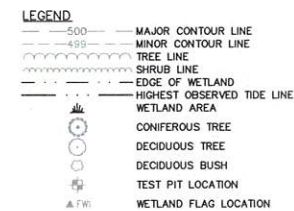


DISTURBED AREA MAP

TOTAL DISTURBED AREA OF PROJECT SITE
 PERMANENTLY DISTURBED AREA: 1378 SF
 TEMPORARILY DISTURBED AREA: 1139 SF
 TOTAL AREA DISTURBED: 2517 SF



LOCATION MAP

1" = 500'

DISTANCE OF ABUTTING LOTS FROM THE PROJECT AREA:

LOT #	LINEAR DISTANCE (FEET)
LOT 12/12-0	673
LOT 12/14-0	1811
LOT 12/16-9	1551
LOT 12/16-10	1155
LOT 12/16-11	1070
LOT 12/16-12	940

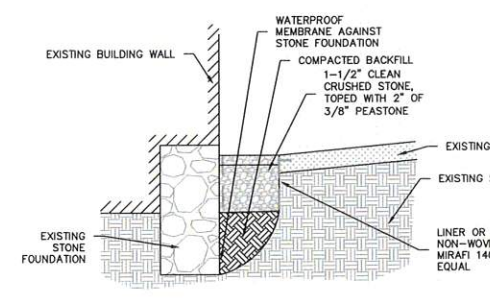
- NOTES:
- REFERENCE: TAX MAP 12, LOT 13-1
 - OWNER OF RECORD: FIRST RANGER LLC, 155 FLEET STREET, PORTSMOUTH, NH 03801
 - FIELD SURVEY PERFORMED BY E.J.S. & J.C.M. DURING JANUARY 2018 USING A TRIMBLE S7 TOTAL STATION WITH A TRIMBLE TSC3 DATA COLLECTOR.
 - JURISDICTIONAL WETLANDS DELINEATED BY WEST ENVIRONMENTAL, INC. DURING DECEMBER 2017 IN ACCORDANCE WITH 1987 CORPS OF ENGINEERS WETLANDS DELINEATIONS MANUAL, TECHNICAL REPORT Y-87-1.
 - HORIZONTAL DATUM BASED ON ASSUMED COORDINATES AND MAGNETIC OBSERVATION.
 - VERTICAL DATUM IS BASED ON ASSUMED ELEVATION OF 500'.
 - ALL ELECTRIC, GAS, TEL, WATER, SEWER AND DRAIN SERVICES ARE SHOWN IN SCHEMATIC FASHION. THEIR LOCATIONS ARE NOT PRECISE OR NECESSARILY ACCURATE. NO WORK WHATSOEVER SHALL BE UNDERTAKEN ON THIS SITE USING THIS PLAN TO LOCATE THE ABOVE SERVICES. CONSULT WITH THE PROPER AUTHORITIES CONCERNED WITH THE SUBJECT SERVICE LOCATIONS FOR INFORMATION REGARDING SUCH. CALL DIG-SAFE AT 1-888-DIG-SAFE.
 - NO VEGETATION TO BE REMOVED OR DISTURBED WITHIN 50 FEET OF THE REFERENCE LINE.
 - FLOOD HAZARD ZONE: "X" & "AE" (ELV.-6") PER F.I.R.M. #33-1700405E, EFFECTIVE 9/30/2015

REFERENCE PLANS:

- "CONSERVATION EASEMENT PLAN OF LAND OF LANGLEY REAL ESTATE, LLC FOR THE NATURE CONSERVANCY" DATED AUGUST 14, 2006 BY DOUCET SURVEY, INC.
- "TOPOGRAPHIC PLAN FOR MJS ENGINEERING OF PORTION OF TAX MAP 12 LOT 13-1" DATED FEBRUARY 2018 BY DOUCET SURVEY, INC.



SILTISOXX DETAIL
 RECEIVED
 Town of Durham
 DEC 21 2018
 Planning, Assessing and Zoning



DRIP STRIP DRAIN AT FACE OF COTTAGE A-A
 N.T.S.

TRENCH DRAIN IN LAWN CROSS SECTION B-B
 N.T.S.

- NOTES:
- EXCAVATE INFILTRATION TRENCH TO PROPER DEPTH AND SLOPE TO DRAIN AWAY FROM STRUCTURE, TOWARDS AREA OF NATURAL VEGETATION
 - DAYLIGHT TRENCH JUST BEFORE VEGETATION WITH STONE SPLASH BLOCK
 - LOAM AND SEED DISTURBED LAWN AREAS.

- SEEDING
- LOW MOW FESCUE AREAS - TO BE PEARL'S PREMIUM SUN SHADE SEED MIX OR APPROVED EQUAL
 - MOWN LAWN AREAS - TO BE SEEDED WITH CONSERVATION SEED MIX TO MATCH THE SEEDING COMPLETED FOR THE SEPTIC INSTALLATION
 - APPROPRIATE EROSION CONTROL SHALL BE IN PLACE PRIOR TO ALL CONSTRUCTION AND INSTALLATION OF SEED
 - AREAS OF DISTURBED SOILS TO BE LIGHTLY RAKES TO REMOVE DEBRIS AND LOOSE STONE SEED TO BE HAND BROADCAST IMMEDIATELY AFTER RAKING IN THE RATES SPECIFIED BY THE SEED SUPPLIER. ENTIRE AREA OF SEEDING SHALL BE LIGHTLY COVERED IN STRAW IMMEDIATELY FOLLOWING SEEDING OPERATIONS
 - NO ADDITIONAL SOIL, COMPOST, OR FERTILIZER SHALL BE USED
 - REMOVE STRAW BY LIGHTLY RAKING FOLLOWING COMPLETE GERMINATION

NO.	REVISIONS	DATE	INT.
3.	REVISED DESIGN FOR NATURE CONSERVANCY	12/7/18	MCS
2.	REVISIONS FOR CONSERVATION COMMISSION	12/3/18	MCS
1.	REVISED FOR CONDITIONAL USE SUBMISSION	11/21/18	BHK
0.	INITIAL SUBMISSION TO CONSERVATION COMMISSION	11/9/18	MCS

DATE: 10/17/18
 SCALE: 1" = 20'
 DESIGNED BY: MJS
 DRAWN BY: MCS
 APPROVED BY: MJS
 DWG FILE: 18-069 Civil H.dwg

SITE PLAN
 prepared for
FIRST RANGER LLC
 TAX MAP 12, LOT 13-1
 50 LANGLEY ROAD
 DURHAM, NH 03823

ENGINEERING, P.C.
 CIVIL • STRUCTURAL • ENVIRONMENTAL
 5 BARKHURST ST., P.O. BOX 559
 NEWMARKET, NH 03857
 PHONE: (603) 659-5949 FAX: (603) 659-4627
 E-MAIL: ENGINEERING@WOODBURNPC.COM

JOB: 18-069

C1