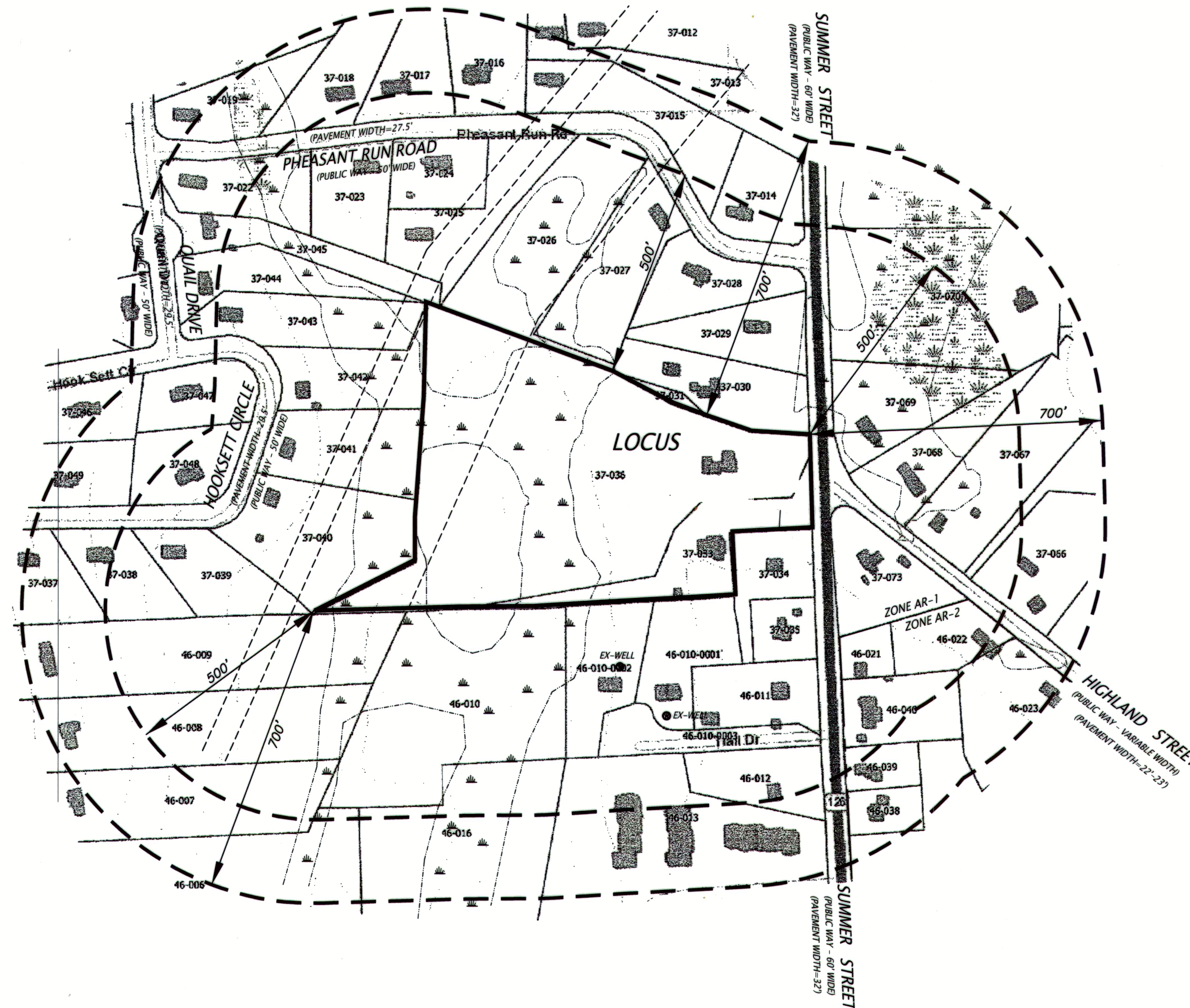


THIS PLAN IS SUBJECT TO A CERTIFICATE  
OF ACTION WHICH SHALL BE RECORDED  
WITH THE PLAN AT THE NORFOLK COUNTY  
REGISTRY OF DEEDS.

TOTAL AREA OF LAND THAT IS BEING SUBDIVIDED = 491,855 S.F. (11.29 Acres)  
 TOTAL NUMBER OF LOTS AND PARCELS = 3 LOTS, 1 PARCEL  
 TOTAL AREA OF LOTS AND PARCELS = 470,693 S.F. (346,777 S.F. UPLAND, 123,916 S.F. WETLAND)  
 TOTAL AREA DEDICATED FOR STREET PURPOSES = 21,162 S.F.  
 TOTAL AREA NOT INCLUDED FOR STREETS, LOTS OR PARCELS  
 DEDICATED FOR DRAINAGE, SEWER, OR UTILITY EASEMENTS = 0 S.F.  
 TOTAL AREA RESERVED FOR OPEN SPACE, PARKS, SCHOOLS AND OTHER PUBLIC USE = 0 S.F.  
 SUMMARY: 470,693 S.F + 21,162 S.F. + 0 + 0 = 491,855 S.F.

## MEDWAY, MASSACHUSETTS



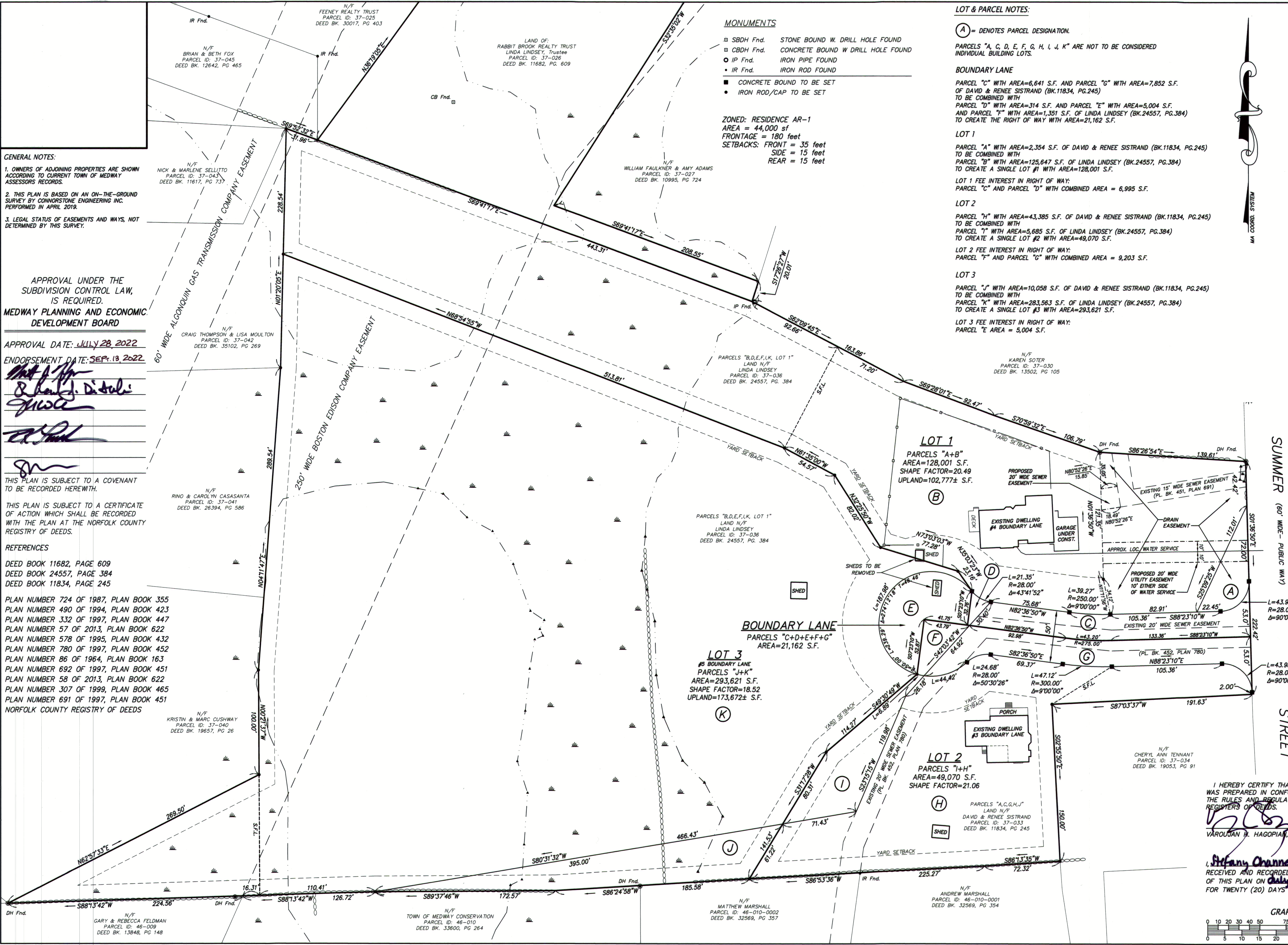
GRAPHIC SCALE: 1"=200'

0 100 200 300 400 600 800 1000 FEET

0 20 40 60 80 100 150 200 250 300 METERS

8-15-2022	CONDITIONS OF APPROVAL	
7-12-2022	EDITS PER PEER REVIEW	
2-17-2022	MISC. CON. COMM. EDITS	
2-8-2022	MISC. CON. COMM. EDITS	
REVISED:	DESCRIPTION:	
DRAWN BY: REM	CHECK BY: VC	
DATE: AUGUST 20, 2021		
SCALE: AS SHOWN SHEET 1 OF 2		





**GENERAL NOTES:**

1. OWNERS OF ADJOINING PROPERTIES ARE SHOWN ACCORDING TO CURRENT TOWN OF MEDWAY ASSESSORS RECORDS.

2. THIS PLAN IS BASED ON AN ON-THE-GROUND SURVEY BY CONNORSTONE ENGINEERING INC. PERFORMED IN APRIL 2019.

3. LEGAL STATUS OF EASEMENTS AND WAYS, NOT DETERMINED BY THIS SURVEY.

APPROVAL UNDER THE  
SUBDIVISION CONTROL LAW,  
IS REQUIRED.  
**MEDWAY PLANNING AND ECONOMIC  
DEVELOPMENT BOARD**

APPROVAL DATE: JULY 28, 2022  
ENDORSEMENT DATE: SEP. 13, 2022

*[Signatures]*

THIS PLAN IS SUBJECT TO A COVENANT  
TO BE RECORDED HERewith.

THIS PLAN IS SUBJECT TO A CERTIFICATE  
OF ACTION WHICH SHALL BE RECORDED  
WITH THE PLAN AT THE NORFOLK COUNTY  
REGISTRY OF DEEDS.

**REFERENCES**

DEED BOOK 11682, PAGE 609  
DEED BOOK 24557, PAGE 384  
DEED BOOK 11834, PAGE 245

PLAN NUMBER 724 OF 1987, PLAN BOOK 355  
PLAN NUMBER 490 OF 1994, PLAN BOOK 423  
PLAN NUMBER 332 OF 1997, PLAN BOOK 447  
PLAN NUMBER 57 OF 2013, PLAN BOOK 622  
PLAN NUMBER 578 OF 1995, PLAN BOOK 432  
PLAN NUMBER 780 OF 1997, PLAN BOOK 452  
PLAN NUMBER 86 OF 1964, PLAN BOOK 163  
PLAN NUMBER 692 OF 1997, PLAN BOOK 451  
PLAN NUMBER 58 OF 2013, PLAN BOOK 622  
PLAN NUMBER 307 OF 1999, PLAN BOOK 465  
PLAN NUMBER 691 OF 1997, PLAN BOOK 451  
NORFOLK COUNTY REGISTRY OF DEEDS

**LOT & PARCEL NOTES:**

(A) = DENOTES PARCEL DESIGNATION.

PARCELS "A, C, D, E, F, G, H, I, J, K" ARE NOT TO BE CONSIDERED INDIVIDUAL BUILDING LOTS.

**BOUNDARY LANE**

PARCEL "C" WITH AREA=6,641 S.F. AND PARCEL "G" WITH AREA=7,852 S.F. OF DAVID & RENEE SISTRAND (BK.11834, PG.245) TO BE COMBINED WITH PARCEL "D" WITH AREA=314 S.F. AND PARCEL "E" WITH AREA=5,004 S.F. AND PARCEL "F" WITH AREA=1,351 S.F. OF LINDA LINDSEY (BK.24557, PG.384) TO CREATE THE RIGHT OF WAY WITH AREA=21,162 S.F.

**LOT 1**

PARCEL "A" WITH AREA=2,354 S.F. OF DAVID & RENEE SISTRAND (BK.11834, PG.245) TO BE COMBINED WITH PARCEL "B" WITH AREA=125,647 S.F. OF LINDA LINDSEY (BK.24557, PG.384) TO CREATE A SINGLE LOT #1 WITH AREA=128,001 S.F.

LOT 1 FEE INTEREST IN RIGHT OF WAY:  
PARCEL "C" AND PARCEL "D" WITH COMBINED AREA = 6,995 S.F.

**LOT 2**

PARCEL "H" WITH AREA=43,385 S.F. OF DAVID & RENEE SISTRAND (BK.11834, PG.245) TO BE COMBINED WITH PARCEL "I" WITH AREA=5,685 S.F. OF LINDA LINDSEY (BK.24557, PG.384) TO CREATE A SINGLE LOT #2 WITH AREA=49,070 S.F.

LOT 2 FEE INTEREST IN RIGHT OF WAY:  
PARCEL "F" AND PARCEL "G" WITH COMBINED AREA = 9,203 S.F.

**LOT 3**

PARCEL "J" WITH AREA=10,058 S.F. OF DAVID & RENEE SISTRAND (BK.11834, PG.245) TO BE COMBINED WITH PARCEL "K" WITH AREA=283,563 S.F. OF LINDA LINDSEY (BK.24557, PG.384) TO CREATE A SINGLE LOT #3 WITH AREA=293,621 S.F.

LOT 3 FEE INTEREST IN RIGHT OF WAY:  
PARCEL "E" AREA = 5,004 S.F.

**APPLICANT:**  
ZACHARY T. LINDSEY et ux.  
69 SUMMER STREET  
MEDWAY, MA

**OWNERS:**  
LINDA LINDSEY  
69 SUMMER STREET  
MEDWAY, MA  
DAVID & RENEE SISTRAND  
67R SUMMER STREET  
MEDWAY, MA

**CONNORSTONE  
ENGINEERING INC.**  
CIVIL ENGINEERS AND LAND SURVEYORS  
10 SOUTHWEST CUTOFF, SUITE 7  
NORTHBOROUGH, MASSACHUSETTS 01532  
PHONE: 508-393-9727 FAX: 508-393-5242

**DEFINITIVE SUBDIVISION PLAN  
LAND PLAN  
BOUNDARY LANE  
(A PERMANENT PRIVATE WAY)  
IN  
MEDWAY, MASS.**

8-15-2022	CONDITIONS OF APPROVAL
7-12-2022	EDITS PER PEER REVIEW
2-17-2022	MISC. CON. COMM. EDITS
2-8-2022	MISC. CON. COMM. EDITS
REVISED:	DESCRIPTION:
DRAWN BY: REM	CHECK BY: VHH
DATE: AUGUST 20, 2021	
SCALE: 1"=40'	SHEET 2 OF 2.
ASSESSOR MAP 37, LOTS 33 & 36	

I HEREBY CERTIFY THAT THIS PLAN  
WAS PREPARED IN CONFORMANCE WITH  
THE RULES AND REGULATIONS OF THE  
REGISTER OF DEEDS.

*[Signature]*  
VAROUJAN H. HAGOPIAN, P.L.S. 49665

*[Signature]*  
I, *[Signature]*, CLERK OF THE TOWN OF MEDWAY  
RECEIVED AND RECORDED APPROVAL FROM THE PLANNING BOARD  
OF THIS PLAN ON July 28, 2022 AND NO APPEAL WAS TAKEN  
FOR TWENTY (20) DAYS THEREAFTER.

**GRAPHIC SCALE: 1"=40'**

0 10 20 30 40 50 75 100 150 200 FEET  
0 5 10 15 20 30 40 50 60 METERS





GENERAL NOTES:

- OWNERS OF ADJOINING PROPERTIES ARE SHOWN ACCORDING TO CURRENT TOWN OF MEDWAY ASSESSORS RECORDS.
- THIS PLAN IS BASED ON AN ON-THE-GROUND SURVEY BY CONNORSTONE ENGINEERING INC. PERFORMED IN APRIL 2019.
- LEGAL STATUS OF EASEMENTS AND WAYS, NOT DETERMINED BY THIS SURVEY.

APPROVAL UNDER THE SUBDIVISION CONTROL LAW, IS REQUIRED.  
MEDWAY PLANNING AND ECONOMIC DEVELOPMENT BOARD

APPROVAL DATE: JULY 28, 2022

ENDORSEMENT DATE: SEPT. 13, 2022

*Richard D. DiStefano*  
*James*  
*gn*

THIS PLAN IS SUBJECT TO A COVENANT TO BE RECORDED HEREWITH.

THIS PLAN IS SUBJECT TO A CERTIFICATE OF ACTION WHICH SHALL BE RECORDED WITH THE PLAN AT THE NORFOLK COUNTY REGISTRY OF DEEDS.

ZONED: RESIDENCE AR-1  
AREA = 44,000 sf  
FRONTAGE = 180 feet  
SETBACKS: FRONT = 35 feet  
SIDE = 15 feet  
REAR = 15 feet

N/F  
BRIAN & BETH FOX  
PARCEL ID: 37-045  
DEED BK. 12642, PG. 485

LAND OF:  
RABBIT BROOK REALTY TRUST  
LINDA LINDSEY, Trustee  
PARCEL ID: 37-026  
DEED BK. 11682, PG. 609

N/F  
WILLIAM FAULKNER & AMY ADAMS  
PARCEL ID: 37-027  
DEED BK. 10995, PG. 724

N/F  
CRAIG THOMPSON & LISA MOULTON  
PARCEL ID: 37-042  
DEED BK. 35102, PG. 269

N/F  
RINO & CAROLYN CASASANTA  
PARCEL ID: 37-041  
DEED BK. 26394, PG. 586

N/F  
KRISTIN & MARC CUSHWAY  
PARCEL ID: 37-040  
DEED BK. 19657, PG. 26

N/F  
GARY & REBECCA FELDMAN  
PARCEL ID: 46-009  
DEED BK. 13648, PG. 148

N/F  
TOWN OF MEDWAY CONSERVATION  
PARCEL ID: 46-010  
DEED BK. 33600, PG. 264

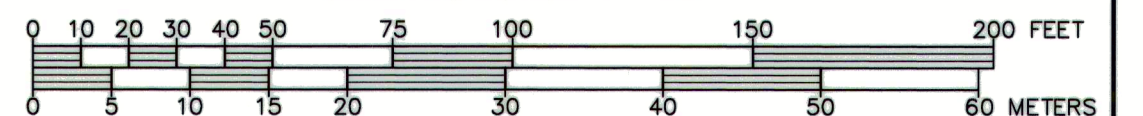
N/F  
MATTHEW MARSHALL  
PARCEL ID: 46-010-0002  
DEED BK. 32569, PG. 357

N/F  
ANDREW MARSHALL  
PARCEL ID: 46-010-0001  
DEED BK. 32569, PG. 354

N/F  
CHERYL ANN TENNANT  
PARCEL ID: 37-034  
DEED BK. 19053, PG. 91

I, *Anthony Chennarus* CLERK OF THE TOWN OF MEDWAY  
RECEIVED AND RECORDED APPROVAL FROM THE PLANNING BOARD  
OF THIS PLAN ON July 28, 2022 AND NO APPEAL WAS TAKEN  
FOR TWENTY (20) DAYS THEREAFTER. *Anthony Chennarus*

GRAPHIC SCALE: 1"=40'



STORM WATER TEST PIT		
TP-2 6/11/21	EL.=255.7	
0-10"	Ap	SANDY LOAM
10-22"	Bw	LOAMY SAND
22-60"	C1	LOAMY SAND
MOTTLES AT 20" WATER AT 48"		

STORM WATER TEST PIT		
TP-1 6/11/21	EL.=254.1	
0-18"		FILL
18-60"	C1	FINE SAND
MOTTLES AT 13" WATER AT 32"		

LEGEND

- DRAIN MAN HOLE
  - DRAINAGE LINE
  - CATCH BASIN
  - SEWER LINE
  - SEWER MAN HOLE
  - BITUMINOUS CURBING
  - EDGE OF PAVEMENT
  - GUARD RAIL
  - APPROX. WATERLINE
  - HYDRANT
  - WATERGATE
  - APPROX. GAS LINE
  - GAS GATE
- UTILITY POLE & GUY WIRE
  - CHAIN LINK FENCE
  - LIGHTPOST
  - HANDICAP SPACE
  - ELECTRIC TRANSFORMER SIGN
  - VERTICAL BENCHMARK
  - DECIDUOUS TREE >8"
  - CONIFEROUS TREE >8"
  - TREELINE
  - SPOT GRADE
  - WETLAND LINE
  - TELEPHONE MAN HOLE

MONUMENTS

- SBDH Fnd. STONE BOUND W. DRILL HOLE FOUND
- SB Fnd. STONE BOUND FOUND
- IP Fnd. IRON PIPE FOUND



MA COORD. SYSTEM

APPLICANT:  
ZACHARY T. LINDSEY et ux.  
69 SUMMER STREET  
MEDWAY, MA

OWNERS:  
LINDA LINDSEY  
69 SUMMER STREET  
MEDWAY, MA  
DAVID & RENEE SISTRAND  
67R SUMMER STREET  
MEDWAY, MA

**CONNORSTONE ENGINEERING INC.**  
CIVIL ENGINEERS AND LAND SURVEYORS  
10 SOUTHWEST CUTOFF, SUITE 7  
NORTHBOROUGH, MASSACHUSETTS 01532  
PHONE: 508-393-9727 FAX: 508-393-5242

**DEFINITIVE SUBDIVISION PLAN**  
**EXISTING CONDITIONS PLAN**  
**BOUNDARY LANE**  
**IN**  
**MEDWAY, MASS.**

8-15-2022	CONDITIONS OF APPROVAL
7-12-2022	EDITS PER PEER REVIEW
2-17-2022	MISC. CON. COMM. EDITS
2-8-2022	MISC. CON. COMM. EDITS

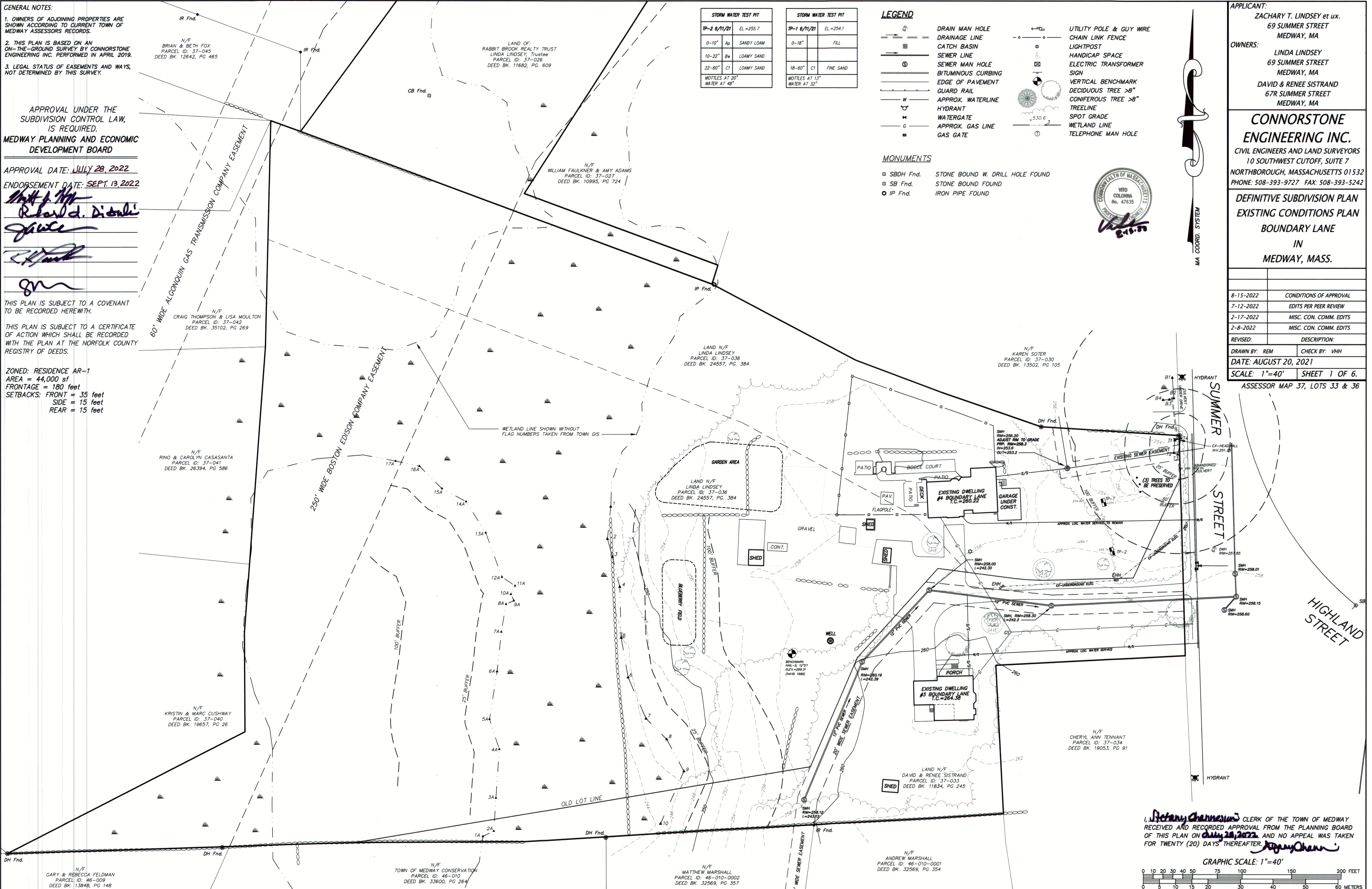
REVISED: DESCRIPTION:

DRAWN BY: REM CHECK BY: VHH

DATE: AUGUST 20, 2021

SCALE: 1"=40' SHEET 1 OF 6.

ASSESSOR MAP 37, LOTS 33 & 36



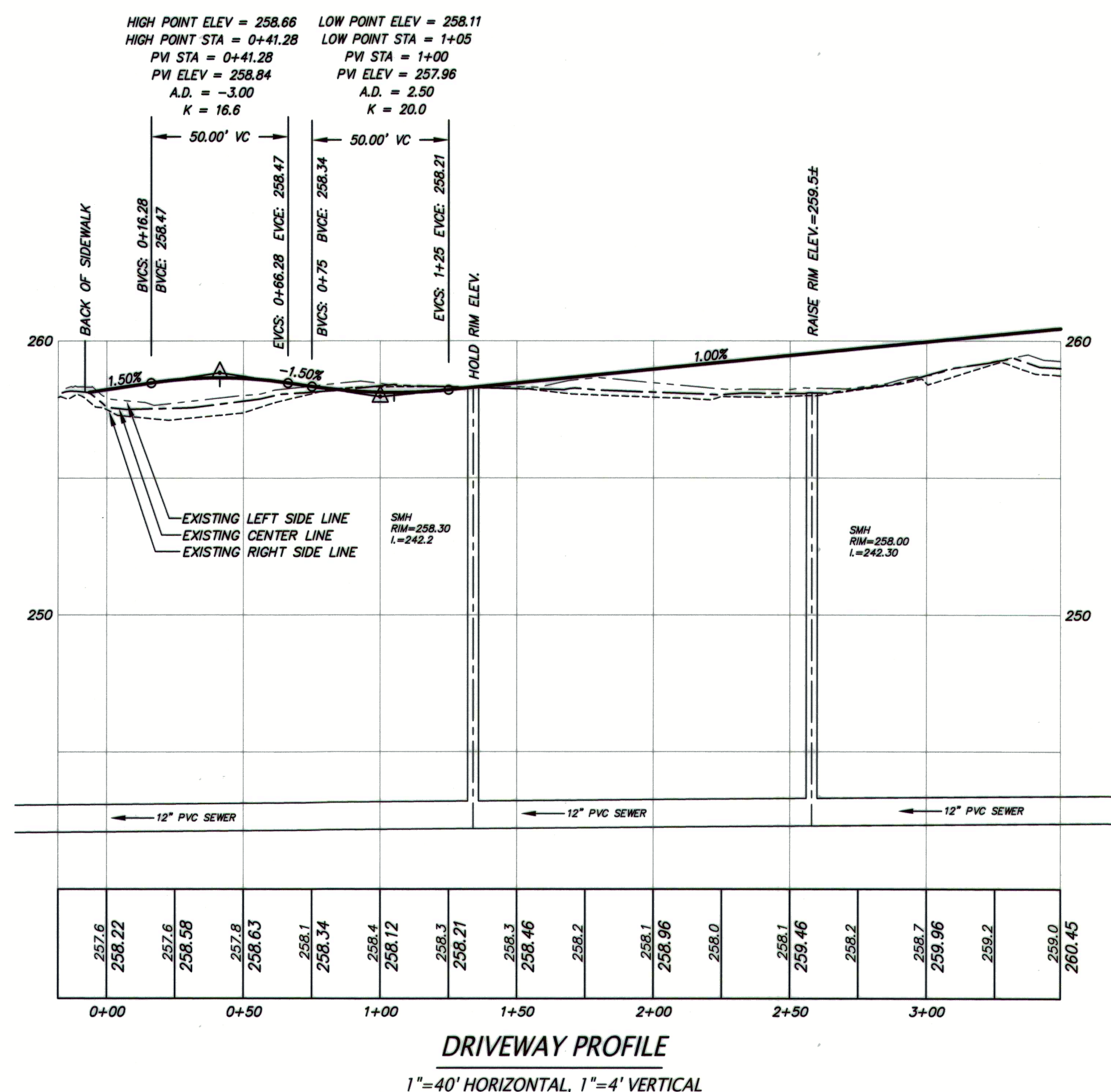
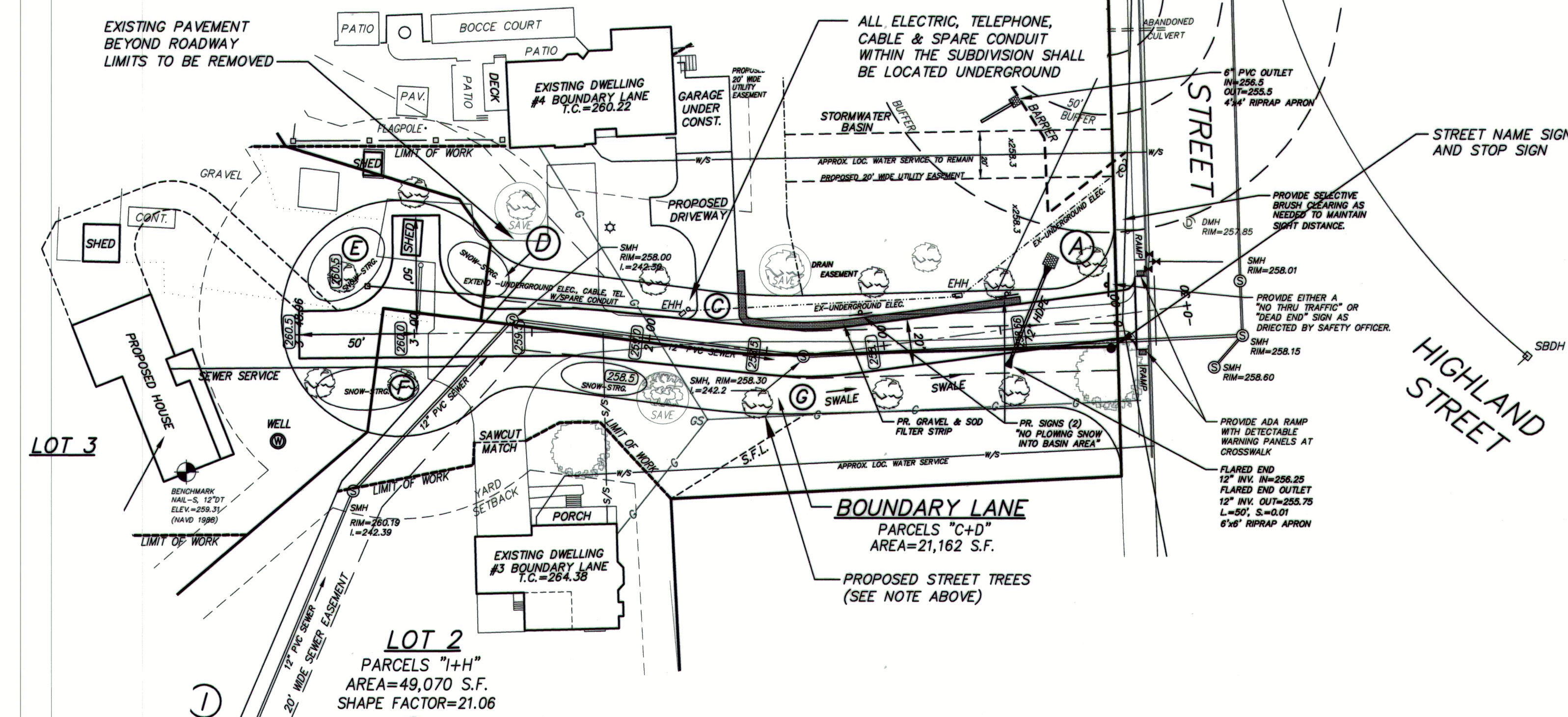




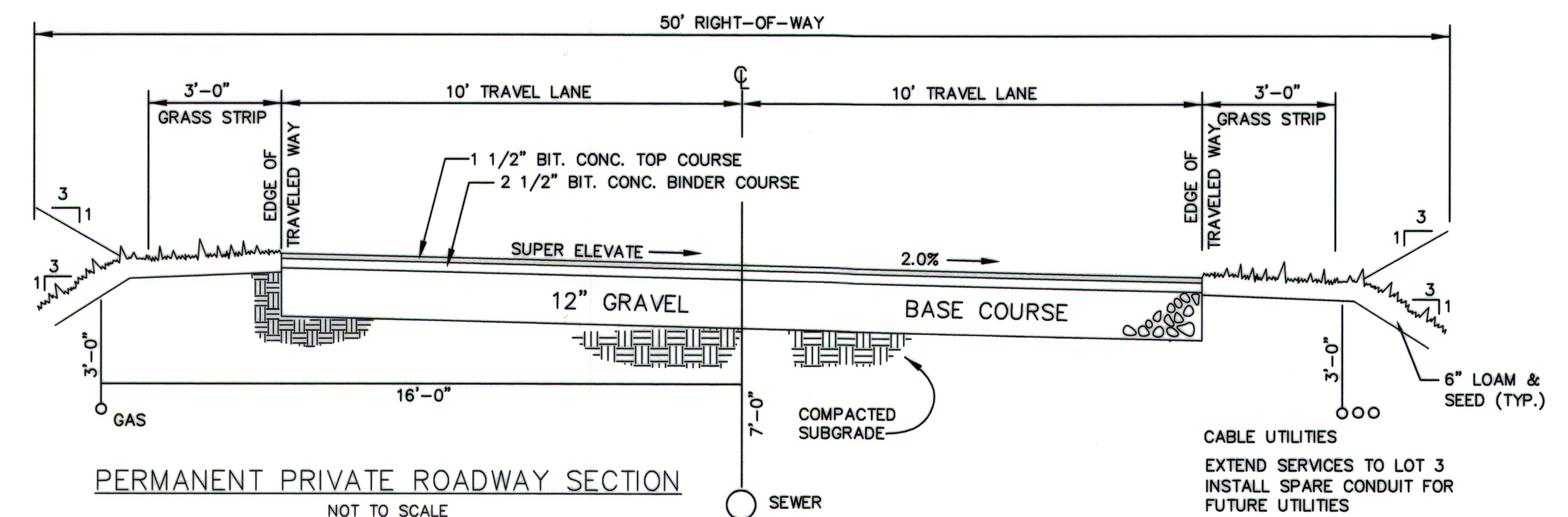


MINIMUM OF 3 SPECIES TO BE PLANTED.  
STAGGER LAYOUT SO THAT NO ONE SPECIES  
SHALL BE PLANTED NEXT TO A LIKE SPECIES

ROADWAY PLAN VIEW:  
1"=40' HORIZONTAL



1"=40' HORIZONTAL. 1"=4' VERTICAL





ZONED: AR-1  
AREA = 44,000 sf  
FRONTAGE = 180 feet  
SETBACKS: FRONT = 35 feet  
            SIDE = 15 feet  
            REAR = 15 feet


APPROVAL UNDER THE  
SUBDIVISION CONTROL LAW,  
IS REQUIRED.  
MEDWAY PLANNING AND ECONOMIC  
DEVELOPMENT BOARD

APPROVAL DATE: JULY 28, 2022

ENDORSEMENT DATE: SEPT. 13 2022

  
 Matt J. Ryan  
 Director, J. DiStefano  
 Dance

  
 Ed Paul

  
 Jon

THIS PLAN IS SUBJECT TO A COVENANT  
TO BE RECORDED HEREWITH.

THIS PLAN IS SUBJECT TO A CERTIFICATE  
OF ACTION WHICH SHALL BE RECORDED  
WITH THE PLAN AT THE NORFOLK COUNTY  
REGISTRY OF DEEDS.

CONSTRUCTION NOTES:

1. EXISTING UTILITY LINES SHOWN ON THIS DRAWING ARE FROM AVAILABLE INFORMATION AND ARE APPROXIMATE LOCATIONS. THE ENGINEER DOES NOT GUARANTEE THEIR ACCURACY OR THAT ALL UTILITIES AND SUBSURFACE STRUCTURES ARE SHOWN. THE CONTRACTOR SHALL VERIFY SIZE, LOCATION AND DEPTH OF ALL UTILITIES PRIOR TO EXCAVATION. PRIOR TO THE START OF CONSTRUCTION, ANY DISCREPANCIES WITH RECORD DATA SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY. THE CONTRACTOR SHALL CONTACT DIG SAFE: 1-800-344-7233 (72 HOURS BEFORE DIGGING), AND TOWN DPW FOR UTILITY LOCATION PRIOR TO EXCAVATION. TEST PITS SHALL BE UTILIZED FOR UTILITY CONNECTIONS.

2. ALL MATERIALS AND CONSTRUCTION PRACTICES SHALL BE IN CONFORMANCE WITH THE STANDARDS AND SPECIFICATIONS MHD HIGHWAY DEPARTMENT OF PUBLIC WORKS, OR THE LATEST EDITION OF THE MASSACHUSETTS HIGHWAY DEPARTMENT (MHD) CONSTRUCTION STANDARDS AND THE MHD STANDARD SPECIFICATIONS FOR HIGHWAYS AND BRIDGES, WHICHEVER IS MORE STRINGENT.

3. THE LAYOUT AND INSTALLATION OF ELECTRIC, GAS, TELEPHONE AND CATV UTILITY CONNECTIONS AND SERVICES SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE RESPECTIVE UTILITY.

4. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE HIS WORK WITH THE APPROPRIATE HIGHWAY & UTILITY DEPARTMENTS. CONTRACTOR SHALL MAINTAIN ALL EXISTING AND NEWLY INSTALLED UTILITIES IN GOOD WORKING ORDER AND SHALL PROTECT THEM FROM DAMAGE AT ALL TIMES UNTIL THE WORK IS COMPLETED AND ACCEPTED.

5. WORK WITHIN THE HIGHWAY LAYOUT, IF APPLICABLE, SHALL CONFORM TO THE CONDITIONS OF THE PERMIT ISSUED BY THE MASSACHUSETTS HIGHWAY DEPARTMENT AND/OR LOCAL AUTHORITY AS APPROPRIATE.

6. THE CONTRACTOR SHALL UTILIZE ALL MEASURES AND MATERIALS NECESSARY TO ENSURE THE SAFETY OF ALL PERSONS AND PROPERTIES AT THE SITE DURING CONSTRUCTION. ALL EXCAVATIONS SHALL CONFORM TO CURRENT OSHA STANDARDS.

7. ALL SIGN SIZES AND MATERIAL SHALL CONFORM TO THE "MANUAL ON UNIFORM TRAFFIC DEVICES" ( MUTCD ) AND THE OFFICE OF TRAFFIC OPERATIONS, FEDERAL HIGHWAY ADMINISTRATION, U.S. DEPARTMENT OF TRANSPORTATION.

8. ALL RAMPS, CURB CUTS, SIDEWALKS, AND ACCESSIBLE SPACES SHALL COMPLY WITH THE AMERICANS WITH DISABILITIES ACT REGULATIONS AND WITH ARCHITECTURAL ACCESS BOARD REGULATIONS (521 CMR 1-47).

9. ALL EXCAVATION AND EARTHWORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST EDITION OF THE MASSACHUSETTS HIGHWAY DEPARTMENT (MHD) STANDARD SPECIFICATIONS FOR HIGHWAYS AND BRIDGES, SECTIONS 120, 140, 150, AND 170.

ADA / AAB REQUIREMENTS:

ALL IMPROVEMENTS, RAMPS, CURB CUTS, SIDEWALKS, AND DRIVEWAY CROSSINGS SHALL COMPLY WITH THE AMERICANS WITH DISABILITIES ACT REGULATIONS AND WITH ARCHITECTURAL ACCESS BOARD REGULATIONS (521 CMR S 1-47) IN FORCE AND EFFECTIVE AT THE TIME OF CONSTRUCTION.



**APPLICANT:**

ZACHARY T. LINDSEY et ux.  
69 SUMMER STREET  
MEDWAY, MA

**OWNERS:**

LINDA LINDSEY  
69 SUMMER STREET  
MEDWAY, MA  
DAVID & RENEE SISTRAND  
67R SUMMER STREET  
MEDWAY, MA

**CONNORSTONE  
ENGINEERING INC.**

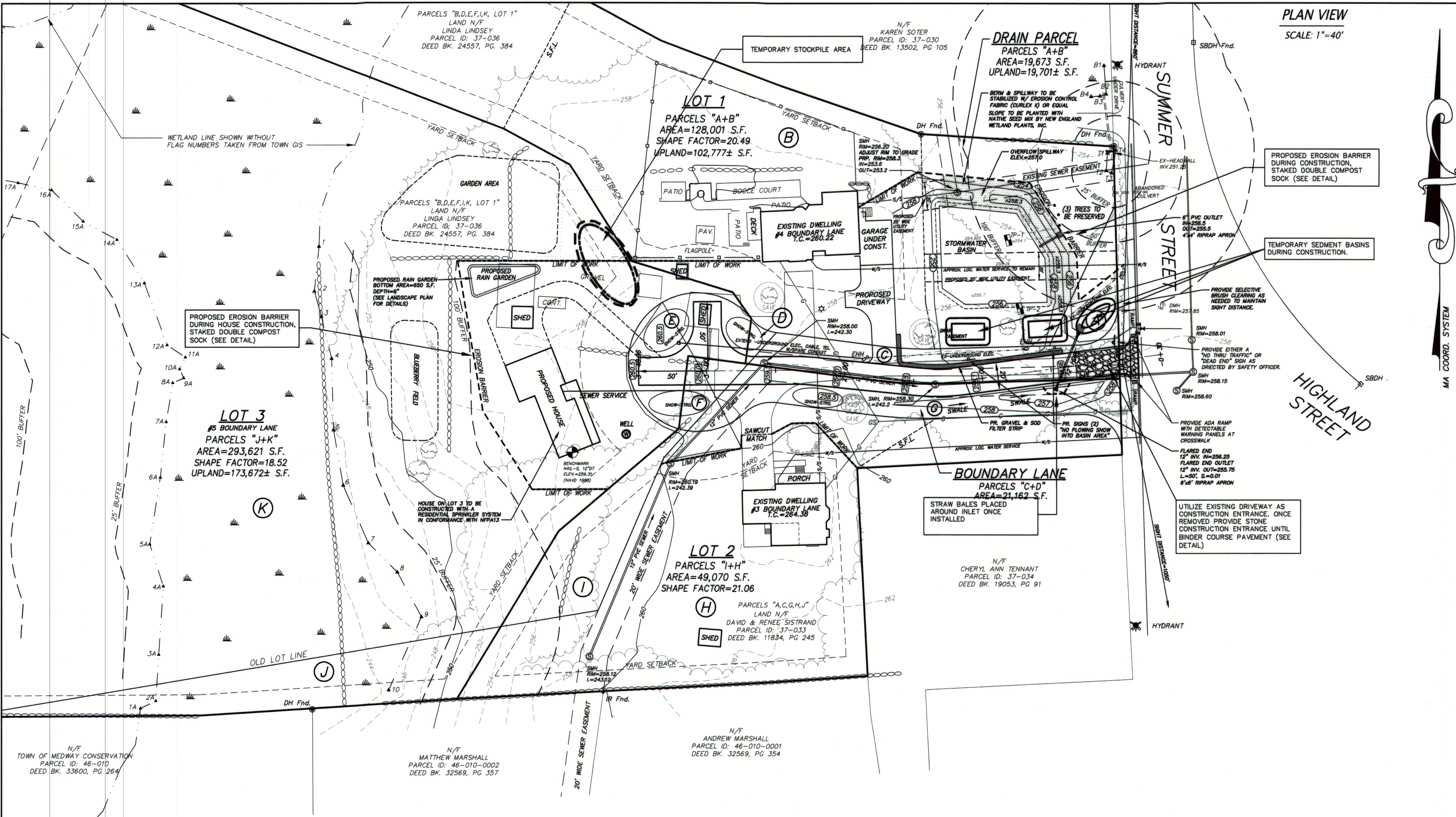
**CIVIL ENGINEERS AND LAND SURVEYORS**  
10 SOUTHWEST CUTOFF, SUITE 7  
NORTHBOROUGH, MASSACHUSETTS 01532  
PHONE: 508-393-9727 FAX: 508-393-5242

**DEFINITIVE SUBDIVISION PLAN  
ROADWAY PLAN & PROFILE  
BOUNDARY LANE  
IN  
MEDWAY, MASS.**

8-15-2022	CONDITIONS OF APPROVAL	
7-12-2022	EDITS PER PEER REVIEW	
2-17-2022	MISC. CON. COMM. EDITS	
2-8-2022	MISC. CON. COMM. EDITS	
REVISED:	DESCRIPTION:	
DRAWN BY: REM		CHECK BY: VC
DATE: AUGUST 20, 2021		
SCALE: 1"=40'		SHEET 3 OF 6.

I, Antony Channesian, CLERK OF THE TOWN OF MEDWAY  
RECEIVED AND RECORDED APPROVAL FROM THE PLANNING BOARD  
OF THIS PLAN ON July 28, 2022 AND NO APPEAL WAS TAKEN  
FOR TWENTY (20) DAYS THEREAFTER. Antony Channesian





PLAN VIEW  
SCALE: 1"=40'

- EROSION AND SEDIMENTATION CONTROL NOTES:**
- ALL WORK SHALL BE IN ACCORDANCE WITH THE ORDER OF CONDITIONS ISSUED BY THE TOWN OF MEDWAY CONSERVATION COMMISSION, AND THE PROJECT STORMWATER POLLUTION PREVENTION PLAN.
  - PRIOR TO INITIATING CONSTRUCTION, ALL SEDIMENTATION AND EROSION CONTROL MEASURES SHALL BE INSTALLED AS SHOWN ON THE PLANS AND DETAIL DRAWINGS.
  - THIS PLAN DEPICTS THE MINIMUM REQUIRED SEDIMENTATION AND EROSION CONTROLS. THE CONTRACTOR SHALL EMPLOY ADDITIONAL SEDIMENTATION AND EROSION CONTROL MEASURES AS NECESSITATED BY SITE CONDITIONS, OR AS DIRECTED BY THE OWNER, THE OWNER'S REPRESENTATIVE, OR THE CONSERVATION COMMISSION TO ENSURE PROTECTION OF ALL WETLAND RESOURCES AND CONTROL SEDIMENT TRANSPORT. IF SEDIMENTATION PLUMES OCCUR, THE CONTRACTOR SHALL STOP WORK AND INSTALL ADDITIONAL SEDIMENTATION CONTROL DEVICES IMMEDIATELY TO PREVENT FURTHER SEDIMENTATION.
  - THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL TEMPORARY AND PERMANENT SEDIMENTATION AND EROSION CONTROLS UNTIL WORK IS COMPLETE AND ALL AREAS HAVE BEEN PERMANENTLY STABILIZED. AT SUCH TIME THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL SEDIMENTATION AND EROSION CONTROL MEASURES.
  - THE CONTRACTOR SHALL INSPECT SEDIMENTATION AND EROSION CONTROLS ON A DAILY BASIS AND IMMEDIATELY AFTER EACH RAINFALL; REPAIRS SHALL BE MADE BY THE END OF THE WORKING DAY. ACCUMULATED SEDIMENT SHALL BE REMOVED BY THE CONTRACTOR WHEN THE VOLUME REACHES 1/4 TO 1/2 THE HEIGHT OF COMPOST SOCK OR SEDIMENT TRAP, OR AS DIRECTED BY THE LOCAL AUTHORITY.
  - SOIL STOCKPILES SHALL BE STABILIZED TO PREVENT EROSION, AND A PERIMETER SEDIMENT CONTROL BARRIER SHALL BE INSTALLED. NO MATERIALS SUBJECT TO EROSION SHALL BE STOCKPILED OVERNIGHT WITHIN 100 FEET OF A WETLAND UNLESS COVERED.
  - TOPSOIL STOCKPILES AND DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY TEMPORARILY CEASES FOR AT LEAST 7 DAYS WILL BE STABILIZED WITH A TEMPORARY SEED AND MULCH NO LATER THAN 7 DAYS FROM THE LAST CONSTRUCTION ACTIVITY IN THAT AREA. THE TEMPORARY SEED SHALL BE EROSION CONTROL MIX. DISTURBED PORTIONS OF THE SITE WHERE FINAL GRADE HAS BEEN MET AND CONSTRUCTION ACTIVITY CEASES SHALL BE STABILIZED WITH PERMANENT SEED NO LATER THAN 7 DAYS AFTER THE LAST CONSTRUCTION ACTIVITY. THE PERMANENT SEED MIX CONSISTS OF BLUEGRASS, TALL FESCUE, AND ANNUAL RYE. PRIOR TO SEEDING, GROUND AGRICULTURAL LIMESTONE SHALL BE APPLIED AS REQUIRED. SEEDING SHALL BE NUTRIENT ENRICHED HYDROSEED AND CELLULOSE OR OTHER DEGRADABLE FIBERS CAPABLE OF RETAINING MOISTURE. IF NOT DURING THE GROWING SEASON, THESE AREAS SHALL BE MULCHED WITH STRAW AND SECURED.
  - DEWATERING OPERATIONS, IF REQUIRED, SHALL DISCHARGE ONTO STABILIZED AREAS, AND ALL DISCHARGE WATER IS TO PASS THROUGH SEDIMENTATION CONTROL DEVICES TO PREVENT IMPACTS UPON WATER BODIES, BORDERING VEGETATED WETLANDS, DRAINAGE SYSTEMS AND ADJUTING PROPERTIES. AT A MINIMUM ALL DISCHARGES SHALL BE INTERCEPTED BY STRAWBALE CORRAL AND STRAWBALE CHECK DAMS SPACED 10' APART.
  - COMPOST SOCK AND SILT FENCE SHALL BE INSTALLED ALONG THE EDGE OF PROPOSED DEVELOPMENT OR AS INDICATED ON THE PLANS. ADDITIONAL BARRIERS SHALL BE LOCATED AS CONDITIONS WARRANT, AND IN SOME AREAS WEED FREE BALE/SILT FENCING STRUCTURES MAY HAVE TO BE DUPLICATED AT REGULAR INTERVALS UP GRADIENT OF WETLANDS.
  - STREET SWEEPING IN THE VICINITY OF THE PROJECT AREA SHALL BE PERFORMED AS NEEDED UNTIL THE PROJECT LIMITS HAVE BEEN STABILIZED. ALL SEDIMENT TRACKED ONTO PUBLIC RIGHT-OF-WAYS SHALL BE SWEEPED AT THE END OF EACH WORKING DAY.
  - ALL EXISTING AND PROPOSED DRAINAGE SYSTEM INLETS, WHICH MAY RECEIVE STORMWATER FLOW FROM DISTURBED AREAS, SHALL BE PROVIDED WITH INLET PROTECTION (CATCH BASIN SILT SACKS). THE CONTRACTOR SHALL MAINTAIN THESE DEVICES PER THE MANUFACTURERS RECOMMENDATIONS UNTIL ALL WORK IS COMPLETED AND ALL AREAS HAVE BEEN ADEQUATELY STABILIZED.
  - DUST CONTROL MEASURES SHALL BE IMPLEMENTED AND MAINTAINED PROPERLY THROUGHOUT DRY WEATHER PERIODS UNTIL ALL DISTURBED AREAS HAVE BEEN PERMANENTLY STABILIZED. METHODS FOR DUST CONTROL SHALL INCLUDE WATER SPRINKLING AND/OR OTHER METHODS APPROVED BY THE ENGINEER.
  - ALL VEHICLES SHALL ENTER AND EXIT THE SITE VIA THE STABILIZED CONSTRUCTION ENTRANCE CONSISTING OF 2" TO 3" INCH CRUSHED STONE TO A DEPTH OF 6" FOR A MINIMUM OF THE FIRST 50 FEET FROM EXISTING PAVED STREETS. EXTEND THE PAD BEYOND 50 FEET AS NECESSARY BASED UPON FIELD CONDITIONS. IF THE SITE CONDITIONS ARE SUCH THAT THE GRAVEL PAD DOES NOT REMOVE THE MAJORITY OF THE MUD AND DEBRIS, THEN THE TIRES SHALL BE WASHED BEFORE ANY VEHICLES ENTER ADJACENT ROADWAYS. ALL WATER USED FOR TIRE WASHING SHALL BE COLLECTED AND TREATED PRIOR TO ENTERING THE DRAINAGE SYSTEM. THE CONTRACTOR SHALL INSPECT THE CONSTRUCTION ENTRANCE DAILY AND AFTER HEAVY USE.
  - EQUIPMENT NOT IN USE SHALL NOT BE PARKED WITHIN WETLANDS OR BUFFER AREAS.

APPROVAL UNDER THE  
SUBDIVISION CONTROL LAW,  
IS REQUIRED.  
MEDWAY PLANNING AND ECONOMIC  
DEVELOPMENT BOARD

APPROVAL DATE: JULY 28, 2022

ENDORSEMENT DATE: SEPT. 13, 2022

*[Signatures]*

THIS PLAN IS SUBJECT TO A COVENANT  
TO BE RECORDED HEREWITH.

THIS PLAN IS SUBJECT TO A CERTIFICATE  
OF ACTION WHICH SHALL BE RECORDED  
WITH THE PLAN AT THE NORFOLK COUNTY  
REGISTRY OF DEEDS.

**GENERAL SEQUENCING PLAN**

ESTIMATED SCHEDULE:  
ROADWAY THROUGH BINDER COURSE: 6 MONTHS  
LOT DEVELOPMENT 12 MONTHS

- INSTALL SEDIMENT CONTROL BARRIERS AND CONSTRUCTION ENTRANCE OFF SUMMER STREET.
- REMOVE THE EXISTING STRUCTURES AND PAVEMENT AREAS.
- INSTALL TEMPORARY SEDIMENT TRAP/BERM.
- CLEAR & PREP ROADWAY AREA.
- BEGIN CONSTRUCTION OF ROADWAY.
- INSTALL ROADWAY CROSS CULVERT PRIOR TO COMPLETING PLACEMENT OF FILL NEAR STATION 0+25 TO PREVENT PONDING ON ADJUTING LAND AND BLOCKAGE OF DRAINAGE FLOW PATHS.
- INSTALL UTILITIES.
- INSTALL DRAIN CULVERT.
- INSTALL GRAVEL BASE AND BINDER COURSE PAVEMENT.
- BEGIN LOT DEVELOPMENT.
- PERFORM FINAL LANDSCAPING AND STABILIZATION.
- CLEAN & FINAL INSTALLATION OF STORM WATER BASIN.
- ADJUST STRUCTURES TO GRADE, AND PLACE FINAL TOP COURSE PAVEMENT.
- REMOVE THE REMAINING SILTATION DEVICES AS THE AREA BECOMES STABLE.

THE ABOVE SEQUENCING MAY BE SUBJECT TO CHANGE DUE TO FIELD CONDITIONS AND CONTRACTOR'S MEANS AND METHODS. A FINAL SEQUENCING PLANE SHALL BE SUBMITTED TO THE ENGINEER AND TOWN FOR REVIEW AND APPROVAL PRIOR TO THE START OF CONSTRUCTION.

I, Stephanie Charnier CLERK OF THE TOWN OF MEDWAY  
RECEIVED AND RECORDED APPROVAL FROM THE PLANNING BOARD  
OF THIS PLAN ON JULY 28, 2022 AND NO APPEAL WAS TAKEN  
FOR TWENTY (20) DAYS THEREAFTER. *[Signature]*



APPLICANT:  
ZACHARY T. LINDSEY et ux.  
69 SUMMER STREET  
MEDWAY, MA

OWNERS:  
LINDA LINDSEY  
69 SUMMER STREET  
MEDWAY, MA

DAVID & RENEE SISTRAND  
67R SUMMER STREET  
MEDWAY, MA

**CONNORSTONE  
ENGINEERING INC.**  
CIVIL ENGINEERS AND LAND SURVEYORS  
10 SOUTHWEST CUTOFF, SUITE 7  
NORTHBOROUGH, MASSACHUSETTS 01532  
PHONE: 508-393-9727 FAX: 508-393-5242

**DEFINITIVE SUBDIVISION PLAN**  
**EROSION & SEDIMENT  
CONTROL PLAN**  
**BOUNDARY LANE**  
**MEDWAY, MASS.**

REVISED:	DESCRIPTION:
8-15-2022	CONDITIONS OF APPROVAL
7-12-2022	EDITS PER PEER REVIEW
2-17-2022	MISC. CON. COMM. EDITS
2-8-2022	MISC. CON. COMM. EDITS
DRAWN BY: REM	CHECK BY: VC
DATE: AUGUST 20, 2021	
SCALE: 1"=60'	SHEET 4 OF 6.

