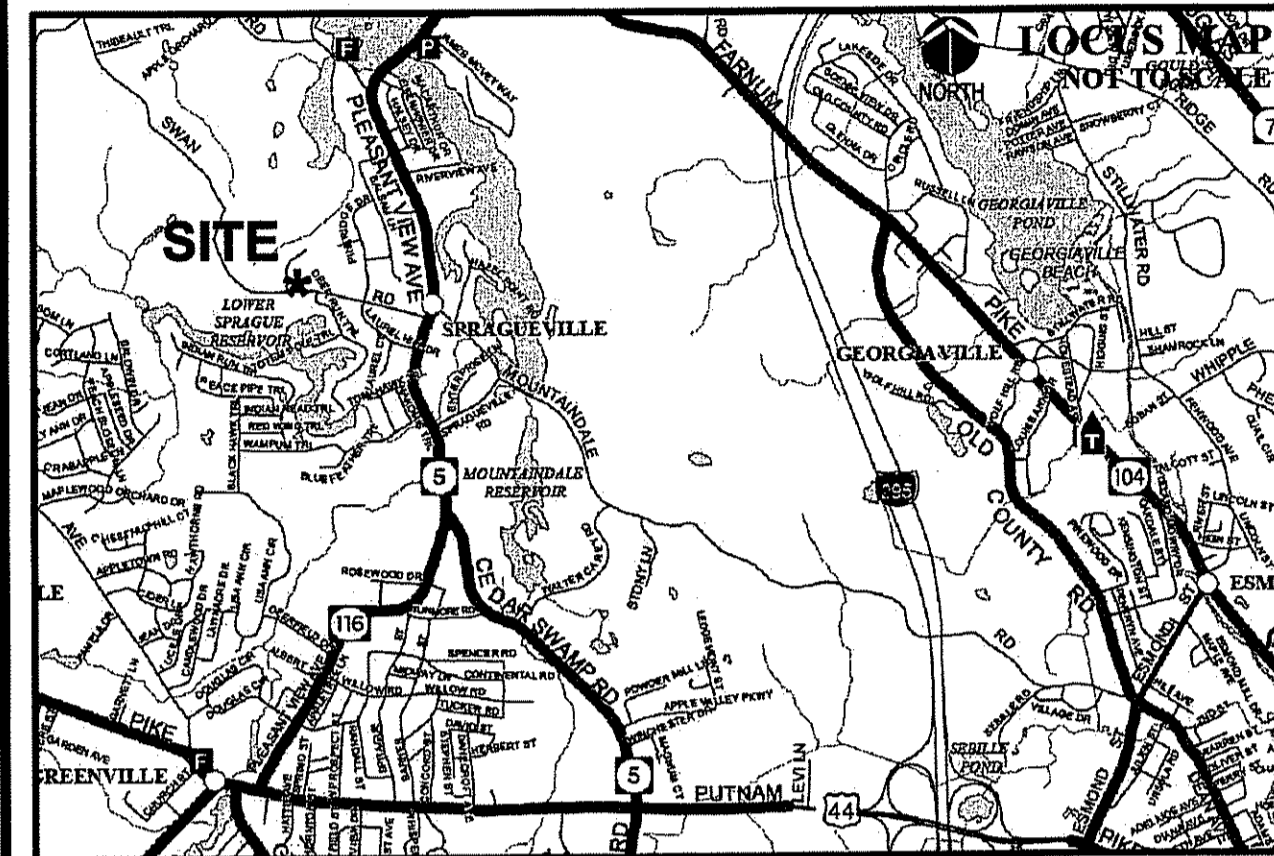


**SITE PLAN
FOR A PROPOSED**

SINGLE FAMILY DWELLING

**REARDON WAY
SMITHFIELD, RI
AP 46 LOT 392**

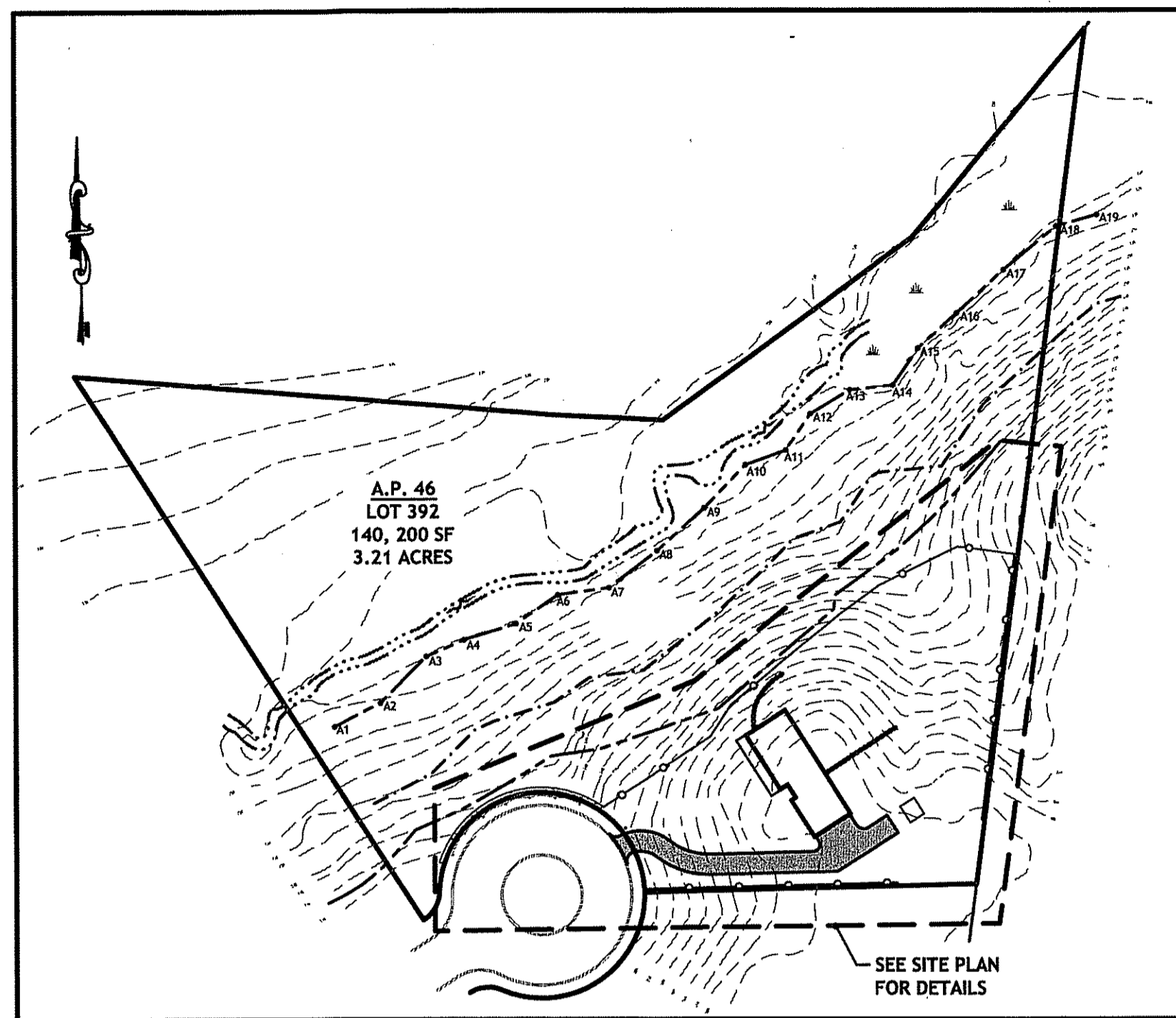


PROJECT TEAM

OWNER/APPLICANT: CARLO & BARBARA CONTI
REARDON WAY
SMITHFIELD, RHODE ISLAND

CIVIL: JOE CASALI ENGINEERING, INC.
300 POST ROAD
WARWICK, RI 02888
PHONE: 401-944-1300
FAX: 401-944-1313

SURVEYOR: INTERNATIONAL MAPPING & SURVEYING
19 INDUSTRIAL DRIVE
SMITHFIELD, RI 02917
PHONE: 401-232-2620
FAX: 401-232-3820



GENERAL NOTES:

- CLASS I BOUNDARY & CLASS III TOPOGRAPHY SURVEY COMPLETED BY INTERNATIONAL MAPPING & SURVEYING CORP. ON 10-25-12.
- HOUSE DIMENSIONS ARE APPROXIMATE. SEE ARCHITECTURAL DRAWINGS FOR ACTUAL DIMENSIONS.

STORMTECH NOTES:

- ALL DESIGN SPECIFICATIONS FOR STORMTECH SC-740 CHAMBERS SHALL BE IN ACCORDANCE WITH THE STORMTECH DESIGN MANUAL.
- THE INSTALLATION OF STORMTECH SC-740 CHAMBERS SHALL BE IN ACCORDANCE WITH THE LATEST STORMTECH INSTALLATION INSTRUCTIONS.
- THE CONTRACTOR IS ADVISED TO REVIEW AND UNDERSTAND THE INSTALLATION INSTRUCTIONS PRIOR TO BEGINNING SYSTEM INSTALL. CALL 1-888-892-2694 OR VISIT WWW.STORMTECH.COM TO RECEIVE A COPY OF THE LATEST STORMTECH INSTALLATION INSTRUCTIONS.
- CHAMBERS SHALL MEET THE DESIGN REQUIREMENTS AND LOAD FACTORS SPECIFIED IN SECTION 12.12 OF THE LATEST EDITION OF THE AASHTO LRFD BRIDGE DESIGN SPECIFICATIONS.

UTILITY NOTES:

- THE LOCATION AND DEPTH OF EXISTING UTILITIES ARE APPROXIMATE AND HAVE BEEN PLOTTED FROM THE LATEST AVAILABLE INFORMATION. THE UTILITY LOCATIONS ARE APPROXIMATE AND MAY NOT BE ALL INCLUSIVE. THE CONTRACTOR SHALL CHECK AND VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, BOTH OVERHEAD AND UNDERGROUND, AND "DIG-SAFE" MUST BE NOTIFIED PRIOR TO COMMENCING ANY CONSTRUCTION OPERATIONS. RESTORATION AND REPAIR OF DAMAGE TO EXISTING UTILITIES SHALL BE THE RESPONSIBILITY OF THE RESTORATOR WITH NO ADDITIONAL COST TO THE OWNER. NO EXCAVATION SHALL COMMENCE UNTIL ALL INVOLVED UTILITY COMPANIES AND/OR CITY WHOSE FACILITIES MAY BE AFFECTED BY ANY WORK TO BE PERFORMED BY THE CONTRACTOR ARE NOTIFIED AT LEAST 72 HOURS IN ADVANCE.

REFERENCE:

- SEE PLAN ENTITLED "SURVEY PLAN SHOWING PROPOSED SITE IMPROVEMENTS FOR CARLO AND BARBARA CONTI ON REARDON WAY IN SMITHFIELD RHODE ISLAND" PREPARED BY INTERNATIONAL MAPPING AND SURVEYING CORP. ON 10-25-12.

IMPERVIOUS AREAS:

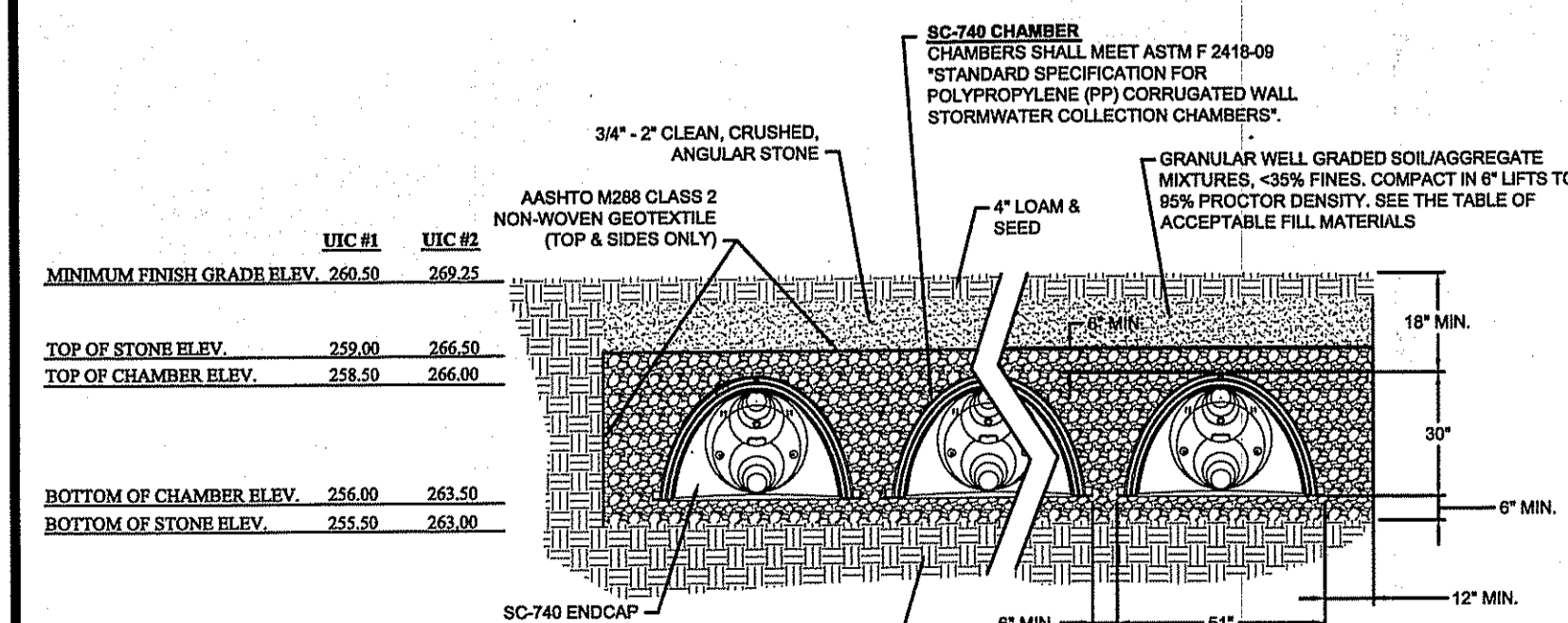
IMPERVIOUS USE AREAS
PROPOSED DWELLING = 1,924 SF
PROPOSED DRIVEWAY = 2,351 SF
PROPOSED PATIO = 4,475 SF

ZONING CRITERIA	REQUIRED	LOT 46
ZONING DISTRICT	RS-80	RS-80
MINIMUM LOT AREA	80,000 SF	140,200 SF
MINIMUM LOT WIDTH	200 FT	224.24 FT
MINIMUM FRONT YARD SETBACK	40 FT	92.3 FT
MINIMUM SIDE YARD SETBACK	25 FT	28.82 FT
MINIMUM REAR YARD SETBACK	75 FT	78.75 FT
MAXIMUM LOT COVERAGE	10%	1.3%
MAXIMUM STRUCTURE HEIGHT	39 FT	<39 FT

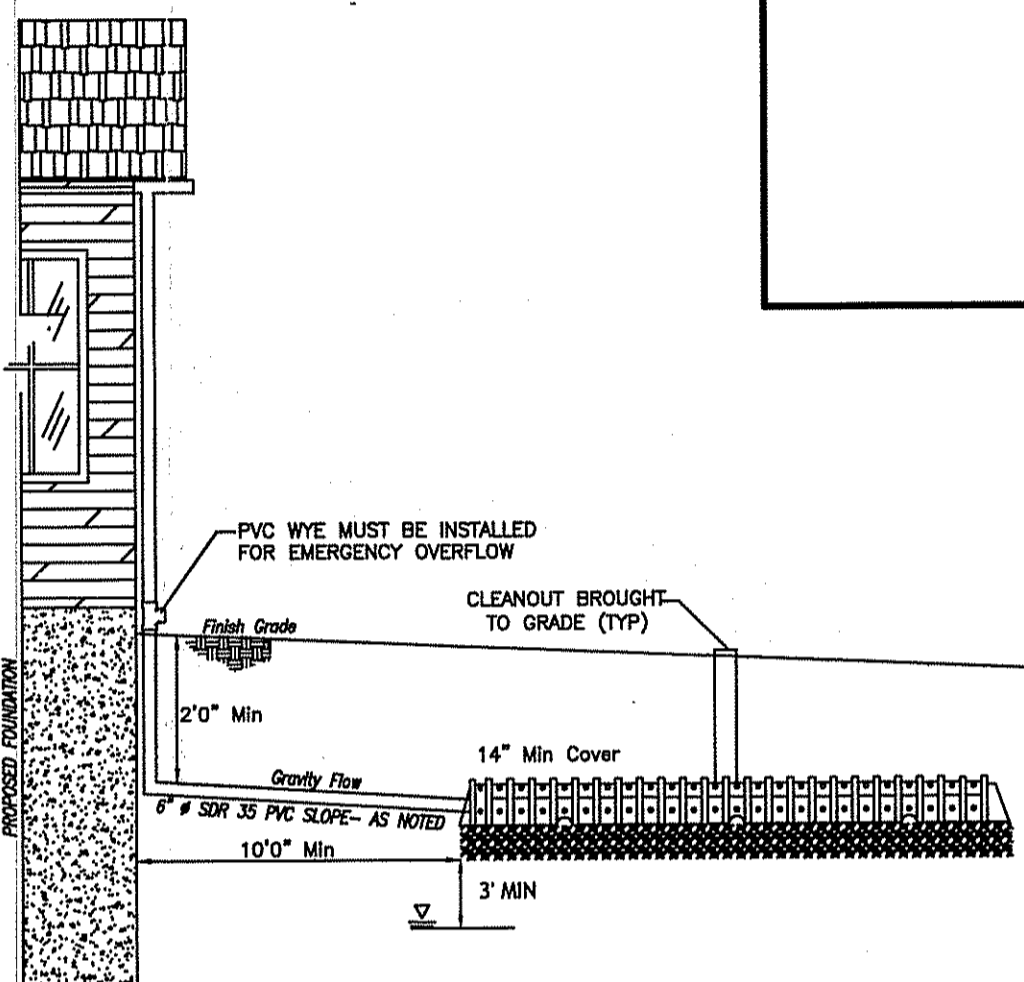
LOT COVERAGE INCLUDES STRUCTURES ONLY.

IMPERVIOUS SURFACE INCLUDES STRUCTURES, PAVEMENTS, SIDEWALKS, AND OTHER IMPERVIOUS SURFACES.

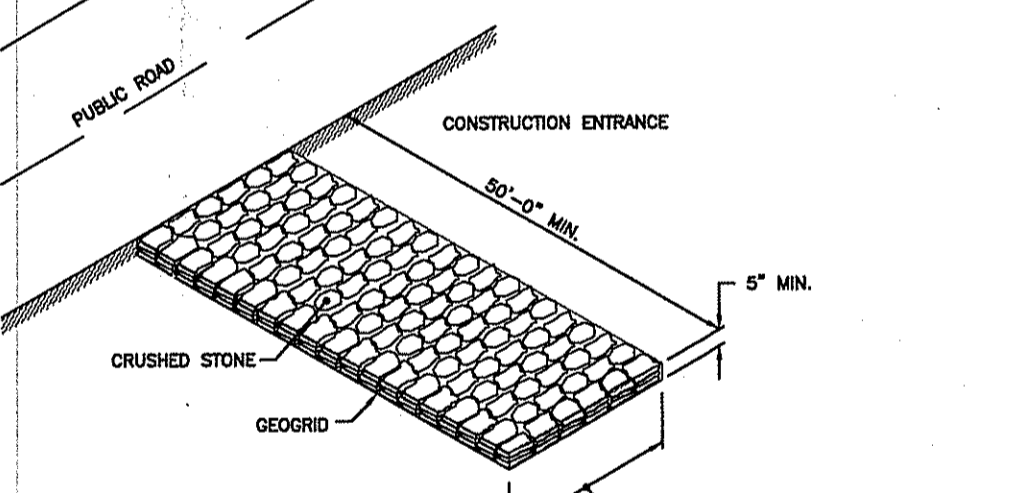
FOR THE PURPOSES OF CALCULATING MINIMUM LOT AND YARD DIMENSIONS, AREA, DENSITY, MAXIMUM LOT COVERAGE AND THE MAXIMUM NUMBER OF LOTS OR DWELLING UNITS PERMITTED IN A CONSERVATION DEVELOPMENT IN ANY ZONING DISTRICT WHERE PERMITTED, THE PROVISIONS OF SECTION 5.6 OF THE TOWN OF SMITHFIELD ZONING ORDINANCE SHALL APPLY.



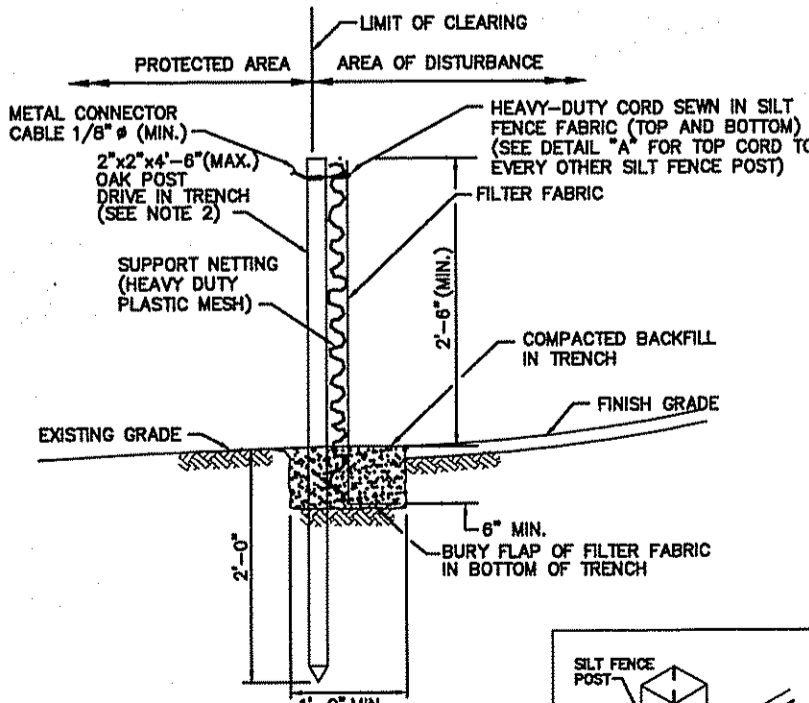
SC-740 STANDARD CROSS SECTION
NTS



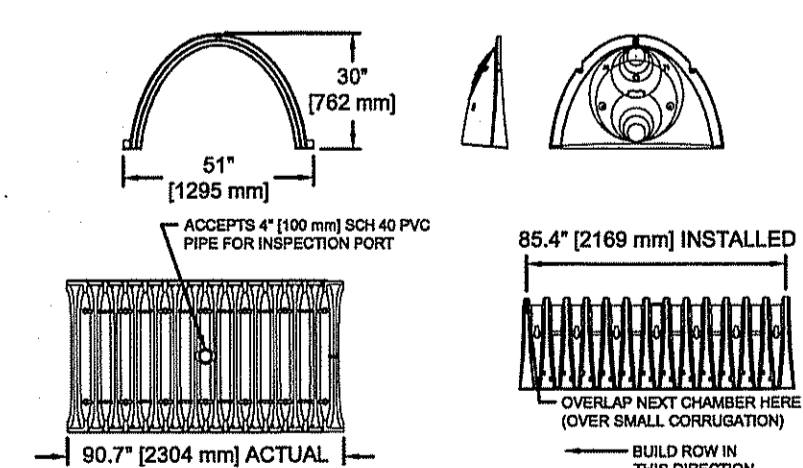
ROOFTOP INFILTRATION SYSTEM DETAIL
NTS



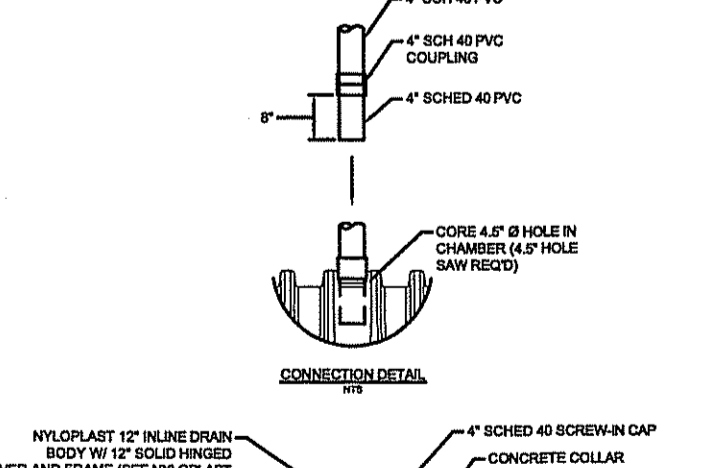
CONSTRUCTION ACCESS
R.I. STANDARD 9.9.0



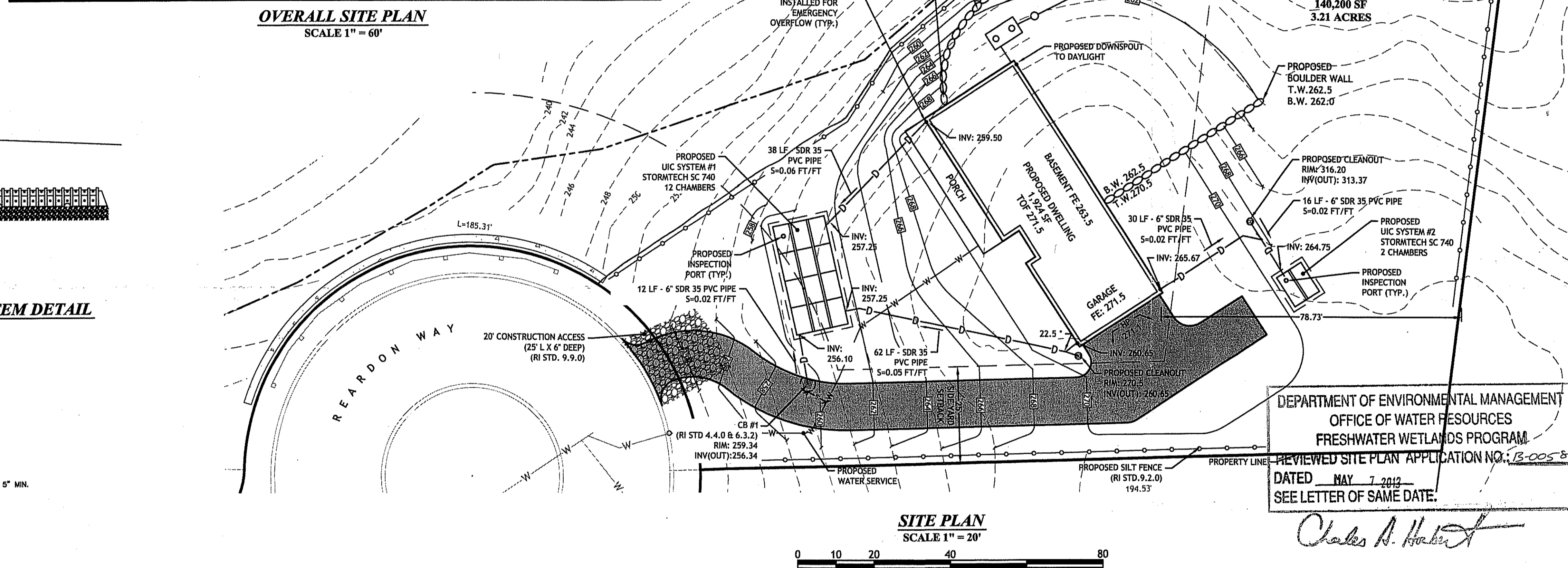
SILT FENCE DETAIL
R.I. STANDARD 9.2.0



SC-740 TECHNICAL SPEC.
NTS



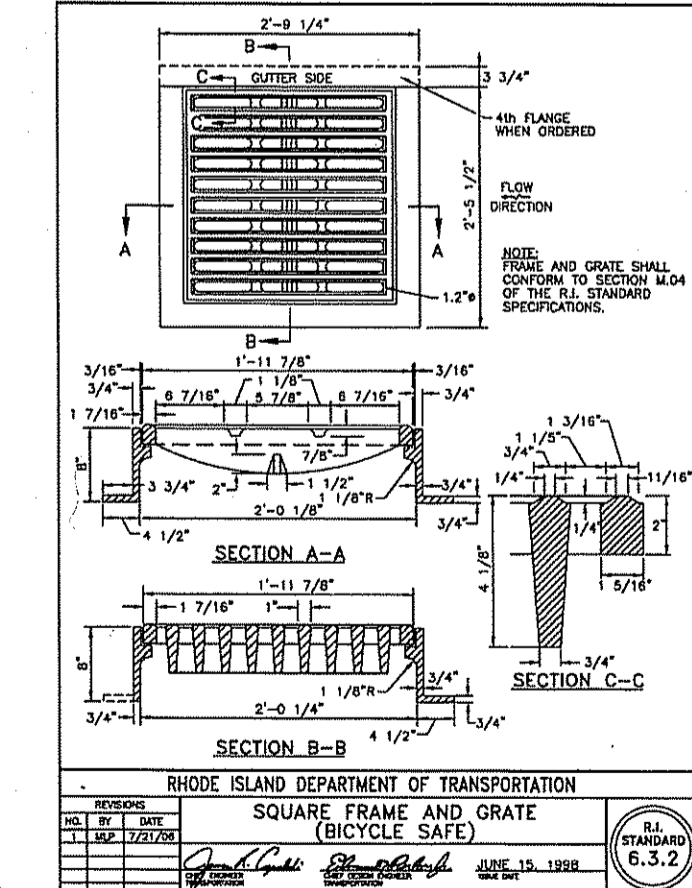
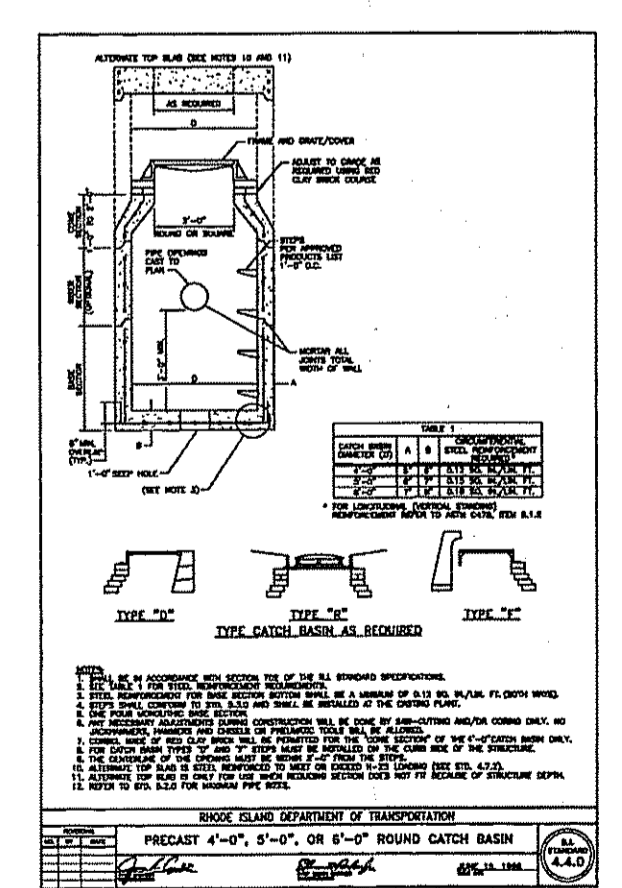
SC-740 INSPECTION PORT DETAIL
NTS



SITE PLAN
SCALE 1" = 20'

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
REVIEWED SITE PLAN APPLICATION NO. 13-005-B
DATED MAY 7 2013
SEE LETTER OF SAME DATE.

Charles A. Hubert



INTERNATIONAL MAPPING & SURVEYING CORP.
LAND SURVEYING CIVIL ENGINEERING PHOTOGRAMMETRIC MAPPING
19 INDUSTRIAL DRIVE, SMITHFIELD, RI 02917 (401) 232-2620
THIS PLAN CONFORMS TO A CLASS I AND CLASS III STANDARD AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS.
BY: *Anthony E. Muscatelli* 3-14-13
REGISTERED PROFESSIONAL LAND SURVEYOR DATE

ANTHONY E. MUSCATELLI
No. 1718
PROFESSIONAL LAND SURVEYOR

JCE
JOE CASALI ENGINEERING, INC.
CIVIL SITE DEVELOPMENT, TRANSPORTATION
DRAINAGE - WETLANDS - IDES - TRAFFIC - FLOODPLAIN
MANAGEMENT - SURVEYING
6021 844-1300 601989-1313 FAX WWW.JCEONLINE.COM

JOSEPH A. CASALI
REGISTERED PROFESSIONAL ENGINEER
CIVIL
8-12-13

SINGLE FAMILY DWELLING
CARLO & BARBARA CONTI
SMITHFIELD, RHODE ISLAND
AP 46, LOT 392

REVISIONS:

NO.	DATE	DESCRIPTION

DESIGNED BY: GEC
DRAWN BY: KJK
CHECKED BY: JAC
DATE: MARCH 2013
PROJECT NO: 10-344

PRELIMINARY,
NOT FOR CONSTRUCTION

GRADING & DRAINAGE PLAN

SHEET 1 OF 1