



MICHAEL & KATHERINE LABOSSIERE  
3 CRESCENT STREET

BARN  
SHED  
DAVID & JENNIFER NELSON  
4 CROSS STREET

### SOIL TEST LOGS

SOIL TESTS BY P.M. FLAHERTY PE  
DATE: JUNE 11 2021

TP-1 ELEV. -237.0'  
0'-8" A TOPSOIL  
8"-18" B FINE SANDY LOAM  
18"-48" C SILTY SAND  
48"-96" C2 SILTY SAND W/COBBLES  
NO GROUNDWATER OBSERVED  
E.S.H.W.T. 96" 229.0'

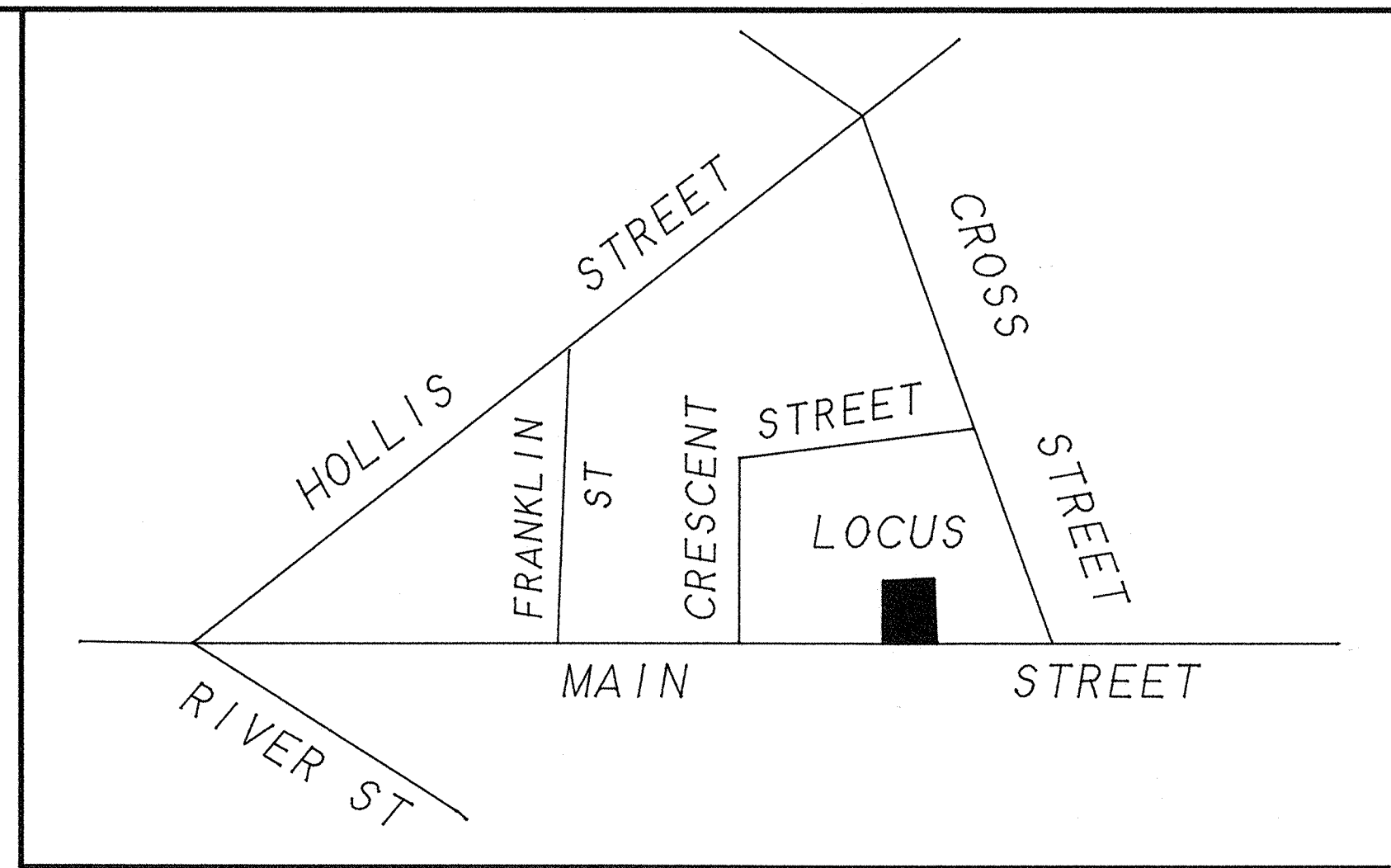
TH-2 ELEV. -238.5'  
0'-12" A TOP AND SUBSOIL  
12"-30" B SILTY SAND  
30"-96" C1 FINE SAND  
NO GROUNDWATER OBSERVED  
E.S.H.W.T. 96" 230.5'

TH-3 ELEV. -240.0'  
0'-6" A TOPSOIL  
6"-60" B MEDIUM SAND  
60"-64" A LOAM  
64"-74" B LOAMY SAND  
74"-90" C MEDIUM SAND  
NO GROUNDWATER OBSERVED  
E.S.H.W.T. 90" 232.5'

### PERCOLATION TESTS

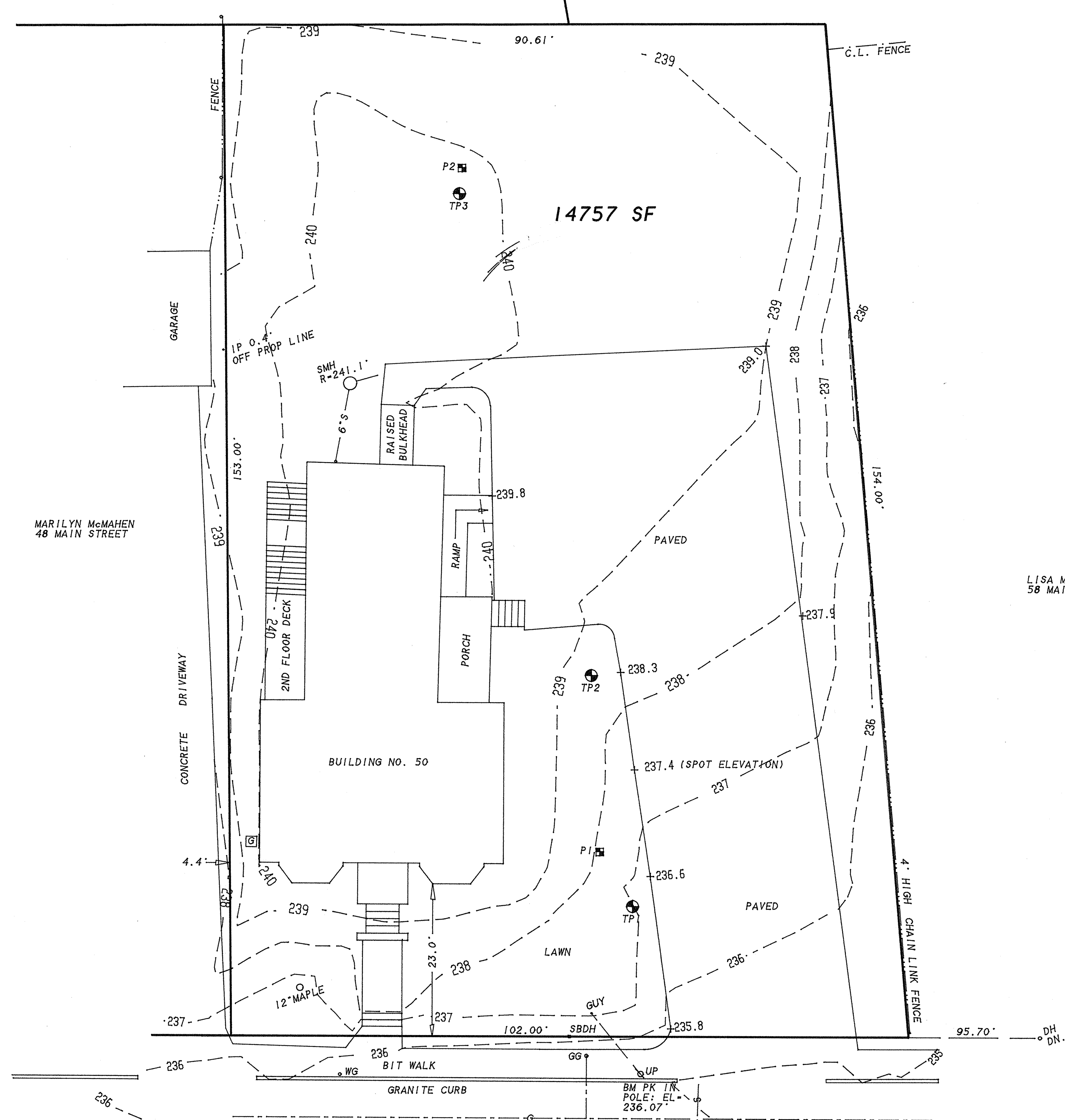
P-1 BOTTOM OF HOLE ELEV. -234.0'  
AVERAGE RATE 10MIN/INCH

P-2 BOTTOM OF HOLE ELEV. -236.5'  
AVERAGE RATE 9MIN/INCH



### NOTES:

- OWNERS OF RECORD: COYOTE REALTY TRUST BK 27867 PG 448
- PLAN REFERENCES: PEPPERELL ASSESSORS' MAPS  
PARCEL ID 23-84-0
- PARCEL ZONING IS URR.  
MINIMUM LOT AREA 40000 SF  
MINIMUM LOT FRONTAGE 150 FT.  
MINIMUM FRONT YARD 30 FT.  
MINIMUM SIDE YARD 15 FT  
MINIMUM REAR YARD 45 FT
- SOIL TYPE PER USSCA DETAILED SOIL MAPS IS 626B MERRIMAC-URBAN LAND COMPLEX.
- THIS PLAN IS A RESULT OF AN ON-THE-GROUND SURVEY PERFORMED IN 2020.



LISA MORAN  
58 MAIN STREET

### NOTES:

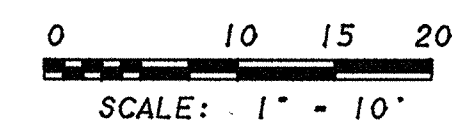
- OWNER OF RECORD IS COYOTE REALTY TRUST  
DEED BOOK 27867 PAGE 448.
- ASSESSORS IDENTIFICATION NUMBER IS 23-84-0.

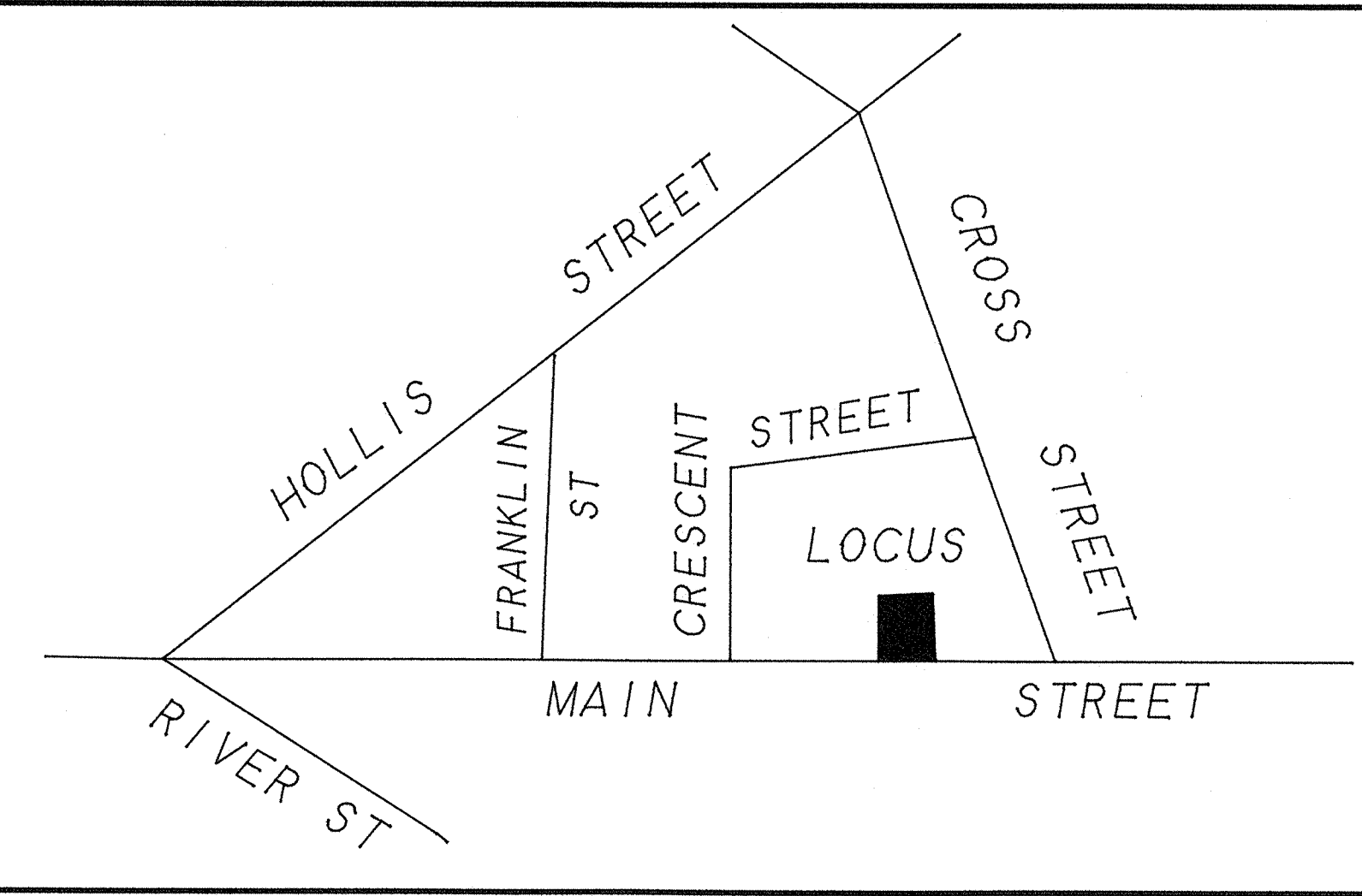
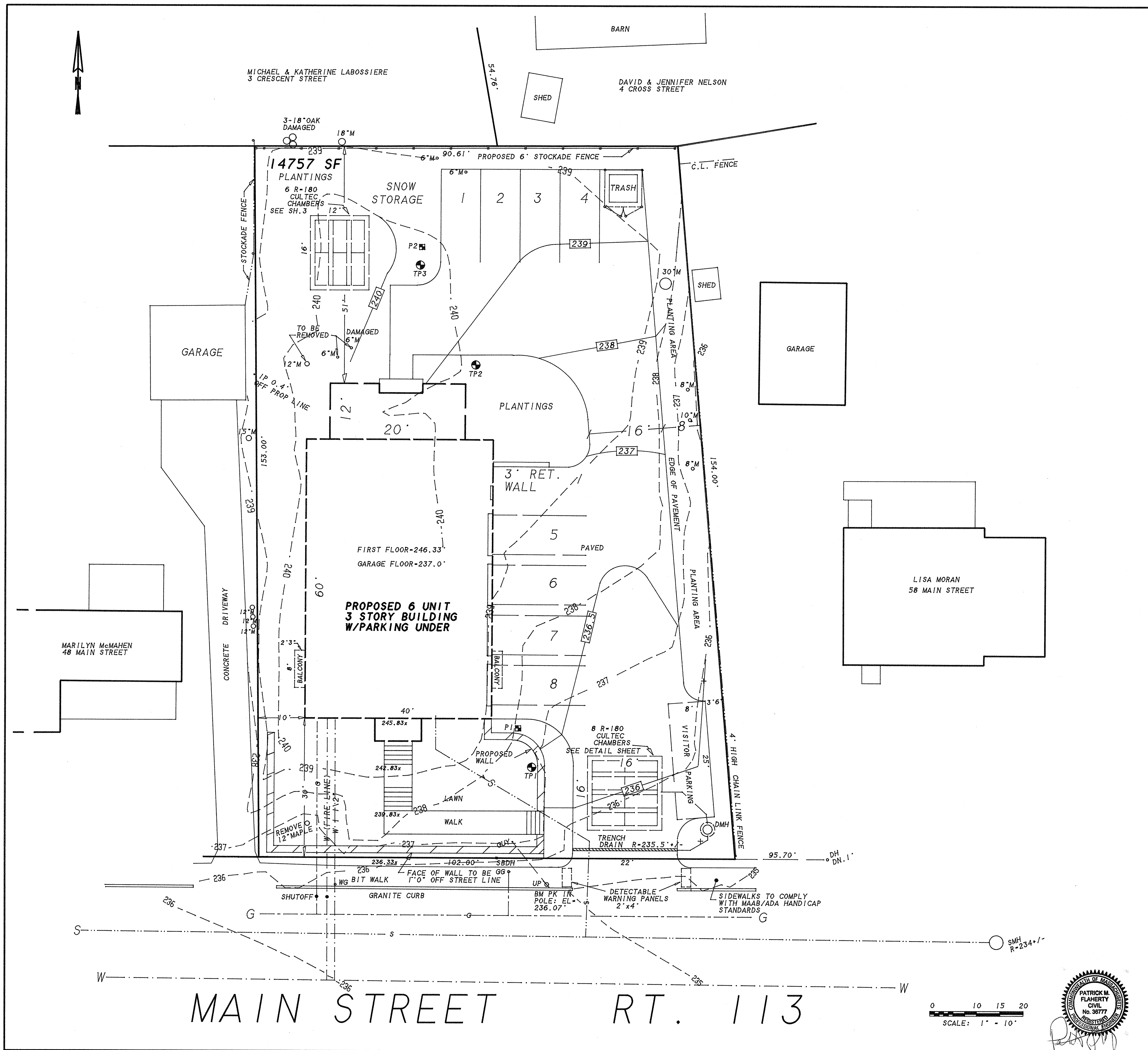
# MAIN STREET RT. 113

## TOPOGRAPHIC PLAN OF LAND/EXISTING CONDITIONS 50 MAIN STREET PEPPERELL MA

APRIL 27, 2020 SCALE: 1" = 10'  
JULY 25, 2021 TEST PITS ADDED

P.M.FLAHERTY ASSOCIATES INC  
48 CHELMSFORD STREET  
CHELMSFORD MA 01824  
508-574-9040 PATMFLA@AOL.COM





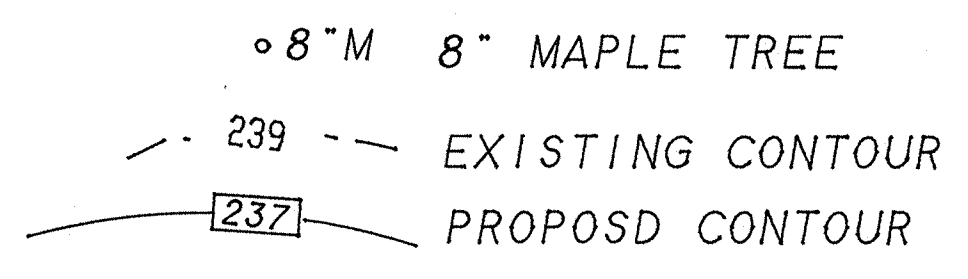
**NOTES:**

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- PARCEL ZONING IS URR.
 

MINIMUM LOT AREA	40000 SF
MINIMUM LOT FRONTAGE	150 FT.
MINIMUM FRONT YARD	30 FT.
MINIMUM SIDE YARD	15 FT
MINIMUM REAR YARD	45 FT
- SOIL TYPE PER USSCA DETAILED SOIL MAPS IS 626B MERRIMAC-URBAN LAND COMPLEX.
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**CONSTRUCTION NOTES:**

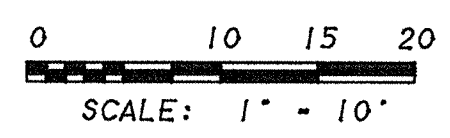
- LOCATIONS OF EXISTING UNDERGROUND UTILITIES/OBSTRUCTIONS/SYSTEMS MAY NOT BE SHOWN. CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND PROTECTING ALL UTILITIES/OBSTRUCTIONS/SYSTEMS WHETHER OR NOT SHOWN HEREON.
- SAFETY MEASURES CONSTRUCTION METHODS AND CONTROL OF WORK SHALL BE THE RESPONSIBILITY OF THE SITE CONTRACTOR.
- CONTRACTOR SHALL CONTACT DIG-SAFE FOR UNDERGROUND UTILITY MARKING AT 1-888-344-7233 AT LEAST 72 HOURS PRIOR TO COMMENCEMENT OF WORK.
- SEWER AND WATER CONNECTIONS SHALL BE MADE IN ACCORDANCE WITH TOWN OF PEPPERELL SPECIFICATIONS. DOMESTIC WATER AND FIRE LINE TO BE SIZED BY THE ENGINEER.
- THE CULTEC CHAMBERS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS. THE SYSTEM IS SIZED TO STORE 1" OF RAIN COLLECTED FROM THE PAVED DRIVEWAY.
- DROUGHT RESISTANT PLANTS TO BE USED THROUGHOUT THE PROJECT.



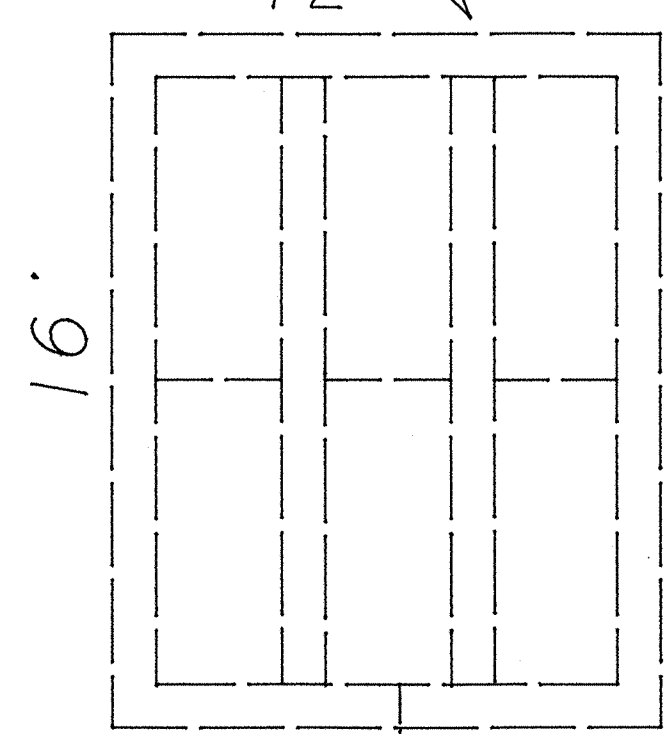
PROPOSED SITE PLAN  
**50 MAIN STREET**  
**PEPPERELL MA**

PREPARED FOR:  
**DEGMAR DEVELOPMENT CORP.**  
 JULY 25 2021 SCALE: 1" = 10'

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6 R=180  
CULTEC  
CHAMBERS

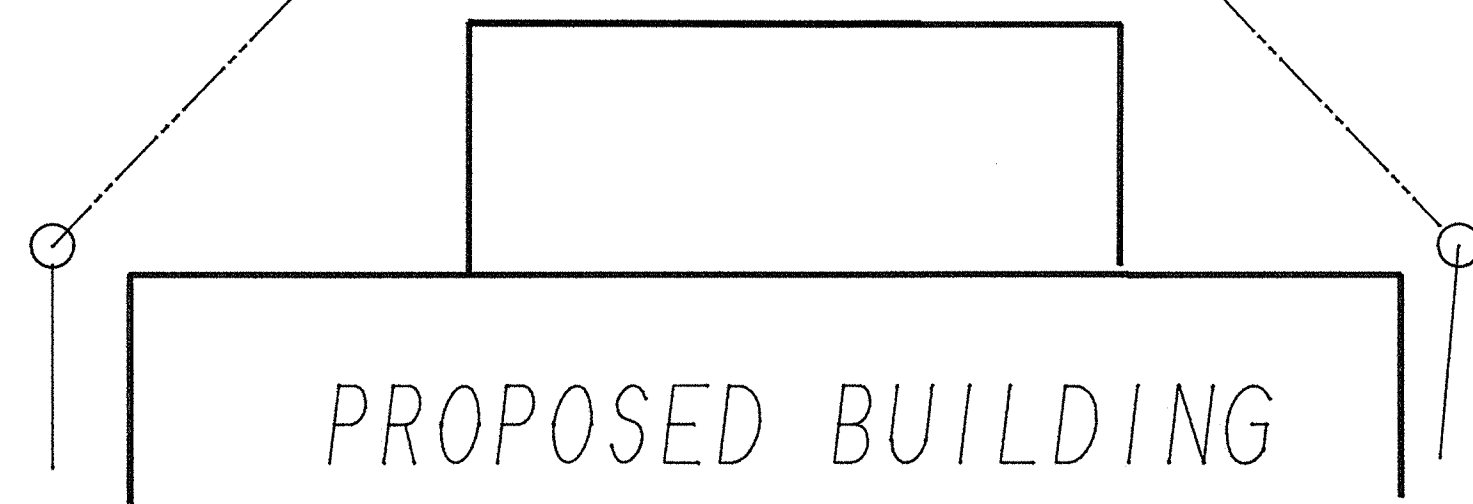


BOTTOM OF STONE  
BED=235.0'

E.S.H.W.T.=232.0'

6" PVC

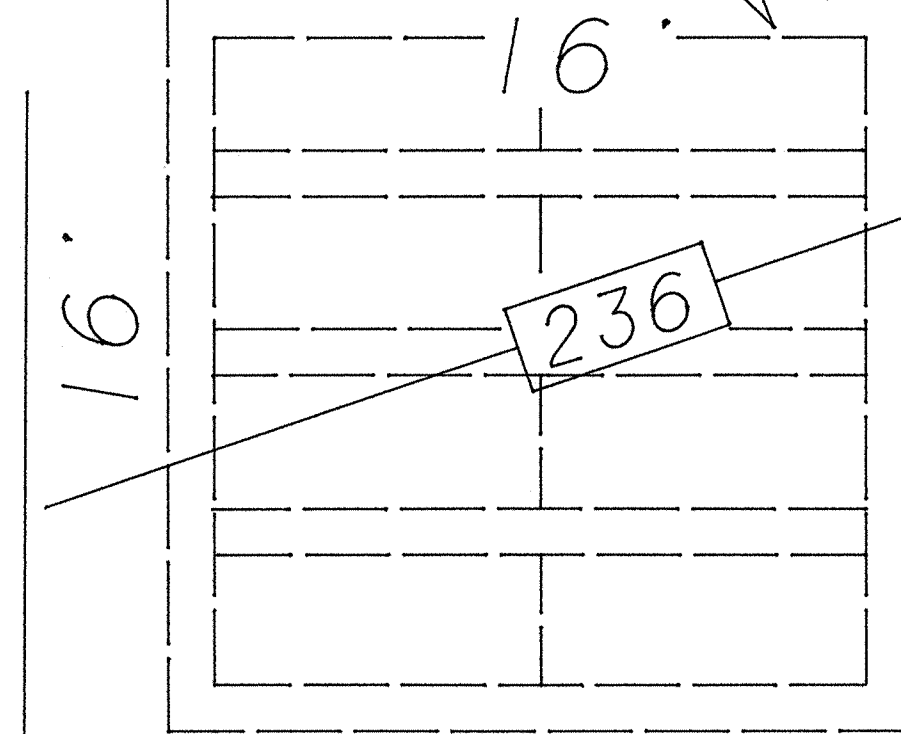
4" PVC



PROPOSED BUILDING

### BUILDING CULTEC SYSTEM

8 R=180  
CULTEC  
CHAMBERS



BOTTOM OF STONE BED=231.16'

236

6" INV. IN=233.33'

TRENCH  
DRAIN R=235.5' +

6" INV. OUT=234.5'

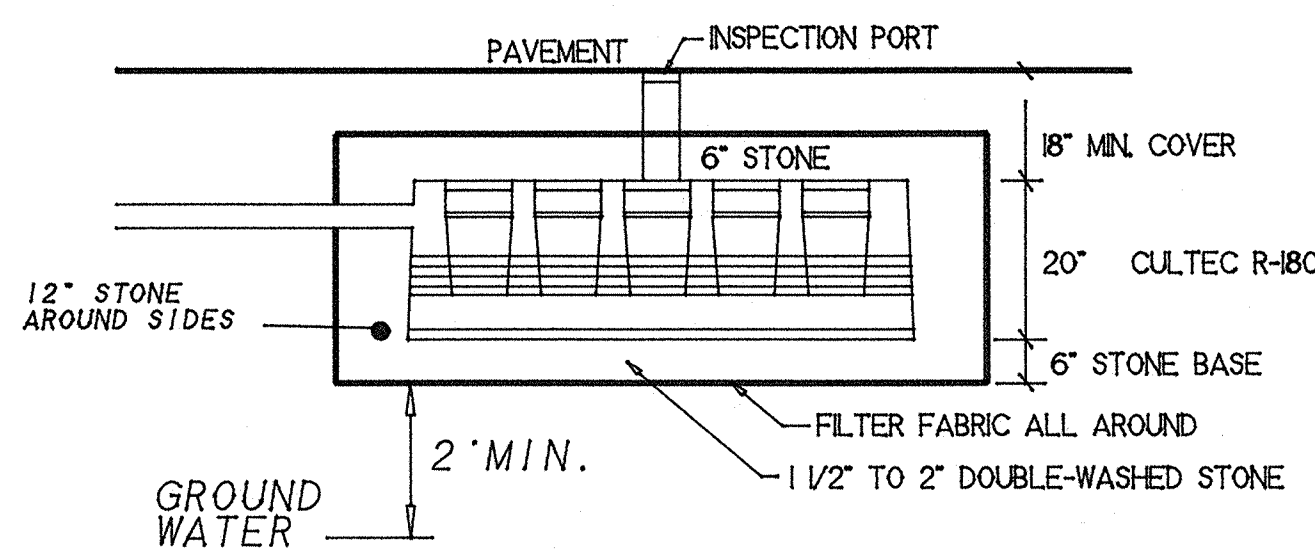
DMH  
6" INV. IN=234.0'  
6" INV. OUT=234.5'

### MAIN STREET SYSTEM

NOT TO SCALE

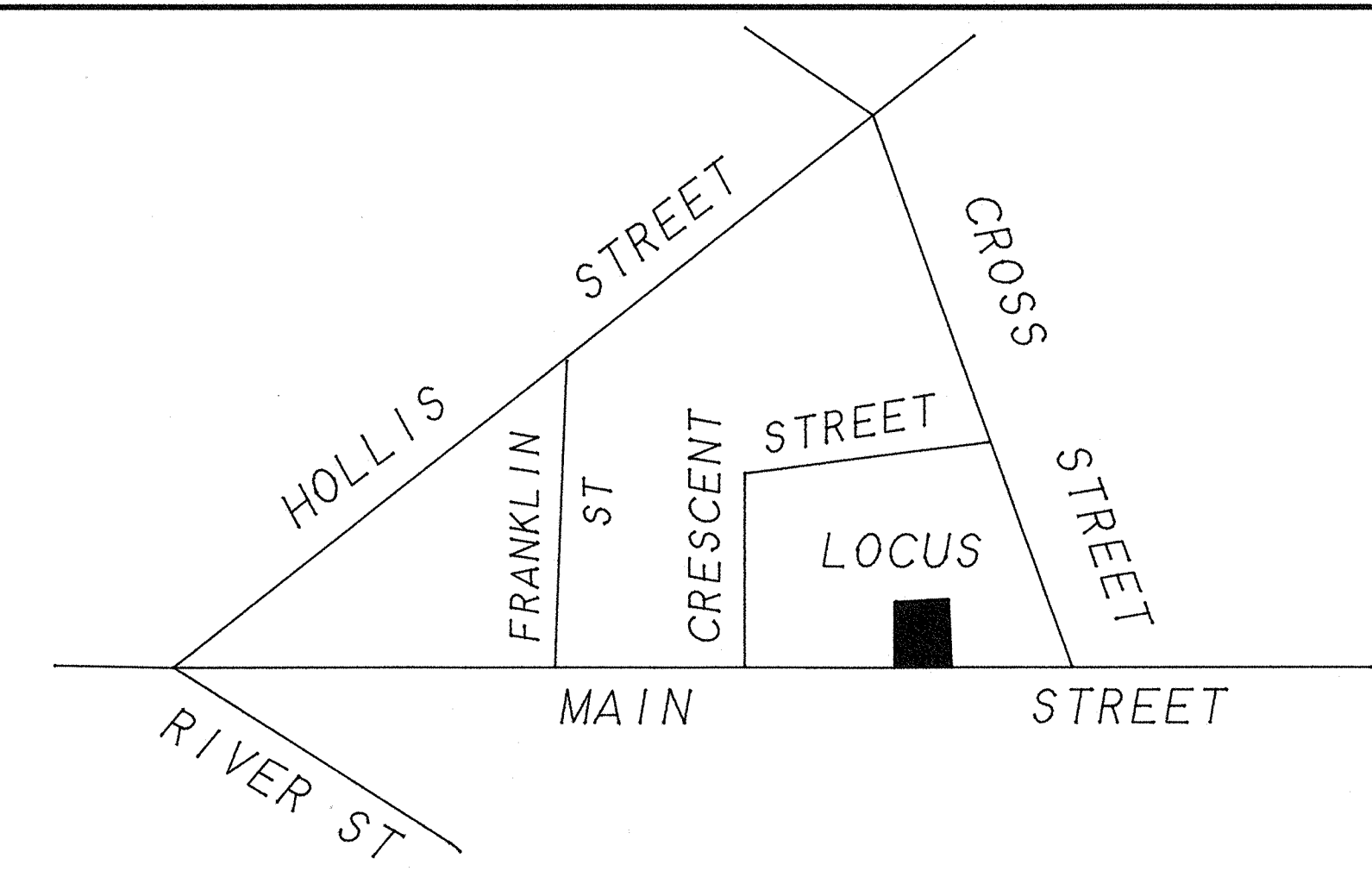
NOTE:  
THIS DETAIL IS INTENDED FOR  
GENERAL INFORMATION. REFER TO  
MANUFACTURERS SHOP DRAWINGS  
FOR SPECIFICS.

TIE ROOF DRAINS INTO INFILTRATOR



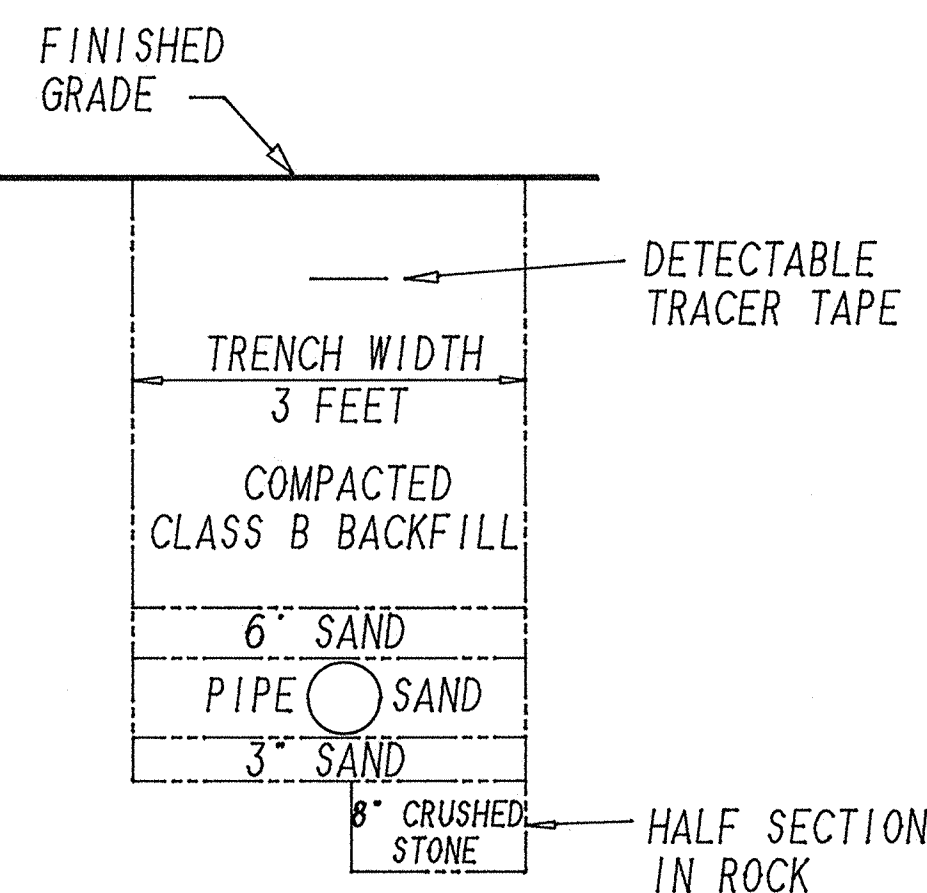
### STORMWATER INFILTRATOR DETAIL

NO SCALE



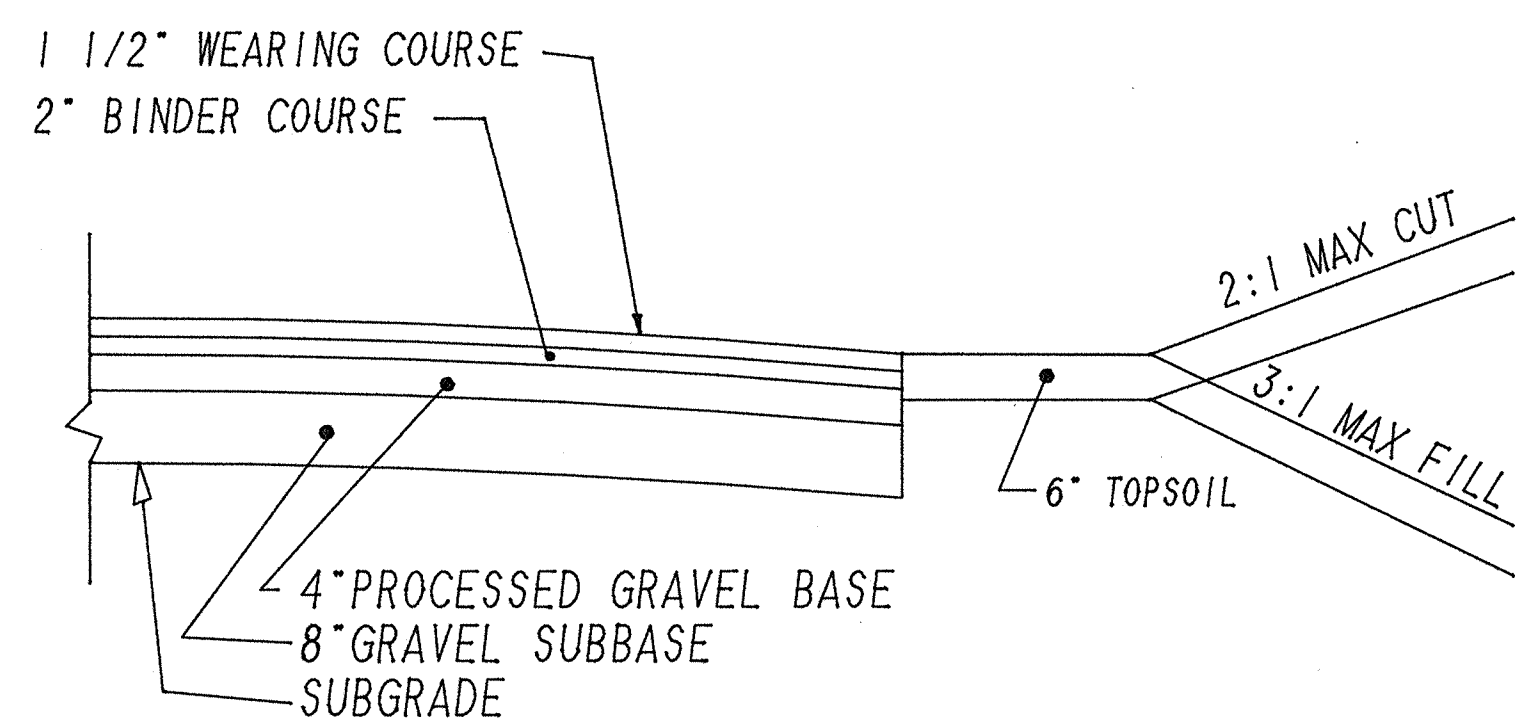
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### TYPICAL PIPE TRENCH DETAIL

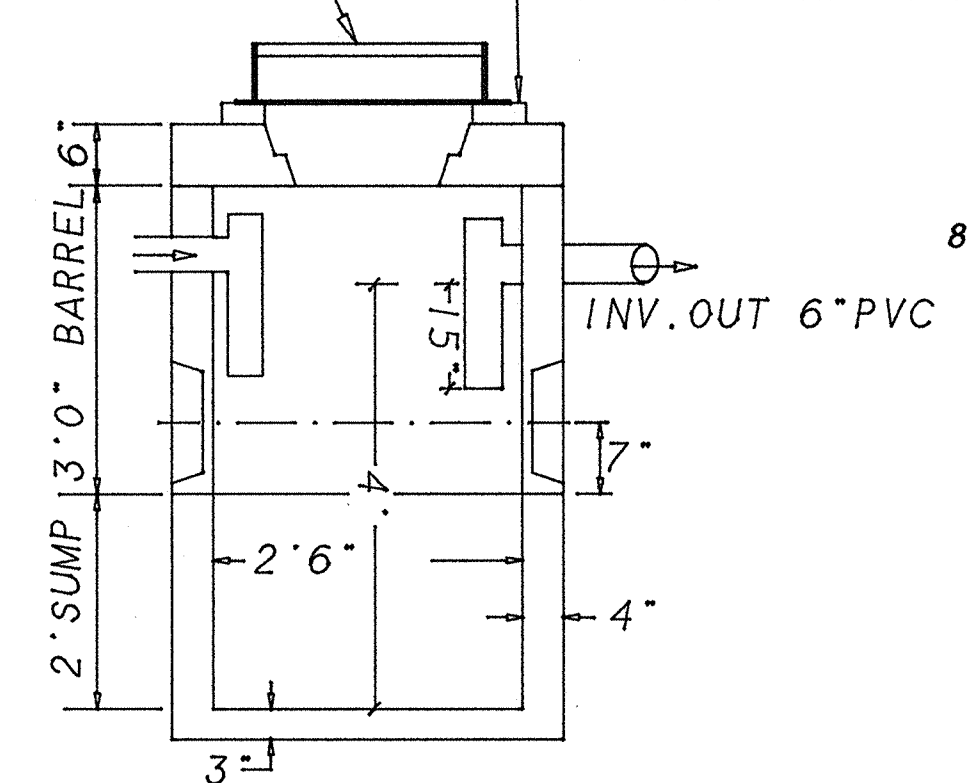
NOT TO SCALE



### PAVING DETAIL

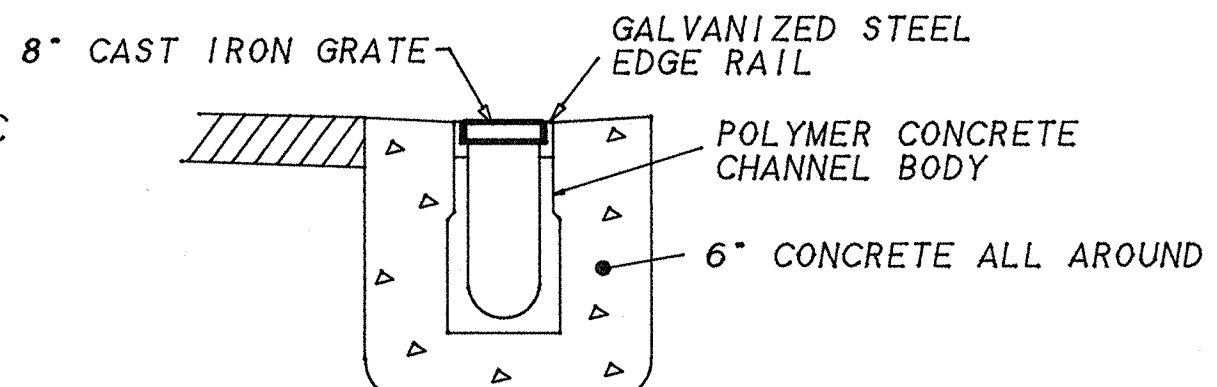
NOT TO SCALE

24" FRAME &  
MANHOLE COVER



### MANHOLE DETAIL

30" DIAMETER H-20



### 8" TRENCH DRAIN KLASSIKDRAIN OR EQUAL

NOT TO SCALE

DETAIL SHEET

## 50 MAIN STREET PEPPERELL MA

PREPARED FOR:

DEGMAR DEVELOPMENT CORP.

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