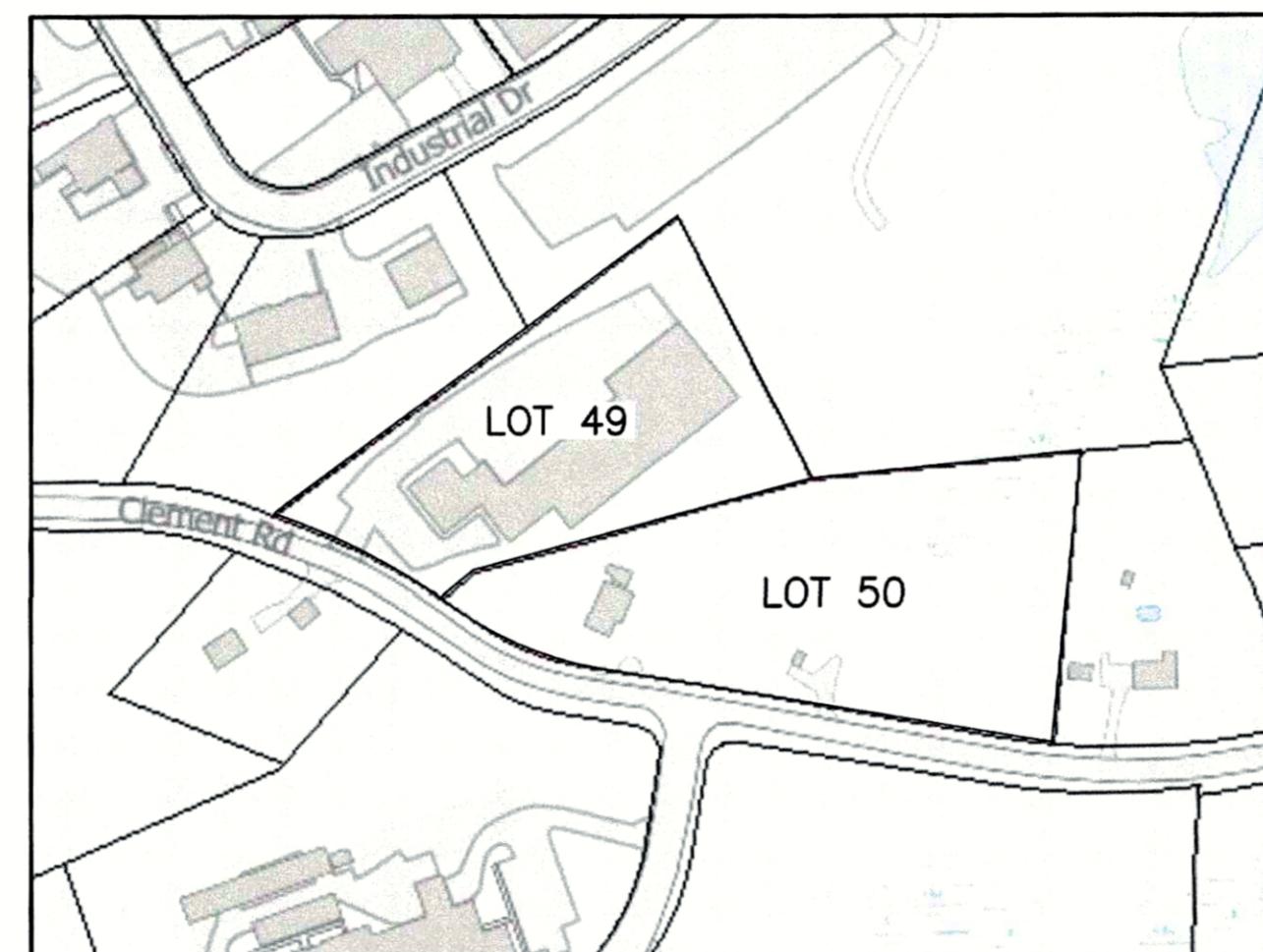


VICINITY PLAN  
NOT TO SCALE

# NON-RESIDENTIAL SITE PLAN ERICKSON FOUNDATION SOLUTIONS

MAP 161; LOTS 49 & 50  
14 & 18 CLEMENT ROAD  
HUDSON, NEW HAMPSHIRE



EXISTING FEATURES WITHIN 200-FT  
NOT TO SCALE

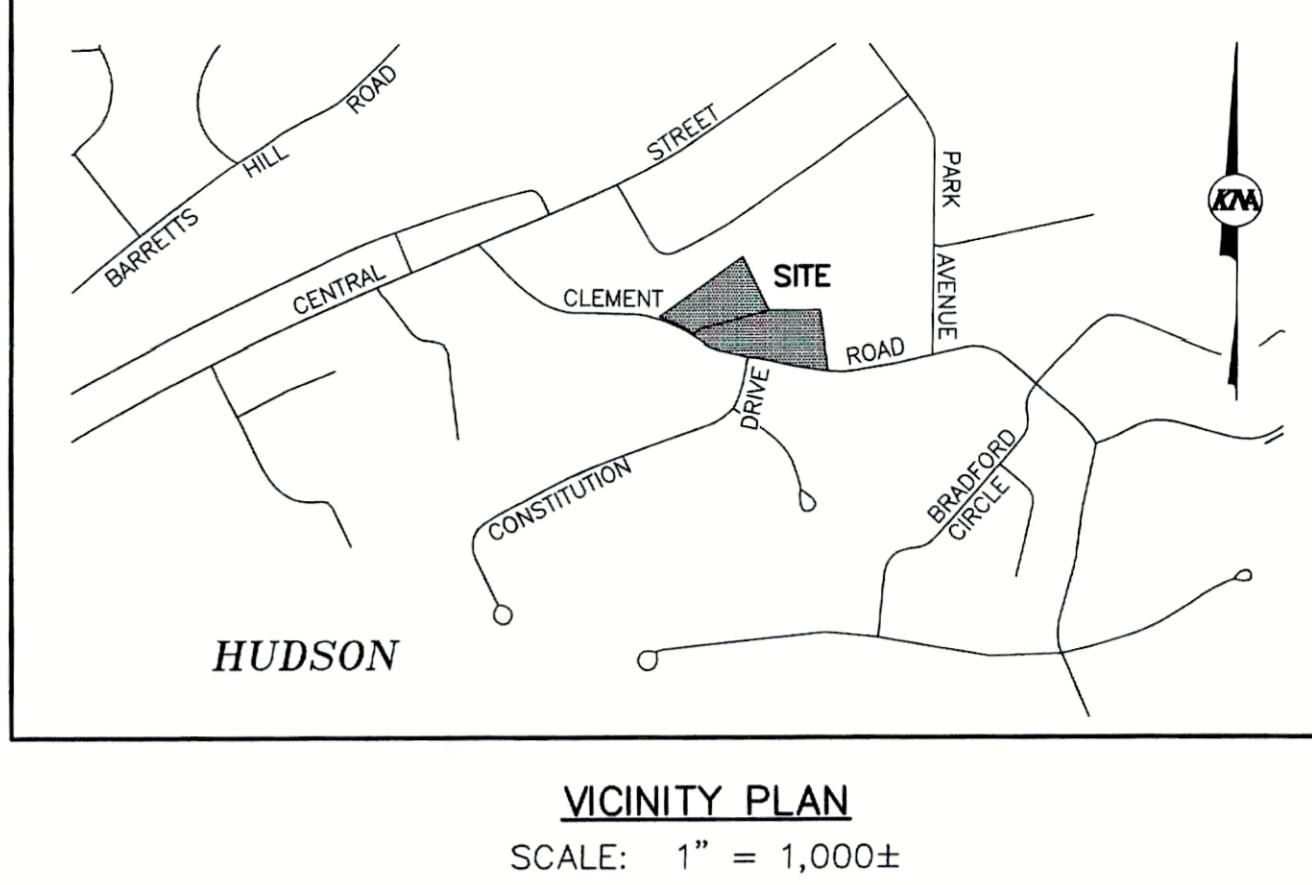


OWNER OF LOT 49/APPLICANT:  
CLEMENT WAREHOUSE, LLC  
14 CLEMENT ROAD  
HUDSON, NEW HAMPSHIRE 03051  
BK. 9014 PG. 1118

OWNER OF LOT 50:  
18 CLEMENT ROAD, LLC  
29 BOYD ROAD  
HUDSON, NEW HAMPSHIRE 03051  
BK. 9792 PG. 977

PREPARED BY:  
KEACH-NORDSTROM ASSOCIATES, INC.  
10 COMMERCE PARK NORTH, SUITE 3  
BEDFORD, NEW HAMPSHIRE 03110  
(603) 627-2881

**KNA** KEACH-NORDSTROM ASSOCIATES, INC.  
Civil Engineering Land Surveying Landscape Architecture  
10 Commerce Park North, Suite 3B, Bedford, NH 03110 Phone (603) 627-2881  
OCTOBER 27, 2025  
LAST REVISED: JANUARY 27, 2026  
PROJECT NO. 25-0717-1



VICINITY PLAN  
SCALE: 1" = 1,000±

## SHEET TITLE

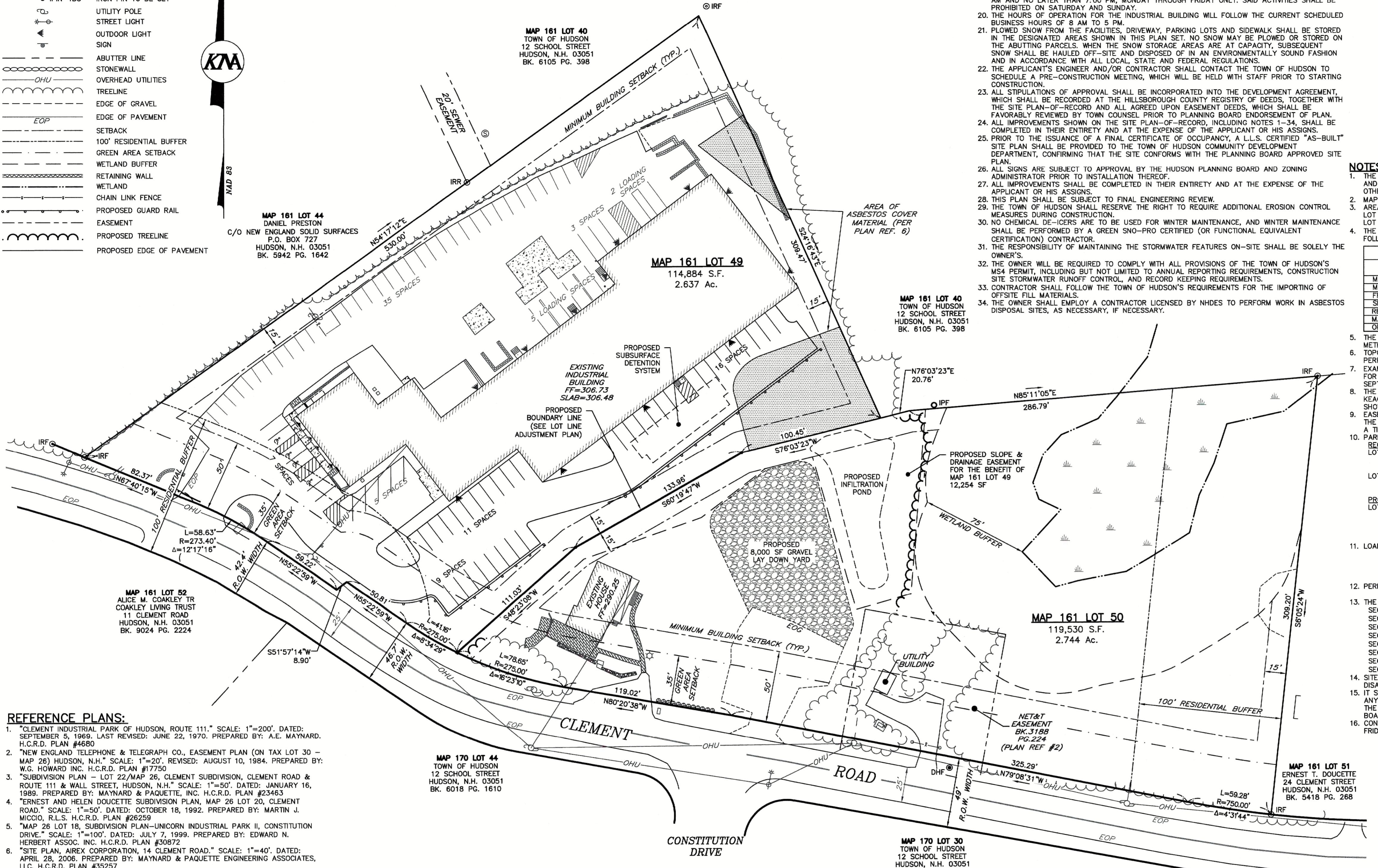
## SHEET No.

OVERVIEW PLAN	1
EXISTING CONDITIONS PLAN	2
LOT LINE ADJUSTMENT PLAN	3
TOPOGRAPHIC LOT LINE ADJUSTMENT PLAN	4
REMOVALS/DEMOLITION PLAN	5
NON-RESIDENTIAL SITE PLAN	6
GRADING, DRAINAGE & UTILITY PLAN	7
EROSION CONTROL PLAN	8
LANDSCAPE PLAN	9
LIGHTING PLAN	10
SIGHT DISTANCE PLAN & PROFILE	11 - 12
DRAINAGE PROFILES	13
CONSTRUCTION DETAILS	14 - 17



**LEGEND**

◎ IRF	IRON ROD FOUND
◎ IRR	IRON ROD RECOVERED
● IPF	IRON PIPE FOUND
■ GB-TBS	GRANITE BOUND TO BE SET
● IPIN-TBS	IRON PIN TO BE SET
○○	UTILITY POLE
*—*	STREET LIGHT
◀	OUTDOOR LIGHT
◎	SIGN
— — — —	ABUTTER LINE
○○○○○○○○	STONEWALL
— OHU —————	OVERHEAD UTILITIES
○○○○○○○○	TREELINE
— — — — —	EDGE OF GRAVEL
EOP	EDGE OF PAVEMENT
— — — — —	SETBACK
— — — — —	100' RESIDENTIAL BUFFER
· — — — —	GREEN AREA SETBACK
— — — — —	WETLAND BUFFER
— — — — —	RETAINING WALL
— — — — —	WETLAND
— — — — —	CHAIN LINK FENCE
— — — — —	PROPOSED GUARD RAIL
— — — — —	EASEMENT
○○○○○○○○	PROPOSED TREELINE
— — — — —	PROPOSED EDGE OF PAVEMENT



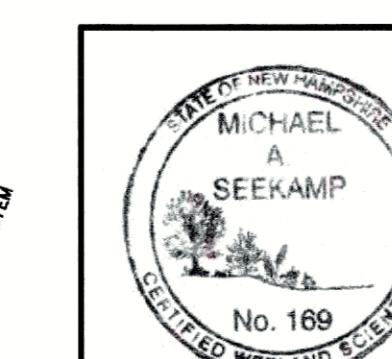
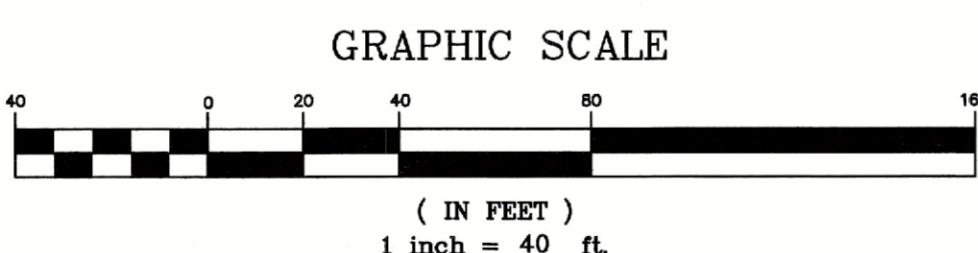
## REFERENCE PLANS:

1. "CLEMENT INDUSTRIAL PARK OF HUDSON, ROUTE 111." SCALE: 1"=200'. DATED: SEPTEMBER 5, 1969. LAST REVISED: JUNE 22, 1970. PREPARED BY: A.E. MAYNARD. H.C.R.D. PLAN #4680
2. "NEW ENGLAND TELEPHONE & TELEGRAPH CO., EASEMENT PLAN (ON TAX LOT 30 - MAP 26) HUDSON, N.H." SCALE: 1"=20'. REVISED: AUGUST 10, 1984. PREPARED BY: W.G. HOWARD INC. H.C.R.D. PLAN #17750
3. "SUBDIVISION PLAN - LOT 22/MAP 26, CLEMENT SUBDIVISION, CLEMENT ROAD & ROUTE 111 & WALL STREET, HUDSON, N.H." SCALE: 1"=50'. DATED: JANUARY 16, 1989. PREPARED BY: MAYNARD & PAQUETTE, INC. H.C.R.D. PLAN #23463
4. "ERNEST AND HELEN DOUCETTE SUBDIVISION PLAN, MAP 26 LOT 20, CLEMENT ROAD." SCALE: 1"=50'. DATED: OCTOBER 18, 1992. PREPARED BY: MARTIN J. MICCIO, R.L.S. H.C.R.D. PLAN #26259
5. "MAP 26 LOT 18, SUBDIVISION PLAN-UNICORN INDUSTRIAL PARK II, CONSTITUTION DRIVE." SCALE: 1"=100'. DATED: JULY 7, 1999. PREPARED BY: EDWARD N. HERBERT ASSOC. INC. H.C.R.D. PLAN #30872
6. "SITE PLAN, AIREX CORPORATION, 14 CLEMENT ROAD." SCALE: 1"=40'. DATED: APRIL 28, 2006. PREPARED BY: MAYNARD & PAQUETTE ENGINEERING ASSOCIATES, LLC. H.C.R.D. PLAN #35257
7. "AMENDED MASTER SITE PLAN, N.E. SOLID SURFACES." SCALE: 1"=30'. DATED: NOVEMBER 26, 2012. LAST REVISED: APRIL 4, 2013. PREPARED BY: THIS OFFICE. H.C.R.D. PLAN #37663

## NPDES NOTE

THIS PROJECT DISTURBS IN EXCESS OF 1-ACRE OF LAND. THEREFORE IT WILL BE REQUIRED TO OBTAIN NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PERMIT COVERAGE AS ISSUED BY THE ENVIRONMENTAL PROTECTION AGENCY (EPA). THE OWNER/DEVELOPER AND "OPERATOR" (GENERAL CONTRACTOR) SHALL EACH BE REQUIRED TO PREPARE AND SUBMIT A NOTICE OF INTENT (NOI) TO THE EPA PRIOR TO THE START OF CONSTRUCTION AND SHALL BE RESPONSIBLE FOR THE PREPARATION AND IMPLEMENTATION OF A STORM WATER POLLUTION PREVENTION PLAN (SWPPP) MEETING THE REQUIREMENTS OF THE CURRENT CONSTRUCTION GENERAL PERMIT.

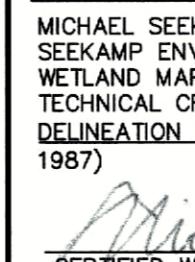
PURSUANT TO THE SITE REVIEW REGULATIONS OF THE HUDSON PLANNING BOARD, THE SITE PLAN APPROVAL GRANTED HEREIN EXPIRES TWO YEARS FROM DATE OF APPROVAL	APPROVED BY THE HUDSON, NH PLANNING BOARD DATE OF MEETING: _____
	SIGNATURE DATE: _____
	SIGNATURE DATE: _____
	SITE PLANS ARE VALID FOR TWO YEARS FROM THE DATE OF PLANNING BOARD MEETING FINAL APPROVAL. FINAL APPROVAL COMMENCES AT THE PLANNING BOARD MEETING DATE AT WHICH THE PLAN RECEIVES FINAL APPROVAL.



APPROVED BY THE HUDSON, NH PLANNING BOARD  
DATE OF MEETING:

SIGNATURE DATE: \_\_\_\_\_  
\_\_\_\_\_  
SIGNATURE DATE: \_\_\_\_\_

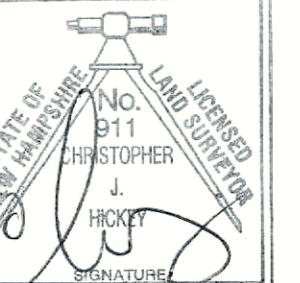
## WETLAND CERTIFICATION



MICHAEL SEEKAMP CERTIFIED WETLAND SCIENTIST 169#, OF SEEKAMP ENVIRONMENTAL CONSULTING, INC. PERFORMED THE WETLAND MAPPING ON NOVEMBER 14, 2024 ACCORDING TO THE TECHNICAL CRITERIA OF THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL (TECHNICAL REPORT Y-87-1, JANUARY 1987)

**CERTIFICATION:**

I HEREBY CERTIFY THAT THIS PLAN WAS PREPARED BY ME OR THOSE UNDER  
MY DIRECT SUPERVISION. FURTHER, THAT THIS PLAN IS BASED ON AN ACTUAL  
FIELD SURVEY MADE BY THIS OFFICE DURING AUGUST OF 2025.  
SAID SURVEY HAS A RELATIVE ERROR OF CLOSURE OF ONE PART IN TEN  
THOUSAND (1:10 000) OR BETTER.

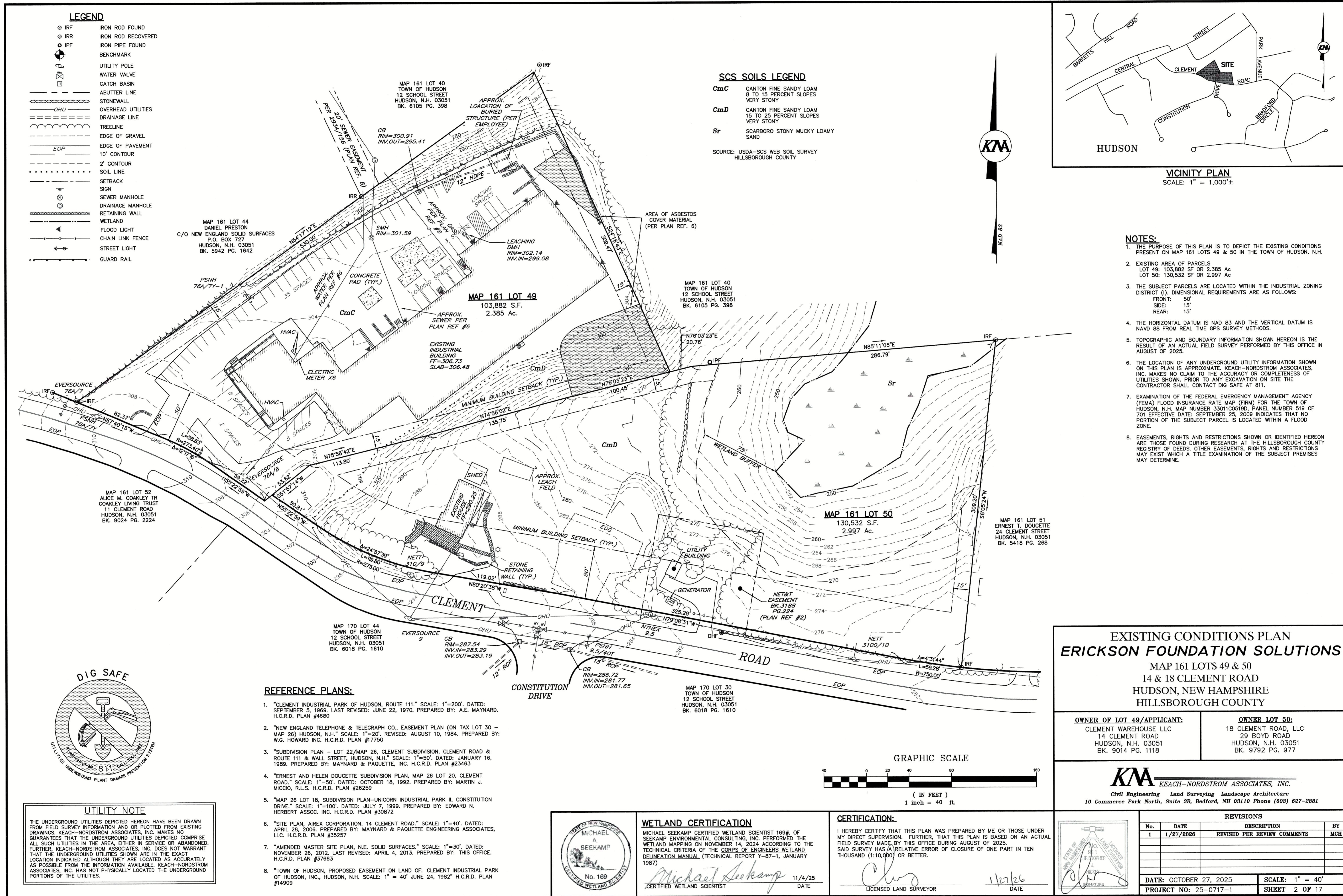


OWNER OF LOT 49/APPLICANT:  
CLEMENT WAREHOUSE LLC  
14 CLEMENT ROAD  
HUDSON, N.H. 03051

**OWNER LOT 50:**

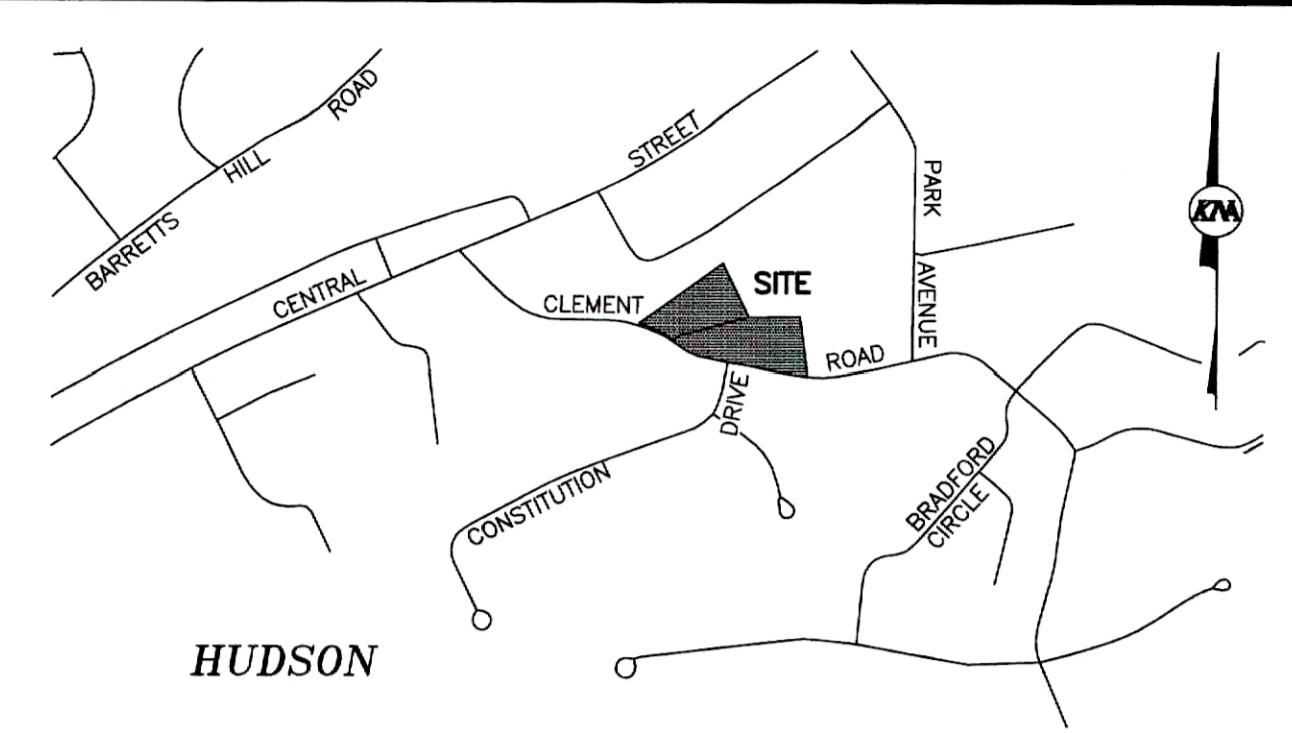
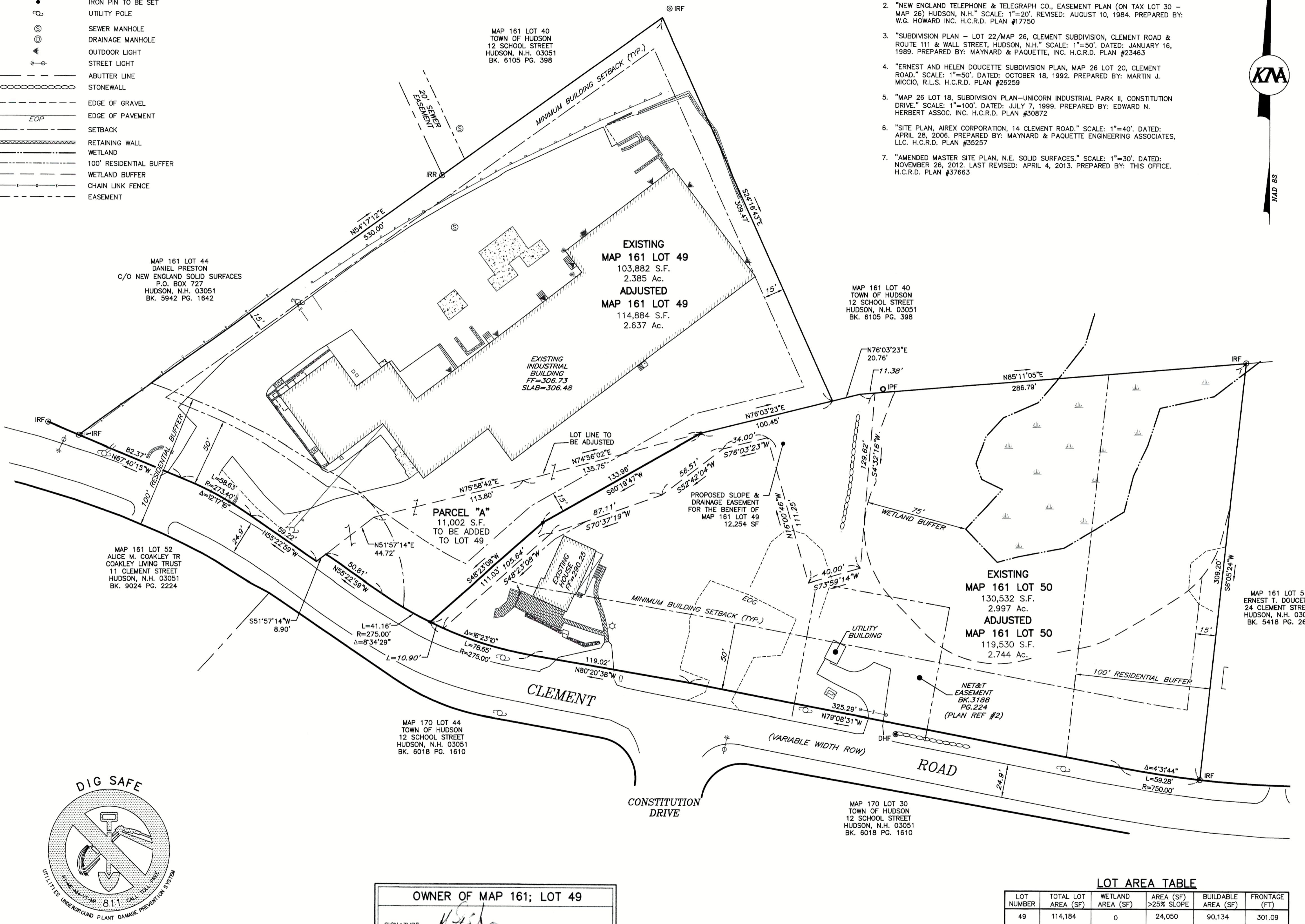
# **KNA** KEACH-NORDSTROM ASSOCIATES, INC.

# **KNA** KEACH-NORDSTROM ASSOCIATES, INC.



**LEGEND**

- IRF IRON ROD FOUND
- IRR IRON ROD RECOVERED
- IPF IRON PIPE FOUND
- GRANITE BOUND TO BE SET
- IRON PIN TO BE SET
- UTILITY POLE
- SEWER MANHOLE
- DRAINAGE MANHOLE
- OUTDOOR LIGHT
- STREET LIGHT
- ABUTTER LINE
- STONEWALL
- EDGE OF GRAVEL
- EDGE OF PAVEMENT
- SETBACK
- RETAINING WALL
- WETLAND
- 100' RESIDENTIAL BUFFER
- WETLAND BUFFER
- CHAIN LINK FENCE
- EASEMENT

**NOTES:**

- THE PURPOSE OF THIS PLAN IS TO ADJUST THE LOT LINE BETWEEN TAX MAP 161 LOTS 49 & 50 BY CREATING PARCEL "A" (11,002 S.F.) WHICH IS TO BE DEEDED TO THE OWNER OF LOT 49 BY THE OWNER OF LOT 50 AND IS NOT TO BE CONSIDERED A SEPARATE LOT OF RECORD.
- ORIGINAL AND ADJUSTED PARCEL AREAS:  
ORIGINAL ADJUSTED  
LOT 161-49 = 103,882 S.F. 114,884 S.F.  
LOT 161-50 = 130,532 S.F. 119,530 S.F.

- THE SUBJECTS PARCEL ARE SITUATED ENTIRELY WITHIN THE INDUSTRIAL ZONING DISTRICT (I) AND IS SUBJECT TO THE FOLLOWING DIMENSIONAL REQUIREMENTS:  
- MINIMUM LOT AREA 30,000 S.F.  
- MINIMUM LOT FRONTAGE 150 FT  
MINIMUM BUILDING SETBACKS:  
- FRONT 50 FT  
- REAR 15 FT  
- SIDE 15 FT

- BOUNDARY AND TOPOGRAPHIC INFORMATION SHOWN HEREON IS BASED ON AN ACTUAL FIELD SURVEY MADE BY THIS OFFICE IN AUGUST OF 2025.
- HORIZONTAL DATUM IS NAD 83 AND THE VERTICAL DATUM IS NAVD 88 FROM REAL TIME GPS SURVEY METHODS.
- EXAMINATION OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR THE TOWN OF HUDSON, N.H. MAP NUMBER 33011C05190, PANEL NUMBER 519 of 701 EFFECTIVE DATE: SEPTEMBER 25, 2009 INDICATES THAT NO PORTION OF THE SUBJECT PARCEL IS LOCATED WITHIN A FLOOD HAZARD ZONE.
- THE LOCATION OF ANY UNDERGROUND UTILITY INFORMATION SHOWN ON THIS PLAN IS APPROXIMATE. KEACH-NORDSTROM ASSOCIATES, INC. MAKES NO CLAIM TO THE ACCURACY OR COMPLETENESS OF UTILITIES SHOWN. PRIOR TO ANY EXCAVATION ON SITE THE CONTRACTOR OR OWNER SHALL CONTACT DIG SAFE AT 811.
- EASEMENTS, RIGHTS AND RESTRICTIONS SHOWN OR IDENTIFIED HERON ARE THOSE FOUND DURING RESEARCH AT THE HILLSBOROUGH COUNTY REGISTRY OF DEEDS. OTHER EASEMENTS, RIGHTS AND RESTRICTIONS NOT FOUND MAY EXIST.

**GRAPHIC SCALE**

(IN FEET)

1 inch = 40 ft.

**LOT LINE ADJUSTMENT PLAN**  
**ERICKSON FOUNDATION SOLUTIONS**

MAP 161 LOTS 49 &amp; 50

14 &amp; 18 CLEMENT ROAD

HUDSON, NEW HAMPSHIRE

HILLSBOROUGH COUNTY

**OWNER OF LOT 49/APPLICANT:**CLEMENT WAREHOUSE LLC  
14 CLEMENT ROAD  
Hudson, N.H. 03051  
BK. 9014 PG. 1118**OWNER LOT 50:**18 CLEMENT ROAD, LLC  
29 BOYD ROAD  
Hudson, N.H. 03051  
BK. 9792 PG. 977**KMA** KEACH-NORDSTROM ASSOCIATES, INC.

Civil Engineering Land Surveying Landscape Architecture

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

**LOT AREA TABLE**

LOT NUMBER	TOTAL LOT AREA (SF)	WETLAND AREA (SF)	AREA (SF) >25% SLOPE	BUILDABLE AREA (SF)	FRONTAGE (FT)
49	114,184	0	24,050	90,134	301.09
50	119,530	14,667	17,000	87,863	582.24

**CERTIFICATION:**

I HEREBY CERTIFY THAT THIS PLAN WAS PREPARED BY ME OR THOSE UNDER MY DIRECT SUPERVISION. FURTHER, THAT THIS PLAN IS BASED ON AN ACTUAL FIELD SURVEY MADE BY THIS OFFICE DURING AUGUST OF 2025. SAID SURVEY HAS A RELATIVE ERROR OF CLOSURE OF ONE PART IN TEN THOUSAND (1:10,000) OR BETTER.

Michael Seekamp  
11/4/25

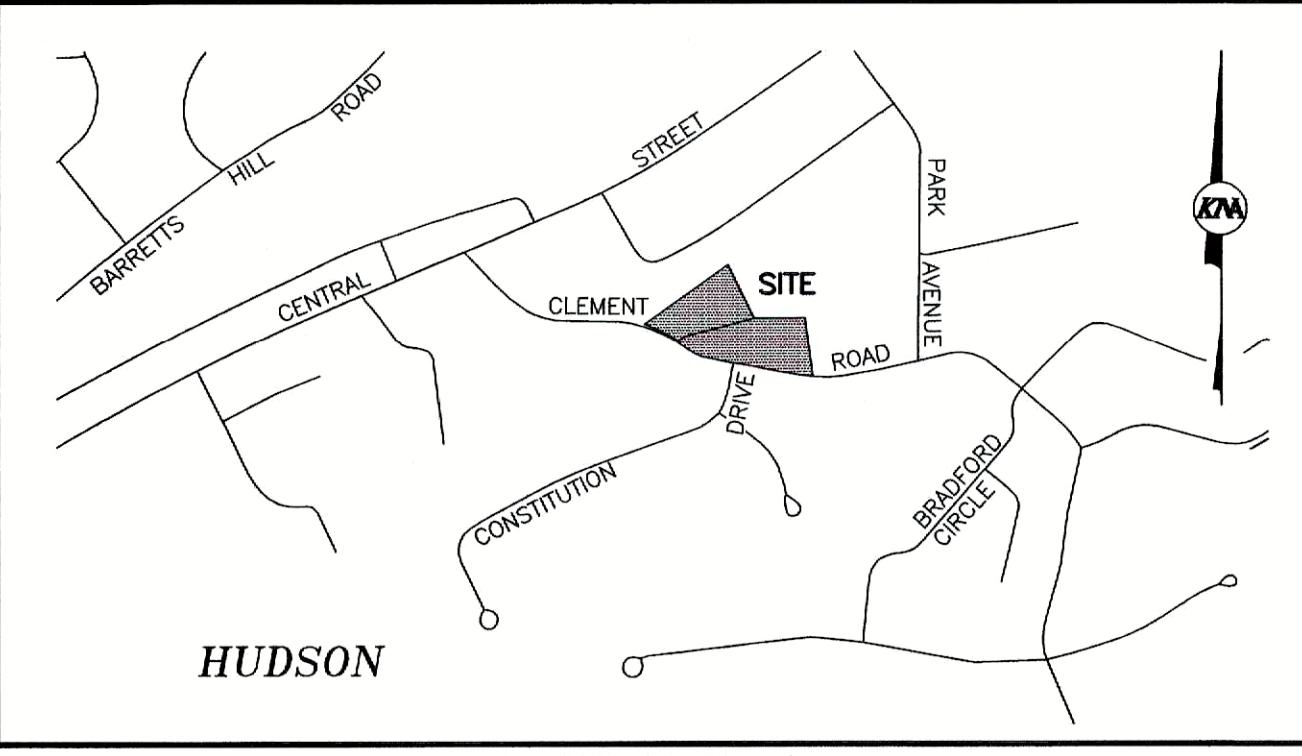
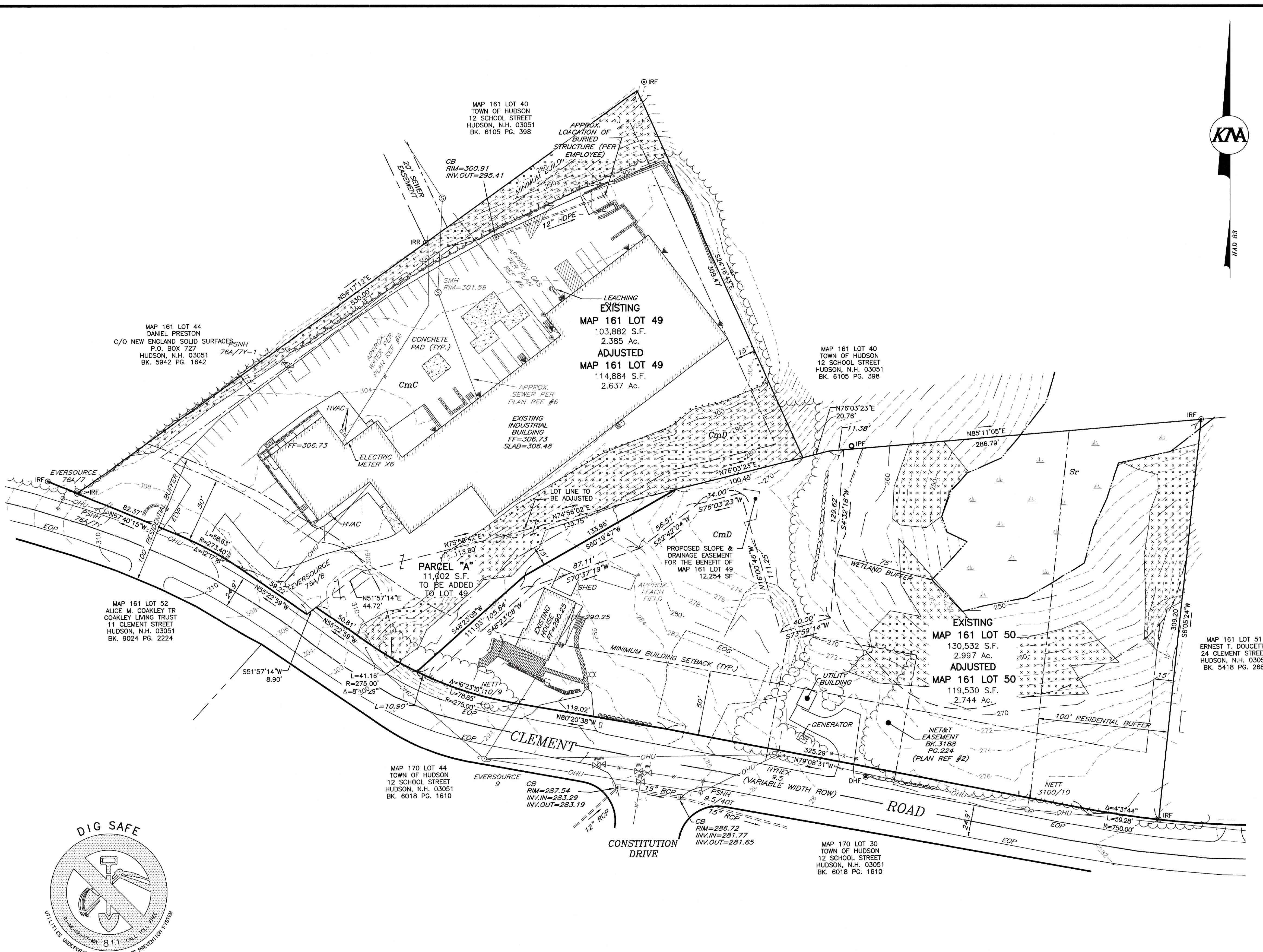
CERTIFIED WETLAND SCIENTIST

DATE

LICENSED LAND SURVEYOR

DATE

1/27/26



**VICINITY PLAN**

SCALE: 1" = 1,000' ±

LEGEND

F	IRON ROD FOUND
R	IRON ROD RECOVERED
F	IRON PIPE FOUND
	GRANITE BOUND TO BE SET
	IRON PIN TO BE SET
	UTILITY POLE
	SEWER MANHOLE
	DRAINAGE MANHOLE
	OUTDOOR LIGHT
	STREET LIGHT
—	ABUTTER LINE
○○○○○	STONEWALL
— — —	EDGE OF GRAVEL
— — —	EDGE OF PAVEMENT
— — —	SETBACK
~~~~~	RETAINING WALL
— — —	WETLAND
— — —	100' RESIDENTIAL BUFFER
— — —	WETLAND BUFFER
— — —	CHAIN LINK FENCE
— — —	EASEMENT
— — —	10' CONTOUR
— — —	2' CONTOUR
— — —	DRAINAGE LINE
— G —	GAS LINE
— W —	WATER LINE
— S —	SEWER LINE

SEE SHEET 3 FOR NOTES &  
REFERENCE PLANS

## GRAPHIC SCALE

40 80

( IN FEET )  
1 inch = 40 ft.

---

**LOT LINE ADJUSTMENT  
INDICATION SOLUTIONS**

MAP 161 LOTS 49 & 50  
4 & 18 CLEMENT ROAD  
EDSON, NEW HAMPSHIRE  
ILLSBOROUGH COUNTY

**OWNER LOT 50:**  
18 CLEMENT ROAD, LLC  
29 BOYD ROAD  
HUDSON, N.H. 03051  
BK 9792 PG 977

# **KNA** *KEACH-NORDSTROM ASSOCIATES, INC.*

---

*Civil Engineering Land Surveying Landscape Architecture*

#### **REVISIONS**

APPROVED BY THE HUDSON, NH PLANNING BOARD  
DATE OF MEETING:

SIGNATURE DATE: \_\_\_\_\_

SIGNATURE DATE: \_\_\_\_\_  
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.

## SCS SOILS LEGEND

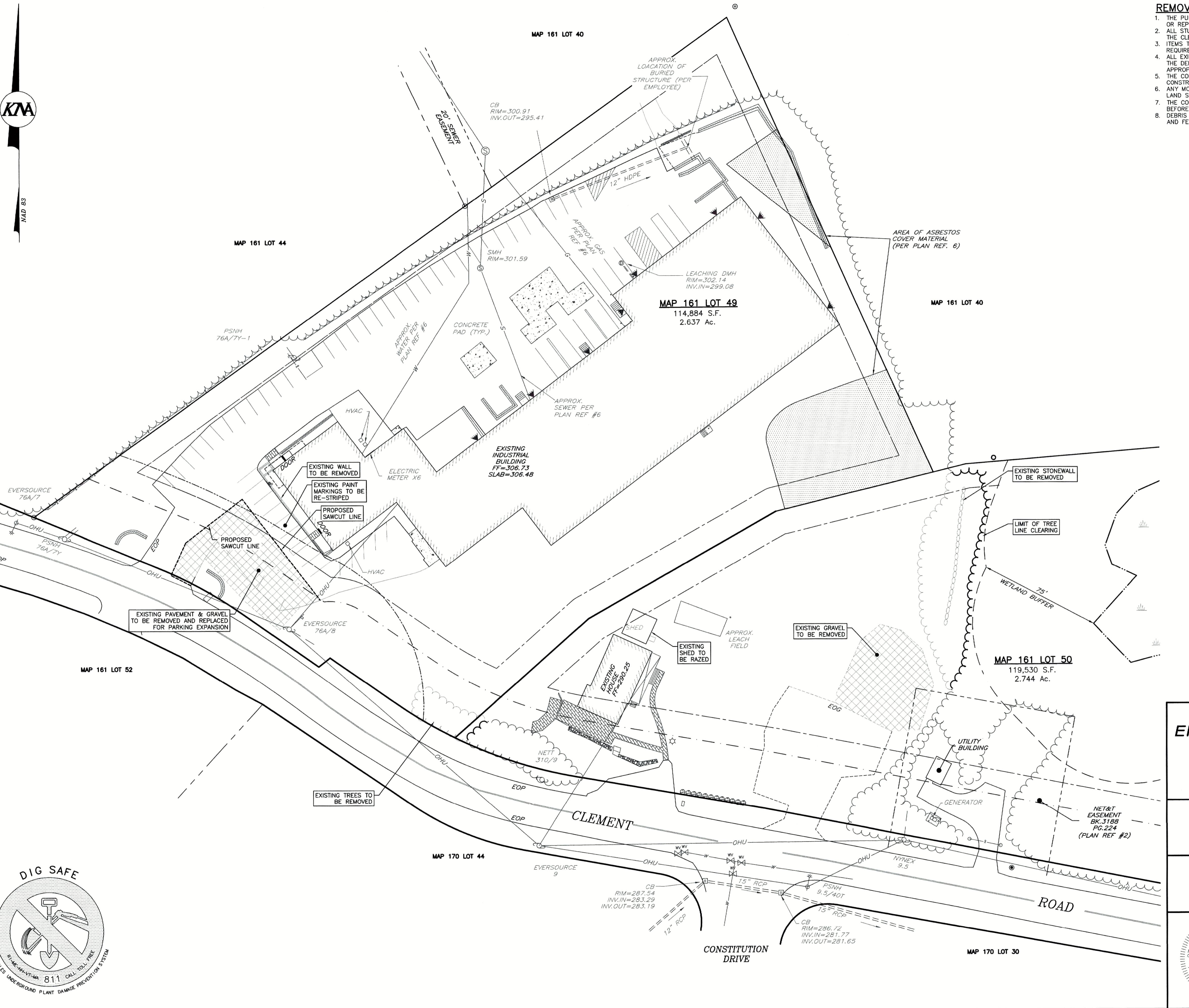
CpC CHATFIELD-HOLLIS-CANTON COMPLAX, 8

**Csc** CHATFIELD-HOLLIS COMPLEX, 8 TO 15 PERCENT SLOPES

PERCENT SLOPES, ROCKY  
SOURCE: USDA-SCS WEB SOIL SURVEY  
HILLSBOROUGH COUNTY

## LOT AREA TABLE

LOT NUMBER	TOTAL LOT AREA (SF)	WETLAND AREA (SF)	AREA (SF) >25% SLOPE	BUILDABLE AREA (SF)	FRONTAGE (FT)
49	114,184	0	24,050	90,134	301.09
50	119,530	14,667	17,000	87,863	582.24



### REMOVALS/DEMOLITION NOTES:

1. THE PURPOSE OF THIS PLAN IS TO SHOW EXISTING FEATURES ON SITE TO BE REMOVED, SALVAGED, OR REPLACED.
2. ALL STUMPS, ROOTS, BRANCHES, BRUSH, WOODS AND OTHER PERISHABLE MATERIAL RESULTING FROM THE CLEARING AND GRUBBING OPERATIONS SHALL BE DISPOSED OF BY AN APPROVED METHOD.
3. ITEMS TO BE REMOVED AND DISPOSED OF IN ACCORDANCE WITH THE TOWN OF HUDSON REQUIREMENTS, UNLESS OTHERWISE SHOWN HEREON OR DIRECTED BY OWNER.
4. ALL EXISTING PAVEMENT AND GRAVEL WITHIN THE CROSS HATCHED AREA IS TO BE REMOVED DURING THE DEMOLITION PHASE OF THE PROJECT. EXCESS MATERIAL FROM THESE AREAS SHALL BE APPROPRIATELY DISPOSED OF OFFSITE BY AN APPROVED METHOD.
5. THE CONTRACTOR SHALL CONTROL ALL DUST GENERATED DURING THE REMOVAL PHASE AND CONSTRUCTION PHASE SO THAT NO DUST LEAVES THE SITE.
6. ANY MONUMENTS DISTURBED DURING CONSTRUCTION SHALL BE RESET BY A NEW HAMPSHIRE LICENSED LAND SURVEYOR AT THE SITE CONTRACTORS EXPENSE.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING "DIG SAFE" AT 811 AT LEAST 72 HOURS BEFORE DIGGING.
8. DEBRIS REMOVED FROM THE SITE SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS.

## LEGEND

◎ IRF	IRON ROD FOUND
◎ IRR	IRON ROD RECOVERED
● IPF	IRON PIPE FOUND
■ GB-TBS	GRANITE BOUND TO BE SET
● IPIN-TBS	IRON PIN TO BE SET
⌚	UTILITY POLE
WV	WATER VALVE
II	CATCH BASIN
⌚	SIGN
◎	SEWER MANHOLE
◎	DRAINAGE MANHOLE
▶	OUTDOOR LIGHT
*—○	STREET LIGHT
— — — — —	ABUTTER LINE
○○○○○○○○○○	STONEWALL
— OHU —	OVERHEAD UTILITIES
○○○○○○○○○○	TREELINE
— — — — —	EDGE OF GRAVEL
— EOP —	EDGE OF PAVEMENT
— — — — —	SETBACK
====	RETAINING WALL
— — — — —	WETLAND
— — — — —	100' RESIDENTIAL BUFFER
— — — — —	GREEN AREA SETBACK
— — — — —	WETLAND BUFFER
— — — — —	CHAIN LINK FENCE
— — — — —	EASEMENT
Y○○○○○○○○○○	PROPOSED TREELINE
====	PAVEMENT OR GRAVEL TO BE REMOVED

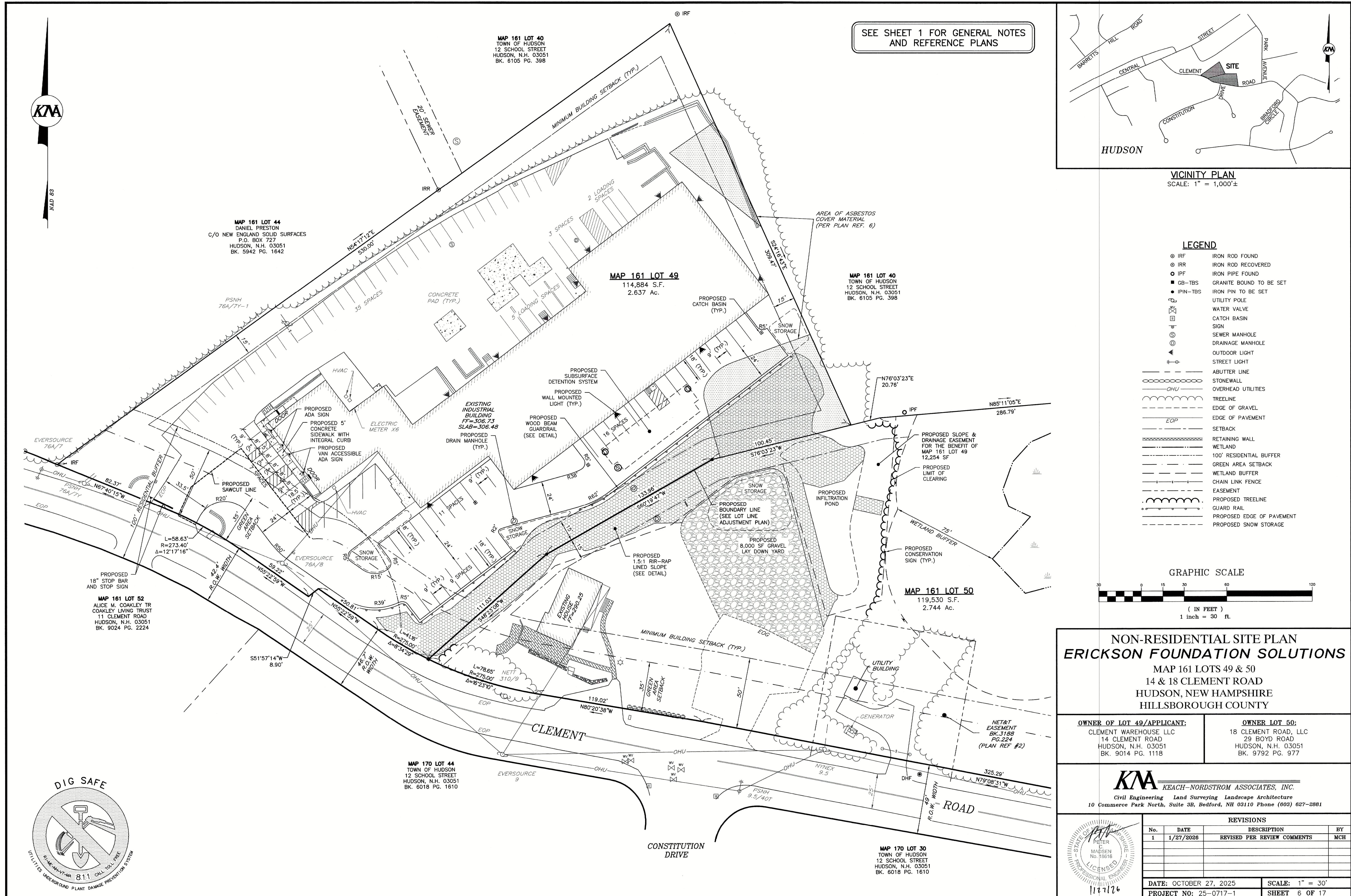
## GRAPHIC SCALE

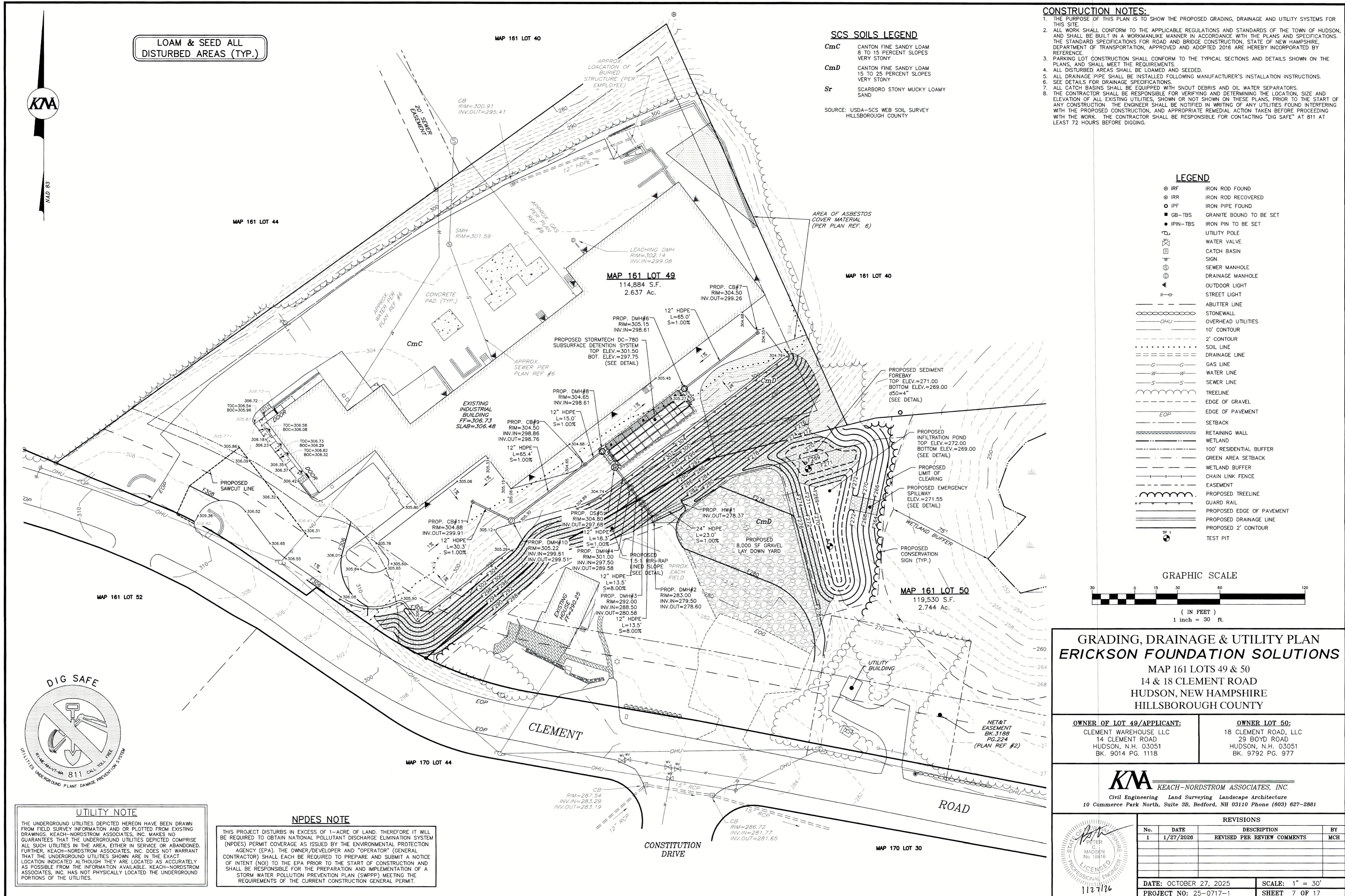
**REMOVALS/DEMOLITION PLAN  
RICKSON FOUNDATION SOLUTIONS  
MAP 161 LOTS 49 & 50  
14 & 18 CLEMENT ROAD  
HUDSON, NEW HAMPSHIRE  
HILLSBOROUGH COUNTY**

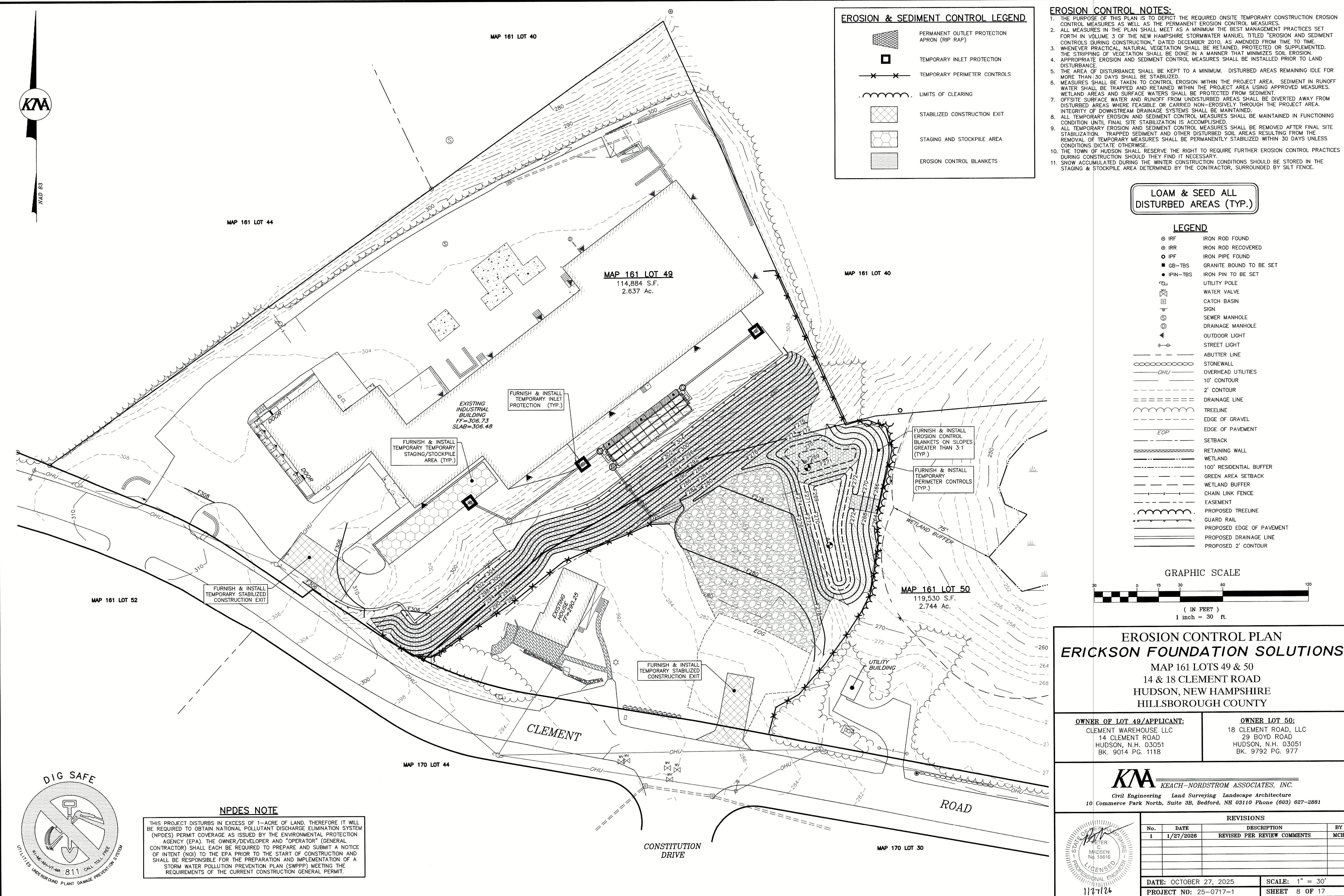
<b><u>OWNER OF LOT 49/APPLICANT:</u></b> CLEMENT WAREHOUSE LLC 14 CLEMENT ROAD HUDSON, N.H. 03051 BK. 9014 PG. 1118	<b><u>OWNER LOT 50:</u></b> 18 CLEMENT ROAD, LLC 29 BOYD ROAD HUDSON, N.H. 03051 BK. 9792 PG. 977
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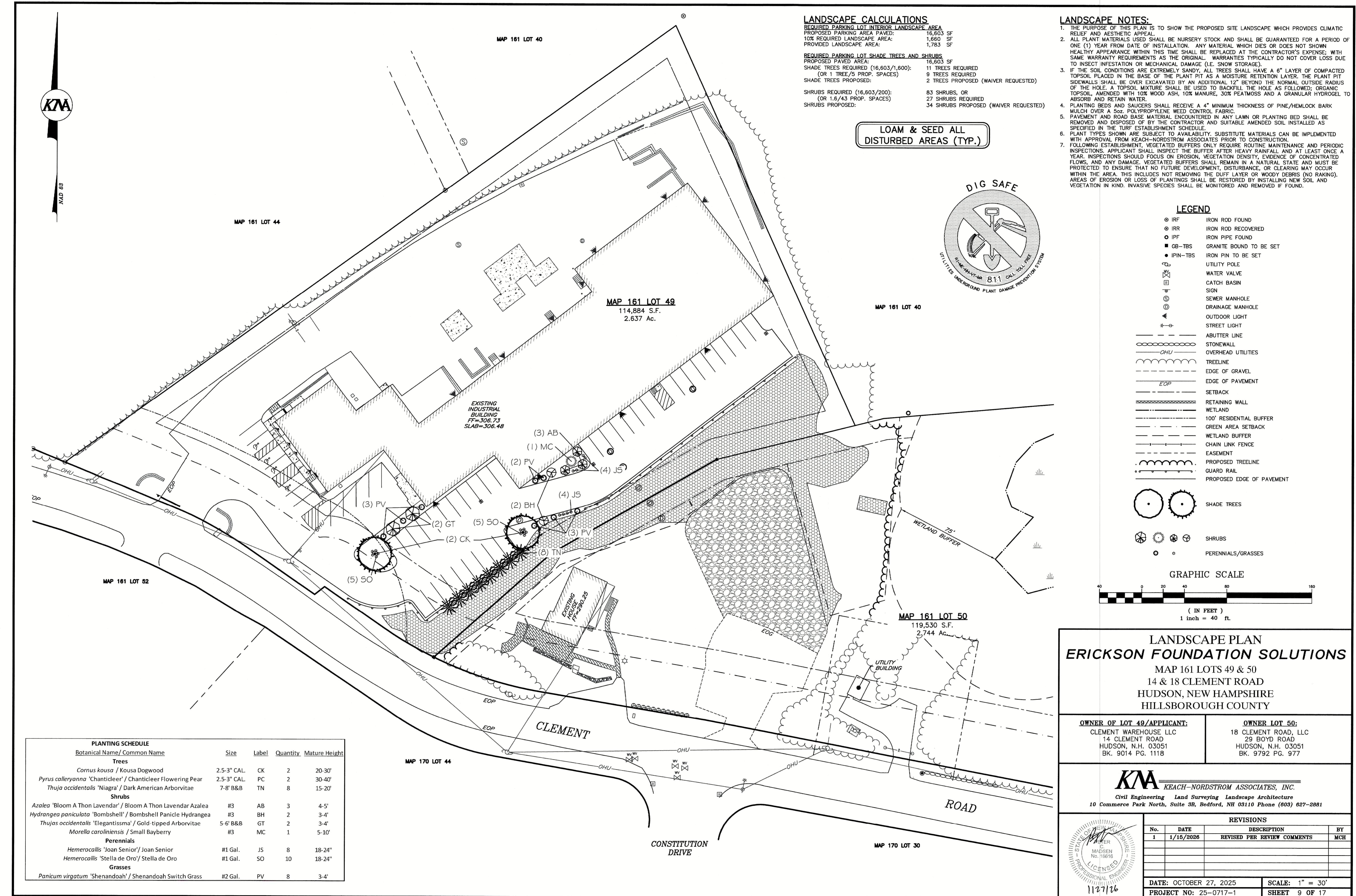
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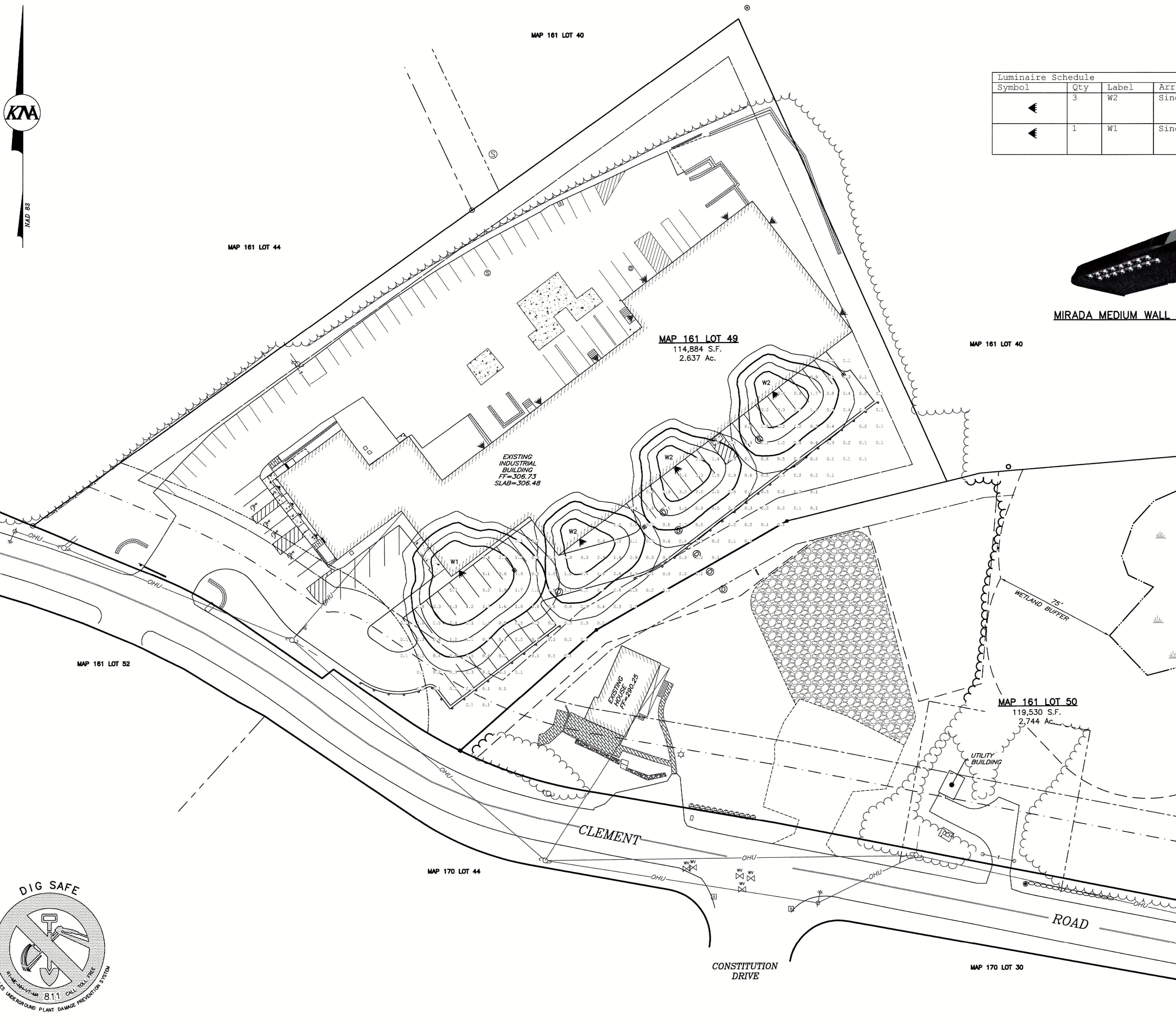
**REACH-NORDSTRUM ASSOCIATES, INC.**  
Civil Engineering Land Surveying Landscape Architecture  
Commerce Park North, Suite 3B, Bedford, NH 03110 Phone (603) 627-2881







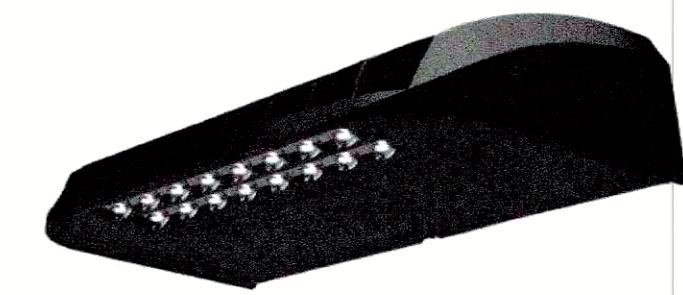




## LIGHTING NOTES:

1. ALL LIGHTS/FIXTURES SHALL BE AS SPECIFIED BY EXPOSURE LIGHTING.
2. ALL PROPOSED LIGHTS/FIXTURES ARE TO BE FULL CUTOFF.
3. FIXTURES SHALL BE MOUNTED AT HEIGHTS AS SPECIFIED IN TABLE.
4. PRIOR TO CONSTRUCTION, THE SITE CONTRACTOR SHALL COORDINATE WITH THE PROJECT ELECTRICIAN FOR THE EXACT LOCATION, LAYOUT, CONDUIT SIZE AND CIRCUITS ASSOCIATED WITH THE SITE LIGHTING.
5. PROPOSED SITE LIGHTING SHALL FOLLOW EXISTING SITE LIGHTING SCHEDULE.
6. ALL WALL MOUNTED FIXTURES ARE PROPOSED AT 15' ABOVE FINISH GRADE.

Luminaire Schedule					
Symbol	Qty	Label	Arrangement	Description	[MANUFAC]
	3	W2	Single	XWM-FT-LED-06L-30-UE-CXX-IMSBT1L	LSI INDUSTRIES, INC.
	1	W1	Single	XWM-FT-LED-15L-30-UE-CXX-IMSBT1L	LSI INDUSTRIES, INC.



## MIRADA MEDIUM WALL SCONCE (XWM)

## LEGEND

◎ IRF	IRON ROD FOUND
◎ IRR	IRON ROD RECOVERED
● IPF	IRON PIPE FOUND
■ GB-TBS	GRANITE BOUND TO BE SET
● IPIN-TBS	IRON PIN TO BE SET
‘P’	UTILITY POLE
WV	WATER VALVE
III	CATCH BASIN
◎	SIGN
◎	SEWER MANHOLE
◎	DRAINAGE MANHOLE
←	OUTDOOR LIGHT
*—○—	STREET LIGHT
— — — — —	ABUTTER LINE
○○○○○○○○○○	STONEWALL
— OHU —	OVERHEAD UTILITIES
— — — — —	TREELINE
— — — — —	EDGE OF GRAVEL
EOP	EDGE OF PAVEMENT
— — — — —	SETBACK
— — — — —	RETAINING WALL
— — — — —	WETLAND
— — — — —	100' RESIDENTIAL BUFFER
— — — — —	GREEN AREA SETBACK
— — — — —	WETLAND BUFFER
— — — — —	CHAIN LINK FENCE
— — — — —	EASEMENT
— — — — —	PROPOSED TREELINE
— — — — —	GUARD RAIL
— — — — —	PROPOSED EDGE OF PAVEMENT

### GRAPHIC SCALE

( IN FEET )

1 inch = 40 feet

KENNETH SWEENEY | APPLICATIONS ENGINEER  
3.759.1043  
SCOTT RD | HAMPTON, NH 03842 | 603.601.8080  
EXPOSURE2LIGHTING.COM

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# LIGHTING PLAN

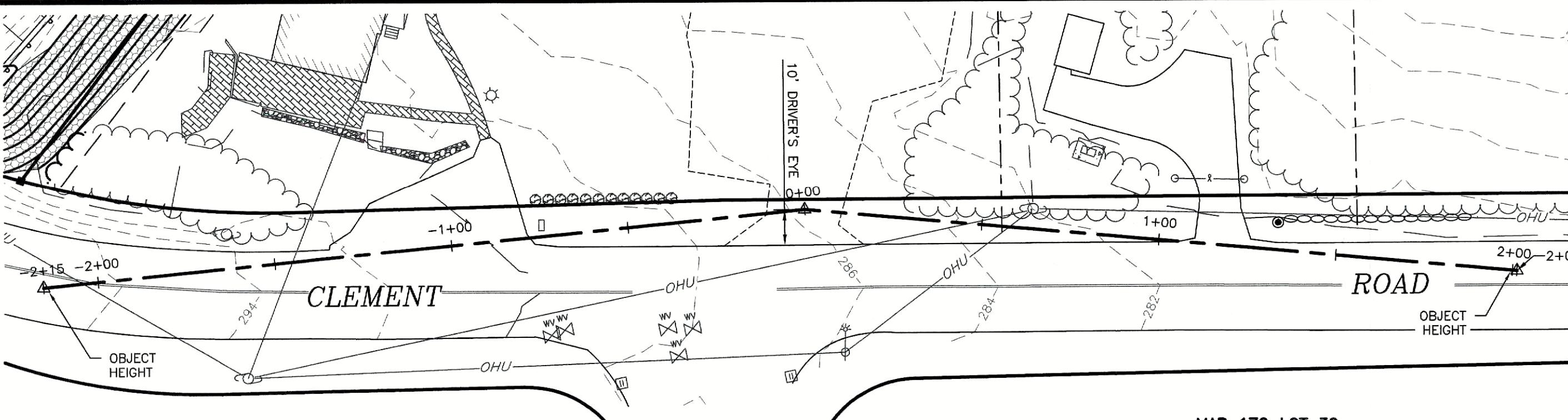
## ERICKSON FOUNDATION SOLUTIONS

MAP 161 LOTS 49 & 50  
14 & 18 CLEMENT ROAD  
HUDSON, NEW HAMPSHIRE  
HILLSBOROUGH COUNTY

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HUDSON, N.H. 03051  
BK 9014 PG 1118

**OWNER LOT 50:**  
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29 BOYD ROAD  
HUDSON, N.H. 03051  
PK 8792 PC 877





MAP 170 LOT 44

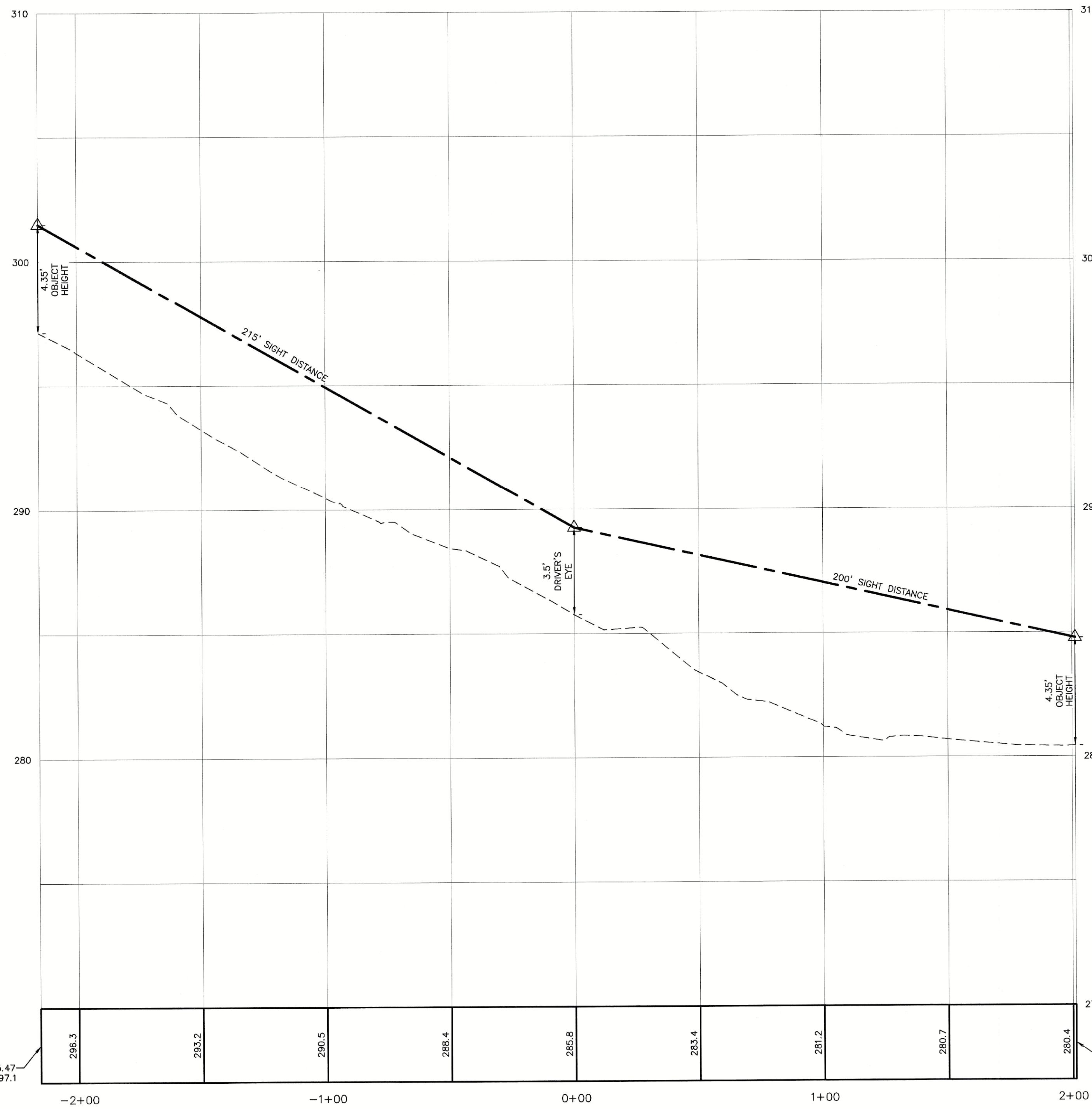
MAP 170 LOT 30

## LOT 50 SIGHT DISTANCE PLAN

SCALE: 1" = 30'

KNA

NAD 83



## LOT 50 SIGHT DISTANCE PROFILE

SCALE: 1" = 30' (HORIZ.)

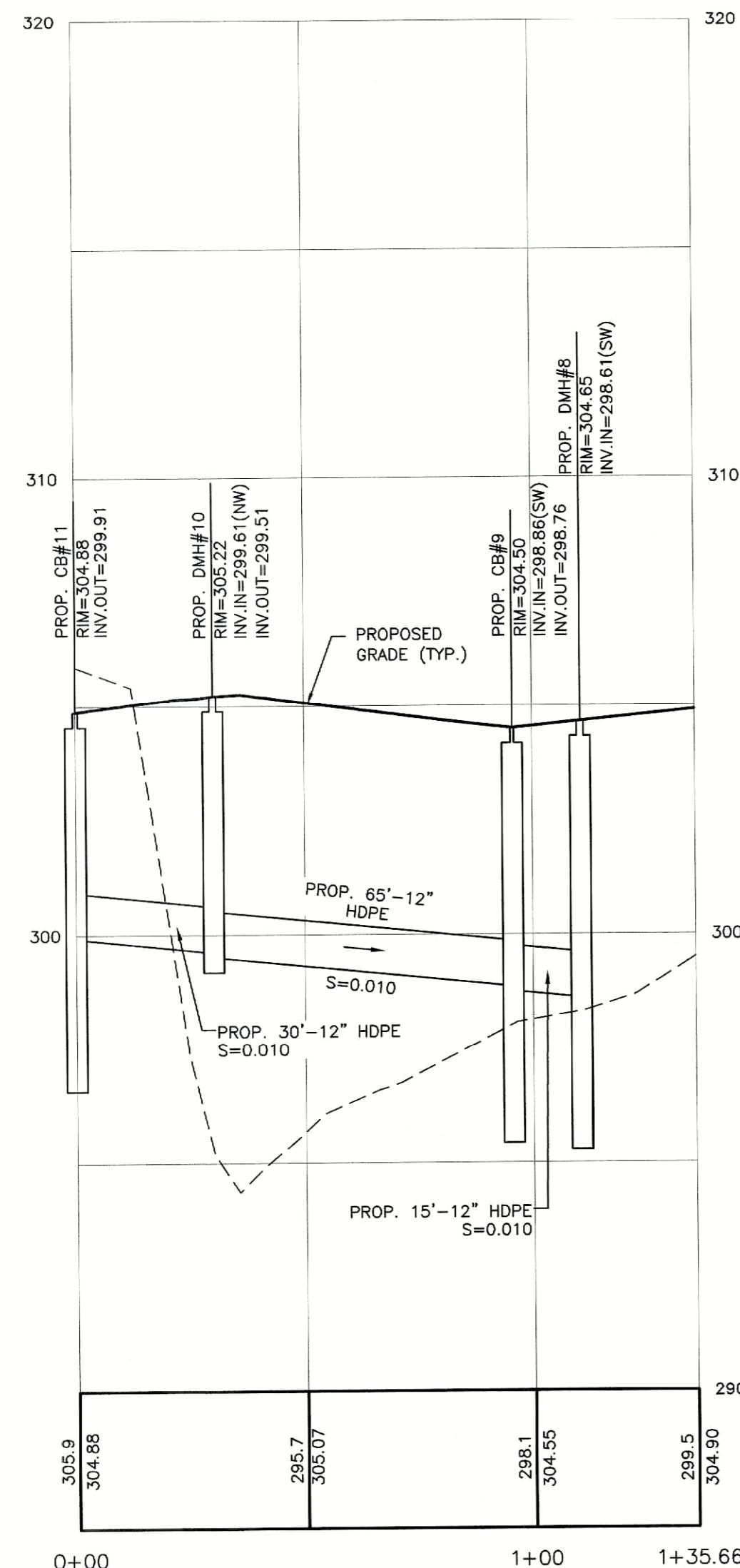
1" = 3' (VERT.)

# SIGHT DISTANCE PLAN & PROFILE CKSON FOUNDATION SOLUTIONS

MAP 161 LOTS 49 & 50  
14 & 18 CLEMENT ROAD  
HUDSON, NEW HAMPSHIRE  
HILLSBOROUGH COUNTY

<u>OWNER OF LOT 49/APPLICANT:</u> CLEMENT WAREHOUSE LLC 14 CLEMENT ROAD HUDSON, N.H. 03051 BK. 9014 PG. 1118	<u>OWNER LOT 50:</u> 18 CLEMENT ROAD, LLC 29 BOYD ROAD HUDSON, N.H. 03051 BK. 9792 PG. 977
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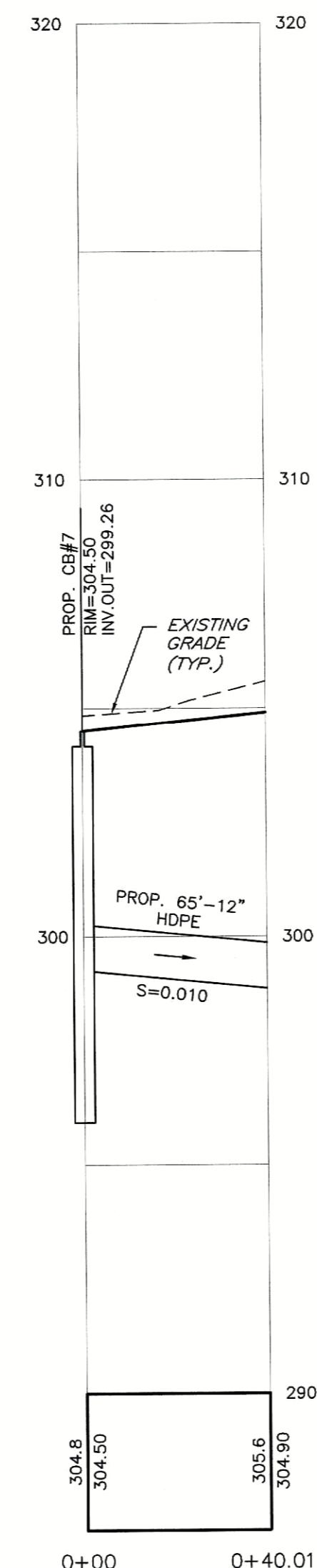
**KNA** KEACH-NORDSTROM ASSOCIATES, INC.



DRAINAGE PROFILE  
CB#11 TO DMH#8

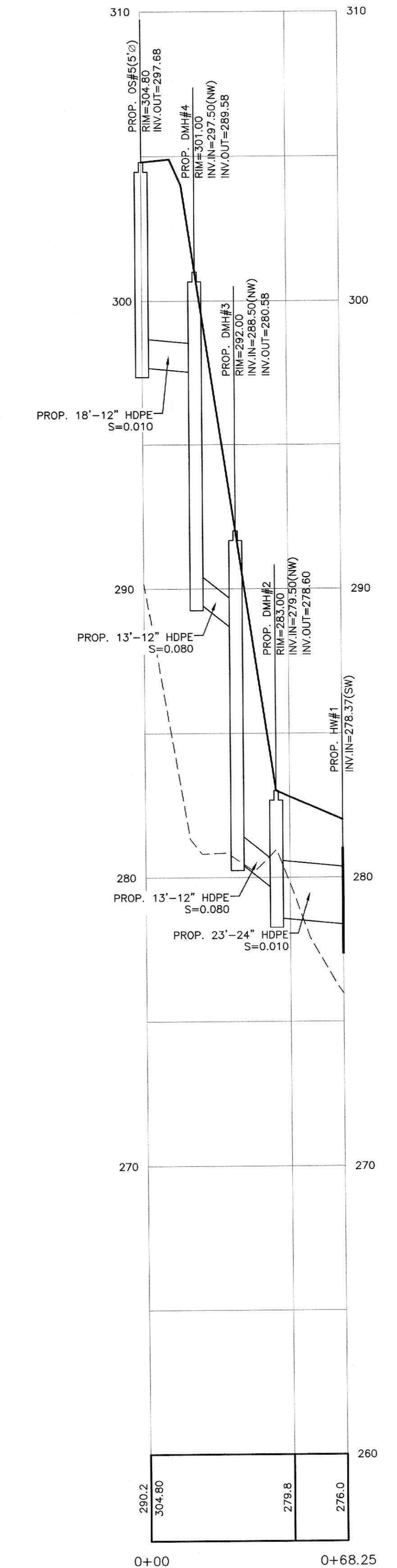
SCALE: 1" = 30' (HORIZ.)  
1" = 3' (VERT.)

1 = 0 (VER.)



DRAINAGE PROFILE  
CB#7 TO DMH#6

SCALE: 1" = 30' (HORIZ.)  
1" = 3' (VERT.)



### GRAPHIC SCALE

A horizontal line with vertical tick marks at 15, 30, and 60 feet. The distance between 15 and 30 is shaded black. The distance between 30 and 60 is also shaded black. The distance from 0 to 15 is white, and the distance from 60 to 75 is white.

# DRAINAGE PROFILES

## ERICKSON FOUNDATION SOLUTIONS

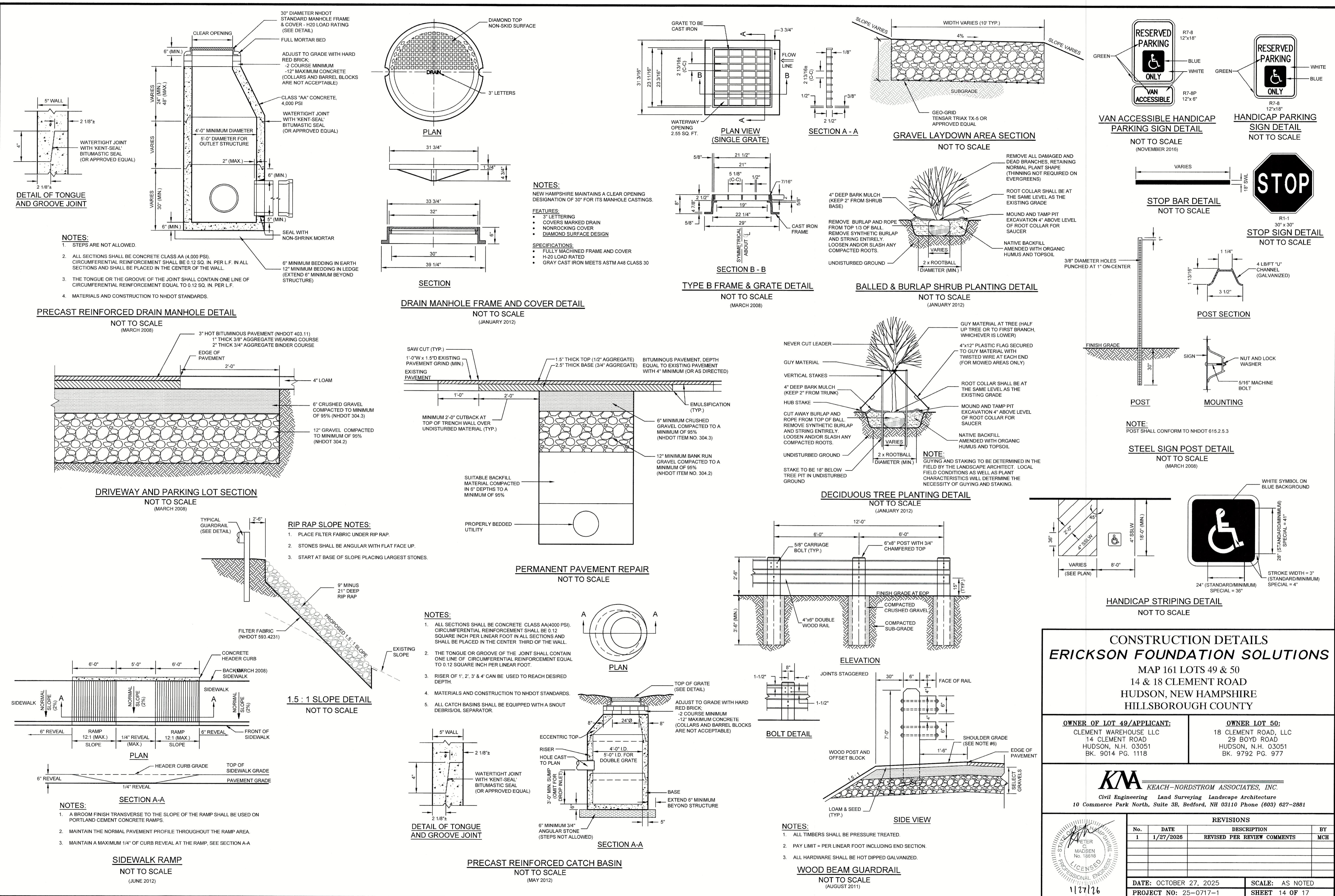
MAR 161 LOTS 49 & 50

MAP 161 LOTS 49 & 50  
14 & 18 CLEMENT ROAD  
HUDSON, NEW HAMPSHIRE  
HILLSBOROUGH COUNTY

**NER OF LOT 49/APPLICANT:**  
CLEMENT WAREHOUSE LLC  
14 CLEMENT ROAD  
HUDSON, N.H. 03051  
PK. 9014 PG. 1118

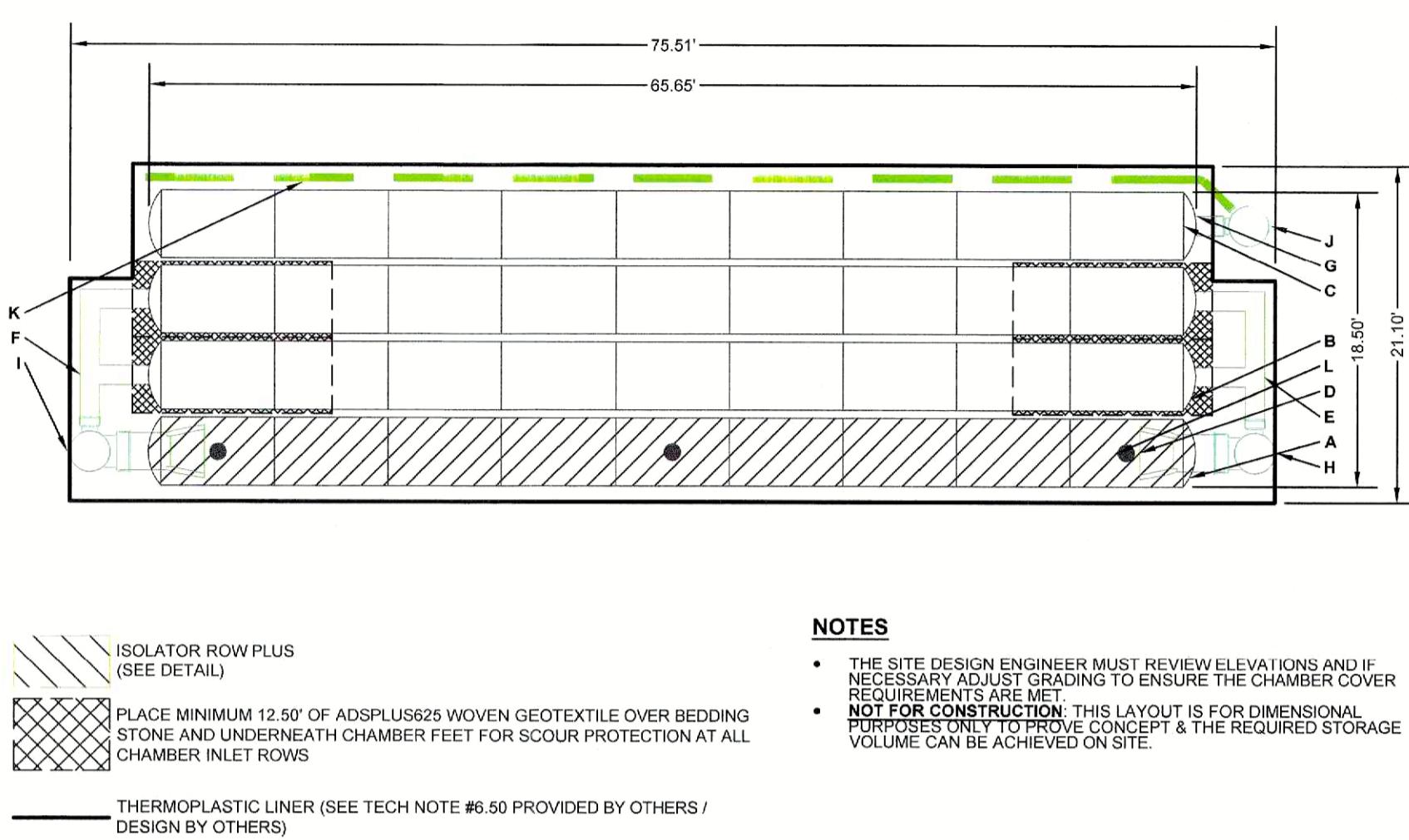
OWNER LOT 50:  
3 CLEMENT ROAD, LLC  
29 BOYD ROAD  
HUDSON, N.H. 03051  
BK 9792 PG 977

**KNA** KEACH-NORDSTROM ASSOCIATES, INC.





PROPOSED LAYOUT		PROPOSED ELEVATIONS
36	STORMTECH DC-780 CHAMBERS	MAXIMUM ALLOWABLE GRADE (TOP OF PAVEMENT/UNPAVED):
8	STORMTECH DC-780 END CAPS	MINIMUM ALLOWABLE GRADE (UNPAVED WITH TRAFFIC):
6	STONE ABOVE (in)	MINIMUM ALLOWABLE GRADE (UNPAVED NO TRAFFIC):
9	STONE BELOW (in)	MINIMUM ALLOWABLE GRADE (TOP OF RIGID CONCRETE PAVEMENT):
40	STONE VOID	MINIMUM ALLOWABLE GRADE (BASE OF FLEXIBLE PAVEMENT):
3317	INSTALLED SYSTEM VOLUME (CF) (PERIMETER STONE INCLUDED)	TOP OF STONE:
	(COVER STONE INCLUDED)	TOP OF DC-780 CHAMBER:
	(BASE STONE INCLUDED)	12" x 12" TOP MANIFOLD INVERT:
		12" x 12" TOP MANIFOLD INVERT:
1537	SYSTEM AREA (SF)	12" BOTTOM CONNECTION INVERT:
193.2	SYSTEM PERIMETER (ft)	24" ISOLATOR ROW PLUS INVERT:
302	THERMOPLASTIC LINER (SY)	24" ISOLATOR ROW PLUS INVERT:
	(20% OVERAGE)	BOTTOM OF DC-780 CHAMBER:
		UNDERDRAIN INVERT:
		BOTTOM OF STONE:

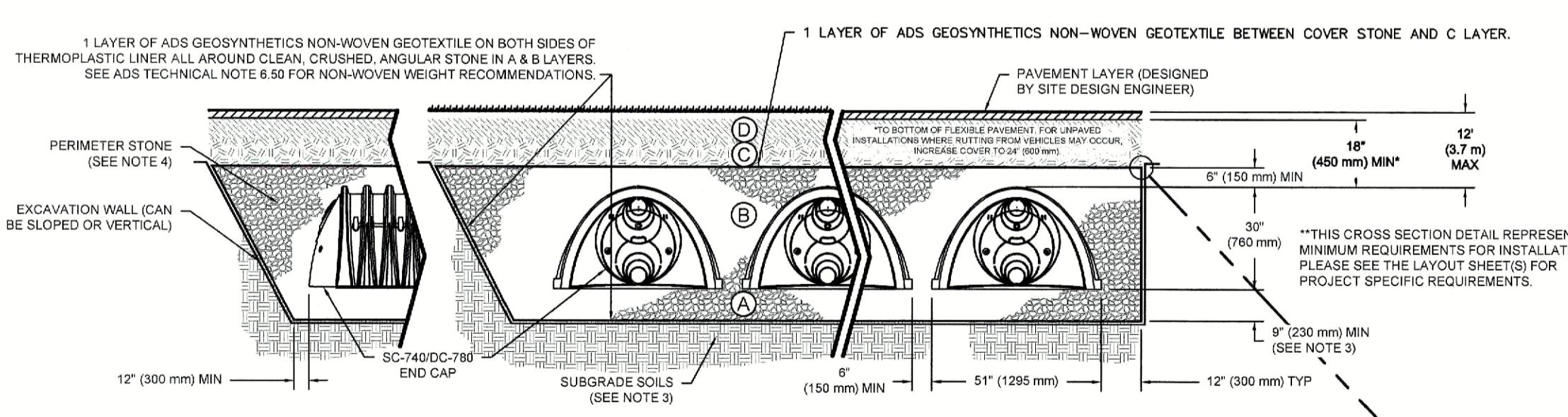


## ACCEPTABLE FILL MATERIALS: STORMTECH DC-780 CHAMBER SYSTEMS

MATERIAL LOCATION		DESCRIPTION	AASHTO MATERIAL CLASSIFICATIONS	COMPACTION / DENSITY REQUIREMENTS
D	<b>FINAL FILL:</b> FILL MATERIAL FOR LAYER 'D' STARTS FROM THE TOP OF THE 'C' LAYER TO THE BOTTOM OF FLEXIBLE PAVEMENT OR UNPAVED FINISHED GRADE ABOVE. NOTE THAT PAVEMENT SUBBASE MAY BE PART OF THE 'D' LAYER	ANY SOIL/ROCK MATERIALS, NATIVE SOILS, OR PER ENGINEER'S PLANS. CHECK PLANS FOR PAVEMENT SUBGRADE REQUIREMENTS.	N/A	PREPARE PER SITE DESIGN ENGINEER'S PLANS. PAVE INSTALLATIONS MAY HAVE STRINGENT MATERIAL AND PREPARATION REQUIREMENTS.
C	<b>INITIAL FILL:</b> FILL MATERIAL FOR LAYER 'C' STARTS FROM THE TOP OF THE EMBEDMENT STONE ('B' LAYER) TO 18" (450 mm) ABOVE THE TOP OF THE CHAMBER. NOTE THAT PAVEMENT SUBBASE MAY BE A PART OF THE 'C' LAYER.	GRANULAR WELL-GRADED SOIL/AGGREGATE MIXTURES, <35% FINES OR PROCESSED AGGREGATE.  MOST PAVEMENT SUBBASE MATERIALS CAN BE USED IN LIEU OF THIS LAYER.	AASHTO M145 <sup>1</sup> A-1, A-2-4, A-3  OR  AASHTO M43 <sup>1</sup> 3, 357, 4, 467, 5, 56, 57, 6, 67, 68, 7, 78, 8, 89, 9, 10	BEGIN COMPACTION AFTER 12" (300 mm) OF MATERIAL ON THE CHAMBERS IS REACHED. COMPACT ADDITIONAL LAYER 6" (150 mm) MAX LIFTS TO A MIN. 95% PROCTOR DENSITY FOR WELL GRADED MATERIAL AND 95% RELATIVE DENSITY FOR PROCESSED AGGREGATE MATERIALS. ROLLER GROSS VEHICLE WEIGHT NOT TO EXCEED 12,000 lbs (53 kN). DYNAMIC FORCE NOT TO EXCEED 20,000 lbs (89 kN).
B	<b>EMBEDMENT STONE:</b> FILL SURROUNDING THE CHAMBERS FROM THE FOUNDATION STONE ('A' LAYER) TO THE 'C' LAYER ABOVE.	CLEAN, CRUSHED, ANGULAR STONE OR RECYCLED CONCRETE <sup>5</sup>	AASHTO M43 <sup>1</sup> 3, 357, 4, 467, 5, 56, 57	NO COMPACTION REQUIRED.
A	<b>FOUNDATION STONE:</b> FILL BELOW CHAMBERS FROM THE SUBGRADE UP TO THE FOOT (BOTTOM) OF THE CHAMBER.	CLEAN, CRUSHED, ANGULAR STONE OR RECYCLED CONCRETE <sup>5</sup>	AASHTO M43 <sup>1</sup> 3, 357, 4, 467, 5, 56, 57	PLATE COMPACT OR ROLL TO ACHIEVE A FLAT SURFACE

PLEASE NOTE:

1. THE LISTED AASHTO DESIGNATIONS ARE FOR GRADATIONS ONLY. THE STONE MUST ALSO BE CLEAN, CRUSHED, ANGULAR. FOR EXAMPLE, A SPECIFICATION FOR #4 STONE WOULD STATE: "CLEAN, CRUSHED, ANGULAR NO. 4 (AASHTO M43) STONE".
2. STORMTECH COMPACTION REQUIREMENTS ARE MET FOR 'A' LOCATION MATERIALS WHEN PLACED AND COMPACTED IN 9" (230 mm) (MAX) LIFTS USING TWO FULL COVERS WITH A VIBRATORY COMPACTOR.
3. WHERE INFILTRATION SURFACES MAY BE COMPROMISED BY COMPACTION, FOR STANDARD DESIGN LOAD CONDITIONS, A FLAT SURFACE MAY BE ACHIEVED BY RAKING OR DRAGGING WITHOUT COMPACTION EQUIPMENT. FOR SPECIAL LOAD DESIGNS, CONTACT STORMTECH FOR COMPACTION REQUIREMENTS.
4. ONCE LAYER 'C' IS PLACED, ANY SOIL/MATERIAL CAN BE PLACED IN LAYER 'D' UP TO THE FINISHED GRADE. MOST PAVEMENT SUBBASE SOILS CAN BE USED TO REPLACE THE MATERIAL REQUIREMENTS OF LAYER 'C' OR 'D' AT THE SITE DESIGN ENGINEER'S DISCRETION.
5. WHERE RECYCLED CONCRETE AGGREGATE IS USED IN LAYERS 'A' OR 'B' THE MATERIAL SHOULD ALSO MEET THE ACCEPTABILITY CRITERIA OUTLINED IN TECHNICAL NOTE 6.20 "RECYCLED CONCRETE STRUCTURAL BACKFILL".

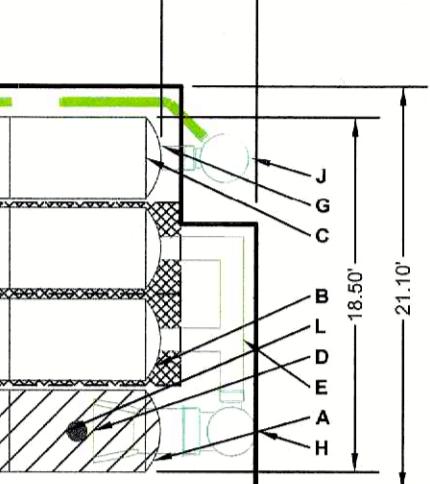


## Names

**NOTES:**

1. CHAMBERS SHALL MEET THE REQUIREMENTS OF ASTM F2418, "STANDARD SPECIFICATION FOR POLYPROPYLENE (PP) CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
2. DC-780 CHAMBERS SHALL BE DESIGNED IN ACCORDANCE WITH ASTM F2787 "STANDARD PRACTICE FOR STRUCTURAL DESIGN OF THERMOPLASTIC CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
3. THE SITE DESIGN ENGINEER IS RESPONSIBLE FOR ASSESSING THE BEARING RESISTANCE (ALLOWABLE BEARING CAPACITY) OF THE SUBGRADE SOILS AND THE DEPTH OF FOUNDATION STONE WITH CONSIDERATION FOR THE RANGE OF EXPECTED SOIL MOISTURE CONDITIONS. REFERENCE STORMTECH DESIGN MANUAL FOR BEARING CAPACITY GUIDANCE.
4. PERIMETER STONE MUST BE EXTENDED HORIZONTALLY TO THE EXCAVATION WALL FOR BOTH VERTICAL AND SLOPED EXCAVATION WALLS.
5. REQUIREMENTS FOR HANDLING AND INSTALLATION:
  - TO MAINTAIN THE WIDTH OF CHAMBERS DURING SHIPPING AND HANDLING, CHAMBERS SHALL HAVE INTEGRAL, INTERLOCKING STACKING LUGS.
  - TO ENSURE A SECURE JOINT DURING INSTALLATION AND BACKFILL, THE HEIGHT OF THE CHAMBER JOINT SHALL NOT BE LESS THAN 2".
  - TO ENSURE THE INTEGRITY OF THE ARCH SHAPE DURING INSTALLATION, a) THE ARCH STIFFNESS CONSTANT SHALL BE GREATER THAN OR EQUAL TO 500 LBS/FT%. THE ASC IS DEFINED IN SECTION 10.1.1.

## DC-780 CROSS SECTION DETAILS



SITE DESIGN ENGINEER MUST REVIEW ELEVATIONS AND IF  
NASSARY ADJUST GRADING TO ENSURE THE CHAMBER COVER  
IREMENTS ARE MET.

**FOR CONSTRUCTION:** THIS LAYOUT IS FOR DIMENSIONAL  
ESSES ONLY TO PROVE CONCEPT & THE REQUIRED STORAGE  
ME CAN BE ACHIEVED ON SITE.

**TP #1**

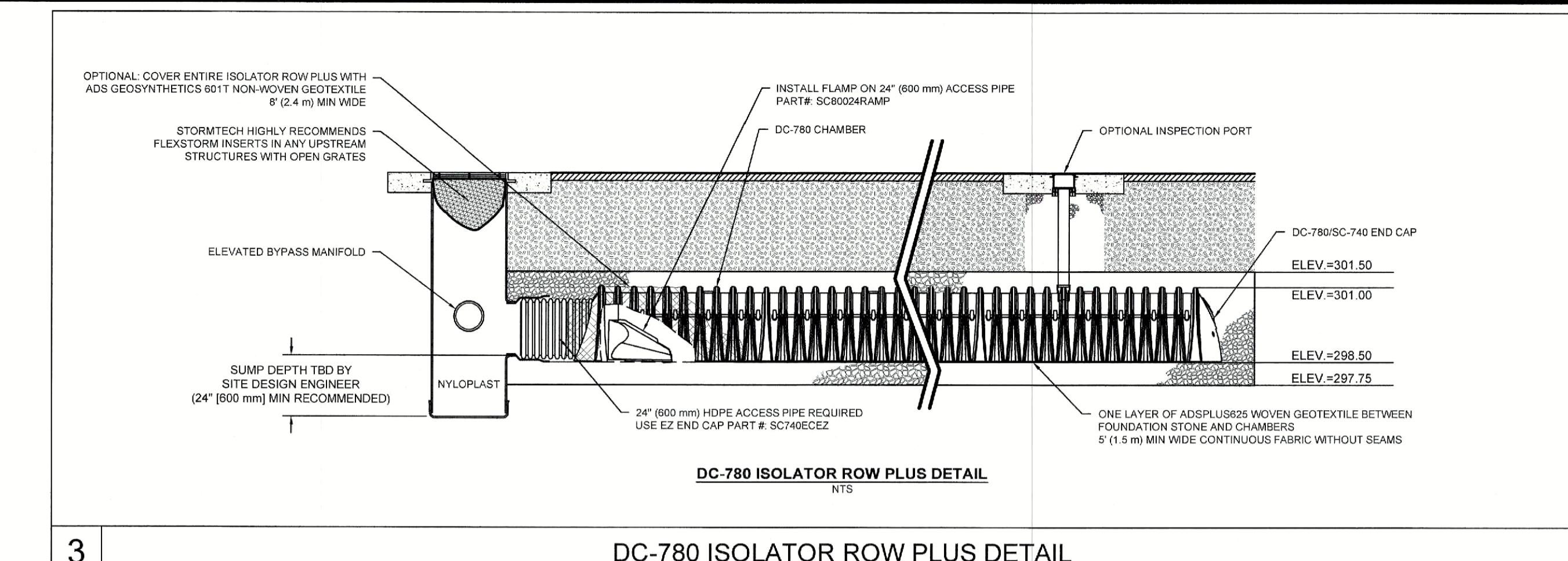
LOGGED BY GPC  
PERC TEST @ 20"  
DATE: 10-23-2025  
PERC RATE: 4 MIN./INCH  
IMPERVIOUS LAYER: NONE  
WATER ENCOUNTERED: NONE

0"	
24"	TOPSOIL/FILL
32"	10YR 4/3, GRANULAR, FRIABLE BURIED "A"
48"	10YR 5/6, GRANULAR, FRIABLE, LOAMY SAND, FEW ROOTS
E.S.H.W.T.	10YR 5/1, FIRM, SAND, W/ REDOX FEATURES
60" BOTTOM OF	

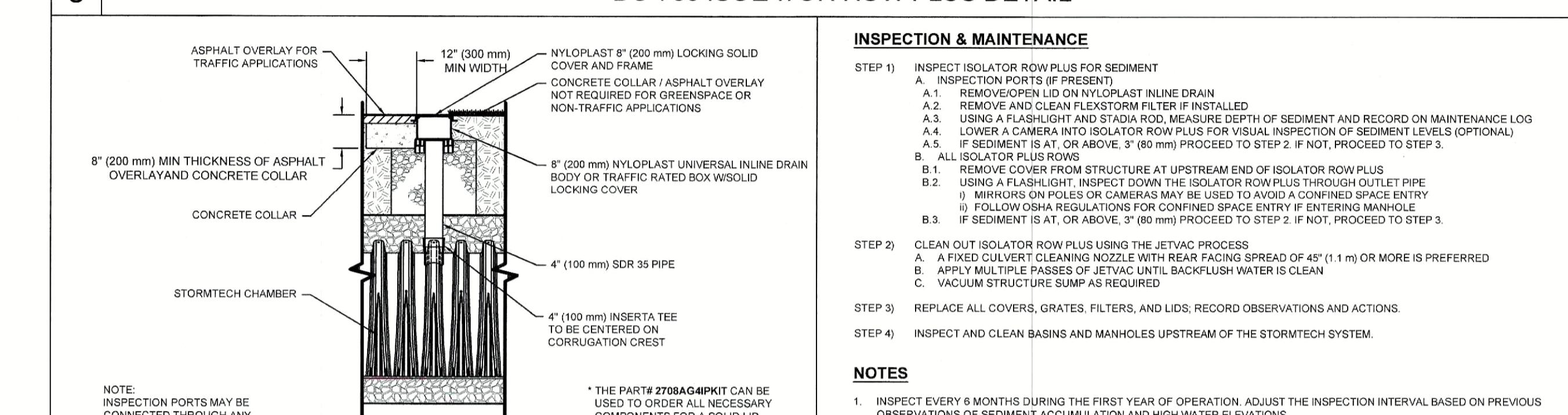
**TP #2**

LOGGED BY GPC  
PERC TEST @ 20"  
DATE: 10-23-2025  
PERC RATE: 4 MIN./INCH  
IMPERVIOUS LAYER: NONE  
WATER ENCOUNTERED: NONE

0"	
16"	TOPSOIL/FILL
28"	10YR 5/6, GRANULAR, FRIABLE, LOAMY SAND, FEW ROOTS
42"	E.S.H.W.T.
60" BOTTOM OF	10YR 5/1, FIRM, SAND, W/ REDOX FEATURES

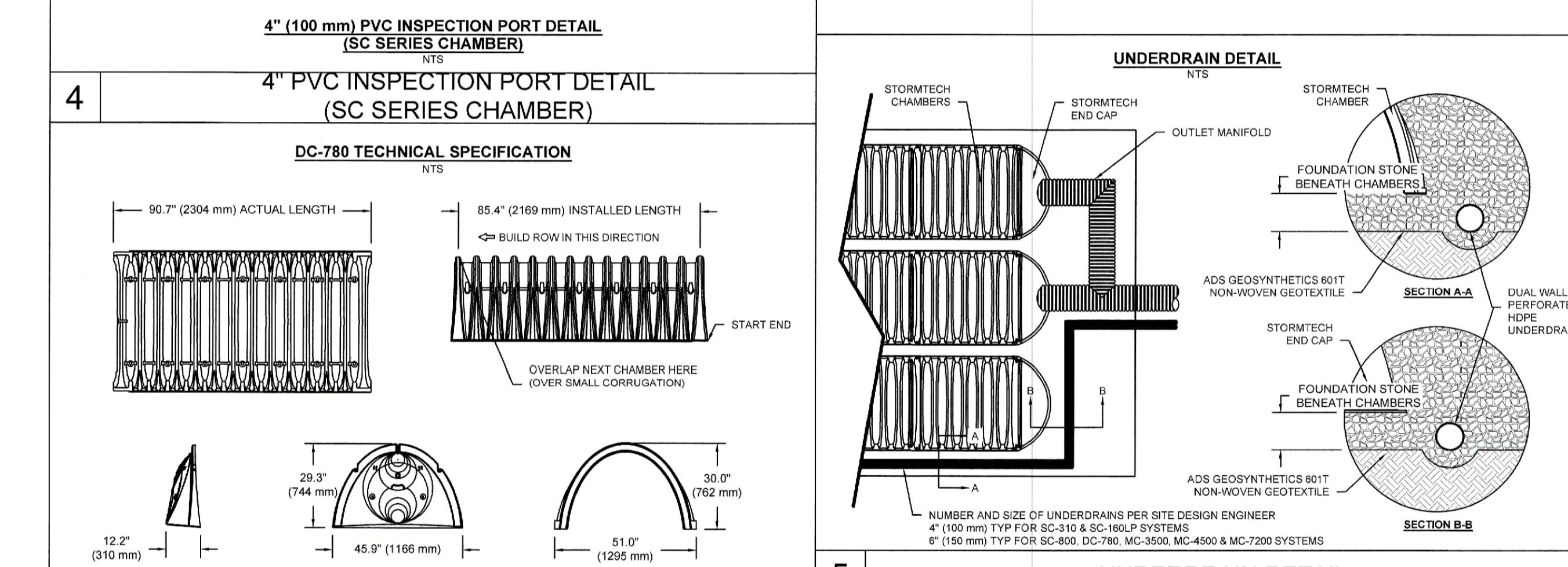


DC-780 ISOLATOR ROW PLUS DETAIL

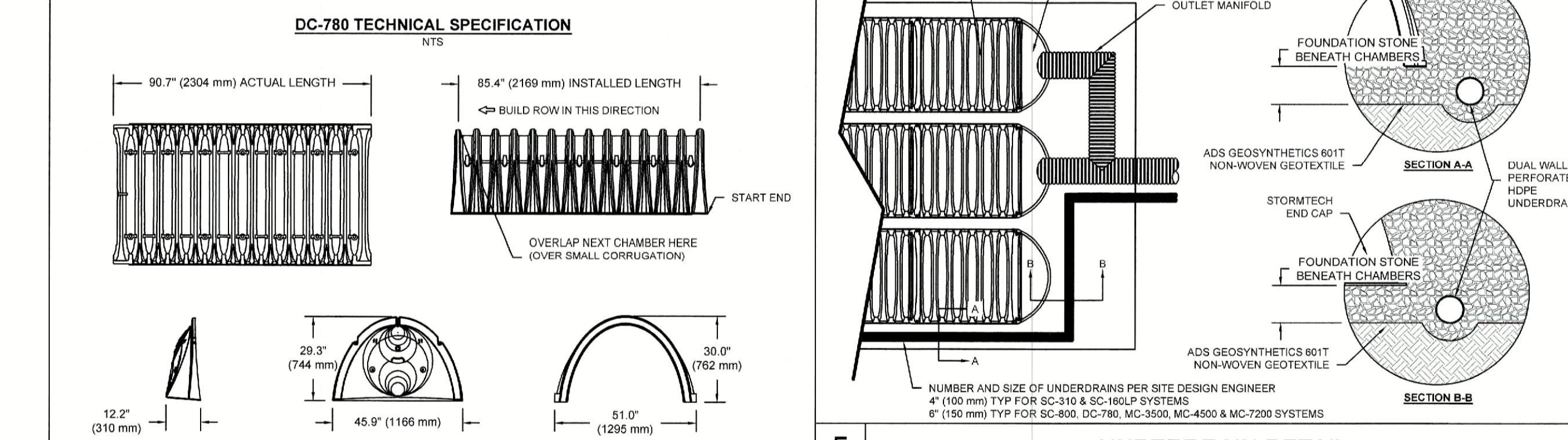


## DETAIL

- THE PART# 2708AG4IPKIT CAN BE USED TO ORDER ALL NECESSARY COMPONENTS FOR A SOLID LID INSPECTION PORT INSTALLATION
- 1. INSPECT EVERY 6 MONTHS DURING THE FIRST YEAR OF OPERATION. ADJUST THE INSPECTION INTERVAL BASED ON PREVIOUS OBSERVATIONS OF SEDIMENT ACCUMULATION AND HIGH WATER ELEVATIONS.
- 2. CONDUCT JETTING AND VACTORING ANNUALLY OR WHEN INSPECTION SHOWS THAT MAINTENANCE IS NECESSARY.



**4" PVC INSPECTION PORT DETAIL  
(SC SERIES CHAMBER)**

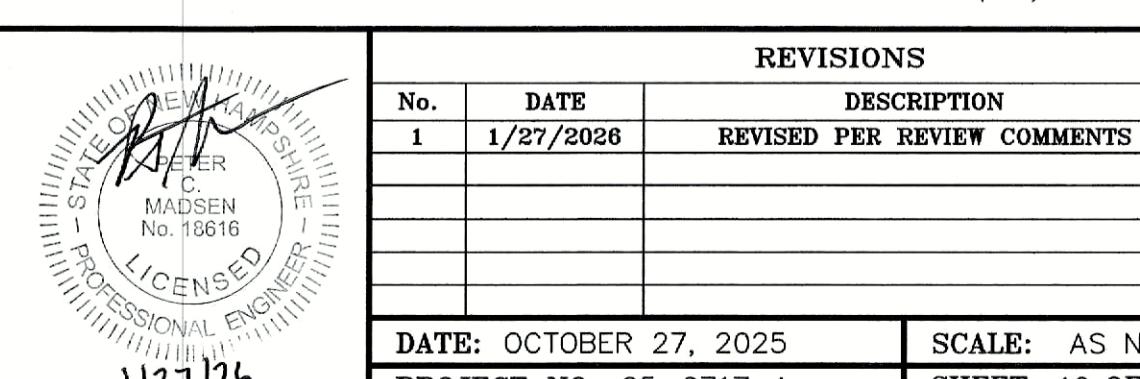


CONSTRUCTION DETAILS  
**ERICKSON FOUNDATION SOLUTIONS**  
MAP 161 LOTS 49 & 50  
14 & 18 CLEMENT ROAD  
HUDSON, NEW HAMPSHIRE  
HILLSBOROUGH COUNTY

<u>OWNER OF LOT 49/APPLICANT:</u> CLEMENT WAREHOUSE LLC 14 CLEMENT ROAD HUDSON, N.H. 03051	<u>OWNER LOT 50:</u> 18 CLEMENT ROAD, LLC 29 BOYD ROAD HUDSON, N.H. 03051
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# KAA

**K K KEACH-NORDSTROM ASSOCIATES, INC.**  
Civil Engineering Land Surveying Landscape Architecture  
10 Commerce Park North, Suite 3B, Bedford, NH 03110 Phone (603) 627-28



PROFESSIONAL ENGINEER 1127126	DATE: OCTOBER 27, 2025	SCALE: AS NOTED
	PROJECT NO: 25-0717-1	SHEET 16 OF 17

3 | PC 780 TECHNICAL SPECIFICATION

