# Tighe&Bond

T-5047-001 September 2, 2021

Mr. Dexter Legg, Chairman City of Portsmouth Planning Department 1 Junkins Avenue Portsmouth, New Hampshire 03801

### Re: **Design Review Phase Proposed Multifamily Development, 2454 Lafayette Road, Portsmouth, NH**

Dear Chairman Legg:

On behalf of 2422 Lafayette Road Associates, LLC (owner), and Torrington Properties Inc (applicant), we are pleased to submit the following revised information to support a Design Review with the Planning Board for the above referenced project:

- One (1) full size copy of the Site Plan Set, last revised September 2, 2021;
- One (1) copy of the Community Space Exhibit, dated September 2, 2021;
- One (1) copy of the Fire Truck Turning Exhibit, dated September 2, 2021

On August 19, 2021, the proposed project had a Conceptual Consultation with the Planning Board in which the board provided initial feedback on the site design. In addition, the Planning Board voted to hold a Design Review public hearing on September 16, 2021 for the proposed project.

The enclosed Site Plans have been revised in response to feedback from the Planning Board Conceptual Consultation. We look forward to meeting with the Planning Board for Design Review on September 16, 2021. If you have any questions or need any additional information, please contact Patrick Crimmins by phone at (603) 433-8818 or by email at <u>pmcrimmins@tighebond.com</u>.

Sincerely,

TIGHE & BOND, INC.

Patrick M. Crimmins, PE Senior Project Manager

Neil A. Hansen, PE Project Engineer

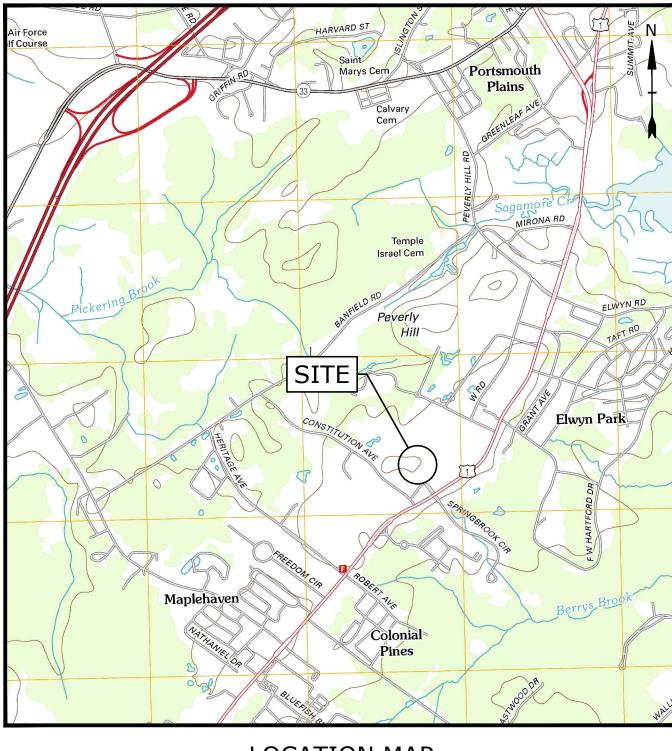
Copy: 2422 Lafayette Road Associates, LLC (via e-mail) Torrington Properties Inc (via e-mail) Gregg Mikolaities, August Consulting, PLLC (via e-mail) John Bosen, Bosen & Associates, PLLC (via e-mail)

# PROPOSED MULTI-FAMILY DEVELOPMENT PORTSMOUTH GREEN 2454 LAFAYETTE ROAD PORTSMOUTH, NEW HAMPSHIRE AUGUST 5, 2021 LAST REVISED: SEPTEMBER 2, 2021

LIST OF DRAWINGS		
SHEET NO. SHEET TITLE L		LAST REVISED
	COVER SHEET	9/2/2021
C-101	OVERALL EXISTING CONDITIONS PLAN	9/2/2021
C-101.1	EXISTING CONDITIONS AND DEMOLITION PLAN	9/2/2021
C-102	OVERALL SITE PLAN	9/2/2021
C-102.1	SITE PLAN	9/2/2021
C-103.1	GRADING, DRAINAGE AND EROSION CONTROL PLAN	9/2/2021
C-104	UTILITIES PLAN	9/2/2021
C-105	LANDSCAPE PLAN	9/2/2021
C-501	EROSION CONTROL NOTES AND DETAILS SHEET	9/2/2021
C-502	DETAILS SHEET	9/2/2021
C-503	DETAILS SHEET	9/2/2021
C-504	DETAILS SHEET	9/2/2021
C-505	DETAILS SHEET	9/2/2021

LIST OF PERMITS		
LOCAL	STATUS	DATE
SITE PLAN REVIEW PERMIT		
CONDITIONAL USE PERMIT		
STATE		
NHDES - ALTERATION OF TERRAIN PERMIT		
NHDES - SEWER CONNECTION PERMIT		
NHDOT - DRIVEWAY PERMIT		

**T & B PROJECT NO: T-5047-001** 



LOCATION MAP SCALE: 1" = 2,000'

**PREPARED BY: Fiahe**& **Bond** 

77 CORPORATE DRIVE PORTSMOUTH, NEW HAMPSHIRE 03801 603-433-8818

# **OWNERS:**

2422 LAFAYETTE ROAD ASSOCIATES, LLC C/O WATERSTONE RETAIL DEVELOPMENT 322 RESERVOIR STREET, 2<sup>ND</sup> FLOOR NEEDHAM, MASSACHUSETTS 02494

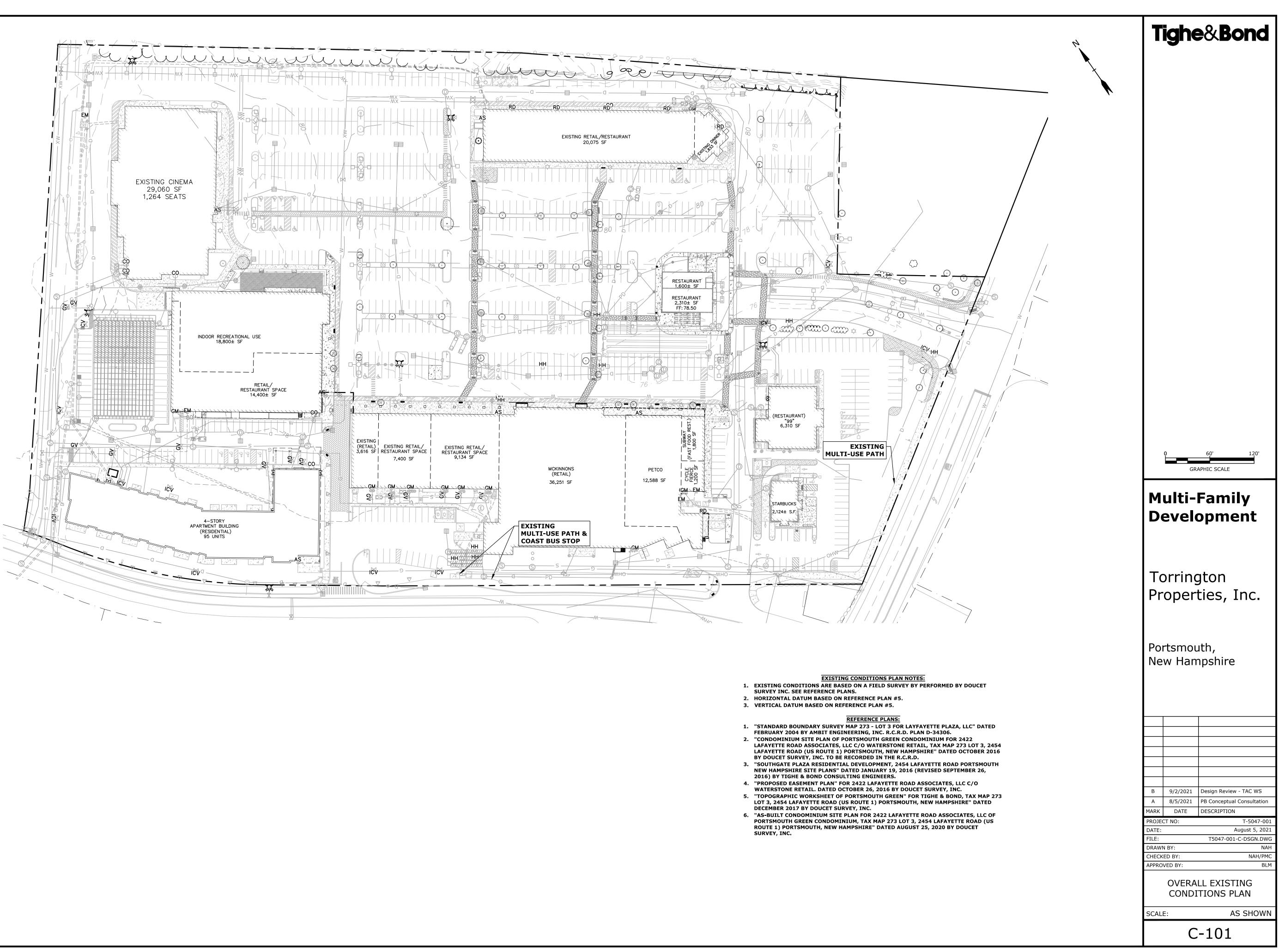
# **DESIGN REVIEW - TAC WORK SESSION COMPLETE SET 13 SHEETS**

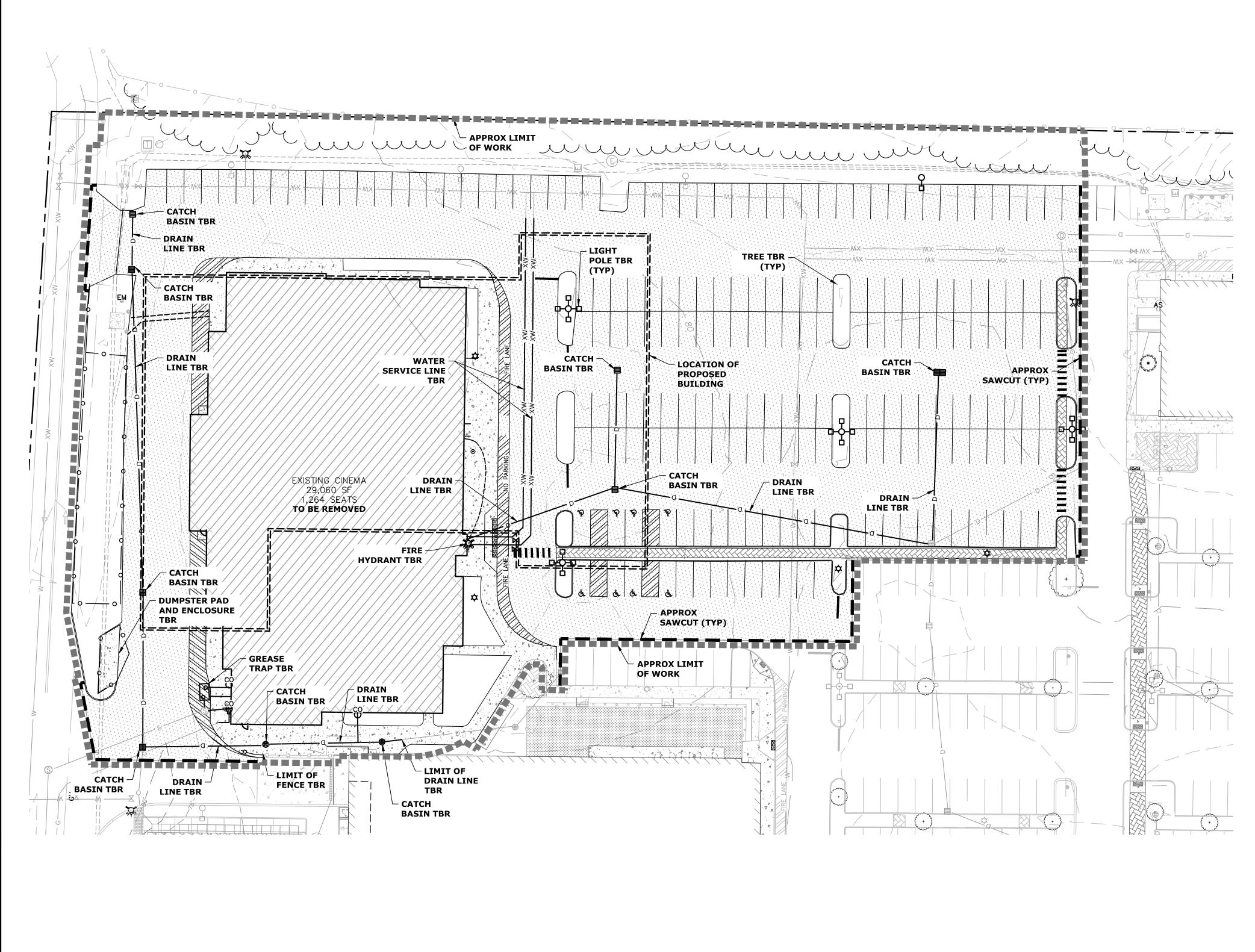
**APPLICANT:** TORRINGTON PROERTIES INC 11 ELKINS STREET, SUITE 420 BOSTON, MASSACHUSETTS 02127

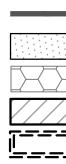
SURVEYOR: DOUCET SURVEY, LLC 102 KENT PLACE NEWMARKET, NH 03857

**ARCHITECT:** EMBARC STUDIO 580 HARRISON AVENUE, SUITE 2W BOSTON, MASSACHUSETTS 02118











- DEMOLITION/CONSTRUCTION ACTIVITIES.

- NOTED TO BE COMPLETED BY OTHERS.
- WITHIN THE LIMITS OF WORK.
- **REMOVAL PRIOR TO BID.**
- PORTSMOUTH.

- DEPTH OF THE BARRIER.

- AREAS TO REMAIN.

## Tighe&Bond <u>LEGEND</u> APPROXIMATE LIMIT OF **PROPOSED SAW CUT** LIMIT OF WORK PROPOSED SILT SOCK APPROXIMATE LIMIT OF **PAVEMENT TO BE REMOVED** PROPOSED CONSTRUCTION EXIT **BUILDING TO BE REMOVED** LOCATION OF PROPOSED BUILDING INLET PROTECTION SILT SACK TO BE REMOVED BUILDING TYPICAL COORDINATE 7. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FAMILIARIZE THEMSELVES WITH THE 8. THE CONTRACTOR SHALL OBTAIN AND PAY FOR ADDITIONAL PERMITS, NOTICES AND GRAPHIC SCALE **Multi-Family** Development Torrington Properties, Inc. 14. COORDINATE ALL WORK WITHIN THE PUBLIC RIGHT OF WAYS WITH THE CITY OF Portsmouth, New Hampshire 18. THE CONTRACTOR SHALL PHASE DEMOLITION AND CONSTRUCTION AS REQUIRED TO 9/2/2021 Design Review - TAC WS В Α 8/5/2021 PB Conceptual Consultation MARK DATE DESCRIPTION PROJECT NO: T-5047-00 August 5, 2021 DATE: FILE: T5047-001-C-DSGN.DWG DRAWN BY: NAł CHECKED BY: NAH/PMC APPROVED BY: BLM EXISTING CONDITIONS AND DEMOLITION PLAN AS SHOWN SCALE:

C-101.1

<u>'------</u> TBR ··· BLDG... TYP ···

COORD

### **DEMOLITION NOTES:**

THE LOCATIONS OF UNDERGROUND UTILITIES ARE APPROXIMATE AND THE LOCATIONS ARE NOT GUARANTEED BY THE OWNER OR THE ENGINEER. IT IS THE CONTRACTOR'S **RESPONSIBILITY TO LOCATE ALL UTILITIES, ANTICIPATE CONFLICTS, REPAIR EXISTING** UTILITIES AND RELOCATE EXISTING UTILITIES REQUIRED TO COMPLETE THE WORK. 2. THE CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES. CALL DIG SAFE AT LEAST 72 HOURS PRIOR TO THE COMMENCEMENT OF ANY

3. ALL MATERIALS SCHEDULED TO BE REMOVED SHALL BECOME THE PROPERTY OF THE CONTRACTOR UNLESS OTHERWISE SPECIFIED. THE CONTRACTOR SHALL DISPOSE OF ALL MATERIALS OFF-SITE IN ACCORDANCE WITH ALL FEDERAL, STATE, AND LOCAL **REGULATIONS, ORDINANCES AND CODES.** 

4. COORDINATE REMOVAL, RELOCATION, DISPOSAL OR SALVAGE OF UTILITIES WITH THE OWNER AND APPROPRIATE UTILITY COMPANY. ANY EXISTING WORK OR PROPERTY DAMAGED OR DISRUPTED BY CONSTRUCTION/

DEMOLITION ACTIVITIES SHALL BE REPLACED OR REPAIRED TO MATCH ORIGINAL EXISTING CONDITIONS BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER. 6. SAW CUT AND REMOVE PAVEMENT ONE (1) FOOT OFF PROPOSED EDGE OF PAVEMENT OR EXISTING CURB LINE IN ALL AREAS WHERE PAVEMENT TO BE REMOVED ABUTS EXISTING PAVEMENT OR CONCRETE TO REMAIN.

CONDITIONS OF ALL OF THE PERMIT APPROVALS.

FEES NECESSARY TO COMPLETE THE WORK AND ARRANGE FOR AND PAY FOR NECESSARY INSPECTIONS AND APPROVALS FROM THE AUTHORITIES HAVING JURISDICTION. 9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DEMOLITION AND OFF-SITE DISPOSAL OF MATERIALS REQUIRED TO COMPLETE THE WORK, EXCEPT FOR WORK

10. UTILITIES SHALL BE TERMINATED AT THE MAIN LINE PER UTILITY COMPANY STANDARDS. THE CONTRACTOR SHALL REMOVE ALL ABANDONED UTILITIES LOCATED

11. CONTRACTOR SHALL VERIFY ORIGIN OF ALL DRAINS AND UTILITIES PRIOR TO **REMOVAL/TERMINATION TO DETERMINE IF DRAINS OR UTILITY IS ACTIVE, AND** SERVICES ANY ON OR OFF-SITE STRUCTURE TO REMAIN. THE CONTRACTOR SHALL NOTIFY ENGINEER IMMEDIATELY OF ANY SUCH UTILITY FOUND AND SHALL MAINTAIN THESE UTILITIES UNTIL PERMANENT SOLUTION IS IN PLACE. 12. PAVEMENT REMOVAL LIMITS ARE SHOWN FOR CONTRACTOR'S CONVENIENCE.

ADDITIONAL PAVEMENT REMOVAL MAY BE REOUIRED DEPENDING ON THE CONTRACTOR'S OPERATION. CONTRACTOR TO VERIFY FULL LIMITS OF PAVEMENT

13. THE CONTRACTOR SHALL REMOVE AND DISPOSE OF ALL EXISTING STRUCTURES, CONCRETE PADS, UTILITIES AND PAVEMENT WITHIN THE WORK LIMITS SHOWN UNLESS SPECIFICALLY IDENTIFIED TO REMAIN. ITEMS TO BE REMOVED INCLUDE BUT ARE NOT LIMITED TO: CONCRETE, PAVEMENT, CURBS, LIGHTING, MANHOLES, CATCH BASINS, UNDER GROUND PIPING, POLES, STAIRS, SIGNS, FENCES, RAMPS, WALLS, BOLLARDS, **BUILDING SLABS, FOUNDATION, TREES AND LANDSCAPING.** 

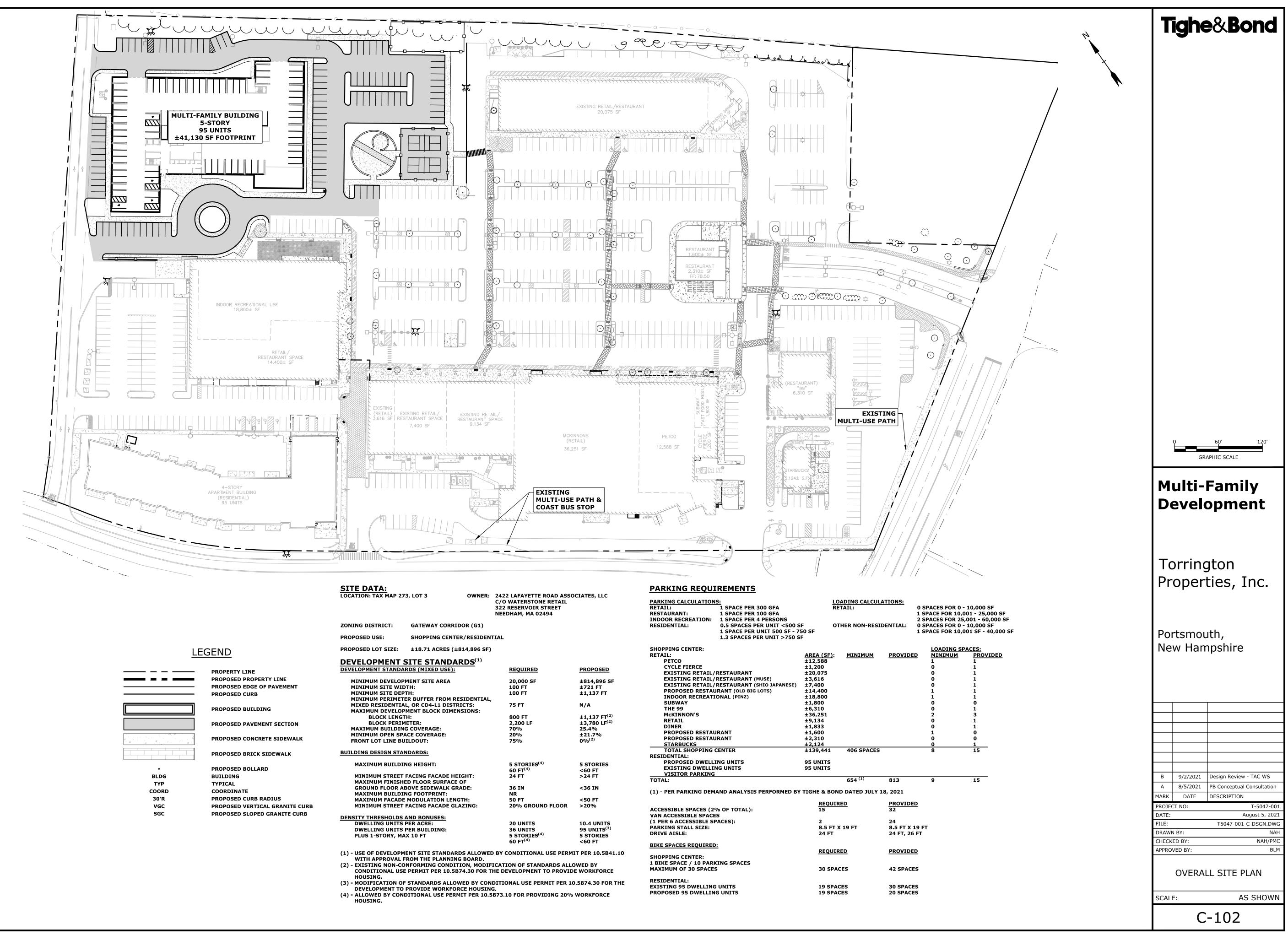
15. REMOVE TREES AND BRUSH AS REQUIRED FOR COMPLETION OF WORK. CONTRACTOR SHALL GRUB AND REMOVE ALL STUMPS WITHIN LIMITS OF WORK AND DISPOSE OF OFF SITE IN ACCORDANCE WITH FEDERAL, STATE, AND LOCAL LAWS AND REGULATIONS. 16. CONTRACTOR SHALL PROTECT ALL PROPERTY MONUMENTATION THROUGHOUT DEMOLITION AND CONSTRUCTION OPERATIONS. SHOULD ANY MONUMENTATION BE DISTURBED BY THE CONTRACTOR, THE CONTRACTOR SHALL EMPLOY A NEW HAMPSHIRE LICENSED SURVEYOR TO REPLACE DISTURBED MONUMENTS.

17. PROVIDE INLET PROTECTION BARRIERS AT ALL CATCH BASINS/CURB INLETS WITHIN CONSTRUCTION LIMITS AS WELL AS CATCH BASINS/CURB INLETS THAT RECEIVE RUNOFF FROM CONSTRUCTION ACTIVITIES. INLET PROTECTION BARRIERS SHALL BE MAINTAINED FOR THE DURATION OF THE PROJECT. INLET PROTECTION BARRIERS SHALL BE "HIGH FLOW SILT SACK" BY ACF ENVIRONMENTAL OR EQUAL. INSPECT BARRIERS WEEKLY AND AFTER EACH RAIN EVENT OF 0.25 INCHES OR GREATER. CONTRACTOR SHALL COMPLETE A MAINTENANCE INSPECTION REPORT AFTER EACH INSPECTION. SEDIMENT DEPOSITS SHALL BE REMOVED AFTER EACH STORM EVENT OR MORE OFTEN IF THE FABRIC BECOMES CLOGGED OR SEDIMENT HAS ACCUMULATED TO 1/3 THE DESIGN

PROVIDE CONTINUOUS SERVICE TO EXISTING BUSINESSES AND HOMES THROUGHOUT THE CONSTRUCTION PERIOD, EXISTING BUSINESS AND HOME SERVICES INCLUDE, BUT ARE NOT LIMITED TO ELECTRICAL, COMMUNICATION, FIRE PROTECTION, DOMESTIC WATER AND SEWER SERVICES. TEMPORARY SERVICES, IF REQUIRED, SHALL COMPLY WITH ALL FEDERAL, STATE, LOCAL AND UTILITY COMPANY STANDARDS, CONTRACTOR SHALL PROVIDE DETAILED CONSTRUCTION SCHEDULE TO OWNER PRIOR TO ANY DEMOLITION/CONSTRUCTION ACTIVITIES AND SHALL COORDINATE TEMPORARY SERVICES TO ABUTTERS WITH THE UTILITY COMPANY AND AFFECTED ABUTTER. 19. EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO THE START OF ANY **CLEARING OR DEMOLITION ACTIVITIES.** 

20. THE CONTRACTOR SHALL PAY ALL COSTS NECESSARY FOR TEMPORARY PARTITIONING, BARRICADING, FENCING, SECURITY AND SAFETY DEVICES REQUIRED FOR THE MAINTENANCE OF A CLEAN AND SAFE CONSTRUCTION SITE.

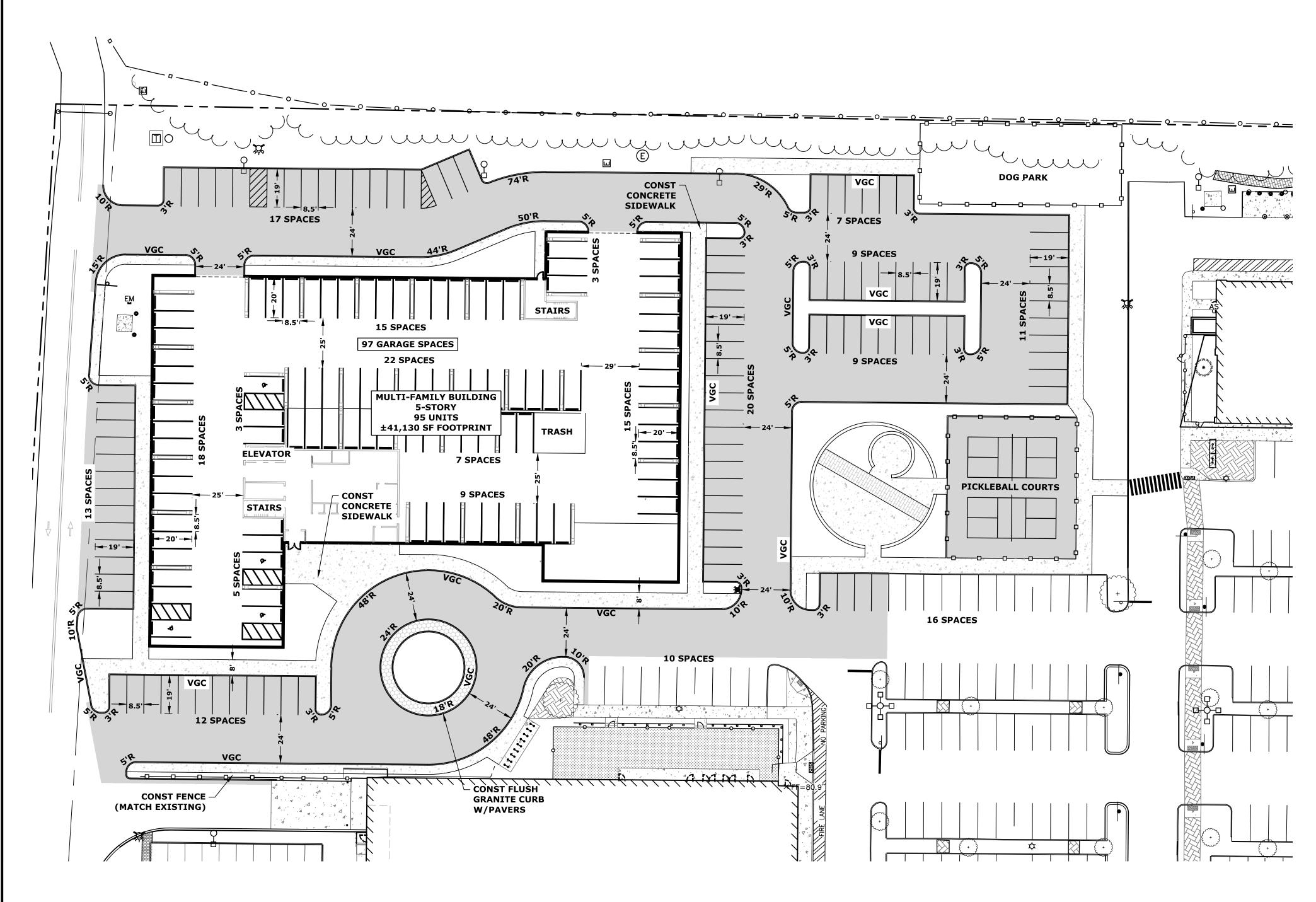
21. SAW CUT AND REMOVE PAVEMENT AND CONSTRUCT PAVEMENT TRENCH PATCH FOR ALL UTILITIES TO BE REMOVED AND PROPOSED UTILITIES LOCATED IN EXISTING PAVEMENT





110N: TAX MAP 273	, LOT 3 OWNER:	2422 LAFAYETTE ROAD ASSC C/O WATERSTONE RETAIL 322 RESERVOIR STREET NEEDHAM, MA 02494	CIATES, LLC
NG DISTRICT:	GATEWAY CORRIDOR (G1)		
OSED USE:	SHOPPING CENTER/RESIDEN	TIAL	
OSED LOT SIZE:	±18.71 ACRES (±814,896 SF)		
ELOPMENT S	ITE STANDARDS <sup>(1)</sup>		
LOPMENT STANDAR	DS (MIXED USE):	REQUIRED	PROPOSED
INIMUM DEVELOPM INIMUM SITE WIDT INIMUM SITE DEPT	"H: H:	20,000 SF 100 FT 100 FT	±814,896 SF ±721 FT ±1,137 FT
IXED RESIDENTIAL	R BUFFER FROM RESIDENTIAL, , OR CD4-L1 DISTRICTS: IENT BLOCK DIMENSIONS:	75 FT	N/A
BLOCK LENGTH BLOCK PERIME AXIMUM BUILDING INIMUM OPEN SPAC RONT LOT LINE BUI	TER: COVERAGE: CE COVERAGE:	800 FT 2,200 LF 70% 20% 75%	$\pm 1,137 \text{ FT}^{(2)}$ $\pm 3,780 \text{ LF}^{(2)}$ 25.4% $\pm 21.7\%$ $0\%^{(2)}$
DING DESIGN STAN	DARDS:		
MAXIMUM BUILDIN	G HEIGHT:	5 STORIES <sup>(4)</sup> 60 FT <sup>(4)</sup>	5 STORIES <60 FT
	ACING FACADE HEIGHT: D FLOOR SURFACE OF	24 FT	>24 FT
GROUND FLOOR AB	OVE SIDEWALK GRADE: G FOOTPRINT:	36 IN NR	<36 IN
	MODULATION LENGTH:	50 FT	<50 FT
MINIMUM STREET F	ACING FACADE GLAZING:	20% GROUND FLOOR	>20%
ITY THRESHOLDS A			
DWELLING UNITS P		20 UNITS 36 UNITS	10.4 UNITS 95 UNITS <sup>(3)</sup>
DWELLING UNITS P		36  UNITS	33 UNTI 2.,

EXISTING RETAIL/RESTAURANT	±20,075		
EXISTING RETAIL/RESTAURANT (MUSE)	±3,616		
EXISTING RETAIL/RESTAURANT (SHIO JAPANESE)	±7,400		
PROPOSED RESTAURANT (OLD BIG LOTS)	±14,400		
INDOOR RECREATIONAL (PINZ)	±18,800		
SUBWAY	±1,800		
THE 99	±6,310		
McKINNON'S	±36,251		
RETAIL	±9,134		
DINER	±1,833		
PROPOSED RESTAURANT	±1,600		
PROPOSED RESTAURANT	±2,310		
STARBUCKS	±2,124		
TOTAL SHOPPING CENTER	±139,441	406 SPACES	5
RESIDENTIAL:			
PROPOSED DWELLING UNITS	95 UNITS		
EXISTING DWELLING UNITS	95 UNITS		
VISITOR PARKING			
TOTAL:		654 <sup>(1)</sup>	813
(1) - PER PARKING DEMAND ANALYSIS PERFORMED BY	Y TIGHE & BON	D DATED JULY	18, 2021
	REQUIR	PED	PROVIDE
ACCESSIBLE SPACES (2% OF TOTAL):	15		32
VAN ACCESSIBLE SPACES	10		52
(1 PER 6 ACCESSIBLE SPACES):	2		24
PARKING STALL SIZE:	_	( 19 FT	8.5 FT X :
DRIVE AISLE:	24 FT	(1)	24 FT, 26
			2111/20
BIKE SPACES REQUIRED:			
	REQUIR	RED	PROVIDE
SHOPPING CENTER:	<u></u>		<u></u>
1 BIKE SPACE / 10 PARKING SPACES			
MAXIMUM OF 30 SPACES	30 SPA	CES	42 SPACE
RESIDENTIAL:			
RESIDENTIAL: EXISTING 95 DWELLING UNITS	19 SPA	CES	30 SPACE
	19 SPA( 19 SPA(		30 SPACE 20 SPACE







- 1. STRIPE PARKING AREAS A SYMBOLS, PAINTED ISLAN SHALL BE THERMOPLAST REQUIREMENTS OF AASH MEDIAN ISLANDS TO BE C MEDIAN ISLANDS TO BE C PAINT SHALL MEET THE
- 2. ALL PAVEMENT MARKING CONTROL DEVICES", "STA MARKINGS", AND THE AM EDITIONS.
- 3. SEE DETAILS FOR PARKI 4. CENTERLINES SHALL BE I EIGHTEEN (18) INCHES \ 5. PAINTED ISLANDS SHALL
- BORDERED BY FOUR (4) 6. THE CONTRACTOR SHALL
- DETERMINE ALL LINES A 7. CLEAN AND COAT VERTIC EMULSION IMMEDIATELY
- 8. ALL MATERIALS AND CON STATE, AND LOCAL CODE
- 9. COORDINATE ALL WORK PORTSMOUTH. **10. CONTRACTOR TO SUBMIT** ON DISK TO THE OWNER AS-BUILTS SHALL BE PRE
- SURVEYOR. 11. SEE ARCHITECTURAL/BU ADJACENT TO BUILDING. 12. ALL WORK SHALL CONFOI WORKS, STANDARD SPEC
- DEPARTMENT OF TRANSF CONSTRUCTION", CURRE
- CONTRACTOR.

- STORAGE AREAS.
- DEPARTMENTS.

## **PROJECT AREA DATA:**

- **DEVELOPMENT STANDARDS (MIXED USE):**
- MINIMUM OPEN SPACE COVERAGE:
- COMMUNITY SPACE:

R	<b>Tighe&amp;Bond</b>
LEGEND	
PROPERTY LINE PROPOSED PROPERTY LINE PROPOSED EDGE OF PAVEMENT PROPOSED CURB	
PROPOSED BUILDING	
PROPOSED PAVEMENT SECTION	
PROPOSED CONCRETE SIDEWALK	
PROPOSED BRICK SIDEWALK	
PROPOSED BOLLARD	
LDG BUILDING TYP TYPICAL	
ORD COORDINATE	
0'R PROPOSED CURB RADIUS	
/GC     PROPOSED VERTICAL GRANITE CURB       GC     PROPOSED SLOPED GRANITE CURB	
SITE NOTES: AS SHOWN, INCLUDING PARKING SPACES, STOP BARS, ADA ANDS, CROSS WALKS, ARROWS, LEGENDS AND CENTERLINES TIC MATERIAL. THERMOPLASTIC MATERIAL SHALL MEET THE TO AASHTO M249. (ALL MARKINGS EXCEPT CENTERLINE AND CONSTRUCTED USING WHITE TRAFFIC PAINT. CENTERLINE AND CONSTRUCTED USING YELLOW TRAFFIC PAINT. ALL TRAFFIC	
REQUIREMENTS OF AASHTO M248 TYPE "F"). GS AND SIGNS TO CONFORM TO "MANUAL ON UNIFORM TRAFFIC ANDARD ALPHABETS FOR HIGHWAY SIGNS AND PAVEMENT MERICANS WITH DISABILITIES ACT REQUIREMENTS, LATEST	
NG STALL MARKINGS, ADA SYMBOLS, SIGNS AND SIGN POSTS. FOUR (4) INCH WIDE YELLOW LINES. STOP BARS SHALL BE WIDE. L BE FOUR (4) INCH WIDE DIAGONAL LINES AT 3'-0" O.C. INCH WIDE LINES.	
L EMPLOY A NEW HAMPSHIRE LICENSED LAND SURVEYOR TO ND GRADES.	
CAL FACE OF EXISTING PAVEMENT AT SAW CUT LINE WITH RS-1 Y PRIOR TO PLACING NEW BITUMINOUS CONCRETE.	
NSTRUCTION SHALL CONFORM WITH APPLICABLE FEDERAL, ES & SPECIFICATIONS.	
WITHIN PUBLIC RIGHT OF WAY WITH THE CITY OF	0 30' 60'
T AS-BUILT PLANS IN DIGITAL FORMAT (.DWG AND .PDF FILES) AND ENGINEER UPON COMPLETION OF THE PROJECT. EPARED AND CERTIFIED BY A NEW HAMPSHIRE LICENSED LAND	GRAPHIC SCALE
JILDING DRAWINGS FOR ALL CONCRETE PADS & SIDEWALKS	Multi-Family
ORM TO THE CITY OF PORTSMOUTH DEPARTMENT OF PUBLIC CIFICATIONS AND WITH THE STATE OF NEW HAMPSHIRE PORTATION, "STANDARD SPECIFICATIONS OF ROAD AND BRIDGE ENT EDITION.	Development

13. CONTRACTOR TO PROVIDE BACKFILL AND COMPACTION AT CURB LINE AFTER CONCRETE FORMS FOR SIDEWALKS AND PADS HAVE BEEN STRIPPED. COORDINATE WITH BUILDING 14. ALL LIGHT POLE BASES NOT PROTECTED BY A RAISED CURB SHALL BE PAINTED YELLOW.

15. COORDINATE ALL WORK ADJACENT TO BUILDING WITH BUILDING CONTRACTOR. 16. ALL DIMENSIONS ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED. 17. ALL CONDITIONS ON THIS PLAN SHALL REMAIN IN EFFECT IN PERPETUITY PURSUANT TO

THE REQUIREMENTS OF THE SITE PLAN REVIEW REGULATIONS. 18. THE APPLICANT SHALL HAVE A SITE SURVEY CONDUCTED BY A RADIO COMMUNICATIONS CARRIER APPROVED BY THE CITY'S COMMUNICATIONS DIVISION. THE RADIO COMMUNICATIONS CARRIER MUST BE FAMILIAR AND CONVERSANT WITH THE POLICE AND RADIO CONFIGURATION. IF THE SITE SURVEY INDICATES IT IS NECESSARY TO INSTALL A SIGNAL REPEATER EITHER ON OR NEAR THE PROPOSED PROJECT, THOSE COSTS SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER. THE OWNER SHALL COORDINATE WITH THE SUPERVISOR OF RADIO COMMUNICATIONS FOR THE CITY. 19. PROPERTY MANAGEMENT SHALL BE RESPONSIBLE FOR TIMELY SNOW REMOVAL FROM ALL PRIVATE SIDEWALKS, DRIVEWAYS, AND PARKING AREAS. SNOW SHALL BE HAULED OFF-SITE AND LEGALLY DISPOSED OF WHEN NECESSARY TO MAINTAIN ADEQUATE SNOW

20. THE APPLICANT SHALL PREPARE A CONSTRUCTION MANAGEMENT AND MITIGATION PLAN (CMMP) FOR REVIEW AND APPROVAL BY THE CITY'S LEGAL AND PLANNING

PROPOSED PROJECT AREA: ±3.45 ACRES (±150,350 SF)

20% 30,070 SF 10% 15,035 SF

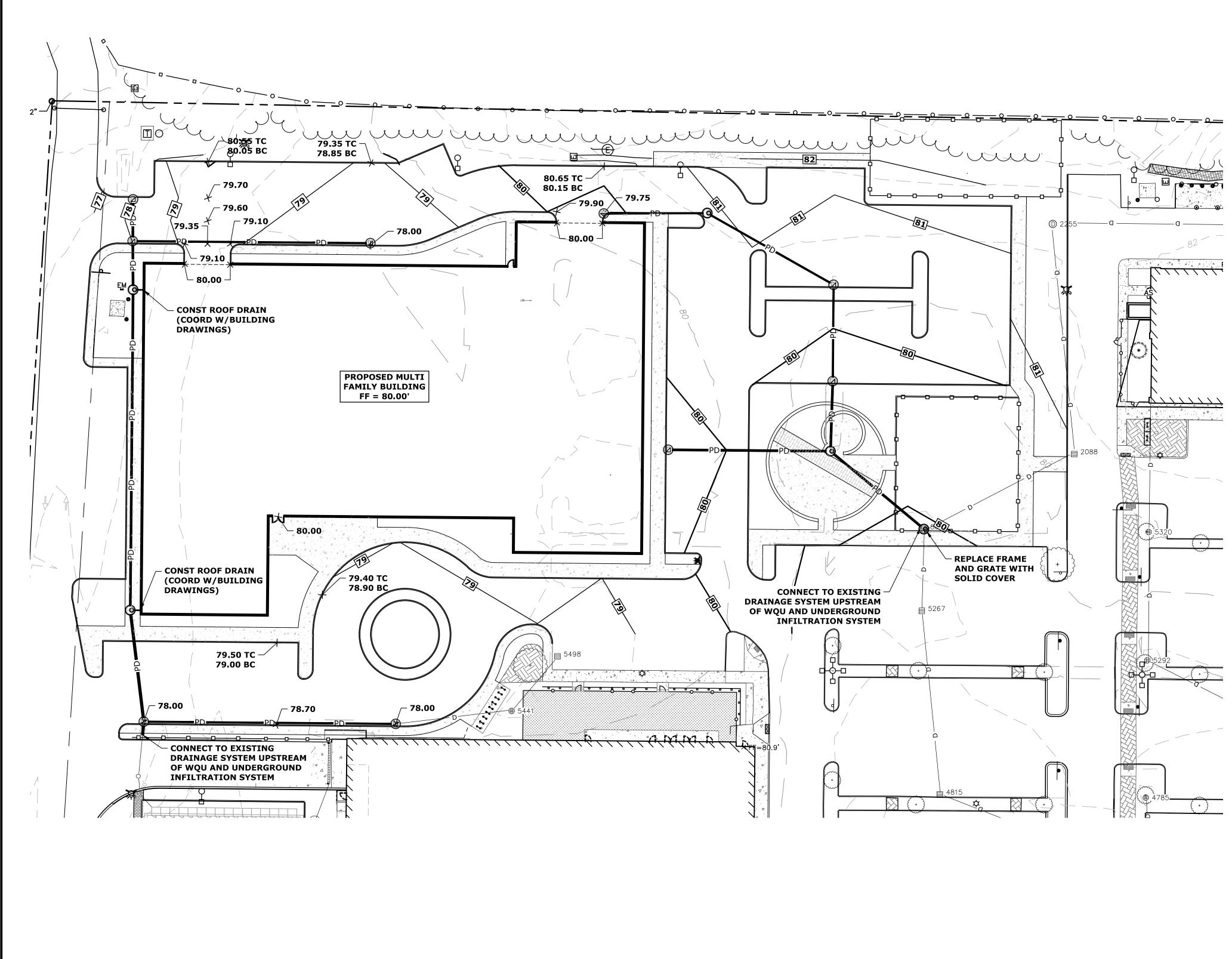
<u>REQUIRED</u>

PROPOSED ±55.75% 83,818 SF ±14.6% 21,896 SF

Torrington	
Properties,	Inc.

### Portsmouth, New Hampshire

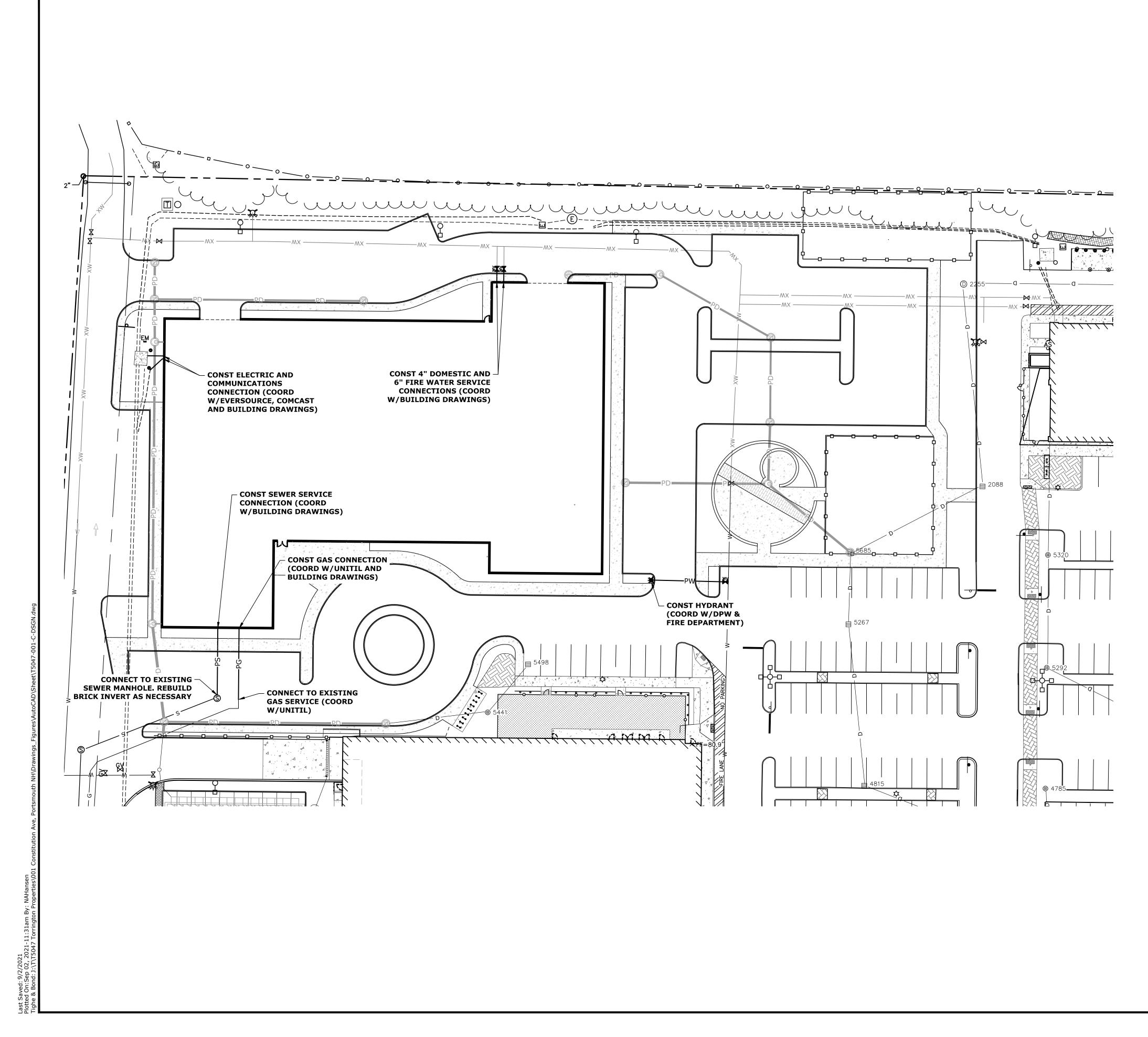
В	9/2/2021	Design Review - TAC WS	
А	8/5/2021	PB Conceptual Consultation	
MARK	DATE	DESCRIPTION	
PROJE	CT NO:	T-5047-001	
DATE:	DATE: August 5, 2021		
FILE:		T5047-001-C-DSGN.DWG	
DRAWI		NAH	
CHECKED BY: NAH/PMC			
APPRO	VED BY:	BLM	
SITE PLAN			
SCALE: AS SHOWN			
C-102.1			

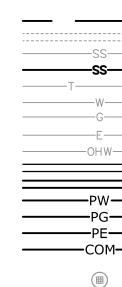


- 1. COMPACTION REQUIREMENTS: BELOW PAVED OR CONCRETE AREAS TRENCH BEDDING MATERIAL AND SAND BLANKET BACKFILL BELOW LOAM AND SEED AREAS WITH ASTM D-1556 OR ASTM-2922.
- FINISH GRADE.
- CONSTRUCTION.
- STATE AND LOCAL CODES.
- LOAM, SEED FERTILIZER AND MULCH.
- AND 4' SUMPS.
- CONSTRUCTION", CURRENT EDITION
- SURVEYOR.
- SHEET".
- THE PROJECT.
- SEDIMENT IS 1/3 THE FILTER HEIGHT.
- LOAM, SEED, FERTILIZER AND MULCH.
- PERMITS AND APPROVALS.
- CONDITIONS.

- ALLOWED.

### **Tighe&Bond** LEGEND PROPOSED MAJOR CONTOUR PROPOSED MINOR CONTOUR LINE PROPOSED DRAIN LINE (TYP) PROPOSED SILT SOCK INLET PROTECTION SILT SACK **PROPOSED CATCHBASIN** PROPOSED DOUBLE **GRATE CATCHBASIN PROPOSED DRAIN MANHOLE PROPOSED YARD DRAIN** BUILDING BLDO TYPICAL TYP COORDINATE COOR **TOP OF CURB BOTTOM OF CURB** TOP OF WALL **BOTTOM OF WALL GRADING AND DRAINAGE NOTES** 95% 95% 90% \* ALL PERCENTAGES OF COMPACTION SHALL BE OF THE MAXIMUM DRY DENSITY AT THE OPTIMUM MOISTURE CONTENT AS DETERMINED AND CONTROLLED IN ACCORDANCE WITH ASTM D-1557, METHOD C FIELD DENSITY TESTS SHALL BE MADE IN ACCORDANCE ALL STORM DRAINAGE PIPES SHALL BE HIGH DENSITY POLYETHYLENE (HANCOR HI-Q, ADS N-12 OR EQUAL) OR RCP CLASS IV, UNLESS OTHERWISE SPECIFIED. GRAPHIC SCALE 3. SEE UTILITY PLAN FOR ALL SITE UTILITY INFORMATION. 4. ADJUST ALL MANHOLES, CATCH BASINS, CURB BOXES, ETC. WITHIN LIMITS OF WORK TO **Multi-Family** 5. CONTRACTOR SHALL PROVIDE A FINISH PAVEMENT SURFACE AND LAWN AREAS FREE OF LOW SPOTS AND PONDING AREAS. CRITICAL AREAS INCLUDE BUILDING ENTRANCES, EXITS, RAMPS AND LOADING DOCK AREAS ADJACENT TO THE BUILDING Development 6. CONTRACTOR SHALL THOROUGHLY CLEAN ALL CATCH BASINS AND DRAIN LINES, WITHIN THE LIMIT OF WORK, OF SEDIMENT IMMEDIATELY UPON COMPLETION OF 7. ALL MATERIALS AND CONSTRUCTION SHALL CONFORM WITH APPLICABLE FEDERAL, ALL DISTURBED AREAS NOT TO BE PAVED OR OTHERWISE TREATED SHALL RECEIVE 6" 9. ALL STORM DRAIN CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE NHDOT STANDARD SPECIFICATIONS FOR HIGHWAYS AND BRIDGES, LATEST EDITION. 10. ALL PROPOSED CATCH BASINS SHALL BE EQUIPPED WITH OIL/GAS SEPARATOR HOODS Torrington 11. ALL WORK SHALL CONFORM TO THE CITY OF PORTSMOUTH DEPARTMENT OF PUBLIC WORKS, STANDARD SPECIFICATIONS AND WITH THE STATE OF NEW HAMPSHIRE Properties, Inc. DEPARTMENT OF TRANSPORTATION, "STANDARD SPECIFICATIONS OF ROAD AND BRIDGE 12. CONTRACTOR TO SUBMIT AS-BUILT PLANS IN DIGITAL FORMAT (.DWG AND .PDF FILES) ON DISK TO THE OWNER AND ENGINEER UPON COMPLETION OF THE PROJECT. AS-BUILTS SHALL BE PREPARED AND CERTIFIED BY A NEW HAMPSHIRE LICENSED LAND **13. SEE EXISTING CONDITIONS PLAN FOR BENCH MARK INFORMATION.** Portsmouth, New Hampshire **EROSION CONTROL NOTES:** 1. INSTALL EROSION CONTROL BARRIERS AS SHOWN AS FIRST ORDER OF WORK. 2. SEE GENERAL EROSION CONTROL NOTES ON "EROSION CONTROL NOTES & DETAILS 3. PROVIDE INLET PROTECTION AROUND ALL EXISTING AND PROPOSED CATCH BASIN INLETS WITHIN THE WORK LIMITS AS WELL AS CATCH BASINS/CURB INLETS THAT RECEIVE RUNOFF FROM CONSTRUCTION ACTIVITIES. MAINTAIN FOR THE DURATION OF 4. INSTALL STABILIZED CONSTRUCTION EXIT(S). 5. INSPECT INLET PROTECTION AND PERIMETER EROSION CONTROL MEASURES DAILY AND AFTER EACH RAIN STORM OF 0.25 INCH OR GREATER. REPAIR/MODIFY PROTECTION AS NECESSARY TO MAXIMIZE EFFICIENCY OF FILTER. REPLACE ALL FILTERS WHEN 6. ALL DISTURBED AREAS NOT TO BE PAVED OR OTHERWISE TREATED SHALL RECEIVE 6" 7. CONSTRUCT EROSION CONTROL BLANKET ON ALL SLOPES STEEPER THAN 3:1. 8. PRIOR TO ANY WORK OR SOIL DISTURBANCE COMMENCING ON THE SUBJECT PROPERTY, INCLUDING MOVING OF EARTH, THE APPLICANT SHALL INSTALL ALL EROSION AND SILTATION MITIGATION AND CONTROL MEASURES AS REQUIRED BY STATE AND LOCAL 9. CONTRACTOR SHALL BE RESPONSIBLE TO CONTROL DUST AND WIND EROSION 9/2/2021 Design Review - TAC WS В THROUGHOUT THE CONSTRUCTION PERIOD. DUST CONTROL MEASURES SHALL INCLUDE, BUT ARE NOT LIMITED TO, SPRINKLING WATER ON UNSTABLE SOILS SUBJECT TO ARID А 8/5/2021 PB Conceptual Consultation MARK DATE DESCRIPTION 10. THE CONTRACTOR SHALL REMOVE AND PROPERLY DISPOSE OF ALL TEMPORARY EROSION CONTROL DEVICES UPON COMPLETION OF CONSTRUCTION. PROJECT NO: T-5047-00 11. ALL CATCH BASIN SUMPS AND PIPING SHALL BE THOROUGHLY CLEANED TO REMOVE ALL DATE: August 5, 2021 SEDIMENT AND DEBRIS AFTER THE PROJECT HAS BEEN FULLY PAVED. T5047-001-C-DSGN.DWG FILE: 12. TEMPORARY SOIL STOCKPILE SHALL BE SURROUNDED WITH PERIMETER CONTROLS AND SHALL BE STABILIZED BY TEMPORARY EROSION CONTROL SEEDING. STOCKPILE AREAS DRAWN BY: NAł TO BE LOCATED AS FAR AS POSSIBLE FROM THE DELINEATED EDGE OF WETLANDS. CHECKED BY: NAH/PMC 13. SAFETY FENCING SHALL BE PROVIDED AROUND STOCKPILES OVER 10 FT. 14. CONCRETE TRUCKS WILL BE REQUIRED TO WASH OUT (IF NECESSARY) SHOOTS ONLY APPROVED BY: BLM WITHIN AREAS WHERE CONCRETE HAS BEEN PLACED. NO OTHER WASH OUT WILL BE GRADING, DRAINAGE & EROSION CONTROL PLAN AS SHOWN SCALE: C-103.1

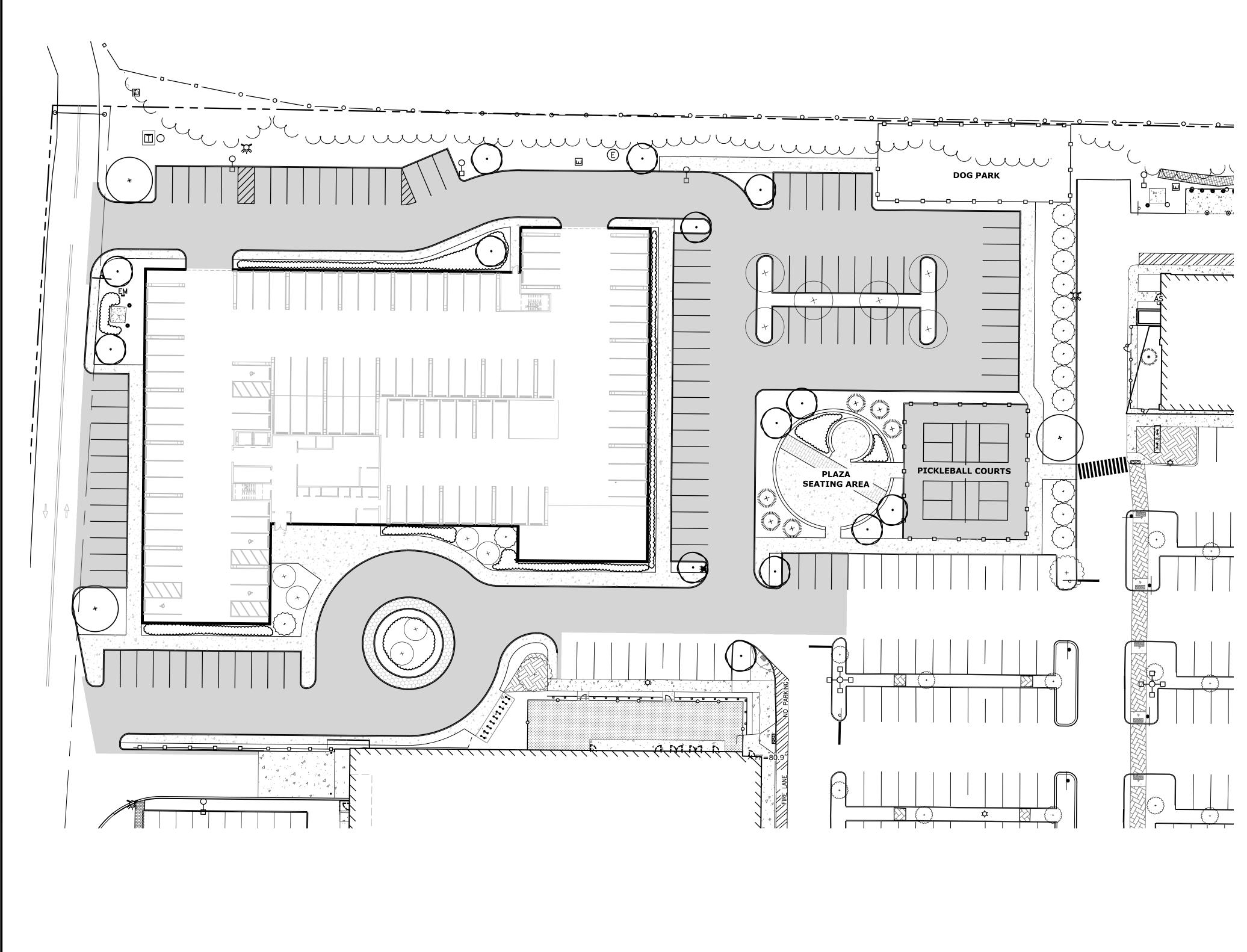




1. THE LOCATIONS OF EXI LOCATIONS ARE NOT G RESPONSIBILITY TO LO UTILITIES, AND RELOCA ADDITIONAL COST TO

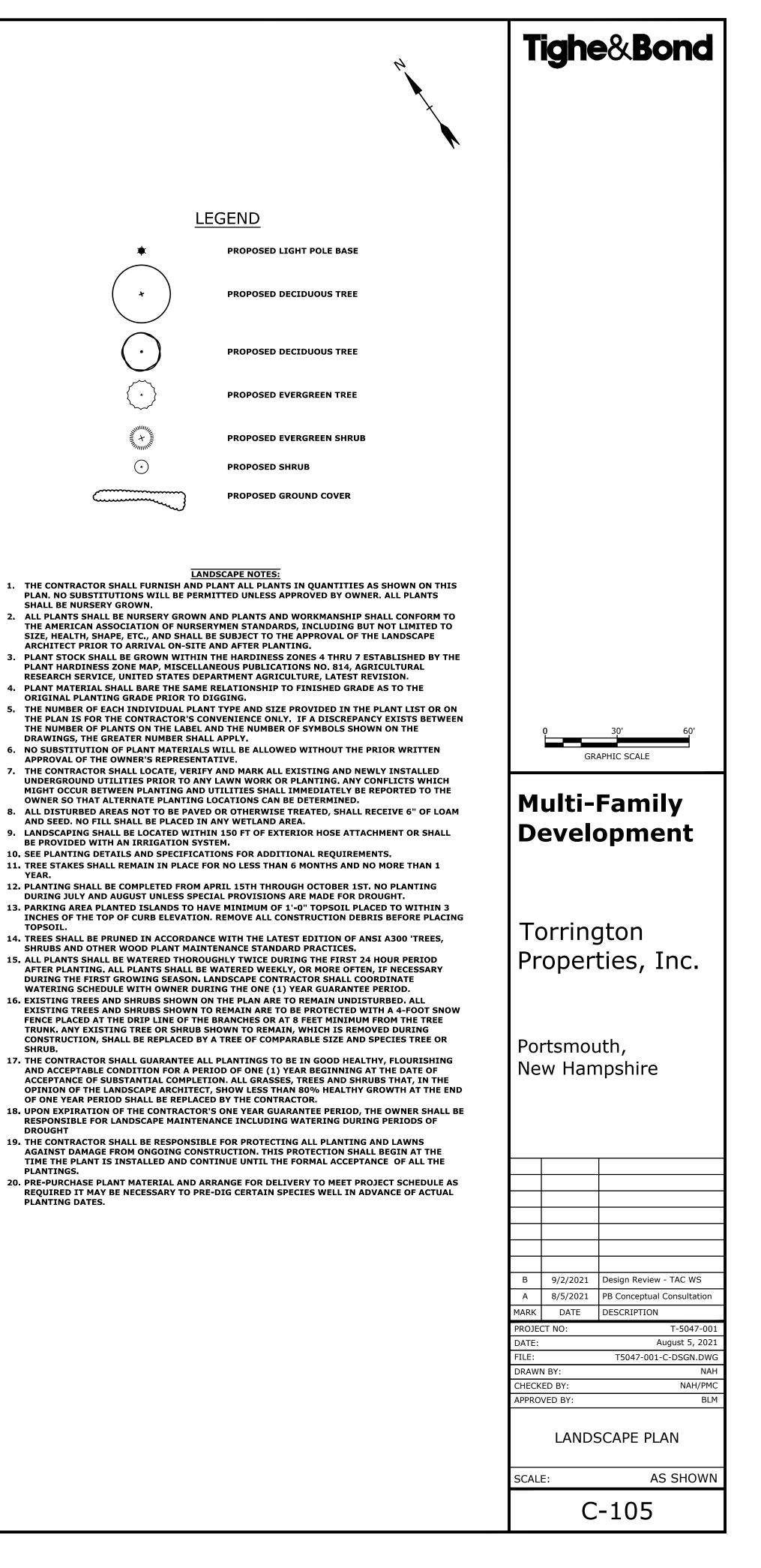
- 2. COORDINATE ALL UTIL • NATURAL GAS - UNIT • WATER/SEWER - CITY • ELECTRIC - EVERSOUF • COMMUNICATIONS -3. SEE EXISTING CONDIT
- 4. SEE GRADING, DRAINA CONTROL MEASURES. 5. ALL WATER MAIN INST
- 6. ALL WATER MAIN INST CONSTRUCTION PRIOR CHLORINATION AND T 7. ALL SEWER PIPE SHAL
- 8. COORDINATE ALL WOR 9. CONTRACTOR SHALL M CONSTRUCTION.
- 10. CONNECTION TO EXIST STANDARDS. 11. EXISTING UTILITIES T
- DEPARTMENT OF PUBL 12. ALL ELECTRICAL MATE CODE, LATEST EDITION
- 13. THE EXACT LOCATION COORDINATED WITH T 14. ADJUST ALL MANHOLES FINISH GRADE.
- 15. ALL UNDERGROUND CO CABLES.
- 16. THE CONTRACTOR SHA ARRANGE FOR ALL INS **OWNER PRIOR TO THE** 17. THE CONTRACTOR SHA CONNECTORS, COVER F
- DETAILED ON THESE D OPERATIONAL. **18. CONTRACTOR SHALL PI** NATURAL GAS SERVICE
- 19. A 10-FOOT MINIMUM E ALL WATER AND SANIT VERTICAL SEPARATION
- 20. THE CONTRACTOR SHA CONSTRUCTION. THE C TIMES. 21. CONTRACTOR TO SUBM FORMAT (.DWG FILES)
- AS-BUILTS SHALL BE P SURVEYOR. 22. SAW CUT AND REMOVE
- **PROPOSED UTILITIES I** 23. HYDRANTS, GATE VALV PORTSMOUTH.
- 24. COORDINATE TESTING 25. ALL SEWER PIPE WITH IN UNPAVED AREAS SH 26. CONTRACTOR SHALL CO
- CONDUIT CONSTRUCTI OVERHEAD WIRE RELO 27. CONTRACTOR SHALL PH MAIN CONSTRUCTION A
- CONTRACTOR SHALL CO COMPANY AND AFFECTE 28. SITE LIGHTING SPECIF LIGHTING AND SIGN II
- ENGINEER. 29. EACH OF THE NEW BUI SHALL HAVE A SEPARA NFPA CODES AND STAN
- COORDINATED WITH T 30. ALL WATER MAIN PIPE WEDGES SHALL BE INS
- 31. SHOP DRAWINGS SUB INSPECTOR AND PORTS INDICATE CONFORMAN PARTY INSPECTOR AND

Lf		<b>Tighe&amp;Bond</b>
LE SS SS SS T T T W G E OHW PG PE COM () () () () () () () () () ()	DEDED         MATCH LINE         EXISTING STORM DRAIN         EXISTING SANITARY SEWER         CASTING SANITARY SEWER TO BE REMOVED         CASTING UNDERGROUND TELECOMMUNICATION         CASTING WATER         WATCH LINE         CASTING OVERHEAD UTILITY         POPOSED SANITARY SEWER         PAPOSED SANITARY SEWER         PAPOSED SANITARY SEWER         PAPOSED MATER         PAPOSED UNDERGROUND ELECTRIC         PAPOSED UNDERGROUND	<b>Tighe&amp;Bond</b>
0 0 14 14	PROPOSED DRAIN MANHOLE PROPOSED SEWER MANHOLE PROPOSED WATER VALVE PROPOSED HYDRANT	
♥ BLDG TYP COORD VIF	PROPOSED GAS VALVE PROPOSED LIGHT POLE BASE BUILDING TYPICAL COORDINATE VERIFY IN FIELD	
TY TO LOCATE ALL U D RELOCATE EXISTI OST TO THE OWNER ALL UTILITY WORK V G - UNITIL ER - CITY OF PORTSI /ERSOURCE TONS - COMCAST/F CONDITIONS PLAN DRAINAGE & EROSI SURES. IN INSTALLATIONS IN INSTALLATIONS N PRIOR TO ACTIVA N AND TESTING WIT PE SHALL BE PVC SD	NITH APPROPRIATE UTILITY COMPANY.	GRAPHIC SCALE Multi-Family Development
SHALL MAINTAIN UT N. TO EXISTING WATER LITIES TO BE REMOV OF PUBLIC WORKS S AL MATERIAL WORKS EDITION, AND ALL A CATION OF NEW UTI WITH THE BUILDIN ANHOLES, CATCH BA DUND CONDUITS SH	TILITY SERVICES TO ABUTTING PROPERTIES THROUGHOUT MAIN SHALL BE CONSTRUCTED TO CITY OF PORTSMOUTH YED SHALL BE CAPPED AT THE MAIN AND MEET THE TANDARDS FOR CAPPING OF WATER AND SEWER SERVICES. MANSHIP SHALL CONFORM TO THE NATIONAL ELECTRIC APPLICABLE STATE AND LOCAL CODES. CLITY SERVICES AND CONNECTIONS SHALL BE IG DRAWINGS AND THE APPLICABLE UTILITY COMPANIES. ASINS, CURB BOXES, ETC. WITHIN LIMITS OF WORK TO ALL HAVE NYLON PULL ROPES TO FACILITATE PULLING PAY FOR, AND COMPLY WITH ALL REQUIRED PERMITS,	Torrington Properties, Inc.
ALL INSPECTIONS, TO THE COMPLETIO TOR SHALL PROVIDE COVER PLATES, AND	AND SUBMIT COPIES OF ACCEPTANCE CERTIFICATES TO THE N OF THIS PROJECT. AND INSTALL ALL MANHOLES, BOXES, FITTINGS,	Portsmouth, New Hampshire
SERVICES. NIMUM EDGE TO EDO D SANITARY SEWER ARATION SHALL BE	O OTHER MISCELLANEOUS ITEMS NOT NECESSARILY O RENDER INSTALLATION OF UTILITIES COMPLETE AND EAVATION, BEDDING, BACKFILL AND COMPACTION FOR GE HORIZONTAL SEPARATION SHALL BE PROVIDED BETWEEN & LINES. AN 18-INCH MINIMUM OUTSIDE TO OUTSIDE PROVIDED AT ALL WATER/SANITARY SEWER CROSSINGS. T "DIG-SAFE" 72 HOURS PRIOR TO COMMENCING	
SERVICES. NIMUM EDGE TO EDO D SANITARY SEWER ARATION SHALL BE FOR SHALL CONTACT N. THE CONTRACTOR TO SUBMIT AS-BUIL FILES) TO THE OW	O RENDER INSTALLATION OF UTILITIES COMPLETE AND AVATION, BEDDING, BACKFILL AND COMPACTION FOR BE HORIZONTAL SEPARATION SHALL BE PROVIDED BETWEEN BE LINES. AN 18-INCH MINIMUM OUTSIDE TO OUTSIDE PROVIDED AT ALL WATER/SANITARY SEWER CROSSINGS.	
SERVICES. NIMUM EDGE TO EDG D SANITARY SEWER ARATION SHALL BE FOR SHALL CONTACT N. THE CONTRACTOR FO SUBMIT AS-BUIL FILES) TO THE OW ALL BE PREPARED AN REMOVE PAVEMENT LITIES LOCATED IN TE VALVES, FITTING	O RENDER INSTALLATION OF UTILITIES COMPLETE AND CAVATION, BEDDING, BACKFILL AND COMPACTION FOR GE HORIZONTAL SEPARATION SHALL BE PROVIDED BETWEEN & LINES. AN 18-INCH MINIMUM OUTSIDE TO OUTSIDE PROVIDED AT ALL WATER/SANITARY SEWER CROSSINGS. T "DIG-SAFE" 72 HOURS PRIOR TO COMMENCING & SHALL HAVE THE "DIG-SAFE" NUMBER ON SITE AT ALL T PLANS ON REPRODUCIBLE MYLARS AND IN DIGITAL NER AND ENGINEER UPON COMPLETION OF THE PROJECT.	
SERVICES. NIMUM EDGE TO EDG D SANITARY SEWER ARATION SHALL BE FOR SHALL CONTACT N. THE CONTRACTOR TO SUBMIT AS-BUIL G FILES) TO THE OW ALL BE PREPARED AN REMOVE PAVEMENT LITIES LOCATED IN TE VALVES, FITTING TE STING OF SEWER FE WITH LESS THAN REAS SHALL BE INS SHALL COORDINATE STRUCTION, MANHO RE RELOCATION, AN SHALL PHASE UTILIT JCTION AS TO MAIN SHALL COORDINATE AFFECTED ABUTTER S SPECIFICATIONS, A	O RENDER INSTALLATION OF UTILITIES COMPLETE AND AVATION, BEDDING, BACKFILL AND COMPACTION FOR BE HORIZONTAL SEPARATION SHALL BE PROVIDED BETWEEN & LINES. AN 18-INCH MINIMUM OUTSIDE TO OUTSIDE PROVIDED AT ALL WATER/SANITARY SEWER CROSSINGS. T "DIG-SAFE" 72 HOURS PRIOR TO COMMENCING & SHALL HAVE THE "DIG-SAFE" NUMBER ON SITE AT ALL T PLANS ON REPRODUCIBLE MYLARS AND IN DIGITAL NER AND ENGINEER UPON COMPLETION OF THE PROJECT. ND CERTIFIED BY A NEW HAMPSHIRE LICENSED LAND AND CONSTRUCT PAVEMENT TRENCH PATCH FOR ALL EXISTING PAVEMENT AREAS TO REMAIN GS, ETC. SHALL MEET THE REQUIREMENTS OF THE CITY OF CONSTRUCTION WITH THE CITY OF PORTSMOUTH. 6' OF COVER IN PAVED AREAS OR LESS THAT 4' OF COVER ULATED. ALL ELECTRIC WORK INCLUDING BUT NOT LIMITED TO: LE CONSTRUCTION, UTILITY POLE CONSTRUCTION, ID TRANSFORMER CONSTRUCTION WITH POWER COMPANY. FY CONSTRUCTION, PARTICULARLY WATER MAIN AND GAS TAIN CONTINUOUS SERVICE TO ABUTTERS WITH THE UTILITY	INCONTRACTIPSTITE         Image: Strategy of the stra
SERVICES. NIMUM EDGE TO EDG D SANITARY SEWER ARATION SHALL BE TOR SHALL CONTACTOR TO SUBMIT AS-BUIL FILES) TO THE OW ALL BE PREPARED AN REMOVE PAVEMENT LITIES LOCATED IN TE VALVES, FITTING ESTING OF SEWER PE WITH LESS THAN REAS SHALL BE INS SHALL COORDINATE STRUCTION, MANHO RE RELOCATION, AN SHALL PHASE UTILIT JCTION AS TO MAIN SHALL COORDINATE AFFECTED ABUTTER SPECIFICATIONS, SIGN ILLUMINATION SIGN ILLUMINATION SIGN ILLUMINATION STANDARDS. KN WITH THE CITY OF LIN PIPE AND FITTIN	O RENDER INSTALLATION OF UTILITIES COMPLETE AND AVATION, BEDDING, BACKFILL AND COMPACTION FOR BE HORIZONTAL SEPARATION SHALL BE PROVIDED BETWEEN & LINES. AN 18-INCH MINIMUM OUTSIDE TO OUTSIDE PROVIDED AT ALL WATER/SANITARY SEWER CROSSINGS. T "DIG-SAFE" 72 HOURS PRIOR TO COMMENCING & SHALL HAVE THE "DIG-SAFE" NUMBER ON SITE AT ALL T PLANS ON REPRODUCIBLE MYLARS AND IN DIGITAL NER AND ENGINEER UPON COMPLETION OF THE PROJECT. ND CERTIFIED BY A NEW HAMPSHIRE LICENSED LAND AND CONSTRUCT PAVEMENT TRENCH PATCH FOR ALL EXISTING PAVEMENT AREAS TO REMAIN GS, ETC. SHALL MEET THE REQUIREMENTS OF THE CITY OF CONSTRUCTION WITH THE CITY OF PORTSMOUTH. 6' OF COVER IN PAVED AREAS OR LESS THAT 4' OF COVER ULATED. ALL ELECTRIC WORK INCLUDING BUT NOT LIMITED TO: LE CONSTRUCTION, UTILITY POLE CONSTRUCTION, D TRANSFORMER CONSTRUCTION WITH POWER COMPANY. FY CONSTRUCTION, PARTICULARLY WATER MAIN AND GAS TAIN CONTINUOUS SERVICE TO ABUTTING PROPERTIES. TEMPORARY SERVICES TO ABUTTERS WITH THE UTILITY &. CONDUIT LAYOUT AND CIRCUITRY FOR PROPOSED SITE	Image: Second system       Image: Second system         Image: Second



- SHALL BE NURSERY GROWN.

- YEAR.
- TOPSOIL
- SHRUB.
- DROUGHT
- PLANTINGS. PLANTING DATES.



PROJECT OWNER:	<b>INFORMATION</b> 2422 LAFAYETTE ROAD ASSOC LLC C/O WATERSTONE RETAIL 322 RESERVOIR STREET NEEDHAM, MA 02494	FILTERED THROUGH SILT FENCES, MULCH BERM STORM DRAIN BASIN INLETS SHALL BE PROVIDI RACKS. THE SITE SHALL BE STABILIZED FOR TH <b>DUST CONTROL:</b>
PROJECT NAME:	PORTSMOUTH GREEN - MULTI-FAMILY DEVELOPMENT	1. THE CONTRACTOR SHALL BE RESPONSIBLE TO C CONSTRUCTION PERIOD.
PROJECT ADDRESS:	2454 LAFAYETTE ROAD PORTSMOUTH, NH 03801	<ol> <li>DUST CONTROL METHODS SHALL INCLUDE, BUT EXPOSED AREAS, COVERING LOADED DUMP TRU MULCHING.</li> </ol>
PROJECT MAP / LOT: PROJECT LATITUDE: PROJECT LONGITUD	43.036120 N	<ol> <li>DUST CONTROL MEASURES SHALL BE UTILIZED FROM THE SITE TO ABUTTING AREAS.</li> <li>STOCKPILES:</li> </ol>
	<b>TION</b> ISTS OF DEMOLITION OF THE EXISTING CINEMA AND THE CONSTRUCTION OF A AMILY RESIDENTIAL BUILDING.	<ol> <li>LOCATE STOCKPILES A MINIMUM OF 50 FEET AV CULVERTS.</li> <li>ALL STOCKPILES SHOULD BE SURROUNDED WIT PRIOR TO THE ONSET OF PRECIPITATION.</li> <li>PERIMETER BARRIERS SHOULD BE MAINTAINED</li> </ol>
<b>DISTURBED AREA</b> THE TOTAL AREA TO	BE DISTURBED IS APPROXIMATELY 3.5 ACRES.	ACCOMMODATE THE DELIVERY AND REMOVAL C INTEGRITY OF THE BARRIER SHOULD BE INSPEC 4. PROTECT ALL STOCKPILES FROM STORMWATER
	<u>STICS</u> 5 WEB SOIL SURVEY FOR ROCKINGHAM COUNTY - NEW HAMPSHIRE THE SOILS ON OSTLY URBAN SOILS WHICH HAVE UNKNOWN DRAINAGE PROPERTIES.	MEASURES SUCH AS BERMS, SILT SOCK, OR OT MIGRATION OF MATERIAL BEYOND THE IMMEDIA OFF SITE VEHICLE TRACKING:
NAME OF RECEIVI THE STORMWATER F DISCHARGES TO TH	RUNOFF WILL BE COLLECTED IN A CLOSED DRAINAGE SYSTEM WHICH ULTIMATELY	1. THE CONTRACTOR SHALL CONSTRUCT STABILIZ EXCAVATION ACTIVITIES.
<ol> <li>CONSTRUCT TEN FACILITIES. ERC ANY EARTH MON • NEW CONST • CONTROL O • NEARNESS ( • CONSTRUCT</li> <li>ALL PERMANENT BE STABILIZED RUNOFF TO THE</li> <li>CLEAR AND DIS</li> <li>CONSTRUCT TEN</li> <li>GRADE AND GR/ BE STABILIZED</li> <li>BEGIN PERMANE BE SEEDED AND REQUIRED, CON MEASURES, SED</li> <li>FINISH PAVING</li> <li>INSPECT AND M</li> <li>COMPLETE PERM</li> <li>REMOVE TRAPPE TEMPORARY ERC</li> <li>STORMWATER M CONSTRUCTION</li> <li>LIMIT THE LENG</li> <li>EROSION CONTRO</li> <li>ALL EROSION CONTES</li> <li>CONTRACTOR S SILT FENCES, M DRAWINGS AS T</li> <li>INLET PROJECT IS RSA 430:53 AND</li> <li>CONTRACTOR S SILT FENCES, M DRAWINGS AS T</li> <li>INLET PROTECTION</li> <li>PERIMETER CON BARRIERS SHAL HAVE BEEN STA</li> <li>THE CONTRACTOR</li> <li>ALL DISTURBED FERTILIZER.</li> <li>INSPECT ALL IN STORM OF 0.25 EFFICIENCY OF</li> </ol>	F DUST DF CONSTRUCTION SITE TO RECEIVING WATERS ION DURING LATE WINTER AND EARLY SPRING DITCHES, SWALES, DETENTION, RETENTION AND SEDIMENTATION BASINS TO USING THE VEGETATIVE AND NON-STRUCTURAL BMPS PRIOR TO DIRECTING M. POSE OF DEBRIS. 4PORARY CULVERTS AND DIVERSION CHANNELS AS REQUIRED. AVEL ROADWAYS AND PARKING AREAS - ALL ROADS AND PARKING AREA SHALL WITHIN 72 HOURS OF ACHIEVING FINISHED GRADE. ENT AND TEMPORARY SEEDING AND MULCHING. ALL CUT AND FILL SLOPES SHALL MULCHED WITHIN 72 HOURS OF ACHIEVING FINISHED GRADE.DAILY, OR AS STRUCT TEMPORARY BERMS, DRAINS, DITCHES, PERIMETER EROSION CONTROL IMENT TRAPS, ETC., MULCH AND SEED AS REQUIRED. ALL ROADWAYS AND PARKING LOTS. ALL ROADWAYS AND PARKING LOTS. ALL ROADWAYS AND PARKING LOTS. AINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES. IANENT SEEDING AND LANDSCAPING. ED SEDIMENTS FROM COLLECTOR DEVICES AS APPROPRIATE AND THEN REMOVE DSION CONTROL MEASURES. <b>ICTION NOTES:</b> TION SEQUENCE MUST LIMIT THE DURATION AND AREA OF DISTURBANCE. TO BE MANAGED IN A MANNER THAT MEETS THE REQUIREMENTS AND INTENT OF D CHAPTER AGR 3800 RELATIVE TO INVASIVE SPECIES. TH OF EXPOSURE OF UNSTABILIZED SOIL TO 45 DAYS OR LESS. <b>L NOTES:</b> DNTROL MEASURES AND PRACTICES SHALL CONFORM TO THE "NEW HAMPSHIRE IANUAL VOLUME 3: EROSION AND SEDIMENT CONTROLS DURING " PREPARED BY THE NHDES. VORK OR SOIL DISTURBANCE, CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ROL MEASURES AN REQUIRED IN THE PROJECT MANUAL. HALL INSTALL TEMPORARY EROSION CONTROL BARRIERS, INCLUDING HAY BALE, ULCH BERMS, INLET PROTECTION AND SILT SOCKS AS SHOWN IN THESE THE FIRST ORDER OF WORK. ION SHALL BE INSTALLED IN ALL EXISTING AND PROPOSED CATCH BASIN INLETS NRK LIMITS AND BE MAINTAINED FOR THE DURATION OF THE PROJECT. TROLS INCLUDING SILT FENCES, MULCH BERM, SILT SOCK, AND/OR HAY BALE L BE MAINTAINED FOR THE DURATION OF THE PROJECT UNTIL NON-PAVED AREAS	d. SEED SHALL BE SOWN AT THE RATE SHOV DRY DAY, PREFERABLY BY MACHINE, BUT IMMEDIATELY BEFORE SEEDING, THE SOII SHALL BE SOWN IN ONE DIRECTION AND ORIGINAL DIRECTION. IT SHALL BE LIGHT 1/4 INCH AND ROLLED WITH A HAND ROLI
<ul> <li>A. BASE COURS</li> <li>B. A MINIMUM O</li> <li>C. A MINIMUM O</li> <li>INSTALLED;</li> <li>D. EROSION COI</li> <li>2. WINTER STABIL</li> <li>A. ALL PROPOSE</li> <li>VEGETATIVE</li> <li>BE STABILIZE</li> <li>GREATER TH/</li> <li>WITH ANCHO</li> <li>OR MULCH AI</li> <li>GROUND AND</li> <li>B. ALL DITCHES</li> <li>GROWTH BY</li> <li>STABILIZED</li> <li>THE DESIGN</li> <li>C. AFTER OCTON</li> <li>FOR THE WIN</li> <li>GRAVEL PER</li> <li>WINTER SEAS</li> <li>STABILIZATION</li> <li>CONSTRUCTION</li> <li>DAYS BY THE FO</li> <li>TEMPORARILY O</li> <li>A. TEMPORARILY O</li> <li>A. TEMPORARILY O</li> <li>A. TEMPORARILY I</li> <li>B. MULCHING.</li> </ul>	BE CONSIDERED STABLE WHEN ONE OF THE FOLLOWING HAS OCCURRED: E GRAVELS HAVE BEEN INSTALLED IN AREAS TO BE PAVED; 57 85% VEGETATED GROWTH HAS BEEN ESTABLISHED; 57 8° OF NON-EROSIVE MATERIAL SUCH AS STONE OR RIPRAP HAS BEEN NTROL BLANKETS HAVE BEEN PROPERLY INSTALLED. IZATION PRACTICES: 50 VEGETATED AREAS THAT DO NOT EXHIBIT A MINIMUM OF 85 PERCENT GROWTH BY OCTOBER 15, OR WHICH ARE DISTURBED AFTER OCTOBER 15, SHALL 50 BY SEEDING AND INSTALLING EROSION CONTROL BLANKETS ON SLOPES NN 3:1, AND SEEDING AND PLACING 3 TO 4 TONS OF MULCH PER ACRE, SECURED RED NETTING, ELSEWHERE. THE INSTALLATION OF EROSION CONTROL BLANKETS ON SWALES WHICH DO NOT EXHIBIT A MINIMUM OF 85 PERCENT VEGETATIVE OCTOBER 15, OR WHICH ARE DISTURBED AFTER OCTOBER 15, SHALL ED BY SEEDING AND PLACING 3 TO 4 TONS OF MULCH PER ACRE, SECURED RED NETTING, ELSEWHERE. THE INSTALLATION OF EROSION CONTROL BLANKETS ON SWALES WHICH DO NOT EXHIBIT A MINIMUM OF 85 PERCENT VEGETATIVE OCTOBER 15, OR WHICH ARE DISTURBED AFTER OCTOBER 15, SHALL BE FEMPORARILY WITH STONE OR EROSION CONTROL BLANKETS APPROPRIATE FOR FLOW CONDITIONS; 3ER 15, INCOMPLETE ROAD OR PARKING SURFACES, WHERE WORK HAS STOPPED TER SEASON, SHALL BE PROTECTED WITH A MINIMUM OF 3 INCHES OF CRUSHED NHDOT ITEM 304.3, OR IF CONSTRUCTION IS TO CONTINUE THROUGH THE SON BE CLEARED OF ANY ACCUMULATED SNOW AFTER EACH STORM EVENT; SHALL BE INITIATED ON ALL LOAM STOCKPILES, AND DISTURBED AREAS, WHERE ACTIVITY SHALL NOT OCCUR FOR MORE THAN TWENTY-ONE (21) CALENDAR OURTEENTH (14TH) DAY AFTER CONSTRUCTION ACTIVITY HAS PERMANENTLY OR EASED IN THAT AREA. STABILIZATION MEASURES TO BE USED INCLUDE: SEEDING; ICTION ACTIVITY PERMANENTLY OR TEMPORARILY CEASES WITHIN 100 FEET OF IE WATERS OR DELINEATED WETLANDS, THE AREA SHALL BE STABILIZED WITHIN 5 OR PRIOR TO A RAIN EVENT. ONCE CONSTRUCTION ACTIVITY CEASES N AN THESE AREAS, SILT FENCES, MULCH BERMS, HAY BALE BARRIERS AND ANY HALL BE REMOVED ONCE PERMANENT MEASURES ARE ESTABLISHED. RUCTION, RUNOFF WILL BE DIVERTED AROUND THE SITE WITH EARTH DIKES,	<ul> <li>APPLY SEED MIXTURE AT TWICE THE INDICA PERMANENT MEASURES.</li> <li>CONCRETE WASHOUT AREA:         <ol> <li>THE FOLLOWING ARE THE ONLY NON-STORMWAY NON-STORMWATER DISCHARGES ARE PROHIBIT</li> <li>A. THE CONCRETE DELIVERY TRUCKS SHALL, W AT THEIR OWN PLANT OR DISPATCH FACILIT</li> <li>B. IF IT IS NECESSARY, SITE CONTRACTOR SHAL DESIGN FACILITIES TO HANDLE ANTICIPATEI</li> <li>C. CONTRACTOR SHALL LOCATE WASHOUT ARE. DRAINS, SWALES AND SURFACE WATERS OR</li> <li>D. INSPECT WASHOUT FACILITIES DAILY TO DE MATERIALS NEED TO BE REMOVED.</li> </ol> </li> <li>ALLOWABLE NON-STORMWATER DISCHARGES:         <ol> <li>FIRE HYDRANT FLUSHING;</li> <li>WATERS USED TO WASH VEHICLES WHERE DET</li> <li>MATERS USED TO CONTROL DUST;</li> <li>POTABLE WATER INCLUDING UNCONTAMINATED</li> <li>ROUTINE EXTERNAL BUILDING WASH DOWN WH</li> <li>PAVEMENT WASH WATERS WHERE DETERGENTS</li> <li>UNCONTAMINATED AIR CONDITIONING/COMPRI</li> <li>UNCONTAMINATED GROUND WATER OR SPRING</li> <li>FOUNDATION OR FOOTING DRAINS WHICH ARE</li> <li>UNCONTAMINATED EXCAVATION DEWATERING;</li> <li>LANDSCAPE IRRIGATION.</li> </ol> </li> <li>WASTE MATERIAL:         <ol> <li>ALL WASTE MATERIALS SHALL BE COLLECTED RECEPTACLES. ALL TRASH AND CONSTRUCTI IN A DUMPSTER;</li> <li>NO CONSTRUCTION WASTE MATERIALS SHALL E INSTRUCTED REG DISPOSAL BY THE SUPERINTENDENT.</li> </ol> </li></ul>

MS, HAY BALE BARRIERS, OR SILT SOCKS. ALL DED WITH FLARED END SECTIONS AND TRASH HE WINTER BY NOVEMBER 15.

CONTROL DUST THROUGHOUT THE

BE NOT LIMITED TO SPRINKLING WATER ON UCKS LEAVING THE SITE, AND TEMPORARY

SO AS TO PREVENT THE MIGRATION OF DUST

WAY FROM CATCH BASINS, SWALES, AND

TH TEMPORARY EROSION CONTROL MEASURES

AT ALL TIMES, AND ADJUSTED AS NEEDED TO OF MATERIALS FROM THE STOCKPILE. THE CTED AT THE END OF EACH WORKING DAY. RUN-OFF USING TEMPORARY EROSION CONTROL HER APPROVED PRACTICE TO PREVENT ATE CONFINES OF THE STOCKPILES.

ZED CONSTRUCTION ENTRANCE(S) PRIOR TO ANY

OUNDS PER ACRE OF 10-10-10. APPLY LIMESTONE LUS MAGNESIUM OXIDE) AT A RATE OF THREE (3)

OF 40 LBS/ACRE;

BY CONSTRUCTION OPERATIONS, LOOSEN SOIL APPLYING FERTILIZER, LIME AND SEED; NE SEEDER, OR HYDROSEEDER (SLURRY ROSEEDINGS, WHICH INCLUDE MULCH, MAY BE MUST BE INCREASED 10% WHEN HYDROSEEDING;

CALLY INSPECTED. AT A MINIMUM, 95% OF THE D BY VEGETATION. IF ANY EVIDENCE OF EROSION RS SHALL BE MADE AND OTHER TEMPORARY I, FILTER BARRIERS, CHECK DAMS, ETC.).

RPORATED INTO THE LOAM LAYER AT A RATE OF PROVIDE A PH VALUE OF 5.5 TO 6.5; P LAYER OF LOAM AND WORKED INTO THE

SHALL BE 800 POUNDS PER ACRE OF 10-20-20 IALL BE APPLIED AT THE RECOMMENDED RATES TO THE LOAM. LOAM SHALL BE RAKED UNTIL THE

H AND EVEN, AND THEN COMPACTED TO AN EVEN D LINES AND GRADES WITH APPROVED ROLLERS 5-1/2 POUNDS PER INCH OF WIDTH; WN BELOW. SOWING SHALL BE DONE ON A CALM,

IF BY HAND, ONLY BY EXPERIENCED WORKMEN. L SHALL BE LIGHTLY RAKED. ONE HALF THE SEED THE OTHER HALF AT RIGHT ANGLES TO THE ILY RAKED INTO THE SOIL TO A DEPTH NOT OVER LER WEIGHING NOT OVER 100 POUNDS PER

ELY AFTER SEEDING AS INDICATED ABOVE; EPT MOIST WITH A FINE SPRAY AS REQUIRED, TL THE GRASS IS WELL ESTABLISHED. ANY AREAS ED WITH GRASS SHALL BE RESEEDED, AND ALL

1AINTAIN THE SEEDED AREAS UNTIL ACCEPTED; E FOLLOWING SEED REQUIREMENTS SHALL BE

ATION RATE

S/ACRE

S/ACRE ACRE

EXCEED ONE (1) PERCENT BY WEIGHT. ALL SEED L SEED LAWS. SEEDING SHALL BE DONE NO LATER SEEDING TAKE PLACE OVER SNOW. SNOWFALL):

E, FERTILIZER AND GRADING REQUIREMENTS. TED RATE. APPLY MULCH AS INDICATED FOR

ATER DISCHARGES ALLOWED. ALL OTHER TED ON SITE:

HENEVER POSSIBLE, USE WASHOUT FACILITIES ALL DESIGNATE SPECIFIC WASHOUT AREAS AND

D WASHOUT WATER; AS AT LEAST 150 FEET AWAY FROM STORM

DELINEATED WETLANDS; TECT LEAKS OR TEARS AND TO IDENTIFY WHEN

ERGENTS ARE NOT USED;

D WATER LINE FLUSHING;

HERE DETERGENTS ARE NOT USED; S ARE NOT USED;

ESSOR CONDENSATION;

S WATER; UNCONTAMINATED

D AND STORED IN SECURELY LIDDED ON DEBRIS FROM THE SITE SHALL BE DEPOSITED

LL BE BURIED ON SITE; ARDING THE CORRECT PROCEDURE FOR WASTE

- 2. HAZARDOUS WASTE: A. ALL HAZARDOUS WASTE MATERIALS SHALL BE DISPOSED OF IN THE MANNER SPECIFIED BY LOCAL OR STATE REGULATION OR BY THE MANUFACTURER; B. SITE PERSONNEL SHALL BE INSTRUCTED IN THESE PRACTICES BY THE SUPERINTENDENT. SANITARY WASTE: A. ALL SANITARY WASTE SHALL BE COLLECTED FROM THE PORTABLE UNITS A MINIMUM OF ONCE PER WEEK BY A LICENSED SANITARY WASTE MANAGEMENT CONTRACTOR. **SPILL PREVENTION:** CONTRACTOR SHALL BE FAMILIAR WITH SPILL PREVENTION MEASURES REQUIRED BY LOCAL, STATE AND FEDERAL AGENCIES. AT A MINIMUM, CONTRACTOR SHALL FOLLOW THE BEST MANAGEMENT SPILL PREVENTION PRACTICES OUTLINED BELOW. THE FOLLOWING ARE THE MATERIAL MANAGEMENT PRACTICES THAT SHALL BE USED TO REDUCE THE RISK OF SPILLS OR OTHER ACCIDENTAL EXPOSURE OF MATERIALS AND SUBSTANCES DURING CONSTRUCTION TO STORMWATER RUNOFF: A. GOOD HOUSEKEEPING - THE FOLLOWING GOOD HOUSEKEEPING PRACTICE SHALL BE FOLLOWED ON SITE DURING CONSTRUCTION: a. ONLY SUFFICIENT AMOUNTS OF PRODUCTS TO DO THE JOB SHALL BE STORED ON SITE; b. ALL MATERIALS STORED ON SITE SHALL BE STORED IN A NEAT, ORDERLY MANNER IN THEIR PROPER (ORIGINAL IF POSSIBLE) CONTAINERS AND, IF POSSIBLE, UNDER A ROOF OR OTHER ENCLOSURE; c. MANUFACTURER'S RECOMMENDATIONS FOR PROPER USE AND DISPOSAL SHALL BE FOLLOWED; d. THE SITE SUPERINTENDENT SHALL INSPECT DAILY TO ENSURE PROPER USE AND DISPOSAL OF MATERIALS; e. SUBSTANCES SHALL NOT BE MIXED WITH ONE ANOTHER UNLESS RECOMMENDED BY THE MANUFACTURER f. WHENEVER POSSIBLE ALL OF A PRODUCT SHALL BE USED UP BEFORE DISPOSING OF THE 2. CONTAINER. B. HAZARDOUS PRODUCTS - THE FOLLOWING PRACTICES SHALL BE USED TO REDUCE THE RISKS 3. ASSOCIATED WITH HAZARDOUS MATERIALS: g. PRODUCTS SHALL BE KEPT IN THEIR ORIGINAL CONTAINERS UNLESS THEY ARE NOT RESEALABLE; h. ORIGINAL LABELS AND MATERIAL SAFETY DATA SHALL BE RETAINED FOR IMPORTANT PRODUCT INFORMATION; i. SURPLUS PRODUCT THAT MUST BE DISPOSED OF SHALL BE DISCARDED ACCORDING TO THE MANUFACTURER'S RECOMMENDED METHODS OF DISPOSAL PRODUCT SPECIFIC PRACTICES - THE FOLLOWING PRODUCT SPECIFIC PRACTICES SHALL BE C. FOLLOWED ON SITE: a. PETROLEUM PRODUCTS: a.1. ALL ON SITE VEHICLES SHALL BE MONITORED FOR LEAKS AND RECEIVE REGULAR PREVENTIVE MAINTENANCE TO REDUCE LEAKAGE; PETROLEUM PRODUCTS SHALL BE STORED IN TIGHTLY SEALED CONTAINERS WHICH ARE CLEARLY LABELED. ANY ASPHALT BASED SUBSTANCES USED ON SITE SHALL BE APPLIED ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS. b. FERTILIZERS: b.1. FERTILIZERS USED SHALL BE APPLIED ONLY IN THE MINIMUM AMOUNTS DIRECTED BY THE SPECIFICATIONS; b.2. ONCE APPLIED FERTILIZER SHALL BE WORKED INTO THE SOIL TO LIMIT EXPOSURE TO STORMWATER; b.3. STORAGE SHALL BE IN A COVERED SHED OR ENCLOSED TRAILERS. THE CONTENTS OF ANY PARTIALLY USED BAGS OF FERTILIZER SHALL BE TRANSFERRED TO A SEALABLE PLASTIC BIN TO AVOID SPILLS. c. PAINTS: c.1. ALL CONTAINERS SHALL BE TIGHTLY SEALED AND STORED WHEN NOT REQUIRED FOR USE; c.2. EXCESS PAINT SHALL NOT BE DISCHARGED TO THE STORM SEWER SYSTEM; c.3. EXCESS PAINT SHALL BE DISPOSED OF PROPERLY ACCORDING TO MANUFACTURER'S INSTRUCTIONS OR STATE AND LOCAL REGULATIONS. D. SPILL CONTROL PRACTICES - IN ADDITION TO GOOD HOUSEKEEPING AND MATERIAL MANAGEMENT PRACTICES DISCUSSED IN THE PREVIOUS SECTION, THE FOLLOWING PRACTICES SHALL BE FOLLOWED FOR SPILL PREVENTION AND CLEANUP: a. MANUFACTURER'S RECOMMENDED METHODS FOR SPILL CLEANUP SHALL BE CLEARLY POSTED AND SITE PERSONNEL SHALL BE MADE AWARE OF THE PROCEDURES AND THE LOCATION OF THE INFORMATION AND CLEANUP SUPPLIES; b. MATERIALS AND EQUIPMENT NECESSARY FOR SPILL CLEANUP SHALL BE KEPT IN THE MATERIAL STORAGE AREA ON SITE. EQUIPMENT AND MATERIALS SHALL INCLUDE BUT NOT BE LIMITED TO BROOMS, DUSTPANS, MOPS, RAGS, GLOVES, GOGGLES, KITTY LITTER, SAND, SAWDUST AND PLASTIC OR METAL TRASH CONTAINERS SPECIFICALLY FOR THIS PURPOSE; ALL SPILLS SHALL BE CLEANED UP IMMEDIATELY AFTER DISCOVERY; d. THE SPILL AREA SHALL BE KEPT WELL VENTILATED AND PERSONNEL SHALL WEAR APPROPRIATE PROTECTIVE CLOTHING TO PREVENT INJURY FROM CONTACT WITH A HAZARDOUS SUBSTANCE; e. SPILLS OF TOXIC OR HAZARDOUS MATERIAL SHALL BE REPORTED TO THE APPROPRIATE LOCAL, STATE OR FEDERAL AGENCIES AS REQUIRED; f. THE SITE SUPERINTENDENT RESPONSIBLE FOR DAY-TO-DAY SITE OPERATIONS SHALL BE THE SPILL PREVENTION AND CLEANUP COORDINATOR. VEHICLE FUELING AND MAINTENANCE PRACTICE: a. CONTRACTOR SHALL MAKE AN EFFORT TO PERFORM EQUIPTMENT/VEHICAL FUELING AND MAINTENANCE AT AN OFF-SITE FACILITY: b. CONTRACTOR SHALL PROVIDE AN ON-SITE FUELING AND MAINTENANCE AREA THAT IS CLEAN AND DRY; c. IF POSSIBLE THE CONTRACTOR SHALL KEEP AREA COVERED; d. CONTRACTOR SHALL KEEP A SPILL KIT AT THE FUELING AND MAINTENANCE AREA; e. CONTRACTOR SHALL REGULARLY INSPECT VEHICLES FOR LEAKS AND DAMAGE; f. CONTRACTOR SHALL USE DRIP PANS, DRIP CLOTHS, OR ABSORBENT PADS WHEN REPLACING SPENT FLUID. **EROSION CONTROL OBSERVATIONS AND MAINTENANCE PRACTICES**
- 1. THIS PROJECT EXCEEDS ONE (1) ACRE OF DISTURBANCE AND THUS REOUIRES A SWPPP. THE SWPPP SHALL BE PREPARED BY THE CONTRACTOR. THE CONTRACTOR SHALL BE FAMILIAR WITH THE SWPPP AND KEEP AN UPDATED COPY OF THE SWPPP ONSITE AT ALL TIMES.
- 2. THE FOLLOWING REPRESENTS THE GENERAL OBSERVATION AND REPORTING PRACTICES THAT SHALL BE FOLLOWED AS PART OF THIS PROJECT: A. OBSERVATIONS OF THE PROJECT FOR COMPLIANCE WITH THE SWPPP SHALL BE MADE BY THE
- CONTRACTOR AT LEAST ONCE A WEEK OR WITHIN 24 HOURS OF A STORM 0.25 INCHES OR GREATER: B. AN OBSERVATION REPORT SHALL BE MADE AFTER EACH OBSERVATION AND DISTRIBUTED TO
- THE ENGINEER, THE OWNER, AND THE CONTRACTOR; C. A REPRESENTATIVE OF THE SITE CONTRACTOR, SHALL BE RESPONSIBLE FOR MAINTENANCE
- AND REPAIR ACTIVITIES; D. IF A REPAIR IS NECESSARY, IT SHALL BE INITIATED WITHIN 24 HOURS OF REPORT.

NOTES

RECOMMENDATIONS.

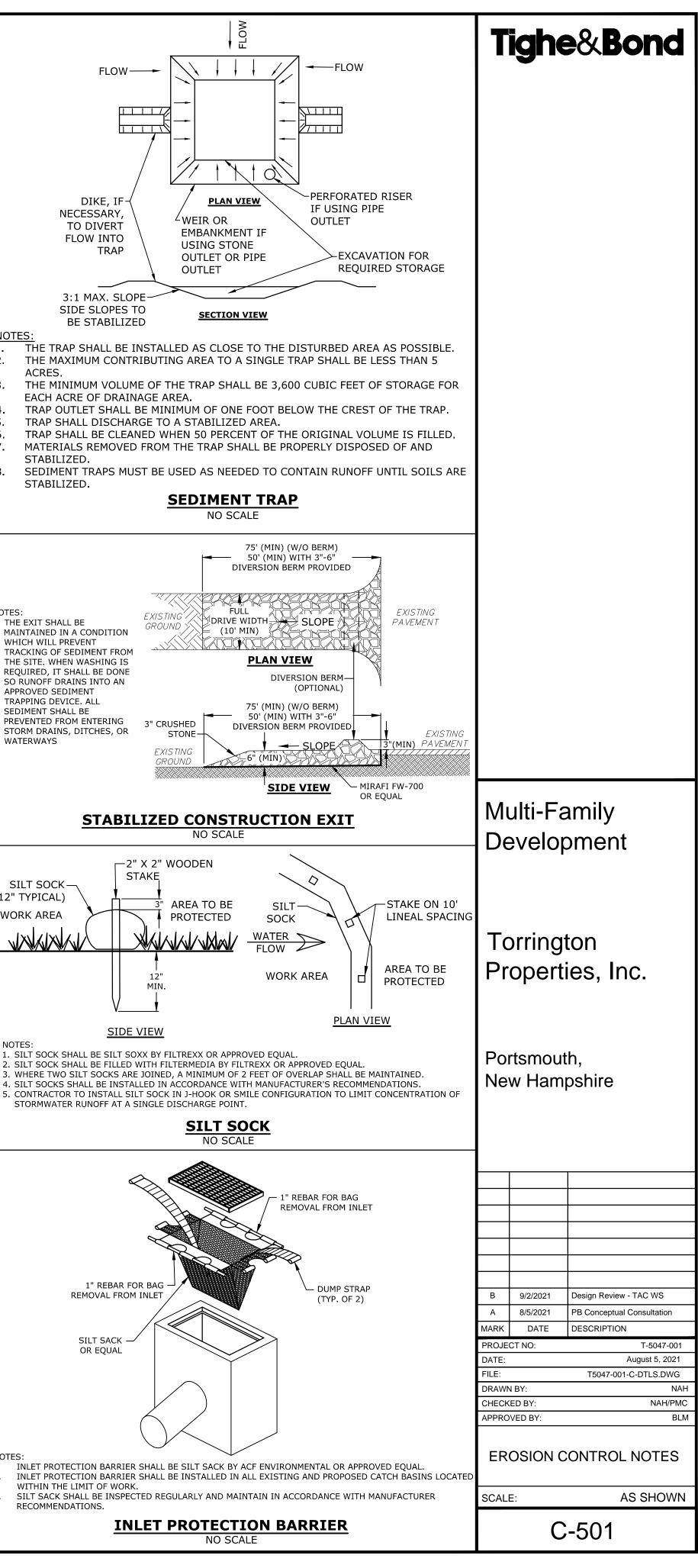
- ACRES
- STABILIZED. STABILIZED.

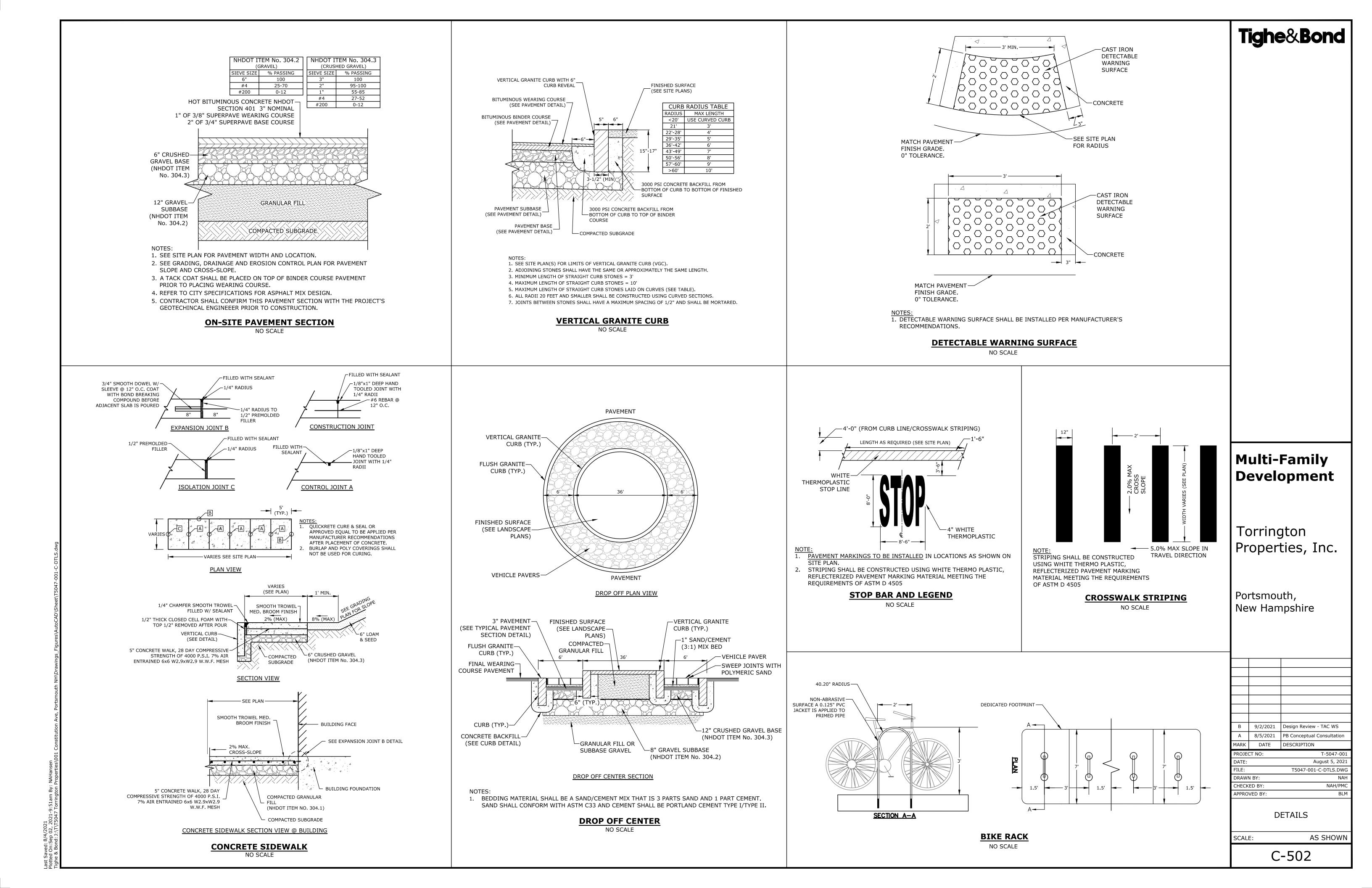
NOTES THE EXIT SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT THE SITE. WHEN WASHING IS REQUIRED, IT SHALL BE DONE SO RUNOFF DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE. ALL SEDIMENT SHALL BE

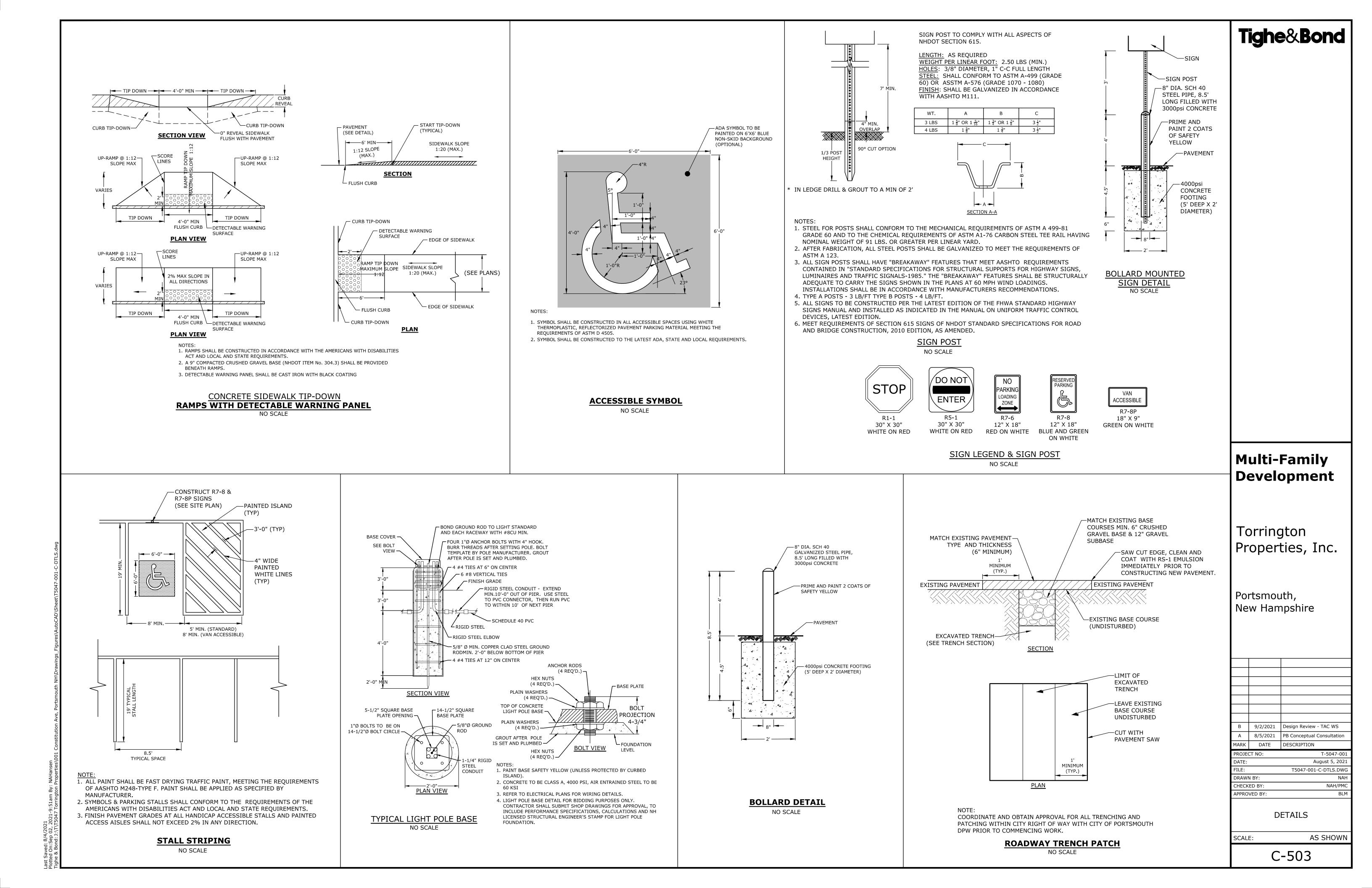
WATERWAYS

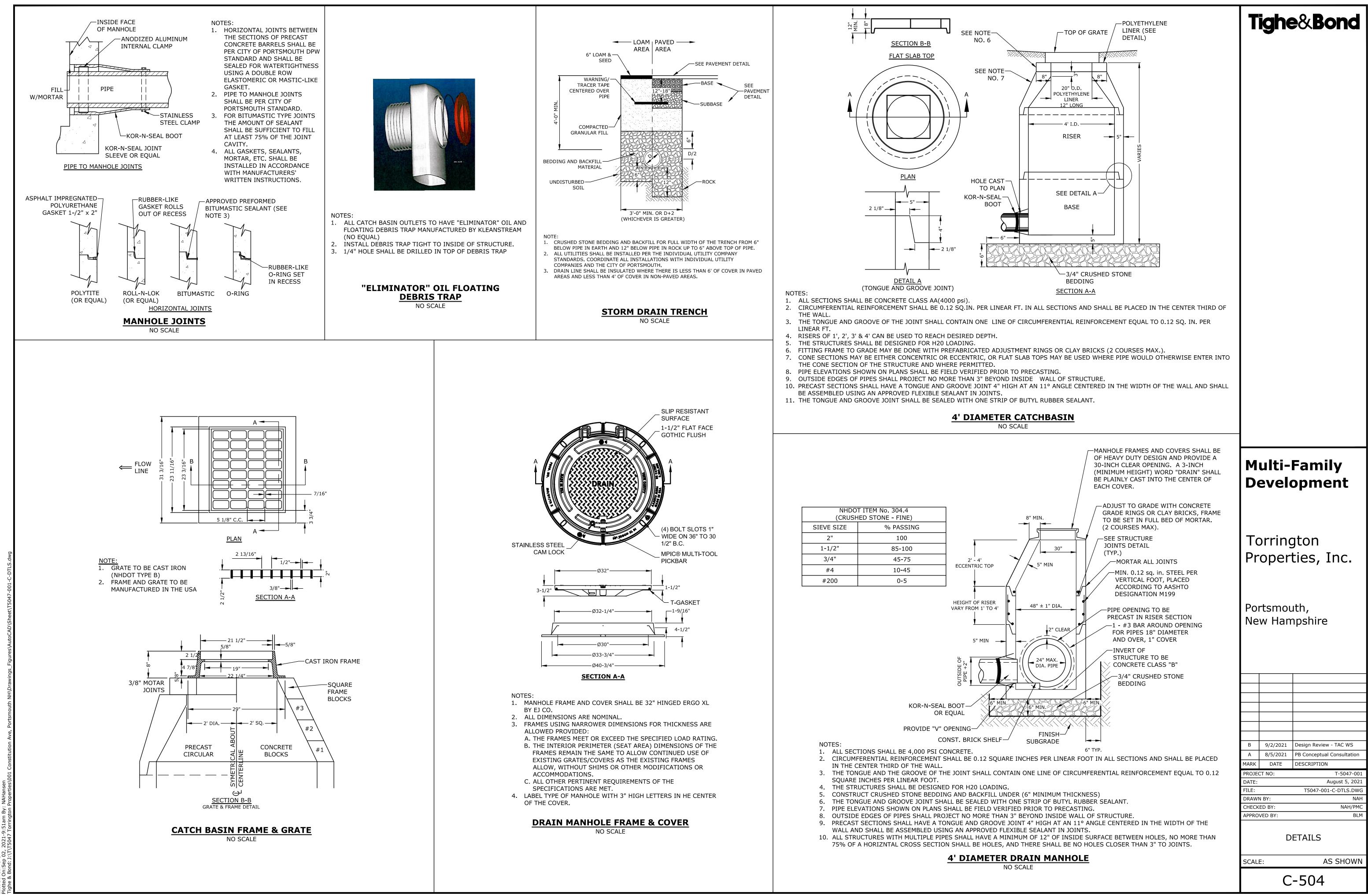
SILT SOCK (12" TYPICAL) WORK AREA

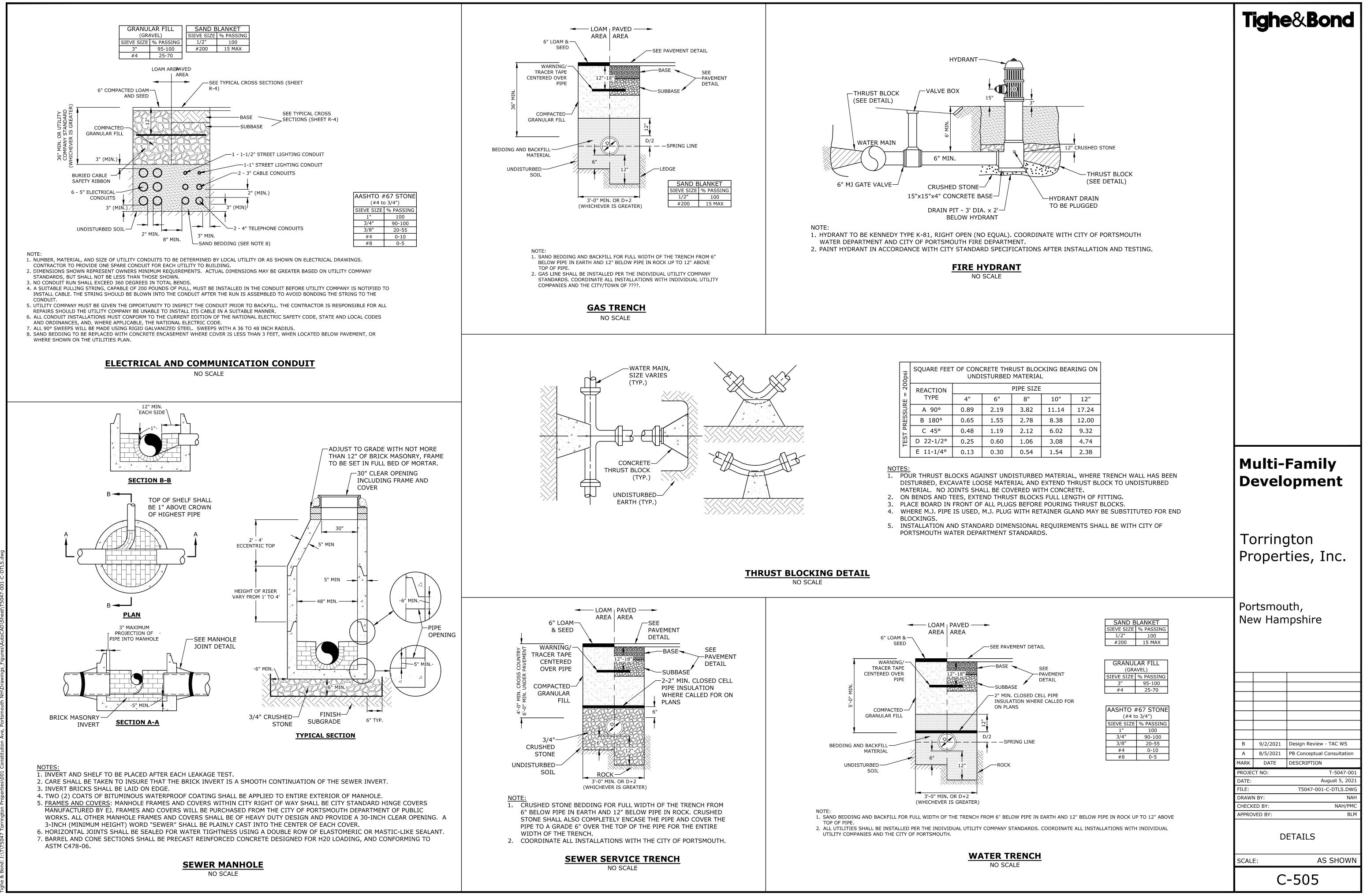
NOTES

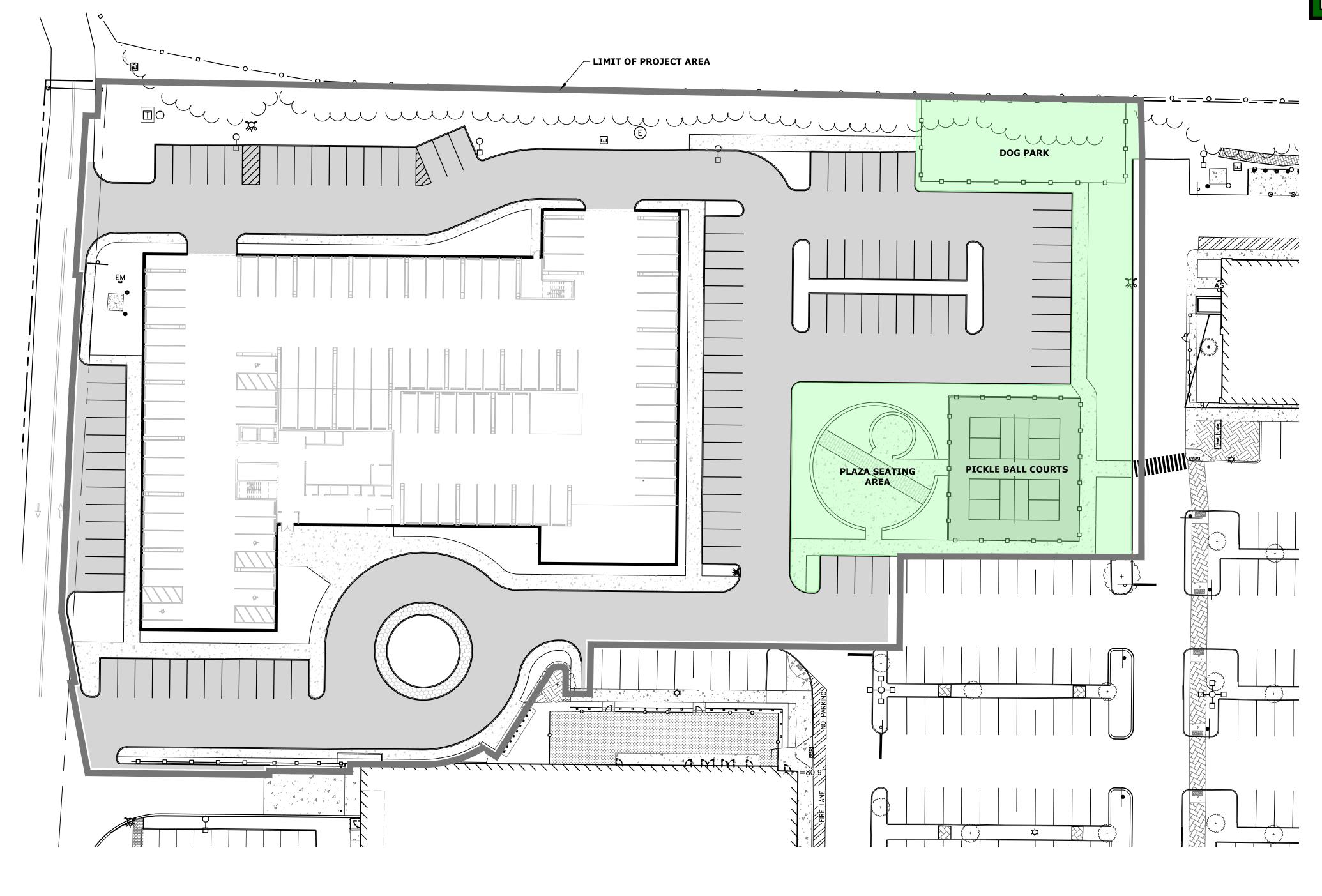














# PROPOSED MULTI-FAMILY DEVELOPMENT PORTSMOUTH, NEW HAMPSHIRE

# COMMUNITY SPACE EXHIBIT

COMMUNITY SPACE:

**REQUIRED** 

PROVIDED

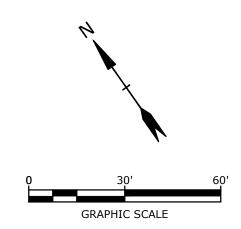
21,896 SF

DOG PARK, PICKLE BALL COURTS & PLAZA COMMUNITY SPACE

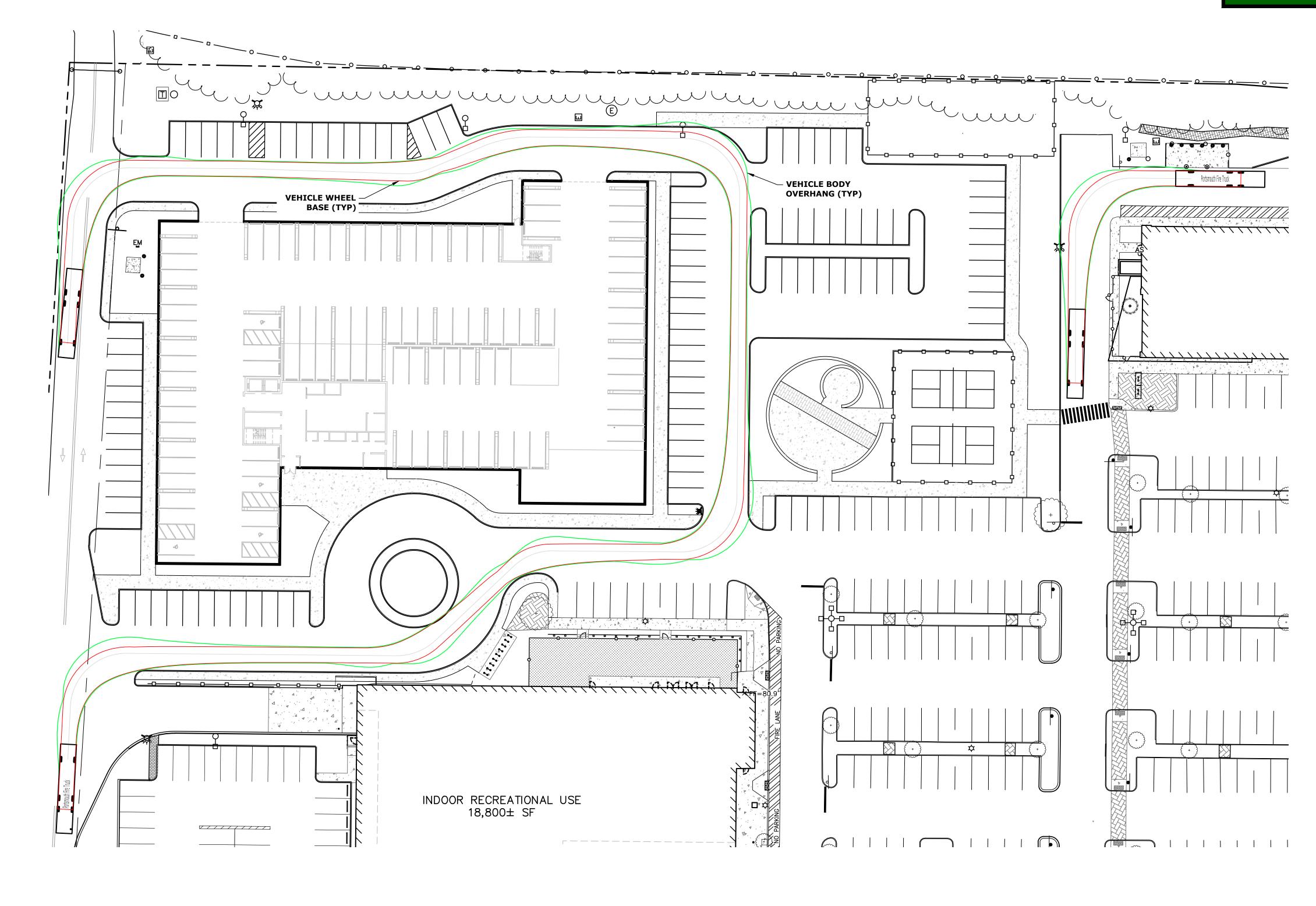
TOTAL PROJECT AREA: 150,650 SF COMMUNITY SPACE (10% OF TOTAL)

15,035 SF 10%

21,896 SF 14.6%



Tighe&Bond September 2, 2021 T5047-001-C-DSGN.dwg

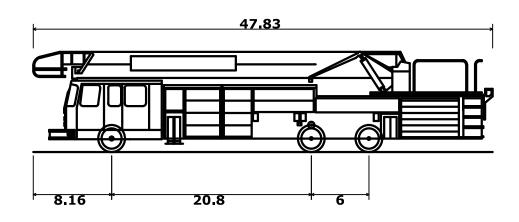


:t Save Date: September 2, 2021 12:00 PM By: NAHANSEN t Date: Thursday, September 02, 2021 Plotted By: Neil A. Hansen B File Location: J:\T\T5047 Torrington Properties\001 Constitution Ave, Portsmouth NH\Drawings\_Figures\AutoCAD\Sheet\T5047-001-C-DSGN.dwg Layout Tab: FIRE TRUCK



# PROPOSED MULTI-FAMILY DEVELOPMENT PORTSMOUTH, NEW HAMPSHIRE

# FIRE TRUCK TURNING EXHIBIT

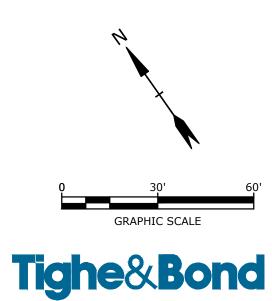


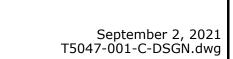
Portsmouth Fire Truck Overall Length Overall Width Overall Body Height Min Body Ground Clearance Track Width Lock-to-lock time Max Steering Angle (Virtual)



<u>LEGEND</u>

VEHICLE OVERHANG
VEHICLE WHEEL BASE





### **Owner's Letter of Authorization**

This letter is to authorize <u>Torrington Properties</u> (Applicant) to represent the interest of <u>2422</u> <u>Lafayette Road Associates, LLC</u> (owner) in all site design and permitting matters for the proposed multifamily development project located at 2454 Lafayette Road in Portsmouth, New Hampshire on the parcel of land identified as Tax Map 273 Lot 3. This authorization shall include any required signatures for local, state and federal permit applications.

Signature

Joseph Bisognano

Print Name

Print Name

08/05/2021

Date

DH

Witness

Dana Halsey

08/05/2021

Date

(Owner Authorization Form.docx)

### **Agent Letter of Authorization**

I, Joseph Bisonano , of <u>Torrington Properties</u> (Applicant) hereby give <u>Tighe &</u> <u>Bond, Inc.</u> (site/civil Engineer) permission to be my agent in all site design and permitting matters for the proposed multifamily development project located at 2454 Lafayette Road in Portsmouth, New Hampshire on the parcel of land identified as Tax Map 273 Lot 3. This authorization shall include any required signatures for local, state and federal permit applications.

~~~~	Joseph Bisognano	08/05/2021
Signature	Print Name	Date
ЪH	Dana Halsey	08/05/2021
Witness	Print Name	Date