



LOCUS MAP

NOT TO SCALE

BUILDING LEGEND:

1 UNIT NUMBER	40,000 S.F.
2 AFFORDABLE UNIT	175 L.F. (Min.)
3 FRONT PORCH	100 L.F. (Min.)
4 GARAGE	30 FT. (Min.)
5 DRIVEWAY	15 FT. (Min.)
6 2 BEDROOM UNIT	35 FT. (Max.)
7 3 BEDROOM UNIT	2 EA. PER DWELLING (Min.)

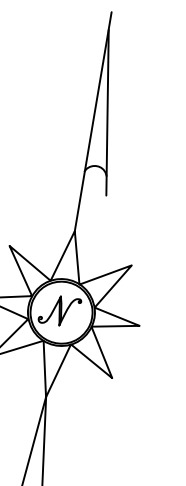
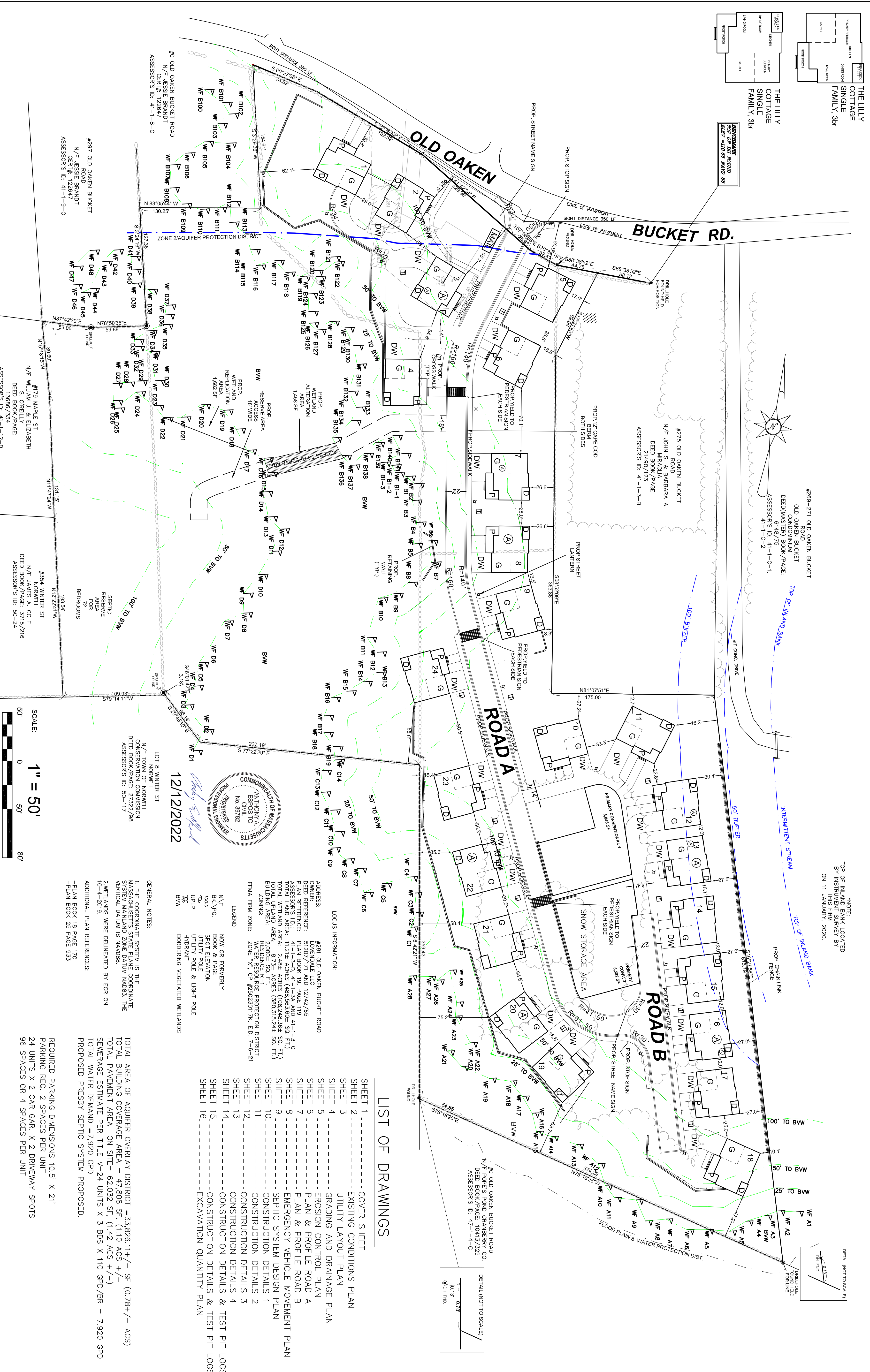
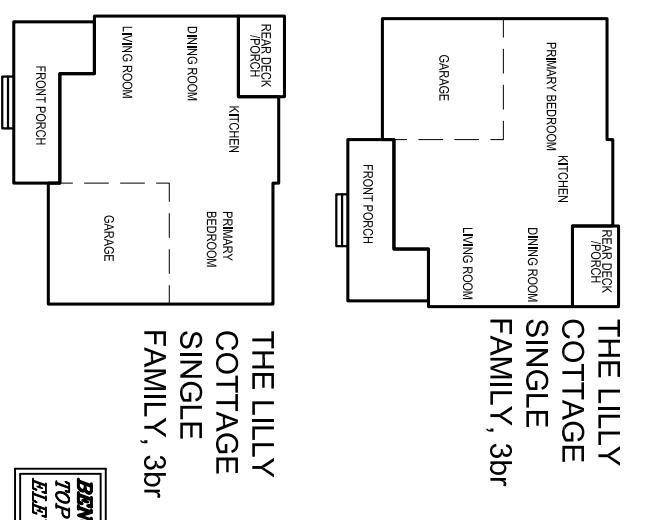
ZONING REQUIREMENTS

UPLAND LOT AREA	40,000 S.F.
LOT WIDTH	175 L.F. (Min.)
LOT FRONTAGE	100 L.F. (Min.)
FRONT SET-BACK	30 FT. (Min.)
SIDE & REAR-YARDS	15 FT. (Min.)
HEIGHT	35 FT. (Max.)
PARKING SPACES	2 EA. PER DWELLING (Min.)

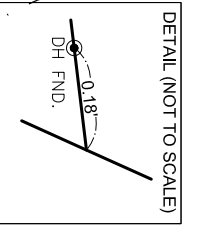
MINIMUM DIMENSIONAL REQUIREMENTS

FOUNDATION TO FOUNDATION	12 FT. MIN.
FOUNDATION TO DRAINAGE AREA	10 FT. MIN.
FOUNDATION TO SEPTIC TANK	10 FT. MIN.
SEPTIC TANK TO DRAINAGE AREA	10 FT. MIN.
DRAINAGE AREA TO WETLANDS	50 FT. MIN.
GARAGE TO BACK OF SIDEWALK	21 FT. MIN.
DRAINAGE AREA TO PROPERTY LINE	10 FT. MIN.
IT IS RECOMMENDED THAT ALL LAYOUT BE CONFIRMED VIA SURVEY METHODOLOGY TO MAKE SURE MINIMUM DISTANCES REQUIRED ARE MAINTAINED.	

MODEL LEGEND



NOTE:
TOP OF INLAND SHORE BY INSTRUMENT SURVEY BY THIS FIRM ON 11 JANUARY, 2020.



LIST OF DRAWINGS

SHEET 1	COVER SHEET
SHEET 2	EXISTING CONDITIONS PLAN
SHEET 3	UTILITY LAYOUT PLAN
SHEET 4	GRAVING AND DRAINAGE PLAN
SHEET 5	EROSION CONTROL PLAN
SHEET 6	PLAN & PROFILE ROAD A
SHEET 7	PLAN & PROFILE ROAD B
SHEET 8	EMERGENCY VEHICLE MOVEMENT PLAN
SHEET 9	SEPTIC SYSTEM DESIGN PLAN
SHEET 10	CONSTRUCTION DETAILS 1
SHEET 11	CONSTRUCTION DETAILS 2
SHEET 12	CONSTRUCTION DETAILS 3
SHEET 13	CONSTRUCTION DETAILS 4
SHEET 14	CONSTRUCTION DETAILS & TEST PIT LOGS
SHEET 15	CONSTRUCTION DETAILS & TEST PIT LOGS
SHEET 16	EXCAVATION QUANTITY PLAN

12/12/2022

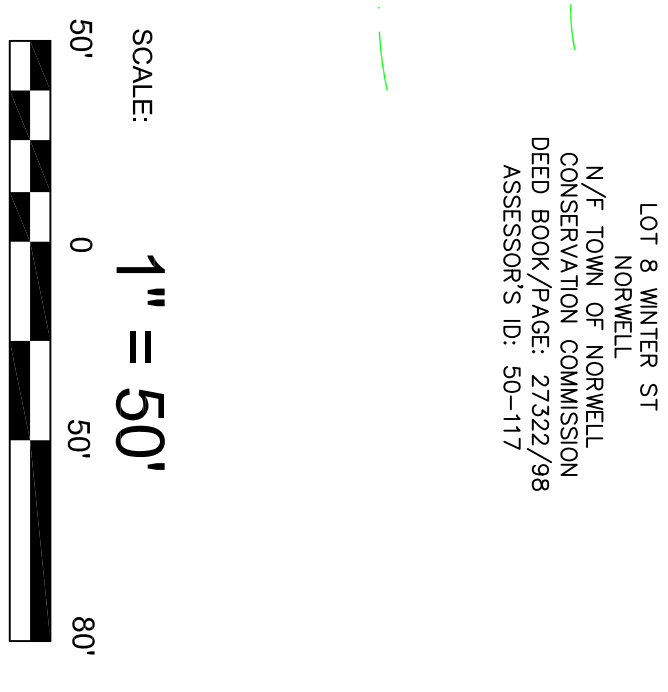


LOCUS INFORMATION:
 ADDRESS: #279 OLD OAKEN BUCKET ROAD
 LONDONDALE, MA
 OWNER: LONDONDALE LLC
 DEED REFERENCE: 51207/171 AND 12742/65
 PLAN BOOK: 19, PAGE 119
 TOTAL LAND AREA: 11.21 ACRES (486,563.60 SQ. FT.)
 TOTAL UPLAND AREA: 2.48 ACRES (108,248.36 SQ. FT.)
 TOTAL WETLAND AREA: 8.73 ACRES (380,315.24 SQ. FT.)
 ZONING: RESERVE R-1
 RESERVE R-1 ZONING: 20% X, 5' SETBACKS, 20' W, 20' D, 7'-0" 21'
 FEMA FIRM ZONE: X, 5' SETBACKS, 20' W, 20' D, 7'-0" 21'

LEGEND
 N/F: NOW OR FORMERLY
 B/P: BUILT OR PROPOSED
 S/E: SPOT ELEVATION
 U/P: UTILITY POLE
 H/P: HORIZONTAL
 B/V: BORDERING VEGETATED WETLANDS

GENERAL NOTES:
 1. THE COORDINATE SYSTEM IS THE MASSACHUSETTS STATE PLANE COORDINATE SYSTEM (NAD83). THE VERTICAL DATUM IS NAVD83.
 2. WETLANDS WERE DELINEATED BY EGR ON 10-4-2019.
 3. ADDITIONAL PLAN REFERENCES:
 -PLAN BOOK 18, PAGE 170
 -PLAN BOOK 25, PAGE 923

REQUIRED PARKING DIMENSIONS 10.5' X 21'
 PARKING REQ. 2 SPACES PER UNIT
 24 UNITS X 2 CAR GAR. X 2 DRIVEWAY SPOTS
 96 SPACES OR 4 SPACES PER UNIT



REVISIONS: No. DESCRIPTION DATE

PROJECT TITLE: **THE COTTAGES AT OLD OAKEN BUCKET AT #279-281 OLD OAKEN BUCKET ROAD SCITUATE, MA**

COVER SHEET

PREPARED BY: PARCEL 41-1-3-D PARCEL 41-1-3-0

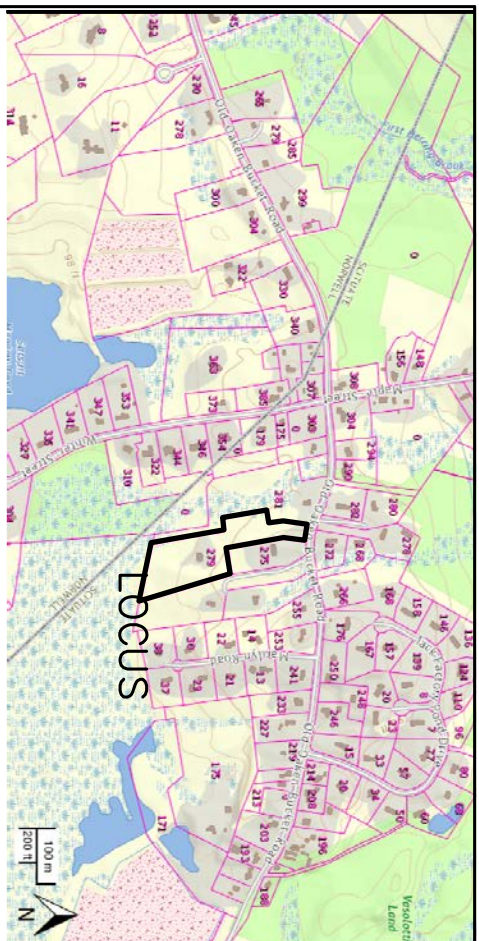
REGISTERED LAND SURVEYORS & CIVIL ENGINEERS
South Shore Surveyors, Inc.
 167 R SUMMER STREET
 KINGSTON, MA 02364
 781-582-2185
 mark@ssocinc.net

PREPARED FOR: **LOVENDALE, LLC**
 S/O SALT MEADOW DEVELOPMENT
 107 EAST STREET
 DUXBURY, MA 02532

DATE: DECEMBER 12, 2022
 COMP/DESIGN: A. ESPOSITO
 CHECK: M. D. CASEY
 DRAWN: A. ESPOSITO
 FIELD: LILUPS
 APPROVED: M. D. CASEY
 DWG. NO. 1908 CP

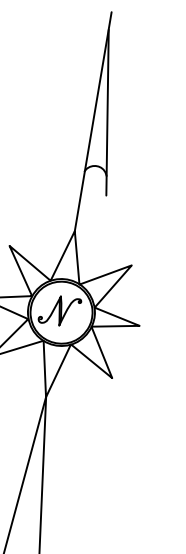
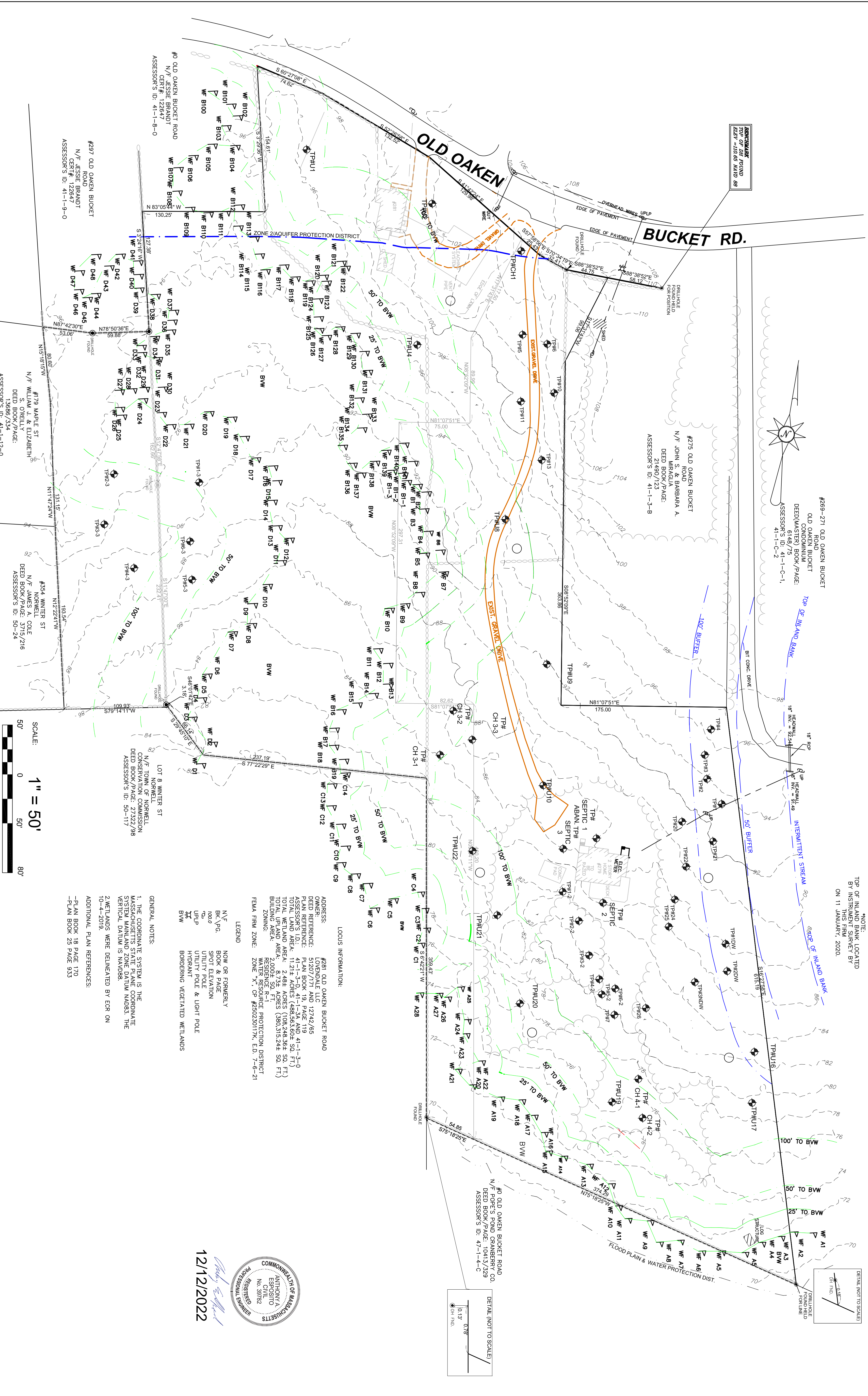
SCALE: 1" = 50'

SHEET 1 OF 16



LOCUS MAP

NOT TO SCALE



#269-271 OLD OAKEN BUCKET ROAD
 OLD OAKEN BUCKET
 DEED (MASTERS) BOOK/PAGE:
 6148/75
 ASSESSOR'S ID: 41-1-C-1,
 41-1-C-2

NOTE:
 TOP OF INLAND SHIREVEY BY
 THIS FIRM SURVEYED
 ON 11 JANUARY, 2020.

DETAIL (NOT TO SCALE)
 1" = 50'
 0' 10" 20" 30" 40" 50'

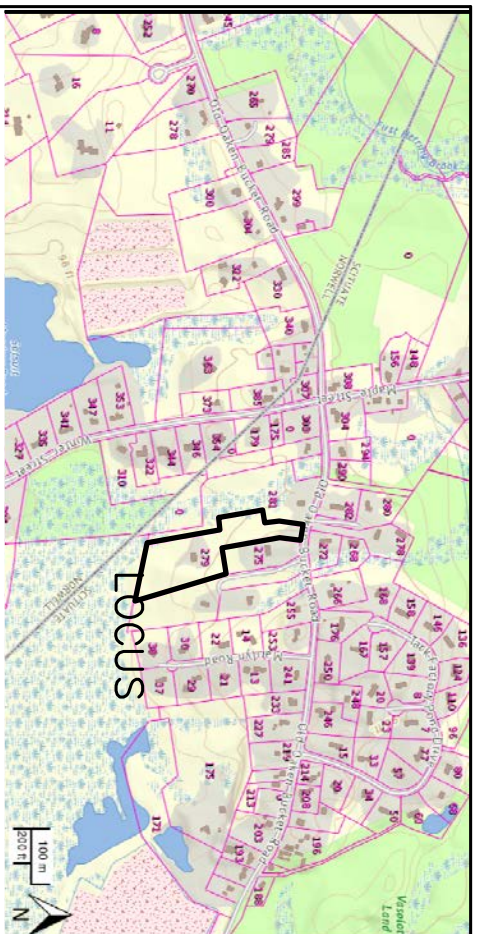
SCALE: 1" = 50'
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LOCUS INFORMATION:
 ADDRESS: #279 OLD OAKEN BUCKET ROAD
 OWNER: LOVEDDALE, LLC
 DEED REFERENCE: 51207/171 AND 12742/65
 PLAN REFERENCE: PLAN BOOK 19, PAGE 119
 TOTAL LAND AREA: 11.21 ± ACRES (485,653.60 ± SQ. FT.)
 TOTAL WETLAND AREA: 2.48 ± ACRES (108,248.36 ± SQ. FT.)
 TOTAL UPLAND AREA: 8.73 ± ACRES (380,151.24 ± SQ. FT.)
 ZONING: RESIDENCE R-1
 WETLAND RESERVE PROTECTION DISTRICT
 FEMA FIRM ZONE: XN
 DATE: 11/22/2022

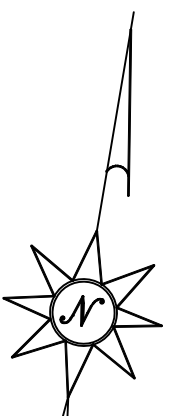
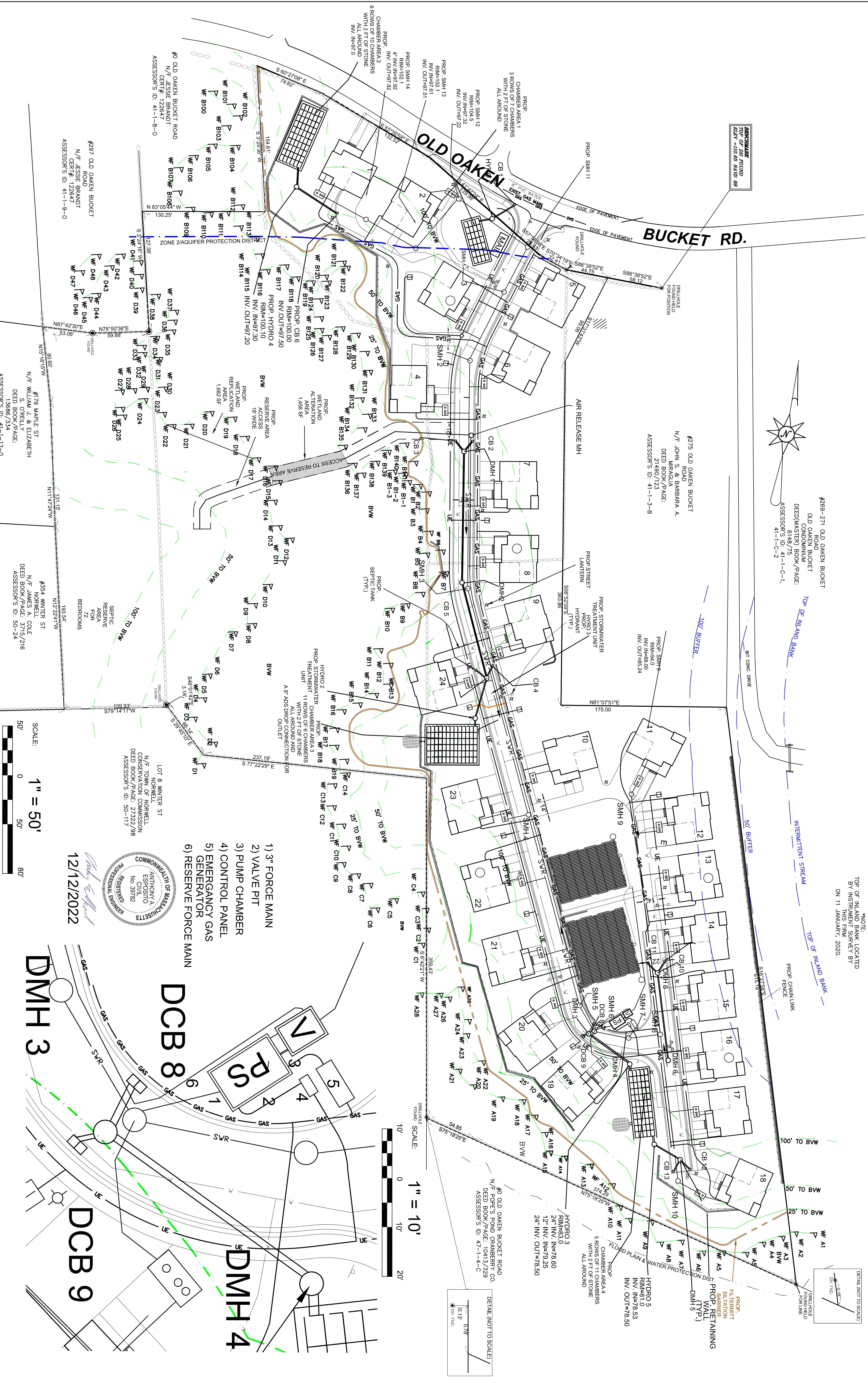
GENERAL NOTES:
 1. THE COORDINATE SYSTEM IS THE MASSACHUSETTS STATE PLANE COORDINATE SYSTEM MANLAND ZONE DATUM NAD83. THE VERTICAL DATUM IS NAVD83.
 2. WETLANDS WERE DELINEATED BY ECR ON 10-4-2019.
 ADDITIONAL PLAN REFERENCES:
 -PLAN BOOK 18, PAGE 170
 -PLAN BOOK 25, PAGE 923

COMMONWEALTH OF MASSACHUSETTS
 REGISTERED PROFESSIONAL ENGINEER
 ANTHONY A. ESPPOSITO
 No. 39782
 12/12/2022

THE COTTAGES AT OLD OAKEN BUCKET AT #279-281 OLD OAKEN BUCKET ROAD SCITUATE, MA EXISTING CONDITIONS PLAN	PREPARED BY: PARCEL 41-1-3-D PARCEL 41-1-3-0															
South Shore Consultants, Inc. REGISTERED LAND SURVEYORS & CIVIL ENGINEERS 167 R SUMMER STREET KINGSTON, MA 02364 781-582-2185 mark@sscinc.net	PREPARED FOR: LOVEDDALE, LLC S/O SALT MEADOW DEVELOPMENT 107 EAST STREET DEXTER, MA 02332															
DATE: DECEMBER 12, 2022 COMP/DESIGN: A. ESPPOSITO CHECK: M. D. CASEY DRAWN: A. ESPPOSITO FIELD: LILUPS APPROVED: M. D. CASEY DWG. NO. 1908 ECP	REVISIONS: <table border="1"> <thead> <tr> <th>NO.</th> <th>DESCRIPTION</th> <th>DATE</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	NO.	DESCRIPTION	DATE												
NO.	DESCRIPTION	DATE														
PROJECT TITLE: 2 OF 16 SHEET	JOB NO. 1908															



LOCUS MAP
NOT TO SCALE



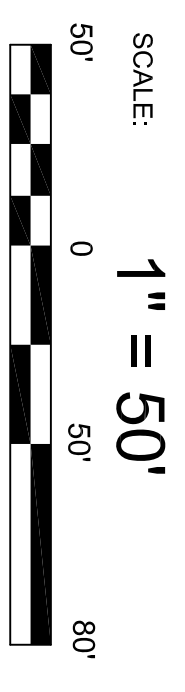
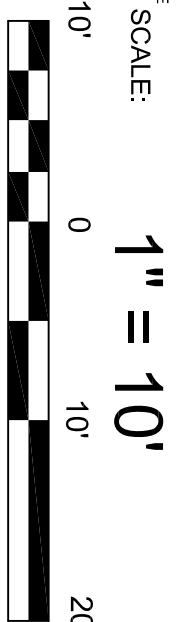
#269-271 OLD OAKEN BUCKET ROAD
OLD OAKEN BUCKET DEED (MASTED) BOOK/PAGE: 6148/75
ASSESSOR'S ID: 41-1-C-1, 41-1-C-2

#275 OLD OAKEN BUCKET ROAD
N/F JOHN S. & BARBARA A. DEED BOOK/PAGE: 21490/723
ASSESSOR'S ID: 41-1-3-8

LOT 8 WINTER ST
N/F NORWELL GENERAL CONSERVATION COMMISSION DEED BOOK/PAGE: 27322/99
ASSESSOR'S ID: 50-117

LOT 9 WINTER ST
N/F NORWELL GENERAL CONSERVATION COMMISSION DEED BOOK/PAGE: 27322/99
ASSESSOR'S ID: 50-117

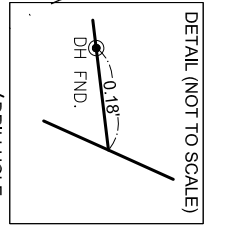
- 1) 3" FORCE MAIN
- 2) VALVE PIT
- 3) PUMP CHAMBER
- 4) CONTROL PANEL
- 5) EMERGENCY GAS GENERATOR
- 6) RESERVE FORCE MAIN



12/12/2022



NOTE:
TOP OF INLAND BANK LOCATED BY INSTRUMENT SURVEY BY THIS FIRM, 2020.
ON 11 JANUARY, 2020.



REVISIONS:	No.	DESCRIPTION	DATE

PROJECT TITLE:

THE COTTAGES AT OLD OAKEN BUCKET AT #279-281 OLD OAKEN BUCKET ROAD SCITUATE, MA

UTILITY LAYOUT PLAN

PREPARED FOR:
PARCEL 41-1-3-D
PARCEL 41-1-3-0

REGISTERED LAND SURVEYORS & CIVIL ENGINEERS
South Shore Surveyors, Inc.
167 R SUMNER STREET
KINGSTON, MA 02364
781-582-2185
mark@ssscinc.net

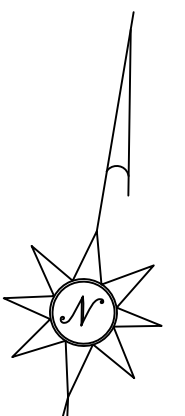
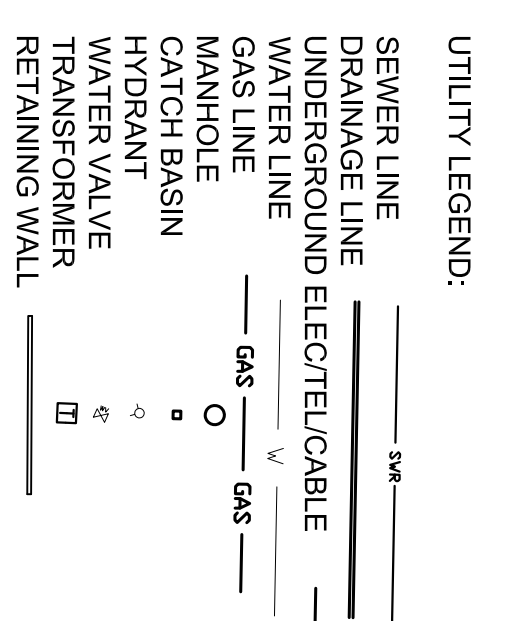
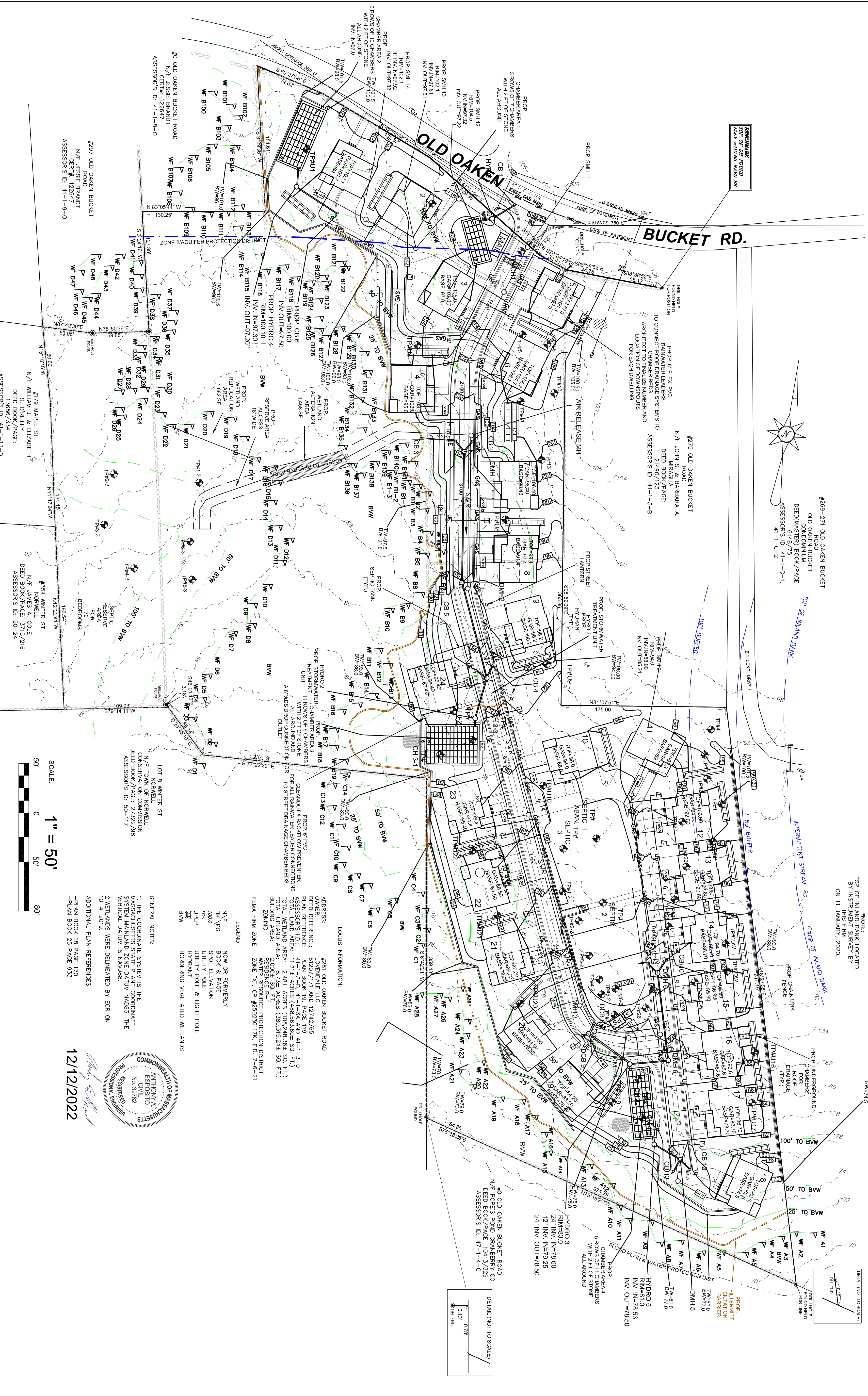
PREPARED FOR:
LOT 9 WINTER ST
S/O SALT MEADOW DEVELOPMENT
107 EAST STREET
DUXBURY, MA 02332

SCALE: 1" = 50'
0 50 80

DATE: DECEMBER 12, 2022
COMP/DESIGN: A. ESPOSITO
CHECK: M. D. CASEY
DRAWING: A. ESPOSITO
FIELD: LILUPS
APPROVED: M. D. CASEY
DWG. NO. 1908 SP
JOB NO. 1908



LOCUS MAP NOT TO SCALE



#269-271 OLD OAKEN BUCKET ROAD
 OLD OAKEN BUCKET DEED(MASTER) BOOK/PAGE: 6148/75
 ASSESSOR'S ID: 41-1-C-1, 41-1-C-2

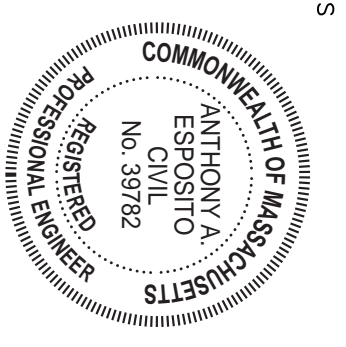
#275 OLD OAKEN BUCKET ROAD
 N/F JOHN S. & BARBARA A. DEED BOOK/PAGE: 21490/723
 ASSESSOR'S ID: 41-1-3-B

NOTE:
 TOP OF INLAND STREAM LOCATED BY INSTRUMENT SURVEY BY THIS FIRM, 2020.
 ON 11 JANUARY, 2020.

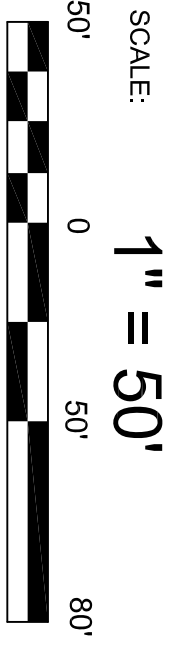
LOCUS INFORMATION:
 ADDRESS: #281 OLD OAKEN BUCKET ROAD
 OWNER: LOVEDDALE, LLC
 DEED REFERENCE: 51207/171 AND 12742/65
 PLAN REFERENCE: PLAN BOOK 19, PAGE 119
 TOTAL LAND AREA: 11.21 ± ACRES (486,563.60 ± SQ. FT.)
 TOTAL WETLAND AREA: 2.48 ± ACRES (108,248.36 ± SQ. FT.)
 TOTAL OPENLAND AREA: 7.73 ± ACRES (330,315.24 ± SQ. FT.)
 ZONING: RESIDENCE R-1
 WETLAND RESPONSE PROTECTION DISTRICT: FLEMA FIRM ZONE: 20K, X, S, S2020/170, D, 7-9-21

LEGEND:
 NOW OR FORMERLY
 N/F PG. BOUNDARY
 SPOT ELEVATION
 UTILITY POLE
 UTILITY POLE & LIGHT POLE
 HYDRANT
 BORDERING VEGETATED WETLANDS

GENERAL NOTES:
 1. THE COORDINATE SYSTEM IS THE MASSACHUSETTS STATE PLANE COORDINATE SYSTEM (MASSACHUSETTS STATE DATUM NAD83). THE VERTICAL DATUM IS NAVD83.
 2. WETLANDS WERE DELINEATED BY EGR ON 10-4-2019.
 ADDITIONAL PLAN REFERENCES:
 -PLAN BOOK 18, PAGE 170
 -PLAN BOOK 25, PAGE 923



12/12/2022



FOR REGISTRY USE ONLY
 PROJECT TITLE:

THE COTTAGES AT OLD OAKEN BUCKET AT #279-281 OLD OAKEN BUCKET ROAD SCITUATE, MA

GRADING & DRAINAGE PLAN

PREPARED BY:
 PARCEL 41-1-3-D
 PARCEL 41-1-3-0

South Shore Surveyors, Inc.
 REGISTERED LAND SURVEYORS & CIVIL ENGINEERS
 167 R SUMMER STREET
 KINGSTON, MA 02364
 781-582-2185
 mark@ssocinc.net

PREPARED FOR:
LOVEDDALE, LLC
 S/O SALT MEADOW DEVELOPMENT
 107 EAST STREET
 DUXBURY, MA 02532

DATE: DECEMBER 12, 2022
 COMP/DESIGN: A. ESPOSITO
 CHECK: M. D. CASEY
 DRAWN: A. ESPOSITO
 FIELD: LILUPS
 APPROVED: M. D. CASEY
 DWG. NO. 1908 SP
 JOB NO. 1908

SCALE: 1" = 50'

SHEET 4 OF 16



LOCUST MAP NOT TO SCALE

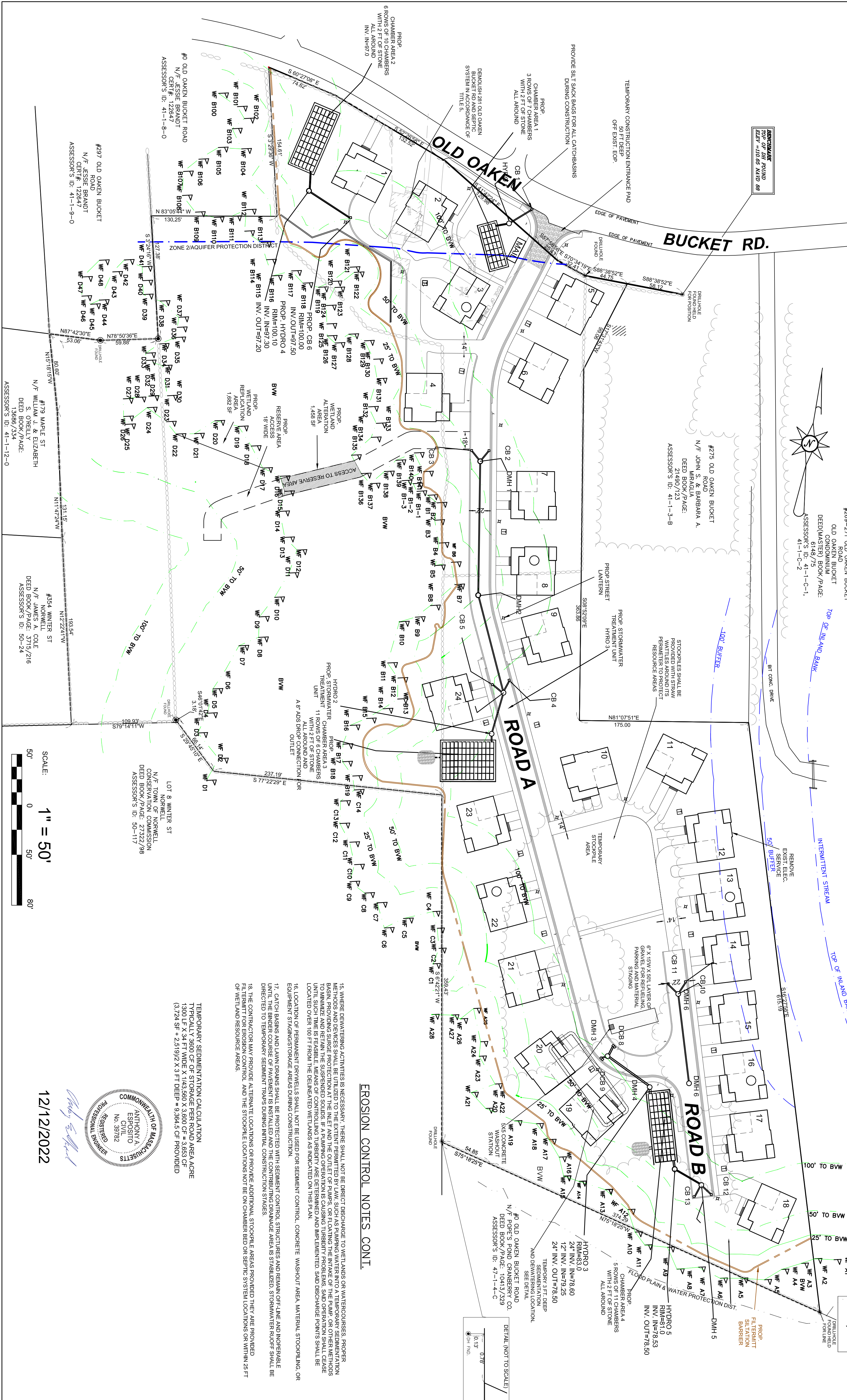
- PHASE OF CONSTRUCTION:**
1. CONSTRUCT GRANTY SEWER MAIN
 2. COMMENCE FLOOR GRADING OF MAIN DRIVES
 3. CONSTRUCT DRAINAGE INFRASTRUCTURE
 4. CONSTRUCT WATER MAIN
 5. SET MAIN SEWER AND WATER SERVICE STUBS
 6. COMMENCE WORK ON SEPTIC SYSTEM AND PUMP STATION
 7. COMMENCE INSTALLATION OF UTILITIES INCLUDING GAS, ELECTRIC, CABLE AND INTERNET CONDUIT AND PEDIESTALS
 8. FINAL GRADING OF PAVES AND BASE COAT OF PAVEMENT
 9. COMMENCE DWELLING CONSTRUCTION WHICH INCLUDES INSTALLATION OF SEPTIC TANKS, UTILITY, WATER AND SEWER CONNECTIONS AND ROOF DRAINAGE SYSTEMS.
 10. FINAL PAVING AND LANDSCAPING

EROSION CONTROL NOTES

- THE SITE CONTRACTOR AND THE OWNER SHALL BE RESPONSIBLE FOR THE OPERATIONS AND MAINTENANCE SCHEDULE (OMM) DURING THE CONSTRUCTION PERIOD. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES TO ENSURE THE PROPER CONSTRUCTION AND FUNCTION OF THE DRAINAGE SYSTEM. A CONSTRUCTION PERIOD STORMWATER POLLUTION PREVENTION PLAN PER US EPA METHODS REQUIREMENTS SHALL BE PREPARED PRIOR TO COMMENCE OF CONSTRUCTION.
1. PRIOR TO CONSTRUCTION EROSION CONTROL DEVICES SHALL BE INSTALLED PER THE APPROVED PLANS. EROSION CONTROL BARRIERS SHALL BE INSPECTED PRIOR TO LARGE STORM EVENTS TO ENSURE THAT THE EROSION CONTROL WILL FUNCTION AS REQUIRED AND FOLLOWING A STORM TO INSPECT FOR DAMAGE TO THE EROSION CONTROL ELEMENTS. ANY DAMAGE OR IMPROPER INSTALLATION THAT IS NOTICED PRIOR TO A STORM SHALL BE REPAIRED OR REPLACED IN A TIMELY MANNER. ALL STORM AND DRAINAGE BARRIERS SHALL BE INSTALLED FROM BYPASSING EROSION CONTROL BARRIERS.
 2. IN CONJUNCTION WITH THE CONSTRUCTION, ALL DRAINAGE STRUCTURES INCLUDING CATCH BASINS, STORM TANKS AND UNIT TANKS CHAMBER BEGS SHALL BE CONSTRUCTED AND STABILIZED AS SOON AS POSSIBLE. CATCH BASINS SHALL BE PROTECTED WITH SILT SOCKS AS SHOWN ON THE DETAIL.
 3. THE CATCH BASINS AND STORM TANKS SHALL BE INSPECTED WEEKLY DURING CONSTRUCTION. ANY SIGNIFICANT BUILD UP OF SOIL (8) INCHES OR MORE IN ANY OF THE STRUCTURES SHALL BE PROMPTLY REMOVED BY HAND OR MECHANICAL METHODS AND ALL DEBRIS REMOVED SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS. PROTECT CATCH BASINS FROM RECEIVING SEDIMENT LOBBY STORM RUNOFF THAT MAY CLOG UNDERGROUND INFILTRATION SYSTEMS BY GRADING A GRAVEL SURROUND AWAY FROM THESE INLETS PRIOR TO FINISH.
 4. THE SITE SHALL BE INSPECTED WEEKLY OR AFTER ALL RAINFALL EVENTS GREATER THAN 1/4" INCH OF RAINFALL DEPTH, WHICHEVER OCCURS SOONER. ANY EROSION SHALL BE FILED AND REMEDIATED IN A MANNER TO PREVENT FURTHER EROSION.
 5. THE CONTRACTOR MAY SELECT FROM THOSE DETAILED FOR INDIVIDUAL AREAS THAT MAY BEST FIT HIGHER CONSTRUCTION OPERATIONS WHILE STILL MAINTAINING PROTECTIONS THAT MEET ALL CONTRACT AND REGULATORY REQUIREMENTS.
 6. ALL AREAS DISTURBED BY CONSTRUCTION ACTIVITIES, WHENEVER INSIDE THE CONTRACT LIMIT LINE OR BEYOND, NOT COVERED BY BUILDINGS OR PAVEMENTS SHALL BE TOPSOILED AND SEEDED AS LAMM.
 7. THE CONTRACTOR SHALL MONITOR ALL NEW AND MODIFIED DRAINAGE STRUCTURES SWIMS WITHIN THE CONTRACT LIMITS AND SHALL PUMP SLURPS CLEAN OF SILT AND DEBRIS WHEN MORE THAN HALF FULL UNDER IMMEDIATELY PRIOR TO FINAL ACCEPTANCE.

8. AREAS THAT ARE NOT THE LOCATION OF ACTIVE CONSTRUCTION WHICH ARE LEFT BARE FOR OVER A MONTH BEFORE FINISHED GRADING AND SEEDING IS COMPLETED SHALL BE MULCHED OR RECEIVE TEMPORARY STABILIZATION SUCH AS JUTE MATING OR RECEIVE A TEMPORARY SEEDING. SEEDING SHALL BE APPLIED AS SEEDBED PREPARATION AT A RATE OF 90 LBS/1,000 SF PLANTING SEASONS SHALL BE APRIL 1 TO JUNE 1 AND AUGUST 1 TO OCTOBER 1. AREAS TO BE LEFT BARE BEFORE FINISH GRADING AND SEEDING OUTSIDE OF PLANTING SEASONS SHALL RECEIVE AN AIR-BORDED WOOD CHIP MULCH, FREE OF COARSE MATTER.
9. STABILIZATION OF SLOPES IN CUT AREAS (SAND MULCH OR GRASS) AND THE INSTALLATION OF THE CONTROL LINE (FILTERMATT OR SILT FENCE) AT THE TOE OF SLOPE SHALL BE COMPLETED WITHIN FOURTEEN (14) DAYS OF COMPLETION.
10. SEDIMENT REMOVED FROM CONTROL STRUCTURES WILL BE DISPOSED IN A MANNER WHICH IS CONSISTENT WITH THE INTENT OF THE PLAN. ALL LINEAR EROSION CONTROL STRUCTURES WILL BE REPLACED OR REPAIRED.
11. THE CONTRACTOR WILL BE RESPONSIBLE FOR IMPLEMENTING THIS EROSION AND SEDIMENT CONTROL PLAN. THIS RESPONSIBILITY INCLUDES THE INSTALLATION AND MAINTENANCE OF CONTROL MEASURES, INFORMING ALL PARTIES ENGAGED ON THE SITE OF THE REQUIREMENTS AND OBJECTIVES OF THE PLAN.
12. STOCKPILES OF SOIL SHALL BE SURROUNDED BY AN EROSION CONTROL BARRIER. SOIL STOCKPILES ARE TO REMAIN FOR MORE THAN SIXTY (60) DAYS. STOCKPILES SHALL BE STABILIZED WITH TEMPORARY VEGETATION OR MULCH. IF SOIL STOCKPILES ARE TO REMAIN FOR MORE THAN SIXTY (60) DAYS, THE EROSION CONTROL BARRIER SHALL BE USED. SOIL STOCKPILES SHALL NOT EXCEED 20'.
13. THE CONTRACTOR SHALL BE RESPONSIBLE TO CONTROL DUST AND WIND EROSION THROUGHOUT THE LIFE OF THE CONTRACT. DUST CONTROL MEASURES SHALL BE INSTALLED AND MAINTAINED THROUGHOUT THE LIFE OF THE CONTRACT. CONTRACTOR SHALL CONTROL DUST TO PREVENT A HAZARD TO TRAFFIC.

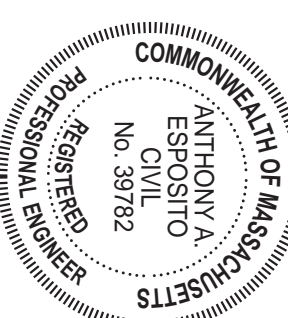
NOTE:
TOP OF INLAND SINK LOCATED BY INSURMENT SURVEY BY THIS FIRM, JANUARY 11, 2020.



EROSION CONTROL NOTES CONT.

14. WHERE DEWATERING ACTIVITIES IS NECESSARY, THERE SHALL NOT BE DIRECT DISCHARGE TO WETLANDS OR WATERCOURSES. PROPER METHODS AND DEVICES SHALL BE UTILIZED TO THE EXTENT FEASIBLE TO PREVENT THE COLLAPSE OF PAVES OR FLOODING THE WATERSHED OR OTHER METHODS TO MINIMIZE AND RETAIN THE SUSPENDED SOLIDS. IF A PUMPING OPERATION IS CAUSING TURBIDITY PROBLEMS, SAID OPERATION SHALL CEASE UNTIL SUCH TIME AS FEASIBLE MEANS OF CONTROLLING TURBIDITY ARE DETERMINED AND IMPLEMENTED. SAID DISCHARGE POINTS SHALL BE LOCATED OVER 100' FT FROM THE DEWATERED WETLANDS AS INDICATED ON THIS PLAN.
15. LOCATION OF PERMANENT DRYWELLS SHALL NOT BE USED FOR SEDIMENT CONTROL. CONCRETE WASHOUT AREA MATERIAL STOCKPILING OR EQUIPMENT STORAGE AREAS DURING CONSTRUCTION.
16. THE COURSE OF PAVEMENT IS INSTALLED AND THE CONTRIBUTING DRAINAGE AREAS IS STABLE DRAINAGE. STORMWATER RUNOFF SHALL BE DIRECTED TO TEMPORARY SEDIMENT TRAPS DURING INITIAL CONSTRUCTION STAGES.
17. THE CONTRACTOR MAY PROVIDE ALTERNATE LOCATIONS OR PROVIDE ADDITIONAL STOCKPILE AREAS PROVIDED THEY ARE PROVIDED PERMIT FOR EROSION CONTROL. AND THE STOCKPILE LOCATIONS NOT BE ON CHAMBER BED OR SEPTIC SYSTEM LOCATIONS OR WITHIN 25 FT OF WETLAND RESOURCE AREAS.

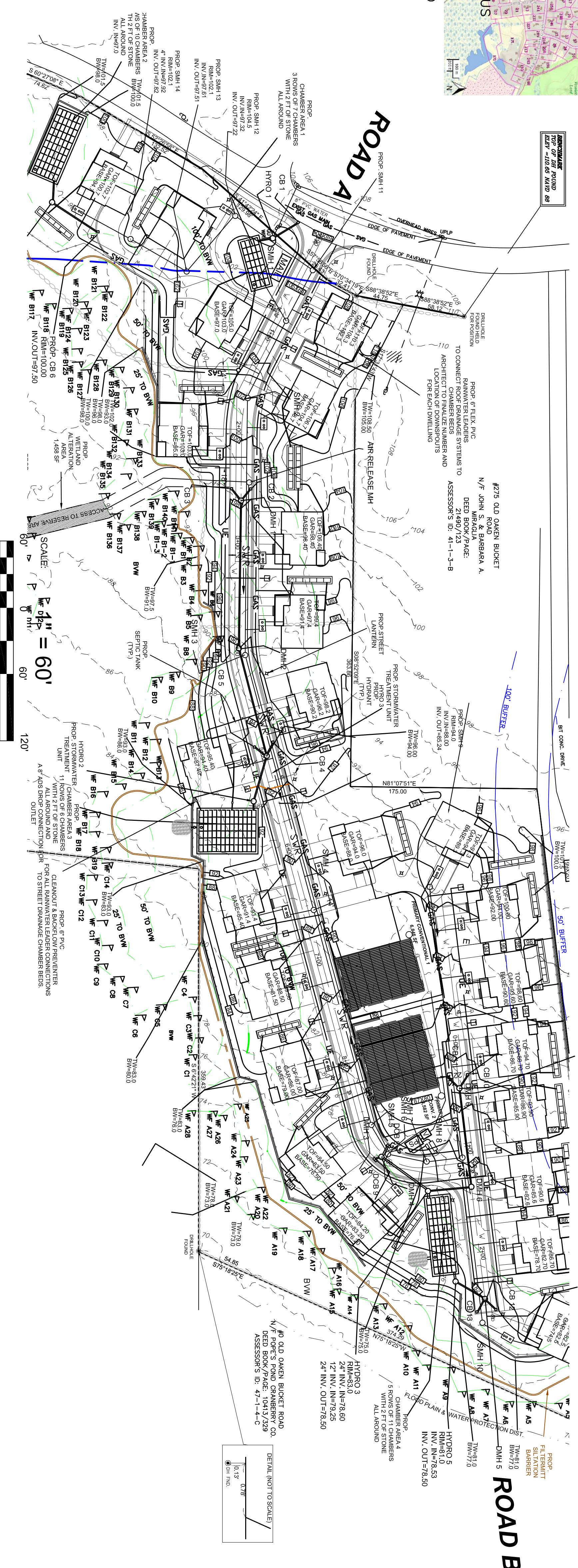
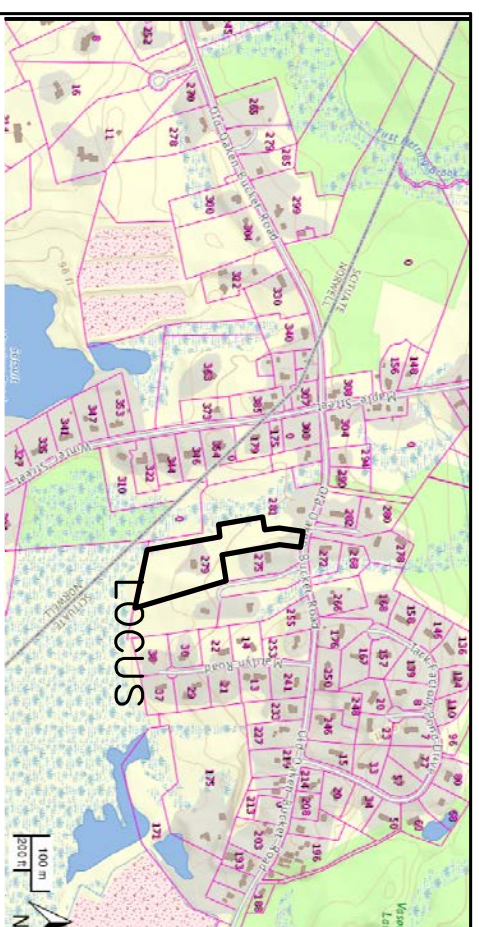
TEMPORARY SEDIMENTATION CALCULATION
 1300' L X 54' W WIDE X 3' DEEP = 2,106,000 CF
 1300' L X 54' W WIDE X 3' FT DEEP = 2,106,000 CF
 (3,724 SF * 2.519) / 2 X 3 FT DEEP = 9,364.5 CF PROVIDED



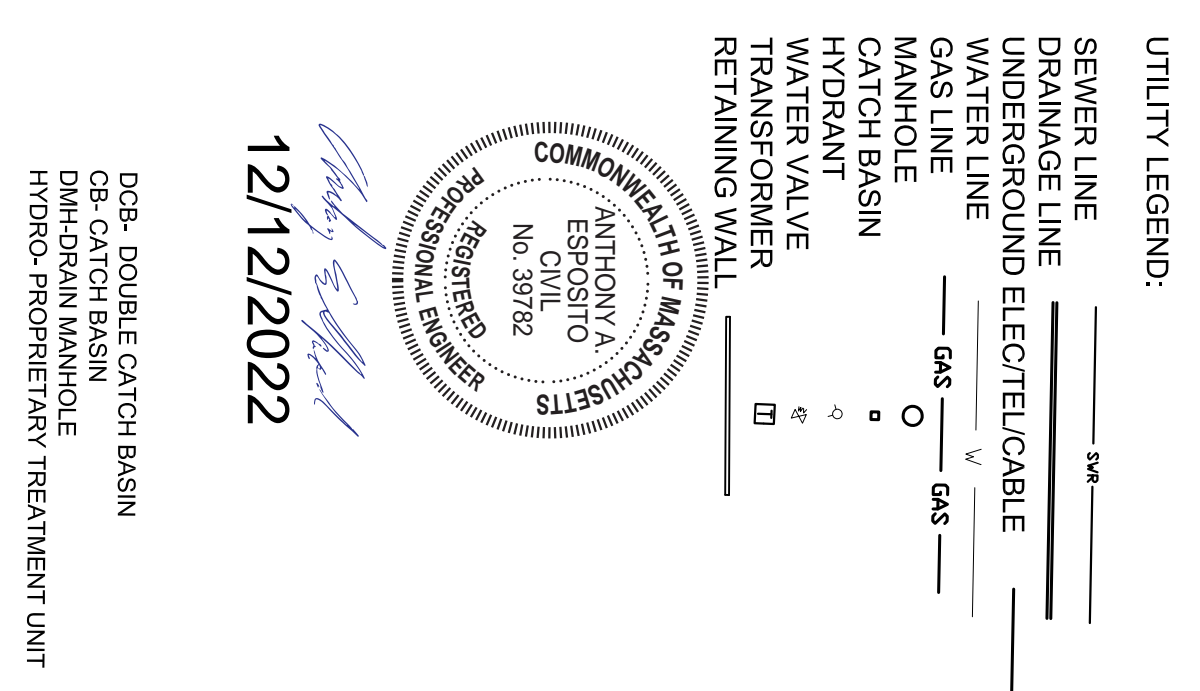
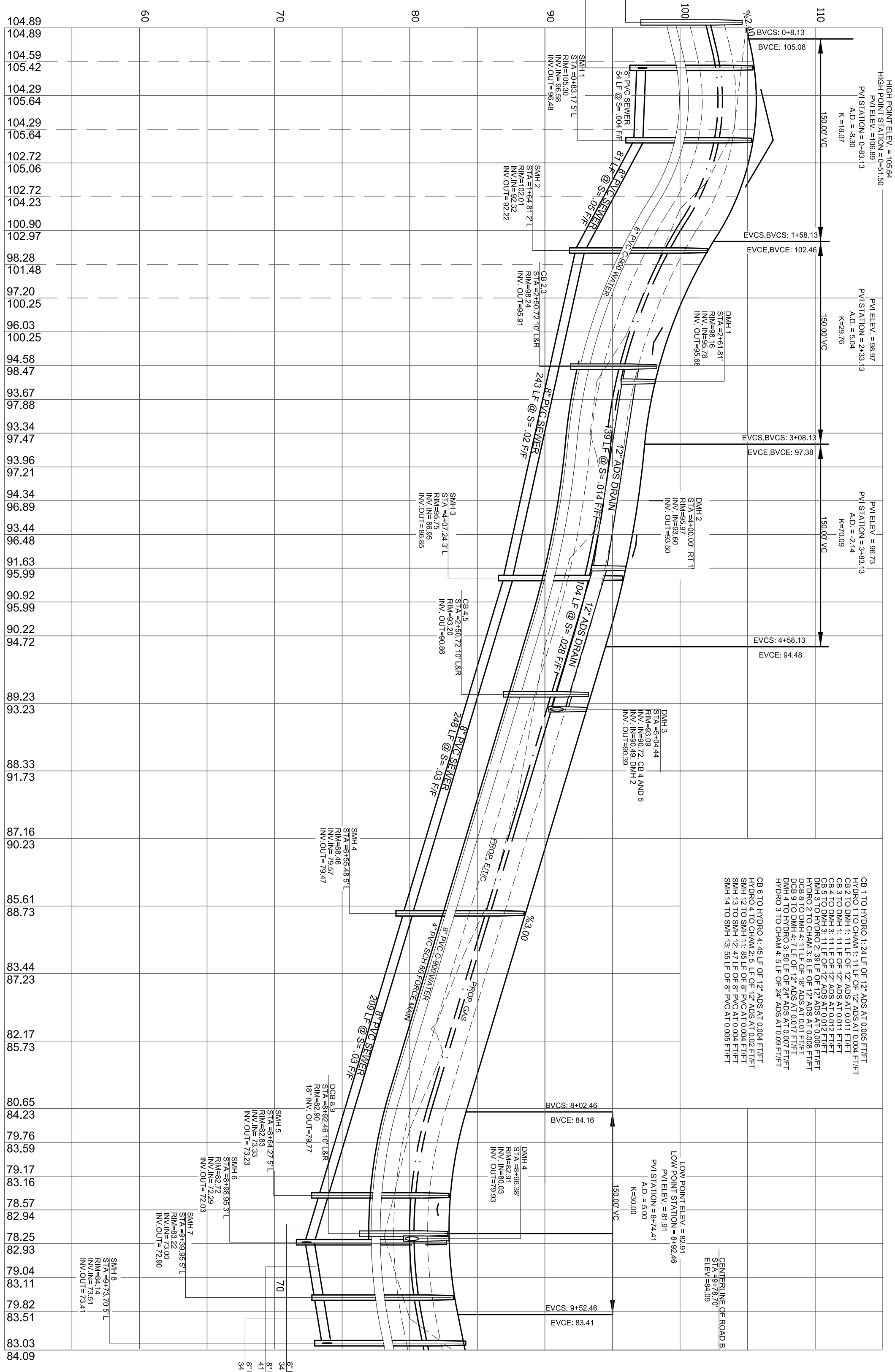
12/12/2022

REVISIONS:	No.	DESCRIPTION	DATE
PROJECT TITLE:	THE COTTAGES AT OLD OAKEN BUCKET AT #279-281 OLD OAKEN BUCKET ROAD SCITUATE, MA		
PREPARED FOR:	EROSION CONTROL PLAN		
PREPARED BY:	PARCEL 41-1-3-D PARCEL 41-1-3-0		
REGISTERED LAND SURVEYORS & CIVIL ENGINEERS	167 R SUMMER STREET KINGSTON, MA 02364 781-582-2185 mark@ssocinc.net		
PREPARED FOR:	LOVEDALE, LLC S/O SALT MEADOW DEVELOPMENT 107 EAST STREET DUXBURY, MA 02532		
DATE:	DECEMBER 12, 2022		
COMP/DESIGN:	A. ESPOSITO		
CHECK:	M. D. CASEY		
DRAWN:	A. ESPOSITO		
FIELD:	LILUPS		
APPROVED:	M. D. CASEY		
DWG. NO.	1908 ERCP		SHEET 5 OF 16
JOB NO.	1908		

LOCUS MAP
NOT TO SCALE



SCALE: 1" = 60'
120'



12/12/2022



DDP, DOUBLE CATCH BASIN
CB, CATCH BASIN
DMH-DRAIN MANHOLE
HYDRO-PROPRIETARY TREATMENT UNIT

**THE COTTAGES
AT
OLD OAKEN BUCKET
AT
#279-281 OLD OAKEN
BUCKET ROAD
SCITUATE, MA**

PREPARED BY:
PARCEL 41-1-3-D
PARCEL 41-1-3-0

**South
Shore
Surveyors, Inc.**
REGISTERED LAND SURVEYORS
& CIVIL ENGINEERS
167 R SUMMER STREET
KINGSTON, MA 02364
781-582-2185
mark@sssscinc.net

PREPARED FOR:
LOVEDALE, LLC
S/O SALT MEADOW DEVELOPMENT
107 EAST STREET
DUXBURY, MA 02532

SCALE: 1" = 60'

DATE: DECEMBER 12, 2022

COMP/DESIGN: A. ESPOSITO

CHECK: M. D. CASEY

DRAWN: A. ESPOSITO

FIELD: LILUPS

APPROVED: M. D. CASEY

DWG. NO. 1908 P&A

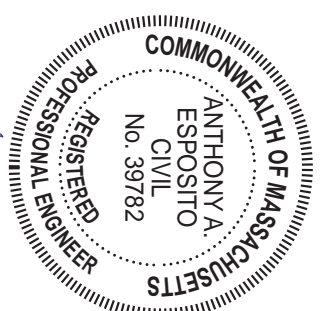
JOB NO. 1908



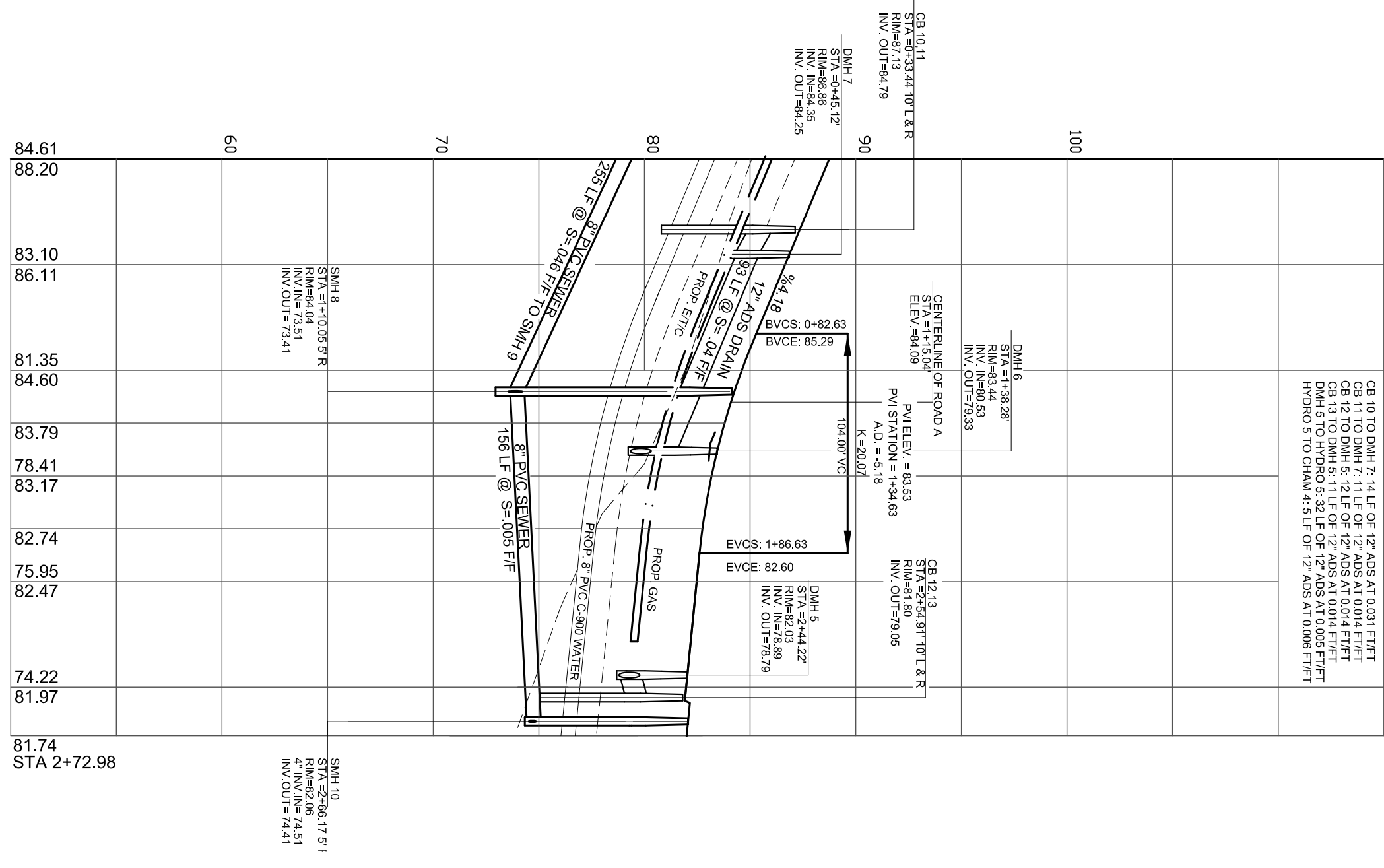
LOCUS MAP
NOT TO SCALE



- UTILITY LEGEND:
- SEWER LINE
 - DRAINAGE LINE
 - UNDERGROUND ELECT/CABLE
 - WATER LINE
 - GAS LINE
 - MANHOLE
 - CATCH BASIN
 - HYDRANT
 - WATER VALVE
 - TRANSFORMER
 - RETAINING WALL



12/12/2022



SCALE: HORIZONTAL 1" = 60'
VERTICAL 1" = 8'

REVISIONS:	No.	DESCRIPTION	DATE

PROJECT TITLE:

THE COTTAGES
AT
OLD OAKEN BUCKET
AT
#279-281 OLD OAKEN
BUCKET ROAD
SCITUATE, MA

PLAN &
PROFILE
ROAD B

PARCEL 41-1-3-D
PARCEL 41-1-3-0

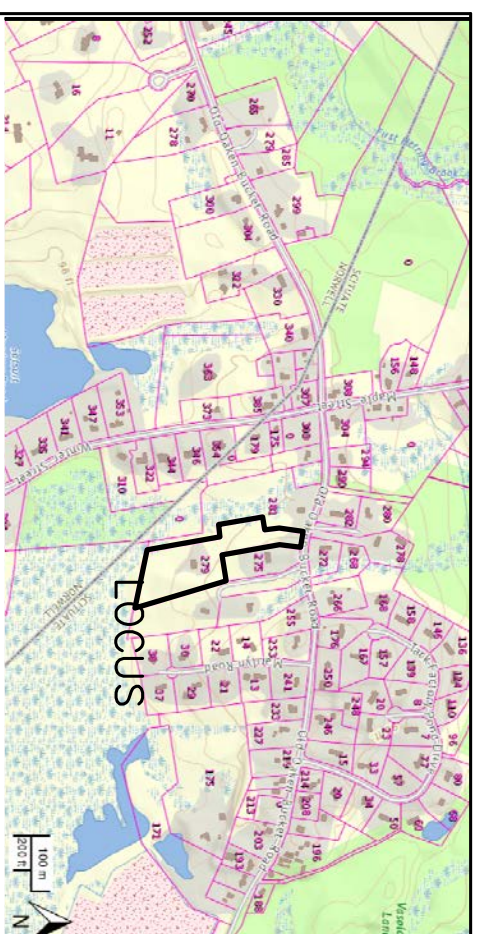
PREPARED BY:
South Shore Survey Consultants, Inc.
REGISTERED LAND SURVEYORS
& CIVIL ENGINEERS
167 R SUMMER STREET
KINGSTON, MA 02364
781-582-2185
mark@ssscinc.net

PREPARED FOR:
LOVEDALE, LLC
S/O SALT MEADOW DEVELOPMENT
107 EAST STREET
DUXBURY, MA 02332

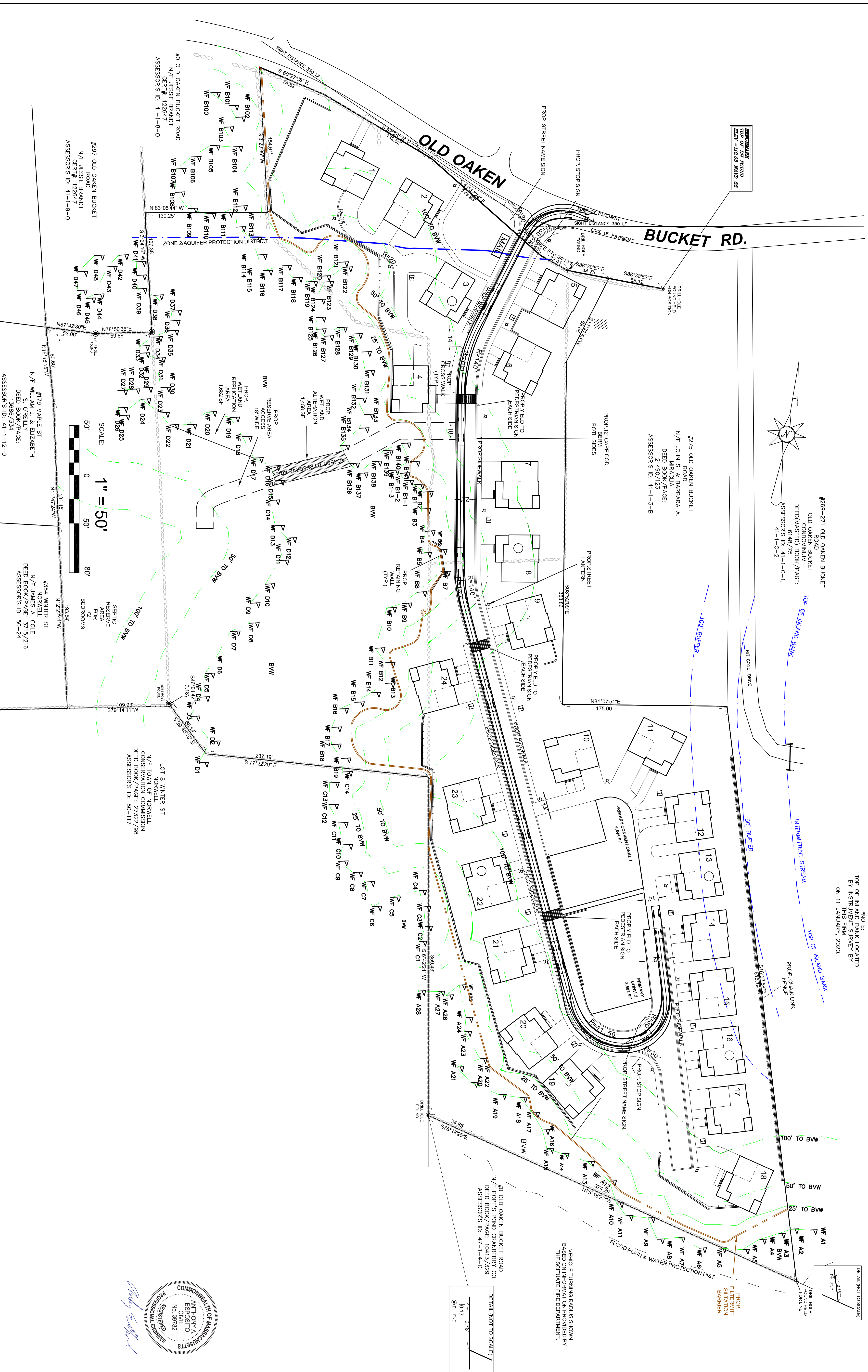
SCALE: 1" = 60'
60' 0 60' 120'

DATE: DECEMBER 12, 2022
COMP/DESIGN: A. ESPOSITO
CHECK: M. D. CASEY
DRAWN: A. ESPOSITO
FIELD: LILUPS
APPROVED: M. D. CASEY
DWG. No. 1908 PRB
JOB No. 1908
SHEET 7 OF 16

DCP, DOUBLE CATCH BASIN
CB, CATCH BASIN
DMH-DRAIN MANHOLE
HYRO, TSS TREATMENT UNIT



LOCUS MAP



REVISIONS:

No.	DESCRIPTION	DATE

PROJECT TITLE:

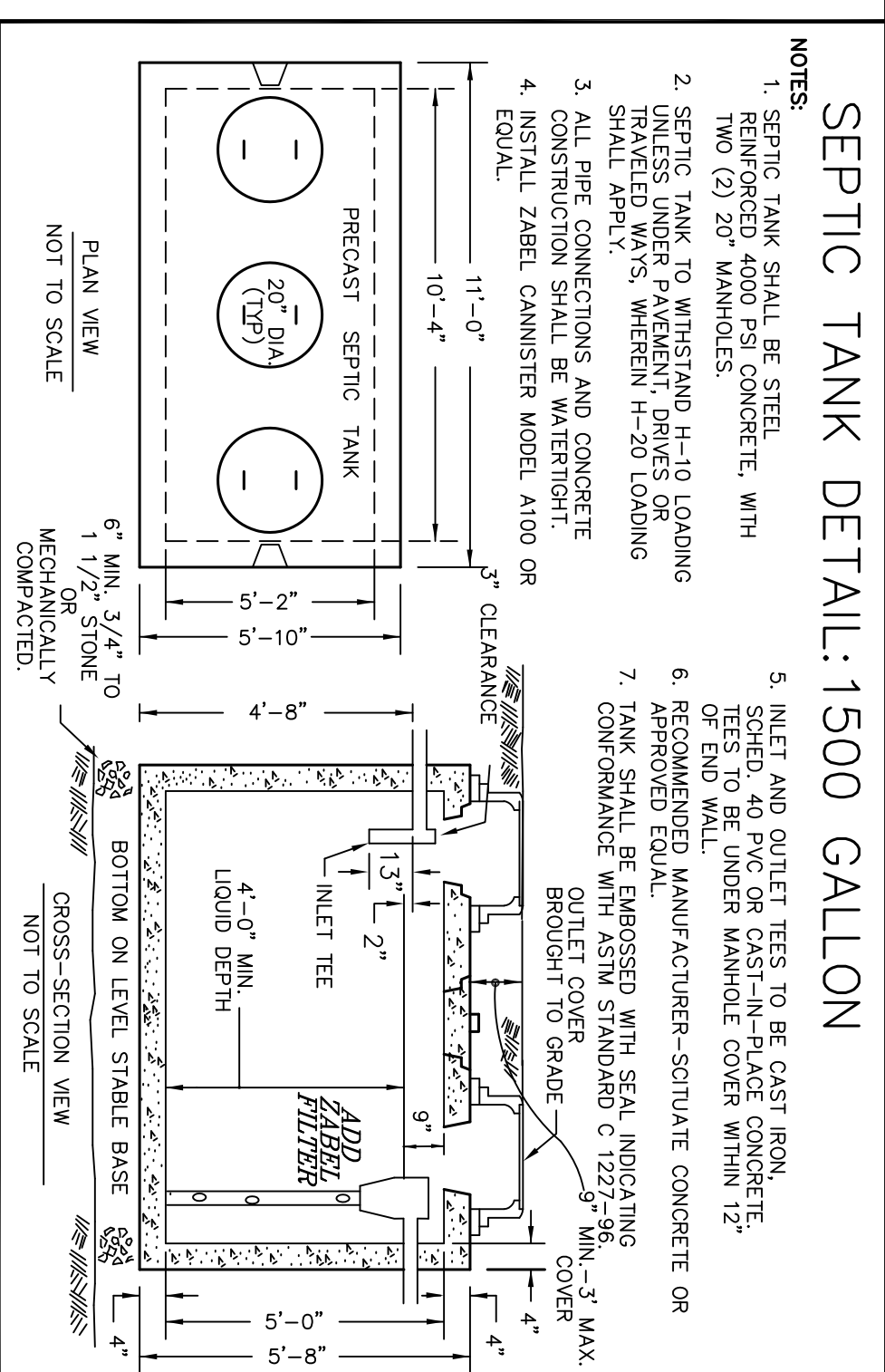
SHEET	8 OF 16
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LOCUS MAP NOT TO SCALE

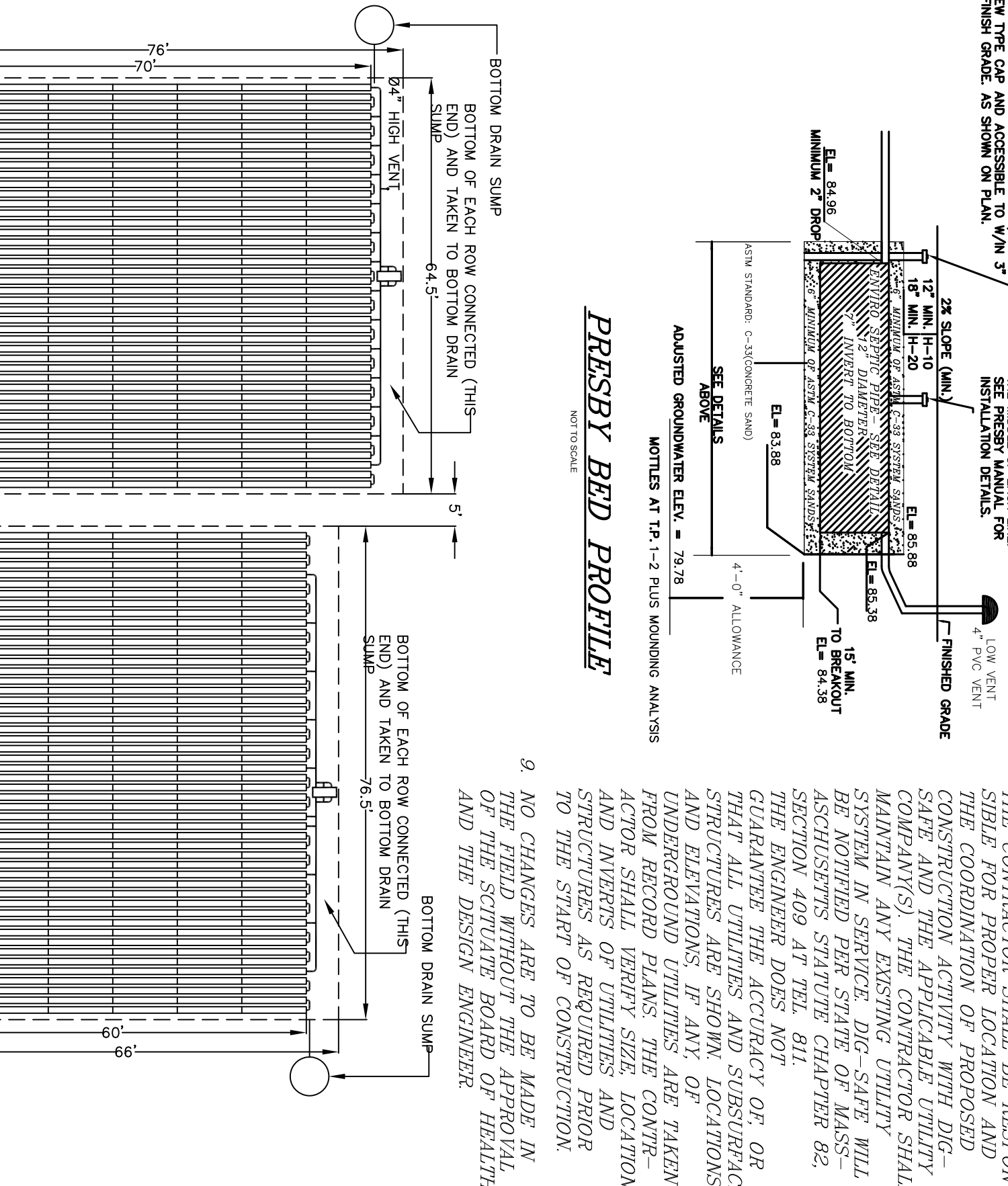
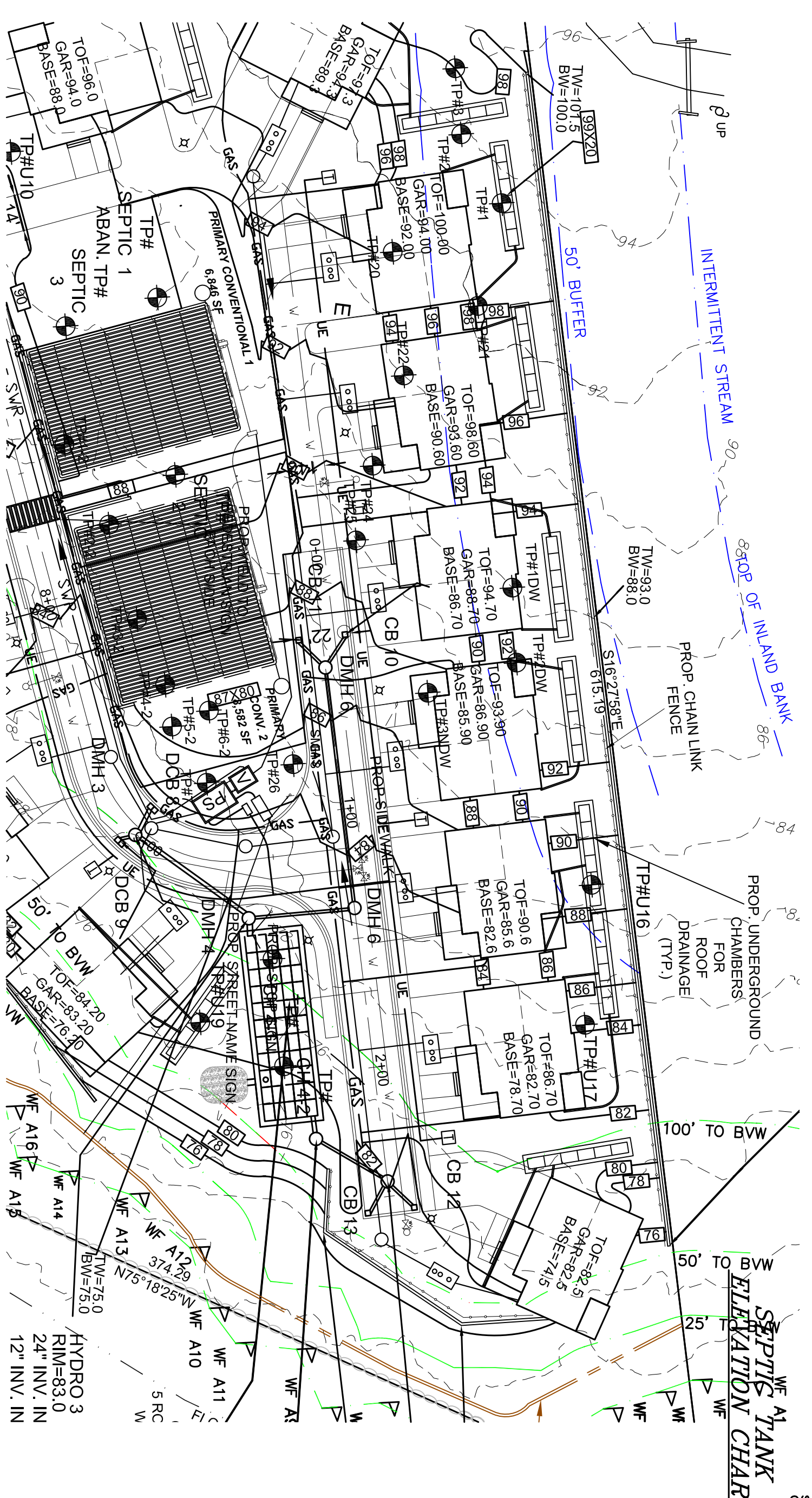
CONSTRUCTION NOTES
 1) INSPECTION POINT SHALL COMPARE TO 310 C.R. 13-40 (13)
 2) MANHOLE TO BE PROVIDED ON TOP OF ALL LEACHING
 3) MANHOLE IN accordance with title 5.

SEWAGE DISPOSAL SYSTEM AND THE
 DRAINAGE DO NOT FALL WITHIN A ZONE 1 OF A
 4) INTERIOR WELLED PROTECTION AREA.
 THIS SITE IS WITHIN A ZONE 1 OF A
 5) INTERIOR WELLED PROTECTION AREA.
 THIS DESIGN DOES NOT REQUIRE VARIANCE FROM TITLE 5
 AND DOES NOT REQUIRE A VARIANCE FROM TITLE 5
 DEPARTMENT SUPPLEMENTARY RULES & REGULATIONS TO TITLE 5.
 THERE ARE NO KNOWN METALLURGY WITHIN 100'
 OF THE SOIL ASSORTMENT SYSTEM.
 THERE ARE NO KNOWN IRRIGATION WELLS WITHIN 100'
 OF THE SYSTEM.
 THERE ARE NO KNOWN PRIVATE WELLS
 WITHIN 100' OF THE SYSTEM.
 THE SITE IS NOT LOCATED IN A NATIONAL HERITAGE
 ESTABLISHED OR PROPOSED HISTORIC MAPPED AREA.



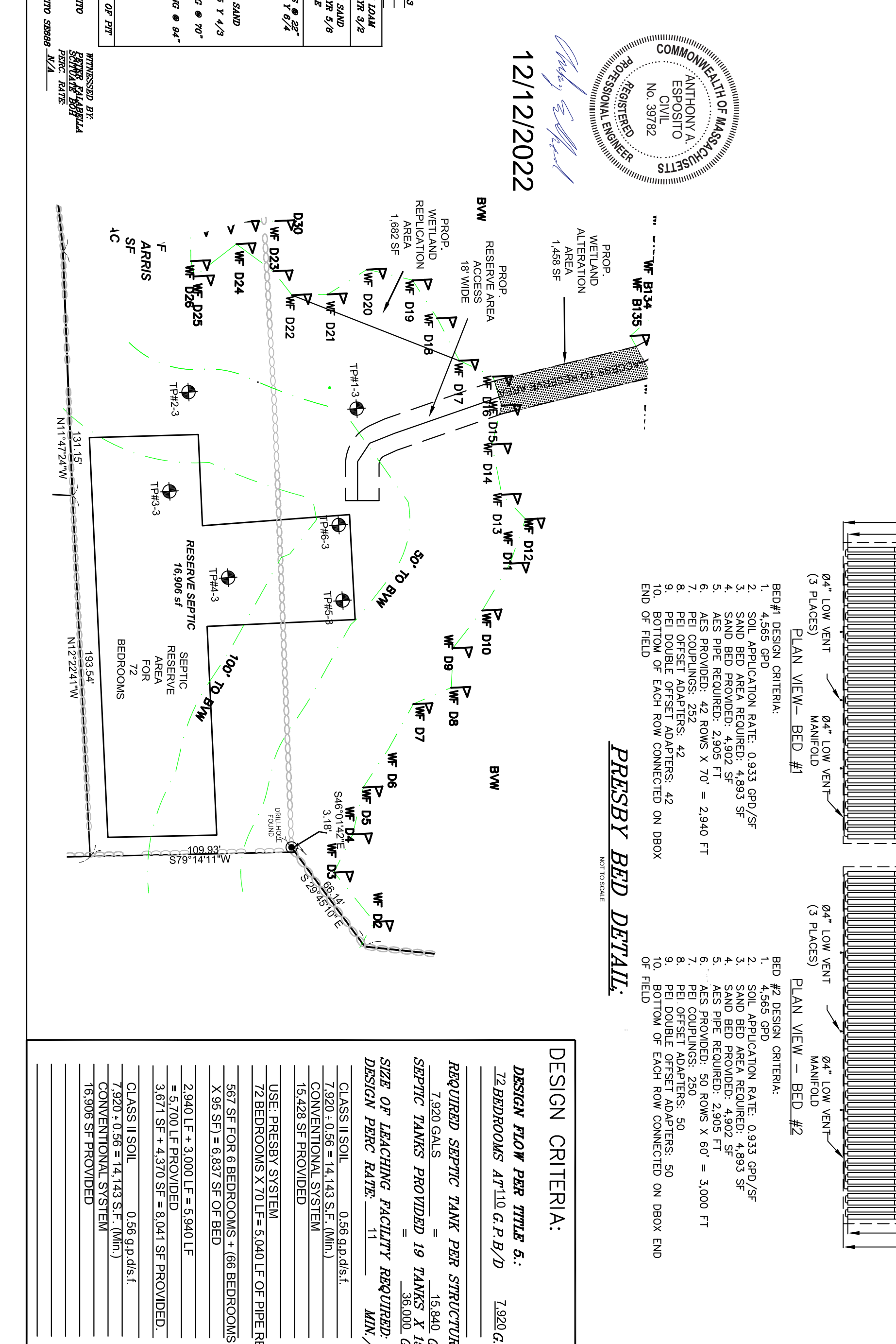
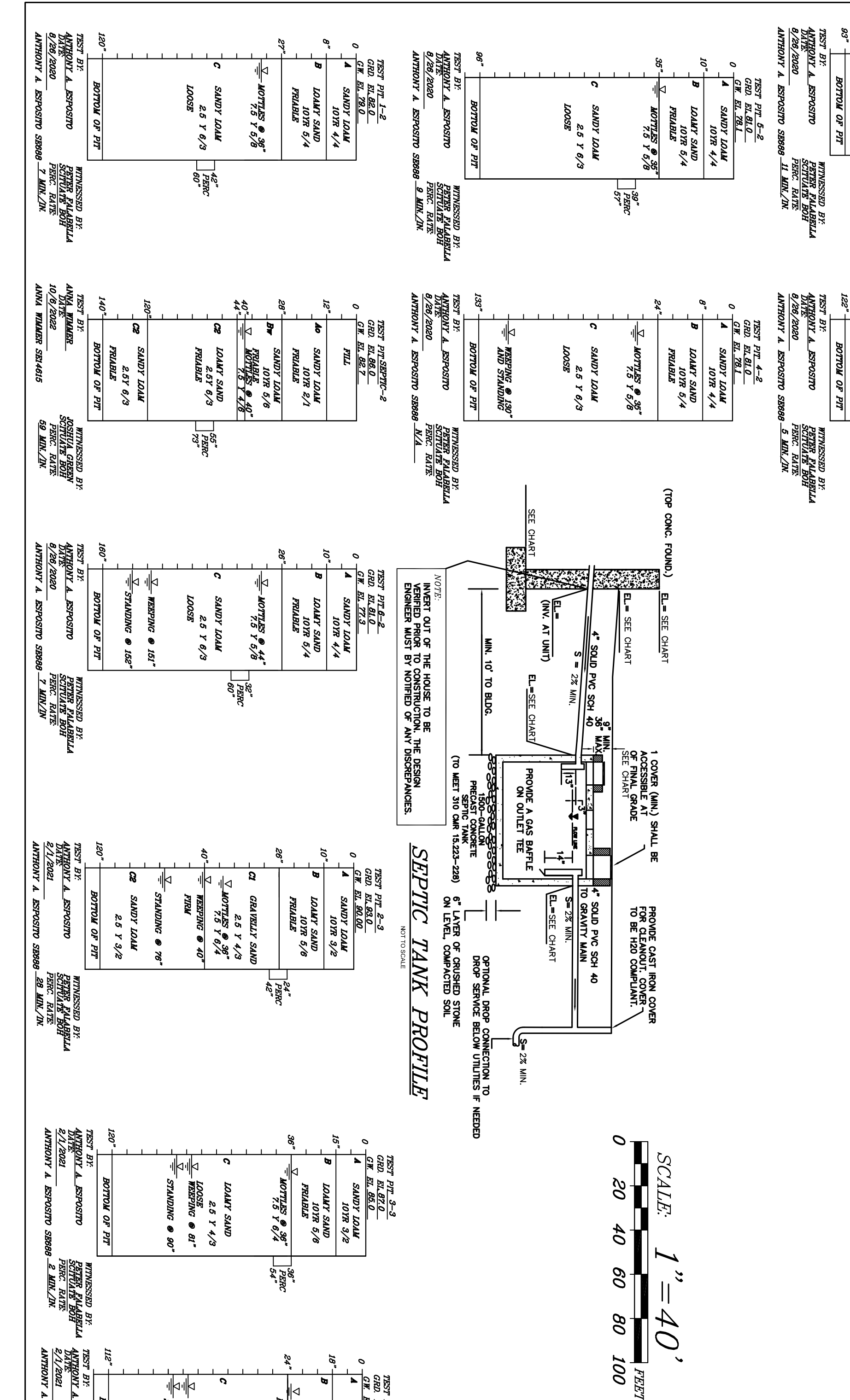
DWELL	INV. OUT	TANK IN	TANK OUT	FIN. GRD	TOP OF FND.	TOP OF BASE SLAB	TOP OF TANK
1	99.53	99.13	98.88	100.50	101.60	93.60	98.00
2	99.77	99.55	99.30	103.00	104.00	96.00	99.50
3	100.80	100.50	100.25	104.10	105.00	97.00	101.60
4	96.95	96.50	96.25	100.00	102.00	94.00	97.50
5	104.63	104.33	104.08	105.83	107.00	102.30	103.33
6	96.34	96.00	95.75	100.30	102.30	94.00	99.00
7	99.40	99.00	98.75	101.50	103.50	96.00	99.50
8	93.74	93.10	92.85	97.50	100.40	92.40	94.10
9	91.96	90.50	90.25	94.00	98.20	90.20	91.50
10	96.82	96.50	96.25	90.00	96.00	88.00	90.00
11	90.28	90.00	89.75	94.00	97.50	89.30	91.50
12	89.78	89.00	88.75	93.50	92.00	86.00	89.50
13	84.96	84.70	84.45	88.20	88.20	85.90	85.70
14	82.78	82.00	81.75	86.00	86.00	83.50	83.50
15	79.58	79.30	79.05	82.80	82.80	80.30	80.30
16	82.78	82.00	81.75	84.00	84.00	81.50	81.50
17	79.58	79.30	79.05	78.70	78.70	76.20	76.20
18	78.98	78.00	77.75	81.50	82.50	79.00	79.00
19	80.28	79.80	79.55	83.30	84.20	80.80	80.80
20	80.50	79.80	79.55	83.30	84.50	80.80	80.80
21	81.34	81.00	80.75	84.50	87.00	82.00	82.00
22	82.64	82.30	82.05	86.80	89.50	84.30	84.30
23	85.68	85.40	85.15	88.90	93.40	86.40	86.40
24	90.82	90.50	90.25	94.00	95.40	91.50	91.50

GENERAL NOTES:
 1. THIS PLAN IS FOR DESIGN AND CONSTRUCTION OF THE SEWAGE DISPOSAL FACILITY ONLY.
 2. ALL CONSTRUCTION METHODS AND MATERIALS SHALL COMPLY TO MASS D.E.P. TITLE 5 AND LOCAL BOARD OF HEALTH REGULATIONS.
 3. ALL PIPES SHALL BE 4" P/C 1500 LB OR EQUAL.
 4. THERE ARE NO KNOWN WELLS LOCATED WITHIN 150 FT. OF THE PROPOSED LEACHING FACILITY NOR ANY WELLS PROPOSED WITHIN 150 FT. OF ANY KNOWN LEACHING FACILITY.
 5. THIS SYSTEM IS NOT DESIGNED FOR THE USE OF A GARAGE RAMPER WITHIN LIMIT OF EXCAVATION (RAMP AND ALL TOPSOIL A), SUBSOIL (B) AND OTHER UNSATURATED MATERIAL BELOW EXISTING GRADE.
 6. REPLACE WITH CLEAN WASHED SAND OR OTHER CLEAN GRANULAR MATERIAL IN CONTROLLED WITH 3/10 SIEVE PER 15.25%.
 7. EXISTING UTILITIES AS SHOWN ON THIS DRAWING ARE APPROXIMATE. THE ENGINEER HAS CONDUCTED VISUAL SURVEY FOR PROPER LOCATION AND THE COORDINATION OF PROPOSED CONSTRUCTION ACTIVITY WITH DUE SAFETY AND THE APPLICABLE UTILITY COMPANIES. ANY EXISTING UTILITY SHALL BE MAINTAINED. THE ENGINEER SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION AND DEPTH OF ALL UTILITIES. THE ENGINEER'S STATUTE CHAPTER 86, SECTION 409 AT TEL 811.
 8. THE ENGINEER DOES NOT GUARANTEE THE ACCURACY OF OR THAT ALL UTILITIES AND SUBURFACE STRUCTURES ARE SHOWN. LOCATIONS AND DEPTHS ARE TAKEN FROM RECORD PLANS. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTHS OF UTILITIES AND STRUCTURES AS REQUIRED PRIOR TO THE START OF CONSTRUCTION.
 9. NO CHANGES ARE TO BE MADE IN THE FIELD WITHOUT THE APPROVAL OF THE SCHEMATIC BOARD OF HEALTH AND THE DESIGN ENGINEER.



DESIGN CRITERIA:

DESIGN FLOW PER TITLE 5: 1,890 G.P.D.
 12 BEDROOMS APPLD C.P.D.
 REQUIRED SEPTIC TANK PER STRUCTURE: 1,890 GALS.
 SEPTIC TANKS PROVIDED: 19 TANKS X 1,500 GALS. = 28,500 GALS.
 SIZE OF LEACHING FACILITY REQUIRED: 11 MIN./IN.
 DESIGN PERC RATE: 0.56 INCHES.
 CLASS II SOIL: 0.56 INCHES.
 7,920 L.F. = 14,143 S.F. (MIN).
 CONVENTIONAL SYSTEM: 15,428 SF PROVIDED.
 LEACHING FACILITY: 15,428 SF PROVIDED.
 USE PRESBYRY SYSTEM.
 667 SF FOR 6 BEDROOMS + 668 BEDROOMS X 9.50 SF = 6,337 SF OF BED.
 2,940 LF X 3,000 LF = 8,820 LF.
 5,700 LF PROVIDED.
 3,671 SF X 4.30 SF = 15,803 SF PROVIDED.
 CLASS II SOIL: 0.56 INCHES.
 7,920 L.F. = 14,143 S.F. (MIN).
 CONVENTIONAL SYSTEM: 15,428 SF PROVIDED.
 LEACHING FACILITY: 15,428 SF PROVIDED.

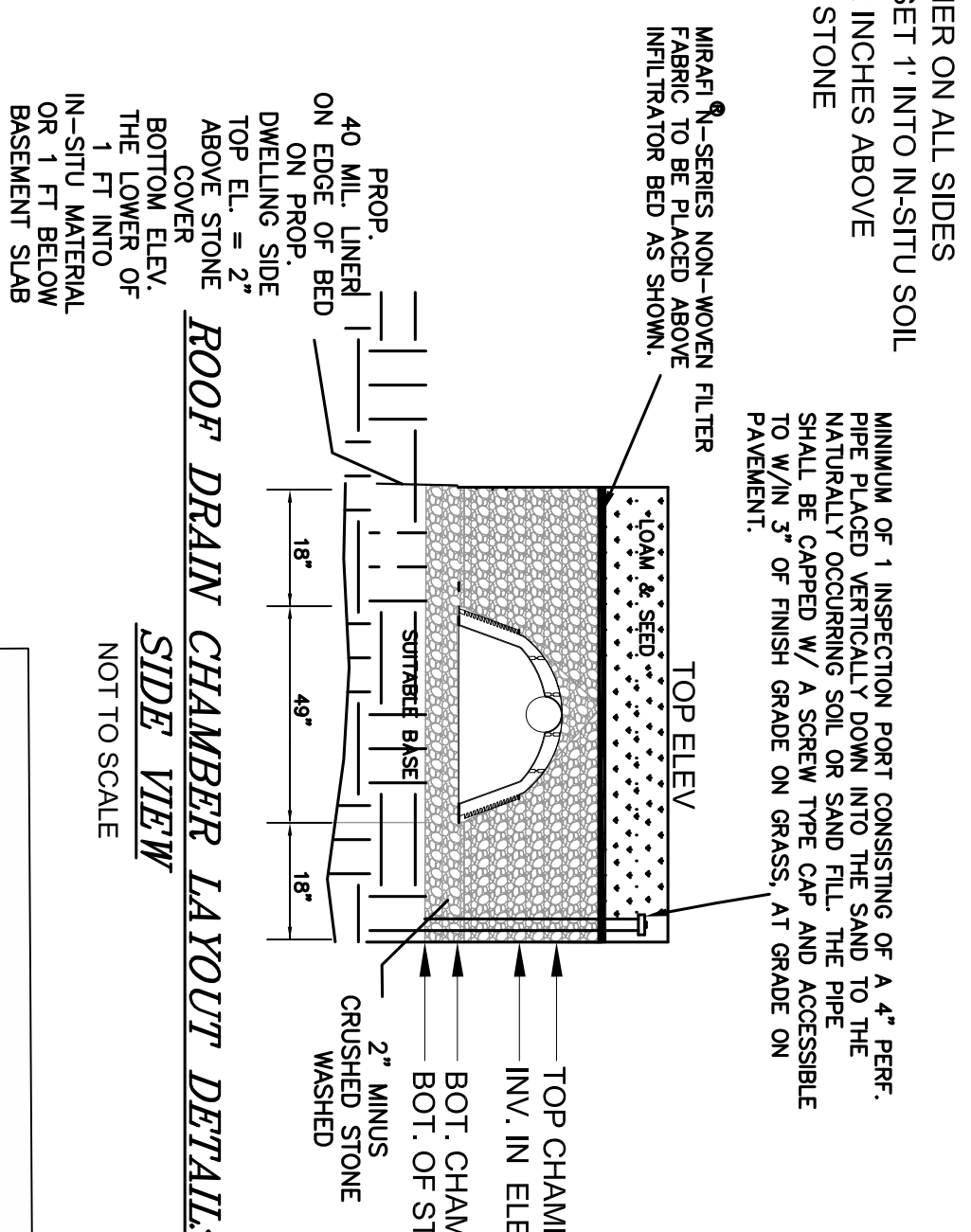


DESIGN CRITERIA:

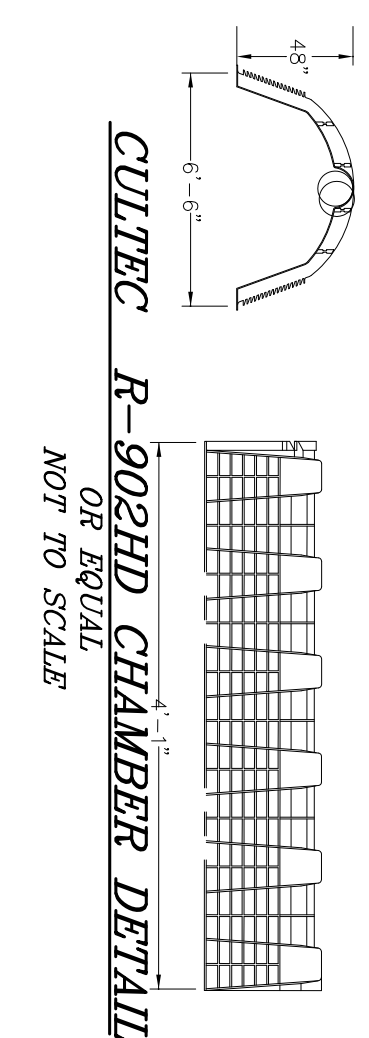
DESIGN FLOW PER TITLE 5: 1,890 G.P.D.
 12 BEDROOMS APPLD C.P.D.
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 CLASS II SOIL: 0.56 INCHES.
 7,920 L.F. = 14,143 S.F. (MIN).
 CONVENTIONAL SYSTEM: 15,428 SF PROVIDED.
 LEACHING FACILITY: 15,428 SF PROVIDED.

DWELL	A	B	C	D	TOP MIN. GROUND WATER
1	100.00	96.00	96.00	95.50	101.00
2	102.50	98.60	98.50	98.00	100.35
4	99.60	96.60	95.60	95.10	93.00
5	107.20	106.70	103.20	103.20	108.70
6	103.60	102.60	99.60	99.10	104.60
7	103.60	100.60	99.60	99.10	104.60
8	98.60	95.60	94.60	94.10	99.60
9	95.10	91.10	91.10	89.60	95.10
10	94.10	91.10	90.10	89.60	95.10
11	97.30	93.30	93.30	92.80	98.30
12	98.00	96.00	94.00	93.50	99.00
13	95.80	94.80	92.30	91.80	96.80
14	91.00	90.00	87.50	87.00	92.00
15	91.00	89.00	87.50	87.00	92.00
16	86.10	84.10	82.10	81.60	87.10
17	83.30	80.30	79.30	78.80	84.30
18	79.40	78.40	75.40	74.90	80.40
19	80.80	78.80	76.80	76.30	81.90
20	81.60	77.60	77.10	76.60	82.60
21	84.60	83.60	80.60	80.10	85.60
22	86.10	83.10	82.10	81.60	87.10
23	86.10	83.10	82.10	81.60	87.10

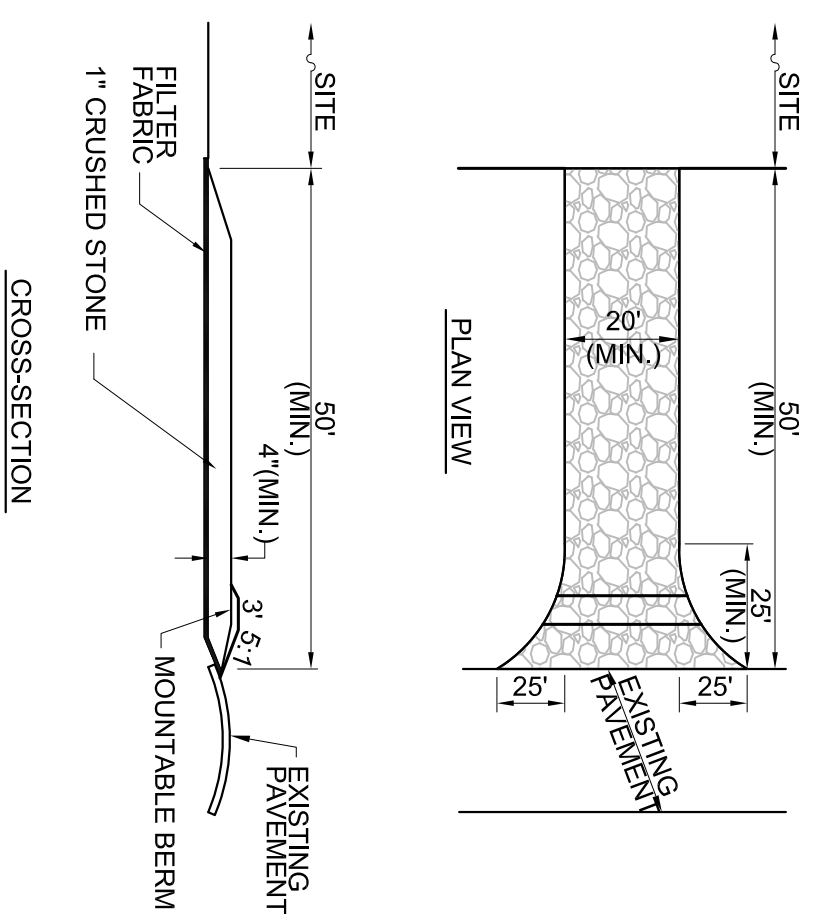
ROOF DRAIN CHAMBER ELEVATION CHART



ROOF DRAIN CHAMBER LAYOUT DETAIL SIDE VIEW



CULVERT R-902HD CHAMBER DETAIL

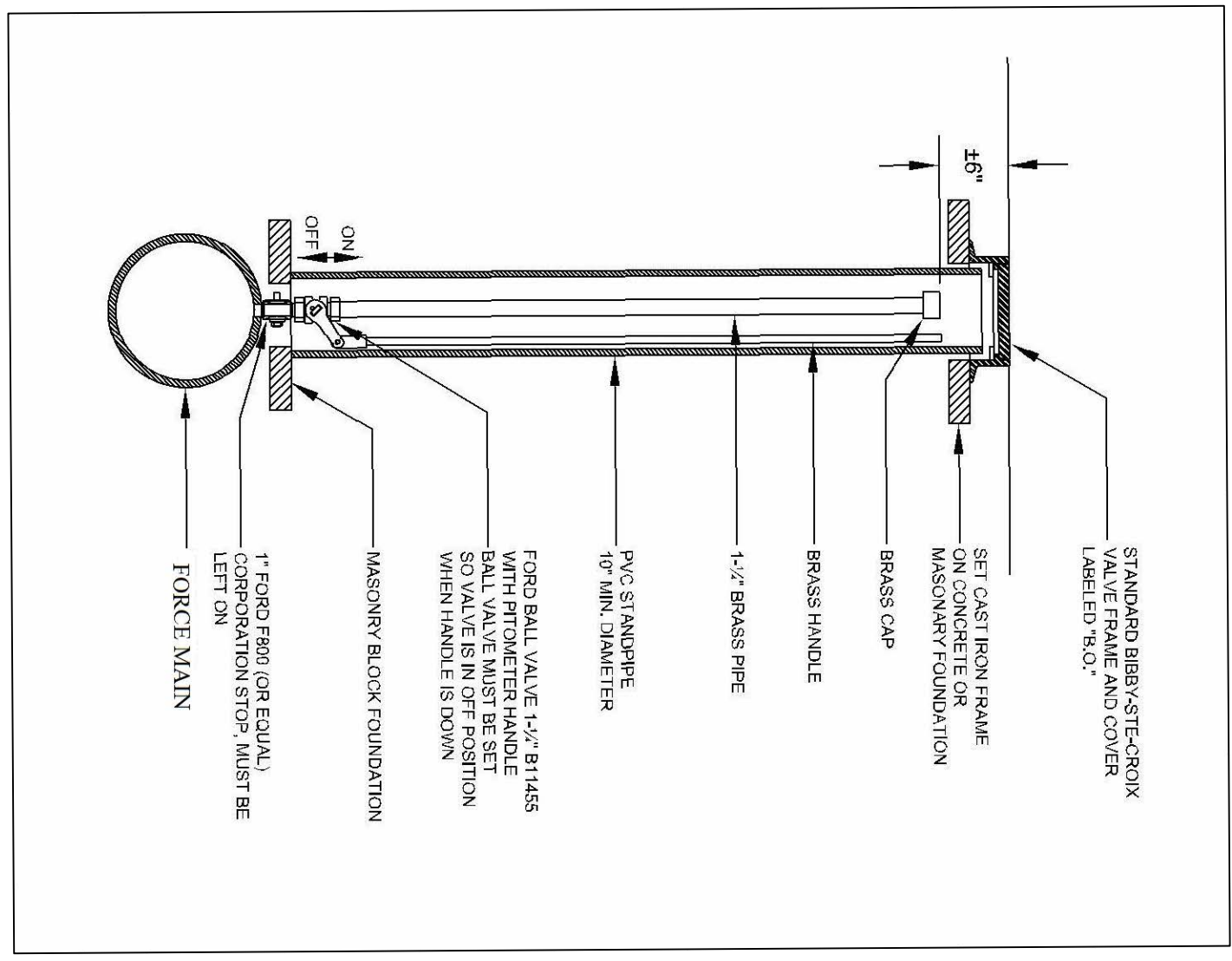


- NOTES:**
- ENTRANCE WIDTH SHALL BE A EIGHTEEN (18) FOOT MINIMUM, BUT NOT LESS THAN THE WIDTH OF THE EXISTING DRIVEWAY OR DRIVEWAY.
 - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH SHALL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR OR REPLACEMENT OF THE ENTRANCE PAD SHALL BE PLACED AT THE PROPOSED ENTRANCE TO PARADOCK CIRCLE.
 - USE 4-# QUARRY SPALL STONES.

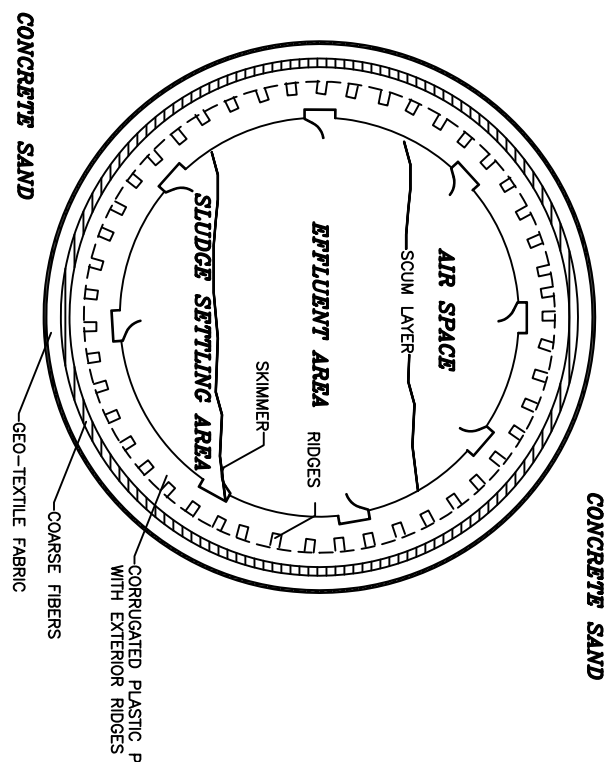
CONSTRUCTION ENTRANCE DETAIL

CONSTRUCTION PROCESS FOR PRESBY SAND BEDS:

- INSTALL TO COMPLY WITH THE MOST RECENT PRESBY ENVIRO-SEPTIC WASTEWATER TREATMENT SYSTEM DESIGN AND INSTALLATION MANUAL FOR MASSACHUSETTS. THE FOLLOWING IS A GENERAL INSTALLATION GUIDE:
- CONTRIBUTION IS TO EXCAVATE TOTAL BOTTOM AREA OF 7'x-7' AND 8'x-7' TO A DEPTH OF THE C1 LAYER ON SLOPE.
 - CONTRIBUTION IS TO TILL ENTIRE BOTTOM HOLE AREA FOR A DEPTH OF 12\"/>

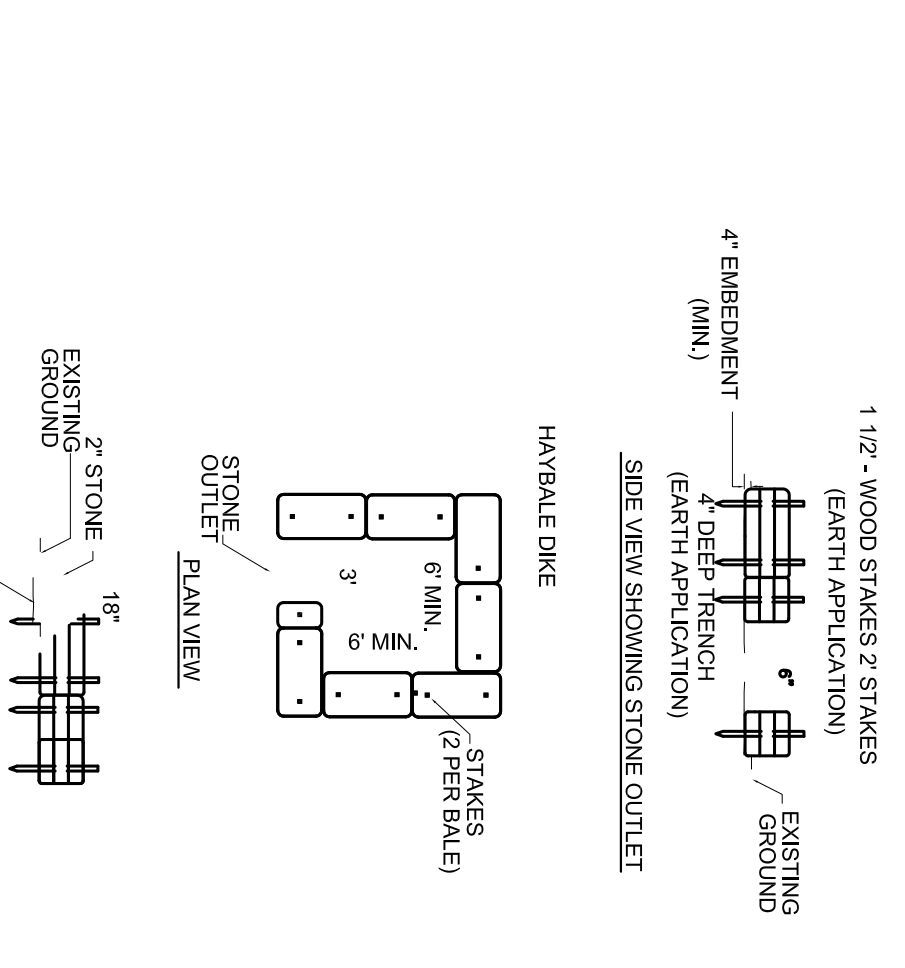


AIR RELEASE DETAIL



ENVIRO-SEPTIC SYSTEM DETAIL

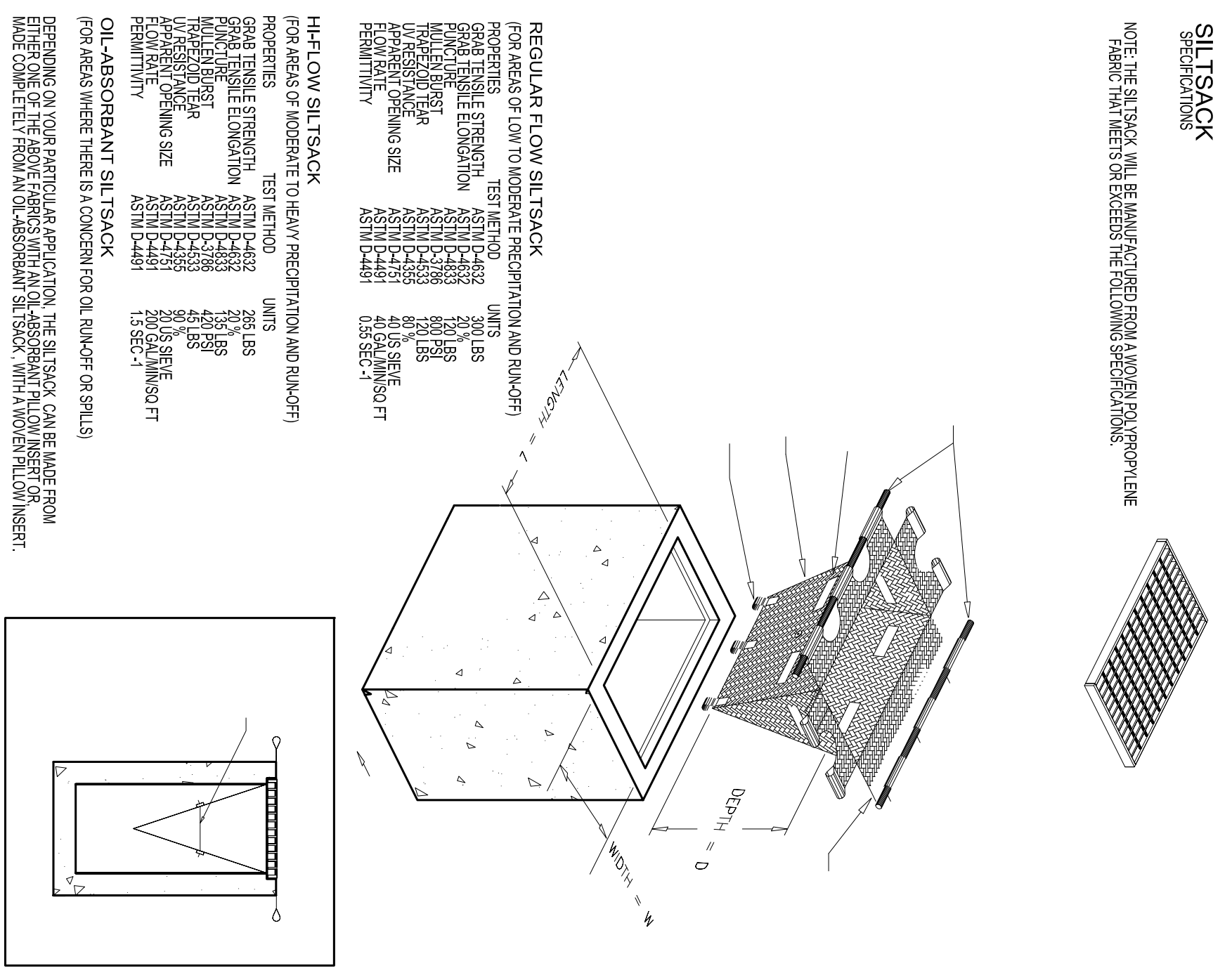
- NOTES:**
- DRAIN-SEPTIC SUPPLIED BY PRESBY ENVIRONMENTAL, INC. INNOVATIVE SEPTIC TECHNOLOGIES (145 Airport Road, Whitefield, NH 03286, 1-800-493-2589)
 - RESOLUTION AND MAINTENANCE PLAN TO BE OBTAINED BY HOMEOWNER WITH A MINIMUM OF 30 DAYS PRIOR TO INSTALLATION.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM LOCAL AUTHORITIES.
 - ONLY AN APPROVED INSTALLER WHO HAS ATTENDED THE ENVIRO-SEPTIC DESIGNER TRAINING SYSTEM.



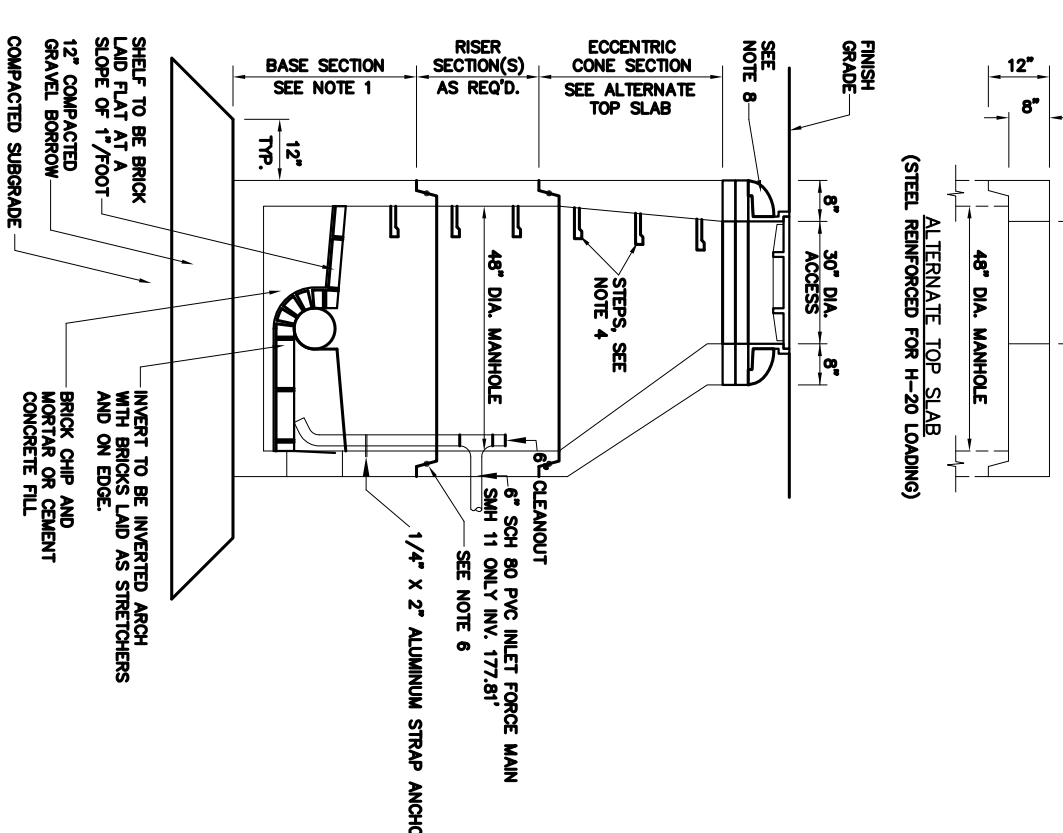
TEMPORARY SEDIMENTATION BASIN

- WHEN USED ON EXISTING PAVEMENT IN PLACE HAYBALES AND STONE ON SURFACE OF PAVEMENT. SECURE HAYBALES BY BRACING AIR THROUGH BALES AND INTO PAVEMENT A MINIMUM OF 6\"/>

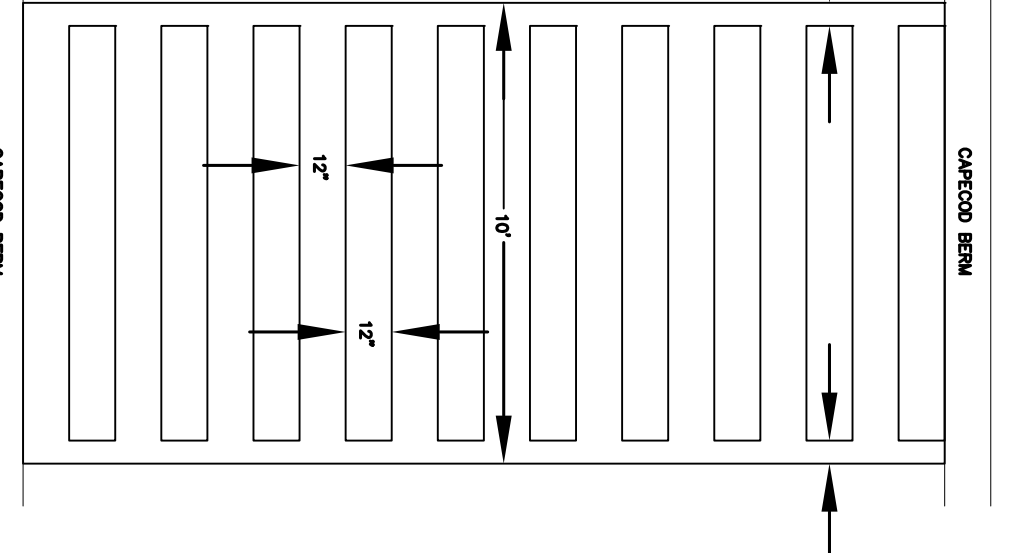
SILT SACK DETAIL



SILT SACK DETAIL



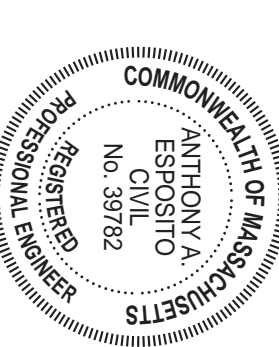
SEWER MANHOLE DETAIL



CROSSWALK DETAIL

PARCEL 41-1-3-D
PARCEL 41-1-3-0

CONSTRUCTION
DETAILS 1
PLAN



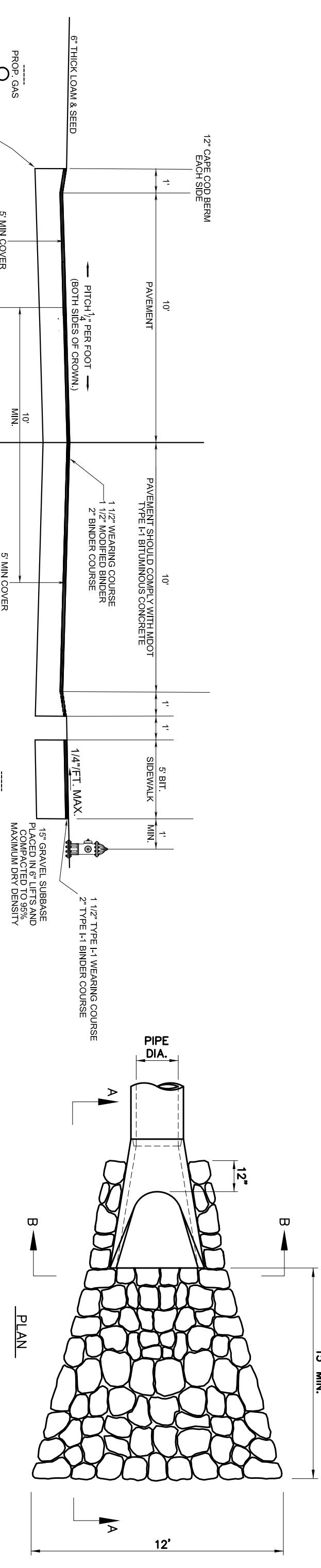
12/21/2022

South Shore Surveyors, Inc.
REGISTERED LAND SURVEYORS
& CIVIL ENGINEERS
167 R SUMMER STREET
KINGSTON, MA 02364
781-582-2185
mark@ssocinc.net

PREPARED FOR:
LOTENDALE, LLC
S/O SALT MEADOW DEVELOPMENT
107 EAST STREET
DUXBURY, MA 02332

DATE: DECEMBER 12, 2022
COMP/DESIGN: A. ESPOSITO
CHECK: M. D. CASEY
DRAWN: A. ESPOSITO
FIELD: LILUPS
APPROVED: M. D. CASEY
DWG. NO. 1908 DET1
JOB NO. 1908

SHEET
10 OF 16



ROAD A SECTION DETAIL
NOT TO SCALE

- ROAD CLEANING AND CURBING NOTES:
- 8\"/>
 - 8\"/>
 - 10\"/>

DIMENSIONAL TABLE

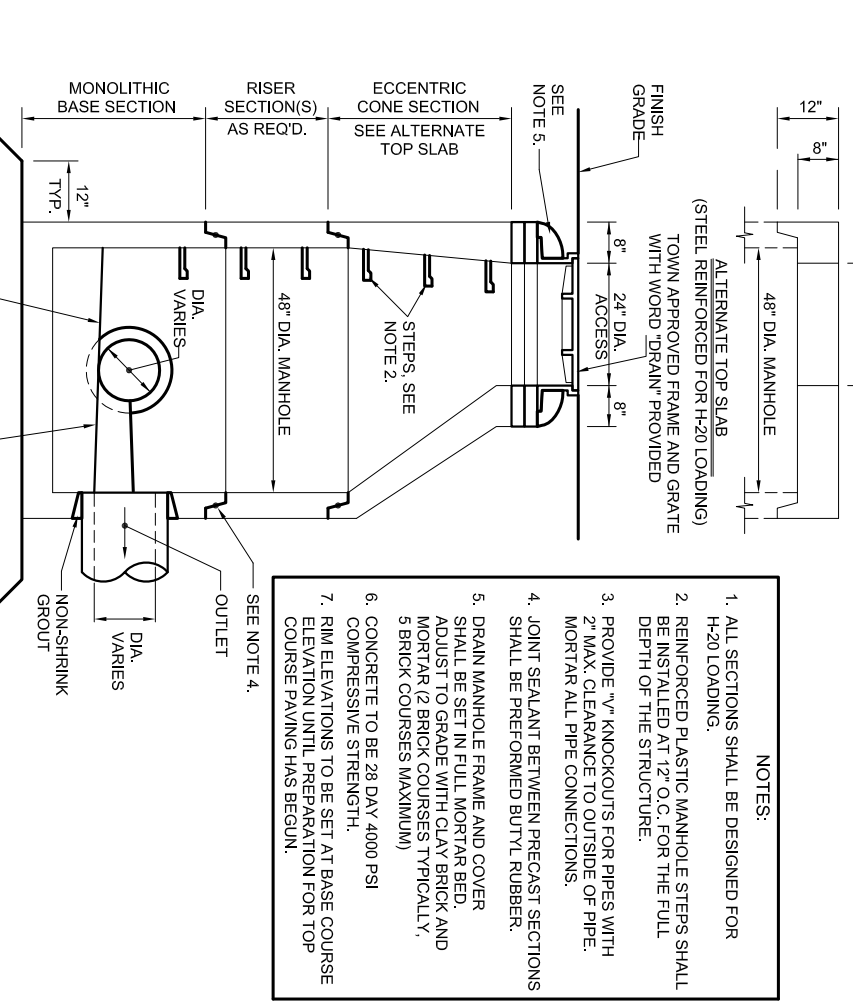
PIPE DIA.	A	B	C	D	E	R								
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- All fill, gravel and undisturbed material shall be non-frost susceptible and shall contain not more than ten (10) percent passing the #200 mesh sieve for a minimum depth of four (4) feet below the finished roadway grade.
- No bituminous concrete may be placed on frozen sub-base in the case of the binder course, or if ambient daytime temperature falls below 50° in the case of the finish/ wearing surface.

- NOTES:
- THE FLARED END SECTION PIPE JOINT SHALL BE SIMILAR TO THE MAIN RUN OF PIPE JOINTS.
 - FLARED END SECTIONS SHALL CONFORM AS SHOWN IN THE TABLE OR AS APPROVED BY THE ENGINEER.

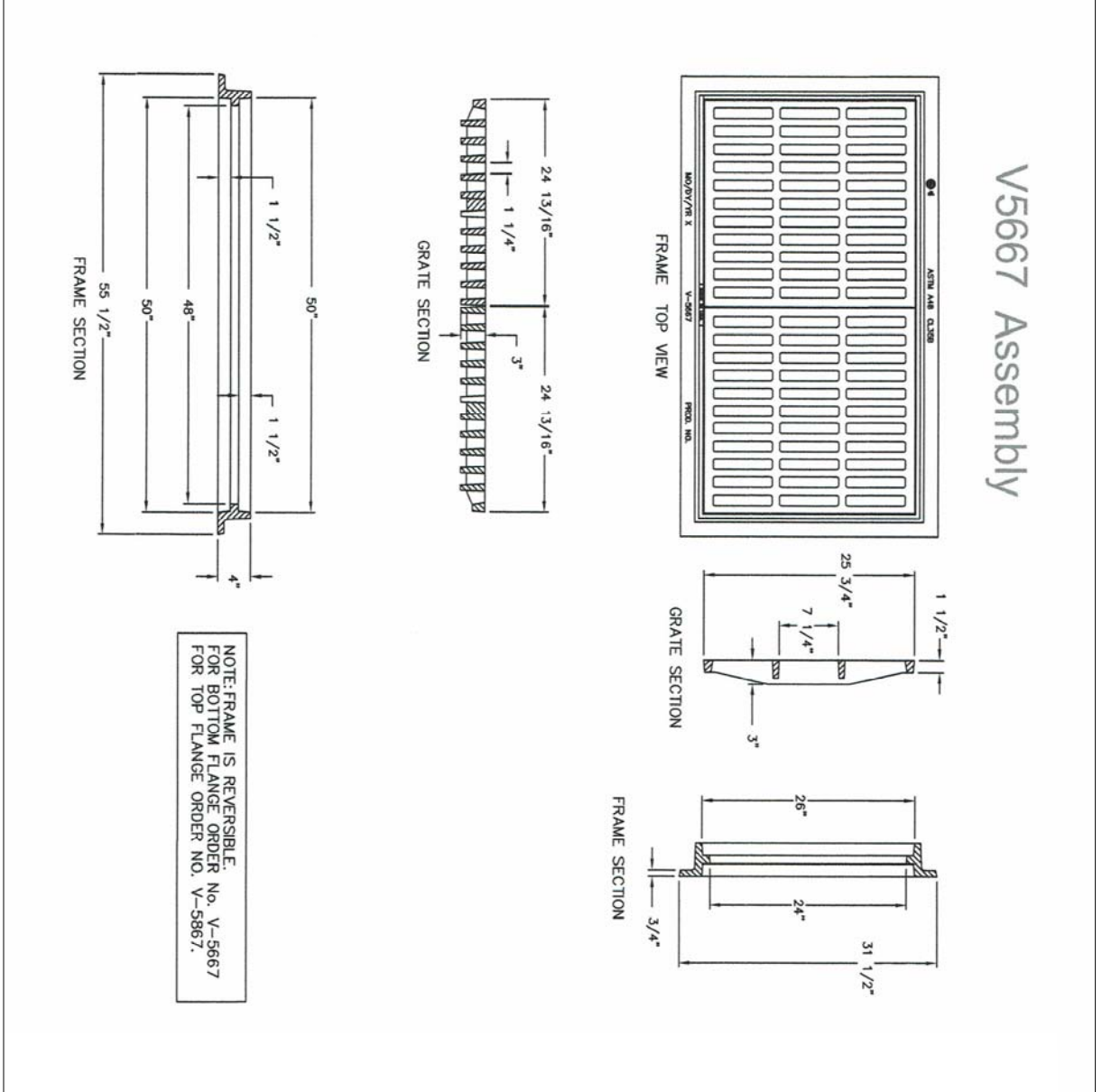
ROAD B SECTION DETAIL
NOT TO SCALE

- ROAD CLEANING AND CURBING NOTES:
- 8\"/>
 - 8\"/>
 - 10\"/>



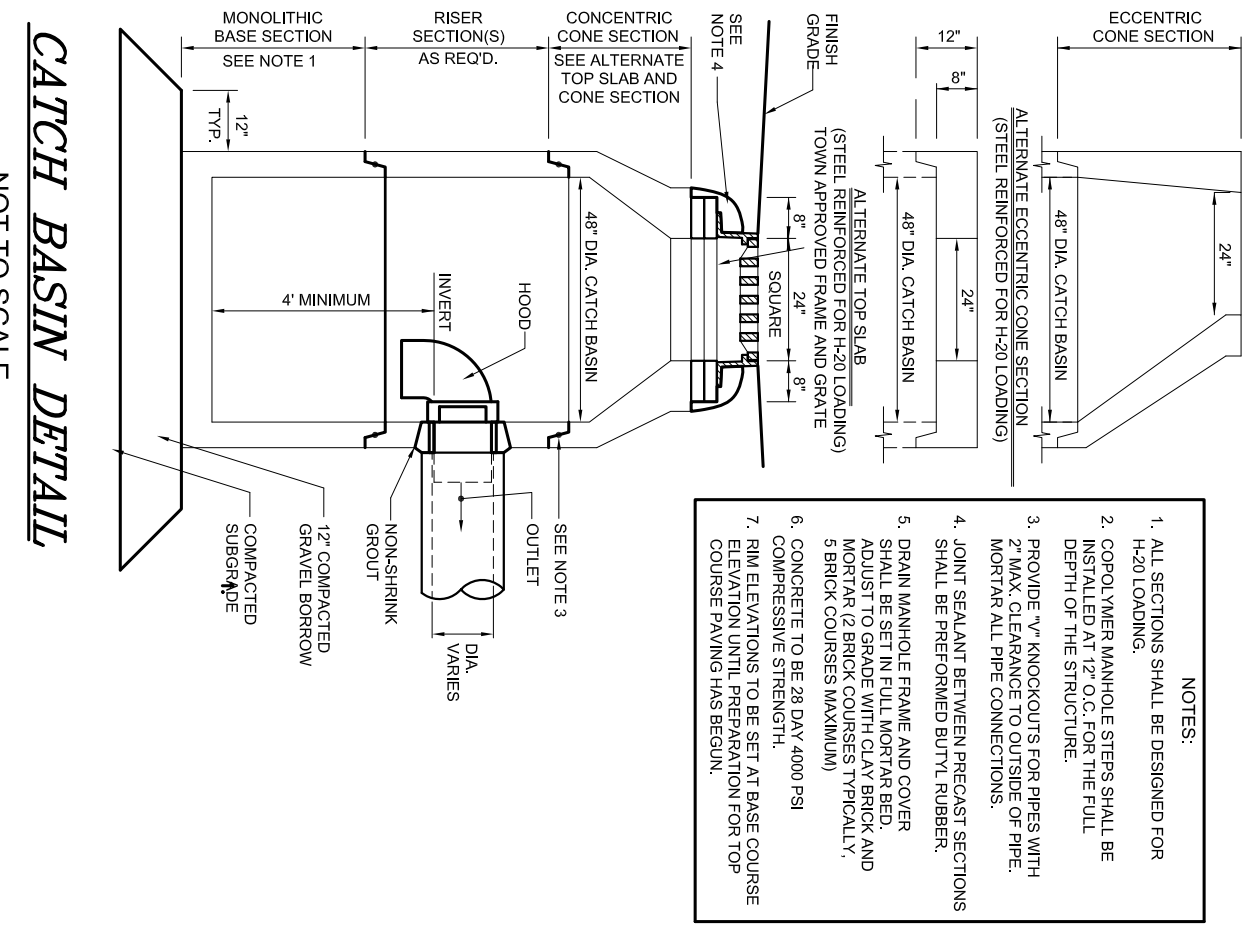
DRAIN MANHOLE DETAIL
NOT TO SCALE

- NOTES:
- ALL SECTIONS SHALL BE DESIGNED FOR 1250 LBS LOADS.
 - CONCRETE SHALL BE 2800 PSI AND SHALL BE PLACED IN 12\"/>
 - FINISH GRADE SHALL BE 12\"/>
 - MONOLITHIC PIPE CONNECTIONS SHALL BE PERFORMED BY THE CONTRACTOR.
 - DRAIN MANHOLE FRAME AND COVER SHALL BE SET IN 12\"/>
 - CONCRETE SHALL BE 2800 PSI AND SHALL BE PLACED IN 12\"/>
 - CONCRETE SHALL BE 2800 PSI AND SHALL BE PLACED IN 12\"/>
 - CONCRETE SHALL BE 2800 PSI AND SHALL BE PLACED IN 12\"/>



DOUBLE CATCH BASIN RIM FOR DCB 15 DETAIL
NOT TO SCALE

- NOTES:
- ALL SECTIONS SHALL BE DESIGNED FOR 1250 LBS LOADS.
 - CONCRETE SHALL BE 2800 PSI AND SHALL BE PLACED IN 12\"/>
 - FINISH GRADE SHALL BE 12\"/>
 - MONOLITHIC PIPE CONNECTIONS SHALL BE PERFORMED BY THE CONTRACTOR.
 - DRAIN MANHOLE FRAME AND COVER SHALL BE SET IN 12\"/>
 - CONCRETE SHALL BE 2800 PSI AND SHALL BE PLACED IN 12\"/>
 - CONCRETE SHALL BE 2800 PSI AND SHALL BE PLACED IN 12\"/>
 - CONCRETE SHALL BE 2800 PSI AND SHALL BE PLACED IN 12\"/>



CATCH BASIN DETAIL
NOT TO SCALE

SHALLOW CATCH BASINS DETAIL
NOT TO SCALE

XRLLED-A840

ROTTTOP LED COMPACTOR FOR ROAD AND TOWN LIGHTING

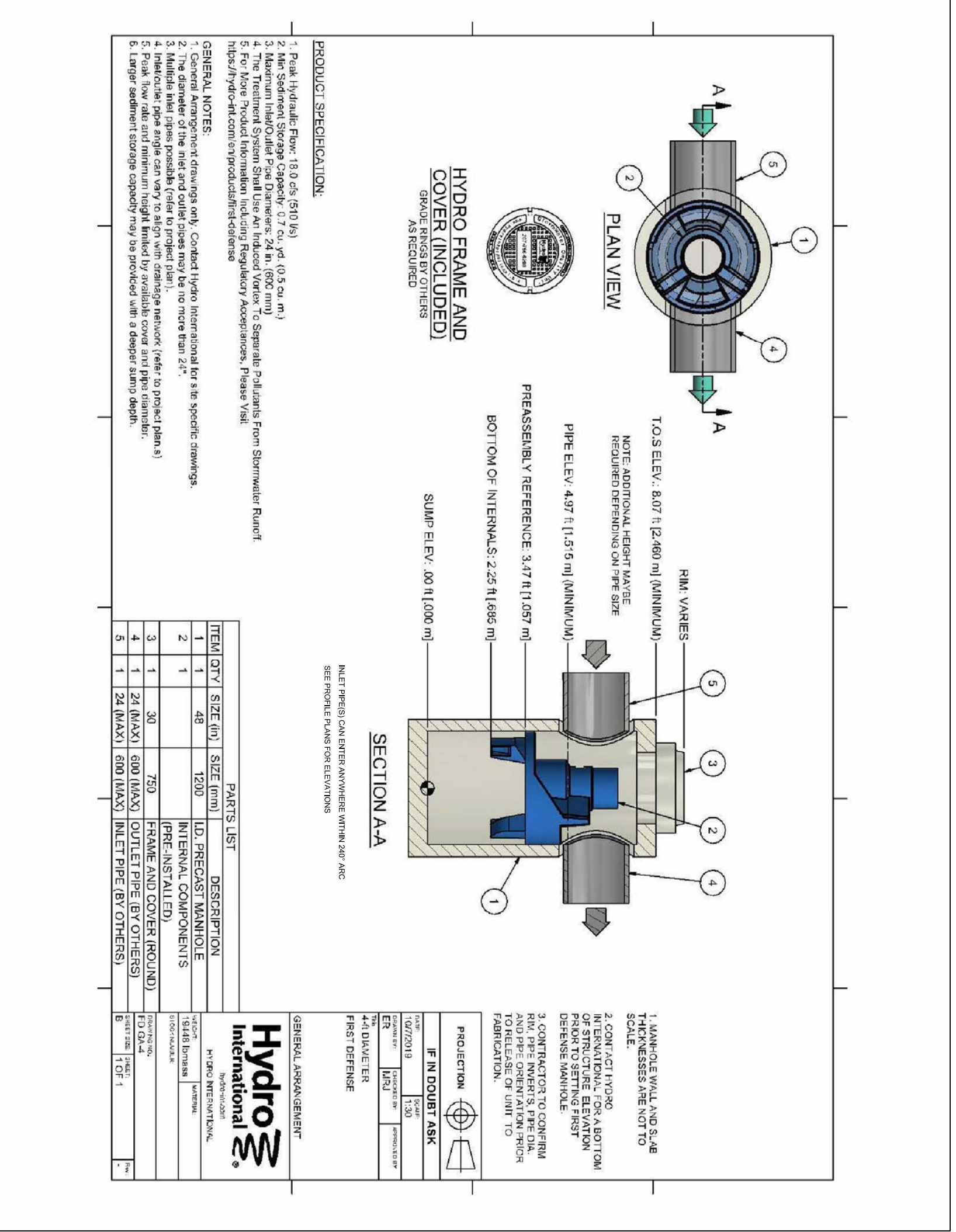
Model: XRLLED-A840, 121-571-140L1-14-882

Features & Specifications:

- High Power LED
- Compact Design
- Weather Resistant
- Easy Installation

Series	LED Count	Beam Angle	Power (W)	Voltage (V)	Current (A)	Height (mm)	Weight (kg)
X840-1	10	120°	10	12V	0.83	40	0.1
X840-2	20	120°	20	12V	1.67	40	0.1
X840-3	30	120°	30	12V	2.50	40	0.1
X840-4	40	120°	40	12V	3.33	40	0.1
X840-5	50	120°	50	12V	4.17	40	0.1
X840-6	60	120°	60	12V	5.00	40	0.1
X840-7	70	120°	70	12V	5.83	40	0.1
X840-8	80	120°	80	12V	6.67	40	0.1
X840-9	90	120°	90	12V	7.50	40	0.1
X840-10	100	120°	100	12V	8.33	40	0.1

STREET LIGHT DETAIL
NOT TO SCALE



HYDRO MANHOLE DETAIL
NOT TO SCALE

APPROVED BY: ANTHONY A. MARINO, P.E. CIVIL ENGINEER, REG. PROFESSIONAL ENGINEER, STATE OF MASSACHUSETTS

DATE: 12/12/2022

THE COTTAGES AT OLD OAKEN BUCKET AT #279-281 OLD OAKEN BUCKET ROAD SCITUATE, MA

CONSTRUCTION DETAILS 2 PLAN

PREPARED BY: PARCEL 41-1-3-D PARCEL 41-1-3-0

South Shore Consultants, Inc.

REGISTERED LAND SURVEYORS & CIVIL ENGINEERS

167 R SUMMER STREET KINGSTON, MA 02364

781-562-2185

mark@ssocinc.net

PREPARED FOR: LOYNDALE, LLC
S/O SALT MEADOW DEVELOPMENT
107 EAST STURBURY, MA 02392

SCALE: 1" = 50'

DATE: DECEMBER 12, 2022

COMP/DESIGN: A. ESPOSITO
CHECK: M. D. CASEY
DRAWN: A. ESPOSITO
FIELD: LLJ/P/S
APPROVED: M. D. CASEY
DWG. NO. 1908 DET2
JOB NO. 1908

REVISIONS:

No.	DESCRIPTION	DATE

PROJECT TITLE:

SHEET 11 OF 16

NOTES

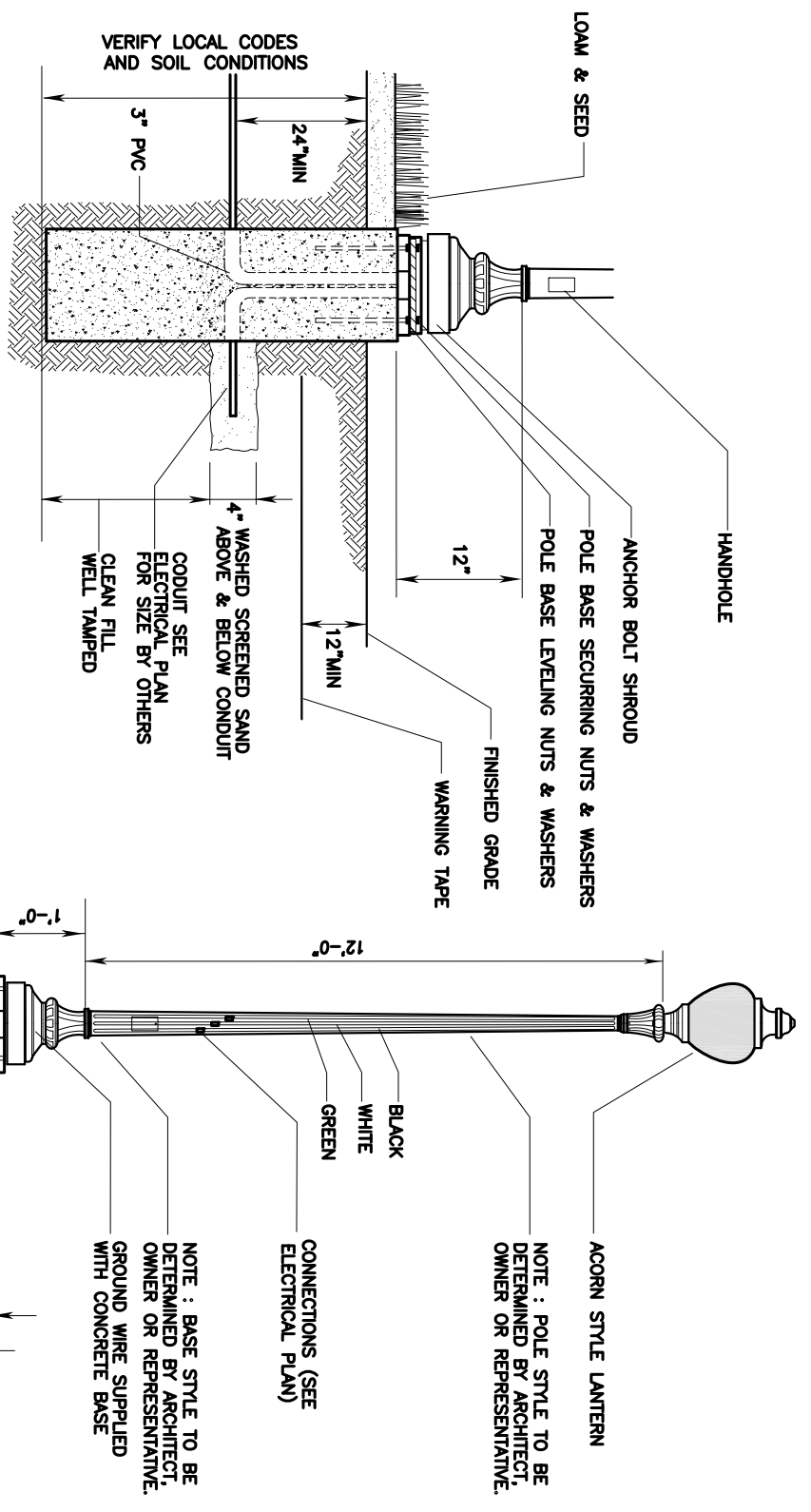
UP TO 10% LOCAL RETAINMENT REPAIRS USING SPHERICAL TO RETAINMENT AND LOCAL DRAINAGE FROM TO CONSTRUCTION.

UP TO 10% LOCAL RETAINMENT REPAIRS USING SPHERICAL TO RETAINMENT AND LOCAL DRAINAGE FROM TO CONSTRUCTION.

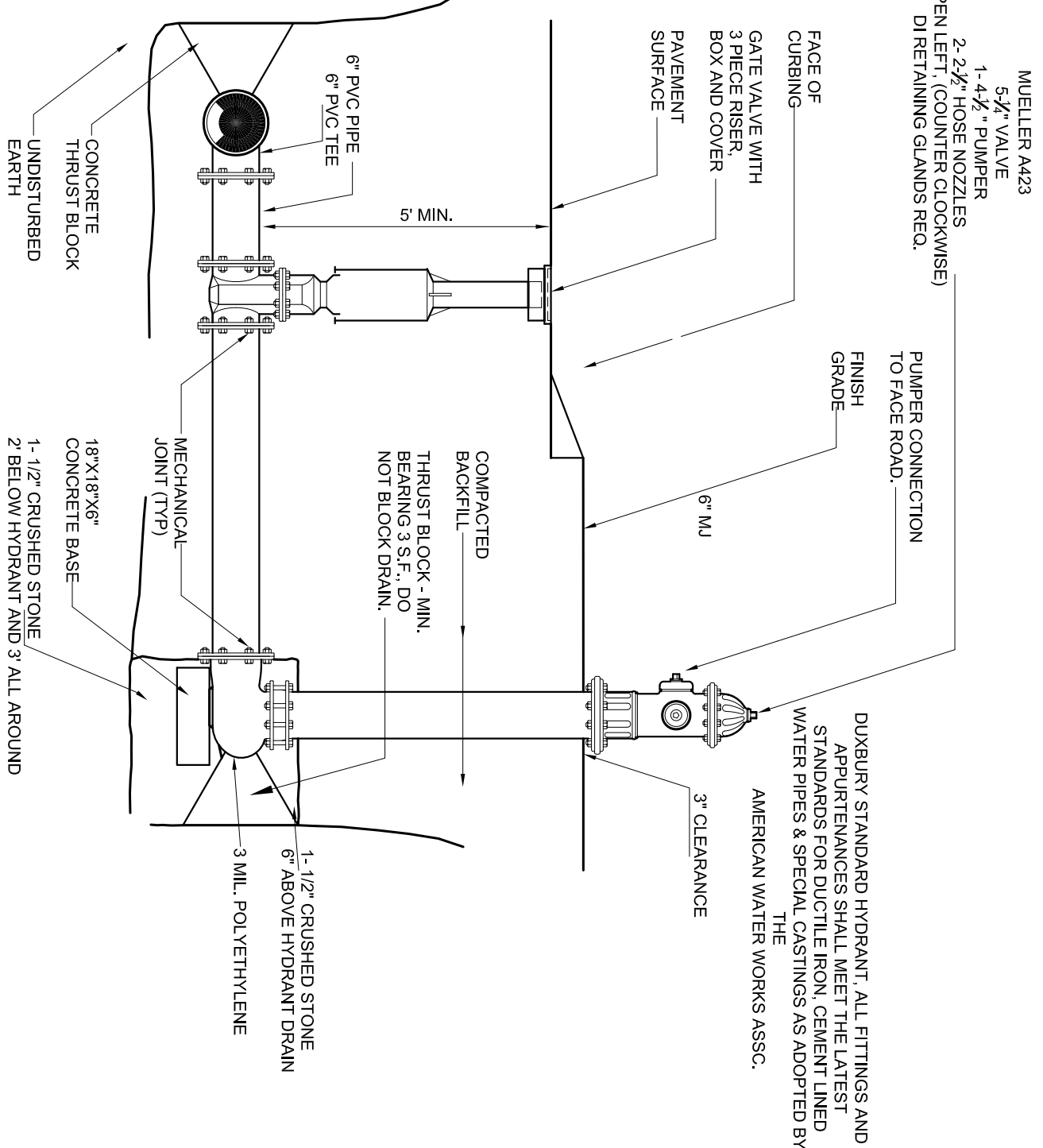
UP TO 10% LOCAL RETAINMENT REPAIRS USING SPHERICAL TO RETAINMENT AND LOCAL DRAINAGE FROM TO CONSTRUCTION.

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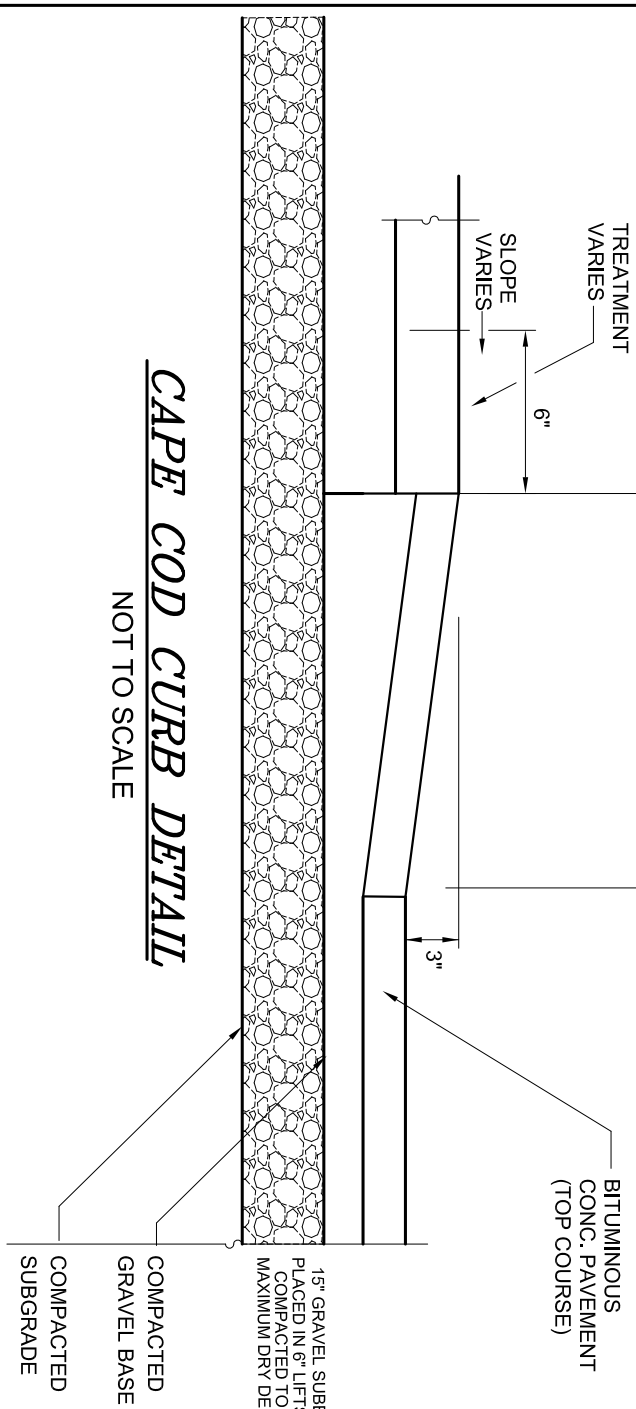
UP TO 10% LOCAL RETAINMENT REPAIRS USING SPHERICAL TO RETAINMENT AND LOCAL DRAINAGE FROM TO CONSTRUCTION.



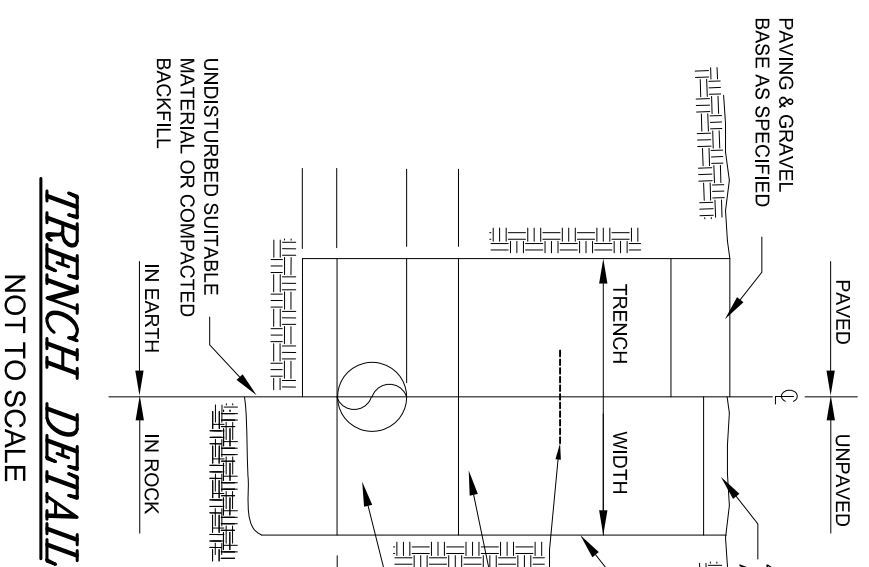
STREET LIGHT DETAIL
NOT TO SCALE



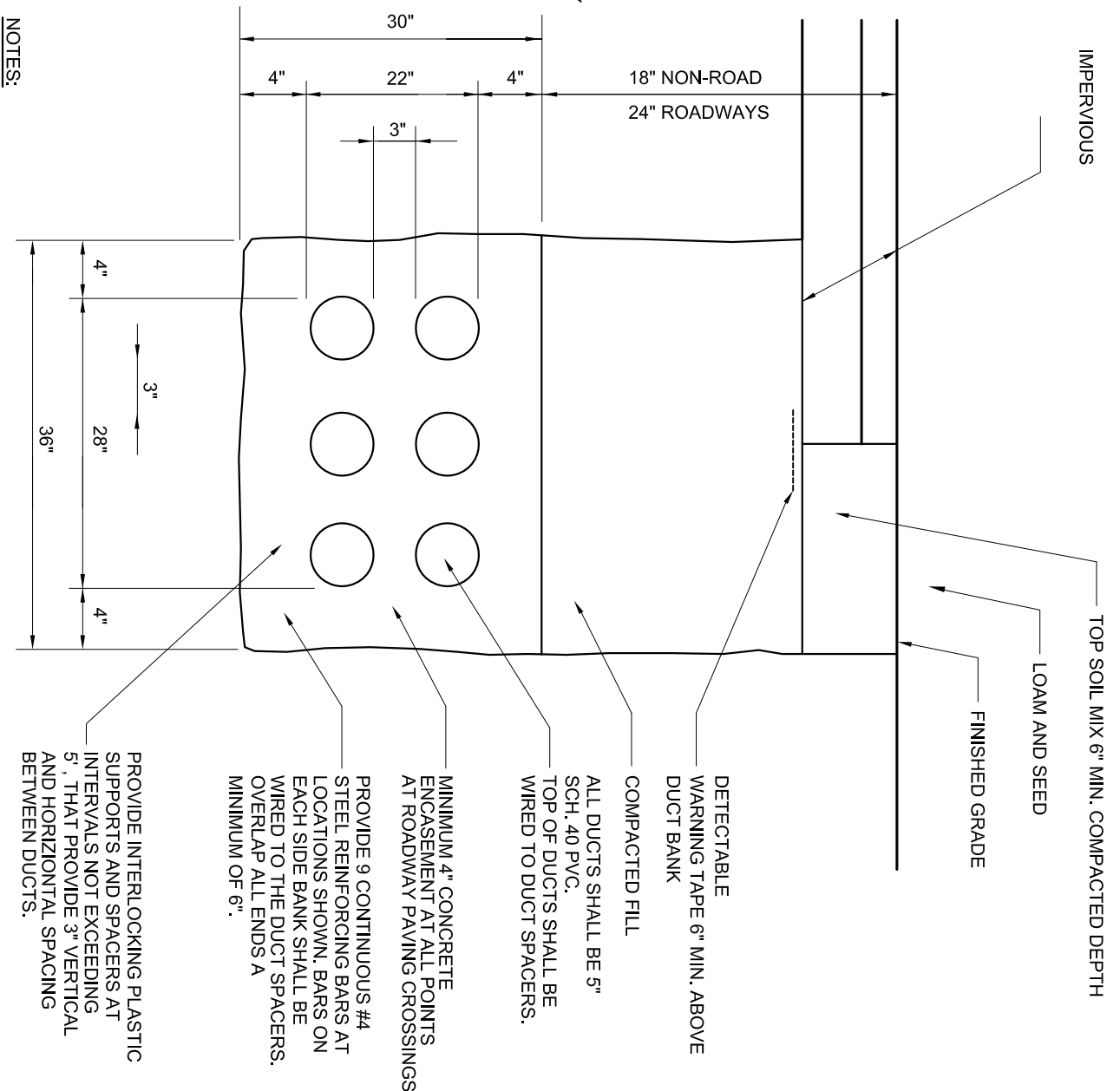
HYDRANT DETAIL
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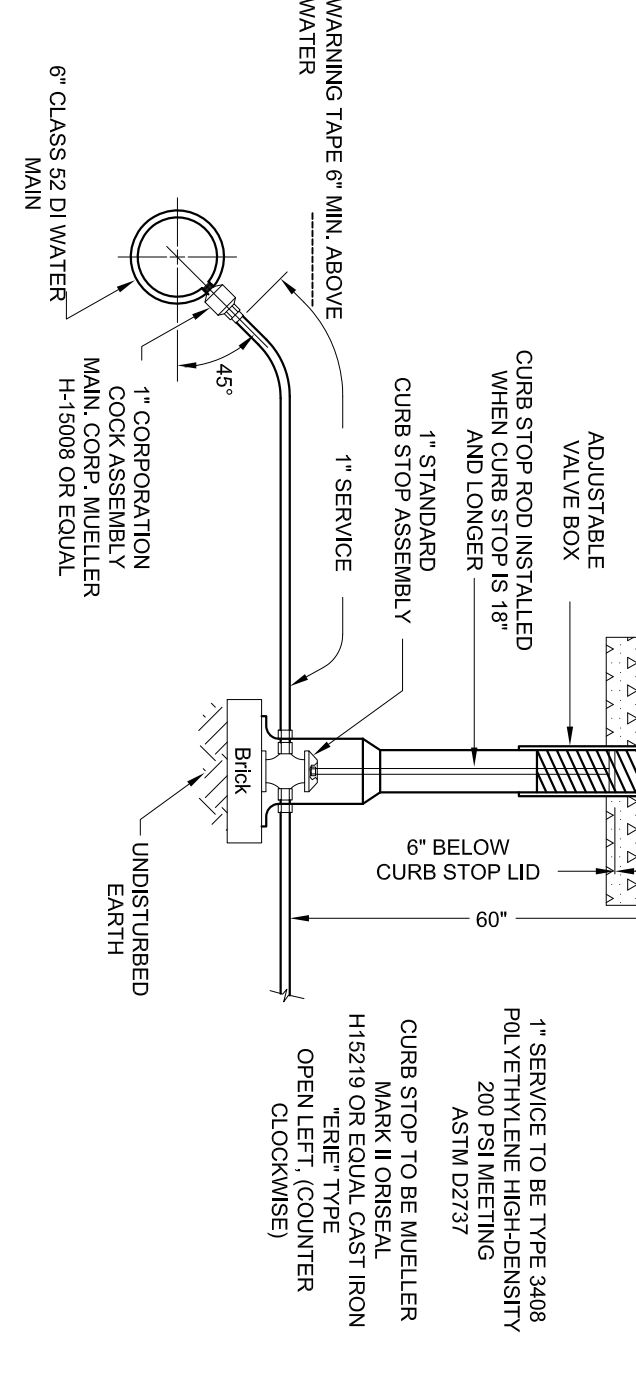
CAPE COD CURB DETAIL
NOT TO SCALE



TRENCH DETAIL
NOT TO SCALE



UTILITY TRENCH DETAIL
NOT TO SCALE



WATER SERVICE DETAIL
NOT TO SCALE

BIOVOLUME CALCULATIONS

WADSWORTH WETLANDS ELEVATION = 77.90

PROPOSED TRENCH BOTTOM ELEV. = 77.90

1. VOLUME DISPLACED = 10.5' X 7.0' X 0.5' = 36.75 CF

WT. OF DISPLACED WATER = 36.75 CF X 62.4 #/CF = 2294.7 #

2. WEIGHT OF EMPTY TANK = 10.5' X 7.0' X 0.5' = 36.75 CF

VOLUME TOP SLAB = 9' X 7' X 0.5' = 31.5 CF = 42.21 CF

ENDS = 2 X (6.0' X 1.1' X 0.5') = 6.6 CF

SIDES = 2 X (6.0' X 7' X 0.5') = 42 CF

TOTAL VOLUME = 178.71 CF X 150 #/CF = 26806.5 #

WT. OF EMPTY TANK = 20000 # @ 0.000 #/CF

BIOVOLUME CALCULATIONS

WADSWORTH WETLANDS ELEVATION = 77.90

PROPOSED TRENCH BOTTOM ELEV. = 77.90

1. VOLUME DISPLACED = 10.5' X 7.0' X 0.5' = 36.75 CF

WT. OF DISPLACED WATER = 36.75 CF X 62.4 #/CF = 2294.7 #

2. WEIGHT OF EMPTY TANK = 10.5' X 7.0' X 0.5' = 36.75 CF

VOLUME TOP SLAB = 9' X 7' X 0.5' = 31.5 CF = 42.21 CF

ENDS = 2 X (6.0' X 1.1' X 0.5') = 6.6 CF

SIDES = 2 X (6.0' X 7' X 0.5') = 42 CF

TOTAL VOLUME = 127.10 CF

WT. OF EMPTY TANK = 20000 # @ 0.000 #/CF

PUMP CALCULATIONS

DESIGN FLOW = 7.00 GPM

VOLUME OF STORAGE PIPES = 31.4' X (7/16) FT X 1.581' = 14.22 CF

VOLUME OF STORAGE TANKS = 11.77' X 7.48' X 8.00' = 68.03 DA

TOTAL FLOW PLUS PIPE VOLUME SHALL APPLIED IN 8.00 SECS

(7.00 GPM X 8.00 SECS) + 14.22 CF + 68.03 DA = 132.00 CF

1.000 GALLONS = 132.00 CF

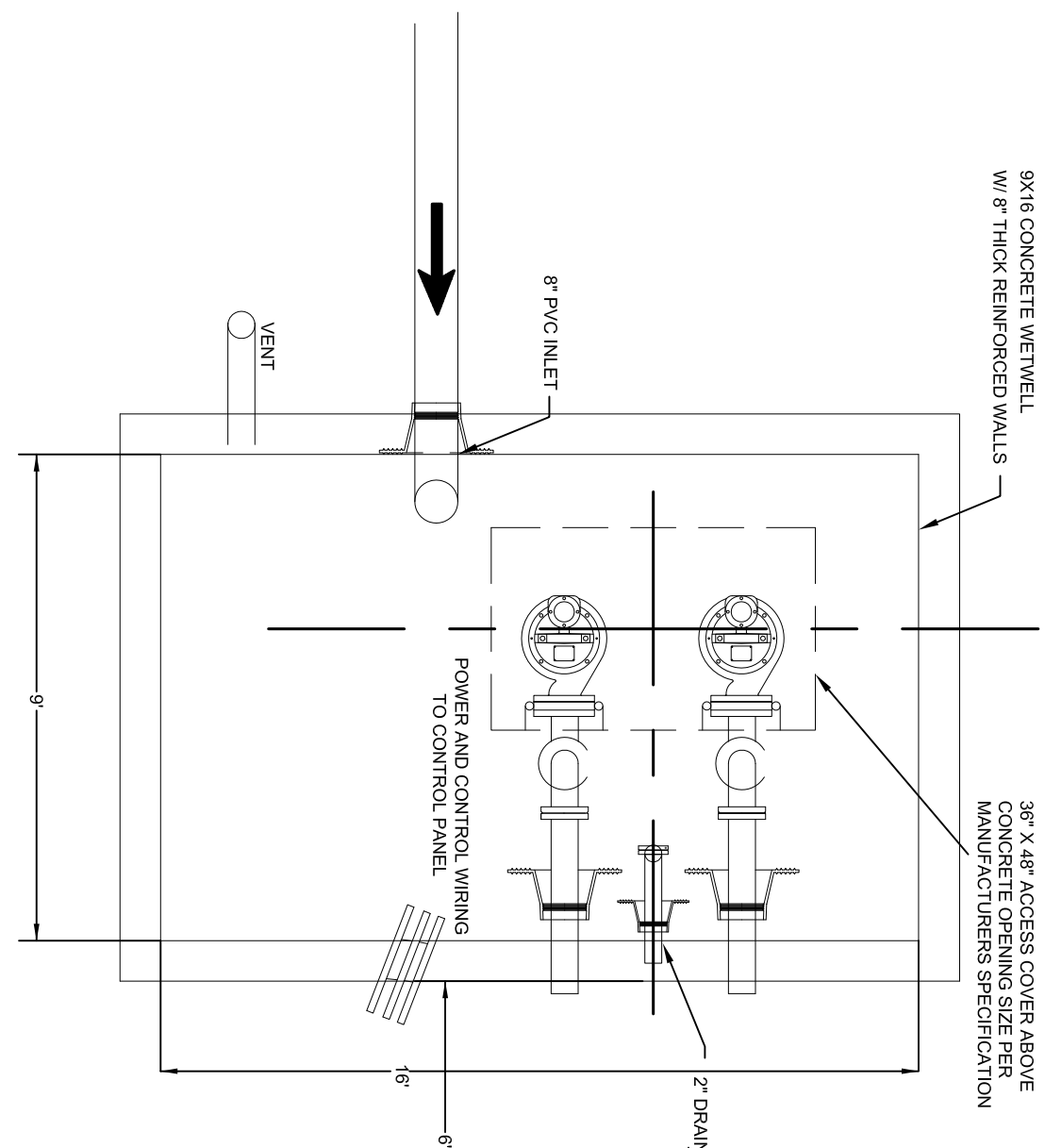
7.48 GAL/FT³

DEPTH REQUIRED PER CYCLE = (132.00 CF) / (7.48 GAL/FT³) = 17.67'

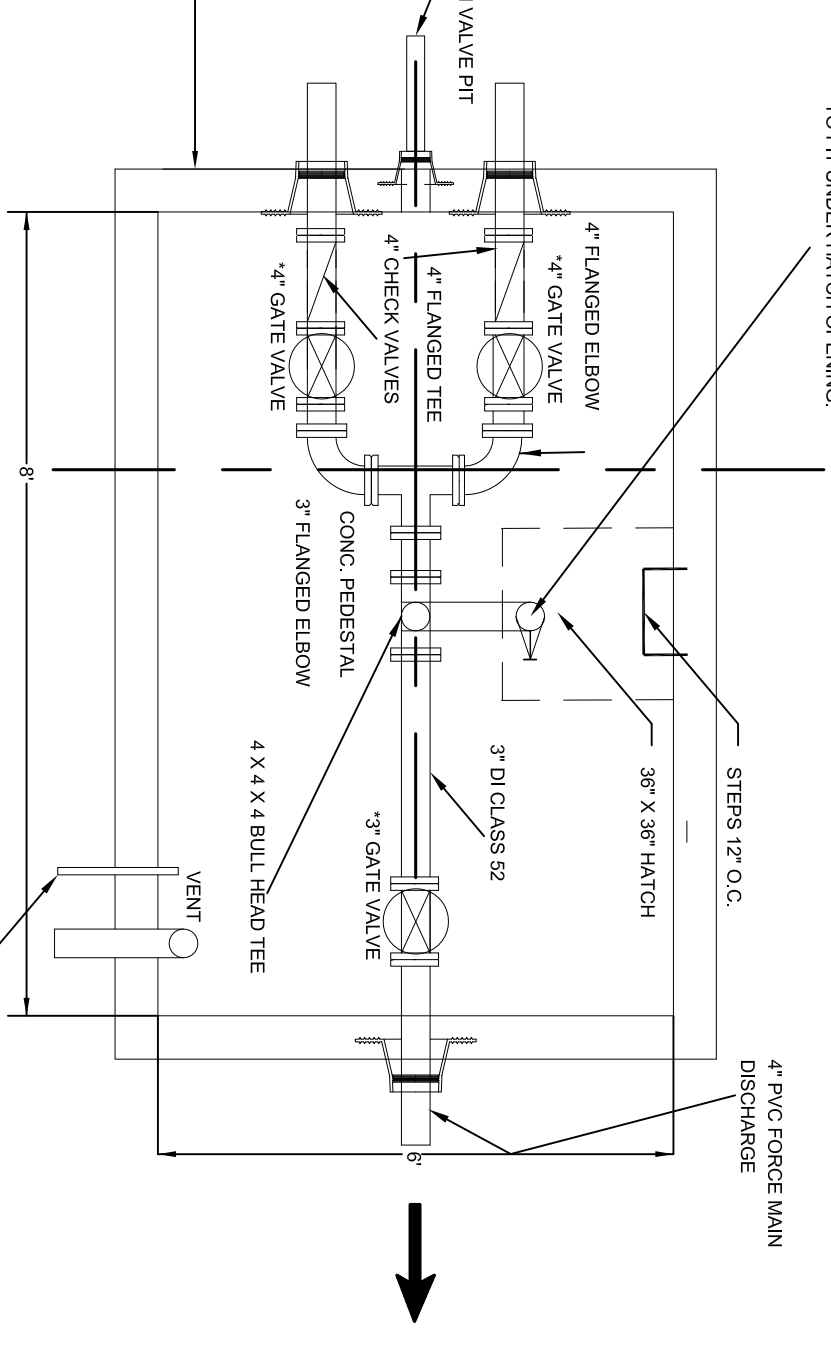
MINIMUM DEPTH REQUIRED PER CYCLE = 17.67'

MINIMUM DEPTH REQUIRED PER CYCLE = 17.67'

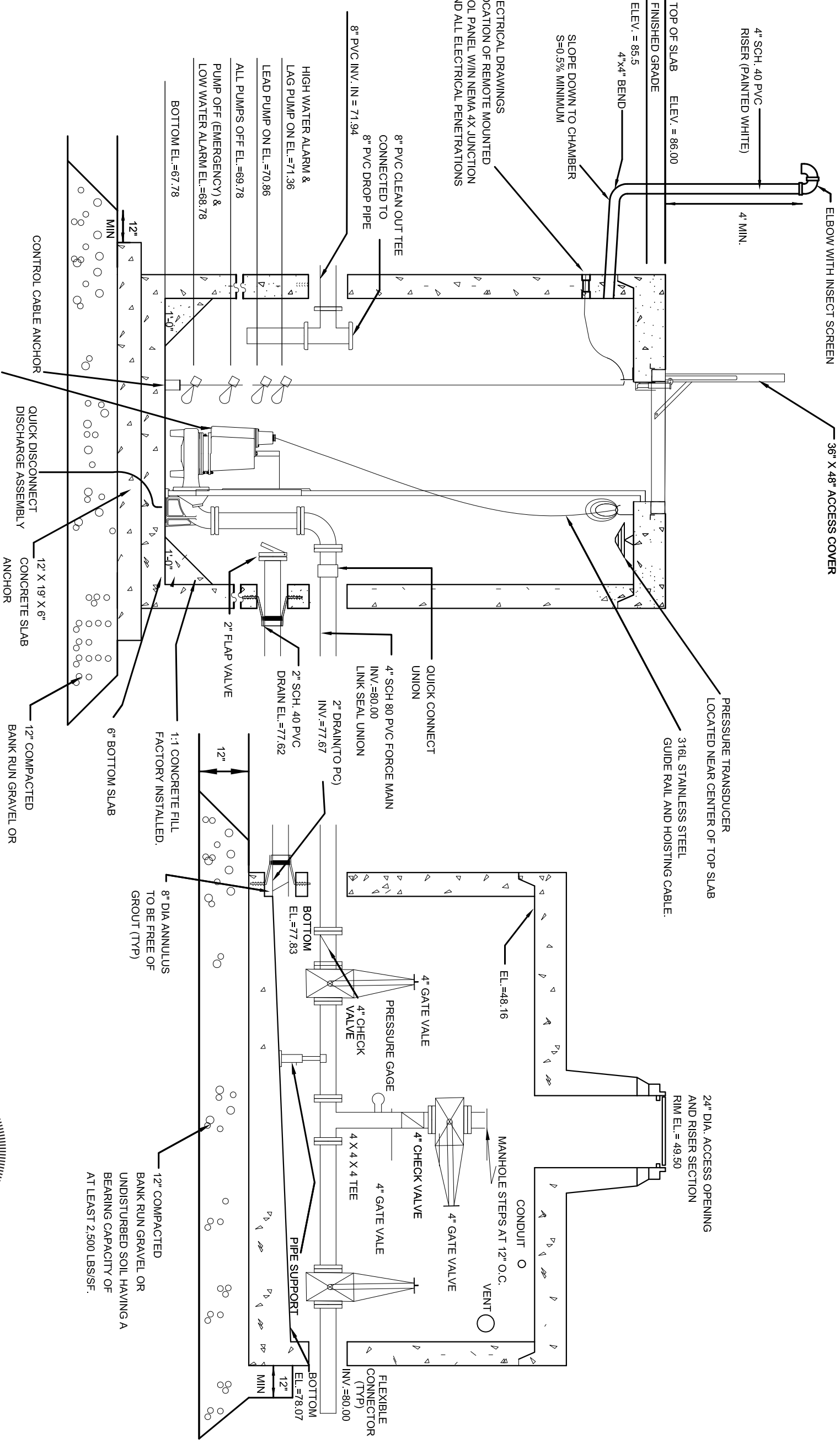
MINIMUM DEPTH REQUIRED PER CYCLE = 17.67'



PUMP STATION PLAN
NOT TO SCALE



VALVE CHAMBER PLAN
NOT TO SCALE



PUMP STATION DETAIL
NOT TO SCALE



12/12/2022

REVISIONS:	NO.	DESCRIPTION	DATE

PROJECT TITLE:

THE COTTAGES AT OLD OAKEN BUCKET AT #279-281 OLD OAKEN BUCKET ROAD SCITUATE, MA

CONSTRUCTION DETAILS 3 PLAN

PARCEL 41-1-3-D PARCEL 41-1-3-0

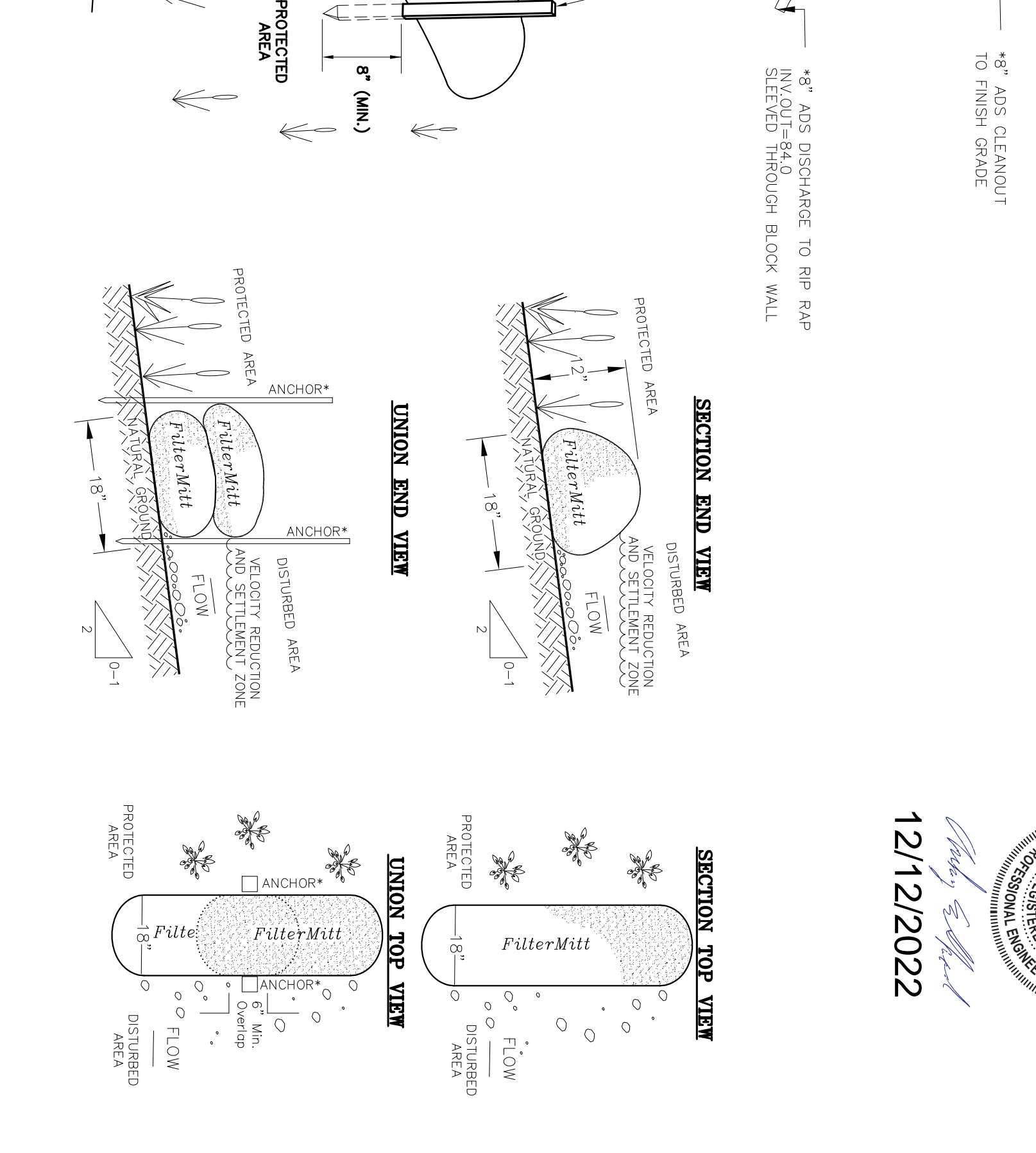
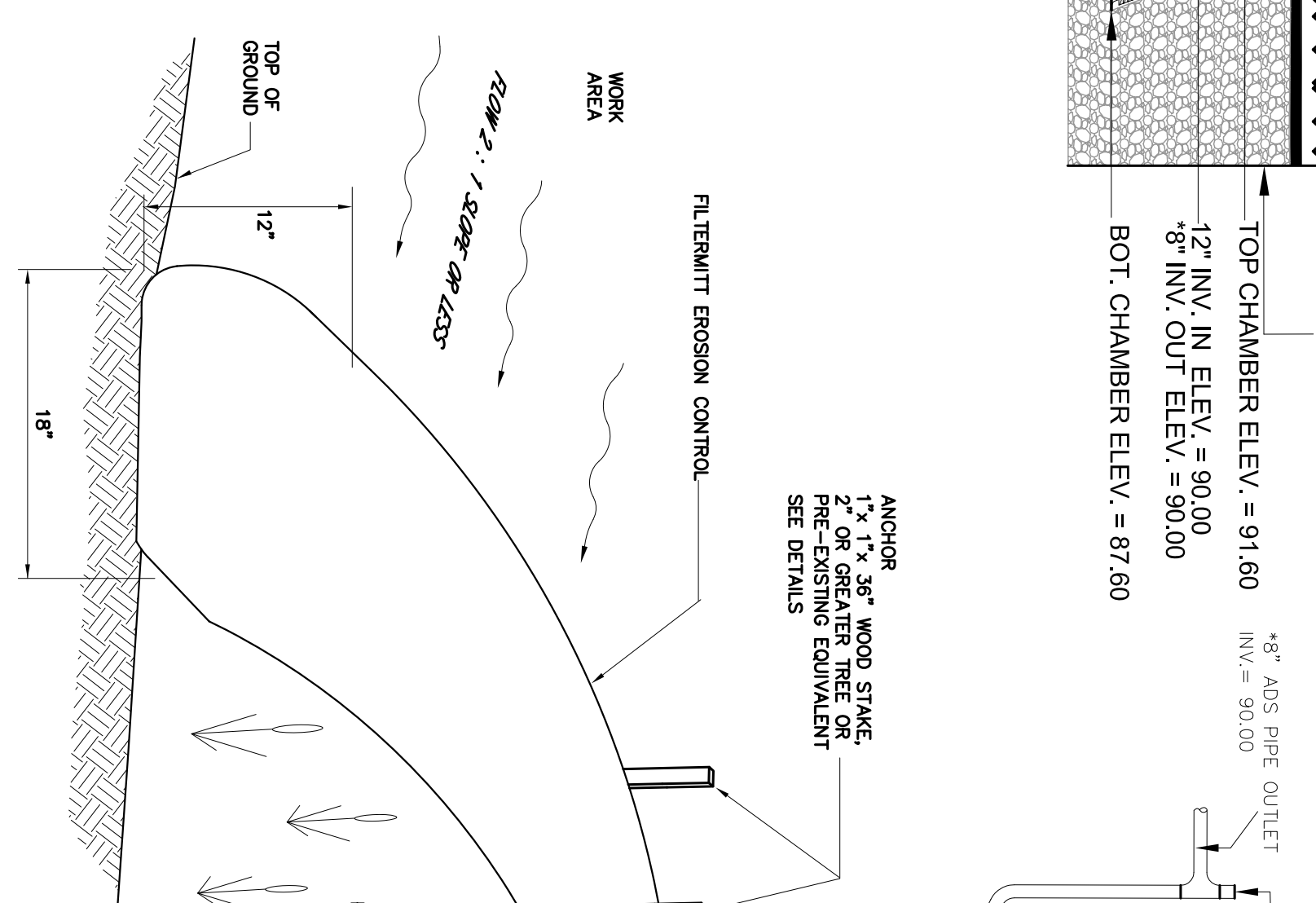
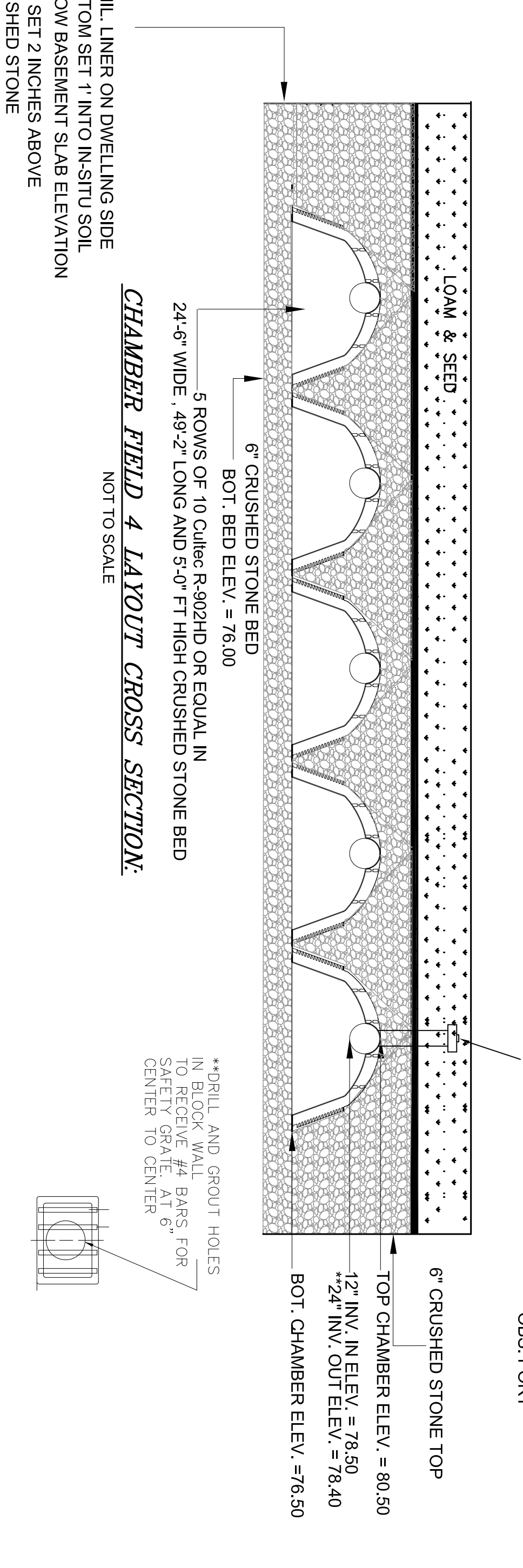
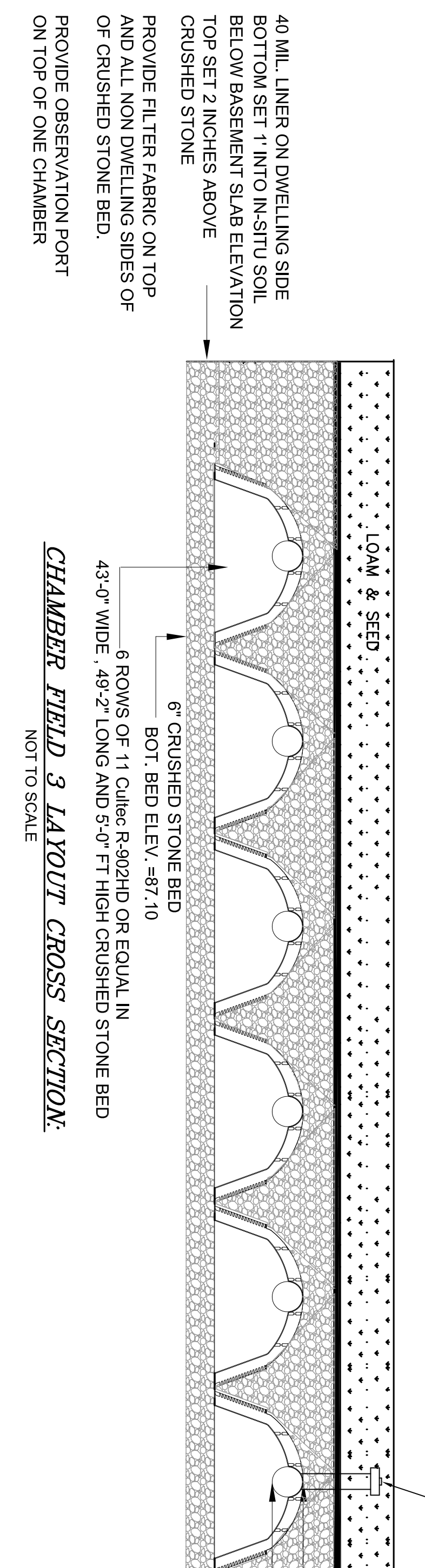
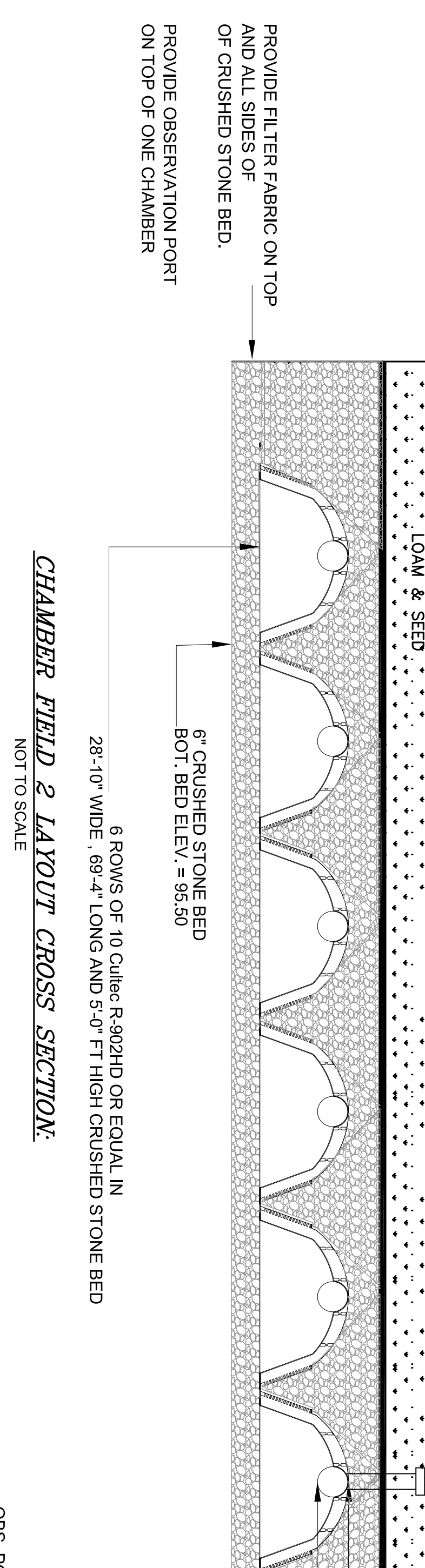
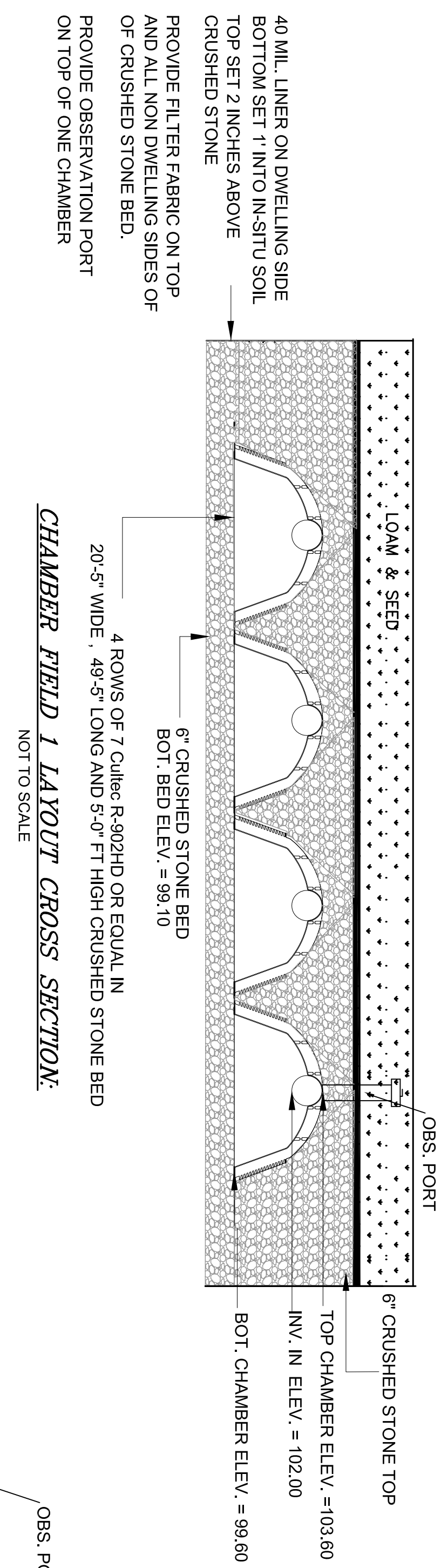
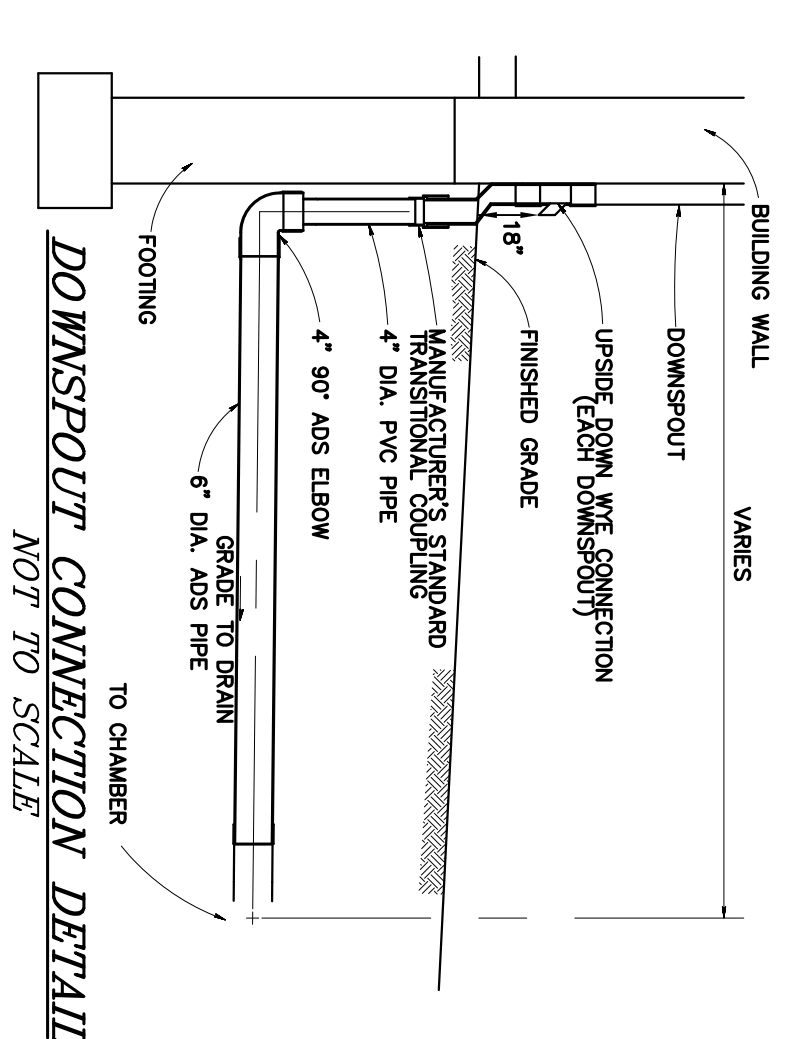
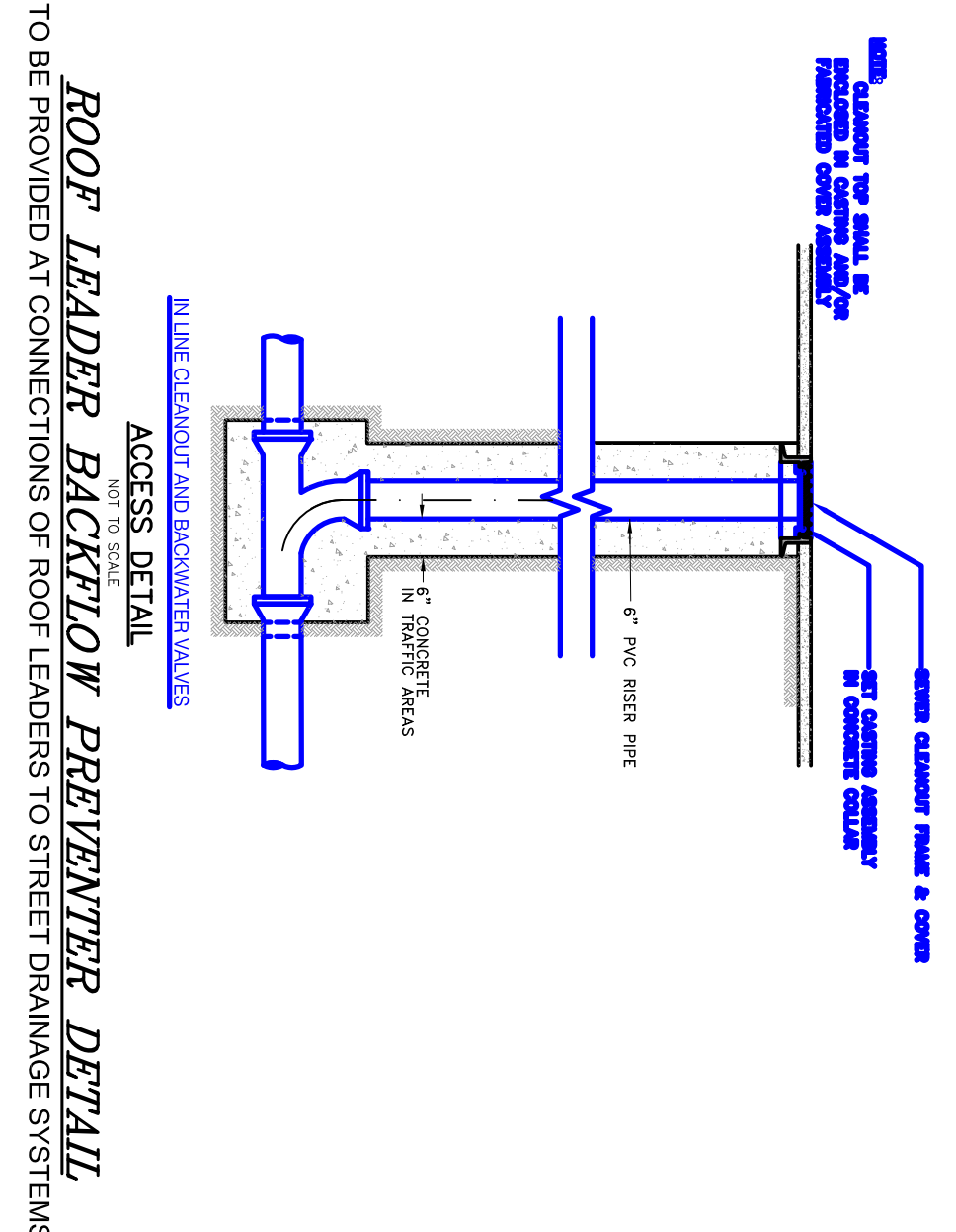
PREPARED BY: South Shore Consultants, Inc. REGISTERED LAND SURVEYORS & CIVIL ENGINEERS 167 R SUMMER STREET KINGSTON, MA 02364 781-582-2185 mark@ssconline.net

PREPARED FOR: LOVEDALE, LLC S/O SALT MEADOW DEVELOPMENT 107 EAST STREET DUXBURY, MA 02332

DATE: DECEMBER 12, 2022
COMP/DESIGN: A. ESPOSITO
CHECK: M. D. CASEY
DRAWN: A. ESPOSITO
FIELD: ILIUPS
APPROVED: M. D. CASEY
DWG. NO. 1908 DET3
JOB NO. 1908

REVISIONS:	NO.	DESCRIPTION	DATE

PROJECT TITLE:



40 MIL. LINER ON DWELLING SIDE
BOTTOM SET 1 INTO IN-SITU SOIL
TOP SET 2 INCHES ABOVE
CRUSHED STONE

PROVIDE FILTER FABRIC ON TOP
AND ALL NON DWELLING SIDES OF
OF CRUSHED STONE BED.

PROVIDE OBSERVATION PORT
ON TOP OF ONE CHAMBER

40 MIL. LINER ON DWELLING SIDE
BOTTOM SET 1 INTO IN-SITU SOIL
TOP SET 2 INCHES ABOVE
CRUSHED STONE

PROVIDE FILTER FABRIC ON TOP
AND ALL NON DWELLING SIDES OF
OF CRUSHED STONE BED.

PROVIDE OBSERVATION PORT
ON TOP OF ONE CHAMBER

ANCHOR
1 1/2" x 3/8" WOOD STAKE
OR 1 1/2" x 3/8" OAK STAKE
PRE-DRILL HOLES FOR
SAFETY GRATE. SEE
DETAILS.

ANCHOR
1 1/2" x 3/8" WOOD STAKE
OR 1 1/2" x 3/8" OAK STAKE
PRE-DRILL HOLES FOR
SAFETY GRATE. SEE
DETAILS.

ANCHOR
1 1/2" x 3/8" WOOD STAKE
OR 1 1/2" x 3/8" OAK STAKE
PRE-DRILL HOLES FOR
SAFETY GRATE. SEE
DETAILS.

ANCHOR
1 1/2" x 3/8" WOOD STAKE
OR 1 1/2" x 3/8" OAK STAKE
PRE-DRILL HOLES FOR
SAFETY GRATE. SEE
DETAILS.

OUTSIDE CASING: 100% organic fiber.
FILTER INGREDIENT: Fiberglass/Mulch.
A blend of coarse and fine compost and
shredded wood.
• Particle sizes: 100% passing a 3" screen
• Particle sizes: 70-100% passing a 2" screen
• Particle sizes: 50-75% passing a 1.5" screen
• Weight: Approx. 850 lbs./cu.yd.
(Max. 50 lbs./cu.ft.)

FilterMitt COMPONENTS:

FilterMitt INSTALLATION:

With the correct technology and equipment, sections can be constructed on site in lengths from 1' to 100'.
Sections can also be delivered to the site in lengths from 1' to 8'.
The flexibility of FilterMitt allows it to conform to any contour or terrain while holding a slightly oval shape at 12" high by 18" wide.
Where section ends meet, there shall be an overlap of 6" or greater. Both sides shall be anchored (oak stakes, rebar, etc.) to stabilize the union.

2:1 SLOPES OR LESS
NOT TO SCALE

12/12/2022

ANTHONY A. ESPRITO
ESQ. No. 33782
REGISTERED PROFESSIONAL ENGINEER
COMMONWEALTH OF MASSACHUSETTS

CONSTRUCTION DETAILS

THE COTTAGES
AT
OLD OAKEN BUCKET
AT
#279-281 OLD OAKEN
BUCKET ROAD
SCITUATE, MA

PREPARED FOR:
PARCEL 41-1-3-D
PARCEL 41-1-3-0

PREPARED BY:
South Shore Surveyors, Inc.
REGISTERED LAND SURVEYORS
& CIVIL ENGINEERS
167 R SUMMER STREET
KINGSTON, MA 02364
781-582-2185
mark@sssurveyors.net

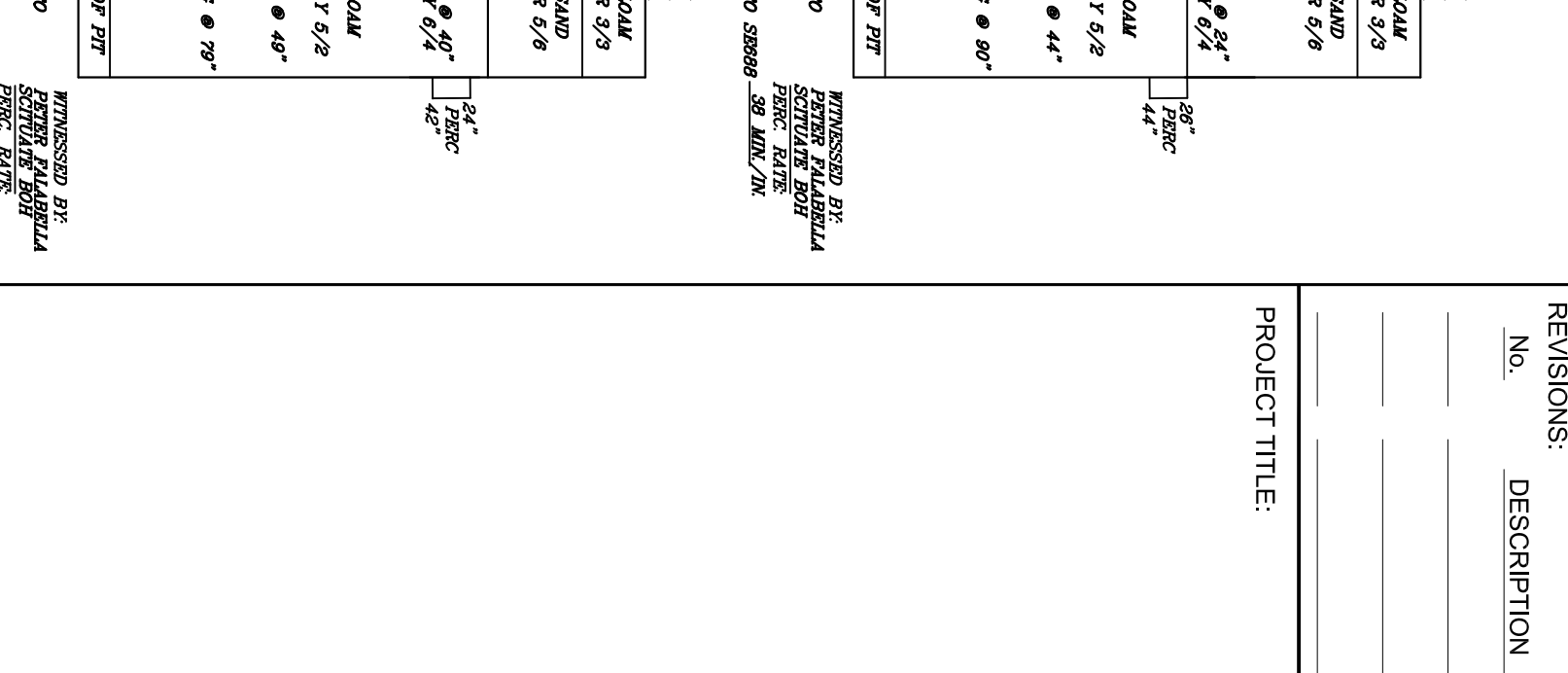
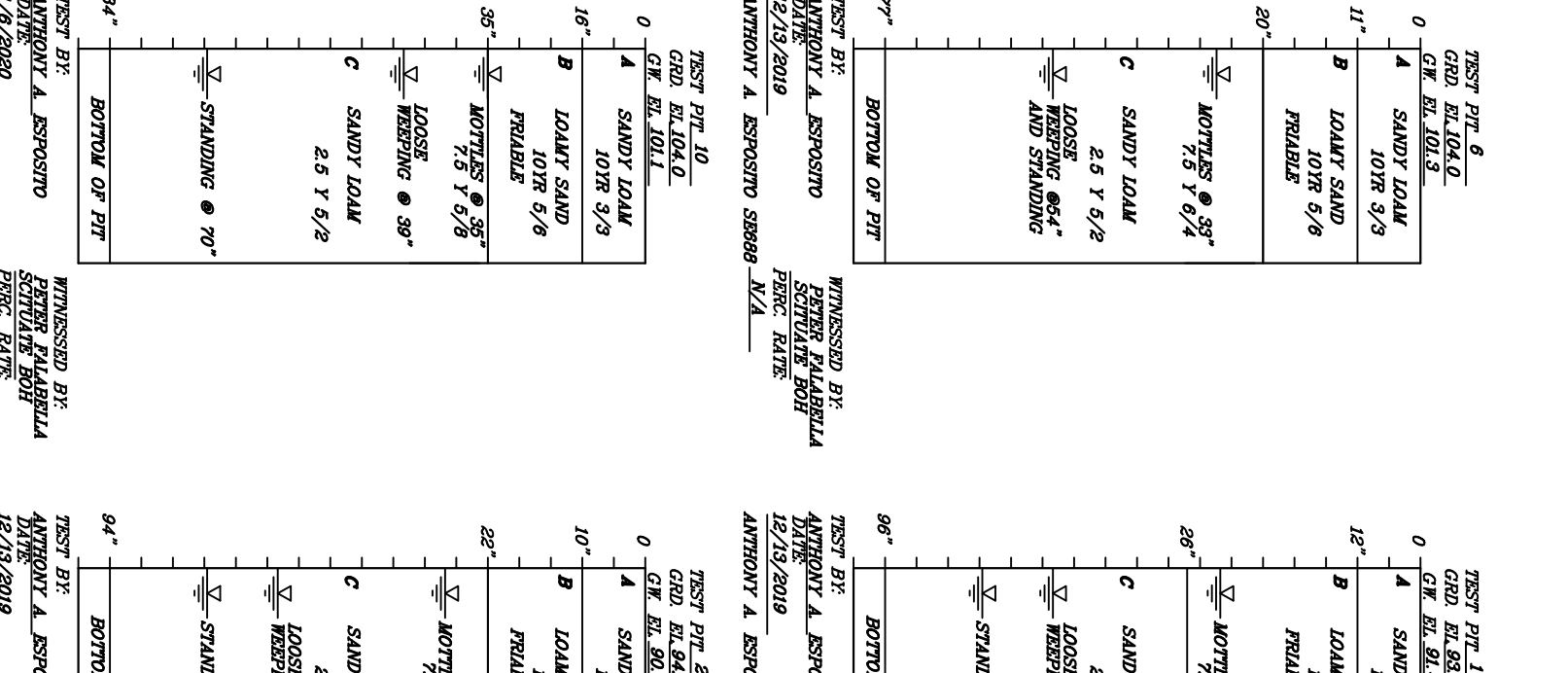
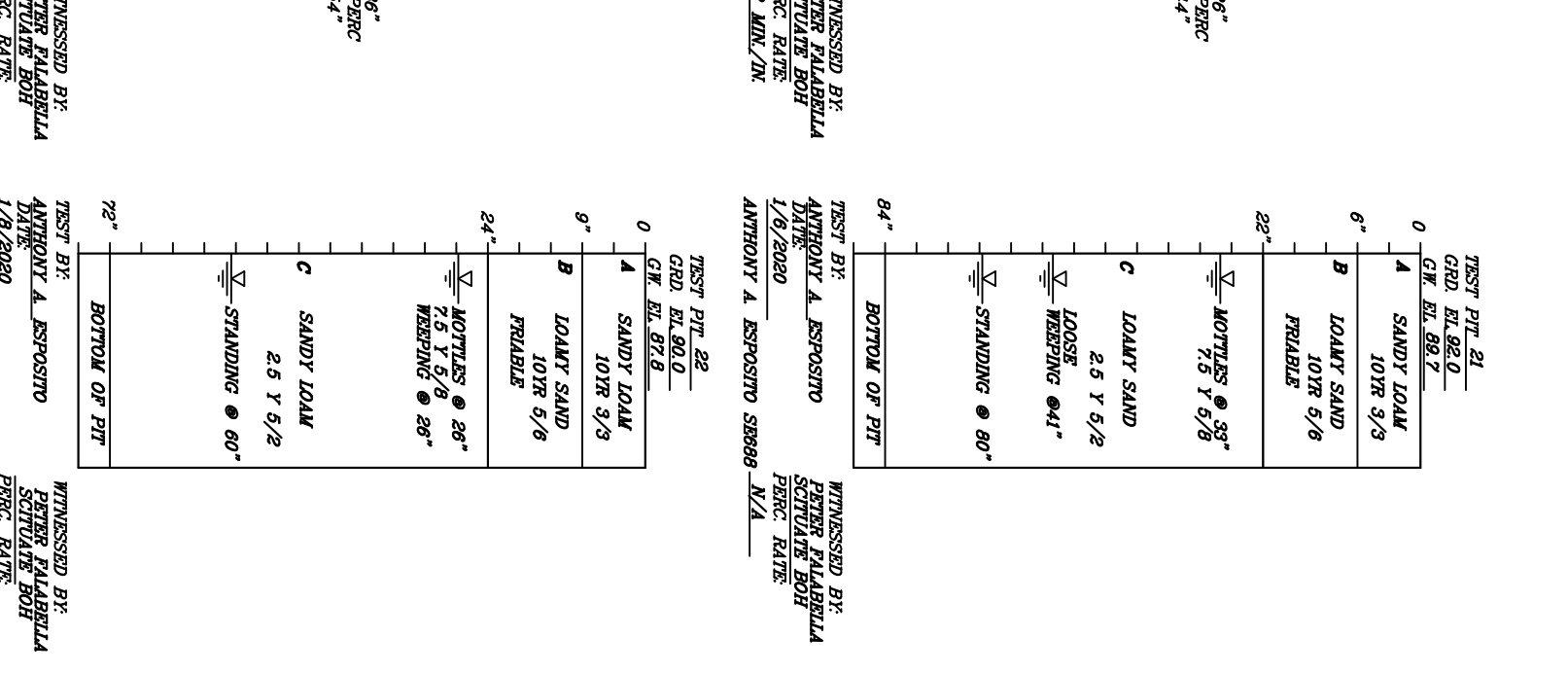
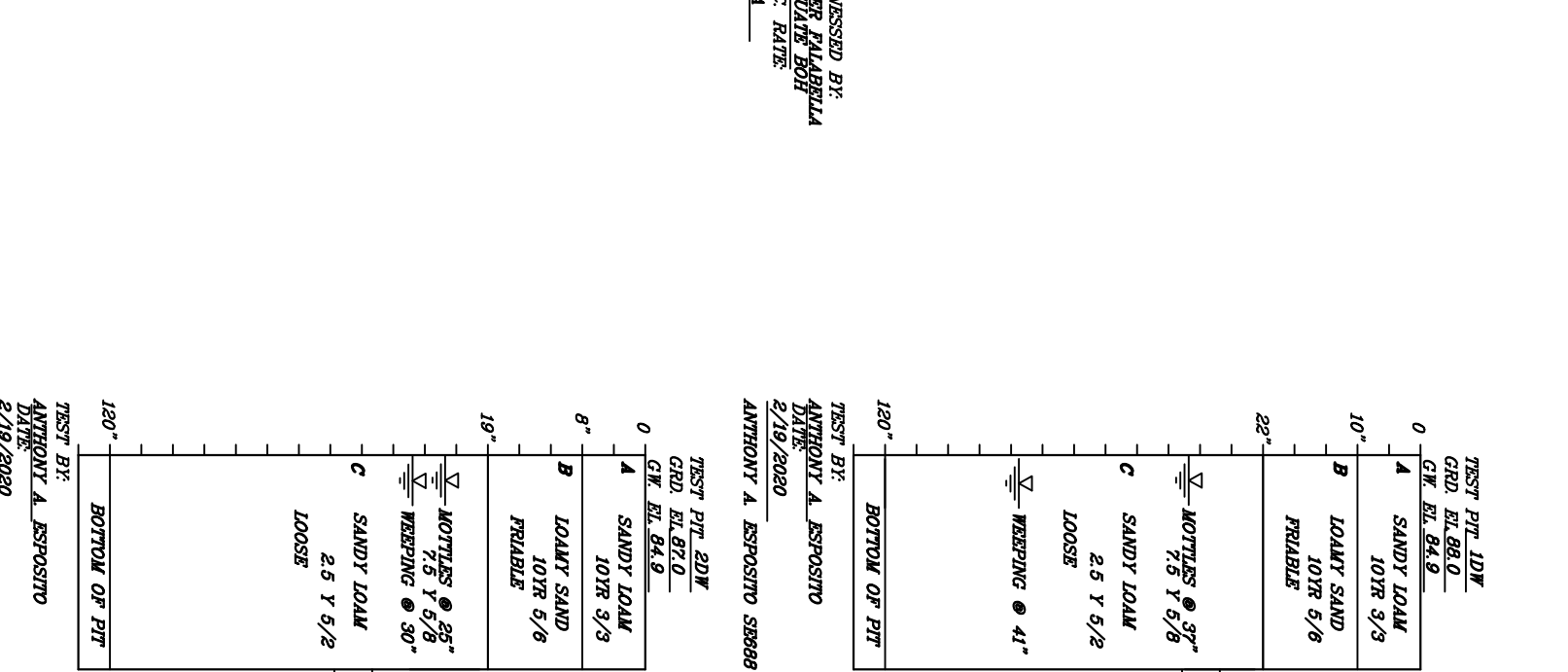
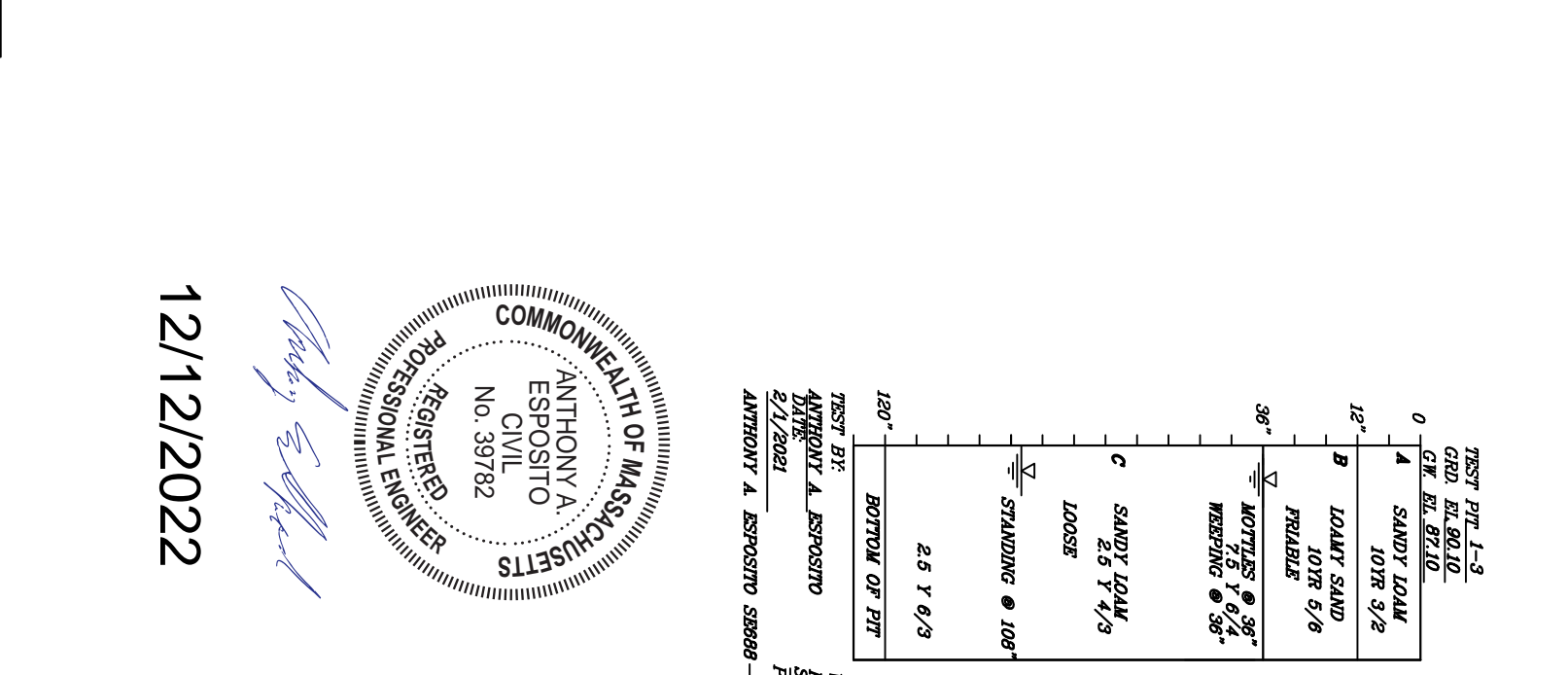
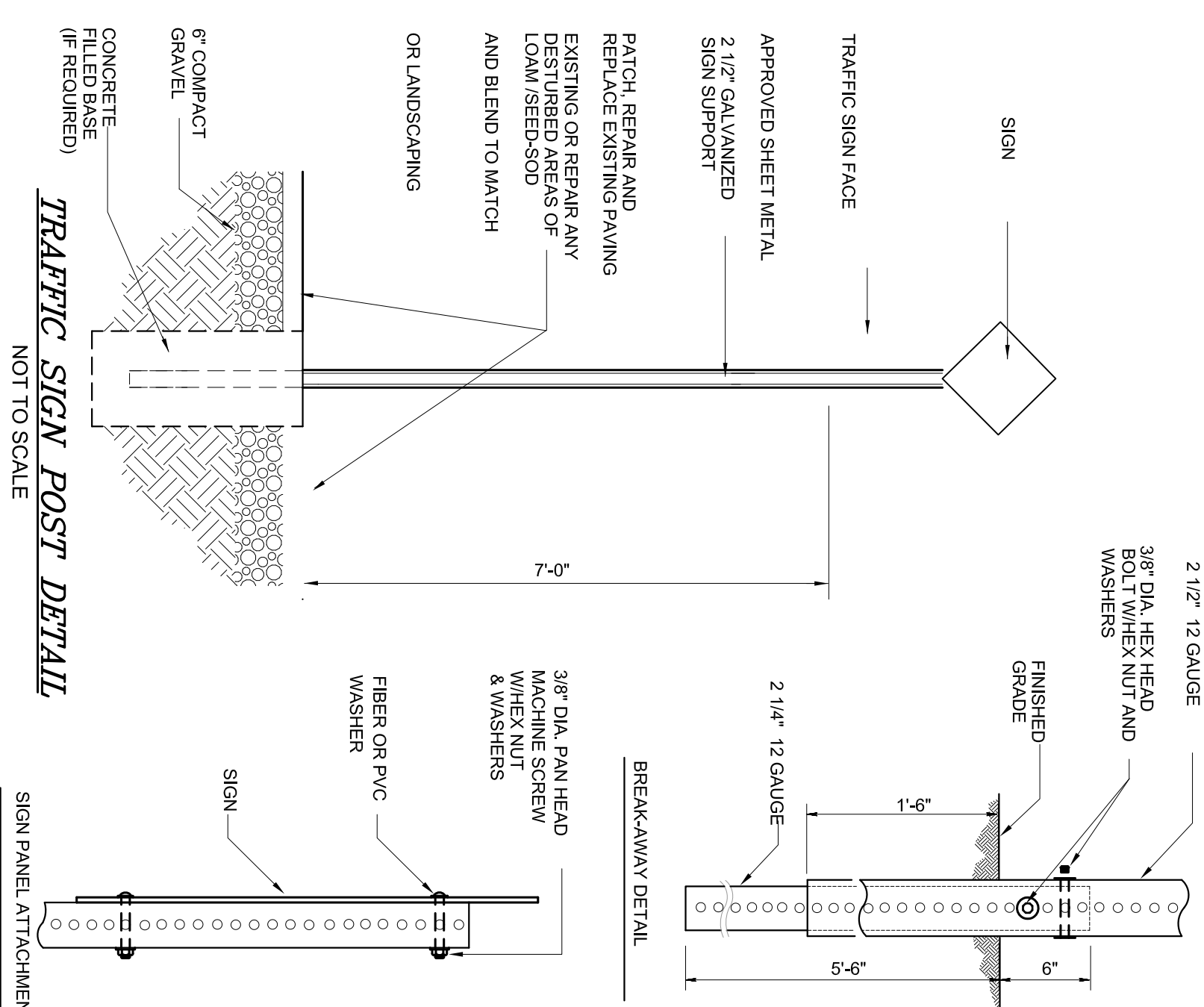
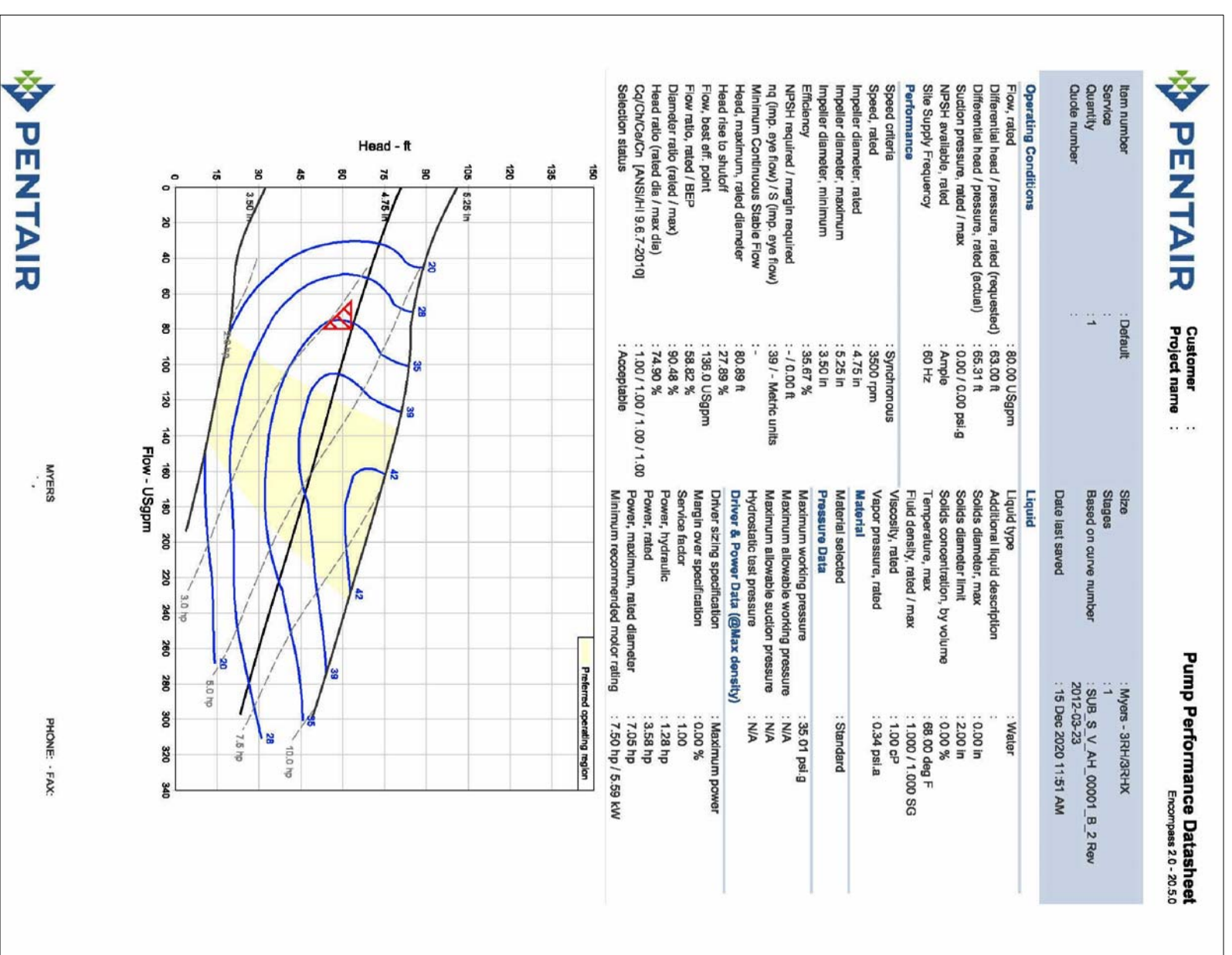
PREPARED FOR:
LOVEDALE, LLC
S/O SALT MEADOW DEVELOPMENT
107 EAST STREET
DUXBURY, MA 02332

SCALE: 1" = 50'

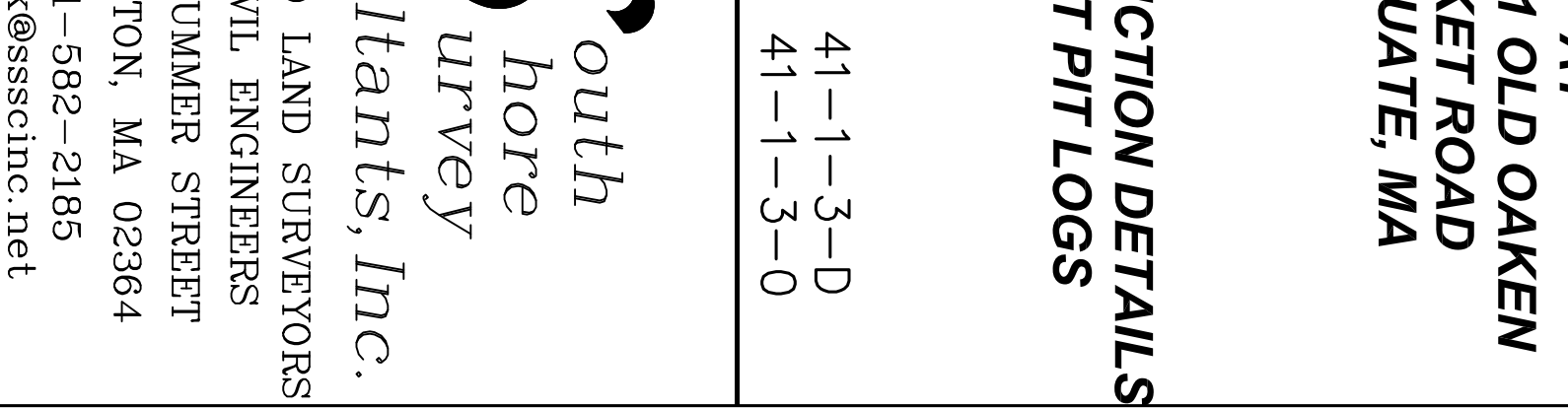
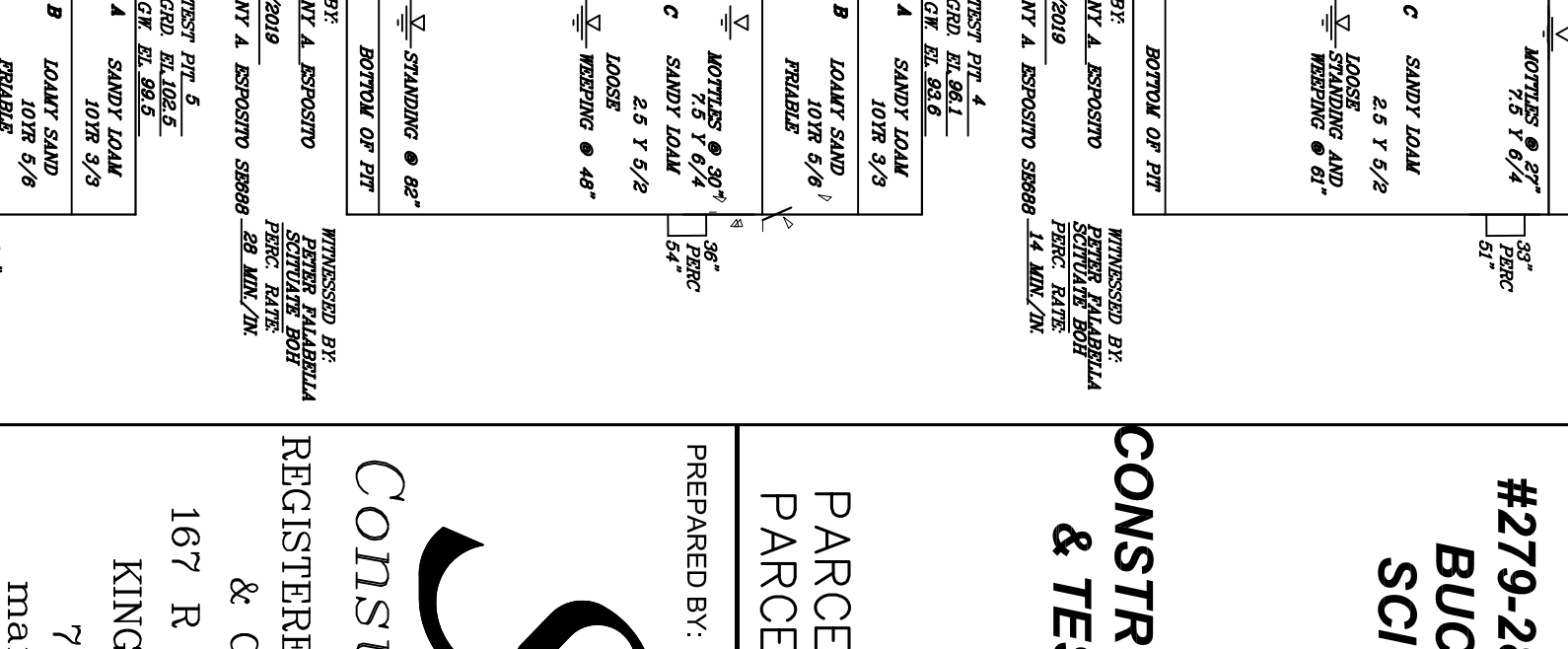
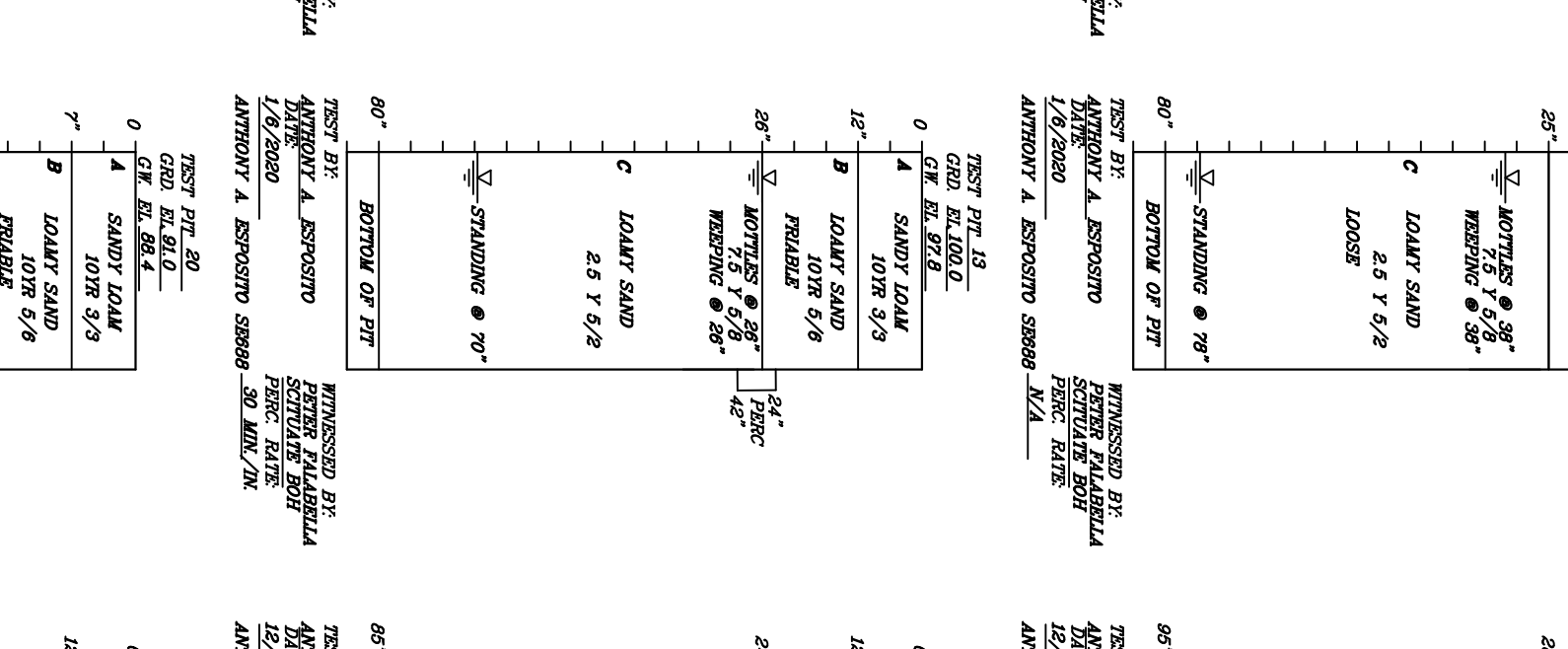
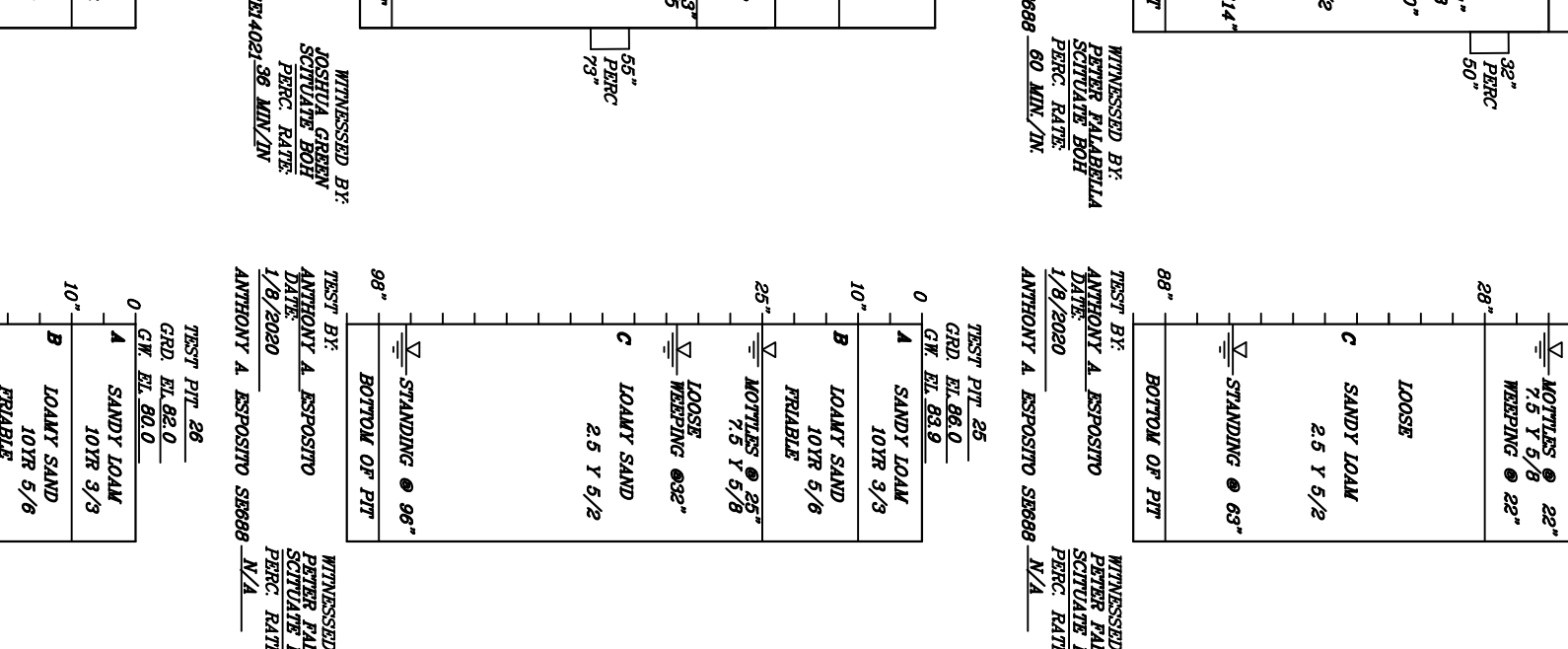
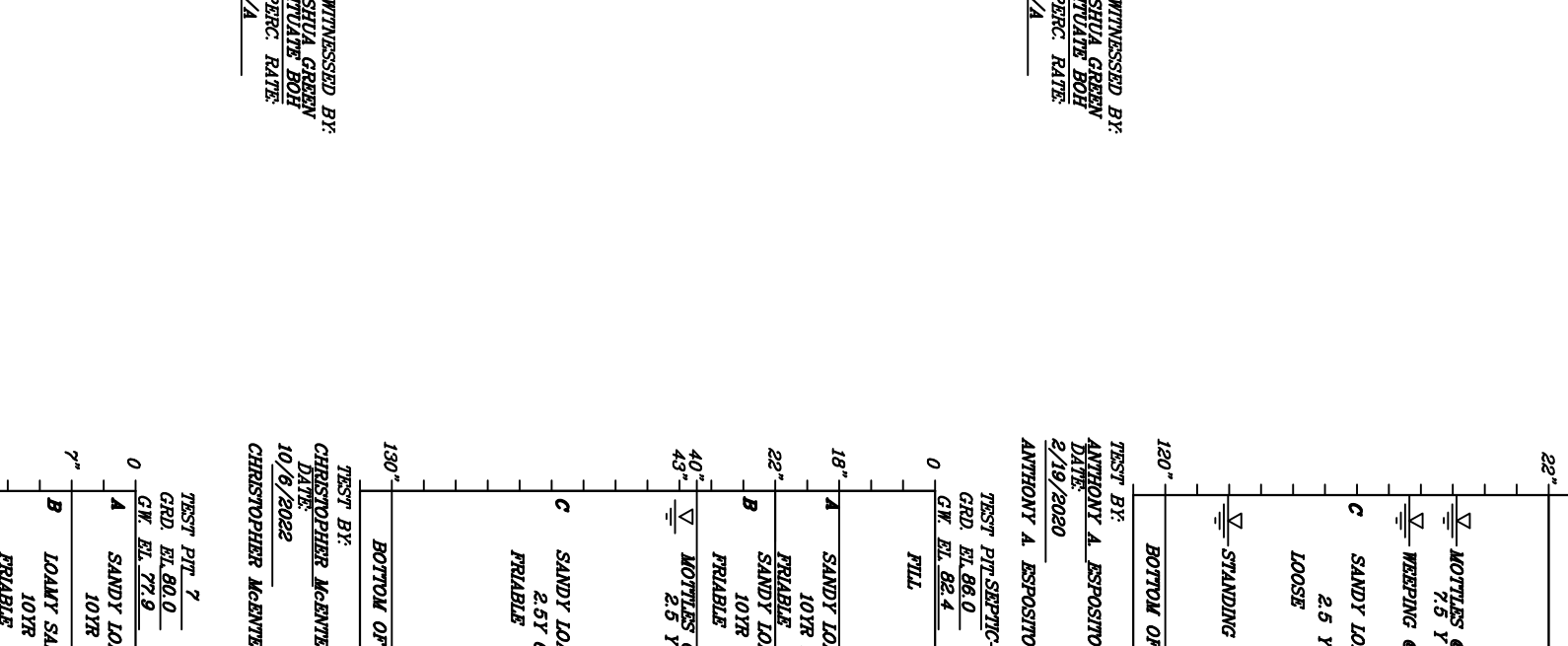
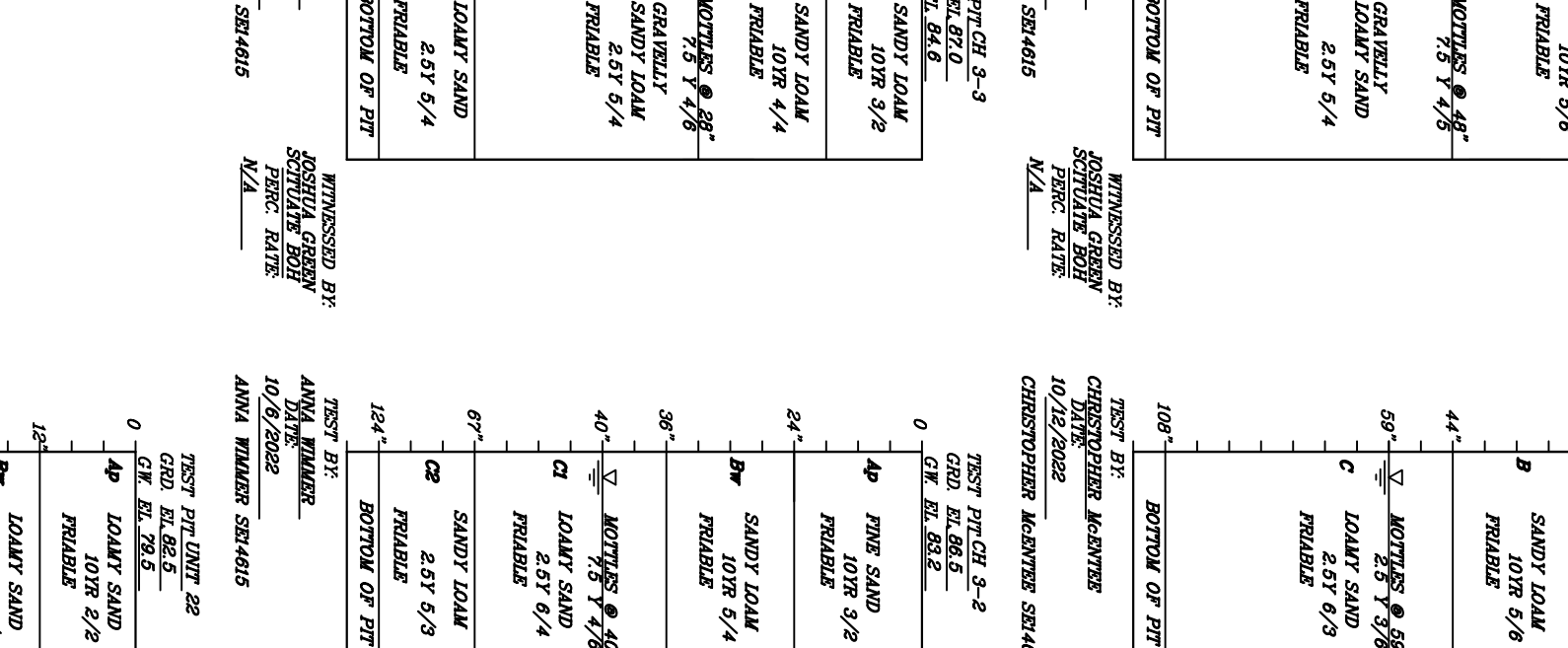
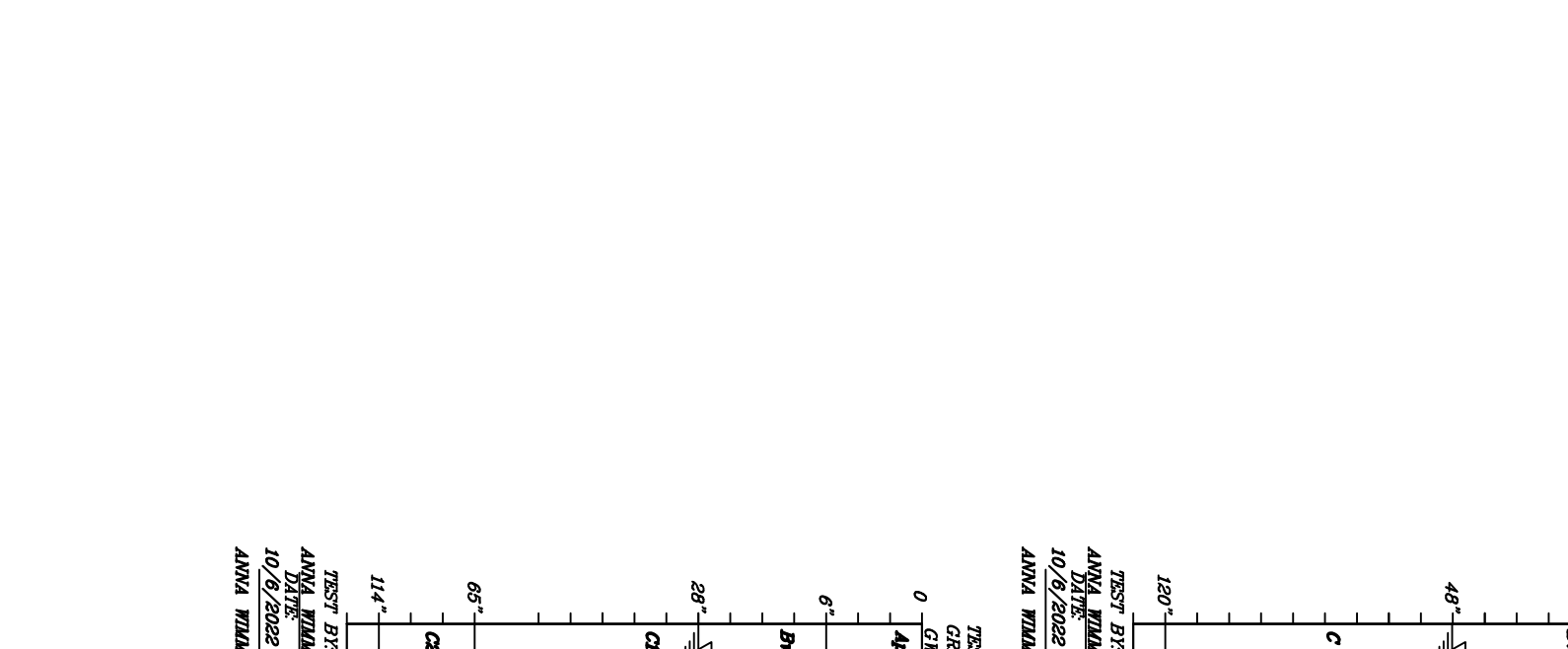
DATE: DECEMBER 12, 2022
COMP/DESIGN: A. ESPRITO
CHECK: M. D. CASEY
DRAWN: A. ESPRITO
FIELD: LILUPS

APPROVED: M. D. CASEY
DWG. NO. 1908 DET5
JOB NO. 1908

SHEET 13 OF 16



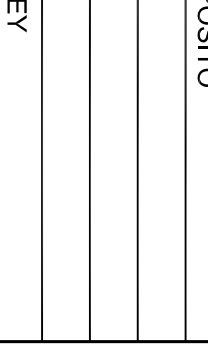
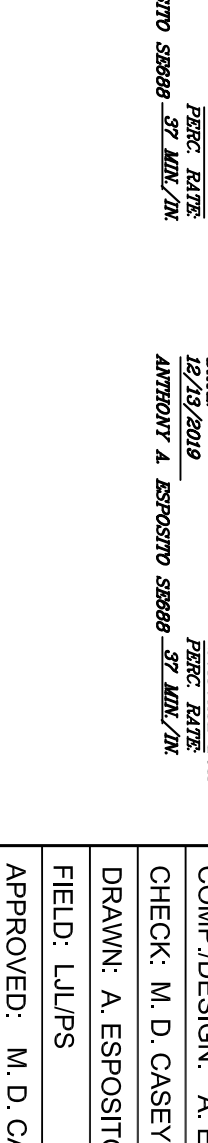
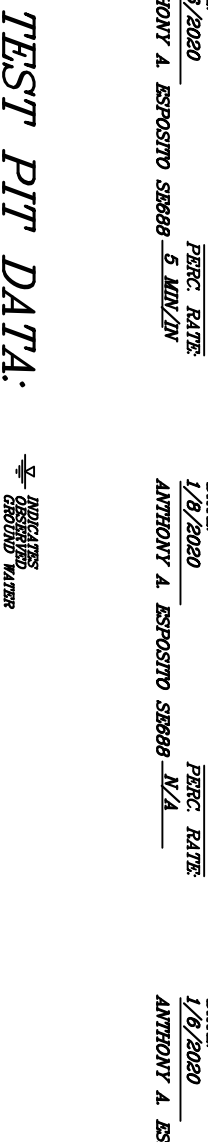
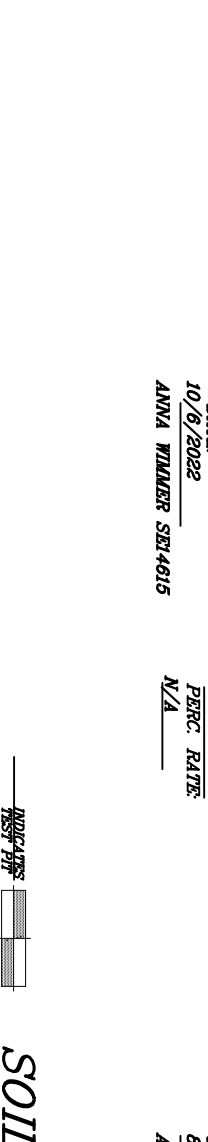
PUMP SELECTION DETAIL
 NOT TO SCALE
 SEE SHEET 13 FOR CALCULATIONS



12/12/2022

ANTHONY A. ESPPOSITO
 PROFESSIONAL ENGINEER
 No. 39782

OLD OAKEN BUCKET RD. PAVEMENT TRANSITION DETAIL
 NOT TO SCALE



REVISIONS:
 NO. DESCRIPTION DATE

PROJECT TITLE:

DATE: DECEMBER 12, 2022

COMP/DESIGN: A. ESPPOSITO

CHECK: M. D. CASEY

DRAWN: A. ESPPOSITO

FIELD: LILIPS

APPROVED: M. D. CASEY

DWG. NO. 1908 DET4

SHEET 14 OF 16

JOB NO. 1908

SCALE: 1" = 50'

PREPARED FOR:
 LOVEDALE, LLC
 S/O SALT MEADOW DEVELOPMENT
 107 EAST STREET
 DUXBURY, MA 02532

781-582-2185
 mark@sscoinc.net

REGISTERED LAND SURVEYORS
 & CIVIL ENGINEERS
 167 R SUMMER STREET
 KINGSTON, MA 02364

CONSULTANTS, INC.
 Shore Survey

CONSTRUCTION DETAILS
 & TEST PIT LOGS

PREPARED BY:
 PARCEL 41-1-3-D
 PARCEL 41-1-3-0

THE COTTAGES
 AT
 OLD OAKEN BUCKET
 AT
 #279-281 OLD OAKEN
 BUCKET ROAD
 SCITUATE, MA

PROJECT TITLE:

THE COTTAGES AT OLD OAKEN BUCKET AT #279-281 OLD OAKEN BUCKET ROAD SCITUATE, MA

CONSTRUCTION DETAILS & TEST PIT LOGS

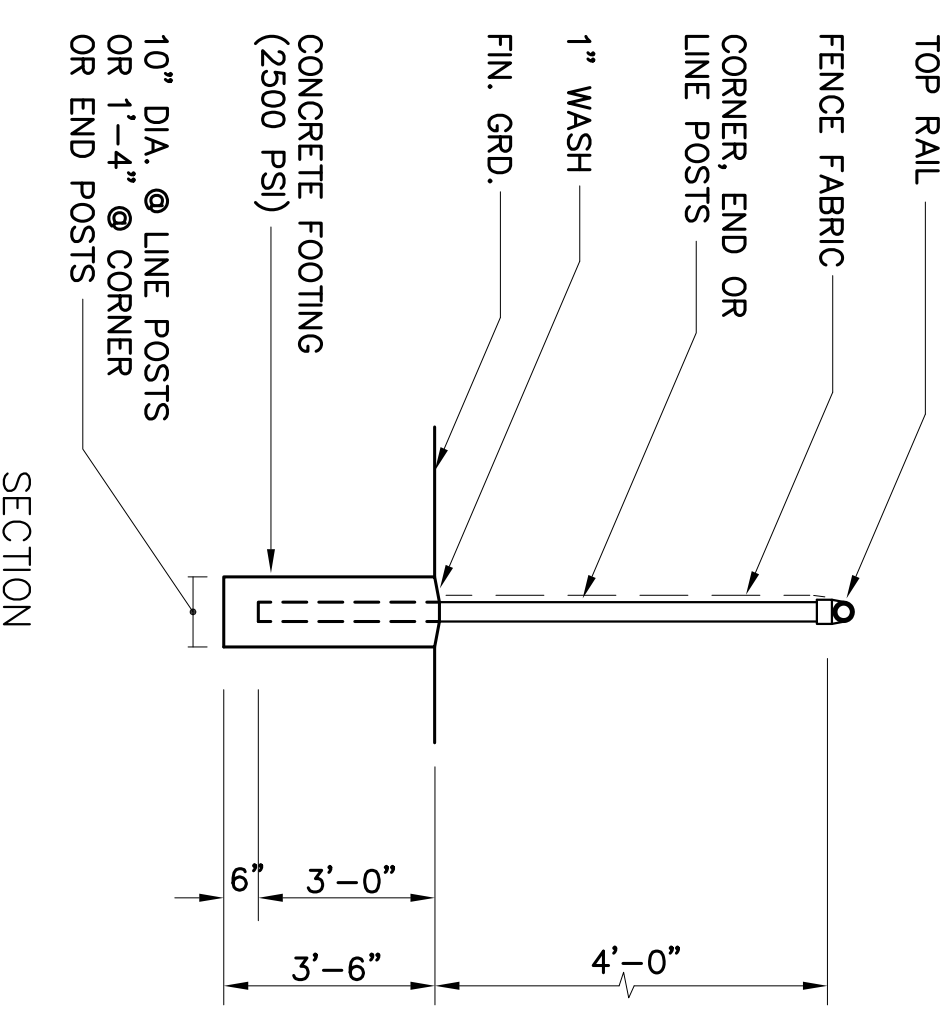
PREPARED BY: PARCEL 41-1-3-D PARCEL 41-1-3-0

CONSULTANTS, INC.
REGISTERED LAND SURVEYORS & CIVIL ENGINEERS
167 R SUMMER STREET
KINGSTON, MA 02364
781-582-2185
mark@sscinc.net

PREPARED FOR: LOYNDALE, LLC
S/O SALT MEADOW DEVELOPMENT
107 EAST STREET
DUXBURY, MA 02332

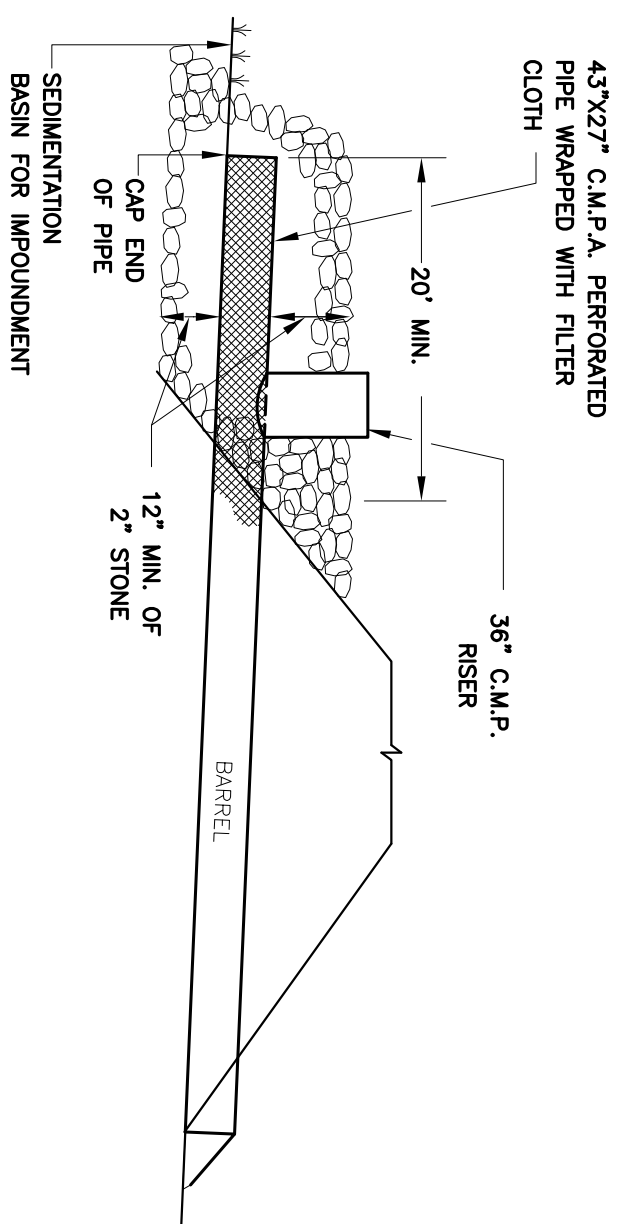
SCALE: 1" = 50'
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DATE: DECEMBER 12, 2022
COMP/DESIGN: A. ESPPOSITO
CHECK: M. D. CASEY
DRAWN: A. ESPPOSITO
FIELD: LILIPS
APPROVED: M. D. CASEY
DWG. NO. 1908 DET5
JOB NO. 1908



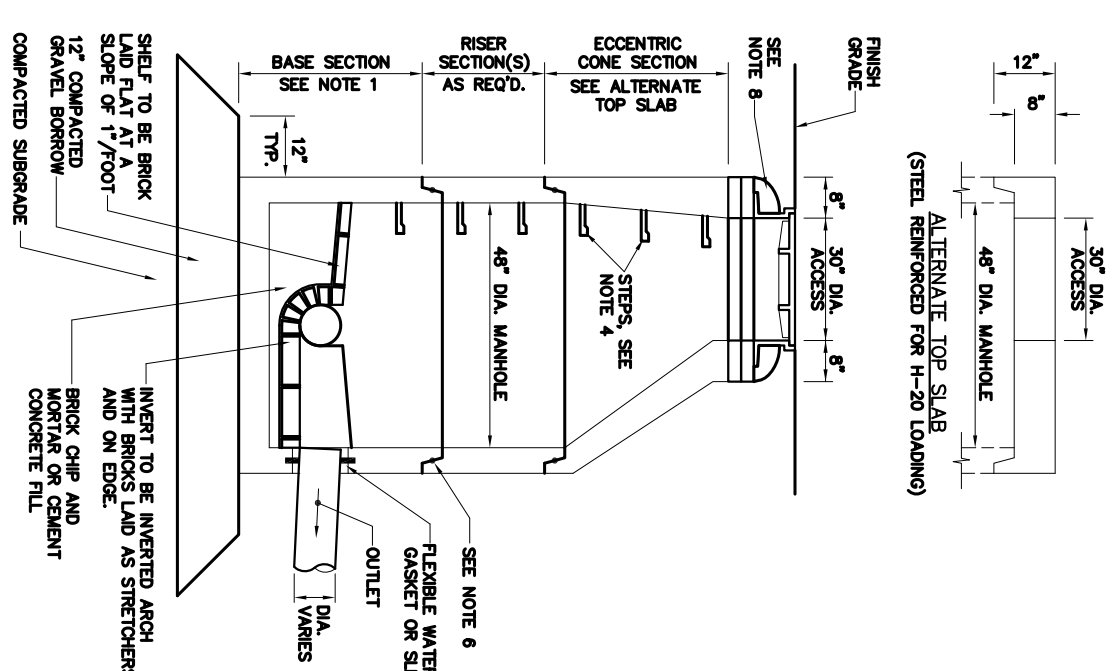
CHAIN LINK FENCE DETAIL
NOT TO SCALE

- NOTES**
- PULL POSTS SHALL BE SPACED AT INTERVALS NOT EXCEEDING 500 FEET.
 - END, GATE AND CORNER POSTS SHALL BE BRACED TO ADJACENT LINE POSTS. (MORE THAN 30" CHANGE IN DIRECTION CONSTITUTES A CORNER)
 - FABRIC SHALL BE 0.148" WIRE WOVEN INTO APPROXIMATELY 2" DIAMOND MESH.
 - ZINC-COATED STEEL FABRIC BASE METAL SHALL BE COATED WITH PRIME WESTERN SVELTER OR EQUIV.
 - ALUMINUM COATED STEEL FABRIC BASE METAL SHALL BE COATED WITH ALUMINUM ALLOY.
 - FENCE POSTS AND RAILS SHALL RECEIVE THE SAME COATING AND TREATMENT AS THE FENCE FABRIC (DESCRIBED ABOVE).



SEDIMENTATION BASIN FOR IMPROVEMENT CROSS-SECTION

- SEDIMENTATION AND DEWATERING DETAIL NOT TO SCALE**
- AREA UNDER EMANKMENT AND OUTLET STRUCTURE SHALL BE CLEARED AND ORDERED. THE POOLING AREA SHALL BE LEFT NATURAL, UNDISTURBED ONLY
 - PERFORATED PIPE REQUIRED FOR SPACING OF 6 INCHES SPECIALLY AND HORIZONTALLY. PERFORATIONS SHALL BE LOCATED WITHIN CONCAVE SECTION OF PIPE CORRIUGATION. HOLE SIZE SHALL BE APPROXIMATELY THREE-EIGHTHS (3/8) OF AN INCH.
 - CUT A 3/8" DIAMETER HOLE IN THE TOP OF THE PERFORATED SECTION OF PIPE. WELD A 3/8" C.M.P. RISER TO PERFORATED PIPE. (SEE SHEET 6 OF 18 FOR ELEVATIONS).
 - RISP SHALL BE CLEARED WHEN SEDIMENT ACCUMULATES TO APPROXIMATELY 12 INCHES ABOVE THE PERFORATIONS.
 - THE STRUCTURE SHALL BE INSPECTED AFTER EACH RAIN AND REPAIRS MADE AS NEEDED TO ENSURE PROPER FUNCTIONING OF STRUCTURE.



- SEWER MANHOLE DETAIL NOT TO SCALE**
- NOTES**
- BASE SECTION SHALL BE UNDISTURBED WITH H-20 DRAINAGE.
 - ALL SECTIONS SHALL BE ORDERED FOR H-20 DRAINAGE.
 - CONCRETE SHALL BE COMPRESSIVE STRENGTH 4000 PSI.
 - MANHOLE STEPS SHALL BE SET OUT AT 1" TO 2" CLEAR FOR THE FULL DEPTH OF THE STEPS.
 - ALL SURFACES SHALL BE CURB PROTECTIVE MATERIAL.
 - SMALLER MANHOLES SHALL BE PROVIDED WITH RIBBED SURFACES.
 - STANDING SEWER MANHOLE PIPING AND STAIRS SHALL BE CEMENTED TO THE CONCRETE MANHOLE WALLS AND COVERED WITH CAST IN PLACE CONCRETE.
 - CONCRETE SHALL BE FINISHED WITH A POLISHED SURFACE.

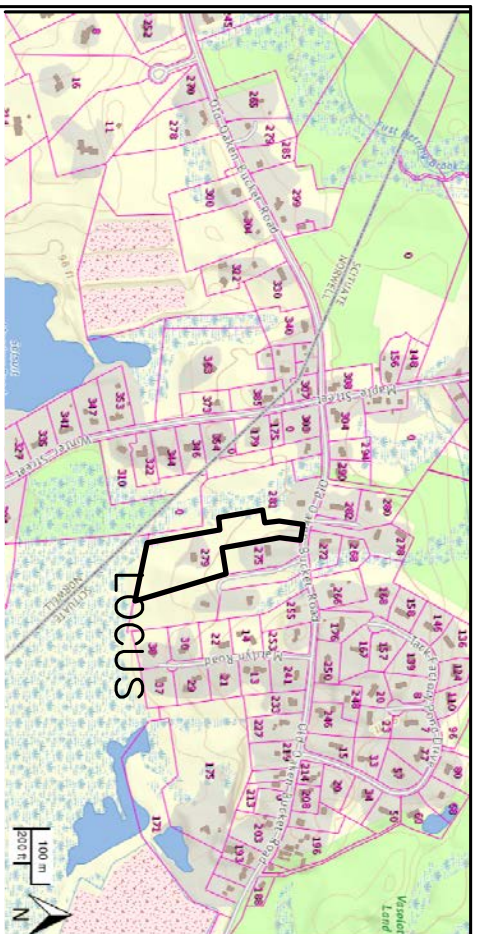


12/12/2022

TEST PIT NO.	DEPTH	SOIL TYPE	WATER TABLE	TEST PIT NO.	DEPTH	SOIL TYPE	WATER TABLE
TEST PIT LINE 17	0' TO 10' 0"	SANDY LOAM	5' 0"	TEST PIT LINE 2	0' TO 10' 0"	SANDY LOAM	5' 0"
1' TO 2' 0"	CLAY	10' TO 12' 0"	5' 0"	4' TO 5' 0"	CLAY	10' TO 12' 0"	5' 0"
2' TO 3' 0"	CLAY	12' TO 14' 0"	5' 0"	5' TO 6' 0"	CLAY	14' TO 16' 0"	5' 0"
3' TO 4' 0"	CLAY	14' TO 16' 0"	5' 0"	6' TO 7' 0"	CLAY	16' TO 18' 0"	5' 0"
4' TO 5' 0"	CLAY	16' TO 18' 0"	5' 0"	7' TO 8' 0"	CLAY	18' TO 20' 0"	5' 0"
5' TO 6' 0"	CLAY	18' TO 20' 0"	5' 0"	8' TO 9' 0"	CLAY	20' TO 22' 0"	5' 0"
6' TO 7' 0"	CLAY	20' TO 22' 0"	5' 0"	9' TO 10' 0"	CLAY	22' TO 24' 0"	5' 0"
7' TO 8' 0"	CLAY	22' TO 24' 0"	5' 0"	10' TO 11' 0"	CLAY	24' TO 26' 0"	5' 0"
8' TO 9' 0"	CLAY	24' TO 26' 0"	5' 0"	11' TO 12' 0"	CLAY	26' TO 28' 0"	5' 0"
9' TO 10' 0"	CLAY	26' TO 28' 0"	5' 0"	12' TO 13' 0"	CLAY	28' TO 30' 0"	5' 0"
10' TO 11' 0"	CLAY	28' TO 30' 0"	5' 0"	13' TO 14' 0"	CLAY	30' TO 32' 0"	5' 0"
11' TO 12' 0"	CLAY	30' TO 32' 0"	5' 0"	14' TO 15' 0"	CLAY	32' TO 34' 0"	5' 0"
12' TO 13' 0"	CLAY	32' TO 34' 0"	5' 0"	15' TO 16' 0"	CLAY	34' TO 36' 0"	5' 0"
13' TO 14' 0"	CLAY	34' TO 36' 0"	5' 0"	16' TO 17' 0"	CLAY	36' TO 38' 0"	5' 0"
14' TO 15' 0"	CLAY	36' TO 38' 0"	5' 0"	17' TO 18' 0"	CLAY	38' TO 40' 0"	5' 0"
15' TO 16' 0"	CLAY	38' TO 40' 0"	5' 0"	18' TO 19' 0"	CLAY	40' TO 42' 0"	5' 0"
16' TO 17' 0"	CLAY	40' TO 42' 0"	5' 0"	19' TO 20' 0"	CLAY	42' TO 44' 0"	5' 0"
17' TO 18' 0"	CLAY	42' TO 44' 0"	5' 0"	20' TO 21' 0"	CLAY	44' TO 46' 0"	5' 0"
18' TO 19' 0"	CLAY	44' TO 46' 0"	5' 0"	21' TO 22' 0"	CLAY	46' TO 48' 0"	5' 0"
19' TO 20' 0"	CLAY	46' TO 48' 0"	5' 0"	22' TO 23' 0"	CLAY	48' TO 50' 0"	5' 0"

SOIL TEST PIT DATA





LOCUS MAP NOT TO SCALE

4 CF = SQUARE FEET FOR FILL AREA IN CUBIC FEET
 QUANTITY CELL
 80' X 80'
 NET FILL MATERIAL = 1,011,200 OR 37,482 CYS
 EXCESS MATERIAL FROM SITE WORK
 MINUS 5 FT (AVERAGE EXCAVATION FOR FOUNDATIONS
 MINUS PORCHES)
 THE COTTAGE: 24' EX X 5' FT DEEP X 1,992 SF = 239,040 CF
 OR 8,854 CYS
 NET FILL VOLUME = 37,482 CYS - 8,854 CYS = 28,599 CYS

UTILITY LEGEND:
 SEWER LINE
 DRAINAGE LINE
 UNDERGROUND ELECTRICABLE
 WATER LINE
 GAS LINE
 MANHOLE
 CATCH BASIN
 HYDRANT
 WATER VALVE
 TRANSFORMER



12/12/2022
 [Professional Seal of Anthony Esposito, Registered Professional Surveyor]

FOR REGISTRY USE ONLY
 PROJECT TITLE:
 THE COTTAGES AT OLD OAKEN BUCKET AT #279-281 OLD OAKEN BUCKET ROAD SCITUATE, MA

EXCAVATION QUANTITY PLAN
 PREPARED BY:
 PARCEL 41-1-3-D
 PARCEL 41-1-3-0

South Shore Surveyors, Inc.
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 mark@ssocinc.net

LOVEDALE, LLC
 S/O SALT MEADOW DEVELOPMENT
 107 EAST STREET
 DUXBURY, MA 02332
 DATE: DECEMBER 12, 2022
 COMP/DESIGN: A. ESPOSITO
 CHECK: M. D. CASEY
 DRAWN: A. ESPOSITO
 FIELD: LILUPS
 APPROVED: M. D. CASEY
 DWG. NO. 1908 SP
 SHEET 16 OF 16