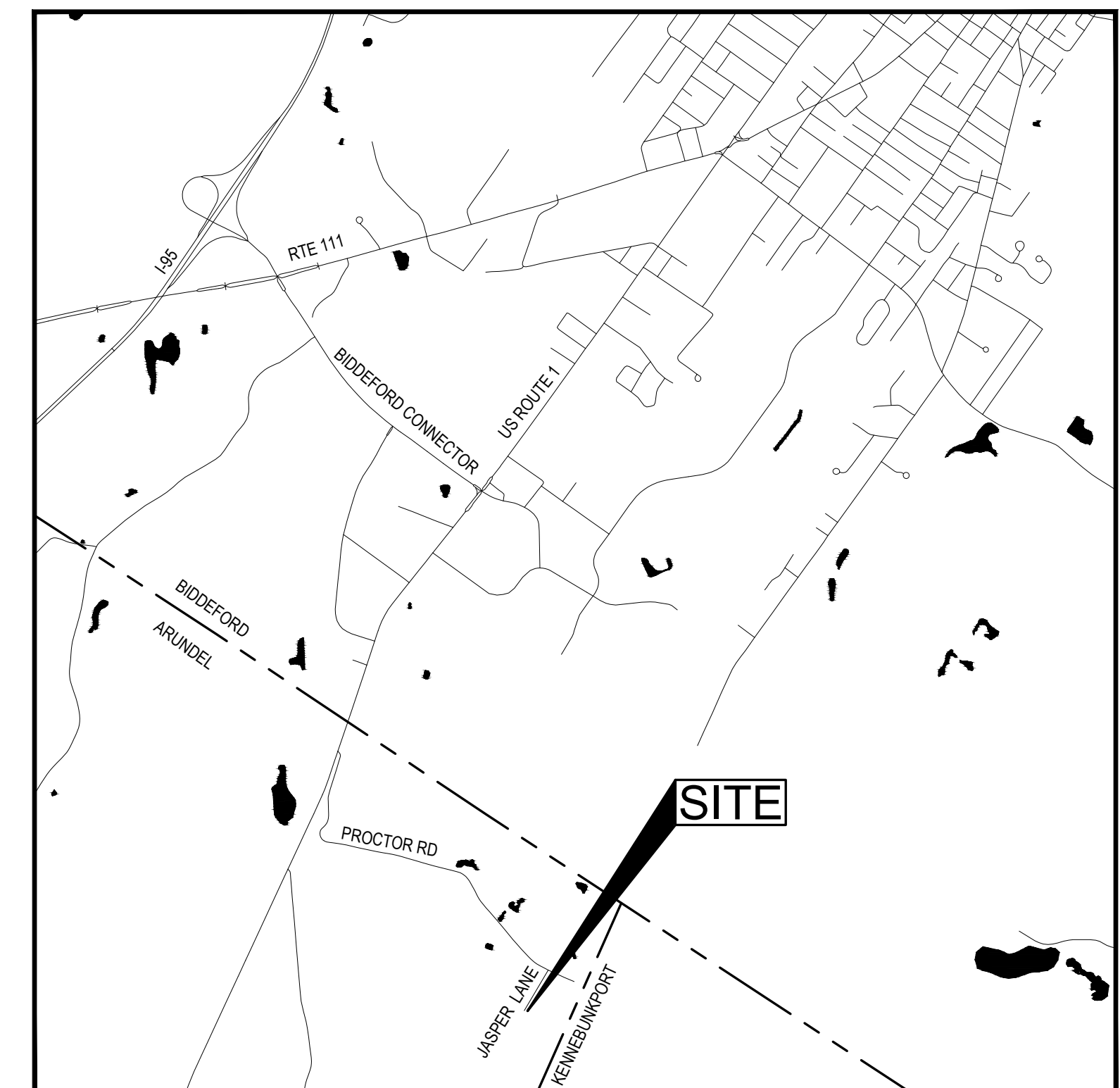


PRELIMINARY
NOT FOR CONSTRUCTION

GLENCOE HEIGHTS SUBDIVISION

JASPER LANE, ARUNDEL, MAINE

3/1/2024



LOCUS MAP
NOT TO SCALE

DRAWING LIST

- C001 COVER SHEET
- ZONE-44S BOUNDARY SURVEY
- S-1 SUBDIVISION PLAN
- C100 SITE PLAN
- C101 ROAD PLAN AND PROFILE STA 2+00 TO STA 10+50
- C102 ROAD PLAN AND PROFILE STA 10+50 TO STA 19+25
- C103 PRE-DEVELOPMENT DRAINAGE AREA MAP
- C104 POST-DEVELOPMENT DRAINAGE AREA MAP
- C200 SITE DETAILS
- C201 SITE DETAILS
- C300 EROSION CONTROL DETAILS

OWNER:

DEMPSEY LLC.
P.O. BOX 468
OLD ORCHARD BEACH, ME 04064

CONSULTANTS:

TRILLIUM ENGINEERING GROUP
189 MAIN STREET
YARMOUTH, ME 04096

GLENCOE HEIGHTS
SUBDIVISION
JASPER LANE,
ARUNDEL, MAINE

ISSUED NUMBER	DESCRIPTION	BY	DATE
B	ADJUST ROAD CENTERLINE AT STATION 3+25+	AJC	3/7/2024

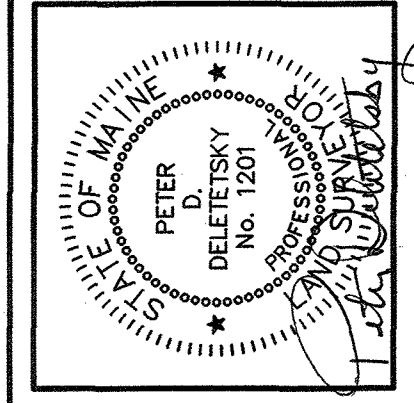
SHEET TITLE:

COVER SHEET

DESIGNED BY: AJC
DRAWN BY: BVD
PROJECT NUMBER: 23-243

C001

No.	Revision	Date
1.	PLAT PROPOSED CONVEYANCE	06-28-2016
2.	PLOT 2,002 ACRES PROPOSED	09-12-2016
3.	PLOT 2,002 ACRES PROPOSED CONVEYANCE	10-03-2016
4.	REVISED PLAN FOR STAFF REVIEW COMMITTEE	04-18-2019
5.	REVISED A TYPICAL ROAD CROSSSECTION	05-10-2019

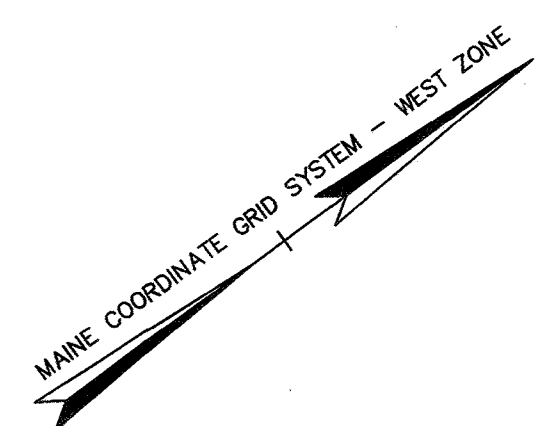
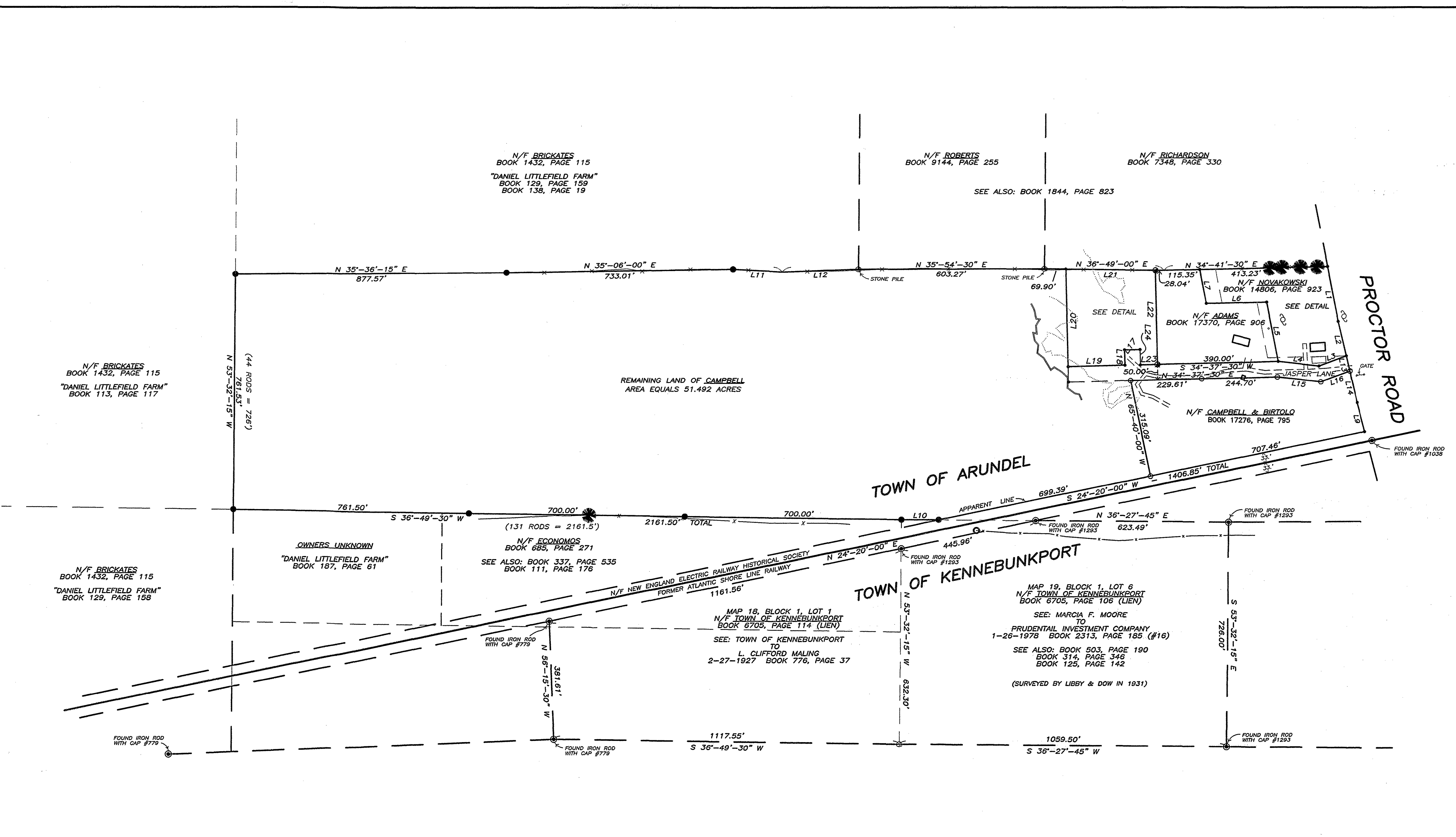


PLAN SHOWING A BOUNDARY SURVEY MADE FOR
COLLEEN CAMPBELL
 (MAILING ADDRESS : 14 JASPER LANE, ARUNDEL, ME 04046)
 PARCEL LOCATED AT PROCTOR ROAD
 ARUNDEL MAINE

Dow & Coulombe, Inc.
 Land Surveyors & Land Planners
 13 Park Street, Seaco, ME 04072
 Telephone: 207-284-4521 • Fax: 207-284-4522

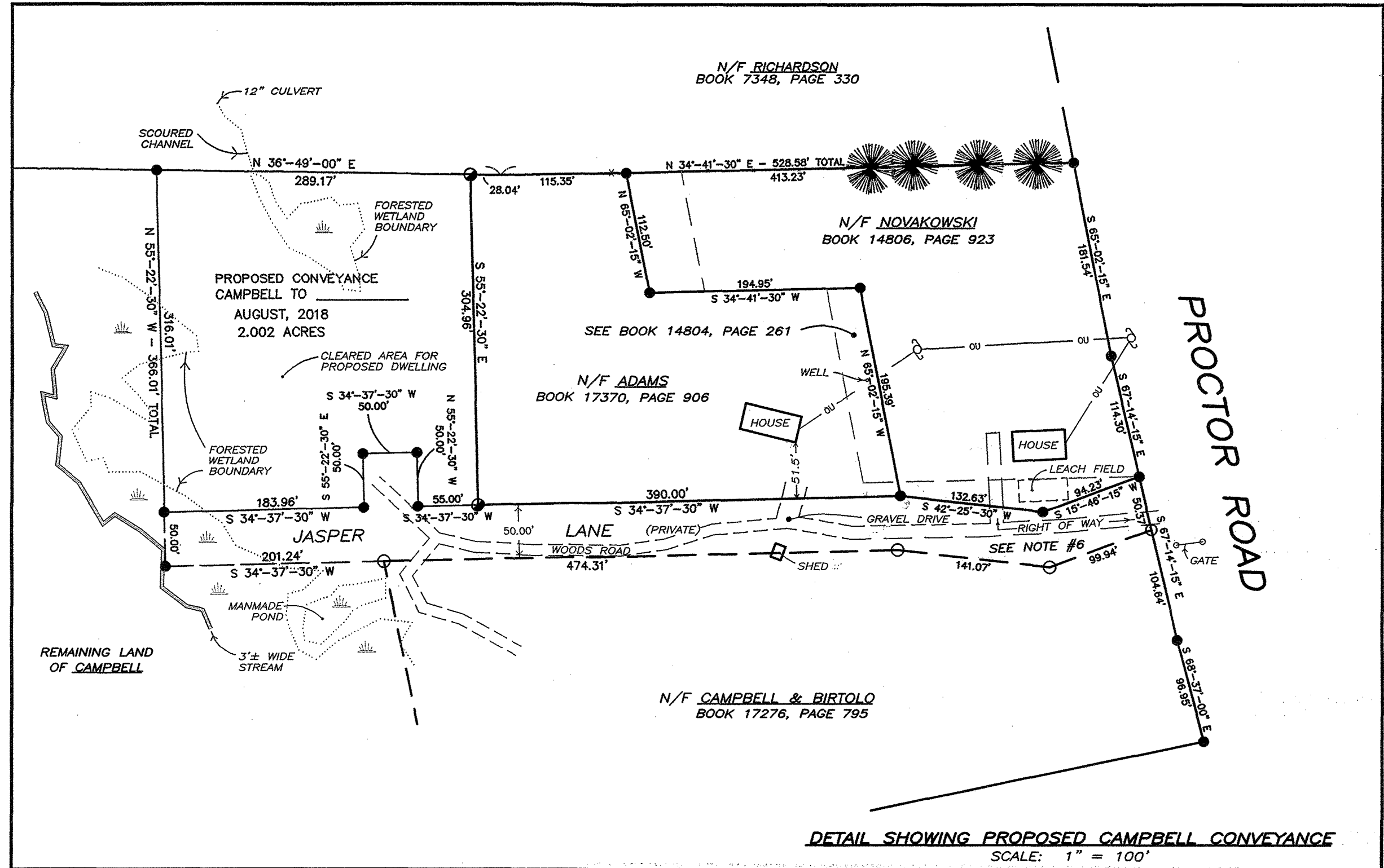
Date: JANUARY 14, 2006
 H. Scale: Drawn by:
 1" = 200' MJC
 Chk'd by: Appv'd by:
 PDD PDD

SHEET 1 OF 1
ZONE-44S
 DWGS2019\CAMPBELL44S.dwg



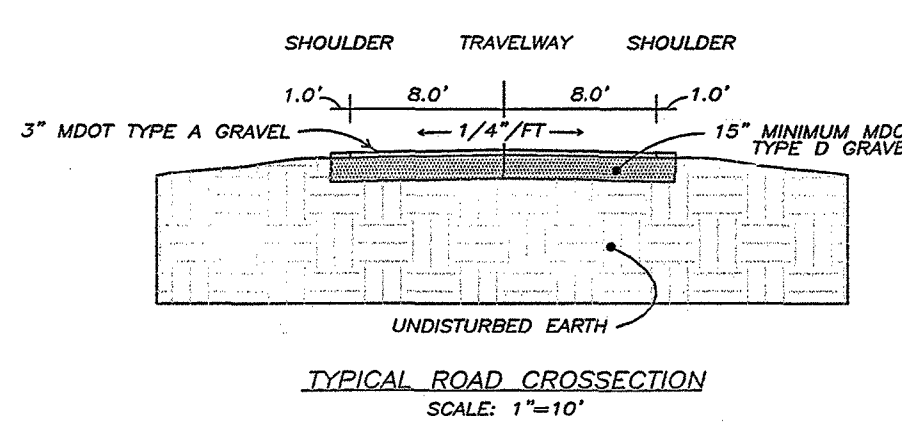
- LEGEND :**
- SET IRON ROD WITH CAP
 - SET IRON ROD WITH CAP JUNE, 2016
 - SET IRON ROD WITH CAP SEPTEMBER, 2016
 - UTILITY POLE
 - DIAMETER
 - N/F NOW OR FORMERLY
 - OU — OVERHEAD UTILITY LINES
 - — — — — STONE WALL
 - x REMAINS OF WIRE FENCE
 - EVERGREEN TREE WITH WIRE FENCE

YORK, ss. REGISTRY OF DEEDS
 Received May 6, 2020
 at 02:15 p.m. by M. and
 Filed in Plan Book 407 Page 39
 ATTEST: Nancy Hammond
 Register



LINE TABLE

LINE	LENGTH	BEARING
L1	181.54'	S 65°-02'-15" E
L2	114.30'	S 67°-14'-15" E
L3	94.23'	S 15°-46'-15" W
L4	132.63'	S 42°-25'-30" W
L5	195.39'	N 65°-02'-15" W
L6	194.95'	S 34°-41'-30" W
L7	112.50'	N 65°-02'-15" W
L8	95.95'	S 68°-37'-00" E
L9	121.87'	S 38°-27'-45" W
L10	158.59'	N 39°-04'-45" E
L11	246.43'	N 34°-02'-00" E
L12	50.37'	S 67°-14'-15" E
L13	104.64'	S 67°-14'-15" E
L14	141.07'	N 42°-25'-30" E
L15	99.94'	N 15°-46'-15" E
L16	50.00'	S 34°-37'-30" W
L17	50.00'	S 55°-22'-30" E
L18	183.96'	S 34°-37'-30" W
L19	316.01'	N 55°-22'-30" W
L20	289.17'	N 38°-49'-00" E
L21	304.98'	S 55°-22'-30" E
L22	55.00'	S 34°-37'-30" W
L23	50.00'	N 55°-22'-30" W
L24	50.00'	N 55°-22'-30" W

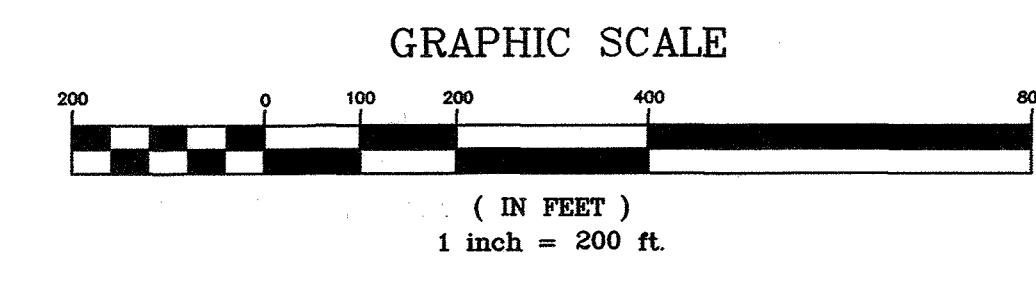


- PLAN REFERENCES :**
- "PLAN SHOWING A BOUNDARY SURVEY MADE FOR THE TOWN OF KENNEBUNKPORT (TOWN FOREST)", DATED MARCH 14, 2002, BY DOW & COULOMBE, INC., SHEET 1 OF 4 SHEETS.

- LOCUS DEED REFERENCES :**
- PAUL ANDRE LAVOIE TO COLLEEN ANNE CAMPBELL DECEMBER 1, 2000 BOOK 10345, PAGE 85
- SEE ALSO: BOOK 2686, PAGE 132
 BOOK 1361, PAGE 118
 BOOK 1208, PAGE 360
 BOOK 841, PAGE 35
 BOOK 674, PAGE 546
 BOOK 657, PAGE 537
 BOOK 602, PAGE 108
 BOOK 599, PAGE 422
 BOOK 564, PAGE 91
 BOOK 446, PAGE 506
 BOOK 445, PAGE 407 AND 310
 BOOK 450, PAGES 296 AND 297
 BOOK 370, PAGE 82
 BOOK 345, PAGE 283
 BOOK 366, PAGE 555
 BOOK 334, PAGE 29
 BOOK 332, PAGE 307
 BOOK 326, PAGE 184
 BOOK 213, PAGE 423
 BOOK 147, PAGE 124
- SEE ALSO: BOOK 439, PAGE 475
 BOOK 437, PAGE 416
 BOOK 459, PAGE 346
 BOOK 464, PAGE 470
 BOOK 561, PAGE 315
- SEE ALSO: BOOK 14804, PAGE 261

APPROVED BY: _____ DATE: _____

 TOWN OF ARUNDEL STAFF REVIEW COMMITTEE



ISSUED NUMBER	DESCRIPTION	BY	DATE
B	ADJUST ROAD CENTERLINE AT STATION 3+25+	AJC	3/17/2024

SHEET TITLE:

SUBDIVISION PLAN

DESIGNED BY: AJC
DRAWN BY: BVD
PROJECT NUMBER: 23-243

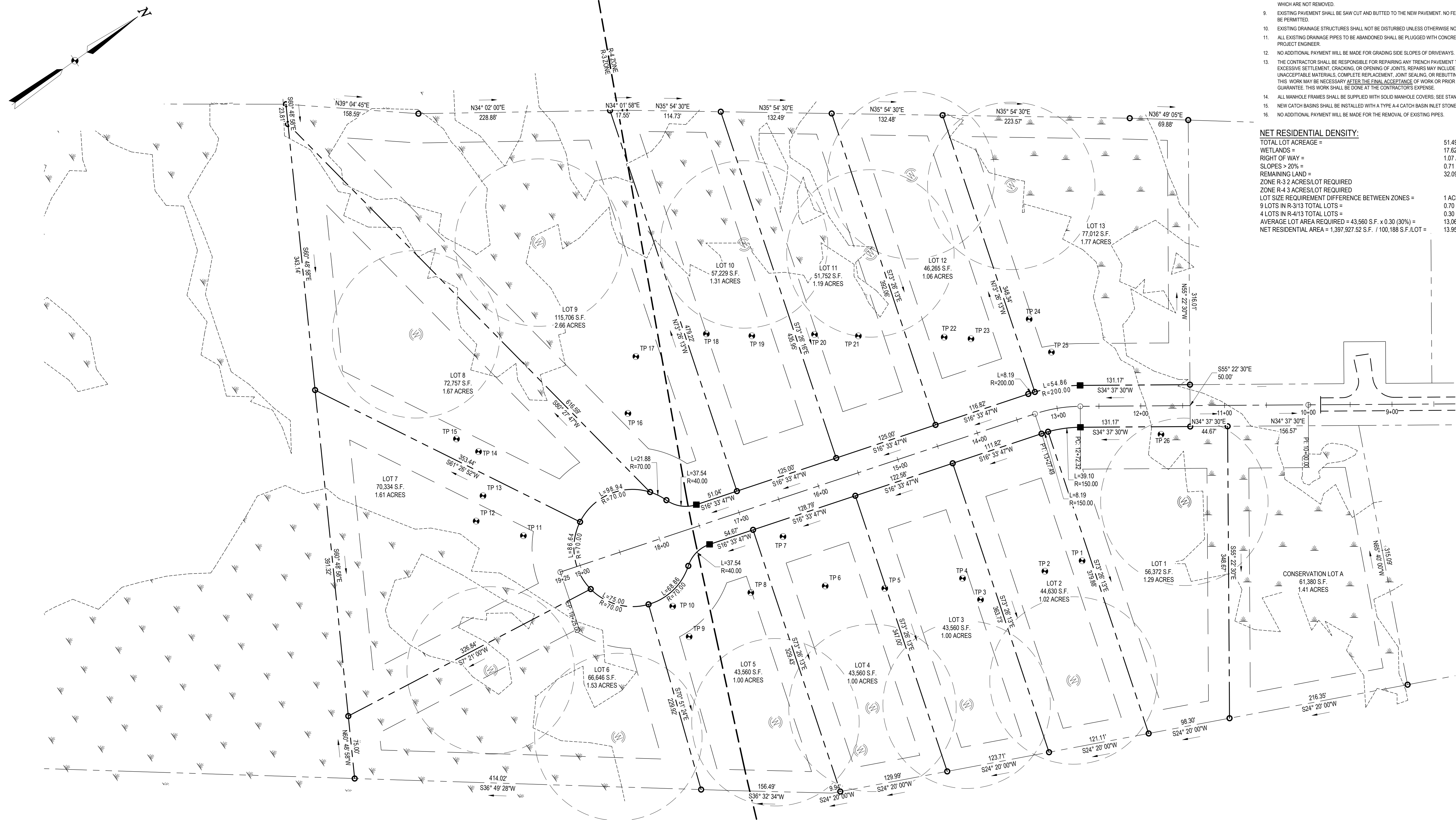
S-1

GENERAL NOTES

- LOCATIONS OF UTILITIES ARE APPROXIMATE.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO HAVE EACH UTILITY COMPANY LOCATE THEIR INDIVIDUAL SERVICES PRIOR TO THE START OF CONSTRUCTION.
- PRIOR TO THE BEGINNING OF CONSTRUCTION, THE CONTRACTOR SHALL SECURE A STREET OPENING PERMIT FROM TOWN OF ARUNDEL PUBLIC WORKS DEPARTMENT. NO FEE WILL BE CHARGED FOR THIS PERMIT.
- ALL THE UTILITY WORK SHALL BE DONE BY OTHERS.
- PROPERTY MARKERS AND STREET LINE MONUMENTS SHALL BE PROPERLY PROTECTED AND SHALL NOT BE DISTURBED. IF DISTURBED, THEY SHALL BE REPLACED BY A LICENSED SURVEYOR AT THE CONTRACTOR'S EXPENSE.
- ALL EXISTING CATCH BASINS, MANHOLES, CONNECTIONS, AND OUTLET PIPING SHALL BE CLEANED AND LEFT IN SATISFACTORY OPERATING CONDITION AFTER CONSTRUCTION HAS BEEN COMPLETED. NO SEPARATE PAYMENT WILL BE MADE FOR THIS WORK.
- ALL LAWN AREAS, WALKWAYS, AND DRIVEWAYS OUTSIDE THE WORK AREA, DAMAGED BY THE CONTRACTOR, SHALL BE REPAIRED BY THE CONTRACTOR AT NO EXPENSE TO THE TOWN.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PRESERVATION OF ALL TREES AND SHRUBS ON THE PROJECT WHICH ARE NOT REMOVED.
- EXISTING PAVEMENT SHALL BE SAW CUT AND BUTTED TO THE NEW PAVEMENT. NO FEATHERING OF PAVEMENT WILL BE PERMITTED.
- EXISTING DRAINAGE STRUCTURES SHALL NOT BE DISTURBED UNLESS OTHERWISE NOTED.
- ALL EXISTING DRAINAGE PIPES TO BE ABANDONED SHALL BE PLUGGED WITH CONCRETE OR AS DIRECTED BY THE PROJECT ENGINEER.
- NO ADDITIONAL PAYMENT WILL BE MADE FOR GRADING SIDE SLOPES OF DRIVEWAYS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING ANY TRENCH PAVEMENT THAT HAS EXPERIENCED EXCESSIVE SETTLEMENT, CRACKING, OR OPENING OF JOINTS. REPAIRS MAY INCLUDE OVERLAY, REMOVAL OF UNACCEPTABLE MATERIALS, COMPLETE REPLACEMENT, JOINT SEALING, OR REBUTTING PAVEMENT AS REQUIRED. THIS WORK MAY BE NECESSARY AFTER THE FINAL ACCEPTANCE OF WORK OR PRIOR TO THE END OF THE ONE YEAR GUARANTEE. THIS WORK SHALL BE DONE AT THE CONTRACTOR'S EXPENSE.
- ALL MANHOLE FRAMES SHALL BE SUPPLIED WITH SOLID MANHOLE COVERS. SEE STANDARD DETAIL.
- NEW CATCH BASINS SHALL BE INSTALLED WITH A TYPE A-4 CATCH BASIN INLET STONE.
- NO ADDITIONAL PAYMENT WILL BE MADE FOR THE REMOVAL OF EXISTING PIPES.

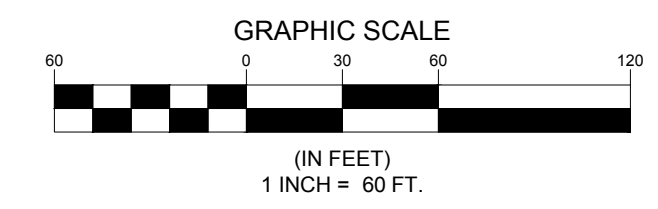
NET RESIDENTIAL DENSITY:

TOTAL LOT ACREAGE =	51.492 ACRES = 2,242,991.52 S.F.
WETLANDS =	17.62 ACRES = 767,527.20 S.F.
RIGHT OF WAY =	1.07 ACRES = 46,609.20 S.F.
SLOPES > 20% =	0.71 ACRES = 30,927.60 S.F.
REMAINING LAND =	32.092 ACRES = 1,397,927.52 S.F.
ZONE R-3.2 ACRES/LOT REQUIRED	1 ACRE = 43,560 S.F.
ZONE R-4.3 ACRES/LOT REQUIRED	0.70 = 70%
LOT SIZE REQUIREMENT DIFFERENCE BETWEEN ZONES =	0.30 = 30%
4 LOTS IN R-4.3 TOTAL LOTS =	13,068 S.F. + 87,120 S.F. = 100,188 S.F./LOT
AVERAGE LOT AREA REQUIRED = 43,560 S.F. x 0.30 (30%) =	13,068 S.F.
NET RESIDENTIAL AREA = 1,397,927.52 S.F. / 100,188 S.F./LOT =	13.95 LOTS



TOWN OF ARUNDEL
PLANNING BOARD APPROVAL:

CHAIR: _____ DATE: _____



EXISTING	DESCRIPTION	PROPOSED
—●—	GRANITE MONUMENT	■
—○—	IRON PIN FOUND/SET	○ IPS
---	LOT SETBACKS	---
---	PROPERTY LINE	---
---	ABUTTER LINE	---
---	WETLANDS	---
---	EDGE OF ROAD/TRAVELED WAY	---
---	SOIL TEST PIT	---
---	CONTOUR	---
---	STORMDRAIN	---
---	SILT FENCE	---

	ARUNDEL ZONING SUMMARY		
	R-3/R-4 ZONES	EXISTING	PROPOSED
MIN. LOT AREA*	2 ACRES/3 ACRES	MIN. 1 ACRE/ MIN. 1.5 ACRES	
LOT FRONTAGE	250 FT/250 FT	>= 250 FT	
LOT FRONTAGE ON CUL-DE-SACS	75 FT/ 75 FT	>= 75 FT	
FRONT YARD SETBACK	75 FT/100 FT	N/A	
FRONT YARD SETBACK FROM NON-ARTERIAL COLLECTOR ROADS	50 FT/50 FT	50 FT/ 50 FT	
REAR YARD SETBACK	25 FT/35 FT	25 FT/35 FT	
MAX. BUILDING HEIGHT	35 FT/35 FT	35 FT/35 FT	
MAX. LOT COVERAGE	20%	<= 20%	

*CLUSTER SUBDIVISION MAXIMUM LOT AREA REDUCTION BASED ON DOMINATE SOIL TYPE DOMINATE SOIL TYPE: CLASS 3. LOT REDUCTION 50% BUT NO LESS THAN 25,000 S.F.

1 SUBDIVISION PLAN
1" = 60'

GLENCOE HEIGHTS
SUBDIVISION

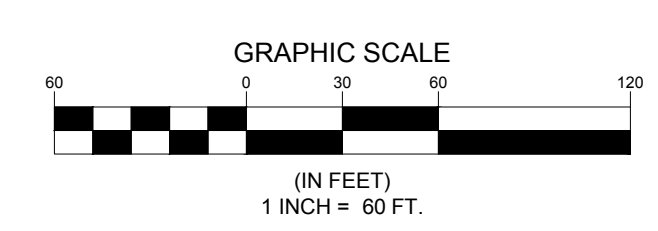
JASPER LANE,
ARUNDEL, MAINE

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- NEW CATCH BASINS SHALL BE INSTALLED WITH A TYPE A-4 CATCH BASIN INLET STONE.
- NO ADDITIONAL PAYMENT WILL BE MADE FOR THE REMOVAL OF EXISTING PIPES.
- TOTAL WETLAND IMPACT = 1,830 S.F.



1 SITE PLAN
1" = 60'



LEGEND		
EXISTING	DESCRIPTION	PROPOSED
- - - - -	LOT SETBACKS	- - - - -
- - - - -	PROPERTY LINE	- - - - -
- - - - -	ABUTTER LINE	- - - - -
- - - - -	WETLANDS	- - - - -
- - - - -	EDGE OF ROAD/TRAVELED WAY	- - - - -
●	SOIL TEST PIT	- - - - -
- - - - -	CONTOUR	- - - - -
- - - - -	STORMDRAIN	- - - - -
- - - - -	SILT FENCE	- - - - -

ISSUED

NUMBER	DESCRIPTION	BY	DATE
A	PLANNING BOARD APPROVAL	AJC	3/17/2024
B	ADJUST ROAD CENTERLINE AT STATION 3+25+	AJC	3/17/2024

SHEET TITLE:

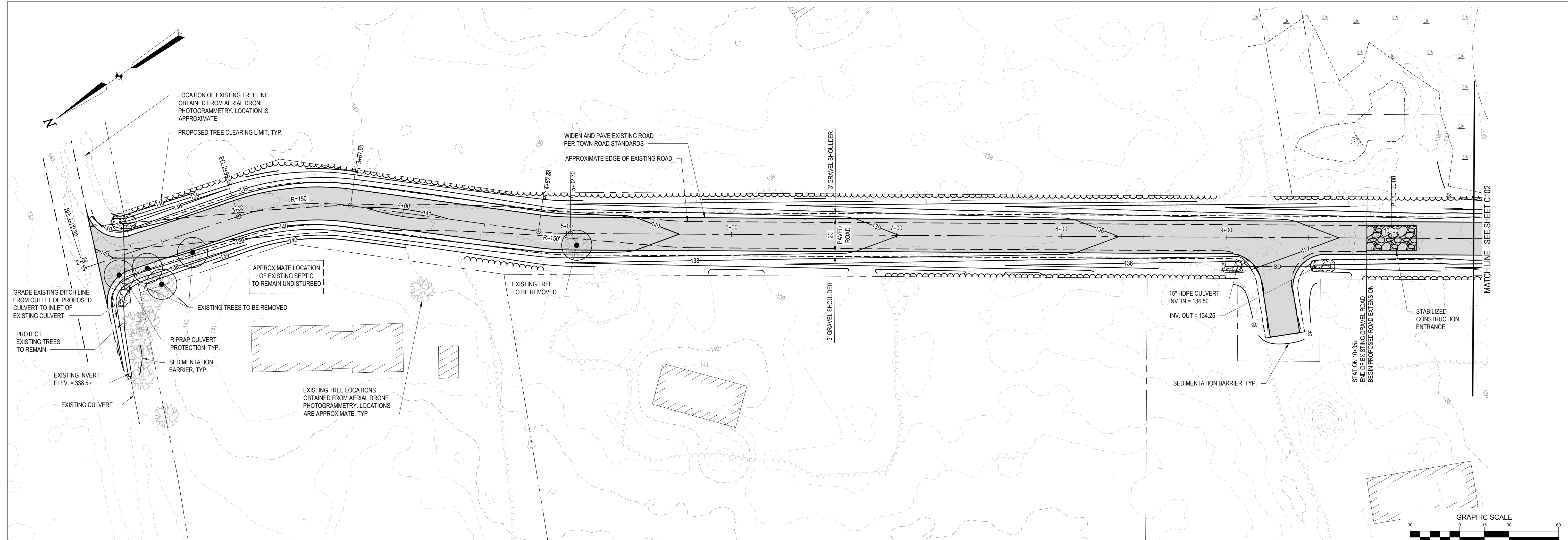
SITE PLAN

DESIGNED BY: AJC
DRAWN BY: BVD
PROJECT NUMBER: 23-243

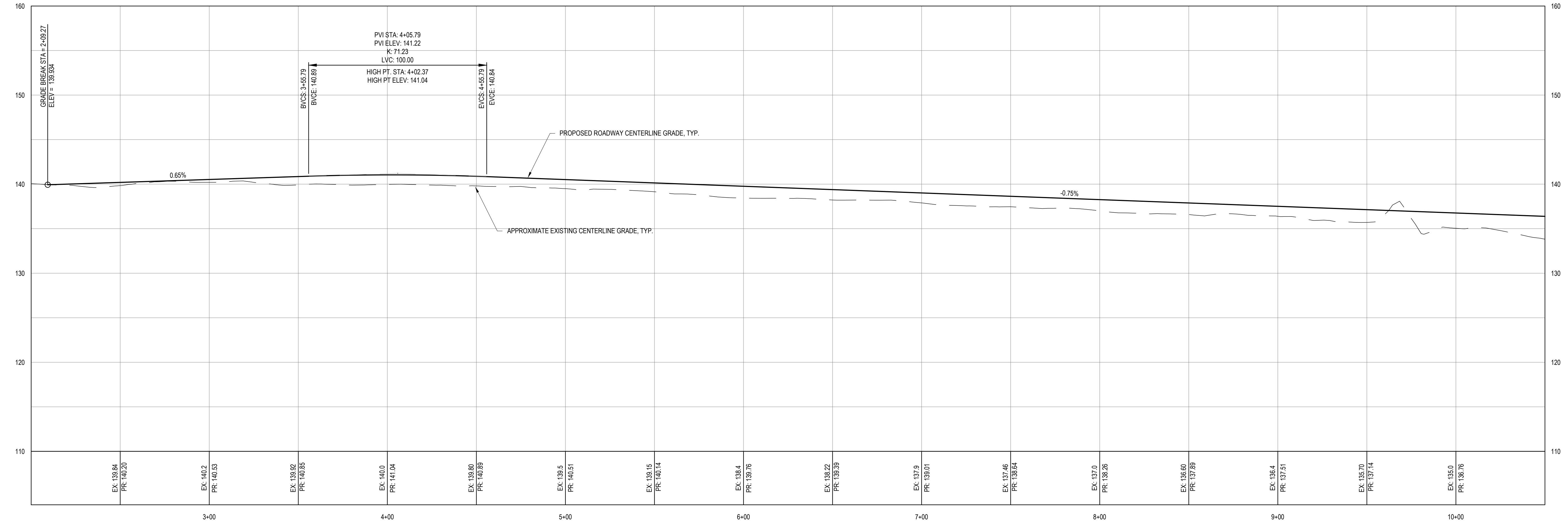
C100

GLENCOE HEIGHTS
SUBDIVISION

JASPER LANE,
ARUNDEL, MAINE



1 ROAD PLAN: STATION 2+00 TO STATION 10+50
1" = 30'



2 ROAD PROFILE: STATION 2+00 TO STATION 10+50
HORIZ.: 1" = 30' / VERT.: 1" = 6'

ISSUED		DESCRIPTION	BY	DATE
A	PLANNING BOARD APPROVAL	AJC	3/17/2024	
B	ADJUST ROAD CENTERLINE AT STATION 3+25+	AJC	3/17/2024	

SHEET TITLE:
**ROAD PLAN AND
PROFILE
STA 2+00 TO
STA 10+50**

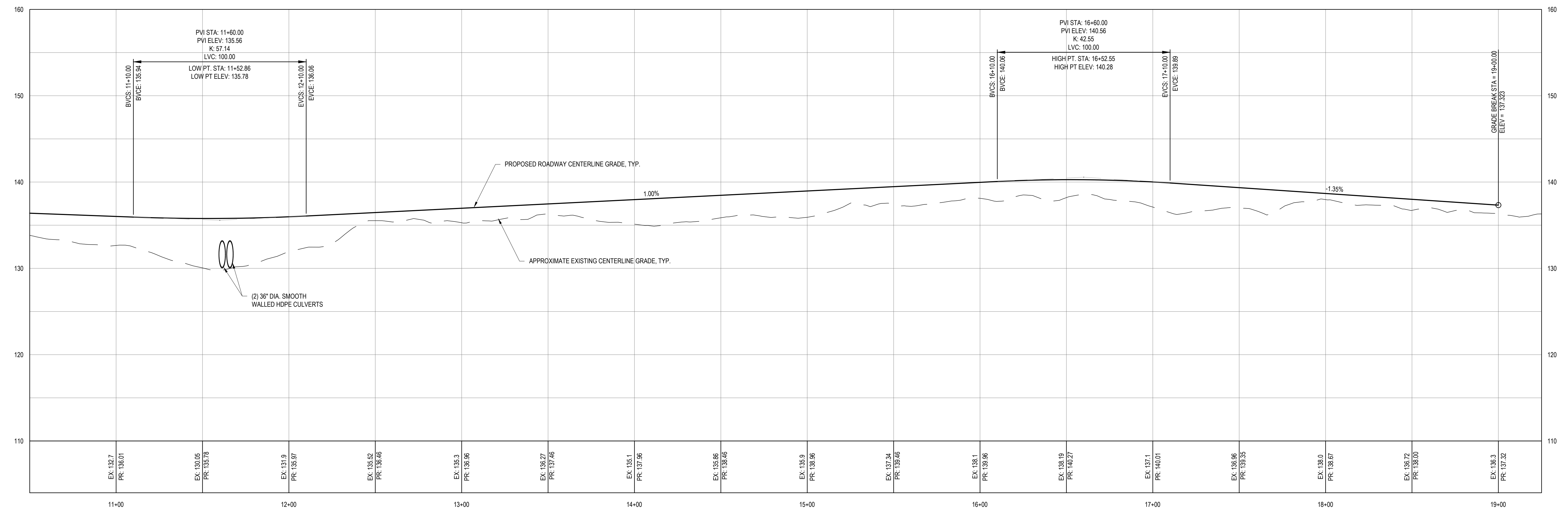
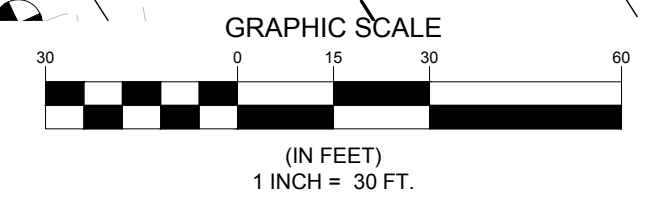
DESIGNED BY: AJC
DRAWN BY: BVD
PROJECT NUMBER: 23-243

C101

Z:\01-PROJECTS\2023-243 GLENCOE HEIGHTS SUBDIVISION\03 - DWG\23-243 - C100.DWG - 3/17/2024 - BRAD VAN DAMM



1 ROAD PLAN: STATION 10+50 TO STATION 19+25
1" = 30'



2 ROAD PROFILE: STATION 10+50 TO STATION 19+25
HORIZ.: 1" = 30' / VERT.: 1" = 6'

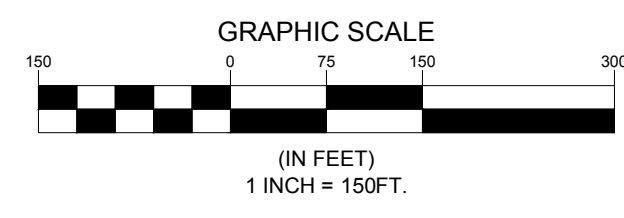
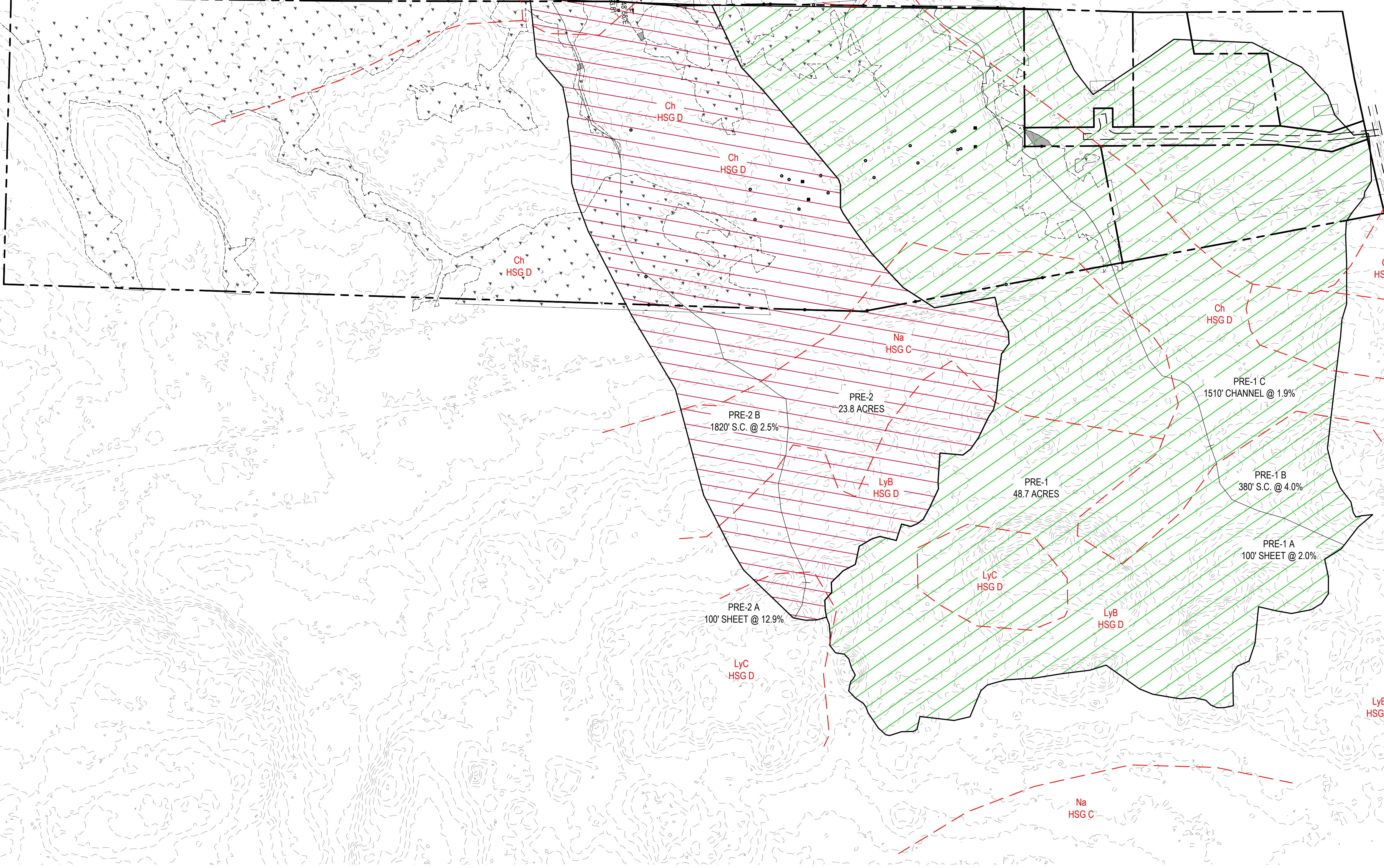
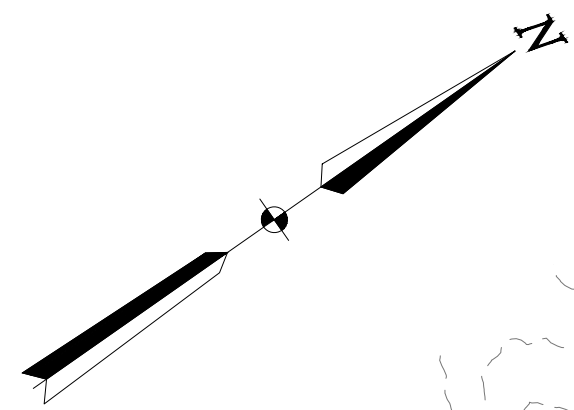
ISSUED		DESCRIPTION	BY	DATE
A	PLANNING BOARD APPROVAL	AJC	3/1/2024	
B	ADJUST ROAD CENTERLINE AT STATION 3+25+	AJC	3/7/2024	

SHEET TITLE:
**ROAD PLAN AND PROFILE
STA 10+50 TO
STA 19+25**

DESIGNED BY: AJC
DRAWN BY: BVD
PROJECT NUMBER: 23-243

C102

Z:\01-PROJECTS\2023-24\GLENCOE HEIGHTS SUBDIVISION\B - DWG\23-243 - C100.DWG - 3/17/2024 - BRAD VAN DAMM



1 PRE-DEVELOPED DRAINAGE AREA MAP
1" = 150'



CLIENT:
DEMPSEY LLC

P.O. BOX 468
OLD ORCHARD BEACH, ME 04064

PRELIMINARY
NOT FOR CONSTRUCTION

**GLENCOE HEIGHTS
SUBDIVISION**

JASPER LANE,
ARUNDEL, MAINE

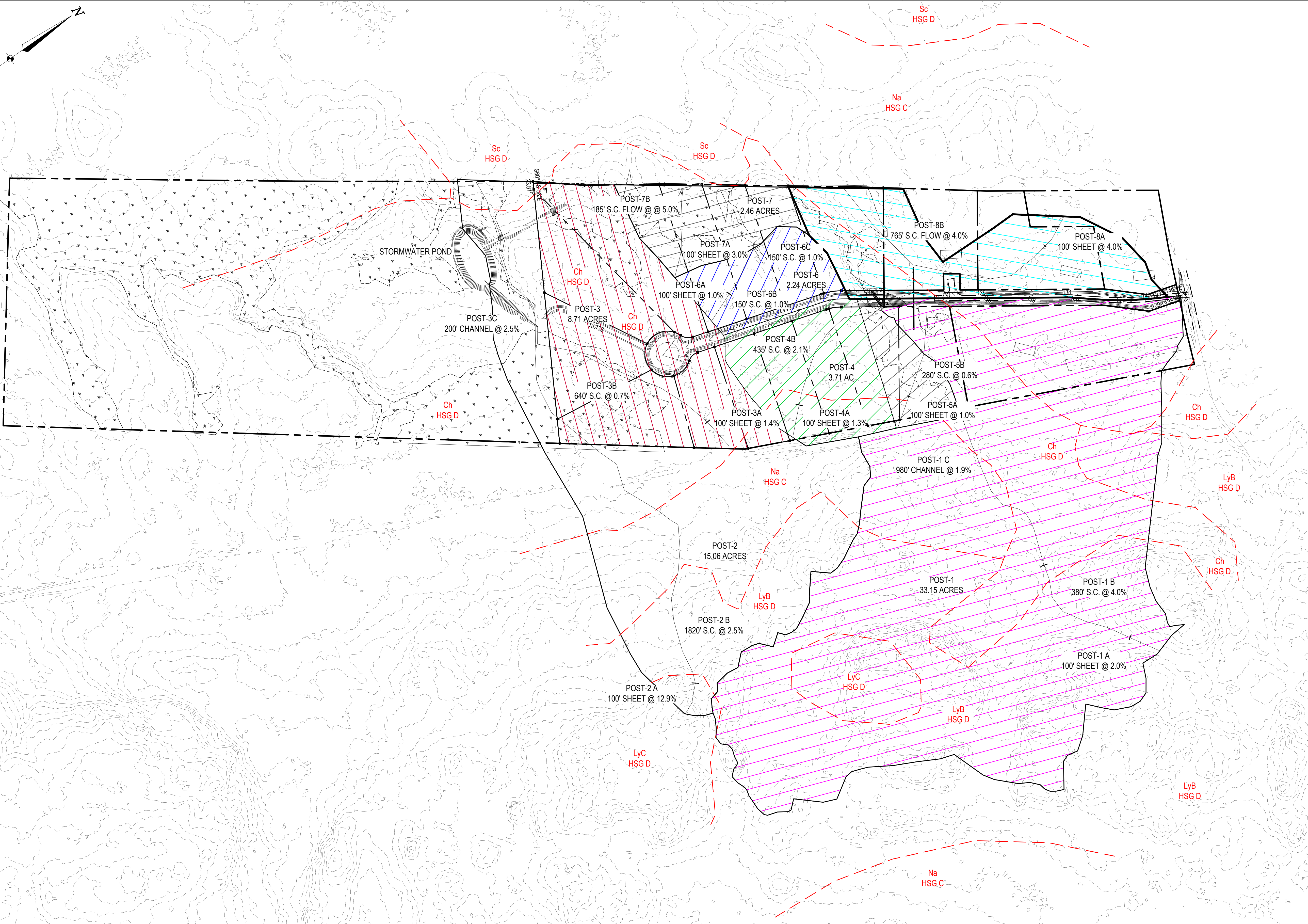
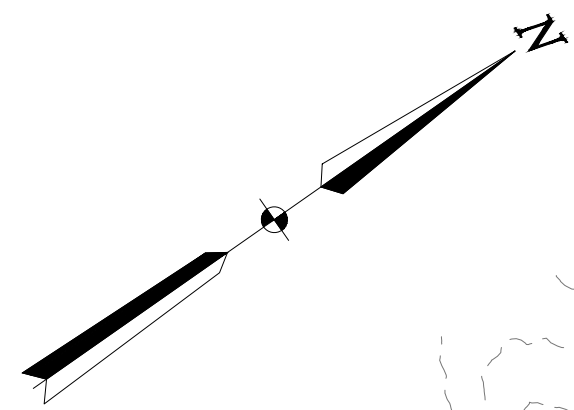
ISSUED NUMBER	DESCRIPTION	BY	DATE
			PLANNING BOARD APPROVAL
A	ADJUST ROAD CENTERLINE AT STATION 3+25±	AJC	3/17/2024
B			

SHEET TITLE:
**PRE-DEVELOPMENT
DRAINAGE AREA
MAP**

DESIGNED BY: AJC
DRAWN BY: BVD
PROJECT NUMBER: 23-243

C103

Z:\01 - PROJECTS\2023\23-243 GLENCOE HEIGHTS SUBDIVISION\03 - DWG\23-243-C103 - STORMWATER PLANS DWG - 3/11/2024 - BRAD VAN DAMM



1 POST-DEVELOPED DRAINAGE AREA MAP
1" = 150'

PRELIMINARY
NOT FOR CONSTRUCTION

GLENCOE HEIGHTS
SUBDIVISION
JASPER LANE,
ARUNDEL, MAINE

ISSUED		DESCRIPTION	BY	DATE
A	PLANNING BOARD APPROVAL	AJC	3/17/2024	
B	ADJUST ROAD CENTERLINE AT STATION 3+25±	AJC	3/17/2024	

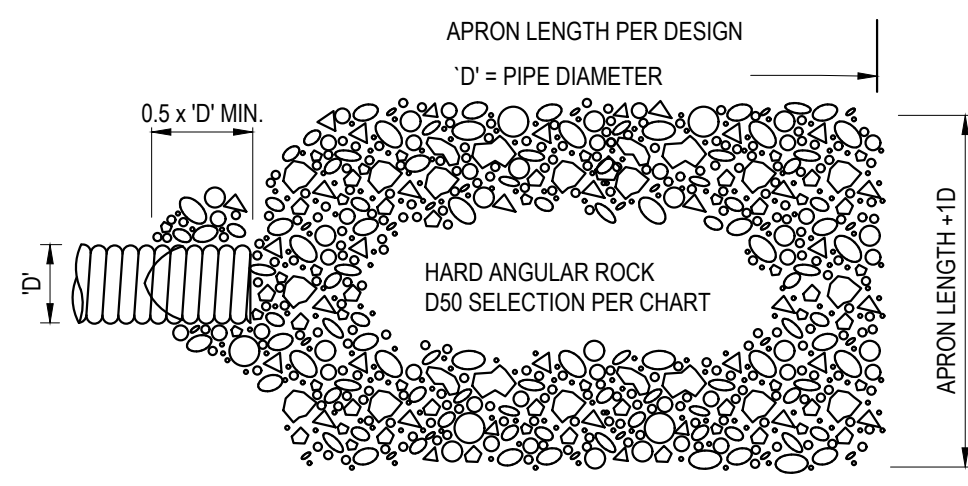
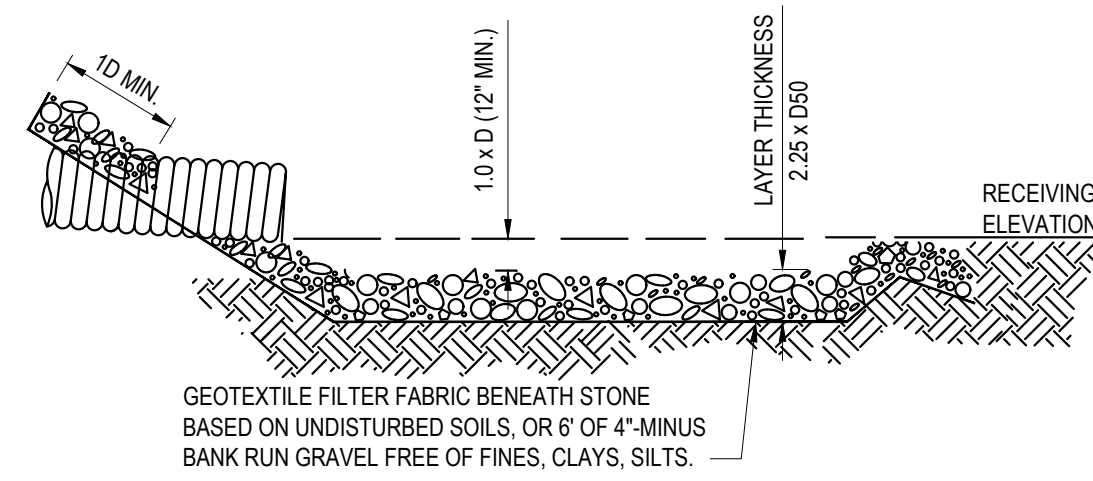
SHEET TITLE:
**POST-DEVELOPMENT
DRAINAGE AREA
MAP**

DESIGNED BY: AJC
DRAWN BY: BVD
PROJECT NUMBER: 23-243

C104

Z:\01 - PROJECTS\2023\23-243 GLENCOE HEIGHTS SUBDIVISION\B - DWG\23-243 - C100 - STORMWATER PLANS DWG - 3/11/2024 - BRAD VAN DAMM

INLET/OUTLET PROTECTION APRON SIZING CHART					
DIAMETER	L' LENGTH	W' WIDTH	A'	D ₅₀	REMARKS
12"15"	6'-0"	8'-0"	12"	6"	
18"	10'-0"	12'-0"	15"	6"	
24"	-	-	-	-	
36"	27'-0"	24'-0"	24"	8"	



- NOTES:
1. CONSULT WITH IF&W IF FISH PASSAGE WILL BE INHIBITED DURING LOW FLOWS.
 2. REFER TO DESIGN NOTES AND LIMITATIONS IN TEXT ON PIPE OUTLET PROTECTION.
 3. IN DEFINED CHANNELS, APRON SHALL EXTEND FULL WIDTH OF BOTTOM AND ONE FOOT ABOVE MAX. TAILWATER OR UP TO BANK FULL, WHICHEVER IS LESS.

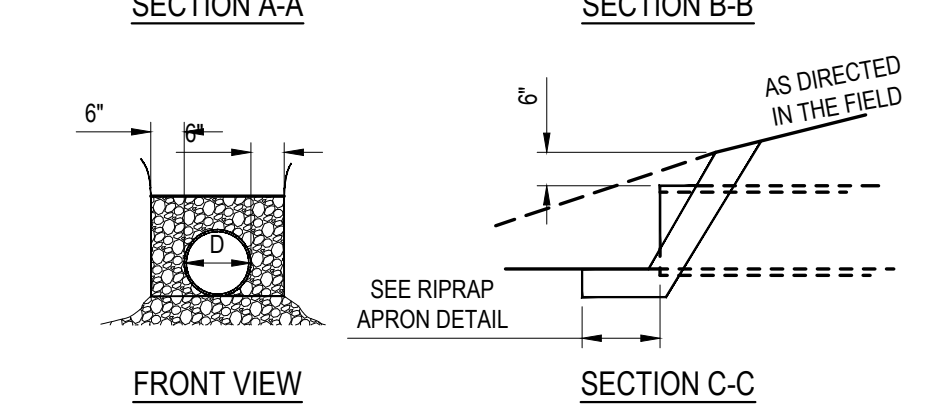
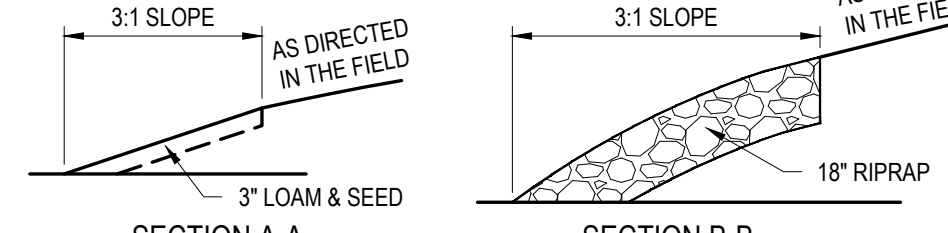
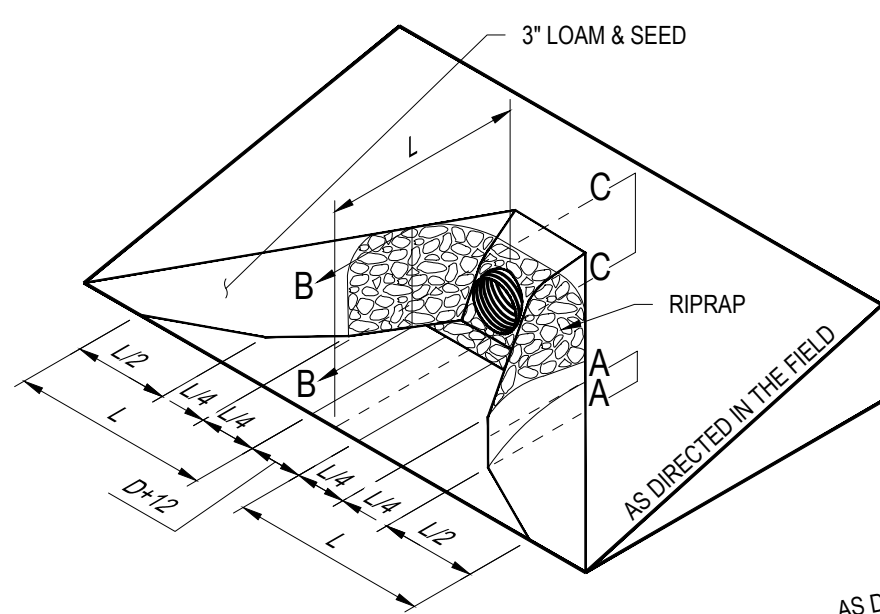
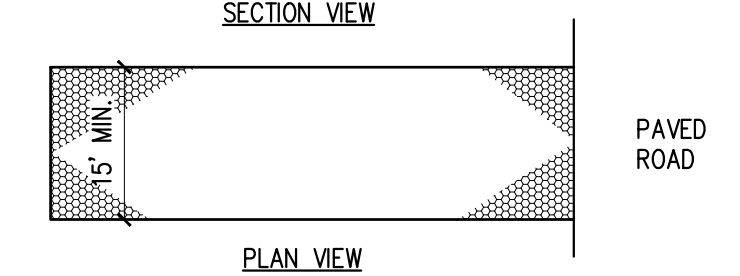
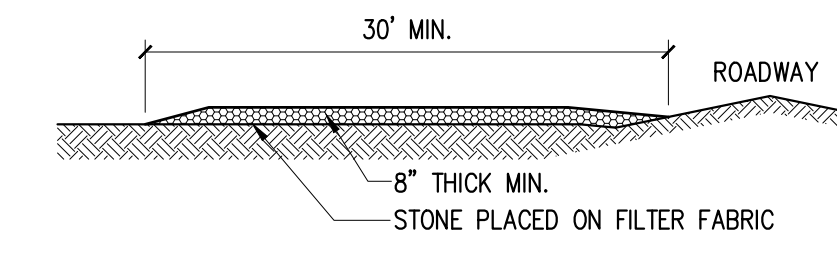


TABLE B			
CULVERT DIAMETER	1"	1 1/2"	2"
1'-6"	8'-10"	12'-10"	
1'-9"	9'-10"	14'-9"	
1'-12"	10'-10"	16'-5"	
2'-6"	12'-10"	19'-8"	
2'-11"	15'-1"	22'-8"	
3'-5"	17'-1"	25'-7"	
3'-11"	19'-1"	28'-10"	
4'-5"	22'-0"	32'-2"	
4'-11"	24'-0"	35'-5"	
5'-5"	26'-0"	38'-0"	
5'-11"	28'-7"	42'-0"	
6'-11"	32'-6"	48'-3"	

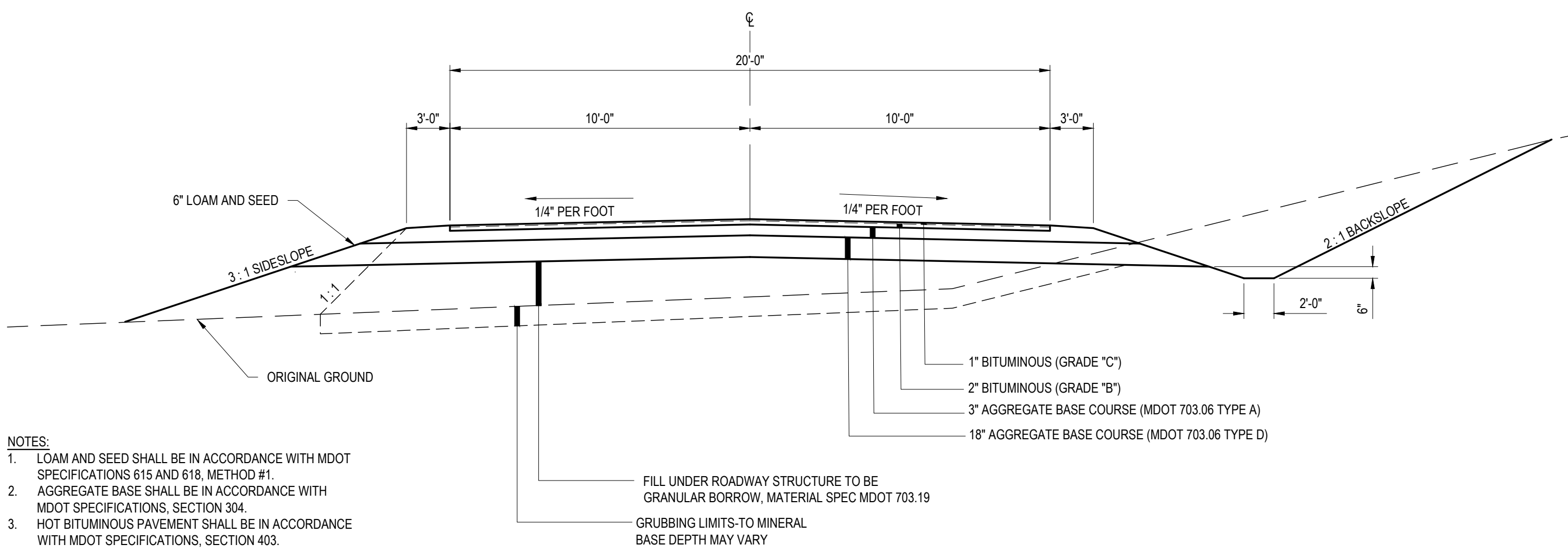


- NOTES:
1. STONE SIZE: 2 1/2" TO 1 1/2" USE CRUSHED STONE.
 2. THICKNESS MINIMUM OF 8".
 3. MAINTENANCE: THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC TRAVELED WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE.

1 CULVERT INLET/OUTLET PROTECTION DETAIL
NTS

2 CULVERT INLET/OUTLET GRADING DETAIL
NTS

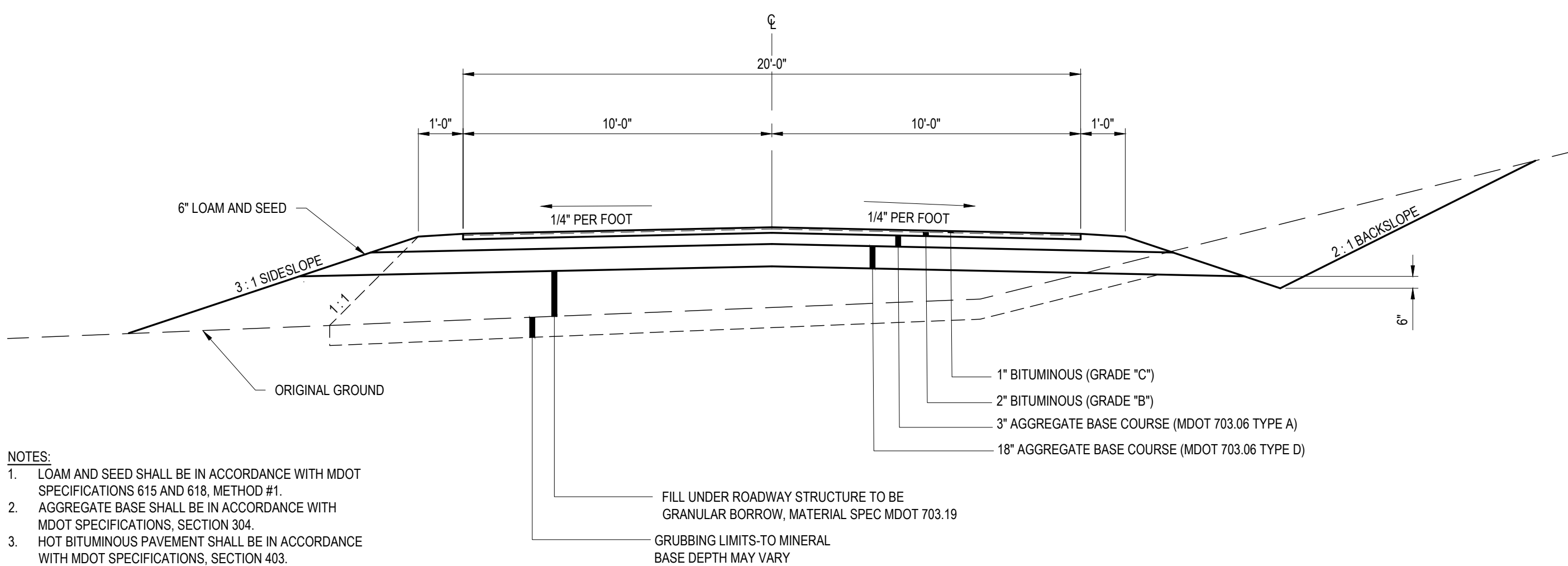
3 STABILIZED CONSTRUCTION ENTRANCE
NTS



- NOTES:
1. LOAM AND SEED SHALL BE IN ACCORDANCE WITH MDOT SPECIFICATIONS 615 AND 618, METHOD #1.
 2. AGGREGATE BASE SHALL BE IN ACCORDANCE WITH MDOT SPECIFICATIONS, SECTION 304.
 3. HOT BITUMINOUS PAVEMENT SHALL BE IN ACCORDANCE WITH MDOT SPECIFICATIONS, SECTION 403.

FILL UNDER ROADWAY STRUCTURE TO BE GRANULAR BORROW, MATERIAL SPEC MDOT 703.19
GRUBBING LIMITS-TO MINERAL BASE DEPTH MAY VARY

4 TYPICAL NEW ROAD SECTION
NTS



- NOTES:
1. LOAM AND SEED SHALL BE IN ACCORDANCE WITH MDOT SPECIFICATIONS 615 AND 618, METHOD #1.
 2. AGGREGATE BASE SHALL BE IN ACCORDANCE WITH MDOT SPECIFICATIONS, SECTION 304.
 3. HOT BITUMINOUS PAVEMENT SHALL BE IN ACCORDANCE WITH MDOT SPECIFICATIONS, SECTION 403.

FILL UNDER ROADWAY STRUCTURE TO BE GRANULAR BORROW, MATERIAL SPEC MDOT 703.19
GRUBBING LIMITS-TO MINERAL BASE DEPTH MAY VARY

5 TYPICAL EXISTING ROAD WIDENING SECTION
NTS

PRELIMINARY
NOT FOR CONSTRUCTION

GLENCOE HEIGHTS
SUBDIVISION

JASPER LANE,
ARUNDEL, MAINE

ISSUED NUMBER	DESCRIPTION	DATE	
		BY	DATE
A	PLANNING BOARD APPROVAL	AJC	3/17/2024
B	ADJUST ROAD CENTERLINE AT STATION 3+25±	AJC	3/17/2024

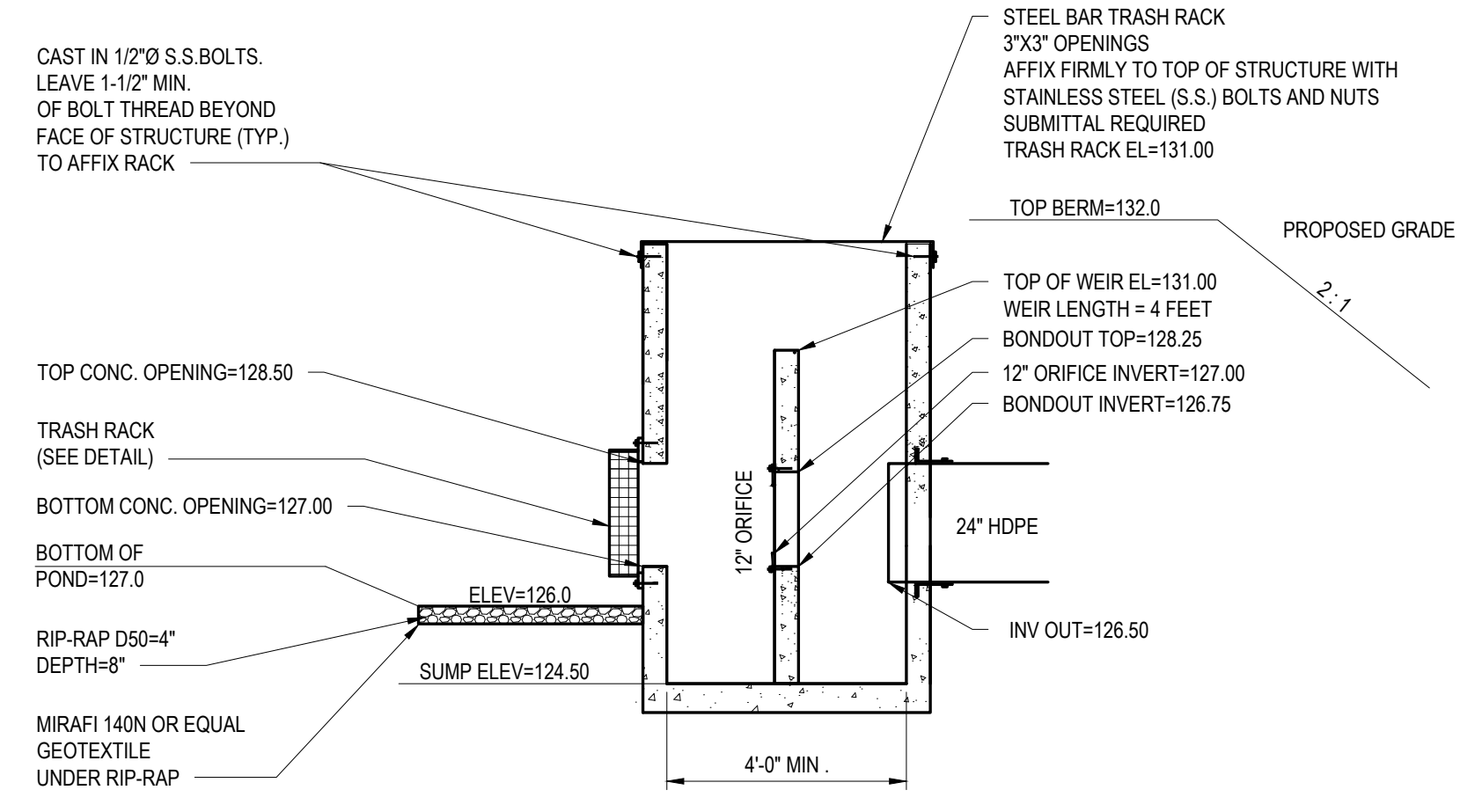
SHEET TITLE:

SITE DETAILS

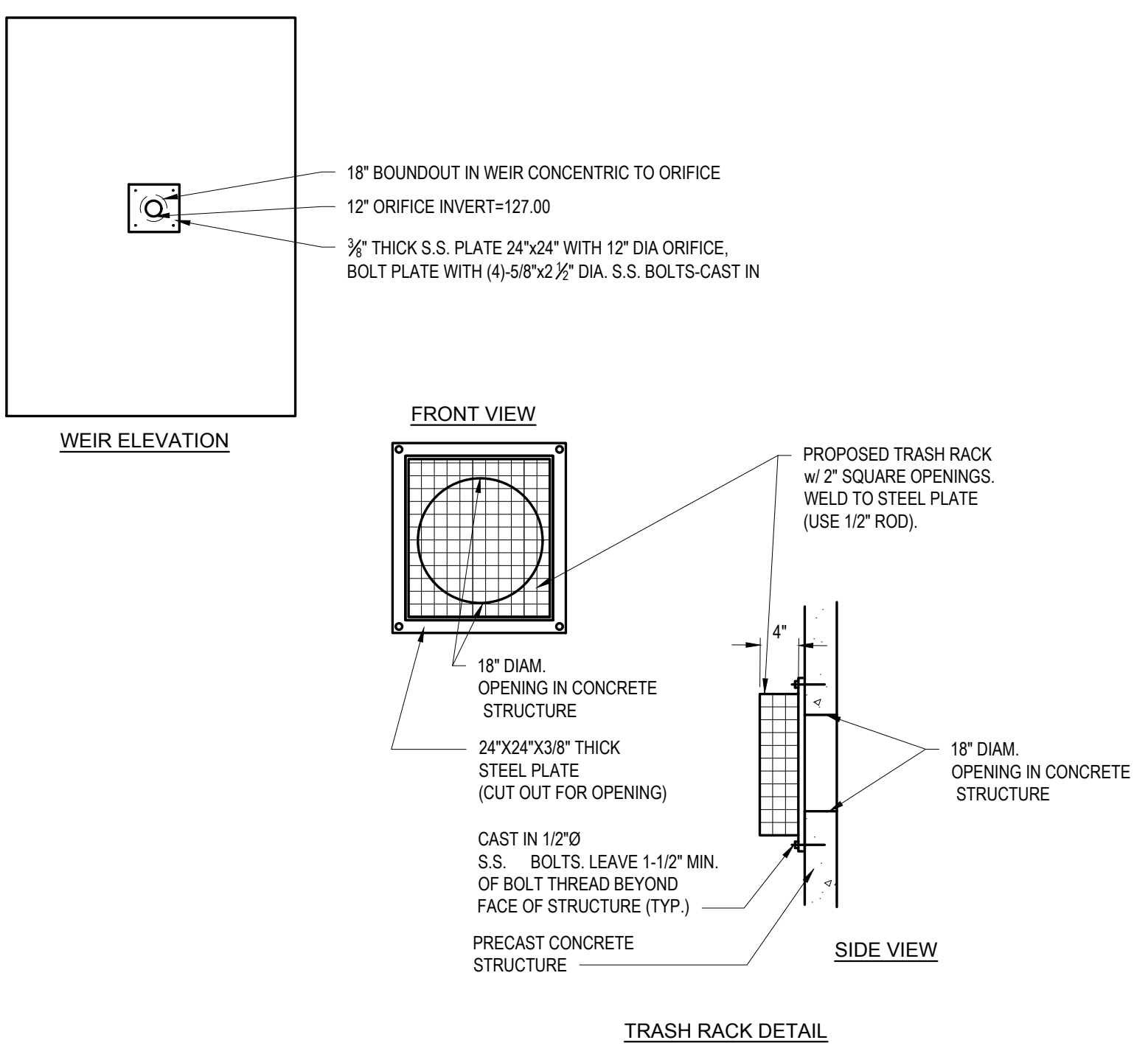
DESIGNED BY: AC
DRAWN BY: BVD
PROJECT NUMBER: 23-243

C200

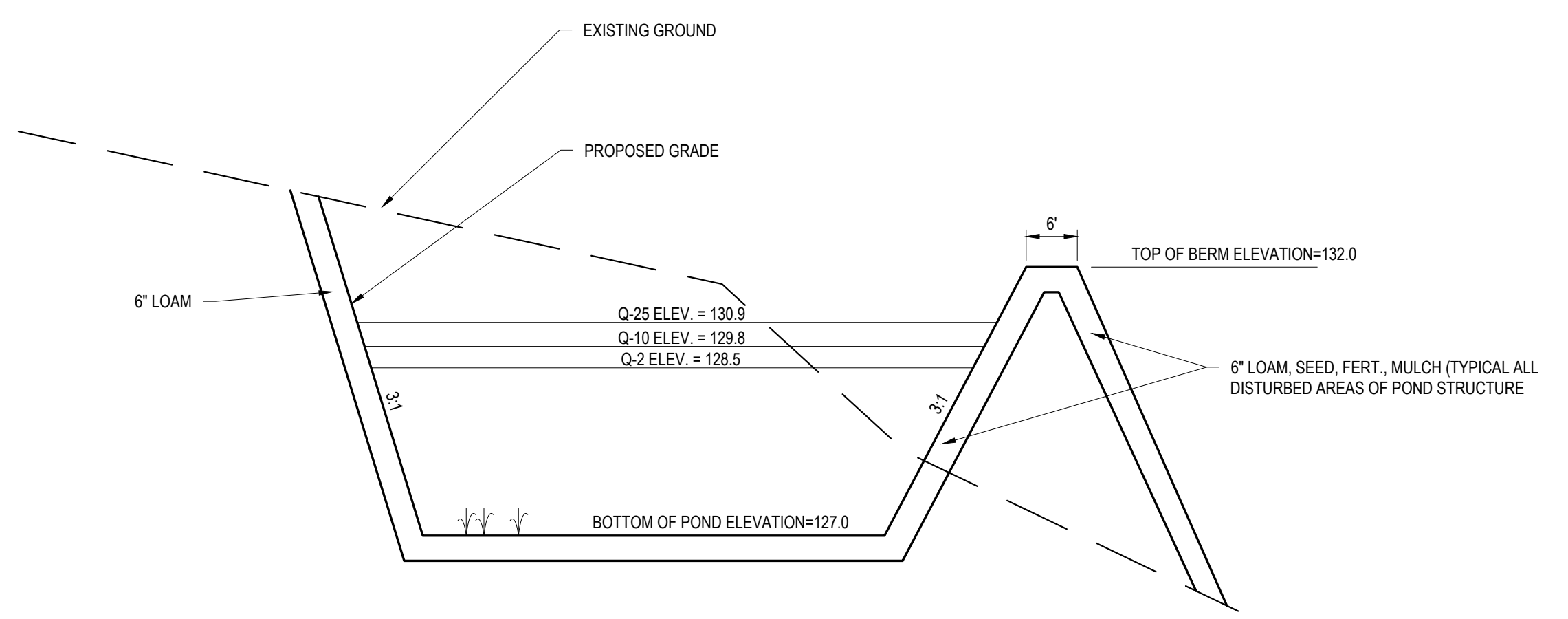
NOTE:
 SHOP DRAWING TO BE SUBMITTED TO ART COLVIN OF TRILLIUM ENGINEERING GROUP FOR APPROVAL OF ALL COMPONENTS OF THE OUTLET CONTROL STRUCTURE-GENERAL CONTRACTOR FOR THE PROJECT TAKES FULL RESPONSIBILITY FOR THE MANUFACTURE OF THE STRUCTURE UNLESS A SUBMITTAL IS RECEIVED BY ART COLVIN AND SIGNED OFF ON-IT IS THE GENERAL CONTRACTORS RESPONSIBILITY TO ENSURE A SUBMITTAL IS SENT OUT FOR APPROVAL



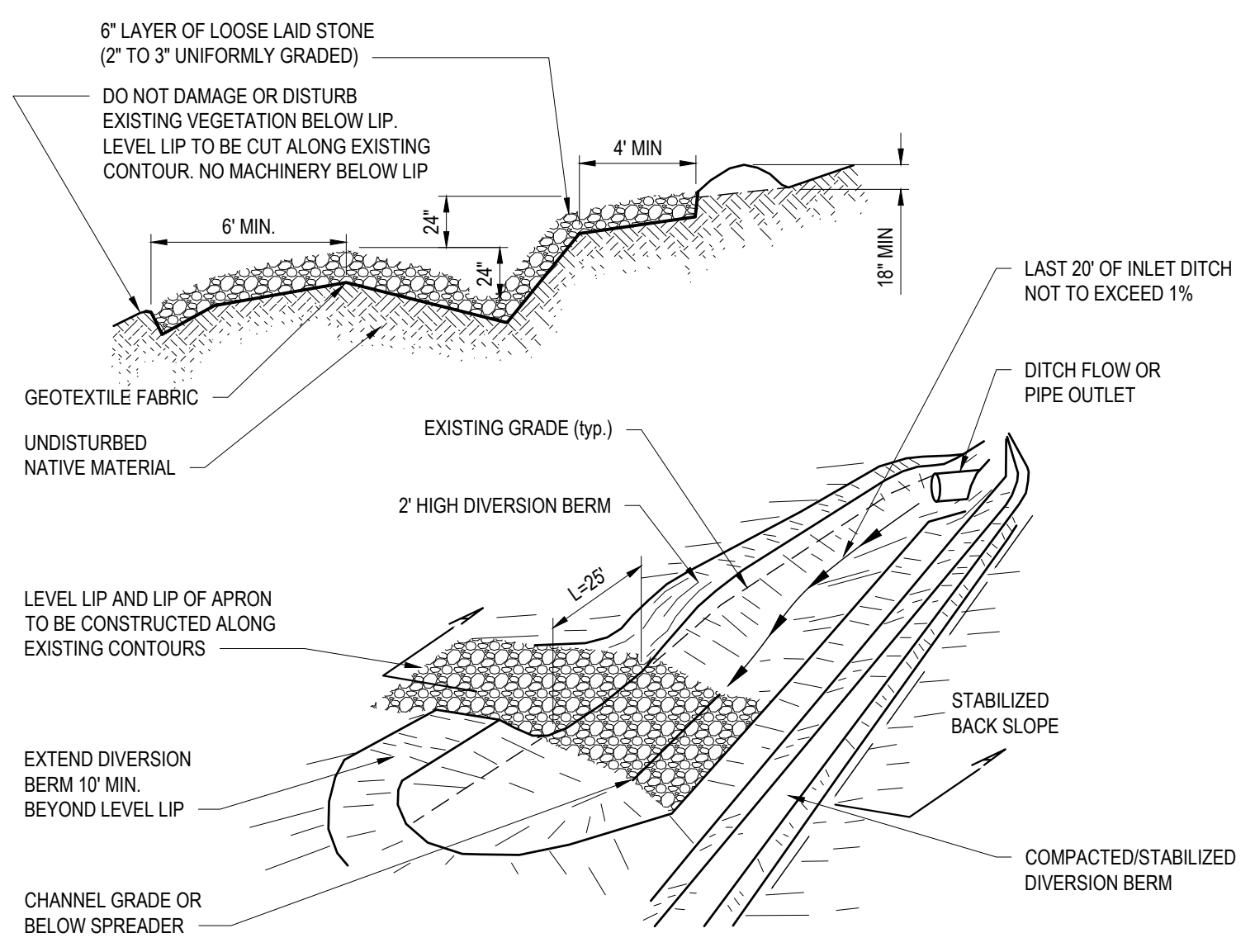
1 OUTLET CONTROL STRUCTURE DETAIL
 NTS



TRASH RACK DETAIL



2 DETENTION POND DETAIL
 NTS



3 LEVEL LIP SPREADER DETAIL
 NTS

NOTES:
 1. FOR SPECIFIC CONSTRUCTION REQUIREMENTS, REFER TO THE STATE OF MAINE STORMWATER BMP, SECTION E-4-3

PRELIMINARY
 NOT FOR CONSTRUCTION

GLENCOE HEIGHTS
 SUBDIVISION

JASPER LANE,
 ARUNDEL, MAINE

ISSUED NUMBER	DESCRIPTION	BY	DATE
B	ADJUST ROAD CENTERLINE AT STATION 3+25±	AJC	3/17/2024

SHEET TITLE:

SITE DETAILS

DESIGNED BY: AC
 DRAWN BY: BVD
 PROJECT NUMBER: 23-243

C201

Z:\01 - PROJECTS\2023\23-243 GLENCOE HEIGHTS SUBDIVISION\03 - DWG\23-243 - C201.DWG - 3/17/2024 - BRAD VAN DAMM

EROSION AND SEDIMENTATION NOTES

1. THIS PLAN HAS BEEN DEVELOPED TO PROVIDE A STRATEGY FOR DEALING WITH SOIL EROSION AND SEDIMENTATION DURING AND AFTER PROJECT CONSTRUCTION. THIS PLAN IS BASED ON THE STANDARD AND SPECIFICATIONS FOR EROSION PREVENTION AS CONTAINED IN THE MAINE EROSION AND SEDIMENT CONTROL HANDBOOK FOR CONSTRUCTION. "MAINE EROSION AND SEDIMENT CONTROL BMP'S" PUBLISHED BY THE MAINE DEP, LATEST EDITION.

GENERAL EROSION AND SEDIMENTATION CONTROL PRACTICES

1. EROSION/SEDIMENTATION CONTROL DEVICES
- THE FOLLOWING EROSION SEDIMENTATION CONTROL DEVICES ARE PROPOSED FOR CONSTRUCTION ON THIS PROJECT. INSTALL THESE DEVICES AS INDICATED ON THE PLANS.
- SILT FENCE: SILT FENCE WILL BE INSTALLED ALONG THE DOWN GRADING EDGES OF DISTURBED AREAS TO TRAP RUNOFF BORNE SEDIMENTS UNTIL THE SITE IS STABILIZED. IN AREAS WHERE STORMWATER DISCHARGES THE SILT FENCE WILL BE REINFORCED WITH HAY BALES TO HELP MAINTAIN THE INTEGRITY OF THE SILT FENCE AND TO PROVIDE ADDITIONAL TREATMENT.
 - HAY BALES TO BE PLACED IN LOW FLOW DRAINAGE SWALES AND PATHS TO TRAP SEDIMENTS AND REDUCE RUNOFF VELOCITIES. DO NOT PLACE HAY BALES IN FLOWING WATER OR STREAMS.
 - RIPRAP: PROVIDE RIPRAP IN AREAS WHERE CULVERTS DISCHARGE OR AS SHOWN ON THE PLANS.
 - LOAM, SEED, & MULCH: ALL DISTURBED AREAS, WHICH ARE NOT OTHERWISE TREATED, SHALL RECEIVE PERMANENT SEEDING AND MULCH TO STABILIZE THE DISTURBED AREAS. THE DISTURBED AREAS WILL BE REVEGETATED WITHIN 5 DAYS OF FINAL GRADING. SEEDING REQUIREMENTS ARE PROVIDED AT THE END OF THIS SPECIFICATION.
 - STRAW AND HAY MULCH: USED TO COVER DENUDEED AREAS UNTIL PERMANENT SEED OR EROSION CONTROL MEASURES ARE IN PLACE. MULCH BY ITSELF CAN BE USED ON SLOPES LESS THAN 15% IN SUMMER AND 8% IN WINTER. ALL OTHER SLOPES MUST BE COVERED WITH JUTE MESH OVER MULCH, OR CURLEX II OR EXCELRIUM MAY BE USED IN PLACE OF JUTE MESH AND MULCH OVER LOAM AND SEED.
 - MULCH NETTING SHALL BE USED TO ANCHOR MULCH IN ALL DRAINAGE WAYS WITH A SLOPE GREATER THAN 3% FOR SLOPES EXPOSED TO DIRECT WINDS AND FOR ALL OTHER SLOPES GREATER THAN 8%. VEGETATED DRAINAGE SWALES SHALL BE LINED WITH EXCELRIUM OR CURLEX.
2. TEMPORARY EROSION/SEDIMENTATION CONTROL MEASURES
- PROVIDE THE FOLLOWING TEMPORARY EROSION/SEDIMENTATION CONTROL MEASURES DURING CONSTRUCTION OF THE DEVELOPMENT:
- SILTATION FENCE ALONG THE DOWNGRADIENT SIDE OF THE PARKING AREAS AND OF ALL FILL SECTIONS. THE SILTATION FENCE WILL REMAIN IN PLACE UNTIL THE SITE IS 85% REVEGETATED.
 - HAY BALES PLACED AT KEY LOCATIONS TO SUPPLEMENT THE SILT FENCE.
 - PROTECT TEMPORARY STOCKPILES OF STUMPS, GRUBBINGS, OR COMMON EXCAVATION AS FOLLOWS:
 - SOIL STOCKPILE SIDE SLOPES SHALL NOT EXCEED 2:1.
 - AVOID PLACING TEMPORARY STOCKPILES IN AREAS WITH SLOPES OVER 10 PERCENT, OR NEAR DRAINAGE SWALES. SEE ITEM 3 IN CONSTRUCTION PHASE NOTES BELOW.
 - STABILIZE STOCKPILES WITHIN 15 DAYS BY TEMPORARILY SEEDING WITH A HYDROSEED METHOD CONTAINING AN EMULSIFIED MULCH TACKIFIER OR BY COVERING THE STOCKPILE WITH MULCH.
 - SURROUND STOCKPILE SOIL WITH SILTATION FENCE AT BASE OF PILE.
 - ALL DENUDEED AREAS WHICH HAVE BEEN ROUGH GRADED AND ARE NOT LOCATED WITHIN THE BUILDING PAD, OR PARKING AND DRIVEWAY SUBBASE AREA SHALL RECEIVE MULCH WITHIN 30 DAYS OF INITIAL DISTURBANCE OF SOIL OR WITHIN 15 DAYS AFTER COMPLETING THE ROUGH GRADING OPERATIONS. IN THE EVENT THE CONTRACTOR COMPLETES FINAL GRADING AND INSTALLATION OF LOAM AND SOD WITHIN THE TIME PERIODS PRESENTED ABOVE, INSTALLATION OF MULCH AND NETTING, WHERE APPLICABLE, IS NOT REQUIRED.
 - IF WORK IS CONDUCTED BETWEEN OCTOBER 15 AND APRIL 15, ALL DENUDEED AREAS ARE TO BE COVERED WITH HAY MULCH. APPLIED AT TWICE THE NORMAL APPLICATION RATE, AND ANCHORED WITH FABRIC NETTING. THE PERIOD BETWEEN FINAL GRADING AND MULCHING SHALL BE REDUCED TO A 15 DAY MAXIMUM.
 - TEMPORARY EROSION CONTROL MEASURES SHALL BE REMOVED ONCE THE SITE HAS BEEN STABILIZED OR IN AREAS WHERE PERMANENT EROSION CONTROL MEASURES HAVE BEEN INSTALLED.
3. PERMANENT EROSION CONTROL MEASURES
- THE FOLLOWING PERMANENT CONTROL MEASURES ARE REQUIRED BY THIS EROSION/SEDIMENTATION CONTROL PLAN:
- ALL AREAS DISTURBED DURING CONSTRUCTION, BUT NOT SUBJECT TO OTHER RESTORATION (PAVING, RIPRAP, ETC.), WILL BE LOAMED, LIMED, FERTILIZED AND SEED. NATIVE TOPSOIL SHALL BE STOCKPILED AND REUSED FOR FINAL RESTORATION WHEN IT IS OF SUFFICIENT QUALITY.
 - SLOPES GREATER THAN 2:1 WILL RECEIVE RIPRAP.

CONSTRUCTION PHASE

- THE FOLLOWING GENERAL PRACTICES WILL BE USED TO PREVENT EROSION DURING CONSTRUCTION OF THIS PROJECT.
- ONLY THOSE AREAS UNDER ACTIVE CONSTRUCTION WILL BE CLEARED AND LEFT IN AN UNTREATED OR UNVEGETATED CONDITION. IF FINAL GRADING, LOAMING AND SEEDING WILL NOT OCCUR WITHIN 15 DAYS, SEE ITEM NO. 4.
 - PRIOR TO THE START OF CONSTRUCTION IN A SPECIFIC AREA, SILT FENCING AND/OR HAY BALES WILL BE INSTALLED AT THE TOE OF SLOPE AND IN AREAS AS LOCATED ON THE PLANS TO PROTECT AGAINST ANY CONSTRUCTION RELATED EROSION. IMMEDIATELY FOLLOWING CONSTRUCTION OF CULVERTS AND SWALES, RIP RAP APRONS SHALL BE INSTALLED, AS SHOWN ON THE PLANS.
 - TOPSOIL WILL BE STOCKPILED WHEN NECESSARY IN AREAS WHICH HAVE MINIMUM POTENTIAL FOR EROSION AND WILL BE KEPT AS FAR AS POSSIBLE FROM THE EXISTING DRAINAGE COURSE. NO STOCKPILE SHALL BE CLOSER THAN 100' OF A RESOURCE INCLUDING, BUT NOT LIMITED TO, WETLANDS, STREAMS, AND OPEN WATER BODIES. ALL STOCKPILES SHALL HAVE A SILTATION FENCE BELOW THEM REGARDLESS OF TIME OF PRESENCE. ALL STOCKPILES EXPECTED TO REMAIN LONGER THAN 15 DAYS SHALL BE:
 - TREATED WITH ANCHORED MULCH (WITHIN 5 DAYS OF THE LAST DEPOSIT OF STOCKPILED SOIL).
 - SEEDED WITH CONSERVATION MIX AND MULCHED IMMEDIATELY.
 - INSTALL SILT FENCE AROUND STOCKPILE AT BASE OF PILE.
 STOCKPILES TO HAVE SILT FENCE INSTALLED AT TIME OF ESTABLISHMENT AT BASE OF PILE.
 - ALL DISTURBED AREAS EXPECTED TO REMAIN LONGER THAN 30 DAYS SHALL BE EITHER:
 - TREATED WITH ANCHORED MULCH IMMEDIATELY, OR
 - SEEDED WITH CONSERVATION MIX OF ANNUAL RYE GRASS (0.9 LBS/1000 SQ. FT.) AND MULCHED IMMEDIATELY.
 - ALL GRADING WILL BE HELD TO A MAXIMUM 2:1 SLOPE WHERE PRACTICAL. ALL SLOPES WILL BE STABILIZED WITH PERMANENT SEEDING, OR WITH STONE, WITHIN 5 DAYS AFTER FINAL GRADING IS COMPLETE. (SEE POST-CONSTRUCTION REVEGETATION FOR SEEDING SPECIFICATION.)
 - ALL CULVERTS WILL BE PROTECTED WITH STONE RIPRAP (D50 = 6" UNLESS OTHERWISE SPECIFIED) AT INLETS AND OUTLETS.

POST-CONSTRUCTION REVEGETATION

THE FOLLOWING GENERAL PRACTICES WILL BE USED TO PREVENT EROSION AS SOON AS AN AREA IS READY TO UNDERGO FINAL GRADING:

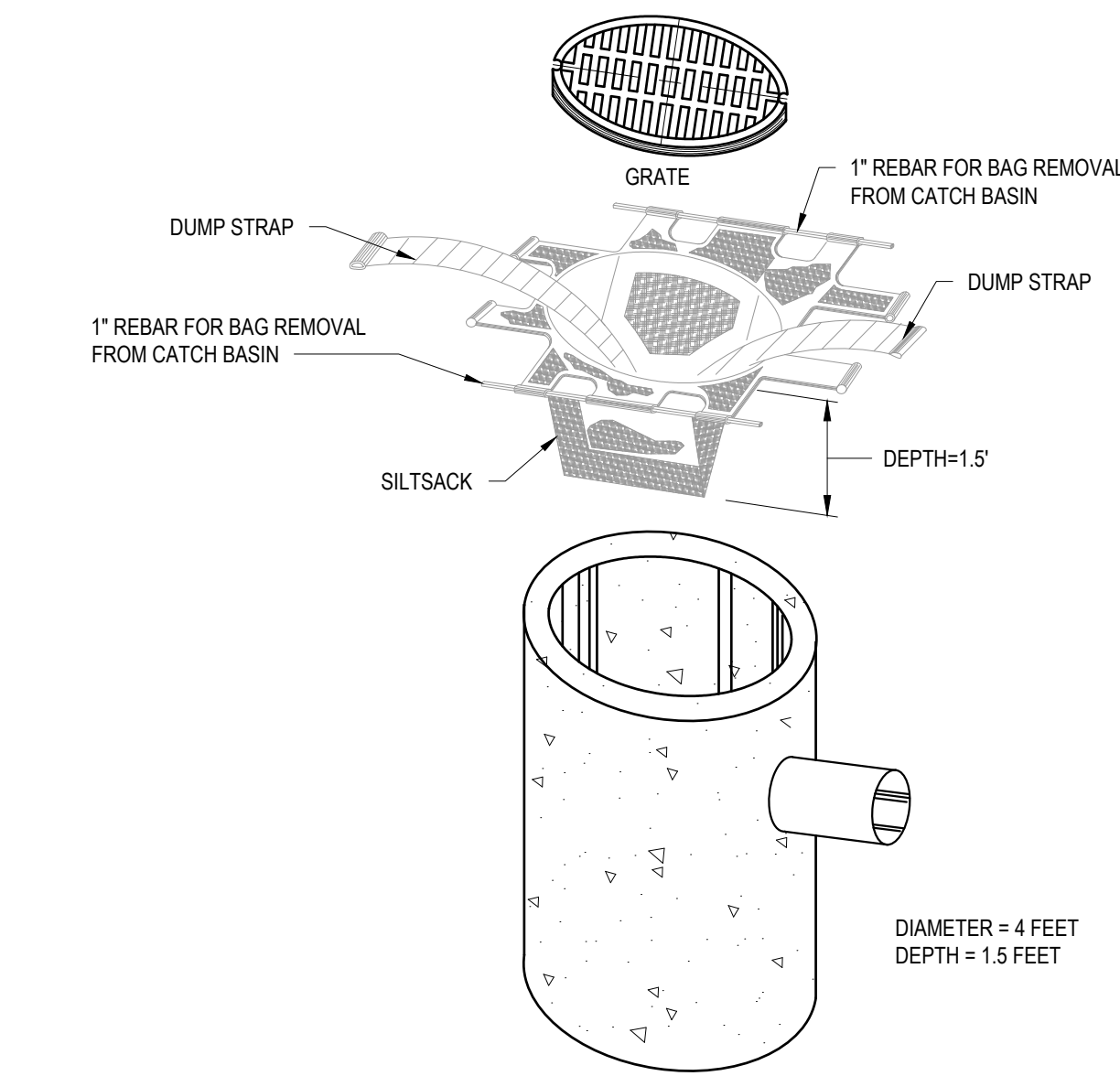
- A MINIMUM OF 4" OF LOAM WILL BE SPREAD OVER DISTURBED AREAS AND GRADED TO A UNIFORM DEPTH AND NATURAL APPEARANCE, OR STONE WILL BE PLACED ON SLOPES TO STABILIZE SURFACES.
- IF FINAL GRADING IS REACHED DURING THE NORMAL GROWING SEASON (4/15 TO 9/15), PERMANENT SEEDING WILL BE DONE AS SPECIFIED BELOW. PRIOR TO SEEDING, LIMESTONE SHALL BE APPLIED AT A RATE OF 138 LBS/1000 SQ. FT. AND 10:20:20 FERTILIZER AT A RATE OF 18.4 LBS/1000 SQ. FT. WILL BE APPLIED. BROADCAST SEEDING AT THE FOLLOWING RATES:

LAWNS	SWALES
KENTUCKY BLUEGRASS 0.46 LBS/1000 SF.	RED TOP 0.05 LBS/1000 SF.
CREeping RED FESCUE 0.46 LBS/1000 SF.	TALL FESCUE 0.46 LBS/1000 SF.
PERENNIAL RYE GRASS 0.11 LB/1000 SF.	
- AN AREA SHALL BE MULCHED IMMEDIATELY AFTER IS HAS BEEN SEED. MULCHING SHALL CONSIST OF HAY MULCH, HYDRO-MULCH, JUTE NET OVER MULCH, PRE-MANUFACTURED EROSION MATS OR ANY SUITABLE SUBSTITUTE DEEMED ACCEPTABLE BY THE DESIGNER.
 - HAY MULCH SHALL BE APPLIED AT THE RATE OF 2 TONS PER ACRE. HAY MULCH SHALL BE SECURED BY EITHER: (NOTE: SOIL SHALL NOT BE VISIBLE)
 - BEING DRIVEN OVER BY TRACKED CONSTRUCTION EQUIPMENT ON GRADES OF 5% AND LESS.
 - BLANKETED BY TACKED PHOTODEGRADABLE/BiodeGRADABLE NETTING, OR WITH SPRAY, ON GRADES GREATER THAN 5%.
 - SEE NOTE 6, GENERAL NOTES, AND NOTE 8, WINTER CONSTRUCTION.
 - HYDRO-MULCH SHALL CONSIST OF A MIXTURE OF EITHER ASPHALT, WOOD FIBER OR PAPER FIBER AND WATER SPRAYED OVER A SEED. HYDRO-MULCH SHALL NOT BE USED BETWEEN 9/15 AND 4/15.
- CONSTRUCTION SHALL BE PLANNED TO ELIMINATE THE NEED FOR SEEDING BETWEEN SEPTEMBER 15 AND APRIL 15. SHOULD SEEDING BE NECESSARY BETWEEN SEPTEMBER 15 AND APRIL 15 THE FOLLOWING PROCEDURE SHALL BE FOLLOWED. ALSO REFER TO NOTE 9 OF WINTER CONSTRUCTION.
 - ONLY UNFROZEN LOAM SHALL BE USED.
 - LOAMING, SEEDING AND MULCHING WILL NOT BE DONE OVER SNOW OR ICE COVER. IF SNOW EXISTS, IT MUST BE REMOVED PRIOR TO PLACEMENT OF SEED.
 - WHERE PERMANENT SEEDING IS NECESSARY, ANNUAL WINTER RYE (1.2 LBS/1000 SQ. FT.) SHALL BE ADDED TO THE PREVIOUSLY NOTED AREAS.
 - WHERE TEMPORARY SEEDING IS REQUIRED, ANNUAL WINTER RYE (2.6 LBS/1000 SQ. FT.) SHALL BE SOWN INSTEAD OF THE PREVIOUSLY NOTED SEEDING RATE.
 - FERTILIZING, SEEDING AND MULCHING SHALL BE APPLIED TO LOAM THE DAY THE LOAM IS SPREAD BY MACHINERY.
 - ALTERNATIVE HAY MULCH SHALL BE SECURED WITH PHOTODEGRADABLE/BiodeGRADABLE NETTING. TRACKING BY MACHINERY ALONE WILL NOT SUFFICE.
- FOLLOWING FINAL SEEDING, THE SITE WILL BE INSPECTED EVERY 30 DAYS UNTIL 85% COVER HAS BEEN ESTABLISHED. RESEEDING WILL BE CARRIED OUT BY THE CONTRACTOR WITHIN 10 DAYS OF NOTIFICATION BY THE ENGINEER THAT THE EXISTING CATCH IS INADEQUATE.

MONITORING SCHEDULE

THE CONTRACTOR IS RESPONSIBLE FOR INSTALLING, MONITORING, MAINTAINING, REPAIRING, REPLACING AND REMOVING ALL OF THE EROSION AND SEDIMENTATION CONTROLS OR APPOINTING A QUALIFIED SUBCONTRACTOR TO DO SO. MAINTENANCE MEASURES WILL BE APPLIED AS NEEDED DURING THE ENTIRE CONSTRUCTION CYCLE. AFTER EACH RAINFALL, A VISUAL INSPECTION WILL BE MADE OF ALL EROSION AND SEDIMENTATION CONTROLS AS FOLLOWS:

- HAY BALE BARRIERS, SILT FENCE, AND STONE CHECK DAMS SHALL BE INSPECTED AND REPAIRED ONCE A WEEK OR IMMEDIATELY FOLLOWING ANY SIGNIFICANT RAINFALL. SEDIMENT TRAPPED BEHIND THESE BARRIERS SHALL BE EXCAVATED WHEN IT REACHES A DEPTH OF 6" AND REDISTRIBUTED TO AREAS UNDERGOING FINAL GRADING. SHOULD THE HAY BALE BARRIERS PROVE TO BE INEFFECTIVE, THE CONTRACTOR SHALL INSTALL SILT FENCE BEHIND THE HAY BALES.
- VISUALLY INSPECT RIPRAP ONCE A WEEK OR AFTER EACH SIGNIFICANT RAINFALL AND REPAIR AS NEEDED. REMOVE SEDIMENT TRAPPED BEHIND THESE DEVICES ONCE IT ATTAINS A DEPTH EQUAL TO 1/2 THE HEIGHT OF THE DAM OR RISER. DISTRIBUTE REMOVED SEDIMENT OFF SITE OR TO AN AREA UNDERGOING FINAL GRADING.
- REVEGETATION OF DISTURBED AREAS WITHIN 25' OF DRAINAGE-COURSE/STREAM WILL BE SEED WITH THE "MEADOW AREA MIX" AND INSPECTED ON A WEEKLY BASIS OR AFTER EACH SIGNIFICANT RAINFALL AND RESEED AS NEEDED. EXPOSED AREAS WILL BE RESEED AS NEEDED UNTIL THE AREA HAS OBTAINED 100% GROWTH RATE. PROVIDE PERMANENT RIPRAP FOR SLOPES IN EXCESS OF 3:1 AND WITHIN 25' OF DRAINAGE COURSE.



"SILTSACK" INSTALLATION INSTRUCTION

- REMOVE THE CATCH BASIN GRATE AND PLACE THE SACK INTO THE OPENING. HOLD OUT APPROXIMATELY SIX (6) INCHES OF THE SACK BEYOND THE BASIN FRAME TO ALLOW ACCESS TO THE "SILTSACK" LIFTING STRAPS. REPLACING THE GRATE BACK INSIDE OF ITS FRAME WILL HOLD THE SACK IN PLACE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR MONITORING AND MAINTAINING THIS SEDIMENT CONTROL DEVICE. THE SACK IS CONSIDERED FULL AND READY TO EMPTY WHEN THE "RESTRAINT CORD" IS NO LONGER VISIBLE.
- THE "SILTSACK" IS REMOVED BY PLACING TWO (2) PIECES OF 1 INCH DIAMETER REBAR THROUGH THE LIFTING LOOPS LOCATED ON EACH SIDE OF THE SACK AND LIFTING WITH AN APPROPRIATE PIECE OF CONSTRUCTION EQUIPMENT. THE LIFTING STRAPS ARE CONNECTED TO THE BOTTOM OF THE SACK AND THE LIFTING ACTION WILL CAUSE THE SACK TO TURN INSIDE OUT, AND EMPTYING THE CONTENTS. THE SACK SHOULD THEN BE CLEANED, RINSED AND RETURNED TO ITS ORIGINAL SHAPE AND PLACED BACK IN THE BASIN.
- THE "SILTSACK" IS REUSABLE, THEREFORE, ONCE THE CONSTRUCTION CYCLE IS COMPLETE, REMOVE THE SACK FROM THE BASIN, CLEAN AND STORE OUT OF DIRECT SUNLIGHT UNTIL ITS NEXT USE.
- THE "SILTSACK" SEDIMENT CONTROL DEVICE IS MANUFACTURED BY: ACF ENVIRONMENTAL

EROSION CONTROL DURING WINTER CONSTRUCTION

- WINTER CONSTRUCTION PERIOD: NOVEMBER 1 THROUGH APRIL 15.
- WINTER EXCAVATION AND EARTHWORK SHALL BE COMPLETED SUCH THAT NO MORE THAN 1 ACRE OF THE SITE IS WITHOUT STABILIZATION AT ANY ONE TIME.
- EXPOSED AREA SHALL BE LIMITED TO THOSE AREAS TO BE MULCHED IN ONE DAY PRIOR TO ANY SNOW EVENT. AT THE END OF EACH WORK WEEK NO AREAS MAY BE LEFT UNSTABILIZED OVER THE WEEKEND.
- CONTINUATION OF EARTHWORK OPERATIONS ON ADDITIONAL AREAS SHALL NOT BEGIN UNTIL THE EXPOSED SOIL SURFACE ON THE AREA BEING WORKED HAS BEEN STABILIZED, SUCH THAT NO LARGER AREA OF THE SITE IS WITHOUT EROSION CONTROL PROTECTION AS LISTED IN ITEM 2 ABOVE.
- AN AREA SHALL BE CONSIDERED TO HAVE BEEN STABILIZED WHEN EXPOSED SURFACES HAVE BEEN EITHER MULCHED WITH STRAW OR HAY AT A RATE OF 150 LB. PER 1000 S.F. (WITH OR WITHOUT SEEDING) OR DORMANT SEED, MULCHED AND ANCHORED SUCH THAT SOIL SURFACE IS NOT VISIBLE THROUGH THE MULCH. NOTE: AN AREA IS ALSO CONSIDERED STABLE IF SOODED, COVERED WITH GRAVEL (PARKING LOTS) OR STRUCTURAL SAND.
- BETWEEN THE DATES OF OCTOBER 15 AND APRIL 1, LOAM OR SEED WILL NOT BE REQUIRED. DURING PERIODS OF ABOVE FREEZING TEMPERATURES THE SLOPES SHALL BE FINE GRADED AND EITHER PROTECTED WITH MULCH OR TEMPORARILY SEED. MULCHING UNTIL SUCH TIME AS THE FINAL TREATMENT CAN BE APPLIED. IF THE DATE IS AFTER NOVEMBER 1 AND IF THE EXPOSED AREA HAS BEEN LOAMED, FINAL GRADED WITH A UNIFORM SURFACE, THEN THE AREA MAY BE DORMANT SEED AT A RATE OF 3 TIMES HIGHER THAN SPECIFIED FOR PERMANENT SEED AND THEN MULCHED. IF CONSTRUCTION CONTINUES DURING FREEZING WEATHER, ALL EXPOSED AREAS SHALL BE CONTINUOUSLY GRADED BEFORE FREEZING AND THE SURFACE TEMPORARILY PROTECTED FROM EROSION BY THE APPLICATION OF MULCH. SLOPES SHALL NOT BE LEFT UNCOVERED OVER THE WINTER OR ANY OTHER EXTENDED TIME OF WORK SUSPENSION UNLESS TREATED IN THE ABOVE MANNER. UNTIL SUCH TIME AS WEATHER CONDITIONS ALLOW, DITCHES TO BE FINISHED WITH THE PERMANENT SURFACE TREATMENT. EROSION SHALL BE CONTROLLED BY THE INSTALLATION OF BALES OF HAY, SILT FENCE OR STONE CHECK DAMS IN ACCORDANCE WITH THE STANDARD DETAILS SHOWN ON THE DESIGN DRAWINGS. NOTE: DORMANT SEEDING SHOULD NOT BE ATTEMPTED UNLESS SOIL TEMPERATURE REMAINS BELOW 50 DEGREES AND DAY TIME TEMPERATURES REMAIN IN THE 30'S.
- MULCH NETTING SHALL BE USED TO ANCHOR MULCH IN ALL DRAINAGE WAYS WITH A SLOPE GREATER THAN 3% FOR SLOPES EXPOSED TO DIRECT WINDS AND FOR ALL OTHER SLOPES GREATER THAN 8%. VEGETATED DRAINAGE SWALES SHALL BE LINED WITH EXCELRIUM OR CURLEX.
- MULCH NETTING SHALL BE USED TO ANCHOR MULCH IN ALL DRAINAGE WAYS WITH SLOPES GREATER THAN 15%. AFTER OCTOBER 1 THE SAME APPLIES FOR ALL SLOPES GREATER THAN 8%.
- BETWEEN THE DATES OF OCTOBER 15 TO NOVEMBER 1, WINTER RYE IS RECOMMENDED FOR STABILIZATION. AFTER NOVEMBER 1, WINTER RYE IS NOT EFFECTIVE. AROUND NOVEMBER 15 OR LATER, ONCE TEMPERATURES OF THE AIR AND SOIL PERMIT, DORMANT SEEDING IS EFFECTIVE.
- IN THE EVENT OF SNOWFALL (FRESH OR CUMULATIVE) GREATER THAN 1 INCH DURING WINTER CONSTRUCTION PERIOD ALL SNOW SHALL BE REMOVED FROM THE AREAS OF SEEDING AND MULCHING PRIOR TO PLACEMENT.

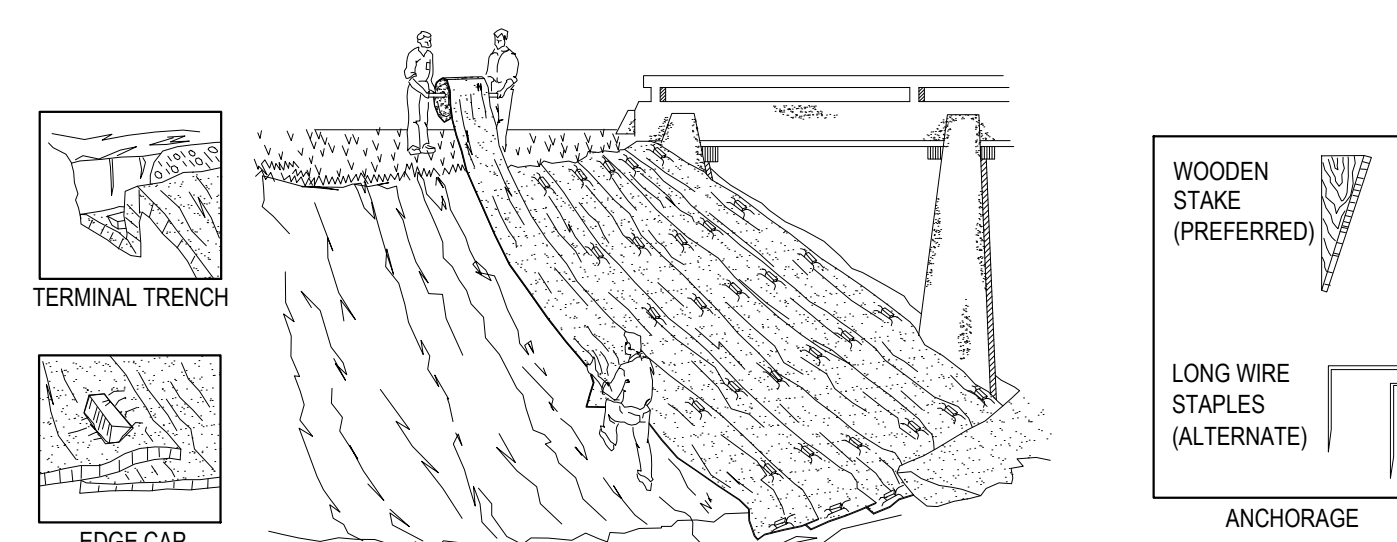
SITE INSPECTION AND MAINTENANCE

- WEEKLY INSPECTIONS, AS WELL AS ROUTINE INSPECTIONS FOLLOWING RAIN FALLS, SHALL BE CONDUCTED BY THE GENERAL CONTRACTOR OF ALL TEMPORARY AND PERMANENT EROSION CONTROL DEVICES UNTIL FINAL ACCEPTANCE OF THE PROJECT (85% GRASS CATCH). NECESSARY REPAIRS SHALL BE MADE TO CORRECT UNDERMINING OR DETERIORATION. FINAL ACCEPTANCE SHALL INCLUDE A SITE INSPECTION TO VERIFY THE STABILITY OF ALL DISTURBED AREAS AND SLOPES. UNTIL FINAL INSPECTION, ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL IMMEDIATELY BE CLEANED, AND REPAIRED BY THE GENERAL CONTRACTOR AS REQUIRED. DISPOSAL OF ALL TEMPORARY EROSION AND CONTROL DEVICES SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.

IT IS RECOMMENDED THAT THE OWNER HIRE THE SERVICES OF THE DESIGN ENGINEER TO PROVIDE COMPLIANCE INSPECTIONS (DURING ACTIVE CONSTRUCTION) RELATIVE TO IMPLEMENTATION OF THE STORMWATER AND EROSION CONTROL PLANS. SUCH INSPECTIONS SHOULD BE LIMITED TO ONCE A WEEK OR AS NECESSARY AND BE REPORTABLE TO THE OWNER, TOWN AND DEP.

MAINTENANCE AFTER CONSTRUCTION

- LONG-TERM PROVISIONS FOR PERMANENT MAINTENANCE OF ALL EROSION AND SEDIMENTATION CONTROL FACILITIES AFTER ACCEPTANCE OF THE PROJECT SHALL BE THE RESPONSIBILITY OF THE OWNER OR THEIR DESIGNEE. SUCH RESPONSIBILITIES INCLUDE BUT ARE NOT LIMITED TO THOSE DETAILED AS FOLLOWS:
 - PARKING LOT SHALL BE MECHANICALLY SWEEPED TWICE PER YEAR. THE FIRST SHALL TAKE PLACE IN THE MID WINTER (JANUARY THAW) TO REMOVE ACCUMULATED SANDS FROM WINTER SANDING TO THIS POINT. THE SECOND SWEEPING SHALL TAKE PLACE AFTER WINTER SANDING OPERATIONS TERMINATE BUT PRIOR TO MAY 1.
 - INSPECTION OF STORMWATER OUTLET STRUCTURE SHOULD BE CONDUCTED TWICE PER YEAR. ACCESS TO THE STRUCTURE IS THROUGH THE TOP. THE OIL/WATER SEPARATOR UNIT SHALL BE PUMPED DOWN AND THE SEDIMENT AND TRASH SHALL BE REMOVED AT THE TIME OF THE INSPECTION. THE REMOVAL OF ALL SEDIMENT AND TRASH WILL HELP MINIMIZE VOLUME LOSS.
- THE OWNER SHALL FILE A YEARLY MAINTENANCE REPORT TO THE CITY DOCUMENTING THE REQUIRED MAINTENANCE FOR THE STORMWATER SYSTEM.

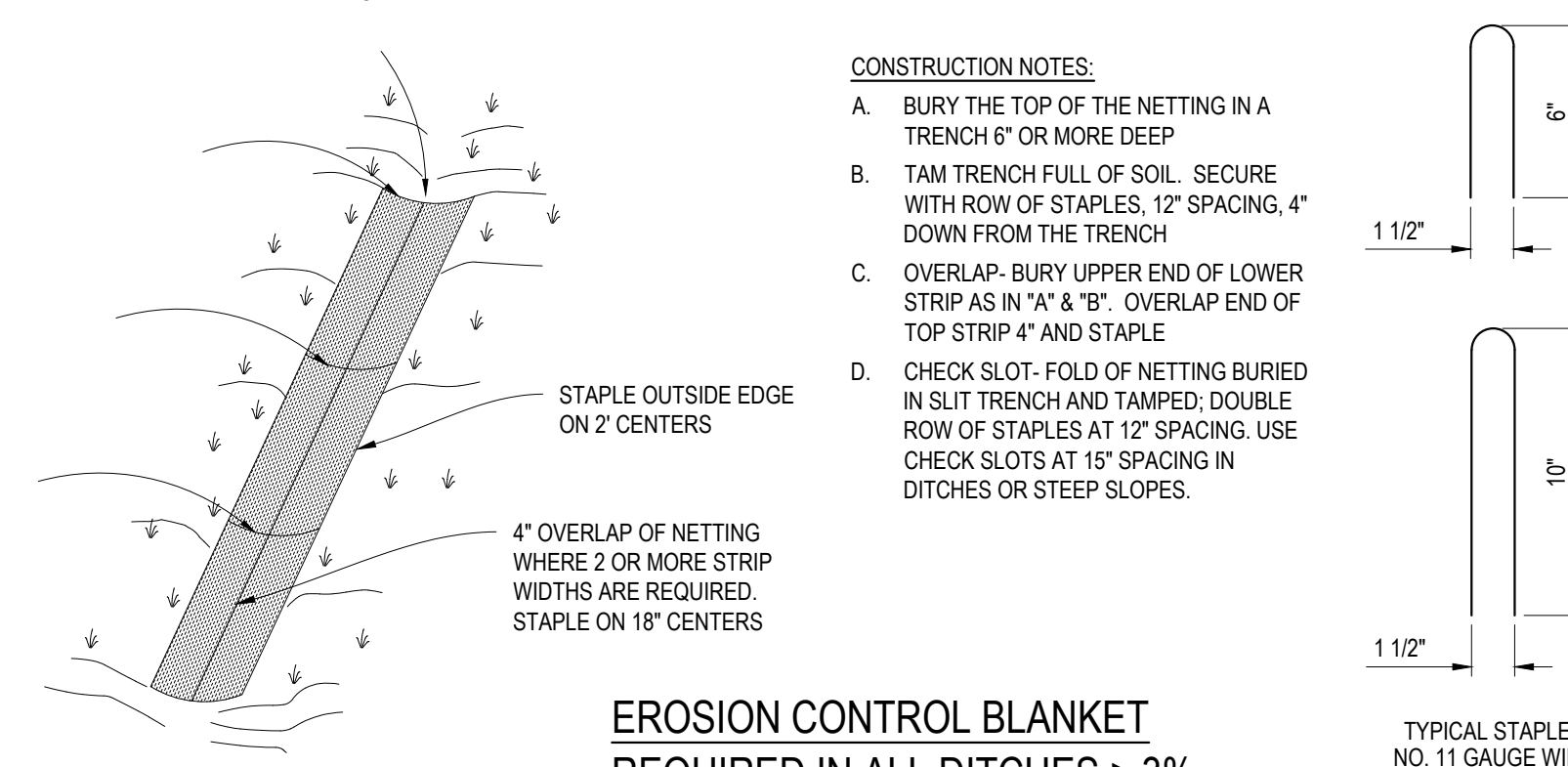


- UNROLL MAT ONTO GROUND IN DIRECTION OF WATER FLOW.
- MAT SHOULD LIE FLAT. DO NOT STRETCH MAT OVER GROUND. STRETCHING MAY CAUSE MAT TO BRIDGE DEPRESSIONS IN THE SURFACE AND ALLOW EROSION UNDERNEATH.
- BURY TRANSVERSE TERMINAL ENDS OF MAT TO SECURE AND PREVENT EROSION UNDERNEATH.
- SECURE MAT SNUGLY INTO ALL TRANSVERSE CHECK SLOTS.
- BACKFILL AND COMPACT TRENCHES AND CHECK SLOTS AFTER STAKING THE MAT IN BOTTOM OF TRENCH.
- OVERLAP ROLL ENDS BY THREE (3) FEET (MIN.) WITH UPSLOPE MAT ON TOP TO PREVENT UPLIFT OF MAT END BY WATER FLOW. IF INSTALLING IN THE DIRECTION OF A CONCENTRATED WATER FLOW, START NEW ROLLS IN A TRANSVERSE DITCH.
- OVERLAP ADJACENT EDGES OF MAT BY THREE (3) INCHES (MIN.) AND STAKE.
- WOOD STAKES ARE RECOMMENDED FOR PINNING MAT TO THE GROUND SURFACE. STAKES SHOULD BE 1" X 3" NOMINAL STOCK CUT IN A TRIANGULAR SHAPE. STAKES SHOULD BE 12" TO 18" LONG, DEPENDING ON SOIL DENSITY.
- DRIVE WOODEN STAKES TO WITHIN THREE (3) INCHES OF GROUND SURFACE. DO NOT DRIVE FLUSH TO SURFACE.
- IN ALL TRANSVERSE TERMINAL TRENCHES AND CHECK SLOTS, STAKE EACH MAT AT ITS CENTER AND OVERLAP EDGES BEFORE BACKFILLING AND COMPACTING.
- STAKE OVERLAPS LONGITUDINALLY AT THREE (3) TO FIVE (5) FOOT INTERVALS.
- FOLLOW COLORED DOT PATTERNS BY MANUFACTURER REQUIRED ON ALL SLOPES > 8% (WINTER CONSTRUCTION) REQUIRED ON ALL SLOPES > 15% (SUMMER CONSTRUCTION)

EROSION CONTROL BLANKET

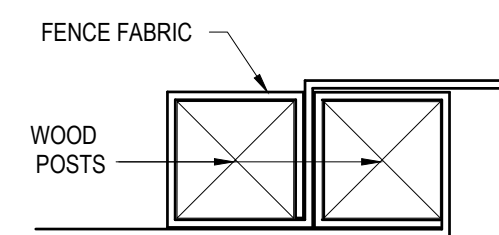
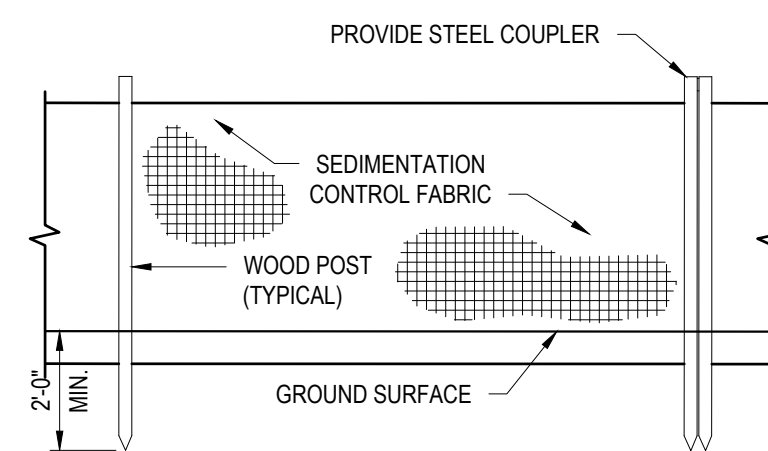
GENERAL INSTALLATION GUIDELINES ON SLOPES

NTS



EROSION CONTROL BLANKET REQUIRED IN ALL DITCHES > 3%

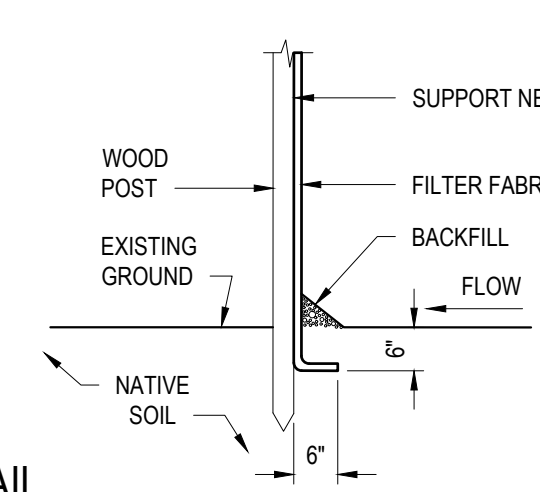
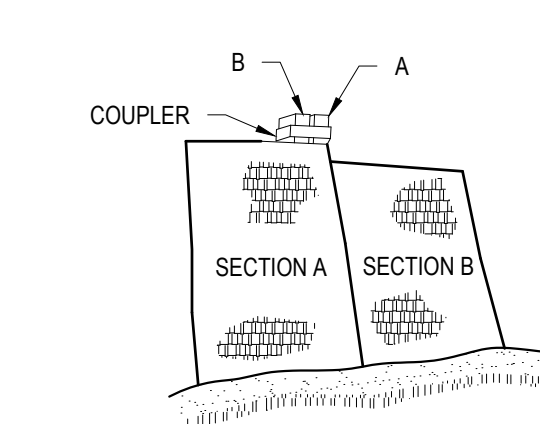
NOTE: GRADING PLAN GOVERNS IN ALL LOCATIONS



NOTE: BOTTOM OF SILT FENCE MUST BE TOED INTO GROUND

SILTATION FENCE DETAIL

NTS

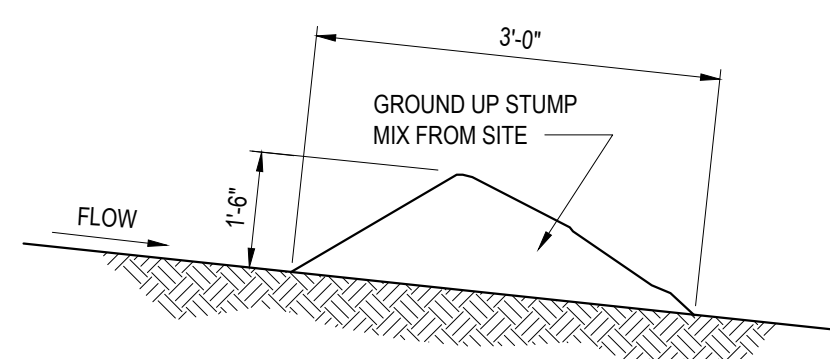


SILTATION FENCE INSTALLATION

- EXCAVATE A 6"x6" TRENCH ALONG THE LINE OF PLACEMENT FOR THE FILTER BARRIER.
- UNROLL A SECTION AT A TIME AND POSITION THE POSTS AGAINST THE BACK (DOWNSTREAM) WALL OF THE TRENCH.
- DRIVE POSTS INTO THE GROUND UNTIL APPROXIMATELY 2" OF FABRIC IS LYING ON THE TRENCH BOTTOM. JOIN SECTION AS SHOWN ABOVE.
- LAY THE TOE-IN FLAP OF FABRIC ONTO THE UNDISTURBED BOTTOM OF THE TRENCH. BACKFILL THE TRENCH AND TAMP THE SOIL. TOE-IN CAN ALSO BE ACCOMPLISHED BY LAYING THE FABRIC FLAP ON UNDISTURBED GROUND AND PILING AND TAMPING FILL AT THE BASE, BUT MUST BE ACCOMPLISHED BY AN INTERCEPTION DITCH.
- BARRIER SHALL BE MIRAFI SILT FENCE OR APPROVED EQUAL.

EROSION CONTROL MIX DETAIL

NTS



EROSION CONTROL MIX DETAIL

NTS



CLIENT:
DEMPESEY LLC

P.O. BOX 468
OLD ORCHARD BEACH, ME 04064

PRELIMINARY
NOT FOR CONSTRUCTION

GLENCOE HEIGHTS
SUBDIVISION
JASPER LANE,
ARUNDEL, MAINE

NUMBER	DESCRIPTION	ISSUED	DATE	
			BY	DATE
A <td>PLANNING BOARD APPROVAL <td rowspan="2">ISSUED</td> <td>AJC</td> <td>3/17/2024</td> </td>	PLANNING BOARD APPROVAL <td rowspan="2">ISSUED</td> <td>AJC</td> <td>3/17/2024</td>	ISSUED	AJC	3/17/2024
B <td>ADJUST ROAD CENTERLINE AT STATION 3+25E</td> <td>AJC</td> <td>3/17/2024</td>	ADJUST ROAD CENTERLINE AT STATION 3+25E		AJC	3/17/2024

SHEET TITLE:

EROSION CONTROL
DETAILS

DESIGNED BY: AC
DRAWN BY: BVD
PROJECT NUMBER: 23-243

C300