



Massachusetts Department of Environmental Protection

Bureau of Resource Protection - Wetlands

Boston (West

Roxbury)

City/Town

WPA Form 1- Request for Determination of Applicability

Massachusetts Wetlands Protection Act M.G.L. c. 131, §40

A. General Information

Important: When filling out forms on the computer, use only the tab key to move your cursor - do not use the return key.



- 1. Applicant: C.A.D. Builders, LLC ... 2. Representative (if any): Norwood Engineering Co., Inc.

B. Determinations

- 1. I request the Boston Conservation Commission make the following determination(s). Check any that apply: a. whether the area depicted... b. whether the boundaries... c. whether the work... d. whether the area and/or work... e. whether the following scope of alternatives...



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C. Project Description

1. a. Project Location (use maps and plans to identify the location of the area subject to this request):

2 Starling St., 34 & 36 Willet St.
Street Address

Boston (West Roxbury)
City/Town

Assessors Map/Plat Number

2003313000 & 2003314000
Parcel/Lot Number

b. Area Description (use additional paper, if necessary):

Three existing vacant lots to be used for the construction of single family homes with appurtenant utilities on the 3 separate lots.

c. Plan and/or Map Reference(s):

Permit No. ERT917503, BOA No.942790, BWSC Site Plan No. 21____,
2 Starling Street - (Lot T), Boston, Mass., (West Roxbury - 02132 - 4132)

April 6, 2021
Date

BWSC Site Plan No. 21____, 34 Willet Street - (Lot V), Boston, Mass., (West
Roxbury - 02132 - 4132)

May 1, 2021
Date

BWSC Site Plan No. 21____, 36 Willet Street - (Lot W), Boston, Mass., (West
Roxbury - 02132 - 4132)

May 17, 2021
Date

2. a. Work Description (use additional paper and/or provide plan(s) of work, if necessary):

Construction of single family homes with appurtenant utilities on 3 separate lots. The wetland that the Buffer Zone is associated with is across Willet Street at the rear of the lots on the opposite side of the street. The work in the Buffer Zone is associated with yard grading that involves the construction of retaining walls that are located in proximity to the lot frontage on Willet Street. The work is located approximately 90' from the wetland.



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C. Project Description (cont.)

b. Identify provisions of the Wetlands Protection Act or regulations which may exempt the applicant from having to file a Notice of Intent for all or part of the described work (use additional paper, if necessary).

3. a. If this application is a Request for Determination of Scope of Alternatives for work in the Riverfront Area, indicate the one classification below that best describes the project.

- Single family house on a lot recorded on or before 8/1/96
- Single family house on a lot recorded after 8/1/96
- Expansion of an existing structure on a lot recorded after 8/1/96
- Project, other than a single-family house or public project, where the applicant owned the lot before 8/7/96
- New agriculture or aquaculture project
- Public project where funds were appropriated prior to 8/7/96
- Project on a lot shown on an approved, definitive subdivision plan where there is a recorded deed restriction limiting total alteration of the Riverfront Area for the entire subdivision
- Residential subdivision; institutional, industrial, or commercial project
- Municipal project
- District, county, state, or federal government project
- Project required to evaluate off-site alternatives in more than one municipality in an Environmental Impact Report under MEPA or in an alternatives analysis pursuant to an application for a 404 permit from the U.S. Army Corps of Engineers or 401 Water Quality Certification from the Department of Environmental Protection.

b. Provide evidence (e.g., record of date subdivision lot was recorded) supporting the classification above (use additional paper and/or attach appropriate documents, if necessary.)



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D. Signatures and Submittal Requirements

I hereby certify under the penalties of perjury that the foregoing Request for Determination of Applicability and accompanying plans, documents, and supporting data are true and complete to the best of my knowledge.

I further certify that the property owner, if different from the applicant, and the appropriate DEP Regional Office were sent a complete copy of this Request (including all appropriate documentation) simultaneously with the submittal of this Request to the Conservation Commission.

Failure by the applicant to send copies in a timely manner may result in dismissal of the Request for Determination of Applicability.

Name and address of the property owner:

C.A.D. Builders, LLC

Name

200 Revere Street

Mailing Address

Canton

City/Town

MA

State

02021

Zip Code

Signatures:

I also understand that notification of this Request will be placed in a local newspaper at my expense in accordance with Section 10.05(3)(b)(1) of the Wetlands Protection Act regulations.

Signature of Applicant

5/27/2021

Date

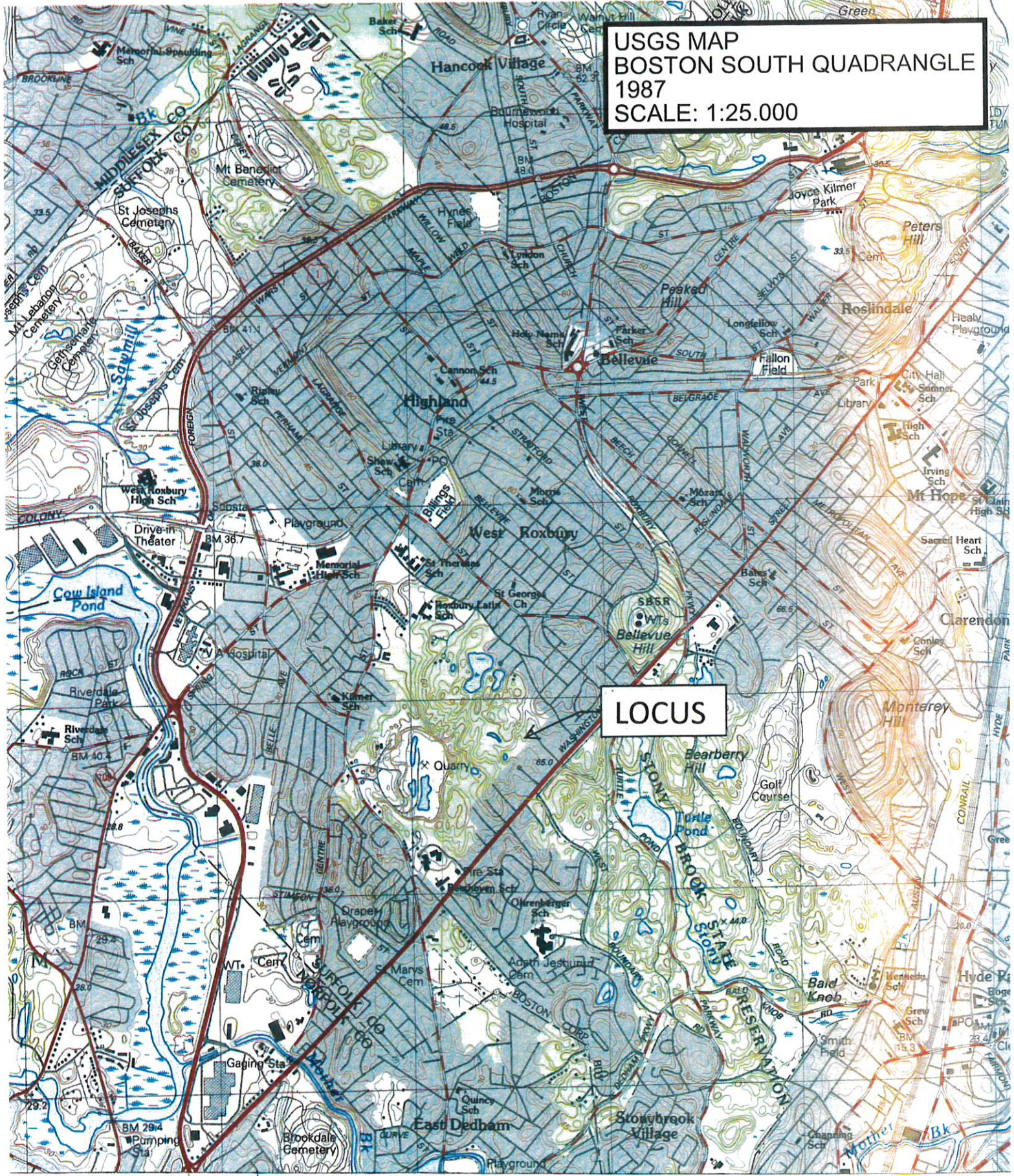
Signature of Representative (if any)

5/27/21

Date

Matthew D. Smith
President
NORWOOD ENGINEERING CO. INC

USGS MAP
BOSTON SOUTH QUADRANGLE
1987
SCALE: 1:25,000



LOCUS

20 2.5 KM. TO INTERSTATE 95 21 10' 22 23 24 7' 30" 25



SCALE 1:25 000
1 CENTIMETER ON THE MAP REPRESENTS 250 ME
CONTOUR INTERVAL 3 M

National Flood Hazard Layer FIRMette



Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS

- Without Base Flood Elevation (BFE)
Zone A, V, A99
- With BFE or Depth *Zone AE, AO, AH, VE, AR*
- Regulatory Floodway

OTHER AREAS OF FLOOD HAZARD

- 0.2% Annual Chance Flood Hazard, Area of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile *Zone J*
- Future Conditions 1% Annual Chance Flood Hazard *Zone X*
- Area with Reduced Flood Risk due to Levee. See Notes. *Zone X*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS

- NO SCREEN
- Area of Minimal Flood Hazard *Zone X*
- Effective LOMRS
- Area of Undetermined Flood Hazard *Zone*

GENERAL STRUCTURES

- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

OTHER FEATURES

- Cross Sections with 1% Annual Chance Water Surface Elevation
- Coastal Transact
- Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transact Baseline
- Profile Baseline
- Hydrographic Feature

MAP PANELS

- Digital Data Available
- No Digital Data Available
- Unmapped

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.



This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 4/2/2021 at 12:13 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.

PROJECT NARRATIVE:

Request for Determination of Applicability
2 Starling Street, 34 Willet Street, and 36 Willet Street (Lots T, V, and W)
West Roxbury, Massachusetts
November 30, 2021

This Request for Determination of Applicability has been filed under the Massachusetts Wetlands Protection Act (M.G.L. Ch. 131, § 40; the “Act”) and its implementing regulations (310 CMR 10.00 *et seq.*; the “Regulations”) and the City of Boston Wetlands Protection and Climate Adaptation Ordinance (Chapter VII, Section 7-1.4; the “Ordinance”) and Boston Wetlands Regulations (the “Ordinance Regulations”). A small portion of each of the three lots considered in this Request occurs within the outermost portion of the 100’ Buffer Zone to Bordering Vegetated Wetlands (Wetland B) under the Act and Ordinance. As such, the Applicant, C.A.D. Builders LLC, seeks a Negative Determination of Applicability (i.e., Negative Determination 3 under the Act and Negative Determination 6 under the Ordinance) for the proposed work or activities within the outermost 100’ Buffer Zone associated with the construction of three single-family houses with associated site features at 2 Starling Street (Lot T), 34 Willet Street (Lot V), and 36 Willet Street (Lot W), West Roxbury, Massachusetts.

Existing Conditions and Wetland Resource Areas:

The existing conditions of the lots and the wetland resources on or near the subject lots are described in the Wetland Resource Evaluation, prepared by EcoTec, Inc., dated January 12, 2021, revised July 16, 2021, a copy of which was included as part of the Request for Determination of Applicability. As shown on the Site Plans and in the above-referenced Wetland Resource Evaluation, the jurisdictional area that occurs on the subject lots is the 100’ Buffer Zone to Bordering Vegetated Wetlands (Wetland B) under the Act and Ordinance. The 100’ Buffer Zone is not a wetland resource area under the Act but is a wetland resource area under the Ordinance. Land under Water, Bank, Bordering Vegetated Wetlands, Land Subject to Flooding, and Riverfront Area under the Act do not occur on these lots; Land Under Water, Bank, Freshwater Wetlands, Land Subject to Flooding, Riverfront Area, and Waterfront Area under the Ordinance do not occur on these lots. Lastly, the area is not mapped as Priority Habitat or Estimated Habitat by the Massachusetts Natural Heritage and Endangered Species Program; Certified or Potential Vernal Pools are not mapped on the lots covered by the Request.

Proposed Work:

To put this Request for Determination of Applicability into perspective, the three lots total 18,476± square feet with 681± square feet or 3.7% of these lots comprising 100’ Buffer Zone to Bordering Vegetated Wetlands. Based upon the Site Plans, no work on the lots is proposed within any other wetland resource area under the Act or Ordinance. Based upon the Site Plans, the three proposed single-family houses are proposed entirely outside of the 100’ Buffer Zone; the activities proposed within the 100’ Buffer Zone are described by lot as follows:

- Approximately 60± square feet of the 5,876± square foot 2 Starling Street (Lot T) lot consists of 100’ Buffer Zone; the proposed work consists of the installation of an erosion control barrier (i.e., entrenched siltation fence fronted by compost sock), the installation of 18± linear feet of retaining wall, and associated grading and lawn;
- Approximately 227± square feet of the 6,400± square foot 34 Willet Street (Lot V) lot consists of 100’ Buffer Zone; the proposed work consists of the installation of an erosion control barrier (i.e.,

entrenched siltation fence fronted by compost sock with compost sock only at the proposed driveway), the installation of 43± linear feet of retaining wall, the installation of 16± square feet of paved driveway, installation of short segments of water and sewer line, and associated grading and lawn; and

- Approximately 394± square feet of the 6,200± square foot 36 Willet Street (Lot W) lot consists of 100' Buffer Zone; the proposed work consists of the installation of an erosion control barrier (i.e., entrenched siltation fence fronted by compost sock with compost sock only at the proposed driveway), the installation of 49± linear feet of retaining wall, the installation of 80± square feet of paved driveway including a trench drain to collect driveway runoff, installation of short segments of water and sewer line, and associated grading and lawn.

Again, the work proposed within the limited areas of 100' Buffer Zone on these lots is minor. The area to be impacted is early successional meadow. The adjacent resource area (i.e., Wetland B) is located across Willet Street 90 feet or more from these lots. Approximately 96± square feet of the 681± square feet (i.e., 14.1%) of the 100' Buffer Zone on the lots is proposed as impervious surface (i.e., pavement). Erosion controls including siltation fence and compost socks and silt sacks in the adjacent catch basins are proposed. Infiltration of roof and driveway runoff for the roof and driveway area on each of the three lots is proposed.

The vast majority of the proposed work on the lots occurs outside geographic jurisdiction under the Act and Ordinance and it not subject to review under the Act or Ordinance. That said, the remainder of this narrative has been provided to describe the means and methods associated with the proposed work and address compliance with applicable performance standards that exist for protected areas within which work is proposed. The proposed work as a whole is best characterized as the development of three adjacent single-family house lots with very limited work proposed within the 100' Buffer Zone to Bordering Vegetated Wetlands under the Act and Ordinance. Again, no work is proposed within wetland resource areas under the Act or Ordinance.

The proposed work on the subject lots includes installation of an erosion control barrier comprising entrenched siltation fence fronted by a compost sock (or compost sock only at the proposed driveways), site preparation, construction of one single-family house with full basement with one-car garage and front porch, paved driveway, front walkway, wood or composite rear deck with stairs and landing, various retaining walls, and associated grading, lawn, and landscaping on each of the three lots. The proposed garage at each house reduces the area of pavement, provides for two cars to be parked on each lot, and increases greenspace on each lot. As detailed on the Site Plans, a total of 5,842± square feet or 31.6% of the 18,476± square foot combined lot area is considered impervious, with the balance (i.e., 68.4%) considered pervious or vegetated. Again, within the 100' Buffer Zone, 96± square feet of the 681± square feet (i.e., 14.1%) of 100' Buffer Zone on the lots is proposed as impervious surface (i.e., pavement). The various proposed retaining walls will provide for more level yards, will reduce runoff, and promote additional infiltration on the lots. Again, over two-thirds of the area on the three lots is proposed to be pervious or vegetated under the developed condition.

The means and measures to protect the adjacent wetland resources and to mitigate project impacts include the installation of an erosion control barrier comprising entrenched silt fence fronted by compost sock (or compost sock only at driveways) as shown on the Site Plan and the installation of drain inlet protection (e.g., silt sacks) in all catch basins proximate to the subject lots. The erosion control measures will be installed prior to any other work on the lots, will be maintained throughout construction, and will be removed at the end of the proposed work after the site is stable and with the authorization of the issuing authority.

To mitigate project impacts post-construction, the design for each lot provides for recharge of one inch of rainfall over all impervious surfaces on each lot, including the house and driveway, to the ground. The proposed infiltration systems have inspection ports and will be subject to an operations and maintenance plan. Upon the completion of the proposed project, each lot will be fully stabilized by structure, pavement, lawn, and landscaping. Again, the various retaining walls will provide for more level yards, will reduce runoff from each lot, and will promote additional infiltration on each lot.

Although the means and measures to be used will be finalized and implemented by the contractor, certain generalizations regarding the proposed work may be made. The construction equipment and materials involved will be typical of single-family house construction and all equipment and materials access will be directly from Willet Street (Lots V and W) or Starling Street (Lot T). The generalized construction sequence for the proposed project, subject to modification, is as follows:

1. Install erosion control barrier as shown on the Site Plans; install silt sacks in nearby catch basins; maintain extra supply of erosion control materials (i.e., silt fence, stakes; compost sock, silt sacks, etc.) on site;
2. Clear and grub work area; rough grade the work area;
3. Excavate for house footings and foundation; install footings and pour foundation; backfill foundation; remove excess soil from the work area;
4. Grade for proposed retaining walls; install retaining walls; backfill to the wall;
5. Install stormwater infiltration systems with associated drainage lines;
6. Install subsurface utilities;
7. Grade site; rough-out proposed driveway;
8. Install driveway base;
9. Install proposed deck, steps, and landing; install bulkhead, as necessary
10. Install framing, windows and doors, exterior siding and trim, roof shingles, and gutters and downspouts, connecting to drainage system;
11. Complete driveway paving;
12. Complete final site grading/loam; seed or hydroseed; install landscaping;
13. Complete interior finishes;
14. Once site is stable, request permission to remove the erosion control barrier.

Compliance Evaluation:

Overall, the proposed project is best characterized as the development of three single-family house lots with very limited work proposed within the 100' Buffer Zone to Bordering Vegetated Wetlands (Wetland B) under the Act and Ordinance. Again, the total area of 100' Buffer Zone on the lots is 681± square feet with work proposed in the 100' Buffer Zone limited to erosion control installation, limited driveway and trench drain installation, water and sewer line installation, retaining wall installation, and associated grading and lawn. Based upon the Site Plan, no work is proposed within any other resource area under the Act or Ordinance.

Presently, the Ordinance does not list any performance standards specific to work only within the 100' Buffer Zone and the Ordinance lacks regulations that include specific performance standards for activities within the 100' Buffer Zone. The Ordinance at Section c) which discusses jurisdiction states that "...Buffer Zone is presumed important to the protection of the resource area because activities undertaken in close proximity to resource areas have a reasonable probability of adverse impact upon the wetland or other resource, either immediately, as a consequence of construction, or over time, as a consequence of daily

operation or existence of the activities. These adverse impacts from construction and use can include, without limitation, erosion, siltation, loss of groundwater recharge, degraded water quality, loss of wildlife habitat, degradation of wetland plant habitat, alteration of hydrology, soil contamination, and proliferation of invasive plants.” The discussion provided below relative to the narrative standard under the Act is also applicable to compliance with the intent of the Ordinance.

Under the Act, the 100’ Buffer Zone is not a wetland resource area; that said, Section 10.53(1) of the Regulations provides a narrative standard for work in the 100’ Buffer Zone. Specifically:

“...If the issuing authority determines that a resource area is significant to an interest identified in M.G.L. c. 131, § 40 for which no presumption is stated in the Preamble to the applicable section, the issuing authority shall impose such conditions as are necessary to contribute to the protection of such interests. For work in the buffer zone subject to review under 310 CMR 10.02(2)(b)3., the issuing authority shall impose conditions to protect the interests of the Act identified for the adjacent resource area. The potential for adverse impacts to resource areas from work in the buffer zone may increase with the extent of the work and the proximity to the resource area. The issuing authority may consider the characteristics of the buffer zone, such as the presence of steep slopes, that may increase the potential for adverse impacts on resource areas. Conditions may include limitations on the scope and location of work in the buffer zone as necessary to avoid alteration of resource areas. The issuing authority may require erosion and sedimentation controls during construction, a clear limit of work, and the preservation of natural vegetation adjacent to the resource area and/or other measures commensurate with the scope and location of the work within the buffer zone to protect the interests of the Act. Where a buffer zone has already been developed, the issuing authority may consider the extent of existing development in its review of subsequent proposed work and, where prior development is extensive, may consider measures such as the restoration of natural vegetation adjacent to a resource area to protect the interest of the Act. The purpose of preconstruction review of work in the buffer zone is to ensure that adjacent resource areas are not adversely affected during or after completion of the work.”

Prior to the start of earth moving activities, an erosion control barrier consisting of entrenched siltation fence fronted by compost sock (or compost sock only at the proposed driveways) will be located as shown on the Site Plans. This erosion control barrier will be maintained until each lot is stabilized by building, pavement, or vegetation. Approval of the issuing authority will be received prior to the removal of the erosion control barrier. The proposed retaining walls will serve to limit steep slopes; the proposed retaining walls will generally decrease the slope. The proposed site design, which includes a garage and reduced driveway area, limits impervious surfaces to about one-third of the area of the lots which will serve to reduce the heat island effect associated with the development of these lots. Landscaping that is typical of such projects, will also serve to reduce the heat island effect of lot development. The proposed project results in increased impervious surfaces on the lots and a minimal increase within the 100’ Buffer Zone. However, infiltration systems have been provided to address runoff from each lot that recharge one inch of runoff over the proposed impervious surfaces on each lot. Upon the completion of work on each lot, the work area will be stabilized by structure, pavement, lawn, and landscaping.

Climate Resilience and Adaptation:

The proposed project consists of the construction of a single-family house and associated site features. The vast majority of the work for the project is proposed outside of geographic jurisdiction under the Act and Ordinance. The proposed project has been designed with a one-car garage and minimal pavement to provide on-site parking for two cars; typical landscaping for such projects including trees, saplings, shrubs,

and herbaceous materials will contribute to a reduction of the heat island effect associated with development of these lots. Again, as detailed on the Site Plans, a total of 5,842± square feet or 31.6% of the 18,476± square foot combined lot area is considered impervious, with the balance (i.e., 68.4%) considered pervious or vegetated. Again, within the 100' Buffer Zone, 96± square feet of the 681± square feet (i.e., 14.1%) of the 100' Buffer Zone on the lots is proposed as impervious surface (i.e., pavement). The proposed project is not located in proximity to the coast or to a mapped floodplain. As such, the proposed project is not anticipated to be affected by sea level rise or by flooding from a nearby floodplain. As changes in storm intensity and frequency have been projected into the future, the project has been designed such that the basement floor of each house is located at least ten feet above the elevation of the adjacent wetland. The proposed erosion control barrier will serve to protect the adjacent resources during construction and the proposed infiltration systems will promote groundwater recharge under the developed condition. These features will serve to protect and promote resource area interests and values in the future.

Conclusion:

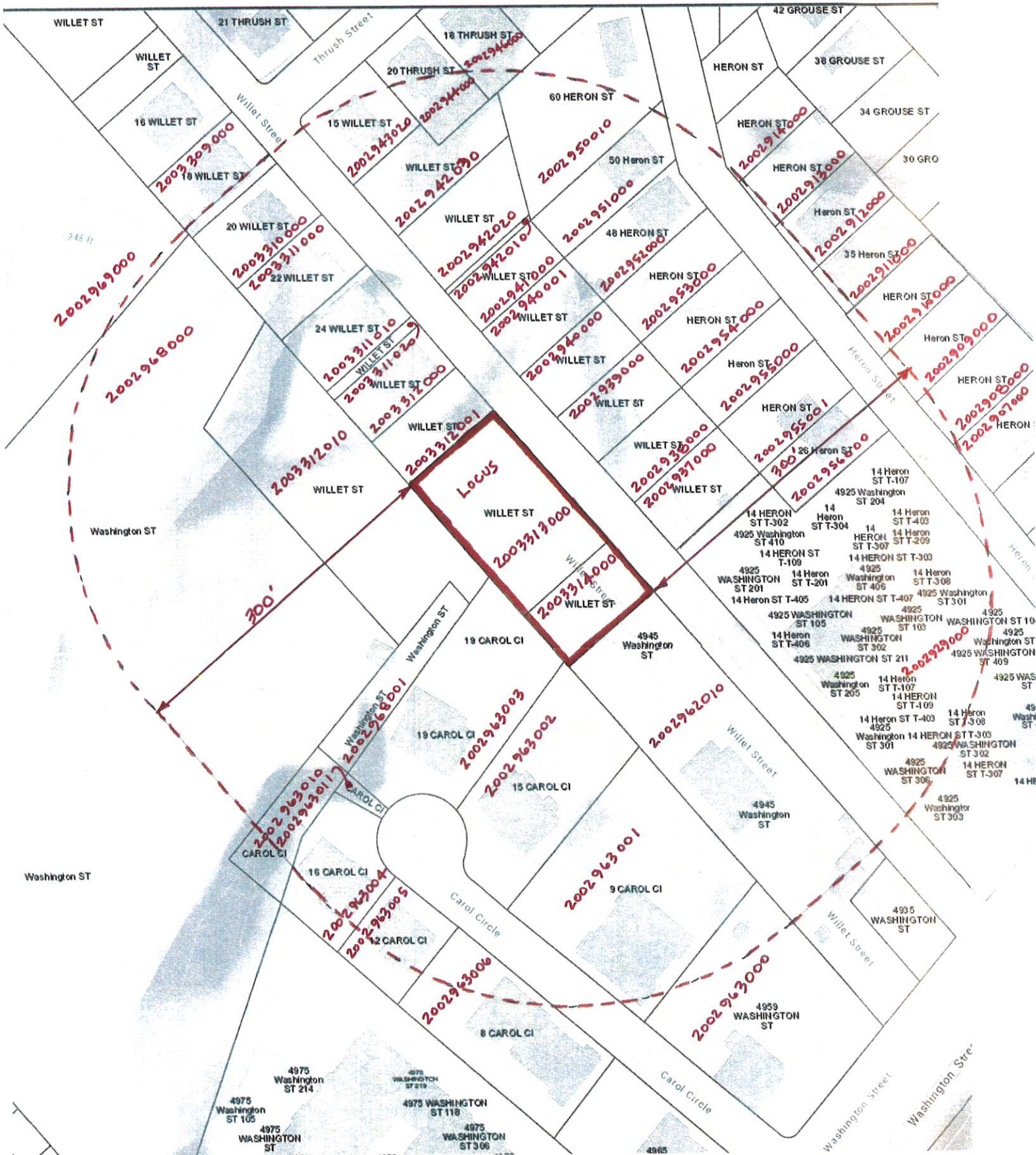
A limited amount of work proposed for this project would occur within the 100' Buffer Zone to Bordering Vegetated Wetlands under the Act and Ordinance. As shown on the Site Plan, no work is proposed within any other wetland resource area under the Act or Ordinance. The Ordinance and its regulations lack performance standards for the 100' Buffer Zone resource area. The 100' Buffer Zone is not a resource area under the Act; the Regulations provide only a narrative standard for work proposed within the 100' Buffer Zone. The intention of these standards is to protect the ability of the adjacent resource area to provide for and protect the statutory interests. Given the above, it is the opinion of Norwood Engineering Co., Inc. that the project is consistent with the provisions of the Act and Ordinance, will serve to protect the applicable statutory and Ordinance interests and values, and qualifies for the issuance of a Negative Determination of Applicability (i.e., Negative 3 under the Act and Negative 6 under the Ordinance) as detailed above in this letter.

Cordially,
NORWOOD ENGINEERING CO., INC.



Matthew Smith, PLS, P.E.
President

300' ASSESSOR'S INFORMATION



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2002955001,2002956000
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West Roxbury, MA 02132

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West Roxbury, MA 02132

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Duxbury, MA 02332

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West Roxbury, MA 02132

ID:2002969000
Roxbury Latin School Trsts
101 St. Theresa Ave.
West Roxbury, MA 02132

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2002942010,2002941000
CAD Builders LLC
200 Revere St.
Canton, MA 02021

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James S. Abdelnour
26 Heron St.
West Roxbury, MA 02132

ID: 2002907000
Margaret Reardon
11 Heron St.
West Roxbury, MA 02132

ID:2002962010
Vacca Property Management LLC
89 Fair Oaks Park
Needham, MA 02492

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2002940000,2002939000
CAD Builders LLC
200 Revere St.
Canton, MA 02021

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Jangyong Miao
19 Carol Circle
West Roxbury, MA 02132

ID:2002963002
Michelangelo Cristaldi, Trsts
338 LaGrange St.
West Roxbury, MA 02132

ID:2002963001,2002963006
Four 965 Realty Ventures LLC
P.O. Box 262
Norwood, MA 02062

ID:2002963000
Eastland Motor Service Corp
4959 Washington St.
West Roxbury, MA 02032

ID: 2002929000
Stony Brook Condominium Trust
4925 Washington St.
West Roxbury, MA 02132

ID: 2002963005
Maria Burgos
12 Carol Circle
West Roxbury, MA 02132

ID: 2002963004
Bay Cove Human Services, Inc.
105 Victory Rd.
Dorchester, MA 02122

ID: 2002963010, 2002963011
Albert A. Kurker
Carol Circle
West Roxbury, MA 02132

ID:2002938000,2002937000

CAD Builders LLC

200 Revere St.

Canton, MA 02021

Translator Affidavit

2 Starling Street

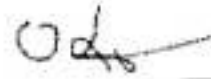
34 & 36 Willet Street

Boston, MA

Regarding the Abutter Notification for 2 Starling Street, 34 Willet Street, and 36 Willet Street; Boston, MA; I make the following Affidavit.

- Boston Linguistics is listed in the Boston Office of Language and Communication Access online list of translators.
- Boston Linguistics MA prepared the translation for the attached abutter location for 2 Starling Street, 34 Willet Street, and 36 Willet Street.

11/8/21



Boston Linguistics MA

INVOICE

Boston Linguistics Ma

2 Rollins St, D 107, Boston, MA 02118

Tax ID: 47-3930514

bostonlinguistics@gmail.com; Website: <http://bostonlinguistics.net>

Invoice No#: 28335

Invoice Date: Nov 8, 2021

Due Date: Dec 8, 2021

\$75.00
AMOUNT DUE

BILL TO

Norwood Engineering Co.Inc
msmith@norwoodengineering.com

SHIP TO

Norwood Engineering Co.Inc

#	ITEMS & DESCRIPTION	QTY/HRS	PRICE	AMOUNT(\$)
1	Translation 1- Translation for 2 Starling Street, 34 Willet Street, and 36 Willet Street into Haitian Creole 2-Signed affidavit	1	\$75.00	\$75.00
			Subtotal	\$75.00
			TOTAL	\$75.00 USD



BABEL NOTICE

English:

IMPORTANT! This document or application contains **important information** about your rights, responsibilities and/or benefits. It is crucial that you understand the information in this document and/or application, and we will provide the information in your preferred language at no cost to you. If you need them, please contact us at cc@boston.gov or 617-635-3850.

Spanish:

¡IMPORTANTE! Este documento o solicitud contiene **información importante** sobre sus derechos, responsabilidades y/o beneficios. Es fundamental que usted entienda la información contenida en este documento y/o solicitud, y le proporcionaremos la información en su idioma preferido sin costo alguno para usted. Si los necesita, póngase en contacto con nosotros en el correo electrónico cc@boston.gov o llamando al 617-635-3850.

Haitian Creole:

AVI ENPÒTAN! Dokiman oubyen aplikasyon sa genyen **enfòmasyon ki enpòtan** konsènan dwa, responsablite, ak/oswa benefis ou yo. Li enpòtan ke ou konprann enfòmasyon ki nan dokiman ak/oubyen aplikasyon sa, e n ap bay enfòmasyon an nan lang ou prefere a, san ou pa peye anyen. Si w bezwen yo, tanpri kontakte nou nan cc@boston.gov oswa 617-635-3850.

Traditional Chinese:

非常重要！ 這份文件或是申請表格包含關於您的權利，責任，和／或福利的重要信息。請您務必完全理解這份文件或申請表格的全部信息，這對我們來說十分重要。我們會免費給您提供翻譯服務。如果您有需要請聯系我們的郵箱 cc@boston.gov 電話# 617-635-3850..

Vietnamese:

QUAN TRỌNG! Tài liệu hoặc đơn yêu cầu này chứa **thông tin quan trọng** về các quyền, trách nhiệm và/hoặc lợi ích của bạn. Việc bạn hiểu rõ thông tin trong tài liệu và/hoặc đơn yêu cầu này rất quan trọng, và chúng tôi sẽ cung cấp thông tin bằng ngôn ngữ bạn muốn mà không tính phí. Nếu quý vị cần những dịch vụ này, vui lòng liên lạc với chúng tôi theo địa chỉ cc@boston.gov hoặc số điện thoại 617-635-3850.

Simplified Chinese:

非常重要！ 这份文件或是申请表格包含关于您的权利，责任，和／或福利的重要信息。请您务必完全理解这份文件或申请表格的全部信息，这对我们来说十分重要。我们会免费给您提供翻译服务。如果您有需要请联联系我们的邮箱 cc@boston.gov 电话# 617-635-3850.

Cape Verdean Creole:

INPURTANTI! Es dukumentu ó aplikason ten **informason inpur tanti** sobri bu direitus, responsabilidadi i/ó benefísius. Ê krusial ki bu intendi informason na es dukumentu i/ó aplikason ó nu ta da informason na língua di bu preferênsia sen ninhun kustu pa bó. Si bu prisiza del, kontata-nu na cc@boston.gov ó 617-635-3850.

Arabic:

مهم! يحتوي هذا المستند أو التطبيق على معلومات مهمة حول حقوقك ومسؤولياتك أو فوائدك. من الأهمية أن تفهم المعلومات الواردة في هذا المستند أو التطبيق. سوف نقدم المعلومات بلغتك المفضلة دون أي تكلفة عليك. إذا كنت في حاجة إليها، يرجى الاتصال بنا على

cc@boston.gov أو 617-635-3850.

Russian:

ВАЖНО! В этом документе или заявлении содержится **важная информация** о ваших правах, обязанностях и/или льготах. Для нас очень важно, чтобы вы понимали приведенную в этом документе и/или заявлении информацию, и мы готовы бесплатно предоставить вам информацию на предпочитаемом вами языке. Если Вам они нужны, просьба связаться с нами по адресу электронной почты cc@boston.gov, либо по телефону 617-635-3850.

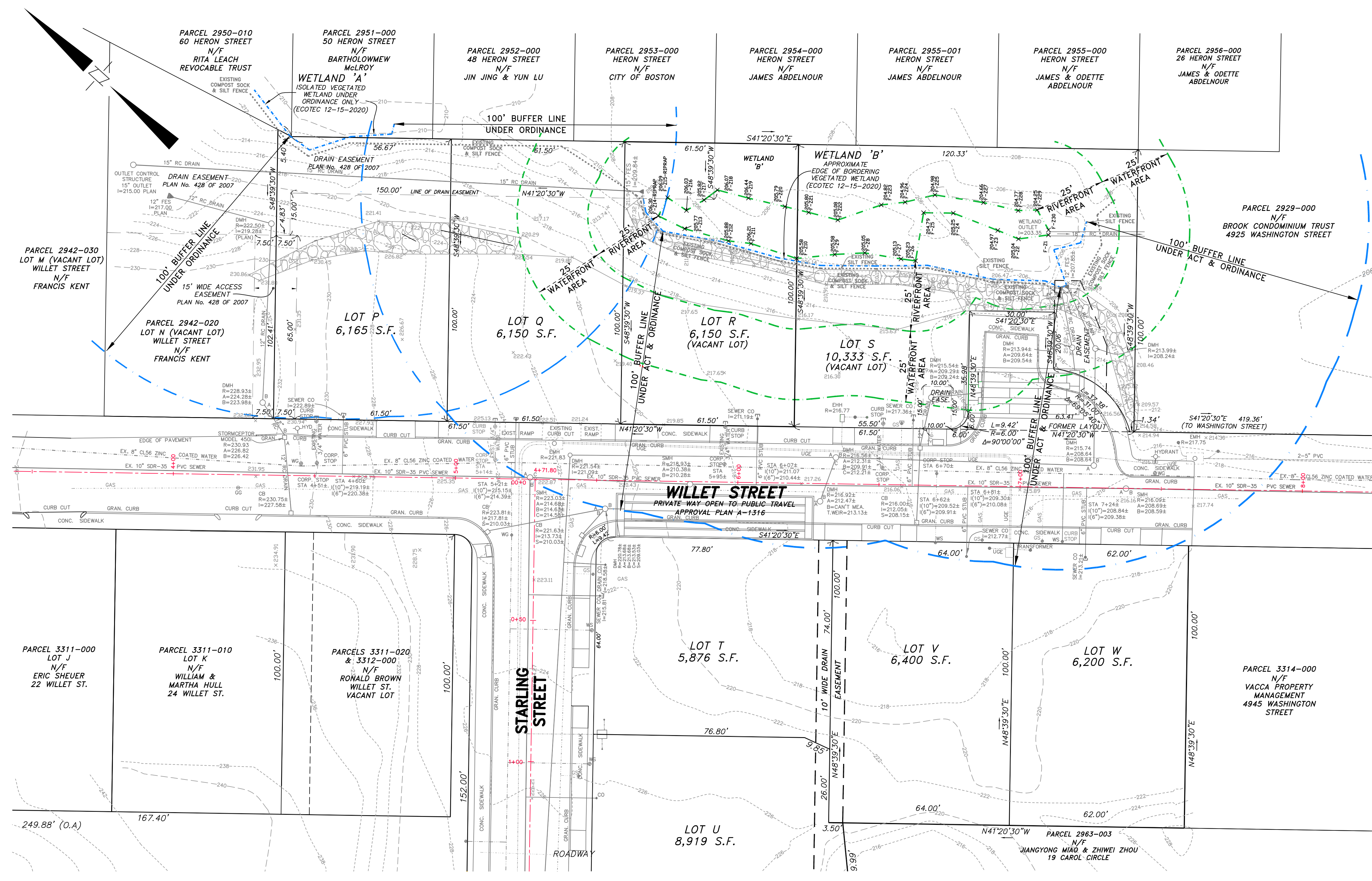
Portuguese:

IMPORTANTE! Este documento ou aplicativo contém **Informações importantes** sobre os seus direitos, responsabilidades e/ou benefícios. É importante que você compreenda as informações contidas neste documento e/ou aplicativo, e nós iremos fornecer as informações em seu idioma de preferência sem nenhum custo para você. Se precisar deles, fale conosco: cc@boston.gov ou 617-635-3850.

French:

IMPORTANT ! Ce document ou cette demande contient des **informations importantes** concernant vos droits, responsabilités et/ou avantages. Il est essentiel que vous compreniez les informations contenues dans ce document et/ou cette demande, que nous pouvons vous communiquer gratuitement dans la langue de votre choix. Si vous en avez besoin, veuillez nous contacter à cc@boston.gov ou au 617-635-3850.





LEGEND

- DRAIN MANHOLE (DMH)
- CATCH BASIN (CB)
- SEWER MANHOLE (SMH)
- ELECTRIC MANHOLE (EMH)
- TELEPHONE MANHOLE (TMH)
- ⊗ GAS GATE (GG)
- ⊗ GAS SERVICE (GS)
- ⊗ WATER GATE (WG)
- ⊗ WATER SERVICE (WS)
- ⊕ HYDRANT (HYD)
- SPLASH BLOCK
- ☆ LIGHT POLE (LP)
- LAMP POST (LAMP)
- UTILITY POLE (UP)
- GC GRANITE CURB (GC)
- CC CONCRETE CURB (CC)
- EP EDGE OF PAVE (EP)

PLAN NOTES

LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE ONLY, AND ARE NOT WARRANTED TO BE CORRECT. UNDERGROUND UTILITIES ARE SHOWN BASED ON RECORD DATA PROVIDED BY THE OPERATING AUTHORITIES, AND HAVE BEEN FIELD INSPECTED WHERE POSSIBLE. ADDITIONAL UTILITIES MAY EXIST WHICH ARE NOT INDICATED ON THESE PLANS. ALL EXISTING UTILITIES SHALL BE VERIFIED FOR SERVICE, SIZE, INVERT ELEVATION, LOCATIONS, ETC. PRIOR TO NEW CONNECTIONS TO OR RELOCATION OF SAME. CONTRACTOR MUST NOTIFY DIG-SAFE AT 1-888-344-7233 AT LEAST 72 HOURS PRIOR TO ANY CONSTRUCTION. NOTIFY THIS FIRM IN WRITING OF ANY AND ALL DISCREPANCIES PRIOR TO COMMENCING ANY WORK. THE BOSTON WATER AND SEWER COMMISSION IS NOT PART OF DIG SAFE THEREFORE, FIELD LOCATIONS OF WATER AND SEWER LINES MUST BE MARKED BY THE COMMISSION. CALL 1-617-330-9400 FORTY EIGHT HOURS IN ADVANCE OF ANY EXCAVATION.

THE PROPERTY LINE INFORMATION IS BASED ON FIELD SURVEYS PERFORMED BY NORWOOD ENGINEERING CO, INC, 1410 ROUTE ONE, NORWOOD, MA., BETWEEN APRIL, 2013 AND JANUARY, 2021. THE TOPOGRAPHIC INFORMATION IS BASED ON FIELD SURVEYS PERFORMED BY NORWOOD ENGINEERING COMPANY, INC., 1410 ROUTE ONE, NORWOOD, MA., BETWEEN OCTOBER, 2016 AND JANUARY, 2021.

ON JULY 7, 2021, ECOTEC, INC. DELINEATED THE UPPER BOUNDARY OF THE BANK/MEAN ANNUAL HIGH-WATER LINE OF AN INTERMITTENT STREAM LOCATED WITHIN THE PREVIOUSLY DELINEATED BORDERING VEGETATED WETLANDS (WETLAND B). UNDER THE ORDINANCE ONLY, THE INTERMITTENT STREAM HAS A 25-FOOT RIVERFRONT AREA AND THE 25-FOOT RIVERFRONT AREA HAS A 25-FOOT WATERFRONT AREA. THE PLAN HAS BEEN REVISED TO SHOW THESE LATTER RESOURCE AREA BOUNDARIES. CONTACT: JOHN P. ROCKWOOD, PH.D., SPWS, PRINCIPAL ENVIRONMENTAL SCIENTIST PH: 508-752-9666 EXT. 25 JROCKWOOD@ECOTECINC.COM.

AS-BUILT PLANS HAVE BEEN SUBMITTED TO THE BOSTON WATER AND SEWER COMMISSION FOR THE ROADS AND UTILITIES IN WILLET STREET, STARLING STREET AND TOUCAN ROAD. THE ELEVATIONS AND LOCATIONS SHOWN THIS PLAN IS BASED ON THE ABOVE MENTIONED ROAD AND UTILITY AS-BUILT PLANS.

THIS PLAN WAS PREPARED FOR REVIEW BY THE CITY OF BOSTON PLANNING & DEVELOPMENT AGENCY AND THE CITY OF BOSTON CONSERVATION COMMISSION.

PLAN REFERENCE:
 SUFFOLK COUNTY REGISTRY
 PLAN No. 428 OF 2007
 PLAN No. 468 OF 2008
 BOOK 15836 - PAGE 239
 BOOK 15190 - PAGE 079
 BOOK 11962 - PAGE 242
 BOOK 10739 - PAGE END
 BOOK 8785 - PAGE 642
 BOOK 7994 - PAGE 368
 BOOK 7900 - PAGE END
 BOOK 4881 - PAGE 581
 BOOK 1792 - PAGE 293
 BOOK 8785 - PAGE 642
 BOOK 7994 - PAGE 368
 MASSACHUSETTS LAND COURT
 LC PLAN No. 37762-A

OWNER/APPLICANT:
 C.A.D. BULDERS, LLC
 200 REVERE STREET
 CANTON, MA 02021

CONTACTS:
 ANTHONY DILETZIA
 PH: 617-828-2312
 CLAUDIO DILETZIA
 PH: 617-828-2311

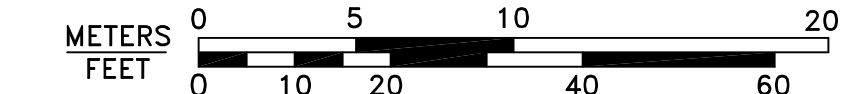
NOTE: THE EXISTING CONDITIONS ON LOTS Q, R, AND S TO REMAIN AS IS.

EXISTING CONDITIONS
 WILLET STREET
BOSTON, MASS.

(WEST ROXBURY - 02132-4132)

SCALE: 1"=20' OCTOBER 28, 2021

NORWOOD ENGINEERING CO., INC.
 CIVIL ENGINEERS & LAND SURVEYORS
 1410 ROUTE ONE, NORWOOD, MA 02062
 PHONE: 781-762-0143 FAX 781-762-8595



BENCHMARKS

BENCHMARKS FROM CITY OF BOSTON ENGINEERING RECORDS:
 BM-1 RIGHT OUTER CORNER CONCRETE PLATFORM AT 1 EAGLE ST - EL.=243.78 (HELD EL.=243.84) (BOSTON CITY BASE)
 BM-2 RIGHT OUTER CORNER LOWER CONCRETE STEP AT 19 EAGLE ST - EL.=259.87 (HELD EL.=259.79) (BOSTON CITY BASE)
 CONSTRUCTION BENCHMARKS:
 HYD H151 X-CUT SET ON THE FRONT FRONT BONNET NUT OF BWSC HYDRANT H151 LOCATED AT THE CORNER OF THE INTERSECTION OF WILLET STREET AND THRUSH STREET AS SHOWN ON THE BWSC G.I.S. MAPS - EL.=248.19 (BOSTON CITY BASE)
 UP-6 RAILROAD SPIKE SET 6" UP THE WEST SIDE OF UTILITY POLE No. 1255/6 AT INTERSECTION OF GROUSE STREET AND HERON STREET - EL.=233.63 (BOSTON CITY BASE)
 DH B1 DRILLHOLE SET IN SIDEWALK AT THE SOUTH EAST CORNER OF THE INTERSECTION OF THRUSH STREET AND WILLET STREET - EL.=247.24 (BOSTON CITY BASE)

REVISIONS

NOV. 29, 2021 REVISIONS PER ECOTEC, INC. REVIEW

6843-24 WETLAND RESTORATION/6843-24 WILLET CONDOM. EX. COND. DWG

RECORD DEED: SUFFOLK COUNTY REGISTRY BK. 54161, PAGE 82-88
RECORD PLAN: SUFFOLK COUNTY REGISTRY PLAN No. 71 OF 2015

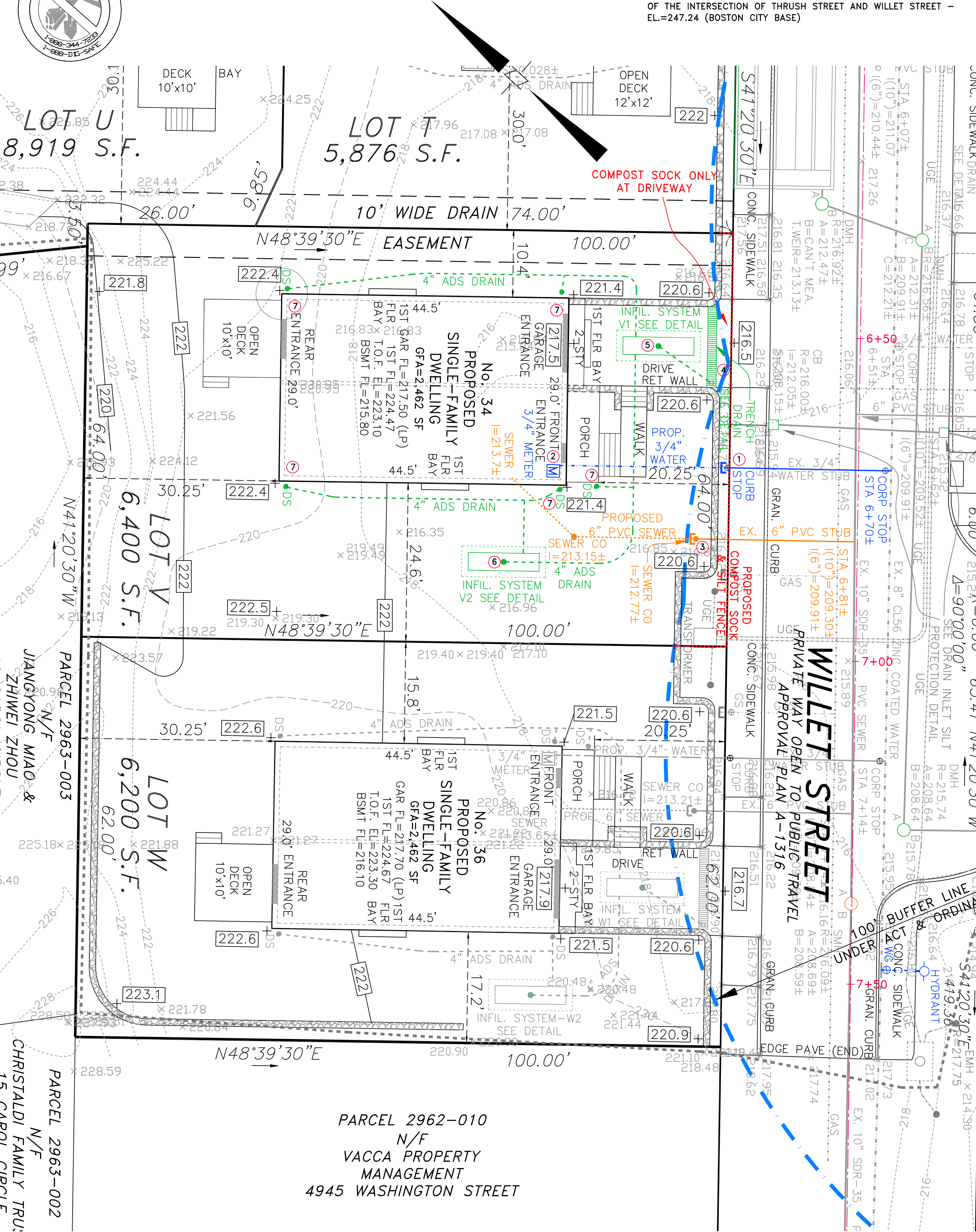
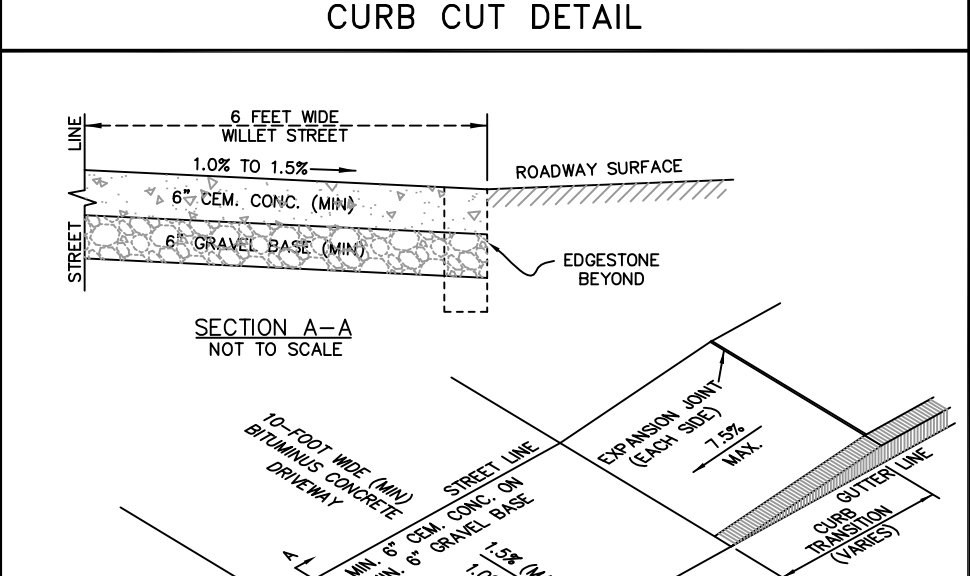
PLAN REFERENCE: SUFFOLK COUNTY REGISTRY PLAN No. 428 OF 2007
MATERIAL SPECIFICATIONS: THE PROPOSED WATER SERVICE SHALL BE 3/4" TYPE K COPPER PIPE.
THE PROPOSED SEWER SHALL BE 6" PVC SDR-35 PIPE AND FITTINGS.
THE PROPOSED INFILTRATION DRAINAGE PIPING SHALL CONSIST OF ADS PIPE (4") AND PVC SDR-35 PIPE (4" & 6") AND FITTINGS AS SHOWN ON THIS PLAN.

BENCHMARKS: BENCHMARKS FROM CITY OF BOSTON ENGINEERING RECORDS: BM-1 RIGHT OUTER CORNER CONCRETE PLATFORM AT 1 EAGLE ST - EL.=243.78 (HELD EL.=243.84) (BOSTON CITY BASE)
CONSTRUCTION BENCHMARKS: HYD H151 X-CUT SET ON THE FRONT FRONT BONNET NUT OF BWSC HYDRANT H151 LOCATED AT THE CORNER OF THE INTERSECTION OF WILLET STREET AND THRUSH STREET AS SHOWN ON THE BWSC G.I.S. MAPS - EL.=248.19 (BOSTON CITY BASE)
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DH B1 DRILLHOLE SET IN SIDEWALK AT THE SOUTH EAST CORNER OF THE INTERSECTION OF THRUSH STREET AND WILLET STREET - EL.=247.24 (BOSTON CITY BASE)

NOTES: THE EXISTING WATER AND SEWER SERVICE LOCATIONS SHOWN ARE FROM AVAILABLE BWSC RECORD DATA AND ARE APPROXIMATE ONLY. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ACCURATELY LOCATE THE EXISTING WATER AND SEWER LINES. IF THE EXISTING SEWER SERVICE IS TO BE USED THE CONTRACTOR SHALL VISUALLY INSPECT THE LINE BY EXCAVATION AND OR BY VIDEO OF THE PIPE AS REQUIRED BY THE COMMISSION.
THIS PLAN HAS BEEN PREPARED FOR APPROVAL OF THE WATER, SEWER AND DRAIN CONNECTIONS TO BWSC FACILITIES. IT IS UNDERSTOOD THAT THE RESPONSIBILITY OF OWNERSHIP AND MAINTENANCE OF THE SEWER AND DRAIN CONNECTIONS ON PRIVATE PROPERTY AND/OR PRIVATE AND PUBLIC WAYS SHALL BE THE RESPONSIBILITY OF THE OWNER. IT IS ALSO UNDERSTOOD THAT THE WATER CONNECTION ON PRIVATE PROPERTY INCLUDING PRIVATE WAYS IS ALSO THE RESPONSIBILITY OF THE OWNER.
A MINIMUM OF 18 INCHES OF VERTICAL SEPARATION IS REQUIRED WHERE A SEWER LINE PASSES A WATER OR DRAIN LINE. OTHERWISE, THE WATER, SEWER AND DRAIN LINES SHALL BE ENCASED IN CONCRETE FOR A MINIMUM OF 10 FEET FROM THE CROSSING POINT.
THE CONTRACTOR SHALL SUPPLY THE COPPER SERVICE AND SHALL PERFORM THE TAP AS PART OF HIS CONTRACT. NEW WATER LINES SHALL BE A MINIMUM OF TEN FEET AWAY FROM ALL SEWER LINES, EXISTING OR PROPOSED.
IT IS REQUIRED THAT A DYE TEST WILL BE PERFORMED BY THE BOSTON WATER AND SEWER COMMISSION INSPECTOR BEFORE THE STRUCTURE IS OCCUPIED.
IT IS THE CONTRACTOR'S RESPONSIBILITY TO TAKE FIELD NOTES WITH TIES TO THE LOCATION AND ELEVATIONS OF ALL UTILITIES INSTALLED WHEN SURVEYORS ARE NOT AVAILABLE TO RECORD THIS INFORMATION. THE CONTRACTOR SHALL PROVIDE THE FIELD NOTES TO THE PROJECT ENGINEER OR LAND SURVEYOR TO BE USED FOR THE PREPARATION OF ANY REQUIRED ASBUILT PLANS.
ALL NEW CONSTRUCTION WILL REQUIRE A ROUGH CONSTRUCTION SIGN OFF DOCUMENT FROM THE CITY OF BOSTON INSPECTIONAL SERVICES DEPARTMENT BEFORE FILING FOR A GENERAL SERVICE APPLICATION.
THE SANITARY SEWER SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE SPECIFICATIONS OF THE BOSTON WATER AND SEWER COMMISSION. CONNECTIONS SHALL BE MADE IN ACCORDANCE WITH APPLICABLE PERMITS OBTAINED BY THE CONTRACTOR.
IF PLUMBING FIXTURES ARE TO BE INSTALLED IN THE BASEMENT THEY WILL REQUIRE THE PROTECTION OF A BACKWATER VALVE. (SEE DETAIL)
IT IS RECOMMENDED THAT DIGGING WITHIN ONE FOOT OF THE MAIN BE DONE WITH HAND TOOLS ONLY.
THE WATER SERVICE SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE SPECIFICATIONS OF THE BOSTON WATER AND SEWER COMMISSION. CONNECTIONS SHALL BE MADE IN ACCORDANCE WITH APPLICABLE PERMITS OBTAINED BY THE CONTRACTOR. UNLESS DIRECTED OTHERWISE, ALL WATER LINES SHALL BE INSTALLED 5" TO 6" BELOW GRADE. WHERE REQUIRED THRUST RESTRAINTS SHALL BE INSTALLED PER THE COMMISSION'S STANDARD DETAILS. THE ACTUAL METHOD OF RESTRAINT WILL BE DETERMINED BY ACTUAL FIELD CONDITIONS.
ANY PROPOSED GAS, ELECTRIC, STEAM, TELEPHONE, CABLE OR OTHER UTILITY LINES ARE TO BE LOCATED AND SIZED BY OTHERS. ALL SERVICES SHALL BE INSTALLED IN ACCORDANCE WITH THE REQUIREMENTS OF THE RESPECTIVE UTILITY.

LEGEND: DRAIN MANHOLE (DMH), CATCH BASIN (CB), SEWER MANHOLE (SMH), ELECTRIC MANHOLE (EMH), TELEPHONE MANHOLE (TMH), GAS GATE (GG), GAS SERVICE (GS), WATER GATE (WG), WATER SERVICE (WS), HYDRANT (HYD), SPLASH BLOCK, LIGHT POLE (LP), LAMP POST (LAMP), UTILITY POLE (UP), GRANITE CURB (GC), CONCRETE CURB (CC), EDGE OF PAVE (EP)

NOTES: PROPERTY LINE INFORMATION IS BASED ON FIELD SURVEYS PERFORMED BY NORWOOD ENGINEERING COMPANY, INC., 1410 ROUTE ONE, NORWOOD, MA., BETWEEN APRIL, 2013 AND JANUARY, 2021.
TOPOGRAPHIC INFORMATION IS BASED ON FIELD SURVEYS PERFORMED BY NORWOOD ENGINEERING COMPANY, INC., 1410 ROUTE ONE, NORWOOD, MA., BETWEEN OCTOBER, 2016 AND JANUARY, 2021.
SEE PLAN PREPARED BY NORWOOD ENGINEERING CO. ENTITLED "PLAN OF LAND, WILLET STREET, BOSTON, MASS. (WEST ROXBURY - 02131)" DATED MARCH 2, 2015 AND RECORDED AT THE SUFFOLK COUNTY REGISTRY OF DEEDS ON MARCH 10, 2015 AS PLAN No. 71 OF 2015.
SEE PLAN PREPARED BY NORWOOD ENGINEERING CO. ENTITLED "DIVISION OF LAND PLAN, WILLET STREET, BOSTON, MASS. (WEST ROXBURY - 02131)" DATED NOVEMBER 23, 2016 AND REVISED ON NOVEMBER 30, 2016. THE PURPOSE OF THIS PLAN IS TO CREATE NINE NEW LOTS, LOT P (6,165 SF), LOT Q (5,150 SF), LOT R (6,150 SF), LOT S (10,333 SF), LOT T (7,000 SF), LOT U (6,400 SF), LOT V (6,400 SF), LOT W (6,200 SF) AND LOT W-1 (4,000 SF). LOT A (27,841 SF) IS AN EXISTING LOT (PLAN AND DEED AT SUFFOLK COUNTY REGISTRY OF DEEDS IN BOOK 8785, PAGE 642).
SEE PLAN PREPARED BY TOOMEY-MUNSON ASSOCIATES, INC. ENTITLED "AS-BUILT PLAN, BWSC SITE PLAN No. 04044-AB, WILLET STREET IN BOSTON, MASS. (WEST ROXBURY DISTRICT)" DATED OCTOBER 10, 2007 LAST REVISED ON OCTOBER 30, 2007.
SEE PLAN PREPARED BY TOOMEY-MUNSON ASSOCIATES, INC. ENTITLED "LAND DEVELOPMENT PLAN OF THRUSH STREET IN BOSTON, MASSACHUSETTS (WEST ROXBURY DISTRICT) LAST REVISED ON MAY 2, 2016 AND APPROVED BY THE PUBLIC WORKS DEPARTMENT ON MAY 2, 2006 AND THE BOSTON WATER AND SEWER COMMISSION ON MAY 12, 2006.
SEE PLANS PREPARED BY TOOMEY-MUNSON & ASSOCIATES ENTITLED "LAND DEVELOPMENT PLAN OF THRUSH STREET IN BOSTON, MASSACHUSETTS (WEST ROXBURY DISTRICT)", SHEETS 1-10, DATED NOVEMBER 21, 2002 AND LAST REVISED MAY 30, 2003. THE PLANS INCLUDE BWSC SITE PLAN No. 02487R (SHEETS 3-9) FOR THE UTILITIES IN THRUSH STREET AND WILLET STREET APPROVED AND SIGNED BY THE BOSTON WATER AND SEWER COMMISSION ON MAY 12, 2006.
SEE PLAN PREPARED BY TOOMEY-MUNSON & ASSOCIATES ENTITLED "SUBDIVISION PLAN WILLET STREET IN BOSTON, MA (WEST ROXBURY DISTRICT)" DATED AUGUST 20, 2005 AND RECORDED AT THE SUFFOLK COUNTY REGISTRY OF DEEDS AS PLAN No. 428 OF 2007.
SEE PLAN PREPARED BY TOOMEY-MUNSON & ASSOCIATES ENTITLED "CITY OF BOSTON, PUBLIC WORKS DEPARTMENT, ENGINEERING DIVISION, APPROVAL PLAN, PORTION OF WILLET STREET, WEST ROXBURY DATED DECEMBER 15, 2003 AND LAST REVISED MARCH 11, 2005. THE PLAN AND PROFILE SHOWING THE LINE AND ESTABLISHED GRADE FOR CONSTRUCTION OF A PORTION OF WILLET STREET WAS APPROVED BY THE PUBLIC IMPROVEMENT COMMISSION. SEE ACCEPTANCE PLAN No. A-1316.
SEE SUBDIVISION PLAN PREPARED BY J. EDWIN JONES SURVEYOR, ENTITLED "PLAN OF LAND IN WEST ROXBURY BELONGING TO WM. B. BLANKMORE" DATED SEPTEMBER 1, 1887 AND RECORDED AT SUFFOLK COUNTY REGISTRY OF DEEDS IN BOOK 1792, PAGE 293.
THE PARCELS ARE SUBJECT TO AND TOGETHER WITH THE FOLLOWING: A. THE RIGHT TO USE THRUSH STREET AND WILLET IN COMMON WITH OTHERS ENTITLED THERETO, THE FEE IN SAID STREET AND WAYS BEING RESERVED BY THE GRANITOR.
B. EASEMENT TO VERIZON NEW ENGLAND, INC. RECORDED AT THE SUFFOLK REGISTRY OF DEEDS IN BOOK 35700, PAGE 87, AS AFFECTED BY SUBORDINATION AGREEMENT AGREEMENT RECORDED WITH SAID REGISTRY IN BOOK 41847, PAGE 258.
C. EASEMENT TO BOSTON EDISON COMPANY RECORDED AT THE SUFFOLK REGISTRY OF DEEDS IN BOOK 35708, PAGE 87, AS AFFECTED BY SUBORDINATION AGREEMENT RECORDED WITH SAID REGISTRY IN BOOK 41847, PAGE 257.
D. ORDER OF CONDITIONS FROM THE BOSTON CONSERVATION COMMISSION RECORDED AT THE SUFFOLK REGISTRY OF DEEDS IN BOOK 36368, PAGE 236.
E. TERMS AND CONDITIONS OF THE THRUSH STREET HOMEOWNERS ASSOCIATION TRUST RECORDED AT THE SUFFOLK REGISTRY OF DEEDS IN BOOK 36368, PAGE 248.
F. EASEMENT AND AGREEMENT BETWEEN FRANCIS KENT AND THE BOSTON WATER AND SEWER COMMISSION RECORDED AT THE SUFFOLK REGISTRY OF DEEDS IN BOOK 41847, PAGE 259.
G. EASEMENT AND AGREEMENT BETWEEN FRANCIS KENT AND THE BOSTON WATER AND SEWER COMMISSION RECORDED AT THE SUFFOLK REGISTRY OF DEEDS IN BOOK 42183, PAGE 313.



PLAN NOTES: LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE ONLY, AND ARE NOT WARRANTED TO BE CORRECT. UNDERGROUND UTILITIES ARE SHOWN BASED ON RECORD DATA PROVIDED BY THE OPERATING AUTHORITIES, AND HAVE BEEN FIELD INSPECTED WHERE POSSIBLE. ADDITIONAL UTILITIES MAY EXIST WHICH ARE NOT INDICATED ON THESE PLANS. ALL EXISTING UTILITIES SHALL BE VERIFIED FOR SERVICE, SIZE, INVERT ELEVATION, LOCATIONS, ETC. PRIOR TO NEW CONNECTIONS TO OR RELOCATION OF SAME. CONTRACTOR MUST NOTIFY DIG-SAFE AT 1-888-544-7233 AT LEAST 72 HOURS PRIOR TO ANY CONSTRUCTION. NOTIFY THIS FIRM IN WRITING OF ANY AND ALL DISCREPANCIES PRIOR TO COMMENCING ANY WORK. THE BOSTON WATER AND SEWER COMMISSION IS NOT PART OF DIG SAFE THEREFORE, FIELD LOCATIONS OF WATER AND SEWER LINES MUST BE MARKED BY THE COMMISSION. CALL 1-617-330-9400 FORTY EIGHT HOURS IN ADVANCE OF ANY EXCAVATION.
THE PROPERTY LINE INFORMATION IS BASED ON FIELD SURVEYS PERFORMED BY NORWOOD ENGINEERING CO., INC., 1410 ROUTE ONE, NORWOOD, MA., BETWEEN APRIL, 2013 AND JANUARY, 2021. THE TOPOGRAPHIC INFORMATION IS BASED ON FIELD SURVEYS PERFORMED BY NORWOOD ENGINEERING COMPANY, INC., 1410 ROUTE ONE, NORWOOD, MA., BETWEEN OCTOBER, 2016 AND JANUARY, 2021.
THE PROPOSED SINGLE-FAMILY DWELLING SHOWN ON LOT V (34 WILLET ST), COMPLIES WITH THE DIMENSIONAL REQUIREMENTS OF THE CITY OF BOSTON ZONING CODE FOR THE WEST ROXBURY NEIGHBORHOOD DISTRICT 1F-6000.
SEE ARCHITECTURAL PLANS PREPARED BY AD ARCHITECT ENTITLED "WILLET STREET SUBDIVISION, LOT V, 34 WILLET STREET, WEST ROXBURY, MA" DATED MAY 15, 2020. THE PLANS CALL FOR A GROSS FLOOR AREA OF 2,462 SF. THE FOUR BEDROOM HOUSE WILL GENERATE APPROXIMATELY 440 GALLONS PER DAY.
THE WETLAND LOCATIONS SHOWN ON THIS PLAN ARE APPROXIMATE ONLY AND ARE BASED ON WETLAND DELINEATION BY ECOTEC, INC. ON DECEMBER 15, 2021 AND ECOTEC WETLAND RESOURCE EVALUATION REPORT PREPARED BY: ECOTEC, INC. 102 GROVE STREET, WORCESTER, MA 01605-2629, CONTACT: JOHN P. ROCKWOOD, PH.D., SPWS, PRINCIPAL ENVIRONMENTAL, PHONE 508-752-9666, JROCKWOOD@ECOTECINC.COM. NOTE: TWO-HUNDRED TWENTY-SEVEN (227) SQUARE FEET OF LOT 'V' FALLS WITHIN THE 100'-BUFFER OF WETLAND 'B' AND THIS PLAN WILL BE SUBMITTED TO THE CITY OF BOSTON CONSERVATION COMMISSION FOR REVIEW.
AS-BUILT PLANS HAVE BEEN PREPARED AND SUBMITTED TO THE BOSTON WATER AND SEWER COMMISSION FOR THE ROADWAYS AND UTILITIES IN WILLET STREET AND STARLING STREET. ADDITIONAL ASBUILT PLANS ARE BEING PREPARED FOR TOUCAN ROAD. THE UTILITY LOCATIONS ARE BASED ON AN ACTUAL ON THE GROUND SURVEY LOCATING SURFACES STRUCTURES. BURIED UTILITIES WERE LOCATED BY WITNESS STAKES, PAINT MARKINGS, AND FIELD NOTES PROVIDED BY THE SITE CONTRACTOR. NOTE: NORWOOD ENGINEERING HAS REQUESTED BUT, HAS NOT RECEIVED COPIES OF THE COMMISSION'S FIELD INSPECTION NOTES.
THIS PLAN WAS PREPARED FOR REVIEW BY THE BOSTON PLANNING & DEVELOPMENT AGENCY, BOSTON CONSERVATION COMMISSION, THE BOSTON WATER AND SEWER COMMISSION AND THE BOSTON INSPECTIONAL SERVICES DEPARTMENT.
NOTE: PREVIOUSLY APPROVED BY BWSC ON JUNE 8, 2021 (PLAN No. 21224).
INFILTRATION NOTES: THE PROPOSED IMPERVIOUS AREA OF THE VACANT LOT IS 1,843 SQUARE FEET. THE PROPOSED IMPERVIOUS AREA WILL REQUIRE A MINIMUM INFILTRATION SYSTEM WITH A MINIMUM STORAGE CAPACITY OF 153 CUBIC FEET (1,145 GALLONS) TO COMPLY WITH THE COMMISSION'S REQUIREMENTS. (1843 SF x 0.083 FT = 152.96 CF REQ'D).
THE TWO CULTEC RECHARGER 150XLHD INFILTRATION SYSTEMS WILL PROVIDE 172.04 CUBIC FEET (1,287 GALLONS) OF STORMWATER STORAGE. THE TWO SYSTEMS WILL PROVIDE 1.103 INCHES OF STORMWATER STORAGE PER SQUARE FOOT OF POST-CONSTRUCTION IMPERVIOUS AREA ON THE LOT (1.0 INCH REQ'D) (172 CF/1,843 SF)x12 IN/FT=1.12 IN/SF).
THE STORAGE VOLUME WAS CALCULATED USING THE CULTEC STORMGENIE PROGRAM. THE OVERFLOW OUTLETS OF THE INFILTRATION SYSTEMS ARE SET AT THE SAME ELEVATION AS THE TOP OF THE SYSTEMS PROPOSED STONE BED TO TAKE FULL ADVANTAGE OF THE SYSTEM'S STORAGE CAPACITY. THE PROPOSED STORAGE CAPACITY OF THE SYSTEM DOES NOT INCLUDE ANY POTENTIAL STORAGE IN THE DRAIN PIPES CONNECTING THE SYSTEMS OR FROM THE PROPOSED STONE TRENCH DRAIN.
SEE INFILTRATION SYSTEM DETAILS AND ADDITIONAL INFILTRATION NOTES ON SHEET No. 2 OF 2.

REVISIONS: 11-29-2021 REVISIONS PER ECOTEC, INC.

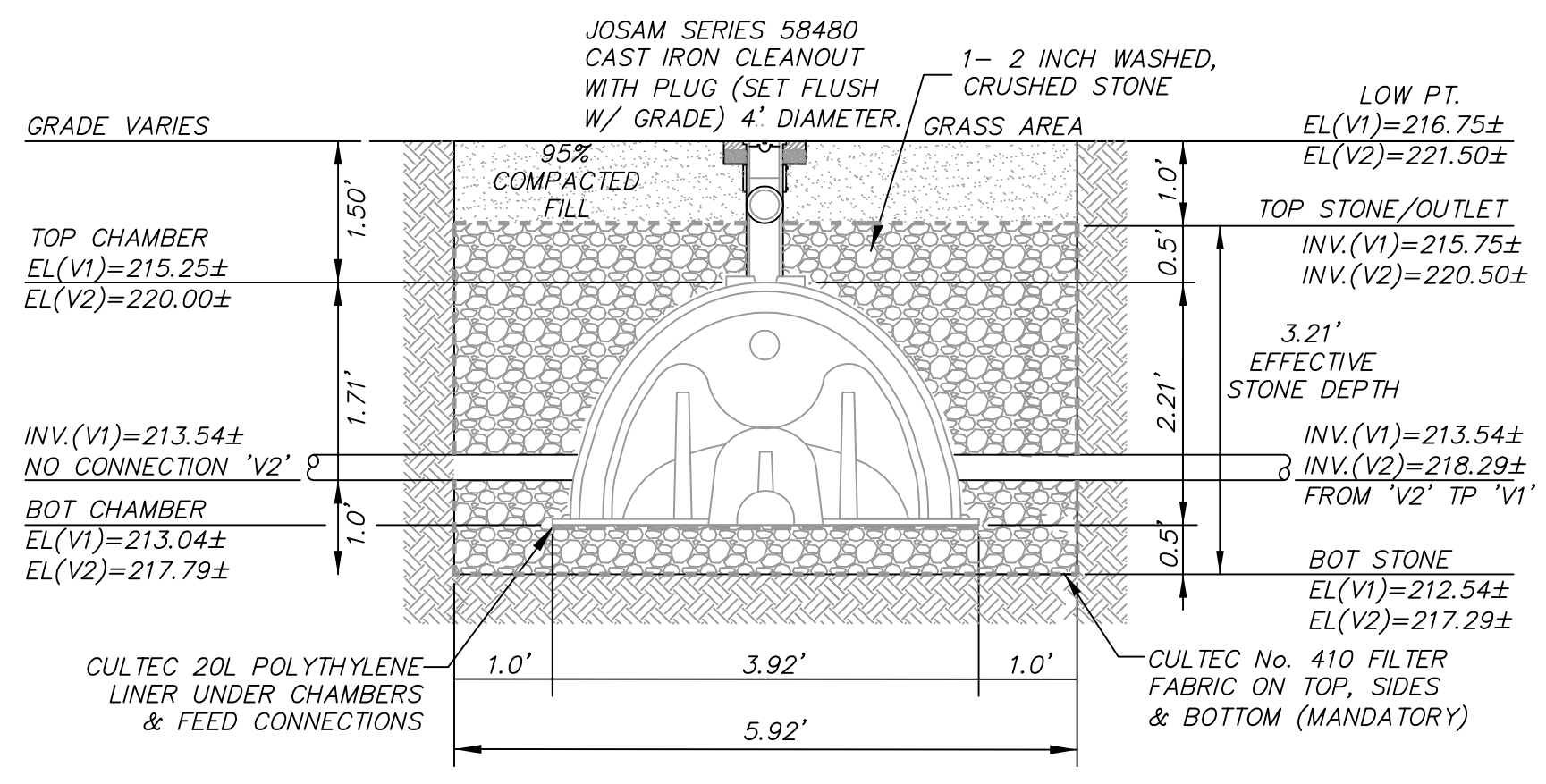
BWSC USE ONLY: BOSTON WATER AND SEWER COMMISSION LOCATION APPROVED UNDER THE FOLLOWING CONDITIONS. Reviewed and approved as to proposed connection(s) to existing Watermain Sewer facilities as shown, for issue of Building Permit Only. Additional Permits must be obtained from B.W.S.C. prior to connection to B.W.S.C. facilities. Site Plans are valid for a period of one (1) year from date of approval.

BWSC INSPECTIONS: 34 WILLET STREET (LOT V) BWSC ACCOUNT No. G.S.A. No. LAND USE R1 (SINGLE-FAMILY) WATER METER No. ASSESSORS PARCEL No. PORTION OF 3313-000

CONTACT INFORMATION: OWNER/APPLICANT: C.A.D. BUILDERS, LLC 200 REVERE STREET CANTON, MA 02021. CONTACTS: ANTHONY DILETZIA PH: 617-828-2312 CLAUDIO DILETZIA PH: 617-828-2311

BWSC SITE PLAN No 21 34 WILLET STREET - (LOT V) BOSTON, MASS. (WEST ROXBURY - 02132-4132) SCALE: 1"=10' MAY 1, 2021 NORWOOD ENGINEERING CO., INC. CIVIL ENGINEERS & LAND SURVEYORS 1410 ROUTE ONE, NORWOOD, MA 02062 PHONE: 781-762-0143 FAX 781-762-8595

METERS 0 2.5 5 10 FEET 0 5 10 20 30 SHEET No. 1 OF 2 6843-24

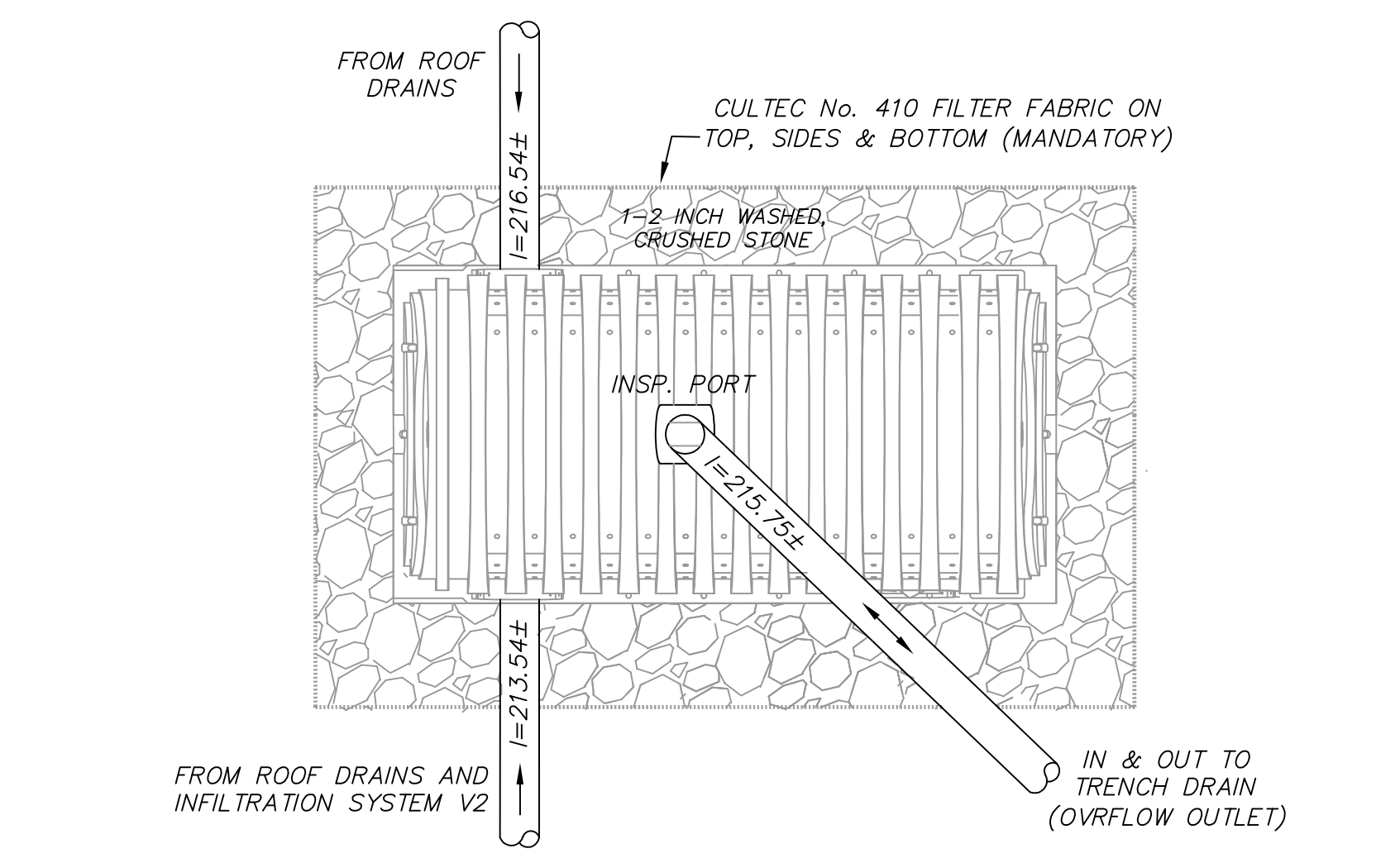


THE PROPOSED IMPERVIOUS AREA OF THE VACANT LOT IS 1,843 SQUARE FEET. THE PROPOSED IMPERVIOUS AREA WILL REQUIRE A MINIMUM INFILTRATION SYSTEM WITH A MINIMUM STORAGE CAPACITY OF 153 CUBIC FEET (1,145 GALLONS) TO COMPLY WITH THE COMMISSION'S REQUIREMENTS. (1843 SF x 0.083 FT = 152.96 CF REQ'D).

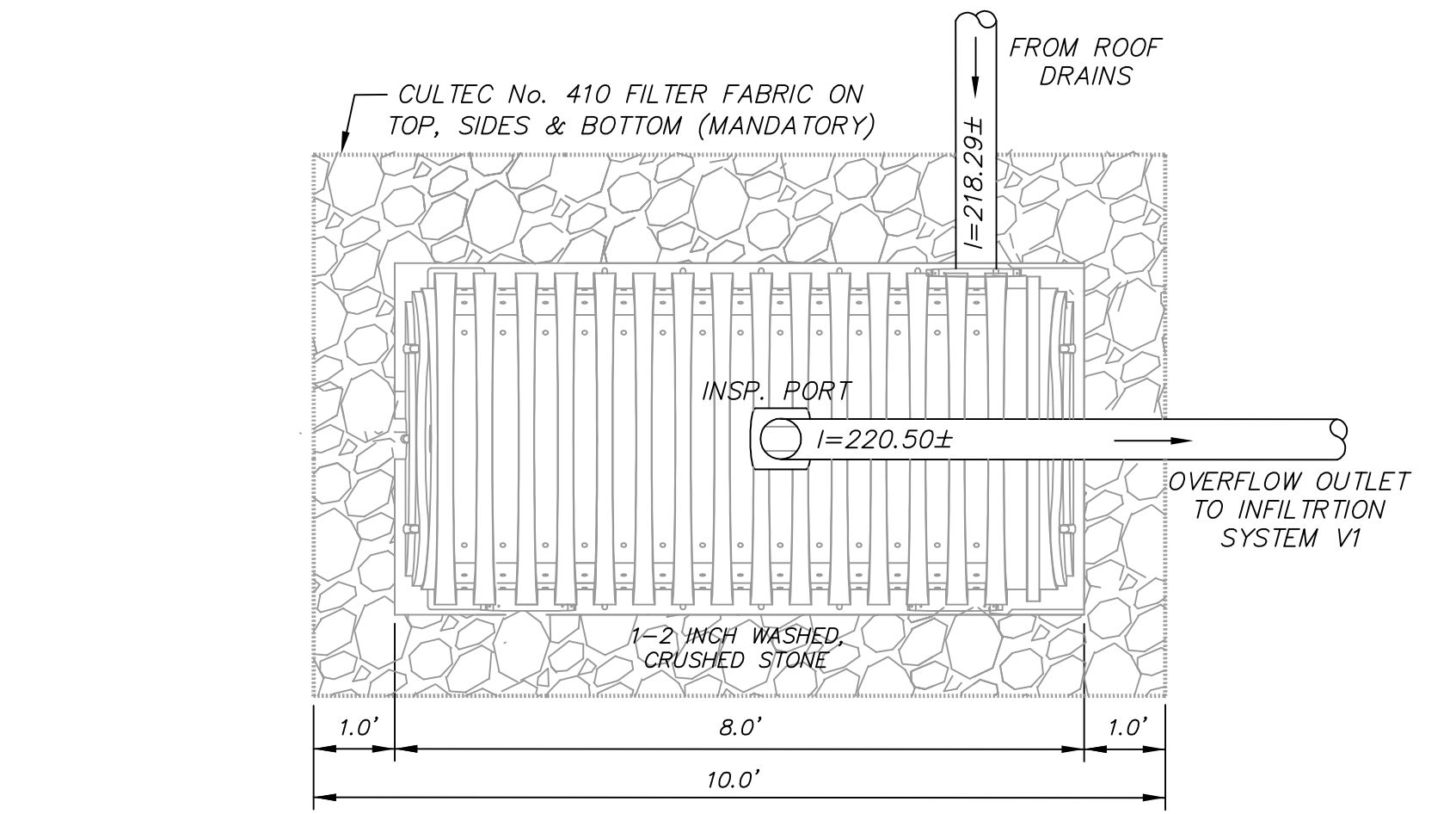
THE TWO CULTEC RECHARGER 150XLHD INFILTRATION SYSTEMS WILL PROVIDE 172.04 CUBIC FEET (1,287 GALLONS) OF STORMWATER STORAGE. THE TWO SYSTEMS WILL PROVIDE 1.103 INCHES OF STORMWATER STORAGE PER SQUARE FOOT OF POST-CONSTRUCTION IMPERVIOUS AREA ON THE LOT (1.0 INCH REQ'D) (172 CF / 1,843 SF) x 12 IN/FT = 1.12 IN/SF.

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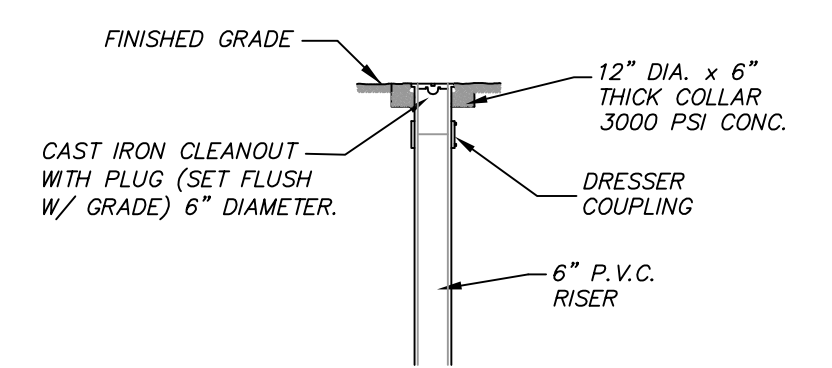
CULTEC RECHARGER 150HD CHAMBER OR EQUAL
NOT TO SCALE



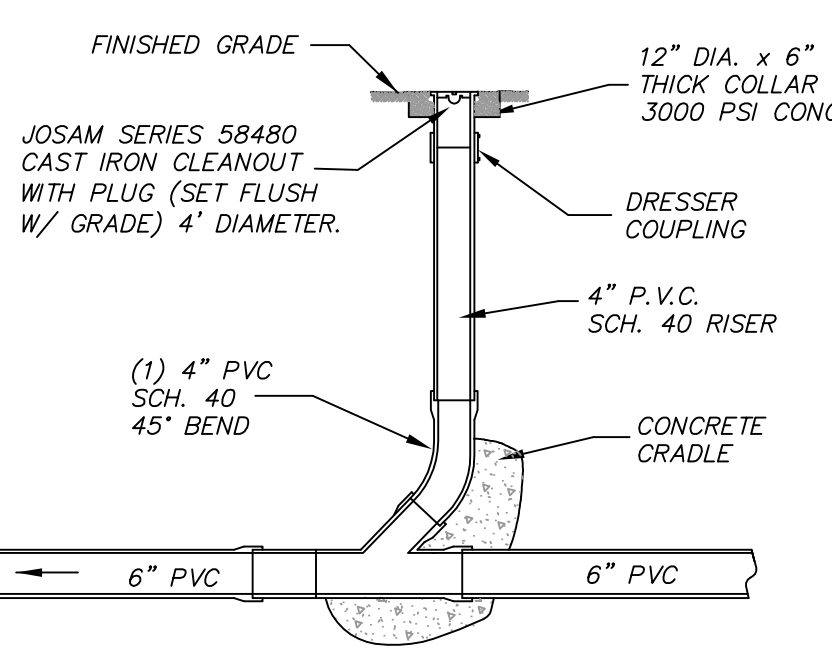
INFILTRATION SYSTEM 'V1' - CULTEC 150HD CHAMBER
NOT TO SCALE



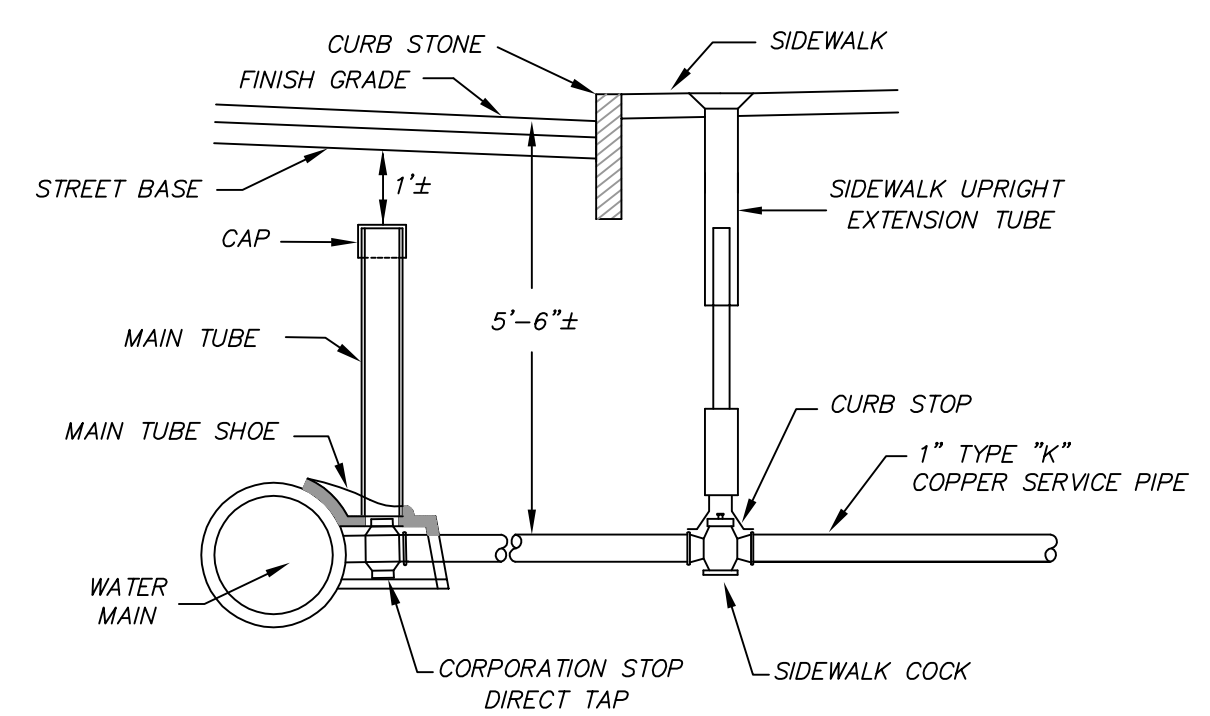
INFILTRATION SYSTEM 'V2' - CULTEC 150HD CHAMBER
NOT TO SCALE



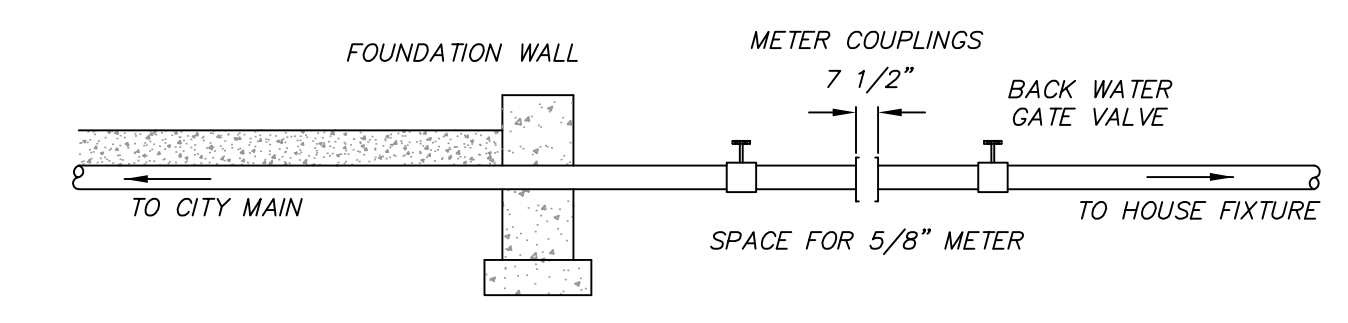
INFILTRATION SYSTEM INSPECTION PORT DETAIL
NOT TO SCALE



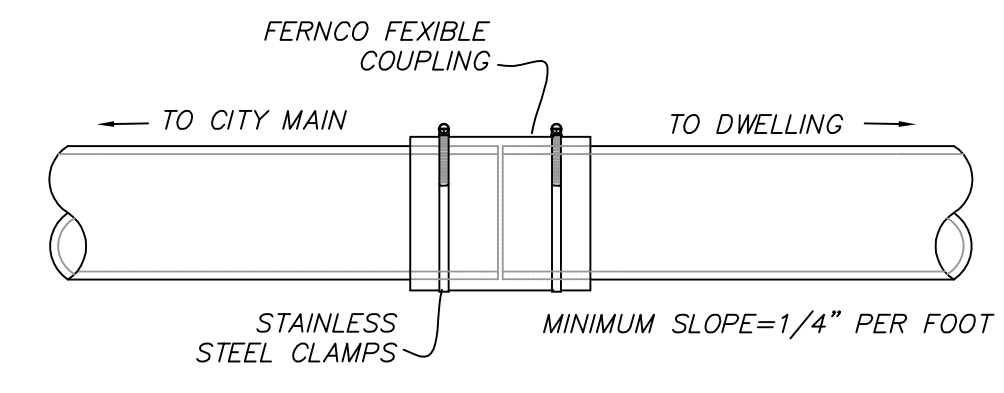
TYPICAL CLEANOUT DETAIL
NOT TO SCALE



WATER SERVICE CONNECTION
NOT TO SCALE

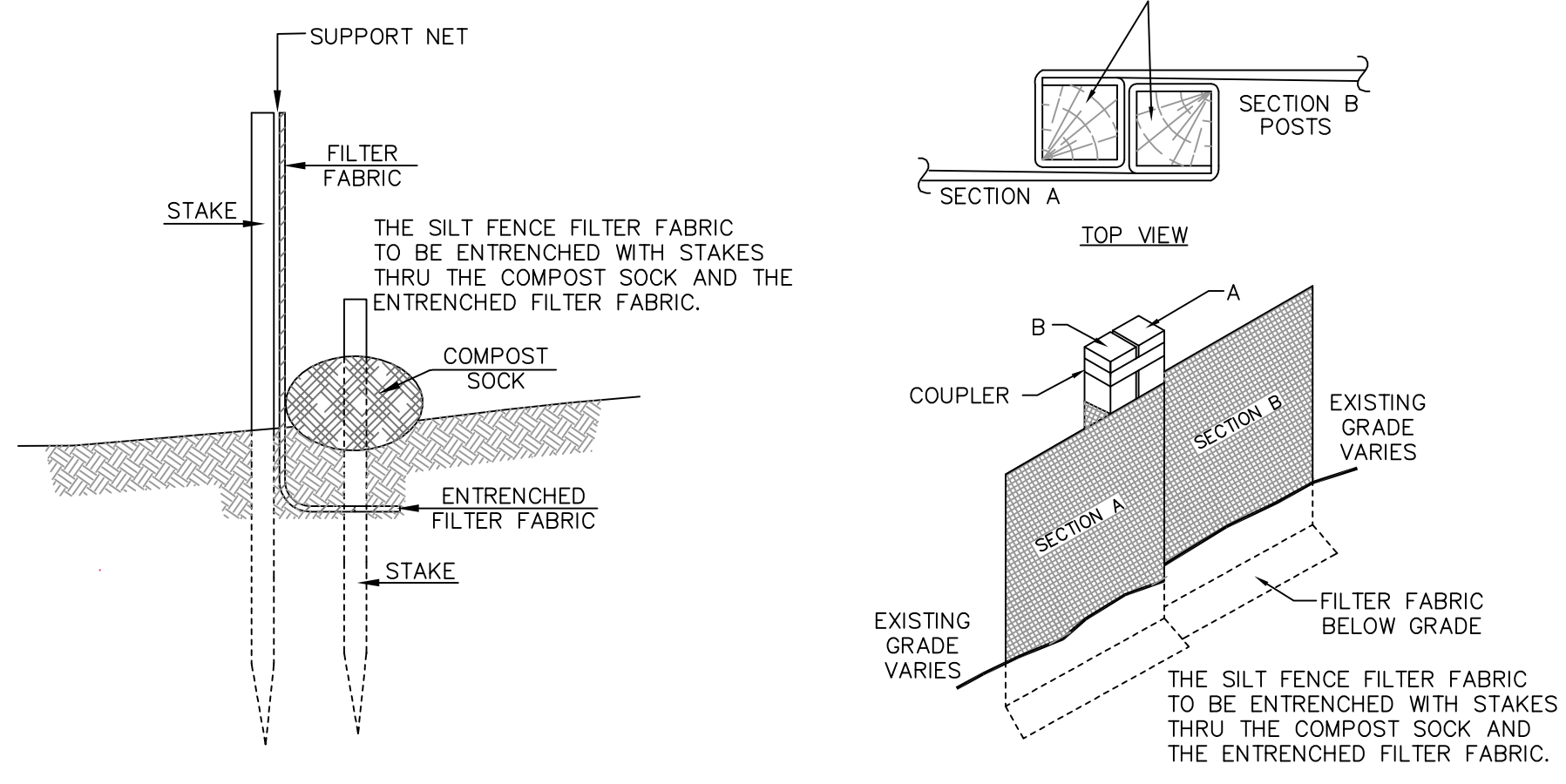


METER SPACING DETAIL
NOT TO SCALE (BWSC DETAIL)

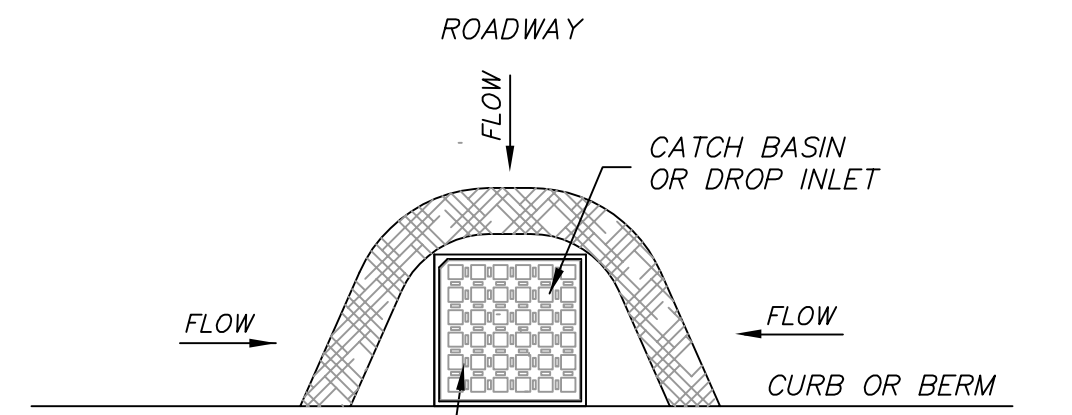


- NOTES: (FERNCO.COM)
1. LOOSEN THE STAINLESS STEEL CLAMPS. DO NOT REMOVE CLAMPS FROM COUPLING.
 2. SLIDE FLEXIBLE COUPLING OVER EXISTING PIPE AND INSERT NEW 6" PVC PIPE INTO COUPLING.
 3. STAINLESS STEEL CLAMPS TO BE TIGHTENED TO 60 INCH-LBS OR TORQUE.
 4. PRESSURE TEST BEFORE BACKFILLING OR CONCEALLING JOINT. BED AND BACKFILL PROPERLY. (MAXIMUM TEST PRESSURE 4.3 P.S.I.)

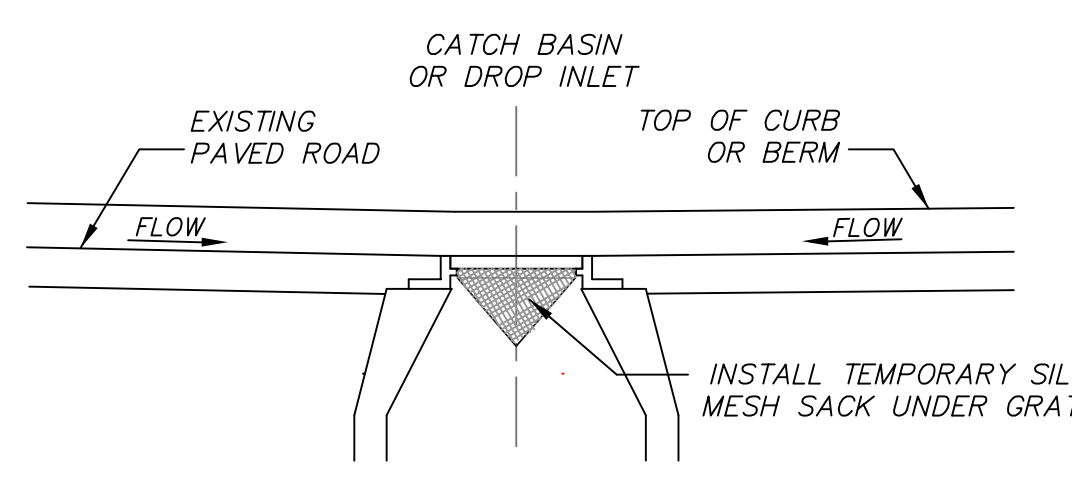
FERNCO FLEXIBLE COUPLING INSTALLATION
NOT TO SCALE



SILT FENCE WITH COMPOST SOCK
NOT TO SCALE



DRAIN INLET SILT PROTECTION
NOT TO SCALE

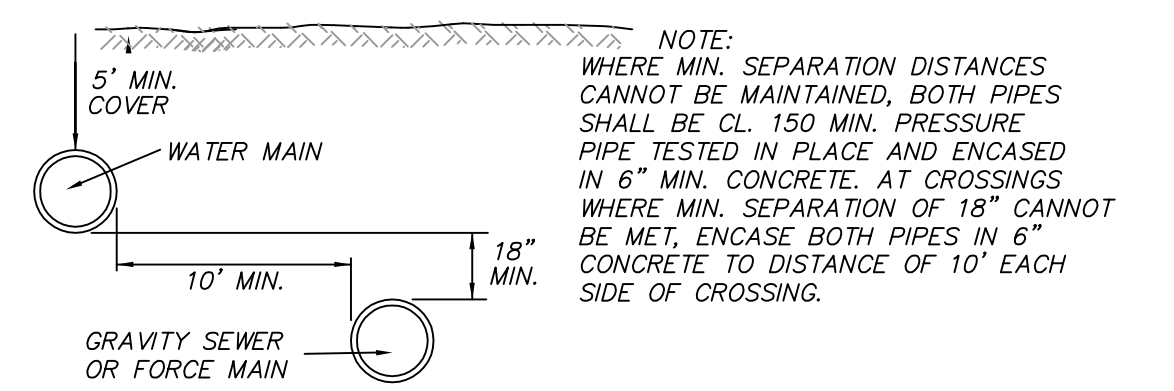


DRAIN INLET SILT PROTECTION
NOT TO SCALE

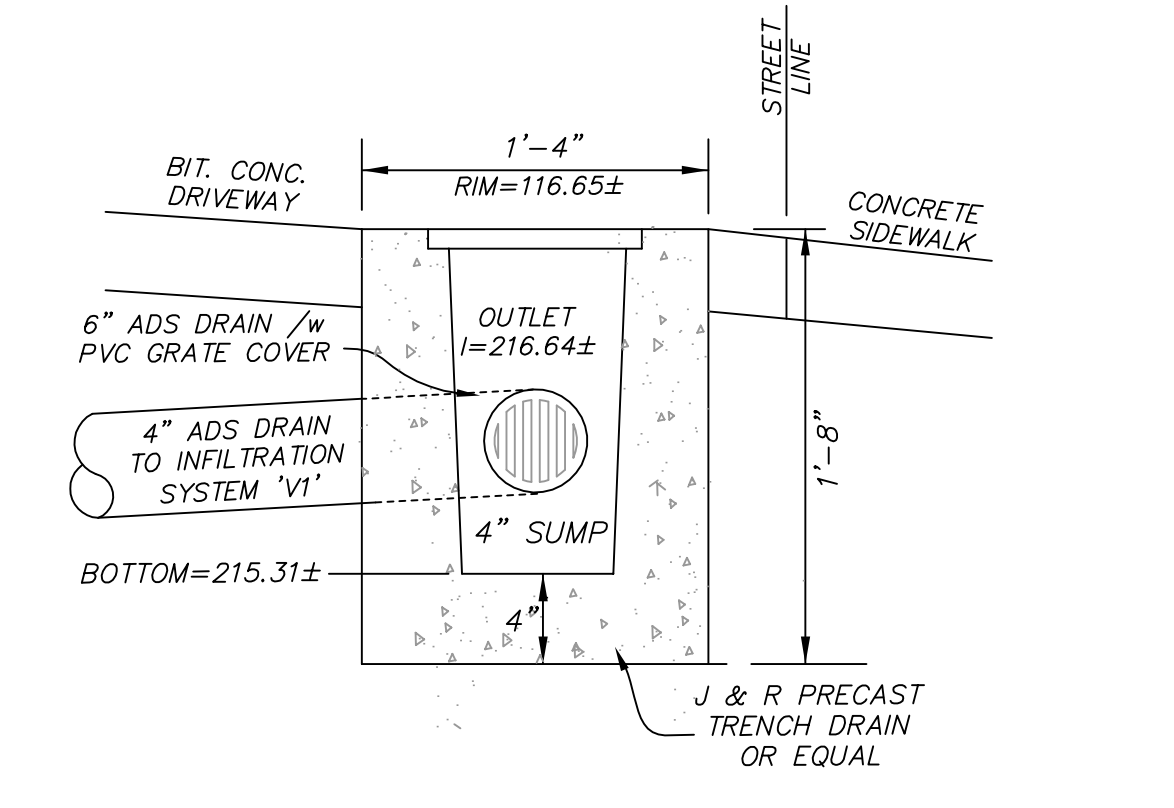
CONTACT INFORMATION

OWNER/APPLICANT:
C.A.D. BULDERS, LLC
200 REVERE STREET
CANTON, MA 02021

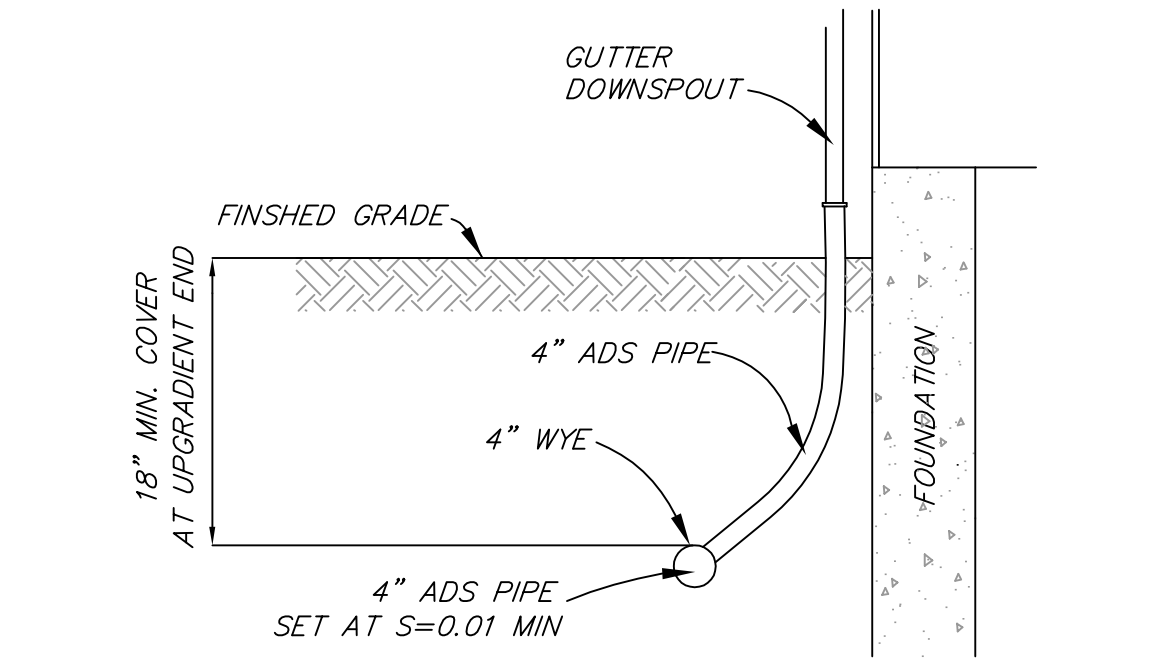
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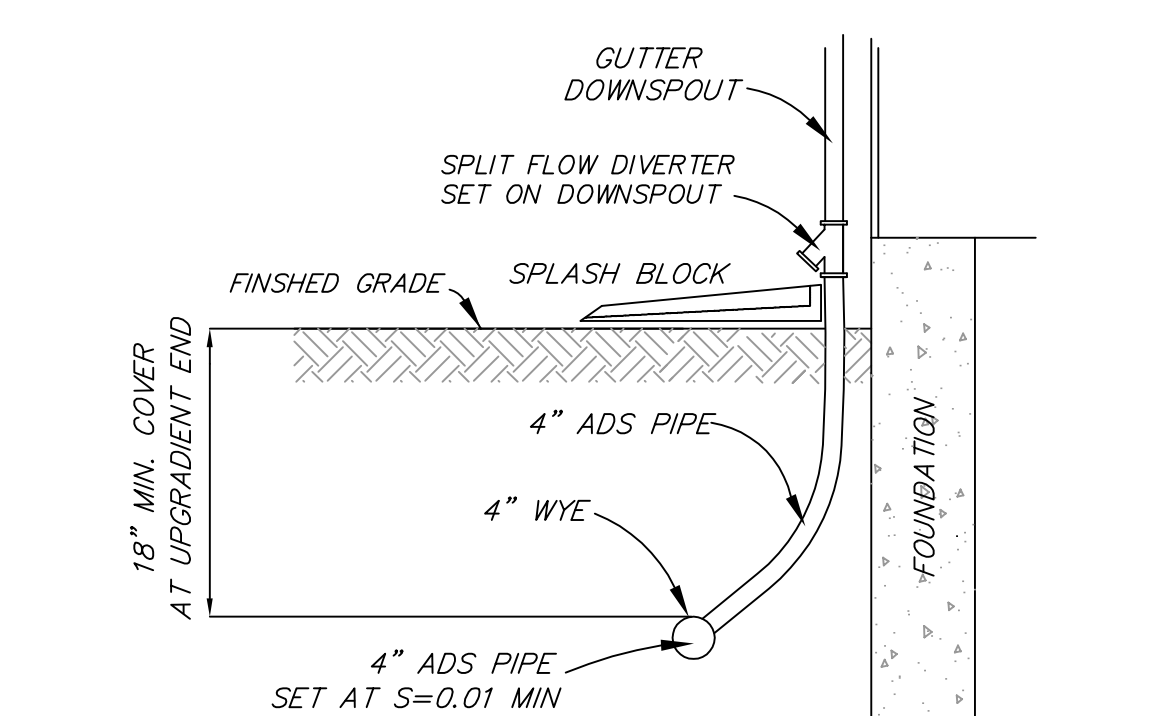
SEWER/WATER SEPARATION DETAIL
NOT TO SCALE



DRIVEWAY TRENCH DRAIN DETAIL
NOT TO SCALE



DOWNSPOUT DETAIL
NOT TO SCALE



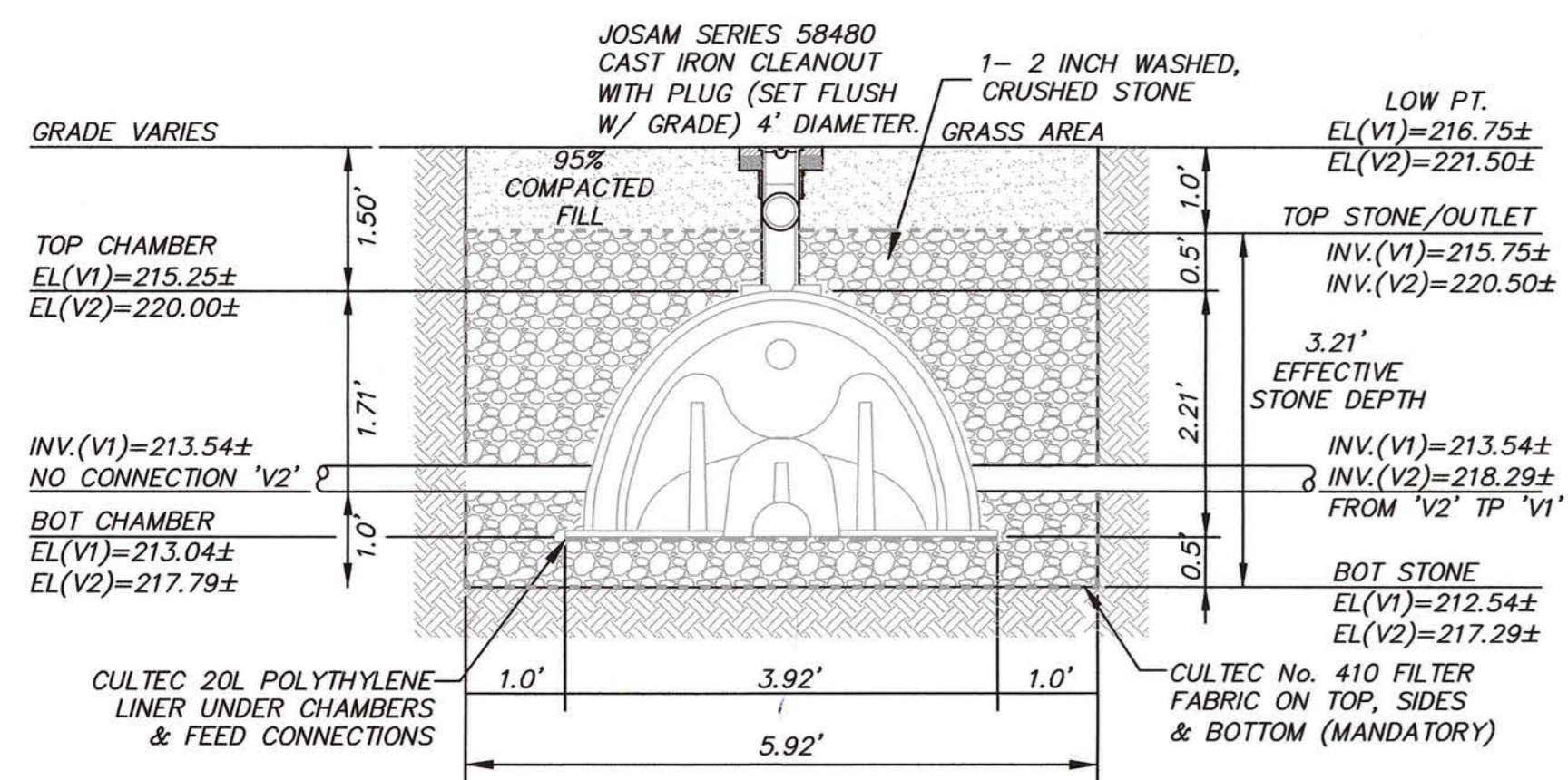
DOWNSPOUT DETAIL w/DIVERTER
NOT TO SCALE



BWSC SITE PLAN No 21
34 WILLET STREET - (LOT V)
BOSTON, MASS.
(WEST ROXBURY - 02132-4132)

SCALE: 1"=10' MAY 1, 2021
NORWOOD ENGINEERING CO., INC.
CIVIL ENGINEERS & LAND SURVEYORS
1410 ROUTE ONE, NORWOOD, MA 02062
PHONE: 781-762-0143 FAX 781-762-8595

METERS 0 2.5 5 10
FEET 0 5 10 20 30
SHEET No. 2 OF 2 6843-24

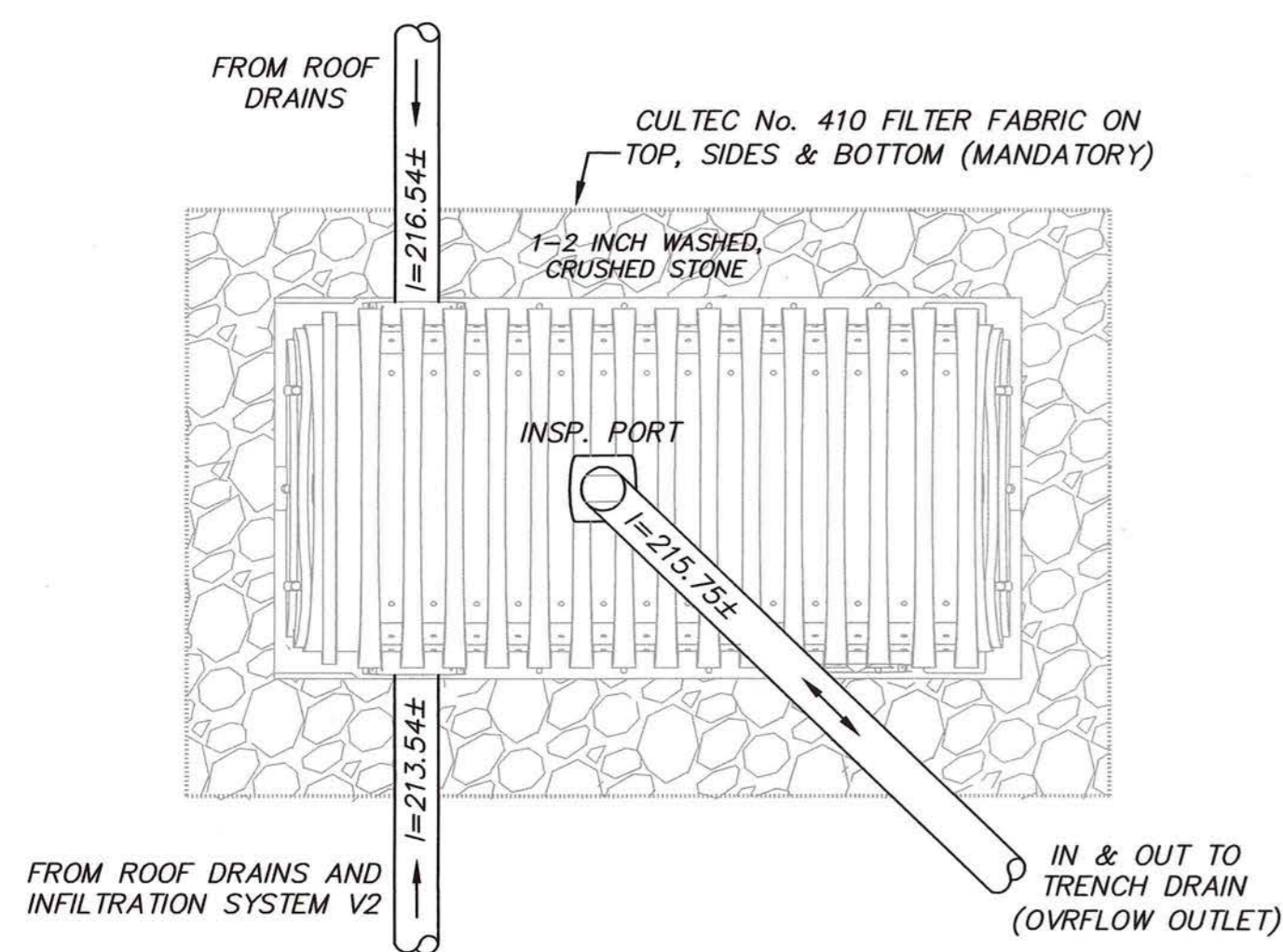


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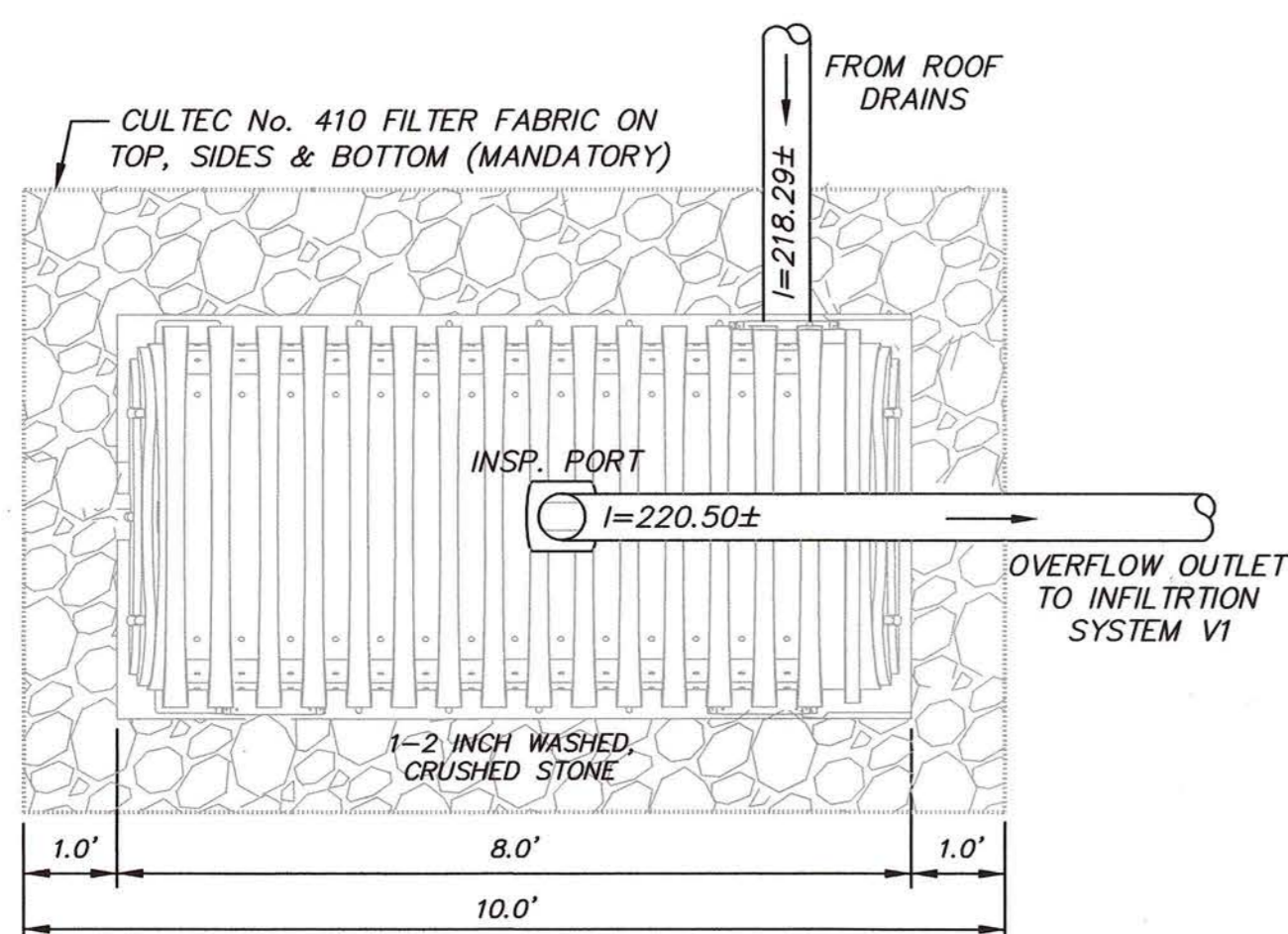
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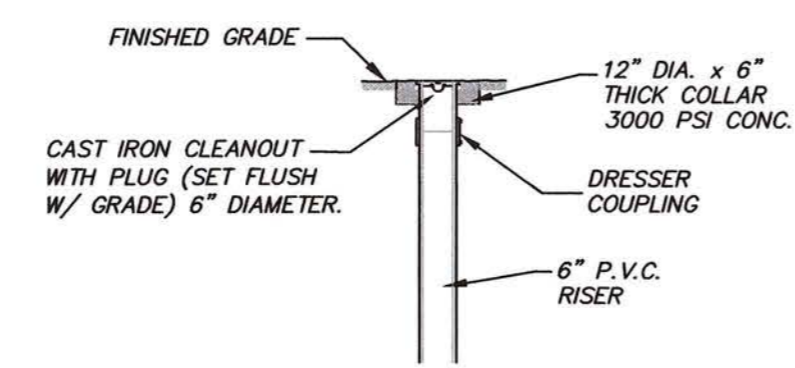
CULTEC RECHARGER 150HD CHAMBER OR EQUAL
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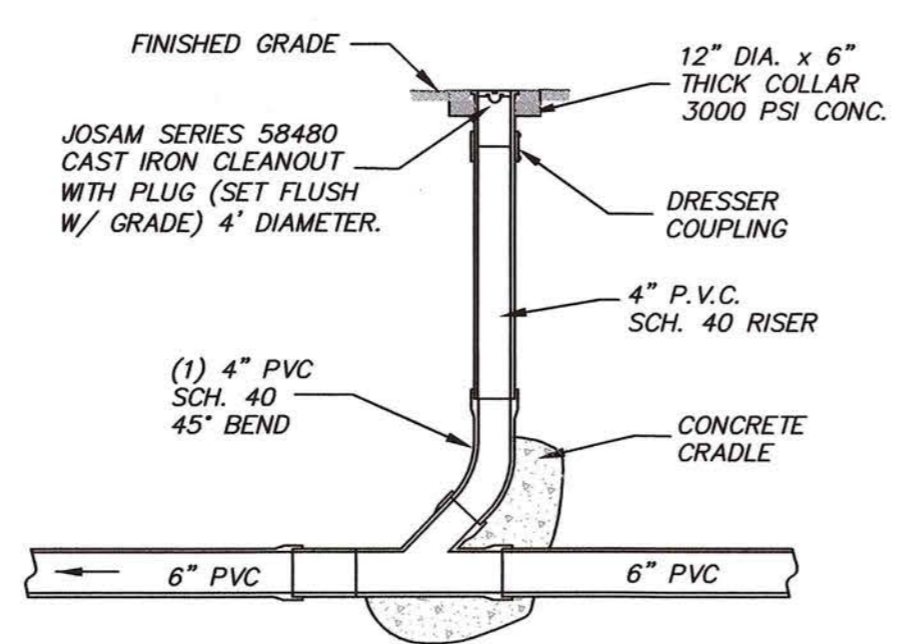
INFILTRATION SYSTEM 'V1' - CULTEC 150HD CHAMBER
NOT TO SCALE



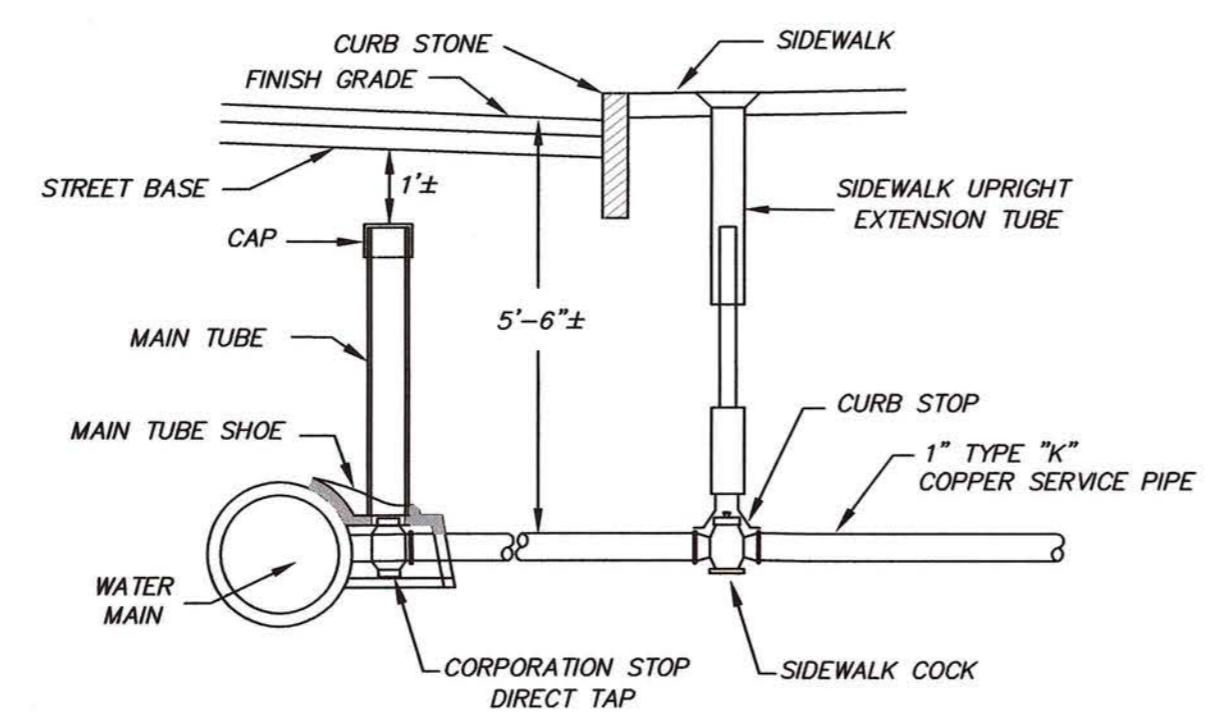
INFILTRATION SYSTEM 'V2' - CULTEC 150HD CHAMBER
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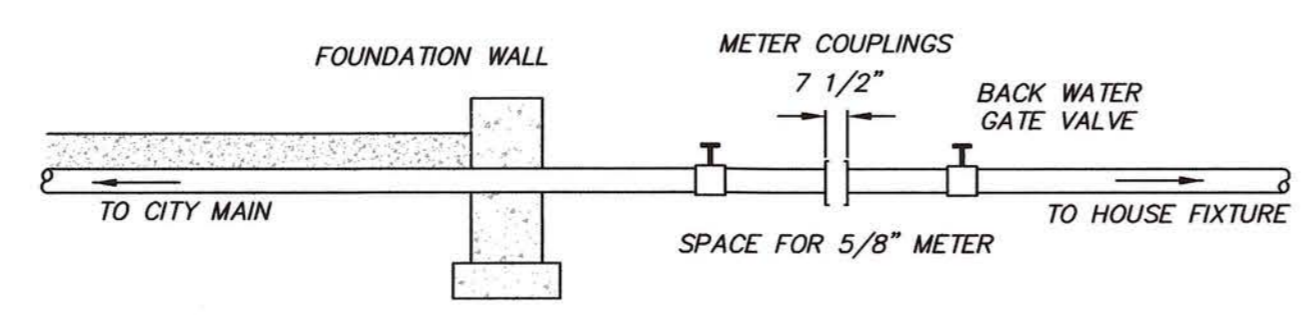
INFILTRATION SYSTEM INSPECTION PORT DETAIL
NOT TO SCALE



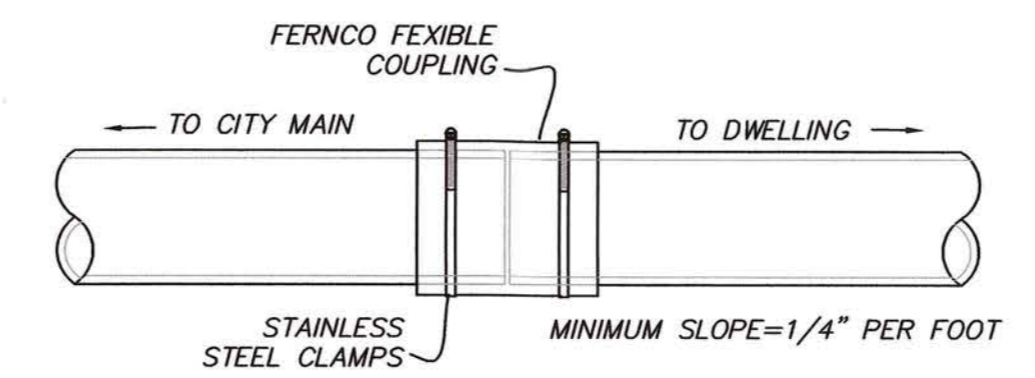
TYPICAL CLEANOUT DETAIL
NOT TO SCALE



WATER SERVICE CONNECTION
NOT TO SCALE

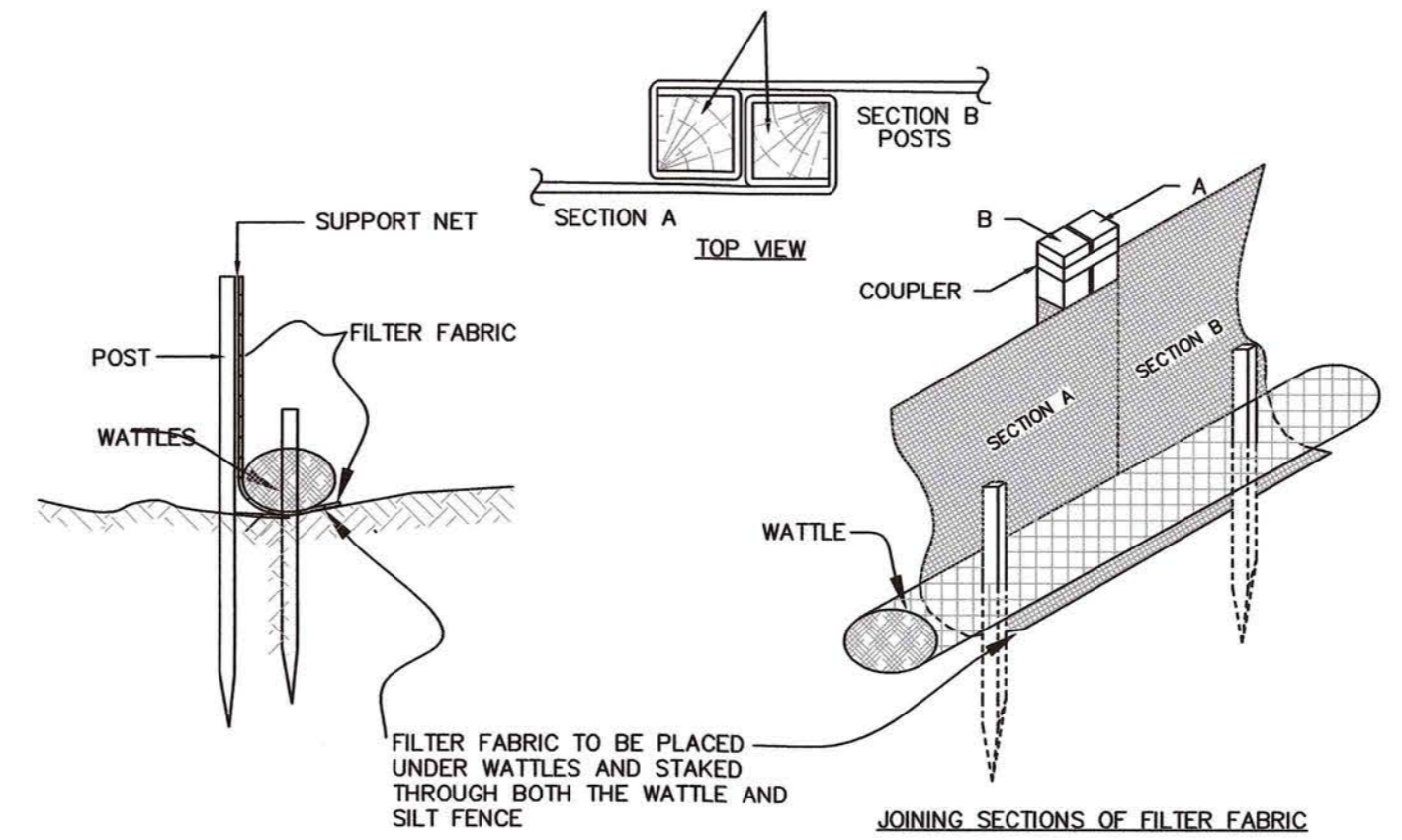


METER SPACING DETAIL
NOT TO SCALE (BWSC DETAIL)

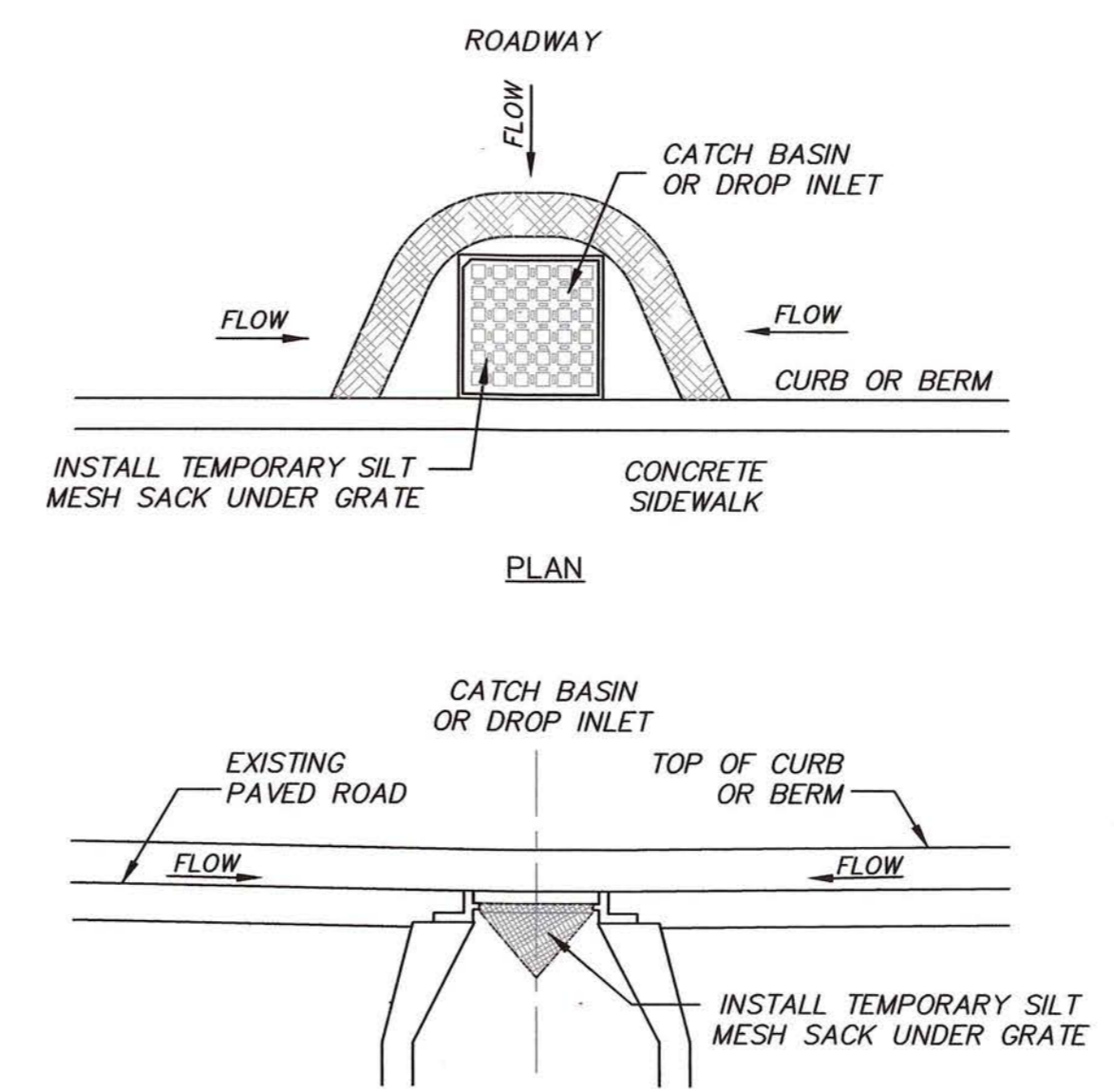


- NOTES: (FERNCO.COM)
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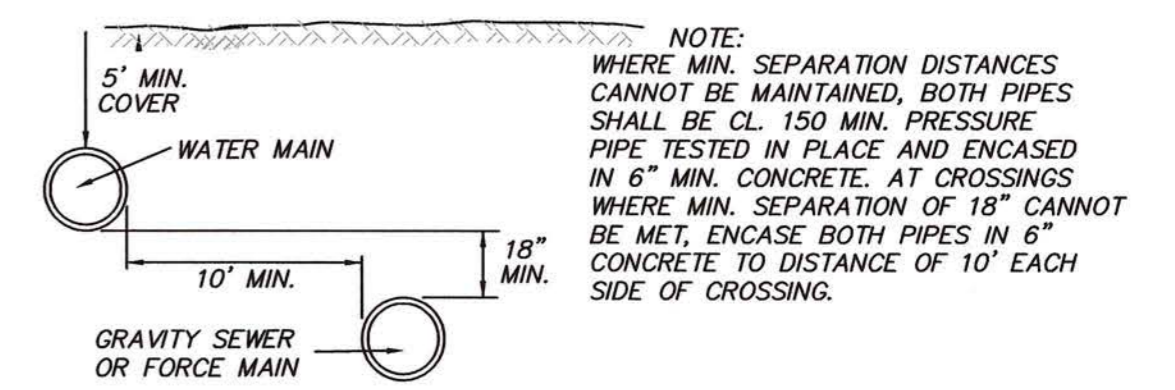
FERNCO FLEXIBLE COUPLING INSTALLATION
NOT TO SCALE



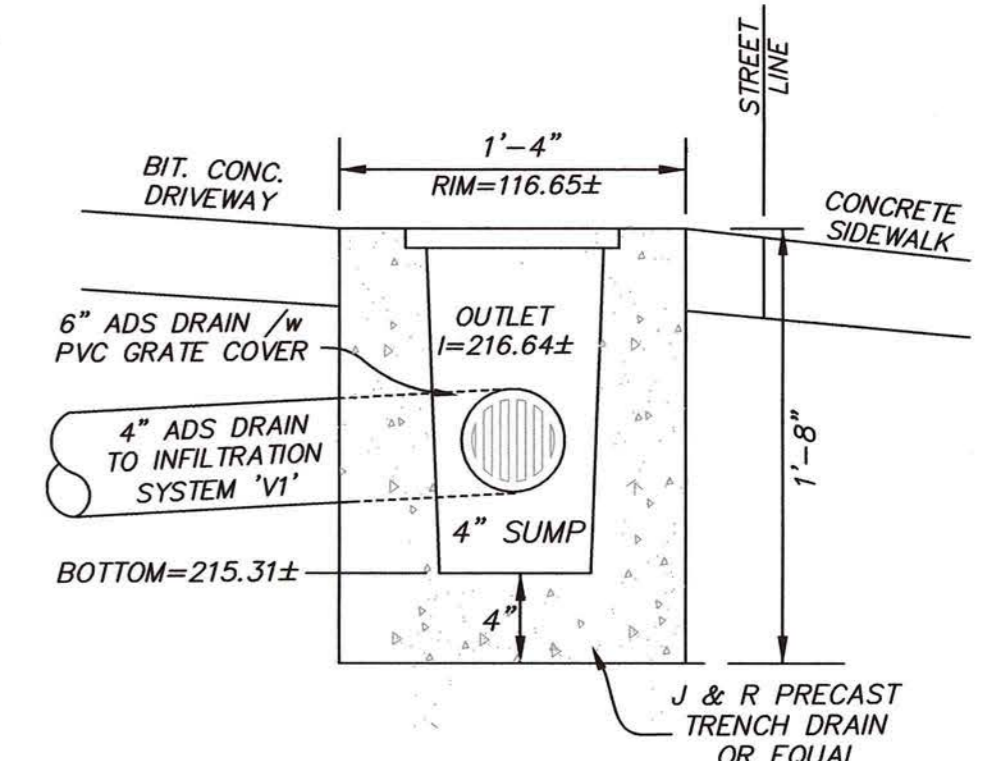
SILT FENCE & WATTLES
NOT TO SCALE



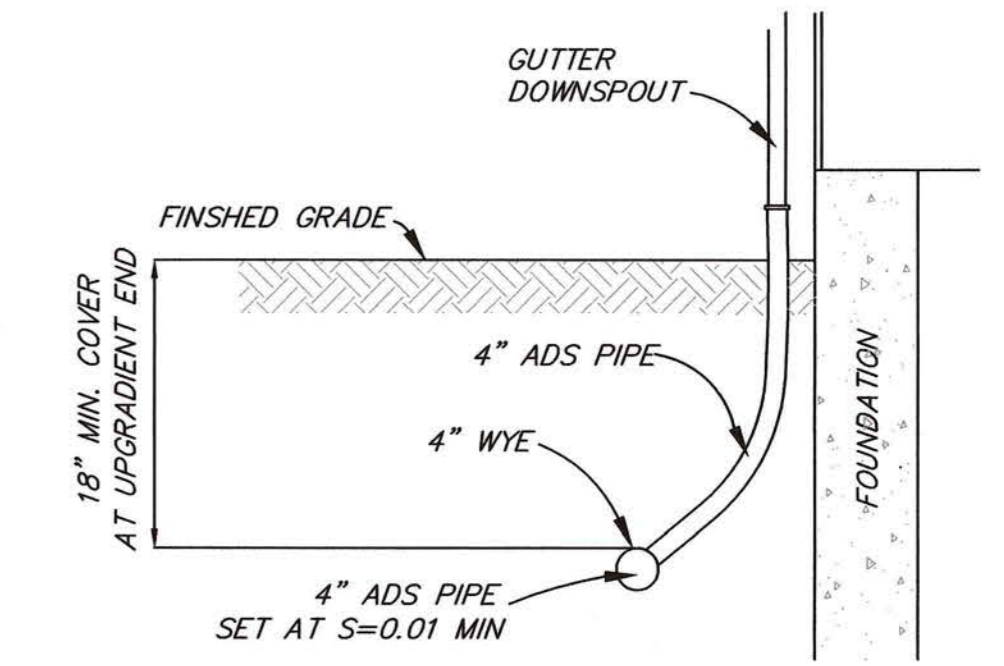
DRAIN INLET SILT PROTECTION
NOT TO SCALE



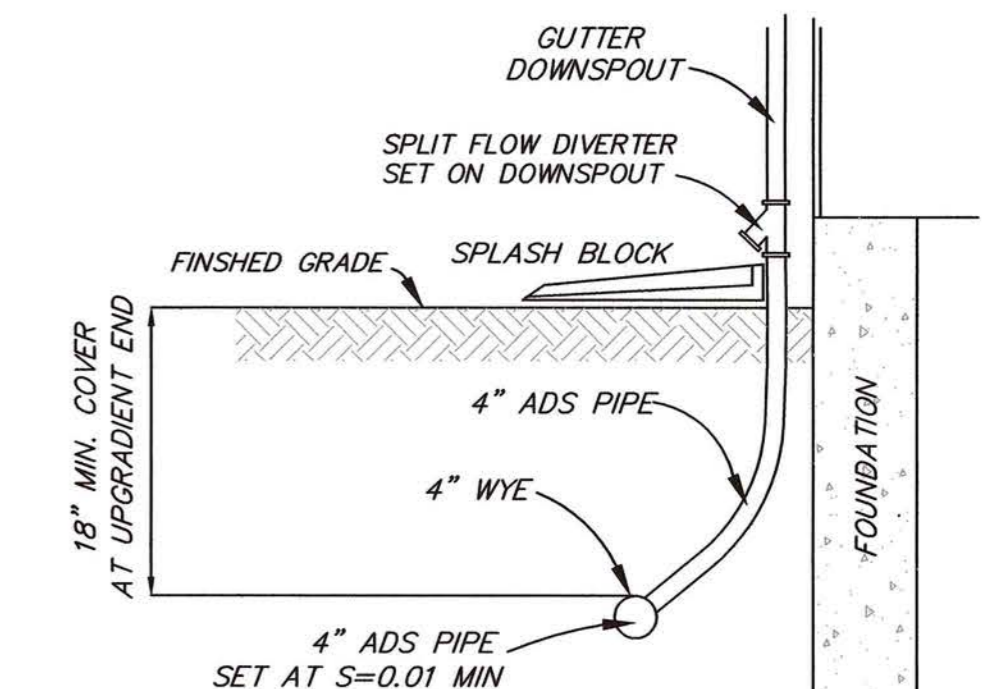
SEWER/WATER SEPARATION DETAIL
NOT TO SCALE



DRIVEWAY TRENCH DRAIN DETAIL
NOT TO SCALE



DOWNSPOUT DETAIL
NOT TO SCALE



DOWNSPOUT DETAIL w/DIVERTER
NOT TO SCALE

CONTACT INFORMATION

OWNER/APPLICANT:
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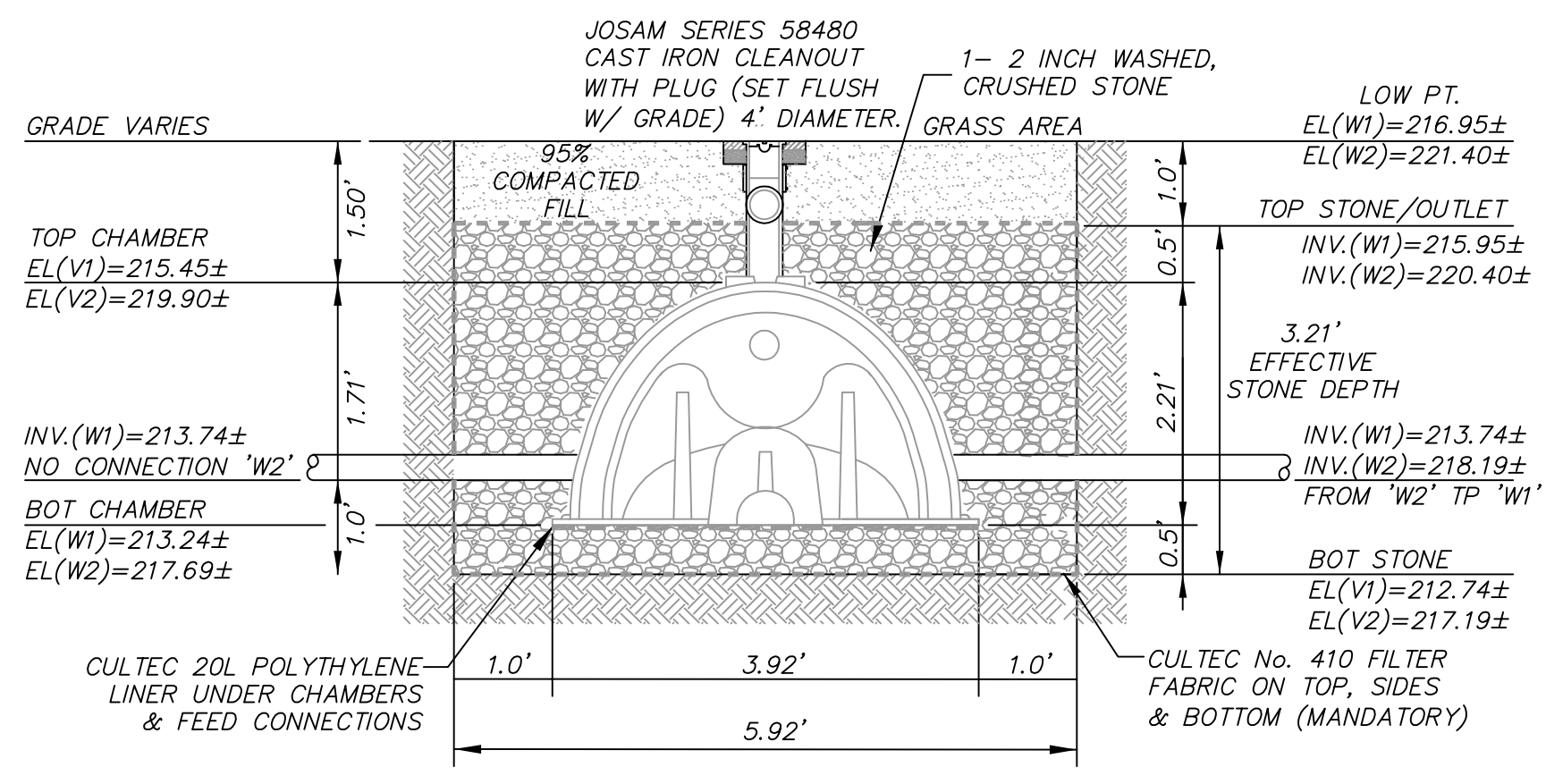


NO.	REVISIONS

BWSC SITE PLAN No 21
34 WILLET STREET - (LOT V)
BOSTON, MASS.
(WEST ROXBURY - 02132-4132)

SCALE: 1"=10' MAY 1, 2021
NORWOOD ENGINEERING CO., INC.
CIVIL ENGINEERS & LAND SURVEYORS
1410 ROUTE ONE, NORWOOD, MA 02062
PHONE: 781-762-0143 FAX 781-762-8595



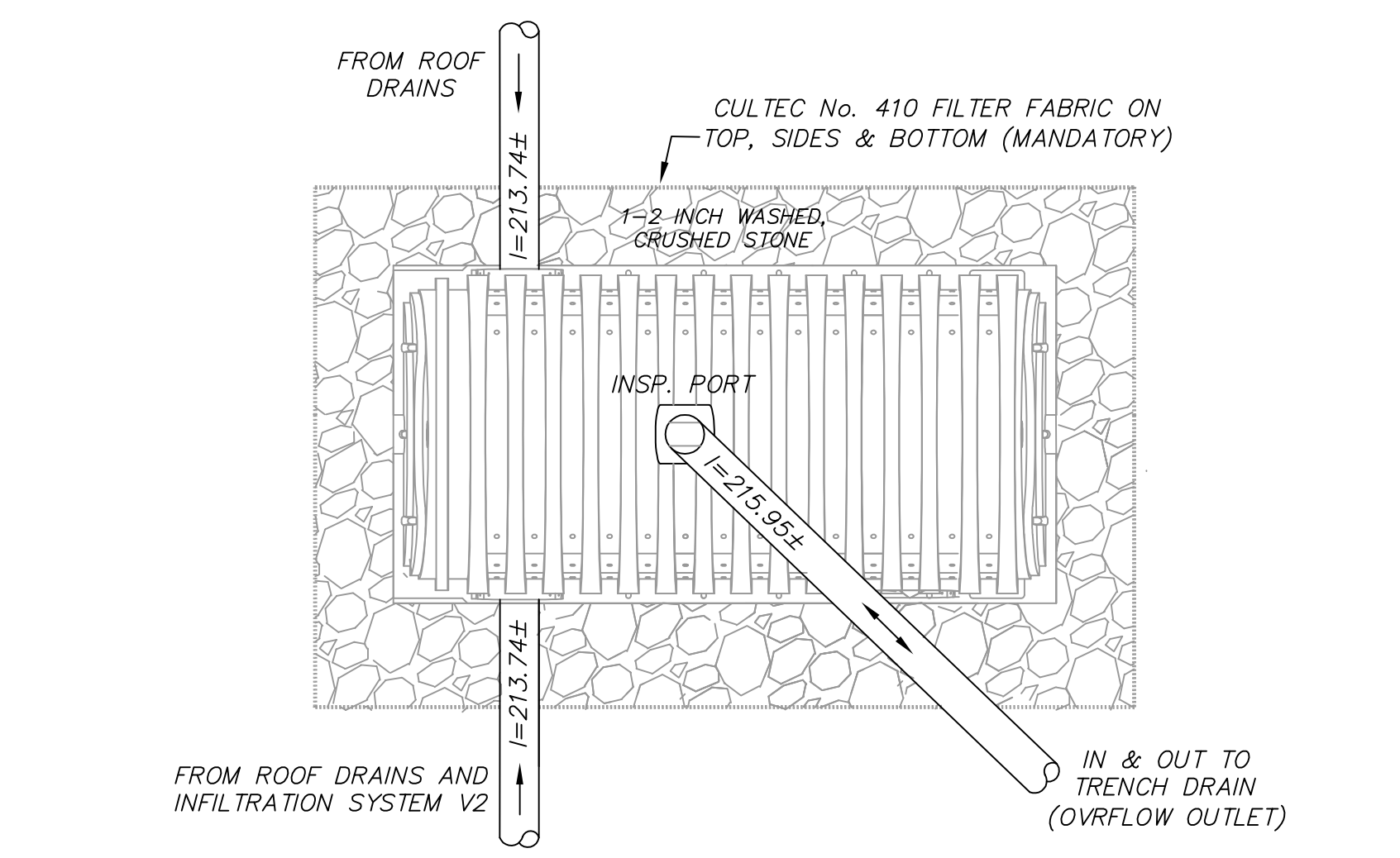


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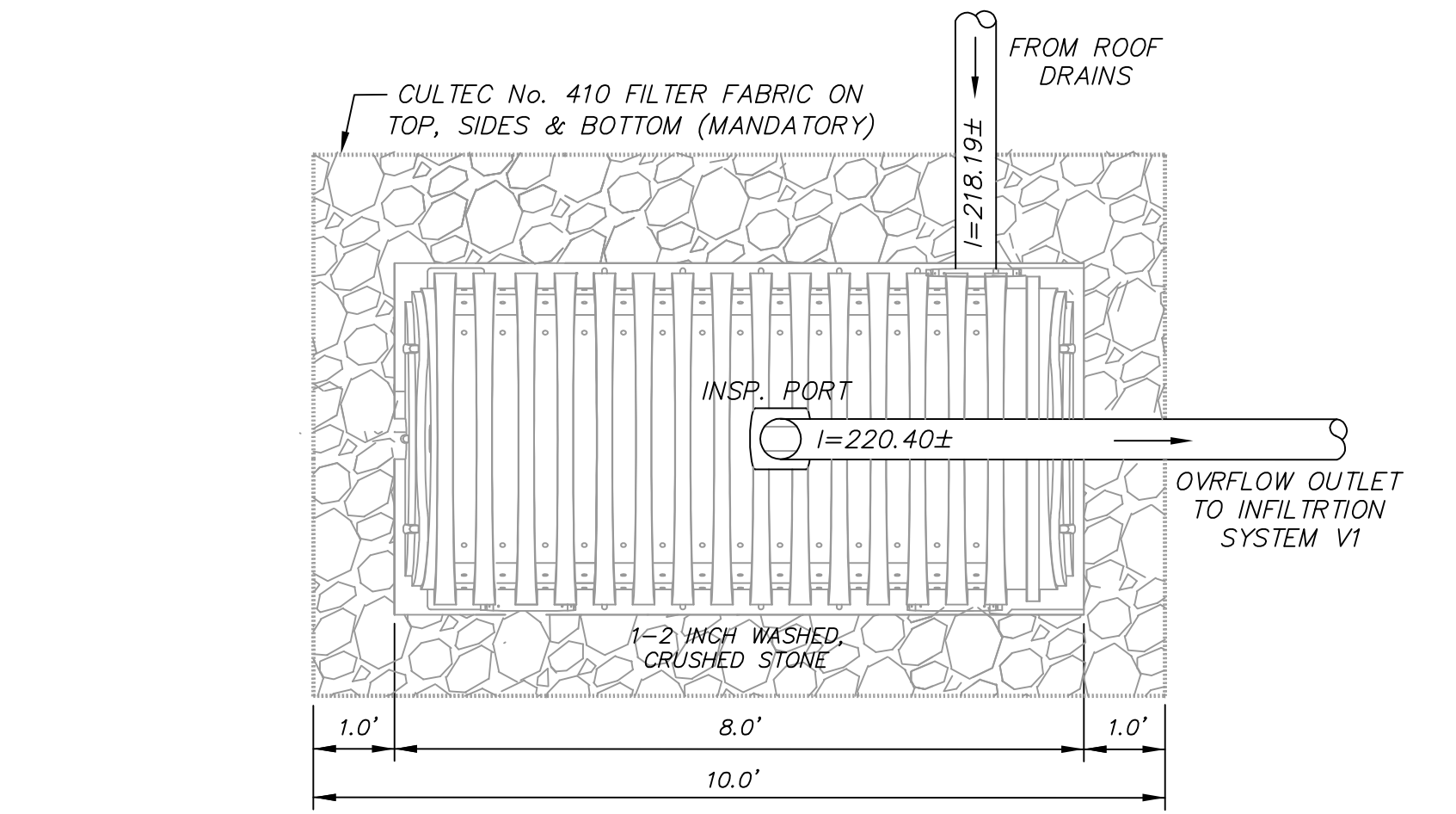
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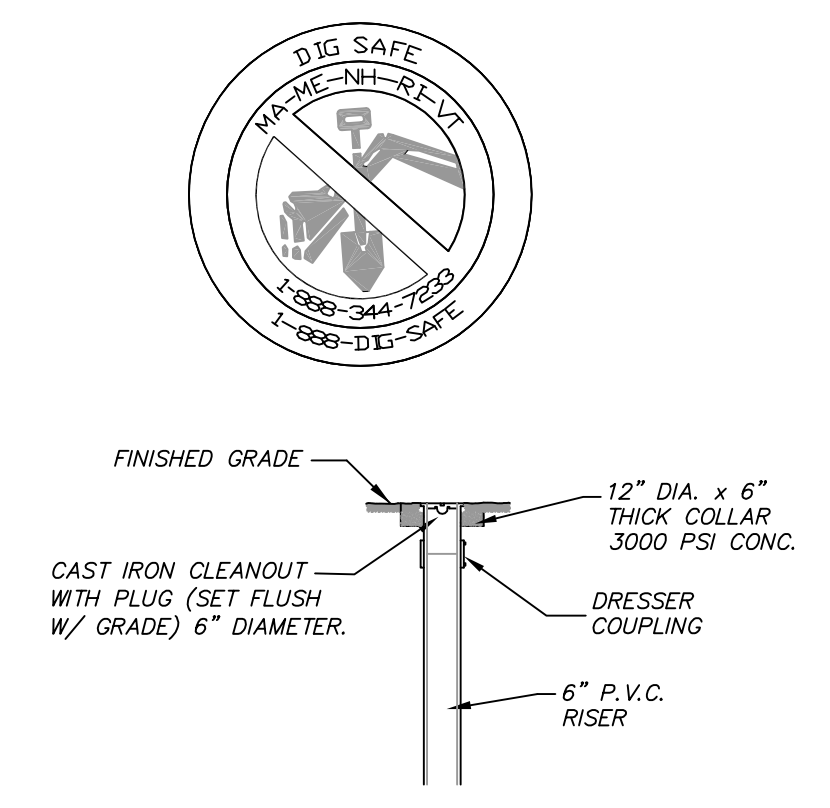
CULTEC RECHARGER 150HD CHAMBER OR EQUAL
NOT TO SCALE



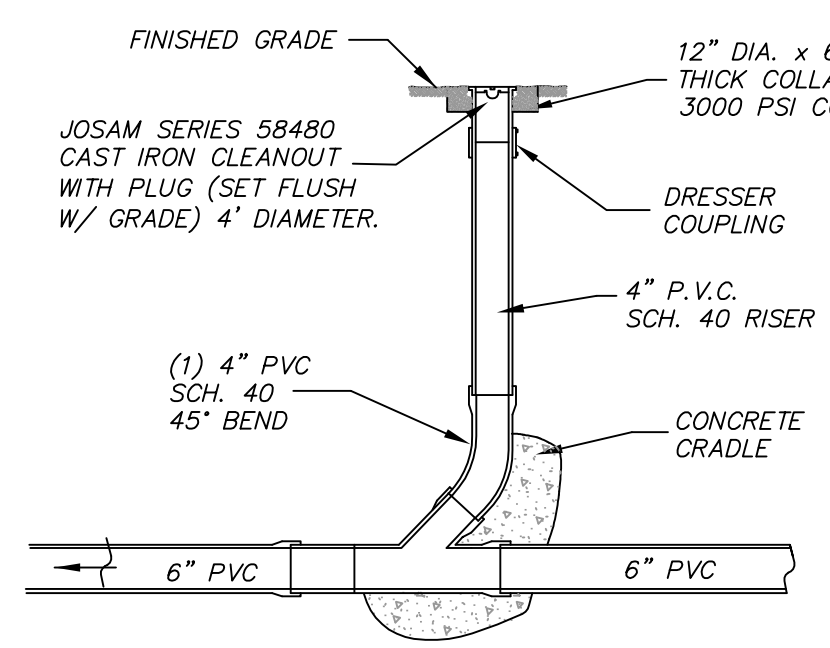
INFILTRATION SYSTEM 'V1' - CULTEC 150HD CHAMBER
NOT TO SCALE



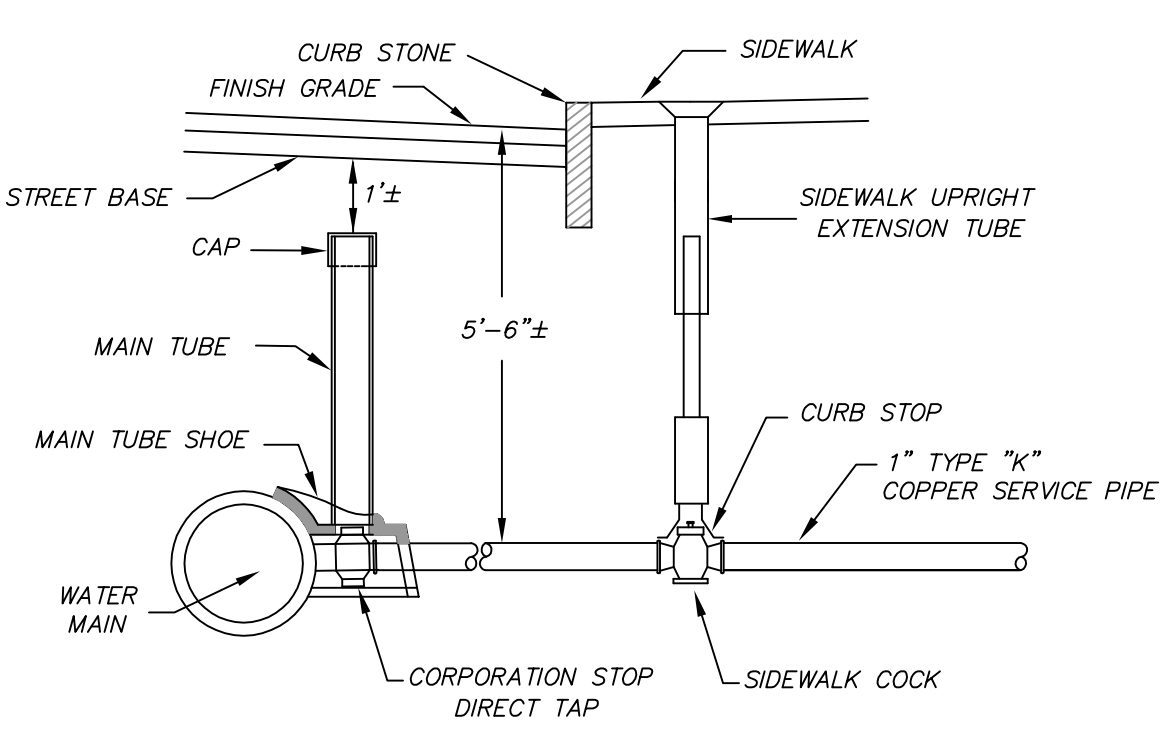
INFILTRATION SYSTEM 'V2' - CULTEC 150HD CHAMBER
NOT TO SCALE



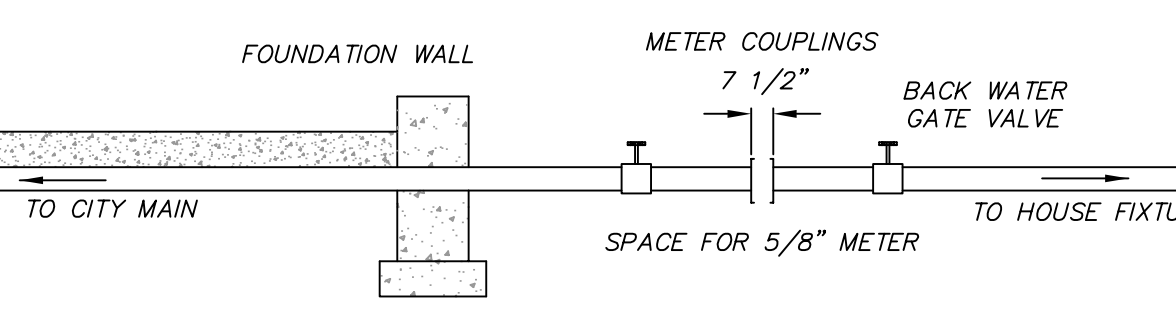
INFILTRATION SYSTEM INSPECTION PORT DETAIL
NOT TO SCALE



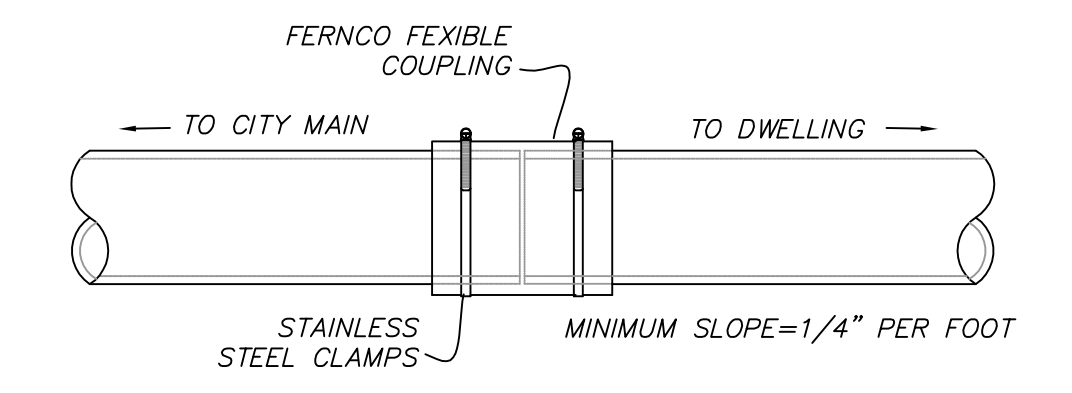
TYPICAL CLEANOUT DETAIL
NOT TO SCALE



WATER SERVICE CONNECTION
NOT TO SCALE

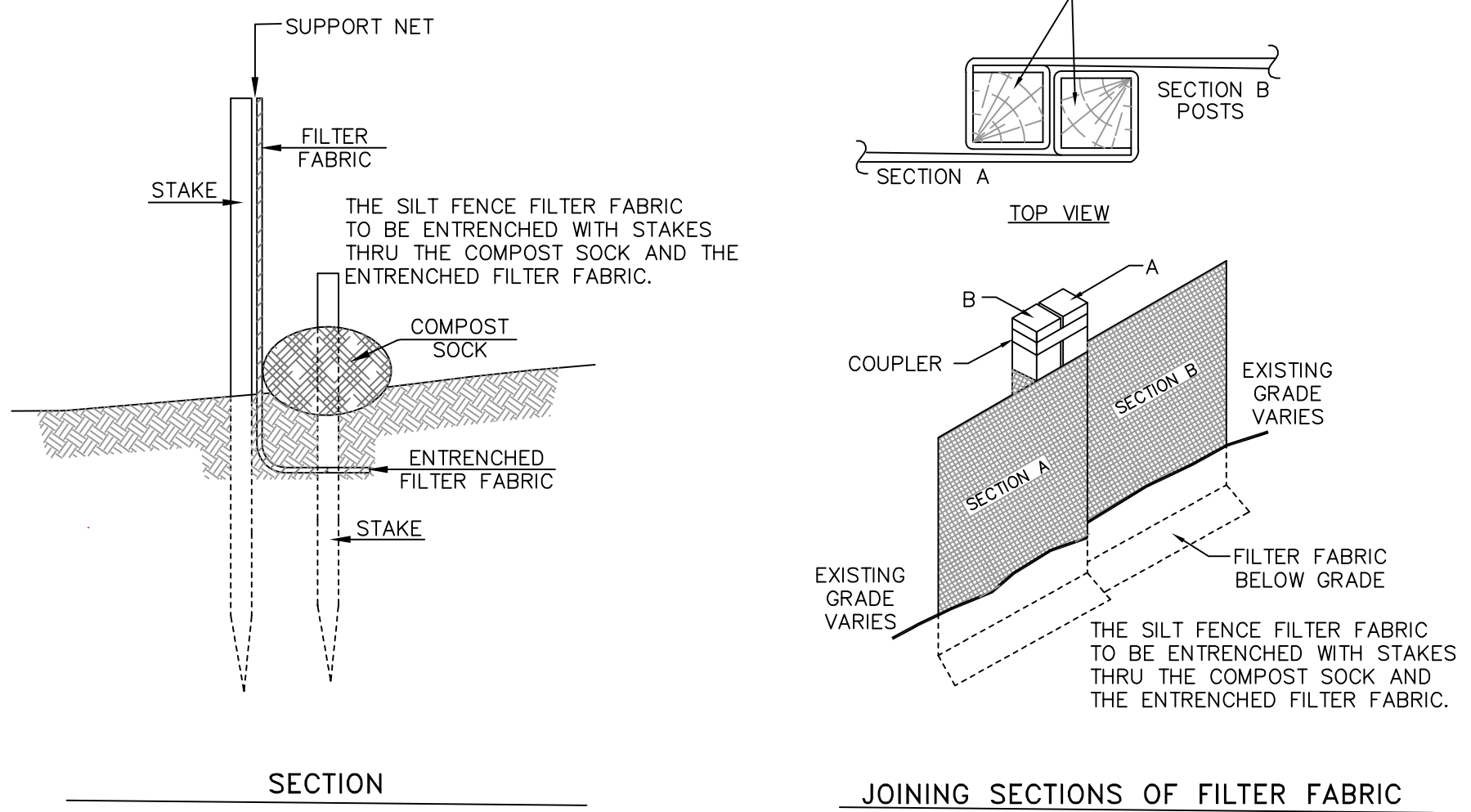


METER SPACING DETAIL
NOT TO SCALE (BWSC DETAIL)

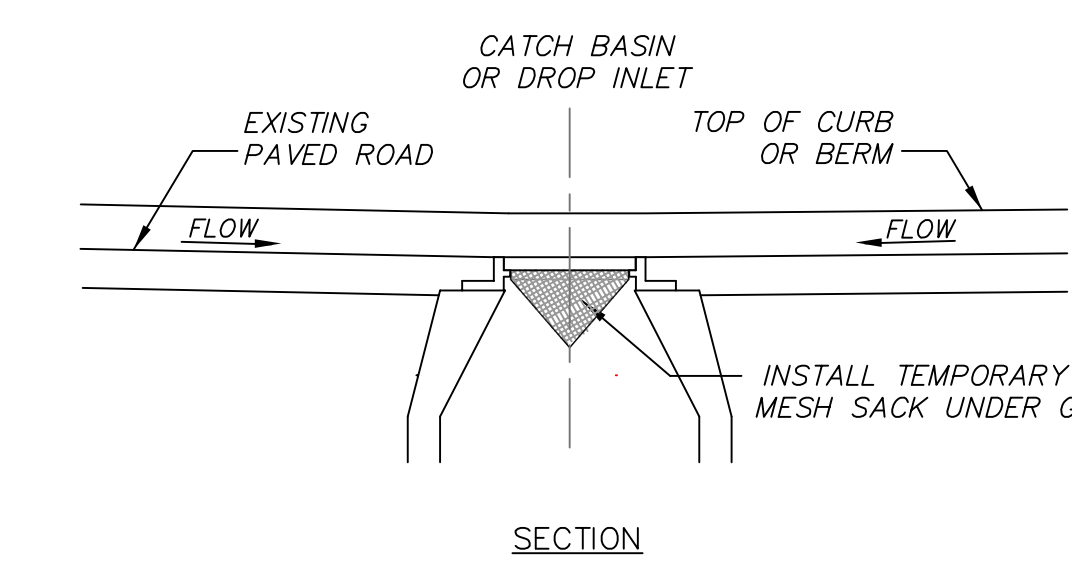
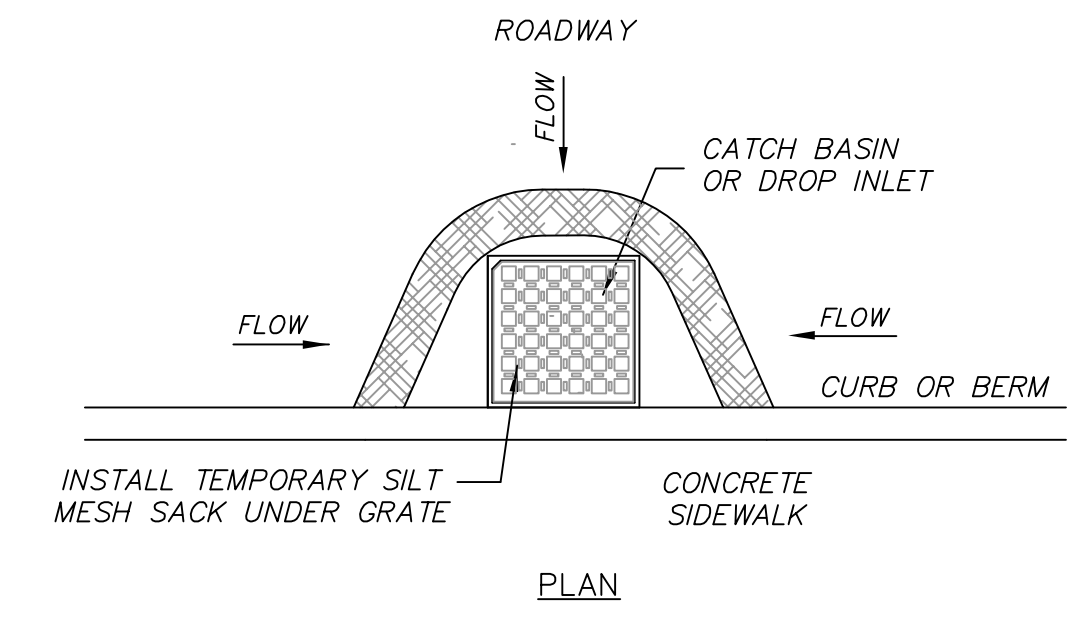


- NOTES: (FERNCO.COM)
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FERNCO FLEXIBLE COUPLING INSTALLATION
NOT TO SCALE



SILT FENCE WITH COMPOST SOCK
NOT TO SCALE



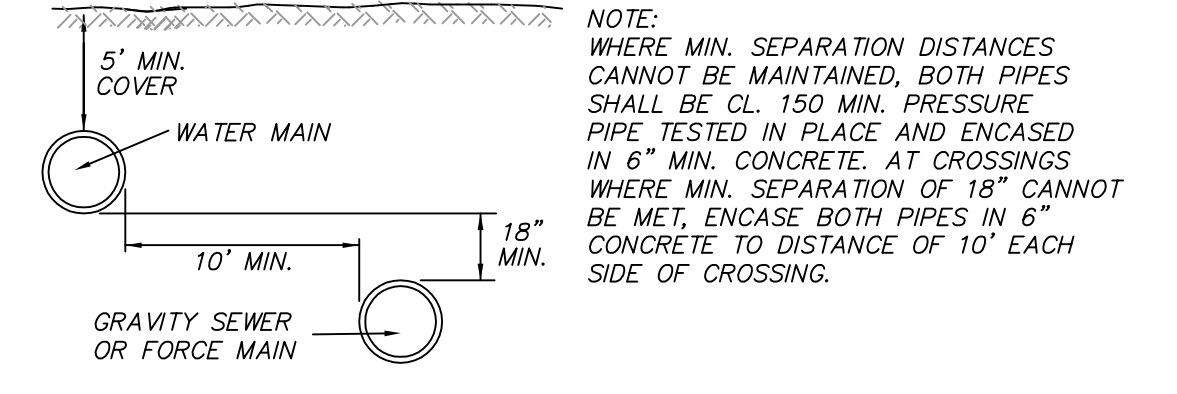
DRAIN INLET SILT PROTECTION
NOT TO SCALE

CONTACT INFORMATION

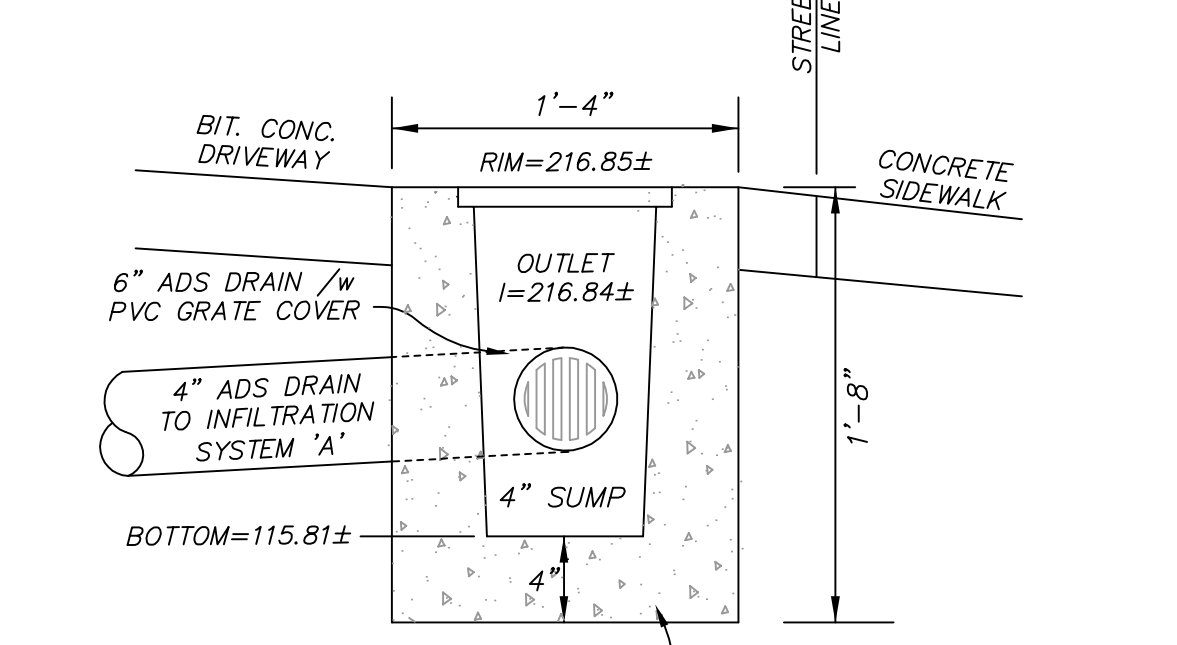
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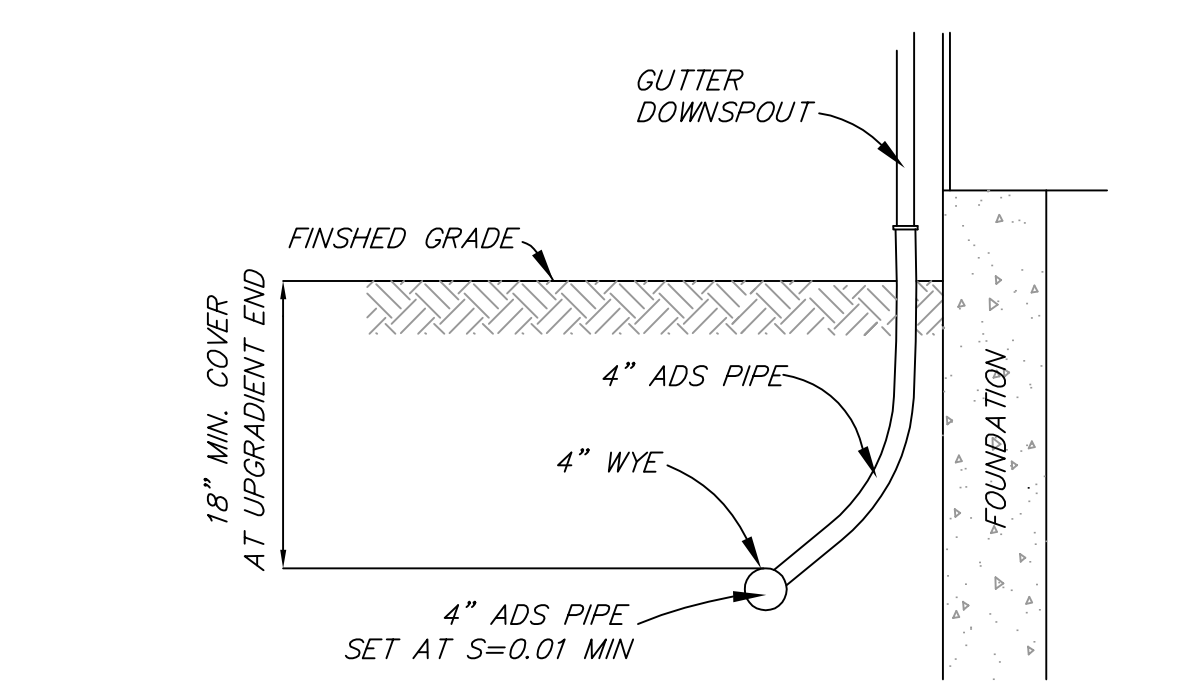
REVISIONS	
11-29-2021	REVISIONS PER ECOTEC, INC.



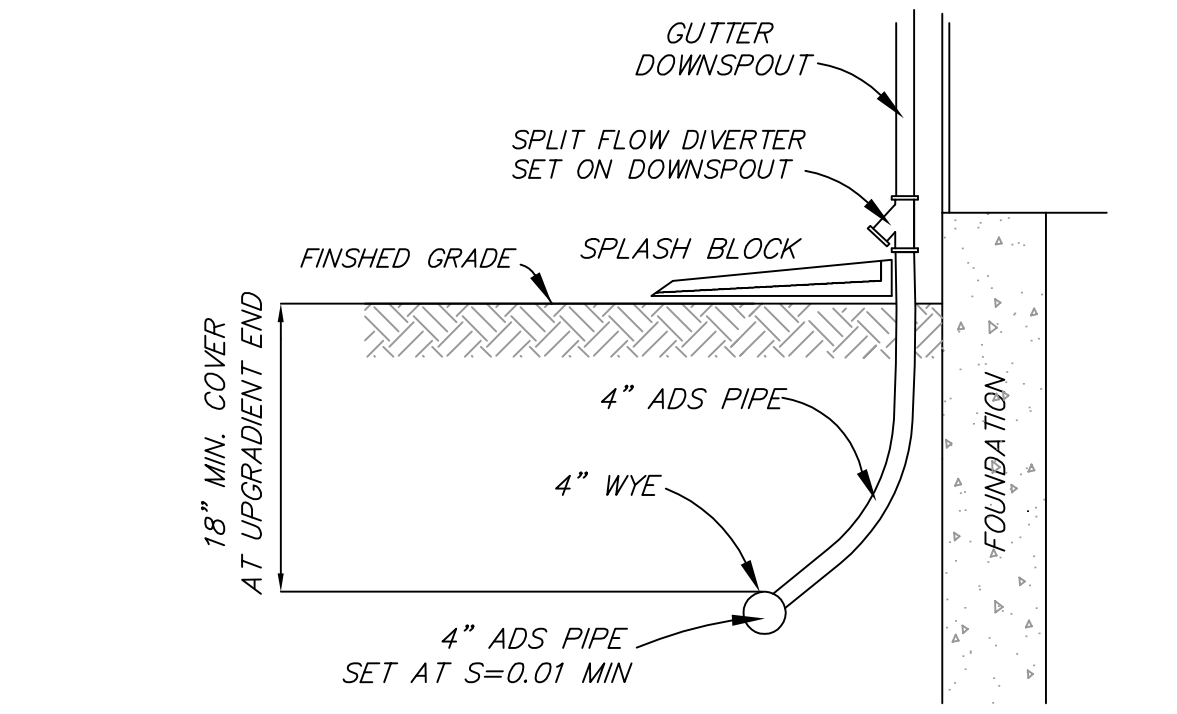
SEWER/WATER SEPARATION DETAIL
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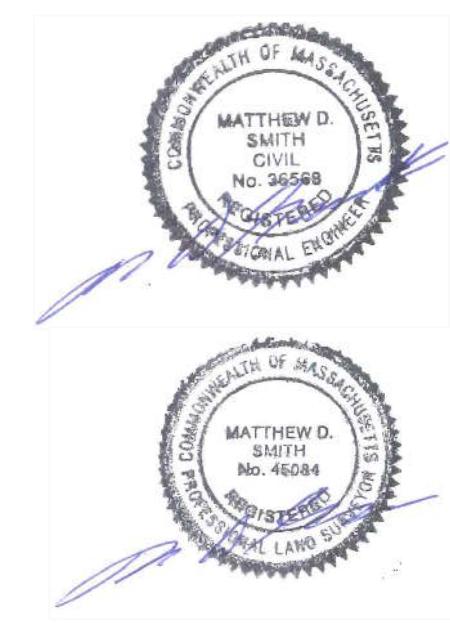
DRIVEWAY TRENCH DRAIN DETAIL
NOT TO SCALE



DOWNSPOUT DETAIL
NOT TO SCALE

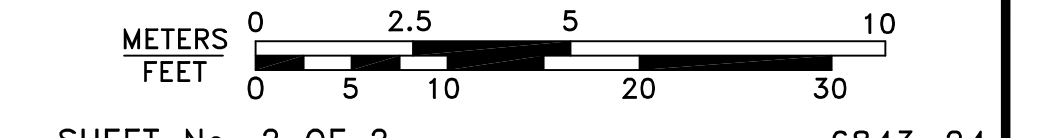


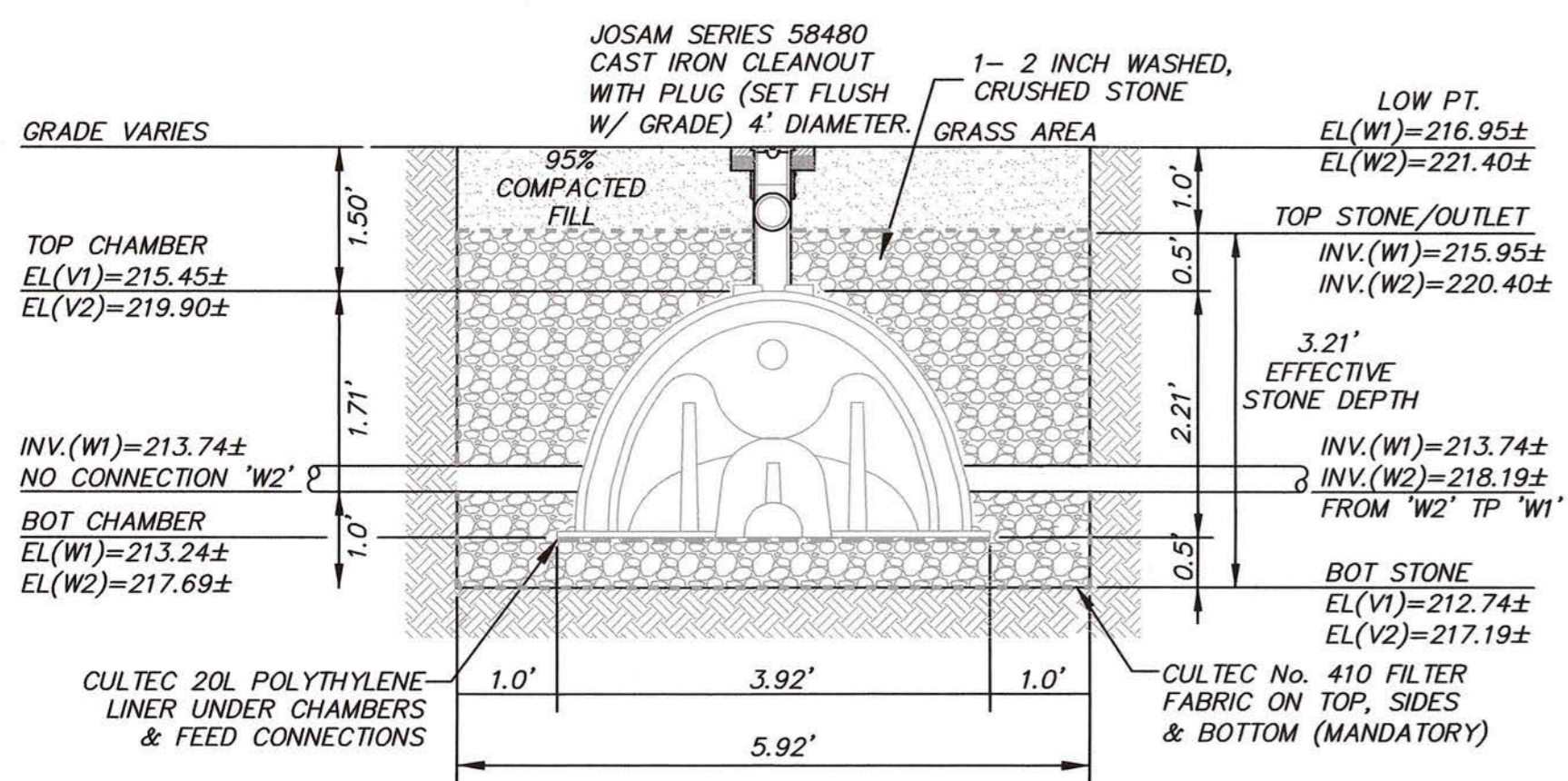
DOWNSPOUT DETAIL w/DIVERTER
NOT TO SCALE



BWSC SITE PLAN No 21
36 WILLET STREET - (LOT W)
BOSTON, MASS.
(WEST ROXBURY - 02132-4132)
SCALE: 1"=20' MAY 17, 2021

NORWOOD ENGINEERING CO., INC.
CIVIL ENGINEERS & LAND SURVEYORS
1410 ROUTE ONE, NORWOOD, MA 02062
PHONE: 781-762-0143 FAX 781-762-8595



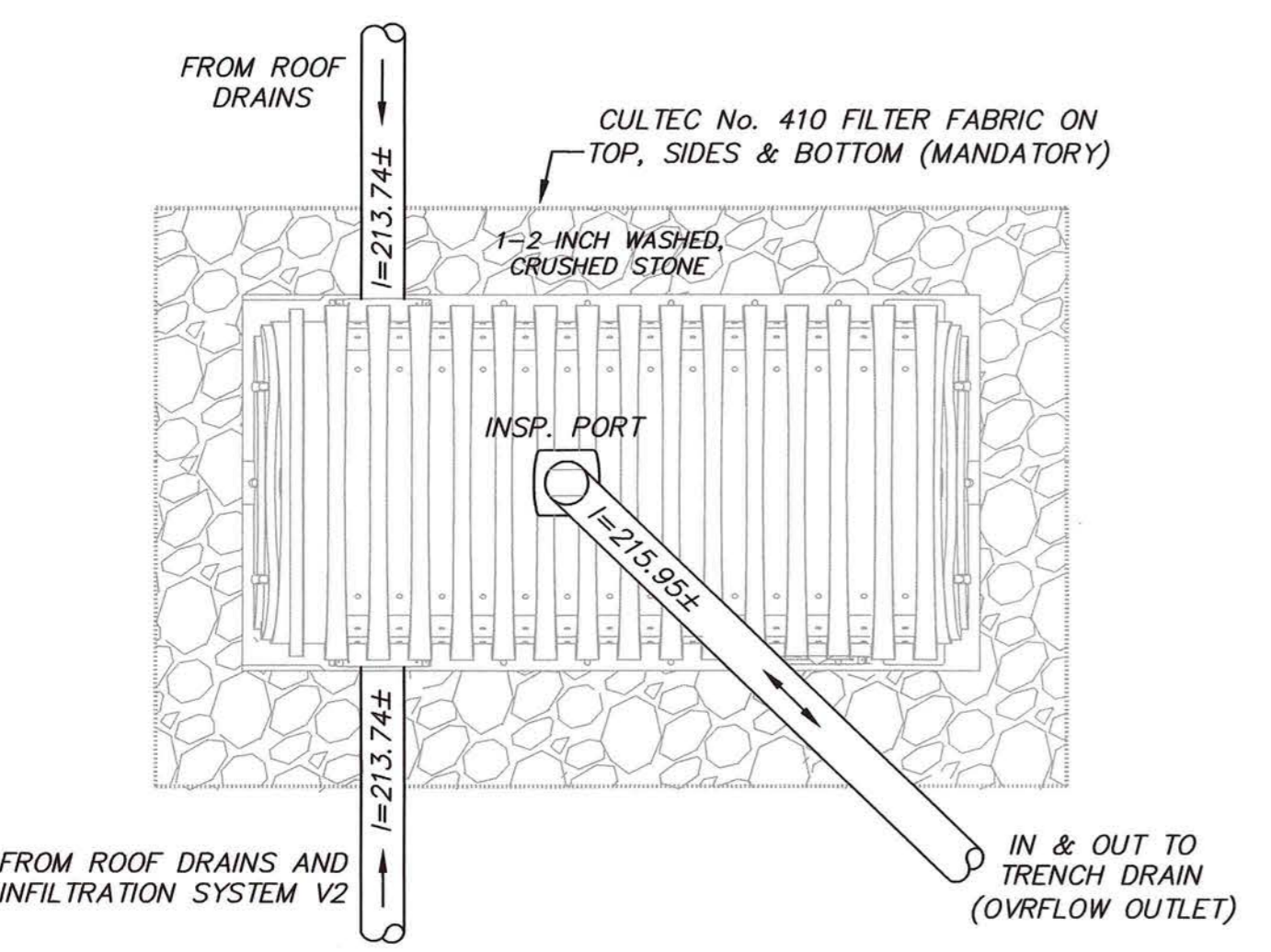


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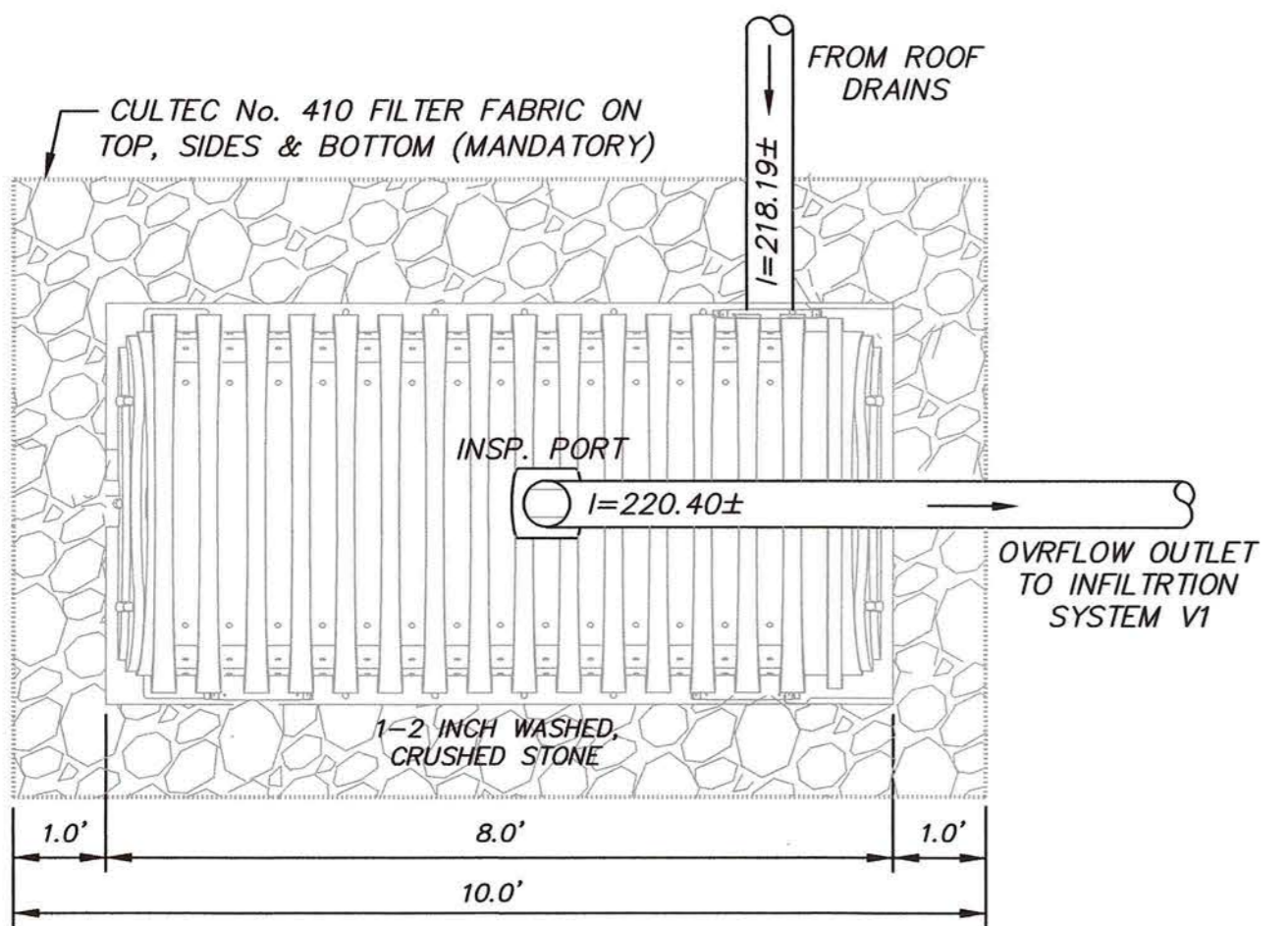
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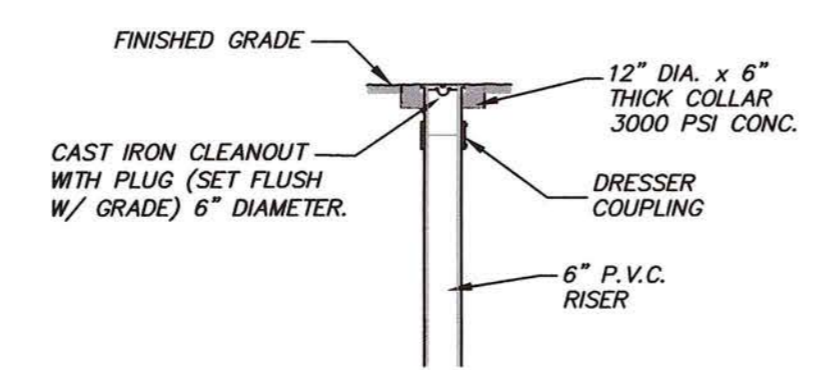
CULTEC RECHARGER 150HD CHAMBER OR EQUAL
NOT TO SCALE



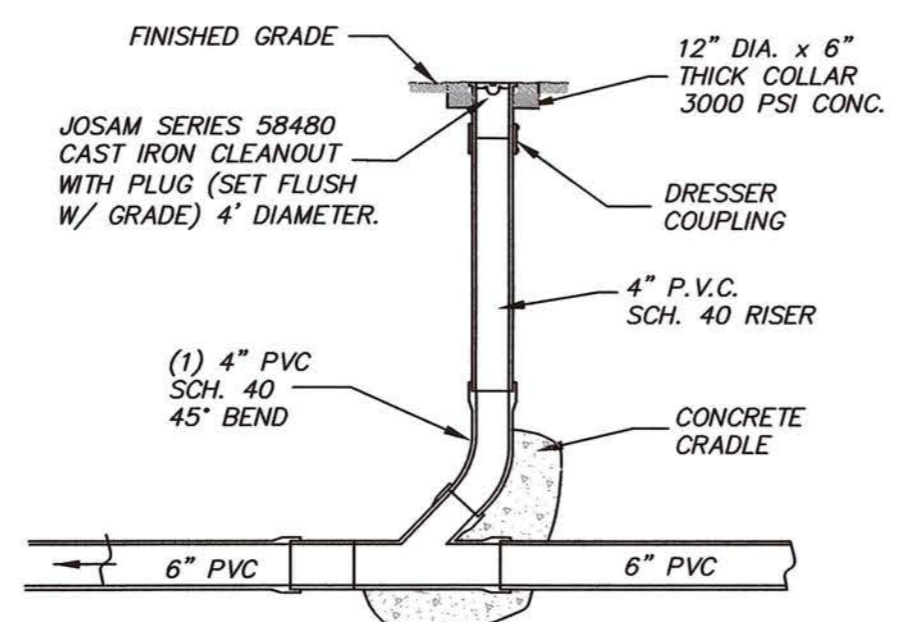
INFILTRATION SYSTEM 'V1' - CULTEC 150HD CHAMBER
NOT TO SCALE



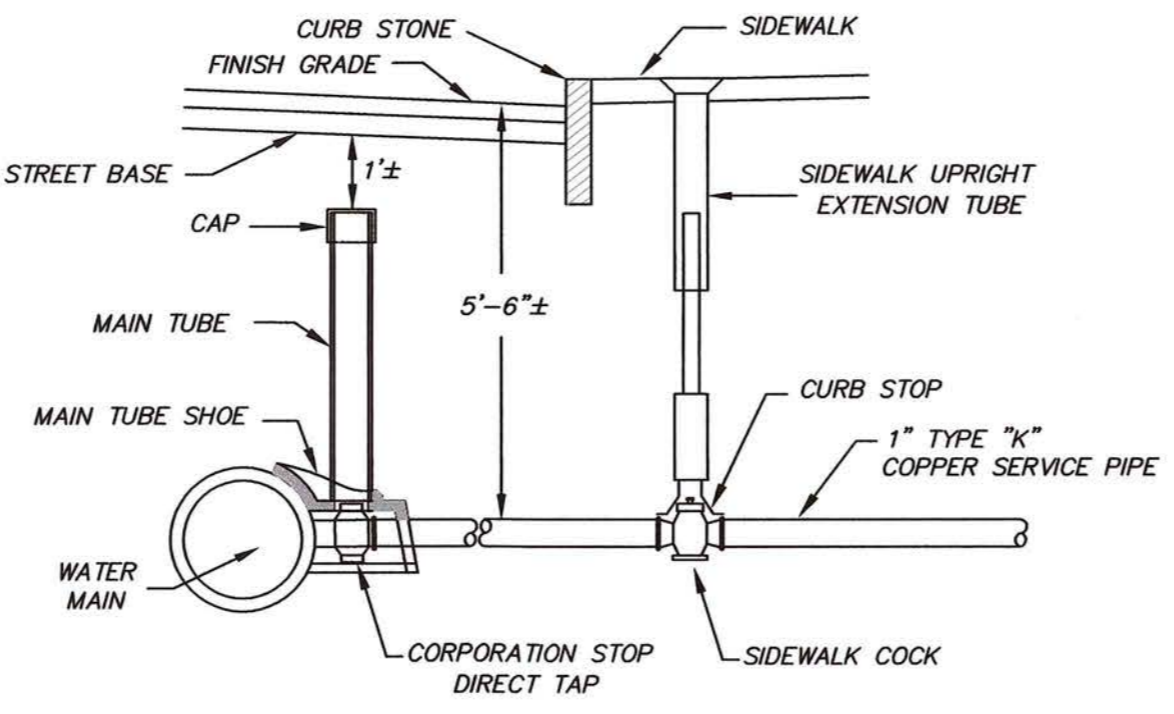
INFILTRATION SYSTEM 'V2' - CULTEC 150HD CHAMBER
NOT TO SCALE



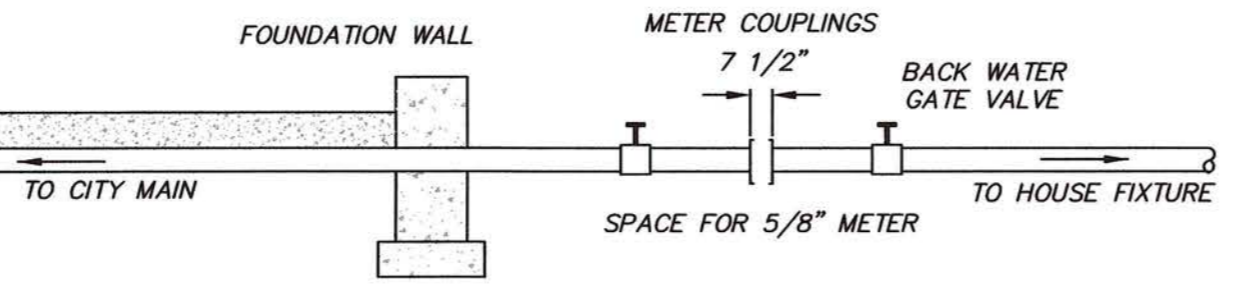
INFILTRATION SYSTEM
INSPECTION PORT DETAIL
NOT TO SCALE



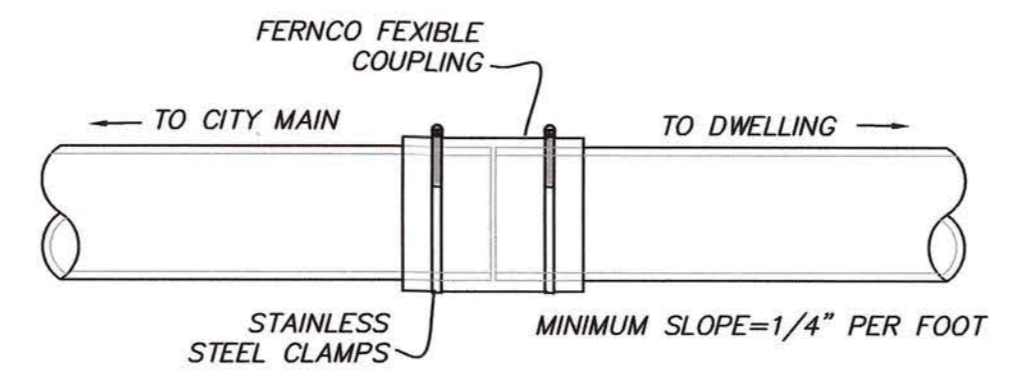
TYPICAL CLEANOUT DETAIL
NOT TO SCALE



WATER SERVICE CONNECTION
NOT TO SCALE

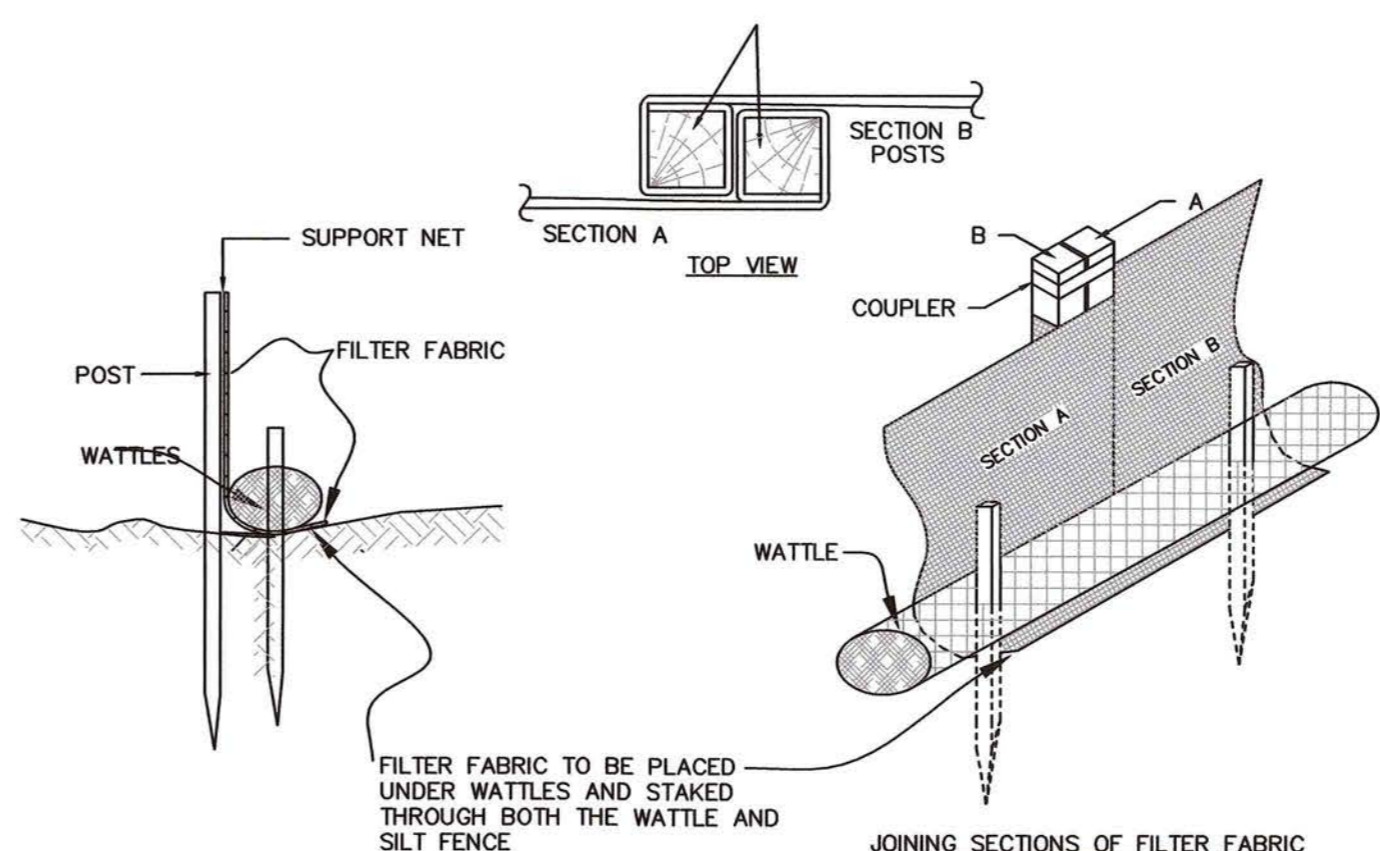


METER SPACING DETAIL
NOT TO SCALE (BWSC DETAIL)

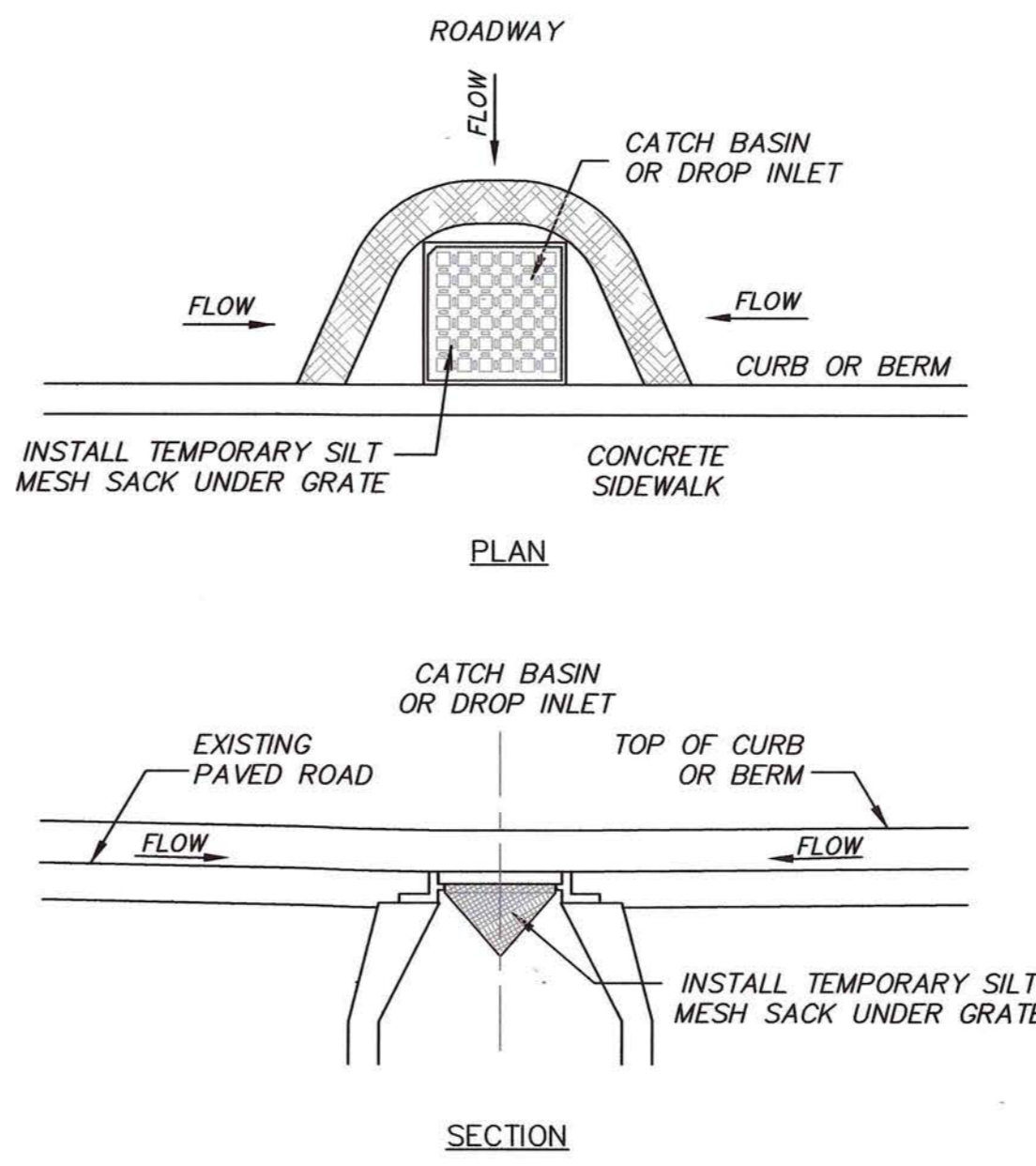


- NOTES: (FERNCO.COM)
1. LOOSEN THE STAINLESS STEEL CLAMPS. DO NOT REMOVE CLAMPS FROM COUPLING.
 2. SLIDE FLEXIBLE COUPLING OVER EXISTING PIPE AND INSERT NEW 6" PVC PIPE INTO COUPLING.
 3. STAINLESS STEEL CLAMPS TO BE TIGHTENED TO 80 INCH-LBS OR TORQUE.
 4. PRESSURE TEST BEFORE BACKFILLING OR CONCEALLING JOINT. BED AND BACKFILL PROPERLY. (MAXIMUM TEST PRESSURE 4.3 P.S.I.)

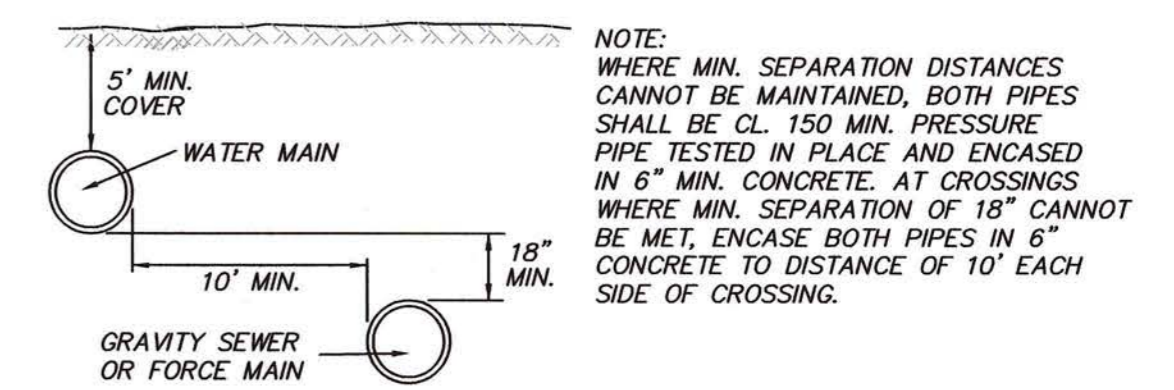
FERNCO FLEXIBLE COUPLING INSTALLATION
NOT TO SCALE



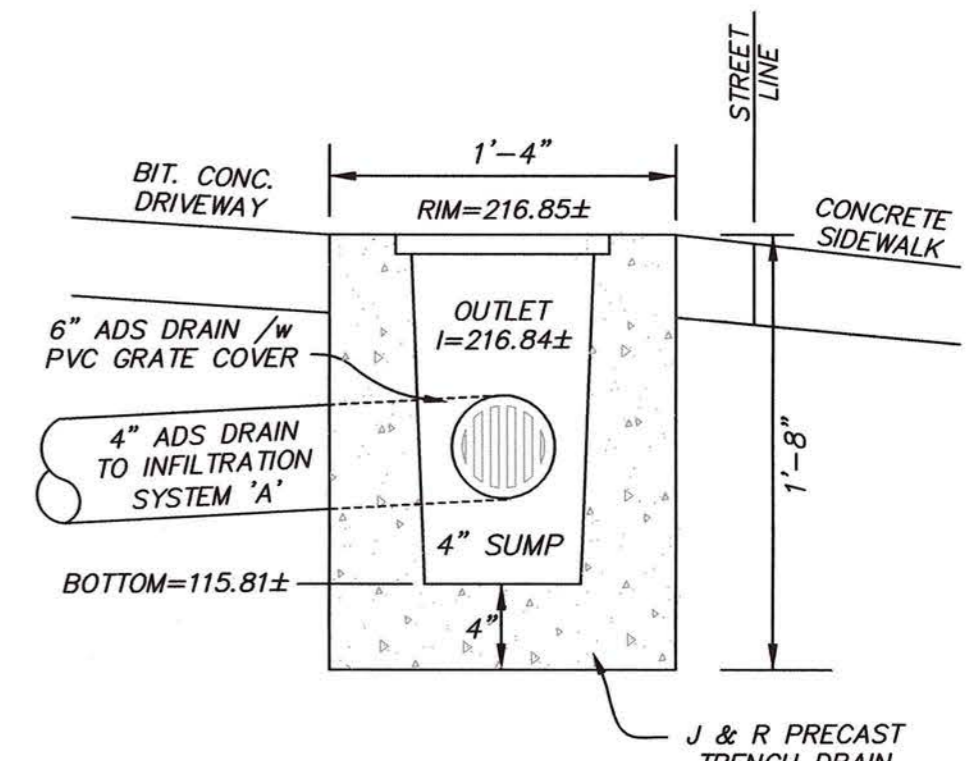
SILT FENCE & WATTLES
NOT TO SCALE



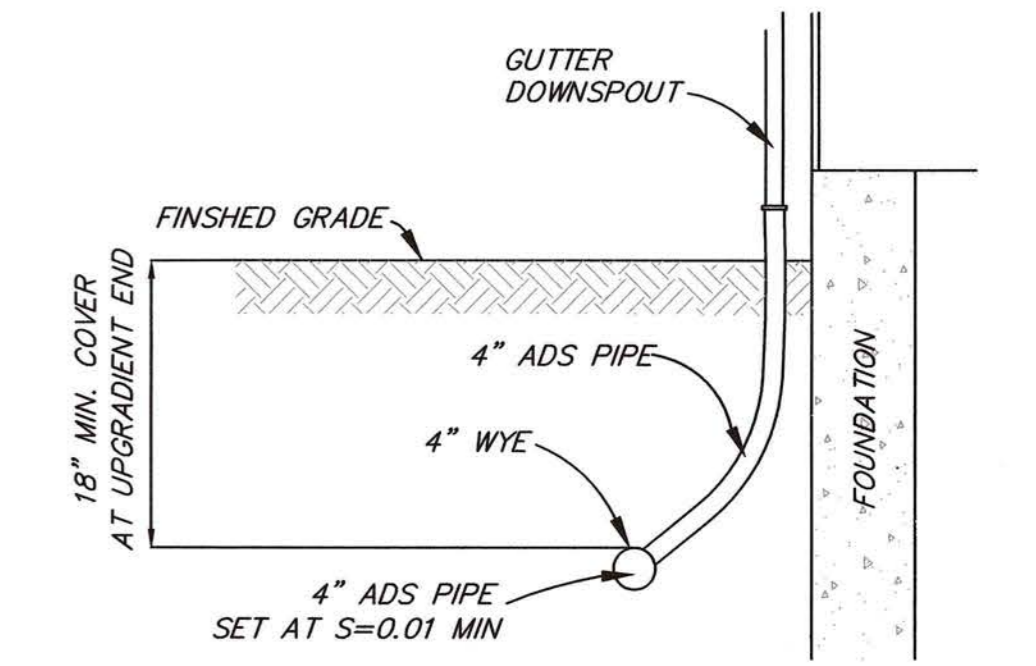
DRAIN INLET SILT PROTECTION
NOT TO SCALE



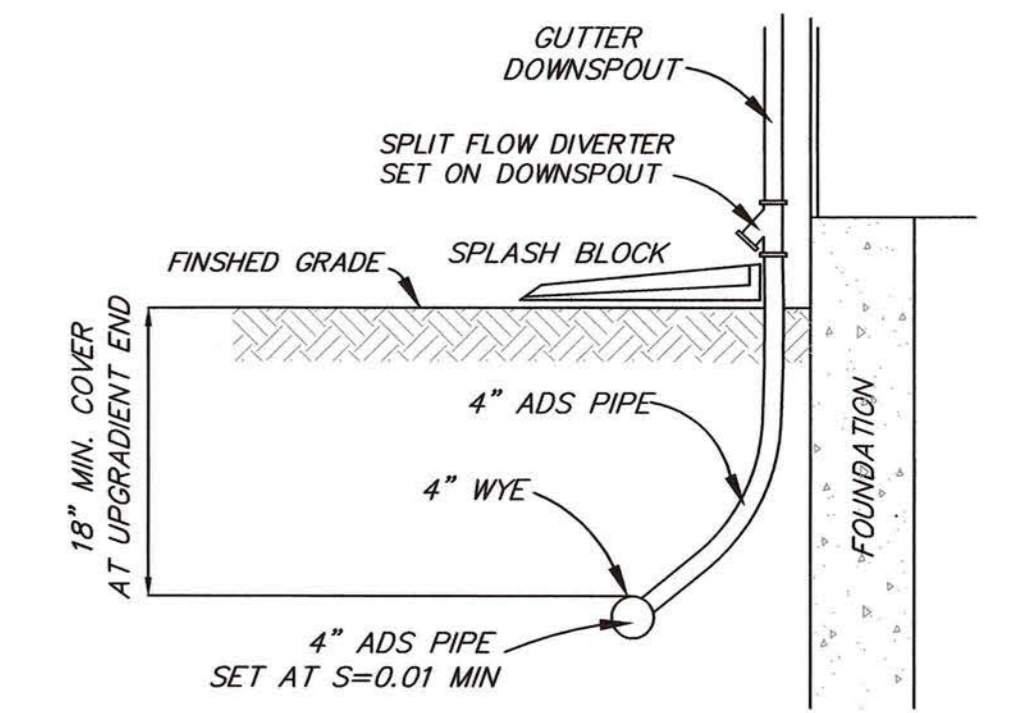
SEWER/WATER SEPARATION DETAIL
NOT TO SCALE



DRIVEWAY TRENCH DRAIN DETAIL
NOT TO SCALE



DOWNSPOUT DETAIL
NOT TO SCALE



DOWNSPOUT DETAIL w/DIVERTER
NOT TO SCALE

CONTACT INFORMATION

OWNER/APPLICANT:
C.A.D. BULDERS, LLC
200 REVERE STREET
CANTON, MA 02021

CONTACTS:
ANTHONY DILETZIA
PH: 617-828-2312
CLAUDIO DILETZIA
PH: 617-828-2311

REVISIONS

BWSC SITE PLAN No 21
36 WILLET STREET - (LOT W)
BOSTON, MASS.
(WEST ROXBURY - 02132-4132)

SCALE: 1"=20' MAY 17, 2021
NORWOOD ENGINEERING CO., INC.
CIVIL ENGINEERS & LAND SURVEYORS
1410 ROUTE ONE, NORWOOD, MA 02062
PHONE: 781-762-0143 FAX 781-762-8595

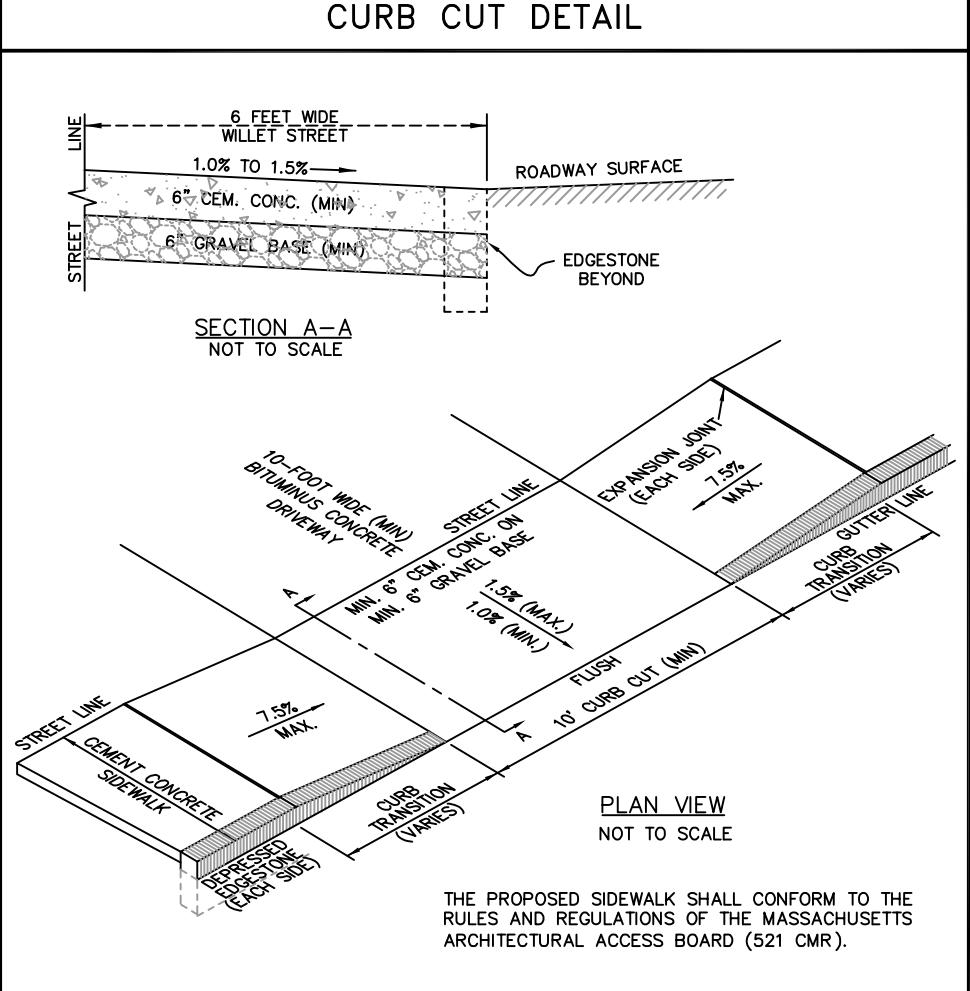
PLAN REFERENCE: SUFFOLK COUNTY REGISTRY PLAN No. 428 OF 2007 PLAN No. 468 OF 2008

MATERIAL SPECIFICATIONS THE PROPOSED WATER SERVICE SHALL BE 3/4" TYPE K COPPER PIPE.

BENCHMARKS ORIGINAL BENCHMARKS FROM CITY OF BOSTON ENGINEERING RECORDS: BM-1: RIGHT OUTER CORNER CONCRETE PLATFORM AT 1 EAGLE STREET

GENERAL NOTES THE EXISTING WATER AND SEWER SERVICE LOCATIONS SHOWN ARE FROM AVAILABLE BWSC RECORD DATA AND ARE APPROXIMATE ONLY.

LEGEND DRAIN MANHOLE (DMH) CATCH BASIN (CB) SEWER MANHOLE (SMH)



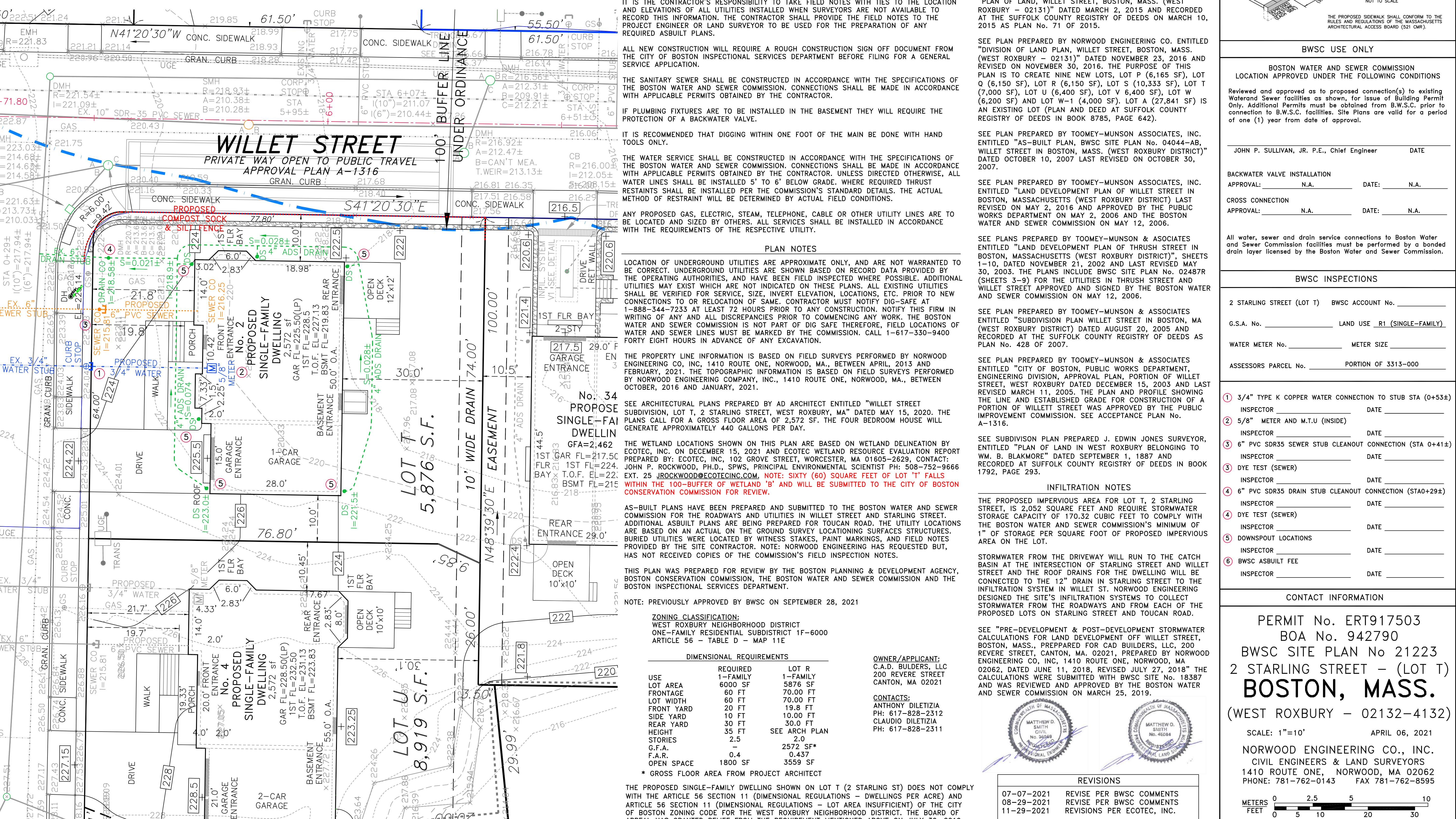
RECORD DEED: SUFFOLK COUNTY REGISTRY BK. 54161, PAGE 82-88

CITY STREET LAYOUTS: THRUSH STREET A-1289 WILLET STREET A-1316

BENCHMARKS DH B1: DRILLHOLE SET IN SIDEWALK AT THE SOUTHWEST CORNER OF THE INTERSECTION OF THRUSH ST AND WILLET ST

GENERAL NOTES IT IS REQUIRED THAT A DYE TEST WILL BE PERFORMED BY THE BOSTON WATER AND SEWER COMMISSION INSPECTOR BEFORE THE STRUCTURE IS OCCUPIED.

NOTES PROPERTY LINE INFORMATION IS BASED ON FIELD SURVEYS PERFORMED BY NORWOOD ENGINEERING COMPANY, INC., 1410 ROUTE ONE, NORWOOD, MA.



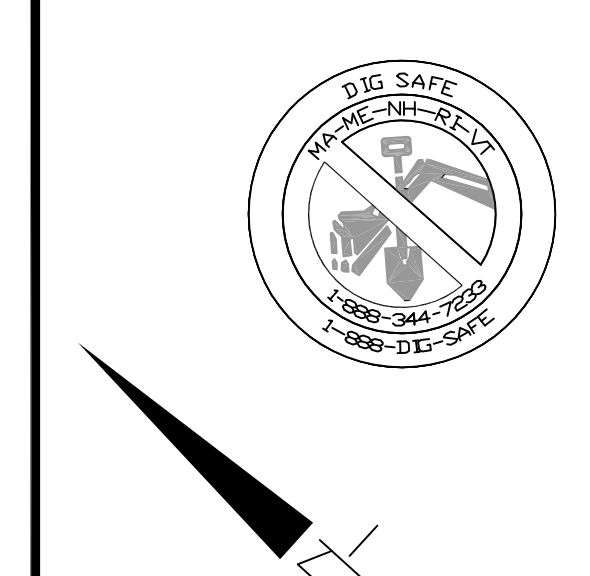
BWSC USE ONLY BOSTON WATER AND SEWER COMMISSION LOCATION APPROVED UNDER THE FOLLOWING CONDITIONS

BWSC INSPECTIONS 2 STARLING STREET (LOT T) BWSC ACCOUNT No. G.S.A. No.

INFILTRATION NOTES THE PROPOSED IMPERVIOUS AREA FOR LOT T, 2 STARLING STREET IS 2,057 SQUARE FEET AND REQUIRE STORMWATER STORAGE CAPACITY OF 170.32 CUBIC FEET

CONTACT INFORMATION PERMIT No. ERT917503 BOA No. 942790

REVISIONS 07-07-2021 REVISE PER BWSC COMMENTS 08-29-2021 REVISE PER BWSC COMMENTS

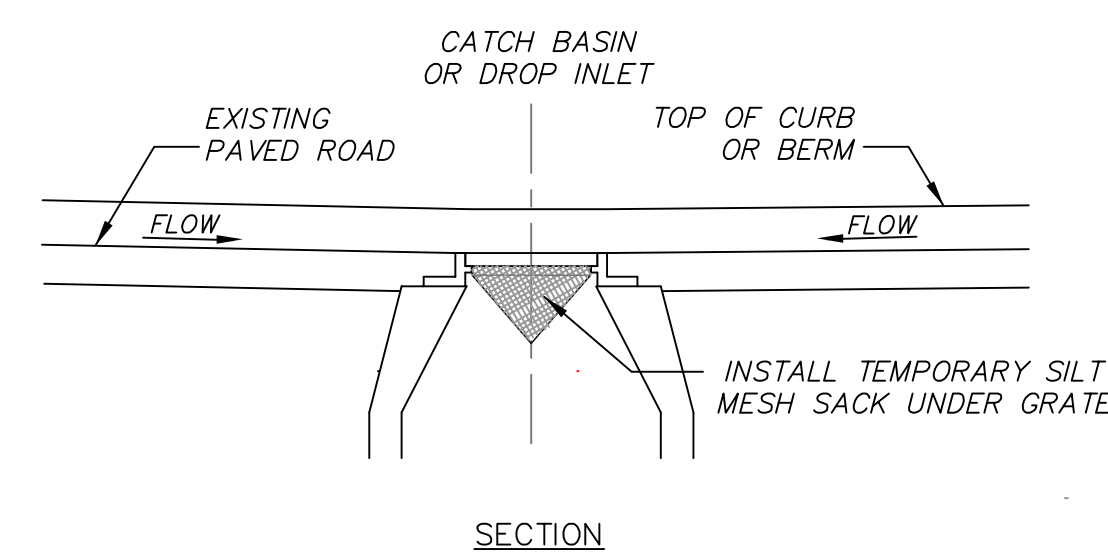
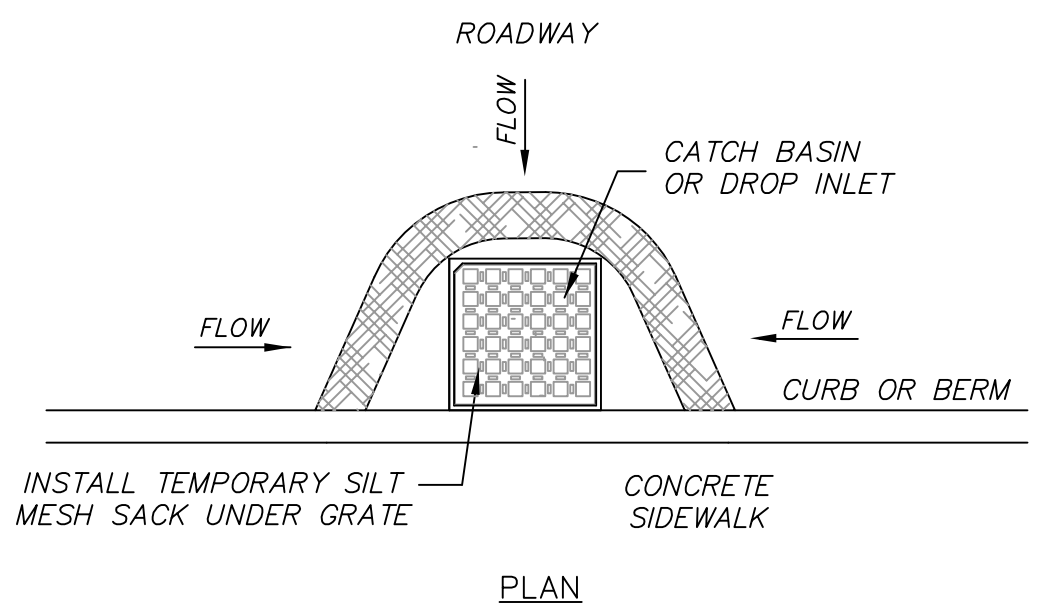


STARLING STREET 44' PRIVATE WAY OPEN TO PUBLIC TRAVEL SEE SUFFOLK PLAN No. 58 OF 2018

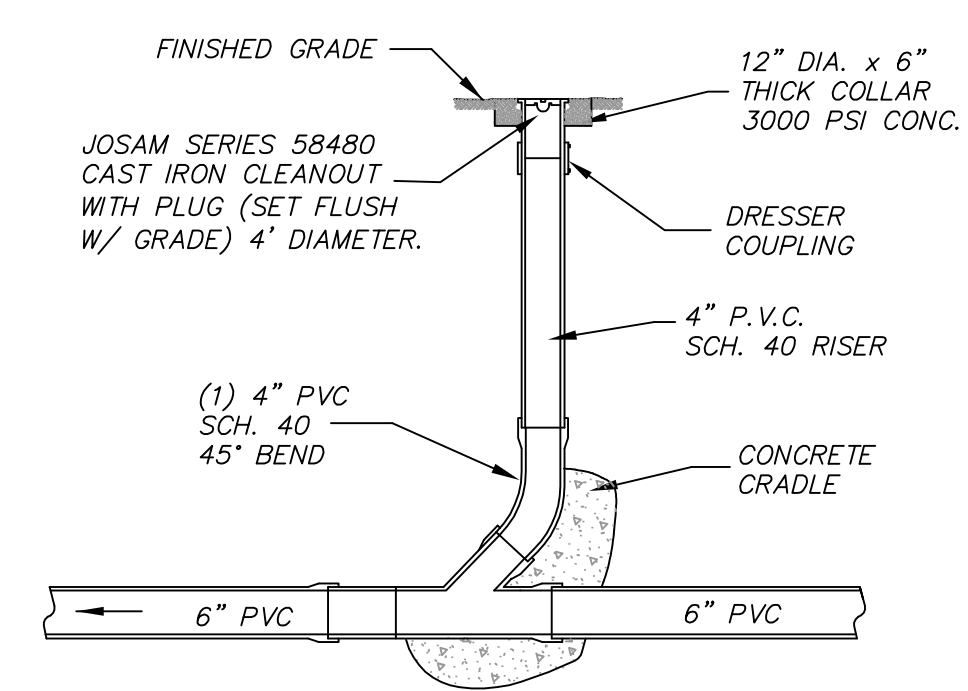
NOTE: PREVIOUSLY APPROVED BY BWSC ON SEPTEMBER 28, 2021 ZONING CLASSIFICATION: WEST ROXBURY NEIGHBORHOOD DISTRICT

DIMENSIONAL REQUIREMENTS USE REQUIRED LOT R 1-FAMILY 6000 SF

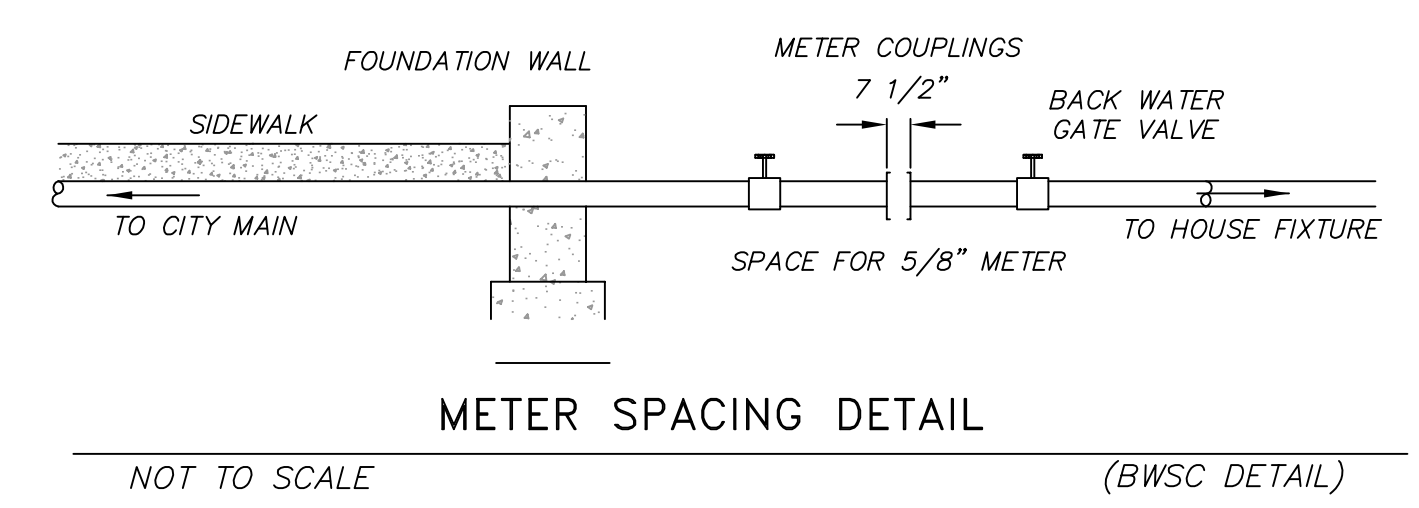
OWNER/APPLICANT: C.A.D. BUILDERS, LLC 200 REVERE STREET CANTON, MA 02021



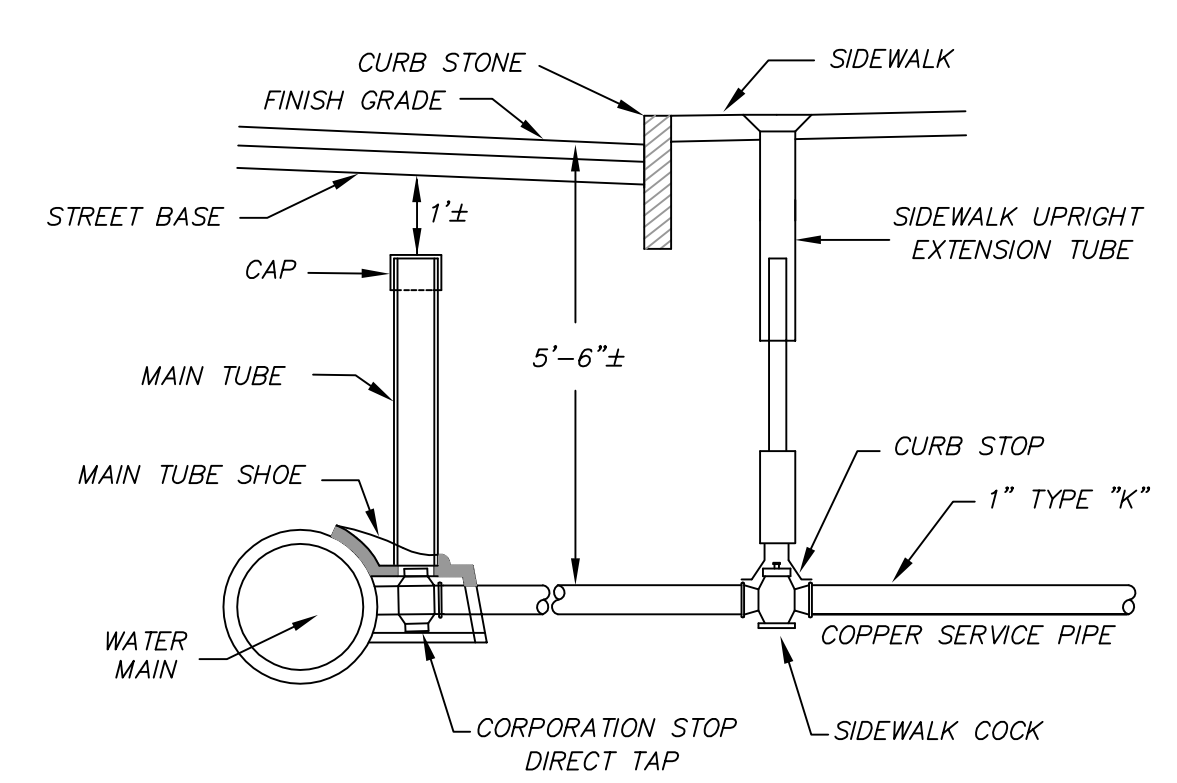
DRAIN INLET SILT PROTECTION
NOT TO SCALE



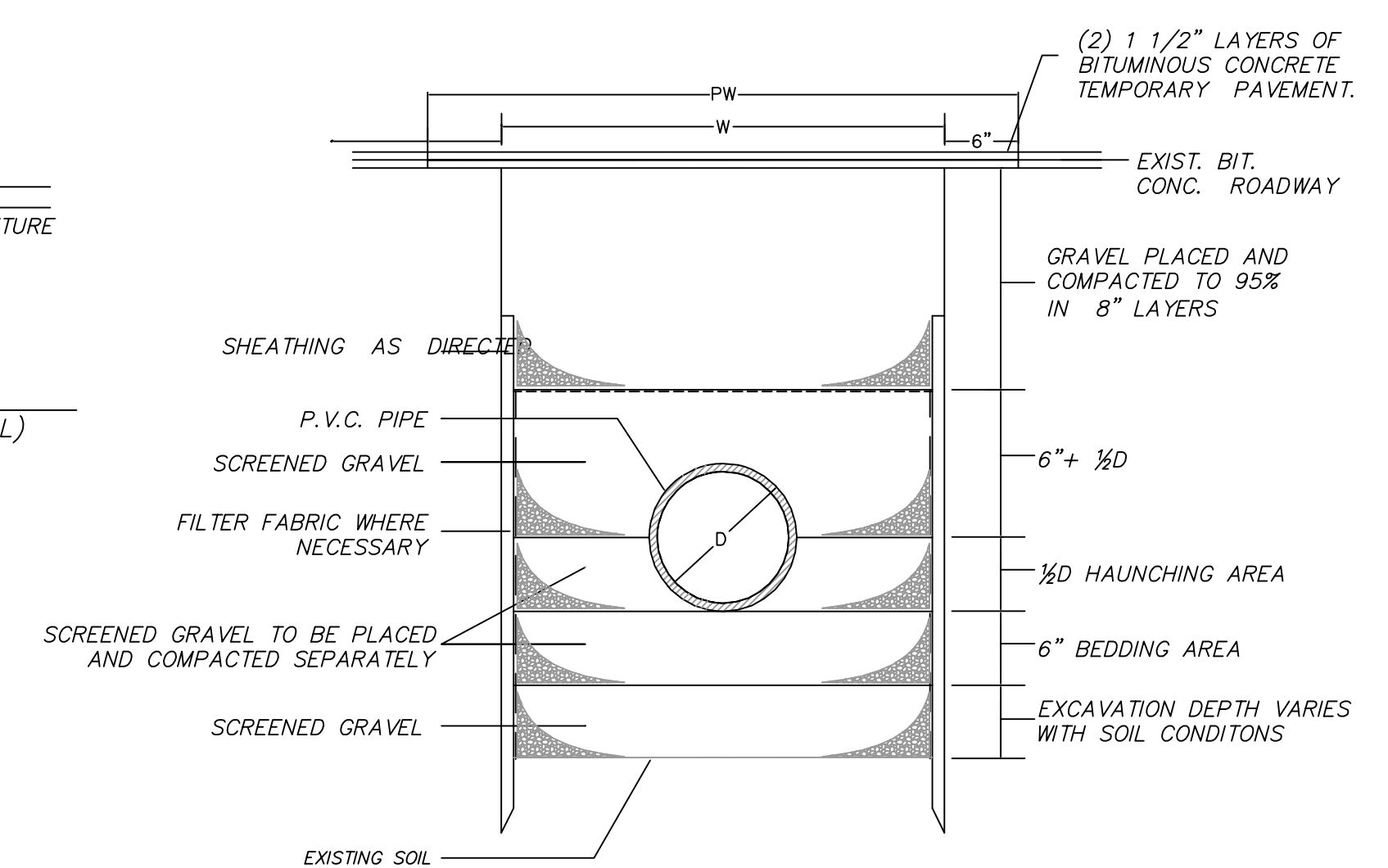
TYPICAL CLEANOUT DETAIL
NOT TO SCALE



METER SPACING DETAIL
NOT TO SCALE (BWSC DETAIL)



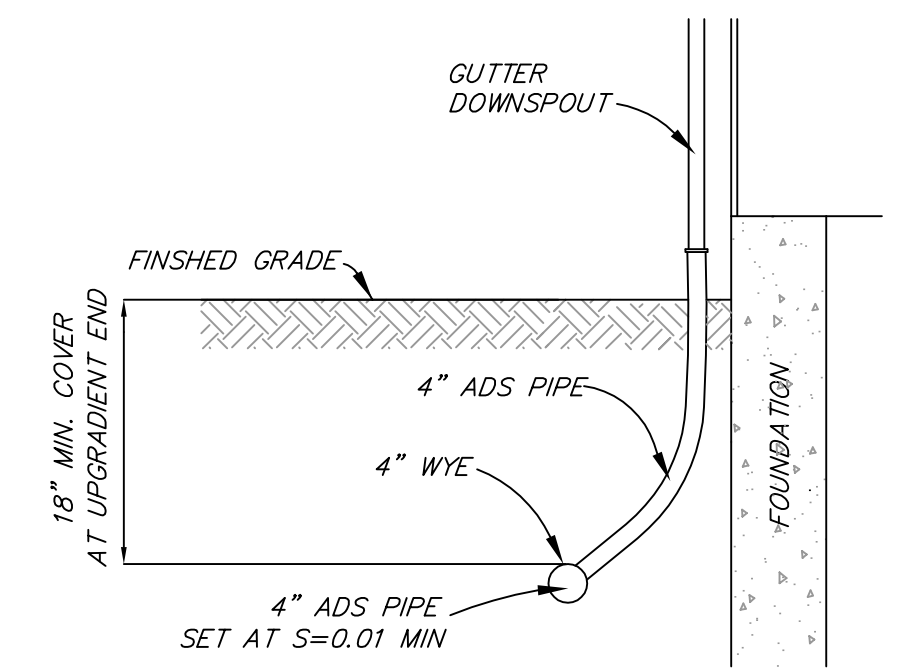
WATER SERVICE CONNECTION
NOT TO SCALE



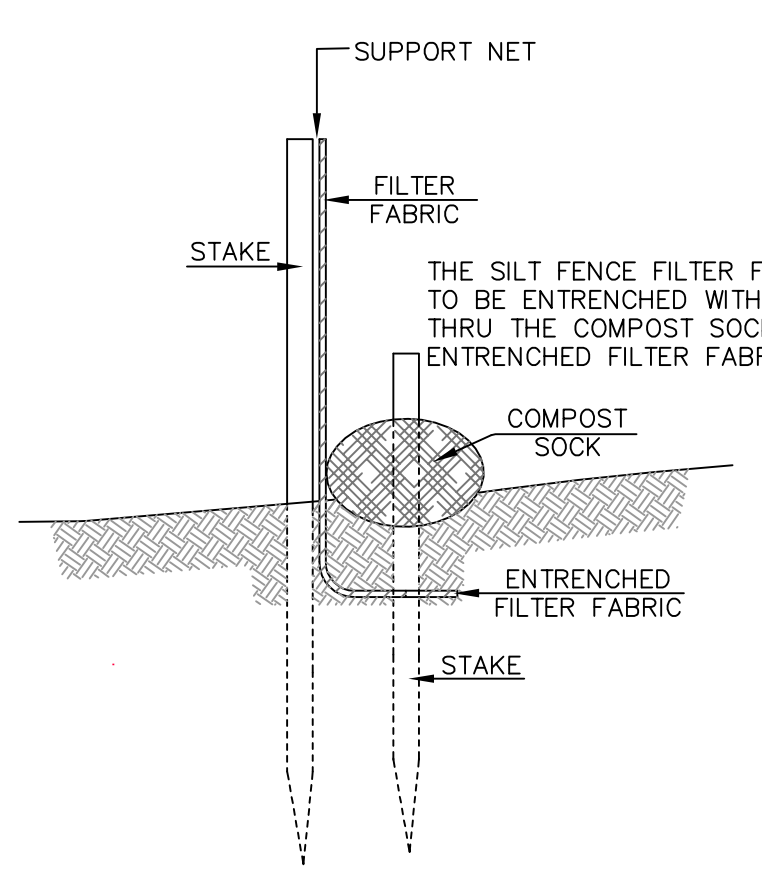
TRENCH DETAIL FOR PVC PIPE
NOT TO SCALE (BWSC DETAIL)

W = MAXIMUM TRENCH WIDTH
PW = MAXIMUM PAVING WIDTH = W+1'-0"
D = OUTSIDE DIAMETER
UNWEATHERED TRENCH: W = D+2' (3'-0" MIN.)
SHEATHED TRENCH: W = D+2'+ SHEATHING WIDTH:
4'-0" MIN. W/O WALERS
5'-0" MIN. W/WALERS
TRENCH BOX OR HYDRAULIC SHORING:
W = D+2'+ [WALL SHIELD WIDTH ± 8"] + 1' FOR TRENCH BOX

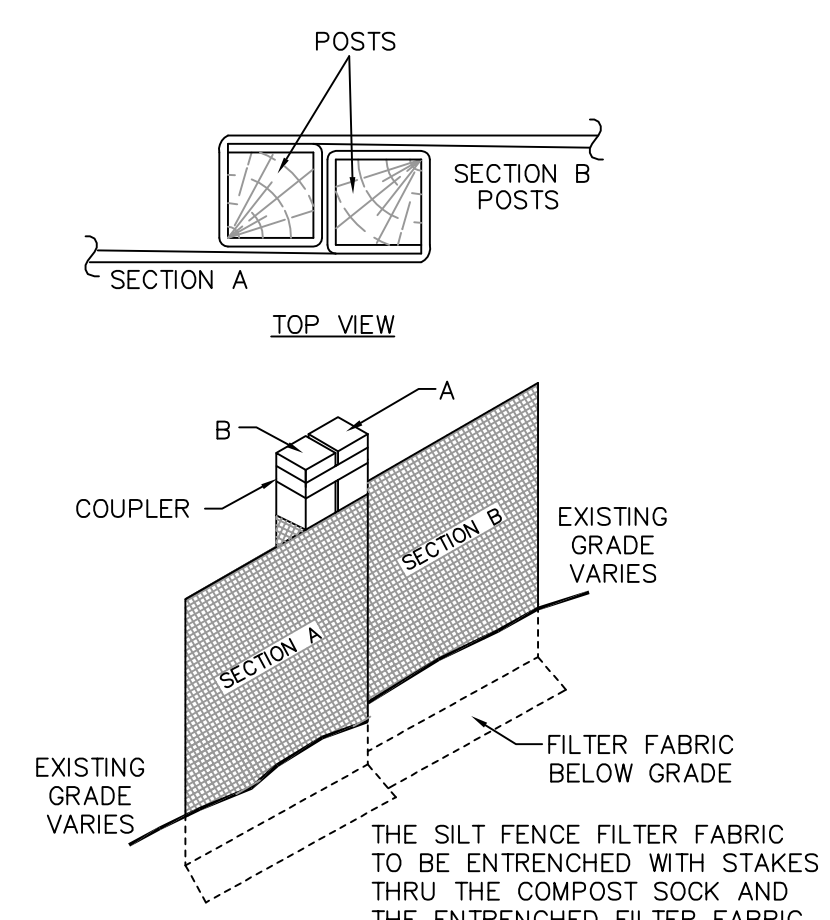
MATERIAL SPECIFICATIONS
THE PROPOSED WATER SERVICE SHALL BE 3/4" TYPE K COPPER PIPE.
THE PROPOSED SEWER SHALL BE 6" PVC SDR-35 PIPE AND FITTINGS.
THE PROPOSED INFILTRATION DRAINAGE PIPING SHALL CONSIST OF ADS PIPE (4") AND PVC SDR-35 PIPE (4" & 6") AND FITTINGS AS SHOWN ON THIS PLAN.



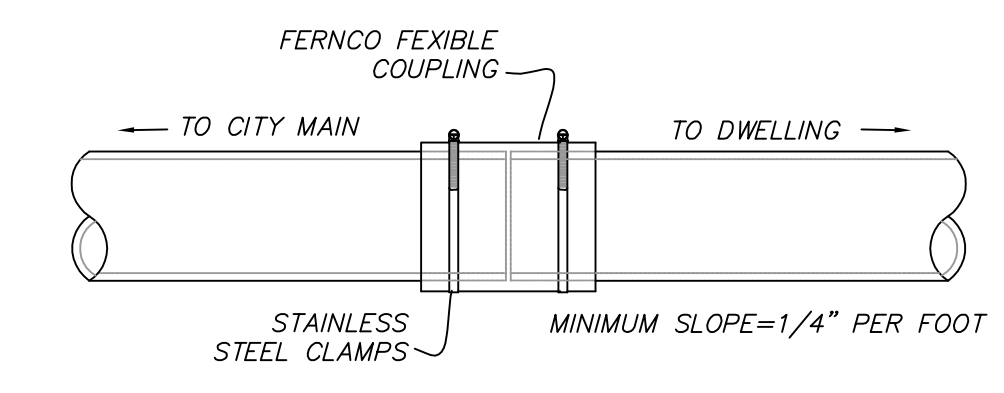
DOWNSPOUT DETAIL
NOT TO SCALE



SILT FENCE WITH COMPOST SOCK
NOT TO SCALE

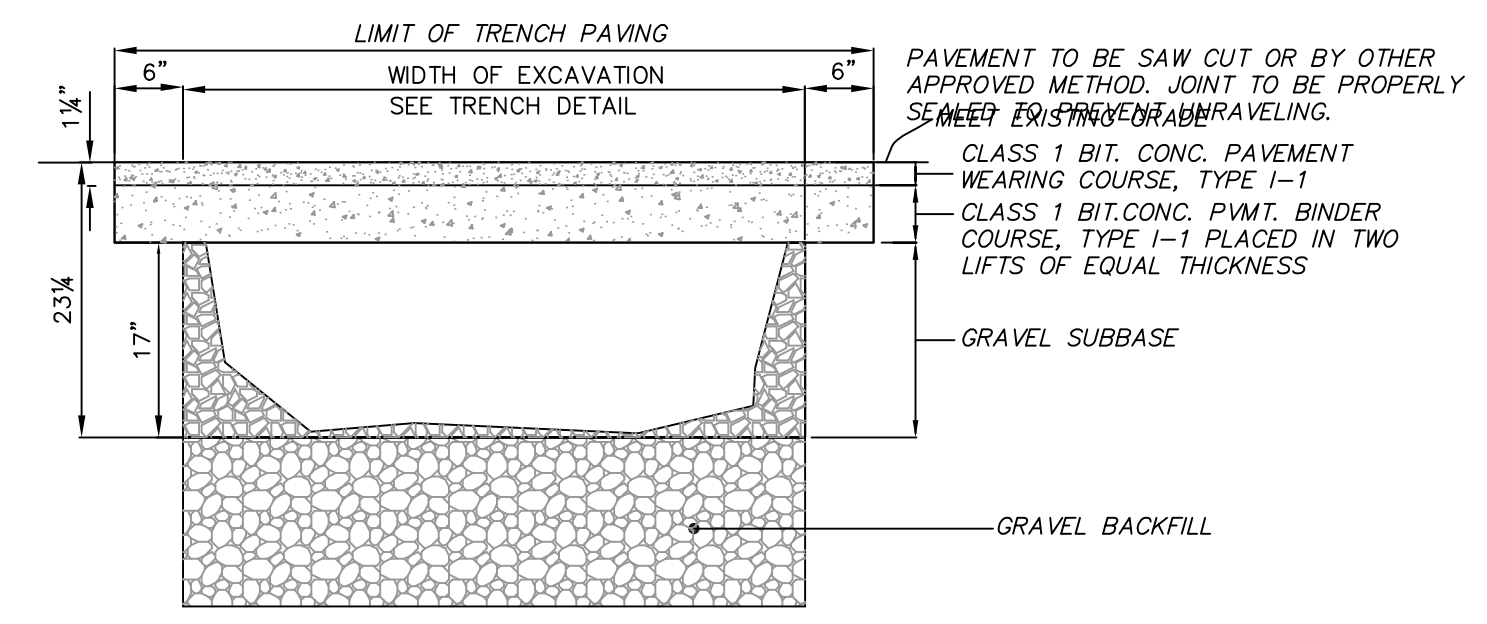


JOINING SECTIONS OF FILTER FABRIC

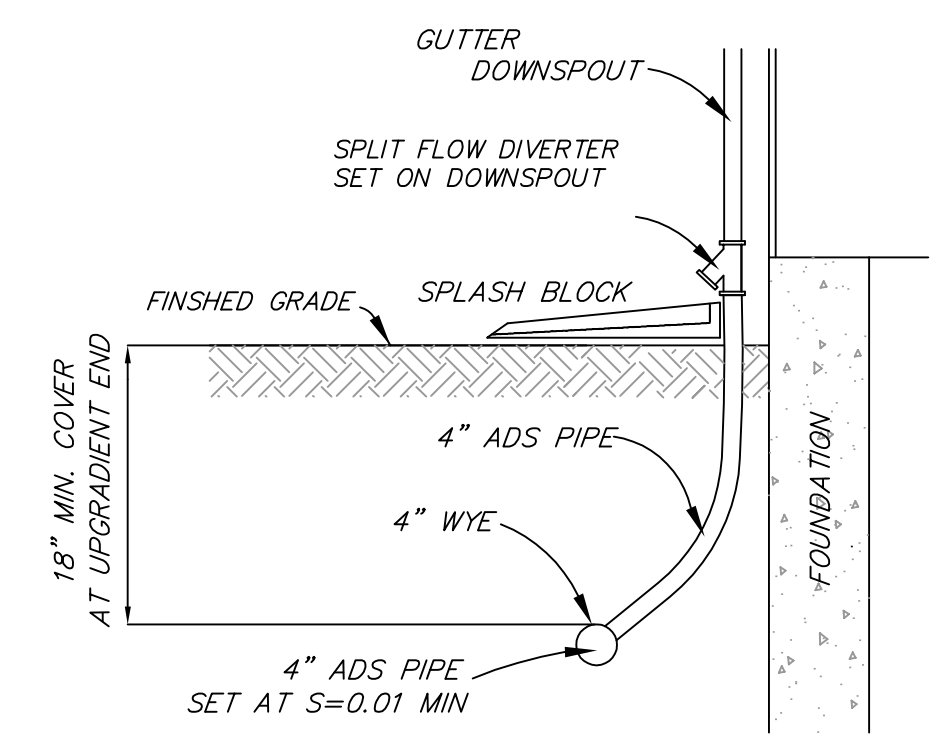


- NOTES: (FERNCO.COM)
1. LOOSEN THE STAINLESS STEEL CLAMPS. DO NOT REMOVE CLAMPS FROM COUPLING.
2. SLIDE FLEXIBLE COUPLING OVER EXISTING PIPE AND INSERT NEW 6" PVC PIPE INTO COUPLING.
3. STAINLESS STEEL CLAMPS TO BE TIGHTENED TO 60 INCH-LBS OR TORQUE.
4. PRESSURE TEST BEFORE BACKFILLING OR CONCEALLING JOINT. BED AND BACKFILL PROPERLY. (MAXIMUM TEST PRESSURE 4.3 P.S.I.)

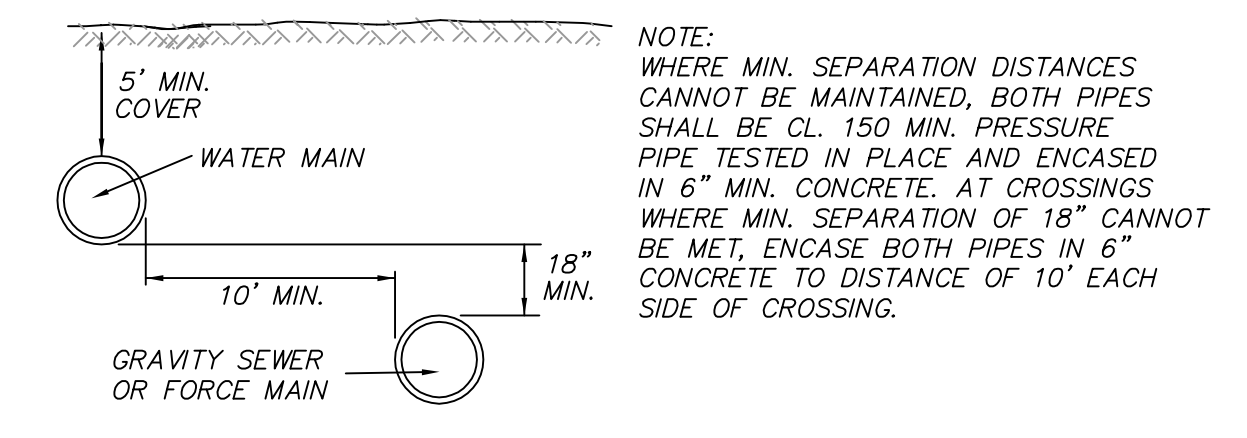
FERNCO FLEXIBLE COUPLING INSTALLATION
NOT TO SCALE



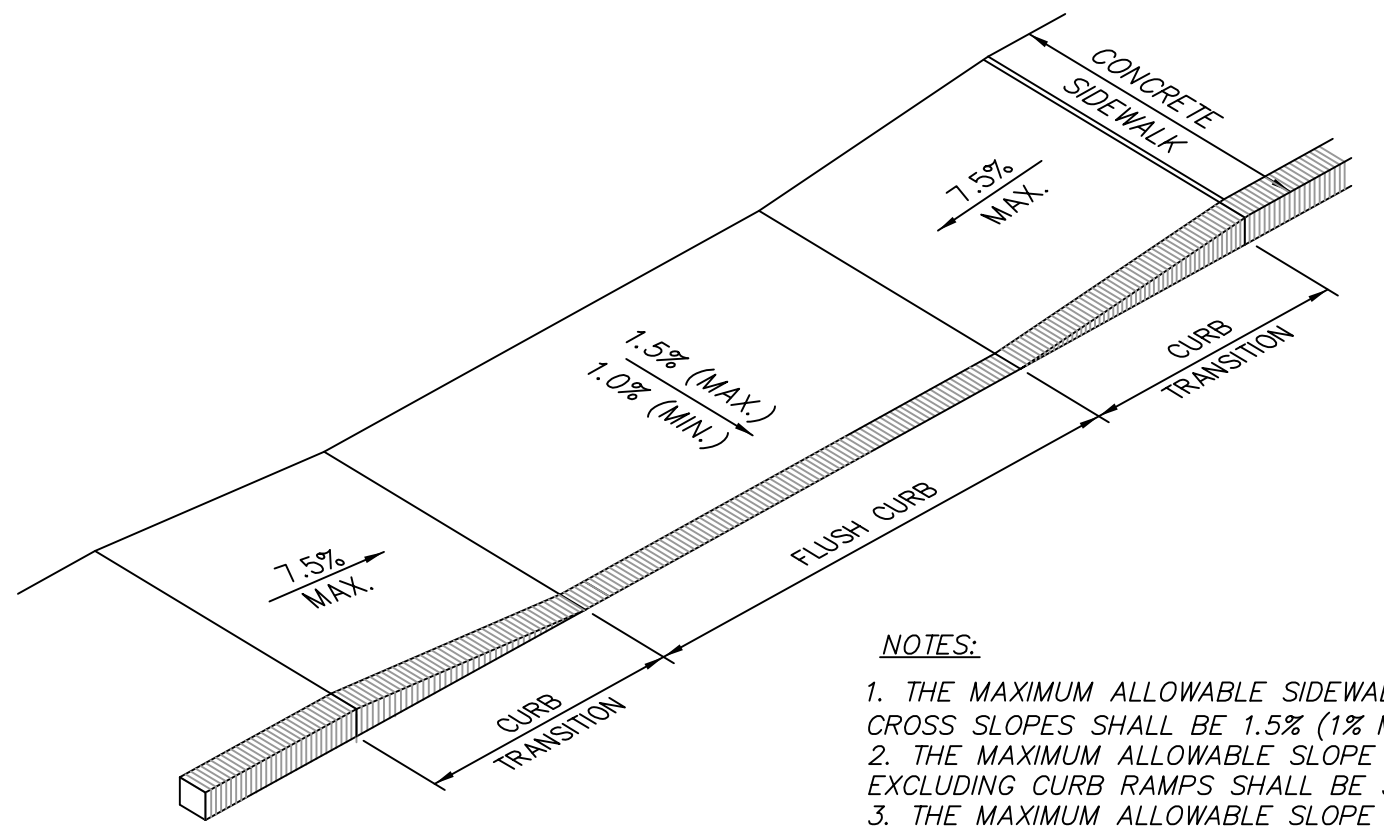
PERMANENT TRENCH REPAIR
NOT TO SCALE (BWSC DETAIL)



DOWNSPOUT DETAIL w/DIVERTER
NOT TO SCALE

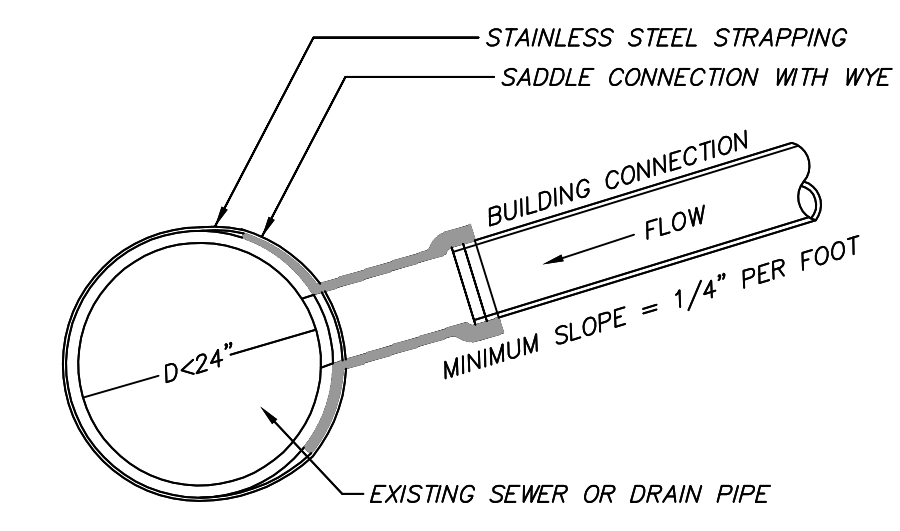


SEWER/WATER SEPARATION DETAIL
NOT TO SCALE



CONCRETE CURB CUT DETAIL
NOT TO SCALE

- NOTES:
1. THE MAXIMUM ALLOWABLE SIDEWALK AND CURB RAMP CROSS SLOPES SHALL BE 1.5% (1% MIN.)
2. THE MAXIMUM ALLOWABLE SLOPE OF ACCESSIBLE ROUTE EXCLUDING CURB RAMP SHALL BE 5%
3. THE MAXIMUM ALLOWABLE SLOPE OF ACCESSIBLE ROUTE CURB RAMP SHALL BE 7.5%
4. BASE OF RAMP SHALL BE GRADED TO PREVENT PONDING.



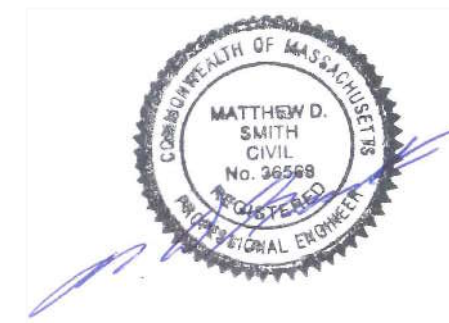
- NOTES:
1. FULL PVC OR IRON SADDLE MAY BE USED TO CONNECT TO EXISTING PVC, CLAY, CONCRETE, OR IRON PIPE.
2. SADDLES MUST HAVE RUBBER GASKETS AND SHALL BE TIGHTENED WITH STRAPS. SADDLES WILL NOT BE CEMENTED ON THE PIPE.
3. FULL WYE CONNECTION FITTINGS MAY BE USED.
4. PIPE SHALL BE CUT TO CONFORM TO THE OPENING IN THE SADDLE.
5. CONNECTIONS DIRECTLY INTO THE EXISTING PIPE WITHOUT A SADDLE OR A FULL WYE FITTING ARE NOT ALLOWED.

SADDLE CONNECTION DETAIL
NOT TO SCALE

OWNER/APPLICANT:
C.A.D. BUILDERS, LLC
200 REVERE STREET
CANTON, MA 02021

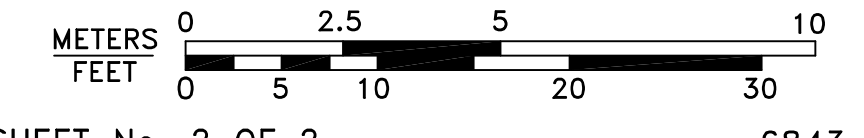
CONTACTS:
ANTHONY DILETIZIA
PH: 617-828-2312
CLAUDIO DILETIZIA
PH: 617-828-2311

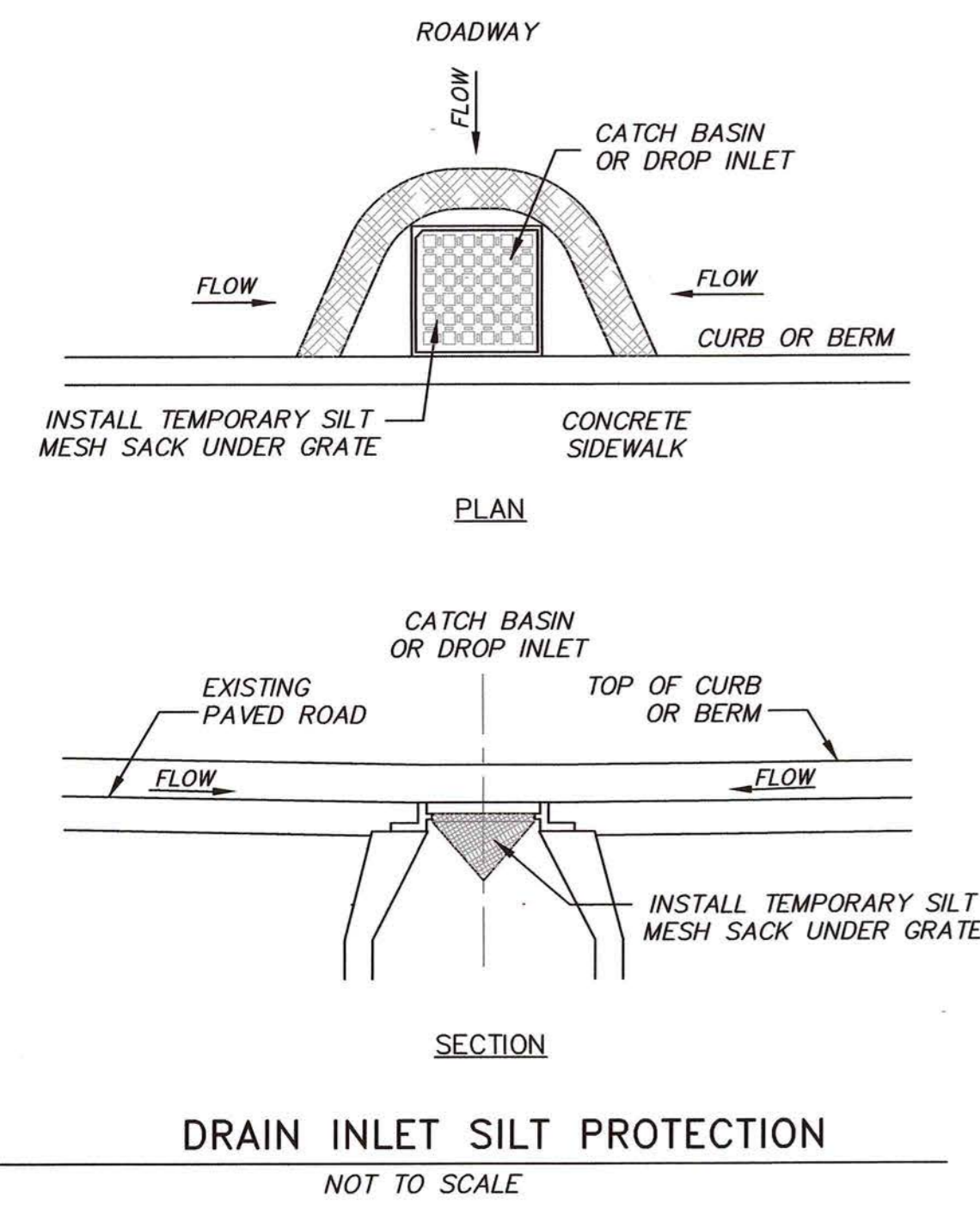
REVISIONS	
07-07-2021	REVISE PER BWSC COMMENTS
08-29-2021	REVISE PER BWSC COMMENTS
11-29-2021	REVISIONS PER ECOTEC, INC.



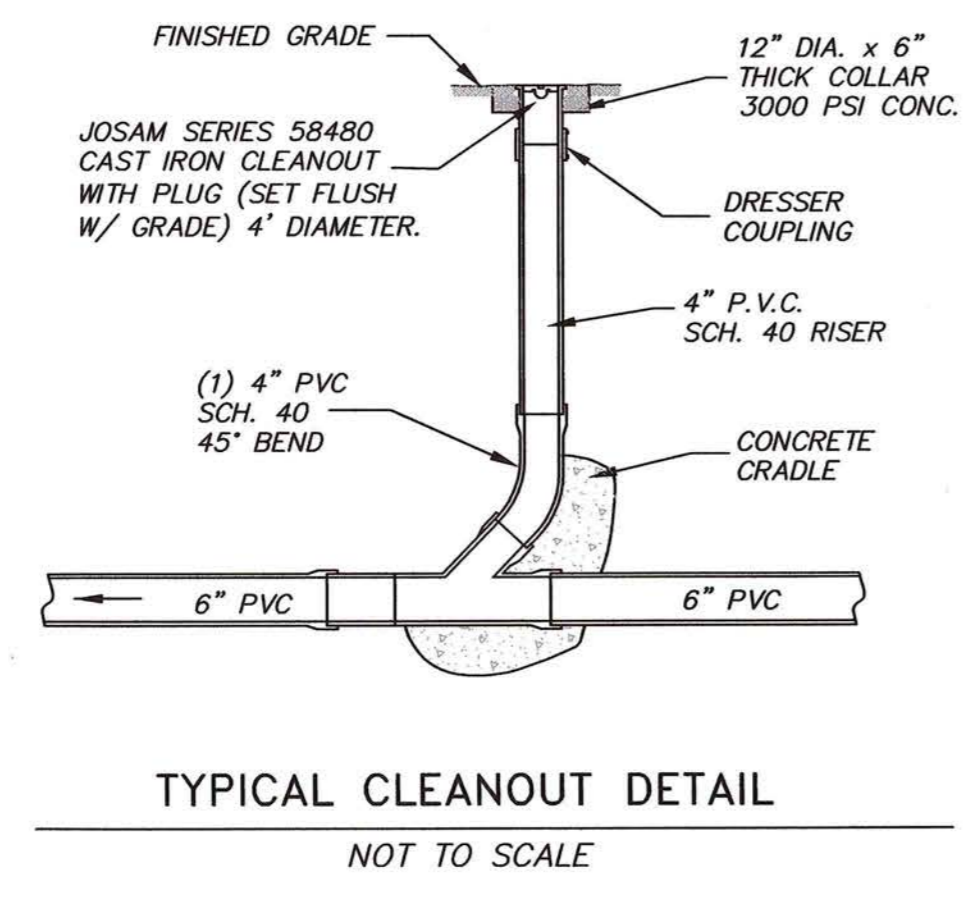
PERMIT No. ERT917503
BOA No. 942790
BWSC SITE PLAN No 21223
2 STARLING STREET - (LOT T)
BOSTON, MASS.
(WEST ROXBURY - 02132-4132)

NOT TO SCALE
MAY 17, 2021
NORWOOD ENGINEERING CO., INC.
CIVIL ENGINEERS & LAND SURVEYORS
1410 ROUTE ONE, NORWOOD, MA 02062
PHONE: 781-762-0143 FAX 781-762-8595

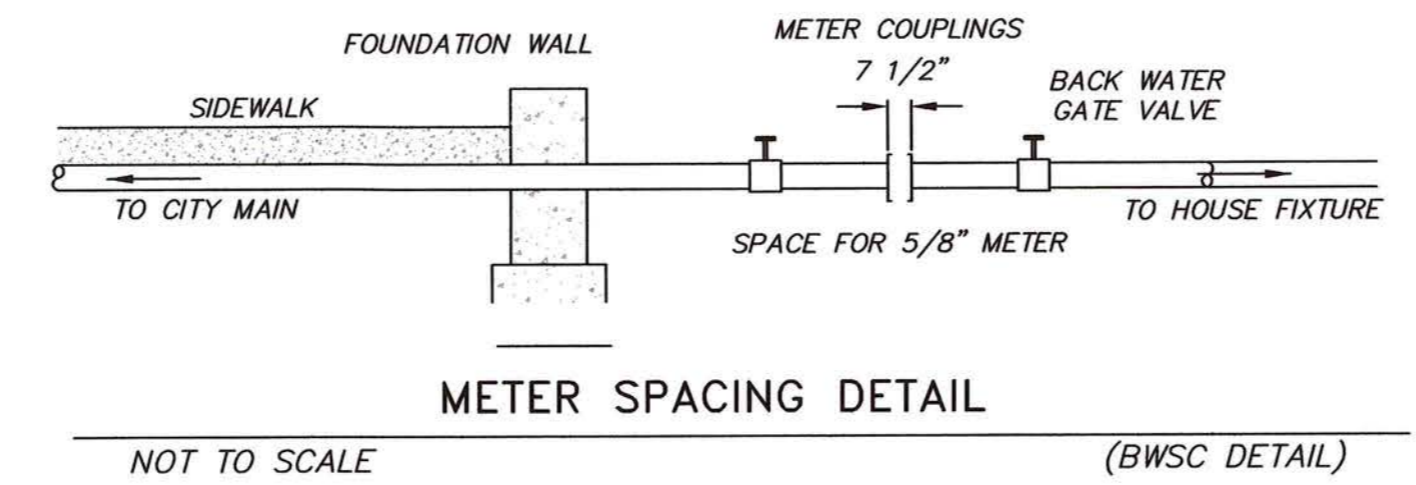




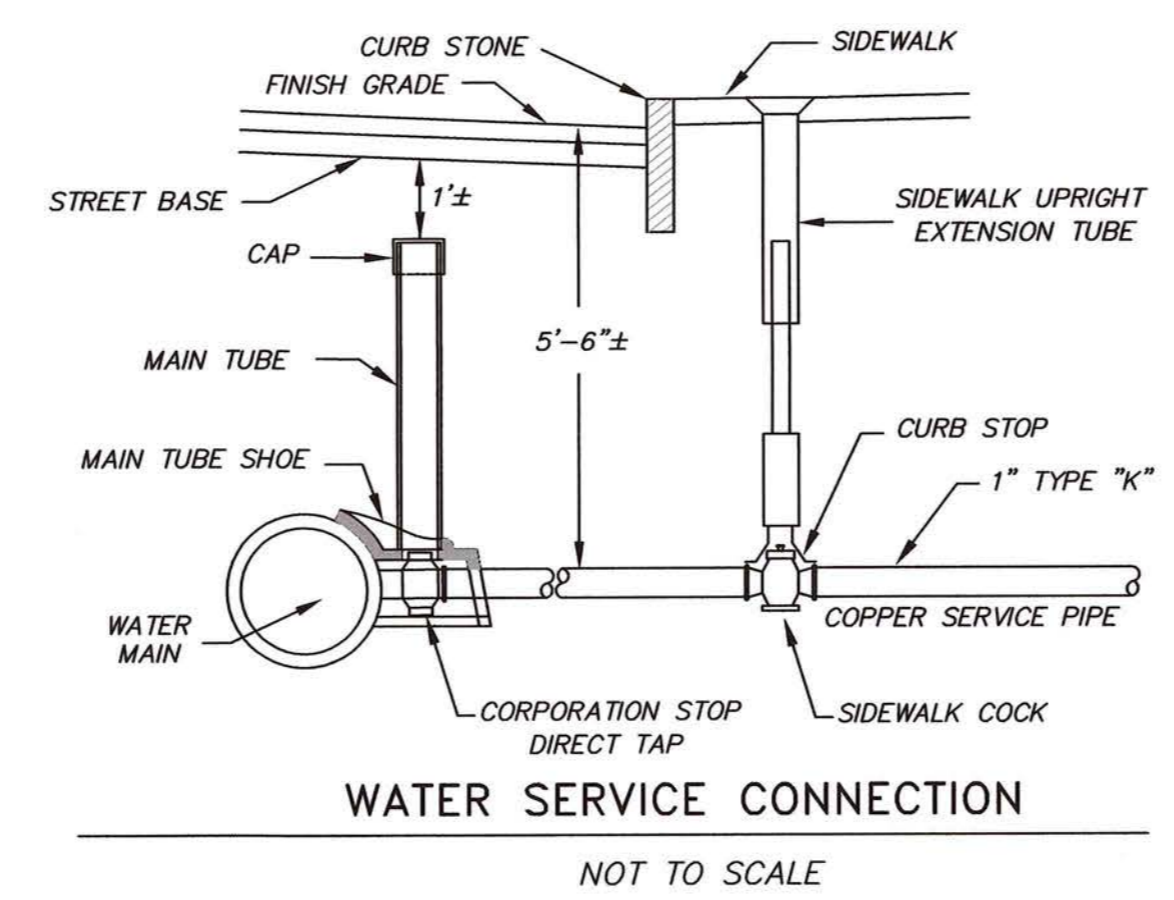
DRAIN INLET SILT PROTECTION
NOT TO SCALE



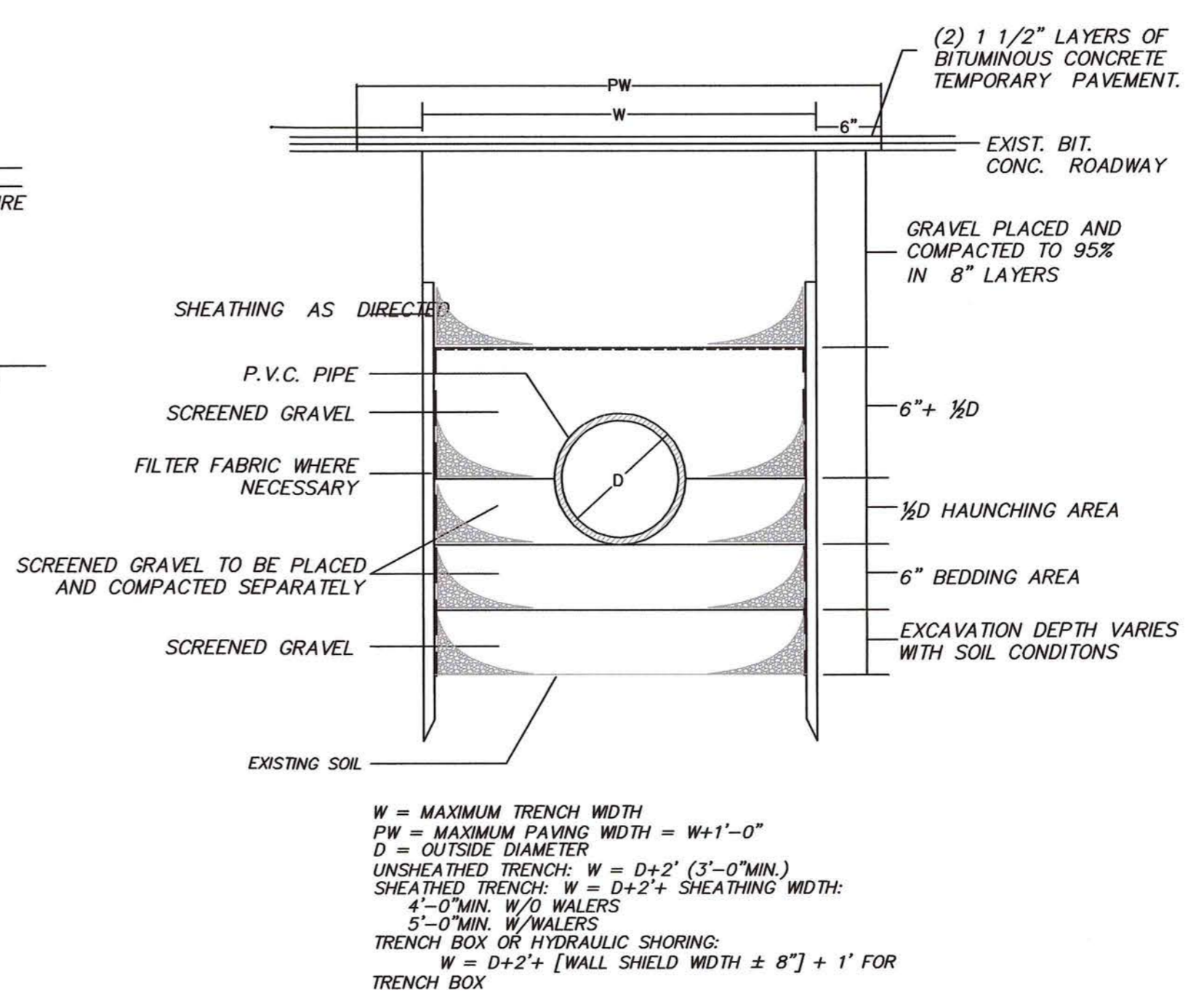
TYPICAL CLEANOUT DETAIL
NOT TO SCALE



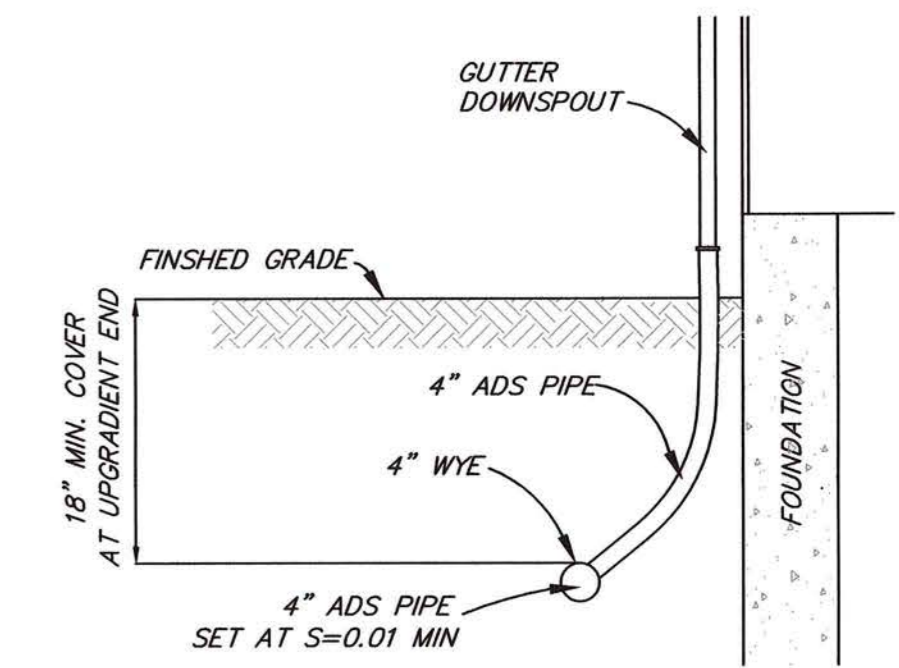
METER SPACING DETAIL
NOT TO SCALE (BWSC DETAIL)



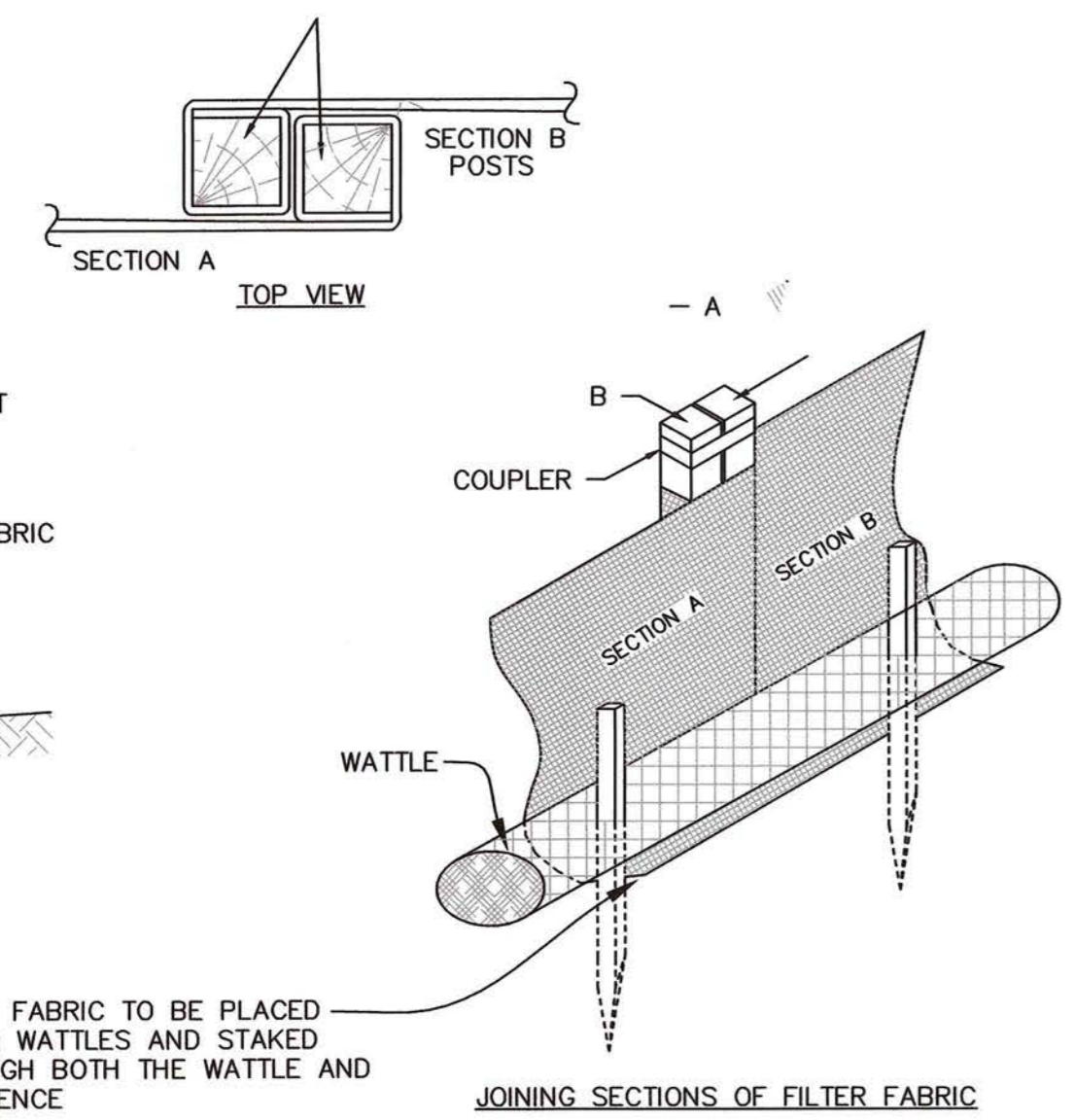
WATER SERVICE CONNECTION
NOT TO SCALE



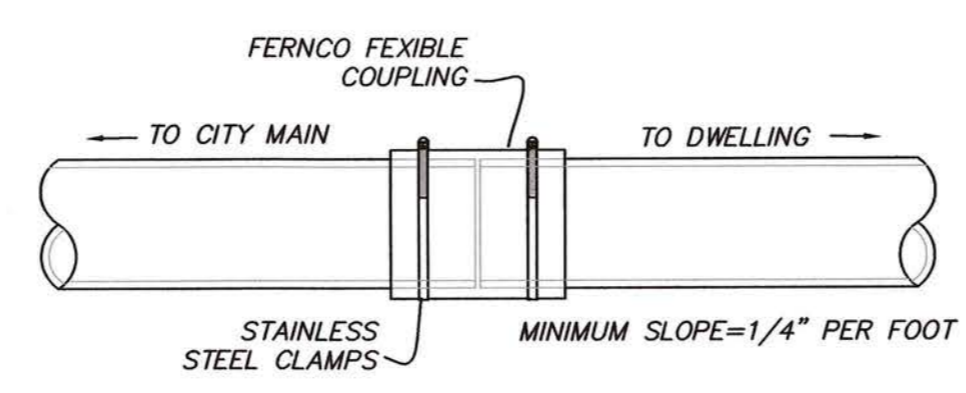
TRENCH DETAIL FOR PVC PIPE
NOT TO SCALE (BWSC DETAIL)



DOWNSPOUT DETAIL
NOT TO SCALE

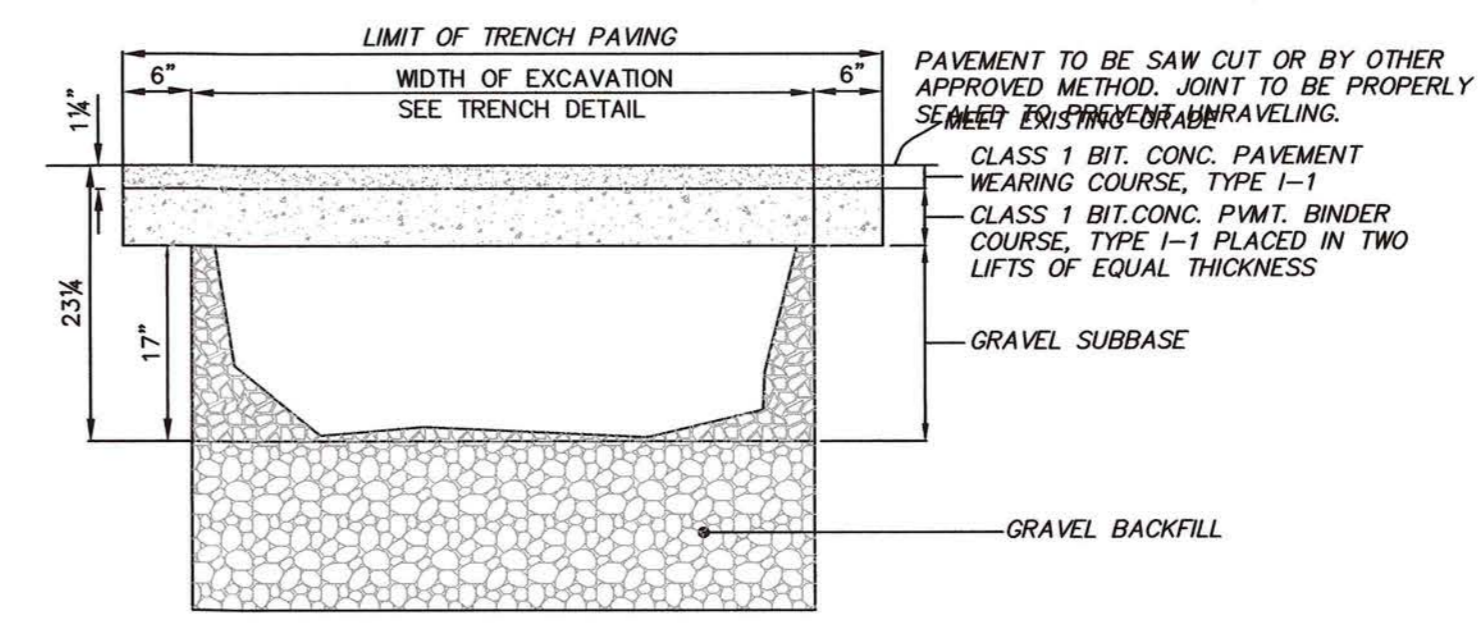


SILT FENCE & WATTLES
NOT TO SCALE

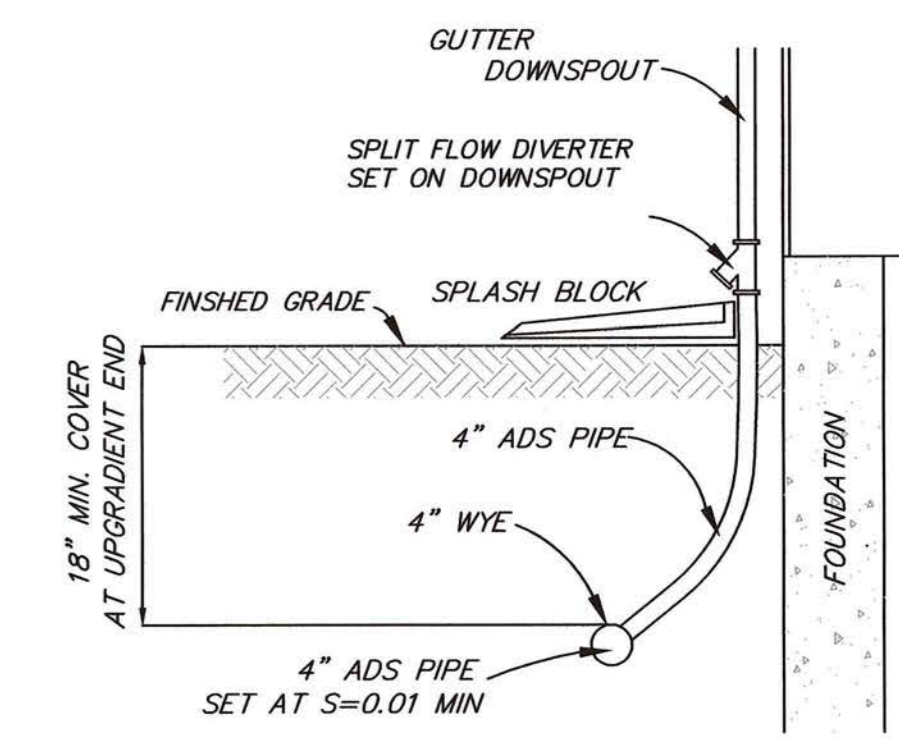


- NOTES: (FERNCO.COM)
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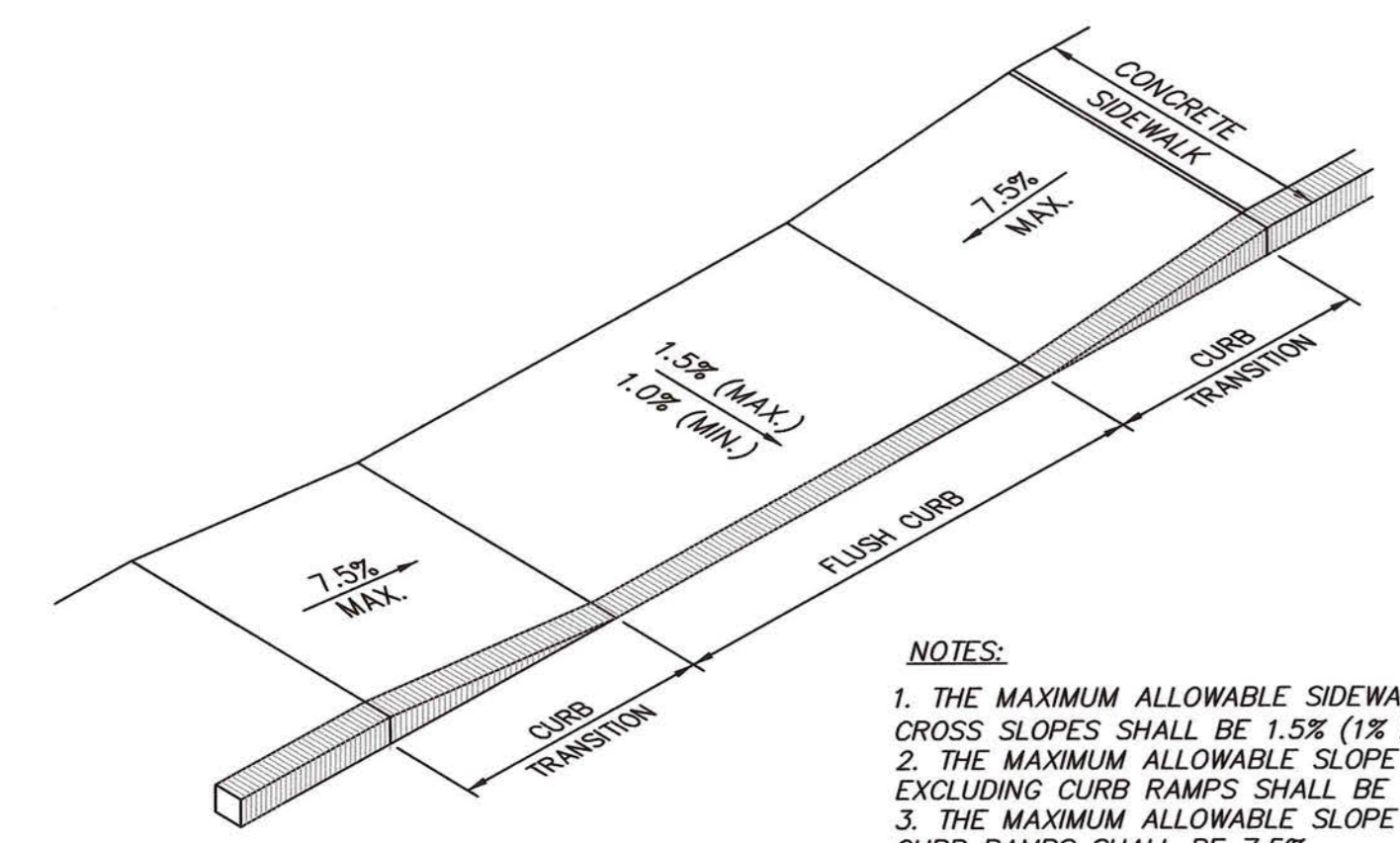
FERNCO FLEXIBLE COUPLING INSTALLATION
NOT TO SCALE



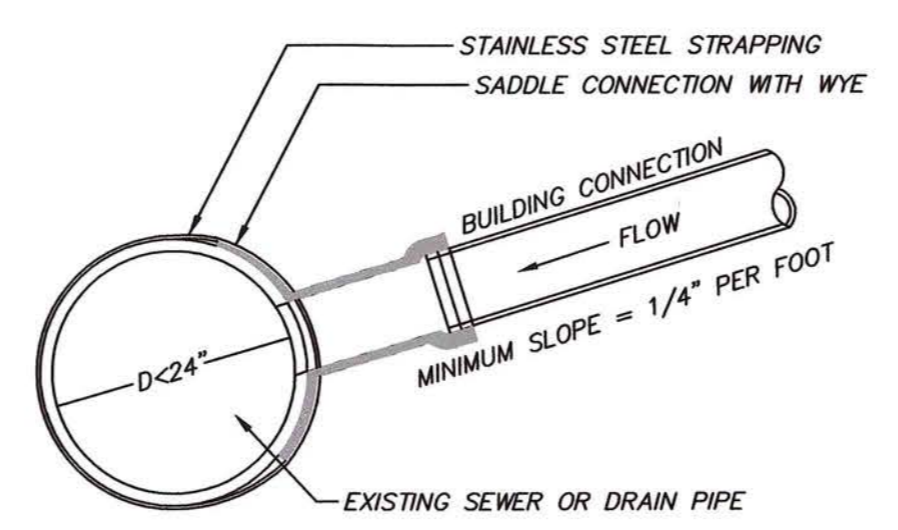
PERMANENT TRENCH REPAIR
NOT TO SCALE (BWSC DETAIL)



DOWNSPOUT DETAIL w/DIVERTER
NOT TO SCALE

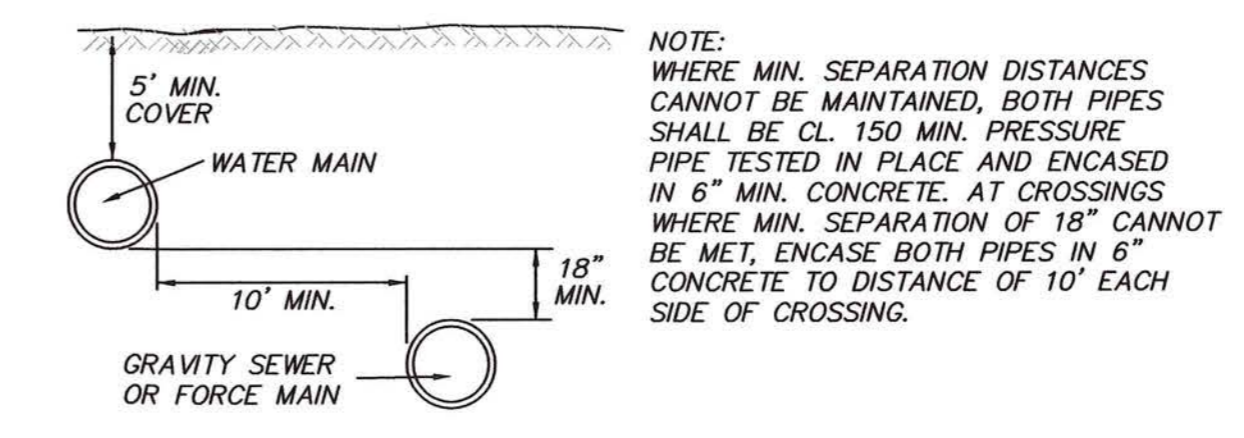


CONCRETE CURB CUT DETAIL
NOT TO SCALE



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SADDLE CONNECTION DETAIL
NOT TO SCALE



SEWER/WATER SEPARATION DETAIL
NOT TO SCALE

OWNER/APPLICANT:
C.A.D. BULDERS, LLC
200 REVERE STREET
CANTON, MA 02021

CONTACTS:
ANTHONY DILETZIA
PH: 617-828-2312
CLAUDIO DILETZIA
PH: 617-828-2311

REVISIONS



MATERIAL SPECIFICATIONS

THE PROPOSED WATER SERVICE SHALL BE 3/4" TYPE K COPPER PIPE.

THE PROPOSED SEWER SHALL BE 6" PVC SDR-35 PIPE AND FITTINGS.

THE PROPOSED INFILTRATION DRAINAGE PIPING SHALL CONSIST OF ADS PIPE (4") AND PVC SDR-35 PIPE (4" & 6") AND FITTINGS AS SHOWN ON THIS PLAN.

PERMIT No. ERT917503
BOA No. 942790
BWSC SITE PLAN No 21
2 STARLING STREET - (LOT T)
BOSTON, MASS.
(WEST ROXBURY - 02132-4132)

NOT TO SCALE MAY 17, 2021
NORWOOD ENGINEERING CO., INC.
CIVIL ENGINEERS & LAND SURVEYORS
1410 ROUTE ONE, NORWOOD, MA 02062
PHONE: 781-762-0143 FAX 781-762-8595

