

MAP 204, LOTS 1 & 2
SITE PLAN

SITE IMPROVEMENTS PLAN

121 TECHNOLOGY DRIVE
 DURHAM, NEW HAMPSHIRE

PREPARED FOR

R.J. KELLY COMPANY, INC.

55 CAMBRIDGE STREET
 BURLINGTON, MASSACHUSETTS 01803
 (781) 365-2416

RECORD OWNER

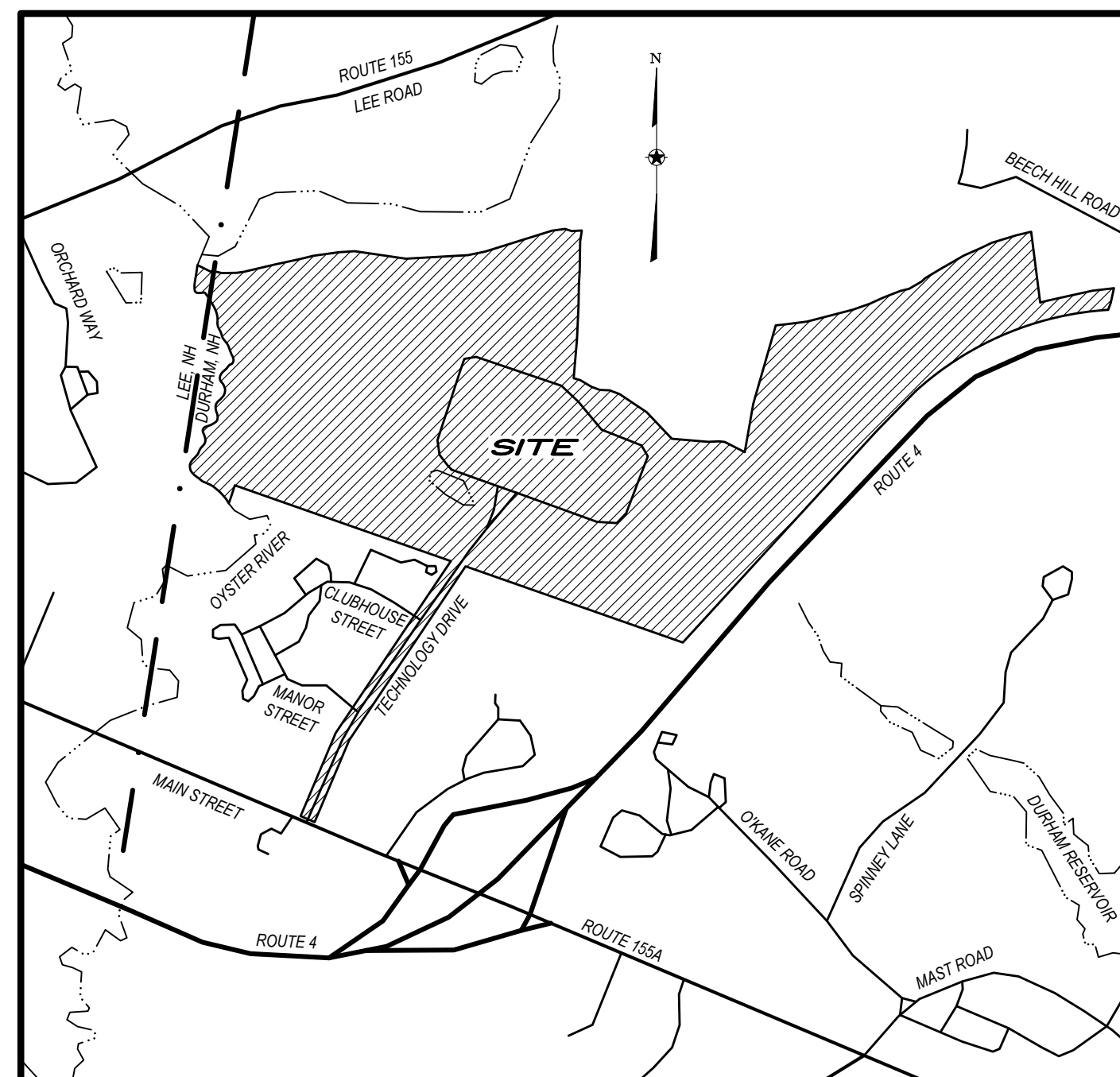
121 TECH OWNER, L.L.C.

55 CAMBRIDGE STREET
 BURLINGTON, MASSACHUSETTS 01803
 (781) 365-2416

30 JUNE 2023

REVISED
 28 JULY 2023
 9 AUGUST 2023

REVIEW ONLY



VICINITY PLAN
 SCALE: 1" = 1,000'

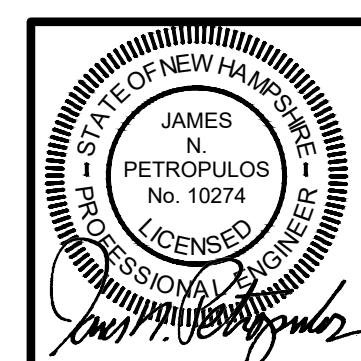
INDEX OF PLANS		
SHEET No.	TITLE	
1 OF 6	MASTER SITE PLAN	1"= 100'
2 OF 6	EXISTING CONDITIONS PLAN	1"= 40'
3 OF 6	SITE PLAN	1"= 40'
4 OF 6	STORMWATER MANAGEMENT PLAN	1"=40'
5 OF 6	EROSION CONTROL PLAN	
6-7 OF 6	DETAIL SHEET	

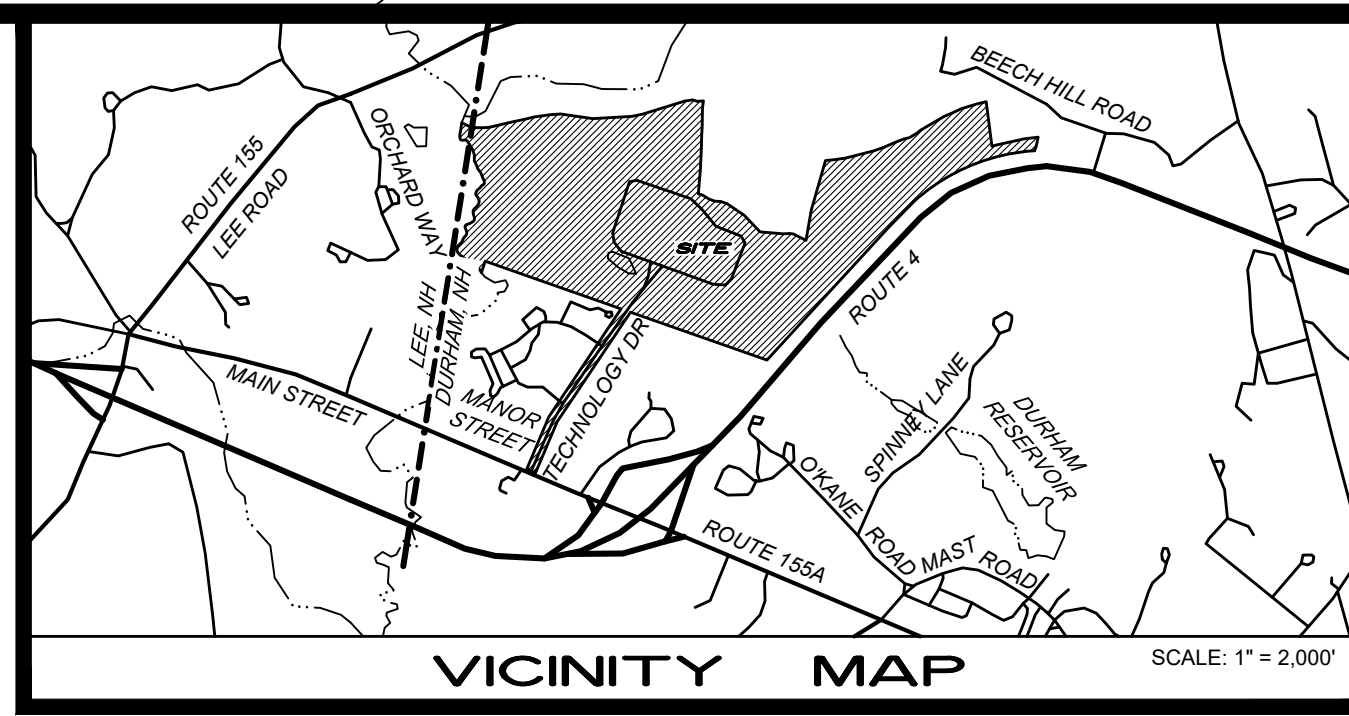
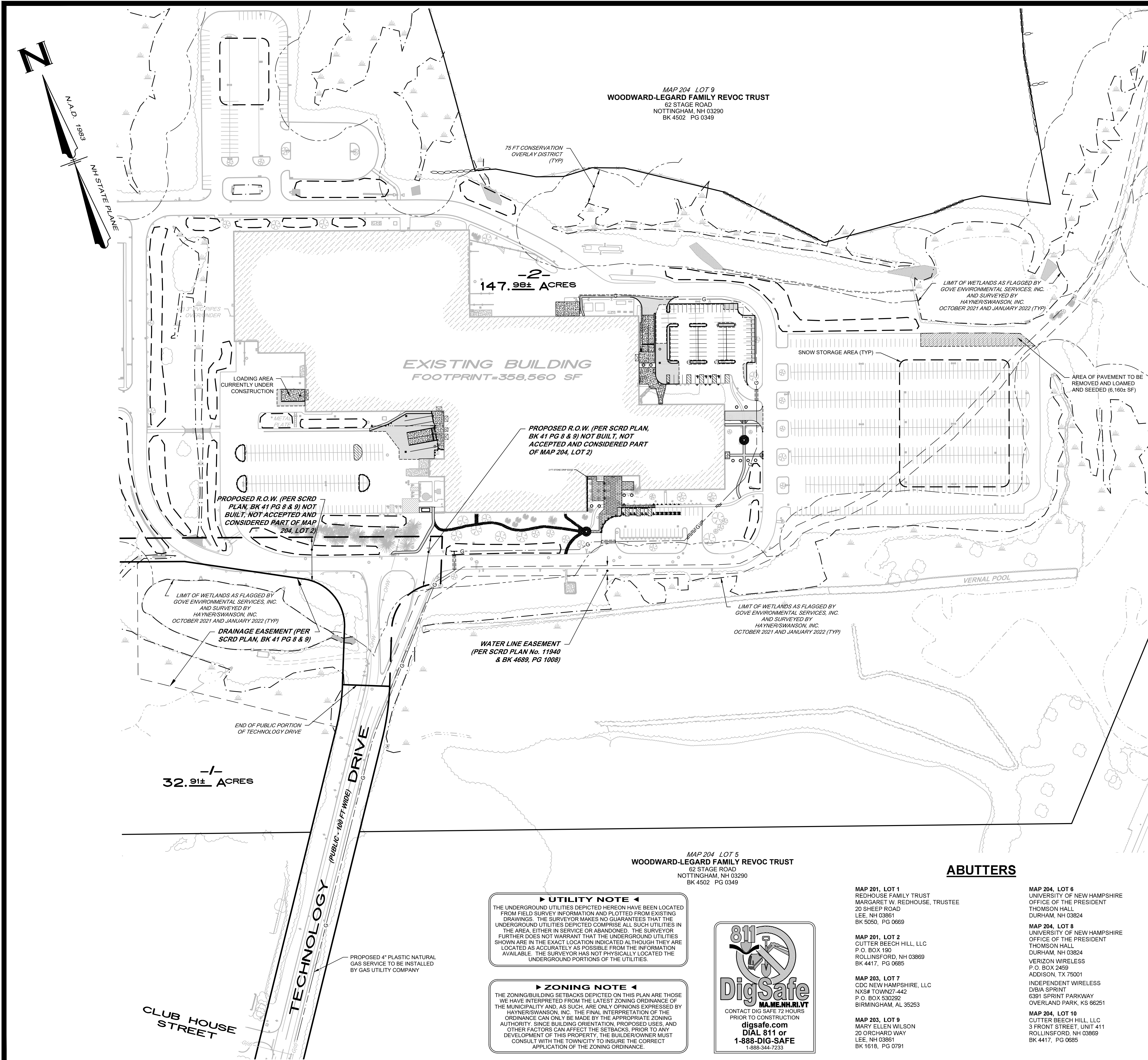
APPROVED	
DURHAM PLANNING BOARD	
CHAIRMAN _____	DATE _____
SECRETARY _____	DATE _____

 **HSI** Hayner/Swanson, Inc.

Civil Engineers/Land Surveyors
 3 Congress Street
 Nashua, NH 03062
 (603) 883-2057
 www.hayner-swanson.com

131 Middlesex Turnpike
 Burlington, MA 01803
 (781) 203-1501





- PLAN REFERENCES:**
- PLAN OF LAND, OWNER/APPLICANT: HARRIS GRAPHICS CORPORATION, ENGINEER: ECM, ERIC C. MITCHELL AND ASSOCIATES, INC., SCALE: 1" = 200' DATED: MARCH 20, 1991 WITH REVISIONS THRU 05/07/91. ON FILE AT SCRD: BK 41, PG 8 & 9
 - WATER LINE EASEMENT FOR: TOWN OF DURHAM, OVER LAND OF: LEXINGTON DURHAM LIMITED PARTNERSHIP, (fka PREFCO XXV LIMITED PARTNERSHIP) A CONNECTICUT LIMITED PARTNERSHIP, TAX MAP 9, LOT 10-4, 121 TECHNOLOGY DRIVE, DURHAM, NEW HAMPSHIRE, DATED: DECEMBER 8, 2017 AND PREPARED BY: DOUCET SURVEY, INC. ON FILE AT SCRD: PLAN No. 11940.

- NOTES:**
- TOTAL SITE AREA: MAP 204 LOT 1 32.91 ACRES LOT 2 147.98 ACRES
 - BOUNDARY AND EASEMENT INFORMATION TAKEN FROM PLAN RECORDED IN SCRD BK 41, PG 8 & 9
 - PRESENT ZONING: OFFICE & RESEARCH AND LIGHT INDUSTRY (ORLI)
 MINIMUM LOT REQUIREMENTS:
 - LOT SIZE 150,000 SF
 - FRONTAGE 150 FT
 MINIMUM BUILDING SETBACKS
 - FRONT YARD 30 FT
 - SIDE YARD 20 FT
 - REAR YARD 20 FT
 - LOT NUMBERS REFER TO TOWN OF DURHAM ASSESSORS MAPS 201, 203 & 204
 - PURPOSE OF PLAN:
 [A] TO AMEND THE PREVIOUS SITE PLAN TO PROPOSE SITE IMPROVEMENTS TO SUPPORT NEW TENANT SPACE IMPROVEMENTS. NO BUILDING ADDITIONS (EXCEPT CANOPIES) ARE PROPOSED.
 - THE SITE IS CURRENTLY SERVICED BY MUNICIPAL WATER AND SEWER, TELEPHONE, ELECTRIC AND ONSITE PROPANE
 - MONUMENTS, WHERE REQUIRED, TO BE SET BY A LICENSED LAND SURVEYOR
 - REQUIRED PARKING:
 USE: EXISTING PROPOSED
 1. WAREHOUSE: 260,000 SF 184,000 SF
 (1 SPACE/1,000 SF) 260 SPACES 184 SPACES
 2. OFFICE/R&D: 224,000 SF 224,000 SF
 (1 SPACE/400 SF) 560 SPACES 560 SPACES
 3. MANUFACTURING: 76,000 SF 190 SPACES
 (1 SPACE/400 SF)
 TOTAL PARKING REQUIRED 820 SPACES 937 SPACES
 - PARKING PROVIDED: EXISTING PROPOSED
 1,465 SPACES 1,394 SPACES
 - LOADING: EXISTING PROPOSED
 18 SPACES 23 SPACES
 - OPEN SPACE (LOT 2):
 REQUIRED: 50%
 EXISTING: 16.55%
 PROPOSED: 16.45%
 - ALL OF MAP 204 LOT 2 AND THE MAJORITY OF MAP 204 LOT 1 ARE NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA, HOWEVER, A PORTION OF MAP 204 LOT 2 (ALONG THE OYSTER RIVER) IS LOCATED WITHIN ZONE 'A' AS DETERMINED FROM THE FLOOD INSURANCE STUDY (FIRM), STRAFFORD COUNTY, TOWN OF DURHAM, NEW HAMPSHIRE, COMMUNITY No. 330146, PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, MAP NUMBERS: 3301703146 AND 3301703156, DATED: SEPTEMBER 30, 2015
 - EXTERIOR LIGHTING SHALL BE DOWNCAST AND DIRECTED ONTO THE SITE AND SHALL CONFORM WITH ALL APPLICABLE TOWN OF DURHAM REGULATIONS.
 - LANDSCAPING SHALL MEET TOWN OF DURHAM STANDARDS FOR TYPE AND SIZE OF PLANTINGS.
 - SITE PERMITS: N/A
 - ALL ROAD (INCLUDING PARKING LOT) AND DRAINAGE WORK SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE TOWN OF DURHAM PUBLIC WORKS DEPARTMENT REGULATIONS.
 - PRESENT OWNER OF RECORD:
MAP 204, LOTS 1 & 2
 121 TECH OWNER, LLC
 55 CAMBRIDGE STREET
 BURLINGTON, MA 01803
 BK. 4967 PG. 908

- TOWN OF DURHAM CONTACTS**
- PLANNING DEPARTMENT**
 DURHAM PLANNING DEPARTMENT
 8 NEW MARKET ROAD
 DURHAM, NH 03824-2888
 ATT: MICHAEL BEHRENDT
 (603) 868-6064
 - ENGINEERING DEPARTMENT**
 DURHAM DEPT. OF PUBLIC WORKS / ENGINEERING
 10 STONE QUARRY DRIVE
 DURHAM, NH 03824
 ATT: RICHARD REINE, DIRECTOR
 (603) 868-5578
 - FIRE DEPARTMENT**
 DURHAM FIRE DEPARTMENT
 51 COLLEGE ROAD
 DURHAM, NH 03824
 ATT: CHIEF DAVID EMANUEL
 (603) 868-5531
 - CODE ENFORCEMENT OFFICE:**
 DURHAM CODE ENFORCEMENT
 8 NEWMARKET ROAD
 DURHAM, NH 03824-2888
 ATT: AUDREY CLINE,
 BUILDING INSPECTOR
 (603) 868-6064
- UTILITY COMPANY CONTACTS**
- WATER/SEWER:**
 DURHAM DEPT. OF PUBLIC WORKS
 10 STONE QUARRY DRIVE
 DURHAM, NH 03824
 ATT: RICHARD REINE, DIRECTOR
 (603) 868-5578
 - NATURAL GAS:**
 UNILIT
 30 ENERGY WAY
 EXETER, NH 03833
 (603) 379-3837
 - TELEPHONE:**
 CONSOLIDATED COMMUNICATIONS,
 1 GERRY AVENUE
 NEWMARKET, NH 03857
 (844) 968-7224
 - POWER:**
 EVERSOURCE
 74 OLD DOVER ROAD
 ROCHESTER, NH 03867
 (800) 662-7784

UTILITY NOTE

THE UNDERGROUND UTILITIES DEPICTED HEREON HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND PLOTTED FROM EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES DEPICTED COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND PORTIONS OF THE UTILITIES.

ZONING NOTE

THE ZONING/BUILDING SETBACKS DEPICTED ON THIS PLAN ARE THOSE WE HAVE INTERPRETED FROM THE LATEST ZONING ORDINANCE OF THE MUNICIPALITY AND, AS SUCH, ARE ONLY OPINIONS EXPRESSED BY HAYNER/SWANSON, INC. THE FINAL INTERPRETATION OF THE ORDINANCE CAN ONLY BE MADE BY THE APPROPRIATE ZONING AUTHORITY. SINCE BUILDING ORIENTATION, PROPOSED USES, AND OTHER FACTORS CAN AFFECT THE SETBACKS, PRIOR TO ANY DEVELOPMENT OF THIS PROPERTY, THE BUILDER/OWNER MUST CONSULT WITH THE TOWN/CITY TO INSURE THE CORRECT APPLICATION OF THE ZONING ORDINANCE.



REVIEW ONLY

NO.	DATE	REVISION	BY
2	08/09/23	ADDRESS TOWN COMMENTS	EDB
1	07/28/23	ADDRESS TOWN COMMENTS	EDB

100 200 300 400 FEET

PREPARED FOR:
R.J. KELLY COMPANY, INC.
 55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

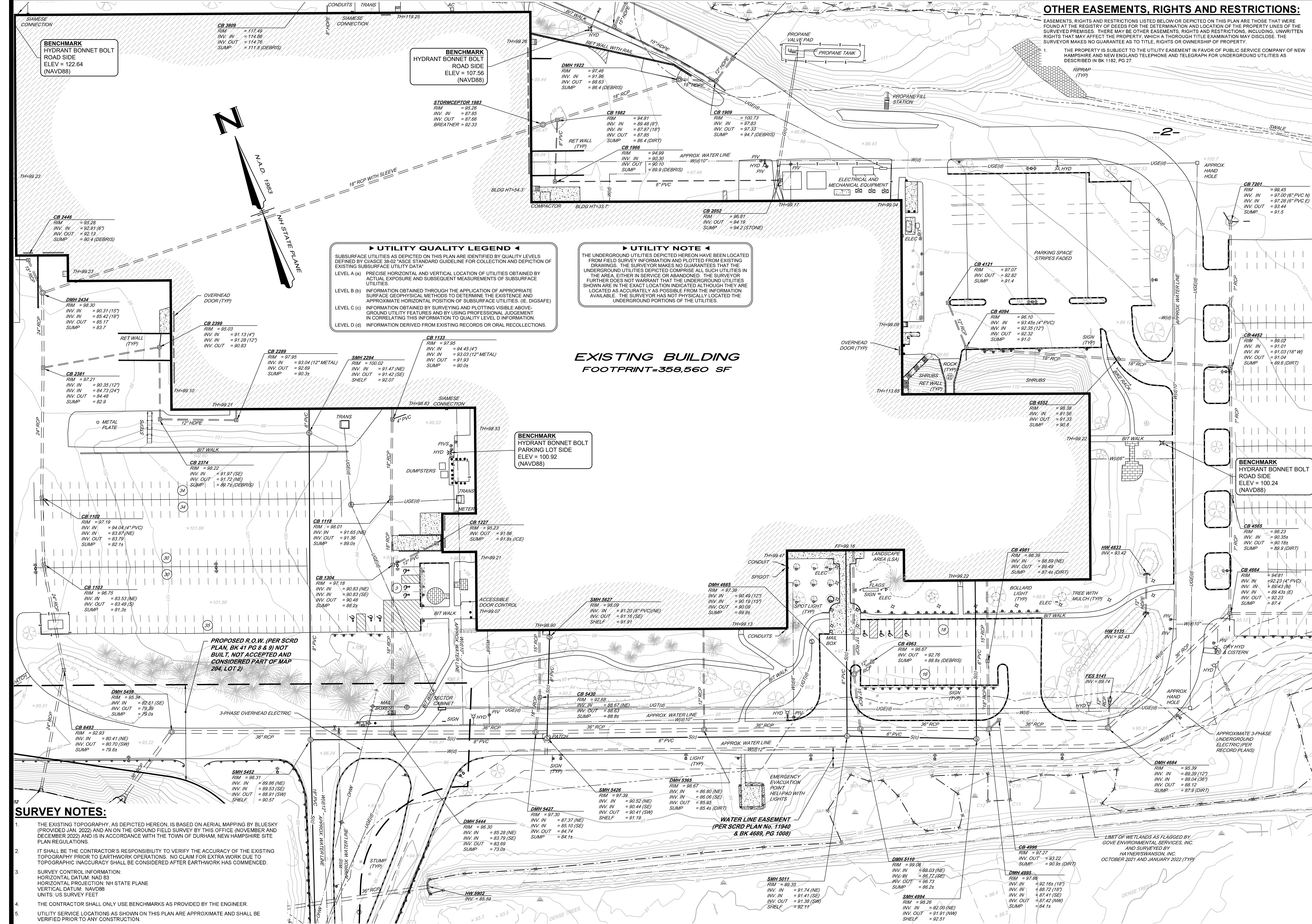
RECORD OWNER:
121 TECH OWNER, L.L.C.
 55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

MASTER SITE PLAN & ZONING MAP 204, LOTS 1 & 2
SITE IMPROVEMENTS PLAN
 121 TECHNOLOGY DRIVE
 DURHAM, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 8 Coopers Lane
 North Andover, NH 03756
 Burlington, MA 01803
 (603) 862-2057
 www.haynerswanson.com

STATE OF NEW HAMPSHIRE
 JAMES N. PETROPULOS
 No. 102714
 LICENSED PROFESSIONAL SURVEYOR
 EXPIRES 12/31/2025

FIELD BOOK: 1986, 1289 DWG. LOC.: 1500019832.0001.USA2.EB1
 Scale: 1" = 100'
 Date: 05/15/2023
 1 of 7 5832-EB1
 DWG: 8832EB1-PORT
 Sheet: 150 JUNE 2023



OTHER EASEMENTS, RIGHTS AND RESTRICTIONS:
 EASEMENTS, RIGHTS AND RESTRICTIONS LISTED BELOW OR DEPICTED ON THIS PLAN ARE THOSE THAT WERE FOUND AT THE REGISTRY OF DEEDS FOR THE DETERMINATION AND LOCATION OF THE PROPERTY LINES OF THE SURVEYED PREMISES. THERE MAY BE OTHER EASEMENTS, RIGHTS AND RESTRICTIONS, INCLUDING, UNWRITTEN RIGHTS THAT MAY AFFECT THE PROPERTY, WHICH A THOROUGH TITLE EXAMINATION MAY DISCLOSE. THE SURVEYOR MAKES NO GUARANTEE AS TO TITLE, RIGHTS OR OWNERSHIP OF PROPERTY.
 1. THE PROPERTY IS SUBJECT TO THE UTILITY EASEMENT IN FAVOR OF PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE AND NEW ENGLAND TELEPHONE AND TELEGRAPH FOR UNDERGROUND UTILITIES AS DESCRIBED IN BK 1182, PG 27.

UTILITY QUALITY LEGEND
 SUBSURFACE UTILITIES AS DEPICTED ON THIS PLAN ARE IDENTIFIED BY QUALITY LEVELS DEFINED BY CHANCE 38-02 "ASCE STANDARD GUIDELINE FOR COLLECTION AND DEPICTION OF EXISTING SUBSURFACE UTILITY DATA".
 LEVEL A (a) PRECISE HORIZONTAL AND VERTICAL LOCATION OF UTILITIES OBTAINED BY ACTUAL EXPOSURE AND SUBSEQUENT MEASUREMENTS OF SUBSURFACE UTILITIES.
 LEVEL B (b) INFORMATION OBTAINED THROUGH THE APPLICATION OF APPROPRIATE SURFACE GEOPHYSICAL METHODS TO DETERMINE THE EXISTENCE AND APPROXIMATE HORIZONTAL POSITION OF SUBSURFACE UTILITIES. (IE DIGSAFE)
 LEVEL C (c) INFORMATION OBTAINED BY SURVEYING AND PLOTTING VISIBLE ABOVE-GROUND UTILITY FEATURES AND BY USING PROFESSIONAL JUDGEMENT IN CORRELATING THIS INFORMATION TO QUALITY LEVEL D INFORMATION.
 LEVEL D (d) INFORMATION DERIVED FROM EXISTING RECORDS OR ORAL RECOLLECTIONS.

UTILITY NOTE
 THE UNDERGROUND UTILITIES DEPICTED HEREON HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND PLOTTED FROM EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES DEPICTED COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND PORTIONS OF THE UTILITIES.

**EXISTING BUILDING
 FOOTPRINT=358.560 SF**

**BENCHMARK
 HYDRANT BONNET BOLT
 ROAD SIDE
 ELEV = 122.64
 (NAVD88)**

**BENCHMARK
 HYDRANT BONNET BOLT
 ROAD SIDE
 ELEV = 107.56
 (NAVD88)**

**BENCHMARK
 HYDRANT BONNET BOLT
 PARKING LOT SIDE
 ELEV = 100.92
 (NAVD88)**

**BENCHMARK
 HYDRANT BONNET BOLT
 ROAD SIDE
 ELEV = 100.24
 (NAVD88)**

SURVEY NOTES:

- THE EXISTING TOPOGRAPHY, AS DEPICTED HEREON, IS BASED ON AERIAL MAPPING BY BLUESKY (PROVIDED JAN. 2022) AND AN ON THE GROUND FIELD SURVEY BY THIS OFFICE (NOVEMBER AND DECEMBER 2022) AND IS IN ACCORDANCE WITH THE TOWN OF DURHAM, NEW HAMPSHIRE SITE PLAN REGULATIONS.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE ACCURACY OF THE EXISTING TOPOGRAPHY PRIOR TO EARTHWORK OPERATIONS. NO CLAIM FOR EXTRA WORK DUE TO TOPOGRAPHIC INACCURACY SHALL BE CONSIDERED AFTER EARTHWORK HAS COMMENCED.
- SURVEY CONTROL INFORMATION:
 HORIZONTAL DATUM: NAD 83
 HORIZONTAL PROJECTION: NH STATE PLANE
 VERTICAL DATUM: NAVD88
 UNITS: US SURVEY FEET
- THE CONTRACTOR SHALL ONLY USE BENCHMARKS AS PROVIDED BY THE ENGINEER.
- UTILITY SERVICE LOCATIONS AS SHOWN ON THIS PLAN ARE APPROXIMATE AND SHALL BE VERIFIED PRIOR TO ANY CONSTRUCTION.

NO.	DATE	REVISION
1	08/09/23	ADDRESS TOWN COMMENTS
2	07/28/23	ADDRESS TOWN COMMENTS

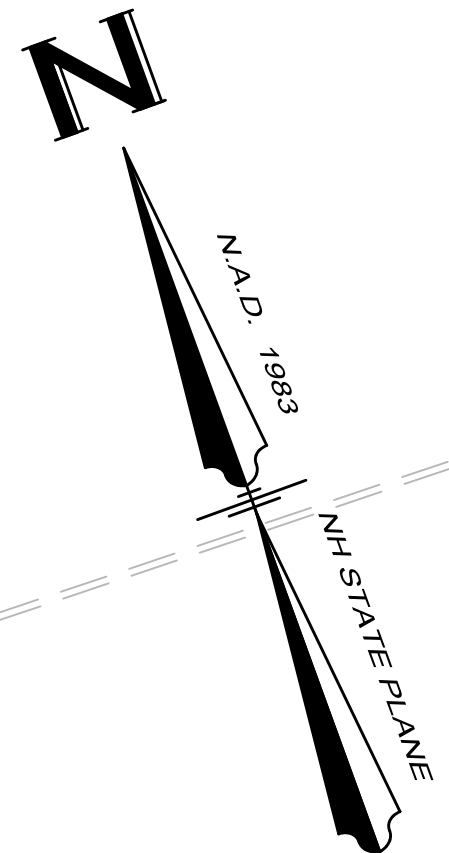
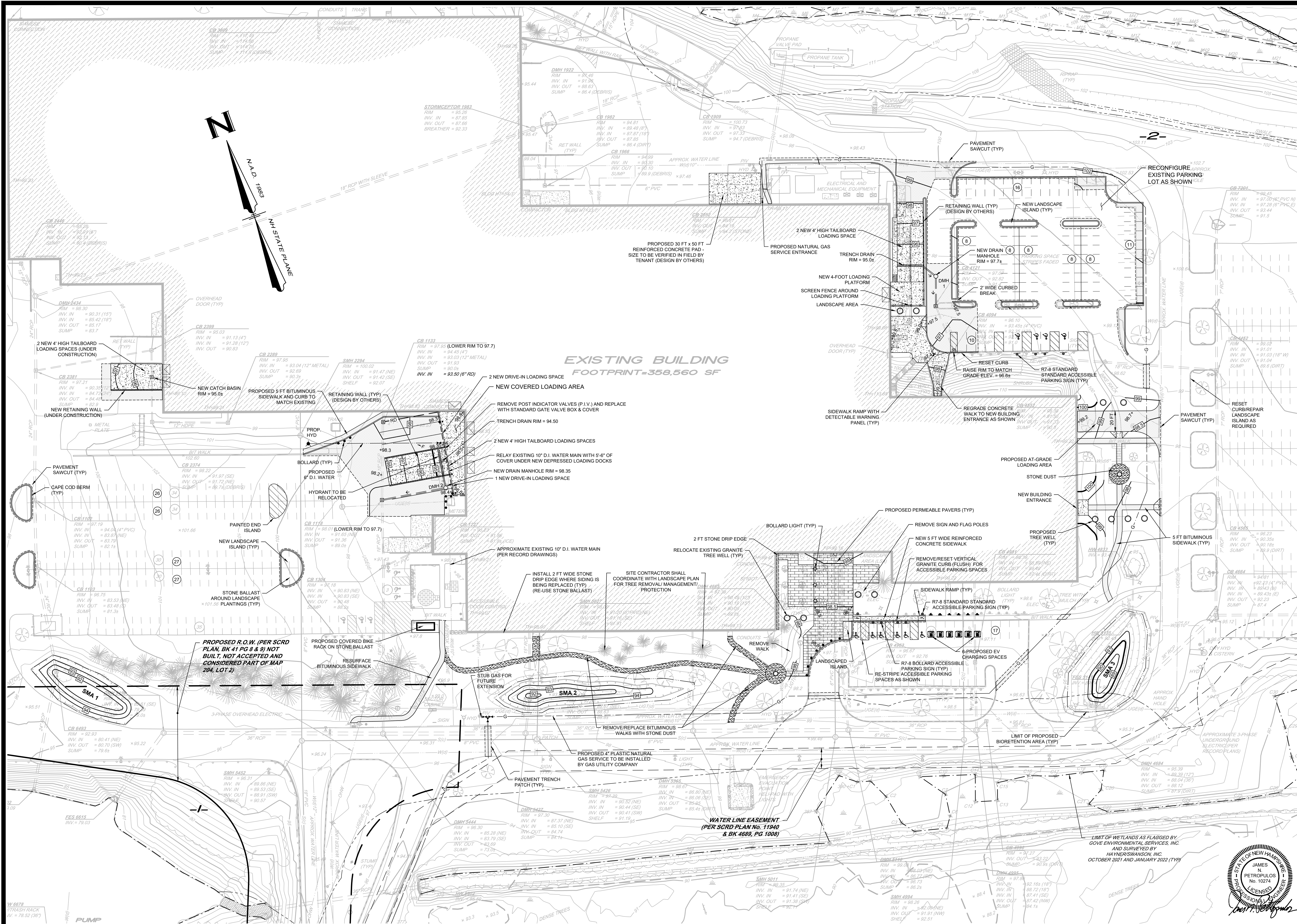
PREPARED FOR:
R.J. KELLY COMPANY, INC.
 55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

RECORD OWNER:
121 TECH OWNER, L.L.C.
 121 TECHNOLOGY DRIVE BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

EXISTING CONDITIONS PLAN
 (MAP 204, LOTS 1 & 2)
SITE IMPROVEMENTS PLAN
 121 TECHNOLOGY DRIVE
 DURHAM, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 100 North Main Street
 North Andover, MA 01861
 (603) 882-0257
 www.haynerswanson.com

FIELD BOOK: 1986, 1289 DWG. LOC.: 1500019832, 150019832, 150019832, 150019832, 150019832
 Scale: 1" = 40'
 Date: 130 JUNE 2023
 Sheet: 2 of 7 5832-EB1

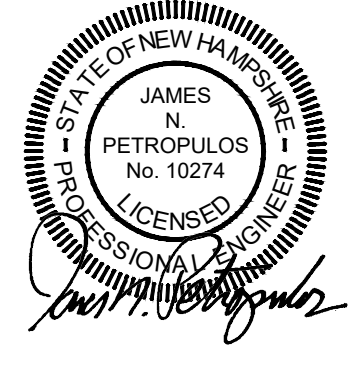


NO.	DATE	REVISION
1	07/28/23	ADDRESS TOWN COMMENTS
2	08/09/23	ADDRESS TOWN COMMENTS

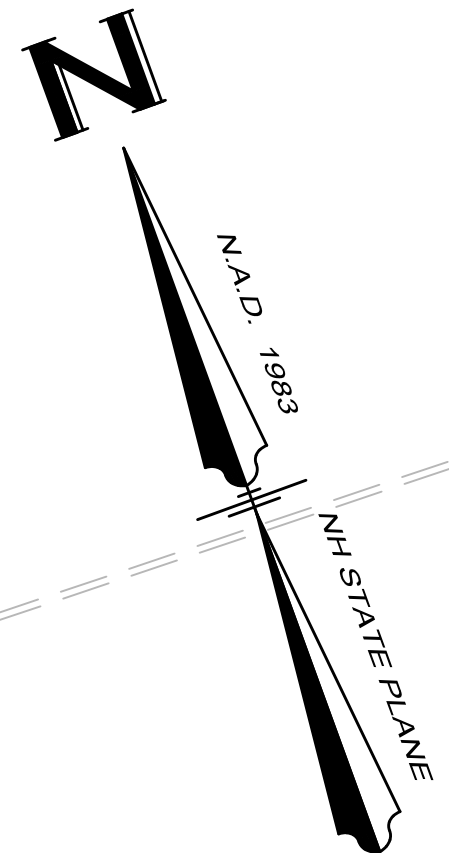
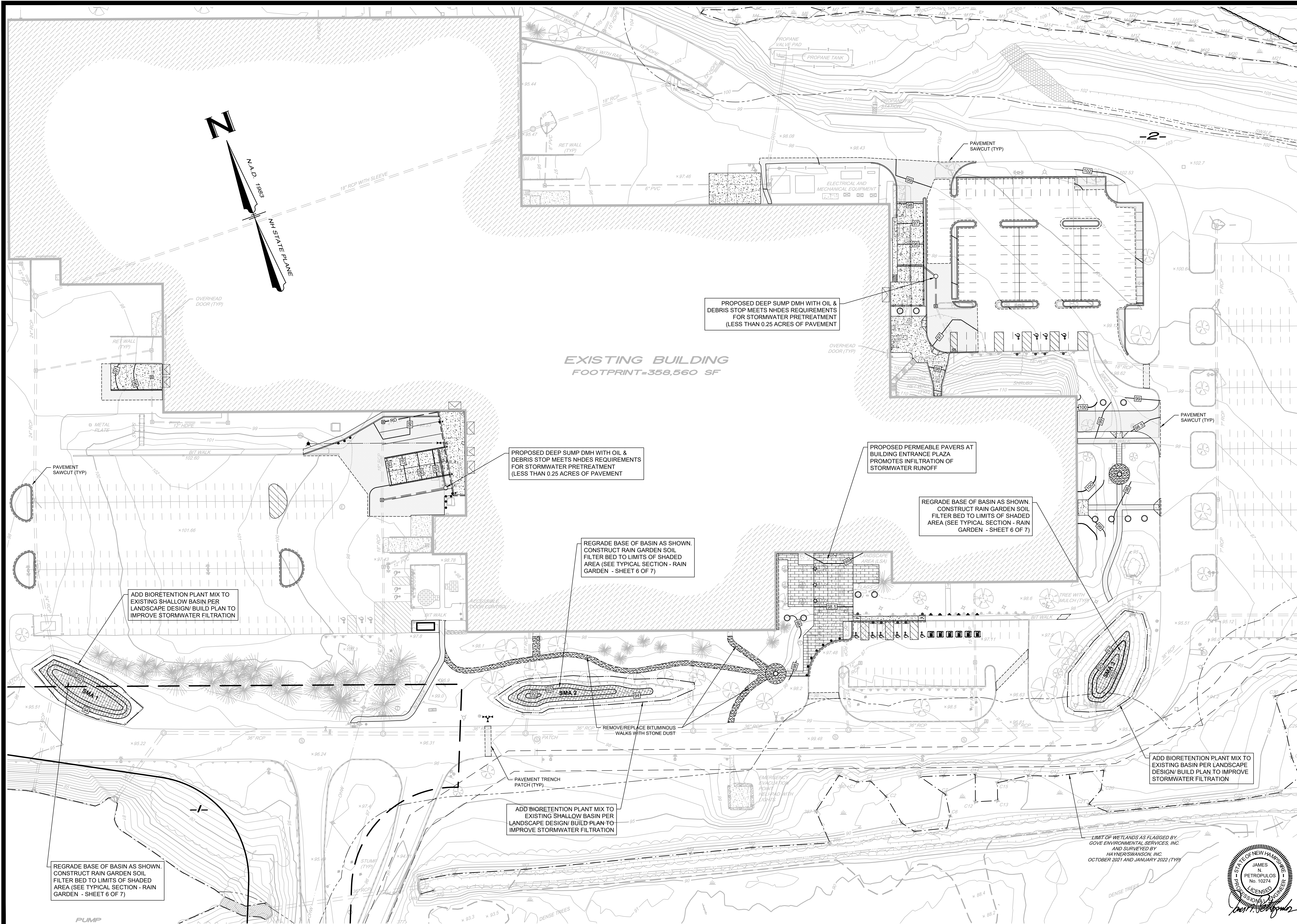
REVIEW ONLY
 PREPARED FOR:
R.J. KELLY COMPANY, INC.
 55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416
 RECORD OWNER:
121 TECH OWNER, L.L.C.
 55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

SITE PLAN, LOTS 1 & 2
 (MAP 204)
SITE IMPROVEMENTS PLAN
 121 TECHNOLOGY DRIVE
 DURHAM, NEW HAMPSHIRE

HSI
 Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 3 Cowardin Rd
 North Andover, MA 01861
 (603) 883-2057
 www.haynerswanson.com



LIMIT OF WETLANDS AS FLAGGED BY
 GOVE ENVIRONMENTAL SERVICES, INC.
 AND SURVEYED BY
 HAYNERSWANSON, INC.
 OCTOBER 2021 AND JANUARY 2022 (TYP)



REVIEW ONLY			
NO.	DATE	REVISION	BY
2	08/09/23	ADDRESS TOWN COMMENTS	EDB
1	07/28/23	ADDRESS TOWN COMMENTS	EDB
40			

PREPARED FOR:
R.J. KELLY COMPANY, INC.
 55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

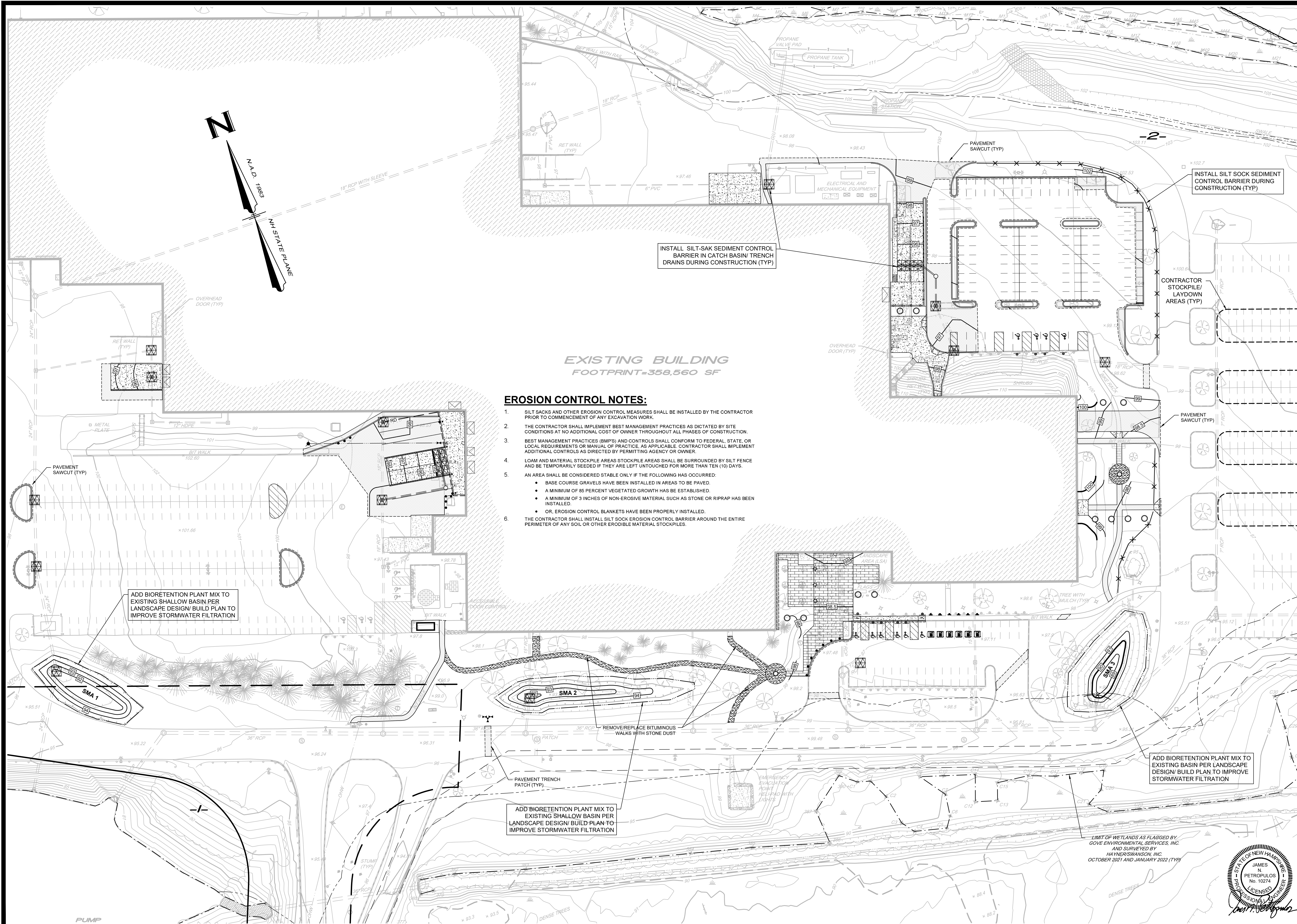
RECORD OWNER:
121 TECH OWNER, L.L.C.
 55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

STORMWATER MANAGEMENT PLAN
 (MAP 204, LOTS 1 & 2)
SITE IMPROVEMENTS PLAN
 121 TECHNOLOGY DRIVE
 DURHAM, NEW HAMPSHIRE

HSI Hayner/Swanson, Inc.
 Civil Engineers/Land Surveyors
 3 Cottage Street
 North Andover, MA 01845
 (978) 853-2057
 www.haynerswanson.com

STATE OF NEW HAMPSHIRE
 JAMES N. PETROPULOS
 No. 10274
 LICENSED PROFESSIONAL ENGINEER
 CIVIL ENGINEERING

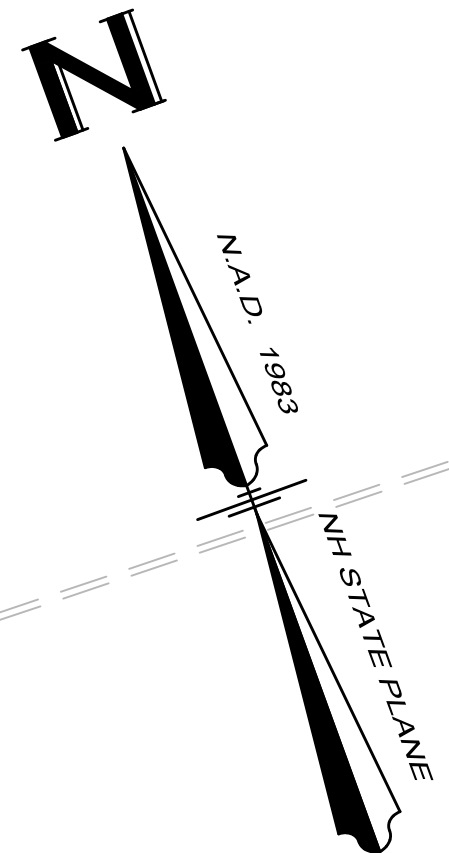
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 DWG: 5832EB1-SMA41 Scale: 1" = 40'
 4 OF 7 5832-EB1 05/6
 SHEET NUMBER 130 JUNE 2023



**EXISTING BUILDING
FOOTPRINT=358,560 SF**

EROSION CONTROL NOTES:

1. SILT SACKS AND OTHER EROSION CONTROL MEASURES SHALL BE INSTALLED BY THE CONTRACTOR PRIOR TO COMMENCEMENT OF ANY EXCAVATION WORK.
2. THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES AS DICTATED BY SITE CONDITIONS AT NO ADDITIONAL COST OF OWNER THROUGHOUT ALL PHASES OF CONSTRUCTION.
3. BEST MANAGEMENT PRACTICES (BMP'S) AND CONTROLS SHALL CONFORM TO FEDERAL, STATE, OR LOCAL REQUIREMENTS OR MANUAL OF PRACTICE, AS APPLICABLE. CONTRACTOR SHALL IMPLEMENT ADDITIONAL CONTROLS AS DIRECTED BY PERMITTING AGENCY OR OWNER.
4. LOAM AND MATERIAL STOCKPILE AREAS STOCKPILE AREAS SHALL BE SURROUNDED BY SILT FENCE AND BE TEMPORARILY SEEDED IF THEY ARE LEFT UNTOUCHED FOR MORE THAN TEN (10) DAYS.
5. AN AREA SHALL BE CONSIDERED STABLE ONLY IF THE FOLLOWING HAS OCCURRED:
 - BASE COURSE GRAVELS HAVE BEEN INSTALLED IN AREAS TO BE PAVED.
 - A MINIMUM OF 85 PERCENT VEGETATED GROWTH HAS BEEN ESTABLISHED.
 - A MINIMUM OF 3 INCHES OF NON-EROSIVE MATERIAL SUCH AS STONE OR RIPRAP HAS BEEN INSTALLED.
 - OR, EROSION CONTROL BLANKETS HAVE BEEN PROPERLY INSTALLED.
6. THE CONTRACTOR SHALL INSTALL SILT SOCK EROSION CONTROL BARRIER AROUND THE ENTIRE PERIMETER OF ANY SOIL OR OTHER ERODIBLE MATERIAL STOCKPILES.



REVIEW ONLY			
NO.	DATE	REVISION	BY
2	08/09/23	ADDRESS TOWN COMMENTS	EDB
1	07/28/23	ADDRESS TOWN COMMENTS	EDB
40			

PREPARED FOR:
R.J. KELLY COMPANY, INC.
55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

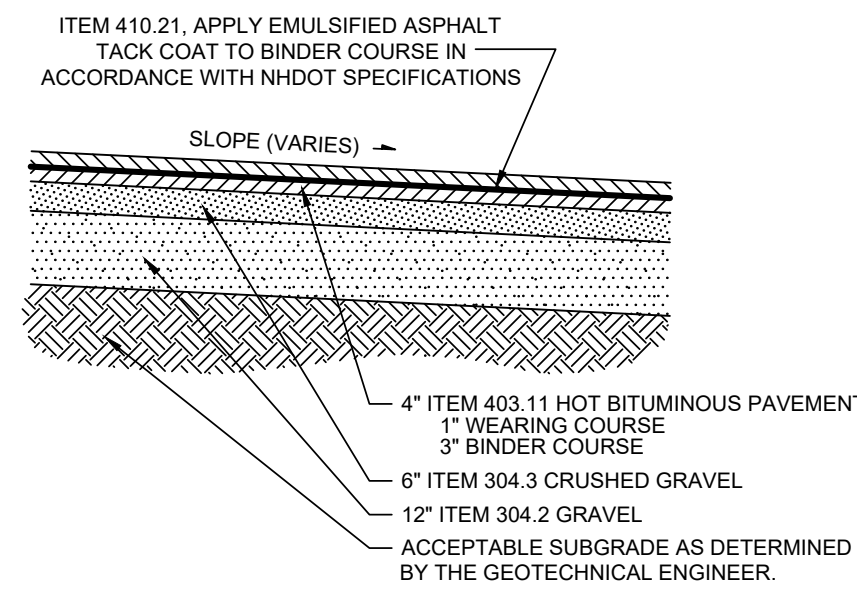
RECORD OWNER:
121 TECH OWNER, L.L.C.
55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

EROSION CONTROL PLAN
(MAP 204, LOTS 1 & 2)
SITE IMPROVEMENTS PLAN
121 TECHNOLOGY DRIVE
DURHAM, NEW HAMPSHIRE

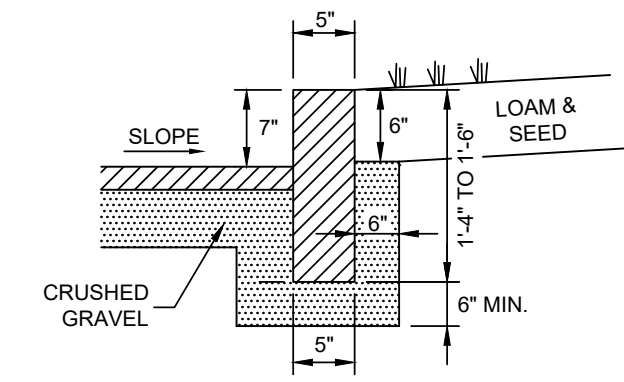
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Civil Engineers/Land Surveyors
3 Cowardin Avenue
North Andover, MA 01845
(978) 853-2057
www.haynerswanson.com

STATE OF NEW HAMPSHIRE
JAMES N. PETROPULOS
No. 10274
LICENSED PROFESSIONAL ENGINEER
EXPIRES 12/31/2024

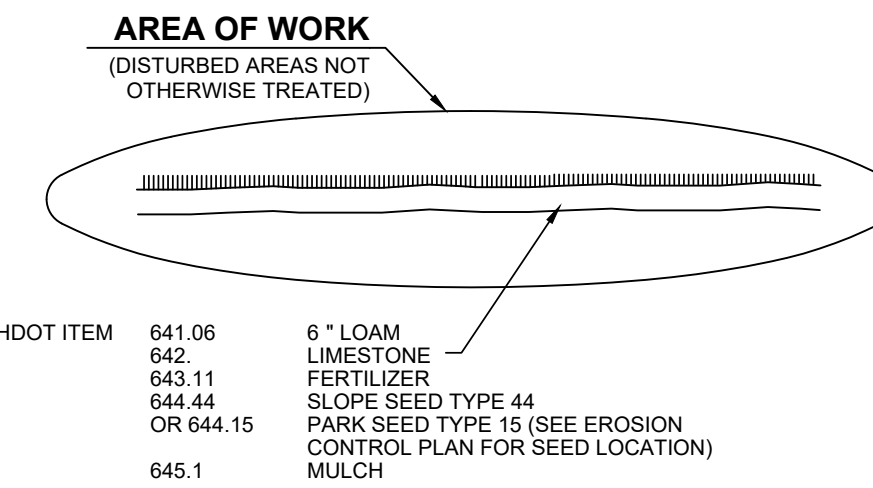
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DWG. NO.: 8832EB1-ER41 Scale: 1" = 40'
5 OF 7 5832-EB1 05/6
Sheet P.C. Number 130 JUNE 2023



HEAVY DUTY TYPICAL PAVEMENT SECTION
NOT TO SCALE



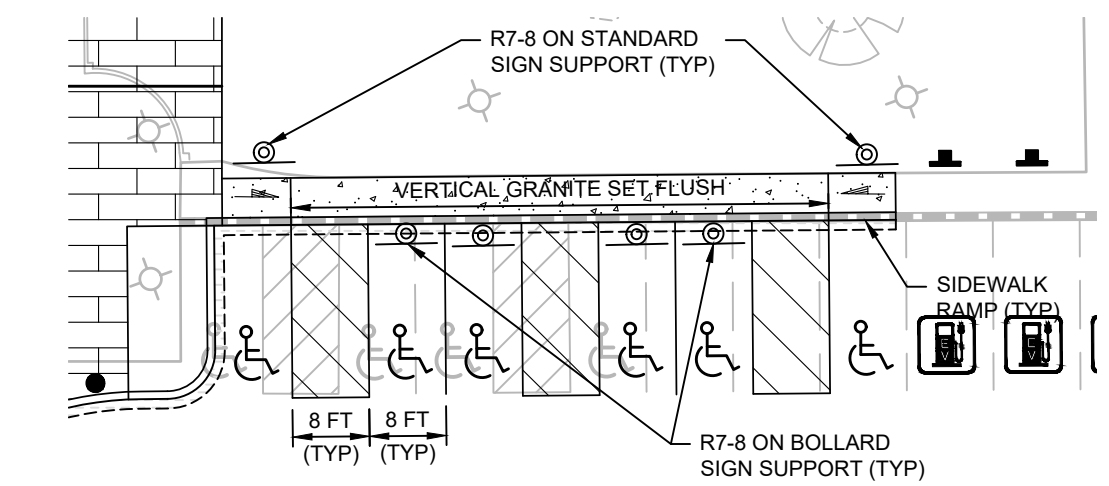
STRAIGHT OR CURVED GRANITE CURB
(ITEM 609.1 OR 609.2-MODIFIED)
NOT TO SCALE



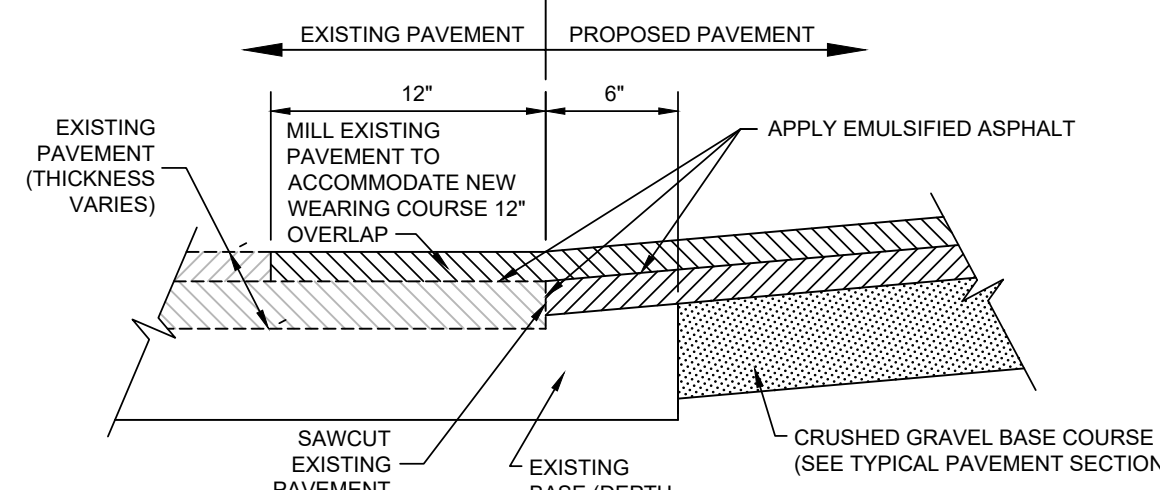
APPLICATION RATES
SEED: 60 LB./ACRE
FERTILIZER: 20 LB./1000 S.F. (10-10-10)
LIMESTONE: (PER NHDOT)
MULCH: 3 TONS/ACRE

LOAM AND SEED DETAIL
NOT TO SCALE

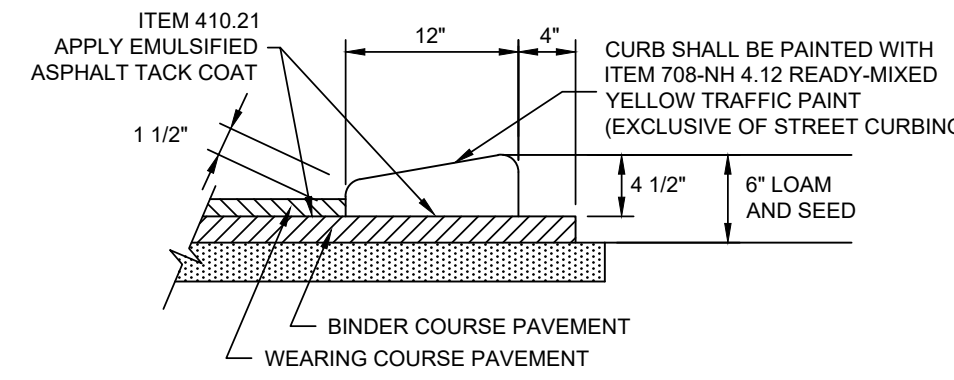
SIGN LEGEND		
TEXT	IDENTIFICATION NUMBER	SIZE WIDTH/HEIGHT
SEE MUTCD FOR TEXT DIMENSIONS		
	R7-8 (VAN MODIFIED)	12\"/>
	SEE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS	



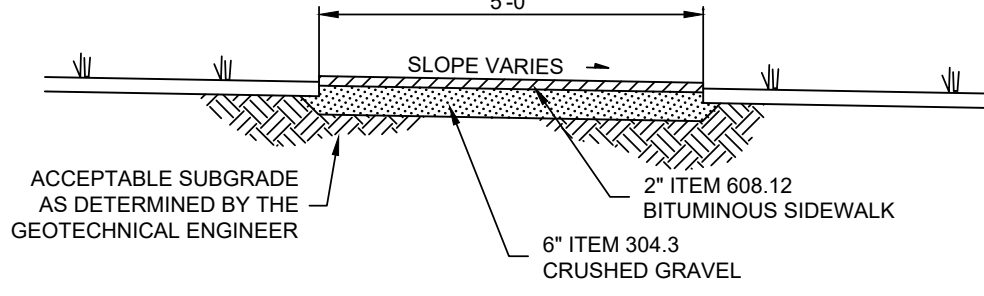
FRONT RIGHT ACCESSIBLE PARKING AREA DETAIL
SCALE: 1" = 20'



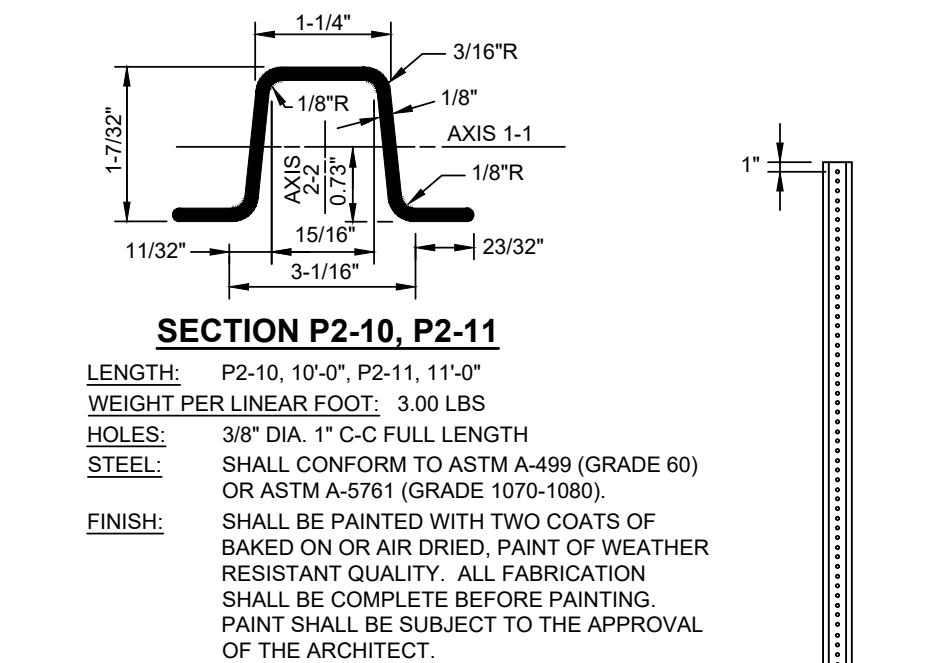
SAWCUT PAVEMENT DETAIL
NOT TO SCALE



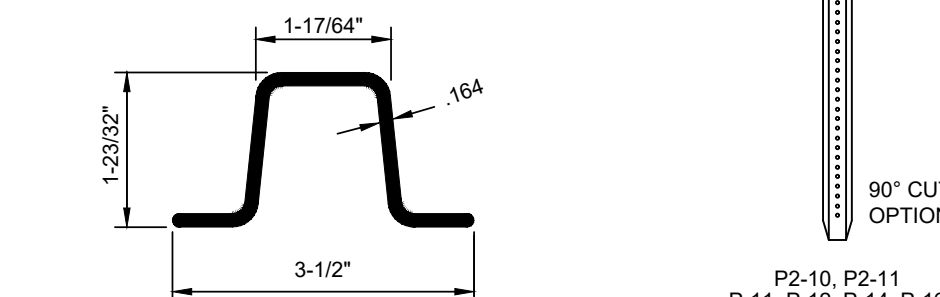
CAPE COD BERM DETAIL
NOT TO SCALE



TYPICAL SECTION BITUMINOUS SIDEWALK
NOT TO SCALE

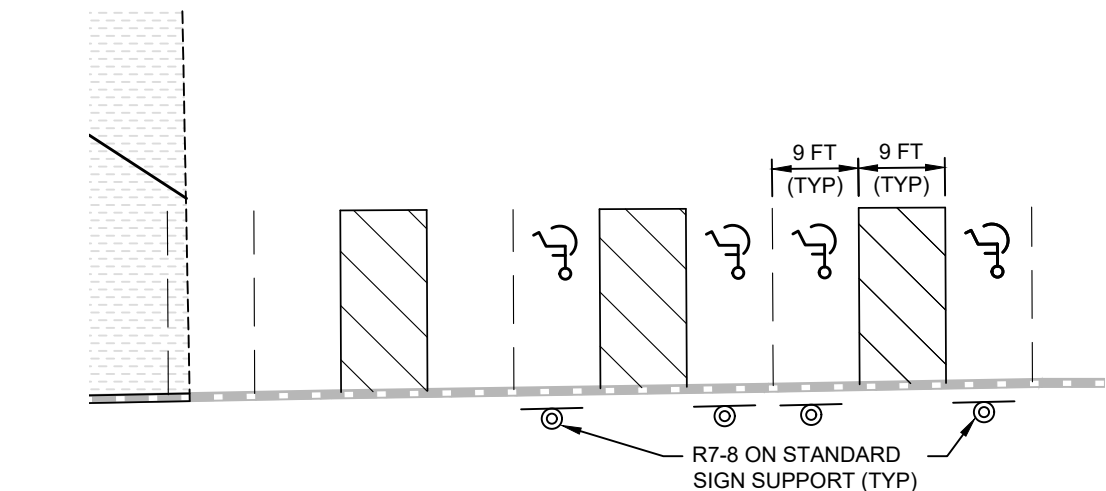


SECTION P2-10, P2-11
LENGTH: P-2-10, 10'-0"; P-2-11, 11'-0"
WEIGHT PER LINEAR FOOT: 3.00 LBS
HOLES: 3/8" DIA. 1" C-C FULL LENGTH
STEEL: SHALL CONFORM TO ASTM A-499 (GRADE 60) OR ASTM A-5761 (GRADE 1070-1080)
FINISH: SHALL BE PAINTED WITH TWO COATS OF BAKED ON OR AIR DRIED, PAINT OF WEATHER RESISTANT QUALITY. ALL FABRICATION SHALL BE COMPLETE BEFORE PAINTING. PAINT SHALL BE SUBJECT TO THE APPROVAL OF THE ARCHITECT.



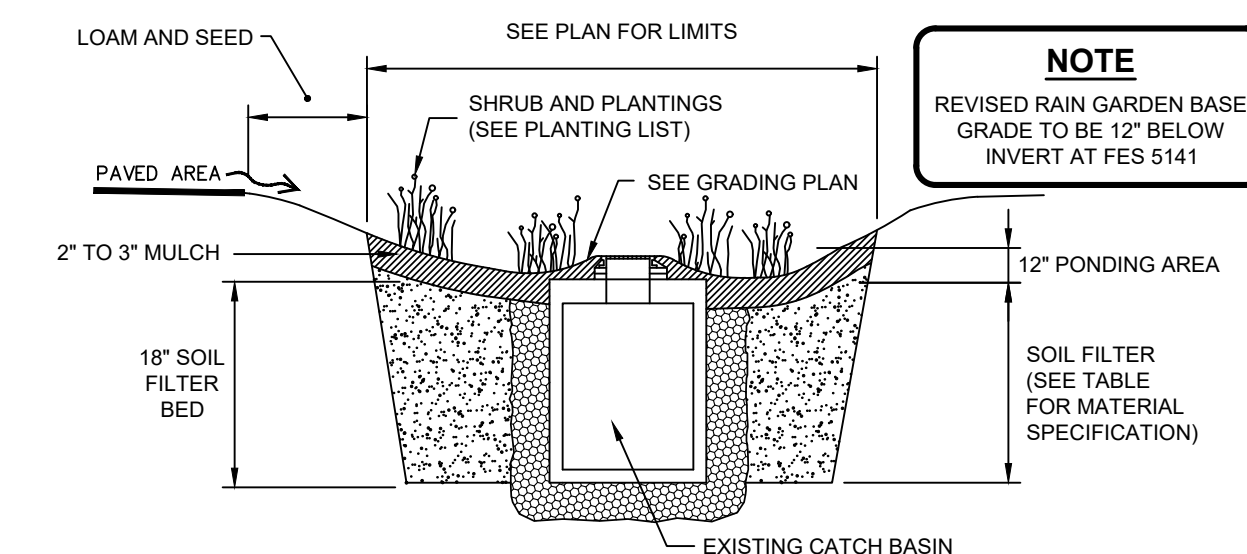
SECTION P-11 THRU P-16
LENGTH: P-11, 11'-0"; P-12, 12'-0"; P-14, 14'-0"; P-16, 16'-0"
WEIGHT PER LINEAR FOOT: 3.00 LBS
STEEL: SAME AS FOR P2-10, P2-11
FINISH: SAME AS FOR P2-10, P2-11
DIMENSIONS SHOWN ARE NOMINAL. ALTERNATE SECTIONS MUST BE APPROVED PRIOR TO USE.

TRAFFIC SIGN SUPPORT DETAIL
NOT TO SCALE

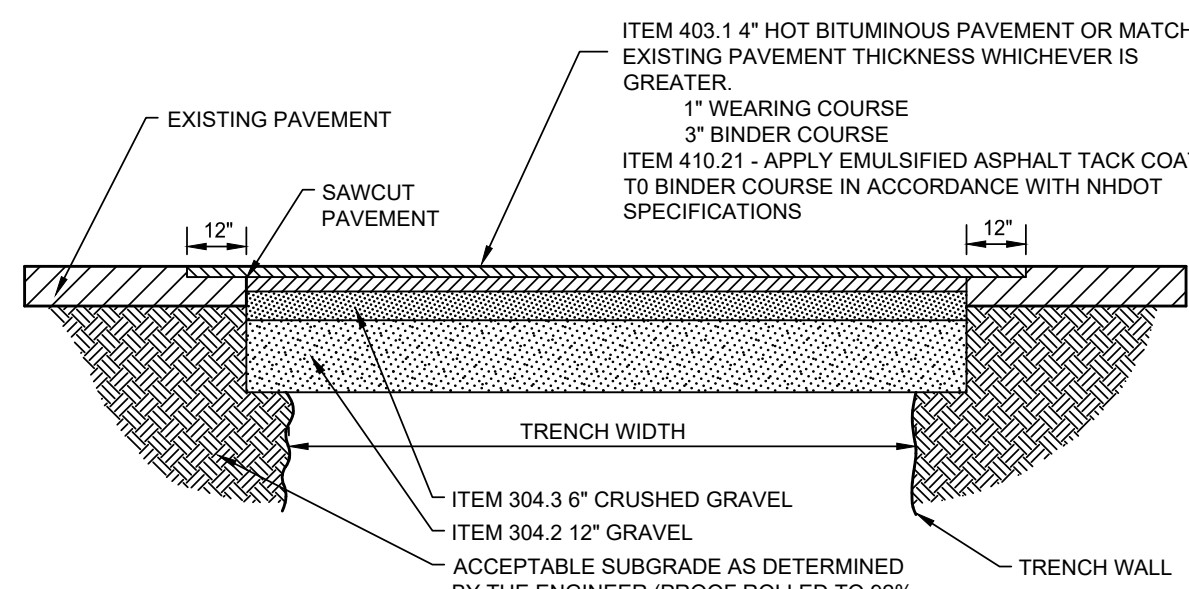


REAR ACCESSIBLE PARKING AREA DETAIL
SCALE: 1" = 20'

NOTE
GRADES IN PROPOSED ACCESSIBLE PARKING SPACES AND ACCESSIBLE AISLES SHALL NOT EXCEED 2% IN ANY DIRECTION. CONTRACTOR TO VERIFY IN THE FIELD.

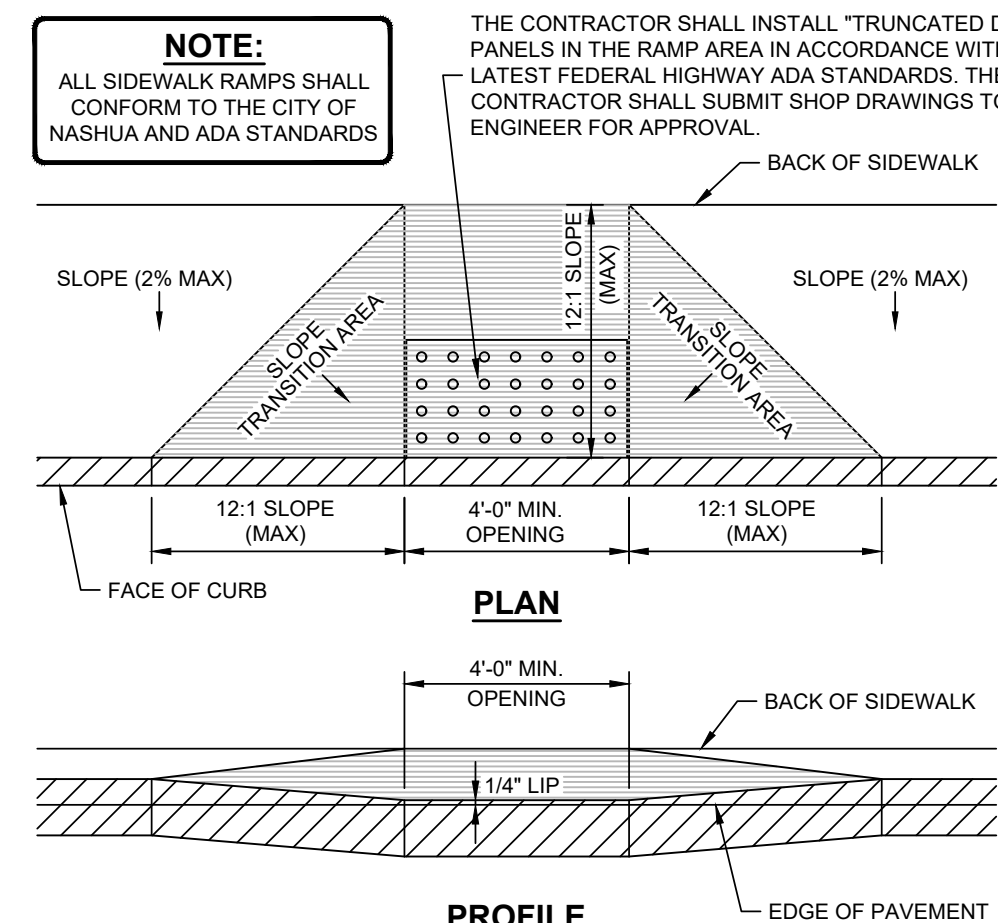


NOTE
REVISED RAIN GARDEN BASE GRADE TO BE 12" BELOW INVERT AT FES 5141

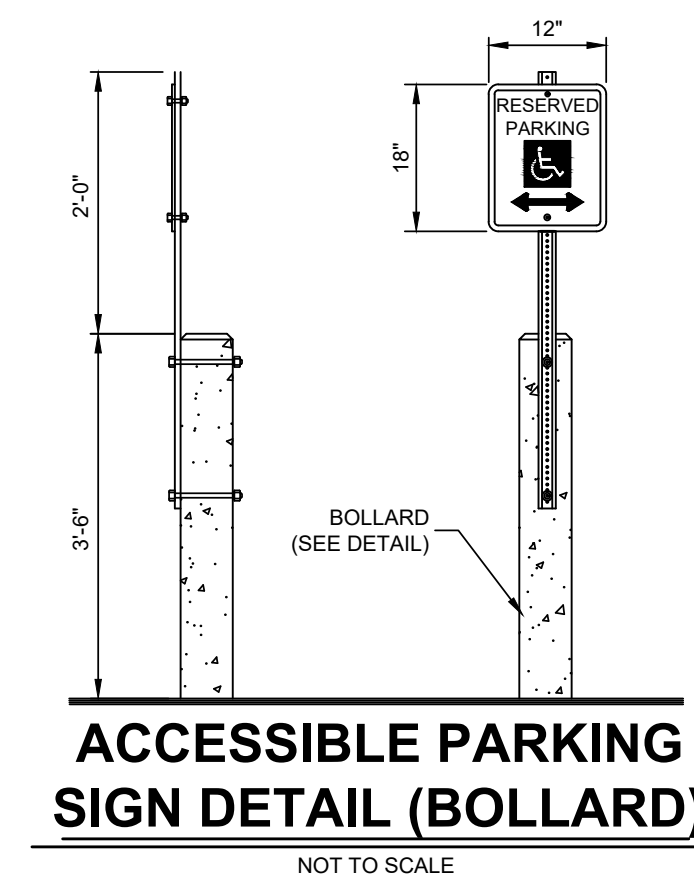


NOTE:
THE BINDER COURSE SHALL BE PLACED IMMEDIATELY AFTER THE TRENCH CONSTRUCTION, AND ALLOWED TO STAND FOR A MINIMUM OF 90 DAYS. A LEVELING COURSE SHALL BE APPLIED OVER THE TRENCH AFTER 90 DAYS AND THE AREA OVERLAYED TO THE LIMITS SHOWN ON THE PLANS.

TRENCH PATCH DETAIL
NOT TO SCALE



HANDICAP SIDEWALK RAMP
NOT TO SCALE



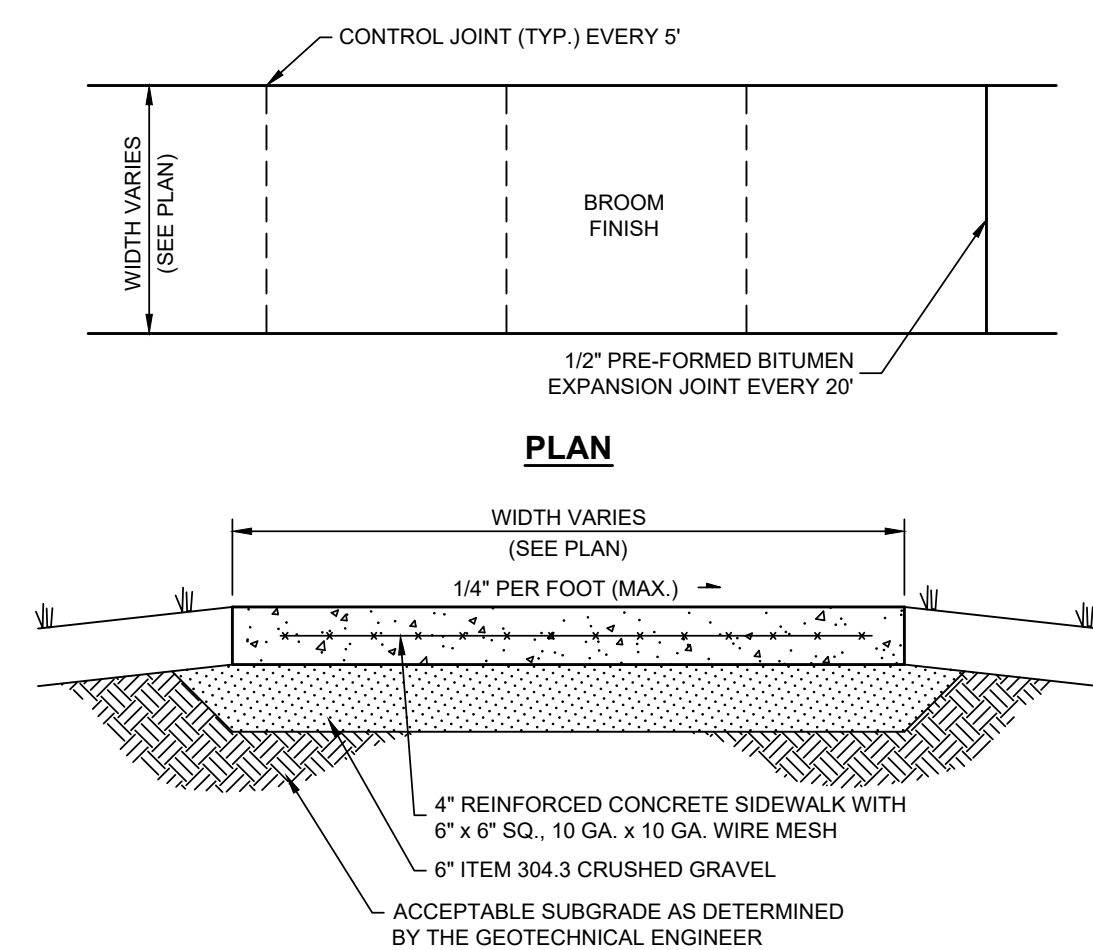
ACCESSIBLE PARKING SIGN DETAIL (BOLLARD)
NOT TO SCALE

RAIN GARDEN MATERIAL TABLE FOR BIORETENTION FILTER MEDIA			
COMPONENT MATERIAL	PERCENT OF MIXTURE BY VOLUME	GRADATION OF MATERIAL	
		SIEVE No.	PERCENT BY WEIGHT PASSING STANDARD SIEVE
FILTER MEDIA OPTION A			
ASTM C-33 CONCRETE SAND	50 TO 55		
LOAMY SAND TOPSOIL, WITH FINES AS INDICATED	20 TO 30	200	15 TO 25
MODERATELY FINE SHREDDED BARK OR WOOD FIBER MULCH, WITH FINES AS INDICATED	20 TO 30	200	< 5
FILTER MEDIA OPTION B			
MODERATELY FINE SHREDDED BARK OR WOOD FIBER MULCH, WITH FINES AS INDICATED	20 TO 30	200	< 5
	70 TO 80	10	85 TO 100
LOAMY COARSE SAND		20	70 TO 100
		60	15 TO 40
		200	8 TO 15

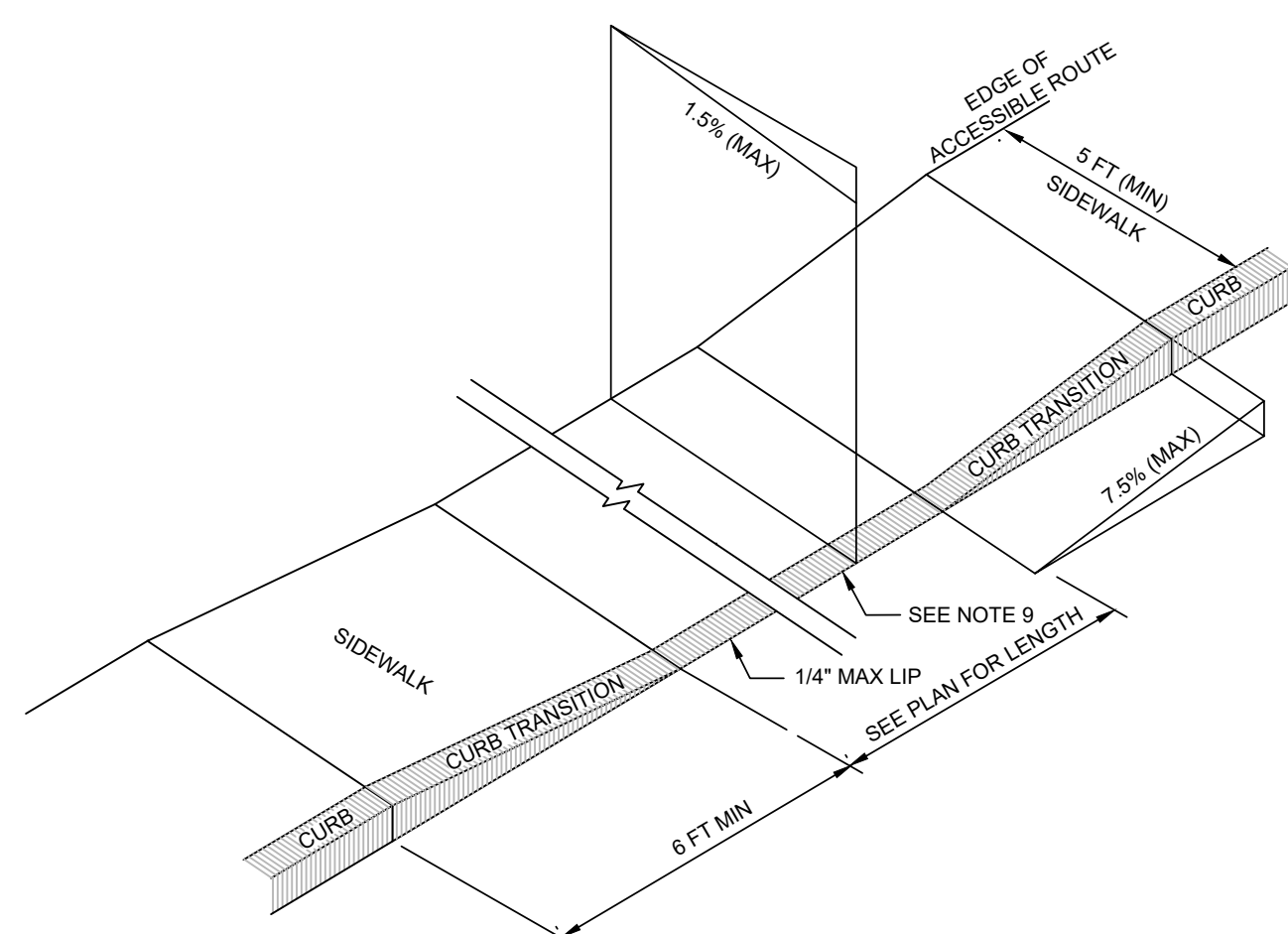
- RAIN GARDEN NOTES:**
- DO NOT PLACE THE RAIN GARDENS INTO SERVICE UNTIL THE BMP HAS BEEN PLANTED AND ITS CONTRIBUTING AREAS HAVE BEEN FULLY STABILIZED.
 - DO NOT DISCHARGE SEDIMENT-LADEN WATERS FROM CONSTRUCTION ACTIVITIES (RUNOFF, WATER FROM EXCAVATIONS) TO THE RAIN GARDEN DURING ANY STAGE OF CONSTRUCTION.
 - DO NOT EXPOSE SOIL SURFACE WITH CONSTRUCTION EQUIPMENT. IF FEASIBLE, PERFORM EXCAVATIONS WITH EQUIPMENT POSITIONED OUTSIDE THE LIMITS OF THE INFILTRATION COMPONENTS OF THE SYSTEM.
 - IF FINE MATERIAL THAT WOULD PERCH THE WATER TABLE IS ENCOUNTERED DURING THE CONSTRUCTION OF RAIN GARDEN, THE UNSUITABLE MATERIAL SHALL BE REMOVED AND REPLACED WITH COARSE GRAVEL (NHDOT ITEM No. 304.2).

TYPICAL SECTION-RAIN GARDEN
NOT TO SCALE

- CONSTRUCTION NOTES:**
- ALL WORK SHALL CONFORM TO THE APPLICABLE REGULATIONS AND STANDARDS OF THE TOWN OF DURHAM, AND SHALL BE BUILT IN A WORKMANLIKE MANNER IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS. THE STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, STATE OF NEW HAMPSHIRE, DEPARTMENT OF PUBLIC WORKS AND HIGHWAYS, APPROVED AND ADOPTED, LATEST EDITION, ARE HEREBY INCORPORATED BY REFERENCE.
 - ROAD (PARKING LOT) AND DRAINAGE CONSTRUCTION SHALL CONFORM TO THE TYPICAL SECTIONS AND DETAILS SHOWN ON THE PLANS, AND SHALL MEET THE REQUIREMENTS AND SPECIFICATIONS FOR ROAD CONSTRUCTION, BOARD OF PUBLIC WORKS, DURHAM, NEW HAMPSHIRE, AND THE STANDARD SPECIFICATIONS FOR SEWERS AND DRAINS, BOARD OF PUBLIC WORKS, MILFORD, NEW HAMPSHIRE.
 - 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 TAKEN BEFORE PROCEEDING WITH THE WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING "DIG SAFE" AT 1-888-344-7233 AT LEAST 72 HOURS BEFORE DIGGING.
 - ALL TRAFFIC CONTROL SIGNS SHALL BE IN ACCORDANCE WITH THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.

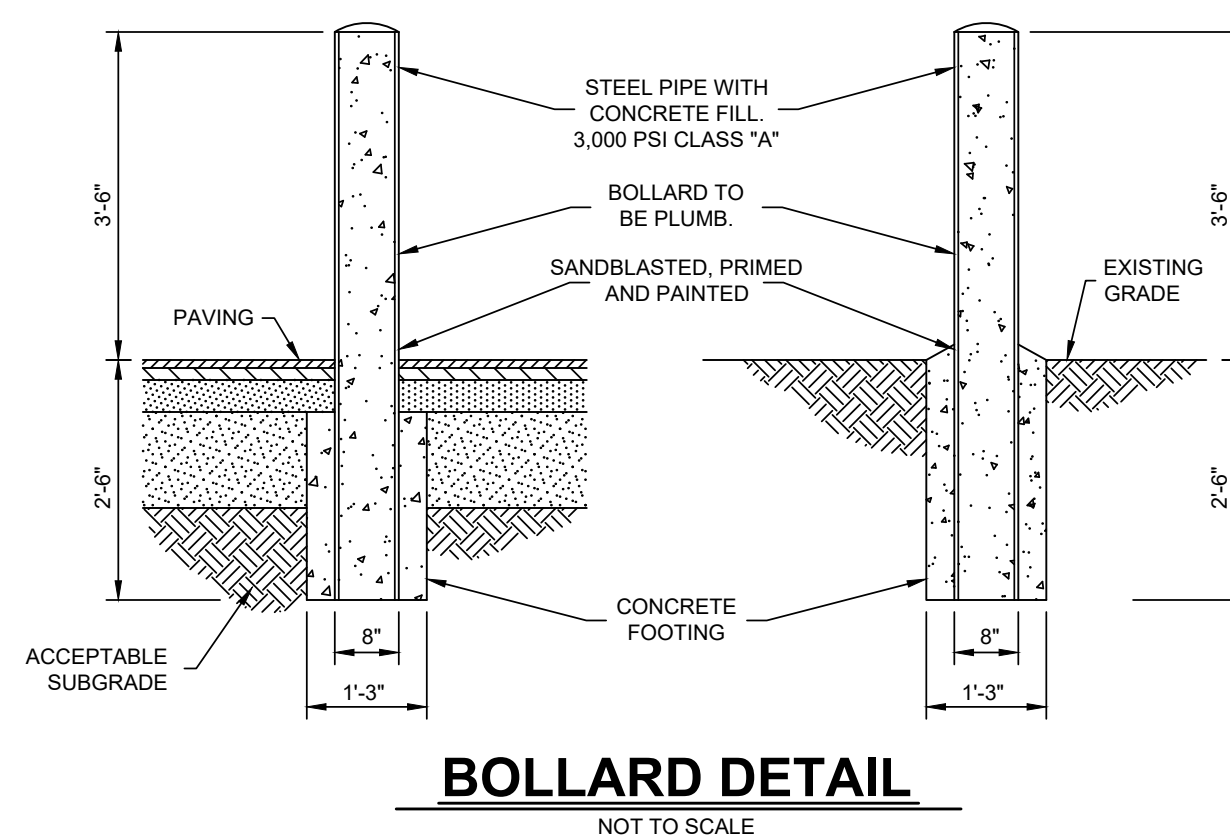


REINFORCED CONCRETE SIDEWALK DETAIL (PEDESTRIAN TRAFFIC ONLY)
NOT TO SCALE



- NOTES:**
- THE MAXIMUM ALLOWABLE SIDEWALK AND CURB RAMP CROSS SLOPES SHALL BE 1.5% (1% MIN).
 - THE MAXIMUM ALLOWABLE SLOPE OF ACCESSIBLE ROUTE EXCLUDING CURB RAMPS SHALL BE 5%.
 - THE MAXIMUM ALLOWABLE SLOPE OF ACCESSIBLE ROUTE CURB RAMPS SHALL BE 7.5%.
 - A MINIMUM OF 3 FEET CLEAR SHALL BE MAINTAINED AT ANY PERMANENT OBSTACLE IN ACCESSIBLE ROUTE (I.E., HYDRANTS, UTILITY POLES, TREE WELLS, SIGNS, ETC.)
 - CURB TREATMENT VARIES. SEE PLANS FOR CURB TYPE.
 - BASE OF RAMP SHALL BE GRADED TO PREVENT PONDING.
 - SEE TYPICAL SIDEWALK SECTION FOR RAMP CONSTRUCTION.
 - WHERE ACCESSIBLE ROUTES ARE LESS THAN 5 FT IN WIDTH (EXCLUDING CURB) A 5 FT X 5 FT PASSING AREA SHALL BE PROVIDED AT INTERVALS NOT TO EXCEED 200 FEET.
 - ELIMINATE ALL CURBING AT RAMP (OTHER THAN VERTICAL CURBING, WHICH SHALL BE SET FLUSH) WHERE IT ABUTS RAMP.

HANDICAP ACCESSIBLE CURB RAMP DETAIL
NOT TO SCALE



BOLLARD DETAIL
NOT TO SCALE

NO.	DATE	REVISION
1	08/09/23	ADDRESS TOWN COMMENTS
2	07/28/23	ADDRESS TOWN COMMENTS

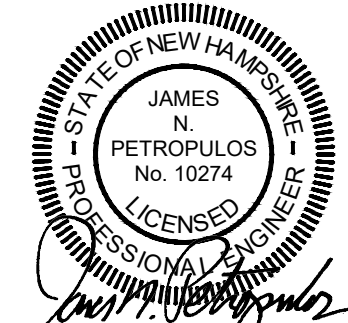
PREPARED FOR:
R.J. KELLY COMPANY, INC.
55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

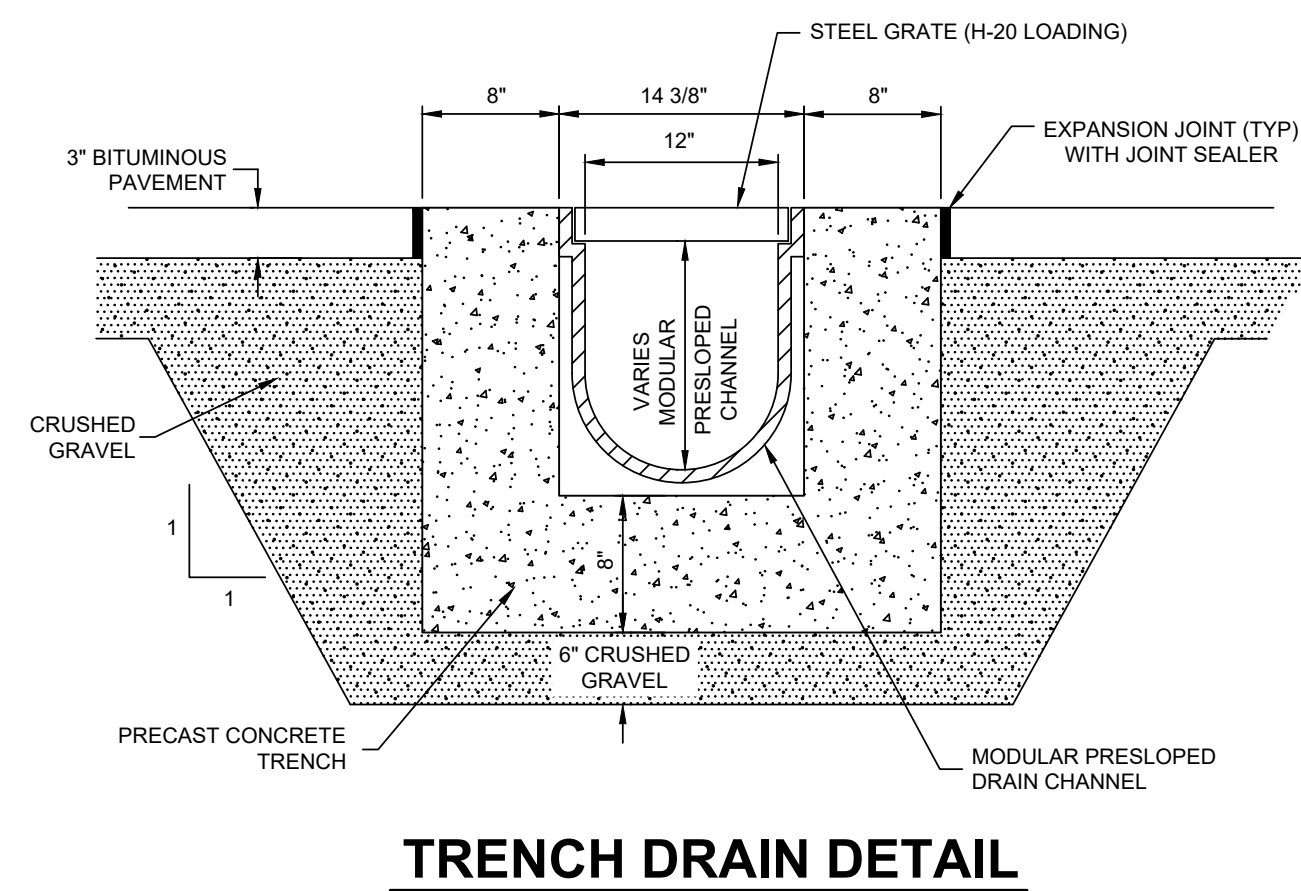
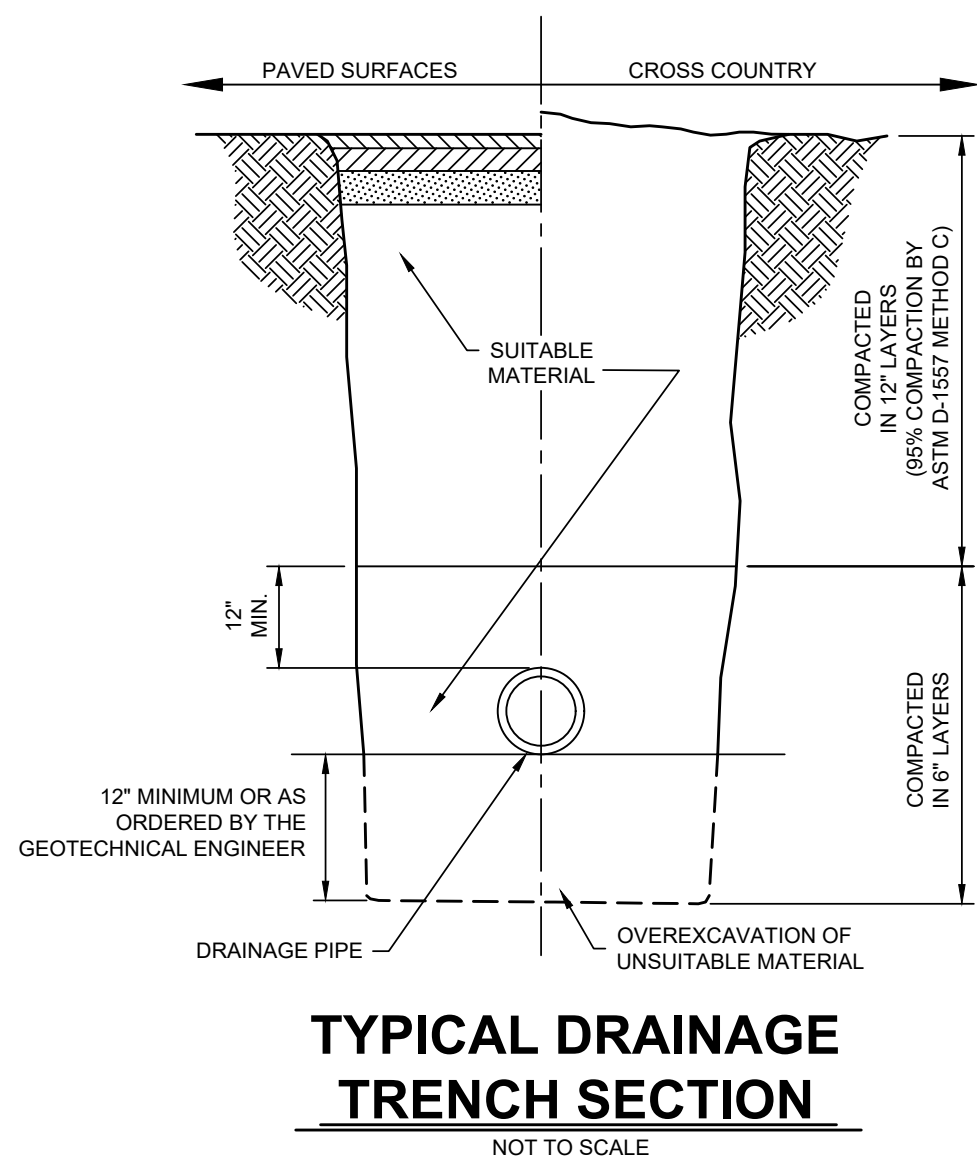
RECORD OWNER:
121 TECH OWNER, L.L.C.
121 TECHNOLOGY DRIVE BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

DETAIL SHEET 204, LOTS 1 & 2
SITE IMPROVEMENTS PLAN
121 TECHNOLOGY DRIVE
DURHAM, NEW HAMPSHIRE

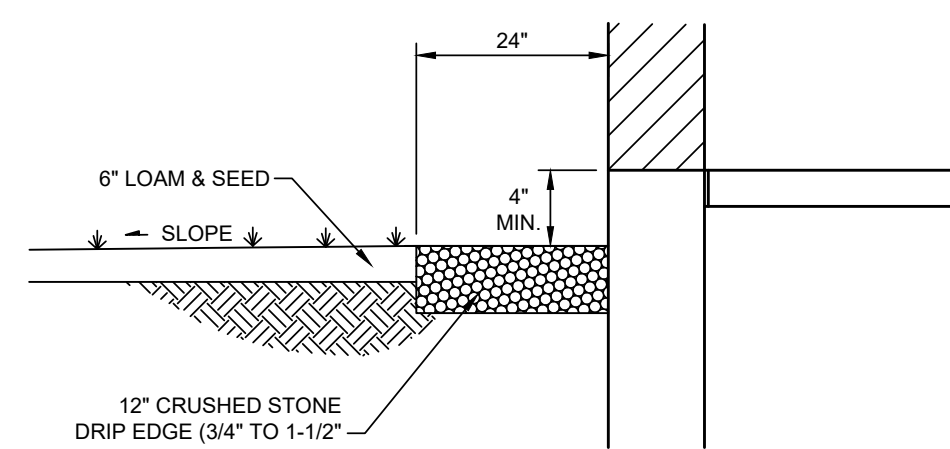
GENERAL SITE
HAYNER/SWANSON, INC.
Civil Engineers/Land Surveyors
3 Coopers Way, Middlebury, VT 05753
Tel: (802) 442-1000 Fax: (802) 442-1001
www.haynerswanson.com

FIELD BOOK: 1296, 1299 DWG. LOC.: 50000, 50332, 50613, 50332, 50332, 50332
Scale: AS SHOWN
Date: 130 JUNE 2023
5 of 7
5832-EB1
DWG: 9832EB1-BE1
Sheet: 1 of 7

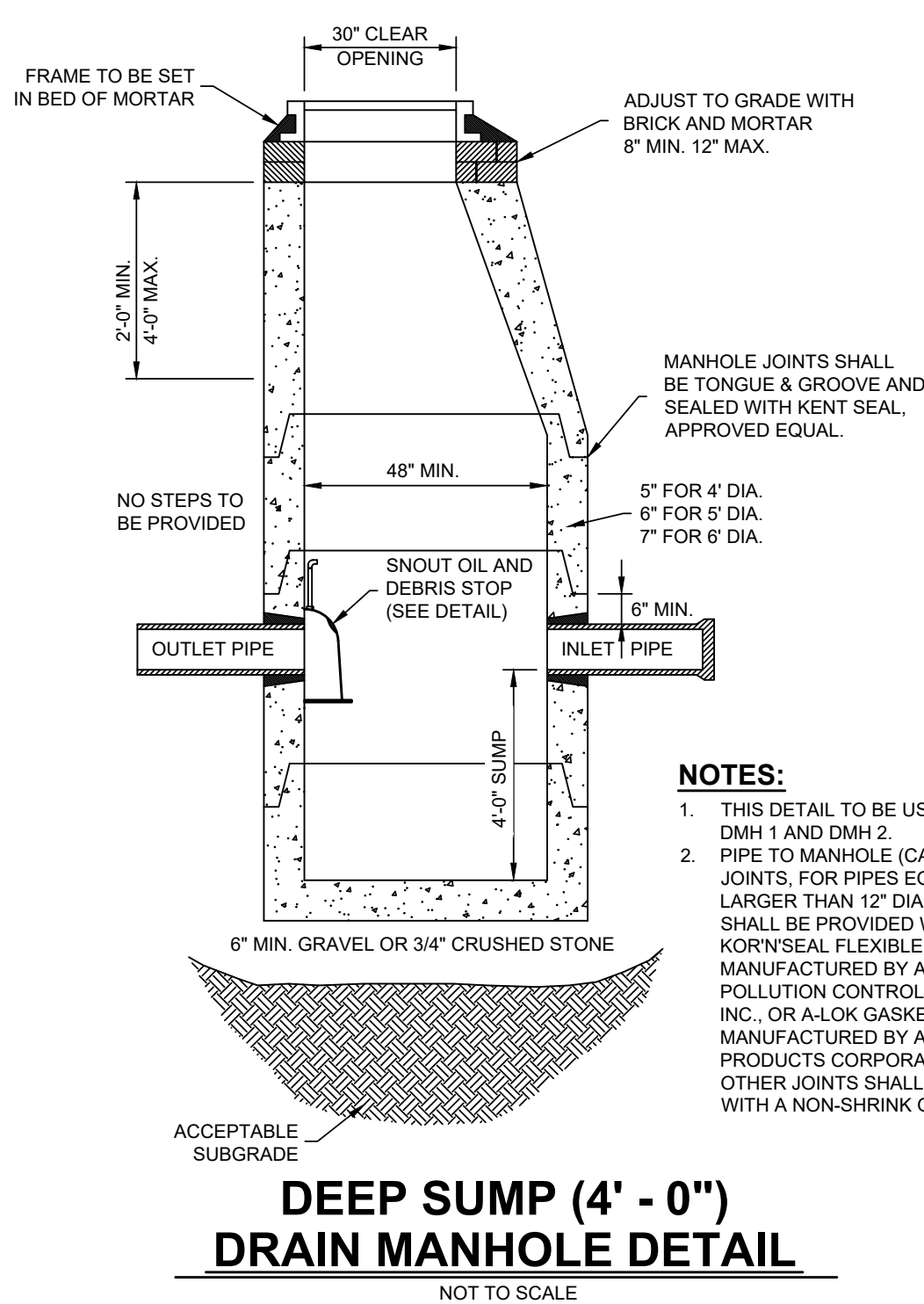




TRENCH DRAIN DETAIL
NOT TO SCALE

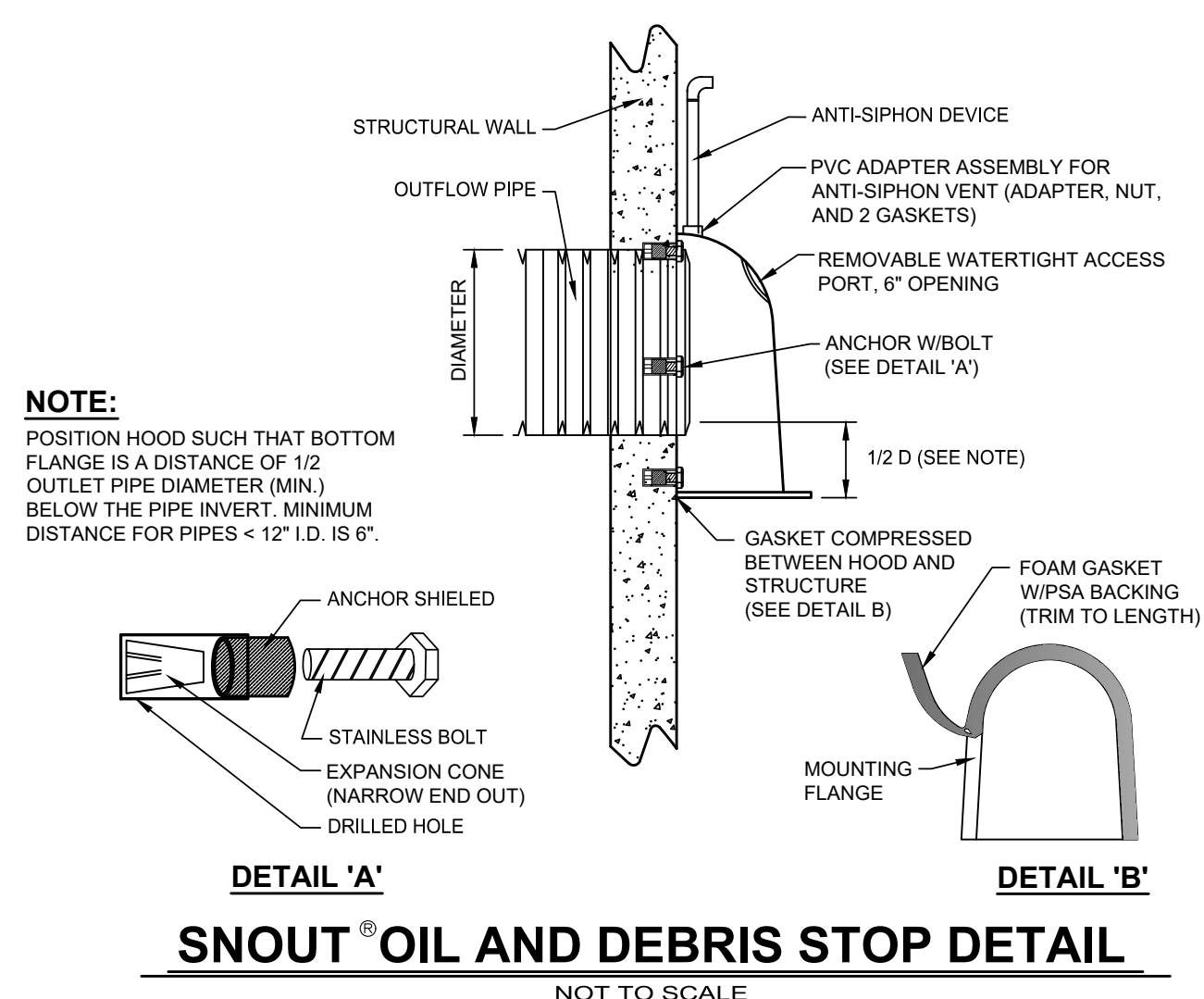


CRUSHED STONE DRIP EDGE DETAIL
NOT TO SCALE



- NOTES:**
1. THIS DETAIL TO BE USED FOR DMH 1 AND DMH 2.
 2. PIPE TO MANHOLE (CATCH BASIN) JOINTS, FOR PIPES EQUAL TO OR LARGER THAN 12" DIAMETER, SHALL BE PROVIDED WITH A KORNSEAL FLEXIBLE SLEEVE AS MANUFACTURED BY A-NATIONAL POLLUTION CONTROL SYSTEMS, INC. OR A-LOCK GASKET AS MANUFACTURED BY A-LOCK PRODUCTS CORPORATION. ALL OTHER JOINTS SHALL BE FILLED WITH A NON-SHRINK GROUT.

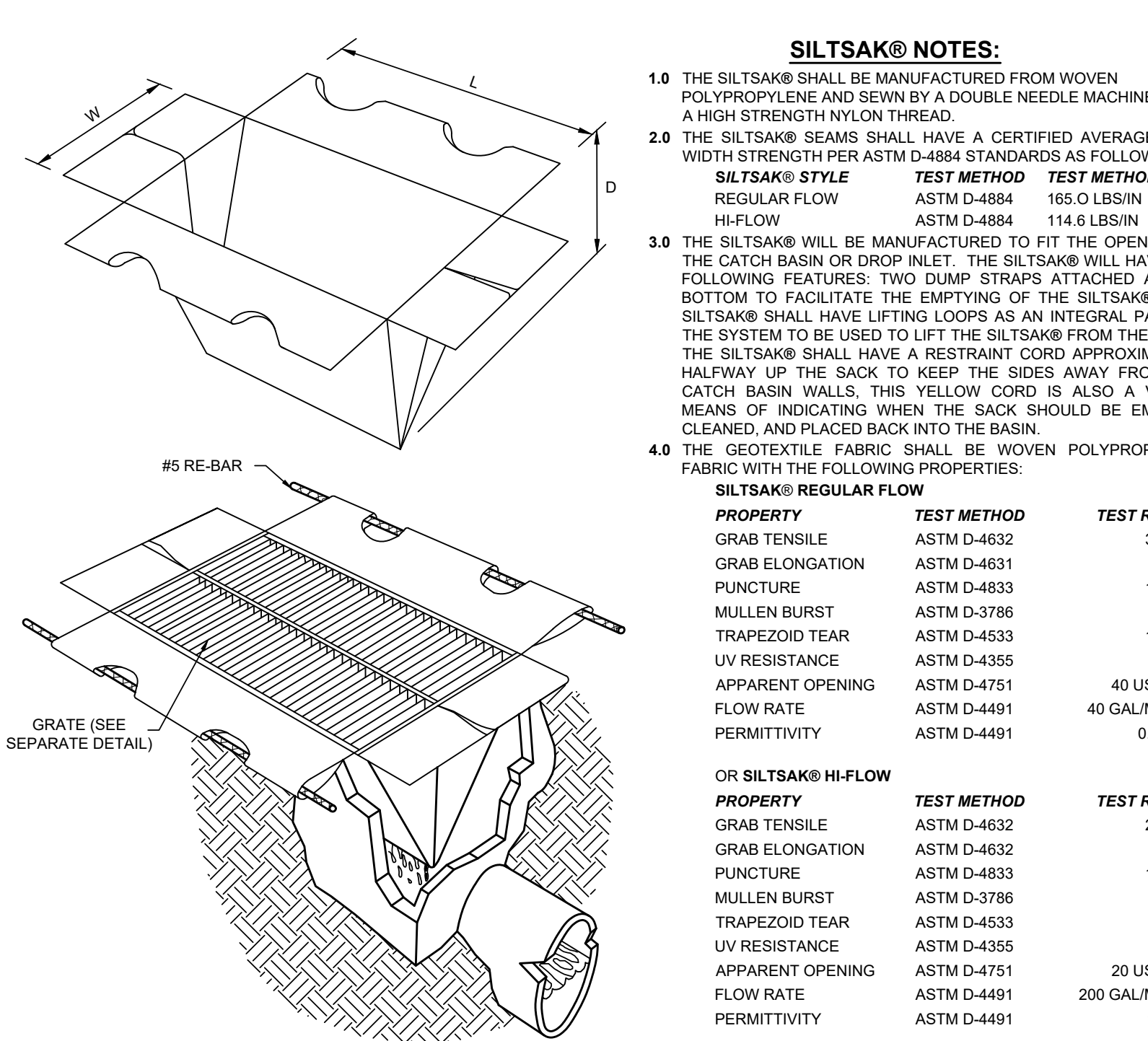
DEEP SUMP (4' - 0") DRAIN MANHOLE DETAIL
NOT TO SCALE



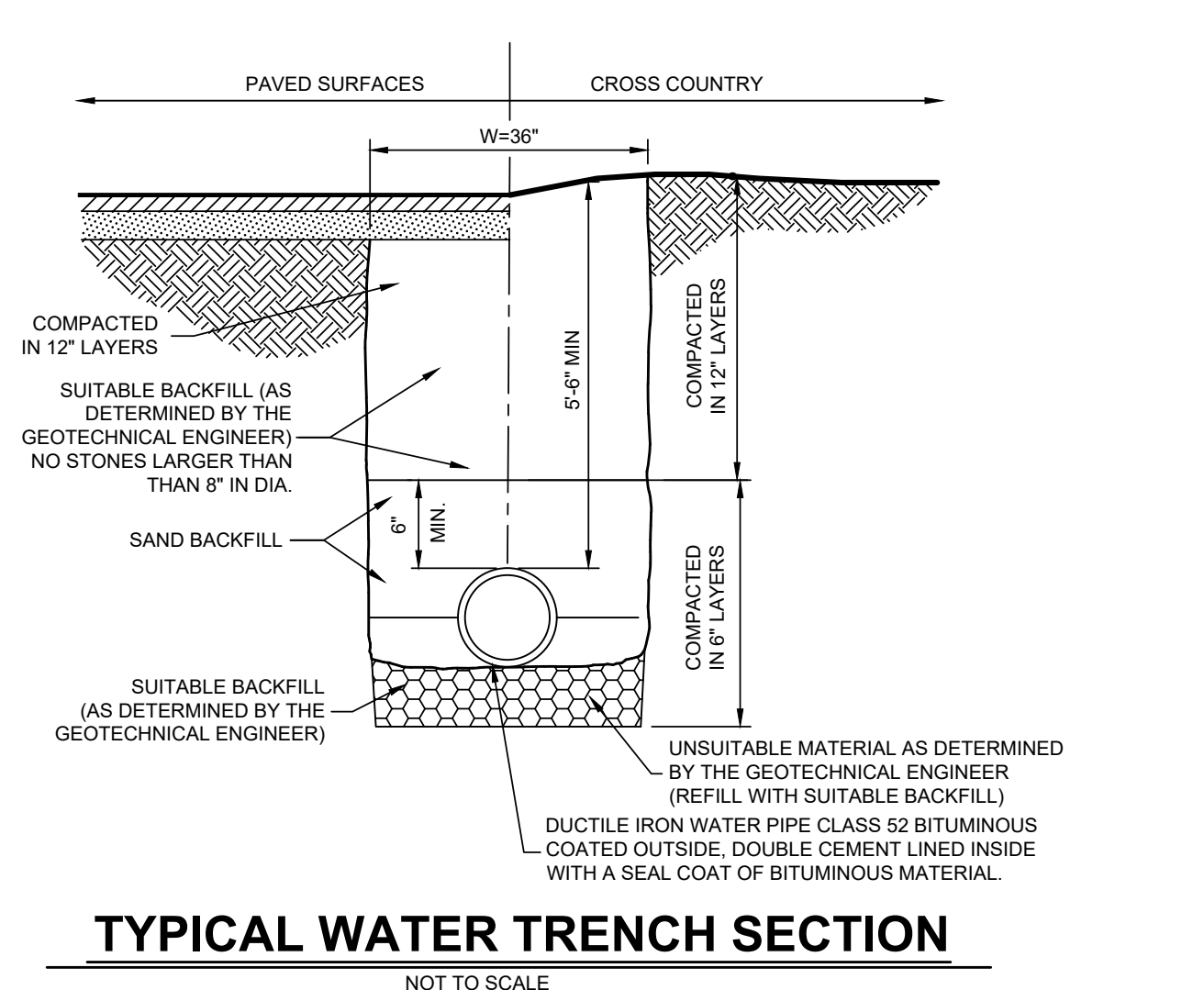
NOTE:

1. POSITION HOOD SUCH THAT BOTTOM FLANGE IS A DISTANCE OF 1/2 OUTLET PIPE DIAMETER (MIN.) BELOW THE PIPE INVERT. MINIMUM DISTANCE FOR PIPES < 12" LD. IS 6".

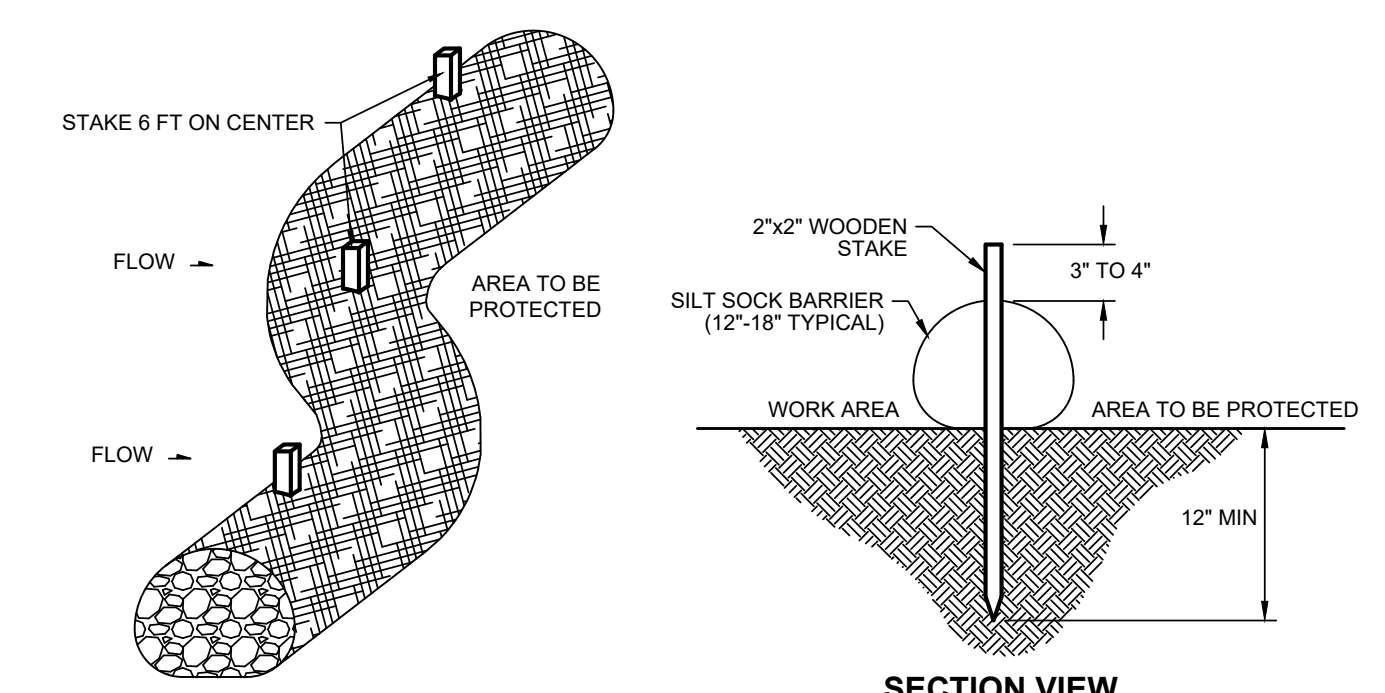
SNOUT OIL AND DEBRIS STOP DETAIL
NOT TO SCALE



SILTSAK DETAIL
NOT TO SCALE

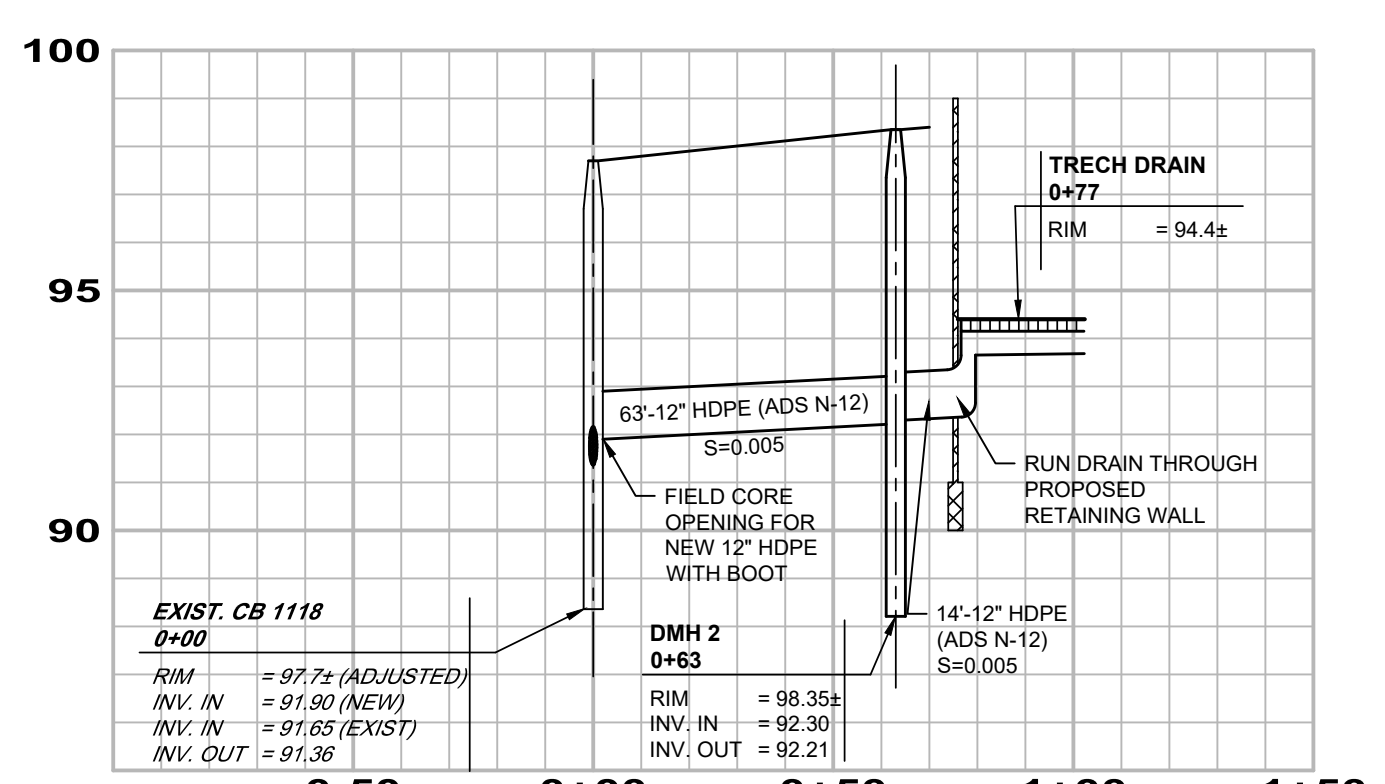
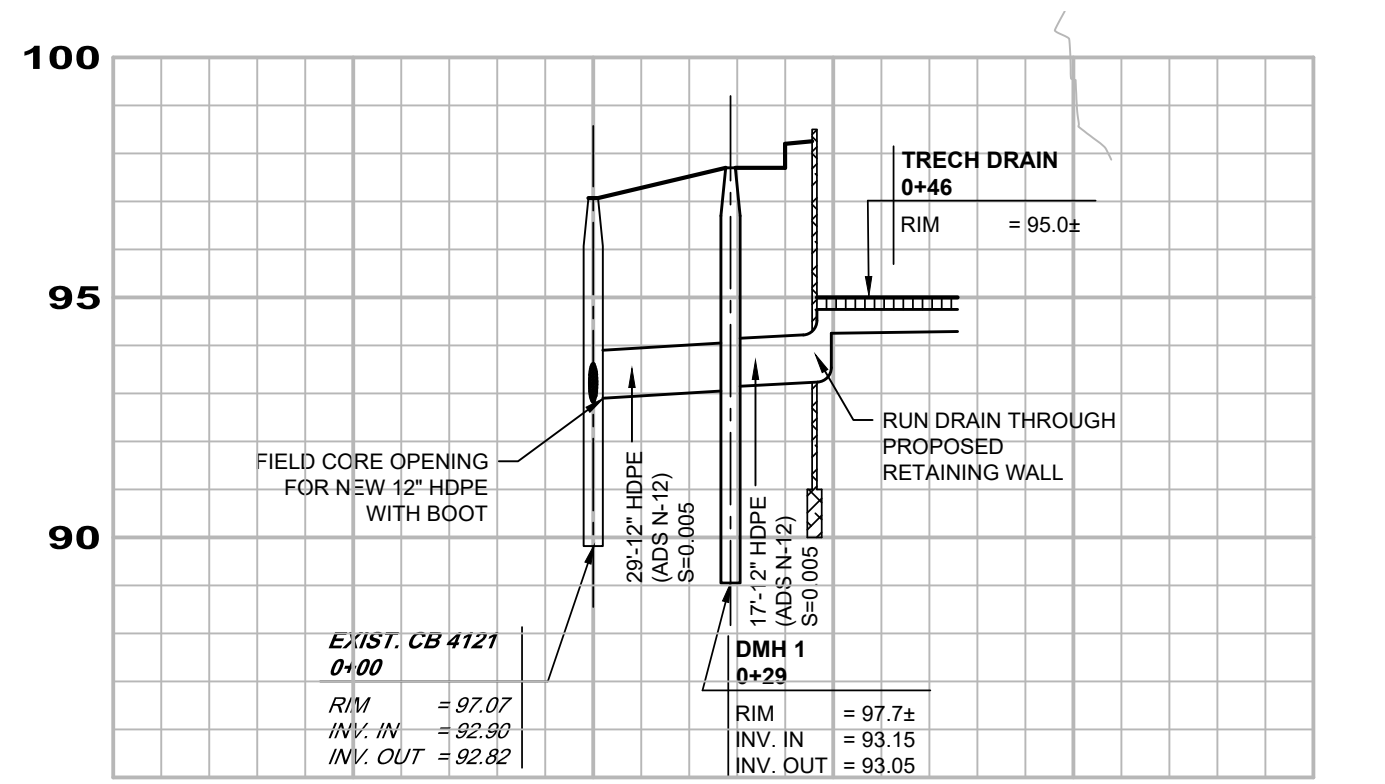


TYPICAL WATER TRENCH SECTION
NOT TO SCALE

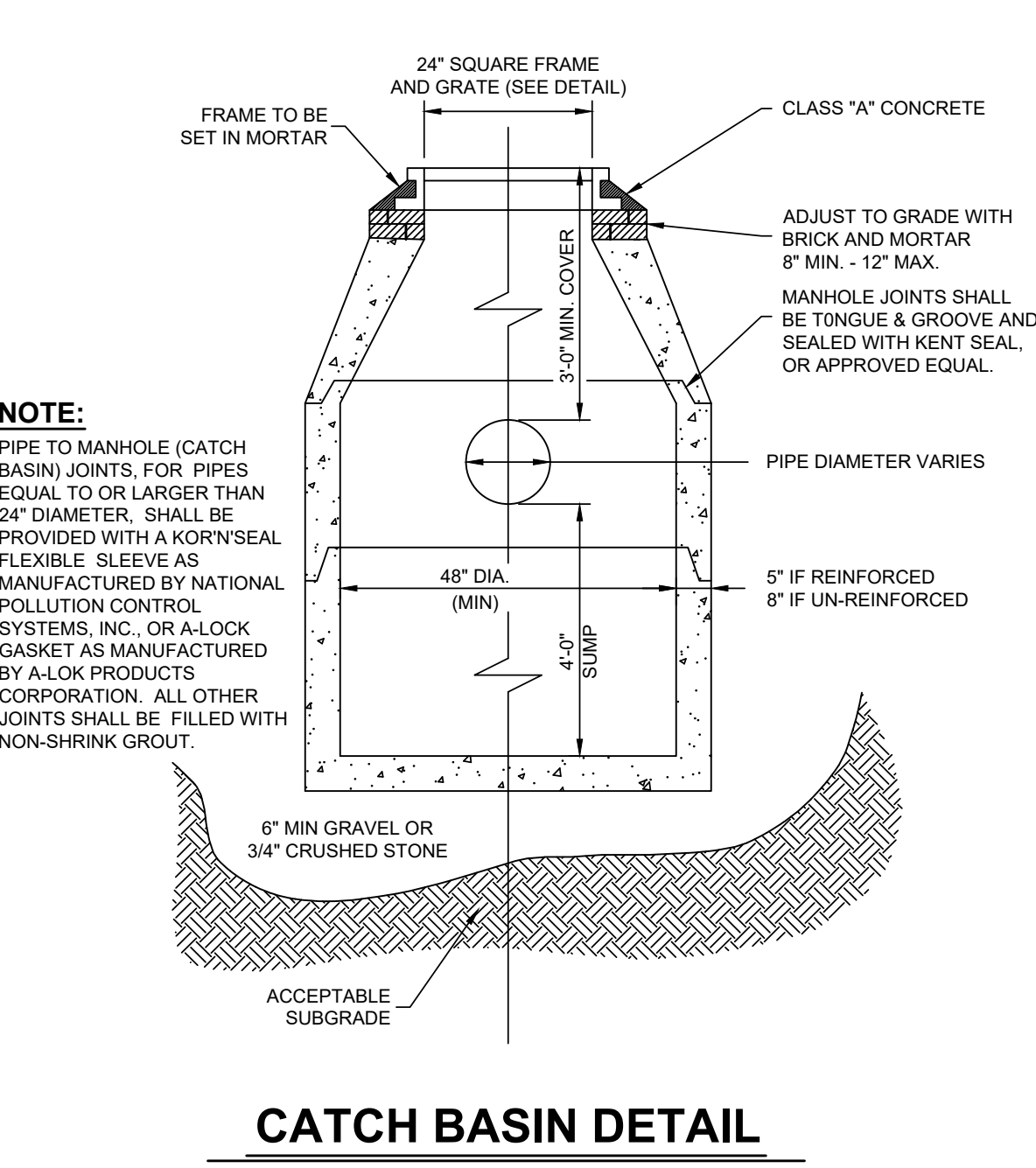


- NOTES:**
1. SILT SOCK BARRIER SHALL BE FILTREXX SILTSOXX NATURAL PLUS (OR APPROVED EQUAL) AND SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS.
 2. SILT SOCK BARRIER SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REPAIRS THAT ARE REQUIRED SHALL BE MADE IMMEDIATELY.
 3. IF THE SILT SOCK SHOULD DECOMPOSE OR BECOME INEFFECTIVE, THE BARRIER SHALL BE REPLACED PROMPTLY.
 4. SEDIMENT DEPOSITS SHOULD BE INSPECTED AFTER EVERY STORM EVENT. THE DEPOSITS SHOULD BE REMOVED WHEN THEY REACH APPROXIMATELY ONE-THIRD THE HEIGHT OF THE BARRIER.
 5. SEDIMENT DEPOSITS THAT ARE REMOVED OR LEFT IN PLACE AFTER THE BARRIER HAS BEEN REMOVED SHALL BE GRADED TO CONFORM WITH THE EXISTING TOPOGRAPHY AND VEGETATED.
 6. COMPOST TO BE REMOVED OR DISPOSED ON-SITE AS DETERMINED BY THE ENGINEER.

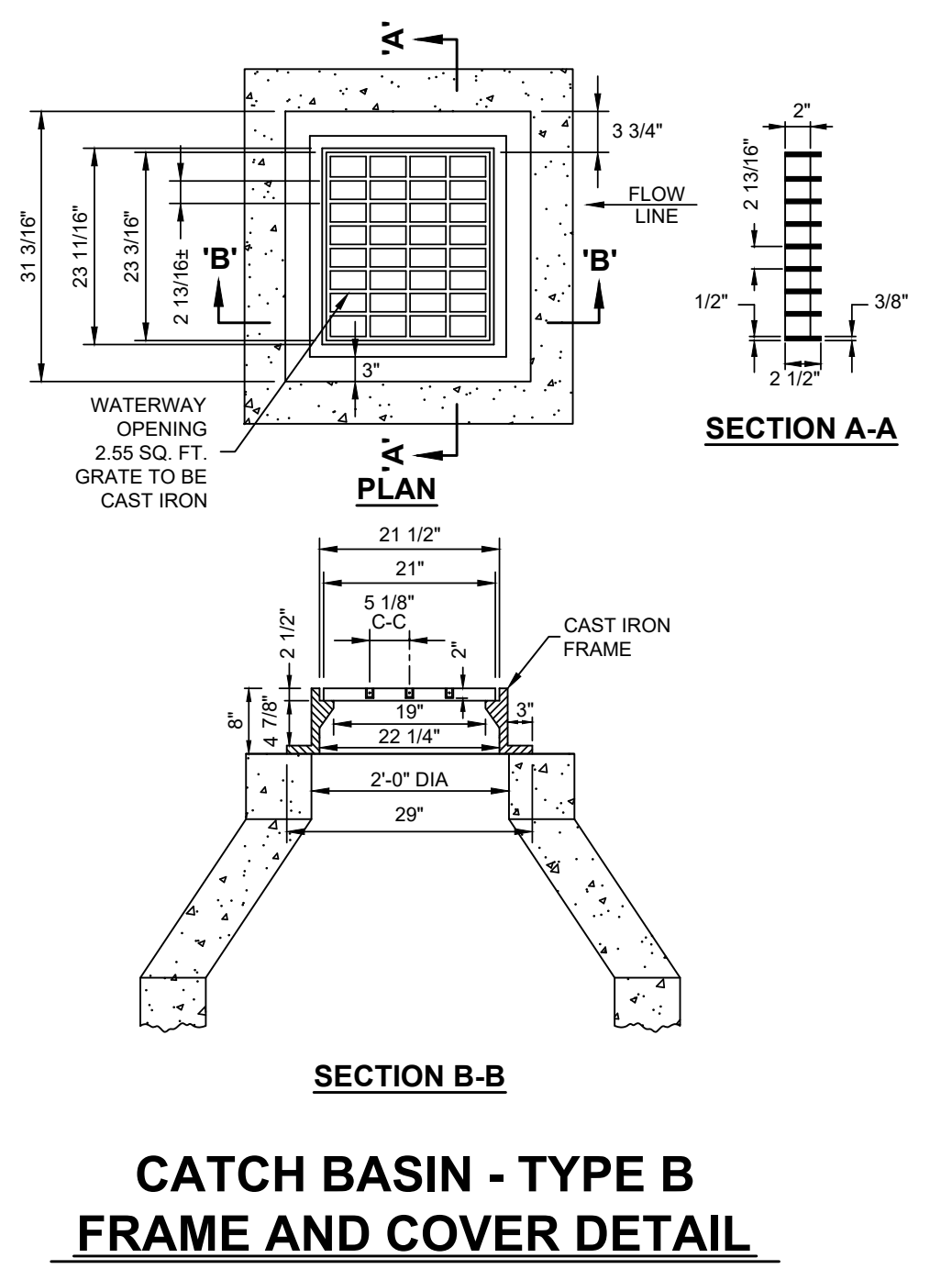
SILT SOCK DETAIL
NOT TO SCALE



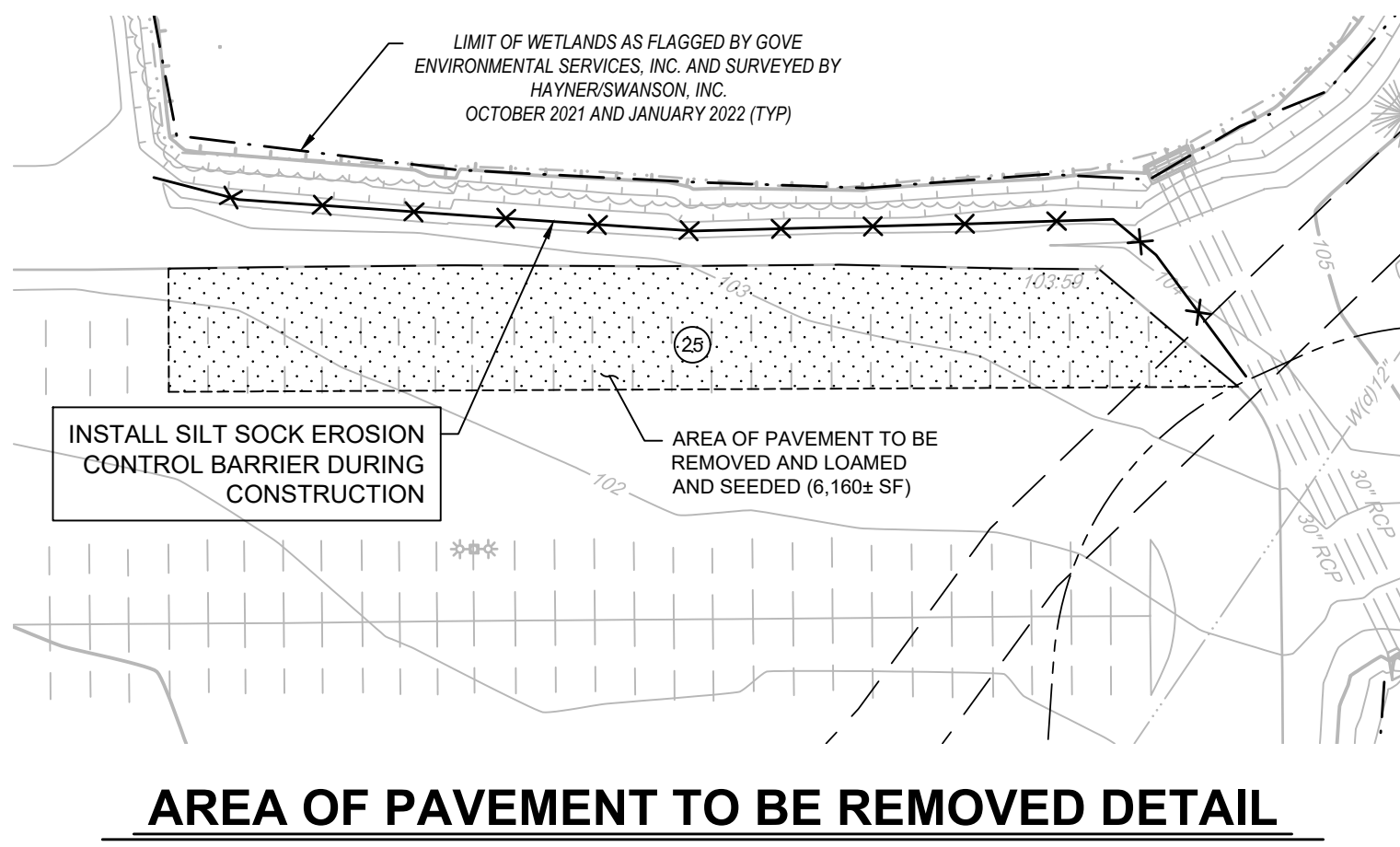
DRAINAGE PROFILES
SCALE: HV 1" = 40'/1" = 4'



CATCH BASIN DETAIL
NOT TO SCALE



CATCH BASIN - TYPE B FRAME AND COVER DETAIL
(NHDOT STANDARD)
NOT TO SCALE



AREA OF PAVEMENT TO BE REMOVED DETAIL
SCALE: 1" = 40'

REVISION		NO.	DATE	BY
		1	07/28/23	EDB
ADDRESS TOWN COMMENTS		2	08/09/23	EDB
		1	07/28/23	EDB

PREPARED FOR:
R.J. KELLY COMPANY, INC.
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RECORD OWNER:
121 TECH OWNER, L.L.C.
55 CAMBRIDGE STREET BURLINGTON, MASSACHUSETTS 01803 (781) 365-2416

DETAIL SHEET 1 & 2 GENERAL SITE
(MAP 204)

SITE IMPROVEMENTS PLAN
121 TECHNOLOGY DRIVE
DURHAM, NEW HAMPSHIRE

Hayner/Swanson, Inc.
Civil Engineers/Land Surveyors
3 Coe Street, Middlebury, VT 05753
Tel: (802) 249-1500 Fax: (802) 249-1501
www.haynerswanson.com

STATE OF NEW HAMPSHIRE
JAMES N. PETROPULOS
No. 10274
LICENSED PROFESSIONAL ENGINEER

FIELD BOOK: 1266, 1269 | DWG. LOC.: 500001832.DWG/5832.EBT
DWG: 5832EB1-BET | Scale: AS SHOWN
7 OF 7 5832-EB1 Date: 030 JUNE 2023
Sheet: 18/18