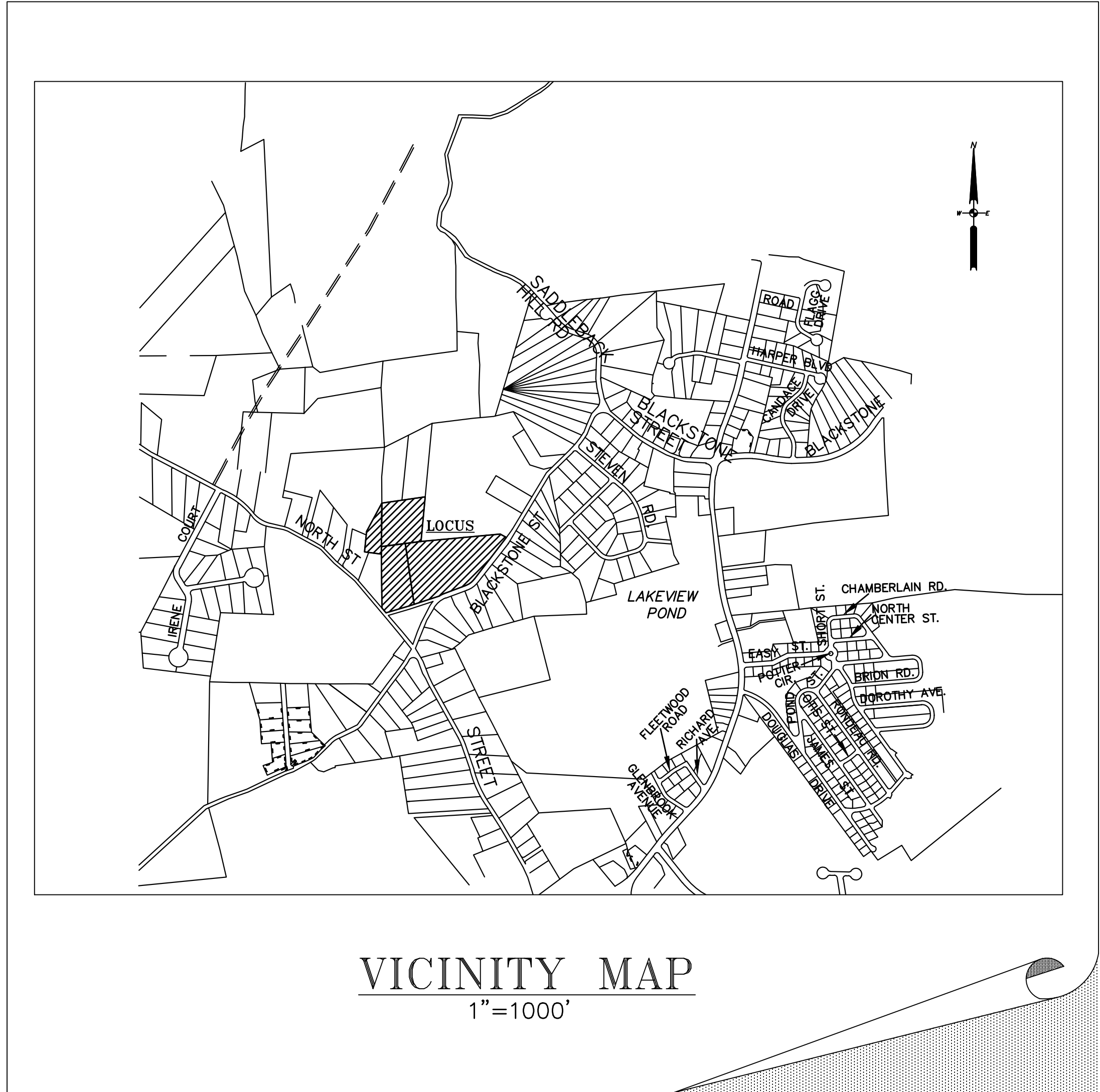


DEVELOPMENT PLAN
AND
SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

INDEX

- 1. COVER SHEET
- 2. PROPOSED OVERALL LOT CONFIGURATION
- 3. EXISTING CONDITIONS
- 4. EROSION CONTROL PLAN
- 5. SITE LAYOUT PLAN
- 6. GRADING AND DRAINAGE PLAN
- 7. UTILITY PLAN
- 8. PLAN AND PROFILE
- 9. LANDSCAPING PLAN
- 10. PHOTOMETRIC PLAN
- 11. TYPICAL UNIT UTILITY TIE-INS AND LANDSCAPING
- 12A. VEHICLE TRACKING PLAN
- 12B. VEHICLE TRACKING PLAN
- 13. CONSTRUCTION DETAILS
- 14. CONSTRUCTION DETAILS
- 15. CONSTRUCTION DETAILS

* ARCHITECTURAL PLANS (BY OTHERS)



PURPOSE OF PLAN

- 1. DEVELOPMENT PLAN APPROVAL PURSUANT TO SECTION 240-16 OF THE TOWN OF BELLINGHAM, MA ZONING RULES AND REGULATIONS.

11/16/2023

SEAL OF THE COMMONWEALTH OF MASSACHUSETTS

ROBERT E. CONSTANTINE, II

REGISTERED PROFESSIONAL LAND SURVEYOR

No. 49611

SEAL OF THE COMMONWEALTH OF MASSACHUSETTS

ROBERT J. DUFF

REGISTERED PROFESSIONAL LAND SURVEYOR

No. 40707

11.16.2023

F4457

APPROVED DATE:

BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE. DURING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE[7233].

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

COVER SHEET

DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

Guerriere & Halnon, Inc.

ENGINEERING & LAND SURVEYING

55 WEST CENTRAL ST. FRANKLIN, MA 02038

PH. (508) 528-3221
FX. (508) 528-7921
www.gandhengineering.com

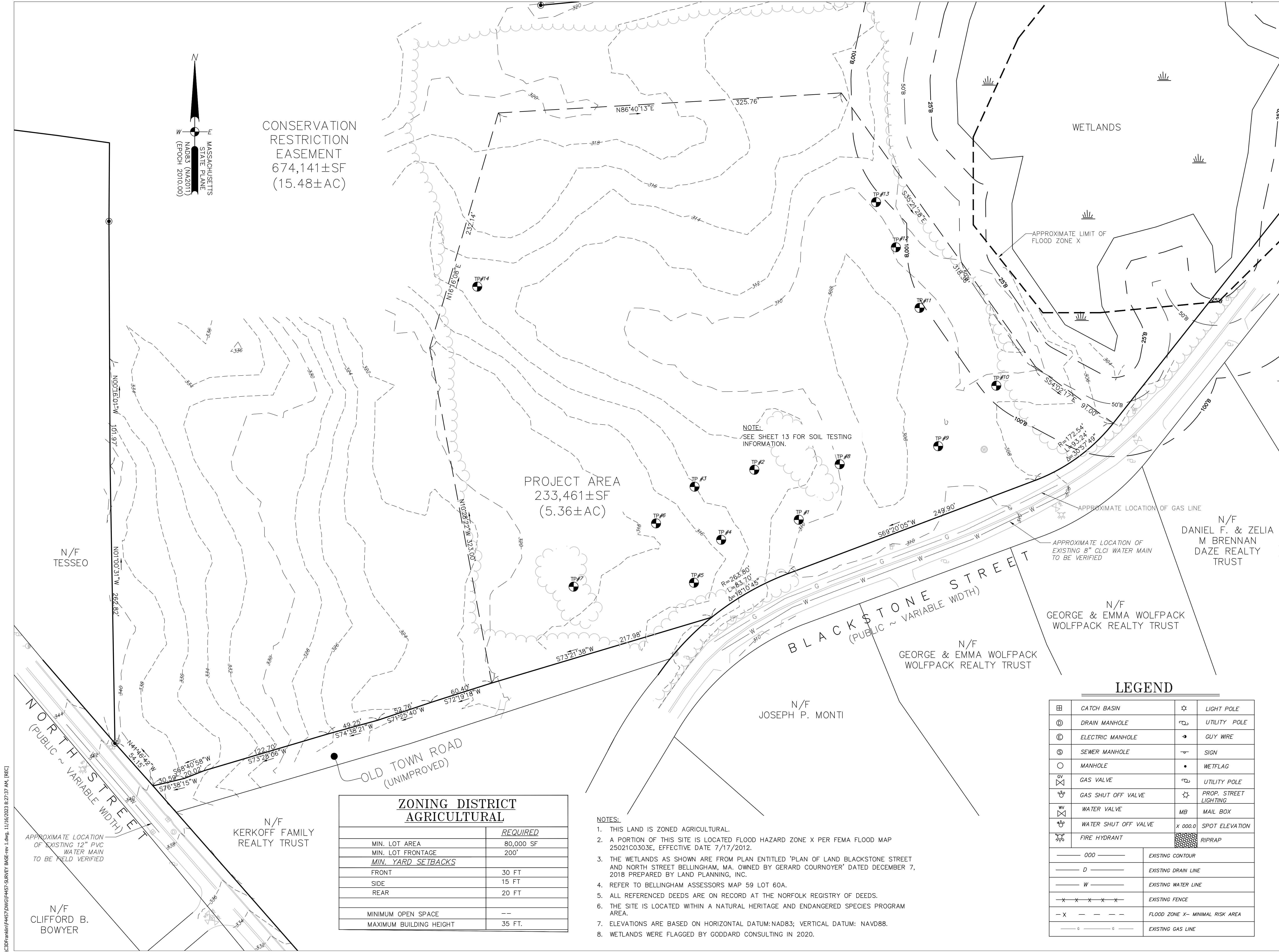
SHEET 1 OF 15

JOB NO. F4457

G:\CDP\Franklin\F4457\DWG\F4457 SURVEY BASE.rvt 1.dwg, 11/16/2023 8:13:32 AM, [REC]



G:\CD\Franklin\F4457\DWG\F4457 SURVEY BASE rev 1.dwg, 11/16/2023 9:27:37 AM, [REC]



11/16/2023

ROBERT E. CONSTANTINE, II
No. 49611
REGISTERED PROFESSIONAL LAND SURVEYOR

11.16.2023

ROBERT E. DUFF
No. 46767
REGISTERED PROFESSIONAL LAND SURVEYOR

F4457

APPROVED DATE:
BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES
UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE(72333).
CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER
RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532
DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A
APPLICANT
RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

EXISTING
CONDITIONS
DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

GRAPHIC SCALE: 1"=40'
0 10 20 30 40 50 75 100 FEET
0 5 10 15 20 30 METERS

Guerriere & Halnon, Inc.
ENGINEERING & LAND SURVEYING
55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com

SHEET
3 OF 15

JOB NO.
F4457

GENERAL EROSION CONTROL AND CONSTRUCTION NOTES

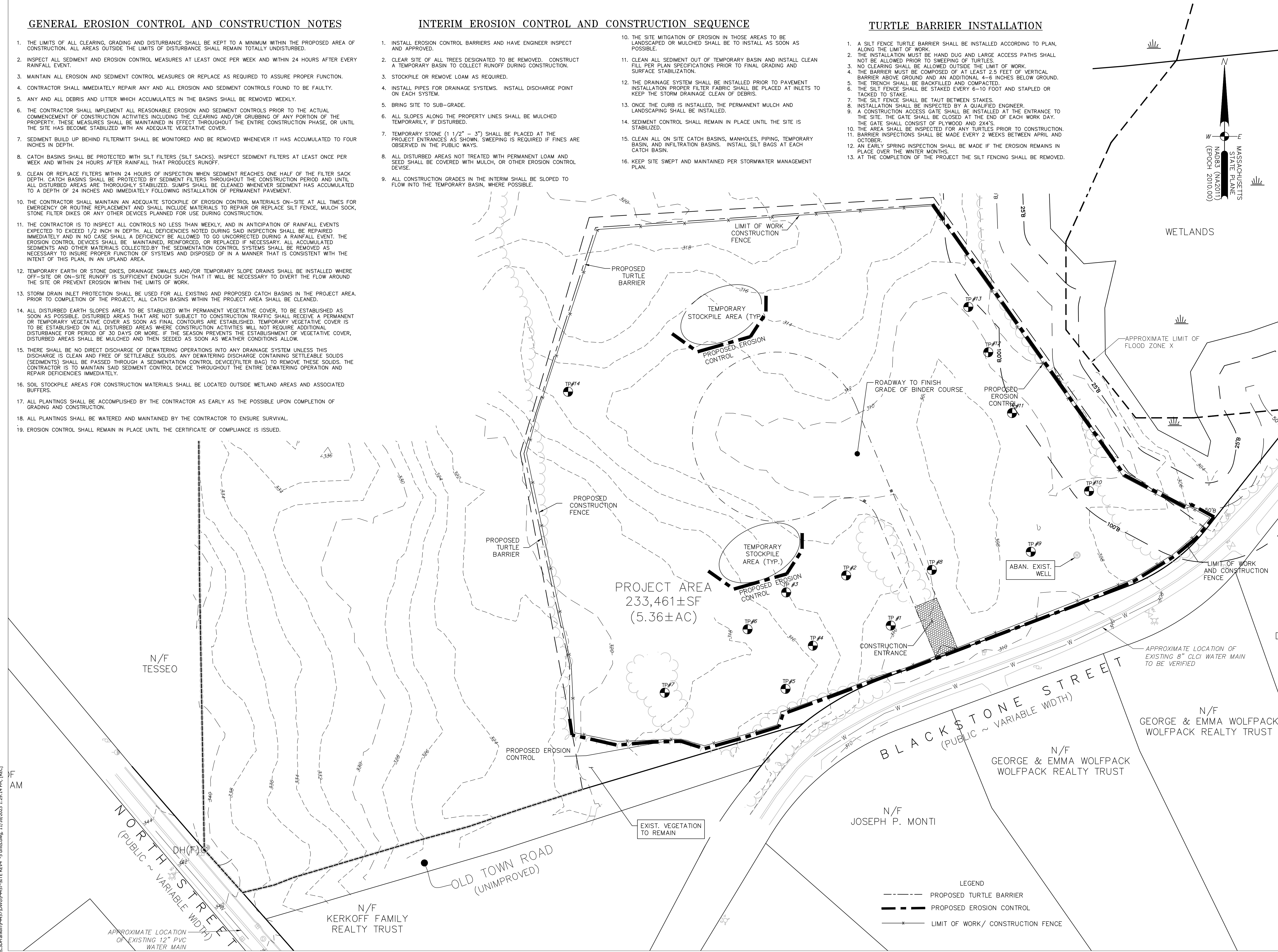
1. THE LIMITS OF ALL CLEARING, GRADING AND DISTURBANCE SHALL BE KEPT TO A MINIMUM WITHIN THE PROPOSED AREA OF CONSTRUCTION. ALL AREAS OUTSIDE THE LIMITS OF DISTURBANCE SHALL REMAIN TOTALLY UNDISTURBED.
2. INSPECT ALL SEDIMENT AND EROSION CONTROL MEASURES AT LEAST ONCE PER WEEK AND WITHIN 24 HOURS AFTER EVERY RAINFALL EVENT.
3. MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES OR REPLACE AS REQUIRED TO ASSURE PROPER FUNCTION.
4. CONTRACTOR SHALL IMMEDIATELY REPAIR ANY AND ALL EROSION AND SEDIMENT CONTROLS FOUND TO BE FAULTY.
5. ANY AND ALL DEBRIS AND LITTER WHICH ACCUMULATES IN THE BASINS SHALL BE REMOVED WEEKLY.
6. THE CONTRACTOR SHALL IMPLEMENT ALL REASONABLE EROSION AND SEDIMENT CONTROLS PRIOR TO THE ACTUAL COMMENCEMENT OF CONSTRUCTION ACTIVITIES INCLUDING THE CLEARING AND/OR GRUBBING OF ANY PORTION OF THE PROPERTY. THESE MEASURES SHALL BE MAINTAINED IN EFFECT THROUGHOUT THE ENTIRE CONSTRUCTION PHASE, OR UNTIL THE SITE HAS BECOME STABILIZED WITH AN ADEQUATE VEGETATIVE COVER.
7. SEDIMENT BUILD UP BEHIND FILTERMITS SHALL BE MONITORED AND BE REMOVED WHENEVER IT HAS ACCUMULATED TO FOUR INCHES IN DEPTH.
8. CATCH BASINS SHALL BE PROTECTED WITH SILT FILTERS (SILT SACKS). INSPECT SEDIMENT FILTERS AT LEAST ONCE PER WEEK AND WITHIN 24 HOURS AFTER RAINFALL THAT PRODUCES RUNOFF.
9. CLEAN OR REPLACE FILTERS WITHIN 24 HOURS OF INSPECTION WHEN SEDIMENT REACHES ONE HALF OF THE FILTER SACK DEPTH. CATCH BASINS SHALL BE PROTECTED BY SEDIMENT FILTERS THROUGHOUT THE CONSTRUCTION PERIOD AND UNTIL ALL DISTURBED AREAS ARE THOROUGHLY STABILIZED. SUMPS SHALL BE CLEANED WHENEVER SEDIMENT HAS ACCUMULATED TO A DEPTH OF 24 INCHES AND IMMEDIATELY FOLLOWING INSTALLATION OF PERMANENT PAVEMENT.
10. THE CONTRACTOR SHALL MAINTAIN AN ADEQUATE STOCKPILE OF EROSION CONTROL MATERIALS ON-SITE AT ALL TIMES FOR EMERGENCY OR ROUTINE REPLACEMENT AND SHALL INCLUDE MATERIALS TO REPAIR OR REPLACE SILT FENCE, MULCH SOCK, STONE FILTER DIKES OR ANY OTHER DEVICES PLANNED FOR USE DURING CONSTRUCTION.
11. THE CONTRACTOR IS TO INSPECT ALL CONTROLS NO LESS THAN WEEKLY, AND IN ANTICIPATION OF RAINFALL EVENTS EXPECTED TO EXCEED 1/2 INCH IN DEPTH. ALL DEFICIENCIES NOTED DURING SAID INSPECTION SHALL BE REPAIRED IMMEDIATELY AND IN NO CASE SHALL A DEFICIENCY BE ALLOWED TO GO UNCORRECTED DURING A RAINFALL EVENT. THE EROSION CONTROL DEVICES SHALL BE MAINTAINED, REINFORCED, OR REPLACED IF NECESSARY. ALL ACCUMULATED SEDIMENTS AND OTHER MATERIALS COLLECTED BY THE SEDIMENTATION CONTROL SYSTEMS SHALL BE REMOVED AS NECESSARY TO INSURE PROPER FUNCTION OF SYSTEMS AND DISPOSED OF IN A MANNER THAT IS CONSISTENT WITH THE INTENT OF THIS PLAN, IN AN UPLAND AREA.
12. TEMPORARY EARTH OR STONE DIKES, DRAINAGE SWALES AND/OR TEMPORARY SLOPE DRAINS SHALL BE INSTALLED WHERE OFF-SITE OR ON-SITE RUNOFF IS SUFFICIENT ENOUGH SUCH THAT IT WILL BE NECESSARY TO DIVERT THE FLOW AROUND THE SITE OR PREVENT EROSION WITHIN THE LIMITS OF WORK.
13. STORM DRAIN INLET PROTECTION SHALL BE USED FOR ALL EXISTING AND PROPOSED CATCH BASINS IN THE PROJECT AREA. PRIOR TO COMPLETION OF THE PROJECT, ALL CATCH BASINS WITHIN THE PROJECT AREA SHALL BE CLEANED.
14. ALL DISTURBED EARTH SLOPES AREA TO BE STABILIZED WITH PERMANENT VEGETATIVE COVER, TO BE ESTABLISHED AS SOON AS POSSIBLE. DISTURBED AREAS THAT ARE NOT SUBJECT TO CONSTRUCTION TRAFFIC SHALL RECEIVE A PERMANENT OR TEMPORARY VEGETATIVE COVER AS SOON AS FINAL CONTOURS ARE ESTABLISHED. TEMPORARY VEGETATIVE COVER IS TO BE ESTABLISHED ON ALL DISTURBED AREAS WHERE CONSTRUCTION ACTIVITIES WILL NOT REQUIRE ADDITIONAL DISTURBANCE FOR PERIOD OF 30 DAYS OR MORE. IF THE SEASON PREVENTS THE ESTABLISHMENT OF VEGETATIVE COVER, DISTURBED AREAS SHALL BE MULCHED AND THEN SEEDED AS SOON AS WEATHER CONDITIONS ALLOW.
15. THERE SHALL BE NO DIRECT DISCHARGE OF DEWATERING OPERATIONS INTO ANY DRAINAGE SYSTEM UNLESS THIS DISCHARGE IS CLEAN AND FREE OF SETTLEABLE SOLIDS. ANY DEWATERING DISCHARGE CONTAINING SETTLEABLE SOLIDS (SEDIMENTS) SHALL BE PASSED THROUGH A SEDIMENTATION CONTROL DEVICE (FILTER BAG) TO REMOVE THESE SOLIDS. THE CONTRACTOR IS TO MAINTAIN SAID SEDIMENT CONTROL DEVICE THROUGHOUT THE ENTIRE DEWATERING OPERATION AND REPAIR DEFICIENCIES IMMEDIATELY.
16. SOIL STOCKPILE AREAS FOR CONSTRUCTION MATERIALS SHALL BE LOCATED OUTSIDE WETLAND AREAS AND ASSOCIATED BUFFERS.
17. ALL PLANTINGS SHALL BE ACCOMPISHED BY THE CONTRACTOR AS EARLY AS THE POSSIBLE UPON COMPLETION OF GRADING AND CONSTRUCTION.
18. ALL PLANTINGS SHALL BE WATERED AND MAINTAINED BY THE CONTRACTOR TO ENSURE SURVIVAL.
19. EROSION CONTROL SHALL REMAIN IN PLACE UNTIL THE CERTIFICATE OF COMPLIANCE IS ISSUED.

INTERIM EROSION CONTROL AND CONSTRUCTION SEQUENCE

1. INSTALL EROSION CONTROL BARRIERS AND HAVE ENGINEER INSPECT AND APPROVED.
2. CLEAR SITE OF ALL TREES DESIGNATED TO BE REMOVED. CONSTRUCT A TEMPORARY BASIN TO COLLECT RUNOFF DURING CONSTRUCTION.
3. STOCKPILE OR REMOVE LOAM AS REQUIRED.
4. INSTALL PIPES FOR DRAINAGE SYSTEMS. INSTALL DISCHARGE POINT ON EACH SYSTEM.
5. BRING SITE TO SUB-GRADE.
6. ALL SLOPES ALONG THE PROPERTY LINES SHALL BE MULCHED TEMPORARILY, IF DISTURBED.
7. TEMPORARY STONE (1 1/2" - 3") SHALL BE PLACED AT THE PROJECT ENTRANCES AS SHOWN. SWEEPING IS REQUIRED IF FINES ARE OBSERVED IN THE PUBLIC WAYS.
8. ALL DISTURBED AREAS NOT TREATED WITH PERMANENT LOAM AND SEED SHALL BE COVERED WITH MULCH, OR OTHER EROSION CONTROL DEVICES.
9. ALL CONSTRUCTION GRADES IN THE INTERIM SHALL BE SLOPED TO FLOW INTO THE TEMPORARY BASIN, WHERE POSSIBLE.
10. THE SITE MITIGATION OF EROSION IN THOSE AREAS TO BE LANDSCAPED OR MULCHED SHALL BE TO INSTALL AS SOON AS POSSIBLE.
11. CLEAN ALL SEDIMENT OUT OF TEMPORARY BASIN AND INSTALL CLEAN FILL PER PLAN SPECIFICATIONS PRIOR TO FINAL GRADING AND SURFACE STABILIZATION.
12. THE DRAINAGE SYSTEM SHALL BE INSTALLED PRIOR TO PAVEMENT INSTALLATION PROPER FILTER FABRIC SHALL BE PLACED AT INLETS TO KEEP THE STORM DRAINAGE CLEAN OF DEBRIS.
13. ONCE THE CURB IS INSTALLED, THE PERMANENT MULCH AND LANDSCAPING SHALL BE INSTALLED.
14. SEDIMENT CONTROL SHALL REMAIN IN PLACE UNTIL THE SITE IS STABILIZED.
15. CLEAN ALL ON SITE CATCH BASINS, MANHOLES, PIPING, TEMPORARY BASIN, AND INFILTRATION BASINS. INSTALL SILT BAGS AT EACH CATCH BASIN.
16. KEEP SITE SWEEPED AND MAINTAINED PER STORMWATER MANAGEMENT PLAN.

TURTLE BARRIER INSTALLATION

1. A SILT FENCE TURTLE BARRIER SHALL BE INSTALLED ACCORDING TO PLAN, ALONG THE LIMIT OF WORK.
2. THE INSTALLATION MUST BE HAND DUG AND LARGE ACCESS PATHS SHALL NOT BE ALLOWED PRIOR TO SWEEPING OF TURTLES.
3. NO CLEARING SHALL BE ALLOWED OUTSIDE THE LIMIT OF WORK.
4. THE BARRIER MUST BE COMPOSED OF AT LEAST 2.5 FEET OF VERTICAL BARRIER ABOVE GROUND AND AN ADDITIONAL 4-6 INCHES BELOW GROUND.
5. THE TRENCH SHALL BE BACKFILLED AND COMPACTED.
6. THE SILT FENCE SHALL BE STAKED EVERY 6-10 FOOT AND STAPLED OR TACKED TO STAKE.
7. THE SILT FENCE SHALL BE TAUT BETWEEN STAKES.
8. INSTALLATION SHALL BE INSPECTED BY A QUALIFIED ENGINEER.
9. A CONSTRUCTION ACCESS GATE SHALL BE INSTALLED AT THE ENTRANCE TO THE SITE. THE GATE SHALL BE CLOSED AT THE END OF EACH WORK DAY. THE GATE SHALL CONSIST OF PLYWOOD AND 2X4'S.
10. THE AREA SHALL BE INSPECTED FOR ANY TURTLES PRIOR TO CONSTRUCTION.
11. BARRIER INSPECTIONS SHALL BE MADE EVERY 2 WEEKS BETWEEN APRIL AND OCTOBER.
12. AN EARLY SPRING INSPECTION SHALL BE MADE IF THE EROSION REMAINS IN PLACE OVER THE WINTER MONTHS.
13. AT THE COMPLETION OF THE PROJECT THE SILT FENCING SHALL BE REMOVED.



11/16/2023

ROBERT E. CONSTANTINE, II
No. 49611
REGISTERED PROFESSIONAL LAND SURVEYOR

11.16.2023

ROBERT J. DUFF
No. 40707
REGISTERED PROFESSIONAL LAND SURVEYOR

F4457

APPROVED DATE:
BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES
UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE. LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY, AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE[7233].
CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER
RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532
DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT
RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

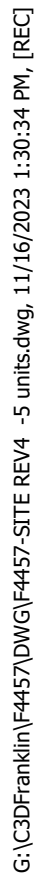
EROSION CONTROL PLAN
DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

GRAPHIC SCALE: 1"=40'
0 10 20 30 40 50 75 100 FEET
0 5 10 15 20 30 METERS

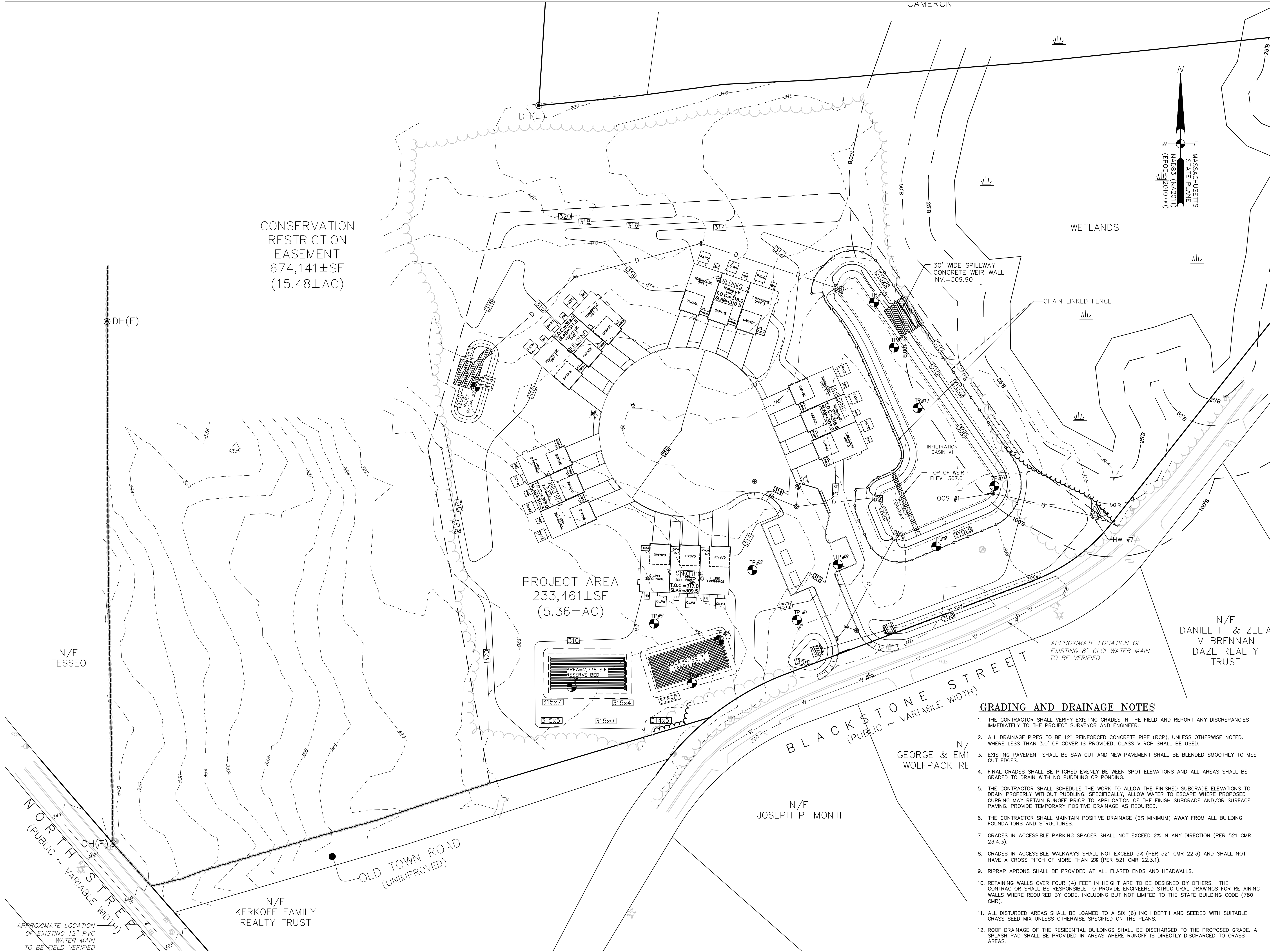
Guerriere & Halnon, Inc.
ENGINEERING & LAND SURVEYING
55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com

SHEET 4 OF 15
JOB NO. F4457



E4457

G:\CD\Franklin\F4457\DWG\F4457-SITE REV4 - 5.unrl.dwg, 11/16/2023 1:31:20 PM, [REC]



11/16/2023

ROBERT E. CONSTANTINE, II
No. 49611
REGISTERED PROFESSIONAL ENGINEER
CIVIL
EXPIRES 12/31/2024

ROBERT J. DUFF
No. 40727
REGISTERED PROFESSIONAL ENGINEER
CIVIL
EXPIRES 12/31/2023

APPROVED DATE:

BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE. LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE(7233).

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

GRADING AND
DRAINAGE PLAN

DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

GRAPHIC SCALE: 1"=40'

0 10 20 30 40 50 75 100

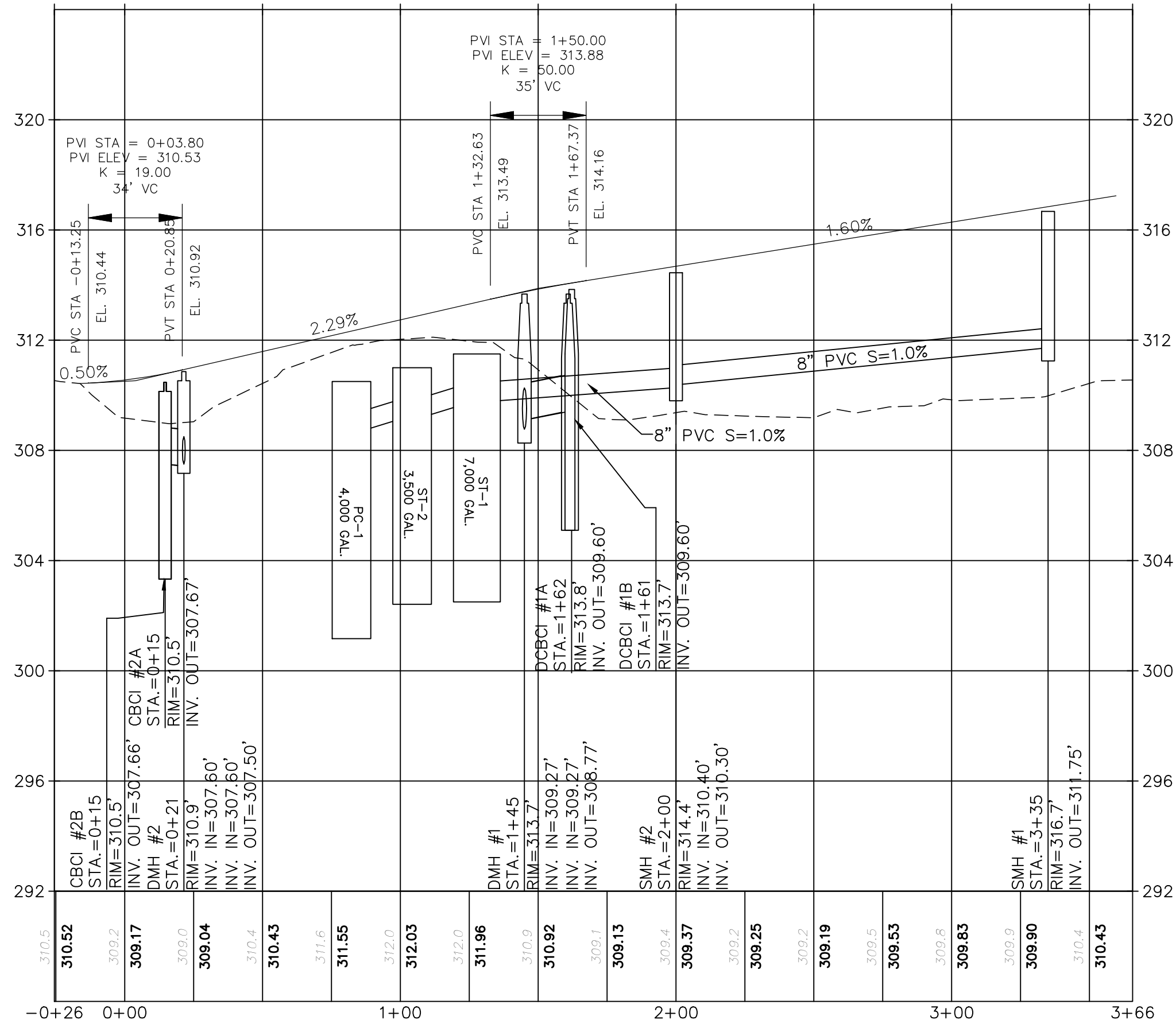
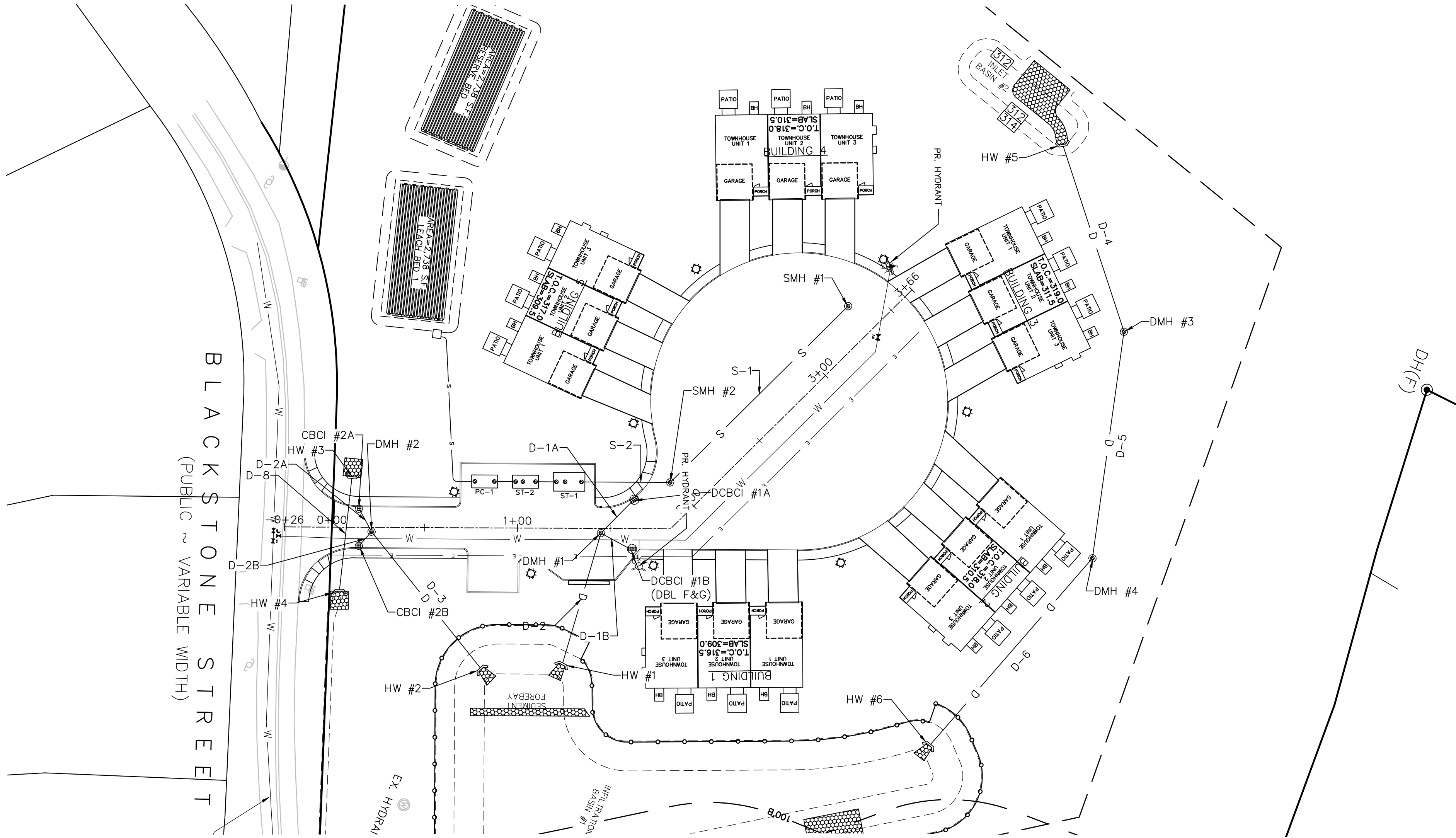
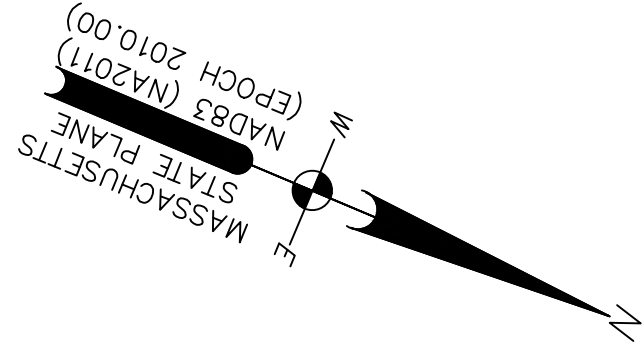
0 5 10 15 20 30

FEET
METERS

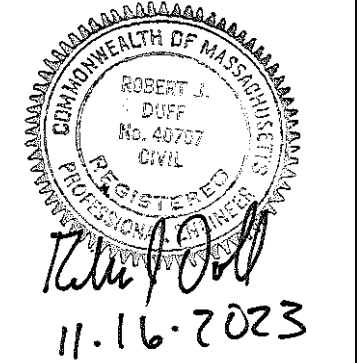
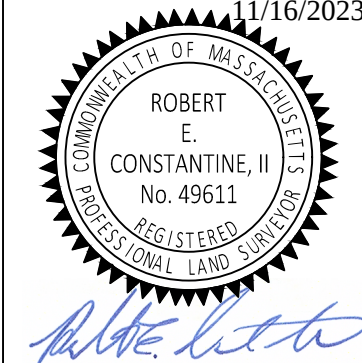
Guerriere & Halnon, Inc.
ENGINEERING & LAND SURVEYING
55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com

SHEET 6 OF 15

JOB NO. F4457



ROADWAY (A)
-0+26 TO 3+65.66
SCALE: 1"=40' HORIZONTAL
1"=4' VERTICAL



F4457

APPROVED DATE:

BELLINGHAM PLANNING BOARD

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE. LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY, AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE(72333).

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

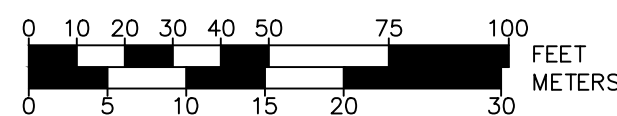
DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

PLAN & PROFILE

DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

GRAPHIC SCALE: 1"=40'

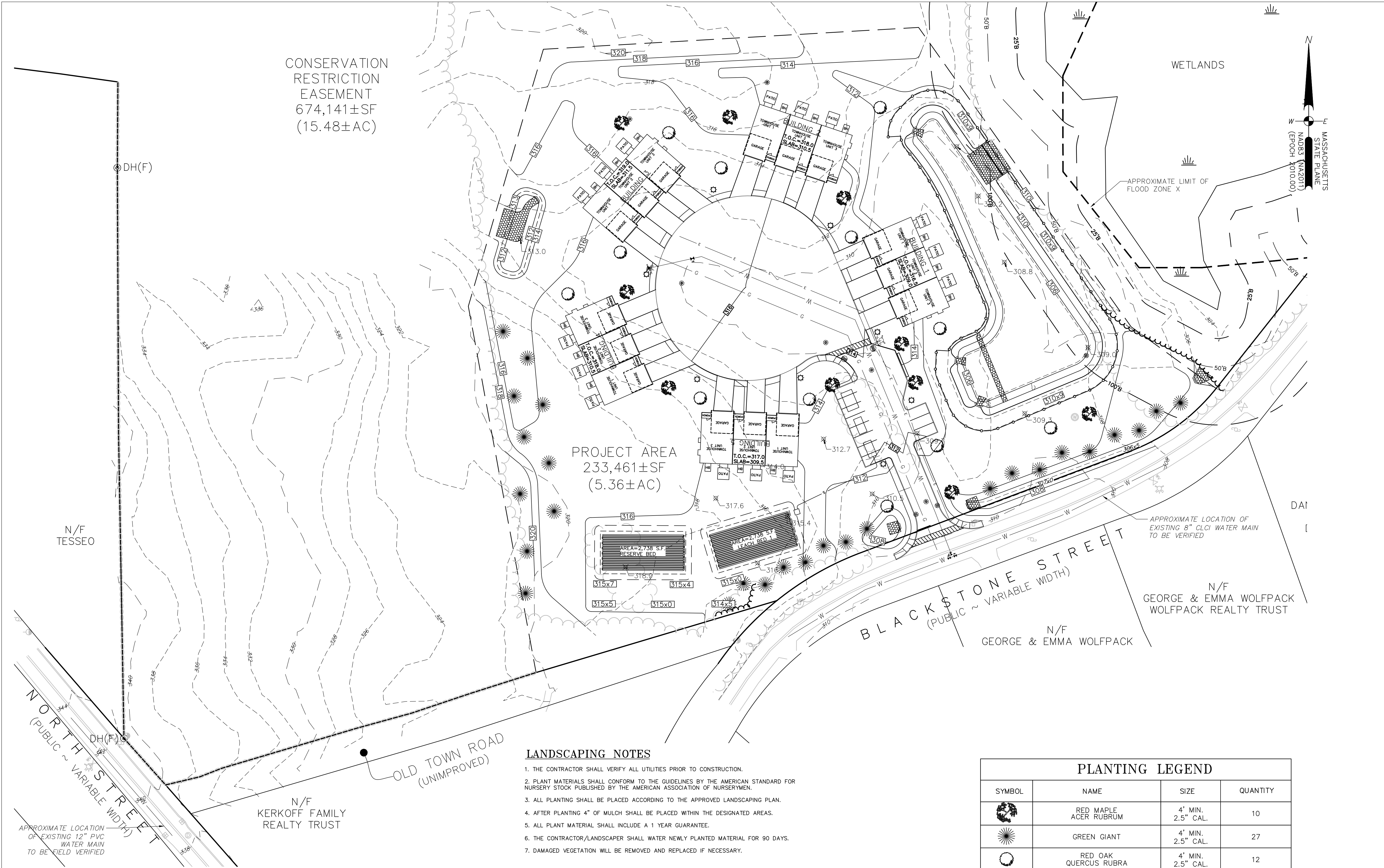


Guerriere & Halnon, Inc.
ENGINEERING & LAND SURVEYING
55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com

SHEET
8 OF 15

JOB NO. F4457

G:\CDP\Franklin\F4457\DWG\F4457 SITE REV14 - 5 unrel.dwg, 11/16/2023 3:31:24 PM, [REC]



APPROVED DATE:
BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY, AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE[7233].

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

LANDSCAPING PLAN

DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

GRAPHIC SCALE: 1"=40'

Guerriere & Halnon, Inc.
ENGINEERING & LAND SURVEYING
55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com

SHEET
9 OF 15

JOB NO.
F4457

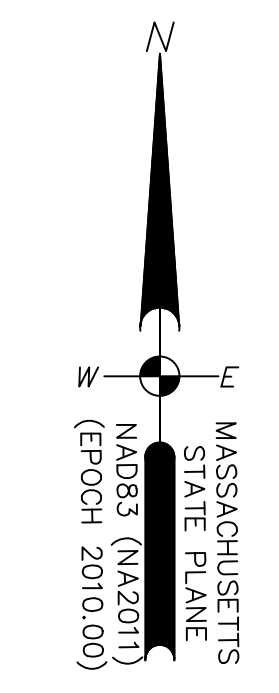
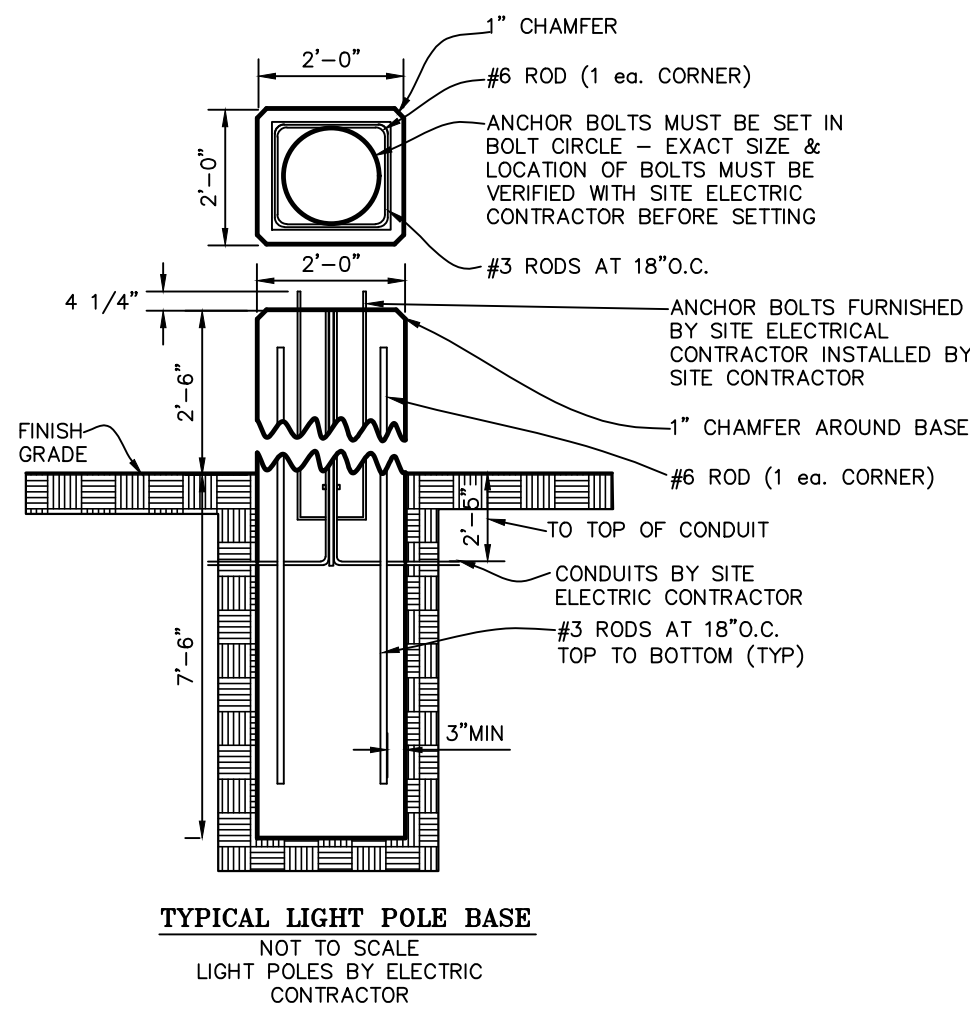
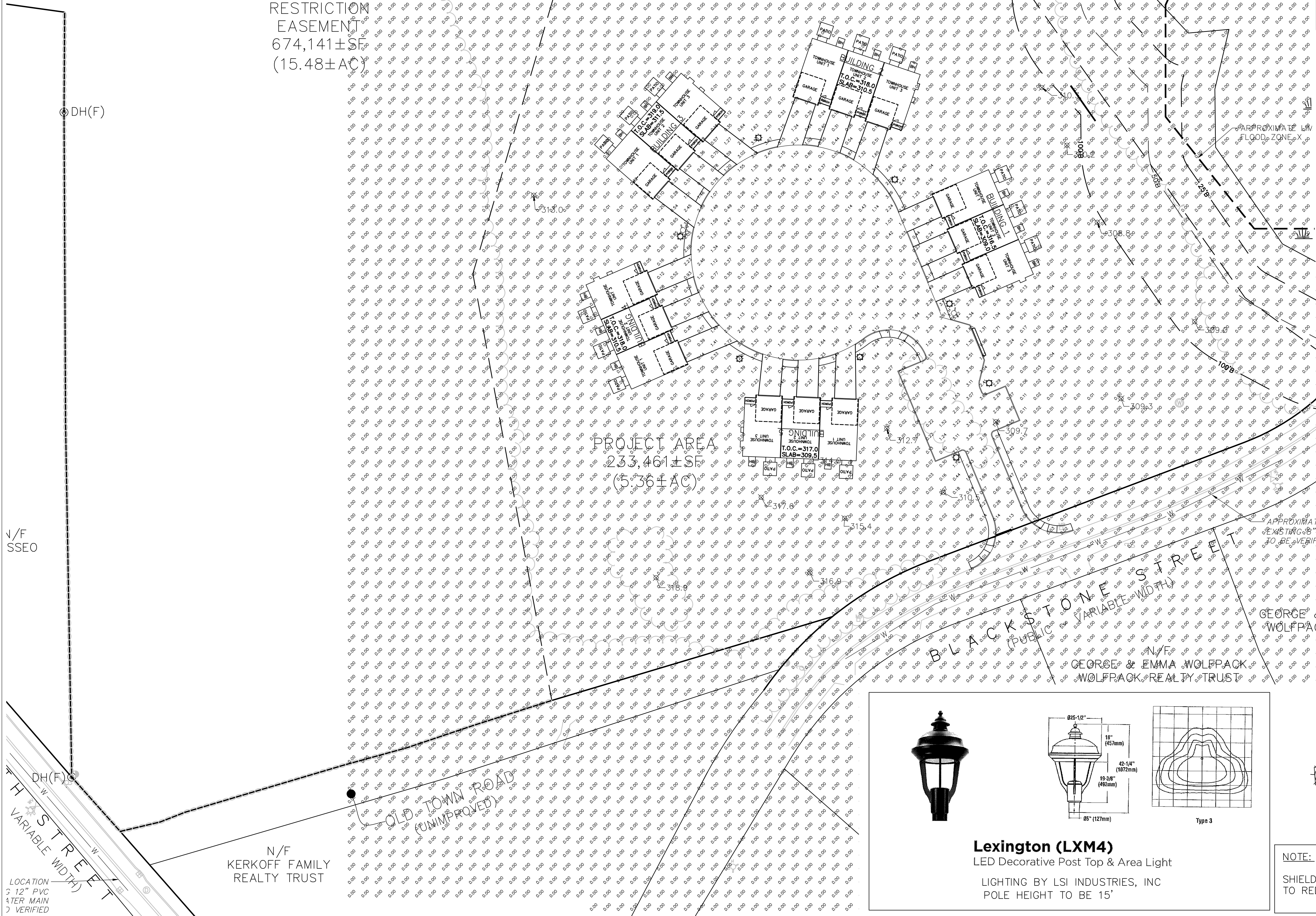
THIS PHOTOMETRIC PLAN IS BASED SOLELY UPON PROPRIETARY INFORMATION SUPPLIED BY THE LUMINAIRE MANUFACTURER AND CLIENT RECOMMENDATION.

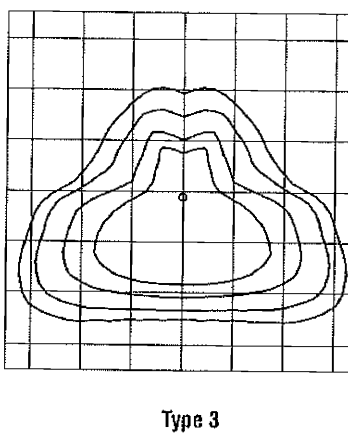
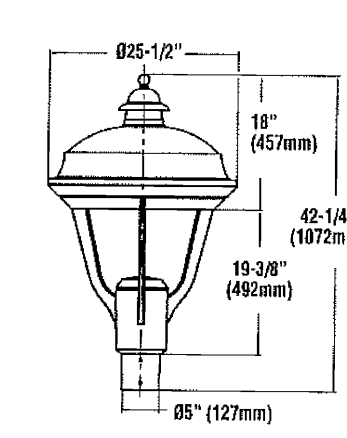
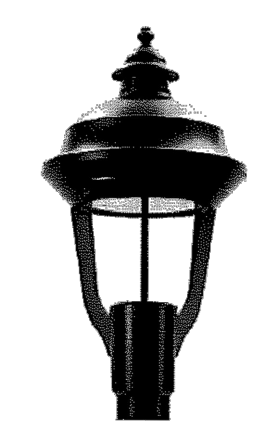
LUMINAIRE LOCATIONS, LIGHTING PATTERNS, AND ILLUMINATION LEVELS WERE PREPARED UTILIZING INFORMATION SUPPLIED BY THE LUMINAIRE MANUFACTURER AND THE SOFTWARE PACKAGE SIMPLY OUTDOOR. IT'S VALUES SHOULD BE CONSIDERED APPROXIMATE IN NATURE AND SHALL BE VERIFIED BY THE LUMIN MANUFACTURER PRIOR TO INSTALLATION.

ACTUAL PERFORMANCE OF LIGHTING PATTERNS AND/OR ILLUMINANCE VALUES MAY VARY DUE TO VARIATIONS IN LIGHT HEIGHT, ELECTRICAL VOLTAGE, LAMP WATTAGE, AND OTHER VARIABLE FIELD CONDITIONS, OR USING A LUMINAIRE OTHER THAN SPECIFICALLY NOTED HEREON.

GUERRIERE & HALNON, INC ASSUMES NO RESPONSIBILITY FOR ANY SAFETY AND/OR SECURITY RISKS DUE TO INADEQUATE LIGHT LEVELS WHICH MAY OCCUR AFTER INSTALLATION.

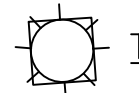
RESTRICTION
EASEMENT
674,141±S.F.
(15.48±AC)





Lexington (LXM4)
LED Decorative Post Top & Area Light

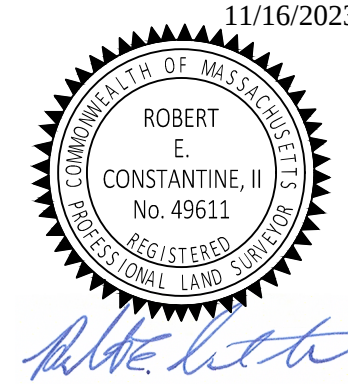
LIGHTING BY LSI INDUSTRIES, INC
POLE HEIGHT TO BE 15'



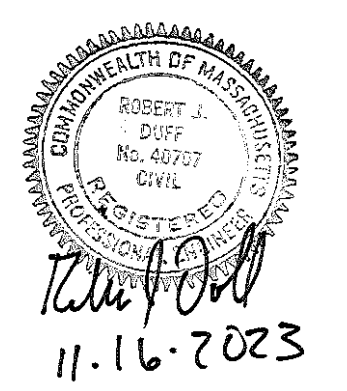
TYPICAL LIGHT SYMBOL AND LOCATION.

NOTE:

SHIELDS TO BE PLACED ON THE LIGHT FIXTURES AS NEEDED TO REDUCE GLARE INTO THE ABUTTING PROPERTIES.



11/16/2023



11.16.2023

F4457

APPROVED DATE:

BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE[7233].

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

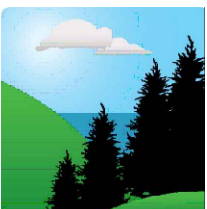
PHOTOMETRIC PLAN

DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

GRAPHIC SCALE: 1"=40'

0 10 20 30 40 50 75 100 FEET
0 5 10 15 20 30 METERS



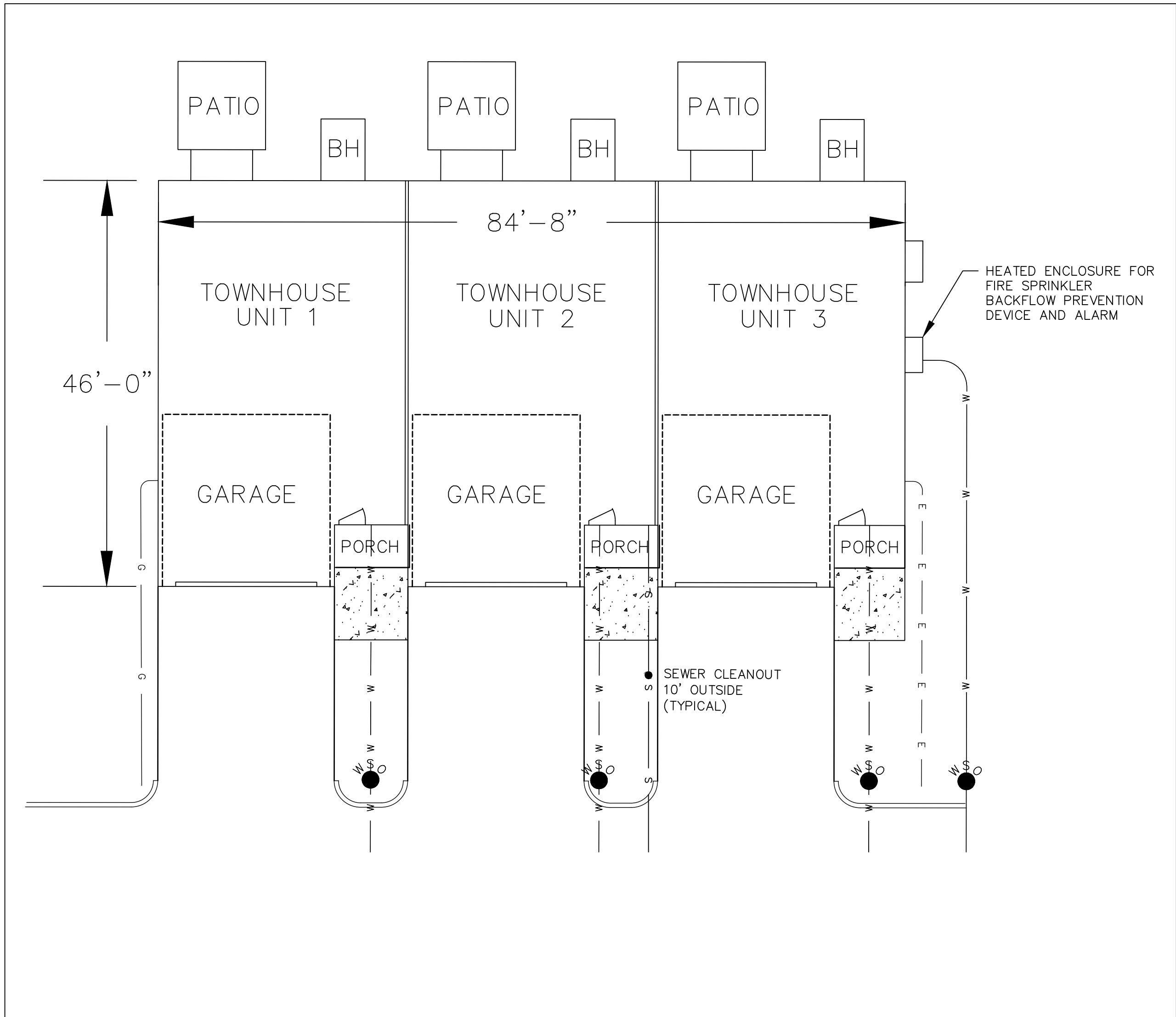
Guerriere & Halnon, Inc.
ENGINEERING & LAND SURVEYING

55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengengineering.com

SHEET 10 OF 15

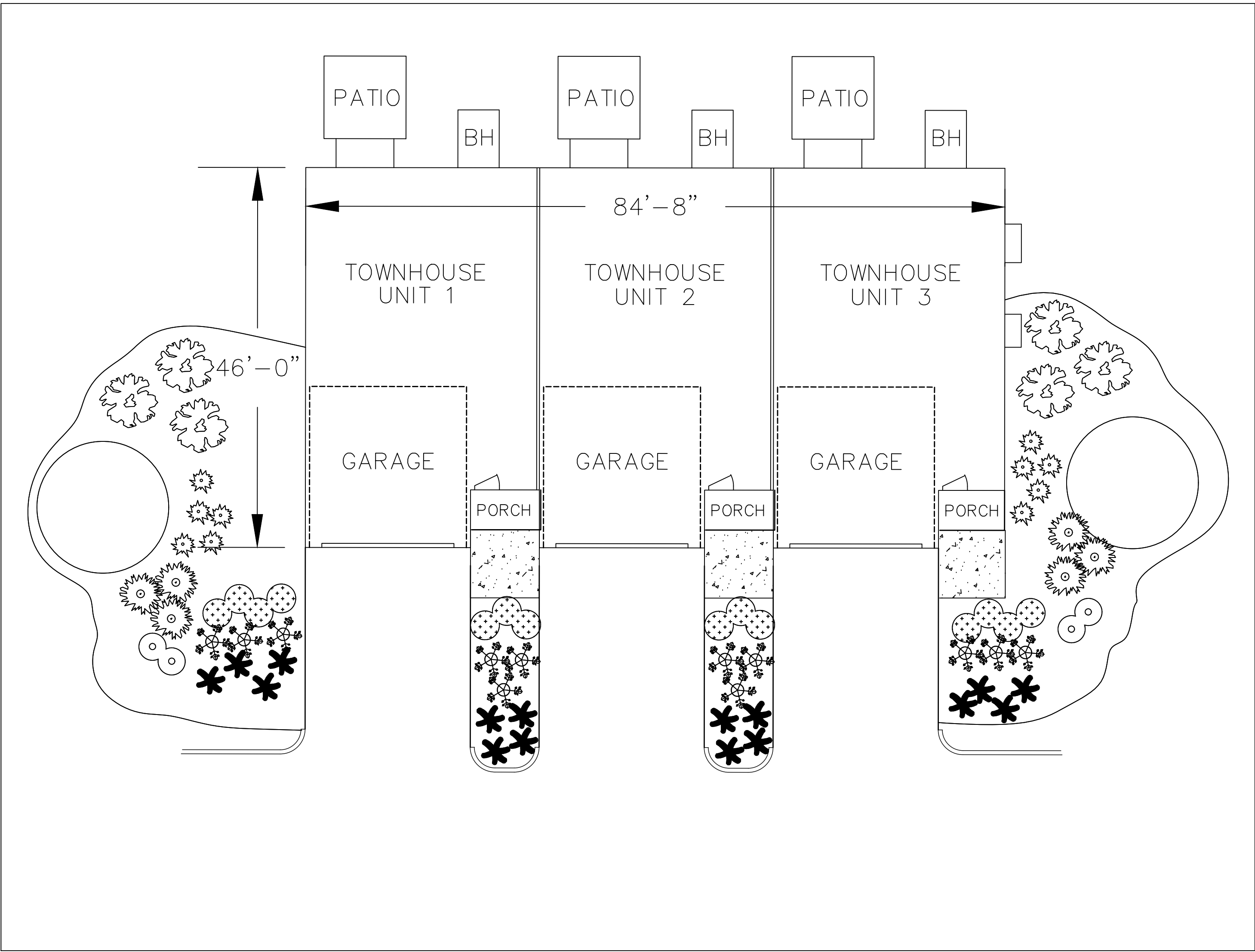
JOB NO. F4457

3:\CD\Franklin\F4457\DWG\F4457-SITE REV 6 units REV 4.dwg, 11/10/2023 10:49:44 AM, [MAN]



TYPICAL UTILITY SERVICE CONNECTION

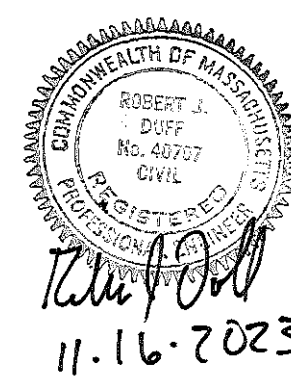
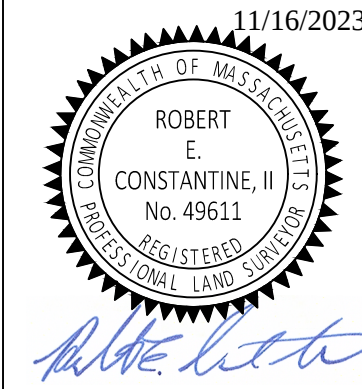
SCALE: = 1"=10'



TYPICAL UNIT LANDSCAPING

SCALE: = 1"=10'

SYMBOL	NAME	SIZE	QUANTITY
	MOUNTAIN LAUREL K.LATIFOLIA	3 GAL.	6
	EARLY AZALEA R.ROSEUM	3 GAL.	6
	CREeping JUNIPER JUNIPERUS HORIZONTALIS	3 GAL.	12
	DAYLILY HEMERCALLIS STELLA-D'ORO	5' MIN.	9
	PURPLE CONEFLOWER ECHINACEA PURPPUREA	3 GAL.	11
	DIXIELAND MAIDEN GRASS MISCATHUS SINENSIS DIXIELAND	3 GAL.	10
	BOXWOOD NORTH STAR BUXUS SEMPERVIRENS KATERBERG	3 GAL.	4
	SHADE TREE RED MAPLE / RED OAK ACER RUBRUM / QUERCUS RUBRA	4' MIN. 2.5" CAL.	SEE SITE PLAN



F4457

APPROVED DATE:

BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE. LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE(72333).

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

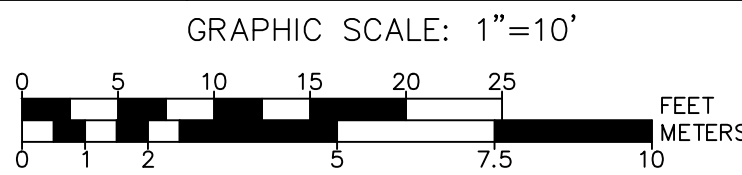
RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

TYPICAL UNIT UTILITY
AND LANDSCAPE LAYOUT

DECEMBER 30, 2022

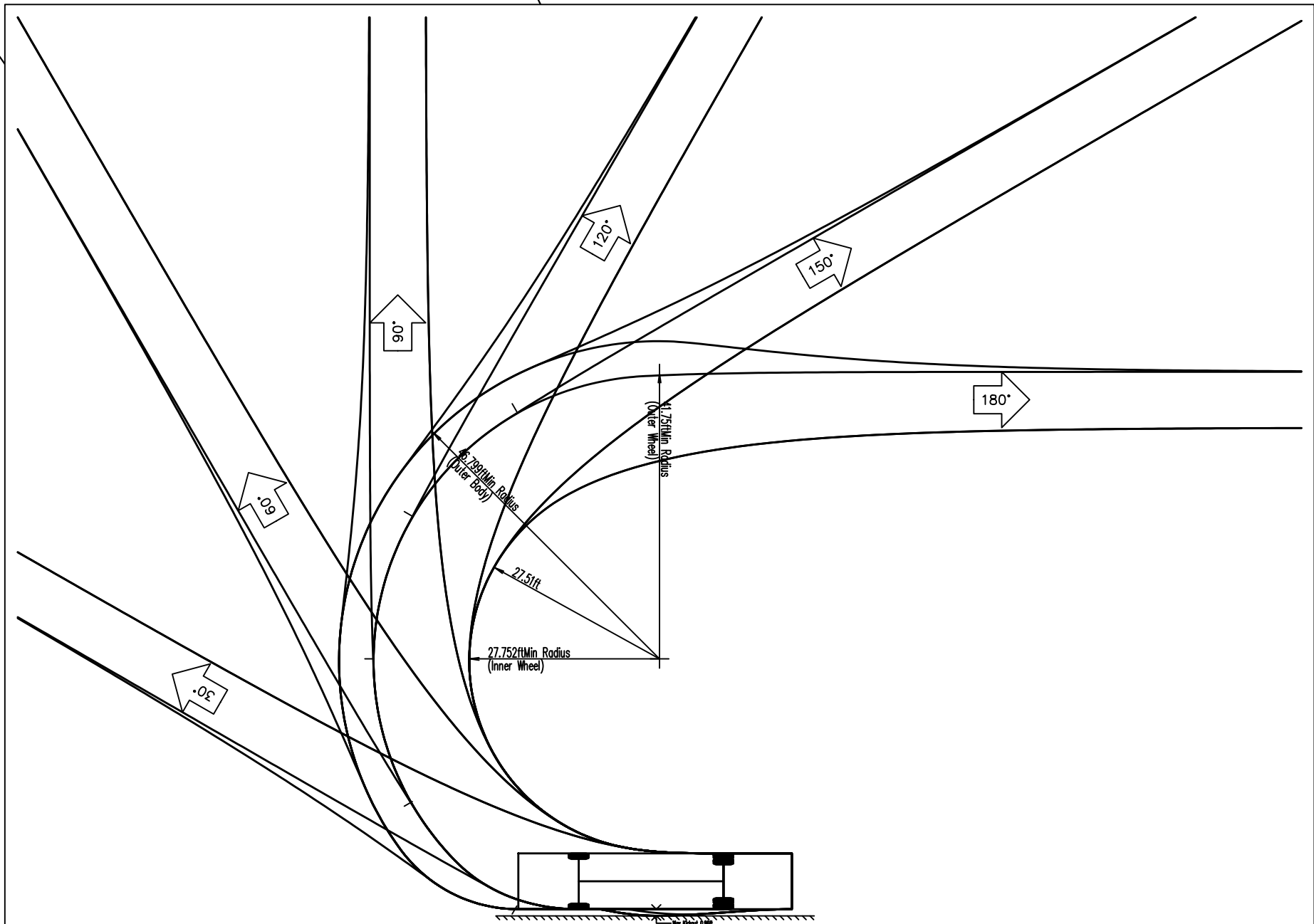
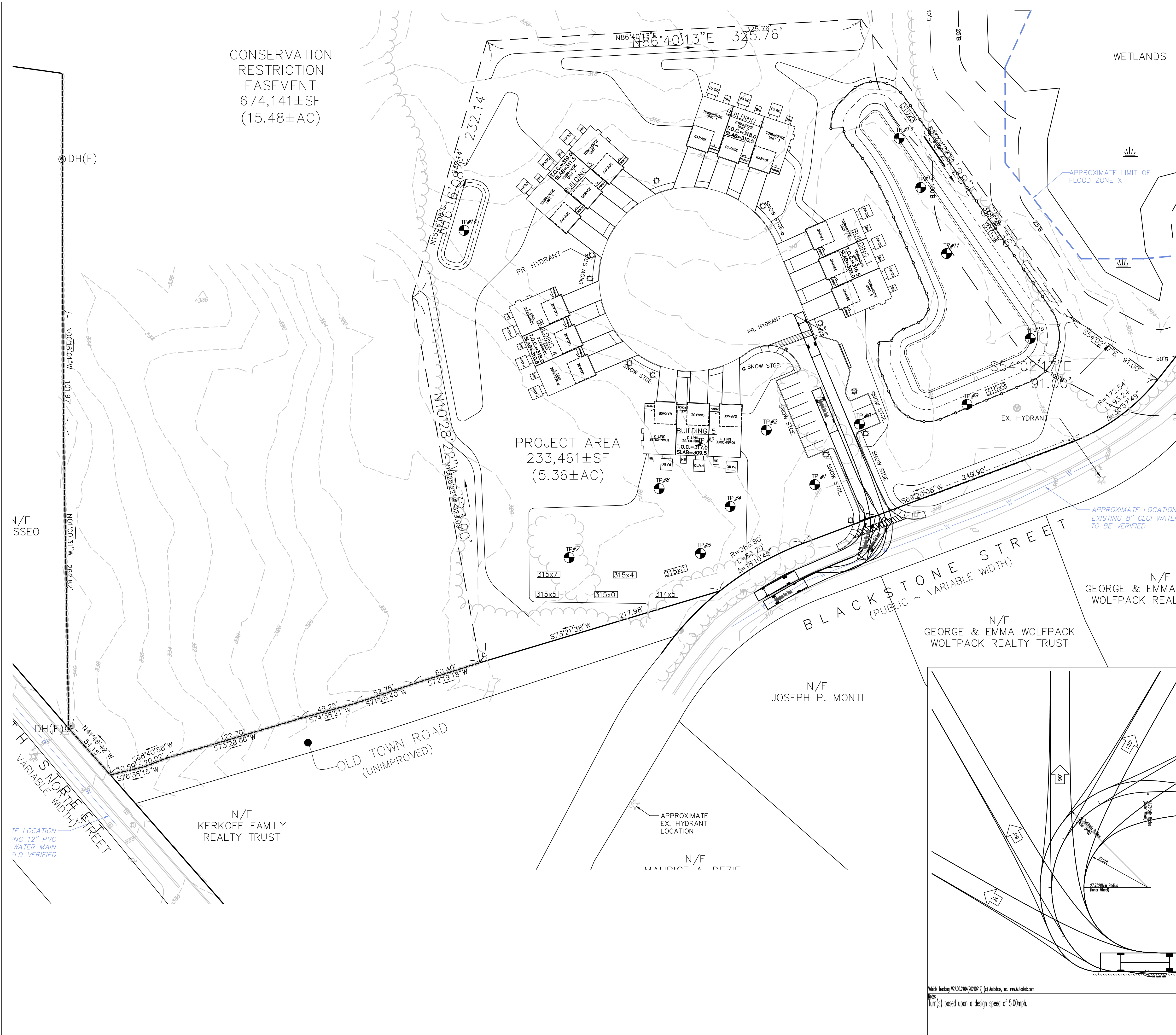
DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS



Guerriere & Halnon, Inc.
ENGINEERING & LAND SURVEYING
55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com

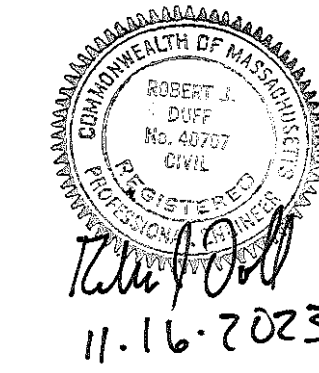
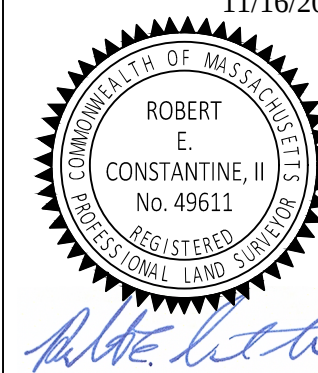
SHEET
11 OF 15

JOB NO. F4457



Vehicle Tracking V22.00.2404(20210219) (c) Autodesk, Inc. www.Autodesk.com
Notes:
Turn(s) based upon a design speed of 5.00mph.

Bellingham Fire Truck



F4457

APPROVED DATE:

BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS. MARKS AS OTHER OBSERVED DOCUMENTS TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE. LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY COMPLETELY AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT (888)DIG-SAFE(7233).

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY
EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS,
RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY
BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

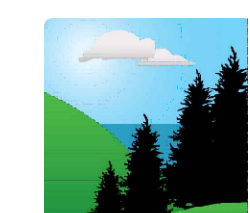
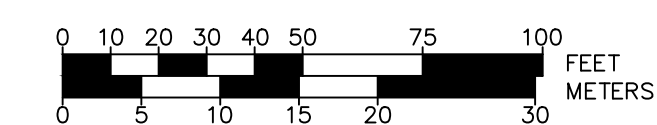
DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

VEHICLE TRACKING LEFT IN, RIGHT OUT

DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

GRAPHIC SCALE: 1"=40'



Guerriere &
Halnon, Inc.

55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com

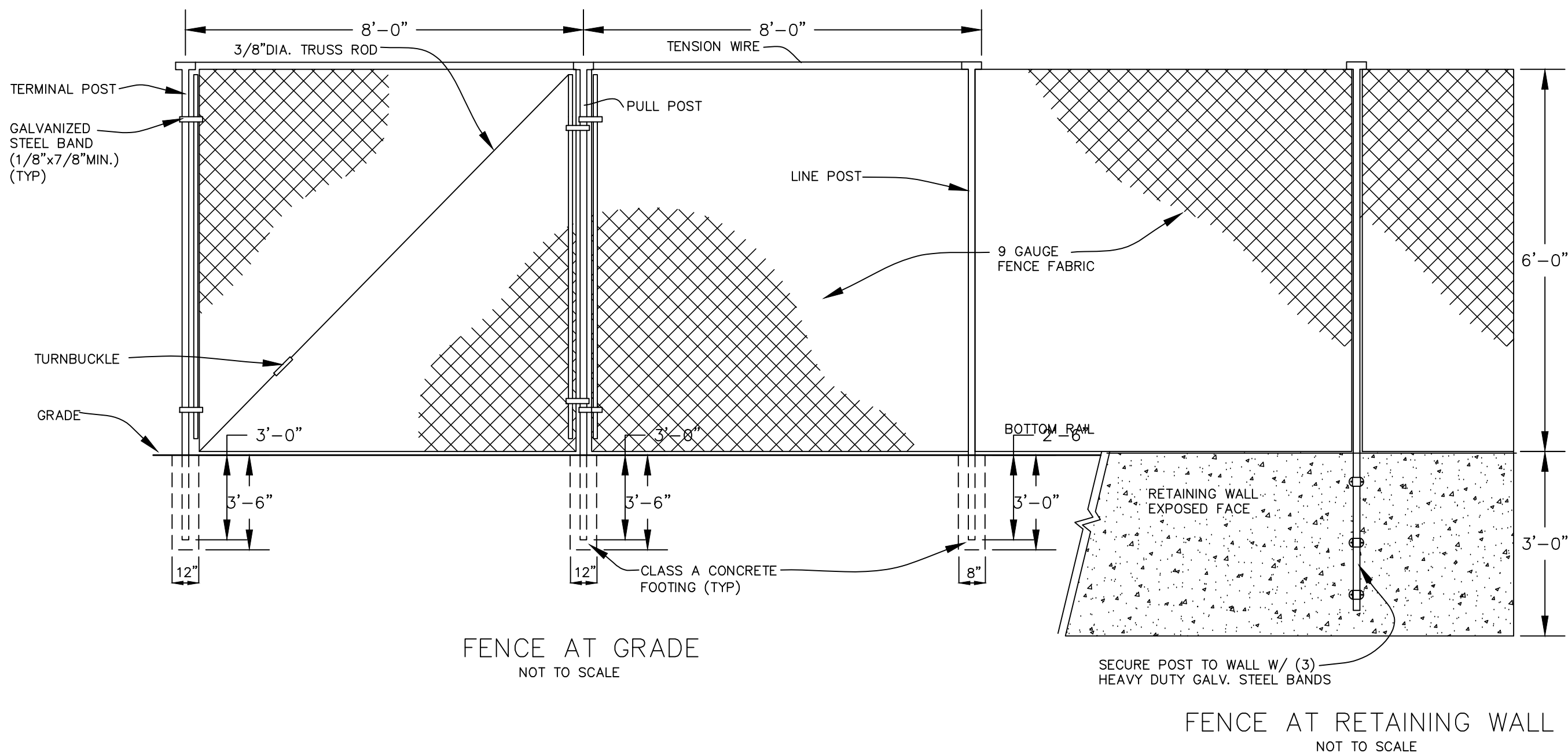
SHEET
12A OF 15

JOB NO.	F4457
---------	--------------

TESTING INFORMATION

TESTING DATE: MAY 9, 2022 SOIL EVALUATOR: MICHAEL HASSETT

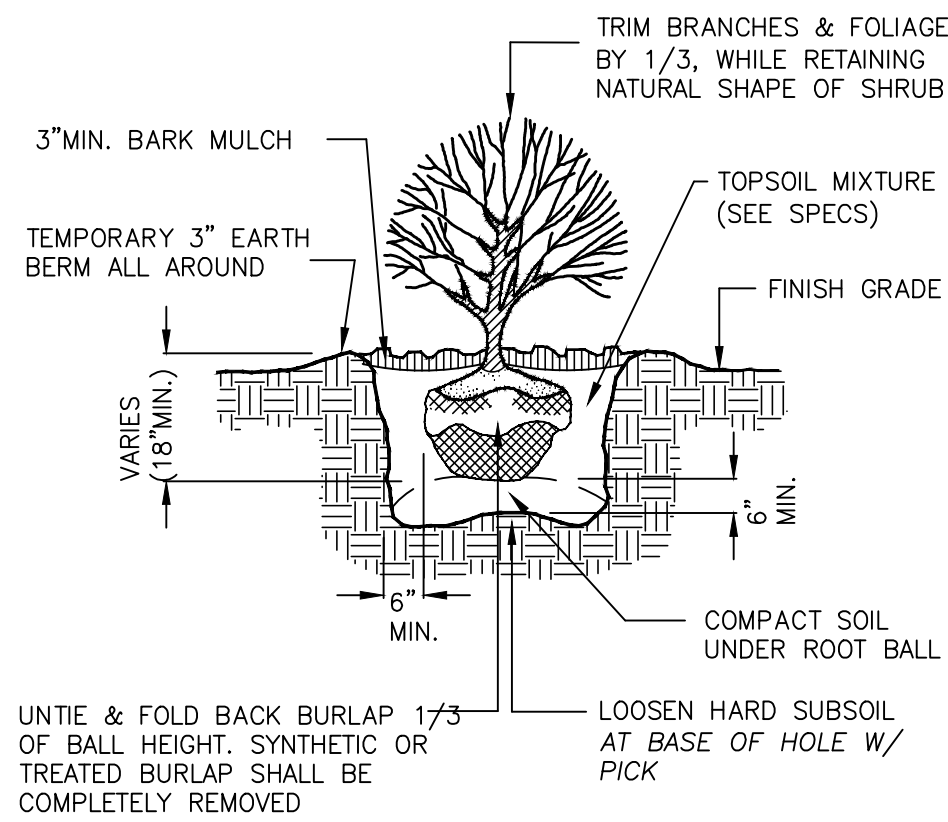
310.5	TP 1			312.7	TP 2			314.0	TP 3			315.4	TP 4			316.9	TP 5		
309.7	SANDY LOAM	A	10" 10YR 3/3	311.9	SANDY LOAM	A	10" 10YR 3/3	313.3	SANDY LOAM	A	8" 10YR 3/3	314.7	SANDY LOAM	A	10YR 3/3	316.4	SANDY LOAM	A	10YR 3/3
308.0	SANDY LOAM	B	20" 10YR 5/6	311.0	SANDY LOAM	B	10" 10YR 5/6	311.5	SANDY LOAM	B	22" 10YR 5/6	313.2	SANDY LOAM	B	10YR 5/6	315.9	SANDY LOAM	B	10YR 5/6
301.5	SAND	C	78" 2.5YR 5/4	301.4	SAND	C	116" 2.5YR 5/4	303.2	SAND	C	100" 2.5YR 5/4	302.4	SAND	C	130" 2.5YR 5/4	302.6	SAND	C	172" 2.5YR 5/4
WEEPING @ 96" NO MOTTLES NO REFUSAL				NO MOTTLES WEEPING @ 126"				NO MOTTLES NO REFUSAL				WEEPING @ 156"				WEEPING @ 190"			
317.6	TP 6			318.9	TP 7			309.7	TP 8			309.3	TP 9			309.0	TP 10		
317.5	SANDY LOAM	A	6" 10YR 3/3	317.9	SANDY LOAM	A	12" 10YR 3/3	309.0	SANDY LOAM	A	8" 10YR 3/3					307.8	SANDY LOAM	A	14" 10YR 3/3
315.6	SANDY LOAM	B	18" 10YR 5/6	317.2	SANDY LOAM	B	8" 10YR 5/6	307.7	SANDY LOAM	B	16" 10YR 5/6					306.7	SANDY LOAM	B	14" 10YR 5/6
304.8	SAND	C	130" 2.5YR 5/4	309.9	LOAMY SAND	C	88" 2.5YR 5/4	301.1	SAND	C	79" 2.5YR 5/4	300.3	SAND	C	60" 2.5YR 5/4	305.5	SANDY LOAM	C1	14" 2.5YR 6/2
NO WEEPING NO MOTTLES				NO WEEPING NO MOTTLES				WATER @ 92"				WEEPING @ 80"				WEEPING @ 86"			
308.8	TP 11			310.2	TP 12			310.3	TP 13			313.0	TP 14						
307.8	SANDY LOAM	A	12" 10YR 3/3	309.2	SANDY LOAM	A	12" 10YR 3/3	309.3	SANDY LOAM	A	12" 10YR 3/3	312.5	SANDY LOAM	A	6" 10YR 3/3				
305.8	SANDY LOAM	B	24" 10YR 5/6					308.3	SANDY LOAM	B	12" 10YR 5/6	310.5	SANDY LOAM	B	24" 10YR 5/6				
299.1	SAND	C	80" 2.5YR 5/4	301.5	SAND	C	92" 2.5YR 5/4	301.7	SAND	C	79" 2.5YR 5/4	303.5	SAND	C	84" 2.5YR 5/4				
WEEPING @ 96"				WEEPING @ 90"				STANDING WATER @ 100"				WEEPING @ 100"							



CHAIN LINK FENCE

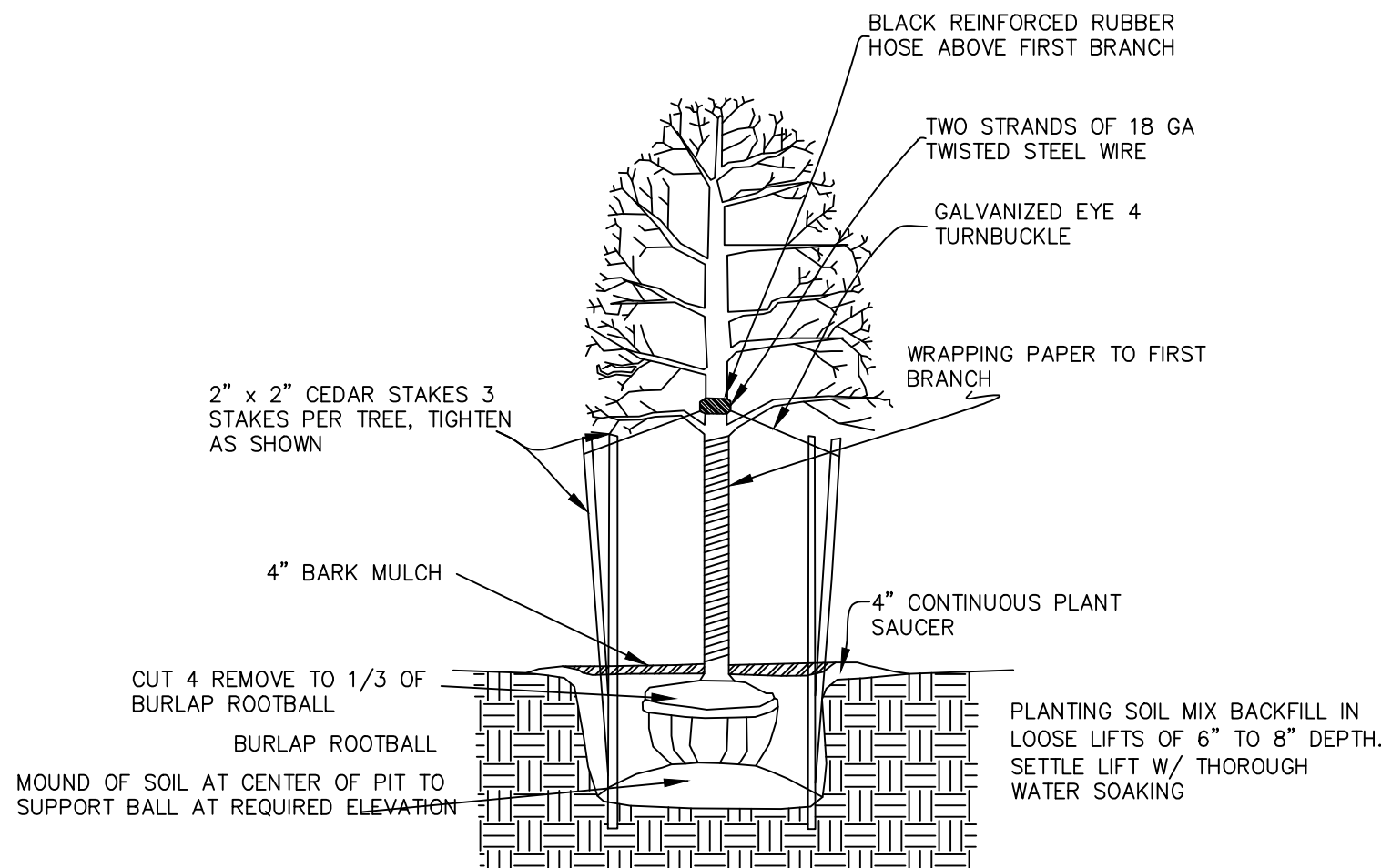
NOTES:

1. TOP TENSION WIRE SHALL BE 7 GAUGE ATTACHED WITH 12.5 GAUGE HOG RINGS, 12" O.C.
2. TOP RAIL WIRE TIES SHALL BE SPACED AT 24" MAX.
3. FENCE FABRIC TO BE LOCATED ON OUTSIDE OF FENCE POSTS.
4. BOTTOM OF FENCE FABRIC TO BE SECURED TO RETAINING WALL.



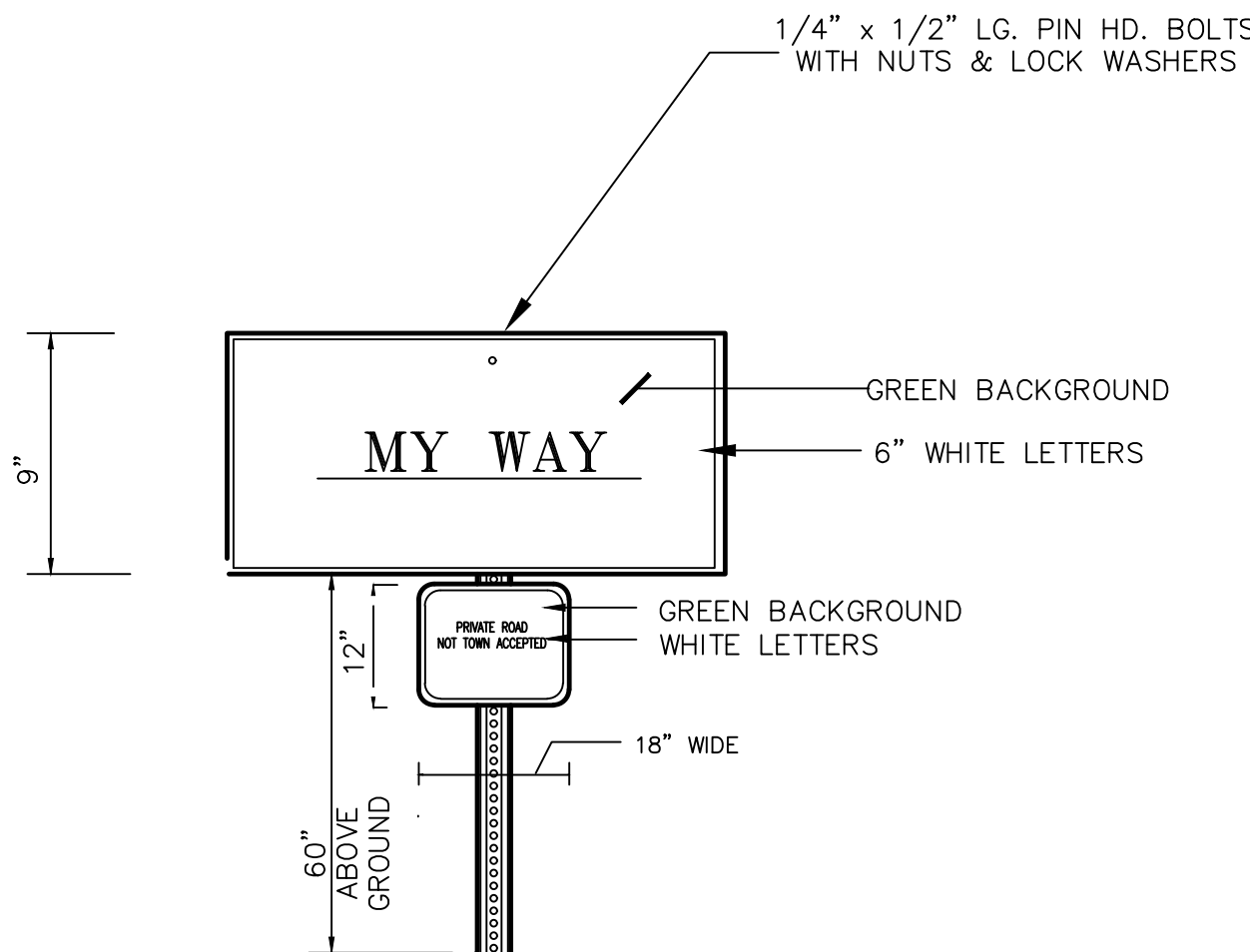
SHRUB PLANTING DETAIL

N.T.S.



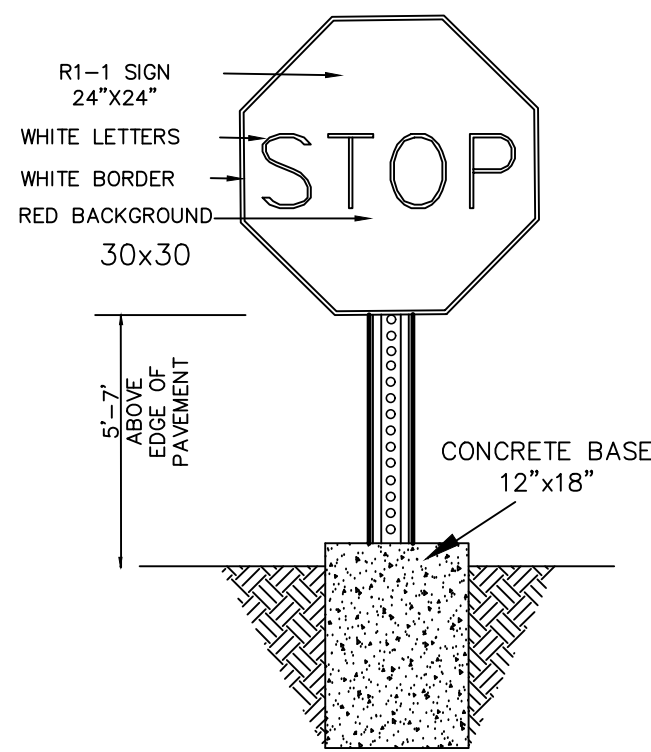
TREE DETAIL

N.T.S.

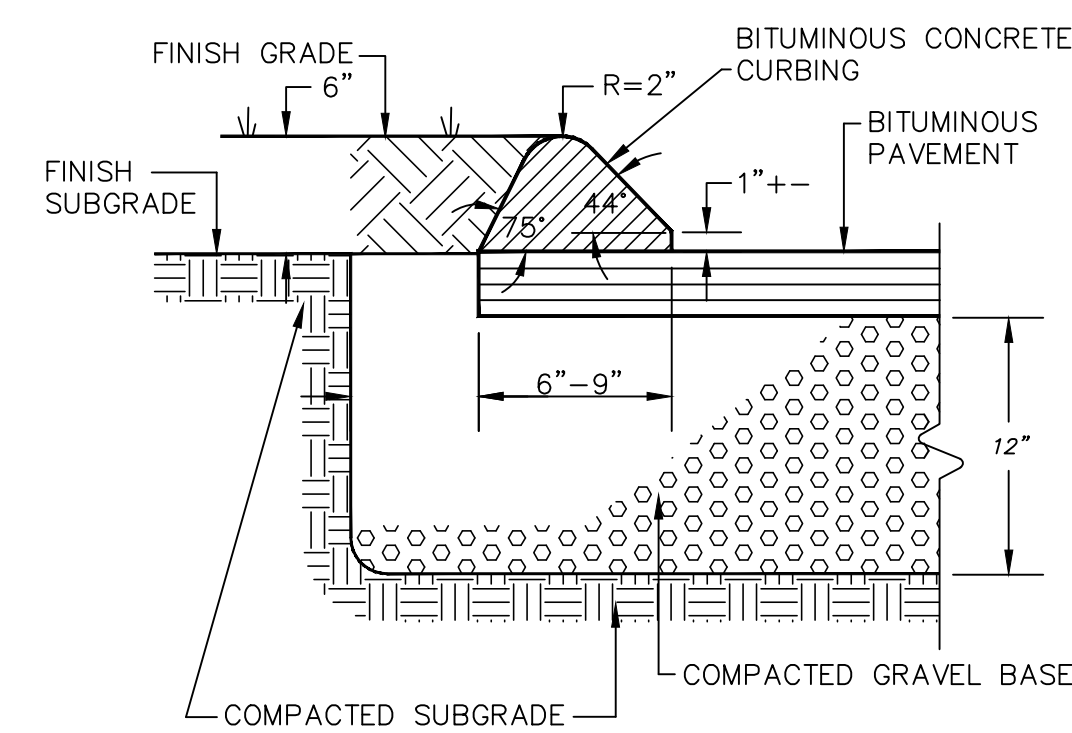


STREET SIGN DETAIL

NOT TO SCALE

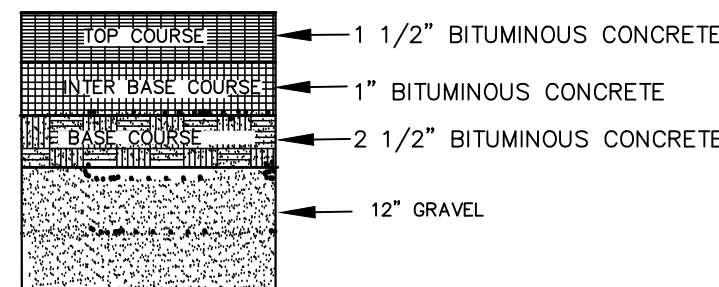


STOP SIGN DETAIL



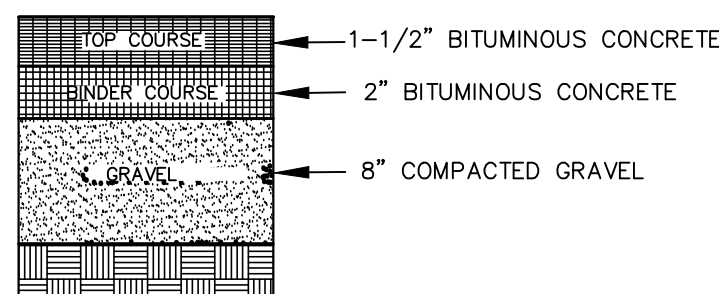
TYP. BITUMINOUS CONCRETE CURB DETAIL

N.T.S.



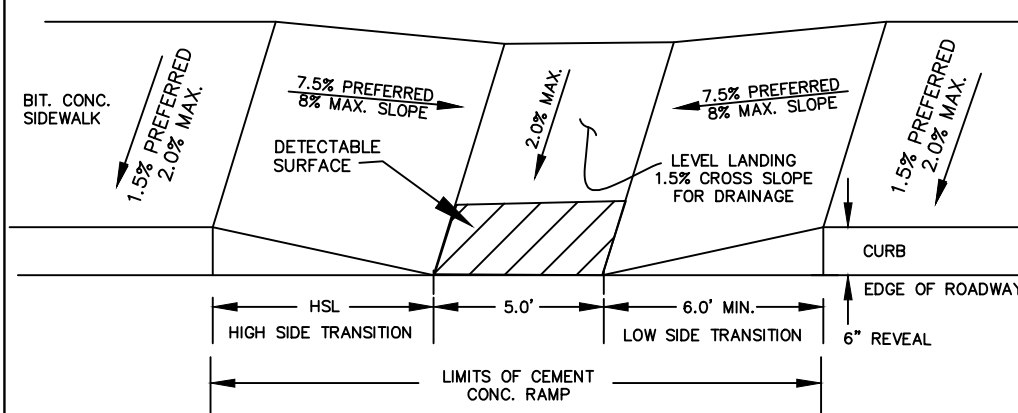
PAVEMENT SECTION

N.T.S.



SIDEWALK PAVEMENT SECTIONS

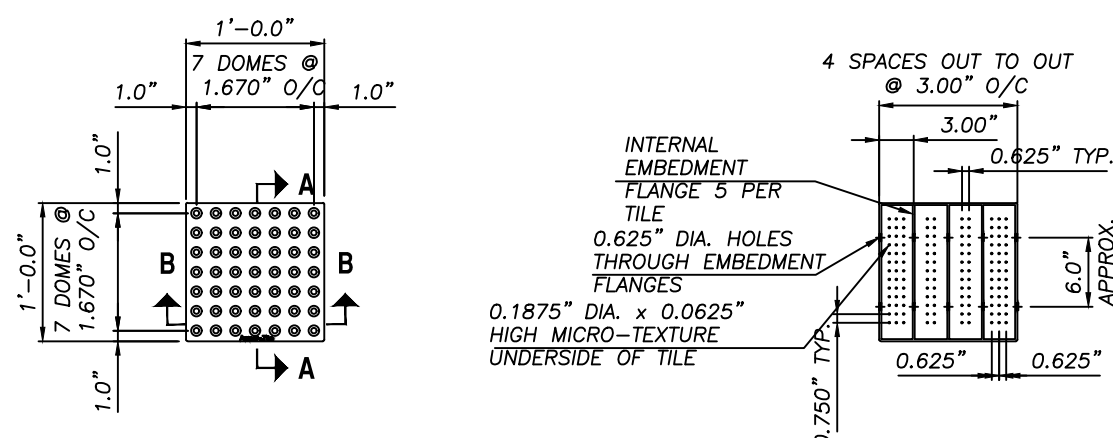
N.T.S.



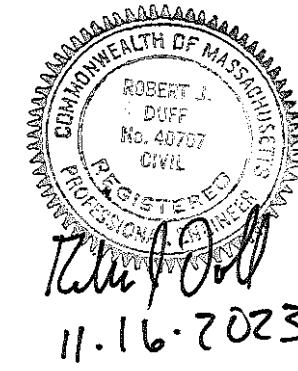
CEMENT CONCRETE WHEELCHAIR RAMP

N.T.S.

CURB TRANSITION LENGTHS	
ROADWAY PROFILE GRADE	HIGH SIDE TRANSITION LENGTH (HSL)
=0%	6'-6"
>0%-1%	7'-6"
>1%-2%	9'-0"
>2%-3%	11'-0"
>3%-4%	14'-0"
>4%-5%	15'-0" MAX.



DETECTABLE WARNING SURFACE



F4457

APPROVED DATE:

BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE LOCATED ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE(7233).

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN AND SPECIAL PERMIT NORTH STREET & BLACKSTONE STREET BELLINGHAM MASSACHUSETTS

CONSTRUCTION DETAILS

DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

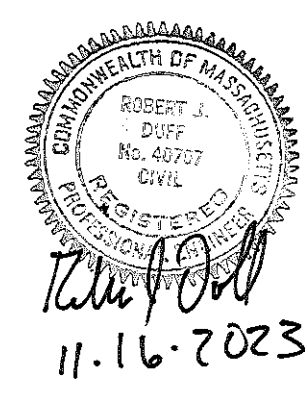
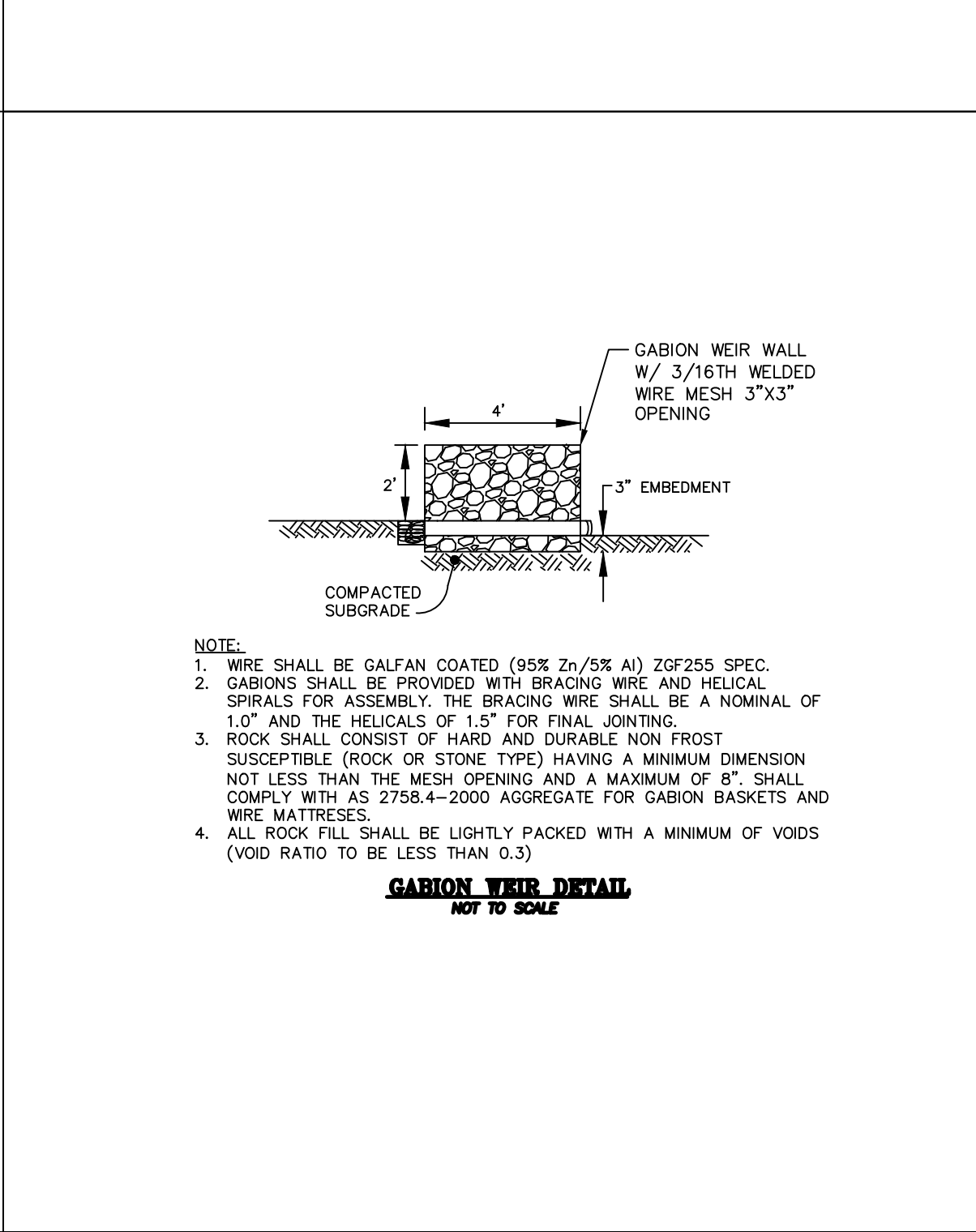
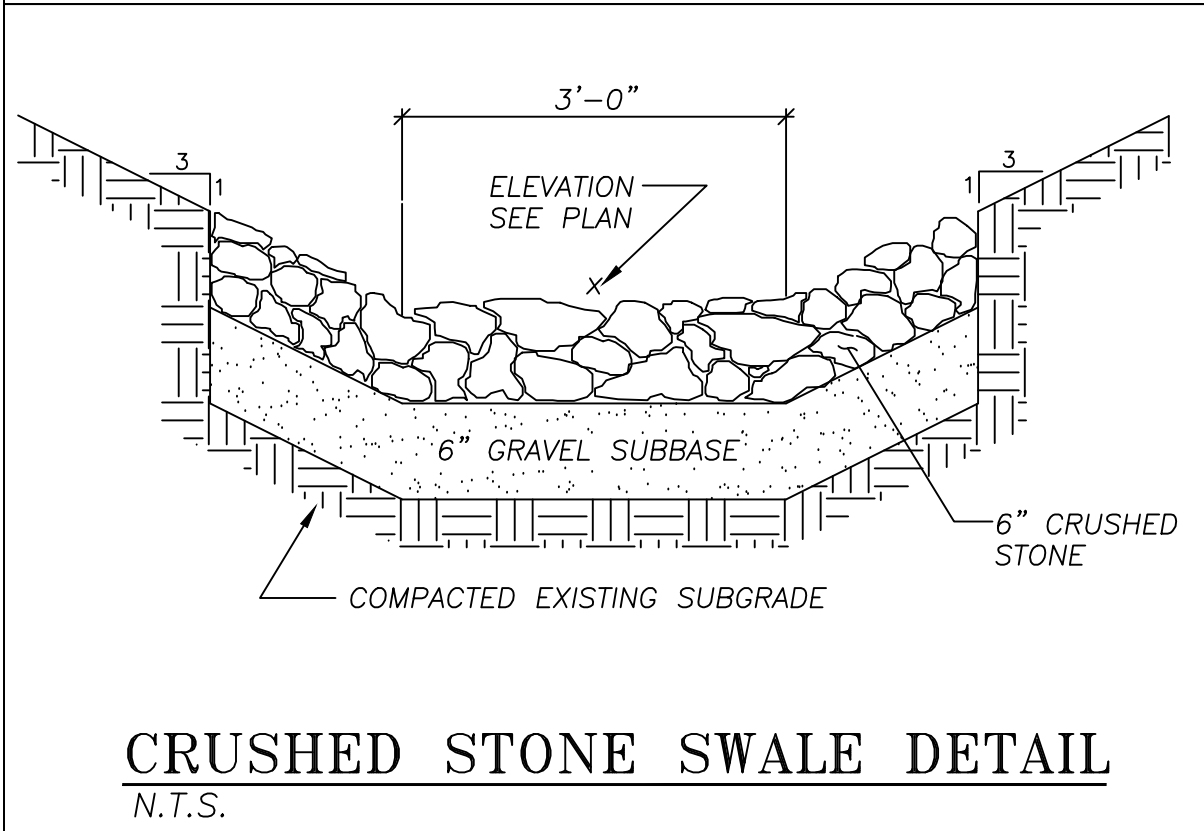
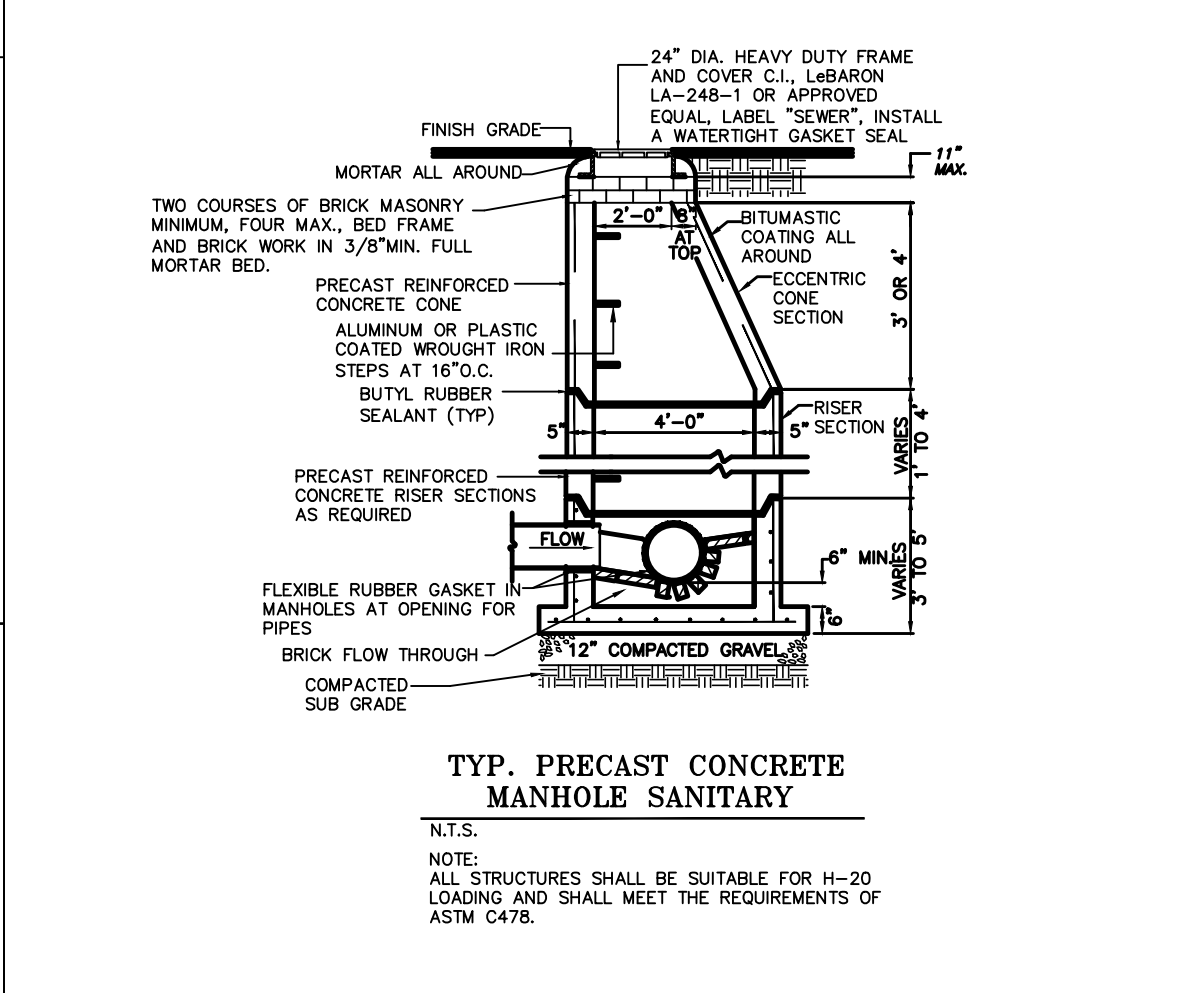
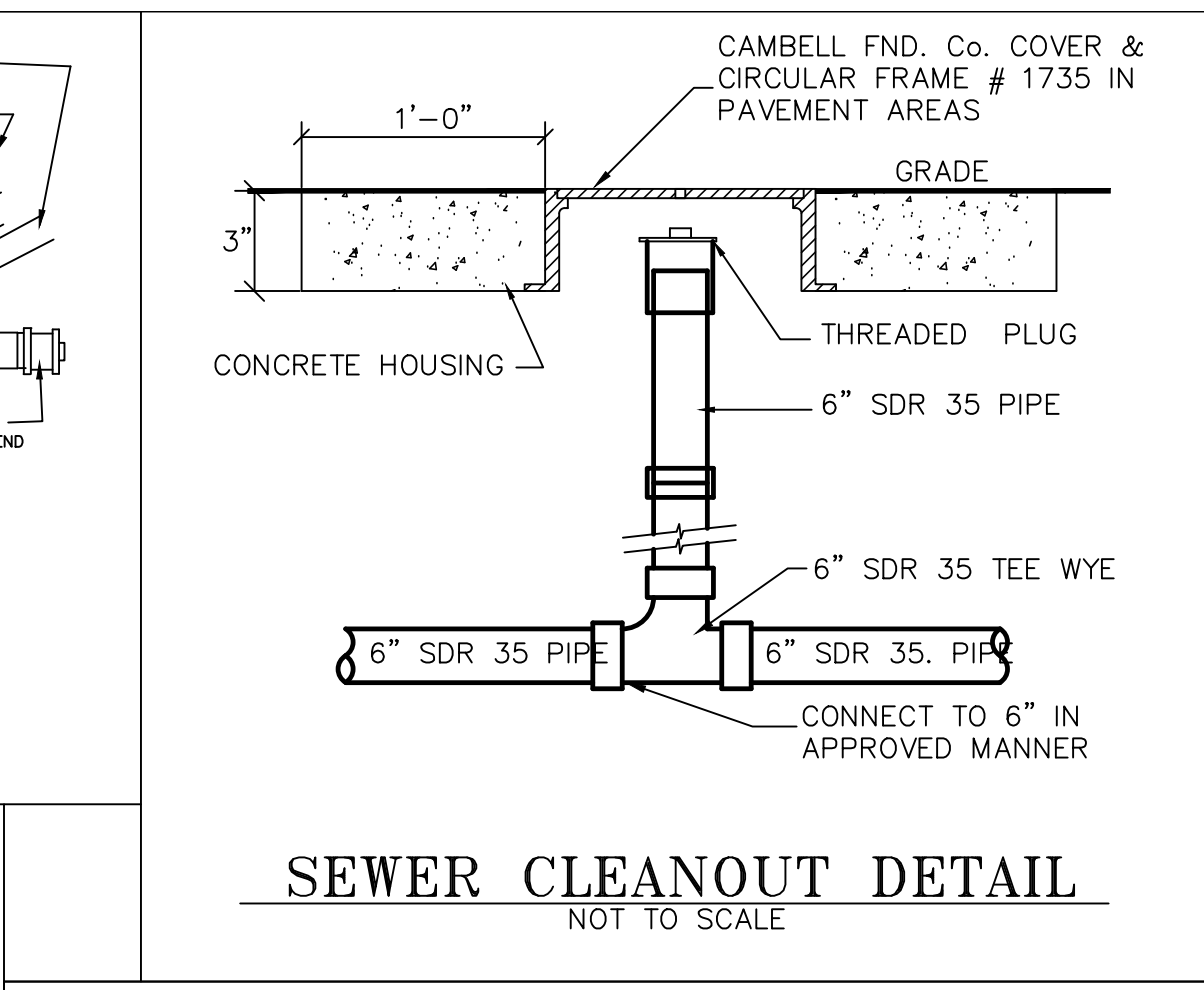
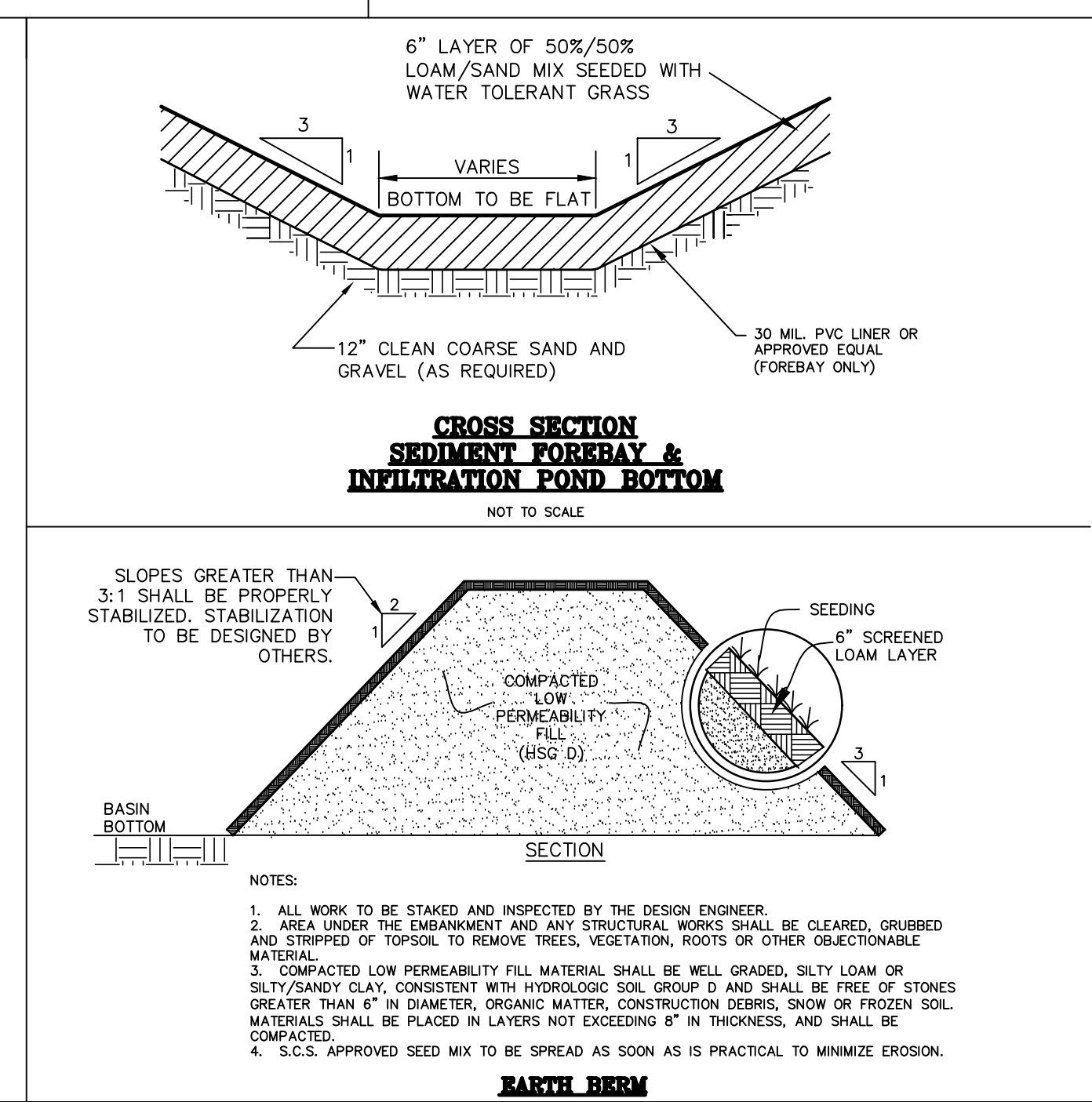
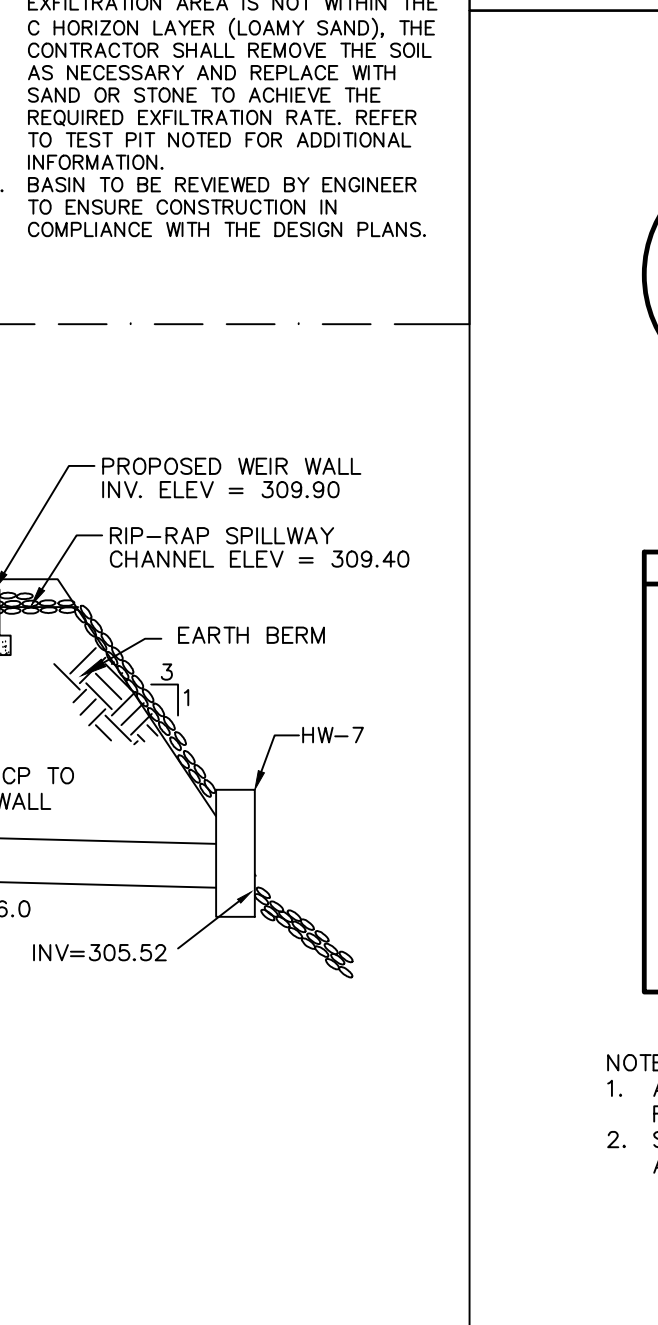
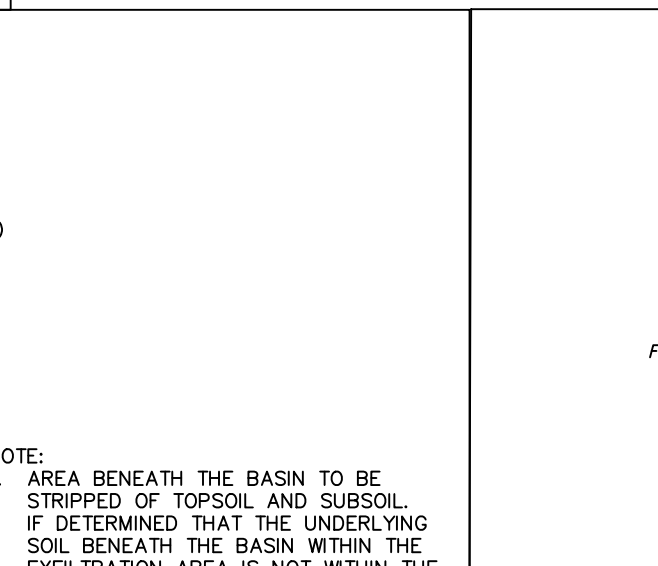
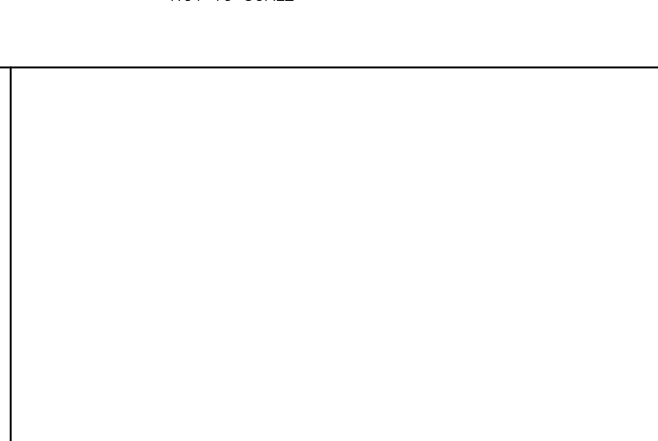
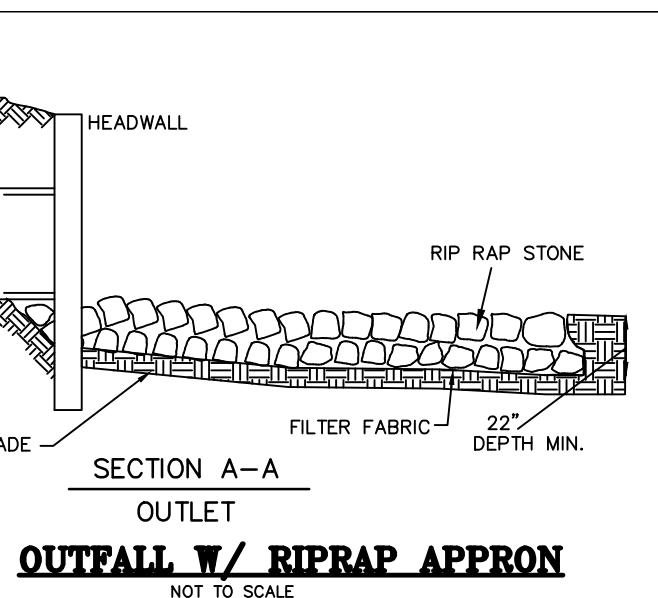
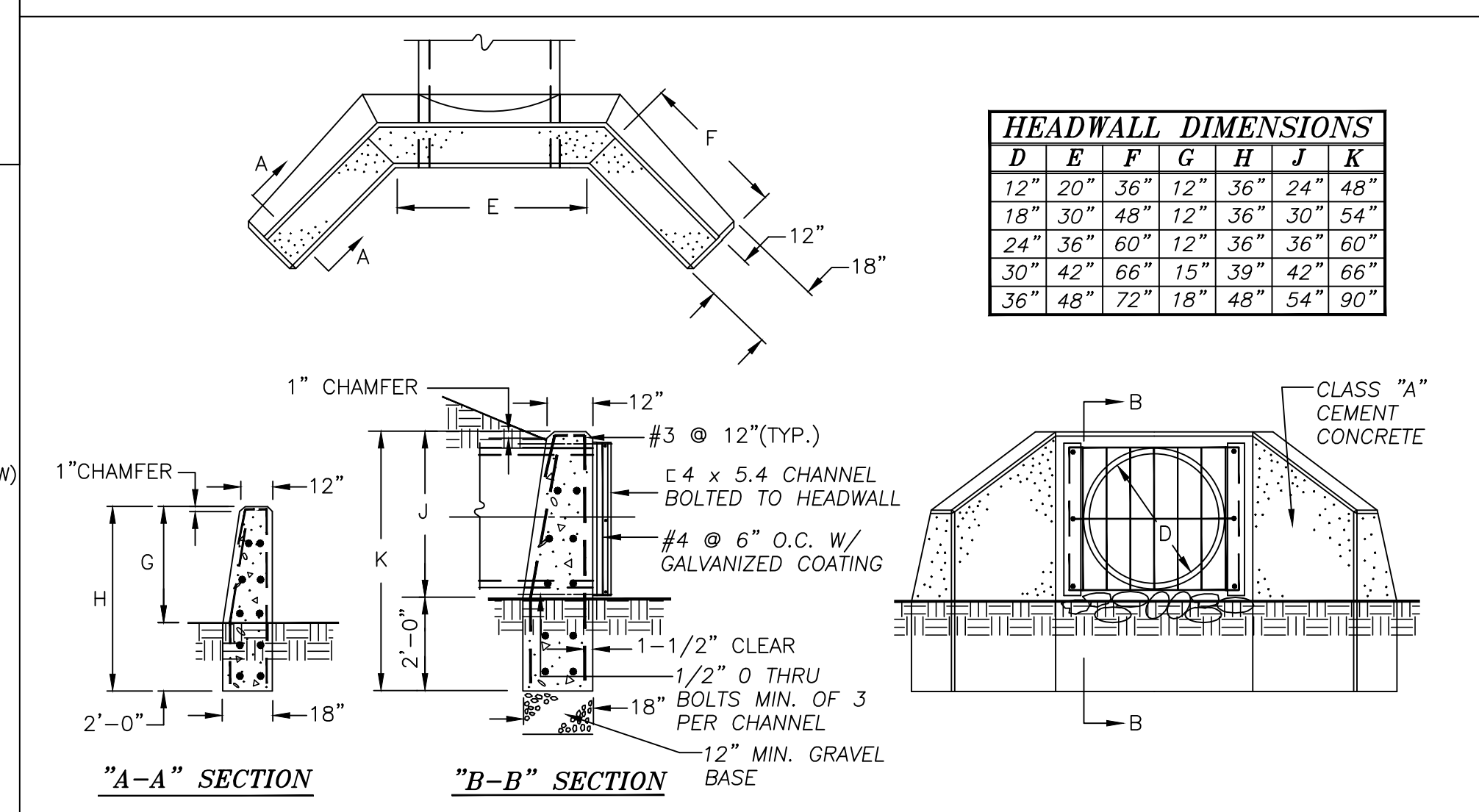
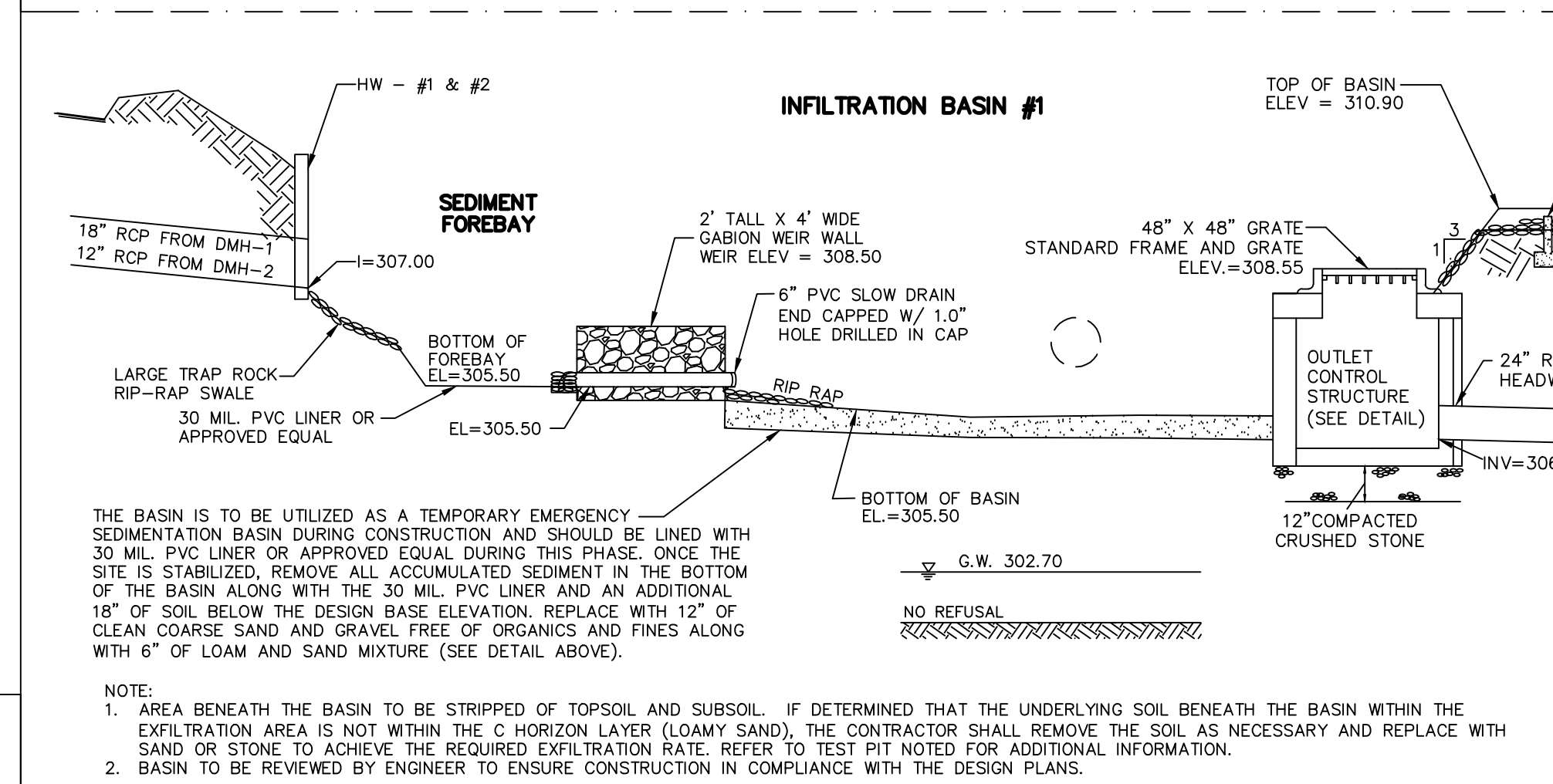
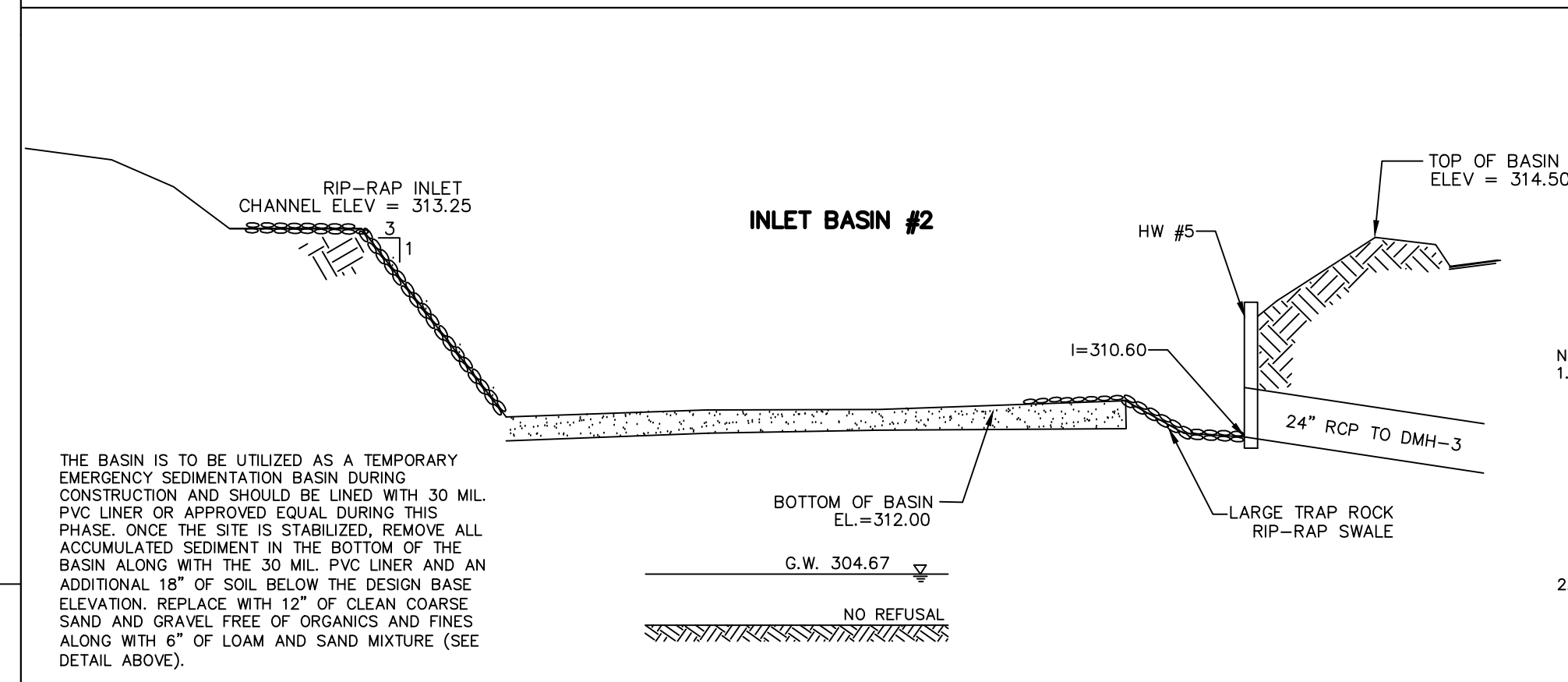
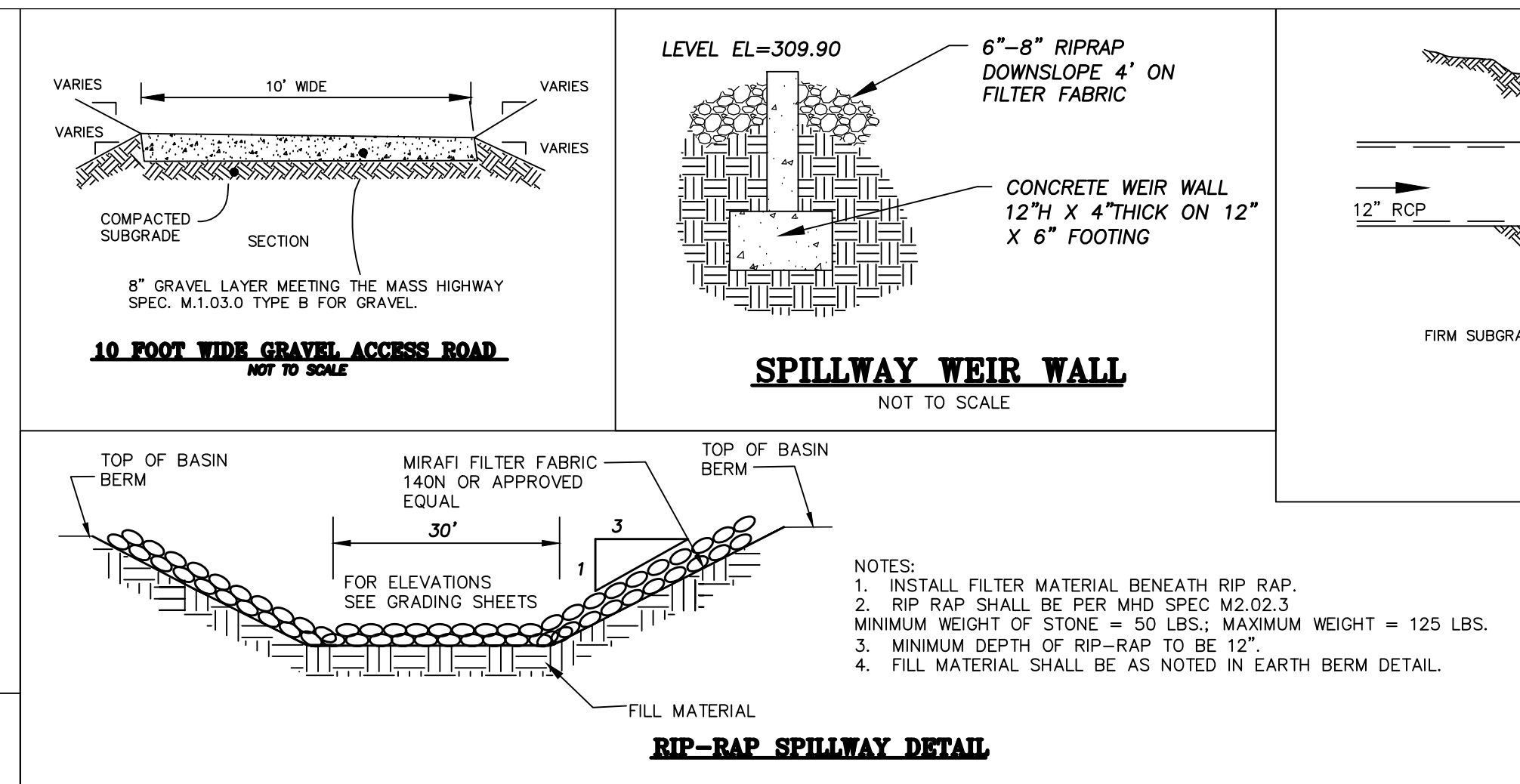
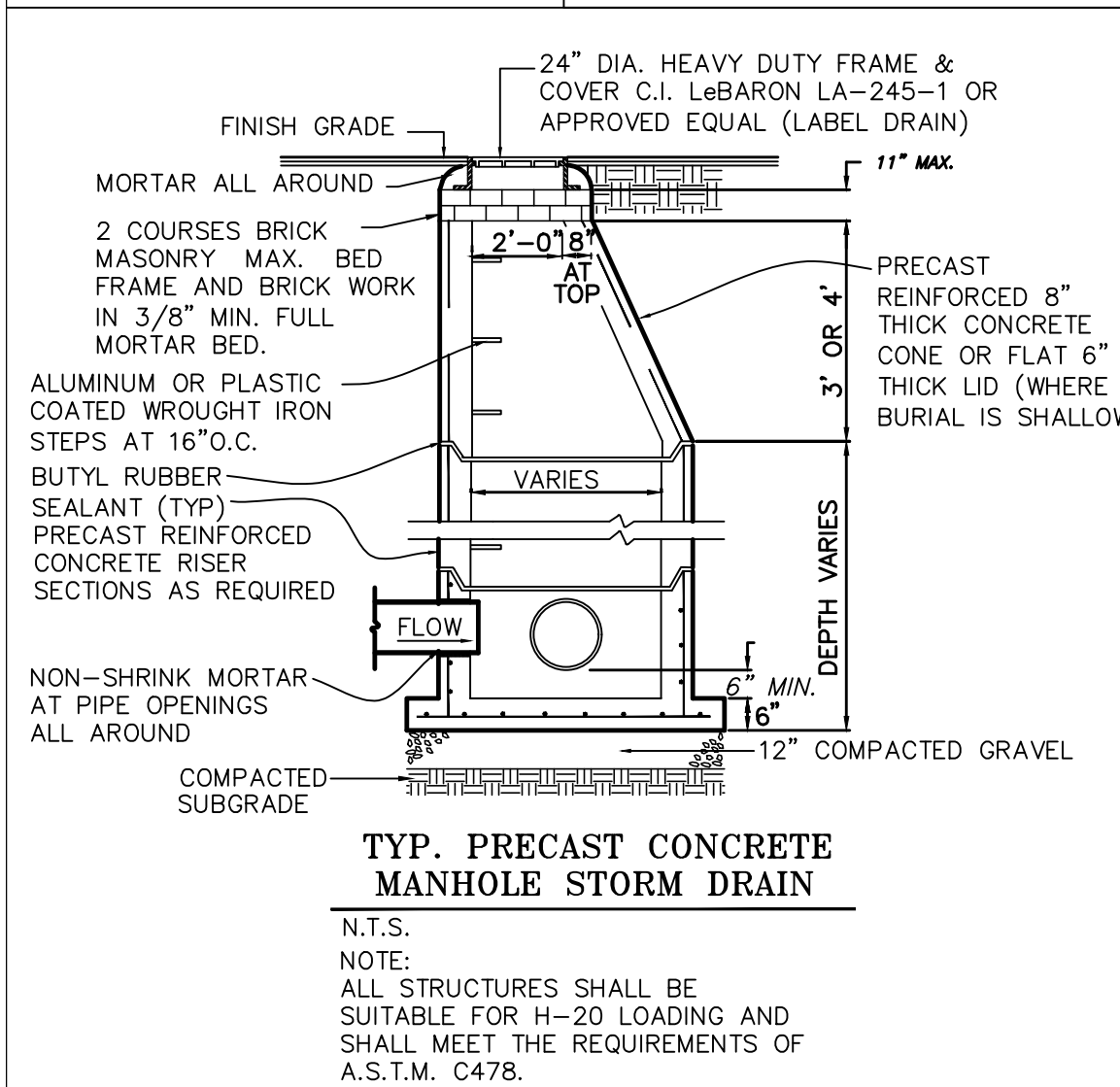
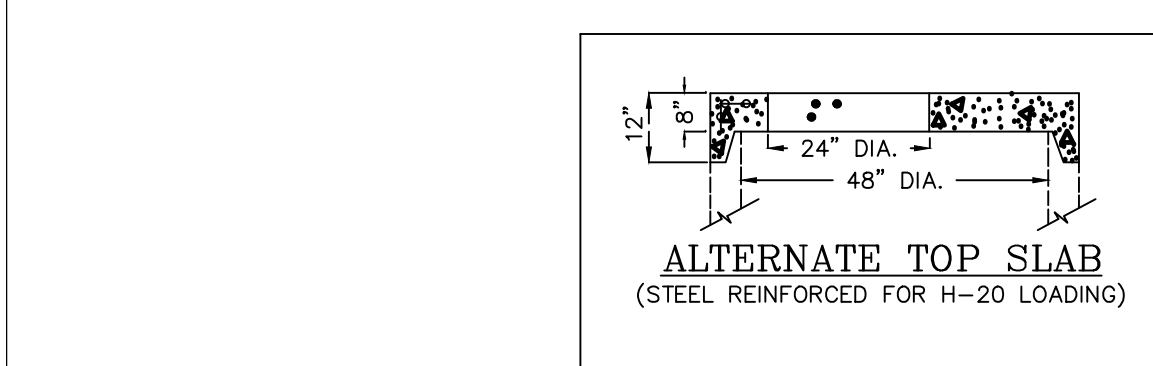
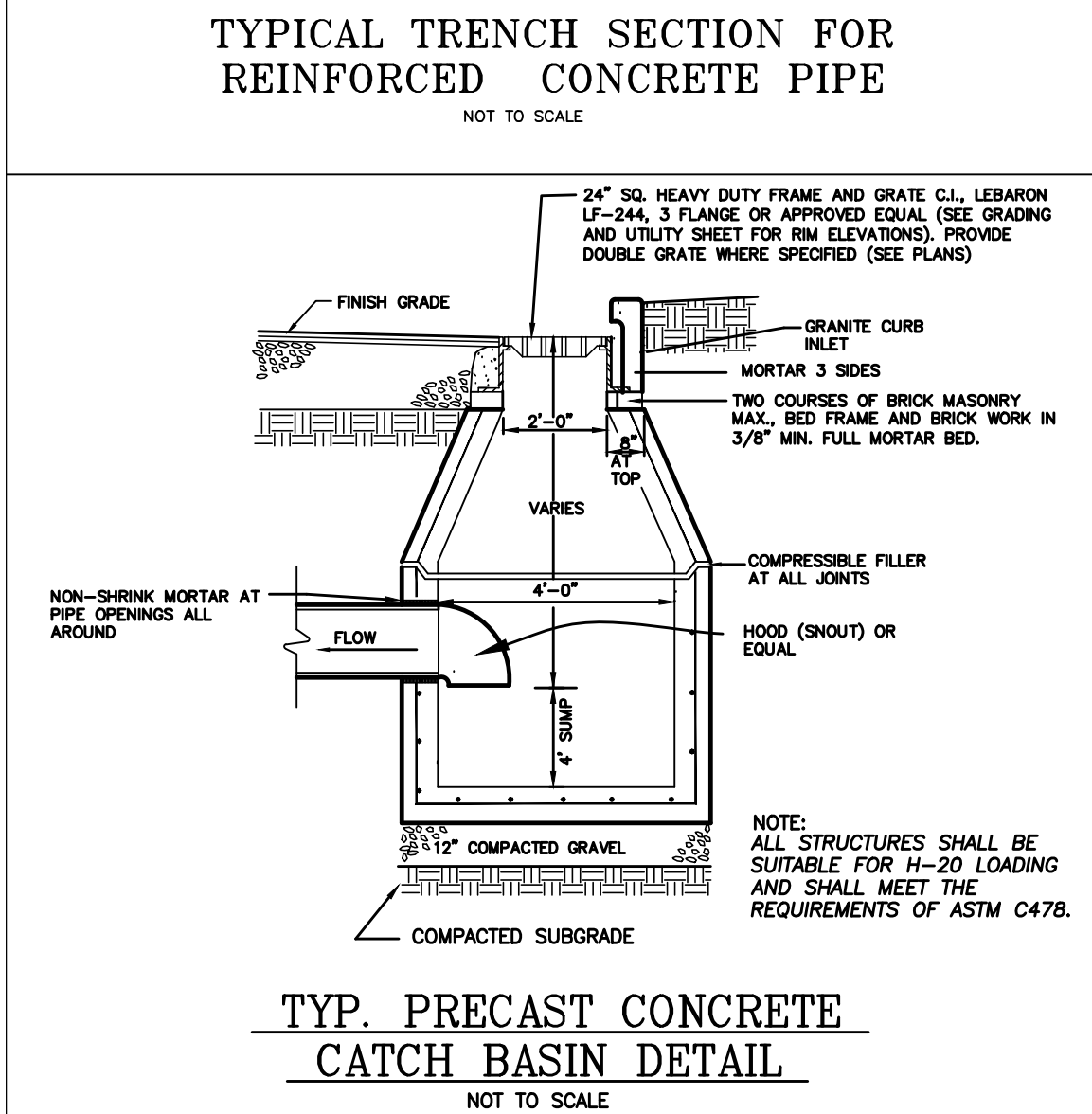
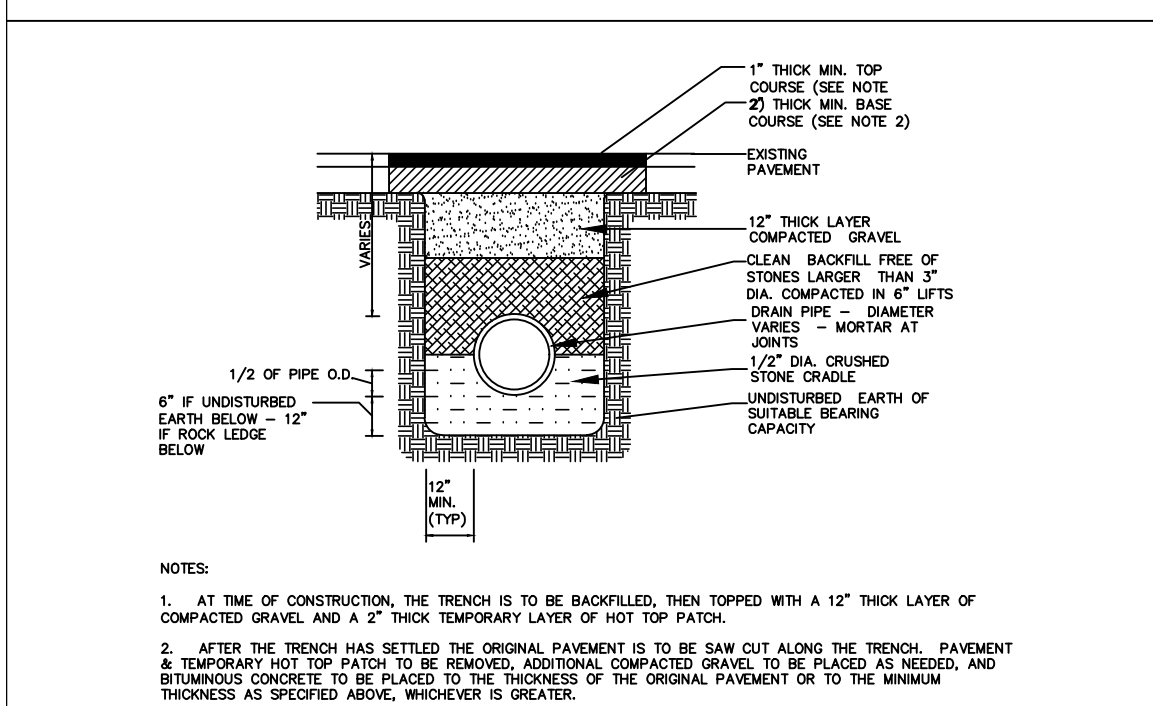
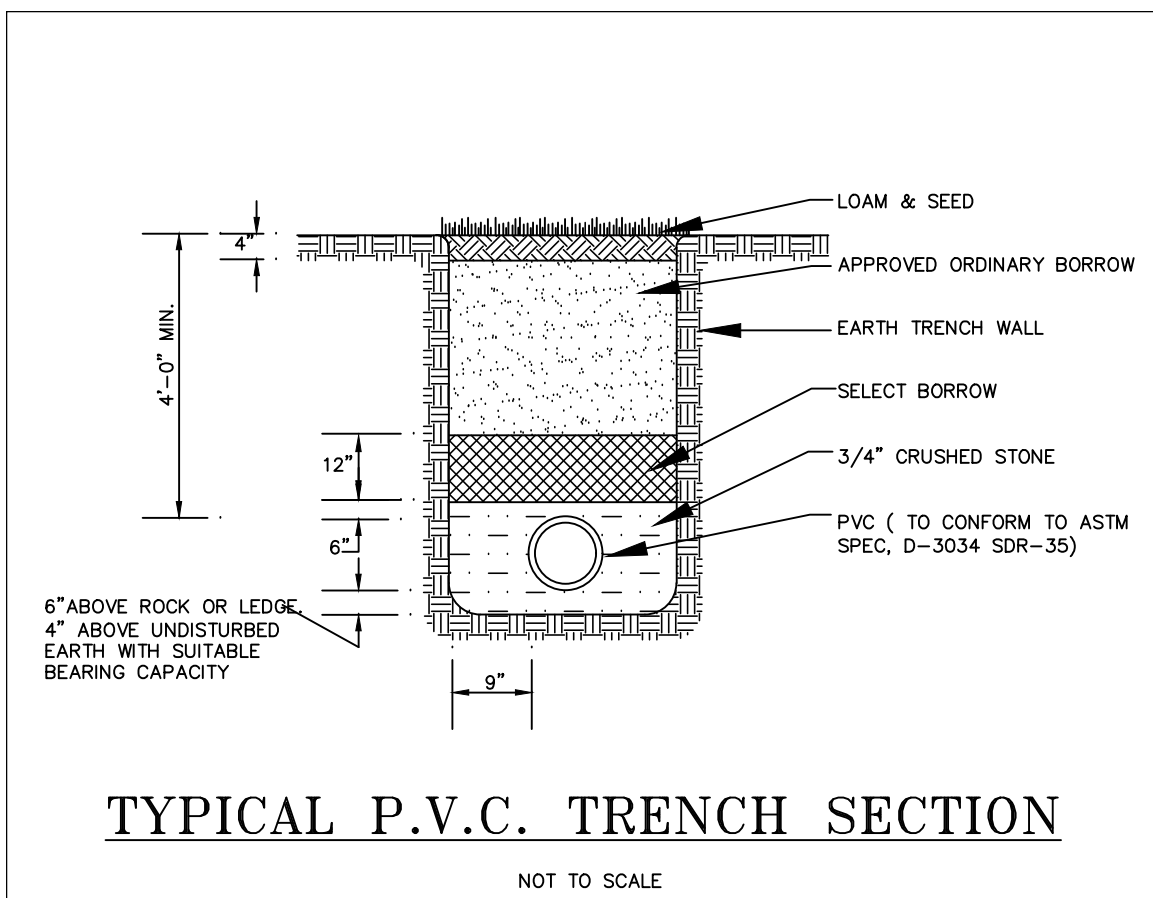
Guerriere & Halnon, Inc.
ENGINEERING & LAND SURVEYING
55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com

SHEET

13 OF 15

JOB NO.

F4457



APPROVED DATE: _____

BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE. LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY, AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE(727333).

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN
AND SPECIAL PERMIT
NORTH STREET &
BLACKSTONE STREET
BELLINGHAM
MASSACHUSETTS

CONSTRUCTION DETAILS

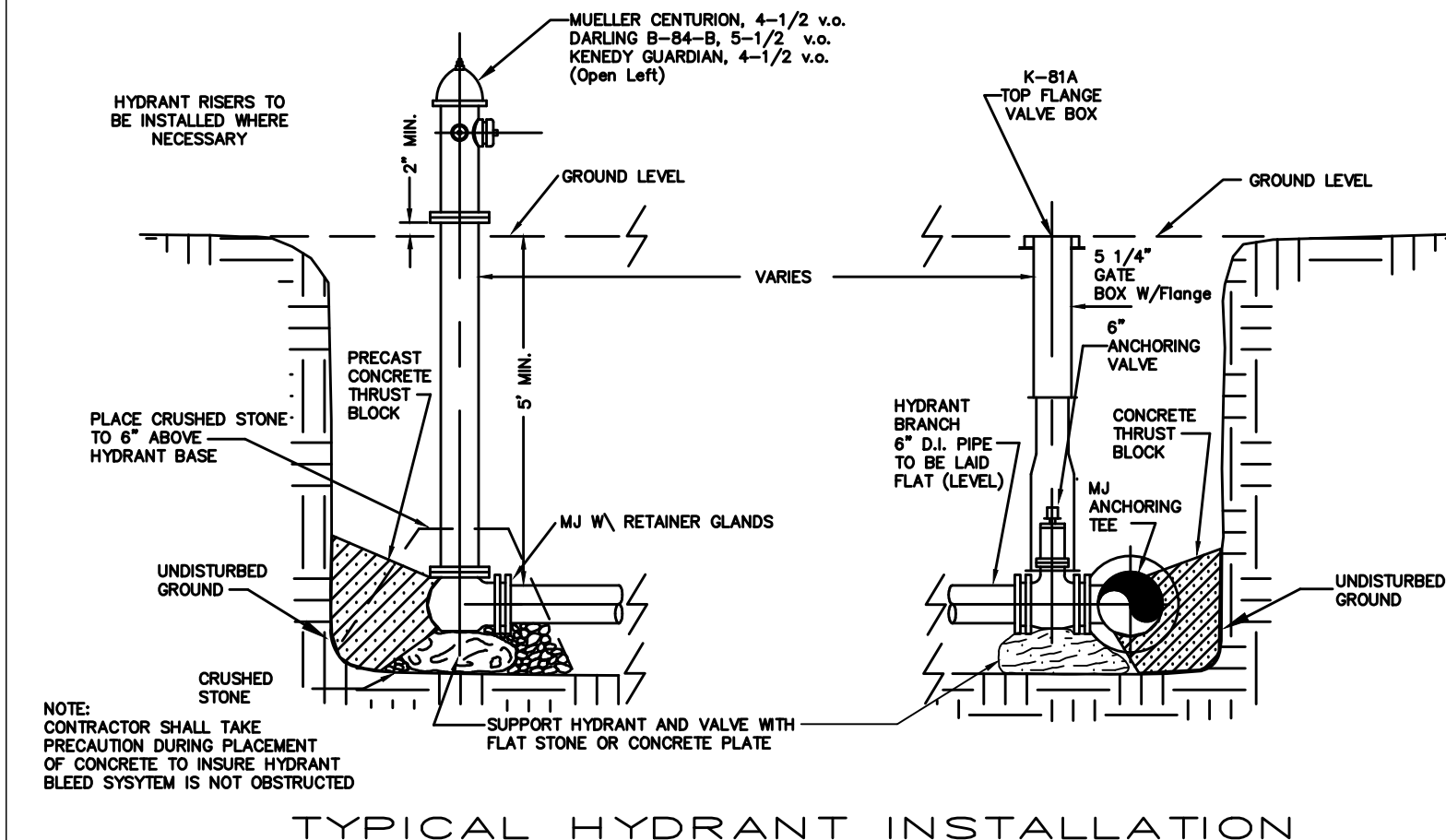
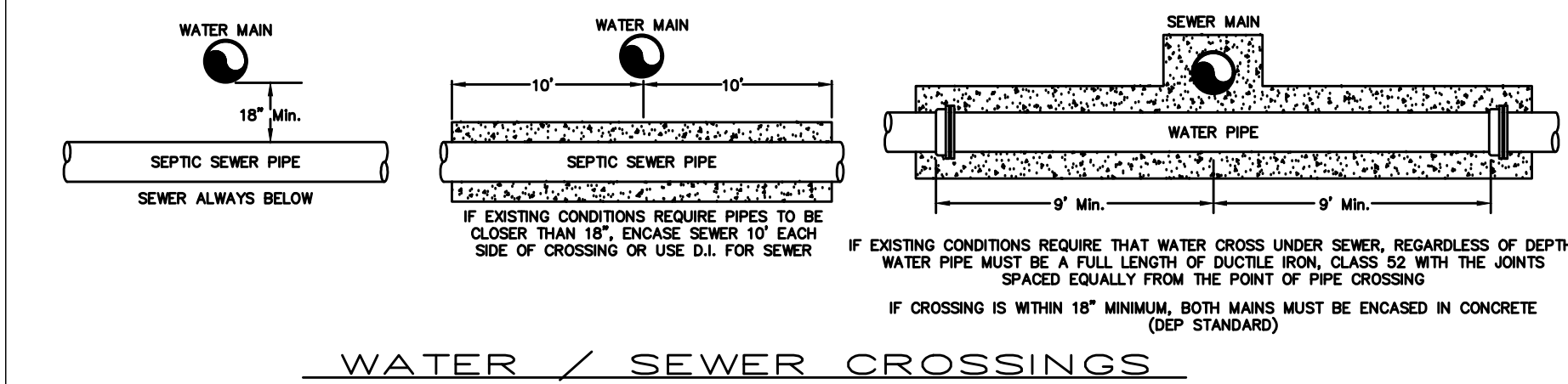
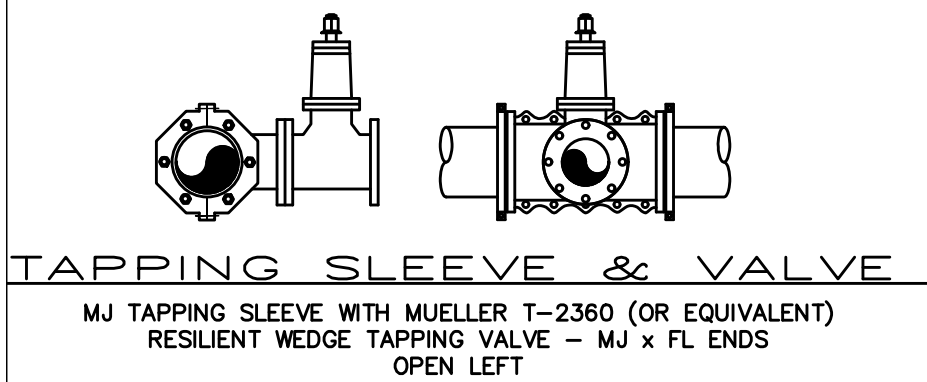
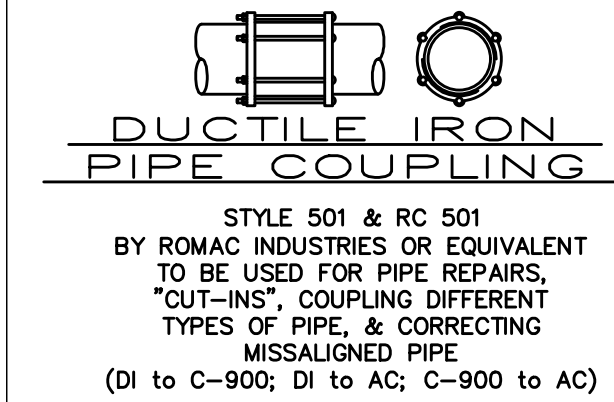
DECEMBER 30, 2022

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

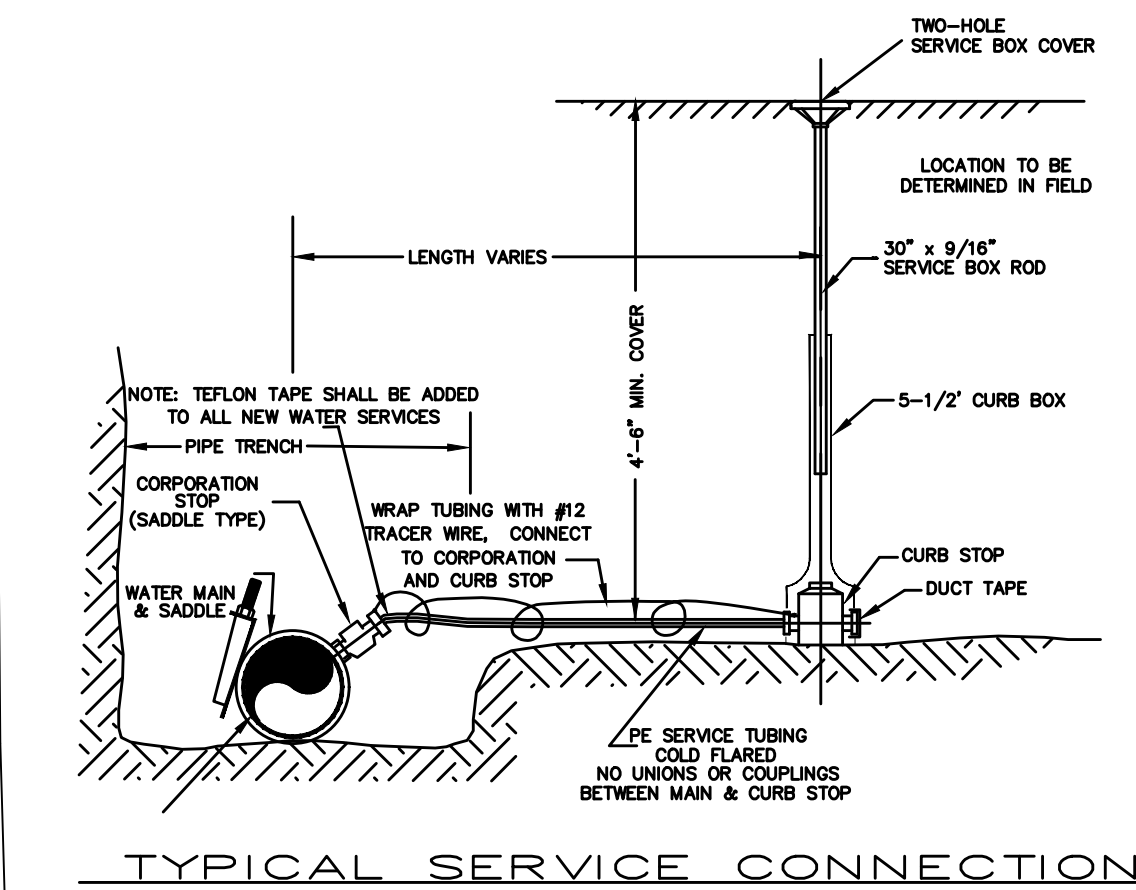
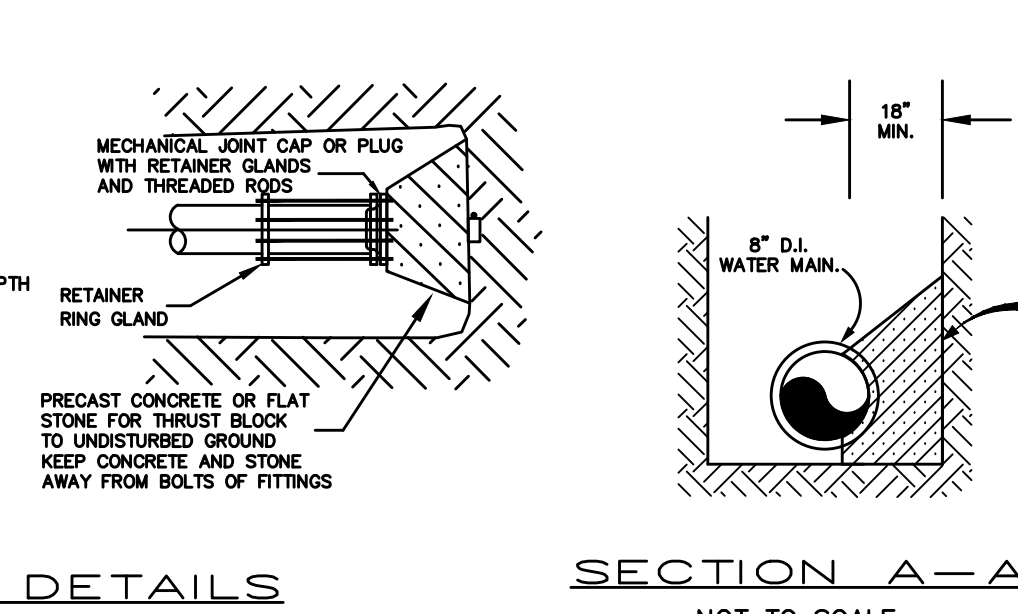
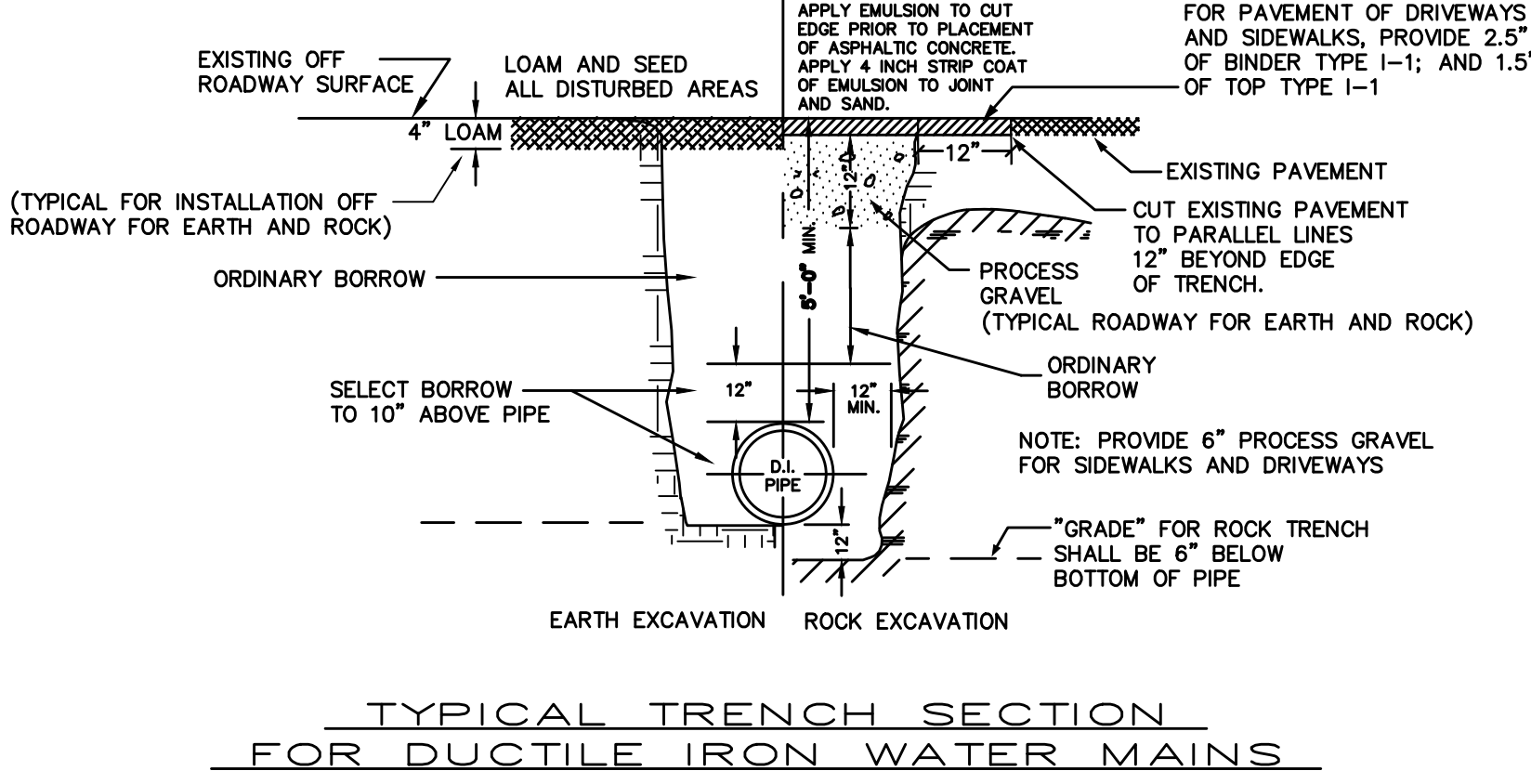
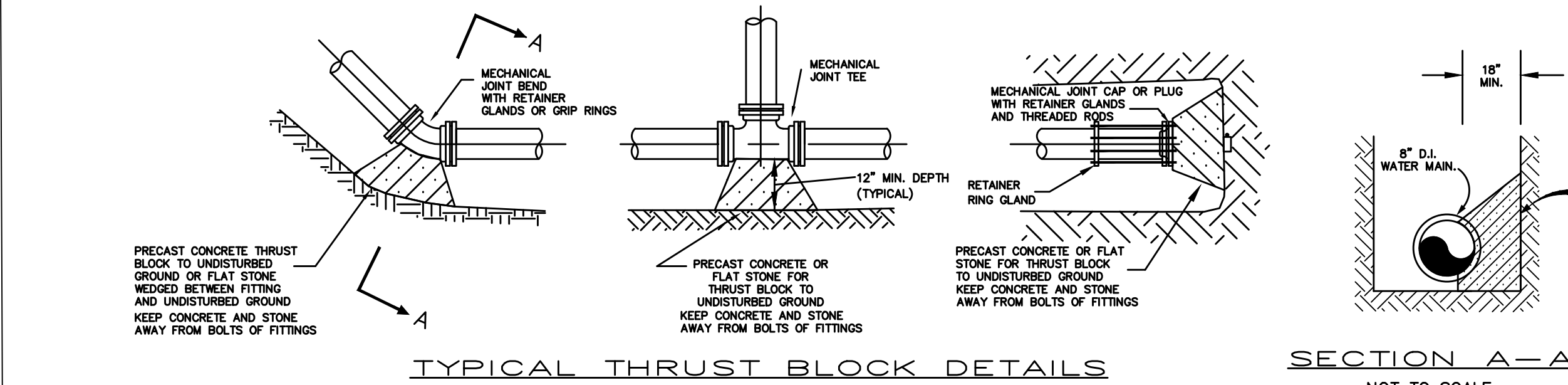
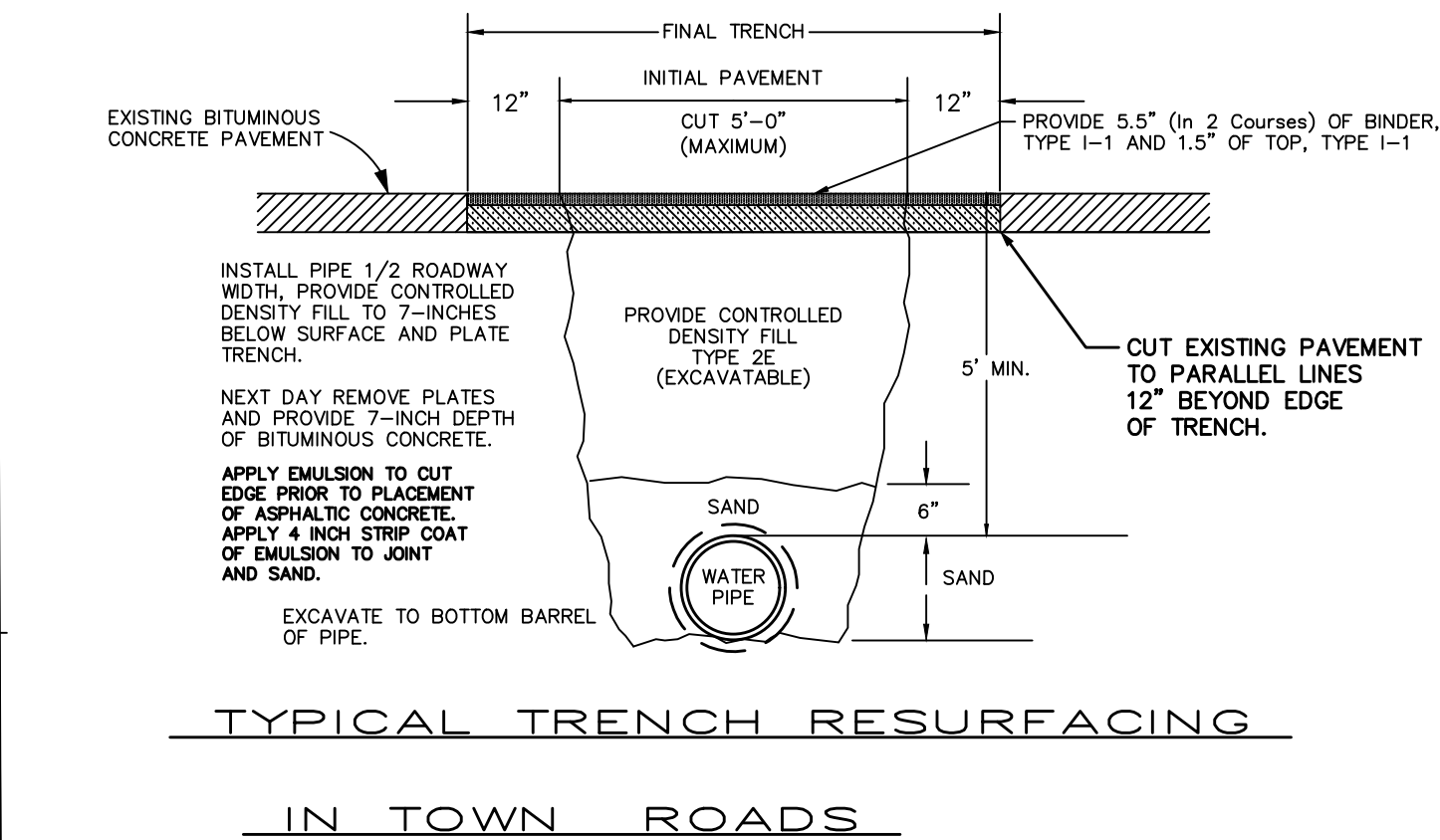


55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com

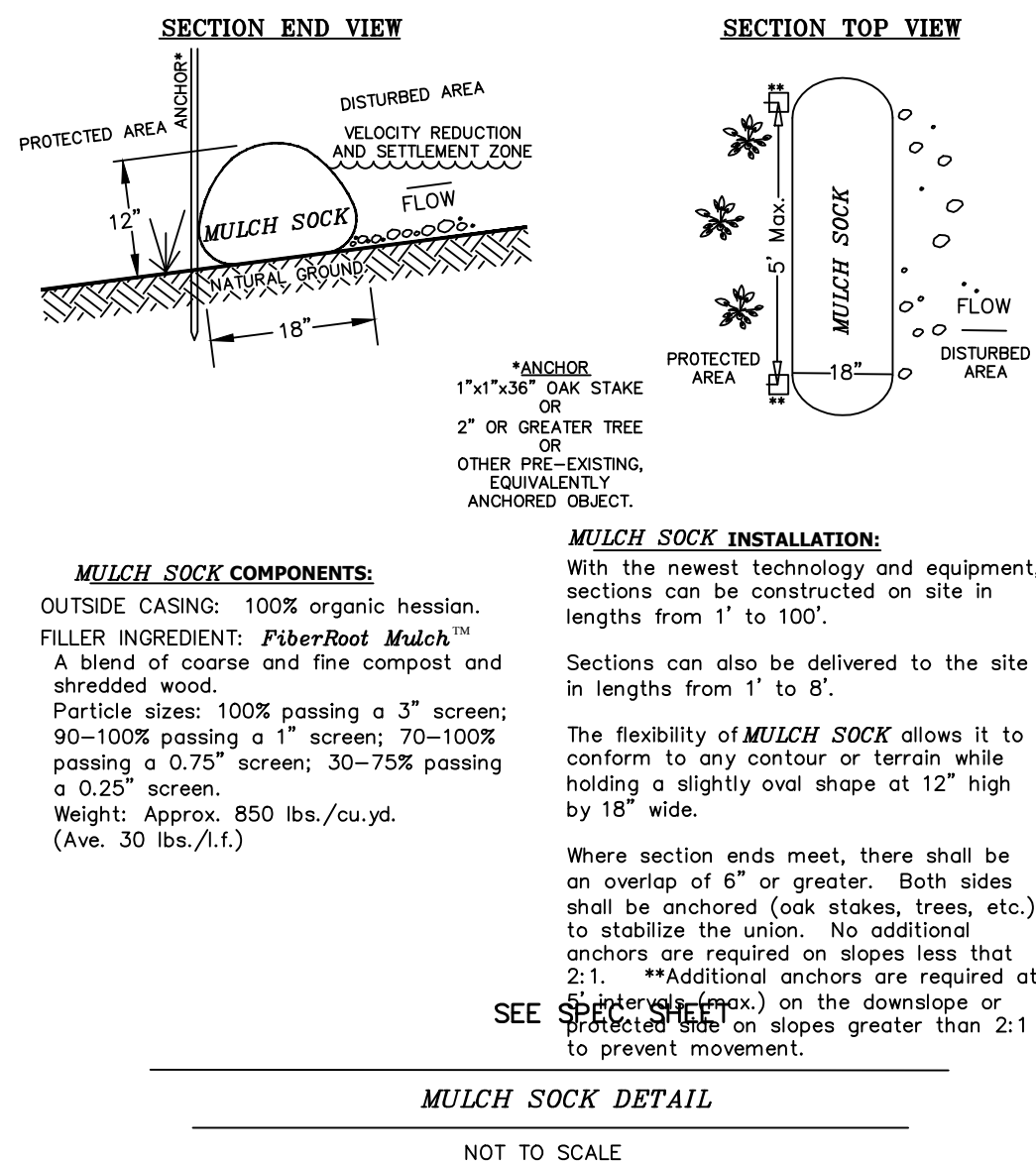
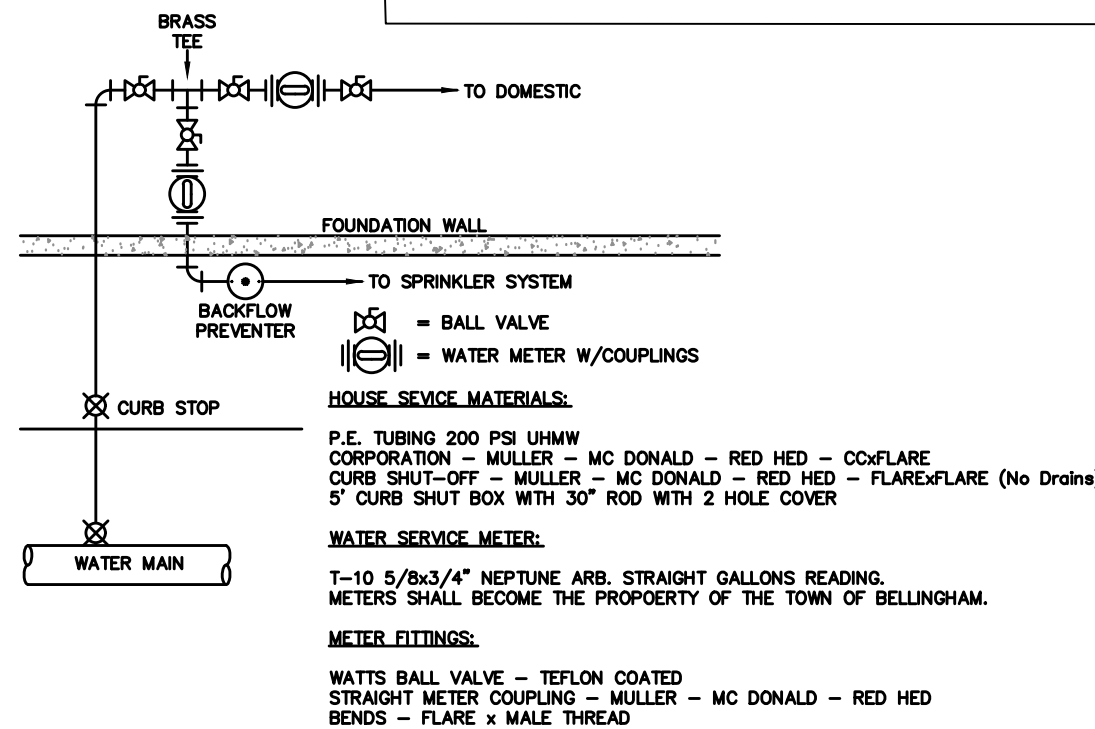
G:\CDP\Franklin\F4457\DWG\F4457 Detail.dwg, 11/17/2023 7:29:48 AM, [REC]



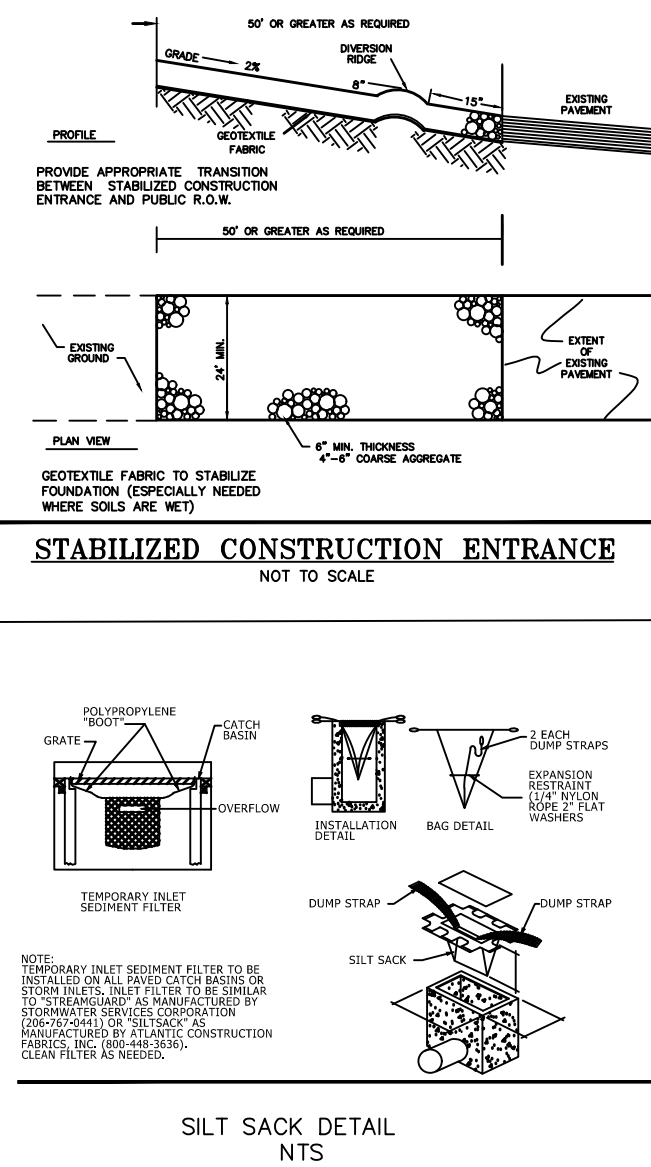
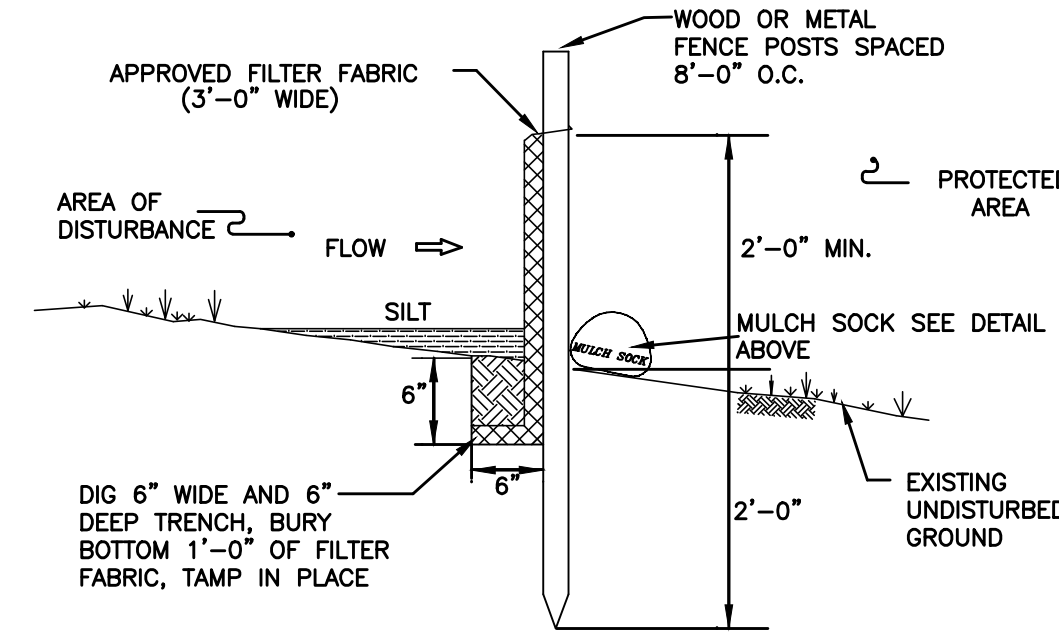
G:\CDP\Franklin\F4457\DWG\F4457 Detail.dwg, 11/17/2023 7:29:48 AM, [REC]



WATER SERVICE CONNECTION WITH SECOND METER (LAWN SPRINKLER SYSTEMS)



1. PLACE SILT FENCE AT LOCATIONS AS SHOWN ON THE GRADING AND DRAINAGE PLAN.
 2. SILT FENCE SHALL BE INSTALLED SO WATER CANNOT BYPASS THE FENCE AROUND THE SIDES.
 3. INSPECTION SHALL BE FREQUENT AND REPAIR OR REPLACEMENT SHALL BE MADE AS PROMPTLY AS POSSIBLE.
 4. SILT FENCE SHALL REMAIN IN PLACE FOR THE DURATION OF THE PROJECT UNLESS OTHERWISE INSTRUCTED BY THE CONSERVATION COMMISSION.
- SILT FENCE EROSION CONTROL**
N.T.S.



APPROVED DATE:

BELLINGHAM PLANNING BOARD

BEING A MAJORITY

LEGAL NOTES

UTILITIES ARE PLOTTED AS A COMPILATION OF RECORD DOCUMENTS, MARKINGS AND OTHER OBSERVED EVIDENCE TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES AND SHOULD BE CONSIDERED APPROXIMATE. LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. ADDITIONAL UTILITIES, NOT EVIDENCED BY RECORD DOCUMENTS OR OBSERVED PHYSICAL EVIDENCE, MAY EXIST. CONTRACTORS (IN ACCORDANCE WITH MASS.G.L. CHAPTER 82 SECTION 40 AS AMENDED) MUST CONTACT ALL UTILITY COMPANIES BEFORE EXCAVATING AND DRILLING AND CALL DIGSAFE AT 1(888)DIG-SAFE(7233).

CONSTRUCTION ON THIS LAND IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS, OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

OWNER

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEED BOOK 38607 PAGE 308
PLAN BOOK 697, PLAN 40
MAP 59 LOT 60A

APPLICANT

RAVEN HOMES, INC.
22 BUCKHILL ROAD
NORTHBOROUGH, MA 01532

DEVELOPMENT PLAN AND SPECIAL PERMIT NORTH STREET & BLACKSTONE STREET BELLINGHAM MASSACHUSETTS CONSTRUCTION DETAILS

DATE	REVISION DESCRIPTION
11/10/23	PER TOWN REQUESTS

Guerriere & Halnon, Inc.
ENGINEERING & LAND SURVEYING

55 WEST CENTRAL ST. PH. (508) 528-3221
FRANKLIN, MA 02038 FX. (508) 528-7921
www.gandhengineering.com