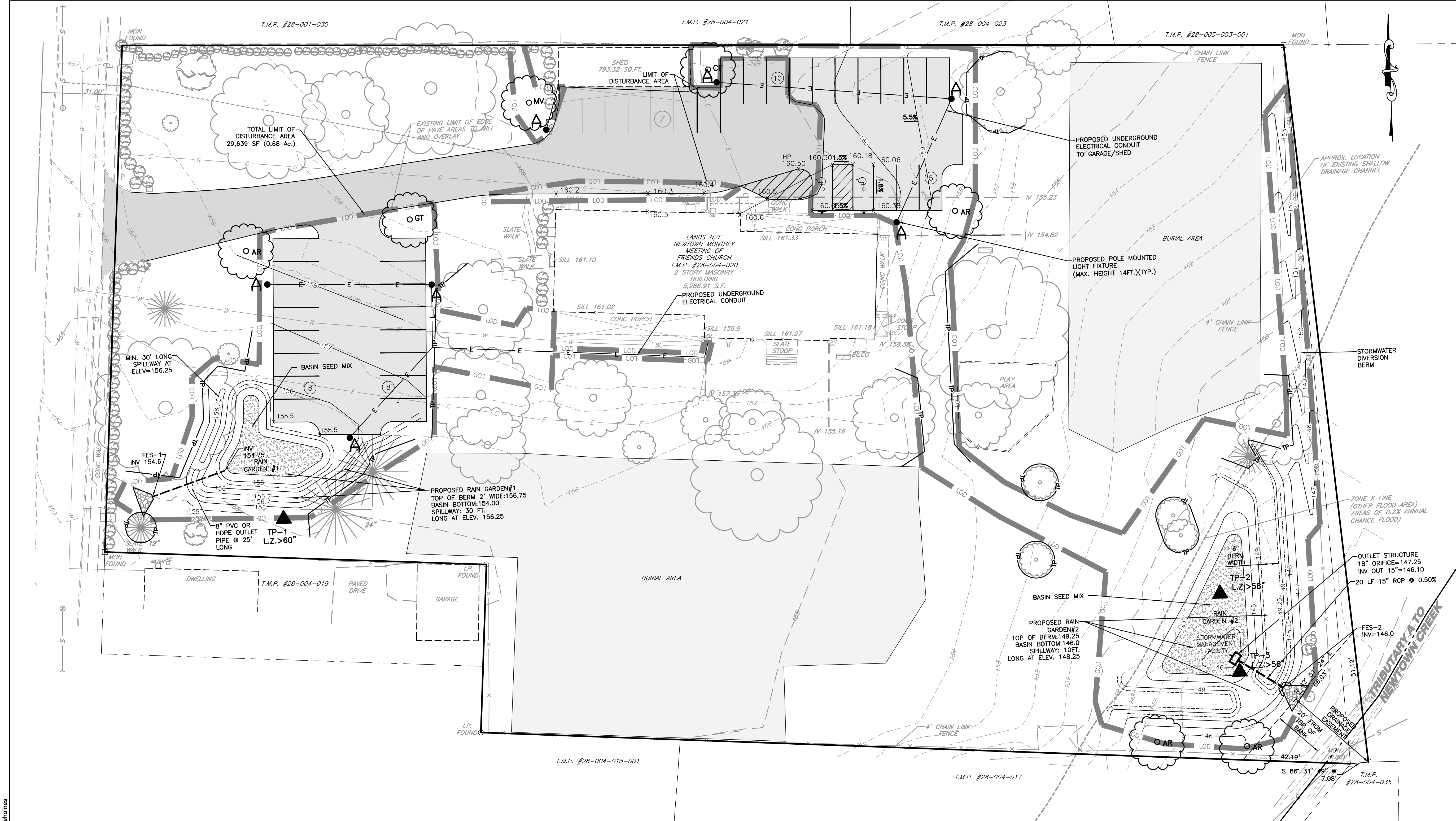


SL:2020.2092988.Dwg Final Dwg 04-GRADING.dwg | Tabname: 04-GRADING.dwg | May 14, 2021 - 3:30pm | ehoines



LEGEND

	ADJOINER LINE
	EXISTING AIR CONDITIONER
	EXISTING BOUNDARY
	EXISTING BUILDINGS
	EXISTING CONTOUR
	EXISTING INDEX CONTOUR
	EXISTING CURBLINE
	EXISTING DRAIN
	EXISTING DOWN SPOUT
	EXISTING ELECTRIC AND STRUCTURES
	EXISTING EDGE OF PAVEMENT
	EXISTING CHAINLINK FENCE
	EXISTING FIRE HYDRANT
	FLOODPLAIN
	EXISTING GAS LINE AND STRUCTURE
	EXISTING IRON PIN/PIPE
	EXISTING MONUMENT
	EXISTING POST
	EXISTING LEGAL RIGHT-OF-WAY
	EXISTING REBAR
	EXISTING SANITARY SEWER AND MANHOLE
	EXISTING SANITARY LATERAL AND STRUCTURES
	EXISTING SHRUB
	EXISTING SIGN
	EXISTING STORM SEWER AND STRUCTURES
	EXISTING SWALE
	EXISTING UTILITY POLE AND GUY WIRE
	EXISTING WATER LINE AND STRUCTURES
	EXISTING DECIDUOUS TREE
	EXISTING CONIFEROUS TREE
	STORMWATER TEST PIT NUMBER AND LIMITING ZONE
	PROPOSED CONTOUR
	PROPOSED INDEX CONTOUR
	PROPOSED STORM SEWER AND STRUCTURE
	PROPOSED LIMITS OF DISTURBANCE
	PROPOSED ELECTRICAL CONDUIT
	PROPOSED TREE PROTECTION
	PROPOSED LIGHTS
	PROPOSED TREES

OWNER'S STATEMENT

ANY REVISION TO THE APPROVED SWM SITE PLAN MUST BE APPROVED BY NEWTOWN BOROUGH AND THAT A REVISED E&S PLAN MUST BE SUBMITTED TO THE CONSERVATION DISTRICT.

(OWNER SIGNATURE)

DATE

ENGINEER'S STATEMENT

I, _____, ON THIS DATE _____, HEREBY CERTIFY THAT THE SWM SITE PLAN MEETS ALL DESIGN STANDARDS AND CRITERIA OF THE NESHAMINY CREEK WATERSHED ACT 167 STORMWATER MANAGEMENT ORDINANCE OR PLAN."

INFILTRATION TEST RESULTS

LOCATION	TEST METHOD	LIMITING ZONE (INCHES BELOW GRADE)*	APPROX. TEST DEPTH	ADJUSTED INFILTRATION RATE (IN/HR)
TP-1	DR	60"	36"	7.83"
TP-2	DR	58"	34"	0.38"
TP-3	DR	54"	30"	0.78"

NOTES

- DR = DOUBLE RING INFILTROMETER TEST
- ADJUSTED INFILTRATION RATE IS AVERAGE CALCULATED RATE AT THE TEST PIT WITH A SAFETY FACTOR OF 2.
- ALL TESTS WERE PERFORMED DIRECTLY BELOW THE 'A' HORIZON AT EACH PIT TO OBTAIN A MORE REPRESENTATIVE INFILTRATION RATE FOR THE UNDERLYING RESTRICTIVE ZONE.
- LIMITING ZONE NOT ENCOUNTERED, MEASUREMENT REFERS TO DEPTH OF PIT.

GRADING AND DRAINAGE NOTES:

- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF NEWTOWN BOROUGH AND PENNDOT PUBLICATION 408, LATEST EDITION.
- THE PROPOSED FINISHED GRADING SHOWN ON THIS PLAN HAS BEEN USED TO DESIGN THE STORM WATER MANAGEMENT FACILITIES. THE CONTRACTOR SHALL COMPLY WITH THE GENERAL GRADING SCHEME INDICATED UNLESS OTHERWISE APPROVED BY THE TOWNSHIP ENGINEER.
- CONTRACTOR SHALL NOT ENCR OACH ONTO ADJOINING PROPERTIES UNLESS A TEMPORARY CONSTRUCTION EASEMENT HAS BEEN GRANTED BY THE ADJOINING PROPERTY OWNER.
- CONTRACTOR SHALL HAVE PROPERTY LINES CLEARLY MARKED IN AREAS WHERE GRADING WILL ENCR OACH WITHIN FIVE FEET OF THE PROPERTY LINE AND SHALL CONSTRUCT SUCH BARRIERS WHICH ARE NECESSARY TO PREVENT ENCR OACHMENT ONTO ADJOINING PROPERTIES. NO EXCAVATION OR FILL ON LOTS SHALL BE MADE WITH A FACE STEEPER THAN THREE (3) HORIZONTAL TO ONE (1) VERTICAL (3:1).
- ALL CONTRACTORS WORKING ON THIS PROJECT SHALL BE RESPONSIBLE FOR INSURING THAT ALL CONSTRUCTION ACTIVITIES RELATED TO THIS PROJECT ARE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE OSHA (OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION) STANDARDS.
- THE STORMWATER FACILITIES SHOWN ON THESE PLANS ARE A BASIC AND PERPETUAL PART OF THE STORMWATER MANAGEMENT SYSTEM OF THE PROPOSED SITE LOCATED IN BOROUGH OF NEWTOWN, BUCKS COUNTY, COMMONWEALTH OF PENNSYLVANIA, AND SUCH ARE TO BE PROTECTED AND PRESERVED IN ACCORDANCE WITH THE APPROVED FINAL PLANS BY THE OWNERS, THEIR SUCCESSORS AND ASSIGNS OF THESE LANDS. BOROUGH OF NEWTOWN AND/OR ITS AGENTS RESERVE THE RIGHT AND PRIVILEGE TO ENTER UPON THESE LANDS FROM TIME TO TIME FOR THE INSPECTION OF THESE FACILITIES IN ORDER TO DETERMINE THAT PROPER OPERATION AND MAINTENANCE AND THAT THE STRUCTURAL AND DESIGN INTEGRITY IS BEING MAINTAINED BY THE OWNER.
- ALL FACILITIES SHALL MEET THE PERFORMANCE STANDARDS AND DESIGN CRITERIA SPECIFIED IN THIS ORDINANCE.

Luminaire Schedule						
Symbol	Qty	Label	Arrangement	Description	LLD	UDF
●	7	A	SINGLE	LXM4-PT-FT-LED-05L-30-IL-FIXTURE ON 14' POLE	1,000	1,000

PLANTING SCHEDULE

QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE	REMARKS
SHADE TREES					
4	AR	ACER RUBRUM	RED MAPLE	2.5-3" CAL. MIN.	B&B
1	GT	GLEDITSIA TRIACANTHOS VAR. INTERMIS	THORNLESS HONEYLOCUS	2.5-3" CAL. MIN.	B&B
1	MV	MAGNOLIA VIRGINIANA	SWEETBAY MAGNOLIA	8-10' HT. MIN.	B&B
1	CF	CORNUS FLORIDA	FLOWERING DOGWOOD	8-10' HT. MIN.	B&B

LANDSCAPING NOTES

- THE TWO RED MAPLES PROPOSED AT RAIN GARDEN #2 ARE PROPOSED TO BE REPLACEMENT TREES FOR THE TWO TREES REMOVED AS PART OF THE RAIN GARDEN #2 CONSTRUCTION.
- THE FLOWERING DOGWOOD, SWEETBAY MAGNOLIA, AND ONE RED MAPLE PROPOSED NORTH OF THE MEETINGHOUSE ALONG THE EXISTING AND PROPOSED PARKING AREA ARE TO PROVIDE THREE STREET SHADE TREES ON THE PROPERTY TO MEET THE THREE STREET TREE REQUIREMENTS OF THE ORDINANCE.

REVISIONS :		DATE		DESCRIPTION	
04/12/2021				REVISIONS PER COMMENTS FROM BOROUGH	
05/14/2021				REVISIONS PER COMMENTS FROM BOROUGH	

PROJECT :		NEWTOWN MONTHLY MEETING OF FRIENDS BOROUGH OF NEWTOWN BUCKS COUNTY, PA	
APPLICANT :		NEWTOWN MONTHLY MEETING OF FRIENDS P.O. BOX 224 NEWTOWN, PA. 18940	

JOB NO.:		208288	
DRAWN BY:		ELH	
CHECKED BY:		KJR	
SCALE:		1" = 20'	
PLAN STATUS:		FINAL	

TITLE:		GRADING, DRAINAGE, UTILITY AND LANDSCAPE PLAN	
DRAWN BY:		Boucher & James, Inc. CONSULTING ENGINEERS DOYLESTOWN • BETHLEHEM • STROUDSBURG REGIONAL OFFICE: 559 MAIN STREET, SUITE 230 BETHLEHEM, PA 18018 VOICE: (610) 419-9407 FAX: (610) 419-9408	
PROJECT NAME:		NEWTOWN MONTHLY MEETING OF FRIENDS	
SHEET		4 OF 13	
DATE:		JANUARY 21, 2021	