Site Development Plans

COVER - GENERAL NOTES - LEGEND SHEET

Issued for: Site Plan Review / Special Permit

Date Issued - March 17, 2022

Revised -

Job Number - 2022-009

Index

No.	Drawing Title	Date
C-1	Cover-General Notes-Legend Sheet	03-17-2022
C-2	Existing Conditions Plan	03-17-2022
C-3	Layout & Materials Plan	03-17-2022
C-4	Details	03-17-2022

Architectural Plans (by others)
Sign Plan (by others)

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EXIST	PROP		EXIST	PROP		
L=50 00'	L=50,00°	PROPERTY LINE	=== 12*D ======	1270=====	DRAINAGE LINE	
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		LOWNO LINE	12*\$	12°S	SEWER LINE	
		GRAVEL ROAD	OHW	- OHW	OVERHEAD WIRES	
EOP	EOP	EDGE OF PAVEMENT		6*W	WATER LINE	
CCB	BCC CCB	BITUMINOUS CURB	Eb	8*FP	FIRE PROTECTION LINE	
,		CAPE COD BERM	G	G	GAS LINE	
PCC state on the second second second	PCC	PRECAST CONC. CURB	-	E	UNDERGROUND ELECTRIC	
VG()	VGC	VERT, GRAN, CURB	***************************************	— т	TELEPHONE LINE	
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acontomical Linearministics		LIMIT OF CURB TYPE	E		CATCH BASIN	
		SAWCUT	6512	DCB	DOUBLE CATCH BASIN	
			*Hala fall hands	- 	DRAIN INLET	
				(D) DMH	DRAIN MANHOLE	
T	<u> </u>	STEEL GUARD RAIL		-	TRENCH DRAIN	
		WOOD GUARD RAIL	res b -	E cre	PLUG/STUB	
-0-0-0		STOCKADE FENCE	 ECDM	FES▶	FLARED END SECTION	
4. X	*\(\frac{\chi}{\chi}\)	TREE LINE	[FET. 183]		HEADWALL	
		CHAIN LINK FENCE	<u> </u>	◎ ◎ □ ocs	GREASE TRAP CONTROL STRUCTURE	
	0000000	STONE WALL	. □ ocs ⑤	⊕ ocs ®	SEWER MANHOLE	
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10		MAJOR CONTOUR		HYD	& BOX RISER	
		The bott out out	_	O	FIRE HYDRANT	
MILLEL		BUILDING	EI EI	.WM ⊡	WATER METER	
]⊲ EN] <pre>FES</pre>	BUILDING ENTRANCE	0	®	WELL.	
_da ro		LOADING DOCK	0	GG O	GAS GATE	
0		BOLLARD	GM EI	GM ED	GAS METER	
D	D	DUMPSTER PAD	©	® EMH	ELECTRIC MANHOLE	
- 5		SIGN	EM .	EM D	ELECTRIC BOX	
. ===		DOUBLE SIGN			ELECTRIC METER	
-, 27.21 TC	_TOP	SPOT ELEVATION	- ф О	ф Ф	LIGHT POLE	
27.21 TC 27.15 BC	×TOP BOTTOM	TOP & BOTTOM ELEVATION	FB G		TELEPHONE MANHOLE	•
0	*	BORING LOCATION		FB D	FIRE ALARM BOX	
		TEST PIT LOCATION	-C)-		UTILITY POLE	

GENERAL NOTES

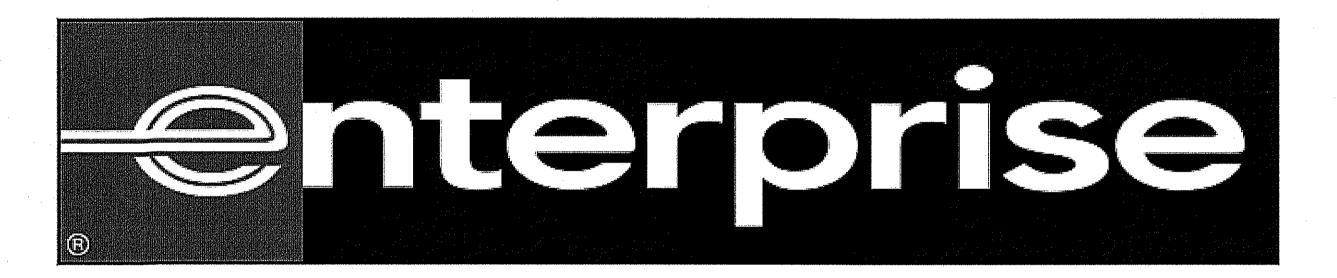
- 1. ALL PROPOSED WALKWAYS WILL BE HANDICAPPED ACCESSIBLE. ALL PROPOSED SLOPES ON WALKWAYS TO BE LESS THAN 5%.
- 2. WHERE AN EXISTING UTILITY IS FOUND TO CONFLICT WITH THE PROPOSED WORK,
 THE LOCATION, ELEVATION AND SIZE OF THE UTILITY SHALL BE ACCURATELY
 DETERMINED WITHOUT DELAY BY THE CONTRACTOR, AND THE INFORMATION
 FURNISHED TO J K HOLMGREN ENGINEERING. CONTRACTOR WILL REFER TO J K HOLMGRI
 ENGINEERING FOR ALL TECHNICAL COMMENTS FOR RESOLUTION OF THE CONFLICT.
- 3. 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.
- 4. THE TERM "PROPOSED" (PROP.) MEANS WORK TO BE CONSTRUCTED USING NEW MATERIALS OR, WHERE APPLICABLE, RE-USING EXISTING MATERIALS IDENTIFIED
- 5. JOINTS BETWEEN NEW BITUMINOUS CONCRETE ROADWAY PAVEMENT AND SAWCUT EXISTING PAVEMENT SHALL BE SEALED WITH BITUMEN AND BACKSANDED.
- 6. THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE THE START OF ANY WORK. THE CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO LOCATE THE UTILITIES EXACTLY. THE CONTRACTOR SHALL PRESERVE ALL UNDERGROUND UTILITIES. THE CONTRACTOR MUST CALL
- 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 J K HOLMGREN ENGINEERING. CONTRACTOR WILL REFER TO J K HOLMGREN
- 7. ALL AREAS DISTURBED DURING CONSTRUCTION SHALL BE REPLACED IN KIND. LAWN AREAS SHALL HAVE A MODIFIED LOAM BORROW PLACED AND SEEDED. THE MODIFIED LOAM BORROW SHALL HAVE A MINIMUM DEPTH OF 4" AND SHALL BE PLACED FLUSH WITH THE TOP OF ADJACENT CURB, EDGING, BERM, OR OTHER SURFACE.
- 8. THE CONTRACTOR SHALL WATER, MOW, AND FERTILIZE LAWN AREAS UNTIL SATISFACTORY GRASS STANDS, AND/OR THE OWNER OR ITS REPRESENTATIVE IS SATISFIED.
- 9. THE CONTRACTOR SHALL PROTECT ALL UNDERGROUND DRAINAGE, SEWER, AND UTILITY FACILITIES FROM EXCESSIVE VEHICULAR LOADS DURING CONSTRUCTION. ANY FACILITIES DAMAGED BY CONSTRUCTION LOADS SHALL BE REPAIRED BY THE CONTRACTOR AT THE
- 10. UPON AWARD OF CONTRACT, CONTRACTOR SHALL MAKE ALL NECESSARY CONSTRUCTION NOTIFICATIONS AND APPLY FOR AND OBTAIN ALL NECESSARY PERMITS, PAY ALL FEES AND POST ALL BONDS ASSOCIATED WITH SAME, AND COORDINATE WITH THE ENGINEER AS REQUIRED.
- 11. CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR JOB SITE SAFETY AND ALL CONSTRUCTION
- 12. PRIOR TO THE START OF CONSTRUCTION THE CONTRACTOR SHALL SUBMIT A SCHEDULE OF OPERATIONS TO THE OWNER AND ITS REPRESENTATIVE. THE CONTRACTOR SHALL NOTIFY AND COORDINATE WITH THE OWNER, ITS ENGINEER OR REPRESENTATIVE.
- 13. FINAL LAYOUT AND STAKING OF ALL PROPOSED FEATURES AND GRADING SHALL BE AS DESIGNED, REVIEWED AND APPROVED BY THE PLANNING BOARD.
- 14. THE CONTRACTOR SHALL REMOVE ALL STUMPS, RUBBISH, AND DEBRIS FROM THE PROJECT SITE. STORAGE OF THESE ITEMS WILL NOT BE PERMITTED ON THE PROJECT SITE. THE CONTRACTOR SHALL LEAVE THE SITE IN A SAFE, CLEAN, AND LEVEL CONDITION AT THE COMPLETION OF THE SITE CLEARANCE WORK.
- 15. ALL ELECTRICAL, TELEPHONE, AND LOCAL FIRE DEPARTMENT CONDUITS ARE TO BE INSTALLED BY THE ELECTRICAL CONTRACTOR. TRENCHING, BACKFILLING AND CONCRETE AND STREET REPAIR SHALL BE PERFORMED BY THE GENERAL CONTRACTOR.
- 16. PROPOSED MANHOLE RIMS & GRATES ARE TO BE SET FLUSH AND CONSISTENT WITH GRADING PLANS. ADJUST ALL OTHER RIM ELEVATIONS OF MANHOLES, GAS GATES, WATER GATES AND OTHER UTILITIES TO FINISHED GRADE WITHIN THE LIMITS OF THE SITE WORK.

 IF ANY CONFLICTS ARE DISCOVERED NOTIFY OWNERS REPRESENTATIVE.
- 17. THE CONTRACTOR SHALL MAKE ALL ARRANGEMENTS WITH THE APPROPRIATE UTILITY COMPANIES FOR POLE RELOCATION, AND FOR THE ALTERATION AND ADJUSTMENT OF GAS, ELECTRIC, TELEPHONE, FIRE ALARM, AND ANY OTHER PRIVATE UTILITIES, AS REQUIRED.
- 18. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING A CITY OF LEOMINSTER PUBLIC WORKS CONSTRUCTION LICENSE.
- 19. A STABILIZED CONSTRUCTION EXIT TO BE PUT IN PLACE PRIOR TO THE START OF CONSTRUCTION.
- 20. REMOVE SNOW FROM SITE AS NECESSARY AND DO NOT PLACE ON CITY PROPERTY.
- 21. THE MAINTENANCE OF THE DRAINAGE SYSTEM IS THE OWNERS RESPONSIBILITY (POST-CONSTRUCTION). THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE DRAINAGE SYSTEM DURING CONSTRUCTION.
- 22. ANY HYDRANT, FIRE PROTECTION WATER SUPPLY LINE AND ASSOCIATED DEVICES ON SUBJECT PROPERTY SHALL BE MAINTAINED TO THE REQUIREMENTS OF NFPA25. MUST COMPLY WITH 527 CMR 1.00, CH. 13, 16 & 18 AND NFPA 25
- 23. THE SITE IS NOT LOCATED IN A DEP WELL HEAD PROTECTION DISTRICT.
- 24. THE SITE IS NOT LOCATED IN A NHESP ESTIMATED OR PRIORITY HABITAT OF RARE SPECIES.

Proposed Facility Upgrade Plan

2196 Cranberry Highway, Wareham, Plymouth County, Massachusetts

For:



Applicant:

Enterprise Rent -A- Car Company of Boston 405 West Street

W. Bridgewater, MA 02379 Phone - (508) 427-1009

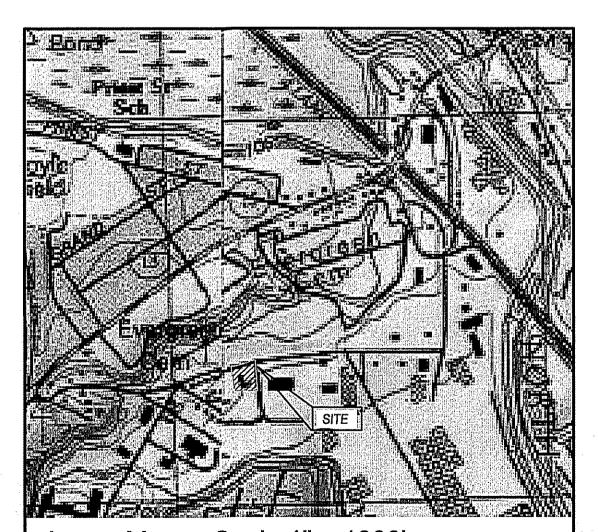
Owner:

Ross Helga 248 Knight Drive San Rafael, CA 94901

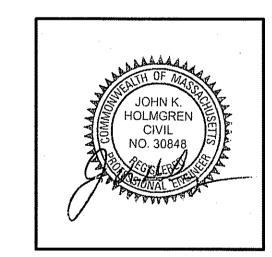
Design Engineer/Surveyor:

Email: sfaria@jkholmgren.com

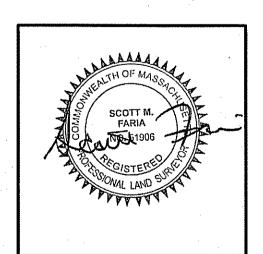
J.K. HOLMGREN ENGINEERING INC.
Registered Professional Engineers and Land Surveyors
1024 Pearl Street, Brockton, MA. 02301
Phone - (508) 583-2595 Fax - (508) 588-7518







ENGINEER: JOHN K. HOLMGREN MASSACHUSETTS REGISTERED PROFESSIONAL ENGINEER REG# 30848



SURVEYOR: SCOTT M. FARIA MASSACHUSETTS REGISTERED PROFESSIONAL LAND SURVEYOR REG# 51906

DATE: 03/17/2022

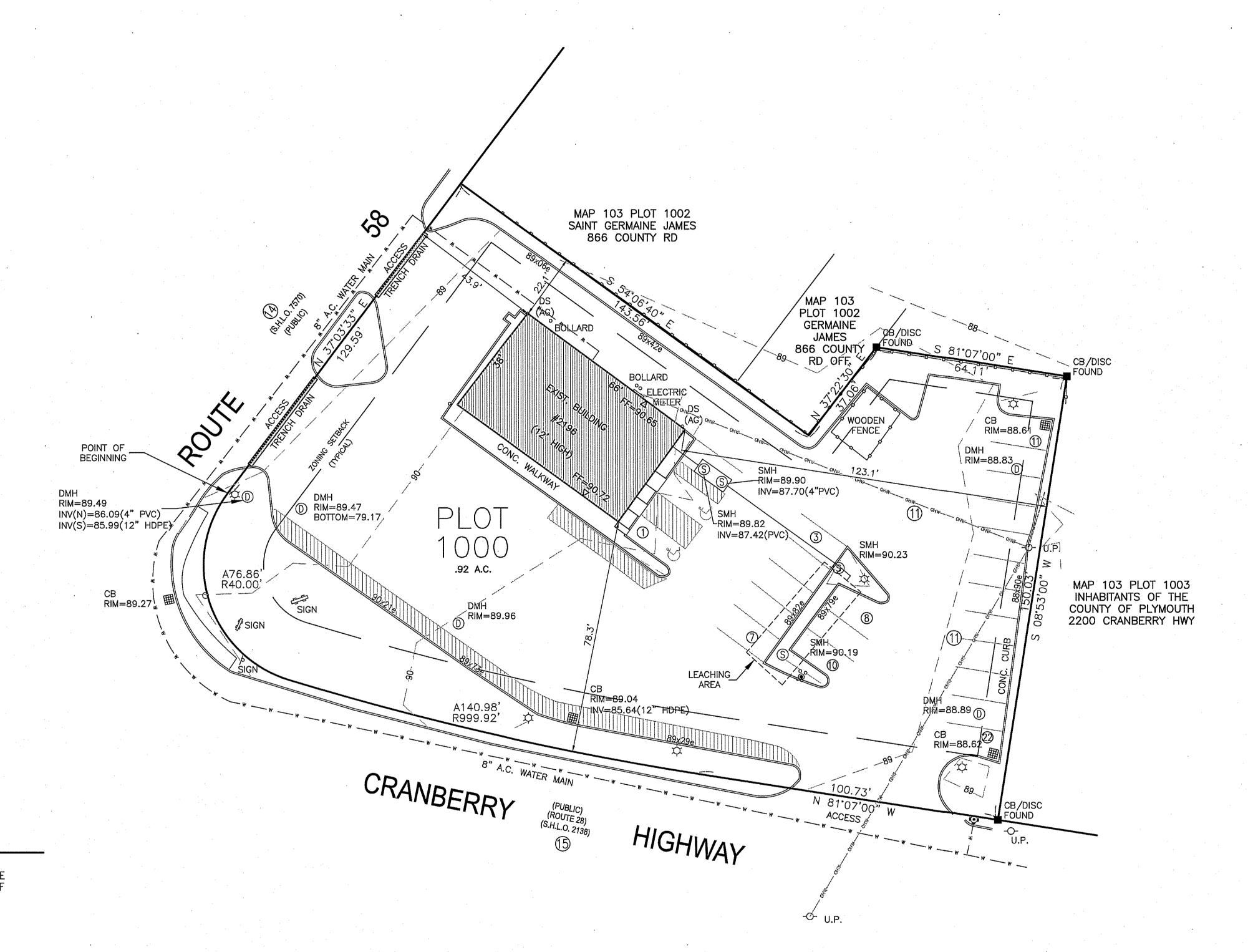
DRAWING NUMBER

J.K. Holmgren Engineering
Registered Professional
Engineers & Land Surveyors

= Construction Revision	
Blank = Submittal Action	ı
= Plan Revision	

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			-
REV.	BY:	DATE:	REMARKS





LEGEND

X 100.00

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—U/G— — ——S——

- = UTILITY POLE/GUY WIRE = WATER GATE/SHUT-OFF = CATCH BASIN
- = DRAIN MANHOLE = SEWER MANHOLE
- = HYDRANT
- = TRANSFORMER
- = ELECTRIC BOX
- = CHAIN LINK FENCE = GAS GATE
- = CONTOURS
- = SPOT GRADE = LIGHT POLE
- = WETLAND FLAG
- = TREES , BUSHES
- = OVERHEAD ELECTRIC = UNDERGROUND ELECTRIC
- = SEWER LINE
- = WATER LINE = GAS LINE = WETLANDS
- = SIGN = TEST PIT

GENERAL NOTES:

ASSESSORS MAP: 103 PLOT: 1000

LOCUS DEED REFERENCE : BOOK 41130, PAGE 141

ZONING : SC

ENTERPRISE RENT A CAR COMPANY OF BOSTON 405 WEST STREET
W. BRIDGEWATER, MA 02379

ROSS HELGA 248 KNIGHT DRIVE SAN RAFAEL, CA 94901

THE PROJECT SITE IS NOT LOCATED WITHIN AN AREA MAPPED AS PRIORITY HABITAT & ESTIMATED HABITAT FOR RARE SPECIES ACCORDING TO THE MASSACHUSETTS NATURAL HERITAGE & ENDANGERED SPECIES

THE PROJECT SITE IS NOT LOCATED WITHIN A ZONE II WELLHEAD PROTECTION ZONE.

PROPOSED USE: AUTOMOTIVE & TRUCK RENTAL FACILITY

Assessors Map: 103 Plot: 1000 2196 Cranberry Highway, Wareham, Massachusetts

PREPARED FOR

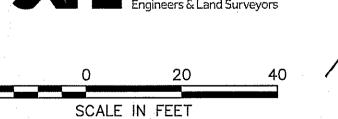
ENTERPRISE RENT-A-CAR

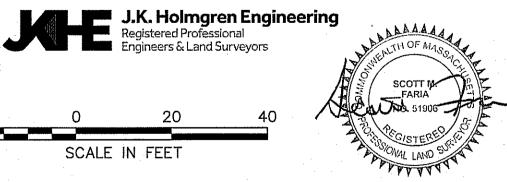
EXISTING CONDITIONS PLAN

J.K. HOLMGREN ENGINEERING, INC.

Registered Professional Engineers and Land Surveyors 1024 Pearl Street ,Brockton, MA. 02301

Phone - (508) 583-2595 Fax - (508)-588-7518 Email : sfaria@jkholmgren.com





SCALE: 1" = 20'DATE: 03/17/2022 C-2 NO. BY DATE REMARKS DRAWING NUMBER

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2022-009

