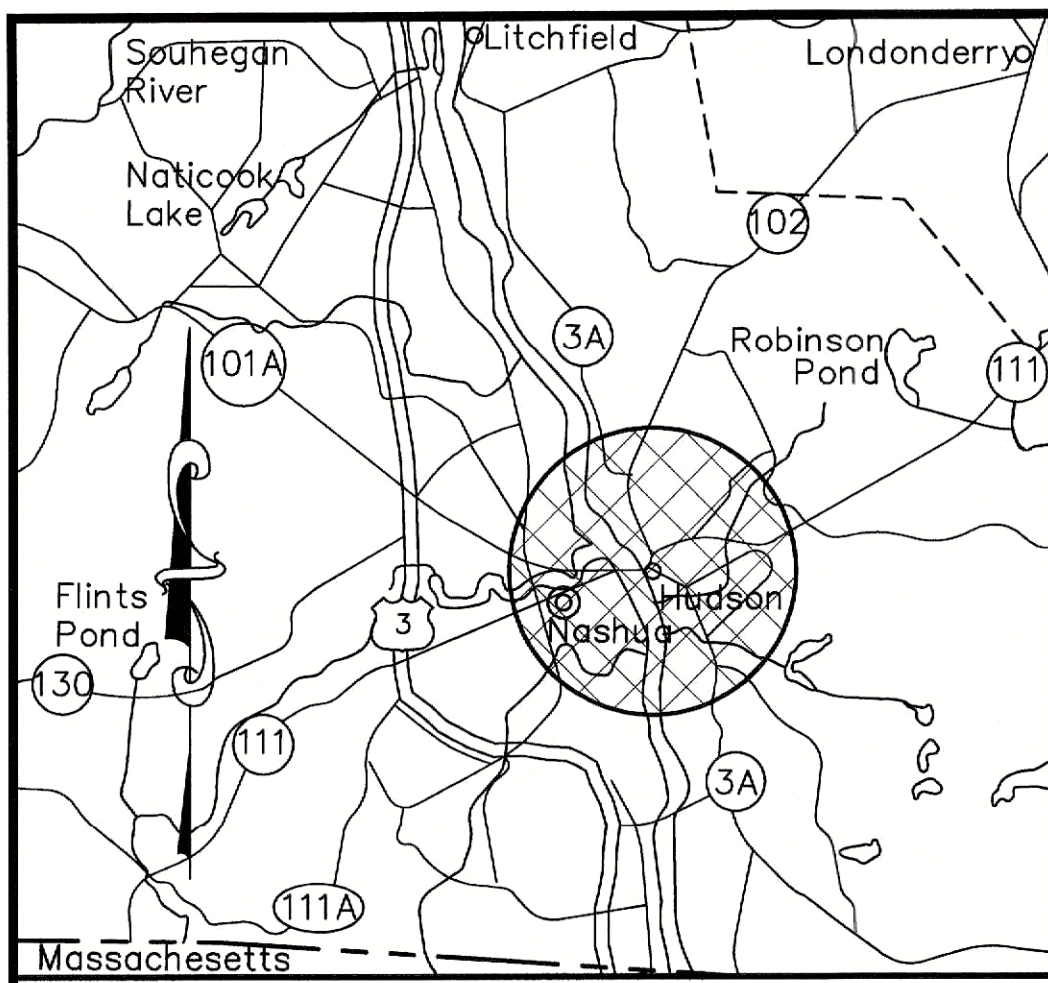
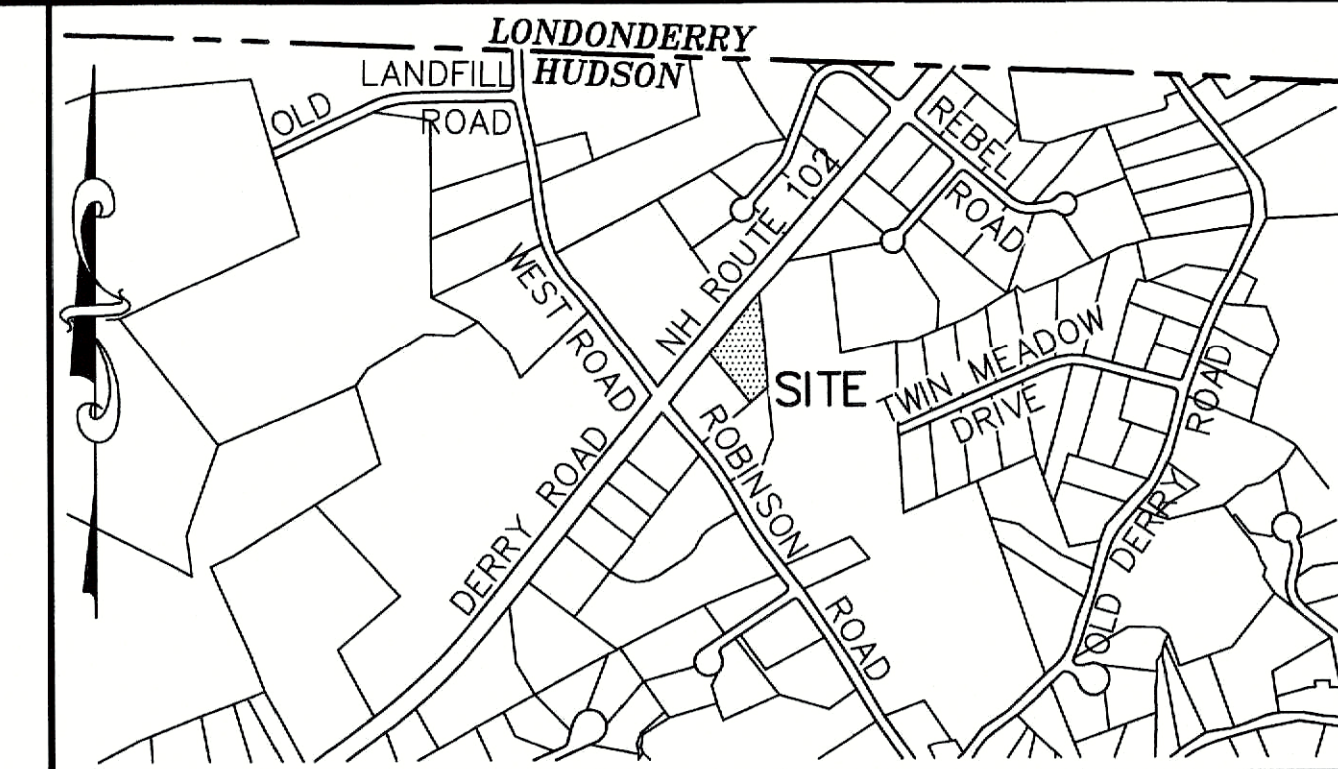


FINAL-DEVELOPMENT DRAINAGE AREA PLAN

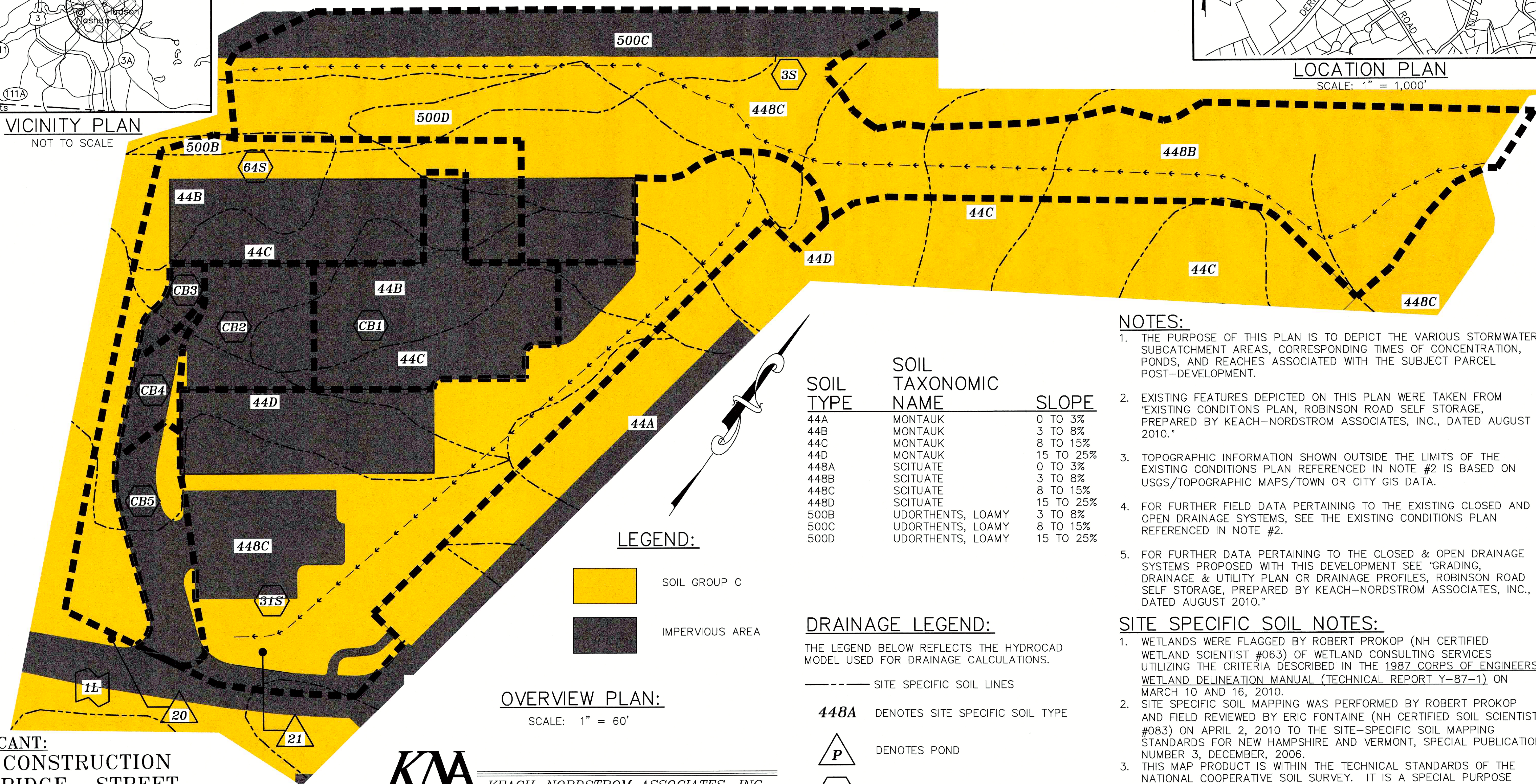
16 BRADY DRIVE



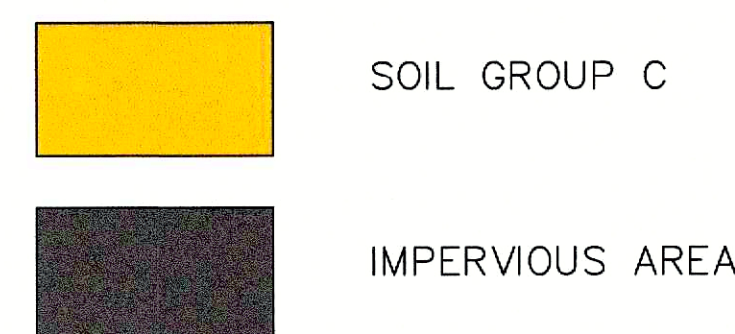
VICINITY PLAN
NOT TO SCALE



LOCATION PLAN
SCALE: 1" = 1,000'



LEGEND:



OVERVIEW PLAN:

SCALE: 1" = 60'

SOIL TYPE	SOIL TAXONOMIC NAME	SLOPE
44A	MONTAUK	0 TO 3%
44B	MONTAUK	3 TO 8%
44C	MONTAUK	8 TO 15%
44D	MONTAUK	15 TO 25%
448A	SCITUATE	0 TO 3%
448B	SCITUATE	3 TO 8%
448C	SCITUATE	8 TO 15%
448D	SCITUATE	15 TO 25%
500B	UDORTHENTS, LOAMY	3 TO 8%
500C	UDORTHENTS, LOAMY	8 TO 15%
500D	UDORTHENTS, LOAMY	15 TO 25%

DRAINAGE LEGEND:

THE LEGEND BELOW REFLECTS THE HYDROCAD MODEL USED FOR DRAINAGE CALCULATIONS.

- SITE SPECIFIC SOIL LINES
- 448A DENOTES SITE SPECIFIC SOIL TYPE
- P DENOTES POND
- S DENOTES SUBCATCHMENT AREA
- L DENOTES POINT OF INTEREST
- LIMIT OF SUBCATCHMENT AREA
- - - - TIME OF CONCENTRATION

NOTES:

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SITE SPECIFIC SOIL NOTES:

- WETLANDS WERE FLAGGED BY ROBERT PROKOP (NH CERTIFIED WETLAND SCIENTIST #063) OF WETLAND CONSULTING SERVICES UTILIZING THE CRITERIA DESCRIBED IN THE 1987 CORPS OF ENGINEERS WETLAND DELINEATION MANUAL (TECHNICAL REPORT Y-87-1) ON MARCH 10 AND 16, 2010.
- SITE SPECIFIC SOIL MAPPING WAS PERFORMED BY ROBERT PROKOP AND FIELD REVIEWED BY ERIC FONTAINE (NH CERTIFIED SOIL SCIENTIST #083) ON APRIL 2, 2010 TO THE SITE-SPECIFIC SOIL MAPPING STANDARDS FOR NEW HAMPSHIRE AND VERMONT, SPECIAL PUBLICATION NUMBER 3, DECEMBER, 2006.
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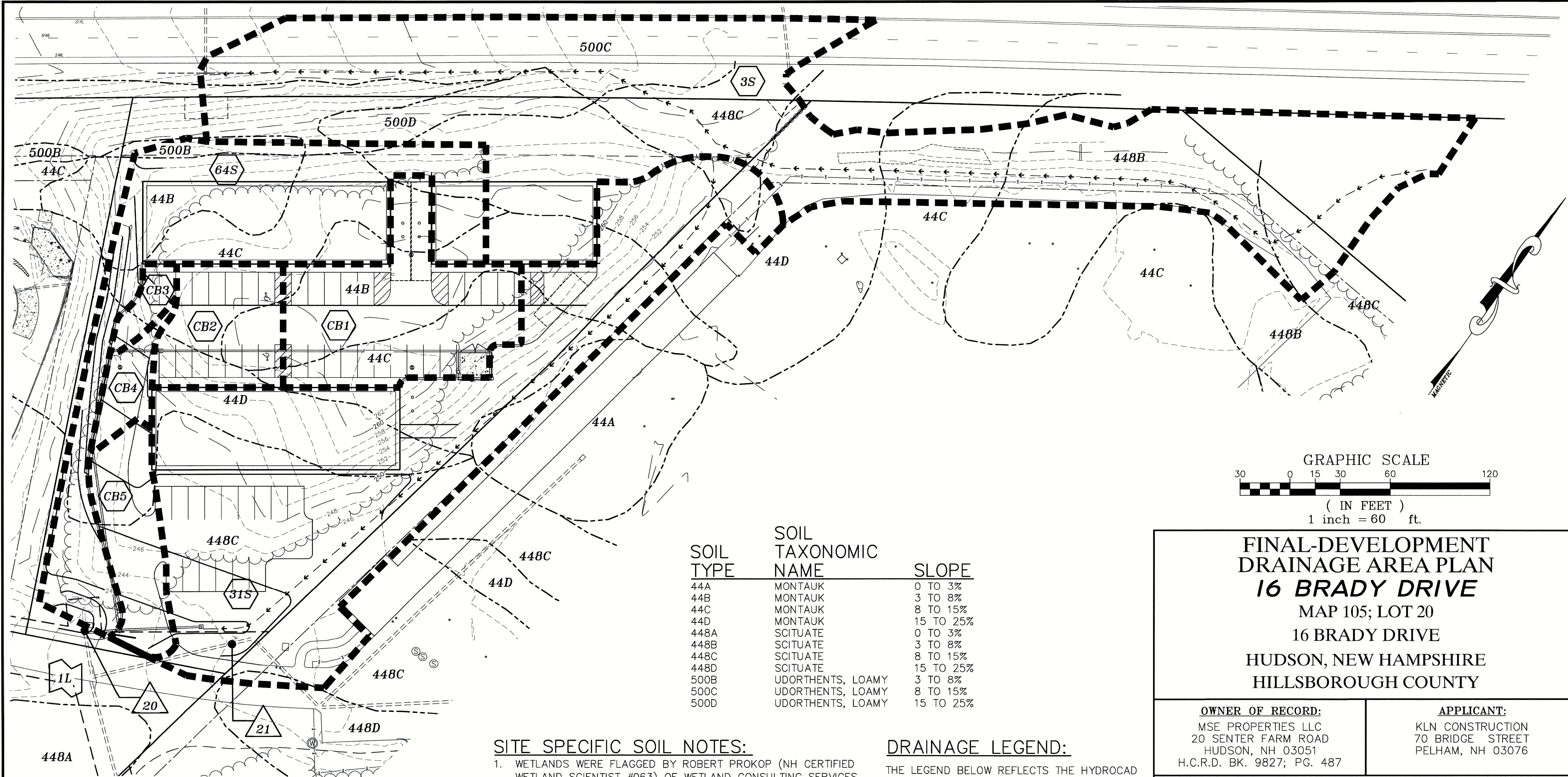
APPLICANT:
KLN CONSTRUCTION
70 BRIDGE STREET
PELHAM, NH 03076

PREPARED BY:
MSE PROPERTIES LLC
20 SENTER FARM ROAD
HUDSON, NH 03051

KNA KEACH-NORDSTROM ASSOCIATES, INC.
Civil Engineering Land Surveying Landscape Architecture

10 Commerce Park North, Suite 3B
Bedford, NH 03110
Phone (603) 627-2881

AUGUST 5, 2025
PROJECT NO. 24-1220-1



- NOTES:**
1. THE PURPOSE OF THIS PLAN IS TO DEPICT THE VARIOUS STORMWATER SUBCATCHMENT AREAS, CORRESPONDING TIMES OF CONCENTRATION, PONDS, AND REACHES ASSOCIATED WITH THE SUBJECT PARCEL POST-DEVELOPMENT.
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 4. FOR FURTHER FIELD DATA PERTAINING TO THE EXISTING CLOSED AND OPEN DRAINAGE SYSTEMS, SEE THE EXISTING CONDITIONS PLAN REFERENCED IN NOTE #2.
 5. FOR FURTHER DATA PERTAINING TO THE CLOSED & OPEN DRAINAGE SYSTEMS PROPOSED WITH THIS DEVELOPMENT SEE "GRADING, DRAINAGE & UTILITY PLAN OR DRAINAGE PROFILES, ROBINSON ROAD SELF STORAGE, PREPARED BY KEACH-NORDSTROM ASSOCIATES, INC., DATED AUGUST 2010."

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SOIL TYPE	SOIL TAXONOMIC NAME	SLOPE
44A	MONTAUK	0 TO 3%
44B	MONTAUK	3 TO 8%
44C	MONTAUK	8 TO 15%
44D	MONTAUK	15 TO 25%
448A	SCITUATE	0 TO 3%
448B	SCITUATE	3 TO 8%
448C	SCITUATE	8 TO 15%
448D	SCITUATE	15 TO 25%
500B	UDORTHENTS, LOAMY	3 TO 8%
500C	UDORTHENTS, LOAMY	8 TO 15%
500D	UDORTHENTS, LOAMY	15 TO 25%

- DRAINAGE LEGEND:**
- THE LEGEND BELOW REFLECTS THE HYDROCAD MODEL USED FOR DRAINAGE CALCULATIONS.
- SITE SPECIFIC SOIL LINES
 - 448A** DENOTES SITE SPECIFIC SOIL TYPE
 - P** DENOTES POND
 - S** DENOTES SUBCATCHMENT AREA
 - L** DENOTES POINT OF INTEREST
 - LIMIT OF SUBCATCHMENT AREA
 - TIME OF CONCENTRATION

FINAL-DEVELOPMENT DRAINAGE AREA PLAN
16 BRADY DRIVE
MAP 105; LOT 20
16 BRADY DRIVE
HUDSON, NEW HAMPSHIRE
HILLSBOROUGH COUNTY

OWNER OF RECORD:
MSE PROPERTIES LLC
20 SENTER FARM ROAD
HUDSON, NH 03051
H.C.R.D. BK. 9827; PG. 487

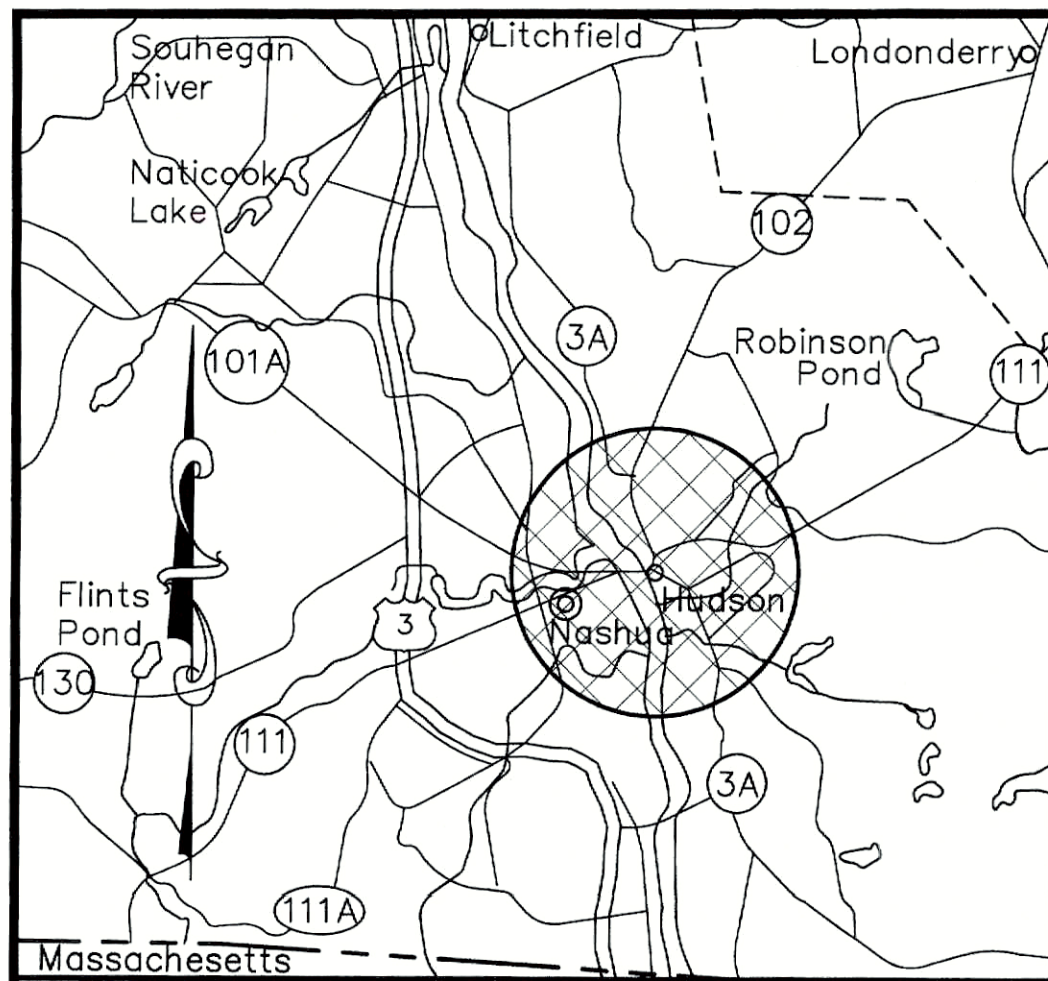
APPLICANT:
KLN CONSTRUCTION
70 BRIDGE STREET
PELHAM, NH 03076

KEACH-NORDSTROM ASSOCIATES, INC.
Civil Engineering Land Surveying Landscape Architecture
10 Commerce Park North, Suite 3B
Bedford, NH 03110
Phone (603) 627-2881

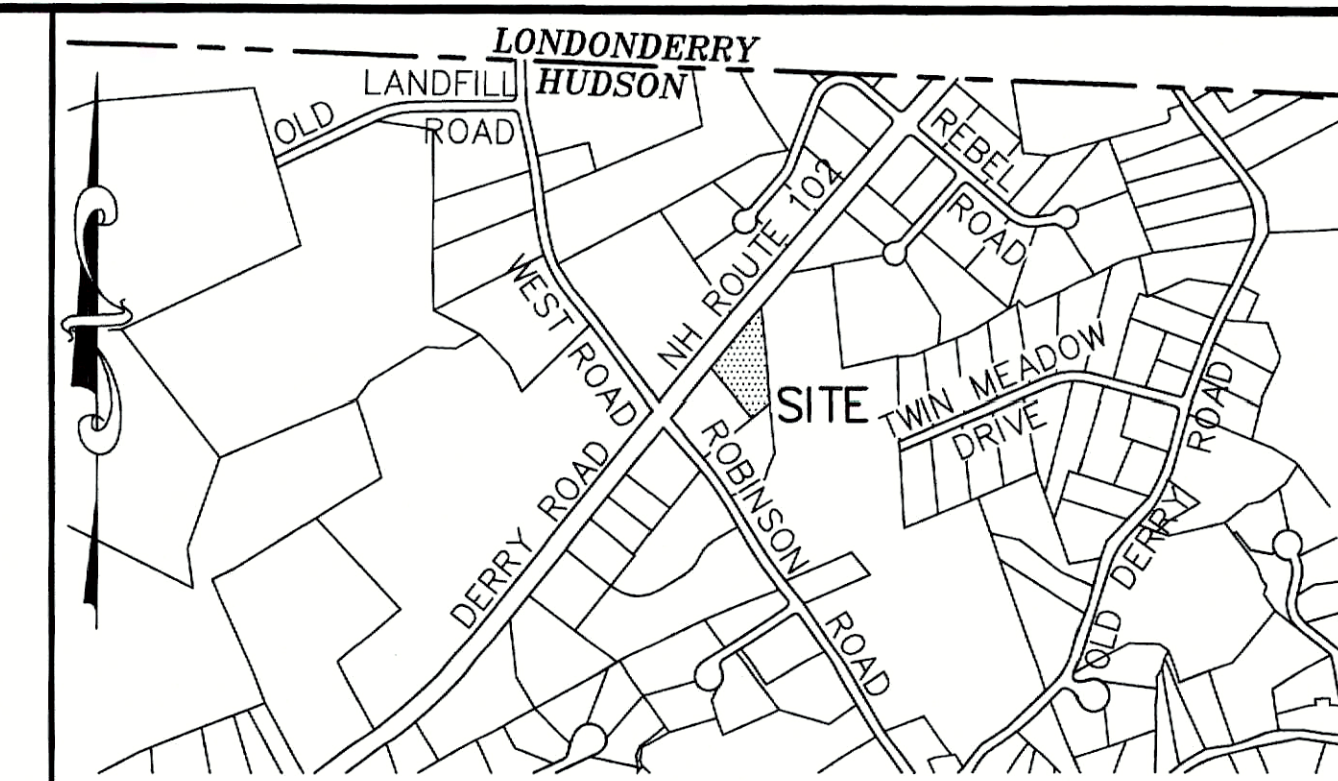
REVISIONS			
No.	DATE	DESCRIPTION	BY

DATE: AUGUST 5, 2025
PROJECT NO: 24-1220-1

SCALE: 1" = 60'
SHEET 1 OF 1

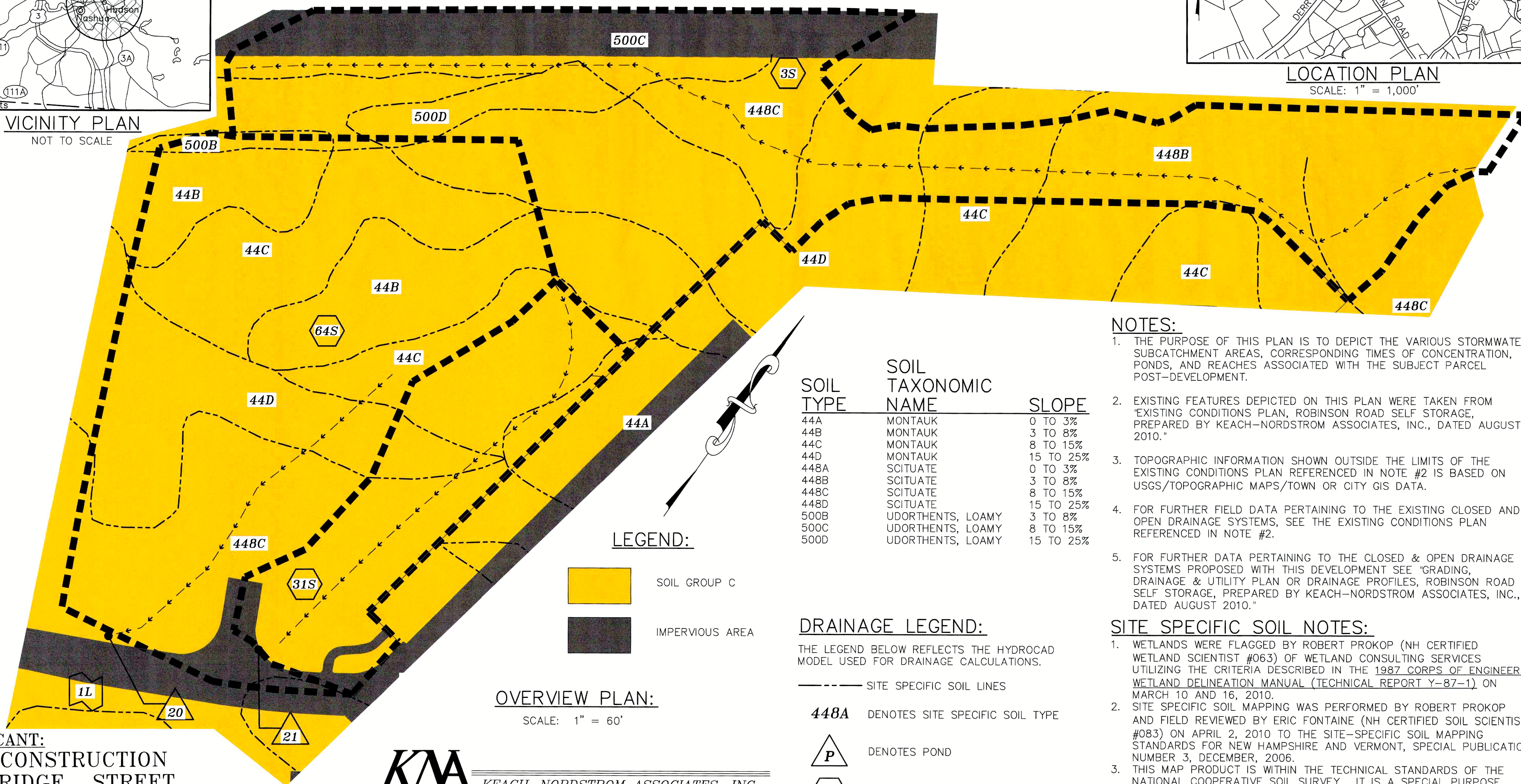


VICINITY PLAN
NOT TO SCALE

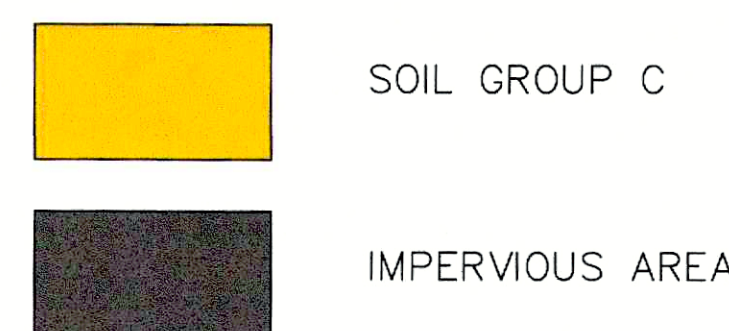


LOCATION PLAN
SCALE: 1" = 1,000'

POST-DEVELOPMENT DRAINAGE AREA PLAN 16 BRADY DRIVE



LEGEND:



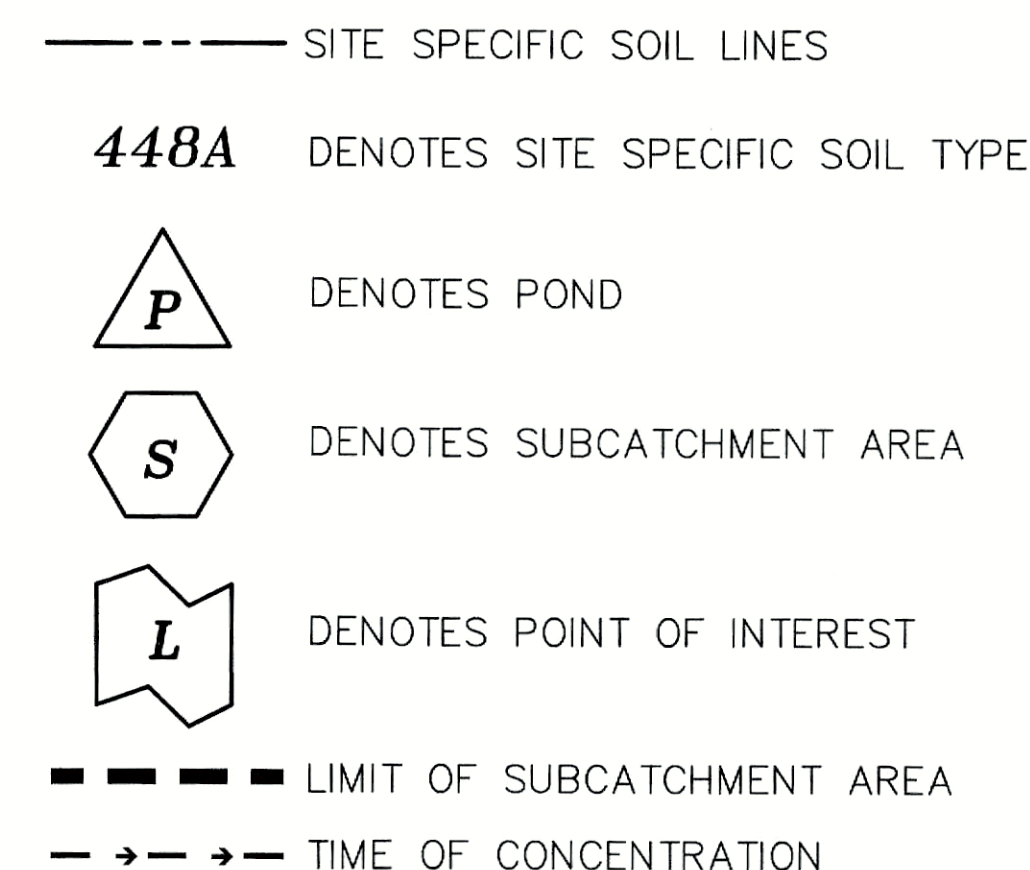
OVERVIEW PLAN:

SCALE: 1" = 60'

SOIL TYPE	SOIL TAXONOMIC NAME	SLOPE
44A	MONTAUK	0 TO 3%
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448D	SCITUATE	15 TO 25%
500B	UDORTHENTS, LOAMY	3 TO 8%
500C	UDORTHENTS, LOAMY	8 TO 15%
500D	UDORTHENTS, LOAMY	15 TO 25%

DRAINAGE LEGEND:

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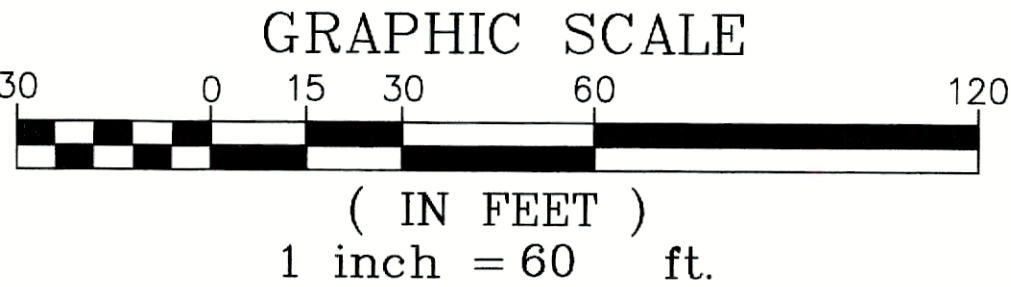
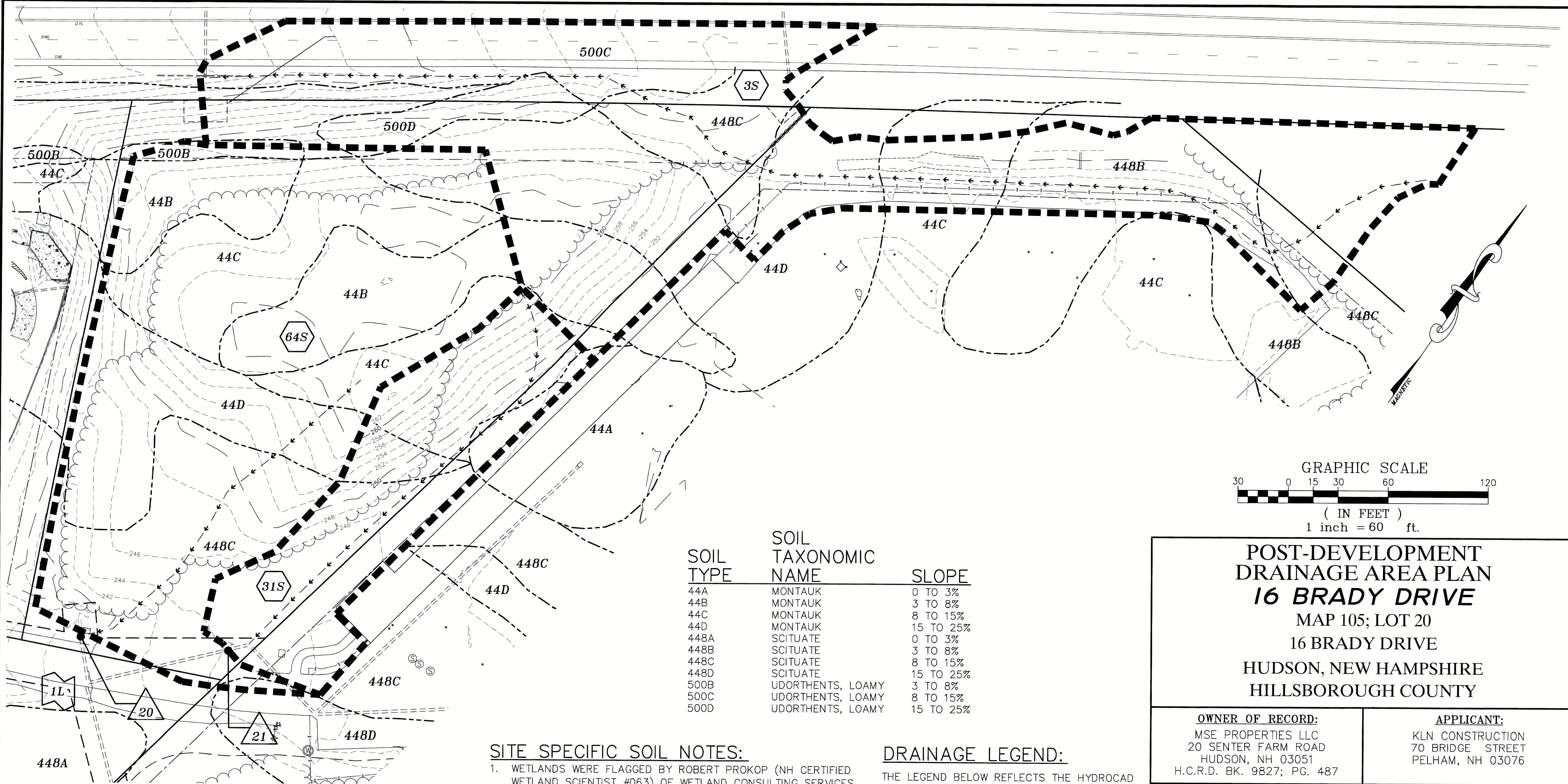
APPLICANT:
KLN CONSTRUCTION
70 BRIDGE STREET
PELHAM, NH 03076

PREPARED BY:
MSE PROPERTIES LLC
20 SENTER FARM ROAD
HUDSON, NH 03051

KMA KEACH-NORDSTROM ASSOCIATES, INC.
Civil Engineering Land Surveying Landscape Architecture

10 Commerce Park North, Suite 3B
Bedford, NH 03110
Phone (603) 627-2881

AUGUST 5, 2025
PROJECT NO. 24-1220-1



SOIL TYPE	SOIL TAXONOMIC NAME	SLOPE
44A	MONTAUK	0 TO 3%
44B	MONTAUK	3 TO 8%
44C	MONTAUK	8 TO 15%
44D	MONTAUK	15 TO 25%
448A	SCITUATE	0 TO 3%
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POST-DEVELOPMENT
DRAINAGE AREA PLAN
16 BRADY DRIVE
MAP 105; LOT 20
16 BRADY DRIVE
HUDSON, NEW HAMPSHIRE
HILLSBOROUGH COUNTY

OWNER OF RECORD:
MSE PROPERTIES LLC
20 SENTER FARM ROAD
HUDSON, NH 03051
H.C.R.D. BK. 9827; PG. 487

APPLICANT:
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PELHAM, NH 03076

KMA KEACH-NORDSTROM ASSOCIATES, INC.
Civil Engineering Land Surveying Landscape Architecture
10 Commerce Park North, Suite 3B
Bedford, NH 03110
Phone (603) 627-2881

REVISIONS			
No.	DATE	DESCRIPTION	BY
DATE: AUGUST 5, 2025		SCALE: 1" = 60'	
PROJECT NO: 24-1220-1		SHEET 1 OF 1	