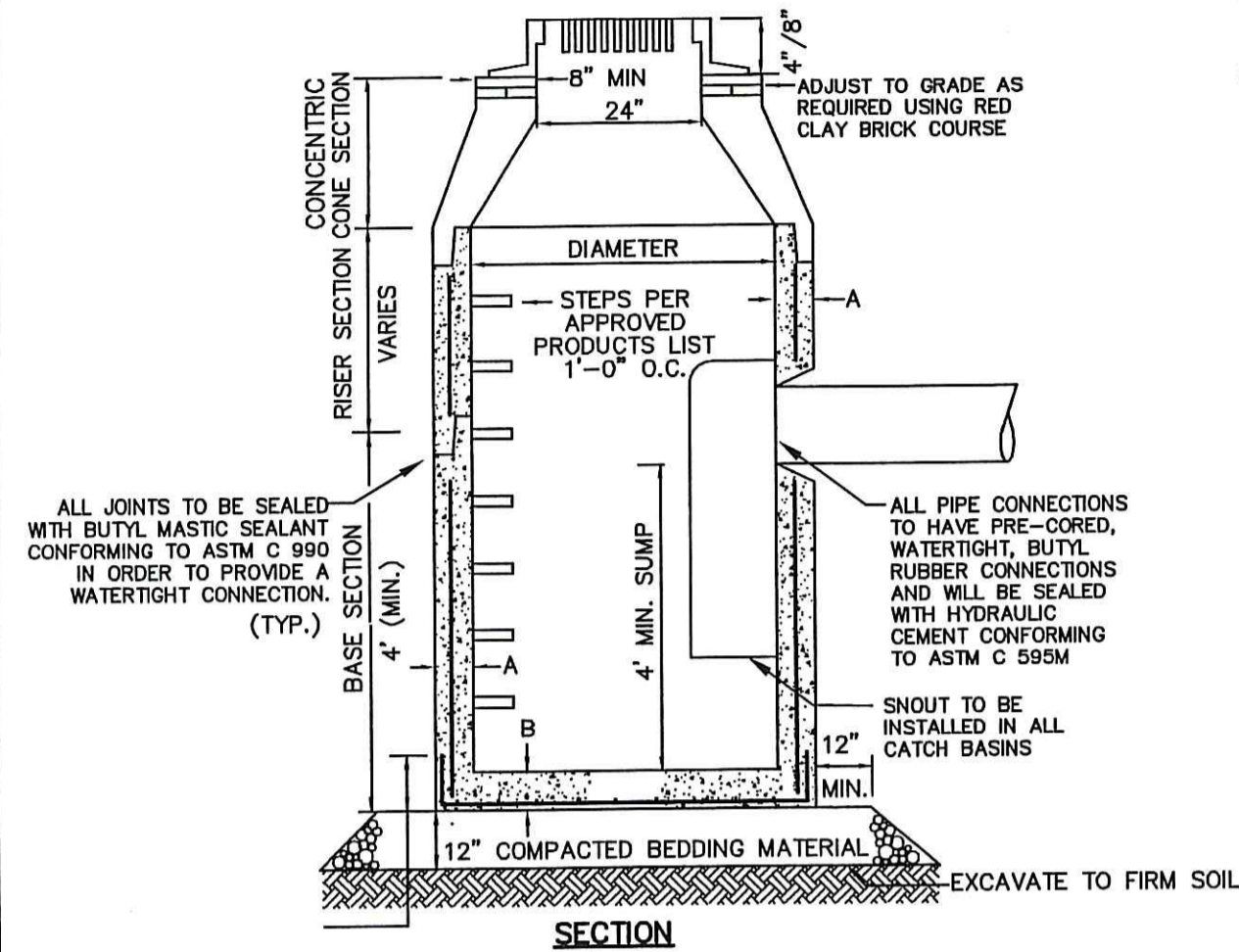


NOTES:

1. FRAME AND GRATES TO BE LABARON LK121C-400 OR APPROVED EQUAL.
2. BASE SECTION SHALL BE MONOLITHIC.
3. ALL SECTIONS SHALL BE DESIGNED FOR HS-25 LOADING.
4. CONCRETE SHALL BE COMPRESSIVE STRENGTH 4000 PSI, TYPE II CEMENT.
5. FRAMES AND GRATES SHALL BE HEAVY DUTY AND DESIGNED FOR HS25 LOADING.
6. PROVIDE "V" KNOCKOUTS FOR PIPES WITH 2" MAX. CLEARANCE TO OUTSIDE OF PIPE. MORTAR ALL PIPE CONNECTIONS.

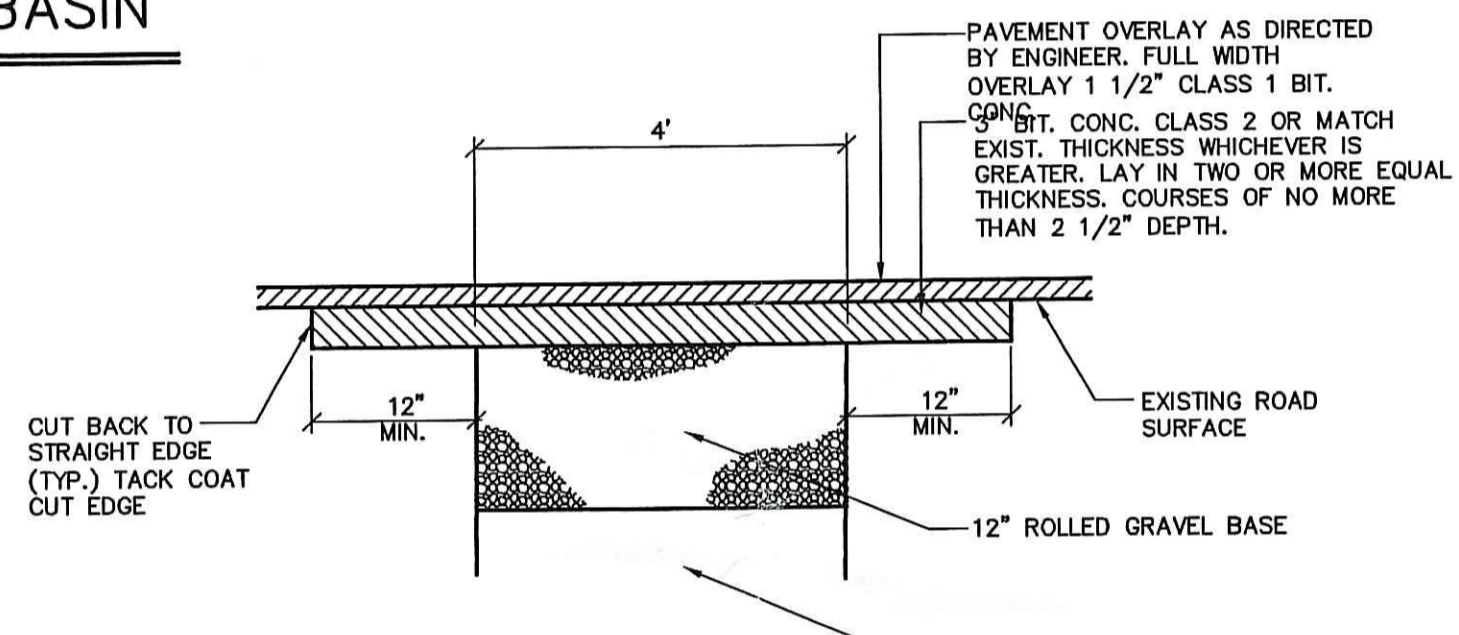
CATCH BASIN DIAMETER	TABLE 1			CIRCUMFERENTIAL STEEL REINFORCEMENT REQUIRED*
	A	B	C	
4'-0"	5'	6'	10'	12 SQ. IN. / LIN. FT.
5'-0"	6'	7'	10'	13 SQ. IN. / LIN. FT.
6'-0"	7'	8'	10'	13.5 SQ. IN. / LIN. FT.

* FOR LONGITUDINAL (VERTICAL STANDING) REINFORCEMENT REFER TO ASTM C478, ITEM 8.1.2



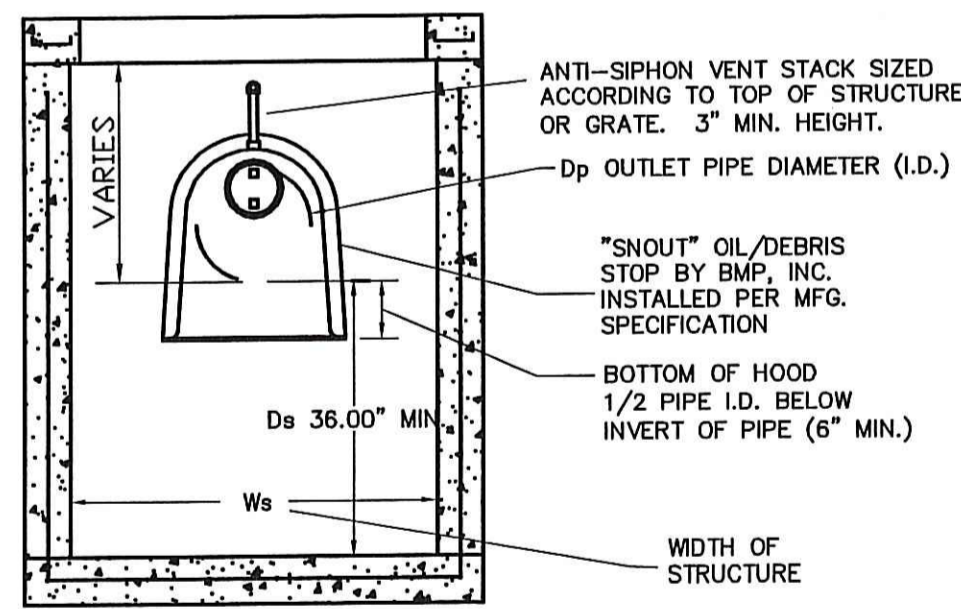
PRECAST CATCH BASIN

NOT TO SCALE



ROADWAY PAVEMENT REPAIR (FOR CONNECTION TO WATER, SEWER AND GAS MAINS)

NOT TO SCALE



RULE #1: AT AN ABSOLUTE MINIMUM, STRUCTURE INTERNAL DIMENSIONS MUST BE AT LEAST LARGE ENOUGH TO ACCOMMODATE EXTERNAL DIMENSIONS OF THE SNOOT, AND ALLOW FOR A PERSON TO INSTALL IT. REFER TO BMP, INC. CAD DETAILS FOR PART DIMENSIONS.

RULE #2: USE ONLY "F" SERIES SNOOTS FOR RECTANGULAR OR SQUARE STRUCTURES, AVAILABLE IN 12", 18", 24", 30", 48", AND 66" SIZES. USE ONLY "R" SERIES SNOOTS FOR ROUND STRUCTURES, AVAILABLE IN 12", 18", 24", AND 30" SIZES.

SUMP DEPTH (Ds): SUMP DEPTH SHOULD BE A MINIMUM OF 36" FOR ANY NEW CONSTRUCTION FOR PIPES 12" AND LESS. FOR 15" PIPE MIN. DEPTH SHOULD BE 48". MIN. DEPTH SIZING IS AT LEAST 2.5X TO 3X OUTLET PIPE DIAMETER (Dp) FOR MAXIMUM POLLUTANT REMOVAL EFFICIENCY AND MINIMAL CLEANOUT FREQUENCY.

STRUCTURE DIMENSIONS: PLAN DIMENSIONS FOR A STRUCTURE SHOULD BE APPROX. 7X AREA OF OUTLET PIPE FOR MAXIMUM POLLUTANT REMOVAL EFFICIENCY AND MINIMAL CLEANOUT FREQUENCY. (SEE MAINTENANCE FREQUENCY CALCULATION SHEET FOR MORE INFORMATION)

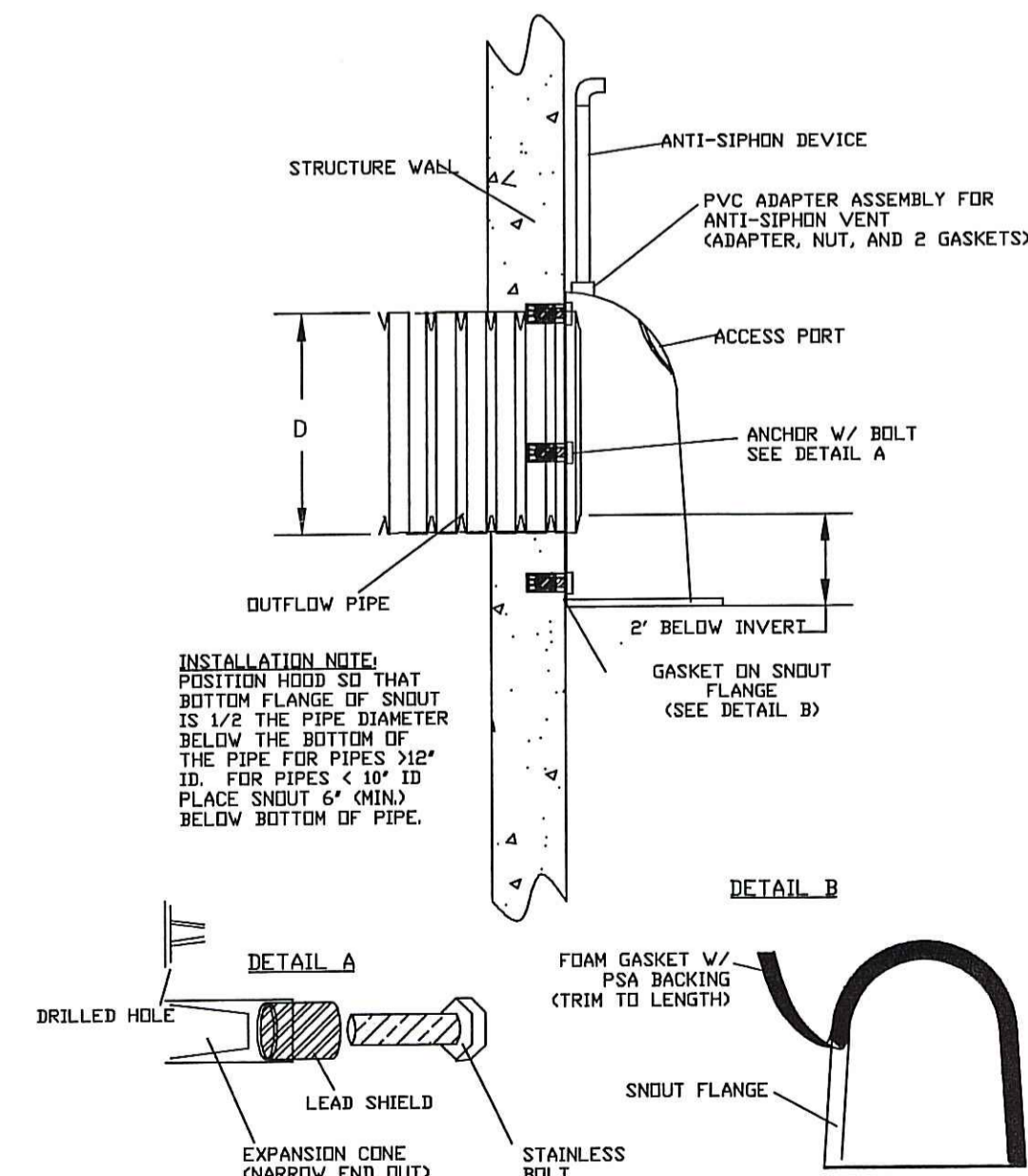
IMPORTANT NOTICE: DO NOT CONFUSE PIPE O.D. WITH PIPE I.D. A SNOOT FITS OVER A PIPE, NOT IN IT. THUS, SNOOT MUST BE SIZED TO FIT OVER PIPE OPENING IN STRUCTURE. SNOOTS ARE AVAILABLE FOR ROUND STRUCTURES TO ACCOMMODATE PIPES OF 36" O.D. MAX. FOR PIPES 30" O.D. AND ABOVE, USE SQUARE OR RECTANGULAR STRUCTURES.

SIZING EXAMPLES:

STRUCTURE OUTLET HOLE SIZE	SNOOT SIZE
11" O.D. OR LESS	12 F or R
12"-11.9" O.D.	18 F or R
16"-23.9" O.D.	24 F or R
24"-29.9" O.D.	30 F or R
30"-41.9" O.D.	48 F
48"-65.9" O.D.	66 F

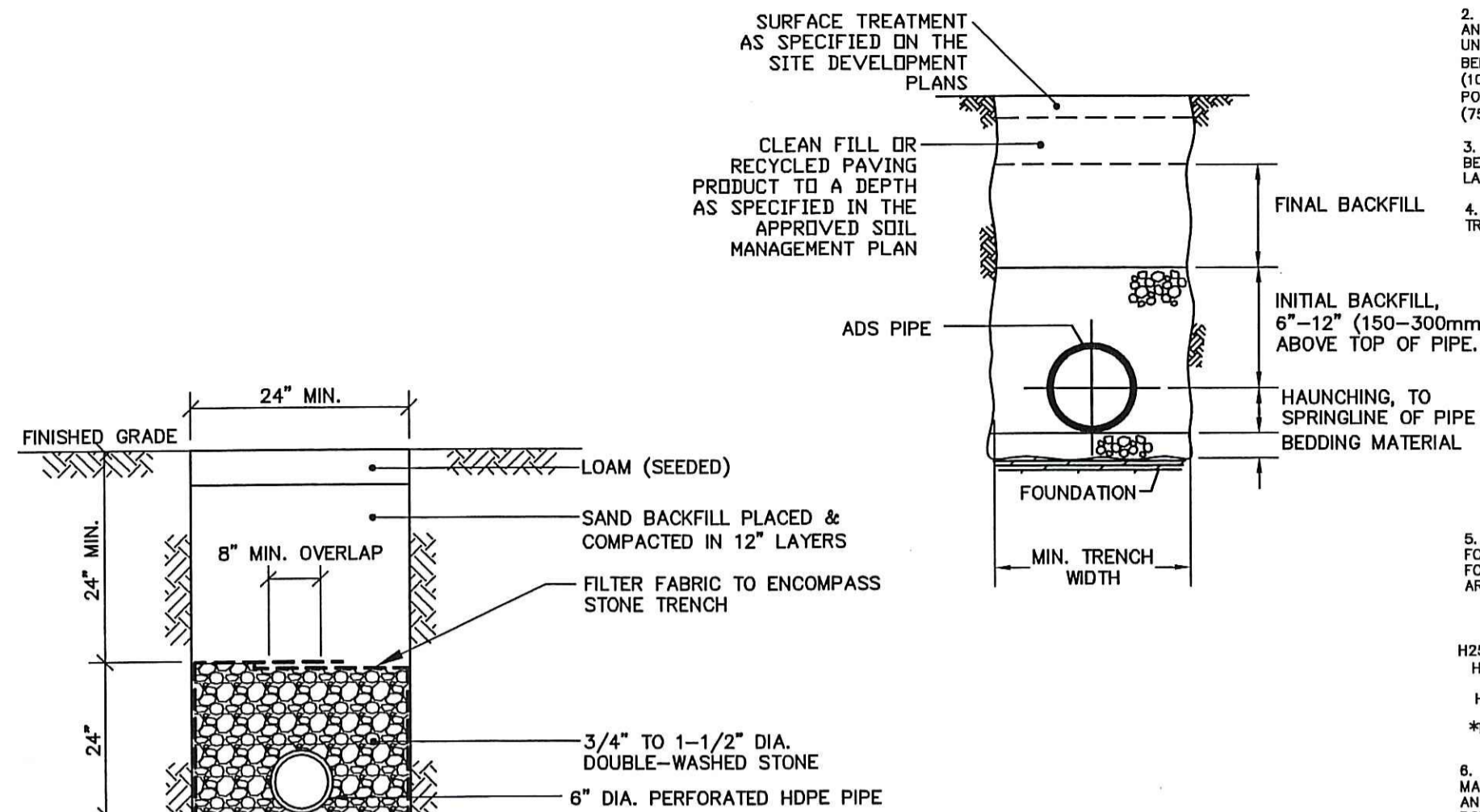
SNOOT SIZING PARAMETERS

NOT TO SCALE



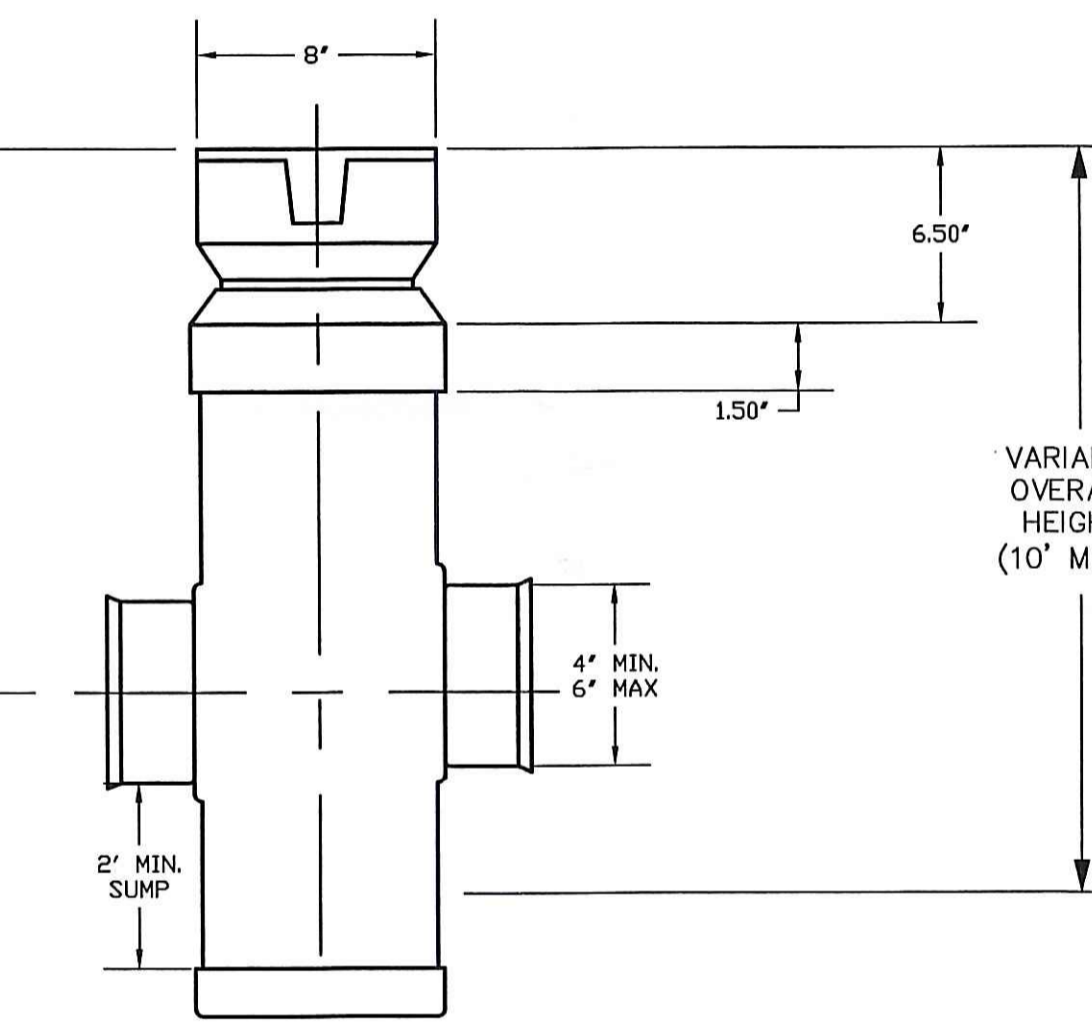
SNOOT INSTALLATION GUIDE

NOT TO SCALE



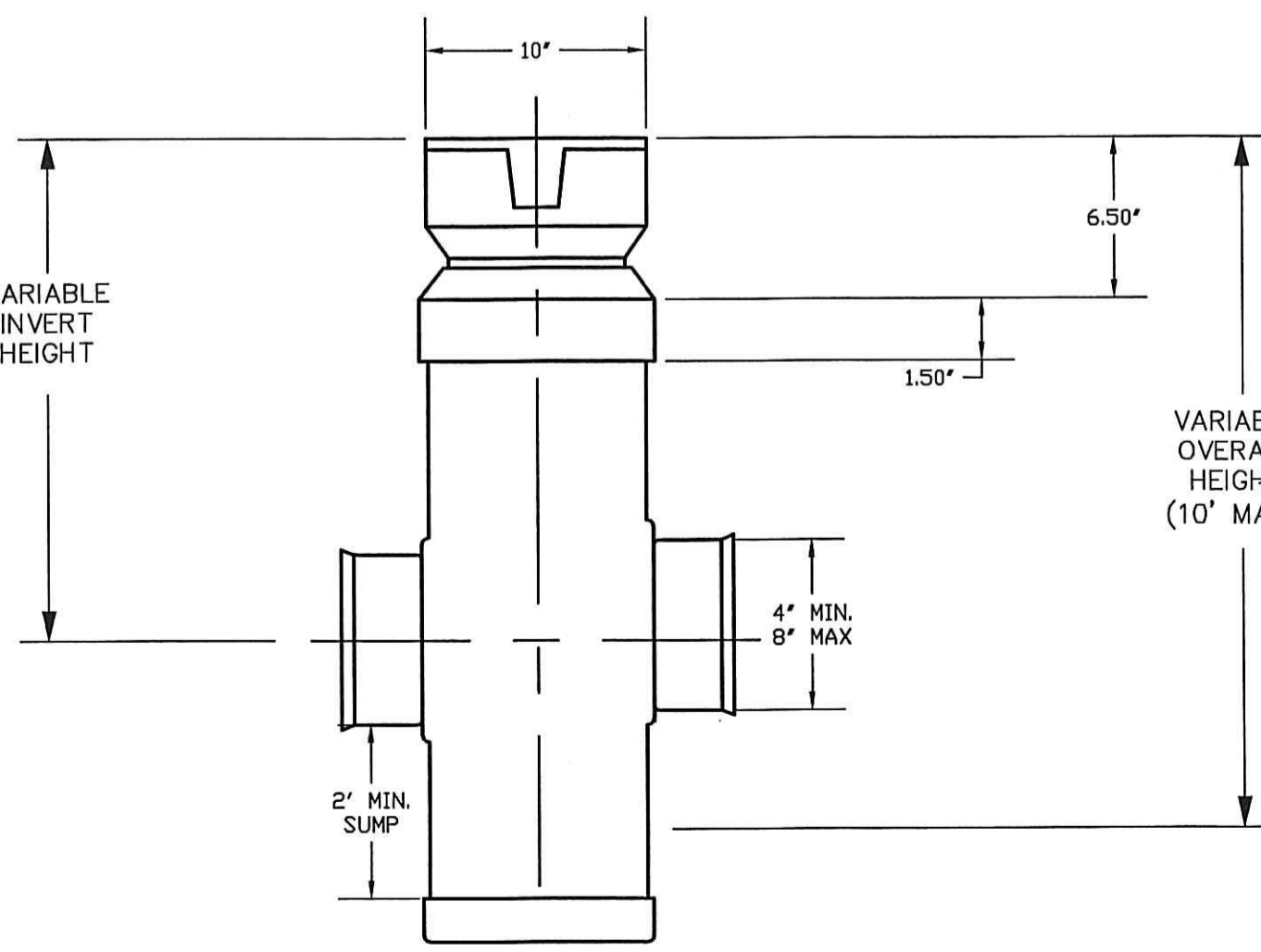
TYPICAL SUBDRAIN DETAIL

NOT TO SCALE



8" ADS DRAIN BASIN

NOT TO SCALE



10" ADS DRAIN BASIN

NOT TO SCALE

NOTES:

1. FOUNDATION: WHERE THE TRENCH BOTTOM IS UNSTABLE, THE CONTRACTOR SHALL EXCAVATE TO A DEPTH REQUIRED BY THE ENGINEER AND REPLACE WITH A FOUNDATION OF CLASS I OR II MATERIAL AS DEFINED IN ASTM D2321. STANDARD PRACTICE FOR INSTALLATION OF THERMOPLASTIC PIPE FOR SEWERS AND OTHER GRAVITY-FLOW APPLICATIONS. LATEST EDITION. AS AN ALTERNATIVE AND AT THE DISCRETION OF THE ENGINEER, THE TRENCH BOTTOM MAY BE STABILIZED USING A WOVEN GEOTEXTILE FABRIC.

2. BEDDING: SUITABLE MATERIAL SHALL BE CLASS I, II OR III AND INSTALLED AS REQUIRED IN ASTM D2321, LATEST EDITION. UNLESS OTHERWISE SPECIFIED BY THE ENGINEER, MINIMUM BEDDING THICKNESS SHALL BE 4" (100mm) FOR 4"-24" (100-600mm) AND 4 1/2" (115-120mm) CORRUGATED POLYETHYLENE PIPE (CPEP); 6" (150mm) FOR 30"-36" (750-900mm) CPEP.

3. HAUNCHING AND INITIAL BACKFILL: SUITABLE MATERIAL SHALL BE CLASS I, II OR III AND INSTALLED AS REQUIRED IN ASTM D2321, LATEST EDITION. UNLESS OTHERWISE SPECIFIED BY THE ENGINEER, MINIMUM TRENCH WIDTHS SHALL BE AS FOLLOWS:

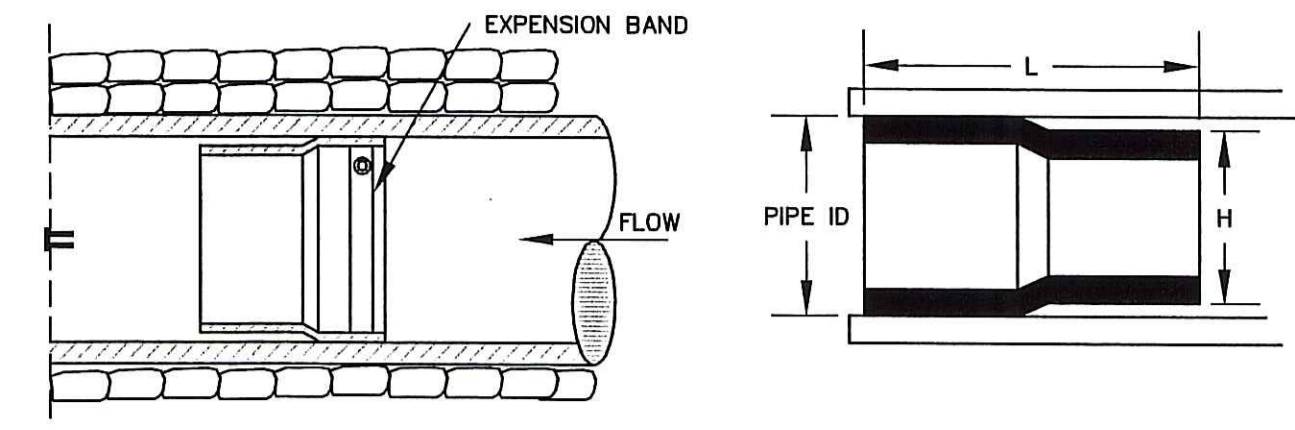
NOMINAL #	MIN. RECOMMENDED TRENCH WIDTH, IN (mm)
4 (100)	21 (530)
6 (150)	23 (580)
8 (200)	25 (630)
10 (250)	28 (710)
12 (300)	31 (790)
14 (350)	34 (860)
16 (400)	38 (960)
18 (450)	42 (1060)
20 (500)	46 (1160)
24 (600)	54 (1370)
30 (750)	66 (1680)
36 (900)	78 (1980)
42 (1050)	83 (2100)
48 (1200)	89 (2260)
60 (1500)	102 (2590)

5. MINIMUM COVER: MINIMUM RECOMMENDED DEPTHS OF COVER FOR VARIOUS LIVE LOADING CONDITIONS ARE SUMMARIZED IN THE FOLLOWING TABLE. UNLESS OTHERWISE NOTED, ALL DIMENSIONS ARE TAKEN FROM THE TOP OF PIPE TO THE GROUND SURFACE.

SURFACE LIVE LOADING CONDITION	MINIMUM RECOMMENDED COVER, IN (mm)
H20 (FLEXIBLE PAVEMENT)	12 (305)
H20 (RIGID PAVEMENT)	12 (305)
E80 RAILWAY	24 (610)
HEAVY CONSTRUCTION	48 (1220)

*TOP OF PIPE TO BOTTOM OF BITUMINOUS PAVEMENT SECTION

6. BEDDING MATERIAL AND INITIAL BACKFILL: ALL BEDDING MATERIAL AND INITIAL BACKFILL SHALL BE CLEAN, FREE OF DEBRIS AND RUBBLE, AND FREE OF MATERIALS WHICH MAY CAUSE POLLUTION OF SURFACE WATERS AND GROUNDWATER.

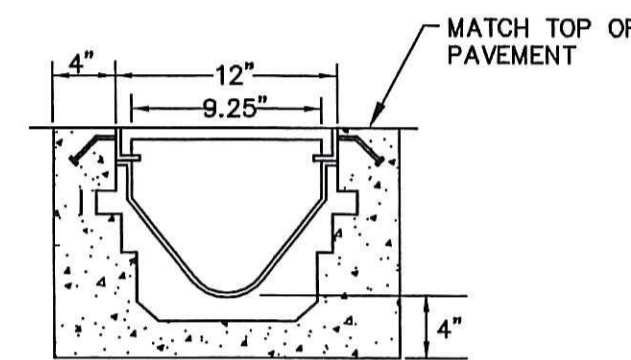


DIMENSIONS SERIES 37G CHECK VALVE

NOMINAL SIZE* (PIPE I.D.)	LENGTH L	HEIGHT OF BILL H	MAX. BACKPRESSURE (psi)	
			STANDARD TIDEFLEX	WITH SADDLE SUPPORT
12	18 1/2	11 7/8	35	
14	22	13 3/4	25	
16	23	15 3/4	20	
18	24	17 3/4	15	
20	32	19 3/4	10	
24	37	23 3/4	10	

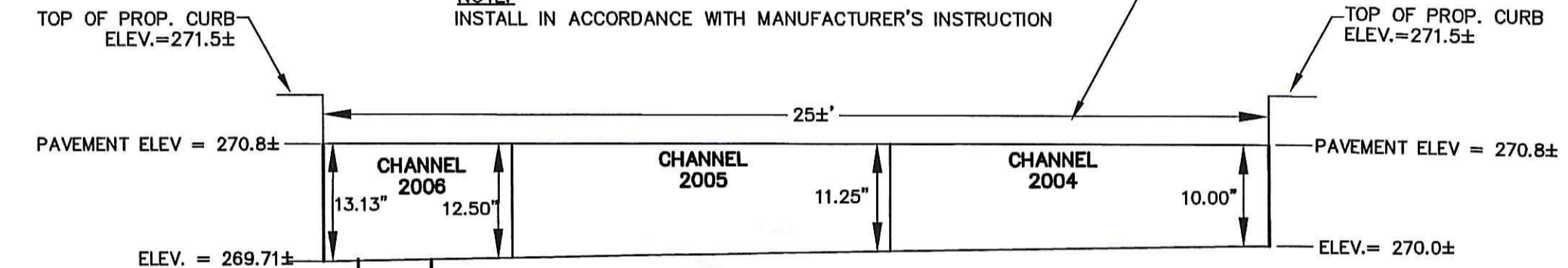
INLINE TIDEFLEX DETAIL

NOT TO SCALE



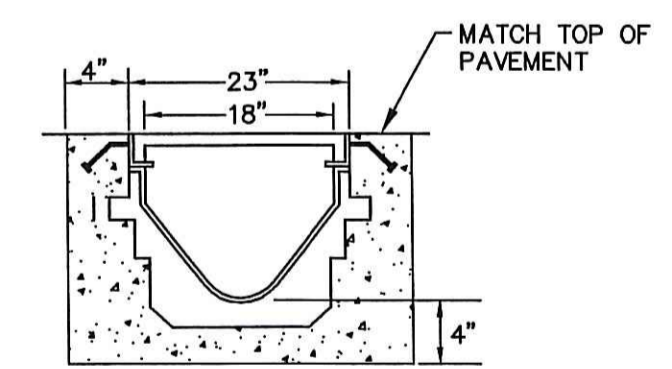
SECTION

NOTE: INSTALL IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTION



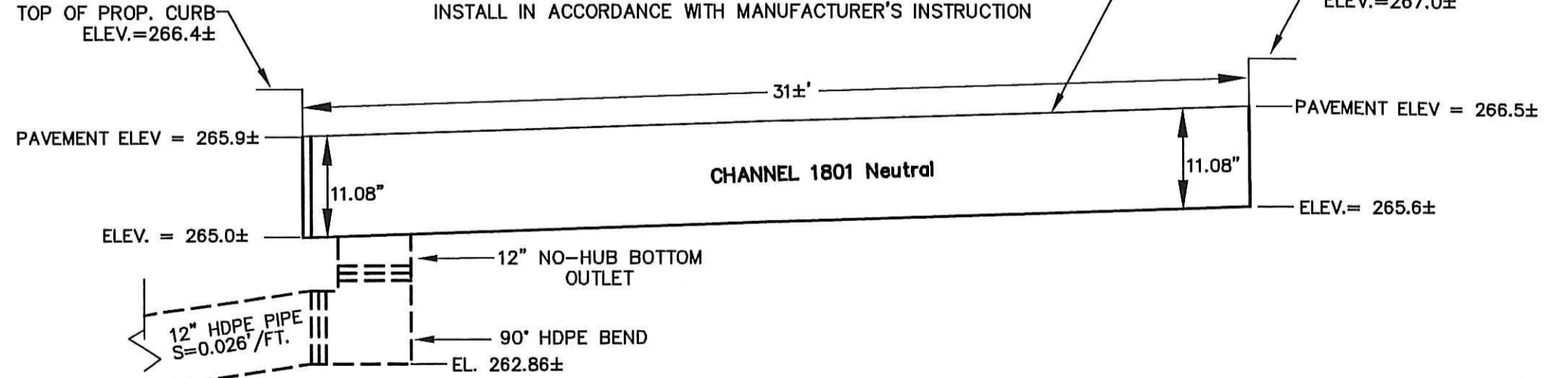
12" WIDE TRENCH DRAIN SYSTEM TRENCH DRAIN 1

NOT TO SCALE



SECTION

NOTE: INSTALL IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTION



18" WIDE TRENCH DRAIN SYSTEM TRENCH DRAIN 2

NOT TO SCALE

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED MAR 26 2008 FILE # 07-0266
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE

MICHAEL P. SOUSA
REGISTERED PROFESSIONAL ENGINEER
No. 5085

Not Issued For Construction

Revisions:
9/10/07 REVISED PER RIDOT COMMENTS

Job No: 2005 972A13
Dwg. No: LCB
Drawn: LCB
Checked: SA/IDS
Issued: JUNE 2007

Gates, Leighton & Associates, Inc.
LANDSCAPE ARCHITECTURE
100-1 Veterans Ave., 1st Floor, Warren, RI 02886
FUSS & O'NEILL INC.
Consulting Engineers

DETAIL SHEET 3
Nason Mill Landings
770 DOUGLAS PIKE
HARRISVILLE, RHODE ISLAND

RIDOT Submission

Sheet 10 of 11
C8.03

