

LOCATION MAP (n.t.s.)

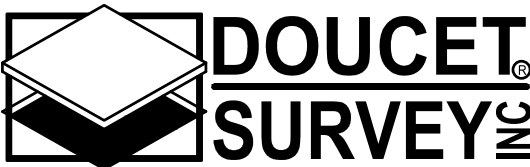
- LEGEND**
- EXISTING LOT LINE
 - PROPOSED LOT LINE
 - CHAIN LINK FENCE
 - OVERHEAD WIRE
 - SEWER LINE
 - DRAIN LINE
 - CONCRETE
 - BRICK
 - UTILITY POLE
 - UTILITY POLE & GUY WIRE
 - SIGN
 - GROUND LIGHT
 - LIGHT POLE W/ARM
 - BOLLARD
 - WATER GATE VALVE
 - HAND HOLE
 - CATCH BASIN
 - IRRIGATION CONTROL VALVE
 - BOUND FOUND
 - IRON ROD/PIPE FOUND
 - 5/8" REBAR OR OTHER SUITABLE MONUMENT TO BE SET
 - IRON PIPE FOUND
 - STEEL STAKE FOUND
 - MAILBOX
 - ACCESSIBLE PARKING SPACE
 - FINISHED FLOOR
 - AUTO SPRINKLER
 - ELECTRIC METER
 - EDGE OF PAVEMENT
 - VERTICAL GRANITE CURB
 - SLOPED BITUMINOUS BERM
 - VERTICAL BITUMINOUS BERM
 - SINGLE WHITE LINE



TOPOGRAPHIC PLAN
FOR
TOWN & CAMPUS, INC.
OF
TAX MAP 2 LOT 14-1
72 MAIN STREET
DURHAM, NEW HAMPSHIRE

1	08/21/18	REVISIONS PER TOWN PLANNER	J.F.K.
NO.	DATE	DESCRIPTION	BY

DRAWN BY:	W.D.C.	DATE:	AUGUST 28, 2018
CHECKED BY:	J.F.K.	DRAWING NO.:	5549B
JOB NO.:	5549	SHEET	1 OF 1

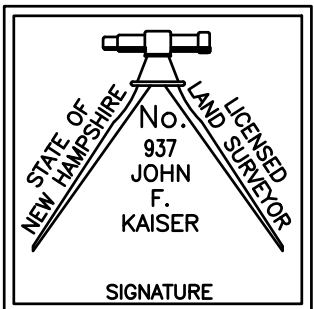


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2 Commerce Drive (Suite 202) Bedford, NH 03110 (603) 614-4060
10 Storer Street (Riverview Suite) Kennebunk, ME (207) 502-7005
<http://www.doucetsurvey.com>

- NOTES:**
- REFERENCE: TAX MAP 2, LOT 14-1
 - TOTAL PARCEL AREA: 18,879 SQ. FT. OR 0.433 AC.
 - OWNER OF RECORD: TOWN & CAMPUS, INC.
105 PERKINS ROAD
MADBURY, NH 03823
S.C.R.D. BOOK 838, PAGE 056
 - ZONE: CB
DIMENSIONAL REQUIREMENTS:
MIN. LOT AREA N/A
MIN. FRONTAGE 50 ft.
MIN. FRONT SETBACK SEE DEVELOPMENT STANDARDS FOR CB ZONE
MIN. SIDE/REAR SETBACK SEE DEVELOPMENT STANDARDS FOR CB ZONE
- ZONING INFORMATION LISTED HEREON IS BASED ON THE TOWN OF DURHAM ZONING ORDINANCE DATED 4/16/18 AS AVAILABLE ON THE TOWN WEBSITE ON 5/25/18. ADDITIONAL REGULATIONS APPLY, AND REFERENCE IS HEREBY MADE TO THE EFFECTIVE ZONING ORDINANCE. THE LAND OWNER IS RESPONSIBLE FOR COMPLYING WITH ALL APPLICABLE MUNICIPAL, STATE AND FEDERAL REGULATIONS.
- FIELD SURVEY PERFORMED BY J.P.E. & P.J.M. DURING MAY 2018 USING A TRIMBLE S7 TOTAL STATION WITH A TRIMBLE TSC3 DATA COLLECTOR. TRAVERSE ADJUSTMENT BASED ON LEAST SQUARE ANALYSIS.
 - HORIZONTAL DATUM BASED ON NEW HAMPSHIRE STATE PLANE(2800) NAD83(2011) DERIVED FROM REDUNDANT GPS OBSERVATIONS UTILIZING THE KEYNET GPS VRS NETWORK.
 - VERTICAL DATUM IS BASED ON NAVD88 PER DISK "UNH 13".
 - UNDERGROUND UTILITIES SHOWN HEREON ARE BASED ON OBSERVABLE PHYSICAL EVIDENCE AND PAINT MARKS FOUND ON-SITE.
 - THE INTENT OF THIS PLAN IS TO SHOW THE LOCATION OF BOUNDARIES IN ACCORDANCE WITH AND IN RELATION TO THE CURRENT LEGAL DESCRIPTION, AND IS NOT AN ATTEMPT TO DEFINE UNWRITTEN RIGHTS, DETERMINE THE EXTENT OF OWNERSHIP, OR DEFINE THE LIMITS OF TITLE.
- THE INTENT OF THIS PLAN IS ALSO TO SUBDIVIDE THE EXISTING TAX MAP 2, LOT 14-1 INTO TWO PARCELS OF APPROXIMATELY EQUAL SQUARE FOOTAGE.
- ALL ELECTRIC, GAS, TEL. WATER, SEWER AND DRAIN SERVICES ARE SHOWN IN SCHEMATIC FASHION, THEIR LOCATIONS ARE NOT PRECISE OR NECESSARILY ACCURATE. NO WORK WHATSOEVER SHALL BE UNDERTAKEN ON THIS SITE USING THIS PLAN TO LOCATE THE ABOVE SERVICES. CONSULT WITH THE PROPER AUTHORITIES CONCERNED WITH THE SUBJECT SERVICE LOCATIONS FOR INFORMATION REGARDING SUCH. CALL DIG-SAFE AT 1-888-DIG-SAFE.
 - THE BUILDINGS ON THE PARCEL ARE SERVICED BY MUNICIPAL WATER AND SEWER. THE SEWER IS BELIEVED TO BE SERVICED FROM PETTEE BROOK LANE AS INDICATED HEREON. THE WATER IS BELIEVED TO BE SERVICED FROM MAIN STREET. THE EXACT LOCATIONS OF THE SERVICES WAS NOT OBSERVED DURING THE SURVEY. FURTHERMORE THE TOWN ENGINEERING DEPARTMENT DID NOT HAVE THIS INFORMATION AVAILABLE.
 - FOR MORE INFORMATION ABOUT THIS SUBDIVISION, OR TO SEE THE COMPLETE PLAN SET, CONTACT THE TOWN OF DURHAM PLANNING DEPARTMENT, 8 NEWMARKET ROAD, DURHAM, NH. (603) 868-8064.

- REFERENCE PLANS:**
- "BOUNDARY LINE ADJUSTMENT MAIN ST. & PETTEE BROOK RD. DURHAM, STRAFFORD COUNTY, NEW HAMPSHIRE, BETWEEN TOWN & CAMPUS, INC. & TOWN OF DURHAM" DATED APRIL 16, 1987 BY THOMAS F. MORAN INC. S.C.R.D. PLAN 28A-118.
 - "BOUNDARY LINE ADJUSTMENT PLAN GAMMA THETA CORP., MAIN STREET DURHAM, N.H." DATED 12-15-03 WITH A REVISION DATE OF 1-9-04 BY CAMMETT ENGINEERING. S.C.R.D. PLAN 74-56.

- EASEMENT NOTES:**
- TAX MAP 2, LOT 14-1 IS EITHER SUBJECT TO, BUT NOT LIMITED TO, THE FOLLOWING EASEMENTS/RIGHTS OF RECORD:
- RIGHTS GRANTED TO NET&T FROM TOWN & CAMPUS, INC. TO ABANDON UNDERGROUND CABLES ON THE PREMISES. SAID RIGHTS DO NOT ALLOW GRANTEE TO PLACE ADDITIONAL CABLE ON THE PREMISES. EASEMENT RECORDED IN S.C.R.D. BOOK 1061, PAGE 652.
 - NO RECORDED EASEMENT WAS FOUND FOR THE EXISTING POLES AND ANCHORS ON THE PREMISES.
 - EXISTING PARKING SPACES ARE SHOWN ON THIS PLAN BOTH AT THE FRONT OF THE NEW NORTHERLY LOT AND IN THE TOWN'S PROPERTY NEAR MAIN STREET. IT IS UNDERSTOOD THAT NO EASEMENT TO PROVIDE ACCESS TO THESE SPACES IS BEING ESTABLISHED AS PART OF THIS SUBDIVISION.
 - EASEMENTS ARE TO BE RECORDED HEREWITH TO DEFINE ITEMS INCLUDING BUT NOT LIMITED TO PARKING, ACCESS, UTILITIES AND MAINTENANCE.



I CERTIFY THAT THIS SURVEY AND PLAN WERE PREPARED BY ME OR BY THOSE UNDER MY DIRECT SUPERVISION AND FALLS UNDER THE URBAN SURVEY CLASSIFICATION OF THE NH CODE OF ADMINISTRATIVE RULES OF THE BOARD OF LICENSURE FOR LAND SURVEYORS. I CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. RANDOM TRAVERSE SURVEY BY TOTAL STATION, WITH A PRECISION GREATER THAN 1:15,000.

_____.L.L.S. #937
_____.DATE

THE CERTIFICATIONS SHOWN HEREON ARE INTENDED TO MEET REGISTRY OF DEED REQUIREMENTS AND ARE NOT A CERTIFICATION TO TITLE OR OWNERSHIP OF PROPERTY SHOWN. OWNERS OF ADJOINING PROPERTIES ARE ACCORDING TO CURRENT TOWN ASSESSORS RECORDS.



CLARK PROPERTIES LLC
74 MAIN STREET

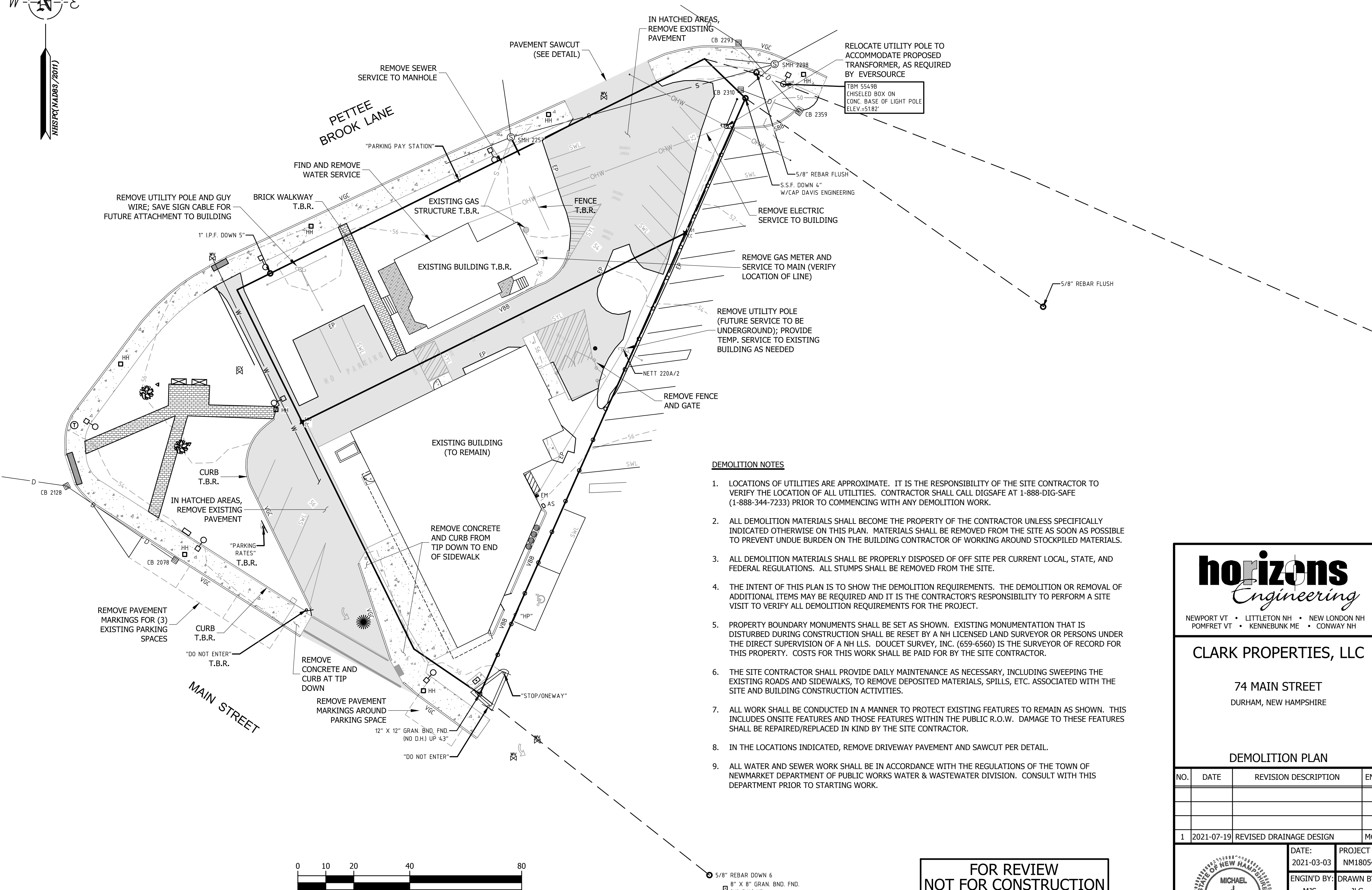
URHAM, NEW HAMPSHIRE

PARKING CONCEPT PLAN

NO.	DATE	REVISION DESCRIPTION	ENG	DWG
01	2022-01-26	REVISED PARKING CONCEPT	MCS	MCS
02	2022-03-14	REVISED PARKING CONCEPT	MCS	MCS
03	2022-04-07	REVISED PARKING CONCEPT	MCS	MCS
04	2022-04-15	REVISED PER 7 APRIL MEETING	MCS	MCS

DATE:	PROJECT #:
2022-01-21	NM18054
ENG'D BY:	DRAWN BY:
MJS	JLG/MCS
CHECK'D BY:	ARCHIVE #:
MJS	H-__

C101

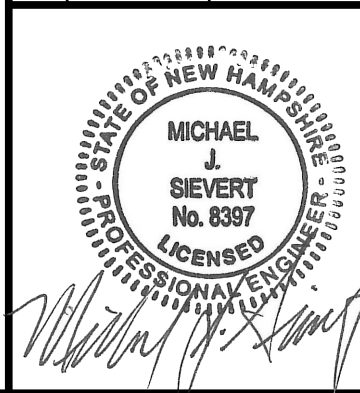


1. LOCATIONS OF UTILITIES ARE APPROXIMATE. IT IS THE RESPONSIBILITY OF THE SITE CONTRACTOR TO VERIFY THE LOCATION OF ALL UTILITIES. CONTRACTOR SHALL CALL DIGSAFE AT 1-888-DIG-SAFE (1-888-344-7233) PRIOR TO COMMENCING WITH ANY DEMOLITION WORK.
2. ALL DEMOLITION MATERIALS SHALL BECOME THE PROPERTY OF THE CONTRACTOR UNLESS SPECIFICALLY INDICATED OTHERWISE ON THIS PLAN. MATERIALS SHALL BE REMOVED FROM THE SITE AS SOON AS POSSIBLE TO PREVENT UNDUE BURDEN ON THE BUILDING CONTRACTOR OF WORKING AROUND STOCKPILED MATERIALS.
3. ALL DEMOLITION MATERIALS SHALL BE PROPERLY DISPOSED OF OFF SITE PER CURRENT LOCAL, STATE, AND FEDERAL REGULATIONS. ALL STUMPS SHALL BE REMOVED FROM THE SITE.
4. THE INTENT OF THIS PLAN IS TO SHOW THE DEMOLITION REQUIREMENTS. THE DEMOLITION OR REMOVAL OF ADDITIONAL ITEMS MAY BE REQUIRED AND IT IS THE CONTRACTOR'S RESPONSIBILITY TO PERFORM A SITE VISIT TO VERIFY ALL DEMOLITION REQUIREMENTS FOR THE PROJECT.
5. PROPERTY BOUNDARY MONUMENTS SHALL BE SET AS SHOWN. EXISTING MONUMENTATION THAT IS DISTURBED DURING CONSTRUCTION SHALL BE RESET BY A NH LICENSED LAND SURVEYOR OR PERSONS UNDER THE DIRECT SUPERVISION OF A NH L.S. DOUCET SURVEY, INC. (659-6560) IS THE SURVEYOR OF RECORD FOR THIS PROPERTY. COSTS FOR THIS WORK SHALL BE PAID FOR BY THE SITE CONTRACTOR.
6. THE SITE CONTRACTOR SHALL PROVIDE DAILY MAINTENANCE AS NECESSARY, INCLUDING SWEEPING THE EXISTING ROADS AND SIDEWALKS, TO REMOVE DEPOSITED MATERIALS, SPILLS, ETC. ASSOCIATED WITH THE SITE AND BUILDING CONSTRUCTION ACTIVITIES.
7. ALL WORK SHALL BE CONDUCTED IN A MANNER TO PROTECT EXISTING FEATURES TO REMAIN AS SHOWN. THIS INCLUDES ONSITE FEATURES AND THOSE FEATURES WITHIN THE PUBLIC R.O.W. DAMAGE TO THESE FEATURES SHALL BE REPAIRED/REPLACED IN KIND BY THE SITE CONTRACTOR.
8. IN THE LOCATIONS INDICATED, REMOVE DRIVEWAY PAVEMENT AND SAWCUT PER DETAIL.
9. ALL WATER AND SEWER WORK SHALL BE IN ACCORDANCE WITH THE REGULATIONS OF THE TOWN OF NEWMARKET DEPARTMENT OF PUBLIC WORKS WATER & WASTEWATER DIVISION. CONSULT WITH THIS DEPARTMENT PRIOR TO STARTING WORK.

DATE OF PRINT
20 JULY 2021
HORIZONS ENGINEERING

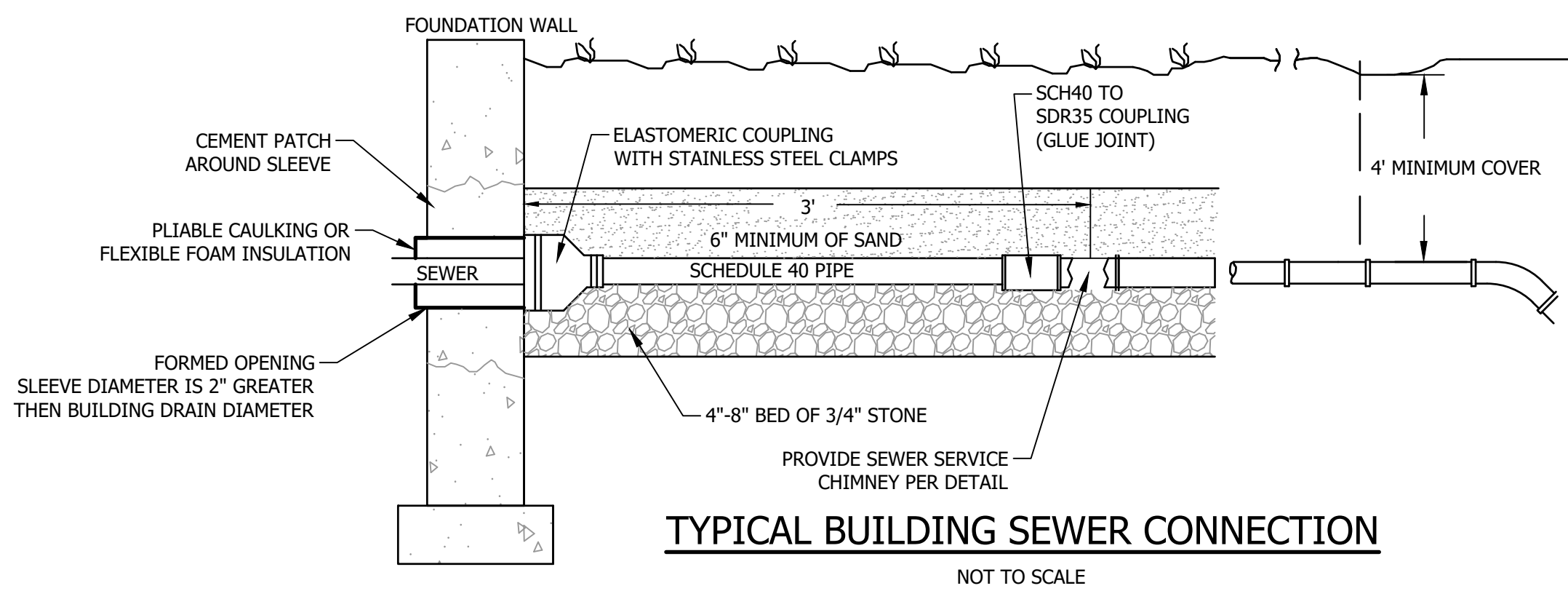


NO.	DATE	REVISION DESCRIPTION	ENG
1	2021-07-19	REVISED DRAINAGE DESIGN	MCS



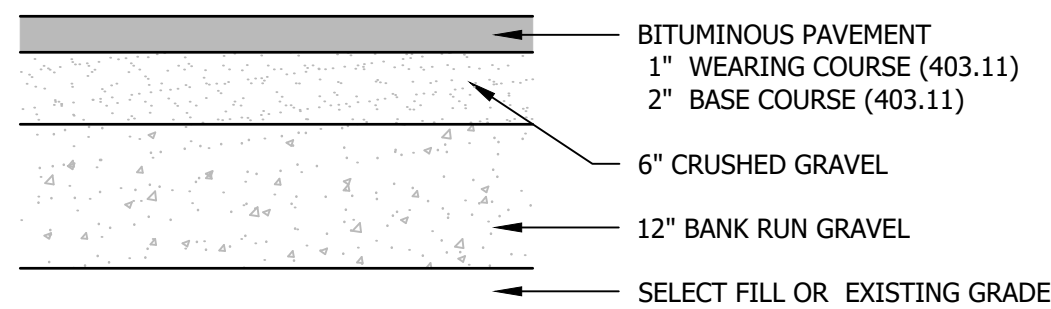
DATE: 2021-03-03	PROJECT #: NM18054
ENGIN'D BY: MJS	DRAWN BY: JLG
CHECK'D BY: MJS	ARCHIVE #: H-__

C102



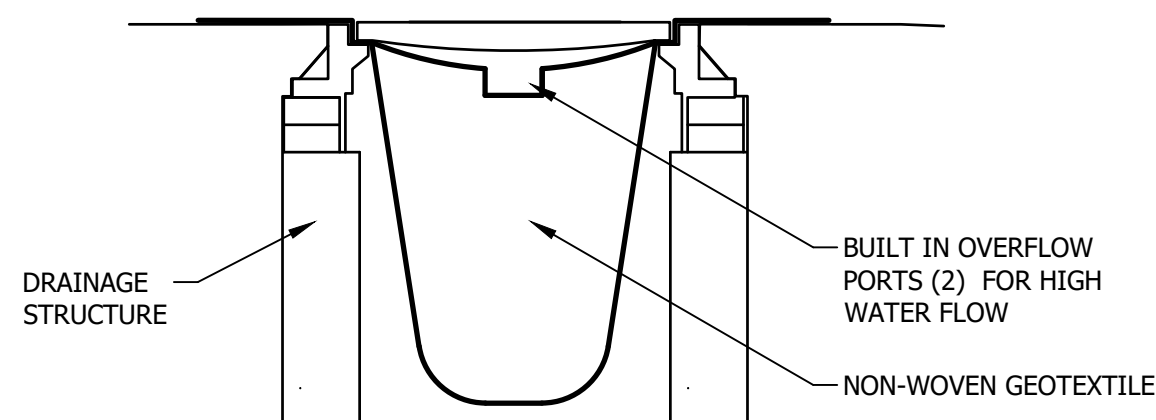
TYPICAL BUILDING SEWER CONNECTION

NOT TO SCALE



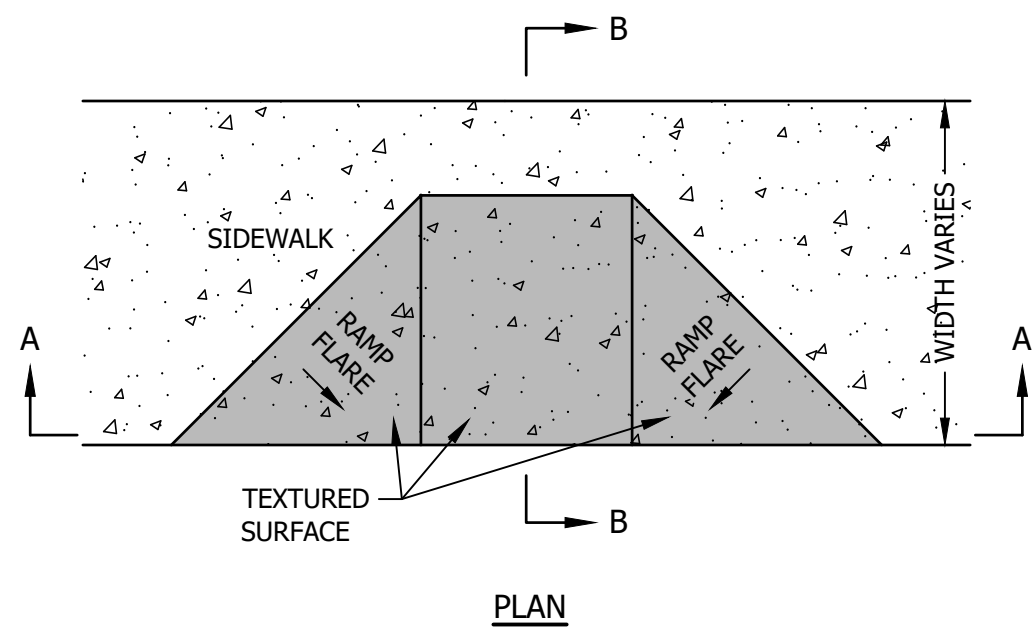
TYPICAL PAVEMENT SECTION

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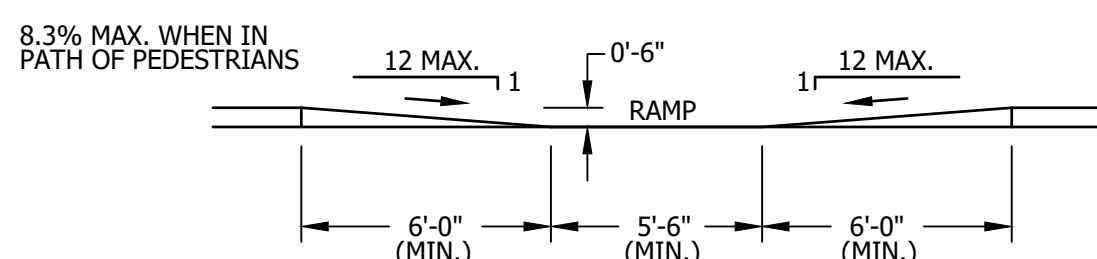


**CATCH BASIN PROTECTION
INSERT TYPE**

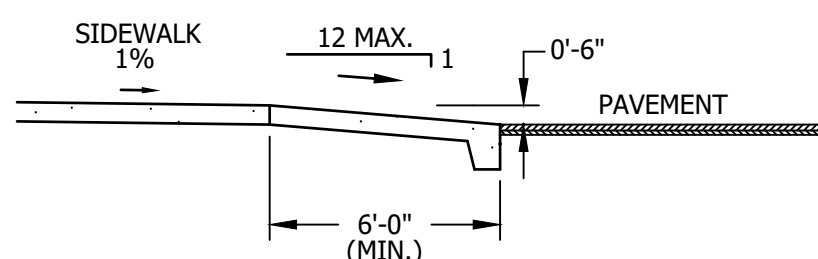
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PLAN



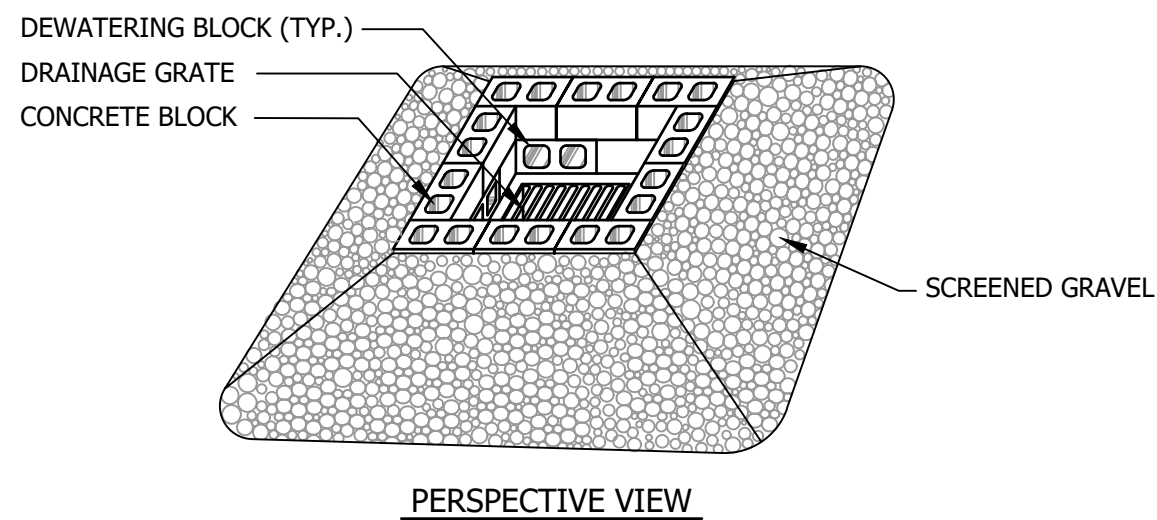
SECTION A - A



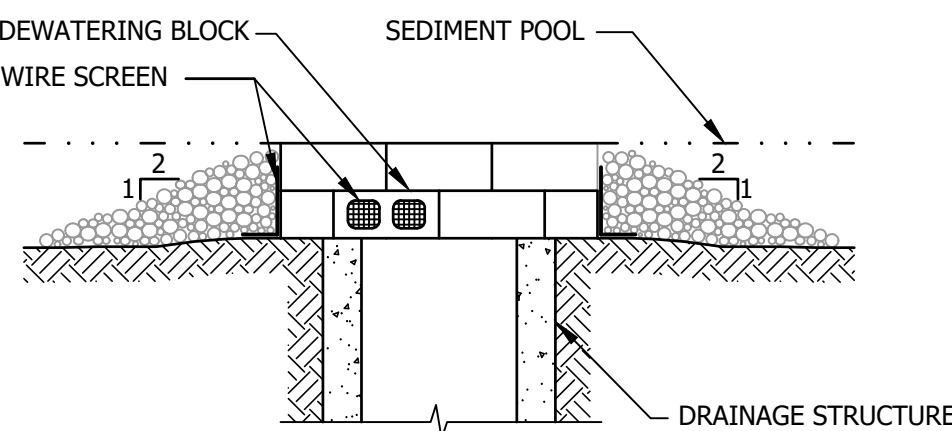
SECTION B - B

SIDEWALK RAMP DETAIL

NOT TO SCALE



PERSPECTIVE VIEW



SECTION

CATCH BASIN INLET PROTECTION DETAIL

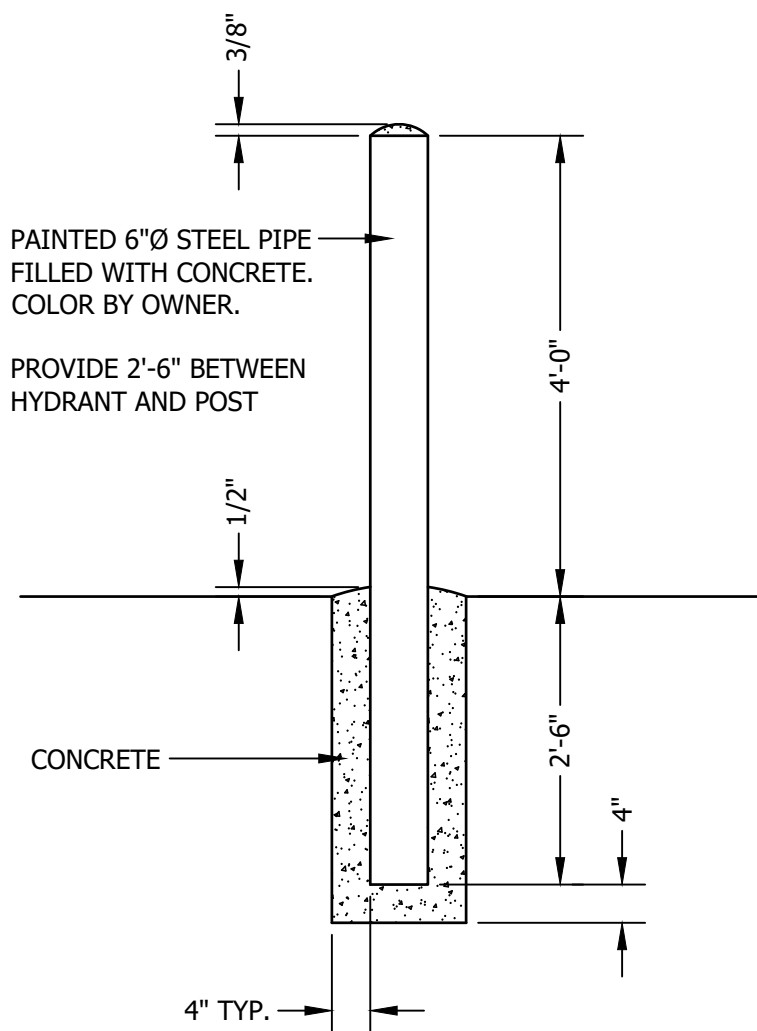
NO SCALE

MATERIALS SPECIFICATIONS:

1. CONCRETE BLOCKS: HOLLOW LOAD BEARING CONCRETE MASONRY UNITS, 8" x 8" x 16" DIMENSION.
2. WIRE SCREEN: HARDWARE CLOTH OR COMPARABLE WIRE MESH WITH 1/2" OPENINGS.
3. SCREENED GRAVEL: UNIFORMLY GRADED 3/8" TO 1-1/2" DIA. STONE.

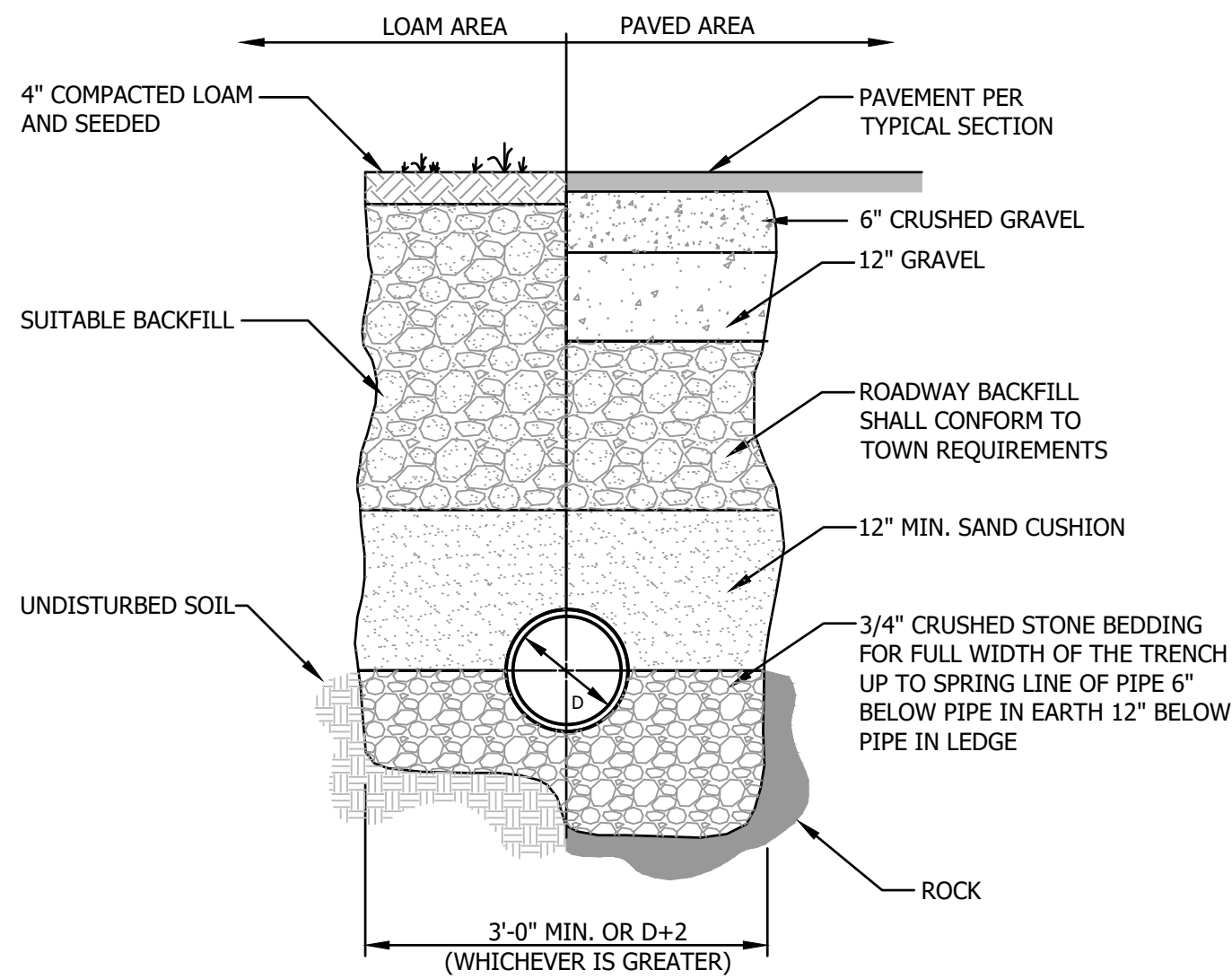
CONSTRUCTION SPECIFICATIONS:

1. INSTALL BLOCK AND GRAVEL INLET PROTECTION WHERE INDICATED OR WARRANTED.
2. EXCAVATE FOUNDATION 2" BELOW RIM OF STORM DRAIN.
3. PLACE BOTTOM ROW OF BLOCKS AGAINST EDGE OF STORM DRAIN WITH ONE BLOCK ON EACH SIDE OF THE ROW BEING LAID ON ITS SIDE. PLACE TOP ROW OF BLOCKS.
4. INSTALL WIRE SCREEN OVER ALL DEWATERING BLOCKS.
5. PLACE SCREENED GRAVEL AROUND EXTERIOR OF BLOCK BARRIER TO 1" BELOW THE TOP OF THE BLOCKS.



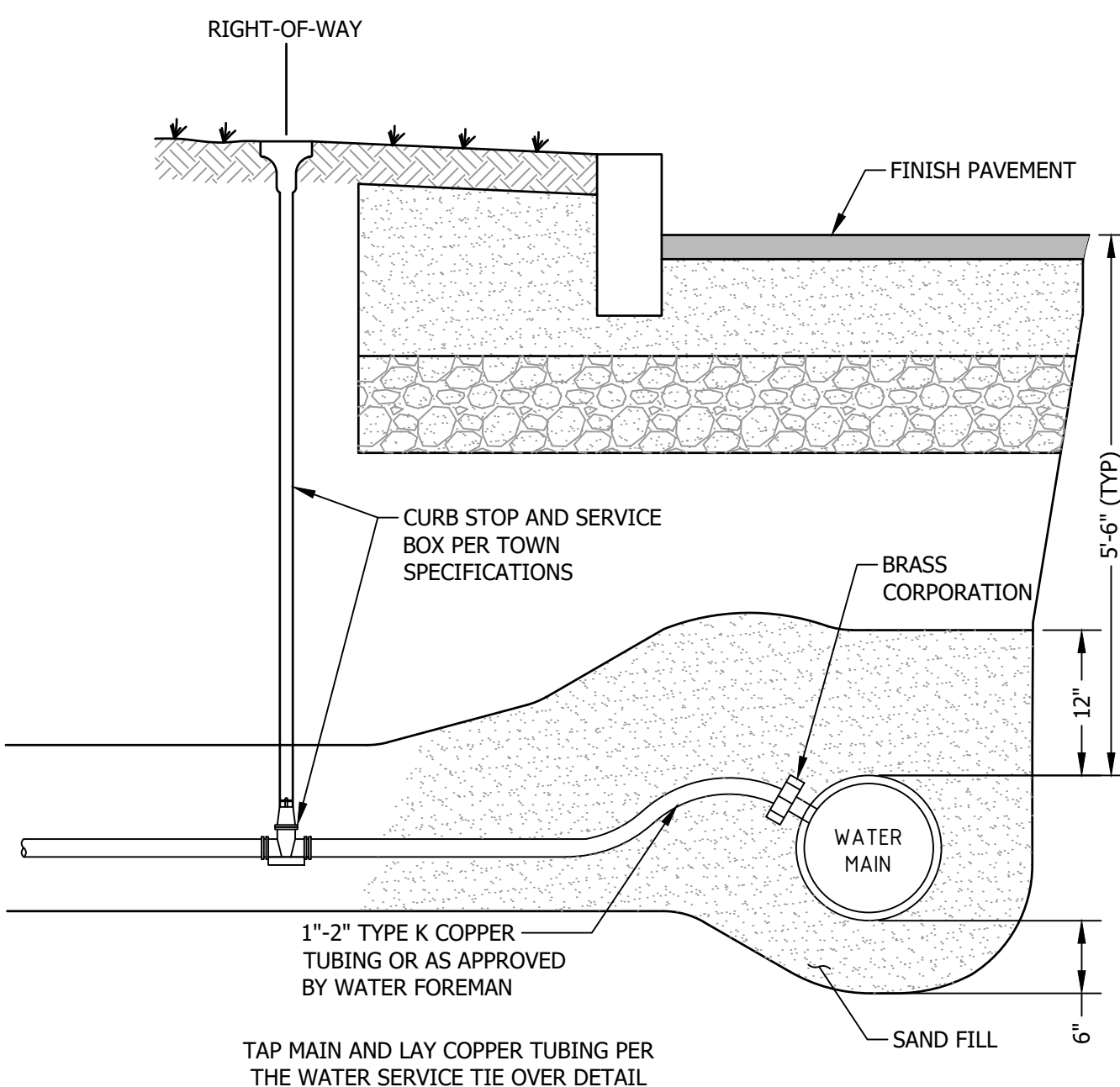
CONCRETE FILLED BOLLARD DETAIL

NOT TO SCALE



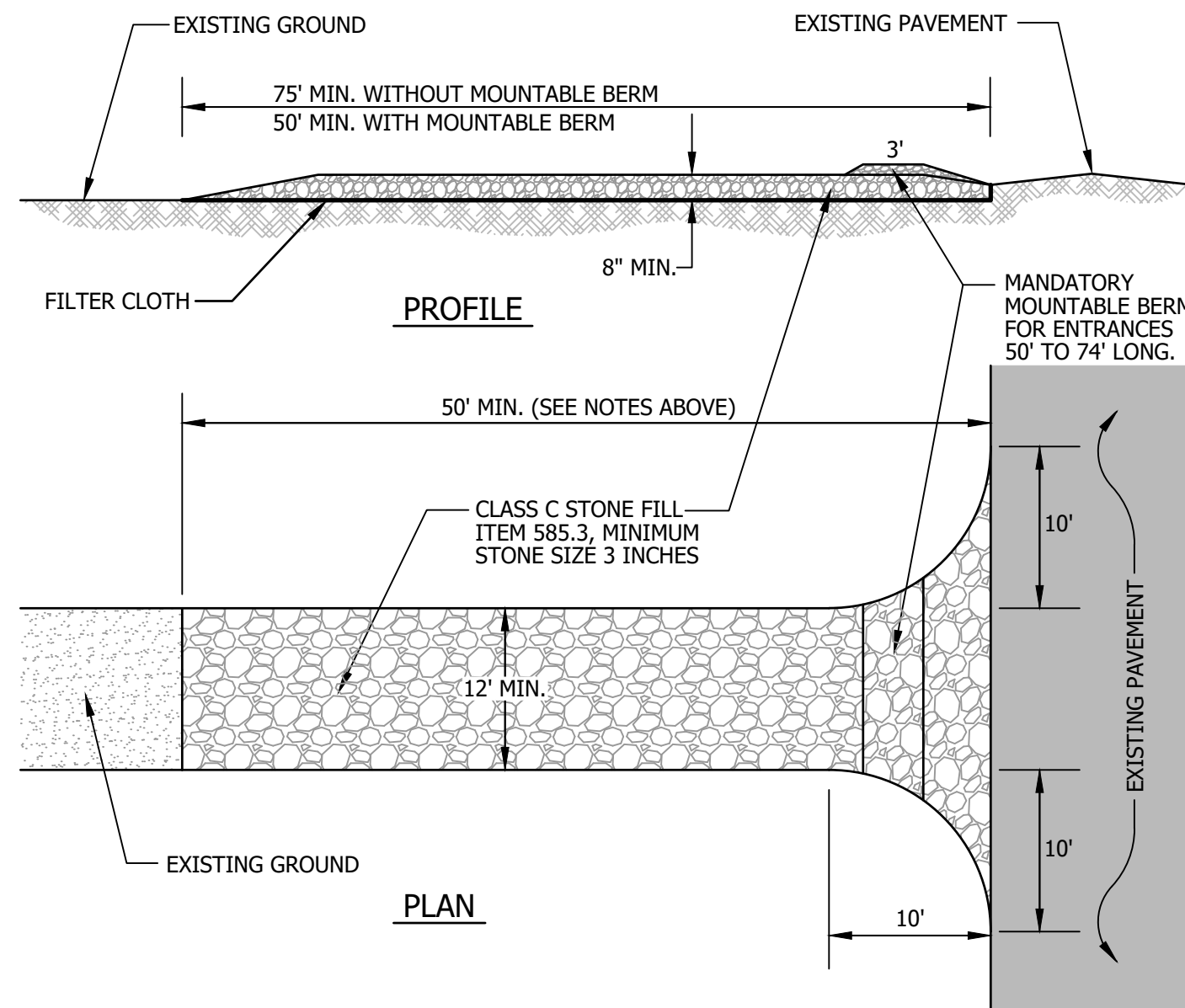
TYPICAL DRAINAGE TRENCH DETAIL

NOT TO SCALE



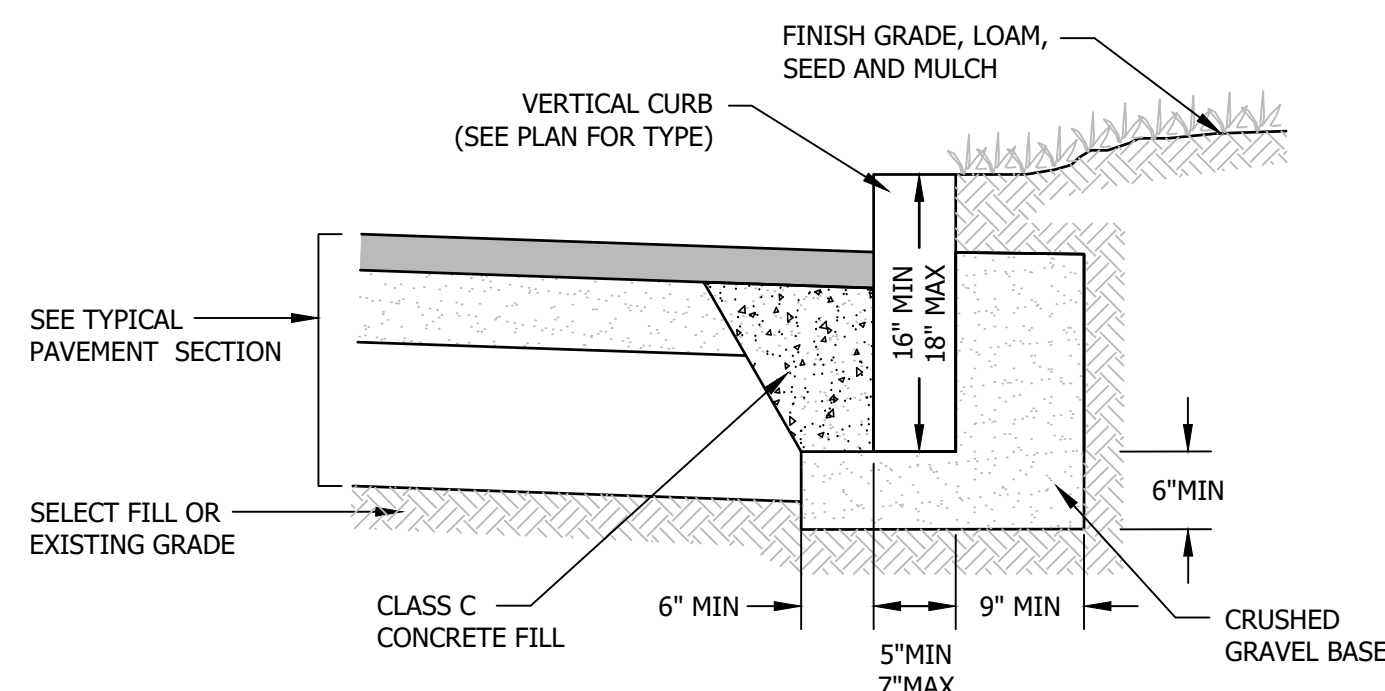
WATER SERVICE INSTALLATION DETAIL

NOT TO SCALE



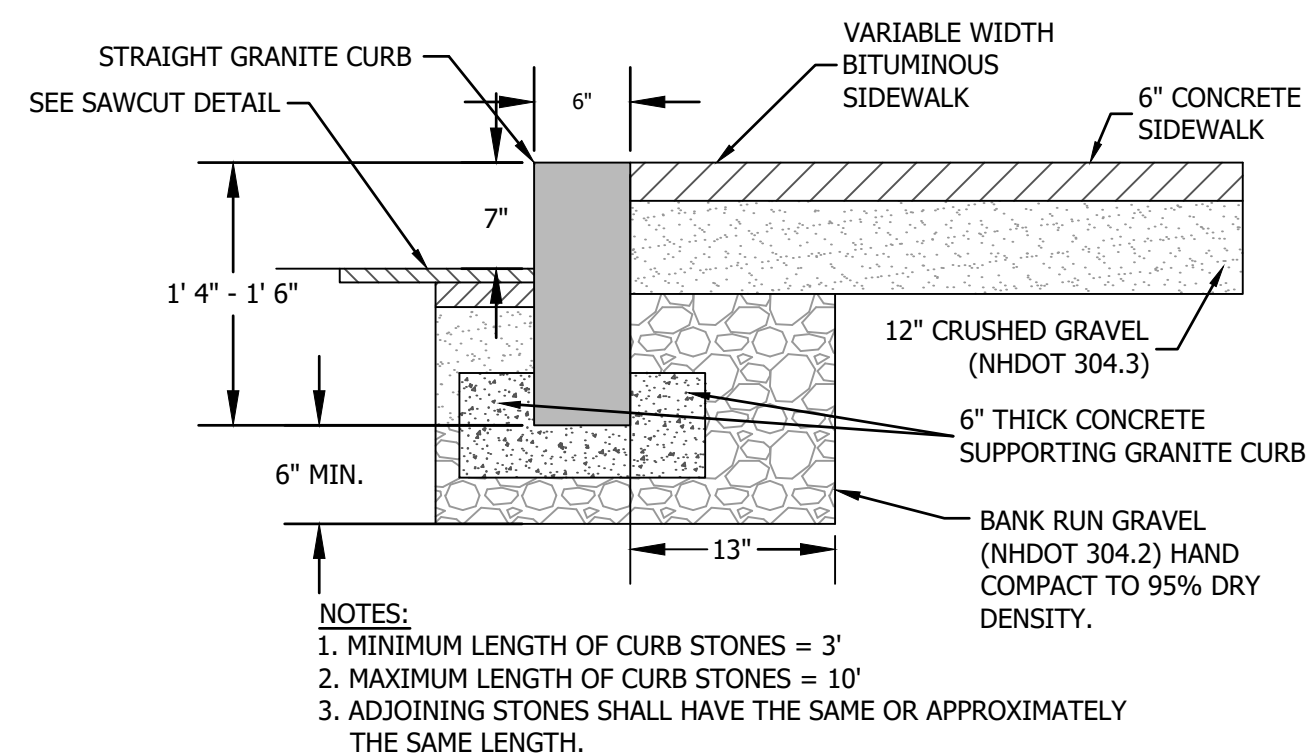
STABILIZED CONSTRUCTION ENTRANCE

NOT TO SCALE



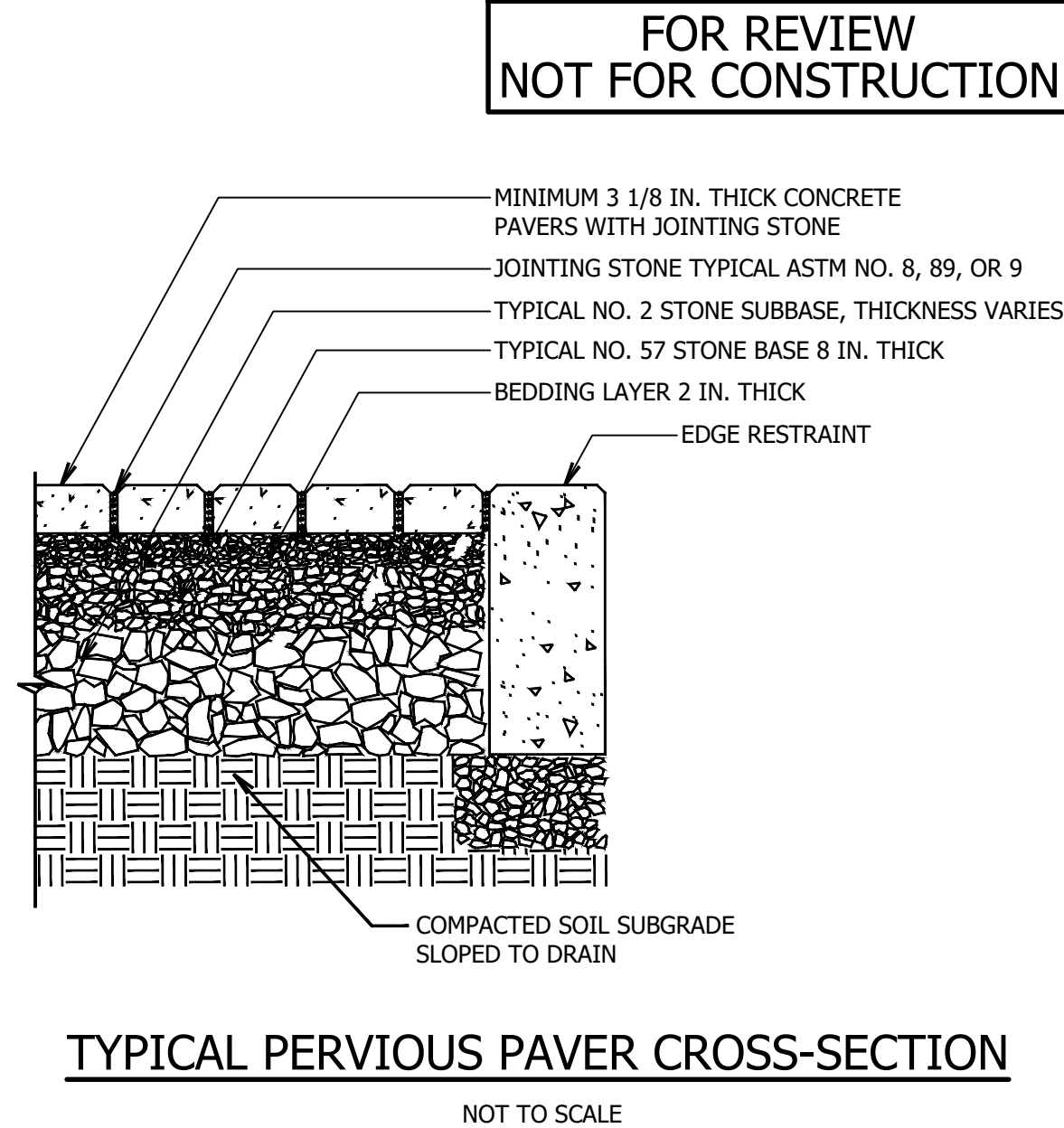
TYPICAL VERTICAL CURB DETAIL

NOT TO SCALE



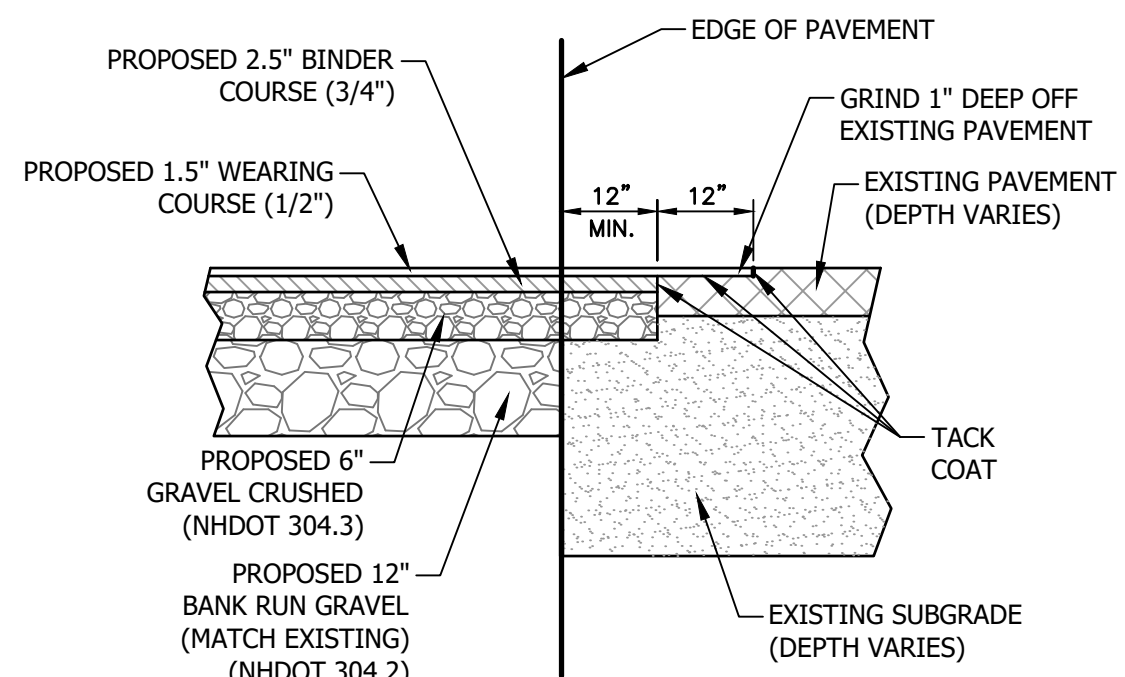
**TYPICAL CONCRETE SIDEWALK SECTION WITH
VERTICAL GRANITE CURB**

NOT TO SCALE



TYPICAL PERVIOUS PAVER CROSS-SECTION

NOT TO SCALE



TYPICAL PAVEMENT SAWCUT DETAIL

NOT TO SCALE

PAVEMENT SAWCUT NOTES:

1. SAWCUT THROUGH DEPTH OF PAVEMENT AT LEAST 1 FT. FROM EDGE OR GREATER IF REQUIRED BY NHDOT.
2. INSTALL AND COMPACT CRUSHED GRAVEL TO GRADE.
3. PLACE BINDER COURSE.
4. GRIND EXISTING PAVEMENT 1 FT. WIDE TO A DEPTH NECESSARY TO PROPERLY MATCH NEW WEARING COURSE PAVEMENT.
5. TACK COAT ALL EXISTING PAVEMENT SURFACES WITH EMULSIFIED ASPHALT (MS-1) PRIOR TO PLACING NEW PAVEMENT.

horizons
Engineering

NEWPORT VT • LITTLETON NH • NEW LONDON NH
POMFRET VT • KENNEBUNK ME • CONWAY NH

CLARK PROPERTIES, LLC

74 MAIN STREET
DURHAM, NH

CONSTRUCTION DETAILS

NO.	DATE	REVISION DESCRIPTION	ENG
1	2021-07-19	REVISED DRAINAGE DESIGN	MCS

DATE: 2021-03-03	PROJECT #: NM18054
ENGINE'D BY: MJS	DRAWN BY: MCS
CHECK'D BY: MJS	ARCHIVE #: H-___

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