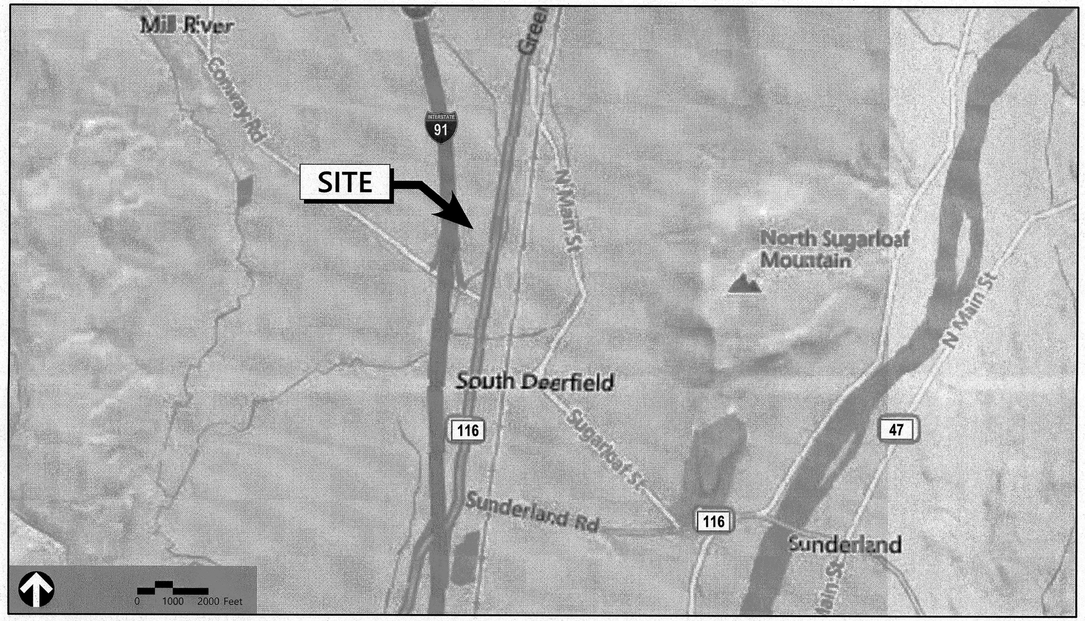
Site Plans

Issued for	Site Plan Review
Date Issued	January 13, 2023
Latest Issue	April 24, 2023

Sunny Dayz Cannabis Cultivation Campus

Greenfield Road
Deerfield, MA



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One Federal Street
Building 103-3N
Springfield, MA 01105
413.747.7113

Owner

SunnyDayz Inc
55 Locust Street
Lynn, MA 01904

Applicant

SunnyDayz Inc
55 Locust Street
Lynn, MA 01904

Assessor's Map: 150-7 & 159-14

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Reference Drawings

No.	Drawing Title	Latest Issue
	Topographic Plan of Land (6 Sheets)	August 24, 2022
SL-1	Site Lighting Photometric Calculation	March 27, 2023

COMMONWEALTH OF MASSACHUSETTS
JOHN J. FURMAN
CIVIL
NO. 41010
REGISTERED PROFESSIONAL ENGINEER
4/27/23

\\VHB.COM\GBU\PRO\SPRINGFIELD\42986.00 SUNNY DAYZ - DEERFIELD\CAD\LD\PLANSET\4298600-CV 27 April 2023

VHB Project : 42986.00 Sunny Dayz Cannabis
Issued for : Site Plan Review 4/14/2023

Legend

Exist.	Prop.	
		PROPERTY LINE
		PROJECT LIMIT LINE
		RIGHT-OF-WAY/PROPERTY LINE
		EASEMENT
		BUILDING SETBACK
		PARKING SETBACK
10+00	10+00	BASELINE
		CONSTRUCTION LAYOUT
		ZONING LINE
		TOWN LINE
		LIMIT OF DISTURBANCE
		WETLAND LINE WITH FLAG
		FLOODPLAIN
BLSF		BORDERING LAND SUBJECT TO FLOODING
BZ		WETLAND BUFFER ZONE
NDZ		NO DISTURB ZONE
200'RA		200' RIVERFRONT AREA
		GRAVEL ROAD
EOP	EOP	EDGE OF PAVEMENT
BB	BB	BITUMINOUS BERM
BC	BC	BITUMINOUS CURB
CC	CC	CONCRETE CURB
CG	CG	CURB AND GUTTER
ECC	ECC	EXTRUDED CONCRETE CURB
MCC	MCC	MONOLITHIC CONCRETE CURB
PCC	PCC	PRECAST CONC. CURB
SGE	SGE	SLOPED GRAN. EDGING
VGC	VGC	VERT. GRAN. CURB
		LIMIT OF CURB TYPE
		SAWCUT
		BUILDING
	EN	BUILDING ENTRANCE
	LD	LOADING DOCK
		BOLLARD
D	D	DUMPSTER PAD
		SIGN
		DOUBLE SIGN
		STEEL GUARDRAIL
		WOOD GUARDRAIL
		PATH
		TREE LINE
		WIRE FENCE
		FENCE
		STOCKADE FENCE
		STONE WALL
		RETAINING WALL
		STREAM / POND / WATER COURSE
		DETENTION BASIN
		HAY BALES
		SILT FENCE
		SILT SOCK / STRAW WATTLE
4	4	MINOR CONTOUR
20	20	MAJOR CONTOUR
10	10	PARKING COUNT
	C10	COMPACT PARKING STALLS
DYL	DYL	DOUBLE YELLOW LINE
SL	SL	STOP LINE
		CROSSWALK
		ACCESSIBLE CURB RAMP
		ACCESSIBLE PARKING
VAN	VAN	VAN-ACCESSIBLE PARKING

Exist.	Prop.	
		CONCRETE
		HEAVY DUTY PAVEMENT
		BUILDINGS
		RIPRAP
		CONSTRUCTION EXIT
27.35 TC×	27.35 TC×	TOP OF CURB ELEVATION
26.85 BC×	26.85 BC×	BOTTOM OF CURB ELEVATION
132.75 ×	132.75 ×	SPOT ELEVATION
45.0 TW× 38.5 BW×	45.0 TW× 38.5 BW×	TOP & BOTTOM OF WALL ELEVATION
		BORING LOCATION
		TEST PIT LOCATION
MW	MW	MONITORING WELL
UD	UD	UNDERDRAIN
12"D	12"D	DRAIN
6"RD	6"RD	ROOF DRAIN
12"S	12"S	SEWER
FM	FM	FORCE MAIN
OHW	OHW	OVERHEAD WIRE
6"W	6"W	WATER
4"FP	4"FP	FIRE PROTECTION
	2"DW	DOMESTIC WATER
3"G	G	GAS
E	E	ELECTRIC
STM	STM	STEAM
T	T	TELEPHONE
FA	FA	FIRE ALARM
CATV	CATV	CABLE TV
		CATCH BASIN CONCENTRIC
		CATCH BASIN ECCENTRIC
		DOUBLE CATCH BASIN CONCENTRIC
		DOUBLE CATCH BASIN ECCENTRIC
		GUTTER INLET
		DRAIN MANHOLE CONCENTRIC
		DRAIN MANHOLE ECCENTRIC
TD		TRENCH DRAIN
		PLUG OR CAP
CO		CLEANOUT
		FLARED END SECTION
		HEADWALL
		SEWER MANHOLE CONCENTRIC
		SEWER MANHOLE ECCENTRIC
CS	CS	CURB STOP & BOX
WV	WV	WATER VALVE & BOX
TSV	TSV	TAPPING SLEEVE, VALVE & BOX
		FIRE DEPARTMENT CONNECTION
HYD	HYD	FIRE HYDRANT
WM	WM	WATER METER
PIV	PIV	POST INDICATOR VALVE
W	W	WATER WELL
GG	GG	GAS GATE
GM	GM	GAS METER
E	EMH	ELECTRIC MANHOLE
EM	EM	ELECTRIC METER
		LIGHT POLE
T	TMH	TELEPHONE MANHOLE
T	T	TRANSFORMER PAD
		UTILITY POLE
		GUY POLE
		GUY WIRE & ANCHOR
HH	HH	HAND HOLE
PB	PB	PULL BOX
		MATCHLINE

Abbreviations

General

ABAN	ABANDON
ACR	ACCESSIBLE CURB RAMP
ADJ	ADJUST
APPROX	APPROXIMATE
BIT	BITUMINOUS
BS	BOTTOM OF SLOPE
BWLL	BROKEN WHITE LANE LINE
CONC	CONCRETE
DYCL	DOUBLE YELLOW CENTER LINE
EL	ELEVATION
ELEV	ELEVATION
EX	EXISTING
FDN	FOUNDATION
FFE	FIRST FLOOR ELEVATION
GRAN	GRANITE
GTD	GRADE TO DRAIN
LA	LANDSCAPE AREA
LOD	LIMIT OF DISTURBANCE
MAX	MAXIMUM
MIN	MINIMUM
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
PERF	PERFORATED
PROP	PROPOSED
REM	REMOVE
RET	RETAIN
R&D	REMOVE AND DISPOSE
R&R	REMOVE AND RESET
SWEL	SOLID WHITE EDGE LINE
SWLL	SOLID WHITE LANE LINE
TS	TOP OF SLOPE
TYP	TYPICAL

Utility

CB	CATCH BASIN
CMP	CORRUGATED METAL PIPE
CO	CLEANOUT
DCB	DOUBLE CATCH BASIN
DMH	DRAIN MANHOLE
CIP	CAST IRON PIPE
COND	CONDUIT
DIP	DUCTILE IRON PIPE
FES	FLARED END SECTION
FM	FORCE MAIN
F&G	FRAME AND GRATE
F&C	FRAME AND COVER
GI	GUTTER INLET
GT	GREASE TRAP
HDPE	HIGH DENSITY POLYETHYLENE PIPE
HH	HANDHOLE
HW	HEADWALL
HYD	HYDRANT
INV	INVERT ELEVATION
I=	INVERT ELEVATION
LP	LIGHT POLE
MES	METAL END SECTION
PIV	POST INDICATOR VALVE
PWW	PAVED WATER WAY
PVC	POLYVINYLCHLORIDE PIPE
RCP	REINFORCED CONCRETE PIPE
R=	RIM ELEVATION
RIM=	RIM ELEVATION
SMH	SEWER MANHOLE
TSV	TAPPING SLEEVE, VALVE AND BOX
UG	UNDERGROUND
UP	UTILITY POLE

Notes

General

1. CONTRACTOR SHALL NOTIFY "DIG-SAFE" (1-888-344-7233) AT LEAST 72 HOURS BEFORE EXCAVATING.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR SITE SECURITY AND JOB SAFETY. CONSTRUCTION ACTIVITIES SHALL BE IN ACCORDANCE WITH OSHA STANDARDS AND LOCAL REQUIREMENTS.
3. ACCESSIBLE ROUTES, PARKING SPACES, RAMPS, SIDEWALKS AND WALKWAYS SHALL BE CONSTRUCTED IN CONFORMANCE WITH THE FEDERAL AMERICANS WITH DISABILITIES ACT AND WITH STATE AND LOCAL LAWS AND REGULATIONS (WHICHEVER ARE MORE STRINGENT).
4. AREAS DISTURBED DURING CONSTRUCTION AND NOT RESTORED WITH IMPERVIOUS SURFACES (BUILDINGS, PAVEMENTS, WALKS, ETC.) SHALL RECEIVE 4 INCHES LOAM AND SEED.
5. WITHIN THE LIMITS OF THE BUILDING FOOTPRINT, THE SITE CONTRACTOR SHALL PERFORM EARTHWORK OPERATIONS REQUIRED UP TO SUBGRADE ELEVATIONS.
6. WORK WITHIN THE LOCAL RIGHTS-OF-WAY SHALL CONFORM TO LOCAL MUNICIPAL STANDARDS. WORK WITHIN STATE RIGHTS-OF-WAY SHALL CONFORM TO THE LATEST EDITION OF THE STATE HIGHWAY DEPARTMENTS STANDARD SPECIFICATIONS FOR HIGHWAYS AND BRIDGES.
7. UPON AWARD OF CONTRACT, CONTRACTOR SHALL MAKE NECESSARY CONSTRUCTION NOTIFICATIONS AND APPLY FOR AND OBTAIN NECESSARY PERMITS, PAY FEES, AND POST BONDS ASSOCIATED WITH THE WORK INDICATED ON THE DRAWINGS, IN THE SPECIFICATIONS, AND IN THE CONTRACT DOCUMENTS. DO NOT CLOSE OR OBSTRUCT ROADWAYS, SIDEWALKS, AND FIRE HYDRANTS, WITHOUT APPROPRIATE PERMITS.
8. TRAFFIC SIGNAGE AND PAVEMENT MARKINGS SHALL CONFORM TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.
9. AREAS OUTSIDE THE LIMITS OF PROPOSED WORK DISTURBED BY THE CONTRACTOR'S OPERATIONS SHALL BE RESTORED BY THE CONTRACTOR TO THEIR ORIGINAL CONDITION AT THE CONTRACTOR'S EXPENSE.
10. IN THE EVENT THAT SUSPECTED CONTAMINATED SOIL, GROUNDWATER, AND OTHER MEDIA ARE ENCOUNTERED DURING EXCAVATION AND CONSTRUCTION ACTIVITIES BASED ON VISUAL, OLFACTORY, OR OTHER EVIDENCE, THE CONTRACTOR SHALL STOP WORK IN THE VICINITY OF THE SUSPECT MATERIAL TO AVOID FURTHER SPREADING OF THE MATERIAL, AND SHALL NOTIFY THE OWNER IMMEDIATELY SO THAT THE APPROPRIATE TESTING AND SUBSEQUENT ACTION CAN BE TAKEN.
11. CONTRACTOR SHALL PREVENT DUST, SEDIMENT, AND DEBRIS FROM EXITING THE SITE AND SHALL BE RESPONSIBLE FOR CLEANUP, REPAIRS AND CORRECTIVE ACTION IF SUCH OCCURS.
12. DAMAGE RESULTING FROM CONSTRUCTION LOADS SHALL BE REPAIRED BY THE CONTRACTOR AT NO ADDITIONAL COST TO OWNER.
13. CONTRACTOR SHALL CONTROL STORMWATER RUNOFF DURING CONSTRUCTION TO PREVENT ADVERSE IMPACTS TO OFF SITE AREAS, AND SHALL BE RESPONSIBLE TO REPAIR RESULTING DAMAGES, IF ANY, AT NO COST TO OWNER.
14. THIS PROJECT DISTURBS MORE THAN ONE ACRE OF LAND AND FALLS WITHIN THE NPDES CONSTRUCTION GENERAL PERMIT (CGP) PROGRAM AND EPA JURISDICTION. PRIOR TO THE START OF CONSTRUCTION CONTRACTOR IS TO FILE A CGP NOTICE OF INTENT WITH THE EPA AND PREPARE A STORMWATER POLLUTION PREVENTION PLAN IN ACCORDANCE WITH THE NPDES REGULATIONS. CONTRACTOR SHALL CONFIRM THE OWNER HAS ALSO FILED A NOTICE OF INTENT WITH THE EPA.

Utilities

1. THE LOCATIONS, SIZES, AND TYPES OF EXISTING UTILITIES ARE SHOWN AS AN APPROXIMATE REPRESENTATION ONLY. THE OWNER OR ITS REPRESENTATIVE(S) HAVE NOT INDEPENDENTLY VERIFIED THIS INFORMATION AS SHOWN ON THE PLANS. THE UTILITY INFORMATION SHOWN DOES NOT GUARANTEE THE ACTUAL EXISTENCE, SERVICEABILITY, OR OTHER DATA CONCERNING THE UTILITIES, NOR DOES IT GUARANTEE AGAINST THE POSSIBILITY THAT ADDITIONAL UTILITIES MAY BE PRESENT THAT ARE NOT SHOWN ON THE PLANS. PRIOR TO ORDERING MATERIALS AND BEGINNING CONSTRUCTION, THE CONTRACTOR SHALL VERIFY AND DETERMINE THE EXACT LOCATIONS, SIZES, AND ELEVATIONS OF THE POINTS OF CONNECTIONS TO EXISTING UTILITIES AND, SHALL CONFIRM THAT THERE ARE NO INTERFERENCES WITH EXISTING UTILITIES AND THE PROPOSED UTILITY ROUTES, INCLUDING ROUTES WITHIN THE PUBLIC RIGHTS OF WAY.
2. WHERE AN EXISTING UTILITY IS FOUND TO CONFLICT WITH THE PROPOSED WORK, OR EXISTING CONDITIONS DIFFER FROM THOSE SHOWN SUCH THAT THE WORK CANNOT BE COMPLETED AS INTENDED, THE LOCATION, ELEVATION, AND SIZE OF THE UTILITY SHALL BE ACCURATELY DETERMINED WITHOUT DELAY BY THE CONTRACTOR, AND THE INFORMATION FURNISHED IN WRITING TO THE OWNER'S REPRESENTATIVE FOR THE RESOLUTION OF THE CONFLICT AND CONTRACTOR'S FAILURE TO NOTIFY PRIOR TO PERFORMING ADDITIONAL WORK RELEASES OWNER FROM OBLIGATIONS FOR ADDITIONAL PAYMENTS WHICH OTHERWISE MAY BE WARRANTED TO RESOLVE THE CONFLICT.
3. SET CATCH BASIN RIMS, AND INVERTS OF SEWERS, DRAINS, AND DITCHES IN ACCORDANCE WITH ELEVATIONS ON THE GRADING AND UTILITY PLANS.
4. RIM ELEVATIONS FOR DRAIN AND SEWER MANHOLES, WATER VALVE COVERS, GAS GATES, ELECTRIC AND TELEPHONE PULL BOXES, AND MANHOLES, AND OTHER SUCH ITEMS, ARE APPROXIMATE AND SHALL BE SET/RESET AS FOLLOWS:
   A. PAVEMENTS AND CONCRETE SURFACES: FLUSH
   B. ALL SURFACES ALONG ACCESSIBLE ROUTES: FLUSH
   C. LANDSCAPE, LOAM AND SEED, AND OTHER EARTH SURFACE AREAS: ONE INCH ABOVE SURROUNDING AREA AND TAPER EARTH TO THE RIM ELEVATION.
5. THE LOCATION, SIZE, DEPTH, AND SPECIFICATIONS FOR CONSTRUCTION OF PROPOSED PRIVATE UTILITY SERVICES SHALL BE INSTALLED ACCORDING TO THE REQUIREMENTS PROVIDED BY, AND APPROVED BY, THE RESPECTIVE UTILITY COMPANY (GAS, TELEPHONE, ELECTRIC, FIRE ALARM, ETC.). FINAL DESIGN LOADS AND LOCATIONS TO BE COORDINATED WITH OWNER AND ARCHITECT.
6. CONTRACTOR SHALL MAKE ARRANGEMENTS FOR AND SHALL BE RESPONSIBLE FOR PAYING FEES FOR POLE RELOCATION AND FOR THE ALTERATION AND ADJUSTMENT OF GAS, ELECTRIC, TELEPHONE, FIRE ALARM, AND ANY OTHER PRIVATE UTILITIES, WHETHER WORK IS PERFORMED BY CONTRACTOR OR BY THE UTILITIES COMPANY.
7. UTILITY PIPE MATERIALS SHALL BE AS FOLLOWS, UNLESS OTHERWISE NOTED ON THE PLAN:
   A. WATER PIPES SHALL BE C-900 FOR WATER MAINS AND TYPE 'K' COPPER FOR WATER SERVICES
   B. SANITARY SEWER PIPES SHALL BE SDR-35 POLYVINYL CHLORIDE (PVC) SEWER PIPE
   C. STORM DRAINAGE PIPES SHALL BE HIGH DENSITY POLYETHYLENE (HDPE)
   D. PIPE INSTALLATION AND MATERIALS SHALL COMPLY WITH THE STATE PLUMBING CODE WHERE APPLICABLE. CONTRACTOR SHALL COORDINATE WITH LOCAL PLUMBING INSPECTOR PRIOR TO BEGINNING WORK.
8. CONTRACTOR SHALL COORDINATE WITH ELECTRICAL CONTRACTOR AND SHALL FURNISH EXCAVATION, INSTALLATION, AND BACKFILL OF ELECTRICAL FURNISHED SITEWORK RELATED ITEMS SUCH AS PULL BOXES, CONDUITS, DUCT BANKS, LIGHT POLE BASES, AND CONCRETE PADS. SITE CONTRACTOR SHALL FURNISH CONCRETE ENCASEMENT OF DUCT BANKS IF REQUIRED BY THE UTILITY COMPANY AND AS INDICATED ON THE DRAWINGS.
9. CONTRACTOR SHALL EXCAVATE AND BACKFILL TRENCHES FOR GAS IN ACCORDANCE WITH GAS COMPANY'S REQUIREMENTS.
10. ALL DRAINAGE AND SANITARY STRUCTURE INTERIOR DIAMETERS (4' MIN.) SHALL BE DETERMINED BY THE MANUFACTURER BASED ON THE PIPE CONFIGURATIONS SHOWN ON THESE PLANS AND LOCAL MUNICIPAL STANDARDS. FOR MANHOLES THAT ARE 20 FEET IN DEPTH AND GREATER, THE MINIMUM DIAMETER SHALL BE 5 FEET.

Layout and Materials

1. DIMENSIONS ARE FROM THE FACE OF CURB, FACE OF BUILDING, FACE OF WALL, AND CENTER LINE OF PAVEMENT MARKINGS, UNLESS OTHERWISE NOTED.
2. CURB RADII ARE 3 FEET UNLESS OTHERWISE NOTED.
3. CURBING SHALL BE PRECAST CONCRETE CURB (PCC) WITHIN THE SITE UNLESS OTHERWISE INDICATED ON THE PLANS.
4. SEE ARCHITECTURAL DRAWINGS FOR EXACT BUILDING DIMENSIONS AND DETAILS CONTIGUOUS TO THE BUILDING, INCLUDING SIDEWALKS, RAMPS, BUILDING ENTRANCES, STAIRWAYS, UTILITY PENETRATIONS, CONCRETE DOOR PADS, COMPACTOR PAD, LOADING DOCKS, BOLLARDS, ETC.
5. PROPOSED BOUNDS AND ANY EXISTING PROPERTY LINE MONUMENTATION DISTURBED DURING CONSTRUCTION SHALL BE SET OR RESET BY A PROFESSIONAL LAND SURVEYOR.
6. PRIOR TO START OF CONSTRUCTION, CONTRACTOR SHALL VERIFY EXISTING PAVEMENT ELEVATIONS AT INTERFACE WITH PROPOSED PAVEMENTS, AND EXISTING GROUND ELEVATIONS ADJACENT TO DRAINAGE OUTLETS TO ASSURE PROPER TRANSITIONS BETWEEN EXISTING AND PROPOSED FACILITIES.

Demolition

1. CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING MANMADE SURFACE FEATURES WITHIN THE LIMIT OF WORK INCLUDING BUILDINGS, STRUCTURES, PAVEMENTS, SLABS, CURBING, FENCES, UTILITY POLES, SIGNS, ETC. UNLESS INDICATED OTHERWISE ON THE DRAWINGS. REMOVE AND DISPOSE OF EXISTING UTILITIES, FOUNDATIONS AND UNSUITABLE MATERIAL BENEATH AND FOR A DISTANCE OF 10 FEET BEYOND THE PROPOSED BUILDING FOOTPRINT INCLUDING EXTERIOR COLUMNS.
2. EXISTING UTILITIES SHALL BE TERMINATED, UNLESS OTHERWISE NOTED, IN CONFORMANCE WITH LOCAL, STATE AND INDIVIDUAL UTILITY COMPANY STANDARD SPECIFICATIONS AND DETAILS. THE CONTRACTOR SHALL COORDINATE UTILITY SERVICE DISCONNECTS WITH THE UTILITY REPRESENTATIVES.
3. CONTRACTOR SHALL DISPOSE OF DEMOLITION DEBRIS IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE AND LOCAL REGULATIONS, ORDINANCES AND STATUTES.
4 THE DEMOLITION LIMITS DEPICTED IN THE PLANS IS INTENDED TO AID THE CONTRACTOR DURING THE BIDDING AND CONSTRUCTION PROCESS AND IS NOT INTENDED TO DEPICT EACH AND EVERY ELEMENT OF DEMOLITION. THE CONTRACTOR IS RESPONSIBLE FOR IDENTIFYING THE DETAILED SCOPE OF DEMOLITION BEFORE SUBMITTING ITS BID/PROPOSAL TO PERFORM THE WORK AND SHALL MAKE NO CLAIMS AND SEEK NO ADDITIONAL COMPENSATION FOR CHANGED CONDITIONS OR UNFORESEEN OR LATENT SITE CONDITIONS RELATED TO ANY CONDITIONS DISCOVERED DURING EXECUTION OF THE WORK.
5. UNLESS OTHERWISE SPECIFICALLY PROVIDED ON THE PLANS OR IN THE SPECIFICATIONS, THE ENGINEER HAS NOT PREPARED DESIGNS FOR AND SHALL HAVE NO RESPONSIBILITY FOR THE PRESENCE, DISCOVERY, REMOVAL, ABATEMENT OR DISPOSAL OF HAZARDOUS MATERIALS, TOXIC WASTES OR POLLUTANTS AT THE PROJECT SITE. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR ANY CLAIMS OF LOSS, DAMAGE, EXPENSE, DELAY, INJURY OR DEATH ARISING FROM THE PRESENCE OF HAZARDOUS MATERIAL AND CONTRACTOR SHALL INDEMNIFY AND HOLD HARMLESS THE ENGINEER FROM ANY CLAIMS MADE IN CONNECTION THEREWITH. MOREOVER, THE ENGINEER SHALL HAVE NO ADMINISTRATIVE OBLIGATIONS OF ANY TYPE WITH REGARD TO ANY CONTRACTOR AMENDMENT INVOLVING THE ISSUES OF PRESENCE, DISCOVERY, REMOVAL, ABATEMENT OR DISPOSAL OF ASBESTOS OR OTHER HAZARDOUS MATERIALS.

Erosion Control

1. PRIOR TO STARTING ANY OTHER WORK ON THE SITE, THE CONTRACTOR SHALL NOTIFY APPROPRIATE AGENCIES AND SHALL INSTALL EROSION CONTROL MEASURES AS SHOWN ON THE PLANS AND AS IDENTIFIED IN FEDERAL, STATE, AND LOCAL APPROVAL DOCUMENTS PERTAINING TO THIS PROJECT.
2. CONTRACTOR SHALL INSPECT AND MAINTAIN EROSION CONTROL MEASURES ON A WEEKLY BASIS (MINIMUM) OR AS REQUIRED PER THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP). THE CONTRACTOR SHALL ADDRESS DEFICIENCIES AND MAINTENANCE ITEMS WITHIN TWENTY-FOUR HOURS OF INSPECTION. CONTRACTOR SHALL PROPERLY DISPOSE OF SEDIMENT SUCH THAT IT DOES NOT ENCUMBER OTHER DRAINAGE STRUCTURES AND PROTECTED AREAS.
3. CONTRACTOR SHALL BE FULLY RESPONSIBLE TO CONTROL CONSTRUCTION SUCH THAT SEDIMENTATION SHALL NOT AFFECT REGULATORY PROTECTED AREAS, WHETHER SUCH SEDIMENTATION IS CAUSED BY WATER, WIND, OR DIRECT DEPOSIT.
4. CONTRACTOR SHALL PERFORM CONSTRUCTION SEQUENCING SUCH THAT EARTH MATERIALS ARE EXPOSED FOR A MINIMUM OF TIME BEFORE THEY ARE COVERED, SEEDED, OR OTHERWISE STABILIZED TO PREVENT EROSION.
5. UPON COMPLETION OF CONSTRUCTION AND ESTABLISHMENT OF PERMANENT GROUND COVER, CONTRACTOR SHALL REMOVE AND DISPOSE OF EROSION CONTROL MEASURES AND CLEAN SEDIMENT AND DEBRIS FROM ENTIRE DRAINAGE AND SEWER SYSTEMS.

Existing Conditions Information

1. BASE PLAN: THE PROPERTY LINES SHOWN WERE DETERMINED BY AN ACTUAL FIELD SURVEY CONDUCTED BY DGT ASSOCIATES. THE TOPOGRAPHY AND PHYSICAL FEATURES ARE BASED ON AN ACTUAL FIELD SURVEY PERFORMED ON THE GROUND BY DGT ASSOCIATES, DURING APRIL 29, 2022 AND MAY 13, 2022.
   A. DELINEATION OF THE WETLANDS AND PLACEMENT OF THE FLAGS WAS PERFORMED BY: DGT ASSOCIATES
   B. FLAGS MARKING THE WETLANDS WERE LOCATED BY: DGT ASSOCIATES
2. TOPOGRAPHY: ELEVATIONS ARE BASED ON NAVD DATUM.
3. GEOTECHNICAL DATA INCLUDING TEST PIT AND BORING LOCATIONS AND ELEVATIONS WERE OBTAINED FROM O'REILLY, TALBOT & OKUN ENGINEERING ASSOCIATES.

Document Use

1. THESE PLANS AND CORRESPONDING CADD DOCUMENTS ARE INSTRUMENTS OF PROFESSIONAL SERVICE, AND SHALL NOT BE USED, IN WHOLE OR IN PART, FOR ANY PURPOSE OTHER THAN FOR WHICH IT WAS CREATED WITHOUT THE EXPRESSED, WRITTEN CONSENT OF VHB. ANY UNAUTHORIZED USE, REUSE, MODIFICATION OR ALTERATION, INCLUDING AUTOMATED CONVERSION OF THIS DOCUMENT SHALL BE AT THE USER'S SOLE RISK WITHOUT LIABILITY OR LEGAL EXPOSURE TO VHB.
2. CONTRACTOR SHALL NOT RELY SOLELY ON ELECTRONIC VERSIONS OF PLANS, SPECIFICATIONS, AND DATA FILES THAT ARE OBTAINED FROM THE DESIGNERS, BUT SHALL VERIFY LOCATION OF PROJECT FEATURES IN ACCORDANCE WITH THE PAPER COPIES OF THE PLANS AND SPECIFICATIONS THAT ARE SUPPLIED AS PART OF THE CONTRACT DOCUMENTS.
3. SYMBOLS AND LEGENDS OF PROJECT FEATURES ARE GRAPHIC REPRESENTATIONS AND ARE NOT NECESSARILY SCALED TO THEIR ACTUAL DIMENSIONS OR LOCATIONS ON THE DRAWINGS. THE CONTRACTOR SHALL REFER TO THE DETAIL SHEET DIMENSIONS, MANUFACTURERS' LITERATURE, SHOP DRAWINGS AND FIELD MEASUREMENTS OF SUPPLIED PRODUCTS FOR LAYOUT OF THE PROJECT FEATURES.

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SunnyDayz Cannabis Cultivation Campus

Greenfield Road
Deerfield, MA

No.	Revision	Date	Appvd.

Designed by | Checked by

Issued for | Date

Site Plan Review — **January 13, 2023**

Not for Construction

Drawing Title

Legend, Abbreviations, and General Notes

Drawing Number

C1.00

Sheet 1 of 16

Project Number **42986.00**

COMMONWEALTH OF MASSACHUSETTS
JOHN J FURMAN
CIVIL
NO. 41010
REGISTERED PROFESSIONAL ENGINEER
4/27/23

Saved Tuesday, January 10, 2023 10:25:37 AM AGARVEY Plotted Thursday, April 13, 2023 1:49:03 PM Jeffrey Galarneau

Parking Summary Chart

Description	Size		Spaces	
	Required	Provided	Required	Provided
STANDARD SPACES	9' x 18'	9' x 18'	27	64
STANDARD ACCESSIBLE SPACES *	8' x 18'	8' x 18'	1	3
VAN ACCESSIBLE SPACES	8' x 18'	8' x 18'	1	2
TOTAL SPACES			29	69

* ADA/STATE/LOCAL REQUIREMENTS

Parking Requirements:

R&D (TESTING BLDG)	5,000 SF	x	1	/	500 SF	=	10 SPACES
RETAIL (DISPENSARY BLDG)	3,304 SF	x	1	/	250 SF	=	14 SPACES
WAREHOUSE (CULTIVATION BLDG)	10 EMP	x	1	/	2 EMPLOYEES	=	5 SPACES
TOTAL PARKING REQUIRED						=	29 SPACES

Zoning Summary Chart

Zoning District(S):	Industrial (I)
Overlay District(S):	Marijuana Overlay (MO-2)

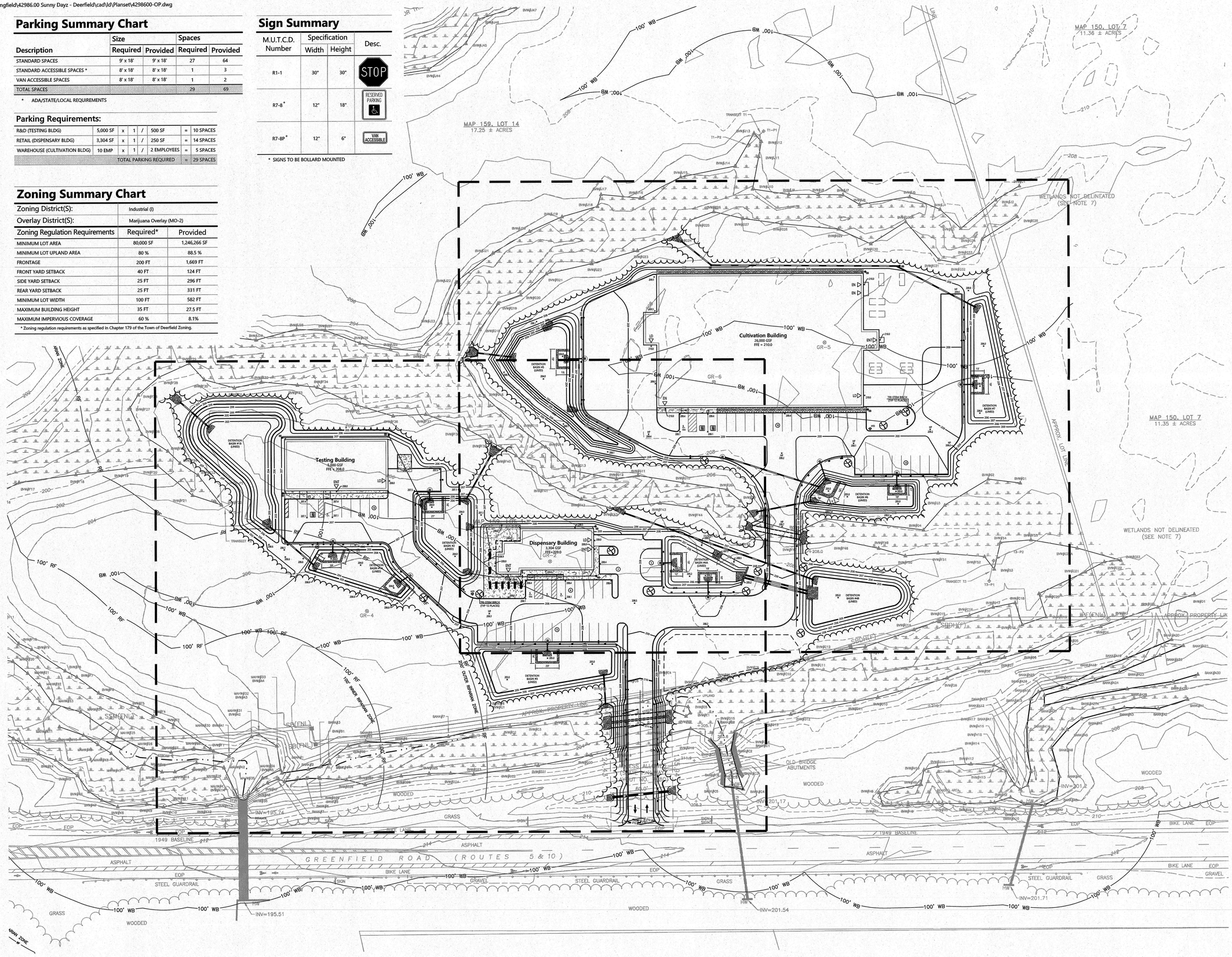
Zoning Regulation Requirements	Required*	Provided
MINIMUM LOT AREA	80,000 SF	1,246,266 SF
MINIMUM LOT UPLAND AREA	80 %	88.5 %
FRONTAGE	200 FT	1,669 FT
FRONT YARD SETBACK	40 FT	124 FT
SIDE YARD SETBACK	25 FT	296 FT
REAR YARD SETBACK	25 FT	331 FT
MINIMUM LOT WIDTH	100 FT	582 FT
MAXIMUM BUILDING HEIGHT	35 FT	27.5 FT
MAXIMUM IMPERVIOUS COVERAGE	60 %	8.1%

* Zoning regulation requirements as specified in Chapter 179 of the Town of Deerfield Zoning.

Sign Summary

M.U.T.C.D. Number	Specification		Desc.
	Width	Height	
R1-1	30"	30"	STOP
R7-8*	12"	18"	RESERVED PARKING
R7-8P*	12"	6"	VAN ACCESSIBLE

* SIGNS TO BE BOLLARD MOUNTED



0 20 40 80 Feet

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SunnyDayz Cannabis Cultivation Campus

Greenfield Road
Deerfield, MA

No.	Revision	Date	Appvd.
1	PLANNING BOARD COMMENTS	4/14/23	
2	CLIENT AND PEER REVIEW UPDATES	4/24/23	

Designed by | Checked by

Issued for: **Site Plan Review** — Date: **January 13, 2023**

Not for Construction

Drawing Title: **Overall Plan**

Drawing Number: **C1.01**

Sheet 2 of 16

Project Number: **42986.00**

COMMONWEALTH OF MASSACHUSETTS — JOHN J. FURMAN — CIVIL — NO. 41010 — REGISTERED PROFESSIONAL ENGINEER — 12/7/23

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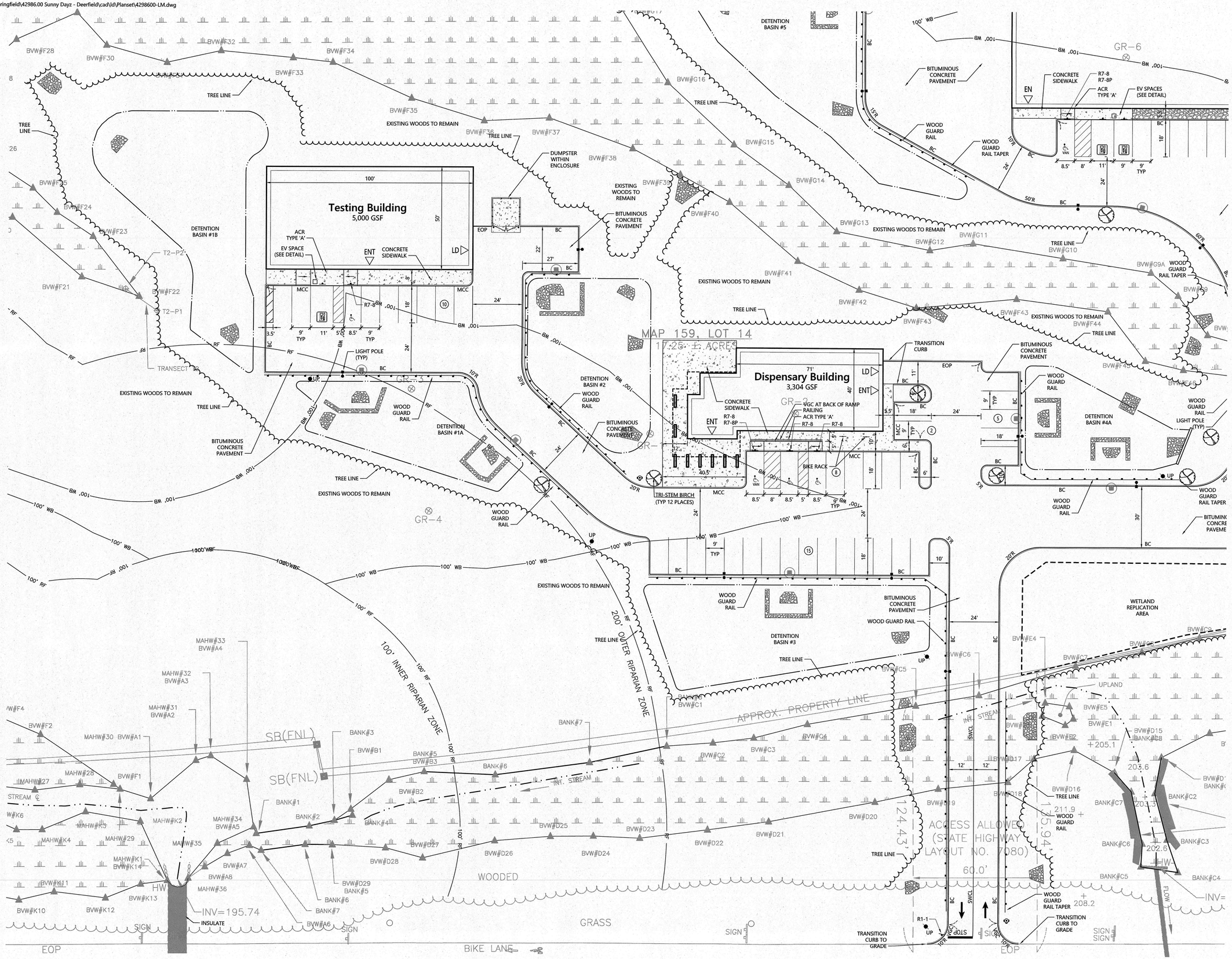

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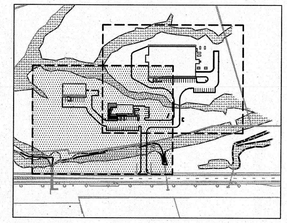

Key

Not To Scale

NOTES:

1) ALL TREE PLANTINGS TO BE TRI-STEM RIVER BIRCH, 2"-3" CALIPER.

0 10 20 40 Feet

SunnyDayz Cannabis Cultivation Campus

Greenfield Road
Deerfield, MA

No.	Revision	Date	Appvd.
1	PLANNING BOARD COMMENTS	4/14/23	
2	CLIENT AND PEER REVIEW UPDATES	4/24/23	

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Drawing Title

Layout and Materials Plan

Drawing Number

C2.01

Sheet 3 of 16

Project Number 42986.00

COMMONWEALTH OF MASSACHUSETTS
JOHN J. FURMAN
CIVIL
NO. 41010
REGISTERED
PROFESSIONAL ENGINEER
4/27/23

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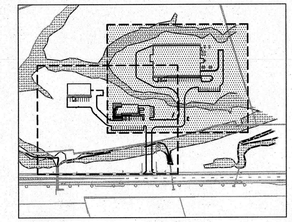

Key

Not To Scale

NOTES:

1) ALL TREE PLANTINGS TO BE THREE STEM RIVER BIRCH, 2"-3" CAPLIPER.

0 10 20 40 Feet

SunnyDayz Cannabis Cultivation Campus

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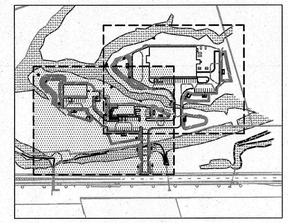

Key
Not To Scale

0 10 20 40 Feet

SunnyDayz Cannabis Cultivation Campus

Greenfield Road
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Drawing Title

Grading and Drainage Plan

Drawing Number

C3.01

Sheet 5 of 16

Project Number
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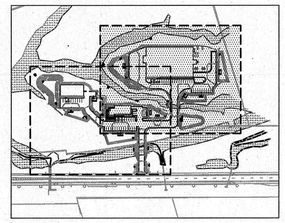

Key

Not To Scale

Cultivation Building

FFE = 210.0

Dispensary Building

FFE=209.0

GR-2

GR-5

GR-6

MAP 159, LOT 1

WETLANDS (SEE

APPROX. LOT LINE

SBDH(F)

0 10 20 40 Feet

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Greenfield Road
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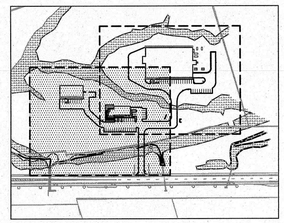

Key
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0 10 20 40 Feet

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Drawing Title

Utility Plan

Drawing Number

C4.01

Sheet 7 of 16

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Cultivation Building

Dispensary Building

DETENTION BASIN #5

DETENTION BASIN #4A

DETENTION BASIN #4B

DETENTION BASIN #6

DETENTION BASIN #7

MAP 159, LOT 14
105.6 ACRES

WETLANDS (SEE

APPROX. LOT LINE

SBDH(F)

SBDH(F)

TRANSECT T3

T3–P1

T3–P2

EXISTING 208 GRADE

+208.0

TRI-STEM BIRCH (TYP 12 PLACES)

STUB FOR FUTURE EXTENSION

6" MJ CAP AND 6" GATE VALVE ON STUB FOR FUTURE EXTENSION

IMPERMEABLE CORE AT BERM

PERFORATED UNDERDRAIN

OVERFLOW STONE SWALE

HEAD WALL WITH RIP-RAP

HEADWALL = 203.8

FES = 206.4

FES = 206.6

FES = 204.5

FES = 205.0

FES = 205.2

FES = 204.7

FES = 204.0

FES = 205.4

FES = 203.7

FES = 206.0

GABION BASKET SEDIMENT FOREBAY, TOP 205.0

GABION BASKET SEDIMENT FOREBAY, TOP 206.2

GABION BASKET SEDIMENT FOREBAY, TOP 206.0

GABION BASKET SEDIMENT FOREBAY, TOP 207.0

OUTLET CONTROL 3" BOTTOM ORIFICE= 204.0 12" TOP=207.6

OUTLET CONTROL 2" BOTTOM ORIFICE= 204.0 12" TOP=206.5

OUTLET CONTROL 2" BOTTOM ORIFICE= 206.0 12" TOP=207.5

OUTLET CONTROL 3.5" BOTTOM ORIFICE= 205.0 12" TOP=207.5

OUTLET CONTROL 2" BOTTOM ORIFICE= 205.0 12" TOP=207.0

(1) 2'x4' PRECAST CONCRETE CULVERTS BURIED 6" WITH NATURAL BOTTOM

STC450 WQU WQU–11 Rx=208.2 I=204.7 (OUT)

STC450 WQU WQU–10 Rx=208.6 I=206.1 (OUT)

STC450 WQU WQU–9 Rx=208.4 I=205.1 (OUT)

STC450 WQU WQU–8 Rx=208.4 I=205.2 (OUT)

STC450 WQU WQU–1 Rx=208.5 I=205.5 (OUT)

STC450 WQU WQU–3 I=207.2 I=204.1 (OUT)

STC450 WQU GRATE CAST IN TOP WQU–6 Rx=207.8 I=205.3 (OUT)

STC450 WQU GRATE CAST IN TOP WQU–7 Rx=207.8 I=205.3 (OUT)

STC450 WQU GRATE CAST IN TOP WQU–5 Rx=207.6 I=205.1 (OUT)

PS NO.1 Rx=209.0 I=205.5 (BLDG) I=205.0 (OUT)

PS NO.2 Rx=209.0

SMH–3

INV=208.0

INV=206.0

INV=207.0

INV=206.0

INV=203.5

INV=205.2

INV=205.0

12"HDPE

10"HDPE

15"HDPE

6" PVC

4" PVC

4" PERF PVC

2" SDR-21 FM

4" C-900-FIRE

2.5" TYPE "K" COPPER

1.5" TYPE "K" COPPER

6" C-900

45° BEND

6"x6" TEE

8"D

OHW

100' WB

100' WB

100' WB

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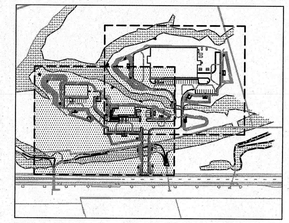

Key

Not To Scale

NOTES:

1) TEMPORARY EROSION CONTROL MEASURES ARE TO BE INSTALLED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND BE REMOVED AT THE COMPLETION OF CONSTRUCTION.

0 10 20 40 Feet

SunnyDayz Cannabis Cultivation Campus

Greenfield Road
Deerfield, MA

No.	Revision	Date	Appvd.
1	PLANNING BOARD COMMENTS	4/14/23	
2	CLIENT AND PEER REVIEW UPDATES	4/24/23	

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Drawing Title

Erosion and Sediment Control Plan

Drawing Number

C5.01

COMMONWEALTH OF MASSACHUSETTS
JOHN J. FURMAN
CIVIL
NO. 41010
REGISTERED PROFESSIONAL ENGINEER
4/27/23

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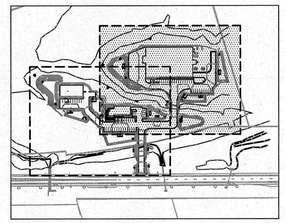

Key

Not To Scale

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0 10 20 40 Feet

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Erosion and Sediment Control Plan

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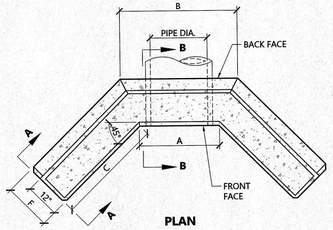


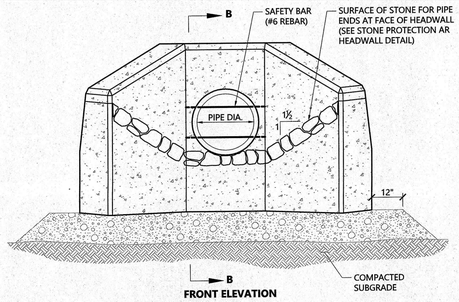
PLAN

DIMENSIONAL TABLE

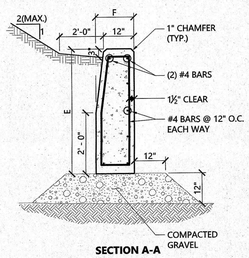
PIPE DIA.	A	B	C	D	E	F	#OF SAFETY BARS
12"	2'-6"	3'-8"	2'-11"	4'-0"	3'-3"	1'-6"	-
15"	2'-6"	3'-8"	2'-11"	4'-0"	3'-6"	1'-6"	1
18"	3'-0"	4'-2"	3'-3"	4'-6"	3'-6"	1'-6"	1
24"	3'-6"	4'-8"	3'-6"	5'-0"	3'-9"	1'-6"	1
30"	4'-0"	5'-3"	4'-3"	5'-10"	4'-0"	1'-6"	2
36"	4'-6"	5'-11"	5'-0"	6'-4"	4'-3"	1'-8"	2
42"	5'-0"	6'-6"	5'-9"	6'-11"	4'-6"	1'-10"	3
48"	5'-6"	7'-2"	6'-6"	7'-5"	4'-9"	2'-0"	3
60"	6'-6"	8'-5"	8'-0"	8'-6"	5'-3"	2'-4"	4
72"	7'-6"	9'-9"	9'-6"	9'-7"	5'-9"	2'-8"	5

NOTES

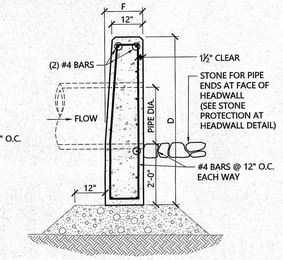
1. CONCRETE SHALL BE 6% ±1.5% AIR ENTRAINED TYPE II CEMENT WITH MINIMUM COMPRESSIVE STRENGTH OF 4,000 PSI.
2. INSTALL IMPERMEABLE TRENCH DAM ANTI-SEEP COLLAR AROUND DRAIN PIPE PRIOR TO HEADWALL LOCATION.
3. SAFETY BARS TO BE OMITTED WHERE INDICATED ON PLANS.
4. SAFETY BARS SHALL BE SET TO CREATE EQUAL OPENING DIMENSIONS.



FRONT ELEVATION



SECTION A-A



SECTION B-B

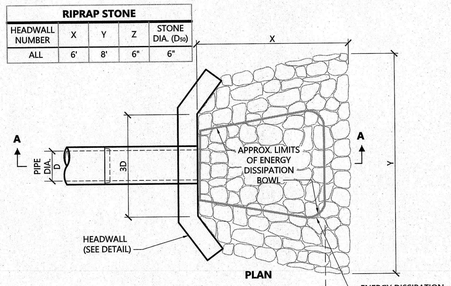
Concrete Headwall (HW) with Wing Walls

10/20

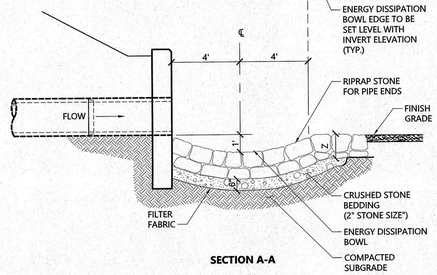
N.T.S. Source: VHB LD_132

RIPRAP STONE

HEADWALL NUMBER	X	Y	Z	STONE DIA. (D_{50})
ALL	6'	8'	6"	6"



PLAN



SECTION A-A

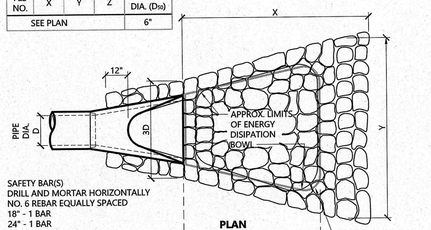
Stone Protection at Headwall

1/16

N.T.S. Source: VHB REV LD_133

RIPRAP STONE

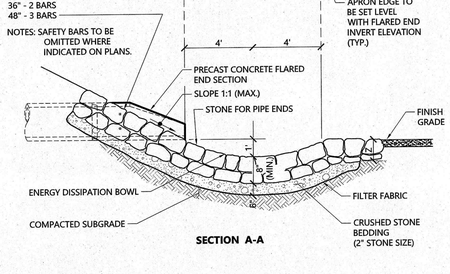
FES NO.	X	Y	Z	STONE DIA. (D_{50})
SEE PLAN				6"



SAFETY BAR(S)
DRILL AND MORTAR HORIZONTALLY
NO. 6 REBAR EQUALLY SPACED
18" - 1 BAR
24" - 1 BAR
30" - 2 BARS
36" - 2 BARS
48" - 3 BARS

NOTES: SAFETY BARS TO BE OMITTED WHERE INDICATED ON PLANS.

PLAN

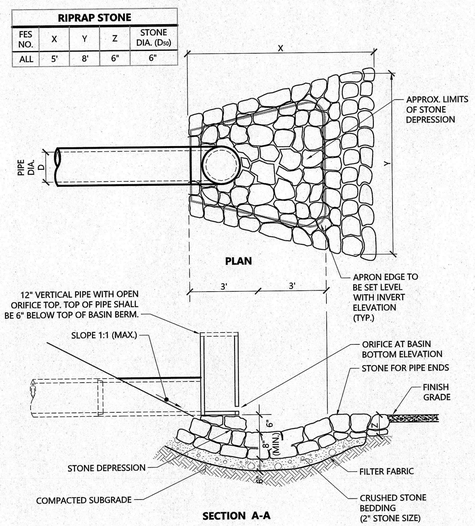


SECTION A-A

Flared End Section (FES) with Stone Protection

3/19

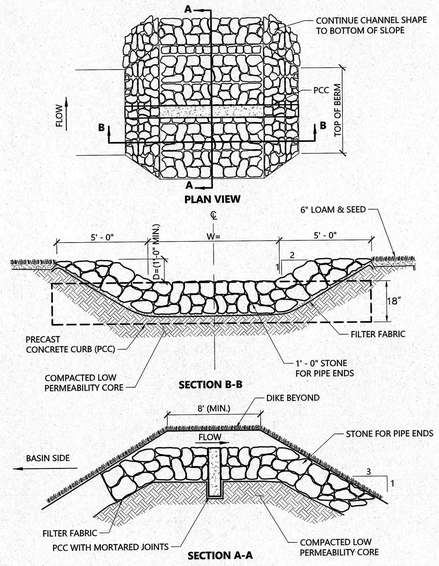
N.T.S. Source: VHB REV LD_134



SECTION A-A

Outlet Control

N.T.S. Source: VHB REV



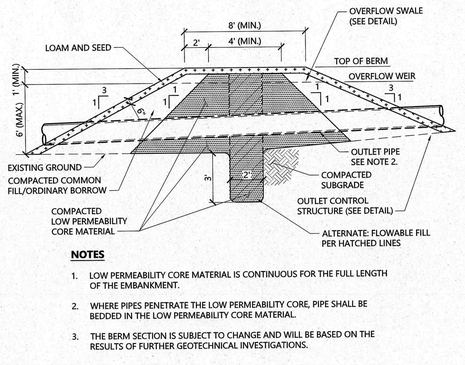
SECTION B-B

SECTION A-A

Overflow Stone Swale

1/16

N.T.S. Source: VHB LD_161



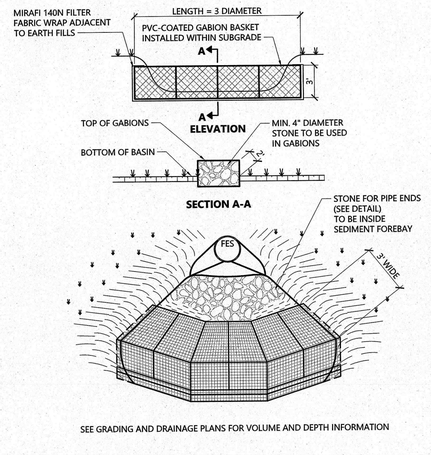
NOTES

1. LOW PERMEABILITY CORE MATERIAL IS CONTINUOUS FOR THE FULL LENGTH OF THE EMBANKMENT.
2. WHERE PIPES PENETRATE THE LOW PERMEABILITY CORE, PIPE SHALL BE BEDDED IN THE LOW PERMEABILITY CORE MATERIAL.
3. THE BERM SECTION IS SUBJECT TO CHANGE AND WILL BE BASED ON THE RESULTS OF FURTHER GEOTECHNICAL INVESTIGATIONS.

Detention Basin Berm Section

12/20

N.T.S. Source: VHB LD_160



SEE GRADING AND DRAINAGE PLANS FOR VOLUME AND DEPTH INFORMATION

Sediment Forebay with Gabion Baffles

1/16

N.T.S. Source: VHB LD_166

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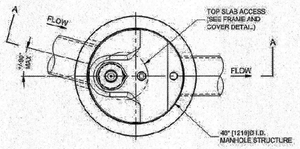
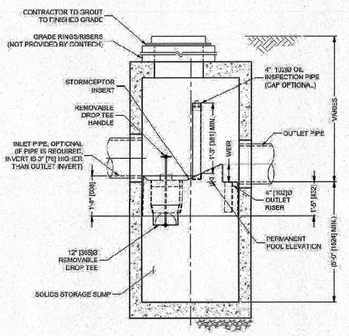


PLAN VIEW
TOP SLAB NOT SHOWN



SECTION A-A

Stormceptor®

STORMCEPTOR DESIGN NOTES

THE STANDARD STC450i CONFIGURATION WITH ROUND, SOLID FRAME AND COVER, AND INLET PIPE IS SHOWN. ALTERNATE CONFIGURATIONS ARE AVAILABLE AND ARE LISTED BELOW. SOME CONFIGURATIONS MAY BE COMBINED TO SUIT SITE REQUIREMENTS.

STORMCEPTOR STC450i RATED TREATMENT CAPACITY IS 0.40 CFS, OR PER LOCAL REGULATIONS

CONFIGURATION DESCRIPTION

- GRATED INLET ONLY (NO INLET PIPE)
- GRATED INLET WITH INLET PIPE OR PIPES
- CURB INLET ONLY (NO INLET PIPE)
- CURB INLET WITH INLET PIPE OR PIPES

SITE SPECIFIC DATA REQUIREMENTS

STRUCTURE ID			
WATER QUALITY FLOW RATE (cfs [L/s])			
PEAK FLOW RATE (cfs [L/s])			
RETURN PERIOD OF PEAK FLOW (yrs)			
RIM ELEVATION			
PIPE DATA:	INVERT	MATERIAL	DIAMETER
INLET PIPE 1			
INLET PIPE 2			
OUTLET PIPE			

NOTES / SPECIAL REQUIREMENTS:

FRAME AND COVER
(MAY VARY)
NOT TO SCALE

FRAME AND GRATE
(MAY VARY)
NOT TO SCALE

GENERAL NOTES
1. CONTECH TO PROVIDE ALL MATERIALS UNLESS NOTED OTHERWISE.
2. FOR SITE SPECIFIC DRAWINGS WITH DETAILED STRUCTURE DIMENSIONS AND WEIGHT, PLEASE CONTACT YOUR CONTECH ENGINEERED SOLUTIONS LLC REPRESENTATIVE. www.ContechES.com
3. STORMCEPTOR WATER QUALITY STRUCTURE SHALL BE IN ACCORDANCE WITH ALL DESIGN DATA AND INFORMATION CONTAINED IN THIS DRAWING. CONTRACTOR TO CONFIRM STRUCTURE MEETS REQUIREMENTS OF PROJECT.
4. STORMCEPTOR STRUCTURE SHALL MEET AASHTO H20 LOAD RATING, ASSUMING EARTH COVER OF 0' - 2' (0-610), AND GROUNDWATER ELEVATION AT, OR BELOW, THE OUTLET PIPE INVERT ELEVATION. ENGINEER OF RECORD TO CONFIRM ACTUAL GROUNDWATER ELEVATION. CASTINGS SHALL MEET AASHTO M306 AND BE CAST WITH THE CONTECH LOGO.
5. STORMCEPTOR STRUCTURE SHALL BE PRECAST CONCRETE CONFORMING TO ASTM C478 AND AASHTO LOAD FACTOR DESIGN METHOD.
6. ALTERNATE UNITS ARE SHOWN IN MILLIMETERS (mm).

INSTALLATION NOTES
A. ANY SUB-BASE, BACKFILL DEPTH, AND/OR ANTI-FLOTATION PROVISIONS ARE SITE-SPECIFIC DESIGN CONSIDERATIONS AND SHALL BE SPECIFIED BY ENGINEER OF RECORD.
B. CONTRACTOR TO PROVIDE EQUIPMENT WITH SUFFICIENT LIFTING AND REACH CAPACITY TO LIFT AND SET THE STORMCEPTOR MANHOLE STRUCTURE.
C. CONTRACTOR TO INSTALL JOINT SEALANT BETWEEN ALL STRUCTURE SECTIONS AND ASSEMBLE STRUCTURE.
D. CONTRACTOR TO PROVIDE, INSTALL, AND GROUT INLET AND OUTLET PIPE(S). MATCH PIPE INVERTS WITH ELEVATIONS SHOWN. ALL PIPE CENTERLINES TO MATCH PIPE OPENING CENTERLINES.
E. CONTRACTOR TO TAKE APPROPRIATE MEASURES TO ASSURE UNIT IS WATER TIGHT, HOLDING WATER TO FLOWLINE INVERT MINIMUM. IT IS SUGGESTED THAT ALL JOINTS BELOW PIPE INVERTS ARE GROUTED.

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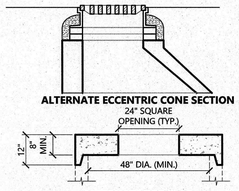
STC450i
STORMCEPTOR
STANDARD DETAIL

1:\STORMWATER\JURISDICTIONS\LISBON\MI...SSE INDESIGN TOOLS\...STANDARD DETAILS\STORMCEPTOR\STC450i.DWG
Saved Monday, April 17, 2023 1:41:15 PM JGALARNEAU Plotted Monday, April 17, 2023 1:43:22 PM Jeffrey Galarneau

Perforated Underdrain

N.T.S. Source: VHB



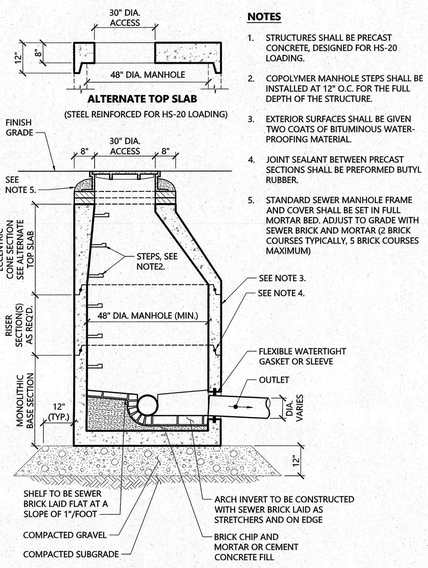
NOTES

1. ALL SECTIONS SHALL BE DESIGNED FOR HS-20 LOADING.
2. FOR HDPE, PVC, AND DI PIPE, PROVIDE FLEXIBLE BOOT CONNECTION INSTALLED PER MANUFACTURER'S RECOMMENDATIONS. FOR RCP, PROVIDE OPENINGS FOR PIPES WITH 2" MAX. CLEARANCE TO OUTSIDE OF PIPE AND MORTAR CONNECTIONS.
3. JOINT SEALANT BETWEEN PRECAST SECTIONS SHALL BE PREFORMED BUTYL RUBBER.
4. CATCH BASIN FRAME AND GRATE SHALL BE SET IN FULL MORTAR BED. ADJUST TO GRADE WITH CLAY BRICK AND MORTAR (2 BRICK COURSES TYPICALLY, 5 BRICK COURSES MAXIMUM).

Catch Basin (CB) With Oil/Debris Trap

3/21

N.T.S. Source: VHB LD_101



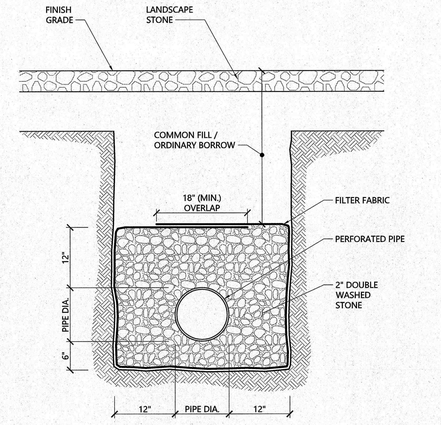
NOTES

1. STRUCTURES SHALL BE PRECAST CONCRETE, DESIGNED FOR HS-20 LOADING.
2. COPOLYMER MANHOLE STEPS SHALL BE INSTALLED AT 12" O.C. FOR THE FULL DEPTH OF THE STRUCTURE.
3. EXTERIOR SURFACES SHALL BE GIVEN TWO COATS OF BITUMINOUS WATER-PROOFING MATERIAL.
4. JOINT SEALANT BETWEEN PRECAST SECTIONS SHALL BE PREFORMED BUTYL RUBBER.
5. STANDARD SEWER MANHOLE FRAME AND COVER SHALL BE SET IN FULL MORTAR BED. ADJUST TO GRADE WITH SEWER BRICK AND MORTAR (2 BRICK COURSES TYPICALLY, 5 BRICK COURSES MAXIMUM)

Sanitary Sewer Manhole (SMH)

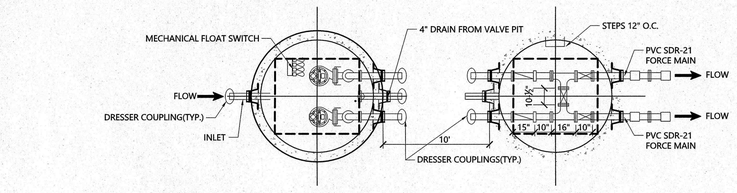
1/16

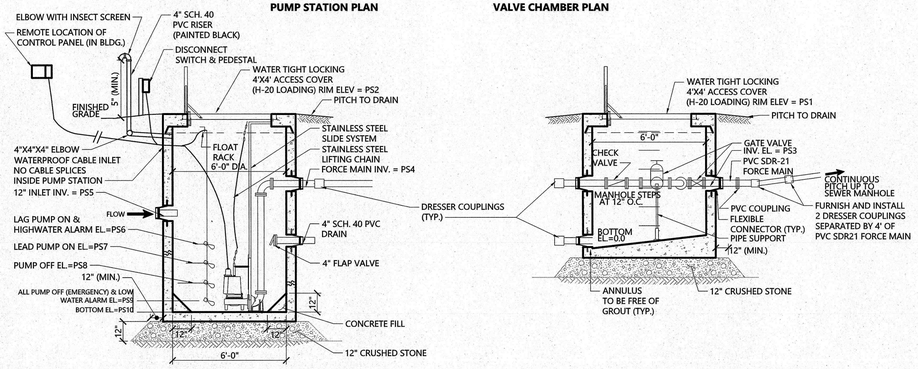
N.T.S. Source: VHB LD_200



Perforated Underdrain

N.T.S. Source: VHB





Pump Station and Valve Chamber (Septic)

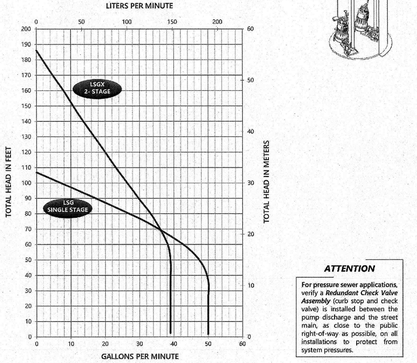
1/16

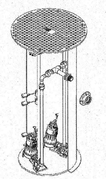
N.T.S. Source: VHB LD_226

Liberty Pumps
A Family and Employee Owned Company

Pump **Specification**

D3696LSG/LSGX-Series
Omnivore® 2 HP Duplex Grinder Packages





ATTENTION

For pressure sewer applications, verify a *Redundant Check Valve Assembly* (curb stop and check valve) is installed between the pump discharge and the street main, as close to the public right-of-way as possible, on all installations to protect from system pressures.

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SunnyDayz Cannabis Cultivation Campus

Greenfield Road
Deerfield, MA

No.	Revision	Date	Appvd.
1	PLANNING BOARD COMMENTS	4/14/23	

Designed by | Checked by

Issued for
Site Plan Review

Date
January 13, 2023

Not for Construction

Drawing Title
Details

Drawing Number
C6.01

Sheet 12 of 16

Project Number
42986.00

COMMONWEALTH OF MASSACHUSETTS
JOHN J. FURMAN
CIVIL
NO. 41010
REGISTERED PROFESSIONAL ENGINEER
4/27/23

\\vhb.com\gbl\proj\Springfield\42986.00 Sunny Dayz - Deerfield\cad\ld\Planset\4298600-DT.dwg

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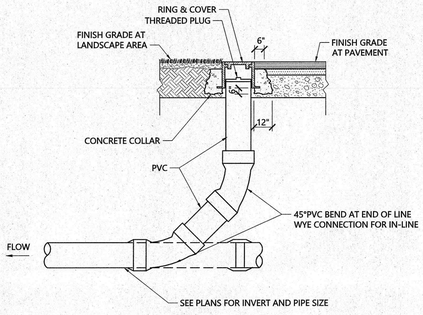
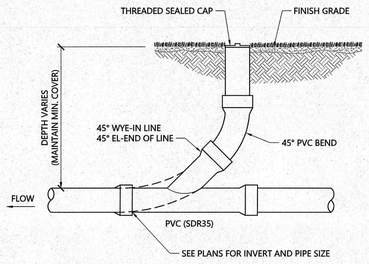


Cleanout (CO)

12/19

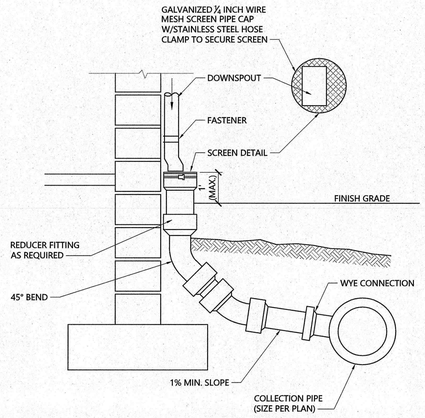
N.T.S. | Source: VHB | LD_303



Cleanout (CO) - Landscape Area

11/19

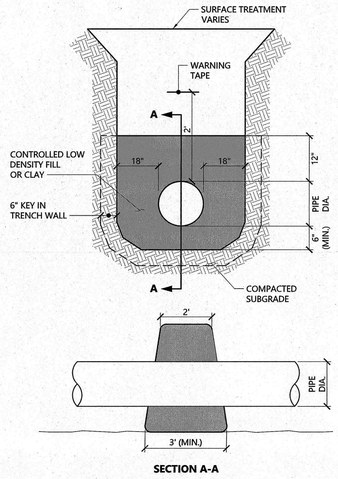
N.T.S. | Source: VHB | LD_302



Downspout Rain Leader

1/16

N.T.S. | Source: VHB | LD_195



SECTION A-A

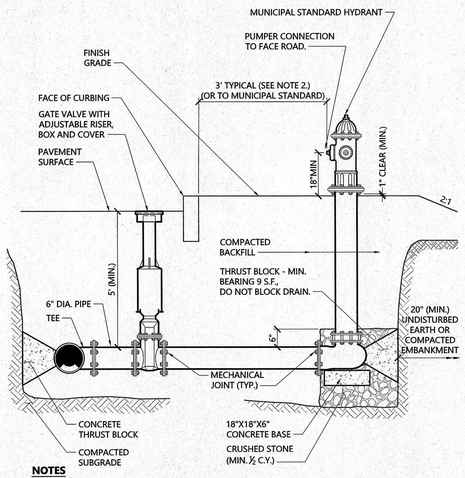
NOTES

ANTI-SEEPAGE COLLAR TO BE INSTALLED AT 100' MAX. SPACING ALONG ALL PIPING SYSTEMS.

Anti-Seepage Collar

11/19

N.T.S. | Source: VHB | LD_301



NOTES

1. CONCRETE THRUST BLOCKS TO BE USED ONLY WHERE THEY CAN BEAR ON UNDISTURBED EARTH AS SHOWN. USE CLAMPS AND TIE RODS OR OTHER ACCEPTABLE METHOD OF JOINT RESTRAINT WHERE SOIL CONDITIONS PROHIBIT THE USE OF THRUST BLOCKS.
2. HYDRANT IN SIDEWALK AREAS TO BE LOCATED TO PROVIDE MINIMUM CLEAR SIDEWALK PASSAGE WIDTH OF 3 FEET AT HYDRANT.
3. A 36-INCH CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF THE HYDRANT UNLESS OTHERWISE APPROVED BY AUTHORITY HAVING JURISDICTION.

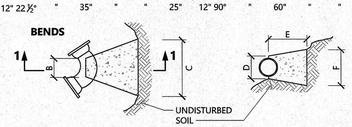
Hydrant Construction

12/19

N.T.S. | Source: VHB | LD_250

TABLE OF DIMENSIONS

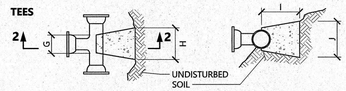
BENDS	B	C	D	E	F	BENDS	B	C	D	E	F
6" 11 ¼°	8"	15"	12"	24"	12"	6" 45°	8"	30"	12"	24"	14"
6" 22 ½°	"	19"	"	"	13"	6" 90°	"	30"	"	"	27"
8" 11 ¼°	"	20"	"	"	12"	8" 45°	"	30"	"	"	24"
8" 22 ½°	"	22"	"	"	17"	8" 90°	"	38"	"	"	36"
12" 11 ¼°	"	30"	"	"	15"	12" 45°	"	40"	"	"	40"
12" 22 ½°	"	35"	"	"	25"	12" 90°	"	60"	"	"	52"



Plan **SECTION 1-1**

TABLE OF DIMENSIONS

TEES	G	H	I	J	TEES	G	H	I	J
6"X6"X6"	12"	24"	24"	18"	12"X12"X6"	12"	24"	24"	18"
8"X8"X6"	"	"	"	"	12"X12"X8"	"	"	"	24"
8"X8"X8"	"	"	"	24"	12"X12"X12"	"	36"	"	36"



PLAN **SECTION 2-2**

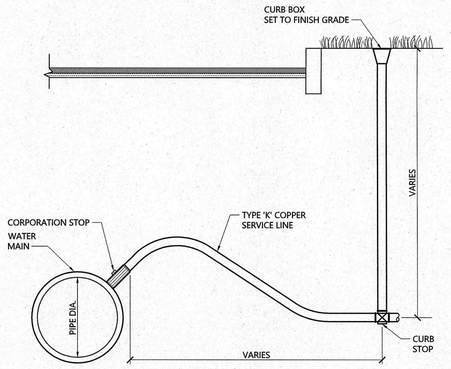
NOTES

1. PROVIDE BLOCKS FOR TAPPING SLEEVES, DEAD ENDS, GATE VALVES, AND VERTICAL BENDS (SAME SIZE AS REQUIRED FOR TEES). PROVIDE ANCHOR RODS AT VERTICAL BENDS AND GATE VALVES.
2. CONCRETE SHALL NOT BE PLACED AGAINST PIPE BEYOND FITTING.
3. CONCRETE SHALL BE 3,000 PSI-TYPE I.

Concrete Thrust Block

1/16

N.T.S. | Source: VHB | LD_260



NOTES

1. INSTALLATIONS SHALL CONFORM WITH MUNICIPAL WATER WORKS SPECIFICATIONS AND STANDARDS.

Corporation/Curb Stop with Box

1/16

N.T.S. | Source: VHB | LD_256

RESTRAINED JOINTS

FITTINGS	NUMBER OF JOINTS TO RESTRAIN ON EITHER SIDE OF FITTING (BASED ON 18-FOOT PIPE LENGTH)
90 DEGREE BEND	3
45 DEGREE BEND	2
22-1/2 DEGREE BEND	2
TEE:	
BRANCH	3
RUN	2

NOTES

1. PIPE WITH RESTRAINED JOINTS SHALL BE INSTALLED IN ALL AREAS WHERE THE PIPE IS WITHIN FILL MATERIALS AND ALSO AT LOCATIONS SHOWN ON THE DRAWINGS. RESTRAINED JOINTS SHALL BE INSTALLED AT BENDS, REDUCERS, TEES, VALVES, DEAD ENDS, AND HYDRANTS. THE MINIMUM LENGTH OF PIPE TO BE RESTRAINED ON EITHER SIDE OF THE JOINT SHALL BE AS SHOWN ON THE TABLE ABOVE. THE FITTINGS OF THE NEW PIPING SHALL BE FOR RESTRAINED JOINTS, AS MARKED ON THE DRAWINGS.
2. NO RESTRAINING IS REQUIRED IN THE DIRECTION OF THE EXISTING PIPE IF ONLY A SHORT LENGTH OF IT IS EXPOSED IN THE TRENCH FOR MAKING A CONNECTION.
3. RESTRAINED JOINT ASSEMBLIES FOR PUSH-ON PIPE AND FITTINGS SHALL BE MADE IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED INSTALLATION PROCEDURES.

Restrained Joints for Water Pipe

3/20

N.T.S. | Source: VHB | REV | LD_261

SunnyDayz Cannabis Cultivation Campus

Greenfield Road
Deerfield, MA

No.	Revision	Date	Appvd.
1	PLANNING BOARD COMMENTS	4/14/23	

Designed by | Checked by

Issued for | Date

Site Plan Review January 13, 2023

Not for Construction

Drawing Title

Details

Drawing Number

C6.02

Sheet 13 of 16

Project Number

42986.00

COMMONWEALTH OF MASSACHUSETTS
JOHN J. FURMAN
CIVIL
NO. 41010
REGISTERED PROFESSIONAL ENGINEER

Saved Monday, April 17, 2023 1:41:15 PM JGALARNEAU Plotted Monday, April 17, 2023 1:43:09 PM Jeffrey Galarneau

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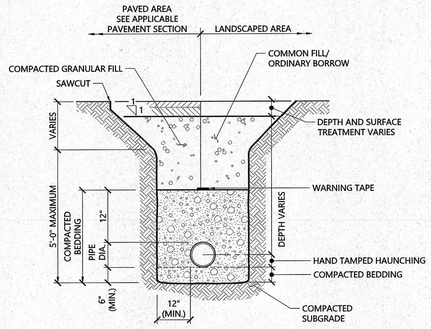


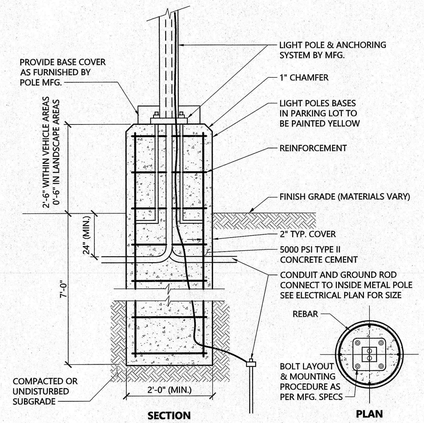
NOTES

1. WHERE UTILITY TRENCHES ARE CONSTRUCTED THROUGH DETENTION BASIN BERMS OR OTHER SUCH SPECIAL SECTIONS, PLACE TRENCH BACKFILL WITH MATERIALS SIMILAR TO THE SPECIAL SECTION REQUIREMENTS.
2. USE METALLIC TRACING/WARNING TAPE OVER ALL PIPES.
3. COMPACTED GRANULAR FILL MAY CONSIST OF GRAVEL, CRUSHED STONE, SAND, OR OTHER MATERIAL AS APPROVED BY ENGINEER.

Utility Trench

11/19

N.T.S. | Source: VHB | LD_300



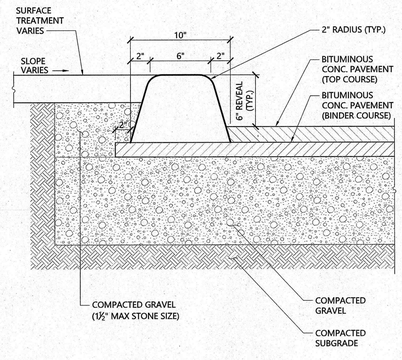
NOTES

DETAIL PROVIDED FOR GENERAL INFORMATION ONLY. CONTRACTOR TO PROVIDE STAMPED FINAL DESIGN OF LIGHT POLE FOUNDATION BASED ON RECOMMENDATIONS FROM THE GEOTECHNICAL ENGINEER.

Light Pole Foundation Detail (Up to 40' Pole)

12/19

N.T.S. | Source: VHB | LD_310



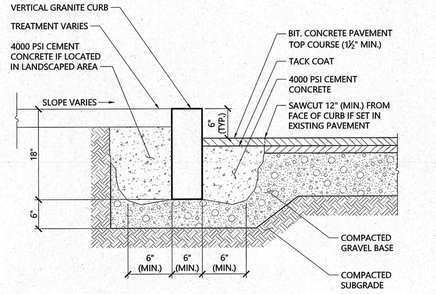
NOTES

ALL CURBING TO BE MACHINE EXTRUDED

Bituminous Curb (BC)

1/16

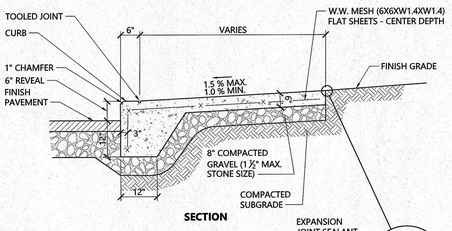
N.T.S. | Source: VHB | LD_406



Vertical Granite Curb (VGC)

3/20

N.T.S. | Source: VHB | LD_402



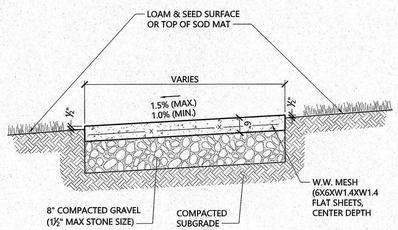
NOTES

1. CONCRETE FOR SIDEWALKS TO BE 4000 PSI AND FOR DRIVEWAYS 5000 PSI. BOTH MIXES TO BE TYPE II, 6% (1.5±) AIR ENTRAINED.
2. PROVIDE EXPANSION JOINTS AT MIN. 30 FT. O.C. WITH PRE- FORMED EXPANSION JOINT FILLER & SEALER.
3. PROVIDE SAWCUT CONTROL JOINTS AT 6' O.C. OR AS NOTED ON PLANS.
4. PROVIDE BROOM FINISH IN DIRECTION PERPENDICULAR TO CURB.
5. ALL EXPOSED CONCRETE SURFACES SHALL BE SEALED WITH A SILANE-SILOXANE PRODUCT.

Monolithic Concrete Curb (MCC) & Sidewalk

3/20

N.T.S. | Source: VHB | LD_421



NOTES

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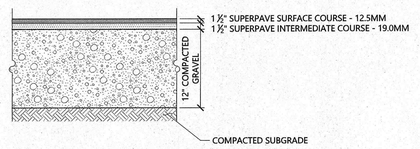
2. PROVIDE EXPANSION JOINTS AT MIN. 30 FT. O.C. WITH PRE- FORMED EXPANSION JOINT FILLER & SEALER.
3. PROVIDE SAWCUT CONTROL JOINTS AT 6' O.C. OR AS NOTED ON PLANS.
4. PROVIDE MEDIUM BROOM FINISH IN DIRECTION PERPENDICULAR TO CURB.
5. ALL EXPOSED CONCRETE SURFACES SHALL BE SEALED WITH A SILANE-SILOXANE PRODUCT.

Concrete Sidewalk in Landscape Area

3/21

N.T.S. | Source: VHB | LD_426



STANDARD DUTY FLEXIBLE PAVEMENT

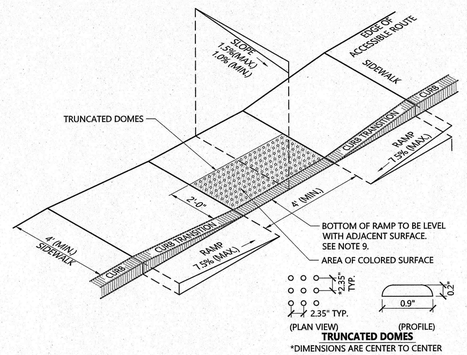
NOTES

PAVEMENT SECTIONS ARE SUBJECT TO CHANGE AND WILL BE BASED ON THE RESULTS OF FURTHER GEOTECHNICAL INVESTIGATIONS.

Bituminous Concrete Pavement Sections

11/19

N.T.S. | Source: VHB | REV | LD_430



NOTES

1. THE MAXIMUM ALLOWABLE SIDEWALK AND CURB RAMP CROSS SLOPES SHALL BE 1.5 (1% MIN.).
2. THE MAXIMUM ALLOWABLE SLOPE OF ACCESSIBLE ROUTE EXCLUDING CURB RAMPS SHALL BE 5%.
3. THE MAXIMUM ALLOWABLE SLOPE OF ACCESSIBLE ROUTE AT CURB RAMPS SHALL BE 7.5%.
4. A MINIMUM OF 3 FEET CLEAR SHALL BE MAINTAINED AT ANY PERMANENT OBSTACLE IN ACCESSIBLE ROUTE (I.E., HYDRANTS, UTILITY POLES, TREE WELLS, SIGNS, ETC.).
5. CURB TREATMENT VARIES, SEE PLANS FOR CURB TYPE.
6. RAMP, CURB, AND ADJACENT PAVEMENTS SHALL BE GRADED TO PREVENT PONDING.
7. SEE TYPICAL SIDEWALK SECTION FOR RAMP CONSTRUCTION.
8. WHERE ACCESSIBLE ROUTES ARE LESS THAN 5' IN WIDTH (EXCLUDING CURBING) A 5' x 5' PASSING AREA SHALL BE PROVIDED AT INTERVALS NOT TO EXCEED 200 FEET.
9. ELIMINATE CURBING AT RAMP (OTHER THAN VERTICAL CURBING, WHICH SHALL BE SET FLUSH) WHERE IT ABUTS ROADWAY.
10. DETECTABLE WARNINGS SHALL CONTRAST VISUALLY WITH ADJOINING SURFACES.
11. DETECTABLE WARNINGS SHALL BE INSTALLED PERPENDICULAR TO ACCESSIBLE ROUTE.

Accessible Curb Ramp (ACR) Type 'A-D'

12/20

N.T.S. | Source: VHB | LD_500

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Springfield, MA 01105
413.747.7113

SunnyDayz Cannabis Cultivation Campus

Greenfield Road
Deerfield, MA

No.	Revision	Date	Appvd.
1	PLANNING BOARD COMMENTS	4/14/23	

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Site Plan Review | January 13, 2023

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Drawing Title

Details

Drawing Number

C6.03

Sheet 14 of 16

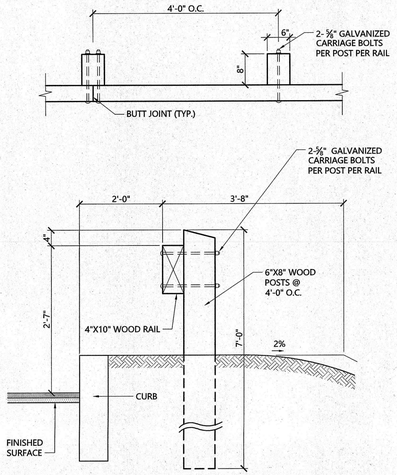
Project Number

42986.00

COMMONWEALTH OF MASSACHUSETTS
JOHN J. FURMAN
CIVIL
NO. 41010
REGISTERED
PROFESSIONAL ENGINEER

Saved Monday, April 17, 2023 1:41:15 PM JGALARNEAU Plotted Monday, April 17, 2023 1:42:52 PM Jeffrey Galarneau

\\vhb.com\gbl\proj\Springfield\42986.00 Sunny Dayz - Deerfield\cad\ld\Planset\4298600-DT.dwg



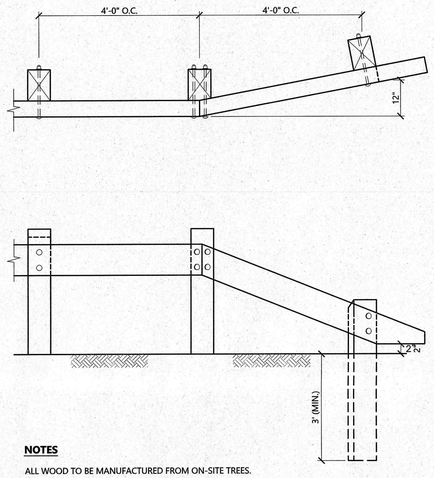
NOTES

ALL WOOD TO BE MANUFACTURED FROM ON-SITE TREES.

Wood Guardrail

10/20

N.T.S. | Source: VHB | REV | LD_450



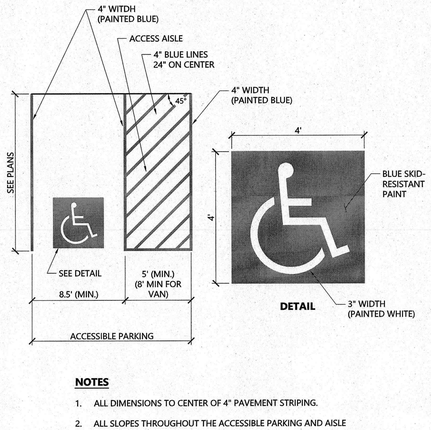
NOTES

ALL WOOD TO BE MANUFACTURED FROM ON-SITE TREES.

Wood Guardrail - Tapered End

1/16

N.T.S. | Source: VHB | REV | LD_451



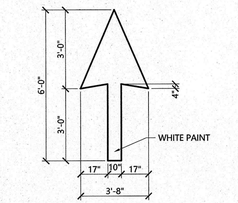
NOTES

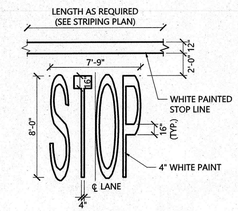
1. ALL DIMENSIONS TO CENTER OF 4" PAVEMENT STRIPING.
2. ALL SLOPES THROUGHOUT THE ACCESSIBLE PARKING AND AISLE AREAS SHALL NOT EXCEED 1.5%.

Accessible Parking Space

12/19

N.T.S. | Source: VHB | LD_552B





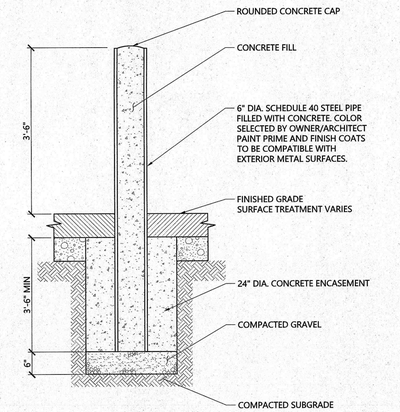
NOTES

1. PAVEMENT MARKINGS TO BE INSTALLED FOR ON SITE WORK IN LOCATIONS SHOWN.

Painted Pavement Markings - On Site

1/16

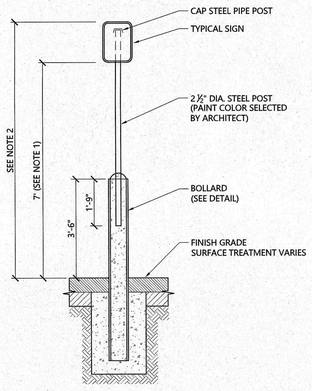
N.T.S. | Source: VHB | REV | LD_554



Bollard

12/19

N.T.S. | Source: VHB | LD_700

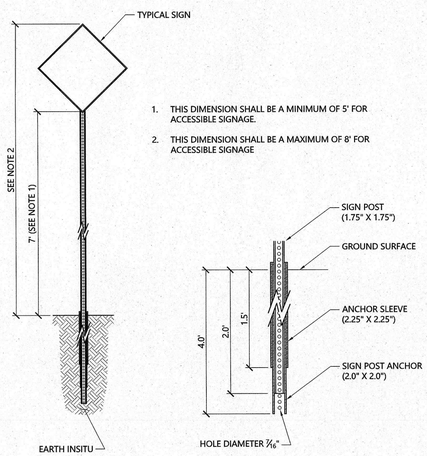


1. THIS DIMENSION SHALL BE A MINIMUM OF 5' FOR ACCESSIBLE SIGNAGE.
2. THIS DIMENSION SHALL BE A MAXIMUM OF 8' FOR ACCESSIBLE SIGNAGE

Bollard Mounted Sign

2/20

N.T.S. | Source: VHB | LD_703

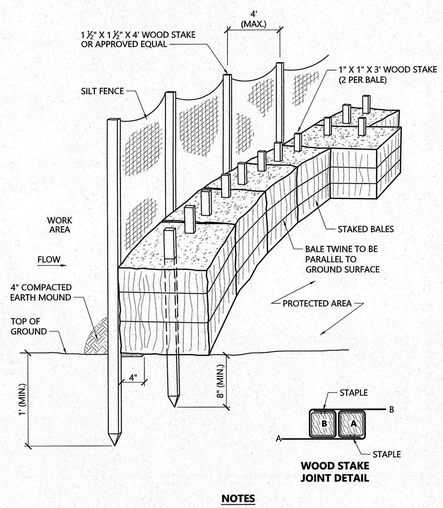


1. THIS DIMENSION SHALL BE A MINIMUM OF 5' FOR ACCESSIBLE SIGNAGE.
2. THIS DIMENSION SHALL BE A MAXIMUM OF 8' FOR ACCESSIBLE SIGNAGE

Sign Post - Type 'B'

3/19

N.T.S. | Source: VHB | LD_702



NOTES

PLACE ONE BALE PERPENDICULAR ALONG BALE BARRIER (100' O.C.).

Silt Fence / Straw Bale Barrier

1/16

N.T.S. | Source: VHB | LD_655

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SunnyDayz Cannabis Cultivation Campus

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No.	Revision	Date	Appvd.
1	PLANNING BOARD COMMENTS	4/14/23	

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Issued for: Site Plan Review | Date: January 13, 2023

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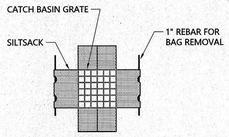
Drawing Number: C6.04

Sheet 15 of 16

Project Number: 42986.00

COMMONWEALTH OF MASSACHUSETTS
JOHN J. FURMAN
CIVIL
NO. 41010
REGISTERED PROFESSIONAL ENGINEER
4/21/23

Saved Monday, April 17, 2023 1:41:15 PM JGALARNEAU Plotted Monday, April 17, 2023 1:42:35 PM Jeffrey Galarneau



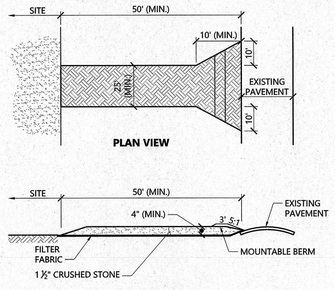
NOTES

1. INSTALL SILTSACK IN ALL CATCH BASINS WHERE INDICATED ON THE PLAN BEFORE COMMENCING WORK OR IN PAVED AREAS AFTER BINDER COURSE IS PLACED AND HAY BALES HAVE BEEN REMOVED.
2. GRATE TO BE PLACED OVER SILTSACK.
3. SILTSACK SHALL BE INSPECTED PERIODICALLY AND AFTER ALL STORM EVENTS AND CLEANING OR REPLACEMENT SHALL BE PERFORMED PROMPTLY AS NEEDED. MAINTAIN UNTIL UPSTREAM AREAS HAVE BEEN PERMANENTLY STABILIZED

Siltsack Sediment Trap

1/20

N.T.S. Source: VHB LD_674



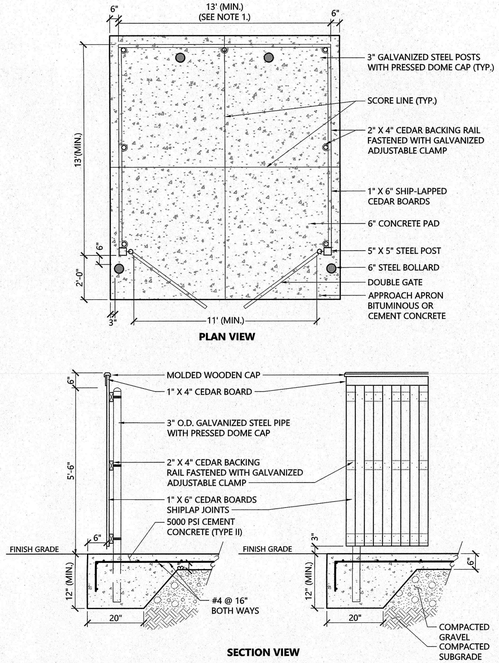
NOTES

1. EXIT WIDTH SHALL BE A TWENTY-FIVE (25) FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS.
2. THE EXIT SHALL BE MAINTAINED IN A CONDITION WHICH SHALL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY. BERM SHALL BE PERMITTED. PERIODIC INSPECTION AND MAINTENANCE SHALL BE PROVIDED AS NEEDED.
3. STABILIZED CONSTRUCTION EXIT SHALL BE REMOVED PRIOR TO FINAL FINISH MATERIALS BEING INSTALLED.

Stabilized Construction Exit

1/16

N.T.S. Source: VHB LD_682



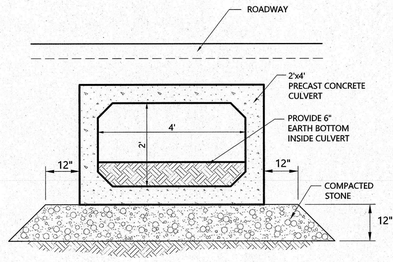
NOTES

1. DUMPSTER PAD DIMENSIONS SHOWN AS MINIMUM. REFER TO PLAN FOR ACTUAL DIMENSION.

Dumpster Pad w/ Enclosure

1/16

N.T.S. Source: VHB REV LD_713

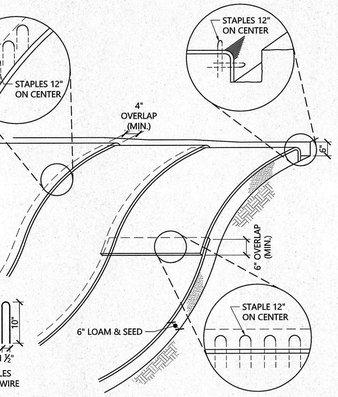


Notes:

1. CONCRETE CULVERT TO BE DESIGNED TO HS-20 LOADING
2. 5,000 PSI CONCRETE TO BE USED IN CULVERT MANUFACTURE.
3. REFER TO SITE GRADING PLAN FOR ORIENTATION AND ELEVATIONS.

Culvert Section

N.T.S. Source: VHB



NOTES

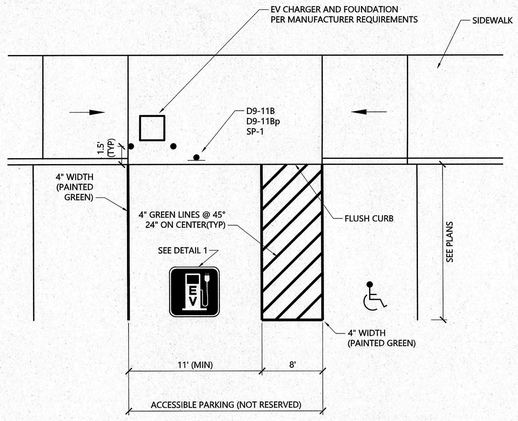
1. BEGIN AT THE TOP OF BLANKET INSTALLATION AREA BY ANCHORING BLANKET IN A 6" DEEP TRENCH BACKFILL AND COMPACT TRENCH AFTER STAPLING.
2. ROLL THE BLANKET DOWN THE SWALE IN THE DIRECTION OF THE WATER FLOW.
3. THE EDGES OF BLANKETS MUST BE STAPLED WITH APPROX. 4 INCH OVERLAP WHERE 2 OR MORE STRIP WIDTHS ARE REQUIRED.
4. WHEN BLANKETS MUST BE SPLICED DOWN THE SWALE, PLACE UPPER BLANKET END OVER LOWER END WITH 6 INCH (MIN.) OVERLAP AND STAPLE BOTH TOGETHER.
5. METHOD OF INSTALLATION SHALL BE AS PER MANUFACTURER'S RECOMMENDATIONS.
6. EROSION CONTROL BLANKETS SHALL BE USED IN ALL AREAS WHERE SLOPES EXCEED 3:1.

Erosion Control Blanket Slope Installation

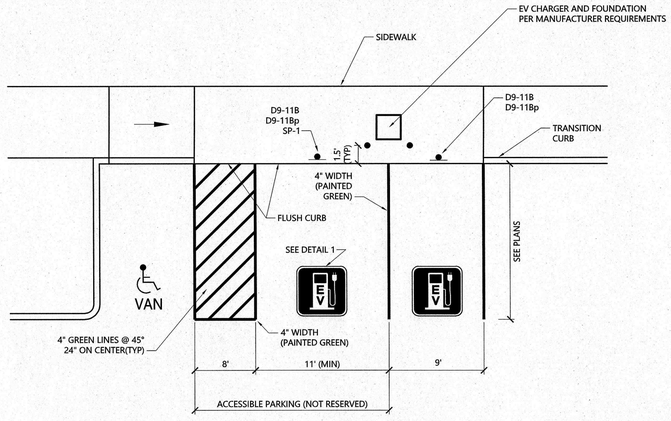
10/20

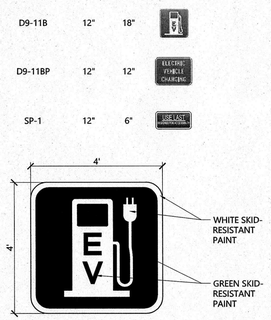
N.T.S. Source: VHB LD_680

TESTING BUILDING



CULTIVATION BUILDING





DETAIL 1

NOTES

1. ALL DIMENSION TO CENTER OF STRIPING.
2. ALL SLOPES THROUGH OUT THE ACCESSIBLE PARKING AND AISLE SHALL NOT EXCEED 1.5%

ELECTRIC VEHICLE CHARGING SPACES (EV SPACES)

N.T.S. Source: VHB

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SunnyDayz Cannabis Cultivation Campus

Greenfield Road
Deerfield, MA

No.	Revision	Date	Appvd.
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Drawing Number

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Sheet 16 of 16

Project Number

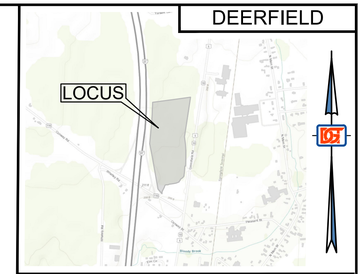
42986.00

COMMONWEALTH OF MASSACHUSETTS JOHN J. FURMAN CIVIL NO. 41010 REGISTERED PROFESSIONAL ENGINEER 4/14/23

Saved Tuesday, April 18, 2023 11:34:57 AM JGALARNEAU Plotted Tuesday, April 18, 2023 11:36:08 AM Jeffrey Galarneau

MASSACHUSETTS STATE PLANE COORDINATE SYSTEM (MAINLAND ZONE) (NAD83)

TOPOGRAPHIC PLAN OF LAND
IN
DEERFIELD, MASSACHUSETTS
FRANKLIN COUNTY



LOCUS MAP ~ NOT TO SCALE

LEGEND:

AC		ASPHALT CURB
BANK#3	▲	RIVERFRONT BANK FLAG
BVW#4	▲	BORDERING VEGETATED WETLAND FLAG
CB	▦	CATCH BASIN
CMP		CORRUGATED METAL PIPE
CONC		CONCRETE
CPAD		CONCRETE PAD
CSW		CONCRETE SIDEWALK
DMH	Ⓓ	DRAIN MANHOLE
EHH	E	ELECTRIC HAND HOLE / PULL BOX
EOP		EDGE OF PAVEMENT
GC		GRANITE CURB
GR-1	⊗	APPROXIMATE SOIL BORING LOCATION
GW		GUY WIRE
HW		HEADWALL
HYD		HYDRANT
I=23.4 / INV=56.7		INVERT ELEVATION
LP		LIGHT POLE
LS		LANDSCAPE AREA
MAHW#4	▲	MEAN ANNUAL HIGH WATER FLAG
OW		OVERHEAD WIRES
PEDX		PEDESTRIAN CROSSING LIGHT
		SIGN
SMH	Ⓢ	SEWER MANHOLE
RCP		REINFORCED CONCRETE PIPE
SGR		STEEL GUARD RAIL
+123.45		SPOT ELEVATION, HARD SURFACE
+123.4		SPOT ELEVATION, SOFT SURFACE
T3-P3	⊕	WETLAND TRANSECT BORING
		TRAFFIC SIGNAL MAST
	TRAN	TRANSFORMER
UP	Ø	UTILITY POLE
Tr		TROUGH ELEVATION
W/		WITH
WG		WATER GATE
100' WB		100 FOOT WETLAND BUFFER ZONE
RF		200 FOOT RIVER FRONT AREA

SURVEY MONUMENTS

IP	○	IRON PIPE
SBDH	■	STONE BOUND DRILL HOLE
SSM	●	STEEL SURVEY MARKER
MHB	■	MASSACHUSETTS HIGHWAY BOUND
(F)		FOUND
(FNL)		FOUND NOT LOCATED

REFERENCES:

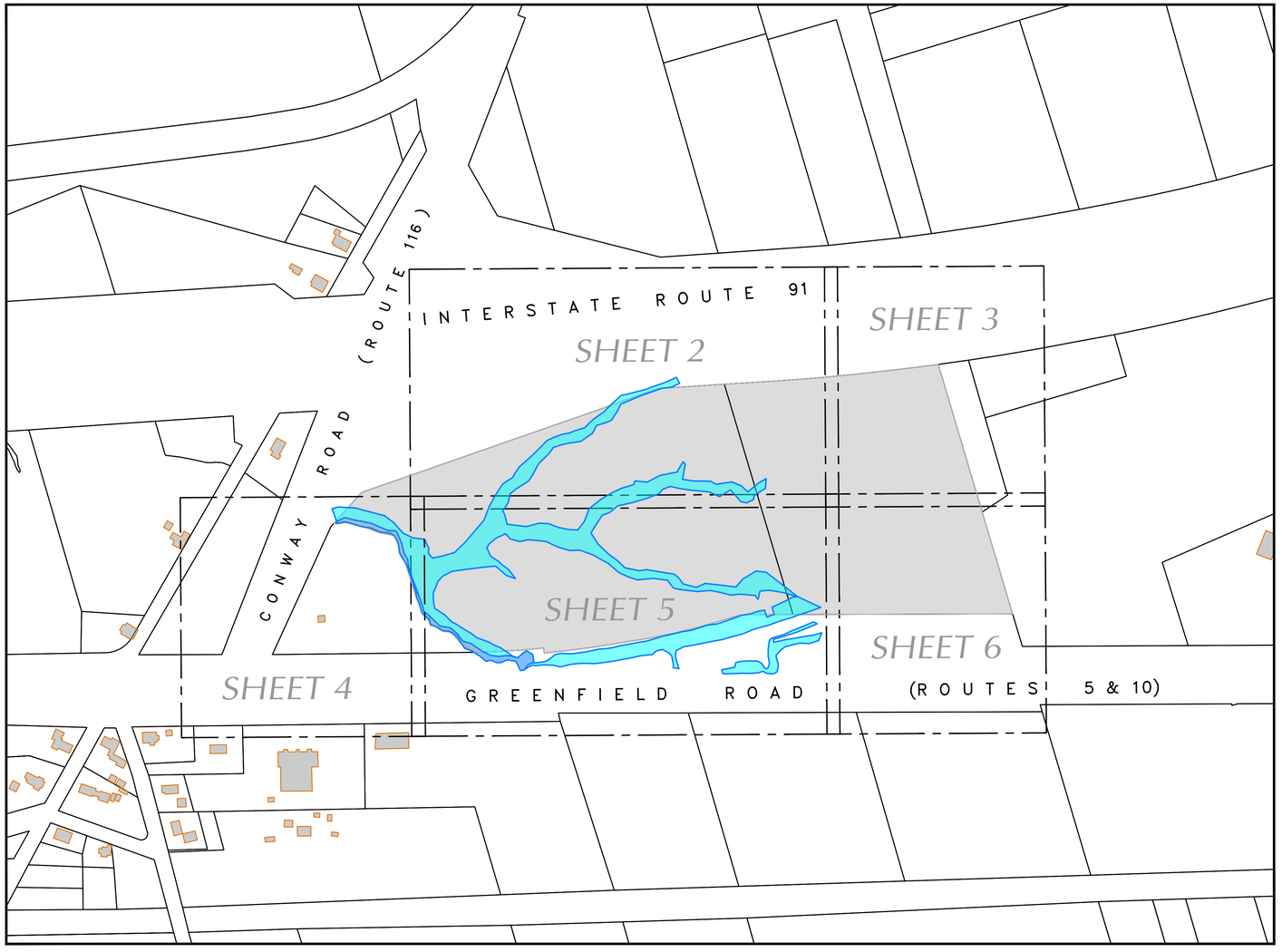
1. FRANKLIN COUNTY REGISTRY OF DEEDS
   DEED BOOK 5773, PAGE 65
   PLAN BOOK 106, PAGE 82
   PLAN BOOK 105, PAGE 67
   PLAN BOOK 104, PAGE 21
2. MASSACHUSETTS DEPARTMENT OF TRANSPORTATION
   SHLO NO. 3676, DATED DECEMBER 6, 1949
   SHLO NO. 7080, DATED JUNE 10, 1992
   SHLO NO. 7350, DATED NOVEMBER 17, 2010
   SHLO NO. 5394, DATED 1964

UTILITY NOTES:

SEE SHEET 2

UTILITY LEGEND:

SEE SHEET 2



GENERAL NOTES

1. RECORD OWNER IS STATE ROAD DEVELOPMENT LLC. SEE DEED BOOK 5773, PAGE 65.
2. ELEVATIONS REFER TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).
3. SEE TOWN ASSESSORS MAP 150, LOT 7 & MAP 159, LOT 14.
4. PARCEL FALLS WITHIN ZONING DISTRICT INDUSTRIAL "I".
5. THE CERTIFICATIONS SHOWN HEREON ARE INTENDED TO MEET REGISTRY OF DEEDS REQUIREMENTS AND ARE NOT A CERTIFICATION TO TITLE OR OWNERSHIP OF THE PROPERTY DEPICTED HEREON. OWNERS OF ADJOINING PROPERTIES ARE ACCORDING TO CURRENT ASSESSORS RECORDS. A BOUNDARY SURVEY OF THE SUBJECT PARCELS WAS NOT PERFORMED AND PROPERTY LINES SHOWN ARE APPROXIMATE ONLY.
6. SEE FRANKLIN REGISTRY OF DEEDS FOR RECORD DOCUMENTS.
7. WETLANDS WERE DELINEATED BY DGT ASSOCIATES, INC. ON OR BETWEEN: APRIL 27, 2022 AND JULY 29, 2022. WETLAND BOUNDARIES ON THE NORTHERLY PARCEL (MAP 150, LOT 7) WERE NOT DELINEATED AT THIS TIME PER REQUEST OF THE CLIENT.
8. TOPOGRAPHIC FEATURES, SITE DETAILS AND SIGNIFICANT IMPROVEMENTS DEPICTED HEREON, WERE OBTAINED FROM A FIELD SURVEY CONDUCTED BY DGT ASSOCIATES ON OR BETWEEN: APRIL 29, 2022 AND AUGUST 1, 2022, AND SUPPLEMENTED WITH LIDAR DATA PROVIDED BY NATIONAL OCEANIC AND ATMOSPHERIC ADMINISTRATION (NOAA) AND WAS DERIVED BY NOAA FROM DATA COLLECTED IN 2015 BY QUANTUM SPATIAL, ATLANTIC, AND PRECISION AERIAL RECONNAISSANCE FOR USGS CONTRACT G10PC00026 TASK ORDER NUMBER: G15PD00281, MAINE AND MASSACHUSETTS 2015 QL1 AND QL2 LIDAR.
9. THIS TOPOGRAPHIC SURVEY WAS PREPARED TO MEET NATIONAL MAP ACCURACY STANDARDS AT A SCALE OF 1"=40' HORIZONTALLY AND A 2 FOOT CONTOUR INTERVAL VERTICALLY. ANY REPRODUCTIONS OR RESCALING MAY AFFECT THE MAP ACCURACY.
10. THIS PROPERTY CONTAINS NATURAL WATER BOUNDARIES WHICH ARE SUBJECT TO CHANGE DUE TO NATURAL AND ARTIFICIAL CAUSES AND MAY OR MAY NOT REPRESENT THE ACTUAL LOCATION OF THE LIMIT OF TITLE.
11. LOCATION OF UNDERGROUND UTILITIES SHOWN HEREON WERE DETERMINED FROM EXISTING RECORDS AND FROM LOCATION OF ABOVE GROUND UTILITY FEATURES AND CONFORM TO "ASCE QUALITY LEVEL C" PER ASCE DOCUMENT "CI/ASCE 38-02". LOCATION SHOWN SHALL BE CONSIDERED APPROXIMATE. BEFORE CONSTRUCTION, THE LOCATION OF UNDERGROUND UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR. IN ACCORDANCE WITH CH. 82, SEC. 40 AS AMENDED, ALL UTILITY COMPANIES AND APPLICABLE GOVERNMENT AGENCIES MUST BE CONTACTED. CONTACT "DIG-SAFE" AT 1-888-344-7233.
12. SOIL BORING LOCATIONS PERFORMED BY SEABOARD DRILLING ON OR BETWEEN: MAY 3 AND 4, 2022, OBSERVED BY O'REILLY, TALBOT & OKUN ENGINEERING ASSOCIATES, INC. (OTO).
13. ONLY SELECT DETAIL IS SHOWN.

COMMONWEALTH OF MASSACHUSETTS
A. JOHN LLOYD
No. 38385
PROFESSIONAL LAND SURVEYOR

I HEREBY CERTIFY THAT:

THIS PLAN IS BASED ON AN ON-THE-GROUND SURVEY AND SUPPLEMENTAL TOPOGRAPHIC DATA (SEE NOTE 8) AND PRESENTS THE FACTS AS FOUND AT THE TIME OF THE SURVEY.

PROFESSIONAL LAND SURVEYOR — DATE: 24-AUG-2022

W:\W-6200\W-6250 Sunny Dayz Deerfield MA\W-6250 Master\Dwg\W-6250_00 Topo.dwg

RESEARCH: ECD	TOPOGRAPHIC PLAN OF LAND IN DEERFIELD, MASSACHUSETTS FRANKLIN COUNTY	CALL DIG-SAFE BEFORE YOU DIG 811	TAX MAP 150, LOT 7 & MAP 159, LOT 14 INTERSTATE ROUTE 91 / STATE ROUTE 5	CALCULATIONS: ECD	PREPARED BY: DGT Associates Surveying & Engineering Worcester • Framingham • Boston 255 Park Avenue, Worcester, MA 01609 508-762-9470 www.DGTassociates.com
FIELD: DGT-W			PREPARED FOR: SUNNYDAYZ INC. 55 LOCUST STREET LYNN, MA 01904	DRAFTING: ECD	DATE: 24-AUG-2022
SCALE: 1" = 200'		200 0 100 200 400 800 SCALE: 1" = 200'		CHECK: AJL	PROJECT NO.: W-6250.00
© 2022 DGT ASSOCIATES				PROJ. MANAGER A. JOHN LLOYD, PLS	CRD FILE: W-6250.00 Master
					SHEET 1 OF 6

MASSACHUSETTS STATE PLANE COORDINATE SYSTEM (MAINLAND ZONE) (NAD83)

UTILITY NOTES:

THE PRINCIPAL GUIDELINES FOR UNDERGROUND UTILITY MAPPING ARE THE AMERICAN SOCIETY OF CIVIL ENGINEERS (ASCE) CI/ASCE 38-02, STANDARD GUIDELINE FOR THE COLLECTION AND DEPICTION OF EXISTING SUBSURFACE UTILITY DATA, 2003.

UTILITY QUALITY LEVEL INFORMATION INDEX (ASCE/CI 38-02):

QUALITY LEVEL D: "QLD", UTILITY INFORMATION PLOTTED ON THE DRAWING BASED SOLELY ON RECORD INFORMATION, INDIVIDUAL RECOLLECTIONS OR THE EXISTENCE OF UTILITY SERVICE. IT SHALL BE NOTED THAT ALL INFORMATION SHOWN (OTHER THAN AT TEST HOLE LOCATIONS, SEE "QLA" BELOW), INCLUDE BUT NOT LIMITED TO UTILITY SIZE, CAPACITY, MATERIAL COMPOSITION, CONDITION OR SERVICE STATUS SHALL BE CONSIDERED "QLD" EVEN THOUGH THE UTILITY MAY BE PLOTTED AND LABELED AS "QLC" OR "QLB".

QUALITY LEVEL C: "QLC", UTILITY INFORMATION OBTAINED AS ABOVE FOR QUALITY LEVEL D, PLOTTED TO CORRELATE WITH SURFACE UTILITY FEATURES WHICH HAVE BEEN FIELD VERIFIED, SURVEY LOCATED AND ACCURATELY REDUCED ONTO THE DESIGN/CONSTRUCTION DOCUMENTS. INCLUDED IN THIS CATEGORY ARE UTILITY DEPICTIONS, WHICH IN THE PROFESSIONAL OPINION OF THE SUBSURFACE UTILITY ENGINEER REPRESENT THE MOST PROBABLE APPROXIMATE HORIZONTAL LOCATION, TYPE AND/OR EXISTENCE OF A UTILITY.

QUALITY LEVEL B: "QLB", UTILITY INFORMATION DERIVED BY ESTABLISHING THE SURFACE HORIZONTAL LOCATION OF A UTILITY USING ELECTRONIC METHODS. SAID INFORMATION IS SUBSEQUENTLY FIELD LOCATED AND ACCURATELY REDUCED ONTO THE DESIGN/CONSTRUCTION DOCUMENTS.

QUALITY LEVEL A: "QLA", UTILITY INFORMATION WHICH HAS BEEN VISUALLY VERIFIED, SURVEY LOCATED (BOTH HORIZONTALLY AND VERTICALLY) AND ACCURATELY REDUCED ONTO THE DESIGN/CONSTRUCTION DOCUMENTS. THIS IS TYPICALLY SHOWN AS A TEST HOLE OR OTHER DIMENSIONED INFORMATION.

ALL UNDERGROUND UTILITIES SHOWN HEREON ARE QUALITY LEVEL "D" (QLD) PER ASCE STANDARD 38-02 DESIGNATION UNLESS OTHERWISE NOTED. THEY ARE APPROXIMATE ONLY AND WERE COMPILED ACCORDING AND WERE COMPILED ACCORDING TO AVAILABLE RECORDS FROM THE VARIOUS COMPANIES AND PUBLIC AGENCIES. ACTUAL LOCATIONS MUST BE DETERMINED IN THE FIELD. BEFORE DESIGNING, EXCAVATING, BLASTING, INSTALLING, BACKFILLING, GRADING, PAVEMENT RESTORATION, REPAVING OR OTHER CONSTRUCTION, ALL UTILITY COMPANIES MUST BE NOTIFIED INCLUDING THOSE IN CONTROL OF UTILITIES NOT SHOWN ON THIS PLAN. SEE CHAPTER 370, ACTS OF 1963, MASSACHUSETTS. CALL "DIG-SAFE" AT 1-888-344-7233 OR DIAL 811. DGT SURVEY GROUP ASSUMES NO RESPONSIBILITY FOR DAMAGES INCURRED AS A RESULT OF UTILITIES OMITTED OR INACCURATELY SHOWN. BEFORE FUTURE CONNECTIONS, THE APPROPRIATE UTILITY ENGINEERING DEPARTMENTS MUST BE CONSULTED.

QUALITY LEVEL "C" INFORMATION ("QLC")

- D-QLC — DRAIN
- G-QLC — PRODUCT: GAS, OIL, STEAM, PETROLEUM OR GASEOUS MATERIALS
- S-QLC — SEWER
- W-QLC — WATER: LOW PRESSURE, HIGH PRESSURE, FIRE SERVICE

COMMONWEALTH OF MASSACHUSETTS
A. JOHN LLOYD No. 38385
PROFESSIONAL LAND SURVEYOR

I HEREBY CERTIFY THAT:

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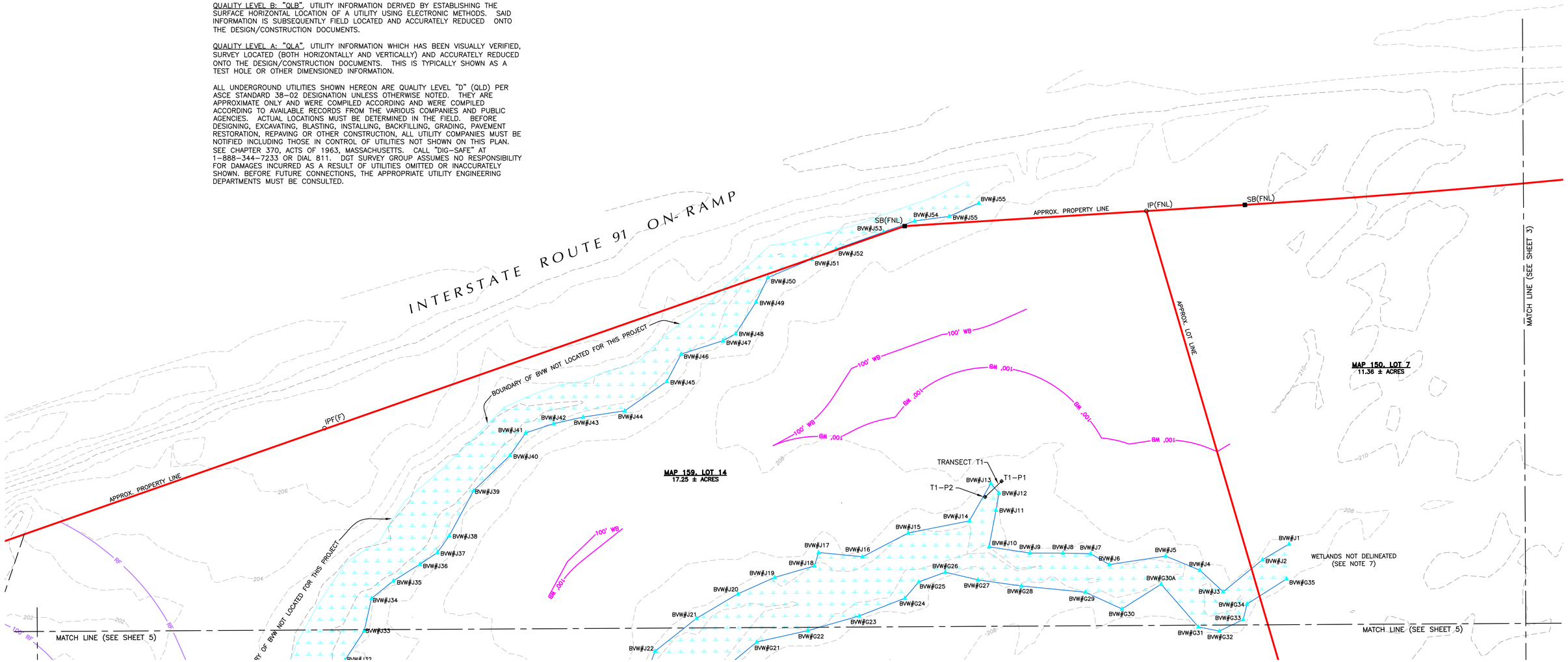
A. John Lloyd

PROFESSIONAL LAND SURVEYOR — 24-AUG-2022 DATE



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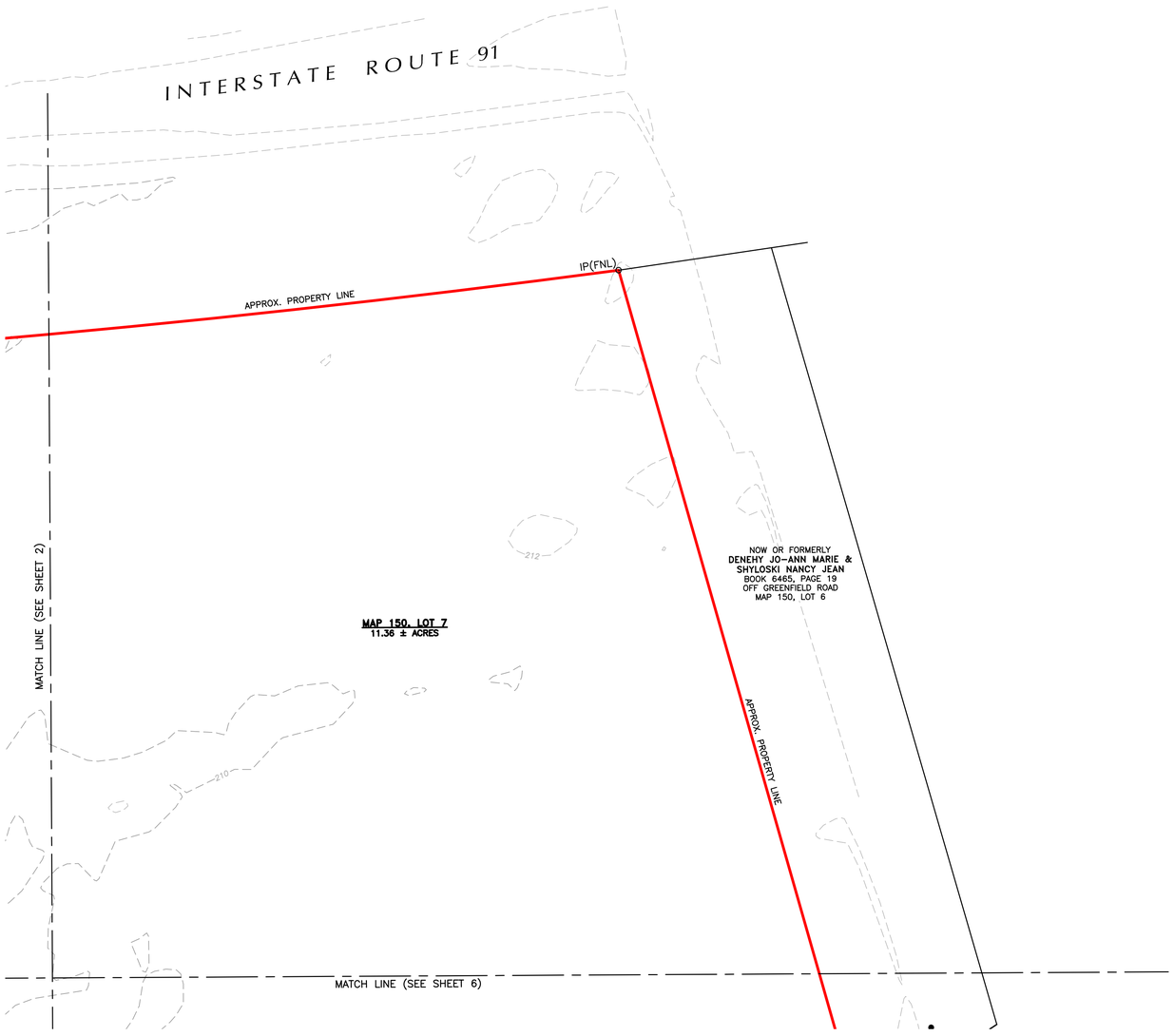
RESEARCH: ECD	TOPOGRAPHIC PLAN OF LAND IN DEERFIELD, MASSACHUSETTS FRANKLIN COUNTY	CALL DIG-SAFE BEFORE YOU DIG 811	TAX MAP 150, LOT 7 & MAP 159, LOT 14 INTERSTATE ROUTE 91 / STATE ROUTE 5	CALCULATIONS: ECD	PREPARED BY: DGT Associates Surveying & Engineering Worcester • Framingham • Boston 255 Park Avenue, Worcester, MA 01609 508-762-9470 www.DGTassociates.com	DATE: 24-AUG-2022
FIELD: DGT-W			PREPARED FOR: SUNNYDAYZ INC. 55 LOCUST STREET LYNN, MA 01904	DRAFTING: ECD		PROJECT NO.: W-6250.00
SCALE: 1" = 40'		40 0 20 40 80 160 SCALE: 1" = 40'		CHECK: AJL		CRD FILE: W-6250.00 Master
© 2022 DGT ASSOCIATES				PROJ. MANAGER A. JOHN LLOYD, PLS		SHEET 2 OF 6

MASSACHUSETTS STATE PLANE
COORDINATE SYSTEM (MAINLAND ZONE)
(NAD83)



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24-AUG-2022

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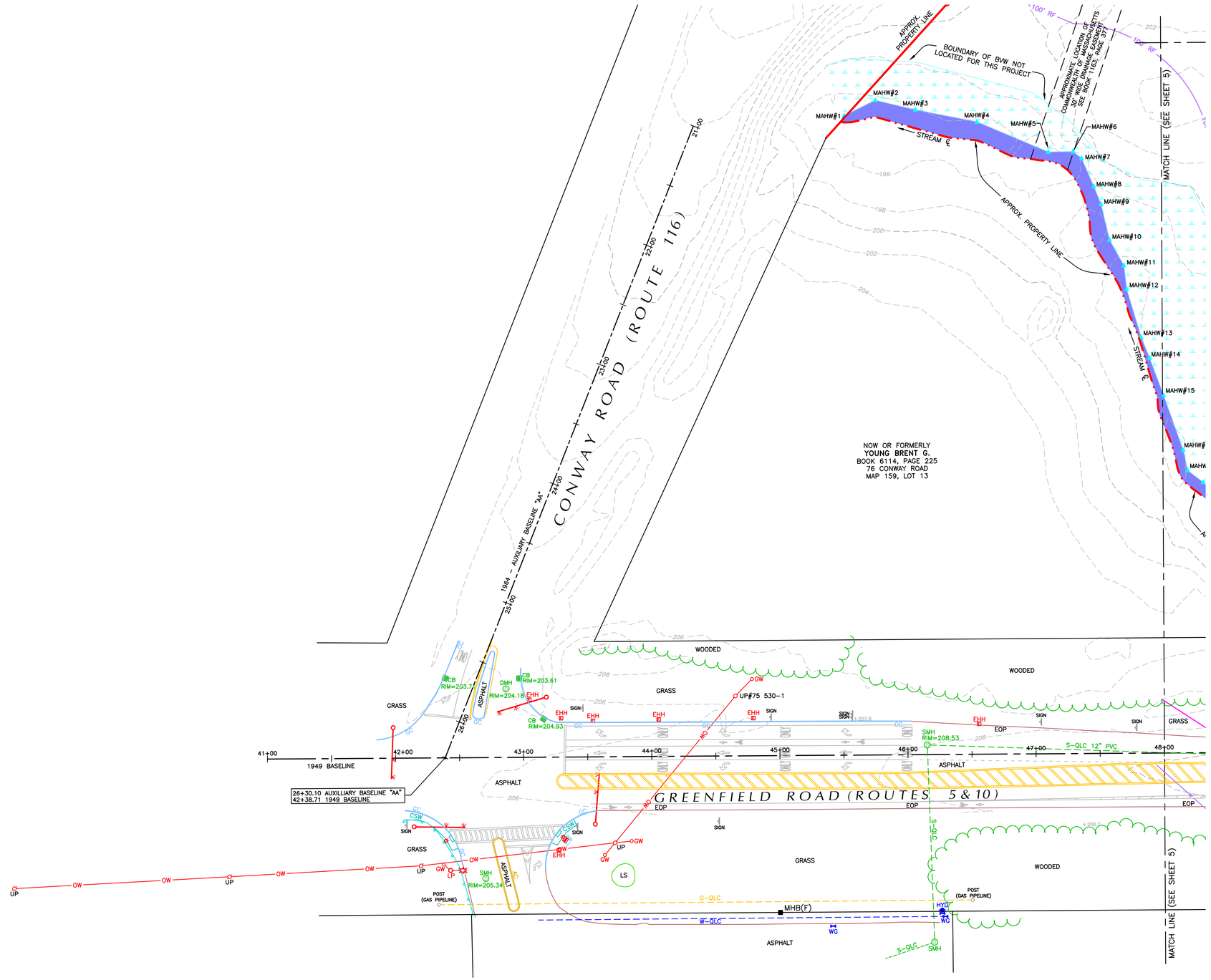
© 2022 DGT ASSOCIATES		40 0 20 40 80 160 SCALE: 1" = 40'		PROJ. MANAGER A. JOHN LLOYD, PLS		SHEET 3 OF 6

MASSACHUSETTS STATE PLANE
COORDINATE SYSTEM (MAINLAND ZONE)
(NAD83)



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40 0 20 40 80 160
SCALE: 1" = 40'

W:\W-6200\W-6250 Sunny Dayz Deerfield MA\W-6250 Master\Dwg\W-6250_00 Topo.dwg

DEERFIELD

MATCH LINE (SEE SHEET 2)

MATCH LINE (SEE SHEET 4)

MATCH LINE (SEE SHEET 6)

UPLAND

BOUNDARY OF BVW NOT LOCATED

100' RF

200' OUTER RIPARIAN ZONE

100' INNER RIPARIAN ZONE

STREAM

APPROX. PROPERTY LINE

MAP 159, LOT 14
17.25 ± ACRES

MAP 150, LOT 7
11.35 ± ACRES

APPROX. LOT LINE

WETLANDS NOT DELINEATED
(SEE NOTE 7)

TRANSECT T2

TRANSECT T3

T2–P1

T2–P2

T3–P1

T3–P2

GR-1

GR-2

GR-3

GR-4

GR-5

GR-6

100' WB

SSM(FNL)

SB(FNL)

SBDH(F)

IPF(FNL)

INT. STREAM

ACCESS ALLOWED
(STATE HIGHWAY
LAYOUT NO. 7080)

124.43'

135.94'

60.0'

OLD BRIDGE
ABUTMENTS

PONDED
AREA

WOODED

GRASS

ASPHALT

STEEL GUARDRAIL

BIKE LANE

GRAVEL

EOP

SIGN

SMH
RIM=211.01 Tr=202.5

S-QLC 12" PVC

1949 BASELINE

SMH RIM=213.42
Tr=203.4

S-QLC 6.9' CMP

INV=195.74

INV=195.51

12" PVC
I=204.5

SMH
RIM=214.10
Tr=204.3

S-QLC 24" RCP

INV=201.17

INV=201.54

SMH
RIM=212.86
Tr=205.1

S-QLC 24" RCP

INV=201.2

INV=201.71

SMH
RIM=211.69
Tr=206.4

GREENFIELD ROAD (ROUTES 5 & 10)

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COMMONWEALTH OF MASSACHUSETTS
A. JOHN LLOYD
No. 38385
PROFESSIONAL LAND SURVEYOR

24-AUG-2022

PROFESSIONAL LAND SURVEYOR — DATE

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RESEARCH: ECD	
FIELD: DGT-W	
SCALE: 1" = 40'	
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TOPOGRAPHIC PLAN OF LAND
IN
DEERFIELD, MASSACHUSETTS
FRANKLIN COUNTY

CALL DIG-SAFE BEFORE YOU DIG 811

40 0 20 40 80 160
SCALE: 1" = 40'

MASSACHUSETTS STATE PLANE COORDINATE SYSTEM (MAINLAND ZONE) (NAD83)

TAX MAP 150, LOT 7 & MAP 159, LOT 14
INTERSTATE ROUTE 91 / STATE ROUTE 5

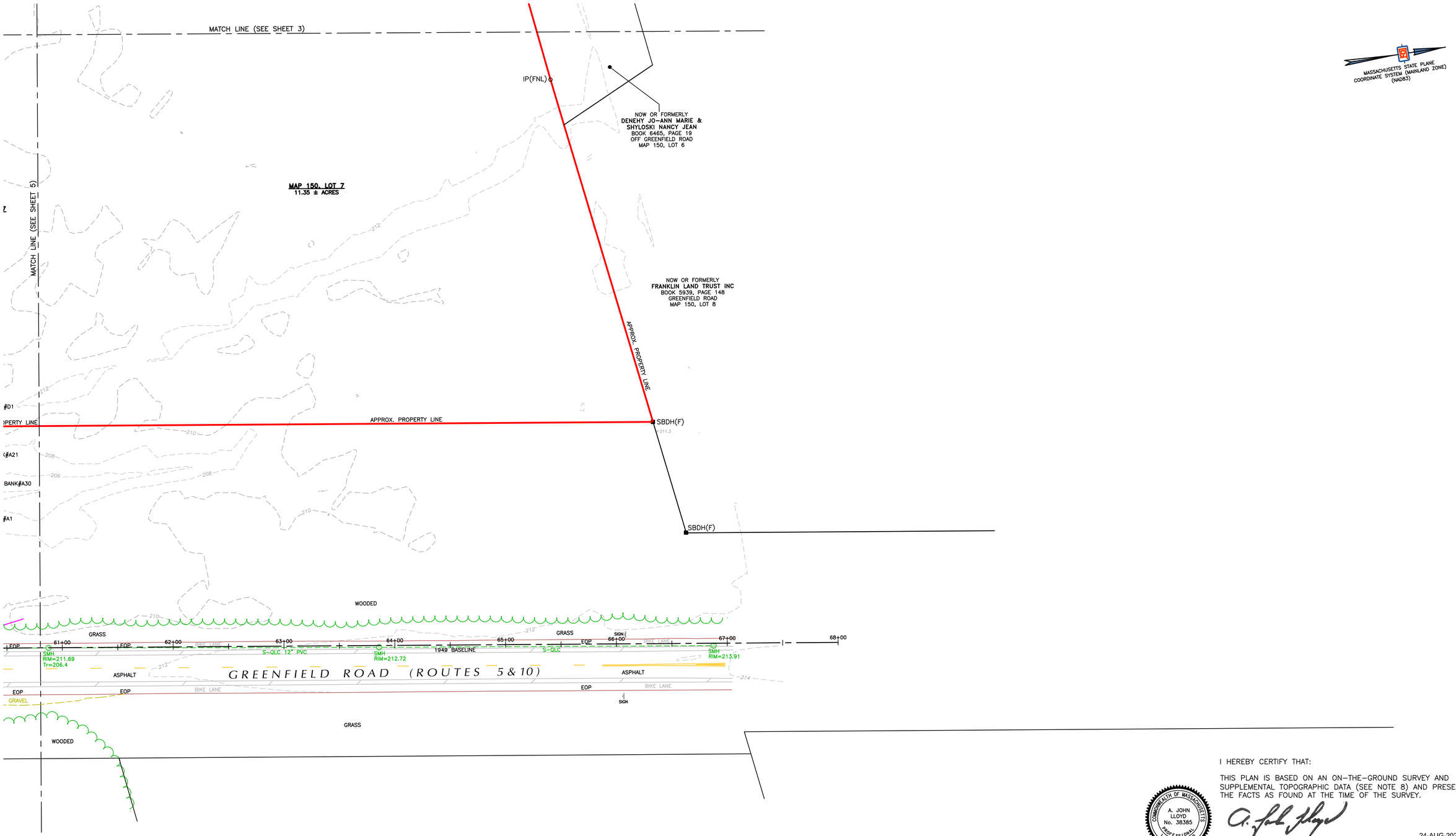
PREPARED FOR:
SUNNYDAYZ INC.
55 LOCUST STREET
LYNN, MA 01904

CALCULATIONS: ECD	
DRAFTING: ECD	
CHECK: AJL	
PROJ. MANAGER A. JOHN LLOYD, PLS	

PREPARED BY:
DGT Associates
Surveying & Engineering
Worcester • Framingham • Boston
255 Park Avenue, Worcester, MA 01609
508-762-9470 www.DGTassociates.com

DATE:	24-AUG-2022
PROJECT NO.:	W-6250.00
CRD FILE:	W-6250.00 Master
SHEET	5 OF 6

DEERFIELD



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COORDINATE SYSTEM (MAINLAND ZONE)
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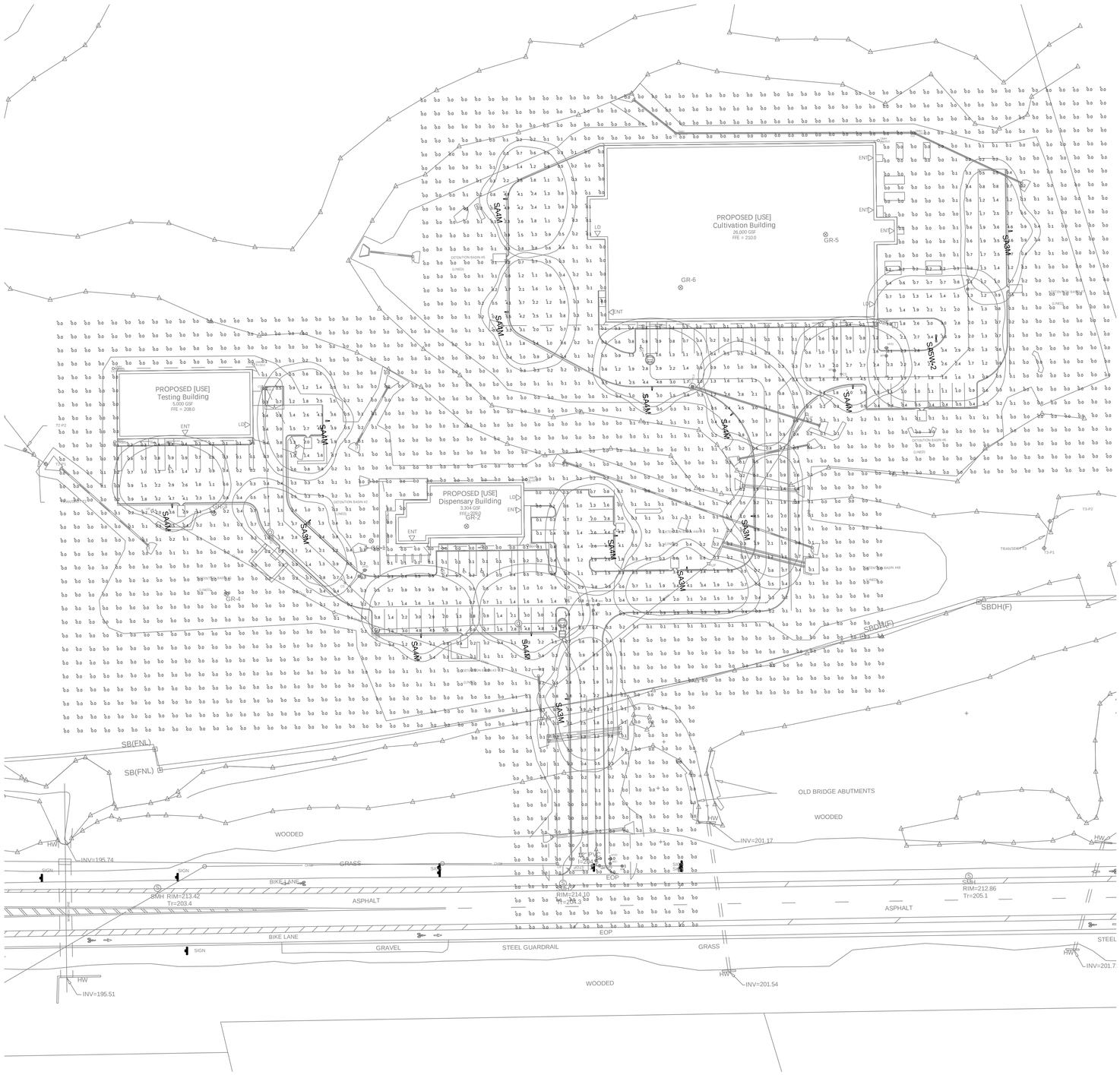
© 2022 DGT ASSOCIATES				PROJ. MANAGER A. JOHN LLOYD, PLS		SHEET 6 OF 6



JOB NAME: SUNNYDAYZ - GREENFIELD ROAD - DEERFIELD, MA
APEX LIGHTING SOLUTIONS
WORKPLANE/CALC PLANE: AT FINISH GRADE
MOUNTING HEIGHT: SEE LUMINAIRE SCHEDULE
APPS: LED/PD
SALES: SP
SPECIFIER: VHB-MA

Luminaire Schedule

Symbol	Qty	Label	Arrangement	Lum. Lumens	Lum. Watts	LLF	Description	[MANUFAC]	Filename
	5	SA3M	Single	7055	55.7	0.900	ECF-S-32L-530-WW-G2-AR-3-VOLT-FINISH, SSS-CB-4-11-14-D1-DTX-FINISH	SIGNIFY GARDCO	ecf-s-32l-530-ww-g2-3.ies
	10	SA4M	Single	7327	55.7	0.900	ECF-S-32L-530-WW-G2-AR-4-VOLT-FINISH, SSS-CB-4-11-14-D1-DTX-FINISH	SIGNIFY GARDCO	ecf-s-32l-530-ww-g2-4.ies
	1	SA5W-2	Back-Back	7284	55.7	0.900	ECF-S-32L-530-WW-G2-AR-5W-VOLT-FINISH, SSS-CB-4-11-14-D2-DTX-FINISH	SIGNIFY GARDCO	ecf-s-32l-530-ww-g2-5w.ies

Calculation Summary

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min	Description
Paved Areas	Illuminance	Fc	1.27	4.9	0.0	N.A.	N.A.	10ft Grid
Site	Illuminance	Fc	0.18	5.5	0.0	N.A.	N.A.	10ft Grid

GENERAL DISCLAIMER:

Calculations have been performed according to IES standards and good practice Some differences between measured values and calculated results may occur due to tolerances in calculation methods, testing procedures, component performance, measurement techniques and field conditions such as voltage and temperature variations. Input data used to generate the attached calculations such as room dimensions, reflectances, furniture and architectural elements significantly affect the lighting calculations. If the real environment conditions do not match the input data, differences will occur between measured values and calculated values.

* LLF Determined Using Current Published Lamp Data

NOTE TO REVIEWER:

Total Light Loss Factor (LLF) applied at time of design is determined by applying the Lamp Lumen Depreciation (LLD) from current lamp manufacturer's catalog, a Luminaire Dirt Depreciation Factor (LDD) based on IES recommended values and a Ballast Factor (BF) from current ballast specification sheets. Application of an incorrect Light Loss Factor (LLF) will result in forecasts of performance that will not accurately depict actual results.

For proper comparison of photometric layouts, it is essential that you insist all designers use correct Light Loss Factors.

APEX LIGHTING SOLUTIONS
THE POINT WHERE ALL ASCENDING LINES CONVERGE
telephone 860.632.8766
www.apexlightingsolutions.com

PROJECT TITLE:

SUNNYDAYZ
GREENFIELD ROAD
DEERFIELD, MA

DRAWING TITLE:

SITE LIGHTING
PHOTOMETRIC CALCULATION

FILE NAME: 2023-03-27 SL-1A SUNNYDAYZ - GREENFIELD ROAD - DEERFIELD, MA.dwg

SCALE: 1"=40'-0"

DATE: 3/27/23

DRAWN BY: LED/PD

SHEET:

SL-1A