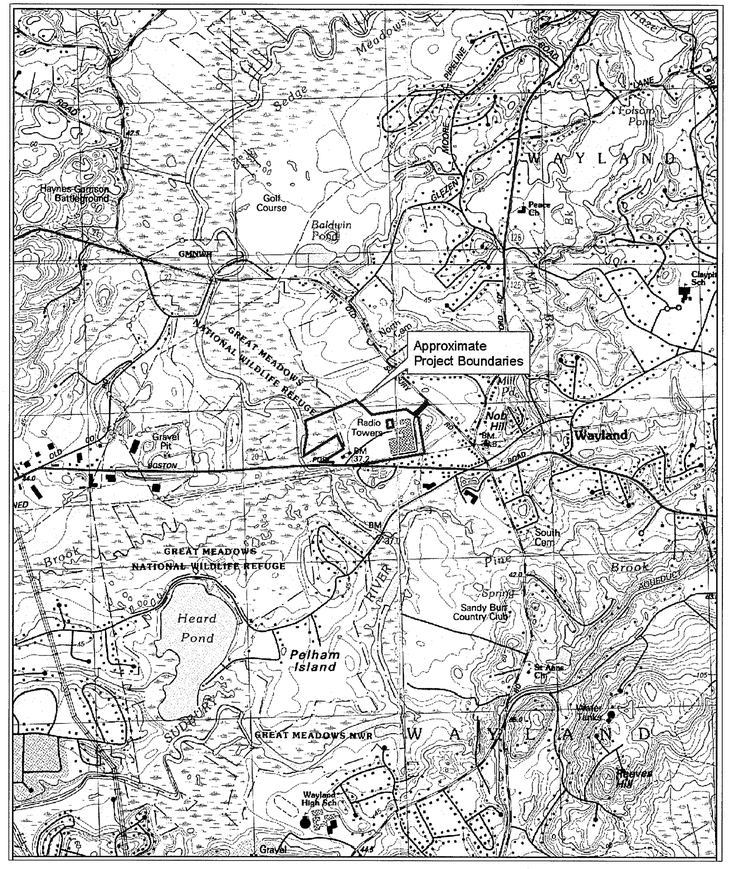
WAYLAND TOWN CENTER

400 BOSTON POST ROAD – WAYLAND, MASSACHUSETTS

MASTER SPECIAL PERMIT SUBMISSION

DRAWING LIST

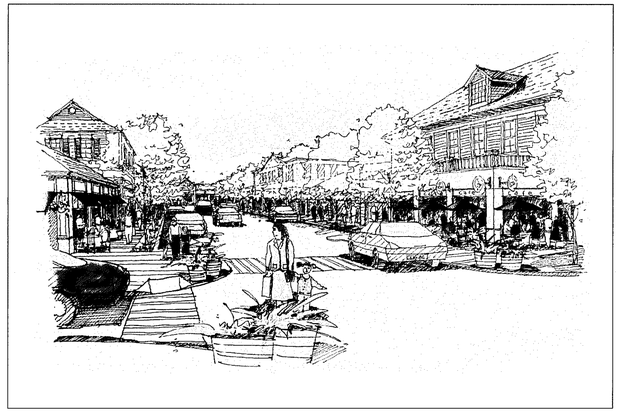
A-0	Cover Sheet
A-1	Orthographic Map
A-2	Neighborhood Contextual Map
A-3	Commercial Signage Plan
A-3a	Commercial Signage Plan Elevations
A-4	Use and Massing Plan
A-5	Commercial Building Elevations
A-6	Commercial Building Elevations
A-7	Commercial Building Elevations
A-8	Commercial & Residential Building Elevations
A-9	Perspective Massing Views
A-10	Building R-1 Plans
A-11	Building R-1 Elevations
A-12	Building R-2 Plans
A-13	Building R-2 Elevations
A-14	Building R-3 Plan
A-15	Building R-3 Elevations
A-16	Building R-4 Plans
A-17	Building R-4 Elevations
A-18	Building R-5 Plans
A-19	Building R-5 Elevations
A-20	Building R-6, 7, 8, 9 + 10 Plans + Elevations
A-21	Building R-11, Plans + Elevations
C-0	Abbreviations, Legend and Notes
C-1	Existing Conditions Plan
C-2	Demolition and Erosion Control Plan
C-3	Grading and Drainage Plan
C-4	Utility Plan
C-5	Parking and Traffic Control Plan
C-6	Development Plan
C-7	Erosion Control Details
C-8	Drainage Details
C-9	Utility Details I
C-10	Utility Details II
C-11	Subsurface Sewage Disposal System Details
C-12	Fast System Details
C-13	Layout and Materials Details I
C-14	Layout and Materials Details II
ES-1	Legend, Notes and Lighting Fixture Schedule
ES-2	Electrical Utility Site Plan – Demolition
ES-3	Electrical Utility Site Plan – New Work
ES-4	Electrical Site Plan – Lighting
ES-5	Miscellaneous Details – Sheet No. 1
ES-6	Miscellaneous Details – Sheet No.2
L-1	Landscape Plan
L-2	Landscape Detail Plan
L-3	Buffer Planting Plan
L-4	Street Tree Planting Plan
L-5	Landscape Sections and Plant List
L-6	Landscape Site Details
LH1	Landscape Plan
LH2	Landscape Detail Plan
LH3	Site Materials Design Palette 1
LH4	Site Materials Design Palette 2
LH5	Site Materials Design Palette 3
LH6	Prototypical Sections
LH7	Buffer Planting Section & Elevation



Scale: 1" = 1500'

0 750' 1500' 3000'

USGS LOCUS MAP



PROJECT TEAM

OWNER/DEVELOPER	**TWENTY WAYLAND, LLC** 45 BROAD STREET, 4TH FLOOR BOSTON, MA 02109
ARCHITECT/MASTER PLANNER	**ARROWSTREET** 212 ELM STREET SOMERVILLE, MA 02144
HOUSING ARCHITECT	**SHESKEY ARCHITECTS** 14 FRANKLIN STREET QUINCY, MA 02169
CIVIL ENGINEER	**RJ O'CONNELL & ASSOCIATES, INC.** 600 UNICORN PARK DRIVE WOBURN, MA 01801
LANDSCAPE ARCHITECT	**CBA LANDSCAPE** 212 ELM STREET SOMERVILLE, MA 02144
SITE LIGHTING	**ID GROUP** 38 CHAUNCY STREET BOSTON, MA 02111
TRAFFIC	**R. D. VANASSE & ASSOCIATES** 10 NEW ENGLAND BUSINESS CENTER DR. ANDOVER, MA 01801

COMMONWEALTH OF MASSACHUSETTS – REGISTERED ARCHITECT – THEODORE T. TRENT – No. 5145 – BOSTON

Revision Date: 05 OCTOBER 2007
Incorporating
Planning Board Comments

10 MAY 2007

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SUSKEY ARCHITECTS
14 Franklin Street
Quincy, MA 02169

Proponent:

Twenty Wayland, LLC
45 Broad Street, 4th Floor
Boston, MA 02109

Project No:	06065
Drawn By:	
Checked By:	
Issue Date:	10 MAY 2007
Revision Date: Incorporating Planning Board Comments	05 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

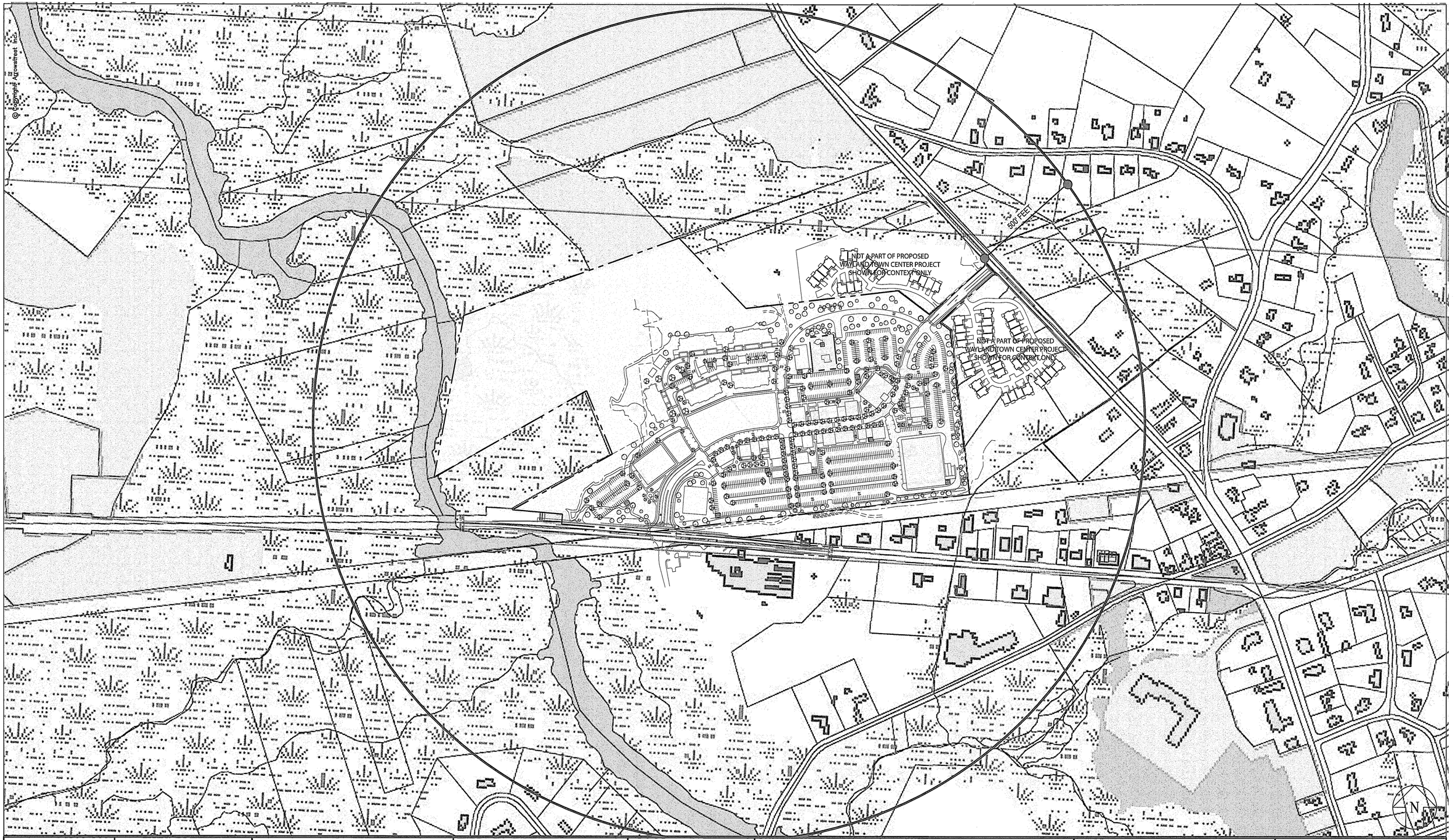
Drawing Title:

Orthographic Map

Drawing Number

SCALE 1"=600'

A-1



GEORGE T. TREADWELL JR. REGISTERED ARCHITECT No. 5145 BOSTON, MA COMMONWEALTH OF MASSACHUSETTS

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SHISKIN ARCHITECTS
14 Franklin Street
Quincy, MA 02169

Proponent:

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Project:

Wayland Town Center

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Drawing Title:

Neighborhood Contextual Map

Drawing Number

SCALE 1"=200'

A-2

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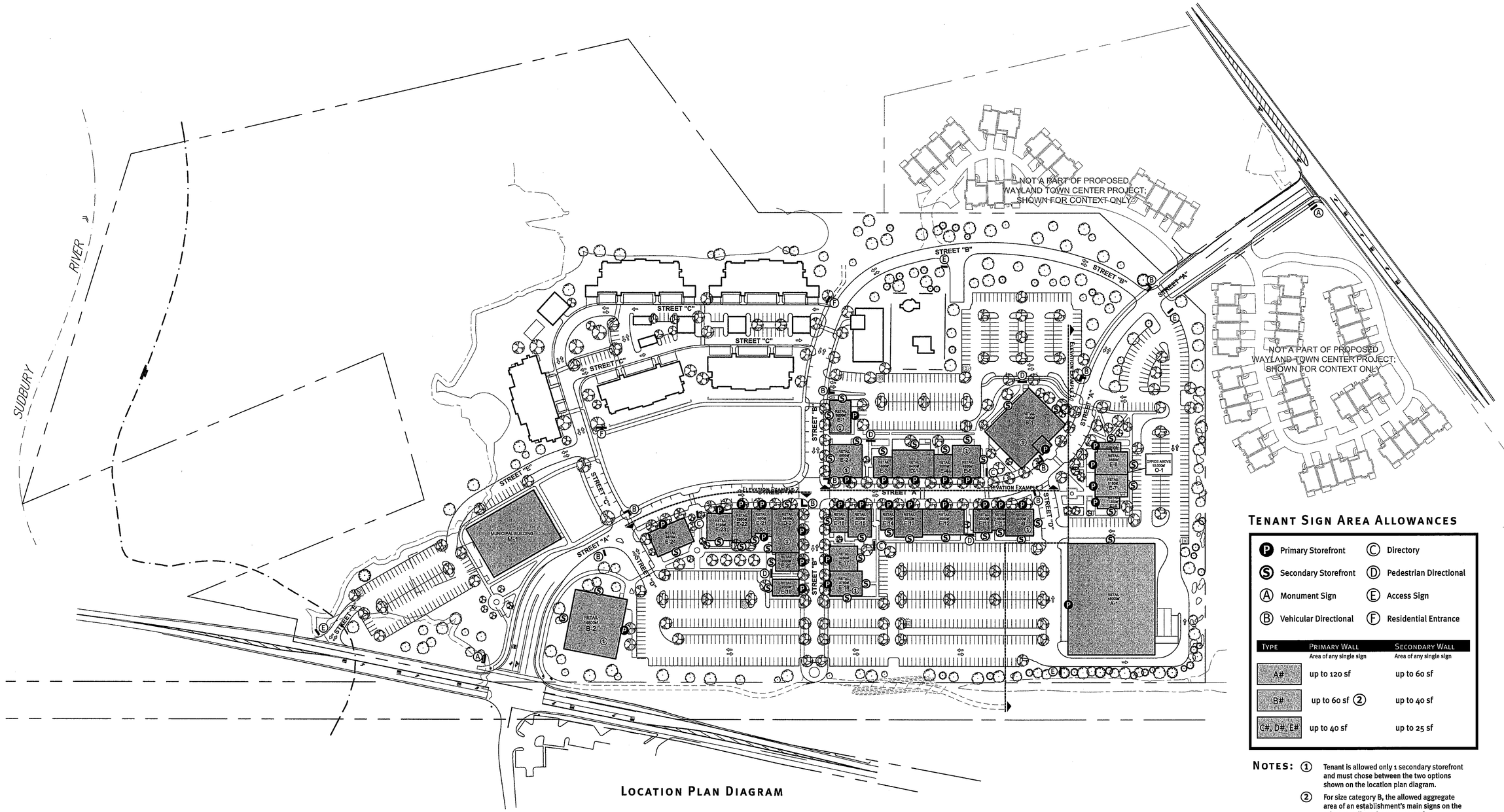

Location Plan Diagram

Tenant Sign Area Allowances

(P) Primary Storefront	(C) Directory
(S) Secondary Storefront	(D) Pedestrian Directional
(A) Monument Sign	(E) Access Sign
(B) Vehicular Directional	(F) Residential Entrance

Type	Primary Wall Area of any single sign	Secondary Wall Area of any single sign
A#	up to 120 sf	up to 60 sf
B#	up to 60 sf (2)	up to 40 sf
C#, D#, E#	up to 40 sf	up to 25 sf

Notes:

(1) Tenant is allowed only 1 secondary storefront and must chose between the two options shown on the location plan diagram.

(2) For size category B, the allowed aggregate area of an establishment's main signs on the primary wall can be up to 90 sq ft.

(3) Location of Primary and Secondary Signage designations are shown in prototypical locations and shall be subject to change based on tenant requirements and will be finalized during the Site Plan Permitting.

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SHISKIN ARCHITECTS
14 Franklin Street
Quincy, MA 02169

Proponent:

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Boston, MA 02109

Project No:	06085
Drawn By:	
Checked By:	
Issue Date:	10 MAY 2007
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Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:

Signage Plan

Drawing Number

SCALE As noted

A-3

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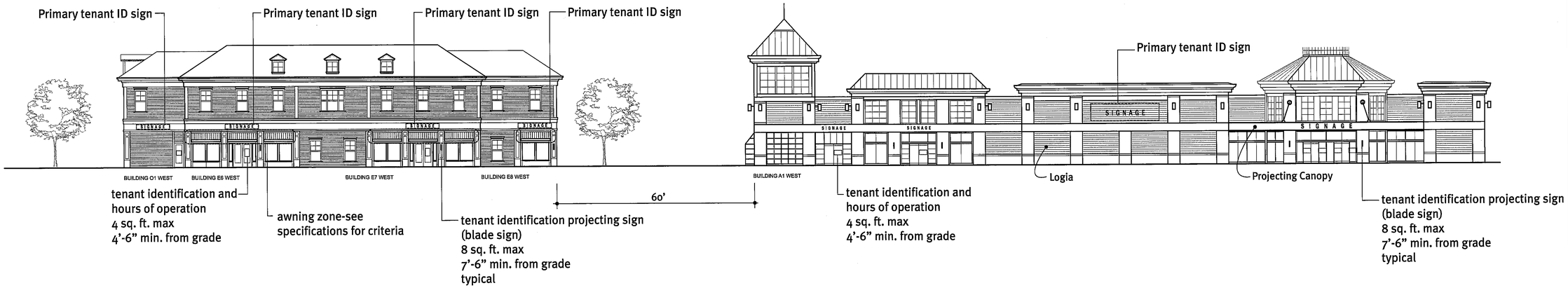
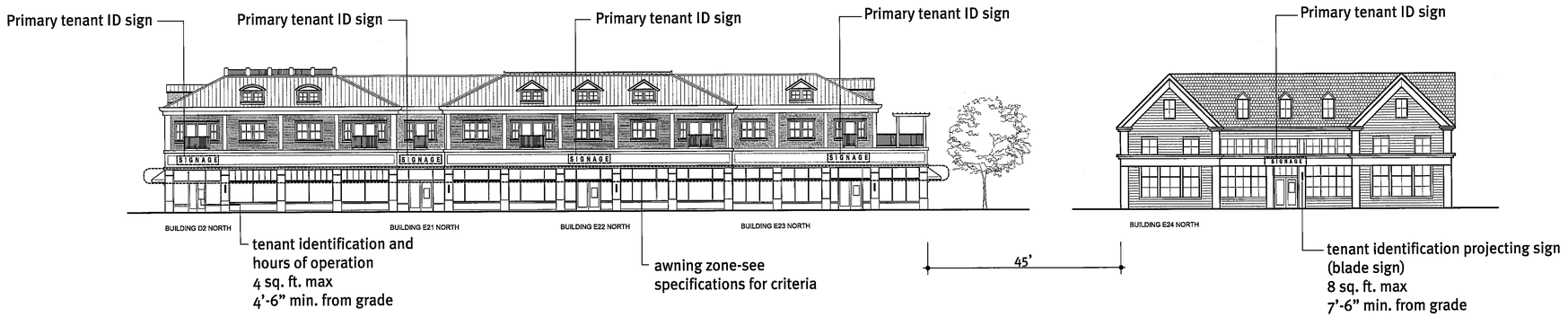
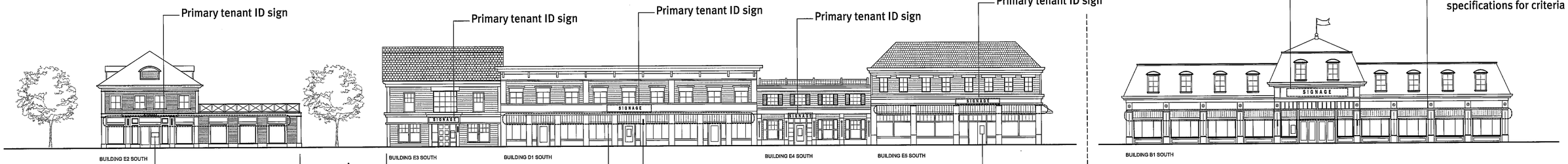


ELEVATION EXAMPLE 1 - 'D' STREET OFF 'A' STREET (WEST FACING)



ELEVATION EXAMPLE 2 - 'A' STREET AT PUBLIC GREEN (SOUTH SIDE/NORTH FACING)



ELEVATION EXAMPLE 3 - 'A' STREET (NORTH SIDE/SOUTH FACING)

NOTE:
Tenant ID shown on these elevations are diagramatic and represent appropriate sizes for the scale of the elevation, up to the maximum allowed per the zoning and signage design. Each tenant will be responsible for presenting a comprehensive Sign Package to the Town of Wayland in the Site Plan Permit Application for approval.

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ARROWSTREET GRAPHIC DESIGN

SHISKIN ARCHITECTS
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Project:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
Signage Typ. Elevations

Drawing Number
SCALE 1/16"=1'-0" A-3a

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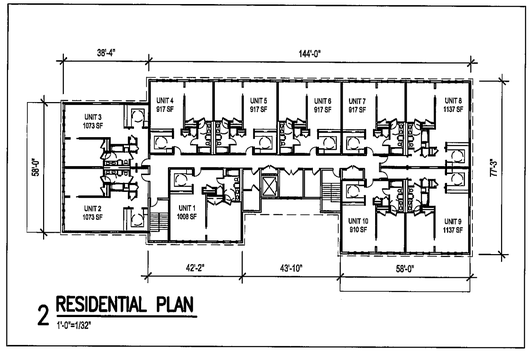
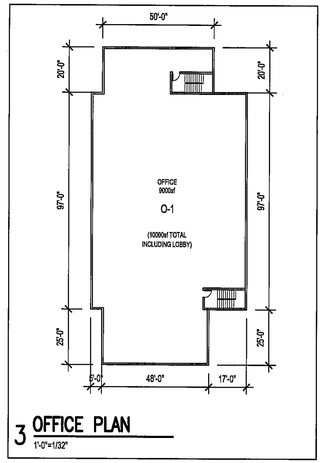
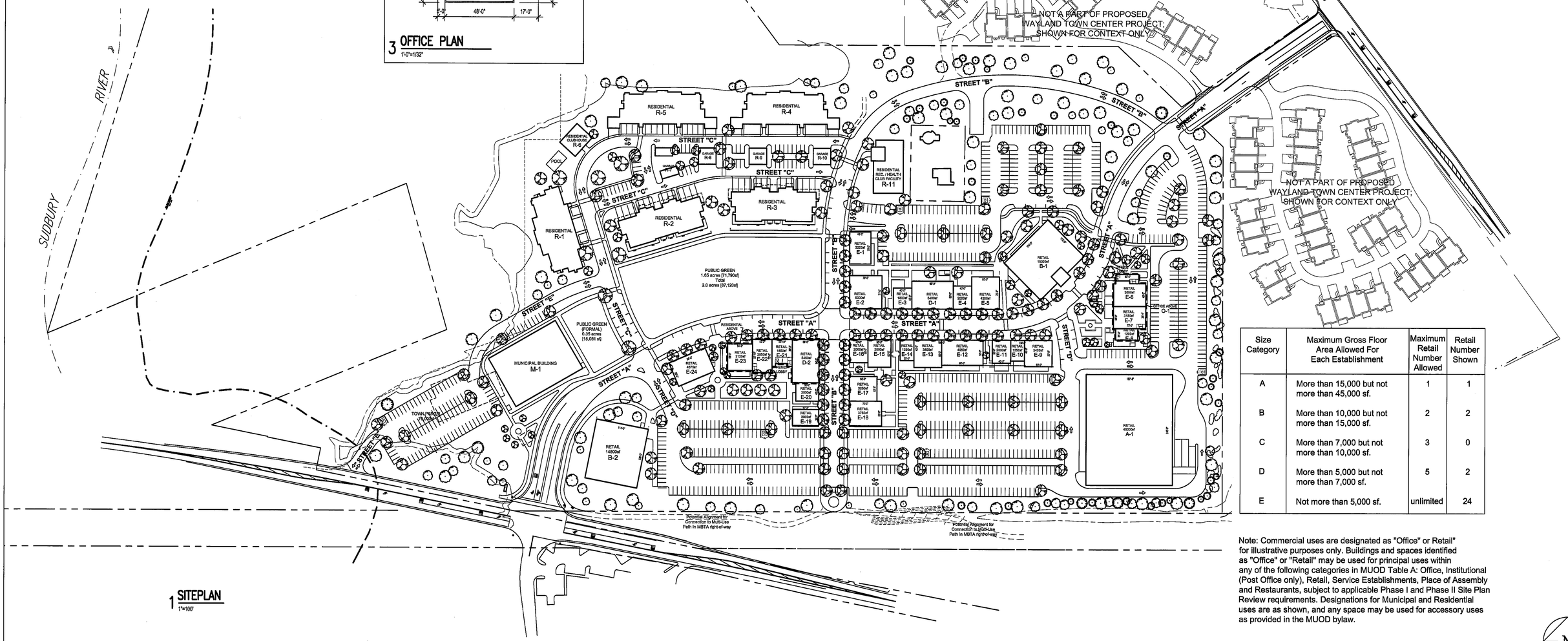


2 **RESIDENTIAL PLAN**
1'-0"=1/32"



3 **OFFICE PLAN**
1'-0"=1/32"



1 **SITEPLAN**
1"=100'

Size Category	Maximum Gross Floor Area Allowed For Each Establishment	Maximum Retail Number Allowed	Retail Number Shown
A	More than 15,000 but not more than 45,000 sf.	1	1
B	More than 10,000 but not more than 15,000 sf.	2	2
C	More than 7,000 but not more than 10,000 sf.	3	0
D	More than 5,000 but not more than 7,000 sf.	5	2
E	Not more than 5,000 sf.	unlimited	24

Note: Commercial uses are designated as "Office" or "Retail" for illustrative purposes only. Buildings and spaces identified as "Office" or "Retail" may be used for principal uses within any of the following categories in MUOD Table A: Office, Institutional (Post Office only), Retail, Service Establishments, Place of Assembly and Restaurants, subject to applicable Phase I and Phase II Site Plan Review requirements. Designations for Municipal and Residential uses are as shown, and any space may be used for accessory uses as provided in the MUOD bylaw.

N

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SHISAIY ARCHITECTS
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Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
Use & Massing Plan

Drawing Number
SCALE As noted
A-4

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E2 – SOUTH | E3 – SOUTH | D1 – SOUTH | E4 – SOUTH | E5 – SOUTH | B1 – SOUTH

1 ASSEMBLED ELEVATIONS
1/16"=1'-0"

B1 – NORTH | E5 – NORTH | E4 – NORTH | D1 – NORTH | E3 – NORTH | E2 – NORTH

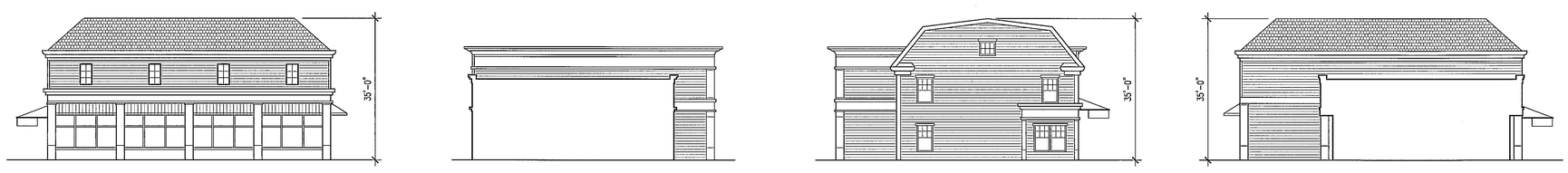
2 ASSEMBLED ELEVATIONS
1/16"=1'-0"

E1 – NORTH/SOUTH | E1 – WEST | E2 – WEST | E2 – EAST | E1 – EAST

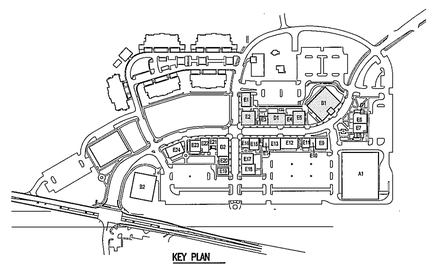
3 ASSEMBLED ELEVATIONS
1/16"=1'-0"

B1 – EAST | B1 – WEST | E7 – WEST

4 ASSEMBLED ELEVATIONS
1/16"=1'-0"



E5 – EAST | D1 – EAST | E3 – WEST (D1 BEYOND) | E5 – WEST



5 ASSEMBLED ELEVATIONS
1/16"=1'-0"

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14 Franklin Street
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Project:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
COMMERCIAL ELEVATIONS

Drawing Number
SCALE: AS NOTED A-5

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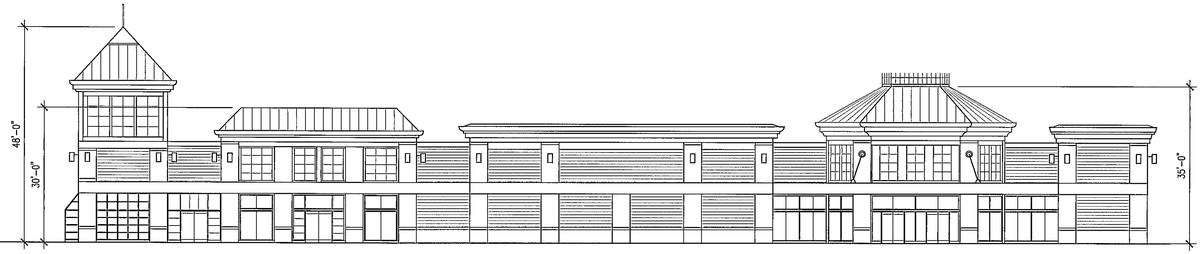
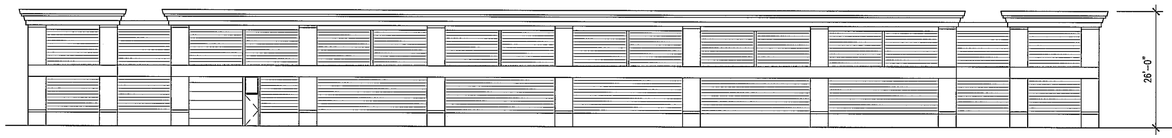
OFFICE – WEST E6 – WEST E7 – WEST E8 – WEST



A1 – WEST

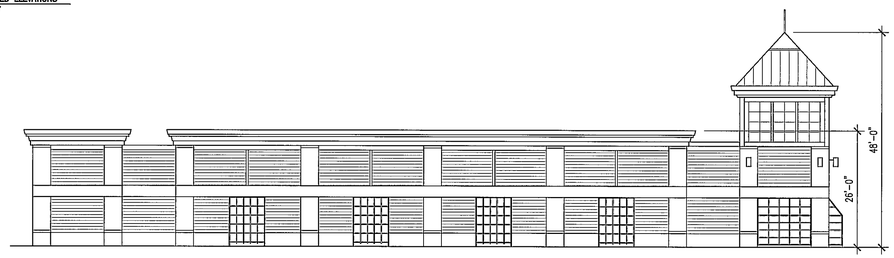
1 ASSEMBLED ELEVATIONS
1/16"=1'-0"



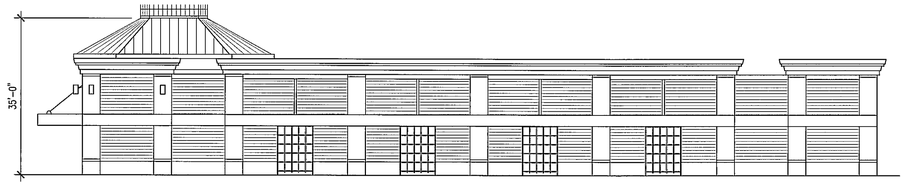
A1 – EAST

E8 – EAST E7 – EAST E6 – EAST OFFICE

2 ASSEMBLED ELEVATIONS
1/16"=1'-0"



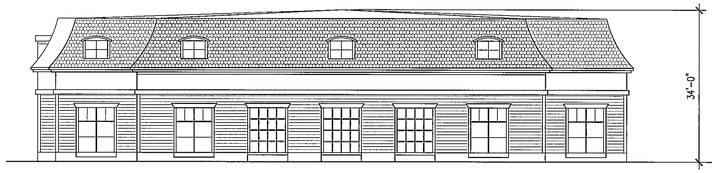
A1 – NORTH



A1 – SOUTH

3 ASSEMBLED ELEVATIONS
1/16"=1'-0"

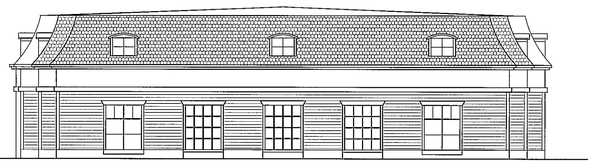
B2 – EAST



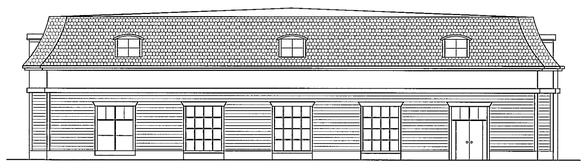
B2 – WEST

E8 – SOUTH

4 ASSEMBLED ELEVATIONS
1/16"=1'-0"

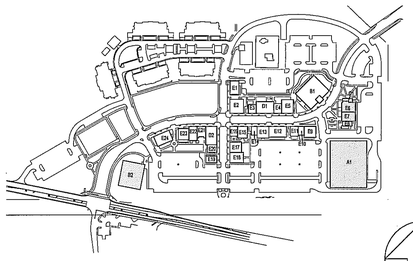


B2 – NORTH



B2 – SOUTH

OFFICE LOBBY/ENTRY – NORTH



KEY PLAN
N.T.S.

5 ASSEMBLED ELEVATIONS
1/16"=1'-0"

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Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
COMMERCIAL ELEVATIONS

Drawing Number
SCALE: AS NOTED A-6

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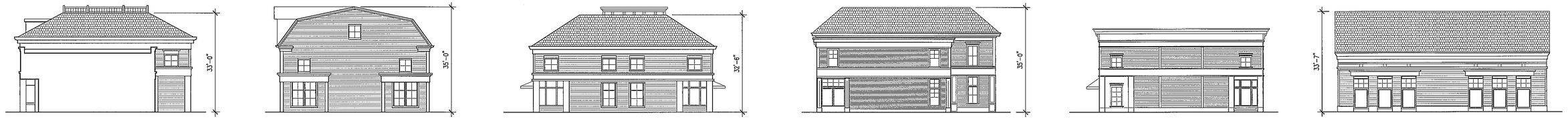
E9 – NORTH | E10 – NORTH | E11 – NORTH | E12 – NORTH | E13 – NORTH | E14 – NORTH | E15 – NORTH | E16 – NORTH

1 ASSEMBLED ELEVATIONS
1/16"=1'-0"

E16 – SOUTH | E15 – SOUTH | E14 – SOUTH | E13 – SOUTH | E12– SOUTH | E11 – SOUTH | E10 – SOUTH | E9 – SOUTH | E9 – EAST

2 ASSEMBLED ELEVATIONS
1/16"=1'-0"

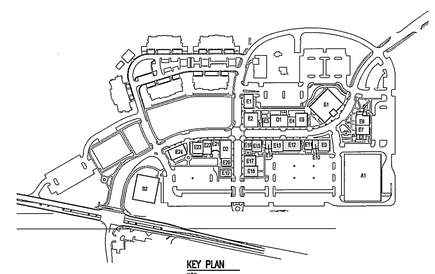


E9 – WEST (BEYOND) | E11 – WEST | E15 – EAST | E14 – WEST | E12 – EAST | E18 – SOUTH

3 ASSEMBLED ELEVATIONS
1/16"=1'-0"

E16 – WEST | E17 – WEST | E18 – WEST | E18 – EAST | E17 – EAST | E17 – NORTH (E18 BEYOND) | E17 – SOUTH (AT PARTY WALL)

4 ASSEMBLED ELEVATIONS
1/16"=1'-0"



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Drawing Title:

COMMERCIAL ELEVATIONS

Drawing Number

SCALE: AS NOTED

A-7

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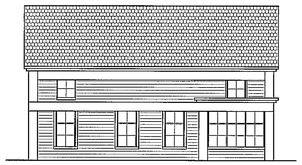
D2 – NORTH E21 – NORTH E22 – NORTH E23 – NORTH

E23 – NORTH

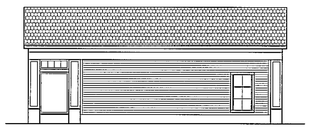
E23 – WEST



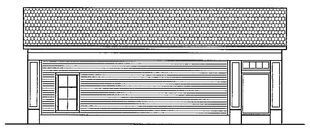
E23 – EAST

1 ASSEMBLED ELEVATIONS
1/16"=1'-0"

E23 – SOUTH E23 – SOUTH E22 – SOUTH E21 – SOUTH D2 – SOUTH



E19 – NORTH



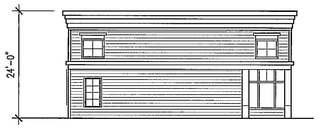
E19 – SOUTH

2 ASSEMBLED ELEVATIONS
1/16"=1'-0"

E19 – EAST E20 – EAST D2 – EAST

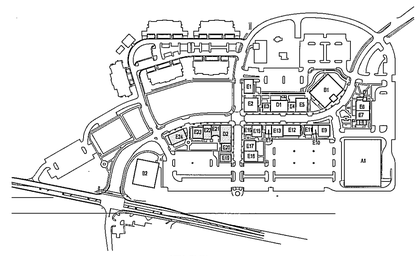
E23 – WEST D2 – WEST E20 – WEST

E19 – WEST



E20 – SOUTH

3 ASSEMBLED ELEVATIONS
1/16"=1'-0"



KEY PLAN
N.T.S.

N

GEORGE T. TREMBLAY REGISTERED ARCHITECT No. 5145 BOSTON, MA COMMONWEALTH OF MASSACHUSETTS

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SHESKEY ARCHITECTS
14 Franklin Street
Quincy, MA 02169

Proponent:

Twenty Wayland, LLC
45 Broad Street, 4th Floor
Boston, MA 02109

Project No:	06065
Drawn By:	
Checked By:	
Issue Date:	10 MAY 2007
Revision Date:	05 OCTOBER 2007
Incorporating	Planning Board Comments

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

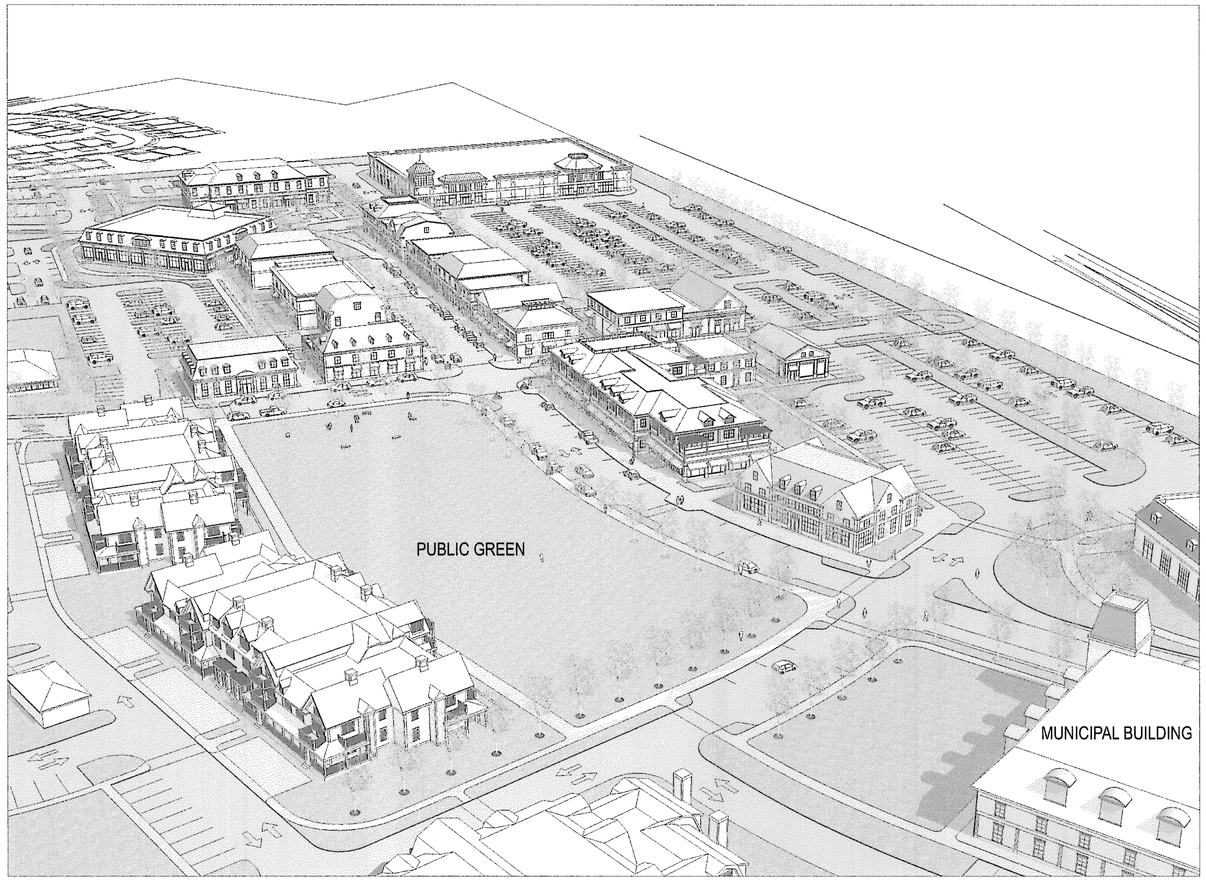
Drawing Title:

COMMERCIAL AND RESIDENTIAL ELEVATIONS

Drawing Number

SCALE: AS NOTED

A-8



VIEW LOOKING SOUTHEAST

VIEW LOOKING SOUTHWEST

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SHIRLEY ARCHITECTS
14 Franklin Street
Quincy, MA 02169

Proponent:

Twenty Wayland, LLC
45 Broad Street, 4th Floor
Boston, MA 02109

Project No:	06065
Drawn By:	
Checked By:	
Issue Date:	10 MAY 2007
Revision Date:	05 October 2007
Incorporating Planning Board Comments	

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

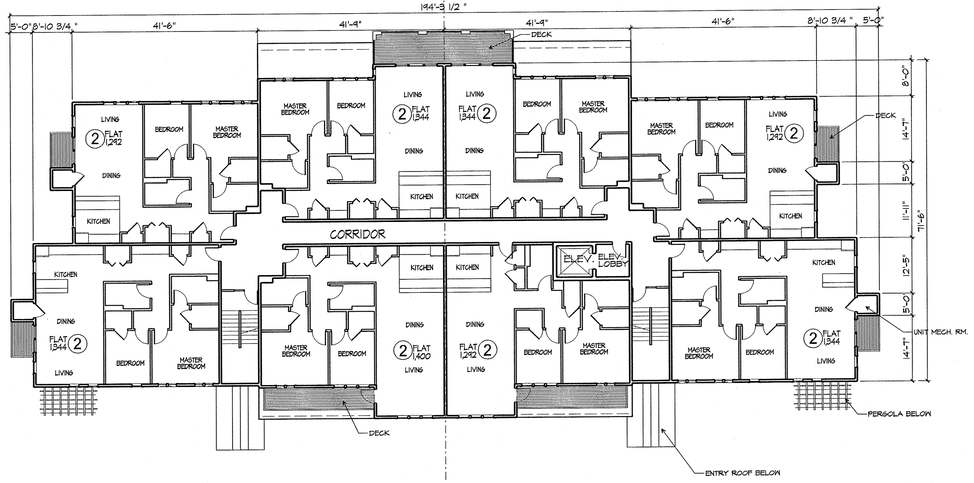
Drawing Title:

PERSPECTIVE MASSING

Drawing Number

SCALE: AS NOTED

A-9



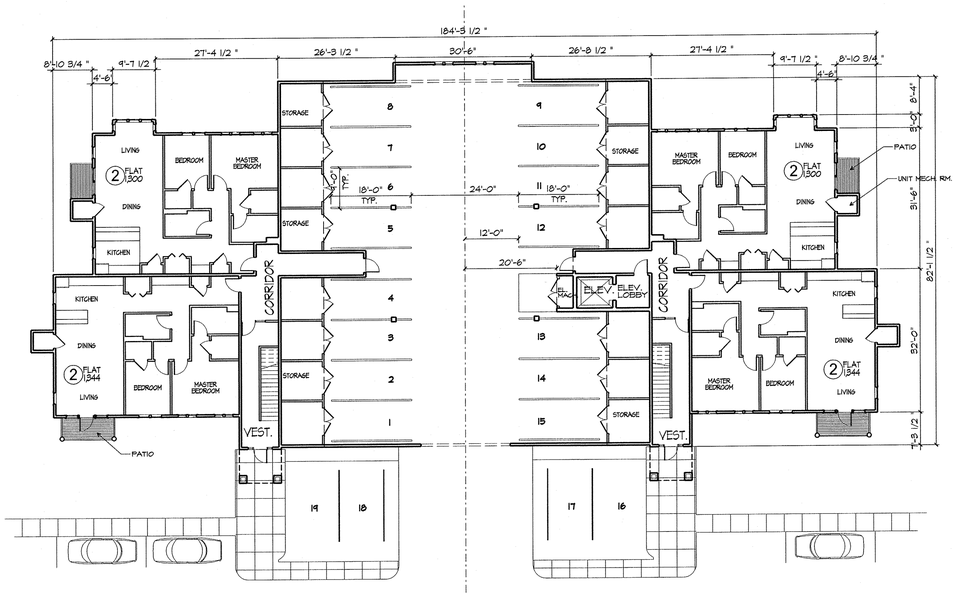
APPROX. NORTH

BUILDING R-1 - SECOND FLOOR PLAN

1/16" = 1'-0"

16 - Unit

ALL 2-BEDROOM UNITS



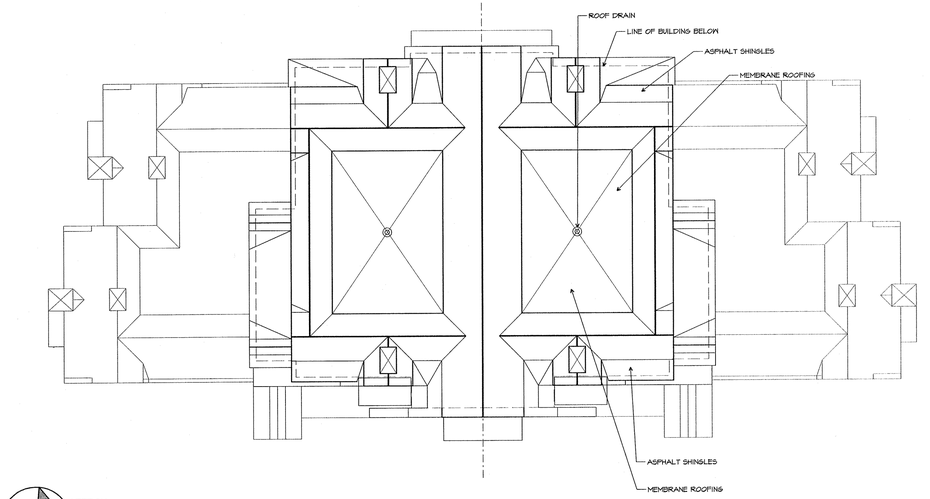
APPROX. NORTH

BUILDING R-1 - FIRST FLOOR PLAN

1/16" = 1'-0"

16 - Unit

ALL 2-BEDROOM UNITS



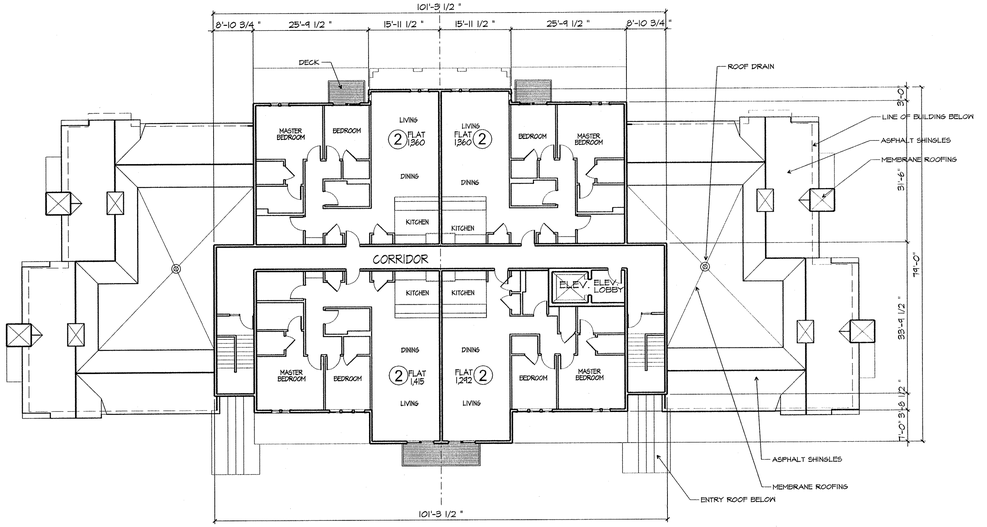
APPROX. NORTH

BUILDING R-1 - ROOF PLAN

1/16" = 1'-0"

16 - Unit

ALL 2-BEDROOM UNITS



APPROX. NORTH

BUILDING R-1 - THIRD FLOOR PLAN

1/16" = 1'-0"

16 - Unit

ALL 2-BEDROOM UNITS

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SHESKEY ARCHITECTS
14 FRANKLIN STREET
QUINCY, MA 02169

PROPONENT:

Twenty Wayland, LLC
45 Broad Street, 4th Floor
Boston, MA 02109

PROJECT NO: 06065
DRAWN BY:
CHECKED BY:
ISSUE DATE: 10 MAY 2007
REVISION DATE: 5 OCTOBER, 2007
INCORPORATING PLANNING BOARD COMMENTS

PROJECT:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

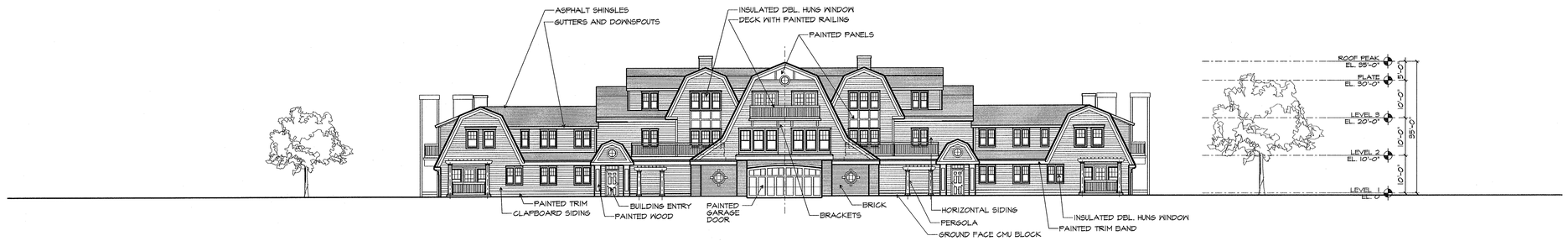
Master Special Permit Submission

DRAWING TITLE:

BUILDING R-1 Plans

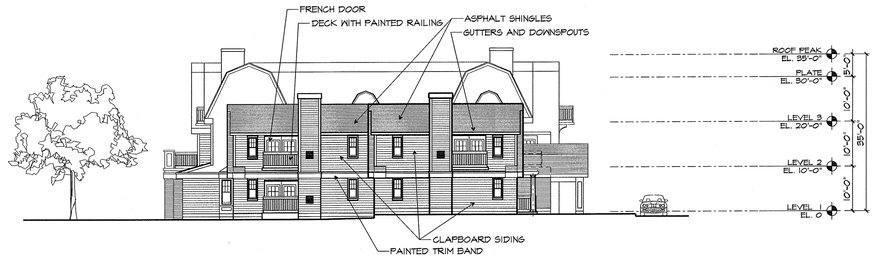
SCALE: 1/16" = 1'-0"

DRAWING NUMBER: A-10



BUILDING R-1 EAST ELEVATION - Facing Street 16 - Unit

1/16" = 1'-0" ALL 2-BEDROOM UNITS

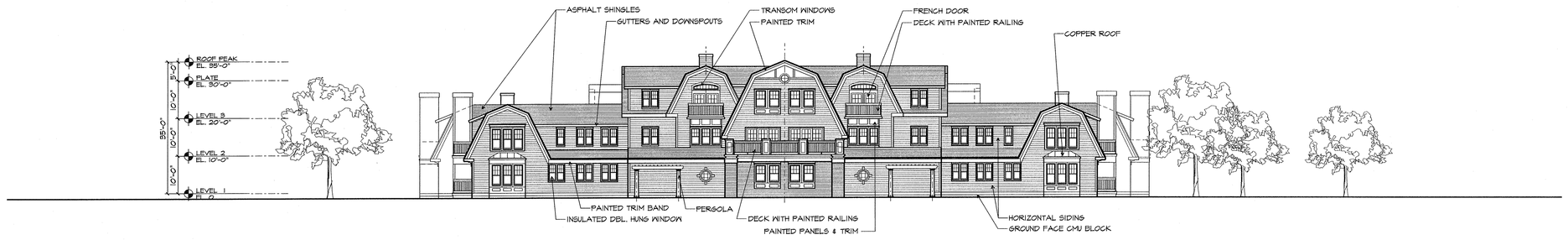


BUILDING R-1 SOUTH ELEVATION 16 - Unit

1/16" = 1'-0" ALL 2-BEDROOM UNITS

BUILDING R-1 NORTH ELEVATION 16 - Unit

1/16" = 1'-0" ALL 2-BEDROOM UNITS



BUILDING R-1 WEST ELEVATION 16 - Unit

1/16" = 1'-0" ALL 2-BEDROOM UNITS

GARRY W. GARDNER No. 6034 REGISTERED ARCHITECT COMMONWEALTH OF MASSACHUSETTS

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SHESKEY ARCHITECTS
14 FRANKLIN STREET
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PROPONENT:

Twenty Wayland, LLC
45 Broad Street, 4th Floor
Boston, MA 02109

PROJECT NO: 06065
DRAWN BY:
CHECKED BY:
ISSUE DATE: 10 MAY 2007
REVISION DATE: 5 OCTOBER, 2007
INCORPORATING PLANNING BOARD COMMENTS

PROJECT:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

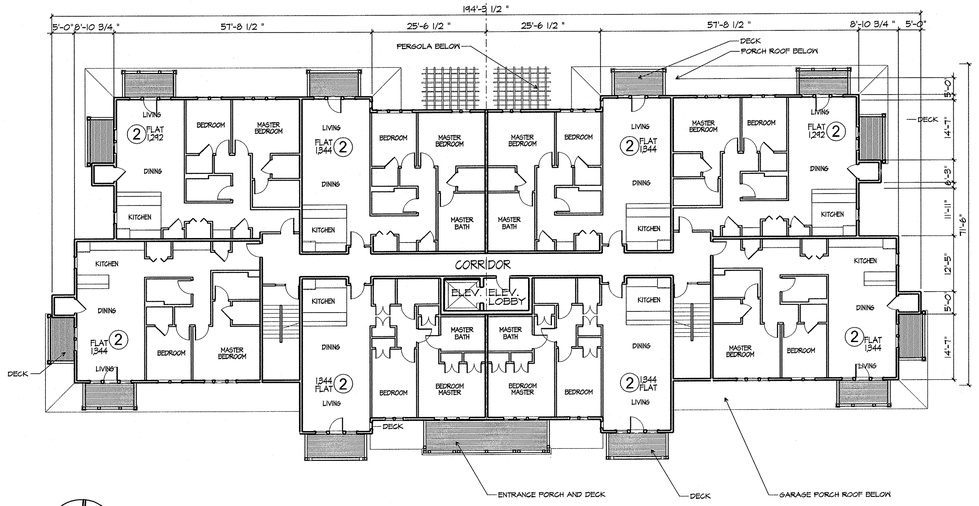
Master Special Permit Submission

DRAWING TITLE:

BUILDINGS R-1 Elevations

SCALE 1/16" = 1'-0"

DRAWING NUMBER A-11



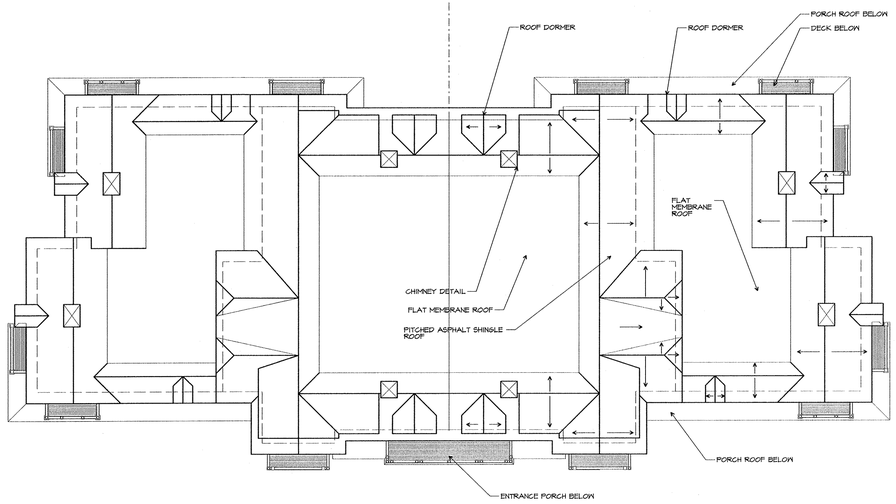
BUILDING R-2 - SECOND FLOOR PLAN

1/16" = 1'-0"

16 - Unit

ALL 2-BEDROOM UNITS

APPROX. NORTH



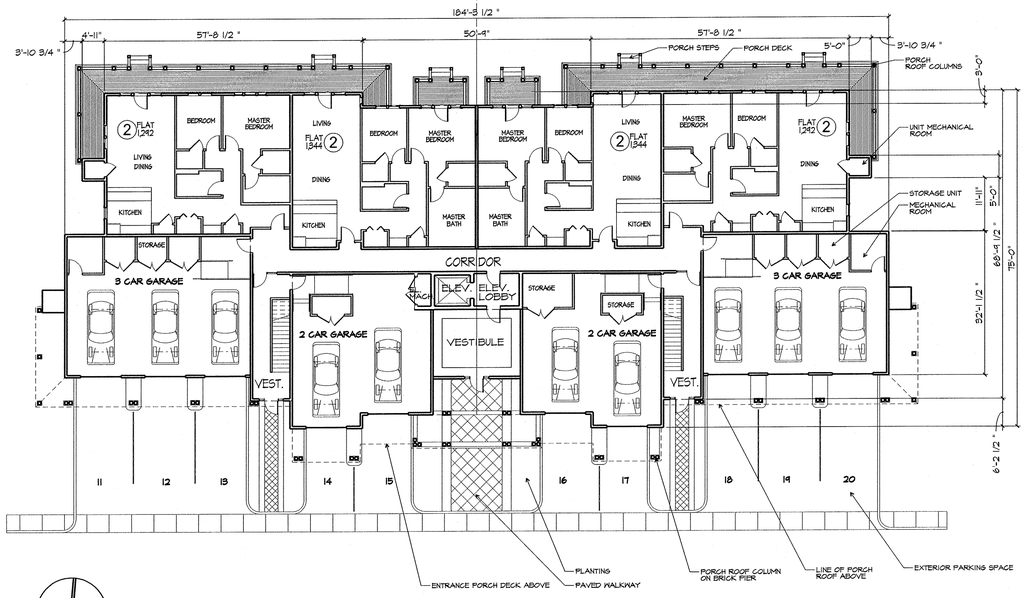
BUILDING R-2 - ROOF PLAN

1/16" = 1'-0"

16 - Unit

ALL 2-BEDROOM UNITS

APPROX. NORTH



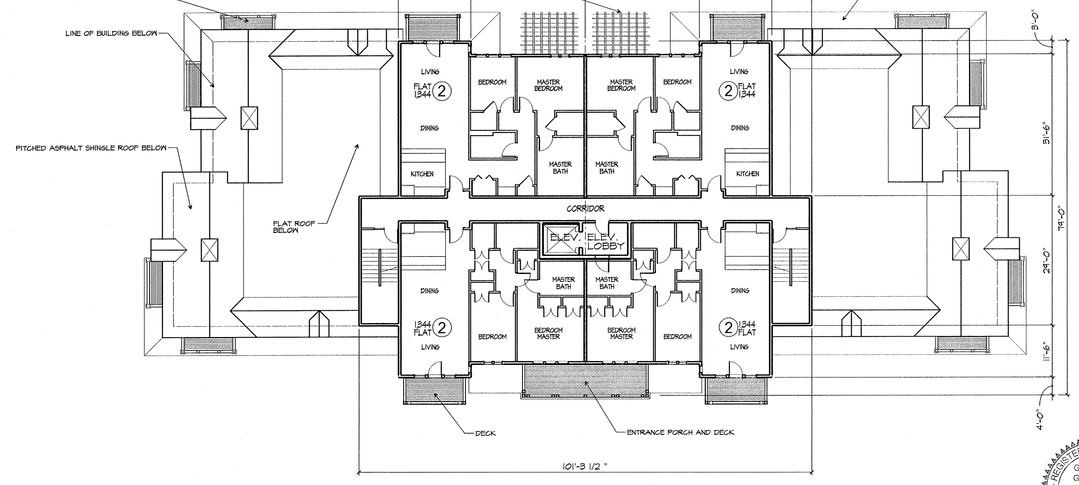
BUILDING R-2 - FIRST FLOOR PLAN

1/16" = 1'-0"

16 - Unit

ALL 2-BEDROOM UNITS

APPROX. NORTH



BUILDING R-2 - THIRD FLOOR PLAN

1/16" = 1'-0"

16 - Unit

ALL 2-BEDROOM UNITS

APPROX. NORTH

GARRY W. GARDNER No. 6034 REGISTERED ARCHITECT COMMONWEALTH OF MASSACHUSETTS

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PROPONENT:

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45 Broad Street, 4th Floor
Boston, MA 02109

PROJECT NO: 06065
DRAWN BY:
CHECKED BY:
ISSUE DATE: 10 MAY 2007
REVISION DATE: 5 OCTOBER, 2007
INCORPORATING PLANNING BOARD COMMENTS

PROJECT:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

DRAWING TITLE:

BUILDING R-2 Plans

SCALE: 1/16" = 1'-0"

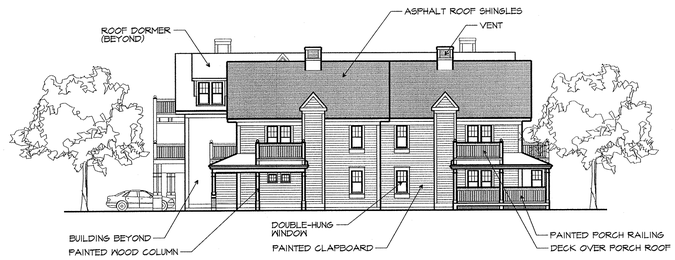
DRAWING NUMBER: A-12

BUILDING R-2 NORTH ELEVATION - Facing Street 16 - Unit

1/16" = 1'-0" ALL 2-BEDROOM UNITS

BUILDING R-2 EAST ELEVATION 16 - Unit

1/16" = 1'-0" ALL 2-BEDROOM UNITS



BUILDING R-2 WEST ELEVATION 16 - Unit

1/16" = 1'-0" ALL 2-BEDROOM UNITS

BUILDING R-2 SOUTH ELEVATION- Facing Town Green 16 - Unit

1/16" = 1'-0" ALL 2-BEDROOM UNITS

BUILDING R-3 SOUTH ELEVATION (Included for Context) 16 - Unit

1/16" = 1'-0" ALL 2-BEDROOM UNITS

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PROPONENT:

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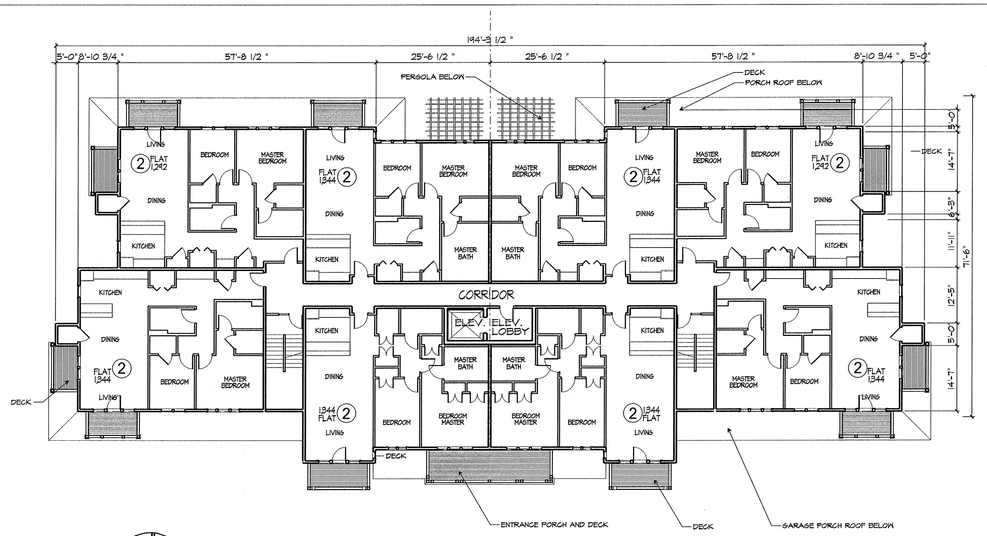
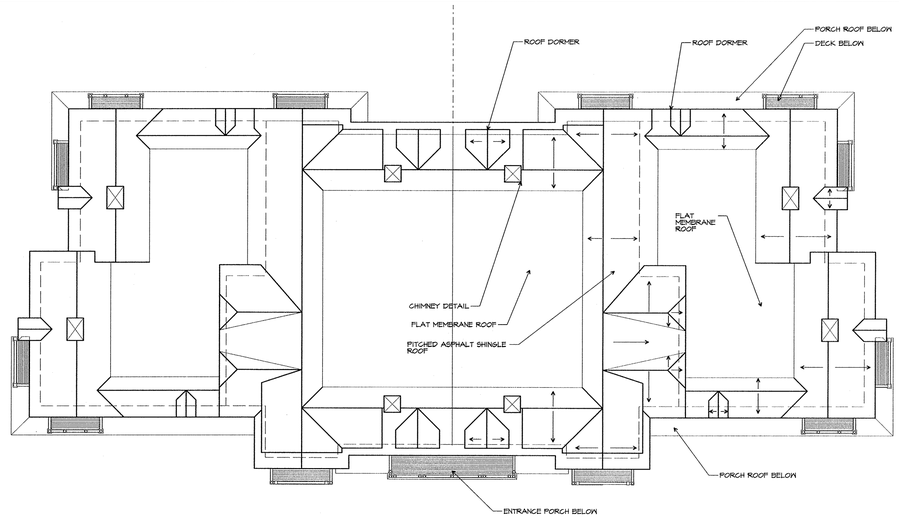
DRAWING TITLE:

BUILDINGS R-2 Elevations

SCALE 1/16" = 1'-0"

DRAWING NUMBER A-13





APPROX. NORTH

BUILDING R-3 - SECOND FLOOR PLAN

1/16" = 1'-0"

18 - Unit

ALL 2-BEDROOM UNITS

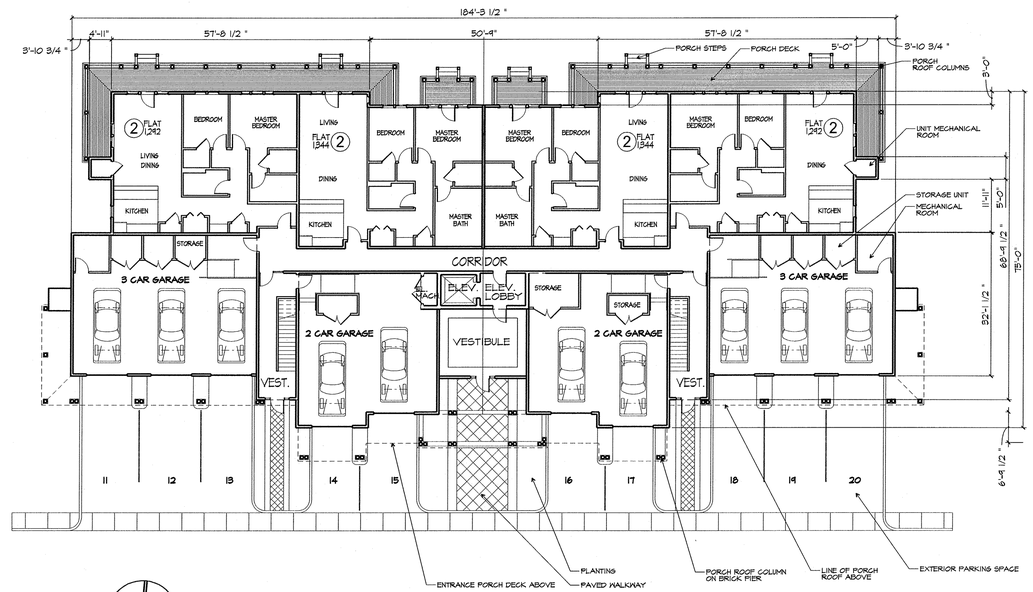
APPROX. NORTH

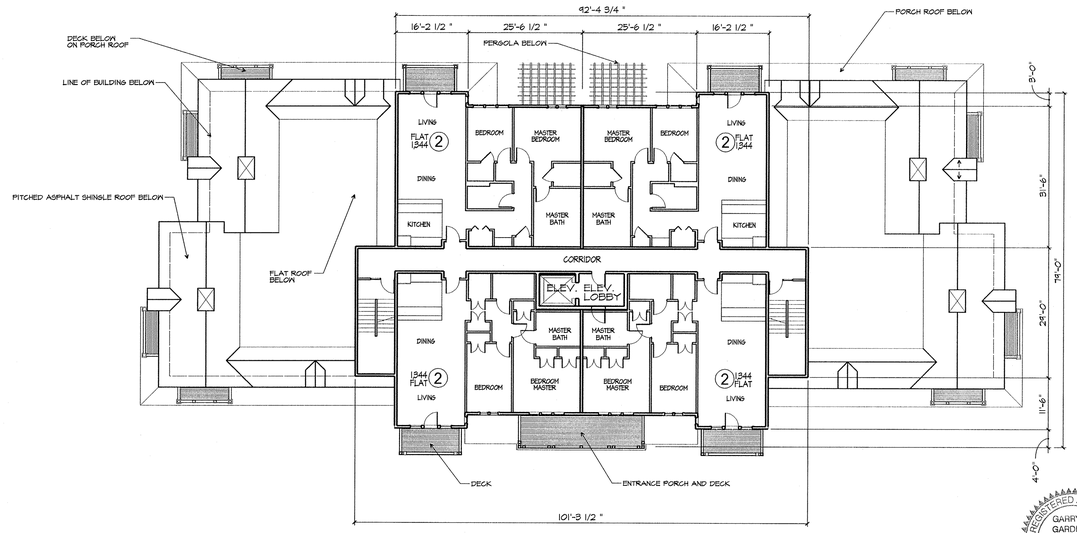
BUILDING R-3 - ROOF PLAN

1/16" = 1'-0"

18 - Unit

ALL 2-BEDROOM UNITS





APPROX. NORTH

BUILDING R-3 - FIRST FLOOR PLAN

1/16" = 1'-0"

18 - Unit

ALL 2-BEDROOM UNITS

APPROX. NORTH

BUILDING R-3 - THIRD FLOOR PLAN

1/16" = 1'-0"

18 - Unit

ALL 2-BEDROOM UNITS

REGISTERED ARCHITECT
GARRY W. GARDNER
No. 6034
COMMONWEALTH OF MASSACHUSETTS

SHESKEY ARCHITECTS

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PROJECT:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

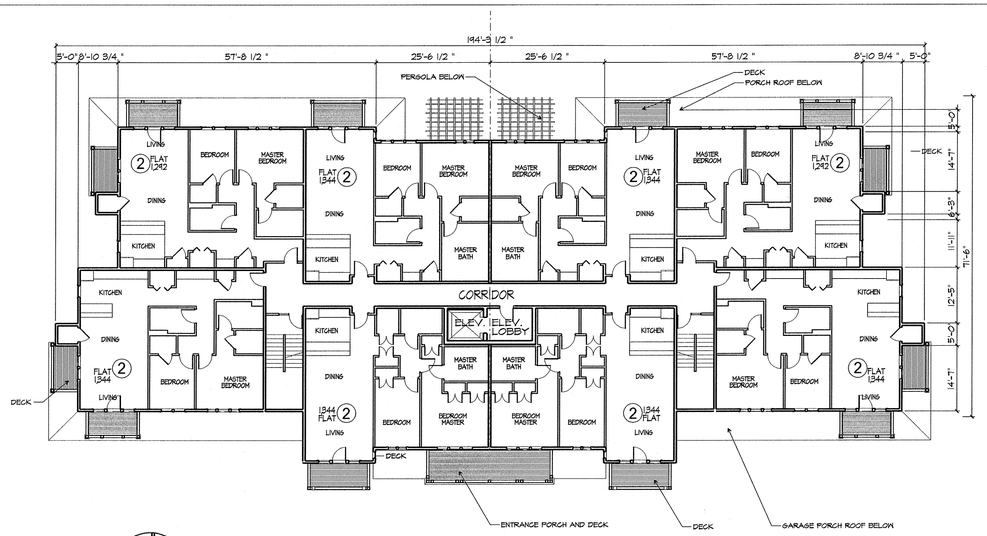
Master Special Permit Submission

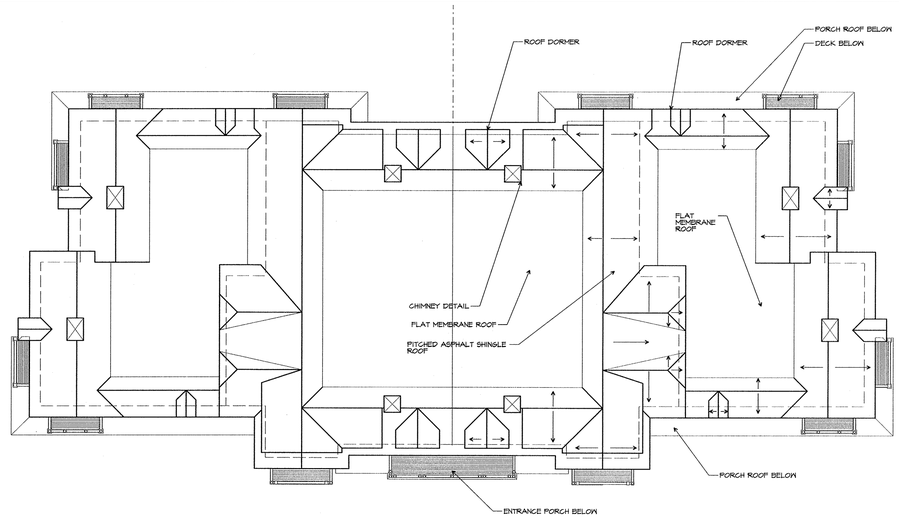
DRAWING TITLE:

BUILDING R-3 Plans

SCALE: 1/16" = 1'-0"

DRAWING NUMBER: A-14





APPROX. NORTH

BUILDING R-3 - SECOND FLOOR PLAN

1/16" = 1'-0"

18 - Unit

ALL 2-BEDROOM UNITS

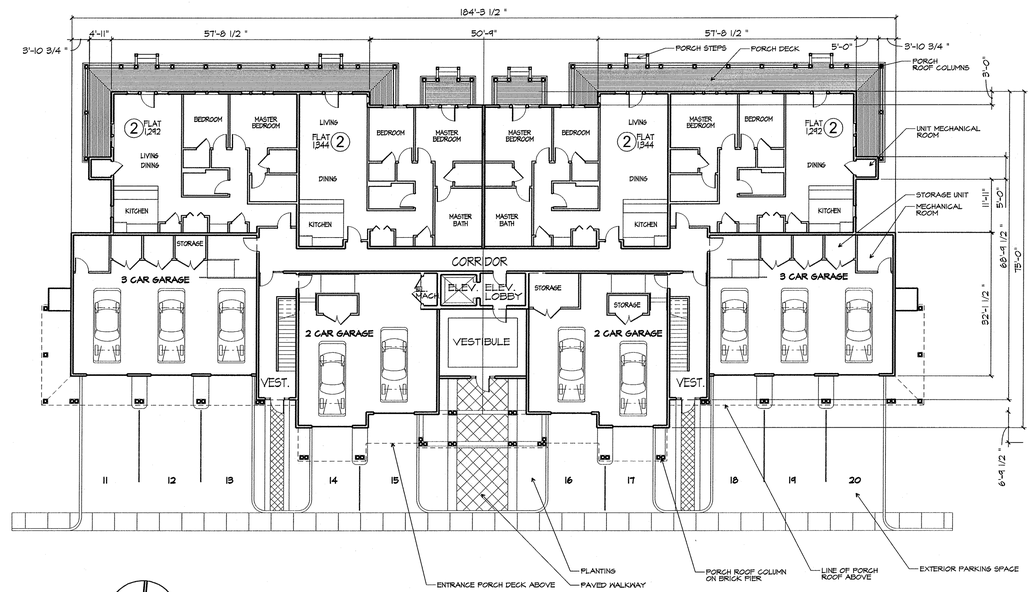
APPROX. NORTH

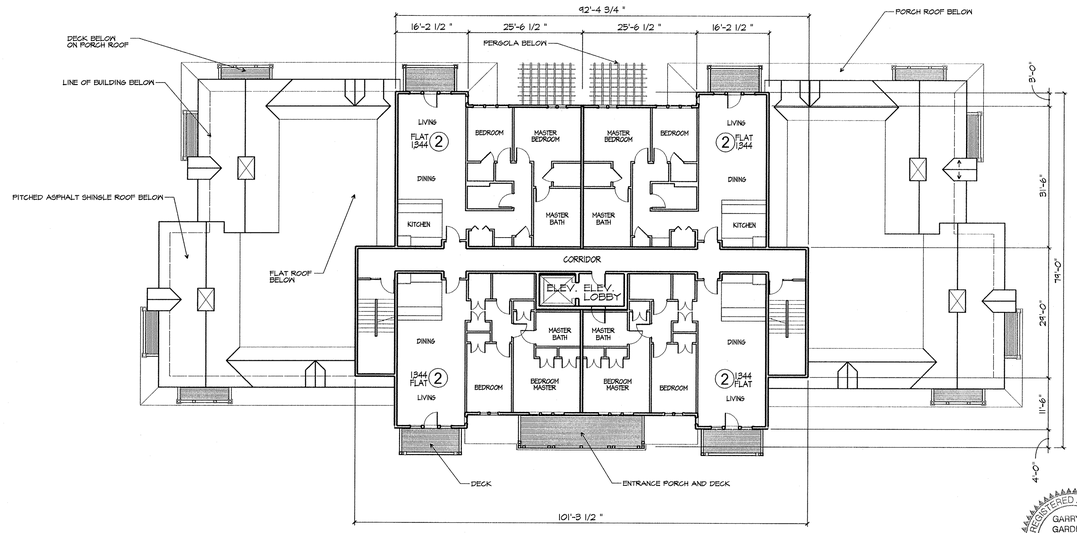
BUILDING R-3 - ROOF PLAN

1/16" = 1'-0"

18 - Unit

ALL 2-BEDROOM UNITS





APPROX. NORTH

BUILDING R-3 - FIRST FLOOR PLAN

1/16" = 1'-0"

18 - Unit

ALL 2-BEDROOM UNITS

APPROX. NORTH

BUILDING R-3 - THIRD FLOOR PLAN

1/16" = 1'-0"

18 - Unit

ALL 2-BEDROOM UNITS

REGISTERED ARCHITECT
GARRY W. GARDNER
No. 6034
COMMONWEALTH OF MASSACHUSETTS

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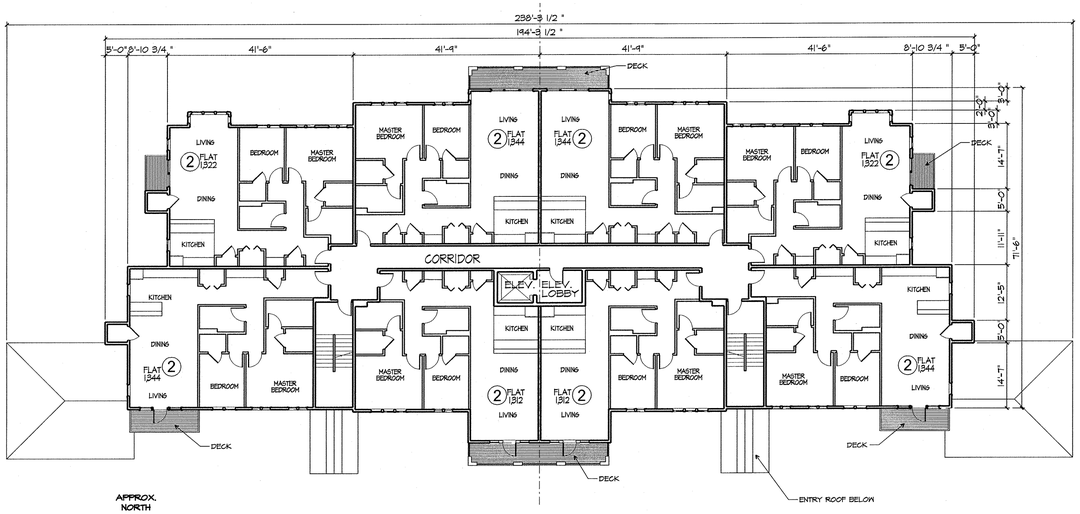
Master Special Permit Submission

DRAWING TITLE:

BUILDING R-3 Plans

SCALE: 1/16" = 1'-0"

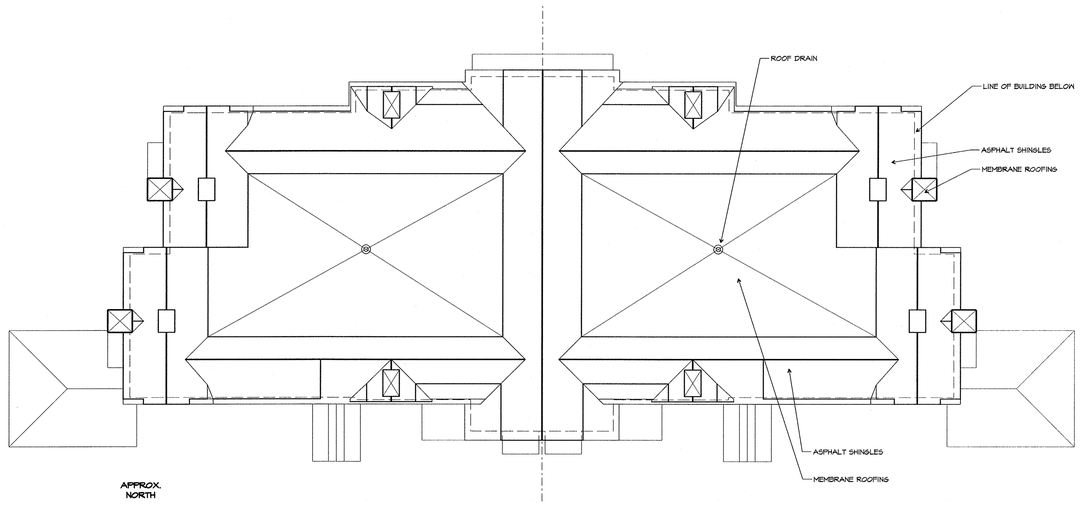
DRAWING NUMBER: A-14



APPROX. NORTH

BUILDING R-4 - SECOND FLOOR PLAN — 20 - Unit

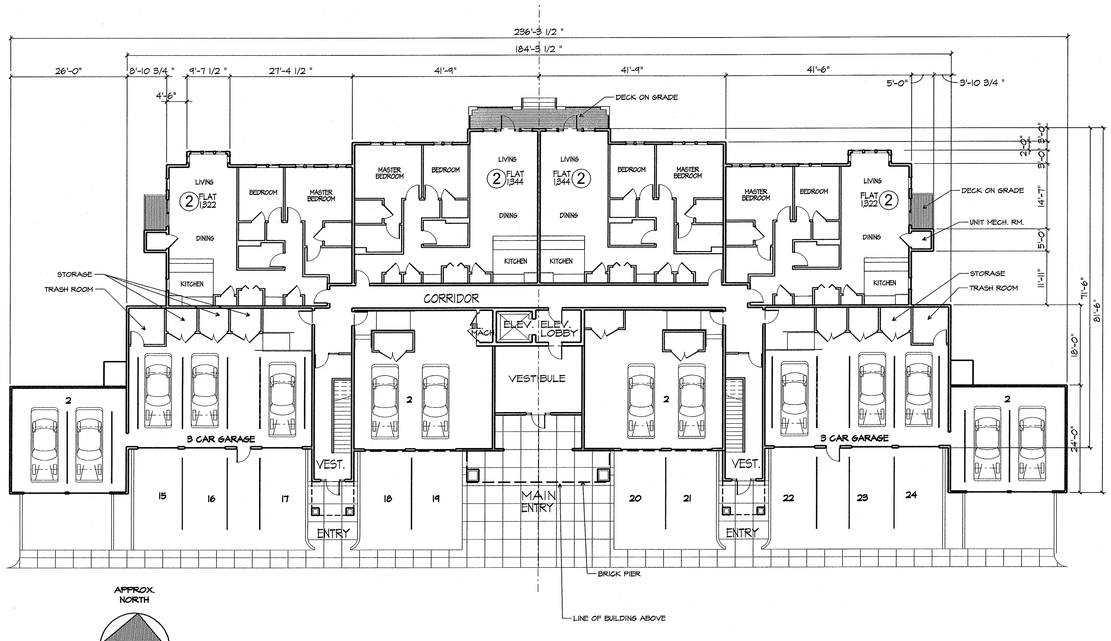
1/16" = 1'-0" — ALL 2-BEDROOM UNITS



APPROX. NORTH

BUILDING R-4 - ROOF PLAN — 20 - Unit

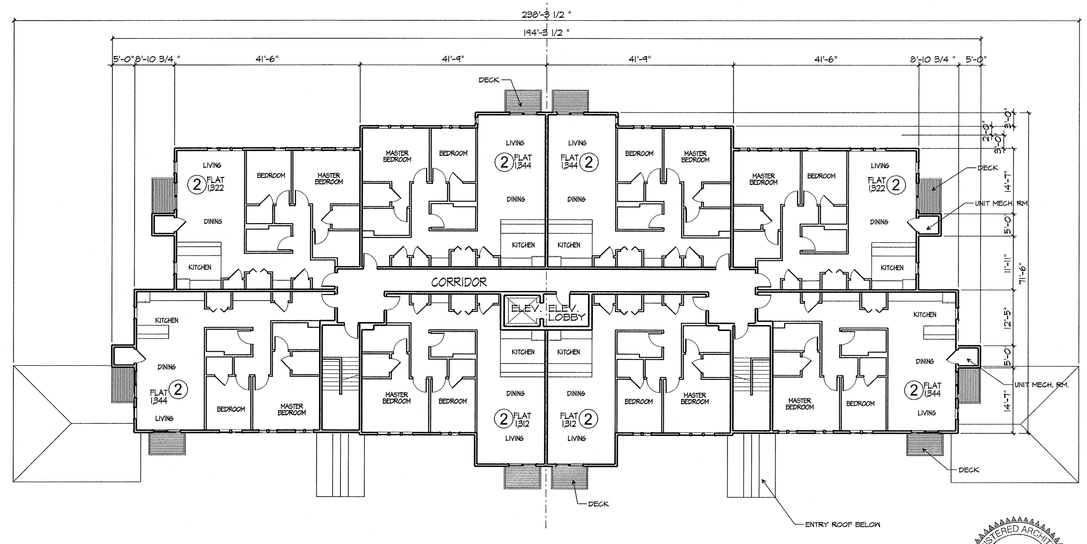
1/16" = 1'-0" — ALL 2-BEDROOM UNITS



APPROX. NORTH

BUILDING R-4 - FIRST FLOOR PLAN — 20 - Unit

1/16" = 1'-0" — ALL 2-BEDROOM UNITS



APPROX. NORTH

BUILDING R-4 - THIRD FLOOR PLAN — 20 - Unit

1/16" = 1'-0" — ALL 2-BEDROOM UNITS

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SHESKEY ARCHITECTS
14 FRANKLIN STREET
QUINCY, MA 02169

PROPONENT:

Twenty Wayland, LLC
45 Broad Street, 4th Floor
Boston, MA 02109

PROJECT NO: 06065
DRAWN BY:
CHECKED BY:
ISSUE DATE: 10 MAY 2007
REVISION DATE: 5 OCTOBER, 2007
INCORPORATING PLANNING BOARD COMMENTS

PROJECT:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

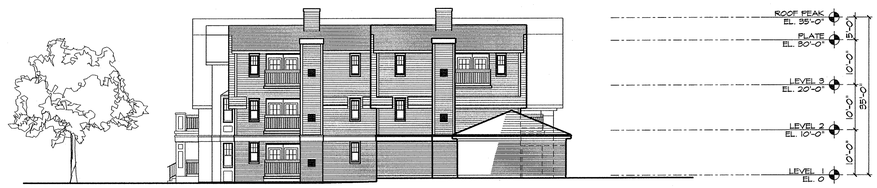
DRAWING TITLE:

BUILDING R-4 Plans

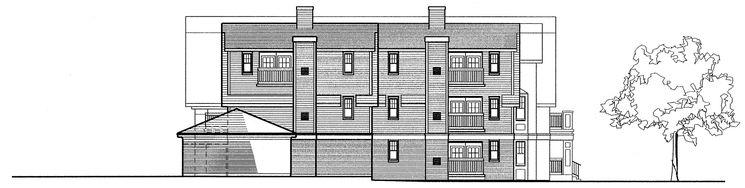
SCALE: 1/16" = 1'-0"

DRAWING NUMBER: A-16

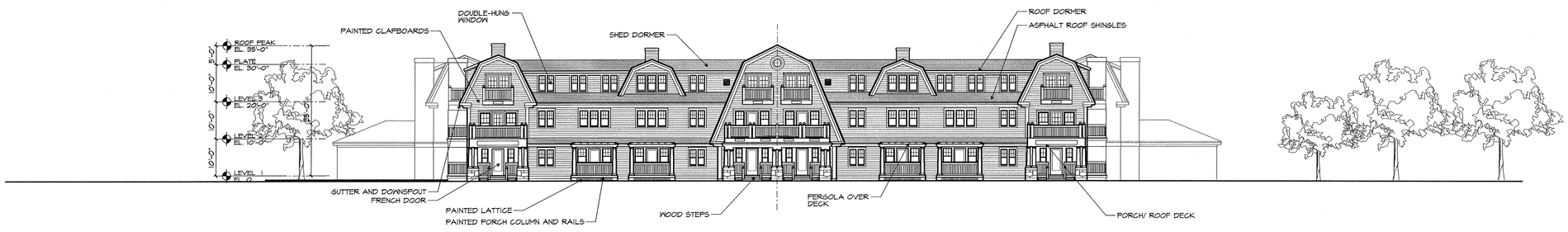
BUILDING R-4 SOUTH ELEVATION - Facing Street
1/16" = 1'-0"



BUILDING R-4 WEST ELEVATION
1/16" = 1'-0"



BUILDING R-4 EAST ELEVATION
1/16" = 1'-0"



BUILDING R-4 NORTH ELEVATION
1/16" = 1'-0"

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QUINCY, MA 02169

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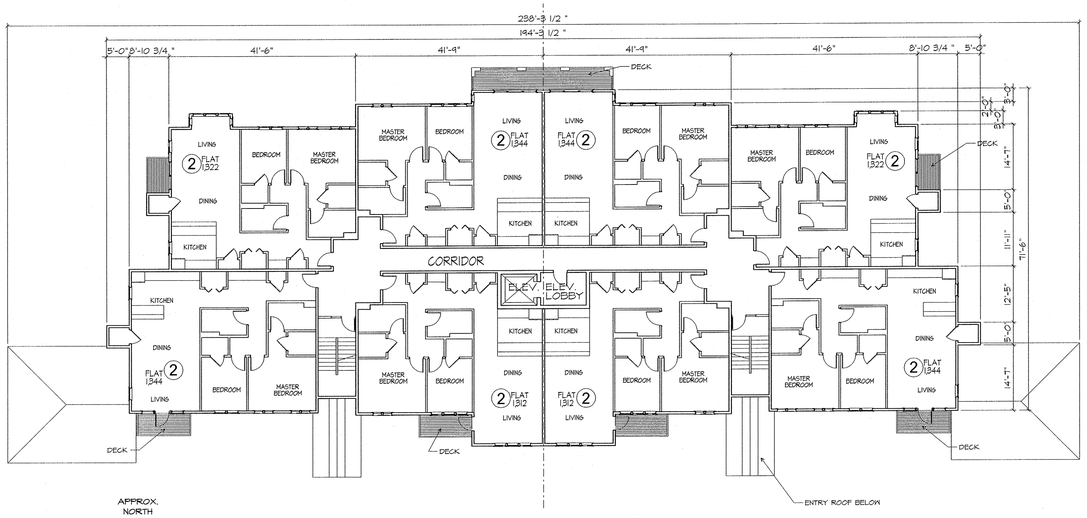
INCORPORATING PLANNING BOARD COMMENTS

PROJECT:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

DRAWING TITLE:
BUILDING R-4 Elevations
SCALE 1/16" = 1'-0"
DRAWING NUMBER A-17



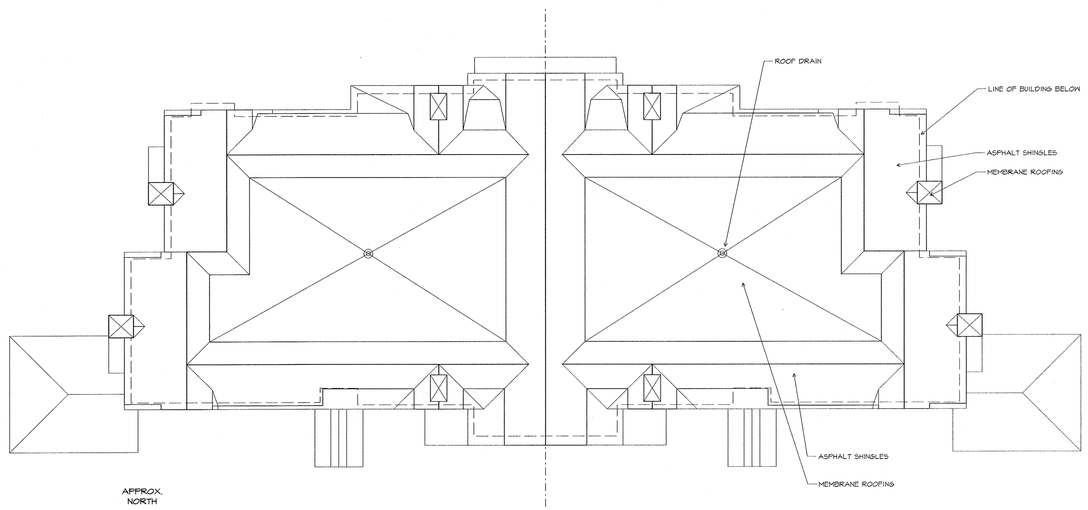
APPROX. NORTH

BUILDING R-5 - SECOND FLOOR PLAN

1/16" = 1'-0"

20 - Unit

ALL 2-BEDROOM UNITS



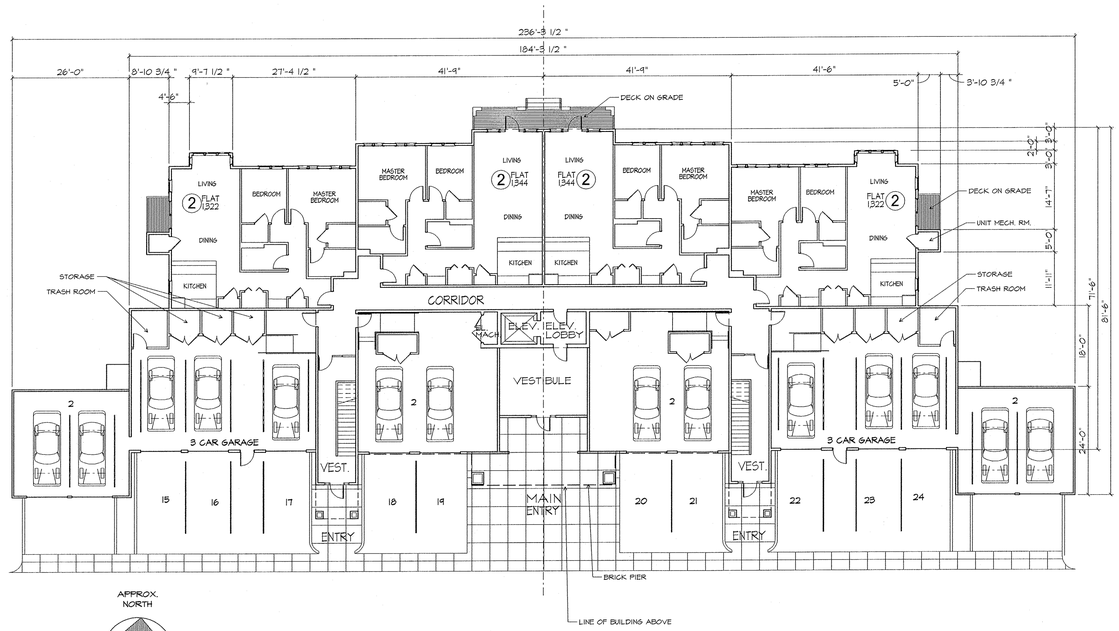
APPROX. NORTH

BUILDING R-5 - ROOF PLAN

1/16" = 1'-0"

20 - Unit

ALL 2-BEDROOM UNITS



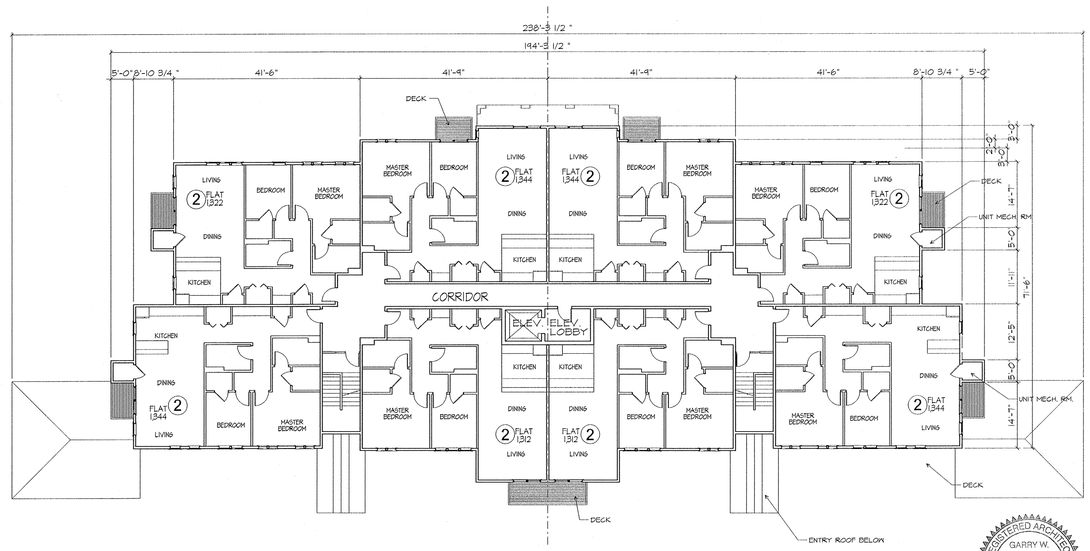
APPROX. NORTH

BUILDING R-5 - FIRST FLOOR PLAN

1/16" = 1'-0"

20 - Unit

ALL 2-BEDROOM UNITS



APPROX. NORTH

BUILDING R-5 - THIRD FLOOR PLAN

1/16" = 1'-0"

20 - Unit

ALL 2-BEDROOM UNITS

REGISTERED ARCHITECT
GARRY W. GARDNER
No. 6034
COHASSET, MA
SHESKEY ARCHITECTS

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Wayland Town Center
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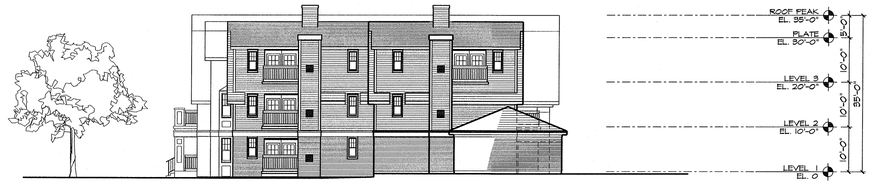
Master Special Permit Submission

DRAWING TITLE:
BUILDING R-5 Plans

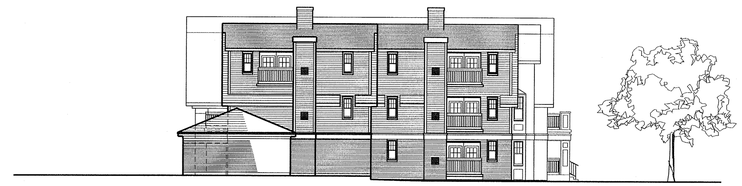
SCALE: 1/16" = 1'-0"

DRAWING NUMBER: A-18

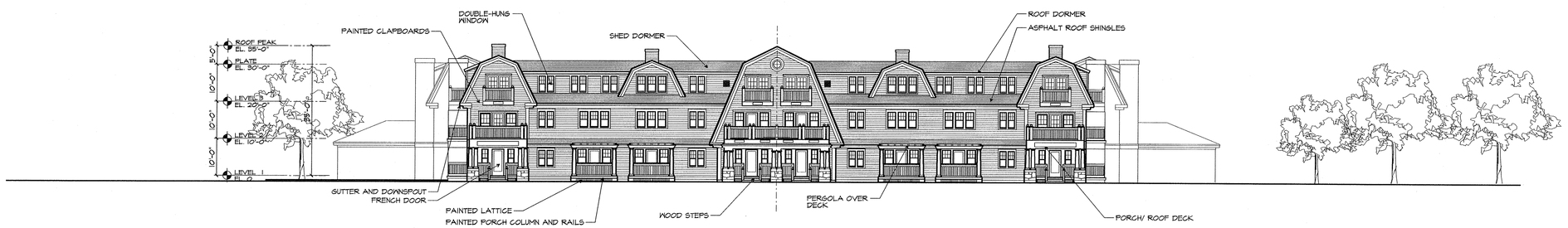
BUILDING R-5 SOUTH ELEVATION - Facing Street
1/16" = 1'-0"



BUILDING R-5 WEST ELEVATION
1/16" = 1'-0"



BUILDING R-5 EAST ELEVATION
1/16" = 1'-0"



BUILDING R-5 NORTH ELEVATION
1/16" = 1'-0"

GARRY W. GARDNER No. 6034 COMMISSIONED ARCHITECT REGISTERED ARCHITECTS BOARD COMMONWEALTH OF MASSACHUSETTS

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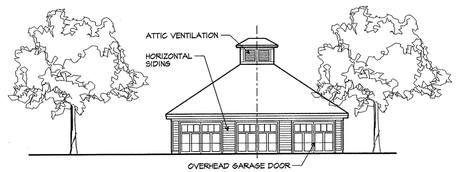
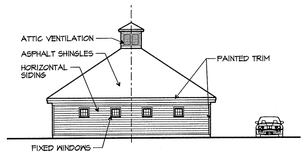
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

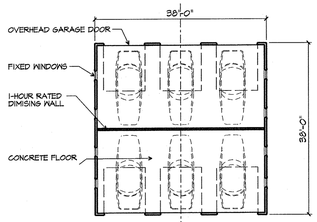
DRAWING TITLE:
BUILDING R-5 Elevations
SCALE: 1/16" = 1'-0"
DRAWING NUMBER: A-19



SOUTH ELEVATION
(NORTH SIM.)



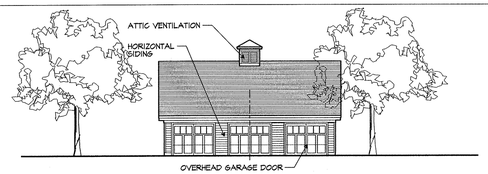
EAST ELEVATION
(WEST SIM.)



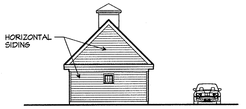
TYPICAL PLAN

APPROX. NORTH

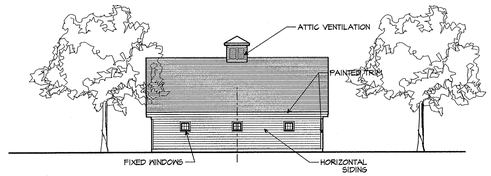
BUILDINGS R-8
R-9 & R-10 SIM.
1/16" = 1'-0"



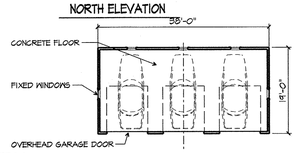
SOUTH ELEVATION



EAST ELEVATION
(WEST SIM.)



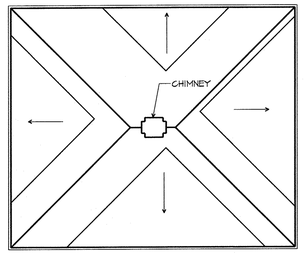
NORTH ELEVATION



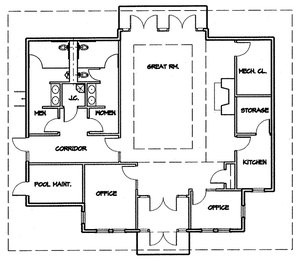
TYPICAL PLAN

APPROX. NORTH

BUILDINGS R-7B
R-7A SIM.
1/16" = 1'-0"

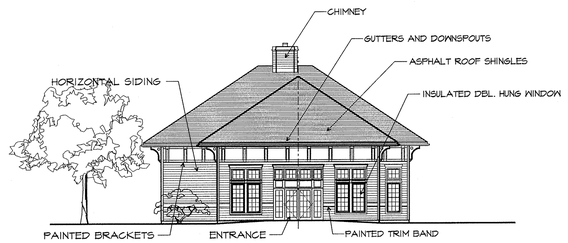


BUILDING R-6 - ROOF PLAN
1/16" = 1'-0"

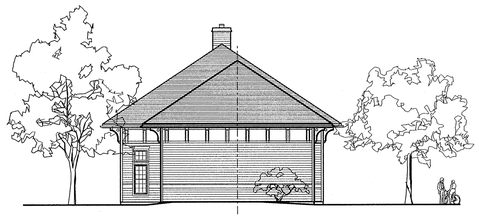


APPROX. NORTH

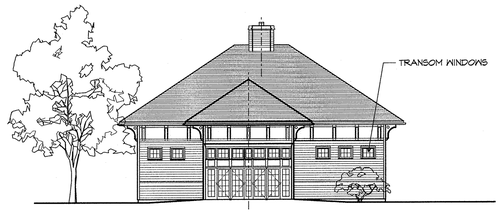
BUILDING R-6 - PLAN
1/16" = 1'-0"



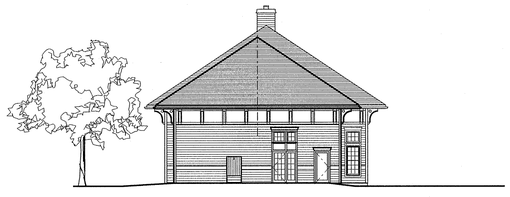
BUILDING R-6 - EAST ELEVATION
1/16" = 1'-0"



BUILDING R-6 - NORTH ELEVATION
1/16" = 1'-0"



BUILDING R-6 - WEST ELEVATION
1/16" = 1'-0"



BUILDING R-6 - SOUTH ELEVATION
1/16" = 1'-0"

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No. 6034
COHASSET, MA.
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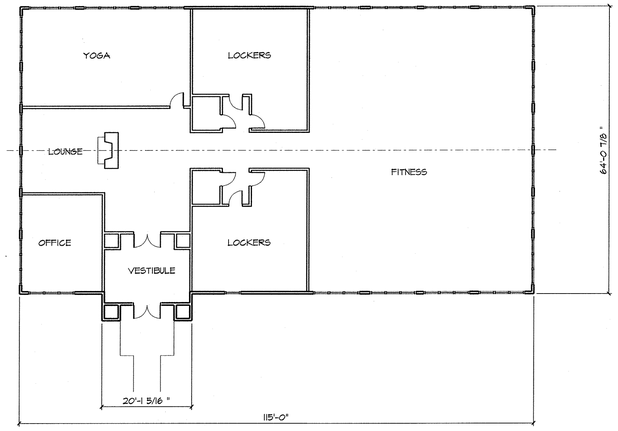
PROJECT:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

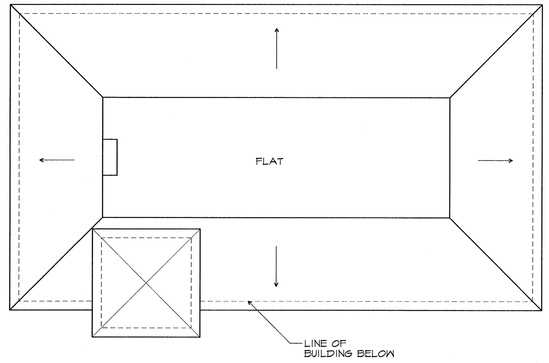
DRAWING TITLE:
R-6 thru R-10
Plans and Elevations

SCALE: 1/16" = 1'-0"
DRAWING NUMBER: A-20

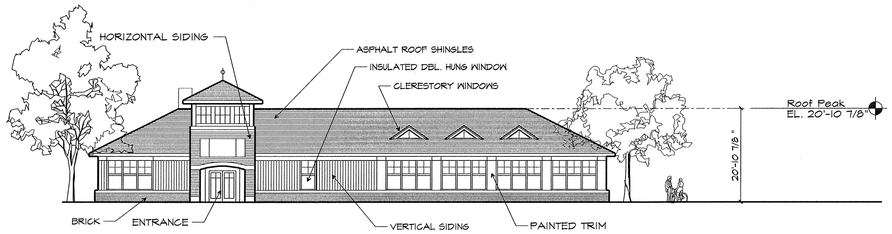


APPROX. NORTH

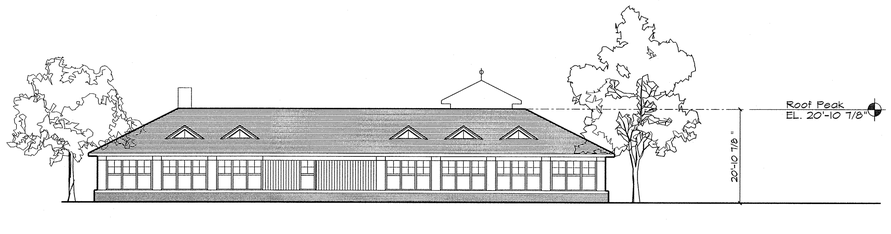
R-11 - Recreational Building - FLOOR PLAN
1/16" = 1'-0"



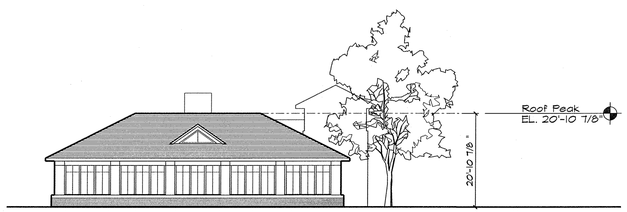
R11 - Recreational Building - ROOF PLAN
1/16" = 1'-0"



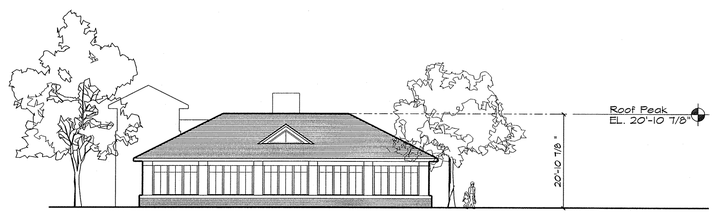
R-11 - Recreational Building - EAST ELEVATION
1/16" = 1'-0"



R-11 - Recreational Building - WEST ELEVATION
1/16" = 1'-0"



R-11 - Recreational Building - NORTH
1/16" = 1'-0"



R-11 - Recreational Building - SOUTH
1/16" = 1'-0"

GARRY W. GARDNER No. 6034 REGISTERED ARCHITECT COMMONWEALTH OF MASSACHUSETTS

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PROPONENT:
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Boston, MA 02109

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INCORPORATING PLANNING BOARD COMMENTS

PROJECT:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

DRAWING TITLE:
R-11
Plans and Elevations

SCALE: 1/16" = 1'-0"
DRAWING NUMBER: A-21

GENERAL AND EROSION CONTROL NOTES

1. THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AND STRUCTURES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THIS INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE LOCATION OF ALL UNDERGROUND UTILITIES AND STRUCTURES SHALL BE VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR MUST CONTACT THE APPROPRIATE UTILITY COMPANY, ANY GOVERNING PERMITTING AUTHORITY, AND "DIG SAFE" (1-800-344-7233) AT LEAST 72 HOURS PRIOR TO ANY EXCAVATION WORK TO REQUEST EXACT FIELD LOCATION OF UTILITIES AND THE ENGINEER SHALL BE NOTIFIED IN WRITING OF ANY UTILITIES INTERFERING WITH THE PROPOSED CONSTRUCTION AND APPROPRIATE REMEDIAL ACTION TAKEN BEFORE PROCEEDING WITH THE WORK. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

2. ALL EXISTING INFORMATION, INCLUDING EXISTING PROPERTY LINE INFORMATION, EXISTING UTILITY INFORMATION AND EXISTING TOPOGRAPHY HAS BEEN TAKEN FROM PLANS COMPILED BY VANASSE HANGEN BRUSTLIN TITLED ALTA/ASCM LAND TITLE SURVEY, DATED JUNE 8, 2001 AND EXISTING CONDITIONS PLAN OF LAND DATED APRIL 7, 2005.

3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING AND MAINTAINING ALL CONTROL POINTS AND BENCH MARKS NECESSARY FOR THE WORK.

4. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE CONSTRUCTED IN ACCORDANCE WITH D.E.Q.E.'S (DEP) EROSION AND SEDIMENTATION CONTROL GUIDELINES, AUGUST 1983, THE U.S.D.A. S.C.S. EROSION AND SEDIMENT CONTROL IN SITE DEVELOPMENT, MASSACHUSETTS CONSERVATION GUIDE, SEPTEMBER 1983 AND ALL LOCAL MUNICIPAL REGULATIONS.

5. EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE IN PLACE PRIOR TO THE COMMENCEMENT OF ANY SITE WORK OR EARTHWORK OPERATIONS, SHALL BE MAINTAINED DURING CONSTRUCTION, AND SHALL REMAIN IN PLACE UNTIL ALL SITE WORK IS COMPLETE AND GROUND COVER IS ESTABLISHED.

6. STOCKPILES SHALL BE SURROUNDED ON THEIR PERIMETERS WITH STAKED HAY BALES AND/OR SILTATION FENCES TO PREVENT AND/OR CONTROL SILTATION AND EROSION.

7. TOPS OF STOCKPILES SHALL BE COVERED IN SUCH A MANNER THAT STORMWATER DOES NOT INFILTRATE THE MATERIALS AND THEREBY RENDER THE SAME UNSUITABLE FOR FILL USE.

8. ALL DISTURBED OR EXPOSED AREAS SUBJECT TO EROSION SHALL BE STABILIZED WITH MULCH OR SEEDED FOR TEMPORARY VEGETATIVE COVER. WHERE CONSTRUCTION ACTIVITIES HAVE PERMANENTLY CEASED OR HAVE TEMPORARILY BEEN SUSPENDED FOR MORE THAN FOURTEEN DAYS, OR WHEN FINAL GRADES ARE REACHED IN ANY PORTION OF THE SITE, STABILIZATION PRACTICES SHALL BE IMPLEMENTED WITHIN THREE DAYS. AREAS WHICH REMAIN DISTURBED BUT INACTIVE FOR AT LEAST FOURTEEN DAYS SHALL RECEIVE TEMPORARILY SEEDING IN ACCORDANCE WITH MASSACHUSETTS DEP EROSION AND SEDIMENT CONTROL GUIDELINES. IN ALL CASES, STABILIZATION MEASURES SHALL BE IMPLEMENTED AS SOON AS POSSIBLE.

9. EARTHWORK ACTIVITY ON THE SITE SHALL BE DONE IN A MANNER SUCH THAT RUNOFF IS DIRECTED TO THE TEMPORARY DRAINAGE SWALES & SEDIMENT BASINS.

10. THE LOCATION OF TEMPORARY DRAINAGE SWALES AND SEDIMENTATION TRAPS SHALL BE REVISED AS REQUIRED AS CONSTRUCTION PROGRESSES

11. HAYBALES AND/OR FILTER BAGS SHALL BE PLACED AROUND CATCH BASINS AS REQUIRED DURING CONSTRUCTION.

12. ALL EROSION CONTROL MEASURES SHALL BE ROUTINELY INSPECTED OR A WEEKLY BASIS (ONCE EVERY SEVEN DAYS), CLEANED AND REPAIRED OR REPLACED AS NECESSARY THROUGHOUT ALL PHASES OF CONSTRUCTION. IN ADDITION, INSPECTION SHALL TAKE PLACE AFTER EACH RAINFALL EVENT. THE CONTRACTOR SHALL STRICTLY ADHERE TO THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP) DURING CONSTRUCTION OPERATIONS.

13. ALL PROPOSED SLOPES (EXCLUDING RIP RAP SLOPES) STEEPER THAN 3H:1V SHALL BE STABILIZED WITH A CURLEX EROSION CONTROL MATTING BY AMERICAN EXCELSIOR COMPANY (OR EGINEER APPROVED EQUAL) PRIOR TO HYDROSEEDING AND PROTECTED FROM EROSION.

14. THE CONTRACTOR SHALL KEEP ON SITE AT ALL TIMES ADDITIONAL HAYBALES AND EXTRA SILTATION FENCING FOR INSTALLATION AT THE DIRECTION OF THE ENGINEER AND/OR CONSERVATION COMMISSION AGENT TO MITIGATE ANY EMERGENCY CONDITION.

15. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING AND PAYING FOR ANY PERMITS AND/OR CONNECTION FEES REQUIRED TO CARRY OUT THE WORK INCLUDING BUT NOT LIMITED TO DEMOLITION.

16. THE LIMIT OF WORK LINE FOR THE AREA TO BE CLEARED AND GRUBBED SHALL BE THE SAME AS THE LIMIT OF WORK LINE NECESSARY FOR GRADING PURPOSES, (I.E.., THE GRADING LIMITS AROUND THE PERIMETER OF THE PROJECT AREA).

17. THE AREA OR AREAS OF ENTRANCE AND EXIT TO AND FROM THE SITE SHALL BE CLEARED OF ALL VEGETATION, ROOTS, AND OTHER OBJECTIONABLE MATERIAL AS DETERMINED BY THE ENGINEER OR OWNER'S REPRESENTATIVE.

18. THE AREA OR AREAS OF ENTRANCE AND EXIT TO AND FROM THE SITE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT-OF-WAY. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHT-OF-WAY MUST BE REMOVED IMMEDIATELY.

19. CATCH BASINS WHICH SERVE AS TEMPORARY SEDIMENT TRAPS MUST BE INSPECTED ON A WEEKLY BASIS AND AFTER EACH RAINFALL EVENT. SEDIMENT WILL BE REMOVED FROM EACH BASIN WHEN SEDIMENT HAS ACCUMULATED TO WITHIN 1' BELOW THE INVERT ELEVATION OF THE OUTFALL PIPE.

20. UPON COMPLETION OF ALL SITE WORK CONSTRUCTION SITE CONTRACTOR SHALL INSPECT ALL ON-SITE CATCH BASINS, DRAINAGE SWALES, FOREBAYS, & THE DETENTION POND AND REMOVE ALL SEDIMENT AND TRASH DEBRIS THAT HAS ACCUMULATED WITHIN EACH STRUCTURE DURING THE COURSE OF CONSTRUCTION.

21. ALL CONSTRUCTION SHALL MEET OR EXCEED THE TOWN OF WAYLAND'S ENGINEERING DEPARTMENT SPECIFICATIONS.

22. ALL SLOPES EXCEEDING FIFTEEN (15) PERCENT RESULTING FROM THE SITE GRADING SHALL BE EITHER COVERED WITH SIX (6) INCHES OF TOPSOIL AND PLANTED WITH A VEGETATIVE COVER SUFFICIENT TO PREVENT EROSION OR BE STABILIZED BY A RETAINING WALL.

23. DUST CONTROL SHALL BE USED DURING GRADING OPERATIONS IF THE GRADING IS TO OCCUR WITHIN 200 FEET OF AN OCCUPIED RESIDENCE OR PLACE OF BUSINESS. DUST CONTROL METHODS SHALL CONSIST OF DAMPENING THE GROUND WITH WATER.

24. THE CONTRACTOR SHALL BE AWARE THAT SOIL, GRADES AND WETLANDS PROXIMITY AT THIS SITE MAKE IT PARTICULARLY SUSCEPTIBLE TO SOIL EROSION AND SENSITIVE TO IT'S CONSEQUENCES. IT SHOULD BE NOTED THAT THE EROSION CONTROL MEASURES AS SHOWN ON THE DRAWINGS DEPICT THE MINIMUM REQUIRED CONTROL AND ARE REPRESENTATIVE OF A SINGLE STAGE OF CONSTRUCTION FOR EACH PHASE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE SITING, RELOCATION AND AUGMENTATION OF EROSION CONTROL DEVICES AS THE PROJECT PROGRESSES AND SITE DRAINAGE CONDITIONS CHANGE.

25. THE CONTRACTOR SHALL ANTICIPATE AND MODIFY EROSION CONTROL MEASURES BASED ON PAST AND CURRENT WEATHER CONDITIONS, SEASON AND EXPECTED FUTURE CONSTRUCTION ACTIVITIES.

26. THE CONTRACTOR SHALL MINIMIZE THE AREA OF DISTURBED SOIL. EFFORTS SHALL BE MADE TO LIMIT THE TIME OF EXPOSURE OF DISTURBED AREAS.

27. THE CONTRACTOR SHALL AT HIS EXPENSE SURVEY AND MARK OUT IN THE FIELD THE LIMITS OF CLEARING (I.E. HAYBALE/SILTFENCE LINE) AND THE WETLAND BUFFER BOUNDARY FOR APPROVAL BY THE TOWN PRIOR TO COMMENCEMENT OF CLEARING AND GRUBBING ACTIVITIES.

28. THE CONTRACTOR SHALL NOTIFY THE TOWN'S PLANNING STAFF AND CONSERVATION AGENT AT LEAST 48 HOURS PRIOR TO COMMENCEMENT OF SITEWORK.

29. PRIOR TO COMMENCEMENT OF CONSTRUCTION ACTIVITIES AT THE SITE, THE CONTRACTOR SHALL ENGAGE AN INDIVIDUAL WITH SPECIFIC PROFESSIONAL TRAINING AND EXPERTISE IN EROSION AND SEDIMENT CONTROL. THE EROSION CONTROL MONITOR SHALL PREPARE A WEEKLY REPORT WHICH SHALL BE KEPT ON SITE AT ALL TIMES AND SHALL BE SHOWN TO LOCAL, STATE AND FEDERAL AGENTS UPON REQUEST. THIS REPORT SHALL INDICATE THE STATUS OF THE EROSION CONTROLS AND ANY MAINTENANCE REQUIRED AND PERFORMED. THIS REPORT SHALL CONFORM TO THE REQUIREMENTS OF THE EPA'S NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PERMIT.

30. HAYBALE DIKES SHALL BE CONSTRUCTED AT ALL EXISTING & PROPOSED CATCH BASINS LOCATED IN FILL AREAS & SUBJECT TO STORMWATER RUN-OFF FROM PROPOSED FILL AREAS DURING CONSTRUCTION, OR AS DIRECTED BY THE OWNER/ENGINEER. NO SEDIMENTS SHALL ENTER THE ON-SITE DRAINAGE SYSTEM AT ANY TIME.

31. THE FOREBAY BASINS SHALL BE USED AS SEDIMENTATION BASINS THROUGHOUT CONSTRUCTION AND SHALL BE PERIODICALLY CLEANED DURING CONSTRUCTION, AND AT THE COMPLETION OF CONSTRUCTION. ALL TEMPORARY SWALES SHALL BE DIRECTED TO THE FOREBAY LOCATION WHEN POSSIBLE.

32. THE LOCATION OF HAYBALE CHECK DAMS SHALL BE FIELD VERIFIED DURING SITE PREPARATION OPERATIONS BY THE CONTRACTOR.

33. UPON COMPLETION OF ALL SITE WORK CONSTRUCTION SITE CONTRACTOR SHALL INSPECT ALL ON-SITE CATCH BASINS, DRAINAGE SWALES, FOREBAYS, & THE DETENTION POND AND REMOVE ALL SEDIMENT AND TRASH DEBRIS THAT HAS ACCUMULATED WITHIN EACH STRUCTURE DURING THE COURSE OF CONSTRUCTION.

34. WINTER CONSTRUCTION AND STABILIZATION
THE WINTER CONSTRUCTION PERIOD IS FROM NOVEMBER 1 THROUGH APRIL 15

SEDIMENT BARRIERS: DURING FROZEN CONDITIONS, SEDIMENT BARRIERS MAY CONSIST OF EROSION CONTROL MIX BERMS OR ANY OTHER RECOGNIZED SEDIMENT BARRIERS AS FROZEN SOIL PREVENTS THE PROPER INSTALLATION OF HAY BALES OR SILT FENCES.

MULCHING: ALL AREAS SHALL BE CONSIDERED TO BE DENUDED UNTIL SEEDED AND MULCHED. HAY AND STRAW MULCH SHALL BE APPLIED AT A RATE OF 150 LB. PER 1000 SF OR 3 TONS/ACRE (TWICE THE NORMAL ACCEPTED RATE) AND SHALL BE PROPERLY ANCHORED. EROSION CONTROL MIX MUST BE APPLIED WITH A MINIMUM 4 INCH THICKNESS. MULCH SHALL NOT BE SPREAD ON TOP OF SNOW. THE SNOW WILL BE REMOVED DOWN TO A 1-INCH DEPTH OR LESS PRIOR TO APPLICATION. AFTER EACH DAY OF FINAL GRADING, THE AREA WILL BE PROPERLY STABILIZED WITH ANCHORED HAY OR STRAW OR EROSION CONTROL MATTING. AN AREA SHALL BE CONSIDERED TO HAVE BEEN STABILIZED WHEN EXPOSED SURFACES HAVE BEEN EITHER MULCHED OR ADEQUATELY ANCHORED SO THAT GROUND SURFACE IS NOT VISIBLE THROUGH THE MULCH. BETWEEN NOVEMBER 1 AND APRIL 15, ALL MULCH SHALL BE ANCHORED BY EITHER MULCH NETTING, ASPHALT EMULSION CHEMICAL, OR WOOD CELLULOSE FIBER. THE COVER WILL BE CONSIDERED SUFFICIENT WHEN THE GROUND SURFACE IS NOT VISIBLE THROUGH THE MULCH. AFTER NOVEMBER 1ST, MULCH AND ANCHORING OF ALL EXPOSED SOIL SHALL OCCUR AT THE END OF EACH WORKDAY DURING FINAL GRADING ACTIVITIES.

SOIL STOCKPILING: STOCKPILES OF SOIL OR SUBSOIL WILL BE MULCHED FOR OVER WINTER PROTECTION WITH HAY OR STRAW AT TWICE THE NORMAL RATE OR WITH A 4-INCH LAYER OF EROSION CONTROL MIX. THIS WILL BE DONE WITHIN 24 HOURS OF STOCKING AND REESTABLISHED PRIOR TO ANY RAINFALL OR SNOWFALL.

SEEDING: BETWEEN THE DATES OF OCTOBER 15 AND APRIL 1, LOAM OR SEED WILL NOT BE REQUIRED. DURING PERIODS OF ABOVE FREEZING TEMPERATURES FINISHED AREAS SHALL BE FINE GRADED AND EITHER PROTECTED WITH MULCH OR TEMPORARILY SEEDED AND MULCHED UNTIL SUCH TIME AS THE FINAL TREATMENT CAN BE APPLIED. IF THE DATE IS AFTER NOVEMBER 1ST AND IF THE EXPOSED AREA HAS BEEN LOOMED, FINAL GRADED WITH A UNIFORM SURFACE, THEN THE AREA MAY BE DORMANT SEEDED AT A RATE OF 3 TIMES HIGHER THAN SPECIFIED FOR PERMANENT SEED AND THEN MULCHED. DORMANT SEEDING MAY BE PLACED PRIOR TO THE PLACEMENT OF MULCH OR EROSION CONTROL BLANKETS. IF DORMANT SEEDING IS USED FOR THE SITE, ALL DISTURBED AREAS SHALL RECEIVE 4" OF LOAM AND SEED AT AN APPLICATION RATE OF 5 LBS/1000 SF. ALL AREAS SEEDED DURING THE WINTER WILL BE INSPECTED IN THE SPRING BY REPLACING LOAM, SEED AND MULCH. IF DORMANT SEEDING IS NOT USED FOR THE SITE, ALL DISTURBED AREAS SHALL BE RE-VEGETATED IN THE SPRING.

WINTER STABILIZATION OF DITCHES AND CHANNELS: ALL STONE-LINED DITCHES AND CHANNELS MUST BE CONSTRUCTED AND STABILIZED BY NOVEMBER 15. ALL GRASS-LINED DITCHES AND CHANNELS MUST BE CONSTRUCTED AND STABILIZED BY SEPTEMBER 1. IF A DITCH OR CHANNEL IS NOT GRASS-LINED BY SEPTEMBER 1, THEN ONE OF THE FOLLOWING ACTIONS MUST BE TAKEN TO STABILIZE THE DITCH:
INSTALL A SOD LINING IN THE DITCH: A DITCH MUST BE LINED WITH PROPERLY INSTALLED SOD BY OCTOBER 1. PROPER INSTALLATION INCLUDES: PINNING THE SOD ONTO THE SOIL WITH WIRE PINS, ROLLING THE SOD TO GUARANTEE CONTACT BETWEEN THE SOD ONTO AND UNDERLYING SOIL, WATERING THE SOD TO PROMOTE ROOT GROWTH INTO THE DISTURBED SOIL, AND ANCHORING SOD AT THE BASE OF THE DITCH WITH JUTE OR PLASTIC MESH TO PREVENT THE SOD FROM SLOUGHING DURING FLOW CONDITIONS.
INSTALL A STONE LINING IN THE DITCH: A DITCH MUST BE LINED WITH STONE RIP RAP BY NOVEMBER 15. CONTACT REGISTERED PROFESSIONAL ENGINEER TO DETERMINE THE STONE SIZE AND LINING THICKNESS NEEDED TO WITHSTAND THE ANTICIPATED FLOW VELOCITIES AND FLOW DEPTHS WITHIN THE DITCH.

WINTER STABILIZATION OF DISTURBED SLOPES: ALL STONE-COVERED SLOPES GREATER THAN 15% MUST BE CONSTRUCTED AND STABILIZED BY NOVEMBER 15. AND ALL SLOPES TO BE VEGETATED MUST BE SEEDED AND MULCHED BY SEPTEMBER 1. IF A SLOPE TO BE VEGETATED IS NOT STABILIZED BY SEPTEMBER 1, THEN ONE OF THE FOLLOWING ACTIONS MUST BE TAKEN TO STABILIZE THE SLOPE.
TEMPORARY VEGETATION AND EROSION CONTROL MATS: BY OCTOBER 1 THE DISTURBED SLOPE MUST BE SEEDED WITH WINTER RYE AT A SEEDING RATE OF 3 LBS PER 1000 SF AND THEN INSTALL EROSION CONTROL MATS OR ANCHORED MULCH OVER THE SEEDING. IF THE RYE FAILS TO GROW AT LEAST 3 INCHES OR FAILS TO COVER AT LEAST 75% OF THE SLOPE BY NOVEMBER 1, THEN THE CONTRACTOR WILL COVER THE SLOPE WITH A LAYER OF EROSION CONTROL MIX OR WITH STONE RIPRAP.
SOD: THE DISTURBED SLOPE MUST BE STABILIZED WITH PROPERLY INSTALLED SOD BY OCTOBER 1. PROPER INSTALLATION INCLUDES THE CONTRACTOR PINNING THE SOD ONTO THE SLOPE WITH WIRE PINS, ROLLING THE SOD TO GUARANTEE CONTACT BETWEEN THE SOD AND UNDERLYING SOIL, AND WATERING THE SOD TO PROMOTE ROOT GROWTH INTO THE DISTURBED SOIL. THE CONTRACTOR WILL NOT USE LATE-SEASON SOD INSTALLATION TO STABILIZE SLOPES HAVING A GRADE GREATER THAN 33% OR HAVING GROUNDWATER SEEPS ON THE SLOPE FACE.
EROSION CONTROL MIX: EROSION CONTROL MIX MUST BE PROPERLY INSTALLED BY NOVEMBER 15. THE CONTRACTOR WILL NOT USE EROSION CONTROL MIX TO STABILIZE SLOPES HAVING GRADES GREATER THAN 50% OR HAVING GROUNDWATER SEEPS ON THE SLOPE FACE.
STONE RIP RAP: PLACE A LAYER OF STONE RIP RAP ON THE SLOPE BY NOVEMBER 15. CONTACT THE PROFESSIONAL ENGINEER TO DETERMINE THE STONE SIZE NEEDED FOR STABILITY ON THE SLOPE AND TO DESIGN A FILTER LAYER FOR UNDERNEATH THE RIPRAP.

WINTER STABILIZATION OF DISTURBED SOILS: BY SEPTEMBER 15, ALL DISTURBED SOILS ON AREAS HAVING A SLOPE LESS THAN 15% MUST BE SEEDED AND MULCHED. IF THE DISTURBED AREAS ARE NOT STABILIZED BY THIS DATE, THEN ONE OF THE FOLLOWING ACTIONS MUST BE TAKEN:
TEMPORARY VEGETATION: BY OCTOBER 1, SEED THE DISTURBED SOIL WITH WINTER RYE AT A SEEDING RATE OF 3 LBS PER 1000 SF, LIGHTLY MULCH THE SEEDED SOIL WITH HAY OR STRAW AT 75 POUNDS PER 1000 SF, AND ANCHOR THE MULCH WITH PLASTIC NETTING. MONITOR GROWTH OF THE RYE OVER THE NEXT 30 DAYS. IF THE RYE FAILS TO GROW AT LEAST 3 INCHES OR FAILS TO COVER AT LEAST 75% OF THE DISTURBED SOIL BEFORE NOVEMBER 1, THEN MULCH THE AREA FOR WINTER PROTECTION AS DESCRIBED BELOW.
SOD: STABILIZE THE DISTURBED SOIL WITH PROPERLY INSTALLED SOD BY OCTOBER 1. PROPER INSTALLATION INCLUDES PINNING THE SOD ONTO THE SOIL WITH WIRE PINS, ROLLING THE SOD TO GUARANTEE CONTACT BETWEEN THE SOD AND UNDERLYING SOIL, AND WATERING THE SOD TO PROMOTE ROOT GROWTH INTO THE DISTURBED SOIL.
MULCH: BY NOVEMBER 15, MULCH THE DISTURBED SOIL BY SPREADING HAY OR STRAW AT A RATE OF AT LEAST 150 LBS PER 1000 SF ON THE AREA SO THAT NO SOIL IS VISIBLE THROUGH THE MULCH. IMMEDIATELY AFTER APPLYING THE MULCH, ANCHOR THE MULCH WITH PLASTIC NETTING TO PREVENT WIND FROM MOVING THE MULCH OFF THE DISTURBED SOIL.

GRADING & DRAINAGE NOTES

1. THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AND STRUCTURES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THIS INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE LOCATION OF ALL UNDERGROUND UTILITIES AND STRUCTURES SHALL BE VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR MUST CONTACT THE APPROPRIATE UTILITY COMPANY, ANY GOVERNING PERMITTING AUTHORITY, AND "DIG SAFE" AT LEAST 72 HOURS PRIOR TO ANY EXCAVATION WORK TO REQUEST EXACT FIELD LOCATION OF UTILITIES AND THE ENGINEER SHALL BE NOTIFIED IN WRITING OF ANY UTILITIES INTERFERING WITH THE PROPOSED CONSTRUCTION AND APPROPRIATE REMEDIAL ACTION TAKEN BEFORE PROCEEDING WITH THE WORK. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

2. ALL EXISTING INFORMATION, INCLUDING EXISTING PROPERTY LINE INFORMATION, EXISTING UTILITY INFORMATION AND EXISTING TOPOGRAPHY HAS BEEN TAKEN FROM PLANS COMPILED BY VANASSE HANGEN BRUSTLIN TITLED ALTA/ASCM LAND TITLE SURVEY, DATED JUNE 8, 2001 AND EXISTING CONDITIONS PLAN OF LAND DATED APRIL 7, 2005.

3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING AND MAINTAINING ALL CONTROL POINTS AND BENCH MARKS NECESSARY FOR THE WORK.

4. ALL STORM DRAINAGE PIPES SHALL BE CPP (CORRUGATED PLASTIC PIPE) AND STRUCTURES PRECAST CONCRETE UNLESS NOTED OTHERWISE. CPP PIPE SHALL CONFORM WITH AASHTO DESIGNATIONS M294 AND M252, SHALL BE MANUFACTURED WITH HIGH DENSITY POLYETHYLENE PLASTIC AND SHALL BE ADSN-12 PIPE AS MANUFACTURED BY HANCOR, INC. OR APPROVED EQUAL UNLESS OTHERWISE NOTED ON DETAILS.

5. RIP RAP SPLASH APRONS SHALL BE PROVIDED AT ALL OUTFALLS TO AND FROM THE DETENTION BASIN AS SHOWN ON THE DRAWINGS.

6. ALL ROOF DRAIN CONNECTIONS SHALL BE INSTALLED TO A POINT 10 FEET FROM THE BUILDING WALL UNLESS OTHERWISE NOTED OR DETAILED.

7. THE EXISTING UTILITIES SHOWN HEREON SHALL BE CONSIDERED APPROXIMATE. CONTRACTOR SHALL VERIFY LOCATION AND ELEVATION PRIOR TO EXCAVATION AND CONSTRUCTION.

8. ALL UTILITY SERVICES ARE NOT SHOWN ON THIS PLAN. CONTRACTOR SHALL CONTACT THE APPROPRIATE UTILITY COMPANY FOR LOCATION AND ELEVATION.

9. ALL NEW CATCH BASINS ON-SITE SHALL BE EQUIPPED WITH GAS/OIL HOODS AND 4 FOOT SUMPS.

10. ALL EXISTING STRUCTURES, UNLESS OTHERWISE NOTED TO REMAIN, FENCING, TREES, & ETC., WITHIN THE CONSTRUCTION AREA SHALL BE REMOVED & DISPOSED OF OFF SITE IN ACCORDANCE WITH LOCAL, STATE AND FEDERAL REQUIREMENTS.

11. ALL DRAINAGE STRUCTURES AND STORM SEWER PIPES SHALL MEET HEAVY-DUTY TRAFFIC (H20) LOADING AND BE INSTALLED ACCORDINGLY.

12. ALL DRAINAGE STRUCTURES SHALL BE PRE-CAST CONCRETE.

13. SITE GRADING SHALL NOT PROCEED UNTIL APPROPRIATE EROSION AND SEDIMENT CONTROL MEASURES HAVE BEEN INSTALLED.

14. AFTER PERMITS HAVE BEEN OBTAINED & EROSION CONTROL MEASUREMENTS INSTALLED, THE CONTRACTOR SHALL COMMENCE WITH THE DEMOLITION ACTIVITIES ASSOCIATED WITH THE EXISTING STRUCTURE AND EARTHWORK ACTIVITIES TO ROUGH GRADE THE SITE.

PARKING AND TRAFFIC CONTROL NOTES

1. HANDICAP ACCESSIBLE PARKING SPACES SHALL CONFORM TO THE REQUIREMENTS OF THE AMERICANS WITH DISABILITIES ACT (A.D.A.) OF JANUARY, 1992 AND THE MASSACHUSETTS ARCHITECTURAL ACCESS BOARD OF REGULATIONS, 521 CMR UNLESS OTHERWISE NOTED.

2. ACCESSIBLE PARKING SPACES DESIGNATED WITH A "VAN" SHALL BE SIGNED AS VAN ACCESSIBLE ACCESSIBLE" PER A.D.A. 4.1.2.5B.

3. ALL LIMITS OF PAVEMENT SHALL BE CURBED UNLESS NOTED OR DETAILED OTHERWISE.

4. ALL STANDARD PARKING SPACES SHALL BE 9' IN WIDTH BY 18.5 FEET IN LENGTH. SEE PARKING AND TRAFFIC CONTROL PLAN C-5 FOR PARKING WIDTH DIMENSIONS.

5. ALL PAVEMENT STRIPING SHALL BE PAINTED WITH 2 COATS OF PAINT.

6. CONTRACTOR SHALL REFER TO ARCHITECTURAL/BUILDING PLANS FOR EXACT LOCATIONS, DETAILS AND DIMENSIONS OF CONCRETE SIDEWALKS, EXIT PORCHES, RAMPS, TRUCK DOCKS, PRECISE BUILDING DIMENSIONS, CONCRETE PADS AND EXACT UTILITY ENTRANCE LOCATIONS.

7. PARKING AND TRAFFIC CONTROL PLANS ARE SCHEMATIC AND FOR LOCATION OF MARKINGS ONLY. SPECIFIC DETAILS FOR INSTALLATION OF PAVEMENT MARKINGS ARE PROVIDED AS PART OF THIS PLAN SET.

8. ALL DIMENSIONS TO FACE OF CURB UNLESS OTHERWISE NOTED.

WATER NOTES

1. ALL WATER MAINS SHALL BE INSTALLED WITH A MINIMUM OF 5 FEET OF COVER AND A MAXIMUM OF 7 FEET OF COVER EXCEPT AS NOTED OR DETAILED OTHERWISE. GREATER DEPTHS ARE PERMITTED WHERE REQUIRED TO AVOID CONFLICTS WITH OTHER UTILITIES.

2. GENERALLY, WATER MAIN FITTINGS IDENTIFIED ON THIS DRAWING ARE SHOWN FOR INSTALLATION LOCATION PURPOSES. THE CONTRACTOR SHALL NOTE THAT NOT ALL FITTINGS REQUIRED UNDER THE CONTRACT ARE NOTED, SHOWN, OR INDICATED.

3. A MINIMUM OF 10 FEET CLEAR HORIZONTALLY SHALL BE MAINTAINED BETWEEN SANITARY SEWER MAINS AND WATER MAINS. WHENEVER CONDITIONS PREVENT A LATERAL SEPARATION OF 10 FEET TO A WATER MAIN, THE WATER MAIN SHALL BE LAID IN A SEPARATE TRENCH AND THE ELEVATION OF THE CROWN OF THE SEWER SHALL BE AT LEAST 18 INCHES BELOW THE INVERT OF THE WATER MAIN.

4. DOMESTIC WATER SERVICES 2.5" AND SMALLER SHALL BE TYPE K COPPER TUBING AND SHALL BE INSTALLED WITH APPROPRIATELY SIZED CORPORATION STOP WITH APPROVED SADDLE, CURB STOP, AND BOX.

5. ALL WATER MAIN APPURTENANCES, MATERIALS, METHODS OF INSTALLATION AND TESTING REQUIREMENTS SHALL MEET OR EXCEED THE TOWN OF WAYLAND'S WATER AND SEWER DEPARTMENT STANDARDS.

6. PRESSURE AND LEAKAGE TEST, DISINFECTION AND FLUSHING SHALL BE IN ACCORDANCE WITH THE TOWN OF WAYLAND'S WATER DEPARTMENT STANDARDS AND REQUIREMENTS. IN THE ABSENCE OF STANDARDS, THEY SHALL CONFORM TO THE REQUIREMENTS SPELLED OUT IN THE SITE PROJECT MANUAL. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL COSTS IN CONNECTION WITH UTILITY TESTS, FLUSHING AND INSPECTIONS AS REQUIRED BY THE TOWN OF WAYLAND'S WATER DEPARTMENT. COPIES OF TEST RESULTS WILL BE SUBMITTED TO WAYLAND WATER DEPARTMENT FOR APPROVAL.

7. THRUST BLOCKS OR MEGALUG SHALL BE PROVIDED AT ALL BENDS, TEES, AND FIRE HYDRANTS.

8. ALL WATER LEADS TO BUILDING WILL END TEN FEET (10') OUTSIDE BUILDING LIMITS AS SHOWN ON THE PLAN AND SHALL BE PROVIDED WITH TEMPORARY PLUG AT END.

9. MAINTAIN A MINIMUM SEPARATION OF THREE FEET (3') BETWEEN GAS AND WATER MAINS (MEASURE FROM CENTER OF PIPE).

10. THE CONTRACTOR SHALL NOTIFY THE WAYLAND WATER DEPARTMENT (508-358-3696) BEFORE ANY NEW WATER MAIN PORTION IS CONNECTED TO MUNICIPAL WATER MAIN.

11. TOWN OF WAYLAND IS RESPONSIBLE FOR PERFORMING ALL BACTERIOLOGICAL TESTING UPON THE TOWN'S ACCEPTANCE OF THE CONTRACTOR'S PRESSURE TESTING RESULTS.

DEMOLITION NOTES

1. THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AND STRUCTURES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THIS INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE LOCATION OF ALL UNDERGROUND UTILITIES AND STRUCTURES SHALL BE VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR MUST CONTACT THE APPROPRIATE UTILITY COMPANY, ANY GOVERNING PERMITTING AUTHORITY, AND "DIG SAFE" (1-800-344-7233) AT LEAST 72 HOURS PRIOR TO ANY EXCAVATION WORK TO REQUEST EXACT FIELD LOCATION OF UTILITIES AND THE ENGINEER SHALL BE NOTIFIED IN WRITING OF ANY UTILITIES INTERFERING WITH THE PROPOSED CONSTRUCTION AND APPROPRIATE REMEDIAL ACTION TAKEN BEFORE PROCEEDING WITH THE WORK. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLAN.

2. ALL EXISTING INFORMATION, INCLUDING EXISTING PROPERTY LINE INFORMATION, EXISTING UTILITY INFORMATION AND EXISTING TOPOGRAPHY HAS BEEN TAKEN FROM PLANS COMPILED BY VANASSE HANGEN BRUSTLIN TITLED ALTA/ASCM LAND TITLE SURVEY, DATED JUNE 8, 2001 AND EXISTING CONDITIONS PLAN OF LAND DATED APRIL 7, 2005.

3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING AND MAINTAINING ALL CONTROL POINTS AND BENCH MARKS NECESSARY FOR THE WORK.

4. DISPOSAL OF ALL DEMOLISHED MATERIALS IS THE RESPONSIBILITY OF THE CONTRACTOR AND MUST BE OFF-SITE IN ACCORDANCE WITH ALL FEDERAL, STATE, AND LOCAL MUNICIPAL REQUIREMENTS.

5. THE CONTRACTOR SHALL PROTECT AND/OR CAP OFF ALL EXISTING ON-SITE UTILITY SERVICES WHETHER DESIGNATED ON THESE DRAWINGS OR DISCOVERED IN THE FIELD. SERVICES SHALL BE CAPPED OFF WHERE SAME ENTER THE PERIMETER OF THE PROPERTY LINE. ALL CAPPING/REMOVAL SHALL BE IN ACCORDANCE WITH THE APPROPRIATE UTILITY COMPANY/ENTITY STANDARDS.

6. ALL EXISTING LIGHT POLES, BASES, FIXTURES AND CONDUITS SHALL BE ABANDONED, REMOVED AND DISPOSED OF OFF-SITE.

7. ALL EXISTING BITUMINOUS CONCRETE PAVEMENT SHALL BE RECLAIMED. ALL RECLAIM MATERIAL FRMO PROPOSED LANDSCAPED AND BUILDING AREAS SHALL BE REMOVED.

8. ALL EXISTING GRANITE CURB SHALL BE REMOVED AND STORED ON SITE FOR REUSE.

9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING AND PROTECTING ALL EXISTING AND NEW SITE DRAINAGE AND UTILITIES WHICH ARE TO REMAIN AND/OR BE CONSTRUCTED.

10. DEMOLITION ACTIVITY ON SITE SHALL BE DONE IN A MANNER SUCH THAT RUNOFF IS DIRECTED TO THE TEMPORARY DRAINAGE SWALES AND SEDIMENT CONTROL FACILITIES.

11. ABANDONMENT OF EXISTING DRAIN AND WATER MAIN PIPES SHALL BE ACHIEVED BY USING BRICKS AND MORTAR, OR PLUGS/CAPS AVAILABLE FROM PIPE SUPPLIERS.

12. WORK INVOLVED IN THE ABANDONMENT OF EXISTING MANHOLES AND CATCH BASINS SHALL BE AS FOLLOWS:
    A. REMOVE EXISTING CASTING AND STORE ON-SITE FOR REUSE.
    B. REMOVE A MINIMUM OF THE TOP THREE FEET OF THE STRUCTURE
    C. PLUG ALL PIPES
    D. BACKFILL THE STRUCTURE WITH COMPACTED GRANULAR FILL UP TO THE BOTTOM OF REQUIRED SURFACE MATERIALS

13. PRIOR TO THE COMMENCEMENT OF ANY DEMOLITION ACTIVITIES THE ON-SITE EROSION CONTROL MEASURES AS SHOWN ON DRAWING C-1 MUST BE INSTALLED AND APPROVED BY THE OWNER AND/OR THE OWNER'S REPRESENTATIVE.

14. ALL SUITABLE BUILDING MATERIALS THAT CAN BE REUSED AS ON-SITE FILL, AS DETERMINED BY THE OWNER'S GEOTECHNICAL ENGINEER AND ENVIRONMENTAL ENGINEER (I.E. BRICK, BLOCK, CONCRETE AND STONE) SHALL BE CRUSHED TO A SIZE OF 3 INCHES ((3") OR LESS AND MEET THE GRADATION REQUIREMENTS OF STRUCTURAL FILL AS NOTED IN THE SITEWORK SPECIFICATIONS.

UTILITY NOTES

1. THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AND STRUCTURES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THIS INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE LOCATION OF ALL UNDERGROUND UTILITIES AND STRUCTURES SHALL BE VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR MUST CONTACT THE APPROPRIATE UTILITY COMPANY, ANY GOVERNING PERMITTING AUTHORITY, AND "DIG SAFE" (1-800-344-7233) AT LEAST 72 HOURS PRIOR TO ANY EXCAVATION WORK TO REQUEST EXACT FIELD LOCATION OF UTILITIES AND THE ENGINEER SHALL BE NOTIFIED IN WRITING OF ANY UTILITIES INTERFERING WITH THE PROPOSED CONSTRUCTION AND APPROPRIATE REMEDIAL ACTION TAKEN BEFORE PROCEEDING WITH THE WORK. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLAN

2. ALL EXISTING INFORMATION, INCLUDING EXISTING PROPERTY LINE INFORMATION, EXISTING UTILITY INFORMATION AND EXISTING TOPOGRAPHY HAS BEEN TAKEN FROM PLANS COMPILED BY VANASSE HANGEN BRUSTLIN TITLED ALTA/ASCM LAND TITLE SURVEY, DATED JUNE 8, 2001 AND EXISTING CONDITIONS PLAN OF LAND DATED APRIL 7, 2005.

3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING AND MAINTAINING ALL CONTROL POINTS AND BENCH MARKS NECESSARY FOR THE WORK.

4. DUE TO THE SMALL SCALE OF THE SITE WORK DRAWINGS, EXACT LOCATION OF UTILITY STUBS FOR BUILDING CONNECTIONS SHALL BE VERIFIED WITH THE BUILDING DRAWINGS. SERVICE STUBS TO THE BUILDING SHALL BE INSTALLED TO A POINT 10 FEET FROM THE BUILDING WALL UNLESS OTHERWISE NOTED OR DETAILED AND SHALL BE PROVIDED WITH A TEMPORARY PLUG AT END.

5. SITE CONTRACTOR WILL BE RESPONSIBLE FOR ALL TAP AND TIE ON FEES REQUIRED, AS WELL AS COST OF UNDERGROUND SERVICE CONNECTIONS TO THE BUILDING.

6. DIMENSIONS SHOWN ARE TO CENTERLINE OF PIPE OR FITTING.

7. ALL TRENCHING, PIPE LAYING, AND BACKFILLING SHALL BE PERFORMED IN ACCORDANCE WITH LOCAL AND FEDERAL OSHA REGULATIONS.

GAS

1. THE PROPOSED GAS SERVICE LOCATION IS APPROXIMATE ONLY. THE CONTRACTOR SHALL CONFIRM WITH THE GAS COMPANY THAT GAS LINE INSTALLATION SHALL BE BY THE LOCAL GAS COMPANY. THE CONTRACTOR SHALL GIVE THE GAS COMPANY ADVANCE NOTICE OF WHEN THE GAS LINE CAN BE INSTALLED. THE CONTRACTOR IS RESPONSIBLE FOR EXCAVATION, BACKFILL AND COMPACTION OF THE GAS LINE IN ACCORDANCE WITH THE SITE WORK SPECIFICATIONS. CONTRACTOR IS ALSO RESPONSIBLE FOR FURNISHING AND INSTALLING PIPE BOLLARDS AS REQUIRED BY THE GAS COMPANY AND/OR LOCAL INSPECTOR IN ORDER TO PROTECT ABOVE GROUND GAS EQUIPMENT.

SEWER

1. ALL GRAVITY SEWER PIPE SHALL BE POLYVINYL CHLORIDE PIPE (P.V.C.), S.D.R. 35 AND SHALL CONFORM WITH ASTM-D3034 UNLESS NOTED OTHERWISE.

2. WHERE SANITARY SEWERS CROSS WATER MAINS, THE SEWER SHALL BE LAID AT SUCH AN ELEVATION THAT THE CROWN OF THE SEWER IS AT LEAST EIGHTEEN INCHES BELOW THE INVERT OF THE WATER MAIN. IF THE ELEVATION OF THE SEWER CANNOT BE VARIED TO MEET THIS REQUIREMENT, THE WATER MAIN SHALL BE RELOCATED TO PROVIDE THIS SEPARATION OR CONSTRUCTED WITH MECHANICAL JOINT PIPE FOR A DISTANCE OF TEN FEET ON EACH SIDE OF THE SEWER. ONE FULL LENGTH OF WATER MAIN SHALL BE CENTERED OVER THE SEWER SO THAT BOTH JOINTS WILL BE AS FAR FROM THE SEWER AS POSSIBLE. IF MECHANICAL JOINT PIPE IS NOT USED THEN BOTH THE WATER MAIN AND SANITARY SEWER SHALL BE ENCASED IN CONCRETE FOR A MINIMUM DISTANCE OF 10 FEET FROM THE CROSSING POINT OF THE OTHER PIPE AS MEASURED NORMALLY FROM ALL POINTS ALONG THE PIPE.

3. ALL SEWER MAIN APPURTENANCES, MATERIALS, METHODS OF INSTALLATION AND TESTING REQUIREMENTS SHALL MEET OR EXCEED THE TOWN OF WAYLAND'S SEWER DEPARTMENT STANDARDS.

4. SANITARY SEWER LEAD TO BUILDING WILL END TEN FEET (10') OUTSIDE THE BUILDING LIMITS AS SHOWN ON THE PLAN AND SHALL BE PROVIDED WITH A TEMPORARY PLUG AT END.

TRAFFIC CONTROL SCHEDULE

SIGN NUMBER	SIGN	SIZE OF SIGN		DESCRIPTION	MOUNT TYPE	MOUNT HEIGHT	REMARKS
		WIDTH	HEIGHT				
R1-1	STOP	30"	30"	WHITE ON RED	CHANNEL	7'-0"	REFLECTORIZED SIGN
R7-8	♿	12"	18"	WHITE ON BLUE	BOLLARD	7'-0"	REFLECTORIZED SIGN
W11A-2	◇	30"	30"	BLACK ON YELLOW	CHANNEL	8'-6"	REFLECTORIZED SIGN
W11A-2P	PED XING	24"	18"	BLACK ON YELLOW	CHANNEL	7'-0"	REFLECTORIZED SIGN
R3-7R	RIGHT LANE MUST TURN RIGHT	30"	30"	BLACK ON WHITE	CHANNEL	7'-0"	REFLECTORIZED SIGN
R7-8A	VAN ACCESSIBLE	12"	6"	WHITE ON BLUE	CHANNEL	6'-5"	REFLECTORIZED SIGN
R5-1	DO NOT ENTER	30"	30"	BLACK ON WHITE	CHANNEL	7'-0"	REFLECTORIZED SIGN
R2-1	SPEED LIMIT 15	24"	30"	BLACK ON WHITE	CHANNEL	7'-0"	REFLECTORIZED SIGN
R5-2	🚫	24"	24"	RED AND BLACK ON WHITE	CHANNEL	7'-0"	REFLECTORIZED SIGN
TR-1	TRUCK ENTRANCE →	33"	36"	BLACK ON WHITE	CHANNEL	7'-0"	REFLECTORIZED SIGN
TR-2	TRUCK ENTRANCE ←	33"	36"	BLACK ON WHITE	CHANNEL	7'-0"	REFLECTORIZED SIGN

LEGEND

EXISTING	PROPOSED	DESCRIPTION
	3:1	SLOPE RATIO
EMH ○	EMH ●	ELECTRIC MANHOLE
SMH ○	SMH ●	SEWER MANHOLE
TMH ○	TMH ●	TELEPHONE MANHOLE
WMH ○	WMH ●	WATER MANHOLE
—S—	—S—	SEWER LINE
—W—	—W—	WATER LINE
—G—	—G—	GAS LINE
—E—	—E—	ELECTRICAL CONDUIT
—T—	—T—	TELEPHONE CONDUIT
—⊣	—⊣	PLUG
⋈	⋈	VALVE
		HYDRANT WITH BOLLARDS
		TEE
UP ○	UP ●	UTILITY POLE
EHH ○	EHH ●	ELECTRIC HANDHOLE
	▭	HAYBALE
	×══×	SILTATION FENCE
	▭▭▭	HAYBALE CHECK DAM
	▦	SEDIMENTATION TRAP
	→	TEMPORARY SWALE
—101—	—101—	1' CONTOUR LINE
—105—	—105—	5' CONTOUR LINE
× 219.50 219×50	× 219.50 219×50	SPOT GRADES
CB □	CB ■	CATCH BASIN
DCB	DCB ■	DOUBLE CATCH BASIN
DMH ○	DMH ●	DRAINAGE MANHOLE
—D—	—D—	DRAIN PIPE
→	→	FLOW DIRECTION
		HEADWALL
▨	■	SPLASH PAD/RIP RAP
▽	▼	FLARED END SECTION
B.O.S.	B.O.S.	BOTTOM OF SLOPE
		SNOW STORAGE AREA

EXISTING	PROPOSED	DESCRIPTION
T.O.S.	T.O.S.	TOP OF SLOPE
	▬	RETAINING WALL
		GUIDE RAIL
	×—×—×	CHAIN LINK FENCE
	⊕ TB	TEST BORING LOCATION
	TP	TEST PIT LOCATION
	TP,P=	TEST PIT LOCATION WITH PERCOLATION TEST
	◐ P	PERCOLATION TEST
	×TC 219.50 BC 219.00	TOP\BOTTOM OF CURB
	×TW 219.50	TOP OF WALL
	×BW 219.50	BOTTOM OF WALL
T	T	TRANSFORMER PAD
		LIGHT POLE
COMP	COMP	COMPACTOR PAD
LOADING	LOADING	LOADING PAD
		LANDSCAPED ISLAND
▨	▨	STRIPED/PAINTED ISLAND
		STANDARD PARKING STALL
		HANDICAP PARKING STALL
	▽	CURB TYPE
	99	PARKING COUNT
▲	▲	MOUNTED TRAFFIC SIGN
|||||||	|||||||	CROSSWALK
STOP	STOP	STOP LINE
△	▲	WHEELCHAIR RAMP
	DYCL	DOUBLE YELLOW CENTERLINE
	DWCL	DOUBLE WHITE CENTERLINE
	SWEL	SOLID WHITE EDGE LINE
	SWCL	SOLID WHITE CENTERLINE
	BWLL	BROKEN WHITE LANE LINE
	Ⓢ	SIGNALIZED INTERSECTION

CHARLES A. DOHERTY
CIVIL
No. 45920

Charles A. Doherty
10/05/07
R.J. O'Connell & Associates

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SHESKEY ARCHITECTS
14 Franklin Street
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Proponent:
Twenty Wayland, LLC
45 Broad Street, 4th Floor
Boston, MA 02109

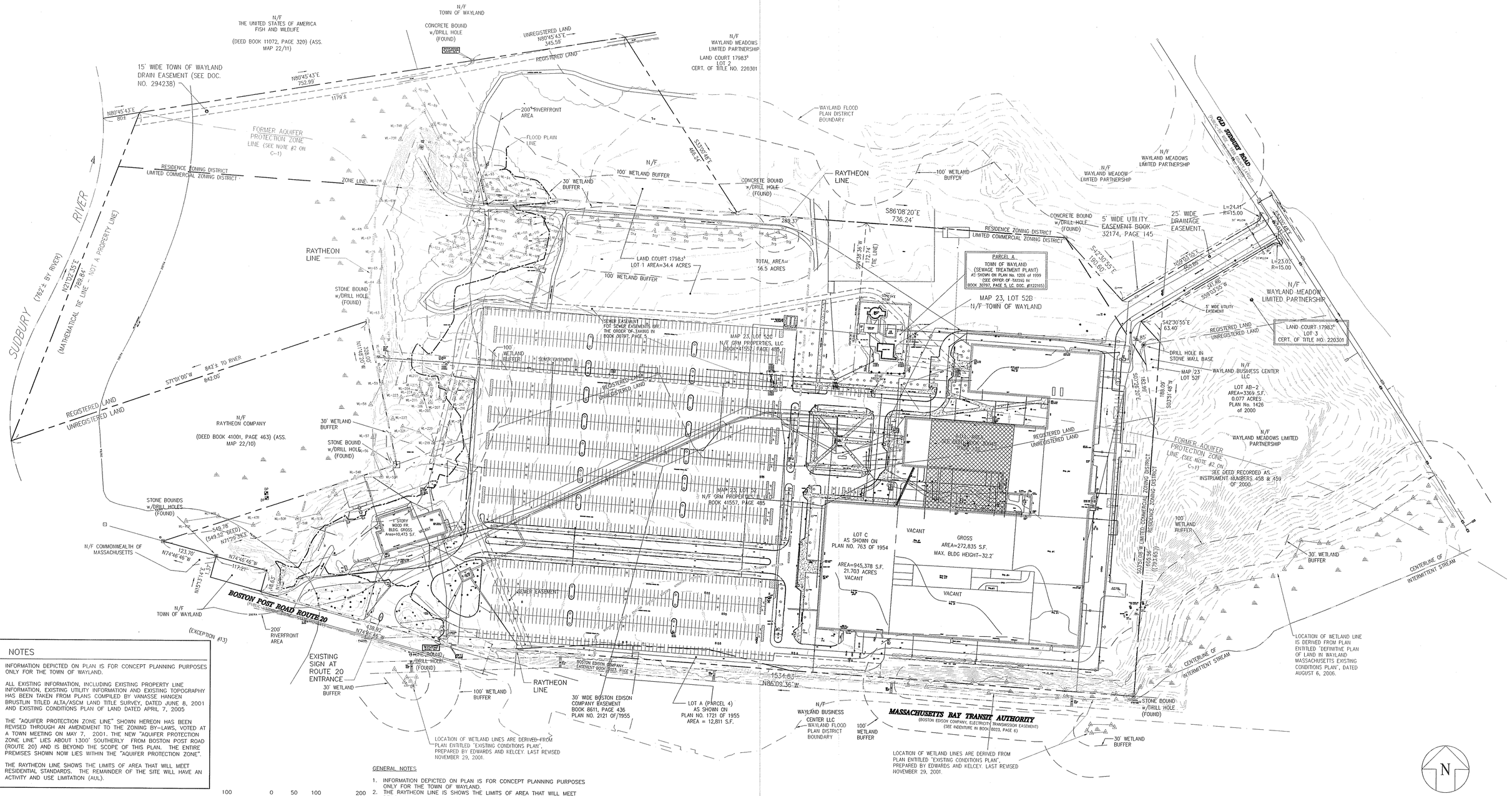
Project No: RJOC 06032
Drawn By:
Checked By:
Issue Date: 10 MAY 2007
Revision: INCORPORATING PLANNING BOARD COMMENTS
Date: 05 OCTOBER 2007

Project:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
ABBREVIATION, LEGEND AND NOTES

Drawing Number
SCALE N.T.S.
C-0



NOTES

1. INFORMATION DEPICTED ON PLAN IS FOR CONCEPT PLANNING PURPOSES ONLY FOR THE TOWN OF WAYLAND.
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3. THE "AQUIFER PROTECTION ZONE LINE" SHOWN HEREON HAS BEEN REVISED THROUGH AN AMENDMENT TO THE ZONING BY-LAWS, VOTED AT A TOWN MEETING ON MAY 7, 2001. THE NEW "AQUIFER PROTECTION ZONE LINE" LIES ABOUT 1300' SOUTHERLY FROM BOSTON POST ROAD (ROUTE 20) AND IS BEYOND THE SCOPE OF THIS PLAN. THE ENTIRE PREMISES SHOWN NOW LIES WITHIN THE "AQUIFER PROTECTION ZONE".
4. THE RAYTHEON LINE SHOWS THE LIMITS OF AREA THAT WILL MEET RESIDENTIAL STANDARDS. THE REMAINDER OF THE SITE WILL HAVE AN ACTIVITY AND USE LIMITATION (AUL).

GENERAL NOTES

1. INFORMATION DEPICTED ON PLAN IS FOR CONCEPT PLANNING PURPOSES ONLY FOR THE TOWN OF WAYLAND.
2. THE RAYTHEON LINE IS SHOWS THE LIMITS OF AREA THAT WILL MEET RESIDENTIAL STANDARDS. THE REMAINDER OF THE SITE WILL HAVE AN ACTIVITY AND USE LIMITATION (AUL)

COMMONWEALTH OF MASSACHUSETTS
CHARLES A. DOHERTY CIVIL No. 45920 REGISTERED PROFESSIONAL ENGINEER
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INCORPORATING PLANNING BOARD COMMENTS	05 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

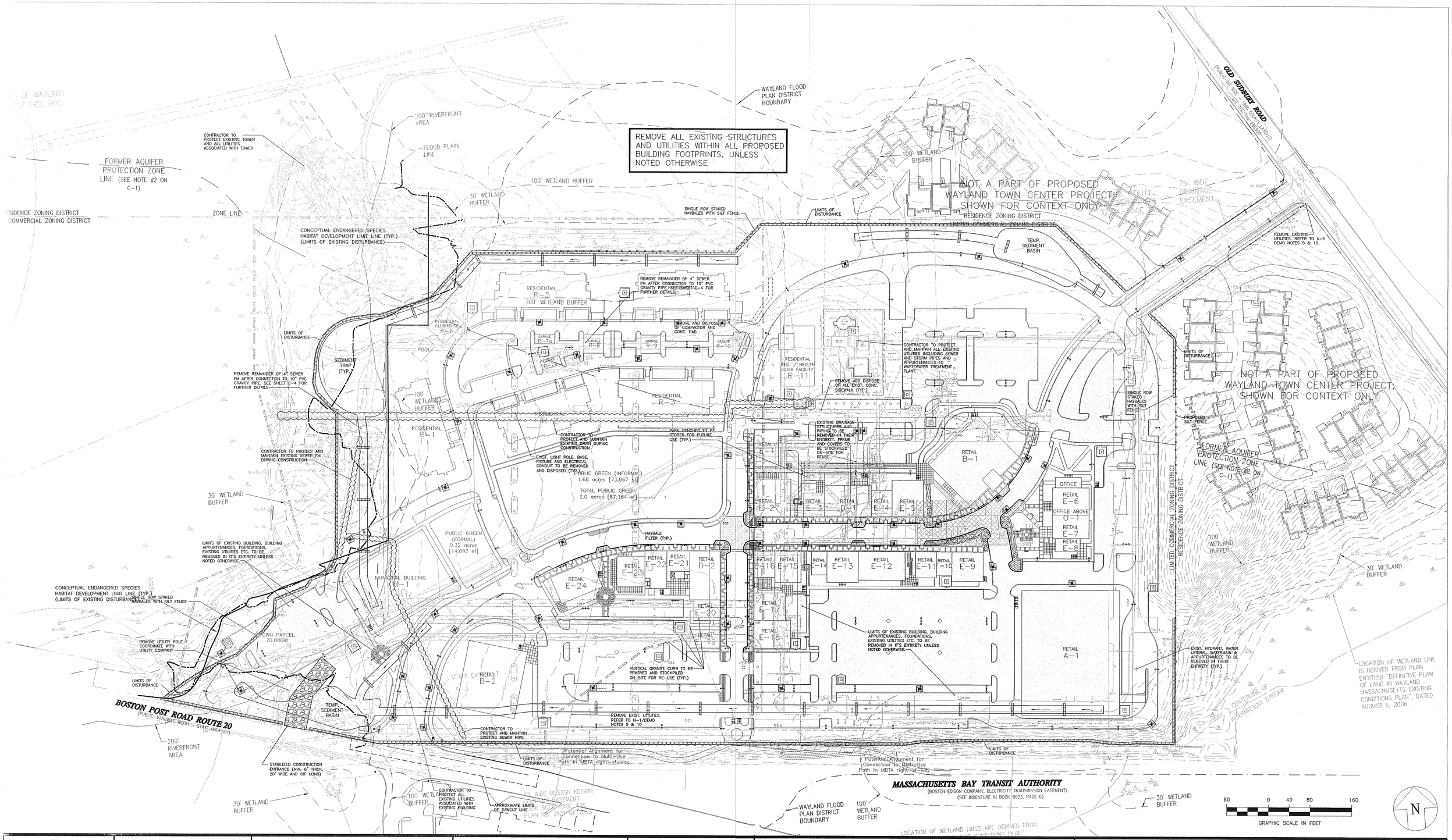
Drawing Title:

EXISTING CONDITIONS PLAN

Drawing Number

SCALE 1" = 100'

C-1



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Project:

Wayland Town Center

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Wayland, Massachusetts

Master Special Permit Submission

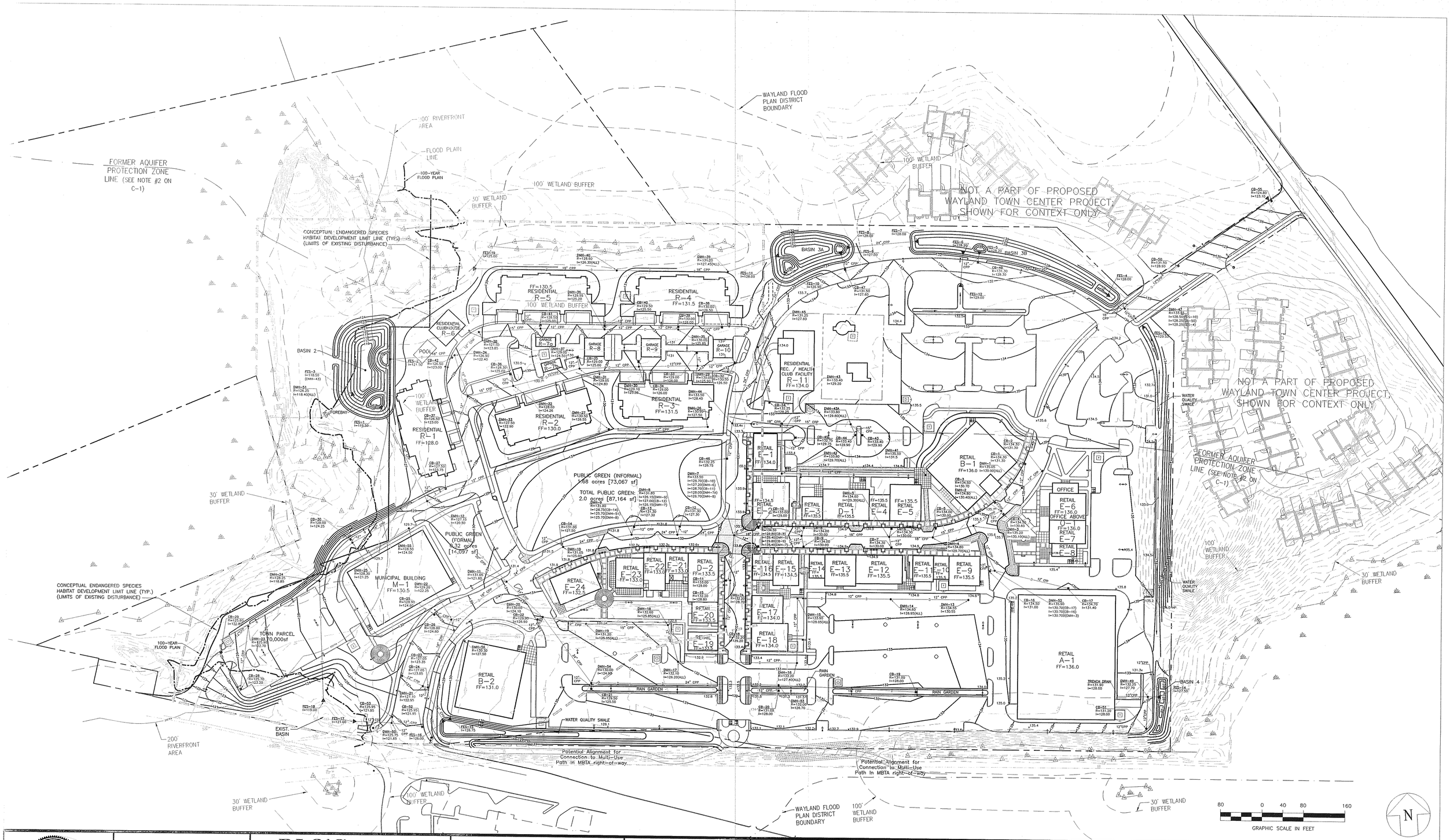
Drawing Title:

DEMOLITION & EROSION CONTROL PLAN

Drawing Number

SCALE 1" = 80'

C-2



COMMONWEALTH OF MASSACHUSETTS
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INCORPORATING PLANNING BOARD COMMENTS	05 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:

GRADING & DRAINAGE PLAN

Drawing Number

SCALE 1" = 80'

C-3

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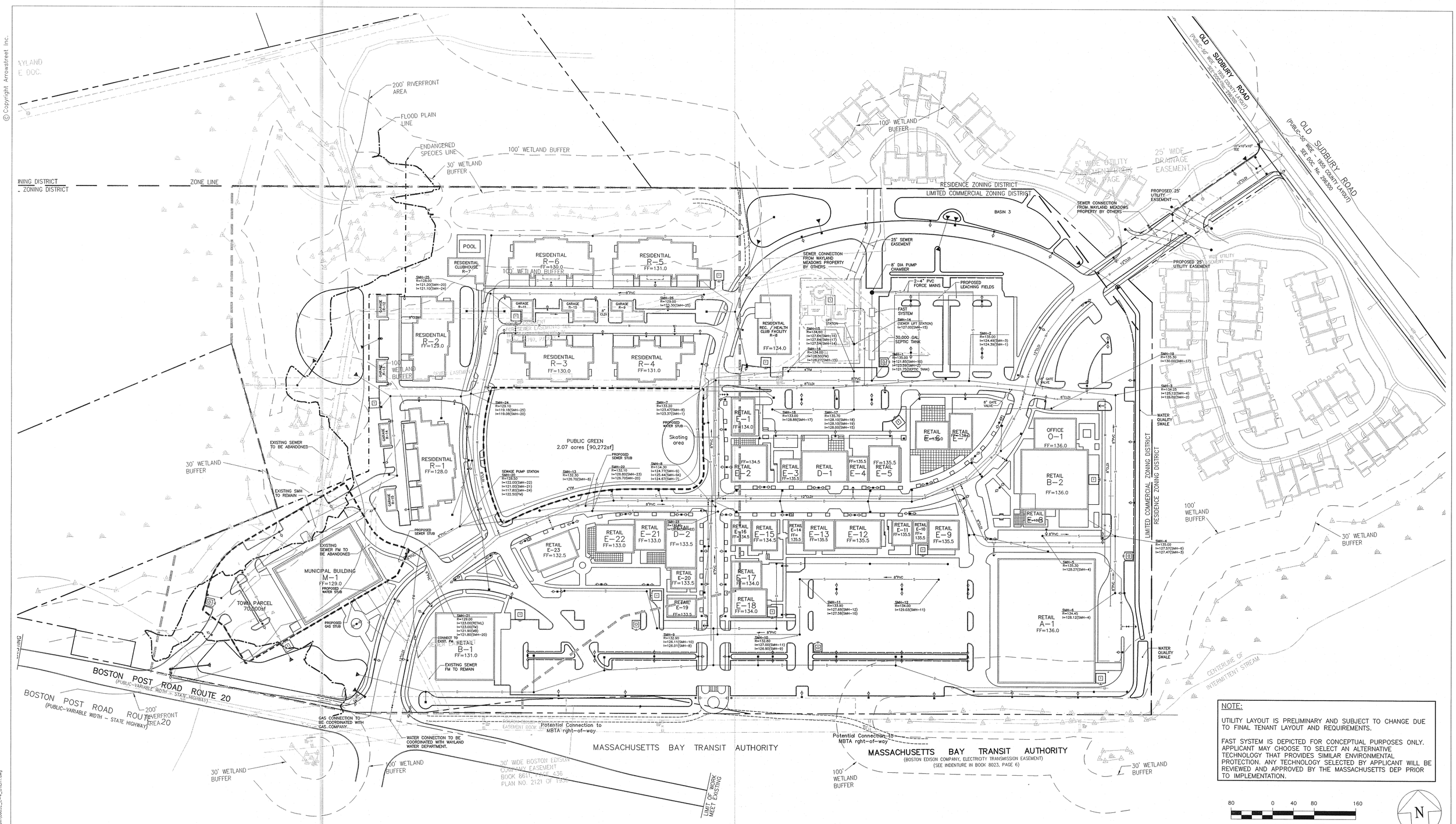

NOTE:

UTILITY LAYOUT IS PRELIMINARY AND SUBJECT TO CHANGE DUE TO FINAL TENANT LAYOUT AND REQUIREMENTS.

FAST SYSTEM IS DEPICTED FOR CONCEPTUAL PURPOSES ONLY. APPLICANT MAY CHOOSE TO SELECT AN ALTERNATIVE TECHNOLOGY THAT PROVIDES SIMILAR ENVIRONMENTAL PROTECTION. ANY TECHNOLOGY SELECTED BY APPLICANT WILL BE REVIEWED AND APPROVED BY THE MASSACHUSETTS DEP PRIOR TO IMPLEMENTATION.

80 0 40 80 160

GRAPHIC SCALE IN FEET

N

COMMONWEALTH OF MASSACHUSETTS
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Project:

Wayland Town Center

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Wayland, Massachusetts

Master Special Permit Submission

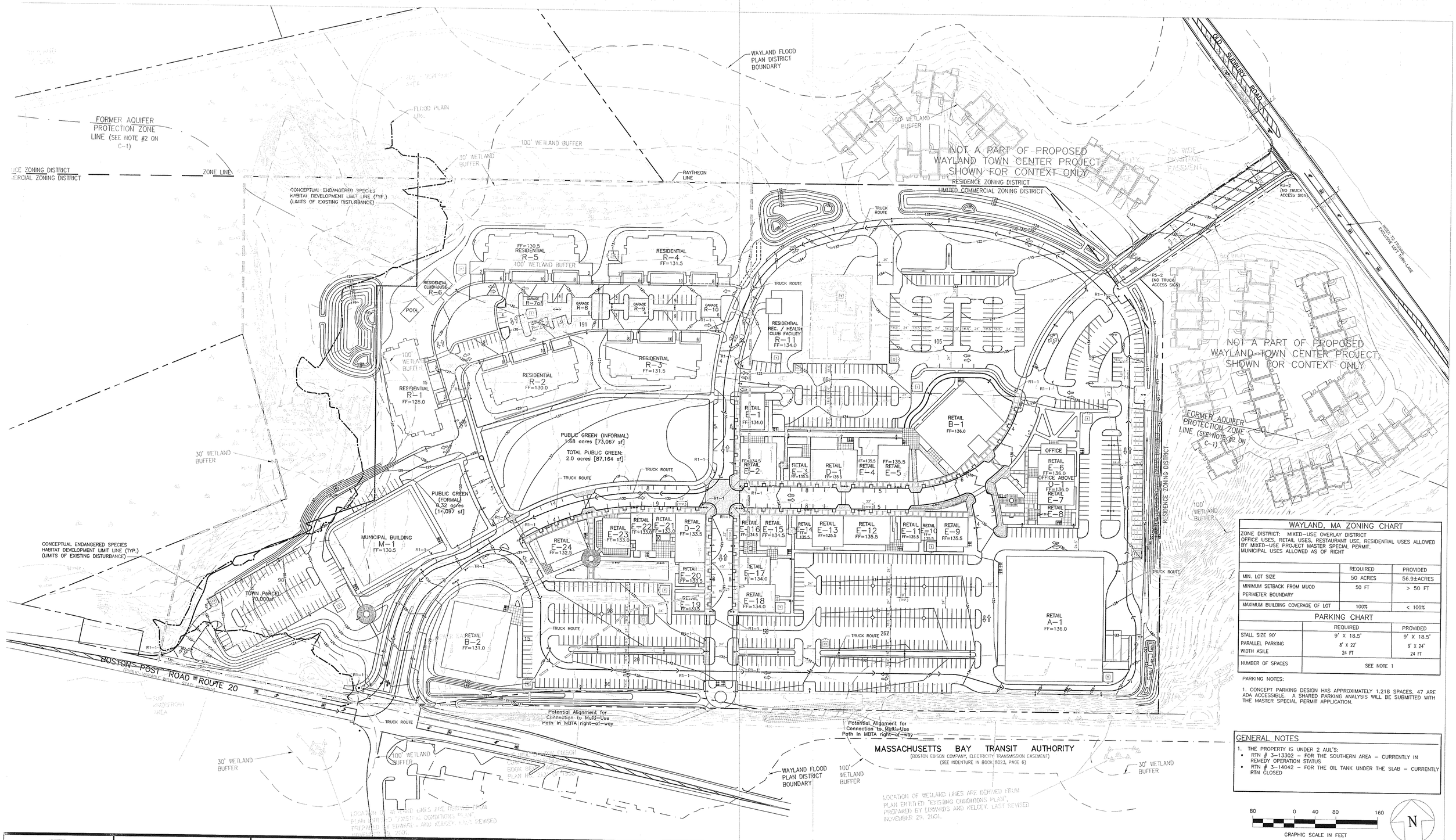
Drawing Title:

UTILITY PLAN

Drawing Number

SCALE 1" = 80' C-4

Drawing name: G:\MA\Wayland\Great Island\Town Center\Main\06032_C-4_UTILITY.dwg
May 07, 2007 - 16:39pm



WAYLAND, MA ZONING CHART

ZONE DISTRICT: MIXED-USE OVERLAY DISTRICT
OFFICE USES, RETAIL USES, RESTAURANT USE, RESIDENTIAL USES ALLOWED BY MIXED-USE PROJECT MASTER SPECIAL PERMIT.
MUNICIPAL USES ALLOWED AS OF RIGHT

	REQUIRED	PROVIDED
MIN. LOT SIZE	50 ACRES	56.9±ACRES
MINIMUM SETBACK FROM MUOD PERIMETER BOUNDARY	50 FT	> 50 FT
MAXIMUM BUILDING COVERAGE OF LOT	100%	< 100%

PARKING CHART

	REQUIRED	PROVIDED
STALL SIZE 90°	9' X 18.5'	9' X 18.5'
PARALLEL PARKING	8' X 22'	9' X 24'
WIDTH ASILE	24 FT	24 FT
NUMBER OF SPACES	SEE NOTE 1	

PARKING NOTES:

1. CONCEPT PARKING DESIGN HAS APPROXIMATELY 1,218 SPACES. 47 ARE ADA ACCESSIBLE. A SHARED PARKING ANALYSIS WILL BE SUBMITTED WITH THE MASTER SPECIAL PERMIT APPLICATION.

GENERAL NOTES

1. THE PROPERTY IS UNDER 2 AUL'S:
   - RTN # 3-13302 – FOR THE SOUTHERN AREA – CURRENTLY IN REMEDY OPERATION STATUS
   - RTN # 3-14042 – FOR THE OIL TANK UNDER THE SLAB – CURRENTLY RTN CLOSED

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Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

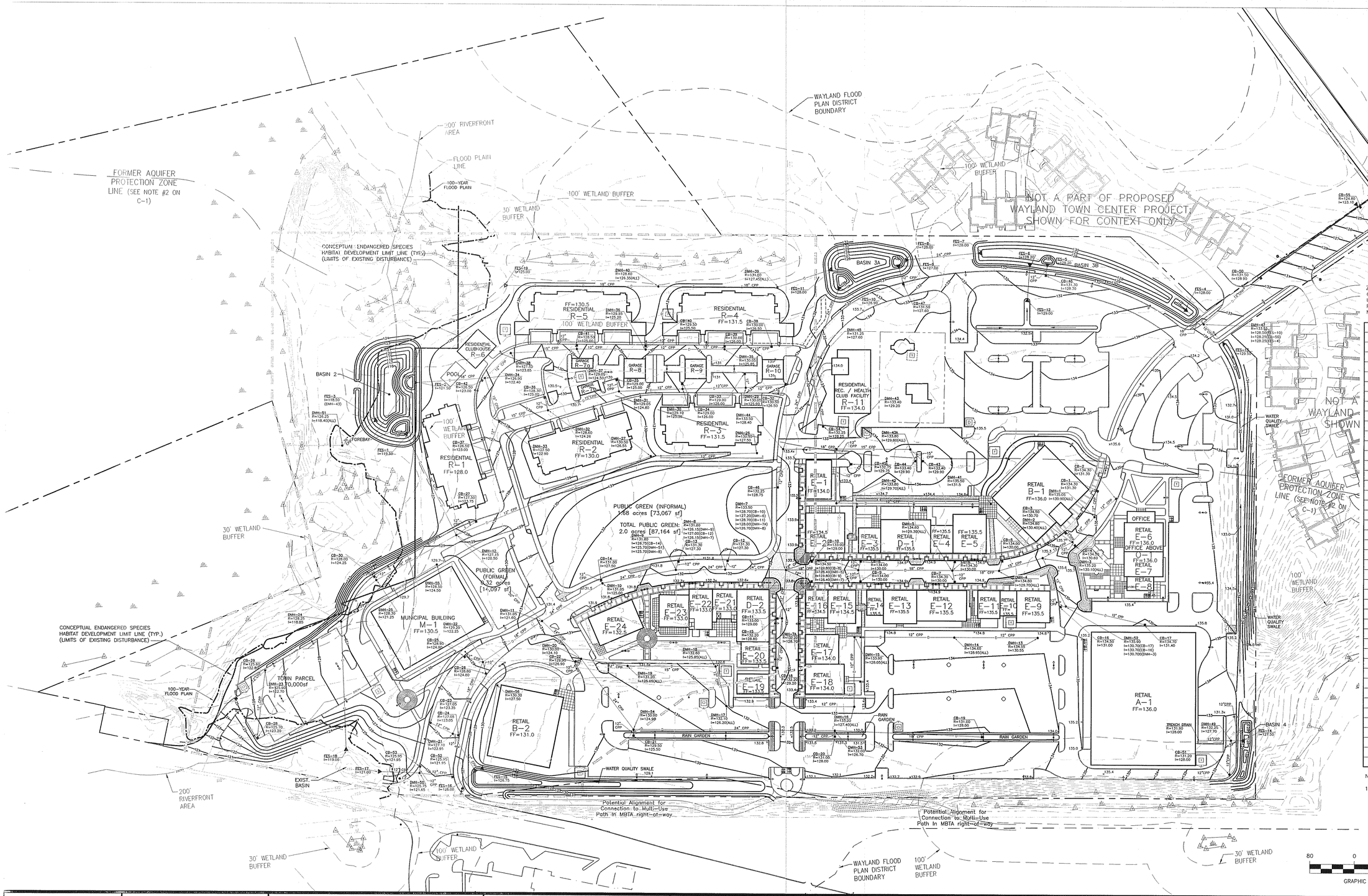
Drawing Title:

PARKING & TRAFFIC CONTROL PLAN

Drawing Number

SCALE 1" = 80'

C-5



ZONE DISTRICT: MIXED-USE OVERLAY DISTRICT
OFFICE USES, RETAIL USES, RESTAURANT USE, RESIDENTIAL USES ALLOWED BY MIXED-USE PROJECT MASTER SPECIAL PERMIT.
MUNICIPAL USES ALLOWED AS OF RIGHT

BUILDING FOOTPRINT CHART

BUILDING #	TYPE	AREA (SQ .FT.)
R-1	RESIDENTIAL	1,3075
R-2	RESIDENTIAL	11,911
R-3	RESIDENTIAL	11,911
R-4	RESIDENTIAL	13,169
R-5	RESIDENTIAL	13,169
R-6	RESIDENTIAL	2,475
R-7A	GARAGE	665
R-7B	GARAGE	665
R-8	GARAGE	1,330
R-9	GARAGE	1,330
R-10	GARAGE	1,330
R-11	CLUB	7,550
B-1	RETAIL	15,330
B-2	RETAIL	14,820
D-1	RETAIL	5,400
D-2	RETAIL	5,453
E-1	RETAIL	3,220
E-2	RETAIL	5,005
E-3	RETAIL	1,800
E-4	RETAIL	2,000
E-5	RETAIL	4,200
E-6	RETAIL	3,640
E-7	RETAIL	3,150
E-8	RETAIL	1,200
E-9	RETAIL	3,420
E-10	RETAIL	1,350
E-11	RETAIL	2,000
E-12	RETAIL	4,950
E-13	RETAIL	3,600
E-14	RETAIL	1,350
E-15	RETAIL	3,000
E-16	RETAIL	2,000
E-17	RETAIL	3,210
E-18	RETAIL	3,745
E-19	RETAIL	1,995
E-20	RETAIL	2,000
E-21	RETAIL	2,423
E-22	RETAIL	3,059
E-23	RETAIL	3,132
E-24	RETAIL	4,675
O-1	OFFICE	1,000
A-1	RETAIL	45,000
M-1	MUNICIPAL	20,000

NOTES:

1. AREAS SHOWN ARE FOOTPRINT AREAS ONLY (FIRST FLOOR AREA).

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Wayland Town Center
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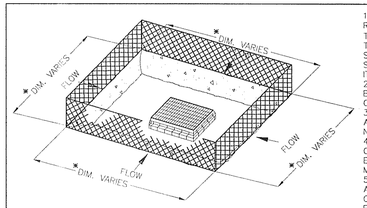
Master Special Permit Submission

Drawing Title:
DEVELOPMENT PLAN

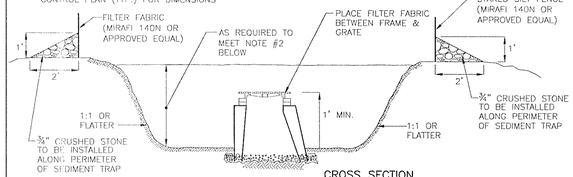
Drawing Number
C-6

SCALE 1" = 80'



1. SEDIMENT SHALL BE REMOVED AND TRAP RESTORED TO ITS ORIGINAL DIMENSIONS WHEN THE SEDIMENT HAS ACCUMULATED TO 1/2 THE DESIGN DEPTH OF THE TRAP. REMOVED SEDIMENT SHALL BE DEPOSITED IN A SUITABLE AREA AND IN SUCH A MANNER THAT IT WILL NOT ERODE.
2. THE VOLUME OF SEDIMENT STORAGE SHALL BE 1800 CUBIC FEET PER ACRE OF CONTRIBUTORY DRAINAGE AREA.
3. THE STRUCTURE SHALL BE INSPECTED AFTER EACH RAIN AND REPAIRS MADE AS NEEDED.
4. CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER THAT EROSION AND WATER POLLUTION SHALL BE MINIMIZED.
5. THE SEDIMENT TRAP SHALL BE REMOVED AND THE AREA STABILIZED WHEN THE CONSTRUCTED DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.
6. ALL CUTS SLOPES SHALL BE 1:1 OR FLATTER.

* SEE C-1 SITE DEMOLITION & EROSION CONTROL PLAN (TYP.) FOR DIMENSIONS

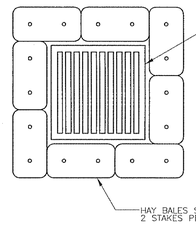


CROSS SECTION

STORM INLET SEDIMENT TRAP

SCALE: N.T.S.

NOTE:
THIS DETAIL IS TO BE USED WHEN PARKING AREAS ARE AT SUBGRADE ELEVATION.



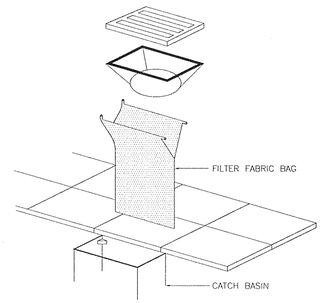
NOTES:
1. BALES SHALL BE PLACED IN A ROW WITH THE ENDS TIGHTLY ABUTTING THE ADJACENT BALES.

2. BALES SHALL BE SECURELY ANCHORED IN PLACE BY STAKES OR RE-BARS DRIVEN THROUGH THE BALES. THE FIRST STAKE IN EACH BALE SHALL BE ANGLED TOWARD PREVIOUSLY LAID BALE TO FORCE BALES TOGETHER.

3. INSPECTION SHALL BE FREQUENT AND REPAIR OR REPLACEMENT SHALL BE MADE PROMPTLY AS NEEDED.

TYPICAL HAYBALE FILTER DETAIL

SCALE: N.T.S.

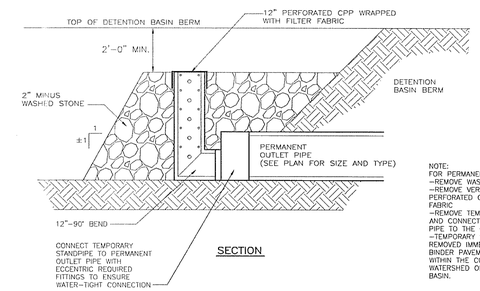


USE SILTSACK BY ATLANTIC CONSTRUCTION FABRICS, INC, OR ENGINEER APPROVED EQUAL.

NOTE:
FILTER BAGS SHALL BE EMPTIED/REPLACED REGULARLY TO ENSURE OPTIMUM PERFORMANCE

FILTER BAG DETAIL

SCALE: N.T.S.

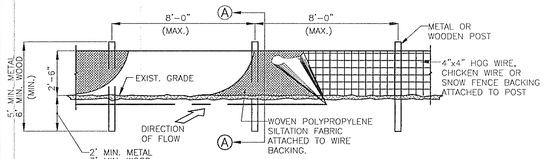


SECTION

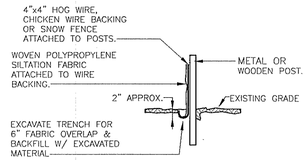
NOTE:
FOR PERMANENT CONDITION
-REMOVE WASHED STONE.
-REMOVE VERTICAL SECTIONS OF PERFORATED CPP AND FILTER FABRIC
-REMOVE TEMPORARY STANDPIPE AND CONNECT REMAINING OUTLET PIPE TO THE OUTLET STRUCTURE.
-TEMPORARY STANDPIPE MUST BE REMOVED IMMEDIATELY FOLLOWING BINDER PAVEMENT INSTALLATION WITHIN THE CONTRIBUTING WATERSHED OF THE DETENTION BASIN.

TEMPORARY STAND PIPE DETAIL

SCALE: N.T.S.

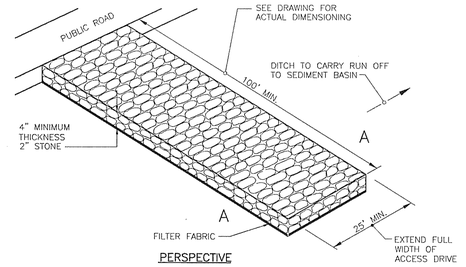


SILT FENCE ELEVATION



SILT FENCE SECTION A-A

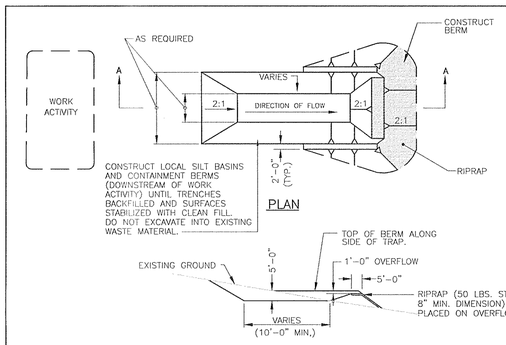
NOTE:
IN AREAS WHERE ANCHOR TRENCH CANNOT BE DUG, FABRIC WILL BE LAID ON SURFACE AND COVERED WITH A MINIMUM OF 6" DEPTH OF SOIL.



PERSPECTIVE

CONSTRUCTION ENTRANCE

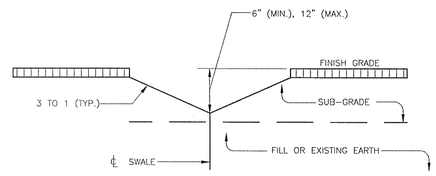
SCALE: N.T.S.



SECTION A-A

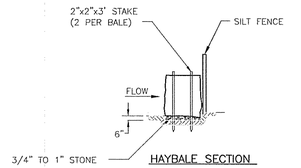
TYPICAL TEMPORARY SEDIMENT TRAP DETAIL

SCALE: N.T.S.

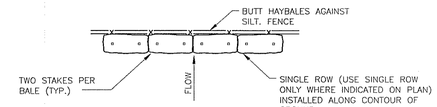


TEMPORARY SEDIMENT SWALE DETAIL

SCALE: N.T.S. ER-005.DWG



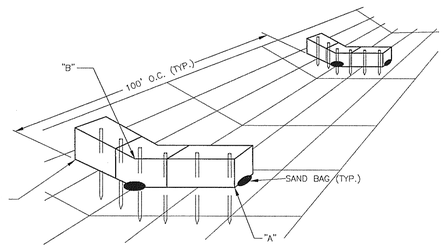
HAYBALE SECTION



PLAN VIEW

COMBINATION SILTATION FENCE AND HAYBALE

SCALE: N.T.S.



NOTE:
EROSION CHECK TO BE OF BALES OF HAY SECURED TO THE GROUND WITH 2-3' LONG GRADE STAKES FOR EACH BALE. SAND BAG AS REQUIRED. PLACE SUFFICIENT BALES TO ESTABLISH ELEVATIONS AT "A" AT LEAST 6" ABOVE OVERFLOW AT "B"

HAYBALE CHECKDAM DETAIL

SCALE: N.T.S.

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SHESKEY ARCHITECTS
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Boston, MA 02109

Project No:	RJOC 06032
Drawn By:	
Checked By:	
Issue Date:	10 MAY 2007
Revision:	Date:
INCORPORATING PLANNING BOARD COMMENTS	05 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

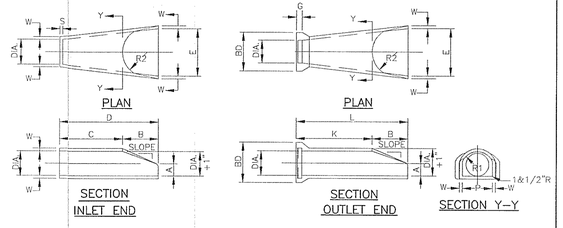
Master Special Permit Submission

Drawing Title:

EROSION CONTROL DETAILS

Drawing Number

SCALE N.T.S. C-7

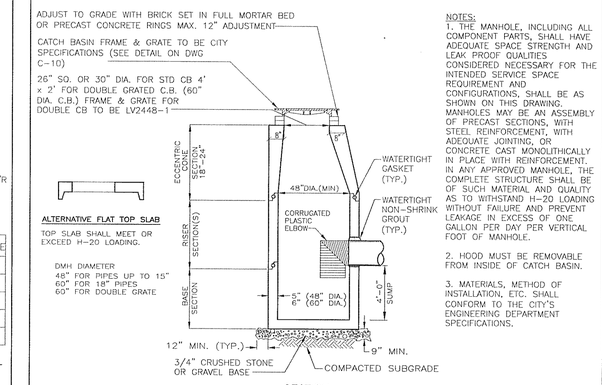


DIA.	W	A	B	C	D	E	BD	K	L	P	DIA. +1"	R1	R2	S	G	SLOPE
12	2"	4"	2'-0"	4'-0&7/8"	6'-1&3/8"	2'-0"	20"	4'-6&1/8"	6'-6&1/8"	9&13/16"	13"	10&1/8"	9"	4"	2&1/2"	3:1
15	2&1/4"	6"	2'-3"	3'-10"	6'-1&1/2"	2'-6"	24"	4'-3&1/2"	6'-6&1/2"	24&5/16"	16"	12&1/2"	11"	4"	2&1/2"	3:1
18	2&1/2"	9"	2'-3"	3'-10"	6'-1"	3'-0"	28"	4'-3&7/8"	6'-6&7/8"	29"	19"	15&1/2"	12"	4"	2&3/4"	3:1
21	2&3/4"	9"	2'-11"	3'-2"	6'-1"	3'-6"	32"	3'-8&5/16"	6'-7&5/16"	31&5/8"	22"	16&1/8"	13"	4"	2&3/4"	3:1
24	3"	9&1/2"	3'-7&1/2"	2'-6"	6'-1"	4'-0"	36"	3'-0&1/2"	6'-8"	33&3/16"	25"	16&13/16"	14"	4"	3"	3:1

FOR BELL AND SPIGOT PIPE

TYPICAL REINFORCED CONCRETE FLARED END SECTION (12" TO 24" DIA.) DETAIL

SCALE: N.T.S.



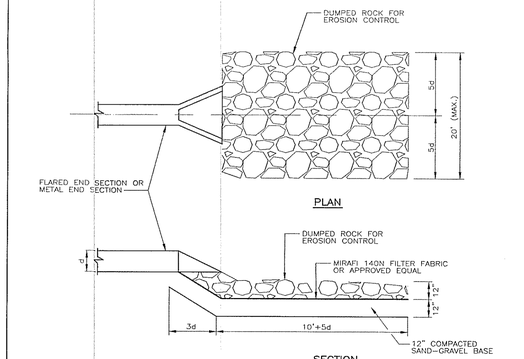
NOTES:
1. THE MANHOLE, INCLUDING ALL COMPONENT PARTS, SHALL HAVE ADEQUATE SPACE STRENGTH AND LEAK PROOF QUALITIES CONSIDERED NECESSARY FOR THE INTENDED SERVICE SPACE REQUIREMENT AND CONFIGURATIONS, SHALL BE AS SHOWN ON THIS DRAWING. MANHOLES MAY BE AN ASSEMBLY OF PRECAST SECTIONS, WITH STEEL REINFORCEMENT, WITH ADEQUATE JOINTING, OR CONCRETE CAST MONOLITHICALLY IN PLACE WITH REINFORCEMENT. IN ANY APPROVED MANHOLE, THE COMPLETE STRUCTURE SHALL BE OF SUCH MATERIAL AND QUALITY AS TO WITHSTAND H-20 LOADING WITHOUT FAILURE AND PREVENT LEAKAGE IN EXCESS OF ONE GALLON PER DAY PER VERTICAL FOOT OF MANHOLE.

2. HOOD MUST BE REMOVABLE FROM INSIDE OF CATCH BASIN.

3. MATERIALS, METHOD OF INSTALLATION, ETC. SHALL CONFORM TO THE CITY'S ENGINEERING DEPARTMENT SPECIFICATIONS.

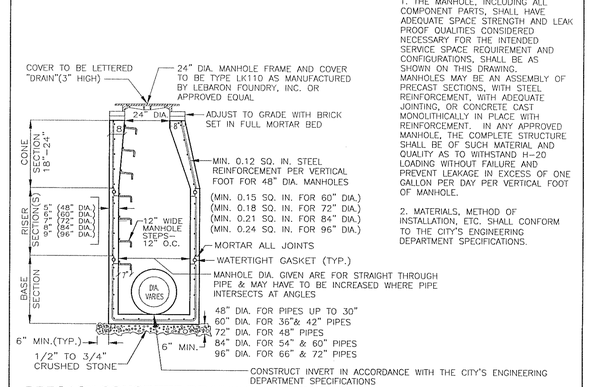
CATCH BASIN WITH CORRUGATED PLASTIC HOOD

SCALE: N.T.S.



TYPICAL SPLASH PAD DETAIL

SCALE: N.T.S.

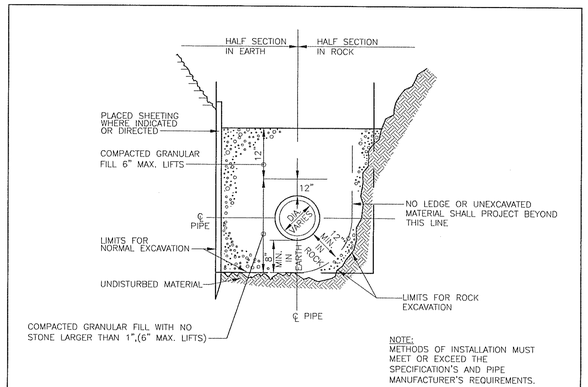


NOTES:
1. THE MANHOLE, INCLUDING ALL COMPONENT PARTS, SHALL HAVE ADEQUATE SPACE STRENGTH AND LEAK PROOF QUALITIES CONSIDERED NECESSARY FOR THE INTENDED SERVICE SPACE REQUIREMENT AND CONFIGURATIONS, SHALL BE AS SHOWN ON THIS DRAWING. MANHOLES MAY BE AN ASSEMBLY OF PRECAST SECTIONS, WITH STEEL REINFORCEMENT, WITH ADEQUATE JOINTING, OR CONCRETE CAST MONOLITHICALLY IN PLACE WITH REINFORCEMENT. IN ANY APPROVED MANHOLE, THE COMPLETE STRUCTURE SHALL BE OF SUCH MATERIAL AND QUALITY AS TO WITHSTAND H-20 LOADING WITHOUT FAILURE AND PREVENT LEAKAGE IN EXCESS OF ONE GALLON PER DAY PER VERTICAL FOOT OF MANHOLE.

2. MATERIALS, METHOD OF INSTALLATION, ETC. SHALL CONFORM TO THE CITY'S ENGINEERING DEPARTMENT SPECIFICATIONS.

PRECAST CONCRETE DRAINAGE MANHOLE

SCALE: N.T.S.



NOTE:
METHODS OF INSTALLATION MUST MEET OR EXCEED THE SPECIFICATION'S AND PIPE MANUFACTURER'S REQUIREMENTS.

TYPICAL DRAINAGE TRENCH DETAIL

SCALE: N.T.S.

COMMONWEALTH OF MASSACHUSETTS
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Checked By:	
Issue Date:	10 MAY 2007
Revision:	Date:
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Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

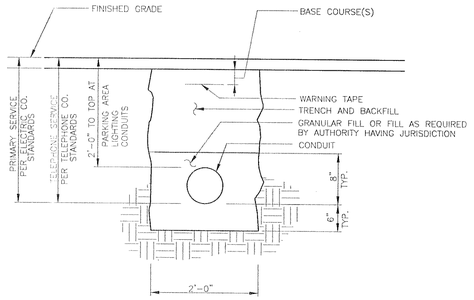
Master Special Permit Submission

Drawing Title:

DRAINAGE DETAILS

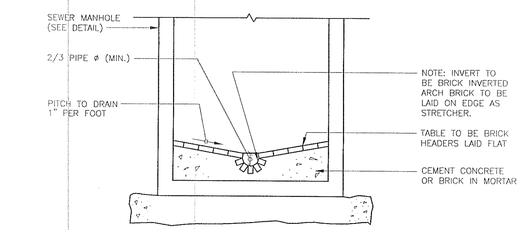
Drawing Number

SCALE N.T.S. C-8



TYPICAL CONDUIT BEDDING DETAIL

SCALE: N.T.S.



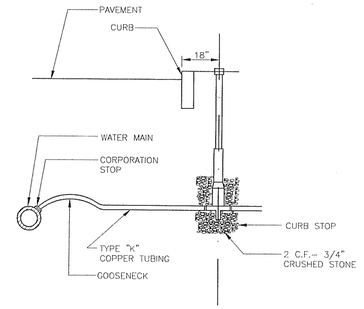
NOTES:
1. MATERIALS, METHOD OF INSTALLATION SHALL CONFORM TO THE SEWER DEPARTMENT SPECIFICATIONS.

TYPICAL BRICK INVERT SECTION FOR SEWER MANHOLE

SCALE: N.T.S.

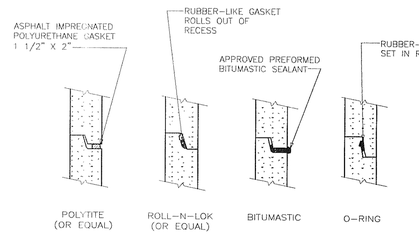
NOTES:
1. WATER SERVICES LARGER THAN 1" ARE TO BE RESTRAINED TO MAIN W/ APPROVED SADDLE.

2. WATER SERVICE CONNECTION, INSTALLATION, AND MATERIALS SHALL MEET OR EXCEED THE CITY'S WATER DEPARTMENT SPECIFICATIONS.



TYPICAL SERVICE CONNECTION DETAIL

SCALE: N.T.S.



NOTES:
1. HORIZONTAL JOINTS BETWEEN SECTIONS OF PRECAST CONCRETE BARRELS SHALL BE OF A TYPE APPROVED BY THE ENGINEER, WHICH TYPE SHALL, IN GENERAL, DEPEND FOR WATERTIGHTNESS UPON AN ELASTOMERIC OR MASTIC-LIKE GASKET.

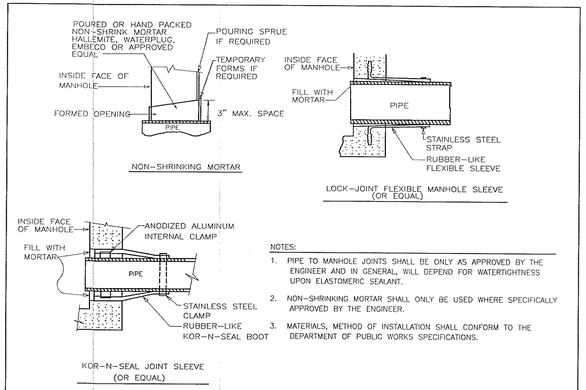
2. ALL GASKETS AND SEALANTS SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S WRITTEN INSTRUCTIONS

3. FOR BITUMASTIC TYPE JOINTS THE AMOUNT OF SEALANT SHALL BE SUFFICIENT TO FILL AT LEAST 75% OF THE JOINT CAVITY.

4. MATERIALS, METHOD OF INSTALLATION SHALL CONFORM TO THE DEPARTMENT OF PUBLIC WORKS SPECIFICATIONS.

DETAIL 'A' SEWER MANHOLE JOINTING METHODS

SCALE: N.T.S.



NOTES:
1. PIPE TO MANHOLE JOINTS SHALL BE ONLY AS APPROVED BY THE ENGINEER AND IN GENERAL, WILL DEPEND FOR WATERTIGHTNESS UPON ELASTOMERIC SEALANT.

2. NON-SHRINKING MORTAR SHALL ONLY BE USED WHERE SPECIFICALLY APPROVED BY THE ENGINEER.

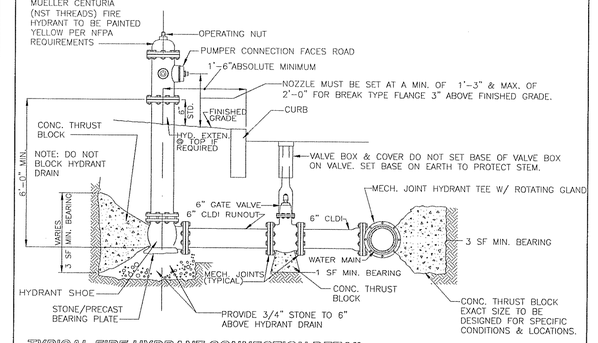
3. MATERIALS, METHOD OF INSTALLATION SHALL CONFORM TO THE DEPARTMENT OF PUBLIC WORKS SPECIFICATIONS.

DETAIL 'B' PIPE CONNECTIONS TO SEWER MANHOLE

SCALE: N.T.S.

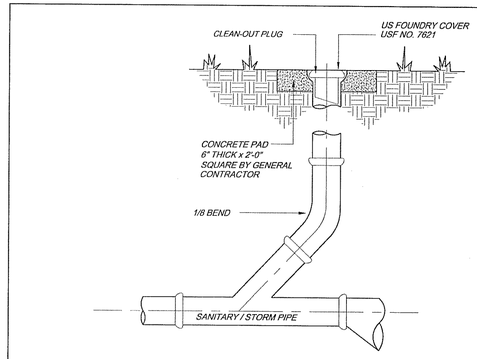
NOTE:
HYDRANT MATERIALS AND INSTALLATION SHALL MEET OR EXCEED THE CITY'S WATER DEPARTMENT AND/OR FIRE DEPARTMENT'S SPECIFICATIONS.

HYDRANT W/ 6" MECH. JOINT BASE CONNECTION. TWO HOSE & ONE STEAMER NOZZLE AS MANUFACTURED BY MUELLER CENTURIA (NST THREADS) FIRE HYDRANT TO BE PAINTED YELLOW PER NFPA REQUIREMENTS



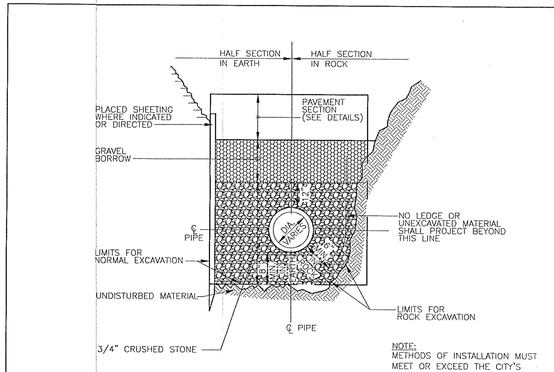
TYPICAL FIRE HYDRANT CONNECTION DETAIL.

SCALE: N.T.S.



CLEANOUT DETAIL

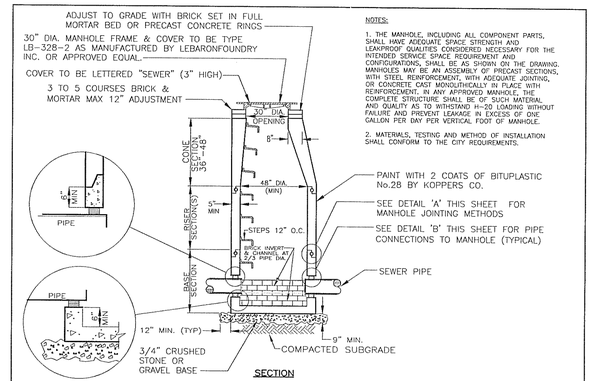
SCALE: N.T.S.



NOTE:
METHODS OF INSTALLATION MUST MEET OR EXCEED THE CITY'S SEWER DEPARTMENT AND PIPE MANUFACTURER'S SPECIFICATION'S.

TYPICAL SEWER TRENCH DETAIL

SCALE: N.T.S.



NOTES:
1. THE MANHOLE, INCLUDING ALL COMPONENT PARTS, SHALL HAVE ADEQUATE SPACE STRENGTH AND LEAKPROOF QUALITIES CONSIDERED NECESSARY FOR THE INTENDED SERVICE SPACE REQUIREMENT AND CONFIGURATIONS, SHALL BE AS SHOWN ON THE DRAWING. MANHOLES MAY BE AN ASSEMBLY OF PRECAST SECTIONS, WITH STEEL REINFORCEMENT, WITH ADEQUATE JOINTING, OR CONCRETE CAST MONOLITHICALLY IN PLACE WITH REINFORCEMENT, IN ANY APPROVED MANHOLE, THE COMPLETE STRUCTURE SHALL BE OF SUCH MATERIAL AND QUALITY AS TO WITHSTAND H-20 LOADING WITHOUT FAILURE AND PREVENT LEAKAGE IN EXCESS OF ONE GALLON PER DAY PER VERTICAL FOOT OF MANHOLE.

2. MATERIALS, TESTING AND METHOD OF INSTALLATION SHALL CONFORM TO THE CITY REQUIREMENTS.

PRECAST CONC. SEWER MANHOLE (SWH)

SCALE: N.T.S.

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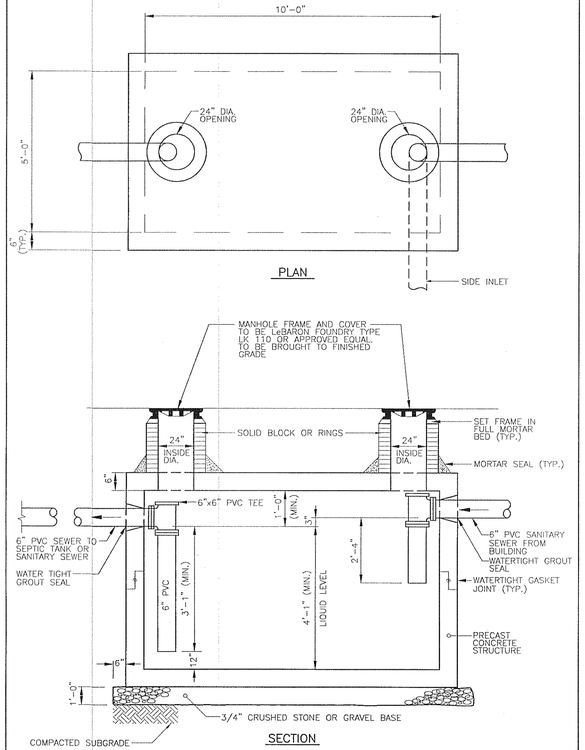
Drawing Title:

UTILITY DETAILS

Drawing Number

SCALE N.T.S.

C-9



PLAN

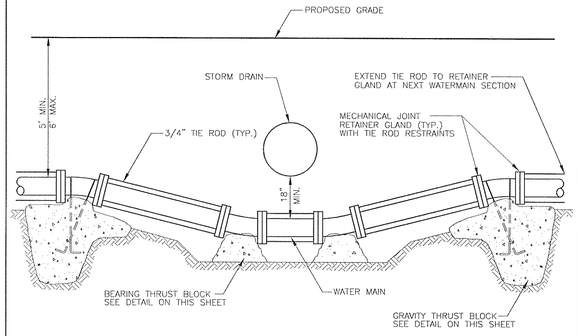
SECTION

NOTES:

- STRUCTURE TO BE MODEL GT5X10-15 MANUFACTURED BY ROTONDO & SONS,INC. OR APPROVED EQUAL
- CONCRETE MINIMUM STRENGTH - 5000 PSI AT 28 DAYS
- STEEL REINFORCEMENT - ASTM A-615-75, GRADE 60, 1" MIN. COVER
- DESIGN LOADING - AASHTO H520-44 INCLUDING CONSIDERATION FOR CONCENTRATED LOADS TRANSMITTED TO ACCESS.
- MINIMUM CAPACITY - 1500 GALLONS AT LIQUID LEVEL
- CONSTRUCTION JOINT(S) - SEALED WITH 1" DIA. BUTYL RUBBER OR EQUIVALENT.
- REMOVE CONCRETE COVERS WHEN USING RISERS WITH MH COVERS

TYPICAL 1500 GAL. GREASE TRAP

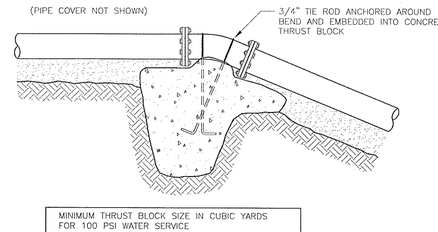
SCALE: N.T.S.



NOTES:
1. MATERIALS, METHOD OF INSTALLATION SHALL CONFORM TO THE CITY'S WATER DEPARTMENT SPECIFICATIONS.

TYPICAL WATER MAIN OFFSET DETAIL

SCALE: N.T.S.

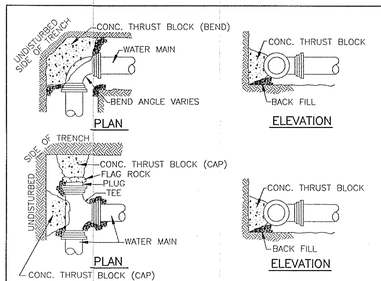


MINIMUM THRUST BLOCK SIZE IN CUBIC YARDS FOR 100 PSI WATER SERVICE			
PIPE DIA.	45° BEND	22.5° BEND	11.25° BEND
4"	0.3	0.2	0.1
6"	0.6	0.3	0.2
8"	1.0	0.5	0.3
10"	1.5	0.8	0.4
12"	2.2	1.2	0.6
16"	3.8	2.0	1.0
20"	6.0	3.1	1.6

NOTES:
1. MATERIALS, METHOD OF INSTALLATION SHALL CONFORM TO THE CITY'S WATER DEPARTMENT SPECIFICATIONS.

THRUST BLOCK FOR VERTICAL WATERMAIN BENDS

SCALE: N.T.S.

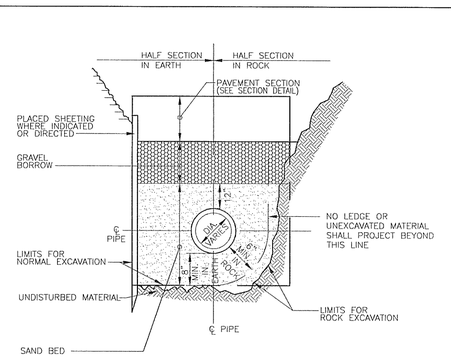


NOTES:
1. ALL WATER MAIN FITTINGS, BENDS, TEES, PLUGS ETC. SHALL BE RESTRAINED W/ THRUST BLOCKS EXCEPT WHERE NOTED.
2. ALL THRUST BLOCKS & COLLARS SHALL BE INSTALLED SO THAT THEY BEAR AGAINST UNDISTURBED EARTH.
3. SIZE OF CONCRETE THRUST BLOCKS AS NOTED BELOW.
4. MINIMUM COMPRESSIVE STRENGTH OF THRUST BLOCK CONCRETE SHALL BE 4,000 P.S.I.
5. MINIMUM BEARING AREA BASED ON 2000 LB/SF ALLOWABLE SOIL BEARING PRESSURE WITH A 1.5 SAFETY FACTOR.
6. A MINIMUM OF 1/3 CUBIC YARD OF CONCRETE MUST BE USED FOR THRUST BLOCKS
7. MATERIALS, METHOD INSTALLATION SHALL CONFORM TO THE CITY'S WATER DEPARTMENT SPECIFICATIONS.

MINIMUM THRUST BLOCKING BEARING AREAS IN SQUARE FEET					
PIPE DIA.	TEES/CAP/HYD	90° BEND	45° BEND	22.5° BEND	11.25° BEND
4"	2	2	1	1	1
6"	3	3	2	1	1
8"	4	6	3	2	1
10"	6	8	4	2	2
12"	9	12	6	3	2
14"	12	17	8	4	3
16"	15	22	11	6	3

TYPICAL THRUST BLOCK DETAIL FOR 100 PSI SERVICE

SCALE: N.T.S.



NOTE:
WATER MATERIALS AND METHOD OF INSTALLATION MUST MEET OR EXCEED THE CITY'S WATER DEPARTMENT SPECIFICATIONS.

TYPICAL WATER TRENCH DETAIL

SCALE: N.T.S.

CHARLES A. DOHERTY CIVIL No. 45920 REGISTERED PROFESSIONAL ENGINEER COMMONWEALTH OF MASSACHUSETTS

Charles A. Doherty 10/05/07

R.J. O'Connell & Assoc.

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SHESKEY ARCHITECTS
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Project No:	RJOC 06032
Drawn By:	
Checked By:	
Issue Date:	10 MAY 2007
Revision:	Date:
INCORPORATING PLANNING BOARD COMMENTS	05 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

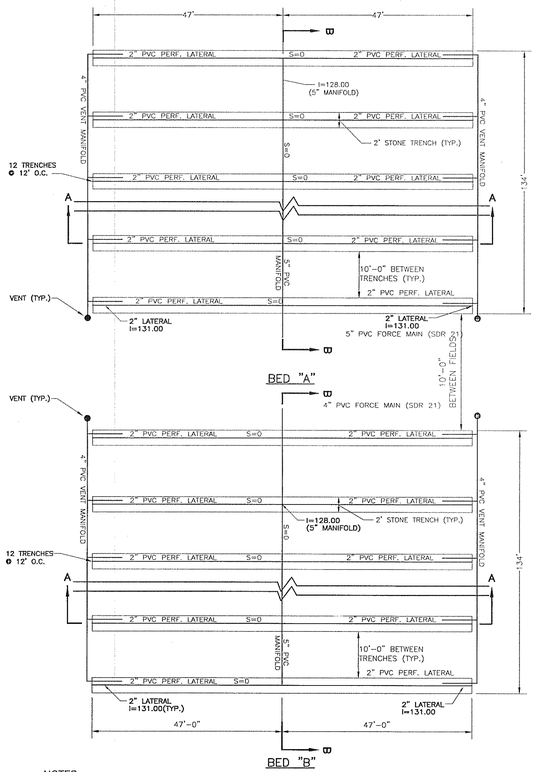
Drawing Title:

UTILITY DETAILS

Drawing Number

SCALE N.T.S.

C-10



NOTES:

1. VENTS SHALL TERMINATE FOUR (4) FEET ABOVE GROUND WITH A GOOSENECK.
2. INSERT PVC GRATE ON OPEN END OF GOOSENECK.
3. ALL PIPING IN SEPTIC FIELD SHALL BE SCHEDULE 40 PVC.

PRESSURE DISTRIBUTION SEPTIC FIELD LAYOUT

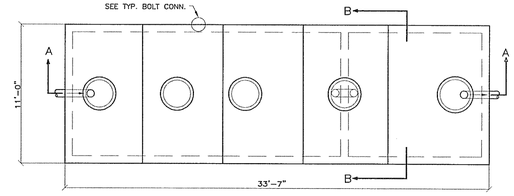
SCALE: N.T.S.

NOTES:

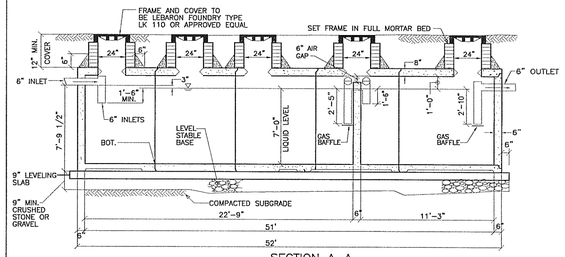
1. SEPTIC TANK SHALL BE REINFORCED CONCRETE.
2. SEPTIC TANK TO WITHSTAND HS-20 LOADING.
3. ALL PIPE CONNECTIONS AND CONCRETE CONSTRUCTION TO BE WATERTIGHT.
4. INLET AND OUTLET TEES TO BE SCHEDULE 40 PVC AND TO BE CENTERED UNDER COVER.
5. RECOMMENDED MANUFACTURER – ROTONDO OR APPROVED EQUAL, ST 8x10-19 WITH BAFFLES.
6. COVERS IN THE STRUCTURE TO BE REMOVED PRIOR TO PLACEMENT OF THE MANHOLE RISERS.
7. TOPS OF INLET & OUTLET TEES ARE TO BE LEFT OPEN.

SPECIFICATIONS

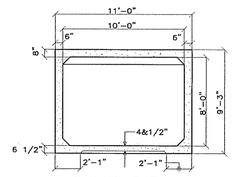
CONCRETE MINIMUM STRENGTH – 5,000 P.S.I. @ 28 DAYS
STEEL REINFORCEMENT – ASTM A-615 GRADE 60, 1" MINIMUM COVER
DESIGN LOADING – AASHTO HS20-44
TEES – PROVIDED AND INSTALLED BY OTHERS
CONSTRUCTION JOINT – SEALED WITH NEOPRENE GASKETS AND BOLTED IN CHAMFERED CORNERS WITH 7/8" DIA. BOLTS



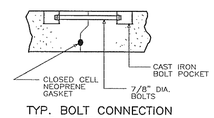
PLAN VIEW



SECTION A-A



SECTION B-B

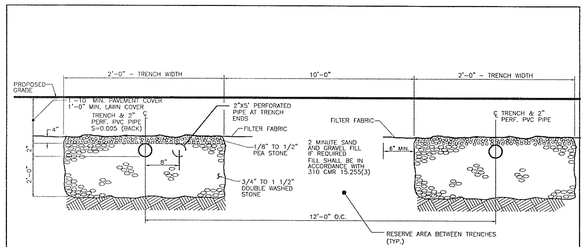


TYP. BOLT CONNECTION FOR VERTICAL JOINTS

18,000 GAL. 2-COMPARTMENT SEPTIC TANK

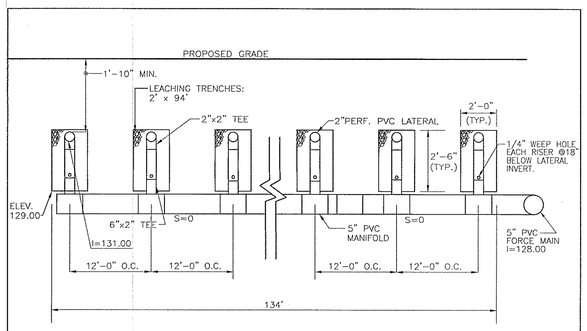
30,000 GAL. 2-COMPARTMENT SEPTIC TANK

SCALE: N.T.S.



TYPICAL PRESSURE DISTRIBUTION LEACHING TRENCH SECTION (2' X 2')

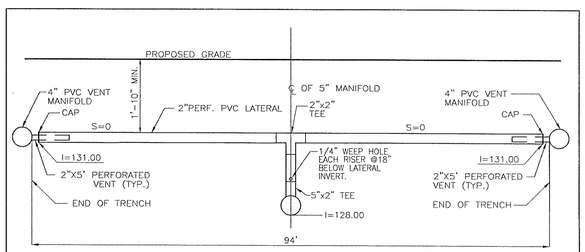
SCALE: N.T.S.



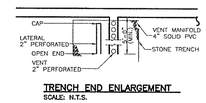
GROUNDWATER ELEVATION = 178.00
DETERMINED FROM MOTTLING IN DEEPHOLE OBSERVATION LOGS.

SECTION B-B THRU 5' PVC MANIFOLD (2' X 2')

SCALE: N.T.S.



- EIGHTEEN (18) 1/4" DIA. HOLES TO BE DRILLED @ 5' O.C. LOCATED AT BOTTOM OF EACH 2" PVC LATERAL PIPE.
- 20(MIN.)-3/8" HOLES DRILLED IN EACH 2"X5' VENT PIPE
- GROUNDWATER ELEVATION = XX.XX
  DETERMINED FROM MOTTLING IN DEEPHOLE OBSERVATION LOGS.



TRENCH END ENLARGEMENT
SCALE: N.T.S.

SECTION A-A THRU 2" PVC LATERALS

SCALE: N.T.S.

COMMONWEALTH OF MASSACHUSETTS
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Project No:	RJOC 06032
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Revision:	Date:
INCORPORATING PLANNING BOARD COMMENTS	05 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:

SUBSURFACE SEWAGE DISPOSAL SYSTEM DETAILS

Drawing Number

SCALE N.T.S.

C-11

DETAILS GENERAL

1. FINAL SYSTEM DESIGN SHALL BE COORDINATED WITH THE SYSTEM MANUFACTURER CONTRACTOR SHALL SUBMIT DESIGN DRAWINGS FROM THE MANUFACTURER/INSTALLER INCLUDING THE CONCRETE CHAMBER PREPARED AND SEALED BY A PROFESSIONAL ENGINEER HOUSING THE SYSTEM FOR ENGINEER'S APPROVAL. DESIGN DRAWINGS SHALL INCLUDE BUOYANCY CALCULATIONS.
2. EXCAVATION SHALL BE KEPT DEWATERED UNTIL ALL BACKFILL HAS BEEN PLACED AND COMPACTED.
3. CONTRACTOR SHALL COORDINATE MANUFACTURER/INSTALLER'S SCOPE OF WORK WITH CONTRACTOR'S SCOPE OF WORK.
4. ALL MACHINERY, EQUIPMENT, PIPING AND WIRING SHALL BE SECURED IN PLACE.

MEDIA TANK VENT

1. IF THE MEDIA TANK IS COVERED, VENT TO ATMOSPHERE THROUGH THE TANK COVER. DO NOT VENT THROUGH THE SIDE OF THE TANK.
2. DO NOT COMBINE THE MEDIA TANK VENT WITH ANY OTHER VENT. (EXCEPT RECYCLE AIRLIFT VENT)
3. MANWAYS, HATCHES AND OTHER PENETRATIONS ABOVE THE WATERLINE SHALL BE DESIGNED TO SEAL AGAINST A MAXIMUM VENT BACKPRESSURE OF 3" IWG.
4. VENTED AIR IS WARMER THAN SURROUNDING AIR AND WILL TEND TO RISE. LOCATE VENT TERMINATION HIGH RATHER THAN LOW.
5. VENT TERMINATION SHALL BE NOT LESS THAN 10' FROM ANY WALKWAY, DOOR, WINDOW, VENTILATION AIR INLET OR POTENTIAL SOURCE OF IGNITION.
6. DO NOT EMPLOY A FLAME SCREEN AT THE VENT TERMINATION. IT WILL PLUG WITH LINT AND REQUIRE REGULAR MAINTENANCE.
7. HORIZONTAL OFFSETS IN THE VENT PIPE SHALL SLOPE UP AND AWAY FROM THE MEDIA TANK AT NOT LESS THAN ¼" PER FOOT, SO THAT CONDENSED MOISTURE WILL DRAIN BACK TO THE MEDIA TANK.

INLET TRAP

1. IF SEWAGE FLOWS TO THE MEDIA TANK BY GRAVITY, THE GRAVITY DRAIN LEADING TO THE MEDIA TANK SHALL PASS THROUGH A TRAP BEFORE ENTERING THE MEDIA TANK. IF TWO OR MORE DRAINS ARE EMPLOYED, THEY SHALL BE COMBINED BEFORE ENTERING THE TRAP.
2. TRAP WATER SEAL SHALL BE NOT LESS THAN 3". THE TRAP PIPING SHALL BE CAPPED AT GROUND LEVEL.
3. THE CLEANOUT SHALL BE ON THE INLET SIDE OF THE TRAP. MAXIMUM TRAP ARM LENGTH SHALL NOT EXCEED 10'.
4. IF SEWAGE IS PUMPED TO THE MEDIA TANK, A TRAP IS NOT REQUIRED. BUT, EACH PUMP SHALL BE FITTED WITH A DISCHARGE CHECK VALVE AND THE DISCHARGE PIPING SHALL PROVIDE NOT LESS THAN 3" IWG WATER SEAL WHEN THE PUMP IS OFF.

AIRLIFT SHELLS

INSTALL AIRLIFT SHELLS DIRECTLY UNDER AIRLIFTS AS SHOWN TO PREVENT DAMAGE ON INSTALLATION. CONNECT SHELL TO TANK FLOOR USING (3) ½" SS ANCHORS.

MEDIA TANK CONSTRUCTION

1. INTERIOR SURFACES OF BOTTOM AND SIDE WALLS SHALL BE PLUMB, SQUARE AND FLAT WITHIN ± 1".
2. FOR COVERED MEDIA TANKS, PROVIDE ACCESS THROUGH THE TANK COVER FOR EACH AIRLIFT AND FOR EACH SLUDGE REMOVAL PIPE. TANK SEAMS AND PENETRATIONS ABOVE WATER LEVEL MUST SEAL AGAINST AIR LEAKAGE WITH 3" IWG INTERNAL PRESSURE.
3. MEDIA TANK WATER LEVELS ARE CRITICAL. HOLD INLET AND OUTLET INVERT HEIGHTS AS SHOWN ON INSTALLATION DRAWINGS.

MEDIA MODULE

1. LIFT THE MODULE AND INSTALL THE MODULE PEDESTALS (LEGS).
DANGER: SECURE THE MODULE IN PLACE WITH BLOCKS OR OTHER SUITABLE MEANS BEFORE INSTALLING PEDESTALS (LEGS) OR WORKING UNDERNEATH THE MODULE FOR ANY REASON.
2. INSTALL THE MODULE IN THE BASIN WITH A GAP OF APPROXIMATELY 1–1/4"ALL AROUND.
3. VERIFY THAT THE MODULE IS LEVEL.
4. THE MODULE IS PROVIDED WITH NEOPRENE SEALING STRIPS (1/4" X 6–1/2") ALONG ALL 4 SIDES.
5. INSTALL THE BAFFLE ASSEMBLY AND THE AIRLIFT DROP PIPE / SPLASH PLATE ASSEMBLIES.
6. COAT THE OUTSIDE SURFACE OF EACH SLUDGE REMOVAL / WATER DECANTING PIPE (BELOW THE STOP PLATE) WITH SCHEDULE 40 PVC PIPE SOLVENT CEMENT. ALLOW THE CEMENT TO BECOME TACKY BEFORE INSTALLING.

PRESS EACH PIPE INTO THE HOLE PROVIDED IN THE MEDIA UNTIL THE STOP PLATE RESTS FIRMLY ON TOP OF THE MEDIA.

AIR PIPING

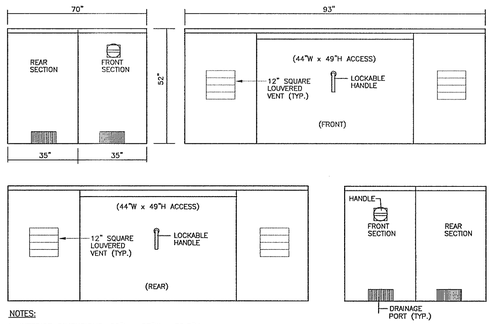
1. FIELD CUT EACH HOSE TO THE REQUIRED LENGTH FOR EACH RUN. DO NOT CUT HOSE TOO SHORT.
2. SECURE EACH HOSE END TO ITS FITTING WITH 2 HOSE CLAMPS.
3. SECURE HOSES TO STRUCTURE SO THAT HOSE END FITTINGS DO NOT CARRY THE WEIGHT OF THE HOSES.

FINAL CHECK

BEFORE INSTALLING THE TANK COVER:

1. VERIFY THAT THE MODULE IS LEVEL.
2. FILL THE BASIN WITH WATER UP TO OR SLIGHTLY ABOVE THE LEVEL OF THE EFFLUENT PIPE INVERT. WHEN THE WATER LEVEL STABILIZES, VERIFY THAT THE WATER LEVEL IS CORRECT.
3. OPERATE THE AIRLIFTS. THEY SHOULD BE PUMPING EQUALLY AND AT A HIGH RATE. ALL OF THE AIR SHOULD BE COMING UP THE AIRLIFT DRAFT TUBES AND NO AIR SHOULD BE BUBBLING UP ANYWHERE ELSE.
4. OPERATE THE AIR SCOURS. VERIFY A UNIFORM PATTERN OF BUBBLES ACROSS THE ENTIRE SURFACE OF THE BASIN.
5. CHECK THAT ALL PIPING AND HOSE CONNECTIONS ARE TIGHT AND SECURE AND THAT ALL HOSES ARE PROPERLY SUPPORTED.
6. NO HOSE END FITTING SHOULD BE IN TENSION BECAUSE THE HOSE WAS CUT TOO SHORT OR BECAUSE THE HOSE IS NOT PROPERLY SUPPORTED.

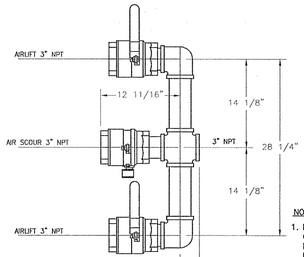
5 MODULAR FAST® SYSTEM CONSTRUCTION NOTES



NOTES:
1. INTERIOR DIMENSIONS: 90"L x 67"W x 50.5"H
2. VENTS ARE NOT STANDARD – MUST BE ADDED AS AN ACCESSORY OPTION.
3. BLOWER AND ENCLOSURE ARE TO BE MOUNTED ON A 102"x79"x6" CONCRETE SLAB REINFORCED WITH 6 x 6 – W2.9 x W2.9 W.W.F.
5. COPYRIGHT (C) 2000 BY HOT BOX, INC.

4 STANDARD HOT BOX® # HB4N–D ALUMINUM BLOWER ENCLOSURE

SCALE: N.T.S.

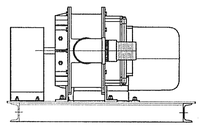


ASSEMBLY MAN–3

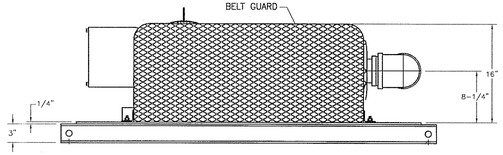
NOTES:
1. FINAL SYSTEM DESIGN SHALL BE COORDINATED WITH THE SYSTEM MANUFACTURER CONTRACTOR SHALL SUBMIT DESIGN DRAWINGS FROM THE MANUFACTURER/INSTALLER INCLUDING THE CONCRETE CHAMBER PREPARED AND SEALED BY A PROFESSIONAL ENGINEER HOUSING THE SYSTEM FOR ENGINEER'S APPROVAL. DESIGN DRAWINGS SHALL INCLUDE BUOYANCY CALCULATIONS.
2. BALL VALVES SHALL BE THREADED CONNECTION, FULL PORT, BRONZE BODY, 316 SS BALL & STEM, TFE SEAT

3 AIRLIFT/AIRSCOUR VALVE MANIFOLD

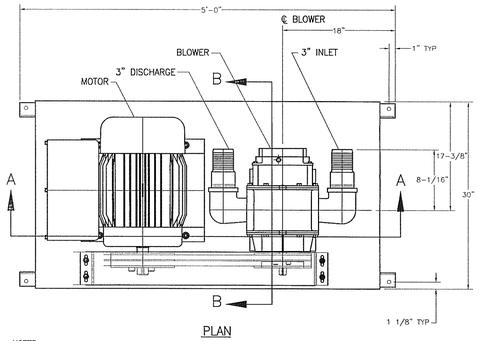
SCALE: N.T.S.



SECTION B–B



SECTION A–A

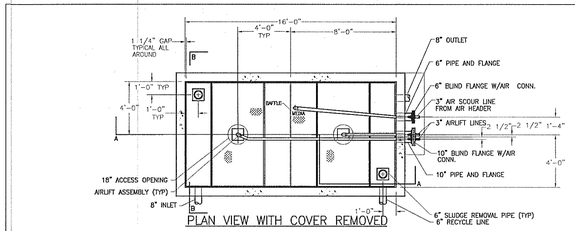


PLAN

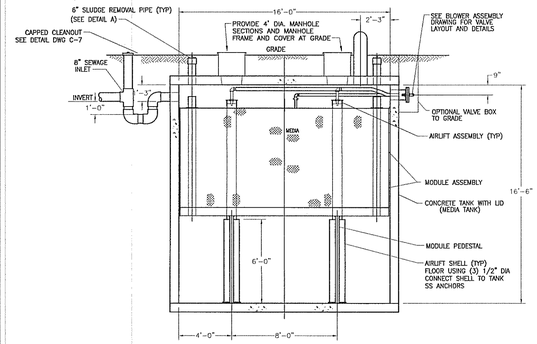
NOTES:
1. FINAL SYSTEM DESIGN SHALL BE COORDINATED WITH THE SYSTEM MANUFACTURER CONTRACTOR SHALL SUBMIT DESIGN DRAWINGS FROM THE MANUFACTURER/INSTALLER INCLUDING THE CONCRETE CHAMBER PREPARED AND SEALED BY A PROFESSIONAL ENGINEER HOUSING THE SYSTEM FOR ENGINEER'S APPROVAL. DESIGN DRAWINGS SHALL INCLUDE BUOYANCY CALCULATIONS.
2. COPYRIGHT (C) 2003 SMITH & LOVELESS, INC.
3. AIRLIFT LINES AND AIR SCOUR LINES BETWEEN BLOWER AND MEDIA SHALL BE METAL OR AS RECOMMENDED BY MANUFACTURER.
4. TWO EMPTY 2" PVC CONDUITS SHALL BE INSTALLED FROM BUILDING CONTROL ROOM TO BLOWER. POWER SUPPLY LINES SHALL BE COORDINATED WITH BLOWER MANUFACTURER AND INSTALLED BY SITE CONTRACTOR.
5. 3. BLOWER AND ENCLOSURE ARE TO BE MOUNTED ON A 102"x79"x6" CONCRETE SLAB REINFORCED WITH 6 x 6 – W2.9 x W2.9 W.W.F.

4 MODULAR FAST® BLOWER SKID ASSEMBLY

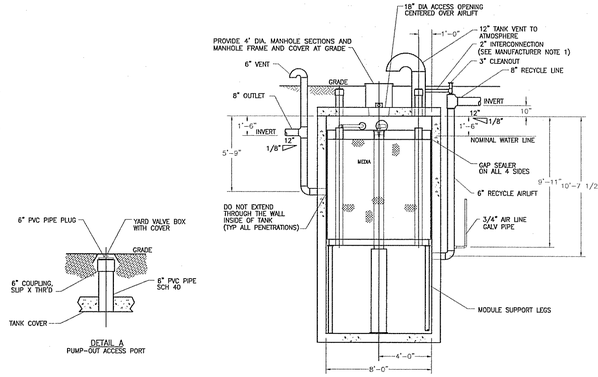
SCALE: N.T.S.



PLAN VIEW WITH COVER REMOVED



SECTION A–A



SECTION B–B

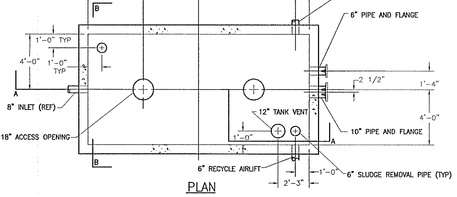
DETAIL A
PUMP-OUT ACCESS PORT

NOTES:
1. LOCATION OF INLET PIPE, OUTLET PIPE, AIRLIFT AND AIR SCOUR LINES MAY BE DIFFERENT FROM THOSE SHOWN ON THIS DETAIL. SEE NOTE #2.
2. FINAL SYSTEM DESIGN SHALL BE COORDINATED WITH THE SYSTEM MANUFACTURER CONTRACTOR SHALL SUBMIT DESIGN DRAWINGS FROM THE MANUFACTURER/INSTALLER INCLUDING THE CONCRETE CHAMBER PREPARED AND SEALED BY A PROFESSIONAL ENGINEER HOUSING THE SYSTEM FOR ENGINEER'S APPROVAL. DESIGN DRAWINGS SHALL INCLUDE BUOYANCY CALCULATIONS.
3. EXCAVATION SHALL BE KEPT DEWATERED UNTIL ALL BACKFILL HAS BEEN PLACED AND COMPACTED.
4. SEE SMITH AND LOVELESS DRAWINGS FOR MECHANICAL EQUIPMENT DETAIL.
5. CONTRACTOR SHALL COORDINATE MANUFACTURER/INSTALLER'S SCOPE OF WORK WITH CONTRACTOR'S SCOPE OF WORK.
6. AIR LIFT LINES AND AIR SCOUR LINES SHALL BE METAL OR AS RECOMMENDED BY MANUFACTURER.

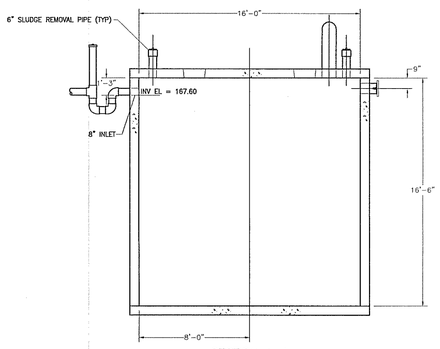
MANUFACTURER NOTES:
1. TANK BASIN, BLOWER CHAMBER, VALVE BOX, TANK PENETRATIONS AND EXTERNAL PIPING BY CONTRACTOR.
2. PIPE SIZES SHOWN ARE SYSTEM MINIMUM REQUIREMENTS PER SMITH & LOVELESS. CONSULT APPLICABLE REGULATIONS AND CODES.
3. MAXIMUM DISTANCE BETWEEN BLOWER & TREATMENT TANK IS 100 FEET.
4. SEE DETAIL 5 FOR INSTALLATION NOTES AND DETAILS.
5. INSTALL PRIOR TO MODULE INSTALLATION, SHIM AS NEEDED TO OBTAIN MEDIA HEIGHT LEVEL ACROSS ENTIRE TANK AT 14'–9".
6. COPYRIGHT (C) 2003 SMITH & LOVELESS, INC.

1 MODULAR FAST® SEWAGE TREATMENT PLANT MODEL KX1168XTR MODULE PLAN & SECTION

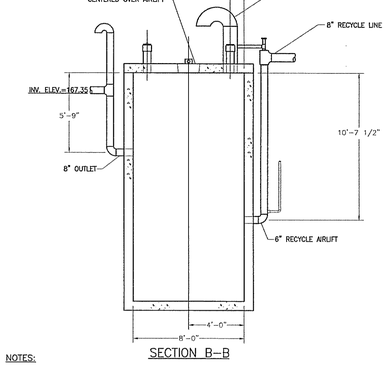
SCALE: N.T.S.



PLAN



SECTION A–A



SECTION B–B

NOTES:
1. LOCATION OF INLET PIPE, OUTLET PIPE, AIRLIFT AND AIR SCOUR LINES MAY BE DIFFERENT FROM THOSE SHOWN ON THIS DETAIL. SEE NOTE #2.
2. FINAL SYSTEM DESIGN SHALL BE COORDINATED WITH THE SYSTEM MANUFACTURER. CONTRACTOR SHALL SUBMIT DESIGN DRAWINGS FROM THE MANUFACTURER/INSTALLER INCLUDING THE CONCRETE CHAMBER HOUSING THE SYSTEM FOR ENGINEER'S APPROVAL.
3. EXCAVATION SHALL BE KEPT DEWATERED UNTIL ALL BACKFILL HAS BEEN PLACED AND COMPACTED.
4. PRECAST CONCRETE CHAMBER MANUFACTURED BY ROTONDO & SONS OR APPROVED EQUAL.
5. CONCRETE MINIMUM STRENGTH: 5000 PSI AT 28 DAYS
STEEL REINFORCEMENT: ASTM A–615–79, GRADE 60, 1" MIN. COVER
DESIGN LOADING–ASTM HS20–44
6. CONSTRUCTION JOINTS: SEALED WITH A 1" DIA. BUTYL RUBBER OR EQUIVALENT
7. SEE SMITH AND LOVELESS DRAWINGS FOR MECHANICAL EQUIPMENT DETAIL.
8. CONTRACTOR SHALL COORDINATE MANUFACTURER/INSTALLER'S SCOPE OF WORK WITH CONTRACTOR'S SCOPE OF WORK.

MANUFACTURER NOTES:
1. ALL PIPES PENETRATING THE TANK WALLS SHALL BE GROUTED IN PLACE AND ALL ANNULAR SPACES SEALED.
2. WALL PENETRATIONS SHALL NOT EXTEND INTO TANK.
3. COPYRIGHT (C) 2003 SMITH & LOVELESS, INC.

2 MODULAR FAST® SEWAGE TREATMENT PLANT MODEL KX1168XTR W/RECYCLE CONCRETE TANK PLAN & SECTIONS

SCALE: N.T.S.

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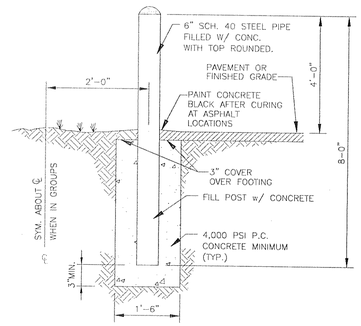
Project No:	RJOC 06032
Drawn By:	
Checked By:	
Issue Date:	10 MAY 2007
Revision: INCORPORATING PLANNING BOARD COMMENTS	Date: 05 OCTOBER 2007

Project:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
FAST SYSTEM DETAILS

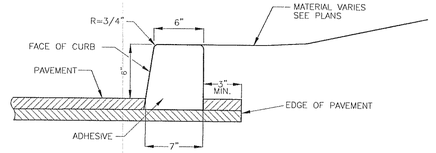
Drawing Number
SCALE N.T.S. C-12



NOTE:
ALL PIPE BOLLARDS SHALL BE PAINTED WITH REFLECTIVE YELLOW TRAFFIC PAINT (SEE SPECS)

PIPE BOLLARD

SCALE: N.T.S.

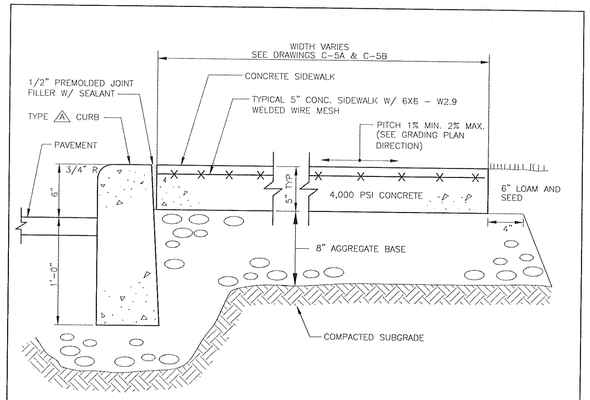


NOTE:

1. CURB TO BE AS MANUFACTURED BY CONCRETE CRAFTERS OF OXFORD, CT OR APPROVED EQUAL.
2. THE CONCRETE SHALL BE DESIGNED TO INCLUDE APPROXIMATELY 75% STATE APPROVED CONCRETE SAND AND 25% 3/8" STONE. THE CONCRETE SHALL CONTAIN A MINIMUM OF 564 POUNDS OF CEMENT (6 SACKS) PER CUBIC YARD YIELDING A CONCRETE THAT WILL EXCEED 3,500 P.S.I. IN 28 DAYS. THE CONCRETE SHALL BE PRODUCED ACCORDING TO ASTM C94 READY MIXED CONCRETE OR ASTM C685 CONCRETE PRODUCED BY VOLUMETRIC CONTINUOUS MIXING.
3. A TWO COMPONENT EPOXY OR SUITABLE CONCRETE ADHESIVE DESIGNED TO BOND FRESH CONCRETE TO EXISTING PAVEMENT SHALL BE USED.
4. A CONTROL JOINT SHALL BE INSTALLED AT EVERY NINE FOOT INTERVALS AND AT GREATER INTERVALS ON CURVES SO AS TO MINIMIZE SHRINKAGE CRACKING.
5. THE FINISHED CURB SHALL BE COATED WITH A CURING COMPOUND WHICH HAS BEEN DESIGNED TO SEAL THE SURFACE AND FORM A WATERPROOF MEMBRANE TO RETARD THE LOSS OF WATER FROM THE FRESH CONCRETE. THE MANUFACTURE'S INSTRUCTIONS MUST BE FOLLOWED.
6. THE CURB SHALL BE PLACED ON THE BINDER PAVEMENT COURSE AND THE FINISH (TOP) COURSE SHALL BE PAVED TO THE CURB FACE.

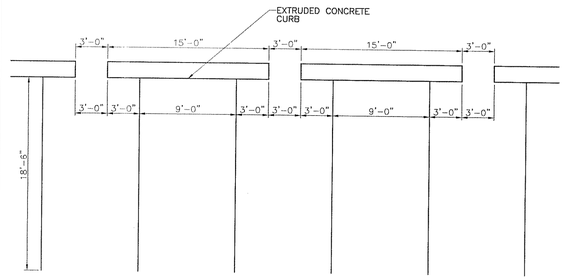
EXTRUDED CONCRETE CURB

SCALE: N.T.S. CU-01DA.DWG



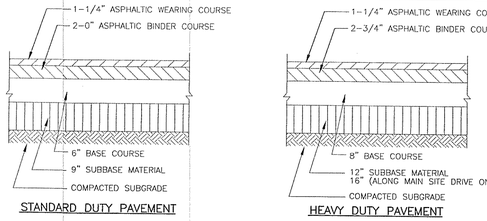
TYPICAL CONCRETE SIDEWALK DETAIL

SCALE: N.T.S.



TYPICAL CURB BREAKS AT SWALES & RAIN GARDENS

SCALE: N.T.S.



STANDARD DUTY PAVEMENT

HEAVY DUTY PAVEMENT

PAVEMENT LAYER	STANDARD DUTY PAVEMENT	HEAVY DUTY PAVEMENT
SURFACE COURSE ASPHALT PAVEMENT SECTION M3.11.00	1 1/4 INCHES	1-1/4 INCHES
BINDER COURSE ASPHALT PAVEMENT SECTION M1.11.00	2.0 INCHES	2-3/4 INCHES
BASE MATERIAL* SECTION M1.03.0 GRAVEL BORROW TYPE C	6 INCHES	8 INCHES
SUBBASE MATERIAL SECTION M1.03.1 PROCESSED GRAVEL FOR SUBBASE	9 INCHES	12 INCHES 16 INCHES (MAIN SITE DRIVE ONLY)

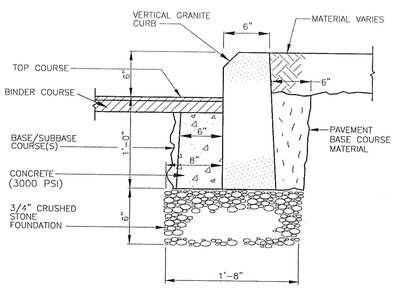
PAVEMENT SECTION TABLE

NOTES:

1. ASPHALT SURFACE COURSE SHALL MEET MASS HIGHWAY ITEM M3.11.00 TABLE A (TOP COURSE)
2. ASPHALT BINDER COURSE SHALL MEET MASS HIGHWAY ITEM M3.11.00 TABLE A (BINDER COURSE)
3. BASE MATERIAL SHALL BE MASS HIGHWAY ITEM M1.03.0 GRAVEL BORROW TYPE C
4. SUBBASE MATERIAL SHALL BE MASS HIGHWAY ITEM M1.03.1 PROCESSED GRAVEL FOR SUBBASE

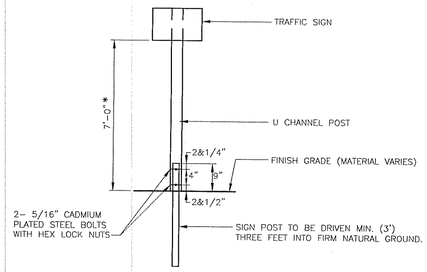
TYPICAL PAVEMENT DETAIL

SCALE: N.T.S.



VERTICAL GRANITE CURB DETAIL

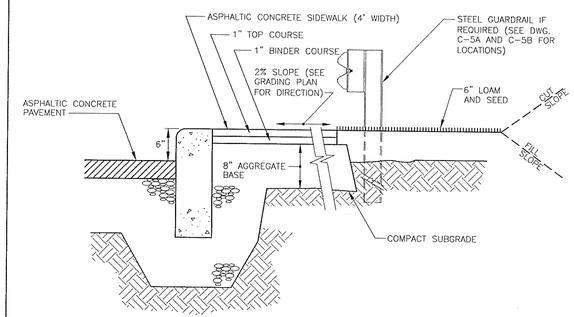
SCALE: N.T.S.



NOTE:
7' TYPICAL. REFER TO TRAFFIC CONTROL SCHEDULE FOR EXACT MOUNTING HEIGHT

TYPICAL BREAKAWAY SIGN POST DETAIL

SCALE: N.T.S.



TYPICAL ASPHALTIC CONCRETE SIDEWALK @ CURB DETAIL

SCALE: N.T.S.

COMMONWEALTH OF MASSACHUSETTS
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Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
LAYOUT AND MATERIALS DETAILS I

Drawing Number
SCALE N.T.S. C-13

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GENERAL NOTES:

A. THE SCOPE OF WORK SHALL INCLUDE PROVIDING ALL WORK INDICATED (UNLESS OTHERWISE SPECIFICALLY INDICATED AS EXISTING OR WORK BY OTHERS) AND COORDINATION WITH ALL TRADES. SCOPE OF WORK IS INDICATED ON THE CONTRACT DOCUMENTS INCLUDING THE DRAWINGS AND THE SPECIFICATIONS, WHICH ARE COMPLIMENTARY. WORK INDICATED IN ANY CONTRACT DOCUMENT SHALL BE CONSIDERED PART OF THE SCOPE OF WORK (UNLESS SPECIFICALLY INDICATED AS EXISTING OR WORK BY OTHERS), IN GENERAL, WORK REQUIREMENTS ARE NOT INDICATED IN BOTH DOCUMENTS. WHERE DOCUMENTS CONFLICT WITHIN THEMSELVES OR WITH CODES AND REGULATIONS, PROVIDE THE HIGHER QUANTITY AND QUALITY AND FOLLOW THE STRICTER REQUIREMENTS.

B. WORK, AT A MINIMUM, SHALL BE IN ACCORDANCE WITH OSHA, NFPA STANDARDS, THE ELECTRIC CODE AND THE LOCAL GOVERNING AUTHORITIES. THE DRAWINGS AND SPECIFICATIONS DO NOT ATTEMP TO INDICATE ALL WORK REQUIRED BY CODES AND AUTHORITIES. DO NOT INSTALL WORK THAT DOES NOT MEET MINIMUM REQUIREMENTS. IF NECESSARY, REQUEST CLARIFICATION FROM ARCHITECT BEFORE PROCEEDING.

C. VISIT THE SITE TO DETERMINE PRE-EXISTING CONDITIONS AND WORK NECESSARY PRIOR TO SUBMISSION OF BID PRICE. SUBMIT ANY QUESTIONS REQUIRED TO CLARIFY SCOPE PRIOR TO BID. INCLUDE ALL REQUIRED WORK IN BID PRICE.

D. INCLUDE IN BID WHATEVER IS REQUIRED TO MEET SCHEDULE INCLUDING OVERTIME, EXPRESS SHIPPING, EXPEDITING EQUIPMENT, ETC. PLAN PROJECT AND SUBMIT SHOP DRAWINGS AND OTHER EQUIPMENT IN A TIMELY MANNER, EQUIPMENT SHALL BE BASED ON THE SPECIFIED EQUIPMENT.

E. ANY EQUIPMENT TO BE SUBSTITUTED SHALL BE IDENTIFIED AT TIME OF BID. REFER TO SPECIFICATIONS.

F. IT IS THE INTENT OF THESE PLANS AND SPECIFICATIONS TO PROVIDE A WORKING INSTALLATION IN EVERY DETAIL AND ALL ITEMS REQUIRED FOR SUCH AN INSTALLATION SHALL BE PROVIDED WHETHER OR NOT SPECIFICALLY INDICATED OR MENTIONED.

G. COORDINATE WITH THE GENERAL CONTRACTOR, OTHER TRADES AND MANUFACTURERE'S SHOP DRAWINGS. COORDINATE EXACT LOCATIONS AND ROUGHING IN DIMENTIONS OF ALL EQUIPMENT AND MAKE ALL FINAL CONNECTIONS AS REQUIRED, I.E., POWER, CONTROL, INTERLOCK, ETC.

H. TEST ALL EQUIPMENT AND SYSTEMS INSTALLED TO CERTIFY COMPLIANCE WITH DRAWINGS, SPECIFICATIONS, CODES, LOCAL AUTHORITIES AND REGULATIONS, INCLUDE LABOR AND COSTS FOR TESTING, REVIEWS, APPROVALS AND CERTIFICATIONS.

I. PROVIDE TRAINING TO OWNER ON ALL EQUIPMENT AND SYSTEMS INSTALLED.

J. DRAWINGS ARE DIAGRAMMATIC ONLY. EXACT LOCATION, MOUNTING HEIGHTS OF EQUIPMENT AND ROUTING OF RACEWAYS SHALL BE COORDINATED WITH EQUIPMENT REQUIREMENTS AND FIELD CONDITIONS.

K. PROVIDE ALL INCIDENTAL ACCESSORIES NECESSARY TO MAKE THE ELECTRICAL WORK COMPLETE AND READY FOR OPERATION.

L. ELECTRIC METALLIC TUBING SHALL BE USED FOR BRANCH CIRCUIT HOMERUNS IN EXPOSED, UNFINISHED AREAS. MINIMUM SIZE SHALL BE 3/4" INCH. PROVIDE RIGID STEEL CONDUIT BELOW 8' FEET AND IN AREAS SUBJECT TO ABUSE. FLEXIBLE METAL CONDUIT WITH PVC COATING SHALL BE USED FOR CONNECTIONS TO MOTORS AND VIBRATING EQUIPMENT.

M. STEEL SET SCREW TYPE FITTINGS MAY BE USED ON EMT OR FLEXIBLE METAL CONDUITS, UNLESS OTHERWISE INDICATED. TELECOMMUNICATIONS CONDUIT SHALL USE COMPRESSION TYPE STEEL FITTINGS.

N. TYPE MC OR AC CABLE WITH A FULL SIZE, INSULATED, SEPERATE GREEN GROUND WIRE MAY BE USED AS PERMITTED BY LOCAL AUTHORITIES AND STATE AND LOCAL CODES FOR BRANCH CIRCUIT WIRING IN CONCEALED AREAS.

O. WIRE AND CONDUIT SIZES INDICATED ON HOMERUNS SHALL BE CONTINUOUS THROUGHOUT CIRCUIT.

P. PROVIDE CODE REQUIRED STARTERS AND DISCONNECTS THAT ARE NOT FURNISHED BY THE HVAC, PLUMBING OR SITE CONTRACTORS.

Q. INSTALL A GREEN GROUNDING CONDUCTOR WITHIN EACH RACEWAY SIZED IN ACCORDANCE WITH THE ELECTRIC CODE.

R. INSTALLATION OF RACEWAYS BELOW THE FLOOR SLAB WILL NOT BE ACCEPTABLE UNLESS SPECIFICALLY INDICATED OTHERWISE.

S. PROVIDE WATERTIGHT AND GASTIGHT SEALS INSIDE AND OUTSIDE OF CONDUITS THAT PENETRATE THE BUILDING BELOW GRADE, O.Z. GEDNEY OR APPROVED EQUAL PROVIDE WEATHERTIGHT SEAL AT PENETRATIONS ABOVE GRADE.

T. USE CAUTION TO AVOID DAMAGE TO EXISTING UTILITY LINES AND/OR HARM TO PERSONNEL WORKING IN THESE AREAS.

U. ALL BRANCH CIRCUIT CONDUCTORS SHALL BE COPPER MINIMUM #10 AWG SIZE UNLESS OTHERWISE INDICATED.

V. PROVIDE CONDUCTORS WITH 90 DEG C RATED 600V INSULATION AS FOLLOWS: ABOVE GROUND: THWN-2/THHN OR XHHW-2 (LARGER THAN #6 AWG), UNDERGROUND: RHW-2/USE-2 XLP INSULATION, UNLESS OTHERWISE INDICATED.

W. TEMPORARY LIGHTING AND POWER SHALL BE PROVIDED AS REQUIRED BY OSHA, CODES AND LOCAL AUTHORITIES. REMOVE ALL TEMPORARY FACILITIES PROVIDED AT PROJECT COMPLETION.

GENERAL LIGHTING NOTES:

A. LIGHTING FIXTURES AND LAYOUTS SHALL MEET ALL LOCAL ORDINANCES AND ZONING REGULATIONS AS PROVIDED AND AGREED BY CITY AUTHORITY AND DEVELOPER.

B. ALL LIGHTING FIXTURES, CALCULATIONS AND LAYOUTS, SHALL MEET THE LATEST ILLUMINATING ENGINEERING SOCIETY OF NORTH AMERICA (IESNA) DESIGN CRITERIA, INCLUDING FULL CUT-OFF LUMINAIRES TO MEET DARK SKY REQUIREMENTS AND INTERNAL SHIELDS TO PREVENT LIGHT TRESPASS ONTO ADJACENT PROPERTIES.

C. PROVIDE PRE-CAST 30" INCH DIAMETER CONCRETE POLE BASES BURIED 5' FEET DEEP WITH RE-BAR, IN LIEU OF ON SITE CAST POLE BASES, SEE DETAIL #1 ON DRAWING ES-5.

D. HS - INDICATED LUMINAIRE PROVIDED WITH INTERNAL HOUSE SIDE SHIELD,
fc - INDICATES FOOTCANDLES, LIGHTING LEVELS TAKEN AT FINISHED GRADE.

E. LIGHTING LEVELS ARE MAINTAINED WITH LIGHT LOSS FACTOR OVER TIME OF 0.7 MAINTENANCE FACTOR/DIRT DEPRECIATION.

F. LIGHTING LEVELS ARE INCREASED IN RETAIL AREAS AS REQUIRED FOR PERSONNEL SAFETY AND COMFORT PURPOSES.

G. LIGHTING LEVELS INDICATED FOR MAXIMUM POLE SPACING AND LOCATIONS PER PARKING, ROADWAY, INTERSECTIONS AND SITE FEATURES, LIGHTING LEVELS INDICATED AND CALCULATED WILL BE REDUCED DUE TO BUILDING SHADOWING AND TREE LOCATIONS.

H. PROVIDE ALL SITE LIGHTING POLES WITH BASE MOUNTED WIRING ACCESS HANDHOLES AND INTERNAL GROUND LUGS.

I. MAXIMUM WIND RATING OF ALL LIGHTING POLES SHALL BE 100MPH WITH 1.3 WIND GUSTS.

J. POLE HEIGHTS ARE BASED ON MAXIMIZING AESTHETICS FOR AREAS SERVED, MINIMIZING LIGHTING POLLUTION ONTO ADJACENT PROPERTIES (LOW POLES), AND MINIMIZING POLE QUANTITIES FOR EFFICIENCY OF THE ENTIRE SITE.

K. SECURITY LIGHTING, LATE NIGHT AFTER HOURS BY REDUCING QUANTITIES OF ACTIVE LUMINAIRES IN SPECIFIC AREAS AS DETERMINED AND APPROVED BY LOCAL AUTHORITIES HAVING JURISDICTION.

L. ALL LUMINAIRES SHALL HAVE TYPE III LIGHTING DISTRIBUTION PATTERNS (UNLESS OTHERWISE INDICATED).

M. ADDITIONAL BUILDING MOUNTED LIGHTING AND WALKWAY BOLLARDS TO SUPPORT BUILDING WALKWAYS AND BUILDING ENTRANCES SHALL BE PROVIDED BY OTHERS AS PART OF THE BUILDING DESIGN.

N. SITE LIGHTING FIXTURE BALLASTS SHALL BE MULTI-TAP UNIVERSAL VOLTAGE FOR 208-277/480V SYSTEMS.

O. PROVIDE ALL LIGHTING FIXTURES COMPLETE WITH MOUNTING ACCESSORIES TO MEET THE JOB REQUIREMENTS.

P. PROVIDE LIGHT FIXTURES WITH PROTECTIVE PLASTIC FILM OR SIMILAR COVER OVER LOUVER, LENS, BAFFLE, REFLECTORS, ETC TO AVOID FIXTURE SOILING OR DAMAGE. FIXTURES SHALL BE MAINTAINED CLEAN AND AS NEW CONDITION. CLEAN FIXTURES AS PART OF PROJECT CLOSEOUT TO ELIMINATE FINGERPRINTS, DUST DIRT, ETC. REPLACE LAMPS AT PROJECT COMPLETION IF THEY HAVE OPERATED OVER 100 HOURS.

Q. VERIFY EXACT FIXTURE LOCATIONS AGAINST CIVIL/LANDSCAPE ARCHITECTS PLANS, EXACT LOCATION OF FIXTURES SHALL BE CONFIRMED WITH THE SITE CONTRACTOR PRIOR TO ROUGH-IN.

R. MANUFACTURER'S CATALOG NUMBERS ARE INDICATED FOR REFERENCE PURPOSES ONLY. THEY ARE MEANT TO PROVIDE A GENERAL DESCRIPTION OF THE DESIGN AND QUALITY OF FIXTURES REQUIRED. DESCRIPTIONS AND NOTES MAY INDICATE ITEMS THAT ARE NOT INDICATED IN THE CATALOG NO. SUBSTITUTIONS SUBMITTED SHALL BE DOCUMENTED AS EQUAL IN PERFORMANCE AND APPEARANCE TO THE FULLY LISTED ITEM. PROVIDE POINT-BY-POINT LIGHTING CALCULATIONS WITH SHOP DRAWINGS WHEN REQUESTED.

S. METAL HALIDE LAMPS SHALL HAVE SHROUDED ARC TUBE, COLOR CORRECTING COATING ON OUTER ENVELOPE, WITH A 4100 KELVIN COLOR TEMPERATURE WITH A COLOR RENDERING INDEX OF 75 OR GREATER. PROVIDE PULSE START METAL HALIDE LAMP AND ELECTRONIC BALLAST SYSTEM.

LEGEND:

AR 2 / NL a	STANDARD LIGHTING FIXTURE DESIGNATIONS, "AR" = FIXTURE TYPE, REFER TO LIGHTING FIXTURE SCHEDULE; "2" = CIRCUIT NUMBER; "a" = SWITCH CONTROL; "NL" = UNSWITCHED NIGHT LIGHT
	SINGLE LIGHT POLE WITH SINGLE LUMINAIRE
	SINGLE LIGHT POLE WITH DOUBLE LUMINAIRE
	CONDUIT EXTENDED TO ABOVE ACCESSIBLE CEILING, TERMINATE WITH BUSHING.
	TURNING UP.
	TURNING DOWN.
PB	PULL BOX, SIZE AS INDICATED OR REQUIRED.
4#1&1#6G., 2"C.	INDICATES 2" CONDUIT WITH 4#1AWG AND 1#6AWG GROUND.
4#1&1#6G., (2)2"C.	INDICATES (2) 2" CONDUITS WITH 4#1AWG AND 1#6AWG GROUND CONDUCTORS IN EACH CONDUIT.
L211-1,3	HOME RUN TO PANELBOARD L211 CIRCUITS NO. 1 AND NO. 3.
	BRANCH CIRCUIT, DIAGONAL LINES INDICATE NUMBER OF WIRES. NO DIAGONAL LINES INDICATES TWO WIRES, GROUND WIRE(S) NOT INDICATED, MINIMUM SIZE #10AWG AND 1"C. CONDUIT UNLESS OTHERWISE INDICATED.
T	UTILITY CO. (NSTAR) PAD MOUNTED TRANSFORMER.
P	UTILITY CO. RADIO CONTROLLED PAD MOUNTED SWITCH.
T	UTILITY CO. POLW MOUNTED TRANSFORMER.
HH	HANDHOLE, SIZE AS INDICATED OR REQUIRED, SEE DETAIL.
MH / E	MANHOLE, SIZE AS INDICATED OR REQUIRED, SEE DETAIL. "E" - INDICATED ELECTRICAL, "T" - INDICATES TELEPHONE/ COMMUNICATIONS.
2	NOTE SYMBOL, REFER TO NOTE "2" AS INDICATED.
M	METER SOCKET AND METER.
	UTILITY POLE
2	REVISION TAG, "2" - INDICATES REVISION NUMBER.
A / ES-5	SECTION IDENTIFIER, INDICATING SECTION "A" ON DRAWING ES-5.
1 / ES-5	DETAIL IDENTIFIER, INDICATING DETAIL "1" ON DRAWING ES-5.
—UE—	UNDERGROUND ELECTRICAL.
—UT—	UNDERGROUND TELEPHONE/CABLE TELEVISION.
—AE—	AERIAL ELECTRICAL.
—AT—	AERIAL TELEPHONE.
—AFA—	AERIAL FIRE ALARM SYSTEM.
—ATV—	AERIAL CABLE TELEVISION.

EXISTING EQUIPMENT:

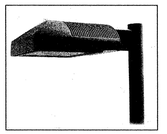
<X>	EXISTING ITEM TO BE REMOVED AND CIRCUIT PULLED BACK TO NEXT ACTIVE OUTLET OR BACK TO PANEL.
<XM>	EXISTING ITEM TO REMAIN.
<XN>	EXISTING ITEM TO BE REMOVED AND NEW ITEM AS SPECIFIED INSTALLED ON EXISTING OUTLET, RECONNECT TO EXISTING CIRCUIT.
<XE>	EXISTING ITEM TO BE REMOVED, OUTLET BLANKED AND CIRCUIT EXTENDED TO NEW ITEM AS SHOWN.
<XR>	EXISTING ITEM TO BE REMOVED AND RELOCATED.
<XL>	NEW LOCATION OF RELOCATED EXISTING ITEM.

ABBREVIATIONS:

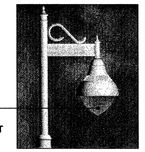
A	AMPERE
AFF	ABOVE FINISHE FLOOR
AFG	ABOVE FINISHED GRADE
ARCH	ARCHITECTURAL
ATS	AUTOMATIC TRANSFER SWITCH
AVE	AVERAGE - LIGHT LEVELS OVER TIME WITH LIGHT LOSS FACTOR INCLUDED
BMS	BUILDING MANAGEMENT SYSTEM
C	CONDUIT (GENERIC TERM FOR RACEWAY. PROVIDE AS SPECIFIED)
CKT	CIRCUIT
CB	CIRCUIT BREAKER
℄	CENTERLINE
DWG	DRAWING
EC	ELECTRICAL SYSTEM INSTALLER
EMT	ELECTRICAL METALLIC TUBING
FA	FIRE ALARM
FP	FIRE PROTECTION SYSTEM INSTALLER
GC	GENERAL CONTRACTOR
GEN	GENERATOR
HVAC	HEATING, VENTILATING AND AIR CONDITIONING INSTALLER
HP	HORSEPOWER
IC	INTERRUPTING CAPACITY
INCL	INCLUDED WITH EQUIPMENT
IG	ISOLATED GROUND
JB	JUNCTION BOX
kCMIL,KCM	THOUSAND CIRCULAR MILS
KVA	KILO-VOLT AMPERE
KW	KILO-WATT
LLF	LIGHT LOSS FACTOR (OVER TIME)
MCB	MAIN CIRCUIT BREAKER
MCC	MOTOR CONTROL CENTER
MLO	MAIN LUGS ONLY
MH	METAL HALIDE (LAMP SOURCE)
MTS	MANUAL TRANSFER SWITCH
N/A	NOT APPLICABLE
NIC	NOT IN CONTRACT
NO, #	NUMBER
NTS	NOT TO SCALE
NRTL	NATIONALLY RECOGNIZED TESTING LABORATORY AS APPROVED BY OSHA AND LOCAL AUTHORITIES
PH,Ø	PHASE
PL	PLUMBING SYSTEM INSTALLER
PVC	POLY-VINYL CHLORIDE CONDUIT
RGS	RIGID GALVANIZED STEEL
TC	TELECOMMUNICATIONS CABLING INSTALLER
UL	UNDERWRITERS LABORATORIES LISTING
UG	UNDERGROUND
U.O.I.	UNLESS OTHERWISE INDICATED
V	VOLT
W	WATT
XFMR	TRANSFORMER

DRAWING LIST:

ES-1	LEGEND, NOTES AND LIGHTING FIXTURE SCHEDULE
ES-2	ELECTRICAL UTILITY SITE PLAN - DEMOLITION
ES-3	ELECTRICAL UTILITY SITE PLAN - NEW WORK
ES-4	ELECTRICAL SITE PLAN - LIGHTING
ES-5	MISCELLANEOUS DETAILS - SHEET NO. 1
ES-6	MISCELLANEOUS DETAILS - SHEET NO. 2



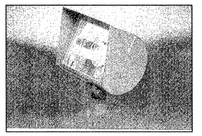
LUMINAIRE TYPE
1 "AR1 & AR2"
NTS



LUMINAIRES TYPE "ER1F & ER2F" (TYPICAL EXCEPT FLAT GLASS FULL CUT-OFF LIGHT DISTRIBUTION)

LUMINAIRE TYPE
2 "ER1 & ER2"
NTS

LUMINAIRE TYPE
3 "PR1 & PR2"
NTS



LUMINAIRE TYPE
4 "FL"
NTS

LIGHTING FIXTURE (LUMINAIRE) SCHEDULE

TYPE	MOUNTING	DESCRIPTION	MANUFACTURER	LAMP QTY.	LAMP TYPE	LAMP LUMENS	VOLTS	REMARKS
AR1	POLE	SINGLE LIGHT HEAD ON 25' FOOT ROUND POLE, SHOEBOX STYLE LUMINAIRE, FULL CUT-OFF WITH FLAT LENS AND HORIZONTAL LAMP	KIM LIGHTING #ARCHETYPE-AR TYPE III	1	250W MH	23,000	480	PARKING POLE #PRA25
AR2	POLE	DOUBLE LIGHT HEAD ON 25' FOOT ROUND POLE, SHOEBOX STYLE LUMINAIRE, FULL CUT-OFF WITH FLAT LENS AND HORIZONTAL LAMP	KIM LIGHTING #ARCHETYPE-AR TYPE III	2	250W MH	23,000	480	PARKING POLE #PRA25
AR2a	POLE	DOUBLE LIGHT HEAD ON 30' FOOT ROUND POLE, SHOEBOX STYLE LUMINAIRE, FULL CUT-OFF WITH FLAT LENS AND HORIZONTAL LAMP	KIM LIGHTING #ARCHETYPE-AR TYPE III	2	400W MH	36,000	480	PARKING POLE #PRA30
AR4	POLE	FOUR LIGHT HEADS ON 30' FOOT ROUND POLE, SHOEBOX STYLE LUMINAIRE, FULL CUT-OFF WITH FLAT LENS AND HORIZONTAL LAMP	KIM LIGHTING #ARCHETYPE-AR TYPE IV	4	400W MH	36,000	480	PARKING POLE #PRA30
ER1	POLE	SINGLE LIGHT HEAD ON 20' FOOT ROUND POLE, ACORN STYLE LUMINAIRE, CUT-OFF WITH DROP LENS AND VERTICAL LAMP	KIM LIGHTING #ERA-ACORN TYPE III	1	175W MH	14,400	480	MAIN STREET POLE #AE21/HA31
ER2	POLE	DOUBLE LIGHT HEAD ON 20' FOOT ROUND POLE, ACORN STYLE LUMINAIRE, CUT-OFF WITH DROP LENS AND VERTICAL LAMP	KIM LIGHTING #ERA-ACORN TYPE III	2	175W MH	14,400	480	MAIN STREET POLE #AE21/HA31
ER1F	POLE	SINGLE LIGHT HEAD ON 20' FOOT ROUND POLE, ACORN STYLE LUMINAIRE, FULL CUT-OFF WITH FLAT LENS AND VERTICAL LAMP	KIM LIGHTING #ERA-BELL TYPE III	1	175W MH	14,400	480	MAIN STREET POLE #AE21/HA31
ER2F	POLE	DOUBLE LIGHT HEAD ON 20' FOOT ROUND POLE, ACORN STYLE LUMINAIRE, FULL CUT-OFF WITH FLAT LENS AND VERTICAL LAMP	KIM LIGHTING #ERA-BELL TYPE III	2	175W MH	14,400	480	MAIN STREET POLE #AE21/HA31
PR1	POLE	SINGLE LIGHT HEAD ON 12' FOOT ROUND POLE, ANTIQUE STYLE LUMINAIRE, FULL CUT-OFF WITH TEMPERED GLASS LENS AND VERTICAL LAMP	ARCHITECTURE AREA LIGHTING #PROVIDENCE TYPE III	1	150W MH	13,300	208	RESIDENTIAL POLE #DB12-4R12
PR2	POLE	DOUBLE LIGHT HEAD ON 12' FOOT ROUND POLE, ANTIQUE STYLE LUMINAIRE, FULL CUT-OFF WITH TEMPERED GLASS LENS AND VERTICAL LAMP	ARCHITECTURE AREA LIGHTING #PROVIDENCE TYPE III	1	150W MH	13,300	208	RESIDENTIAL POLE #DB12-4R12
FL	GRADE	SINGLE LIGHT FULLY ADJUSTABLE 1/2 ROUND ARCHITECTURAL STYLE WIDE FLOODLIGHT WITH FIXED HOOD LAMP SHIELD, HEAVY DUTY SWIVAL	KIM LIGHTING #KIM NOW FLOODLIGHT	1	70W MH	3,400	480	MONUMENT SIGN

N

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SHESKEY ARCHITECTS
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Proponent:
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Boston, MA 02109

Project No: 06065
Drawn By: RBB
Checked By: DRJ
Issue Date: 10 MAY, 2007
Revision Date: 05 OCT, 2007
(Incorporating Planning Board Comments)

Project:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
Legend, Notes and Lighting Schedule

Drawing Number
SCALE NONE
ES-1

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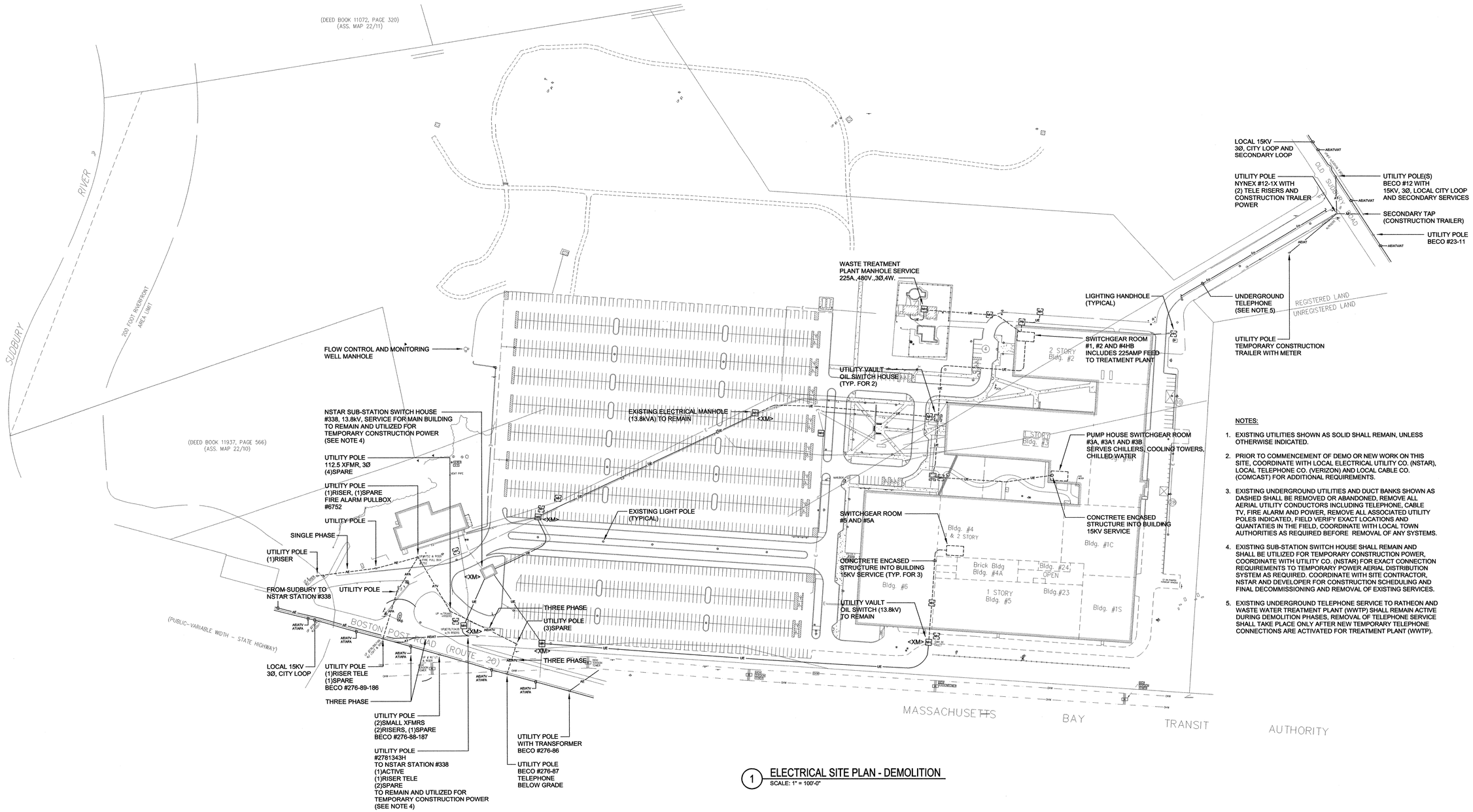

1 ELECTRICAL SITE PLAN - DEMOLITION
SCALE: 1" = 100'-0"

NOTES:

1. EXISTING UTILITIES SHOWN AS SOLID SHALL REMAIN, UNLESS OTHERWISE INDICATED.
2. PRIOR TO COMMENCEMENT OF DEMO OR NEW WORK ON THIS SITE, COORDINATE WITH LOCAL ELECTRICAL UTILITY CO. (NSTAR), LOCAL TELEPHONE CO. (VERIZON) AND LOCAL CABLE CO. (COMCAST) FOR ADDITIONAL REQUIREMENTS.
3. EXISTING UNDERGROUND UTILITIES AND DUCT BANKS SHOWN AS DASHED SHALL BE REMOVED OR ABANDONED, REMOVE ALL AERIAL UTILITY CONDUCTORS INCLUDING TELEPHONE, CABLE TV, FIRE ALARM AND POWER, REMOVE ALL ASSOCIATED UTILITY POLES INDICATED, FIELD VERIFY EXACT LOCATIONS AND QUANTATIES IN THE FIELD, COORDINATE WITH LOCAL TOWN AUTHORITIES AS REQUIRED BEFORE REMOVAL OF ANY SYSTEMS.
4. EXISTING SUB-STATION SWITCH HOUSE SHALL REMAIN AND SHALL BE UTILIZED FOR TEMPORARY CONSTRUCTION POWER, COORDINATE WITH UTILITY CO. (NSTAR) FOR EXACT CONNECTION REQUIREMENTS TO TEMPORARY POWER AERIAL DISTRIBUTION SYSTEM AS REQUIRED. COORDINATE WITH SITE CONTRACTOR, NSTAR AND DEVELOPER FOR CONSTRUCTION SCHEDULING AND FINAL DECOMMISSIONING AND REMOVAL OF EXISTING SERVICES.
5. EXISTING UNDERGROUND TELEPHONE SERVICE TO RATHEON AND WASTE WATER TREATMENT PLANT (WWTP) SHALL REMAIN ACTIVE DURING DEMOLITION PHASES, REMOVAL OF TELEPHONE SERVICE SHALL TAKE PLACE ONLY AFTER NEW TEMPORARY TELEPHONE CONNECTIONS ARE ACTIVATED FOR TREATMENT PLANT (WWTP).

100 0 50 100 200
GRAPHIC SCALE IN FEET

N

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Drawn By:	RBB
Checked By:	DRJ
Issue Date:	10 MAY, 2007
Revision Date:	05 OCT, 2007

(Incorporating Planning Board Comments)

Project:
Wayland Town Center
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Drawing Title:
Electrical Utility Site Plan - Demo

Drawing Number
SCALE 1:100
ES-2

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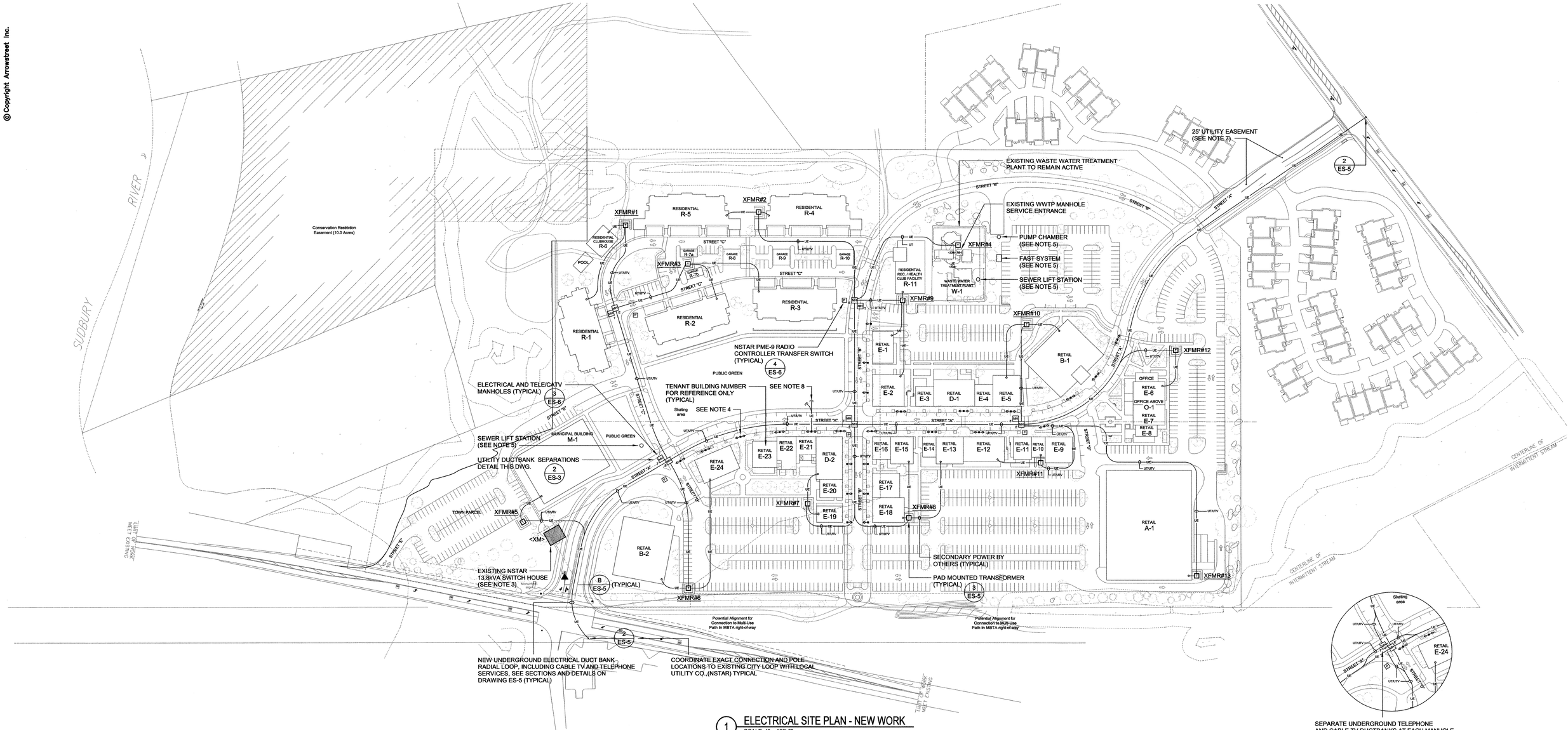

1 ELECTRICAL SITE PLAN - NEW WORK

SCALE: 1" = 100'-0"

NOTE:

1. TRANSFORMER LOCATIONS AND UNDERGROUND UTILITIES ARE PRELIMINARY AND SUBJECT TO CHANGES DUE TO TENANTS REQUIREMENTS AND LOCAL UTILITY CO. REQUIREMENTS.
2. TELEPHONE AND CABLE TELEVISION UNDERGROUND CONDUITS SHALL RUN CONTINUOUS ALONG ENTIRE LOOP SYSTEM TO WITHIN 10' FEET OF BUILDING DEMARK ROOMS, COORDINATE WITH SITE CONTRACTOR, BUILDING ARCHITECTS AND BUILDING OWNERS FOR EXACT DEMARK ROOM LOCATIONS.
3. EXISTING UTILITY CO. (NSTAR) SWITCH HOUSE (13.8kV) TO REMAIN DURING CONSTRUCTION AND REMOVED AFTER NEW RADIAL LOOP SYSTEM IS ACTIVATED, SEE DEMOLITION PLANS FOR ADDITIONAL INFORMATION, COORDINATE DE-COMMISSIONING AND DEMOLITION SCHEDULE WITH SITE CONTRACTOR AND NSTAR.
4. PROVIDE AS POLE MOUNTED ACCESSORY, (1)ONE DUPLEX RECEPTACLE, GFCI WEATHERPROOF "WHILE-IN-USE" STYLE, MOUNTED 12' FEET AFG. FOR EACH POLE INDICATED ON THIS POWER PLAN (TYP. FOR 25).
5. SEWAGE EQUIPMENT AND PUMPS LOCATED IN BELOW GRADE MANHOLES, 5HP MOTOR(S) WITH EQUIPMENT AND CONTROLS, PROVIDE UNDERGROUND 480VOLT CONNECTIONS AND 120VOLT CONTROL CONNECTIONS AND BELOW GRADE CONDUITS TO ELECTRICAL ROOM INTEGRAL TO ADJACENT BUILDINGS, COORDINATE EXACT LOCATIONS WITH SITE CONTRACTOR, GENERATOR STAND-BY POWER SHALL BE PROVIDED WITH AUTOMATIC TRANSFER SWITCH.
6. UNDERGROUND UTILITY LAYOUT, PAD MOUNTED TRANSFORMERS AND RADIO PME SWITCHES SUBJECT TO CHANGE DUE TO FINAL TENANT LAYOUTS AND LOCAL UTILITY CO. REQUIREMENTS.
7. PRIOR TO COMMENCEMENT OF WORK IN THIS DRIVE AREA COORDINATE WITH ADJACENT RESIDENCES SITE CONTRACTOR TO AVOID CROSSING UTILITIES AND EXISTING UTILITIES TO REMAIN ACTIVE DURING CONSTRUCTION.
8. PROVIDE (1)1"C. SPARE FOR FUTURE PUBLIC GREEN LIGHTING AND (1)1"C. SPARE FOR FUTURE POWER REQUIREMENTS, ACCROSS ROADS AND FINISHED WALKWAYS, STUB AND CAP 3"AFG.

SEPARATE UNDERGROUND TELEPHONE AND CABLE TV DUCTBANKS AT EACH MANHOLE, AS INDICATED IN THIS DETAIL, INDICATED FOR REFERENCE ONLY, TELEPHONE AND CATV SHALL SHARE MANHOLES (TYPICAL)

2 TYPICAL DETAIL UTILITY SEPARATIONS AT MANHOLES

SCALE: 1" = 100'-0"

100 0 50 100 200
GRAPHIC SCALE IN FEET

N

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(Incorporating Planning Board Comments)

Project:

Wayland Town Center

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Drawing Title:
Electrical Utility Site Plan New Work

Drawing Number
ES-3

SCALE 1:100

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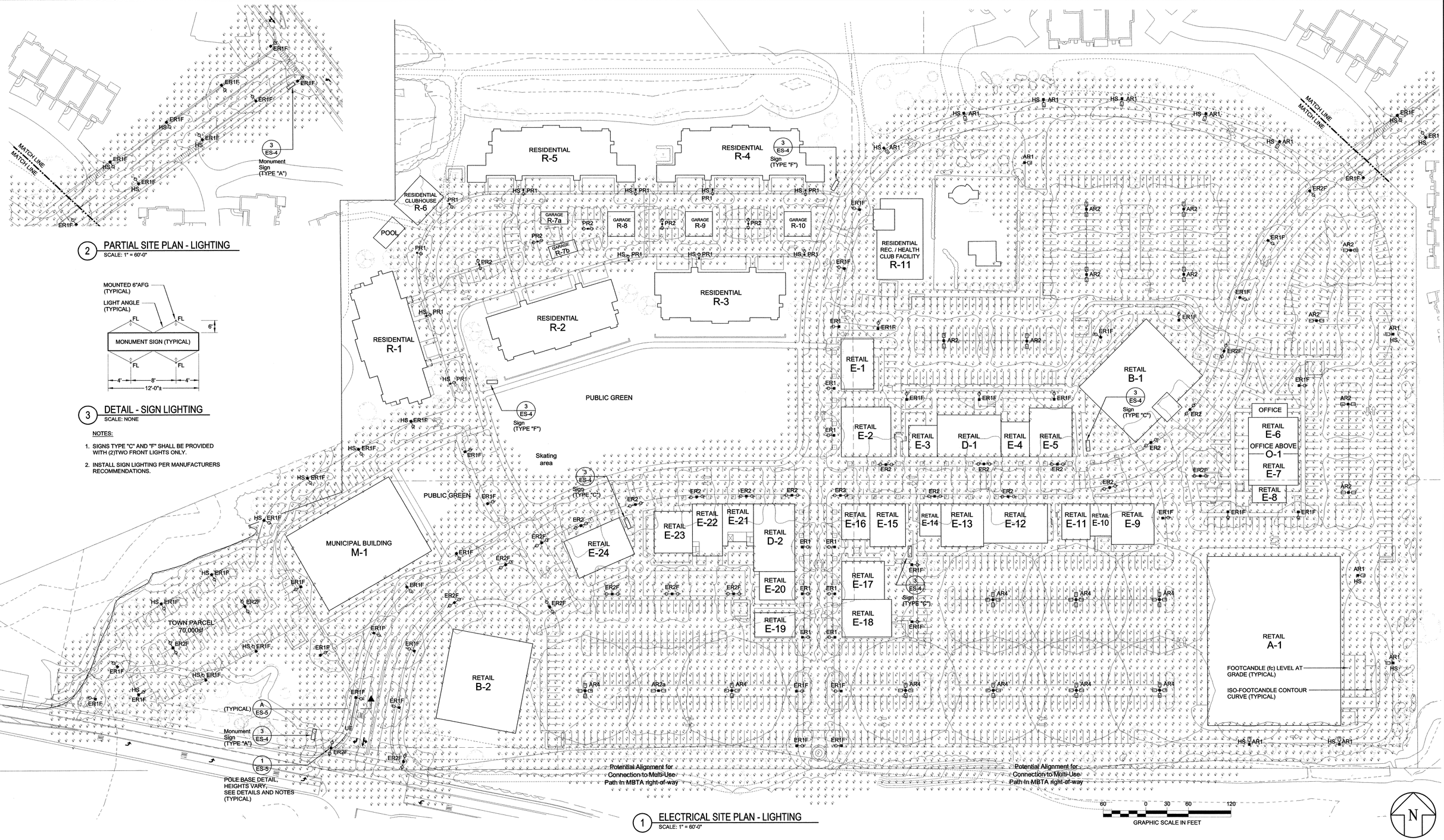

2 PARTIAL SITE PLAN - LIGHTING
SCALE: 1" = 60'-0"

3 DETAIL - SIGN LIGHTING
SCALE: NONE

NOTES:

1. SIGNS TYPE "C" AND "F" SHALL BE PROVIDED WITH (2)TWO FRONT LIGHTS ONLY.
2. INSTALL SIGN LIGHTING PER MANUFACTURERS RECOMMENDATIONS.

1 ELECTRICAL SITE PLAN - LIGHTING
SCALE: 1" = 60'-0"

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Project:

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Drawing Title:

Electrical Site Plan Lighting

Drawing Number

SCALE 1:60

ES-4

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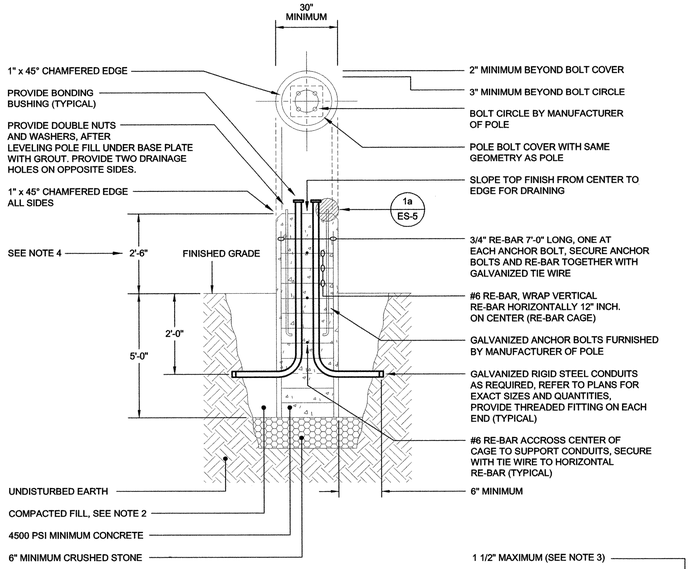
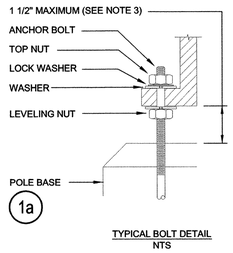


1 TYPICAL POLE BASE DETAIL PARKING AREA LUMINAIRE
NTS

POLE BASE NOTES:

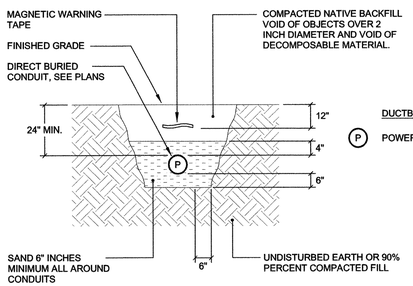
1. LOCATE ANCHOR BOLTS SUCH THAT THE POLE AND BOLT COVER ARE CENTERED ON THE POLE BASE.
2. BACKFILL AROUND PRECAST POLE BASE WITH 90% PERCENT COMPACTED FILL PLACED A MAXIMUM OF 8" INCHES AT A TIME. FILL SHALL BE DE-VOID OF OBJECTS OVER 2" INCHES IN DIAMETER AND VOID OF DE-COMPOSIBLE MATERIAL.
3. BOLT PROJECTION/LEVELING, COORDINATE EXACT DIMENSIONS WITH MANUFACTURER'S RECOMMENDATIONS.
4. TOP OF POLE BASE SHALL BE 3" INCH ABOVE FINISHED GRADE FOR ALL POLES LOCATED OUTSIDE OF PARKING AREAS, POLES LOCATED WITHIN PARKING AREAS SUBJECT TO VEHICAL DAMAGE SHALL BE 2'-6"AFG. TOP OF POLE BASE LOCATED IN SIDE WALK AREAS WITH DECORATIVE BRICK PAVERS SHALL BE 1" AFG, UNLESS OTHERWISE INDICATED.
5. IN LIEU OF POURED ON SITE CONCRETE POLE BASES, PROVIDE PRE-CAST EQUAL POLE BASE WITH REBAR AND CONDUIT SLEEVES AS REQUIRED.



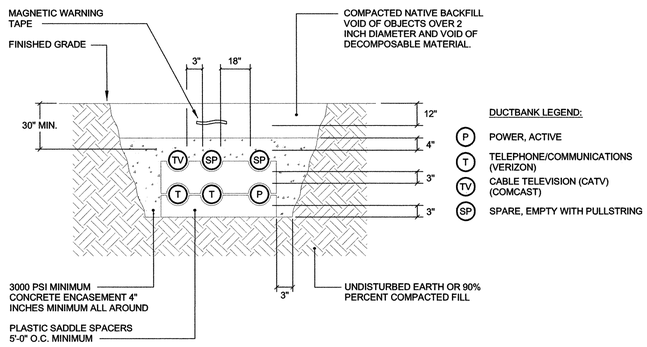
TYPICAL BOLT DETAIL
NTS

DUCTBANK SECTION NOTES:

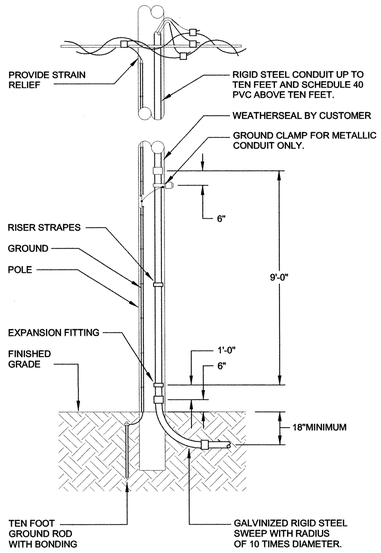
1. ALL DUCTBANKS SHALL BE ENCASED IN CONCRETE (U.O.I.) WITH SPACERS 5'-0" ON CENTERS AND AT EACH COUPLING AND 3" INCHES OF CONCRETE ALL AROUND.
2. CONDUITS SHALL MAINTAIN CLEARANCE OF 30" INCHES FROM FINISHED GRADE (U.O.I.) TO TOP OF CONDUITS.
3. PROVIDE AND INSTALL DUCTBANK MARKERS EVERY 200' FEET ALONG ENTIRE LENGTH OF DUCTBANKS SECTIONS.
4. DUCTBANK SECTIONS SHOWS GENERAL CONFIGURATION ONLY TO REFLECT QUANTITY OF CONDUITS AND AMOUNT OF CONCRETE, EXACT CONFIGURATION AND ROUTING SHALL BE AS REQUIRED BY FIELD CONDITIONS AND COORDINATION WITH OTHER TRADE'S UTILITIES.
5. PROVIDE RE-BAR IN DUCTBANKS INSTALLED UNDER PAVED AREAS.
6. WHEN THE INTERVAL BETWEEN CONCRETE POURS IS EXPECTED TO EXCEED 4 HOURS, THEN #4 REINFORCING BARS 6' FEET LONG, SHALL BE INSTALLED IN THE CORNERS AND BETWEEN DUCTS ON THE TOP AND BOTTOM ROWS.
7. BACKFILLING SHALL NOT COMMENCE LESS THAN TWO HOURS AFTER CONCRETE POURING AND BEFORE INSPECTIONS BY LOCAL AUTHORITIES.
8. ALL DUCTBANKS BELOW PAVED AREAS SHALL BE ENCASED IN CONCRETE, OTHER DUCTBANKS NOT BELOW PAVED AREAS SHALL HAVE 6" MINIMUM SAND ALL AROUND CONDUITS.



A DUCT BANK SECTION A-A
NTS



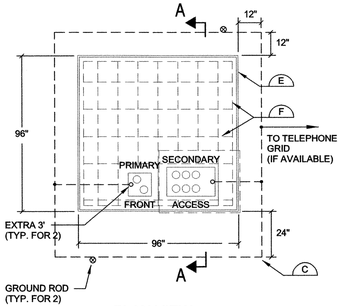
B DUCT BANK SECTION B-B
NTS



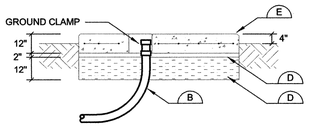
NOTES:

1. DETAIL IS FOR REFERENCE ONLY, REFER TO UTILITY RISER DETAIL (NSTAR) FOR EXACT DIMENSIONS AND REQUIREMENTS.
2. SEE PLANS AND DETAILS FOR EXACT QUANTITIES OF CONDUITS AND RISERS.
3. STUB SPARE CONDUITS 6" AFG. AT BOTTOM OF UTILITY POLE, CAP WITH PULL STRING TIED AT BOTH ENDS.

2 POLE RISER DETAIL
NTS



PLAN VIEW
(FIGURE 1)



SECTION "A-A"
(FIGURE 2)

NOTES:

1. DETAIL IS FOR REFERENCE ONLY, REFER TO UTILITY PAD DETAIL (NSTAR) FOR EXACT DIMENSIONS AND REQUIREMENTS.
2. TRANSFORMERS 75kVA - 300kVA SHALL HAVE 7'-6" SQ. PADS.
3. TRANSFORMERS 500kVA - 2500kVA SHALL HAVE 9'-0" SQ. PADS.

3 PAD MOUNTED TRANSFORMER DETAILS
NTS

THREE PHASE - 15kV MAXIMUM

PAD MOUNTED TRANFORMER NOTES:

A SCOPE - THIS STANDARD COVERS SPECIFICATIONS FOR THE CONSTRUCTION OF PADMOUNT TRANSFORMER FOUNDATION AND GROUNDING. NOTE: GROUNDING BY ELECTRICAL INSTALLER.

B CONDUIT - INSTALL AS SHOWN BEFORE SLAB IS POURED. USE 36" RADIUS BENDS. WITH COUPLINGS, NIPPLES AND BUSHINGS AS REQUIRED. BENDS FOR PRIMARY CABLES SHALL BE GALVINAZED RIGID STEEL. TERMINATIONS OF CONDUITS SHALL BE LOCATED EXACTLY AS SHOWN IN FIGURE 1, SOLID OR DOTTED, DEPENDING UPON NUMBER OF DUCTS.

THE NIPPLE AND BUSHING SHOULD BE INSTALLED AFTER THE TRANSFOMER IS PLACED AND BEFORE THE CABLES ARE PULLED.

C GROUND GRID - INSTALL #1/0, 7 STRAND BARE COPPER WIRE LOOP 1' - 0" BELOW GRADE. BOND TO ALL EXPOSED METALLIC CONDUIT AND LEAVE 3' - 0" OF WIRE ABOVE PAD FOR GROUNDING TRANSFORMER AT TWO OPPOSITE POINTS IN THE CABLE CONDUIT OPENINGS.

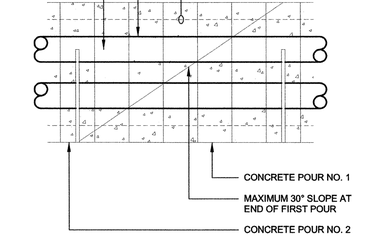
INSTALL TWO 8' GALVINIZED STEEL (3/4") GROUND RODS AND APPROVED CONNECTORS BELOW GROUND. LEAVE GRID EXPOSED UNTIL INSPECTED BY THE UTILITY CO.

NOTE: THE SHORT TIME FUSING CURRENT OF 1/0, 7 STRAND BARE COPPER WIRE IS 15,000 AMPERES FOR ONE SECOND. IF THE MAXIMUM FAULT CURRENT AT THE PARTICULAR LOCATION EXCEEDES THIS VALUE CONSULT DISTRIBUTION ENGINEERING.

D GRAVEL AND SAND - SHALL BE PLACED AS SHOWN IN FIGURES 1 AND 2; THE GRAVEL BEING COMPACTED AND THE SAND THOROUGHLY WETTED JUST BEFORE PLACING THE CONCRETE.

E CONCRETE SLAB - INSTALL CONCRETE IN ACCORDANCE WITH MIX #4 - STD 0211 - UNLESS OTHERWISE SPECIFIED. ALL EXPOSED EDGES TO HAVE A 3/4" CHAMFER.

F REINFORCING - TO BE #4 - GRADE 60 BARS AND SHALL CONFORM TO ASTM STANDARD. A-615 OF LATEST DATE. REINFORCING RODS TO BE LOCATED IN CENTER OF THE SLAB, WITH A MINIMUM OF 2" INCH CLEARANCE FROM FACE OF CONCRETE.



NOTES:

1. ALL DUCTBANKS SHOULD BE MONOLITHIC, IF NOT PRACTICABLE THEN ALL JOINTS BETWEEN POURS NOT MADE IMMEDIATLY ONE AFTER THE OTHER (LESS THAN 30 MINUTES BETWEEN POUR) SHALL HAVE JOINTS CONSTRUCTED AS INDICATED TO MINIMIZE THE POSSIBILITY OF DUCTBANK SHEARING AT THE JOINTS.
2. 3000 PSI MINIMUM CONCRETE.

4 NON-MONOLITHIC CONCRETE DUCT BANK DETAIL
NTS

N

COMMONWEALTH OF MASSACHUSETTS — DENNIS R. JOY — No. 34611 — REGISTERED PROFESSIONAL ENGINEER — 10/5/07

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SHESKEY ARCHITECTS
14 Franklin Street
Quincy, MA 02169

Proponent:

Twenty Wayland, LLC
45 Broad Street, 4th Floor
Boston, MA 02109

Project No:	06065
Drawn By:	RBB
Checked By:	DRJ
Issue Date:	10 MAY, 2007
Revision Date:	05 OCT, 2007
(Incorporating Planning Board Comments)	

Project:

Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
Miscellaneous Detail Sheet No. 1

Drawing Number
SCALE NONE
ES-5

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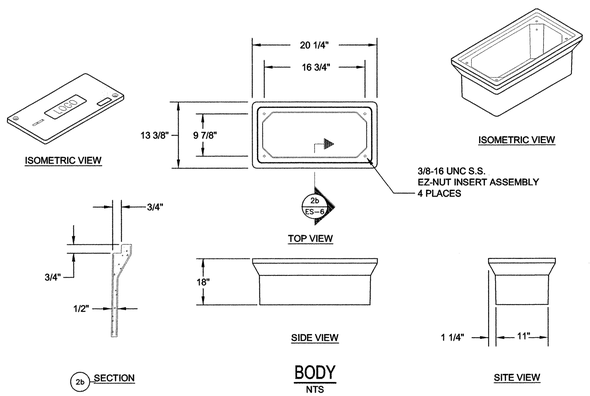
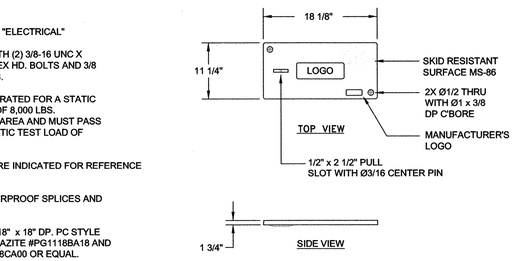
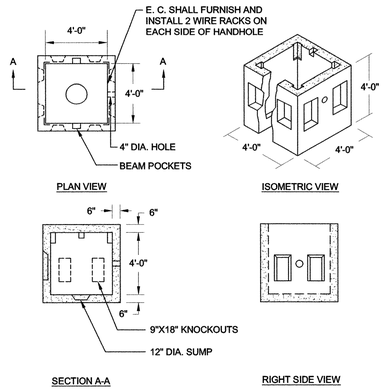


NOTES:

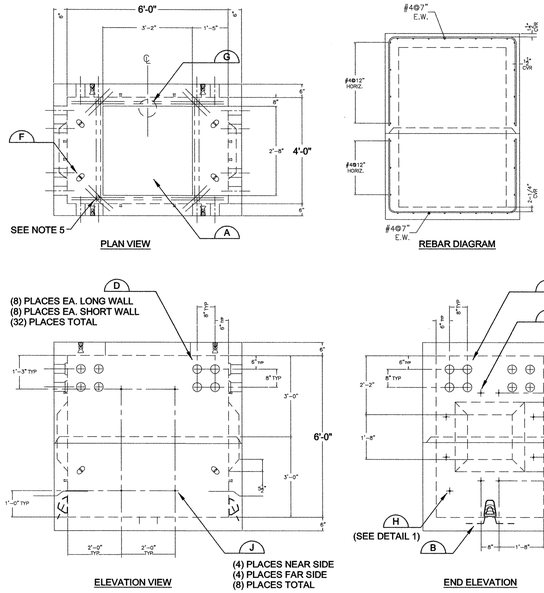
1. LOGO TO READ "ELECTRICAL"
2. FURNISHED WITH (2) 3/8-16 UNC X 1 1/2 LG. S.S. HEX HD. BOLTS AND 3/8 FLAT WASHERS.
3. THIS COVER IS RATED FOR A STATIC DESIGN LOAD OF 8,000 LBS. OVER A 10 x 10 AREA AND MUST PASS A MINIMUM STATIC TEST LOAD OF 12,000 LBS.
4. DIMENSIONS ARE INDICATED FOR REFERENCE ONLY.
5. PROVIDE WATERPROOF SPLICES AND CONNECTIONS.
6. PROVIDE 11" x 18" x 18" DP. PC STYLE HANDHOLE, QUAZITE #PG1118BA18 AND COVER #PG1118CA00 OR EQUAL.



1 TYPICAL SITE LIGHTING HANDHOLE DETAIL
NTS



2 HANDHOLE DETAIL
NTS



DATA CHART:

A	3'-2" x 2'-8" OPENING
B	RECESSED PULLING IRON
C	1'-8" x 1'-8" KNOCKOUT PANEL
D	4" DIA. TERMADUCT
E	1/4" BOND INSERT
F	BURKE (2)TON LIFT INSERT
G	8" DIA. x 3" DEEP SUMP
H	4/0 CU GROUND WIRE AND CLAMP
I	5/8" STAR INSERT (P-46-T)

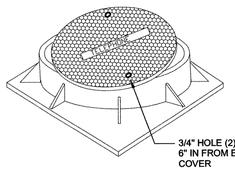
DESIGN NOTES:

1. CONCRETE: 5000PSI @ 28 DAYS.
2. REBAR: GRADE 60 PER ASTM A615 (BLACK).
3. DESIGN LOADING: AASHTO-HS20-44, 2-7FT.
4. GENERAL CONTRACTOR TO VERIFY ALL OPENINGS SIZES AND LOCATIONS.
5. ALL PIPE AND ROOF OPENINGS HAVE ADDITIONAL REBAR REINFORCEMENT.
6. JOINT TO BE SEALED WITH 1" BUTYL RUBBER.

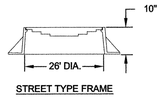
NOTES:

1. DETAIL IS FOR REFERENCE ONLY, REFER TO UTILITY MANHOLE DETAIL (NSTAR) FOR EXACT DIMENSIONS AND REQUIREMENTS.
2. PRECAST MANHOLE AS MANUFACTURERED BY CHASE PRECAST 4' x 6' x 6' WITH 40" x 40" ROOF OPENING.

3 TYPICAL UTILITY MANHOLE DETAIL ELECTRICAL AND TELEPHONE/CATV
NTS



MANHOLE AND VAULT COVER

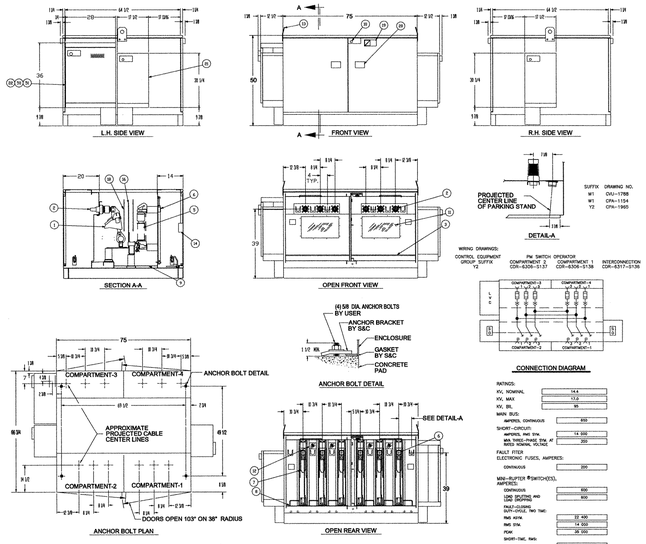


STREET TYPE FRAME

NOTES:

1. COVERS WILL HAVE CAST LETTERS INDICATING EITHER ELECTRIC, TELEPHONE AND CABLE TV AS REQUIRED.
2. MANHOLE AND VAULT COVER,E.L. LeBARON FOUNDRY #L2805.
3. STREET TYPE FRAME, E.L. LeBARON FOUNDRY #LE280.
4. DETAIL IS FOR REFERENCE ONLY, REFER TO UTILITY PME DETAILS (NSTAR) AND SPECS FOR EXACT DIMENSIONS AND REQUIREMENTS.

6 COVER AND FRAME FOR VAULT OR MANHOLE
NTS



NOTES:

1. DETAIL IS FOR REFERENCE ONLY, REFER TO UTILITY PME DETAILS (NSTAR) AND SPECS FOR EXACT DIMENSIONS AND REQUIREMENTS.

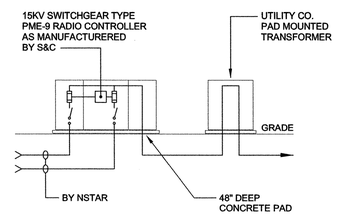
4 TYPICAL (NSTAR) PME RADIO SWITCH
NTS

FEATURES:

1. MINI-RUPTER SWITCH.
2. 600-AMPERE CYPOXY BUSHING FOR SWITCH.
3. TERMINATION COMPARTMENT GROUND ROD FOR SWITCHES.
5. FAULT FITER ELECTRONIC FUSE.
6. 200-AMPERE CYPOXY BUSHING WELL FOR FUSE.
7. INTERLOCK TO REQUIRE REMOVAL OF ELBOW BEFORE ACCESSING FUSE.
8. TERMINATION COMPARTMENT GROUND RODS AND CABLE GUIDE FOR FUSES.
9. STEEL-ENCASED COMPONENT COMPARTMENT.
10. PENTA-LATCH DOOR LATCHING SYSTEM-ACCOMMODATES PADLOCK WITH 3/8" SHACKLE.
11. WINDOW (PROVIDES A VISUAL CHECK OF SWITCH BLADE POSITION).
12. WINDOW (PROVIDES A VISUAL CHECK OF BLOWN FUSE INDICATOR).
13. LIFTING TABS.
14. SPARE FUSE UNIT STORAGE RACK.
16. 600-AMPERE ALUMINUM BUS.
18. FIBERGLASS-REINFORCED POLYESTER BARRIERS.
19. NAMEPLATE.
20. WARNING SIGN.
21. TYPE PM SWITCH OPERATOR.
22. LOW VOLTAGE COMPARTMENT.

SPECIAL FEATURES:

50. ENERGYLINE AUTOMATIC THREE-PHASE SWITCH CONTROL 5802-F02H5JB0K3P5R20S3T0W2.
51. PROVISIONS AND WIRING FOR MCS 2000 RADIO WITH POLYPHASER SURGE SUPRESSOR FOR ANTENNA.



NOTES:

1. SWITCHGEAR AS MANUFACTURED BY S&C SHALL BE PROVIDED WITH RADIO CONTROLLED TRANSFER BETWEEN TWO PRIMARY UTILITY CO. (NSTAR) SOURCES.
2. PROVIDE CABLE SUPPORT FROM SIDE WALLS OF MANHOLE, CABLE SUPPORTS SHALL BE MANUFACTURED BY CONDUX INTERNATIONAL, CABLE SUPPORTS SHALL BE PROVIDED 3'-0" O.C. CONSISTING OF 30" INCH LENGTH CABLE RACK, PN 0838020, (3)10" INCH CABLE RACK HOOKS ON EACH RACK PN 08380800 AND (3) CABLE RACK INSULATORS ON EACH CABLE HOOK, PN 08381200.

5 RADIO SWITCH DIAGRAM (S&C)
NTS

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(Incorporating Planning Board Comments)	

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:

Miscellaneous Detail Sheet No. 2

Drawing Number

SCALE NONE

ES-6

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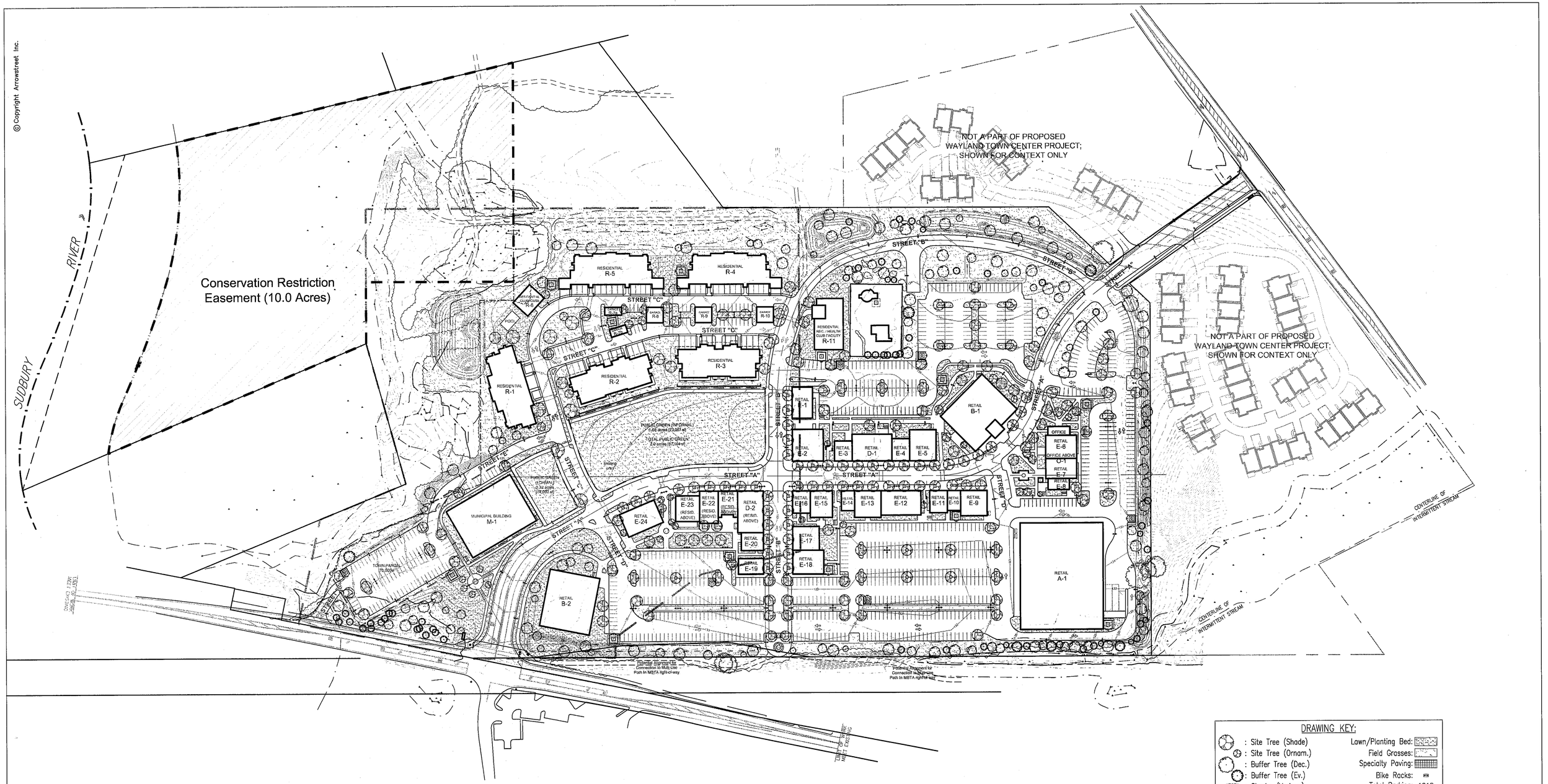

DRAWING KEY:

: Site Tree (Shade)
: Site Tree (Ornam.)
: Buffer Tree (Dec.)
: Buffer Tree (Ev.)
: Shrubs (Various)

Lawn/Planting Bed:
Field Grasses:
Specialty Paving:
Bike Racks:
Total Parking: 1218

Note : Tree Sizes Represent Future Growth

SEE SHEET L2 FOR ENLARGEMENT & LABELS

N

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Checked By:	CCB
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Revision Date: Incorporating Planning Board Comments	5 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:

Landscape Plan

Drawing Number

SCALE 1:100

L1

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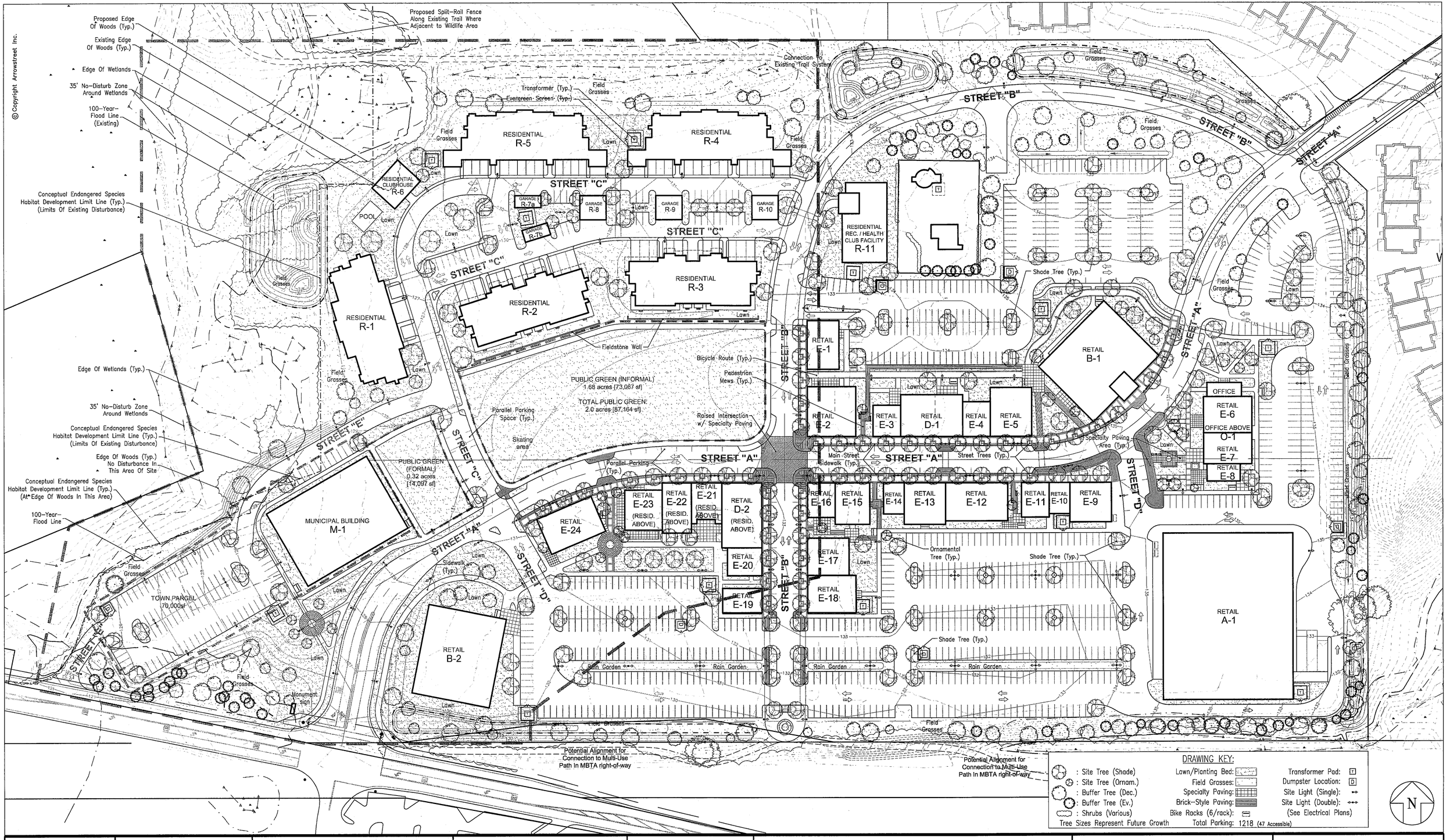

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Incorporating Planning Board Comments	

Project:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
Landscape Detail Plan

Drawing Number
SCALE 1:60
L2

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Buffer Type A:
6 AcRu 2 AbCo
4 CaSp 2 JuVi
1 PcGl
1 PnRi
2 PnSt
New Shrubs

Buffer Type B:
1 AcRu 1 PiSt
1 CyOv
1 QuPa
6 Existing Pines
1 Existing Yew
Exist. Arborvitaes

Buffer Type D:
3 AcRu
1 CoRu
2 CtVi
2 GlTr
1 PlOc
1 Existing Maple
1 Transpl. Pine

Buffer Type D:
3 AcRu
1 CoRu
1 CtVi
1 GlTr
1 MgAc
2 PlOc
1 QuPa

NOT A PART OF PROPOSED WAYLAND TOWN CENTER PROJECT; SHOWN FOR CONTEXT ONLY

Buffer Type B:
2 AcRu 1 PiSt
1 AeGl
1 CyOv
1 QuCo
1 QuPa

Buffer Type B:
4 AcRu 2 JuVi
2 AeGl 1 PiSt
4 CyOv
2 QuCo
2 QuPa

NOT A PART OF PROPOSED WAYLAND TOWN CENTER PROJECT; SHOWN FOR CONTEXT ONLY

Buffer Type C:
2 AcRu 1 JuVi
1 CeCa
2 CpCa
1 FrPe
2 UlAm
1 Existing Birch

Buffer Type D:
2 AcRu
1 CtVi
1 MgAc
1 PlOc
1 QuPa

Buffer Type D:
3 AcRu
1 CoRu
1 CtVi
2 GlTr
2 PlOc
2 QuPa
18 Existing Pines
1 Transpl. Cedar

Buffer Type B:
1 AcRu 1 PiSt
1 AeGl
2 CyOv
1 QuCo
1 QuPa
New Shrubs

Buffer Type A:
6 AcRu 3 AbCo
4 CaSp 2 JuVi
4 QuPa 4 PcGl
3 PiRi
3 PiSt
3 Existing Maples
New Shrubs

Buffer Type B:
2 AcRu 2 JuVi
1 AeGl
1 QuPa

Buffer Type D:
3 AcRu
2 BeNi
2 CoRu
1 CtVi
2 GlTr
2 MgAc
1 PlOc

Buffer Type C:
1 AcRu
1 CeCa
1 CpCa
1 FrPe
1 GyDi
1 UlAm
2 Existing Maples

Buffer Type C:
2 AcRu
2 CeCa
1 FrPe
1 GyDi

FOR BUFFER PLANT KEY AND LIST, SEE SHEET L5.

DRAWING KEY:
: Edge of Woodland (Typ.)
: Woodland to be Removed (Typ.)

Note : Tree Sizes Represent Future Growth

N

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Revision Date:	5 OCTOBER 2007
Incorporating Planning Board Comments	

Project:
Wayland Town Center
400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
Buffer Planting Plan

Drawing Number
L3

SCALE 1:100

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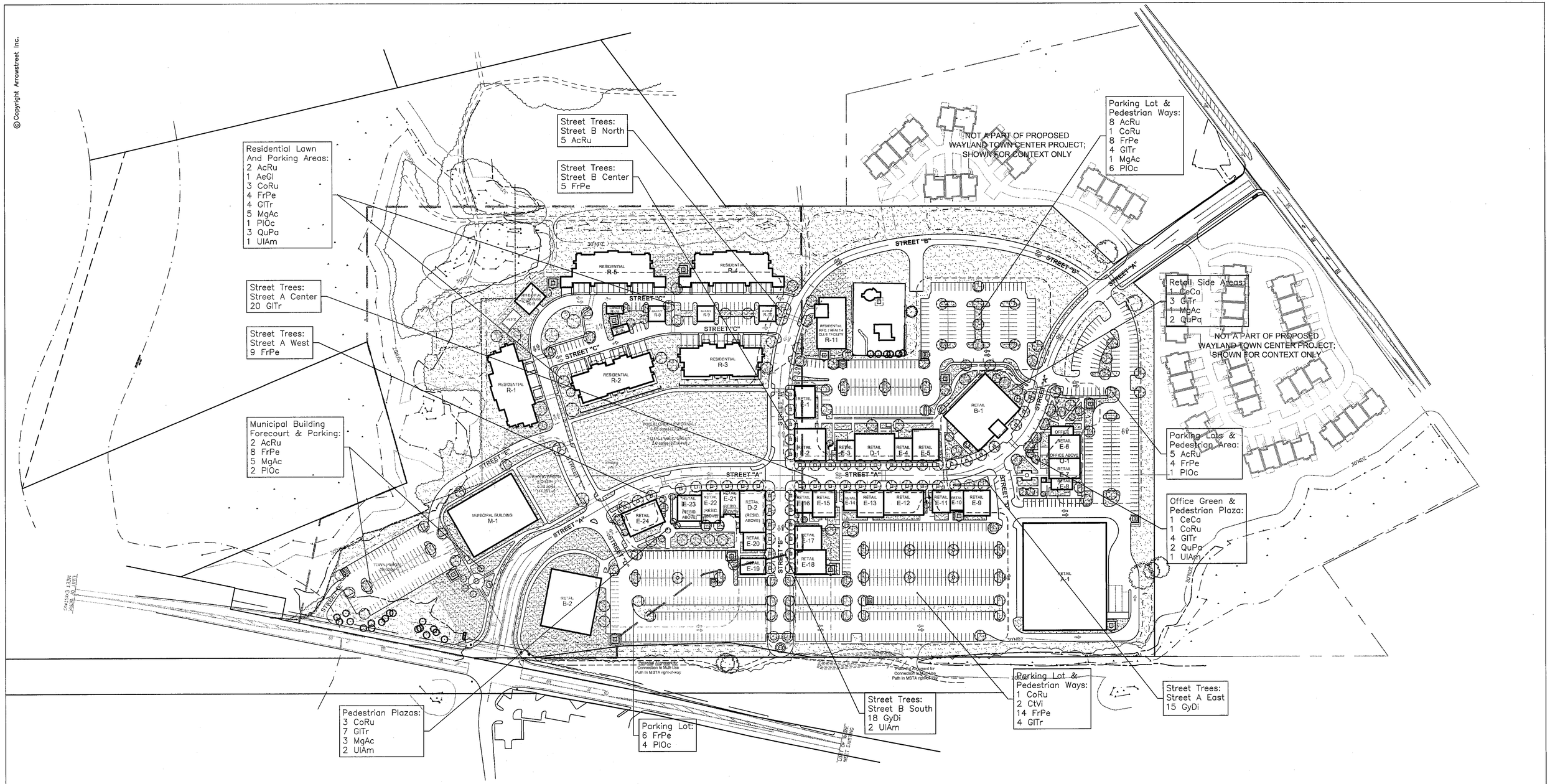

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Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
Street Tree Planting Plan

Drawing Number
L4

SCALE 1:100

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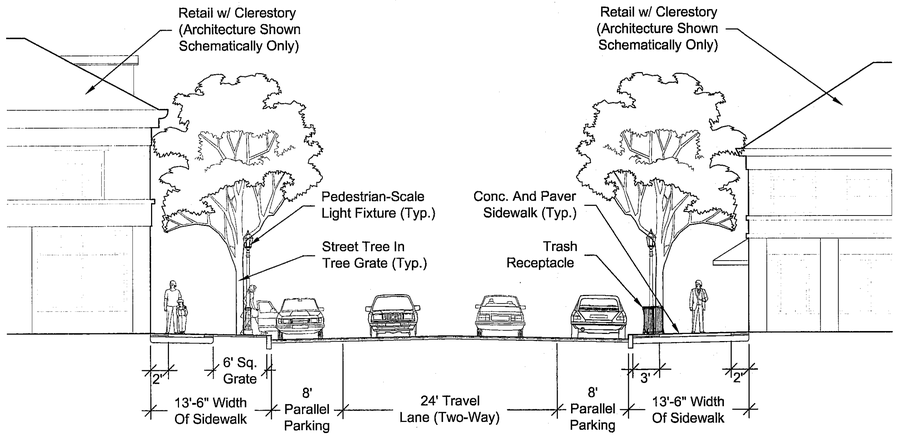
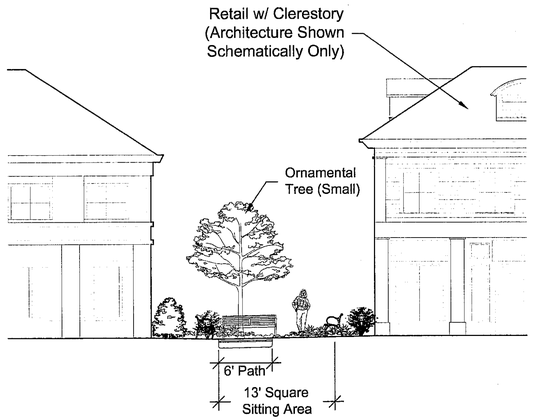


1 MAIN STREET SECTION

Scale: 1/8" = 1'–0"



2 SECTION THROUGH PEDESTRIAN MEW (PROTOTYPE)

Scale: 1/8" = 1'–0"

BUFFER TREE KEY AND LIST:

QTY.	KEY	BOTANIC NAME	COMMON NAME	SIZE	GROUP	HEIGHT AT PLANTING	SPREAD AT MATURITY	NOTES
41	AcRu	Acer rubrum (transplant)	Red Maple	3.5"–4" cal.±	All–Decid.	14'	40'–50'	Transplant Existing Trees
5	AeGl	Aesculus glabra	Buckeye	3"–3.5" cal.	B–Decid.	12'	20'–40'	
2	BeNi	Betula nigra 'Heritage'	Heritage River Birch	2.5"–3" cal.	D–Decid.	10'	30'–50'	Single–stemmed
8	CaSp	Catalpa speciosa	Northern Catalpa	3.5"–4" cal.	A–Decid.	14'	30'–50'	
4	CeCa	Cercis canadensis	Eastern Redbud	2.5"–3" cal.	C–Decid.	8'	25'–35'	
5	CoRu	Cornus x 'Rutgers Hybrids'	Rutgers Hybrid Dogwoods	2.5"–3" cal.	D–Decid.	8'	20'–30'	
3	CpCa	Carpinus caroliniana	American Hornbeam	3"–3.5" cal.	C–Decid.	12'	20'–30'	
6	CtVi	Craetagus viridis 'Winter King'	Green Hawthorn	2.5"–3" cal.	D–Decid.	8'	25'–35'	
8	CyOv	Carya ovata	Shagbark Hickory	3"–3.5" cal.	B–Decid.	12'	40'–60'	
3	FrPe	Fraxinus pennsylvanica	Green Ash	3.5"–4" cal.	C–Decid.	14'	25'–35'	
7	GlTr	Gleditsia triacanthos v. inermis	Honey Locust	3.5"–4" cal.	D–Decid.	14'	40'–60'	
2	GyDi	Gymnocladus dioicus	Kentucky Coffee Tree	3.5"–4" cal.	C–Decid.	14'	40'–50'	Both Males And Females
4	MgAc	Magnolia acuminata	Cucumbertree Magnolia	3"–3.5" cal.	D–Decid.	12'	40'–60'	
7	PlOc	Platanus occidentalis	American Sycamore	3.5"–4" cal.	D–Decid.	14'	75'–100'	
4	QuCo	Quercus coccinea	Scarlet Oak	3"–3.5" cal.	B–Decid.	12'	40'–50'	
14	QuPa	Quercus palustris	Pin Oak	3.5"–4" cal.	B&D–Decid.	14'	25'–40'	
3	UlAm	Ulmus americana 'Liberty'	Liberty Elm	3"–3.5" cal.	C–Decid.	12'	30'–55'	Disease–resistant variety
5	AbCo	Abies concolor	White Fir	6'–7' ht.	A–Evergr.	6'–7'	15'–30'	
9	JuVi	Juniperus virginiana	Eastern Red Cedar	5'–6' ht.	A,B,&C–Ev.	5'–6'	10'–20'	
5	PcGl	Picea glauca	White Spruce	6'–7' ht.	A–Evergr.	6'–7'	15'–25'	
4	PiRi	Pinus rigida	Pitch Pine	6'–7' ht.	A–Evergr.	6'–7'	30'–50'	
9	PiSt	Pinus strobus	White Pine	7'–8' ht.	A&B–Evergr.	7'–8'	20'–40'	

STREET TREE KEY AND LIST:

QTY.	KEY	BOTANIC NAME	COMMON NAME	SIZE	HEIGHT AT PLANTING	SPREAD AT MATURITY	NOTES
22	AcRu	Acer rubrum	Red Maple	3.5"–4" cal.	14'	40'–50'	(Not Transplants)
1	AeGl	Aesculus glabra	Buckeye	3"–3.5" cal.	12'	20'–40'	
2	CeCa	Cercis canadensis	Eastern Redbud	2.5"–3" cal.	8'	25'–35'	
9	CoRu	Cornus x 'Rutgers Hybrids'	Rutgers Hybrid Dogwoods	2.5"–3" cal.	8'	20'–30'	
2	CtVi	Craetagus viridis 'Winter King'	Green Hawthorn	2.5"–3" cal.	8'	25'–35'	
58	FrPe	Fraxinus pennsylvanica	Green Ash	3.5"–4" cal.	14'	25'–35'	
46	GlTr	Gleditsia triacanthos v. inermis	Honey Locust	3.5"–4" cal.	14'	40'–60'	
33	GyDi	Gymnocladus dioicus	Kentucky Coffee Tree	3.5"–4" cal.	14'	40'–50'	Male Cultivars Only
15	MgAc	Magnolia acuminata	Cucumbertree Magnolia	3"–3.5" cal.	12'	40'–60'	
14	PlOc	Platanus occidentalis	American Sycamore	3.5"–4" cal.	14'	75'–100'	
7	QuPa	Quercus palustris	Pin Oak	3.5"–4" cal.	14'	25'–40'	
6	UlAm	Ulmus americana 'Liberty'	Liberty Elm	3"–3.5" cal.	12'	30'–55'	Disease–resistant variety

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SHESKEY ARCHITECTS
14 Franklin Street
Quincy, MA 02169

Proponent:

Twenty Wayland, LLC
45 Broad Street, 4th Floor
Boston, MA 02109

Project No:	06065
Drawn By:	BPM
Checked By:	CCB
issue Date:	10 MAY 2007
Revision Date: Incorporating Planning Board Comments	5 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
Landscape Sections & Plant Lists

Drawing Number
L5

SCALE AS NOTED

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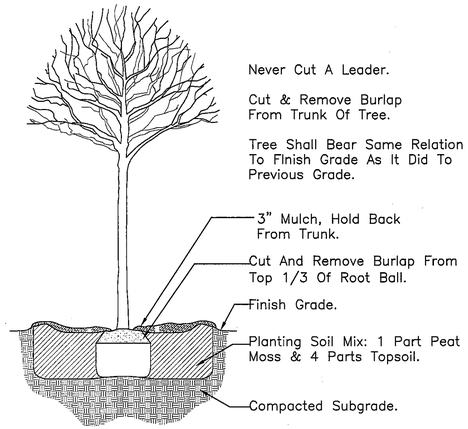
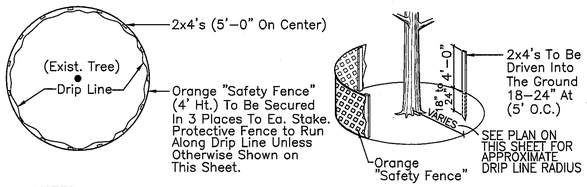


3 TREE PLANTING (IN LAWN OR FIELD)

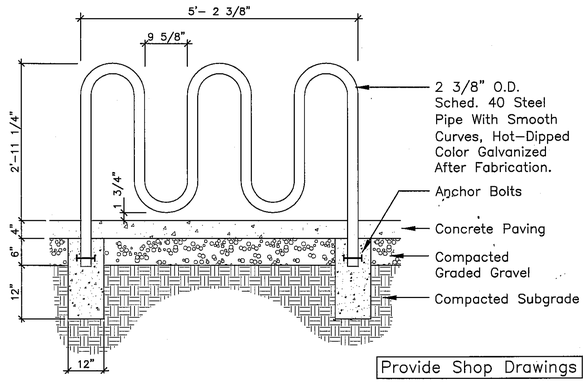
Scale: Not to scale



NOTES:
1. Maintain Fence Protection In Sound Condition Until Project Completion.
2. Landscape Architect To Confirm Layout Locations Of All Protective Fencing.

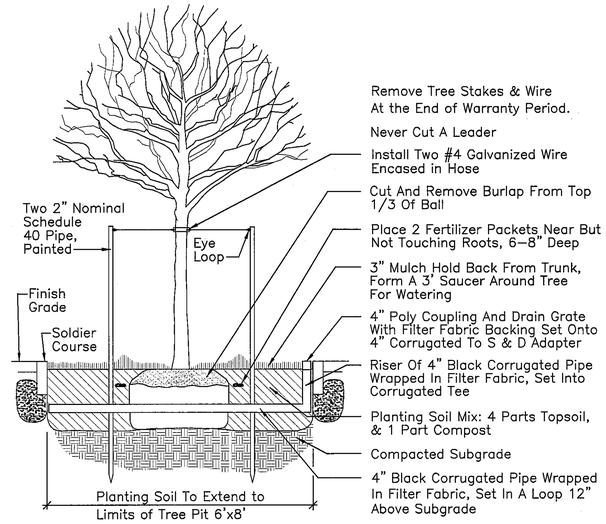
4 TREE PROTECTION

Scale: Not to scale



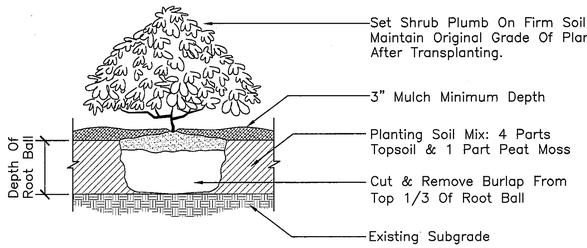
5 BICYCLE RIBBON RACK

Scale: Not to scale



6 TREE PLANTING (IN TREE PIT)

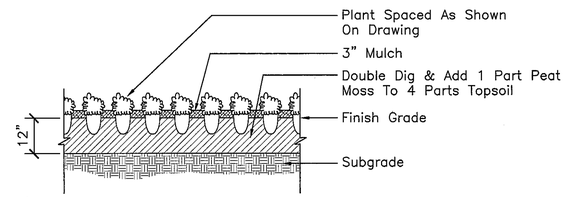
Scale: Not to scale



NOTE:
1. New shrub beds to have a minimum of one foot planting soil.

7 SHRUB PLANTING

Scale: Not to scale



8 GROUNDCOVER / PERENNIALS

Scale: Not to scale

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Project No:	06085
Drawn By:	BPM
Checked By:	CCB
Issue Date:	10 MAY 2007
Revision Date: Incorporating Planning Board Comments	5 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:

Landscape Site Details

Drawing Number

SCALE AS NOTED

L6

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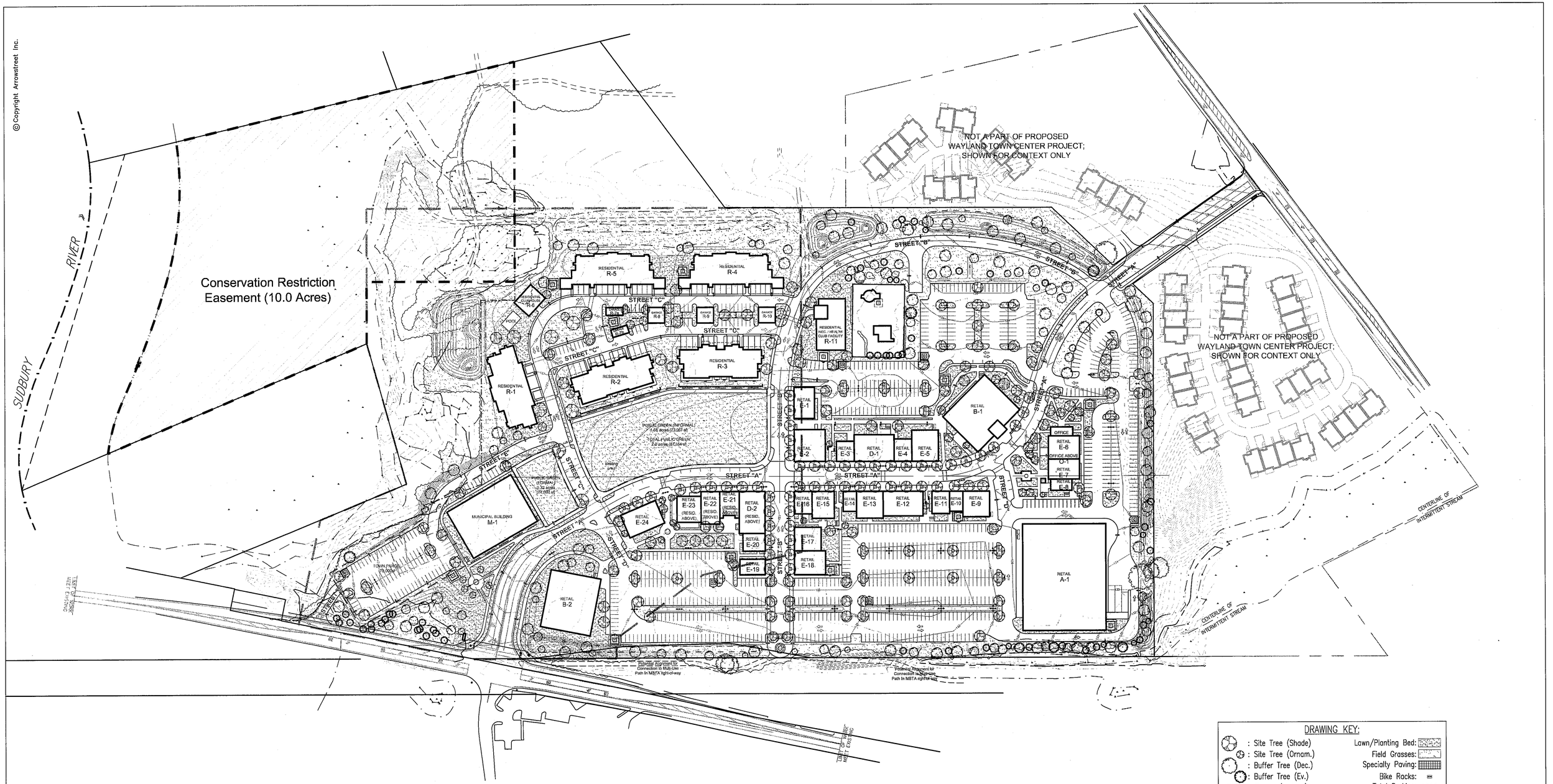

DRAWING KEY:

: Site Tree (Shade)
: Site Tree (Ornam.)
: Buffer Tree (Dec.)
: Buffer Tree (Ev.)
: Shrubs (Various)
Note : Tree Sizes Represent Future Growth

Lawn/Planting Bed:
Field Grasses:
Specialty Paving:
Bike Racks:
Total Parking: 1218

SEE SHEET L2 FOR ENLARGEMENT & LABELS

N

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Proponent:

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Boston, MA 02109

Project No:	06065
Drawn By:	DJC / REC
Checked By:	CCB
Issue Date:	26 SEPT 2007
Revision Date: Incorporating Planning Board Comments	5 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:

Landscape Plan

(THIS SHEET IS A DUPLICATE OF L1)

Drawing Number

SCALE 1:100

LH1

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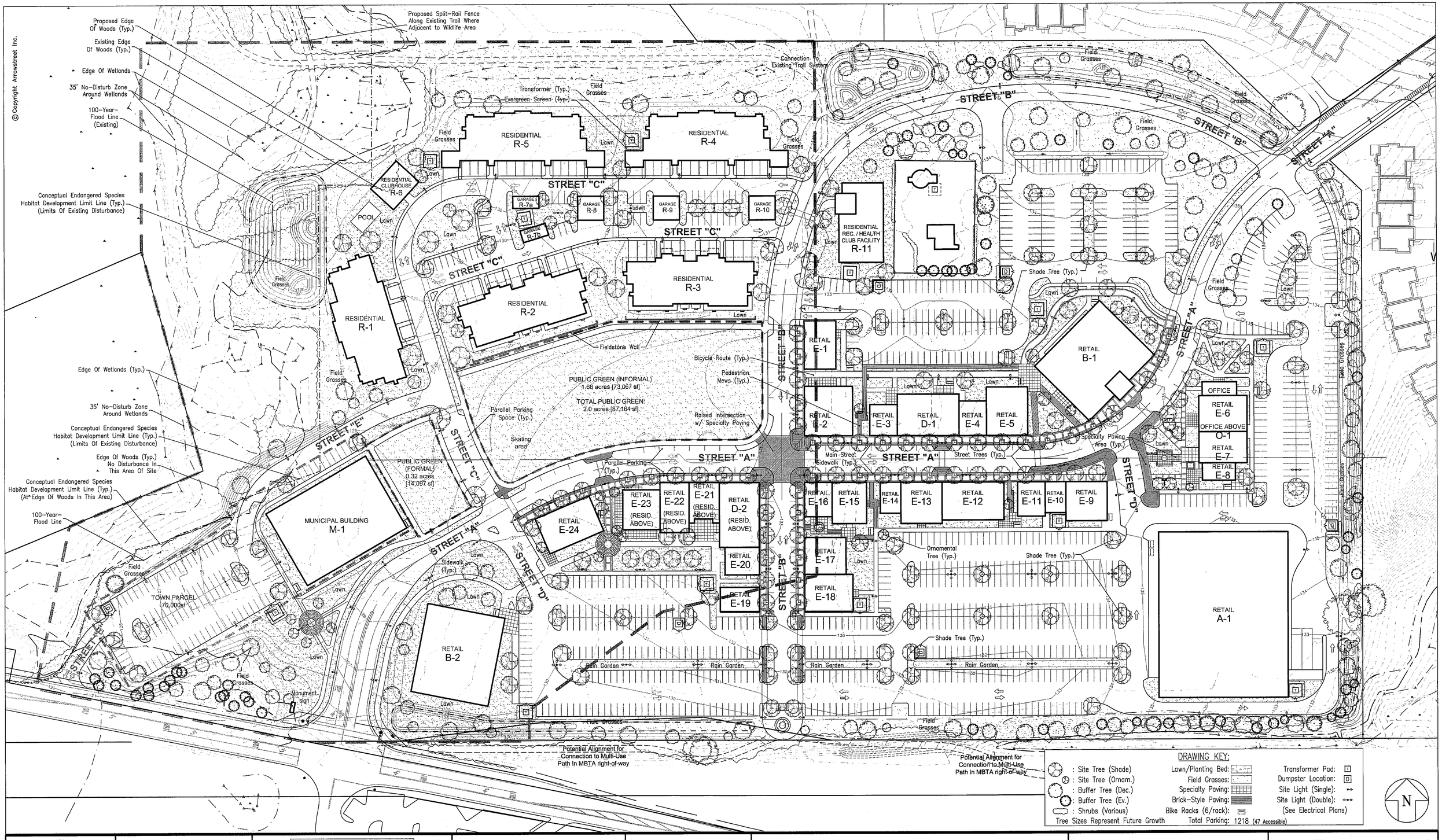

MASSACHUSETTS STATE BOARD OF REGISTRATION REGISTERED LANDSCAPE ARCHITECT REG. 708

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Checked By:	CCB
Issue Date:	26 SEPT 2007
Revision Date: Incorporating Planning Board Comments	5 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:

Landscape Detail Plan

(THIS SHEET IS A DUPLICATE OF L2)

Drawing Number

SCALE 1:60

LH2

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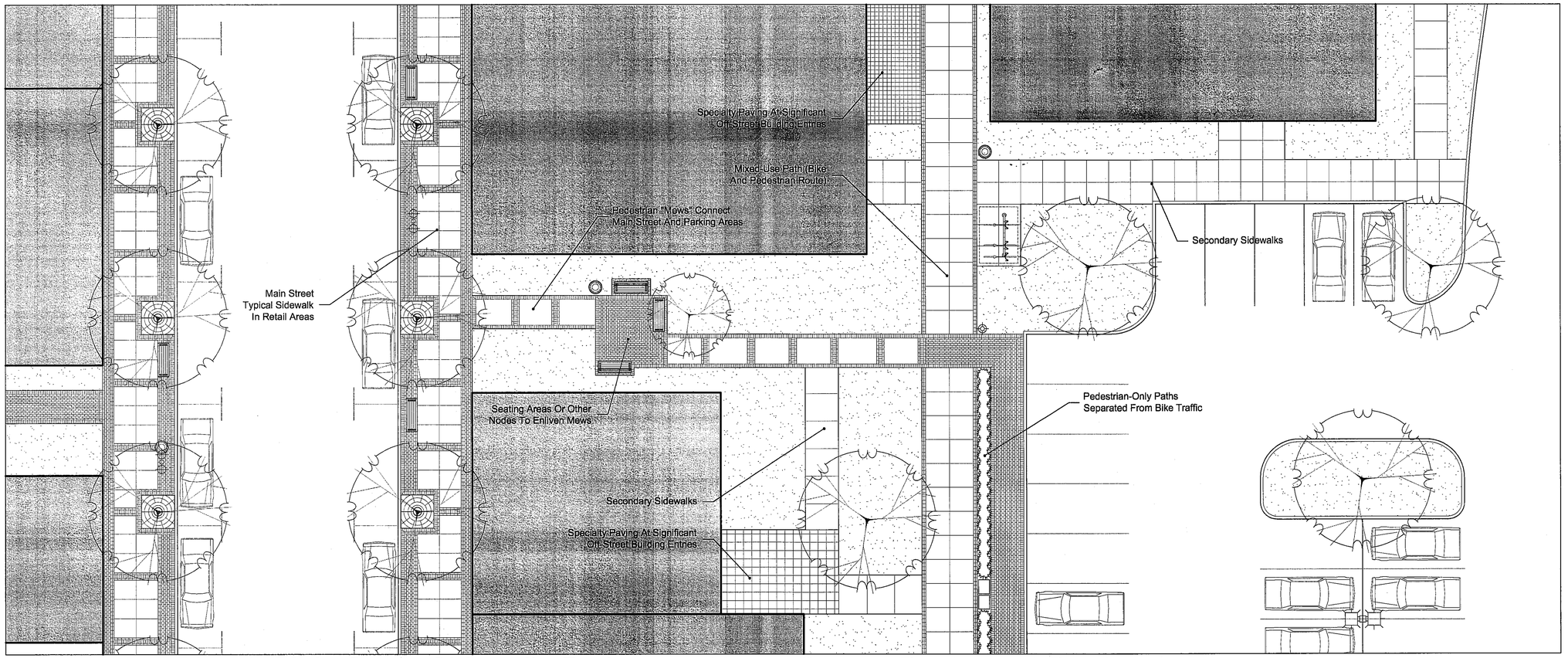

Prototypical Plan 1: Main Street Sidewalk, Pedestrian Mews, Bicycle Route, and Parking Areas

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Issue Date:	26 SEPT 2007
Revision Date:	5 OCTOBER 2007
Incorporating Planning Board Comments	

Project:

Wayland Town Center

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Drawing Title:

Site Materials Design Palette 1

Drawing Number

SCALE 1:10

LH3

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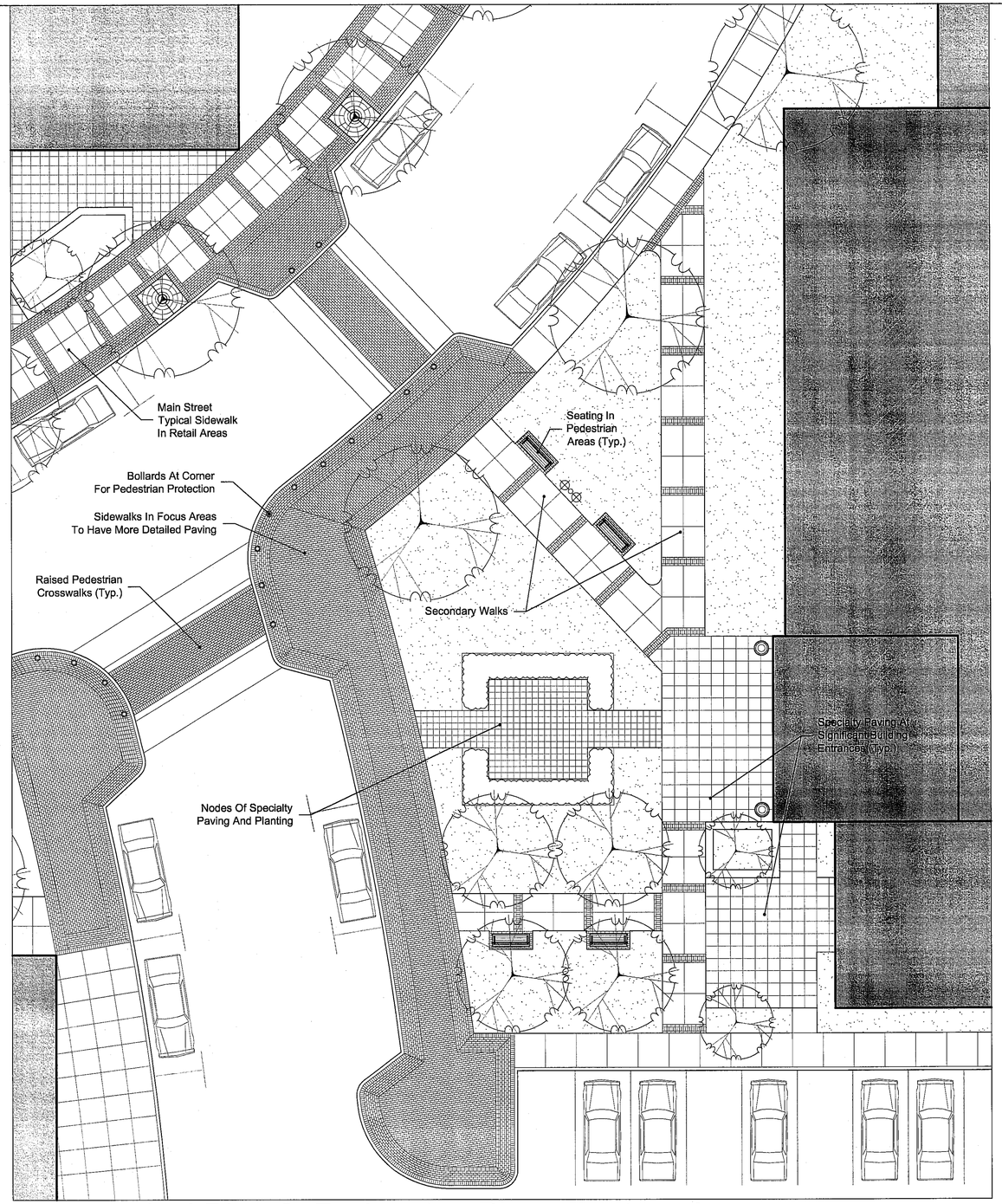

Prototypical Plan 2: Pedestrian Plaza Feature Area

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Issue Date:	26 SEPT 2007
Revision Date: Incorporating Planning Board Comments	5 OCTOBER 2007

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Drawing Title:
Site Materials
Design Palette 2

Drawing Number
LH4

SCALE 1:10

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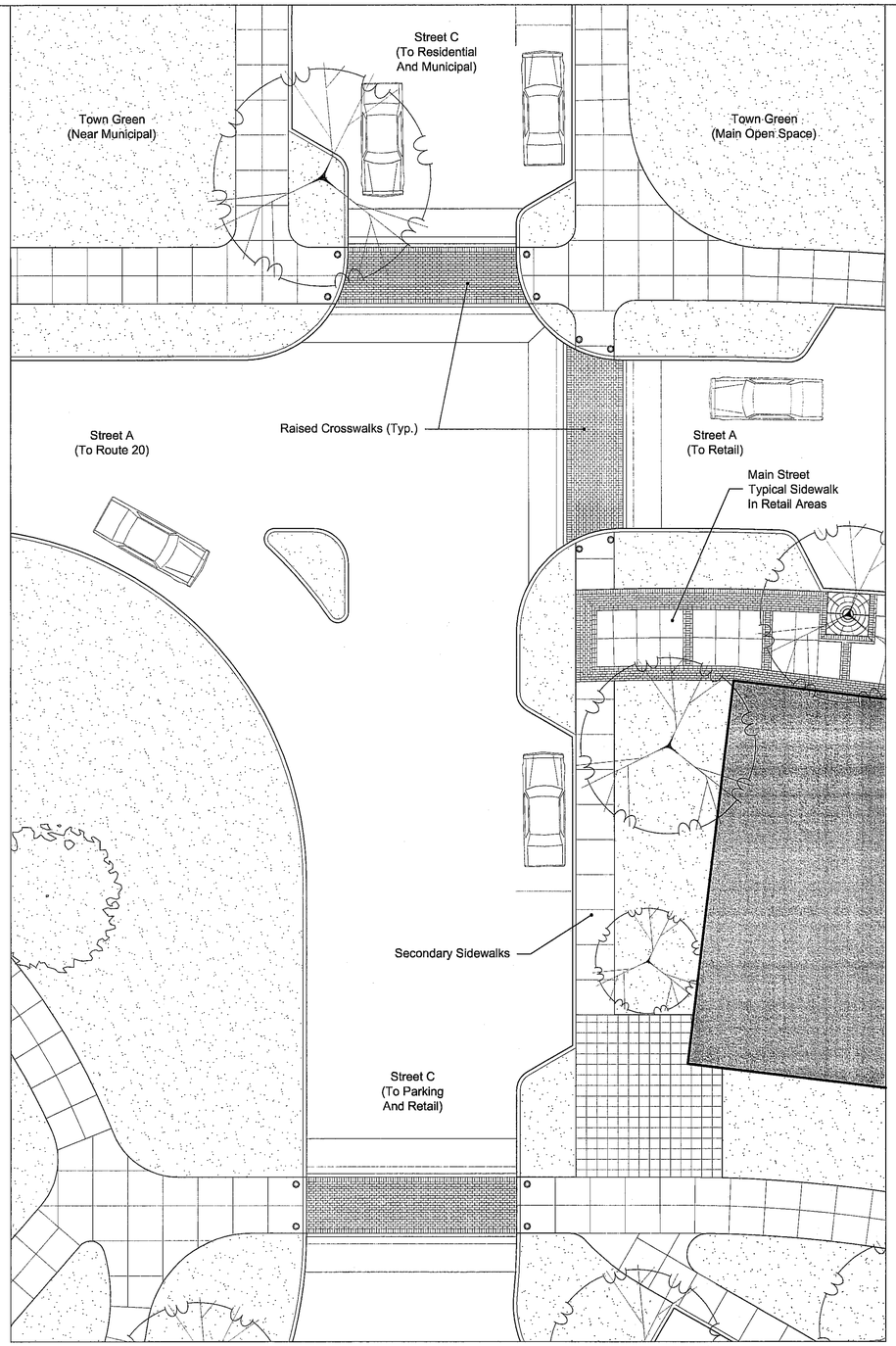
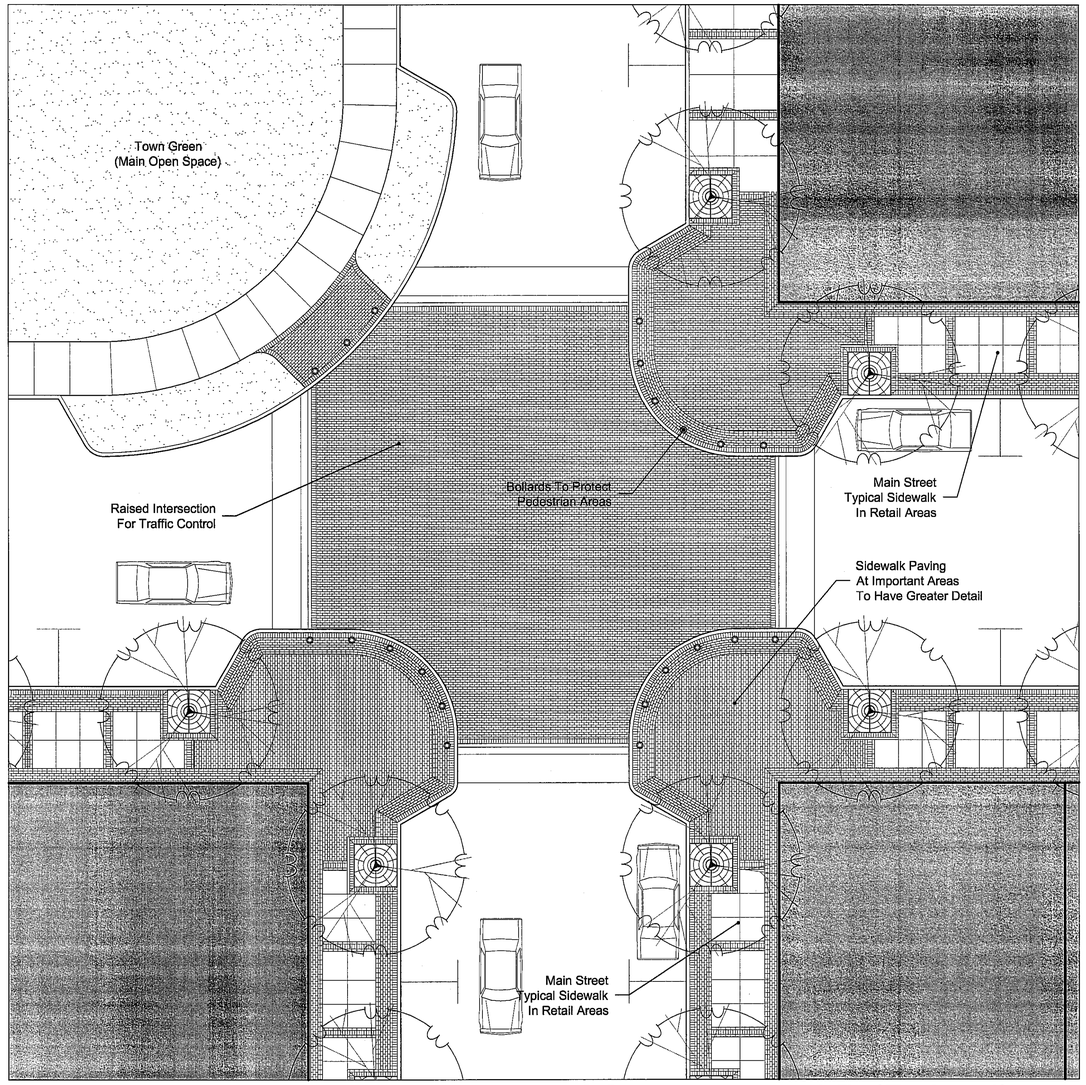


Prototypical Plan 3: Intersection of Streets A and C



Prototypical Plan 4: Intersection of Streets A and B (Raised)

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Drawing Title:
Site Materials
Design Palettes 3

Drawing Number
LH5

SCALE 1:10

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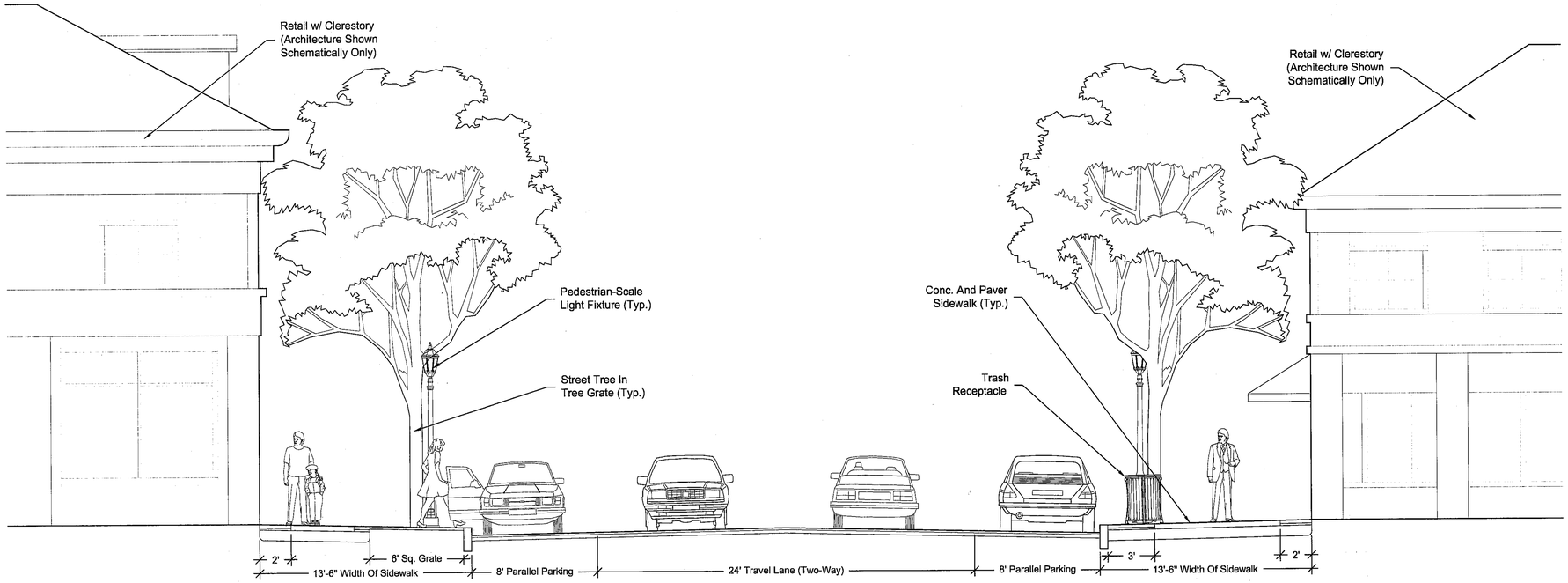
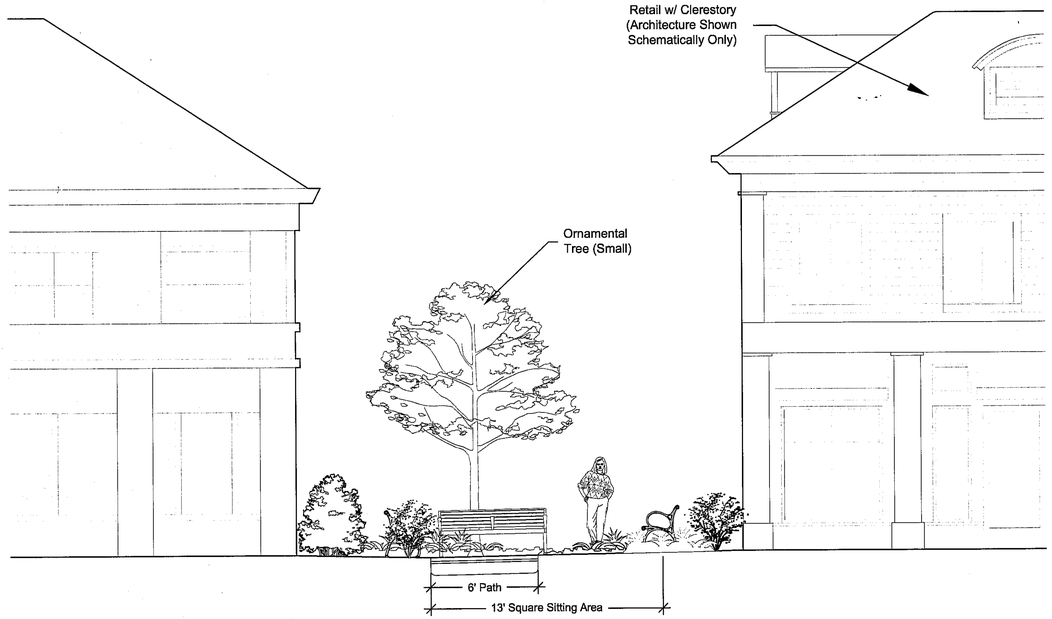


Prototypical Section: Main Street And Sidewalks



Prototypical Section: Pedestrian Mews

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Revision Date:	5 OCTOBER 2007
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Wayland Town Center
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Drawing Title:
Prototypical Sections
(SECTIONS ENLARGED FROM L5)

Drawing Number
LH6

SCALE 1/4" = 1'-0"

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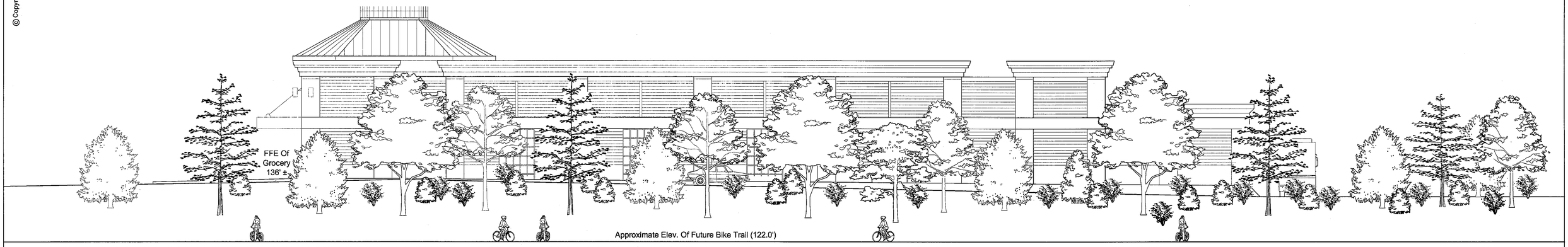
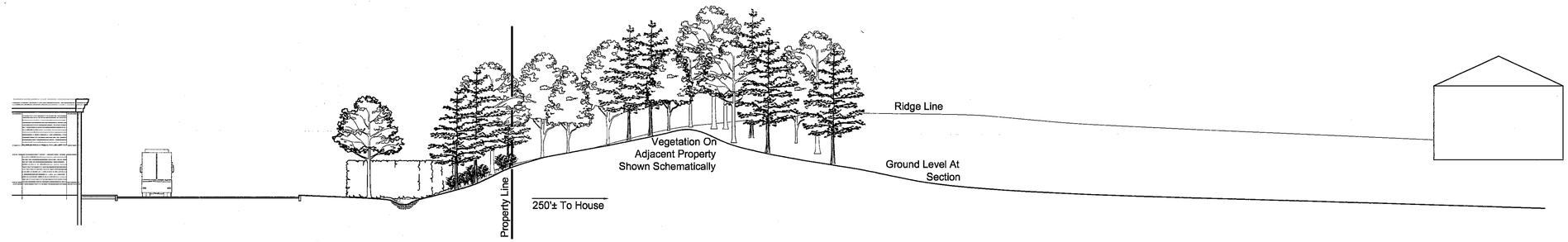


Elevation: Proposed Screening Along MBTA Right Of Way

Scale: 1"=10'-0"

Note: Tree sizes shown for new plantings represent future growth, approximately 5-10 years after planting. Existing vegetation outside property line (within Right-of-Way)not shown.



Section/Elevation: Screening From Adjacent Residential Property

Scale: 1/16"=1'-0"

Note: Tree sizes shown for new plantings represent future growth, approximately 5-10 years after planting. Existing vegetation outside property line is shown schematically only.

MASSACHUSETTS
GLENN CHRISTIAN BATCHELDER
NO. 706
REGISTERED LANDSCAPE ARCHITECT
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Proponent:

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Project No:	06085
Drawn By:	DJC / RE
Checked By:	CCB
Issue Date:	26 SEPT 2007
Revision Date: incorporating Planning Board Comments	5 OCTOBER 2007

Project:

Wayland Town Center

400 Boston Post Road
Wayland, Massachusetts

Master Special Permit Submission

Drawing Title:
Buffer Planting Section & Elevation

Drawing Number
LH7

SCALE As Noted