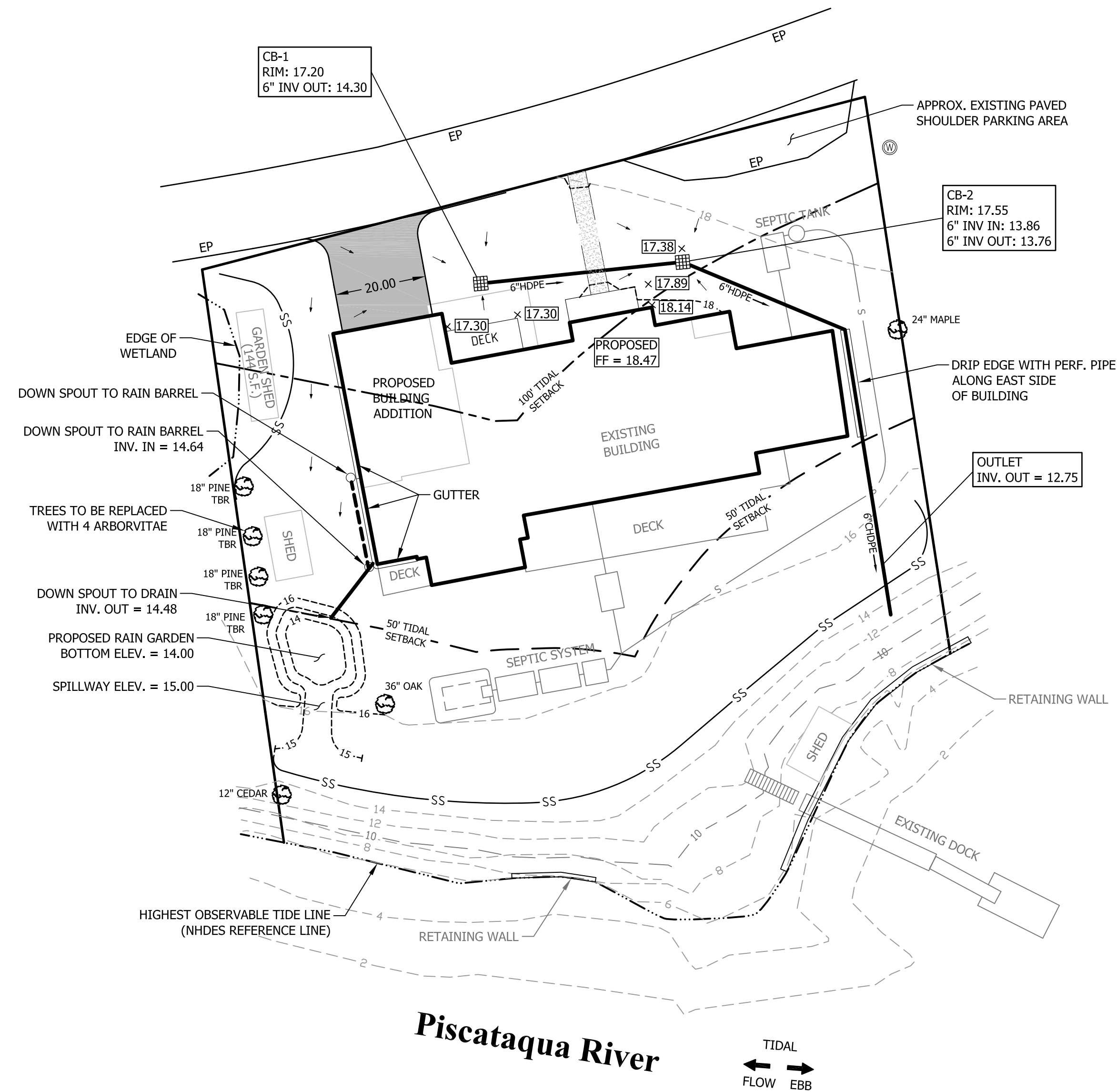




LOCATION MAP
1:24 000

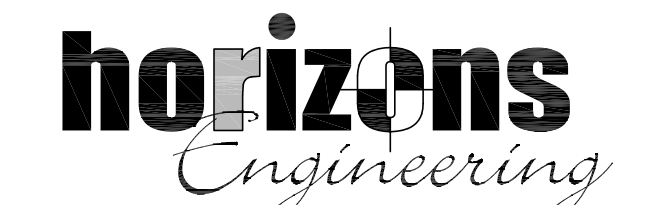


CONSTRUCTION MANAGEMENT PLAN:

1. CONSTRUCTION SEQUENCE
 - 1.1. INSTALL ALL EROSION CONTROLS
 - 1.2. DEMOLITION OF EXISTING BUILDING AREAS TO BE REMOVED
 - 1.3. INSTALL RAIN GARDEN
 - 1.4. EXCAVATION OF NEW FOUNDATIONS AND CONSTRUCTION OF BUILDING ADDITIONS
 - 1.5. INSTALLATION OF CATCH BASINS AND DRIP EDGE WITH PERFORATED PIPE AND STONE TRENCH.
 - 1.6. INSTALLATION OF GUTTERS
2. EROSION CONTROL
 - 2.1. CONTROLS SHOULD BE INSTALLED IN THE LOCATIONS SHOWN ON THE PLAN PRIOR TO ANY CONSTRUCTION ACTIVITY

GENERAL NOTES:

1. OWNER OF RECORD:
TOOMERFS, LLC
22 CEDAR POINT ROAD
DURHAM, NEW HAMPSHIRE 03824
S.C.R.D. BOOK 4792, PAGE 380
2. LOT AREA: 0.50 ACRES (21 824 S.F.)
3. ELEVATIONS BASED ON NAVD88
4. DIMENSIONAL REQUIREMENTS:
ZONING DISTRICT: RESIDENCE C (RC)
MINIMUM LOT SIZE IS 150 000 S.F.
MINIMUM LOT FRONTAGE IS 300 FT
BUILDING SETBACKS:
FRONT: 30'
SIDE: 50'
REAR: 50'
TIDAL: 125'
5. IMPERVIOUS SURFACE RATIO:
EXISTING = 30.6% (6689 S.F.)
PROPOSED = 30.3% (6615 S.F.)
6. CALL 811 TO LOCATE UNDERGROUND UTILITIES BEFORE ANY EARTHWORKS
7. THE GENERAL CONTRACTOR IS RESPONSIBLE TO VERIFY ALL DIMENSIONS, ELEVATIONS AND CONDITIONS AT THE SITE. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER OF RECORD BEFORE PROCEEDING WITH THE AFFECTED PART OF THE WORK. THIS INCLUDES DISCREPANCIES BETWEEN THESE PLANS AND ANY OTHER PLANS OR CONTRACT DOCUMENTS.



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

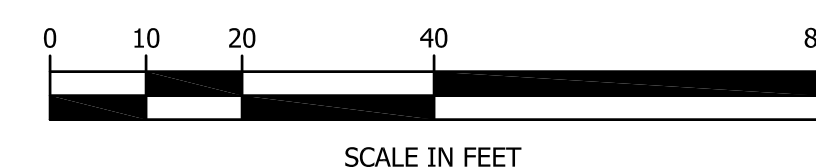
AARON & JILL GRUETER

22 CEDAR POINT ROAD

DOVER, NEW HAMPSHIRE

SITE PLAN

NO.	DATE	REVISION DESCRIPTION	ENG	DWG



**FOR REVIEW
NOT FOR CONSTRUCTION**

DATE OF PRINT
APRIL 13 2021
HORIZONS ENGINEERING



	DATE:	PROJECT #:
	2021-04-12	21532
	ENGINE'D BY:	DRAWN BY:
	MJS	MCS
CHECK'D BY:	ARCHIVE #:	
MJS	H-	