

PLAT 11 LOT 5
N/F WELCOME RICHARDSON &
WENDY TIMMONS - TRUSTEES

PLAT 28 LOT 1
N/F WELCOME RICHARDSON &
WENDY TIMMONS - TRUSTEES

PLAT 28, LOT 2
N/F MARC P PELOQUIN &
& DEBORAH J BAKER

PLAT 29 LOT 1
N/F PAUL C W WRIGHT/
LIFE ESTATE

LOT AREA: 1,686,429.17 SF or
38.72 Acres

LOT AREA: 1,825,706.24 SF or
41.91 Acres

PLAT 44 LOT 4
N/F MOUNT PLEASANT ROAD SERIES
OF THE HUGO REALTY SERIES

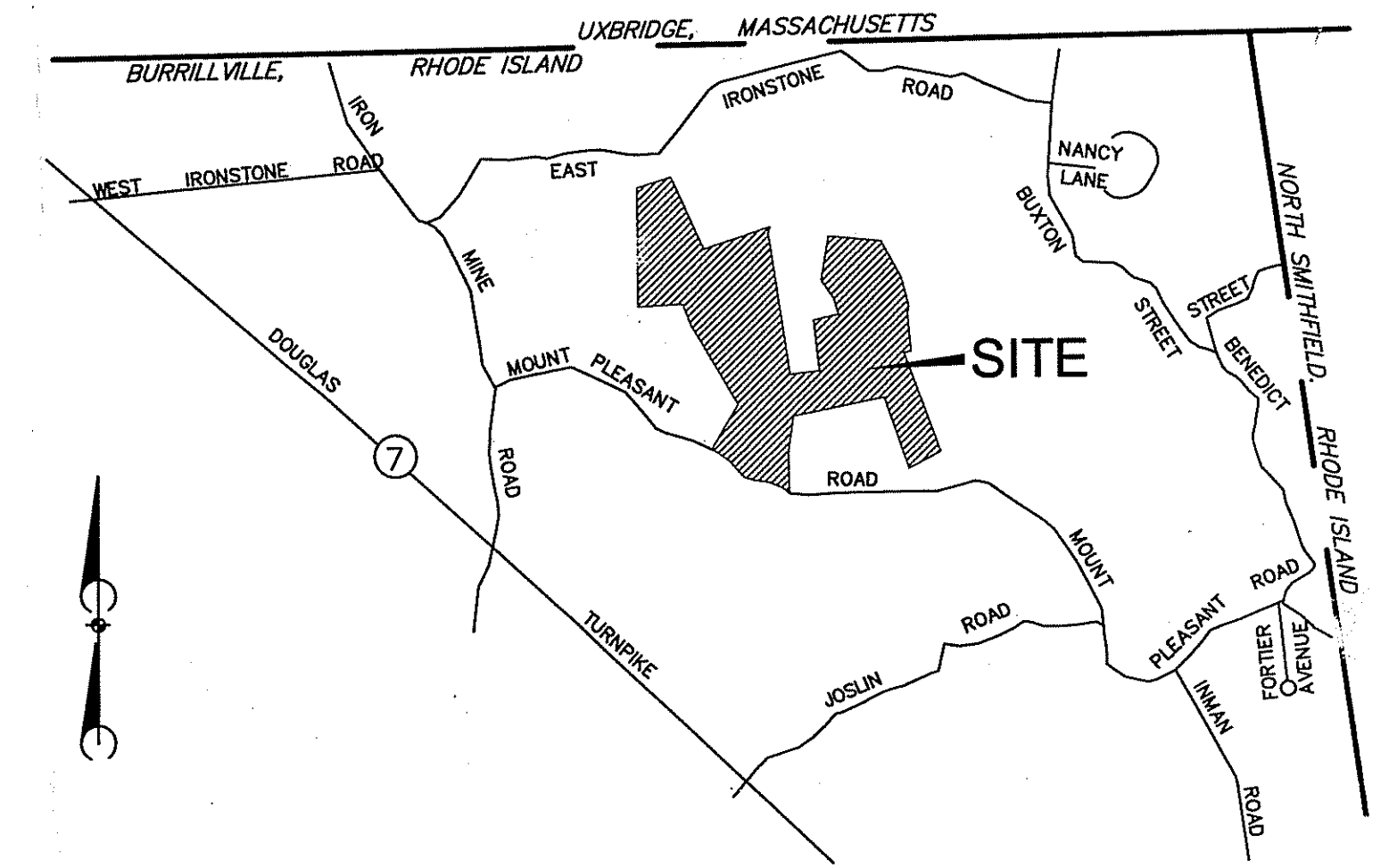
PLAT 45 LOT 2
N/F LUCILLE & PAUL
BORRELLI

PLAT 62 LOT 5
MICHAEL A & DOREEN J OAKLEY

PLAT 62 LOT 8
N/F PAUL F &
JUDITH A ETHER

PLAT 62 LOT 9
N/F ROBERT M &
NANCY M HARRERT

PLAT 62 LOT 10
N/F GREGORY A &
ROBIN L DOLAN



LOCUS MAP
NOT TO SCALE

- LEGEND
- 100- - - - 100 EXISTING CONTOUR
 - — — — — EXISTING LOT LINE
 - — — — — PROPOSED LOT LINE
 - OTW WETLAND FLAG
 - - - - - WETLAND EDGE
 - - - - - PERIMETER WETLAND
 - ~ ~ ~ ~ ~ TREELINE
 - ○ ○ ○ ○ STONE WALL
 - ① LOT NUMBER
 - OS OPEN SPACE
 - UTILITY POLE

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF
DATED JUL 22 2016 FILE # 15-0347
NO CHANGES ALLOWED WITHOUT PRIOR
APPROVED PLANS MUST BE AT CONSTRUCTION

Chris A. Hart

SUBDIVISION SUITABILITY & WETLANDS PLAN

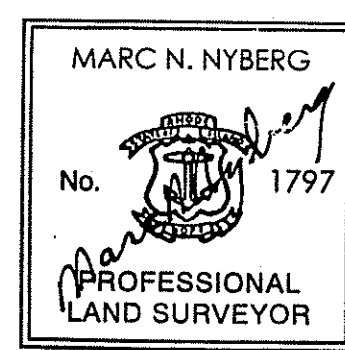
for
MOUNT PLEASANT ESTATES
PLAT 45, LOT 1 & PLAT 62, LOT 35
MOUNT PLEASANT ROAD
BURRILLVILLE, RHODE ISLAND
OCTOBER, 2015
SCALE: 1 INCH EQUALS 200 FEET
SHEET 1 OF 2



REVISIONS	
1-25-16	CONNECT FLAG CB WITH C12

THIS SURVEY AND PLAN CONFORM TO CLASS I STANDARD
AS ADOPTED BY THE RHODE ISLAND BOARD OF
REGISTRATION FOR PROFESSIONAL LAND SURVEYORS.

Marc N. Nyberg
REG. PROFESSIONAL LAND SURVEYOR



MARC N. NYBERG ASSOCIATES, INC.
LAND SURVEYORS and PLANNERS
501 GREAT ROAD, UNIT 104
NORTH SMITHFIELD, RHODE ISLAND 02896
TEL (401) 762-2870 FAX (401) 762-2871

- NOTES:
- OWNER/ APPLICANT: SEMINOLE DEVELOPMENT, LLC
1849 OLD LOUISQUISSET PIKE, LINCOLN, RI 02865
 - PLAT 45, LOT 1 LOT AREA: 2,655,787 SF or 60.96 ACRES
PLAT 62, LOT 35 LOT AREA: 2,417,272 SF or 55.49 ACRES
TOTAL COMBINED AREA: 5,073,059 SF or 116.46 ACRES
 - TOPOGRAPHY BASED ON MEAN SEA LEVEL.
 - THE PROPERTY IS NOT LOCATED WITHIN A FLOOD HAZARD ZONE AS SHOWN ON
FLOOD INSURANCE RATE MAP PANEL 45 OF 451, MAP NUMBER 44007C0045G, DATED
MARCH 2, 2009.
 - THIS SITE IS NOT WITHIN A NATURAL HERITAGE AREA PER RIDEM ENVIRONMENTAL
RESOURCE MAP.
 - THIS SITE IS NOT WITHIN A WELLHEAD PROTECTION AREA.
 - THERE ARE NO KNOWN HISTORIC CEMETERIES ON OR ADJACENT TO THIS PARCEL.
 - SITE IS NOT WITHIN AN AQUIFER OVERLAY DISTRICT.
 - FRESHWATER WETLANDS DELINEATION BY NATURAL RESOURCE SERVICES, INC.
 - THERE ARE NO EXISTING EASEMENTS ON THE PROPERTY.
 - PROPOSED ROADWAY LENGTH: 1,265'

ZONING DISTRICT: F5
MINIMUM LOT AREA - 5 ACRES
MINIMUM LOT FRONTAGE - 450'
MINIMUM SETBACKS - FRONT: 40'
REAR: 40'
SIDE: 15'

PLAN REFERENCES:

"A TRUE COPY OF A PLAN SURVEYED BY ROSCOE W. BAKER, SURVEYOR,
ATTEST RAYMOND COTE, C.E., WOONSOCKET, R.I. OCTOBER 19TH, 1939"
(ORIGINAL PLAN DATED JULY 29, 1935, SCALE: 1 INCH=20 RODS=330 FEET)

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RECORDED IN PLAN BOOK 2, PAGE 152 AND ON SLIDE No. 65

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RECORDED IN PLAN BOOK 2, PAGE 152 AND ON SLIDE No. 65

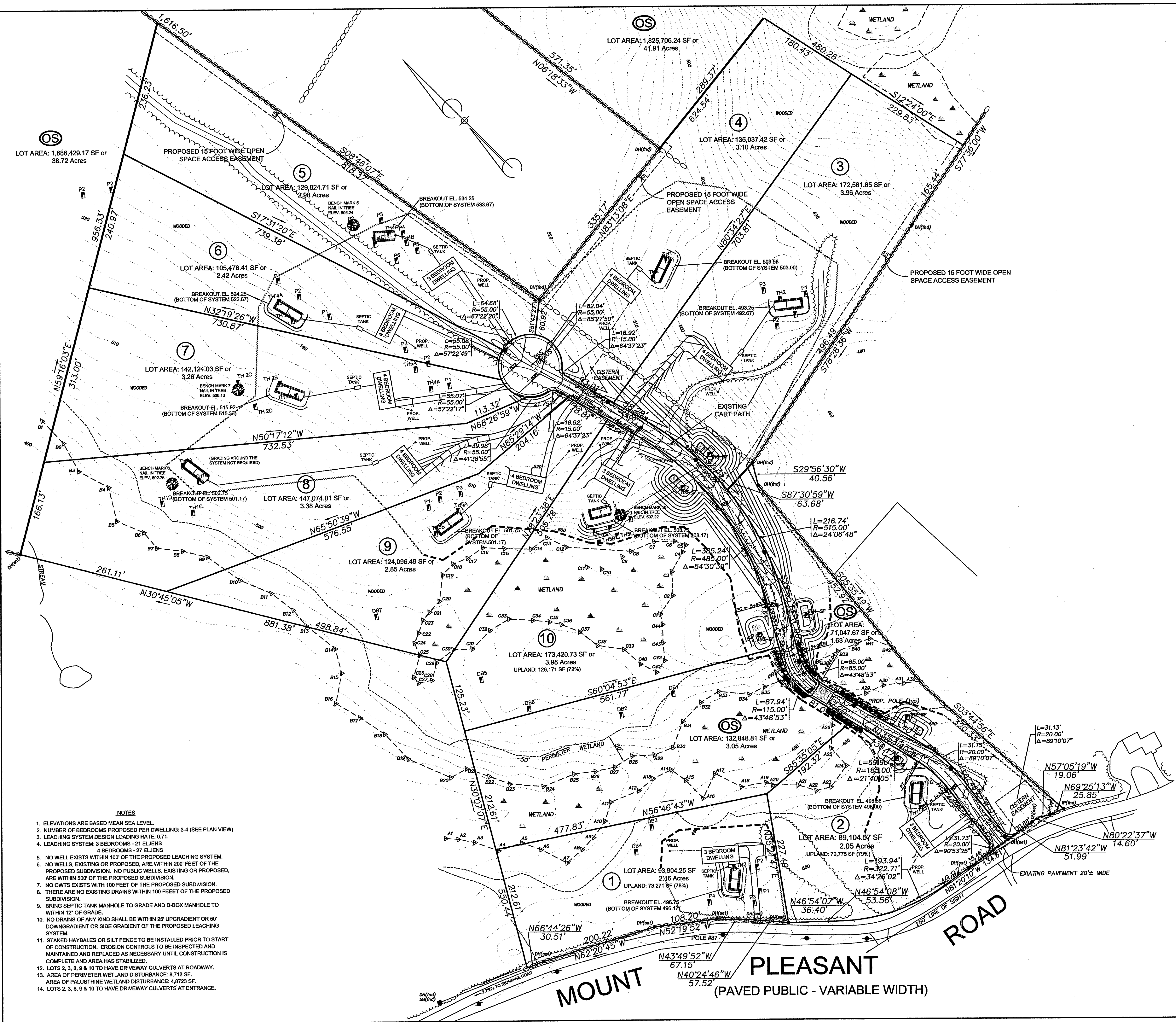
"SUBDIVISION OF LAND FOR MARGUERITE C. DUCHARME & DEBORAH TESSIER
M/T. PLEASANT ROAD, BURRILLVILLE, R.I., JANUARY 1969, SCALE: 1 INCH EQUALS
40 FEET" PLAN AND SURVEY BY LEO A. DEMERS, 251 MAIN STREET, WOONSOCKET, R.I.
RECORDED IN PLAN BOOK 5, PAGE 3 AND ON SLIDE No. 119

"PLAN OF LAND OWNED BY ROLAND B. TRINGUE, BURRILLVILLE, R.I., DECEMBER 1987,
BY NATIONAL ENGINEERS—LAND SURVEYORS, INC.,

"DIVISION OF LAND OWNED BY JULIEN & MARGARET S. HEBERT, BURRILLVILLE, R.I.
MARCH, 1980, SCALE: 1 INCH=80 FT.", BY BIBAULT AND FLORENTZ ENGINEERING CO.,
CIVIL ENGINEERS AND LAND SURVEYORS, RECORDED IN PLAN BOOK 12, PAGE 24

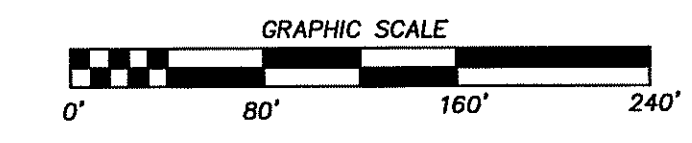
"F.E. BARTLETT PLAT" RECORDED IN PLAN BOOK 2, PAGE 123 AND ON SLIDE No. 57

"MINOR SUBDIVISION MOUNT PLEASANT ESTATE FOR EDWARD WHIPPLE PLAT 45 LOT 1
BURRILLVILLE, RHODE ISLAND AUGUST 26, 2003 SCALE 1"=200', BY MARC N. NYBERG
& ASSOCIATES," RECORDED IN HF 470.



- LEGEND**
- 100 --- 100 EXISTING CONTOUR
 - TH1 TEST HOLE
 - PROPOSED HOUSE
 - WETLAND FLAG
 - WETLAND EDGE
 - PERIMETER WETLAND
 - TREELINE
 - STONE WALL
 - ① LOT NUMBER
 - OS OPEN SPACE
 - UTILITY POLE
 - STAKED HAYBALES or SILT FENCE
 - LIMIT OF DISTURBANCE
 - WHITE SPRUCE (Picea glauca)
 - 4'-5" TALL, SPACED 10' ON CENTER PLANT WITHIN PERIMETER WETLAND AS SHOWN
 - WHITE SPRUCE (Picea glauca)
 - 4'-5" TALL, SPACED 8' ON CENTER PLANT WITHIN SWAMP AS SHOWN
 - NO PLANTINGS ON EITHER SIDE OF ROAD

SUBDIVISION SUITABILITY & WETLANDS PLAN
 for
MOUNT PLEASANT ESTATES
PLAT 45, LOT 1 & PLAT 62, LOT 35
MOUNT PLEASANT ROAD
BURRILLVILLE, RHODE ISLAND
 OCTOBER, 2015
 SCALE: 1 INCH EQUALS 80 FEET
 SHEET 2 OF 2



REVISIONS	
1-25-16	CONNECT FLAG C8 WITH C12 AND REVISE LOT 10 OWTS LOCATION. ADD WETLAND CROSSING PLANTINGS.
2-29-16	REPLACE ATLANTIC WHITE CEDAR WITH WHITE SPRUCE
5-11-16	DRAINAGE SAND FILTER TEST HOLE LOCATIONS ADDED

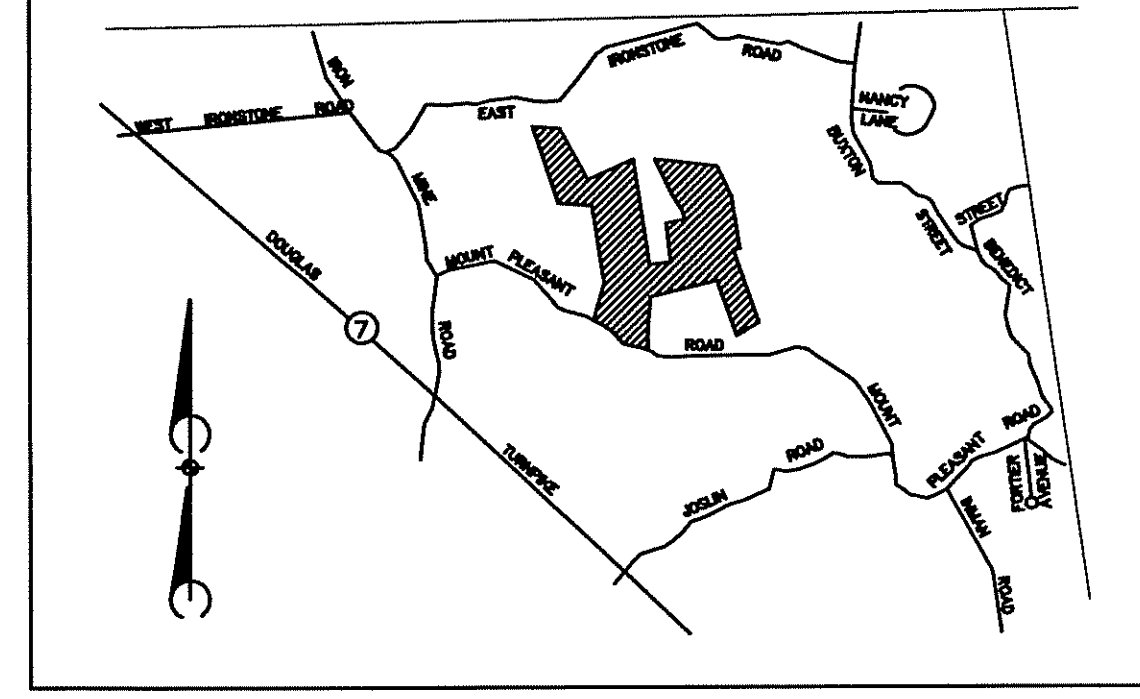
- NOTES**
1. ELEVATIONS ARE BASED MEAN SEA LEVEL.
 2. NUMBER OF BEDROOMS PROPOSED PER DWELLING: 3-4 (SEE PLAN VIEW)
 3. LEACHING SYSTEM DESIGN LOADING RATE: 0.71.
 4. LEACHING SYSTEM: 3 BEDROOMS - 21 ELIENS
4 BEDROOMS - 27 ELIENS
 5. NO WELL EXISTS WITHIN 100' OF THE PROPOSED LEACHING SYSTEM.
 6. NO WELLS, EXISTING OR PROPOSED, ARE WITHIN 200' FEET OF THE PROPOSED SUBDIVISION. NO PUBLIC WELLS, EXISTING OR PROPOSED, ARE WITHIN 500' OF THE PROPOSED SUBDIVISION.
 7. NO OWTS EXISTS WITH 100 FEET OF THE PROPOSED SUBDIVISION.
 8. THERE ARE NO EXISTING DRAINS WITHIN 100 FEET OF THE PROPOSED SUBDIVISION.
 9. BRING SEPTIC TANK MANHOLE TO GRADE AND D-BOX MANHOLE TO WITHIN 12" OF GRADE.
 10. NO DRAINS OF ANY KIND SHALL BE WITHIN 25' UPGRADIENT OR 50' DOWNGRADIENT OR SIDE GRADIENT OF THE PROPOSED LEACHING SYSTEM.
 11. STAKED HAYBALES OR SILT FENCE TO BE INSTALLED PRIOR TO START OF CONSTRUCTION. EROSION CONTROLS TO BE INSPECTED AND MAINTAINED AND REPLACED AS NECESSARY UNTIL CONSTRUCTION IS COMPLETE AND AREA HAS STABILIZED.
 12. LOTS 2, 3, 8, 9 & 10 TO HAVE DRIVEWAY CULVERTS AT ROADWAY.
 13. AREA OF PERIMETER WETLAND DISTURBANCE: 8,713 SF.
AREA OF PALUSTRINE WETLAND DISTURBANCE: 4,8723 SF.
 14. LOTS 2, 3, 8, 9 & 10 TO HAVE DRIVEWAY CULVERTS AT ENTRANCE.

THIS SAND FILTER AND HOLE CONFORM TO CLASS I STANDARD AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS.

REG. PROFESSIONAL LAND SURVEYOR
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DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
 OFFICE OF WATER RESOURCES
 FRESHWATER WETLANDS PERMITS
 APPROVED WITH CONDITIONS
 AS SPECIFIED IN THE PERMIT
 DATED JUL 22 2016 FILE # 15-0247
 APPROVED CHANGES ALLOWED WITHOUT PERMIT
 APPROVED WETLANDS PLANS MUST BE AT CONSTRUCTION

Charles A. Hart



LOCUS MAP
NOT TO SCALE

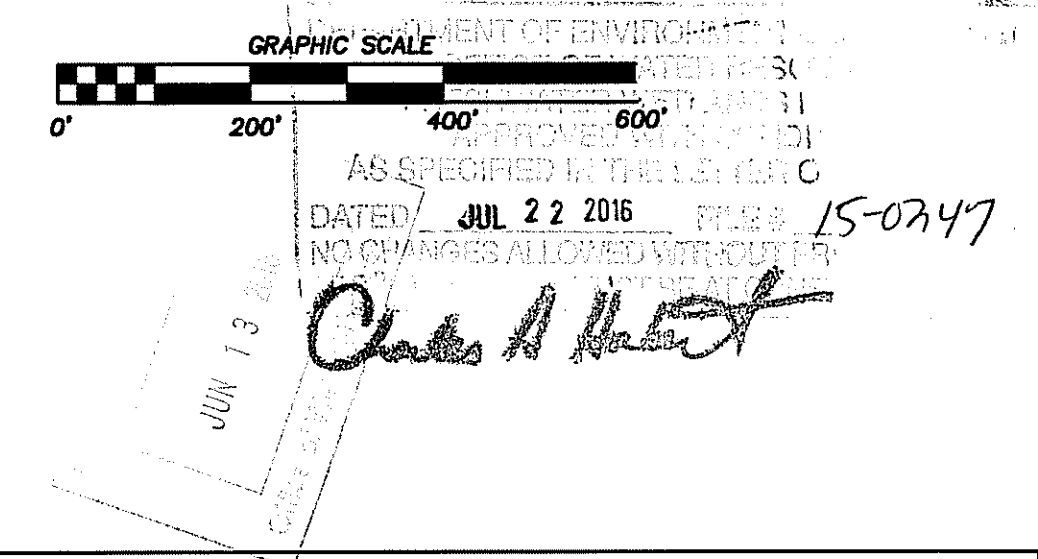
NOTES:

1. OWNER/ APPLICANT: SEMINOLE DEVELOPMENT
1849 OLD LOUISQUISSET PIKE, LINCOLN, RI 02865
2. TOTAL AREA: PLAT 45, LOT 1: 2,655,787 SF OR 60.96 ACRES
TOTAL AREA: PLAT 62, LOT 35: 2,417,272 SF OR 55.49 ACRES
3. TOPOGRAPHY BASED ON MEAN SEA LEVEL.
4. THE PROPERTY IS NOT LOCATED WITHIN A FLOOD HAZARD ZONE AS SHOWN ON FLOOD INSURANCE RATE MAP PANEL 45 OF 451, MAP NUMBER 44007C0045G, DATED MARCH 2, 2009.
5. THIS SITE IS WITHIN A NATURAL HERITAGE AREA PER RIDEM ENVIRONMENTAL RESOURCE MAP.
6. THIS SITE IS NOT WITHIN A WELLHEAD PROTECTION AREA.
7. THERE ARE NO KNOWN HISTORIC CEMETERIES ON OR ADJACENT TO THIS PARCEL.
8. SITE IS NOT WITHIN AN AQUIFER OVERLAY DISTRICT.
9. FRESHWATER WETLANDS DELINEATION BY NATURAL RESOURCE SERVICES, INC.

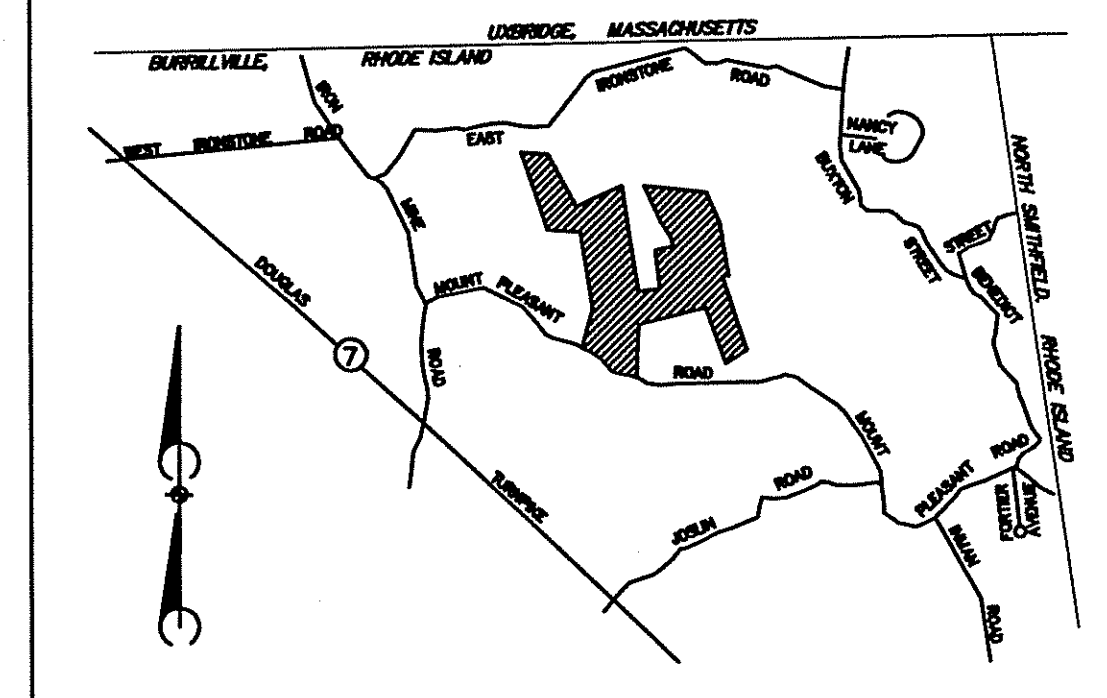
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 "MINOR SUBDIVISION MOUNT PLEASANT ESTATE FOR EDWARD WHIPPLE PLAT 45 LOT 1 BURRILLVILLE, RHODE ISLAND AUGUST 26, 2003 SCALE 1"=200', BY MARC N. NYBERG & ASSOCIATES," RECORDED IN HF 470.

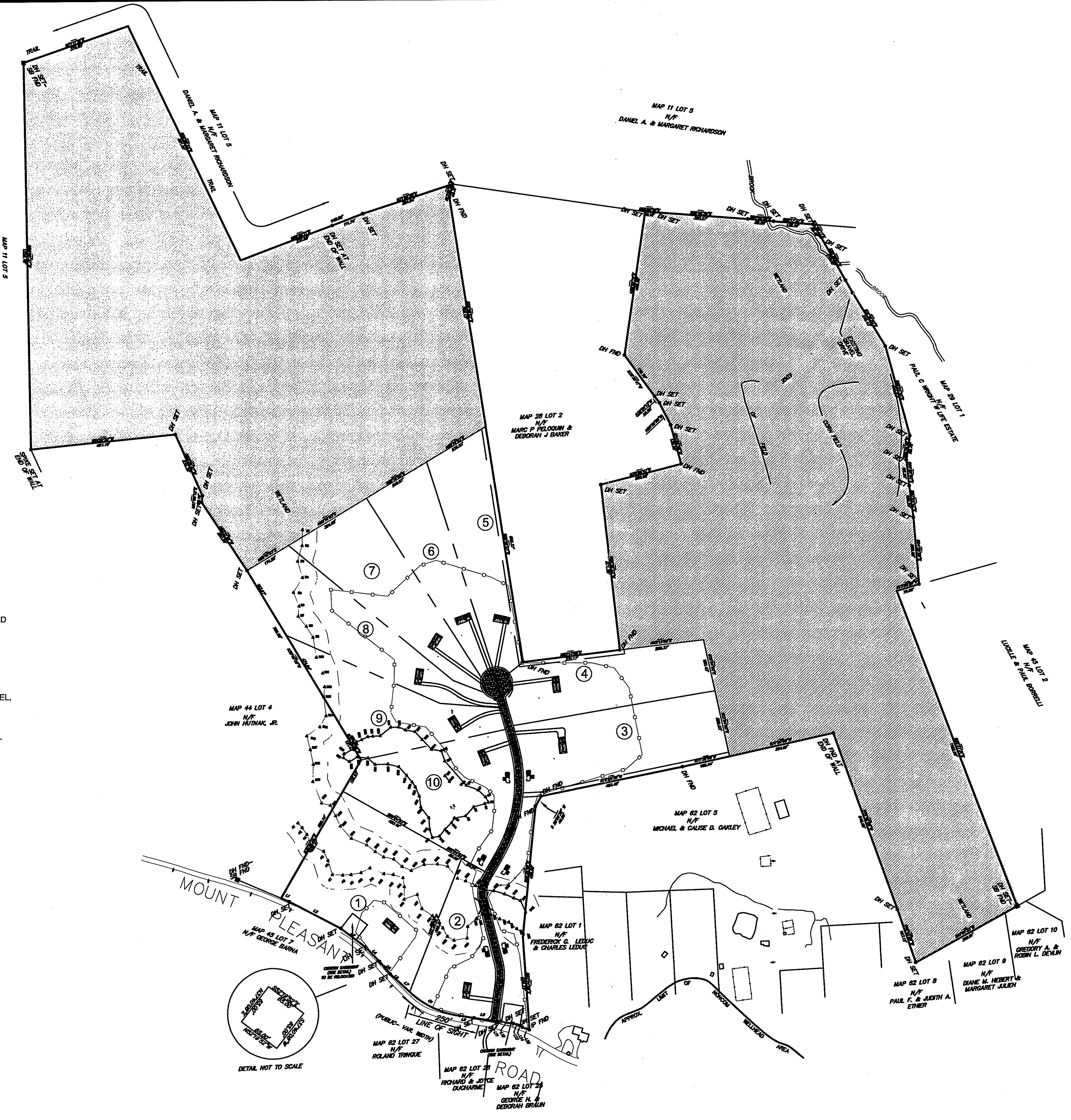
PRELIMINARY PLAN
MAJOR SUBDIVISION
MAJOR LAND DEVELOPMENT
for
SEMINOLE DEVELOPMENT LL
PLAT 45, LOT 1 & PLAT 62, LOT 35
MOUNT PLEASANT ROAD
BURRILLVILLE, RHODE ISLAND
JUNE, 2015
SCALE: 1 INCH EQUALS 200 FEET



<table border="1"> <thead> <tr> <th colspan="3">REVISIONS</th> </tr> <tr> <th>NO.</th> <th>DATE</th> <th>BY</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> </tbody> </table>			REVISIONS			NO.	DATE	BY																															PREPARED BY : MOHAMED H. HUSSEIN P.E. CONSULTING ENGINEER LICENSED PROFESSIONAL ENGINEER RI, MA, CT, & NH 110 BARRETT AVENUE NORTH PROVIDENCE, RI 02904 PHONE/FAX (401) 353-5888 EMAIL: mohamed1939@cox.net	PLAT 45, LOT 1 & PLAT 62 LOT 35 PROPOSED MAJOR SUBDIVISION MOUNT PLEASANT ROAD BURRILLVILLE, RI	PREPARED FOR : SEMINOLE DEVELOPMENT LLC 1849 OLD LOUISQUISSET PIKE, LINCOLN, RI 02865	SHEET DESCRIPTION EXISTING CONDITIONS	DATE: FEB. 2015 SCALE: AS SHOWN DWG BY: RM CDD BY: MH JAB NO. SHEET NO. 1 OF 10
REVISIONS																																											
NO.	DATE	BY																																									



LOCUS MAP
NOT TO SCALE



- NOTES:**
- OWNER/ APPLICANT: SEMINOLE DEVELOPMENT
1849 OLD LOUISQUISSET PIKE, LINCOLN, RI 02865
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 - SITE IS NOT WITHIN AN AQUIFER OVERLAY DISTRICT.
 - FRESHWATER WETLANDS DELINEATION BY NATURAL RESOURCE SERVICES, INC.

NOTE: DRIVEWAYS TO ALL LOTS WILL BE CRUSHED STONE

ZONING DISTRICT: F5
MINIMUM LOT AREA - 5 ACRES
MINIMUM LOT FRONTAGE - 450'
MINIMUM SETBACKS - FRONT: 40'
REAR: 40'
SIDE: 15'

PLAN REFERENCES:

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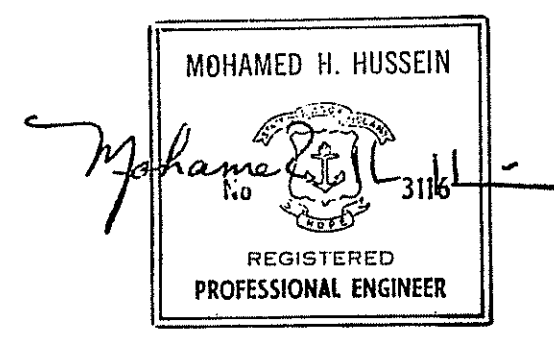
**PRELIMINARY PLAN
MAJOR SUBDIVISION
MAJOR LAND DEVELOPMENT**
for
SEMINOLE DEVELOPMENT LLC
PLAT 45, LOT 1 & PLAT 62, LOT 35
MOUNT PLEASANT ROAD
BURRILLVILLE, RHODE ISLAND
JUNE, 2015
SCALE: 1 INCH EQUALS 200 FEET

GRAPHIC SCALE
0' 200' 400' 600'

APPROVED FOR THE OFFICE OF THE REGISTRAR OF DEEDS AND RECORDS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED JUL 22 2016
NO CHANGES ALLOWED
APPROVED PLANS MUST BE AT FULL SCALE

Charles H. Hussein

REVISIONS		
NO.	DATE	BY
1	FEB. 2016	MH



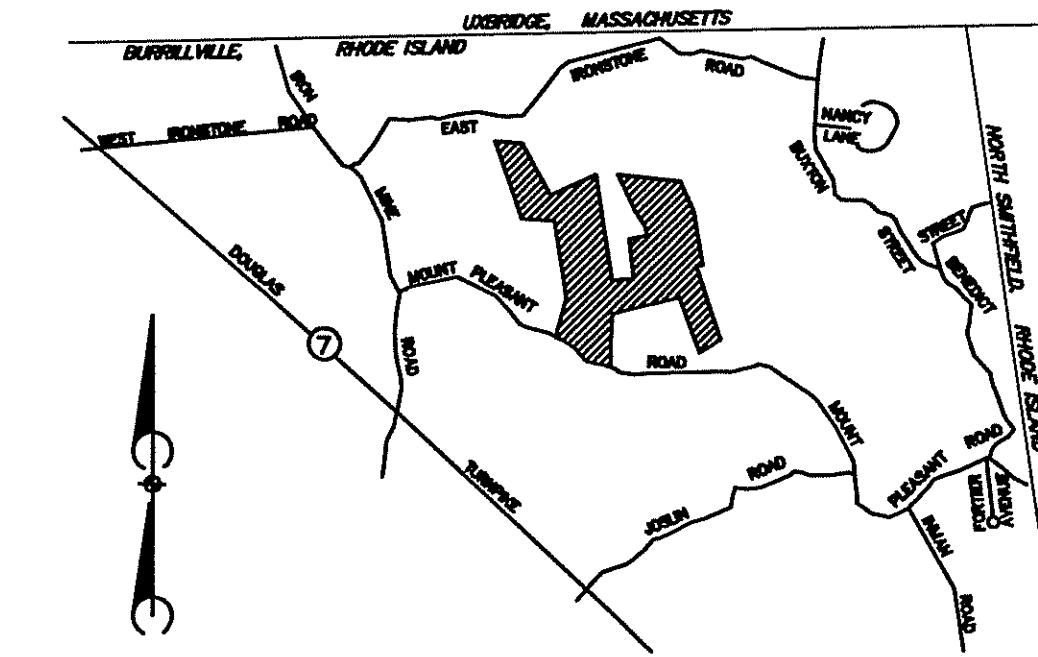
PREPARED BY:
MOHAMED H. HUSSEIN P.E.
CONSULTING ENGINEER
LICENSED PROFESSIONAL ENGINEER
RI, MA, CT, & NH
110 BARRETT AVENUE
NORTH PROVIDENCE, RI 02904
PHONE/FAX (401) 353-5888
EMAIL: mohamed1939@cox.net

PLAT 45, LOT 1 & PLAT 62 LOT 35
PROPOSED MAJOR SUBDIVISION
MOUNT PLEASANT ROAD
BURRILLVILLE, RI

PREPARED FOR:
SEMINOLE DEVELOPMENT LLC
1849 OLD LOUISQUISSET PIKE,
LINCOLN, RI 02865

SHEET DESCRIPTION
**PROPOSED
LOT LAYOUT**

DATE: FEB. 2015
SCALE: AS SHOWN
DRAWN: RM
CHECKED: MH
JOB NO.
SHEET NO.
2 OF 10



LOCUS MAP
NOT TO SCALE



- NOTES:
- OWNER/ APPLICANT: SEMINOLE DEVELOPMENT
1849 OLD LOUISQUISSET PIKE, LINCOLN, RI 02865
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PRELIMINARY PLAN
MAJOR SUBDIVISION
MAJOR LAND DEVELOPMENT
for
SEMINOLE DEVELOPMENT LLC
PLAT 45, LOT 1 & PLAT 62, LOT 35
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JUNE, 2015
SCALE: 1 INCH EQUALS 200 FEET

GRAPHIC SCALE
0' 200' 400' 600'

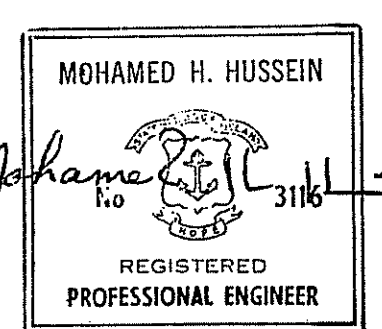
DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER DIVISION

AS SPECIFIED BY PERMIT
DATED 13 JUL 22 2016 15-0247

NO CHANGES ALLOWED WITHOUT THE WRITTEN APPROVAL OF THE DIVISION
APPROVED PLANS MUST BE AT CONSTRUCTION SITE

Charles A. Hallett

REVISIONS		
NO.	DATE	BY
1	FEB 2016	MH



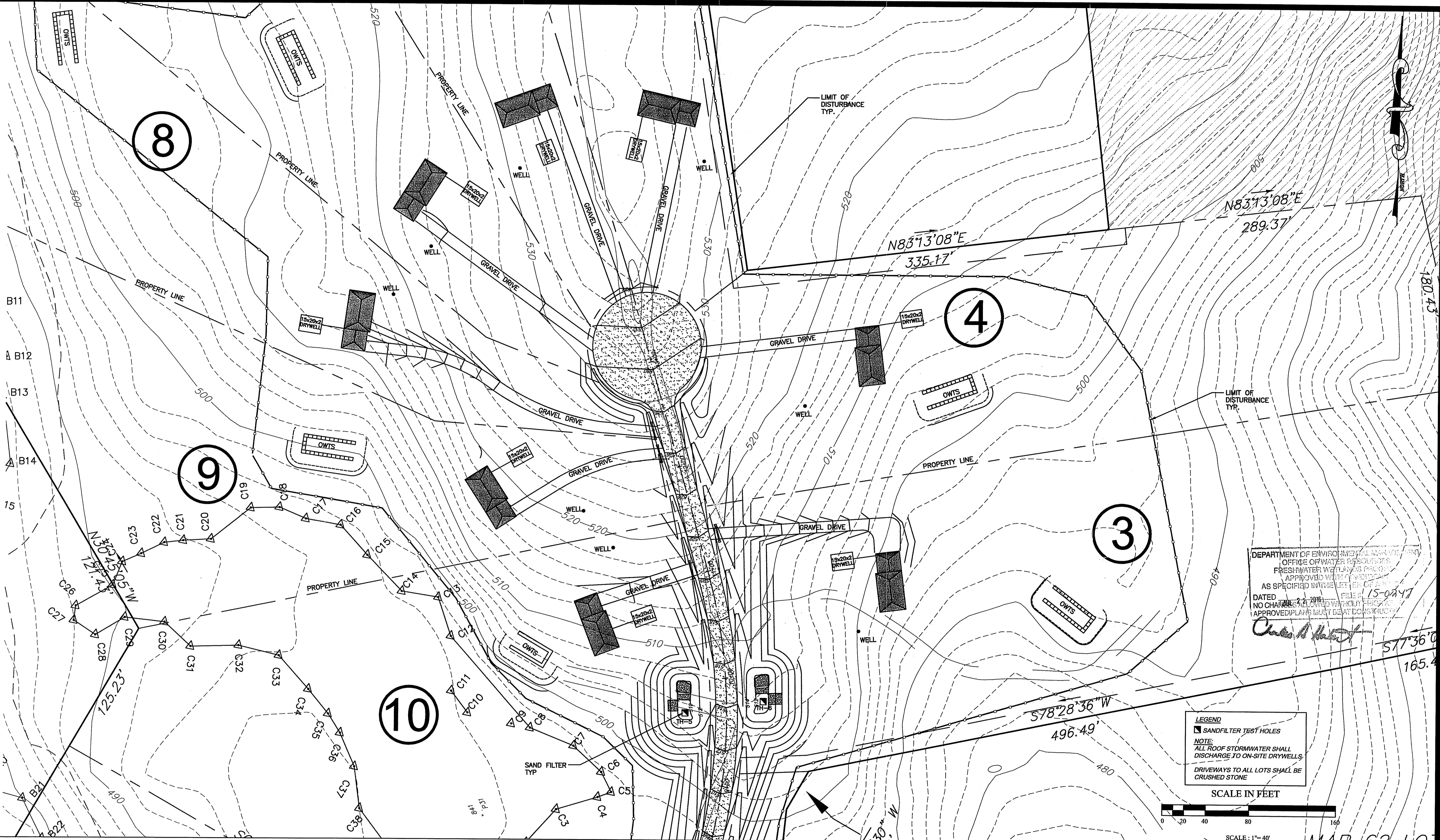
PREPARED BY :
MOHAMED H. HUSSEIN P.E.
CONSULTING ENGINEER
LICENSED PROFESSIONAL ENGINEER
RI, MA, CT, & NH
110 BARRETT AVENUE
NORTH PROVIDENCE, RI 02904
PHONE/FAX (401) 353-5888
EMAIL: mohamed1939@cox.net

PLAT 45, LOT 1 & PLAT 62 LOT 35
PROPOSED MAJOR SUBDIVISION
MOUNT PLEASANT ROAD
BURRILLVILLE, RI

PREPARED FOR :
SEMINOLE DEVELOPMENT LLC
1849 OLD LOUISQUISSET PIKE,
LINCOLN, RI 02865

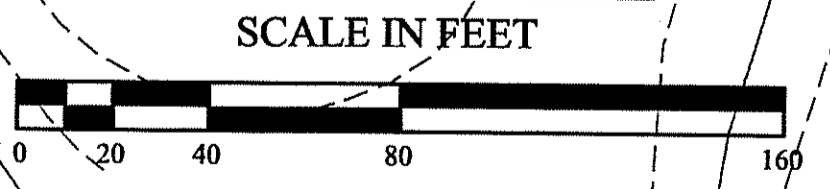
SHEET DESCRIPTION
PROPOSED GRADING (1)

DATE: FEB. 2015
SCALE: AS SHOWN
DRAWN: RM
CHECK: MH
JOB NO.
SHEET NO.
3 OF 10



DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
 OFFICE OF WATER RESOURCES
 FRESHWATER WETLANDS PROGRAM
 APPROVED WITH CONDITIONS
 AS SPECIFIED IN THE LETTER OF APPROVAL
 DATED 02/23/2015 FILE # 15-0247
 NO CHANGES TO BE MADE WITHOUT PREVIOUS
 APPROVED PLANS MUST BE AT CONSTRUCTION

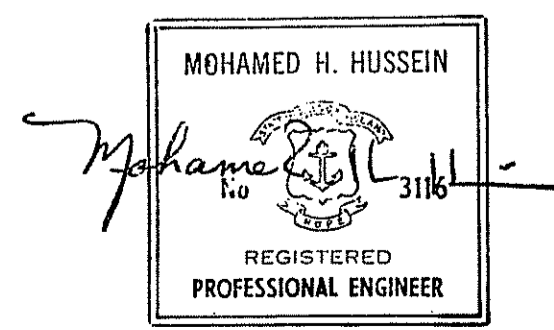
LEGEND
 SAND FILTER TEST HOLES
 NOTE:
 ALL ROOF STORMWATER SHALL
 DISCHARGE TO ON-SITE DRYWELLS.
 DRIVEWAYS TO ALL LOTS SHALL BE
 CRUSHED STONE



SCALE: 1" = 40'

MATCH TO SHEET 5

REVISIONS		
NO.	DATE	BY
1	FEB. 2016	MH
2	MAR. 2016	MH



PREPARED BY:
MOHAMED H. HUSSEIN P.E.
 CONSULTING ENGINEER
 LICENSED PROFESSIONAL ENGINEER
 RI, MA, CT, & NH
 110 BARRETT AVENUE
 NORTH PROVIDENCE, RI 02904
 PHONE/FAX (401) 353-5888
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PLAT 45, LOT 1 & PLAT 62 LOT 35
PROPOSED MAJOR SUBDIVISION
MOUNT PLEASANT ROAD
BURRILLVILLE, RI

PREPARED FOR:
SEMINOLE DEVELOPMENT LLC
 1849 OLD LOUISQUISSET PIKE,
 LINCOLN, RI 02865

SHEET DESCRIPTION
PROPOSED
GRADING (2)

DATE: FEB. 2015
SCALE: AS SHOWN
DRAWN BY: RM
CHECKED BY: MH
JOB NO.:
SHEET NO.:

4 OF 10

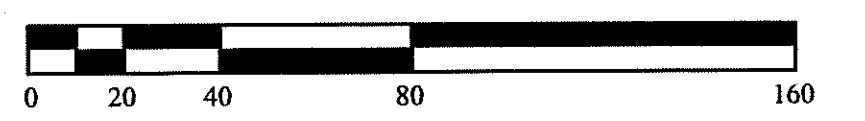
MAP 62 LOT
N/F
MICHAEL & CALISE

MAP 62 LOT 1
N/F
FREDERICK G. LEDUC
& CHARLES LEDUC

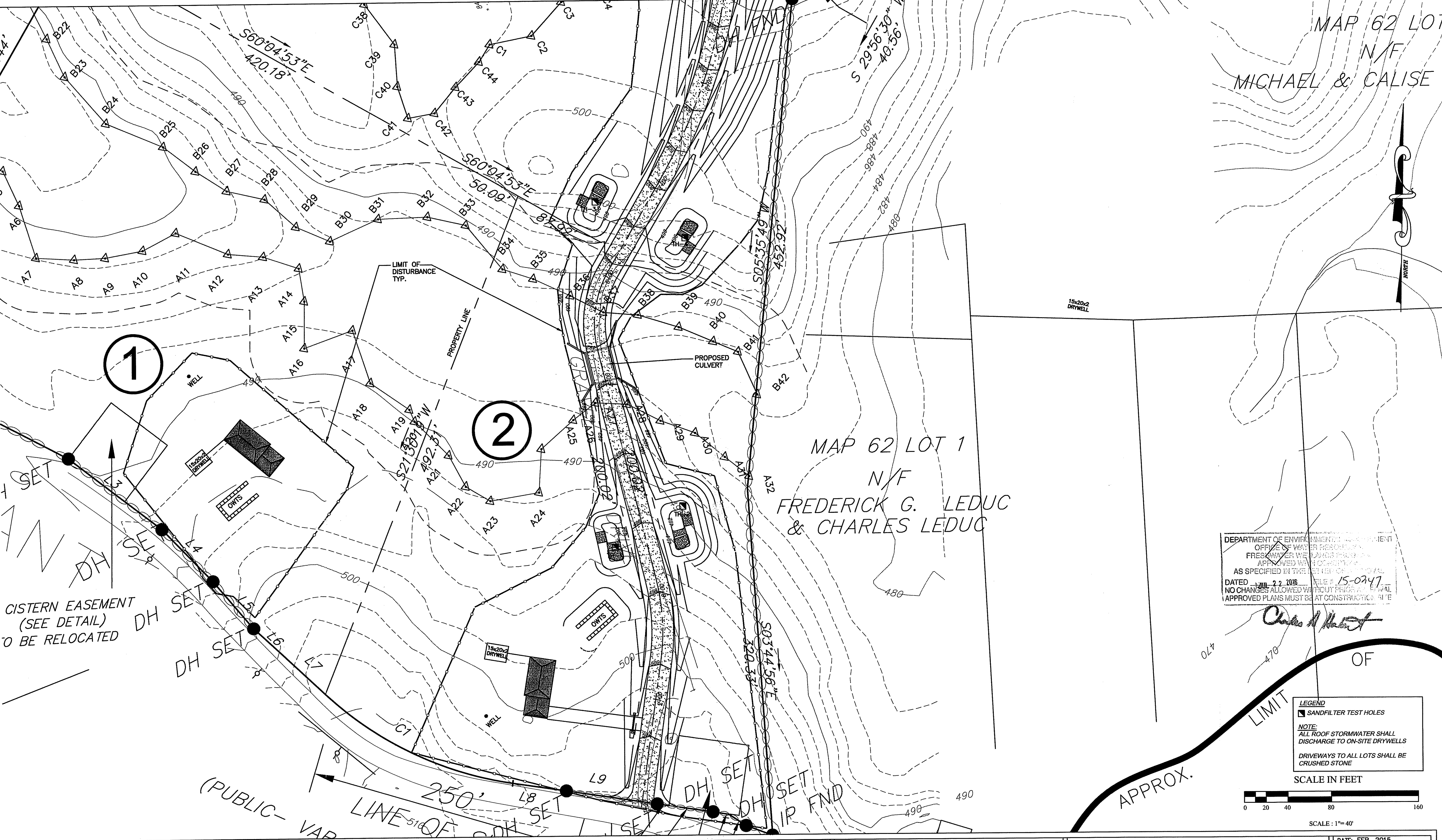
DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESH WATER WELLS DIVISION
APPROVED WITH COMMENTS
AS SPECIFIED IN THE SET OF CONSENT
DATED JUL 22 2015 FILE # 15-0247
NO CHANGES ALLOWED WITHOUT PREVIOUS WRITTEN
APPROVAL APPROVED PLANS MUST BE AT CONSTRUCTION SITE

Charles A. [Signature]

LEGEND
 ■ SANDFILTER TEST HOLES
 NOTE:
 ALL ROOF STORMWATER SHALL
 DISCHARGE TO ON-SITE DRYWELLS
 DRIVEWAYS TO ALL LOTS SHALL BE
 CRUSHED STONE
 SCALE IN FEET



SCALE: 1"=40'



REVISIONS		
NO.	DATE	BY
1	FEB 2016	MH

MOHAMED H. HUSSEIN
 REGISTERED PROFESSIONAL ENGINEER
 3116

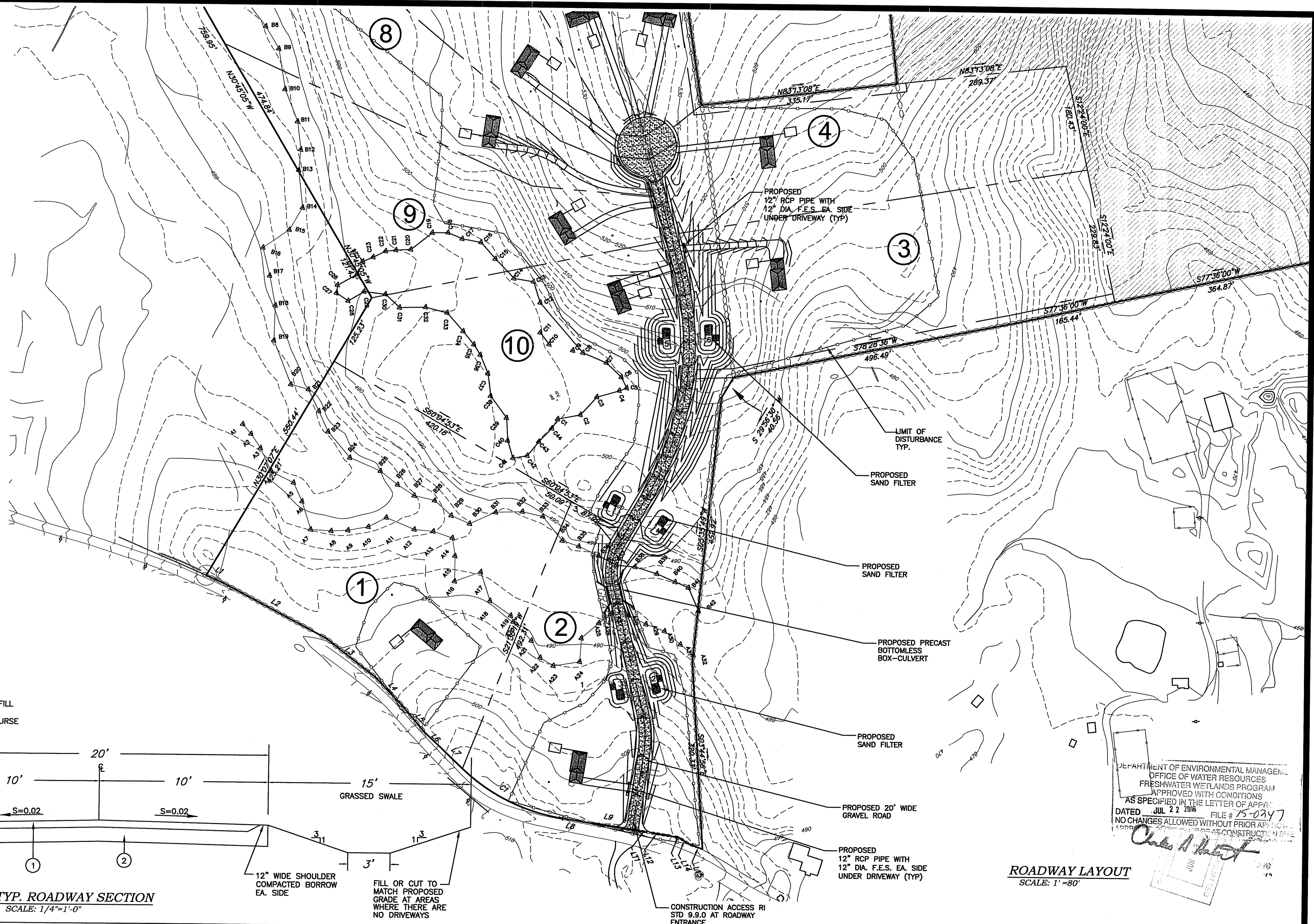
PREPARED BY:
MOHAMED H. HUSSEIN P.E.
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 LICENSED PROFESSIONAL ENGINEER
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PLAT 45, LOT 1 & PLAT 62 LOT 35
 PROPOSED MAJOR SUBDIVISION
 MOUNT PLEASANT ROAD
 BURRILLVILLE, RI

PREPARED FOR:
 SEMINOLE DEVELOPMENT LLC
 1849 OLD LOUISQUISSET PIKE,
 LINCOLN, RI 02865

SHEET DESCRIPTION
 PROPOSED
 GRADING (3)

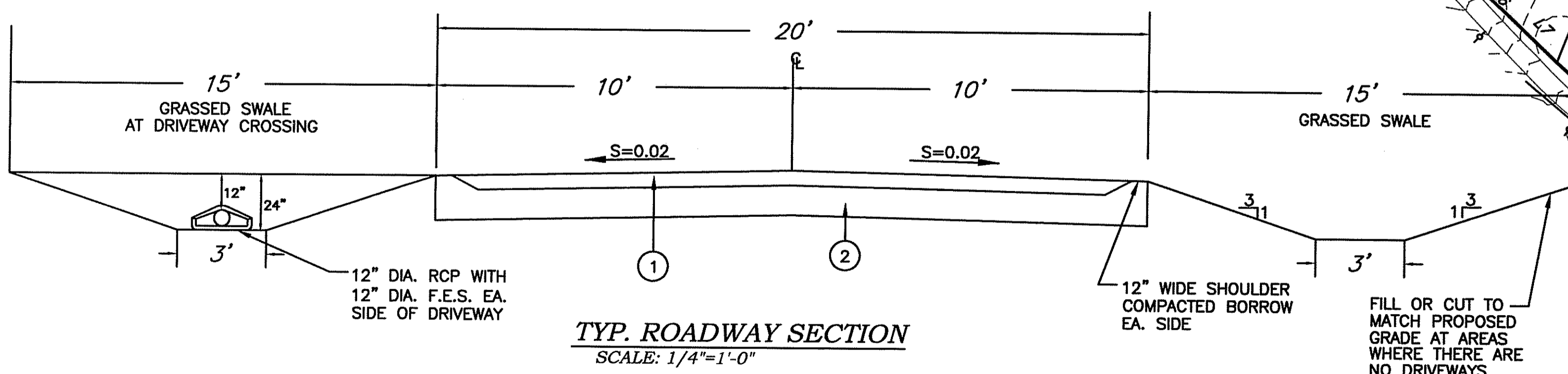
DATE: FEB. 2015
SCALE: AS SHOWN
DRAWN BY: RM
CHECKED BY: MH
JOB NO. JUN 13 2015
SHEET NO.
5 OF 10



NOTE:
 ALL ROOF STORMWATER SHALL DISCHARGE TO ON-SITE DRYWELLS
 DRIVEWAYS TO ALL LOTS SHALL BE CRUSHED STONE

PAVEMENT LEGEND

- ① 6" THICK 1/2"-3/4" DIA GRAVEL FILL
- ② 12" GRAVEL BORROW SUBBASE COURSE



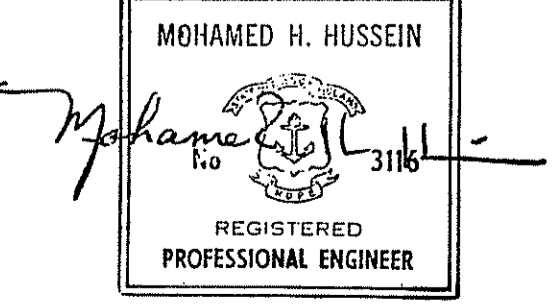
TYP. ROADWAY SECTION
 SCALE: 1/4"=1'-0"

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
 OFFICE OF WATER RESOURCES
 FRESHWATER WETLANDS PROGRAM
 APPROVED WITH CONDITIONS
 AS SPECIFIED IN THE LETTER OF APPROVAL
 DATED JUL 22 2016 FILE # 15-0347
 NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
 APPROVED FOR CONSTRUCTION

Charles A. [Signature]
 JUL 22 2016

ROADWAY LAYOUT
 SCALE: 1"=80'

REVISIONS		
NO.	DATE	BY
1	FEB 2016	MH
1	MAR 2016	MH



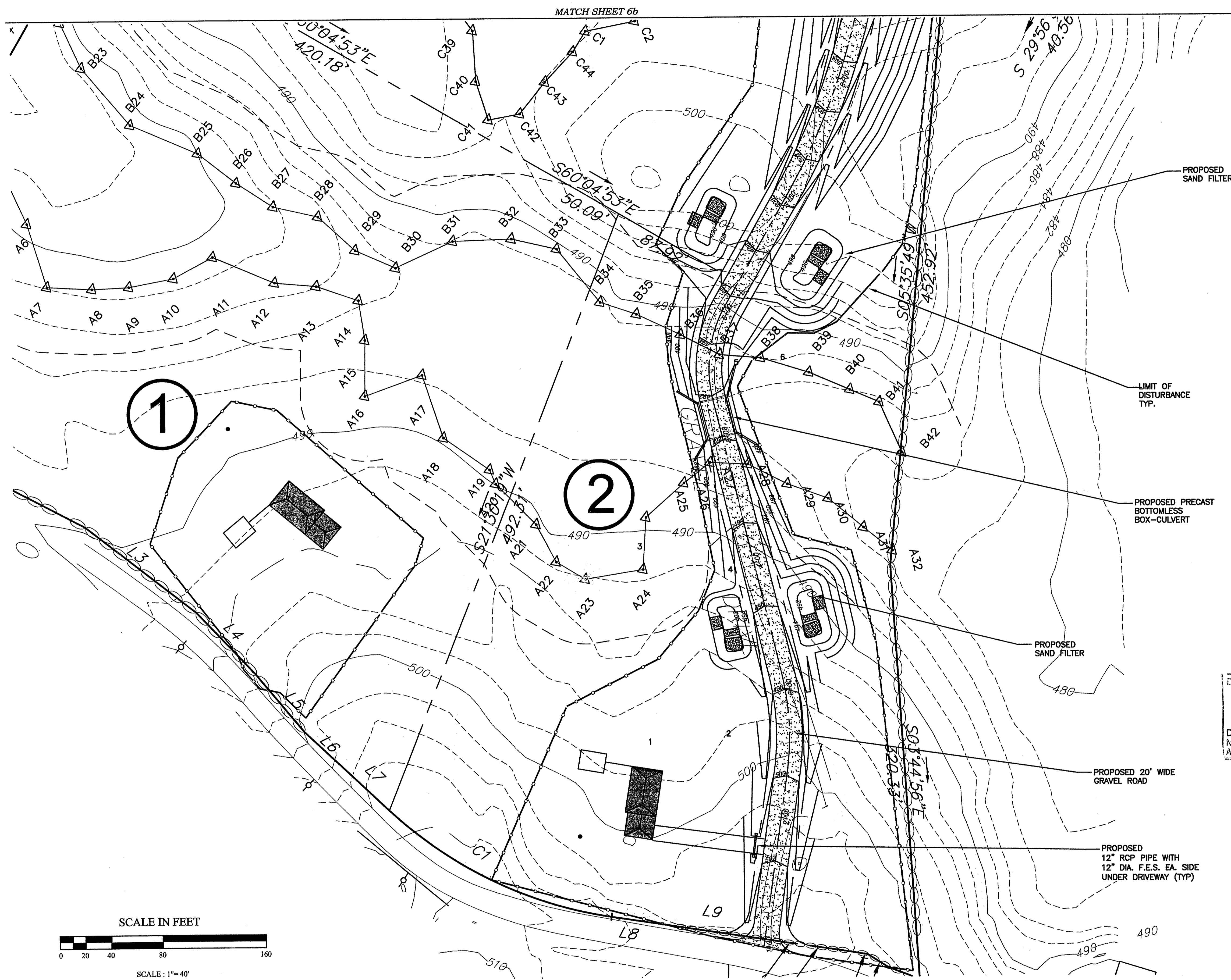
PREPARED BY:
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PLAT 45, LOT 1 & PLAT 62 LOT 35
PROPOSED MAJOR SUBDIVISION
MOUNT PLEASANT ROAD
BURRILLVILLE, RI

PREPARED FOR:
SEMINOLE DEVELOPMENT LLC
 1849 OLD LOUISQUISSET PIKE,
 LINCOLN, RI 02865

SHEET DESCRIPTION
PROPOSED ROADWAY

DATE: FEB. 2015
 SCALE: AS SHOWN
 DWG: RM
 DDB: MH
 SHEET NO.
6 OF 10



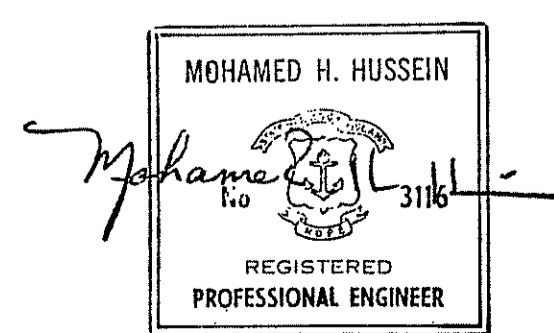
DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
 OFFICE OF WATER RESOURCES
 FRESHWATER WATERS PROGRAM
 APPROVED WITH CONDITIONS
 AS SPECIFIED IN THESE TERMS OF APPROVAL
 DATED Jan 22 2016 FILE # 15-0347
 NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
 APPROVED PLANS MUST BE AT CONSTRUCTION SITE

Charles A. Hest

NOTE:
 ALL ROOF STORMWATER SHALL
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 DRIVEWAYS TO ALL LOTS SHALL BE
 CRUSHED STONE

ROADWAY LAYOUT
 SCALE: 1"=40'

REVISIONS		
NO.	DATE	BY
1	FEB 2016	MH
1	MAR 2016	MH



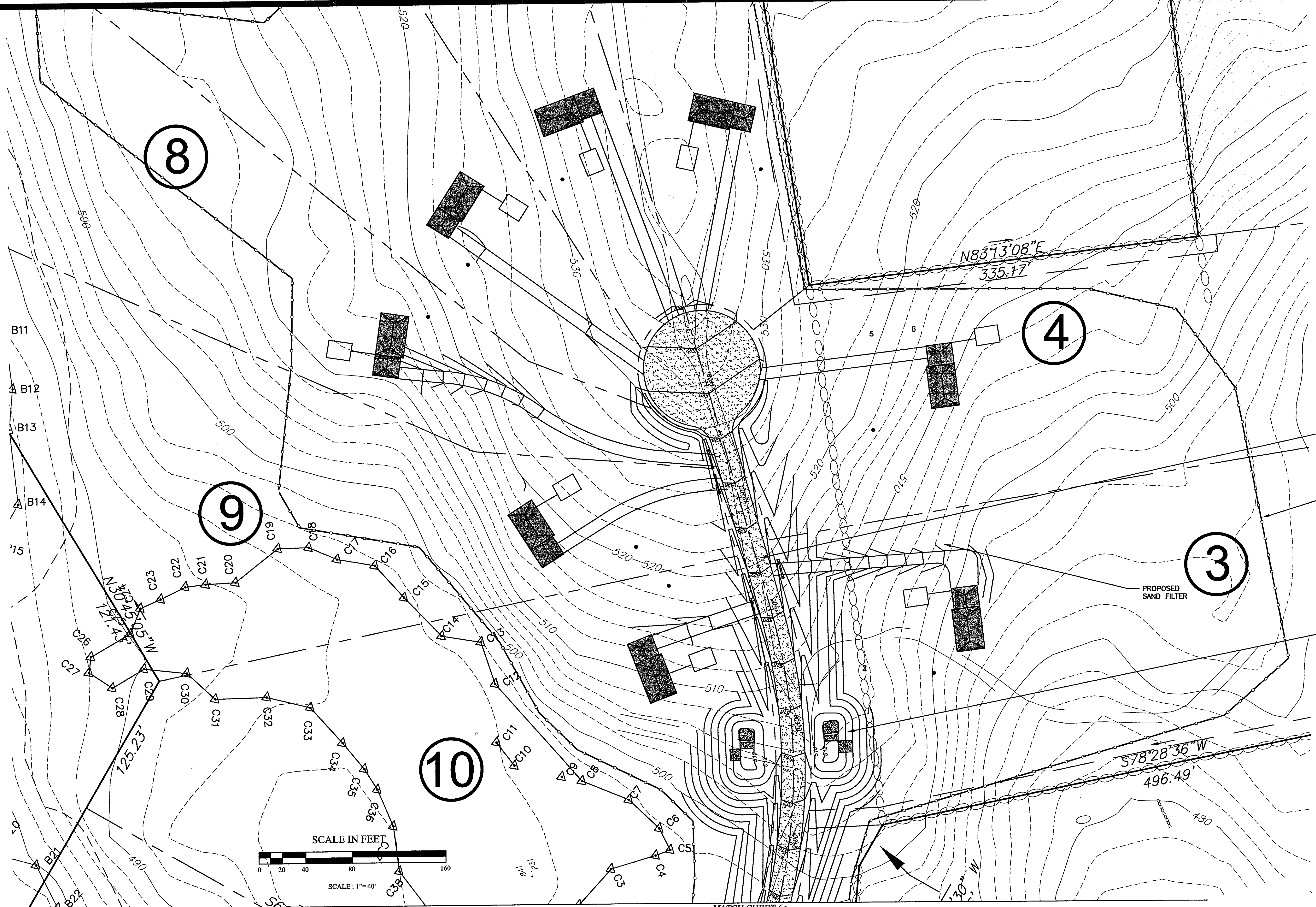
PREPARED BY:
MOHAMED H. HUSSEIN P.E.
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 NORTH PROVIDENCE, RI 02904
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PLAT 45, LOT 1 & PLAT 62 LOT 35
PROPOSED MAJOR SUBDIVISION
MOUNT PLEASANT ROAD
BURRILLVILLE, RI

PREPARED FOR :
SEMINOLE DEVELOPMENT LLC
1849 OLD LOUISQUISSET PIKE,
LINCOLN, RI 02865

SHEET DESCRIPTION
PROPOSED
ROADWAY

DATE: FEB. 2015
SCALE: AS SHOWN
DRAWN: RM
CHECKED: MH
JOB NO.
SHEET NO.
6a OF 10



PROPOSED 20' WIDE GRAVEL ROAD

LIMIT OF DISTURBANCE TYP.

PROPOSED SAND FILTER

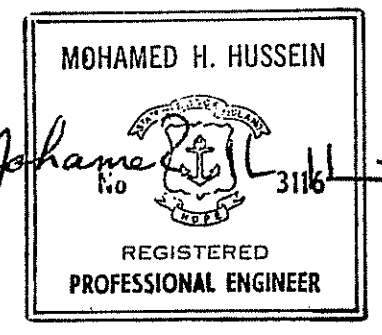
PROPOSED SAND FILTER

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED JUL 22 2016 FILE # 15-0247
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT ALL CONSTRUCTION SITES

NOTE:
ALL ROOF STORMWATER SHALL DISCHARGE TO ON-SITE DRYWELLS
DRIVEWAYS TO ALL LOTS SHALL BE CRUSHED STONE

ROADWAY LAYOUT
SCALE: 1" = 40'

REVISIONS		
NO.	DATE	BY
1	FEB 2016	MH
1	MAR 2016	MH



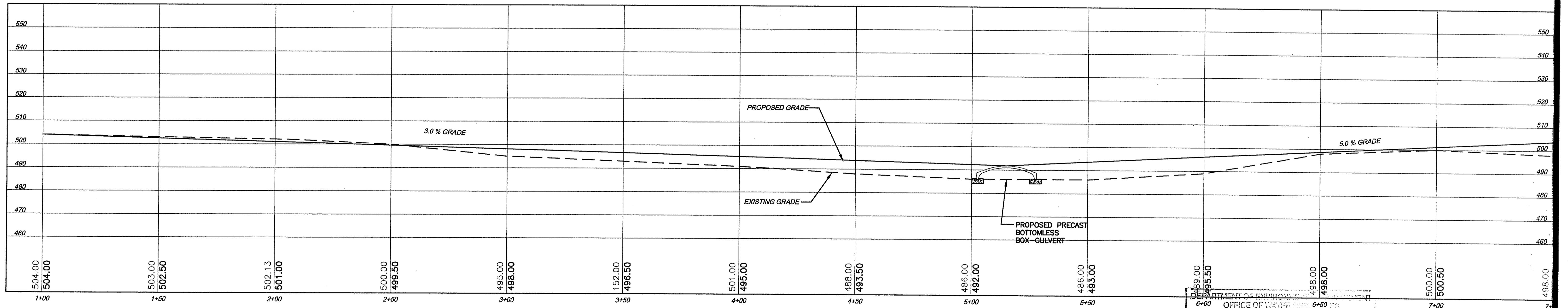
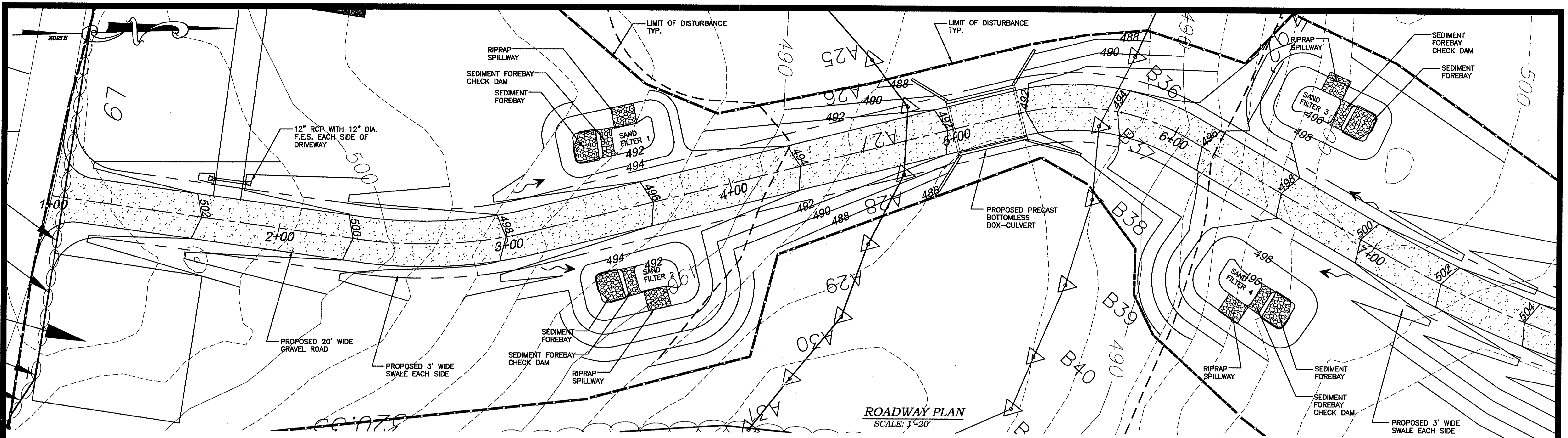
PREPARED BY:
MOHAMED H. HUSSEIN P.E.
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LICENSED PROFESSIONAL ENGINEER
RI, MA, CT, & NH
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NORTH PROVIDENCE, RI 02904
PHONE/FAX (401) 353-5888
EMAIL: mohamed1939@cox.net

PLAT 45, LOT 1 & PLAT 62 LOT 35
PROPOSED MAJOR SUBDIVISION
MOUNT PLEASANT ROAD
BURRILLVILLE, RI

PREPARED FOR:
SEMINOLE DEVELOPMENT LLC
1849 OLD LOUISQUISSET PIKE,
LINCOLN, RI 02865

SHEET DESCRIPTION
PROPOSED ROADWAY

DATE: FEB. 2015
SCALE: AS SHOWN
DRAWN BY: RM
CHECKED BY: MH
JOB NO.
SHEET NO.
66 OF 10



DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
 OFFICE OF WATER RESOURCES
 FRESHWATER WETLANDS PROGRAM
 APPROVED WITH CONDITIONS
 AS SPECIFIED IN THE LETTER OF APPROVAL
 DATED JUL 22 2016 FILE # 15-0247
 (NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL)
 APPROVED PLANS MUST BE AT THE CONSTRUCTION SITE

Charles A. Hunt

NOTE:
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 DRIVEWAYS TO ALL LOTS SHALL BE CRUSHED STONE

REVISIONS		
NO.	DATE	BY
1	FEB 2016	MH

MOHAMED H. HUSSEIN

 REGISTERED PROFESSIONAL ENGINEER

PREPARED BY:
MOHAMED H. HUSSEIN P.E.
 CONSULTING ENGINEER
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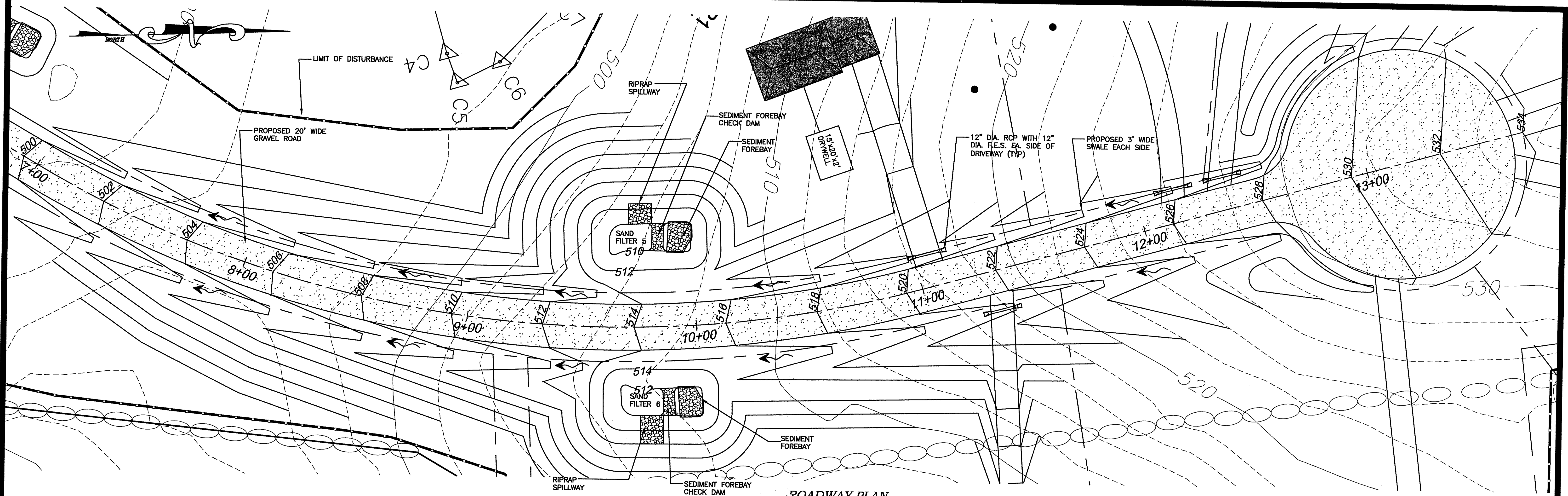
PLAT 45, LOT 1 & PLAT 62 LOT 35
 PROPOSED MAJOR SUBDIVISION

MOUNT PLEASANT ROAD
 BURRILLVILLE, RI

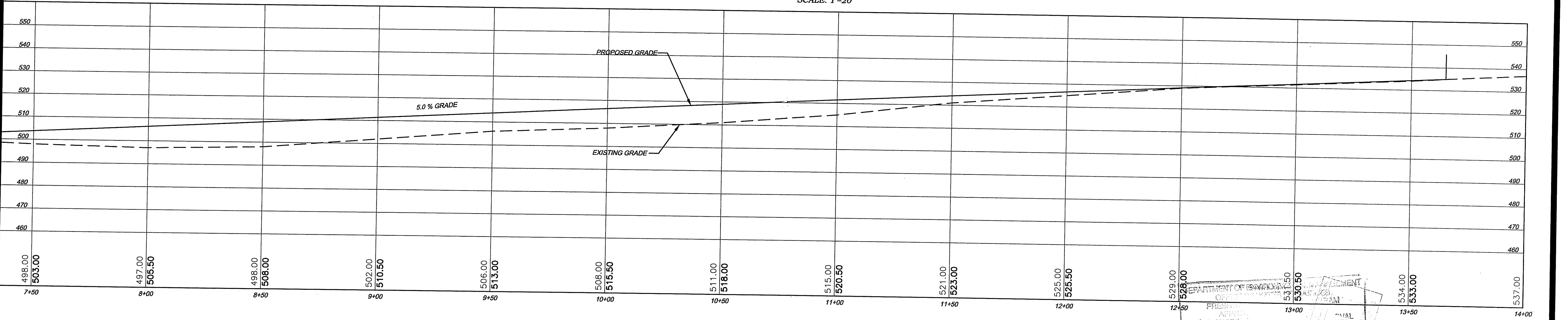
PREPARED FOR:
SEMINOLE DEVELOPMENT LLC
 1849 OLD LOUISQUISSET PIKE,
 LINCOLN, RI 02865

SHEET DESCRIPTION
PROPOSED PLAN & PROFILE (1)

DATE: FEB. 2015
 SCALE: AS SHOWN
 DWG BY: RM
 CDD BY: MH
 JOB NO.
 SHEET NO.
7 OF 10



ROADWAY PLAN
SCALE: 1"=20'

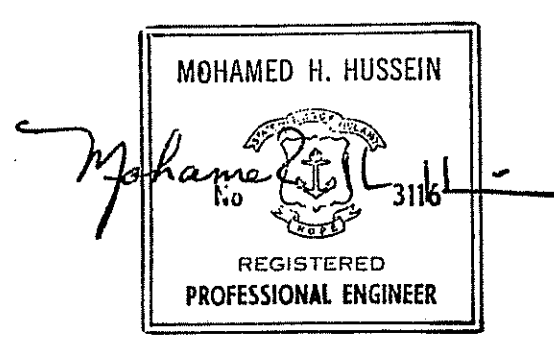


ROADWAY PROFILE
SCALE:
HORIZ: 1"=20'
VERT: 1"=20'

DEPARTMENT OF ENVIRONMENT & PLANNING
OFFICE OF PERMITTING & REGULATORY AFFAIRS
APPROVED
DATE: JUL 22 2016 #15-0247
NO CHANGES ALLOWED WITHOUT APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE
Chris A. Hunt

NOTE:
ALL ROOF STORMWATER SHALL DISCHARGE TO ON-SITE DRYWELLS
DRIVEWAYS TO ALL LOTS SHALL BE CRUSHED STONE

REVISIONS		
NO.	DATE	BY



PREPARED BY:
MOHAMED H. HUSSEIN P.E.
CONSULTING ENGINEER
LICENSED PROFESSIONAL ENGINEER
RI, MA, CT, & NH
110 BARRETT AVENUE
NORTH PROVIDENCE, RI 02904
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EMAIL: mohamed1939@cox.net

PLAT 45, LOT 1 & PLAT 62 LOT 35
PROPOSED MAJOR SUBDIVISION
MOUNT PLEASANT ROAD
BURRILLVILLE, RI

PREPARED FOR:
SEMINOLE DEVELOPMENT LLC
1849 OLD LOUISQUISSET PIKE,
LINCOLN, RI 02865

SHEET DESCRIPTION
PROPOSED PLAN & PROFILE (2)

DATE: FEB. 2015
SCALE: AS SHOWN
DRAWN: RM
CHECK: MH
DATE: JUL 22 2016
NO. 3116
SHEET NO.
8 OF 10

GENERAL CONSTRUCTION NOTES

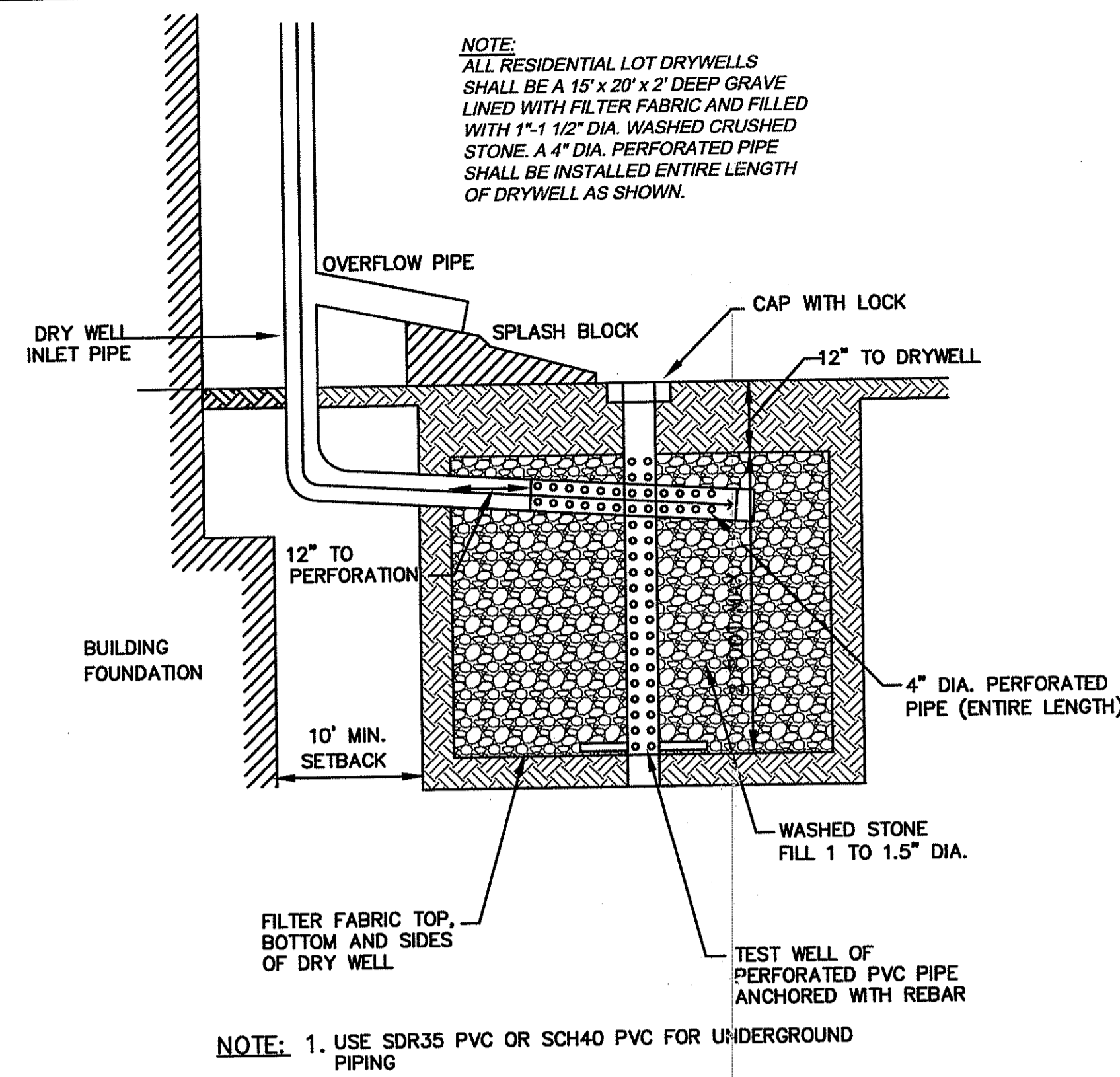
1. AN APPROVED SET OF PLANS AND ALL APPLICABLE PERMITS MUST BE AVAILABLE AT THE CONSTRUCTION SITE. DEVIATIONS OR CHANGES WILL NOT BE ALLOWED UNLESS APPROVED BY THE ENGINEER.
2. THE CONTRACTOR SHALL NOTIFY THE OWNER PRIOR TO CONSTRUCTION (1-888-225-4977).
3. NO STOCKPILING OF MATERIAL SHALL BE ALLOWED WITHIN A PUBLIC R.O.W. NO OPEN TRENCHES ARE TO BE LEFT OVERNIGHT.
4. CONTRACTOR TO OBTAIN ALL FEDERAL, STATE AND MUNICIPAL APPROVALS PRIOR TO THE START OF CONSTRUCTION.
5. 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.
6. BUILDING DIMENSIONS INDICATED ARE PRELIMINARY AND BASED ON GENERAL TENANT INFORMATION ONLY. FINAL BUILDING DIMENSIONS AND LAYOUT MAY VARY TO INCLUDE ADDITIONAL CANOPIES, OVERHANGS, VESTIBULES, DRIVE-THRU'S, DUMPSTERS, ETC. AS ALLOWED WITHIN THE BYLAWS OF THE TOWN OF BURRILLVILLE AND AS MAY BE WARRANTED TO MEET TENANT REQUIREMENTS.
7. METHODS AND MATERIALS USED IN THE CONSTRUCTION OF IMPROVEMENTS FOR THIS PROJECT SHALL CONFORM TO THE CURRENT CONSTRUCTION STANDARDS AND SPECIFICATIONS OF THE TOWN OF BURRILLVILLE AND THE RHODE ISLAND DEPARTMENT OF TRANSPORTATION.
8. THE CONTRACTOR SHALL MAKE EXPLORATORY EXCAVATIONS AND LOCATE ALL EXISTING UTILITIES SUFFICIENTLY AHEAD OF CONSTRUCTION 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.
9. CONTRACTORS 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.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACING, WITH MATCHING MATERIALS, ANY PAVEMENT, DRIVEWAYS, WALKS, WALLS, CURBS, ETC. THAT MUST BE CUT OR THAT ARE DAMAGED DURING CONSTRUCTION.
11. CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE 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."
12. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO DETERMINE THE LOCATION OF ALL EXISTING UNDERGROUND UTILITIES AND TO TAKE WHATEVER STEPS NECESSARY TO PROVIDE FOR THEIR PROTECTION. THE ENGINEER HAS DILIGENTLY ATTEMPTED TO LOCATE AND INDICATE ALL EXISTING FACILITIES ON THESE PLANS; HOWEVER, THIS INFORMATION SHOWN FOR THE CONTRACTOR'S CONVEINENCE ONLY. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE LOCATIONS OF UTILITIES SHOWN OR NOT SHOWN. THE CONTRACTOR SHALL CONTACT THE UTILITY COMPANIES FOR EXACT LOCATION OF THEIR UTILITIES PRIOR TO STARTING CONSTRUCTION. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO REPAIR AND REPLACE ANY AND ALL DAMAGE MADE TO THE UTILITIES BY THE CONTRACTOR.

NONSTRUCTURAL

1. CONSTRUCTION TRAFFIC SHALL BE LIMITED TO ACCESS ROADS, DRAINAGE EASEMENTS AND AREAS TO BE GRADED.
2. A STONE STABILIZATION PAD IS LOCATED AT THE SITE ENTRANCE TO REDUCE THE TRACKING OF FLOWING OF SEDIMENT ONTO THE PUBLIC RIGHT OF WAY.
3. THE ENTRANCE SHALL BE MAINTAINED BY THE CONTRACTOR. THE MAINTENANCE SHALL INCLUDE TOP DRESSING WITH ADDITIONAL STONE OR ADDITIONAL LENGTH AS CONDITIONS DEMAND OR AS DIRECTED BY THE ENGINEER. ALL SEDIMENTS SPILLED, DROPPED, WASHED, OR TRACKED ONTO PUBLIC RIGHT OF WAY, MUST BE REMOVED IMMEDIATELY BY THE CONTRACTOR.
4. TOPSOIL SHALL BE STRIPPED FROM AREAS TO BE GRADED AND STOCKPILED FOR LATER USE. STOCK PILE LOCATION SHALL BE SUBJECT TO APPROVAL BY THE TOWN ENGINEER. A SEDIMENT BARRIER SHOULD SURROUND ALL TOPSOIL STOCKPILES (SEE SITE PLAN).
5. STRAW SOCK OR SILT FENCE SHALL BE INSTALLED DOWNSTREAM OUTSIDE THE LIMITS OF ANY PROPOSED CONSTRUCTION AS SHOWN ON THE SITE PLANS AND PRIOR TO THE COMMENCEMENT OF THE PROPOSED ALTERATION.
6. SILT FENCE SHALL BE MAINTAINED BY THE CONTRACTOR. INSPECTION SHALL BE MADE AFTER EACH STORM EVENT AND REPAIR OR REPLACEMENT CONTRACTOR SHALL CLEAN THE ACCUMULATED SEDIMENT IF HALF OF THE ORIGINAL HEIGHT OF THE BALES BECOMES FILLED WITH SEDIMENT.
7. THE STRAW SOCKS OR SILT FENCE SHALL BE CHECKED WEEKLY BY THE CONTRACTOR FOR UNDERMINING OR DEGRADATION.
8. THE CONSTRUCTION SUPERINTENDENT SHALL HAVE OVERALL RESPONSIBILITY FOR PLAN IMPLEMENTATION OF NON-STRUCTURAL MEASURES AND FOR SEEING THAT APPROPRIATE WORKERS ARE AWARE OF THE PROVISIONS OF THE PLAN.
9. REFERENCE THE "RHODE ISLAND SOIL EROSION AND SEDIMENT CONTROL HANDBOOK" PREPARED BY USDA SOIL CONSERVATION SERVICE 2014, AS A GUIDE.

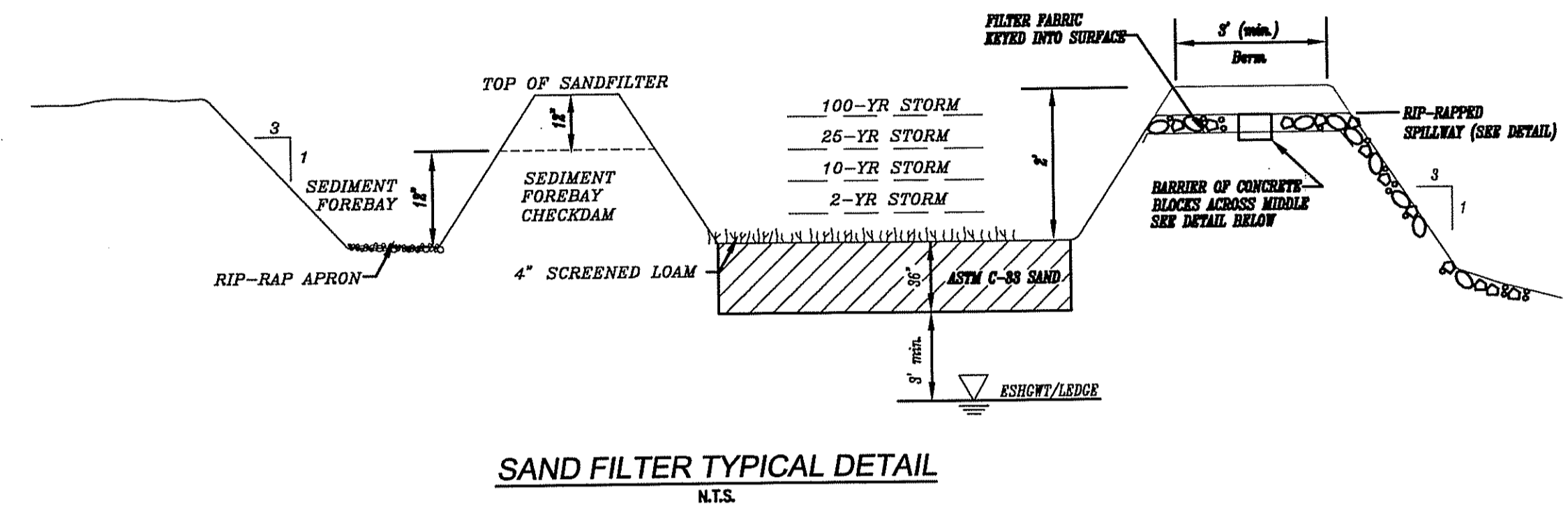
SEDIMENT CONTROL PROGRAM

1. DISTURBED AREAS WHICH ARE PARTICULARLY SENSITIVE TO EROSION SHALL RECEIVE A CRUSHED STONE OR SHARP ANGULAR RIP-RAP TREATMENT IF OTHER METHODS OF STABILIZATION ARE UNSUCCESSFUL.
2. BANKS OR SLOPES NOT RECEIVING RIP-RAP SHALL BE SEEDED AND PROTECTED WITH FIBER MULCH.
3. 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.
4. SEDIMENTATION CONTROL DEVICES SHALL BE INSPECTED PERSONALLY AND MAINTAINED REGULARLY. SPECIAL ATTENTION SHOULD BE GIVEN AFTER A HEAVY OR PROLONGED RAINFALL.
5. 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 FLOWAGE.
6. ADDITIONAL STRAW SOCK, SILT FENCE OR SANDBAGS SHALL BE LOCATED AS CONDITIONS WARRANT OR AS DIRECTED BY THE ENGINEER.
7. SEDIMENTATION TRAPS SHALL BE PROVIDED AND MAINTAINED AT ALL DRAINAGE STRUCTURES DURING CONSTRUCTION.
8. REFERENCE THE "RHODE ISLAND EROSION AND SEDIMENT CONTROL HANDBOOK" (2014) 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.

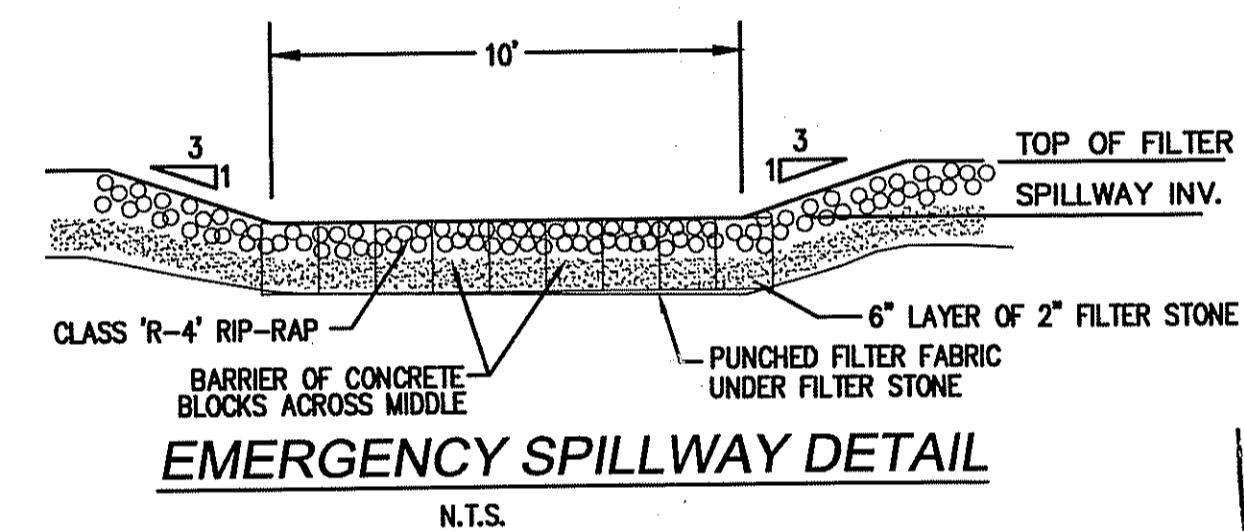


*NOTE: THE SIDE SLOPES OF THE SAND FILTER SHALL BE PLANTED WITH A SEED MIX CONSISTING OF CREEPING RED FESCUE, TALL FESCUE, AND LADINO CLOVER.

Description	Filter 1	Filter 2	Filter 3	Filter 4	Filter 5	Filter 6
Top of Filter Elevation	494.00	494.00	498.00	498.00	512.00	514.00
100 Year Storm Elevation	493.14	493.14	497.14	497.14	511.14	513.14
25 Year Storm Elevation	492.70	492.70	496.70	496.70	510.70	512.70
Water Quality Volume Elev.	492.00	492.00	496.00	496.00	510.00	512.00
Bottom of Filter	490.70	488.70	492.90	492.90	502.44	504.30

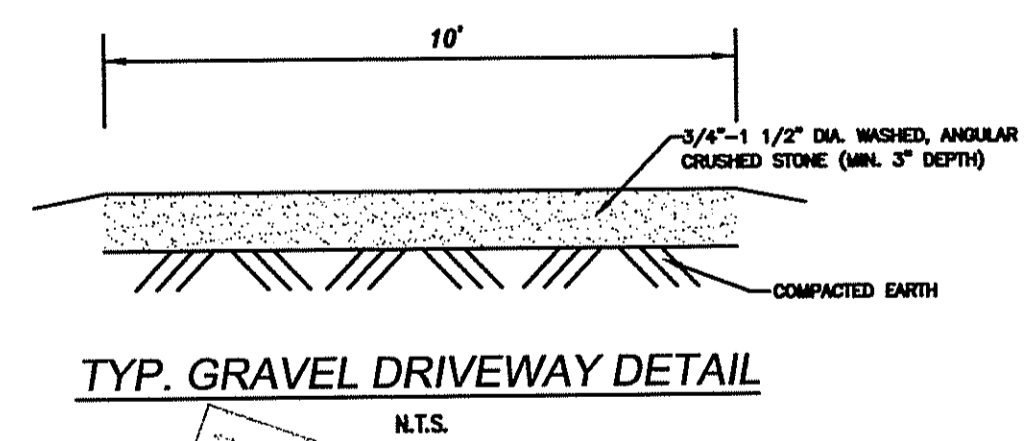
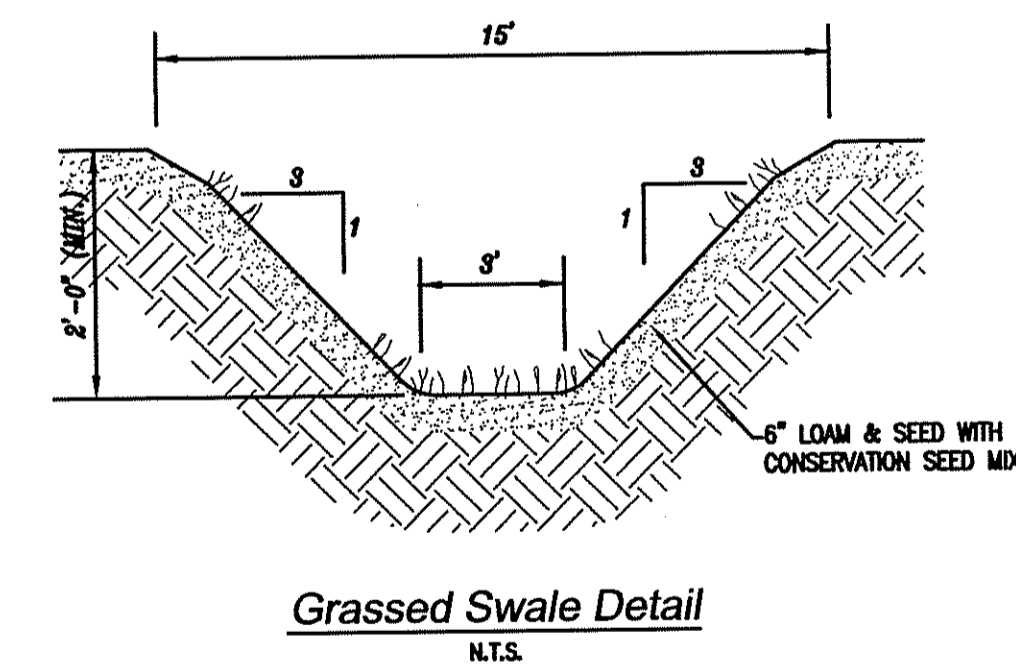
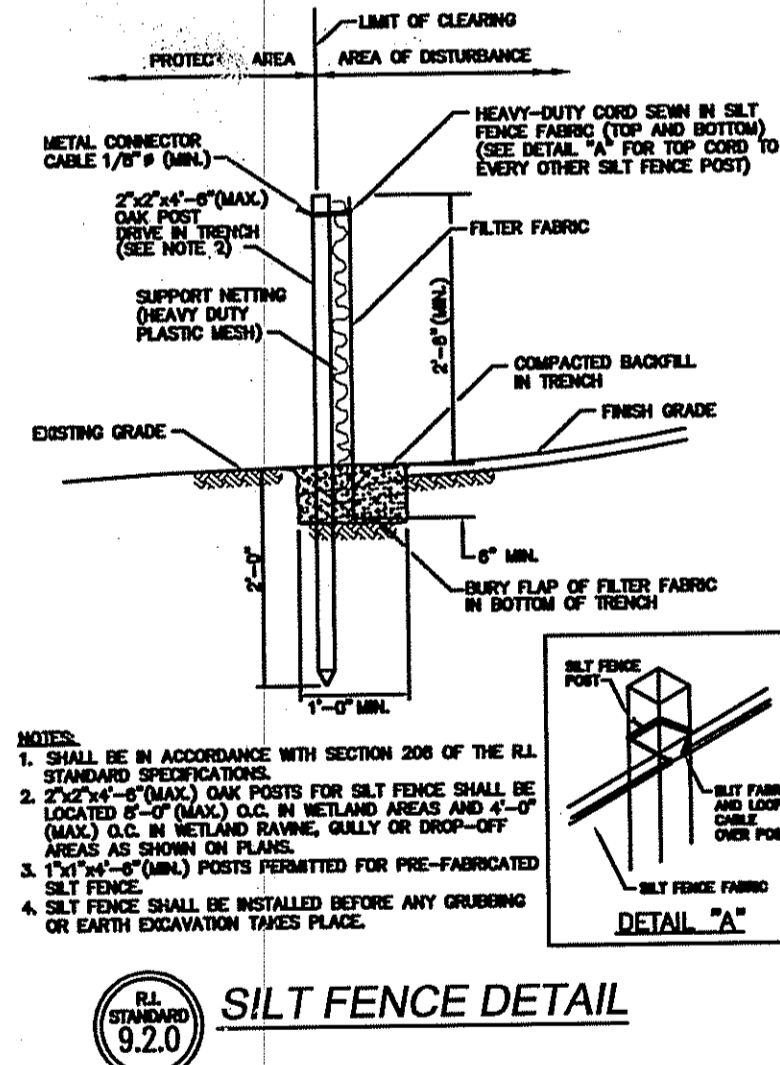
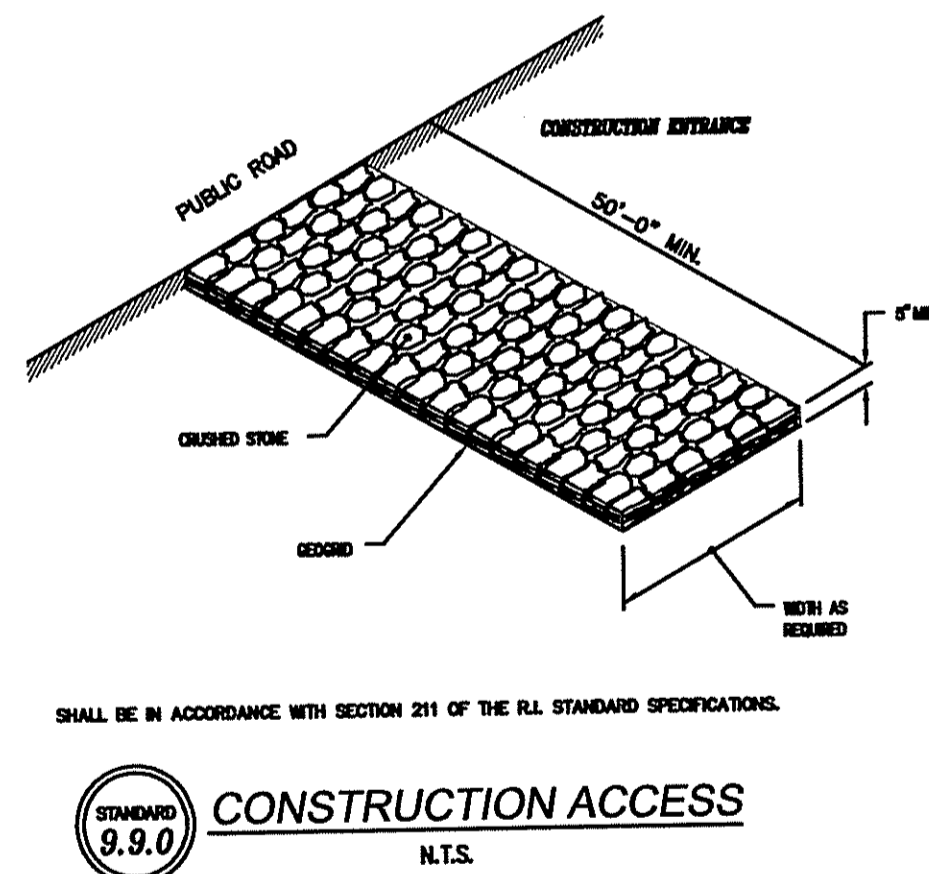
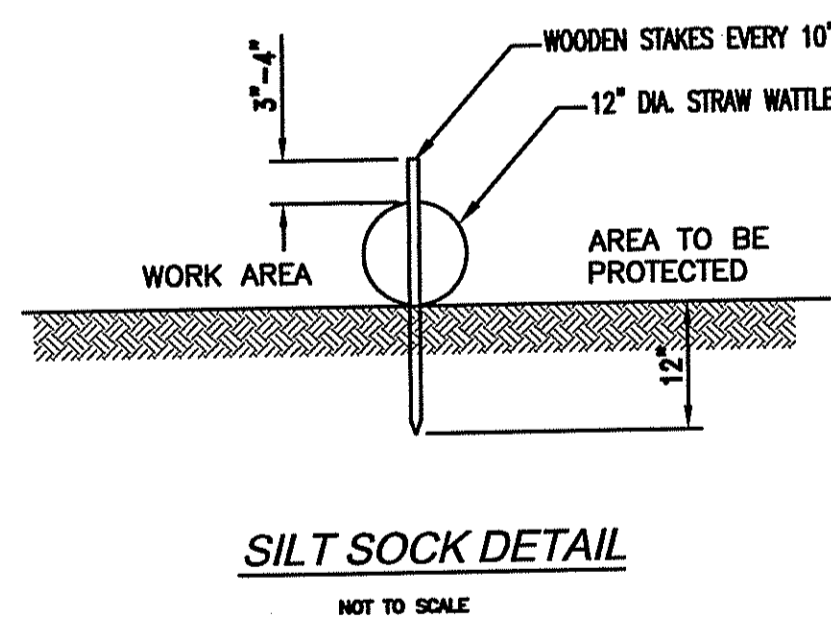


Location	top of pond elev.	spillway invert	LENGTH (FT)
Sand Filter 1	496.0	495.75	10.0
Sand Filter 2	494.0	493.75	10.0
Sand Filter 3	498.0	497.75	10.0
Sand Filter 4	498.0	497.75	10.0
Sand Filter 5	512.0	511.75	10.0
Sand Filter 6	512.0	511.75	10.0



DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED JUL 22 2016 FILE # 15-0247
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE

NOTE: ALL ROOF STORMWATER SHALL DISCHARGE TO ON-SITE DRYWELLS
DRIVEWAYS TO ALL LOTS SHALL BE CRUSHED STONE



REVISIONS		
NO.	DATE	BY

MOHAMED H. HUSSEIN
REGISTERED PROFESSIONAL ENGINEER

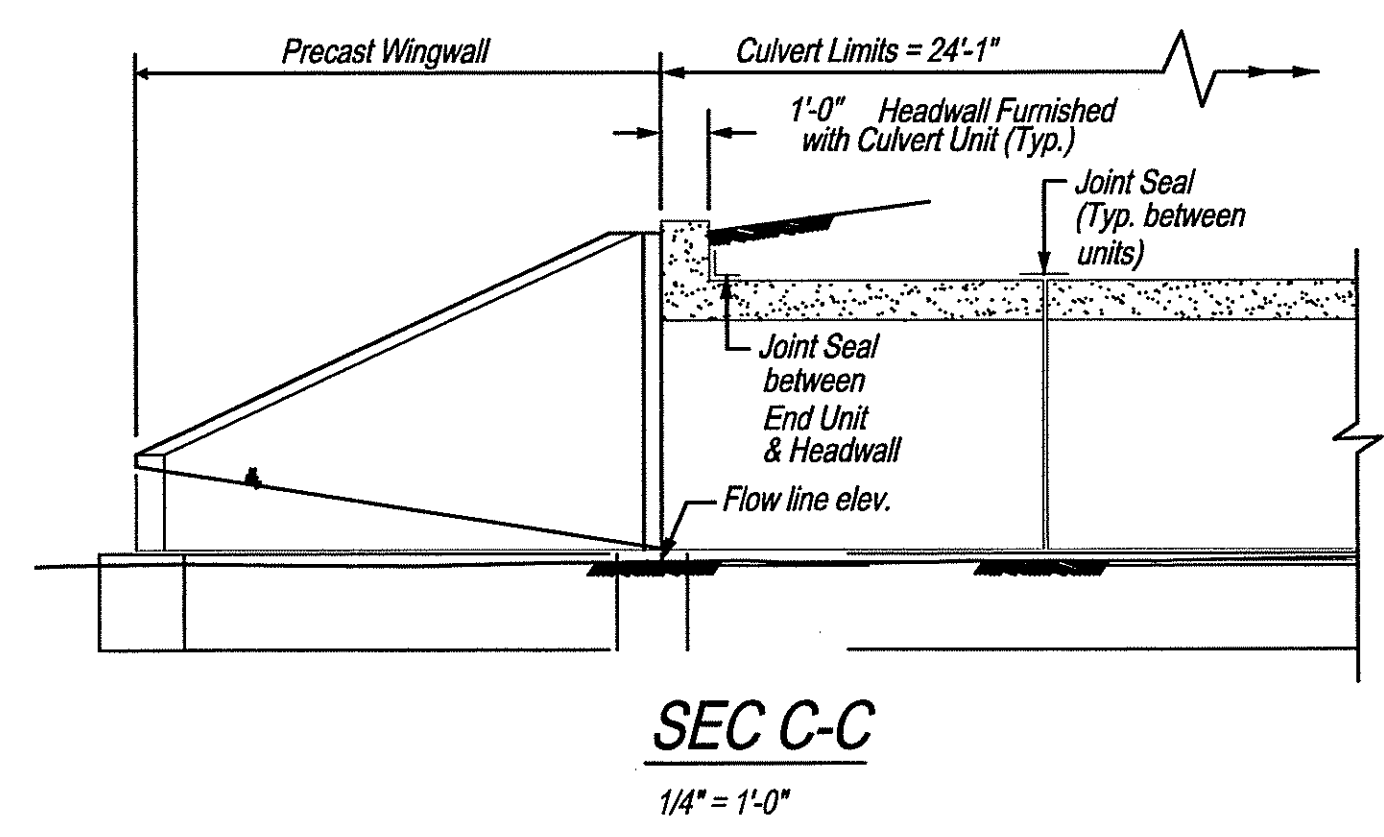
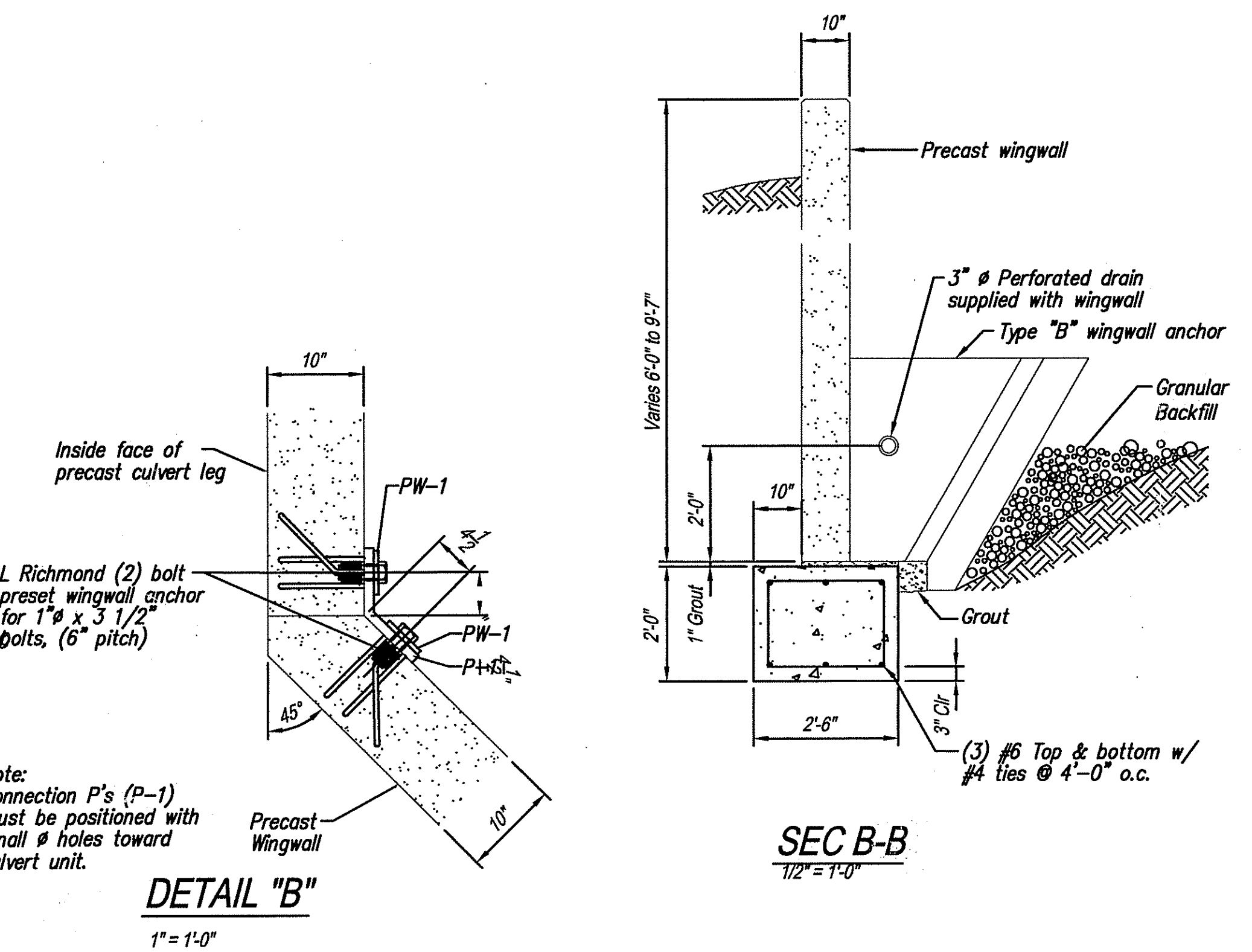
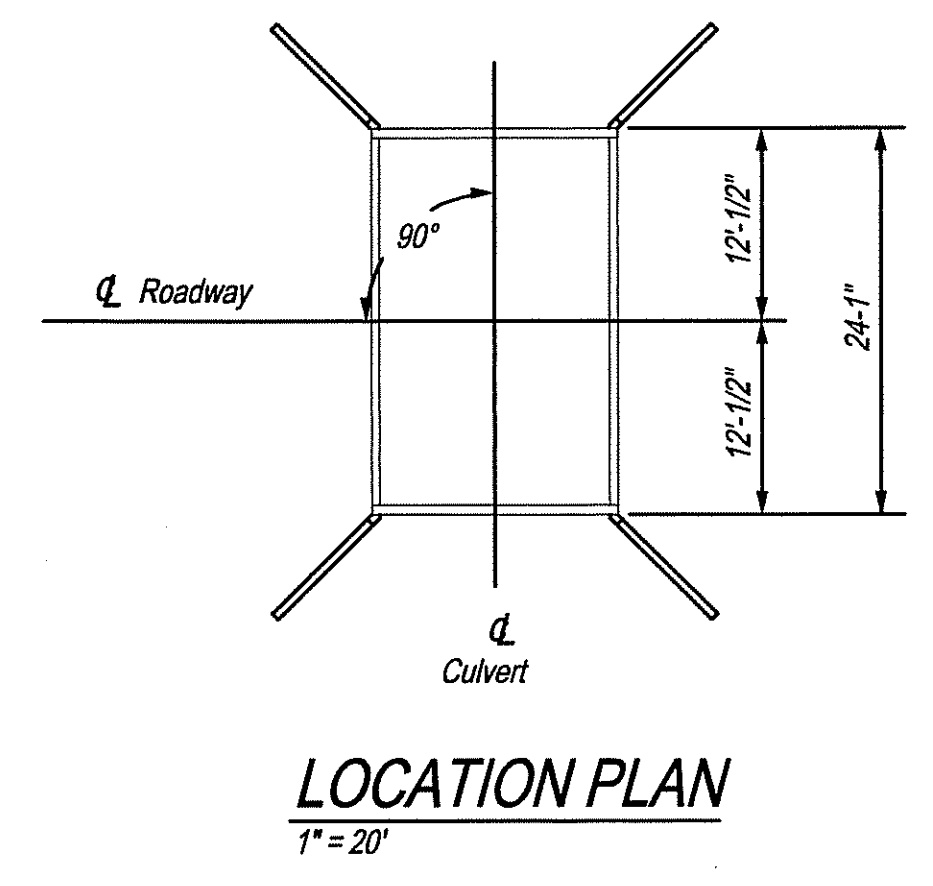
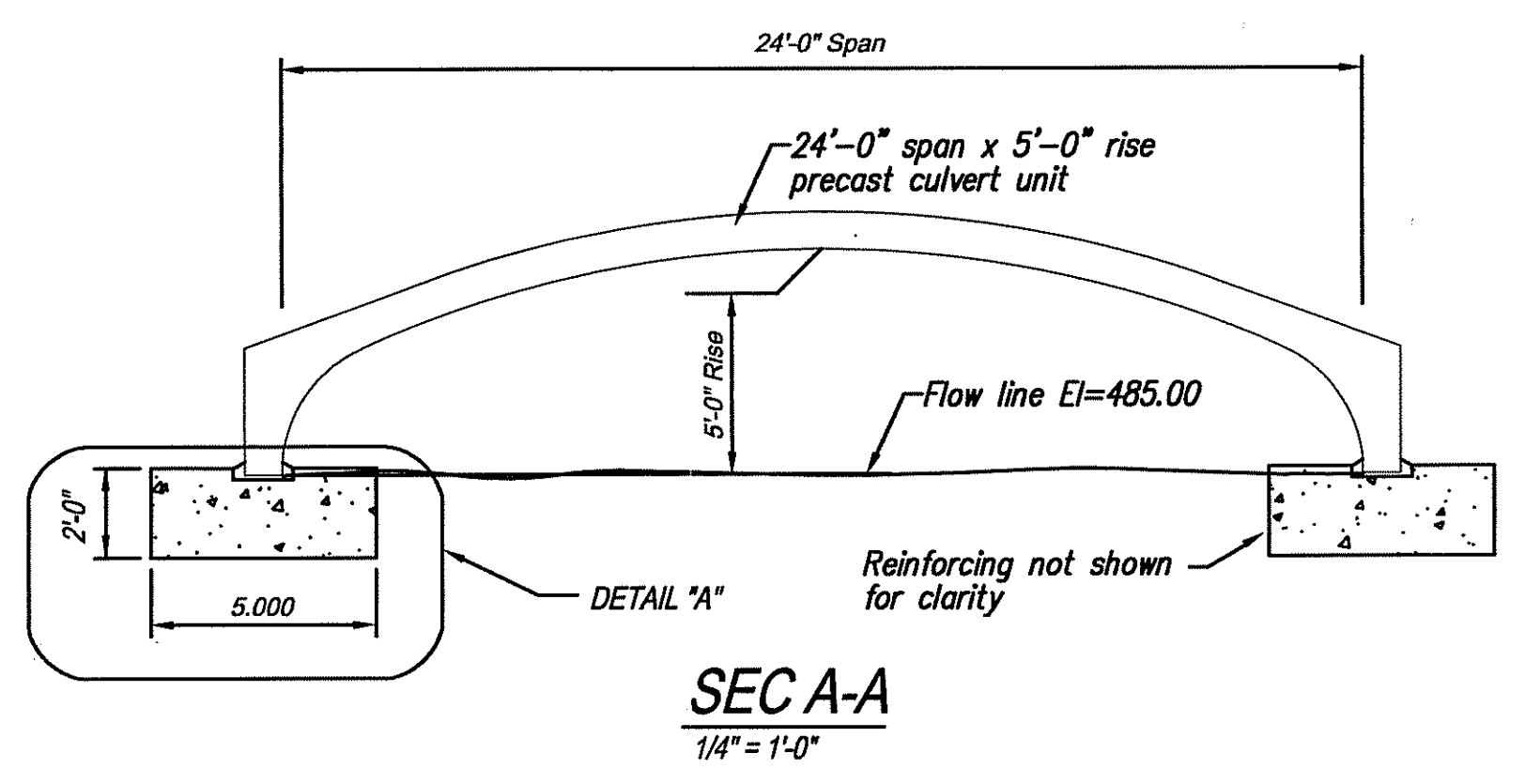
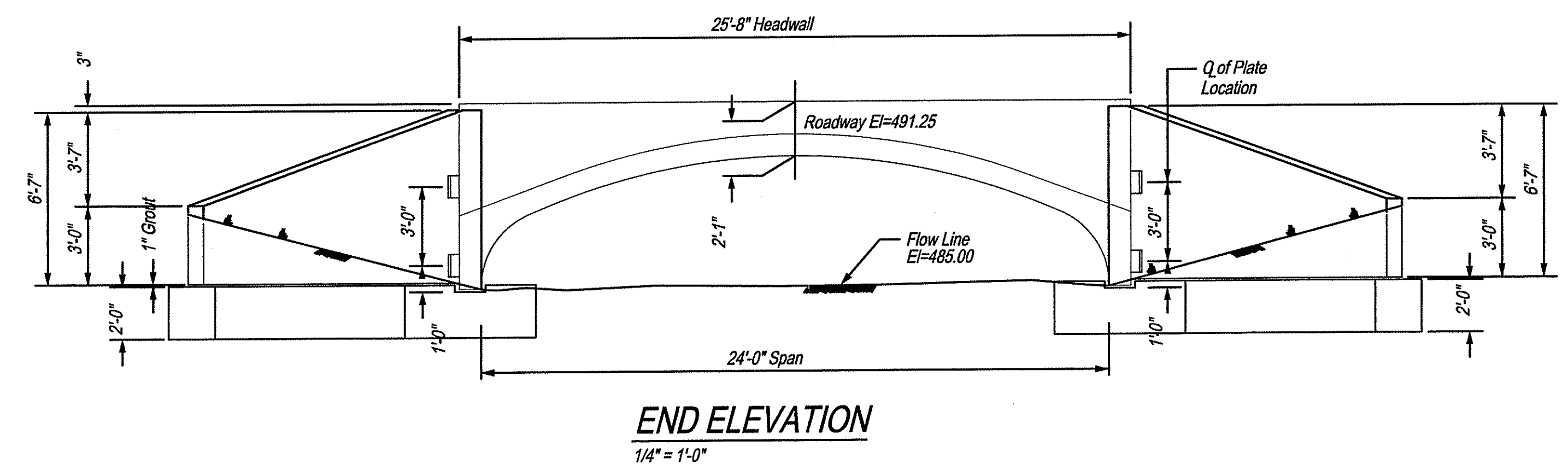
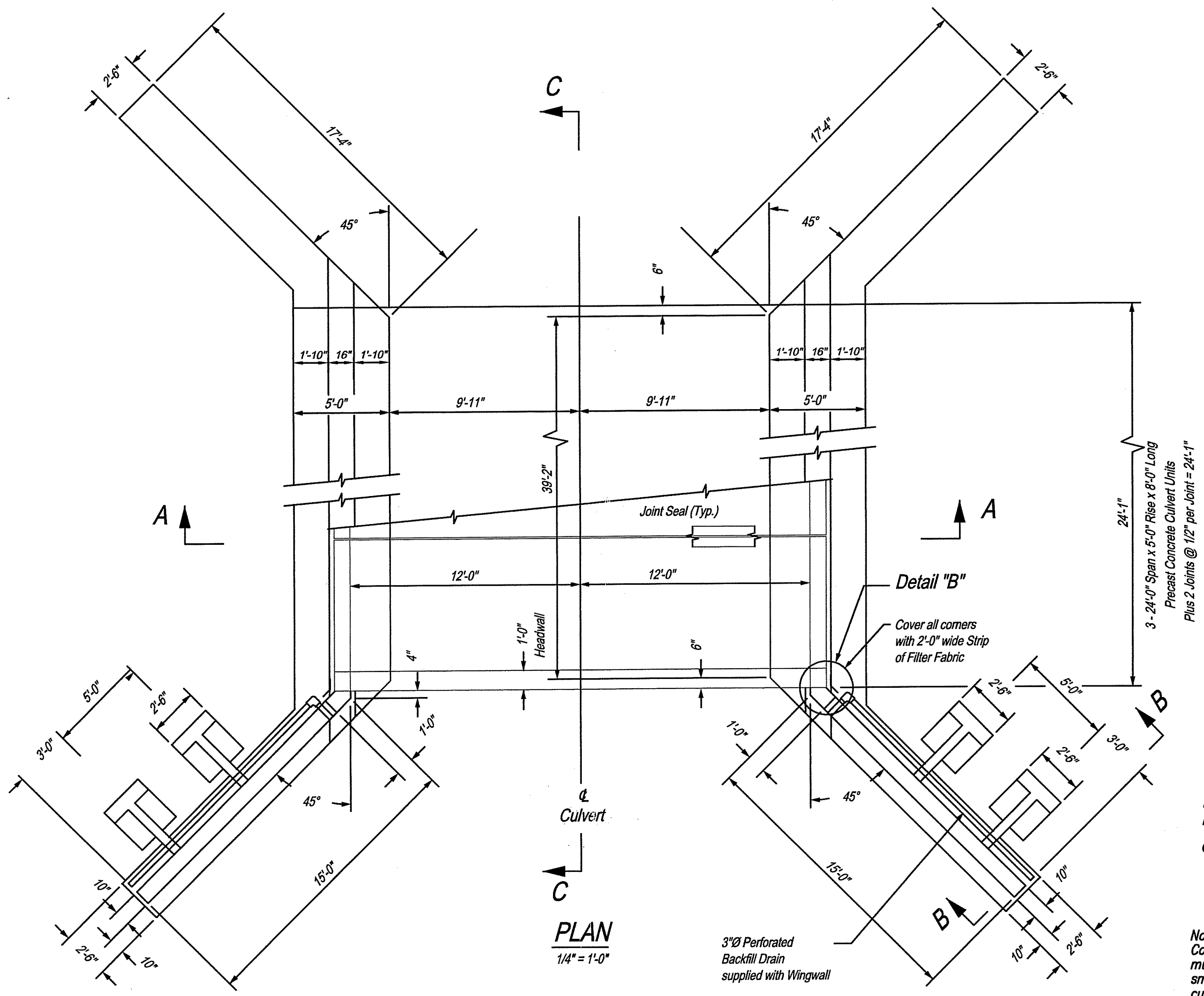
PREPARED BY:
MOHAMED H. HUSSEIN P.E.
CONSULTING ENGINEER
LICENSED PROFESSIONAL ENGINEER
RI, MA, CT, & NH
110 BARRETT AVENUE
NORTH PROVIDENCE, RI 02904
PHONE/FAX (401) 353-5888
EMAIL: mohamed1939@cox.net

PLAT 45, LOT 1 & PLAT 62 LOT 35
PROPOSED MAJOR SUBDIVISION
MOUNT PLEASANT ROAD
BURRILLVILLE, RI

PREPARED FOR:
SEMINOLE DEVELOPMENT LLC
1849 OLD LOUISQUISSET PIKE,
LINCOLN, RI 02865

SHEET DESCRIPTION
PROPOSED DETAILS

DATE: FEB. 2015
SCALE: AS SHOWN
DWG BY: RM
CHK BY: MH
JOB NO.
SHEET NO.
9 OF 10



MATERIALS

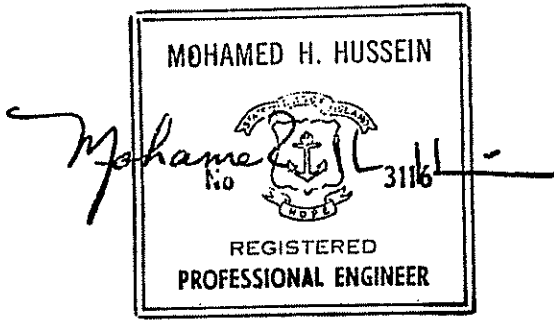
Precast units shall be constructed and installed in accordance with Con/Span Specifications. Concrete for Footings and Wingwalls shall have a minimum compressive strength of 4000 psi. Reinforcing steel for Footings and Wingwalls shall conform to ASTM A615, A616 or A617-Grade 60.

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
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NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE

Charles A. Hussein

JUN 13 2016

REVISIONS		
NO.	DATE	BY
1	FEB 2016	MH



PREPARED BY:
MOHAMED H. HUSSEIN P.E.
CONSULTING ENGINEER
LICENSED PROFESSIONAL ENGINEER
RI, MA, CT, & NH
110 BARRETT AVENUE
NORTH PROVIDENCE, RI 02904
PHONE/FAX (401) 353-5888
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PLAT 45, LOT 1 & PLAT 62 LOT 35
PROPOSED MAJOR SUBDIVISION

MOUNT PLEASANT ROAD
BURRILLVILLE, RI

PREPARED FOR:

SEMINOLE DEVELOPMENT LLC
1849 OLD LOUISQUISSET PIKE,
LINCOLN, RI 02865

SHEET DESCRIPTION

PROPOSED
CULVERT DETAIL

DATE: FEB. 2015
SCALE: AS SHOWN
DRAWN: RM
CHECKED: MH
JOB NO.
SHEET NO.
10 OF 10