

LEGEND		PROF		ELECT	
	PROPERTY LINE/RIGHT-OF-WAY		BUILDING SETBACK		EDGE OF PAVEMENT
	BUILDING SETBACK		BITUMINOUS CONCRETE CURB		VERTICAL GRANITE CURB
	SLOPED GRANITE CURB		SAWCUT		CATCH BASIN
	STOP LINE		CATCH BASIN		DRAIN MANHOLE
	MINOR CONTOUR		ELECTRIC LINE		GAS LINE
	MAJOR CONTOUR		GAS METER		TRENCH DRAIN
	CHAIN LINK FENCE		TELEPHONE MANHOLE		TRAFFIC SIGNAL
	RETAINING WALL		SIGNAL BOX		TRANSFORMER PAD
	TREE		MANHOLE		UTILITY POLE
	BUILDING		LIGHT POLE (2 LUMINAIRE)		
	BOLLARD				
	DUMPSTER PAD				
	SIGN POST				
	PARKING COUNT				
	CROSSWALK				
	CONC. PAVEMENT				
	NORMAL PAVEMENT				
	ACCESSIBLE CURB RAMP				
	HANDICAP PARKING				
	VAN-ACCESSIBLE HANDICAP PARKING				
	SPOT ELEVATION W/ LEADER				
	BOUND / MONUMENT				

  

ABBREVIATIONS	
AGR	ACCESSIBLE CURB RAMP
APPROX	APPROXIMATE
BCC	BITUMINOUS CONCRETE CURB
BIT	BITUMINOUS
BLDG	BUILDING
BLK	BLOCK
BOLL	BOLLARD
BOS	BOTTOM OF SLOPE
BOTT	BOTTOM
CB	CATCH BASIN
CCB	CARE COD BERM
CLF	CHAIN LINK FENCE
CONC	CONCRETE
COND	CONDUIT
DMH	DRAIN MANHOLE
ELEC	ELECTRIC
ELEV	ELEVATION
EOP	EDGE OF PAVEMENT
EXIST	EXISTING
FN	FOUNDATION
FRD	FOUND
HTD	HYDRANT
INV	INVERT ELEVATION
IP	IRON PIPE
MAX	MAXIMUM
MH	MANHOLE
MIN	MINIMUM
MW	MONITORING WELL
NTS	NOT TO SCALE
NTS	NOT TO SCALE
PCP	POLYVINYL CHLORIDE PIPE
PVC	REINFORCED CONCRETE PIPE
RCP	REINFORCED CONCRETE PIPE
REI	REMOVE
RET	RETAIN/RETAINING
RFD	REMOVE AND DISPOSE
RAS	REMOVE AND RESET
RBS	REMOVE AND STACK
SCC	SLOPED GRANITE CURB
STR	STRUCTURE
SV	SEWER
TP	TYPICAL
VCC	VERTICAL GRANITE CURB
WCR	WHEEL CHAIR RAMP

  

CONSTRUCTION NOTES	
1. DEMOLITION	EXISTING MATERIALS REMOVED FROM THE SITE SHALL BE DISPOSED OF IN AN APPROVED MANNER AT AN APPROVED FACILITY AND IN COMPLIANCE WITH ALL RULES AND REGULATIONS APPLICABLE TO THE DISPOSAL OF SUCH MATERIALS.
2. MATERIALS	A. CURBS SHALL BE BITUMINOUS CONCRETE CURB (BCC) OR SLOPED GRANITE CURB (SGC) WITH A MINIMUM THICKNESS OF 4 INCHES. B. BITUMINOUS CONCRETE PAVEMENT SHALL BE 3" THICK ON 1/2" SAND AND 1/2" SAND WITH FOR SYMMETRICAL ISLANDS UNLESS OTHERWISE NOTED.
3. EXISTING PAVEMENT	EXISTING BITUMINOUS PAVEMENT SHALL BE MILLED TO THE DEPTH OF 1 1/2" MILLED PAVEMENT SHALL BE SHIMMED AS REQUIRED WITH BINDER COURSE PAVEMENT TO PROPER BINDER COURSE ELEVATION PRIOR TO INSTALLATION OF 1 1/2" SURFACE COURSE.
4. SLOPE	2. SLOPE SHALL BE MAINTAINED AS SHOWN ON THE PLANS UNLESS OTHERWISE NOTED.
5. CATCH BASIN	1 1/2" INCH BITUMINOUS SURFACE COURSE
6. BINDER COURSE	2 INCHES OF PROCESSED GRAVEL
7. SUB BASE MATERIAL	6 INCHES OF COMPACTED BANK RUN GRAVEL
8. CONCRETE	C. CONCRETE SHALL BE 4000 PSI MIN. (TYPE I) UNLESS OTHERWISE NOTED.
9. LANDSCAPE AREAS	D. LANDSCAPE AREAS NOT COVERED BY STRUCTURES OR PAVEMENT AND NOT OTHERWISE SPECIFIED ON THE LANDSCAPE PLAN SHALL RECEIVE 4 INCHES OF TOPSOIL. THESE AREAS ARE TO BE SEED AND WATERED UNTIL A HEALTHY STAND OF GRASS IS OBTAINED OR WATCHED AS DIRECTED BY THE ARCHITECT.
10. DISTURBED AREAS	E. DISTURBED AREAS OUTSIDE THE LIMITS OF PROPOSED WORK DISTURBED BY THE CONTRACTOR'S OPERATIONS SHALL BE RESTORED TO THEIR ORIGINAL CONDITION AT THE CONTRACTOR'S EXPENSE.
11. LAYOUT DIMENSIONS	F. LAYOUT DIMENSIONS ARE FROM FACE OF BUILDINGS, RETAINING WALLS, CURBS OR BERMS.
12. TRAFFIC CONTROL	G. TRAFFIC CONTROL: ALL SITE SIGNAGE AND PAVEMENT MARKINGS SHALL CONFORM TO THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES.
13. ADA CONFORMANCE	H. ADA CONFORMANCE: ALL HANDICAPPED ACCESSIBLE RAMPS AND SIDEWALKS SHALL BE CONSTRUCTED IN CONFORMANCE WITH THE AMERICANS WITH DISABILITIES ACT AND THE MASS. ARCHITECTURAL ACCESS BOARD (WHICHEVER IS MORE RESTRICTIVE).
14. SLEEBE	PRIOR TO REPLACEMENT OF GRAVEL, SIB BASE ANY EXISTING LUM. SIBSOL. ORGANIC MATERIAL, OR OTHER DELETERIOUS MATERIALS SHALL BE REMOVED AND REPLACED WITH CLEAN FILL ACCEPTABLE TO THE ENGINEER PLACED IN LIFTS NOT EXCEEDING 12" IN DEPTH AND MECHANICALLY COMPACTED TO 95% OF DRY DENSITY AS DETERMINED BY A STANDARD PROCTOR TEST.
15. UTILITIES	A. EXISTING UTILITIES: THE LOCATION AND ELEVATIONS OF EXISTING UTILITIES AS SHOWN ON THESE PLANS ARE BASED ON VISUAL OBSERVATIONS AND PLAN OF RECORD AND SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION AND PRIOR TO ORDERING STRUCTURES.
16. PRIVATE UTILITIES	B. PRIVATE UTILITIES: PRIVATE UTILITIES (SEE DEPTH AND SEPARATIONS FOR CONSTRUCTION OF PROPOSED PRIVATE UTILITIES) SERVICES SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS PROVIDED BY, AND APPROVED BY, THE RESPECTIVE UTILITY COMPANY (GAS, TELEPHONE OR ELECTRIC). THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE RESPECTIVE UTILITY COMPANIES PRIOR TO ANY UTILITY CONSTRUCTION OR DEMOLITION.
17. EXTERIOR LIGHTING	C. EXTERIOR LIGHTING: ON-SITE LIGHTING SHALL BE LOCATED AS SHOWN IN THE LIGHTING AND LANDSCAPING PLAN AND CONFORM TO THE PROVIDED DETAILS.
18. WATER	D. WATER: ALL WATER LINES SHALL HAVE A MINIMUM 10'-FOOT HORIZONTAL SEPARATION FROM THE SEWER SYSTEM AND A MINIMUM 5'-FOOT HORIZONTAL SEPARATION FROM ALL OTHER UTILITIES. THE MINIMUM 5'-FOOT HORIZONTAL SEPARATION SHALL BE MAINTAINED THROUGHOUT THE ENTIRE LENGTH OF THE WATER MAIN. THE TOP OF THE SEWER IS AT LEAST 18 INCHES BELOW THE BOTTOM OF THE WATER MAIN. WHEN THE ELEVATION OF THE SEWER CANNOT BE MAINTAINED TO THE 18 INCH SEPARATION, THE WATER MAIN SHALL BE INSTALLED TO THE 18 INCH SEPARATION OR BE CONSTRUCTED WITH MECHANICAL-JOINT PIPE FOR A DISTANCE OF 10 FEET ON EACH SIDE OF THE SEWER. ONE FULL LENGTH OF WATER MAIN SHOULD BE CENTERED OVER THE SEWER SO THAT BOTH JOINTS WILL BE AS FAR FROM THE SEWER AS POSSIBLE. WHEN IT IS IMPOSSIBLE TO OBTAIN HORIZONTAL AND/OR VERTICAL SEPARATION BETWEEN THE WATER MAIN AND THE SEWER, THE WATER MAIN SHALL BE INSTALLED TO THE 18 INCH SEPARATION OR BE ENCASED IN CONCRETE FOR A DISTANCE OF 10 FEET ON BOTH SIDES OF THE CROSSING.
19. STORM DRAINAGE	E. STORM DRAINAGE: STORM DRAIN PIPING SHALL BE SDR-35 PVC PIPE (PVC) WITH RUBBER GASKET JOINTS UNLESS OTHERWISE NOTED ON THE GROUND & DRAINAGE PLAN.
20. SEWER	F. SEWER: GRAVITY SEWER PIPES SHALL BE SDR-35 PVC WITH RUBBER GASKET JOINTS UNLESS OTHERWISE NOTED ON THE UTILITY PLAN.
21. PROPOSED STRUCTURES	G. PROPOSED STRUCTURES: RIM ELEVATIONS OF PROPOSED DRAINAGE, SANITARY SEWER MANHOLES AND ASSOCIATED STRUCTURES ARE APPROXIMATE. FINAL ELEVATIONS ARE TO BE SET RUSH AND CONSIDER THE PROPOSED FINISH GRADE AND ELEVATIONS OF MANHOLES, WATER CATCHES AND OTHER UTILITIES TO FINISH GRADE WITHIN LIMITS OF WORK.
22. PARKING STALLS	B. PARKING STALLS SHALL BE AS SHOWN.
23. CONSTRUCTION REQUIREMENTS	Z. GENERAL CONSTRUCTION REQUIREMENTS: A. THE CONTRACTOR IS RESPONSIBLY ADVISED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST OBTAIN THE APPROPRIATE LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS. B. ALL NECESSARY INSPECTIONS AND/OR CERTIFICATION REQUIRED BY CODES AND/OR UTILITY SERVICE COMPANIES SHALL BE PERFORMED PRIOR TO ANNOUNCED BUILDING POSSESSION AND THE FINAL CONNECTION OF SERVICES. C. PRE-CONSTRUCTION MEETING SHALL BE ARRANGED WITH APPROPRIATE CITY OFFICIALS PRIOR TO THE START OF ANY CONSTRUCTION OPERATIONS.

  

GENERAL NOTES	
1.	THE LOTIS IS SHOWN ON CITY OF NEWTON ASSESSORS MAP 64 BLOCK 3 LOTS 10, 11 & 12, LOCATED IN ZONING DISTRICT B12 AND IS KNOWN AS 1101 BEACON STREET, NEWTON, MA
2.	THE BOUNDARY OF THE SUBJECT PARCELS SHOWN ON PLANS AS COMPARISON FROM BEANS TITLED AS "PLAN OF LAND", DATED 06/29/1994, SCALE: 1"=40', PREPARED BY FOREST W. BROOKS CO., NEWTONVILLE, MA. THIS DRAWING SET IS NOT TO BE USED TO LOCATE PROPERTY LINE & "SITE PLAN OF LAND", DATED 02/25/1998, SCALE: 1"=50', PREPARED BY VERNIE T. FORSTER, JR., PLUS, NEEDHAM STREET 1, NEWTON, MA 02461. THIS DRAWING SET IS NOT TO BE USED TO LOCATE PROPERTY LINE. AS SHOWN ON EXISTING CONDITIONS PLAN.
3.	ELEVATIONS ARE REFERENCED TO A BENCHMARK FLANGE BOLT ON HYDRANT AT ELEV. 100.00 (ASSUMED) AS SHOWN ON EXISTING CONDITIONS PLAN.
4.	EXISTING TOPOGRAPHY SHOWN ON THIS PLAN SET IS A FIELD SURVEY PERFORMED BY PENNONI ASSOCIATES, INC. DATED FEBRUARY 2012.
5.	THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK AND THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES, THE CONTRACTOR IS TO CONTACT "DIG SAFE" AT 1-888-344-7233, 72 HOURS PRIOR TO ANY EXCAVATION PERFORMED ON SITE.
6.	CONSTRUCTION NOTES PROVIDED ON THESE DRAWINGS ARE PRELIMINARY AND MAY BE FURTHER EXPANDED TO REFLECT THE OUTCOME OF THE PERMITTING PROCESS.
7.	THIS PLAN AND MATERIALS MAY NOT BE COPIED, DUPLICATED, REPLICATED OR OTHERWISE REPRODUCED IN ANY FORM WHATSOEVER WITHOUT THE PRIOR WRITTEN PERMISSION OF PENNONI ASSOCIATES INC.

SCALE	NTS
DRAWN BY	OPH
DATE	4/26/2012
APPROVED	BOO

JOB NO.	WALG 1106
SHEET	2 OF 16

ASSESSOR'S MAP 64 BLOCK 3 LOTS 10, 11 & 12  
 1101 BEACON STREET  
 NEWTON, MA

**GENERAL NOTES, LEGEND & ABBREVIATIONS**

PREPARED FOR:  
**WALGREEN'S REAL ESTATE**  
 106 MILMOT ROAD  
 DEERFIELD, IL 60015-5105

ALL DIMENSIONS MUST BE VERIFIED BY THE CONTRACTOR AND NOTIFIED TO THE OWNER IMMEDIATELY BEFORE PROCEEDING WITH THE WORK

DATE	NO.	REVISIONS	BY

