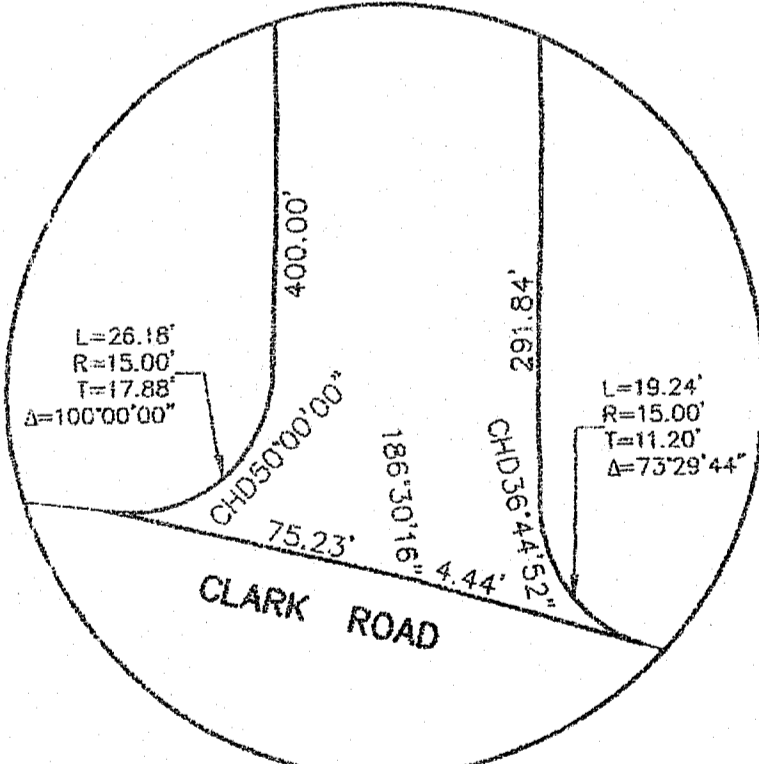


- GENERAL NOTES:**
1. THE PARCEL IS PLAT 45, LOT 61.
 2. THE TOTAL PARCEL AREA IS 53.85 ACRES.
 3. SEE DEED BOOK 1145 AT PAGE 278 FOR TITLE REFERENCE.
 4. THE BASIS OF BEARING FOR THIS PLAN WAS TAKEN FROM A MAGNETIC READING PERFORMED DURING SURVEY FIELD WORK ON JANUARY 10, 2018.
 5. THE PARCEL IS WOODED AND IS VACANT OF ANY EXISTING STRUCTURES.
 6. THE EXISTING WETLAND AREAS WERE DELINEATED BY NATURAL RESOURCE SERVICES, INC., ON DECEMBER 6, 2017, AND FIELD SURVEYED BY DARVEAU LAND SURVEYING, INC.
 7. THE PARCEL IS LOCATED IN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AS SHOWN ON NATIONAL FLOOD INSURANCE RATE MAP 44007C0188H FOR THE TOWN OF SMITHFIELD AND LINCOLN, DATED OCTOBER 2, 2015.
 8. THE PARCEL DOES NOT LIE WITHIN A PUBLIC WATERSHED OR ZONE OF CONTRIBUTION TO A PUBLIC WATER SUPPLY.
 9. THERE WERE NO KNOWN SURFACE WATERSHEDS, GROUNDWATER AQUIFERS, RECHARGE AREAS, OR WELLHEAD PROTECTION AREAS LOCATED ON OR WITHIN 200-FOOT OF THE PARCEL AT THE TIME OF PLAN PREPARATION.
 10. THERE WERE NO KNOWN STATE DESIGNATED NATURAL HERITAGE SITES ON THE PARCEL AT THE TIME OF PLAN PREPARATION.
 11. THERE WERE NO KNOWN PRIME FARMLAND SOILS ON THE PARCEL AT THE TIME OF PLAN PREPARATION.
 12. THE PARCEL WAS NOT IN ACTIVE AGRICULTURAL USE AT THE TIME OF PLAN PREPARATION.
 13. THERE WERE NO KNOWN STATE, REGIONAL, OR COMMUNITY GREENWAYS AND GREENSPACE PRIORITIES WITHIN THE PARCEL AT THE TIME OF PLAN PREPARATION.
 14. THERE WERE NO KNOWN STATE OR LOCALLY-DESIGNATED HISTORIC SITES, DISTRICTS, CEMETERIES OR LANDSCAPES WITHIN THE PARCEL AT THE TIME OF PLAN PREPARATION.
 15. THERE WERE NO KNOWN ARCHAEOLOGICAL SITES WITHIN THE PARCEL AT THE TIME OF PLAN PREPARATION.
 16. THERE WERE NO KNOWN SCENIC ROAD CORRIDORS AND STATE-DESIGNATED SCENIC AREAS AT THE TIME OF PLAN PREPARATION.
 17. THERE WERE NO STONE WALLS, STRUCTURES, OUTBUILDINGS, ROADS, OR OTHER HISTORIC FEATURES OBSERVED WITHIN THE PARCEL AT THE TIME OF PLAN PREPARATION.
 18. THERE WERE NO BOAT LAUNCHES, LAKE AND STREAM ACCESS POINTS, BEACHES AND/OR WATER TRAILS OBSERVED AT THE TIME OF PLAN PREPARATION.
 19. THERE WERE NO EXISTING PLAY FIELDS AND PLAYGROUNDS OBSERVED WITHIN OR ADJACENT TO THE PARCEL AT THE TIME OF PLAN PREPARATION.
 20. THERE WERE NO EXISTING PUBLIC OR PRIVATE WATER LINES OBSERVED WITHIN OR ADJACENT TO THE PARCEL AT THE TIME OF PLAN PREPARATION.
 21. THERE WERE NO EXISTING PUBLIC OR PRIVATE SEWER LINES OBSERVED WITHIN OR ADJACENT TO THE PARCEL AT THE TIME OF PLAN PREPARATION.
 22. THERE WERE NO OBSERVED NATURAL RESOURCE AREAS ON OR ADJACENT TO THE PARCEL AT THE TIME OF PLAN PREPARATION.
 23. THERE WERE NO OBSERVED CULTURAL RESOURCE AREAS ON OR ADJACENT TO THE PARCEL AT THE TIME OF PLAN PREPARATION.
 24. THERE WERE NO OBSERVED RECREATIONAL RESOURCE AREAS ON OR ADJACENT TO THE PARCEL AT THE TIME OF PLAN PREPARATION.
 25. THE CONTOURS SHOWN ARE AT 2-FOOT INTERVALS AND WERE TAKEN FROM AERIAL PHOTOGRAMMETRY, NAVD83 DATUM.

DEED REFERENCE:
1. SEE DEED BOOK 1145 AT PAGE 278 FOR TITLE REFERENCE.

PLAN REFERENCE:
1. PLAN ENTITLED "SMITHFIELD, R.I., ADMINISTRATIVE SUBDIVISION, PREPARED FOR THOMAS DELLA TORRE ET UX, 33 GREENWOOD LANE, SMITHFIELD, RI 02917, & HOPEDALE GROUP, LLC, LAWRENCE T. CARLSON, 28 WILDGOOSE LANE, NARR., RI 02882, CLASS 1 SURVEY OF AP 45, LOT 61 & 153, CLARK ROAD, GREENWOOD LANE, BY MARSH & LONG SURVEYING, INC., DATED: JUNE 1, 2015," WHICH IS RECORDED IN THE TOWN OF SMITHFIELD REGISTRY OF DEEDS AT INSTRUMENT NO. 2016-20160001 ON JANUARY 12, 2016 AT 11:52AM.



DETAIL "A"
NOT TO SCALE

PLAT 45, LOT 60
N/F MARK W. &
DANIELLE K. PARADISE
(DEED BK 568 PG 169)

PLAT 45, LOT 122
N/F GEORGE & CAROL A.
DIONISOPOULOS
(DEED BK 183 PG 417)

PLAT 45, LOT 123
N/F RICHARD P., JR. &
GINA M. ST. SAUVEUR
(DEED BK 183 PG 184)

PLAT 45, LOT 124
N/F ANUNZIATO &
CATHERINE ZIRILLI
(DEED BK 206 PG 714)

PLAT 45, LOT 125
N/F PETER D. &
MARIA D. BAFFONI
(DEED BK 183 PG 174)

PLAT 45, LOT 131
N/F PAUL
DIONISOPOULOS
(DEED BK 469 PG 394)

PLAT 45, LOT 132
N/F CARY J. EMOND &
KERRI A. GUERCIA
(DEED BK 566 PG 268)

PLAT 45, LOT 62
N/F CARMELO &
MICHELLE CORIO
(DEED BK 765 PG 337)

PLAT 45, LOT 71
N/F MARK E. CLARKE
(DEED BK 807 PG 46)

PLAT 45, LOT 105
N/F L B CORP
(DEED BK 863 PG 45)

PLAT 45, LOT 153
N/F THOMAS F. &
LAURA A. DELLA TORRE
(DEED BK 961 PG 186)

PLAT 45, LOT 63
N/F TOWN OF LINCOLN
(DEED BK 449 PG 239)

PLAT 45, LOT 154
N/F DOMINGO E. JOSEPH
(DEED BK 817 PG 234)

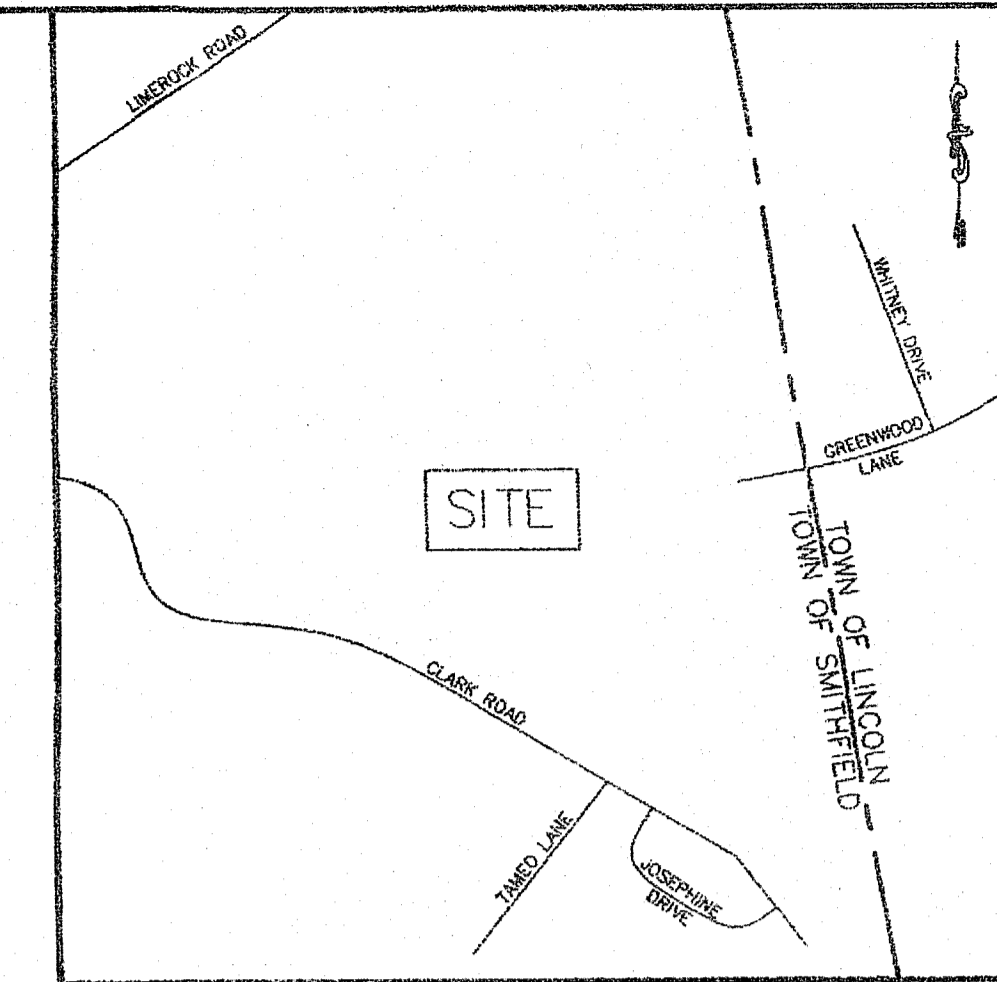
PLAT 45, LOT 133
N/F JOHN J. JR &
PAULA SOLOMON
(DEED BK 223 PG 56)

PLAT 45, LOT 134
N/F KENNETH A. OLSEN &
MARY M. HILLSTROM
(DEED BK 274 PG 59)

PLAT 45, LOT 64
N/F TOWN OF LINCOLN
(DEED BK 436 PG 472)

LEGEND

- GB GRANITE BOUND
- FND FOUND
- N/F NOW OR FORMERLY
- S.F. SQUARE FEET
- BK BOOK
- PG PAGE
- ELEV. ELEVATION
- CHD CHORD ANGLE
- L LENGTH
- R RADIUS
- T TANGENT
- Δ DELTA
- TH TEST HOLE
- LT LEDGE TEST HOLE
- APP. APPLICATION

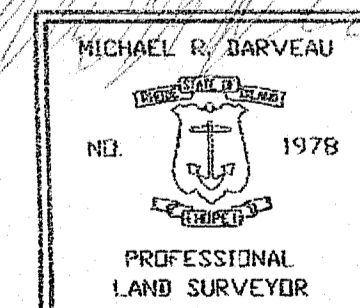


LOCUS
NOT TO SCALE

ZONING INFORMATION:
THE PARCEL IS ZONED: R-80.
MINIMUM LOT AREA = 80,000 S.F.
MINIMUM LOT FRONTAGE = 200 FEET
MINIMUM BUILDING SETBACKS:
FRONT YARD = 40 FEET
SIDE YARD = 25 FEET
REAR YARD = 75 FEET

THE OWNER AND APPLICANT IS:
CLARK HOMES, LLC
185 HANTON ROAD
NORTH SMITHFIELD, RI 02886

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
PREPARED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED MAR 25 2018 FILE # P0392
NO CHARGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE



Michael R. Darveau

THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED PURSUANT TO SECTION 9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON NOVEMBER 25, 2015, AS FOLLOWS:

TYPE OF SURVEY: LIMITED CONTENT BOUNDARY SURVEY
DATA ACCUMULATION SURVEY
MEASUREMENT SPECIFICATION: CLASS III
CLASS III

STATEMENT OF PURPOSE:
THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND FOR THE PREPARATION OF THE PLAN IS AS FOLLOWS:
1) PREPARE AN EXISTING CONDITIONS PLAN.

BY: MICHAEL R. DARVEAU, PLS#1978
PRESIDENT, DARVEAU LAND SURVEYING, INC.

DATE: COA #LS-A497

PERMIT SET

EXISTING CONDITIONS PLAN FOR
DEER RUN ESTATES

PLAT 45, LOT 61
CLARK ROAD

SMITHFIELD, RHODE ISLAND

SCALE: 1" = 100'

DRAWN BY: S.A.K.

REVISED:

PROJECT NO: 2018_002

SHEET NO: S2 OF 3

DATE: OCT. 12, 2018

DARVEAU LAND SURVEYING, INC.
P.O. BOX 7918
CUMBERLAND, R.I. 02864
PHONE 401-475-5700
E-MAIL: MIKE@DARVEAUSURVEY.COM

GENERAL NOTES:

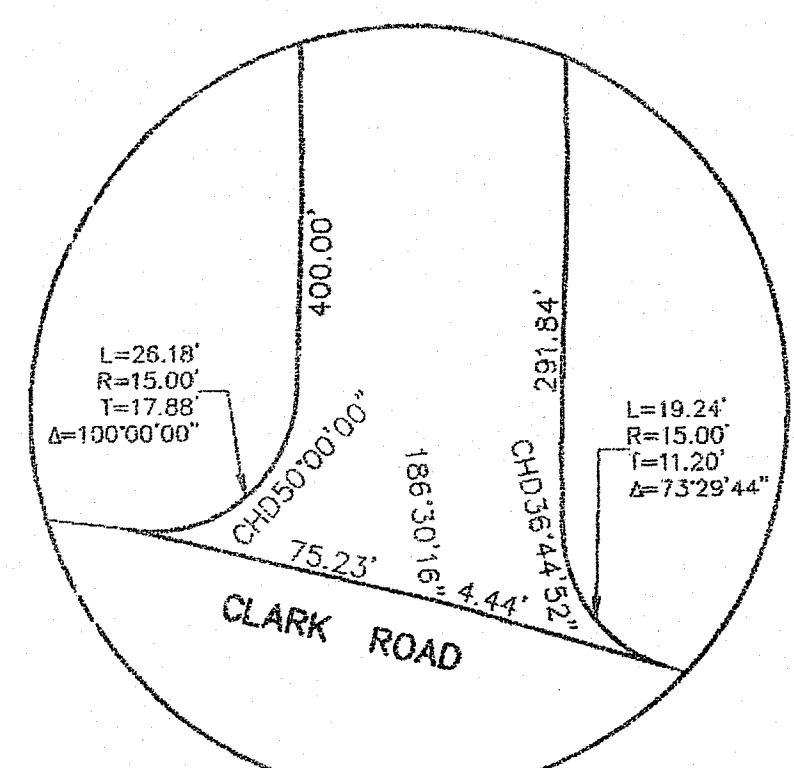
1. THE PARCEL IS PLAT 45, LOT 61.
2. THE TOTAL PARCEL AREA IS 53.85 ACRES.
3. SEE DEED BOOK 1145 AT PAGE 278 FOR TITLE REFERENCE.
4. THE BASIS OF BEARING FOR THIS PLAN WAS TAKEN FROM A MAGNETIC READING PERFORMED DURING SURVEY FIELD WORK ON JANUARY 10, 2018.
5. THE PARCEL IS WOODED AND IS VACANT OF ANY EXISTING STRUCTURES.
6. THE EXISTING WETLAND AREAS WERE DELINEATED BY NATURAL RESOURCE SERVICES, INC., ON DECEMBER 6, 2017, AND FIELD SURVEYED BY DARVEAU LAND SURVEYING, INC.
7. THE PARCEL IS LOCATED IN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AS SHOWN ON NATIONAL FLOOD INSURANCE RATE MAP 44007C01884 FOR THE TOWN OF SMITHFIELD AND LINCOLN, DATED: OCTOBER 2, 2015.
8. THE PARCEL DOES NOT LIE WITHIN A PUBLIC WATERSHED OR ZONE OF CONTRIBUTION TO A PUBLIC WATER SUPPLY.
9. THERE WERE NO KNOWN SURFACE WATERSHEDS, GROUNDWATER ACQUIFERS, RECHARGE AREAS, OR WELLHEAD PROTECTION AREAS LOCATED ON OR WITHIN 200- FEET OF THE PARCEL AT THE TIME OF PLAN PREPARATION.
10. THERE WERE NO KNOWN STATE DESIGNATED NATURAL HERITAGE SITES ON THE PARCEL AT THE TIME OF PLAN PREPARATION.
11. THERE WERE NO KNOWN PRIME FARMLAND SOILS ON THE PARCEL AT THE TIME OF PLAN PREPARATION.
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18. THERE WERE NO BOAT LAUNCHES, LAKE AND STREAM ACCESS POINTS, BEACHES AND/OR WATER TRAILS OBSERVED AT THE TIME OF PLAN PREPARATION.
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23. THERE WERE NO OBSERVED CULTURAL RESOURCE AREAS ON OR ADJACENT TO THE PARCEL AT THE TIME OF PLAN PREPARATION.
24. THERE WERE NO OBSERVED RECREATIONAL RESOURCE AREAS ON OR ADJACENT TO THE PARCEL AT THE TIME OF PLAN PREPARATION.

DEED REFERENCE:

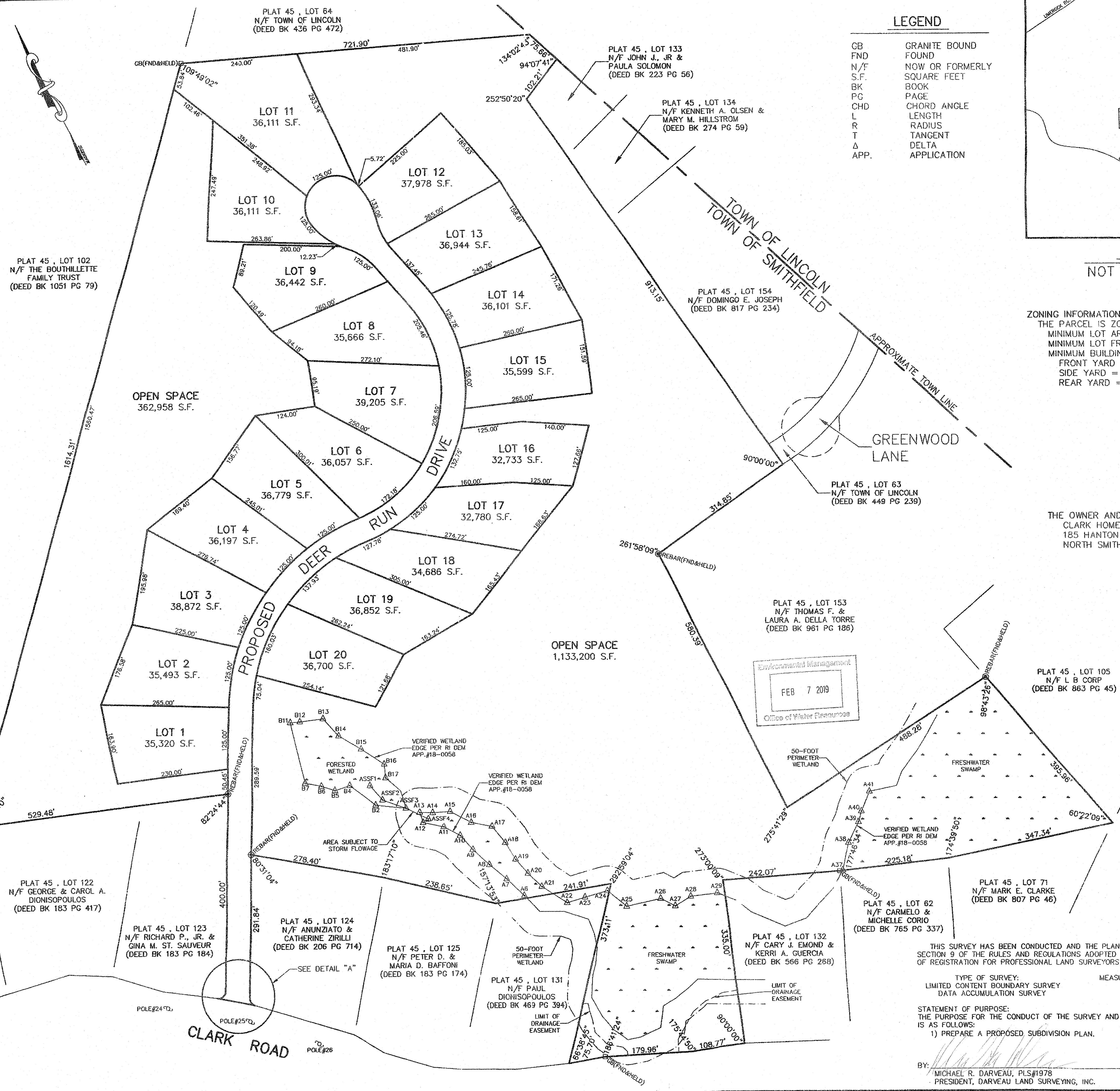
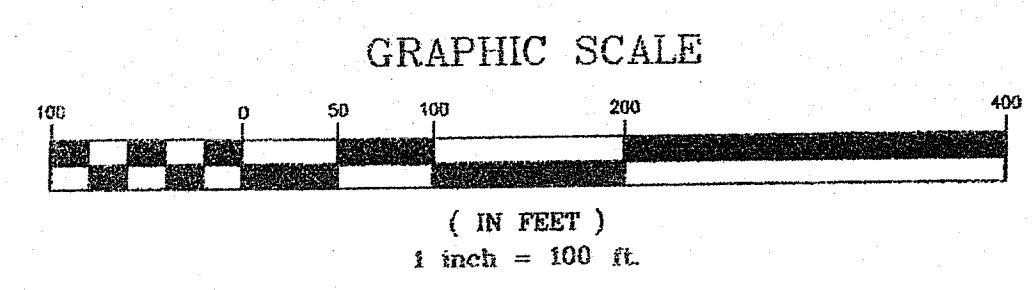
1. SEE DEED BOOK 1145 AT PAGE 278 FOR TITLE REFERENCE.

PLAN REFERENCE:

1. PLAN ENTITLED "SMITHFIELD, R.I., ADMINISTRATIVE SUBDIVISION, PREPARED FOR THOMAS DELLA TORRE ET UX, 33 GREENWOOD LANE, SMITHFIELD, RI 02917, & HOPEDALE GROUP, LLC, LAWRENCE T. CARLSON, 28 WILDGOOSE LANE, NARR., RI 02882, CLASS 1 SURVEY OF AP 45, LOT 61 & 153, CLARK ROAD, GREENWOOD LANE, BY MARSH & LONG SURVEYING, INC., DATED: JUNE 1, 2015," WHICH IS RECORDED IN THE TOWN OF SMITHFIELD REGISTRY OF DEEDS AT INSTRUMENT NO. 2016-20160001 ON JANUARY 12, 2016 AT 11:52AM.

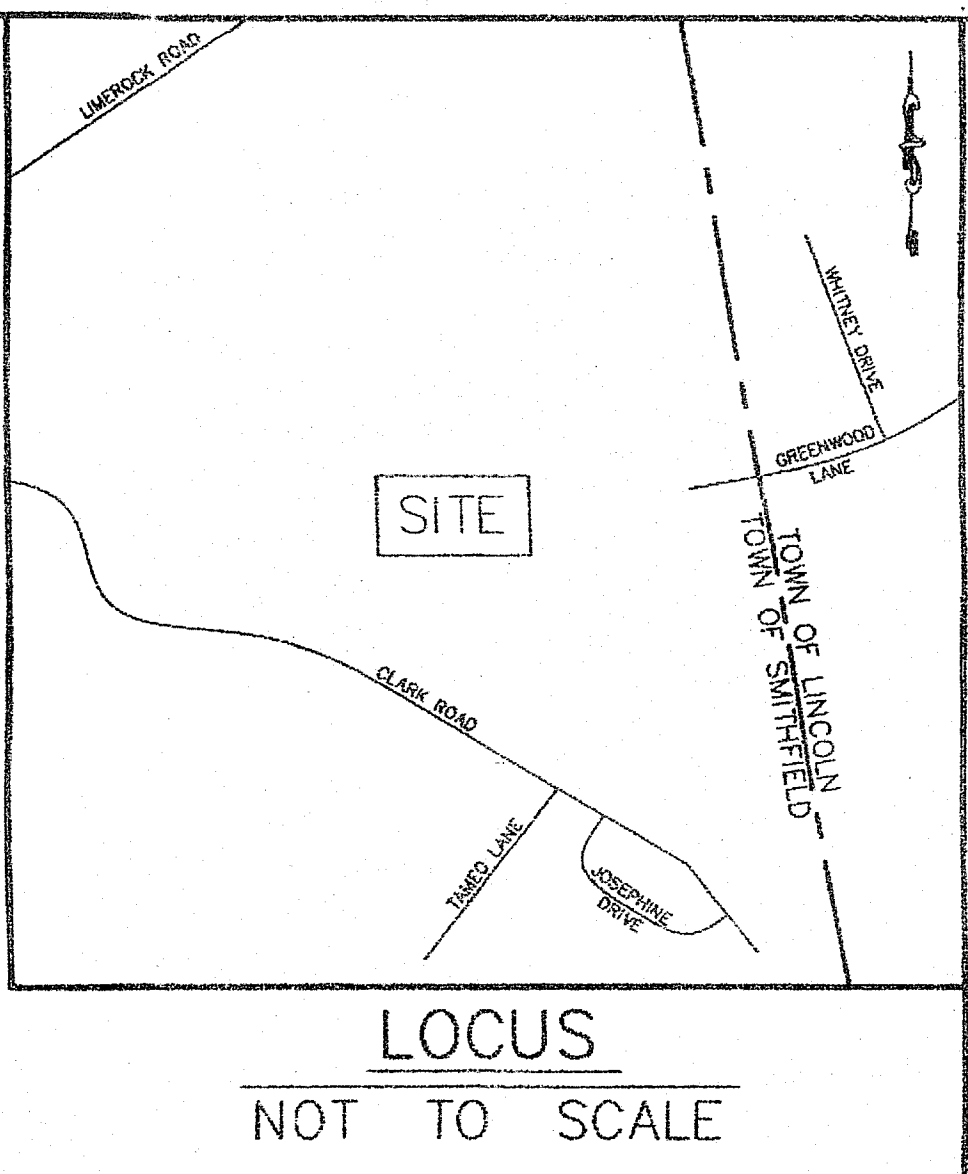


DETAIL "A"
NOT TO SCALE



LEGEND

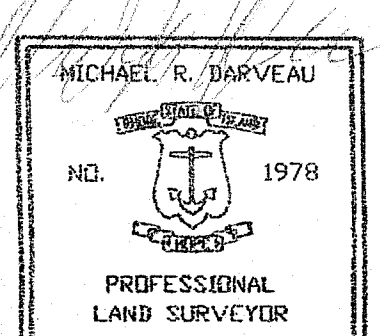
GB	GRANITE BOUND
FND	FOUND
N/F	NOW OR FORMERLY
S.F.	SQUARE FEET
BK	BOOK
PG	PAGE
CHD	CHORD ANGLE
L	LENGTH
R	RADIUS
T	TANGENT
Δ	DELTA
APP.	APPLICATION



ZONING INFORMATION:
THE PARCEL IS ZONED: R-80.
MINIMUM LOT AREA = 80,000 S.F.
MINIMUM LOT FRONTAGE = 200 FEET
MINIMUM BUILDING SETBACKS:
FRONT YARD = 40 FEET
SIDE YARD = 25 FEET
REAR YARD = 75 FEET

THE OWNER AND APPLICANT IS:
CLARK HOMES, LLC
185 HANTON ROAD
NORTH SMITHFIELD, RI 02896

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
FRESHWATER RESOURCES
FRESHWATER WETLANDS PROGRAM
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED MAR 23, 2018 FILE # 17-022
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE



THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED PURSUANT TO SECTION 9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON NOVEMBER 25, 2015, AS FOLLOWS:

TYPE OF SURVEY: LIMITED CONTENT BOUNDARY SURVEY
DATA ACCUMULATION SURVEY

MEASUREMENT SPECIFICATION: CLASS III
CLASS III

STATEMENT OF PURPOSE:
THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND FOR THE PREPARATION OF THE PLAN IS AS FOLLOWS:
1) PREPARE A PROPOSED SUBDIVISION PLAN.

BY: MICHAEL R. DARVEAU, PLS#1978
PRESIDENT, DARVEAU LAND SURVEYING, INC.

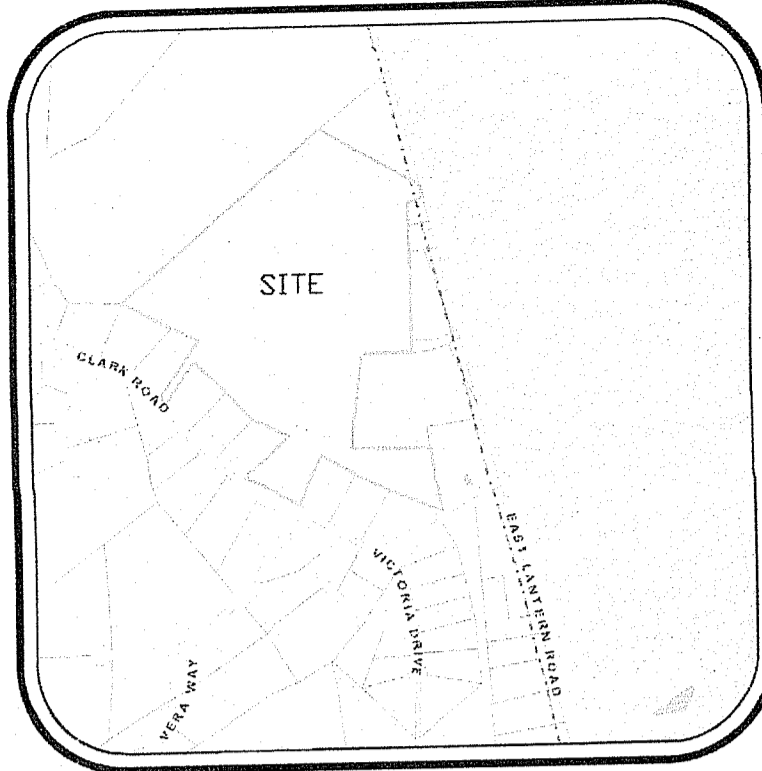
DATE: OCT. 12, 2018
COA #LS-A497

PERMIT SET

PROPOSED SUBDIVISION LAYOUT PLAN FOR
DEER RUN ESTATES
PLAT 45, LOT 61
CLARK ROAD
SMITHFIELD, RHODE ISLAND

DARVEAU LAND SURVEYING, INC.
P.O. BOX 7918
CUMBERLAND, R.I. 02864
PHONE 401-475-5700
E-MAIL: MIKE@DARVEAUSURVEY.COM

PROJECT NO:	2018_002
SHEET NO:	S3 OF 3
SCALE:	1" = 100'
REVISIONS:	
DATE:	OCT. 12, 2018
DRAWN BY:	S.A.K.



LOCUS MAP
NOT TO SCALE

PERMIT SET
FOR
DEER RUN ESTATES

A.P. 45, LOT 61
LOT AREA = 53.54

OWNER/APPLICANT

Clark Homes, LLC
185 Hanton Road
North Smithfield, RI 02896

LEGEND

- UTILITY POLE FOUND
- SUBDIVISION LOT NUMBER
- WETLAND FLAG
- PROPOSED WELL
- PROPERTY LINE
- ABUTTER PROPERTY LINE
- LIMIT OF DISTURBANCE
- EROSION CONTROL
- EXISTING CONTOUR LABEL
- PROPOSED CONTOUR LABEL
- UNDERGROUND UTILITY LINE
- WATER LINE

FEMA DETERMINATION
ZONE "X" AREA OF MINIMAL FLOODING
PANEL NO. - 4407C0188 G &
EFFECTIVE - MARCH 2, 2009
PANEL NO. - 4407C0188 H
EFFECTIVE - OCTOBER 2, 2015

ZONING REQUIREMENTS	
ZONE:	R-80
MIN. LOT AREA =	80,000 SF
MIN. LOT AREA PER DWELLING UNIT =	80,000 SF
MIN. LOT WIDTH =	200 FT
MIN. FRONTAGE =	200 FT
MIN. FRONT YARD =	40 FT
MIN. SIDE YARD =	25 FT
MIN. REAR YARD =	75 FT
MAX. LOT COVERAGE =	10%
MAX. HEIGHT =	39 FT

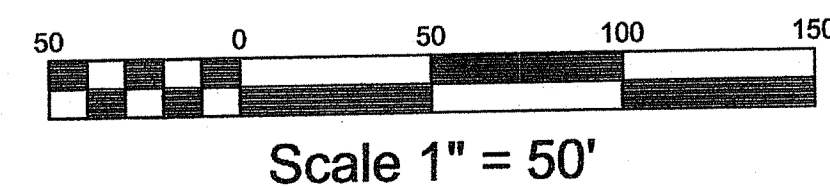
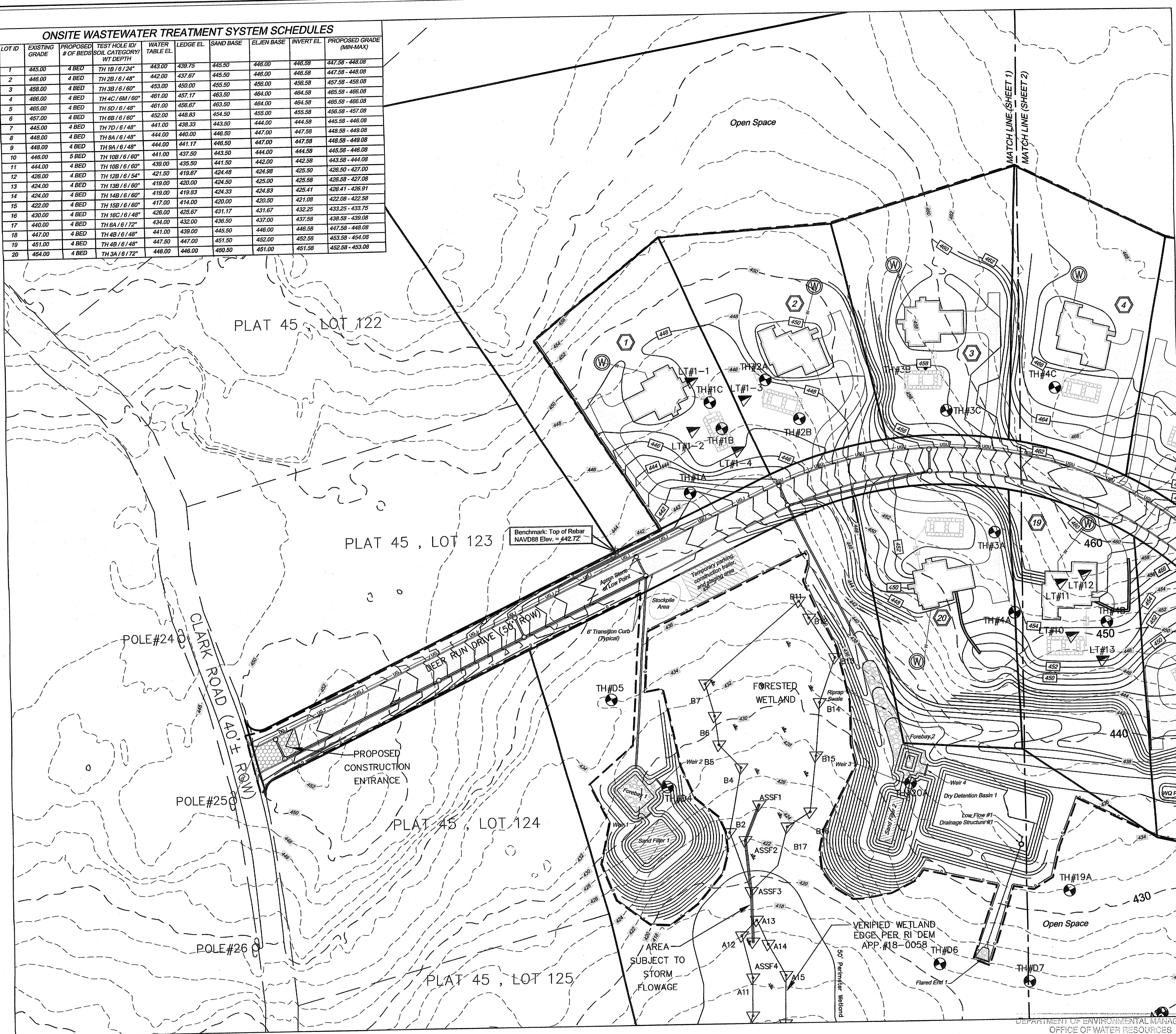
SUITABILITY NOTES:

- THIS SITE DOES NOT FALL WITHIN A CRITICAL RESOURCE AREA AS DEFINED IN RULE 38.
- THIS SITE IS NOT LOCATED IN A WATERSHED OF A PUBLIC WATER SUPPLY SOURCE.
- THERE ARE NO EXISTING ONSITE WASTEWATER TREATMENT SYSTEMS WITHIN 100' OF THE LIMIT OF DISTURBANCE, EXCEPT AS SHOWN ON PLAN.
- THERE ARE NO EXISTING DRAINS WITHIN 100' OF THE LIMIT OF DISTURBANCE EXCEPT AS SHOWN ON PLAN.
- THERE ARE NO EXISTING OR PROPOSED PRIVATE WELLS WITHIN 200' OF THE LIMIT OF DISTURBANCE, EXCEPT AS SHOWN ON PLAN.
- THERE ARE NO EXISTING OR PROPOSED PUBLIC WELLS WITHIN 500' OF THE LIMIT OF DISTURBANCE, EXCEPT AS SHOWN ON PLAN.
- THERE ARE NO WETLANDS IN THE AREA OF PROPOSED LOTS, EXCEPT AS SHOWN ON PLAN.
- ALL EXISTING AND PROPOSED WELLS WITHIN 200' OF THE PROPOSED LOTS HAVE BEEN SHOWN.
- ALL EXISTING OWTS WITHIN 100 FEET OF THE PROPOSED LOTS HAVE BEEN SHOWN.
- THERE ARE NO EXISTING OR PROPOSED PUBLIC WATER SUPPLY WELLS WITHIN 500 FEET OF THE PROPOSED LOTS.
- THERE ARE NO EXISTING DRAINS WITHIN 100 FEET OF THE PROPOSED LOTS.
- A BENCHMARK SHALL BE PLACED WITHIN 150' OF THE PROPOSED OWTS PRIOR TO CONSTRUCTION.

NOTES:

- ALL FIELD SURVEY DATA WAS OBTAINED FROM DARVEAU LAND SURVEYING, INC.
- EXISTING WETLANDS WERE FLAGGED BY NATURAL RESOURCE SERVICES, INC. ON DECEMBER 6, 2017.
- WETLAND EDGE VERIFIED BY RIDEM PER APP #18-0058.
- THE PROPOSED WELLS AS SHOWN DO NOT REQUIRE A WELL VARIANCE.
- ALL DWELLINGS WILL UTILIZE AN ELJEN IN-DRAIN FIELD.
- ALL PROPOSED WATERLINES ARE PRESSURE.
- ALL WATERLINES TO BE A MINIMUM OF 25' FROM ANY SEPTIC COMPONENT.

ONSITE WASTEWATER TREATMENT SYSTEM SCHEDULES									
LOT ID	EXISTING GRADE	PROPOSED # OF BEDS	TEST HOLE ID / SOIL CATEGORY / WT DEPTH	WATER TABLE EL.	LEDGE EL.	SAND BASE	ELJEN BASE	INVERT EL.	PROPOSED GRADE (MIN-MAX)
1	445.00	4 BED	TH 1B / 6 / 24"	443.00	438.75	445.50	446.00	446.58	447.58 - 448.08
2	446.00	4 BED	TH 2B / 6 / 48"	442.00	437.67	445.50	446.00	446.58	447.58 - 448.08
3	458.00	4 BED	TH 3B / 6 / 60"	453.00	450.00	455.50	456.00	456.58	457.58 - 458.08
4	468.00	4 BED	TH 4C / 6M / 60"	461.00	457.17	463.50	464.00	464.58	465.58 - 466.08
5	465.00	4 BED	TH 5D / 6 / 48"	461.00	456.67	463.50	464.00	464.58	465.58 - 466.08
6	457.00	4 BED	TH 6B / 6 / 60"	452.00	448.83	454.50	455.00	455.58	456.58 - 457.08
7	445.00	4 BED	TH 7D / 6 / 48"	441.00	438.33	443.50	444.00	444.58	445.58 - 446.08
8	448.00	4 BED	TH 8A / 6 / 48"	444.00	440.00	446.50	447.00	447.58	448.58 - 449.08
9	448.00	4 BED	TH 9A / 6 / 48"	444.00	441.17	446.50	447.00	447.58	448.58 - 449.08
10	446.00	5 BED	TH 10B / 6 / 60"	441.00	437.50	443.50	444.00	444.58	445.58 - 446.08
11	444.00	4 BED	TH 10B / 6 / 60"	439.00	435.50	441.50	442.00	442.58	443.58 - 444.08
12	426.00	4 BED	TH 12B / 6 / 54"	421.50	419.67	424.48	424.98	425.50	426.50 - 427.00
13	424.00	4 BED	TH 13B / 6 / 60"	419.00	420.00	424.50	425.00	425.58	426.58 - 427.08
14	424.00	4 BED	TH 14B / 6 / 60"	419.00	419.83	424.33	424.83	425.41	426.41 - 426.91
15	422.00	4 BED	TH 15B / 6 / 60"	417.00	414.00	420.00	421.00	421.08	422.08 - 422.58
16	430.00	4 BED	TH 16C / 6 / 48"	426.00	425.67	431.17	431.67	432.25	433.25 - 433.75
17	440.00	4 BED	TH 8A / 6 / 72"	434.00	432.00	436.50	437.00	437.58	438.58 - 439.08
18	447.00	4 BED	TH 4B / 6 / 48"	441.00	439.00	445.50	446.00	446.58	447.58 - 448.08
19	451.00	4 BED	TH 4B / 6 / 48"	447.50	447.00	451.50	452.00	452.58	453.58 - 454.08
20	454.00	4 BED	TH 3A / 6 / 72"	448.00	446.00	450.50	451.00	451.58	452.58 - 453.08



DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED MAR 25 2018 FILE # 18-0292
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE

PROPOSED GRADING PLAN
FOR
DEER RUN ESTATES
SITE LOCATED AT
A.P. 45, LOT 61
CLARK ROAD - POLE #25
SMITHFIELD, RHODE ISLAND

NO.	REVISION	DATE	BY
1	PER RIDEM COMMENTS	10/17/2018	PJF

Checked By: DfC
Do to: 10/17/2018
Scale: 1" = 50'

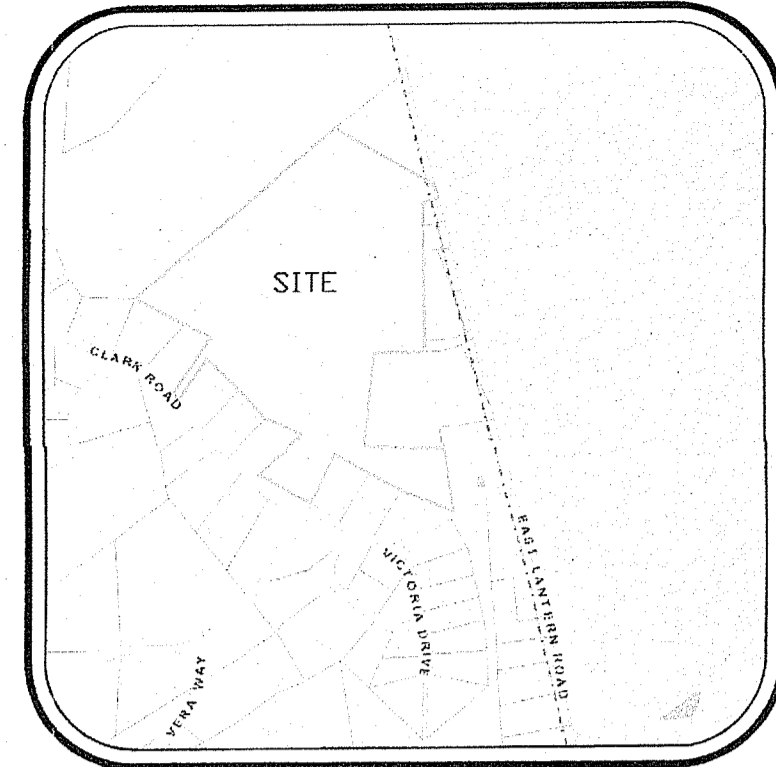
DANIEL R. COTTA
Professional Engineer / Professional Land Surveyor
No. 8147
REGISTERED
Professional Engineer

Environmental Management
FEB 7 2019
Office of Water Resources

AMERICAN ENGINEERING, INC.
Professional Engineer / Professional Land Surveyor
DANIEL R. COTTA
400 South County Trail - Suite A 201
Exeter, Rhode Island 02822
Phone (401) 294-4080 / Fax (401) 294-3625

Sheet
C-1
of 9 sheets
Drawing No.
118124

Signature



LOCUS MAP
NOT TO SCALE

PERMIT SET
FOR
DEER RUN ESTATES

A.P. 45, LOT 61
LOT AREA = 53.54

OWNER/APPLICANT
Clark Homes, LLC
185 Hanton Road
North Smithfield, RI 02896

LEGEND

- UTILITY POLE FOUND
- SUBDIVISION LOT NUMBER
- WETLAND FLAG
- PROPOSED WELL
- PROPERTY LINE
- ABUTTER PROPERTY LINE
- LIMIT OF DISTURBANCE
- EROSION CONTROL
- EXISTING CONTOUR LABEL
- PROPOSED CONTOUR LABEL
- UNDERGROUND UTILITY LINE
- WATER LINE

FEMA DETERMINATION
ZONE "X" - AREA OF MINIMAL FLOODING
PANEL NO. - 44007C0186 G &
EFFECTIVE - MARCH 2, 2009
PANEL NO. - 4407C0188 H
EFFECTIVE - OCTOBER 2, 2015

ZONING REQUIREMENTS	
ZONE:	R-80
MIN. LOT AREA = 80,000 SF	
MIN. LOT AREA PER DWELLING UNIT = 80,000 SF	
MIN. LOT WIDTH = 200 FT	
MIN. FRONTAGE = 200 FT	
MIN. FRONT YARD = 40 FT	
MIN. SIDE YARD = 25 FT	
MIN. REAR YARD = 75 FT	
MAX. LOT COVERAGE = 10%	
MAX. HEIGHT = 39 FT	

SUITABILITY NOTES:

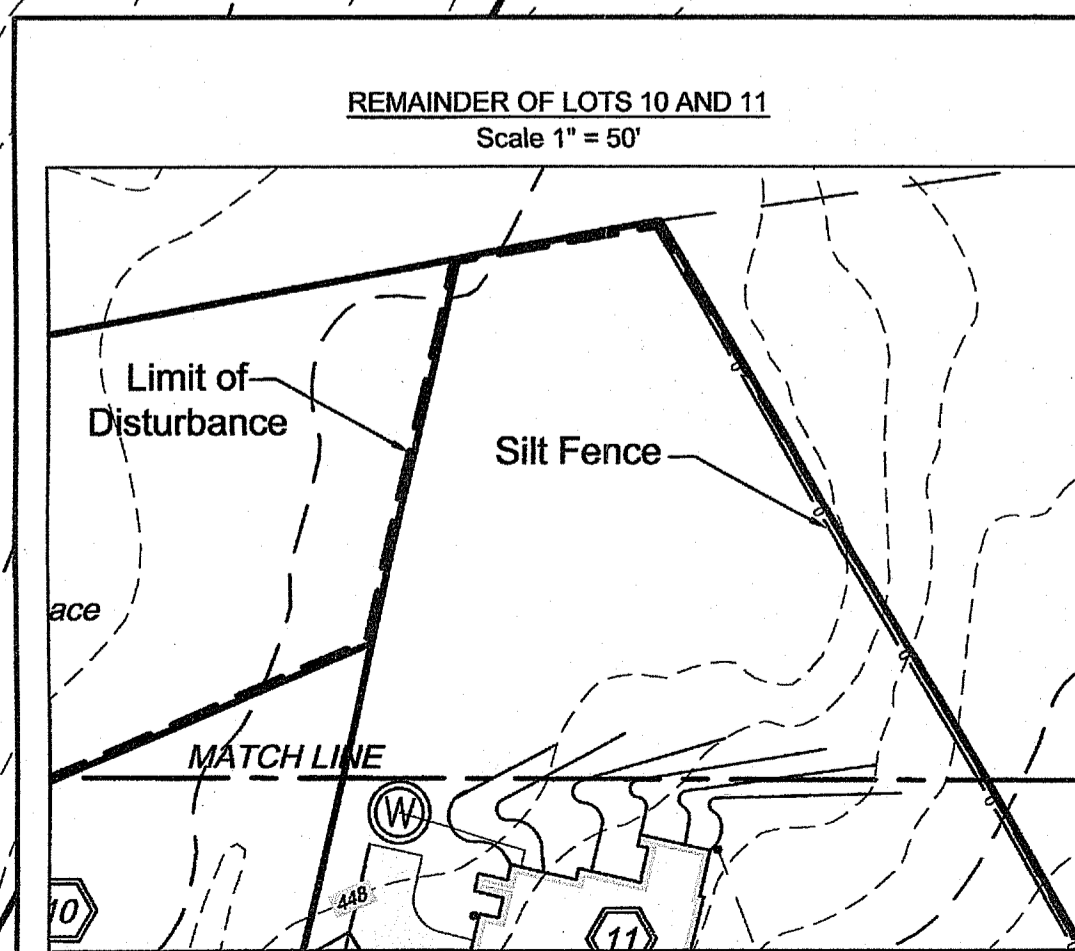
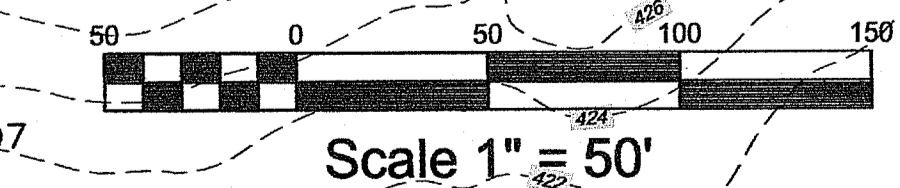
1. THIS SITE DOES NOT FALL WITHIN A CRITICAL RESOURCE AREA AS DEFINED IN RULE 36.
2. THIS SITE IS NOT LOCATED IN A WATERSHED OF A PUBLIC WATER SUPPLY SOURCE.
3. THERE ARE NO EXISTING ONSITE WASTEWATER TREATMENT SYSTEMS WITHIN 100' OF THE LIMIT OF DISTURBANCE, EXCEPT AS SHOWN ON PLAN.
4. THERE ARE NO EXISTING DRAINS WITHIN 100' OF THE LIMIT OF DISTURBANCE EXCEPT AS SHOWN ON PLAN.
5. THERE ARE NO EXISTING OR PROPOSED PRIVATE WELLS WITHIN 200' OF THE LIMIT OF DISTURBANCE, EXCEPT AS SHOWN ON PLAN.
6. THERE ARE NO EXISTING OR PROPOSED PUBLIC WELLS WITHIN 500' OF THE LIMIT OF DISTURBANCE, EXCEPT AS SHOWN ON PLAN.
7. THERE ARE NO WETLANDS IN THE AREA OF PROPOSED LOTS, EXCEPT AS SHOWN ON PLAN.
8. ALL EXISTING AND PROPOSED WELLS WITHIN 200' OF THE PROPOSED LOTS HAVE BEEN SHOWN.
9. ALL EXISTING OWITS WITHIN 100 FEET OF THE PROPOSED LOTS HAVE BEEN SHOWN.
10. THERE ARE NO EXISTING OR PROPOSED PUBLIC WATER SUPPLY WELLS WITHIN 500 FEET OF THE PROPOSED LOTS.
11. THERE ARE NO EXISTING DRAINS WITHIN 100 FEET OF THE PROPOSED LOTS.
12. A BENCHMARK SHALL BE PLACED WITHIN 150' OF THE PROPOSED OWITS PRIOR TO CONSTRUCTION.

NOTES:

1. ALL FIELD SURVEY DATA WAS OBTAINED FROM DARVEAU LAND SURVEYING, INC.
2. EXISTING WETLANDS WERE FLAGGED BY NATURAL RESOURCE SERVICES, INC. ON DECEMBER 6, 2017.
3. WETLAND EDGE VERIFIED BY RIDEM PER APP #18-0058.
4. THE PROPOSED WELLS AS SHOWN DO NOT REQUIRE A WELL VARIANCE.
5. ALL DWELLINGS WILL UTILIZE AN ELJEN IN-DRAIN FIELD.
6. ALL PROPOSED WATERLINES ARE PRESSURE.
7. ALL WATERLINES TO BE A MINIMUM OF 25' FROM ANY SEPTIC COMPONENT.

ONSITE WASTEWATER TREATMENT SYSTEM SCHEDULES

LOT ID	EXISTING GRADE	PROPOSED # OF BEDS	TEST HOLE ID / SOIL CATEGORY / WT DEPTH	WATER TABLE EL.	LEDGE EL.	SAND BASE	ELJEN BASE	INVERT EL.	PROPOSED GRADE (MIN-MAX)
1	445.00	4 BED	TH 1B / 6 / 24"	443.00	439.75	445.50	448.00	446.58	447.58 - 448.08
2	446.00	4 BED	TH 2B / 6 / 48"	442.00	437.67	445.50	446.00	446.58	447.58 - 448.08
3	446.00	4 BED	TH 3B / 6 / 60"	443.00	450.00	455.50	456.00	456.58	457.58 - 458.08
4	446.00	4 BED	TH 4C / 6M / 60"	461.00	457.17	463.50	464.00	464.58	465.58 - 466.08
5	445.00	4 BED	TH 5D / 6 / 48"	461.00	466.67	463.50	464.00	464.58	465.58 - 466.08
6	447.00	4 BED	TH 6B / 6 / 60"	452.00	448.83	454.50	455.00	455.58	456.58 - 457.08
7	445.00	4 BED	TH 7D / 6 / 48"	441.00	438.33	443.50	444.00	444.58	445.58 - 446.08
8	448.00	4 BED	TH 8A / 6 / 48"	444.00	440.00	446.50	447.00	447.58	448.58 - 449.08
9	448.00	4 BED	TH 9A / 6 / 48"	444.00	441.17	446.50	447.00	447.58	448.58 - 449.08
10	446.00	5 BED	TH 10B / 6 / 60"	441.00	437.50	443.50	444.00	444.58	445.58 - 446.08
11	444.00	4 BED	TH 10B / 6 / 60"	439.00	435.50	441.50	442.00	442.58	443.58 - 444.08
12	426.00	4 BED	TH 12B / 6 / 54"	421.50	419.67	424.48	424.98	425.50	426.50 - 427.00
13	424.00	4 BED	TH 13B / 6 / 60"	419.00	420.00	424.50	425.00	425.58	426.58 - 427.08
14	424.00	4 BED	TH 14B / 6 / 60"	419.00	419.83	424.33	424.83	425.41	426.41 - 426.91
15	422.00	4 BED	TH 15B / 6 / 60"	417.00	414.00	420.00	420.50	421.08	422.08 - 422.58
16	430.00	4 BED	TH 16C / 6 / 48"	426.00	425.67	431.17	431.67	432.25	433.25 - 433.75
17	440.00	4 BED	TH 8A / 6 / 72"	434.00	432.00	436.50	437.00	437.58	438.58 - 439.08
18	447.00	4 BED	TH 4B / 6 / 48"	441.00	439.00	445.50	446.00	446.58	447.58 - 448.08
19	451.00	4 BED	TH 4B / 6 / 48"	447.50	447.00	451.50	452.00	452.58	453.58 - 454.08
20	454.00	4 BED	TH 3A / 6 / 72"	448.00	446.00	450.50	451.00	451.58	452.58 - 453.08



PROPOSED GRADING PLAN
FOR
DEER RUN ESTATES
SITE LOCATED AT
A.P. 45, LOT 61
CLARK ROAD - POLE #25
SMITHFIELD, RHODE ISLAND

NO.	REVISION	DATE	BY
1	PER REVISION COMMENTS	10/17/2018	PJP

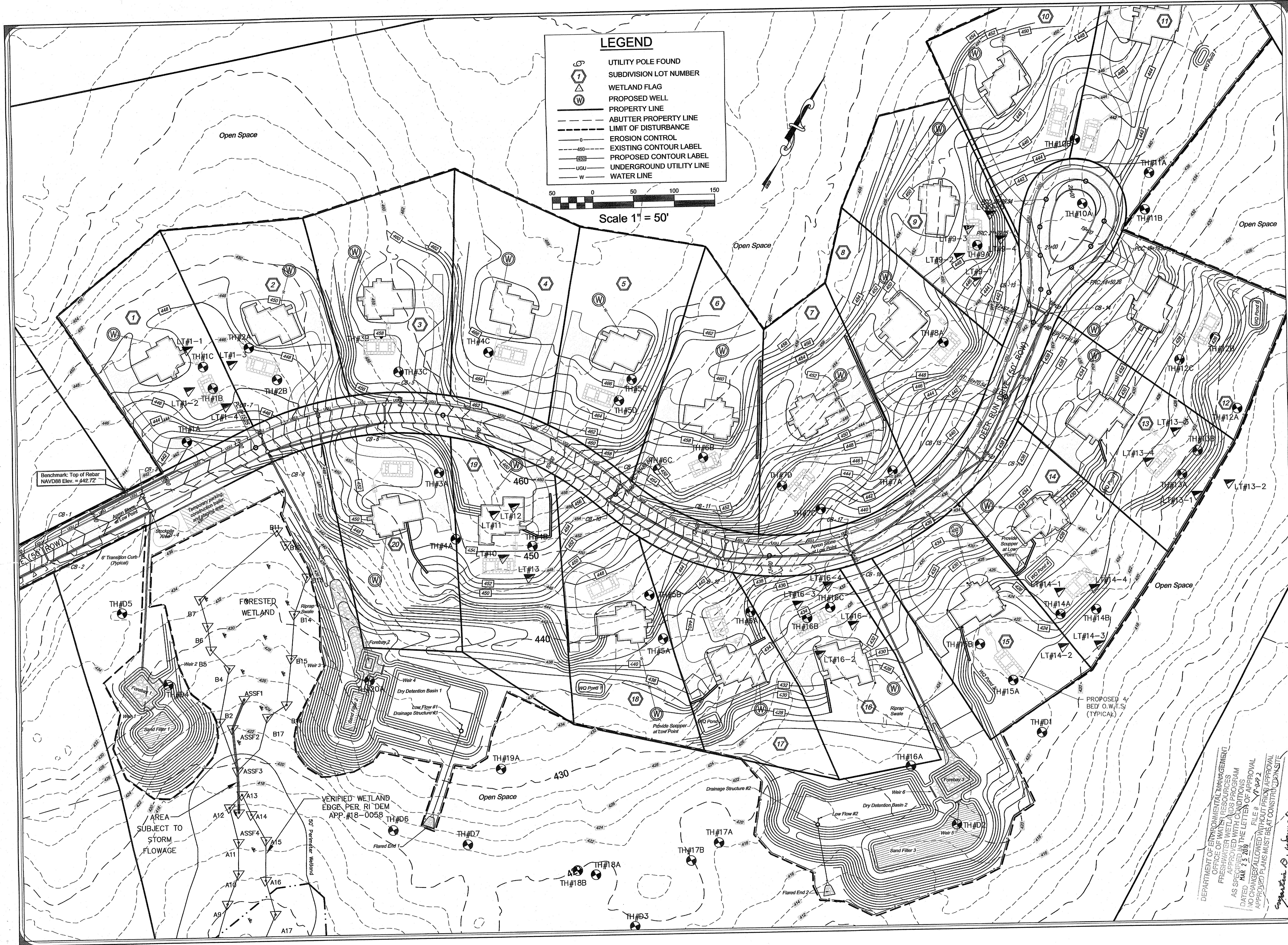
Checked By: D/C
Date: 10/17/2018

DANIEL R. COITTA
NO. 6147
PROFESSIONAL ENGINEER
2/1/17

Environmental Management
FEB 7 2019
Office of Water Resources

AMERICAN ENGINEERING, INC.
Daniel R. Coitita - Professional Engineer / Professional Land Surveyor
400 South County Trail - Suite A 201
Exeter, Rhode Island 02822
Phone (401) 294-4090 / Fax (401) 294-3625

Sheet
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of 9 sheets
Drawing No.
118124



PROPOSED DRAINAGE PLAN
FOR
DEER RUN ESTATES
SITE LOCATED AT
A.P. 45, LOT 61
CLARK ROAD - POLE #25
SMITHFIELD, RHODE ISLAND

Drawn By: PJF Checked By: D/C
Scale: 1" = 50' Date: 10/17/2018

NO.	REVISION	DATE	BY
1.	PER RIDEM COMMENTS		

DANIEL R. COTTA
NO. 5147
REGISTERED PROFESSIONAL ENGINEER

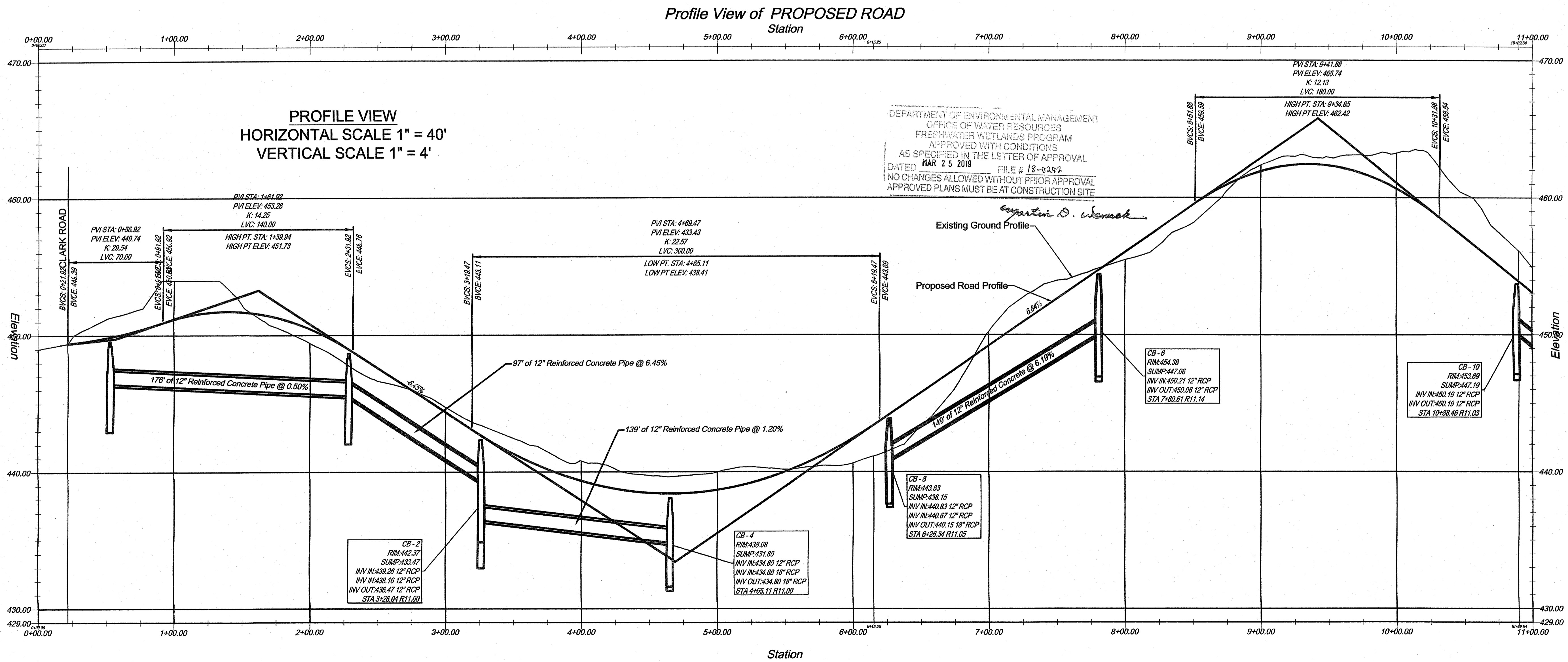
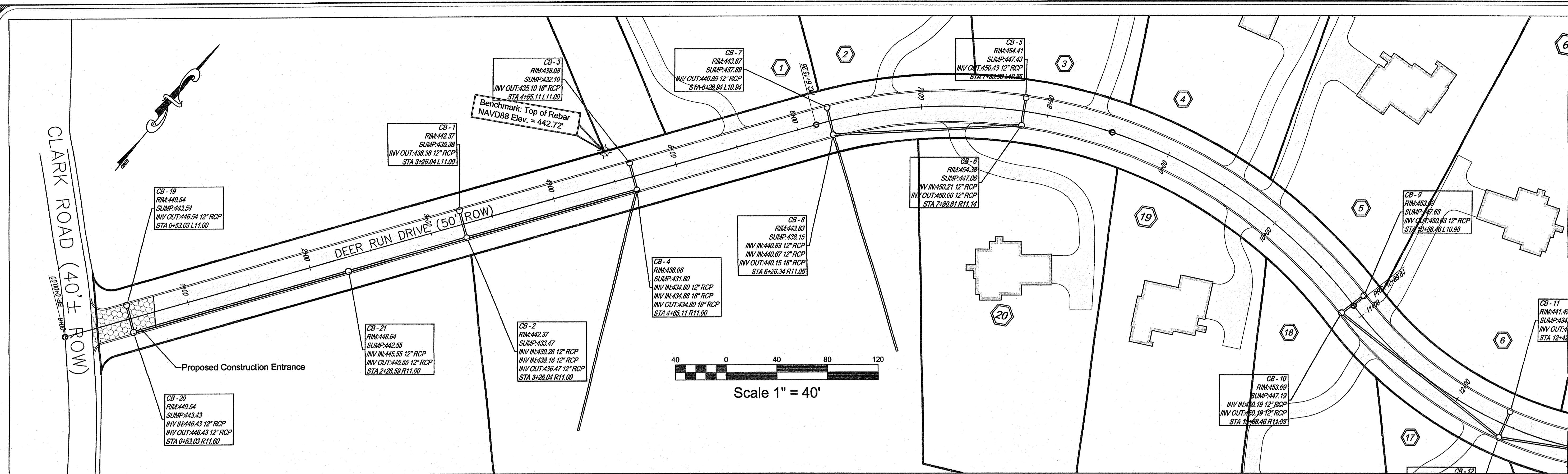
FEB 7 2019
Office of Water Resources

AMERICAN ENGINEERING, INC.
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of 9 sheets
Job No. 118124

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
AS SPECIFIED WITH CONDITIONS
DATED: MAR 25 2019 FILE # 2019-002
NO CHANGES ALLOWED WITHOUT PREVIOUS APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE

Signature: D. Cotter



ROAD ALIGNMENT AND DETAILS PLAN
FOR
DEER RUN ESTATES
SITE LOCATED AT
A.P. 45, LOT 61
CLARK ROAD - POLE #25
SMITHFIELD, RHODE ISLAND

Checked By: D/C
Date: 10/17/2018

Drawn By: P/JF
Scale: 1" = 40'

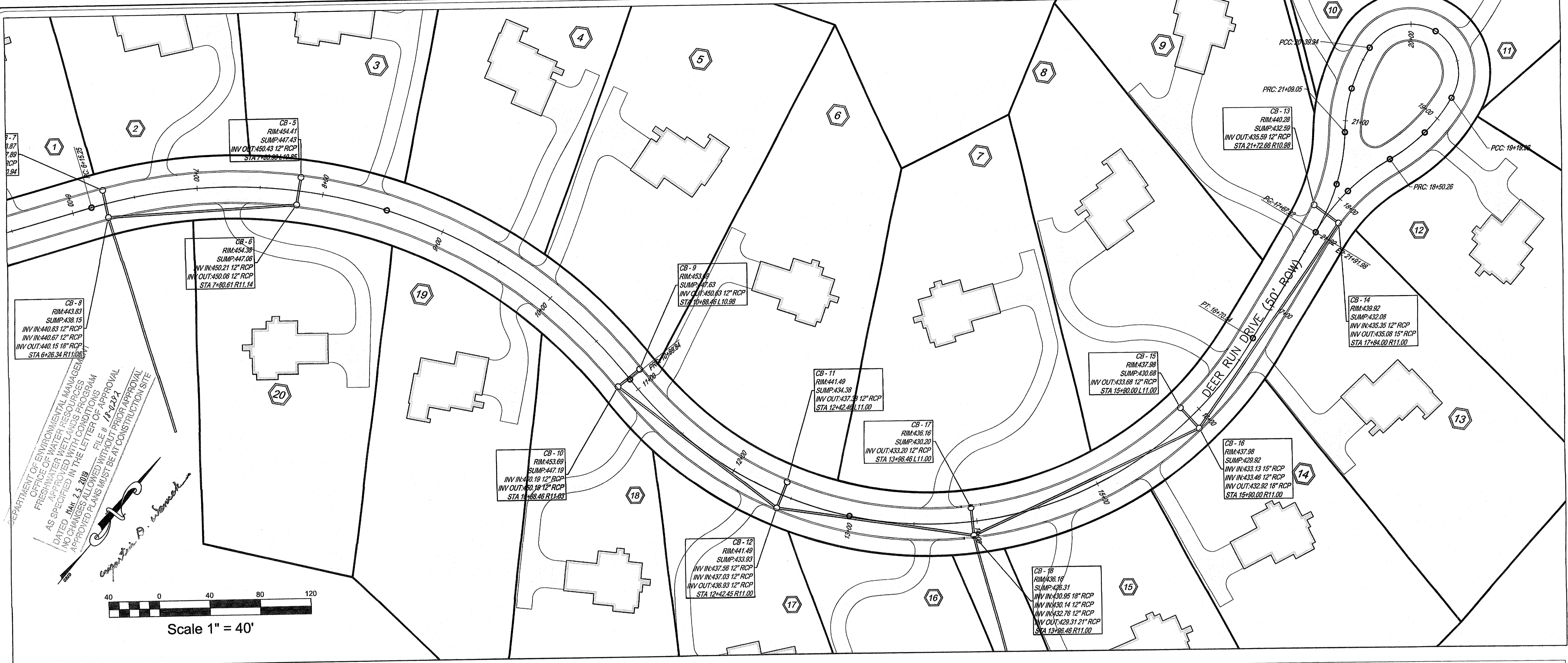
NO.	REVISION	DATE	BY
1.	REVISED COMMENTS	10/17/18	P/JF

DANIEL R. COTTA
REGISTERED PROFESSIONAL ENGINEER
NO. 5147

Environmental Assessment
FEB 7 2019
Office of Water Resources

AMERICAN ENGINEERING, INC.
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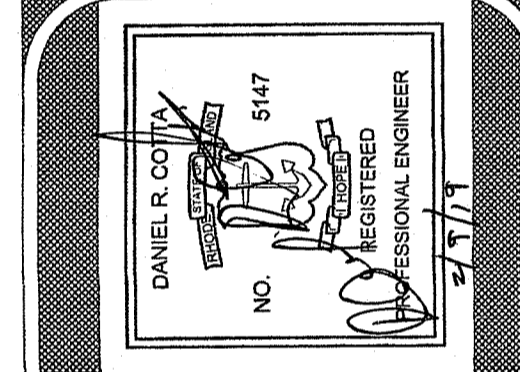
PROPOSED ROAD PROFILE VIEW
FOR
DEER RUN ESTATES
SITE LOCATED AT
A.P. 45, LOT 61
CLARK ROAD - POLE #25
SMITHFIELD, RHODE ISLAND



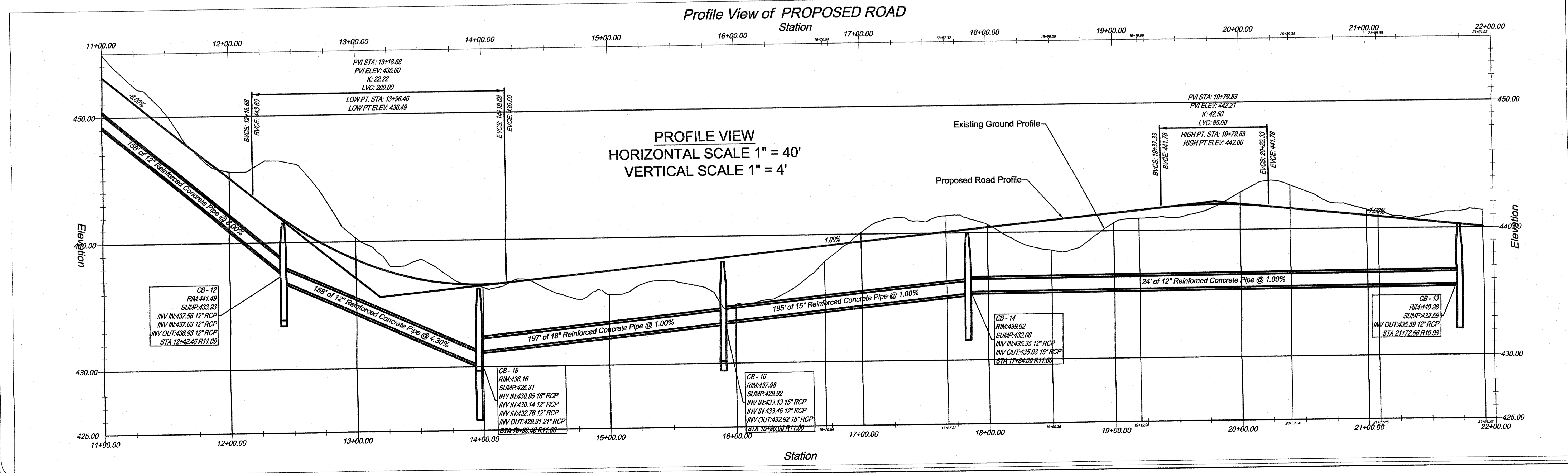
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Date: 10/17/2018

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Scale: 1" = 40'

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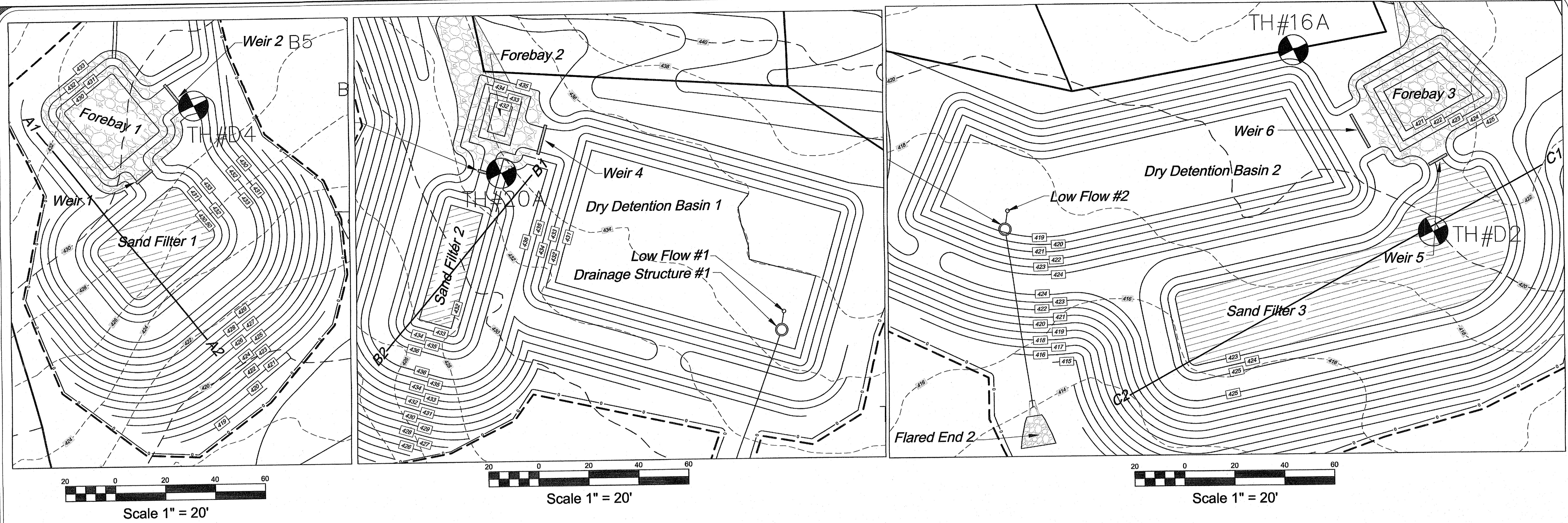


FEB 7 2019
Office of Water Resources



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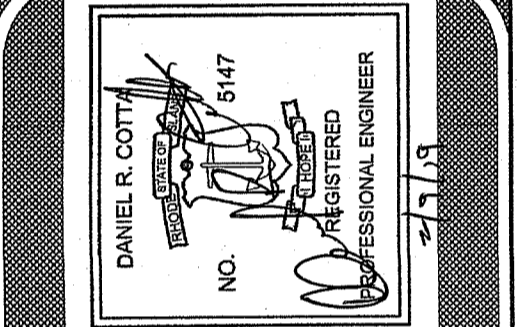
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Job No. 118124



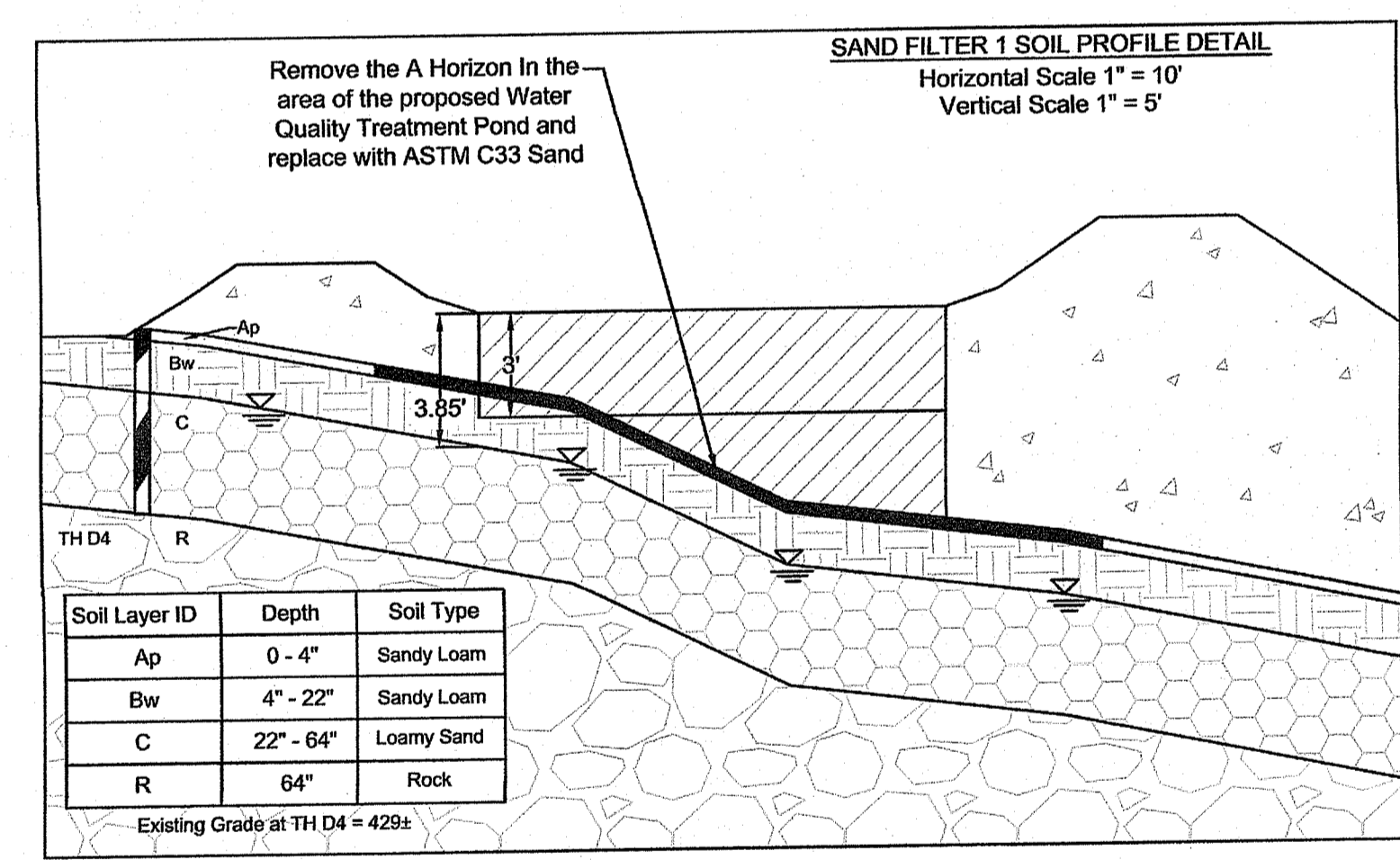
DRAINAGE DETAILS
FOR
DEER RUN ESTATES
SITE LOCATED AT
A.P. 45, LOT 61
CLARK ROAD - POLE #25
SMITHFIELD, RHODE ISLAND

Drawn By: P.J.F. Checked By: DrC
Scale: AS SHOWN Date: 10/17/2018

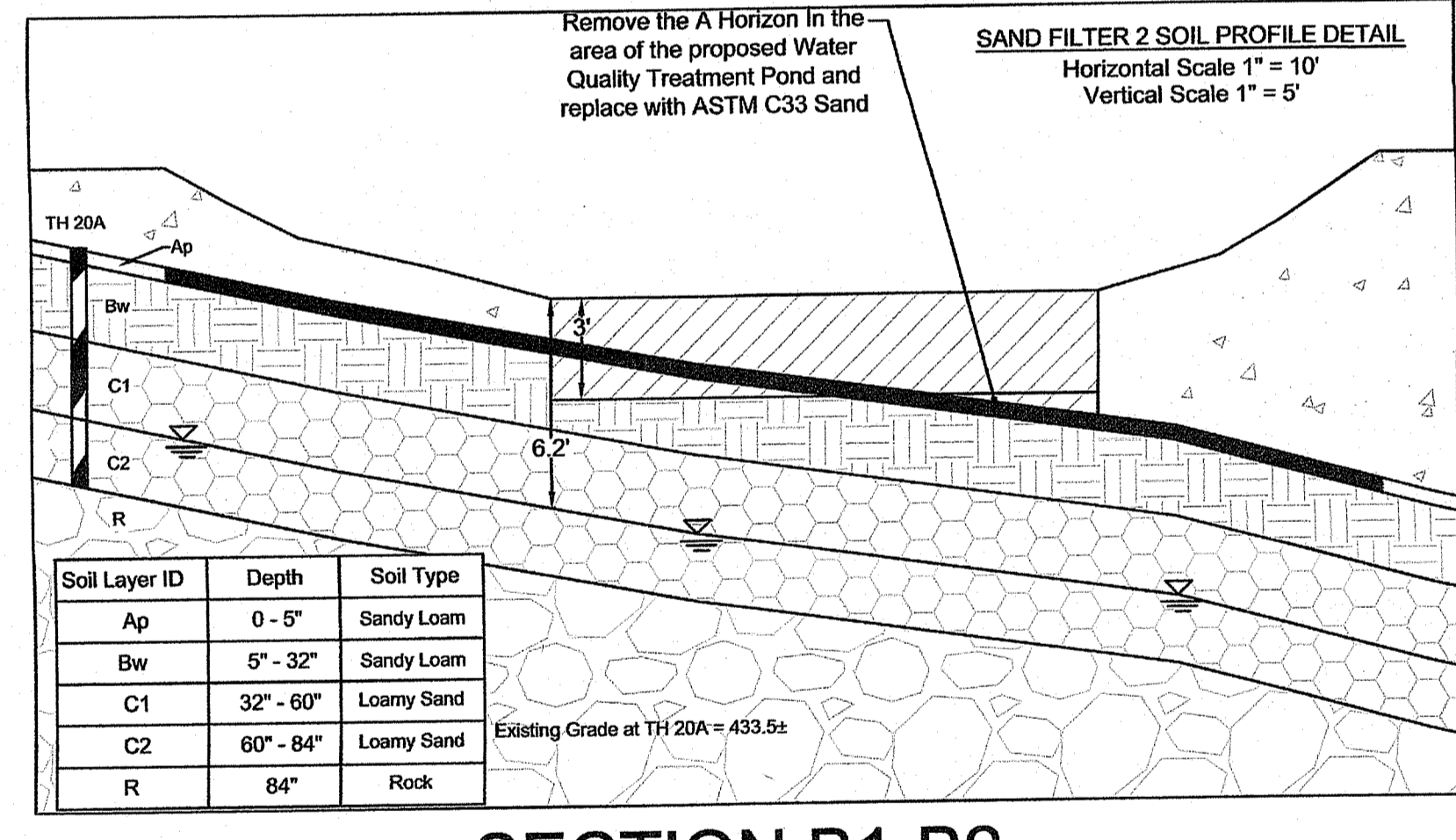
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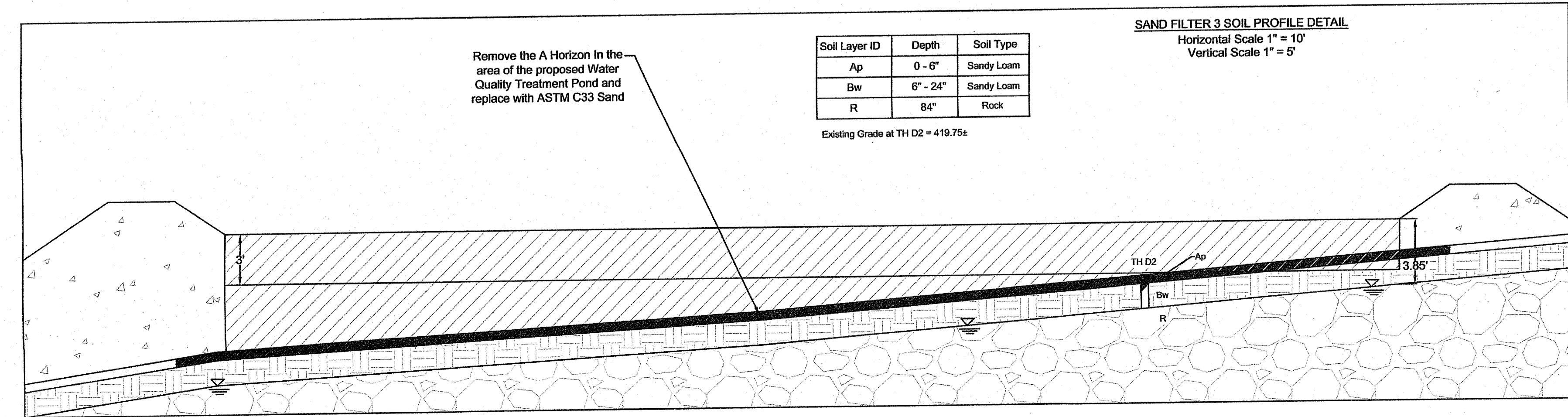
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Office of Water Resources



SECTION A1-A2



SECTION B1-B2



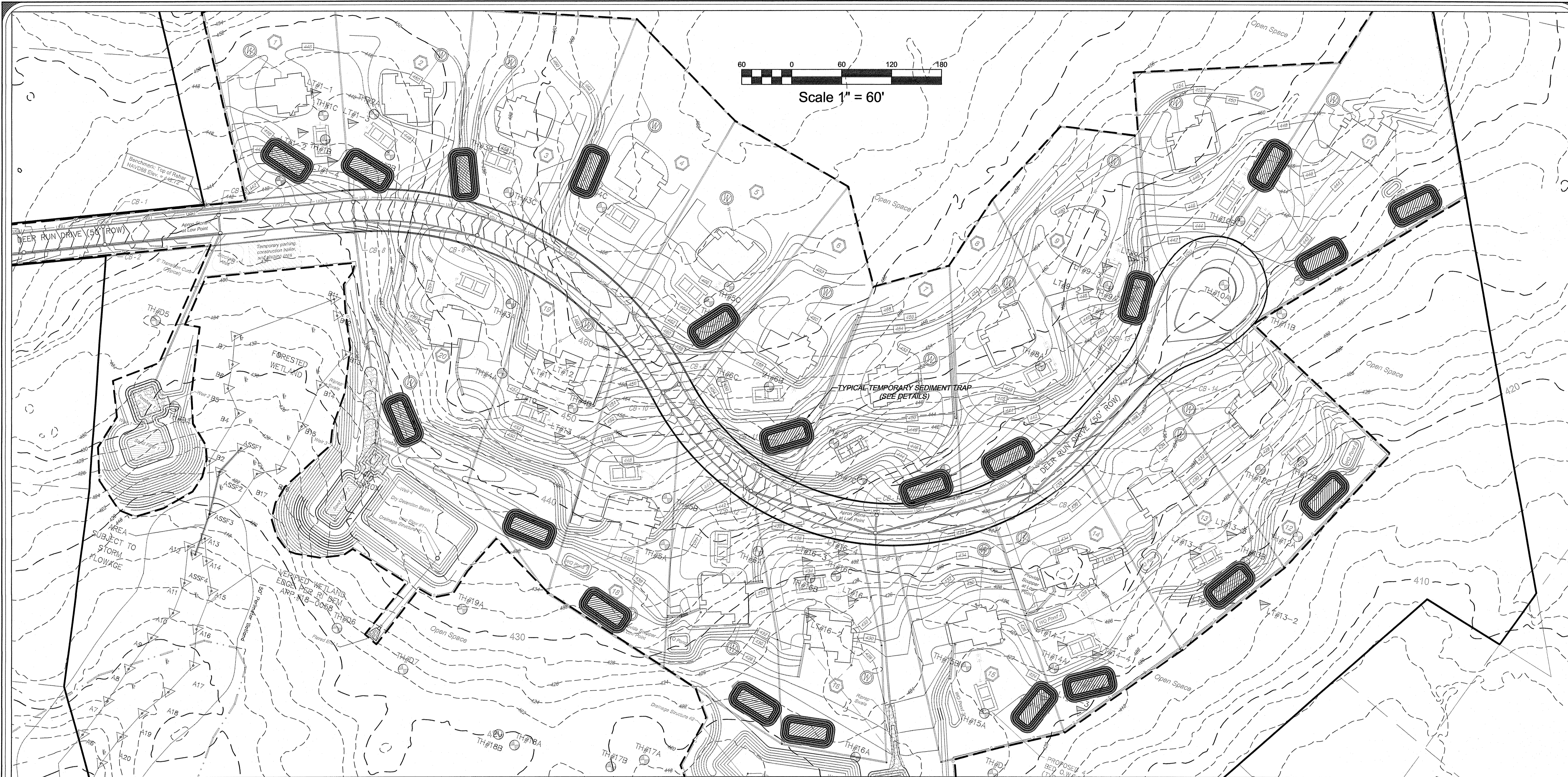
SECTION C1-C2

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED **MAR 25 2019** FILE # 18-0292
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE

Daniel R. Cotta

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Professional Engineer / Professional Land Surveyor
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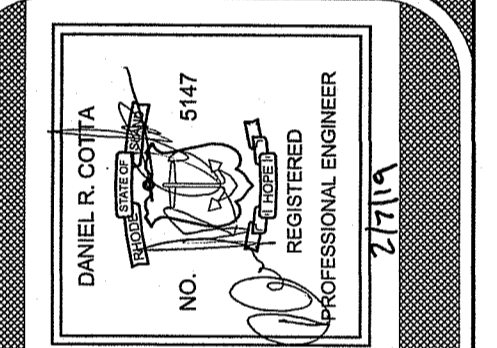
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of 9 sheets
Job No. 118124



TEMPORARY SEDIMENT TRAP PLAN
FOR
DEER RUN ESTATES
SITE LOCATED AT
A.P. 45, LOT 61
CLARK ROAD - POLE #25
SMITHFIELD, RHODE ISLAND

Drawn By: P.J.F. Checked By: D.C.
Scale: 1" = 60' Date: 10/17/2018

NO.	REVISION	PER AGEN COMMENTS	DATE
1.			



Environmental Management
FEB 11 2019
Office of Water Resources

AMERICAN ENGINEERING, INC.
DANIEL R. COTTA, Professional Engineer / Professional Land Surveyor
400 South County Trail - Suite A 201
Exeter, Rhode Island 02822
Phone (401) 294-4090 / Fax (401) 294-3625

Sheet
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of 9 sheets
Job No. 118124

- TEMPORARY SEDIMENT TRAP NOTES:**
1. THE TEMPORARY SEDIMENT TRAPS SHOWN ARE BASED ON CONSTRUCTION ON A LOT BY LOT BASIS.
 2. THE TEMPORARY SEDIMENT TRAPS HAVE BEEN SIZED FOR AN AREA OF DISTURBANCE OF ONE ACRE OR LESS. ANY SEDIMENT TRAP INSTALLED THAT WILL RECEIVE RUNOFF FROM A DISTURBED AREA GREATER THAN ONE ACRE WILL NEED TO BE DESIGNED BY A CERTIFIED CIVIL ENGINEER.
 3. NO TEMPORARY SEDIMENT TRAPS SHALL BE USED FOR A PERIOD LONGER THAN SIX MONTHS.
 4. LOCATION AND SHAPE OF THE PROPOSED TEMPORARY SEDIMENT TRAPS CAN BE MODIFIED PER THE NEEDS OF THE DEVELOPER AS LONG AS THE REQUIRED WET AND DRY VOLUMES ARE PROVIDED (AS SHOWN IN THE SEDIMENT TRAP SIZING CALCULATION) AND THE OUTLET IS INSTALLED PER THE TEMPORARY SEDIMENT TRAP OUTLET DETAIL.
 5. REFERENCE THE "RHODE ISLAND SOIL EROSION AND SEDIMENT CONTROL HANDBOOK (REVISED AUGUST 2014, 2016 UPDATES)" AS A GUIDE.
 6. THE WEIR SIZING SHOWN IN THE TEMPORARY SEDIMENT TRAP OUTLET DETAIL HAS BEEN DESIGNED TO PASS THE 10 YEAR 24 HOUR TYPE III STORM FOR 1 ACRE OF DISTURBED AREA.
 7. RUNOFF FROM DISTURBED AREAS SHOULD BE DIRECTED TO TEMPORARY SEDIMENT TRAPS USING TEMPORARY SWALES.
 8. REFER TO THE ATTACHED SOIL EROSION AND SEDIMENT CONTROL PLAN SECTION 2.12 FOR ADDITIONAL GUIDANCE.

SEDIMENT TRAP SIZING CALCULATION:
Sediment traps have been sized for 1 acre of disturbance.
Volume Required = 1 Acre X 1" X 43,560 sf/acre X 1/12 in/ft = 3,630 cf
Wet Volume required = 3,630cf/2 = 1,815 cf
Dry Volume required = 3,630cf/2 = 1,815 cf

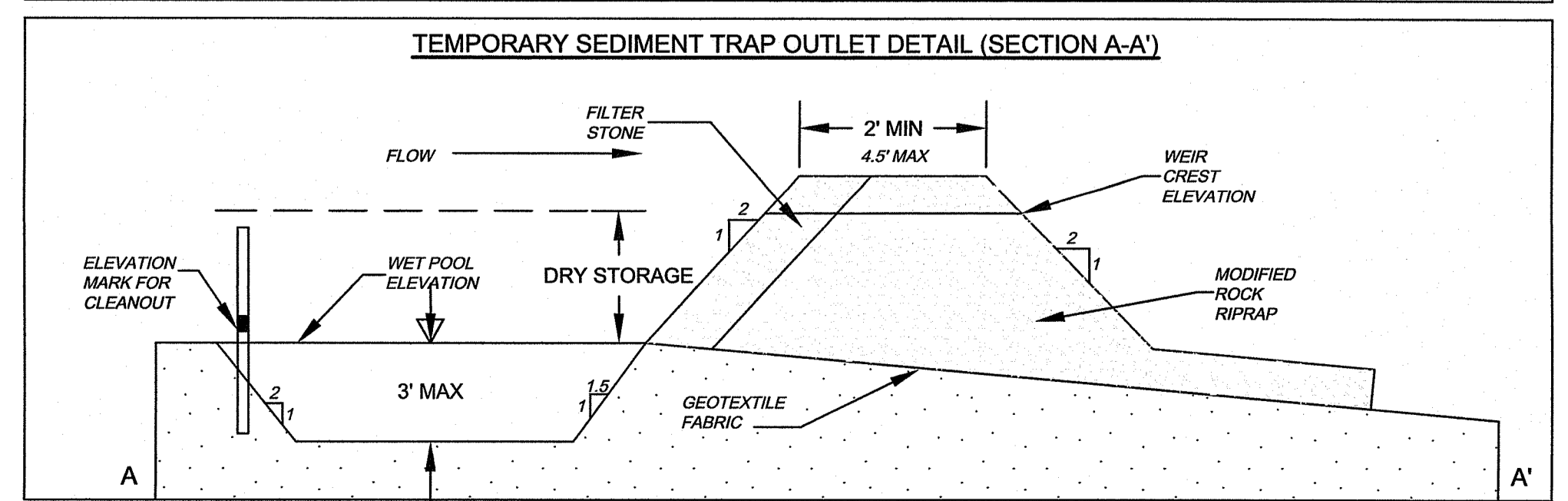
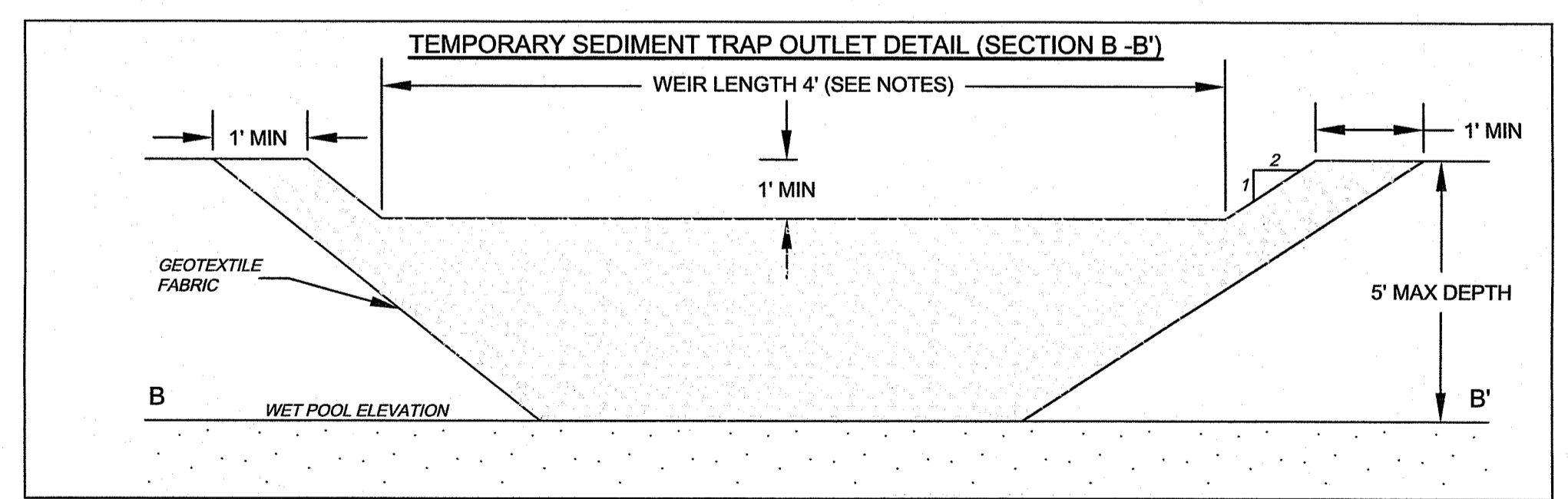
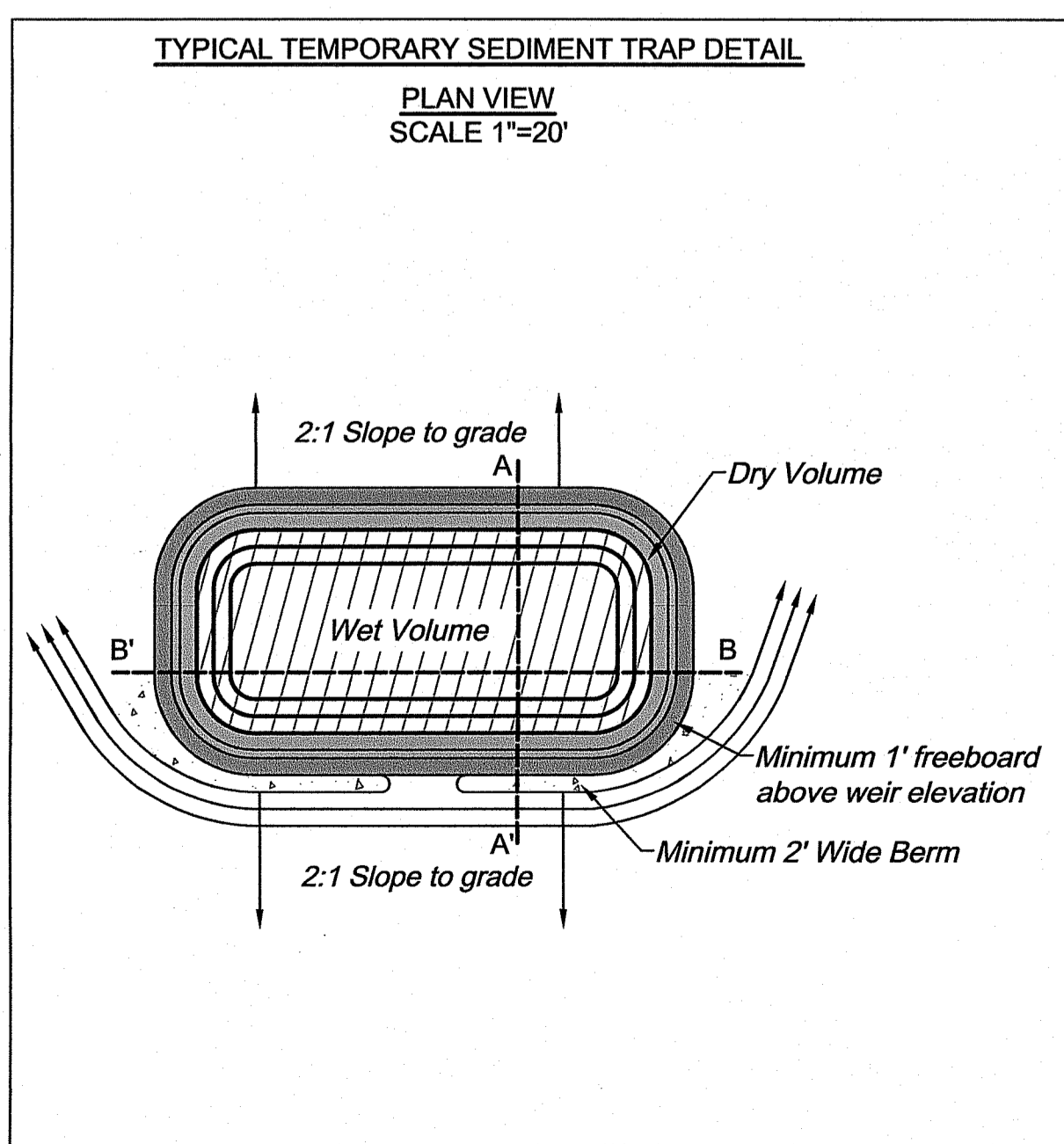
Area of Base of Wet Volume = 728 sf
Area of Top of Wet Volume = 1,254 sf
Wet Volume Provided = (1,254+728)/2 X 2' (Depth) = 1,982 cf

Area of Base of Dry Volume = 1,254 sf
Area of Top of Dry Volume = 1,714 sf
Dry Volume Provided = (1,714 + 1,254)/2 X 1.5' (Depth) = 2,226 cf

Area of Top of Pond (1' above weir elevation) = 2,052 sf
Total Volume Provided = 2,226cf + 1,982cf = 4,208cf

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
DATED MAR 25 2019 FILE # 18-0247
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE

Signature: D. Cotta



MAINTENANCE AND RESPONSIBILITY

- THE CONSTRUCTION SUPERINTENDENT SHALL HAVE THE SOLE RESPONSIBILITY FOR ENSURING THAT ALL CONSTRUCTION WORKERS AND SUB-CONTRACTORS ARE AWARE OF THE PROVISIONS OF THE PLAN AND THE ENGINEER'S REPORT.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL ASPECTS OF THE DESIGN PRIOR TO FINAL APPROVAL BY THE TOWN. DURING THAT TIME, ALL EROSION CONTROL MEASURES SHOULD BE CHECKED ON A WEEKLY BASIS AND SEDIMENTATION CONTROL MEASURES SHOULD BE CHECKED ON A WEEKLY BASIS AS WELL AS AFTER EACH SIGNIFICANT RAINFALL. ALL SUCH MEASURES SHOULD BE CLEANED OR REPLACED AS NECESSARY.
- REPLANTING, REGRADING OR OTHER REPAIRS NEEDED AS A RESULT OF EROSION AND SEDIMENTATION SHOULD BE DONE PROMPTLY.
- ALL VEGETATION NOT SURVIVING AT LEAST ONE FULL GROWING SEASON SHALL BE REPLACED AT THE OWNERS EXPENSE.
- UPON PROJECT COMPLETION, THE SITE OWNER SHALL ADHERE TO THE FOLLOWING MAINTENANCE RECOMMENDATIONS:

- A. MOWING:**
- THE MOWING OF GRASS IN AND AROUND THE BASIN SHOULD BE DONE AT LEAST ONCE PER GROWING SEASON, PREFERABLY AFTER AUGUST 15 TO PROTECT GROUND NESTING BIRDS AND OTHER ANIMALS. MORE FREQUENT MOWINGS WILL BE REQUIRED FOR BASINS MAINTAINED AS RECREATIONAL OR OPEN SPACE FACILITIES. TRASH AND LITTER MUST BE REMOVED DURING MOWING OPERATIONS.

- B. INSPECTIONS:**
- THE STRUCTURAL INTEGRITY OF THE BASIN, ESPECIALLY ANY IMPOUNDING STRUCTURES, SHOULD BE INSPECTED ON AN ANNUAL BASIS. IN ADDITION, THE INLETS FOR THE BASIN SHOULD ALSO BE INSPECTED ANNUALLY. ANY DEFICIENCIES MUST BE CORRECTED IMMEDIATELY AFTER OBSERVATION. THE BASIN AND ALL STRUCTURES SHOULD BE INSPECTED MORE OFTEN DURING THE FIRST YEAR OF OPERATION, ESPECIALLY AFTER LARGE STORMS, TO ENSURE PROPER STABILIZATION AND FUNCTION.
 - EMPAKMENT SUBSIDENCE
 - EROSION
 - CRACKING
 - TREE GROWTH
 - OUTLET & SPILLWAY CONDITION
 - SEDIMENT ACCUMULATION
 - SLOPE STABILITY

- ANY DEFICIENCY NOTED DURING THE INSPECTION WILL BE IMMEDIATELY REPAIRED OR REPLACED. IF ENCOUNTERED, TRASH, DEBRIS, ETC. SHOULD BE REMOVED FROM THE DRAINAGE SYSTEM AT LEAST TWICE A YEAR.
- RESEEDING OF ANY ERODED OR BARE SPOTS IN OR AROUND THE BASIN MUST BE DONE IMMEDIATELY FOLLOWING EXAMINATION TO PREVENT SUBSEQUENT SOIL EROSION. MAINTAINING A FULLY VEGETATED BASIN WITH HEALTHY GRASS IS PARAMOUNT TO A SUCCESSFULLY OPERATING FACILITY.

- C. SEDIMENT REMOVAL:**
- FOLLOWING CONSTRUCTION, THE POND AND BASIN ARE TO BE CLEANED OF ACCUMULATED SEDIMENT ONCE EVERY TEN YEARS. THE RESULTING POND CONDITION AFTER SEDIMENT REMOVAL MUST BE THE ORIGINAL DESIGN CONDITIONS.
 - ALL REMOVED SEDIMENT IS TO BE TESTED TO DETERMINE POLLUTANT CONTENT. THE SEDIMENT IS TO BE PROPERLY DISPOSED IN UPLAND AREAS BASED UPON THE TEST RESULTS AND LOCAL, STATE AND FEDERAL REGULATIONS.

- D. CATCH BASINS, MANHOLES AND DRAIN LINES:**
- AN INSPECTION MUST OCCUR ON AN ANNUAL BASIS BY A QUALIFIED PERSONNEL TO ENSURE PROPER OPERATION.
 - THE INSPECTION SHOULD, AS A MINIMUM, CONCENTRATE ON THE FOLLOWING:
 - DAMAGE TO GRATE/COVER
 - EVIDENCE OF STANDING WATER
 - DEBRIS REMOVAL
 - STRUCTURAL ALIGNMENT/INTEGRITY
 - ANY DEFICIENCY NOTED DURING THE INSPECTION WILL BE IMMEDIATELY REPAIRED OR REPLACED.

GENERAL NOTES

- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN ANY AND ALL PERMITS REQUIRED BY THE STATE OF RHODE ISLAND AND ANY MUNICIPALITY PRIOR TO COMMENCING ANY WORK.
- IT SHALL ALSO BE THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN THE INTEGRITY OF ALL EXISTING UTILITIES, STRUCTURES AND ADJUTING PROPERTIES. THE COST OF ANY REPAIR OR REPLACEMENT OF DAMAGED ITEMS SHALL BE BORNE BY THE CONTRACTOR.
- THE CONTRACTOR SHALL COORDINATE ALL WORK WITH THE MUNICIPAL ENGINEERING DEPARTMENT AND ALL UTILITY INSTALLATIONS AND INSPECTIONS WITH THE APPROPRIATE UTILITY CO. A 48 HOUR ADVANCE NOTICE IS REQUIRED BEFORE WORK COMMENCEMENT.
- ALL WORK WITHIN THE STATES ROW WILL CONFORM TO THE STANDARDS SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, 2013 AMENDED AUGUST 2013 AND STANDARD DETAILS, JUNE 15, 1998 AS AMENDED BY REVISION.
- THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR QUANTITY TAKE OFF IN COMPUTING ANY ESTIMATES.
- EMBANKMENT SLOPES AND ALL DISTURBED AREAS ARE TO RECEIVE 4" OF TOPSOIL AND SEED. SEE EROSION CONTROL PROGRAM FOR DETAILS.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL CONSTRUCTION INDICATED ON THESE PLANS. THAT INCLUDES ANY CONSTRUCTION TO BRING UTILITIES TO THE SITE, ANY REPAIRS, ANY TRENCHING REQUIRED.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING AND MAINTAINING ALL TEMPORARY SEDIMENTATION AND SOIL EROSION CONTROL MEASURES.
- THE LOCATION OF EXISTING UTILITIES AS SHOWN ARE APPROXIMATE AND SHOULD BE VERIFIED BY THE CONTRACTOR WITH THE APPROPRIATE UTILITY COMPANIES. CALL DIG-SAFE 1(800)225-4977.
- IN ALL EXCAVATION AND PLACEMENT OF FILL THE CONTRACTOR SHALL PERFORM THE WORK IN FULL COMPLIANCE WITH THE R.I. STANDARD SPECIFICATION SECTION 202.

GENERAL BASIN NOTES

- THE DETENTION BASIN SHALL BE MAINTAINED ACCORDING TO THE FOLLOWING SCHEDULE:
 - ALL TREES, SHRUBS AND STUMPS SHOULD BE REMOVED FROM THE SPILLWAY (BENEFICIAL) SIDE OF THE BASIN.
 - TREES OR SHRUBS SHOULD NOT BE PLANTED ON ANY IMPOUNDING EMBANKMENTS (I.E., DIKES OR BERMS) OR WITHIN THE BASIN. SUCH PLANTINGS ARE GENERALLY DISCOURAGED IN ORDER TO REDUCE THE CHANCE OF FAILURE DUE TO ROOT DECAY AND SUBSURFACE DISTURBANCE. GRASSES ARE CONSIDERED THE ONLY ACCEPTABLE VEGETATION FOR PLANTING AND STABILIZING IMPOUNDING EMBANKMENTS.
 - THE ENTIRE BASIN MUST BE STABILIZED WITH A DENSE LAYER OF GRASS IMMEDIATELY FOLLOWING BASIN CONSTRUCTION. THIS MAY REQUIRE THE ADDITION OF 4-6 INCHES OF A LOAMY SOIL SUBSTRATE TO PROMOTE GOOD VEGETATIVE GROWTH AND INFILTRATION. THE ADDITION OF LOAMY SOIL TO THE BASIN MUST BE FACTORED INTO THE OVERALL VOLUME REQUIREMENT. THE BASIN SHALL BE SEEDED WITH TURF-TYPE TALL FESCUES OR SIMILAR.
 - THE DETENTION BASINS SHALL ALSO BE UTILIZED AS TEMPORARY BASINS DURING CONSTRUCTION. THESE BASINS SHALL THEN BE ENTIRELY CLEANED OF SEDIMENT AND THE BOTTOM SCARIFIED PRIOR TO SEEDING AND VEGETATION STABILIZATION. FAILURE TO DO SO WILL ALLOW EXCESSIVE QUANTITIES OF SEDIMENTS TO REMAIN IN THE BASINS AND WILL NECESSITATE MORE FREQUENT CLEANING OF THE DRAINAGE SYSTEM.
 - THE MAXIMUM ALLOWABLE SLOPE LEADING TO THE BASIN FLOOR SHALL BE 3:1 (3 HORIZONTAL TO 1 VERTICAL) TO FACILITATE MOWING AND OTHER MAINTENANCE OPERATIONS.
 - CONCRETE FOR OUTLET WEIR SHALL BE CLASS 'A' 3000 PSI. ALL EXPOSED EDGES SHALL HAVE 3/4" CHAMFERS. REINFORCING STEEL SHALL BE GRADE 60.

DETENTION BASIN MAINTENANCE PLAN

- THE DETENTION BASIN SHALL BE MAINTAINED ACCORDING TO THE FOLLOWING SCHEDULE:
- THE GRASS ON THE DETENTION BASIN (DIKE & SLOPES) SHALL BE MOWED THREE (3) TIMES BETWEEN THE MONTHS OF MAY AND OCTOBER. MOWED HEIGHT OF VEGETATION SHALL NOT BE LESS THAN TWO INCHES.
 - THE INLET & OUTLET PIPES TO THE DETENTION BASIN SHALL BE KEPT CLEAN OF SILT AND DEBRIS. THE PIPES SHALL BE CLEANED AT THE THREE (3) MOWINGS AND ONCE DURING THE WINTER MONTHS.
 - ACCUMULATED SILT AND DEBRIS SHALL BE REMOVED FROM THE BASIN THREE (3) TIMES A YEAR, PREFERABLY AT THE TIME OF MOWING.
 - ACCUMULATED SILT, SAND AND DEBRIS SHALL BE REMOVED FROM CATCH BASIN SUMPS AS REQUIRED BUT AT A MINIMUM OF TWO (2) TIMES A YEAR IN THE FALL AND SPRING.
 - ALL SILT, SAND AND DEBRIS REMOVED FROM THE BASINS SHALL BE DISPOSED OF OFF-SITE. DISPOSAL LOCATION SHALL BE PRE-APPROVED BY RIDEM.
 - DETENTION BASINS SHALL BE MAINTAINED BY THE CONTRACTOR UNTIL FINAL APPROVAL OF CONSTRUCTION.

EROSION CONTROL & SOIL STABILIZATION PROGRAM

- DENUDED SLOPES SHALL NOT BE UNATTENDED OR EXPOSED FOR EXCESSIVE PERIODS OF TIME SUCH AS THE INACTIVE WINTER SEASON.
- ALL DISTURBED SLOPES EITHER NEWLY CREATED OR EXPOSED PRIOR TO OCTOBER 15, SHALL BE SEEDED OR PROTECTED BY THAT DATE FOR ANY WORK COMPLETED DURING EACH CONSTRUCTION PERIOD.
- THE TOPSOIL SHALL HAVE A SANDY LOAM TEXTURE RELATIVELY FREE OF SUBSOIL MATERIAL, STONES, ROOTS, LUMPS OF SOIL, TREE LIMBS, TRASH OR CONSTRUCTION DEBRIS, AND SHALL CONFORM WITH R.I. STANDARD SPECIFICATION M. 20.
- THE SEED MIX SHALL BE INOCULATED WITHIN 24 HOURS, BEFORE MIXING AND PLANTING, WITH APPROPRIATE INOCULUM FOR EACH VARIETY.
- THE DESIGN MIX SHALL BE COMPRISED OF THE FOLLOWING:

PERMANENT SEEDING MIXTURES:

A - MOWED AREA: ALL FLAT OR SLOPES LESS THAN 3:1

MIXTURE	% BY WT.	SEEDING DATES
RED FESCUE	75	APRIL 1 - JUNE 15
KENTUCKY BLUEGRASS	15	AUG. 15 - OCT. 15
PERENNIAL RYEGRASS	5	
PERENNIAL BENTGRASS	5	
TOTAL 100%ACRE		

PERMANENT SEEDING MIXTURES:

B - UNMOWED AREA OR INFREQUENTLY MOWED: FLAT OR SLOPES GREATER THAN 3:1

MIXTURE	% BY WT.	SEEDING DATES
RED FESCUE	75	APRIL 1 - JUNE 15
PERENNIAL RYEGRASS	15	AUG. 15 - OCT. 15
PERENNIAL BENTGRASS	5	
BIRDSFOOT TREFLOL	5	
TOTAL 100%ACRE		

- TEMPORARY TREATMENTS SHALL CONSIST OF A HAY, STRAW OR FIBER MULCH OR PROTECTIVE COVERS SUCH AS A MAT OR FIBER LINING (BURLAP, JUTE, FIBERGLASS NETTING, EXCLOSUR BLANKETS). THEY SHALL BE INCORPORATED INTO THE WORK AS WARRANTED OR AS ORDERED BY THE ENGINEER.
- HAY OR STRAW APPLICATIONS SHOULD BE IN THE AMOUNT OF 3000-4000 LBS/AC.
- ALL HAYBALES OR TEMPORARY PROTECTION SHALL REMAIN IN PLACE UNTIL AN ACCEPTABLE STAND OF GRASS OR APPROVED GRADING COVER IS ESTABLISHED. IF NEEDED, TEMPORARY SEEDINGS CAN BE USED TO HELP MINIMIZE EROSION. A TEMPORARY SEEDING GUIDE MUST BE INCLUDED AS A REFERENCE. THE FOLLOWING SPECIES ARE RECOMMENDED:

SPECIES	LBS/ACRE	LBS/1,000 SQ. FT.	SEEDING DATES
ANNUAL RYEGRASS	60	1.5	MAR. 15 - JUNE 15
PERENNIAL SUDAN GRASS	40	1.0	MAY 15 - AUGUST 15
MILLET	40	1.0	MAY 15 - AUGUST 15
WINTER RYE	120	3.0	AUGUST 15 - JUNE 15
OATS	120	3.0	MAR. 15 - JUNE 15
WEEDING LOVEGRASS	20	0.5	MAY 1 - JUNE 30

- THE CONTRACTOR MUST REPAIR AND OR RESEED ANY AREAS THAT DO NOT DEVELOP WITHIN THE PERIOD OF ONE YEAR AND HE SHALL DO SO AT NO ADDITIONAL EXPENSE.
- THE NORMAL ACCEPTABLE SEASONAL SEEDING DATES ARE APRIL 1ST THRU OCT. 15TH.
- ALL FILL SHALL BE THOROUGHLY COMPACTED UPON PLACEMENT IN STRICT CONFORMANCE WITH THE R.I.D.P.W. STANDARD SPECIFICATIONS SECTION 202.
- STABILIZATION OF ONE FORM OR ANOTHER AS DESCRIBED ABOVE SHALL BE ACHIEVED WITHIN 15 DAYS OF FINAL GRADING.
- STOCKPILES OF TOPSOILS SHALL NOT BE LOCATED NEAR WATERWAYS OR WETLANDS. THEY SHALL HAVE SLOPES NO GREATER THAN 30% AND STOCKPILES SHALL ALSO BE SEEDED AND STABILIZED.
- ON BOTH STEEP AND LONG SLOPES CONSIDERATION SHOULD BE GIVEN TO "CRIMPING" OR "TRACKING" TO TACK DOWN MULCH APPLICATIONS.
- REFERENCE THE SEDIMENTATION CONTROL PROGRAM AND ORDER OF PROCEDURE FOR PROPER COORDINATION.

SEDIMENTATION CONTROL PROGRAM

- ALL DISTURBED AREAS SUBJECT TO EROSION TENDENCIES WHETHER THEY ARE NEWLY FILLED OR EXCAVATED SHALL RECEIVE SUITABLE SLOPE PROTECTION.
- DURING CONSTRUCTION, THE CONTRACTOR AND/OR DEVELOPER SHALL BE RESPONSIBLE FOR MAINTAINING DRAINAGE AND RUNOFF FLOW DURING STORMS AND PERIODS OF RAINFALL.
- CARE SHALL BE TAKEN SO AS TO PREVENT ANY UNSUITABLE MATERIAL FROM ENTERING EITHER EXISTING OR PROPOSED DRAINAGE OR SEWER STRUCTURES.
- SEDIMENTATION CONTROL DEVICES SHALL BE INSPECTED PERIODICALLY AND AFTER PERIODS OF RAINFALL. SUCH DEVICES SHALL BE REPAIRED OR REPLACED AS NEEDED.
- CARE SHALL BE TAKEN 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 FLOW.
- ADDITIONAL HAYBALES, SILT FENCE OR SANDBAGS SHALL BE LOCATED AS CONDITIONS WARRANT OR AS DIRECTED BY THE ENGINEER.
- REFERENCE THE "RHODE ISLAND EROSION AND SEDIMENT CONTROL HANDBOOK" PREPARED BY THE U.S. DEPT. OF AGRICULTURE, SOIL CONSERVATION SERVICE, 1989, WITH ANY AMENDMENTS, AS A GUIDE.

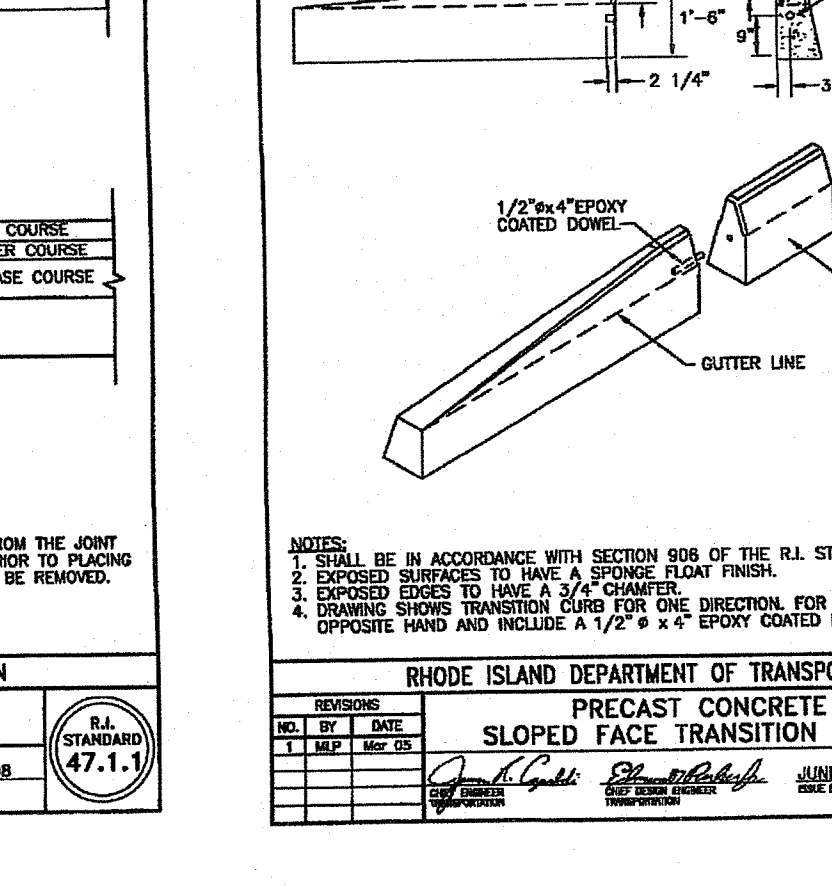
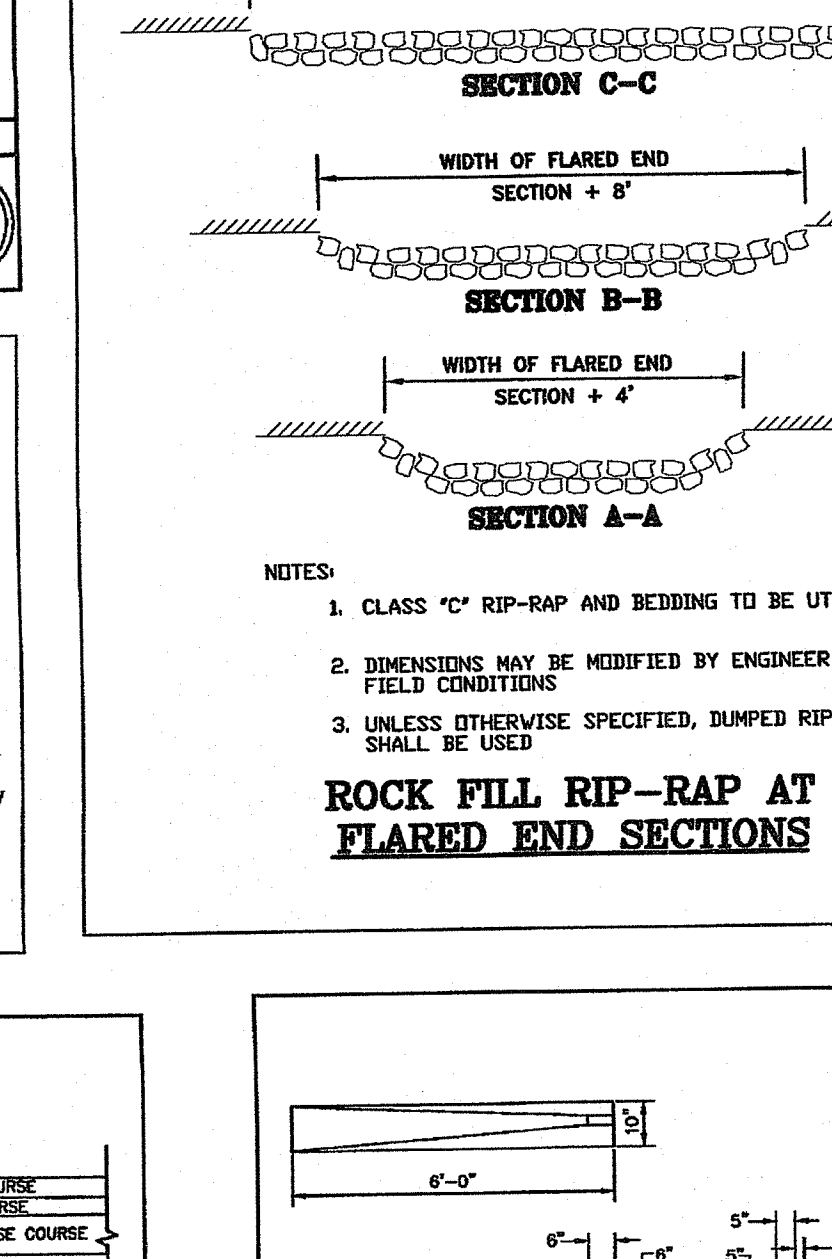
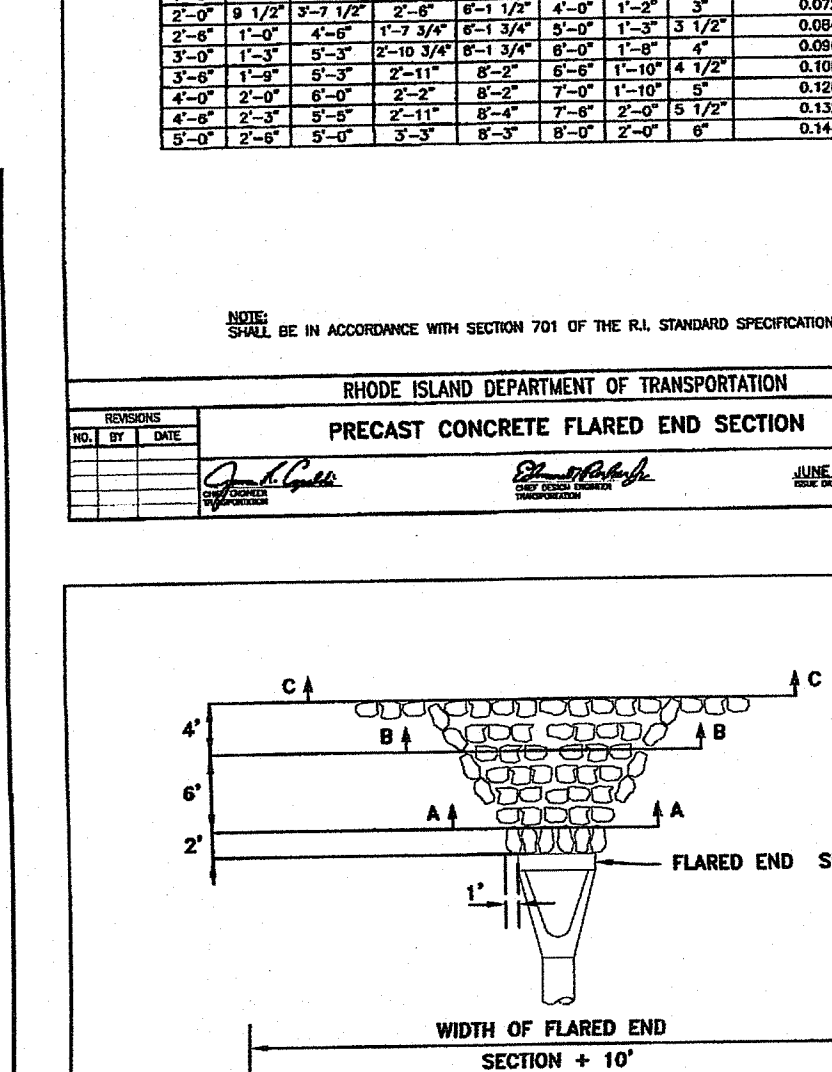
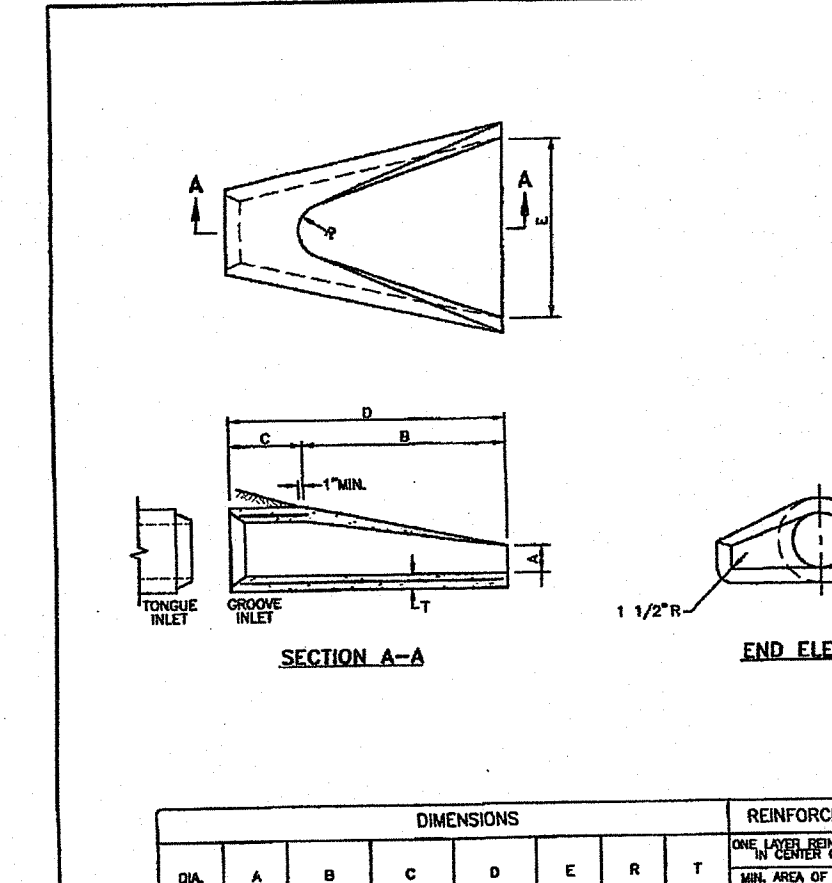
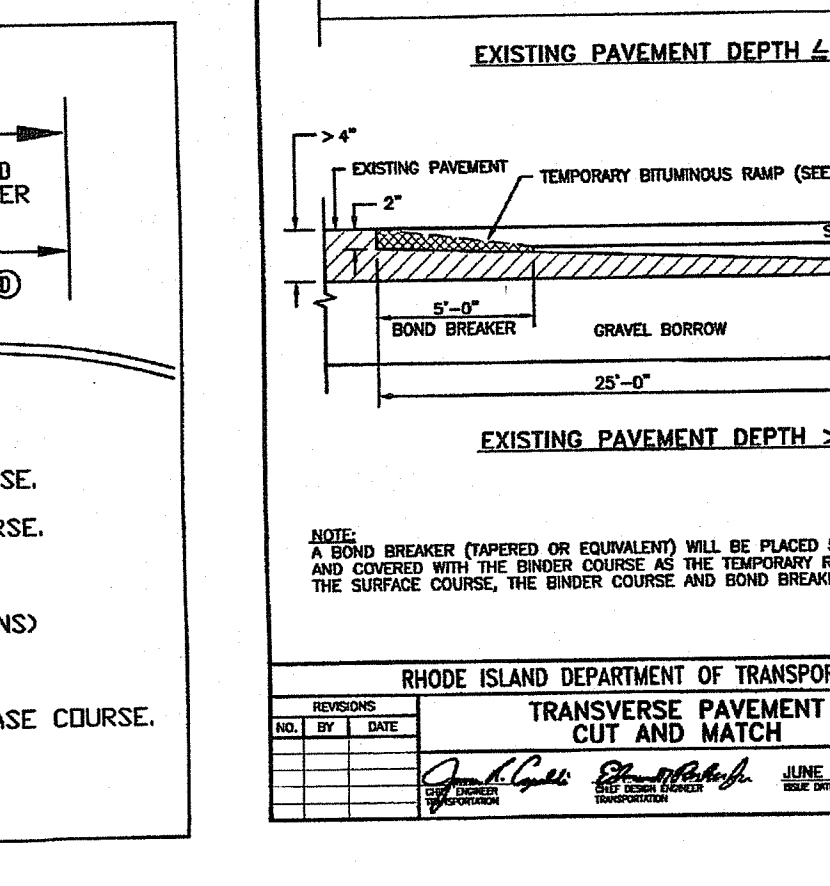
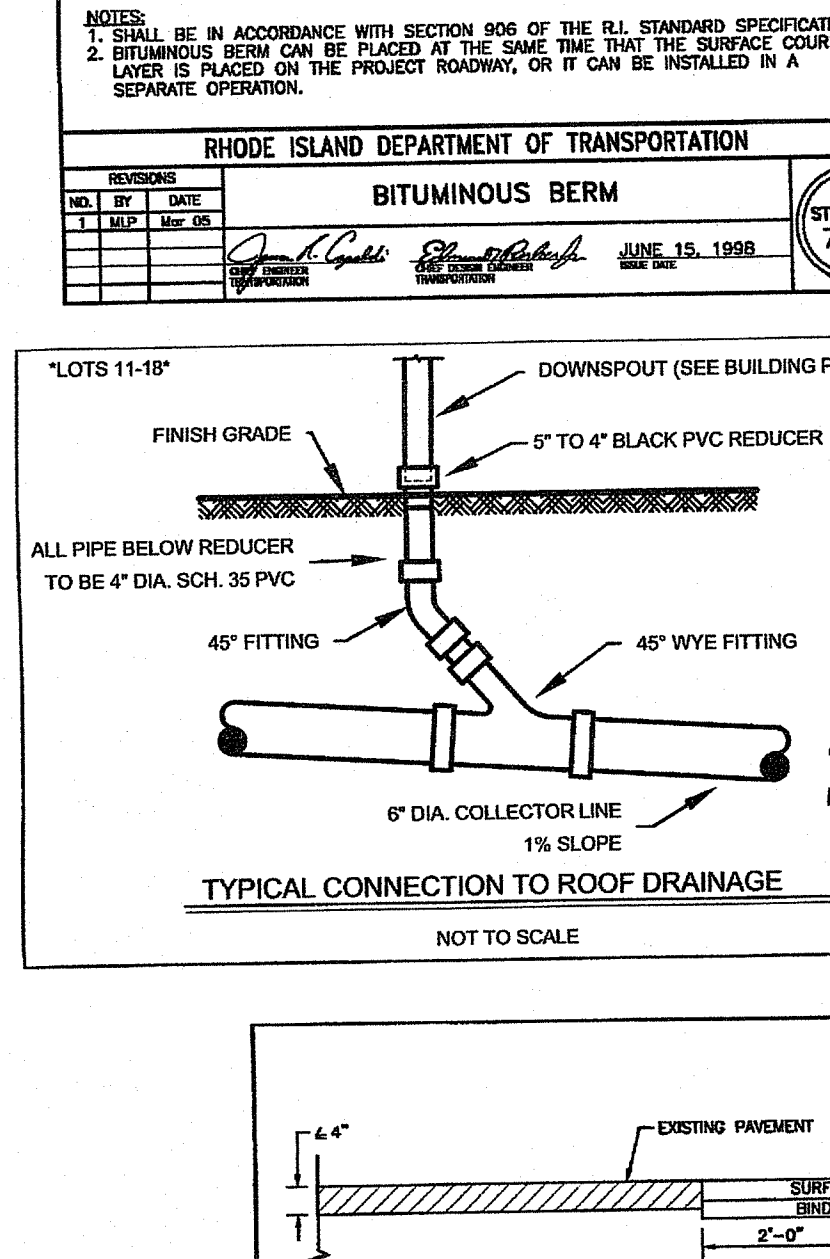
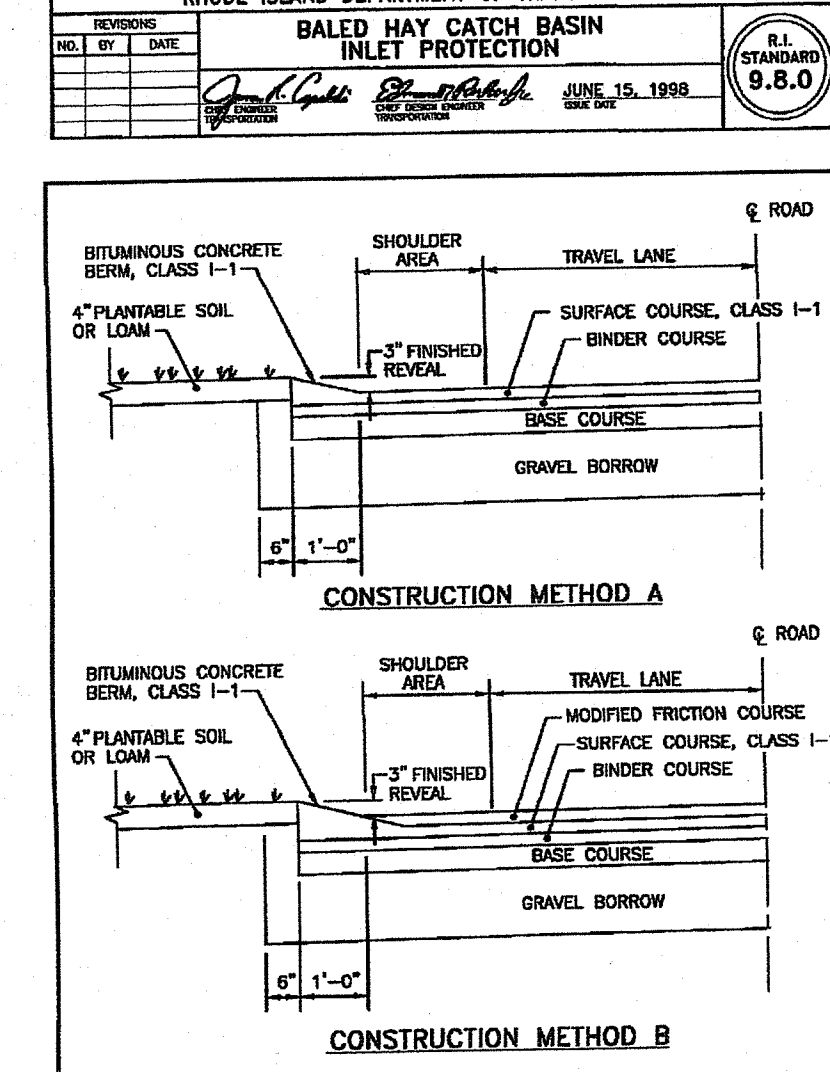
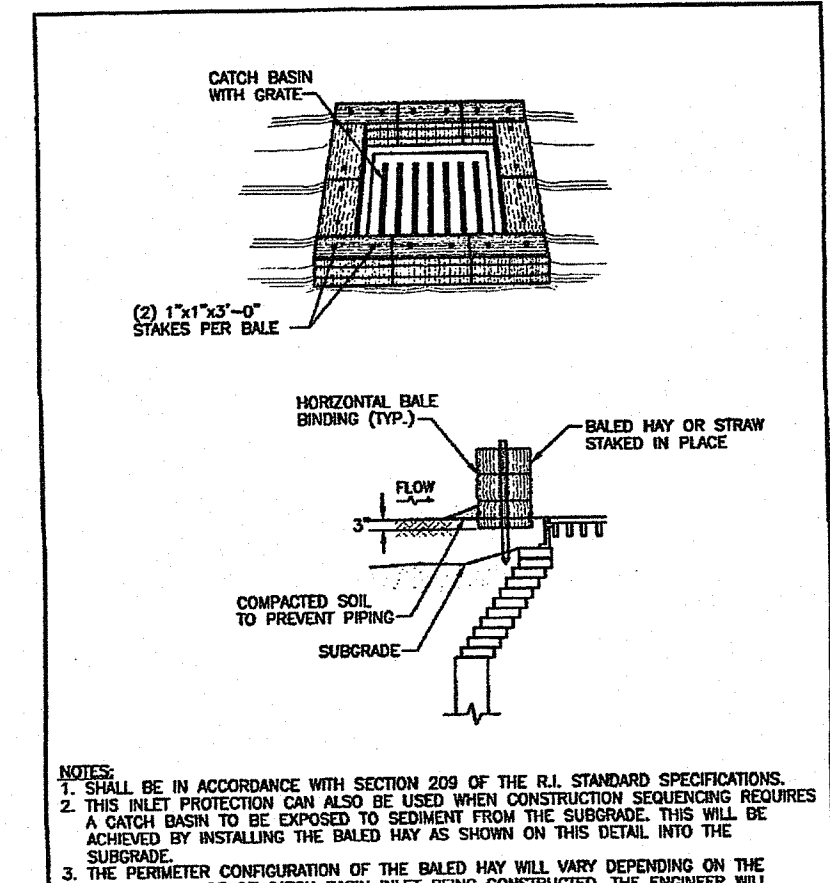
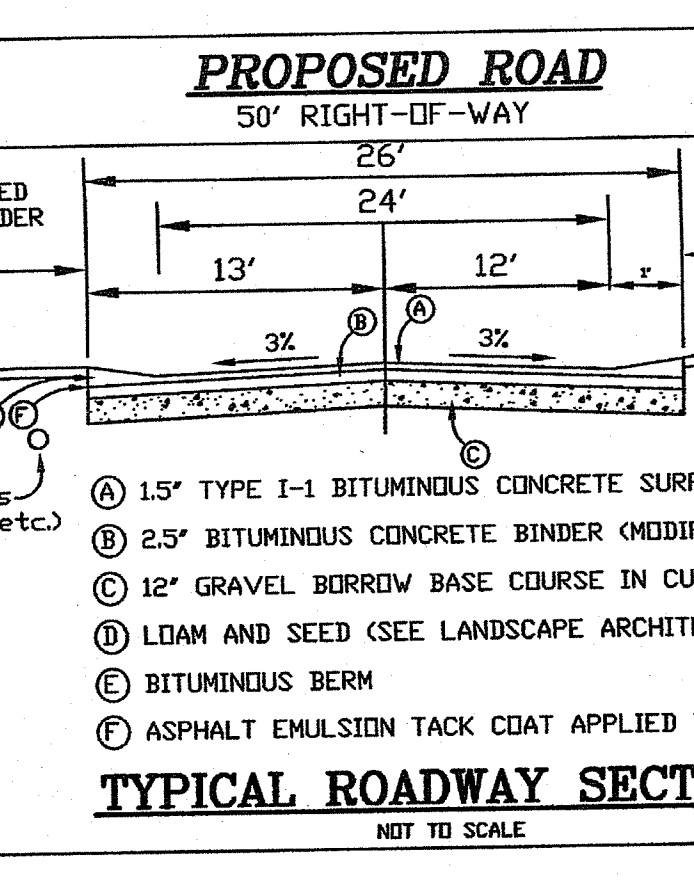
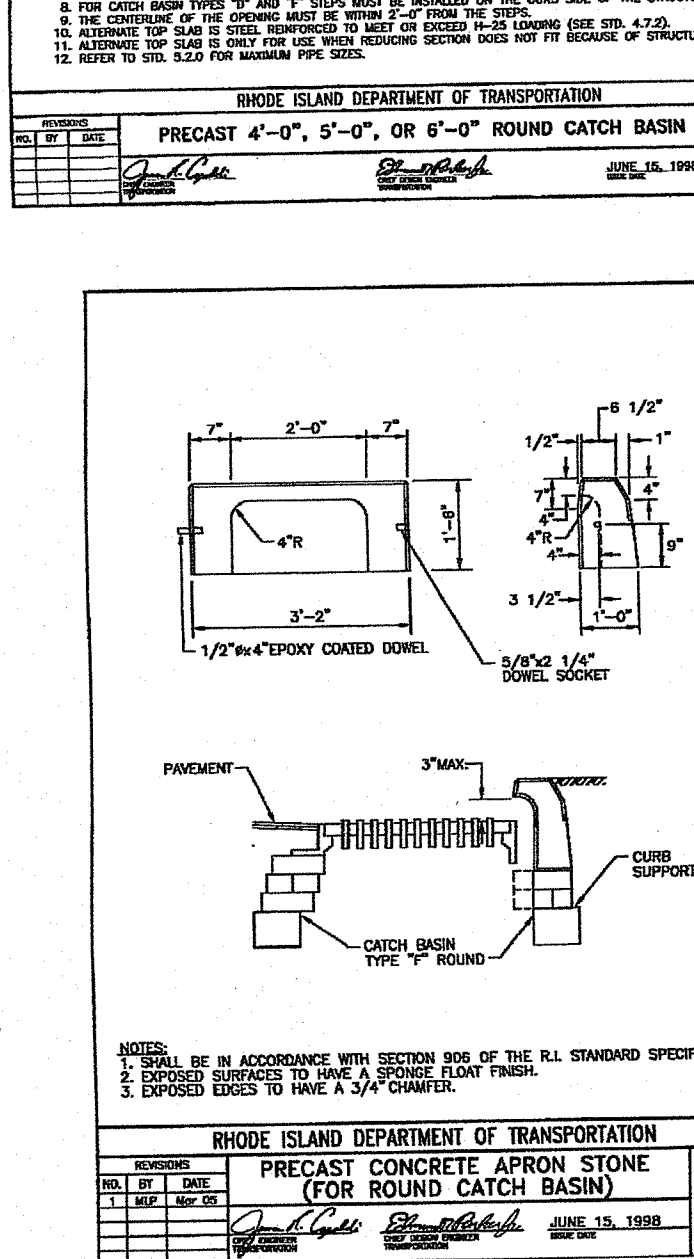
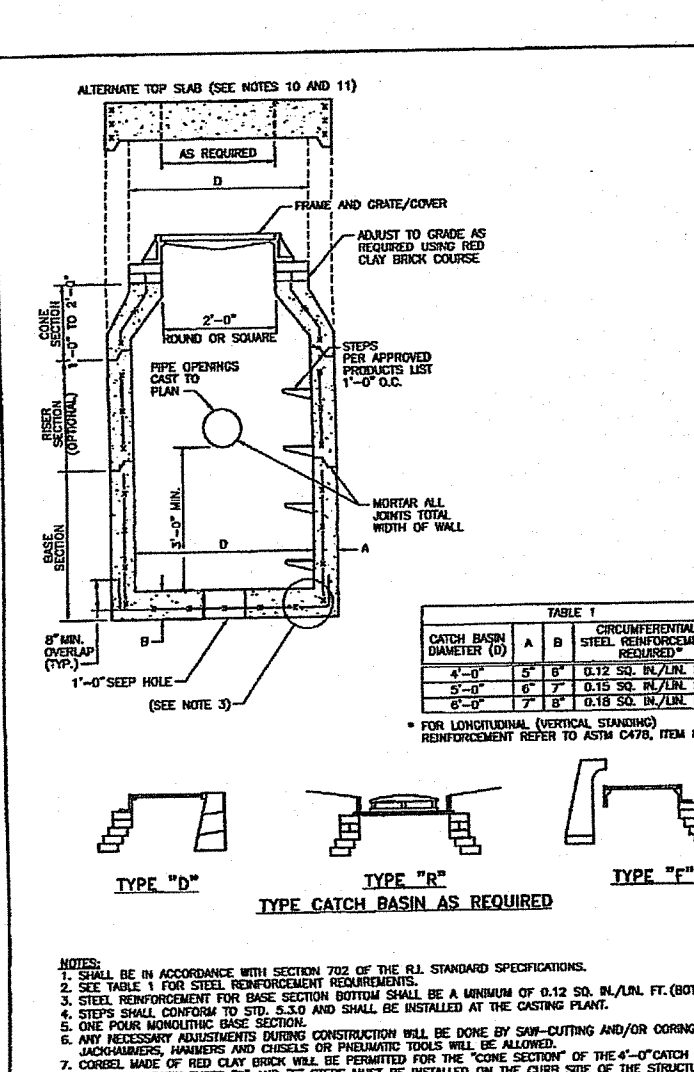
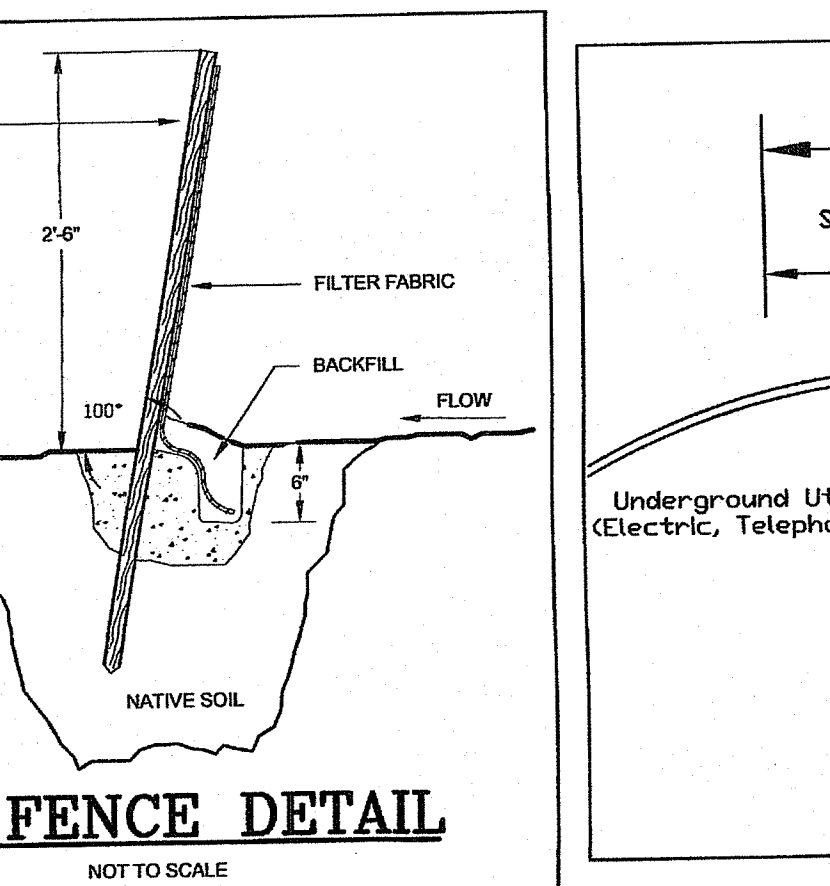
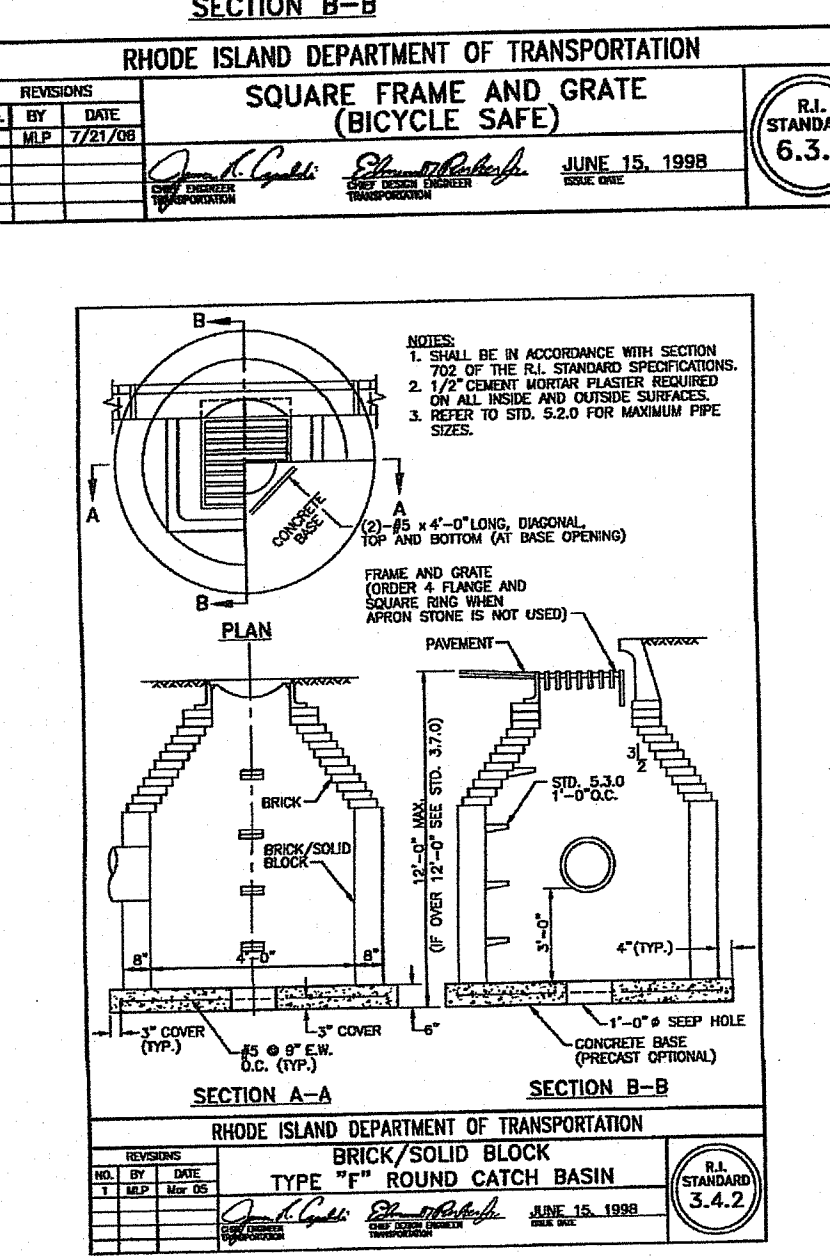
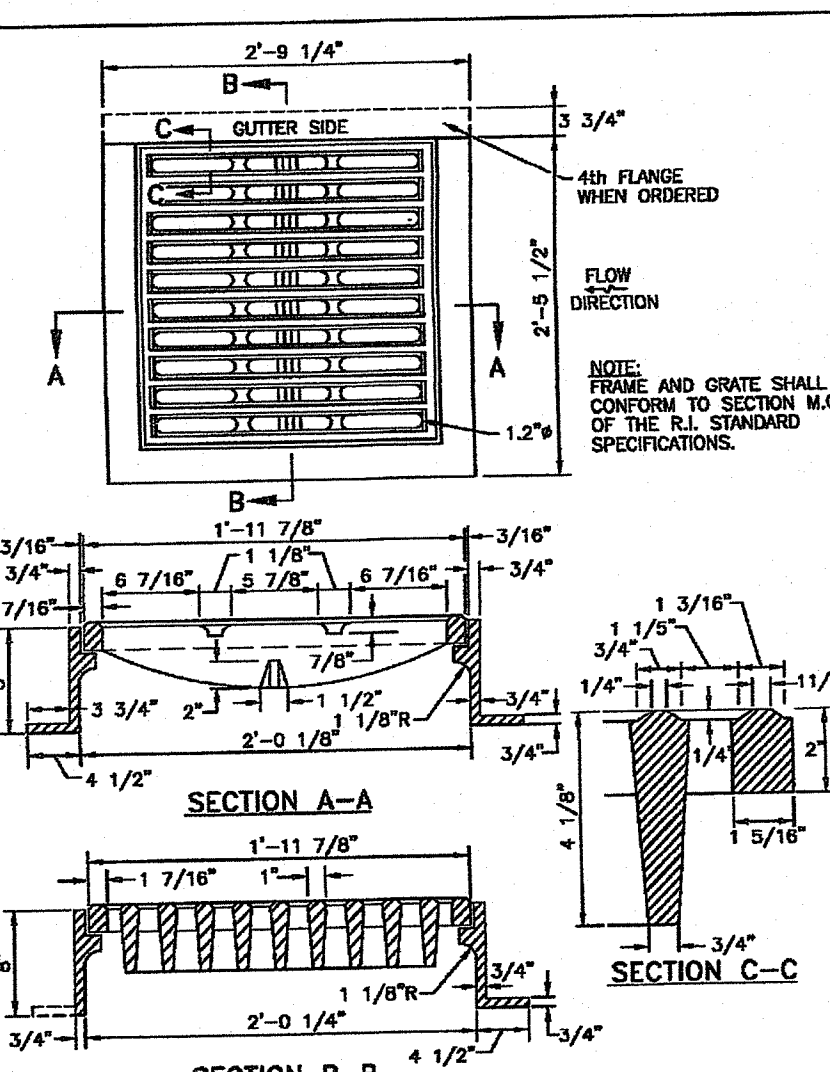
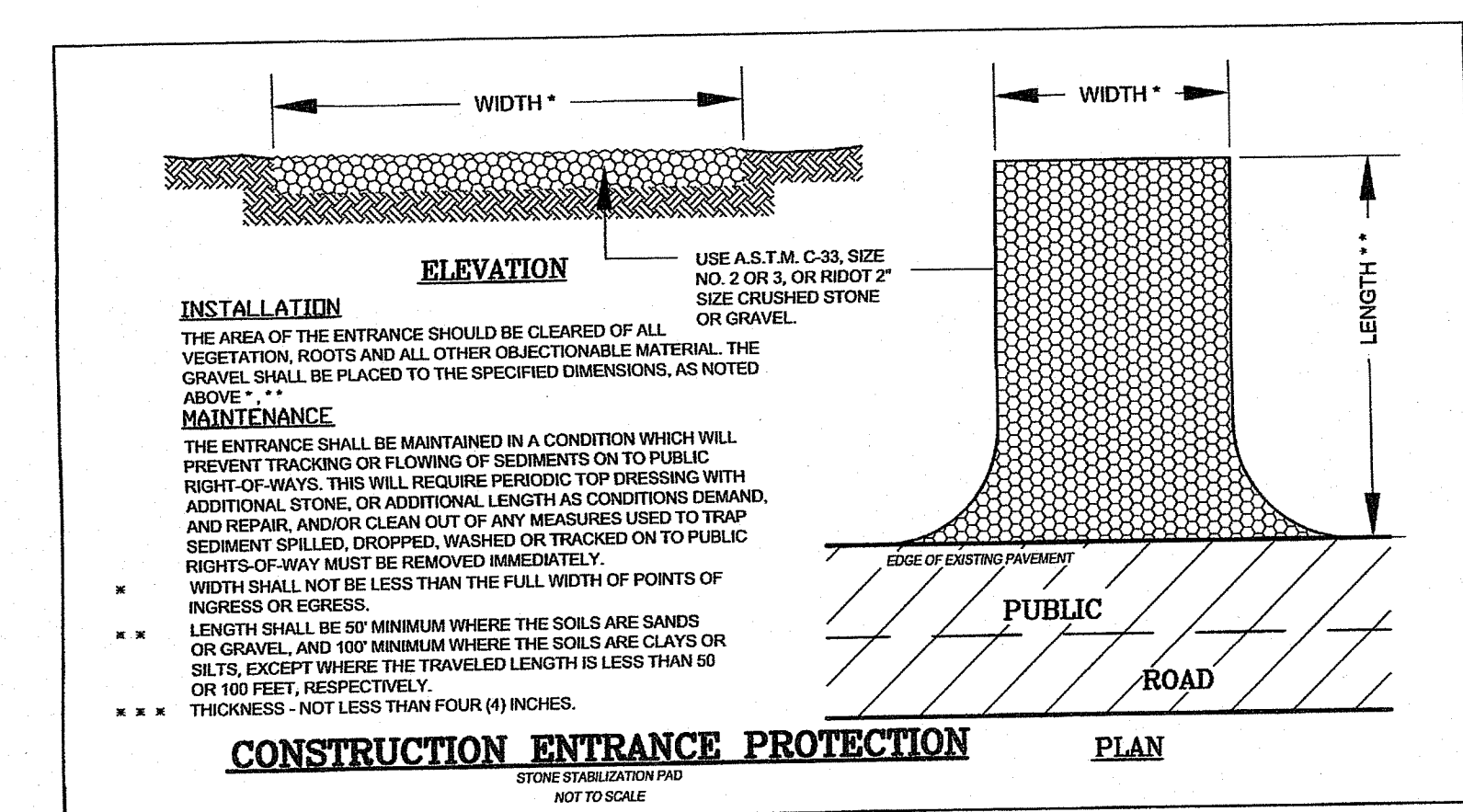
ORDER OF PROCEDURE

- IMMEDIATELY UPON COMPLETION OF THE CLEARING AND GRUBBING OPERATION AND PRIOR TO ANY GRADING, TEMPORARY HAYBALES, SILT FENCE OR SANDBAGS SHALL BE PLACED OUTSIDE THE LIMITS OF DISTURBANCE AS SHOWN ON THE PLANS. (I.E. ALONG NEW ROADWAYS, STREAMBANKS, CRITICAL AREAS, ETC.)
- ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE PERIODICALLY CLEANED AND MAINTAINED AS PER THE RESPECTIVE PROGRAMS DURING THE CONSTRUCTION.
- IF WORK PROGRESS IS TO BE INTERRUPTED AT ANY TIME, REFERENCE EROSION AND SEDIMENTATION CONTROL PROGRAMS FOR TEMPORARY CONTROL.

REFER TO THE "SOIL EROSION AND SEDIMENT CONTROL PLAN" FOR ADDITIONAL GUIDANCE

DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS
AS SPECIFIED IN THE LETTER OF APPROVAL
MAR 25 2019 FILE # 18-222

NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE



REINFORCEMENT DIMENSIONS

NO.	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q	R	S	T	U	V	W	X	Y	Z	AA	AB	AC	AD	AE	AF	AG	AH	AI	AJ	AK	AL	AM	AN	AO	AP	AQ	AR	AS	AT	AU	AV	AW	AX	AY	AZ	BA	BB	BC	BD	BE	BF	BG	BH	BI	BJ	BK	BL	BM	BN	BO	BP	BQ	BR	BS	BT	BU	BV	BW	BX	BY	BZ	CA	CB	CC	CD	CE	CF	CG	CH	CI	CJ	CK	CL	CM	CN	CO	CP	CQ	CR	CS	CT	CU	CV	CW	CX	CY	CZ	DA	DB	DC	DD	DE	DF	DG	DH	DI	DJ	DK	DL	DM	DN	DO	DP	DQ	DR	DS	DT	DU	DV	DW	DX	DY	DZ	EA	EB	EC	ED	EE	EF	EG	EH	EI	EJ	EK	EL	EM	EN	EO	EP	EQ	ER	ES	ET	EU	EV	EW	EX	EY	EZ	FA	FB	FC	FD	FE	FF	FG	FH	FI	FJ	FK	FL	FM	FN	FO	FP	FQ	FR	FS	FT	FU	FV	FW	FX	FY	FZ	GA	GB	GC	GD	GE	GF	GG	GH	GI	GJ	GK	GL	GM	GN	GO	GP	GQ	GR	GS	GT	GU	GV	GW	GX	GY	GZ	HA	HB	HC	HD	HE	HF	HG	HH	HI	HJ	HK	HL	HM	HN	HO	HP	HQ	HR	HS	HT	HU	HV	HW	HX	HY	HZ	IA	IB	IC	ID	IE	IF	IG	IH	II	IJ	IK	IL	IM	IN	IO	IP	IQ	IR	IS	IT	IU	IV	IW	IX	IY	IZ	JA	JB	JC	JD	JE	JF	JG	JH	JI	IJ	JK	KL	LM	LN	LO	LP	LQ	LR	LS	LT	LU	LV	LW	LX	LY	LZ	MA	MB	MC	MD	ME	MF	MG	MH	MI	MJ	MK	ML	MM	MN	MO	MP	MQ	MR	MS	MT	MU	MV	MW	MX	MY	MZ	NA	NB	NC	ND	NE	NF	NG	NH	NI	NJ	NK	NL	NM	NN	NO	NP	NQ	NR	NS	NT	NU	NV	NW	NX	NY	NZ	OA	OB	OC	OD	OE	OF	OG	OH	OI	OJ	OK	OL	OM	ON	OO	OP	OQ	OR	OS	OT	OU	OV	OW	OX	OY	OZ	PA	PB	PC	PD	PE	PF	PG	PH	PI	PJ	PK	PL	PM	PN	PO	PP	PQ	PR	PS	PT	PU	PV	PW	PX	PY	PZ	QA	QB	QC	QD	QE	QF	QG	QH	QI	QJ	QK	QL	QM	QN	QO	QP	QQ	QR	QS	QT	QU	QV	QW	QX	QY	QZ	RA	RB	RC	RD	RE	RF	RG	RH	RI	RJ	RK	RL	RM	RN	RO	RP	RQ	RR	RS	RT	RU	RV	RW	RX	RY	RZ	SA	SB	SC	SD	SE	SF	SG	SH	SI	SJ	SK	SL	SM	SN	SO	SP	SQ	SR	SS	ST	SU	SV	SW	SX	SY	SZ	TA	TB	TC	TD	TE	TF	TG	TH	TI	TJ	TK	TL	TM	TN	TO	TP	TQ	TR	TS	TT	TU	TV	TW	TX	TY	TZ	UA	UB	UC	UD	UE	UF	UG	UH	UI	UJ	UK	UL	UM	UN	UO	UP	UQ	UR	US	UT	UU	UV	UW	UX	UY	UZ	VA	VB	VC	VD	VE	VF	VG	VH	VI	VJ	VK	VL	VM	VN	VO	VP	VQ	VR	VS	VT	VU	VV	VW	VX	VY	VZ	WA	WB	WC	WD	WE	WF	WG	WH	WI
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SMITHFIELD LANDSCAPING STANDARDS
CHAPTER 231 Landscaping Requirements

General Requirements

	REQUIRED	PROPOSED	
STREET TREE HEIGHT	2 1/2 INCH CALIPER	2 1/2 INCH CALIPER	231-3 D.(2)(a)
CANOPY TREE HEIGHT	2 1/2 INCH CALIPER	N/A	231-3 D.(2)(b)
EVERGREEN TREE HEIGHT	8 FEET	N/A	231-3 D.(2)(c)
ORNAMENTAL TREE HEIGHT	6 FEET	N/A	231-3 D.(2)(d)
SHRUB HEIGHT	2 FEET	N/A	231-3 D.(2)(e)
BUFFER STRIP BETWEEN PROPERTY LINE AND STREET	10 FEET	N/A	231-3 E.(1)
NUMBER OF TREES ALONG STREETS	40 FEET ON CENTER MINIMUM	40 FEET ON CENTER	231-3 E.(2)
PARKING LOT SCREENING ADJACENT TO PUBLIC STREET	SCREENING AT LEAST 1/2 OF STREET FRONTAGE	N/A	231-3 E.(3)
PERIMETER PARKING LOT SCREENING ADJACENT TO PUBLIC STREET	SELECTION BETWEEN SCREEN TYPES 1-3	N/A	231-3 F.(1-4)
LANDSCAPED ISLANDS	8 FEET MINIMUM WIDTH	N/A	231-3 G.(1)
LANDSCAPED AREAS IN PARKING LOT	150 SQ. FT./10 SPACES	N/A	231-3 G.(2)
TREES IN PARKING LOT	2 TREES/12 SPACES	N/A	231-3 G.(3)
MINIMUM LANDSCAPE AREA IN PARKING LOT	50% OF AREA	N/A	231-3 G.(4)
BUILDING PERIMETER LANDSCAPING ADJACENT TO PARKING	3 SIDES	N/A	231-3 H.
SITE DISTANCE "T" INTERSECTION OF STREETS	10 FEET IN LENGTH	10 FEET	231-3 I.(1)
CORNER INTERSECTION OF STREETS	30 FEET IN LENGTH	N/A	231-3 I.(2)

PLANT SCHEDULE

DECIDUOUS TREES	CODE	QTY	BOTANICAL NAME / COMMON NAME	B&B	CALIPER
	AROC	34	Acer rubrum 'October Glory' TM / October Glory Maple	B & B	2.5" Cal
	LT2	28	Liriodendron tulipifera / Tulip Tree	B & B	2.5" Cal
	UA2	34	Ulmus parvifolia 'Allee' / Upright Chinese Elm	B & B	2.5" Cal

NEW ENGLAND WETLAND PLANTS, INC

820 WEST STREET, AMHERST, MA 01002
 PHONE: 413-548-8000 FAX: 413-549-4000
 EMAIL: INFO@NEWP.COM WEB ADDRESS: WWW.NEWP.COM

New England Erosion Control/Restoration Mix for Detention Basins and Moist

BOTANICAL NAME	COMMON NAME	IND.
<i>Elymus virginicus</i>	Virginia Wild Rye	FACW-
<i>Festuca rubra</i>	Creeping Red Fescue	FACU
<i>Schizachyrium scoparium</i>	Little Bluestem	FACU
<i>Andropogon gerardii</i>	Big Bluestem	FAC
<i>Panicum virgatum</i>	Switch Grass	FAC
<i>Verbena hastata</i>	Blue Vervain	FACW
<i>Agrostis scabra</i>	Rough Bentgrass/Ticklegrass	FAC
<i>Aster novae-angliae</i>	New England Aster	FACW-
<i>Eupatorium maculatum</i>	Spotted Joe Pye Weed	FACW
<i>Eupatorium perfoliatum</i>	Boneset	FACW
<i>Juncus effusus</i>	Soft Rush	FACW+
<i>Scirpus cyperinus</i>	Wool Grass	FACW

PRICE PER LB. \$34.00
 MIN. QUANTITY: 3 LBS.
 TOTAL \$102.00
 APPLY: 35 LBS./ACRE
 1 LB./1250 SQ FT
 MINIMUM QUANTITY: 3 LBS

The New England Erosion Control/Restoration Mix For Detention Basins and Moist Sites contains a selection of native grasses and wildflowers designed to colonize recently disturbed sites where quick growth of vegetation is desired to stabilize the soil surface. It is an excellent seed mix for ecologically appropriate restorations on moist sites that require stabilization as well as long-term establishment of native vegetation. This mix is particularly appropriate for detention basins that do not normally hold standing water. Some plants in this mix can tolerate infrequent inundation, but not constant flooding. Always apply on clean bare soil. The mix may be applied by hydro-seeding, by mechanical spreader, or on small sites it can be spread by hand. Lightly rake, or roll to ensure proper seed to soil contact. Best results are obtained with a Spring or late Summer seeding. Early-Mid Summer seeding will benefit with a light mulching of clean weed-free straw to conserve moisture. If conditions are drier than usual, watering will be required. Late Fall and Winter dormant seeding require an increase in the seeding rate. Fertilization is not recommended. Preparation of a clean weed free seed bed is necessary for optimal results.

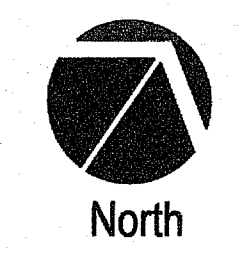
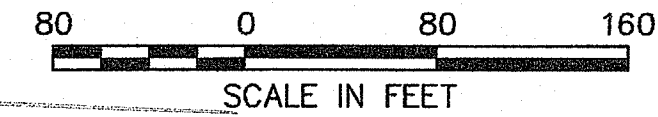
New England Wetland Plants, Inc. may modify seed mixes at any time depending upon seed availability. The design criteria and ecological function of the mix will remain unchanged.
 Price is \$/bulk pound, FOB warehouse, plus S&H and applicable taxes.



LOCATION OF EXISTING UTILITIES SHOWN, ARE FROM GATE LOCATION AND EXISTING DOCUMENTATION AND MAY NOT BE ACCURATE. EXACT LOCATION TO BE DONE BY THE APPROPRIATE UTILITY COMPANY OR MUNICIPALITY PRIOR TO ANY EXCAVATION CALL DIGSAFE AT 1-888-DIG-SAFE 1-888-344-7233



PRELIMINARY LANDSCAPE PLAN
 1" = 80'



DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
 OFFICE OF WATER RESOURCES
 FRESHWATER WETLANDS PROGRAM
 APPROVED WITH CONDITIONS
 AS SPECIFIED IN THE LETTER OF APPROVAL
 DATED MAR 25 2019 FILE # 18-0282
 NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
 APPROVED PLANS MUST BE AT CONSTRUCTION SITE

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Environmental Management
 FEB 7 2019
 Office of Water Resources

DEER RUN ESTATES
 Clark Road
 Smithfield, Rhode Island

PROJECT STATUS:
PRELIMINARY NOT FOR CONSTRUCTION

DATE: October 2018
 PROJECT NO: 022-Clark Road
 DRAWN BY: DCS
 CHECKED BY: DCS

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REVISIONS:

DRAWING TITLE:
Preliminary Landscape Plan

DRAWING NO.:
L1.0