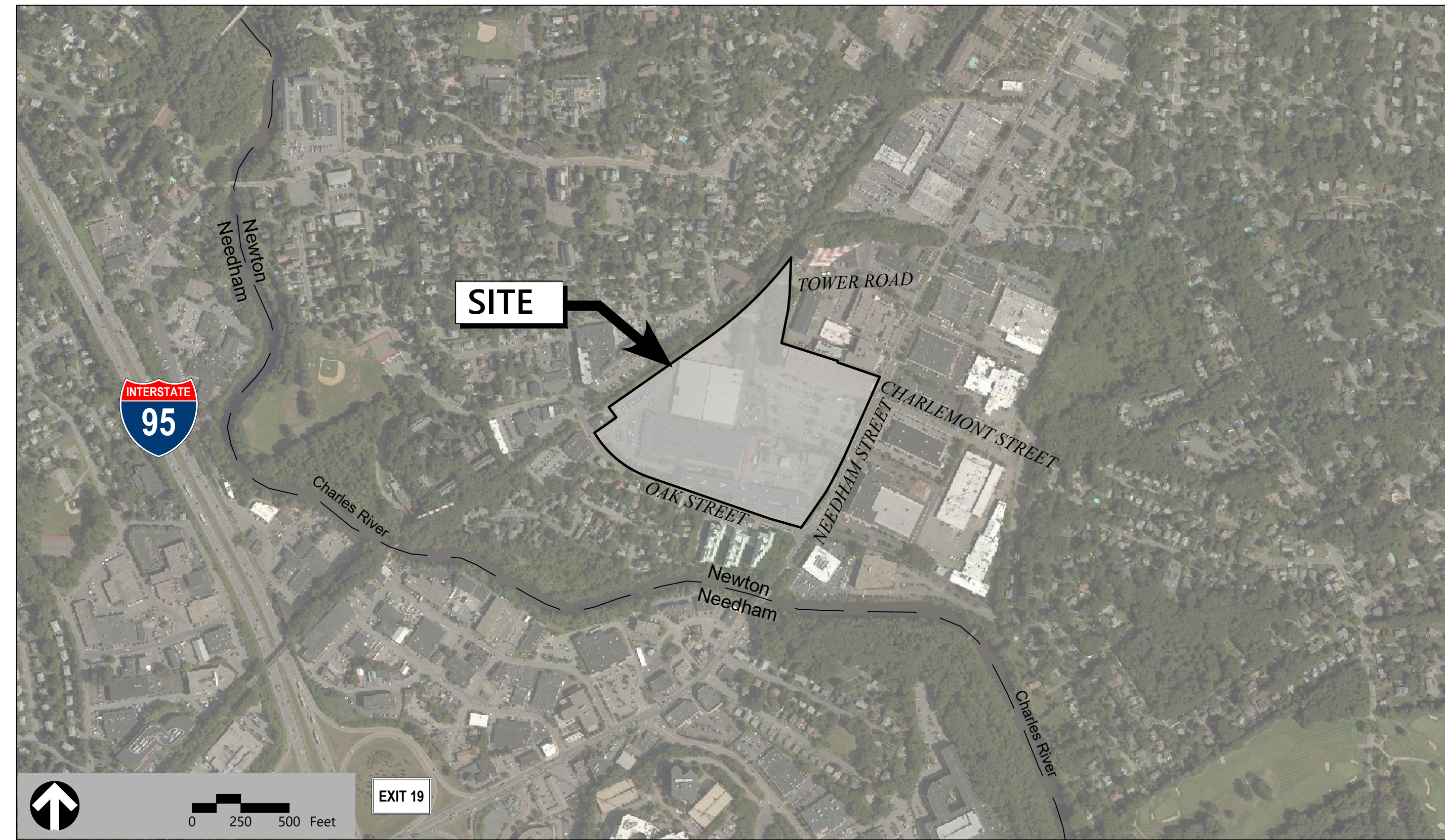


Site Plans

Issued for	Notice of Intent
Date Issued	April 12, 2022
Latest Issue	April 12, 2022

The Northland Newton Development Needham Street/Oak Street Newton, Massachusetts



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770

Landscape Architect

Stantec
226 Causeway Street, 6th Floor
Boston, MA
02114-2155

Architect

CUBE 3 Studio
360 Merrimack Street
Building 5, Floor 3
Lawrence, MA 01843

Architect

Stantec Architecture
311 Summer Street
Boston, MA
02210-01723

Owner/Applicant

Northland Oak Street, LLC/
Northland Tower Road Investors, LLC
2150 Washington Street
Newton, MA 02462

Assessor's Map: 51

Lot: 5, 5A, 6

Sheet Index

No.	Drawing Title	Latest Issue
C-1	Legend and General Notes	April 15, 2022
C-2	Overall Site Plan	April 15, 2022
C-3	South Meadow Brook Demolition Plan	April 15, 2022
C-3.1	Mill Park Layout Demolition Plan	April 15, 2022
C-4	South Meadow Brook Site Plan	April 15, 2022
C-4.1	Mill Park Grading Site Plan	April 15, 2022
C-5	South Meadow Brook Utility Plan	April 15, 2022
C-5.1	Mill Park Utility Plan	April 15, 2022
SESC-1	Soil Erosion and Sediment Control 1 - General Notes and Legend	April 15, 2022
SESC-2	Soil Erosion and Sediment Control 2 - Details	April 15, 2022
SESC-3	Soil Erosion and Sediment Control 3 - South Meadow Brook	April 15, 2022
SESC-4	Soil Erosion and Sediment Control 4 - Mill Park	

Reference Drawings

No.	Drawing Title	Latest Issue
Sv-1	Existing Conditions Plan of Land	June 4, 2018
Sv-2	Existing Conditions Plan of Land	June 4, 2018
Sv-3	Existing Conditions Plan of Land	June 4, 2018
	See Landscape Plan Set	January 28, 2022





Legend

Legend table with columns: Exist., Prop., Description, Exist., Prop., Description. Includes symbols for property lines, pavements, buildings, elevations, and utilities.

Abbreviations

Abbreviations table with columns: General, Description. Lists abbreviations such as ABAN (ABANDON), ACR (ACCESSIBLE CURB RAMP), ADJ (ADJUST), etc.

Notes

- Notes section containing 15 numbered items detailing construction requirements, utility locations, and safety protocols.

- 12. ALL WATER CONNECTIONS SHALL BE CHLORINATED AND PRESSURE TESTED IN ACCORDANCE WITH AWWA AND THE CITY OF NEWTON CONSTRUCTION STANDARDS AND SPECIFICATIONS PRIOR TO OPENING THE CONNECTION TO EXISTING PIPES.

Layout and Materials

- Layout and Materials section containing 5 numbered items detailing dimensions, curbs, zoning, and construction standards.

Erosion Control

- 1. SEE SSC PLANS.

Existing Conditions Information

- Existing Conditions Information section containing 6 numbered items detailing property lines, existing conditions, and surveying data.

Document Use

- Document Use section containing 2 numbered items detailing the use of CADD documents and electronic versions.

Permits

- Permits section containing 1 numbered item detailing required permits for construction, including utility and drainage systems.

The Northland Newton Development

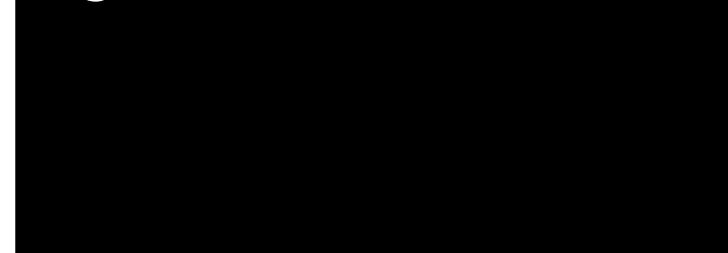
Needham Street/Oak Street Newton, Massachusetts

Revision table with columns: No., Revision, Date, Appr. Includes a blank row for a new revision.

Designed by: EOB Checked by: CRQ

Issued for: Notice of Intent Date: April 12, 2022

Not Approved for Construction Legend and General Notes

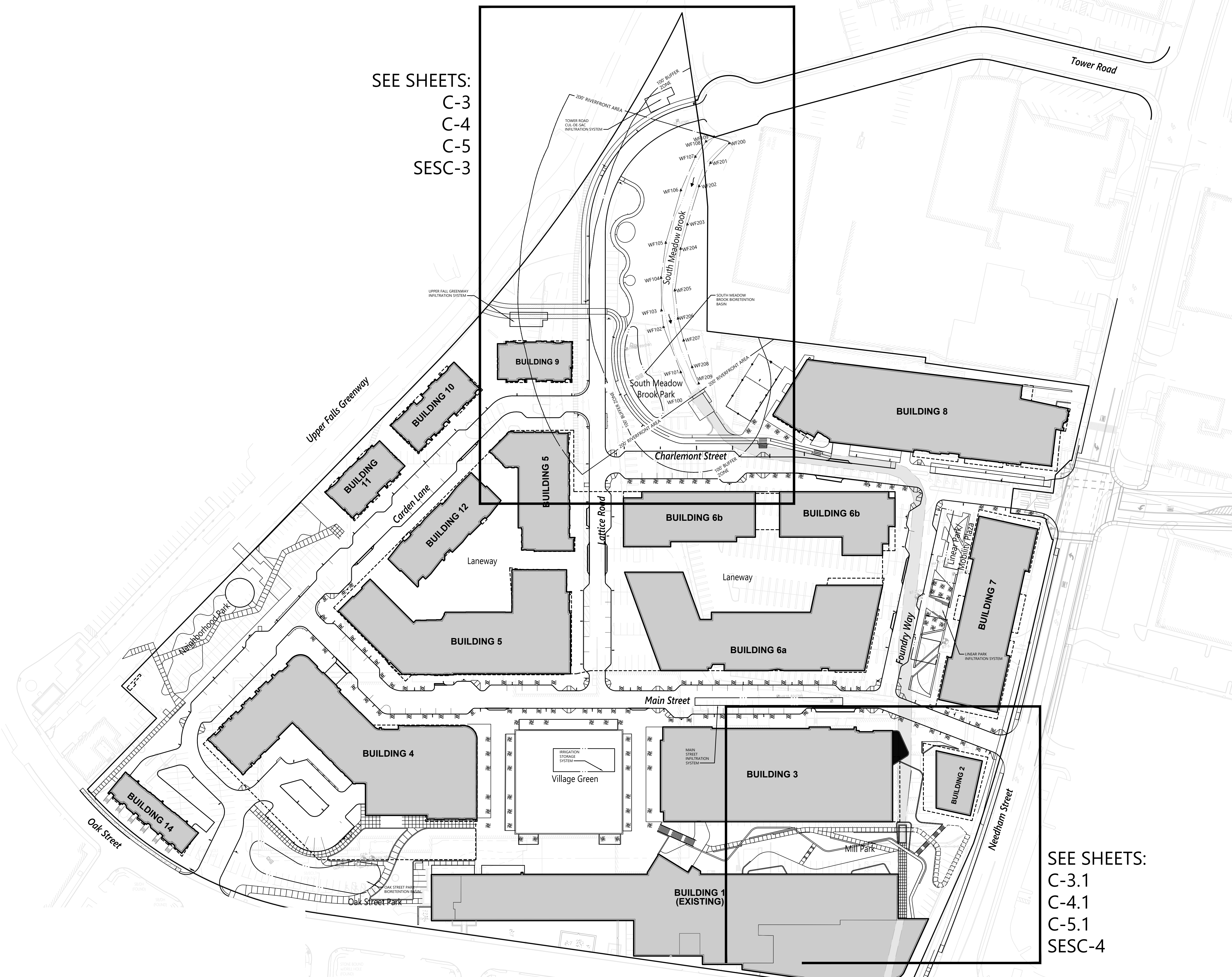


C-1



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770

SEE SHEETS:
C-3
C-4
C-5
SESC-3



The Northland Newton Development

Needham Street/Oak Street
Newton, Massachusetts

No.	Revision	Date	App'd.

Designed by: EOB Checked by: CRQ

Issued for: Notice of Intent Date: April 12, 2022

Not Approved for Construction

Overall Site Plan



C-2

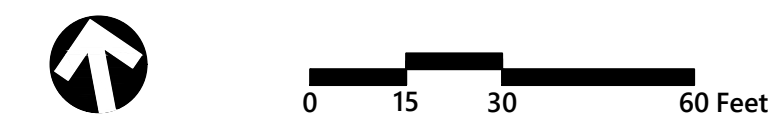
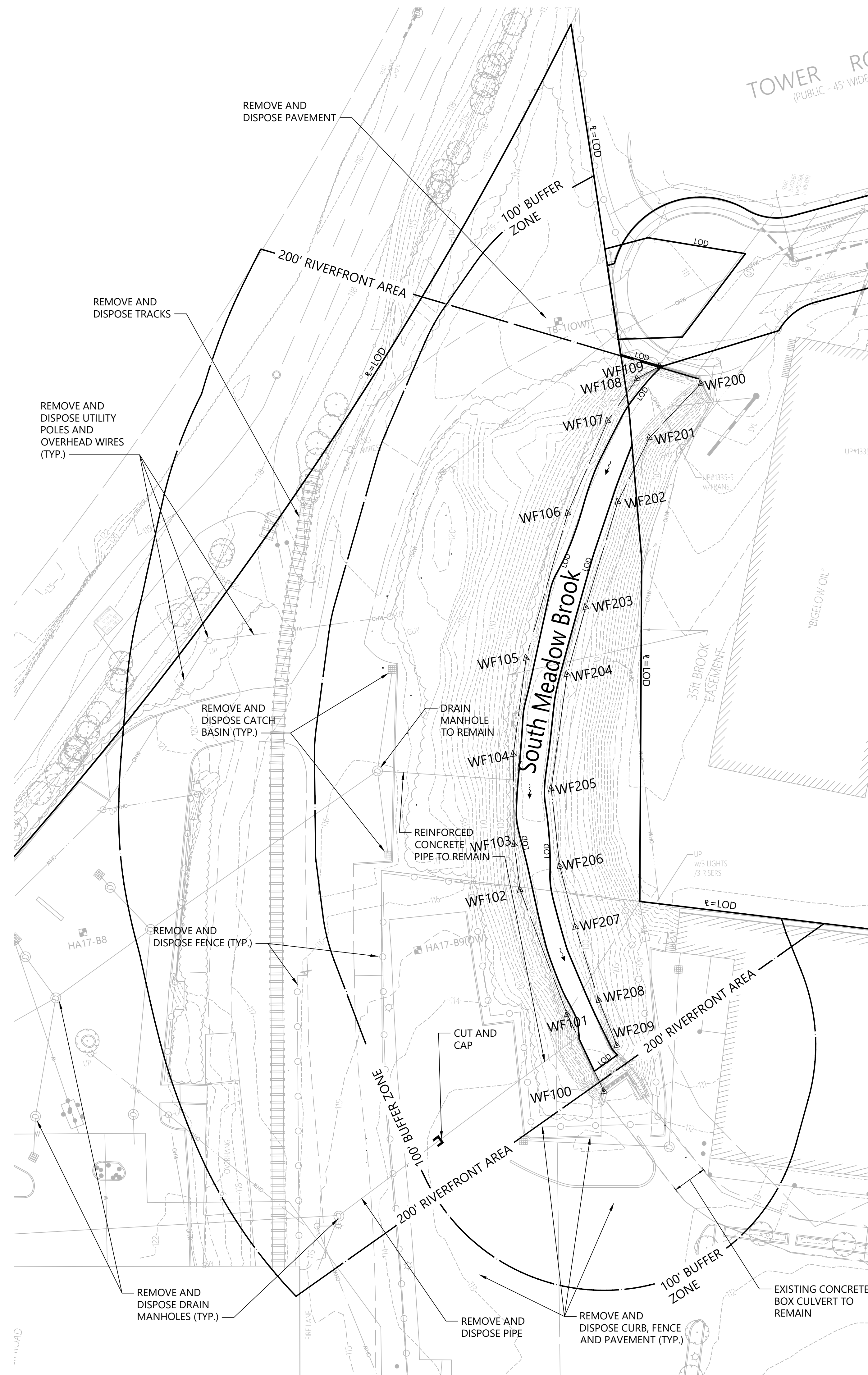
Sheet 2 of 8

Project Number: 12239.00

SEE SHEETS:
C-3.1
C-4.1
C-5.1
SESC-4

Demolition

1. SEE SESC PLANS FOR PROPOSED SOIL EROSION AND SEDIMENT CONTROL MEASURES.
2. CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING MANMADE SURFACE FEATURES WITHIN THE LIMIT OF WORK INCLUDING BUILDINGS, STRUCTURES, PAVEMENTS, SLABS, CURBING, FENCES, UTILITY POLES, SIGNS, ETC. UNLESS INDICATED OTHERWISE ON THE DRAWINGS. REMOVE AND DISPOSE OF EXISTING UTILITIES, FOUNDATIONS AND UNSUITABLE MATERIAL BENEATH AND FOR A DISTANCE OF 10 FEET BEYOND THE PROPOSED BUILDING FOOTPRINT INCLUDING EXTERIOR COLUMNS.
3. EXISTING UTILITIES SHALL BE TERMINATED, UNLESS OTHERWISE NOTED, IN CONFORMANCE WITH LOCAL, STATE AND INDIVIDUAL UTILITY COMPANY STANDARD SPECIFICATIONS AND DETAILS. THE CONTRACTOR SHALL COORDINATE UTILITY SERVICE DISCONNECTS WITH THE UTILITY REPRESENTATIVES.
4. CONTRACTOR SHALL DISPOSE OF DEMOLITION DEBRIS IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE AND LOCAL REGULATIONS, ORDINANCES AND STATUTES.
4. THE DEMOLITION LIMITS DEPICTED IN THE PLANS IS INTENDED TO AID THE CONTRACTOR DURING THE BIDDING AND CONSTRUCTION PROCESS AND IS NOT INTENDED TO DEPICT EACH AND EVERY ELEMENT OF DEMOLITION. THE CONTRACTOR IS RESPONSIBLE FOR IDENTIFYING THE DETAILED SCOPE OF DEMOLITION BEFORE SUBMITTING ITS BID/PROPOSAL TO PERFORM THE WORK AND SHALL MAKE NO CLAIMS AND SEEK NO ADDITIONAL COMPENSATION FOR CHANGED CONDITIONS OR UNFORESEEN OR LATENT SITE CONDITIONS RELATED TO ANY CONDITIONS DISCOVERED DURING EXECUTION OF THE WORK.
5. UNLESS OTHERWISE SPECIFICALLY PROVIDED ON THE PLANS OR IN THE SPECIFICATIONS, THE ENGINEER HAS NOT PREPARED DESIGNS FOR AND SHALL HAVE NO RESPONSIBILITY FOR THE PRESENCE, DISCOVERY, REMOVAL, ABATEMENT OR DISPOSAL OF HAZARDOUS MATERIALS, TOXIC WASTES OR POLLUTANTS AT THE PROJECT SITE. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR ANY CLAIMS OF LOSS, DAMAGE, EXPENSE, DELAY, INJURY OR DEATH ARISING FROM THE PRESENCE OF HAZARDOUS MATERIAL AND CONTRACTOR SHALL INDEMNIFY AND HOLD HARMLESS THE ENGINEER FROM ANY CLAIMS MADE IN CONNECTION THEREWITH. MOREOVER, THE ENGINEER SHALL HAVE NO ADMINISTRATIVE OBLIGATIONS OF ANY TYPE WITH REGARD TO ANY CONTRACTOR AMENDMENT INVOLVING THE ISSUES OF PRESENCE, DISCOVERY, REMOVAL, ABATEMENT OR DISPOSAL OF ASBESTOS OR OTHER HAZARDOUS MATERIALS.



**The Northland
Newton Development**

Needham Street/Oak Street
Newton, Massachusetts

No.	Revision	Date	App'd.

Designed by EOB	Checked by CRQ
--------------------	-------------------

Issued for
Notice of Intent


Date
April 12, 2022

Not Approved for Construction

**South Meadow Brook
Demolition Plan**

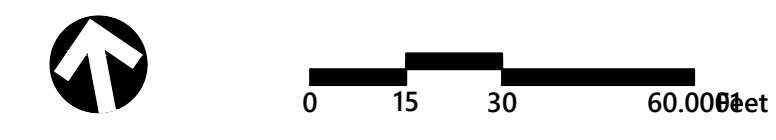
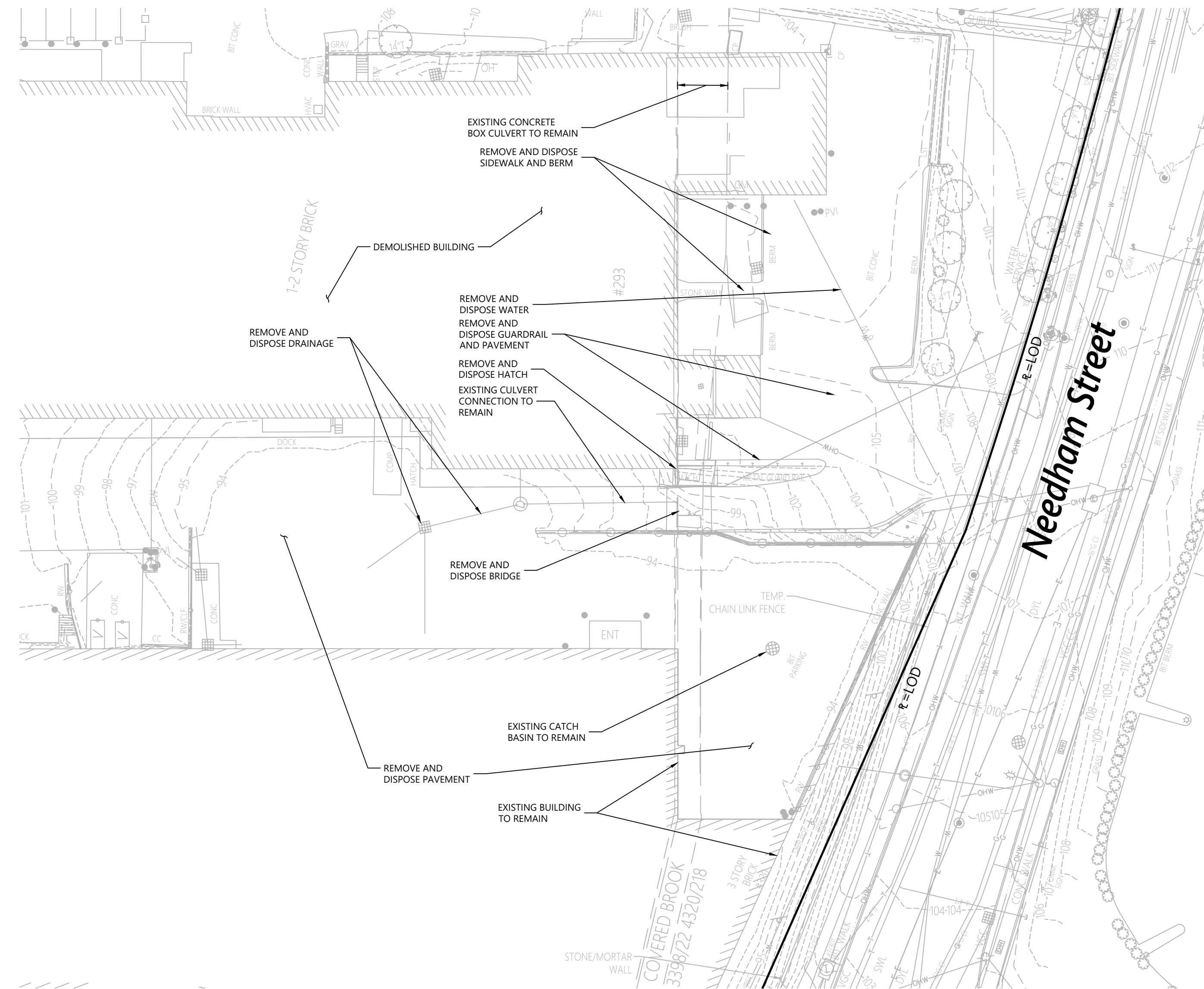
Sheet **C-3** of 3

Project Number
12239.00



Demolition

1. CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING MANMADE SURFACE FEATURES WITHIN THE LIMIT OF WORK INCLUDING BUILDINGS, STRUCTURES, PAVEMENTS, SLABS, CURBING, FENCES, UTILITY POLES, SIGNS, ETC. UNLESS INDICATED OTHERWISE ON THE DRAWINGS. REMOVE AND DISPOSE OF EXISTING UTILITIES, FOUNDATIONS AND UNSUITABLE MATERIAL BENEATH AND FOR A DISTANCE OF 10 FEET BEYOND THE PROPOSED BUILDING FOOTPRINT INCLUDING EXTERIOR COLUMNS.
2. EXISTING UTILITIES SHALL BE TERMINATED, UNLESS OTHERWISE NOTED, IN CONFORMANCE WITH LOCAL, STATE AND INDIVIDUAL UTILITY COMPANY STANDARD SPECIFICATIONS AND DETAILS. THE CONTRACTOR SHALL COORDINATE UTILITY SERVICE DISCONNECTS WITH THE UTILITY REPRESENTATIVES.
3. CONTRACTOR SHALL DISPOSE OF DEMOLITION DEBRIS IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE AND LOCAL REGULATIONS, ORDINANCES AND STATUTES.
4. THE DEMOLITION LIMITS DEPICTED IN THE PLANS IS INTENDED TO AID THE CONTRACTOR DURING THE BIDDING AND CONSTRUCTION PROCESS AND IS NOT INTENDED TO DEPICT EACH AND EVERY ELEMENT OF DEMOLITION. THE CONTRACTOR IS RESPONSIBLE FOR IDENTIFYING THE DETAILED SCOPE OF DEMOLITION BEFORE SUBMITTING ITS BID/PROPOSAL TO PERFORM THE WORK AND SHALL MAKE NO CLAIMS AND SEEK NO ADDITIONAL COMPENSATION FOR CHANGED CONDITIONS OR UNFORESEEN OR LATENT SITE CONDITIONS RELATED TO ANY CONDITIONS DISCOVERED DURING EXECUTION OF THE WORK.
5. UNLESS OTHERWISE SPECIFICALLY PROVIDED ON THE PLANS OR IN THE SPECIFICATIONS, THE ENGINEER HAS NOT PREPARED DESIGNS FOR AND SHALL HAVE NO RESPONSIBILITY FOR THE PRESENCE, DISCOVERY, REMOVAL, ABATEMENT OR DISPOSAL OF HAZARDOUS MATERIALS, TOXIC WASTES OR POLLUTANTS AT THE PROJECT SITE. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR ANY CLAIMS OF LOSS, DAMAGE, EXPENSE, DELAY, INJURY OR DEATH ARISING FROM THE PRESENCE OF HAZARDOUS MATERIAL AND CONTRACTOR SHALL INDEMNIFY AND HOLD HARMLESS THE ENGINEER FROM ANY CLAIMS MADE IN CONNECTION THEREWITH. MOREOVER, THE ENGINEER SHALL HAVE NO ADMINISTRATIVE OBLIGATIONS OF ANY TYPE WITH REGARD TO ANY CONTRACTOR AMENDMENT INVOLVING THE ISSUES OF PRESENCE, DISCOVERY, REMOVAL, ABATEMENT OR DISPOSAL OF ASBESTOS OR OTHER HAZARDOUS MATERIALS.



**The Northland
Newton Development**

Needham Street/Oak Street
Newton, Massachusetts

No.	Revision	Date	Appvd.

Designed by EOB	Checked by CRQ
--------------------	-------------------

Issued for
Notice of Intent

Date
April 12, 2022

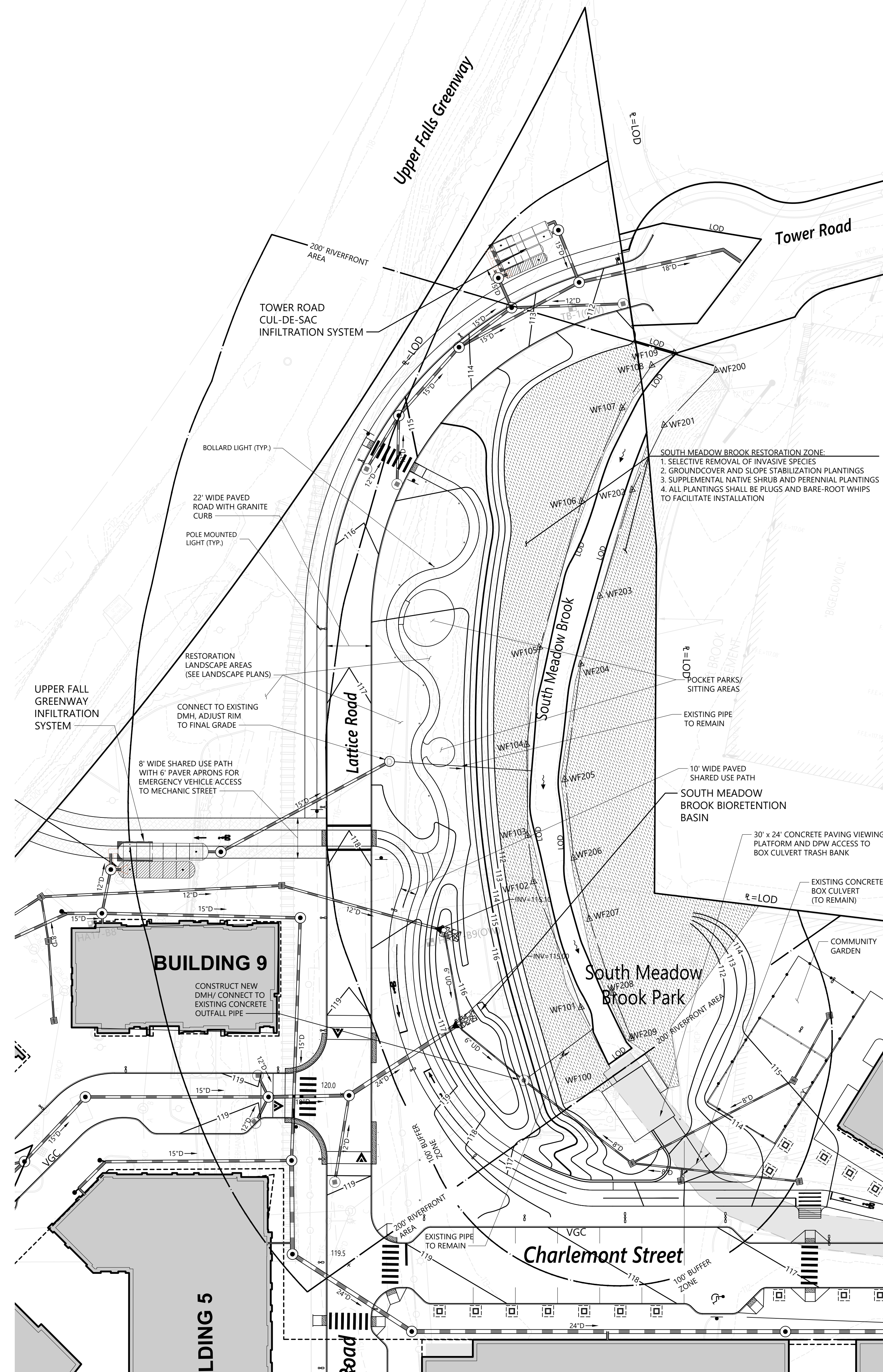
Not Approved for Construction

Drawing Title
**Mill Park
Demolition Plan**

Professional Engineer Seal for Curtis R. Quinzau, No. 42682, Registered Professional Engineer, State of Massachusetts.

C-3.1

Sheet 4 of 8



The Northland Newton Development

Needham Street/Oak Street
Newton, Massachusetts

No.	Revision	Date	App'd.

Designed by: **EOB** Checked by: **CRQ**

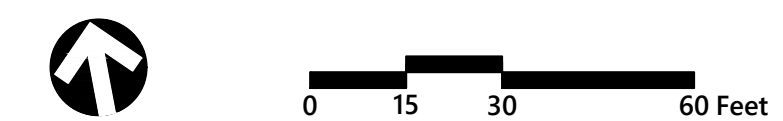
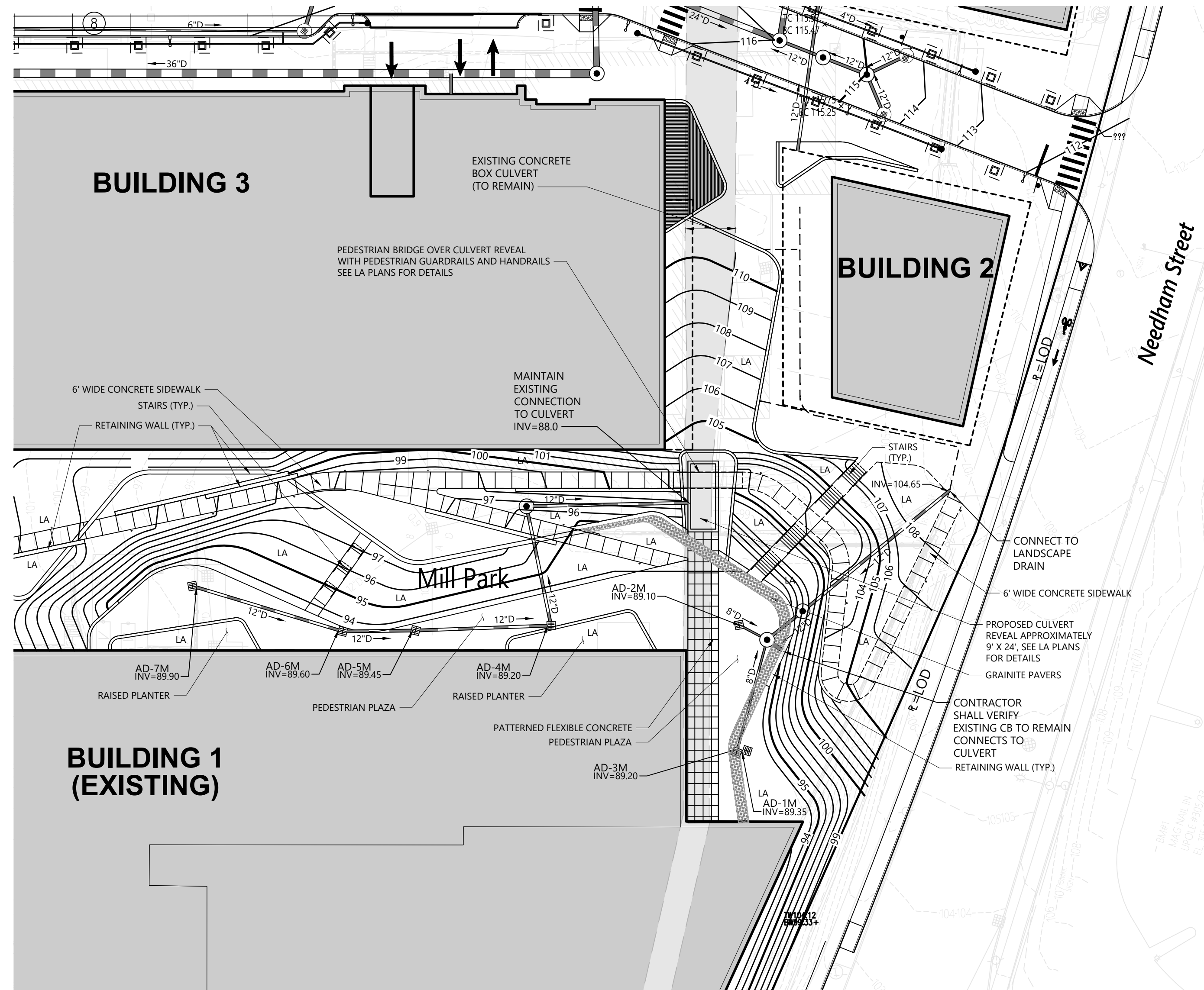
Issued for: **Notice of Intent** Date: **April 12, 2022**

Not Approved for Construction

South Meadow Brook Site Plan

Sheet **C-4** of 5

Project Number: 12239.00



**The Northland
Newton Development**

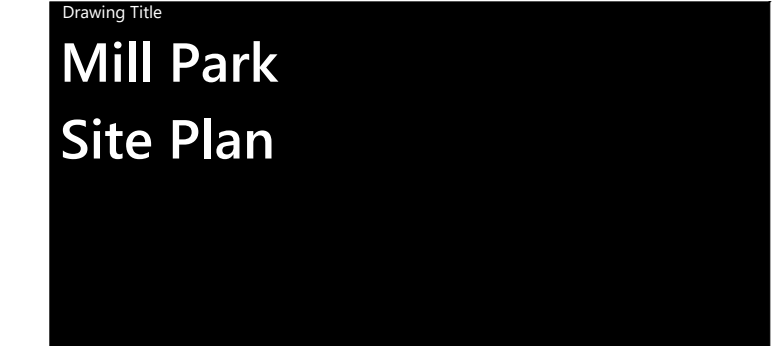
Needham Street/Oak Street
Newton, Massachusetts

No.	Revision	Date	Appvd.

Designed by **EOB** Checked by **CRQ**

Issued for **Notice of Intent** Date **April 12, 2022**


Not Approved for Construction



Sheet **C-4.1** of 8

6 of 8

Project Number **12239.00**

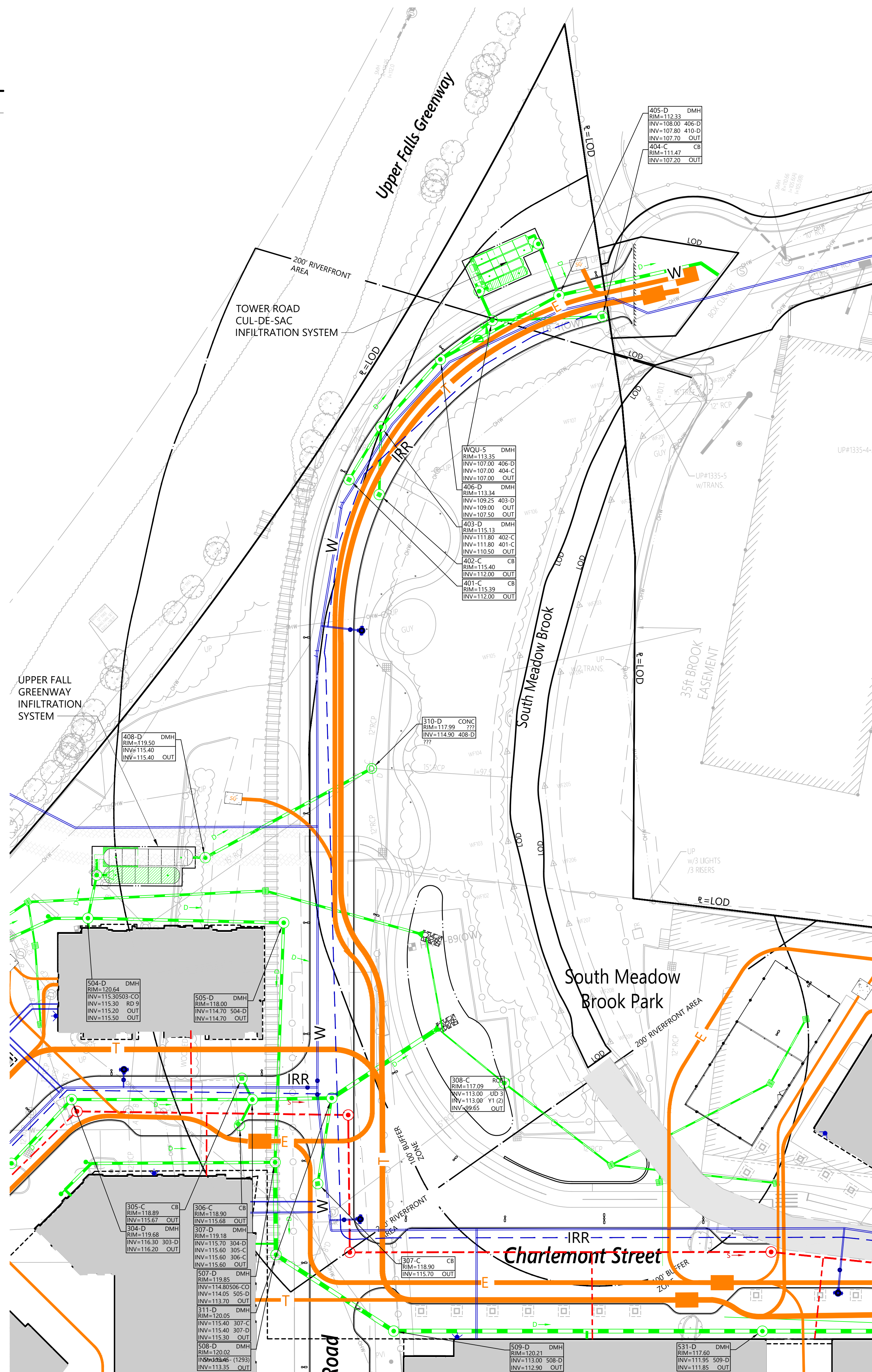


NOTE:

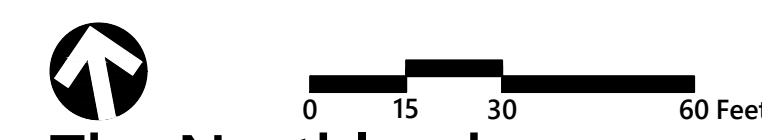
1. ALL PUBLIC UTILITY CUTTING AND CAPPING SHALL BE WITNESSED BY THE CITY.
2. ANY MODIFICATIONS TO THE FIRE SUPPRESSION WATER MAINS ON SITE MUST BE PART OF A COMPREHENSIVE NFPA 241 PLAN WITH SPECIFIC APPROVAL FROM NEWTON FIRE DEPARTMENT.
3. ANY MODIFICATION TO ANY OF THE FIRE SUPPRESSION SYSTEM (INCLUDING EXISTING HYDRANTS SERVICING BUILDING 1 REQUIRES APPROVAL FROM THE CLIENT.

Legend

Exist.	
	ELECTRIC/TELECOMMUNICATIONS
	DRAINAGE
	GAS
	SEWER
	WATER



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770



**The Northland
Newton Development**
Needham Street/Oak Street
Newton, Massachusetts

No.	Revision	Date	Appr.

Designed by EOB	Checked by CRQ
Issued for	Date

Notice of Intent April 12, 2022

Not Approved for Construction

**South Meadow Brook
Utility Plan**

Drawing Number

C-5






Sheet 7 of 8

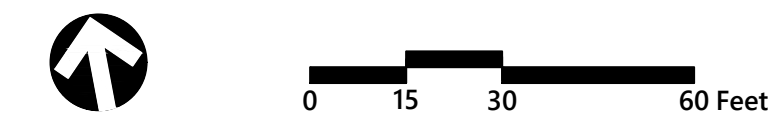
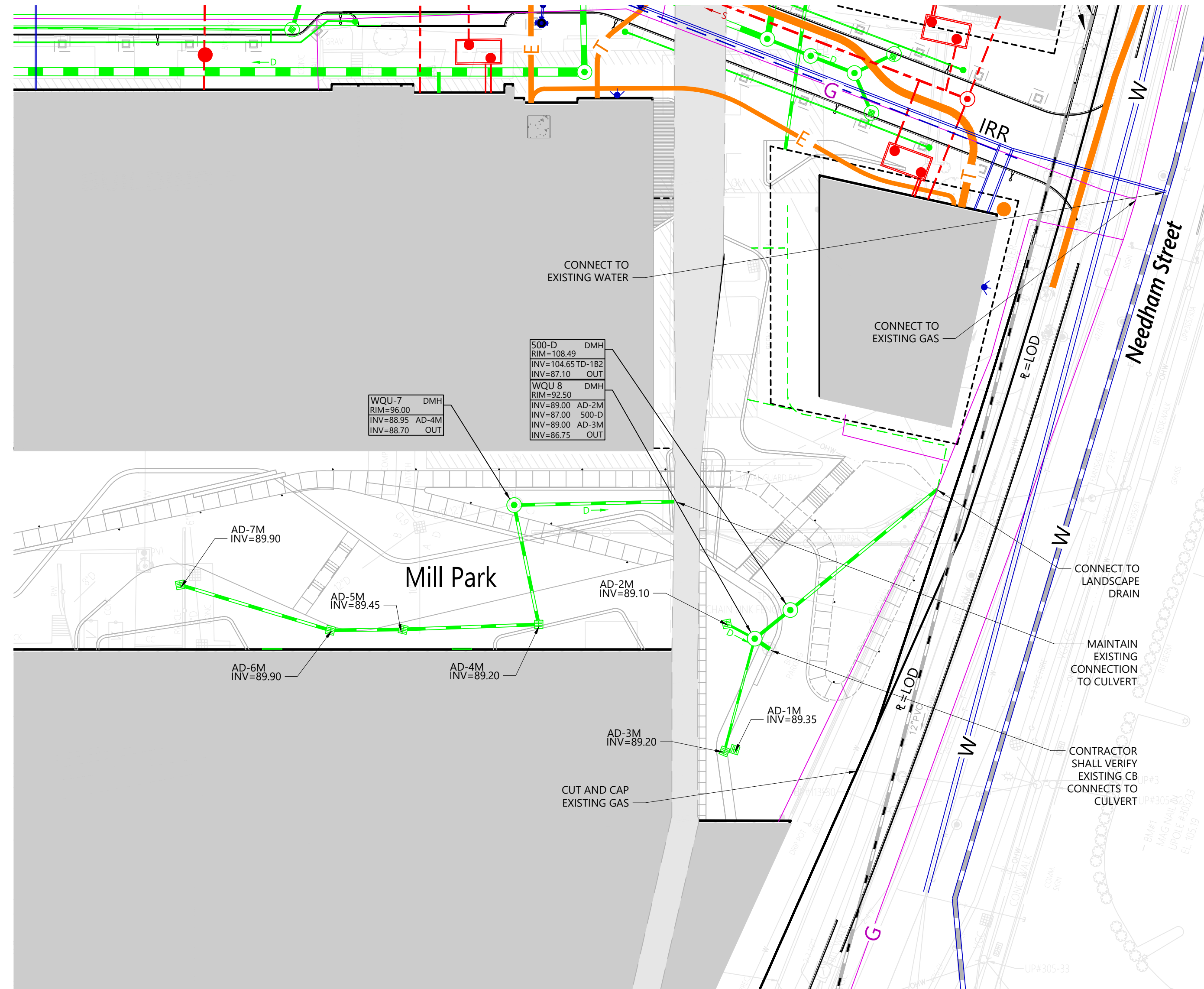
Project Number
12239.00

NOTE:

1. ALL PUBLIC UTILITY CUTTING AND CAPPING SHALL BE WITNESSED BY THE CITY.
2. ANY MODIFICATIONS TO THE FIRE SUPPRESSION WATER MAINS ON SITE MUST BE PART OF A COMPREHENSIVE NFPA 241 PLAN WITH SPECIFIC APPROVAL FROM NEWTON FIRE DEPARTMENT.
3. ANY MODIFICATION TO ANY OF THE FIRE SUPPRESSION SYSTEM (INCLUDING EXISTING HYDRANTS SERVICING BUILDING 1) REQUIRES APPROVAL FROM THE CLIENT.

Legend

Exist.	
	ELECTRIC/TELECOMMUNICATIONS
	DRAINAGE
	GAS
	SEWER
	WATER



The Northland
Newton Development

Needham Street/Oak Street
Newton, Massachusetts

No.	Revision	Date	App'd.

Designed by	EOB	Checked by	CRQ
Issued for		Date	

Notice of Intent April 12, 2022

Not Approved for Construction

Mill Park
Utility Plan

Professional Engineer Seal for Curtis R. Quinzal, No. 42682, Registered Professional Engineer, State of Massachusetts.

C-5.1

Sheet 8 of 8



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770

General

- 1. CONTRACTOR SHALL NOTIFY "DIG-SAFE" (1-888-344-7233) AT LEAST 72 HOURS BEFORE EXCAVATING.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR SITE SECURITY AND JOB SAFETY. CONSTRUCTION ACTIVITIES SHALL BE IN ACCORDANCE WITH OSHA STANDARDS AND LOCAL REQUIREMENTS.
3. AREAS DISTURBED DURING CONSTRUCTION AND NOT RESTORED WITH IMPERVIOUS SURFACES (BUILDINGS, PAVEMENTS, WALKS, ETC.) SHALL RECEIVE 4 INCHES LOAM AND SEED.
4. UPON AWARD OF CONTRACT, CONTRACTOR SHALL MAKE NECESSARY CONSTRUCTION NOTIFICATIONS AND APPLY FOR AND OBTAIN NECESSARY PERMITS, PAY FEES, AND POST BONDS ASSOCIATED WITH THE WORK INDICATED ON THE DRAWINGS, IN THE SPECIFICATIONS, AND IN THE CONTRACT DOCUMENTS. DO NOT CLOSE OR OBSTRUCT ROADWAYS, SIDEWALKS, AND FIRE HYDRANTS, WITHOUT APPROPRIATE PERMITS.
5. AREAS OUTSIDE THE LIMITS OF PROPOSED WORK DISTURBED BY THE CONTRACTOR'S OPERATIONS SHALL BE RESTORED BY THE CONTRACTOR TO THEIR ORIGINAL CONDITION AT THE CONTRACTOR'S EXPENSE.
6. IN THE EVENT THAT SUSPECTED CONTAMINATED SOIL, GROUNDWATER, AND OTHER MEDIA ARE ENCOUNTERED DURING EXCAVATION AND CONSTRUCTION ACTIVITIES BASED ON VISUAL, OLFACTORY, OR OTHER EVIDENCE, THE CONTRACTOR SHALL STOP WORK IN THE VICINITY OF THE SUSPECT MATERIAL TO AVOID FURTHER SPREADING OF THE MATERIAL, AND SHALL NOTIFY THE OWNER IMMEDIATELY SO THAT THE APPROPRIATE TESTING AND SUBSEQUENT ACTION CAN BE TAKEN.
7. CONTRACTOR SHALL PREVENT DUST, SEDIMENT, AND DEBRIS FROM EXITING THE SITE AND SHALL BE RESPONSIBLE FOR CLEANUP, REPAIRS AND CORRECTIVE ACTION IF SUCH OCCURS.
8. CONTRACTOR SHALL CONTROL STORMWATER RUNOFF DURING CONSTRUCTION TO PREVENT ADVERSE IMPACTS TO OFF SITE AREAS, AND SHALL BE RESPONSIBLE TO REPAIR RESULTING DAMAGES, IF ANY, AT NO COST TO OWNER.
9. THIS PROJECT DISTURBS MORE THAN ONE ACRE OF LAND AND FALLS WITHIN THE NPDES CONSTRUCTION GENERAL PERMIT (CGP) PROGRAM AND EPA JURISDICTION. PRIOR TO THE START OF CONSTRUCTION CONTRACTOR IS TO FILE A CGP NOTICE OF INTENT WITH EPA AND PREPARE AND MAINTAIN A STORMWATER POLLUTION PREVENTION PLAN IN ACCORDANCE WITH THE NPDES REGULATIONS. CONTRACTOR SHALL CONFIRM THE OWNER ALSO FILED A NOTICE OF INTENT WITH THE EPA.
10. STAGING AND STOCKPILE AREAS SHALL NOT BE LOCATED WITHIN ANY WETLAND AND ABUTTING RESOURCE AREA AND SHALL BE LOCATED WITHIN THE LOD.
11. THE CONTRACTOR IS RESPONSIBLE FOR LOCATING AND INSTALLING THE FOLLOWING ITEMS ON SITE AND REDLINING THE PLAN FOR RECORD KEEPING PURPOSES AS REQUIRED BY THE NPDES PERMIT:
a. BUILDING MATERIALS STAGING AREAS
b. STOCKPILE AREAS. EROSION CONTROLS SHALL BE PLACED AT THE BASE OF ALL STOCKPILES
c. DESIGNATED WASHOUT AND REFUELING AREAS.
d. TEMPORARY SEDIMENT BASIN AREAS.
e. DEWATERING BASINS.

Erosion Control

- 1. PRIOR TO STARTING ANY OTHER WORK ON THE SITE, THE CONTRACTOR SHALL NOTIFY APPROPRIATE AGENCIES AND SHALL INSTALL EROSION CONTROL MEASURES AS SHOWN ON THE PLANS AND AS IDENTIFIED IN FEDERAL, STATE, AND LOCAL APPROVAL DOCUMENTS PERTAINING TO THIS PROJECT.
2. CONTRACTOR SHALL CONTACT THE NEWTON CONSERVATION AGENT AND CITY INSPECTOR TO FIELD REVIEW AND APPROVE THE INSTALLED EROSION CONTROL MEASURES.
3. CONTRACTOR SHALL INSPECT AND MAINTAIN EROSION CONTROL MEASURES DAILY, AND REMOVE SEDIMENT THEREFROM ON A WEEKLY BASIS AND WITHIN TWELVE HOURS AFTER EACH STORM EVENT AND DISPOSE OF SEDIMENTS IN AN UPLAND AREA SUCH THAT THEY DO NOT ENCUMBER OTHER DRAINAGE STRUCTURES AND PROTECTED AREAS.
4. CONTRACTOR SHALL BE FULLY RESPONSIBLE TO CONTROL CONSTRUCTION SUCH THAT SEDIMENTATION SHALL NOT AFFECT REGULATORY PROTECTED AREAS, WHETHER SUCH SEDIMENTATION IS CAUSED BY WATER, WIND, OR DIRECT DEPOSIT.
5. CONTRACTOR SHALL PERFORM CONSTRUCTION SEQUENCING SUCH THAT EARTH MATERIALS ARE EXPOSED FOR A MINIMUM OF TIME BEFORE THEY ARE COVERED, SEEDED, OR OTHERWISE STABILIZED TO PREVENT EROSION.
6. UPON COMPLETION OF CONSTRUCTION AND ESTABLISHMENT OF PERMANENT GROUND COVER, CONTRACTOR SHALL REMOVE AND DISPOSE OF EROSION CONTROL MEASURES AND CLEAN SEDIMENT AND DEBRIS FROM ENTIRE DRAINAGE AND SEWER SYSTEMS.
7. A CROSS SLOPE SHALL BE PLACED ON THE STABILIZED CONSTRUCTION EXIT TO DIRECT RUNOFF TO AN ONSITE SETTLING AREA. IF DEEMED NECESSARY AFTER CONSTRUCTION BEGINS, A WASH PAD MAY BE INCLUDED TO WASH OFF VEHICLE WHEELS BEFORE LEAVING THE PROJECT SITE.
8. TEMPORARY SEDIMENT BASINS WILL BE DESIGNED EITHER AS EXCAVATIONS OR BERMED STORMWATER DETENTION STRUCTURES THAT WILL RETAIN RUNOFF FOR A SUFFICIENT PERIOD OF TIME TO ALLOW SUSPENDED SOIL PARTICLES TO SETTLE OUT PRIOR TO DISCHARGE. BASINS WILL BE LOCATED AS DETERMINED BY THE CONTRACTOR BASED ON CONSTRUCTION NEEDS. POINT OF DISCHARGE FROM SEDIMENT BASINS WILL BE STABILIZED TO MINIMIZE EROSION.
9. VEGETATIVE SLOPE STABILIZATION WILL BE IMPLEMENTED WITHIN 14 DAYS AFTER GRADING OR CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED. VEGETATIVE SLOPE STABILIZATION WILL BE USED TO MINIMIZE EROSION ON SLOPES OF 3:1 OR STEEPER. ESTABLISHMENT OF TEMPORARY AND PERMANENT VEGETATIVE COVER MAY BE ESTABLISHED BY HYDRO-SEEDING OR SODDING. A SUITABLE TOPSOIL, GOOD SEEDBED PREPARATION, AND ADEQUATE LIME, FERTILIZER AND WATER WILL BE PROVIDED FOR EFFECTIVE ESTABLISHMENT OF THESE VEGETATIVE STABILIZATION METHODS. MULCH WILL ALSO BE USED AFTER PERMANENT SEEDING TO PROTECT SOIL FROM THE IMPACT OF FALLING RAIN AND TO INCREASE THE CAPACITY OF THE SOIL TO ABSORB WATER.
10. STABILIZATION OF DISTURBED AREAS MUST BE INITIATED IMMEDIATELY WHENEVER CLEARING, GRADING, EXCAVATION OR OTHER EARTH DISTURBANCE ACTIVITIES ARE PERMANENTLY CEASED ON ANY PORTION OF THE SITE, OR TEMPORARILY CEASED ON ANY PORTION OF THE SITE AND WILL NOT BE RESUMED FOR A PERIOD EXCEEDING FOURTEEN (14) CALENDAR DAYS. STABILIZATION MUST BE COMPLETED USING VEGETATIVE STABILIZATION MEASURES WHERE POSSIBLE.
11. ALL DISTURBED SOILS EXPOSED PRIOR TO OCTOBER 15TH SHALL BE SEEDED BY THAT DATE. ANY SUCH AREAS WHICH DO NOT HAVE ADEQUATE VEGETATIVE STABILIZATION BY NOVEMBER 15TH MUST BE STABILIZED THROUGH THE USE OF NON-VEGETATIVE EROSION CONTROL MEASURES. IF WORK CONTINUES WITHIN ANY OF THESE AREAS DURING THE PERIOD FROM OCTOBER 15TH TO APRIL 15TH CARE MUST BE TAKEN TO ENSURE THAT ONLY THE AREA REQUIRED FOR THE DAY'S WORK IS EXPOSED, AND ALL ERODIBLE SOIL MUST BE STABILIZED WITHIN FIVE (5) WORKING DAYS.

Infiltration Basin Protection During Construction

FOR THE LONG-TERM FUNCTION OF THE INFILTRATION SYSTEM CARE MUST BE TAKEN IN THIS AREA DURING CONSTRUCTION. THE CONTRACTOR SHALL EMPLOY THE FOLLOWING MINIMUM BEST MANAGEMENT PRACTICES (BMPs):

- 1. THESE AREAS SHALL NOT BE USED AS CONSTRUCTION SEDIMENTATION SYSTEMS.
2. INITIAL BASIN EXCAVATION SHOULD BE CARRIED TO WITHIN 1 FOOT OF THE FINAL ELEVATION OF THE BASIN FLOOR. FINAL EXCAVATION SHOULD BE DEFERRED UNTIL ALL DISTURBED AREAS CONTRIBUTING TO THE BASIN HAVE BEEN STABILIZED OR PROTECTED. PRIOR TO FINAL EXCAVATION, REMOVE ALL ACCUMULATED SEDIMENT.
3. CONSTRUCTION EQUIPMENT, VEHICULAR, AND STOCKPILING OF CONSTRUCTION AND EARTH MATERIALS SHALL BE OUTSIDE THE LIMITS OF THESE AREAS. THE SUBGRADE BENEATH SHALL NOT BE COMPACTED.
4. EXCAVATION FOR CONSTRUCTION OF THESE SYSTEMS SHALL BE PERFORMED MANUALLY OR BY LIGHT-TRACKED EQUIPMENT TO AVOID COMPACTION OF THE BASIN FLOOR.
5. THE CONTRACTOR SHALL INSTALL TEMPORARY CONSTRUCTION FENCING AROUND THE PERIMETER OF THE SYSTEMS TO PREVENT THE USE OF THESE AREAS FOR ALL ACTIVITIES THAT MIGHT DAMAGE THE INFILTRATION CAPABILITIES. THE FENCING MAY BE REMOVED FOR BACKFILLING AND FINAL CONSTRUCTION.

Bioretention Basin Protection During Construction

FOR THE LONG-TERM FUNCTION OF THE BIORETENTION BASIN, CARE MUST BE TAKEN IN THIS AREA DURING CONSTRUCTION. THE CONTRACTOR SHALL EMPLOY THE FOLLOWING MINIMUM BEST MANAGEMENT PRACTICES (BMPs):

- 1. THESE AREAS SHALL NOT BE USED AS CONSTRUCTION SEDIMENTATION SYSTEMS.
2. ALL STORMWATER RUNOFF FROM EXPOSED SURFACES SHALL BE DIRECTED AWAY FROM THESE AREAS.
3. CONSTRUCTION EQUIPMENT, VEHICULAR, AND STOCKPILING OF CONSTRUCTION AND EARTH MATERIALS SHALL BE OUTSIDE THE LIMITS OF THESE AREAS. THE SUBGRADE BENEATH SHALL NOT BE COMPACTED.
4. EXCAVATION FOR CONSTRUCTION OF THESE SYSTEMS SHALL BE PERFORMED MANUALLY OR BY HYDRAULIC EXCAVATOR OR SOME OTHER SIMILAR MEANS TO ENSURE THAT THE EQUIPMENT IS NOT IN DIRECT CONTACT WITH THE NATURAL FILTRATION EARTH MATERIAL AND DOES NOT CAUSE COMPACTION OF THE SUBGRADE.
5. THE CONTRACTOR SHALL INSTALL TEMPORARY CONSTRUCTION FENCING AROUND THE PERIMETER OF THE SYSTEMS TO PREVENT THE USE OF THESE AREAS FOR ALL ACTIVITIES THAT MIGHT DAMAGE THE INFILTRATION CAPABILITIES. THE FENCING MAY BE REMOVED FOR BACKFILLING AND FINAL CONSTRUCTION.
6. THE SAND FILTER SHALL BE PROTECTED WITH EROSION CONTROLS IMMEDIATELY UPON INSTALLATION TO PREVENT CLOGGING OF FILTER MATERIALS. THESE AREAS SHALL NOT BE USED AS SEDIMENTATION OR DEWATERING BASINS.

Erosion Control Maintenance Requirements

SITE OWNERS AND OPERATORS MUST ENSURE THAT ALL EROSION, RUNOFF, SEDIMENT, AND POLLUTION PREVENTION CONTROLS REMAIN IN EFFECTIVE OPERATING CONDITION AND ARE PROTECTED FROM ACTIVITIES THAT WOULD REDUCE THEIR EFFECTIVENESS. SITE OWNERS AND OPERATORS MUST ALSO ENSURE THAT ALL EROSION, RUNOFF, SEDIMENT, AND POLLUTION PREVENTION CONTROLS ARE INSPECTED AT THE REQUIRED FREQUENCY REQUIREMENTS LISTED BELOW. IF THE DESIGNATED SITE INSPECTOR FINDS A PROBLEM (I.E. EROSION, RUNOFF, SEDIMENT OR POLLUTION PREVENTION CONTROLS REQUIRE REPLACEMENT, REPAIR, OR MAINTENANCE), THE OWNER AND OPERATOR MUST ENSURE THAT THE NECESSARY REPAIRS OR MODIFICATIONS ARE MADE IN ACCORDANCE WITH THE FOLLOWING:

- 1. INITIATE WORK TO FIX THE PROBLEM IMMEDIATELY AFTER DISCOVERING THE PROBLEM, AND COMPLETE SUCH WORK BY THE CLOSE OF THE NEXT WORK DAY, IF THE PROBLEM DOES NOT REQUIRE SIGNIFICANT REPAIR OR REPLACEMENT, OR IF THE PROBLEM CAN BE CORRECTED THROUGH ROUTINE MAINTENANCE.
2. WHEN INSTALLATION OF A NEW CONTROL OR A SIGNIFICANT REPAIR IS NEEDED, SITE OWNERS AND OPERATORS MUST ENSURE THAT THE NEW OR MODIFIED CONTROL PRACTICE IS INSTALLED AND MADE OPERATIONAL BY NO LATER THAN SEVEN (7) CALENDAR DAYS FROM THE TIME OF DISCOVERY WHERE FEASIBLE. IF IT IS INFEASIBLE TO COMPLETE THE INSTALLATION OR REPAIR WITHIN SEVEN (7) CALENDAR DAYS, THE REASONS WHY IT IS INFEASIBLE MUST BE DOCUMENTED IN THE SESC PLAN ALONG WITH THE SCHEDULE FOR INSTALLING THE STORMWATER CONTROL(S) AND MAKING IT OPERATIONAL AS SOON AS PRACTICABLE AFTER THE 7-DAY TIMEFRAME. WHERE THESE ACTIONS RESULT IN CHANGES TO ANY OF THE STORMWATER CONTROL MEASURES OUTLINED IN THE SESC PLAN, SITE OWNERS AND OPERATORS MUST MODIFY THE SESC PLAN ACCORDINGLY WITHIN SEVEN (7) CALENDAR DAYS OF COMPLETING THIS WORK IN ACCORDANCE WITH THE FOLLOWING:
a. THE OWNER AND OPERATOR SHALL AMEND THE SESC PLAN WITHIN SEVEN (7) DAYS WHENEVER THERE IS A CHANGE IN DESIGN, CONSTRUCTION, OPERATION, MAINTENANCE OR OTHER PROCEDURE WHICH HAS A SIGNIFICANT EFFECT ON THE POTENTIAL FOR THE DISCHARGE OF POLLUTANTS, OR IF THE SESC PLAN PROVES TO BE INEFFECTIVE IN ACHIEVING ITS OBJECTIVES. IN ADDITION, THE SESC PLAN SHALL BE AMENDED TO IDENTIFY ANY NEW OPERATOR THAT WILL IMPLEMENT A COMPONENT OF THE SESC PLAN. THE AMENDED SESC PLAN MUST BE KEPT ON FILE AT THE CONSTRUCTION SITE AND ANY SESC PLAN MODIFICATIONS MUST BE DOCUMENTED. ANY AMENDMENTS TO CONTROL MEASURES WHICH INVOLVED THE PRACTICE OF ENGINEERING, MUST FIRST BE REVIEWED, SIGNED, AND STAMPED BY A PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF RHODE ISLAND.
3. IF CORRECTIVE ACTIONS ARE REQUIRED, THE SITE OWNER AND OPERATOR MUST ENSURE THAT ALL CORRECTIVE ACTIONS ARE DOCUMENTED ON THE INSPECTION REPORT IN WHICH THE PROBLEM WAS FIRST DISCOVERED. THESE CORRECTIVE ACTIONS MUST BE DOCUMENTED, SIGNED, AND DATED BY THE SITE OPERATOR ONCE ALL NECESSARY REPAIRS HAVE BEEN COMPLETED.
4. SOIL EROSION AND SEDIMENT CONTROL INSPECTION REQUIREMENTS
MINIMUM FREQUENCY - EACH OF THE FOLLOWING AREAS MUST BE INSPECTED BY OR UNDER THE SUPERVISION OF THE OWNER AND OPERATOR AT LEAST ONCE EVERY SEVEN (7) CALENDAR DAYS AND WITHIN TWENTY FOUR (24) HOURS AFTER ANY STORM EVENT WHICH GENERATES AT LEAST 0.25 INCHES OF RAINFALL PER TWENTY-FOUR (24) HOUR PERIOD AND/OR AFTER A SIGNIFICANT AMOUNT OF RUNOFF:
a. ALL AREAS THAT HAVE BEEN CLEARED, GRADED, OR EXCAVATED AND THAT HAVE NOT YET COMPLETED STABILIZATION;
b. ALL STORMWATER EROSION, RUNOFF, AND SEDIMENT CONTROL MEASURES (INCLUDING POLLUTION PREVENTION PRACTICES) INSTALLED AT THE SITE TO COMPLY WITH THIS PERMIT;
c. CONSTRUCTION MATERIAL, UNSTABILIZED SOIL STOCKPILES, WASTE, BORROW, OR EQUIPMENT STORAGE, AND MAINTENANCE AREAS THAT ARE COVERED BY THIS PERMIT AND ARE EXPOSED TO PRECIPITATION;
d. ALL AREAS WHERE STORMWATER TYPICALLY FLOWS WITHIN THE SITE, INCLUDING TEMPORARY DRAINAGE WAYS DESIGNED TO DIVERT, CONVEY, AND/OR TREAT STORMWATER;
e. ALL POINTS OF DISCHARGE FROM THE SITE;
f. ALL LOCATIONS WHERE TEMPORARY OR PERMANENT SOIL STABILIZATION MEASURES HAVE BEEN IMPLEMENTED.
g. ALL LOCATIONS WHERE VEHICLES ENTER OR EXIT THE SITE.

The Northland Newton Development

Needham Street/Oak Street Newton, Massachusetts

Table with 4 columns: No., Revision, Date, Apprd. (Empty rows)

Table with 2 columns: Designed by (EOB), Checked by (QRC)

Issued for: Notice of Intent Date: April 12, 2022

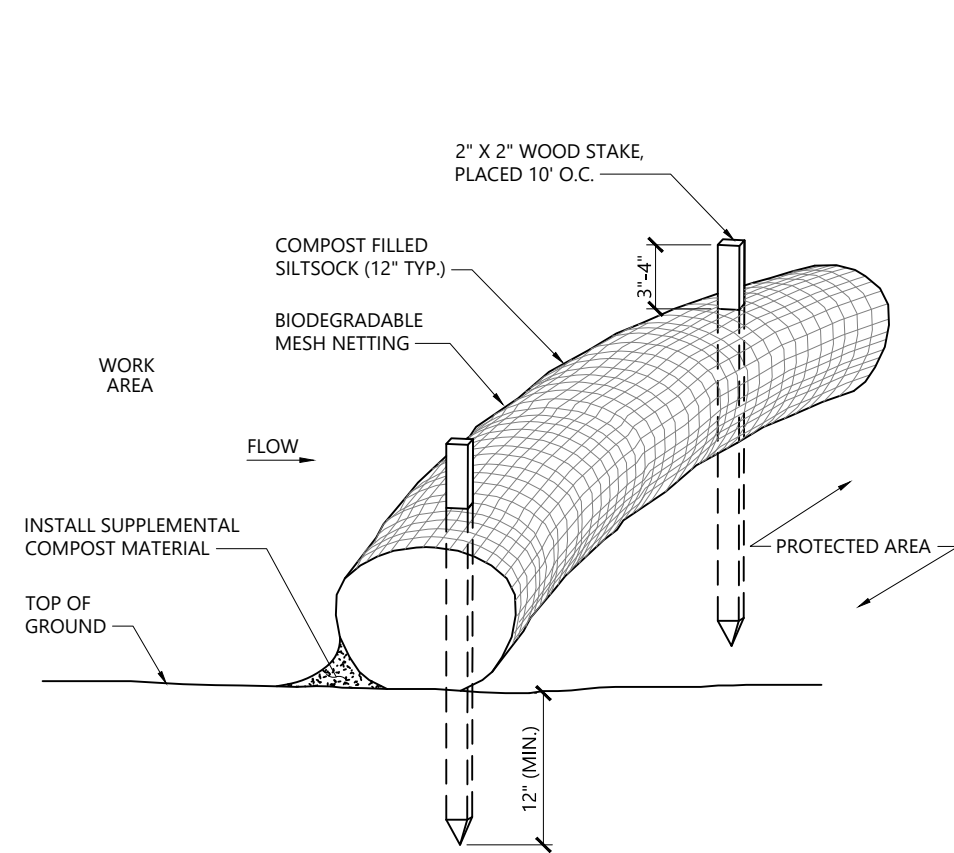
Not Approved for Construction

Soil Erosion and Sediment Control 1 General Notes and Legend

Professional Engineer seal for Curtis R. Qutzau, No. 42845, State of Massachusetts. Includes sheet number 1 of 4 and project number 12239.00.

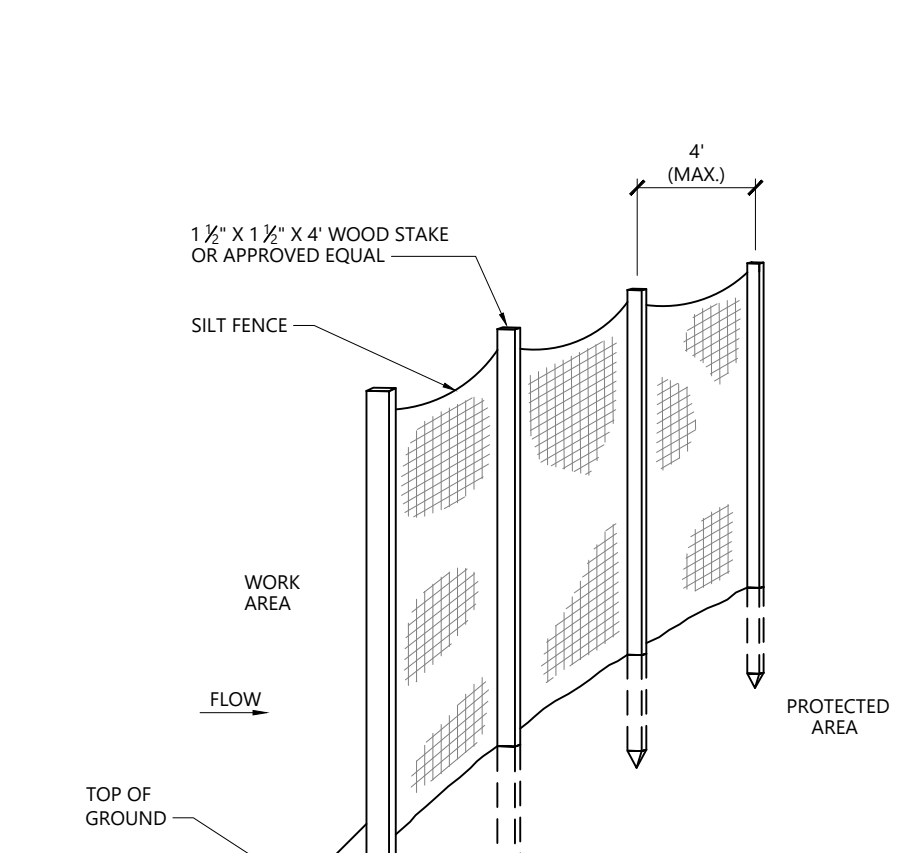


101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770



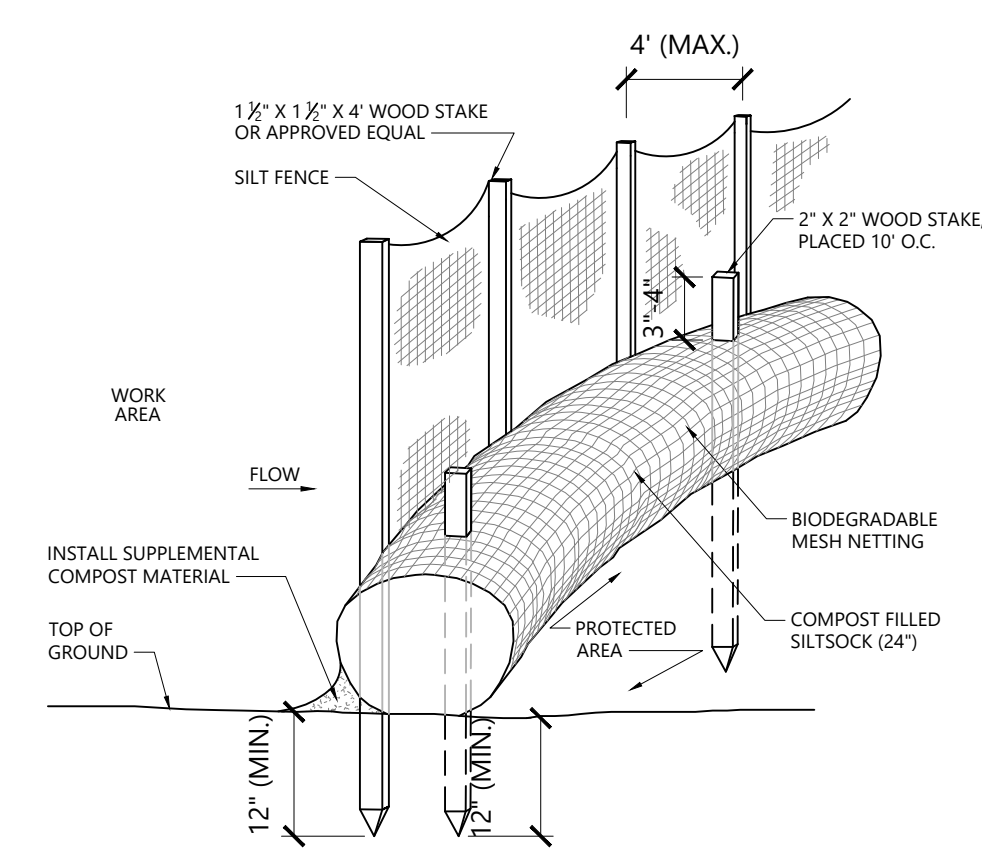
NOTES

- SILT SOCK SHALL BE FILTREXX SILT SOCK, OR APPROVED EQUAL.
- SILT SOCKS SHALL OVERLAP A MINIMUM OF 12 INCHES.
- SILT SOCK SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED.
- COMPOST MATERIAL SHALL BE DISPERSED ON SITE, AS DETERMINED BY THE ENGINEER.
- IF NON BIODEGRADABLE NETTING IS USED THE NETTING SHALL BE COLLECTED AND DISPOSED OF OFFSITE.



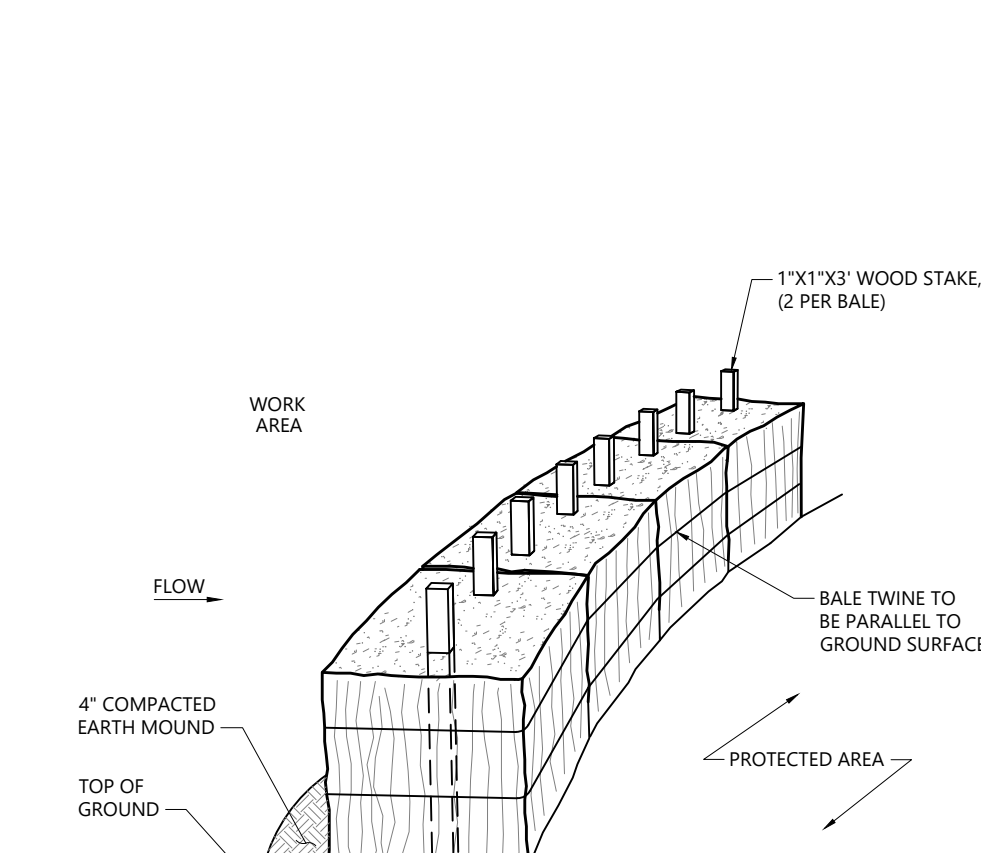
NOTES

- SILT FENCE SHALL BE FILTREXX SILT FENCE, OR APPROVED EQUAL.
- SILT FENCES SHALL OVERLAP A MINIMUM OF 12 INCHES.
- SILT FENCE SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED.
- COMPOST MATERIAL SHALL BE DISPERSED ON SITE, AS DETERMINED BY THE ENGINEER.
- IF NON BIODEGRADABLE NETTING IS USED THE NETTING SHALL BE COLLECTED AND DISPOSED OF OFFSITE.



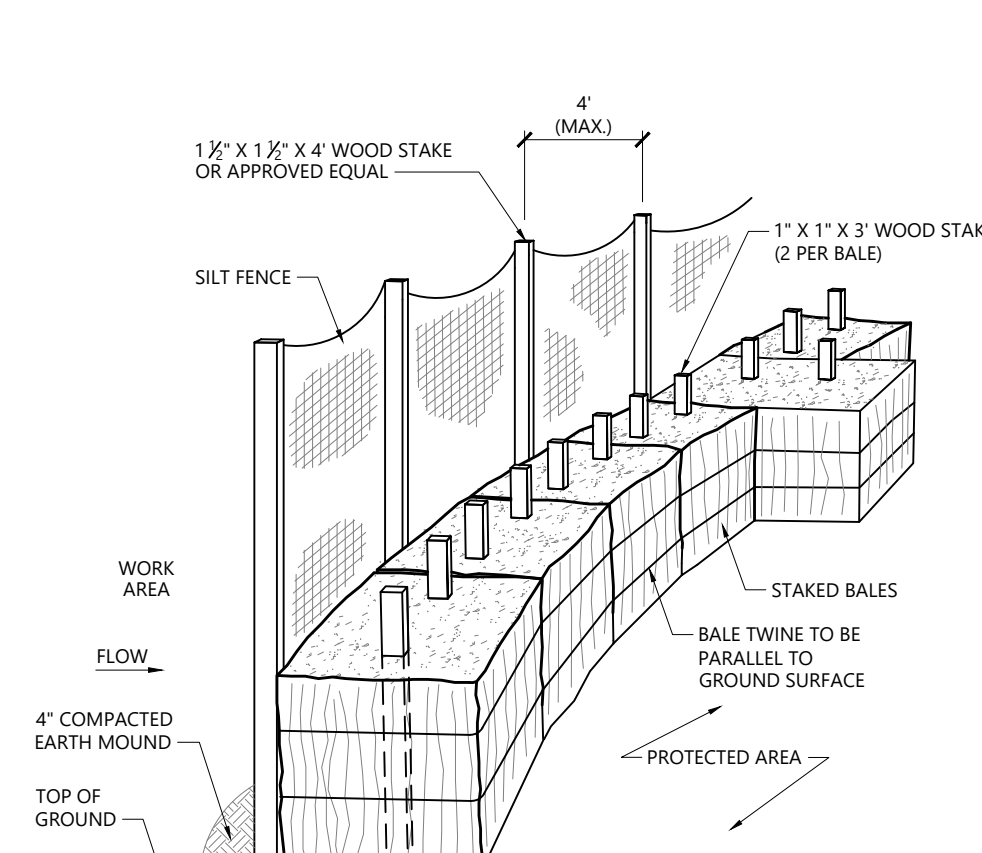
NOTES

- SILT SOCK SHALL BE FILTREXX SILT SOCK, OR APPROVED EQUAL.
- SILT SOCKS SHALL OVERLAP A MINIMUM OF 12 INCHES.
- SILT SOCK SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED.
- COMPOST MATERIAL SHALL BE DISPERSED ON SITE, AS DETERMINED BY THE ENGINEER.
- IF NON BIODEGRADABLE NETTING IS USED THE NETTING SHALL BE COLLECTED AND DISPOSED OF OFFSITE.



NOTES

- SILT SOCK SHALL BE FILTREXX SILT SOCK, OR APPROVED EQUAL.
- SILT SOCKS SHALL OVERLAP A MINIMUM OF 12 INCHES.
- SILT SOCK SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED.
- COMPOST MATERIAL SHALL BE DISPERSED ON SITE, AS DETERMINED BY THE ENGINEER.
- IF NON BIODEGRADABLE NETTING IS USED THE NETTING SHALL BE COLLECTED AND DISPOSED OF OFFSITE.



NOTES

- SILT SOCK SHALL BE FILTREXX SILT SOCK, OR APPROVED EQUAL.
- SILT SOCKS SHALL OVERLAP A MINIMUM OF 12 INCHES.
- SILT SOCK SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED.
- COMPOST MATERIAL SHALL BE DISPERSED ON SITE, AS DETERMINED BY THE ENGINEER.
- IF NON BIODEGRADABLE NETTING IS USED THE NETTING SHALL BE COLLECTED AND DISPOSED OF OFFSITE.

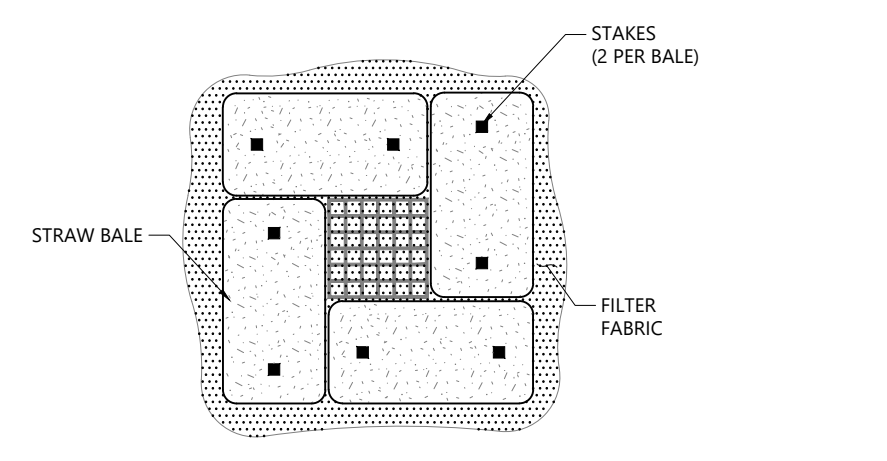
Siltsock - Erosion Control Barrier 1/16
N.T.S. Source: VHB LD_658

Silt Fence Barrier 1/16
N.T.S. Source: VHB LD_650

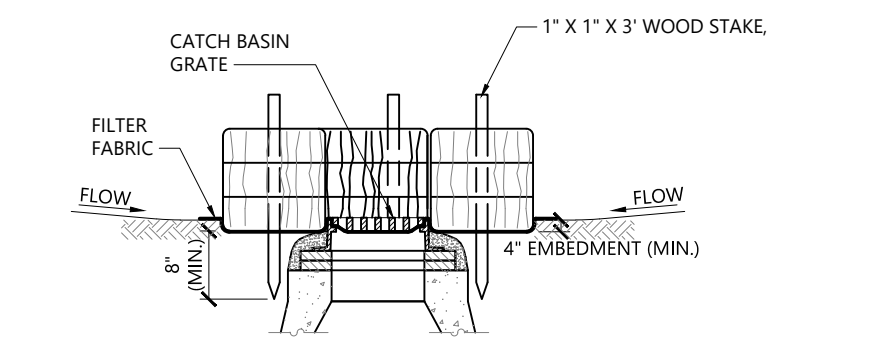
Siltsock / Silt Fence Barrier 1/16
N.T.S. Source: VHB LD_658-A

Straw Bale Barrier 1/16
N.T.S. Source: VHB LD_653

Silt Fence / Straw Bale Barrier 1/16
N.T.S. Source: VHB LD_655



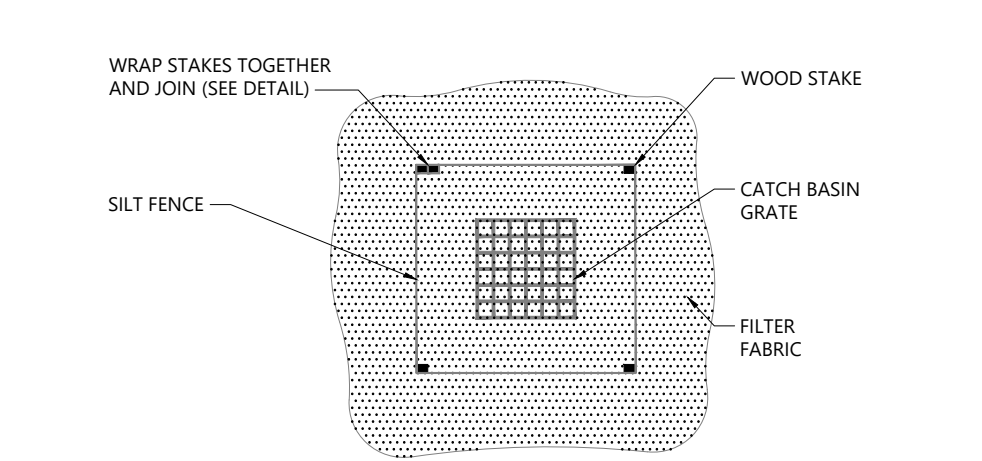
PLAN VIEW



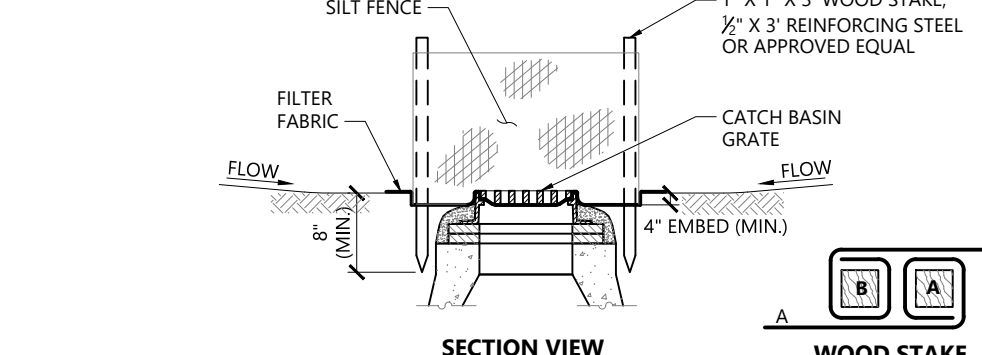
SECTION VIEW

NOTES

- ENCLOSE STRUCTURE WITH HAYBALES IMMEDIATELY AFTER CATCH BASIN CONSTRUCTION. MAINTAIN UNTIL PAVING BINDER COURSE IS COMPLETE OR A PERMANENT STAND OF GRASS HAS BEEN ESTABLISHED.
- IF GRATE IS AGAINST EXISTING CURB THEN BALES ARE TO BE PLACED AROUND THREE SIDES OF GRATE ONLY.
- GRATE TO BE PLACED OVER FILTER FABRIC.
- BALES SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED.



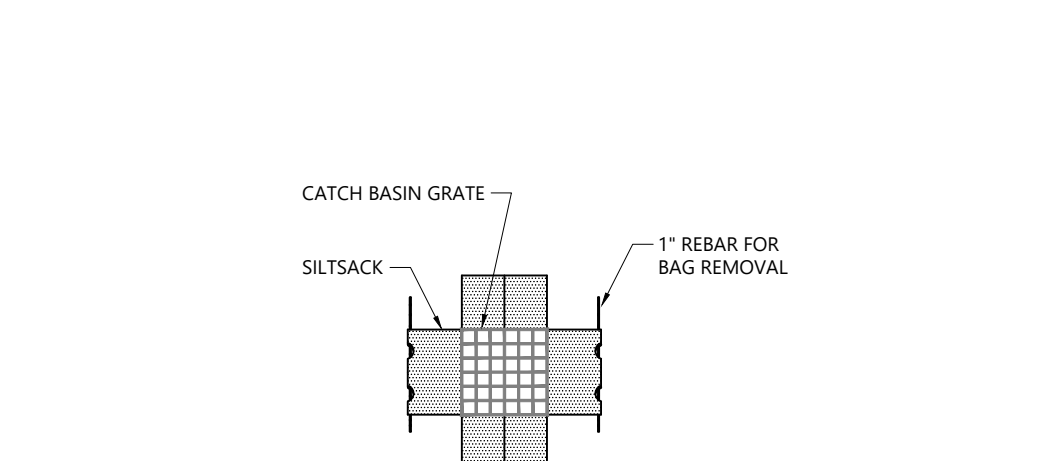
PLAN VIEW



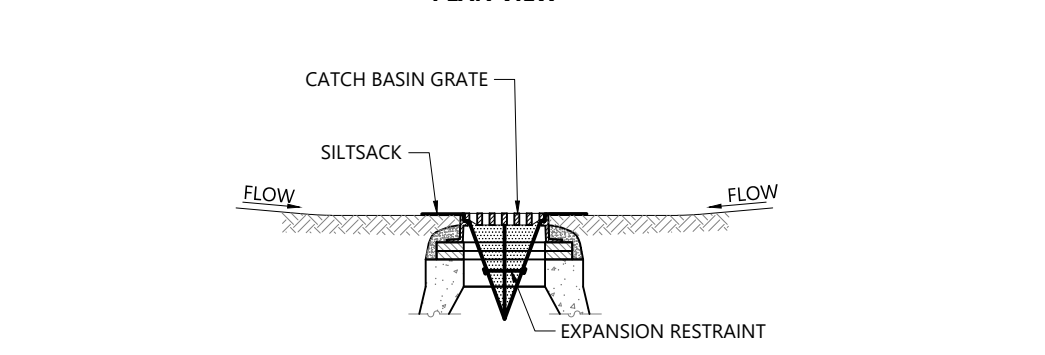
SECTION VIEW

NOTES

- ENCLOSE STRUCTURE WITH SILT FENCE IMMEDIATELY AFTER CATCH BASIN CONSTRUCTION. MAINTAIN UNTIL PAVING BINDER COURSE IS COMPLETE OR A PERMANENT STAND OF GRASS HAS BEEN ESTABLISHED.
- IF GRATE IS AGAINST EXISTING CURB THEN SILT FENCE IS TO BE PLACED AROUND THREE SIDES OF GRATE ONLY.
- WHEN STAKES MUST BE DRIVEN INTO PAVEMENT THE CONTRACTOR SHALL USE REINFORCING STEEL STAKES OR DRILL.
- GRATE TO BE PLACED OVER FILTER FABRIC.
- SILT FENCE SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS, AND REPAIR OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED.



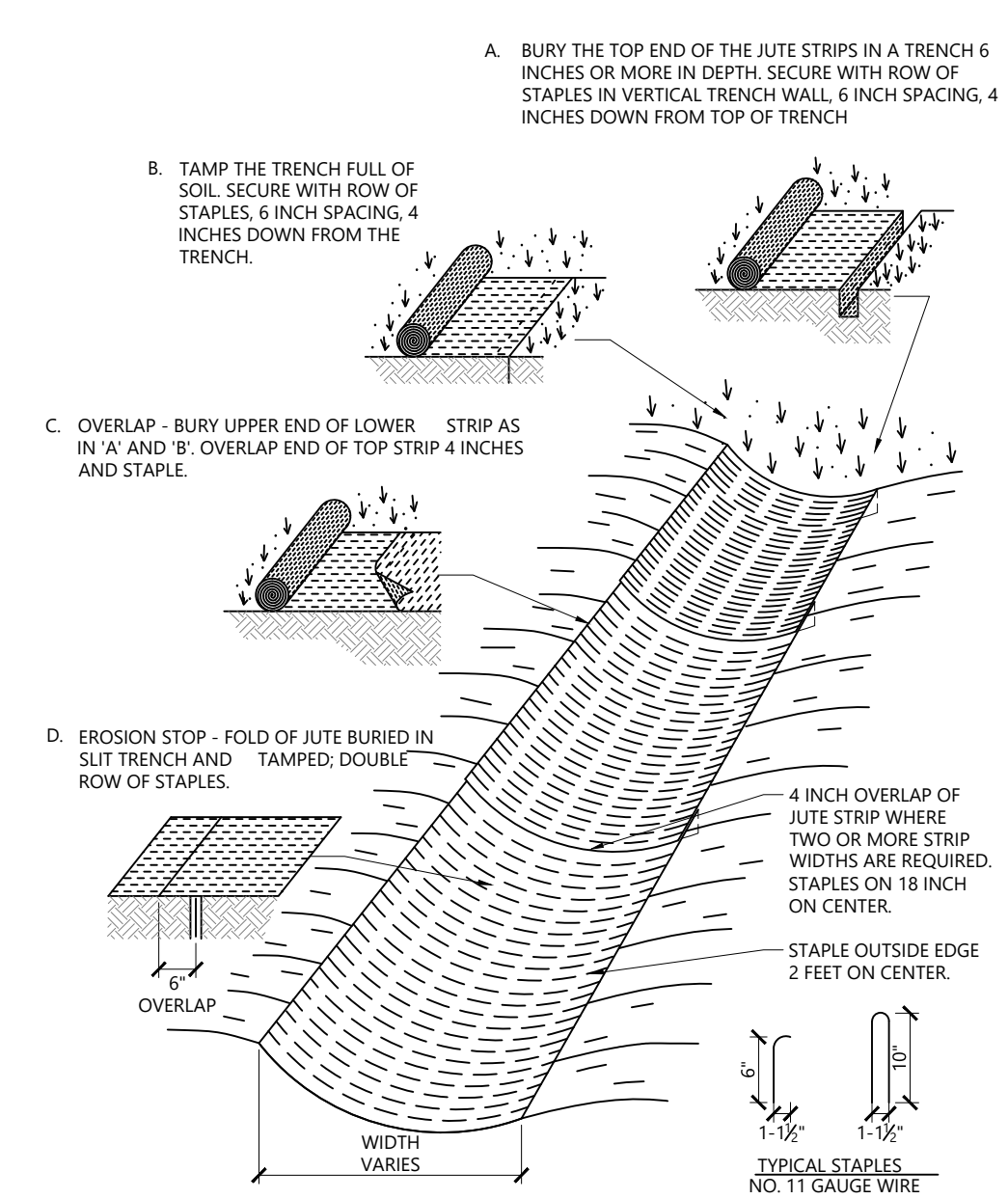
PLAN VIEW



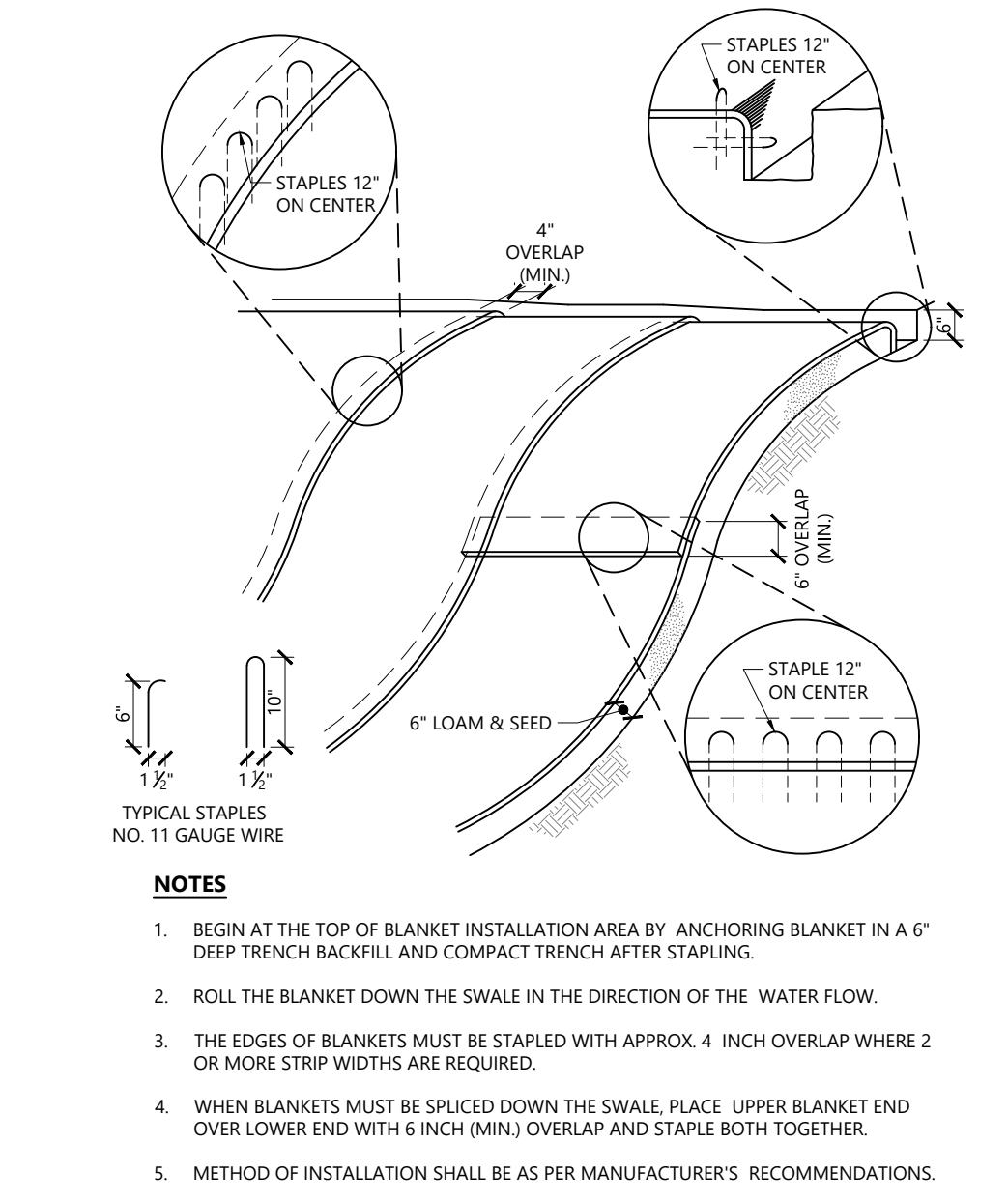
SECTION VIEW

NOTES

- INSTALL SILTSACK IN ALL CATCH BASINS WHERE INDICATED ON THE PLAN BEFORE COMMENCING WORK OR IN PAVED AREAS AFTER BINDER COURSE IS PLACED AND HAY BALES HAVE BEEN REMOVED.
- GRATE TO BE PLACED OVER SILTSACK.
- SILTSACK SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS AND CLEANING OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED. MAINTAIN UNTIL UPSTREAM AREAS HAVE BEEN PERMANENTLY STABILIZED.



Erosion Control Blanket Swale Installation 1/16
N.T.S. Source: VHB LD_681



Erosion Control Blanket Slope Installation 1/16
N.T.S. Source: VHB LD_680

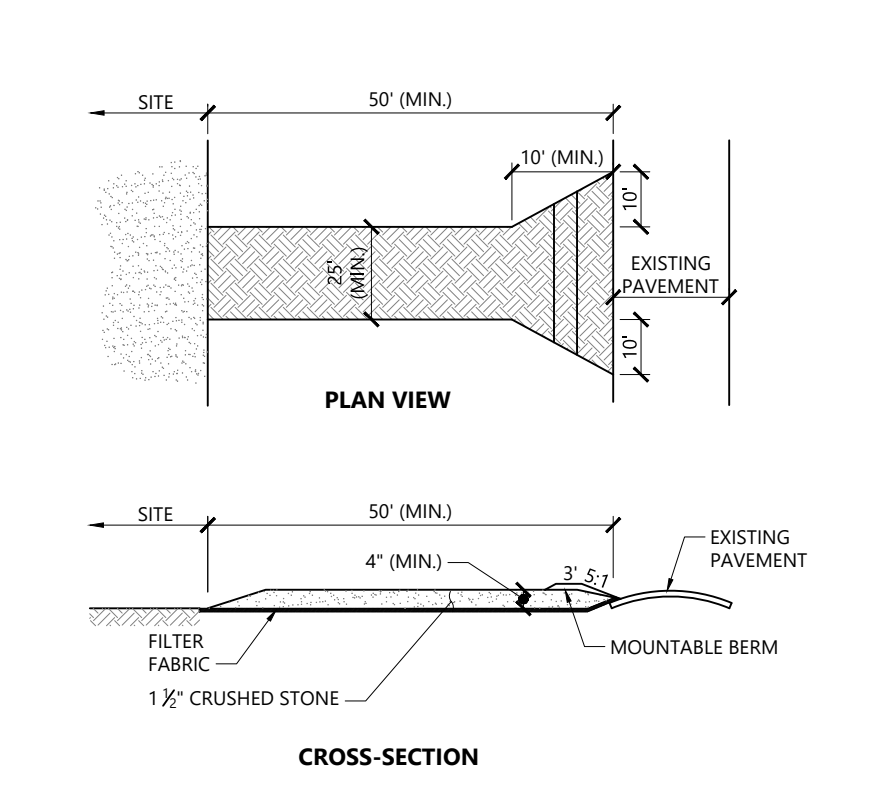
Catch Basin Sediment Trap 1/16
N.T.S. Source: VHB LD_673

Silt Fence Sediment Trap 1/16
N.T.S. Source: VHB LD_675

Siltsack Sediment Trap 1/16
N.T.S. Source: VHB LD_674

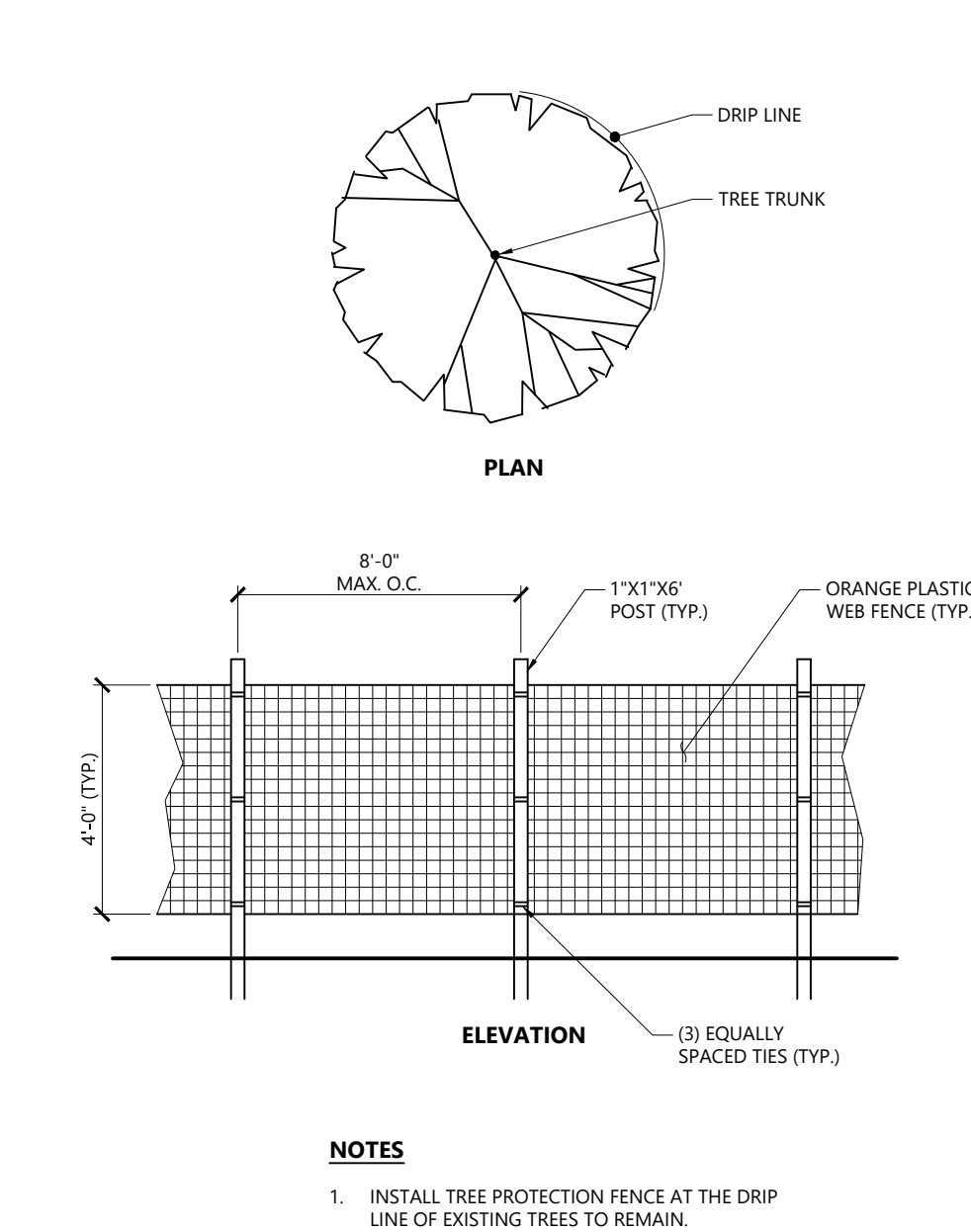
Erosion Control Blanket Swale Installation 1/16
N.T.S. Source: VHB LD_681

Erosion Control Blanket Slope Installation 1/16
N.T.S. Source: VHB LD_680



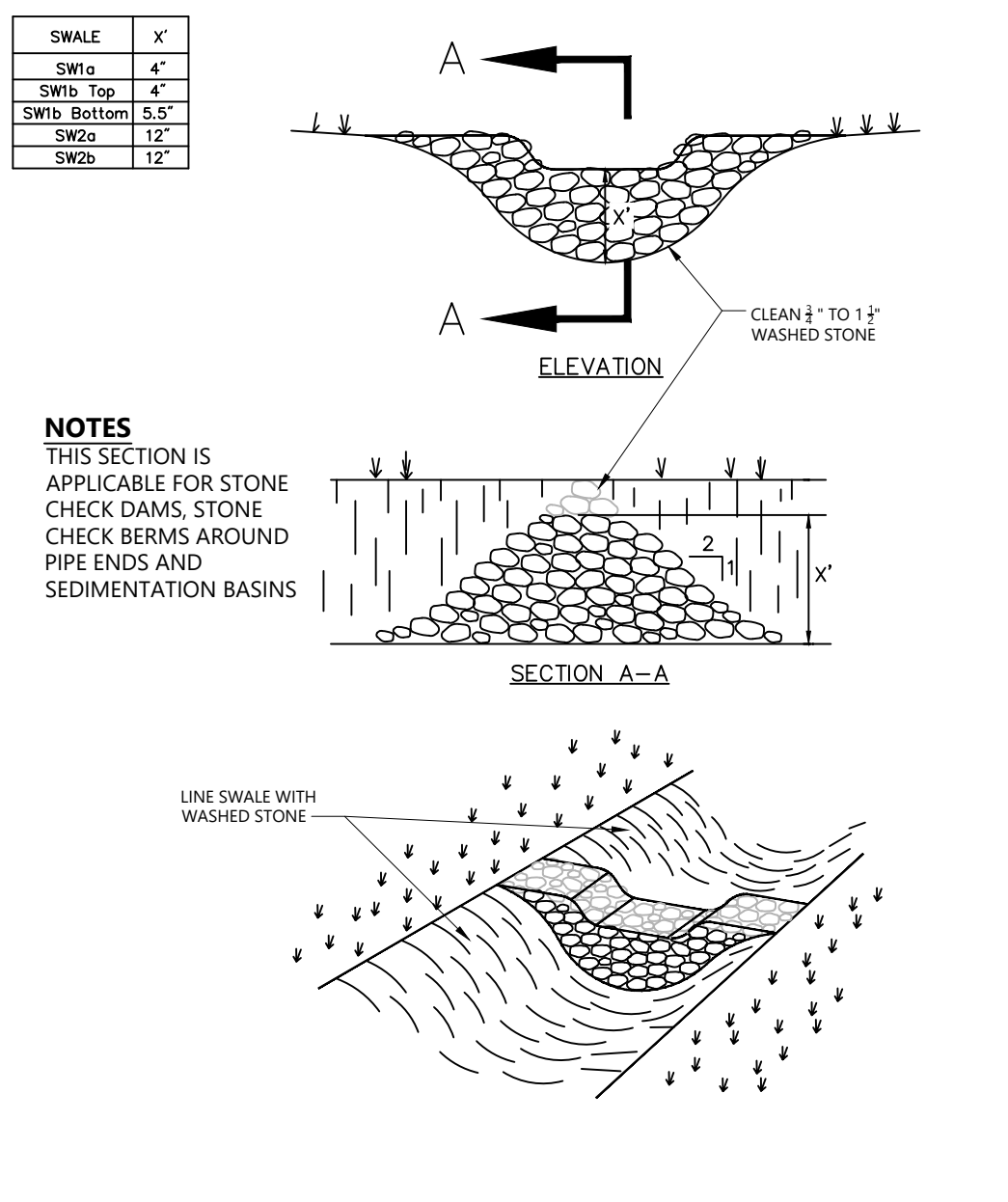
NOTES

- EXIT WIDTH SHALL BE A TWENTY-FIVE (25) FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS.
- THE EXIT SHALL BE MAINTAINED IN A CONDITION WHICH SHALL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY. BERM SHALL BE PERMITTED. PERIODIC INSPECTION AND MAINTENANCE SHALL BE PROVIDED AS NEEDED.
- STABILIZED CONSTRUCTION EXIT SHALL BE REMOVED PRIOR TO FINAL FINISH MATERIALS BEING INSTALLED.



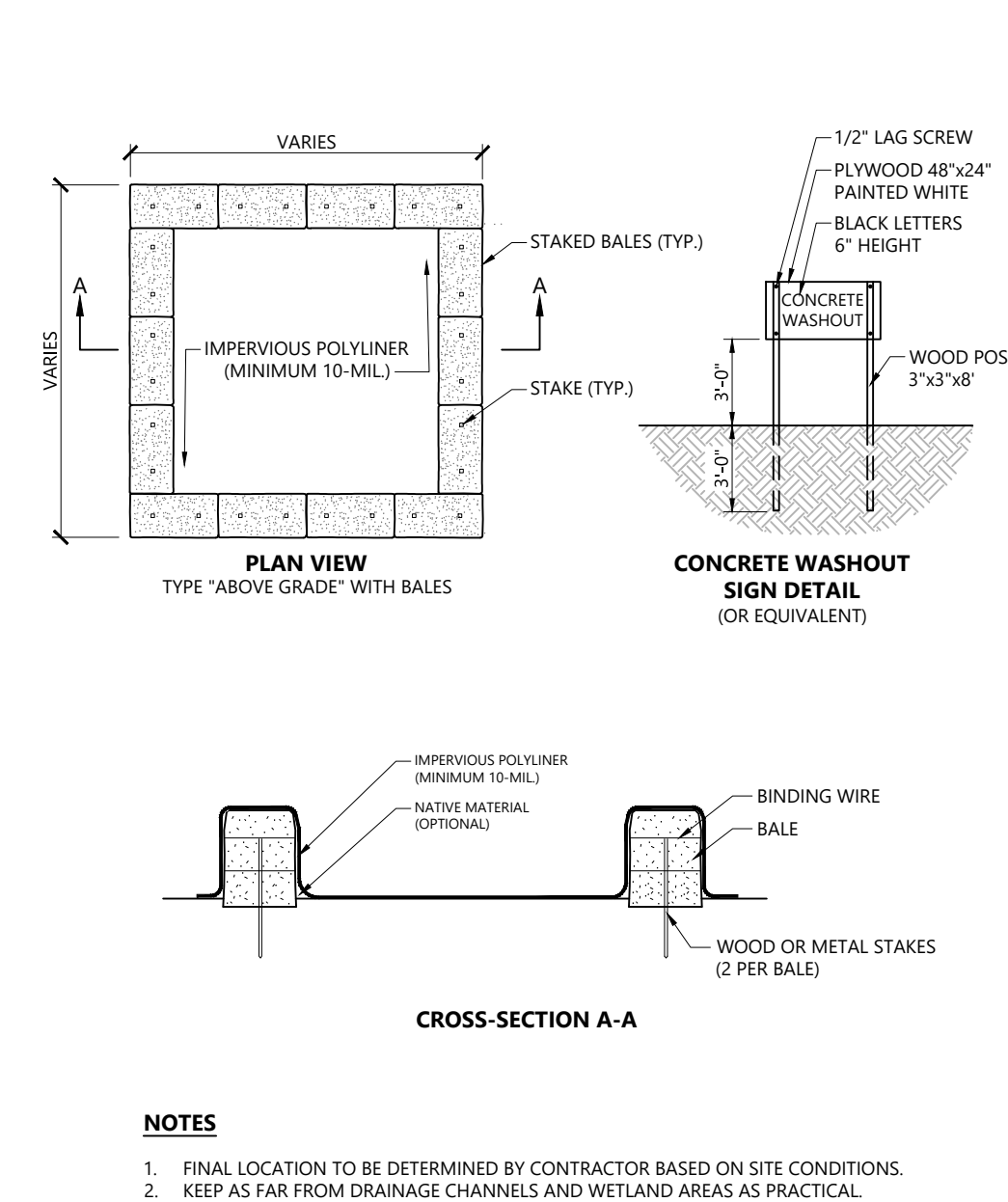
NOTES

- INSTALL TREE PROTECTION FENCE AT THE DRIP LINE OF EXISTING TREES TO REMAIN.



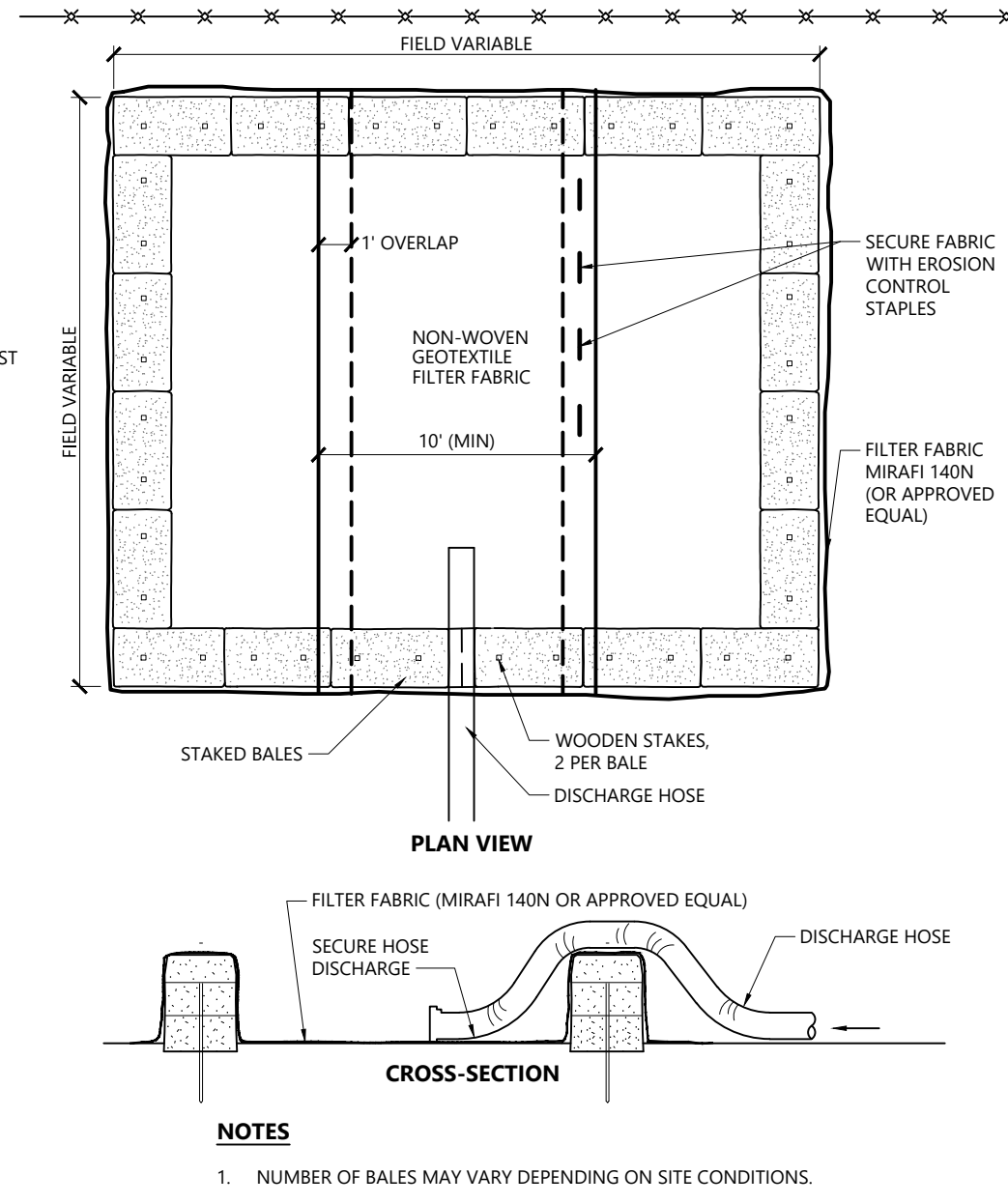
NOTES

- THIS SECTION IS APPLICABLE FOR STONE CHECK DAMS, STONE CHECK BERMS AROUND PIPE ENDS AND SEDIMENTATION BASINS.



NOTES

- FINAL LOCATION TO BE DETERMINED BY CONTRACTOR BASED ON SITE CONDITIONS.
- KEEP AS FAR FROM DRAINAGE CHANNELS AND WETLAND AREAS AS PRACTICAL.
- SUMPS TO BE CLEANED AND WASTE CONCRETE REMOVED AND PROPERLY DISPOSED OF UPON COMPLETION OF WORK.



NOTES

- NUMBER OF BALES MAY VARY DEPENDING ON SITE CONDITIONS.
- THE BASIN TO BE CLEANED AND WASTE CONCRETE REMOVED AND PROPERLY DISPOSED OF UPON COMPLETION OF WORK.

Stabilized Construction Exit 1/16
N.T.S. Source: VHB LD_682

Tree Protection Fence 1/16
N.T.S. Source: VHB LD_610

Stone Check Dam 7/13
N.T.S. Source: VHB S-1313R

Concrete Washout 12/17
N.T.S. Source: VHB

Dewatering Straw Bale Basin 1/16
N.T.S. Source: VHB LD_690



**The Northland
Newton Development**

Needham Street/Oak Street
Newton, Massachusetts

No.	Revision	Date	Appr.

Designed by: **EOB** Checked by: **QRC**
Issued for: _____ Date: _____

Notice of Intent April 12, 2022

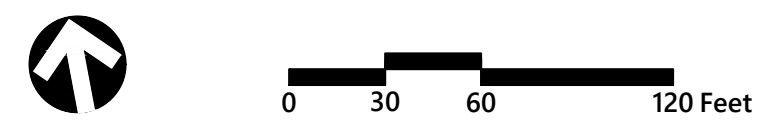
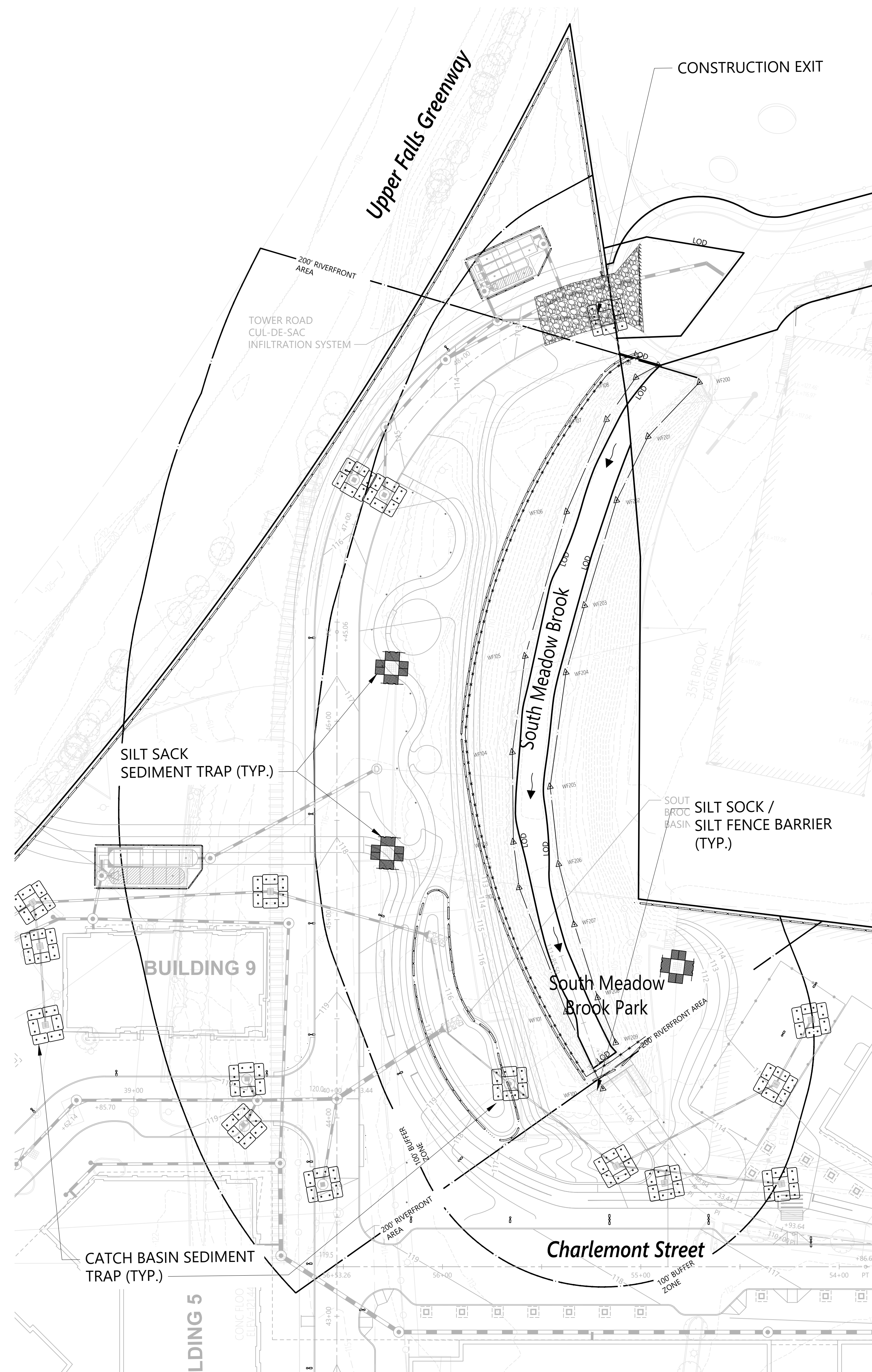
Not Approved for Construction
Drawing Title: **Soil Erosion and Sediment Control 2 Details**
Drawing Number: _____

SESC-2
Sheet 2 of 4
Project Number: 12239.00

Saved Monday, April 11, 2022 11:21:40 AM WSTVINCENT Plotted Monday, April 11, 2022 12:05:43 PM Wayne St. Vincent



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770



The Northland Newton Development

Needham Street/Oak Street
Newton, Massachusetts

No.	Revision	Date	App'd.

Designed by: **EOB** Checked by: **QRC**

Issued for: **Notice of Intent** Date: **April 12, 2022**

Not Approved for Construction
Soil Erosion and
Sediment Control 3
South Meadow Brook



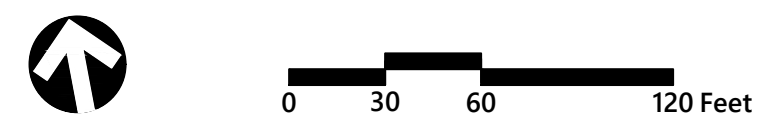
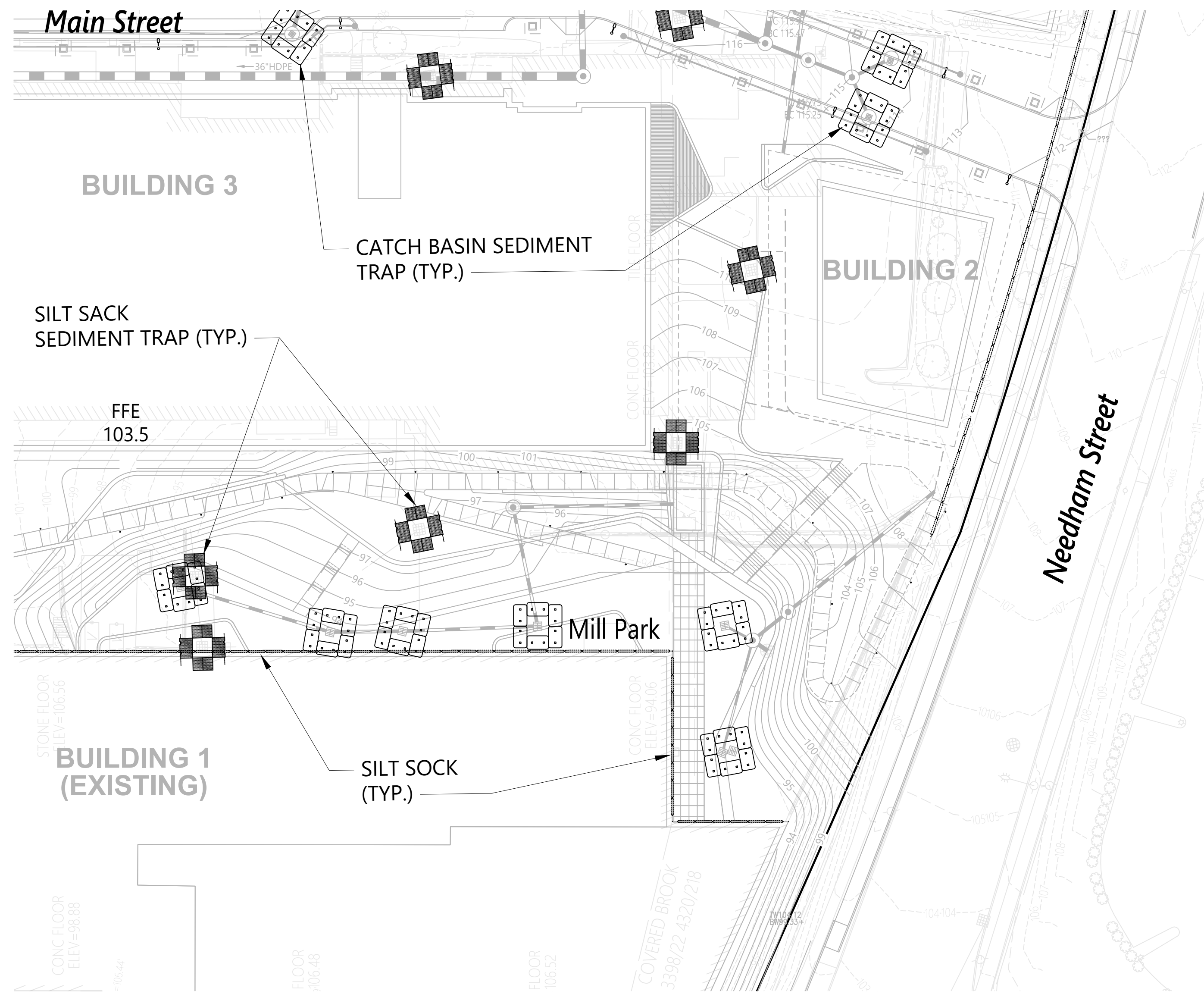
SESC-3

Sheet 3 of 4

Project Number
12239.00



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770



The Northland Newton Development

Needham Street/Oak Street
Newton, Massachusetts

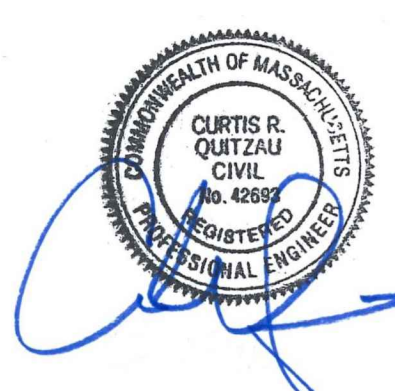
No.	Revision	Date	Appvd.

Designed by: EOB Checked by: QRC

Issued for: Date: April 12, 2022

Not Approved for Construction

Soil Erosion and
Sediment Control 4
Mill Park



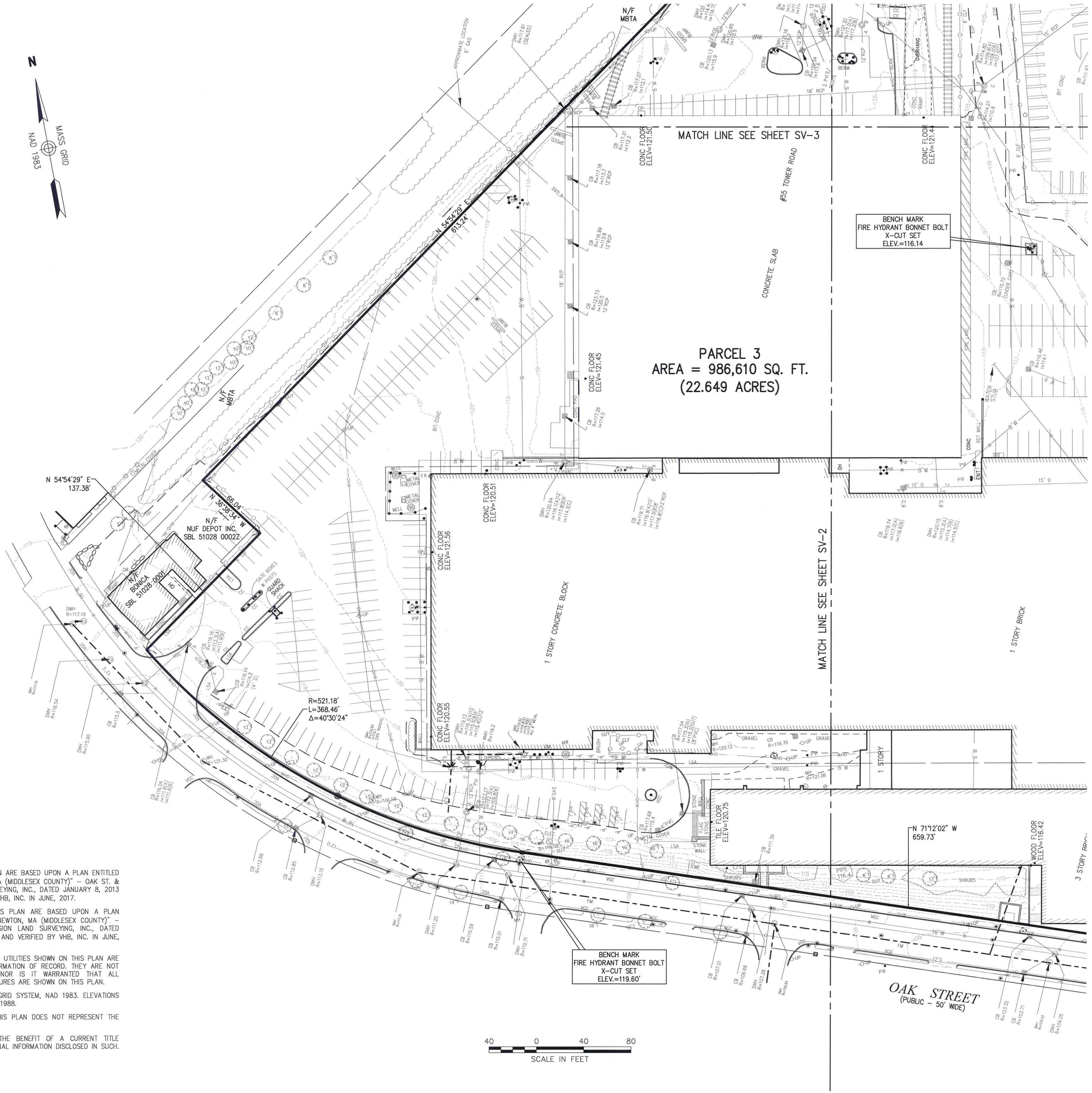
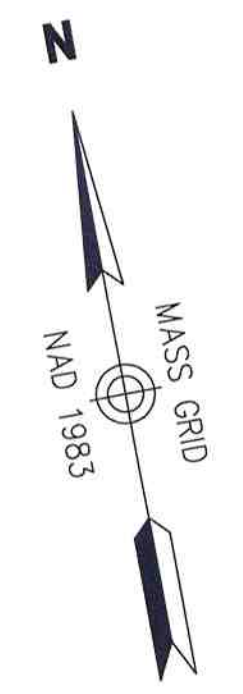
SESC-4

Sheet 4 of 4

Project Number
12239.00



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770



Legend

- ⊕ DRAIN MANHOLE
- ⊕ CATCH BASIN
- ⊕ SEWER MANHOLE
- ⊕ ELECTRIC MANHOLE
- ⊕ TELEPHONE MANHOLE
- ⊕ MANHOLE
- ⊕ HAND HOLE
- ⊕ WATER GATE
- ⊕ FIRE HYDRANT
- ⊕ GAS GATE
- ⊕ BOLLARD w/LIGHT
- ⊕ STREET SIGN
- ⊕ LIGHT POLE
- ⊕ UTILITY POLE
- ⊕ GUY POLE
- ⊕ GUY WIRE
- ⊕ MONITORING WELL
- ⊕ FLOOD LIGHT
- ⊕ WELL
- ⊕ MARSH
- ⊕ F.F.E.=45.27' FINISHED FLOOR ELEVATION
- ⊕ COULD NOT OPEN
- NPV NO PIPES VISIBLE
- DYL DOUBLE YELLOW LINE
- DWL DASHED WHITE LINE
- SYL SINGLE WHITE LINE
- LSA LANDSCAPED AREA
- ⊕ EDGE OF PAVEMENT
- ⊕ CONCRETE CURB
- ⊕ VERTICAL GRANITE CURB
- ⊕ SLOPED GRANITE EDGE
- ⊕ BITUMINOUS BERM
- ⊕ BITUMINOUS CURB
- ⊕ GUARD RAIL
- ⊕ CHAIN LINK FENCE
- ⊕ DRAINAGE LINE
- ⊕ SEWER LINE
- ⊕ OVERHEAD WIRE
- ⊕ UNDERGROUND ELECTRIC
- ⊕ TELEPHONE LINE
- ⊕ GAS LINE
- ⊕ WATER LINE
- ⊕ STONE WALL
- ⊕ TREE LINE
- 100BZ 100-FT BUFFER ZONE
- 100RA 100-FT RIVER FRONT AREA
- 200RA 200-FT RIVER FRONT AREA
- ⊕ LMA LIMIT MEAN ANNUAL HIGH WATER
- ⊕ LWB LIMIT OF BANK
- ⊕ WFT-100 VEGETATED WETLAND BOUNDARY

General Notes

- 1) THE PROPERTY LINES SHOWN ON THIS PLAN ARE BASED UPON A PLAN ENTITLED "EXISTING CONDITIONS PLAN IN NEWTON, MA (MIDDLESEX COUNTY)" - OAK ST. & NEEDHAM ST. - BY PERCISION LAND SURVEYING, INC., DATED JANUARY 8, 2013 AT A SCALE OF 1"=50' AND VERIFIED BY VHB, INC. IN JUNE, 2017.
- 2) THE EXISTING CONDITIONS SHOWN ON THIS PLAN ARE BASED UPON A PLAN ENTITLED "EXISTING CONDITIONS PLAN IN NEWTON, MA (MIDDLESEX COUNTY)" - OAK ST. & NEEDHAM ST. - BY PERCISION LAND SURVEYING, INC., DATED JANUARY 8, 2013 AT A SCALE OF 1"=50' AND VERIFIED BY VHB, INC. IN JUNE, 2017.
- 3) THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES SHOWN ON THIS PLAN ARE BASED ON FIELD OBSERVATIONS AND INFORMATION OF RECORD. THEY ARE NOT WARRANTED TO BE EXACTLY LOCATED NOR IS IT WARRANTED THAT ALL UNDERGROUND UTILITIES OR OTHER STRUCTURES ARE SHOWN ON THIS PLAN.
- 4) HORIZONTAL DATUM IS BASED ON MASS. GRID SYSTEM, NAD 1983. ELEVATIONS SHOWN ON THIS PLAN REFER TO NAVD OF 1988.
- 5) THE TREE SYMBOL OUTLINE SHOWN ON THIS PLAN DOES NOT REPRESENT THE ACTUAL TREE CANOPY.
- 6) THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND MAY BE SUBJECT TO ADDITIONAL INFORMATION DISCLOSED IN SUCH.



156 Oak Street
Newton, Massachusetts

No.	Revision	Date	Appr.

Designed by	Checked by
Issued for	Date
	June 4, 2018

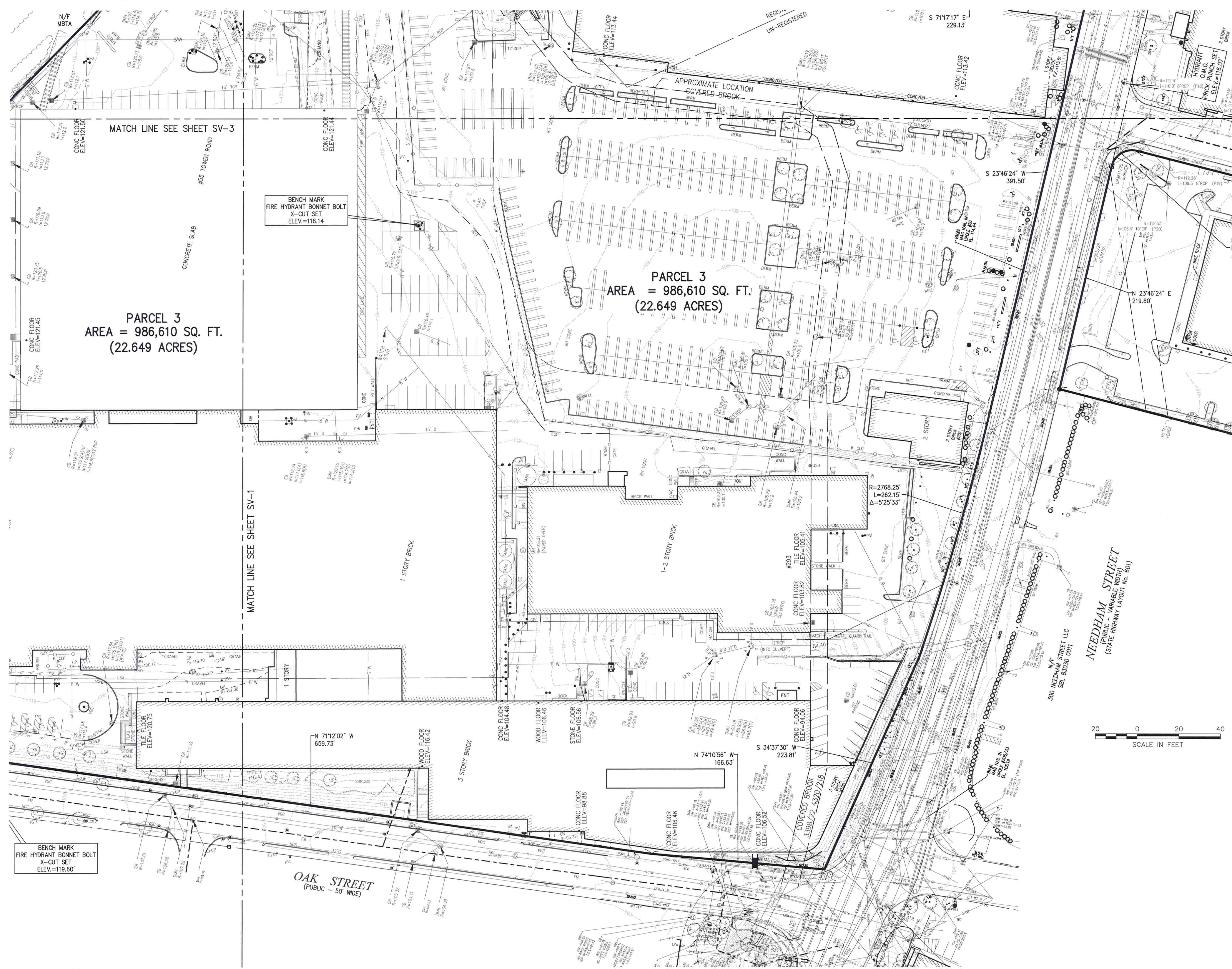
Drawing Title
**Existing Conditions
Plan of Land**

Drawing Number

COMMONWEALTH OF MASSACHUSETTS
REGISTERED PROFESSIONAL LAND SURVEYOR
RUSSELL J. BOUSQUET
NO 35399

Russell J. Bousquet
4/6/18

Sheet **Sv-1** of 3
Project Number
12239.00



PARCEL 3
AREA = 986,610 SQ. FT.
(22.649 ACRES)

PARCEL 3
AREA = 986,610 SQ. FT.
(22.649 ACRES)

BENCH MARK
FIRE HYDRANT BONNET BOLT
X-CUT SET
ELEV.=116.14

BENCH MARK
FIRE HYDRANT BONNET BOLT
X-CUT SET
ELEV.=119.60'



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770



- Legend**
- ⊙ DRAIN MANHOLE
 - ⊙ CATCH BASIN
 - ⊙ SEWER MANHOLE
 - ⊙ ELECTRIC MANHOLE
 - ⊙ TELEPHONE MANHOLE
 - ⊙ MANHOLE
 - ⊙ HAND HOLE
 - ⊙ WATER GATE
 - ⊙ FIRE HYDRANT
 - ⊙ GAS GATE
 - ⊙ BOLLARD w/LIGHT
 - ⊙ STREET SIGN
 - ⊙ LIGHT POLE
 - ⊙ UTILITY POLE
 - ⊙ GUY POLE
 - ⊙ GUY WIRE
 - ⊙ MONITORING WELL
 - ⊙ FLOOD LIGHT
 - ⊙ WELL
 - ⊙ MARSH
 - ⊙ F.F.E.=45.27'
FINISHED FLOOR ELEVATION
 - CNO COULD NOT OPEN
 - NPV NO PIPES VISIBLE
 - DYL DOUBLE YELLOW LINE
 - DWL DASHED WHITE LINE
 - SYL SINGLE WHITE LINE
 - LSA LANDSCAPED AREA
 - EDGE OF PAVEMENT
 - CONCRETE CURB
 - VERTICAL GRANITE CURB
 - SLOPED GRANITE EDGE
 - BITUMINOUS BERM
 - BITUMINOUS CURB
 - GUARD RAIL
 - CHAIN LINK FENCE
 - DRAINAGE LINE
 - SEWER LINE
 - OVERHEAD WIRE
 - UNDERGROUND ELECTRIC
 - TELEPHONE LINE
 - GAS LINE
 - WATER LINE
 - STONE WALL
 - TREE LINE
 - 100' BZ 100-FT BUFFER ZONE
 - 100' RA 100-FT RIVER FRONT AREA
 - 200' RA 200-FT RIVER FRONT AREA
 - LMT-100' LIMIT MEAN ANNUAL HIGH WATER
 - LMT-100' LIMIT OF BANK
 - VWT-100' VEGETATED WETLAND BOUNDARY



156 Oak Street
Newton, Massachusetts

No.	Revision	Date	Appr.

Designed by: _____ Checked by: _____
Issued for: _____ Date: _____

June 4, 2018

Drawing Title
**Existing Conditions
Plan of Land**

Drawing Number



Sv-2

Sheet 2 of 3

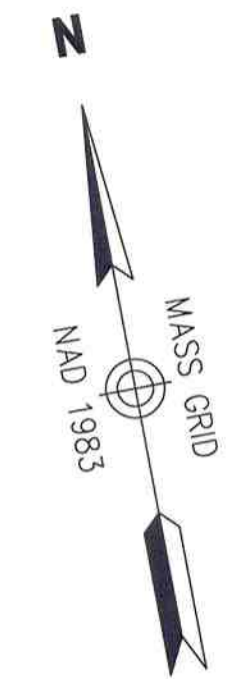
Project Number
12239.00



101 Walnut Street
PO Box 9151
Watertown, MA 02471
617.924.1770

Legend

- DRAIN MANHOLE
- CATCH BASIN
- ⊙ SEWER MANHOLE
- ⊙ ELECTRIC MANHOLE
- ⊙ TELEPHONE MANHOLE
- MANHOLE
- HAND HOLE
- WATER GATE
- FIRE HYDRANT
- GAS GATE
- BOLLARD w/LIGHT
- STREET SIGN
- LIGHT POLE
- UTILITY POLE
- GUY POLE
- GUY WIRE
- MONITORING WELL
- FLOOD LIGHT
- WELL
- MARSH
- ▲ F.F.E. = 45.27'
- ▲ FINISHED FLOOR ELEVATION
- CNO CNO COULD NOT OPEN
- NPV NO PIPES VISIBLE
- DYL DOUBLE YELLOW LINE
- DWL DASHED WHITE LINE
- SYL SINGLE WHITE LINE
- LSA LANDSCAPED AREA
- EDGE OF PAVEMENT
- CONCRETE CURB
- SLOPED GRANITE CURB
- SLOPED GRANITE EDGE
- BITUMINOUS BERM
- BITUMINOUS CURB
- GUARD RAIL
- CHAIN LINK FENCE
- DRAINAGE LINE
- SEWER LINE
- OVERHEAD WIRE
- UNDERGROUND ELECTRIC
- TELEPHONE LINE
- GAS LINE
- WATER LINE
- STONE WALL
- TREE LINE
- 100BZ 100-FT BUFFER ZONE
- 100RA 100-FT RIVER FRONT AREA
- 200RA 200-FT RIVER FRONT AREA
- LMA LIMIT MEAN ANNUAL HIGH WATER
- ELEV=100 LIMIT OF BANK
- WFT=100 VEGETATED WETLAND BOUNDARY

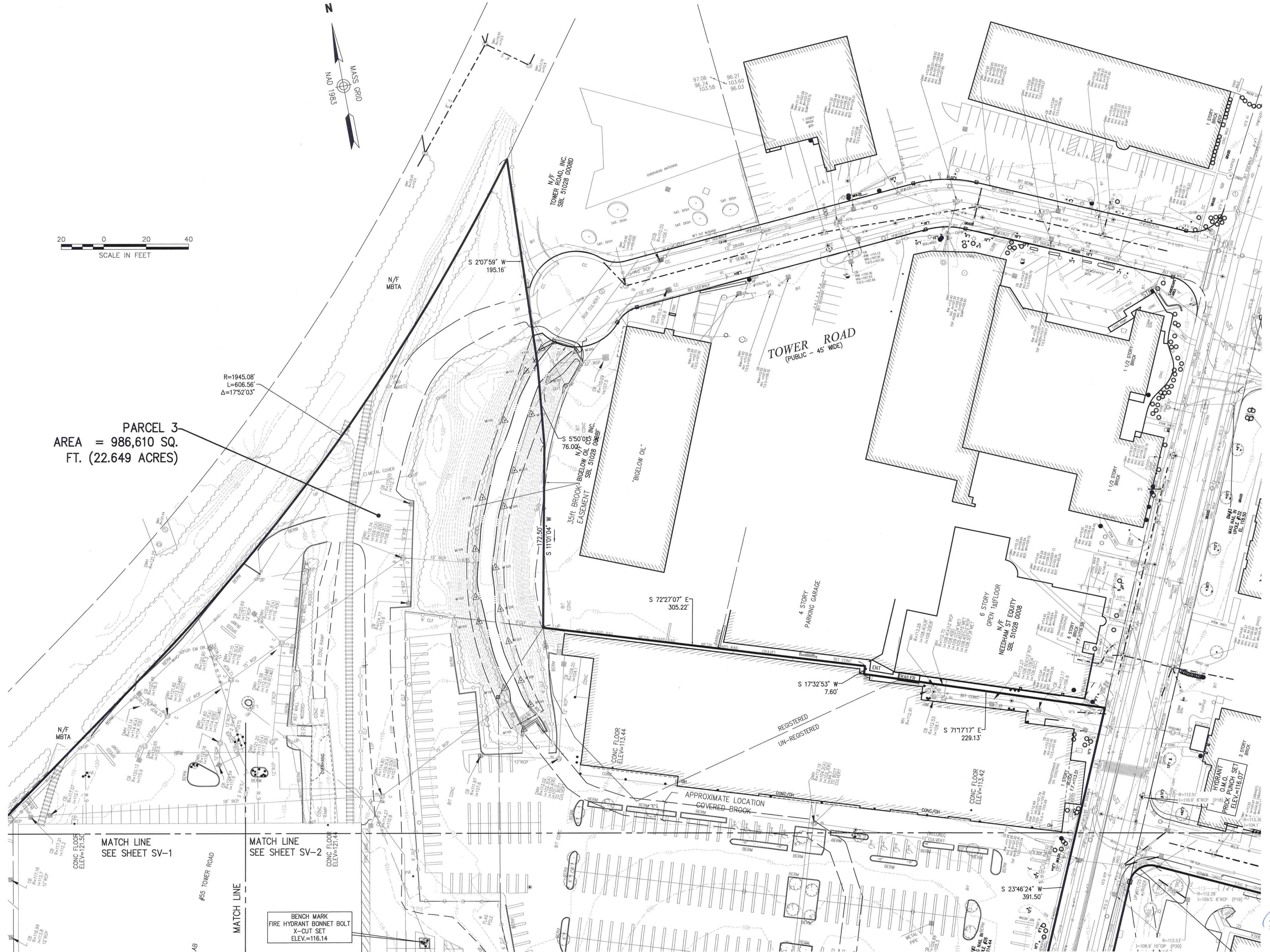


PARCEL 3
AREA = 986,610 SQ.
FT. (22.649 ACRES)

$$R=1945.08'$$

$$L=606.56'$$

$$\Delta=17^{\circ}52'03"$$



156 Oak Street
Newton, Massachusetts

No.	Revision	Date	Apprv.

Designed by _____ Checked by _____
Issued for _____ Date _____
June 4, 2018

Existing Conditions
Plan of Land



Sv-3