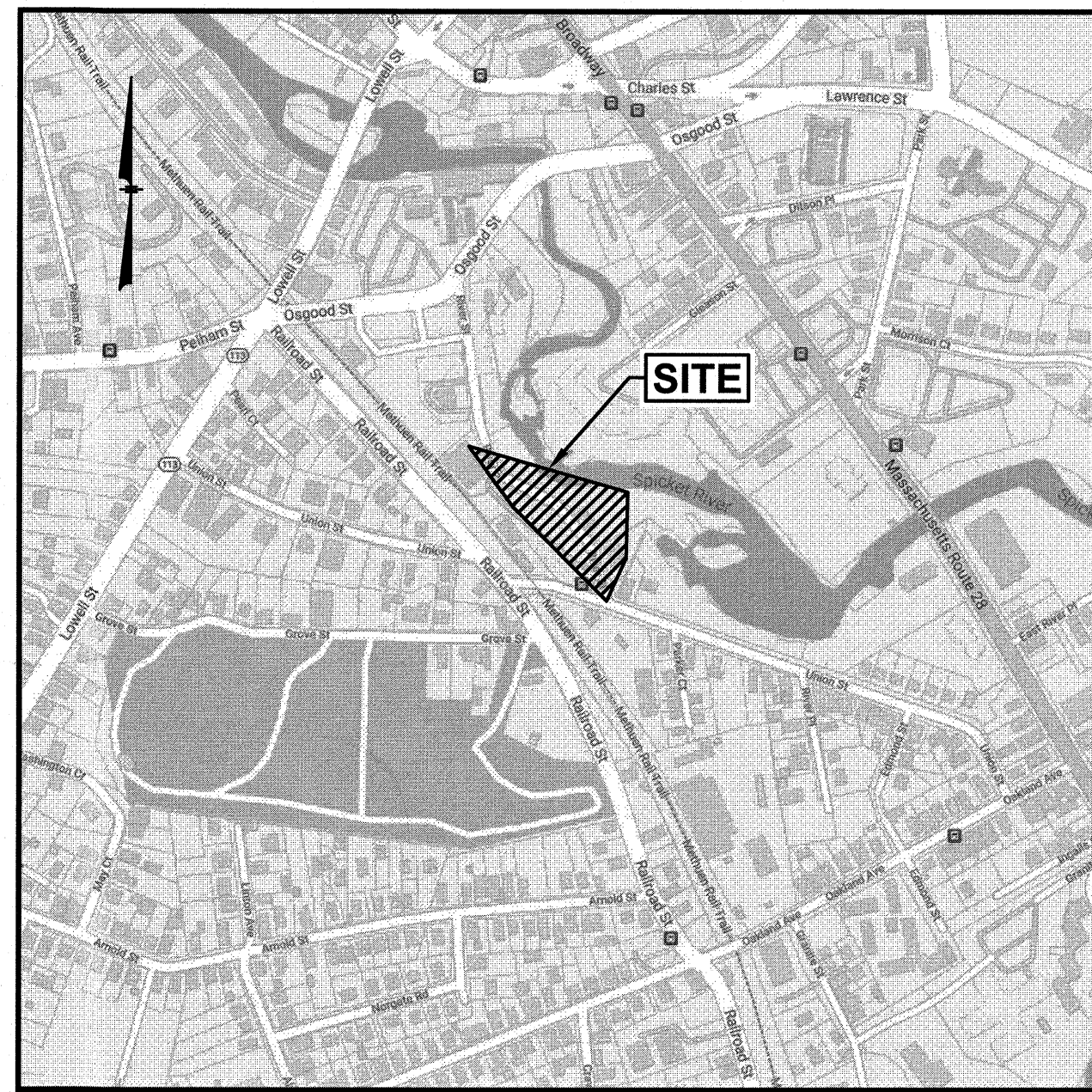


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**PROPOSED**  
**SITE RE-DEVELOPMENT PLANS**  
for  
**PARCEL ID: 612-120-34**  
**9 RIVER STREET**  
**METHUEN, MA 01844**  
Prepared for:  
**RIVER ROAD AUTO, LLC**  
**272 BROADWAY #674**  
**METHUEN, MA 01844**



**LOCATION MAP**  
(NOT TO SCALE)

**INDEX TO DRAWINGS**

1. TITLE SHEET
2. EXISTING CONDITIONS PLAN
3. DEMOLITION PLAN
4. SITE PLAN
5. GRADING, DRAINAGE & EROSION CONTROL PLAN
6. UTILITY PLAN
7. DETAIL SHEET
8. DETAIL SHEET
- A-1 to A-4 BUILDING PLANS (BY OTHERS)

**GPI**

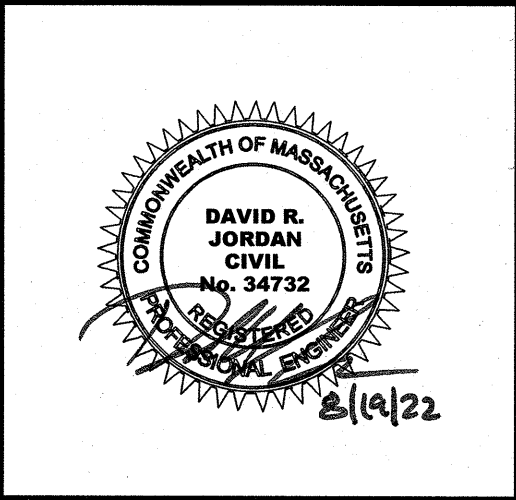
Engineering  
Design  
Planning  
Construction Management

603.893.0720  
Greenman-Pedersen, Inc.  
44 Stiles Road, Suite One  
Salem, NH 03079

GPI.NET.COM

PREPARED FOR  
RIVER ROAD AUTO, LLC  
272 BROADWAY #674  
METHUEN, MA 01844

PARCEL ID: 612-120-34  
9 RIVER STREET  
METHUEN, MA 01844



REVISIONS		
2	REV. SHEETS 4,5,8	8/19/22
1	REV. ALL SHEETS	8/8/22
NO.	REVISION	DATE
APRIL 25, 2022		
DRAWN/DESIGN BY		CHECKED BY
SJB/DRJ		DRJ

TITLE SHEET

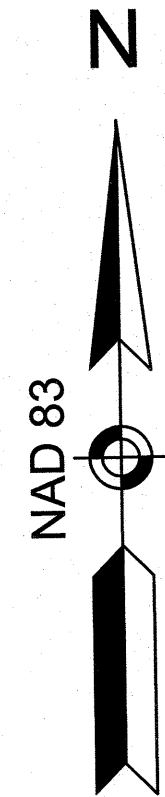
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1 OF 8

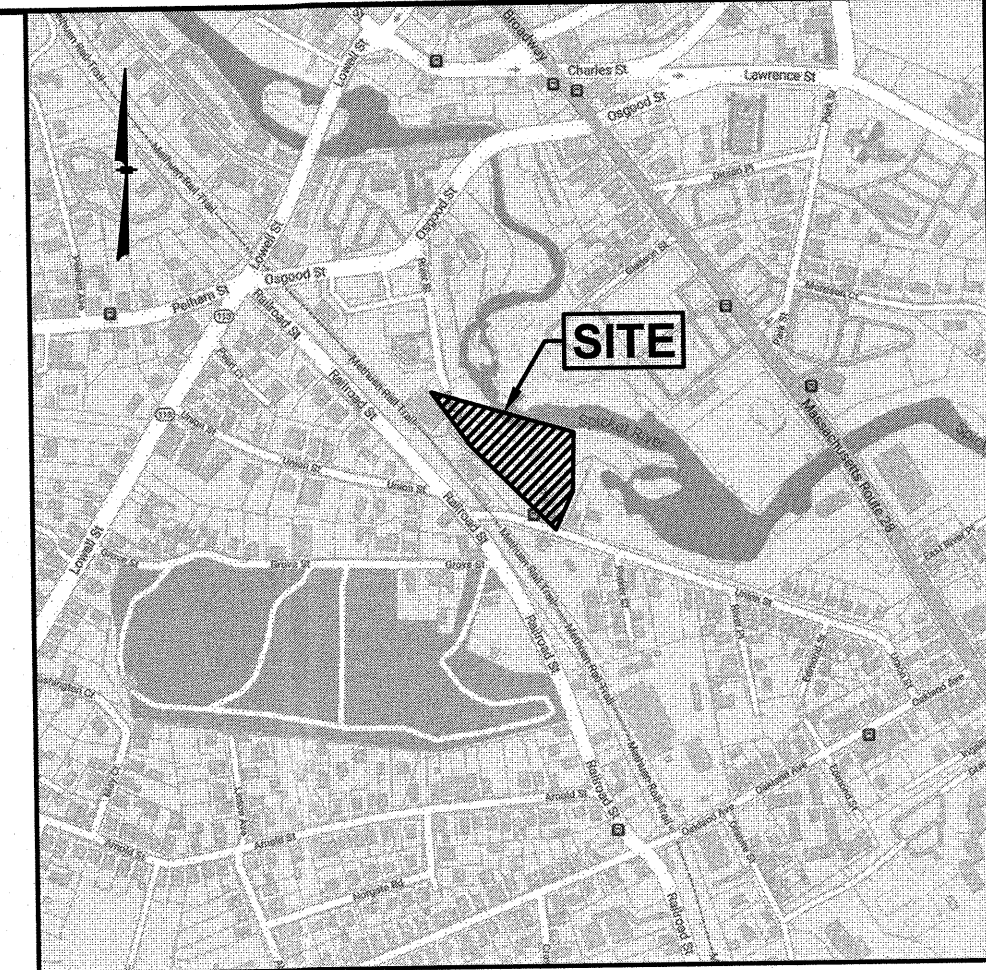
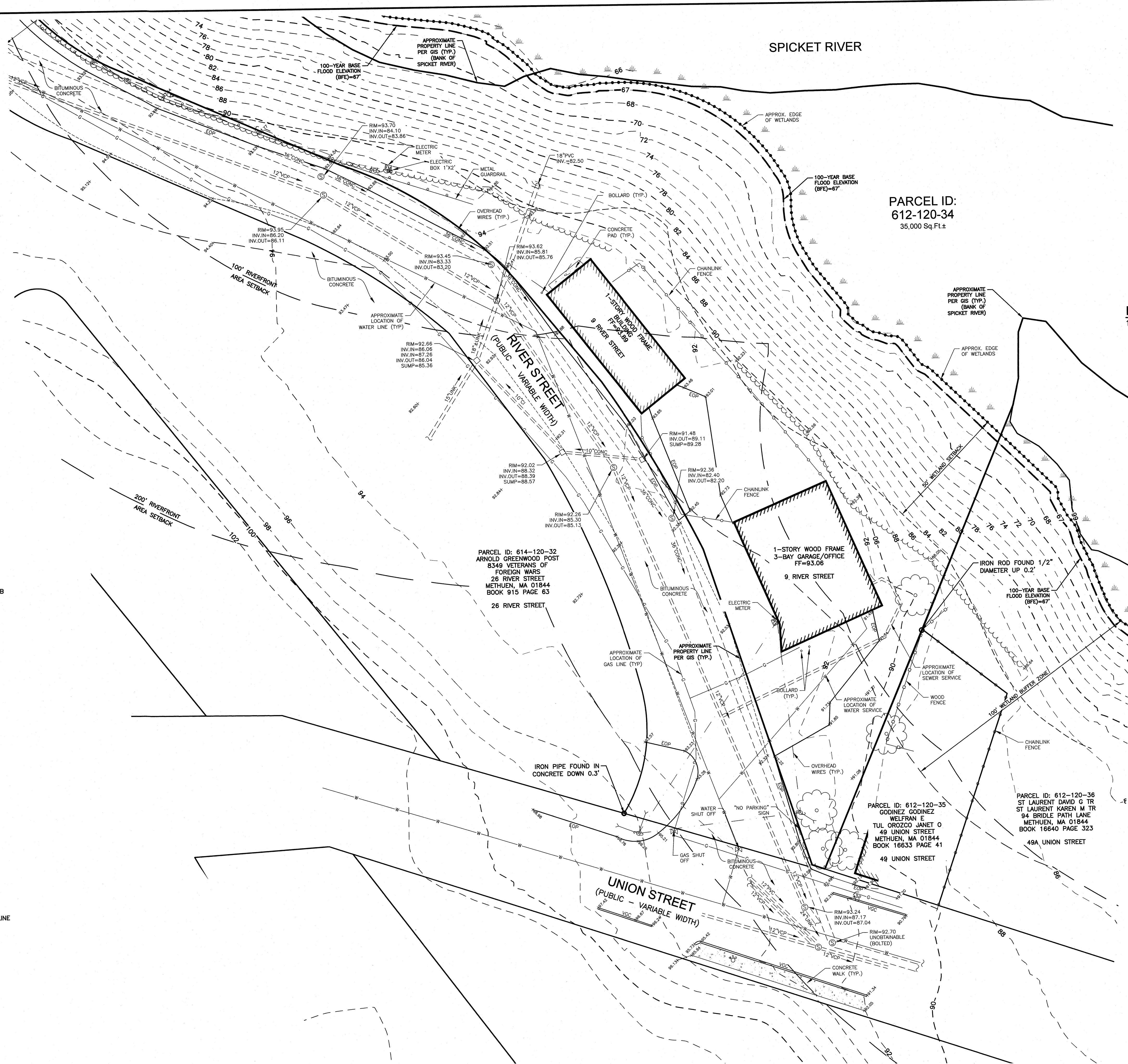


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# LEGEND

- VERTICAL GRANITE CURB
- GAS LINE
- WATER LINE
- CHAIN LINK FENCE
- STOCKADE FENCE
- 90' CONTOUR ELEVATION
- TREE
- UTILITY POLE
- GUY WIRE
- OVERHEAD WIRE
- TREELINE
- SIGN
- SPOT ELEVATION
- DRAIN MANHOLE
- CATCH BASIN
- SEWER MANHOLE
- GAS VALVE
- GAS SHUT OFF
- WATER VALVE
- WATER SHUT OFF
- FIRE HYDRANT
- BOLLARD
- GAS METER
- ELECTRIC METER
- LIGHT POLE
- WETLAND LINE
- DITCH LINE
- EASEMENT LINE
- PROPERTY LINE
- ABUTTER PROPERTY LINE
- BUILDING SETBACK
- FLOOD ZONE LINE



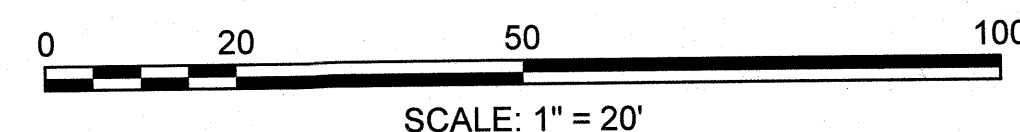
LOCATION MAP  
(NOT TO SCALE)

## NOTES:

- 1) ZONE: CENTRAL BUSINESS (CBD)  
MIN. LOT SIZE: 4000 Sq.Ft.  
MIN. LOT FRONTAGE: 40 Ft.  
SETBACKS:  
FRONT 10 Ft.  
SIDE 15 Ft.  
REAR 30 Ft.  
REFER TO THE CITY OF METHUEN ZONING ORDINANCE FOR VERIFICATION. ADDITIONAL RESTRICTIONS AND PERMITTED USES. THE ZONING INFORMATION SHOWN HEREON IS BASED ON A REVIEW OF THE METHUEN ZONING ORDINANCE.
- 2) THIS PLAN IS THE RESULT OF AN ON-THE-GROUND FIELD SURVEY PERFORMED BY THIS OFFICE ON FEBRUARY 16, 2022.
- 3) THIS PLAN DOES NOT REPRESENT A BOUNDARY SURVEY BY THIS OFFICE. THE PROPERTIES LINES SHOWN ARE APPROXIMATE ONLY BASED ON CITY OF METHUEN GIS INFORMATION.
- 4) ELEVATIONS SHOWN HEREON ARE BASED ON NAVD88 PER GPS OBSERVATIONS ALONG WITH PUBLIC LIDAR PERFORMED BY THIS OFFICE ON FEBRUARY 16, 2022.
- 5) LOCATION OF UNDERGROUND UTILITIES IS APPROXIMATE ONLY. ADDITIONAL UNDERGROUND UTILITIES OTHER THAN THOSE SHOWN MAY BE ENCOUNTERED. INVERTS ARE LISTED IN A CLOCKWISE DIRECTION ENDING WITH THE INVERT OUT (UNLESS OTHERWISE NOTED).
- 6) A PORTION OF THE SURVEY TRACT IS LOCATED IN A SPECIAL FLOOD HAZARD AREA (100 YEAR FLOOD) PER FLOOD INSURANCE RATE MAP NUMBER 25009C0201F, WITH AN EFFECTIVE DATE OF JULY 3 2012.

## OWNER OF RECORD:

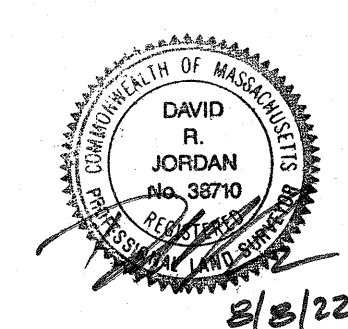
PARCEL ID: 612-120-34  
RIVER ROAD AUTO, LLC  
272 BROADWAY #674  
METHUEN, MA 01844  
BOOK 14500 PAGE 316



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PREPARED FOR  
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272 BROADWAY #674  
METHUEN, MA 01844

PARCEL ID: 612-120-34  
9 RIVER STREET  
METHUEN, MA 01844



## REVISIONS

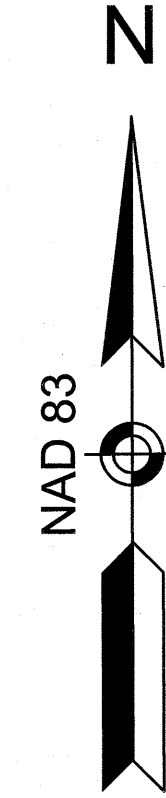
NO.	REVISION	DATE
2	MISC. REVISIONS	8/8/22
1	UPDATE ABUTTING PROPERTY LINE	7/13/22
APRIL 25, 2022		
DRAWN/DESIGN BY PDG/CSS		CHECKED BY DRJ

## EXISTING CONDITIONS PLAN

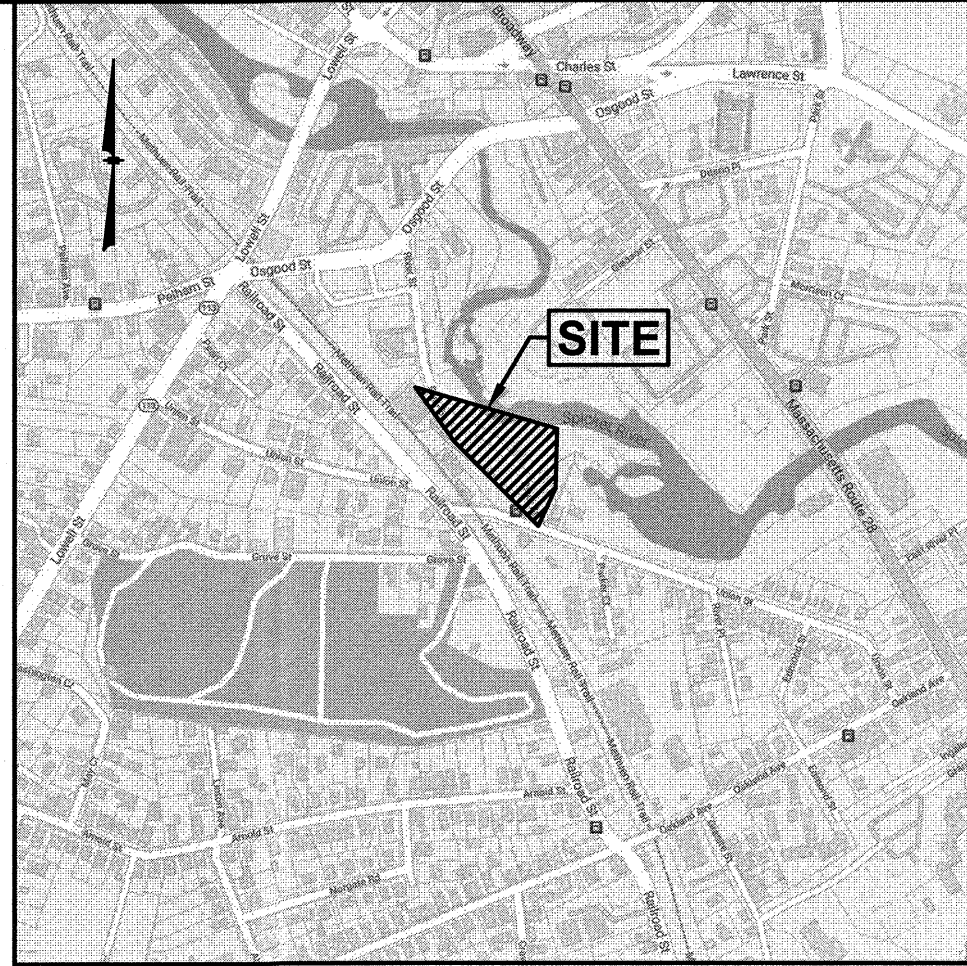
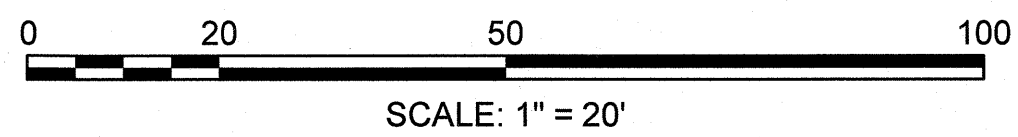
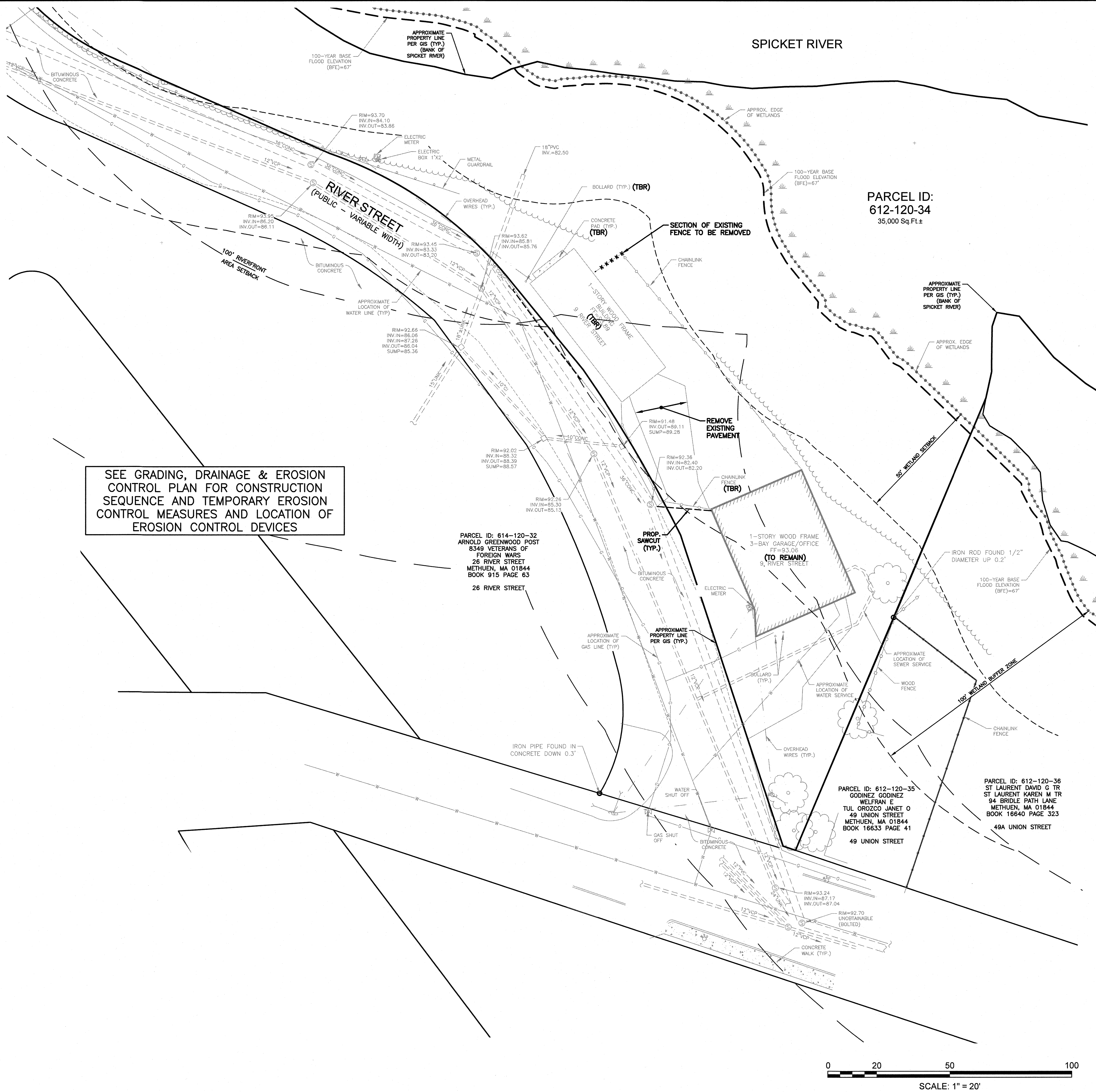
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NEX-2200017  
2 OF 8



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LEGEND	
	VERTICAL GRANITE CURB
	GAS LINE
	WATER LINE
	CHAIN LINK FENCE
	STOCKADE FENCE
	CONTOUR ELEVATION
	TREE
	UTILITY POLE
	GUY WIRE
	OVERHEAD WIRE
	TREELINE
	SIGN
	SPOT ELEVATION
	DRAIN MANHOLE
	CATCH BASIN
	SEWER MANHOLE
	GAS VALVE
	GAS SHUT OFF
	WATER VALVE
	WATER SHUT OFF
	FIRE HYDRANT
	BOLLARD
	GAS METER
	ELECTRIC METER
	LIGHT POLE
	WETLAND LINE
	DITCH LINE
	EASEMENT LINE
	PROPERTY LINE
	ABUTTER PROPERTY LINE
	BUILDING SETBACK
	FLOOD ZONE LINE
	TBR TO BE REMOVED
	TO BE REMOVED



LOCATION MAP  
(NOT TO SCALE)

**NOTES:**

- 1) A DEMOLITION PERMIT MUST BE OBTAINED FROM THE CITY OF METHUEN PRIOR TO COMMENCEMENT OF WORK. ALL EXISTING UTILITY DISCONNECTIONS MUST BE COORDINATED WITH RESPECTIVE UTILITY COMPANIES.
- 2) ALL DEMOLITION ACTIVITIES ARE TO BE PERFORMED IN STRICT ADHERENCE TO ALL FEDERAL, STATE AND LOCAL REGULATIONS. CONTRACTOR TO INSTALL EROSION CONTROL DEVICES IN ACCORDANCE WITH EROSION AND SEDIMENT CONTROL PLAN PRIOR TO BEGINNING DEMOLITION ACTIVITIES.
- 3) PROCEED WITH DEMOLITION IN A SYSTEMATIC MANNER, FROM THE TOP OF THE STRUCTURE(S) TO THE GROUND.
- 4) DEMOLISH CONCRETE IN ALL SECTIONS
- 5) BREAK UP CONCRETE SLABS-ON-GRADE, UNLESS OTHERWISE DIRECTED BY THE CONSTRUCTION MANAGER.
- 6) CONDUCT ALL DEMOLITION OPERATIONS IN A MANNER THAT WILL PREVENT INJURY, DAMAGE TO STRUCTURES, ADJACENT BUILDINGS AND ALL PERSONS.
- 7) REFRAIN FROM USING EXPLOSIVES WITHOUT PRIOR WRITTEN CONSENT OF THE DEVELOPER AND APPLICABLE GOVERNMENTAL AUTHORITIES.
- 8) CONDUCT DEMOLITION SERVICES IN SUCH A MANNER TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, WALKS AND OTHER ADJACENT FACILITIES. DO NOT CLOSE OR OBSTRUCT STREETS, WALKS OR OTHER OCCUPIED FACILITIES WITHOUT PRIOR WRITTEN PERMISSION OF THE DEVELOPER AND APPLICABLE GOVERNMENTAL AUTHORITIES. PROVIDE ALTERNATIVE ROUTES AROUND CLOSED OR OBSTRUCTED TRAFFIC WAYS IF REQUIRED BY APPLICABLE GOVERNMENTAL REGULATIONS.
- 9) USE WATERING, TEMPORARY ENCLOSURES AND OTHER SUITABLE METHODS, AS NECESSARY TO LIMIT THE AMOUNT OF DUST AND DIRT RISING AND SCATTERING IN THE AIR, CLEAN ADJACENT STRUCTURE AND IMPROVEMENTS OF ALL DUST AND DEBRIS CAUSED BY THE DEMOLITION OPERATIONS. RETURN ALL ADJACENT AREAS TO THE CONDITIONS EXISTING PRIOR TO THE START OF WORK.
- 10) ACCOMPLISH AND PERFORM THE DEMOLITION IN SUCH A MANNER AS TO PREVENT THE UNAUTHORIZED ENTRY OF PERSONS AT ANY TIME.
- 11) COMPLETELY FILL BELOW GRADE AREAS AND VOIDS RESULTING FROM THE DEMOLITION OF STRUCTURES AND FOUNDATIONS WITH SOIL MATERIALS CONSISTING OF STONE, GRAVEL AND SAND, FREE FROM DEBRIS, TRASH, FROZEN MATERIALS, ROOTS AND OTHER ORGANIC MATTER. STONES USED WILL NOT BE LARGER THAN 6 INCHES IN DIMENSION. MATERIAL FROM DEMOLITION MAY NOT BE USED AS FILL. PRIOR TO PLACEMENT OF FILL MATERIALS, UNDERTAKE ALL NECESSARY ACTION IN ORDER TO INSURE THAT AREAS TO BE FILLED ARE FREE OF STANDING WATER, FROZEN MATERIAL, TRASH, DEBRIS. PLACE FILL MATERIAL LAYERS NOT EXCEEDING 6 INCHES IN LOOSE DEPTH AND COMPACT EACH LAYER AT PLACEMENT TO 95% OPTIMUM DENSITY. GRADE SURFACE TO MEET ADJACENT CONTOURS AND TO PROVIDE SURFACE DRAINAGE.
- 12) REMOVE FROM THE DESIGNATED SITE, AT THE EARLIEST POSSIBLE TIME, ALL DEBRIS RUBBISH, SALVAGEABLE ITEMS, HAZARDOUS AND COMBUSTIBLE SERVICES. REMOVED MATERIALS MAY NOT BE STORED, SOLD OR BURNED ON SITE. REMOVAL OF HAZARDOUS AND COMBUSTIBLE MATERIALS SHALL BE ACCOMPLISHED IN ACCORDANCE WITH THE PROCEDURES AS AUTHORIZED BY THE FIRE DEPARTMENT OR OTHER APPROPRIATE REGULATORY AGENCIES AND DEPARTMENTS.
- 13) DISCONNECT, SHUT OFF AND SEAL ALL UTILITIES SERVING THE STRUCTURE(S) TO BE DEMOLISHED BEFORE THE COMMENCEMENT OF THE DESIGNATED DEMOLITION. MARK FOR POSITION ALL UTILITY DRAINAGE AND SANITARY LINES AND PROTECT ALL ACTIVE LINES. CLEARLY IDENTIFY BEFORE THE COMMENCEMENT OF DEMOLITION SERVICES THE REQUIRED INTERRUPTION OF ACTIVE SYSTEMS THAT MAY AFFECT OTHER PARTIES, AND NOTIFY ALL APPLICABLE UTILITY COMPANIES TO INSURE THE CONTINUATION OF SERVICE.
- 14) PROTECT EXISTING DRAINAGE SYSTEM(S) AS NECESSARY TO PREVENT SEDIMENT FROM ENTERING DURING CONSTRUCTION. SEE DETAIL SHEETS FOR EROSION CONTROL DEVICES.
- 15) ALL WORK WITHIN ROADWAY RIGHT-OF-WAYS TO CONFORM TO CITY STANDARDS.
- 16) THE LIMITS OF WORK SHALL BE CLEARLY MARKED IN THE FIELD PRIOR TO THE START OF CONSTRUCTION OR SITE CLEARING.
- 17) IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO NOTIFY DIG SAFE (DIAL 811) 72 HOURS PRIOR TO ANY EXCAVATION ON THIS SITE. CONTRACTOR SHALL ALSO NOTIFY LOCAL WATER DEPARTMENT TO MARK OUT THEIR UTILITIES.
- 18) NOTES ON THIS PLAN THAT READ "TBR" REPRESENT FEATURES TO BE REMOVED. ANY FEATURES NOT LABELED "TBR" OR "TO BE REMOVED" SHALL BE CONSIDERED EXISTING TO REMAIN.

PREPARED FOR  
RIVER ROAD AUTO, LLC  
272 BROADWAY #674  
METHUEN, MA 01844

PARCEL ID: 612-120-34  
9 RIVER STREET  
METHUEN, MA 01844



REVISIONS		
1	MISC. REVISIONS	8/8/22
NO.	REVISION	DATE
APRIL 25, 2022		
DRAWN/DESIGN BY		CHECKED BY
SJB/DRJ		DRJ

DEMOLITION  
PLAN

SCALE: 1"=20'  
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3 OF 8



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#### CERTIFICATION:

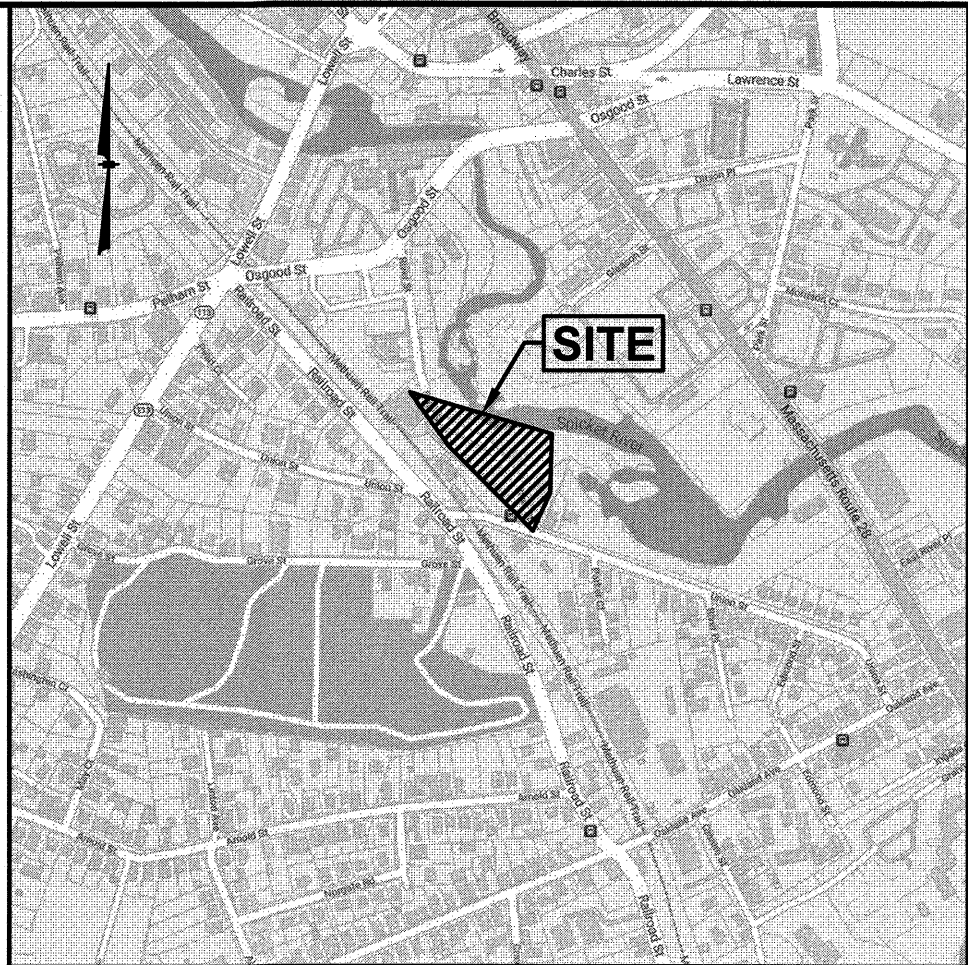
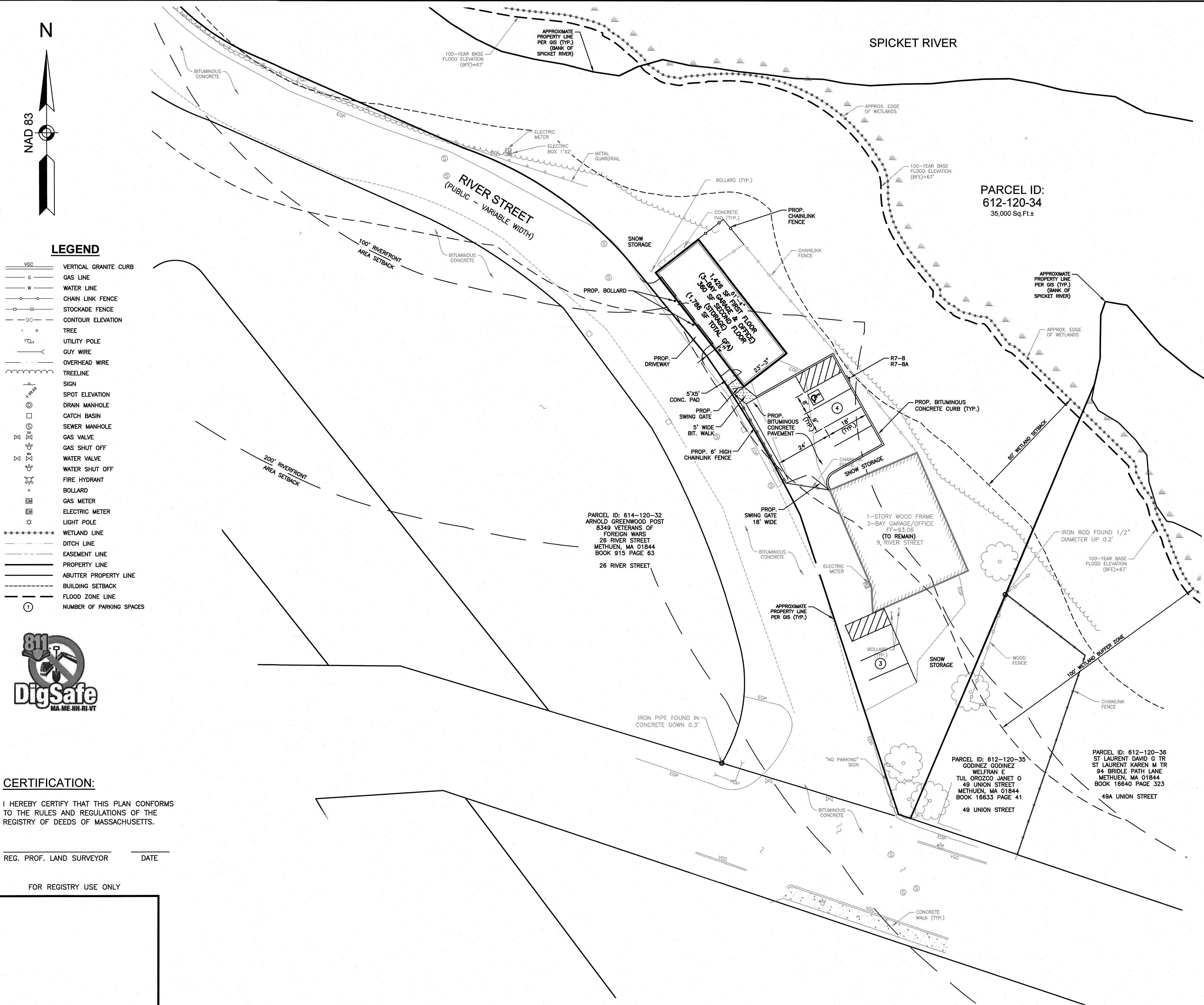
I HEREBY CERTIFY THAT THIS PLAN CONFORMS TO THE RULES AND REGULATIONS OF THE REGISTRY OF DEEDS OF MASSACHUSETTS.

REG. PROF. LAND SURVEYOR

DATE

FOR REGISTRY USE ONLY

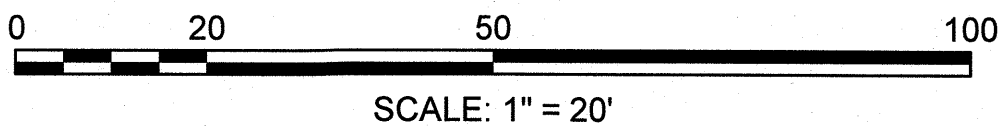
LEGEND	
	VERTICAL GRANITE CURB
	GAS LINE
	WATER LINE
	CHAIN LINK FENCE
	STOCKADE FENCE
	CONTOUR ELEVATION
	TREE
	UTILITY POLE
	GUY WIRE
	OVERHEAD WIRE
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	GAS VALVE
	GAS SHUT OFF
	WATER VALVE
	WATER SHUT OFF
	FIRE HYDRANT
	BOLLARD
	GAS METER
	ELECTRIC METER
	LIGHT POLE
	WETLAND LINE
	DITCH LINE
	EASEMENT LINE
	PROPERTY LINE
	ABUTTER PROPERTY LINE
	BUILDING SETBACK
	FLOOD ZONE LINE
	NUMBER OF PARKING SPACES



#### LOCATION MAP (NOT TO SCALE)

#### NOTES:

- THE PURPOSE OF THIS PLAN IS TO SHOW THE REMOVAL OF AN EXISTING 1-STORY BUILDING AND THE CONSTRUCTION OF A NEW 2-STORY BUILDING WITH 3 GARAGE BAYS WITH OFFICE SPACE AND SECOND FLOOR STORAGE AND ASSOCIATED PARKING IMPROVEMENTS.
- ZONE:** CENTRAL BUSINESS DISTRICT (CBD)  
**MIN. LOT SIZE:** 4,000 Sq.Ft.  
**MIN. LOT FRONTAGE:** 40 Ft.  
**SETBACKS:**  
FRONT: 10 Ft. (0 Ft. W/ SITE PLAN APPROVAL)  
SIDE: 15 Ft. (0 Ft. W/ SITE PLAN APPROVAL)  
REAR: 30 Ft.  
REFER TO THE CITY OF METHUEN ZONING ORDINANCE FOR VERIFICATION, ADDITIONAL RESTRICTIONS AND PERMITTED USES. THE ZONING INFORMATION SHOWN HEREON IS BASED ON A REVIEW OF THE METHUEN ZONING ORDINANCE.
- THIS PLAN IS THE RESULT OF AN ON-THE-GROUND FIELD SURVEY PERFORMED BY THIS OFFICE BETWEEN SEPTEMBER 2019 AND JUNE 2020.
- A PORTION OF THE SURVEY TRACT IS LOCATED IN A SPECIAL FLOOD HAZARD AREA (100 YEAR FLOOD) PER FLOOD INSURANCE RATE MAP NUMBER 25009C0201F, WITH AN EFFECTIVE DATE OF JULY 3 2012.
- PARKING SUMMARY**  
EXISTING 2,273 SF BUILDING x 1 SPACE/1,200 SF = 1.9 SPACES  
PROPOSED 1,775 SF BUILDING x 1 SPACE/1,200 SF = 1.5 SPACES  
TOTAL REQUIRED = 3.4 SPACES  
TOTAL PROVIDED = 7 SPACES (INCLUDING 1 ACCESSIBLE) PLUS 6 GARAGE BAYS
- APPROPRIATE SIGNAGE SHALL BE PLACED ON THE BUILDING IN ACCORDANCE WITH METHUEN BUILDING DEPARTMENT REQUIREMENTS FOR 911 PURPOSES.
- ALL BUILDINGS AND SITE CONSTRUCTION SHALL COMPLY WITH THE RULES AND REGULATIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA) AS REVISED IN 2010.
- THE LOCATIONS OF EXISTING SUBSURFACE UTILITIES SHOWN ON THIS PLAN WERE COMPILED FROM AVAILABLE RECORD DRAWINGS AND ARE NOT WARRANTED TO BE CORRECT. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING SUBSURFACE UTILITIES PRIOR TO PERFORMING ANY WORK.
- WRITTEN DIMENSIONS ON THIS PLAN TAKE PRECEDENCE OVER SCALED DIMENSIONS. THE CONTRACTOR SHALL USE CAUTION WHEN SCALING REPRODUCED PLANS. IN THE EVENT OF A CONFLICT BETWEEN THIS PLAN SET AND ANY OTHER DRAWINGS AND/OR SPECIFICATIONS, THE ENGINEER SHALL BE NOTIFIED BY THE CONTRACTOR.
- THE CONTRACTOR SHALL CALL AND COORDINATE WITH DIGSAFE 811 PRIOR TO ANY EXCAVATION.
- ALL CONSTRUCTION SHALL CONFORM TO THE APPLICABLE REGULATIONS AND STANDARDS OF THE CITY OF METHUEN AND THE COMMONWEALTH OF MASSACHUSETTS.
- THE CONTRACTOR IS SOLELY RESPONSIBLE FOR THE MEANS AND METHODS OF CONSTRUCTION AND FOR CONDITIONS AT THE SITE. THESE PLANS, PREPARED BY GREENMAN-PEDERSEN, INC., DO NOT EXTEND TO OR INCLUDE SYSTEMS PERTAINING TO THE SAFETY OF THE CONSTRUCTION CONTRACTOR OR THEIR EMPLOYEES, AGENTS OR REPRESENTATIVES IN THE PERFORMANCE OF THE WORK. THE SEAL OF THE SURVEYOR AND/OR ENGINEER AS INCLUDED IN THE PLAN SET DOES NOT EXTEND TO ANY SUCH SAFETY SYSTEMS THAT MAY NOW OR HEREAFTER BE INCORPORATED INTO THESE PLANS. THE CONSTRUCTION CONTRACTOR SHALL PREPARE AND/OR OBTAIN THE APPROPRIATE SAFETY SYSTEMS WHICH MAY BE REQUIRED BY THE U.S. OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) AND/OR LOCAL REGULATIONS.
- ON JULY 27, 2022 THE METHUEN ZONING BOARD OF APPEALS VOTED TO GRANT A SPECIAL PERMIT TO EXTEND AND/OR ALTER THE EXISTING NON-CONFORMING STRUCTURE PURSUANT TO SECTION IX-D OF THE METHUEN COMPREHENSIVE ZONING ORDINANCE (PETITION #2022-18)



**GPI**  
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PREPARED FOR  
RIVER ROAD AUTO, LLC  
272 BROADWAY #674  
METHUEN, MA 01844

PARCEL ID: 612-120-34  
9 RIVER STREET  
METHUEN, MA 01844

REVISIONS		
2	REV. PER REVIEW COMMENTS	8/19/22
1	MISC. REVISIONS	8/8/22
NO.	REVISION	DATE
APRIL 25, 2022		
DRAWN/DESIGN BY SJB/DRJ		CHECKED BY DRJ

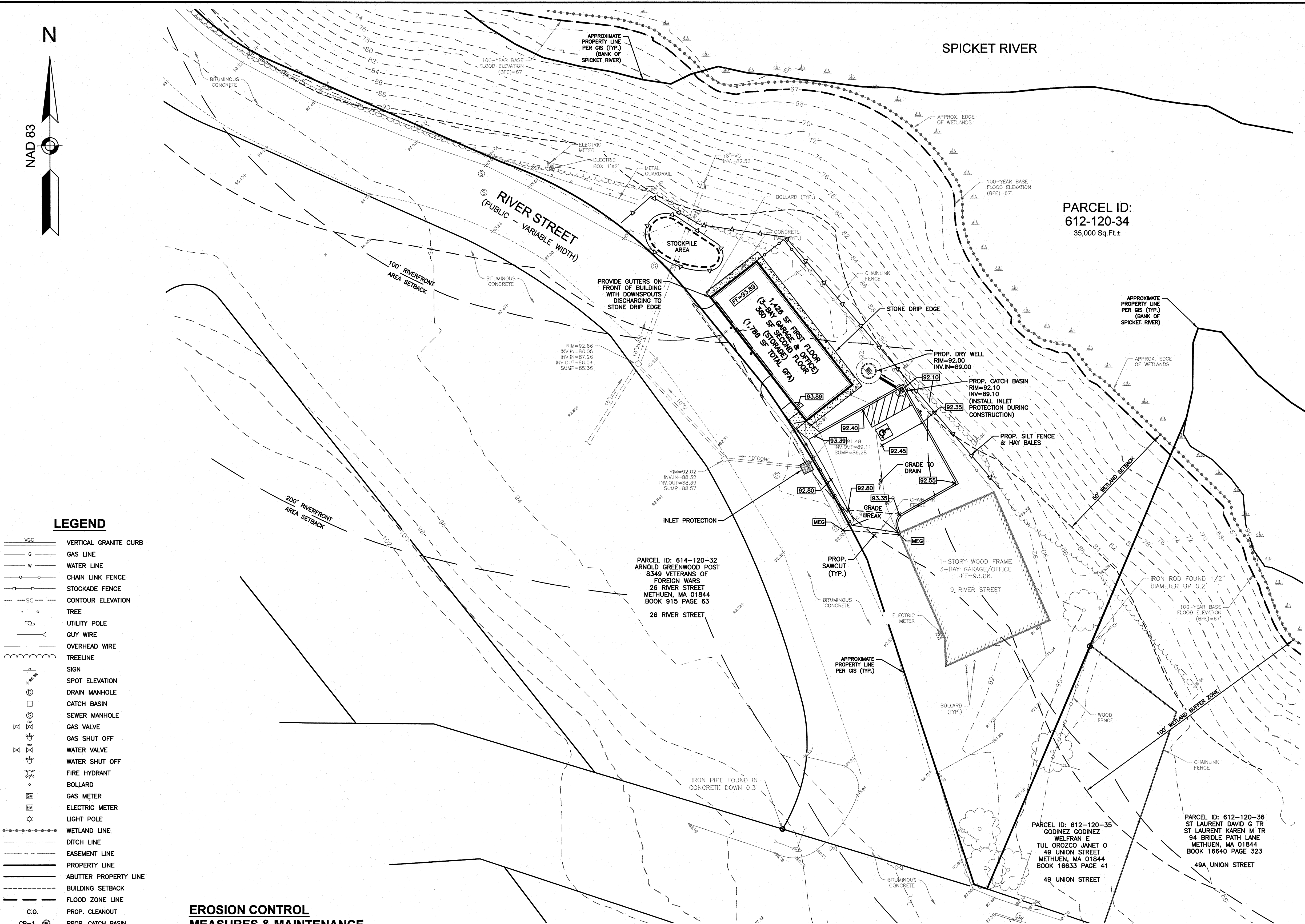
SITE PLAN

SCALE: 1"=20'

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4 OF 8





## EROSION CONTROL MEASURES & MAINTENANCE

- DURING CONSTRUCTION AND THEREAFTER, EROSION CONTROL MEASURES ARE TO BE IMPLEMENTED AS NOTED.
- INSTALLATION OF STONE CHECK DAMS, SILTATION FENCES AND ORANGE CONSTRUCTION FENCE SHALL BE COMPLETED PRIOR TO THE START OF THE SITE WORK IN ANY GIVEN AREA. PREFABRICATED SILTATION FENCES SHALL BE INSTALLED ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS.
- STONE CHECK DAMS, SILTATION FENCES, AND ORANGE CONSTRUCTION FENCE SHALL BE KEPT CLEAN DURING CONSTRUCTION AND REMOVED WHEN ALL SLOPES HAVE A HEALTHY STAND OF VEGETATIVE COVER. EROSION CONTROL MEASURES SHALL BE INSPECTED ON A WEEKLY BASIS AND AFTER EVERY 0.5" OF RAINFALL.
- EXISTING VEGETATION IS TO REMAIN UNDISTURBED WHEREVER POSSIBLE.
- THE AREA OF LAND EXPOSED AND THE TIME OF EXPOSURE SHALL BE MINIMIZED. ALL DISTURBED AREAS SHALL BE STABILIZED WITHIN 72 HOURS AFTER FINAL GRADING WITH OTHER PERMANENT MEASURES OR TEMPORARY MEASURES. IN NO CASE SHALL ANY DISTURBED AREAS BE LEFT UNSTABILIZED WITH EITHER PERMANENT OR TEMPORARY EROSION CONTROL MEASURES FOR MORE THAN 72 HOURS, OR AS NEEDED TO ENSURE SUFFICIENT STABILIZATION DUE TO WEATHER OR OTHER CONDITIONS. SIMULTANEOUS WORK IN MULTIPLE AREAS MAY BE PERMITTED AS NEEDED, SUBJECT TO THE ABOVE. HOWEVER THE CONTRACTOR SHALL NOT DISTURB AREAS THAT CANNOT REASONABLY BE PROPERLY STABILIZED AND MAINTAINED WITHIN 72 HOURS.
- ALL DISTURBED AREAS SHALL HAVE A MINIMUM OF 6" OF LOAM INSTALLED WITH MIX SEED MIXTURE SHALL BE:
  - A. SLOPE AND DETENTION MIX - 1.5LBS/1000SF (TYPE 2):
    - PERENNIAL SWEET PEA - 20%
    - WILD LUPINE - 50%
    - SNOWY TICK TREFOIL - 15%
    - WHITE CLOVER - 15%
  - B. MIX LOAM MIX - 3LBS/1000SF (TYPE 1):
    - PERENNIAL RYEGRASS - 10%
    - ANNUAL RYEGRASS - 5%
    - KENTUCKY BLUEGRASS - 25%
    - CREeping RED FESCUE - 45%
    - CHINESE RYEGRASS - 15%
- LIME AND FERTILIZER SHALL BE INCORPORATED INTO THE SOIL PRIOR TO OR AT THE TIME OF SEEDING. A MINIMUM OF 2 TONS PER ACRE OF AGRICULTURAL LIMESTONE AND 300 LBS. PER ACRE OF 10-10-10 FERTILIZER SHALL BE APPLIED. SEEDING PRACTICES SHALL COMPLY WITH LOCAL USDA SOIL CONSERVATION SERVICES RECOMMENDATIONS.
- HAY MULCH AND SLOPE PROTECTION BLANKET SHALL BE USED WHERE INDICATED ON THE PLANS. A MINIMUM OF 1.5 TONS OF MULCH PER ACRE SHALL BE APPLIED. MULCH SHALL BE ANCHORED IN PLACE WHERE NECESSARY. SLOPE PROTECTION BLANKET SHALL BE LAID IN THE DIRECTION OF RUNOFF FLOW AND APPLIED IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND/OR THE DETAILS.
- PERMANENT OR TEMPORARY COVER MUST BE IN PLACE BEFORE THE GROWING SEASON ENDS. WHEN SEEDING AREAS ARE MULCHED, PLANTINGS MAY BE MADE FROM EARLY SPRING TO EARLY OCTOBER. WHEN SEEDING AREAS ARE NOT MULCHED, PLANTINGS SHOULD BE MADE FROM APRIL 15 TO MAY 20 OR FROM AUGUST 15 TO SEPTEMBER 15. NO DISTURBED AREA SHALL BE LEFT EXPOSED DURING WINTER MONTHS.
- PRIOR TO CONSTRUCTION OF IMPERVIOUS AREAS, ALL DRAINAGE STRUCTURES AND PIPES SHALL BE INSTALLED AND INSPECTED FOR PROPER FUNCTION. DURING CONSTRUCTION OF OTHER SITE FEATURES, ALL DRAINAGE FACILITIES SHALL BE INSPECTED ON A DAILY BASIS AND CLEANED/REPAIRED IMMEDIATELY UPON DISCOVERY OF SEDIMENT BUILD-UP OR DAMAGE.
- EROSION CONTROLS ARE TO BE INSPECTED AND MAINTAINED ON A DAILY BASIS. DISCOVERY OF SILT BUILD-UP IN CATCH BASIN SUMPS OR ANY OTHER STRUCTURE SHALL REQUIRE CLEANING.
- ALL EXPOSED SOILS SHALL BE IMMEDIATELY STABILIZED WITH A LAYER OF MULCH HAY.
- UPON INSTALLATION OF CATCH BASINS, INLET PROTECTION - AS DESCRIBED ON AFOREMENTIONED PLAN - SHALL BE INSTALLED AND MAINTAINED UNTIL READY FOR PAVING.
- CALCIUM CHLORIDE AND/OR WATER SHALL BE USED FOR DUST CONTROL IN APPROPRIATE AREAS.
- IF DURING CONSTRUCTION, IT COMES APPARENT THAT ADDITIONAL EROSION CONTROL MEASURES ARE REQUIRED TO STOP ANY EROSION ON THE CONSTRUCTION SITE DUE TO

ACTUAL SITE CONDITIONS, THE CONTRACTOR SHALL BE REQUIRED TO INSTALL THE NECESSARY EROSION PROTECTION AT NO EXPENSE TO THE TOWN OR OWNER.

### 16. OVER WINTER STABILIZATION (IF NEEDED)

- PERMANENT STABILIZATION CONSISTS OF AT LEAST 85% VEGETATION, PAVEMENT/GRAVEL, BASE, OR RIPRAP.
- DO NOT EXPOSE SLOPES OR LEAVE SLOPES EXPOSED OVER THE WINTER OR FOR ANY OTHER EXTENDED TIME OF WORK SUSPENSION UNLESS FULLY PROTECTED WITH MULCH.
- APPLY HAY MULCH AT TWICE THE STANDARD RATE (150 LBS. PER 1,000 SF). THE MULCH MUST BE THICK ENOUGH SUCH THAT THE GROUND SURFACE WILL NOT BE VISIBLE AND MUST BE ANCHORED.
- USE MULCH AND MULCH NETTING OR AN EROSION CONTROL BLANKET OR MIX FOR ALL SLOPES GREATER THAN 3% OR OTHER AREAS EXPOSED TO DIRECT WIND.
- INSTALL EROSION CONTROL BLANKETS IN ALL DRAINAGE WAYS (BOTTOM AND SIDES) WITH A SLOPE GREATER THAN 3%.
- SEE THE VEGETATION MEASURES FOR MORE INFORMATION ON SEEDING DATES AND TYPES.
- WINTER CONSTRUCTION (IF NEEDED)
  - WINTER EXCAVATION AND EARTHWORK SHALL BE COMPLETED AS SUCH NO MORE THAN 1 ACRE OF THE SITE IS WITHOUT STABILIZATION AT ANY ONE TIME.
  - AN AREA WITHIN 100 FEET OF A PROTECTED NATURAL RESOURCE MUST BE PROTECTED WITH A DOUBLE ROW OF SEDIMENT BARRIER.
  - TEMPORARY MULCH MUST BE APPLIED WITHIN 7 DAYS OF SOIL EXPOSURE OR PRIOR TO ANY STORM EVENT, BUT AFTER EVERY WORKDAY IN AREAS WITHIN 100 FEET FROM A PROTECTED NATURAL RESOURCE.
  - AREAS THAT HAVE BEEN BROUGHT TO FINAL GRADE MUST BE PERMANENTLY

MULCHED THE SAME DAY.

E. IN THE EVENT OF A SNOWFALL GREATER THAN 1 INCH (FRESH OR CUMULATIVE), THE SNOW SHALL BE REMOVED FROM AREAS DUE TO BE SEEDING AND MULCHED.

F. LOAM SHALL BE FREE OF FROZEN CLUMPS BEFORE IT IS APPLIED.

G. A DITCH THAT WILL BE CONSTRUCTED DURING THE WINTER MUST BE STABILIZED WITH RIPRAP.

H. ALL DITCHES OR SWALES WHICH DO NOT SHOW A MIN. OF 85% VEGETATION BY OCT. 15 OR WHICH ARE DISTURBED AFTER OCT. 15 SHALL BE STABILIZED TEMPORARILY WITH STONE OR EROSION CONTROL BLANKETS APPROPRIATE FOR THE DESIGN FLOWS.

I. AFTER NOV. 15 INCOMPLETE ROAD OR PARKING SURFACES WHERE WORK HAS STOPPED FOR THE WINTER SEASON SHALL BE PROTECTED WITH A MINIMUM OF 3" OF CRUSHED GRAVEL PER MASSDOT.

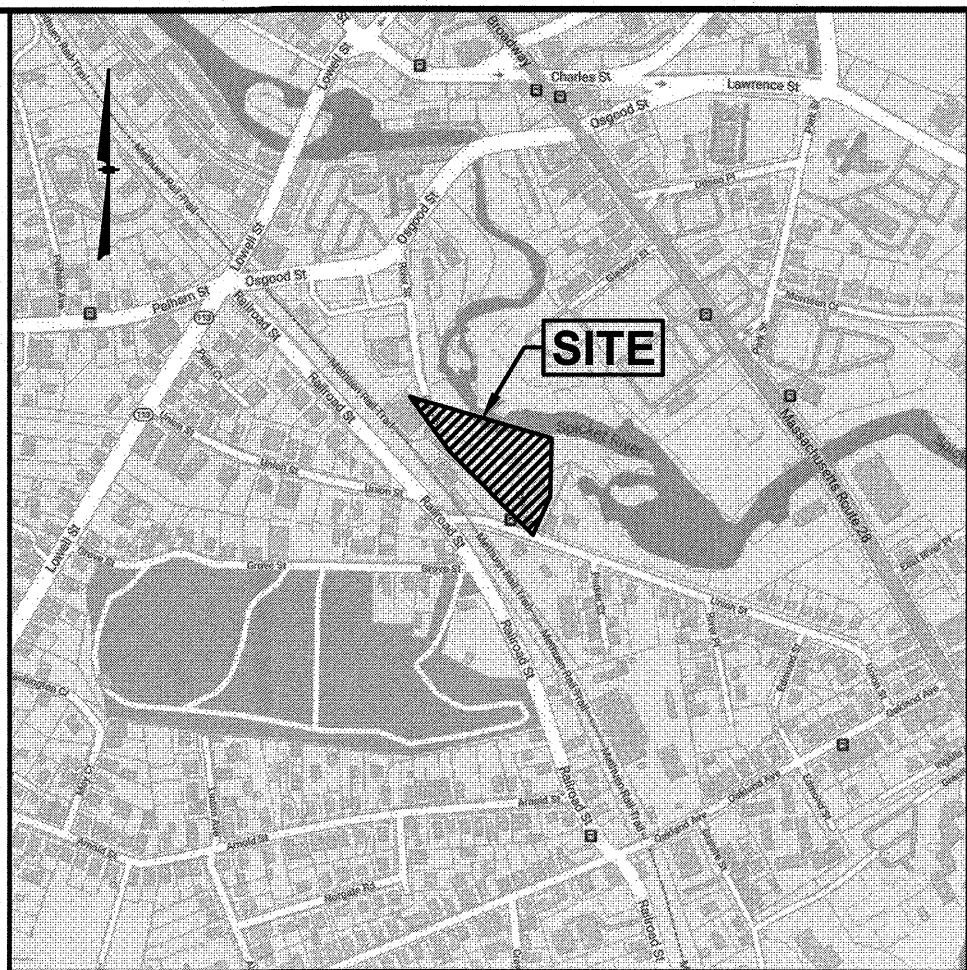
18. SEDIMENT SHALL BE REMOVED ONCE THE VOLUME REACHES 1/4 TO 1/2 THE HEIGHT OF A HAY BALE. SEDIMENT SHALL BE REMOVED FROM SILT FENCE PRIOR TO REACHING THE LOAD-BEARING CAPACITY OF THE SILT FENCE WHICH MAY BE LOWER THAN 1/4 TO 1/2 THE HEIGHT.

19. SEDIMENT FROM SEDIMENT TRAPS OR SEDIMENTATION PONDS SHALL BE REMOVED WHEN IT REACHES A DEPTH OF SIX INCHES.

20. TOPSOIL SHALL BE STRIPPED FROM DISTURBED AREAS, STOCKPILED IN APPROVED AREAS AND STABILIZED WITH TEMPORARY VEGETATIVE COVER IF IT IS TO BE LEFT MORE THAN 30 CALENDAR DAYS.

21. SOIL STOCKPILES MUST BE STABILIZED OR COVERED AT THE END OF EACH WORKDAY. STOCKPILE SLOPE SLOPES SHALL NOT BE GREATER THAN 2:1.

22. DUST SHALL BE CONTROLLED AT THE SITE.



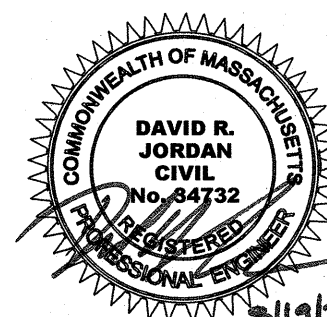
**LOCATION MAP**  
(NOT TO SCALE)

## NOTES:

- ALL WORK SHALL CONFORM TO THE APPLICABLE REGULATIONS AND STANDARDS OF THE CITY OF METHUEN, AND SHALL BE BUILT IN A WORKMANLIKE MANNER IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL EROSION AND SEDIMENT CONTROL DEVICES AS SHOWN IN THE PLANS THROUGHOUT THE DURATION OF THE PROJECT IN ACCORDANCE WITH APPLICABLE STANDARDS. THE DETAILS PROVIDED SERVE AS A GUIDE ONLY.
- CONTRACTOR SHALL VERIFY TBM ELEVATIONS PRIOR TO CONSTRUCTION.
- THE CONTRACTOR SHALL COORDINATE MATERIALS AND INSTALLATION SPECIFICATIONS WITH THE INDIVIDUAL UTILITY AGENCIES/COMPANIES, AND ARRANGE FOR ALL INSPECTIONS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING AND DETERMINING THE LOCATION, SIZE AND ELEVATION OF ALL EXISTING UTILITIES, SHOWN OR NOT SHOWN ON THESE PLANS, PRIOR TO THE START OF ANY CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IN WRITING OF ANY UTILITIES FOUND INTERFERING WITH THE PROPOSED CONSTRUCTION AND APPROPRIATE REMEDIAL ACTION SHALL BE AGREED TO BY THE ENGINEER BEFORE PROCEEDING WITH THE WORK. THE CONTRACTOR SHALL BE RESPONSIBLE TO CONTACT "DIG SAFE" (1-888-344-7233) AT LEAST 72 HOURS BEFORE DIGGING.
- CONTRACTOR SHALL DISPOSE OF ANY UNSUITABLE MATERIAL ONSITE (I.E. TRASH, STUMPS, ETC.) IN ACCORDANCE WITH STATE AND LOCAL REGULATIONS.
- STORM DRAINAGE SYSTEM SHALL BE CONSTRUCTED TO LINE AND GRADE AS SHOWN ON THE PLANS. CONSTRUCTION METHODS AND MATERIALS SHALL CONFORM TO CITY OF METHUEN STANDARDS.
- ALL SITE DRAINAGE PIPE SHALL BE CORRUGATED HIGH-DENSITY POLYETHYLENE PIPE WITH STANDARD JOINTS, DUAL-WALL, SMOOTH INTERIOR AS MANUFACTURED BY ADS, INC., OR APPROVED EQUAL, UNLESS OTHERWISE NOTED ON PLAN.
- ALL ROOF DRAIN PIPE SHALL BE 6" PVC(SDR-35).
- ELEVATIONS ARE BASED ON NAVD 88 DATUM.
- ALL PROPOSED ELEVATIONS AS SHOWN ARE BOTTOM OF CURB ELEVATIONS, UNLESS OTHERWISE NOTED.
- ANY UTILITY FIELD ADJUSTMENTS SHALL BE APPROVED BY THE LOCAL AUTHORITIES AND THE DEVELOPER PRIOR TO INSTALLATION.
- THIS SITE WILL NOT REQUIRE A USEPA NPDES PERMIT FOR STORMWATER DISCHARGE FOR THE SITE CONSTRUCTION SINCE THE DISTURBANCE DOES NOT EXCEED ONE ACRE (ACTUAL DISTURBANCE = 6,500 SF).
- PRIOR TO CONSTRUCTION THE CONTRACTOR SHALL CONFIRM WITH THE ENGINEER THAT HE HAS THE MOST RECENT SET OF PLANS.
- SITE WORK SHALL BE CONSTRUCTED FROM A COMPLETE SET OF PLANS, NOT ALL FEATURES ARE DETAILED ON EVERY PLAN. THE ENGINEER IS TO BE NOTIFIED OF ANY CONFLICT WITHIN THIS PLAN SET.

## CONSTRUCTION SEQUENCE:

- DEMOLISH EXISTING BUILDING.
- INSTALL TEMPORARY SEDIMENT AND EROSION CONTROL MEASURES AS REQUIRED. CONSTRUCT CONSTRUCTION ENTRANCE AS SHOWN ON PLAN.
- REMOVE AND STOCKPILE TOPSOIL. STOCKPILE SHALL BE SEED TO PREVENT EROSION. THE DOWN GRADIENT PORTION OF THE STOCKPILE SHALL BE ENCLOSED WITH EITHER SILT FENCE OR A STRAW OR HAYBALE BARRIER INSTALLED ACCORDING TO DETAILS SHOWN ON THIS PLAN.
- CONSTRUCT DRAINAGE SYSTEM. PROTECT CATCH BASINS WITH SEDIMENTATION BARRIERS.
- PERFORM SITE GRADING, PLACING HAY BALES AND SILTATION FENCES AS REQUIRED TO CONTROL SOIL EROSION.
- INSTALL UNDERGROUND UTILITIES.
- BEGIN TEMPORARY AND PERMANENT SEEDING AND MULCHING. ALL CUT AND FILL SLOPES SHALL BE SEED OR MULCHED IMMEDIATELY AFTER THEIR CONSTRUCTION.
- DAILY, OR AS REQUIRED, CONSTRUCT, INSPECT, AND IF NECESSARY, RECONSTRUCT TEMPORARY BERMS, DRAINS, DITCHES, SILT FENCES AND SEDIMENT TRAPS INCLUDING MULCHING AND SEEDING. SEE LANDSCAPE PLAN FOR MULCHING SPECIFICATIONS.
- BEGIN EXCAVATION FOR AND CONSTRUCTION OF BUILDING.
- FINISH PAVING ALL DRIVES AND PARKING AREAS.
- COMPLETE PERMANENT SEEDING AND LANDSCAPING.
- NO FLOW SHALL BE DIVERTED TO ANY WETLANDS UNTIL A HEALTHY STAND OF GRASS HAS BEEN ESTABLISHED IN REGRADED AREAS.
- AFTER GRASS HAS BEEN FULLY GERMINATED IN ALL SEEDED AREAS, REMOVE ALL TEMPORARY EROSION CONTROL MEASURES.



## REVISIONS

NO.	REVISION	DATE
2	REV. PER REVIEW COMMENTS	8/19/22
1	MISC. REVISIONS	8/8/22

APRIL 25, 2022

DRAWN/DESIGN BY SJB/DRJ	CHECKED BY DRJ
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## GRADING, DRAINAGE & EROSION CONTROL PLAN

SCALE:

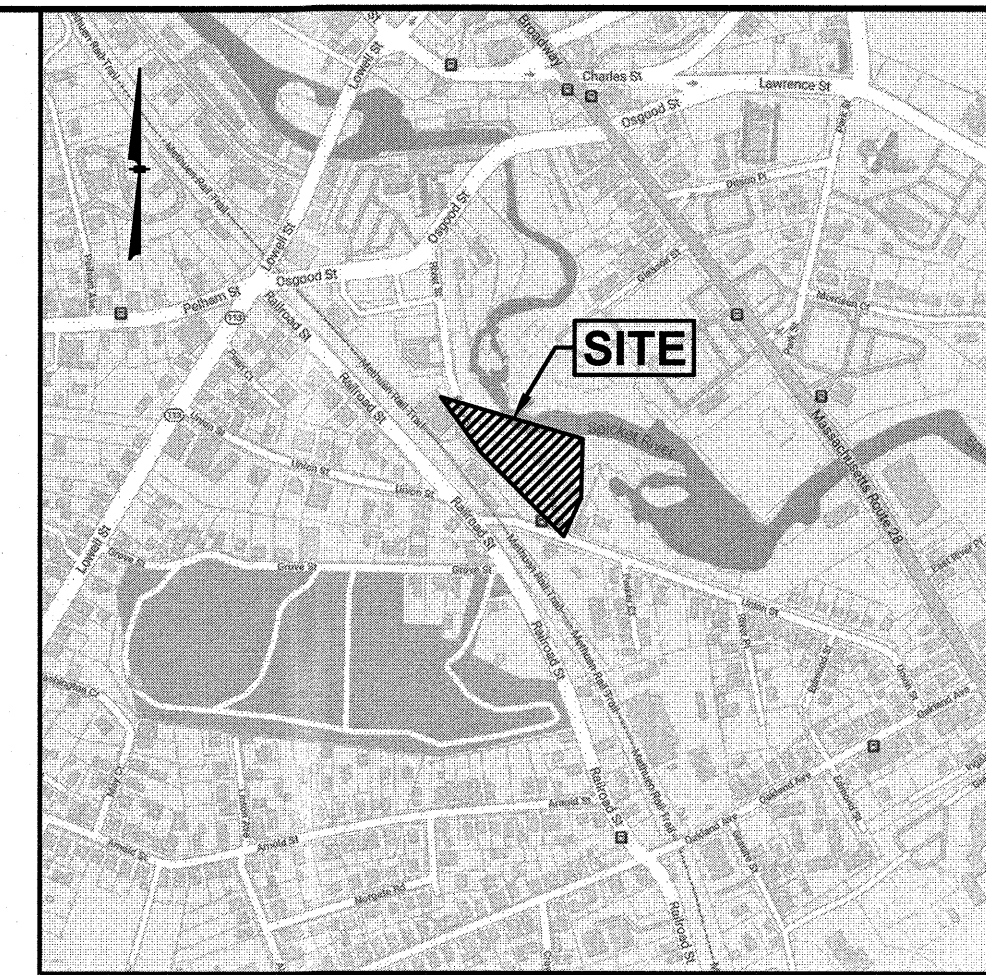
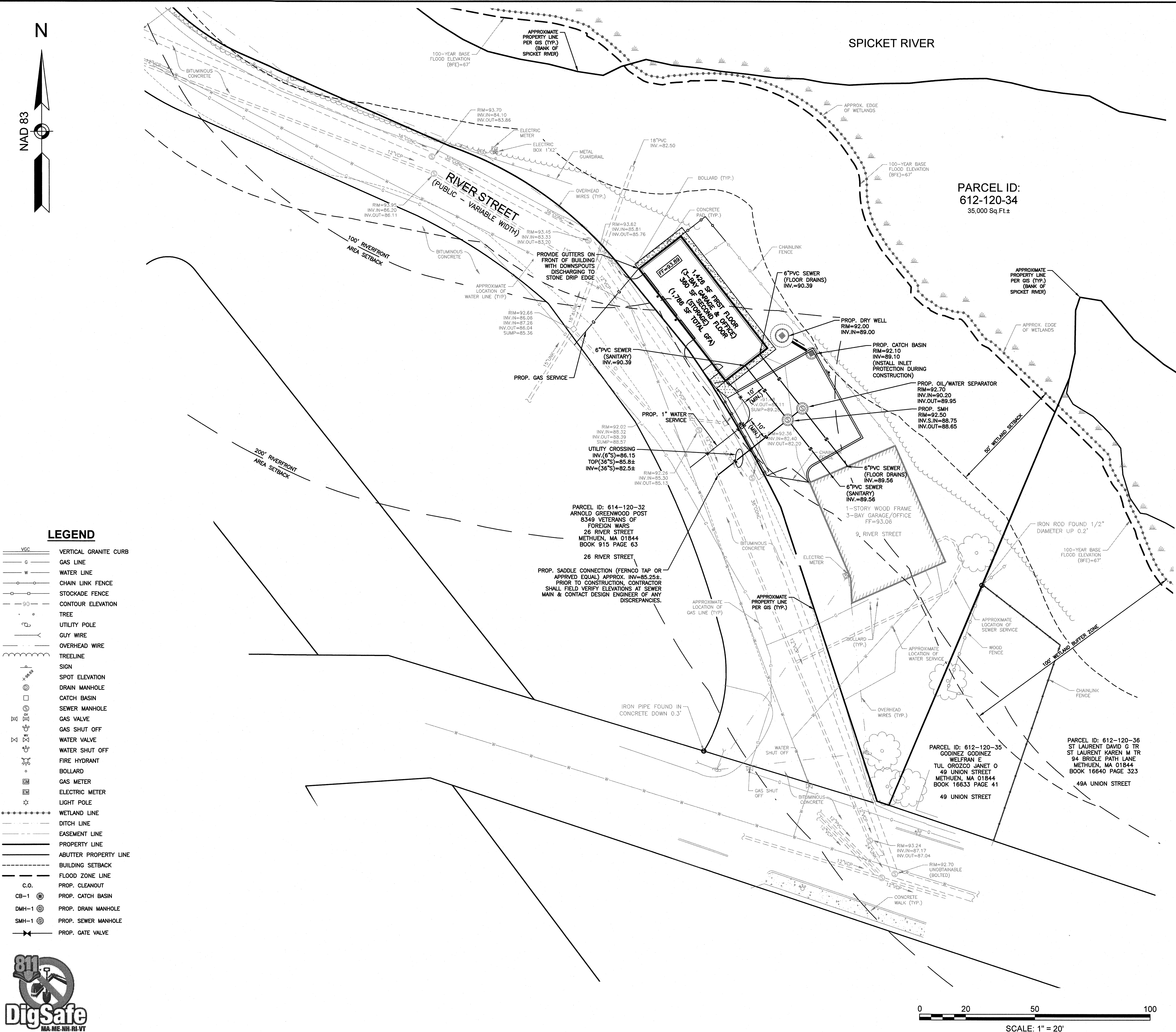
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NEX-2200017



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LEGEND	
	VERTICAL GRANITE CURB
	GAS LINE
	WATER LINE
	CHAIN LINK FENCE
	STOCKADE FENCE
	CONTOUR ELEVATION
	TREE
	UTILITY POLE
	GUY WIRE
	OVERHEAD WIRE
	TREELINE
	SIGN
	SPOT ELEVATION
	DRAIN MANHOLE
	CATCH BASIN
	SEWER MANHOLE
	GAS VALVE
	GAS SHUT OFF
	WATER VALVE
	WATER SHUT OFF
	FIRE HYDRANT
	BOLLARD
	GAS METER
	ELECTRIC METER
	LIGHT POLE
	WETLAND LINE
	DITCH LINE
	EASEMENT LINE
	PROPERTY LINE
	ABUTTER PROPERTY LINE
	BUILDING SETBACK
	FLOOD ZONE LINE
	PROP. CLEANOUT
	PROP. CATCH BASIN
	PROP. DRAIN MANHOLE
	PROP. SEWER MANHOLE
	PROP. GATE VALVE



LOCATION MAP  
(NOT TO SCALE)

NOTES:

- 1) ALL SANITARY SEWER PIPE SHALL BE PVC (SDR-35), UNLESS OTHERWISE NOTED.
- 2) ALL WATER PIPE SHALL BE COPPER (TYPE K), UNLESS OTHERWISE NOTED.
- 3) ANY UTILITY FIELD ADJUSTMENTS SHALL BE APPROVED BY THE ENGINEER OF RECORD AND COORDINATED WITH THE APPROPRIATE LOCAL UTILITY COMPANY.
- 4) THE LOCATIONS OF UNDERGROUND UTILITIES ARE APPROXIMATE ONLY. THE CONTRACTOR IS TO VERIFY EXACT LOCATION PRIOR TO CONSTRUCTION. THE CONTRACTOR IS TO NOTIFY THE DESIGN ENGINEER OF ANY DISCREPANCIES.
- 5) ALL CONSTRUCTION SHALL CONFORM TO MUNICIPAL DPW AND ALL APPLICABLE STATE AND FEDERAL STANDARDS.
- 6) THE CONTRACTOR SHALL CALL AND COORDINATE WITH DIG-SAFE (1-888-344-7233) PRIOR TO COMMENCING ANY EXCAVATION.
- 7) ALL WATER AND SEWER CONSTRUCTION SHALL CONFORM TO DEPARTMENT OF PUBLIC WORKS SPECIFICATIONS.
- 8) THIS SITE IS SERVED BY MUNICIPAL SEWER AND WATER.
- 9) ALL ELECTRIC, TELEPHONE AND CABLE TV LINES ARE TO BE INSTALLED IN CONFORMANCE WITH APPLICABLE UTILITY CO. SPECIFICATIONS.
- 10) ANY UTILITIES TO BE TAKEN OUT OF SERVICE SHALL BE DISCONNECTED AS DIRECTED BY UTILITY COMPANY AND LOCAL DPW.
- 11) ALL TRAFFIC CONTROL AND TEMPORARY CONSTRUCTION SIGNAGE ARRANGEMENTS, ACCEPTABLE TO MASSDOT AND METHUEN DEPARTMENT OF PUBLIC WORKS, SHALL BE EMPLOYED DURING OPERATIONS WITHIN THE PUBLIC RIGHT-OF-WAY.
- 12) SEE GRADING & DRAINAGE PLAN FOR DETAILED DRAINAGE INFORMATION.
- 13) REFER TO DETAIL SHEETS FOR ALL UTILITY AND DRAINAGE STRUCTURE DETAILS AND ADDITIONAL INFORMATION.

SEWER PIPE SCHEDULE					
FROM: STRUCTURE NUMBER	PIPE SIZE (inches)	TYPE OF PIPE	APPROX. PIPE LENGTH (feet)	SLOPE OF PIPE (ft./ft.)	TO: STRUCTURE NUMBER
EXIST. BLDG.	6	PVC	29	0.016	OWS
PROP. BLDG.	6	PVC	27	0.070	OWS
OWS	6	PVC	3	0.067	SMH
SMH	6	PVC	36	0.094	SADDLE CON.

**GPI**

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PREPARED FOR  
RIVER ROAD AUTO, LLC  
272 BROADWAY #674  
METHUEN, MA 01844

PARCEL ID: 612-120-34  
9 RIVER STREET  
METHUEN, MA 01844

REVISIONS		
NO.	REVISION	DATE
1	MISC. REVISIONS	8/8/22

APRIL 25, 2022

DRAWN/DESIGN BY	CHECKED BY
SJB/DRJ	DRJ

UTILITY PLAN

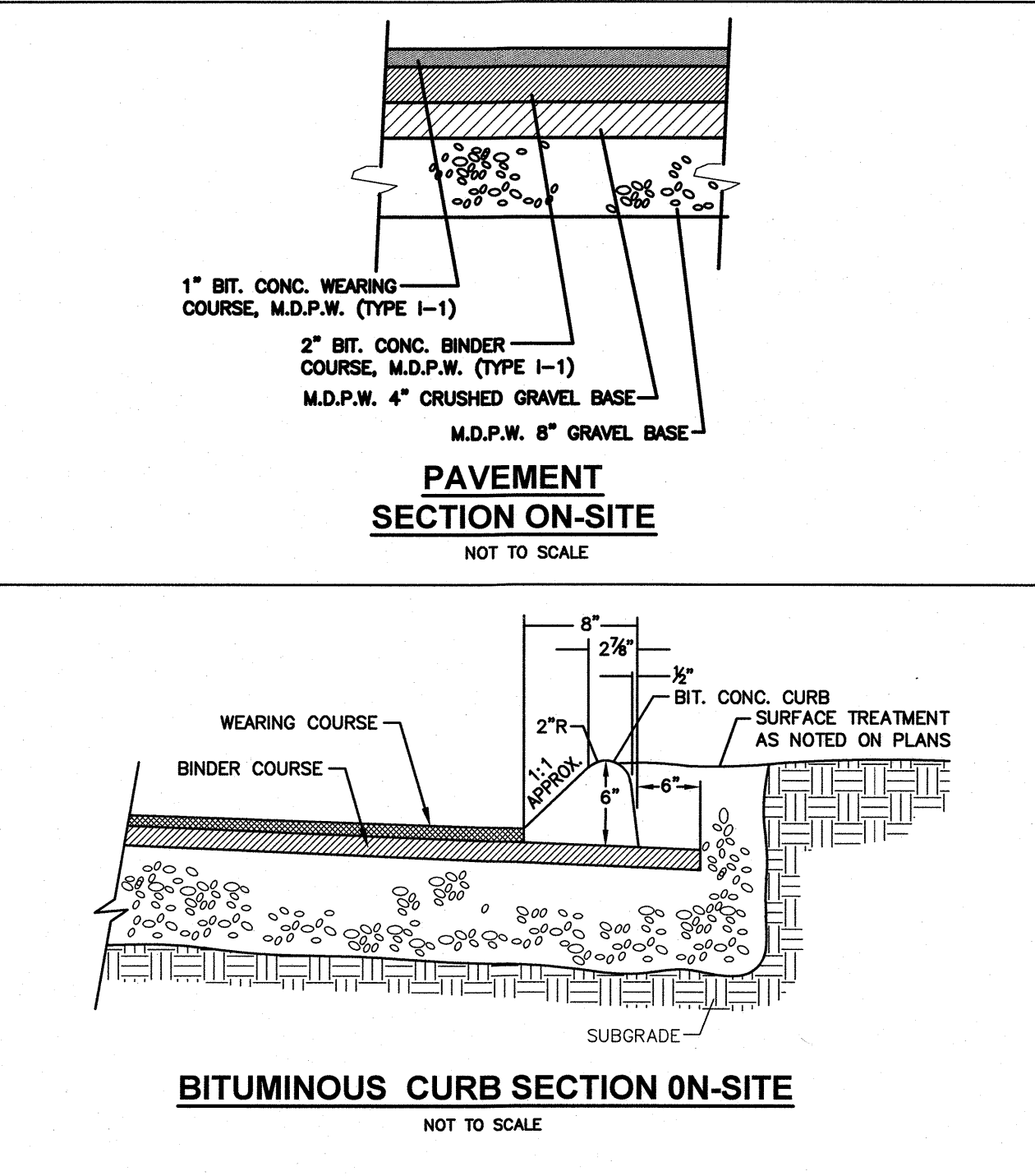
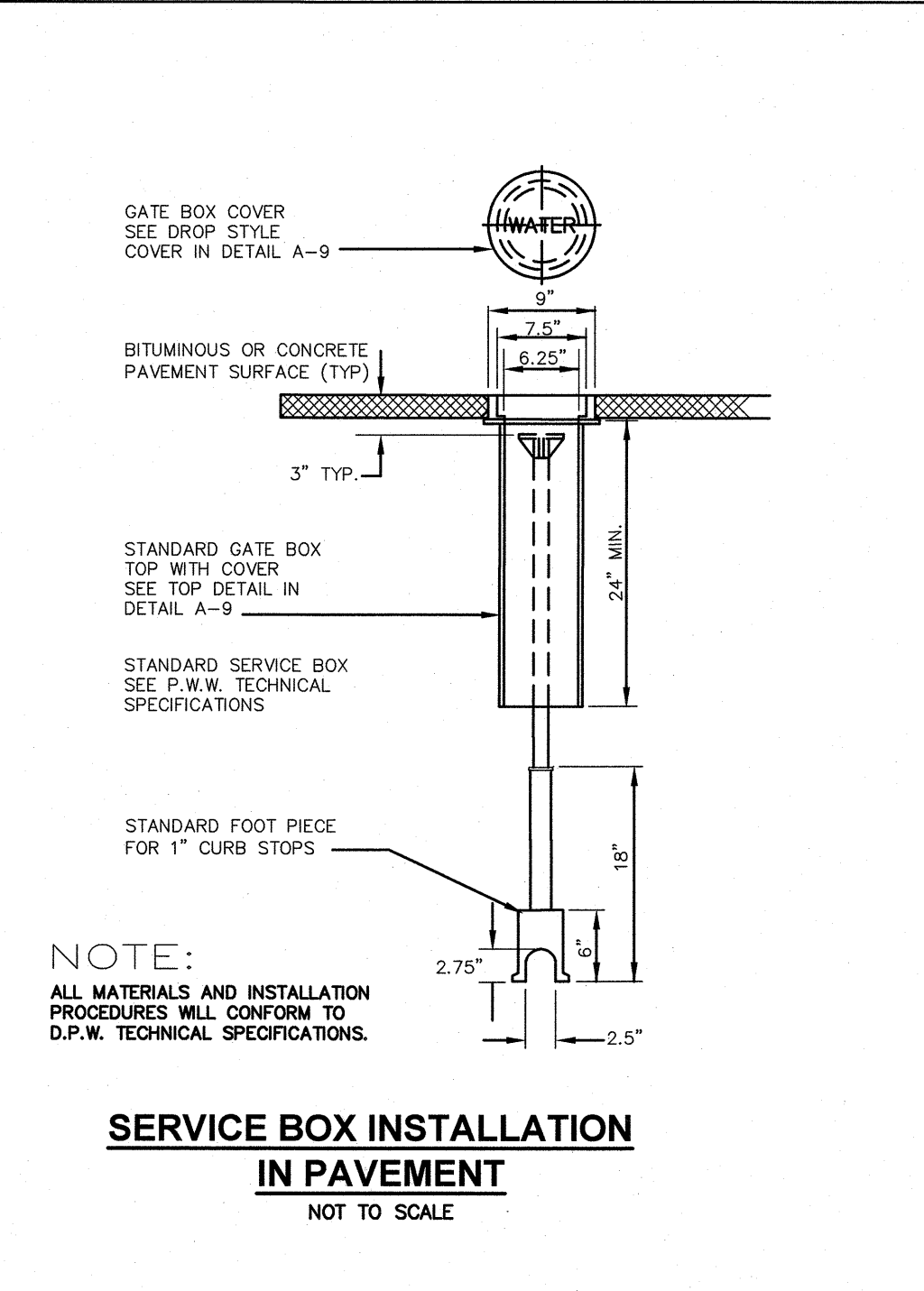
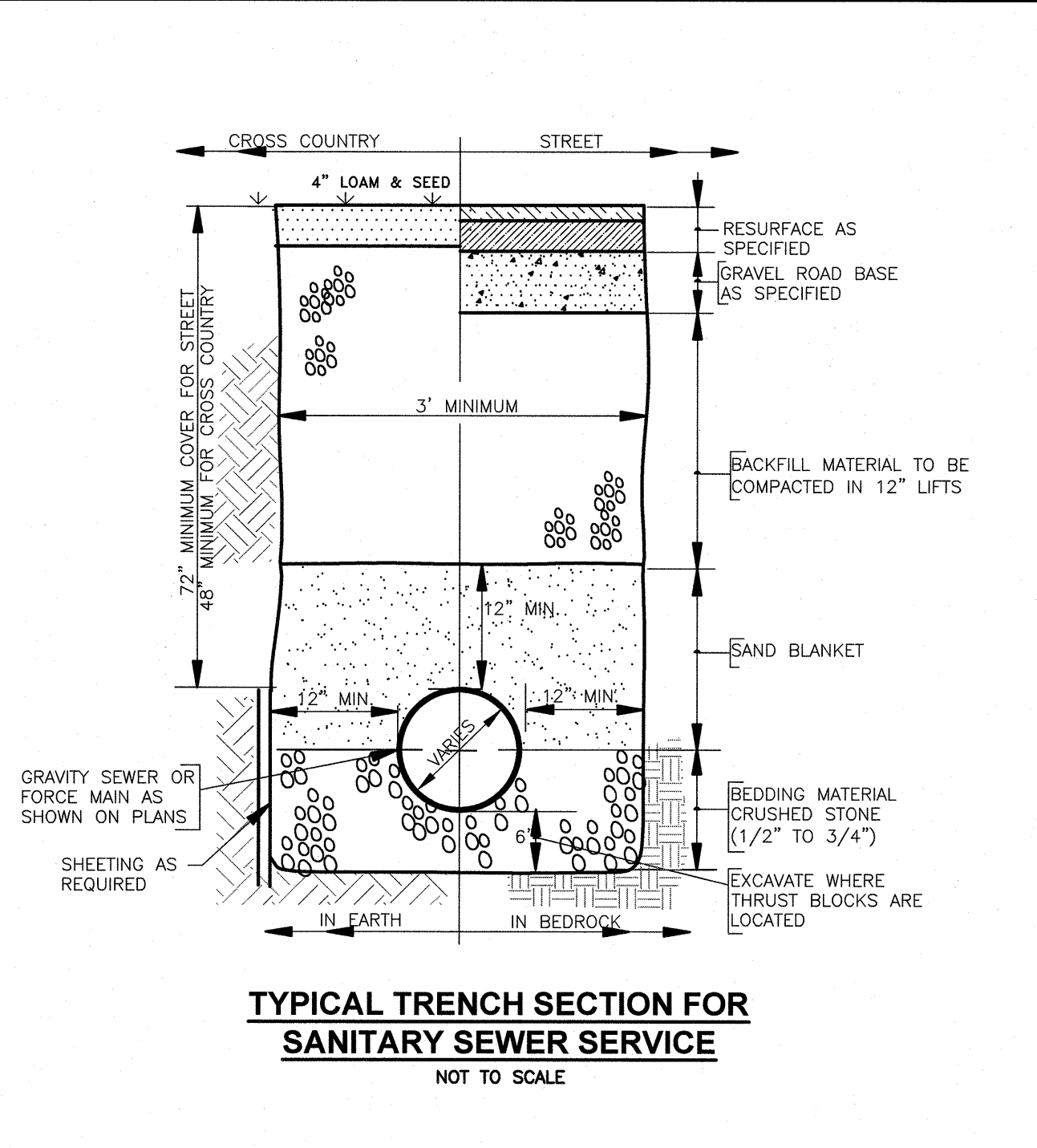
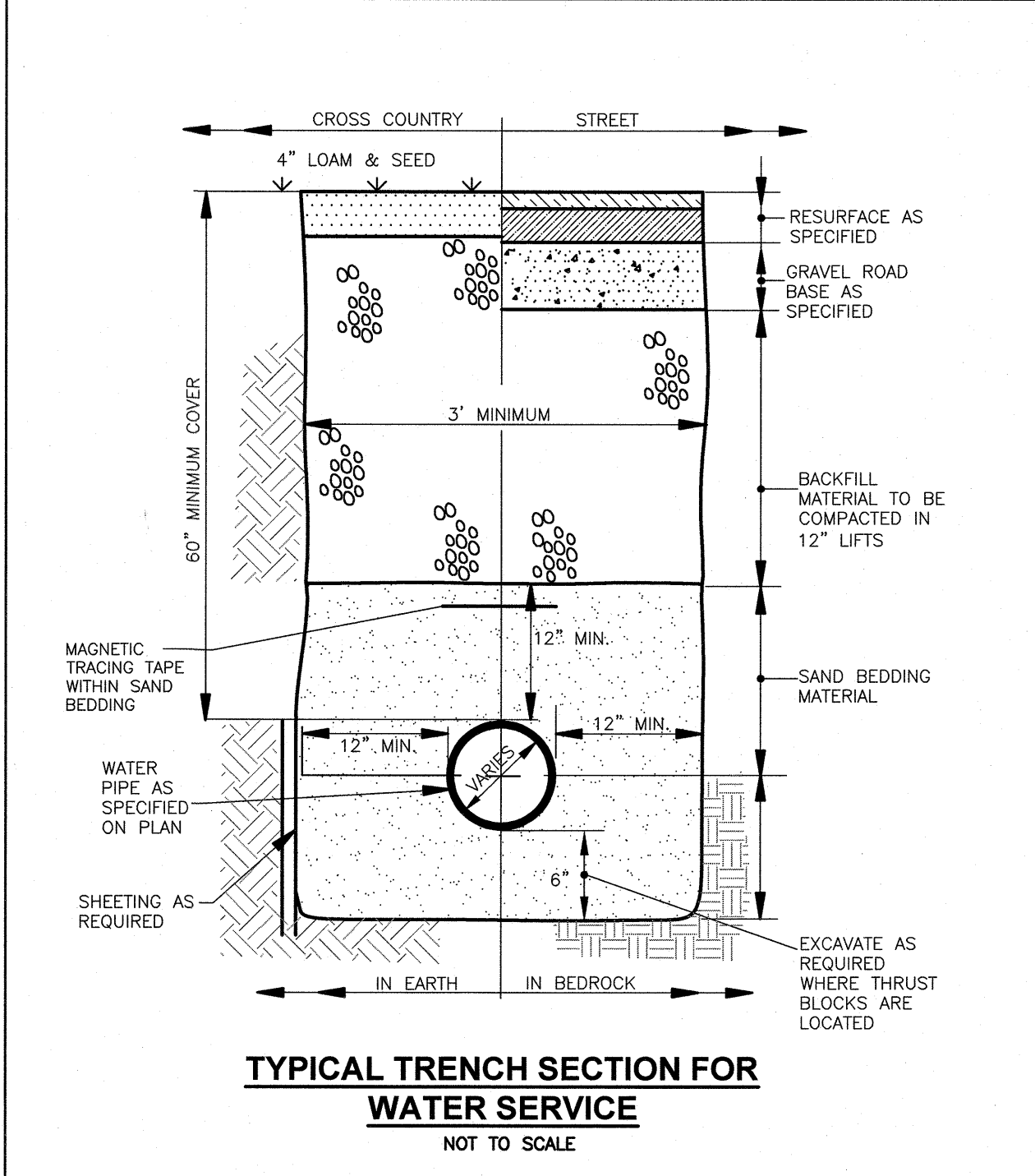
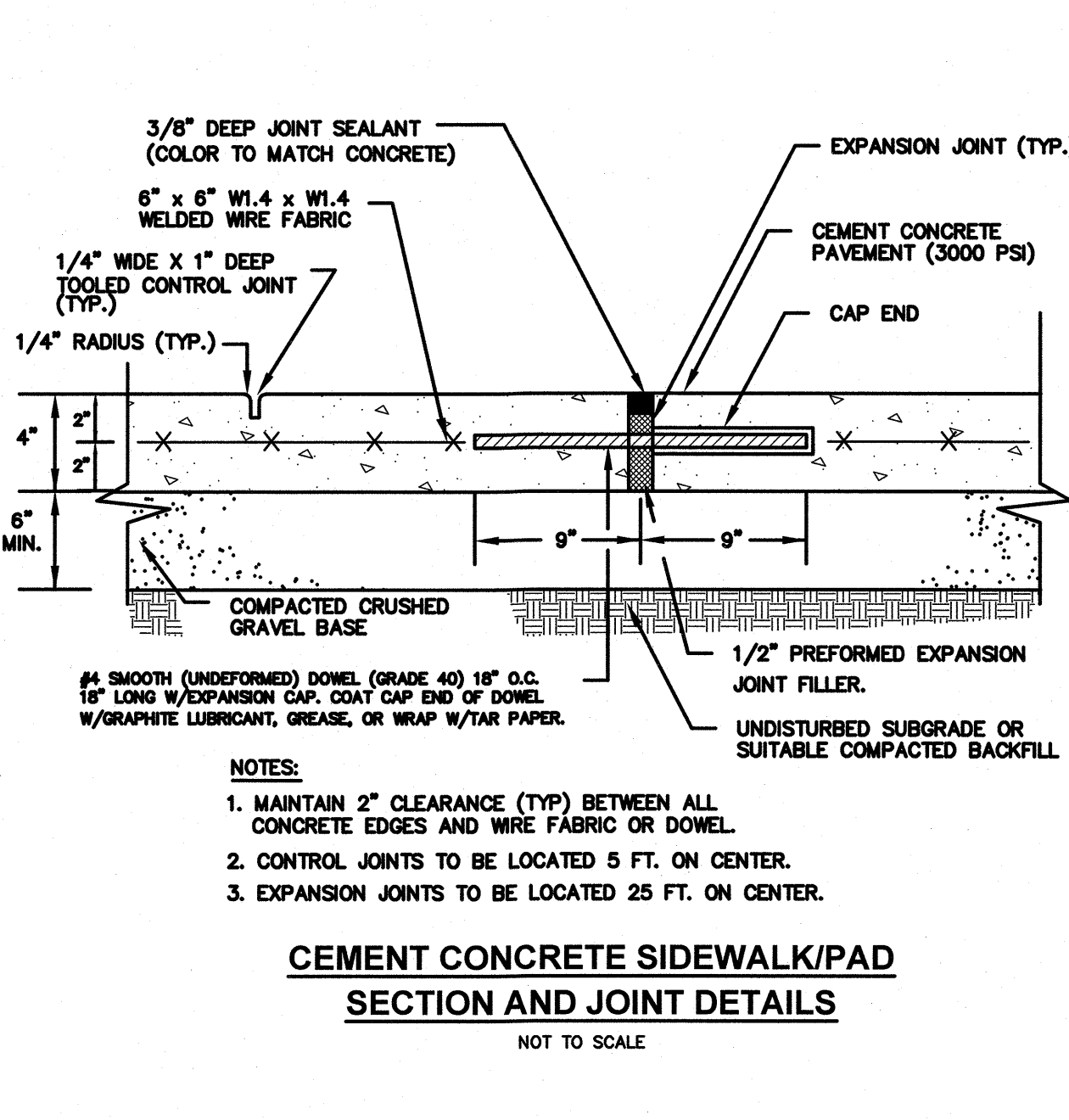
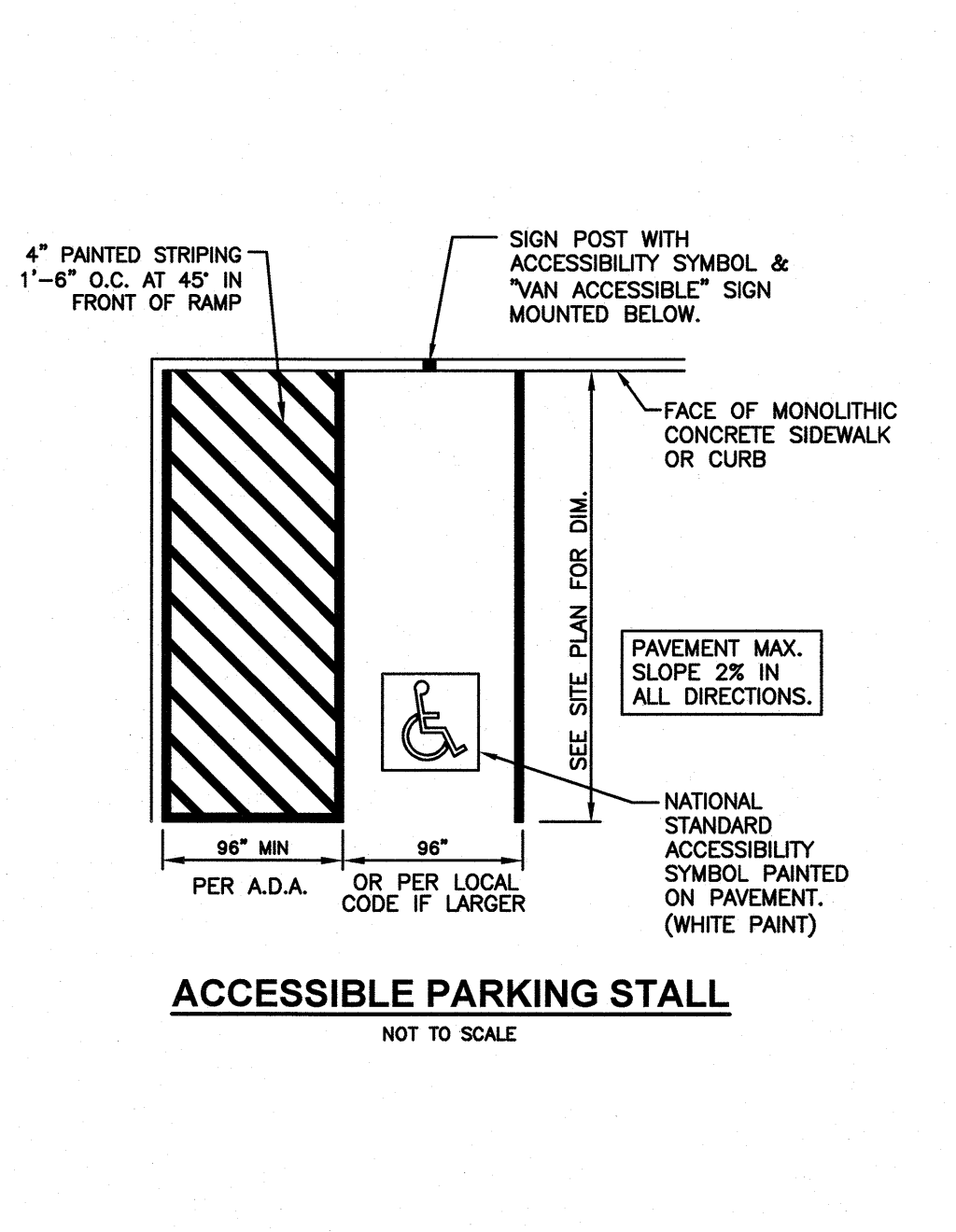
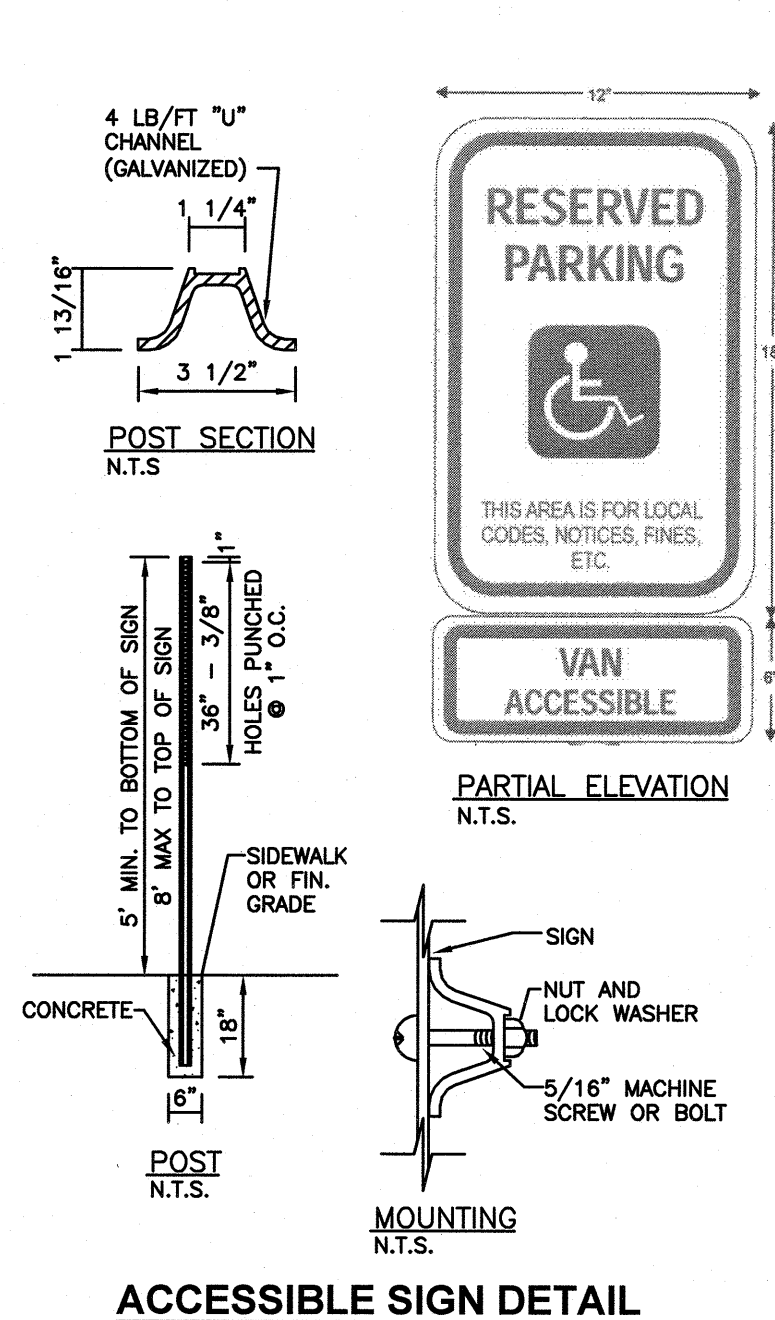
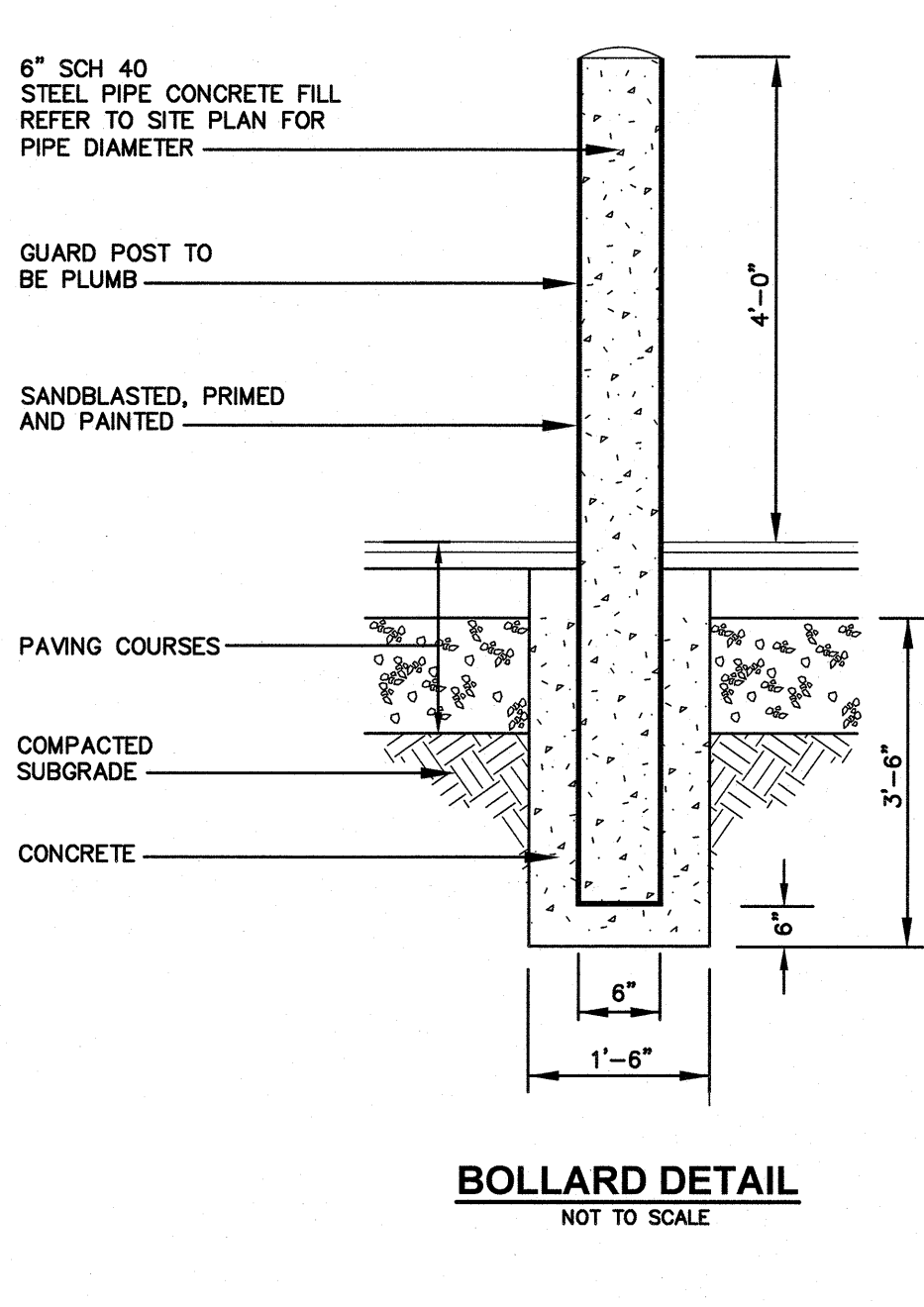
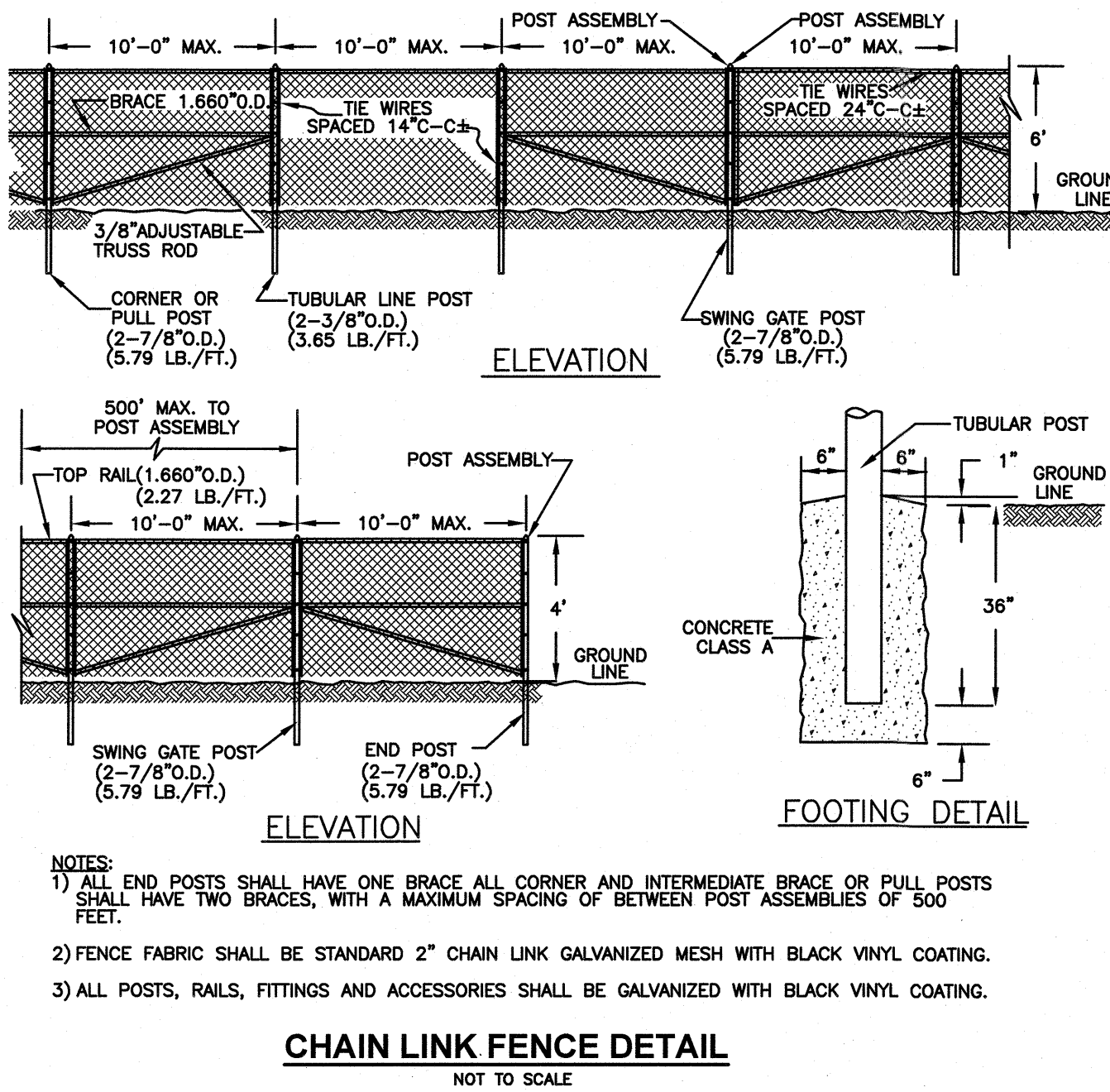
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NEX-2200017

6 OF 8

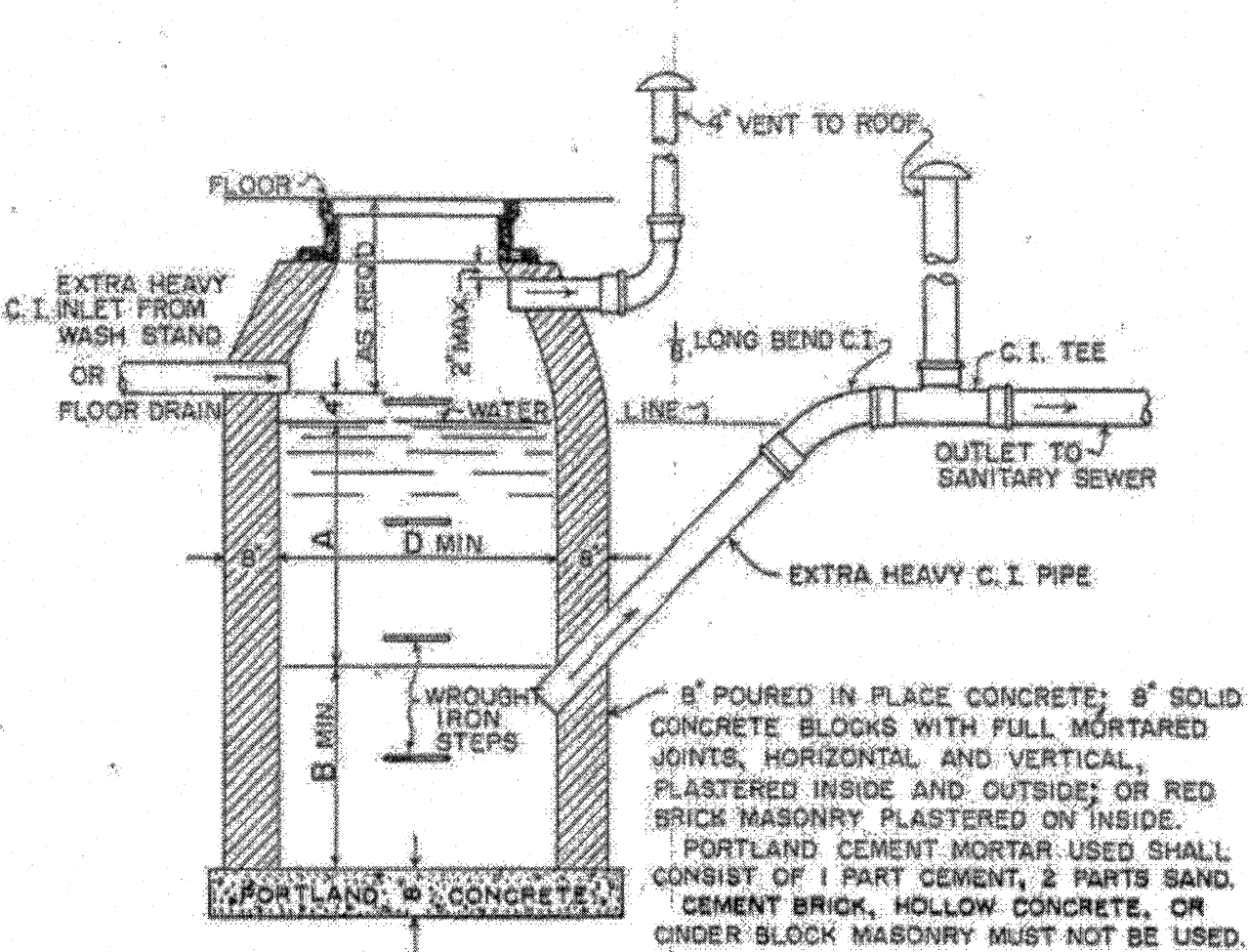


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**GENERAL CONSTRUCTION NOTES**

- BASIN TO BE LOCATED OUTSIDE OF BUILDING WHERE POSSIBLE, COVER TO HAVE A CENTER HOLE.
- A TIGHT COVER MUST BE USED IF BASIN IS LOCATED INSIDE OF BUILDING.
- OPENING SHALL BE NOT LESS THAN 24" DIA.
- THE CATCH BASIN SHALL BE SO LOCATED AND CONSTRUCTED THAT SURFACE WATER SHALL BE EXCLUDED.
- INLET PIPE SHALL BE AT LEAST FOUR INCHES ABOVE NORMAL WATER LINE.
- WHERE SUBJECT TO FROST OR CRUSHING CONDITIONS, OUTLET SHALL BE AT LEAST THREE FEET BELOW THE SURFACE.
- THE NEW CATCH BASIN MUST BE FILLED WITH CLEAN WATER BEFORE USING, AND AFTER BEING EMPTIED FOR PERIODIC CLEANING.
- ALL OIL AND GASOLINE MUST BE REMOVED BEFORE CLEANING OUT THE BASIN, AND MUST NOT BE DISCHARGED INTO THE SEWER THROUGH OTHER FIXTURES.
- SPECIFICATIONS FOR COVERING SPECIAL CASES OR CONDITIONS, SHALL BE APPROVED BY THE LOCAL AUTHORITIES, AND THE AUTHORITIES OF THE COMMONWEALTH OF MASSACHUSETTS.
- WROUGHT IRON STEPS SHALL BE SPACED ABOUT 18" APART.
- BOTH VENTS SHALL BE EXTENDED INDEPENDENTLY 18" ABOVE THE ROOF, OR AS APPROVED BY THE LOCAL AUTHORITIES, AND THE AUTHORITIES OF THE COMMONWEALTH OF MASSACHUSETTS.



INLET	D	A	B
4"	3'-6"	3'-0"	2'-6"
5"	3'-6"	3'-0"	2'-6"
6"	3'-6"	3'-0"	2'-6"
8"	3'-6"	3'-0"	2'-6"
10"	3'-6"	3'-0"	2'-6"
12"	3'-6"	3'-0"	2'-6"
14"	3'-6"	3'-0"	2'-6"
16"	3'-6"	3'-0"	2'-6"
18"	3'-6"	3'-0"	2'-6"
20"	3'-6"	3'-0"	2'-6"
22"	3'-6"	3'-0"	2'-6"
24"	3'-6"	3'-0"	2'-6"
26"	3'-6"	3'-0"	2'-6"
28"	3'-6"	3'-0"	2'-6"
30"	3'-6"	3'-0"	2'-6"
32"	3'-6"	3'-0"	2'-6"
34"	3'-6"	3'-0"	2'-6"
36"	3'-6"	3'-0"	2'-6"
38"	3'-6"	3'-0"	2'-6"
40"	3'-6"	3'-0"	2'-6"
42"	3'-6"	3'-0"	2'-6"
44"	3'-6"	3'-0"	2'-6"
46"	3'-6"	3'-0"	2'-6"
48"	3'-6"	3'-0"	2'-6"
50"	3'-6"	3'-0"	2'-6"
52"	3'-6"	3'-0"	2'-6"
54"	3'-6"	3'-0"	2'-6"
56"	3'-6"	3'-0"	2'-6"
58"	3'-6"	3'-0"	2'-6"
60"	3'-6"	3'-0"	2'-6"

NOTE:  
FOR INLETS LARGER THAN 8"  
THE DESIGN AND DIMENSIONS WILL BE  
DETERMINED FOR EACH PARTICULAR CASE.  
CIRCULAR BASINS ARE RECOMMENDED.

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PREPARED FOR  
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PARCEL ID: 612-120-34  
9 RIVER STREET  
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DAVID R. JORDAN  
CIVIL  
No. 54732  
MASSACHUSETTS  
Professional Seal  
8/8/22

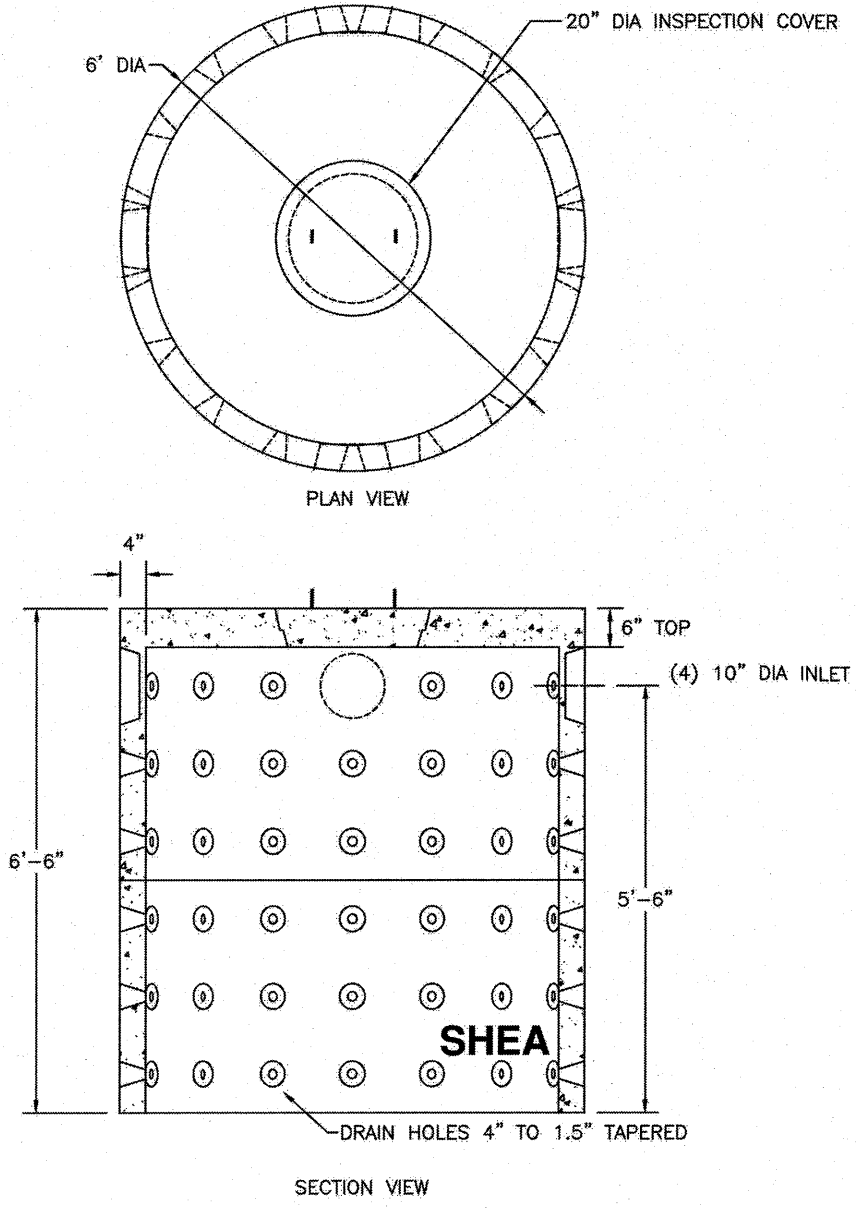
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1	MISC. REVISIONS	8/8/22
NO.	REVISION	DATE
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SJB/DRJ		DRJ

SCALE:  
AS SHOWN

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7 OF 8

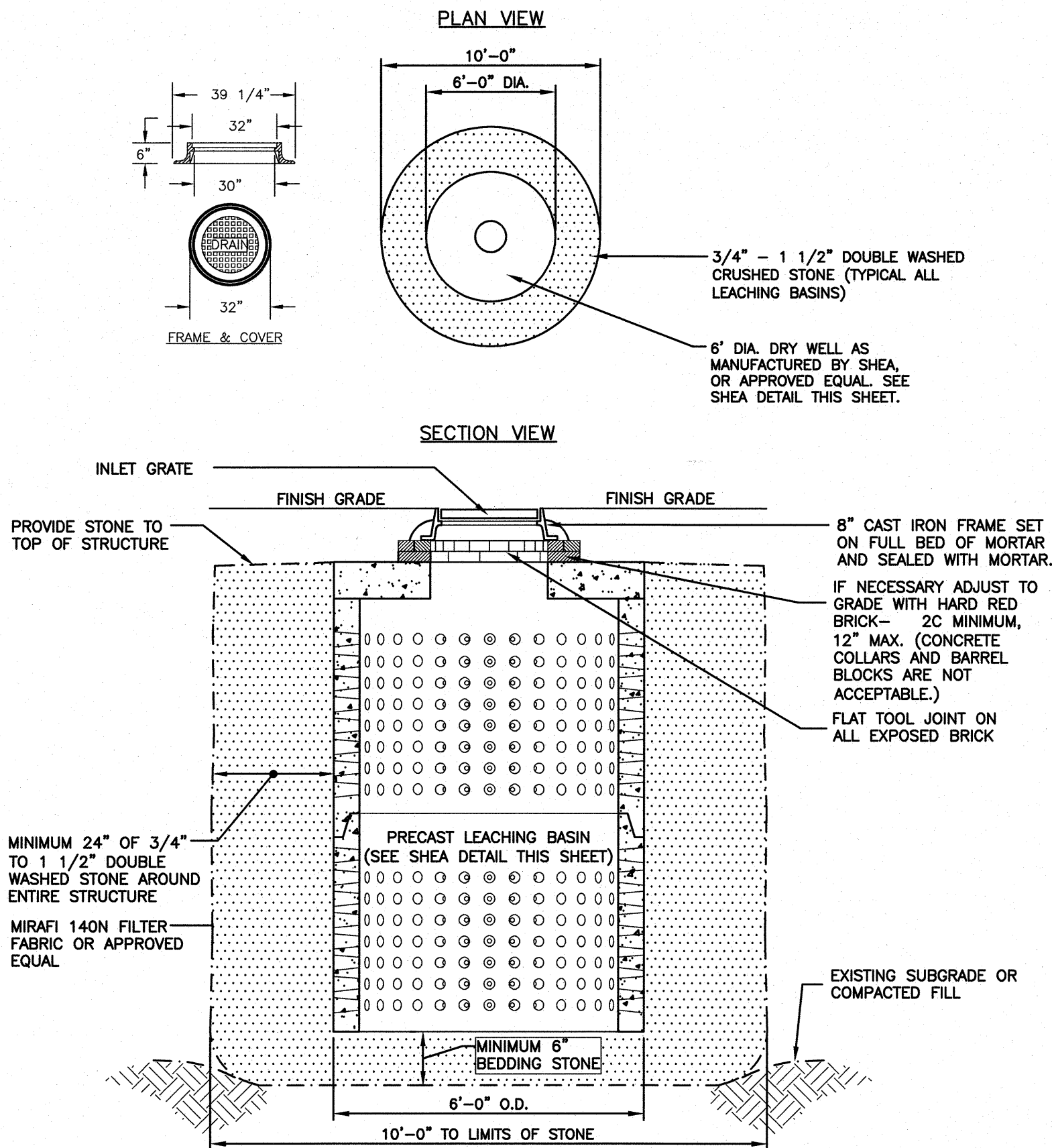




- NOTES:
1. CONCRETE: 4,000 PSI MINIMUM AFTER 28 DAYS.
  2. ALSO AVAILABLE IN ASHTO HS-20 LOADING.
  3. CAPACITY INCREASES IN INCREMENTS OF 500 GALLONS FOR EACH 3' SECTION ADDED.

ITEM NO.	WEIGHT
1000 GALLON 1000SDWH	6,778#
3' STACKABLE 3SS	2,009#

SHEA PRODUCT SEE TABLE PREPARED FOR: FILE NAME: dwc1000.dwg  
WEIGHT (LBS): SEE TABLE DRAWN BY: ARO DATE: 06/01/18 PAGE: F4.3  
773 Salem Street, Woburn, MA | 153 Cranberry Hwy., Rochester, MA | 87 Havenhill Road, Amesbury, MA | 160 Old Turnpike Rd., Nottingham, NH  
Specifications subject to change without notice

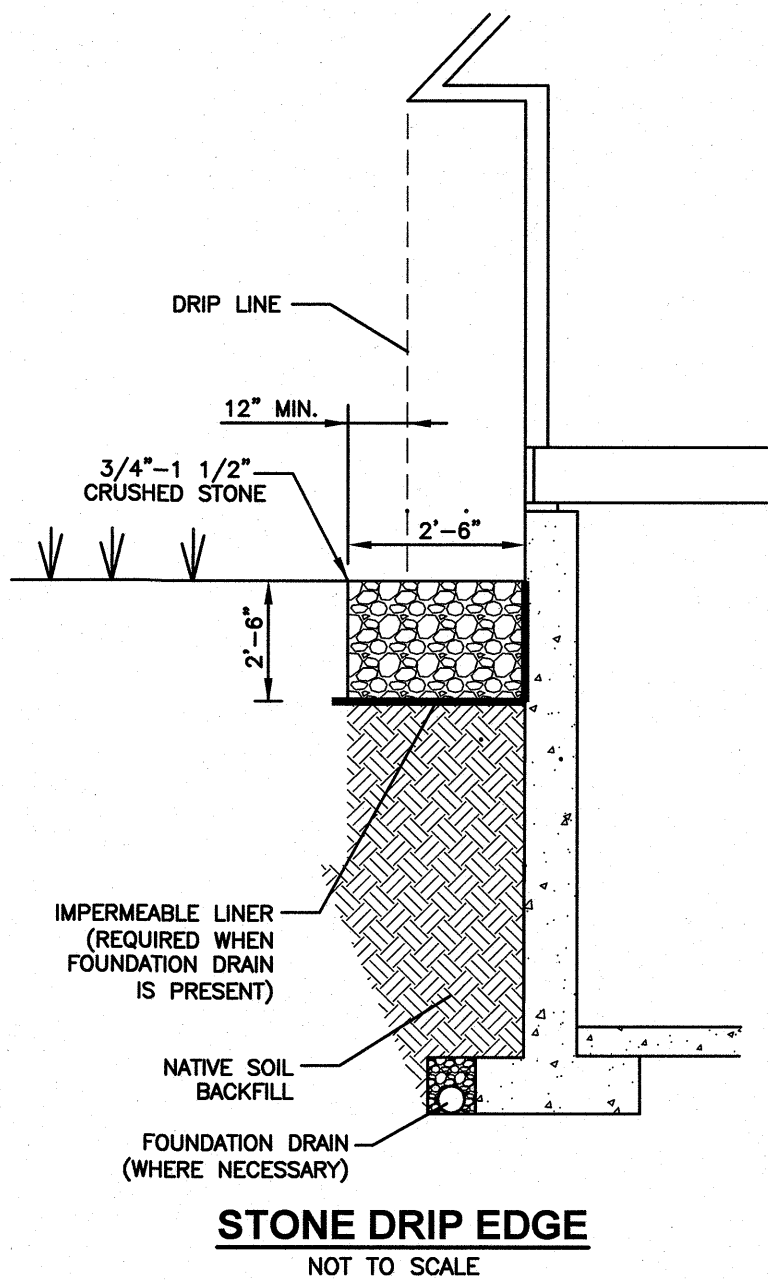


- NOTES:
- 1) ALL PRECAST SECTIONS SHALL CONFORM TO ASTM C-478
  - 2) 6" DIAMETER DRY WELL (H2O LOADING) AS MANUFACTURED BY SHEA CONCRETE OR APPROVED EQUAL. SEE DETAIL THIS SHEET.

#### STANDARD DRY WELL DETAILS

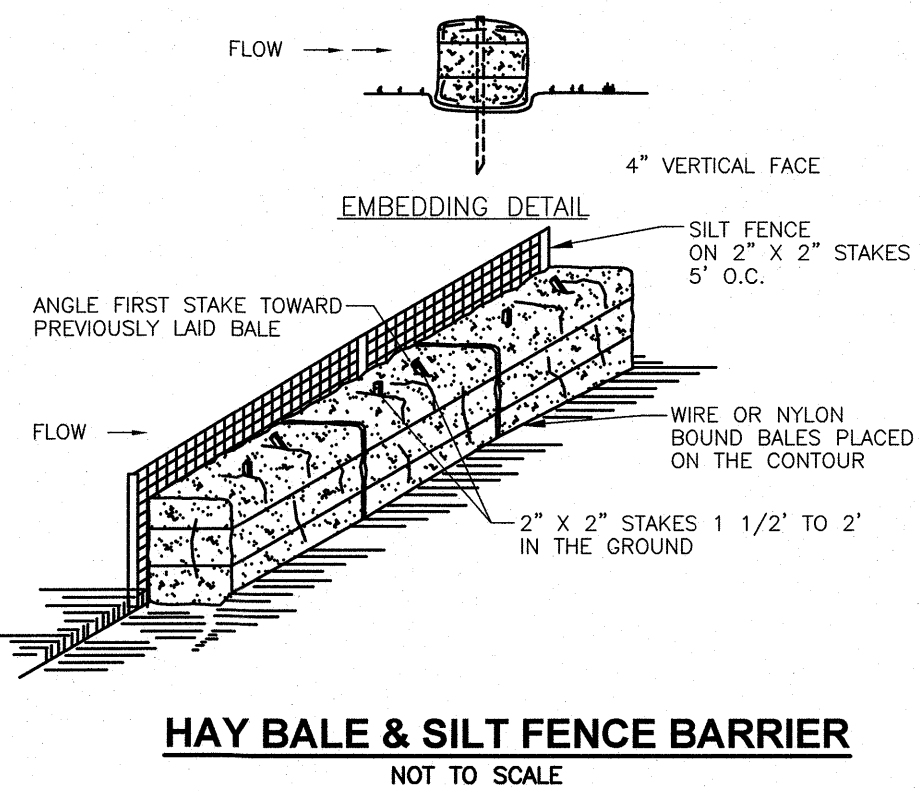
NOT TO SCALE

NOTE: CONTRACTOR TO SUBMIT SHOP DRAWINGS PRIOR TO CONSTRUCTION.



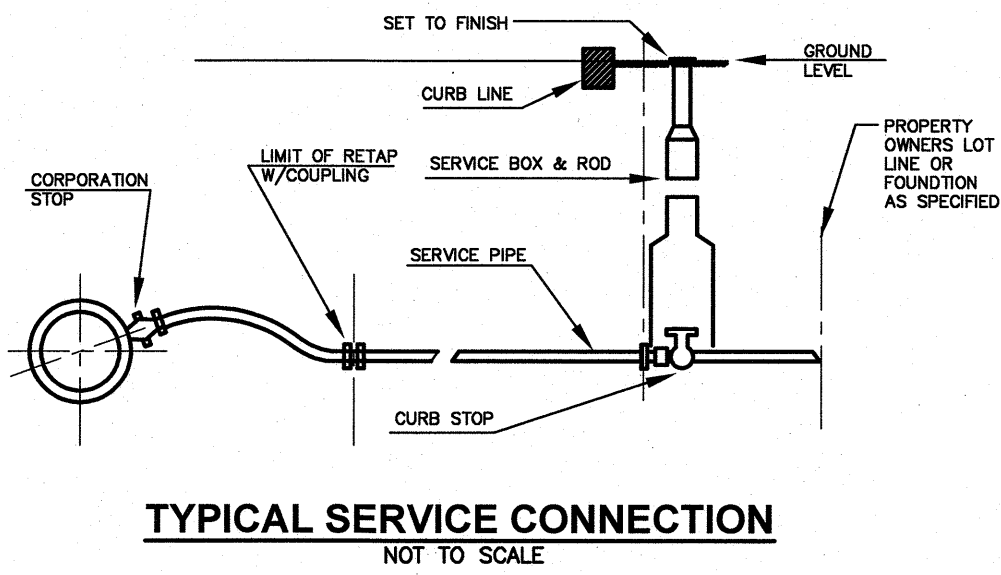
#### STONE DRIP EDGE

NOT TO SCALE



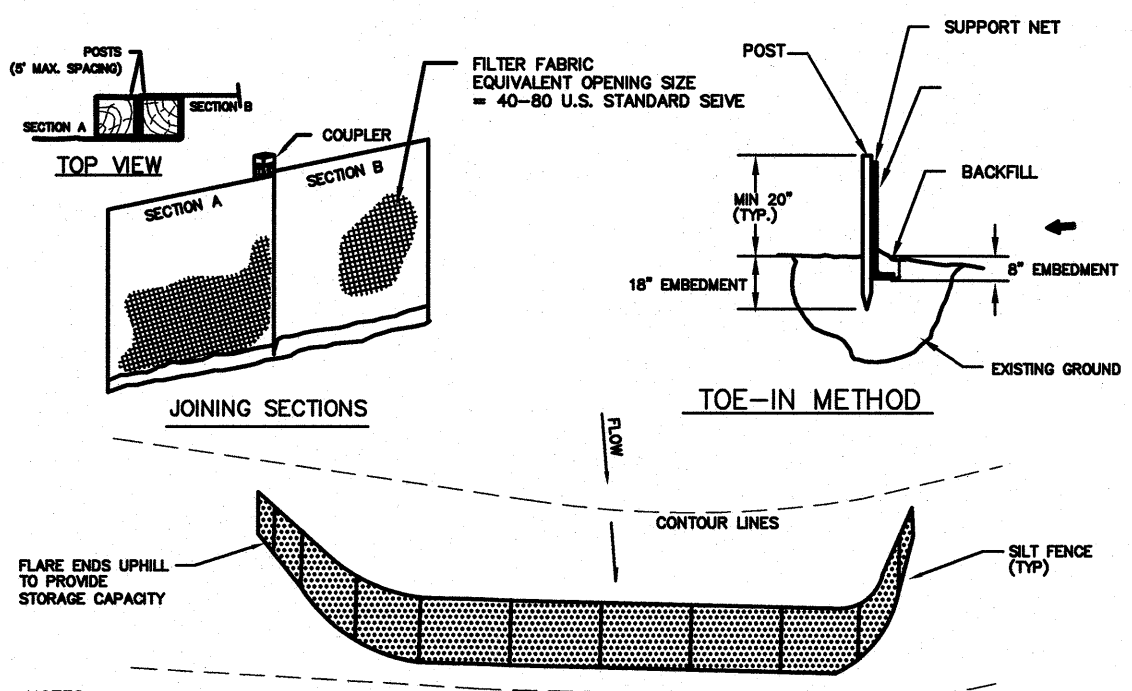
#### HAY BALE & SILT FENCE BARRIER

NOT TO SCALE



#### TYPICAL SERVICE CONNECTION

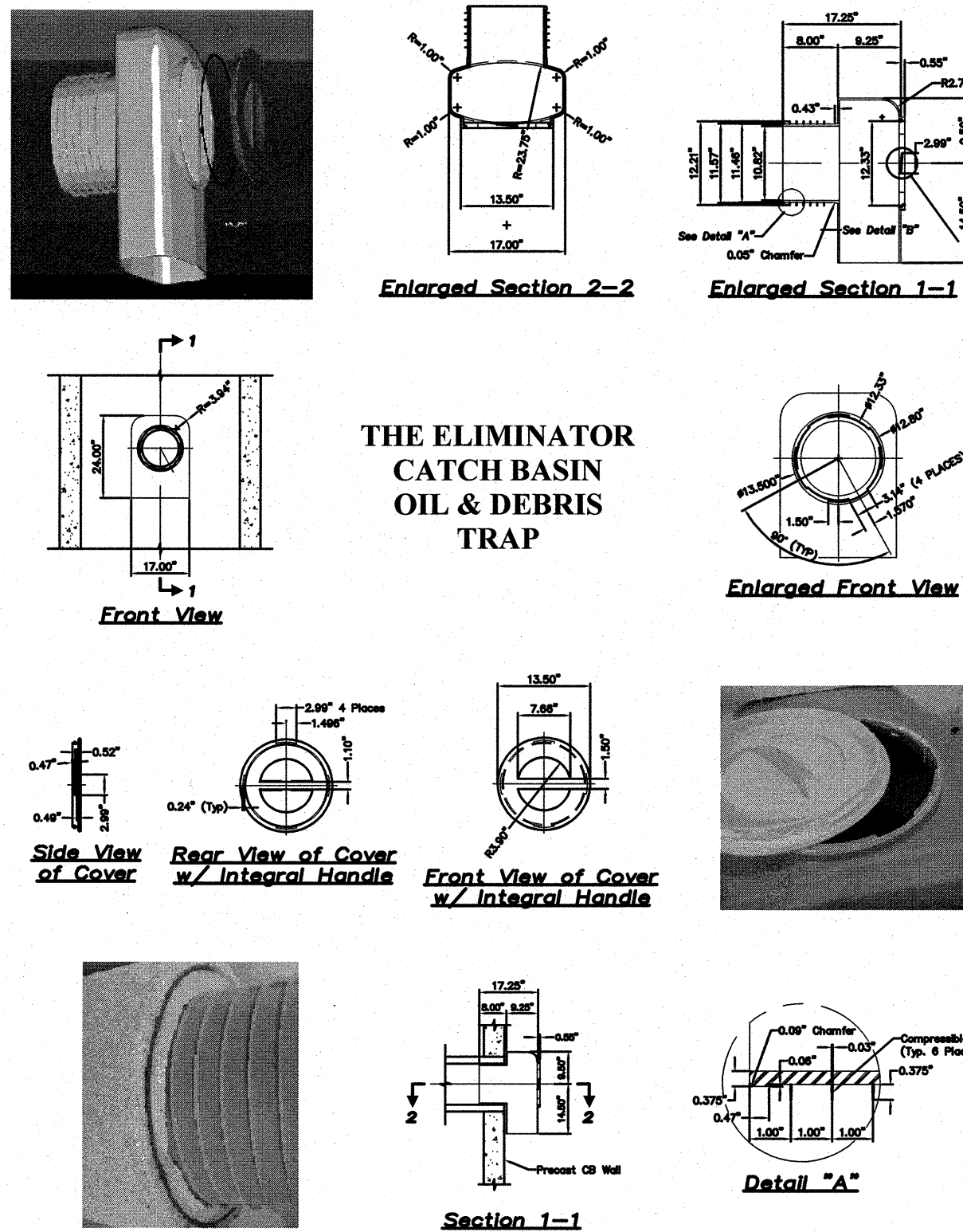
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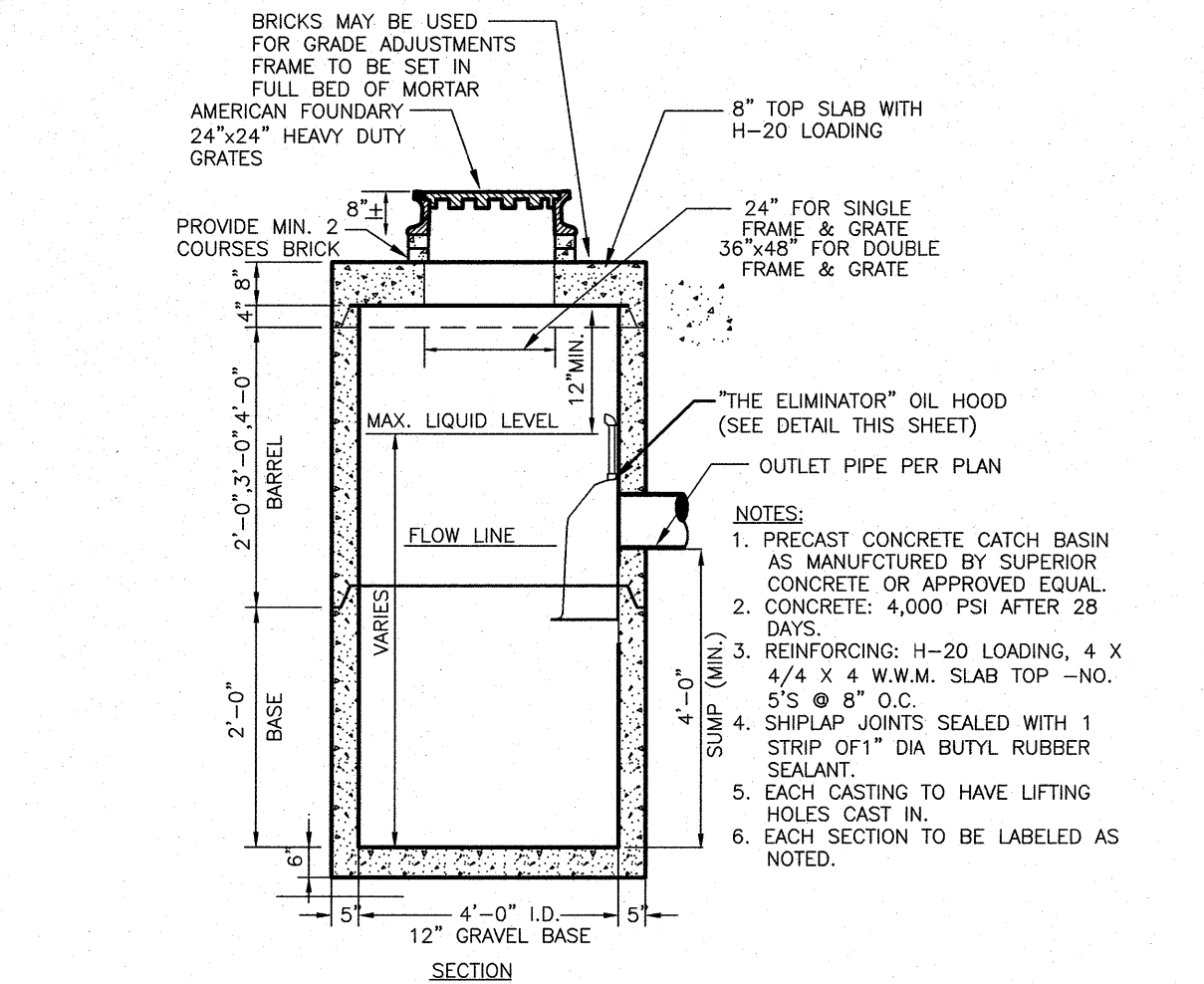
#### SEDIMENT CONTROL FENCE

NOT TO SCALE

- NOTES:
- 1) WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER, THEY SHALL BE OVERLAPPED BY 6 INCHES, FOLDED AND STAPLED.
  - 2) MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE. 3. ENDS OF THE FENCE SHALL BE PLACED UP TO THE FLOW TO TRAP SEDIMENT.

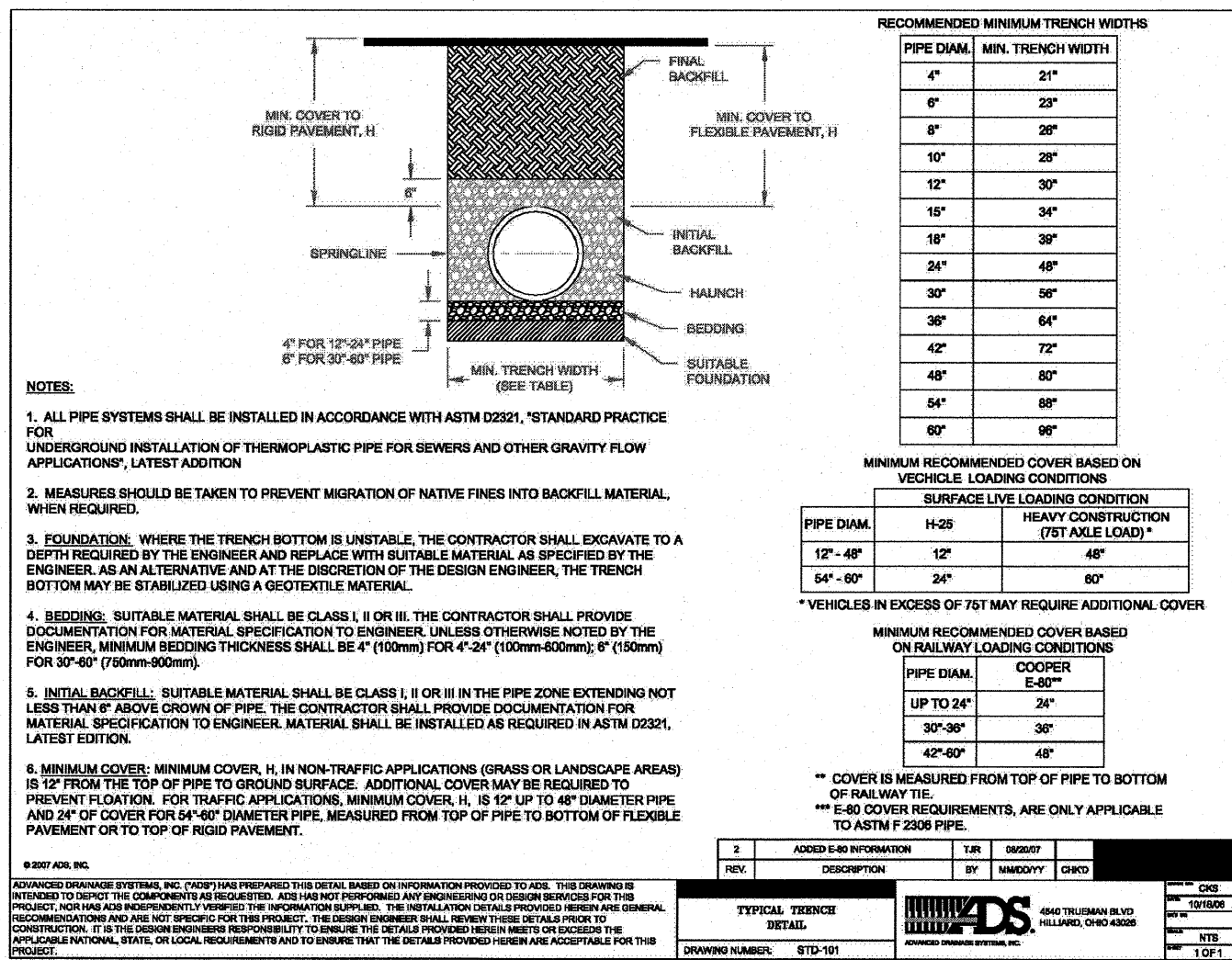


#### THE ELIMINATOR CATCH BASIN OIL & DEBRIS TRAP



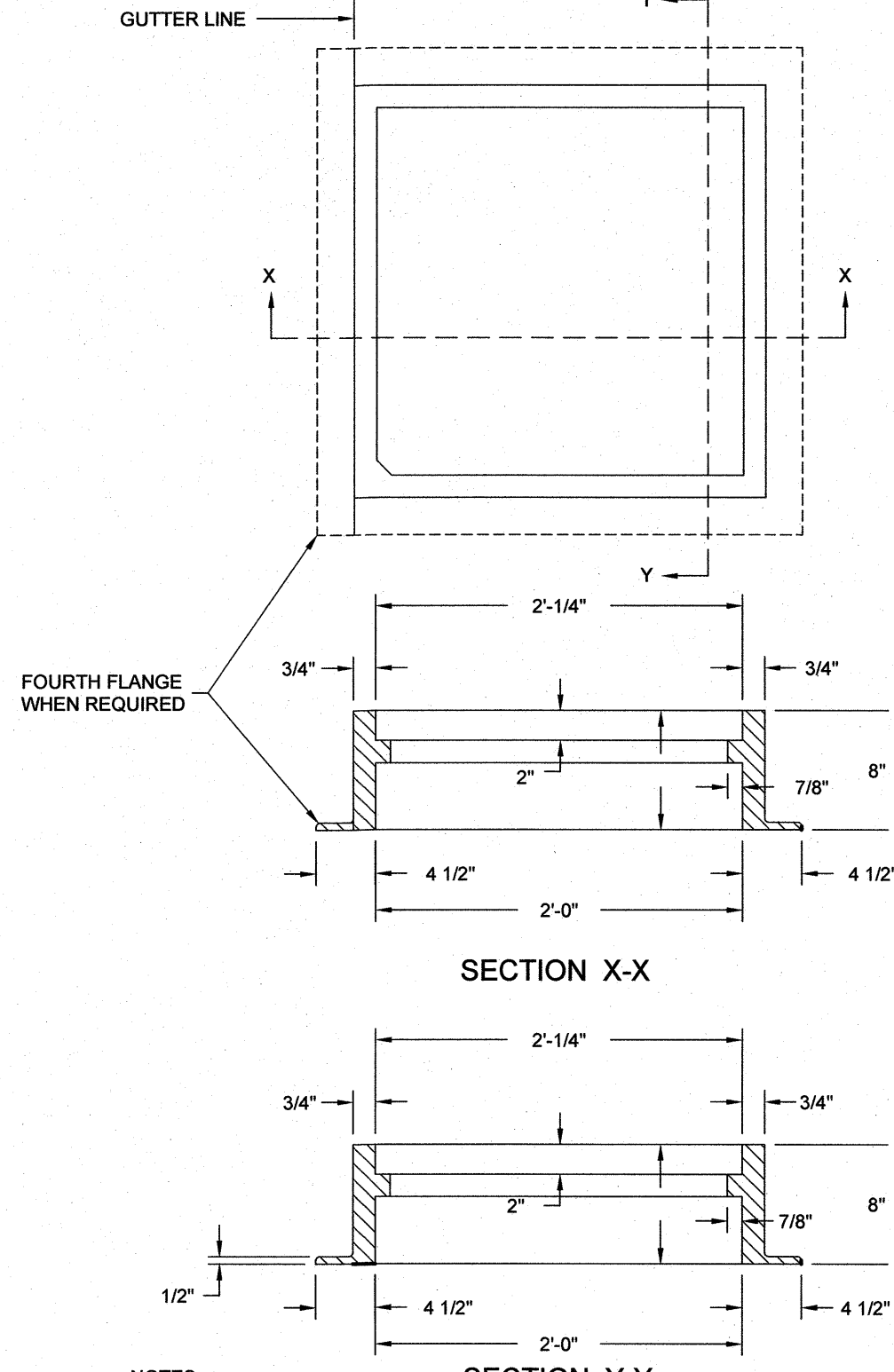
#### PRECAST CONCRETE CATCH BASIN WITH HOOD

NOT TO SCALE



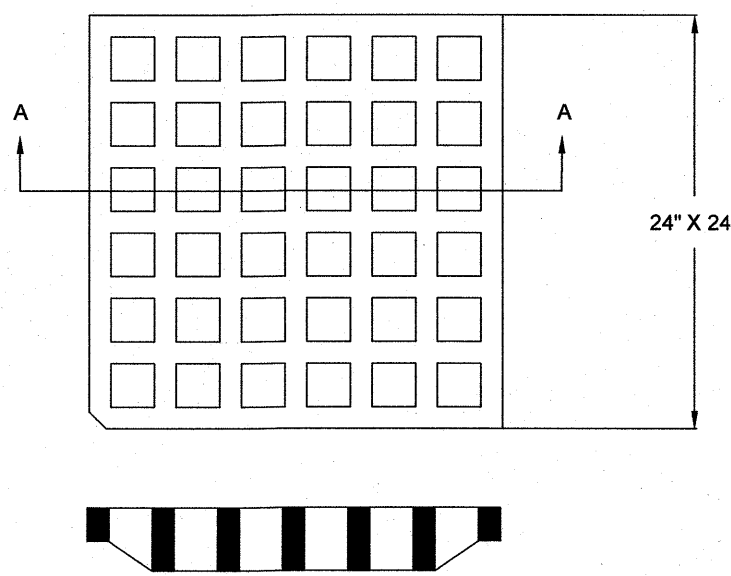
#### HDPE PIPE TRENCH

NOT TO SCALE



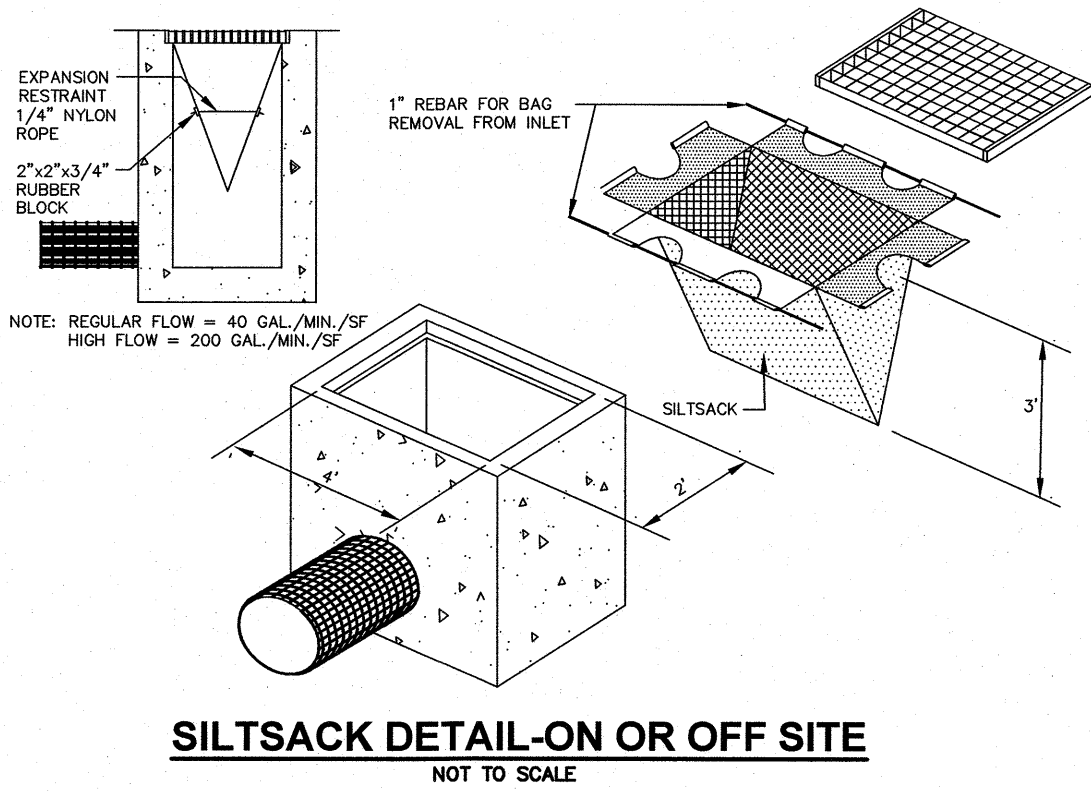
#### CATCH BASIN FRAME

NOT TO SCALE



#### CATCH BASIN GRATE

NOT TO SCALE



#### SILTSACK DETAIL-ON OR OFF SITE

NOT TO SCALE

#### REVISIONS

NO.	REVISION	DATE
2	ADD HAY BALE DETAIL	8/19/22
1	MISC. REVISIONS	8/8/22

APRIL 25, 2022

DRAWN/DESIGN BY: SJB/DRJ  
CHECKED BY: DRJ

#### DETAIL SHEET

SCALE: AS SHOWN

NEX-2200017



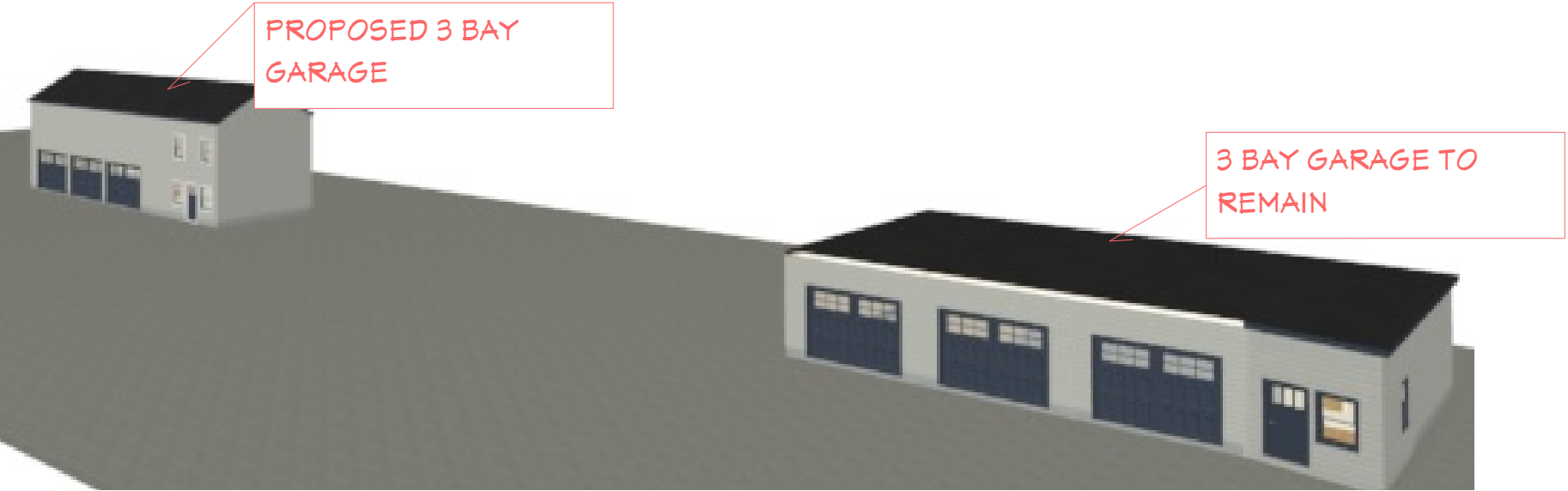
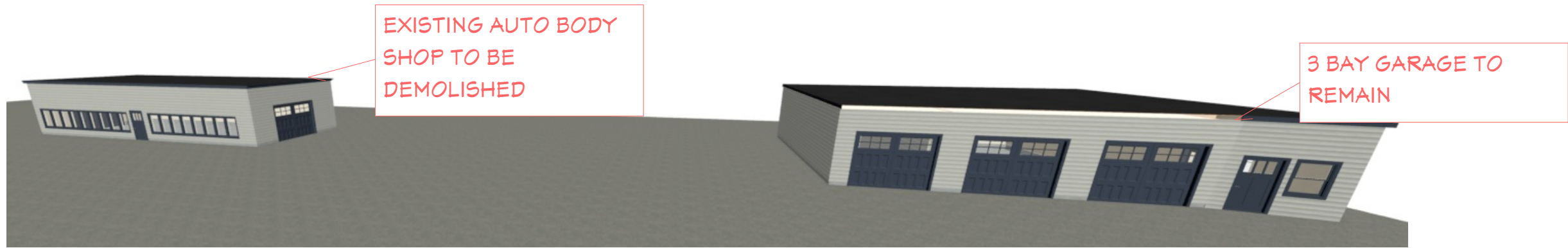
RENDERING



EXISTING AUTO BODY SHOP

SCOPE OF WORK

- 1. BUILDING 1- DEMOLISH EXISTING AUTO BODY SHOP. BUILD NEW 3 BAY CAR GARAGE
- 2. BUILDING 2- EXISTING 3 BAY GARAGE TO REMAIN. RUBBER ROOF TO BE REPLACED, NEW VINYL SIDING, CURTAIN WALL INSULATION/GWB, RESURFACE CONCRETE FLOOR & NEW OIL/WATER SEPERATOR



INDEX TO DRAWING

- A-1 COVER SHEET
- A-2 EXISTING GARAGE TO REMAIN
- A-3 EXISTING BODY SHOP (TO BE DEMOLISHED) & PROPOSED 3 BAY GARAGE
- A-5 PROPOSED GARAGE - PLAN, SECTIONS & DETAIL
- ROOF (TRUSSES) PLAN

PROPOSED 3 BAY GARAGE



PROGRESS SET - NOT FOR CONSTRUCTION

COVER SHEET

CLIENT: 9 RIVER ST  
METHUEN, MA

DATE:

3/18/21

SCALE:  
1/4"=1'

SHEET:

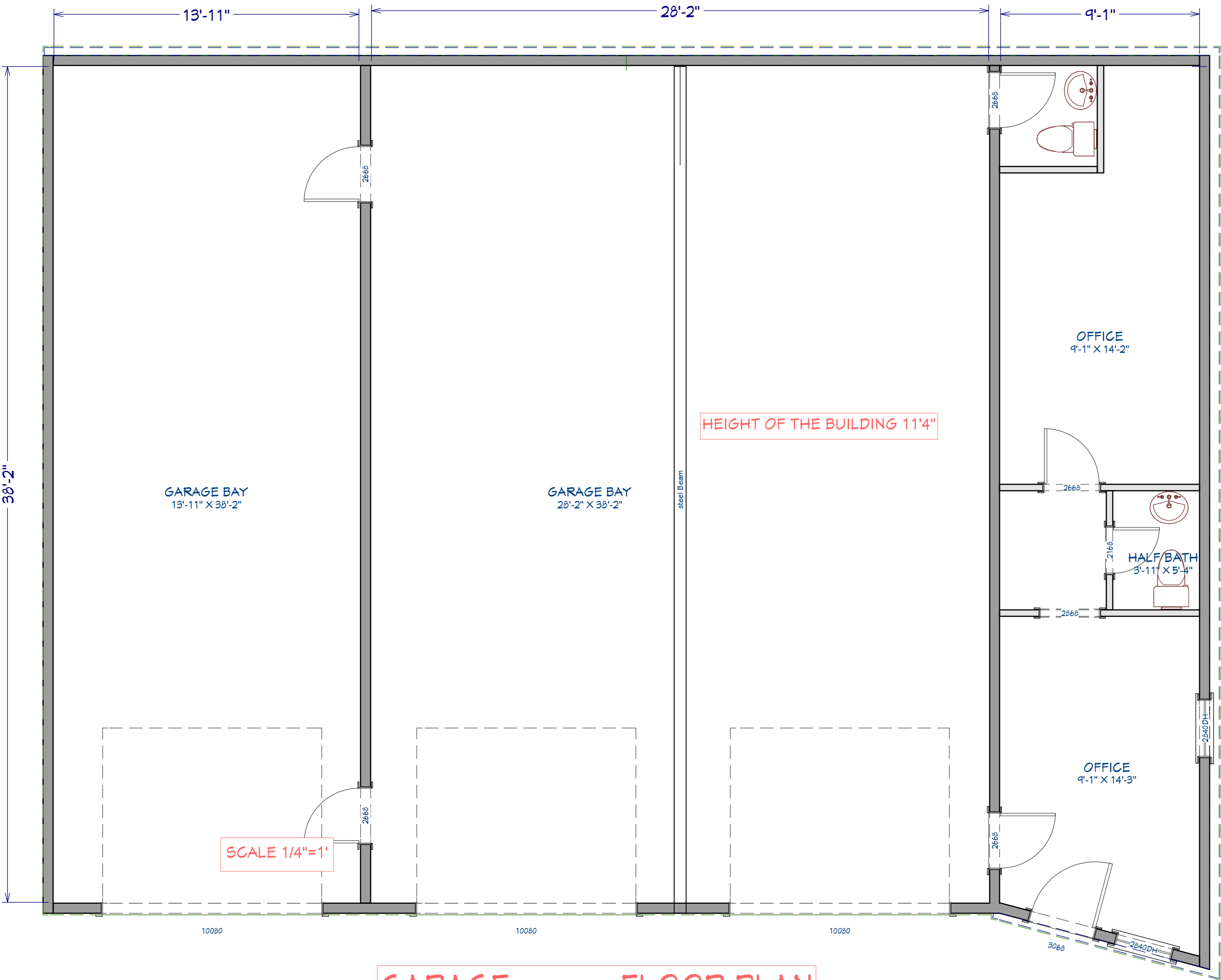
A-1



EXISTING GARAGE

PROGRESS SET -  
NOT FOR  
CONSTRUCTION

EXISTING 3 BAY GARAGE TO REMAIN. RENOVATIONS &  
REPAIRS FOR- RUBBER ROOF TO BE REPLACED, NEW  
VINYL SIDING, CURTAIN WALL INSULATION/GWB,  
RESURFACE CONCRETE FLOOR & NEW OIL/WATER  
SEPERATOR



GARAGE — FLOOR PLAN

FLOOR PLAN EXISTING 3  
BAY GARAGE-  
RENOVATIONS PLAN

CLIENT: 9 RIVER ST  
METHUEN, MA

DATE:

3/18/21

SCALE:  
1/4"=1'

SHEET:

A-2



# EXISTING AUTO BODY SHOP AND PROPOSED GARAGE

PROGRESS SET -  
NOT FOR  
CONSTRUCTION

EXISTING AUTO BODY  
SHOP & PROPOSED 3 BAY  
GARAGE & OFFICE

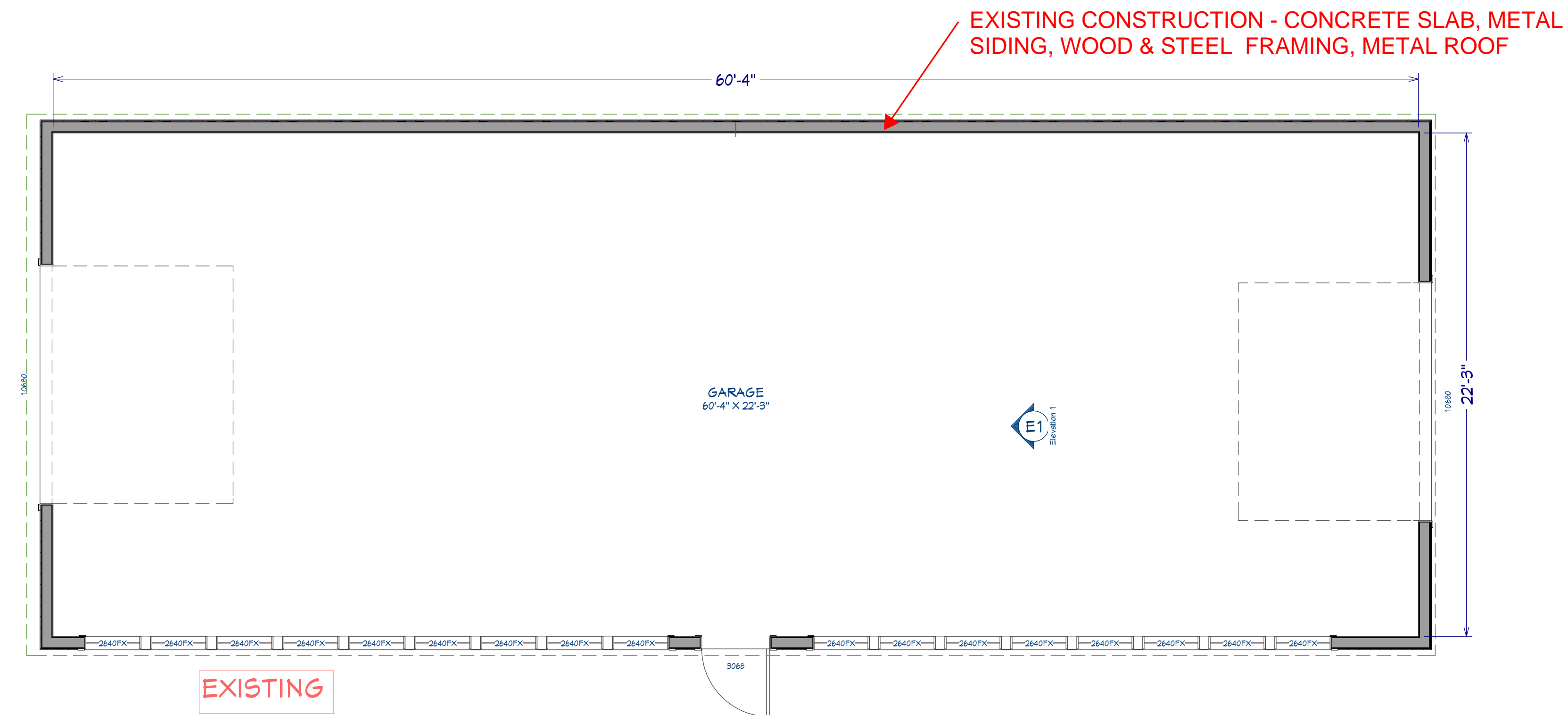
CLIENT: 9 RIVER ST  
METHUEN, MA

DATE:  
3/18/21

SCALE:  
1/4"=1'

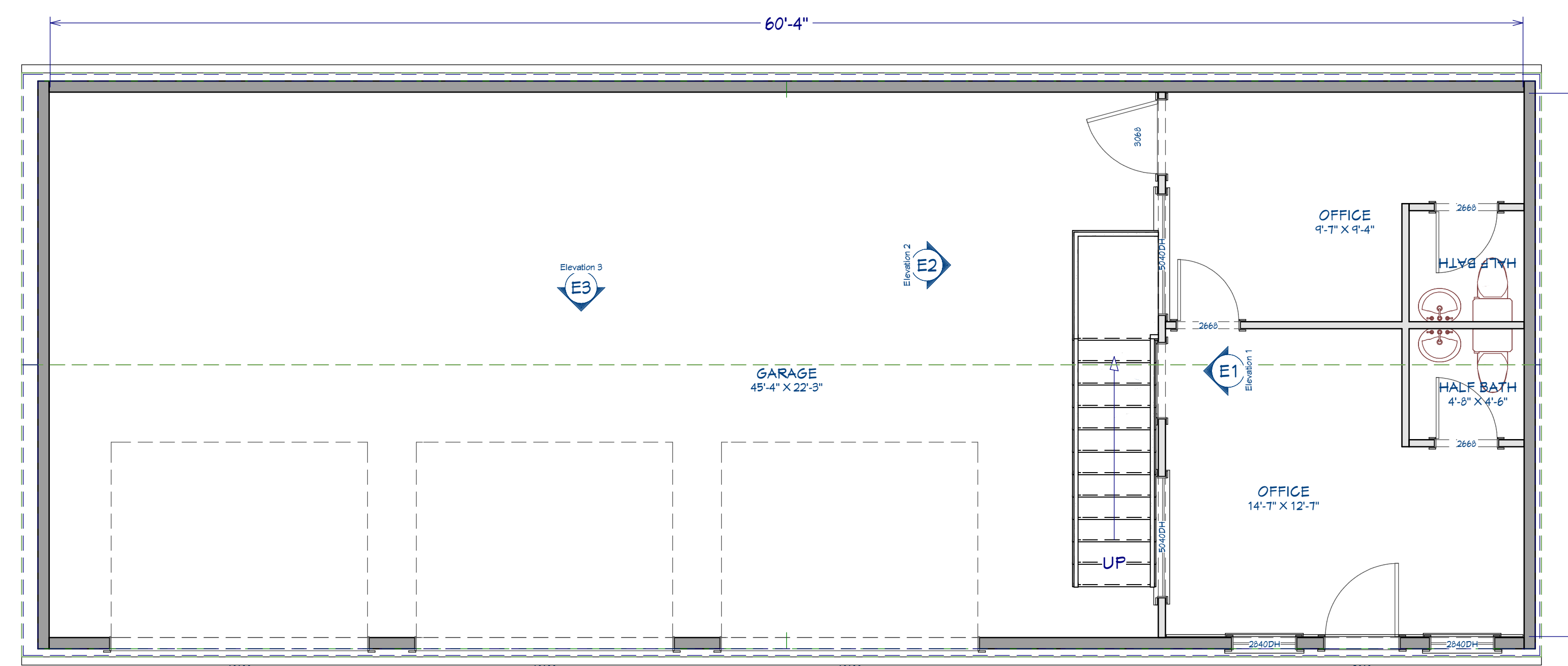
SHEET:

A-3



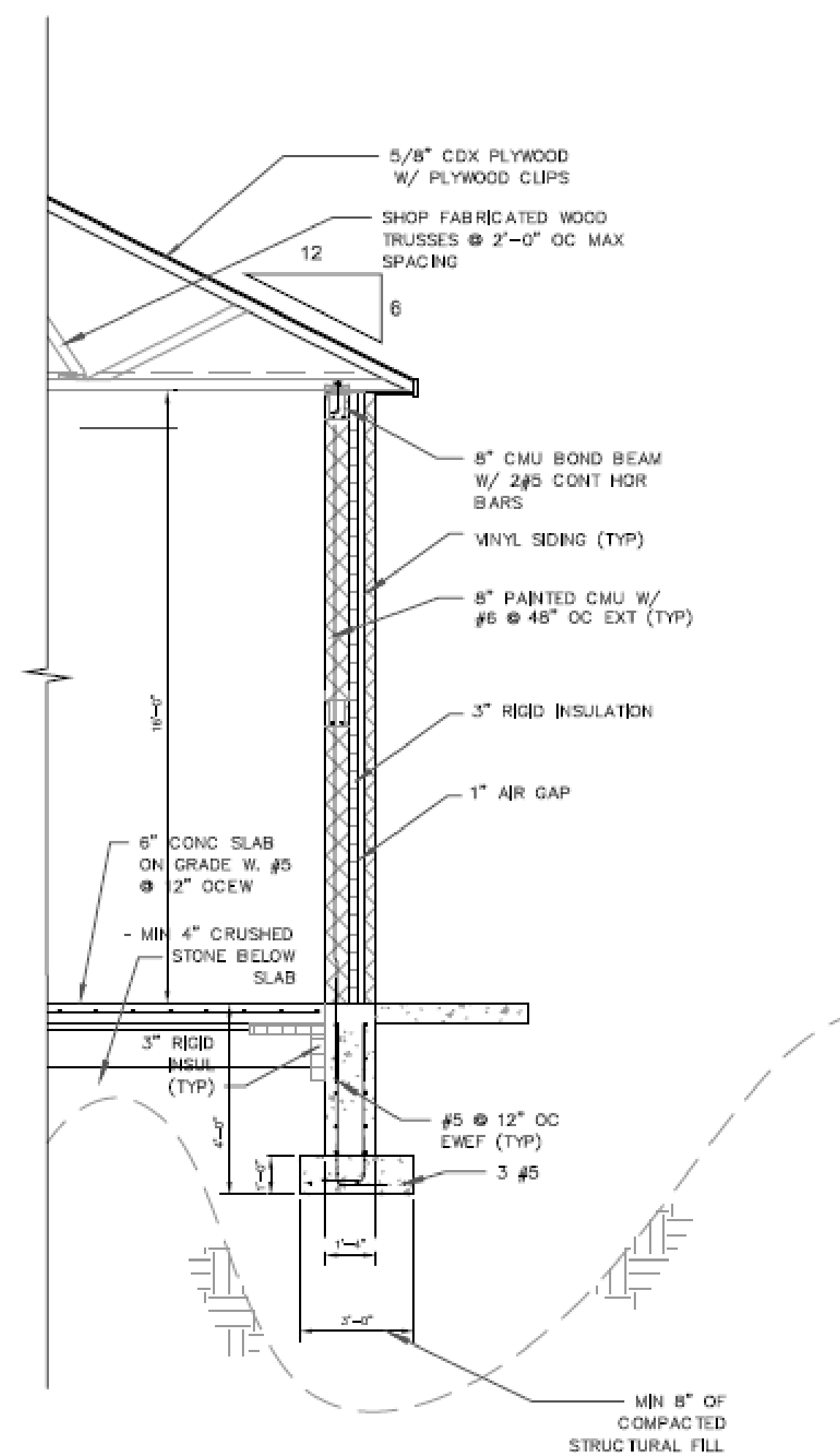
**AUTO BODY SHOP FLOOR PLAN  
TO BE DEMOLISHED**

SCALE 1/4"=1'



### 3 BAY GARAGE & OFFICE FLOOR PLAN

SCALE 1/4"=1'



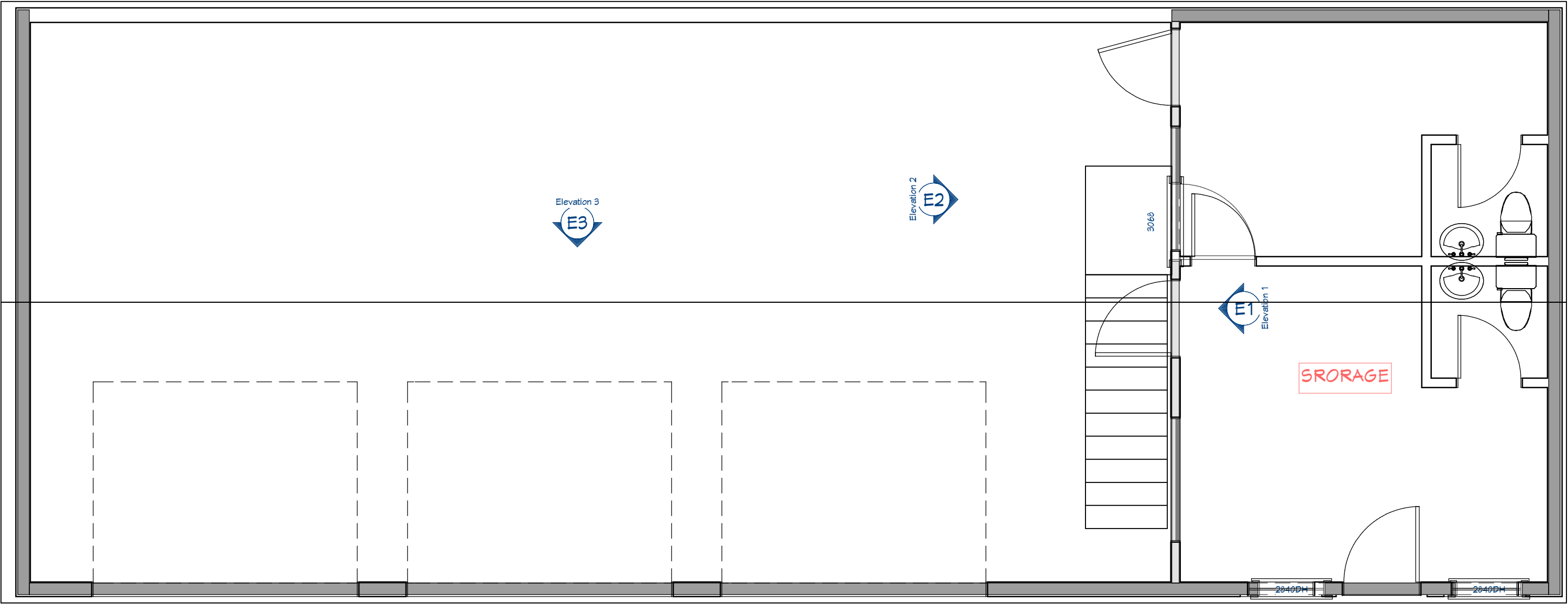
## TYPICAL PART SECTION PROPOSED 3 BAY GARAGE



# PROPOSED GARAGE PLAN

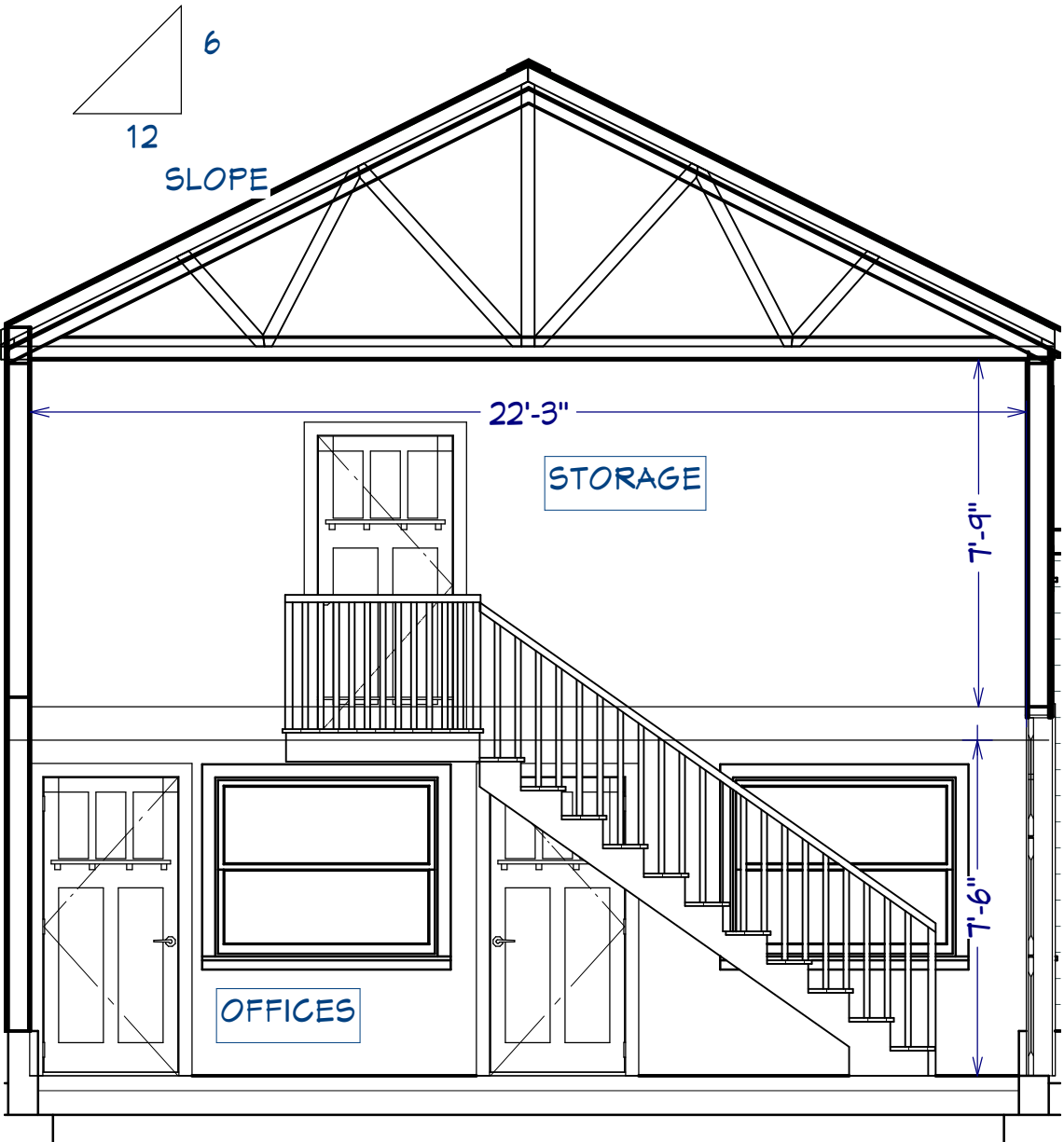
## SECTIONS & DETAILS

PROGRESS SET -  
NOT FOR  
CONSTRUCTION



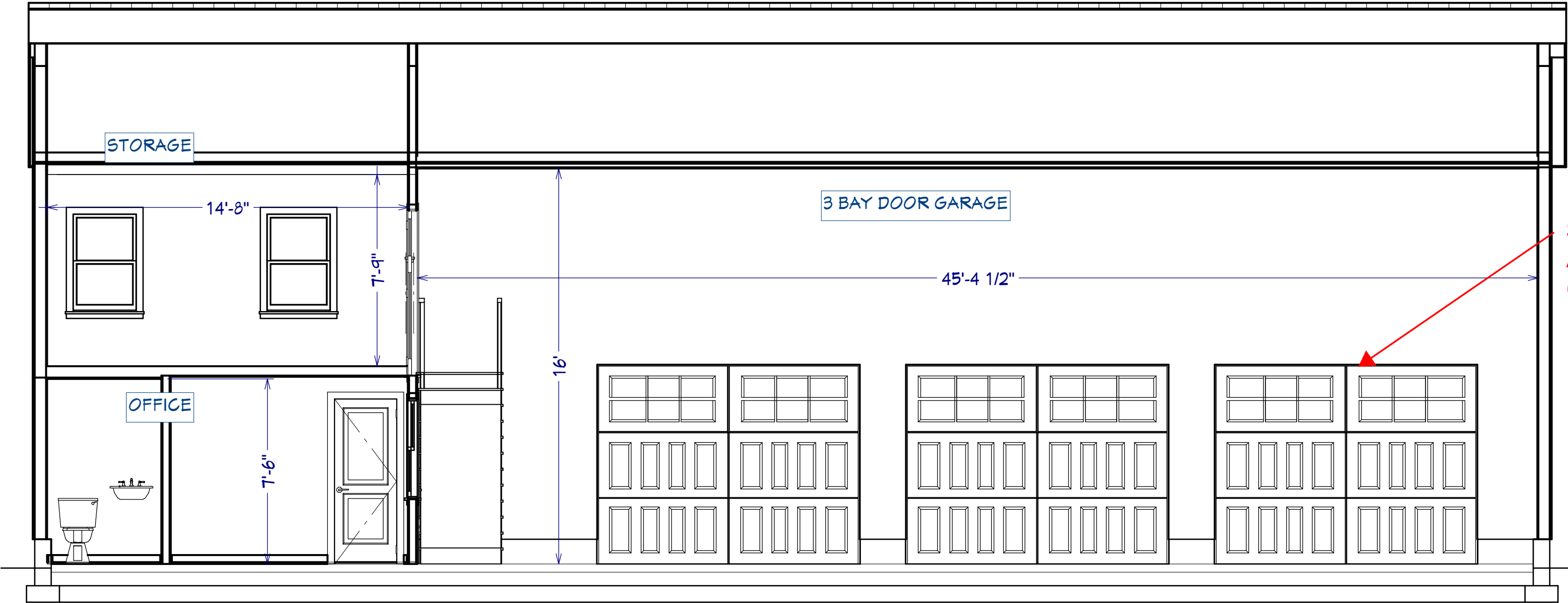
FLOOR PLAN

SCALE 1/4"=1'



SECTION 2

SCALE 1/4"=1'



SECTION 3

SCALE 1/4"=1'

STEEL PORTAL FRAMES FOR  
ALL OVERHEAD DOORS  
(TYP)

PROPOSED GARAGE PLAN,  
SECTIONS & DETAILS

CLIENT: 9 RIVER ST  
METHUEN, MA

DATE:

3/18/21

SCALE:  
1/4"=1'

SHEET:

A-4