PLAN REFERENCES:

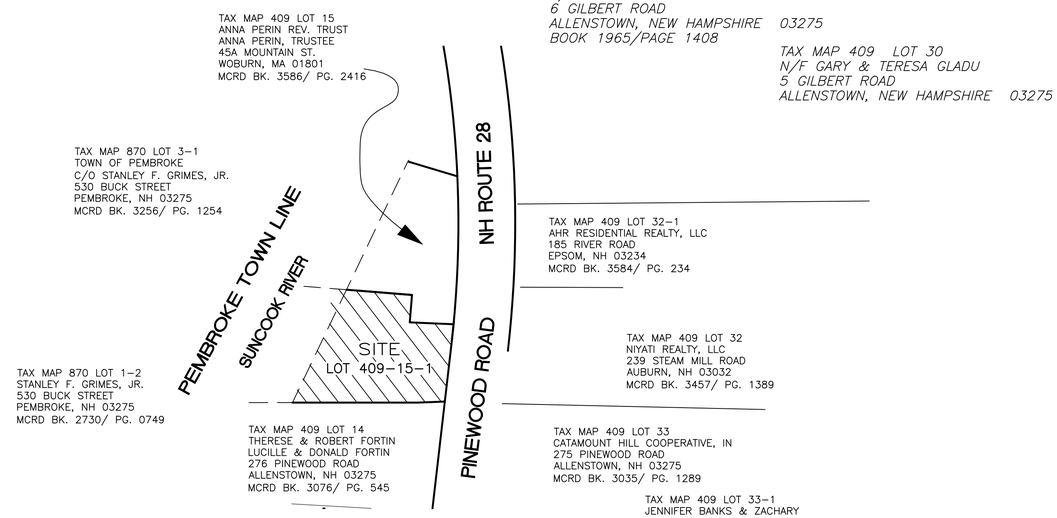
1. "SUBDIVISION PLAN TAX MAP 5 PARCEL 6 288 PINEWOOD ROAD – NH ROUTE 28 ALLENSTOWN, NEW HAMPSHIRE" OWNER OF RECORD GIACOMO & ANNA PERIN 45A MOUNTAIN ROAD WOBURN, MA 01801 M.C.R.D. BOOK 2100/ PAGE 1211; SCALE 1"=40'; SHEET 1 OF 1; DATED: MARCH 06, 1999; PREPARED BY BENCHMARK ENGINEERING INC. M.C.R.D. PLAN #D–15101.
2. "SITE PLAN; PROPOSED SELF STORAGE FACILITY; TAX MAP 5 PARCEL 6 LOT 1; 286 PINEWOOD ROAD; ALLENSTOWN, NEW HAMPSHIRE" OWNER OF RECORD GIACOMO & ANNA PERIN 45A MOUNTAIN ROAD WOBURN, MA 01801; DATED APRIL 7, 1999 AND LAST REVISED JULY 7, 1999; SHEETS 1 THROUGH 5 OF 5; PREPARED BY BENCHMARK ENGINEERING, INC.

DEED REFERENCES:

MCRD BOOK 2488/PAGE 0755

NOTES:

1. THE PURPOSE OF THIS PLAN IS TO:
   A. SHOW THE EXISTING CONDITIONS ON TAX MAP 5 LOT 15–1.
   B. SHOW THE PROPOSED 3,600 SQ. FT. SELF STORAGE EXPANSION WITH OFFICE AND ASSOCIATED IMPROVEMENTS
2. PARCEL ID: TAX MAP 409 LOT 15–1
3. PARCEL ZONE: INDUSTRIAL
   GROUNDWATER PROTECTION OVERLAY DISTRICT
4. TOTAL PARCEL AREA = 93,958 SQ. FT. (BY MEAN HIGH WATER) 2.2 ACRES +/– (BY RIVER)
5. ZONING REQUIREMENTS:
   MINIMUM LOT FRONTAGE: 75'
   MAXIMUM BUILDING HEIGHT: 45' (3 STORIES)
   FRONT STRUCTURE SETBACK: 20'
   SIDE STRUCTURE SETBACK: 15'
   REAR STRUCTURE SETBACK: 40'
6. EXISTING USE:
   220' X 30' SELF STORAGE BUILDING
   230' X 30' SELF STORAGE BUILDING
   240' X 30' SELF STORAGE BUILDING
7. PROPOSED USE:
   120' X 30' SELF STORAGE BUILDING W/ OFFICE
   220' X 30' SELF STORAGE BUILDING
   230' X 30' SELF STORAGE BUILDING
   240' X 30' SELF STORAGE BUILDING
8. PARKING CALCULATIONS:
   1 SPACE / 200 SQ.F.T OFFICE X 200 SQ.FT. OFFICE = 1 SPACE
   PARKING FOR SELF STORAGE USE PER 1112.g. = 3 SPACES
   TOTAL PARKING SPACES TO BE REQUIRED = 4 SPACES
   TOTAL PARKING SPACES TO BE PROVIDED **= 4 SPACES**
   (INCLUDING 1 HANDICAP PARKING SPACE)
   PER ZONING ORDINANCE SECTION 1112.g; ALL USES OTHER THAN RESIDENTIAL SHALL PROVIDE ADEQUATE PARKING SPACE OFF THE ROAD OR STREET AND OUTSIDE THE PUBLIC RIGHT–OF–WAY FOR VEHICLES DELIVERING, LOADING, UNLOADING, OR TAKING AWAY GOODS, MATERIALS, SUPPLIES OR WASTE IN CONNECTION WITH THE USE.
9. NO PARKING SHALL BE ALLOWED ON THE STREET.
10. BUILDING COVERAGE CALCULATION:
    TOTAL EXISTING BUILDING COVERAGE = 20,700 SQ. FT. = 22.0%
    TOTAL PROPOSED BUILDING COVERAGE = 24,300 SQ. FT. = 25.9% OF LOT
    TOTAL ALLOWABLE BUILDING COVERAGE = 70%
11. THIS SITE WILL BE SERVICED BY AN INDIVIDUAL ON–SITE SEPTIC SYSTEM AND WELL. THERE ARE CURRENTLY NO SEPTIC OR WATER SERVICES ON THE PROPERTY.
12. A PORTION OF THIS PROPERTY IS LOCATED WITHIN THE 100 YEAR FLOOD HAZARD ZONE AS SHOWN ON THE F.I.R.M. (FLOOD INSURANCE RATE MAP) FOR THE TOWN OF ALLENSTOWN, NEW HAMPSHIRE MERRIMACK COUNTY COMMUNITY PANEL NUMBER: 330103 0568 E, EFFECTIVE DATE: APRIL 19, 2010. NO DISTURBANCE OR CONSTRUCTION WILL OCCUR WITHIN THE 100 YEAR FLOOD ZONE (ELEV.–294 AND BELOW) AS PART OF THIS SITE PLAN.
13. TOPOGRAPHIC INFORMATION FROM A FIELD SURVEY PERFORMED BY BENCHMARK ENGINEERING IN JULY 2019. ELEVATION DATUM TAKEN FROM PLAN REFERENCE #1.
14. BOUNDARY INFORMATION TAKEN DIRECTLY FROM PLAN REFERENCE #1.
15. PERMITS: NHDOT CURB CUT APPROVAL NUMBER: 007–99–2
    NHDOT SHORELAND APPROVAL NUMBER: 2019–03961
    NHDES SEPTIC CONSTRUCTION APPROVAL REQUIRED PRIOR TO ISSUANCE OF A BUILDING PERMIT
16. PREVIOUS PERMITS: NHDES SUBDIVISION APPROVAL NUMBER: SA1999001330
    NHDOT CURB CUT APPROVAL NUMBER: 007–99–2
    NHDES SITE SPECIFIC APPROVAL NUMBER: WPS–5361
    NHDES CONSTRUCTION APPROVAL NUMBER: CA1999018278
17. PLANNING BOARD WAIVERS:
    SECTION 6.01.a (CHECKLIST ITEM 20) – WETLAND DELINEATION
    SECTION 6.01.1 (CHECKLIST ITEM 32) – LIGHTING PLAN
    SECTION 6.02e; 4.01.c.6; 7.01.a&b (CHECKLIST ITEM 49) – LANDSCAPING CRITERIA
18. ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL CONFORM TO THE TOWN OF ALLENSTOWN SITE PLAN REGULATIONS AND THE LATEST EDITION OF THE NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION'S (NHDOT) STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
19. PRIOR TO THE START OF CONSTRUCTION ALL BENCHMARKS SHALL BE FIELD VERIFIED FOR ACCURACY. ANY DISCREPANCIES SHALL BE REPORTED TO BENCHMARK ENGINEERING BEFORE CONTINUING WITH CONSTRUCTION.
20. THE MAJORITY OF THIS PARCEL LIES WITHIN THE 26B (WINDSOR – LOAMY SAND) SOIL GROUP AS SHOWN ON THE NRCS SOIL MAPS FOR MERRIMACK COUNTY.
21. ALL UNDERGROUND UTILITY LOCATIONS ARE APPROXIMATE ONLY AND ARE TAKEN FROM EXISTING PLANS OF RECORD AND ON SITE INSPECTIONS. THE LOCATION OF ANY UTILITY INFORMATION SHOWN ON THIS PLAN IS APPROXIMATE. BENCHMARK ENGINEERING, INC. MAKES NO CLAIM TO THE ACCURACY OR COMPLETENESS OF UTILITIES SHOWN.
22. CONTRACTOR SHALL CONTACT DIG SAFE A MINIMUM OF 72 HOURS PRIOR TO THE START OF CONSTRUCTION.
23. CONTRACTOR TO PROTECT BASE ELEVATION AREAS FROM SILTATION DURING CONSTRUCTION.
24. SOLID WASTE DUMPSTER NOT REQUIRED.
25. NO CHANGES TO THE EXISTING SITE SIGNAGE ARE PROPOSED WITH THIS PLAN.
26. TOTAL EFFECTIVE IMPERVIOUS COVERAGE = 68%
27. SOIL COMPACTION ON THE SITE SHALL BE MINIMIZED TO THE GREATEST EXTENT POSSIBLE DURING CONSTRUCTION.
28. NO REGULATED SUBSTANCES AS DEFINED IN THE ALLENSTOWN ZONING ORDINANCE SHALL BE STORED ON SITE.

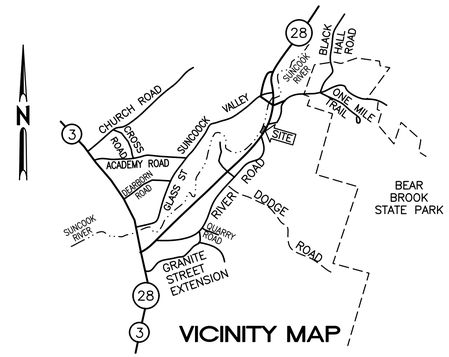


GRAPHIC SCALE

200 0 200 400

(IN FEET)
1 inch = 200 ft.

TAX MAP SKETCH
SCALE: 1"=200'



VICINITY MAP

SHEET INDEX

SHEET 1 ..... COVER SHEET
SHEET 2 ..... EXISTING CONDITIONS PLAN
SHEET 3 ..... SITE PLAN
SHEET 4 ..... GRADING, UTILITIES, SEDIMENT & EROSION PLAN
SHEET 5 ..... DETAIL SHEET
SHEET 6 ..... DETAIL SHEET

THE STATE OF NEW HAMPSHIRE
Nicholas B. Loring
No. 14253
LICENSED
PROFESSIONAL ENGINEER

SITE PLAN FOR SELF STORAGE FACILITY EXPANSION TAX MAP 409 LOT 15-1 286 PINEWOOD ROAD ALLENSTOWN, NEW HAMPSHIRE

OWNERS OF RECORD:

RANDY PERIN

VICTOR PERIN

APPROVED BY THE TOWN OF ALLENSTOWN, NEW HAMPSHIRE PLANNING BOARD

CHAIRMAN DATE

COVER SHEET

ALLENSTOWN SELF STORAGE

TAX MAP 409 LOT 15–1

286 PINEWOOD ROAD – NH ROUTE 28

ALLENSTOWN, NEW HAMPSHIRE

OWNER OF RECORD / PREPARED FOR:
RANDY & VICTOR PERIN
286 PINEWOOD ROAD
ALLENSTOWN, NH 03275
M.C.R.D. BOOK 2488 / PAGE 0755

SCALE: 1" = 20' SHEET 1 of 6 SEPTEMBER 20, 2019

REVISIONS	DATE
TRC REVIEW–1	1/29/20
TOWN ENGINEER MEMO – 2/21/20	3/2/20

BENCHMARK ENGINEERING, INC.
Consulting Engineers Land Planners
1F Commons Drive, Suite 35
Londonderry, New Hampshire 03053
Phone: (603) 437–5000

X:\Jobs\BE\830 Allenstown\830–C3D\Production\830–Site Plan–2019.dwg Cover

SHORELAND PROTECTION
TREE INVENTORY
TAX MAP 409 LOT 15-1

GRID 1

#	QTY	SIZE	DESCRIPTION	POINTS
1	2	6"	MAPLE	10
2	5	5"	MAPLE	25
3	2	2"	MAPLE	2
4	1	8"	MAPLE	10
5	1	4"	MAPLE	5
6	1	18"	MAPLE	15
7	1	6"	DECIDUOUS TREE	5
8	1	5"	OAK	5
9	1	17"	PINE	15
10	1	7"	PINE	10
GRID 1 TOTAL				102

GRID 2

#	QTY	SIZE	DESCRIPTION	POINTS
1	2	15"	MAPLE	30
2		8"	PINE	10
3		12"	OAK	10
4		4"	MAPLE	5
5	2	2"	MAPLE	2
6		7"	MAPLE	10
7		20"	PINE	15
8		3"	MAPLE	1
9		6"	PINE	5
10		9"	MAPLE	10
GRID 2 TOTAL				98

GRID 3

#	QTY	SIZE	DESCRIPTION	POINTS
1		10"	PINE	10
2		4"	PINE	5
3		7"	PINE	10
4		15"	PINE	15
GRID 3 TOTAL				40

GRID 4

#	QTY	SIZE	DESCRIPTION	POINTS
1		11"	OAK	10
2	2	2"	DECIDUOS TREE	2
3	2	12"	OAK	20
4	4	3"	OAK	4
5		4"	OAK	5
6		15"	DECIDUOS TREE	15
7		18"	DECIDUOS TREE	15
8		4"	PINE	5
9		3"	PINE	1
10		2"	PINE	1
11		18"	MAPLE	15
12		6"	PINE	5
GRID 4 TOTAL				98

GRID 5

#	QTY	SIZE	DESCRIPTION	POINTS
1	2	8"	PINE	20
2	2	20"	PINE	30
3		2"	MAPLE	1
4		3"	MAPLE	1
5		3"	BIRCH	1
6		2"	OAK	1
7		5"	PINE	5
GRID 5 TOTAL				59

GRID 6

#	QTY	SIZE	DESCRIPTION	POINTS
1	2	5"	PINE	10
2		7"	PINE	10
3		14"	PINE	15
4		3"	PINE	1
5		12"	PINE	10
6	3	2"	OAK	3
7		3"	OAK	1
8		3"	MAPLE	1
9		8"	PINE	10
10	2	2"	DECIDOUS	2
GRID 6 TOTAL				63

GRID 7

#	QTY	SIZE	DESCRIPTION	POINTS
1		9"	OAK	10
2		5"	PINE	5
3	2	4"	PINE	10
4		6"	OAK	10
GRID 7 TOTAL				35

GRID 8

#	QTY	SIZE	DESCRIPTION	POINTS
1		12"	PINE	10
2	2	16"	PINE	30
3		10"	PINE	10
4	3	3"	PINE	3
5		9"	OAK	10
6		11"	PINE	10
GRID 8 TOTAL				73

GRID 9

#	QTY	SIZE	DESCRIPTION	POINTS
1	2	15"	PINE	30
2	7	5"	PINE	35
3	2	16"	PINE	30
4		14"	PINE	15
5		2"	PINE	1
6		8"	PINE	10
GRID 9 TOTAL				121

GRID 10

#	QTY	SIZE	DESCRIPTION	POINTS
1		12"	PINE	10
2		10"	PINE	10
3		3"	PINE	1
4		4"	PINE	5
GRID 10 TOTAL				26

GRID 11

#	QTY	SIZE	DESCRIPTION	POINTS
1		9"	PINE	10
2		11"	PINE	10
3		7"	PINE	10
4	2	10"	PINE	20
5		2"	PINE	1
6		12"	PINE	10
7		5"	PINE	5
8		3"	PINE	1
9		9"	OAK	10
GRID 11 TOTAL				77

GRID 12

#	QTY	SIZE	DESCRIPTION	POINTS
1		9"	PINE	10
2		3"	PINE	1
3		7"	PINE	10
4		2"	PINE	1
5		24"	PINE	15
6	2	6"	PINE	10
7		2"	MAPLE	1
8		4"	MAPLE	5
GRID 12 TOTAL				53

GRID 13 (PARTIAL)

#	QTY	SIZE	DESCRIPTION	POINTS
1		8"	PINE	10
2	2	20"	PINE	30
GRID 13 TOTAL				40

NOTE: GRID 13 IS 7' WIDE ON AVERAGE; THEREFORE 7 POINTS MUST REMAIN

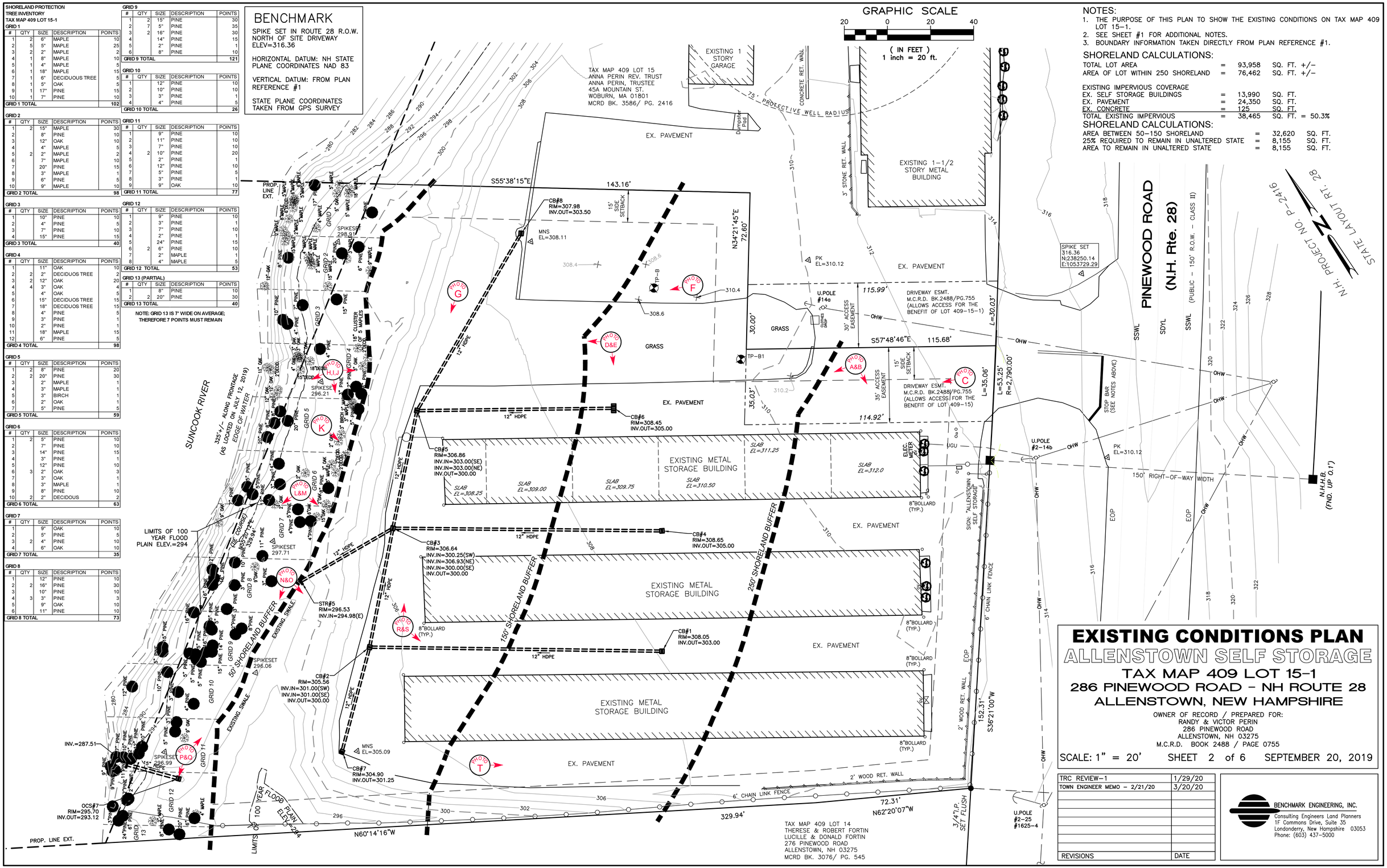
BENCHMARK

SPIKE SET IN ROUTE 28 R.O.W.
NORTH OF SITE DRIVEWAY
ELEV=316.36

HORIZONTAL DATUM: NH STATE PLANE COORDINATES NAD 83

VERTICAL DATUM: FROM PLAN REFERENCE #1

STATE PLANE COORDINATES TAKEN FROM GPS SURVEY



NOTES:
1. THE PURPOSE OF THIS PLAN TO SHOW THE EXISTING CONDITIONS ON TAX MAP 409 LOT 15-1.
2. SEE SHEET #1 FOR ADDITIONAL NOTES.
3. BOUNDARY INFORMATION TAKEN DIRECTLY FROM PLAN REFERENCE #1.

SHORELAND CALCULATIONS:

TOTAL LOT AREA	=	93,958	SQ. FT. +/-
AREA OF LOT WITHIN 250 SHORELAND	=	76,462	SQ. FT. +/-
EXISTING IMPERVIOUS COVERAGE			
EX. SELF STORAGE BUILDINGS	=	13,990	SQ. FT.
EX. PAVEMENT	=	24,350	SQ. FT.
EX. CONCRETE	=	125	SQ. FT.
TOTAL EXISTING IMPERVIOUS	=	38,465	SQ. FT. = 50.3%

SHORELAND CALCULATIONS:

AREA BETWEEN 50-150 SHORELAND	=	32,620	SQ. FT.
25% REQUIRED TO REMAIN IN UNALTERED STATE	=	8,155	SQ. FT.
AREA TO REMAIN IN UNALTERED STATE	=	8,155	SQ. FT.

EXISTING CONDITIONS PLAN
ALLENSTOWN SELF STORAGE
TAX MAP 409 LOT 15-1
286 PINEWOOD ROAD - NH ROUTE 28
ALLENSTOWN, NEW HAMPSHIRE

OWNER OF RECORD / PREPARED FOR:
RANDY & VICTOR PERIN
286 PINEWOOD ROAD
ALLENSTOWN, NH 03275
M.C.R.D. BOOK 2488 / PAGE 0755

SCALE: 1" = 20' SHEET 2 of 6 SEPTEMBER 20, 2019

REVISIONS	DATE
TRC REVIEW-1	1/29/20
TOWN ENGINEER MEMO - 2/21/20	3/20/20

BENCHMARK ENGINEERING, INC.
Consulting Engineers Land Planners
1F Commons Drive, Suite 35
Londonderry, New Hampshire 03053
Phone: (603) 437-5000

X:\Jobs\BE\830 Allenstown\830-C3D\Production\830-Site Plan-2019.dwg Existing

NOTES:

1. THE PURPOSE OF THIS PLAN TO SHOW THE PROPOSED SITE IMPROVEMENTS FOR CONSTRUCTION OF A SELF STORAGE BUILDING AND ASSOCIATED IMPROVEMENTS ON TAX MAP 409 LOT 15-1.
2. SEE SHEET #1 FOR ADDITIONAL NOTES.
3. BOUNDARY INFORMATION TAKEN DIRECTLY FROM PLAN REFERENCE #1.

SHORELAND CALCULATIONS:

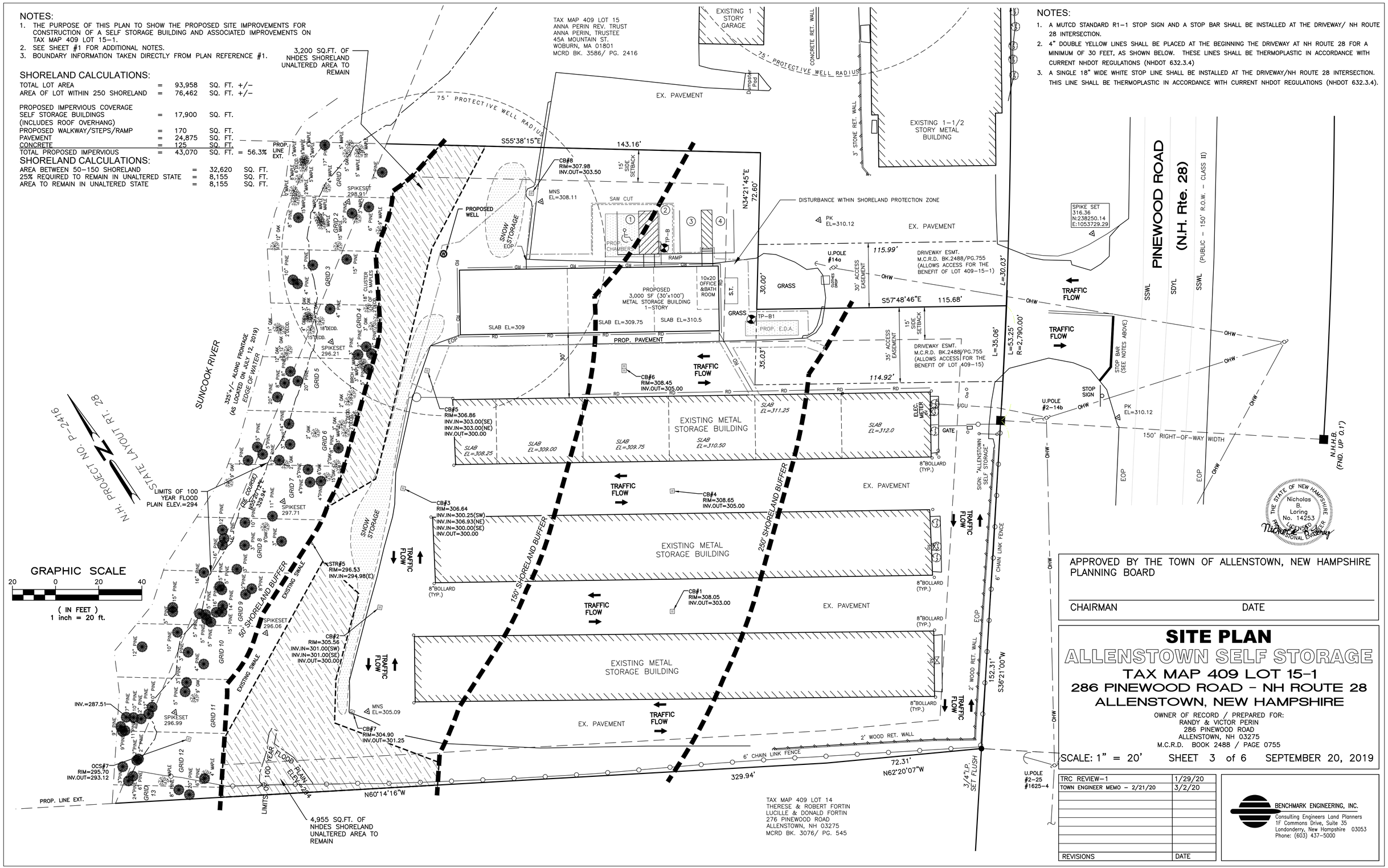
TOTAL LOT AREA	=	93,958	SQ. FT. +/-
AREA OF LOT WITHIN 250 SHORELAND	=	76,462	SQ. FT. +/-
PROPOSED IMPERVIOUS COVERAGE			
SELF STORAGE BUILDINGS (INCLUDES ROOF OVERHANG)	=	17,900	SQ. FT.
PROPOSED WALKWAY/STEPS/RAMP	=	170	SQ. FT.
PAVEMENT	=	24,875	SQ. FT.
CONCRETE	=	125	SQ. FT.
TOTAL PROPOSED IMPERVIOUS	=	43,070	SQ. FT. = 56.3%

SHORELAND CALCULATIONS:

AREA BETWEEN 50-150 SHORELAND	=	32,620	SQ. FT.
25% REQUIRED TO REMAIN IN UNALTERED STATE	=	8,155	SQ. FT.
AREA TO REMAIN IN UNALTERED STATE	=	8,155	SQ. FT.

NOTES:

1. A MUTCD STANDARD R1-1 STOP SIGN AND A STOP BAR SHALL BE INSTALLED AT THE DRIVEWAY/ NH ROUTE 28 INTERSECTION.
2. 4" DOUBLE YELLOW LINES SHALL BE PLACED AT THE BEGINNING THE DRIVEWAY AT NH ROUTE 28 FOR A MINIMUM OF 30 FEET, AS SHOWN BELOW. THESE LINES SHALL BE THERMOPLASTIC IN ACCORDANCE WITH CURRENT NHDOT REGULATIONS (NHDOT 632.3.4)
3. A SINGLE 18" WIDE WHITE STOP LINE SHALL BE INSTALLED AT THE DRIVEWAY/NH ROUTE 28 INTERSECTION. THIS LINE SHALL BE THERMOPLASTIC IN ACCORDANCE WITH CURRENT NHDOT REGULATIONS (NHDOT 632.3.4).



APPROVED BY THE TOWN OF ALLENSTOWN, NEW HAMPSHIRE PLANNING BOARD

CHAIRMAN DATE

SITE PLAN

ALLENSTOWN SELF STORAGE

TAX MAP 409 LOT 15-1

286 PINEWOOD ROAD - NH ROUTE 28

ALLENSTOWN, NEW HAMPSHIRE

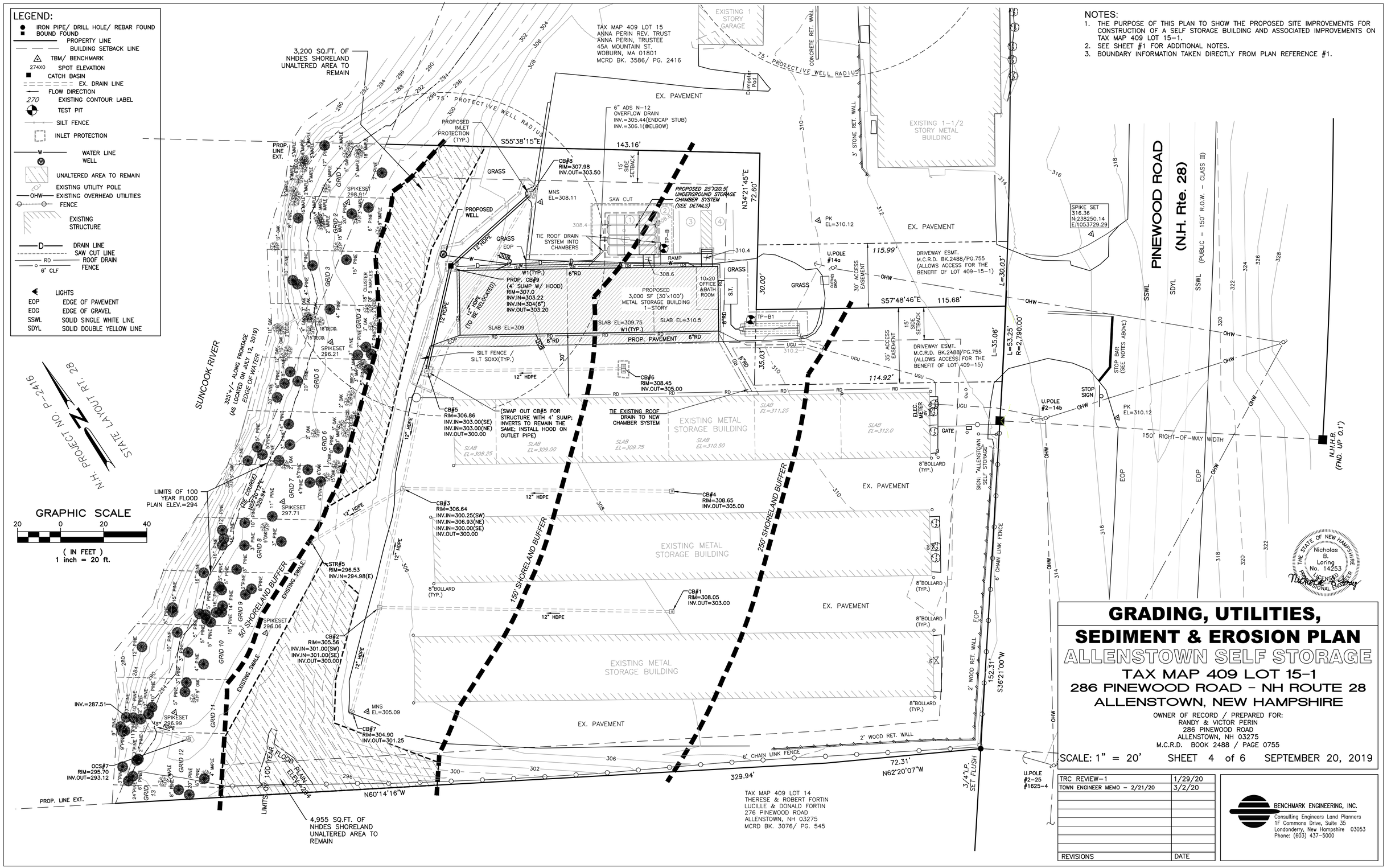
OWNER OF RECORD / PREPARED FOR:
RANDY & VICTOR PERIN
286 PINEWOOD ROAD
ALLENSTOWN, NH 03275
M.C.R.D. BOOK 2488 / PAGE 0755

SCALE: 1" = 20' SHEET 3 of 6 SEPTEMBER 20, 2019

REVISIONS	DATE
TRC REVIEW-1	1/29/20
TOWN ENGINEER MEMO - 2/21/20	3/2/20

BENCHMARK ENGINEERING, INC.
Consulting Engineers Land Planners
1F Commons Drive, Suite 35
Londonderry, New Hampshire 03053
Phone: (603) 437-5000

X:\Jobs\BEI\830 Allenstown\830-C3D\Production\830-Site Plan-2019.dwg Site



X:\Jobs\BEI\830 Allenstown\830-C3D\Production\830-Site Plan-2019.dwg Grading

CONSTRUCTION SEQUENCE

1. INSTALL SILT FENCE, SILT SOCK & TEMPORARY EROSION CONTROL MEASURES.
2. EXCAVATE & CONSTRUCT FOUNDATION AND DRAINAGE IMPROVEMENTS
3. BACKFILL FOUNDATION AND DRAINAGE IMPROVEMENTS.
4. CONSTRUCT BUILDING, INSTALL UTILITIES AND SEPTIC SYSTEM
5. INSTALL SELECT MATERIALS WITHIN PAVED AREAS
6. INSTALL PAVEMENT AROUND BUILDING.
7. LOAM & SEED ALL DISTURBED AREAS AS SOON AS POSSIBLE.

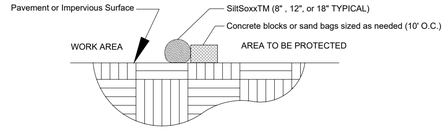
EROSION CONTROL NOTES & GENERAL CONSTRUCTION NOTES

1. PERIMETER CONTROLS MUST BE INSTALLED PRIOR TO EARTH MOVING OPERATIONS.
2. PAVED AREAS MUST BE STABILIZED WITHIN 72 HOURS OF ACHIEVING FINISH GRADE.
3. AS EARLY AS PRACTICAL, LOAM, FERTILIZE, SEED AND MULCH ALL DISTURBED AREAS, EXCEPT UNDER THE PROPOSED PAVEMENT (MIN. 4" LOAM)
4. WEEKLY OR AS NEEDED, MAINTAIN AND/OR REPAIR EROSION CONTROL MEASURES: FILL, REPAIR, LOAM & SEED ANY ERODED SWALES AND/ OR EMBANKMENTS.
5. EARTH PILES LEFT LONGER THAN 30 DAYS SHALL BE STABILIZED TO PREVENT EROSION BY SEEDING AND MULCHING.
6. CONSTRUCTION ACCESS TO THE SITE SHALL BE FROM THE EXISTING DRIVEWAY AT NH ROUTE 28.
7. APPROXIMATE AREA TO BE DISTURBED FOR PROPOSED IMPROVEMENTS = 0.2 ACRES.
8. TEMPORARY EROSION CONTROL MEASURES (SILT FENCING,INLET CONTROL, SILT SOXX) SHALL NOT BE REMOVED UNTIL CONSTRUCTION IS COMPLETED AND THE SITE IS STABILIZED.

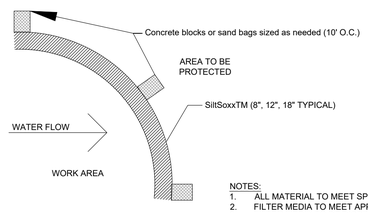
TURF ESTABLISHMENT NOTES:

9. AN AREA SHALL BE CONSIDERED STABLE IF ONE OF THE FOLLOWING HAS OCCURRED:
   A. BASE COURSE GRAVELS HAVE BEEN INSTALLED IN AREAS TO BE PAVED.
   B. A MINIMUM OF 85% VEGETATED GROWTH HAS BEEN ESTABLISHED.
   C. A MINIMUM OF 3 INCHES OF NON-EROSIVE MATERIAL SUCH AS STONE OR RIP RAP AS BEEN INSTALLED.
   D. OR, EROSION CONTROL BLANKETS HAVE BEEN PROPERLY INSTALLED IN ACCORDANCE WITH ENV-WQ 1506.03.

19. STABILIZATION SHALL BE ACCOMPLISHED BY LOAMING, FERTILIZING, SEEDING AND MULCHING ALL DISTURBED AREAS OTHER THAN UNDER THE PAVEMENT AS FOLLOWS:
   A. LOAM – SCREENED LOAM WITH A MINIMUM DEPTH OF 6"
   B. LIME AND FERTILIZER SHALL BE APPLIED PRIOR TO, OR AT THE TIME OF PERMANENT SEEDING AND INCORPORATED INTO THE SOIL AT THE FOLLOWING RATES:
      LIMESTONE (AGRICULTURAL) 3,000 LBS/ACRE
      COMMERCIAL TURF STARTER FERTILIZER (10-18-10) FOR ESTABLISHMENT ONLY AT 150LBS/ACRE (SUCH AS "GREEN GOLD RENEW")
   C. SEED SELECTION (OR EQUIVALENT) & SEEDING RATES:
      TEMPORARY: ANNUAL RYE GRASS @ 50 LBS/ACRE
      PERMANENT: "ROCKINGHAM COUNTY CONSERVATION MIX" @ 150LBS/ACRE
      CONSISTING OF:
         CREEPING RED FESCUE 35%
         TALL FESCUE 25%
         ANNUAL RYE GRASS 15%
         PERENNIAL RYE GRASS 12%
         KENTUCKY BLUE GRASS 10%
         WHITE CLOVER(LEGUME) 3%
   D. MULCHING SHALL BE APPLIED (FROM MAY TO SEPTEMBER ONLY) AT THE RATE OF 1-1/2-2 TONS/ACRE.
   E. THE RECOMMENDED GRASS MIXTURES AND FERTILIZERS SPECIFIED HEREIN ARE AVAILABLE AT BLUE SEAL FEEDS, NASHUA, NH (603-883-9531)



SECTION NTS

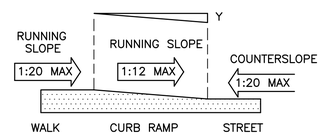


NOTES:
1. ALL MATERIAL TO MEET SPECIFICATIONS.
2. FILTER MEDIA TO MEET APPLICATION REQUIREMENTS.
3. FILTER MEDIA TO BE DISPERSED ON SITE, AS DETERMINED BY ENGINEER.

PLAN NTS

SiltSoxxTM for Sediment Control on Pavement

NTS



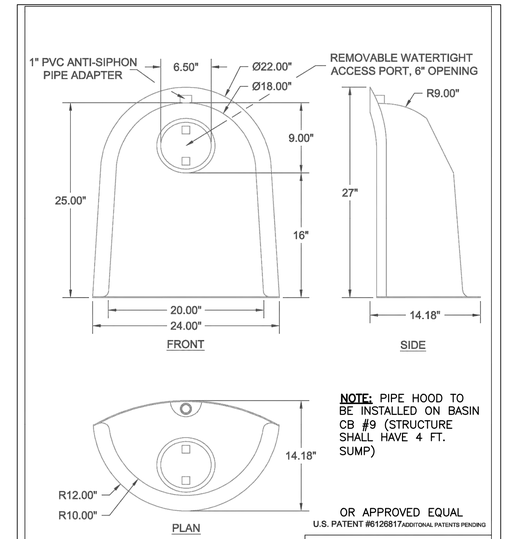
NOTE:
(1) SLOPE = Y/X, WHERE X IS A LEVEL PLANE
(2) COUNTERSLOPE SHALL NOT EXCEED 1:20

HANDICAP RAMP IN SIDEWALK DETAIL

NO SCALE

SIDEWALK NOTES:

SIDEWALK ALONG SHALL TIP DOWN AT THE PROPOSED DRIVEWAYS AND INTERSECTIONS. TAPERS AND CONSTRUCTION METHODS FOR "TIP-DOWNS" SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE AMERICANS WITH DISABILITIES ACT (ADA) AND ANY ADDITIONAL REQUIREMENTS OF THE TOWN OF WINDHAM, NEW HAMPSHIRE.



NOTE: PIPE HOOD TO BE INSTALLED ON BASIN CB #9 (STRUCTURE SHALL HAVE 4 FT. SUMP)

OR APPROVED EQUAL
U.S. PATENT #6126817 ADDITIONAL PATENTS PENDING

DESIGNED TO FIT 48"-60" DIAM. STRUCTURES

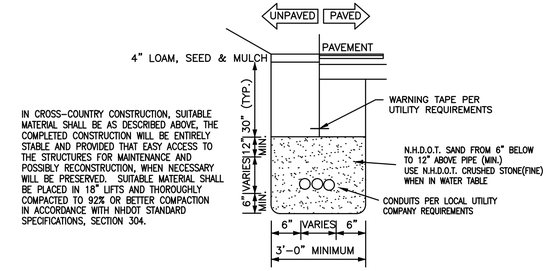
BMP, INC.
53 MT. ARCHER ROAD, LYME, CT. 06371
(800) 504-8008 FAX: (860)434-3195

DESCRIPTION	DATE	SCALE
18R SNOUT OIL & DEBRIS STOP	09/06/99	NONE
	DRAWING NUMBER 18R	

PIPE HOOD DETAIL

(NO SCALE)

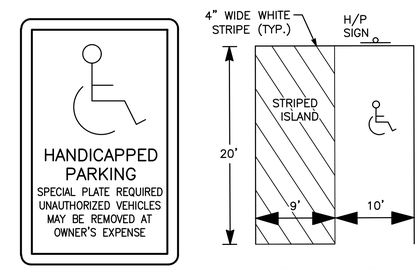
OR APPROVED EQUAL



IN CROSS-COUNTRY CONSTRUCTION, SUITABLE MATERIAL SHALL BE AS DESCRIBED ABOVE, THE COMPLETED CONSTRUCTION WILL BE ENTIRELY STABLE AND PROVIDED THAT EASY ACCESS TO THE STRUCTURES FOR MAINTENANCE AND POSSIBLY RECONSTRUCTION, WHEN NECESSARY WILL BE PRESERVED. SUITABLE MATERIAL SHALL BE PLACED IN 18" LIFTS AND THOROUGHLY COMPACTED TO 92% OR BETTER COMPACTION IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS, SECTION 304.

TYPICAL ELECTRICAL, TELEPHONE, CABLE TRENCH DETAIL

(NO SCALE)



HANDICAP PARKING SIGN
(NO SCALE)
(SIGN TO BE MOUNTED AT A MINIMUM OF 60" IN HEIGHT)

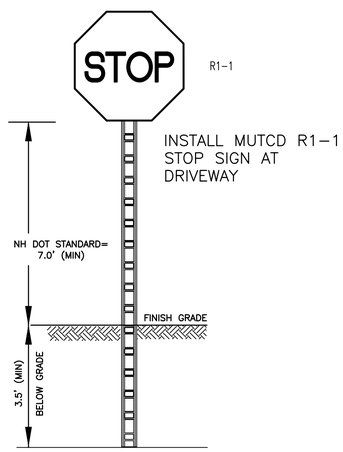
PLAN VIEW

HANDICAP PARKING DETAIL

(NO SCALE)

POLYETHYLENE LINER NOTES:

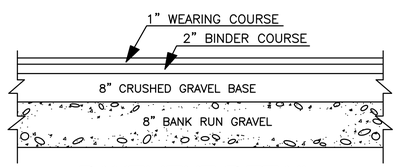
1. ALL CATCH BASINS TO BE OUTFITTED WITH A POLYETHYLENE LINER DOWNSPOUT. POLYETHYLENE LINER (NHDOT ITEM 604.0007) SHALL BE FABRICATED AT THE SHOP. DOWNSPOUT SHALL BE EXTRUSION FILLET WELDED TO THE POLYETHYLENE SHEET. PLACE A CONTINUOUS BEAD OF AN APPROVED SILICONE SEALANT BETWEEN THE FRAME AND POLYETHYLENE SHEET.
2. PLACE CLASS AA CONCRETE TO 2" BELOW THE TOP OF GRATE ELEVATION (SUBSIDIARY TO DRAINAGE STRUCTURE) TRIM POLYETHYLENE SHEET A MAXIMUM OF 4" OUTSIDE THE FLANGE ON THE FRAME FOR THE CATCH BASIN BEFORE PLACING CONCRETE. (EXCEPT AS SHOWN WHEN USED WITH CURB). CENTER OF THE GRATE AND FRAME MAY BE SHIFTED A MAXIMUM OF 3" FROM THE CENTER OF THE DOWNSPOUT IN ANY DIRECTION.



1. HOLES SHALL BE 3/8" DIA. C-C FULL LENGTH
2. STEEL SHALL CONFORM TO ASTM A-499 (GRADE 60) OR ASTM A-6791 (GRADE 1070-1080)
3. FINISH SHALL BE PAINTED WITH 2 COATS OF APPROVED MEDIUM GREEN, BAKED ON OR AIR DRIED, PAINT OF WEATHER RESISTANT QUALITY. ALL FABRICATION SHALL BE COMPLETE BEFORE PAINTING.

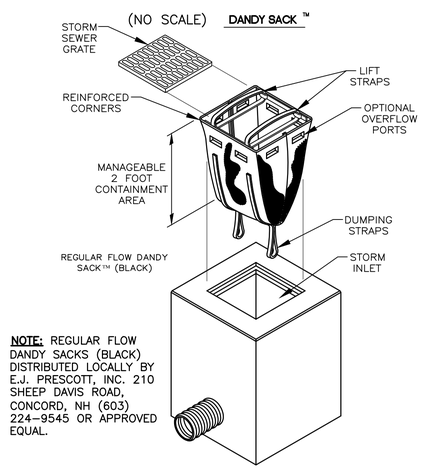
TYPICAL SIGN DETAIL

(NO SCALE)



PAVEMENT DETAIL

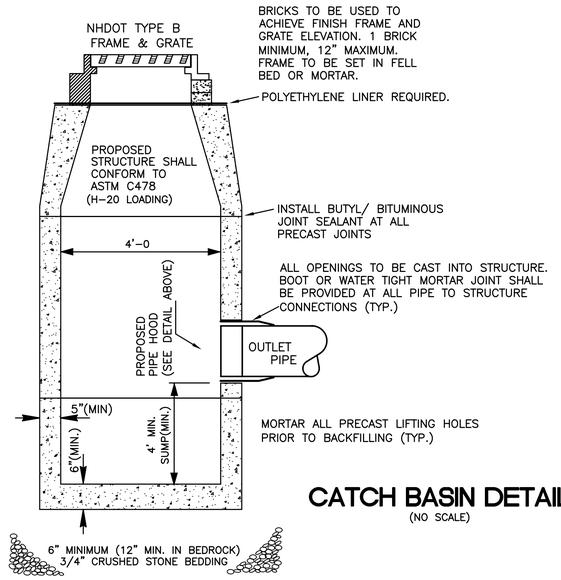
NO SCALE



NOTE: REGULAR FLOW DANDY SACKS (BLACK) DISTRIBUTED LOCALLY BY E.J. PRESCOTT, INC. 210 SHEEP DAVIS ROAD, CONCORD, NH (603) 224-9545 OR APPROVED EQUAL.

DETAIL OF INLET SEDIMENT CONTROL DEVICE

(NOT TO SCALE)



CATCH BASIN DETAIL

(NO SCALE)

THE STATE OF NEW HAMPSHIRE
Nicholas B. Loring
No. 14253
LICENSED PROFESSIONAL ENGINEER

DETAILS

ALLENSTOWN SELF STORAGE

TAX MAP 409 LOT 15-1
286 PINEWOOD ROAD - NH ROUTE 28
ALLENSTOWN, NEW HAMPSHIRE

OWNER OF RECORD / PREPARED FOR:
RANDY & VICTOR PERIN
286 PINEWOOD ROAD
ALLENSTOWN, NH 03275
M.C.R.D. BOOK 2488 / PAGE 0755

SCALE: AS NOTED SHEET 5 of 6 SEPTEMBER 20, 2019

REVISIONS	DATE
TRC REVIEW-1	1/29/20
TOWN ENGINEER MEMO - 2/21/20	3/2/20

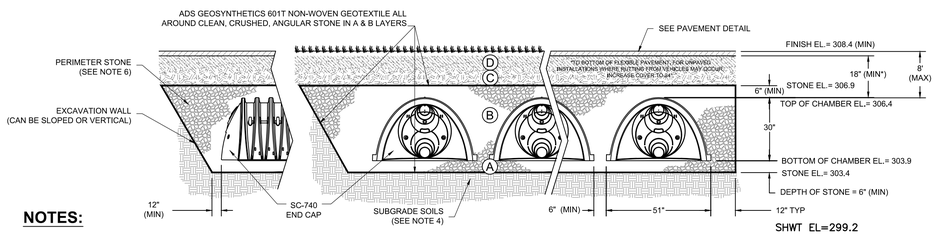
BENCHMARK ENGINEERING, INC.
Consulting Engineers Land Planners
1F Commons Drive, Suite 35
Londonderry, New Hampshire 03053
Phone: (603) 437-5000

X:\Jobs\BEL\830 Allenstown\830-C3D\Production\830-Site Plan-2019.dwg Detail

ACCEPTABLE FILL MATERIALS: STORMTECH SC-740 CHAMBER SYSTEMS

	MATERIAL LOCATION	DESCRIPTION	AASHTO MATERIAL CLASSIFICATIONS	COMPACTION / DENSITY REQUIREMENT
D	**FINAL FILL:** FILL MATERIAL FOR LAYER 'D' STARTS FROM THE TOP OF THE 'C' LAYER TO THE BOTTOM OF FLEXIBLE PAVEMENT OR UNPAVED FINISHED GRADE ABOVE. NOTE THAT PAVEMENT SUBBASE MAY BE PART OF THE 'D' LAYER	ANY SOIL/ROCK MATERIALS, NATIVE SOILS, OR PER ENGINEER'S PLANS. CHECK PLANS FOR PAVEMENT SUBGRADE REQUIREMENTS.	N/A	PREPARE PER SITE DESIGN ENGINEER'S PLANS. PAVED INSTALLATIONS MAY HAVE STRINGENT MATERIAL AND PREPARATION REQUIREMENTS.
C	**INITIAL FILL:** FILL MATERIAL FOR LAYER 'C' STARTS FROM THE TOP OF THE EMBEDMENT STONE ('B' LAYER) TO 18" ABOVE THE TOP OF THE CHAMBER. NOTE THAT PAVEMENT SUBBASE MAY BE A PART OF THE 'C' LAYER.	GRANULAR WELL-GRADED SOIL/AGGREGATE MIXTURES, <35% FINES OR PROCESSED AGGREGATE. MOST PAVEMENT SUBBASE MATERIALS CAN BE USED IN LIEU OF THIS LAYER.	AASHTO M145[1] A-1, A-2-4, A-3 OR AASHTO M43[1] 3, 357, 4, 467, 5, 56, 57, 6, 67, 68, 7, 78, 8, 89, 9, 10	BEGIN COMPACTIONS AFTER 12" OF MATERIAL OVER THE CHAMBERS IS REACHED. COMPACT ADDITIONAL LAYERS IN 6" MAX LIFTS TO A MIN. 95% PROCTOR DENSITY FOR WELL GRADED MATERIAL AND 95% RELATIVE DENSITY FOR PROCESSED AGGREGATE MATERIALS. ROLLER GROSS VEHICLE WEIGHT NOT TO EXCEED 12,000 lbs. DYNAMIC FORCE NOT TO EXCEED 20,000 lbs.
B	**EMBEDMENT STONE:** FILL SURROUNDING THE CHAMBERS FROM THE FOUNDATION STONE ('A' LAYER) TO THE 'C' LAYER ABOVE.	CLEAN, CRUSHED, ANGULAR STONE	AASHTO M43[1] 3, 357, 4, 467, 5, 56, 57	NO COMPACTION REQUIRED.
A	**FOUNDATION STONE:** FILL BELOW CHAMBERS FROM THE SUBGRADE UP TO THE FOOT (BOTTOM) OF THE CHAMBER.	CLEAN, CRUSHED, ANGULAR STONE	AASHTO M43[1] 3, 357, 4, 467, 5, 56, 57	PLATE COMPACT OR ROLL TO ACHIEVE A FLAT SURFACE. [2 3]

PLEASE NOTE:
1. THE LISTED AASHTO DESIGNATIONS ARE FOR GRADATIONS ONLY. THE STONE MUST ALSO BE CLEAN, CRUSHED, ANGULAR. FOR EXAMPLE, A SPECIFICATION FOR #4 STONE WOULD STATE: "CLEAN, CRUSHED, ANGULAR NO. 4 (AASHTO M43) STONE".
2. STORMTECH COMPACTION REQUIREMENTS ARE MET FOR 'A' LOCATION MATERIALS WHEN PLACED AND COMPACTED IN 6" (MAX) LIFTS USING TWO FULL COVERAGES WITH A VIBRATORY COMPACTOR.
3. WHERE INFILTRATION SURFACES MAY BE COMPROMISED BY COMPACTION, FOR STANDARD DESIGN LOAD CONDITIONS, A FLAT SURFACE MAY BE ACHIEVED BY RAKING OR DRAGGING WITHOUT COMPACTION EQUIPMENT. FOR SPECIAL LOAD DESIGNS, CONTACT STORMTECH FOR COMPACTION REQUIREMENTS.

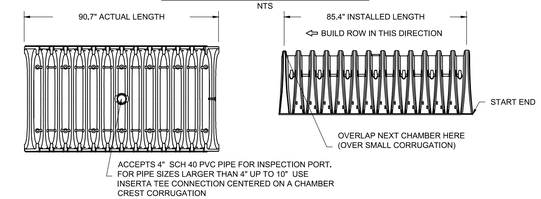


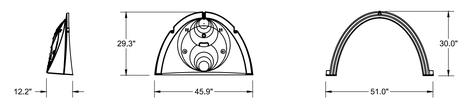
NOTES:

1. SC-740 CHAMBERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM F2418 "STANDARD SPECIFICATION FOR POLYPROPYLENE (PP) CORRUGATED WALL STORMWATER COLLECTION CHAMBERS", OR ASTM F2922 "STANDARD SPECIFICATION FOR POLYETHYLENE (PE) CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
2. SC-740 CHAMBERS SHALL BE DESIGNED IN ACCORDANCE WITH ASTM F2787 "STANDARD PRACTICE FOR STRUCTURAL DESIGN OF THERMOPLASTIC CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
3. "ACCEPTABLE FILL MATERIALS" TABLE ABOVE PROVIDES MATERIAL LOCATIONS, DESCRIPTIONS, GRADATIONS, AND COMPACTION REQUIREMENTS FOR FOUNDATION, EMBEDMENT, AND FILL MATERIALS.
4. THE SITE DESIGN ENGINEER IS RESPONSIBLE FOR ASSESSING THE BEARING RESISTANCE (ALLOWABLE BEARING CAPACITY) OF THE SUBGRADE SOILS AND THE DEPTH OF FOUNDATION STONE WITH CONSIDERATION FOR THE RANGE OF EXPECTED SOIL MOISTURE CONDITIONS.
5. PERIMETER STONE MUST BE EXTENDED HORIZONTALLY TO THE EXCAVATION WALL FOR BOTH VERTICAL AND SLOPED EXCAVATION WALLS.
6. ONCE LAYER 'C' IS PLACED, ANY SOIL/MATERIAL CAN BE PLACED IN LAYER 'D' UP TO THE FINISHED GRADE. MOST PAVEMENT SUBBASE SOILS CAN BE USED TO REPLACE THE MATERIAL REQUIREMENTS OF LAYER 'C' OR 'D' AT THE SITE DESIGN ENGINEER'S DISCRETION.

SC-740 TECHNICAL SPECIFICATION

NTS

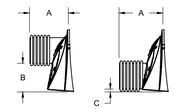




NOMINAL CHAMBER SPECIFICATIONS

SIZE (W X H X INSTALLED LENGTH)	51.0" X 30.0" X 85.4"
CHAMBER STORAGE	45.9 CUBIC FEET
MINIMUM INSTALLED STORAGE*	74.9 CUBIC FEET
WEIGHT	75.0 lbs.

*ASSUMES 6" STONE ABOVE, BELOW, AND BETWEEN CHAMBERS



STUBS AT BOTTOM OF END CAP FOR PART NUMBERS ENDING WITH "B"
STUBS AT TOP OF END CAP FOR PART NUMBERS ENDING WITH "T"

PART #	STUB	A	B	C
SC740EPE06T / SC740EPE06TPC	6"	10.9"	18.5"	---
SC740EPE06B / SC740EPE06BPC			---	0.5"
SC740EPE08T /SC740EPE08TPC	8"	12.2"	16.5"	---
SC740EPE08B / SC740EPE08BPC			---	0.6"
SC740EPE10T / SC740EPE10TPC	10"	13.4"	14.5"	---
SC740EPE10B / SC740EPE10BPC			---	0.7"
SC740EPE12T / SC740EPE12TPC	12"	14.7"	12.5"	---
SC740EPE12B / SC740EPE12BPC			---	1.2"
SC740EPE15T / SC740EPE15TPC	15"	18.4"	9.0"	---
SC740EPE15B / SC740EPE15BPC			---	1.3"
SC740EPE18T / SC740EPE18TPC	18"	19.7"	5.0"	---
SC740EPE18B / SC740EPE18BPC			---	1.6"
SC740EPE24B*	24"	18.5"	---	0.1"

ALL STUBS, EXCEPT FOR THE SC740EPE24B ARE PLACED AT BOTTOM OF END CAP SUCH THAT THE OUTSIDE DIAMETER OF THE STUB IS FLUSH WITH THE BOTTOM OF THE END CAP. FOR ADDITIONAL INFORMATION CONTACT STORMTECH AT 1-888-892-2694.

* FOR THE SC740EPE24B THE 24" STUB LIES BELOW THE BOTTOM OF THE END CAP APPROXIMATELY 1.75". BACKFILL MATERIAL SHOULD BE REMOVED FROM BELOW THE N-12 STUB SO THAT THE FITTING SITS LEVEL.

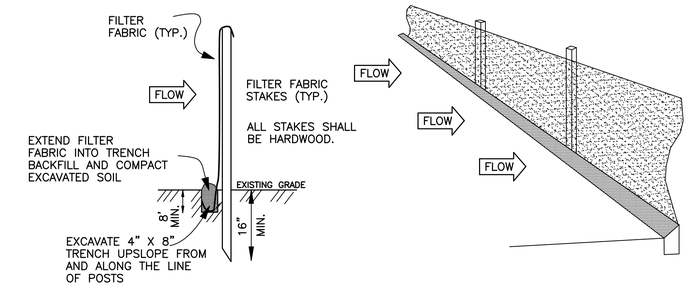
NOTE: ALL DIMENSIONS ARE NOMINAL

STORMTECH CHAMBER DETAILS

(NO SCALE)

LIGHTING NOTES:

USE (9) NINE ADS SC-740 STORMTECH CHAMBERS FOR THE PROPOSED UNDERGROUND CHAMBER SYSTEM



ALL EROSION CONTROL MEASURES SHALL BE IN ACCORDANCE WITH THE BMP *(BEST MANAGEMENT PRACTICES)* AS SPECIFIED IN THE "STORMWATER MANAGEMENT AND SEDIMENT CONTROL HANDBOOK FOR URBAN AND DEVELOPING AREAS IN NEW HAMPSHIRE" AS PREPARED BY THE ROCKINGHAM COUNTY CONSERVATION DISTRICT.

SILT FENCE DETAIL

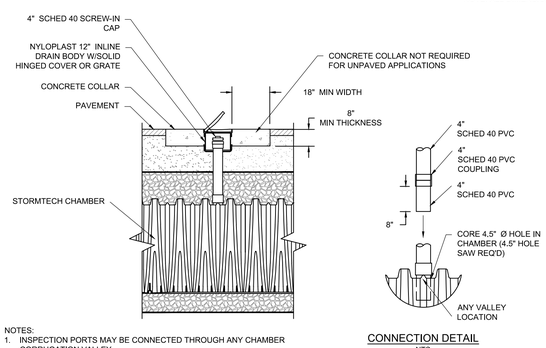
(NO SCALE)

SILT FENCE MAINTENANCE

1. SILT FENCES SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REPAIRS THAT ARE REQUIRED SHALL BE MADE IMMEDIATELY.
2. IF THE FABRIC ON A SILT FENCE SHOULD DECOMPOSE OR BECOME INEFFECTIVE DURING THE LIFE OF THE FENCE, THE FABRIC SHALL BE REPLACED PROMPTLY.
3. SEDIMENT DEPOSITS SHOULD BE INSPECTED AFTER EVERY STORM EVENT. THE DEPOSITS SHOULD BE REMOVED WHEN THEY REACH APPROXIMATELY ONE-HALF THE HEIGHT OF THE BARRIER.
4. SEDIMENT DEPOSITS THAT ARE REMOVED OR LEFT IN PLACE AFTER THE FABRIC HAS BEEN REMOVED SHALL BE GRADED TO CONFORM WITH THE EXISTING TOPOGRAPHY AND VEGETATED.

CONSTRUCTION SPECIFICATIONS

1. THE GEOTEXTILE FABRIC SHALL MEET THE DESIGN CRITERIA FOR SILT FENCES.
2. THE FABRIC SHALL BE EMBEDDED A MINIMUM OF 8 INCHES INTO THE GROUND AND THE SOIL COMPACTED OVER THE EMBEDDED FABRIC.
3. WOVEN WIRE FENCE SHALL BE FASTENED SECURELY TO THE FENCE POSTS WITH WIRE TIES OR STAPLES.
4. FILTER CLOTH SHALL BE FASTENED SECURELY TO THE WOVEN WIRE FENCE WITH TIES SPACED EVERY 24 INCHES AT THE TOP, MID-SECTION AND BOTTOM.
5. WHEN 2 SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER, THEY SHALL BE OVERLAPPED BY 6 INCHES, FOLDED, AND STAPLED.
6. FENCE POSTS SHALL BE A MINIMUM OF 36 INCHES LONG AND DRIVEN A MINIMUM OF 16 INCHES INTO THE GROUND. WOOD POSTS SHALL BE OF SOUND QUALITY HARDWOOD AND SHALL HAVE A MINIMUM CROSS SECTIONAL AREA OF 3.0 SQUARE INCHES.
7. MAINTENANCE SHALL BE PERFORMED AS NEEDED TO PREVENT BULGES IN THE SILT FENCE DUE TO DEPOSITION OF SEDIMENT.



NOTES:
1. INSPECTION PORTS MAY BE CONNECTED THROUGH ANY CHAMBER CORRUGATION VALLEY
2. ALL SCHEDULE 40 FITTINGS TO BE SOLVENT CEMENTED.

CONNECTION DETAIL
NTS

TEST PIT #B
(CONDUCTED ON JANUARY 22, 1999)

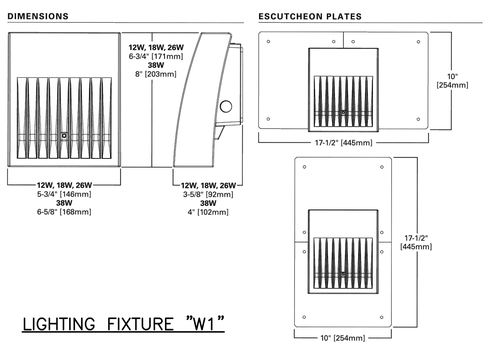
0–12"	TOPSOIL (10YR 2/2) VERY DARK BROWN FINE LOAMY SAND, GRANUALR, FRIABLE.
12"–28"	(10YR 4/6) DARK YELLOWISH BROWN FINE LOAMY SAND, GRANULAR, FRIABLE.
28"–78"	(2.5Y 5/6) LIGHT OLIVE BROWN FINE SAND, GRANUALR, VERY FRIABLE.
78"–110"	(2.5Y 5/6) LIGHT OLIVE BROWN FINE SAND, GRANULAR, VERY FRIABLE, SMALL STONES AND COBBLES.

E.S.H.W.T.: 82"
NO WATER OBSERVED
NO RESTRICTIVE LAYERS ENCOUNTERED
NO LEDGE ENCOUNTERED
PERC. RATE: 2 MIN./INCH @ 40"
(ORIGINAL EL=306 AS SHOWN ON PLAN REF.#1)

THE STATE OF NEW HAMPSHIRE
Nicholas B. Loring
No. 14253
LICENSED LAND SURVEYOR
PROFESSIONAL ENGINEER

XTOR
CROSSTOUR LED

APPLICATIONS:
WALL / SURFACE
POST / BOLLARD
LOW LEVEL
FLOODLIGHT
INVERTED
SITE LIGHTING



LIGHTING FIXTURE "W1"

BUILDING ELEVATION

BUILDING NOTE: PROPOSED BUILDING TO BE OF SIMILAR CONSTRUCTION AND LOOK AS THE EXISTING STORAGE BUILDINGS SHOWN IN THE PICTURE ABOVE. BUILDING HEIGHT NOT TO EXCEED 45 FEET.

DETAILS

ALLENSTOWN SELF STORAGE

TAX MAP 409 LOT 15-1
286 PINEWOOD ROAD - NH ROUTE 28
ALLENSTOWN, NEW HAMPSHIRE

OWNER OF RECORD / PREPARED FOR:
RANDY & VICTOR PERIN
286 PINEWOOD ROAD
ALLENSTOWN, NH 03275
M.C.R.D. BOOK 2488 / PAGE 0755

SCALE: AS NOTED SHEET 6 of 6 SEPTEMBER 20, 2019

REVISIONS	DATE
TRC REVIEW-1	1/29/20
TOWN ENGINEER MEMO - 2/21/20	3/2/20

BENCHMARK ENGINEERING, INC.
Consulting Engineers Land Planners
1F Commons Drive, Suite 35
Londonderry, New Hampshire 03053
Phone: (603) 437-5000

X:\Jobs\BEL\830 Allenstown\830-C3D\Production\830-Site Plan-2019.dwg Detail (2)