

FOREST MEADOWS SUBDIVISION

SUBDIVISION APPLICATION SB#03-21 CUP#03-21

STAFF REPORT

June 16, 2021

SITE: 58 R Gowing Road; Map 237, Lot 032-000

ZONING: Residential-Two (R-2), General-One (G-1)*

*No development proposed on the portion of the property within the G-1 zone

PURPOSE OF PLANS: To subdivide one (1) lot into eight (8) lots.

PLANS UNDER REVIEW: “Forest Meadows” Map 237 – Lot 032 Hudson, New Hampshire; prepared by Meisner Brem Corporation, 142 Littleton Road, Westford, MA 01886; prepared for KLN Construction Company, Inc., 70 Bridge Street, Unit 1, Pelham, NH 03076; consisting of 16 sheets, with General Notes 1-10 on Sheet 2; dated April 5, 2021, last revised May 18, 2021.

APPLICATION TRACKING:

- February 17, 2021 – Design Review conducted with Planning Board.
- April 6, 2021 – Subdivision Application and Condition Use Permit Application received.
- May 10, 2021 – Conservation Commission issued recommendation for CUP.
- May 12, 2021 – Planning Board Meeting scheduled, deferred to May 26, 2021.
- May 26, 2021 – Application accepted, continued to June 23, 2021.
- June 15, 2021 – Revised plan set received at end of day (past deadline).

APPLICATION STATUS:

The revised plan set is included in this packet but no review has been performed. The revised plan set and stormwater management report has been sent to Fuss & O’Neill for peer review. Stormwater is still under review and is subject to changes that results from the Alteration of Terrain permit. The applicant may request a deferral but it has not been determined at this time.

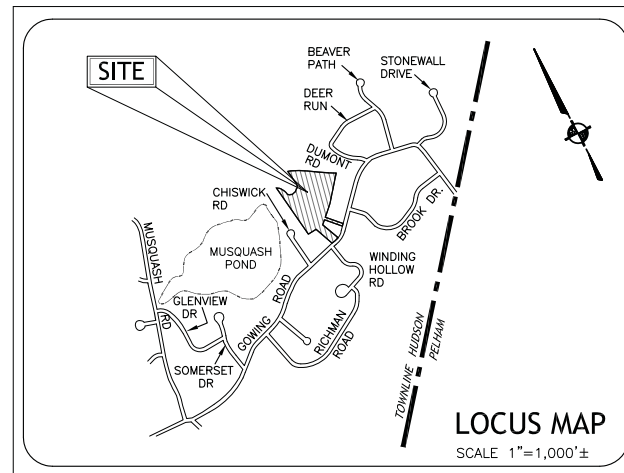
RESIDENTIAL DEVELOPMENT SUBDIVISION PLAN SET

"FOREST MEADOWS"

MAP 237 - LOT 032
HUDSON, NEW HAMPSHIRE

LEGEND

EXISTING	DESCRIPTION	PROPOSED
---102---	CONTOUR	---102---
119.2	SPOT GRADES	
	EDGE OF WETLANDS	
	EDGE OF PAVEMENT	
	BUILDING SETBACK LINE	
.....	SOIL BOUNDARY LINE	
	STONE WALL	
	CATCH BASIN	
	DRAIN MANHOLE	
	50' SETBACK LINE (NO CUT, NO DISTURB)	
	OVER HEAD WIRE	
	WELL	
	TESTPIT	
D.H. (FND.)	DRILL HOLE	
S.B. (FND.)	STONE BOUND (SEE DETAIL ON (TO BE SET) SHEETS 5 & 6)	
	UTILITY POLE	
	TREE LINE	
	LEDGE	
	EROSION CONTROL	
	4,000 S.F. SEPTIC RECEIVING AREA	
	WATER LINE	
	UNDERGROUND UTILITY CONDUIT	
	SLOPES > 25%	



SHEET INDEX:

SHEET #	SHEET
1	COVER SHEET
2	NOTE SHEET
3 & 4	EXISTING CONDITIONS (SCALE: 1"=50')
5	OVERALL LAYOUT PLAN (SCALE: 1"=80')
6 & 7	DEFINITIVE SUBDIVISION PLAN (SCALE: 1"=50')
8 & 9	PLAN AND PROFILE
10	GRADING & DRAINAGE PLAN (SCALE: 1"=50')
11	LANDSCAPE PLAN (SCALE: 1"=30')
12	DREDGE & FILL PLAN
13-14	DETAIL SHEETS
15-16	CROSS SECTIONS
17	SAMPLE SEPTIC DESIGN

PERMITS AND PERMIT NUMBERS ARE AS FOLLOWS:

● NHDES SUBDIVISION PERMIT	_____	DATED _____
● NHDES WETLANDS PERMIT	_____	DATED _____
● NHDES ALTERATION OF TERRAIN	_____	DATED _____
● EPA NPDES CONSTRUCTION GENERAL PERMIT	_____	DATED _____

DATE: APRIL 5, 2021 REVISION 1: MAY 18, 2021 REVISION 2: JUNE 14, 2021

I CERTIFY THAT ALL STREETS AND RIGHT OF WAY PROPOSED HEREON WILL BE DEDICATED FOR PUBLIC USE.

Karen Quetta 5-14-21
KLN CONSTRUCTION COMPANY, INC.

PREPARED FOR: **KLN CONSTRUCTION COMPANY, INC.**
70 BRIDGE STREET, UNIT 1
PELHAM, NH 03076

PREPARED BY: **MEISNER BREM CORPORATION**
142 LITTLETON ROAD, WESTFORD, MA 01886 • (978) 692-1313
202 MAIN STREET, SALEM, NH 03079 • (603) 893-3301

Approved by the Hudson, NH Planning Board

Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.

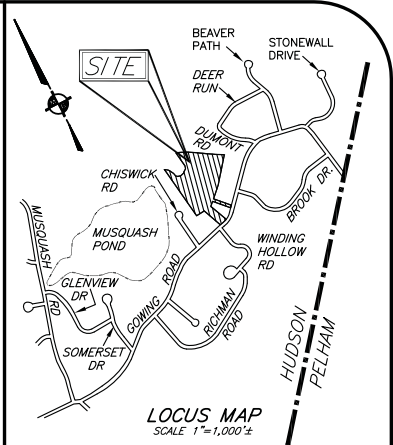
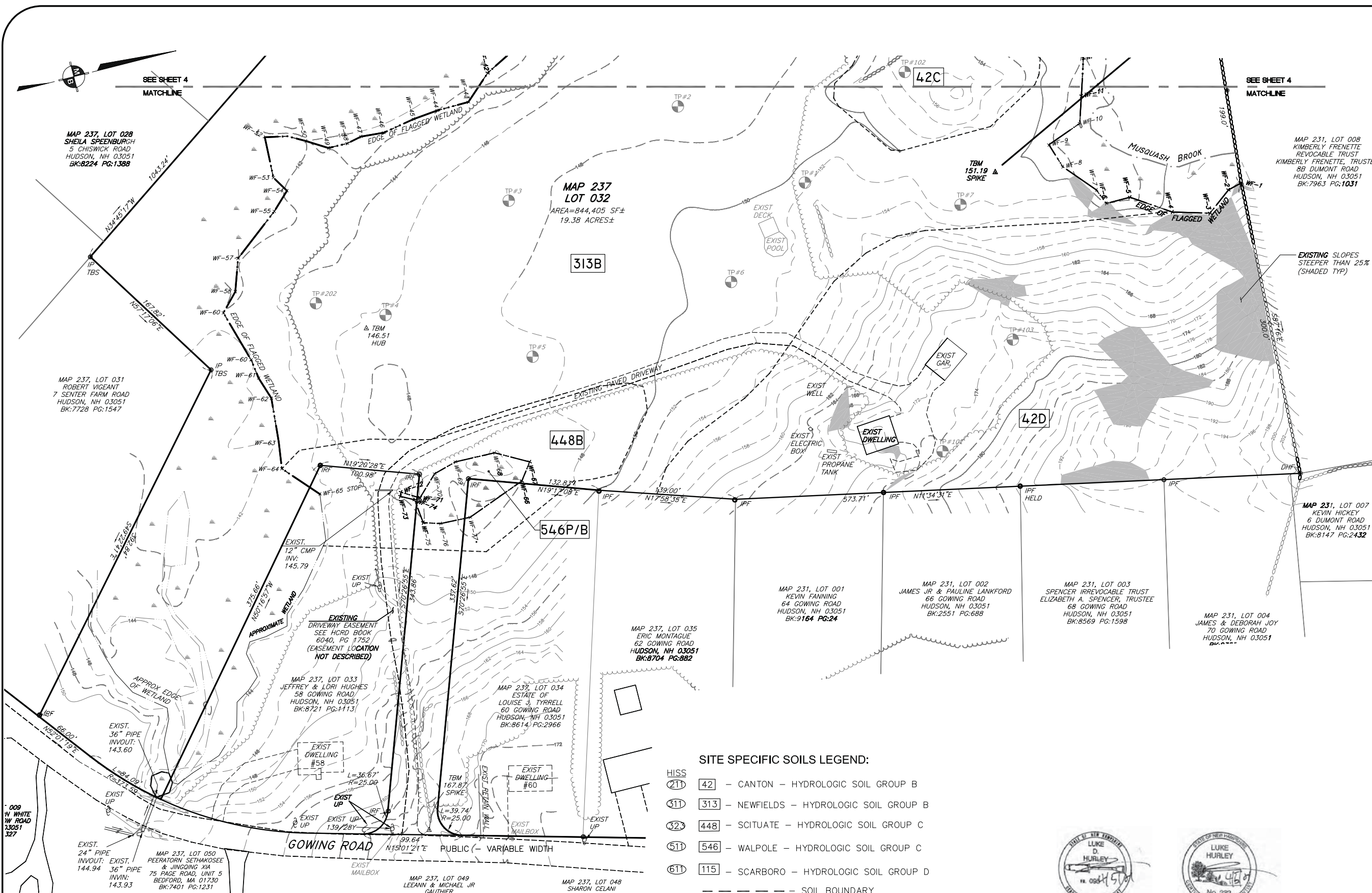
DATE OF MEETING: _____	DATE _____	SIGNATURE DATE _____
PLANNING BOARD CHAIRMAN _____	SIGNATURE DATE _____	
PLANNING BOARD SECRETARY _____	SIGNATURE DATE _____	

LIST OF REQUESTED WAIVERS

- HTC 289-18.B.(2) - LENGTH OF CUL-DE-SAC**
A WAIVER IS REQUESTED TO ALLOW FOR A CUL-DE-SAC STREET LENGTH OF 1,200 FT AS MEASURED STRAIGHT THROUGH THE CUL-DE-SAC LOOP, WHICH IS GREATER THAN THE ALLOWED CUL-DE-SAC LENGTH OF 1,000 FT. THE APPLICANT HAS OFFERED TO INSTALL FIRE SUPPRESSION TO THE SATISFACTION OF THE HUDSON FIRE DEPARTMENT.
- HTC 289-18.D - SIDE SLOPES WITHIN RIGHT OF WAY**
A PARTIAL WAIVER IS REQUESTED TO ALLOW FOR 2:1 SIDE SLOPES WITHIN THE RIGHT OF WAY FROM STATION 0+00 TO 4+00 DUE TO THE NARROW CONFIGURATION OF THE PROPERTY IN THIS AREA COMBINED WITH THE STEEP EXISTING GRADE. THIS WILL PREVENT LARGE WALLS AND/OR ADDITIONAL GRADING ON ADJACENT PROPERTIES.
- HTC 289-18.Y - INTERSECTION LEVELLING AREA**
A WAIVER IS REQUESTED TO ALLOW FOR A 5% SLOPE WITHIN 100 FT OF THE PROPOSED INTERSECTION DUE TO THE STEEP EXISTING GRADE, WHICH IS GREATER THAN THE ALLOWED SLOPE OF 2%.
- HTC 289-28.B.(2) - ROADWAY WIDTH**
A WAIVER IS REQUESTED TO ALLOW FOR A 24 FT PAVEMENT WIDTH, WHICH IS LESS THAN THE 28 FT REQUIRED FOR ROADS GREATER THAN 1000 FT IN LENGTH. GRANTING THIS WAIVER WOULD ALLOW FOR LESS IMPERVIOUS AREA, LESS WETLAND AND WETLAND PROTECTION DISTRICT DISTURBANCE, AND SMALLER STORMWATER MANAGEMENT FACILITIES.

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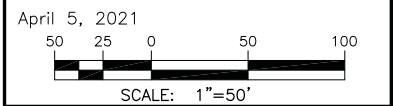
GENERAL NOTES

- 1.) TOTAL PARCEL AREA = 19.38 ACRES ± (844,405 S.F.±)
- 2.) CURRENT ZONING DISTRICT: R2 - RESIDENTIAL & G1 - GENERAL
- 3.) BOUNDARY INFORMATION WAS COMPILED FROM PLAN REFERENCES LISTED ABOVE AND AN ON-SITE INSTRUMENT SURVEY BY MEISNER BREM CORPORATION IN JUNE, 2014
- 4.) TOPOGRAPHICAL INFORMATION IS BASED ON FIELD SURVEY DONE BY MEISNER BREM CORPORATION IN THE FALL/WINTER OF 2020.
- 5.) A PORTION OF THIS PROPERTY IS LOCATED IN A FLOOD HAZARD ZONE "A" AS INTERPOLATED FROM THE FLOOD INSURANCE RATE MAP (FIRM) OF HILLSBOROUGH COUNTY, NH; MAP NO. 33011C0657D; EFFECTIVE: 9/25/09.
- 6.) WETLAND DELINEATION BY LUKE HURLEY OF GOVE ENVIRONMENTAL SERVICES, INC.
- 7.) EXISTING DWELLING HEIGHT = 22 FT
EXISTING GARAGE HEIGHT = 18 FT

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REV. 6	
REV. 5	
REV. 4	
REV. 3	
REV. 2	6/17/21 BY:PM/IA TOWN/PEER COMMENTS
REV. 1	5/18/21 BY:PM/IA TOWN/PEER COMMENTS

EXISTING CONDITIONS PLAN
"Forest Meadows"
58R GOWING ROAD
HUDSON, NEW HAMPSHIRE
ASSESSOR'S MAP 237 / LOT 032
OWNER/APPLICANT
KLN CONSTRUCTION COMPANY, INC.
70 BRIDGE STREET, UNIT 1
PELHAM, NH 03076
BK 9353 PG 2517, HCRD



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DESIGNED BY: JAB SURVEYED BY: KDM
DRAFTED BY: LA/PDM JOB NUMBER: 8149
APPROVED BY: JAB ACAD FILE: 8149.dwg

SITE SPECIFIC SOILS LEGEND:

HISS 42	- CANTON - HYDROLOGIC SOIL GROUP B
HISS 313	- NEWFIELDS - HYDROLOGIC SOIL GROUP B
HISS 448	- SCITUATE - HYDROLOGIC SOIL GROUP C
HISS 546	- WALPOLE - HYDROLOGIC SOIL GROUP C
HISS 115	- SCARBORO - HYDROLOGIC SOIL GROUP D
---	- SOIL BOUNDARY

Site-Specific Soil Mapping Standards for New Hampshire and Vermont, SSSNNE Special Publication No. 3, Version 5.0, February 2017. This map product is within the technical standards of the National Cooperative Soil Survey. It is a special product, intended for the site specific soil survey. It was produced by a professional soil scientist and is not a product of the USNR Natural Resource Conservation Service. There is a report that accompanies this map.

Approved by the Hudson, NH Planning Board

SUBDIVISIONS ARE VALID FOR TWO YEARS FROM THE DATE OF PLANNING BOARD MEETING FINAL APPROVAL FOR AN APPLICANT TO GAIN AN EXEMPTION FROM ALL SUBSEQUENT CHANGES IN SUBDIVISION REGULATIONS, SITE PLAN REGULATIONS AND CHANGES TO THE ZONING ORDINANCE, SEE NH RSA 674:39

DATE OF MEETING:	DATE	SIGNATURE	DATE
PLANNING BOARD CHAIRMAN			
PLANNING BOARD SECRETARY			

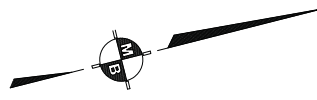
Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.

MAP 237, LOT 049
LEANNY & MICHAEL JR
GAUTHIER
61 GOWING ROAD
HUDSON, NH 03051
BK:8812 PG:2018

MAP 237, LOT 048
SHARON CELANI
63 GOWING ROAD
HUDSON, NH 03051
BK:8781 PG:1337

MAP 237, LOT 047
TOWN OF HUDSON
12 SCHOOL STREET
HUDSON, NH 03051
BK:3993 PG:28

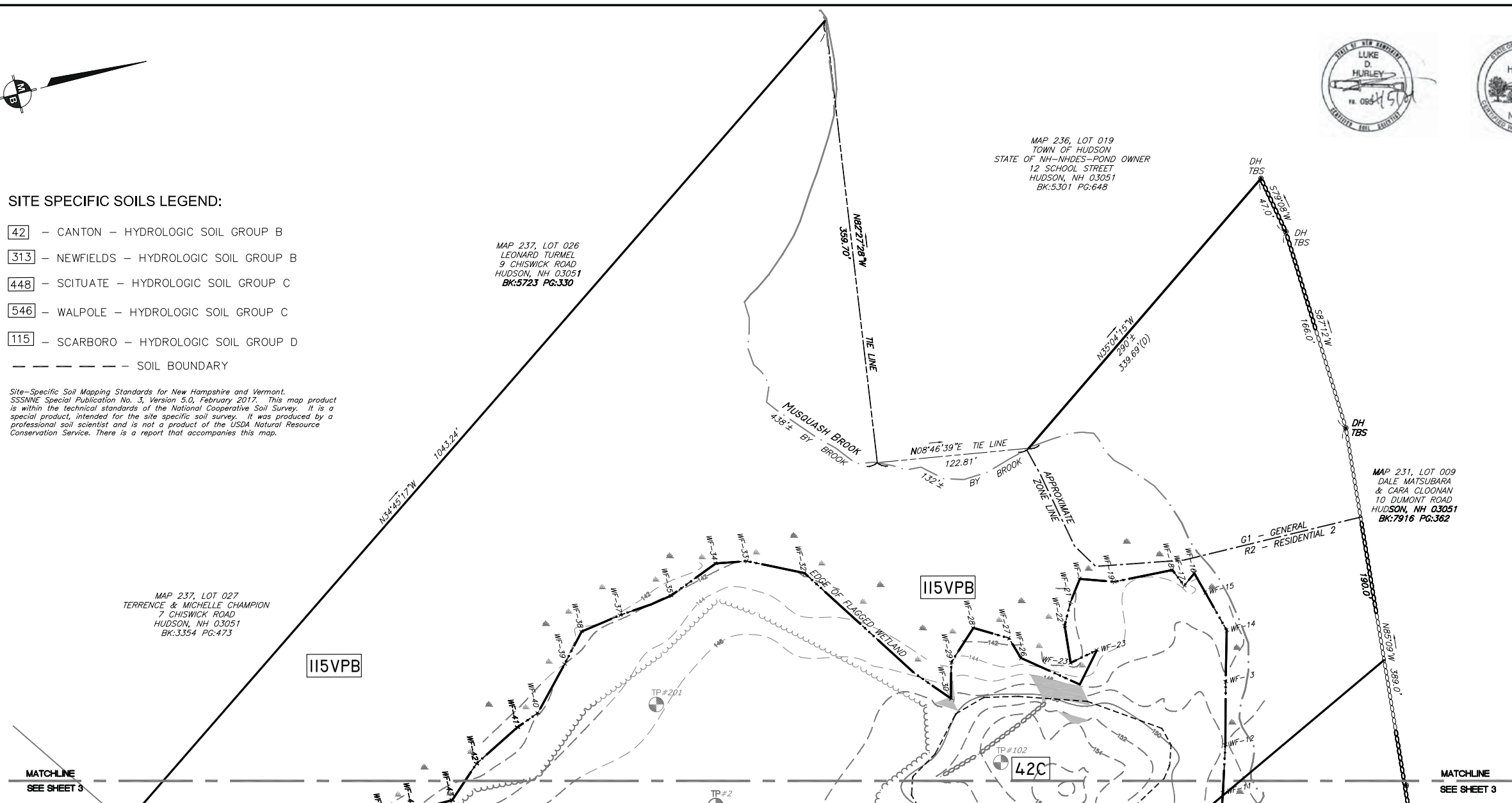




SITE SPECIFIC SOILS LEGEND:

- HISS (21) 42 - CANTON - HYDROLOGIC SOIL GROUP B
- (31) 313 - NEWFIELDS - HYDROLOGIC SOIL GROUP B
- (32) 448 - SCITUATE - HYDROLOGIC SOIL GROUP C
- (51) 546 - WALPOLE - HYDROLOGIC SOIL GROUP C
- (61) 115 - SCARBORO - HYDROLOGIC SOIL GROUP D
- SOIL BOUNDARY

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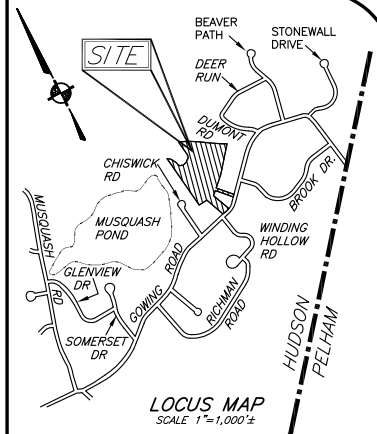


MAP 237, LOT 027
TERRENCE & MICHELLE CHAMPION
7 CHISWICK ROAD
HUDSON, NH 03051
BK:3354 PG:473

MAP 237, LOT 026
LEONARD TURMEL
9 CHISWICK ROAD
HUDSON, NH 03051
BK:5723 PG:330

MAP 236, LOT 019
TOWN OF HUDSON
STATE OF NH-NHDES-POND OWNER
12 SCHOOL STREET
HUDSON, NH 03051
BK:5301 PG:648

MAP 231, LOT 009
DALE MATSUBARA
& CARA CLOONAN
10 DUMONT ROAD
HUDSON, NH 03051
BK:7916 PG:362



GENERAL NOTES

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TP#1

0" - 12"	10YR 3/3 DARK BROWN FINE SANDY LOAM
12" - 26"	10YR 5/6 YELLOWISH BROWN FINE SANDY LOAM GRANULAR, FRIABLE
26" - 36"	2.5Y 6/4 LIGHT REDDISH BROWN MEDIUM SAND MASSIVE, VERY FRIABLE
36" - 60"	10YR 5/4 YELLOWISH BROWN SAND WEAKLY BLOCKY, VERY FRIABLE

TP#2

0" - 12"	10YR 3/3 DARK BROWN FINE SANDY LOAM
12" - 20"	10YR 5/4 YELLOWISH BROWN FINE SANDY LOAM
20" - 45"	10YR 6/4 LIGHT YELLOWISH BROWN BANK RUN, GRAVELLY SAND MASSIVE, VERY FRIABLE
45" - 66"	10YR 5/2 GRAYISH BROWN FINE SAND, MOIST MASSIVE, FRIABLE

TP#3

0" - 8"	10YR 3/3 DARK BROWN FINE SANDY LOAM
8" - 22"	10YR 5/4 YELLOWISH BROWN FINE SANDY LOAM
22" - 60"	10YR 6/3 PALE BROWN FINE SILTY SAND PLATY, FIRM

TP#4

0" - 8"	10YR 3/3 DARK BROWN FINE SANDY LOAM GRANULAR, FRIABLE
8" - 16"	10YR 5/4 YELLOWISH BROWN FINE SANDY LOAM GRANULAR, FRIABLE
16" - 48"	10YR 6/3 LIGHT YELLOWISH BROWN FINE SILTY SAND PLATY, FIRM
48" - 78"	10YR 5/3 BROWN COARSE SAND SINGLE GRAIN, LOOSE

TP#5

0" - 7"	10YR 3/3 DARK BROWN FINE SANDY LOAM GRANULAR, FRIABLE
7" - 20"	7.5YR 4/6 STRONG BROWN LOAMY SAND
20" - 72"	10YR 6/3 PALE BROWN FINE SILTY SAND PLATY, FIRM

TP#6

0" - 8"	10YR 3/3 DARK BROWN FINE SANDY LOAM GRANULAR, FRIABLE
8" - 22"	7.5YR 4/6 STRONG BROWN LOAMY SAND
22" - 48"	10YR 6/3 PALE BROWN FINE SILTY SAND PLATY, VERY FIRM BELOW 24"

TP#7

0" - 12"	10YR 3/3 DARK BROWN FINE SANDY LOAM
12" - 24"	10YR 5/6 YELLOWISH BROWN FINE SANDY LOAM GRANULAR, FRIABLE
24" - 72"	10YR 6/4 LIGHT YELLOWISH BROWN MEDIUM SAND BLOCKY, FRIABLE

ROOT GROWTH: 26" - FINE ROOTS
E.S.H.W.T.: 30" DARK BROWN REDOX
OBSERVED WATER (SEEPS): 48"
REFUSAL: ---
PERC RATE: 16 MPI

ROOT GROWTH: 16" - FINE ROOTS
E.S.H.W.T.: 24" BRIGHT ORANGE MOTTLES
OBSERVED WATER (SEEPS): ---
REFUSAL: ---
PERC RATE: 14 MPI

ROOT GROWTH: 12" - FINE ROOTS
E.S.H.W.T.: 20" BRIGHT ORANGE MOTTLES
OBSERVED WATER (SEEPS): ---
REFUSAL: ---
PERC RATE: 20 MPI

ROOT GROWTH: 14" - FINE ROOTS
E.S.H.W.T.: 26" WHITE MOTTLES
OBSERVED WATER (SEEPS): 48"
REFUSAL: ---
PERC RATE: 16 MPI

ROOT GROWTH: 16" - FINE ROOTS
E.S.H.W.T.: 20" WHITE MOTTLES
OBSERVED WATER (SEEPS): 32"
REFUSAL: ---
PERC RATE: 20 MPI

ROOT GROWTH: ---
E.S.H.W.T.: 24"
OBSERVED WATER (SEEPS): 24"
REFUSAL: ---
PERC RATE: 20 MPI

ROOT GROWTH: 36"
E.S.H.W.T.: 24"
OBSERVED WATER (SEEPS): 48"
REFUSAL: ---
PERC RATE: 12 MPI

TEST PIT LOGS

DATES: MAY 24, 2018, MARCH 31, 2021
COMPILED BY: ROBERT BALQUIST - MEISNER BREM CORP.

TP#101

0" - 4"	MIXED GRAVELLY FILL
4" - 24"	10YR 5/6 FINE SANDY LOAM
24" - 66"	10YR 7/2 GRAVELLY LOAMY SAND MASSIVE, VERY FRIABLE

TP#102

0" - 9"	10YR 3/3 FINE SANDY LOAM
9" - 26"	10YR 5/6 LOAMY SAND GRANULAR, FRIABLE
26" - 72"	10YR 6/4 MEDIUM-COARSE SAND/GRAVEL MASSIVE, VERY FRIABLE

TP#103

0" - 10"	10YR 3/3 FINE SANDY LOAM
10" - 36"	10YR 5/6 SANDY LOAM
36" - 78"	10YR 7/2 MED-COARSE SAND/GRAVEL

TP#201

0" - 12"	10YR 3/3 FINE SANDY LOAM
12" - 24"	10YR 5/4 FINE SANDY LOAM
24" - 28"	2.5Y 5/4 VERY FINE SAND FIRM, PLATY, RESTRICTIVE
28" - 84"	2.5Y 6/4 SAND MASSIVE, VERY FRIABLE

TP#202

0" - 8"	10YR 3/3 FINE SANDY LOAM
8" - 26"	10YR 5/6 FINE SANDY LOAM
26" - 30"	2.5Y 5/3 VERY FINE SAND FIRM, PLATY, RESTRICTIVE
30" - 64"	10YR 5/4 SAND

ROOT GROWTH: ---
E.S.H.W.T.: 39" BROWN MOTTLES
OBSERVED WATER (SEEPS): ---
REFUSAL: ---
PERC RATE: 6 MPI

ROOT GROWTH: 45"
E.S.H.W.T.: 45" BROWN MOTTLES
OBSERVED WATER (SEEPS): ---
REFUSAL: ---
PERC RATE: 6 MPI

ROOT GROWTH: 48"
E.S.H.W.T.: 48" WHITE MOTTLES
OBSERVED WATER (SEEPS): ---
REFUSAL: ---
PERC RATE: 6 MPI

ROOT GROWTH: FINE ROOTS - FIELD
E.S.H.W.T.: 24"
OBSERVED WATER (SEEPS): 76"
REFUSAL: ---
PERC RATE: 16 MPI

ROOT GROWTH: FINE ROOTS - FIELD
E.S.H.W.T.: 26"
OBSERVED WATER (SEEPS): 26"
REFUSAL: ---
PERC RATE: 20 MPI

Approved by the Hudson, NH Planning Board

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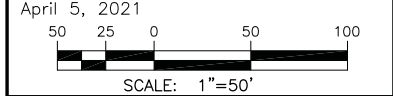
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PLANNING BOARD SECRETARY _____		SIGNATURE _____	DATE

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REV. 6	
REV. 5	
REV. 4	
REV. 3	
REV. 2	6/7/21 BY:PM/IA
TOWN/PEER COMMENTS	
REV. 1	5/18/21 BY:PM/IA
TOWN/PEER COMMENTS	

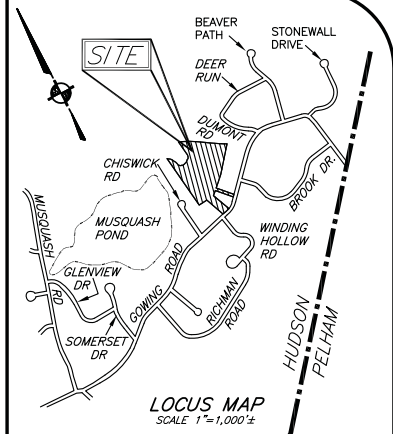
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"Forest Meadows"
58R GOWING ROAD
HUDSON, NEW HAMPSHIRE
ASSESSOR'S MAP 237 / LOT 032

OWNER/APPLICANT
KLN CONSTRUCTION COMPANY, INC.
70 BRIDGE STREET, UNIT 1
PELHAM, NH 03076
BK 9353 PG 2517, HCRD



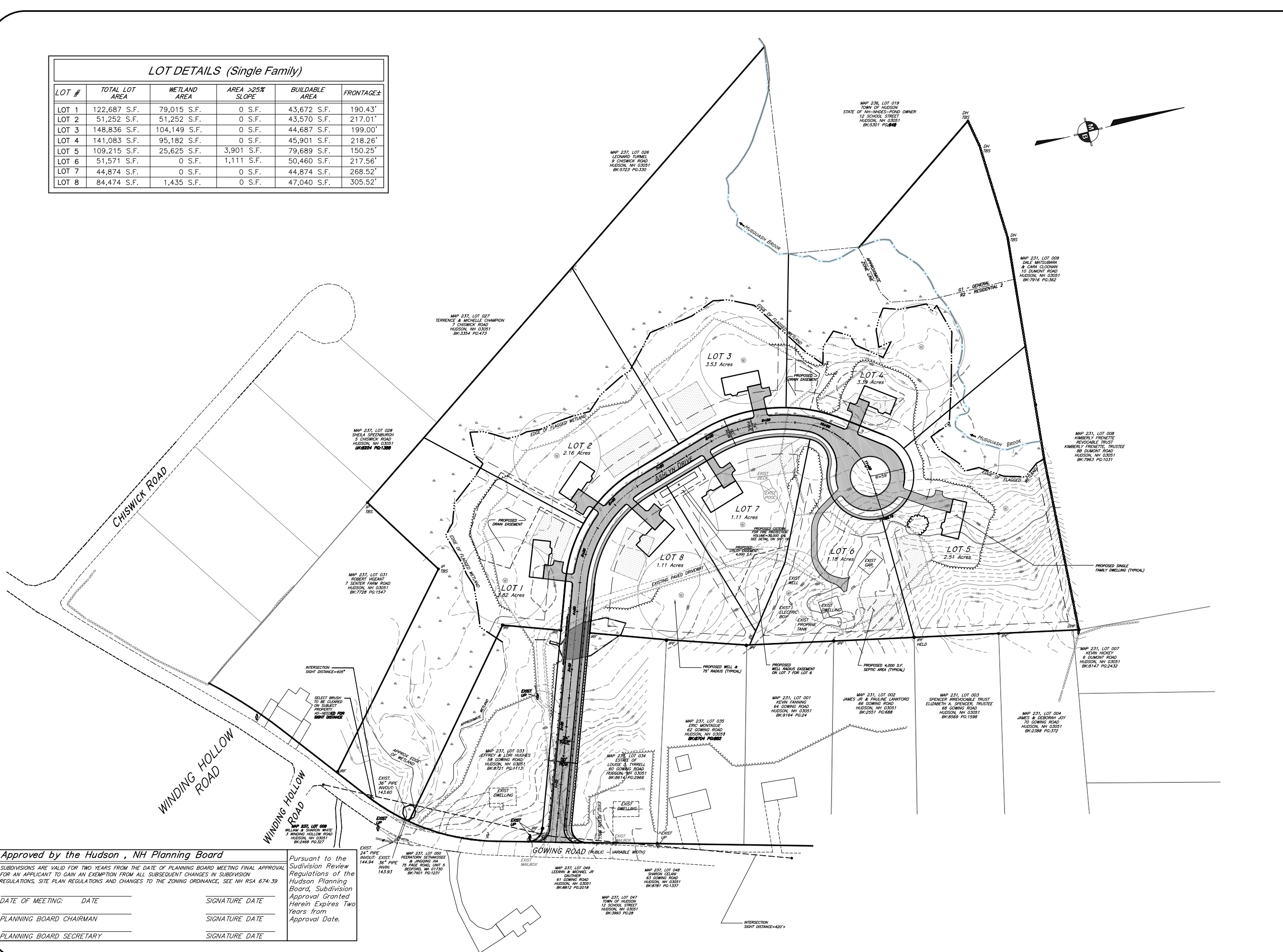
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LOT DETAILS (Single Family)					
LOT #	TOTAL LOT AREA	WETLAND AREA	AREA >25% SLOPE	BUILDABLE AREA	FRONTAGE±
LOT 1	122,687 S.F.	79,015 S.F.	0 S.F.	43,672 S.F.	190.43'
LOT 2	51,252 S.F.	51,252 S.F.	0 S.F.	43,570 S.F.	217.01'
LOT 3	148,836 S.F.	104,149 S.F.	0 S.F.	44,687 S.F.	199.00'
LOT 4	141,083 S.F.	95,182 S.F.	0 S.F.	45,901 S.F.	218.26'
LOT 5	109,215 S.F.	25,625 S.F.	3,901 S.F.	79,689 S.F.	150.25'
LOT 6	51,571 S.F.	0 S.F.	1,111 S.F.	50,460 S.F.	217.56'
LOT 7	44,874 S.F.	0 S.F.	0 S.F.	44,874 S.F.	268.52'
LOT 8	84,474 S.F.	1,435 S.F.	0 S.F.	47,040 S.F.	305.52'



GENERAL NOTES

- TOTAL PARCEL AREA = 19.38 ACRES ± (844,405 S.F.±)
- CURRENT ZONING DISTRICT: R2 - RESIDENTIAL & G1 - GENERAL
- MINIMUM LOT SIZE REQUIRED FOR R2 DISTRICT: WITH TOWN WATER & SEWER = 43,560 S.F. WITHOUT TOWN WATER & SEWER = 60,000 SQ. FT. (43,560 S.F. FOR SINGLE FAMILY)
- MINIMUM FRONTAGE REQUIRED FOR R2 DISTRICT: 150 FT. BUILDING SETBACKS: FRONT - 30, SIDE AND REAR - 15 FT
- BOUNDARY INFORMATION WAS COMPILED FROM PLAN REFERENCES LISTED ABOVE AND AN ON-SITE INSTRUMENT SURVEY BY MEISNER BREM CORPORATION IN JUNE, 2014
- TOPOGRAPHICAL INFORMATION IS BASED ON FIELD SURVEY DONE BY MEISNER BREM CORPORATION IN THE FALL/WINTER OF 2020.
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REV. 6		
REV. 5		
REV. 4		
REV. 3		
REV. 2	6/7/21	BY:PM/IA TOWN/PEER COMMENTS
REV. 1	5/18/21	BY:PM/IA TOWN/PEER COMMENTS

OVERALL LAYOUT PLAN
"Forest Meadows"
 58R GOWING ROAD
 HUDSON, NEW HAMPSHIRE
 ASSESSOR'S MAP 237 / LOT 032
 OWNER/APPLICANT
 KLN CONSTRUCTION COMPANY, INC.
 70 BRIDGE STREET, UNIT 1
 PELHAM, NH 03076
 BK 9353 PG 2517, HCRD
 April 5, 2021
 SCALE: 1"=80'

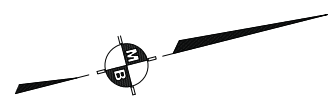
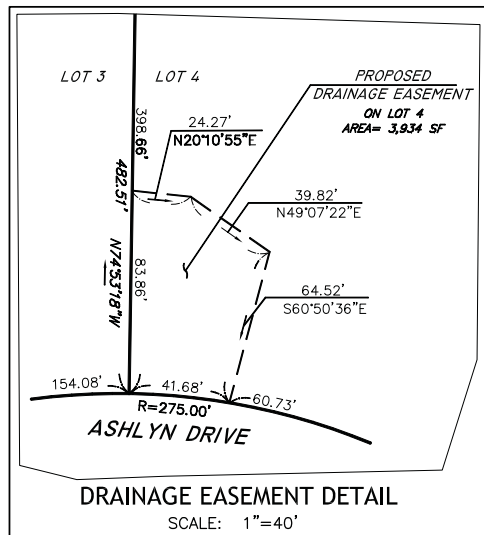


MEISNER BREM CORPORATION
 142 LITTLETON ROAD, WESTFORD, MA 01886 (978) 692-1313
 202 MAIN STREET, SALEM, NH 03079 (603) 693-3301
 DESIGNED BY: JAB SURVEYED BY: KDM
 DRAFTED BY: IA/PDM JOB NUMBER: 8149
 APPROVED BY: JAB ACAD FILE: 8149.dwg

Approved by the Hudson, NH Planning Board
 SUBDIVISIONS ARE VALID FOR TWO YEARS FROM THE DATE OF PLANNING BOARD MEETING FINAL APPROVAL FOR AN APPLICANT TO GAIN AN EXEMPTION FROM ALL SUBSEQUENT CHANGES IN SUBDIVISION REGULATIONS, SITE PLAN REGULATIONS AND CHANGES TO THE ZONING ORDINANCE, SEE NH RSA 674:39

DATE OF MEETING: _____	SIGNATURE DATE _____
PLANNING BOARD CHAIRMAN _____	SIGNATURE DATE _____
PLANNING BOARD SECRETARY _____	SIGNATURE DATE _____

Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.



MAP 237, LOT 026
LEONARD TURMEL
9 CHISWICK ROAD
HUDSON, NH 03051
BK:5723 PG:330

MAP 236, LOT 019
TOWN OF HUDSON
STATE OF NH-NHDES-POND OWNER
12 SCHOOL STREET
HUDSON, NH 03051
BK:5301 PG:648

MAP 231, LOT 009
DALE MATSUBARA
& CARA CLOONAN
10 DUMONT ROAD
HUDSON, NH 03051
BK:7916 PG:362

MAP 237, LOT 027
TERRENCE & MICHELLE CHAMPION
7 CHISWICK ROAD
HUDSON, NH 03051
BK:3354 PG:473

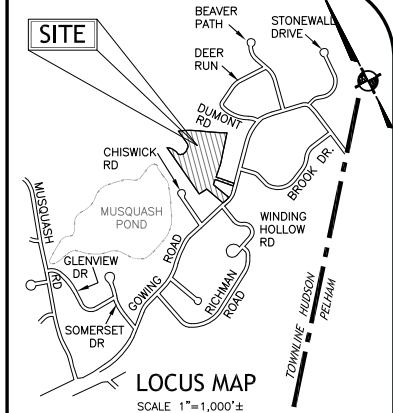
LOT 3
MAP 237 Lot 003
SUBLOT 000
3.42 Acres
148,836 S.F.
Upland 44,687 S.F.
Frontage=199.00'

LOT 4
MAP 237 Lot 004
SUBLOT 000
3.24 Acres
141,083 S.F.
Upland 45,901 S.F.
Frontage=218.26'

LOT 2
MAP 237 Lot 002
SUBLOT 000
2.18 Acres
94,822 S.F.
Upland 43,570 S.F.
Frontage=217.01'

PROPOSED
DRAINAGE EASEMENT
ON LOT 2
AREA= 1,678 SF
(See Detail Hereon)

PROPOSED
DRAINAGE EASEMENT
ON LOT 4
AREA= 3,933 SF
(See Detail Hereon)



58R GOWING ROAD
HUDSON, NEW HAMPSHIRE
ASSESSOR'S MAP 237 / LOT 032
OWNER/APPLICANT
KLN CONSTRUCTION COMPANY, INC.
70 BRIDGE STREET, UNIT 1
PELHAM, NH 03076

DEED REFERENCE: BK 9353 PG 2517, HCRD
TOTAL PARCEL AREA = 19.38 ACRES ±

CURRENT ZONING DISTRICT: R2 - RESIDENTIAL
LOT REQUIREMENTS - (SINGLE-FAMILY)
MINIMUM LOT AREA = 43,560 s.f. = 1 Acre
MINIMUM UPLAND AREA = 43,560 s.f. = 1 Acre
MINIMUM LOT FRONTAGE = 150 Feet
FRONT YARD = 30 Feet (Min.)
REAR YARD = 15 Feet (Min.)
SIDE YARD = 15 Feet

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REV. 6			
REV. 5			
REV. 4			
REV. 3			
REV. 2	6/7/21	BY:PM/IA	TOWN/PEER COMMENTS
REV. 1	5/18/21	BY:PM/IA	TOWN/PEER COMMENTS

SUBDIVISION PLAN
"Forest Meadows"
58R GOWING ROAD
HUDSON, NEW HAMPSHIRE
ASSESSOR'S MAP 237 / LOT 032

OWNER/APPLICANT
KLN CONSTRUCTION COMPANY, INC.
70 BRIDGE STREET, UNIT 1
PELHAM, NH 03076
BK 9353 PG 2517, HCRD

April 5, 2021
SCALE: 1"=50'

MEISNER BREM CORPORATION
142 LITTLETON ROAD, WESTFORD, MA 01886 (978) 692-1313
202 MAIN STREET, SALEM, NH 03079 (603) 893-3301

DESIGNED BY: JAB SURVEYED BY: KDM
DRAFTED BY: IA/PCM JOB NUMBER: 8149
APPROVED BY: JAB ACAD FILE: 8149.dwg

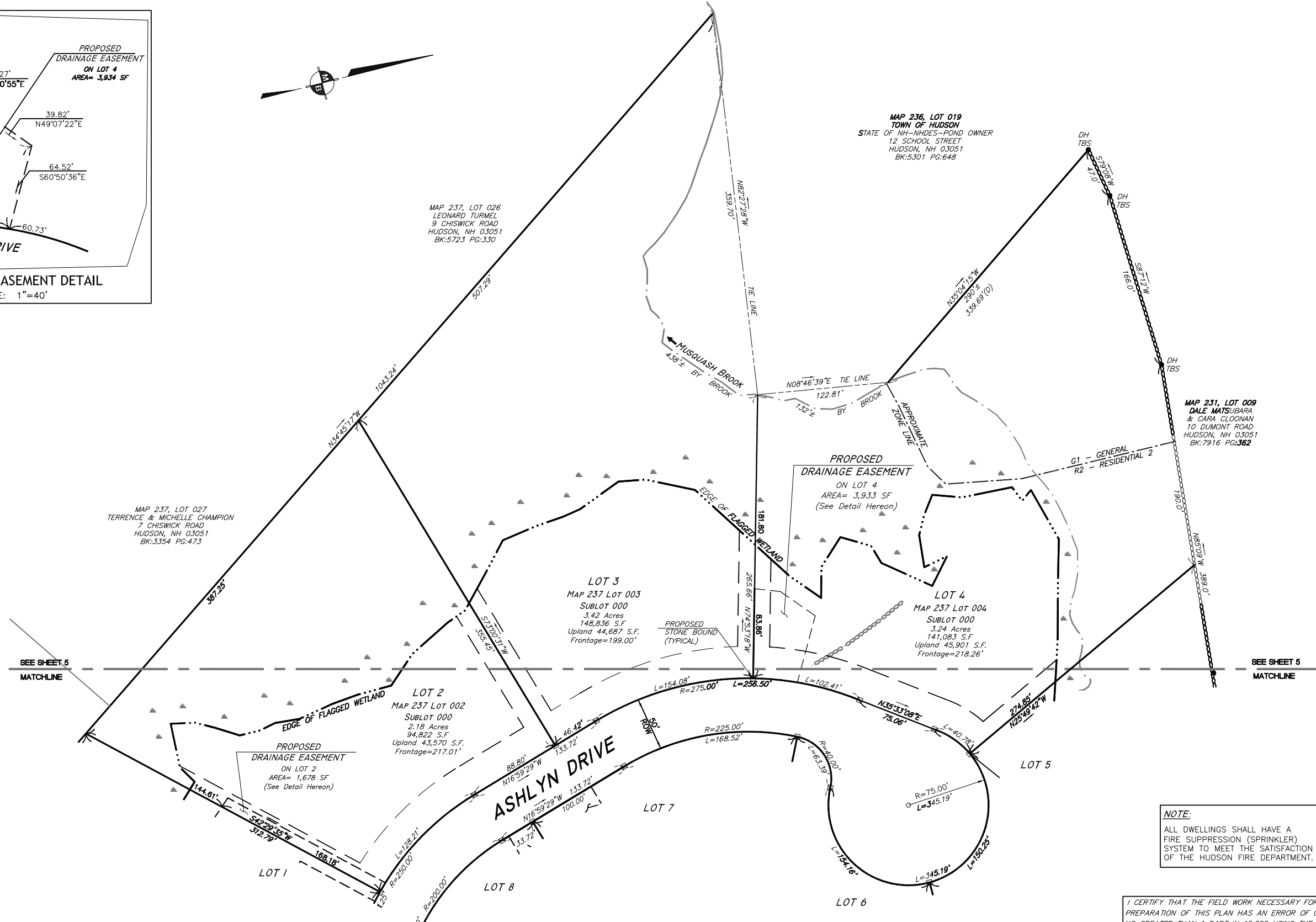
NOTE:
ALL DWELLINGS SHALL HAVE A FIRE SUPPRESSION (SPRINKLER) SYSTEM TO MEET THE SATISFACTION OF THE HUDSON FIRE DEPARTMENT.

I CERTIFY THAT THE FIELD WORK NECESSARY FOR THE PREPARATION OF THIS PLAN HAS AN ERROR OF CLOSURE NO GREATER THAN 1 PART IN 10,000 USING THE TIE LINE, AS SHOWN.
KURT D. MEISNER L.L.S. #732

OWNERS ACKNOWLEDGMENT
KLN CONSTRUCTION COMPANY, INC.

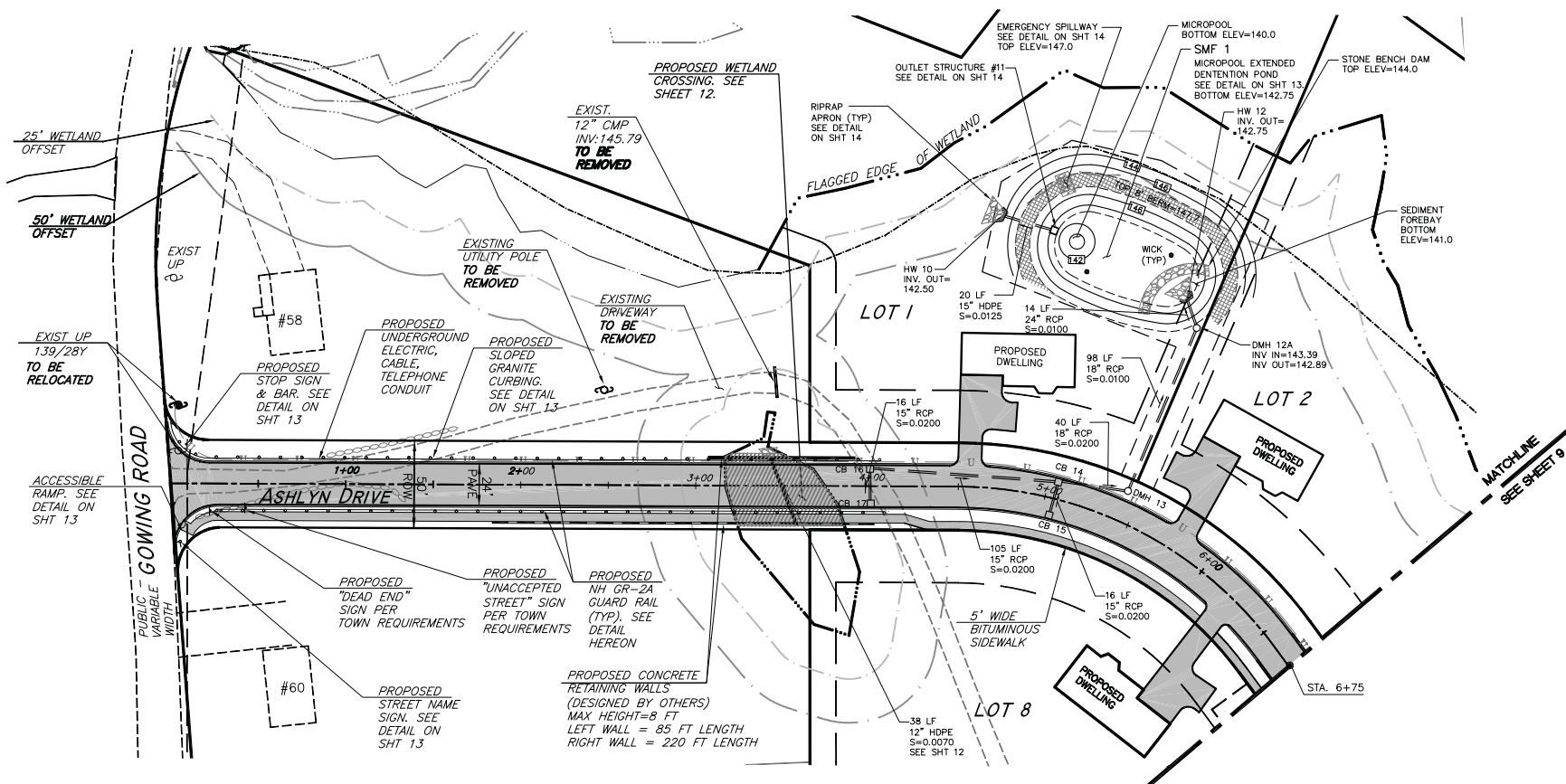
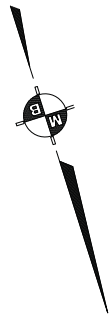
I CERTIFY THAT ALL STREETS AND RIGHT OF WAY PROPOSED HEREON WILL BE DEDICATED FOR PUBLIC USE.
KLN CONSTRUCTION COMPANY, INC.

Approved by the Hudson, NH Planning Board	
SUBDIVISIONS ARE VALID FOR TWO YEARS FROM THE DATE OF PLANNING BOARD MEETING FINAL APPROVAL. FINAL APPROVAL COMMENCES AT THE PLANNING BOARD MEETING DATE AT WHICH THE PLAN RECEIVES FINAL APPROVAL.	
DATE OF MEETING: DATE	SIGNATURE DATE
PLANNING BOARD CHAIRMAN	SIGNATURE DATE
PLANNING BOARD SECRETARY	SIGNATURE DATE
Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.	

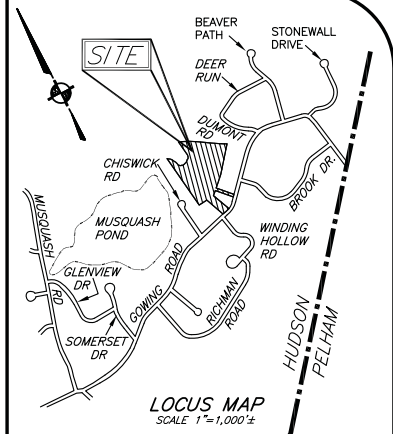


SEE SHEET 5
MATCHLINE

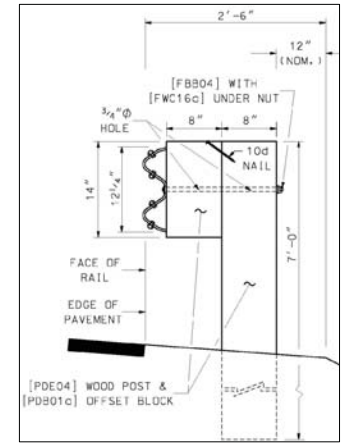
SEE SHEET 5
MATCHLINE



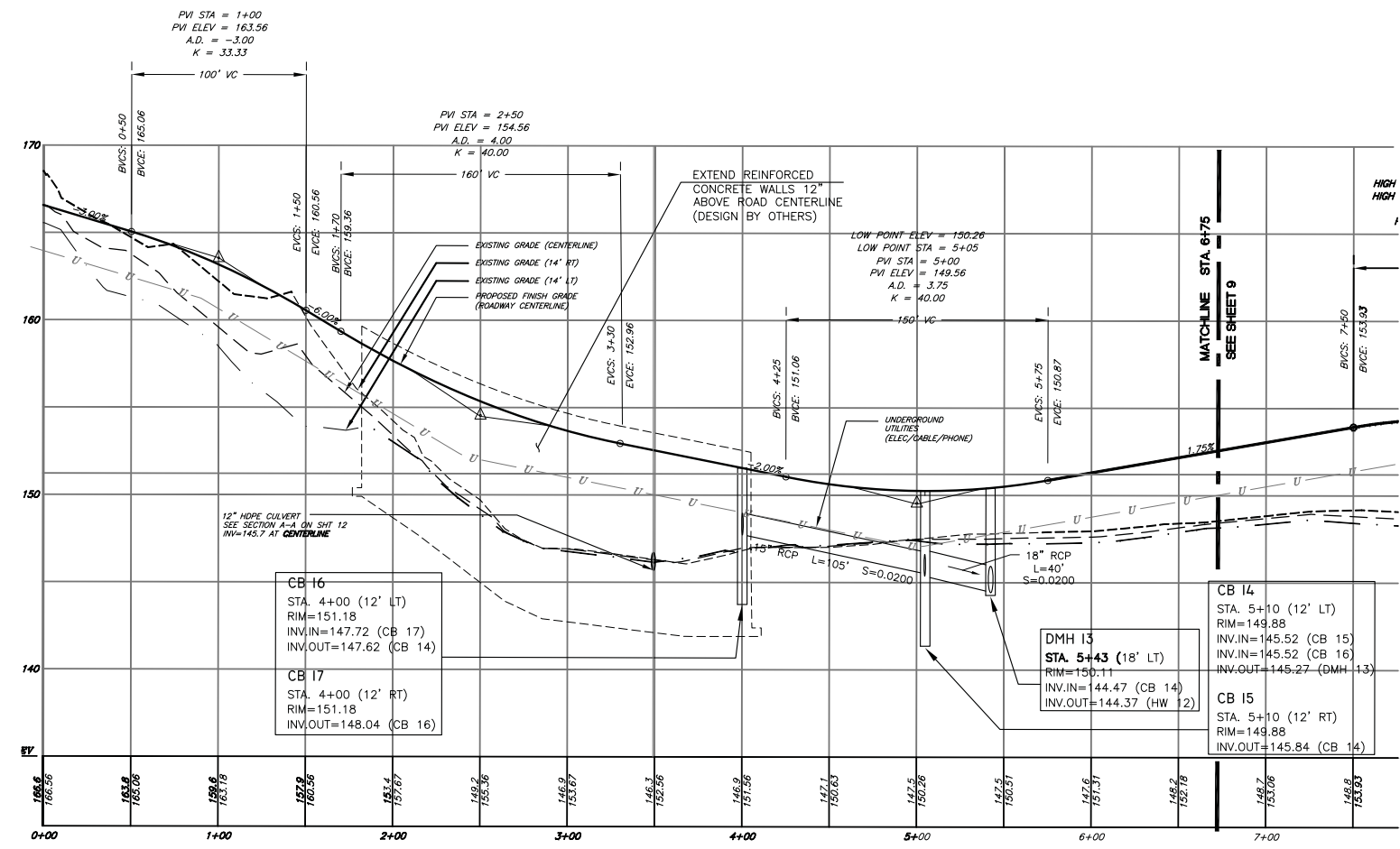
PLAN Horizontal Scale: 1"=50'
 PROFILE Vertical Scale: 1"=5'



- NOTES:
- SEE SHEET 2 FOR CONSTRUCTION NOTES & SPECIFICATIONS AND SHEETS 13 & 14 FOR DETAILS OF CONSTRUCTION.
 - THE DEVELOPER IS RESPONSIBLE FOR THE INSTALLATION OF A ROAD STATUS SIGN AT THE ENTRANCE DRIVE TO THIS SUBDIVISION IN ACCORDANCE WITH SECTION 289-40 OF THE PLANNING BOARD'S LAND USE REGULATIONS. THE AFOREMENTIONED SIGN IS IN ADDITION TO THE "DEAD END" SIGN CITED IN NOTE 14, OF THE GENERAL CONSTRUCTION NOTES FOUND ON SHEET 2 OF THIS PLAN.
 - PRIOR TO STREET ACCEPTANCE, AS-BUILT PLANS OF THE RIGHT-OF-WAY AND ALL OF ITS APPURTENANCES SHALL BE SUBMITTED, AT THE APPLICANT'S EXPENSE, TO THE PLANNING BOARD FOR ACTION IN ACCORDANCE WITH SECTION 289- SUBDIVISION OF LAND REGULATIONS.
 - INSTALL UNDERDRAIN (PER DETAIL ON SHEET 10) AS REQUIRED BY TOWN ENGINEER IN CUT SECTIONS AS NEEDED - STA 10+56 TO STA 12+36. OUTLET TO CB 22.



NH GR-2A GUARD RAIL DETAIL
 NOT TO SCALE



Approved by the Hudson, NH Planning Board

SUBDIVISIONS ARE VALID FOR TWO YEARS FROM THE DATE OF PLANNING BOARD MEETING FINAL APPROVAL FOR AN APPLICANT TO GAIN AN EXEMPTION FROM ALL SUBSEQUENT CHANGES IN SUBDIVISION REGULATIONS, SITE PLAN REGULATIONS AND CHANGES TO THE ZONING ORDINANCE, SEE NH RSA 674:39

Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.

DATE OF MEETING: _____ SIGNATURE DATE _____
 PLANNING BOARD CHAIRMAN _____ SIGNATURE DATE _____
 PLANNING BOARD SECRETARY _____ SIGNATURE DATE _____

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JEFFREY A. BREM
 No. 7001
 6/15/21
 LICENSED PROFESSIONAL ENGINEER

REV. 6		
REV. 5		
REV. 4		
REV. 3		
REV. 2	6/7/21	BY: PM/IA
TOWN/PEER COMMENTS		
REV. 1	5/18/21	BY: PM/IA
TOWN/PEER COMMENTS		

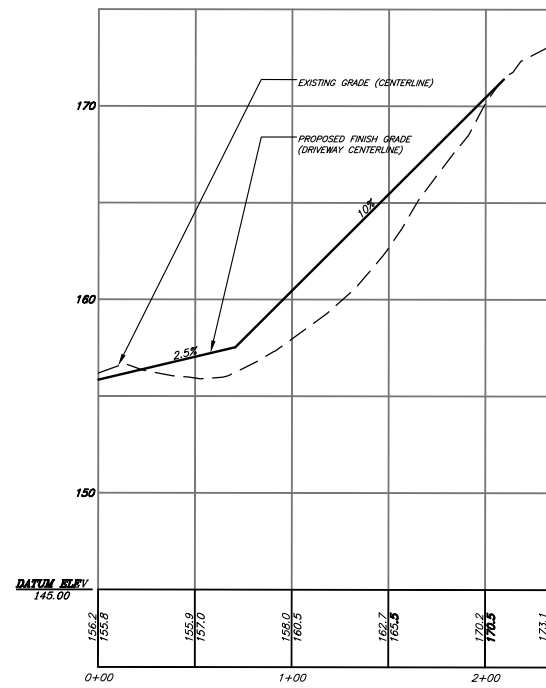
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PLAN & PROFILE Ashlyn Drive Sta. 0+00-7+75
 "Forest Meadows"
 58R GOWING ROAD
 HUDSON, NEW HAMPSHIRE
 ASSESSOR'S MAP 237 / LOT 032

OWNER/APPLICANT
 KLN CONSTRUCTION COMPANY, INC.
 70 BRIDGE STREET, UNIT 1
 PELHAM, NH 03076
 BK 9353 PG 2517, HCRD

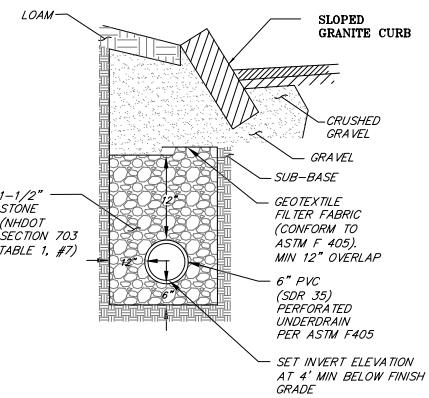
April 5, 2021

SCALE: 1"=50'



LOT 6 DRIVEWAY

SCALE: H: 1"=50'
V: 1"=5'

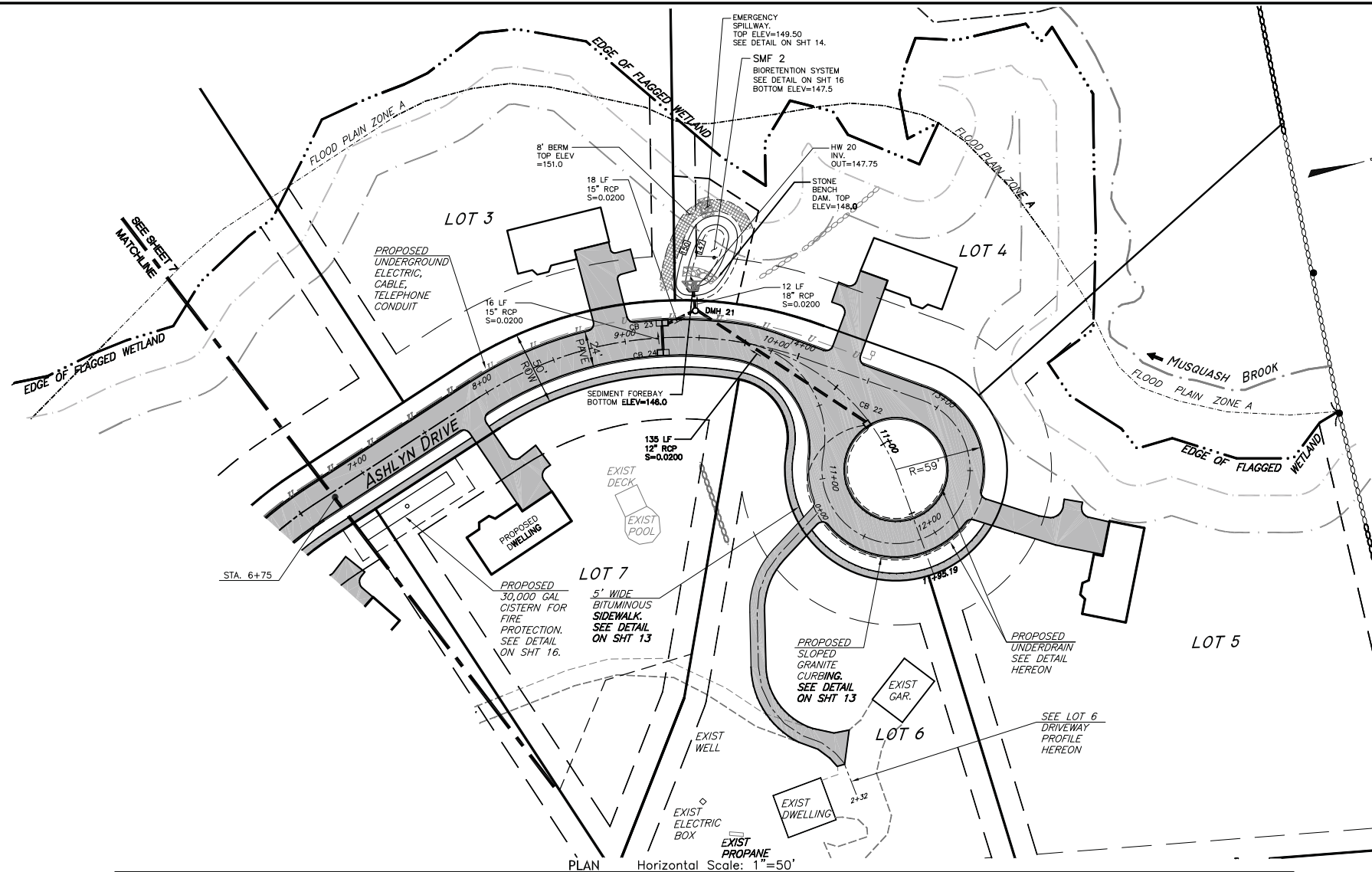


UNDERDRAIN DETAIL

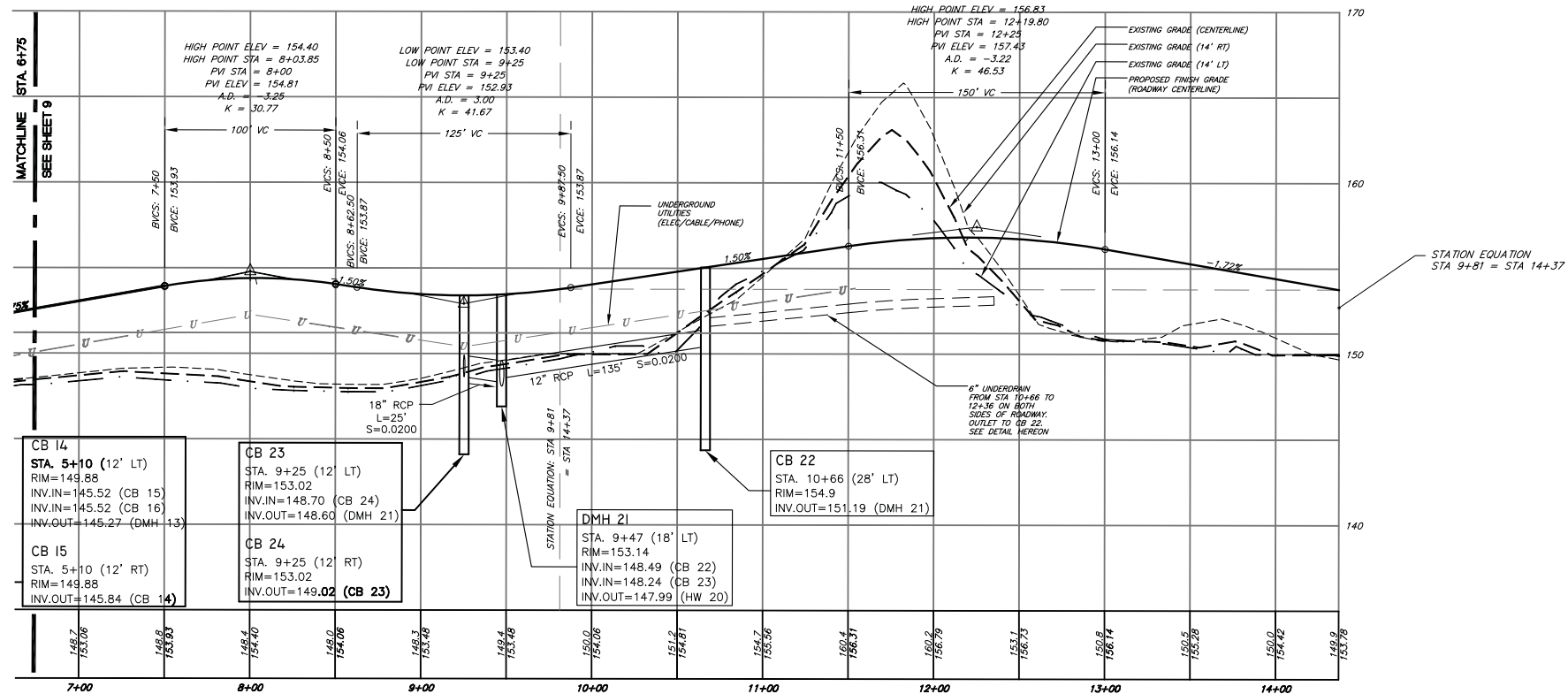
NOT TO SCALE

NOTES

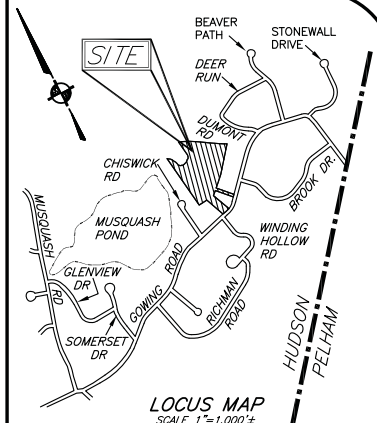
- UNDERDRAIN TO BE ADDED AT THE DIRECTION OF THE TOWN ENGINEER.



PLAN Horizontal Scale: 1"=50'
PROFILE Vertical Scale: 1"=5'



Approved by the Hudson, NH Planning Board		Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.
DATE OF MEETING: _____ DATE _____	SIGNATURE DATE _____	
PLANNING BOARD CHAIRMAN _____	SIGNATURE DATE _____	
PLANNING BOARD SECRETARY _____	SIGNATURE DATE _____	



- NOTES:**
- SEE SHEET 2 FOR CONSTRUCTION NOTES & SPECIFICATIONS AND SHEETS 13 & 14 FOR DETAILS OF CONSTRUCTION.
 - THE DEVELOPER IS RESPONSIBLE FOR THE INSTALLATION OF A ROAD STATUS SIGN AT THE ENTRANCE DRIVE TO THIS SUBDIVISION IN ACCORDANCE WITH SECTION 289-40 OF THE PLANNING BOARD'S LAND USE REGULATIONS. THE AFOREMENTIONED SIGN IS IN ADDITION TO THE "DEAD END" SIGN CITED IN NOTE 14, OF THE GENERAL CONSTRUCTION NOTES FOUND ON SHEET 2 OF THIS PLAN.
 - PRIOR TO STREET ACCEPTANCE, AS-BUILT PLANS OF THE RIGHT-OF-WAY AND ALL OF ITS APPURTENANCES SHALL BE SUBMITTED, AT THE APPLICANT'S EXPENSE, TO THE PLANNING BOARD FOR ACTION IN ACCORDANCE WITH SECTION 289- SUBDIVISION OF LAND REGULATIONS.
 - INSTALL UNDERDRAIN (PER DETAIL ON SHEET 10) AS REQUIRED BY TOWN ENGINEER IN CUT SECTIONS AS NEEDED - STA 10+56 TO STA 12+36. OUTLET TO CB 22.

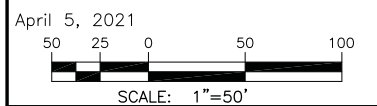
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 Meisner Brem Corp.

JEFFREY A. BREM
 No. 7001
 6/15/17 LICENSED
 PROFESSIONAL ENGINEER

REV. 6		
REV. 5		
REV. 4		
REV. 3		
REV. 2	6/7/21	BY:PM/IA TOWN/PEER COMMENTS
REV. 1	5/18/21	BY:PM/IA TOWN/PEER COMMENTS

PLAN & PROFILE Ashlyn Drive Sta. 7+75-End
"Forest Meadows"
 58R GOWING ROAD
 HUDSON, NEW HAMPSHIRE
 ASSESSOR'S MAP 237 / LOT 032

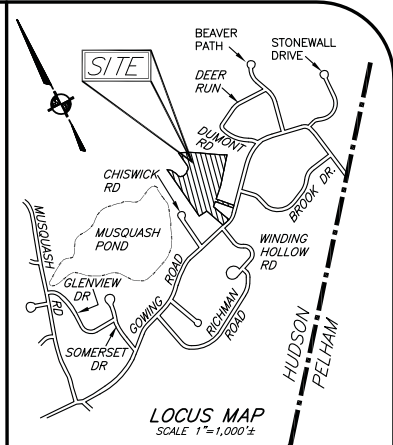
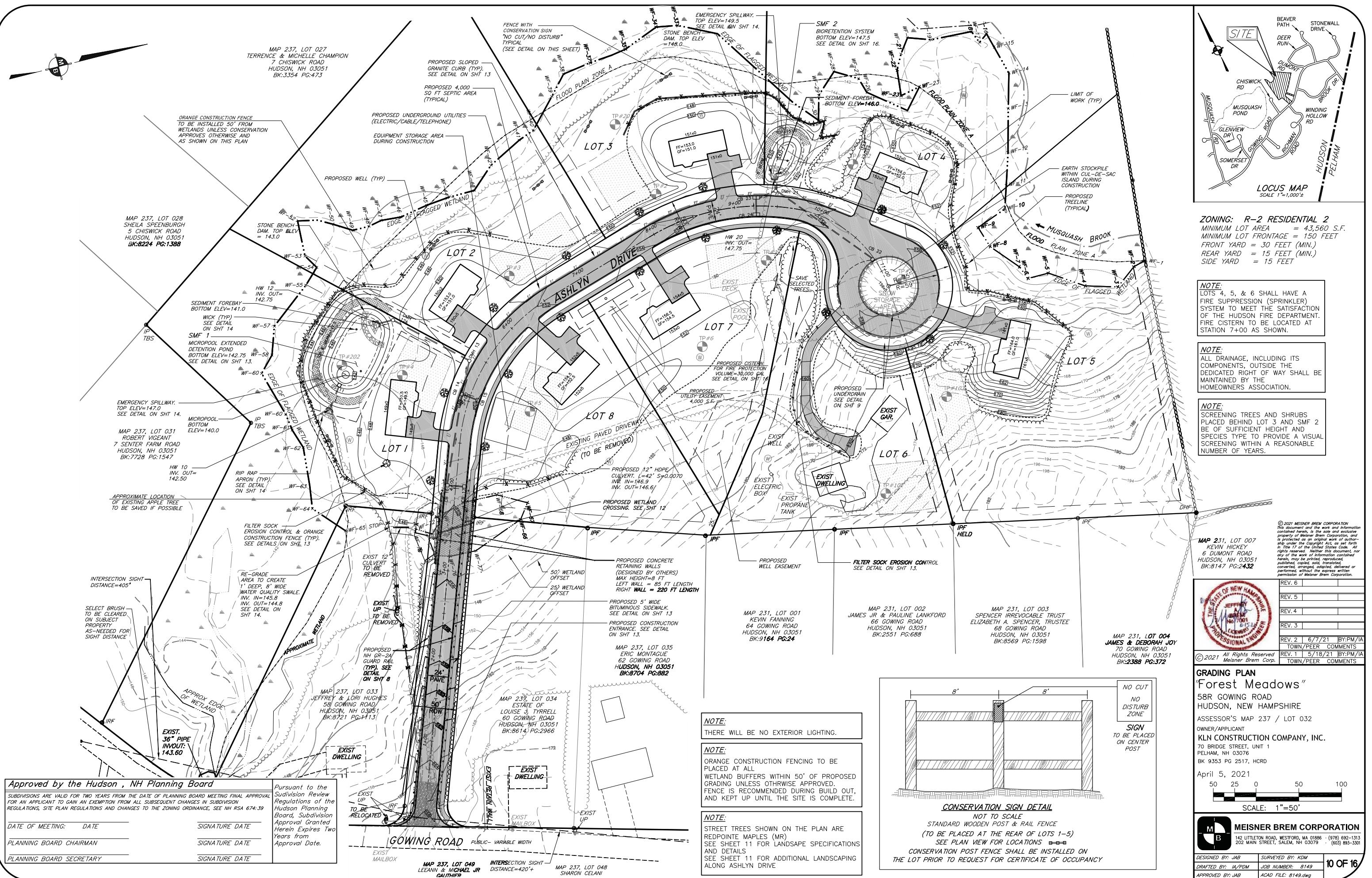
OWNER/APPLICANT
KLN CONSTRUCTION COMPANY, INC.
 70 BRIDGE STREET, UNIT 1
 PELHAM, NH 03076
 BK 9353 PG 2517, HCRD



MEISNER BREM CORPORATION
 142 LITTLETON ROAD, WESTFORD, MA 01886 (978) 692-1313
 202 MAIN STREET, SALEM, NH 03079 (603) 693-3301

DESIGNED BY: JAB SURVEYED BY: KDM
 DRAFTED BY: IA/PCM JOB NUMBER: 8149
 APPROVED BY: JAB ACAD FILE: 8149.dwg

9 OF 16



ZONING: R-2 RESIDENTIAL 2
 MINIMUM LOT AREA = 43,560 S.F.
 MINIMUM LOT FRONTALAGE = 150 FEET
 FRONT YARD = 30 FEET (MIN.)
 REAR YARD = 15 FEET (MIN.)
 SIDE YARD = 15 FEET

NOTE:
 LOTS 4, 5, & 6 SHALL HAVE A FIRE SUPPRESSION (SPRINKLER) SYSTEM TO MEET THE SATISFACTION OF THE HUDSON FIRE DEPARTMENT. FIRE CISTERN TO BE LOCATED AT STATION 7+00 AS SHOWN.

NOTE:
 ALL DRAINAGE, INCLUDING ITS COMPONENTS, OUTSIDE THE DEDICATED RIGHT OF WAY SHALL BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION.

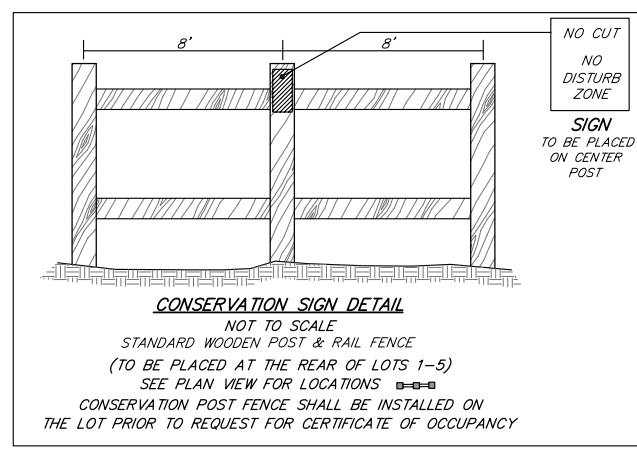
NOTE:
 SCREENING TREES AND SHRUBS PLACED BEHIND LOT 3 AND SMF 2 BE OF SUFFICIENT HEIGHT AND SPECIES TYPE TO PROVIDE A VISUAL SCREENING WITHIN A REASONABLE NUMBER OF YEARS.

MAP 231, LOT 007
 KEVIN HICKEY
 6 DUMONT ROAD
 HUDSON, NH 03051
 BK:8147 PG:2432

REV. 6		
REV. 5		
REV. 4		
REV. 3		
REV. 2	6/7/21	BY:PM/IA
TOWN/PEER COMMENTS		
REV. 1	5/18/21	BY:PM/IA
TOWN/PEER COMMENTS		

GRADING PLAN
'Forest Meadows'
 58R GOWING ROAD
 HUDSON, NEW HAMPSHIRE
 ASSESSOR'S MAP 237 / LOT 032
 OWNER/APPLICANT
 KLN CONSTRUCTION COMPANY, INC.
 70 BRIDGE STREET, UNIT 1
 PELHAM, NH 03076
 BK 9353 PG 2517, HCRD
 April 5, 2021
 SCALE: 1"=50'

DESIGNED BY: JAB SURVEYED BY: KDM
 DRAFTED BY: WJ/PCM JOB NUMBER: 8149
 APPROVED BY: JAB ACAD FILE: 8149.dwg



NOTE:
 THERE WILL BE NO EXTERIOR LIGHTING.

NOTE:
 ORANGE CONSTRUCTION FENCING TO BE PLACED AT ALL WETLAND BUFFERS WITHIN 50' OF PROPOSED GRADING UNLESS OTHERWISE APPROVED. FENCE IS RECOMMENDED DURING BUILD OUT, AND KEPT UP UNTIL THE SITE IS COMPLETE.

NOTE:
 STREET TREES SHOWN ON THE PLAN ARE REDPOINTE MAPLES (MR) SEE SHEET 11 FOR LANDSCAPE SPECIFICATIONS AND DETAILS SEE SHEET 11 FOR ADDITIONAL LANDSCAPING ALONG ASHLYN DRIVE

Approved by the Hudson, NH Planning Board

SUBDIVISIONS ARE VALID FOR TWO YEARS FROM THE DATE OF PLANNING BOARD MEETING FINAL APPROVAL FOR AN APPLICANT TO GAIN AN EXEMPTION FROM ALL SUBSEQUENT CHANGES IN SUBDIVISION REGULATIONS, SITE PLAN REGULATIONS AND CHANGES TO THE ZONING ORDINANCE, SEE NH RSA 674:39

Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.

DATE OF MEETING:	DATE	SIGNATURE	DATE
PLANNING BOARD CHAIRMAN			
PLANNING BOARD SECRETARY			

MAP 237, LOT 027
 TERRENCE & MICHELLE CHAMPION
 7 CHISWICK ROAD
 HUDSON, NH 03051
 BK:3354 PG:473

MAP 237, LOT 028
 SHEILA SPEENBURGH
 5 CHISWICK ROAD
 HUDSON, NH 03051
 BK:8224 PG:1388

MAP 237, LOT 031
 ROBERT VIGANT
 7 SENTER FARM ROAD
 HUDSON, NH 03051
 BK:7728 PG:1547

MAP 237, LOT 033
 JEFFREY & LORI HUGHES
 58 GOWING ROAD
 HUDSON, NH 03051
 BK:8721 PG:1131

MAP 237, LOT 034
 ESTATE OF LOUISE J. TYRRELL
 60 GOWING ROAD
 HUDSON, NH 03051
 BK:8614 PG:2966

MAP 237, LOT 035
 ERIC MONTAGUE
 62 GOWING ROAD
 HUDSON, NH 03051
 BK:8704 PG:882

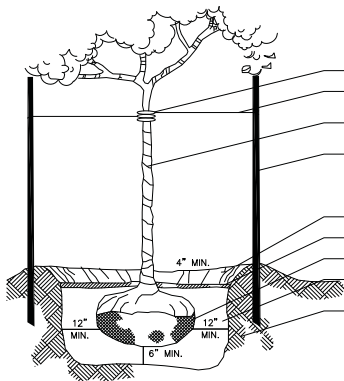
MAP 231, LOT 001
 KEVIN FANNING
 64 GOWING ROAD
 HUDSON, NH 03051
 BK:9164 PG:24

MAP 231, LOT 002
 JAMES JR & PAULINE LANFORD
 66 GOWING ROAD
 HUDSON, NH 03051
 BK:2551 PG:688

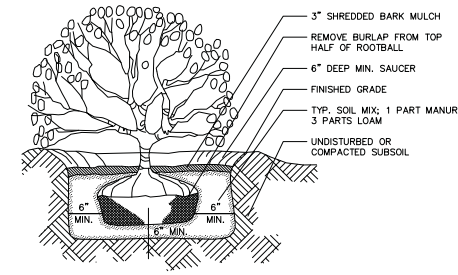
MAP 231, LOT 003
 SPENCER IRREVOCABLE TRUST
 ELIZABETH A. SPENCER, TRUSTEE
 68 GOWING ROAD
 HUDSON, NH 03051
 BK:8569 PG:1598

MAP 231, LOT 004
 JAMES & DEBORAH JOY
 70 GOWING ROAD
 HUDSON, NH 03051
 BK:2388 PG:372

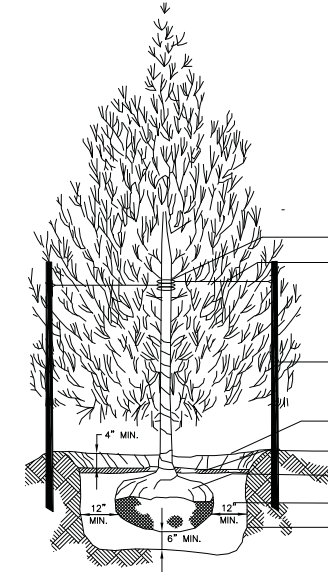
- TREES EXCEEDING 3" CALIPER SHALL HAVE GUY WIRES (3 EQUALLY SPACED AND STAKED) INSTEAD OF TWO BY TWO STAKING.
- TREES SHALL BE WATERED TWICE BY FLOODING DURING FIRST 24 HOURS AFTER PLANTING.
- STAKES SHALL BE CYPRESS OR OTHER WOOD OF COMPARABLE WEATHERING RESISTANCE.



TYPICAL DECIDUOUS PLANTING
NOT TO SCALE



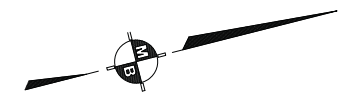
TYPICAL SHRUB PLANTING DETAIL
NOT TO SCALE



TYPICAL EVERGREEN PLANTING
NOT TO SCALE

- REINFORCED NEW RUBBER HOSE 1/2" I.D.
- DOUBLE STRAND #12 GALV. ANNEALED TWISTED WIRE
- 2 - 2" X 2" STAKES, SEVEN FOOT LENGTH, MIN. 18" IN THE GROUND, SPACED EQUALLY OUTSIDE OF PLANT PIT. STAKES SHOULD BE DRIVEN AT SLIGHT ANGLE AWAY FROM TREE AND PULLED VERTICAL WITH WIRE.
- SAUCER - (6" WIDTH)
- 3" SHREDDED BARK MULCH
- REMOVE BURLAP FROM TOP 1/2 OF BALL
- TYP. SOIL MIX: 1 PART WELL-ROTTED COW MANURE 3 PARTS LOAM
- COMPACTED OR UNDISTURBED SUBSOIL

- TREES EXCEEDING 3" CALIPER SHALL HAVE GUY WIRES (3 EQUALLY SPACED AND STAKED) INSTEAD OF TWO BY TWO STAKING.
- TREES SHALL BE WATERED TWICE BY FLOODING DURING FIRST 24 HOURS AFTER PLANTING.
- STAKES SHALL BE CYPRESS OR OTHER WOOD OF COMPARABLE WEATHERING RESISTANCE.



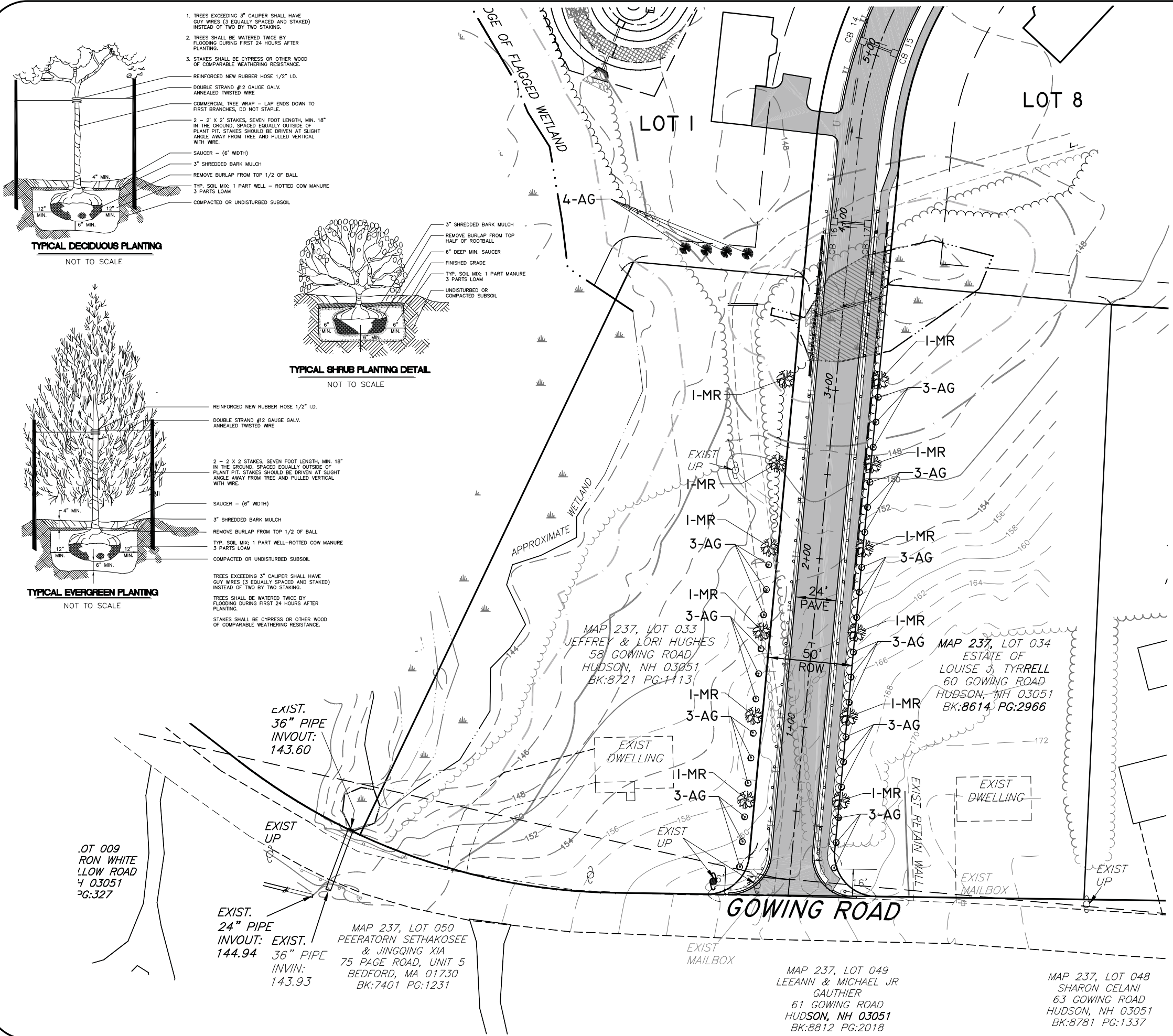
PLANTING SCHEDULE				
QTY.	SYM.	BOTANICAL NAME	COMMON NAME	SIZE
28*	MR	Acer rubrum 'Frank Jr'	Maple - Redpointe	30" - 36" cal.
34	AG	Thuja Plicata	Arborvitae-Green Giant	2 Gal.

*16 MR MAPLE REDPOINTS SHOWN ON SHT 10
 & 12 MR MAPLE REDPOINTS SHOWN ON SHT 11.

NOTE:
 SEE SHEET 10 FOR ADDITIONAL LANDSCAPING ALONG ASHLYN DRIVE

NOTE:
 SCREENING TREES AND SHRUBS PLACED BEHIND LOT 3 AND SMF 2 BE OF SUFFICIENT HEIGHT AND SPECIES TYPE TO PROVIDE A VISUAL SCREENING WITHIN A REASONABLE NUMBER OF YEARS.

NOTE:
 EXISTING STUMPS (3 TOTAL) TO BE REMOVED ON PARCEL 237-033.



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REV. 6		
REV. 5		
REV. 4		
REV. 3		
REV. 2	6/7/21	BY:PM/IA
TOWN/PEER COMMENTS		
REV. 1	5/18/21	BY:PM/IA
TOWN/PEER COMMENTS		

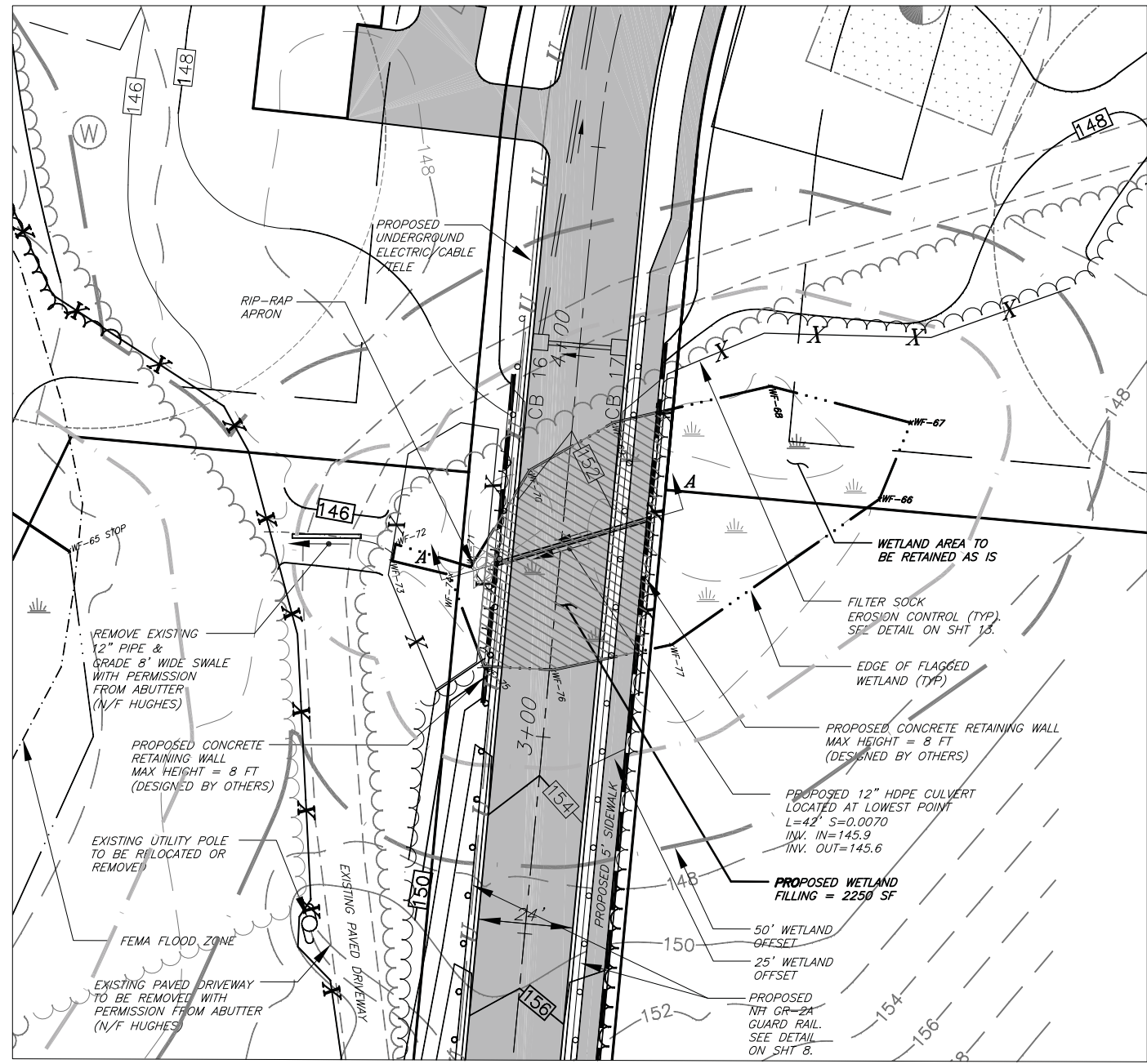
LANDSCAPE PLAN - ENTRANCE
"Forest Meadows"
 58R GOWING ROAD
 HUDSON, NEW HAMPSHIRE
 ASSESSOR'S MAP 237 / LOT 032
 OWNER/APPLICANT
 KLN CONSTRUCTION COMPANY, INC.
 70 BRIDGE STREET, UNIT 1
 PELHAM, NH 03076
 BK: 9353 PG: 2517, HCRD
 April 5, 2021

SCALE: 1"=30'

MEISNER BREM CORPORATION
 142 LITTLETON ROAD, WESTFORD, MA 01886 (978) 692-1313
 202 MAIN STREET, SALEM, NH 03079 (603) 693-3301

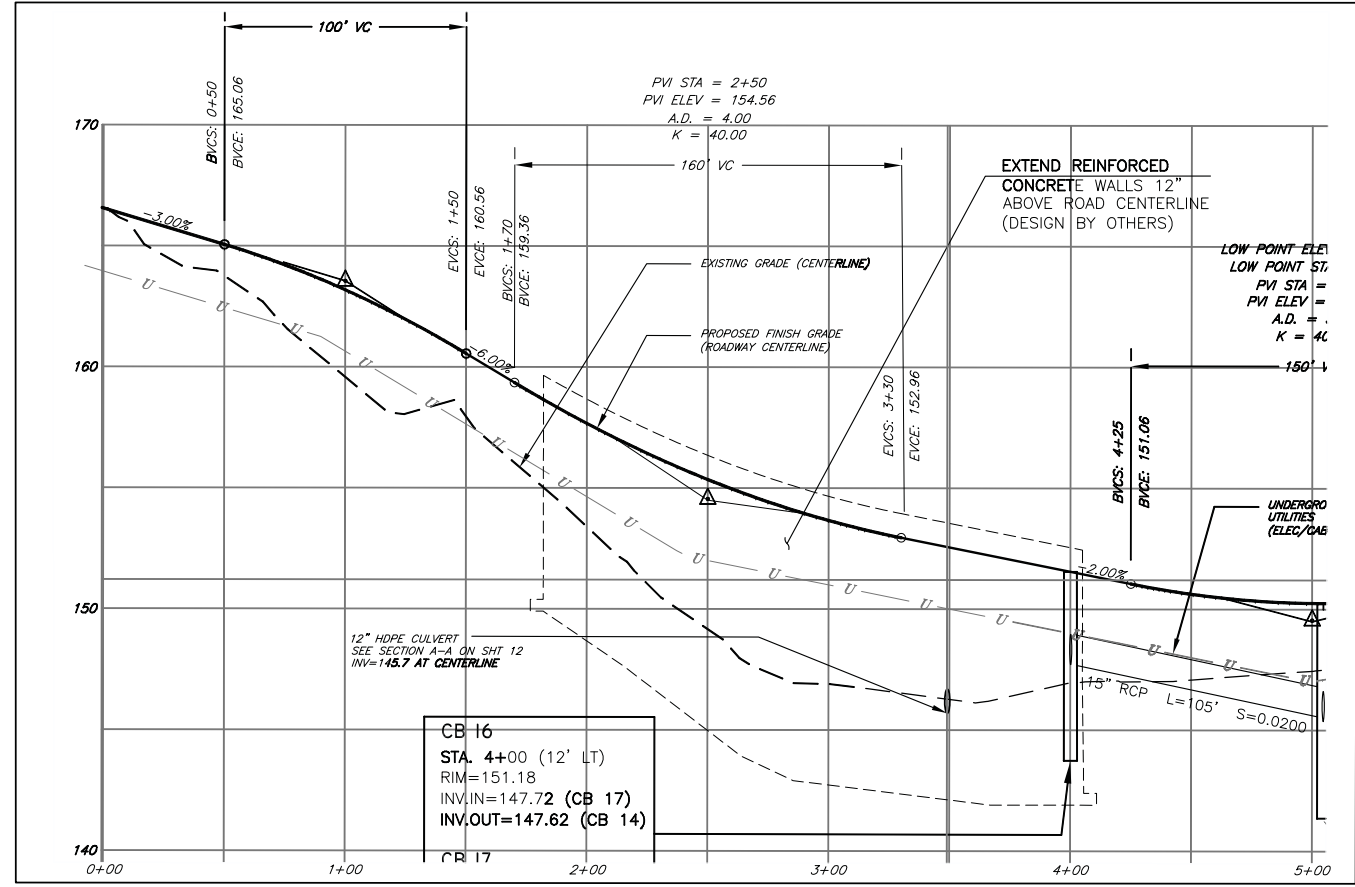
DESIGNED BY: JAB SURVEYED BY: KDM
 DRAFTED BY: IA/PCM JOB NUMBER: 8149
 APPROVED BY: JAB ACAD FILE: 8149.dwg

11 OF 16



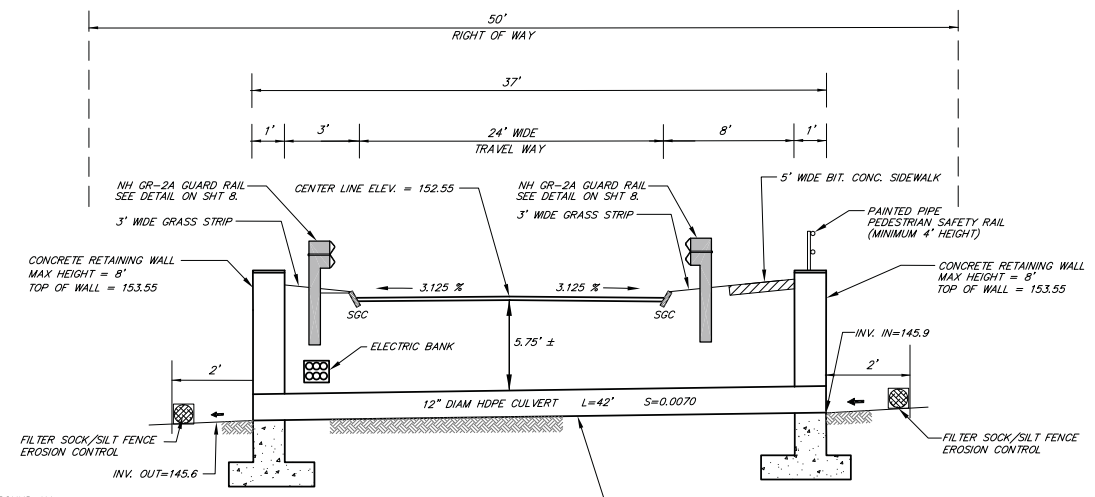
PLAN VIEW

SCALE: 1" = 20'



PROFILE VIEW - ASHLYN DRIVE

SCALE: HORIZONTAL 1" = 40'
VERTICAL 1" = 4'



CULVERT CROSSING DETAIL (STA 3+49) - SECTION A-A

NOT TO SCALE

CONSTRUCTION SEQUENCE:

1. EROSION CONTROL WILL BE PLACED AROUND ALL JURISDICTIONAL WETLANDS NOT TO BE IMPACTED.
2. ALL WORK IS TO BE PERFORMED IN THE DRY PERIOD OF THE YEAR.
3. GRADING/EXCAVATION WORK WILL BE DONE FOR THE INSTALLATION OF THE CULVERT.
4. ONCE GRADING AND ROUGH WORK HAS BEEN COMPLETED THE CULVERT AND CROSSING WILL BE INSTALLED.
5. ALL REMAINING AREAS OF EXPOSED DIRT WILL BE SEEDED WITH AN EROSION CONTROL MIX.
6. ONCE THE AREA HAS BEEN ESTABLISHED THE EROSION CONTROL WILL BE REMOVED.

Approved by the Hudson, NH Planning Board		Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.	
DATE OF MEETING:	DATE		SIGNATURE DATE
PLANNING BOARD CHAIRMAN			SIGNATURE DATE
PLANNING BOARD SECRETARY			SIGNATURE DATE

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REV. 6	
REV. 5	
REV. 4	
REV. 3	
REV. 2	6/7/21 BY:PM/IA
TOWN/PEER COMMENTS	
REV. 1	5/18/21 BY:PM/IA
TOWN/PEER COMMENTS	

DREDGE & FILL PLAN

58R GOWING ROAD
HUDSON, NEW HAMPSHIRE

ASSESSOR'S MAP 237 / LOT 032

OWNER/APPLICANT
KLN CONSTRUCTION COMPANY, INC.
70 BRIDGE STREET, UNIT 1
PELHAM, NH 03076
BK 9353 PG 2517, HCRD

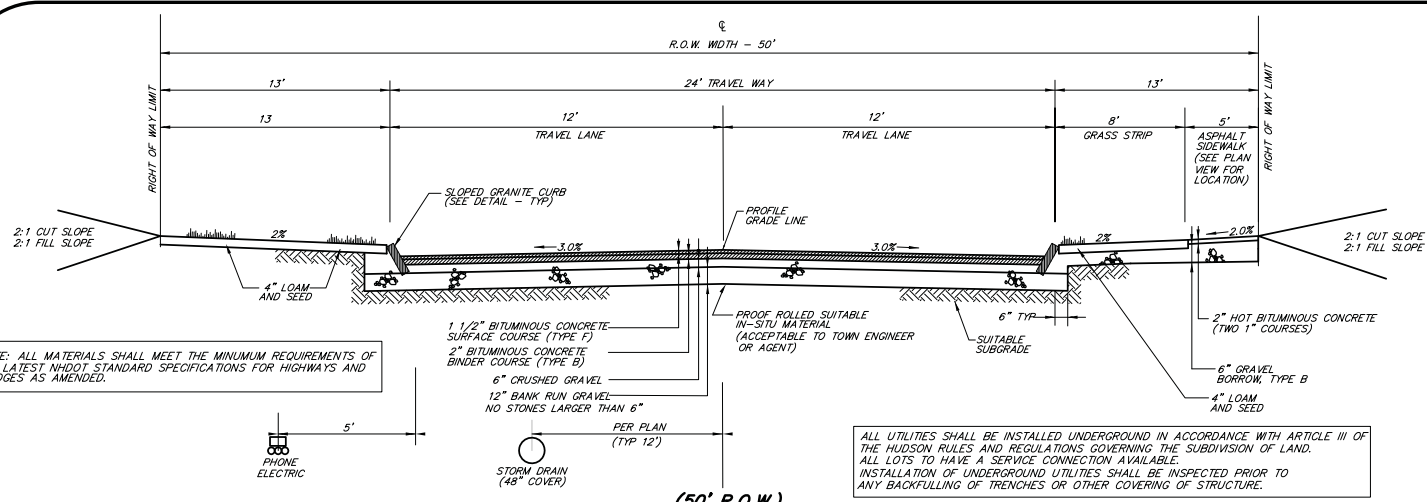
February 26, 2021

SCALE: 1" = 50'

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DESIGNED BY: JAB	SURVEYED BY: KDM	12 OF 16
DRAFTED BY: LA/PM	JOB NUMBER: 8149	
APPROVED BY: JAB	ACAD FILE: 8149.dwg	

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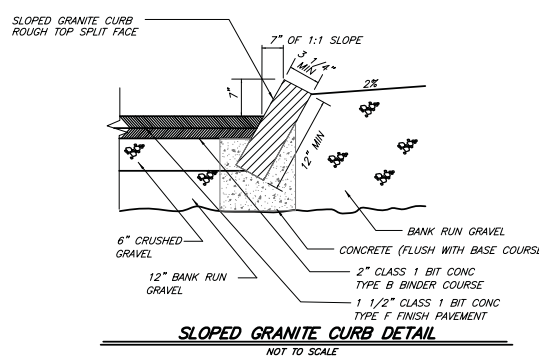


ASHLYN DRIVE

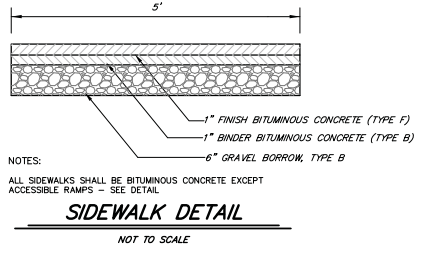


DEAD-END INFORMATIONAL SIGN
NOT TO SCALE

1. SIGN TO BE PLACED AT THE BEGINNING OF THE CUL-DE-SAC ROADWAY
2. SIGN SHALL HAVE BLACK LETTERING ON A YELLOW BACKGROUND
3. SIGN TO MEASURE 18" X 24"
4. SIGN TO BE AFFIXED TO A POLE MEASURING 6" FROM THE GROUND TO THE TOP OF THE SIGN

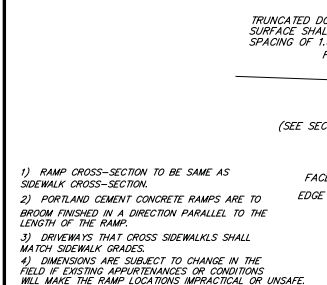


SLOPED GRANITE CURB DETAIL
NOT TO SCALE

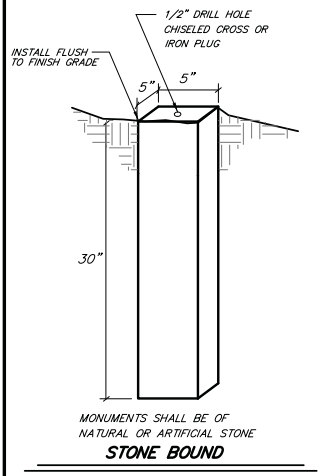


SIDEWALK DETAIL
NOT TO SCALE

STREET SIGN
NOT TO SCALE



1. RAMP CROSS-SECTION TO BE SAME AS SIDEWALK CROSS-SECTION.
2. PORTLAND CEMENT CONCRETE RAMP ARE TO BE FINISHED IN A DIRECTION PARALLEL TO THE LENGTH OF THE RAMP.
3. DRIVEWAYS THAT CROSS SIDEWALKS SHALL MATCH SIDEWALK GRADES.
4. DIMENSIONS ARE SUBJECT TO CHANGE IN THE FIELD IF EXISTING APPEARANCES OR CONDITIONS WILL MAKE THE RAMP LOCATIONS IMPRACTICAL OR UNSAFE.



Approved by the Hudson, NH Planning Board

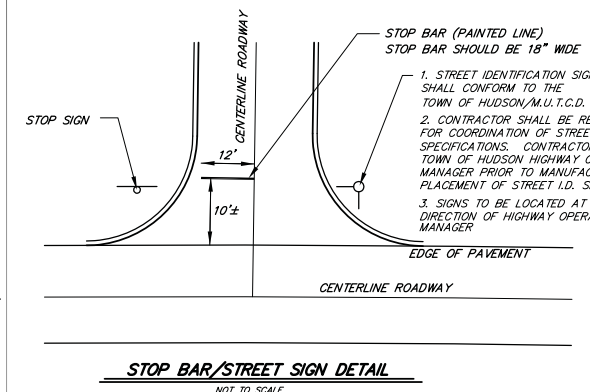
SUBDIVISIONS ARE VALID FOR TWO YEARS FROM THE DATE OF PLANNING BOARD MEETING FINAL APPROVAL FOR AN APPLICANT TO GAIN AN EXEMPTION FROM ALL SUBSEQUENT CHANGES IN SUBDIVISION REGULATIONS, SITE PLAN REGULATIONS AND CHANGES TO THE ZONING ORDINANCE, SEE NH RSA 674:39

DATE OF MEETING: _____ DATE _____ SIGNATURE DATE _____

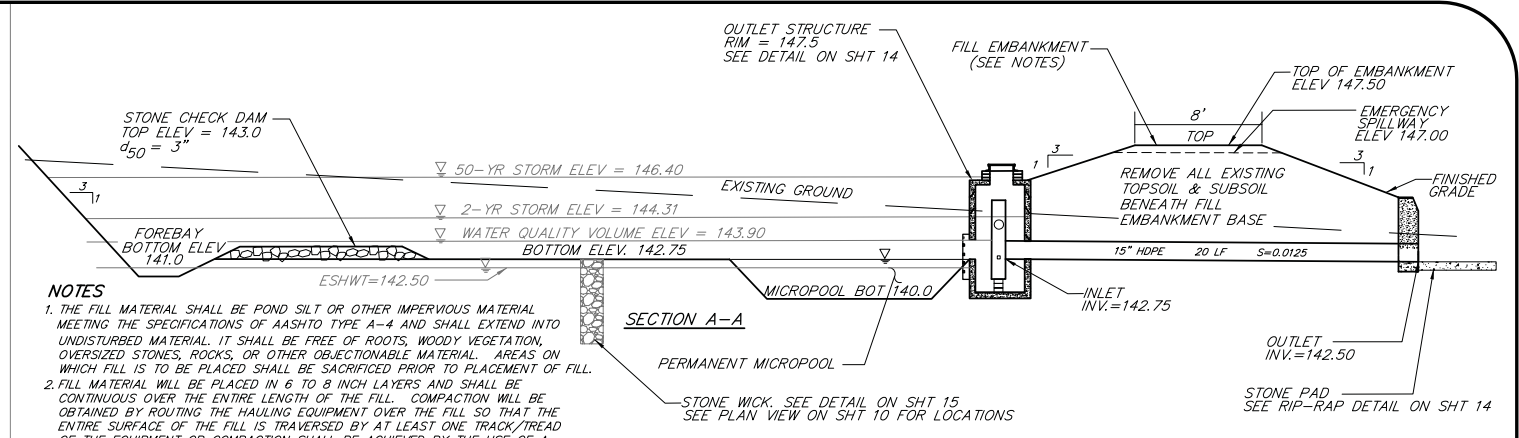
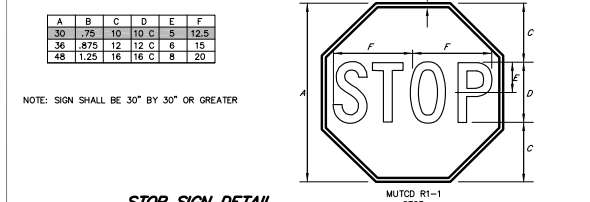
PLANNING BOARD CHAIRMAN _____ SIGNATURE DATE _____

PLANNING BOARD SECRETARY _____ SIGNATURE DATE _____

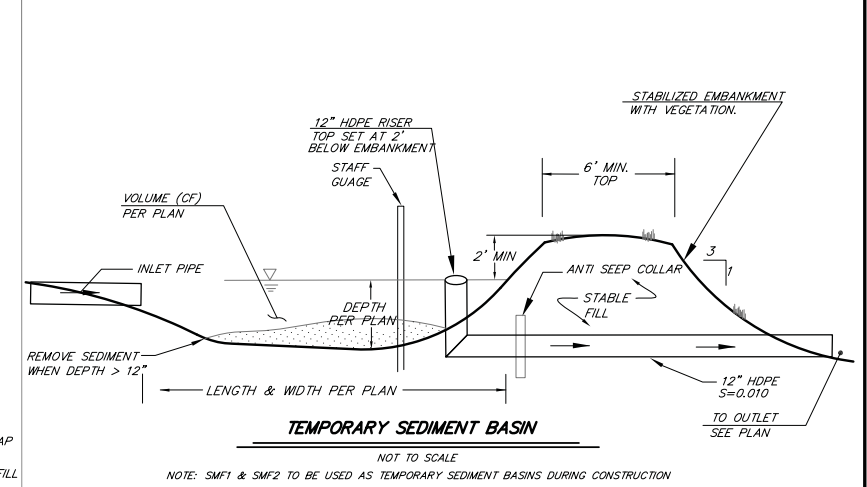
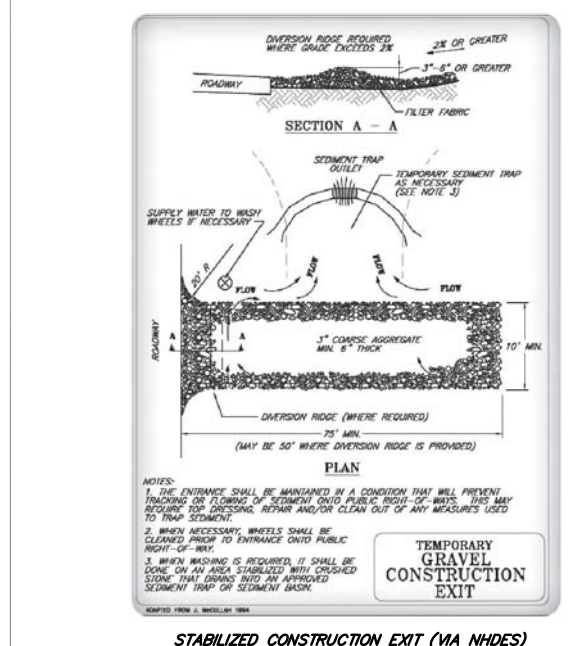
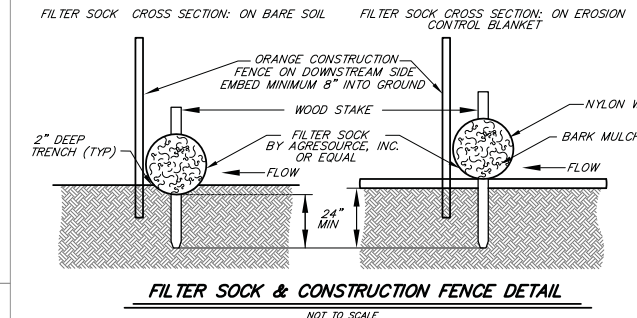
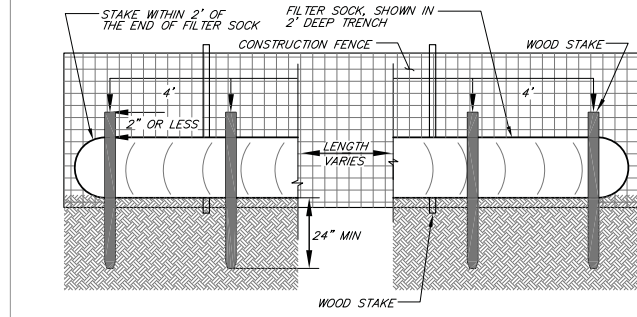
Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.



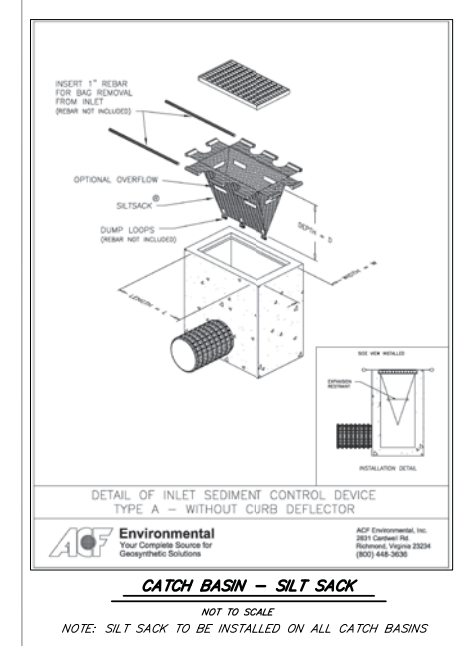
1. STOP SIGN SHALL BE PLACED NOT LESS THAN 6 FEET FROM EDGE OF TRAVELED WAY.
2. STOP SIGN SHALL BE PLACED NOT LESS THAN 7 FEET IN HEIGHT FROM FINISHED GRADE.
3. STOP SIGN SHALL UTILIZE A GREEN ENAMEL U-CHANNEL



- NOTES**
1. THE FILL MATERIAL SHALL BE POND SILT OR OTHER IMPERVIOUS MATERIAL MEETING THE SPECIFICATIONS OF AASHTO TYPE A-4 AND SHALL EXTEND INTO UNDISTURBED MATERIAL. IT SHALL BE FREE OF ROOTS, WOODY VEGETATION, OVERSIZED STONES, ROCKS, OR OTHER OBJECTIONABLE MATERIAL AREAS ON WHICH FILL IS TO BE PLACED SHALL BE SACRIFICED PRIOR TO PLACEMENT OF FILL.
 2. FILL MATERIAL WILL BE PLACED IN 6 TO 8 INCH LAYERS AND SHALL BE CONTINUOUS OVER THE ENTIRE LENGTH OF THE FILL. COMPACTION WILL BE OBTAINED BY ROUTING THE HAULING EQUIPMENT OVER THE FILL SO THAT THE ENTIRE SURFACE OF THE FILL IS TRAVERSED BY AT LEAST ONE TRACK/TREAD OF THE EQUIPMENT OR COMPACTION SHALL BE ACHIEVED BY THE USE OF A COMPACTOR. THE EMBANKMENT SHALL BE CONSTRUCTED TO AN ELEVATION 10 PERCENT HIGHER THAN THE DESIGN HEIGHT TO ALLOW FOR SETTLEMENT IF COMPACTION IS OBTAINED WITH HAULING EQUIPMENT. IF COMPACTORS ARE USED FOR COMPACTION, THE OVERBUILD MAY BE REDUCED TO 5 PERCENT.
 3. DETENTION BASIN SHALL BE STABILIZED WITH A MINIMUM OF 4" OF LOAM & SEED.
 4. KEEP HEAVY CONSTRUCTION EQUIPMENT OFF OF BASIN AREA DURING AND AFTER CONSTRUCTION.
 5. EXCAVATION DEWATERING & CONSTRUCTION SITE RUNOFF SHALL BE DIRECTED AWAY FROM BASIN AREA.
 6. KEEP BASIN OFFLINE UNTIL CONTRIBUTORY RUNOFF AREA IS STABILIZED.
 7. USE ONLY NATIVE GRASS SEED OR PER PLANTING PLAN



NOTE: SMF1 & SMF2 TO BE USED AS TEMPORARY SEDIMENT BASINS DURING CONSTRUCTION



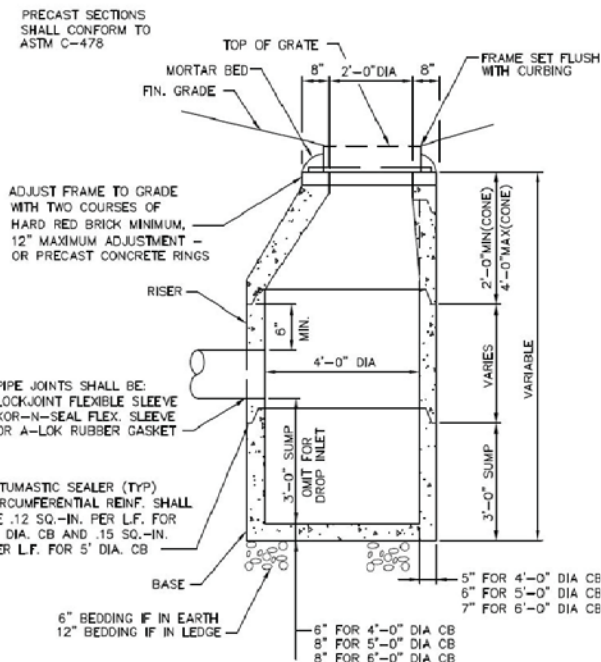
NOTE: SILT SACK TO BE INSTALLED ON ALL CATCH BASINS

REV. 6
REV. 5
REV. 4
REV. 3
REV. 2 6/7/21 BY:PM/IA
TOWN/PEER COMMENTS
REV. 1 5/18/21 BY:PM/IA
TOWN/PEER COMMENTS

DETAIL SHEET
"Forest Meadows"
58R GOWING ROAD
HUDSON, NEW HAMPSHIRE
ASSESSOR'S MAP 237 / LOT 032
OWNER/APPLICANT
KLN CONSTRUCTION COMPANY, INC.
70 BRIDGE STREET, UNIT 1
PELHAM, NH 03076
BK 9353 PG 2517, HCRD
April 5, 2021
SCALE: AS SHOWN

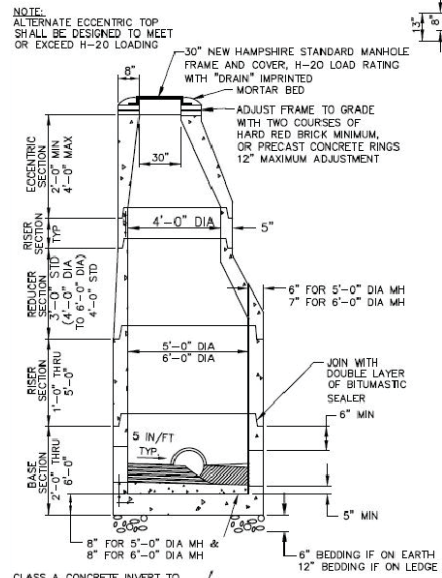
DESIGNED BY: JAB SURVEYED BY: KDM
DRAFTED BY: IA/PDM JOB NUMBER: 8149
APPROVED BY: JAB ACAD FILE: 8149.dwg

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CATCH BASIN DETAIL
NOT TO SCALE

NOTE: CB 24 & 25 TO USE SINGLE FRAME DOUBLE GRATE (NH-DOT TYPE B).
CB 16 & 17 TO USE NEEHAH 3589-LL & 3589-LR HIGH CAPACITY GRATES.
ALL OTHER CB TO USE NH-DOT TYPE B GRATE.

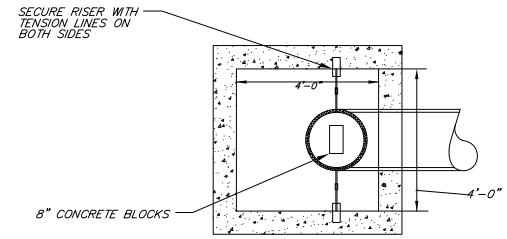


DRAIN MANHOLE DETAIL
NOT TO SCALE

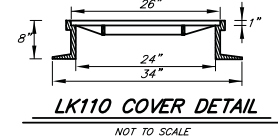
- GENERAL NOTES FOR MH'S AND CB'S**
NOT BE CONTROLLED WITHIN NORMAL LIMITS, VARIATIONS IN THE STUB LENGTH MAY BE NECESSARY.
- | SECTION SIZE | STEEL REQUIREMENT |
|--------------|-------------------|
| 4'-0" DIA | 0.12 SQ. IN./L.F. |
| 5'-0" DIA | 0.15 SQ. IN./L.F. |
| 6'-0" DIA | 0.18 SQ. IN./L.F. |
| 8'-0" DIA | 0.24 SQ. IN./L.F. |
- REINFORCING STEEL SHALL CONFORM TO THE LATEST ASTM A186 SPECIFICATIONS.
 - CONCRETE SHALL HAVE A COMPRESSIVE STRENGTH OF 4000 PSI MINIMUM.
 - DESIGN SPECIFICATIONS SHALL CONFORM TO ASTM C478 LATEST EDITION.
 - BASE SECTIONS SHALL BE POURED MONOLITHICALLY.
 - PIPE JOINTS SHALL BE: LOCK JOINT, FLEXIBLE SLEEVE KOR-N-SEAL FLEXIBLE SLEEVE A-LOK RUBBER GASKET
 - A FLEXIBLE JOINT SHALL BE PROVIDED WITHIN THE FOLLOWING DISTANCES:

PIPE TYPE	PIPE SIZE	DISTANCE
ROP & CI	ALL SIZES	4'-0"
DI	ALL SIZES	NONE REQUIRED

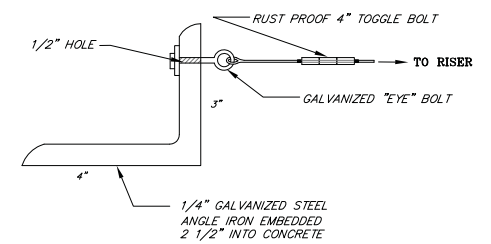
 UNDER SEVERE CONDITIONS WHEN DIFFERENTIAL SETTING CAN NOT BE CONTROLLED WITHIN NORMAL LIMITS, VARIATIONS IN THE STUB LENGTH MAY BE NECESSARY.



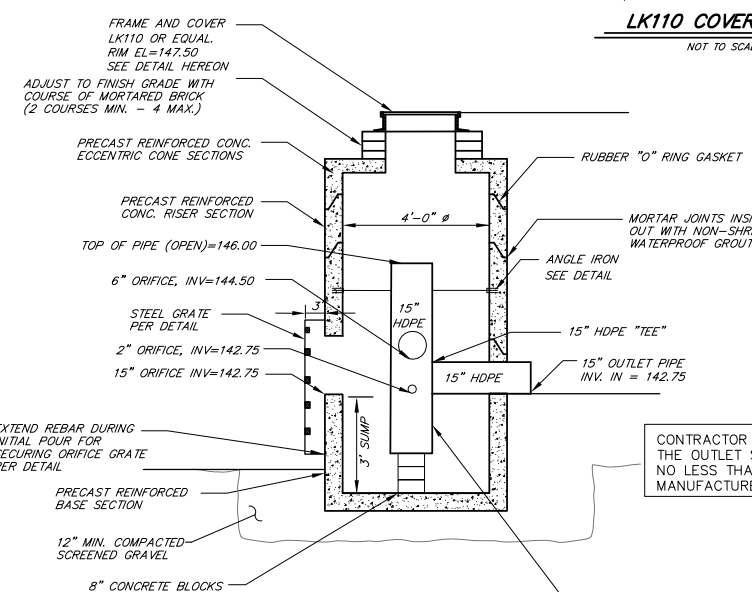
OUTLET STRUCTURE PLAN VIEW
NOT TO SCALE



LK110 COVER DETAIL
NOT TO SCALE

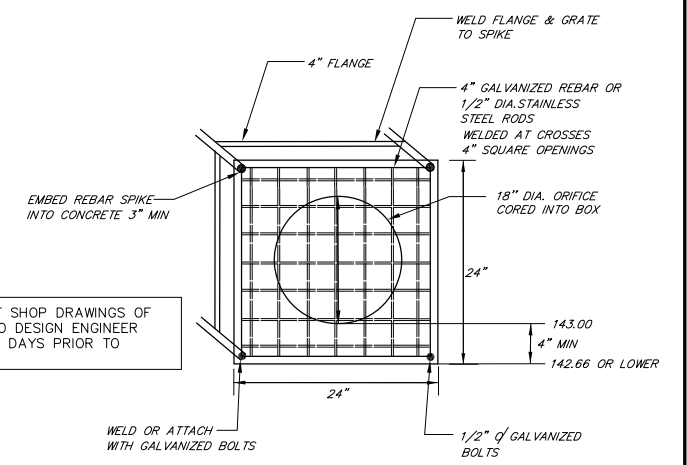


ANGLE AND TENSION LINE DETAIL
NOT TO SCALE

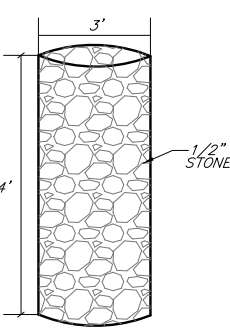


CONCRETE BOX OUTLET CONTROL STRUCTURE #11
NOT TO SCALE

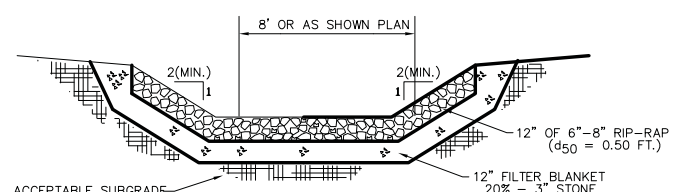
CONTRACTOR MUST SUBMIT SHOP DRAWINGS OF THE OUTLET STRUCTURE TO DESIGN ENGINEER NO LESS THAN 4 WORKING DAYS PRIOR TO MANUFACTURE



ORIFICE GRATE DETAIL - SMF 1
NOT TO SCALE

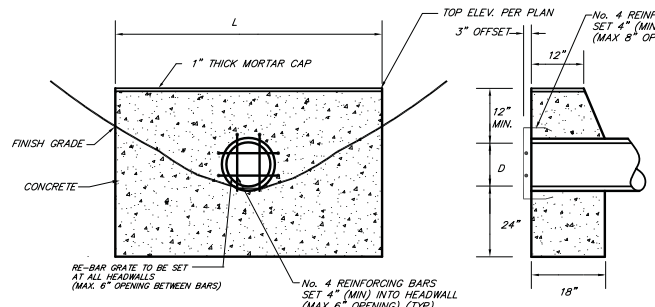


STONE WICK
NOT TO SCALE



RIP-RAP SPILLWAY
NOT TO SCALE

- NOTES**
- STONE SHALL BE HARD, DURABLE, ANGULAR IN SHAPE, RESISTANT TO WEATHERING, AND FREE FROM OVERBURDEN, SPOIL, SHALE AND ORGANIC MATTER.
 - ALL RIP-RAP SHALL MAINTAIN STONES WITH A MINIMUM VOLUME OF .75 CUBIC FEET FOR 75% AND A MINIMUM THICKNESS OF 0.50 FT. FOR 50% (d_{50}).
 - RIP-RAP AT HEADWALL OUTLETS SHALL EXTEND AT LEAST 10 FEET (L=10') UNLESS OTHERWISE SHOWN.



FRONT - SINGLE PIPE

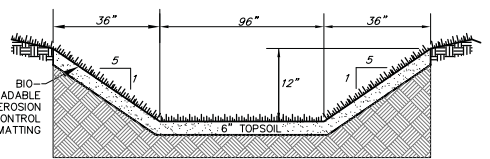


END

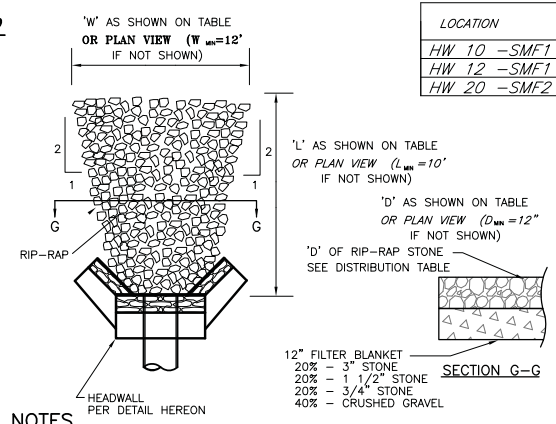
D (IN)	L (IN)	F.S.M. C.Y.
12	7'-6"	1.49
15	8'-9"	1.84
18	10'-0"	2.18
24	12'-6"	3.13
30	15'-0"	4.12

- NOTES**
- STONE TO BE MIN. OF 5" THICK AND A VOLUME OF 1 CU.FT. EACH 50% OF THE TOTAL MASONRY SHALL BE STONE.
 - MAXIMUM AND MINIMUM PROJECTIONS OF ROCK FROM PITCH LINE SHALL BE 2"
 - DITCH BOTTOM AT HEADWALL OUTFALL SHALL BE STONE RIP-RAP FOR A DISTANCE SPECIFIED HEREON
 - FIELDSTONE MASONRY MAY BE SUBSTITUTED WITH 3,000 PSI REINFORCED CONCRETE, SHOP DRAWINGS OF CHANGES TO BE APPROVED BY MEISNER BREM CORPORATION.

TYPICAL HEADWALL
NOT TO SCALE



WATER QUALITY SWALE
NOT TO SCALE



- NOTES**
- STONE SHALL BE HARD, DURABLE, ANGULAR IN SHAPE, RESISTANT TO WEATHERING, AND FREE FROM OVERBURDEN, SPOIL, SHALE AND ORGANIC MATTER.
 - ALL RIP-RAP SHALL MAINTAIN STONES WITH A MINIMUM VOLUME OF .75 CUBIC FEET FOR 75%, AND A MINIMUM THICKNESS OF 0.50 FT. FOR 50% (d_{50}).
 - RIP-RAP SHALL BE LOCATED ONLY ON THE DOWNSTREAM HEADWALL UNLESS OTHERWISE SHOWN.

RIP-RAP AT OUTLET APRON DETAIL
NOT TO SCALE

LOCATION	L (FT)	W (FT)	D (IN)
HW 10 - SMF1 OUT	10	14	6
HW 12 - SMF1 IN	17	23	8
HW 20 - SMF2 IN	14	19	7

L' AS SHOWN ON TABLE OR PLAN VIEW ($D_{min}=10'$ IF NOT SHOWN)

D' AS SHOWN ON TABLE OR PLAN VIEW ($D_{min}=12'$ IF NOT SHOWN)

D' OF RIP-RAP STONE SEE DISTRIBUTION TABLE

ROCK SIZE DISTRIBUTION TABLE

% SMALLER BY WEIGHT	STONE SIZE (INCHES)
100	5"
85	4" to 5"
50	2" to 4"
15	1" to 2"

($d_{50} = 0.25$ FT.)

REV. 6

REV. 5

REV. 4

REV. 3

REV. 2 5/18/21 BY:PM/IA TOWN/PEER COMMENTS

REV. 1 5/18/21 BY:PM/IA TOWN/PEER COMMENTS

DETAIL SHEET

"Forest Meadows"

58R GOWING ROAD
HUDSON, NEW HAMPSHIRE

ASSESSOR'S MAP 237 / LOT 032

OWNER/APPLICANT
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April 5, 2021

SCALE: AS SHOWN

DESIGNED BY: JAB SURVEYED BY: KDM

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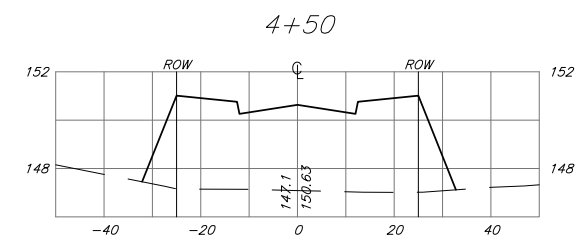
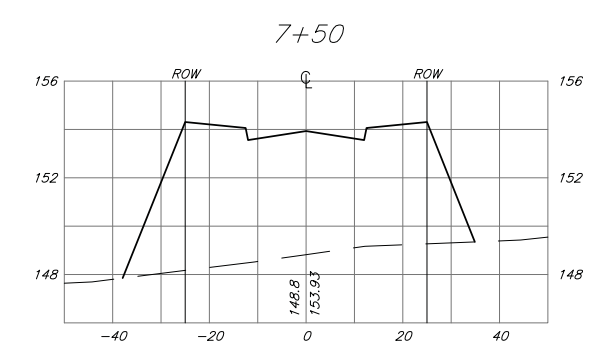
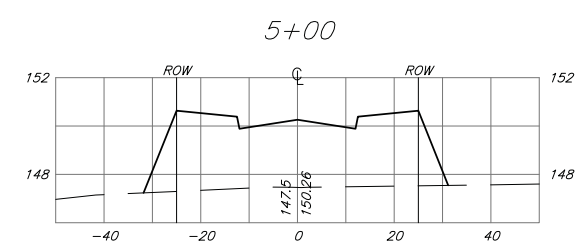
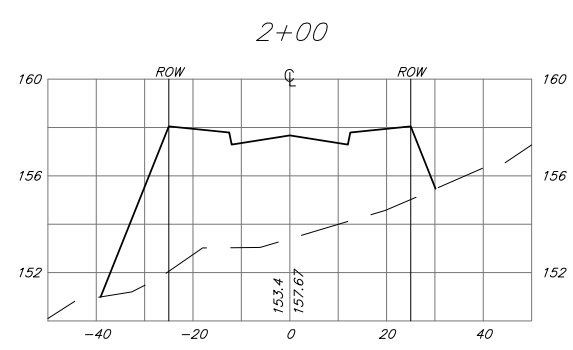
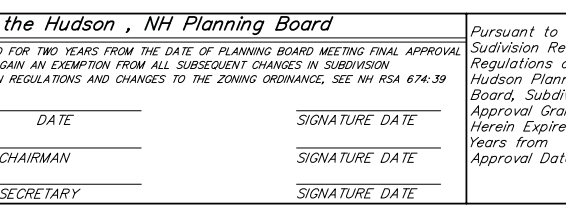
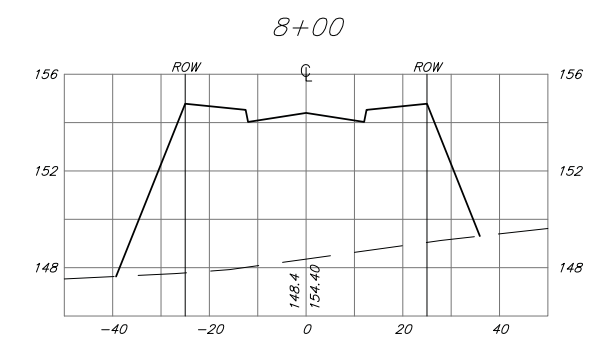
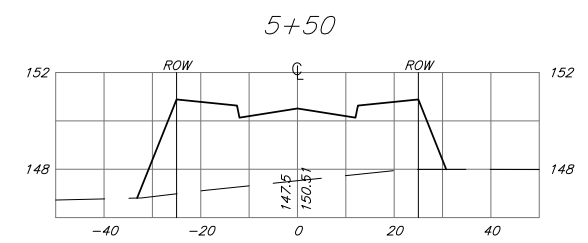
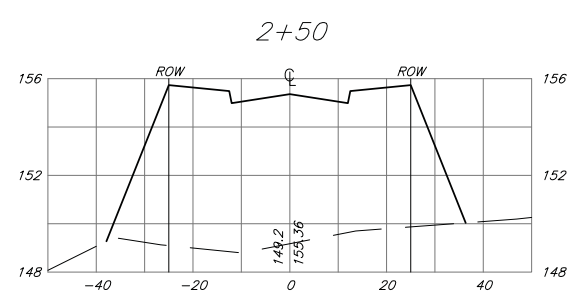
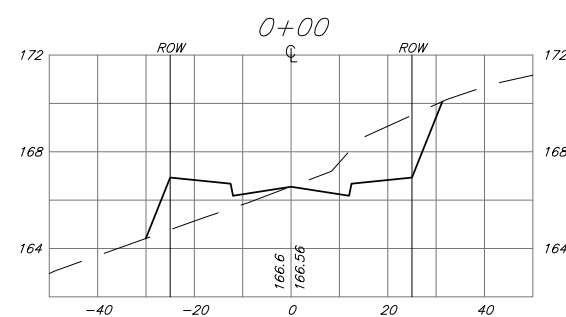
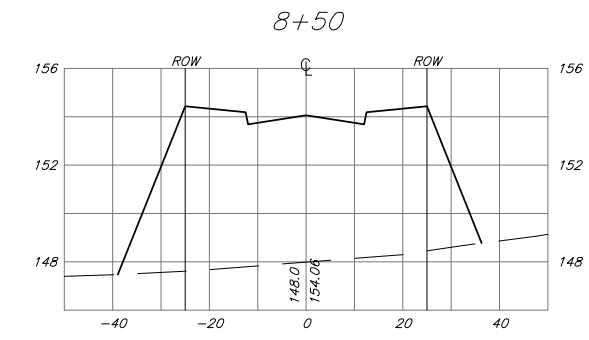
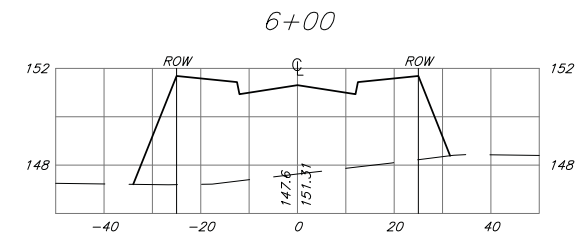
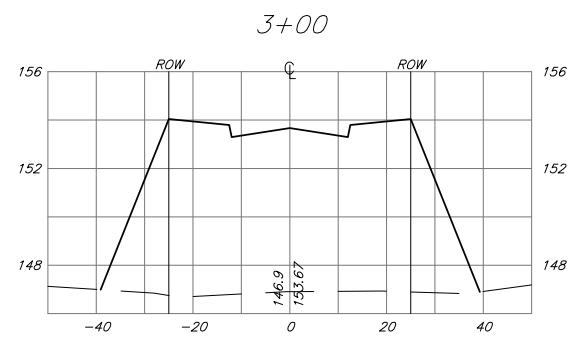
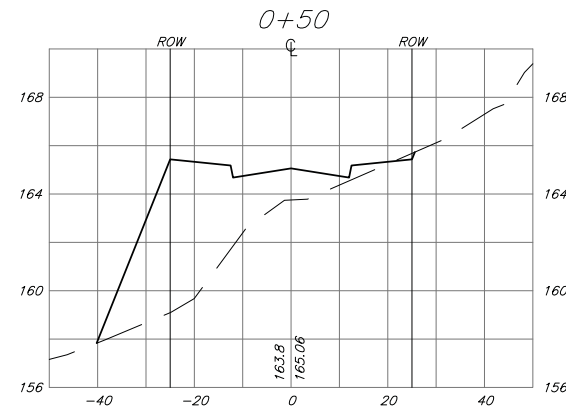
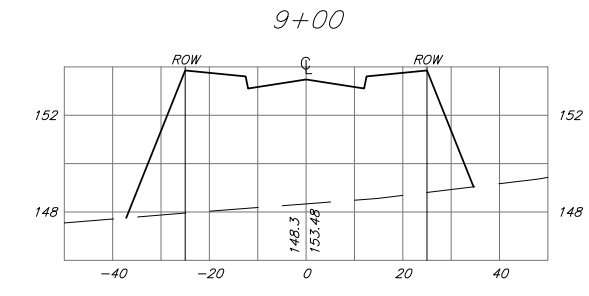
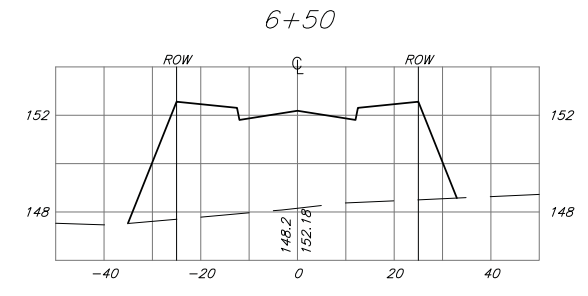
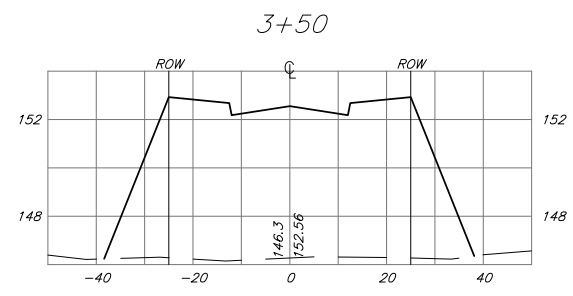
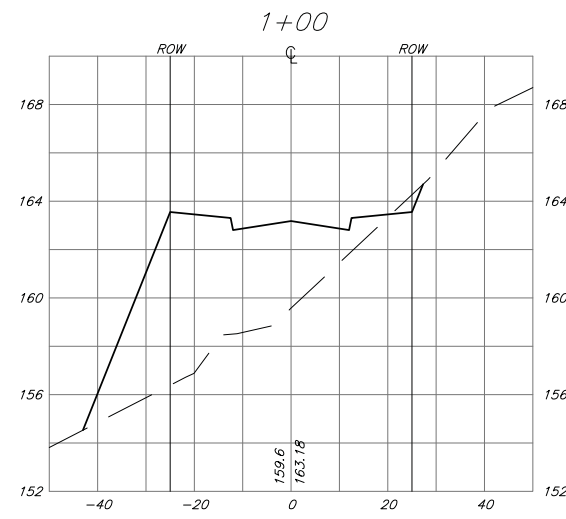
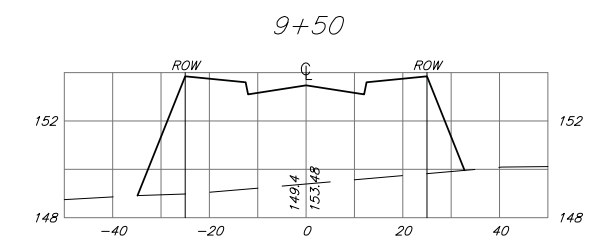
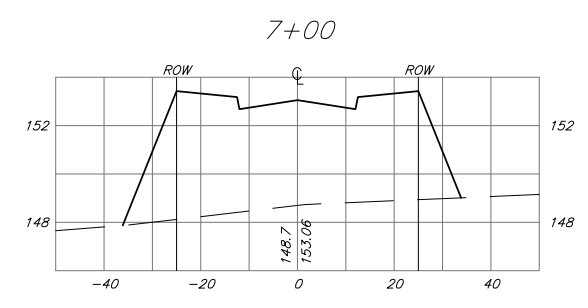
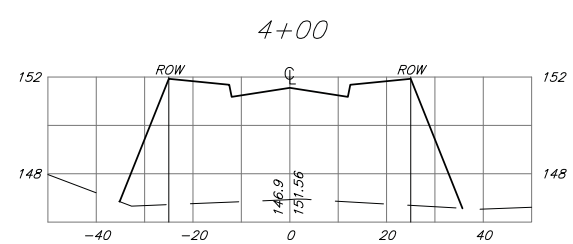
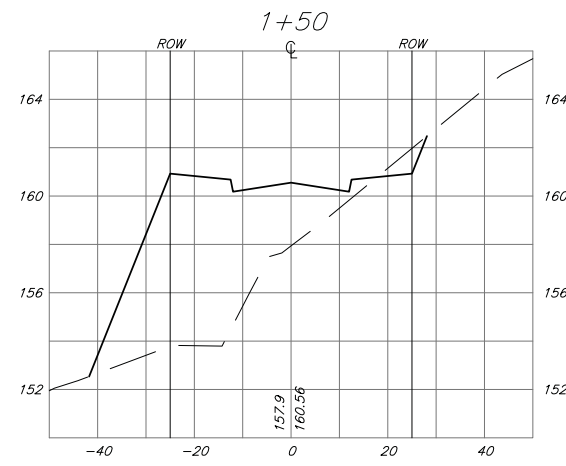
14 OF 16

Approved by the Hudson, NH Planning Board

SUBDIVISIONS ARE VALID FOR TWO YEARS FROM THE DATE OF PLANNING BOARD MEETING FINAL APPROVAL FOR AN APPLICANT TO GAIN AN EXEMPTION FROM ALL SUBSEQUENT CHANGES IN SUBDIVISION REGULATIONS, SITE PLAN REGULATIONS AND CHANGES TO THE ZONING ORDINANCE, SEE NH RSA 674:39

Pursuant to the Subdivision Review Regulations of the Hudson Planning Board, Subdivision Approval Granted Herein Expires Two Years from Approval Date.

DATE OF MEETING:	DATE	SIGNATURE	DATE
PLANNING BOARD CHAIRMAN			
PLANNING BOARD SECRETARY			



NOTES:
 1. SEE DETAIL SHEET 11 FOR TYPICAL SECTIONS PER TOWN OF HUDSON SUBDIVISION OF LAND REGULATIONS.

SECTIONS
 SCALE: Horizontal: 1"=20'
 Vertical: 1"=4'

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REV. 6	
REV. 5	
REV. 4	
REV. 3	
REV. 2	6/7/21 BY:PM/IA
TOWN/PEER COMMENTS	
REV. 1	5/18/21 BY:PM/IA
TOWN/PEER COMMENTS	

CROSS SECTIONS
 58R GOWING ROAD
 HUDSON, NEW HAMPSHIRE
 ASSESSOR'S MAP 237 / LOT 032
 OWNER/APPLICANT
 KLN CONSTRUCTION COMPANY, INC.
 70 BRIDGE STREET, UNIT 1
 PELHAM, NH 03076
 BK 9353 PG 2517, HC RD
 April 5, 2021
 50 25 0 50 100
 SCALE: 1"=50'

MEISNER BREM CORPORATION
 142 LITTLETON ROAD, WESTFORD, MA 01886 (978) 692-1313
 202 MAIN STREET, SALEM, NH 03079 (603) 893-3301

DESIGNED BY: JAB SURVEYED BY: KOM
 DRAFTED BY: IA/PM JOB NUMBER: 8149
 APPROVED BY: JAB ACAD FILE: 8149.dwg

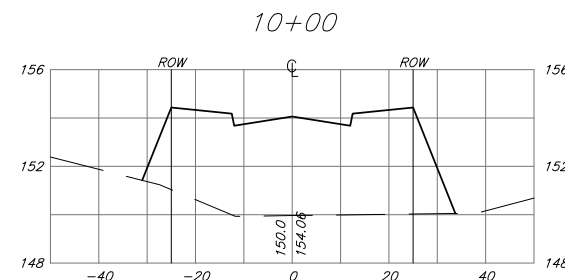
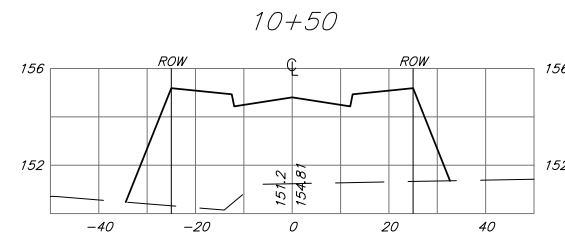
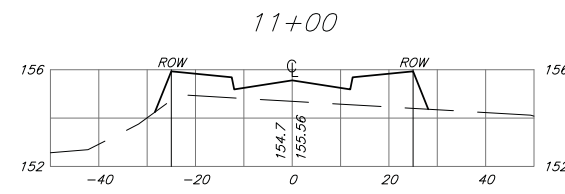
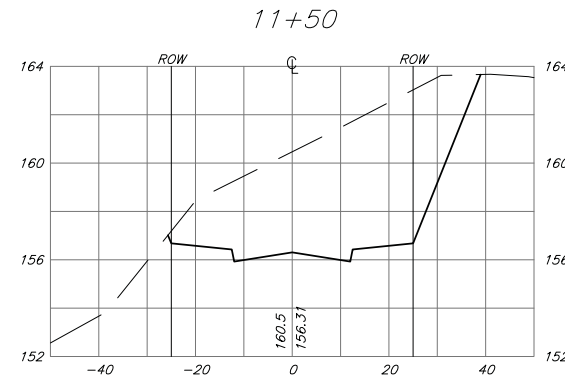
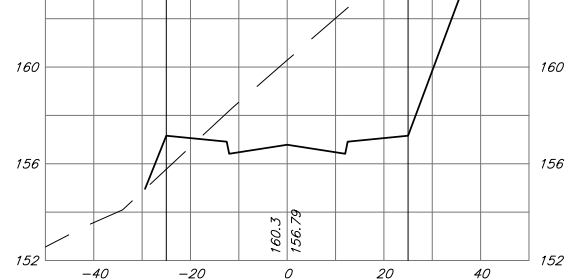
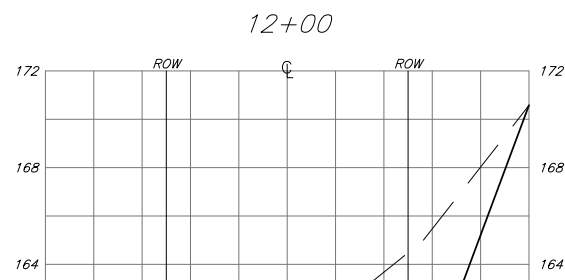
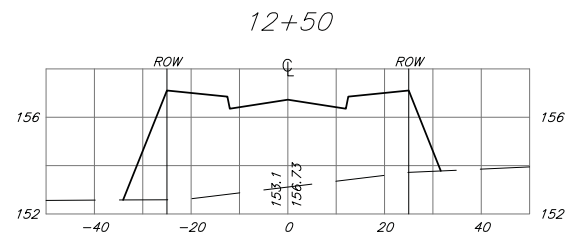
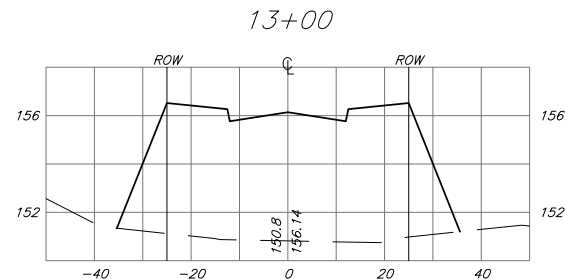
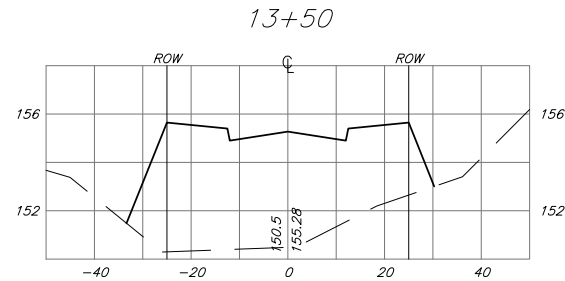
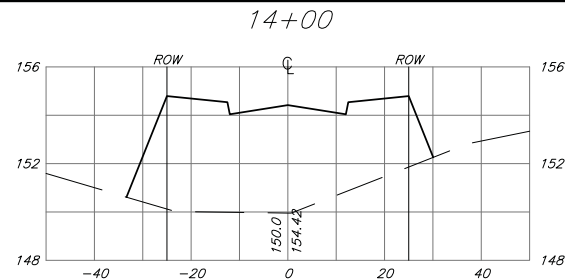
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PLANNING BOARD CHAIRMAN _____	SIGNATURE _____ DATE _____
PLANNING BOARD SECRETARY _____	SIGNATURE _____ DATE _____

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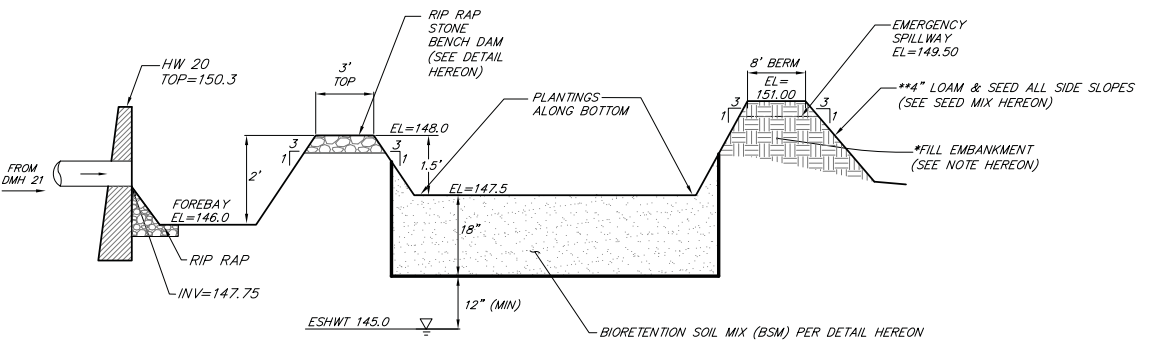
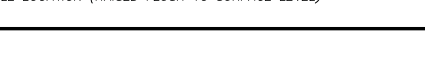
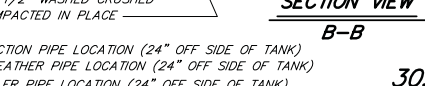
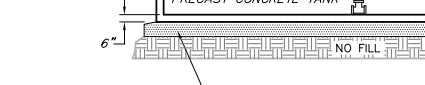
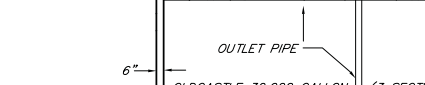
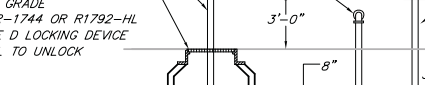
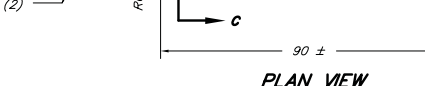
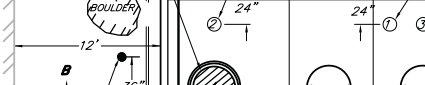
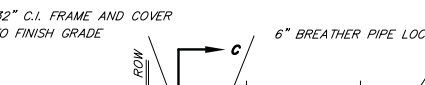
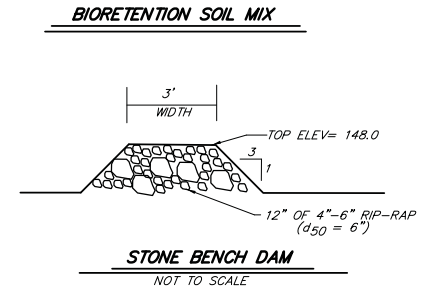
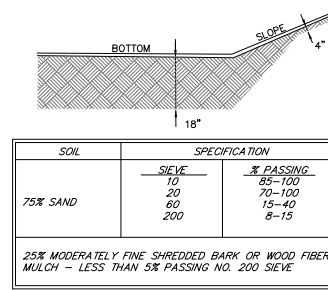
SECTIONS
SCALE: Horizontal: 1"=20'
Vertical: 1"=4'



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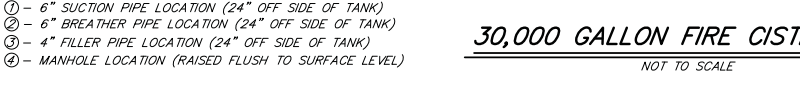
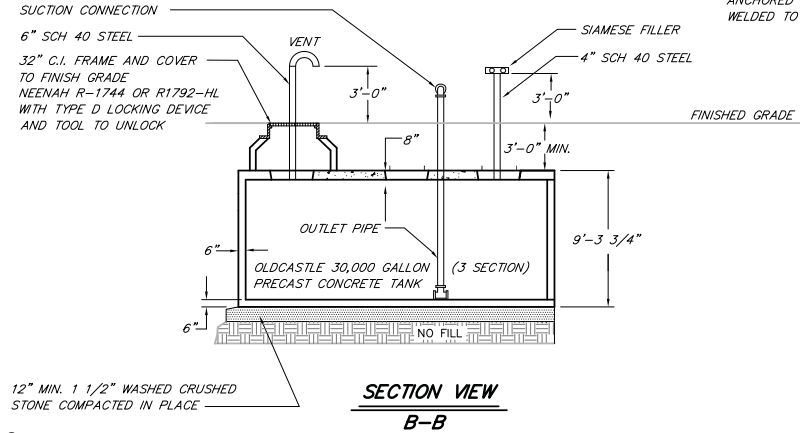
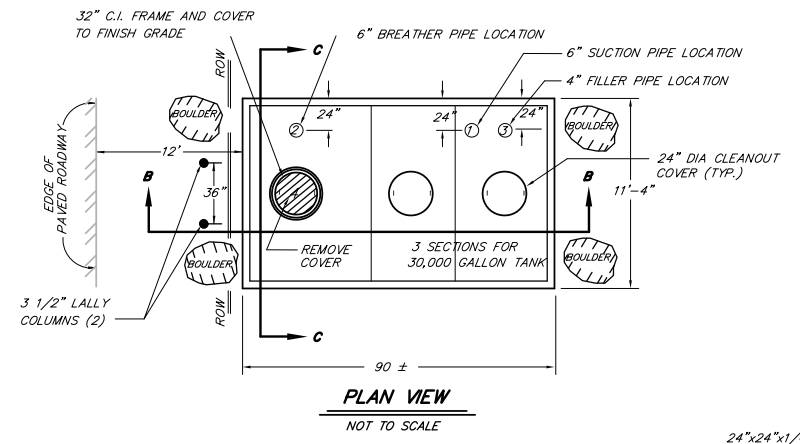


***FILL EMBANKMENT NOTES:**
1. THE FILL MATERIAL SHALL BE POND SILT OR OTHER IMPERVIOUS MATERIAL. IT SHALL BE FREE OF ROOTS, WOODY VEGETATION, OVERSIZED STONES, ROCKS, OR OTHER OBJECTIONABLE MATERIAL. AREAS ON WHICH FILL IS TO BE PLACED SHALL BE SACRIFICED PRIOR TO PLACEMENT OF FILL.
2. FILL MATERIAL WILL BE PLACED IN 6 TO 8 INCH LAYERS AND SHALL BE CONTINUOUS OVER THE ENTIRE LENGTH OF THE FILL. COMPACTION WILL BE OBTAINED BY ROUTING THE HAULING EQUIPMENT OVER THE FILL SO THAT THE ENTIRE SURFACE OF THE FILL IS TRAVERSED BY AT LEAST ONE TRACK/TREAD OF THE EQUIPMENT OR COMPACTION SHALL BE ACHIEVED BY THE USE OF A COMPACTOR. THE EMBANKMENT SHALL BE CONSTRUCTED TO AN ELEVATION 10 PERCENT HIGHER THAN THE DESIGN HEIGHT TO ALLOW FOR SETTLEMENT IF COMPACTION IS OBTAINED WITH HAULING EQUIPMENT. IF COMPACTORS ARE USED FOR COMPACTION, THE OVERBUILD MAY BE REDUCED TO 5 PERCENT.

**** SEED MIXTURE FOR SLOPES**
40% PERENNIAL RYE
30% CREEPING RED FESCUE
15% BIGHORN FESCUE
15% ANNUAL RYE
RATE: 3lbs / 1000 SF

COMMON NAME	SCIENTIFIC NAME	DELIVERED AS	NUMBER OF PLANTS
RIVER BIRCH	BITULA NEGRA	2" CALIPER	3
NORTHERN ARROWWOOD VIBURNUM	VIBURNUM RECOGNITUM	18" CONTAINER	7
NINEBARK	PHYSOCARPUS OPULIFOLUS	12" CONTAINER	9
BIRDSFOOT-TREFOIL	LOTUS-CORNICALATAS	12" CONTAINER	15
FINE-SHREDDED HARDWOOD MULCH		6 CUBIC YARDS	2-3" DEEP

SMF 2 -BIORETENTION FACILITY



NOTES:
1. ONE CUBIC YARD BOULDERS SHALL BE PROVIDED AT 8' O.C. AND 5' OFF TANK AFTER FINAL GRADING.
2. BACKFILL SHALL BE CLEAN EARTHEN FILL WITH NO STONES LARGER THAN 3" AND COMPACTED IN PLACE.
3. CONTRACTOR IS RESPONSIBLE FOR ARRANGING THE REQUIRED INSPECTIONS WITH THE HUDSON FIRE DEPARTMENT.
4. ALL STEEL SHALL BE PAINTED.
5. WATER LEVEL INDICATOR SHALL BE INSTALLED PER HUDSON REGULATIONS.

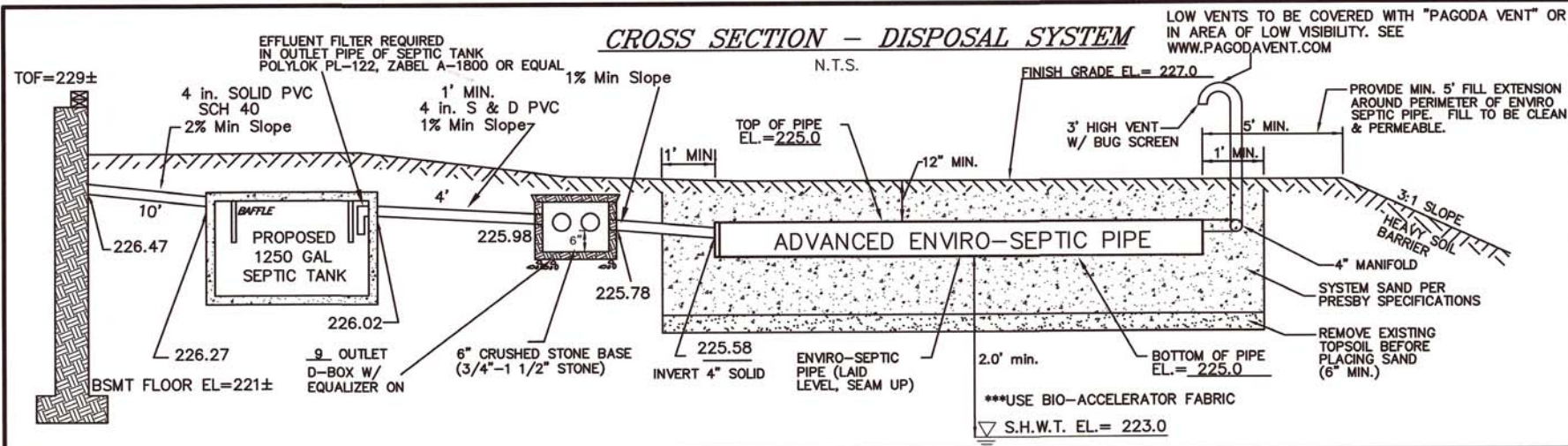
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CROSS SECTIONS
58R GOWING ROAD HUDSON, NEW HAMPSHIRE
ASSESSOR'S MAP 237 / LOT 032
OWNER/APPLICANT KLN CONSTRUCTION COMPANY, INC. 70 BRIDGE STREET, UNIT 1 PELHAM, NH 03076 BK 9353 PG 2517, HCRD
April 5, 2021

SCALE: 1"=50'

DESIGNED BY: JAB SURVEYED BY: KDM
DRAFTED BY: JA/PDM JOB NUMBER: 8149
APPROVED BY: JAB ACAD FILE: 8149.dwg

16 OF 16



TEST PIT LOG

DATE: 11/15/13
EVALUATED BY: ROBERT BALQUIST

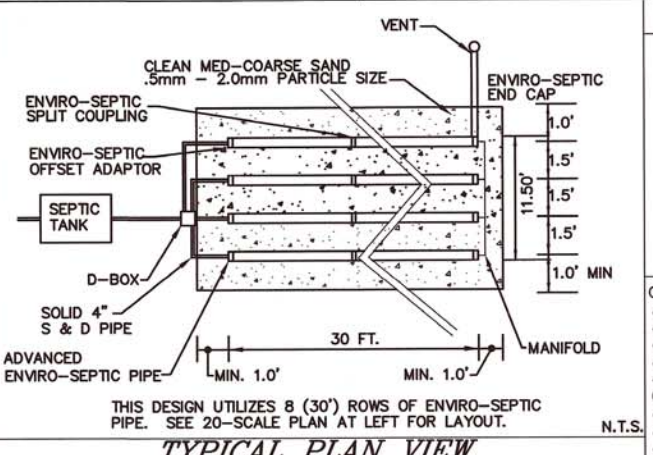
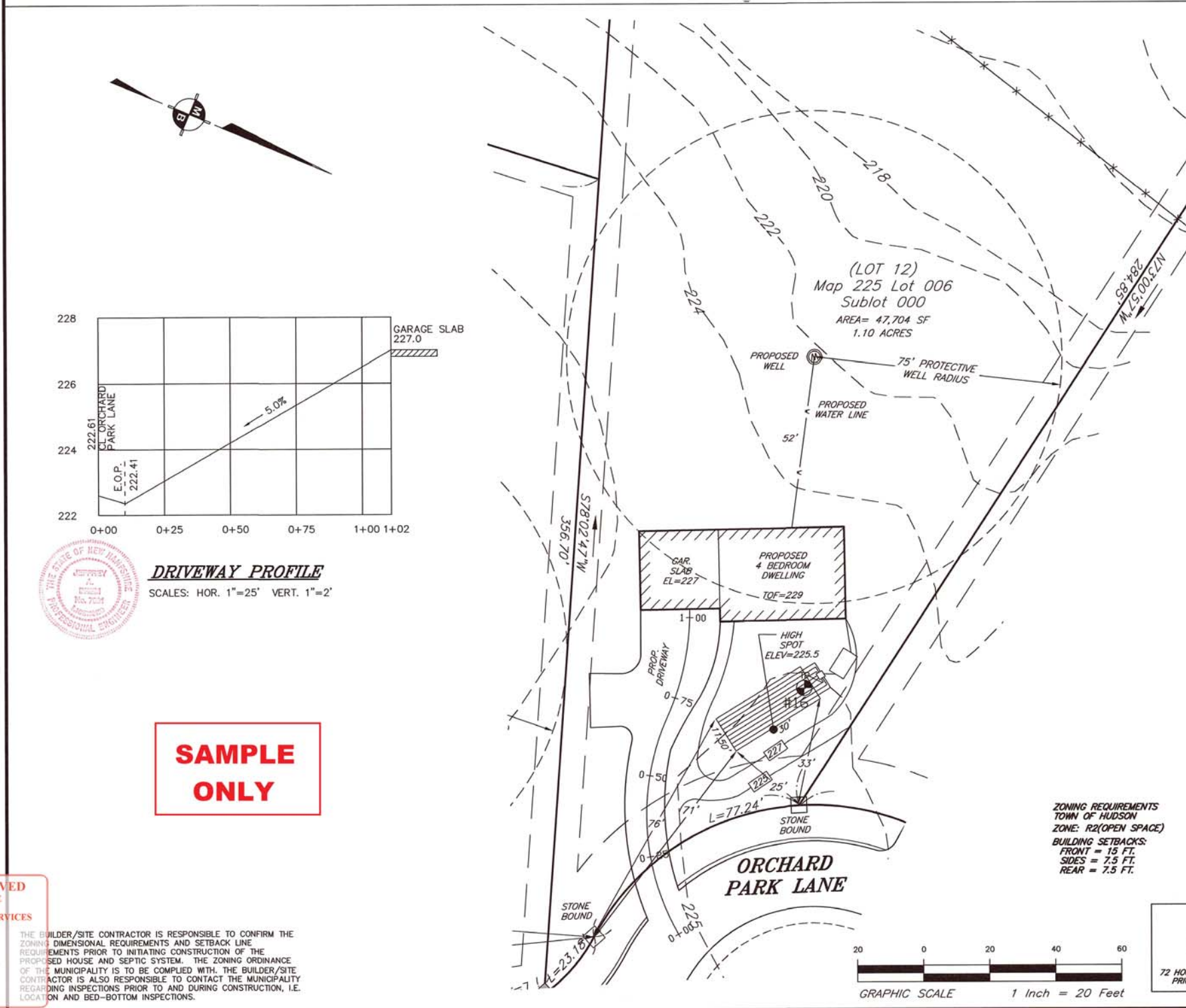
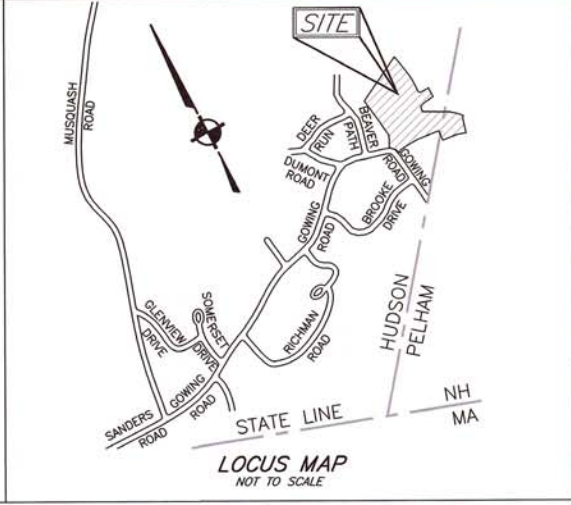
TP #16

0" - 5"	10YR 3/3 FINE SANDY LOAM GRANULAR, FRAGILE
5" - 18"	10YR 5/6 FINE SANDY LOAM GRANULAR, FRAGILE
18" - 30"	10YR 5/4 SANDY LOAM FIRM IN PLACE, FRI IN HAND
30" - 60"	10YR 7/2 LOAMY SAND FIRM, MASSIVE

OBSERVED WATER: NONE
ROOT GROWTH: 29"
E.S.H.W.T.: 30" MOTTLES
REFUSAL: NONE
PERC: 10 MPI

SCHEDULE OF ELEVATIONS

INV. @	DESIGN
HOUSE	226.47
ST INLET	226.27
ST OUTLET	226.02
D-BOX INLET	225.98
D-BOX OUTLET	225.78
ENVIRO PIPE	225.58
BOT. OF ENVIRO PIPE	225.0



ENVIRO-SEPTIC DESIGN CALCULATIONS

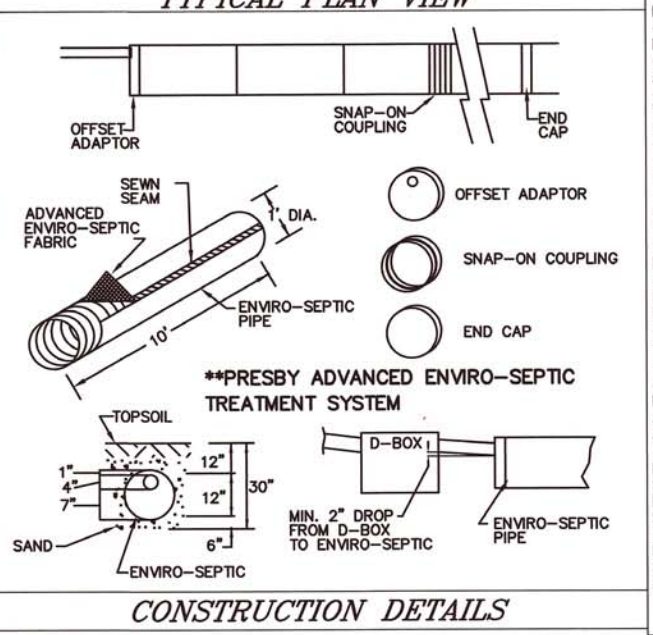
FOUR BEDROOMS= 600 GALLONS
PERCOLATION RATE: 10 MINUTES PER INCH

- MIN. LINEAR FOOTAGE: 220 FT. MIN. REQ. (240 FT. PROVIDED)
- SYSTEM SLOPE: 0-5%
- MIN. PIPE SPACING: 1.5 FT.
- NO. OF LINES: 8
- CRITICAL LENGTH: 30 FT.
- CRITICAL WIDTH: 11.5 FT.

GENERAL NOTES

CONTRACTOR TO VERIFY ALL ELEVATIONS IN FIELD PRIOR TO CONSTRUCTION

- FILL TO BE MEDIUM TO COARSE-TEXTURED SAND (0.25mm-2.0mm).
- REMOVE TOPSOIL BEFORE PLACING FILL.
- 4 INCH THICK LOAM & SEED AROUND PERIMETER OF FILL.
- SIDE SLOPES OF FILL= 3(HORIZONTAL): 1(VERTICAL).
- INLET AND OUTLET OF SEPTIC TANK SHALL BE SEALED WITH HYDRAULIC CEMENT PRIOR TO INSPECTION.
- 50' SETBACK FROM POORLY DRAINED SOILS.
- 75' SETBACK FROM VERY POORLY DRAINED SOILS.
- THE OUTLET BAFFLE SHALL BE A VENTED TEE WHICH SHALL EXTEND TO A DISTANCE BELOW THE SURFACE EQUAL TO 40% OF THE LIQUID DEPTH.
- THE OUTLET AND INLET BAFFLES SHALL EXTEND ABOVE THE LIQUID LINE TO NOT LESS THAN ONE INCH FROM THE TOP OF THE TANK.
- NO VEHICULAR, NOR LIVESTOCK TRAVEL, NOR SNOW REMOVAL ALLOWED IN AREA OF SYSTEM.
- SEPTIC TANK IS TO BE SEALED AND GROUTED WITH NON-SHRINK MORTAR OR THICK PLASTIC CEMENT.
- SYSTEM WILL BE REPLACED IN SAME LOCATION IN CASE OF FAILURE.
- RECOMMENDED CLEANING SEPTIC TANK AT LEAST ONCE EVERY 2 YEARS.
- CROWN SYSTEM TO SHED RAINWATER; SLOPE SYSTEM AWAY FROM HOUSE.
- IF GARBAGE GRINDERS ARE DESIRED, SEPTIC TANK 50% LARGER.
- NO SURFACE WATER OR WELLS WITHIN 75'.
- 5 FT. FILL EXTENSION.
- TOWN OF HUDSON REQUIRES BED BOTTOM INSPECTION.
- ENVIRO-SEPTIC TO BE SUPPLIED BY: EAST COAST LUMBER, EAST HAMPSTEAD, NH PHONE (603) 329-5322 OR EQUAL
- 1250 GALLON SEPTIC TANK & D-BOX TO BE SUPPLIED BY: EF SHEA NEW ENGLAND CONCRETE PRODUCTS, INC. (603-942-5668) OR EQUAL
- HILLSBORO CTY. SOIL CONSER. SRVC. SOIL TYPE: CANTON
- CONTRACTOR SHALL CONTACT AND NOTIFY DESIGN ENGINEER OF ANY ALTERATIONS AND/OR CHANGES TO APPROVED DESIGN PLAN BY MEISNER BREM CORP.
- THE CONTRACTOR SHALL NOTIFY MEISNER BREM CORPORATION SHOULD THERE BE ANY FIELD CONDITIONS REQUIRING CHANGES OR PLAN MODIFICATIONS. ANY ALTERATIONS TO THIS DESIGN MUST BE APPROVED BY THE DESIGNER & APPROVING AUTHORITY.
- THE OWNER AND/OR CONTRACTOR SHALL VERIFY ALL ZONING REQUIREMENTS FOR CONFORMANCE PRIOR TO ANY CONSTRUCTION. THE LOCATION OF ALL STRUCTURES IS THE RESPONSIBILITY OF THE OWNER AND NOT THE SDDS DESIGNER. THE OWNER SHALL UTILIZE THE SERVICES OF A PROFESSIONAL LAND SURVEYOR TO LOCATE ALL PROPOSED STRUCTURES
- A SEPARATE PROPERTY SURVEY IS NOT PART OF THIS DESIGN AND THE PROPERTY LINES SHOWN HEREON ARE NOT INTENDED AS DEPICTING A PROPERTY SURVEY. THE OWNER SHALL UTILIZE THE SERVICES OF A PROFESSIONAL LAND SURVEYOR TO LOCATE AND DELINEATE THE EXACT PROPERTY BOUNDARIES.



DESIGN INTENT:
THE BOTTOM OF THE EFFLUENT DISPOSAL SYSTEM (EDS) SHALL BE CONSTRUCTED AT ELEVATION 225.0'. THIS IS APPROXIMATELY SIX INCHES BELOW EXISTING GRADE ON THE HIGH CONTOUR OF THE DESIGNED EFFLUENT DISPOSAL SYSTEM.

PLAN REFERENCE:
1) "RESIDENTIAL OPEN SPACED DEVELOPMENT SUBDIVISION PLAN SET FOR ORCHARD AT NOTTINGHAM," PREPARED BY THIS OFFICE. PREPARED FOR RICHARD AND ELAIN WOJCIK, DATED SEPTEMBER 16, 2014.

NH DES SUBDIVISION APPROVAL NO: SA-2014-010558

PRESBY ENVIRONMENTAL, INC.
The Next Generation of Wastewater Treatment Technology

143 Airport Rd., Whitefield, NH 03598
Tel: 1-800-473-5298 Fax: (603) 837-9884
www.PresbyEnvironmental.com info@presbyeco.com

PROPOSED SEPTIC DESIGN PLAN

MAP 225 LOT 006 SUBLOT 000

#52 ORCHARD PARK LANE

HUDSON, NEW HAMPSHIRE

DESIGNER OF
Subsurface Disposal
Systems

PREPARED FOR:
KLN CONSTRUCTION CO., INC.
70 BRIDGE STREET
PELHAM, NH 03076
SCALE: 1 Inch = 20 Feet
JOB NO. 7898-LOT 12

DATE: JANUARY 16, 2017

MEISNER BREM CORPORATION
202 MAIN STREET, SALEM, NH 03079 (603) 883-3301
142 LITTLETON RD., STE. 16, WESTFORD, MA 01886 (978) 692-1313

17011802

ND APPROVED
NCE WITH THE
ENTS OF THE
ONMENTAL SERVICES
DIVISION

THE BUILDER/SITE CONTRACTOR IS RESPONSIBLE TO CONFIRM THE ZONING DIMENSIONAL REQUIREMENTS AND SETBACK LINE REQUIREMENTS PRIOR TO INITIATING CONSTRUCTION OF THE PROPOSED HOUSE AND SEPTIC SYSTEM. THE ZONING ORDINANCE OF THE MUNICIPALITY IS TO BE COMPLIED WITH. THE BUILDER/SITE CONTRACTOR IS ALSO RESPONSIBLE TO CONTACT THE MUNICIPALITY REGARDING INSPECTIONS PRIOR TO AND DURING CONSTRUCTION, I.E. LOCATION AND BED-BOTTOM INSPECTIONS.

17095-3

72 HOURS NOTICE REQUIRED PRIOR TO EXCAVATING

PEI

PRESBY ENVIRONMENTAL, INC.
The Next Generation of Wastewater Treatment Technology

MEISNER BREM CORPORATION

DATE: JANUARY 16, 2017