PLANS FOR LOCAL PERMITTING

PURSUANT TO THE TOWN OF MEDWAY CHAPTER 200 - SITE PLAN RULES & REGULATIONS, ARTICLE 26 STORMWATER MANAGEMENT AND LAND DISTURBANCE

FOR

Duplex Development

192 MAIN STREET MEDWAY, MA

October 17, 2024

REVISED
April 02, 2025

PROJECT TEAM

Civil Engineer | Landscape Architect



508.952.6300 | LDCollaborative.com

Land Surveyor
RealMapInfo LLC

420 Lakeside Avenue Suite 403

Marlborough, MA 01752

Goddard Consult
291 Main Street, Sui
Northborough, MA 0

PROJECT OWNERPROJECT APPLICANTMedway Main Nominee TrustMedway Main Nominee Trust192 Main Street192 Main StreetMedway, MA 02053Medway, MA 02053

Wetland Scientist Goddard Consulting 291 Main Street, Suite 8 Northborough, MA 01532

Substation	M Pank Pont 19 229 229 200 Evergreen Cem West GRADE CHARLES	Medway Anderson Sch
Source: USGS.gov: topoV	UCUS 0 500 1000 2000 3000 View Scale: 1" = 1,000'	W E

SHEET NO. SHEET TITLE EXISTING CO

EXISTING CONDITIONS PLAN (BY REALMAPINFO, LLC)

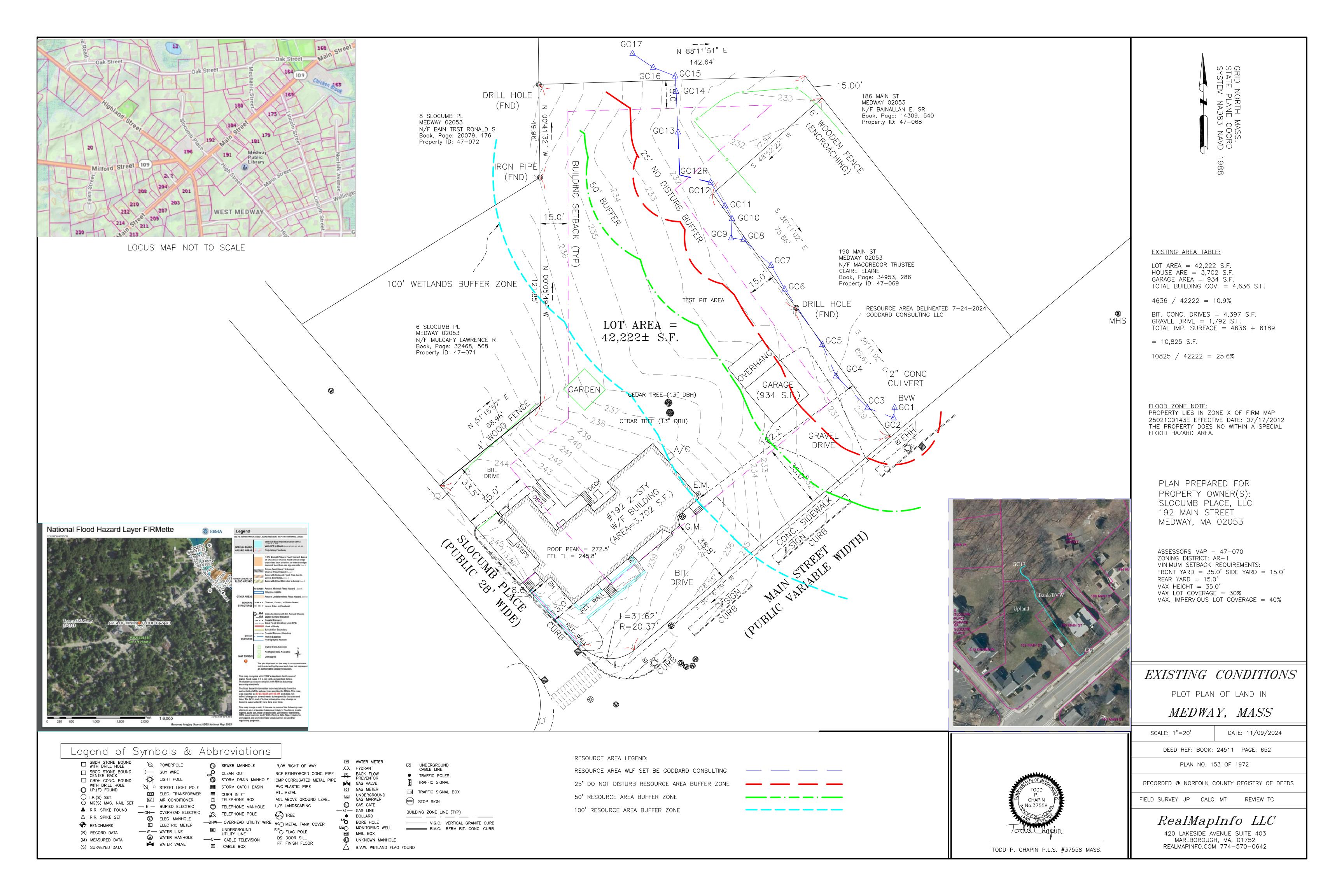
C-101 SITE PLAN

C-102 DRAINAGE PLAN & DETAILS
C-103 UTILITY PLAN & DETAILS

THIS DRAWING IS NOT FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY LAND DESIGN COLLABORATIVE.

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REFERENCES:

- 1. EXISTING CONDITIONS INFORMATION SHOWN HEREON FROM AN ON THE GROUND SURVEY BY REALMAPINFO OF MARLBOROUGH, MASSACHUSETTS IN MARCH OF 2024. ADDITIONAL INFORMATION COMPILED FROM RECORD PLANS AND GIS DATABASES, INCLUDING TOWN OF MEDWAY ASSESSOR AND GIS DATA LAYERS, MASSGIS DATA LAYERS, AND GOOGLE AND BING MAP IMAGES. DATUM IS MASSACHUSETTS STATE PLAN (NAD83 / NAVD88) COORDINATE SYSTEM.
- 2. WETLAND DELINEATION SHOWN HEREON WAS FIELD DELINEATED BY GODDARD CONSULTING LLC AND SURVEY LOCATED BY REAL MAPINFO.
- 3. NO PORTION OF THE PROPERTY IS WITHIN SPECIAL FLOOD HAZARD AREA (ZONE A OR AE) PER FEMA FIRM 25021C0143E,

EFFECTIVE DATE 7/17/2012. IFGAL REFERENCES

DEED BOOK 24511, PAGE 352

LEGAL REFERENCES

ASSESSORS MAP REFERENCE

PARCEL ID 47-070

GENERAL NOTES:

DEED BOOK 48177, PAGE 207 (VARIANCE)

- I. A MINIMUM OF SEVENTY-TWO (72) HOURS BEFORE COMMENCING SITE WORK, CONTRACTOR SHALL CALL "DIG SAFE" AT 1-888-344-7233 (PER 220 CMR 99), MUNICIPAL UTILITY DEPARTMENTS, AND UTILITY DISTRICTS TO ACCURATELY LOCATE UNDERGROUND UTILITIES.
- 2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CONSTRUCTION NOTIFICATION AND APPLY FOR AND OBTAIN ALL NECESSARY CONSTRUCTION PERMITS. THE CONTRACTOR SHALL PAY ALL FEES AND POST ALL BONDS ASSOCIATED WITH THE WORK AND COORDINATE WITH THE PROJECT ARCHITECT AND ENGINEER AS NECESSARY.
- 3. THE CONTRACTOR SHALL OBTAIN PERMIT(S) FOR TRENCH EXCAVATION (PER 520 CMR 14).
- 4. ALL ITEMS NOTED FOR REMOVAL AND DISPOSAL, AS WELL AS THOSE ITEMS DISCOVERED DURING EXCAVATION THAT REQUIRE REMOVAL AND REPLACEMENT, SHALL BECOME THE PROPERTY OF THE CONTRACTOR AND MUST EITHER BE RECYCLED OR DISPOSED OF OFF SITE ACCORDING TO APPLICABLE REGULATIONS (310 CMR 7, 18 & 19 AND 453 CMR 6). CONTRACTOR IS RESPONSIBLE FOR OBTAINING NECESSARY PERMITS FOR DEMOLITION, HAULING AND DISPOSING OF SAID MATERIALS.
- 5. CONTRACTOR SHALL VERIFY ALL CONDITIONS IN THE FIELD AND REPORT ANY DISCREPANCIES TO THE OWNER'S REPRESENTATIVE PRIOR TO CONSTRUCTION.
- 6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SITE SECURITY, JOB SAFETY AND CONSTRUCTION MEANS AND METHODS. CONSTRUCTION ACTIVITIES SHALL BE IN ACCORDANCE WITH OSHA STANDARDS AND STATE AND LOCAL REQUIREMENTS.
- 7. REFUELING OF CONSTRUCTION VEHICLES AND EQUIPMENT SHALL NOT BE CONDUCTED IN PROXIMITY TO CATCH BASINS, STORMWATER BASINS OR WETLAND RESOURCES.
- 8. ANY ALTERATIONS MADE IN THE FIELD TO THE WORK SHOWN ON THESE DRAWINGS SHALL BE RECORDED BY THE CONTRACTO ON RECORD DOCUMENTS.
- THE CONTRACTOR SHALL NOTIFY APPROPRIATE UTILITY COMPANIES OF ANY UTILITIES DAMAGED DURING CONSTRUCTION.
 ANY COSTS RELATED TO THE REPAIR OF UTILITIES DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITY SHALL BE THE
 CONTRACTOR'S RESPONSIBILITY.
- 10. THE CONTRACTOR IS RESPONSIBLE FOR PREPARING AND MAINTAINING RECORD AS-BUILT DRAWINGS OF ALL SUBSURFACE
- UTILITIES.

 11. ANY AREA DISTURBED BY THE CONTRACTOR OUTSIDE THE LIMIT OF WORK SHALL BE RESTORED TO ITS ORIGINAL CONDITIONS
- AT NO COST TO THE OWNER.

 13. EVISTING PROPERTY LINE MONITIMENTATION SHALL BE PROTECTED DURING CONSTRUCTION. ANY MONITIMENTATION
- 12. EXISTING PROPERTY LINE MONUMENTATION SHALL BE PROTECTED DURING CONSTRUCTION. ANY MONUMENTATION DISTURBED DURING CONSTRUCTION OR ANY PROPOSED MONUMENTATION SHALL BE SET OR RESET BY A PROFESSIONAL

EROSION AND SEDIMENT CONTROL NOTES:

- 1. PRIOR TO CONSTRUCTION A FENCE SHALL BE PLACED AROUND ALL TREES THAT ARE TO BE MAINTAINED AND PROTECTED. NO CONSTRUCTION ACTIVITY OR STOCKPILING OF MATERIAL SHALL BE ALLOWED WITHIN THE DRIPLINE OF THE EXISTING TREES THAT ARE TO REMAIN.
- 2. SITE ELEMENTS TO REMAIN SHALL BE PROTECTED DURING CONSTRUCTION.
- 3. PRIOR TO CONSTRUCTION AN EROSION CONTROL BARRIER (ECB) SHALL BE PROVIDED AT THE EDGE OF THE DEVELOPMENT AREA AS SHOWN ON THE PLANS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING THE ECB THROUGHOUT ALL PHASES OF CONSTRUCTION AS WELL AS COMPLYING WITH ANY CONDITIONS ESTABLISHED IN ANY PERMIT ISSUED FOR THE SITE.
- 4. THE CONTRACTOR SHALL TAKE SUFFICIENT PRECAUTIONS DURING CONSTRUCTION TO MINIMIZE THE RUNOFF OF POLLUTING SUBSTANCES SUCH AS SILT, CLAY, FUELS, OILS, BITUMENS, CALCIUM CHLORIDE OR OTHER POLLUTING MATERIALS HARMFUL TO HUMANS, FISH, OR OTHER LIFE, INTO WATER SUPPLIES AND SURFACE WATERS. SPECIAL PRECAUTIONS SHALL BE TAKEN IN THE USE OF CONSTRUCTION EQUIPMENT TO PREVENT OPERATIONS WHICH PROMOTE EROSION.
- 5. AS CONSTRUCTION PROGRESSES AND SEASONAL CONDITIONS DICTATE, MORE SILTATION CONTROL FACILITIES MAY BE REQUIRED. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO ADDRESS NEW CONDITIONS THAT MAY BE CREATED AND TO PROVIDE ADDITIONAL FACILITIES OVER AND ABOVE THE MEASURES DEPICTED HEREON.
- 6. MEASURES FOR CONTROL OF EROSION MUST BE ADEQUATE TO ASSURE THAT TURBIDITY IN THE RECEIVING WATER WILL NOT BE INCREASED BEYOND LEVELS ESTABLISHED BY THE STATE OR OTHER CONTROLLING BODY, IN WATERS USED FOR PUBLIC SUPPLY OR FISHING UNLESS OTHER LIMITS HAVE BEEN ESTABLISHED FOR THE PARTICULAR WATER.
- 7. ALL SOIL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE INSPECTED AND MAINTAINED ON A DAILY BASIS DURING THE DURATION OF CONSTRUCTION TO INSURE THAT CHANNELS, DITCHES AND PIPES ARE CLEAR OF DEBRIS AND THAT EROSION CONTROL BARRIERS ARE INTACT. EROSION CONTROL BARRIERS SHALL BE CLEANED AND MAINTAINED AS REQUIRED TO ENSURE FUNCTIONALITY.
- 8. ANY SEDIMENT TRACKED ONTO PUBLIC RIGHTS-OF-WAY SHALL BE SWEPT AND CLEANED AT THE END OF EACH WORK DAY.
- 9. CONTRACTOR SHALL BE RESPONSIBLE FOR DUST CONTROL, WHICH INCLUDES STREET SWEEPING OF ALL PAVED SURFACES WITHIN THE SITE AND OFF-SITE AREAS THAT ARE IMPACTED BY SITE CONSTRUCTION.
- 10. ALL TOPSOIL WITHIN THE LIMITS OF THE EXCAVATED AREAS SHALL BE STRIPPED TO ITS FULL DEPTH AND STOCKPILED FOR REUSE AND SEGREGATED FROM SUBSURFACE SOIL MATERIAL. EXCESS TOPSOIL SHALL BE DISPOSED OF ON SITE AS DIRECTED BY THE PROJECT ENGINEER.
- 11. ALL STOCKPILE AREAS SHALL BE LOCATED WITHIN THE LIMIT OF WORK LINE AND STABILIZED TO PREVENT EROSION.
- 12. CONTRACTOR SHALL DIVERT STORMWATER RUNOFF AROUND THE SITE AS REQUIRED AND DRAINAGE SHALL BE RESTORED TO CONDITION EXISTING PRIOR TO CONSTRUCTION UNLESS OTHERWISE SHOWN ON THE DRAWINGS.
- 13. ALL DISTURBED AREAS SHALL BE LOAMED AND SEEDED OR MULCHED AS SOON AS PRACTICABLE.

LAYOUT AND MATERIAL NOTES:

- .. ALL SETBACK LINES AND DIMENSIONS ARE PARALLEL OR PERPENDICULAR TO THE LINES FROM WHICH THEY ARE MEASURED, UNLESS NOTED OTHERWISE. DIMENSIONS ARE FROM THE FACE OF CURB, FACE OF BUILDING, FACE OF WALL AND CENTERLINE OF PAVEMENT MARKINGS UNLESS NOTED OTHERWISE.
- 2. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS ON THE GROUND AND REPORT ANY DISCREPANCIES TO THE PROJECT
- 3. SEE ARCHITECTURAL DRAWINGS FOR EXACT BUILDING DIMENSIONS AND DETAILS CONTIGUOUS TO THE BUILDING.
- 4. EXISTING PROPERTY LINE MONUMENTATION SHALL BE PROTECTED DURING CONSTRUCTION. ANY MONUMENTATION DISTURBED DURING CONSTRUCTION OR ANY PROPOSED MONUMENTATION SHALL BE SET OR RESET BY A PROFESSIONAL LICENSED SURVEYOR.
- 5. SYMBOLS OF PROJECT FEATURES DEPICTED IN THESE DRAWINGS ARE GRAPHIC REPRESENTATIONS AND ARE NOT NECESSARIL SCALED TO THEIR DIMENSIONS OR LOCATIONS ON THE DRAWINGS. THE CONTRACTOR SHALL REFER TO THE DETAIL SHEET DIMENSIONS, MANUFACTURER'S SPECIFICATIONS, SHOP DRAWINGS AND FIELD MEASUREMENTS FOR ACCURATE INFORMATION.

	ABBREVIATIONS			
E	ACRES BITUMINOUS CONCRETE CONCRETE DIAMETER FOUND LINEAR FEET MAINTAIN AND PROTECT NOT TO SCALE NOW OR FORMERLY PLUS OR MINUS SQUARE FEET REMOVE AND DISPOSE REMOVE AND REPLACE REMOVE AND STOCKPILE VERIFY IN FIELD	AC. BIT. CONC. CONC. DIA. FND L.F. M&P N.T.S. N / F ± S.F. R&D R&R R&S V.I.F.		



THE COMMONWEALTH OF MASSACHUSETTS REQUIRES
NOTIFICATION BY EXCAVATORS OR ANY PERSON
PREPARING TO DISTURB THE EARTH'S SURFACE
ANYWHERE IN THE COMMONWEALTH.

GRADING, DRAINAGE AND UTILITY NOTES:

- 1. THE CONTRACTOR SHALL CONFIRM THE SIZE AND DISPOSITION OF ALL UTILITIES TO SITE AND COORDINATE WITH RESPECTIVE UTILITY COMPANIES REGARDING ANY UTILITIES THAT REQUIRE REMOVAL OR RELOCATION. NO EXCAVATION SHALL BE PERFORMED UNTIL ALL UTILITY COMPANIES HAVE BEEN NOTIFIED.
- 2. LOCATIONS OF UNDERGROUND UTILITIES SHOWN HEREON WERE COMPILED FROM AVAILABLE RECORD PLANS OF UTILITY COMPANIES AND ARE APPROXIMATE AND ASSUMED. THERE MAY BE ADDITIONAL UNDERGROUND UTILITIES THAT ARE NOT DEPICTED HEREON. NO WARRANTEE IS EXPRESSED OR IMPLIED AS TO THE ACCURACY OF SUBSURFACE UTILITY LOCATIONS OR
- 3. CONTRACTOR SHALL CONFIRM DEPTH(S) OF PERTINENT UTILITIES BY TEST PIT AND NOTIFY OWNER'S REPRESENTATIVE OF ANY DISCREPANCIES.
- 4. THE CONTRACTOR SHALL VERIFY EXISTING GRADES IN THE FIELD AND REPORT ANY DISCREPANCIES IMMEDIATELY TO THE PROJECT SURVEYOR AND ENGINEER.
- 5. PROVIDE CRIBBING TO PROTECT UTILITY LINES DURING CONSTRUCTION AS NECESSARY.

DISPOSITION, UNLESS OTHERWISE NOTED ON THE PLAN.

- 6. THE CONTRACTOR SHALL PROTECT SUBSURFACE DRAINAGE, SEWER AND ALL OTHER UTILITIES FROM EXCESSIVE VEHICLE LOADS DURING CONSTRUCTION. FACILITIES DAMAGED DUE TO CONSTRUCTION LOADS SHALL BE RESTORED TO THE ORIGINAL CONDITION BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER OR UTILITY OWNER.
- 7. ALL DRAIN PIPE SHALL BE SCHEDULE 40 PVC, UNLESS OTHERWISE NOTED. PIPE LENGTHS ARE MEASURED CENTER-OF-STRUCTURE TO CENTER-OF-STRUCTURE.
- 8. ALL GRAVITY SEWER PIPE SHALL BE SDR 35 PVC (ASTM D3034) WITH WATERTIGHT INTEGRAL BELL GASKETED JOINT (ASTM D3212) AND ELASTOMERIC GASKET (ASTM F477), UNLESS OTHERWISE NOTED.
- 9. ALL WATER SERVICES TO BE PRESSURE RATED PE OR COPPER AS REQUIRED AND APPROVED BY DPW. PROVIDE FIVE (5) FEET MINIMUM COVER ON ALL WATER MAINS AND SERVICES.
- 10. WHERE 10' HORIZONTAL SEPARATION BETWEEN SEWER AND WATER MAINS CANNOT BE MAINTAINED, CROWN OF SEWER MAIN SHALL BE EIGHTEEN (18) INCHES BELOW BOTTOM OF WATER MAIN, IN ACCORDANCE WITH SECTION 9.7.2 OF MASSDEP "GUIDELINES AND POLICIES FOR PUBLIC WATER SYSTEMS" (AS DEFINED IN 310 CMR 22.02).
- 11. THE CONTRACTOR SHALL MAKE ALL ARRANGEMENTS FOR THE ALTERATION OF GAS, ELECTRIC, TELECOMMUNICATIONS AND ANY OTHER PRIVATE UTILITIES BY THE UTILITY COMPANIES AS REQUIRED. WHERE AN EXISTING UTILITY IS IN CONFLICT WITH THE PROPOSED WORK THE LOCATION, ELEVATION AND SIZE OF THE UTILITY SHALL BE ACCURATELY DETERMINED WITHOUT DELAY BY THE CONTRACTOR AND THE INFORMATION FURNISHED TO THE OWNER AND PROJECT ENGINEER FOR RESOLUTION.
- 12. PROPOSED GAS, ELECTRIC, TELECOMMUNICATIONS AND CABLE TV DEPICTED IS SCHEMATIC ONLY. CONTRACTOR SHALL COORDINATE WITH RESPECTIVE UTILITY COMPANY FOR FINAL PLANS AND SPECIFICATIONS.

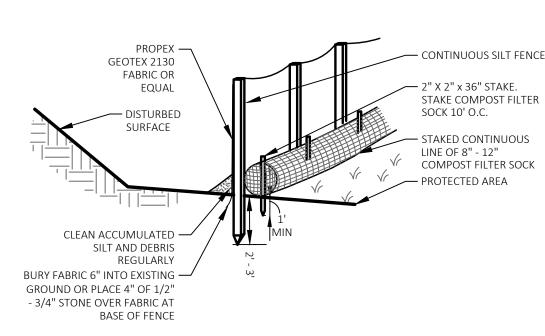
14. EXISTING PAVEMENT SHALL BE SAW CUT AND NEW PAVEMENT SHALL BE BLENDED SMOOTHLY TO MEET CUT EDGES.

- 13. ALL UTILITY COVERS, GRATES, HATCHES, ETC., SHALL BE FLUSH WITH THE PAVEMENT FINISHED GRADE.
- 15. FINAL GRADES SHALL BE PITCHED EVENLY BETWEEN SPOT ELEVATIONS AND ALL AREAS SHALL BE GRADED TO DRAIN WITH NO
- 16. THE CONTRACTOR SHALL SCHEDULE THE WORK TO ALLOW THE FINISHED SUBGRADE ELEVATIONS TO DRAIN PROPERLY WITHOUT PUDDLING. SPECIFICALLY, ALLOW WATER TO ESCAPE WHERE PROPOSED CURBING MAY RETAIN RUNOFF PRIOR TO APPLICATION OF THE FINISH SUBGRADE AND/OR SURFACE PAVING. PROVIDE TEMPORARY POSITIVE DRAINAGE AS REQUIRED.
- 17. THE CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE (1.5% MINIMUM) AWAY FROM ALL BUILDING FOUNDATIONS AND
- 18. ALL DISTURBED AREAS SHALL BE LOAMED TO A SIX (6) INCH DEPTH AND SEEDED WITH SUITABLE GRASS SEED MIX UNLESS
- 19. SEE SHEET C-102 FOR DRAINAGE SYSTEM COMPONENTS AND DETAILS AND SHEET C-103 FOR UTILITIES AND DETAILS.20. NO SUMP PUMPS MAY BE CONNECTED TO THE MEDWAY MS4.

NOTES:

 STEEL POST MAY BE SUBSTITUTED/ DISTANCE BETWEEN POSTS TO VARY AS REQUIRED BY TRIBUTARY AREA: 10' FOR 100 SF/LF FENCE 6' FOR 500 SF/LF FENCE

DEPTH TO VARY WITH TRIBUTARY AREA: 2' FOR 100 SF. IF POST IS TO BE SET IN PEAT OR UNSTABLE SOILS, THEN 3' OR DEPTH NECESSARY TO PROVIDE A STABLE POST FOR LOADED FENCE CONDITIONS

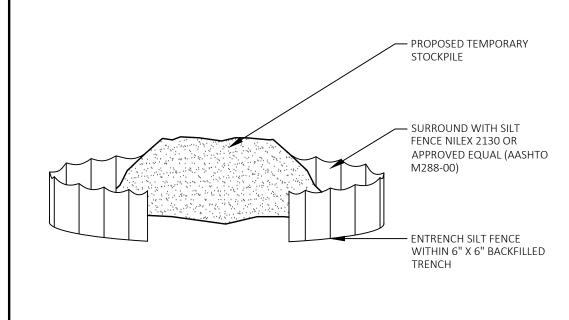


EROSION CONTROL BARRIER (ECB) SILT FENCE & FILTER SOCK
31 25 00

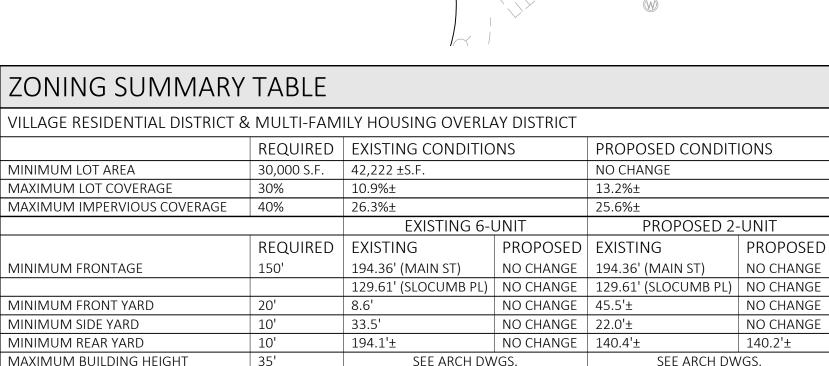
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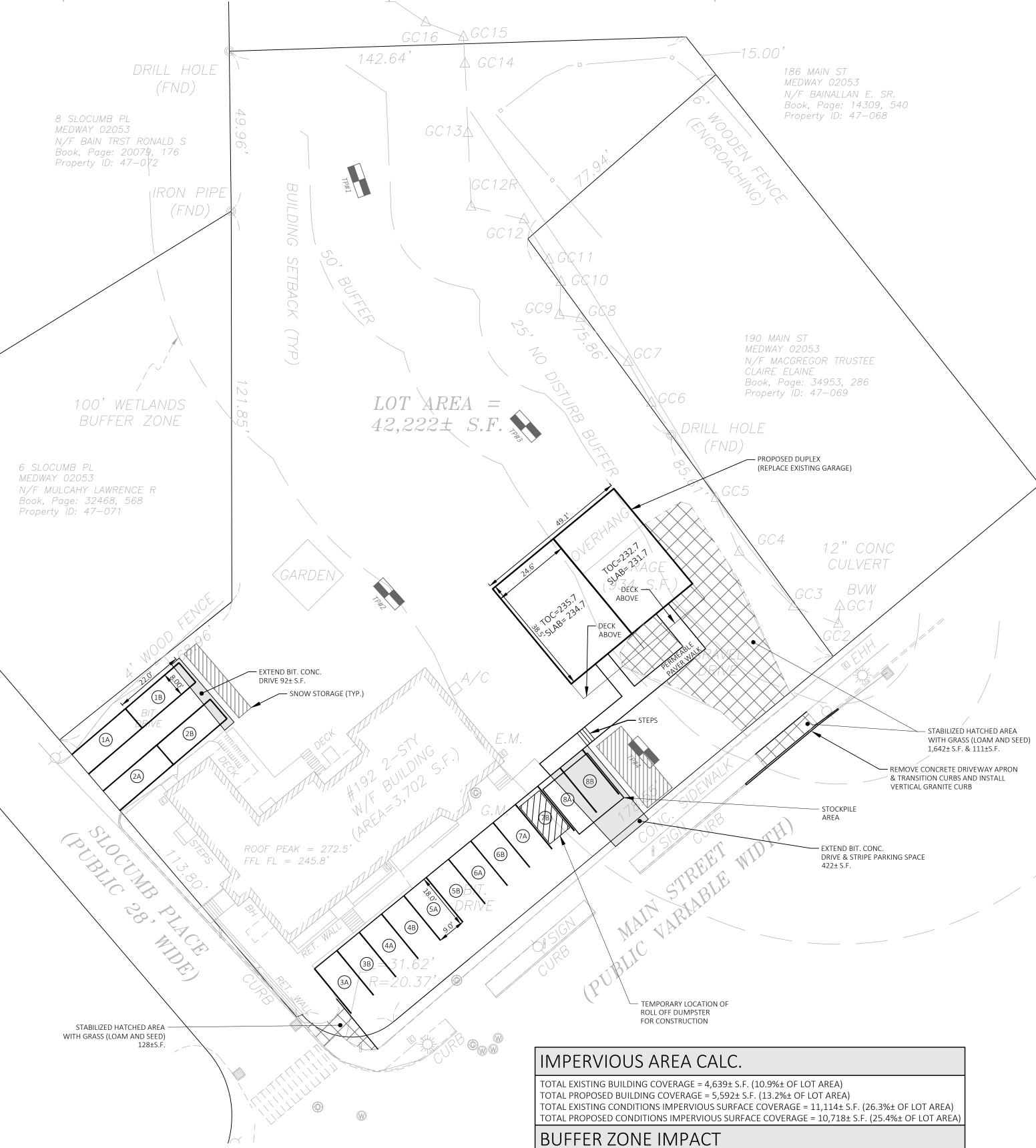
NOTES:

- 1. ALL STOCKPILES MUST BE PROTECTED WITH PERIMETER CONTROLS AS SHOWN.
- 2. SEE EROSION AND SEDIMENT CONTROL NOTES FOR LONG TERM STABILIZATION OF STOCKPILES.



TEMPORARY STOCKPILE





BUFFER ZONE AREA ON SITE = 27,527± S.F. BUFFER ZONE IMPACT / TOTAL AREA = 8,411± S.F. BUFFER ZONE IMPACT / IMPERVIOUS AREA = 1,352± S.F.

PARKING SUMMARY TABLE				
DIMENSIONAL REQUIREMENTS				
	REQUIRED	PROVIDED	F	
MINIMUM PARKING SPACE SIZE (ANGLED)	9'x18'	9'x18'	_	
MINIMUM PARKING SPACE SIZE (PARALLEL)	8'x22'	8'x22'		
PARKING REQUIREMENTS				
	REQUIRED	PROVIDED		
MULTI-FAMILY USE (2 SPACES PER UNIT PLUS 1 VISITOR SPACE PER TWO DWELLING UNITS)*	20 SPACES	16 SPACES		

* PURSUANT TO SECTION 5.6.4 (E)(3) - AT LEAST TWO OFF-STREET PARKING SPACES SHALL BE PROVIDED FOR EACH DWELLING UNIT PLUS ONE ADDITIONAL VISITOR PARKING SPACE FOR EVERY TWO DWELLING UNITS. THE PLANNING AND ECONOMIC DEVELOPMENT BOARD MAY ADJUST THIS REQUIREMENT BY A FOUR-FIFTHS VOTE, IN CONSIDERATION OF THE SIZE OF THE PROPOSED DWELLING UNITS.



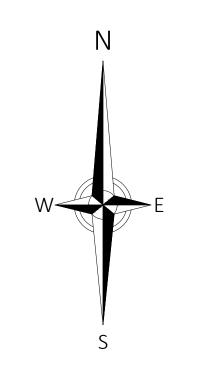
LAND DESIGN COLLABORATIVE Chauncy Place | Terrace North | Suite 1 45 Lyman Street Westborough, MA 01581

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Project Owner:

Medway Main Nominee Trust 192 Main Street Medway, MA 02053

Project Applicant:

Medway Main Nominee Trust 192 Main Street Medway, MA 02053

Project Title:

192 Main Street

Medway, MA

(Norfolk County)

Sheet Title: SITE PLAN

Local Permitting



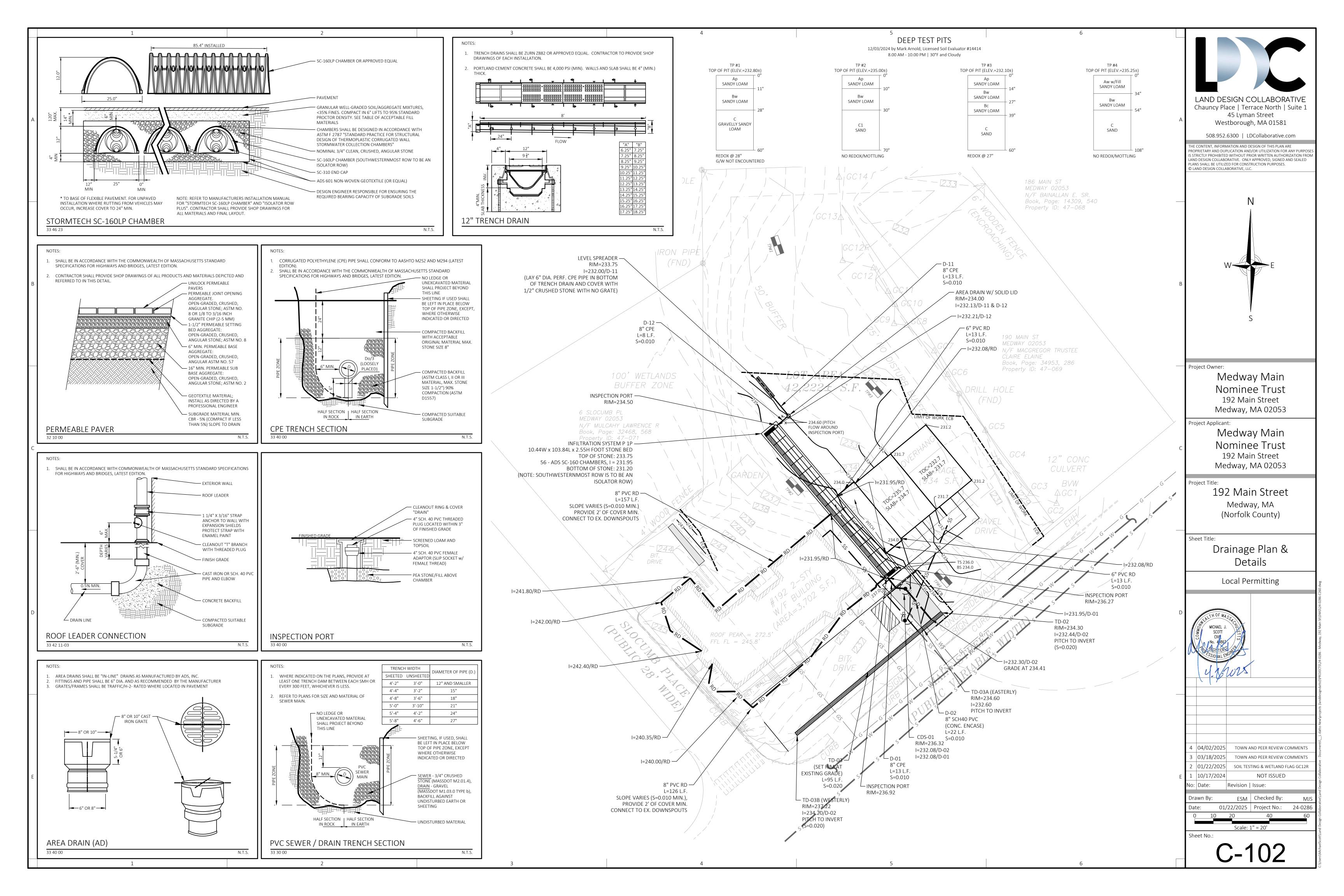
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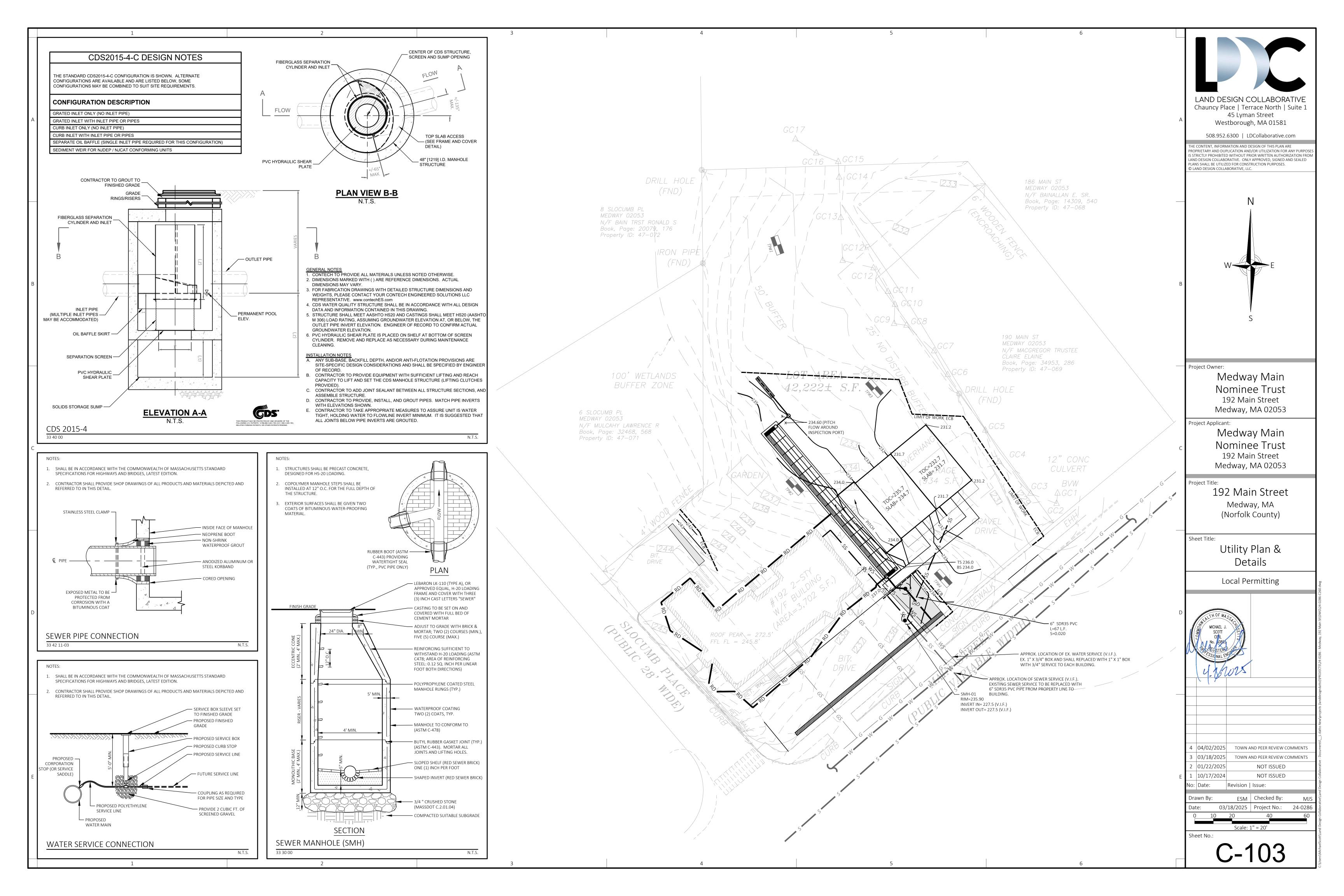
4 04/02/2025 DATE ONLY
3 03/18/2025 TOWN AND PEER REVIEW COMMENTS STORMWATER & GRADING REMOVED
2 01/22/2025 SOIL TESTING & WETLAND FLAG GC12R
1 10/17/2024 DIMENSIONAL TABLES

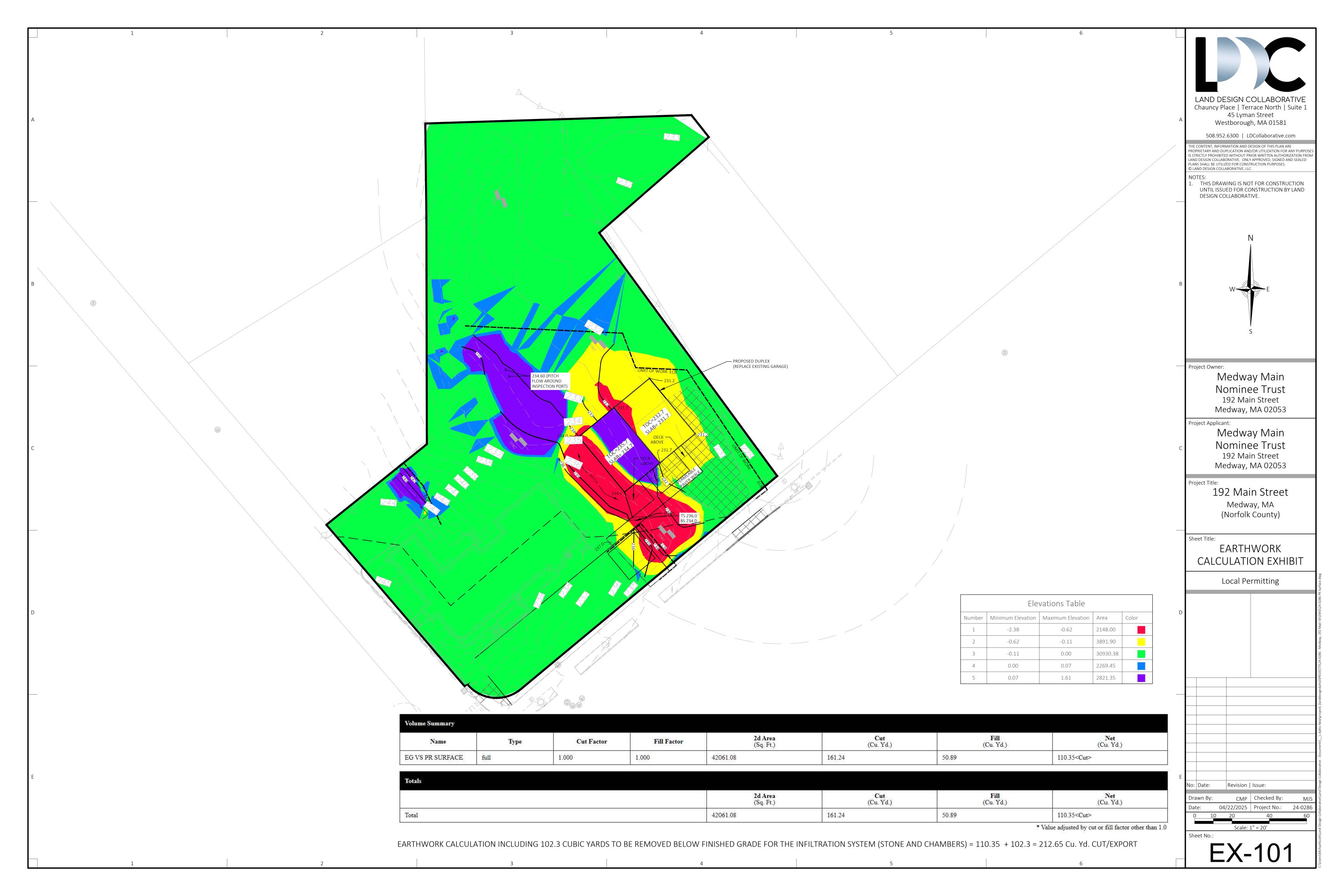
1 10/17/2024 DIMENSIONAL TABLES
lo: Date: Revision | Issue:
Drawn By: CMP Checked By: M

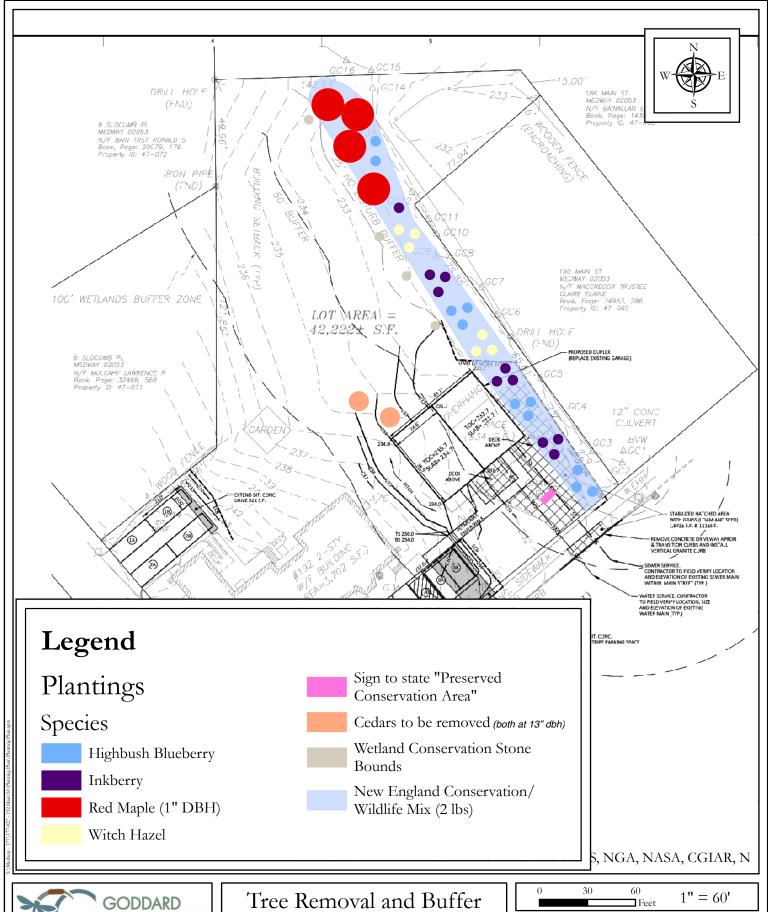
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C-10'







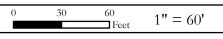




Date: 11/05/2024

Zone Mitigation Plan

192 Main Street Medway, MA 02035



71.4313782°W, 42.1448234°N

Parcel ID: 47-70

NEW TOWNHOUSE

MAIN ST, MEDWAY MA 02053.

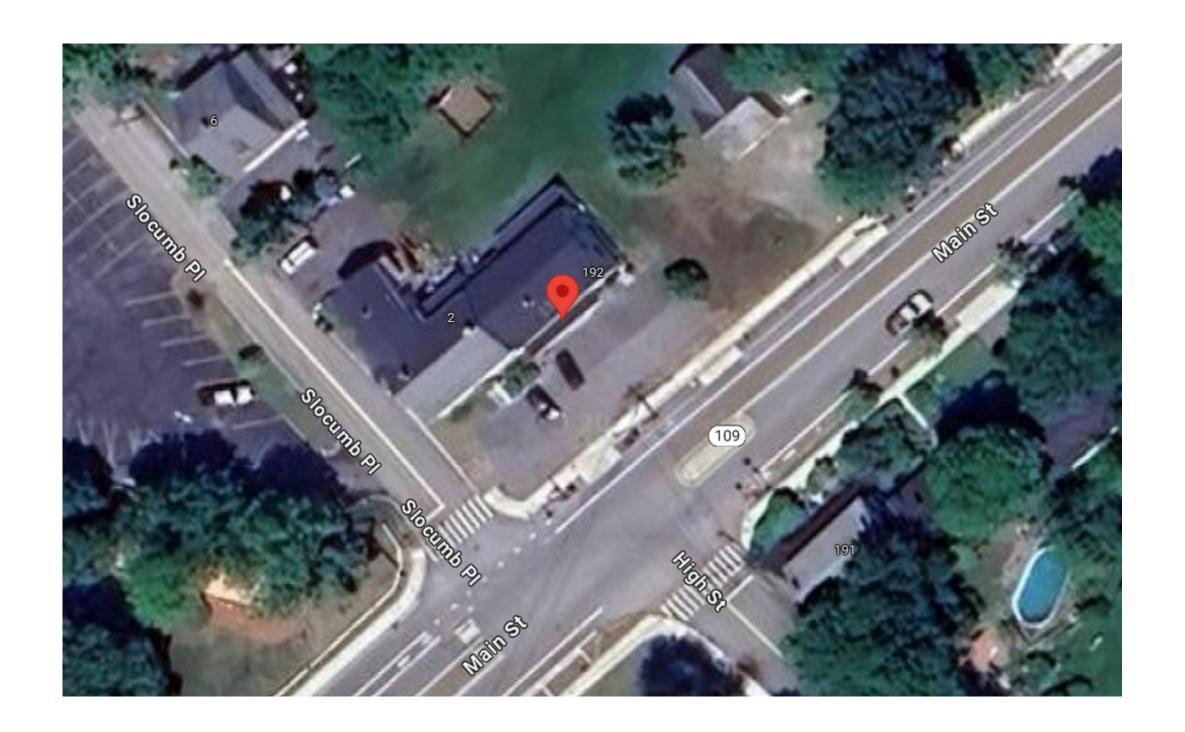




PAGE	SHEET LIST
C-100	COVER PAGE
C-101	PLOT PLAN
A-100	PROPOSED FLOOR PLANS
A-101	PROPOSED FLOOR PLANS
A-102	PROPOSED ELEVATIONS
A-103	PROPOSED ELEVATIONS

PROPOSED FACADE

AERIAL VIEW



GENERAL NOTES:

- THE CONTRACTOR OR OWNER IS RESPONSIBLE FOR OBTAINING AND PAYING FOR ALL PERMITS REQUIRED FOR THIS PROJECT.
- 2. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE COMMONWEALTH OF CURRENT MASSACHUSETTS STATE BUILDING CODE (IBC 2015, 780 CMR 9TH EDITION) AND OTHER APPLICABLE CODES.
- 3. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR MEANS, METHODS, TECHNIQUES, SEQUENCING, SCHEDULING AND SAFETY FOR THIS PROJECT.
- 4. DIMENSIONS ARE NOT GUARANTEE, THE CONTRACTOR SHOULD VERIFY ALL DRAWING DIMENSIONS BEFORE PERFORM WORK.
- 5. THE CONTRACTOR SHALL WARRANTEE HIS WORK FOR A PERIOD OF ONE YEAR FROM THE DATE OF FINAL COMPLETION.
- 6. THE CONTRACTOR SHALL REPORT ANY DISCREPANCIES BETWEEN DRAWINGS SPECIFICATIONS OR FIELD CONDITIONS TO THE DESIGN IMMEDIATELY.
- 7. CONCRETE AND REBAR STRENGTH SHALL HAVE MINIMUM OF 3,000 PSI AND 60,000 PSI RESPECTIVELY.
- 3. NEW WINDOW MUST HAS DOUBLE PANE AND U FACTOR = 0.27.

SCOPE OF WORK:

NEW TOWNHOUSE CONSTRUCTION.



PROJECT NAME

NEW TOWNHOUSE

192 - 198 MAIN ST, MEDWAY MA 02053.

CLIENT

MAGUED BARSOUM

PROJECT TEAM

Designer Engineer Nathália Quirino Nazieh R. Hammouri. 857 888-1216 857 312-9212

No.	Description	Date
00	Issue for Permit	-

DRAWING INFORMATION

April 23, 2024	
DATE OF ISSUE	
Issued for permit.	
DESCRIPTION	
AS INDICATED.	Nathali

PROJECT # FILE NAME

Revisions

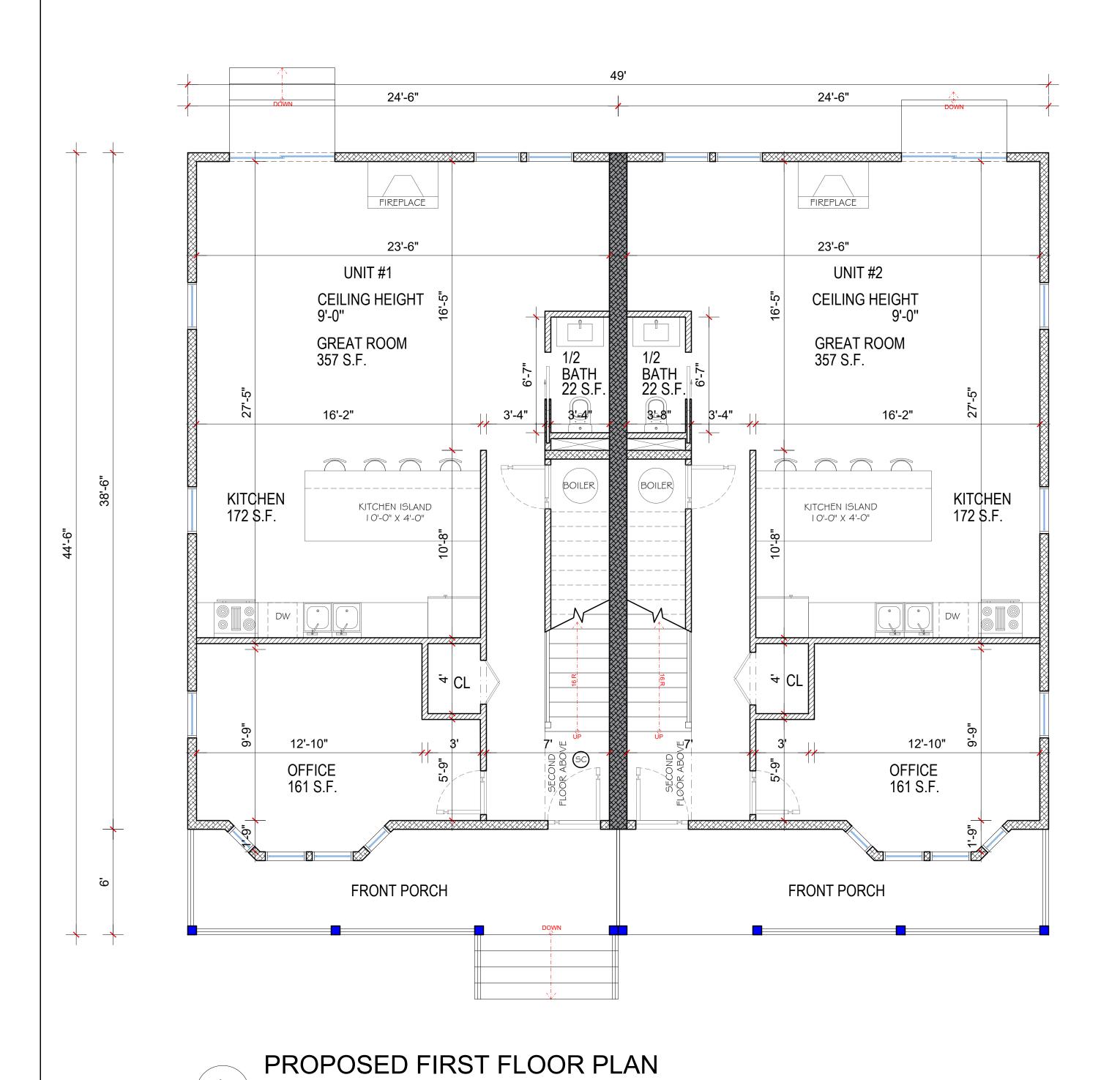
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	Proposed 00

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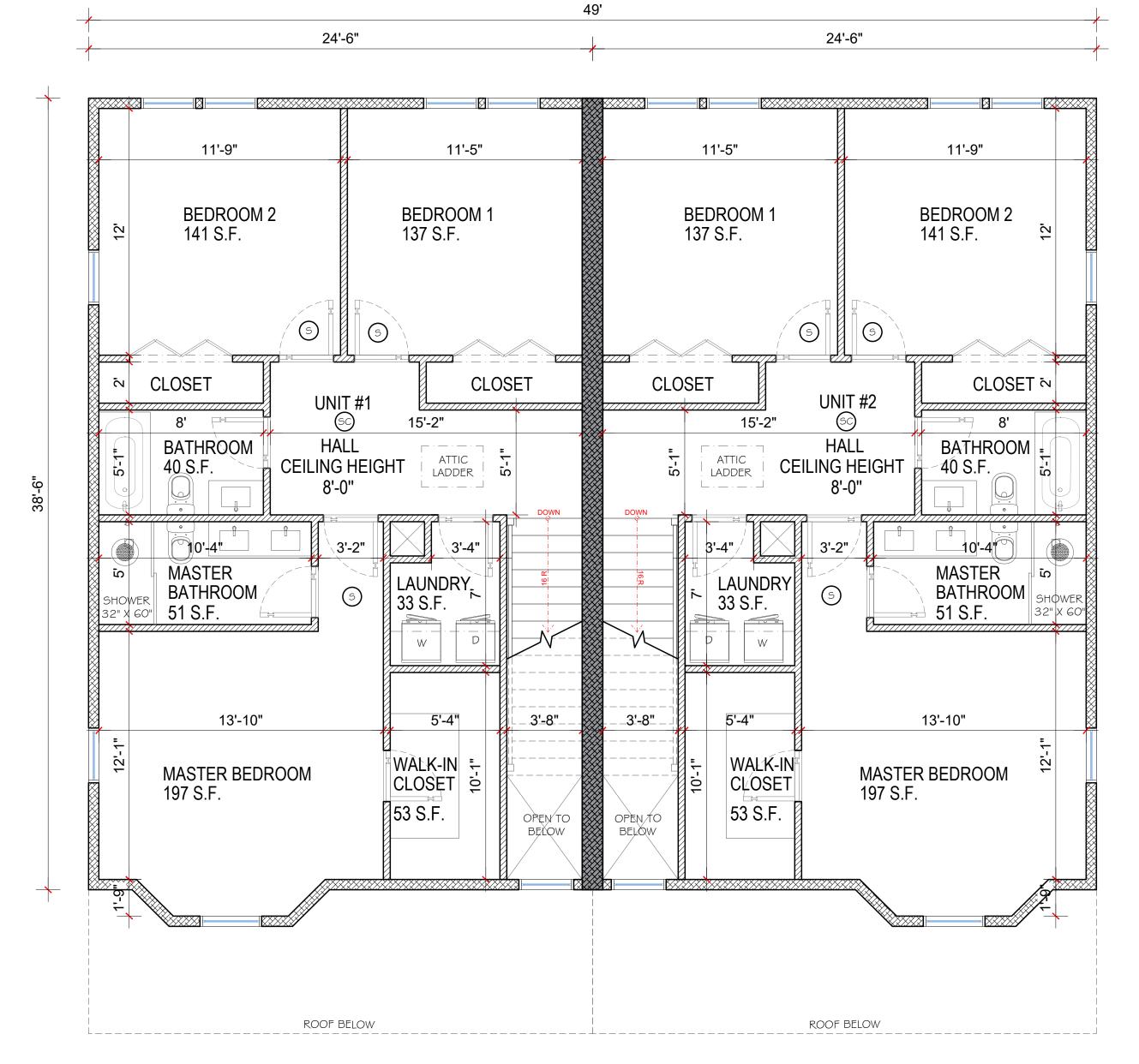
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C-100



1/4" = 1'0"



PROPOSED SECOND FLOOR PLAN

1/4" = 1'0"

LEGEND

NEW 2X4 WALL CONSTRUCTION.
NEW 2X6 WALL CONSTRUCTION.



SMOKE/ CARBON DETECTOR.

S S

SMOKE DETECTOR.

RISE ARCHITECTURE

PROJECT NAME

NEW TOWNHOUSE

192 - 198 MAIN ST, MEDWAY MA 02053.

CLIENT

MAGUED BARSOUM

PROJECT TEAM

Designer Nathália Quirino 857 888-1216

Engineer Nazieh R. Hammouri. 857 312-9212

lo.	Description	Date
0	Issue for Permit	_

DRAWING INFORMATION

April 23, 2024	
DATE OF ISSUE	

Issued for permit.

DESCRIPTION

AS INDICATED.

SCALE

Nathalia Quirino
DRAWN BY

PROJECT#

Revisio

Revisions		
00	Proposed 00	03/20/2024
01	Proposed 01	04/23/2024

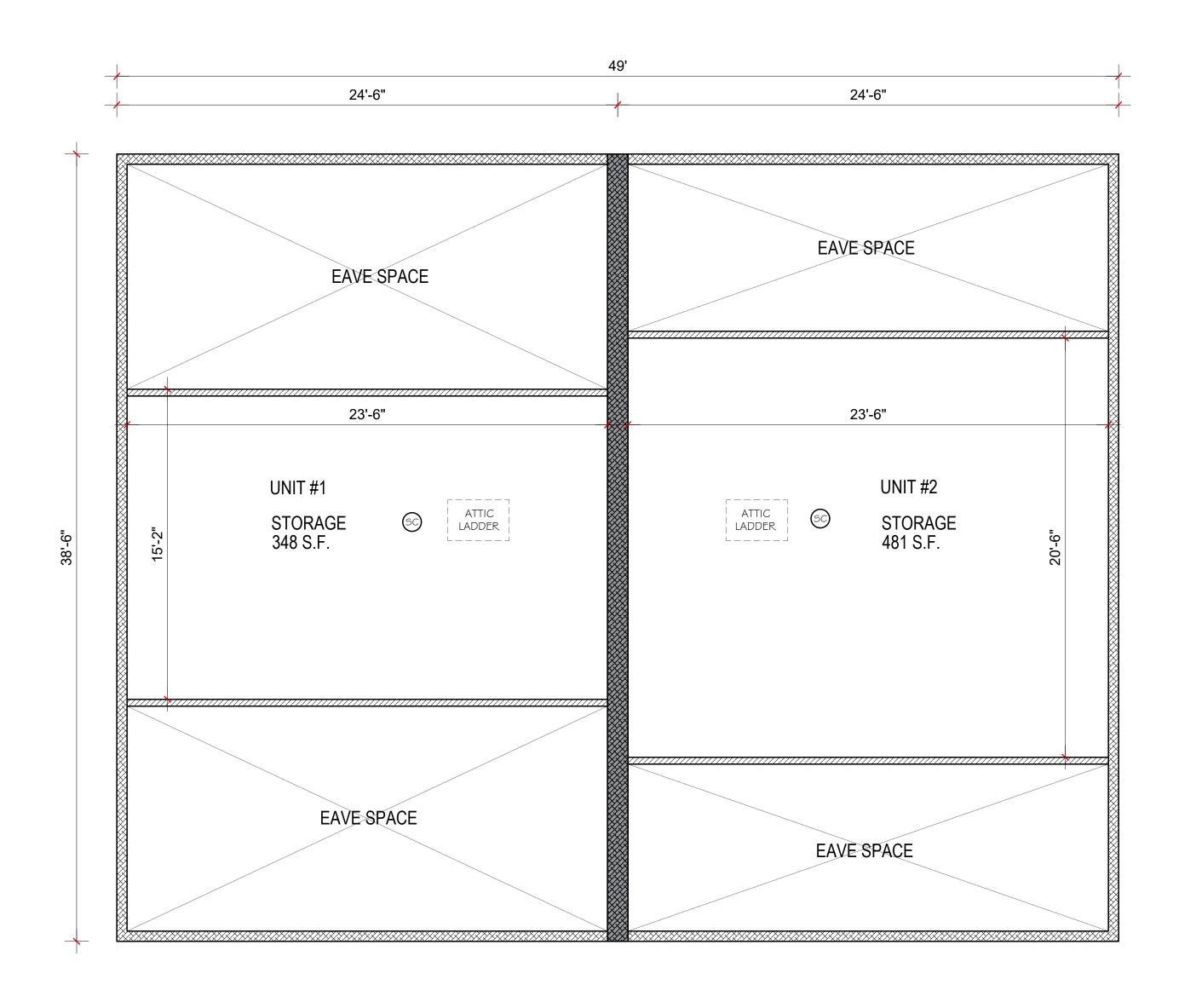
FILE NAME

DRAWING TITLE

PROPOSED FLOOR PLAN.

DRAWING NUMBER

A-100







PROJECT NAME

NEW TOWNHOUSE 192 - 198 MAIN ST, MEDWAY MA 02053.

CLIENT

MAGUED BARSOUM

PROJECT TEAM

Designer Nathália Quirino 857 888-1216 Engineer Nazieh R. Hammouri. 857 312-9212

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DESCRIPTION

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SCALE

Nathalia Quirino

DRAWN BY

PROJECT#

Revisions

00	Proposed 00	03/20/2024
01	Proposed 01	04/23/2024

FILE NAME

DRAWING TITLE

PROPOSED FLOOR PLAN.

DRAWING NUMBER

A-101

LEGEND

NEW 2X4 WALL CONSTRUCTION.

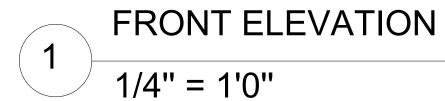
NEW 2X6 WALL CONSTRUCTION.

SC

SMOKE/ CARBON DETECTOR.

SMOKE DETECTOR.







RIGHT SIDE ELEVATION

1/4" = 1'0"



PROJECT NAME

NEW TOWNHOUSE

192 - 198 MAIN ST, MEDWAY MA 02053.

CLIENT

MAGUED BARSOUM

PROJECT TEAM

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FILE NAME

Revisions

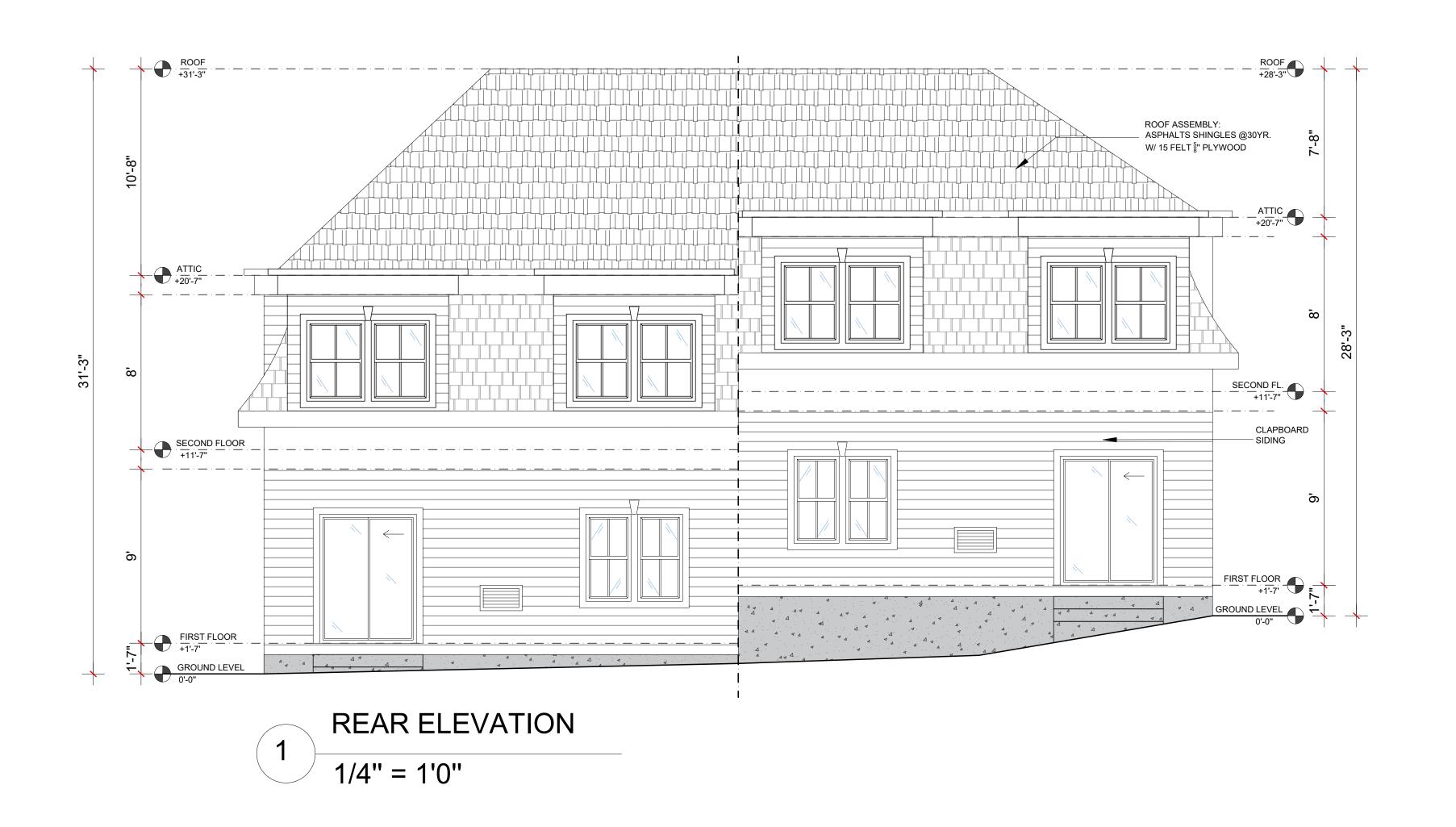
00	Proposed 00	03/20/2024
01	Proposed 01	04/23/2024

DRAWING TITLE

PROPOSED ELEVATIONS.

DRAWING NUMBER

A-102







PROJECT NAME

NEW TOWNHOUSE

192 - 198 MAIN ST, MEDWAY MA 02053.

CLIENT

MAGUED BARSOUM

PROJECT TEAM

Designer Nathália Quirino 857 888-1216 Engineer Nazieh R. Hammouri. 857 312-9212

No.	Description	Date
00	Issue for Permit	-

DRAWING INFORMATION

April 23, 2024

DATE OF ISSUE Issued for permit.

DESCRIPTION

AS INDICATED.

AS INDICATED. Nathalia Quirino

SCALE DRAWN BY

PROJECT#

Revisions

00	Proposed 00	03/20/2024
01	Proposed 01	04/23/2024

FILE NAME

DRAWING TITLE

PROPOSED ELEVATIONS.

DRAWING NUMBER

A-103