



APPLICATION FOR PUBLIC HEARING
Pursuant to MGL Chapter 40A, 40B and 41 and the Littleton Zoning Bylaws

TOWN USE ONLY
Received by the Town Clerk Office
received 1/11/2017 11:10 AM
The filing is not official until stamped by the Town Clerk
Filing Fee paid: \$ 300 (200+75+25) Check # 3276 12/19/16

Pursuant to the provisions of Chapter 40, §57 of the Massachusetts General Laws as adopted by Town Meeting 2003, this document must be signed by the Tax Collector verifying payment of taxes.

Signature of Tax Collector

The undersigned hereby submits this petition for the following action (check all that apply):

- Appeal of Decision of Building Inspector or other administrative official (see page 2)
- Special Permit (40A) (see page 2)
- Variance (see page 3)
- Comprehensive Permit (40B) Complete additional application (see page 2)

PETITIONER: Signature *Mark [Signature]* Date: 1/5/17
U+M Realty Trust Phone # 978-337-6375
 Print Name 422 King St. Email Address mfield@ownnewengland.com
 Address Littleton MA 01460
 Town, State, Zip Deed Reference: Bk 68106 Page 575

PROPERTY OWNER: include authorization of Owner for Petitioner to represent Owner, if unsigned

Signature _____ Date _____ Phone # _____
 Print Name (if different from petitioner) _____ Email _____
 Address (if different from petitioner) _____

ASSESSOR MAP & PARCEL NUMBER U12 123,124,126

ZONING DISTRICT: (R) VC B IA IB (Circle all that apply)

- Check box if applicable
- AQUIFER DISTRICT
 - WATER RESOURCE DISTRICT

FEES
 Residential Property \$200 filing fee + \$75 recording fee + \$25 abutter list = \$300 to Town of Littleton
 Commercial Property \$350 filing fee + \$75 recording fee + \$25 abutter list = \$450.00 to Town of Littleton
 Comprehensive Permit \$1000 + \$100/unit over 10 units
ADDITIONAL FEES: ALL APPLICATIONS:
 Legal Notice publication fee to be paid prior to opening the hearing

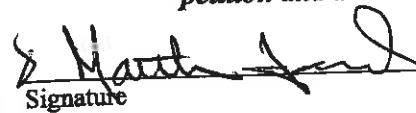
Parcel 123,124, 126 Oak Road
ZBA Case 8827

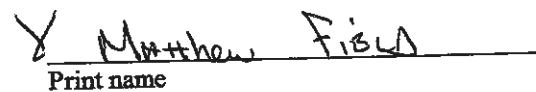
Variance

Under MGL c. 40A §. 10

The undersigned hereby petitions the Board of Appeals for the Town of Littleton to vary, in the manner and for the reasons hereinafter set forth, the applicable provisions of the Zoning By-law.

1. Specifically, from what Zoning bylaw section are you seeking relief? _____
2. Why are you seeking relief from a literal enforcement of this Zoning Bylaw?
Attach a written statement that specifically describes existing conditions and your objectives, along with plans, specifications, certified plot plan and any documentation necessary to support your request.
3. Show evidence that you meet the minimum requirements of a variance under section 173-6 B (2) of the Littleton Zoning Bylaws.
Attach a written statement which specifically includes why, owing to conditions (soil, shape, or topography) especially affecting the premises, but not affecting generally the zoning district in which it is located, a literal enforcement of the Zoning By-law would result in a substantial hardship to you. Applicant must clearly demonstrate the lack of alternative remedies.
4. *I hereby certify that I have read the Board of Appeals Instructions for petitioners and that the statements within my petition and attachments are true and accurate to the best of my knowledge and belief.*


Signature


Print name

Filing Instructions

1. **IMPORTANT: SEE THE BUILDING COMMISSIONER/ZONING ENFORCEMENT OFFICER BEFORE YOU FILL OUT THIS APPLICATION.** He will assist you with the proper zoning sections and application request(s). His review may save time by preventing delays in the hearing process.
 2. Apply for a certified abutters list with the Assessors office (request for certified list of abutters form enclosed)
 3. Bring the completed application packet to the Administrative Assistant to the Building Commissioner who will assist you in filing with the Town Clerk.
- Necessary Exhibits**— provide 14 copies of the following with the completed application:
1. A copy of the most recently recorded plan of land or where no such plan exists, a copy of a plot plan endorsed by a registered engineer or land surveyor. The plan should show;
 - A) metes and bounds of the subject land
 - B) adjacent streets and other names and readily identifiable landmarks and fixed objects
 - C) dimensional layout of all buildings
 - D) distances and setbacks from the various boundaries
 - E) exact dimensions, setbacks and specifications of any new construction, alterations, additions or installations
 - F) direction of North
 - G) the name of each abutting property owner
 2. Copy of the latest recorded deed
 3. A written statement which details the basis for your petition
 4. Pictures, plans, maps, drawings and models are always helpful in explaining the problem
 5. In cases pertaining to signs, a scale print of the sign lettering and colors
 6. In cases pertaining to subdivisions of land, prints should show the proposed subdivision endorsed by a registered engineer or land surveyor
 7. In cases pertaining to Accessory dwellings evidence that the Board of Health has approved the septic system
 8. The date of the building construction and the history of ownership are useful in finding facts about the case

Completed applications filed with the Town Clerk by the third Thursday of the month will be considered at the next regularly scheduled Zoning Board of Appeals meeting, held on the third Thursday of the following month.
The Board in its discretion may dismiss an application or petition for failure to comply with any of the foregoing rules

Request for a variance Parcel 123, 124, 126 Oak Road

A petition was filed in February 2016 requesting a variance for a retaining wall for construction of a two bedroom dwelling on parcels 123 and 124 Oak Road, based on the abutters concerns about the height of the retaining wall and the small lot size, the petition was withdrawn as we continued to try to purchase some of the vacant abutting lots which would allow for a better layout of the house and system.

The lot to the right parcel 126 Oak Road is under purchase and sale agreement, the septic plan has been redesigned with the house now located to the right side of the lot.

The lot is nonconforming for lot size 40,000 s.f. required, 16,000 s.f provided. With the addition of parcel 126 (6,000 s.f.) the lot is now conforming for frontage.

The variance request is for rear setback 10 ft required, 1 ft provided for the retaining wall for the septic system. The wall for the alternative system which will be installed ranges in height from 2 ft on the left up to 4 ft at one point in the rear then back down to 3.33 ft as shown on the plan labeled "alternative system". The Board of Health regulations require that it be proven that a conventional system (including reserve area) must be able to be installed on the lot, the conventional system would also require a retaining wall which would be higher 3.5 ft on the left up to 5.54 ft in the rear and back down to 4.1 ft on the right side as shown on the plan labeled "conventional system".

Maithu Singh
FRED DEVELOPMENT

123,124

Middlesex South Registry of Deeds
Electronically Recorded Document

This is the first page of the document - Do not remove

Recording Information

Document Number : 171863
Document Type : DEED
Recorded Date : September 28, 2016
Recorded Time : 03:30:54 PM

Recorded Book and Page : 68106 / 575
Number of Pages(including cover sheet) : 4
Receipt Number : 1998448
Recording Fee (including excise) : \$325.64

MASSACHUSETTS EXCISE TAX
Southern Middlesex District ROD # 001
Date: 09/28/2016 03:30 PM
Ctrl# 251218 26637 Doc# 00171863
Fee: \$200.64 Cons: \$44,000.00

Middlesex South Registry of Deeds
Maria C. Curtatone, Register
208 Cambridge Street
Cambridge, MA 02141
617-679-6300
www.middlesexsouthregistry.com

QUITCLAIM DEED

I, **PAUL HEALEY**, a/k/a **PAUL F. HEALEY**, being married, of Belmont, Middlesex County, Massachusetts,

for consideration paid and in full consideration of **FORTY-FOUR THOUSAND AND 00/100 (\$44,000.00) DOLLARS**

grant to **MATTBOB, INC.**, a Massachusetts Corporation, with a principal office located at 442 King Street, Littleton, Middlesex County, Massachusetts,

with Quitclaim Covenants

Parcel 1 – Lot Nos. 2376 and 2377

That certain parcel of vacant land in Littleton, Massachusetts, situated on Oak Road and consisting of approximately 4,000 square feet of land and shown as Lot 123 on Assessor's Map U12 (the "Property"). The land being Lots No. 2376 and 2377 shown on a plan of Warren Smadbeck, recorded with Middlesex County, South District, Registry of Deeds, in Book of Plans No. 362, Plan No. 26.

Being the same premises conveyed to Grantor by Deed dated October 24, 2014, and recorded with the Middlesex South District Registry of Deeds in Book 64462, Page 554.

Parcel 2 – Lot No. 2378

The land being Lot No. 2378 on the northerly side of Oak Road, Littleton as shown on Map A of the Long Lake Area. Shown on a plan of Warren Smadbeck, recorded with Middlesex County, South District, Registry of Deeds, in Book of Plans No. 362, Plan No. 26. It is approximately 1/20 of an acre in size.

Being the same premises conveyed to Grantor by Deed dated June 27, 2006 and recorded with the Middlesex South District Registry of Deeds in Book 47748, Page 205.

Property Address: Oak Road, Lots 2376, 2377, 2378, 2379, 2380, Littleton, Massachusetts 01460

Parcel 3 – Lot No. 2379

Land being Lot No. 2379 on a plan of Warren Smadbeck, recorded with Middlesex County, South District, Registry of Deeds, in Book of Plans No. 362, Plan No. 26. Supposed to contain about 1/20 acre.

Being the same premises conveyed to Grantor by Deed dated March 19, 2007 and recorded with the Middlesex South District Registry of Deeds in Book 49165, Page 298.

Parcel 4 – Lot No. 2380

Land being Lot No. 2380 on a plan of Warren Smadbeck, recorded with Middlesex County, South District, Registry of Deeds, in Book of Plans No. 362, Plan No. 26. Supposed to contain about 1/20 acre.

Being the same premises conveyed to Grantor by Deed dated March 19, 2007 and recorded with the Middlesex South District Registry of Deeds in Book 49165, Page 297.

This is undeveloped land and not homestead property of the Grantor, and therefore no one is entitled to a homestead exemption on this property.

Executed as a sealed instrument this 27th day of September, 2016.

Paul Healey AKA Paul F. Healey
PAUL HEALEY, a/k/a
PAUL F. HEALEY

COMMONWEALTH OF MASSACHUSETTS

MIDDLESEX, ss.

September 27, 2016

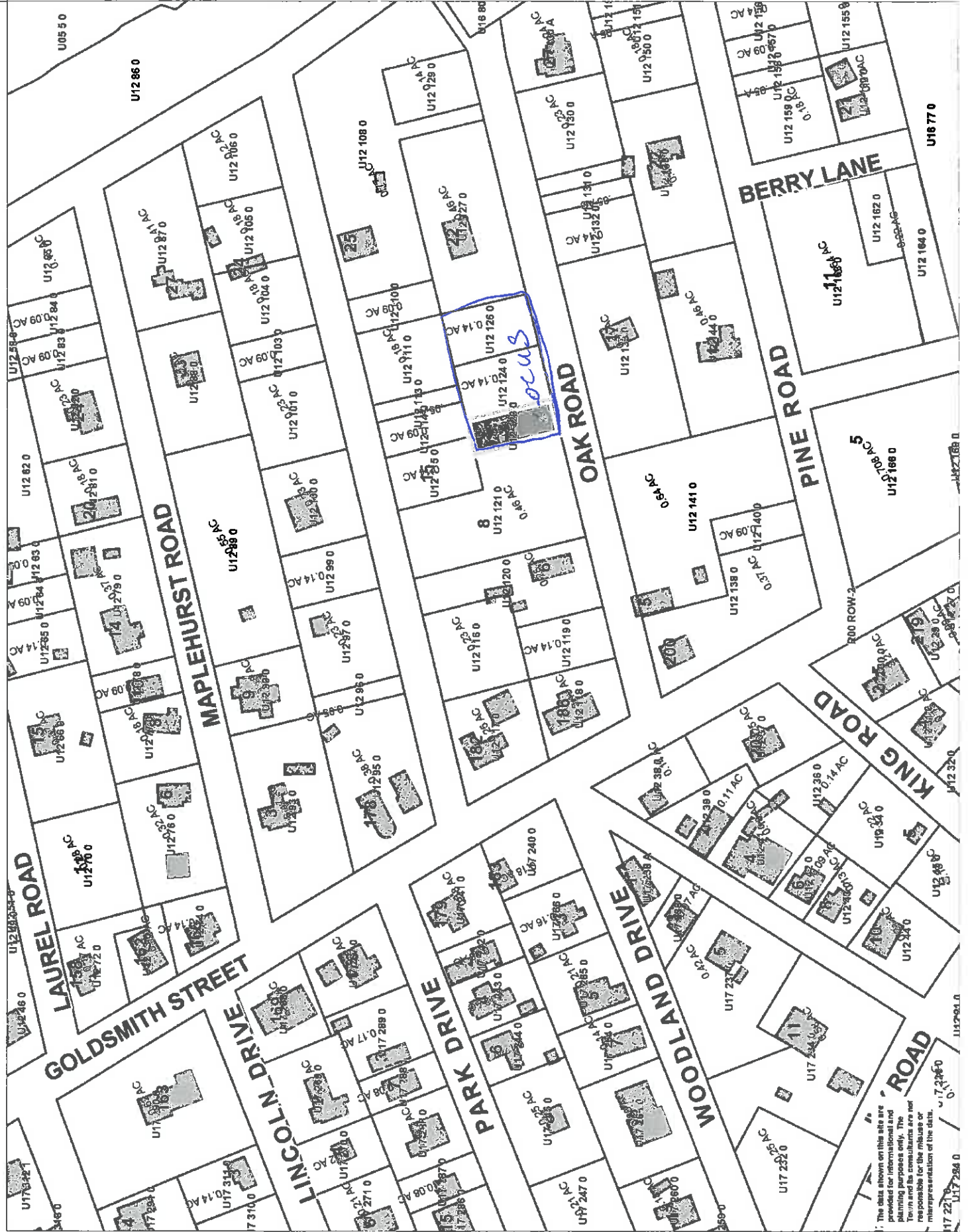
On this day, before me, the undersigned Notary Public, personally appeared the above-named PAUL HEALEY, a/k/a PAUL F. HEALEY, who proved to me through satisfactory evidence of identification, which was the presentation of a driver's license, to be the person whose name is signed on the preceding document, and acknowledged to me that he signed it voluntarily for its stated purpose and who swore or affirmed to me that the contents of the document are truthful and accurate to the best of his knowledge and belief.



Sherrill R. Gould
Notary Public: Sherrill R. Gould
My Commission Expires: 05/22/20



- MA Place
- Fire Station
- Police Station
- Town Hall
- Public Library
- School
- Parcels (Level II)
- MA Highways
- US Highway
- Numbered Routes
- Town Boundary
- Abutting Towns
- Streets
- Bridge



The data shown on this site are provided for informational and planning purposes only. The user assumes all responsibility for the selection or misrepresentation of the data.



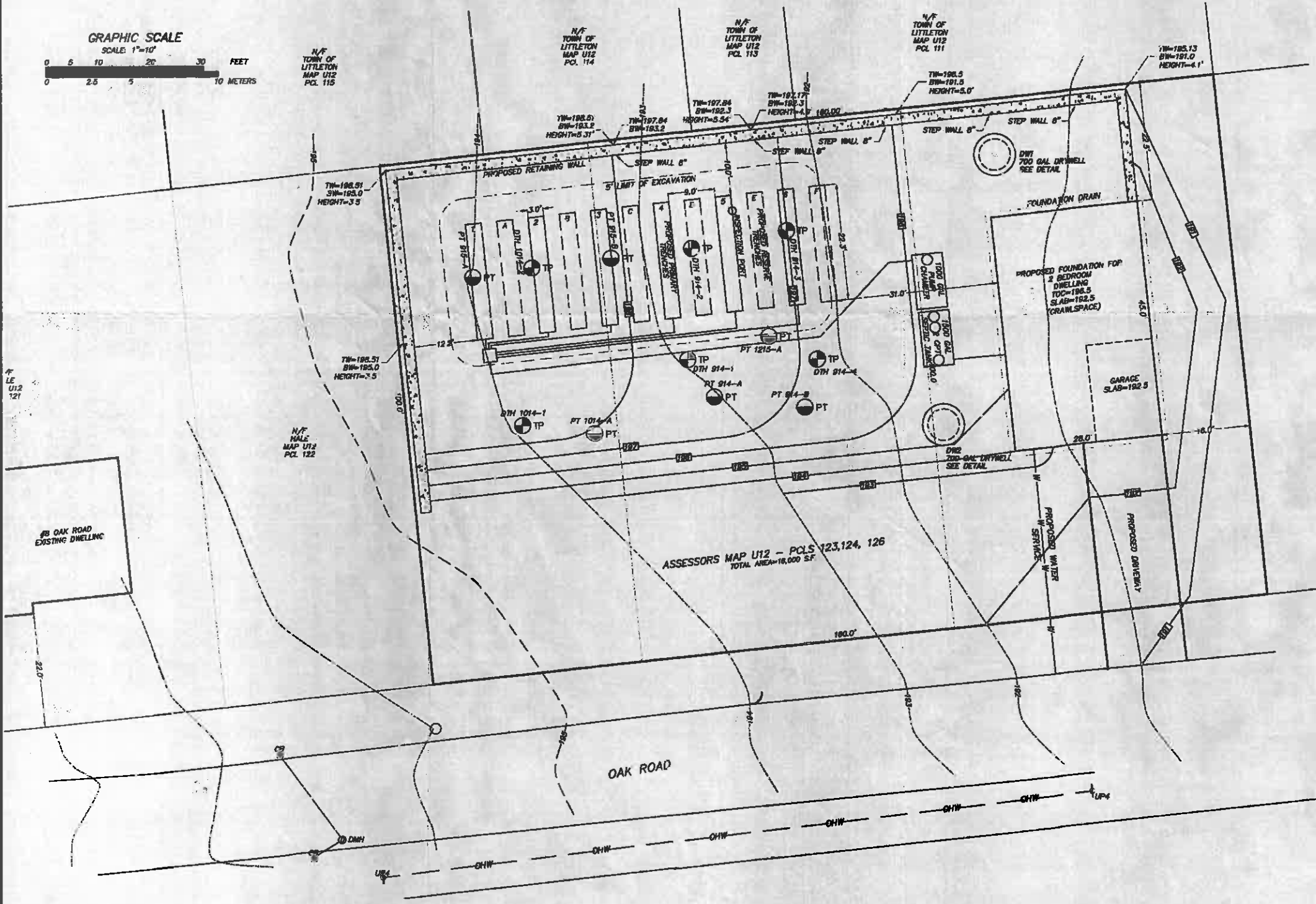
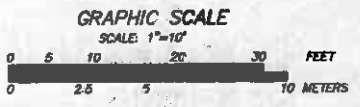
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- PROPOSED SYMBOLS LEGEND**
- PROPOSED RETAINING WALL
 - PROPOSED DRAIN MANHOLE
 - PROPOSED TRENCH DRAIN
 - PROPOSED STORMCEPTOR
 - PROPOSED SEWER MANHOLE
 - PROPOSED CATCH BASIN
 - PROPOSED UTILITY POLE
 - PROPOSED HYDRANT
 - PROPOSED WATER GATE
 - PROPOSED WATER SERVICE
 - PROPOSED WELL
 - PROPOSED SEWER SERVICE
 - PROPOSED GAS SERVICE
 - PROPOSED GAS GATE

- PROPOSED SYMBOLS LEGEND**
- PROPOSED STORM DRAIN
 - PROPOSED SANITARY SEWER
 - PROPOSED SEWER SERVICE
 - PROPOSED WATER MAIN
 - PROPOSED WATER SERVICE
 - PROPOSED GAS MAIN
 - PROPOSED UNDERGROUND ELECTRIC
 - PROPOSED UNDERGROUND COMM
 - PROPOSED FORCEMAIN
 - PROPOSED FLARED END
 - PROPOSED SPOT GRADE
 - PROPOSED HAYBALES

- EXISTING SYMBOLS LEGEND**
- EXISTING SINGLE WHITE LINE
 - EXISTING BENCHMARK
 - EXISTING UNDERGROUND COMM
 - EXISTING STORM DRAIN
 - EXISTING SANITARY SEWER
 - EXISTING WATER MAIN
 - EXISTING GAS MAIN
 - EXISTING UNDERGROUND ELEC.
 - EXISTING OVERHEAD WIRES
 - EXISTING 2' CONTOUR
 - EXISTING 10' CONTOUR
 - EXISTING STONE WALL
 - EXISTING TREE LINE
 - EXISTING GUARDRAIL
 - EXISTING WETLAND LINE
 - EXISTING WETLAND FLAG
 - EXIST. MEAN ANNUAL HIGH WATER FLAG
 - EXIST. STREAM

- EXISTING SYMBOLS LEGEND**
- EXISTING DOUBLE YELLOW LINE
 - EXISTING DRAIN MANHOLE
 - EXISTING SEWER MANHOLE
 - EXISTING CATCH BASIN
 - EXISTING FLOW DIRECTION
 - EXISTING FIRE HYDRANT
 - EXISTING WATER GATE
 - EXISTING UTILITY POLE
 - EXISTING PORE TEST LOCATION
 - EXISTING TEST PIT LOCATION
 - EXISTING WELL



GENERAL NOTES

1. THIS DESIGN PLAN IS INTENDED SOLE FOR THE PURPOSE OF CONSTRUCTION OF THE SEWAGE DISPOSAL SYSTEM ONLY. ADDITIONAL TOWN AND STATE REGULATIONS MAY BE APPLICABLE TO THIS PROJECT INCLUDING BUT NOT LIMITED TO ZONING AND WETLANDS.
2. SITE PLAN BASED ON EXISTING CONDITIONS. ALTHOUGH CARE HAS BEEN TAKEN TO DETERMINE SUBSURFACE CONDITIONS, THIS PLAN MAY NOT SHOW ALL UTILITIES, BEDROCK, BURIED DEBRIS OR OTHER SUBSURFACE ITEMS THAT MAY BE ENCOUNTERED DURING EXCAVATION. THE CONTRACTOR SHALL INFORM THE DESIGNING ENGINEER UPON ENCOUNTERING SUCH DISCREPANCIES.
3. PROPERTY BOUNDARIES SHOWN ARE THE RESULT OF A SITE PLAN SURVEY CONDUCTED BY RUSS WILSON PLS BASED ON RECORDED PLAN 48 A OF 2 IN PLAN BOOK 356 IN THE MIDDLESEX SOUTH REGISTRY OF DEEDS.
4. THE SEPTIC TANK SHALL BE PUMPED WHEN THE SLUDGE DEPTH IS WITHIN 12" OF THE BOTTOM OF THE OUTLET TEE, WHEN THE TOP OF THE SCUM LEVEL IS WITH 2" OF THE TOP OF THE OUTLET TEE OR 2" OF THE BOTTOM OF THE OUTLET TEE (310 CMR 15.340) ABOUT EVERY 2 YEARS OR WHEN REQUIRED BY THE LOCAL BOARD OF HEALTH.
5. ANY SITE WORK WITHIN 100' OF A WETLAND IS SUBJECT TO REGULATION UNDER THE WETLANDS PROTECTION ACT, AND REQUIRES FILING WITH THE DEPARTMENT OF ENVIRONMENTAL PROTECTION AND THE LOCAL CONSERVATION COMMISSION.
6. ALL KNOWN DRINKING WATER WELLS WITHIN 200 FEET OF THE PROPOSED SEWAGE DISPOSAL SYSTEM ARE SHOWN OR INDICATED.
7. THE PROPOSED SEWAGE DISPOSAL SYSTEM IS NOT DESIGNED FOR THE USE OF A GARBAGE GRINDER.
8. THE PROPOSED SEWAGE DISPOSAL SYSTEM IS INTENDED FOR TREATMENT OF SANITARY SEWAGE PRODUCED BY SINGLE FAMILY DWELLING UNITS ONLY. WATER TREATMENT DISCHARGES SUCH AS WATER SOFTENERS SHALL BE DISCHARGED TO A SEPARATE DRYWELL.
9. THERE ARE NO WATER SUPPLIES OR TRIBUTARIES THERETO LOCATED WITHIN 400' OF THE PROPOSED SYSTEM (SOURCE DEP WSPA).

CONSTRUCTION NOTES

1. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CONTACT THE BOARD OF HEALTH AT LEAST 72 HOURS PRIOR TO EXCAVATION OF PUBLIC OR PRIVATE PROPERTY. 1-888-DIG-SAFE.
2. EXCAVATION AND CONSTRUCTION PROCEDURES, AND MATERIALS SHALL CONFORM TO THIS PLAN, TITLE 5, AND THE REQUIREMENTS OF THE BOARD OF HEALTH.
3. ANY DEVIATION IN CONSTRUCTION FROM THIS PLAN SHALL VOID ANY CERTIFICATION MADE RELATIVE TO THE SYSTEM UNLESS APPROVED IN WRITING BY THE LOCAL APPROVING AUTHORITY AND THE DESIGNING ENGINEER.
4. ALL PRECAST SYSTEM COMPONENTS SHALL BE EITHER WATERTIGHT BY MANUFACTURER'S SPECIFICATION AND WARRANTY, OR MADE WATERTIGHT USING ASPHALT OR SYNTHETIC POLYMER SEALER SPECIFIED BY THE CONCRETE OR SEALER MATERIAL MANUFACTURER.
5. PRECAST CONCRETE TANKS SHALL BE SET ON A MINIMUM OF SIX INCHES OF MECHANICALLY COMPACTED CRUSHED STONE.
6. DISTRIBUTION BOX OUTLET PIPES SHALL BE LAID LEVEL FOR THE FIRST TWO FEET OUT OF THE DISTRIBUTION BOX.
7. DISTRIBUTION BOX SHALL BE SET ON EITHER SIX INCHES OF MECHANICALLY COMPACTED CRUSHED STONE, OR SIX-INCH THICK CONCRETE PAD WITH AN AREA 1.5 TIMES THE BOTTOM AREA OF THE DISTRIBUTION BOX.
8. DISTRIBUTION BOX SHALL BE EQUIPPED WITH A PVC TEE WITH THE USE OF A PUMP CHAMBER, OR WHEN THE SLOPE OF THE INLET LINE IS GREATER THAN 2%.
9. SYSTEM SHALL BE VENTED THROUGH THE BUILDING PLUMBING OR AS SHOWN ON THE SYSTEM PROFILE.
11. ALL UNSUITABLE MATERIAL ENCOUNTERED IN THE EXCAVATION SHALL BE REMOVED.
12. ALL AGGREGATE USED FOR LEACHING STRUCTURES SHALL CONSIST OF DOUBLE WASHED STONE, THE SIZE SPECIFIED, AND FREE FROM IRON, FINES, AND DUST IN PLACE.
13. THE 5' LIMIT OF EXCAVATION REQUIRES ALL ORGANIC MATERIAL WITHIN 5 FEET OF THE LEACHING FACILITY BE REMOVED AND REPLACED WITH WELL COMPACTED GRANULAR FILL MEETING THE REQUIREMENTS OF 310 CMR 15.255.
14. ALL BACKFILL AND BREAKOUT FILL MUST BE CLEAN AND FREE OF STONES OR BouldERS GREATER THAN 6" IN SIZE. TAILINGS, CLAY OR SIMILAR MATERIALS ARE PROHIBITED. SYSTEM SHALL BE GRADED TO PREVENT PONDING OF STORMWATER OVER THE LEACHING FACILITY.
15. PRIOR TO EXCAVATION THE SEWAGE DISPOSAL SYSTEM CORNERS SHALL BE STAKED AND FLAGGED BY THE DESIGN ENGINEER OR A PROFESSIONAL LAND SURVEYOR.
16. THE BOTTOM AND SIDES OF THE EXCAVATION SHALL BE LEVEL AND SCARIFIED. VEHICULAR TRAFFIC IN THE EXCAVATION SHOULD BE AVOIDED.
17. PRIOR TO PLACEMENT OF FILL, THE BOTTOM SURFACE SHALL BE SCARIFIED AND RELATIVELY DRY. THE WATER TABLE IS ABOVE THE ELEVATION OF THE BOTTOM OF THE EXCAVATION, THE EXCAVATION SHALL BE DE-WATERED AS NECESSARY.
18. PRIOR TO BACKFILLING THE SYSTEM AFTER INSPECTION ALL SYSTEM COMPONENTS INCLUDING THE LEACHING LINES SHALL BE MARKED WITH MAGNETIC LOCATING TAPE.

NOTIFICATION TO ABUTTERS

UNDER LITTLETON BOARD OF HEALTH REGULATION 23 PRIOR TO APPROVING A SYSTEM INCORPORATING A RETAINING WALL AND IMPERVIOUS BARRIER, ALL IMMEDIATE ABUTTERS SHALL BE NOTIFIED AT LEAST 10 DAYS PRIOR TO THE PUBLIC HEARING.

LOCAL REGULATION VARIANCE REQUEST

THE FOLLOWING VARIANCE TO THE LITTLETON BOARD OF HEALTH REGULATIONS REQUIREMENTS FOR THE SUBSURFACE DISPOSAL OF SANITARY SEWAGE ARE REQUESTED FOR THIS DESIGN. REGULATION 27 FILL REQUIREMENTS. REQUIRES NO PORTION OF A FILL REQUIREMENT FOR SEWAGE DISPOSAL SYSTEMS SHALL BE WITHIN 10 FEET OF A PROPERTY LINE. A VARIANCE IS REQUESTED TO ALLOW THE CONSTRUCTION OF A RETAINING WALL WITHIN 2 FEET OF THE PROPERTY LINE FOR SYSTEM BREAKOUT GRADING. ABUTTER NOTIFICATION IS REQUESTED FOR THIS VARIANCE UNDER SECTION 2.3C.

DATE	REVISION COMMENT
4/12/15/16	ADDED LOT 126, HOUSE LOC.
3/2/17/16	EXISTING DWELLING #8 OAK RD
2/15/16	NABOH COMMENTS: FOUNDATION
1/22/17/15	NABOH COMMENTS
	DATE: 10/23/15



SUBSURFACE SEWAGE DISPOSAL DESIGN SITE PLAN
OAK ROAD
LITTLETON, MASSACHUSETTS

M+M REALTY
442 KING STREET
LITTLETON, MASSACHUSETTS

Marky & Ruben
CIVIL ENGINEERING
380 MASSACHUSETTS AVE, SUITE 202
LITTLETON, MASSACHUSETTS 01720
P(978) 254-4600 F(978) 253-0447
www.MarkyandRuben.com

PROPOSED SYMBOLS LEGEND

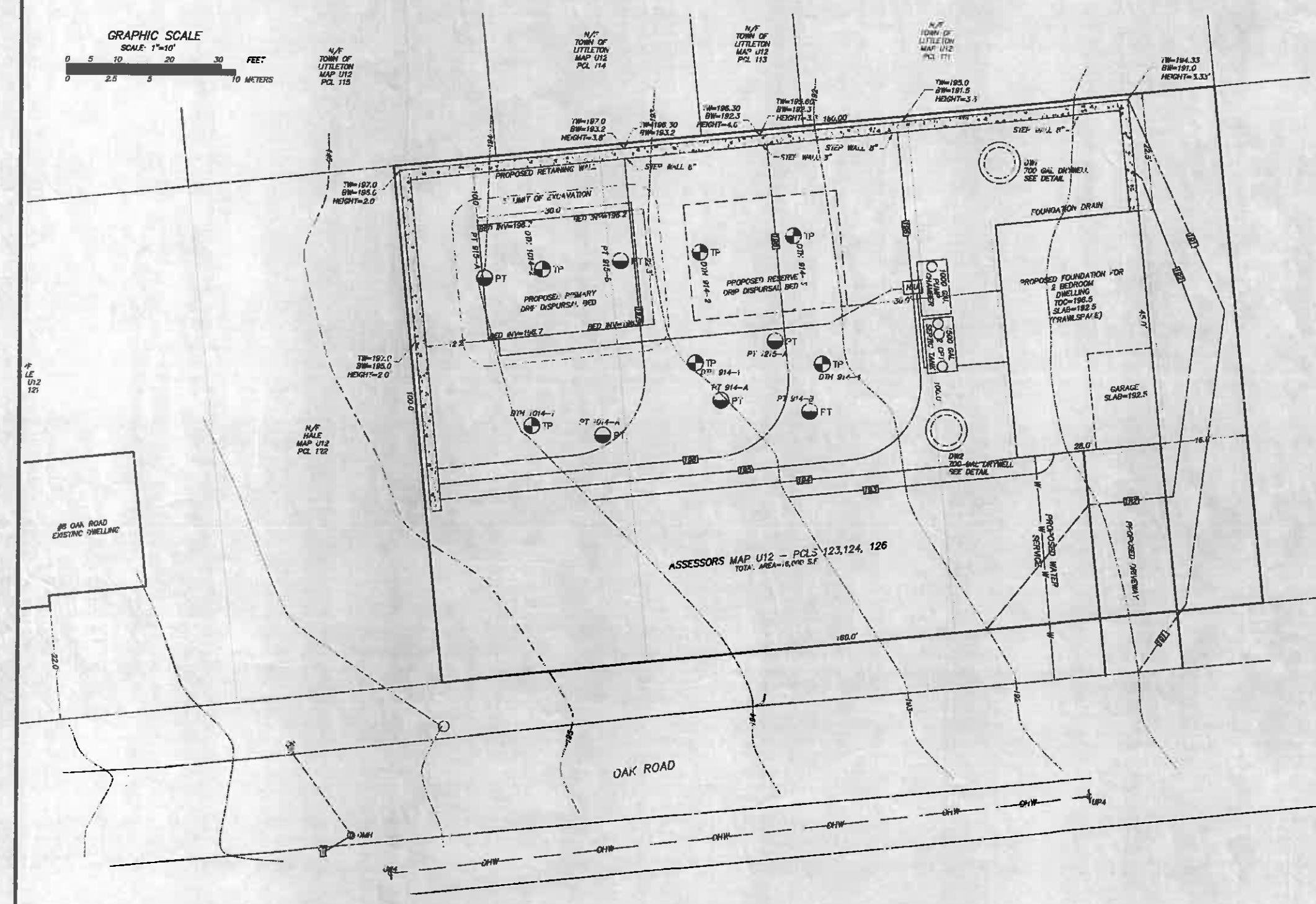
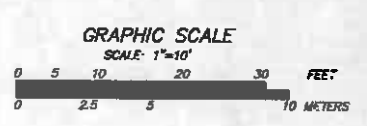
PROPOSED RETAINING WALL	— U —	PROPOSED STORM DRAIN
PROPOSED DRAIN MANHOLE	— S —	PROPOSED SANITARY SEWER
PROPOSED TRENCH DRAIN	— SS —	PROPOSED SEWER SERVICE
PROPOSED STORMCEPTOR	— W —	PROPOSED WATER MAIN
PROPOSED SEWER MANHOLE	— HS —	PROPOSED WATER SERVICE
PROPOSED CATCH BASIN	— G —	PROPOSED GAS MAIN
PROPOSED UTILITY POLE	— E —	PROPOSED UNDERGROUND ELEC./PG
PROPOSED HYDRANT	— COM —	PROPOSED UNDERGROUND COMBL.
PROPOSED WATER GATE	— 10' —	PROPOSED CONTOUR
PROPOSED WATER SERVICE	— FM —	PROPOSED FORCEMAIN
PROPOSED WELL	— VFE —	PROPOSED FLARED END
PROPOSED SEWER SERVICE	— 33.0 —	PROPOSED SPOT GRADE
PROPOSED GAS SERVICE	— 33.0 —	PROPOSED GAS SERVICE
PROPOSED GAS GATE	— 33.0 —	PROPOSED GAS SERVICE

EXISTING SYMBOLS LEGEND

EXISTING SINGLE WHITE LINE	— BM —	EXISTING DOUBLE YELLOW LINE
EXISTING BENCHMARK	— C —	EXISTING DRAIN MANHOLE
EXISTING UNDERGROUND COMBL.	— D —	EXISTING CATCH BASIN
EXISTING STORM DRAIN	— S —	EXISTING FLOW DIRECTION
EXISTING SANITARY SEWER	— W —	EXISTING FIRE HYDRANT
EXISTING WATER MAIN	— G —	EXISTING WATER GATE
EXISTING GAS MAIN	— E —	EXISTING UTILITY POLE
EXISTING UNDERGROUND ELEC.	— COM —	EXISTING PORE TEST LOCATION
EXISTING OVERHEAD WIRE	— 10' —	EXISTING TEST PIT LOCATION
EXISTING 1' CONTOUR	— FM —	EXISTING WELL
EXISTING STONE WALL	— 33.0 —	
EXISTING TREE LINE		
EXISTING GUARDRAIL		
EXISTING WETLAND LINE		
EXISTING WETLAND FLAG		
EXIST. MEAN ANNUAL HIGH WATER FLAG		
EXIST. STREAM		



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 - ANY SITE WORK WITHIN 100' OF A WETLAND IS SUBJECT TO REGULATION UNDER THE WETLANDS PROTECTION ACT, AND REQUIRES FILING WITH THE DEPARTMENT OF ENVIRONMENTAL PROTECTION AND THE LOCAL CONSERVATION COMMISSION.
 - ALL KNOWN DRINKING WATER WELLS WITHIN 200 FEET OF THE PROPOSED SEWAGE DISPOSAL SYSTEM ARE SHOWN OR INDICATED.
 - THE PROPOSED SEWAGE DISPOSAL SYSTEM IS NOT DESIGNED FOR THE USE OF A GARBAGE GRINDER.
 - THE PROPOSED SEWAGE DISPOSAL SYSTEM IS INTENDED FOR TREATMENT OF SANITARY SEWAGE PRODUCED BY SINGLE FAMILY DWELLING UNITS ONLY. WATER TREATMENT DISCHARGES SUCH AS WATER SOFTENERS SHALL BE DISCHARGED TO A SEPARATE DRYWELL.
 - THERE ARE NO WATER SUPPLIES OR TRIBUTARIES THERE TO LOCATED WITHIN 400' OF THE PROPOSED SYSTEM (SOURCE DEP WSPA).



- CONSTRUCTION NOTES**
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 - ALL AGGREGATE USED FOR LEACHING STRUCTURES SHALL CONSIST OF DOUBLE WASHED STONE THE SIZE SPECIFIED, AND FREE FROM IRON, FINES, AND DUST IN PLACE.
 - THE 5' LIMIT OF EXCAVATION REQUIRES ALL ORGANIC MATERIAL WITHIN 5 FEET OF THE LEACHING FACILITY BE REMOVED AND REPLACED WITH WELL COMPACTED GRANULAR FILL MEETING THE REQUIREMENTS OF 310 CMR 15.056.
 - ALL BACKFILL AND BREAKOUT FILL MUST BE CLEAN AND FREE OF STONES OR BOULDERS GREATER THAN 6" IN SIZE. TAILINGS, CLAY OR SIMILAR MATERIALS ARE PROHIBITED. SYSTEM SHALL BE GRADED TO PREVENT PONDING OF STORMWATER OVER THE LEACHING FACILITY.
 - PRIOR TO EXCAVATION, THE SEWAGE DISPOSAL SYSTEM CORNERS SHALL BE STAKED AND FLAGGED BY THE DESIGN ENGINEER OR A PROFESSIONAL LAND SURVEYOR.
 - THE BOTTOM AND SIDES OF THE EXCAVATION SHALL BE LEVEL AND SCARIFIED. VEHICULAR TRAFFIC IN THE EXCAVATION SHOULD BE AVOIDED.
 - PRIOR TO PLACEMENT OF FILL, THE BOTTOM SURFACE SHALL BE SCARIFIED AND RELATIVELY DRY. THE WATER TABLE IS ABOVE THE ELEVATION OF THE BOTTOM OF THE EXCAVATION, THE EXCAVATION SHALL BE DE-WATERED AS NECESSARY.
 - PRIOR TO BACKFILLING THE SYSTEM AFTER INSPECTION ALL SYSTEM COMPONENTS INCLUDING THE LEACHING LINES SHALL BE MARKED WITH MAGNETIC LOCATING TAPE.

NOTIFICATION TO ADJUTERS
UNDER LITTLETON BOARD OF HEALTH REGULATION 23 PRIOR TO APPROVING A SYSTEM INCORPORATING A RETAINING WALL AND IMPERVIOUS BARRIER, ALL IMMEDIATE ADJUTERS SHALL BE NOTIFIED AT LEAST 10 DAYS PRIOR TO THE PUBLIC HEARING.

LOCAL REGULATION VARIANCE REQUEST
THE FOLLOWING VARIANCE TO THE LITTLETON BOARD OF HEALTH REGULATIONS REQUIREMENTS FOR THE SUBSURFACE DISPOSAL OF SANITARY SEWAGE ARE REQUESTED FOR THIS DESIGN:
REGULATION 23: FILL REQUIREMENTS. REQUIREMENTS FOR A FILL REQUIREMENT FOR SEWAGE DISPOSAL SYSTEMS SHALL BE WITHIN 10 FEET OF A PROPERTY LINE. A VARIANCE IS REQUESTED TO ALLOW THE CONSTRUCTION OF A RETAINING WALL WITHIN 2 FEET OF THE PROPERTY LINE FOR SYSTEM BREAKOUT GRADING. ADJUTER NOTIFICATION IS REQUESTED FOR THIS VARIANCE UNDER SECTION 23C.

DATE	REVISION COMMENT
5/01/2016	DRIP DISPOSAL SYSTEM
4/12/15/16	ADDED LOT 126, HOUSE LOC.
3/27/17	EXISTING DWELLING #8 OAK RD.
2/15/16	NABOH COMMENTS: FOUNDATION
1/12/15	NABOH COMMENTS
	DATE: 10/23/15
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SUBSURFACE SEWAGE DISPOSAL DESIGN SITE PLAN
OAK ROAD
LITTLETON, MASSACHUSETTS

M+M REALTY
442 KING STREET
LITTLETON, MASSACHUSETTS

Markey & Rubin
CIVIL ENGINEERING

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