Drawing Name: P:\09pro\09-003\dwg\09-003 SKC-2.dwg
Mon, 15 Oct 2012 - 9:23am

GRAPHIC SCALE
(IN FEET)
1 inch = 10 ft.

PETTEE BROOK

TAX MAP 2, LOT 12-10
UNIVERSITY OF NEW HAMPSHIRE
OFFICE OF THE PRESIDENT
THOMPSON HALL
DURHAM, NH 03824

25' SHORELAND BUILDINGS AND STRUCTURES SETBACK

EXISTING UTILITY POLE NET/219/61R W/ UGE

PROP. SILT SOXX

PROPOSED SPILLWAY ELEV=47.5 WIDTH=4'

APPROXIMATE FLOOD ZONE LINE

ZONE AE / ZONE X

EDGE OF PETTEE BROOK

PROP. RIPRAP APRON d50=4"

PROP. RAIN GARDEN

SEE SECTION A-A'-RAIN GARDEN OUTLET DETAIL (SHEET D2)

EXISTING 12" PVC CULVERT INV. OUT=41.30

PROP. RIPRAP APRON d50=4"

EDGE OF WETLAND

PROP. ORANGE CONSTRUCTION FENCE

TRAIL

PROPOSED JUTE MAT

45.62 MATCH

PROP. 12x12x6 WYE
EXIST 12" INV=41.74
PROP 6" INV.=41.99

8" PERIMETER ROOF DRAIN INV. OUT=47.01 L=21' S=0.01

SEWER EASEMENT TO DURHAM

4' WIDE CRUSHED STONE PEDESTRIAN PATH

PROP. 4" PERFORATED UNDERDRAIN

ROOF DRAIN DOWNSPOUT WITH CLEANOUT INV.=46.84

PROPOSED 8'x7.5' CONCRETE TRANSFORMER PAD

EXISTING UTILITY POLE

STEP DOWN RETAINING WALL

PROPOSED UNDERGROUND SECONDARY SERVICE TO PANEL

PROPOSED ANCHOR WALL SYSTEMS DIAMOND BLOCK RETAINING WALL

PROPOSED FULL CUTOFF WALL LIGHT (SEE DETAIL, SHEET D4)

8" PERIMETER ROOF DRAIN INV. OUT=46.75 L=8' S=0.006

ROOF DRAIN DOWNSPOUT WITH CLEANOUT INV.=46.80

PROP. 18" NYLOPLAST DRAIN BASIN W/ OUTLET WEIR
EXIST. 12" PVC INV. OUT=41.86
PROP. 1" ORIFICE INV. OUT=44.08
PROP. 18" BEEHIVE GRATE INV.=46.5
L=46.5' S=0.012

SEE FIRST FLOOR COVERED PARKING INSET THIS SHEET FOR INTERIOR GRADING AND DRAINAGE REQUIREMENTS

ROOF DRAIN DOWNSPOUT WITH CLEANOUT INV.=47.00

46.20TC / 45.70BC MATCH

46.11TC / 45.61BC MATCH

2 - 2ND FLOOR ACCESSIBLE RESIDENTIAL UNITS (3,300± S.F. GFA)
FFE=54.50

PROPOSED 8' VINYL OR STOCKADE FENCE (TYP.)

RELOCATE BIKE RACK TO INSIDE BUILDING

PROPOSED FULL CUTOFF WALL LIGHT (SEE DETAIL, SHEET D4)

ROSEMARY LANE
ONE WAY

6" PERIMETER ROOF DRAIN L=75' S=0.033

4,538± S.F. GFA
2ND FLOOR
COMMERCIAL SPACE
FFE=56.83

TAX MAP 2, LOT 15-0
TOWN OF DURHAM
15 NEWMARKET ROAD
DURHAM, NH 03824
S.C.R.D. BOOK 825, PAGE 344

EXISTING SMH #2668
RIM=45.0'
(1) 18" CENTER TROUGH=34.4'
(2) 8" CLAY PIPE=35.8'
(3) 18" CENTER TROUGH=34.4'

75' UPLAND BUFFER DEPTH FROM EDGE OF WETLAND

INSTALL SILT SACK IN CATCHBASIN

45.00 (MATCH)

ROOF DRAIN DOWNSPOUT WITH CLEANOUT INV.=50.81

ROOF DRAIN DOWNSPOUT WITH CLEANOUT INV.=51.0

EXTEND 6" FIRE SERVICE INTO BUILDING

PROP. BUILDING DRIP LINE

6" PERIMETER ROOF DRAIN L=19' S=0.01

EXISTING 6"X6"X6" TEE

EXISTING 6" WATERLINE

PROP. THRUST BLOCK (TYP.)

PROPOSED 2" DOMESTIC WATER SERVICE

EXISTING SEWER SERVICE TO BE REMOVED

EXISTING 8" CLAY SEWER PIPE

INSTALL SILT SACK IN CATCHBASIN

INSTALL SILT SACK IN CATCHBASIN

45.68TC / 45.18BC

45.98TC / 45.48BC

45.97TC / 45.47BC

B / B'

44.79 (MATCH)

45.08 (MATCH)

45.13 (MATCH)

45.93TC / 45.43BC

45.87TC / 45.37BC MATCH

EXISTING SMH #1
RIM=46.3'
CENTER TROUGH=37.8'
REMOVE SERVICE AND PLUG MANHOLE WITH WATERTIGHT SEAL

LANDSCAPED ISLAND (SEE CROSS SECTION B-B' ON SHEET D2)

TIE INTO EXISTING GAS LINE ON STREET

PETTEE BROOK LANE
ONE WAY

LEGEND

UTILITY POLE & GUY WIRE	EDGE OF JURISDICTIONAL WETLAND
6" SQ. WOODEN LIGHT POLE	STREAM CHANNEL TOP OF BANK
LIGHT POLE W/ CONC. BASE	STONE WALL
SIGN (TWO POSTS)	TREE LINE
SIGN	EXISTING WATER VALVE
FENCE POST	EXISTING WATER SHUTOFF VALVE
IRON PIPE/ROD FOUND	PROPOSED TREE LINE
CATCH BASIN	PROP. TEMPORARY SILT SOXX
SEWER MANHOLE	PROP. SAWCUT
DECIDUOUS TREE	PROP. CONTOUR LINE
CONCRETE	EXISTING SPOT GRADE
LANDSCAPED AREA	PROP. SPOT GRRADE
HANDICAP PARKING SPACE	PROP. GRADE AT TOP & BOTTOM OF CURB
TRAFFIC FLOW DIRECTION ARROW	PROP. UNDERGROUND UTILITIES
DRAINAGE/SEWER FLOW DIRECTION ARROW	PROP. OVERHEAD UTILITIES
TYPICAL EDGE OF PAVEMENT	PROP. SEWER LINE
PROPERTY LINES	PROP. WATER LINE
OVERHEAD WIRES	PROP. GAS LINE
SEWER LINE	PROP. SEWER MANHOLE
DRAIN LINE	PROP. WATER SHUTOFF VALVE
APPROX. ABUTTERS LOT LINE	PROP. DRAIN LINE
CONTOUR LINE	

STORMWATER SYSTEMS DESIGN INTENT:
1. THE STORMWATER DESIGN INTENT REQUIRES THE COLLECTION OF 75% OF THE ROOF RUNOFF INTO THE RAIN GARDEN THE REMAINING 25% OF THE BUILDING (THE SOUTHEASTERN CORNER) WILL DISCHARGE THROUGH ROOF GUTTER SYSTEM TO SPLASH PAD ON PROPOSED ISLAND.

GRADING & EROSION CONTROL NOTES:
1. REFER TO CONSTRUCTION AND SEQUENCING AND EROSION CONTROL NOTES ON SHEET D1.
2. INSTALL ALL DRAINAGE STRUCTURES AS SHOWN ON THIS PLAN AND IN ACCORDANCE WITH THE DETAILS ON SHEET D1-D4.
3. ALL DISTURBED AREAS NOT PAVED OR OTHERWISE TREATED SHALL RECEIVE 4" OF LOAM. SEED AND MULCH AS SPECIFIED IN THE NOTES ON THE EROSION CONTROL DETAIL SHEET D1. SEE LANDSCAPE PLAN FOR PLANTING LOCATIONS.
4. COMPACTION REQUIREMENTS:

LOCATION:	MINIMUM COMPACTION*
BELOW PAVED OR CONCRETE AREAS TRENCH BEDDING MATERIAL AND SAND BLANKET BACKFILL	95%
BELOW LOAM AND SEED AREAS	90%

*ALL PERCENTAGES OF COMPACTION SHALL BE OF THE MAXIMUM PROCTOR DENSITY.
5. ADJUST ALL MANHOLES, CATCH BASINS ETC. WITHIN LIMITS OF WORK TO FINISHED GRADE.
6. EROSION CONTROL DEVICES SHALL BE INSPECTED AFTER EACH RAIN STORM OF 0.25 INCHES OR GREATER. DAMAGED EROSION CONTROL DEVICES SHALL BE REPAIRED/MODIFIED AS NECESSARY.
7. ALL TEMPORARY LOAM STOCKPILES SHALL RECEIVE TEMPORARY EROSION CONTROL MEASURES.

UTILITY CONSTRUCTION NOTES:
1. ALL SITE WORK AND DRAINAGE CONSTRUCTION SHALL MEET THE APPLICABLE NHDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION LATEST ADDITION AND THE TOWN OF DURHAM STANDARDS.
2. ELECTRIC, TELEPHONE, AND DATA SERVICE UTILITY LINES SHALL BE UNDERGROUND AND FINAL LOCATION SHALL BE COORDINATED WITH THE SPECIFIC UTILITY SERVICE PROVIDER. EACH UTILITY SERVICE SHALL MEET THE CONSTRUCTION STANDARDS AS SPECIFIED BY THE RESPECTIVE UTILITY PROVIDER.
3. ALL PROPOSED LIGHTING SHALL BE FULL CUT OFF FIXTURES. EXISTING UTILITY POLES WITH STREET LIGHTS WILL BE UTILIZED. THE LIGHTING SHALL BE PLACED AT APPROPRIATE INTERVALS. EGRESS LIGHTING SHALL COMPLY WITH MINIMUM BUILDING SAFETY CODES.
4. THE EXISTING WATER SERVICE FROM ROSEMARY LANE WILL PROVIDE DOMESTIC AND FIRE SERVICE TO THE PROPOSED BUILDING.
5. GAS SERVICE WILL BE PROVIDED TO THE PROPOSED BUILDING FROM THE EXISTING GAS LINE ON PETTEE BROOK LANE. COORDINATE WITH SPECIFIC UTILITY PROVIDER.
6. SEWER SERVICE SHALL BE REROUTED AS SHOWN ON THE PLAN. SEE SHEET C4.

PROP. LOT LINE

PROP. 3'ø CONC. CATCHBASIN W/ SNOUT AND BIOSKIRT RIM=44.20 6" PVC INV. OUT=42.35 L=36' S=0.010

SEE FLEXIBLE JOINT PIPE COLLAR DETAIL (SHEET D3)

LOWER LEVEL PARKING GARAGE
FFE=44.50

PROPOSED 4' WIDE WALKWAY

PROPOSED STEPS

LIMIT OF INTERIOR WALL

2'x2' PEDESTAL (TYP.)

9.67' TYP.

2' TYP.

PROPOSED RAISED CONCRETE WALKWAY

PROPOSED ELEVATOR AREA FFE=46.33

PROPOSED STAIRWELL FFE=46.33

PROPOSED UTILITY ROOM FFE=46.33

PROPOSED DUMPSTER & RECYCLING ROOM FFE=46.37

RELOCATED BIKE RACK

1ST FLOOR COVERED PARKING FROM PETTEE BROOK LANE

NO.	REVISIONS	DATE	INT.
1.	AMENDMENT FOR TRANSFORMER RELOCATION & C.U.P. APPLICATION	10/15/12	MJS

RECEIVED
Town of Durham
OCT
2012

SEAL

DATE:	6/5/10
SCALE:	1" = 10'
DESIGNED BY:	MJS
DRAWN BY:	MJS
APPROVED BY:	MJS
DWG FILE:	

AMENDED UTILITY, GRADING, DRAINAGE, & EROSION CONTROL PLAN
prepared for
IONIAN PROPERTIES, LLC
TAX MAP 2 LOT 12-11
10 PETTEE BROOK LANE, DURHAM, NH

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C3A