

Map 10 / Lot 12-30  
James W. Christensen  
Family Trust  
PO Box 597  
Durham, NH 03824  
SCRD Bk 3054, Pg 787

See Sheet 2 of 2 for plan notes and Oak Knoll Lane Details.

\*\*\*NOTE. LOTS 15-1, 15-2, AND 15-3 MAY NOT BE CONVEYED UNTIL A RELEASE SIGNED BY THE TOWN OF DURHAM IS RECORDED. THERE ARE OUTSTANDING CONDITIONS THAT MUST BE MET PRIOR TO THE CONVEYANCE OF THESE THREE LOTS. THOSE CONDITIONS ARE NOT MET UNTIL SAID RELEASE STATES THEY HAVE BEEN MET.

**GENERAL DIMENSIONAL REQUIREMENTS:**

MIN. LOT AREA:	20,000 S.F.
MIN. FRONTAGE:	100'
MAX. BUILDING HEIGHT:	35'
SETBACKS:	
FRONT:	40'
SIDE:	10'
REAR:	20'
WETLAND CONSERVATION:	
BUILDING SETBACK:	75'
BUILDING SETBACK:	75'

**Maximum Development Density**

Total Lot Area: 610,053 s.f.  
Total Usable Area: 436,015± s.f.  
20,000 s.f. Per Dwelling Unit  
436,015/20,000 = 21 Max. Number of Dwelling Units Allowed

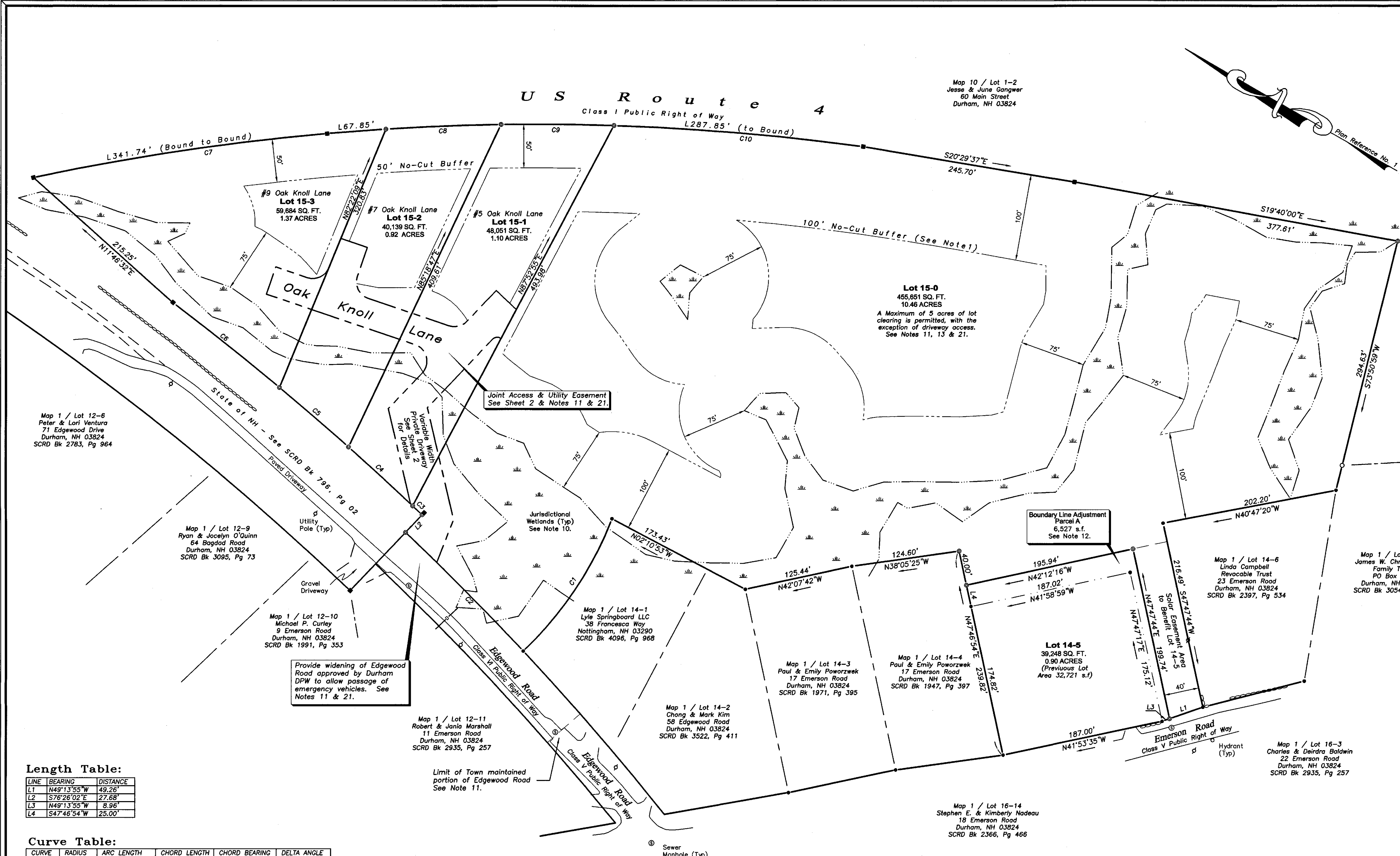
**SUBDIVISION & LOT LINE ADJUSTMENT PLAN**  
OF PROPERTY IN THE NAME OF  
**COUNTY LINE HOLDINGS LLC & MARK D. MORONG 1991 TRUST**  
SHOWN AS  
**TAX MAP 1 / LOTS 14-5 & 15-0**  
LOCATED AT  
**EMERSON ROAD, EDGEWOOD ROAD OAK KNOLL LANE & US ROUTE 4**  
COUNTY OF STRAFFORD  
**DURHAM, NH**



SCALE: 1" = 60' DATE: FEBRUARY 3, 2014

**DAVID W. VINCENT, LLS**  
**LAND SURVEYING SERVICES**  
PO BOX 1622  
DOVER, NH 03821-1622  
TEL: (603) 664-5786  
www.landsurveyingservices.net

NO.	DATE	DESCRIPTION	BY
4	01/13/16	revs per town comments	dhw
2	12/16/15	add sheet 2	dhw
1	6/27/14	revs. per town comments	dhw



**Length Table:**

LINE	BEARING	DISTANCE
L1	N49°13'55"W	49.26'
L2	S76°26'02"E	27.68'
L3	N49°13'55"W	5.96'
L4	S47°46'54"W	25.00'

**Curve Table:**

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
1	420.00'	184.67'	183.19'	S86°13'22"E	25°11'34"
2	3318.75'	192.68'	192.65'	N15°13'45"E	3°19'35"
3	3346.43'	15.00'	15.00'	N13°26'14"E	0°15'25"
4	3346.43'	105.00'	100.00'	N12°27'10"E	1°42'44"
5	3346.43'	105.00'	105.00'	N10°41'52"E	1°47'52"
6	3346.43'	156.80'	156.79'	N08°27'24"E	2°41'05"
7	2764.79'	409.59'	409.22'	S37°50'01"E	8°29'16"
8	2764.79'	132.75'	132.74'	S32°12'51"E	2°45'04"
9	2764.79'	129.68'	129.67'	S29°29'42"E	2°41'15"
10	2764.79'	288.70'	288.56'	S25°09'36"E	5°58'58"

**Legend:**

- C1 See Curve Table
- L1 See Length Table
- SCRD Strafford County Registry of Deeds
- NH Concrete Highway Bound Found
- Steel Stake Found
- Iron Pipe Found
- ⊙ Iron Rod to be Set
- ⊘ Utility Pole
- ⊚ Hydrant
- Culvert
- ⊞ Stone Wall
- Building Setback
- Jurisdictional Wetland Boundary
- ⊞ Jurisdictional Wetlands

**TOWN OF DURHAM PLANNING BOARD APPROVAL**

\_\_\_\_\_

Planning Director

\_\_\_\_\_

Date

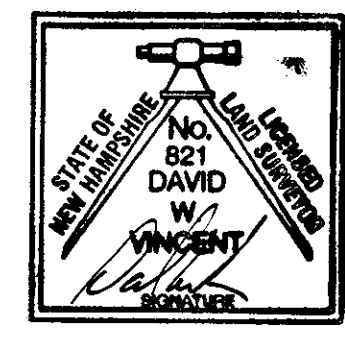
The subdivision regulations of the Town of Durham, New Hampshire, are part of this plan and approval of this plan is contingent upon completion of said requirements of said subdivision regulations, excepting only any variances or modifications made in writing by the Board and attached hereto.

**References:**

- "Durham F-012-2(4) P-3877 1962 Project" prepared by New Hampshire Department of Public Works & Highways, sheets 43 through 46 & sheet 63, available at the New Hampshire Department of Transportation, Concord, NH.
- "Land in Madbury and Durham, NH, Boston & Maine R.R. to Edward Pendexter," dated Feb. 1911, prepared by Boston & Maine R.R., SCRD Pocket #5, Folder #7, Plan #11.
- "Plan of Lots Gangwer Development, Durham, NH," dated August 1961, prepared by G. L. Davis & Assoc., SCRD Pocket #4, Folder #2, Plan #21.
- "Plan of Lots Gangwer Development, Lots 18, 10, 9, Durham, NH," dated May 21, 1962, prepared by G. L. Davis & Assoc., SCRD Pocket #4, Folder #2, Plan #21A.
- "Final Plan, Walter W. Cheney, Inc., Littlehole Property, Durham, NH," dated June 1973, prepared by G. L. Davis & Assoc., SCRD Pocket #4, Folder #2, Plan #21.



I certify, that this plan, based upon the plan references and on the ground field survey meet the minimum requirements for accuracy and completeness per the Town of Durham and the Error of Closure meets or exceeds 1:10,000.



David W. Vincent, LLS No. 821 Date 14 January 2016

U S R o u t e 4  
Class I Public Right of Way

For Registry of Deeds Purposes

**Notes:**

- The purpose of this plan is to subdivide Lot 15 into three additional building lots for single family residential use only and relocate the common boundary line between Lot 14-5 and Lot 15-0. No further subdivision of Lots 15-0 through 15-3 is allowed. Lot 15-0 shall be subject to a 100' No-Cut Buffer along the abutting properties and NH Route 4 with the exception of driveway access. Lots 15-1 through 15-3 shall be subject to a 50' No-Cut Buffer along Edgewood Road and NH Route 4 with the exception of driveway access. Lots 15-0 through 15-3 are subject to the terms and conditions of the Zoning Board of Adjustment Decision dated April 8, 2014.
- Field Procedure: Topcon (GTS-240) Electronic Total Station Instrument & Carlson Explorer II Data Collector, Adjusted Closed Traverse Performed June 2013, Least Squares Balance.
- Error of Closure Better Than 1:10,000.
- Parcels are shown as Lot 14-5 and Lot 15 on the Town of Durham Assessor's Map 1.
- Owners of Record:  

Lot 14-5	Lot 15
Mark D. Morong 1991 Trust	County Line Holdings LLC
21 Emerson Road	8 Little John Road
Durham, NH 03824	Durham, NH 03824
SCRD Bk 2274, Pg 94	SCRD Bk 4026, Pg 63
- Total Lot Area - Lot 15: 14.00 Acres.  
 Existing Lot 14-5: 0.75 Acre  
 Proposed Lot 14-5: 0.90 Acres
- Municipal sewer and water are available to serve the proposed lots. Sewer connections for Lots 15-0 through 15-3 require an engineered plan approved by the Durham DPW at the time of building permit application and each lot shall provide rain gardens for roof drainage to be designed with the assistance of Durham DPW.
- Parcel is located in the Town of Durham Residential A District. Parcel is subject to the Wetland Conservation Overlay District.
- Parcel is not located in a Flood Hazard Zone as depicted on NFIP FIRM Panel 314 of 405, Stafford County, New Hampshire (All Jurisdictions), Map Number 3301700314D, Effective date: May 17, 2005.
- The wetland areas shown hereon were field delineated by Cove Environmental Services of Exeter, NH, May 2012 and the wetland delineation flags were field located by this office. The following standards were used to determine jurisdiction and classify the wetlands:
  - "Field Indicators for Identifying Hydric Soils in New England", April 2004, 3rd Edition.
  - "National List of Plant Species That Occur in Wetlands: 1998 New Hampshire", NERC-88/18.29.
  - "Corps of Engineers Wetlands Delineation Manual", Jan. 1987.
  - "Classification of Wetlands and Deepwater Habitats of the United States", Dec. 1979, FWS/OBS-79/31.
- Lots 15-0 shall be subject to a Joint Access & Utility easement to serve Lots 15-1, 15-2 and 15-3. A common driveway and roadway maintenance agreement (for the portion of Edgewood Road not maintained by the Durham DPW) is to be filed with the approved plan.  
 The owner of Lot 15-0 is allowed to build a gravel driveway no wider than 12' connecting with the main/shared driveway located on Lot 15-1. The access easement would be used only by the owner of Lot 15-0 or any parties that the owner of Lot 15-0 might hire who would need access to the rear portion of Lot 15-0 to perform any work thereon. The access easement shall not be used for utilities, nor visitors to the lot, nor as the primary access to the lot.
- Parcel A is to be conveyed from Lot 15-0 and merged with Lot 14-5 and not to be considered a separate lot.
- Lot 15-0 Dredge and Fill. A dredge and fill permit and a conditional use permit would be required for a driveway to cross the wetland buffer for Lot 15-0 should the property owner desire to locate a house in the larger, developable area.
- Sprinklers. A condition of the Town of Durham Fire Department agreeing to this road/driveway layout is for the three houses to be located on Lots 15-1, 15-2 & 15-3, that would utilize the road/driveway for access, shall be sprinkled.
- For more information about this subdivision, or to view the complete plan set, contact the Town of Durham Planning Department, 8 Newmarket Road, Durham, NH 03824. (603) 888-8064.
- Outside Construction Hours. All outside construction activity related to the development of this site is restricted to the hours of 7:00 a.m. to 6:00 p.m. Monday through Friday and 8:00 a.m. to 6:00 p.m. on Saturday.
- No Further Subdivision. There is to be no further subdivision of any of the lots. Lot lines may be adjusted such that there would be no material impact on the character of the subdivision. No additional buildable lots beyond the number approved in this plan will be permitted (this requirement is made pursuant to the variance granted and the Planning Board's review of the parent parcel and a determination that the number of lots approved is the maximum appropriate for the parcel).
- Construction Fencing. An orange construction fence must be placed alongside the wetland buffer prior to the start of construction on all lots that contain a wetland buffer (this is not required if the required silt fence is orange).
- Restriction on Use. As a condition of this subdivision approval, due to access constraints, all four lots are restricted to single-family houses; all three lots accessed from Edgewood Road are restricted to single-family use, with no accessory dwelling units and no home occupations. The developer has agreed to this restriction.
- Large Trees. As part of the conditional use for activity within the wetland buffer, the developer and individual home owners shall make every effort to save large trees on the property.
- Road Maintenance. It is a condition of this subdivision approval that the owners of the three new lots accessed from Edgewood Road are responsible for the permanent maintenance of the Class VI portion of Edgewood Road (and the private shared driveway). This approval does not impose any requirements upon other property owners taking access from the Class VI road to participate in the maintenance. The Town of Durham does not, and shall not, maintain the Class VI portion of Edgewood Road.
- Trash. The Town of Durham does not pick up trash on the Class VI portion of Edgewood Road nor on the proposed driveway. Homeowners may either bring their trash to the end of the Town maintained portion of Edgewood Road or take their trash to the transfer station located on Durham Point Road. The Town reserves the right to not pick up trash at the end of Edgewood Road if the trash is not maintained in a neat and orderly manner.

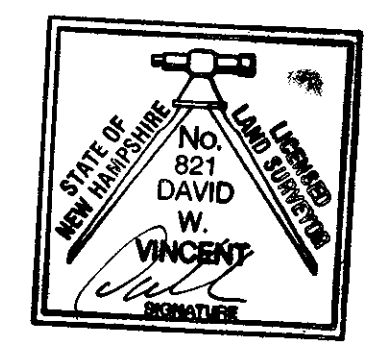
**Length Table:**

LINE	BEARING	DISTANCE
L1	N11°14'34"W	54.92'
L2	N78°45'26"E	33.00'
L3	S11°14'34"E	38.22'
L4	S82°22'09"W	51.84'
L5	N87°52'55"E	64.20'
L6	S87°52'55"W	64.20'
L7	S46°44'13"W	74.49'
L8	N85°18'47"E	33.22'
L9	S81°23'44"W	52.99'
L10	S76°26'02"E	27.68'
L11	S85°18'47"W	33.22'
L12	S11°14'34"E	53.15'
L13	S78°45'26"W	35.00'
L14	S11°14'34"E	32.00'
L15	N82°22'09"E	88.17'
L16	N11°14'34"W	105.91'
L17	N48°44'13"E	112.37'
L18	S76°26'02"E	56.37'
L19	N11°14'34"W	18.94'
L20	S11°14'34"E	44.91'
L21	S76°26'02"E	48.73'
L22	S13°33'58"W	32.00'
L23	S87°52'57"W	37.84'
L24	N76°26'02"W	109.15'
L25	S46°44'13"W	57.24'

**Curve Table:**

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	20.00'	30.16'	86°23'17"	S54°26'12"E	27.38'
C2	3280.86'	50.00'	0°52'23"	N14°00'01"E	50.00'
C3	3346.43'	15.00'	0°15'25"	N13°26'14"E	15.00'
C4	20.00'	31.42'	90°00'00"	S33°45'26"W	28.28'
C5	3346.43'	3.20'	0°03'17"	N13°16'54"E	3.20'
C6	20.00'	40.08'	114°48'32"	N46°09'42"E	33.70'
C7	20.00'	22.76'	65°11'28"	S43°50'18"E	21.55'
C8	6.61'	10.39'	90°00'00"	N31°26'02"W	9.35'

I certify, that this plan, based upon the plan references and on the ground field survey meet the minimum requirements for accuracy and completeness per the Town of Durham and the Error of Closure meets or exceeds 1:10,000.



14 January 2016  
Date

David W. Vincent, LLS No. 821

Provide widening of Edgewood Road approved by Durham DPW to allow passage of emergency vehicles. See Note 11.

**Legend:**

- C1 See Curve Table
- L1 See Length Table
- SCRD Stafford County Registry of Deeds
- NH Concrete Highway Bound Found
- Steel Stake Found
- Iron Pipe Found
- ⊙ Iron Rod to be Set
- ⊕ Utility Pole
- ⊖ Hydrant
- Culvert
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- Building Setback
- Jurisdictional Wetland Boundary
- Jurisdictional Wetlands

**TOWN OF DURHAM PLANNING BOARD APPROVAL**

\_\_\_\_\_  
Planning Director

\_\_\_\_\_  
Date

The subdivision regulations of the Town of Durham, New Hampshire, are part of this plan and approval of this plan is contingent upon completion of said requirements of said subdivision regulations, excepting only any variances or modifications made in writing by the Board and attached hereto.

**SUBDIVISION & LOT LINE ADJUSTMENT PLAN**  
OF PROPERTY IN THE NAME OF  
**COUNTY LINE HOLDINGS LLC & MARK D. MORONG 1991 TRUST**  
SHOWN AS  
**TAX MAP 1 / LOTS 14-5 & 15-0**  
LOCATED AT  
**EMERSON ROAD, EDGEWOOD ROAD OAK KNOLL LANE & US ROUTE 4**  
COUNTY OF STRAFFORD  
**DURHAM, NH**

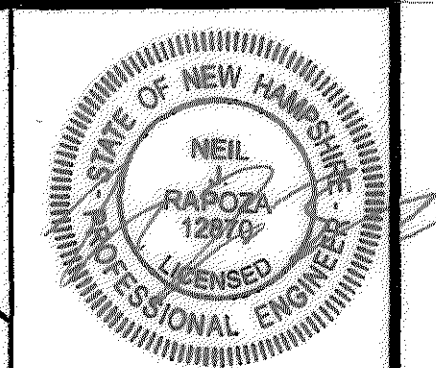


SCALE: 1" = 40' DATE: FEBRUARY 3, 2014

**DAVID W. VINCENT, LLS**  
**LAND SURVEYING SERVICES**  
PO BOX 1622  
DOVER, NH 03821-1622  
TEL: (603) 664-5786  
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NO.	DATE	DESCRIPTION	BY
4			
3	01/13/16	revs. per town comments	dhw
2	12/16/15	add sheet 2	dhw
1	6/27/14	revs. per town comments	dhw





© CIVIL CONSULTANTS  
**CIVIL CONSULTANTS**  
 Engineers  
 Planners  
 Surveyors  
 P.O. Box 100  
 South Berwick  
 Maine  
 03908  
 207-394-2560  
 www.civcon.com

NO.	REVISIONS	DATE
3	ADDED DRIVE NAME AND STREET NUMBERS	1/13/16
2	REVISED PER TOWN COMMENTS	12/18/15
1	ADDED APPROX. SEWER & ELEC LOCATION	10/7/15

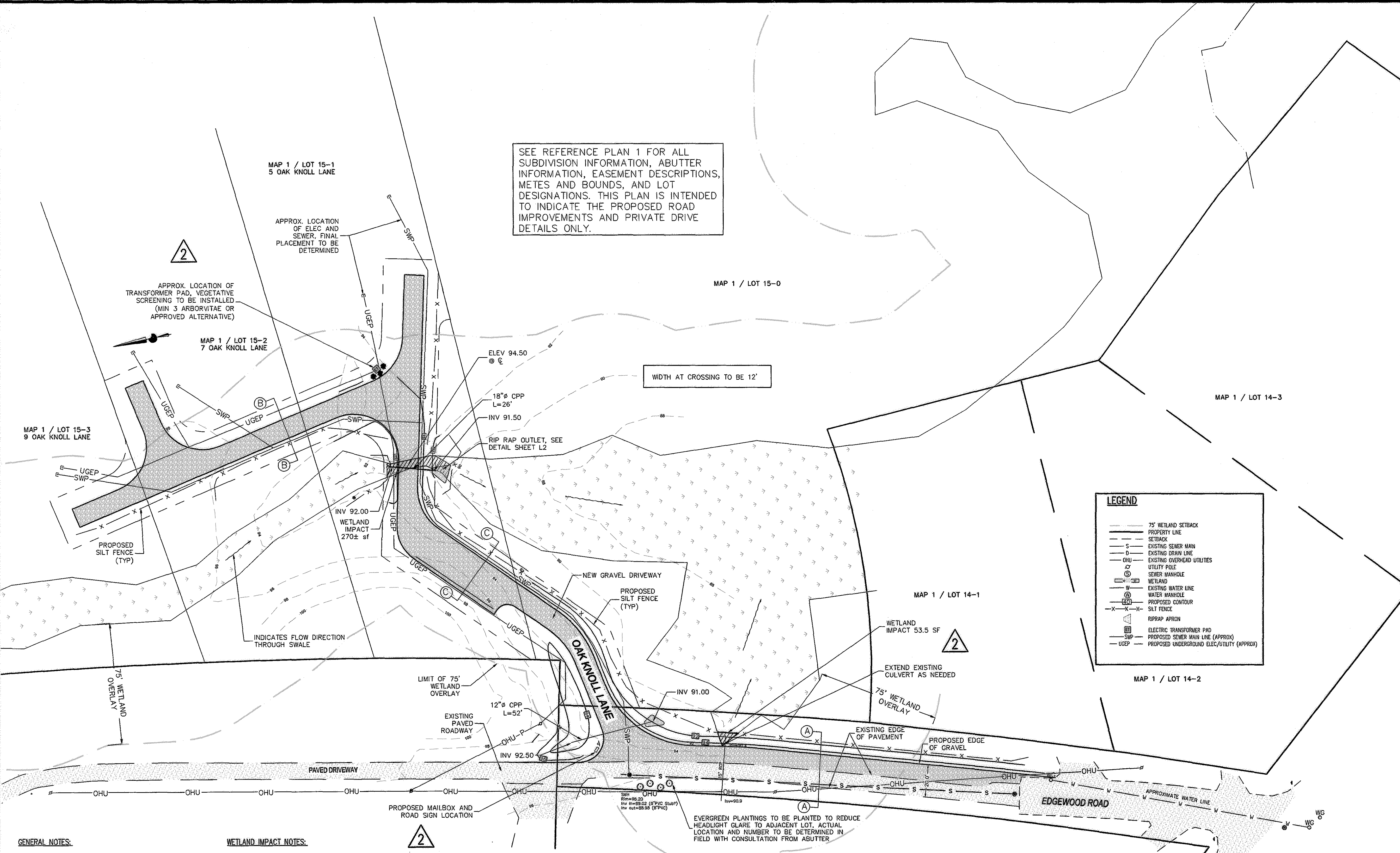
RECORD OWNER:  
 COUNTY LINE HOLDINGS, LLC.  
 OWNER ADDRESS:  
 8 LITTLE JOHN ROAD  
 DURHAM, NH 03824

**SHARED DRIVEWAY PLAN  
 RESIDENTIAL SUBDIVISION**  
**EDGEWOOD ROAD EXT., DURHAM, NEW HAMPSHIRE**  
 PREPARED FOR:  
 COUNTY LINE HOLDINGS, LLC.  
 CLIENT ADDRESS: JOHN FARRELL, 8 LITTLE JOHN RD, DURHAM, NH 03824

DATE: 7/23/2015  
 DRAWN BY: NJR  
 CHECKED BY: GRA  
 APPROVED BY: NJR

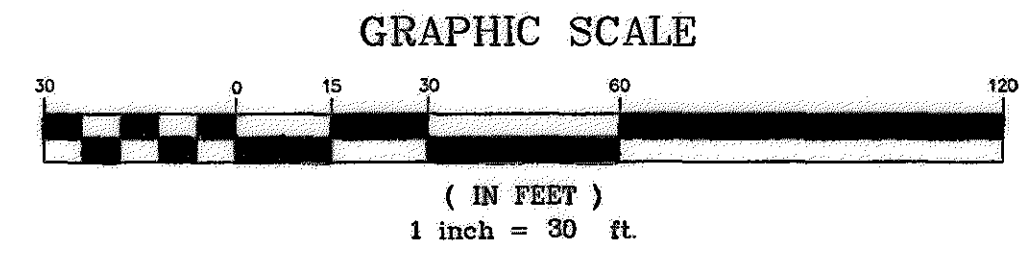
**SHARED DRIVEWAY AND  
 EXISTING DRIVE  
 IMPROVEMENT PLAN**  
 PROJECT NO: 14-299.00  
**C1**  
 SHEET: 1 OF 2

SEE REFERENCE PLAN 1 FOR ALL  
 SUBDIVISION INFORMATION, ABUTTER  
 INFORMATION, EASEMENT DESCRIPTIONS,  
 METES AND BOUNDS, AND LOT  
 DESIGNATIONS. THIS PLAN IS INTENDED  
 TO INDICATE THE PROPOSED ROAD  
 IMPROVEMENTS AND PRIVATE DRIVE  
 DETAILS ONLY.



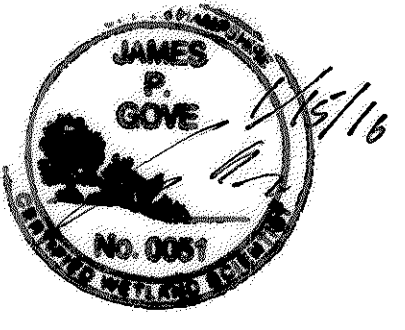
**LEGEND**

- 75' WETLAND SETBACK
- PROPERTY LINE
- SETBACK
- S --- EXISTING SEWER MAIN
- D --- EXISTING DRAIN LINE
- OHU --- EXISTING OVERHEAD UTILITIES
- --- UTILITY POLE
- --- SEWER MANHOLE
- --- WETLAND
- W --- EXISTING WATER LINE
- --- WATER MANHOLE
- --- PROPOSED CONTOUR
- X-X- --- SILT FENCE
- △ --- RIPRAP APRON
- --- ELECTRIC TRANSFORMER PAD
- SWP --- PROPOSED SEWER MAIN LINE (APPROX)
- UGEP --- PROPOSED UNDERGROUND ELEC/UTILITY (APPROX)



**GENERAL NOTES:**  
 THIS PLAN HAS BEEN PREPARED TO INDICATE THE PROPOSED LAYOUT AND CONSTRUCTION DETAILS FOR THE INSTALLATION OF A PRIVATE DRIVEWAY SERVING 3 RESIDENTIAL LOTS. SEE REFERENCE PLAN #1 FOR SUBDIVISION AND EASEMENT INFORMATION. DRIVEWAY SHOWN IS INTENDED TO INDICATE THE ASSUMED LAYOUT AS SKETCHED BY SFC ENGINEERING AND REVIEWED BY THE TOWN AND DURHAM FIRE CHIEF.  
 ALL EXISTING TOPOGRAPHY AND SITE FEATURES SHOWN HAVE BEEN OBTAINED FROM REFERENCE PLAN 1 AND CAD LINE WORK PROVIDED BY DAVID VINCENT. ACCURACY OF EXISTING CONDITIONS SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO START OF WORK.  
 REFER TO APPROVED SUBDIVISION PLAN FOR ALL BOUNDARY AND EASEMENT INFORMATION. INDICATIONS OF BOUNDARY LINES AND EASEMENT LOCATIONS SHOWN HEREON ARE FOR PRESENTATION PURPOSES ONLY.

**WETLAND IMPACT NOTES:**  
 WETLAND IMPACTS ASSOCIATED WITH THIS PROJECT HAVE BEEN REVIEWED VIA THE MINIMUM IMPACT EXPEDITED REVIEW PROCESS WITH THE NH DES (PERMIT #2015-01069). REVISIONS RESULTED IN A 20% INCREASE IN IMPACTED WETLANDS, SUBMITTED UNDER SAME PERMIT ON DECEMBER 16, 2015.  
**REFERENCE PLANS:**  
 1. "SUBDIVISION & LOT LINE ADJUSTMENT PLAN OF PROPERTY BY THE NAME OF COUNTY LINE HOLDINGS LLC & MARK D. MORONG 1991 TRUST" PREPARED BY DAVID W. VINCENT, L.L.S. LAND SURVEYING SERVICES, DATED FEBRUARY 3, 2014, REVISED DECEMBER 16, 2015.





**GENERAL NOTES:**

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**REFERENCE PLANS:**

- \*SUBDIVISION & LOT LINE ADJUSTMENT PLAN OF PROPERTY BY THE NAME OF COUNTY LINE HOLDINGS LLC & MARK D. MORONG 1991 TRUST PREPARED BY DAVID W. VINCENT, LLS, LAND SURVEYING SERVICES, DATED FEBRUARY 3, 2014, UNRECORDED.

**SEEDING MIXTURE AND SCHEDULE:**

SPREAD TOPSOIL UNIFORMLY 6" DEEP OVER AREAS TO BE RECLAIMED. THE FOLLOWING SEED MIXTURE SHALL BE USED:

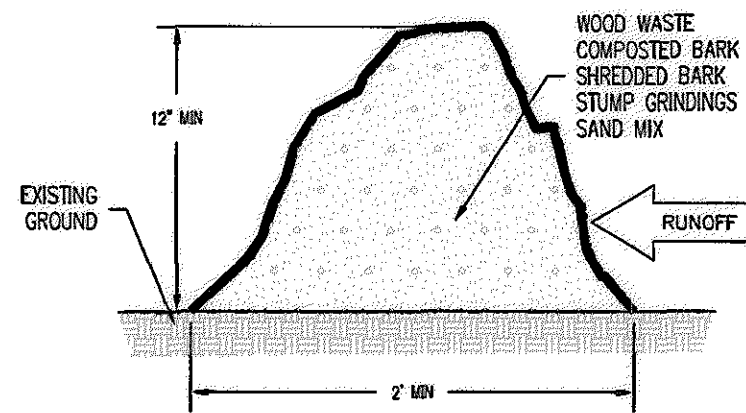
LAWNS:

KENTUCKY BLUEGRASS	0.46 LBS./1000 S.F.
CREeping RED FESCUE	0.46 LBS./1000 S.F.
PERENNIAL RYE GRASS	0.11 LBS./1000 S.F.
<b>TOTAL</b>	<b>1.03 LBS./1000 S.F.</b>

APPLY LIME AND FERTILIZER AS SPECIFIED UNDER THE EROSION AND SEDIMENTATION CONTROL NOTES. WORK INTO THE TOP (4) INCHES OF SOIL PRIOR TO SEEDING. AFTER SEEDING, APPLY MULCH HAY AS SPECIFIED. ON FLAT AREAS AND NOT EXPOSED TO WIND, THE MULCH WILL BE ANCHORED BY WETTING DOWN. IN OTHER AREAS, JUTE NETTING SHALL BE USED FOR ANCHORAGE. THE ABOVE SEEDING SCHEDULE IS APPLICABLE IF SEEDING DURING THE GROWING SEASON (APRIL 15 TO JUNE 15 AND AUGUST 30 TO SEPTEMBER 30). BETWEEN JUNE 15 AND AUGUST 30, SEEDING WILL BE DELAYED UNTIL AUGUST 30. IF SOIL IS DISTURBED BETWEEN OCTOBER 1 AND NOVEMBER 1, DELAY SEEDING UNTIL NOVEMBER 1. AFTER NOVEMBER 1 AND BEFORE A SNOW COVER FORMS, THE SAME PROCEDURE WILL BE FOLLOWED EXCEPT THE SEED RATE WILL BE DOUBLED. AFTER SNOW COVER AND BEFORE APRIL 15, SEEDING WILL BE DELAYED UNTIL APRIL 15. HAY MULCH WILL BE APPLIED AT A RATE OF 150 LBS./1000 SQUARE FEET. THIS WILL BE ANCHORED BY NON-ASPHALTIC TACKIFIER SPRAYED ON LAWNS AND JUTE NETTING IN DRAINAGE WAYS AND OTHER AREAS.

**EROSION AND SEDIMENT CONTROL PRACTICES**

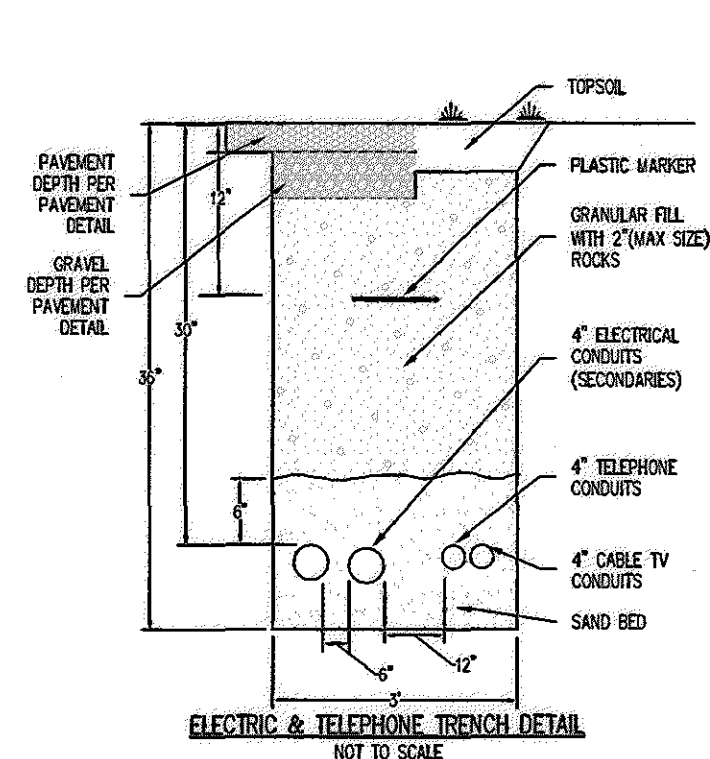
- NO SOIL SHALL BE DISTURBED DURING THE PERIOD OF MARCH 1 THROUGH APRIL 15, NOR DURING ANY OTHER PERIOD WHEN SOILS ARE SATURATED DUE TO RAIN OR SNOW MELT.
- DISTURBED SOILS SHALL BE STABILIZED WITHIN ONE (1) WEEK FROM THE TIME IT WAS LAST ACTIVELY WORKED USING TEMPORARY OR PERMANENT MEASURES SUCH AS PLACEMENT OF RIPRAP, MULCH OR EROSION CONTROL BLANKET, OR OTHER COMPARABLE MEASURES.
- HAY OR STRAW MULCH SHALL BE APPLIED AT A RATE OF AT LEAST ONE (1) BALE PER 500 SQUARE FEET (1-2 TONS PER ACRE).
- IF MULCH IS LIKELY TO BE REMOVED DUE TO TO STEEP SLOPES OR WIND, IT SHALL BE ANCHORED WITH NETTING, PEG OR TWINE, OR OTHER SUITABLE METHOD AND SHALL BE MAINTAINED UNTIL A CATCH OF VEGETATION IS ESTABLISHED OVER THE ENTIRE DISTURBED AREA.
- IN ADDITION TO PLACEMENT OF RIPRAP, MULCH OR EROSION CONTROL BLANKETS, ADDITIONAL STEPS SHALL BE TAKEN WHERE NECESSARY IN ORDER TO PREVENT SEDIMENTATION OF THE WATER. EVIDENCE OF SEDIMENTATION INCLUDES VISIBLE GULLY EROSION, DISCOLORATION OF WATER BY SUSPENDED PARTICLES AND SLUMPING OF BANKS, SILT FENCES, STAKED HAY BALES AND OTHER SEDIMENTATION CONTROL MEASURES, WHERE PLANNED FOR, SHALL BE IN PLACE PRIOR TO COMMENCEMENT OF WORK, BUT SHALL ALSO BE INSTALLED WHEREVER NECESSARY DUE TO SEDIMENTATION.
- MULCH OR OTHER TEMPORARY MEASURES SHALL BE MAINTAINED UNTIL THE SITE IS PERMANENTLY STABILIZED WITH VEGETATION OR OTHER PERMANENT CONTROL MEASURES AFTER WHICH TEMPORARY MEASURES WILL BE REMOVED.
- PERMANENT RE-VEGETATION OF ALL DISTURBED AREAS, USING NATIVE PLANT MATERIAL WHEN POSSIBLE, SHALL OCCUR WITHIN 30 DAYS FROM THE TIME THE AREAS WERE LAST ACTIVELY WORKED, OR FOR FALL AND WINTER ACTIVITIES, BY JUNE 15, EXCEPT WHERE PRECLUDED BY THE TYPE OF ACTIVITY (E.G. RIPRAP, ROAD SURFACES, ETC.). THE VEGETATIVE COVER SHALL BE MAINTAINED.
- DISPOSAL OF COLLECTED DEBRIS MUST BE IN CONFORMANCE WITH MAINE SOLID WASTE LAW, TITLE 38 MRSA SECTION 1301 ET. SEQ.
- LIME AND FERTILIZER APPLICATION RATES SHALL NOT EXCEED THE FOLLOWING:  
GROUND LIMESTONE: 3 TONS/ACRE (130 LBS./1000 S.F.)  
FERTILIZER, 10-10-10 OF EQUIVALENT: 600 LBS./ACRE (14 LBS./1000 S.F.)  
FERTILIZER SHALL NOT BE APPLIED BEFORE START OF THE GROWING SEASON NOR AFTER SEPTEMBER 30. FERTILIZED AREAS SHALL BE MULCHED TO REDUCE OFF-SITE TRANSPORT OF NUTRIENTS UNTIL USED BY VEGETATIVE GROWTH.



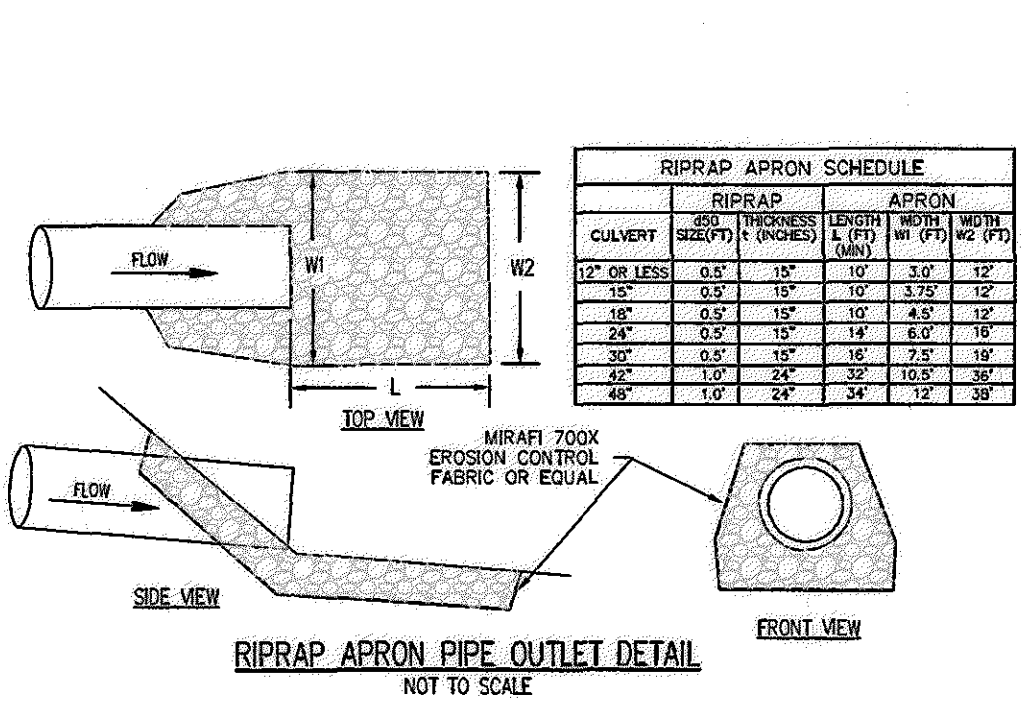
**NOTES:**

- THIS BERM MAY BE USED IN PLACE OF FILTER FENCE WHERE APPLICABLE. THE MIXTURE OF THE BERM MATERIAL NEEDS TO BE A WELL-GRADED BLEND OF ORGANIC & MINERAL SUBSTANCE CONFORMING TO THE FOLLOWING STANDARDS:  
ORGANIC MATTER CONTENT: BETWEEN 80% AND 100%  
MOISTURE CONTENT: 30%-60%  
PH: BETWEEN 6.0 AND 8.0  
PARTICLE SIZE BY WEIGHT SHALL BE 100% PASSING A 5" SCREEN AND A MINIMUM OF 70% MAXIMUM OF 85% PASSING A 0.75" SCREEN. LARGE PORTION OF SILTS, CLAYS OR FINE SANDS ARE NOT ACCEPTABLE MIX.
- THE BERM SHALL BE PLACED ALONG A RELATIVELY LEVEL CONTOUR WHEREVER POSSIBLE. THE EXISTING SURFACE MUST BE SCoured AND THE MIXTURE KEVED IN LIKE ANY OTHER SEDIMENT CONTROL MEASURE.

**FILTER BERM DETAIL**  
NOT TO SCALE

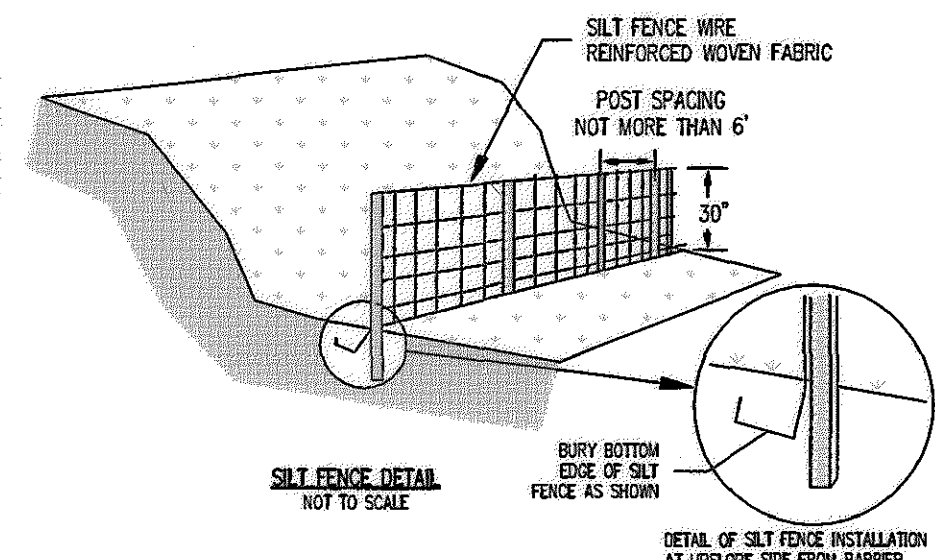


**ELECTRIC & TELEPHONE TRENCH DETAIL**  
NOT TO SCALE

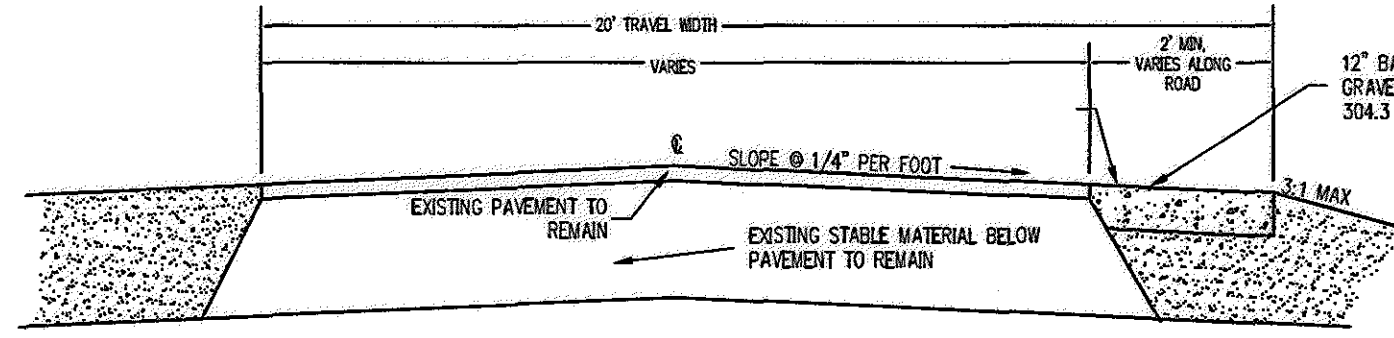


**RIPRAP APRON PIPE OUTLET DETAIL**  
NOT TO SCALE

PREPARED FOR:  
**TOWN APPROVAL & DES AMENDMENT**

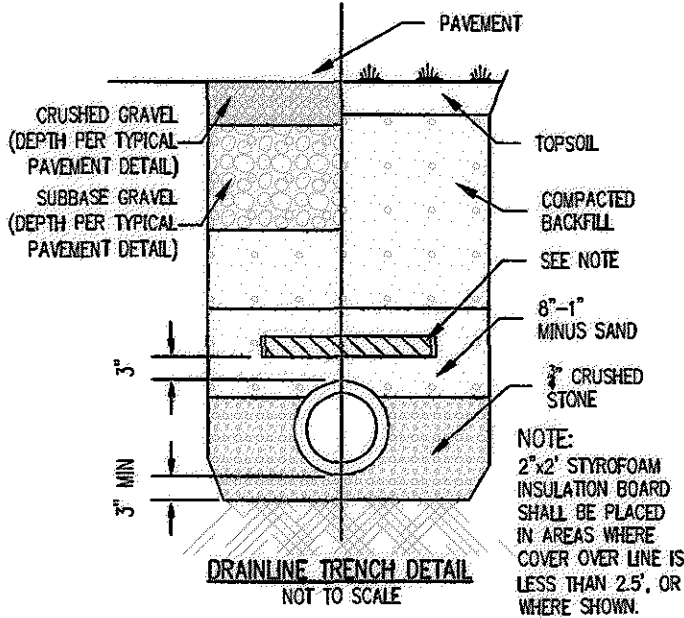


**SILT FENCE DETAIL**  
NOT TO SCALE

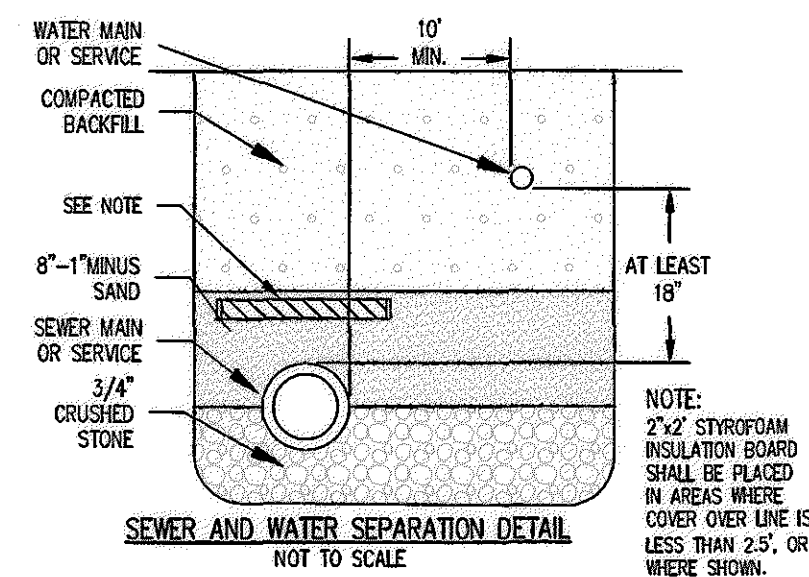


**(A-A) TYPICAL EXPANDED ROAD SECTION**  
NOT TO SCALE

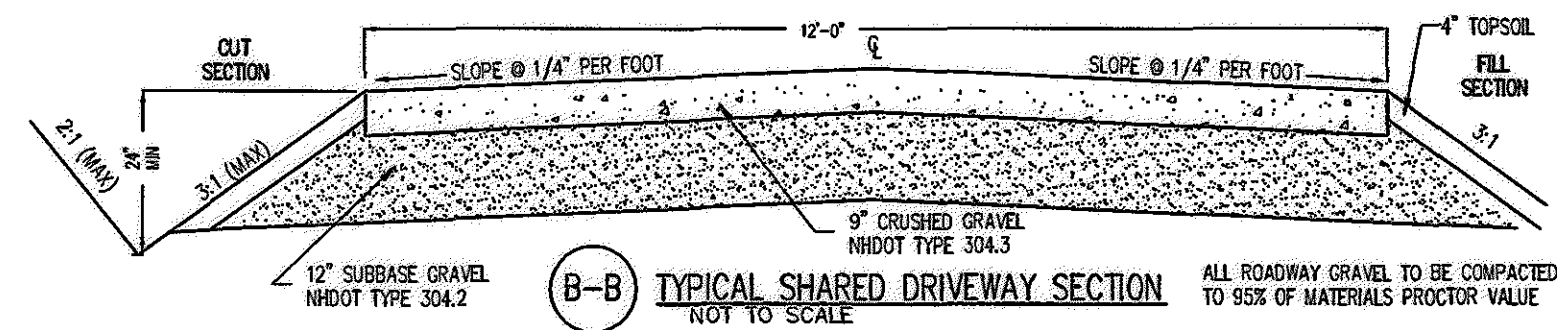
THIS DETAIL REPRESENTATIVE OF ASSUMED MODIFICATION TO EXISTING EDGEWOOD DRIVE ROADWAY TO CREATE A 20' WIDE TRAVEL WAY AS DICTATED BY THE TOWN PLANNER AND MEETING THE DESIGN INTENT OF SFC ENGINEERS IN CONJUNCTION WITH THE TOWN OF DURHAM FIRE DEPARTMENT



**DRAINLINE TRENCH DETAIL**  
NOT TO SCALE

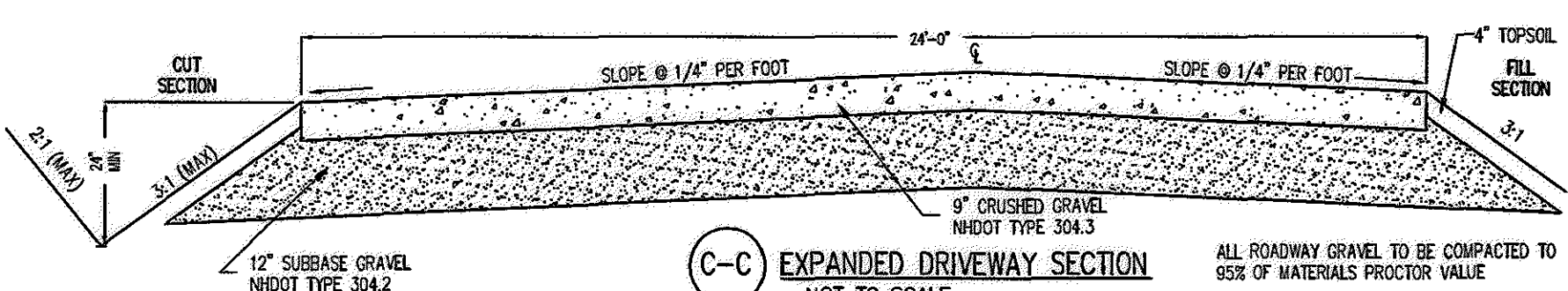


**SEWER AND WATER SEPARATION DETAIL**  
NOT TO SCALE



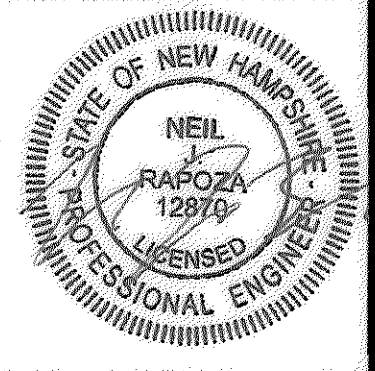
**(B-B) TYPICAL SHARED DRIVEWAY SECTION**  
NOT TO SCALE

ALL ROADWAY GRAVEL TO BE COMPACTED TO 95% OF MATERIALS PROCTOR VALUE



**(C-C) EXPANDED DRIVEWAY SECTION**  
NOT TO SCALE

ALL ROADWAY GRAVEL TO BE COMPACTED TO 95% OF MATERIALS PROCTOR VALUE



**CIVIL CONSULTANTS**  
Neil Rapoza  
Engineers  
Planners  
Surveyors  
P.O. Box 100  
South Berwick  
Maine  
03909  
207-384-2550  
www.civcon.com

NO.	REVISIONS	DATE
1	ADDED APPROX. SEWER & ELEC. LOCATION	10/17/15
2	REVISED PER TOWN COMMENTS	12/18/15
3	ADDED DRIVE NAME AND STREET NUMBERS	1/13/16

RECORDED OWNER:  
COUNTY LINE HOLDINGS, LLC.  
OWNER ADDRESS:  
8 LITTLE JOHN ROAD  
DURHAM, NH 03824

**SHARED DRIVEWAY PLAN**  
**RESIDENTIAL SUBDIVISION**  
**EDGEWOOD ROAD EXT., DURHAM, NEW HAMPSHIRE**  
PREPARED FOR:  
COUNTY LINE HOLDINGS, LLC.  
CLIENT ADDRESS: JOHN FARRELL 8 LITTLE JOHN RD, DURHAM, NH 03824

DATE: 7/23/2015  
DRAWN BY: NJR  
CHECKED BY: GRA  
APPROVED BY: NJR

**NOTES AND DETAILS**

PROJECT NO: 14-299.00

**C2**

SHEET: 2 OF 2