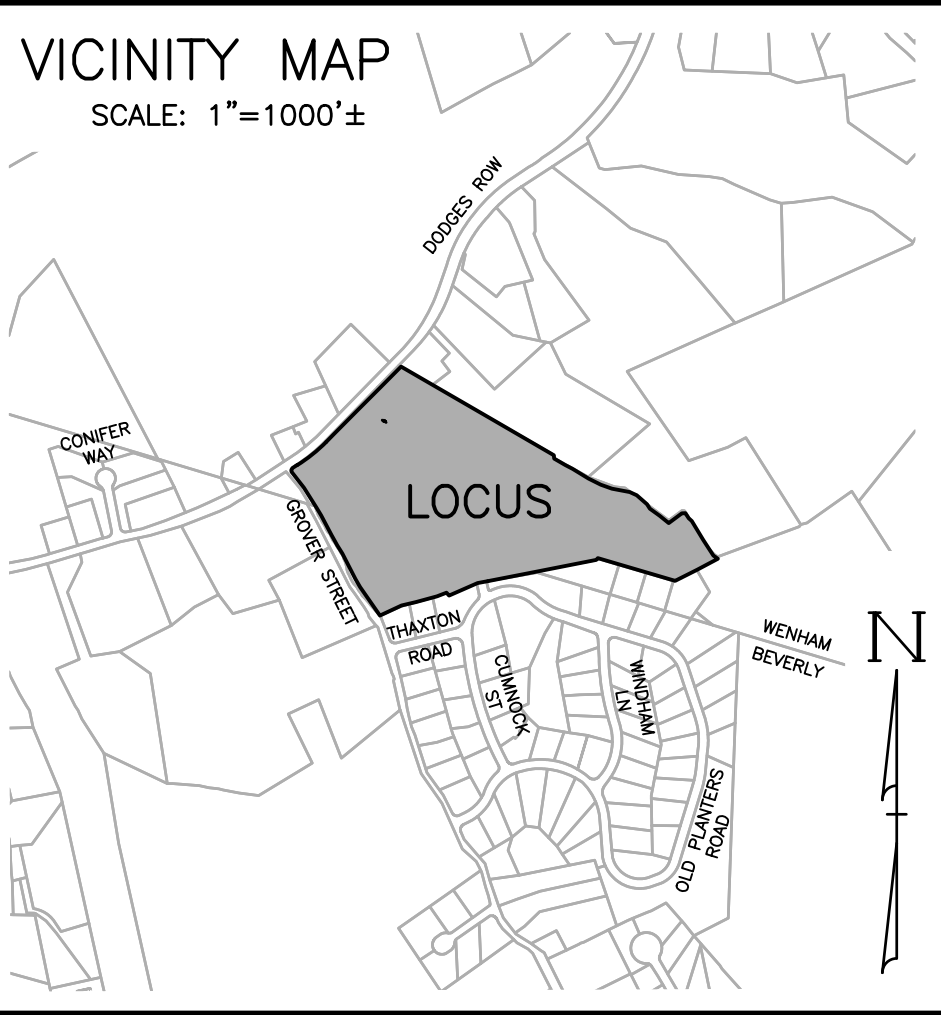


ZONING TABLE	
ZONE	RESIDENTIAL
DIMENSIONAL CONTROL	REQUIRED/ALLOWED
MIN. REQUIRED LOT AREA	40,000 ft²
MIN. FRONTAGE	170 ft.
MIN. LOT WIDTH	100 ft.
FRONT SETBACK	20 ft.
SIDE SETBACK	15 ft.
REAR SETBACK	15 ft.
MAX. STRUCTURE HEIGHT	35 ft.
MAX. LOT COVERAGE	50 %
PLAN INDEX	
PLAN TITLE	SHEET DESIGNATION
COVER SHEET	SHEET 1 OF 17
EXISTING CONDITION PLANS	SHEET 2-4 OF 17
DEFINITIVE PLANS	SHEETS 5-7 OF 17
TOPOGRAPHIC PLANS	SHEETS 8-10 OF 17
PLAN AND PROFILE SHEETS	SHEETS 11-13 OF 17
DETAIL SHEETS	SHEETS 14-17 OF 17



I CERTIFY THAT I HAVE CONFORMED WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS IN PREPARING THIS PLAN.

HAYES ENGINEERING, INC.

- PROJECT NOTES:
- PERIMETER INFORMATION TAKEN FROM A PLAN TITLED "PLAN OF LAND AT DODGE'S ROW IN WENHAM, MASSACHUSETTS" DATED DECEMBER 29, 1997 PREPARED BY ATLANTIC ENGINEERING & SURVEY CONSULTANTS INC. AND RECORDED WITH THE ESSEX SOUTH REGISTRY OF DEED AS PLAN BOOK 322 PLAN 92.
 - TOPOGRAPHIC INFORMATION TAKEN FROM A PLAN TITLED "EXISTING CONDITIONS PLAN 79 DODGES ROW WENHAM, MA" DATED MAY 23, 2013 REVISED THROUGH AUGUST 5, 2013 PREPARED BY GATEWAY CONSULTANTS, INC.
 - ELEVATIONS SHOWN ARE REFERENCED TO THE NATIONAL GEODETIC VERTICAL DATUM OF 1929.
 - REFUSE AND WASTE TO BE DISPOSED OF BY MUNICIPAL COLLECTION AT CURB.
 - USE CLASS V RC PIPE WHERE COVER IS LESS THAN THREE (3) FEET.
 - IN LIEU OF STREET LIGHTING, EXCEPT WHERE NOTED, ONE POLE LAMP TO BE PLACED AT THE DRIVEWAY OF EACH HOUSE.
 - TWO STREET TREES SHALL BE PLANTED PER LOT.
 - THIS PROJECT HAS ACTIVITY SUBJECT TO THE WETLANDS PROTECTION ACT.

Seal

0' 40' 80' 160' 240'

DEFINITIVE PLAN
SPRING HILL FARMS
WENHAM, MASS.

Applicant	Engineer
Spring Hill Ventures 54 Dodge Street Beverly, MA 01915	Hayes Engineering, Inc. 603 Salem Street Wakefield, Mass. 01880 www.hayeseng.com

Scale: 1"=80'

May 21, 2014

WENHAM PLANNING BOARD	Application Filed: _____ Final Plan Filed: _____ Hearing Date: _____ Plan Approved: _____ Plan Signed: _____
SHEET 1 OF 1	
SHEET 1 OF 17	

CLERK'S CERTIFICATION ON THE PLAN

DATE: _____

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_____ TOWN CLERK

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4	Peer Review (Salem Beverly Water Board)	3/7/2017
3	DEP Comments	2/7/2017
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TOWN CLERK

Seal

0' 20' 40' 80' 120'

EXISTING CONDITION PLAN
SPRING HILL FARMS
WENHAM, MASS.

Applicant
Spring Hill Ventures
54 Dodge Street
Beverly, MA 01915

Engineer
Hayes Engineering, Inc.
603 Salem Street
Wakefield, Mass. 01860
www.hayeseng.com

Scale: 1"= 40'

May 21, 2014

WENHAM
PLANNING BOARD

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SHEET 1 OF 3

SHEET 2 OF 17

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WENHAM, MASS.

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Spring Hill Ventures 54 Dodge Street Beverly, MA 01915	Hayes Engineering, Inc. 603 Salem Street Wakefield, Mass. 01880 www.hayeseng.com

Scale: 1"= 40' May 21, 2014

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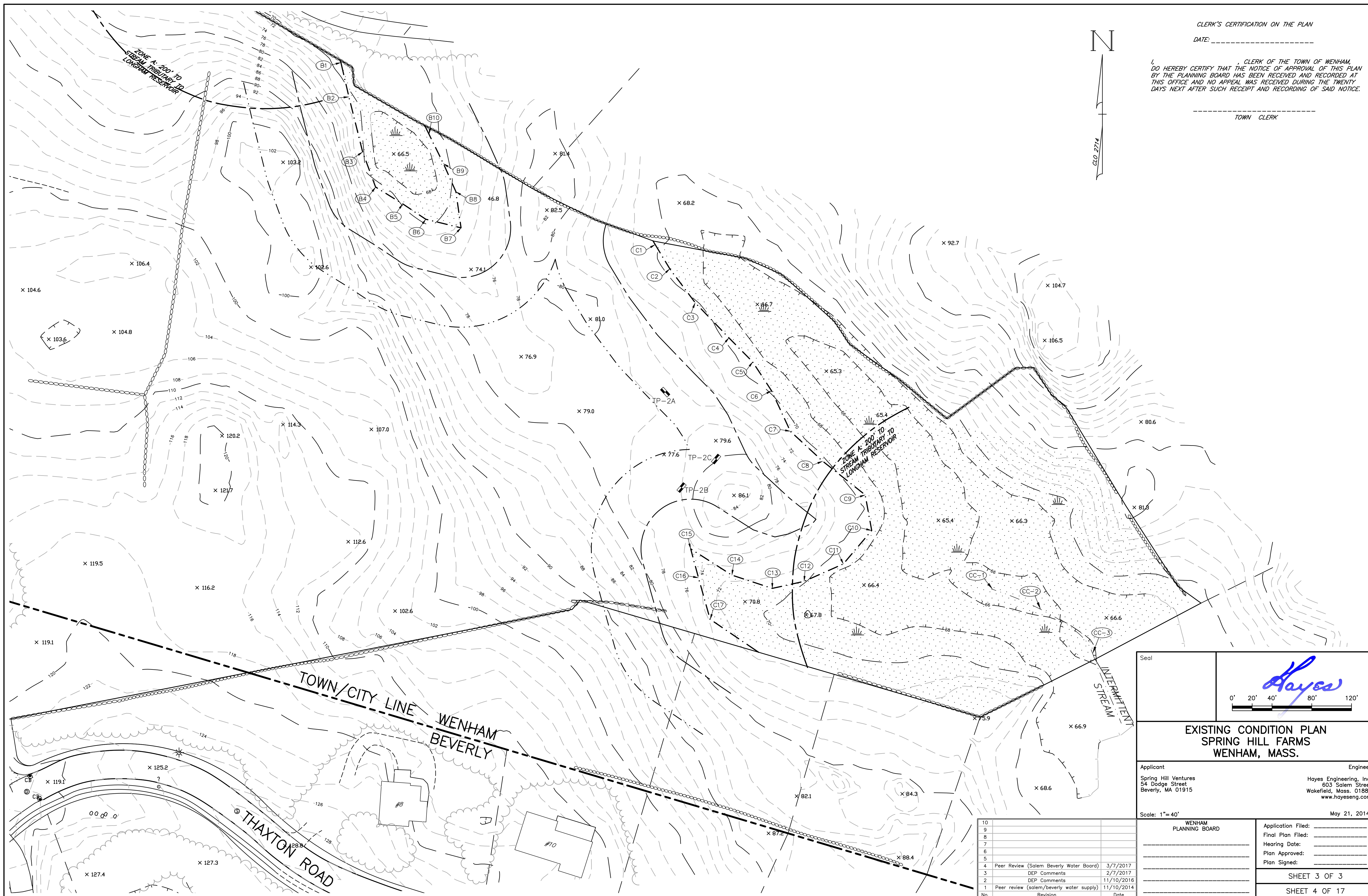
WENHAM PLANNING BOARD

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SHEET 2 OF 3
SHEET 3 OF 17

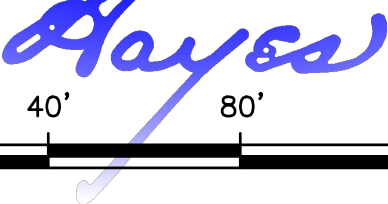

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Seal	<div style="text-align: center;">  </div> <div style="text-align: center; margin-top: 10px;">  </div>
<h2 style="margin: 0;">EXISTING CONDITION PLAN</h2> <h2 style="margin: 0;">SPRING HILL FARMS</h2> <h2 style="margin: 0;">WENHAM, MASS.</h2>	
Applicant Spring Hill Ventures 54 Dodge Street Beverly, MA 01915	Engineer Hayes Engineering, Inc. 603 Salem Street Wakefield, Mass. 01880 www.hayeseng.com
Scale: 1" = 40' May 21, 2014	
WENHAM PLANNING BOARD <hr/> <hr/> <hr/> <hr/> <hr/>	Application Filed: _____ Final Plan Filed: _____ Hearing Date: _____ Plan Approved: _____ Plan Signed: _____
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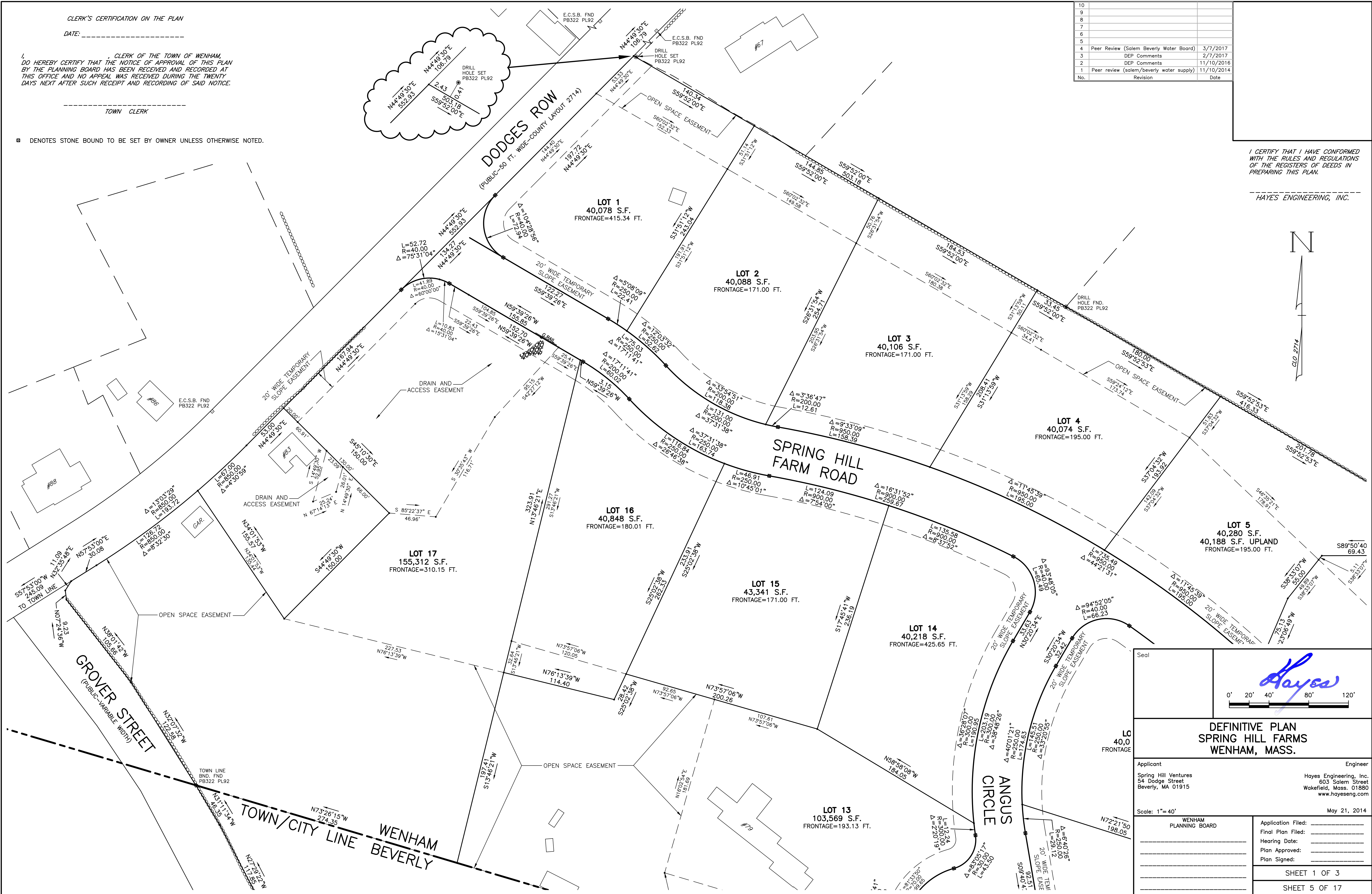
TOWN CLERK

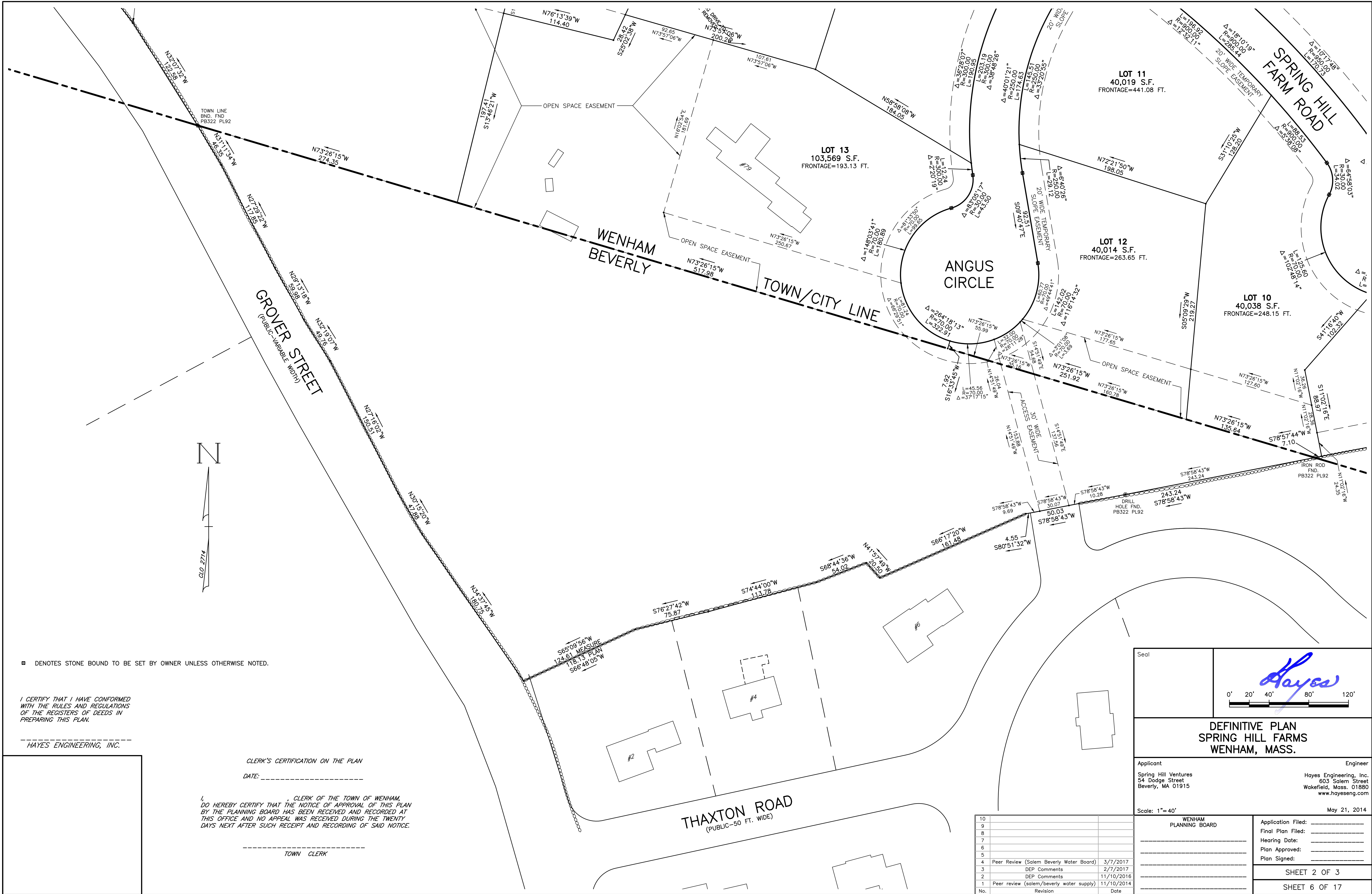
■ DENOTES STONE BOUND TO BE SET BY OWNER UNLESS OTHERWISE NOTED.

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HAYES ENGINEERING, INC.





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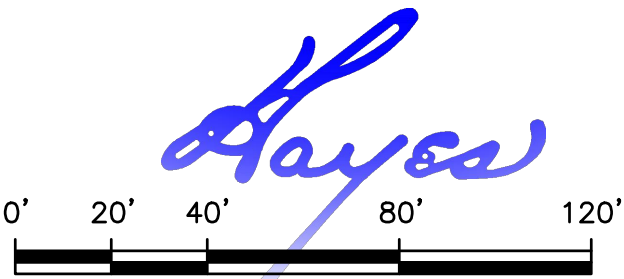
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TOWN CLERK



DEFINITIVE PLAN
SPRING HILL FARMS
WENHAM, MASS.

Applicant
Spring Hill Ventures
54 Dodge Street
Beverly, MA 01915

Engineer
Hayes Engineering, Inc.
603 Salem Street
Wakefield, Mass. 01860
www.hayeseng.com

Scale: 1"=40'

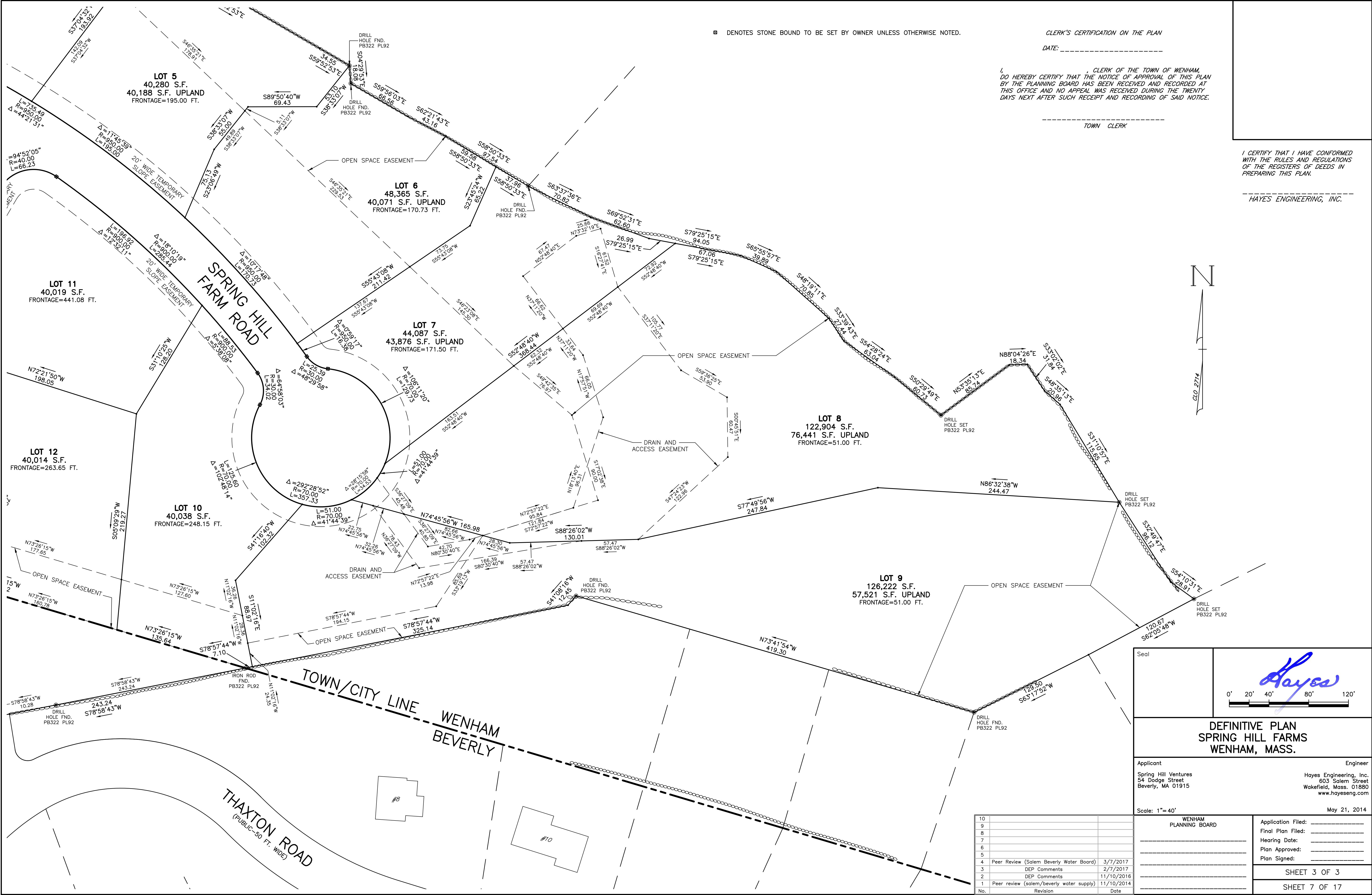
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SHEET 2 OF 3

SHEET 6 OF 17



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CLERK'S CERTIFICATION ON THE PLAN

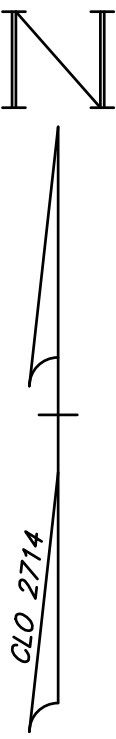
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TOWN CLERK

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HAYES ENGINEERING, INC.



Seal

0' 20' 40' 80' 120'

DEFINITIVE PLAN
SPRING HILL FARMS
WENHAM, MASS.

Applicant

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54 Dodge Street
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May 21, 2014

WENHAM
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SHEET 3 OF 3
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- LEGEND:**
- EXISTING CONTOUR
 - EXISTING SPOT ELEVATION
 - EDGE OF WETLAND
 - EDGE OF 50' BUFFER FROM WETLAND
 - EDGE OF 100' BUFFER FROM WETLAND
 - EDGE OF 200' BUFFER FROM STREAM
 - EDGE OF 400' BUFFER FROM LONGHAM RESERVOIR
 - EXISTING TREELINE
 - EXISTING STONE WALL
 - EXISTING SOIL TEST
 - PROPOSED CONTOUR
 - PROPOSED DRAIN
 - PROPOSED CATCH BASIN
 - PROPOSED CURBING
 - PROPOSED SILTATION CONTROL
 - PROPOSED RETAINING WALL
 - PROPOSED EFFLUENT DISPOSAL AREA
 - PROPOSED ROOF RECHARGE SYSTEM
 - DRAINAGE FLOW PATH INDICATOR



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TOWN CLERK

**TOPOGRAPHIC PLAN
SPRING HILL FARMS
WENHAM, MASS.**

Applicant: Spring Hill Ventures
54 Dodge Street
Beverly, MA 01915

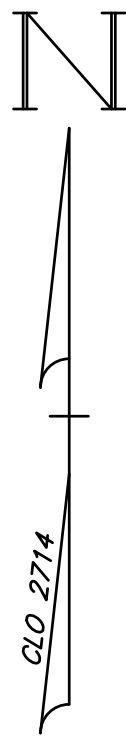
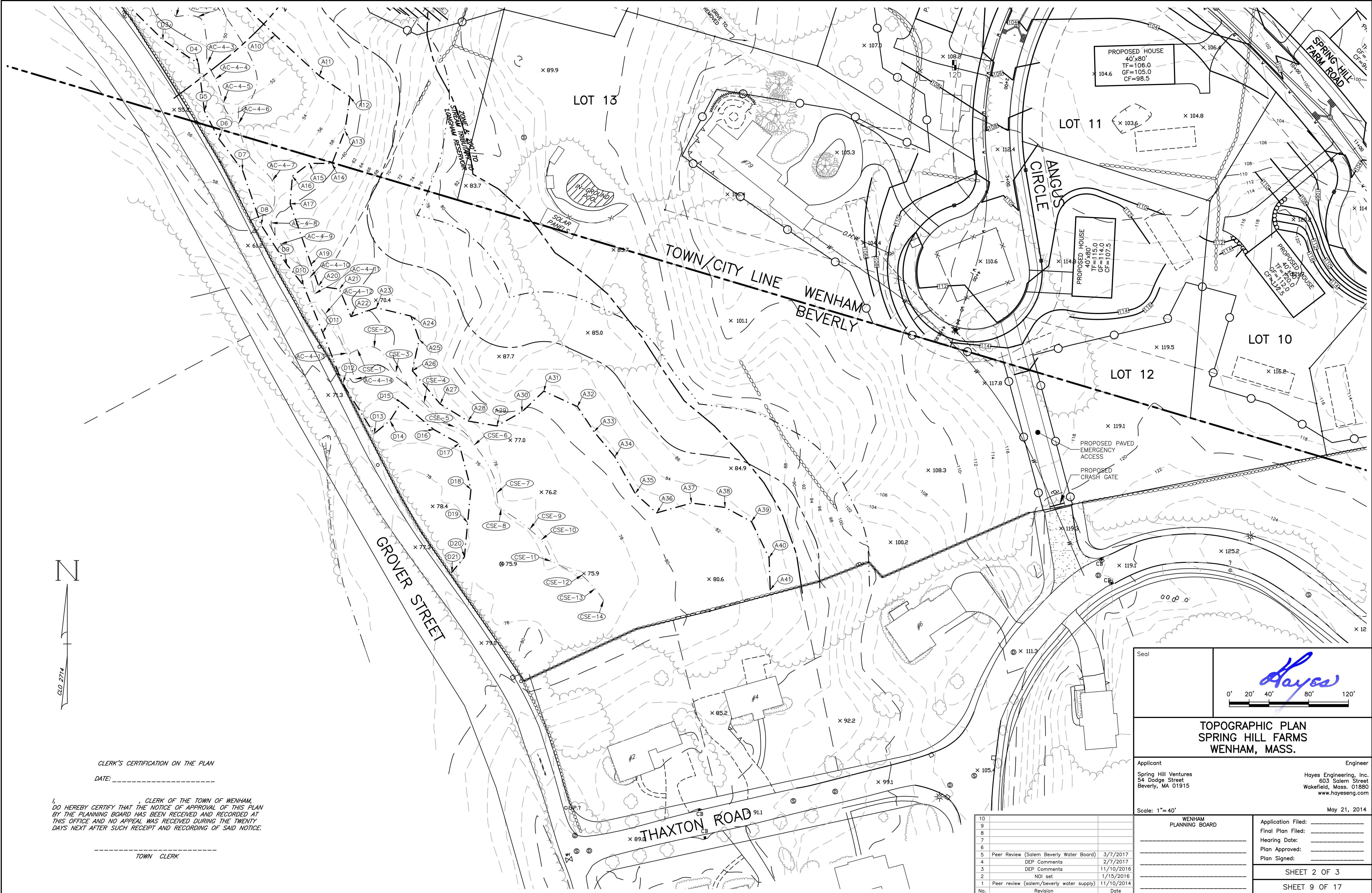
Engineer: Hayes Engineering, Inc.
603 Salem Street
Wakefield, Mass. 01880
www.hayeseng.com

Scale: 1"=40'

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SHEET 1 OF 3

SHEET 8 OF 17



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TOWN CLERK

Seal

Hayes

0' 20' 40' 80' 120'

TOPOGRAPHIC PLAN
SPRING HILL FARMS
WENHAM, MASS.

Applicant: Spring Hill Ventures
54 Dodge Street
Beverly, MA 01915

Engineer: Hayes Engineering, Inc.
603 Salem Street
Wakefield, Mass. 01880
www.hayeseng.com

Scale: 1"=40'

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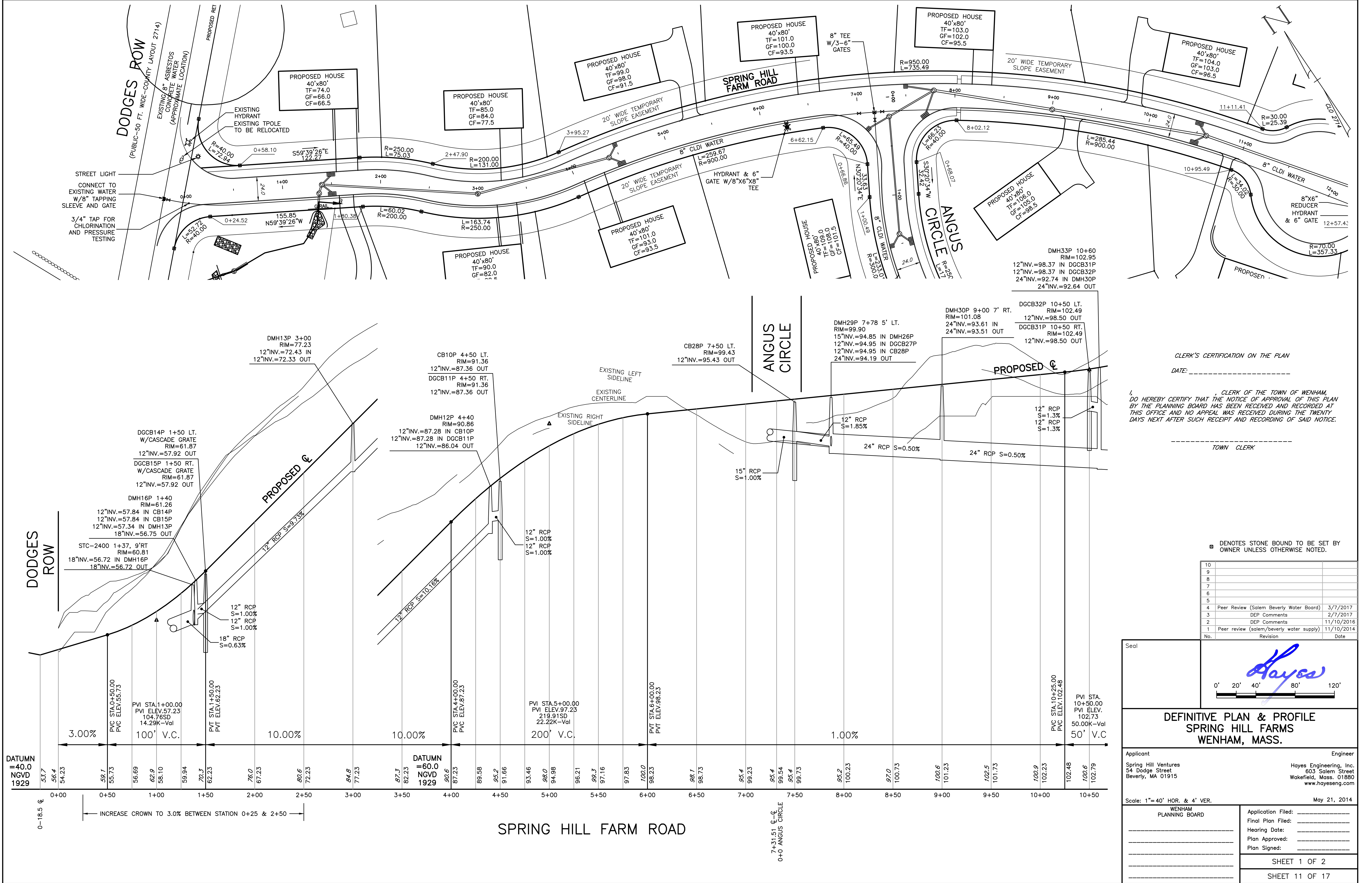
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Hayes

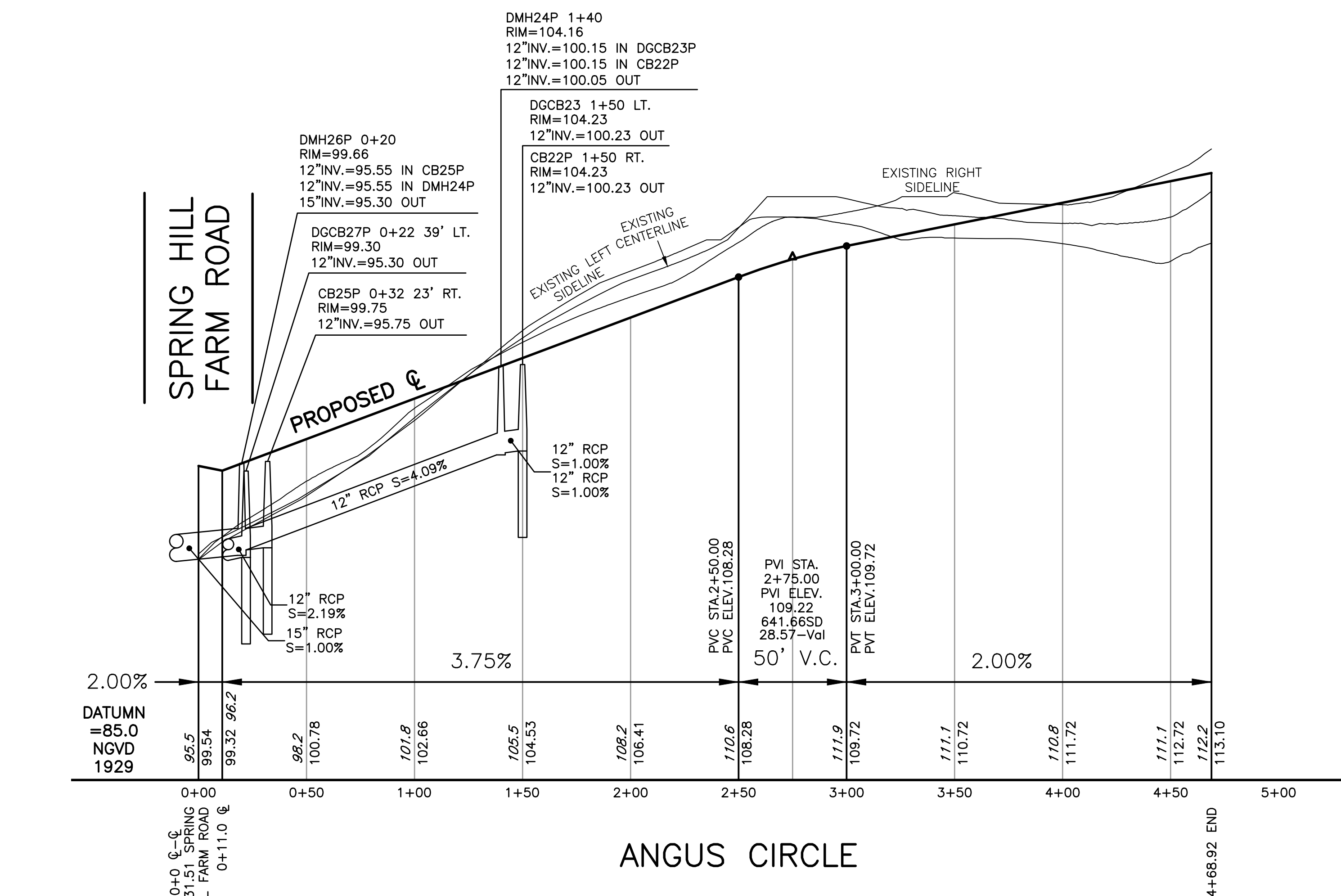
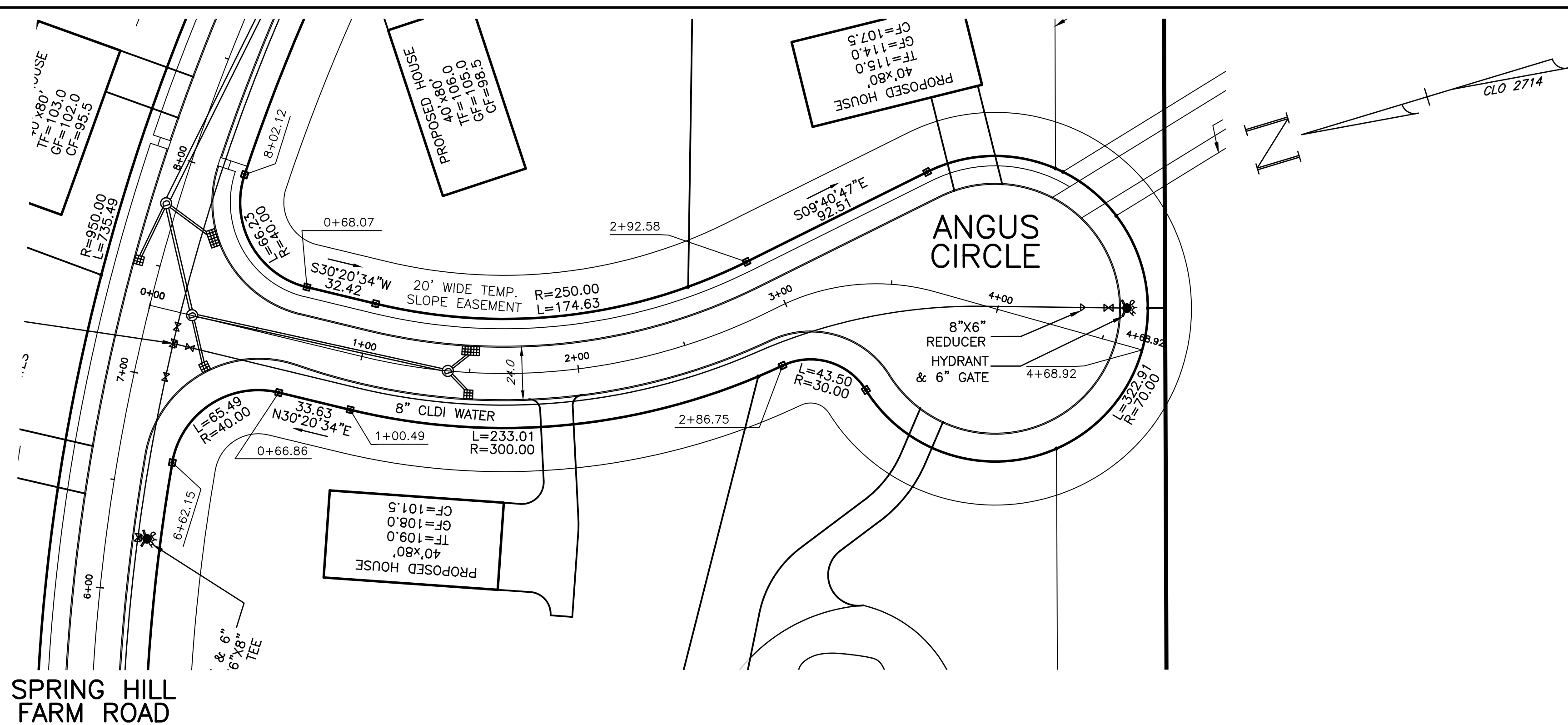
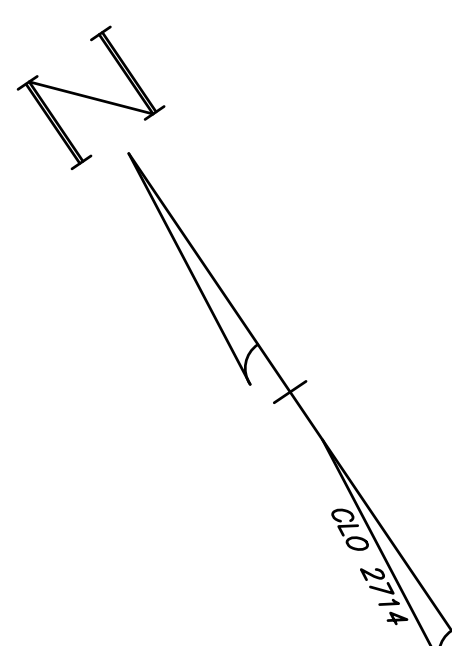
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**DEFINITIVE PLAN & PROFILE
SPRING HILL FARMS
WENHAM, MASS.**

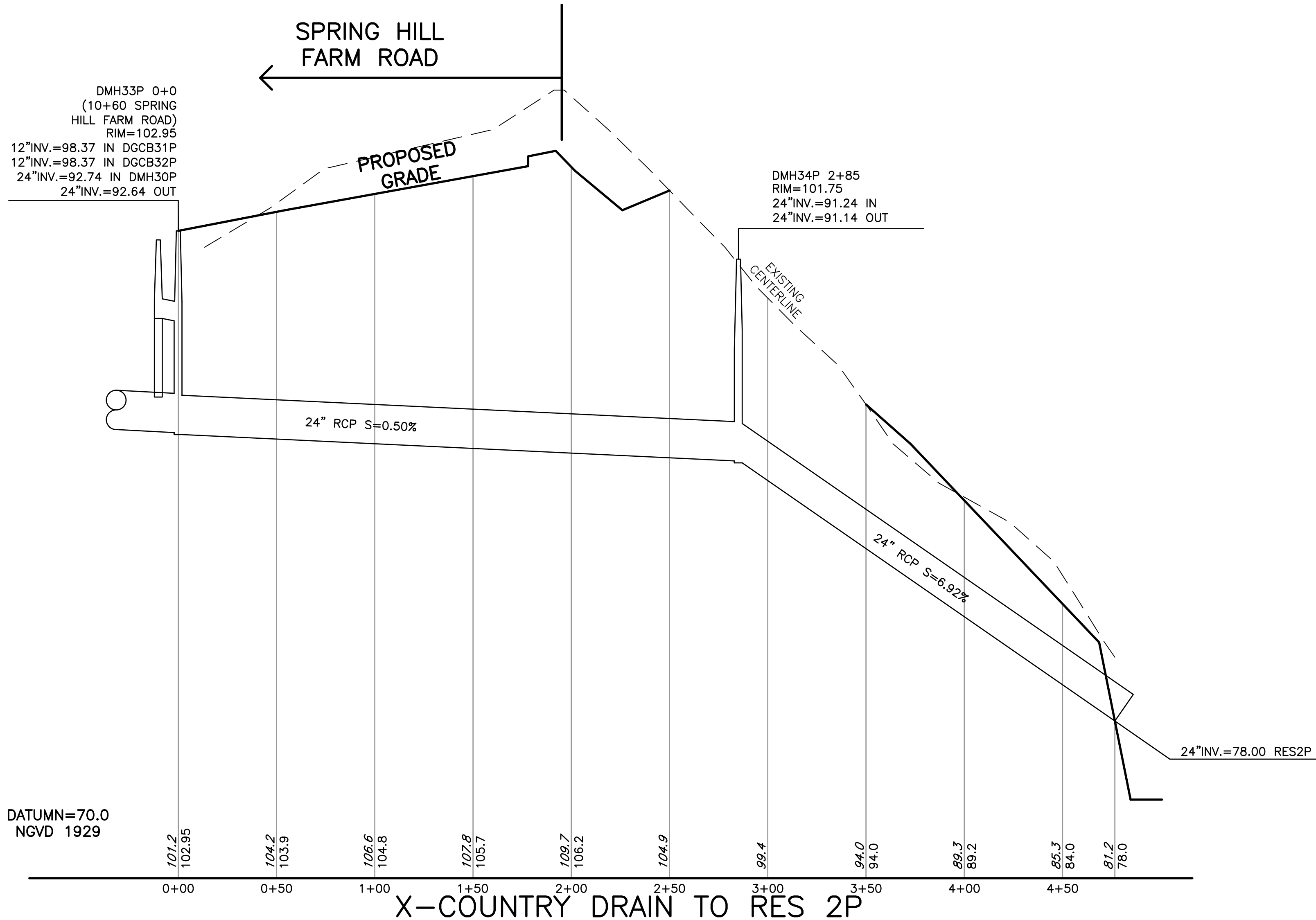
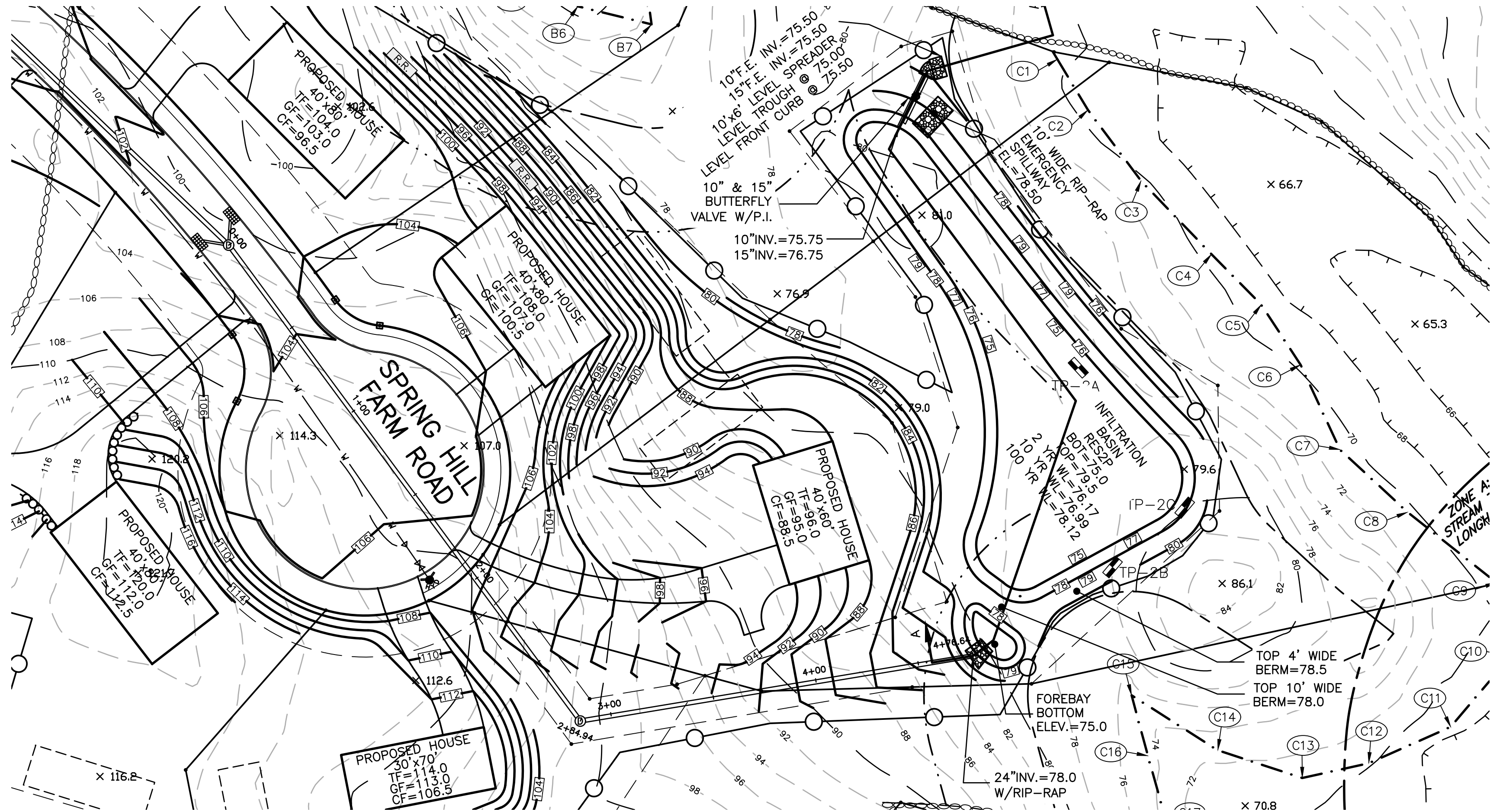
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Scale: 1"=40' HOR. & 4' VER. May 21, 2014

WENHAM PLANNING BOARD	Application Filed: _____ Final Plan Filed: _____ Hearing Date: _____ Plan Approved: _____ Plan Signed: _____
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SHEET 12 OF 17



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Seal

Hayes
0' 20' 40' 80' 120'

**DEFINITIVE PLAN & PROFILE
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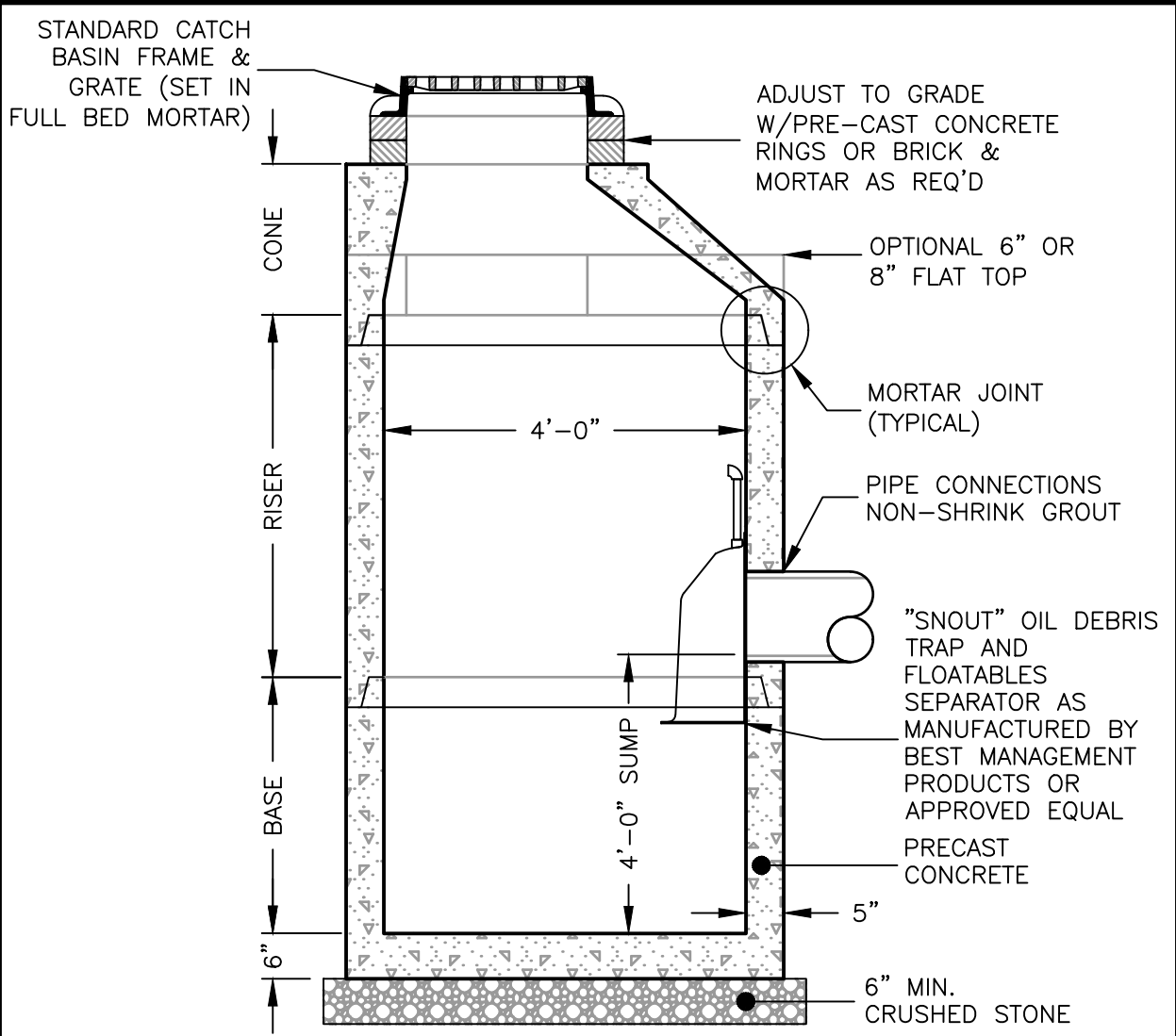
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WENHAM
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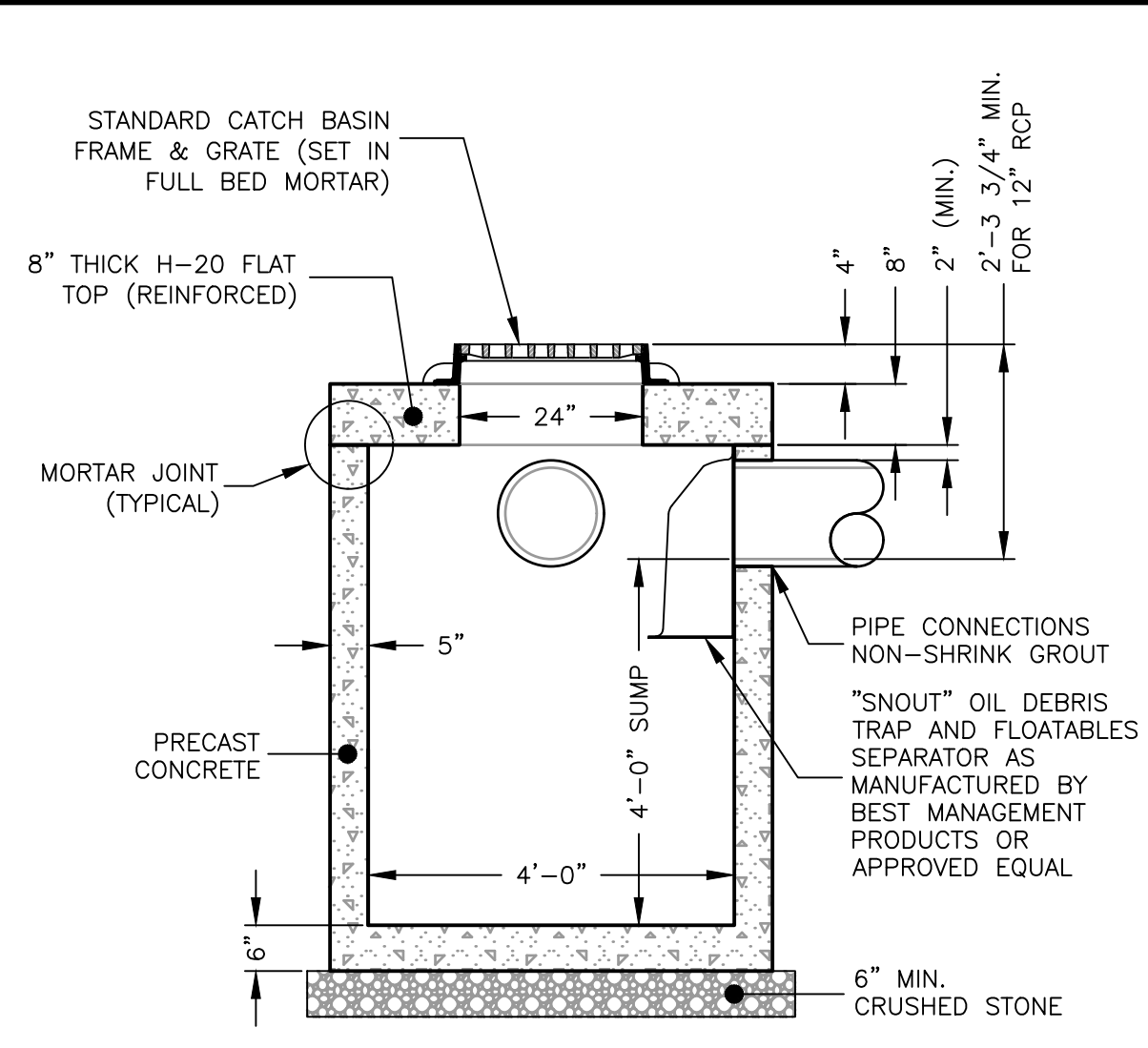
SHEET 1 OF 1

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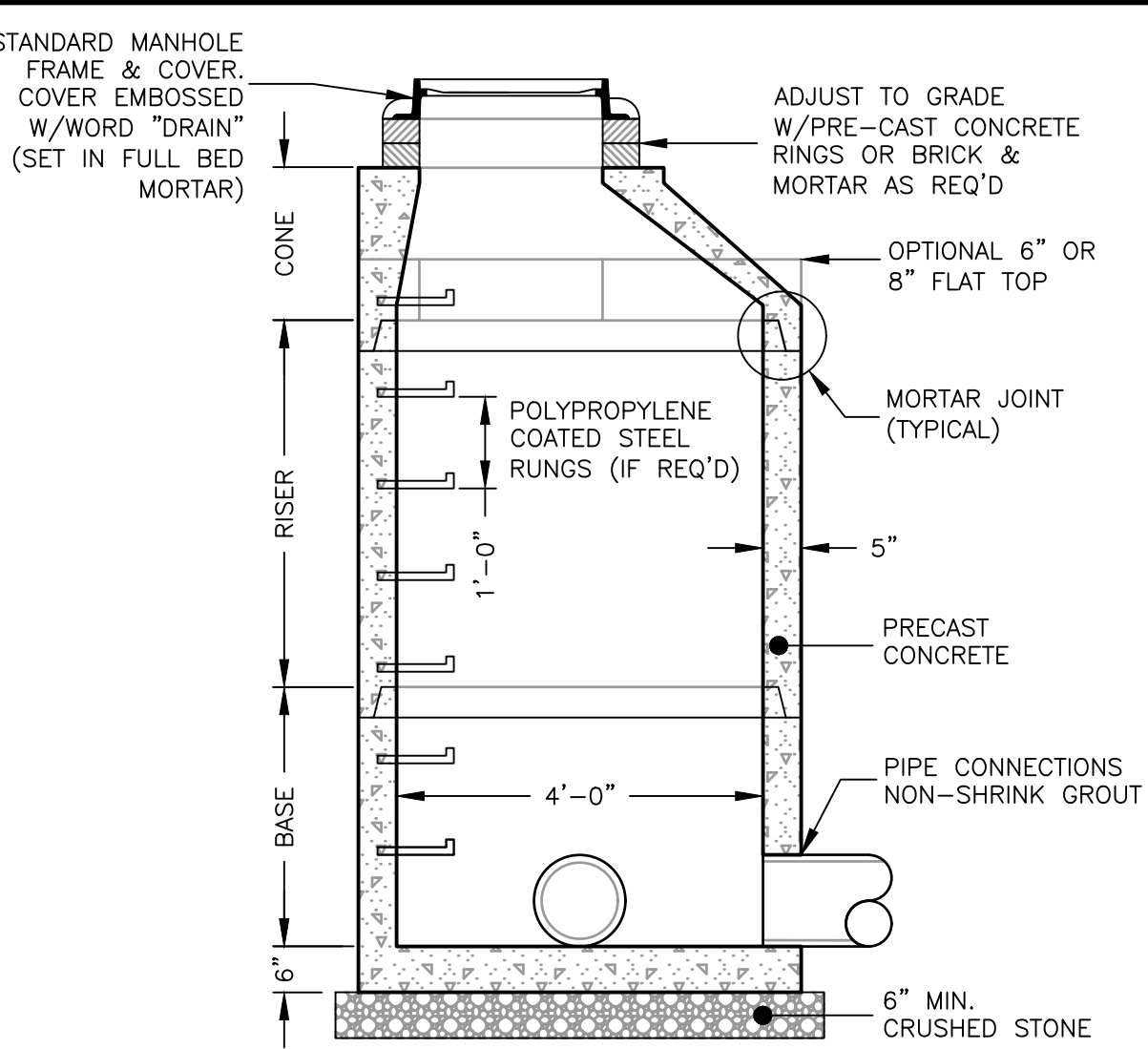
PRE-CAST CATCH BASIN
NOT TO SCALE

NOTES:
1. CONCRETE: 4,000 PSI MINIMUM AFTER 28 DAYS.
2. REINFORCED STEEL CONFORMS TO LATEST ASTM A185 SPEC. 0.12 SQ. IN./LINEAL FT. AND 0.12 SQ. IN. (BOTH WAYS) BASE BOTTOM.
3. H-20 DESIGN LOADING PER AASHTO HS-20-44; ASTM C478 SPEC FOR "PRECAST REINFORCED CONCRETE MANHOLE SECTIONS."



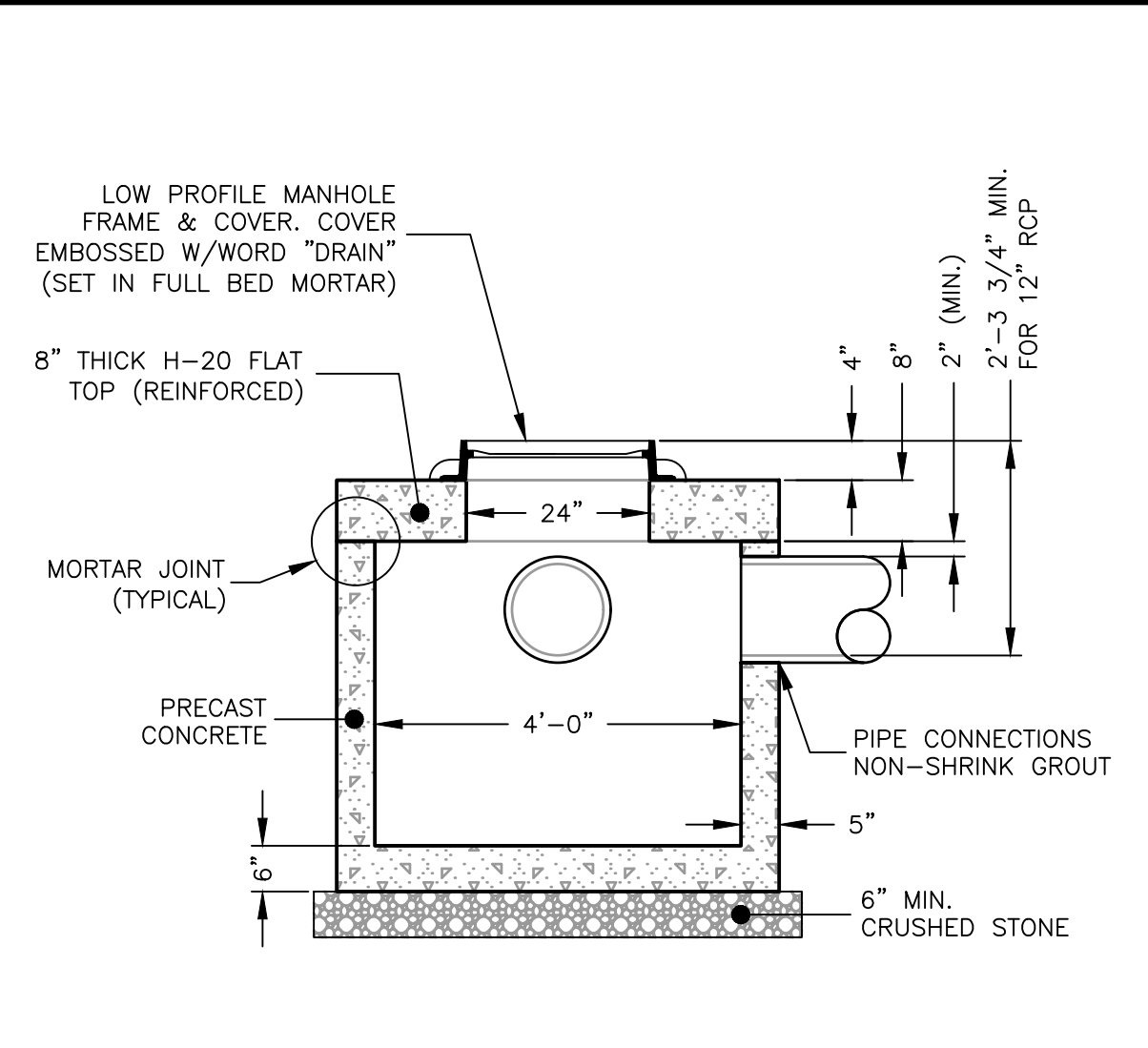
REDUCED COVER CATCH BASIN
NOT TO SCALE

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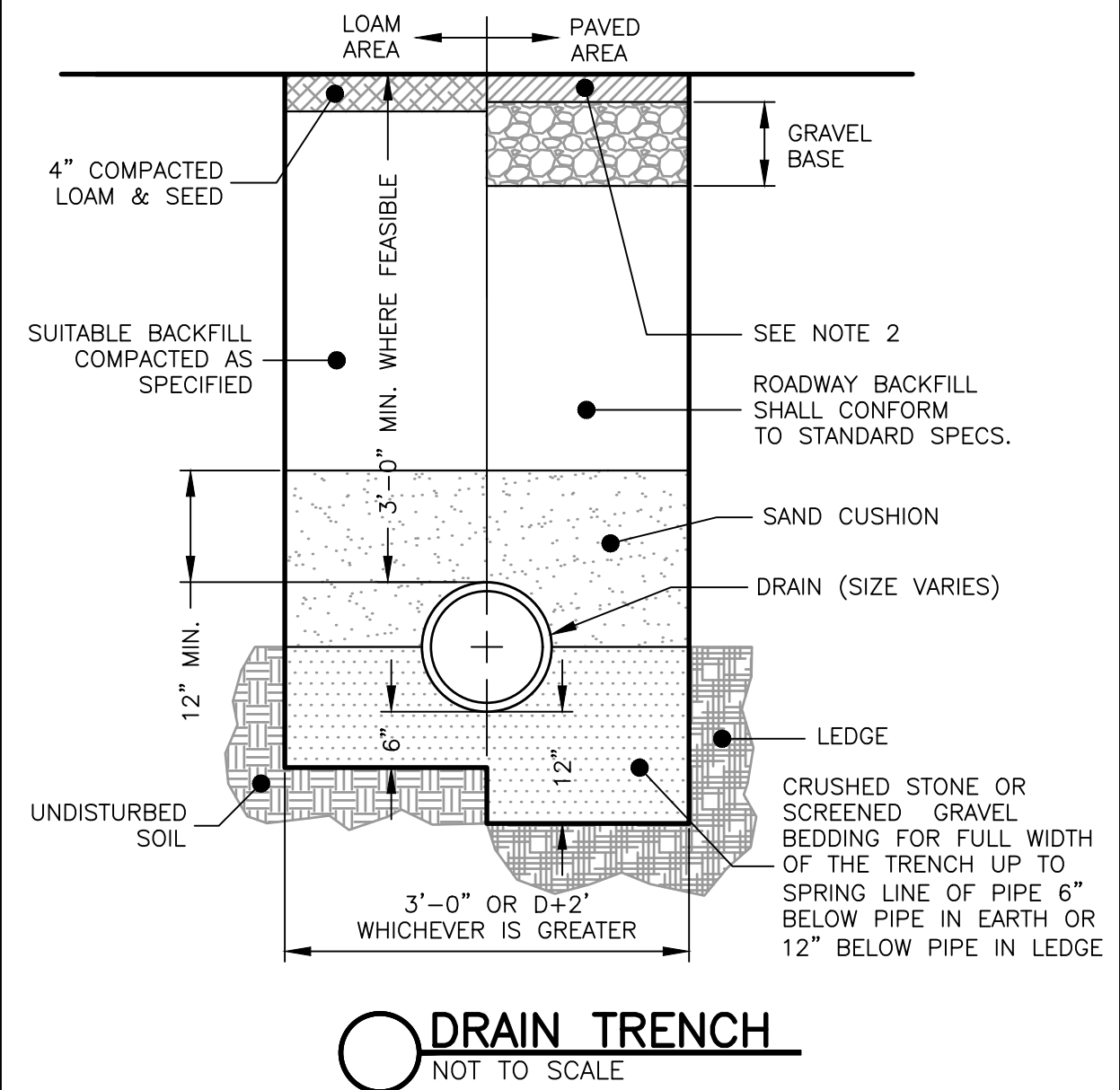
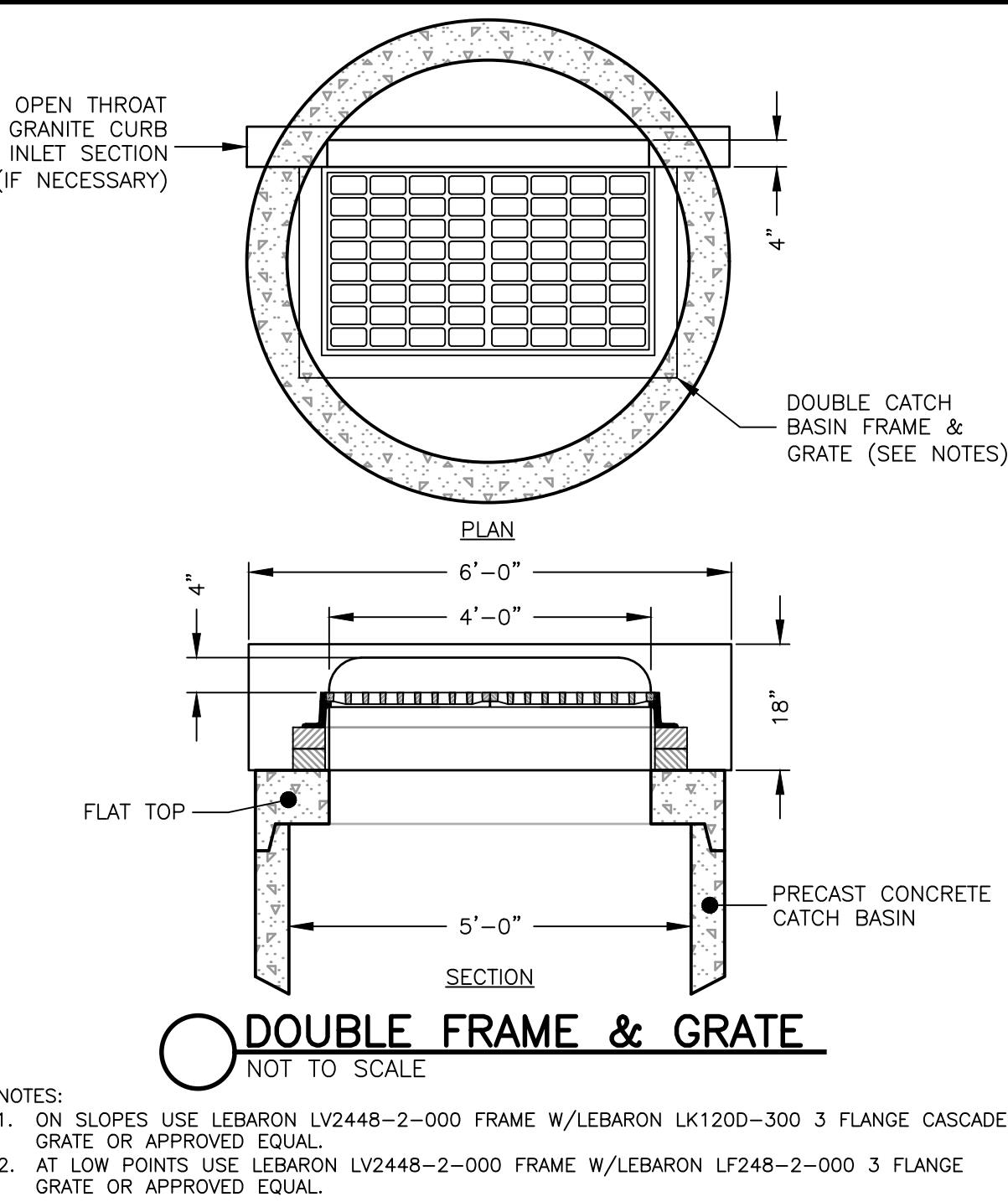
PRE-CAST DRAIN MANHOLE
NOT TO SCALE

NOTES:
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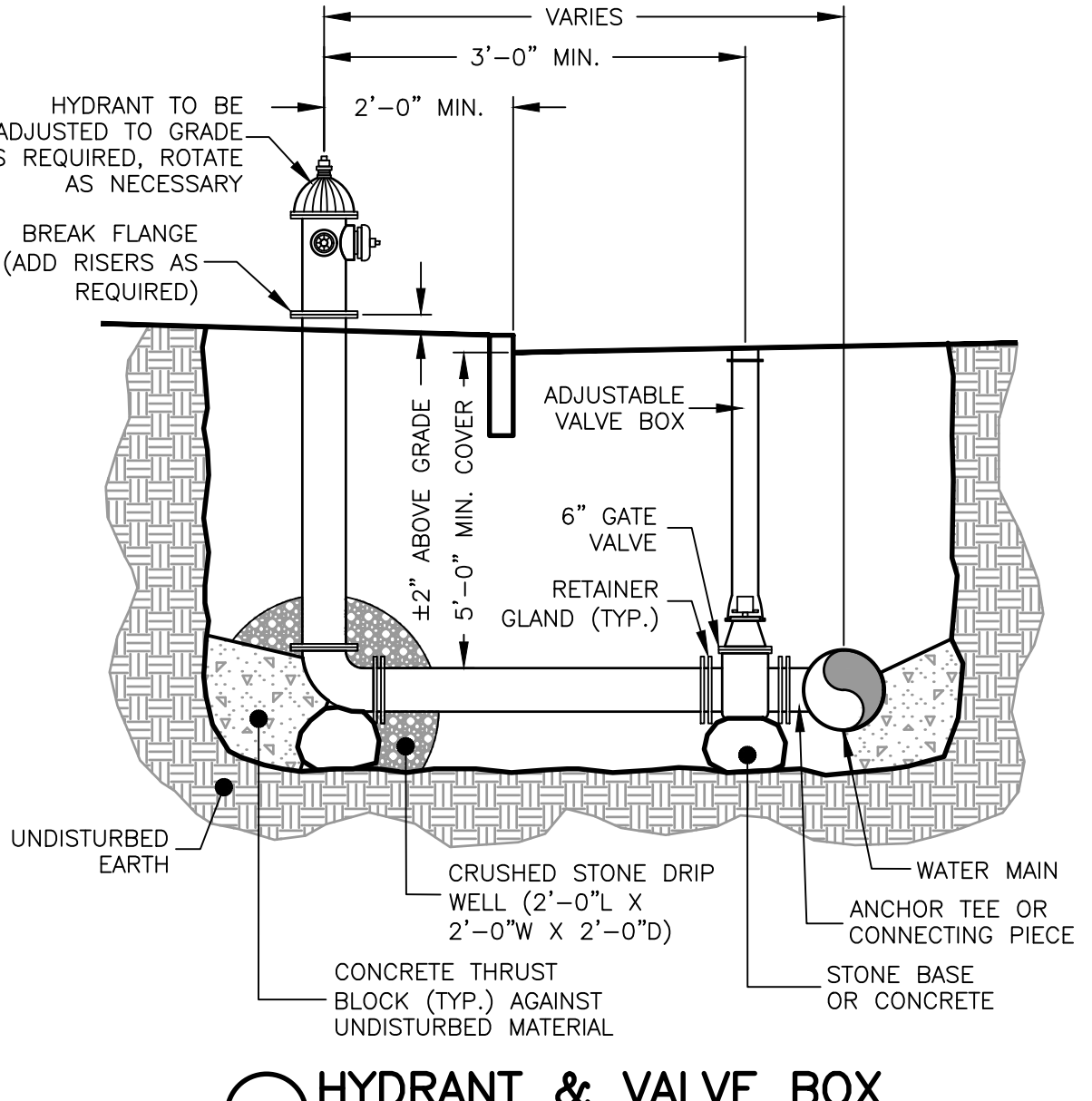
REDUCED COVER DRAIN MANHOLE
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1. CONCRETE: 4,000 PSI MINIMUM AFTER 28 DAYS.
2. REINFORCED STEEL CONFORMS TO LATEST ASTM A185 SPEC. 0.12 SQ. IN./LINEAL FT. AND 0.12 SQ. IN. (BOTH WAYS) BASE BOTTOM.
3. H-20 DESIGN LOADING PER AASHTO HS-20-44; ASTM C478 SPEC FOR "PRECAST REINFORCED CONCRETE MANHOLE SECTIONS."



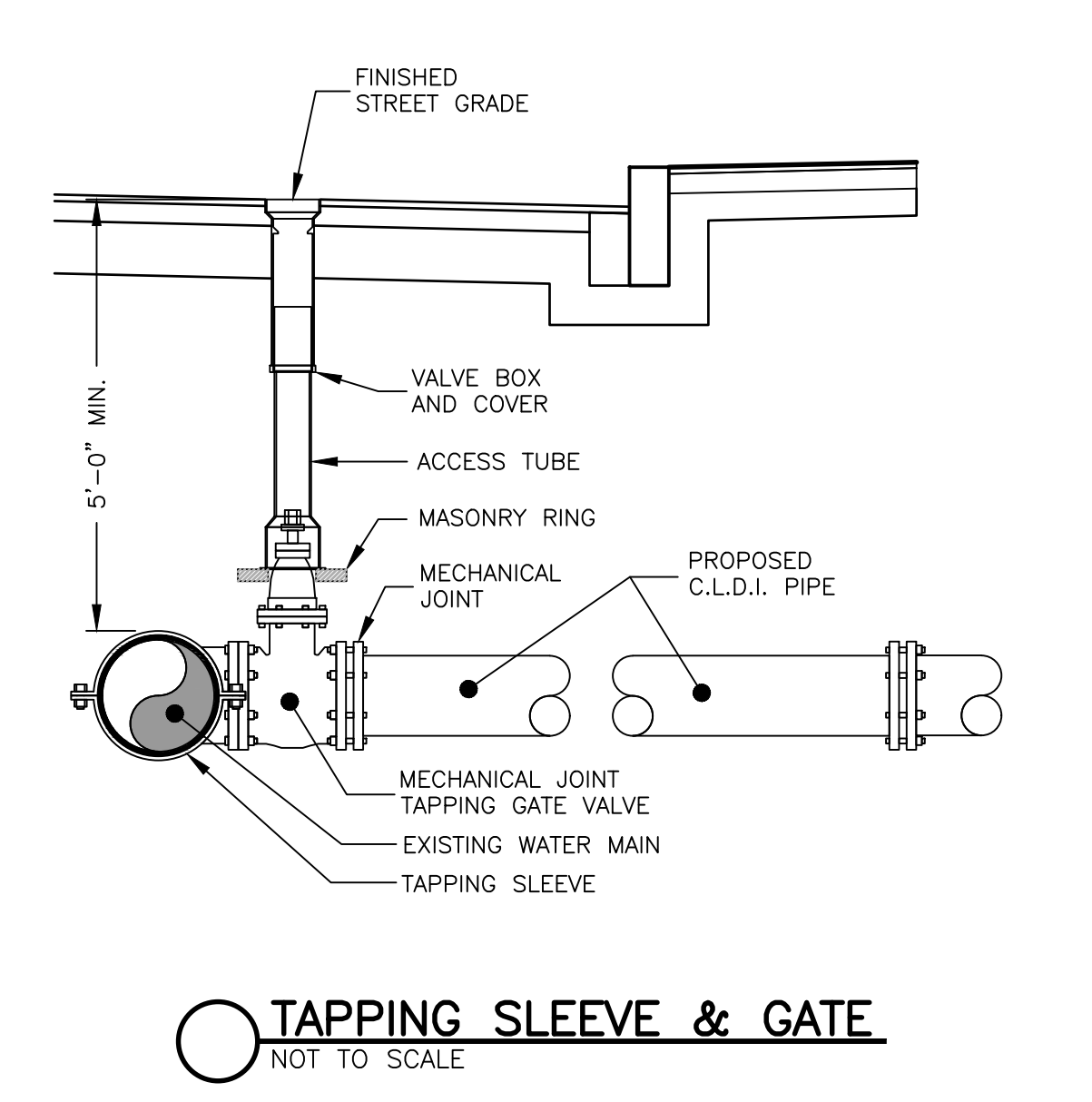
DRAIN TRENCH
NOT TO SCALE

NOTES:
1. ALL MATERIAL SHALL CONFORM TO TOWN OF WENHAM DEPARTMENT OF PUBLIC WORKS.
2. NEW ROADWAY CONSTRUCTION SHALL CONFORM TO CITY/TOWN SPECIFICATIONS.
3. IN LIEU OF THE 12\"/>



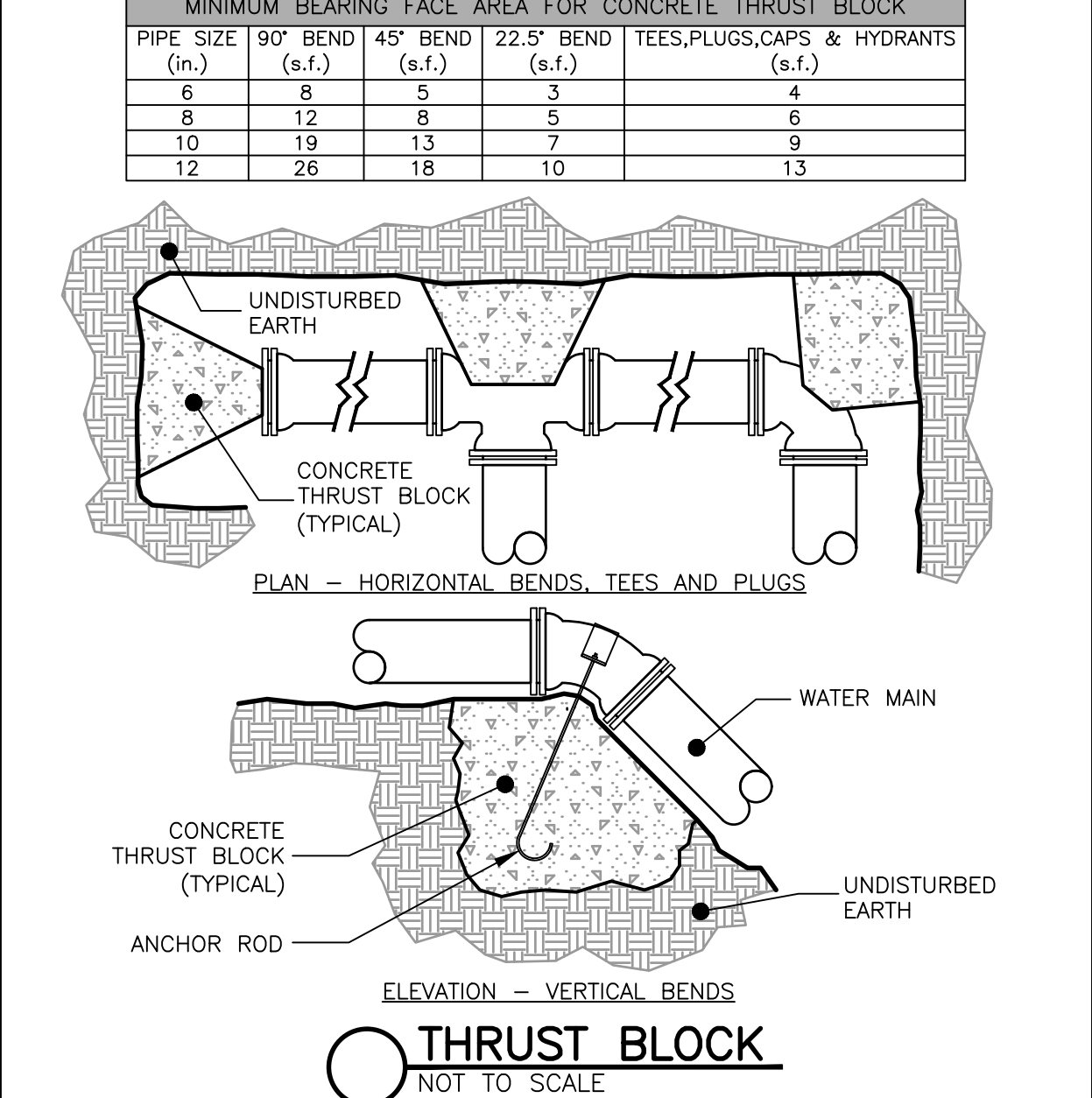
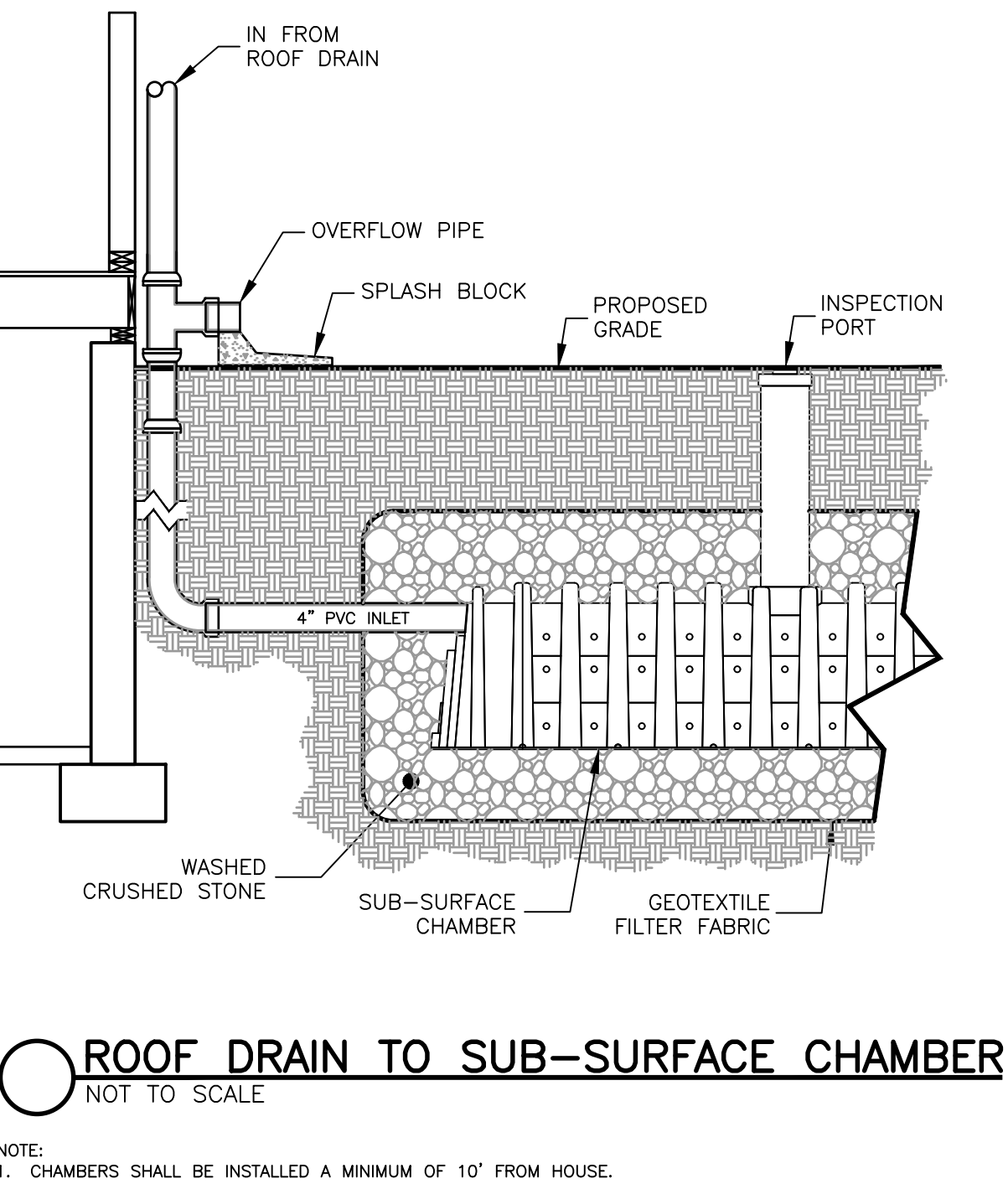
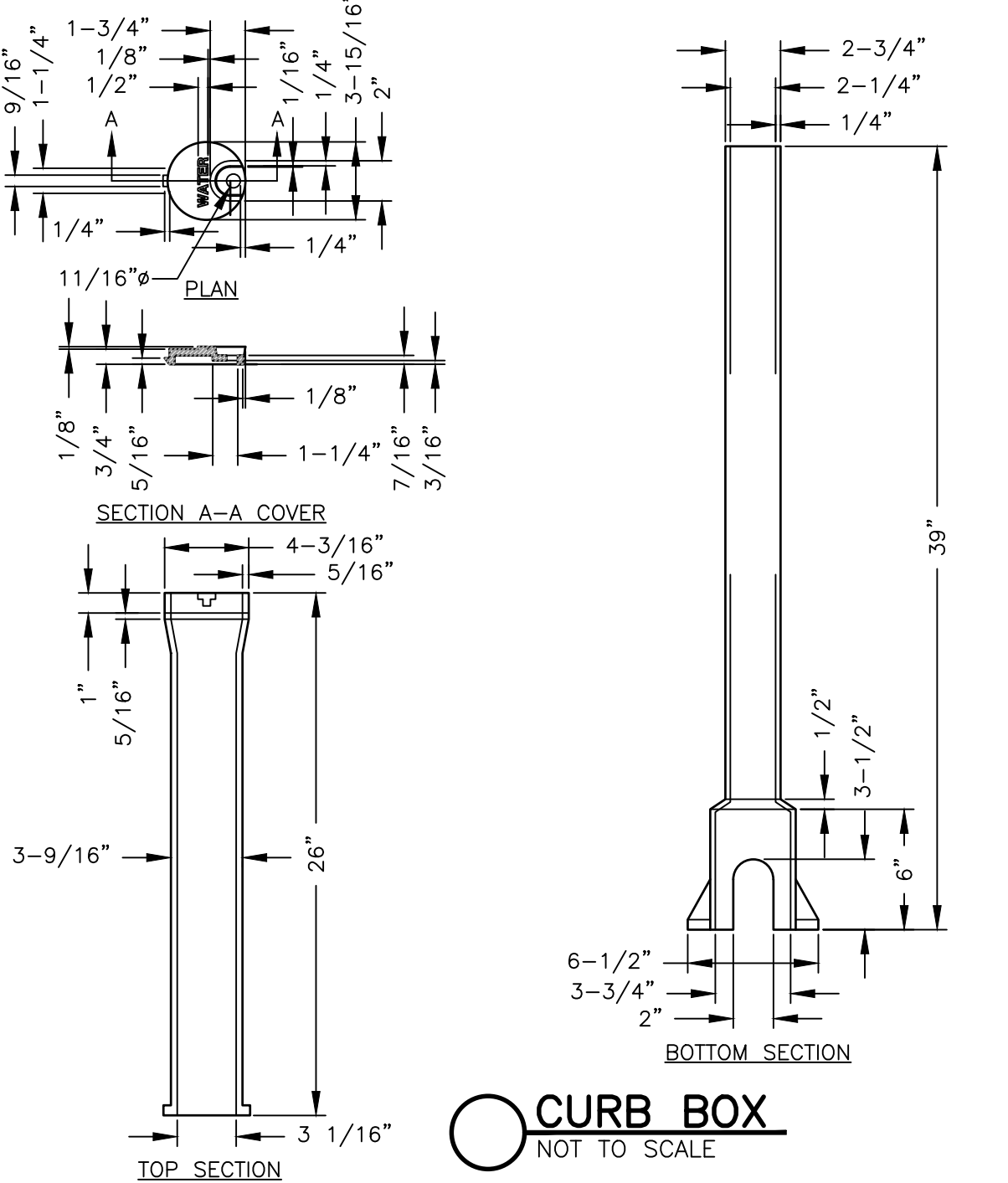
HYDRANT & VALVE BOX
NOT TO SCALE

NOTES:
1. ALL MATERIALS SHALL CONFORM TO WENHAM WATER DEPARTMENT.
2. WATER MAIN SHALL HAVE A MINIMUM PIPE DEPTH OF 5'-0\"/>



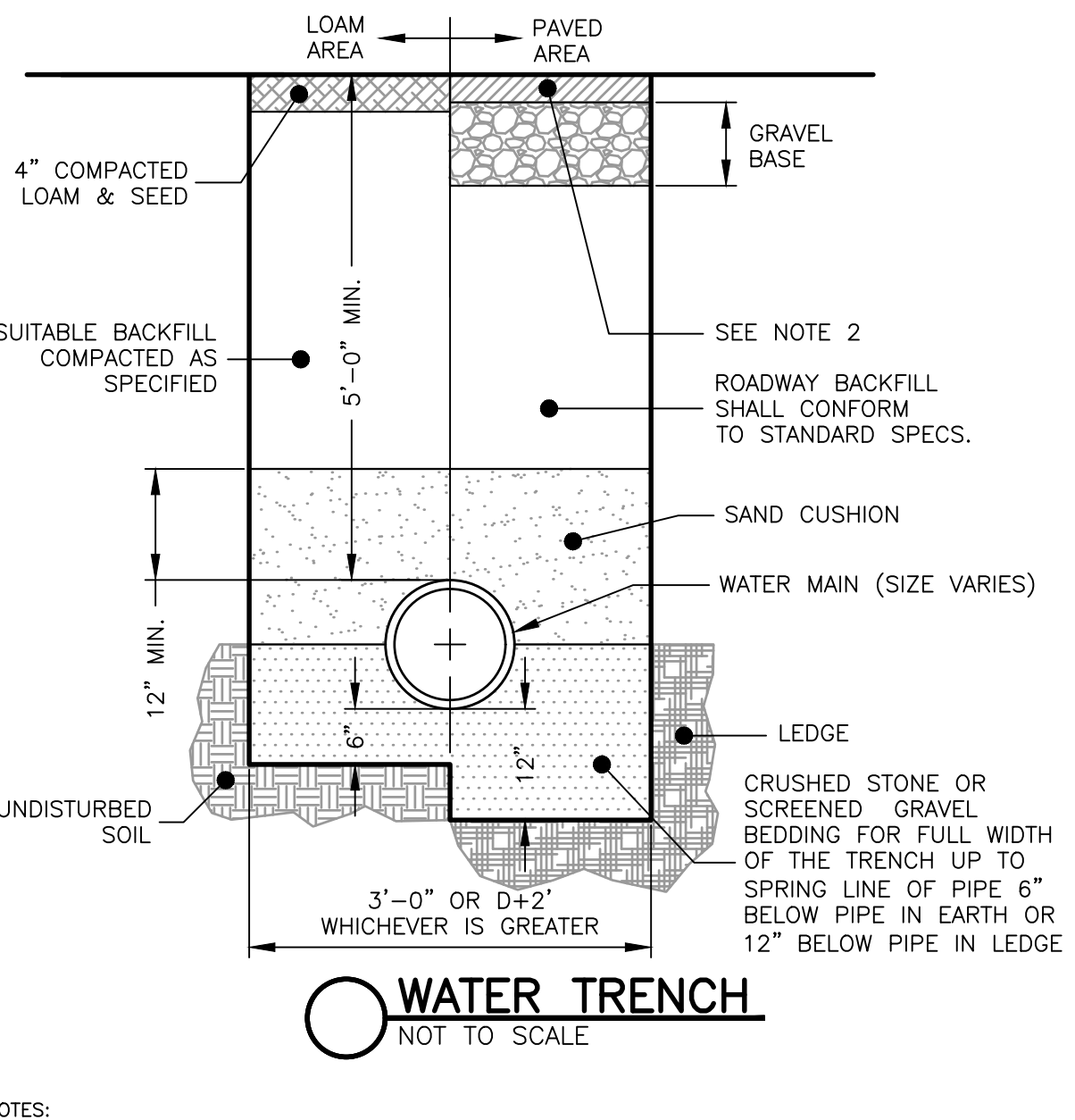
TAPPING SLEEVE & GATE
NOT TO SCALE

NOTES:
1. CONCRETE THRUST BLOCK TO BE USED ONLY WHERE IT WILL BEAR ON UNDISTURBED EARTH.
2. USE RESTRAINED JOINT FITTINGS OR TIE RODS WHERE CONCRETE THRUST BLOCK IS UNACCEPTABLE.
3. SIZE OF BLOCK OR MEGALUG TO BE DESIGNED FOR SPECIFIC CONDITIONS.



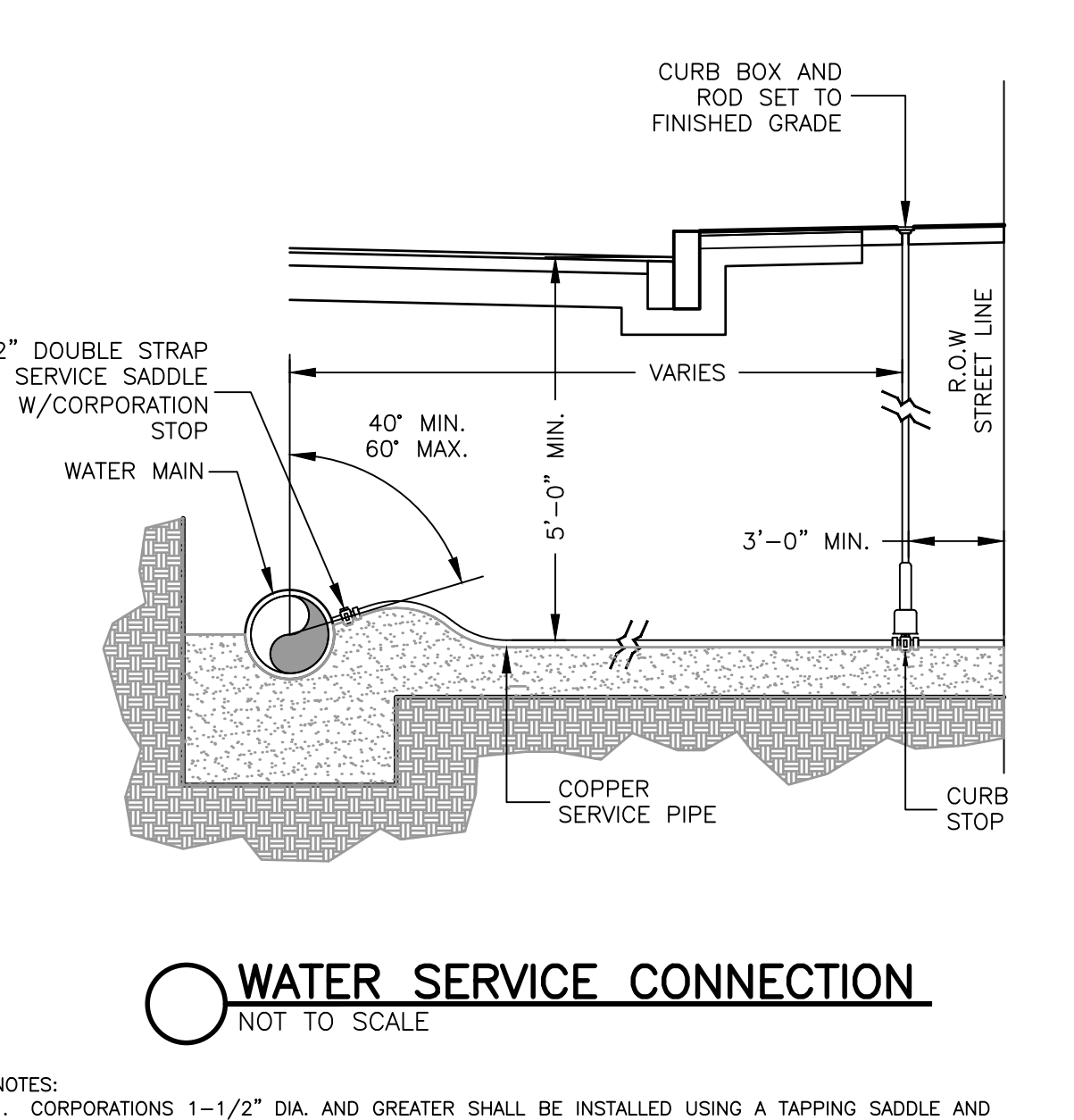
THRUST BLOCK
NOT TO SCALE

NOTES:
1. THRUST BLOCKS TO BE 3000 PSI CONCRETE PLACED AGAINST UNDISTURBED MATERIAL. KEEP CONCRETE CLEAR OF MECHANICAL JOINTS.
2. STONE BACKING MAY BE SUBSTITUTED FOR CONCRETE THRUST BLOCKS PROVIDED THE STONE(S) ARE OF EQUAL SIZE AND BEAR ON UNDISTURBED EARTH.
3. USE OF JOINT RESTRAINT SYSTEMS SHALL NOT ELIMINATE THRUST BLOCK REQUIREMENTS (WHERE POSSIBLE).



WATER TRENCH
NOT TO SCALE

NOTES:
1. ALL MATERIAL SHALL CONFORM TO TOWN OF WENHAM DEPARTMENT OF PUBLIC WORKS.
2. NEW ROADWAY CONSTRUCTION SHALL CONFORM TO CITY/TOWN SPECIFICATIONS.
3. IN LIEU OF THE 12\"/>



WATER SERVICE CONNECTION
NOT TO SCALE

NOTES:
1. CORPORATIONS 1-1/2\"/>

10		
9		
8		
7		
6		
5		
4	Peer Review (Salem Beverly Water Board)	3/7/2017
3	DEP Comments	2/7/2017
2	DEP Comments	11/10/2016
1	Peer review (salem/beverly water supply)	11/10/2014
No.	Revision	Date

Seal	
DETAIL SHEET SPRING HILL FARMS WENHAM, MASS.	
Applicant Spring Hill Ventures 54 Dodge Street Beverly, MA 01915	Engineer Hayes Engineering, Inc. 603 Salem Street Wakefield, Mass. 01860 www.hayeseng.com
Scale: None	May 21, 2014
WENHAM PLANNING BOARD	
Application Filed: _____ Final Plan Filed: _____ Hearing Date: _____ Plan Approved: _____ Plan Signed: _____	
SHEET 1 OF 4	
SHEET 14 OF 17	



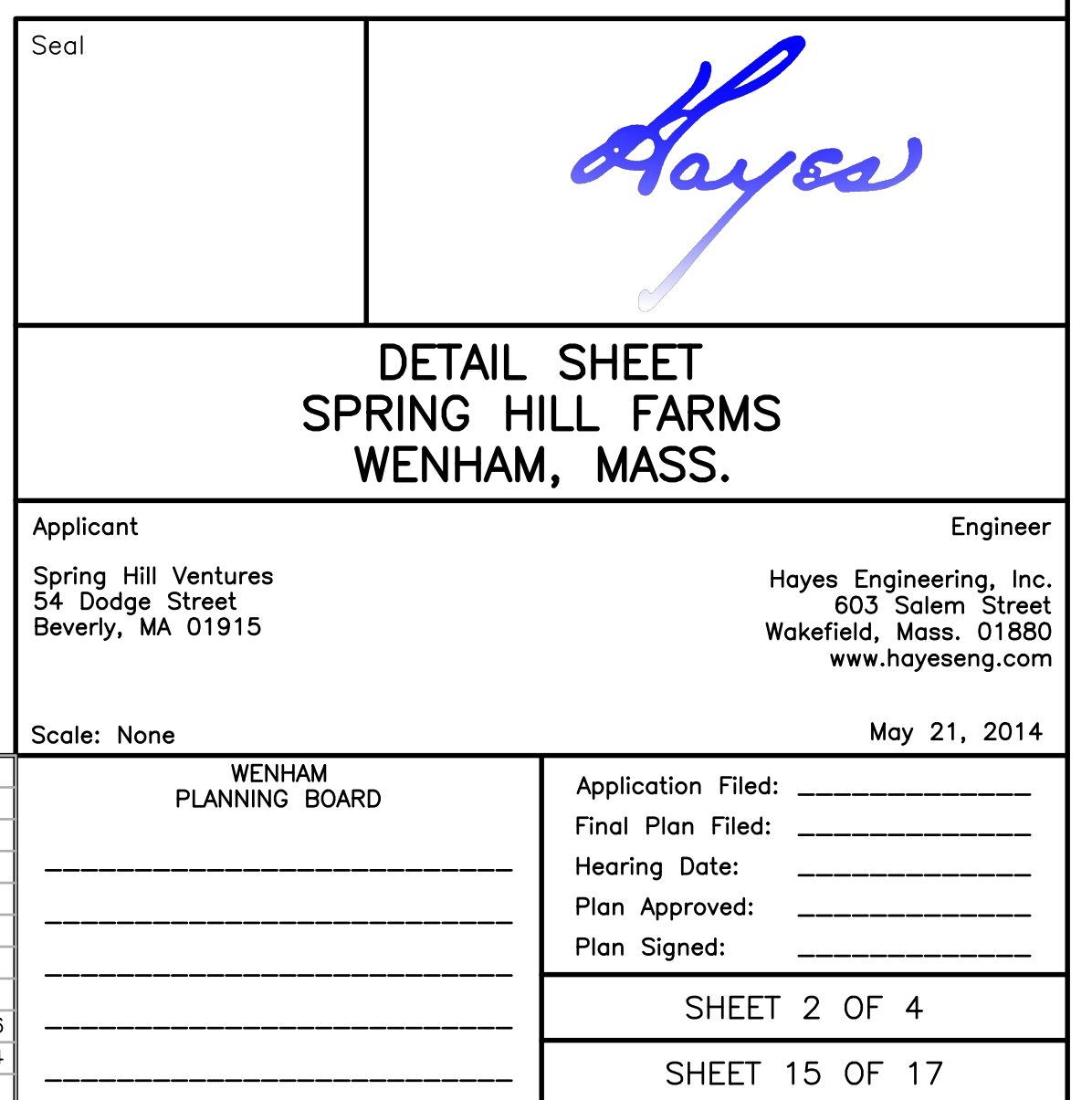
 **SLOPED GRANITE CURB**
NOT TO SCALE

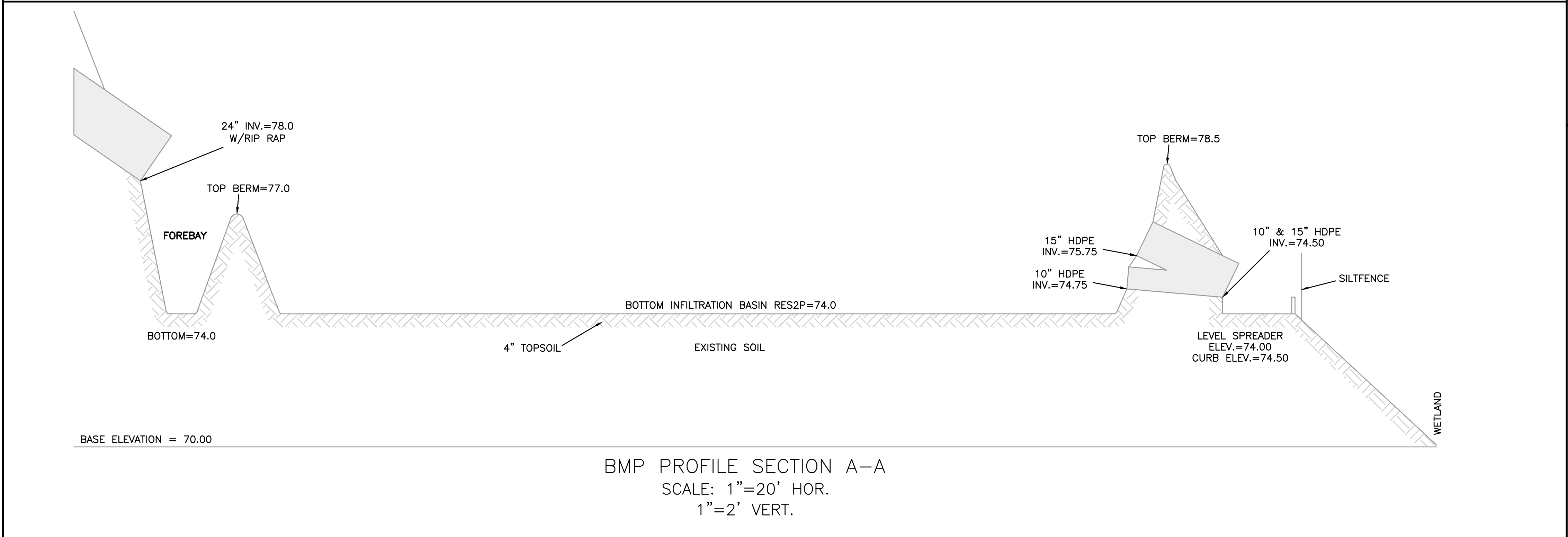
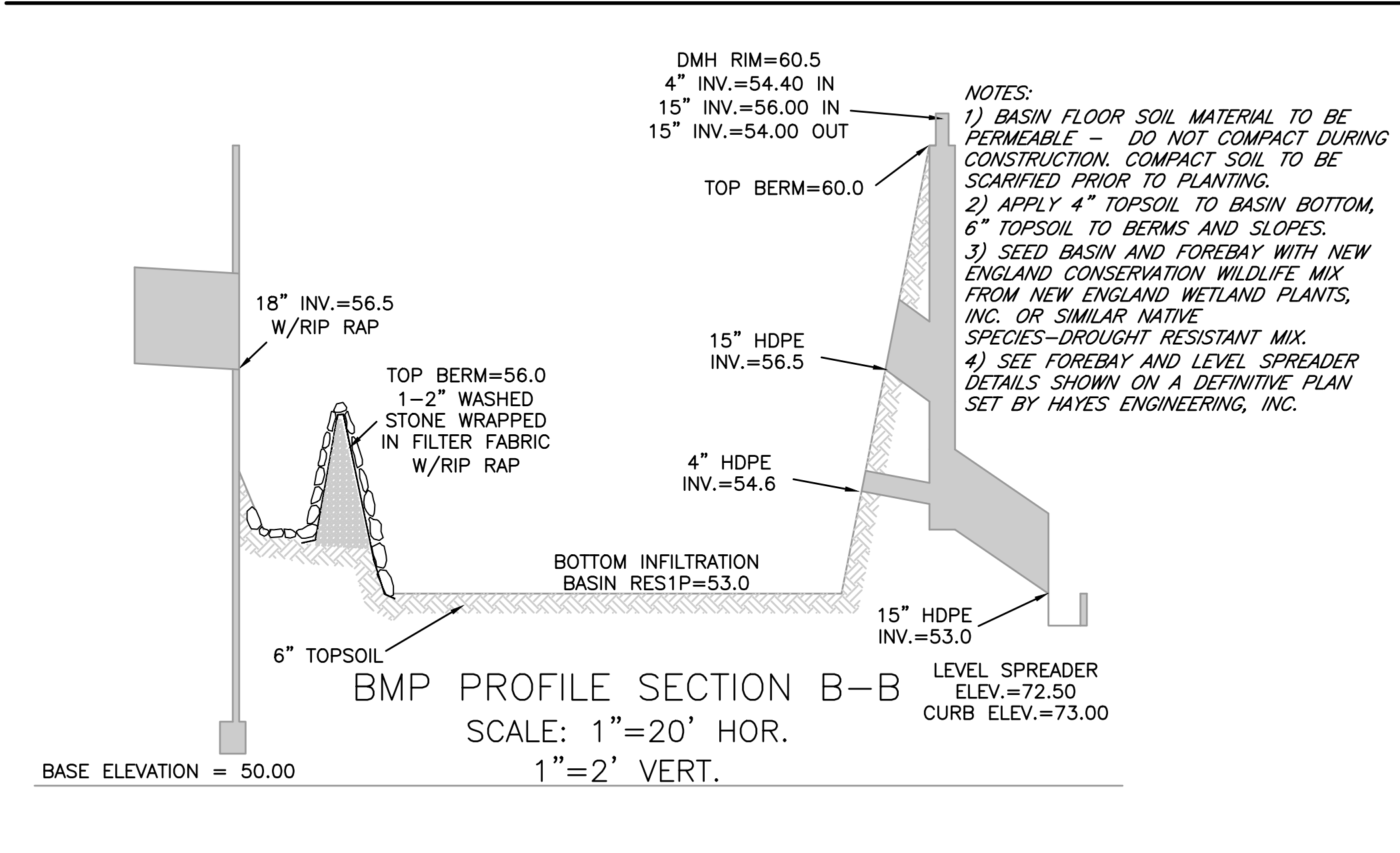
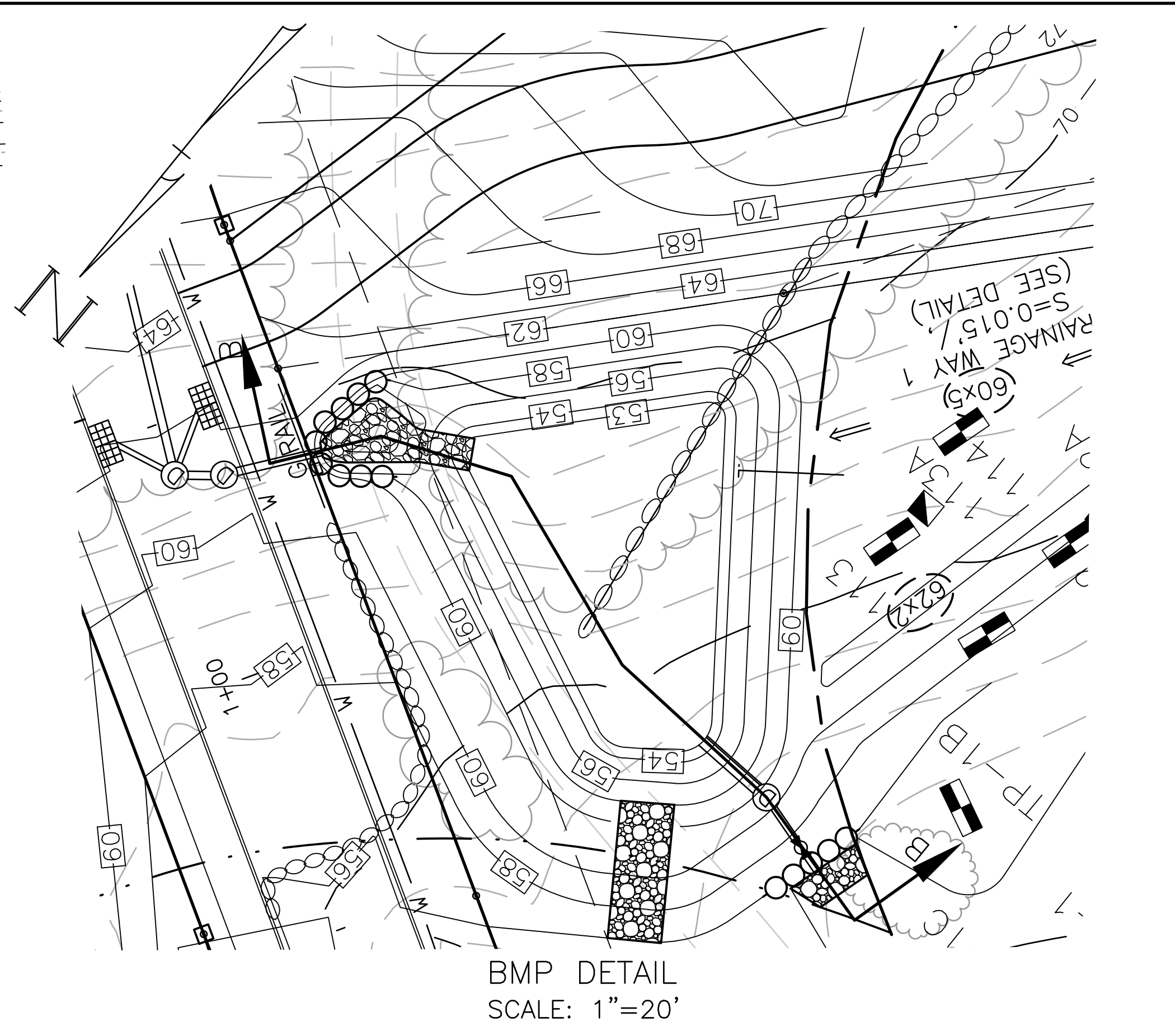
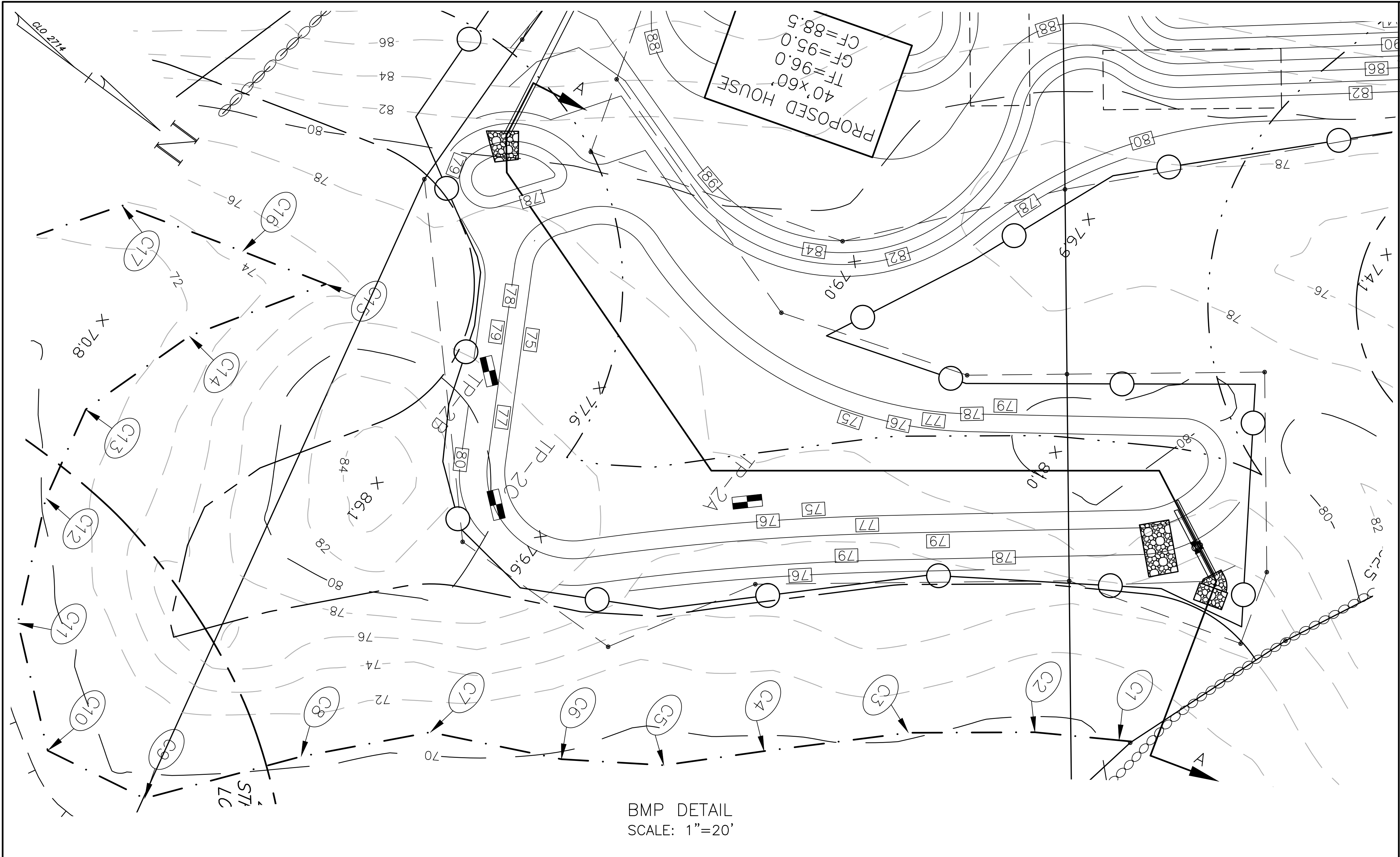


 **SILT FENCE**
NOT TO SCALE

DECIDUOUS TREE PLANTING

LEVEL SPREADER
NOT TO SCALE

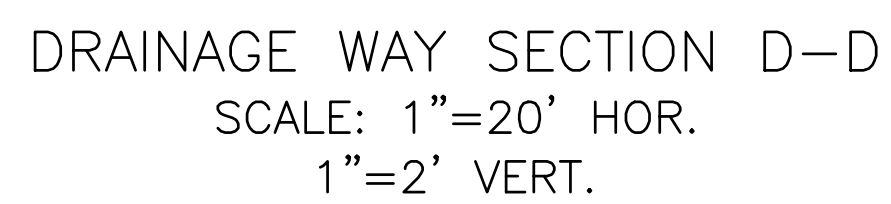




Seal			
Applicant		Engineer	
Spring Hill Ventures 54 Dodge Street Beverly, MA 01915		Hayes Engineering, Inc. 603 Salem Street Wakefield, Mass. 01860 www.hayeseng.com	
Scale: 1"=AS NOTED		March 7, 2017	
WENHAM PLANNING BOARD		Application Filed: _____ Final Plan Filed: _____ Hearing Date: _____ Plan Approved: _____ Plan Signed: _____	
10 9 8 7 6 5 4 3 2 1		SHEET 3 OF 4	
No. Revision Date		SHEET 16 OF 17	



DRAINAGE WAY SECTION C-C
SCALE: 1"=20' HOR.
1"=2' VERT.



10		
9		
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2		
1		
No.	Revision	Date

Seal	
<div style="display: flex; justify-content: space-around; align-items: center;"> <div style="text-align: center;"> <p>0' 10' 20' 40' 60'</p> </div> <div style="text-align: center;"> </div> </div>	
<h2 style="margin: 0;">DRAINAGE WAY DETAILS</h2> <h2 style="margin: 0;">SPRING HILL FARMS</h2> <h2 style="margin: 0;">WENHAM, MASS.</h2>	
Applicant Spring Hill Ventures 54 Dodge Street Beverly, MA 01915	Engineer Hayes Engineering, Inc. 603 Salem Street Wakefield, Mass. 01880 www.hayeseng.com
Scale: 1" = AS NOTED	
WENHAM PLANNING BOARD _____ _____ _____ _____ _____	Application Filed: _____ Final Plan Filed: _____ Hearing Date: _____ Plan Approved: _____ Plan Signed: _____
<div style="border: 1px solid black; display: inline-block; padding: 5px 20px;">SHEET 4 OF 4</div>	
<div style="border: 1px solid black; display: inline-block; padding: 5px 20px;">SHEET 17 OF 17</div>	