

# PLAN REFERENCES:

- "HAWKINS LOT, STRAFFORD NEW HAMPSHIRE, FEBRUARY 1984"  
DATED: FEBRUARY 15, 1984  
BY: ROGER S. LEIGHTON  
S.C.R.D. PLAN #28-23
- "PLAN OF WILLIAM E. HILL PROPERTY STRAFFORD, N.H."  
DATED: FEBRUARY 12, 1921  
BY: ORRIN M. JAMES  
S.C.R.D. PLAN # 7, FOLDER # 3, POCKET # 5
- "PROPOSED MAJOR SUBDIVISION FOR MARK & JUDITH WHITCHER, PROVINCE ROAD & WILD GOOSE POND ROAD STRAFFORD, N.H. TAX MAP 1, LOT 14 & 14A"  
DATED: APRIL 17, 2012  
BY: BERRY SURVEYING & ENGINEERING  
S.C.R.D. PLAN #107-52 THROUGH 54  
FILE NO.: DB 2010-167
- "REVISED BOUNDARY PLAN MERLE W. FAXON AND RODNEY WILLIAMS & DARLENE MCKINNEY STRAFFORD, N.H."  
DATED: SEPTEMBER, 1993  
BY: FREDERICK E. DREW ASSOCIATES  
S.C.R.D. PLAN #43-87
- "DAVID R. WHITCHER, ETAL STRAFFORD, N.H."  
DATED: SEPTEMBER, 1981  
BY: FREDERICK E. DREW ASSOCIATES  
S.C.R.D. PLAN #22A-107
- "SUBDIVISION PLAN REBECCA LEIGHTON LOT OWNER: HERMAN J. GROTH STRAFFORD, N.H."  
DATED: MAY, 1988  
BY: FREDERICK E. DREW ASSOCIATES  
S.C.R.D. PLAN #32-81
- "LOT LINE ADJUSTMENT PLAN, TAX MAP 1, LOT 18 (PERKINS) AND TAX MAP 1 LOT 17 (BLUE HILLS) (LOVEJOY), 1716 PROVINCE ROAD, STRAFFORD, NH 03884"  
DATED: DECEMBER 11, 2018  
BY: BROWN ENGINEERING & SURVEYING, LLC  
S.C.R.D. PLAN #12042

# PLAN REFERENCES:

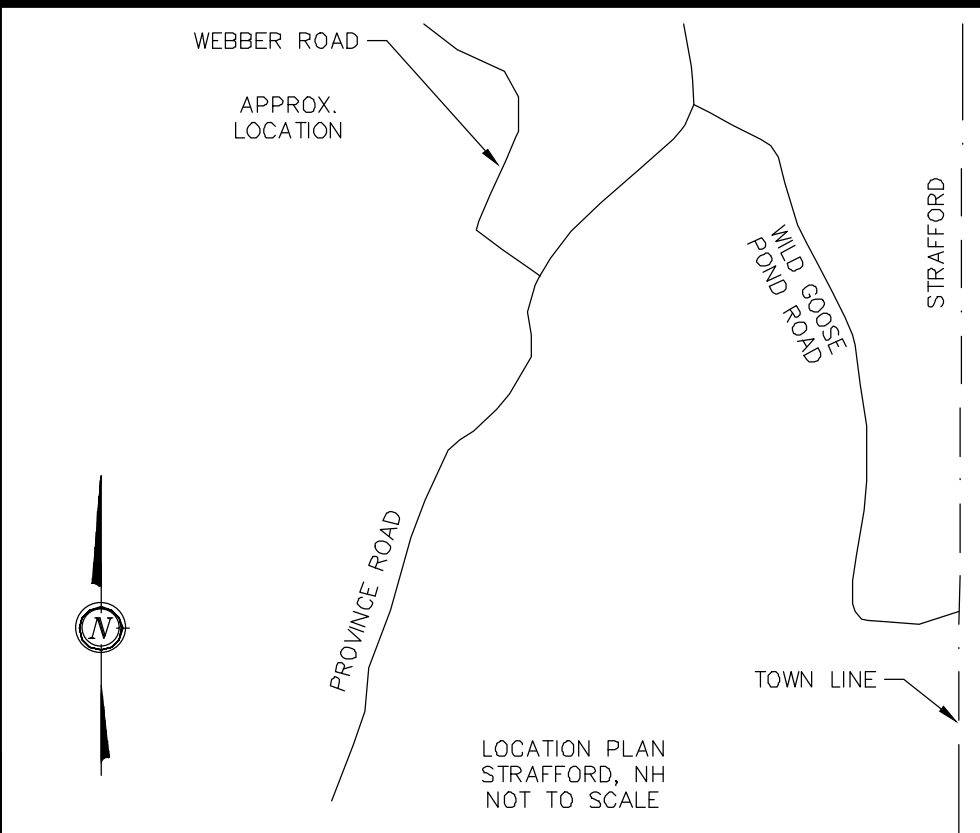
- "PLAN OF JOHN TASKER FARM IN BARNSTEAD & STRAFFORD N.H."  
DATED: DECEMBER, 1971  
BY: G. R. WHITE & M. C. FORTE  
S.C.R.D. PLAN #57, POCKET #6, FOLDER #1
- "SUBDIVISION PLAN OF THE JENNESS LOTS, ON PROVINCE ROAD & WEBBER ROAD STRAFFORD, N.H."  
DATED: MAY 18, 1981  
BY: WILLIAM T. WORMEL  
S.C.R.D. PLAN #21A-65
- "SUBDIVISION PLAN OF THE JENNESS LOTS ON WEBBER ROAD STRAFFORD, N.H."  
DATED: MAY 29, 1981  
BY: WILLIAM T. WORMEL  
S.C.R.D. PLAN #23A-29
- "BOUNDARY LINE ADJUSTMENT STRAFFORD, STRAFFORD COUNTY PREPARED FOR GEORGE H. JOHNSON JR. & CAROL REYNOLDS-JOHNSON"  
DATED: FEBRUARY 10, 2005  
BY: ORVIS / DREW, LLC  
S.C.R.D. PLAN #82-16
- "BOUNDARY PLAN & LOT MERGER PLAN FOR MARK & JUDITH WHITCHER, PROVINCE ROAD STRAFFORD, N.H. TAX MAP 1, LOT 14 & 14A"  
DATED: APRIL 17, 2012  
BY: BERRY SURVEYING & ENGINEERING  
S.C.R.D. PLAN #107-50  
FILE NO.: DB 2010-167
- "SUBDIVISION PLAN LAND OF MARK W. & JUDITH L. WHITCHER PROVINCE & WEBBER ROAD STRAFFORD, N.H. TAX MAP 1 LOT 20"  
DATED: OCTOBER 13, 2020  
BY: BERRY SURVEYING & ENGINEERING  
S.C.R.D. PLANS #12292 & 12293

# ADDITIONAL ABUTTERS:

- N/F BLUE HILLS FOUNDATION  
C/O LOVEJOY, GEORGE M. JR.  
2 TIMBER LANE  
EXETER, NH 03833  
TAX MAP 5, LOT 16  
S.C.R.D. BOOK 3978, PAGE 484
- N/F PITMAN FAMILY TRUST  
PITMAN, KENNETH G. & ROBERTA, TRUSTEES  
6415 S. ARAPAHOE WAY  
LITTLETON, CO 80120  
TAX MAP 5, LOT 15  
S.C.R.D. BOOK 3829, PAGE 86
- N/F BERRY, KENNETH  
267 EVANS MOUNTAIN ROAD  
STRAFFORD, NH 03884  
TAX MAP 5, LOT 14
- N/F TOWN OF STRAFFORD  
STRAFFORD CONSERVATION COMMISSION  
PO BOX 23  
CENTER STRAFFORD, NH 03815  
TAX MAP 5, LOT 23

# ROAD NOTE:

WEBBER ROAD WAS LAID OUT ON SEPTEMBER 22, 1851. 3 RODS WIDE.  
SEE NHDOT R.O.W. RECORDS BOOK 4, PAGE 263



# NOTES:

- OWNER: KRJ FINANCE, LLC  
254 DRAKE HILL ROAD  
STRAFFORD, NH 03884  
A.) TAX MAP 1, LOT 22  
B.) EXISTING LOT AREA: 828,633 Sq.Ft., 19.02 Ac.  
PROPOSED LOT AREA: 605,889 Sq.Ft., 13.91 Ac.  
C.) S.C.R.D. BOOK 5012, PAGE 883
- OWNER: KRJ FINANCE, LLC  
254 DRAKE HILL ROAD  
STRAFFORD, NH 03884  
A.) TAX MAP 1, LOT 23  
B.) EXISTING LOT AREA: 2,547,124 Sq.Ft., 58.47 Ac.  
PROPOSED LOT AREA: 2,769,868 Sq.Ft., 63.59 Ac.  
C.) S.C.R.D. BOOK 5012, PAGE 883
- ZONING: AGRICULTURAL-RESIDENTIAL  
SETBACKS:  
FRONT ~ 40.0'  
SIDE ~ 25.0'  
REAR ~ 25.0'  
WETLANDS OVER 3,000 Sq. Ft. NO DISTURB BUFFER ~ 25.0'  
POORLY DRAINED WETLANDS SETBACK (BUILDING) ~ 50.0'  
POORLY DRAINED WETLANDS SETBACK (SEPTIC) ~ 75.0'  
VERY POORLY DRAINED WETLANDS SETBACK (BUILDING) ~ 50.0'  
VERY POORLY DRAINED WETLANDS SETBACK (SEPTIC) ~ 100.0'  
MIN. LOT SIZE  
87,120 Sq. Ft., 2.0 Ac.  
MIN. LOT FRONTAGE  
200'
- I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, A PORTION OF THIS PARCEL DOES FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# - 330196, MAP# - 33017C0165D, DATED: MAY 17, 2005.
- VERTICAL DATUM BASED ON USCS NAVD88 ELEVATIONS.  
HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING TOPCON HIPER SR SURVEY GRADE GPS RECEIVERS AND PLAN REF. #2.
- THE INTENT OF THIS PLAN IS TO CONDUCT A LOT LINE REVISION BETWEEN TAX MAP 1, LOT 22 & 23. SHEET 1 IS THE OVERVIEW PLAN, SHEET 2 IS A DETAILED LOT LINE REVISION SHEET, SHEET 3 SHOWS TOPOGRAPHIC FEATURES, WITH THE REMAINING SHEETS PROVIDED FOR THE SHARED DRIVEWAY DESIGN. SHEET 1 & 2 WILL BE RECORDED AT THE STRAFFORD COUNTY REGISTRY OF DEEDS. ALL SHEETS WILL BE ON FILE AT THIS OFFICE AND THE TOWN OF STRAFFORD.
- THE CURRENT USE OF THE PROPERTY IS VACANT LAND.
- NO CEMETERIES WERE FOUND ON EITHER LOT.
- NHDES SUBDIVISION APPROVAL WILL NOT BE REQUIRED ON EITHER LOT.
- LOT 22 & 23 ARE IN CURRENT USE.
- NHDES WETLANDS PERMIT #2023-00479

N/F WHITCHER, KAITLIN & LABRECK, JOHN  
19 WEBBER ROAD  
STRAFFORD, NH 03884  
TAX MAP 1, LOT 20-1  
S.C.R.D. BOOK 4858, PAGE 252

N/F ROBERT & JESSICA GRANT FAMILY TRUST  
GRANT, ROBERT & JESSICA TRUSTEES  
1856 PROVINCE ROAD  
STRAFFORD, NH 03884  
TAX MAP 1, LOT 21  
S.C.R.D. BOOK 4574, PAGE 395

N/F COTE, MICHAELA A. & CARY S. SR.  
34 WEBBER ROAD  
STRAFFORD, NH 03884  
TAX MAP 1, LOT 25-1  
S.C.R.D. BOOK 4206, PAGE 707

N/F JOHNSON, GEORGE H. & REYNOLDS-JOHNSON, CAROL  
PO BOX 57  
STRAFFORD, NH 03884  
TAX MAP 1, LOT 24  
S.C.R.D. BOOK 2255, PAGE 395

N/F KRJ FINANCE, LLC  
TAX MAP 1, LOT 22  
EX. LOT AREA:  
828,633 Sq.Ft.  
19.02 Ac.  
PRO. LOT AREA:  
605,889 Sq.Ft.  
13.91 Ac.

N/F JENNIFER W. PRICE 2019 TRUST  
PRICE, JENNIFER & WILLIAM, TRUSTEES  
73 WEBBER ROAD  
STRAFFORD, NH 03884  
TAX MAP 1, LOT 26-1  
S.C.R.D. BOOK 4655, PAGE 717

AREA TO BE TRANSFERRED  
FROM TAX MAP 1, LOT 22  
TO TAX MAP 1, LOT 23  
222,744 Sq. Ft., 5.11 Ac.

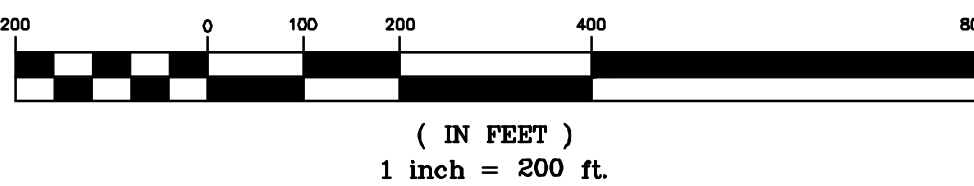
N/F KRJ FINANCE, LLC  
TAX MAP 1, LOT 23  
EX. LOT AREA:  
2,547,124 Sq.Ft.  
58.47 Ac.  
PRO. LOT AREA:  
2,769,868 Sq.Ft.  
63.59 Ac.

N/F JOHN HALL  
333 FIRST NH TURNPIKE  
NORTHWOOD, NH 03281  
TAX MAP 1, LOT 26-2  
S.C.R.D. BOOK 4151, PAGE 767

# LEGEND:

- 3/4" REBAR W/ ID CAP ~SET~
- 1/2" REBAR W/ EASEMENT CAP ~SET~
- DRILL HOLE ~FND OR SET~
- STONE BOUND ~FND~
- PROPOSED BOUNDARY LINE
- PROPOSED EASEMENT LINE
- BUILDING SETBACK LINE
- STONE WALL
- STONE WALL REMAINS
- FND  
TYP  
TBA  
S.C.R.D.
- TO BE ABANDONED  
STRAFFORD COUNTY REGISTRY OF DEEDS

# GRAPHIC SCALE

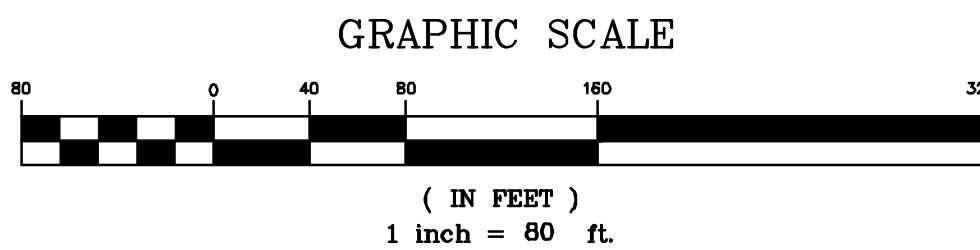
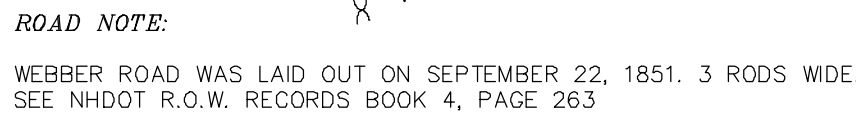


STRAFFORD	
APPROVED	
PLANNING BOARD	
SIGNATURE	
TITLE	
DATE	


I CERTIFY THAT THIS PLAT EXCEEDS THE  
MINIMUM REQUIREMENT FOR ACCURACY AND  
COMPLETENESS OF THE STATE OF N.H. AND  
OF THE TOWN OF STRAFFORD - 1:10,000 -  
7-26-24  
KENNETH A. BERRY LLS 805 DATE

#	REVISION	DATE	DESCRIPTION
#4	6-20-24		REVISED CONSERVATION EASEMENT AREA REMOVING RESERVATION
#3	1-02-24		REVISED PER WETLAND BUREAU RFMI REVISED TO SHOW AREA DEDICATED FOR ACCESSORY USE STRUCTURES WITHIN EASED AREA
#2	8-15-23		REVISED EASEMENT PER PB COMMENT
#1	6-27-22		
OVERVIEW LOT LINE REVISION PLAN LAND OF KRJ FINANCE, LLC WEBBER ROAD STRAFFORD, N.H. TAX MAP 1, LOT 23			
BERRY SURVEYING & ENGINEERING 335 SECOND CROWN POINT RD. BARRINGTON, N.H. (603)332-2863			
SCALE : 1 IN. EQUALS 200 FT.			
DATE : APRIL 11, 2022			
FILE NO. : DB 2021 - 072			



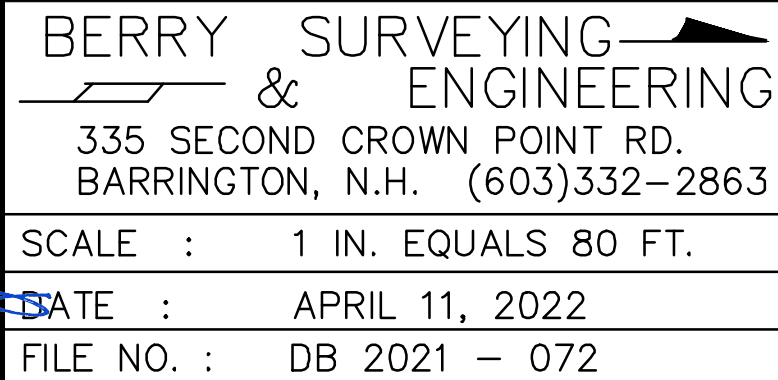


I CERTIFY THAT THIS PLAT EXCEEDS THE  
MINIMUM REQUIREMENT FOR ACCURACY AND  
COMPLETENESS OF THE STATE OF N.H. AND  
OF THE TOWN OF STRAFFORD - 1:10,000 -

 7-26-24

KENNETH A. BERRY LLS 805 DATE

LOT LINE REVISION PLAN  
LAND OF  
KRJ FINANCE, LLC  
WEBBER ROAD  
STRAFFORD, N.H.  
*TAX MAP 1, LOT 23*



SHEET 2 OF 11



TEST HOLE #1

0-6" 10YR 3/2, FINE SANDY LOAM, GRANULAR, FRIABLE  
6"-24" 10YR 4/3, FINE SANDY LOAM, GRANULAR, FRIABLE  
24"-32" 10YR 5/2, FINE SANDY LOAM, GRANULAR, FIRM IN HOLE, FRIABLE IN HAND  
32"-80" 2.5Y 5/3, MEDIUM BLOCKY, FIRM IN HOLE, FRIABLE IN HAND  
NO REFUSAL  
S.H.W.T. @ 32" CONCENTRATIONS AND DEPLETIONS  
NO GROUND WATER OBSERVED  
TERMINATED @ 80"  
ROOTS TO 32"  
PERC. RATE = 6 MIN./IN.

TEST HOLE #2

0-6" 10YR 3/2, FINE SANDY LOAM, GRANULAR, FRIABLE  
6"-24" 10YR 4/3, FINE SANDY LOAM, GRANULAR, FRIABLE  
24"-28" 10YR 5/2, FINE SANDY LOAM, GRANULAR, FIRM IN HOLE, FRIABLE IN HAND  
28"-80" 2.5Y 5/3, MEDIUM BLOCKY, FIRM IN HOLE, FRIABLE IN HAND  
NO REFUSAL  
S.H.W.T. @ 38" CONCENTRATIONS AND DEPLETIONS  
NO GROUND WATER OBSERVED  
TERMINATED @ 80"  
ROOTS TO 28"  
PERC. RATE = 8 MIN./IN.

TEST HOLE #3

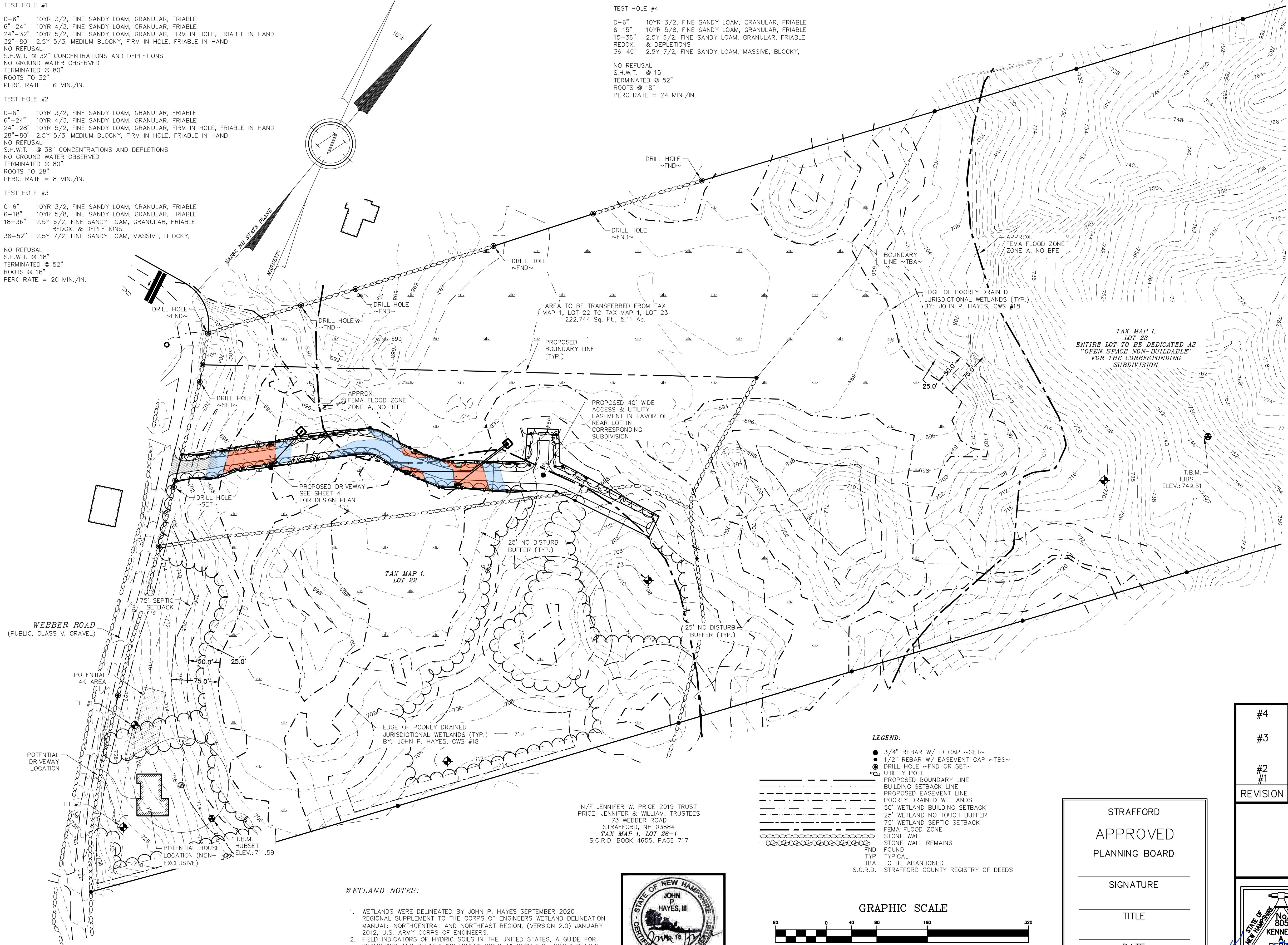
0-6" 10YR 3/2, FINE SANDY LOAM, GRANULAR, FRIABLE  
6-18" 10YR 5/8, FINE SANDY LOAM, GRANULAR, FRIABLE  
18-36" 2.5Y 6/2, FINE SANDY LOAM, GRANULAR, FRIABLE  
REDOX. & DEPLETIONS  
36-52" 2.5Y 7/2, FINE SANDY LOAM, MASSIVE, BLOCKY,

NO REFUSAL  
S.H.W.T. @ 18"  
TERMINATED @ 52"  
ROOTS @ 18"  
PERC. RATE = 20 MIN./IN.

TEST HOLE #4

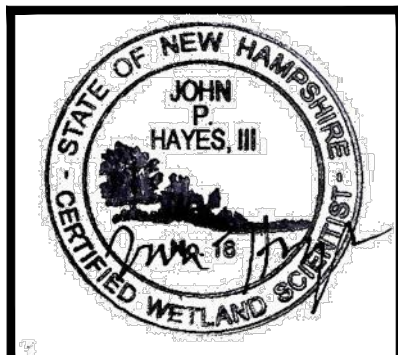
0-6" 10YR 3/2, FINE SANDY LOAM, GRANULAR, FRIABLE  
6-15" 10YR 5/8, FINE SANDY LOAM, GRANULAR, FRIABLE  
15-36" 2.5Y 6/2, FINE SANDY LOAM, GRANULAR, FRIABLE  
REDOX. & DEPLETIONS  
36-49" 2.5Y 7/2, FINE SANDY LOAM, MASSIVE, BLOCKY,

NO REFUSAL  
S.H.W.T. @ 15"  
TERMINATED @ 52"  
ROOTS @ 18"  
PERC. RATE = 24 MIN./IN.



WETLAND NOTES:

- WETLANDS WERE DELINEATED BY JOHN P. HAYES SEPTEMBER 2020 REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHEAST AND NORTHEAST REGION, (VERSION 2.0) JANUARY 2012, U.S. ARMY CORPS OF ENGINEERS.
- FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, A GUIDE FOR IDENTIFYING AND DELINEATING HYDRIC SOILS, VERSION 8.0, UNITED STATES DEPARTMENT OF AGRICULTURE (2016).
- NATIONAL WETLAND PLANT LIST (CURRENT VERSION).

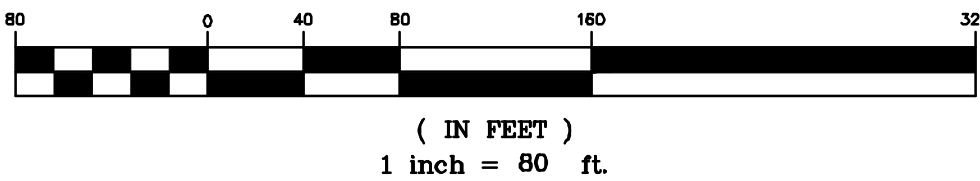


JOHN P. HAYES CWS #18

LEGEND:

- 3/4" REBAR W/ ID CAP ~SET~
- 1/2" REBAR W/ EASEMENT CAP ~TBS~
- DRILL HOLE ~FND OR SET~
- UTILITY POLE
- PROPOSED BOUNDARY LINE
- BUILDING SETBACK LINE
- PROPOSED EASEMENT LINE
- POORLY DRAINED WETLANDS
- 50' WETLAND BUILDING SETBACK
- 25' WETLAND NO TOUCH BUFFER
- 75' WETLAND SEPTIC SETBACK
- FEMA FLOOD ZONE
- STONE WALL
- STONE WALL REMAINS
- FND
- TYP
- TBA
- TO BE ABANDONED
- S.C.R.D.
- STRAFFORD COUNTY REGISTRY OF DEEDS

GRAPHIC SCALE



STRAFFORD  
APPROVED  
PLANNING BOARD

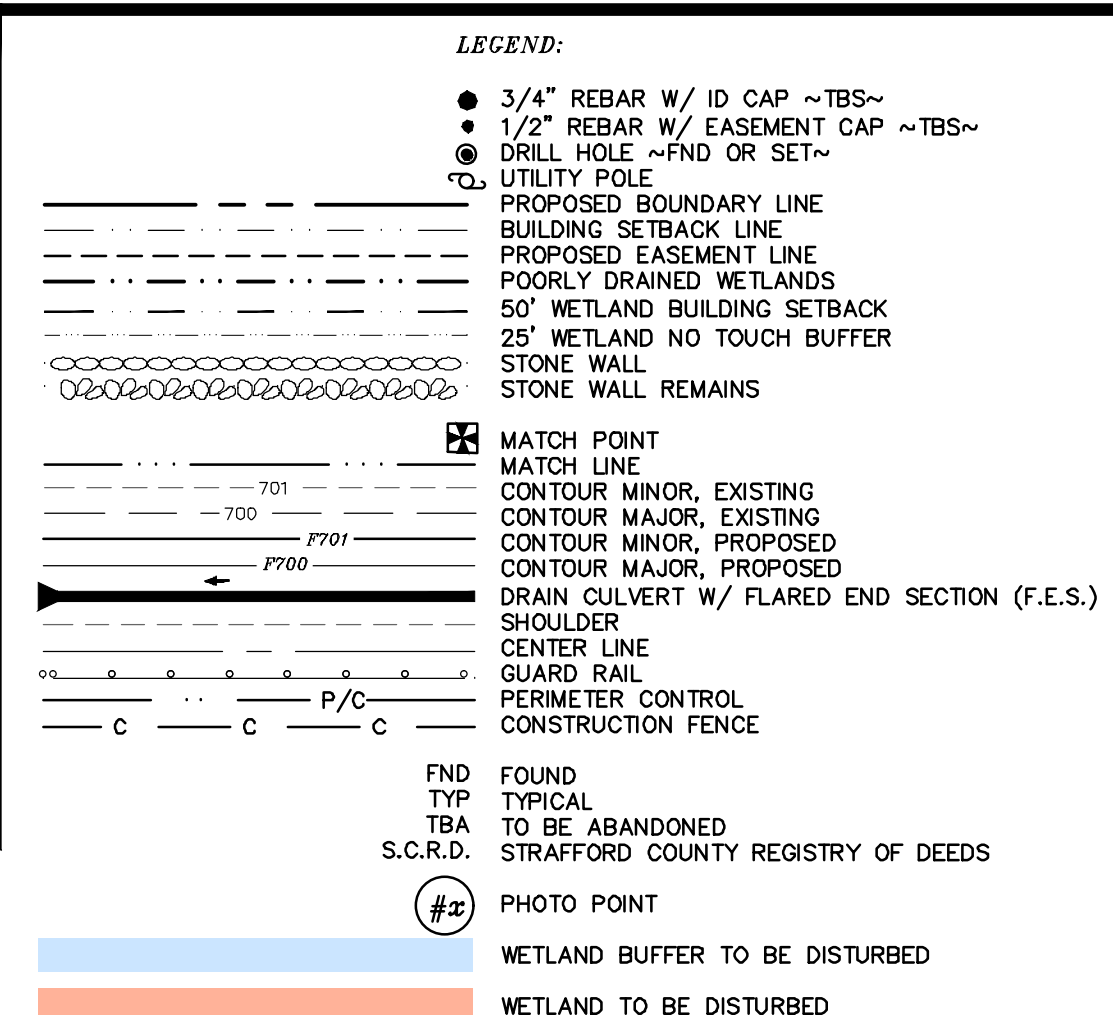
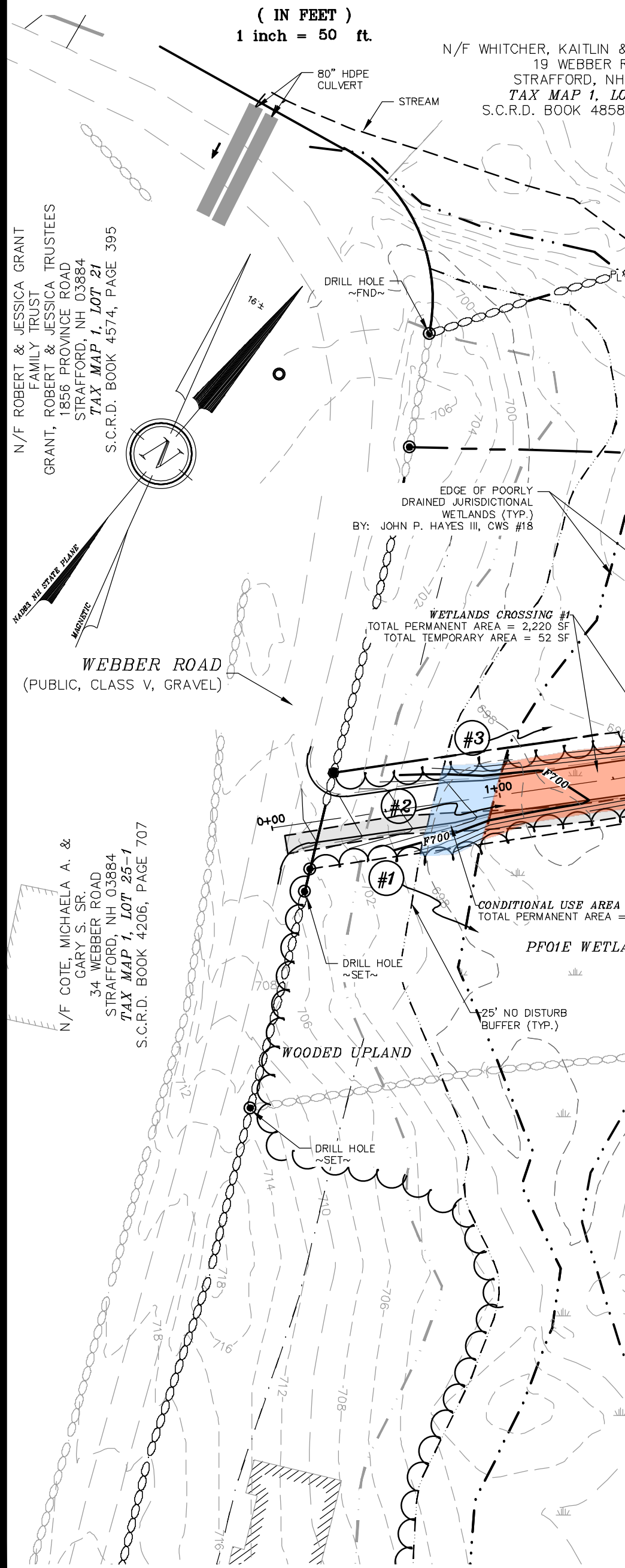
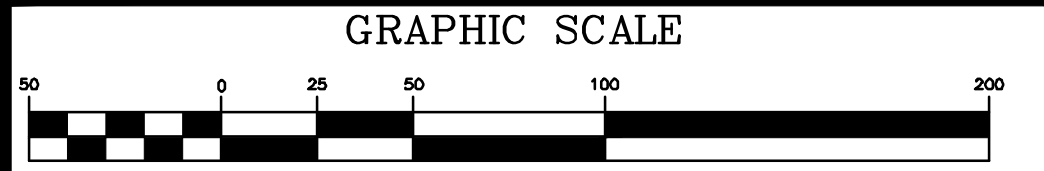
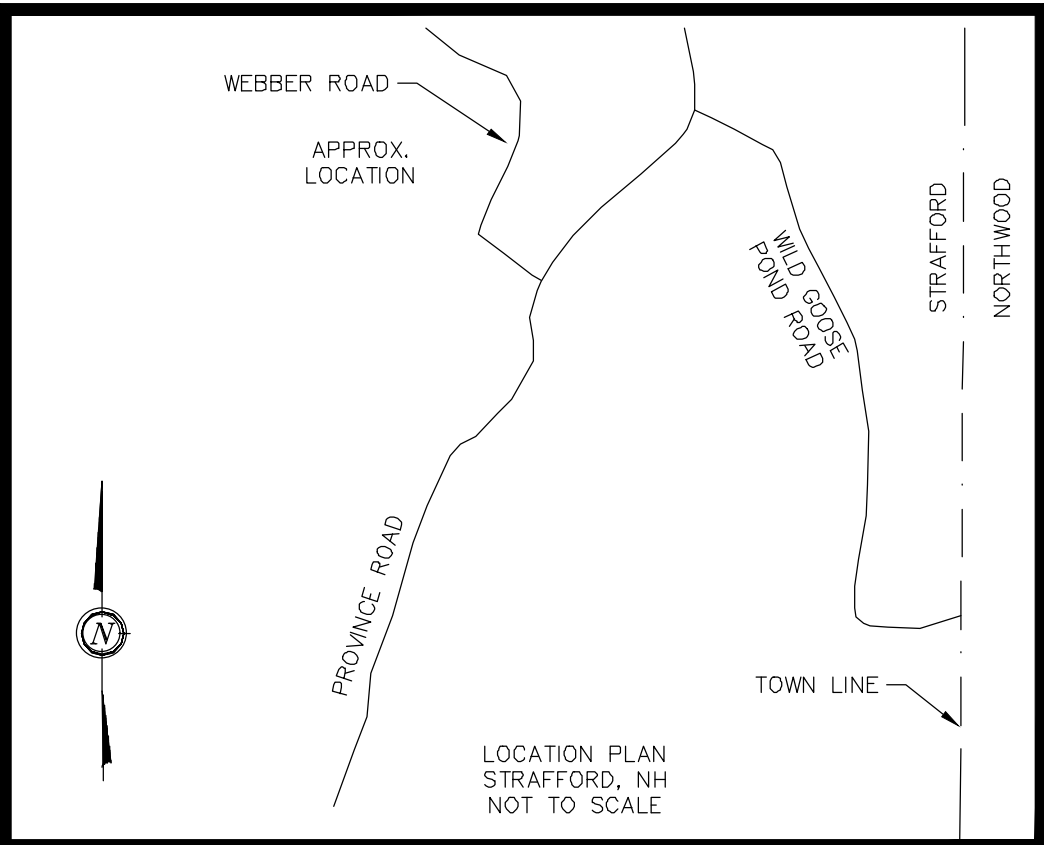
SIGNATURE

TITLE

DATE

#4	6-20-24	REVISED CONSERVATION EASEMENT AREA REMOVING RESERVATION
#3	1-02-24	REVISED PER WETLAND BUREAU RFMI REVISED TO SHOW AREA DEDICATED FOR ACCESSORY USE STRUCTURES WITHIN EASED AREA
#2	8-15-23	REVISED EASEMENT PER PB COMMENT
#1	6-27-22	REVISED EASEMENT PER PB COMMENT
REVISION	DATE	DESCRIPTION
TOPOGRAPHIC LOT LINE REVISION PLAN LAND OF KRJ FINANCE, LLC WEBBER ROAD STRAFFORD, N.H. TAX MAP 1, LOT 23		
BERRY SURVEYING & ENGINEERING 335 SECOND CROWN POINT RD. BARRINGTON, N.H. (603)332-2863		
SCALE : 1 IN. EQUALS 80 FT.		
DATE : APRIL 11, 2022		
FILE NO. : DB 2021 - 072		





**NEW HAMPSHIRE FISH AND GAME PERMIT CONDITIONS:**

- BLANDING'S TURTLE (STATE ENDANGERED) AND SPOTTED TURTLE (STATE THREATENED) OCCUR WITHIN THE VICINITY OF THE PROJECT AREA. ALL OPERATORS AND PERSONNEL WORKING ON OR ENTERING THE SITE SHALL BE MADE AWARE OF THE POTENTIAL PRESENCE OF THESE SPECIES AND SHALL BE PROVIDED FLYERS THAT HELP TO IDENTIFY THESE SPECIES, ALONG WITH NHFG CONTACT INFORMATION. SEE PLAN SHEET W101 FOR FLYER.
- RARE SPECIES INFORMATION (E.G. IDENTIFICATION, OBSERVATION AND REPORTING OF OBSERVATIONS, WHEN TO CONTACT NHFG IMMEDIATELY AND NHFG CONTACT INFORMATION) SHALL BE COMMUNICATED DURING MORNING TAILGATE MEETINGS PRIOR TO WORK COMMENCEMENT.
- TURTLES MAY BE ATTRACTED TO DISTURBED GROUND DURING NESTING SEASON. TURTLE NESTING SEASON OCCURS APPROXIMATELY MAY 15TH – JUNE 30TH. ALL TURTLE SPECIES NESTS ARE PROTECTED BY NH LAWS. IF A NEST IS OBSERVED OR SUSPECTED, OPERATORS SHALL CONTACT MELISSA WINTERS (603-479-1129) OR JOSH MEGYESY (978-578-0802) AT NHFG IMMEDIATELY FOR FURTHER CONSULTATION. THE NEST OR SUSPECTED NEST SHALL BE MARKED (SURROUNDING ROPED OFF OR CONE BUFFER DEPLOYED) AND AVOIDED; THIS SHALL BE COMMUNICATED TO ALL PERSONNEL ONSITE. SITE ACTIVITIES SHALL NOT OCCUR IN THE AREA SURROUNDING THE NEST OR SUSPECTED NEST UNTIL FURTHER GUIDANCE IS PROVIDED BY NHFG.
- DECLARATION OF CONSERVATION RESTRICTION LANGUAGE SUBMITTED TO NHFG (ATTACHED ABOVE AS NHB22-2668-STRAFFORDWEBBER\_DR\_NHFG COMMENTS\_8.4.2023 FINALIZED BY BS&E.PDF) FOR THE PROTECTION OF A 58.47 AC. AREA ON THE PROPERTY (MAP ATTACHED ABOVE AS 21-072 CONSERVATION EASEMENT PLAN – BARN LOCATIONS.PDF) SHALL BE FINALIZED AS WRITTEN AND RECORDED IN THE STRAFFORD COUNTY REGISTRY OF DEEDS.
- 50 FT. WETLAND BUFFERS SHALL BE MAINTAINED AS NO-OUT, NO-DISTURBS, EXCEPT FOR WHERE EXPLICITLY IDENTIFIED ON THE SITE PLANS.
- ALL MANUFACTURED EROSION AND SEDIMENT CONTROL PRODUCTS, WITH THE EXCEPTION OF TURF REINFORCEMENT MATS, UTILIZED FOR, BUT NOT LIMITED TO, SLOPE PROTECTION, RUNOFF DIVERSION, SLOPE INTERRUPTION, PERIMETER CONTROL, INLET PROTECTION, CHECK DAMS, AND SEDIMENT TRAPS SHALL NOT CONTAIN PLASTIC, OR MULTIFILAMENT OR MONOFILAMENT POLYPROPYLENE NETTING OR MESH WITH AN OPENING SIZE OF GREATER THAN 1/8 INCHES. SEE PLAN SHEET #9.
- ALL OBSERVATIONS OF THREATENED OR ENDANGERED SPECIES ON THE PROJECT SITE SHALL BE REPORTED IMMEDIATELY TO THE NHFG NONGAME AND ENDANGERED WILDLIFE ENVIRONMENTAL REVIEW PROGRAM BY PHONE AT 603-271-2461 AND BY EMAIL AT [NHGREVIEW@WILDLIFE.NH.GOV](mailto:NHGREVIEW@WILDLIFE.NH.GOV), WITH THE EMAIL SUBJECT LINE CONTAINING THE NHG DATACHECK TOOL RESULTS LETTER ASSIGNED NUMBER (NHB22-2668), THE PROJECT NAME, AND THE TERM WILDLIFE SPECIES OBSERVATION.
- PHOTOGRAPHS OF THE OBSERVED SPECIES AND NEARBY ELEMENTS OF HABITAT OR AREAS OF LAND DISTURBANCE SHALL BE PROVIDED TO NHFG IN DIGITAL FORMAT AT THE ABOVE EMAIL ADDRESS FOR VERIFICATION, AS FEASIBLE.
- IN THE EVENT A THREATENED OR ENDANGERED SPECIES IS OBSERVED ON THE PROJECT SITE DURING THE TERM OF THE PERMIT, THE SPECIES SHALL NOT BE DISTURBED, HANDLED, OR HARMED IN ANY WAY PRIOR TO CONSULTATION WITH NHFG AND IMPLEMENTATION OF CORRECTIVE ACTIONS RECOMMENDED BY NHFG.
- THE NHFG, INCLUDING ITS EMPLOYEES AND AUTHORIZED AGENTS, SHALL HAVE ACCESS TO THE PROPERTY DURING THE TERM OF THE PERMIT.

a. SITE OPERATORS SHALL BE ALLOWED TO RELOCATE WILDLIFE ENCOUNTERED IF DISCOVERED WITHIN THE ACTIVE WORK ZONE IF IN DIRECT HARM FROM PROJECT ACTIVITIES. WILDLIFE SHALL BE RELOCATED IN CLOSE PROXIMITY TO THE CAPTURE LOCATION BUT OUTSIDE OF THE WORK ZONE AND IN THE DIRECTION THE INDIVIDUAL WAS HEADING. NHFG SHALL BE CONTACTED IMMEDIATELY IF THIS ACTION OCCURS.

**NOTES:**

- OWNER: KRJ FINANCE, LLC  
254 DRAKE HILL ROAD  
STRAFFORD, NH 03884
- TAX MAP 1, LOT 22
- EXISTING LOT AREA: 828,633 Sq.Ft., 19.02 Ac.  
PROPOSED LOT AREA: 605,889 Sq.Ft., 13.91 Ac.
- S.C.R.D. BOOK 5012, PAGE 883
- OWNER: KRJ FINANCE, LLC  
254 DRAKE HILL ROAD  
STRAFFORD, NH 03884
- TAX MAP 1, LOT 23
- EXISTING LOT AREA: 2,547,124 Sq.Ft., 58.47 Ac.  
PROPOSED LOT AREA: 2,769,868 Sq.Ft., 63.59 Ac.
- S.C.R.D. BOOK 5012, PAGE 883
- THE INTENT OF THIS PLAN IS SHOW THE OVERVIEW GRADING AND DRAINAGE DESIGN FOR THE SHARED DRIVEWAY.
- THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.
- CONTRACTOR SHALL TAKE SPECIAL CARE IN NOT DISTURBING EXISTING MONUMENTS BOUNDS, AND OR BENCHMARKS WITHOUT FIRST MAKING PROVISIONS FOR RELOCATION
- THE LOCATIONS 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 COMMENCING WORK AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO LOCATE EXACTLY AND TO PRESERVE ANY AND ALL UNDERGROUND UTILITIES CALL "DIG-SAFE" 1-888-DIGSAFE (344-7233) AT LEAST 72 HOURS BEFORE COMMENCING CONSTRUCTION
- WHERE AN EXISTING UNDERGROUND 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 MAKE ALL ARRANGEMENTS FOR THE ALTERATION AND ADJUSTMENT OF GAS, ELECTRIC, TELEPHONE AND ANY OTHER PRIVATE UTILITIES BY THE UTILITY COMPANIES.
- 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. LIMIT OF GRADING SHOULD NOT BE EXPANDED WITHOUT CONSULTING THE DESIGN ENGINEER. SEE ALSO E&S PLAN.
- THE TERM "PROPOSED" (PROP.) MEANS WORK TO BE CONSTRUCTED USING NEW MATERIALS, OR, WHERE APPLICABLE, RE-USING EXISTING MATERIALS IDENTIFIED AS "REMOVE & RESET" (R & R).
- ALL SYMBOLS, WORDS, TRANSVERSE MARKINGS (STOP BARS, GROSSWALK LINES, AND RAILROAD SYMBOLS), LANE LINES, AND ALL OTHER MARKINGS NOTED WITH {} SHALL BE THERMOPLASTIC.

**NOTES CONTINUED:**

- BUILDING ADDRESSES SHALL BE DETERMINED BY THE BUILDING OFFICIAL.
- ALL DISTURBED AREAS NOT DESIGNATED TO BE PAVED SHALL HAVE LOAM PLACED AND SEEDED. THE LOAM SHALL HAVE A MINIMUM DEPTH OF 4 INCHES AND SHALL BE PLACED FLUSH WITH THE TOP OF THE ADJACENT CURB, EDGING, BERM OR PAVEMENT SURFACE.
- ALL ELEVATIONS TO BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. THE DESIGN ENGINEER IS TO BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCY. TEMPORARY BENCHMARKS (T.B.M.) ARE TO BE PROVIDED BY THE DESIGN ENGINEER.
- NOTE THAT THE PROJECT IS SUBJECT TO THE EPA NPDES PHASE II. THE NOTICE OF INTENT (NOI) MUST BE FILED ALONG WITH A STORMWATER POLLUTION PREVENTION PLAN (SWPPP). BIWEEKLY INSPECTIONS WILL BE CONDUCTED BY THE DESIGN ENGINEER AND AFTER STORM EVENTS OF OVER 0.25".
- EROSION AND SEDIMENT CONTROL INSPECTIONS TO BE CONDUCTED ONCE PER EVERY SEVEN DAYS AND AT AN INCREASED FREQUENCY INCLUDING WITHIN 24-HOURS OF A 0.25 INCH RAIN EVENT. INSPECTIONS TO BE CONDUCTED BY A "QUALIFIED PERSON" AS DEFINED BY EPA CGP SECTION 6.3. PLEASE NOTE THAT SPECIFIC STORMWATER, EROSION PREVENTION AND SEDIMENT CONTROL TRAINING AND CERTIFICATION IS REQUIRED. INSPECTION REPORTS TO BE SUBMITTED TO THE TOWN OF STRAFFORD WITHIN 24 HOURS IN ACCORDANCE WITH CGP 4.1.7 AND MAINTAINED BY THE OWNER FOR A PERIOD OF THREE YEARS AFTER THE PROJECT IS COMPLETED.
- PER EPA CGP Z.1.2.2 (INSTALL PERIMETER CONTROL), "YOU MUST INSTALL SEDIMENT CONTROLS ALONG THOSE PERIMETER AREAS OF YOUR SITE THAT WILL RECEIVE STORMWATER FROM EARTH DISTURBING ACTIVITIES." AS A RESULT OF SWPPP INSPECTIONS, THE CONTRACTOR MAY HAVE TO EXPAND PERIMETER CONTROLS TO MEET THIS REQUIREMENT. THE E&S PLAN IS INITIATING GUIDANCE AS TO THE ANTICIPATED REQUIREMENTS AND IT THE CONTRACTORS RESPONSIBILITY TO ENSURE THAT STORMWATER VIOLATION DO NOT OCCUR.
- THE PROPOSED PROJECT WILL CONSIST OF ONE PHASE AND WILL DISTURB 35,408 Sq.Ft. 0.81 Ac.
- WRITTEN DIMENSION ON THIS PLAN TAKE PRECEDENCE OVER SCALED DIMENSIONS. THE CONTRACTOR SHALL USE CAUTION WHEN SCALING REPRODUCED PLANS. IN THE EVENT OF A CONFLICT BETWEEN THIS PLAN SET AND ANY OTHER DRAWINGS AND/OR SPECIFICATIONS, THE ENGINEER SHALL BE NOTIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR IS TO CONFIRM ALL ELEVATIONS. CONFLICTS WILL BE REPORTED TO THE DESIGN ENGINEER PRIOR TO CONSTRUCTION.
- CONTRACTOR AY USE SILT FENCE, SILT SOXX OR MULCH BERM FOR PERIMETER CONTROL.
- CONTRACTOR IS REQUIRED TO INSTALL A CONSTRUCTION ENTRANCE PRIOR TO ANY EARTH DISTURBING ACTIVITIES.
- FUGITIVE DUST IS TO BE CONTROLLED THROUGHOUT THE CONSTRUCTION PROCESS IN ACCORDANCE WITH ENV-A 1000.
- CONTRACTOR TO MEET THE REQUIREMENTS SPECIFIED IN RSA 430:51-57 AND AGR 3800, RELATING TO INVASIVE SPECIES.
- CONTRACTOR IS RESPONSIBLE FOR PROTECTING THE WATER QUALITY FROM ANY RUN OFF DURING THE CONSTRUCTION PROCESS, IN ACCORDANCE WITH ENV-WO 1507, IN ORDER TO PREVENT VIOLATIONS OF THE STORM WATER QUALITY STANDARDS.

REVISION		DATE	DESCRIPTION
#2	1-02-24	6-27-22	REVISED PER WETLAND BUREAU RFMI
#1	6-27-22		REVISED PER PB COMMENT

OVERVIEW GRADING & DRAINAGE PLAN  
LAND OF  
KRJ FINANCE, LLC  
WEBBER ROAD  
STRAFFORD, N.H.  
TAX MAP 1, LOT 22 & 23

**BERRY SURVEYING & ENGINEERING**  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : 1 IN. EQUALS 50 FT.  
DATE : APRIL 11, 2022  
FILE NO. : DB 2021-072

STATE OF NEW HAMPSHIRE  
KENNETH A. BERRY  
No. 14245  
Professional Engineer

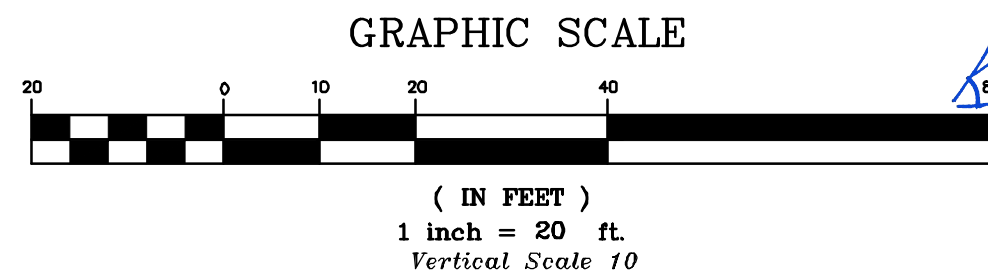
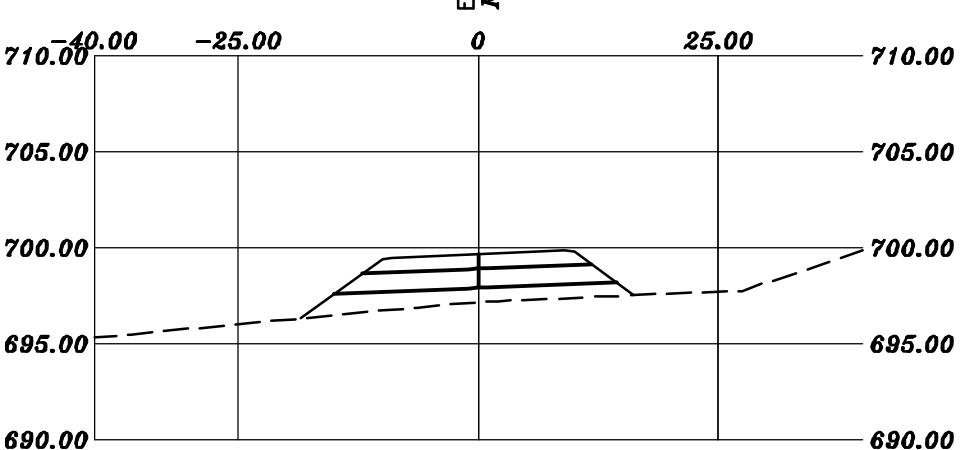
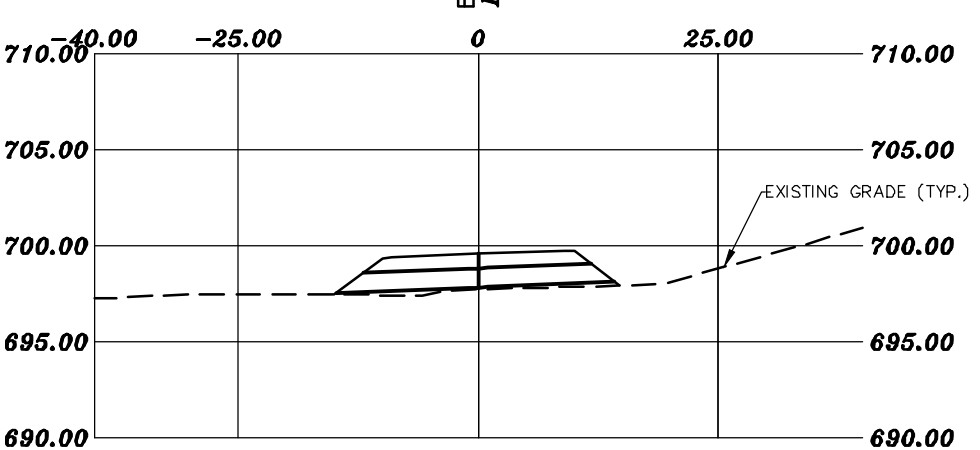
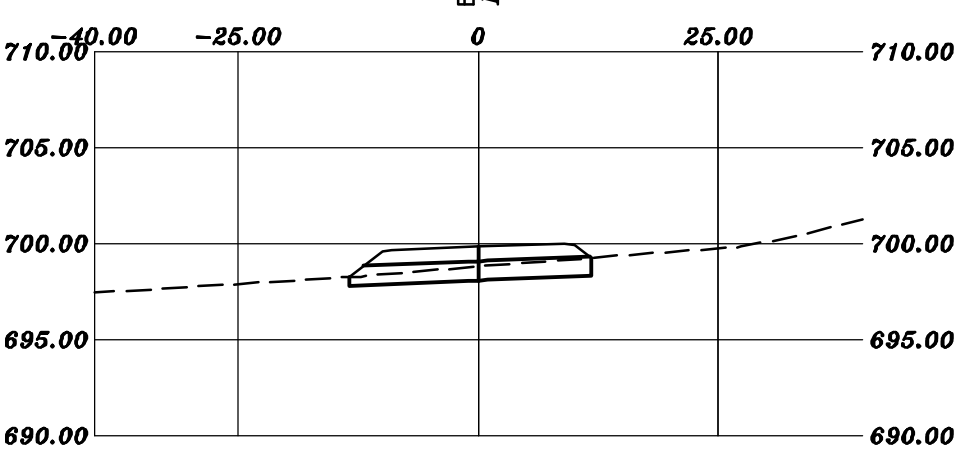
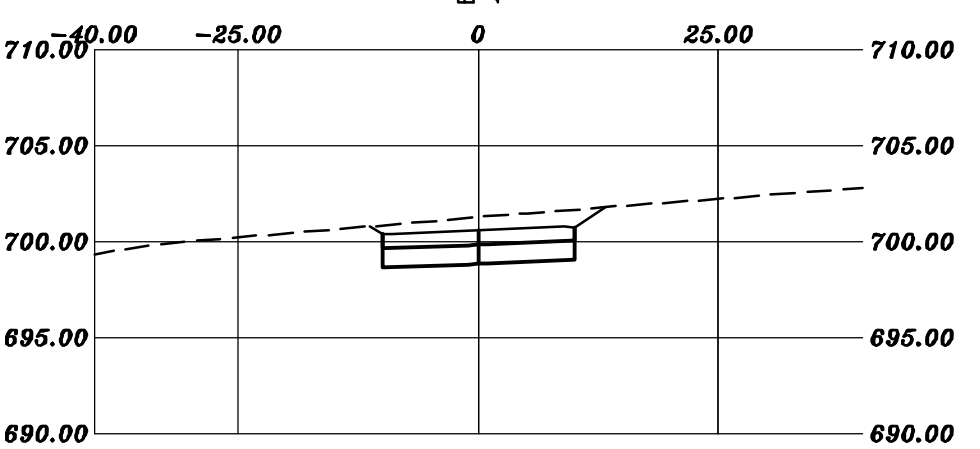
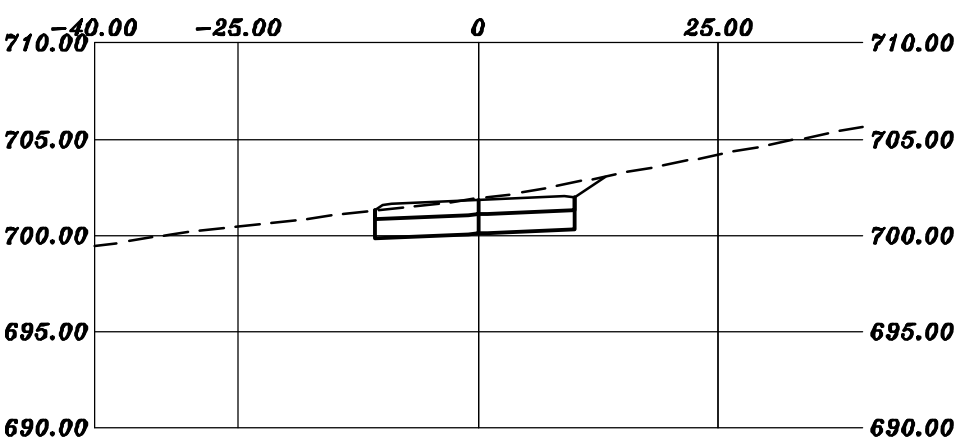
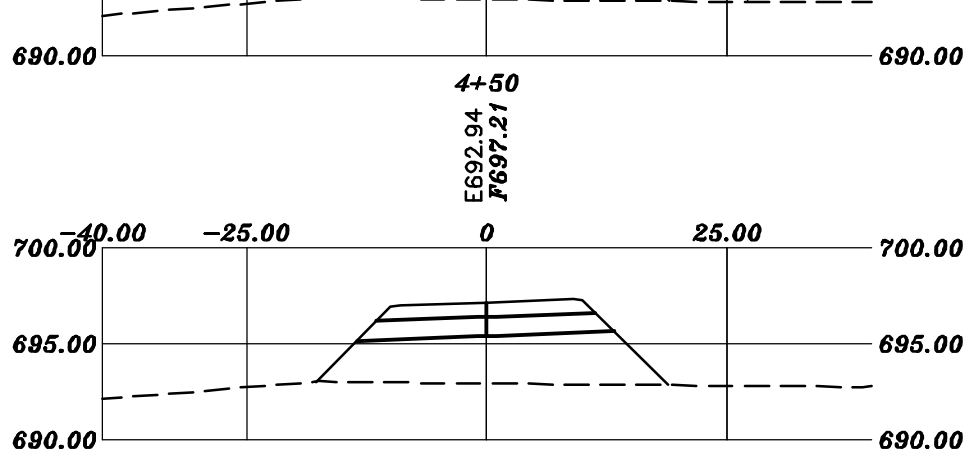
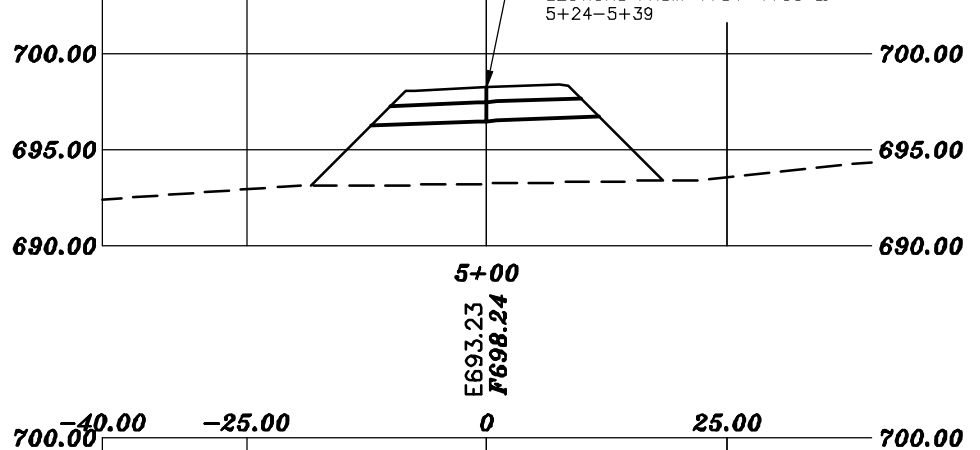
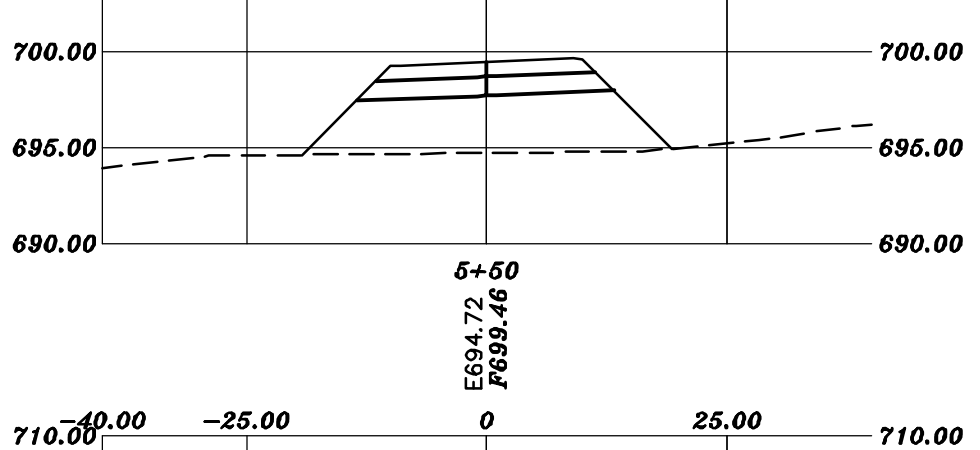
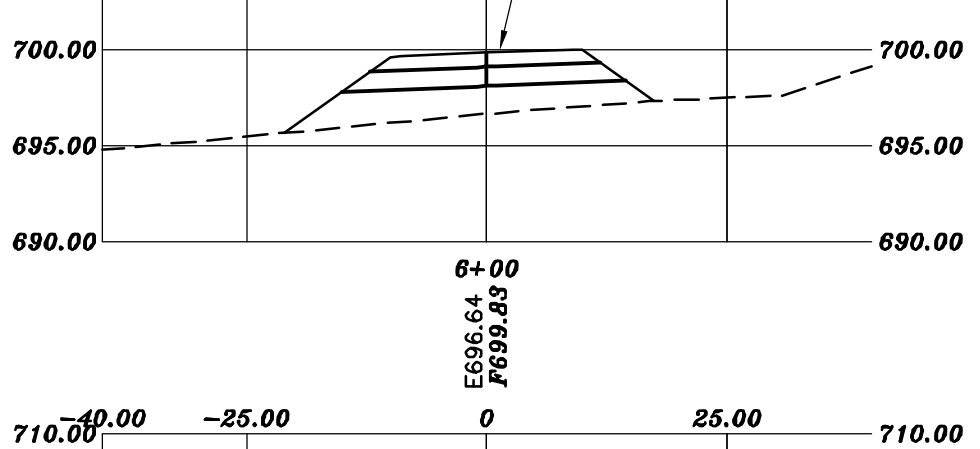
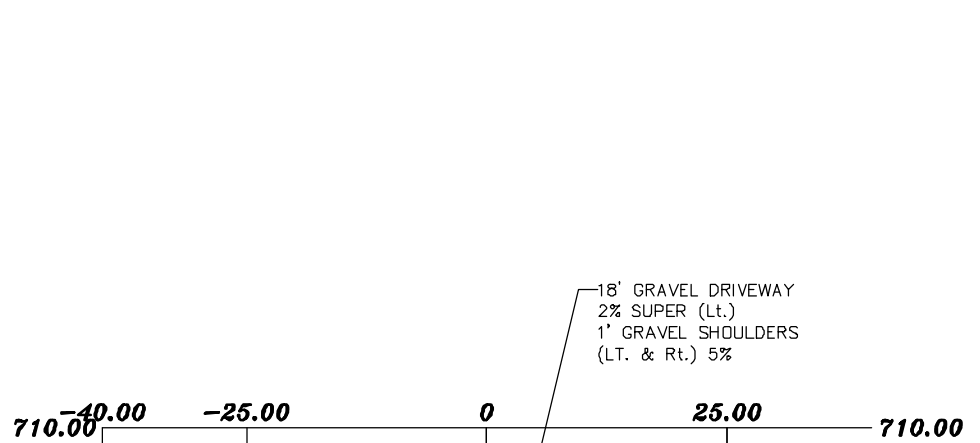
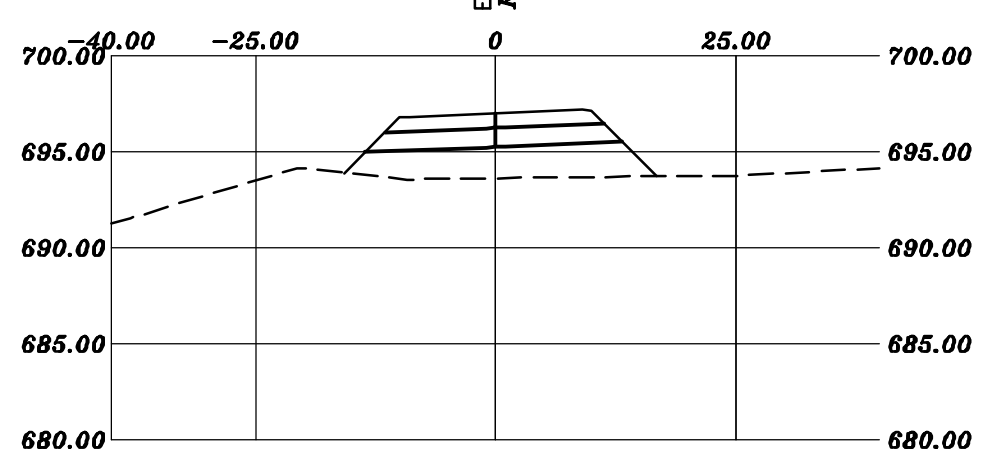
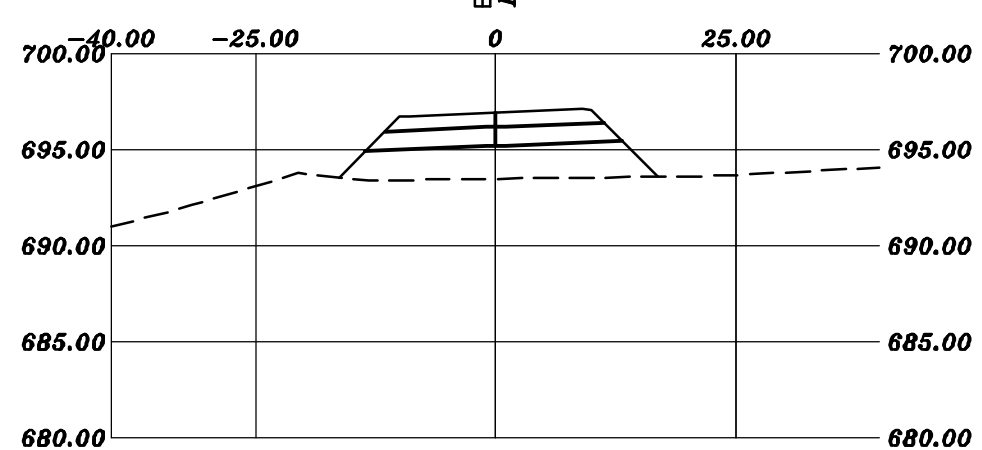
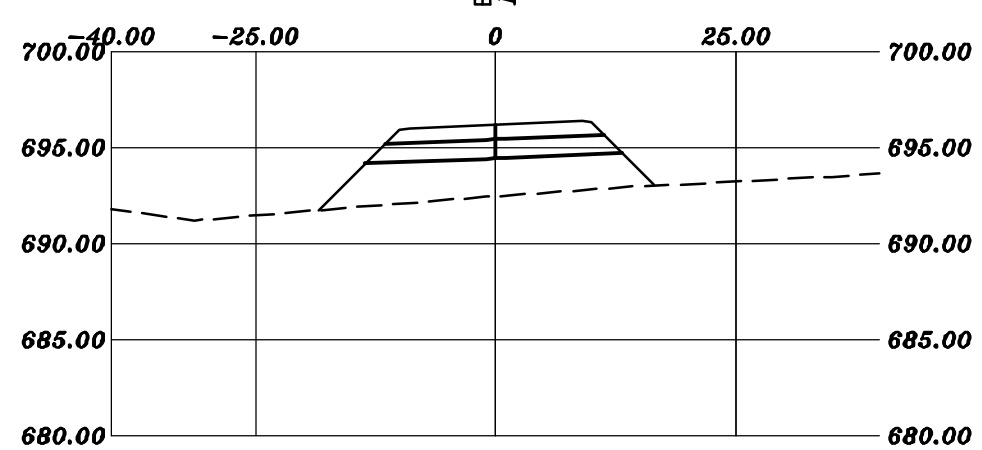
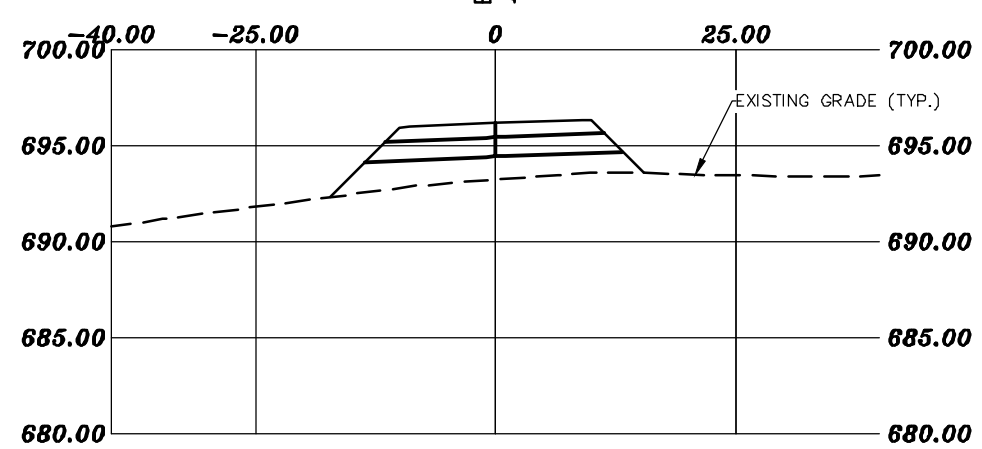
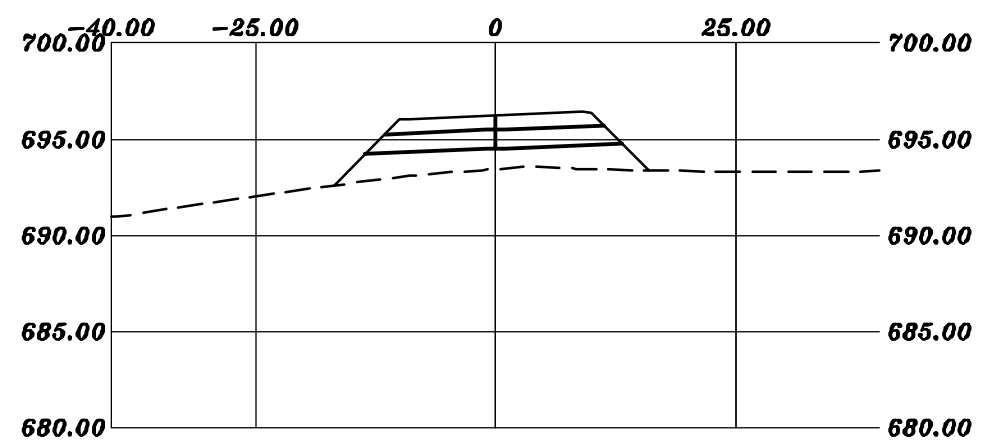
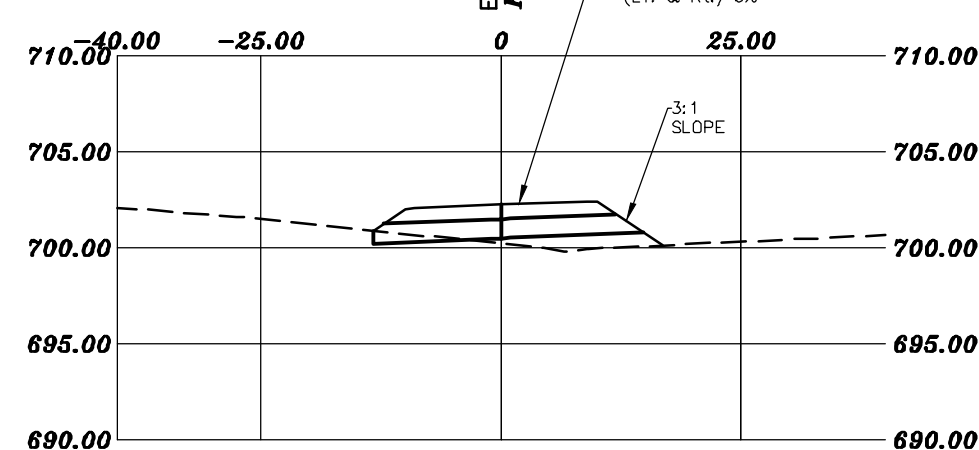
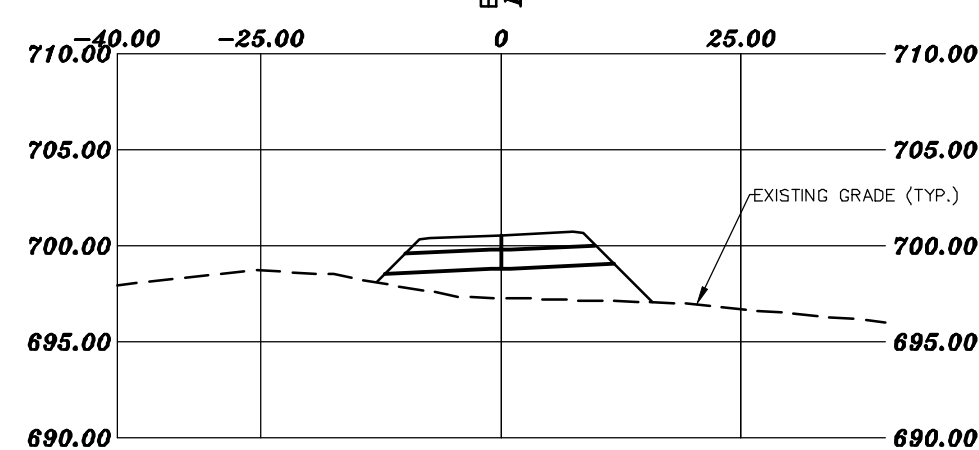
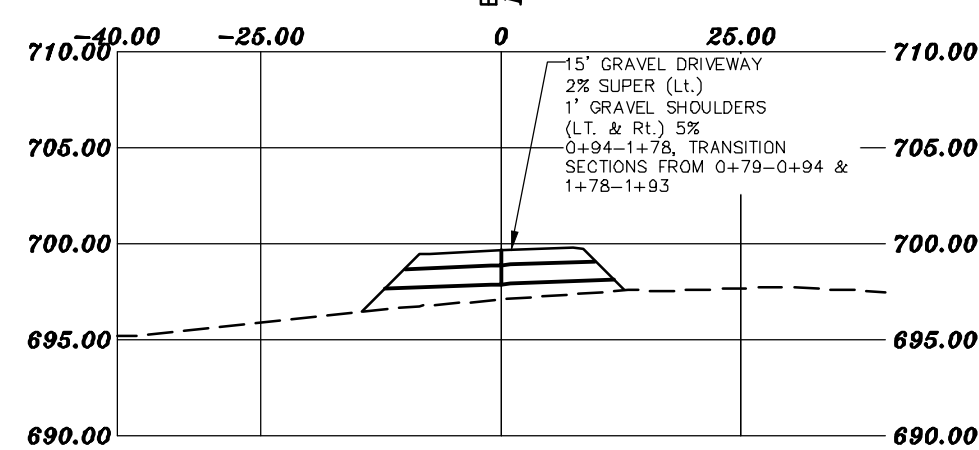
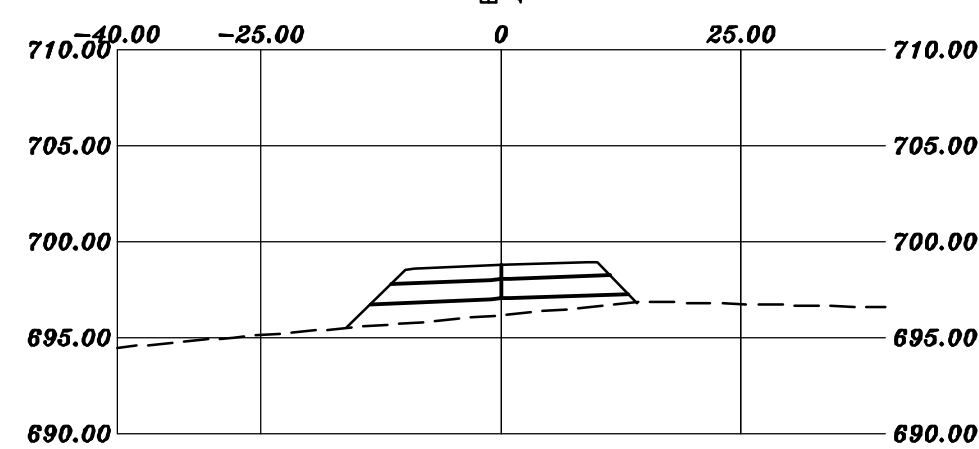
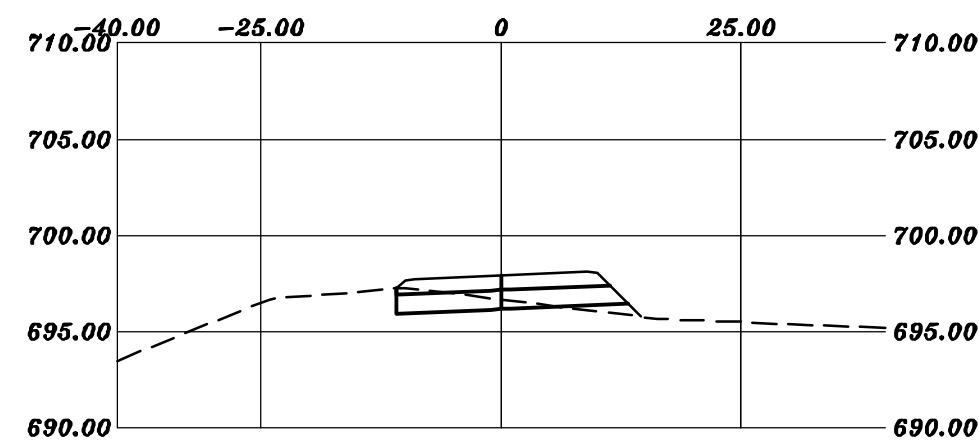












REVISION	DATE	DESCRIPTION
#2	1-02-24	REVISED PER WETLAND BUREAU RFMI
#1	6-27-22	REVISED PER PB COMMENT

CROSS SECTIONS 0+50 - 8+00  
LAND OF  
KRJ FINANCE, LLC  
WEBBER ROAD  
STRAFFORD, N.H.  
TAX MAP 1, LOT 22 & 23

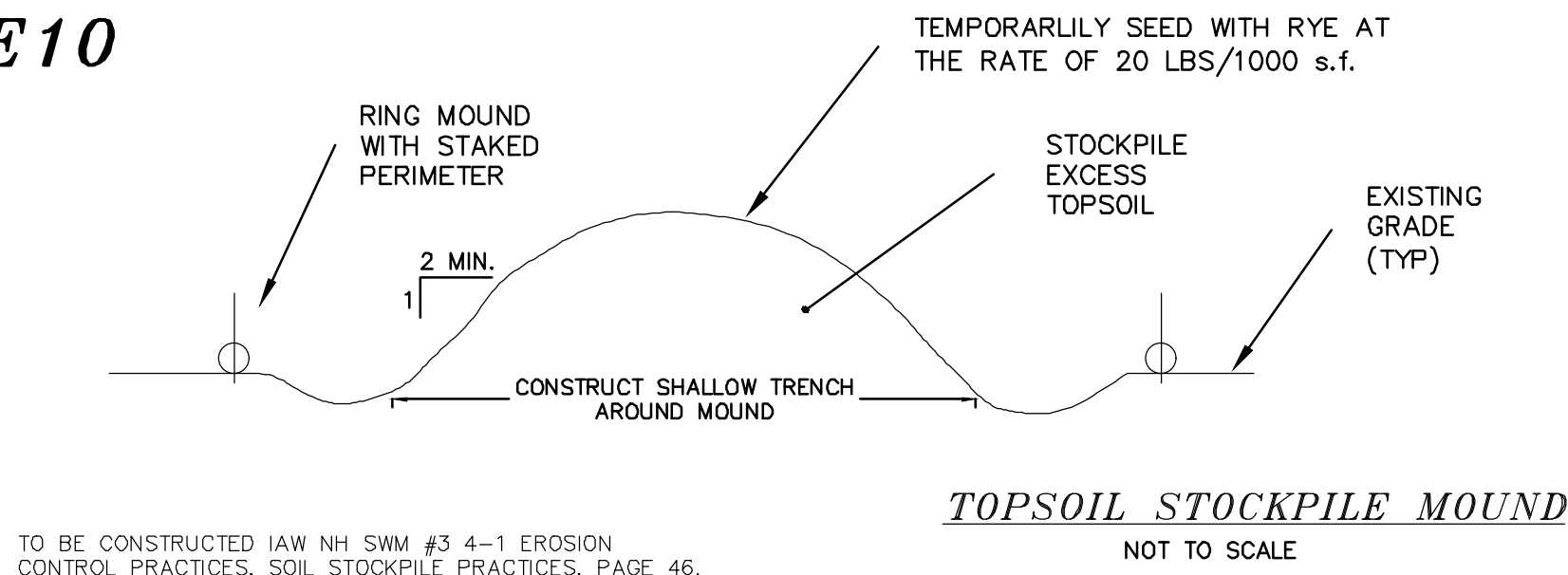
BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : 1 IN. EQUALS 20 FT.  
DATE : APRIL 11, 2022  
FILE NO. : DB 2021-072





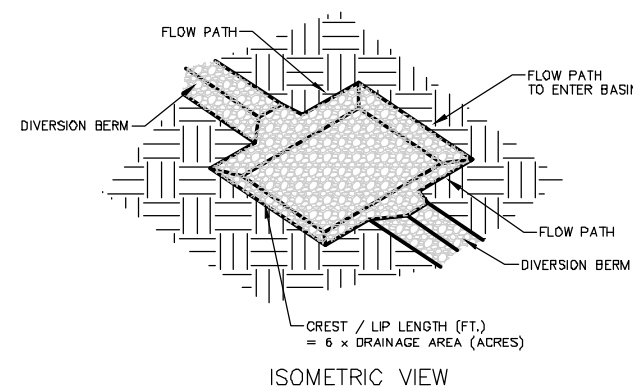


E10

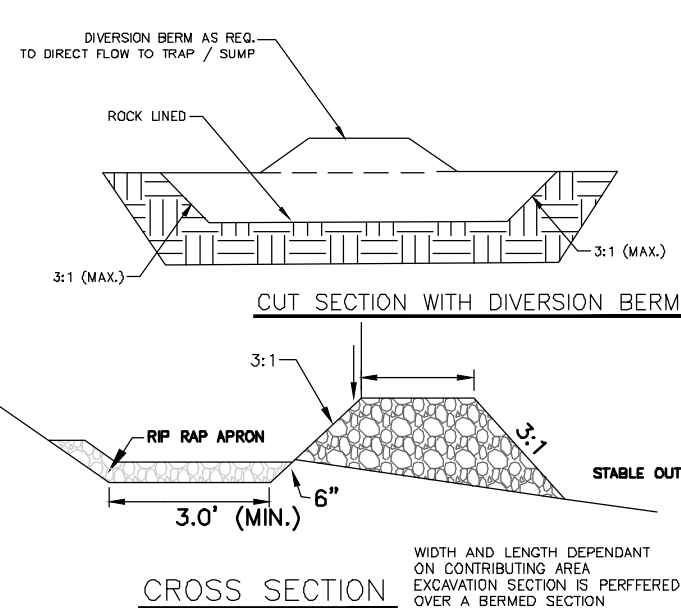


E13

- TRAP TO BE INSTALLED AS CLOSE TO THE DISTURBED AREA OR SOURCE OF SEDIMENT AS POSSIBLE.
- THE MAXIMUM CONTRIBUTING DRAINAGE AREA TO THE TRAP SHALL BE LESS THAN 5 ACRES.
- THE MINIMUM VOLUME OF THE TRAP SHALL BE 3,600 CUBIC FEET OF STORAGE FOR EACH ACRE OF DRAINAGE AREA.
- THE SIDE SLOPES OF THE TRAP SHALL BE 3:1 OR FLATTER AND SHALL BE STABILIZED IMMEDIATELY AFTER THEIR CONSTRUCTION.
- THE OUTLET OF THE TRAP SHALL BE A MINIMUM OF ONE FOOT BELOW THE CREST OF THE TRAP AND SHALL DISCHARGE TO A STABILIZED AREA.
- THE TRAP SHALL BE CLEANED WHEN 50 PERCENT OF THE ORIGINAL VOLUME IS FILLED.
- THE MATERIALS REMOVED FROM THE TRAP SHALL BE PROPERLY DISPOSED OF AND STABILIZED.



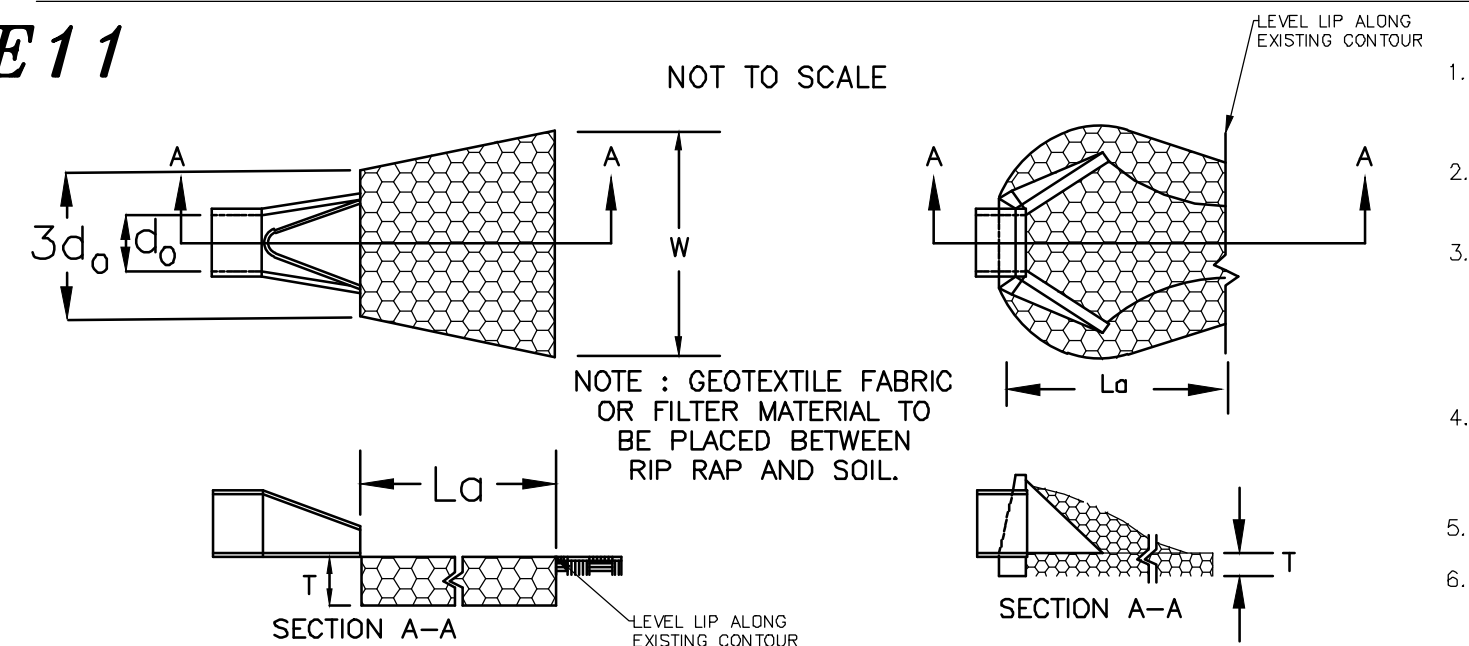
SIEVE DESIGNATION	SIZE OF STONE (INCHES)
100%	12
84-100%	6
68-83%	3
42-55%	1
8-12%	NO. 4

**STONE LINED SEDIMENT TRAP**

NOT TO SCALE

**PIPE OUTLET PROTECTION ONLY IF NEEDED DURING CONSTRUCTION**

E11



PIPE OUTLET TO FLAT AREA WITH NO DEFINED CHANNEL

PIPE OUTLET TO WELL-DEFINED CHANNEL

E14

NOTE: Temporary seed mix for stabilization of turf shall be winter type or oats at a rate of 2.5 lbs. per 1000 s.f. and shall be placed prior to OCT. 15, if permanent seeding not yet complete.

SEEDING GUIDE					
USE	SEEDING MIXTURE 1/	DROUGHTY	WELL DRAINED	MODERATELY WELL DRAINED	POORLY DRAINED
STEEP CUTS AND FILLS, BORROW AREAS	B	FAIR	GOOD	GOOD	FAIR
WATERWAYS, EMERGENCY SPILLWAYS, AND OTHER CHANNELS WITH FLOWING WATER	C	GOOD	GOOD	GOOD	FAIR
LIGHTLY USED PARKING LOTS, GOLF COURSES, UNIMPROVED LANDS, AND RECREATION SITES	A	GOOD	GOOD	GOOD	FAIR
PLAY AREAS AND ATHLETIC FIELDS (TOPSOIL IS ESSENTIAL FOR GOOD TURF)	F	FAIR	EXCELLENT	EXCELLENT	2/
	G	FAIR	EXCELLENT	EXCELLENT	2/

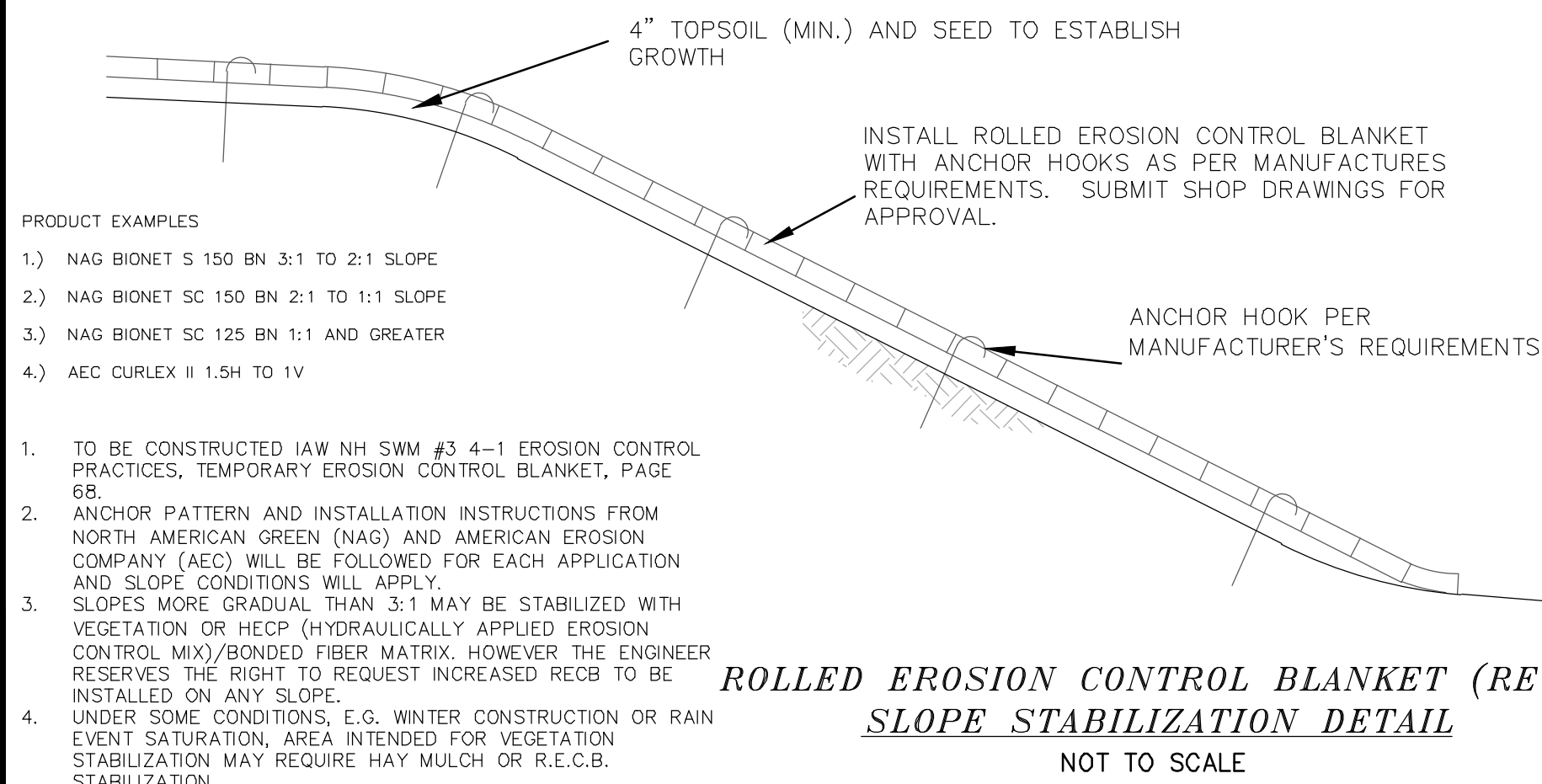
**SEEDING SPECIFICATIONS**

- GRADING AND SHAPING
  - SLOPES SHALL NOT BE STEEPER THAN 2:1; 3:1 SLOPES OR FLATTER ARE PREFERRED.
  - WHERE MOWING WILL BE DONE, 3:1 SLOPES OR FLATTER ARE RECOMMENDED.
- SEEDBED PREPARATION
  - SURFACE AND SEEPAGE WATER SHOULD BE DRAINED OR DIVERTED FROM THE SITE TO PREVENT DROWNING OR WINTER KILLING OF THE PLANTS.
  - STONES LARGER THAN 4 INCHES AND TRASH SHOULD BE REMOVED BECAUSE THEY INTERFERE WITH SEEDING AND FUTURE MAINTENANCE OF THE AREA. WHERE FEASIBLE, THE SOIL SHOULD BE TILLED TO A DEPTH OF ABOUT 4 INCHES TO PREPARE A SEED BED AND MIX FERTILIZER AND LIME INTO THE SOIL. THE SEEDBED SHOULD BE LEFT IN REASONABLY FIRM AND SMOOTH CONDITION. THE LAST TILLAGE OPERATION SHOULD BE PERFORMED ACROSS THE SLOPE WHEREVER PRACTICAL.
- ESTABLISHING A STAND
  - LIME AND FERTILIZER SHOULD BE APPLIED PRIOR TO OR AT THE TIME OF SEEDING AND INCORPORATED INTO THE SOIL KINDS AND AMOUNTS OF LIME AND FERTILIZER SHOULD BE BASED ON AN EVALUATION OF SOIL TESTS. WHEN A SOIL TEST IS NOT AVAILABLE, THE FOLLOWING MINIMUM AMOUNTS SHOULD BE APPLIED:
    - AGRICULTURAL LIMESTONE, 2 TONS PER ACRE OR 100LBS. PER 1,000 SQ.FT.
    - NITROGEN(N), 50LBS. PER ACRE OR 1.1LBS. PER 1,000 SQ.FT.
    - PHOSPHATE(P2O5), 100LBS. PER ACRE OR 2.2LBS. PER 1,000 SQ.FT.
    - POTASH(K2O), 100LBS. PER ACRE OR 2.2LBS. PER 1,000 SQ.FT.
  - (NOTE: THIS IS THE EQUIVALENT OF 500LBS. PER ACRE OF 10-20-20 FERTILIZER OR 1,000LBS. PER ACRE OF 5-10-10.)

- SEED SHOULD BE SPREAD UNIFORMLY BY THE METHOD MOST APPROPRIATE FOR THE SITE. METHODS INCLUDE BROADCASTING, DRILLING AND HYDROSEEDING, WHERE BROADCASTING IS USED, COVER SEED WITH 25 INCH OF SOIL OR LESS, BY CULTIPACKING OR RAKING.
- REFER TO TABLE(G-E1 THIS SHEET) FOR APPROPRIATE SEED MIXTURES AND TABLE(H-E1 THIS SHEET) FOR RATES OF SEEDING. ALL LEGUMES (CROWN VETCH, BIRDSFOOT TREFOIL, AND FLATPEA) MUST BE INOCULATED WITH THEIR SPECIFIC INOCULANT.
- WHEN SEEDING AREAS ARE MULCHED, PLANTINGS MAY BE MADE FROM EARLY SPRING TO MAY 20 OR FROM AUGUST 10 TO SEPTEMBER 1.
- MULCH
  - HAY, STRAW, OR OTHER MULCH, WHEN NEEDED, SHOULD BE APPLIED IMMEDIATELY AFTER SEEDING.
  - MULCH WILL BE HELD IN PLACE USING APPROPRIATE TECHNIQUES FROM THE BEST MANAGEMENT PRACTICE FOR MULCHING. HAY OR STRAW MULCH SHALL BE PLACED AT A RATE OF 90LBS PER 1000 S.F.
- MAINTENANCE TO ESTABLISH A STAND
  - PLANTED AREA SHOULD BE PROTECTED FROM DAMAGE BY FIRE, GRAZING, TRAFFIC, AND DENSE WEED GROWTH.
  - FERTILIZATION NEEDS SHOULD BE DETERMINED BY ONSITE INSPECTIONS. SUPPLEMENTAL FERTILIZER IS USUALLY THE KEY TO FULLY COMPLETE THE ESTABLISHMENT OF THE STAND BECAUSE MOST PERENNIAL STAKE 2 TO 3 YEARS TO BECOME ESTABLISHED.
- IN WATERWAYS, CHANNELS, OR SWALES WHERE UNIFORM FLOW CONDITIONS ARE ANTICIPATED, OCCASIONAL MOWING MAY BE NECESSARY TO CONTROL GROWTH OF WOODY VEGETATION.
- TO BE CONSTRUCTED IAW NH SWM #3 4-1 EROSION CONTROL PRACTICES, PERMANENT VEGETATION, PAGE 60.
- SEE RAIN GARDEN AND INFILTRATION DETAIL SHEETS FOR SPECIFIC PLANTING INSTRUCTIONS AND SEEDING.

E18

ALL MANUFACTURED EROSION AND SEDIMENT CONTROL PRODUCTS, WITH THE EXCEPTION OF TURF REINFORCEMENT MATS, UTILIZED FOR, BUT NOT LIMITED TO, SLOPE PROTECTION, RUNOFF DIVERSION, SLOPE INTERRUPTION, PERIMETER CONTROL, INLET PROTECTION, CHECK DAMS, AND SEDIMENT TRAPS SHALL NOT CONTAIN PLASTIC, OR MULTIFILAMENT OR MONOFILAMENT POLYPROPYLENE NETTING OR MESH WITH AN OPENING SIZE OF GREATER THAN 1/8 INCHES.

**PIPE OUTLET PROTECTION CONSTRUCTION SPECIFICATIONS**

- THE SUB GRADE FOR THE FILTER MATERIAL, GEOTEXTILE FABRIC, AND RIP RAP SHALL BE PREPARED TO THE LINES AND GRADES SHOWN ON THE PLANS. SPECIFIED GRADATION.
- THE ROCK OR GRAVEL USED FOR FILTER OF RIP RAP SHALL CONFORM TO NHDOT SECTION 583.
- GEOTEXTILE FABRICS SHALL BE PROTECTED FROM PUNCTURE OR TEARING DURING THE PLACEMENT OF THE ROCK RIP RAP DAMAGED AREAS IN THE FABRIC SHALL BE REPAIRED BY PLACING A PIECE OF FABRIC OVER THE DAMAGED AREA OR BY COMPLETE REPLACEMENT OF THE FABRIC. ALL OVERLAPS REQUIRED FOR REPAIRS OR JOINING TWO PIECES OF FABRIC SHALL BE A MINIMUM OF 12 INCHES.
- STONE FOR THE RIP RAP MAY BE PLACED BY EQUIPMENT AND SHALL BE CONSTRUCTED TO THE FULL LAYER THICKNESS IN ONE OPERATION AND IN SUCH A MANNER AS TO PREVENT SEGREGATION OF THE STONE SIZES.
- TO BE CONSTRUCTED IAW NH SWM #2 4-6 CONVEYANCE PRACTICES, 6. OUTLET PROTECTION, PAGE 172.
- IF INSTALLED THE CONTRACTOR IS TO COVER THE STONE POST CONSTRUCTION WITH MATTING AND LOAM TO ALLOW THE AREA TO NATURALIZE.

**CONSTRUCTION SEQUENCE GENERAL:**

- CUT AND REMOVE TREES IN CONSTRUCTION AREA ONLY AS REQUIRED, RELOCATE ANY PROJECT T.B.M. BS&E IS TO LAYOUT THE CENTER OF THE DRIVEWAY AND LAYOUT THE REQUIRED LIMITS OF CLEARING. THERE ARE NO STOK PILE AREAS AND THEREFORE THE SITE WILL BE REQUIRED TO USE THE BAILE METHOD ONTO TRUCKS TO REMOVE MATERIALS AND RECEIVE MATERIALS.
- CONSTRUCT AND/OR INSTALL TEMPORARY AND PERMANENT SEDIMENT EROSION AND DETENTION CONTROL FACILITIES AS SPECIFIED. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED PRIOR TO ANY SOIL LAND DISTURBANCE AND MUST BE REVIEWED AND APPROVED BY THE COMMUNITY SERVICES DEPARTMENT.
- EROSION, SEDIMENT AND DETENTION CONTROL FACILITY SHALL BE INSTALLED & STABILIZED PRIOR TO DIRECTING RUNOFF TO THEM. TEMPORARY DIVERSIONS MAY BE REQUIRED. POST CONSTRUCTION STORM WATER MANAGEMENT PRACTICES MUST BE INITIATED AND STABILIZED EARLY IN THE PROCESS. RUNOFF MUST BE DIRECTED TO TEMPORARY PRACTICES UNTIL STORMWATER BMPs ARE STABILIZED.
- CLEAR, CUT AND DISPOSE OF DEBRIS IN APPROVED FACILITY
- CONSTRUCT PREEMINENT CULVERTS AS REQUIRED, OR DIRECTED WITH THE DE-WATERING METHODOLOGY PRESCRIBED ON THE PLANS.
- CONSTRUCT DRIVEWAY FOR ACCESS TO DESIRED CONSTRUCTION AREAS. ALL ROADS SHALL BE STABILIZED IMMEDIATELY. SEE BEST MANAGEMENT PRACTICES FOR BLASTING ON SHEET C-101.
- START BUILDING CONSTRUCTION.
- BEGIN PERMANENT AND TEMPORARY SEEDING AND MULCHING. ALL CUT AND FILL SLOPES AND DISTURBED AREAS SHALL BE SEED OR MULCHED AS REQUIRED, OR DIRECTED. NO AREA IS ALLOWED TO BE DISTURBED FOR A LENGTH OF TIME THAT EXCEEDS 45 DAYS BEFORE BEING STABILIZED. DAILY, OR AS REQUIRED, ALL ROADWAYS AND PARKING AREAS SHALL BE STABILIZED WITHIN 72 HOURS OF ACHIEVING FINISHED GRADES. ALL CUT AND FILL SLOPES SHALL BE STABILIZED WITHIN 72 HOURS OF ACHIEVING FINISHED GRADES. LIMIT THE LENGTH OF EXPOSURE OF UNSTABILIZED SOIL TO 45 DAYS OR LESS.
- INSPECT AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES DURING CONSTRUCTION. ALL SWPPP INSPECTIONS MUST BE CONDUCTED BY A QUALIFIED PROFESSIONAL SUCH AS A PROFESSIONAL ENGINEER (PE), A CERTIFIED PROFESSIONAL IN EROSION AND SEDIMENT CONTROL (CPESC), A CERTIFIED EROSION SEDIMENT AND STORM WATER INSPECTOR (CESSW), OR A CERTIFIED PROFESSIONAL IN STORM WATER QUALITY (CPSWQ). INSPECTION REPORTS SHALL BE SUBMITTED TO THE COMMUNITY SERVICES DEPARTMENT. EROSION AND SEDIMENT CONTROL PRACTICES ARE TO BE INSPECTED WEEKLY AND AFTER 0.5" OF RAINFALL.
- COMPLETE PERMANENT SEEDING AND LANDSCAPING.
- REMOVE TEMPORARY EROSION CONTROL MEASURES AFTER SEEDING AREAS HAVE ESTABLISHED THEMSELVES AND SITE IMPROVEMENTS ARE COMPLETE.
- SMOOTH AND RE-VEGETATE ALL DISTURBED AREAS.
- FINISH PAVING ALL ROADWAYS IF NEEDED PER THE PLAN.

**PROJECT SPECIFIC CONSTRUCTION SEQUENCE:**  
THE PROJECT IS SCHEDULED TO START IN THE EARLY SUMMER MONTHS OF 2023, DURING THE DRY PERIOD. BS&E WILL LAYOUT THE LIMITS OF CLEARING. TEMPORARY SILTATION CONTROLS AND CONSTRUCTION FENCE SHOWN ON THE PLAN WILL BE INSTALLED AT THE FLAGGED LIMITS OF CLEARING. CLEARING AND GRUBBING WILL COMMENCE. DE-WATERING SYSTEMS WILL BE INSTALLED AND OPERATIONAL PRIOR TO THE COMMENCEMENT OF THE CULVERT INSTALLATIONS. THE WEATHER IS REQUIRED TO ENSURE THE SITE DOES NOT REMAIN OPEN DURING PERIODS OF STRONG OR PROLONGED PERIODS OF INCLEMENT WEATHER. AFTER INSTALLATION OF THE DRAINAGE STRUCTURES THE CONTRACTOR IS FREE TO LAY GRAVELS AND FINALIZE THE SLOPES OF THE DRIVEWAY. THIS WILL BE DONE IN A PROGRESSIVE PROCESS WHEREAS THE DRIVEWAY WILL BE USED TO OBTAIN ACCESS TO THE NEXT CULVERT INSTALLATION AND CROSSING. AFTER ESTABLISHED STABILIZATION THE CONSTRUCTION FENCING AND TEMPORARY BMPs CAN BE REMOVED.

**E16 DEFINITION OF STABLE:**

PER ENV-WQ 1500 ALTERATION OF TERRAIN

- BASE COURSE GRAVELS HAVE BEEN INSTALLED IN AREAS TO BE PAVED.
- A MINIMUM OF 85 PERCENT VEGETATED GROWTH HAS BEEN ESTABLISHED..
- A MINIMUM OF 3 INCHES OF NON-EROSIVE MATERIAL SUCH AS STONE OR RIP-RAP HAS BEEN INSTALLED.
- OR, EROSION CONTROL BLANKETS HAVE BEEN PROPERLY INSTALLED.

ADDITION STABILIZATION NOTES:

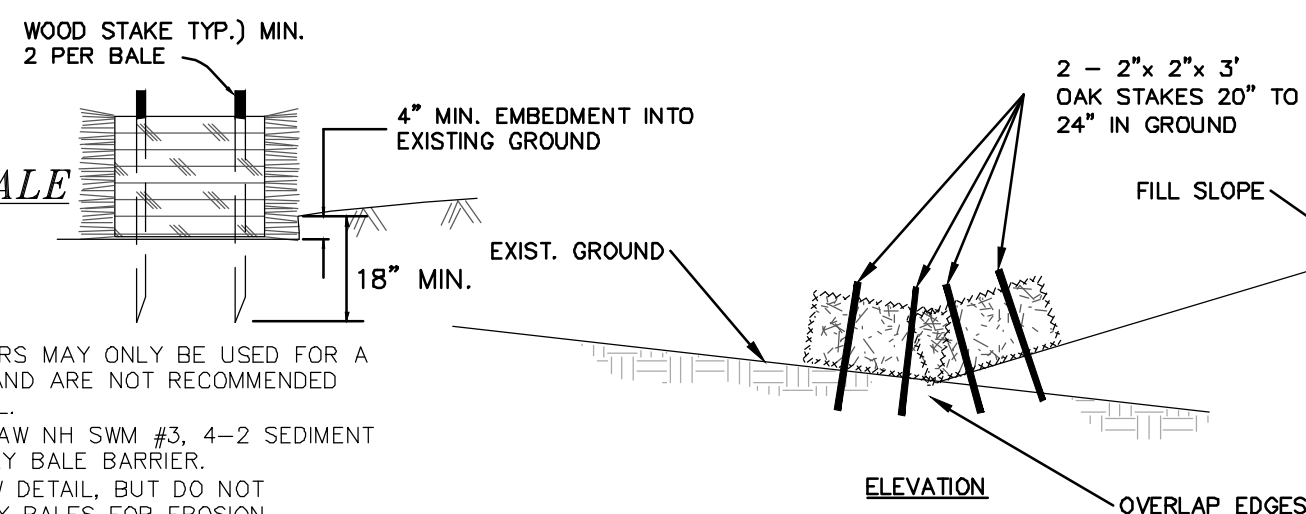
- HAY MULCH OR OTHER APPROVED METHODS SHALL BE USED TO CONTROL EROSION OF NEWLY GRADED AREAS. ALL CUT AND FILL SLOPES SHALL BE SEED AND MULCHED WITHIN 72 HOURS AFTER THEIR CONSTRUCTION.
- DISTURBED SOIL AREAS SHALL BE EITHER TEMPORARILY OR PERMANENTLY STABILIZED. IN AREAS WHERE FINAL GRADING HAS NOT OCCURRED, TEMPORARY STABILIZATION MEASURES SHOULD BE IN PLACE WITHIN SEVEN (7) CALENDAR DAYS FOR EXPOSED SOIL AREAS THAT ARE WITHIN ONE HUNDRED (100) FEET OF A SURFACE WATER BODY OR A WETLAND AND NO MORE THAN 14 CALENDAR DAYS FOR ALL OTHER AREAS. PERMANENT STABILIZATION SHOULD BE IN PLACE WITHIN THREE (3) CALENDAR DAYS FOLLOWING COMPLETION OF FINAL GRADING OF EXPOSED SOIL AREAS.

E17

**STAKED HAYBALE DETAIL**

NOT TO SCALE

- HAY BALES BARRIERS MAY ONLY BE USED FOR A MAXIMUM OF 60 DAYS AND ARE NOT RECOMMENDED FOR PERIMETER CONTROL.
- TO BE INSTALLED IAW NH SWM #3, 4-2 SEDIMENT CONTROL, STRAW OR HAY BALE BARRIER.
- REQUIRED TO SHOW DETAIL, BUT DO NOT RECOMMEND USE OF HAY BALES FOR EROSION CONTROL.



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**WINTER STABILIZATION NOTES**

- ALL DISTURBED AREAS THAT DO NOT HAVE AT LEAST 85% VEGETATIVE COVERAGE PRIOR TO OCTOBER 15TH SHALL BE STABILIZED BY APPLYING MULCH AT A RATE OF 3-4 TONS PER ACRE. ALL SIDE SLOPES, STEEPER THAN 4:1, THAT ARE NOT DIRECTED TO SWALES OR DETENTION BASINS, SHALL BE LINED WITH BIODEGRADABLE/PHOTODEGRADABLE "JUTE MATTING" (EXCELSIOR'S CURLEX II OR EQUAL). ALL OTHER SLOPES SHALL BE MULCHED AND TACKED AT A RATE OF 3-4 TONS PER ACRE. THE APPLICATION OF MULCH AND/OR JUTE MATTING SHALL NOT OCCUR OVER EXISTING SNOW COVER. IF THE SITE IS ACTIVE AFTER OCTOBER 15TH, ANY SNOW THAT ACCUMULATES ON DISTURBED AREAS SHALL BE REMOVED. PRIOR TO SPRING THAW ALL AREAS WILL BE STABILIZED, AS DIRECTED ABOVE.
- ALL SWALES THAT DO NOT HAVE FULLY ESTABLISHED VEGETATION SHALL BE EITHER LINED WITH TEMPORARY JUTE MATTING OR TEMPORARY STONE CHECK DAMS (APPROPRIATELY SPACED). STONE CHECK DAMS WILL BE MAINTAINED THROUGHOUT THE WINTER MONTHS. IF THE SWALES ARE TO BE MATTED WITH PERMANENT LINERS OR RIPRAP WITH ENGINEERING FABRIC, THIS SHALL BE COMPLETED PRIOR TO WINTER SHUTDOWN OR AS SOON AS THEY ARE PROPERLY GRADED AND SHAPED.
- PRIOR TO OCT. 15TH ALL ROADWAY AND PARKING AREAS SHALL BE BROUGHT UP TO AND THROUGH THE BANK RUN GRAVEL APPLICATION. IF THESE AREAS' ELEVATIONS ARE PROPOSED TO REMAIN BELOW THE PROPOSED SUBGRADE ELEVATION, THE SUBGRADE MATERIAL SHALL BE ROUGHLY CROWNED AND A 3" LAYER OF CRUSHED GRAVEL SHALL BE PLACED AND COMPACTED. THIS WILL ALLOW THE SUBGRADE TO SHED RUNOFF AND WILL REDUCE ROADWAY EROSION. THIS CRUSHED GRAVEL DOES NOT HAVE TO CONFORM TO NH DOT 304.3, BUT SHALL HAVE BETWEEN 15-25% PASSING THE #200 SIEVE AND THE LARGEST STONE SIZE SHALL BE 2". IF THE SITE IS ACTIVE AFTER OCTOBER 15TH, ANY ACCUMULATED SNOW SHALL BE REMOVED FROM ALL ROADWAY AND PARKING AREAS.
- AFTER OCTOBER 15TH, THE END OF NEW HAMPSHIRE'S AVERAGE GROWING SEASON, NO ADDITIONAL LOAM SHALL BE SPREAD ON SIDE SLOPES AND SWALES. THE STOCKPILES THAT WILL BE LEFT UNDISTURBED UNTIL SPRING SHALL BE SEED BY THIS DATE. AFTER OCTOBER 15TH, ANY NEW OR DISTURBED PILES SHALL BE MULCHED AT A RATE OF 3-4 TONS PER ACRE. ALL STOCKPILES THAT WILL REMAIN THROUGHOUT THE WINTER SHALL BE SURROUNDED WITH SILT FENCING.
- ENV-WQ 1505.06 COLD WEATHER SITE STABILIZATION (B)(1) LIMITS ARE OF EXPOSURE TO ONE ACRE OF UNSTABILIZED SOIL WITHOUT OBTAINING A WAIVER AND WINTER CONSTRUCTION PLAN.

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REVISION	DATE	DESCRIPTION
#2	1-02-24	REVISED PER WETLAND BUREAU RFMI
#1	6-27-22	REVISED PER PB COMMENT

EROSION &amp; SEDIMENT CONTROL DETAILS &amp; GENERAL DETAILS

LAND OF  
KRJ FINANCE, LLC  
WEBBER ROAD  
STRAITFORD, N.H.  
TAX MAP 1, LOT 22 & 23

BERRY SURVEYING & ENGINEERING

335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863

SCALE : AS NOTED

DATE : APRIL 11, 2022

FILE NO. : DB 2021-072

KENNETH A. BERRY  
No. 14243  
Professional Engineer

SHEET 9 OF 11









AMERICAN BUMBLE BEE

IDENTIFICATION/DESCRIPTION:

BOMBUS PENNSYLVANICUS IS A LARGE BUMBLE BEE WITH THE QUEEN MEASURING 1 IN, THE WORKER FROM 0.5 IN, AND THE MALE FROM 0.75 IN IN LENGTH. THE QUEEN IS MOSTLY BLACK, INCLUDING THE LEGS, SPURS AND TEGULAE (BASE OF WING). TERGITE 1, OR THE MOST ANTERIOR BACK PORTION OF THE QUEEN IS OFTEN YELLOW ESPECIALLY IN THE MIDDLE. WORKER BEES' MIDDLE TERGITES ARE YELLOW, THE TAIL BLACK, AND FACE LONG. THEIR CHEEKS ARE SLIGHTLY LONGER THAN BROAD, AND THE CLYPEUS (NOSE) HAS LARGE PUNCTURES EXCEPT ON THE MID LINE. THE HAIR ON THE TOP OF THE HEAD IS BLACK, SHORT AND EVEN. MALES HAVE A YELLOW ABDOMEN WITH A BLACK HEAD AND BLACK STRIPING IN THE LOWER THORAX.



WOOD TURTLE

IDENTIFICATION/DESCRIPTION:

A 5-8 INCH TURTLE CHARACTERIZED BY ITS HIGHLY SCULPTED SHELL WHERE EACH LARGE SCUTE TAKES AN IRREGULAR PYRAMIDAL SHAPE. THE NECK AND FORELIMBS ARE ORANGE.



NORTHERN BLACK RACER

IDENTIFICATION/DESCRIPTION:

A SLENDER BLACK SNAKE MEASURING 36-60 INCHES. BLACK RACERS ARE GLOSSY BLACK ON THE TOP AND BOTTOM WITH A WHITE THROAT AND CHIN. YOUNG RACERS ARE PATTERNED WITH BROWN OR REDDISH PATCHES ON A LIGHTER BASE OF GRAY.



SMOOTH GREEN SNAKE

IDENTIFICATION/DESCRIPTION:

A THIN, SLENDER BRIGHT-GREEN SNAKE MEASURING 10-20 INCHES. THE UNDERSIDE IS WHITE OR A PALE YELLOW.



LITTLE BROWN BAT

IDENTIFICATION/DESCRIPTION:

THE LITTLE BROWN BAT IS A SMALL MAMMAL WITH A BODY LENGTH OF 2 1/2 - 4" AND WEIGHING APPROXIMATELY 1/8 TO 1/2 AN OUNCE. THE WINGSPAN OF LITTLE BROWN BATS RANGE FROM 9 - 11". BATS ARE THE ONLY MAMMALS THAT ENGAGE IN TRULY ACTIVE FLIGHT. AS THEIR NAME SUGGESTS THEY ARE GLOSSY BROWN ABOVE WITH A LIGHTER GRAY COLOR BELOW. THESE BATS CAN LIVE 20 TO 30 YEARS.



NORTHERN LONG-EARED BAT

IDENTIFICATION/DESCRIPTION:

THE NORTHERN LONG-EARED BAT IS A MEDIUM-SIZED BAT WITH A BODY LENGTH OF 3 TO 3.7 INCHES BUT A WINGSPAN OF 9 TO 10 INCHES. THEIR FUR COLOR CAN BE MEDIUM TO DARK BROWN ON THE BACK AND TAWNY TO PALE-BROWN ON THE UNDERSIDE. AS ITS NAME SUGGESTS, THIS BAT IS DISTINGUISHED BY ITS LONG EARS, PARTICULARLY AS COMPARED TO OTHER BATS IN ITS GENUS, MYOTIS.



EASTERN SMALL-FOOTED BAT

IDENTIFICATION/DESCRIPTION:

THE EASTERN SMALL-FOOTED BAT HAS BROWNISH FUR, OFTEN WITH A GOLDEN SHEEN, THAT CONTRASTS WITH ITS BLACKISH FACE AND EARS, AND BLACKISH-BROWN WINGS AND TAIL MEMBRANE. IT CAN BE DISTINGUISHED FROM OTHER MYOTIS SPECIES BY ITS BLACK MASK AND SMALL SIZE. THE BODY IS LITTLE MORE THAN 3 1/4 INCHES LONG, INCLUDING A 1 1/4-INCH TAIL. ITS SMALL FEET, WHICH PROVIDE THE COMMON NAME, ARE LESS THAN A HALF-INCH AND ITS WINGSPAN RANGES FROM 8 1/2 TO 9 1/4 INCHES. THIS SPECIES FLIES SLOWLY AND ERRATICALLY, USUALLY ABOUT ONE TO THREE YARDS ABOVE THE GROUND.



TRI-COLORED BAT

IDENTIFICATION/DESCRIPTION:

THE TRICOLORED BAT, FORMERLY KNOWN AS THE EASTERN PIPISTRELLE (PIPISTRELLUS SUBFLAVUS), IS A SMALL BAT WEIGHING 0.2 TO 0.3 OUNCES (5 TO 8 GR) AND HAS A WINGSPAN OF 8 TO 10 INCHES. THE TERM "TRICOLOR" REFERS TO THE BATS YELLOWISH-BROWN COAT THAT IS DARK AT THE BASE, YELLOWISH-BROWN IN THE MIDDLE, AND DARK AT THE TIPS. THE WING MEMBRANES ARE BLACKISH, BUT THE FACE AND EARS HAVE A PINKISH COLOR. AN OBVIOUS IDENTIFYING CHARACTERISTIC OF THIS SPECIES IS THE PINK COLOR OF THE SKIN ON THE RADIUS BONE. THE FEET ARE ALSO RELATIVELY LARGE COMPARED TO ITS BODY SIZE.



SPOTTED TURTLE

IDENTIFICATION/DESCRIPTION:

A SMALL 3-5 INCH TURTLE RECOGNIZED BY NUMEROUS YELLOW SPOTS COVERING A DARK CARAPACE. THE NUMBER OF SPOTS IS VARIABLE. SPOTS CAN ALSO BE FOUND ON THE HEAD AND LIMBS.



SILVER HAIRIED BAT

IDENTIFICATION/DESCRIPTION:

THE SILVER-HAIRED BAT IS A MEDIUM-SIZED BAT WITH VERY DARK FUR TIPPED WITH SILVER OR WHITE. THE WINGS AND TAIL MEMBRANE ARE BLACK. EARS ARE SHORT AND ROUND WITH A SHORT, BLUNT-TIPPED TRAGUS. THE DORSAL SURFACE OF THE TAIL MEMBRANE IS PARTIALLY FURRED AND THE CALCAR LACKS A KEEL.



PLEASE REPORT OBSERVATIONS OF RARE TURTLES

The NH Fish & Game Department is requesting observations of the following turtle species

Turtles may be attracted to disturbed ground during nesting season (May 15th - June 30th)

Turtles are most active from April 15th - October 15th



Blanding's turtle  
(State Endangered)

Large, dark/black domed shell with lighter speckles.  
  
Distinct yellow throat/chin.  
  
Aquatic but often moves on land.



Spotted turtle  
(State Threatened)

Small, mostly aquatic with black or dark brown with yellow spots.  
  
Fairly flat shell compared to Blanding's turtle.  
  
Spots vary in color and number.

Fis 1401.03 (a) No person shall take or possess a spotted turtle (Clemmys guttata)...Blanding's turtle (Emydoidea blandingii)...or any egg or part thereof.

Report sightings immediately to NHFG Wildlife Division at 603-271-2461 (M-F 8-4) or to NHFG Wildlife Biologist Melissa Winters 603-479-1129 (cell) anytime.

Please report promptly, noting specific location and date - Photographs strongly encouraged

REVISION	DATE	DESCRIPTION
#2	1-02-24	REVISED PER WETLAND BUREAU RFMI
#1	6-27-22	REVISED PER PB COMMENT

WILDLIFE IDENTIFICATION PLAN
LAND OF KRJ FINANCE, LLC WEBBER ROAD STRAFTORD, N.H. TAX MAP 1, LOT 22 & 23

BERRY SURVEYING & ENGINEERING

335 SECOND CROWN POINT ROAD

BARRINGTON, NH 03825 (603)332-2863

SCALE : N/A

DATE : APRIL 11, 2022

FILE NO. : DB 2021-072

STATE OF NEW HAMPSHIRE

KENNETH A. BERRY

No. 14243

PROFESSIONAL ENGINEER - LICENSED

SHEET 11 OF 11