

LEGAL NOTES

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GENERAL NOTES

1. WETLANDS WERE DELINEATED ON SEPTEMBER 11, 2018 BY GODDARD CONSULTING LLC, AND FIELD LOCATED BY GUERRIERE AND HALNON, INC.
2. THIS SITE IS REFERENCED AS DEED BOOK 35840 PAGE 048 IN THE NORFOLK REGISTRY OF DEEDS.
3. THIS SITE REFERS TO ASSESSORS ATLAS SHEETS PARCEL 011 LOTS 1, 2, 3, AND 4
4. THIS SITE DOES NOT FALL WITHIN A FLOOD AREA BASED ON COMMUNITY PANEL: 25021C0317E
5. ELEVATIONS REFER TO THE 1929 NGVD DATUM.
6. THE SITE DOES NOT LIE WITHIN A NHESP PRIORITY HABITAT OF A RARE SPECIES
7. THIS SITE DOES NOT LIE WITHIN A ZONE II, IWPA, OR WATER RESOURCE DISTRICT
8. GROUND SURVEY PERFORMED BY GUERRIERE & HALNON, INC.
9. SEE SEPTIC DESIGN PLAN TITLED "SITE DEVELOPMENT AND FACILITIES PLAN FOR LOTS 1, 2, 3, AND 4, 3 MOUNT STREET IN FRANKLIN, MASSACHUSETTS" PREPARED BY GUERRIERE AND HALNON, INC. DATED 9/28/2022

OWNER

DONNA ADELSTEIN  
THREE CHIMNEY FARMS, INC.  
67 HAMMOND ROAD  
CLINTON, CT. 06413

APPLICANT

SEAN AND AMY LANAGAN  
#3 MOUNT STREET  
FRANKLIN, MA 02038

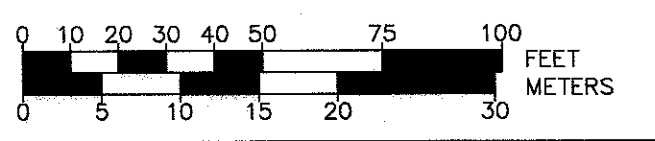
NOTICE OF INTENT  
PLOT PLAN  
3 MOUNT STREET  
FRANKLIN  
MASSACHUSETTS

EXISTING CONDITION

AUGUST 8, 2023

DATE	REVISION DESCRIPTION
9/28/23	PER CONSULTANTS COMMENTS

GRAPHIC SCALE: 1"=40'



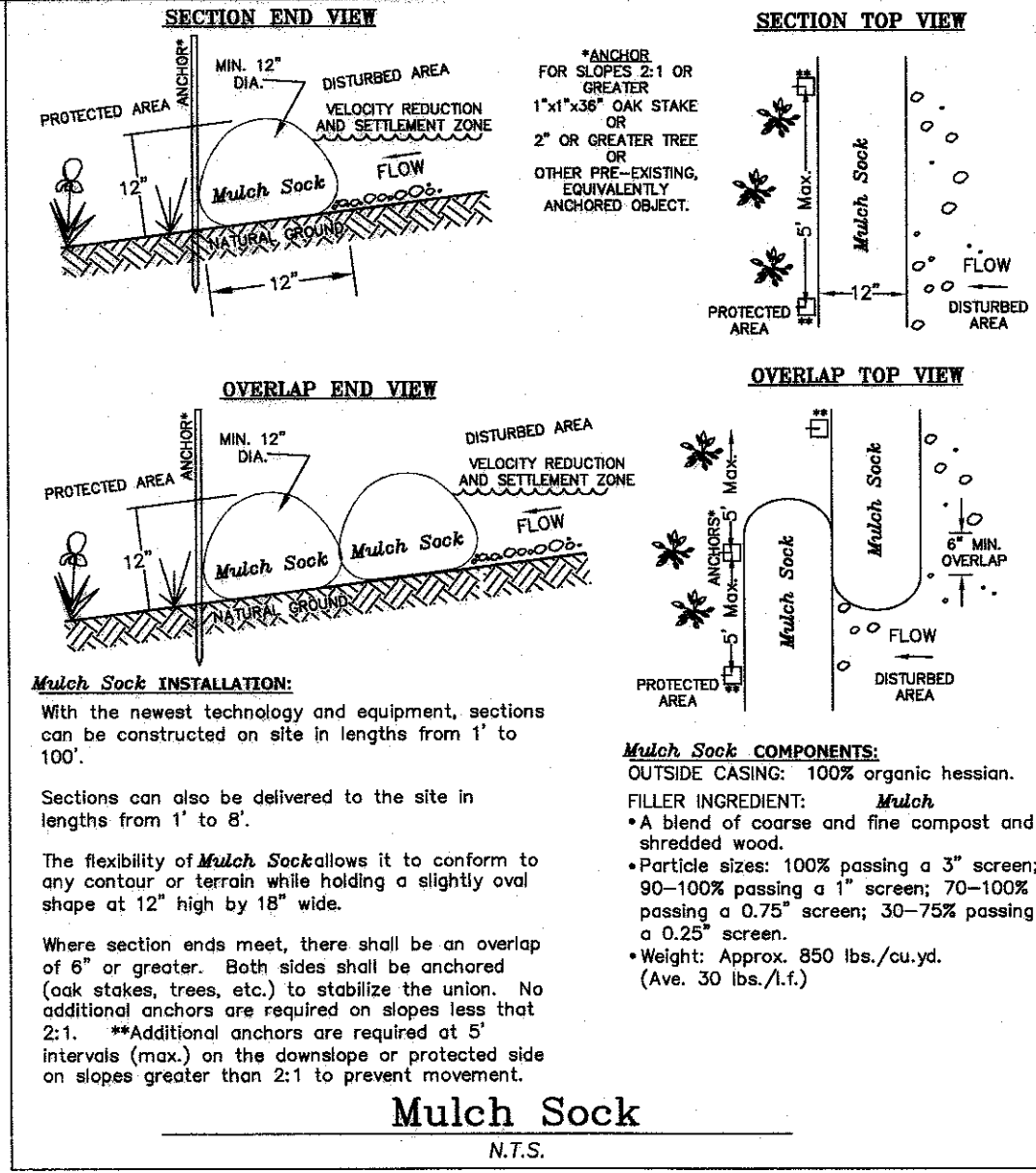
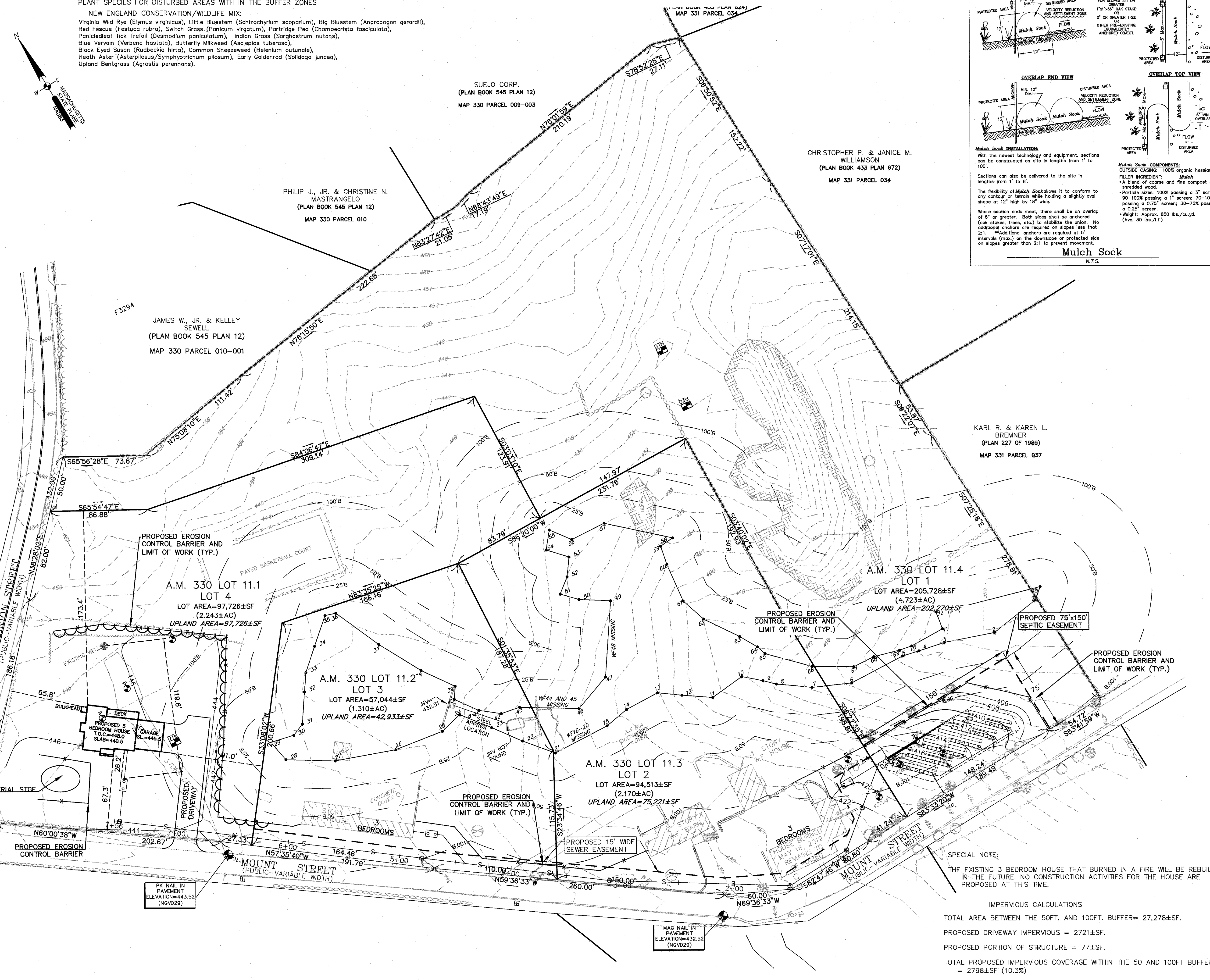
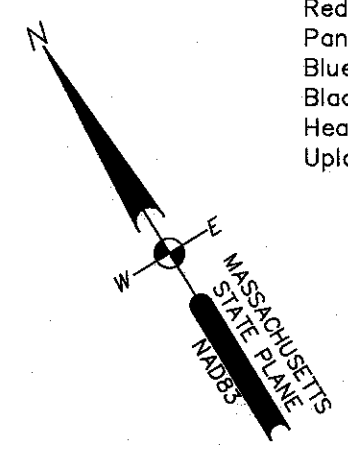
**Guerriere & Halnon, Inc.**  
ENGINEERING & LAND SURVEYING  
55 WEST CENTRAL ST. PH. (508) 528-3221  
FRANKLIN, MA 02038 FX. (508) 528-7921  
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NOTE:  
PLANT SPECIES FOR DISTURBED AREAS WITH IN THE BUFFER ZONES

NEW ENGLAND CONSERVATION/WILDLIFE MIX:  
Virginia Wild Rye (*Elymus virginicus*), Little Bluestem (*Schizochyrium scoparium*), Big Bluestem (*Andropogon gerardii*), Red Fescue (*Festuca rubra*), Switch Grass (*Panicum virgatum*), Partridge Pea (*Chamaecrista fasciculata*), Panicled Tick Trefoil (*Desmodium paniculatum*), Indian Grass (*Sorghastrum nutans*), Blue Vervain (*Verbena hastata*), Butterfly Milkweed (*Asclepias tuberosa*), Black Eyed Susan (*Rudbeckia hirta*), Common Sneezeweed (*Helenium autumnale*), Heath Aster (*Aster pilosus/Symphotrichum pilosum*), Early Goldenrod (*Solidago juncea*), Upland Bentgrass (*Agrostis perennans*).



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10. THE REMAINS OF THE EXISTING BURNED HOUSE SHALL BE REMOVED FROM THE SITE AND EROSION CONTROL SHALL BE PLACED AROUND THE RUINS

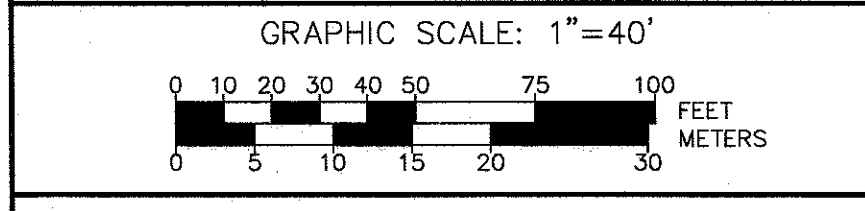
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**NOTICE OF INTENT  
PLOT PLAN  
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FRANKLIN  
MASSACHUSETTS**

**PROPOSED OVERALL  
AUGUST 8, 2023**

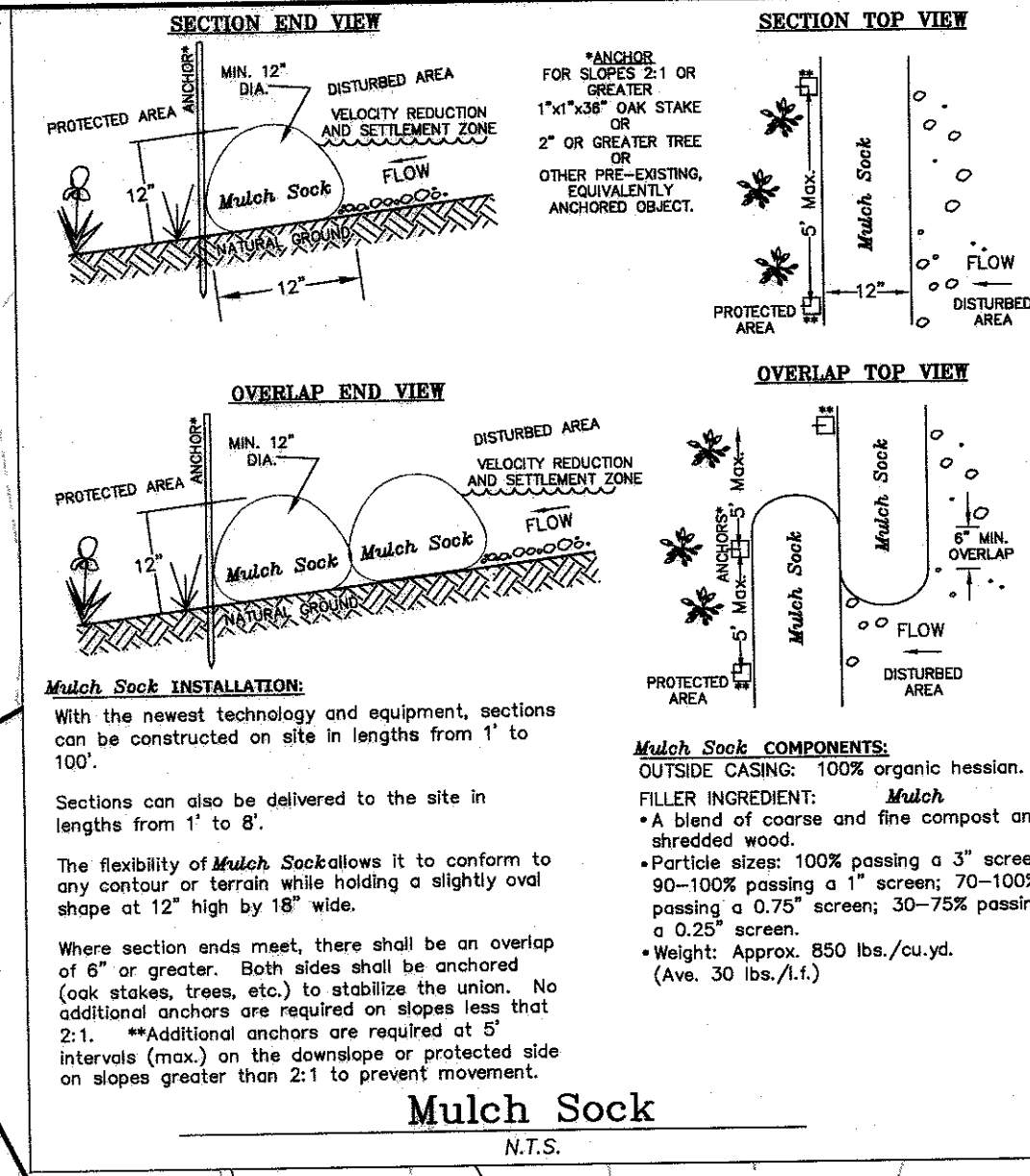
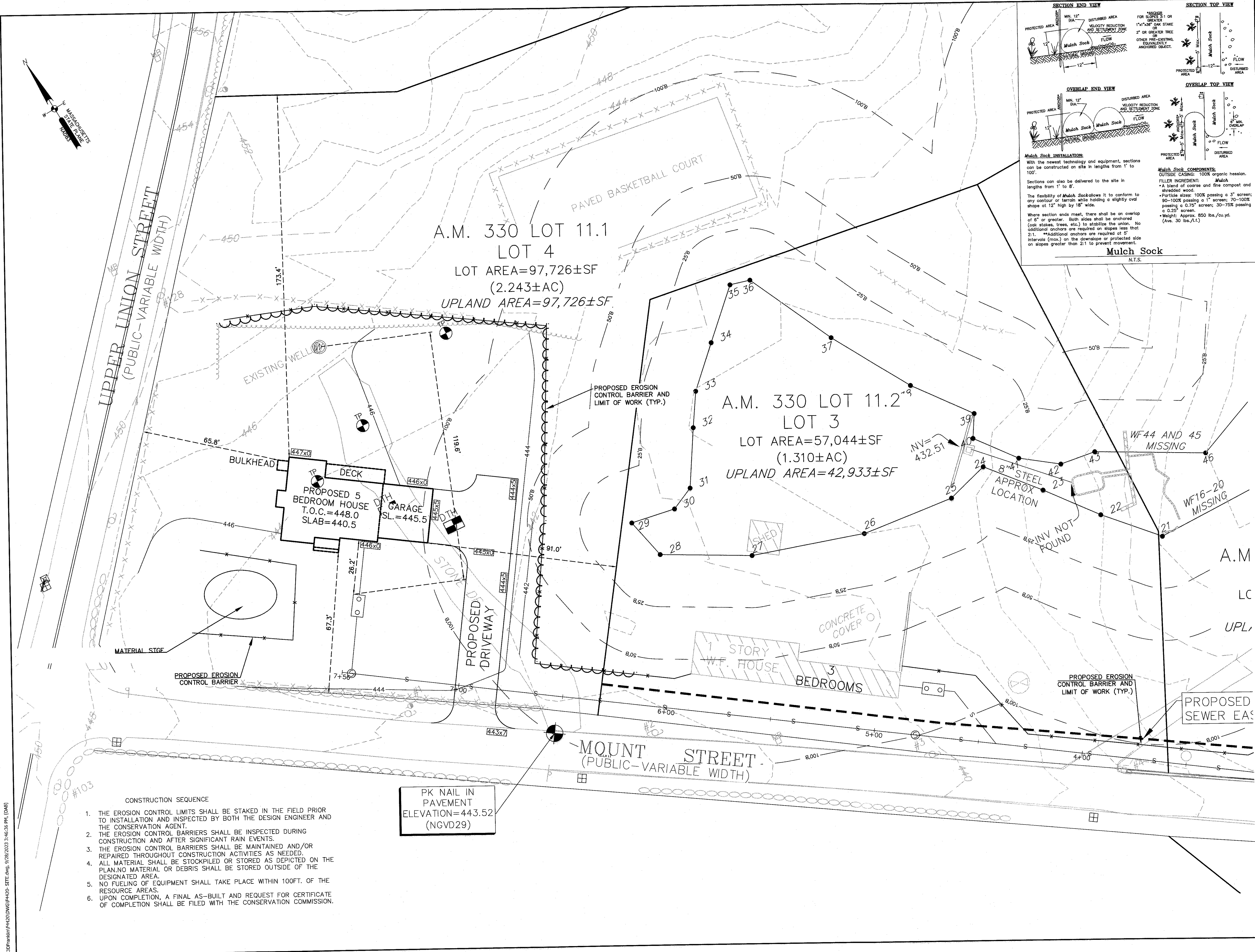
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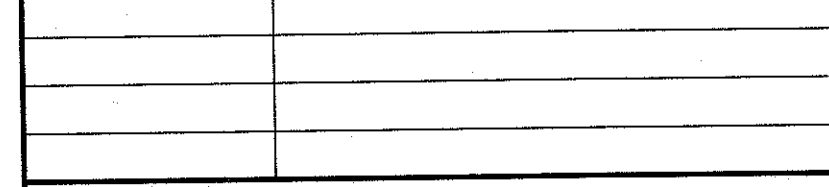
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**PROPOSED CONDITION**

**AUGUST 8, 2023**

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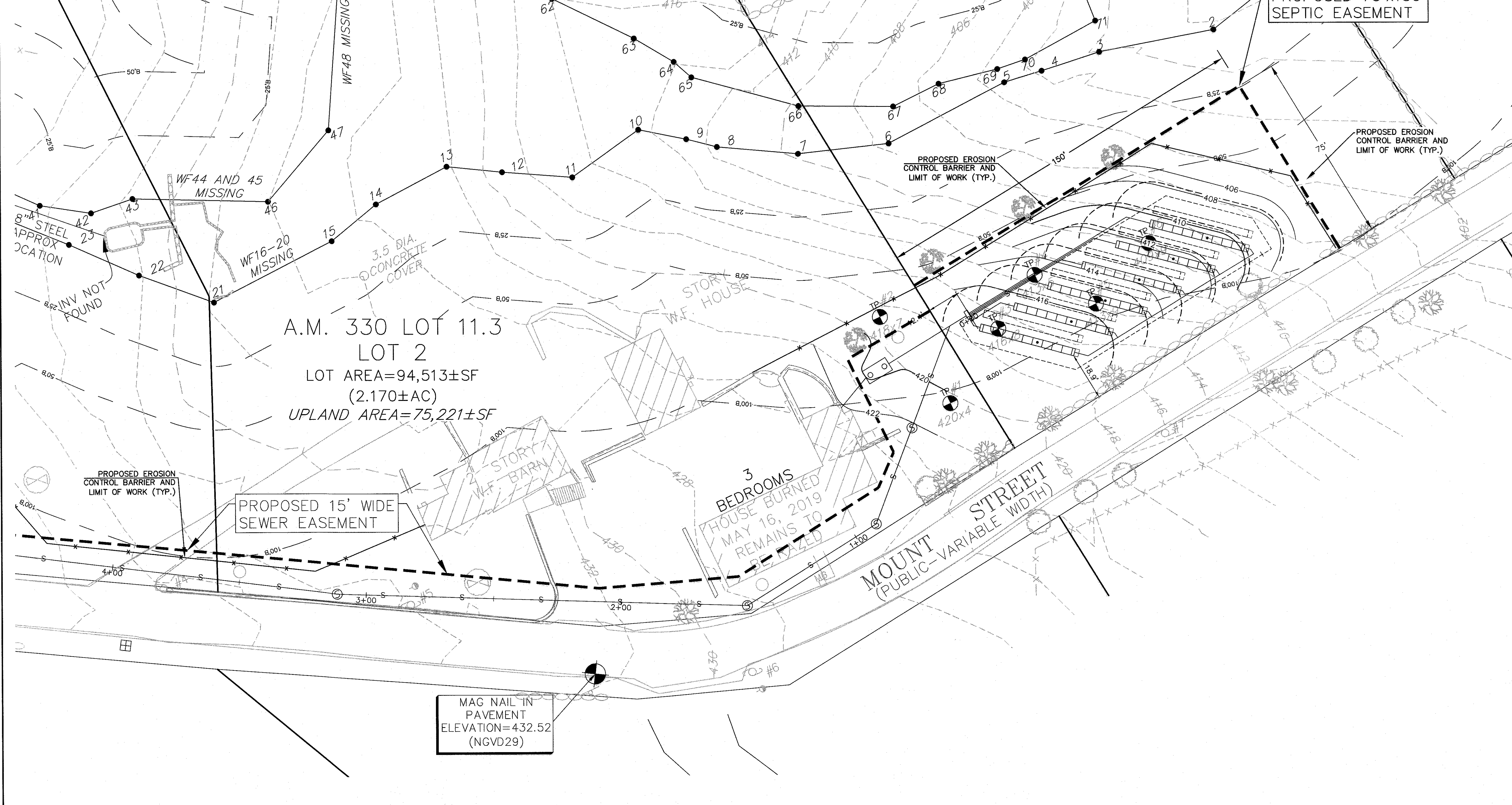
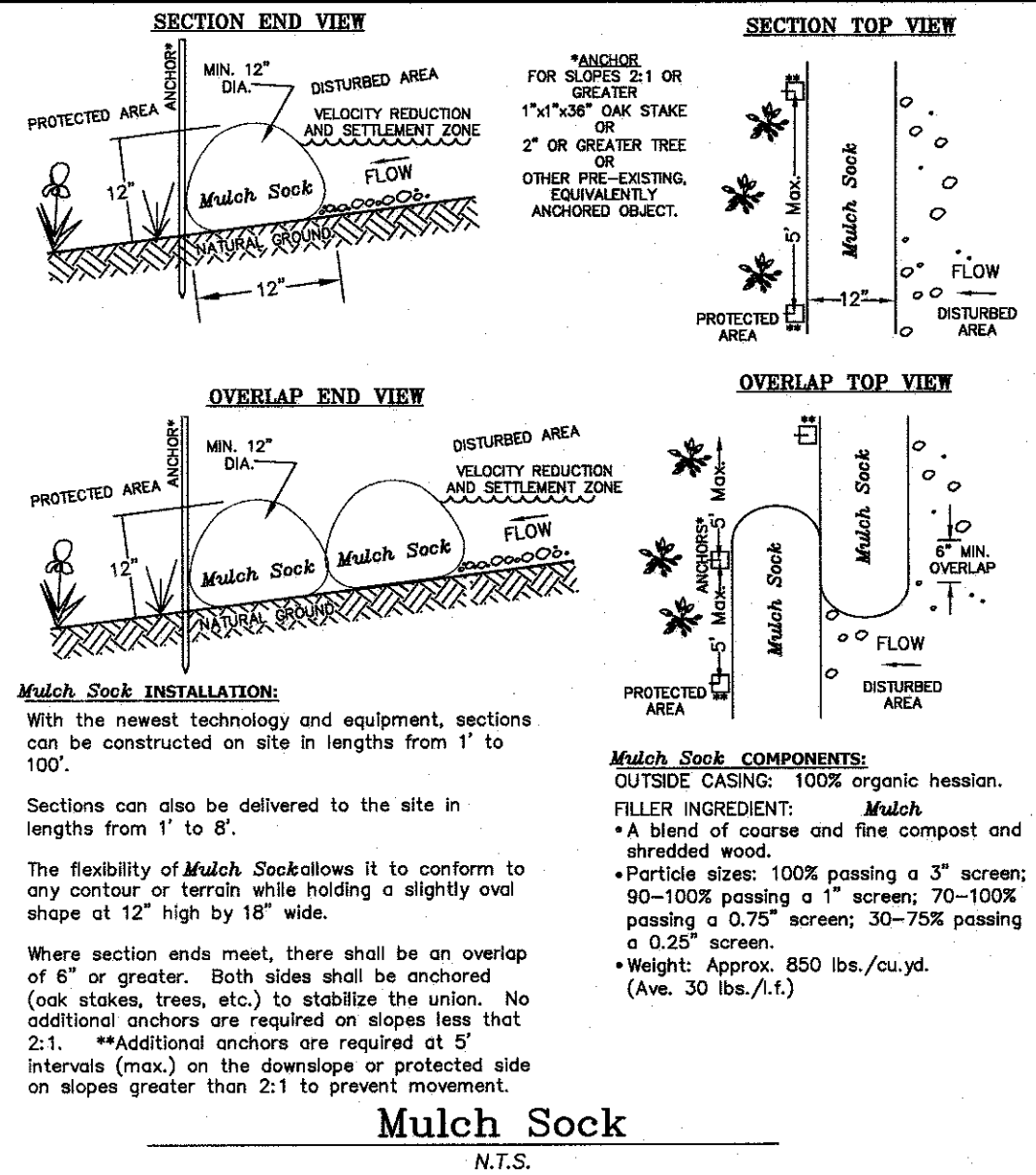
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- CONSTRUCTION SEQUENCE**
1. THE EROSION CONTROL LIMITS SHALL BE STAKED IN THE FIELD PRIOR TO INSTALLATION AND INSPECTED BY BOTH THE DESIGN ENGINEER AND THE CONSERVATION AGENT.
  2. THE EROSION CONTROL BARRIERS SHALL BE INSPECTED DURING CONSTRUCTION AND AFTER SIGNIFICANT RAIN EVENTS.
  3. THE EROSION CONTROL BARRIERS SHALL BE MAINTAINED AND/OR REPAIRED THROUGHOUT CONSTRUCTION ACTIVITIES AS NEEDED.
  4. ALL MATERIAL SHALL BE STOCKPILED OR STORED AS DEPICTED ON THE PLAN. NO MATERIAL OR DEBRIS SHALL BE STORED OUTSIDE OF THE DESIGNATED AREA.
  5. NO FUELING OF EQUIPMENT SHALL TAKE PLACE WITHIN 100FT. OF THE RESOURCE AREAS.
  6. UPON COMPLETION, A FINAL AS-BUILT AND REQUEST FOR CERTIFICATE OF COMPLETION SHALL BE FILED WITH THE CONSERVATION COMMISSION.

PK NAIL IN PAVEMENT  
ELEVATION=443.52  
(NGVD29)

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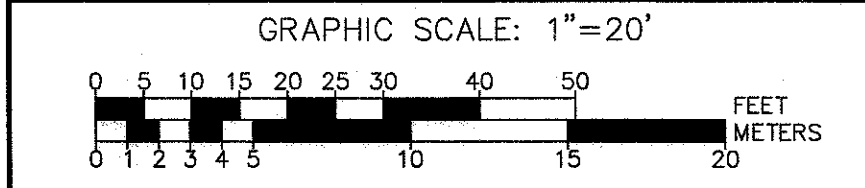
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