

Commercial Sale
5107450
Active

722 Meadow Street
Littleton
Unit/Lot #

NH 03561

Listed: 8/31/2026
Closed:
DOM: 0

\$1,550,000



County NH-Grafton
VillDstLoc
Year Built 2008
Building Area Total 5,832
Building Area Source Public Records
Total Available Area 5,832
Total Available Area Source
Zoning C-1
Road Frontage Yes
Road Frontage Length
Lot Size Acres 2.38
Traffic Count
Loss Factor Percentage
Vacancy Factor

Taxes TBD No
Tax Year Notes
Tax Annual Amount \$24,911.00
Tax Year 2025
Gross Income
Net Income
Operating Expense

Activation Date

Business Type Opportunity
Business Type Use Food Service, Free Standing Building, Restaurant

Directions Property is located on "The Meadow" across from the 99 Restaurant

Public Remarks A great opportunity in one of Littleton's most sought-after commercial locations. Set prominently along the high-visibility retail corridor known as "The Meadow", this 5,832 square-foot building offers exceptional frontage, easy access, plenty of on-site parking and steady traffic from Littleton's strongest retail hub. The structure has been fully gutted, creating a clean slate ready for redevelopment. Whether you envision modern retail suites, professional offices, a specialty market, wellness or medical space, restaurant or a mixed-use concept, the open shell allows you to design efficiently and build exactly what your business or your tenants need. With the anticipated opening of a casino close by in 2027, the demand for quality commercial space in Littleton continues to rise, this property stands out as a strategic investment and a rare chance to shape a custom commercial environment in one of the region's busiest markets.

STRUCTURE

Construction Materials Vinyl Siding
Roof Architectural Shingle
Foundation Details Concrete Slab
Basement No
Basement Access Type

Building Number
Total Units
of Stories 1
Divisible SqFt Min
Divisible SqFt Max
\$/SqFtTota

Ceiling Height
Total Elevators
Total Loading Docks
Dock Levelers
Dock Height
Total Drive-in Doors 7
Door Height

LEVEL	TYPE	DESCRIPTION
UNIT 1		
UNIT 2		
UNIT 3		
UNIT 4		
UNIT 5		
UNIT 6		
UNIT 7		
UNIT 8		

UTILITIES

Heating None
Water Source Public
Sewer Public
Electric 200+ Amp Service, 3 Phase, Circuit Breaker(s)
Utilities Telephone at Site
Internet None

Fuel Company
Electric Company Littleton Water and Light
Water Company Littleton Water and Light
Phone Company
Cable Company
Internet Service Provider

LOT & LOCATION

Submarket	Waterfront Property
Project Building Name	Water View
	Water Body Access
ROW Length	Water Body Name
ROW Width	Water Body Type
ROW Parcel Access	Water Frontage Length
ROW to other Parcel	Waterfront Property Rights
	Water Body Restrictions
Surveyed Yes	
Surveyed By Horizons Engineering	

FEATURES

AirCond%	Green Verification Body
Sprinkler	Green Building Verification Type
Signage Adequate	Green Verification Year
	Green Verification Rating
Railroad Available No	Green Verification Metric
Railroad Provider	Green Verification Status
	Green Verification Source
	Green Verification NewCon
	Green Verification URL

PUBLIC RECORDS

DeedRecTy Warranty	Map 82	Tax Rate
Total Deeds	Block 0	Tax Class
Deed Book 4835	Lot 6	
Deed Page 199	SPAN#	PropTaxRel
		Land Gains
PropID		Assessment Year
PlanSurv#		Assessment Amount

DISCLOSURES

Special Listing Condition Rehab Needed	Right of First Refusal
Sale Includes Land/Building	
Exclusions	
Investment Info	Auction Date
Flood Zone Unknown	Auction Time
Seasonal No	Auctioneer Name
Easements Yes	Auctioneer License Number
Covenants	Auction Price Determnd By

PREPARED BY

Mary M Doherty
Cell: 603-767-7507
MaryD@BadgerPeabodySmith.com

My Office Info:
Badger Peabody & Smith Realty
383 Main St.

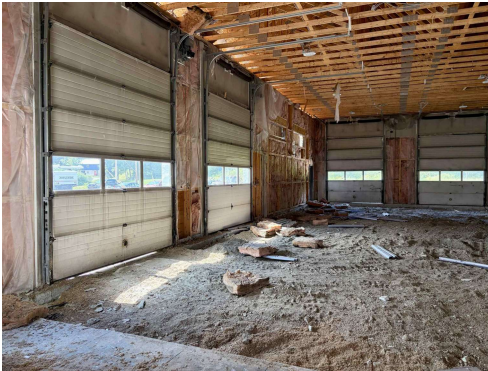
Franconia NH 03580
Off: 603-823-5700





722 Meadow Street

Littleton NH 03561



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Listed by:

Mary M Doherty / Badger Peabody & Smith Realty

Prep By: Badger Peabody & Smith
Mary M Doherty

PROPERTY DISCLOSURE**TO BE FULLY COMPLETED BY SELLER**

The following answers and explanations are true and complete to the best of SELLER'S knowledge. This statement has been prepared to assist prospective BUYERS in evaluating SELLER'S property. This disclosure is not a warranty of any kind by the SELLER, or any real estate BROKER representing the SELLER, and is not a substitute for any inspection by the BUYER. SELLERS authorize BROKER in this transaction to disclose the information in this statement to other real estate agents and to prospective buyers of this property.

Notice to SELLER(S): Complete all information and state "not applicable" or "unknown" as appropriate. If any of the information in this property disclosure form changes from the date of completion, you are to notify the Listing Broker promptly in writing.

1. SELLER: Weeks Medical Center
2. PROPERTY LOCATION: 722 Meadow St Littleton NH 03561
3. BUILDING ON PROPERTY? ☒ Yes ☐ No
Is Property Disclosure - Land Only form attached? ☐ Yes ☐ No
4. CONDOMINIUM? ☐ Yes ☒ No
If Yes, is Condominium Notification form attached ☐ Yes ☐ No
If Yes, is Condominium Disclosure form attached? ☐ Yes ☐ No
5. SELLER: ☐ has ☒ has not occupied the property for last three years.
6. WATER SUPPLY
Please answer all questions regardless of type of water supply.
 - a. TYPE OF SYSTEM: ☒ Public ☐ Private ☐ Seasonal ☐ Unknown
☐ Drilled ☐ Dug ☐ Other _____
 - b. INSTALLATION: Location: Within information technology closet
Installed By: Date of Installation Year of 2008
What is the source of your information? Visually Observed
 - c. USE: Number of Persons currently using the system: 0
Does system supply water for more than one household? ☐ Yes ☐ No
 - d. MALFUNCTIONS: Are you aware of or have you experienced any malfunctions with the (public/private/other) water systems?
Pump: ☐ Yes ☐ No ☒ N/A Quantity: ☐ Yes ☒ No
Quality: ☐ Yes ☒ No ☐ Unknown
If Yes to any question, please explain in Comments below or with attachment.
 - e. WATER TEST: Have you had the water tested? ☐ Yes ☒ No
Date of most recent test _____
IF Yes to any question, please explain in comment section below or with attachment.
Are you aware of any test results reported as unsatisfactory or satisfactory with notations?
☐ Yes ☐ No
IF Yes, are test results available? ☐ Yes ☐ No
What steps were taken to remedy the problem?
COMMENTS: _____

7. SEWAGE DISPOSAL SYSTEM

- a. TYPE OF SYSTEM: Public: ☒ Yes ☐ No Private: ☐ Yes ☒ No
Community/Shared: ☒ Yes ☐ No Unknown: ☐ Yes ☐ No

b. IF PUBLIC OR COMMUNITY/SHARED:

Have you experienced any problems such as line or other malfunctions? ☐ Yes ☒ No

What steps were taken to remedy the problem? _____

c. IF PRIVATE:

TANK: ☐ Septic Tank ☐ Holding Tank ☐ Cesspool ☐ Unknown ☐ Other _____Tank Size _____ ☐ Unknown ☐ Other _____Tank Type: ☐ Concrete ☐ Metal ☐ Unknown ☐ Other _____

Location: _____ Location Unknown _____

Date of Installation: _____

Date of Last Servicing: _____

Name of Company Servicing Tank: _____

Have you experienced any malfunctions? ☐ Yes ☐ No

Comments: _____

d. LEACH FIELD: ☐ Yes ☐ No ☐ Other _____

IF Yes: Location: _____ Size _____

Date of installation of leach field: _____ Installed By: _____

Have you experienced any malfunctions? ☐ Yes ☐ No

Comments: _____

e. IS SYSTEM LOCATED IN A SHORELAND ZONE? ☐ Yes ☒ No ☐ UnknownIf Yes, has a site assessment been done? ☐ Yes ☐ No ☐ Unknown

SOURCE OF INFORMATION: _____

COMMENTS: _____

8. INSULATION

LOCATION :	Yes	No	Unknown	If Yes, Type	Amount	Unknown
Roof/Attic/Cap	☐	☒	☐	_____	_____	_____
Crawl Space	☒	☐	☐	There is insulation of the Sales Floor side of the dealership	_____	_____
Exterior Walls	☐	☒	☐	_____	_____	_____
Floors	☐	☐	☒	_____	_____	_____
Other	☐	☐	☐	_____	_____	_____

9. HAZARDOUS MATERIAL

a. UNDERGROUND STORAGE TANKS - Current or previously existing:

Are you aware of any past or present underground storage tanks on your property? ☒ Yes ☐ No ☐ UnknownIF Yes: Are tanks currently in use? ☐ Yes ☒ No

IF No: How long have tank(s) been out of service? _____ Three Years

What materials are, or were, stored in the tank(s)? _____ Sludge

Age of tank(s): _____ Unknown Size of tank(s): _____ Unknown

Location: _____ Rear of Building

Are you aware of any problems, such as leakage, etc.? ☐ Yes ☒ No

Comments: _____

If tanks are no longer in use, have tanks been removed? ☐ Yes ☒ No ☐ UnknownIf removed, by whom: _____; when: _____; and was there a closure report completed and on file with the State of New Hampshire? ☐ Yes ☐ No ☐ Unknown

b. ASBESTOS - Current or previously existing:

As insulation on the heating system pipes or ducts? ☐ Yes ☒ No ☐ Unknown

In the siding? ☐ Yes ☐ No ☐ Unknown

In flooring tiles? ☐ Yes ☐ No ☐ Unknown

If Yes, source of information? _____

COMMENTS: _____

c. RADON/AIR - Current or previously existing:

Has the property been tested? ☐ Yes ☒ No ☐ Unknown

If, YES: Date: _____ By: _____

Results: _____

If applicable, what remedial steps were taken? _____

Has the property been tested since remedial steps? ☐ Yes ☐ No

Are test results available? ☐ Yes ☐ No

Comments: _____

d. RADON/WATER - Current or previously existing:

Has the property been tested? ☐ Yes ☒ No ☐ Unknown

If, YES: Date: _____ By: _____

Results: _____

If applicable, what remedial steps were taken? _____

Has the property been tested since remedial steps? ☐ Yes ☐ No

Are test results available? ☐ Yes ☐ No

Comments: _____

e. LEAD-BASED PAINT - Current or previously existing:

Is Lead Paint Disclosure required? ☐ Yes ☒ No;

If yes, has the Lead Paint Disclosure & Informational Pamphlet been provided? ☐ Yes ☐ No

Are you aware of lead-based paint on this property? ☐ Yes ☐ No

If YES: Source of information: _____

Are you aware of any cracking, peeling, or flaking lead-based paint? ☐ Yes ☐ No

Comments: _____

f. Are you aware of the following hazardous materials?

- Industrial, Radioactive, or Chemical Wastes ☐ Yes ☒ No ☐ Unknown

- PCB's & PCB containing transformers, Capacitors or other Equipment ☐ Yes ☐ No ☐ Unknown

- Waste Disposal Areas ☐ Yes ☐ No ☐ Unknown

- Other Toxic, Hazardous or Contaminated Substances including present & past use of the property

☐ Yes ☐ No ☐ Unknown

If YES: Source of information: _____

Comments: _____

10. METHAMPHETAMINE PRODUCTION

To the best of Seller's knowledge, has methamphetamine production occurred on this property?

☐ Yes ☒ No ☐ Unknown

If yes, source of information: _____

Comments: _____

11. GENERAL INFORMATION

- a. Is this property subject to liens, encroachments, easements, rights-of-way, leases, restrictive covenants, attachments, life estates, or right of first refusal? ☒ Yes ☐ No ☐ Unknown

If YES: Source of information: Eversource Energy has a right of way to the Power Line System

Comments: _____

- b. Is this property subject to special assessments, betterment fees, association fees, or any other transferable fees? ☐ Yes ☒ No ☐ Unknown

If YES: Source of information: _____

Comments: _____

- c. Are you aware of any onsite landfills or any other factors, such as soil, flooding, drainage, etc? ☐ Yes ☒ No ☐ Unknown

If YES: Source of information: _____

Comments: _____

- d. Are you aware of any problems with other buildings on the property? ☐ Yes ☒ No ☐ Unknown

If YES: Source of information: _____

Comments: _____

- e. Are you receiving a tax exemption for this property for any reasons? ☐ Yes ☒ No ☐ Unknown

If YES: Source of information: _____

Comments: _____

- f. Is any part of this property in Current Use? ☐ Yes ☒ No ☐ Unknown

If YES: Source of information: _____

Comments: _____

- g. Is this property located in a Federally Designated Flood Zone? ☐ Yes ☒ No ☐ Unknown

- h. Has the property been surveyed? ☒ Yes ☐ No ☐ Unknown

If YES, By: Horizons Engineering

If YES, is survey available? ☒ Yes ☐ No ☐ Unknown

- i. How is the property zoned? Commercial

Source of information: Horizons Engineering

- j. Are you aware of any municipal variances, special enforcements or other municipal approvals for this property?

☒ Yes ☐ No

If yes, are copies of municipal notice of decision available? ☐ Yes ☒ No

Comments: _____

k. HVAC: Heating: Type: None Fuel _____ Age: _____
Location & Description: _____
Comments: _____
Source of Information: _____
Air Conditioning: Type: _____ Fuel _____ Age: _____
Location & Description: _____
Comments: _____
Source of Information: _____

I. ROOF
Type of Roof Covering: Architectural Shingle
Age: 2008
Moisture or Leakage: None Noted
Other Problems? _____
Comments: _____

m. Foundation/Basement: ☐ Full ☐ Partial ☐ Concrete Slab ☒ Other Partial Concrete Slab
 Type: _____
 Moisture or leakage: _____
 Other Problems: _____
 Comments: _____

n. Chimney(s) How Many? None ☐ Lined? ☐ Last Cleaned: _____
Problems: _____

o. Plumbing Type: None Age: _____
Comments: _____

p. Domestic Hot Water: Age: None Type: _____ Gallons: _____
Comments: _____

q. Electrical System: ☒ Circuit Breakers ☐ Fuses
Amps: 400 Volts: 208
3-Phase: three
Age: 2008
Source of Information: Visually Observed
Comments:

r. Modifications: Are you aware of any modifications or repairs made without the necessary permits?
☐ Yes ☒ No ☐ Unknown
 If Yes, please explain: _____

s. Pest Infestation: Are you aware of any past or present pest infestations? ☐ Yes ☒ No
Type: _____
Comments: _____

t. Methamphetamine Production: Do you have knowledge of methamphetamine production ever occurring on the property? (Per RSA 477:4-g) ☐ Yes ☒ No If Yes, please explain:

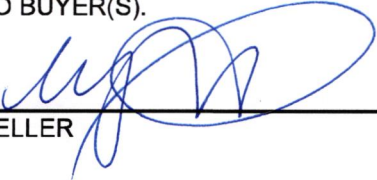
u. Other (e.g. Alarm System, Irrigation System, etc.) None

12 ADDITIONAL INFORMATION

a. Attachment explaining current problems, past repairs, or additional information? ☐ Yes ☐ No

b. Additional Comments: _____

AS THE SELLER, I/WE HAVE PROVIDED THE INFORMATION CONTAINED IN THIS INFORMATION STATEMENT AND REPRESENT THAT ALL STATEMENTS AND INFORMATION ARE CORRECT. I/WE UNDERSTAND THAT INFORMATION CONTAINED IN THIS INFORMATION STATEMENT WILL BE COMMUNICATED TO PROSPECTIVE BUYERS. SELLER(S) MAY BE RESPONSIBLE AND LIABLE FOR ANY FAILURE TO PROVIDE KNOWN INFORMATION TO BUYER(S).



SELLER

8/6/24

DATE

SELLER

DATE

NOTICE TO PURCHASER(S): PRIOR TO CLOSING YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO THE PROPERTY AND ADJACENT PARCELS IN ACCORDANCE WITH THE TERMS AND CONDITIONS AS MAY BE CONTAINED IN PURCHASE AND SALES AGREEMENT AND DEPOSIT RECEIPT.

AS THE BUYER, I/WE HAVE READ AND RECEIVED A COPY OF THIS DISCLOSURE AND UNDERSTAND THAT I/WE SHOULD SEEK INFORMATION FROM PROFESSIONALS NORMALLY ENGAGED IN THE BUSINESS REGARDING ANY SPECIFIC ISSUES OF CONCERN.

BUYER

DATE

BUYER

DATE

Return to:
Rath, Young and Pignatelli, P.C.
Attn: Michael J. Kasten, Esquire
One Capital Plaza
PO Box 1500
Concord, NH 03302-1500

E # 23011986 **10/27/2023 01:39 PM**
Book 4835 Page 199 **Page 1 of 4**
Register of Deeds, Grafton County



LCHIP FEE	GRA193779	25.00
TRANS TAX	GR082284	20,250.00

Transfer Tax: \$20,250.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **RHTL Partners, LLC**, a New Hampshire limited liability company with an address of Post Office Box 408, St. Johnsbury, Vermont 05819, for consideration paid, grants to **Weeks Medical Center**, a New Hampshire nonprofit corporation, with a principal place of business at 173 Middle Street, Lancaster, NH 03584, with *WARRANTY COVENANTS*, the following described premises:

Parcel One (fee parcel):

Being a parcel of land with building and other improvements thereon, known and numbered as 722 Meadow Street, in the Town of Littleton, County of Grafton and State of New Hampshire, and being depicted upon a survey (the "Survey") entitled "ALTA/NSPS Land Title Survey Prepared for RHTL Partners, LLC of Property located at 722 Meadow Street, Littleton, Grafton County, New Hampshire" prepared by Horizons Engineering Inc., Project No. 17570, dated October 31, 2017 and filed as Plan #15412; and being all and the same lands and premises conveyed to RHTL Partners, LLC by Warranty Deed of Loschiavo Holdings, Ltd. dated July 18, 2017 and recorded in Book 4299 Page 0289 of the Grafton County Registry of Deeds, and being more particularly described as follows:

Commencing at a point on the westerly right of way limits of U.S. 302 ("Meadow Street") marking the northeasterly corner of the herein described parcel of land and the southeasterly corner of lands and premises now or formerly of Keith L. Miller at the beginning of a curve with a radius of 11,427.00 feet, being south 82° 52' 40" east a distance of 0.46 feet from an '5/8" rebar found, 0.2 feet below grade;

Thence running southwesterly 126.53 feet on said curve, with a chord bearing of south 10° 40' 00" west a cord distance of 126.53 feet to a calculated point in the westerly right of way limits of Meadow Street;

Thence turning and running south 10° 59' 00" west and following the westerly right of way limits of Meadow Street a distance of 224.04 feet to a calculated point in the boundary with lands and premises now or formerly of The Covey Investment Trust;

Thence turning and running north 83° 34' 05" west and following the boundary with The Covey Investment Trust a distance of 299.26 feet to a 5/8th inch rebar 0.3 feet below grade in the boundary with lands and premises now or formerly of Winston H. Merrill, Roger E. Merrill and Dianne M. Castello;

Thence turning and running north 12° 08' 45" east following the boundary with said Merrills and Castello a distance of 104.59 feet to a calculated point;

Thence continuing said last mentioned course of north 12° 08' 45" east following the boundary of said Merrills and Castello a distance of 250.19 feet to a 5/8th inch rebar located 1.2 feet above grade in the boundary with lands and premises now or formerly of Keith L. Miller;

Thence turning and running south 82° 52' 40" east following the boundary of said Miller a distance of 291.08 feet to the point of beginning.

The above-described parcel of land is said to contain 2.38 +/- acres

Parcel Two (appurtenant access easement – westerly boundary):

- a. A right of way for ingress and egress, twenty-five (25) feet in width and one hundred four and fifty-nine hundredths (104.59) feet in length, running northerly from the southwesterly corner of the above-described land over westerly adjoining land now or formerly owned by the Winston H. Merrill and Bessie L. Simonds-Merrill Revocable Trust, as conveyed in a Warranty Deed from Winston H. Merrill and Bessie L. Simonds - Merrill, Trustees to Loren D. Phelps and Johnna M. Henick, dated March 15, 2004, and recorded in Book 2970, Page 197 of the Grafton County Registry of Deeds.
- b. A right of way for ingress and egress, twenty-five (25) feet in width and two hundred fifty (250) feet in length, being an extension or continuation of the right of way described in paragraph (a) above, as conveyed in a Corrective Warranty Deed from Winston H. Merrill and Bessie L. Simonds - Merrill, Trustees to Loren D. Phelps and Johnna M. Herrick, dated July 31, 2001, and recorded in Book 2566, Page 650 of the Grafton County Registry of Deeds.

Parcel Three (appurtenant access easement - southerly boundary):

An easement for ingress and egress between the above-described land and U.S. Route 302 over southerly adjoining land, as more particularly described and conveyed in a Definitive Agreement between RHTL Partners LLC; King L. Covey as Trustee of The Covey Investment Trust; and Winston H. Merrill, as the Sole Trustee of the Winston H. Merrill and Bessie L. Simonds-Merrill Revocable Trust u/i/d March 25, 1997, said

Definitive Agreement dated as of October 25, 2017, recorded in Book 4321, Page 588 of said Registry of Deeds

The parcel and rights-of-way described herein above are conveyed subject to the easements and rights-of-way set forth in the following deeds:

1. February 16, 1897 deed of Nathaniel Flanders to George L. Flanders, recorded in the Grafton County Registry of Deeds at Book 432, Page 182;
2. January 5, 1971 deed of H. Hubert Merrill and Marie H. Merrill to Public Service Company of New Hampshire, recorded in the Grafton County Registry of Deeds at Book 1133, Page 202;
3. A certain one hundred (100) foot wide utility line easement conveyed to Grafton Power Company by deed of Fred H. Merrill and Cassie B. Merrill dated October 10, 1928, recorded in the Grafton County Registry of Deeds at Book 608, Page 323, and
4. Any and all covenants and agreements, and restrictions contained in the aforesaid deeds, to which deeds reference is hereby made for a further and more particular description of said easements, rights-of-way, covenants, and agreements and restrictions; and
5. An Agreement and Consent to Joint Use between Public Service Company of New Hampshire and Loren D. Phelps and Johnna M. Herrick dated October 9, 2001 and recorded in the Grafton County Registry of Deeds on January 7, 2002 at Book 2624, Page 217.

Meaning and intending to describe and convey the premises conveyed to RHTL Partners, LLC, by warranty deed of Loschiavo Holdings, Ltd., dated July 18, 2017, recorded at Grafton County Registry of Deeds, Book 4299, Page 289.

The premises conveyed hereby are not homestead property.

[Signature Page Follows.]

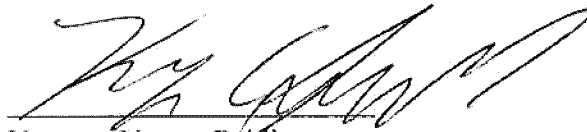
This deed was signed on 26 October 2023 by Abel, duly authorized Manager of RHTL Partners, LLC, a New Hampshire manager-managed limited liability company.

RHTL Partners, LLC, Grantor

By: _____
Abel Toll, Manager

**State of Vermont
Caledonia County**

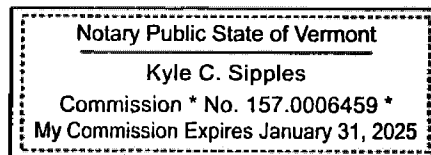
This instrument was acknowledged before me on 26 October 2023 by Abel Toll as duly authorized Manager of RHTL Partners, LLC.



Vermont Notary Public

Commission Expires: January 31, 2025

Notary Stamp or Seal:



Bill Information

Bill Number: TX-60564-TX	Bill Amount:	\$16,342.00
Description: TAX1	Interest:	\$0.00
Property ID: 003435	Costs:	\$0.00
Owner: WEEKS MEDICAL CENTER	Total:	\$16,342.00
Address: 722 MEADOW ST	Payments:	\$16,342.00
Bill Date: 5/21/2025	Balance Due:	\$0.00
Due Date: 7/3/2025		

Details

Description	Date	Tax Year	Period	Amount
Original Amount	5/21/2025	2025	2025	\$16,342.00
Principal Transaction	6/18/2025	2025	2025	(\$16,342.00)

Bill Information

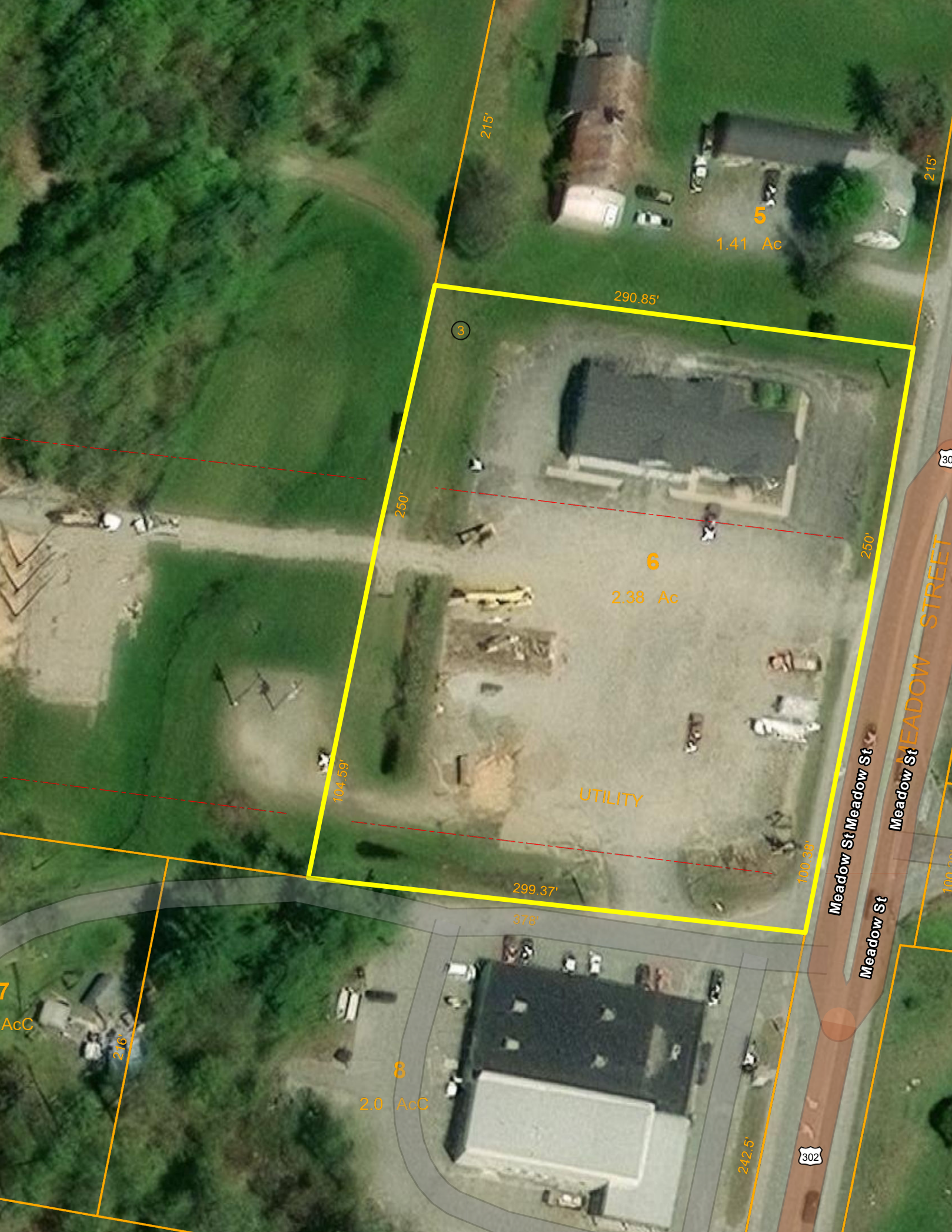
Bill Number: TX-63838-TX	Bill Amount:	\$8,569.00
Description: TAX2	Interest:	\$0.00
Property ID: 003435	Costs:	\$0.00
Owner: WEEKS MEDICAL CENTER	Total:	\$8,569.00
Address: 722 MEADOW ST	Payments:	\$8,569.00
Bill Date: 10/29/2025	Balance Due:	\$0.00
Due Date: 12/10/2025		

Details

Description	Date	Tax Year	Period	Amount
Original Amount	10/29/2025	2025	2025	\$8,569.00
Principal Transaction	11/20/2025	2025	2025	(\$8,569.00)

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1925 LITTLETON, NH VISION						
WEEKS MEDICAL CENTER 173 MIDDLE ST LANCASTER NH 03584				1	Level	1	All Public	1	Paved	4	Bus. District	Description		Code	Appraised		Assessed							
												COMMERC.	3300	716,100		716,100								
												COM LAND	3300	943,900		943,900								
				SUPPLEMENTAL DATA								COMMERC.	3300	106,800		106,800								
				Alt Prcl ID 225-004-200 test123 BMSI S/N 003783 bmsi ser 003435				Assoc Pid#																
				GIS ID 82-6								Total		1,766,800		1,766,800								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)											
WEEKS MEDICAL CENTER RHTL PARTNERS LLC LOSCHIAVO HOLDINGS LTD PHELPS LOREN				4835 199		10-26-2023		U	I	1,350,000		13	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				4299 0289		07-18-2017		Q	I	1,000,000		00	2025	3300	716,100	2024	3300	467,400	2023	3300	375,200			
				3509 0402		04-24-2008		U	V	608,000		1			943,900			786,000						
				2566 0650		09-26-2000		U	V	300,000		04			106,800			3300			56,100			
													Total		1766800		Total		1309500		Total		1217300	
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description		Amount		Code	Description		Number	Amount												Comm Int		
Total				0.00																				
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)												

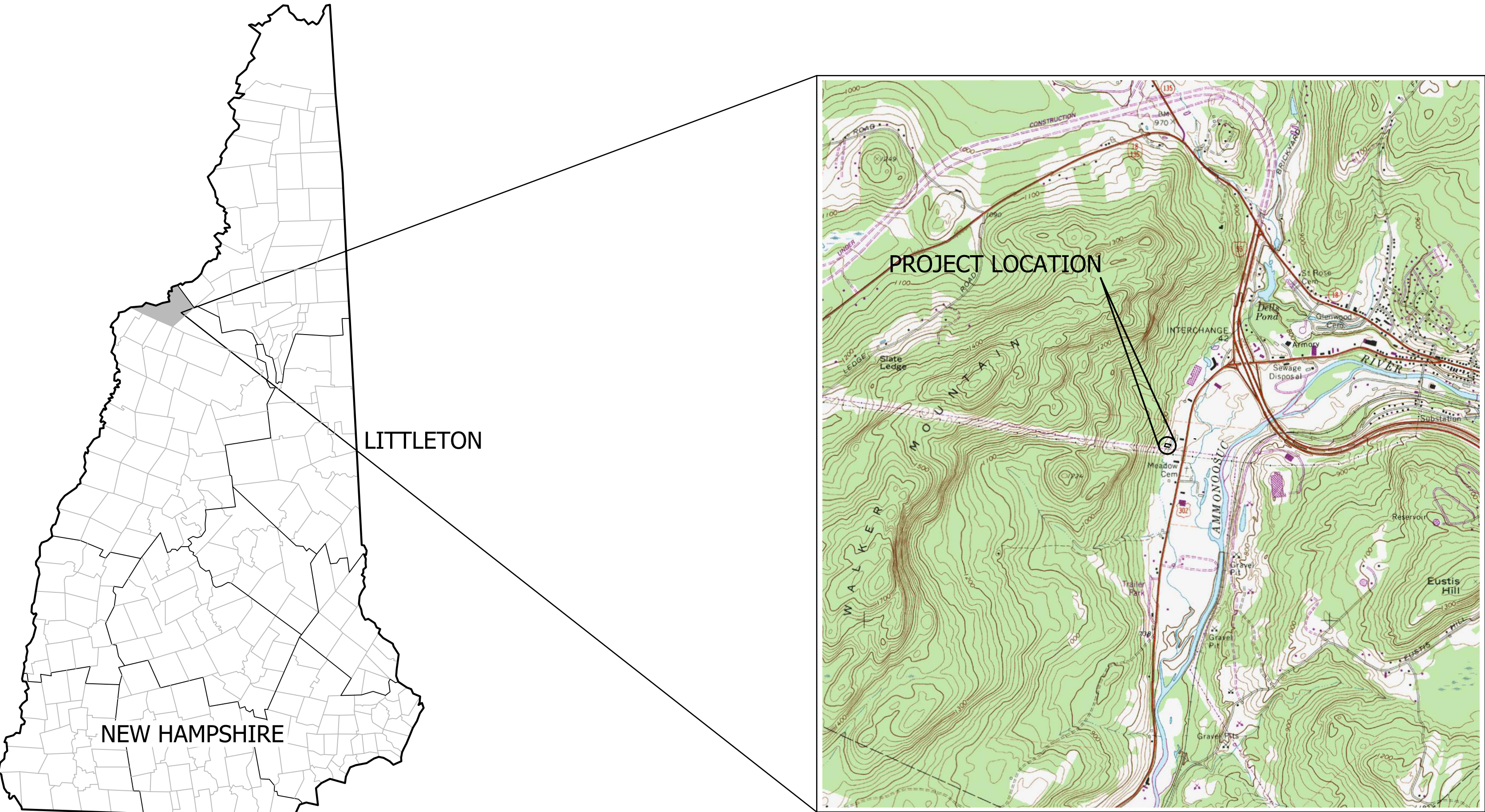
CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element		Cd	Description			Element		Cd	Description		
Style:		27	Auto Sales Rpr								
Model		94	Commercial								
Grade		06	Good								
Stories:		1									
Occupancy		1.00									
Exterior Wall 1		25	Vinyl Siding								
Exterior Wall 2											
Roof Structure		03	Gable/Hip								
Roof Cover		03	Asph/F Gls/Cmp								
Interior Wall 1		05	Drywall/Sheet								
Interior Wall 2											
Interior Floor 1		06	Inlaid Sht Gds			RCN			1,005,801		
Interior Floor 2		03	Concr-Finished								
Heating Fuel		02	Oil								
Heating Type		04	Forced Air-Duc			Year Built			2008		
AC Type		03	Central			Effective Year Built			2015		
Bldg Use		3300	AUTO V S&S			Depreciation Code			VG		
Total Rooms		5				Remodel Rating					
Total Bedrms		0				Year Remodeled					
Total Baths		1				Depreciation %			20		
Heat/AC		02	HEAT/AC SPLIT			Functional Obsol			0		
Frame Type		02	WOOD FRAME			External Obsol			0		
Baths/Plumbing		02	AVERAGE			Trend Factor			1		
Ceiling/Wall		06	CEIL & WALLS			Condition			UC		
Rooms/Prtns		02	AVERAGE			Condition %			70		
Wall Height		12.00				Percent Good			70		
% Comn Wall						RCNLD			704,100		
1st Floor Use:						Dep % Ovr					
						Dep Ovr Comment					
						Misc Imp Ovr					
						Misc Imp Ovr Comment					
						Cost to Cure Ovr					
						Cost to Cure Ovr Comment					
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)											
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Good	Grade	Grade Adj	Appr. Value	
LT6	W/DOUBLE LI	L	5	2700.00	2008		50		0.00	6,800	
PAV1	PAVING-ASPH	L	50,000	4.00	2008		50		0.00	100,000	
LFT1	LIFT-LIGHT	B	1	17200.00	2008		70		0.00	12,000	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value		
AOF	Office, (Average)				1,176	1,176	1,176	172.46	202,816		
BAS	First Floor				3,404	3,404	3,404	172.46	587,062		
FOP	Porch, Open, Finished				0	180	36	34.49	6,209		
SDA	Store Display Area				1,216	1,216	1,216	172.46	209,714		
Ttl Gross Liv / Lease Area					5,796	5,976	5,832		1,005,801		



WEEKS MEDICAL CENTER

SITE PLAN

LITTLETON, NH
MARCH 2024



LOCATION PLAN
SCALE: 1" = 2000'

OWNER:
WEEKS MEDICAL CENTER
173 MIDDLE STREET
LANCASTER, NEW HAMPSHIRE 03584
(603)-788-4911

ENGINEER & SURVEYOR:
horizons
Engineering
34 SCHOOL STREET
LITTLETON, NH 03561
(603) 444-4111

SHEET INDEX:

C1.0	PROJECT COVER SHEET
C1.1	EXISTING CONDITIONS & DEMOLITION PLAN
C2.0	OVERALL SITE PLAN
C2.1	PROPOSED BUILDING SITE PLAN
C5.0	SEWER & WATER DETAILS
C5.1	EROSION DETAILS

FOR REVIEW
NOT FOR CONSTRUCTION

DATE OF PRINT
MARCH 15 2024
HORIZONS ENGINEERING

GENERAL SURVEY NOTES

1. OWNER OF RECORD:
- WEEKS MEDICAL CENTER
173 MIDDLE STREET
LANCASTER, NH 03584
2. THE HORIZONTAL DATUM IS ON THE NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM NAD83 (2011). THE VERTICAL DATUM IS THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
3. THIS PLAN IS BASED ON A FIELD SURVEY COMPLETED BY HORIZONS ENGINEERING, INC. IN NOVEMBER AND DECEMBER OF 2023 WITH TOPCON HIPER V DUAL FREQUENCY SURVEY GRADE GPS RECEIVERS.
4. ABUTTING PROPERTY LINES ARE APPROXIMATE PER THE TOWN OF LITTLETON TAX MAPS AT THE TIME THIS PLAN WAS PREPARED.
5. THE SURVEYED PARCEL IS MAPPED AS LYING OUTSIDE OF THE FLOOD ZONE PER F.E.M.A. FIRM MAP NUMBER 33009C0116E EFFECTIVE FEBRUARY 20, 2023.
6. THE SURVEYED PARCEL IS MAPPED AS LYING WITHIN THE TOWN OF LITTLETON COMMERCIAL I ZONING DISTRICT. YARD SETBACKS ARE:
FRONT: 40-FEET
SIDE: 25-FEET
REAR: 25-FEET

GENERAL PROJECT NOTES

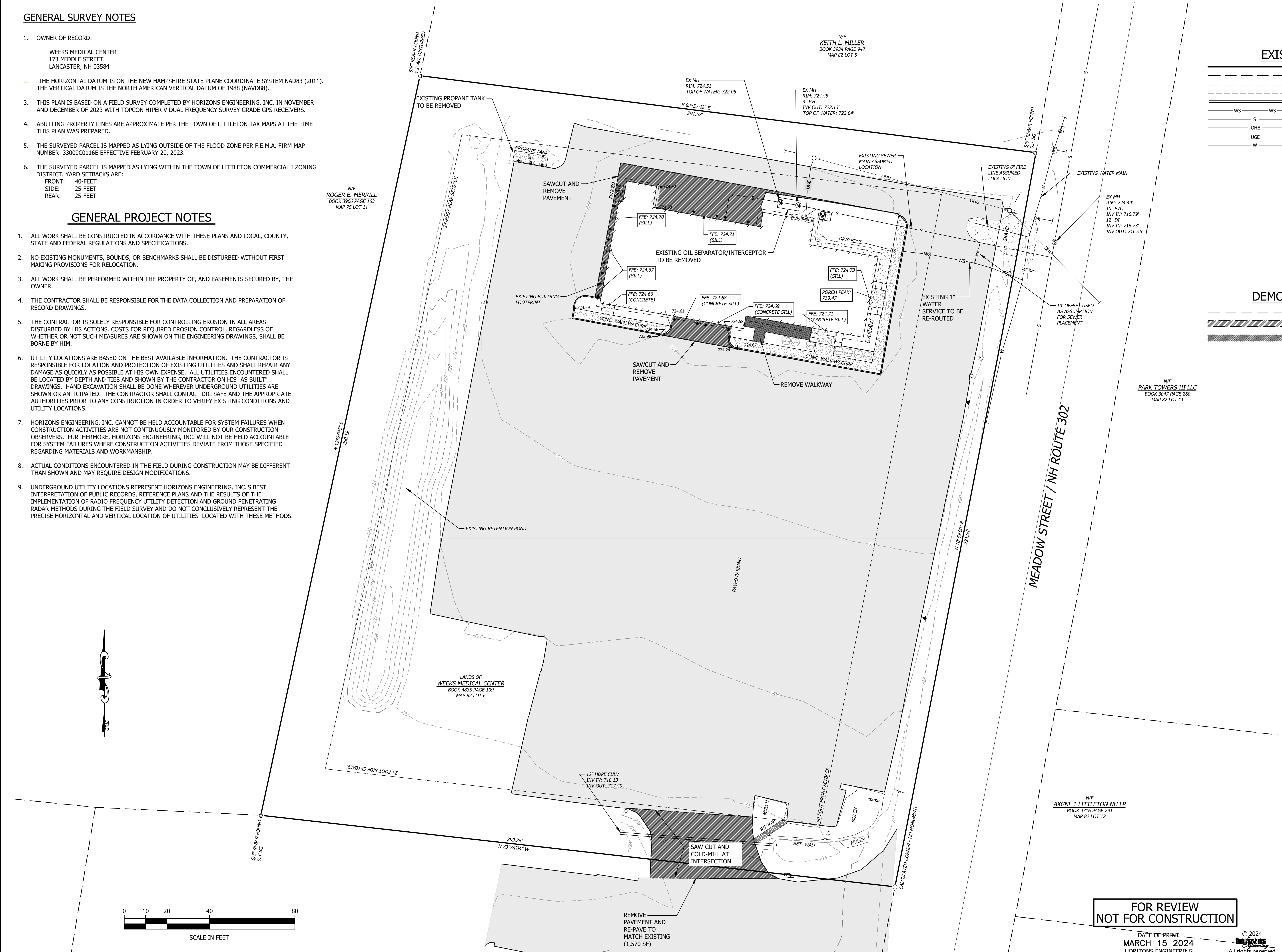
1. ALL WORK SHALL BE CONSTRUCTED IN ACCORDANCE WITH THESE PLANS AND LOCAL, COUNTY, STATE AND FEDERAL REGULATIONS AND SPECIFICATIONS.
2. NO EXISTING MONUMENTS, BOUNDS, OR BENCHMARKS SHALL BE DISTURBED WITHOUT FIRST MAKING PROVISIONS FOR RELOCATION.
3. ALL WORK SHALL BE PERFORMED WITHIN THE PROPERTY OF, AND EASEMENTS SECURED BY, THE OWNER.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DATA COLLECTION AND PREPARATION OF RECORD DRAWINGS.
5. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR CONTROLLING EROSION IN ALL AREAS DISTURBED BY HIS ACTIONS. COSTS FOR REQUIRED EROSION CONTROL, REGARDLESS OF WHETHER OR NOT SUCH MEASURES ARE SHOWN ON THE ENGINEERING DRAWINGS, SHALL BE BORNE BY HIM.
6. UTILITY LOCATIONS ARE BASED ON THE BEST AVAILABLE INFORMATION. THE CONTRACTOR IS RESPONSIBLE FOR LOCATION AND PROTECTION OF EXISTING UTILITIES AND SHALL REPAIR ANY DAMAGE AS QUICKLY AS POSSIBLE AT HIS OWN EXPENSE. ALL UTILITIES ENCOUNTERED SHALL BE LOCATED BY DEPTH AND TIES AND SHOWN BY THE CONTRACTOR ON HIS "AS BUILT" DRAWINGS. HAND EXCAVATION SHALL BE DONE WHEREVER UNDERGROUND UTILITIES ARE SHOWN OR ANTICIPATED. THE CONTRACTOR SHALL CONTACT DIG SAFE AND THE APPROPRIATE AUTHORITIES PRIOR TO ANY CONSTRUCTION IN ORDER TO VERIFY EXISTING CONDITIONS AND UTILITY LOCATIONS.
7. HORIZONS ENGINEERING, INC. CANNOT BE HELD ACCOUNTABLE FOR SYSTEM FAILURES WHEN CONSTRUCTION ACTIVITIES ARE NOT CONTINUOUSLY MONITORED BY OUR CONSTRUCTION OBSERVERS. FURTHERMORE, HORIZONS ENGINEERING, INC. WILL NOT BE HELD ACCOUNTABLE FOR SYSTEM FAILURES WHERE CONSTRUCTION ACTIVITIES DEVIATE FROM THOSE SPECIFIED REGARDING MATERIALS AND WORKMANSHIP.
8. ACTUAL CONDITIONS ENCOUNTERED IN THE FIELD DURING CONSTRUCTION MAY BE DIFFERENT THAN SHOWN AND MAY REQUIRE DESIGN MODIFICATIONS.
9. UNDERGROUND UTILITY LOCATIONS REPRESENT HORIZONS ENGINEERING, INC.'S BEST INTERPRETATION OF PUBLIC RECORDS, REFERENCE PLANS AND THE RESULTS OF THE IMPLEMENTATION OF RADIO FREQUENCY UTILITY DETECTION AND GROUND PENETRATING RADAR METHODS DURING THE FIELD SURVEY AND DO NOT CONCLUSIVELY REPRESENT THE PRECISE HORIZONTAL AND VERTICAL LOCATION OF UTILITIES LOCATED WITH THESE METHODS.

EXISTING LEGEND

- APPROXIMATE PROPERTY BOUNDARY
APPROXIMATE ABUTTERS PROPERTY LINE
MAJOR CONTOUR
MINOR CONTOUR
CULVERT
WATER SERVICE LINE
SEWER MAIN
OVERHEAD ELECTRIC LINE
UNDERGROUND ELECTRIC LINE
WATER MAIN
AC UNIT
SEWER MANHOLE
WATER GATE VALVE
EXISTING WATER SHUT-OFF
ELECTRIC CABINET
TELECOMM CABINET
UTILITY PLOE
PROPANE TANK
LAMP POST
SHRUB
CONIFER TREE
DECIDUOUS TREE

DEMOLITION LEGEND

- SAW-CUT
PAVEMENT REMOVAL
CONCRETE REMOVAL



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DATE OF PRINT
MARCH 15 2024
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Engineering

Civil and Structural Engineering
Land Surveying and Environmental Consulting
MAINE • NEW HAMPSHIRE • VERMONT
www.horizonsengineering.com

WEEKS MEDICAL CENTER

SITE PLAN

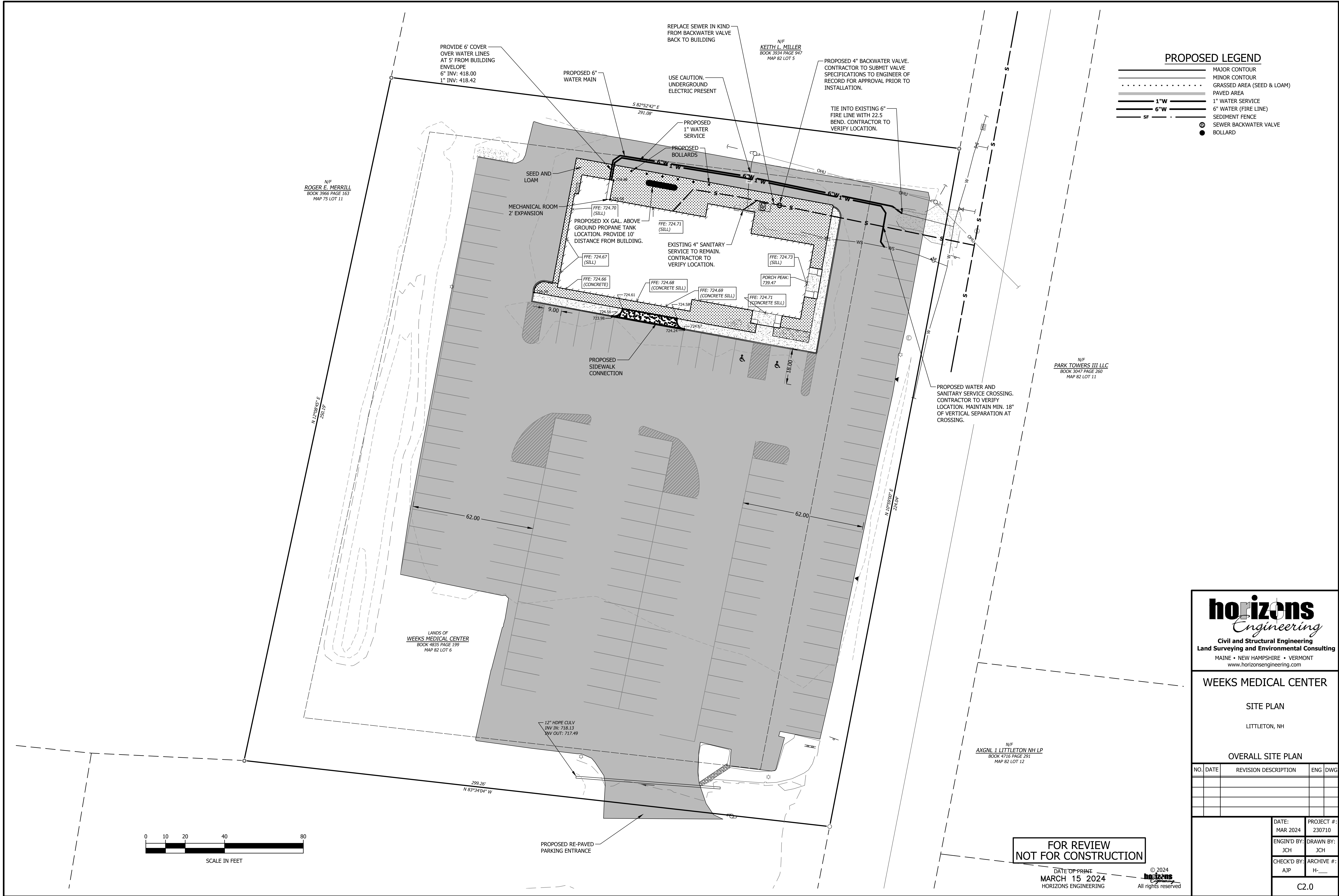
LITTLETON, NH

EXISTING CONDITIONS &
DEMOLITION PLAN

NO.	DATE	REVISION DESCRIPTION	ENG	DWG

DATE:	PROJECT #:
MAR 2024	230710
ENG'N'D BY:	DRAWN BY:
JCH	JCH
CHECK'D BY:	ARCHIVE #:
AJP	H-___

C1.1



PROPOSED LEGEND

————	MAJOR CONTOUR
————	MINOR CONTOUR
.....	GRASSSED AREA (SEED & LOAM)
————	PAVED AREA
———— 1"W	1" WATER SERVICE
———— 6"W	6" WATER (FIRE LINE)
———— SF	SEDIMENT FENCE
⊕	SEWER BACKWATER VALVE
●	BOLLARD

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WEEKS MEDICAL CENTER

SITE PLAN

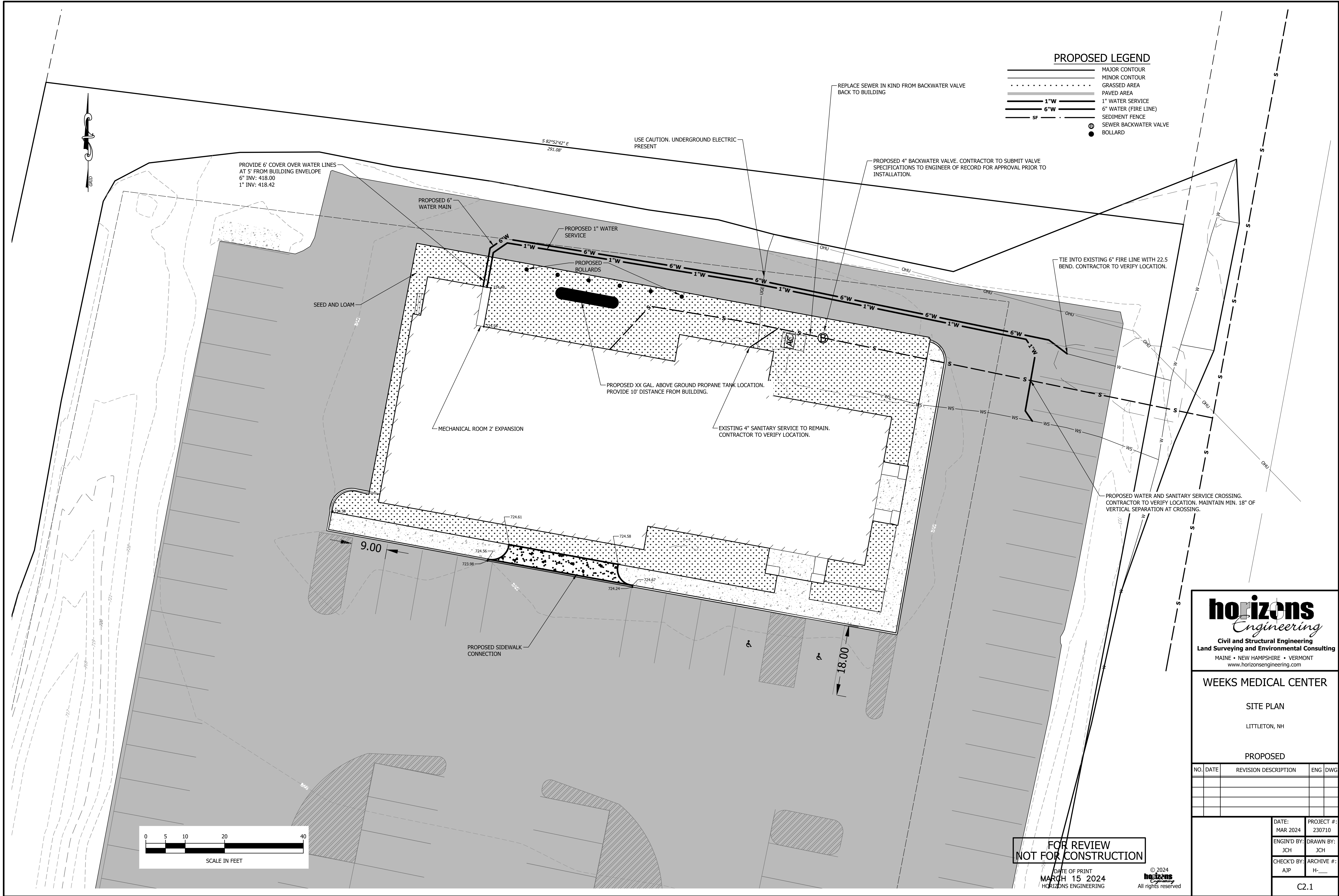
LITTLETON, NH

OVERALL SITE PLAN

NO.	DATE	REVISION DESCRIPTION	ENG	DWG

DATE: MAR 2024	PROJECT #: 230710
ENGIN'D BY: JCH	DRAWN BY: JCH
CHECK'D BY: AJP	ARCHIVE #: H-___

C2.0



PROPOSED LEGEND

- MAJOR CONTOUR
- MINOR CONTOUR
- GRASSED AREA
- PAVED AREA
- 1" W
- 6" W
- SF
- 1" WATER SERVICE
- 6" WATER (FIRE LINE)
- SEDIMENT FENCE
- SEWER BACKWATER VALVE
- BOLLARD

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Land Surveying and Environmental Consulting

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WEEKS MEDICAL CENTER

SITE PLAN

LITTLETON, NH

PROPOSED

NO.	DATE	REVISION DESCRIPTION	ENG	DWG

DATE: MAR 2024	PROJECT #: 230710
ENGINE'D BY: JCH	DRAWN BY: JCH
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C2.1

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MARCH 15 2024
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SEWER NOTES

1. GENERAL

CONSTRUCTION OF ALL COMPONENTS OF THE SANITARY SEWER SYSTEM SHALL CONFORM TO THE MOST CURRENT VERSION OF THE NEW HAMPSHIRE CODE OF ADMINISTRATIVE RULES ENV-WQ 700 AND TECHNICAL SPECIFICATIONS ENTITLED "_____".

2. TYPES OF SEWERS

- A. THERE SHALL BE NO CONNECTION BETWEEN SANITARY SEWERS AND STORM SEWERS.
B. RUNOFF FROM ROOFS, STREETS, AND OTHER AREAS AND GROUNDWATER FROM FOUNDATION DRAINS, SUMP PUMPS, OR OTHER SUBSURFACE DRAINS SHALL BE EXCLUDED FROM SANITARY SEWERS.

3. SEWER SIZE AND COVER

- A. MINIMUM PIPE SIZE FOR GRAVITY SEWER MAINS SHALL BE 8 INCHES.
B. MINIMUM PIPE SIZE FOR GRAVITY SEWER SERVICES SHALL BE 4 INCHES.
C. MINIMUM PIPE SIZE FOR FORCE MAIN SEWER SERVICES SHALL BE 2 INCHES.
D. SANITARY SEWERS SHALL HAVE 6 FEET MINIMUM COVER IN ALL ROADWAY LOCATIONS AND 4 FEET MINIMUM COVER IN ALL CROSS-COUNTRY LOCATIONS.

4. PIPE AND FITTING MATERIALS:

A. DUCTILE IRON PIPE

DUCTILE IRON PIPE AND FITTINGS SHALL CONFORM TO THE FOLLOWING STANDARDS OF THE AMERICAN WATER WORKS ASSOCIATION:

- (1) AWWA C151 FOR DUCTILE IRON PIPE, CENTRIFUGALLY CAST IN METAL OR SAND LINED MOLDS, FOR WATER OR OTHER LIQUIDS;
(2) AWWA C150 FOR THICKNESS DESIGN OF DUCTILE IRON PIPE AND WITH ASTM A 536 IRON CASTINGS; AND
(3) JOINTS SHALL BE MECHANICAL TYPE, PUSH-ON TYPE, OR BALL-AND-SOCKET TYPE;

B. PVC (POLY VINYL CHLORIDE) PIPE

PVC PIPE AND FITTINGS SHALL BE APPROVED FOR SEWAGE SERVICE AND CONFORM TO THE FOLLOWING:

- (1) PVC PIPE USED FOR GRAVITY SEWERS SHALL BE TYPE SDR 35 CONFORMING TO ASTM D3034;
(2) PVC PIPE USED FOR FORCE MAINS SHALL BE TYPE SDR 26 CONFORMING TO ASTM D2241 OR ASTM D1785;
(3) JOINTS SHALL BE PUSH-ON, BELL-AND-SPIGOT TYPE HAVING OIL RESISTANT COMPRESSION RINGS OF ELASTOMERIC MATERIAL CONFORMING TO ASTM D3212.

5. BEDDING

PIPE BEDDING SHALL BE SCREENED GRAVEL AND/OR CRUSHED STONE FREE FROM ORGANIC MATTER, CLAY, AND/OR LOAM MEETING ASTM C33 STONE SIZE NO. 67. BEDDING SHALL EXTEND FROM THE SPRING LINE OF THE PIPE TO A MINIMUM DEPTH OF 6" BELOW THE BOTTOM OF THE PIPE OUTSIDE SURFACE.

100% PASSING	1 INCH SCREEN
90-100% PASSING	¾ INCH SCREEN
20-55% PASSING	⅝ INCH SCREEN
0-10% PASSING	#4 SIEVE
0-5% PASSING	#8 SIEVE

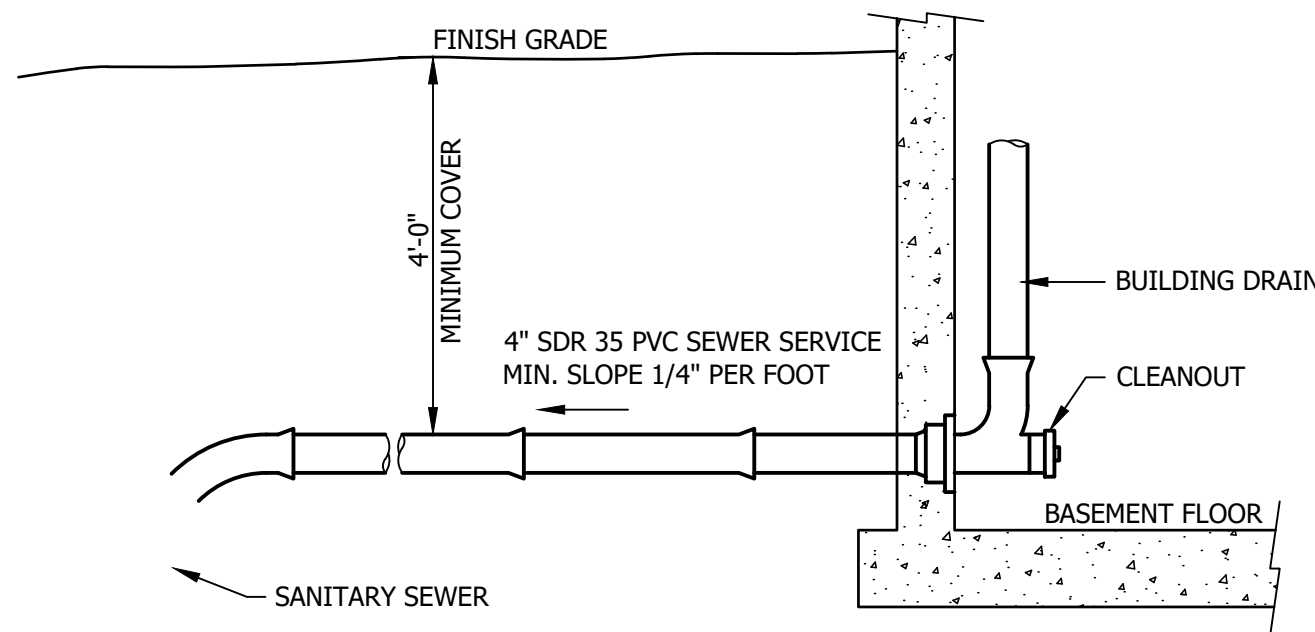
6. MANHOLES

- A. PRECAST CONCRETE BARREL SECTIONS, CONES, AND BASES SHALL CONFORM TO ASTM C478.
B. MANHOLES SHALL BE DESIGNED FOR H-20 LOADING.
C. HORIZONTAL JOINTS BETWEEN BARREL SECTIONS SHALL BE OF AN OVERLAPPING TYPE WHICH SHALL DEPEND UPON A DOUBLE ROW OF ELASTOMERIC OR MASTIC-LIKE SEALANT FOR WATER TIGHTNESS.
D. PIPE TO MANHOLE JOINTS SHALL BE AS FOLLOWS:
(1) ELASTOMERIC, RUBBER SLEEVE WITH WATERTIGHT JOINTS AT THE MANHOLE OPENING AND PIPE SURFACES;
(2) CAST INTO THE WALL OR SECURED WITH STAINLESS STEEL CLAMPS;
(3) ELASTOMERIC SEALING RING CAST IN THE MANHOLE OPENING WITH SEAL FORMED ON THE SURFACE OF THE PIPE BY COMPRESSION OF THE RING; AND
(4) NON-SHRINK GROUTED JOINTS WHERE WATERTIGHT BONDING TO THE MANHOLE AND PIPE CAN BE OBTAINED.

- E. MANHOLES SHALL HAVE A BRICK PAVED SHELF AND INVERT CONSTRUCTED TO CONFORM TO THE SIZE OF PIPE AND FLOW. AT CHANGES IN DIRECTION, THE INVERTS SHALL BE LAID OUT IN CURVES OF THE LONGEST RADIUS POSSIBLE TANGENT TO THE CENTER LINE OF THE SEWER PIPES. SHELVES SHALL BE CONSTRUCTED TO THE ELEVATION OF THE HIGHEST PIPE CROWN AND SLOPED TO DRAIN TOWARD THE FLOWING THROUGH CHANNEL. UNDERLAYMENT OF INVERT AND SHELF SHALL CONSIST OF BRICK MASONRY. INVERTS AND SHELVES SHALL BE PLACED AFTER TESTING.

7. PROTECTION OF WATER SUPPLIES

- A. THERE SHALL BE NO PHYSICAL CONNECTION BETWEEN A PUBLIC OR PRIVATE WATER SUPPLY SYSTEM AND A SEWER OR SEWER APPURTENANCE WHICH WOULD PERMIT THE PASSAGE OF SEWAGE OR POLLUTED WATER INTO THE POTABLE SUPPLY. NO WATER PIPE SHALL PASS THROUGH OR COME IN CONTACT WITH ANY PART OF A SEWER OR SEWER MANHOLE.
B. NO SEWER SHALL BE LOCATED WITHIN THE WELL PROTECTIVE RADII ESTABLISHED IN ENV-WS 300 FOR ANY PUBLIC WATER SUPPLY WELLS OR WITHIN 100 FEET OF ANY PRIVATE WATER SUPPLY WELL.
C. SEWERS SHALL BE LOCATED AT LEAST 10 FEET HORIZONTALLY FROM ANY EXISTING OR PROPOSED WATER MAIN.
D. A DEVIATION FROM THE SEPARATION REQUIREMENTS OF (B) OR (C) ABOVE SHALL BE ALLOWED WHERE NECESSARY TO AVOID CONFLICT WITH SUBSURFACE STRUCTURES, UTILITY CHAMBERS, AND BUILDING FOUNDATIONS, PROVIDED THAT THE SEWER IS CONSTRUCTED IN ACCORDANCE WITH THE FORCE MAIN CONSTRUCTION REQUIREMENTS SPECIFIED IN ENV-WQ 704.06.
E. WHENEVER SEWERS MUST CROSS WATER MAINS, THE SEWER SHALL BE CONSTRUCTED AS FOLLOWS:
(1) VERTICAL SEPARATION OF THE SEWER AND WATER MAIN SHALL BE NOT LESS THAN 18 INCHES, WITH WATER ABOVE SEWER; AND
(2) SEWER PIPE JOINTS SHALL BE LOCATED AT LEASE 6 FEET HORIZONTALLY FROM THE WATER MAIN.



SEWER SERVICE DETAIL

NOT TO SCALE

STANDARD TRENCH NOTES - SEWER

1. ORDERED EXCAVATION OF UNSUITABLE MATERIAL BELOW GRADE SHALL BE REPLACED WITH BEDDING MATERIAL. SEE ALSO NOTE 4.

2. BEDDING: SCREENED GRAVEL AND/OR CRUSHED STONE FREE FROM ORGANIC MATTER, CLAY, AND/OR LOAM MEETING ASTM C33 STONE SIZE NO. 67.

100% PASSING	1 INCH SCREEN
90-100% PASSING	¾ INCH SCREEN
20-55% PASSING	⅝ INCH SCREEN
0-10% PASSING	#4 SIEVE
0-5% PASSING	#8 SIEVE

3. SAND BLANKET: CLEAN SAND FREE FROM ORGANIC MATTER, SO GRADED THAT 100% PASSES A ½ INCH SIEVE AND NOT MORE THAN 15% PASSES A #200 SIEVE.

4. SUITABLE MATERIAL: IN ROADS, ROAD SHOULDERS, WALKWAYS, AND TRAVELED WAYS, SUITABLE MATERIAL FOR TRENCH BACKFILL SHALL BE THE NATURAL MATERIAL EXCAVATED FROM THE TRENCH DURING THE COURSE OF CONSTRUCTION, AFTER EXCLUDING DEBRIS, PIECES OF PAVEMENT, ORGANIC MATTER, TOP SOIL, WET OR SOFT MUCK, PEAT OR CLAY, EXCAVATED LEDGE MATERIAL, AND ALL ROCKS OVER SIX INCHES IN LARGEST DIMENSION, OR ANY MATERIAL NOT APPROVED BY THE ENGINEER.

TRENCH BACKFILL IN CROSS-COUNTRY LOCATIONS SHALL BE SUITABLE MATERIAL AS DESCRIBED ABOVE, EXCEPT THAT TOP SOIL, LOAM, MUCK, OR PEAT MAY BE USED PROVIDED THAT THE COMPLETED CONSTRUCTION WILL BE STABLE AND ACCESS TO THE PIPE FOR MAINTENANCE AND RECONSTRUCTION IS PRESERVED. BACKFILL SHALL BE MOUNDED TO A HEIGHT OF SIX INCHES ABOVE THE ORIGINAL GROUND SURFACE

5. BASE COURSE FOR TRENCH REPAIR SHALL MEET THE REQUIREMENTS OF SECTION 300 OF THE LATEST EDITION OF THE STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION OF THE STATE OF NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION.

6. SHEETTING: ALL TRENCH SUPPORTS SHALL CONFORM TO OSHA STANDARDS. CONTRACTOR IS RESPONSIBLE FOR OSHA COMPLIANCE AND WORKER SAFETY THROUGHOUT CONSTRUCTION.

7. TRENCH DIMENSIONS: W = MAXIMUM ALLOWABLE TRENCH WIDTH MEASURED 12 INCHES ABOVE THE PIPE. FOR PIPES 15 INCHES NOMINAL DIAMETER (D) OR LESS, W SHALL BE NO MORE THAN 36 INCHES; FOR PIPES GREATER THAN 15 INCHES NOMINAL DIAMETER, W SHALL BE 24 INCHES PLUS THE PIPE OUTSIDE DIAMETER. W SHALL ALSO BE THE PAYMENT WIDTH FOR LEDGE EXCAVATION AND FOR ORDERED EXCAVATION BELOW GRADE. THE MAXIMUM ALLOWABLE TRENCH PAVEMENT PAYMENT WIDTH SHALL BE 8 FEET CENTERED OVER PIPE.

8. PIPE INSULATION AT STORM DRAIN CROSSING: INSTALL 2" THICK RIGID FOAM INSULATION OVER SEWER AT STORM DRAIN CROSSINGS, EXTEND INSULATION 4 FEET EITHER SIDE OF STORM DRAIN ALONG SEWER.

PIPE BEDDING SHALL BE SCREENED GRAVEL AND/OR CRUSHED STONE FREE FROM ORGANIC MATTER, CLAY, AND/OR LOAM MEETING ASTM C33 STONE SIZE NO. 67. BEDDING SHALL EXTEND FROM THE SPRING LINE OF THE PIPE TO A MINIMUM DEPTH OF 6" BELOW THE BOTTOM OF THE PIPE OUTSIDE SURFACE.

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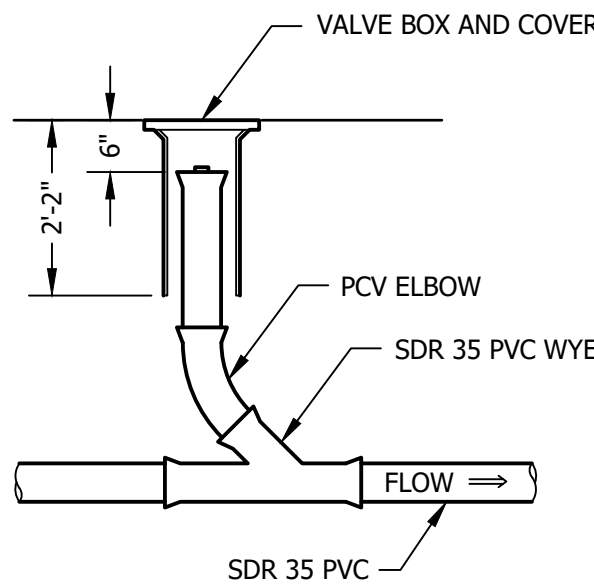
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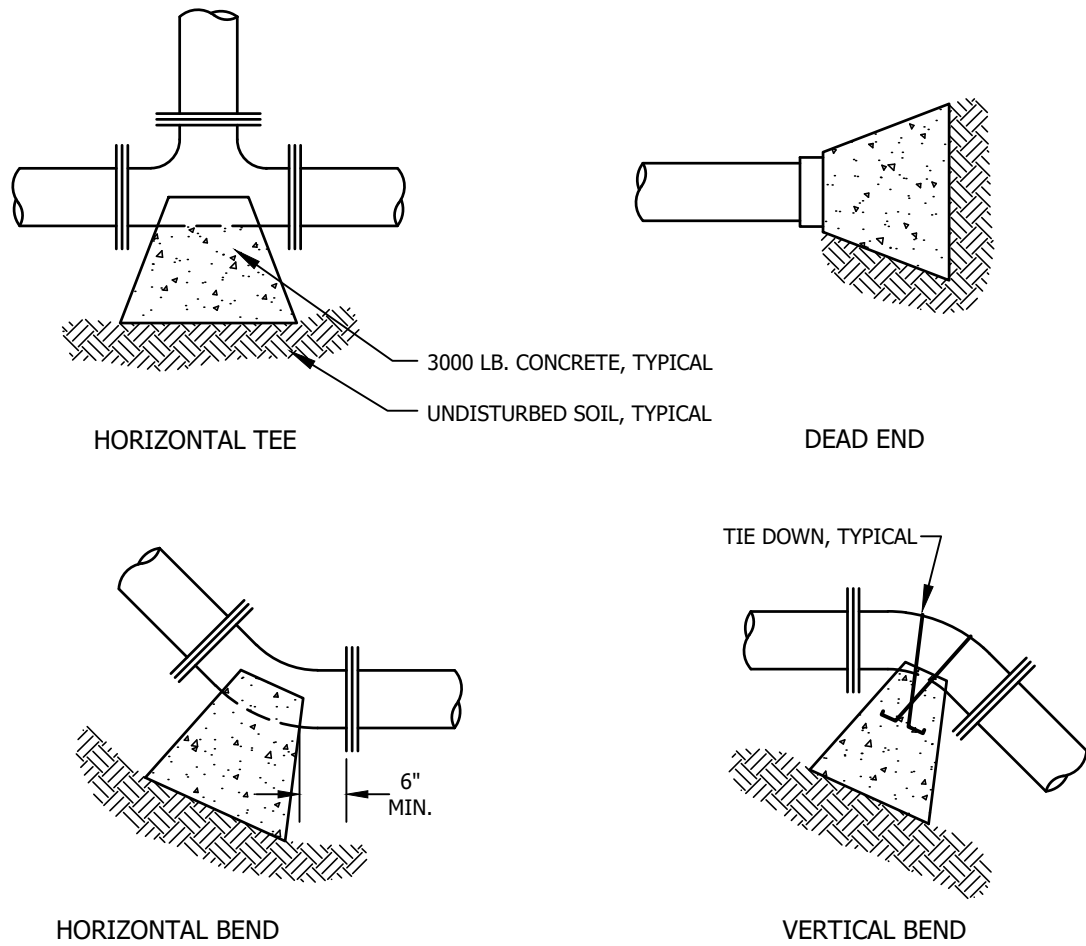
SEWER CLEANOUT DETAIL

NOT TO SCALE

- BLOCKS MUST BE POURED AGAINST UNDISTURBED SOIL
- THE PIPE JOINT AND BOLTS MUST BE ACCESSIBLE.
- CONCRETE SHOULD BE CURED FOR AT LEAST 5 DAYS AND SHOULD HAVE A COMPRESSION STRENGTH OF 3,000 LBS. AT 28 DAYS.
- BLOCKS MUST BE POSITIONED TO COUNTERACT THE DIRECTION OF THE RESULTANT THRUST FORCE.

RESTRAINED JOINTS MAY BE USED FOR RESISTING THRUST FORCES WHERE THERE IS A SHORTAGE OF SPACE OR WHERE THE SOIL BEHIND A FITTING WILL NOT PROVIDE ADEQUATE SUPPORT. THIS RESTRAINING METHOD INVOLVES PLACEMENT OF THESE SPECIAL JOINTS AT APPROPRIATE FITTINGS AND FOR A PREDETERMINED NUMBER OF PIPE LENGTHS ON EACH SIDE, (MINIMUM 15 FEET).

NOMINAL PIPE DIA. (INCHES)	TOTAL THRUST (POUNDS)				
	DEAD END	90° BEND	45° BEND	22½° BEND	1¼° BEND
4	1,810	2,559	1,385	706	355
6	3,739	5,288	2,862	1,459	733
8	6,433	9,097	4,923	2,510	1,261
10	9,677	13,685	7,406	3,776	1,897
12	13,685	19,353	10,474	5,340	2,683
14	18,385	26,001	14,072	7,174	3,604
16	23,779	33,628	18,199	9,278	4,661
18	29,865	42,235	22,858	11,653	5,855
20	36,644	51,822	28,046	14,298	7,183
24	52,279	73,934	40,013	20,398	10,249



THRUST BLOCK NOTES & DETAILS

NOT TO SCALE

NOTE:
TO DETERMINE THRUST AT PRESSURES OTHER THAN 100 PSI, MULTIPLY THE THRUST OBTAINED IN THE TABLE BY THE RATIO OF THE PRESSURE TO 100. FOR EXAMPLE, THE THRUST ON A 12 INCH, 90° BEND AT 125 PSI IS:
 $19,353 \times 125 = 24,191$ POUNDS

TO DETERMINE THE SIZE OF A CONCRETE THRUST BLOCK, DIVIDE THE TOTAL FORCE BY THE BEARING VALUE OF THE SOIL. THE QUOTIENT WILL BE THE SIZE OF THE BEARING AREA OF THE THRUST BLOCK IN SQUARE FEET. APPROXIMATE VALUES FOR VARIOUS TYPES OF SOIL ARE LISTED BELOW.

SOIL	BEARING LOAD (LBS./SQ. FT.)
MUCK	0
SOFT CLAY	1,000
SILT	1,500
SANDY SILT	3,000
SAND	4,000
SANDY CLAY	6,000

STANDARD TRENCH NOTES - WATER

1. ORDERED EXCAVATION OF UNSUITABLE MATERIAL BELOW GRADE SHALL BE REPLACED WITH BEDDING MATERIAL. SEE ALSO NOTE 4.

2. BEDDING: SCREENED GRAVEL AND/OR CRUSHED STONE FREE FROM ORGANIC MATTER, CLAY, AND/OR LOAM MEETING ASTM C33 STONE SIZE NO. 67.

100% PASSING	1 INCH SCREEN
90-100% PASSING	¾ INCH SCREEN
20-55% PASSING	⅝ INCH SCREEN
0-10% PASSING	#4 SIEVE
0-5% PASSING	#8 SIEVE

3. SAND BLANKET: CLEAN SAND FREE FROM ORGANIC MATTER, SO GRADED THAT 100% PASSES A ½ INCH SIEVE AND NOT MORE THAN 15% PASSES A #200 SIEVE.

4. SUITABLE MATERIAL: IN ROADS, ROAD SHOULDERS, WALKWAYS, AND TRAVELED WAYS, SUITABLE MATERIAL FOR TRENCH BACKFILL SHALL BE THE NATURAL MATERIAL EXCAVATED FROM THE TRENCH DURING THE COURSE OF CONSTRUCTION, AFTER EXCLUDING DEBRIS, PIECES OF PAVEMENT, ORGANIC MATTER, TOP SOIL, WET OR SOFT MUCK, PEAT OR CLAY, EXCAVATED LEDGE MATERIAL, AND ALL ROCKS OVER SIX INCHES IN LARGEST DIMENSION, OR ANY MATERIAL NOT APPROVED BY THE ENGINEER.

TRENCH BACKFILL IN CROSS-COUNTRY LOCATIONS SHALL BE SUITABLE MATERIAL AS DESCRIBED ABOVE, EXCEPT THAT TOP SOIL, LOAM, MUCK, OR PEAT MAY BE USED PROVIDED THAT THE COMPLETED CONSTRUCTION WILL BE STABLE AND ACCESS TO THE PIPE FOR MAINTENANCE AND RECONSTRUCTION IS PRESERVED. BACKFILL SHALL BE MOUNDED TO A HEIGHT OF SIX INCHES ABOVE THE ORIGINAL GROUND SURFACE

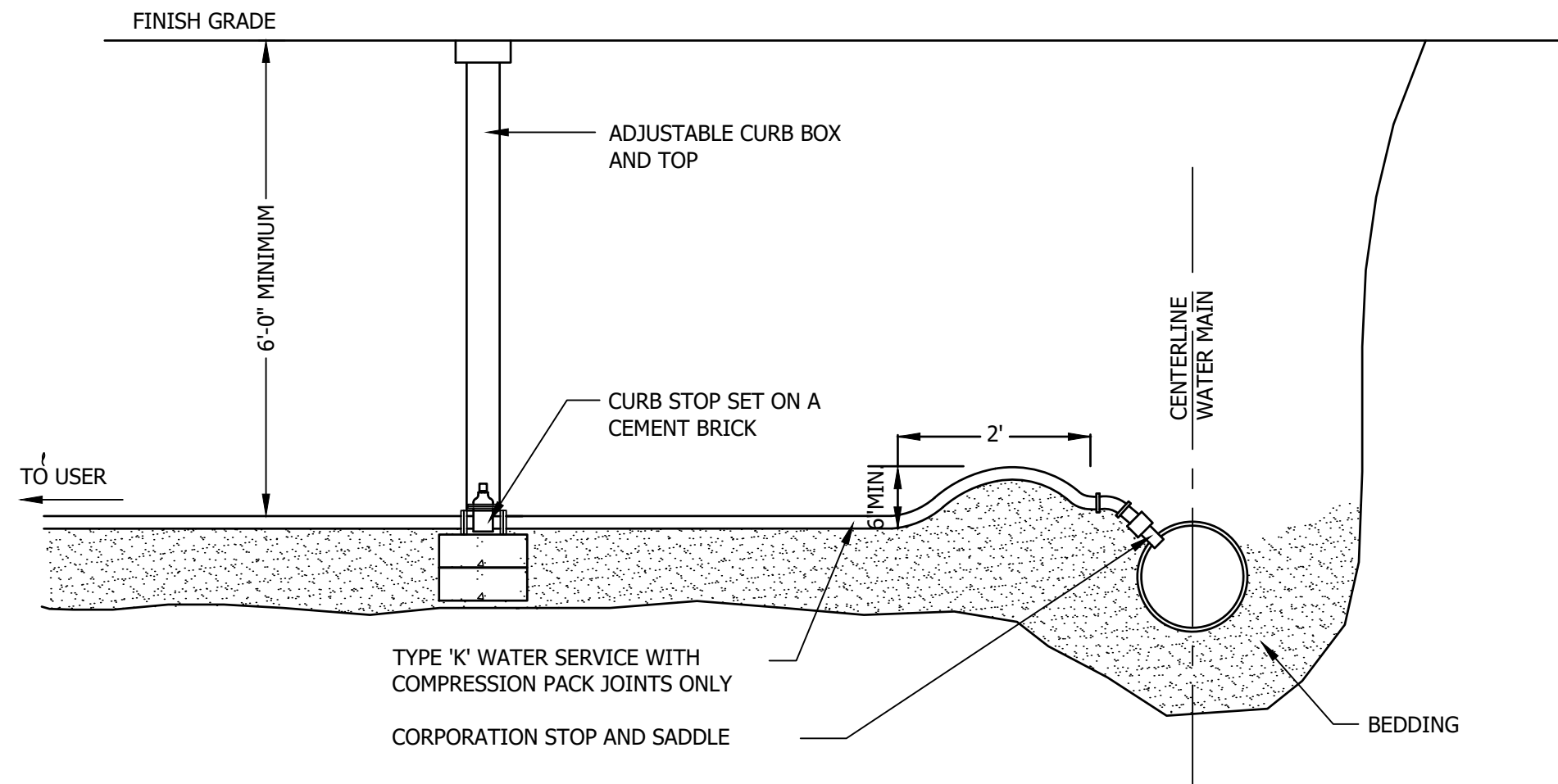
5. BASE COURSE FOR TRENCH REPAIR SHALL MEET THE REQUIREMENTS OF SECTION 300 OF THE LATEST EDITION OF THE STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION OF THE STATE OF NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION.

6. SHEETTING: ALL TRENCH SUPPORTS SHALL CONFORM TO OSHA STANDARDS. CONTRACTOR IS RESPONSIBLE FOR OSHA COMPLIANCE AND WORKER SAFETY THROUGHOUT CONSTRUCTION.

7. TRENCH DIMENSIONS: W = MAXIMUM ALLOWABLE TRENCH WIDTH MEASURED 12 INCHES ABOVE THE PIPE. FOR PIPES 15 INCHES NOMINAL DIAMETER (D) OR LESS, W SHALL BE NO MORE THAN 36 INCHES; FOR PIPES GREATER THAN 15 INCHES NOMINAL DIAMETER, W SHALL BE 24 INCHES PLUS THE PIPE OUTSIDE DIAMETER. W SHALL ALSO BE THE PAYMENT WIDTH FOR LEDGE EXCAVATION AND FOR ORDERED EXCAVATION BELOW GRADE. THE MAXIMUM ALLOWABLE TRENCH PAVEMENT PAYMENT WIDTH SHALL BE 8 FEET CENTERED OVER PIPE.

8. WATER/SEWER SEPARATION: WATER MAINS SHALL BE SEPARATED FROM SANITARY SEWER BY A MINIMUM OF 10 FEET HORIZONTALLY AND A MINIMUM OF 18 INCHES VERTICALLY, WITH THE WATER MAIN ABOVE THE SEWER.

9. PIPE COVER: COVER OVER WATER SHALL BE 6 FEET MINIMUM IN ALL LOCATIONS.



WATER SERVICE CONNECTION

NOT TO SCALE

FOR REVIEW
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WEEKS MEDICAL CENTER

SITE PLAN

LITTLETON, NH

SEWER & WATER DETAILS

NO.	DATE	REVISION DESCRIPTION	ENG	DWG

DATE: MAR 2024	PROJECT #: 230710
ENG'N'D BY: JCH	DRAWN BY: JCH
CHECK'D BY: AJP	ARCHIVE #: H-___

C5.0

SEEDING RECOMMENDATIONS

1. GRADING AND SHAPING

A. 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.

2. SEEDBED PREPARATION

A. SURFACE AND SEEPAGE WATER SHOULD BE DRAINED OR DIVERTED FROM THE SITE TO PREVENT DROWNING OR WINTER KILLING OF THE PLANTS.

B. 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 AMENDED WITH ORGANIC MATTER AND TILLED TO A DEPTH OF ABOUT 4 INCHES TO PREPARE A SEEDBED AND MIX FERTILIZER AND LIME THOROUGHLY INTO THE SOIL. THE SEEDBED SHOULD BE LEFT IN A REASONABLY FIRM AND SMOOTH CONDITION. THE LAST TILLAGE OPERATION SHOULD BE PERFORMED ACROSS THE SLOPE WHEREVER PRACTICAL.

3. ESTABLISHING VEGETATION

A. 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 100 LBS. PER 1,000 SQ. FT.
-NITROGEN (N), 50 LBS., PER ACRE OR 1.1 LBS. PER 1,000 SQ. FT.
-PHOSPHATE (P₂O₅), 100 LBS. PER ACRE OR 2.2 LBS. PER 1,000 SQ. FT.
-POTASH (K₂O), 100 LBS. PER ACRE OR 2.2 LBS. PER 1,000 SQ. FT.

(NOTE: THIS IS THE EQUIVALENT OF 500 LBS. PER ACRE OF 10-20-20 FERTILIZER OR 1,000 LBS. PER ACRE OF 5-10-10).

B. 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.

C. SEEDING GUIDE:

USE	SEEDING MIXTURE (SEE 3D)	SOIL TYPE			
		DROUGHTY	WELL DRAINED	MOD. WELL DRAINED	POORLY DRAINED
STEEP CUTS AND FILLS, BORROW AND DISPOSAL AREAS	A	FAIR	GOOD	GOOD	FAIR
	B	POOR	GOOD	FAIR	FAIR
	C	FAIR	EXCELLENT	EXCELLENT	POOR
WATERWAYS, EMERGENCY SPILL-WAYS, AND OTHER CHANNELS WITH FLOWING WATER	A	GOOD	GOOD	GOOD	FAIR
LIGHTLY USED PARKING LOTS, ODD AREAS, UNUSED LANDS, AND LOW INTENSITY USE RECREATION SITES	A	GOOD	GOOD	GOOD	FAIR
	B	GOOD	GOOD	FAIR	POOR

D. SEEDING RATES:

MIXTURE	POUNDS PER ACRE	POUNDS PER 1,000 SQ. FT.
A TALL FESCUE	20	0.45
CREeping RED FESCUE	20	0.45
REDTOP	2	0.05
TOTAL:	42	0.95
B TALL FESCUE	15	0.35
CREeping RED FESCUE	10	0.25
CROWN VETCH OR	15 OR	0.35 OR
FLATPEA	30	0.75
TOTAL:	40 OR 55	0.95 OR 1.35
C TALL FESCUE	20	0.45
FLATPEA	30	0.75
TOTAL:	50	1.20

E. WHEN SEEDED AREAS ARE MULCHED, PLANTINGS MAY BE MADE FROM EARLY SPRING TO SEPTEMBER 15. WHEN SEEDED AREAS ARE NOT MULCHED, PLANTINGS SHOULD BE MADE FROM EARLY SPRING TO MAY 20 OR FROM AUGUST 10 TO SEPTEMBER 1.

F. TEMPORARY SEEDING RATES:

SPECIES	POUNDS PER ACRE	POUNDS PER 1,000 SQ. FT.	REMARKS
WINTER RYE	112	2.5	BEST FOR FALL SEEDING. SEED FROM AUGUST TO SEPTEMBER 5TH FOR BEST COVER. SEED TO A DEPTH OF 1 INCH.
OATS	80	2.0	BEST FOR SPRING SEEDING. SEED NO LATER THAN MAY 15TH FOR SUMMER PROTECTION. SEED TO A DEPTH OF 1 INCH.
ANNUAL RYEGRASS	40	1.0	GROWS QUICKLY, BUT IS OF SHORT DURATION. USE WHERE APPEARANCES ARE NOT IMPORTANT. SEED EARLY SPRING AND/OR BETWEEN AUGUST 15TH AND SEPTEMBER 15TH. COVER SEED WITH NO MORE THAN 0.25 INCH OF SOIL.
PERENNIAL RYEGRASS	30	0.7	GOOD COVER WHICH IS LONGER LASTING THAN ANNUAL RYEGRASS. SEED BETWEEN APRIL 1ST AND JUNE 1ST AND/OR BETWEEN AUGUST 15TH AND SEPTEMBER 15TH. MULCHING WILL ALLOW SEEDING THROUGHOUT THE GROWING SEASON. SEED TO A DEPTH OF APPROXIMATELY 0.5 INCH.

4. MULCH

A. HAY, STRAW, OR OTHER MULCH, WHEN NEEDED, SHOULD BE APPLIED IMMEDIATELY AFTER SEEDING.

B. MULCH WILL BE HELD IN PLACE USING APPROPRIATE TECHNIQUES FROM THE BEST MANAGEMENT PRACTICE FOR MULCHING.

5. MAINTENANCE TO ESTABLISH A STAND

A. PLANTED AREAS SHOULD BE PROTECTED FROM DAMAGE BY FIRE, GRAZING, TRAFFIC, AND DENSE WEED GROWTH.

B. FERTILIZATION NEEDS SHOULD BE DETERMINED BY ON SITE INSPECTIONS. SUPPLEMENTAL FERTILIZER IS USUALLY THE KEY TO FULLY COMPLETE THE ESTABLISHMENT OF THE STAND BECAUSE MOST PERENNIALS TAKE 2 TO 3 YEARS TO BECOME ESTABLISHED.

C. IN WATERWAYS, CHANNELS, OR SWALES WHERE UNIFORM FLOW CONDITIONS ARE ANTICIPATED, OCCASIONAL MOWING MAY BE NECESSARY TO CONTROL GROWTH OF WOODY VEGETATION.

EROSION CONTROL GENERAL NOTES

A. KEEP SITE MODIFICATION TO A MINIMUM

1. CONSIDER FITTING THE BUILDINGS AND STREETS TO THE NATURAL TOPOGRAPHY. THIS REDUCES THE NEED FOR CUTS AND FILLS. AVOID EXTENSIVE GRADING THAT WOULD ALTER DRAINAGE PATTERNS OR CREATE VERY STEEP SLOPES.

2. EXPOSE AREAS OF BARE SOIL TO EROSIIVE ELEMENTS FOR THE SHORTEST TIME POSSIBLE.

3. SAVE AND PROTECT DESIRABLE EXISTING VEGETATION WHERE POSSIBLE. ERECT BARRIERS TO PREVENT DAMAGE FROM CONSTRUCTION EQUIPMENT.

4. LIMIT THE GRADES OF SLOPES SO VEGETATION CAN BE EASILY ESTABLISHED AND MAINTAINED.

5. AVOID SUBSTANTIAL INCREASE IN RUNOFF LEAVING THE SITE.

B. MINIMIZE POLLUTION OF WATER DURING CONSTRUCTION ACTIVITIES

1. STOCKPILE TOPSOIL REMOVED FROM CONSTRUCTION AREA AND SPREAD OVER ANY DISTURBED AREAS PRIOR TO REVEGETATION. TOPSOIL STOCKPILES MUST BE PROTECTED FROM EROSION.

2. PROTECT BARE SOIL AREAS EXPOSED BY GRADING ACTIVITIES WITH TEMPORARY VEGETATION OR MULCHES.

3. USE SEDIMENT BASINS TO TRAP DEBRIS AND SEDIMENT WHICH WILL PREVENT THESE MATERIALS FROM MOVING OFF SITE.

4. USE DIVERSIONS TO DIRECT WATER AROUND THE CONSTRUCTION AREA AND AWAY FROM EROSION PRONE AREAS TO POINTS OF SAFE DISPOSAL.

5. USE TEMPORARY CULVERTS OR BRIDGES WHEN CROSSING STREAMS WITH EQUIPMENT.

6. PLACE CONSTRUCTION FACILITIES, MATERIALS, AND EQUIPMENT STORAGE AND MAINTENANCE AREAS AWAY FROM DRAINAGE WAYS.

C. PROTECT AREA AFTER CONSTRUCTION.

1. ESTABLISH GRASS OR OTHER SUITABLE VEGETATION ON ALL DISTURBED AREAS. SELECT SPECIES ADAPTED TO THE SITE CONDITIONS AND THE FUTURE USE OF THE AREA. FINAL GRADES SHALL BE SEEDED WITHIN 72 HOURS. STABILIZATION SHALL BE DEFINED AS 85% VEGETATIVE COVER.

2. MAINTAIN VEGETATED AREAS USING PROPER VEGETATIVE 'BEST MANAGEMENT PRACTICES' DURING THE CONSTRUCTION PERIOD.

3. MAINTAIN NEEDED STRUCTURAL 'BEST MANAGEMENT PRACTICES' AND REMOVE SEDIMENT FROM DETENTION PONDS AND SEDIMENT BASINS AS NEEDED.

4. DETERMINE RESPONSIBILITY FOR LONG TERM MAINTENANCE OF PERMANENT 'BEST MANAGEMENT PRACTICES'.

5. IF CONSTRUCTION IS ANTICIPATED DURING WINTER MONTHS, REFER TO 'COLD WEATHER SITE STABILIZATION REQUIREMENTS'.

D. INVASIVE SPECIES AND FUGITIVE DUST

1. THE PROJECT SHALL NOT CONTRIBUTE TO THE SPREAD OF INVASIVE SPECIES. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EVALUATE WORK AREAS FOR THE PRESENCE OF INVASIVE SPECIES, AND IF FOUND SHALL TAKE NECESSARY MEASURES TO PREVENT THEIR SPREAD IN ACCORDANCE WITH RSA 430:51-57 AND AGR 3800. THE CONTRACTOR SHALL TAKE ALL NECESSARY MEASURES TO PREVENT THE INTRODUCTION OF INVASIVE SPECIES BY INSPECTING AND CLEANING ALL EQUIPMENT ARRIVING ON SITE.

2. FUGITIVE DUST SHALL BE CONTROLLED IN ACCORDANCE WITH ENV-A 1000.

CONSTRUCTION NOTES FOR SEDIMENT FENCE

1. WOVEN WIRE FENCE, IF REQUIRED, TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES.

2. FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP, MID SECTION, AND BOTTOM.

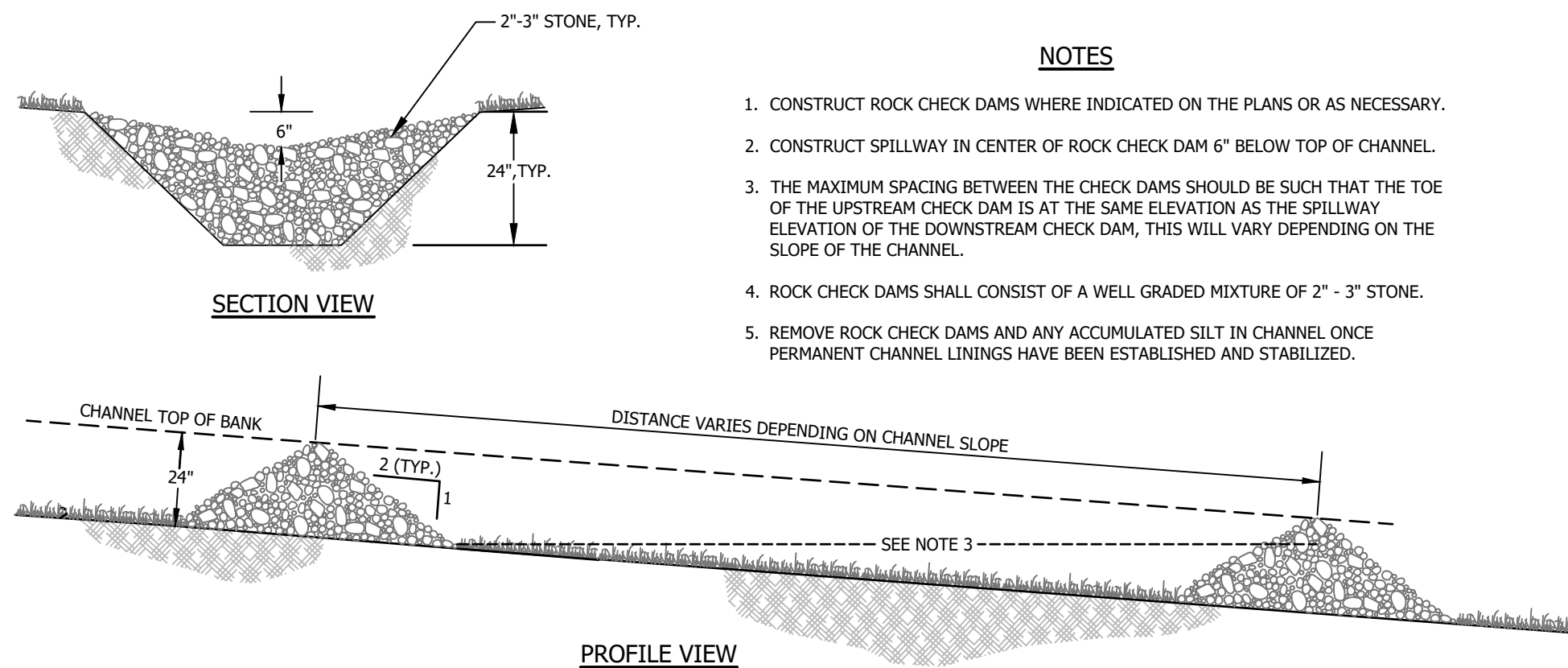
3. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER, THEY SHALL BE OVERLAPPED BY 6 INCHES, FOLDED AND STAPLED.

4. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SEDIMENT FENCE, OR 50% OF CAPACITY IS USED.

5. 12" DIAMETER FILTREXX SILT/SOXX SHALL BE CONSIDERED AN ACCEPTABLE EQUAL TO SEDIMENT FENCE IF INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.

SEDIMENT FENCE

NO SCALE



ROCK CHECK DAM DETAIL

NO SCALE

COLD WEATHER SITE STABILIZATION REQUIREMENTS

TO ADEQUATELY PROTECT WATER QUALITY DURING COLD WEATHER AND DURING SPRING RUNOFF, THE FOLLOWING ADDITIONAL STABILIZATION TECHNIQUES SHALL BE EMPLOYED DURING THE PERIOD FROM OCTOBER 15 THROUGH MAY 1:

1. THE AREA OF EXPOSED, UNSTABILIZED SOIL SHALL BE LIMITED TO 1 ACRE AND SHALL BE PROTECTED AGAINST EROSION BY THE METHODS DESCRIBED IN THIS SECTION PRIOR TO ANY THAW OR SPRING MELT EVENT. THE ALLOWABLE AREA OF EXPOSED SOIL MAY BE INCREASED IF A WINTER CONSTRUCTION PLAN, DEVELOPED BY A QUALIFIED ENGINEER OR A CPESC SPECIALIST, IS REVIEWED AND APPROVED BY NHDES.

2. ALL PROPOSED VEGETATED AREAS HAVING A SLOPE OF LESS THAN 15% WHICH DO NOT EXHIBIT A MINIMUM OF 85% VEGETATIVE GROWTH BY OCTOBER 15, OR WHICH ARE DISTURBED AFTER OCTOBER 15, SHALL BE SEEDED AND COVERED WITH 3 TO 4 TONS OF HAY OR STRAW MULCH PER ACRE, SECURED WITH ANCHORED NETTING OR TACKIFIER, OR 2 INCHES OF EROSION CONTROL MIX MEETING THE CRITERIA OF ENV-WQ 1506.05(D) THROUGH (H).

3. ALL PROPOSED VEGETATED AREAS HAVING A SLOPE OF GREATER THAN 15% WHICH DO NOT EXHIBIT A MINIMUM OF 85% VEGETATIVE GROWTH BY OCTOBER 15, OR WHICH ARE DISTURBED AFTER OCTOBER 15, SHALL BE SEEDED AND COVERED WITH PROPERLY INSTALLED AND ANCHORED EROSION CONTROL MATTING OR WITH A MINIMUM 4 INCH THICKNESS OF EROSION CONTROL MIX MEETING THE CRITERIA OF ENV-WQ 1506.05(D) THROUGH (H).

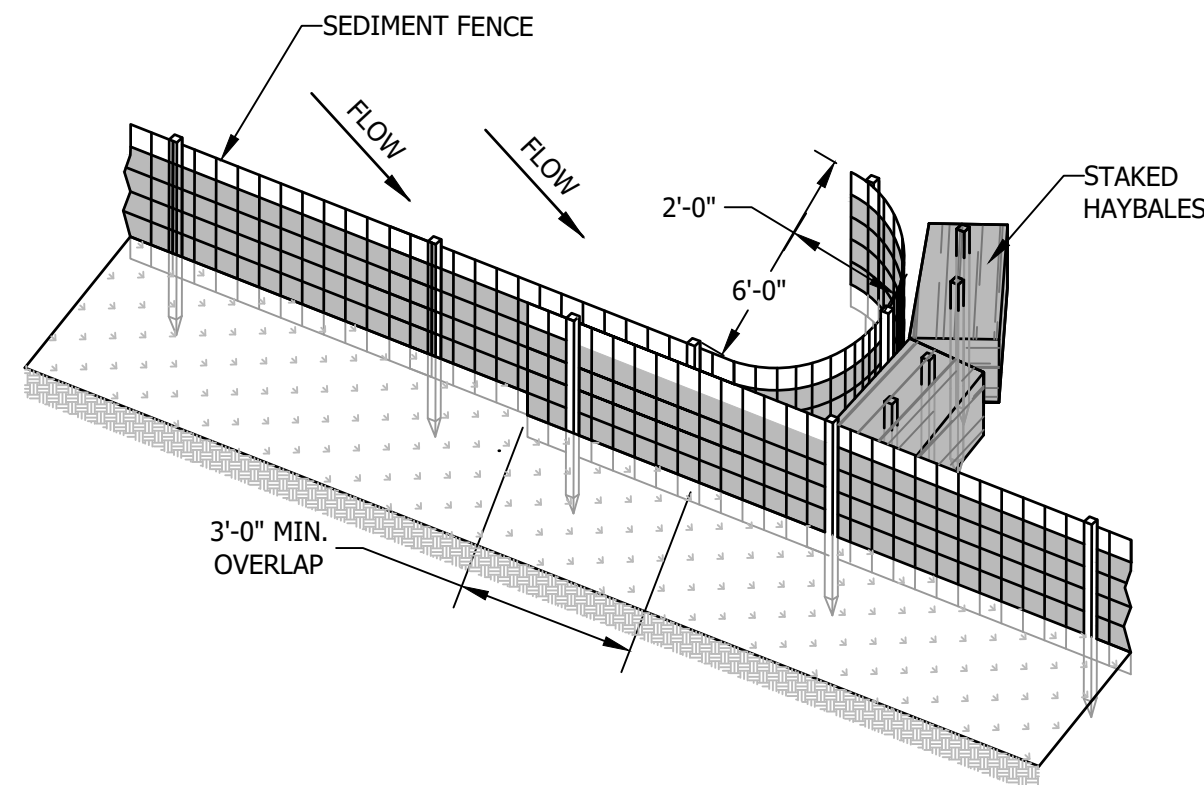
4. INSTALLATION OF ANCHORED HAY MULCH OR EROSION CONTROL MIX, MEETING THE CRITERIA OF ENV-WQ 1506.05(D) THROUGH (H), SHALL NOT OCCUR OVER SNOW OF GREATER THAN 1 INCH IN DEPTH.

5. INSTALLATION OF EROSION CONTROL MATTING SHALL NOT OCCUR OVER SNOW OF GREATER THAN ONE INCH IN DEPTH OR ON FROZEN GROUND.

6. ALL PROPOSED STABILIZATION IN ACCORDANCE WITH NOTES 2 OR 3 ABOVE, SHALL BE COMPLETED WITHIN 1 DAY OF ESTABLISHING THE GRADE THAT IS FINAL OR THAT OTHERWISE WILL EXIST FOR MORE THAN 5 DAYS.

7. ALL DITCHES OR SWALES WHICH DO NOT EXHIBIT A MINIMUM OF 85% VEGETATIVE GROWTH BY OCTOBER 15, OR WHICH ARE DISTURBED AFTER OCTOBER 15, SHALL BE STABILIZED TEMPORARILY WITH STONE OR EROSION CONTROL BLANKETS APPROPRIATE FOR THE DESIGN FLOW CONDITIONS, AS DETERMINED BY THE OWNER'S ENGINEERING CONSULTANT.

8. AFTER OCTOBER 15, INCOMPLETE ROAD OR PARKING AREAS WHERE ACTIVE CONSTRUCTION OF THE ROAD OR PARKING AREA HAS STOPPED FOR THE WINTER SEASON SHALL BE PROTECTED WITH A MINIMUM 3 INCH LAYER OF BASE COURSE GRAVELS MEETING THE GRADATION REQUIREMENTS OF NHDOT STANDARD SPECIFICATION FOR ROAD AND BRIDGE CONSTRUCTION, 2016, ITEM NO. 304.1 OR 304.2.



SEDIMENT FENCE POCKET

NO SCALE

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CONSTRUCTION SEQUENCE

1. PREPARE AN EROSION CONTROL PLAN OR A STORMWATER POLLUTION PREVENTION PLAN (SWPPP) IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REQUIREMENTS.

2. INSTALL CONSTRUCTION ENTRANCE, SEE DETAIL.

3. CUT AND CLEAR TREES WITHIN THE CLEARING LIMITS.

4. INSTALL SEDIMENT FENCES, ROCK CHECK DAMS, AND OTHER APPROPRIATE EROSION CONTROL MEASURES AT LOCATIONS SHOWN ON THE PLANS AND AS NEEDED.

5. GRUB SITE WITHIN GRADING LIMITS.

6. STRIP AND STOCKPILE TOPSOIL AND INSTALL EROSION CONTROL MEASURES.

7. INSTALL/ADJUST SEDIMENT FENCE, CHECK DAMS, AND HAYBALES, AS REQUIRED.

8. CONSTRUCT PERMANENT STORMWATER CONTROLS AS SOON AS PRACTICAL. DO NOT DIRECT STORMWATER TOWARD TREATMENT BASINS, PONDS, SWALES, DITCHES AND LEVEL SPREADERS UNTIL THEY HAVE BEEN STABILIZED.

9. PROCEED WITH WORK, LIMITING THE DURATION OF DISTURBANCE. THE MAXIMUM OF UNCOVERED DISTURBED EARTH AT ANY ONE TIME IS FIVE ACRES. THE MAXIMUM LENGTH OF TIME THAT DISTURBED EARTH MAY BE LEFT UNSTABILIZED IS 45 DAYS.

10. BEGIN SEEDING AND MULCHING IMMEDIATELY AFTER GRADING. ALL DISTURBED AREAS SHALL BE STABILIZED WITH APPROVED METHODS WITHIN 72 HOURS OF ACHIEVING FINISHED GRADE.

AN AREA SHALL BE CONSIDERED STABLE IF ONE OF THE FOLLOWING HAS OCCURRED:

A) BASE COURSE GRAVELS HAVE BEEN INSTALLED IN AREAS TO BE PAVED;
B) A MINIMUM OF 85% VEGETATED GROWTH HAS BEEN ESTABLISHED;
C) A MINIMUM OF 3" OF NON-EROSIVE MATERIAL SUCH AS STONE OR RIPRAP HAS BEEN INSTALLED; OR
D) EROSION CONTROL BLANKETS HAVE BEEN PROPERLY INSTALLED.

11. INSPECT ALL EROSION CONTROL MEASURES ON A DAILY BASIS AND AFTER EVERY 0.5 INCHES OF PRECIPITATION. MAINTAIN SEDIMENT FENCE, SEDIMENT TRAPS, HAY BALES, ETC., AS NECESSARY.

12. PAVE ROADWAYS AND/OR PARKING AREAS.

13. PLACE TOPSOIL, SEED AND MULCH.

14. COMPLETE ALL REMAINING PERMANENT EROSION CONTROL STRUCTURES.

15. MONITOR THE SITE AND MAINTAIN STRUCTURES AS NEEDED UNTIL FULL VEGETATION IS ESTABLISHED.

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SITE PLAN

LITTLETON, NH

EROSION DETAILS

NO.	DATE	REVISION DESCRIPTION	ENG	DWG

DATE: MAR 2024 PROJECT #: 230710

ENGINE'D BY: JCH DRAWN BY: JCH

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