

GRADING AND UTILITY LEGEND

---	PROPERTY LINE
---	LIMIT OF DISTURBANCE
---	EXISTING BUILDING
---	EXISTING WATER SERVICE
---	EXISTING SEWER SERVICE
---	EXISTING CONTOUR LINE
---	PROPOSED BUILDING
---	PROPOSED CONTOUR MAJOR LINE
---	PROPOSED CONTOUR MINOR LINE
---	PROPOSED SPOT GRADE
---	PROPOSED DOMESTIC WATER
---	PROPOSED FIRE PROTECTION
---	PROPOSED VALVE
---	PROPOSED SEWER
---	PROPOSED SEWER MANHOLE
---	PROPOSED ELECTRIC DISTRIBUTION
---	PROPOSED GAS
---	PROPOSED DETENTION SYSTEM LIMITS
---	PROPOSED DRAIN LINE

GRADING AND UTILITY NOTES

- CONTRACTOR TO ADJUST UTILITY ELEMENT MEANT TO BE FLUSH WITH GRADE (CLEAN-OUTS, UTILITY MANHOLES, CATCH BASINS, INLETS, ETC.) THAT IS AFFECTED BY SITE WORK OR GRADE CHANGES, WHETHER SPECIFICALLY NOTED ON PLANS OR NOT.
- WHERE AN EXISTING UTILITY IS FOUND TO 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 ENGINEER FOR RESOLUTION OF THE CONFLICT.
- THE CONTRACTOR SHALL ALTER THE MASONRY OF THE TOP SECTION OF ALL EXISTING DRAINAGE STRUCTURES AS NECESSARY FOR CHANGES IN GRADE, AND RESET ALL WATER AND DRAINAGE FRAMES, GRATES, AND BOXES TO THE PROPOSED FINISH SURFACE GRADE. THE CONTRACTOR SHALL MAKE ALL ARRANGEMENTS FOR THE ALTERATION AND ADJUSTMENT OF ALL GAS, ELECTRIC, TELEPHONE, AND ANY OTHER PRIVATE UTILITIES BY THE UTILITY COMPANIES.
- CONTRACTOR SHALL MAINTAIN, OR ADJUST TO NEW FINISH GRADE, AS NECESSARY ALL UTILITY AND SITE STRUCTURES SUCH AS: LIGHT POLES, SIGN POLES, MANHOLES, CATCH BASINS, HAND HOLES, HYDRANTS, ETC., FROM MAINTAINED UTILITY AND SITE SYSTEMS, UNLESS OTHERWISE NOTED OR DIRECTED BY OWNER'S REPRESENTATIVE.
- ALL SEWER PIPES SHALL BE PVC PER ASTM D3034, SDR-35 AND ASTM D1784 WITH RUBBER GASKET JOINTS.
- AREAS OUTSIDE THE LIMITS OF PROPOSED WORK DISTURBED BY THE CONTRACTOR'S OPERATIONS SHALL BE RESTORED BY THE CONTRACTOR TO THEIR ORIGINAL CONDITION, AT THE CONTRACTOR'S EXPENSE.
- REFER TO ARCHITECTURAL PLANS FOR PROPOSED LOCATION OF UTILITY SERVICE STUBS AT BUILDING.
- THE LOCATION, SIZE, DEPTH, AND SPECIFICATIONS FOR CONSTRUCTION OF PRIVATE UTILITY SERVICES SHALL BE INSTALLED ACCORDING TO THE REQUIREMENTS PROVIDED BY, AND APPROVED BY, THE RESPECTIVE UTILITY COMPANY (GAS, TELEPHONE, ELECTRICAL). FINAL DESIGN AND LOCATIONS AT THE BUILDING WILL BE PROVIDED BY THE ARCHITECT. THE CONTRACTOR SHALL COORDINATE THE INSTALLATION OF THE UTILITY CONNECTIONS WITH THE RESPECTIVE COMPANIES PRIOR TO ANY UTILITY CONSTRUCTION.
- ALL CEMENT LINED DUCTILE IRON JOINTS AT FITTINGS (CLASS 52) VALVES, AND HYDRANT LATERALS SHALL BE MECHANICAL JOINT WITH NEOPRENE GASKETS. JOINTS AT OTHER LOCATIONS SHALL BE PUSH-ON TYPE WITH NEOPRENE OR SYNTHETIC RUBBER GASKETS. ALL WATER GATES SHALL OPEN AS PER CITY REQUIREMENTS. ALL WATER LINES SHALL HAVE A MINIMUM OF 5.0 FEET OF GROUND COVER AND A MINIMUM OF 10 FOOT SEPARATION FROM THE SEWER SYSTEM. AT WATER AND SEWER CROSSINGS, THE WATER LINE SHALL BE ENCASED IN SIX INCHES OF CONCRETE FOR A DISTANCE OF 10 FEET ON EITHER SIDE OF THE CROSSING.
- CONTRACTOR SHALL PROVIDE ALL FITTINGS, BENDS, RESTRAINTS, THRUST BLOCKS, AND OTHER APPURTENANCES NECESSARY FOR INSTALLATION OF WATER SERVICE WHETHER SPECIFICALLY NOTED OR NOT.
- PROTECT AND MAINTAIN EXISTING ON-SITE DRAINAGE STRUCTURES AND PIPES UNLESS OTHERWISE NOTED.
- WHERE PROPOSED GRADES MEET EXISTING GRADES, CONTRACTOR SHALL BLEND GRADES TO PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING AND NEW WORK. PONDING AT TRANSITION AREAS WILL NOT BE ALLOWED.
- CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE AWAY FROM ALL BUILDING FOUNDATIONS, STRUCTURES AND PLANTING BEDS.
- MAXIMUM SLOPE IN DISTURBED AREAS SHALL NOT EXCEED 3:1, UNLESS OTHERWISE NOTED.
- ENSURE ALL EXISTING (TO REMAIN), AND PROPOSED MANHOLE COVERS PROPERLY IDENTIFY UTILITY SERVICED.
- CONTRACTOR SHALL VERIFY EXISTING GRADES AND NOTIFY OWNER'S REPRESENTATIVE OF ANY DISCREPANCIES.
- BITUMINOUS CONCRETE ELEVATIONS AT CATCH BASINS TO BE 1/4 INCH ABOVE RIM ELEVATION SHOWN FOR BASIN.

STORMWATER NOTES

STANDARD 3:
TOTAL IMPERVIOUS AREA: 18,147 SF
IMPERVIOUS AREA TO INFILTRATION: 16,671 SF
% IMPERVIOUS AREA TO INFILTRATION: 92%

STANDARD 10:
THE STORM WATER MANAGEMENT SYSTEM PROPOSED SHALL NOT BE CONNECTED TO THE WASTEWATER MANAGEMENT SYSTEM AND SHALL NOT BE CONTAMINATED BY CONTACT WITH PROCESS WASTES, RAW MATERIALS, TOXIC POLLUTANTS, HAZARDOUS SUBSTANCES, OIL, OR GREASE PER MASSACHUSETTS DEP STORM WATER STANDARD 10.

TEST PIT #8	TEST PIT #11
HORIZ. A	HORIZ. A
HORIZ. B	HORIZ. B
HORIZ. C	HORIZ. C
ESHGW: 212.3'	ESHGW: 213'
ESHGW: -32" (MOTTLES) WATER: -73"	ESHGW: -25" (MOTTLES) WATER: NOT REPORTED
TEST PIT PERFORMED ON NOVEMBER 30, 2018	TEST PIT PERFORMED ON NOVEMBER 30, 2018
TEST PIT #9	TEST PIT #12
HORIZ. A	HORIZ. A
HORIZ. B	HORIZ. B
HORIZ. C	HORIZ. C
ESHGW: 212.9'	ESHGW: 213'
ESHGW: -27" (MOTTLES) WATER: -73"	ESHGW: -27" (MOTTLES) WATER: -72"
TEST PIT PERFORMED ON NOVEMBER 30, 2018	TEST PIT PERFORMED ON NOVEMBER 30, 2018
TEST PIT #16	
HORIZ. A	
HORIZ. B	
HORIZ. C	
ESHGW: NOT REPORTED WATER: NOT REPORTED	
TEST PIT PERFORMED ON NOVEMBER 30, 2018	

1 TEST PIT DATA WITHIN STORMWATER BASIN
NOT TO SCALE

PROPERTY OWNERSHIP

DEED: BOOK 36435 / PAGE 252
OWNER: MEDWAY DEVELOPMENT, LLC
383 MAIN STREET
MEDFIELD, MA 02052

LAND DISTURBANCE

64,700± SQUARE FEET

EARTHWORK CALCS

CUT: 445 CUBIC YARDS±
FILL: 2,329 CUBIC YARDS±
NET: 1,884 CUBIC YARDS FILL

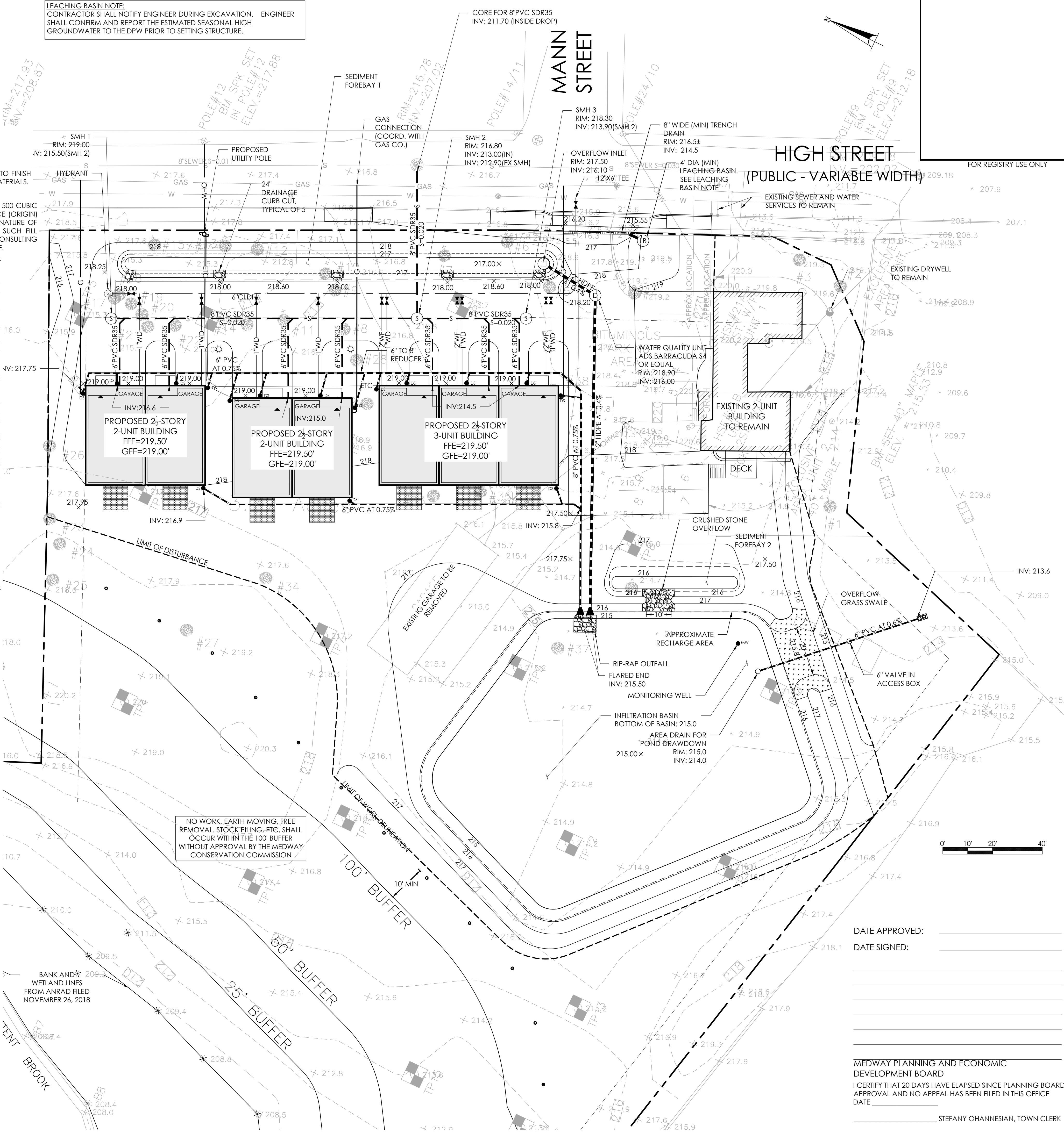
CALCULATION NOTE:

EARTHWORK QUANTITIES COMPARE EXISTING GRADE TO FINISH GRADE AND DOES NOT ACCOUNT FOR SUBGRADE MATERIALS.

SOIL IMPORT NOTE:

AT LEAST SEVEN DAYS BEFORE ANY FILL IN EXCESS OF 500 CUBIC YARDS IS BROUGHT ONTO THE PROPERTY, THE SOURCE (ORIGIN) OF THE FILL INCLUDING THE ADDRESS, OWNER AND NATURE OF THE SITE AND ASSOCIATED CHEMICAL TESTING OF SUCH FILL SHALL BE PROVIDED TO THE TOWN FOR THE TOWN'S CONSULTING ENGINEER TO REVIEW PRIOR TO PLACEMENT AT THE SITE.

LEACHING BASIN NOTE:
CONTRACTOR SHALL NOTIFY ENGINEER DURING EXCAVATION. ENGINEER SHALL CONFIRM AND REPORT THE ESTIMATED SEASONAL HIGH GROUNDWATER TO THE DPW PRIOR TO SETTING STRUCTURE.



DATE APPROVED: _____
DATE SIGNED: _____

MEDWAY PLANNING AND ECONOMIC
DEVELOPMENT BOARD
I CERTIFY THAT 20 DAYS HAVE ELAPSED SINCE PLANNING BOARD
APPROVAL AND NO APPEAL HAS BEEN FILED IN THIS OFFICE
DATE _____
STEFANY OHANNESIAN, TOWN CLERK

CONSULTANT:

PVI
SITE DESIGN
PVI Site Design, LLC
Civil Engineering - Land Enhancements
Master Planning - Project Management
339-206-1030

PROJECT:

HIGH STREET MEADOWS
21 HIGH STREET, MEDWAY, MA

CLIENT / APPLICANT:

MEDWAY DEVELOPMENT, LLC
383 MAIN STREET, MEDFIELD, MA 02052

REVISIONS:

1: REVIEW COMMENTS MAY 30, 2025
2: REVIEW COMMENTS SEPTEMBER 17, 2025
3: REVIEW COMMENTS OCTOBER 14, 2025

SCALE:

1"=20'

JOB NO: 23-023

FILE: 23-023-UT.dwg

DRAWN: RLB

CHECKED: TJP

SHEET NO:

ISSUED FOR PERMIT
FEBRUARY 25, 2025

**GRADING AND
UTILITIES PLAN**

C103