

DEFINITIVE SUBDIVISION PLAN

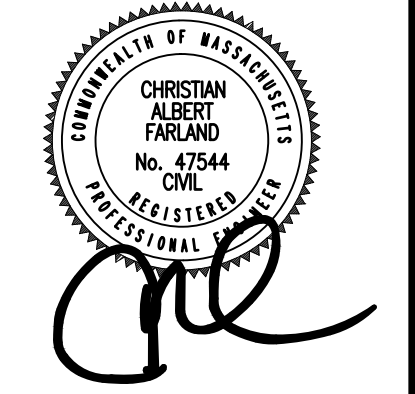
BARTLETT ESTATES

1265 BARTLETT STREET

ASSESSORS MAP 134 LOTS 299, 305 & A PORTION OF 314

NEW BEDFORD, MASSACHUSETTS

REVISIONS		
1	1/5/21	DPI COMMENTS/LOT 4 BOUNDARY
2	3/5/21	NITSCH COMMENTS
3	3/24/21	NITSCH COMMENTS
4	2/14/22	PARCEL CONVEYANCE
5	5/12/22	PLANNING BOARD COMMENTS



FOR REGISTRY USE ONLY

NEW BEDFORD PLANNING BOARD
APPROVAL UNDER THE SUBDIVISION CONTROL
LAW REQUIRED

DATE: _____

I CERTIFY THAT 20 DAYS HAVE PASSED SINCE PLANNING BOARD APPROVAL AND NO APPEAL HAS BEEN FILED IN THIS OFFICE

CITY CLERK OF NEW BEDFORD _____ DATE _____



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401 COUNTY STREET
NEW BEDFORD, MA 02740
P. 508.717.3479
OFFICES IN:
● TAUNTON
● MARLBOROUGH
● WARWICK, RI

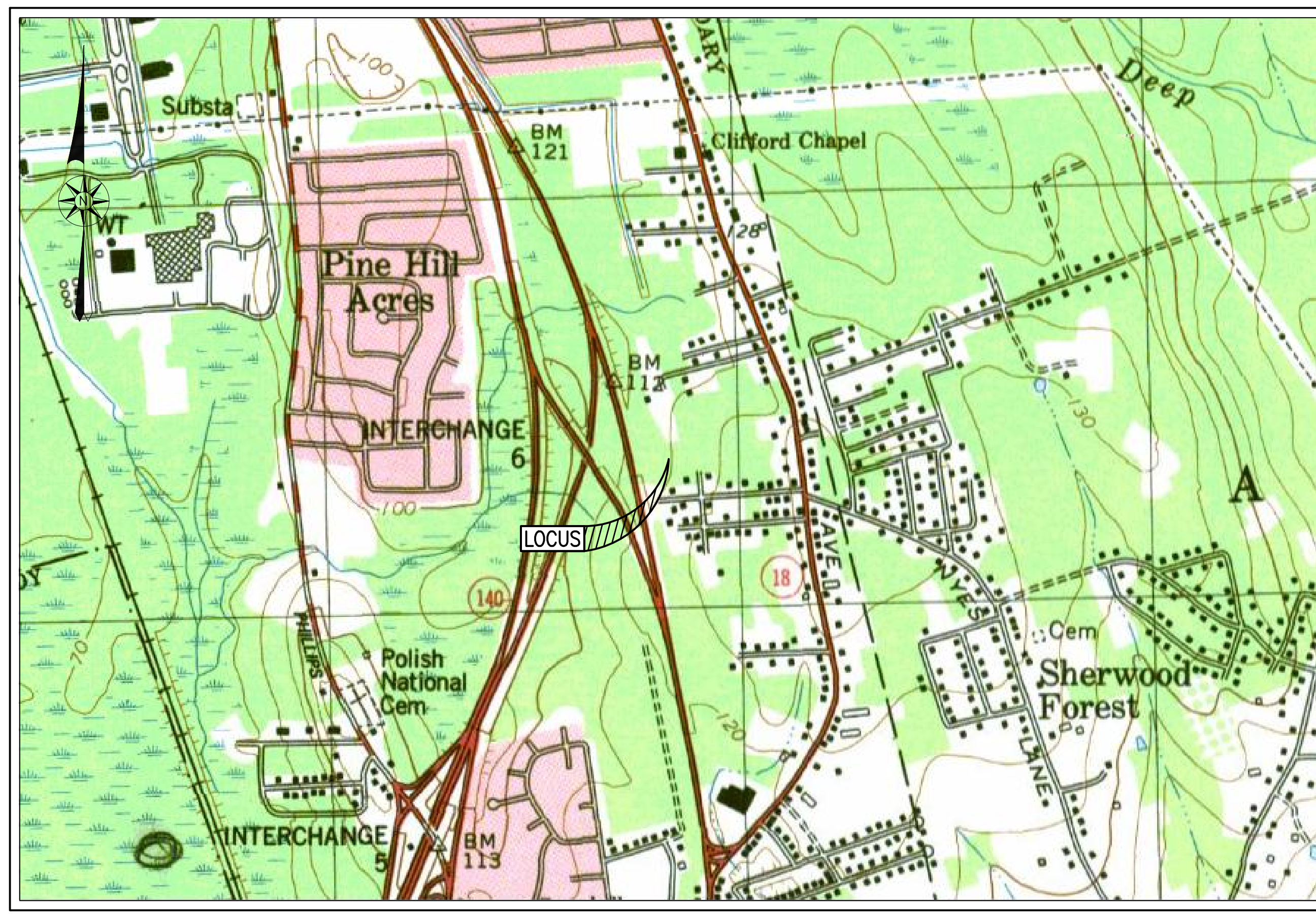
DRAWN BY: NPD
DESIGNED BY: NPD/CKG
CHECKED BY: CAF, BJM

DEFINITIVE SUBDIVISION PLAN
1265 BARTLETT STREET
MAP 134 LOTS 299, 305 AND PORTION OF 314
NEW BEDFORD, MASSACHUSETTS
PREPARED BY: AMANDIO & JOSE ARAUJO
FOR: PO BOX 91 ROCHESTER, MA 02770

JANUARY 9, 2020
SCALE: AS NOTED
JOB NO. 17-038
LATEST REVISION:
MAY 12, 2022

COVER
SHEET 1 OF 7

- INDEX -	
SHEET	DESCRIPTION
1	COVER
2	EXISTING CONDITIONS
3	LOTING
4	GRADING & UTILITIES
5-7	NOTES & DETAILS



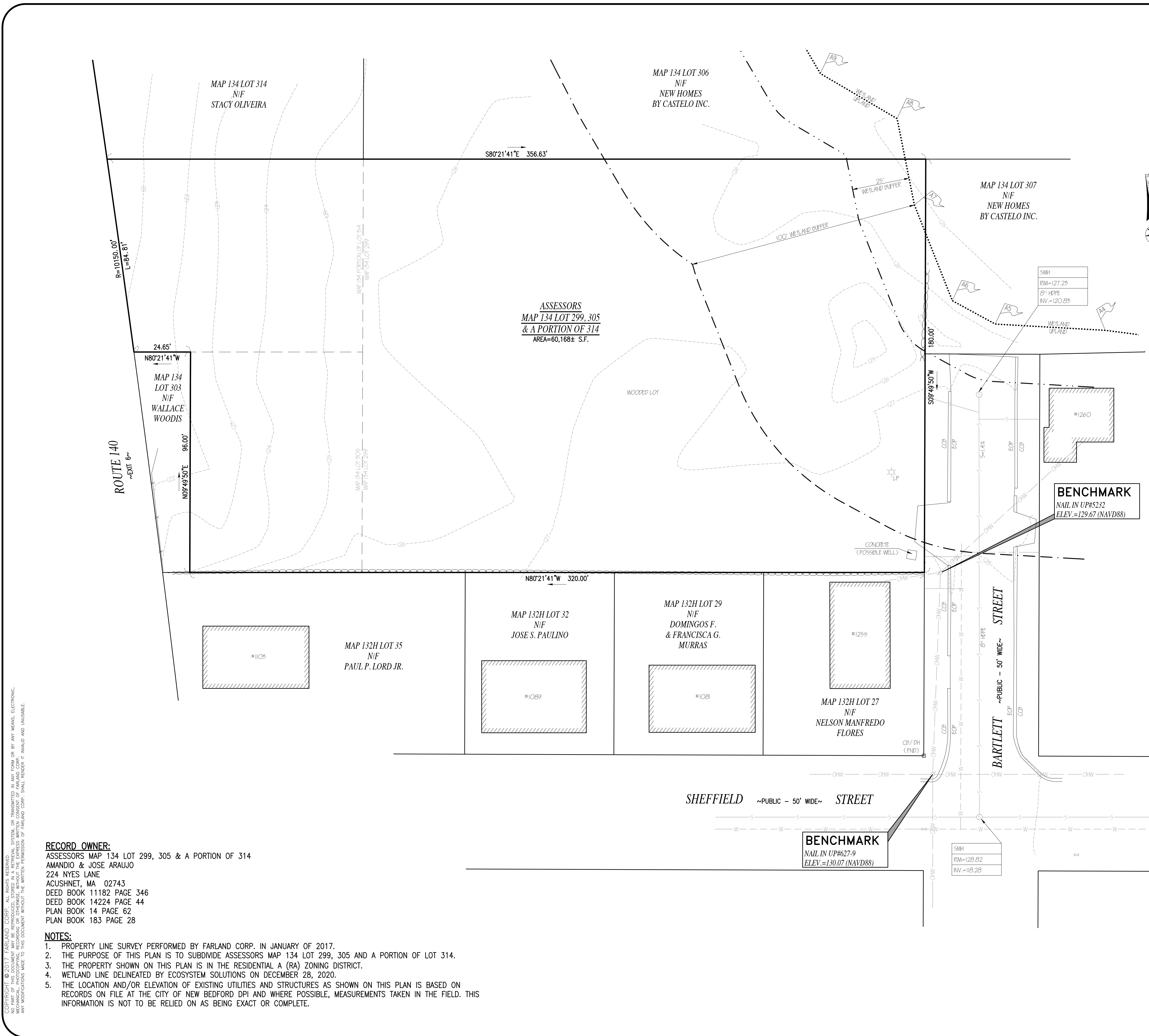
— AREA MAP —
SCALE: NTS

RECORD OWNER:
ASSESSORS MAP 134 LOT 299, 305 & A PORTION OF 314
AMANDIO & JOSE ARAUJO
224 NYES LANE
ACUSHNET, MA 02743
DEED BOOK 11182 PAGE 346
DEED BOOK 14224 PAGE 44
PLAN BOOK 14 PAGE 62
PLAN BOOK 183 PAGE 28

- NOTES:**
- PROPERTY LINE SURVEY PERFORMED BY FARLAND CORP. IN JANUARY OF 2017.
 - THE PURPOSE OF THIS PLAN IS TO SUBDIVIDE ASSESSORS MAP 134 LOTS 299, 305 AND A PORTION OF LOT 314.
 - THE PROPERTY SHOWN ON THIS PLAN IS IN THE RESIDENTIAL A (RA) ZONING DISTRICT.

- WAIVER REQUESTS:**
- NEW BEDFORD SUBDIVISION CONTROL LAW**
- ARTICLE VI. SUBDIVISION PLAN SPECIFICATIONS AND REQUIRED CONTENTS
 - SECTION B (14): ONE TEST PIT PER LOT (3 SITE TEST PITS ARE PROVIDED)
 - ARTICLE VII. REQUIRED IMPROVEMENTS
 - SECTION B (2): STREET RIGHT OF WAY WIDTH AND PAVED ROADWAY WIDTH

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NEW BEDFORD PLANNING BOARD

APPROVAL UNDER THE SUBDIVISION CONTROL LAW REQUIRED

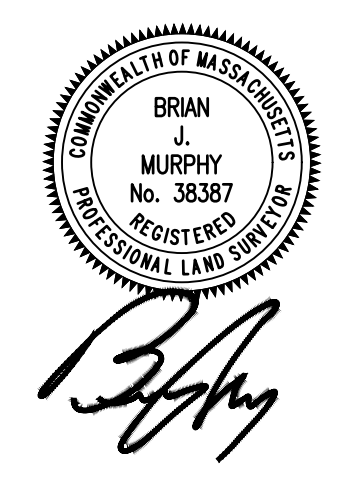
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PREPARED FOR:
AMANDIO & JOSE ARAUJO
PO BOX 91
ROCHESTER, MA 02770

JANUARY 9, 2020
SCALE: 1"=20'
JOB NO. 17-038
LATEST REVISION:
MAY 12, 2022

EXISTING CONDITIONS
SHEET 2 OF 7

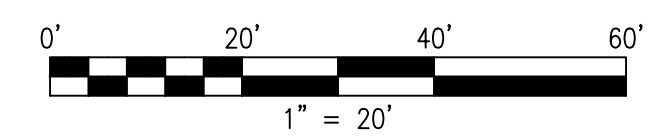
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- NOTES:**
1. PROPERTY LINE SURVEY PERFORMED BY FARLAND CORP. IN JANUARY OF 2017.
 2. THE PURPOSE OF THIS PLAN IS TO SUBDIVIDE ASSESSORS MAP 134 LOT 299, 305 AND A PORTION OF LOT 314.
 3. THE PROPERTY SHOWN ON THIS PLAN IS IN THE RESIDENTIAL A (RA) ZONING DISTRICT.
 4. WETLAND LINE DELINEATED BY ECOSYSTEM SOLUTIONS ON DECEMBER 28, 2020.
 5. THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AND STRUCTURES AS SHOWN ON THIS PLAN IS BASED ON RECORDS ON FILE AT THE CITY OF NEW BEDFORD DPI AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THIS INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE.

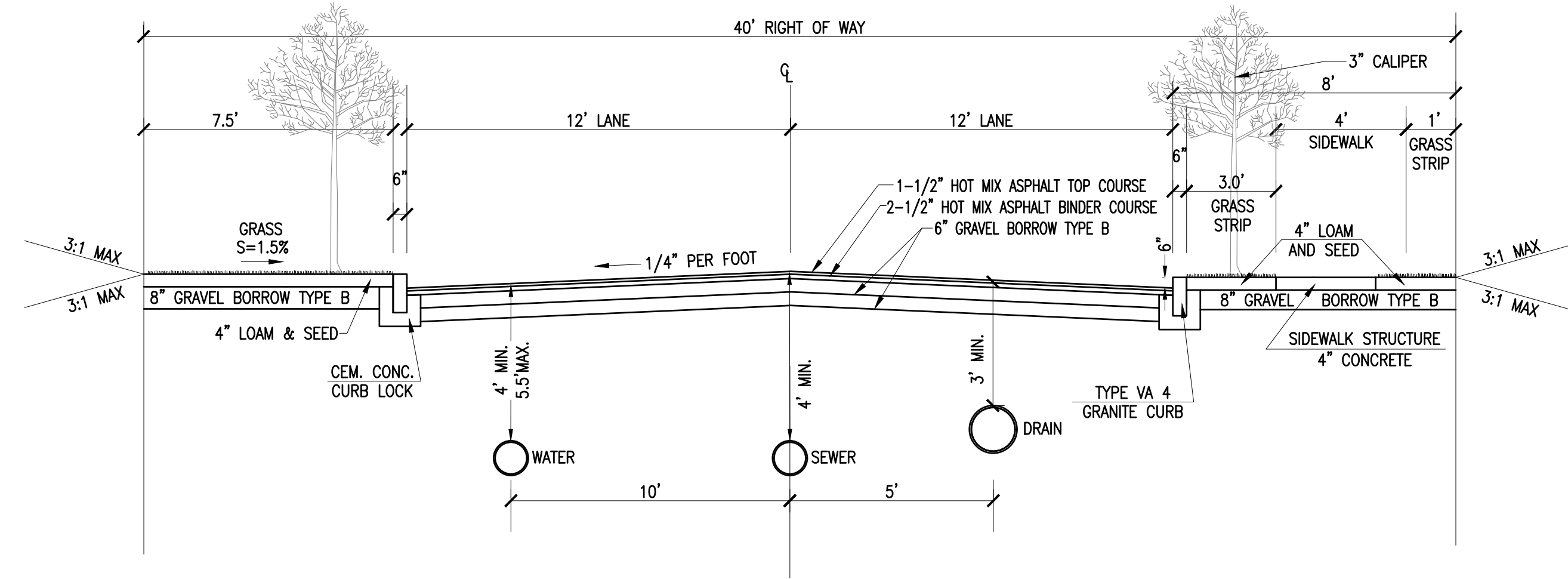
LEGEND

EXISTING	DESCRIPTION
---	PROPERTY LINE
- - -	CONTOUR LINE
---	EDGE OF PAVEMENT
---	CAPE COD BERM
---	WATER LINE
---	OVERHEAD WIRES
---	GRAVITY SEWER
---	STONE WALL
---	FENCE
---	HYDRANT
---	WATER GATE
---	LIGHT
---	UTILITY POLE
---	SEWER MANHOLE

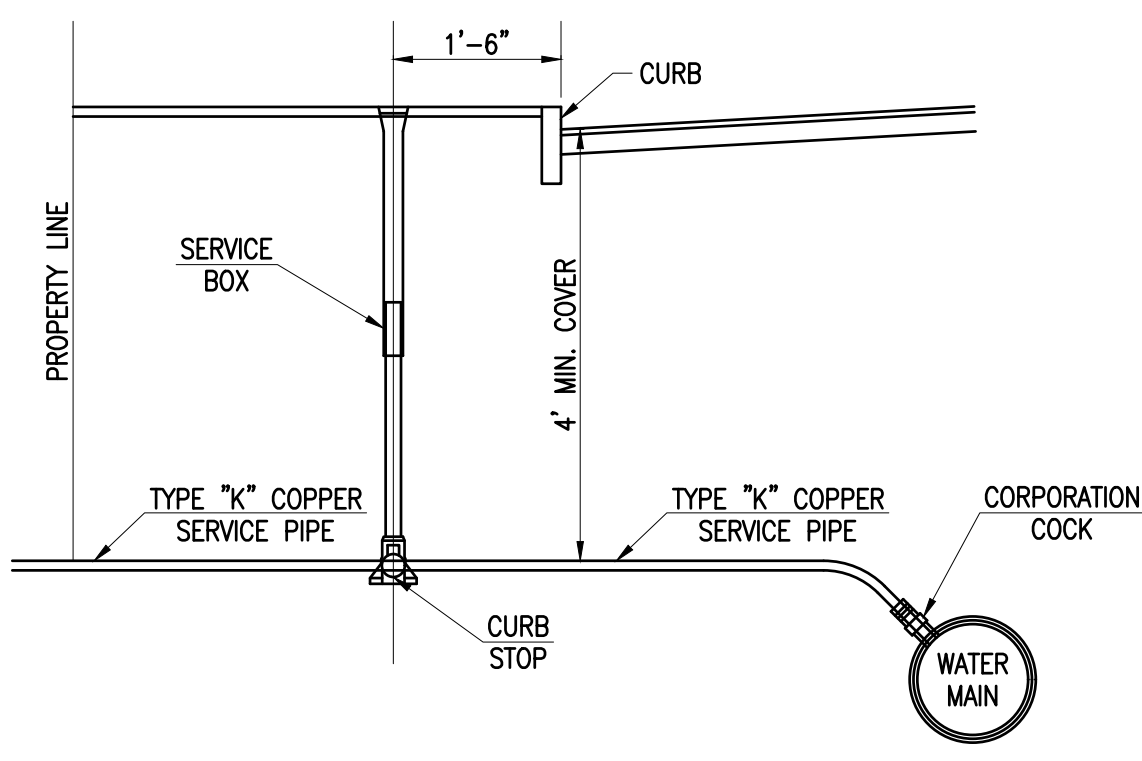


SOIL LOGS

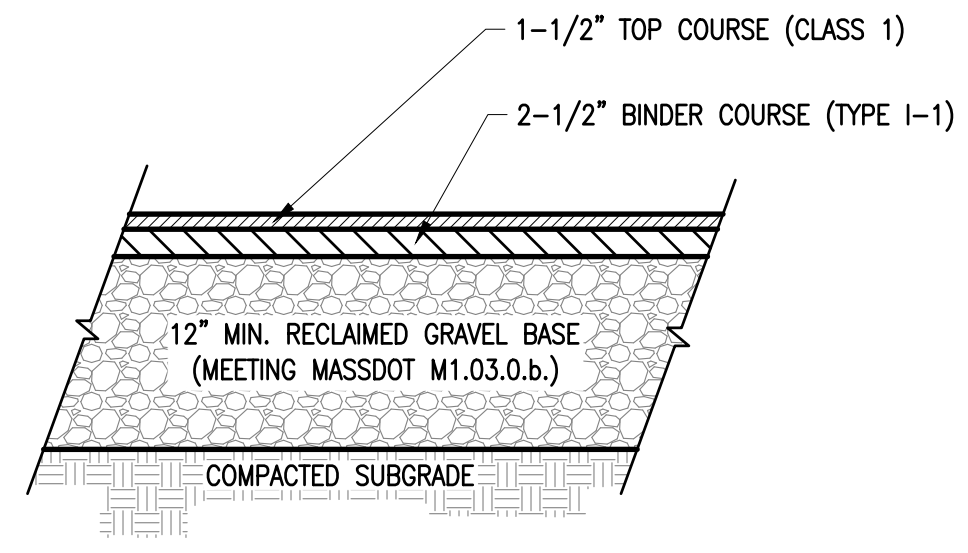
TH-1 ELEV.=122.0± 8/15/18	TH-2 ELEV.=126.5± 12/6/18	TH-3 ELEV.=127.5± 12/6/18
0'-8" OA HORIZON SANDY LOAM 10YR 3/3	0'-7" OA HORIZON SANDY LOAM 10YR 3/3	0'-8" OA HORIZON SANDY LOAM 10YR 3/3
8"-22" B HORIZON SANDY LOAM 10YR 5/6	7"-20" B HORIZON SANDY LOAM 10YR 5/6	6"-20" B HORIZON SANDY LOAM 10YR 5/6
22"-108" C HORIZON SANDY LOAM 2.5Y 5/4	20"-48" C1 HORIZON SANDY LOAM 2.5Y 5/4	20"-48" C1 HORIZON SANDY LOAM 2.5Y 5/4
REDOX @ 60" ELEV.=117.0±	48"-96" C2 HORIZON SANDY LOAM 2.5Y 5/3	48"-88" C2 HORIZON SANDY LOAM 2.5Y 5/3
	REDOX @ 28" ELEV.=123.2±	REDOX @ 28" ELEV.=125.2±



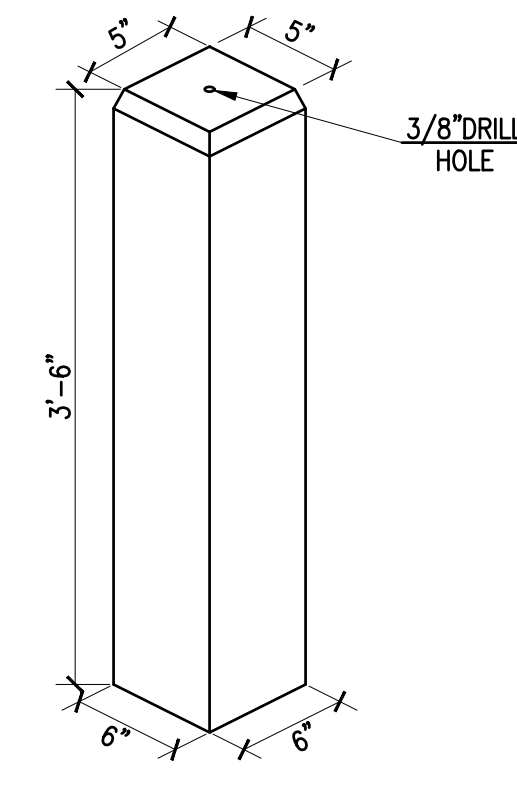
ROADWAY SECTION
NOT TO SCALE



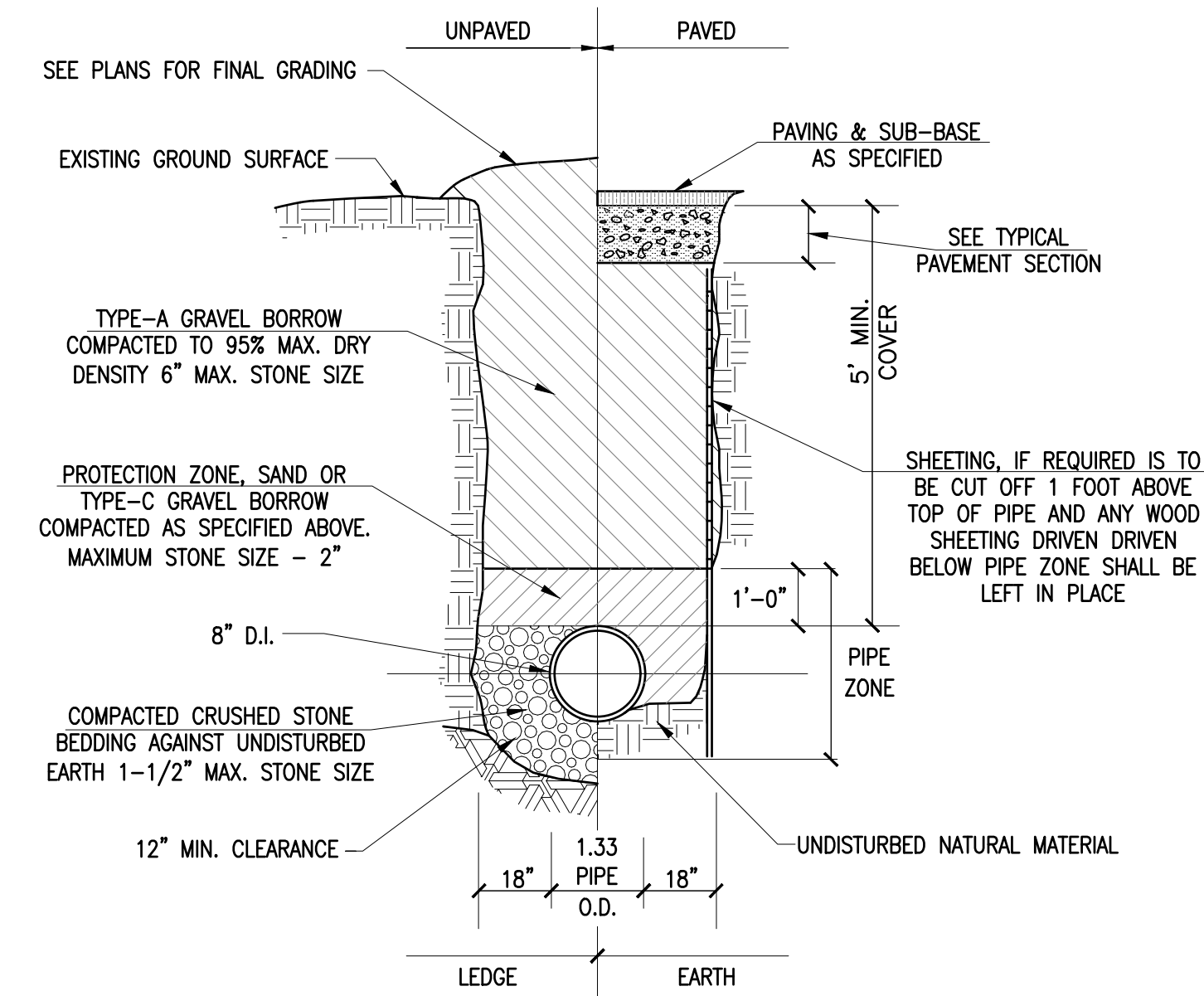
WATER SERVICE DETAIL
NOT TO SCALE



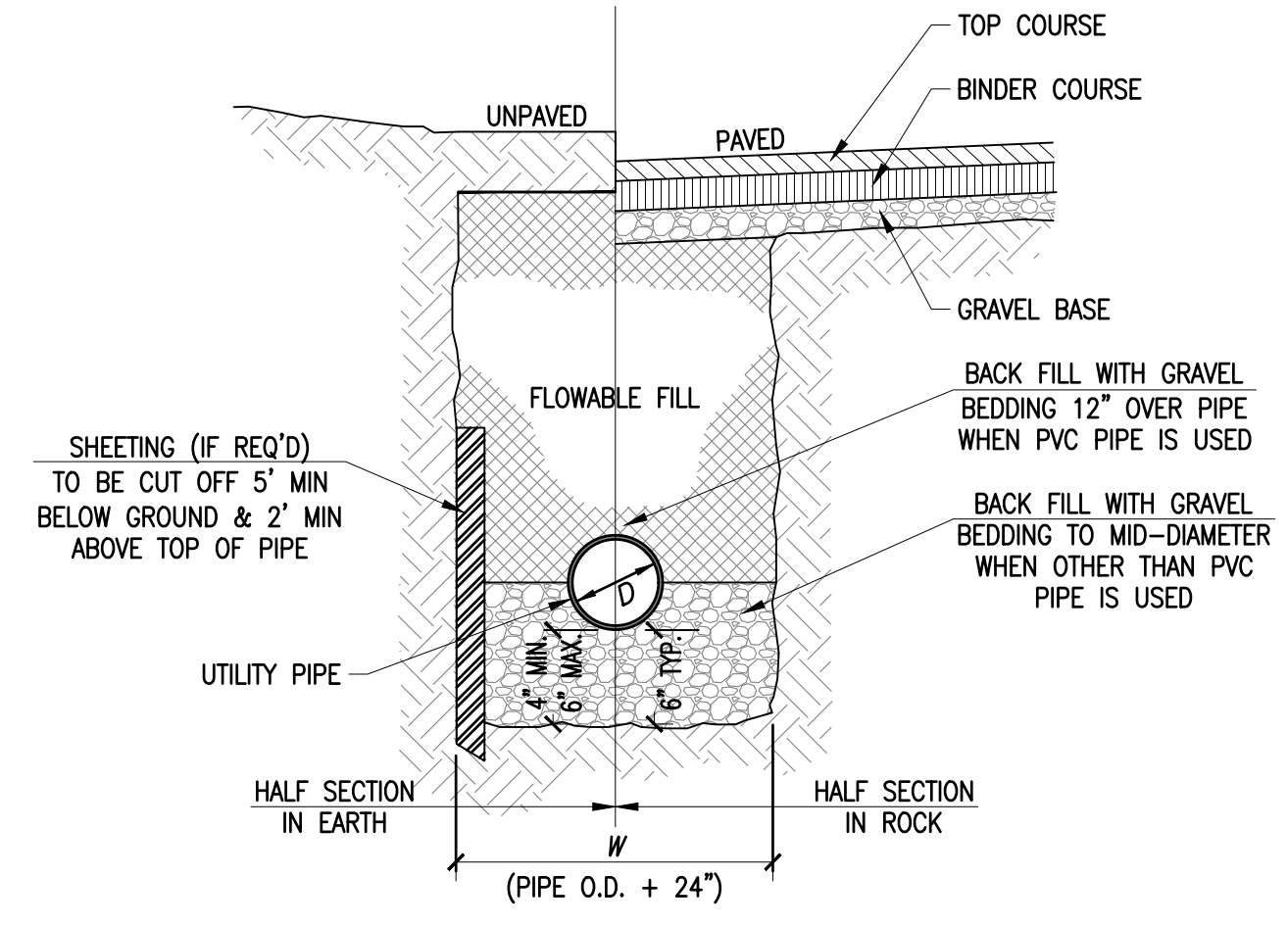
BITUMINOUS CONCRETE PAVEMENT - RECLAIMED
NOT TO SCALE



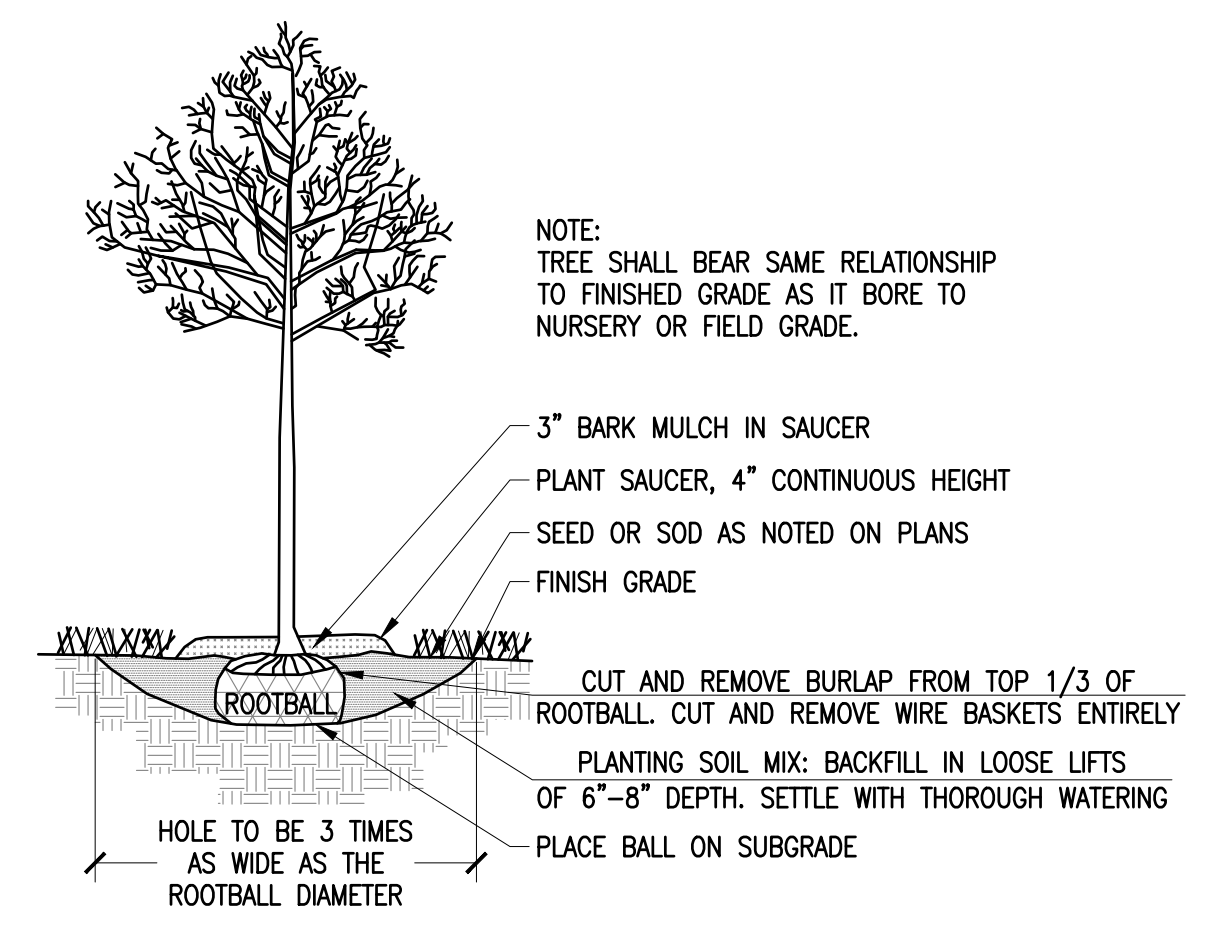
GRANITE BOUND
NOT TO SCALE



TYPICAL WATER TRENCH
NOT TO SCALE



UTILITY TRENCH
NOT TO SCALE



TREE PLANTING
NOT TO SCALE

NEW BEDFORD PLANNING BOARD

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CITY CLERK OF NEW BEDFORD

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CAF



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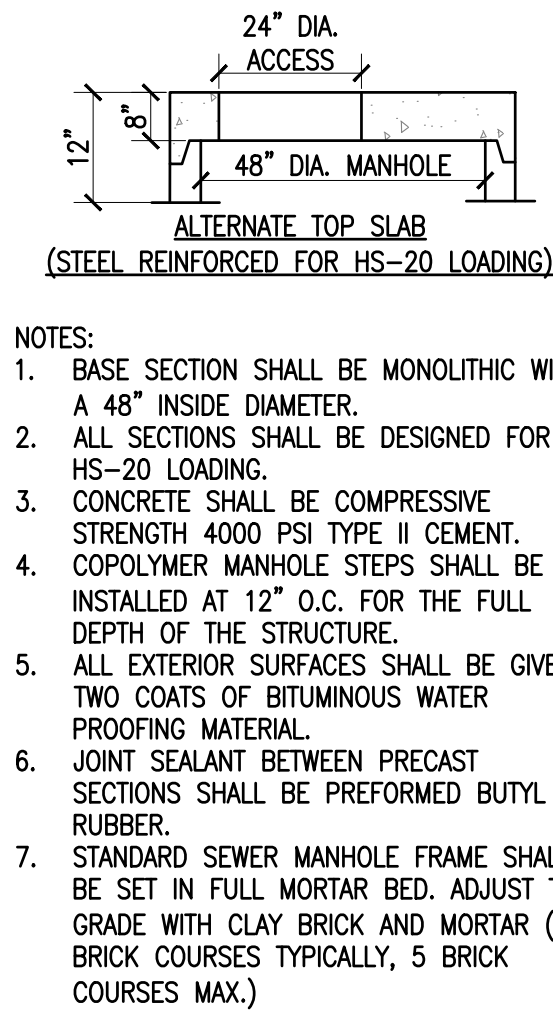
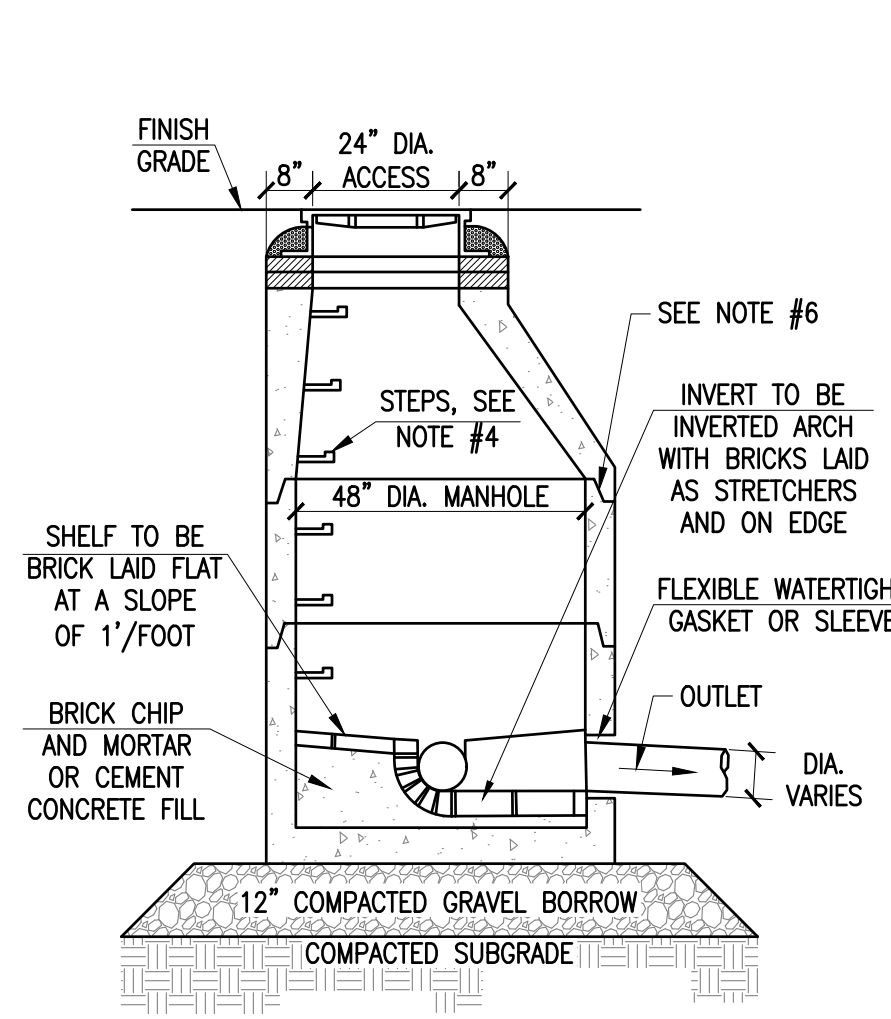
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NEW BEDFORD, MASSACHUSETTS

PREPARED FOR:
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JANUARY 9, 2020
SCALE: AS NOTED
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LATEST REVISION:
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DETAILS
SHEET 6 OF 7

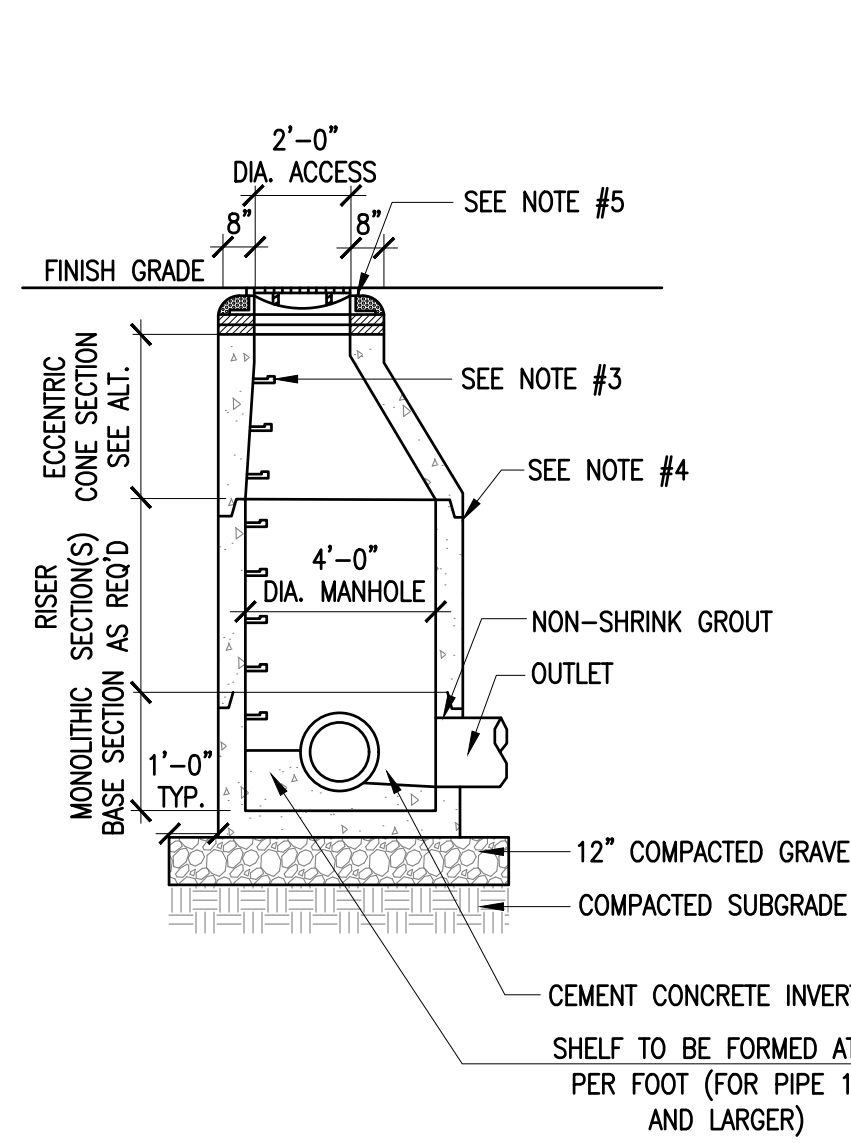
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- NOTES:
1. BASE SECTION SHALL BE MONOLITHIC WITH A 48" INSIDE DIAMETER.
 2. ALL SECTIONS SHALL BE DESIGNED FOR HS-20 LOADING.
 3. CONCRETE SHALL BE COMPRESSIVE STRENGTH 4000 PSI TYPE II CEMENT.
 4. COPOLYMER MANHOLE STEPS SHALL BE INSTALLED AT 12" O.C. FOR THE FULL DEPTH OF THE STRUCTURE.
 5. ALL EXTERIOR SURFACES SHALL BE GIVEN TWO COATS OF BITUMINOUS WATER PROOFING MATERIAL.
 6. JOINT SEALANT BETWEEN PRECAST SECTIONS SHALL BE PREFORMED BUTYL RUBBER.
 7. STANDARD SEWER MANHOLE FRAME SHALL BE SET IN FULL MORTAR BED. ADJUST TO GRADE WITH CLAY BRICK AND MORTAR (2 BRICK COURSES TYPICALLY, 5 BRICK COURSES MAX.)

SANITARY SEWER MANHOLE

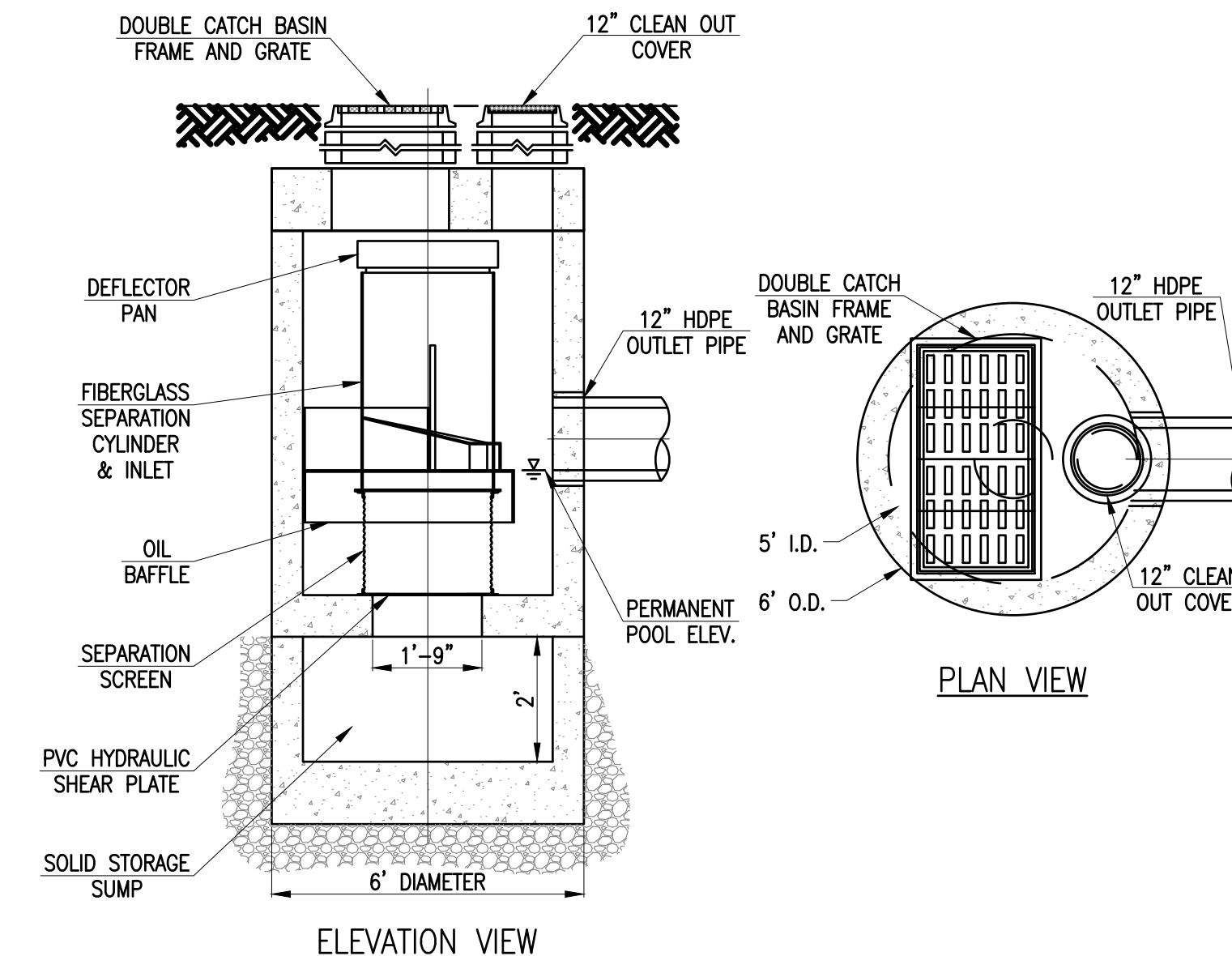
NOT TO SCALE



- NOTES:
1. ALL SECTIONS SHALL BE DESIGNED FOR HS-20 LOADING.
 2. PROVIDE "Y" KNOCKOUTS FOR PIPES WITH 1" MAX. CLEARANCE TO OUTSIDE OF PIPE. MORTAR ALL PIPE CONNECTIONS.
 3. COPOLYMER MANHOLE STEPS SHALL BE INSTALLED AT 12" O.C. FOR THE FULL DEPTH OF THE STRUCTURE.
 4. JOINT SEALANT BETWEEN PRECAST SECTIONS SHALL BE PREFORMED BUTYL RUBBER.
 5. DRAIN MANHOLE FRAME SHALL BE SET IN FULL MORTAR BED. ADJUST TO GRADE WITH CLAY BRICK AND MORTAR. (2 BRICK COURSES MIN. 5 BRICK COURSES MAX.)

DRAIN MANHOLE

NOT TO SCALE



CONTECH CDS2015

NOT TO SCALE

NEW BEDFORD PLANNING BOARD

APPROVAL UNDER THE SUBDIVISION CONTROL LAW REQUIRED

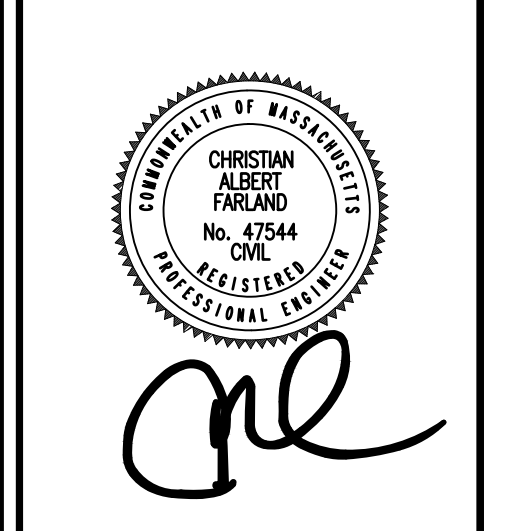
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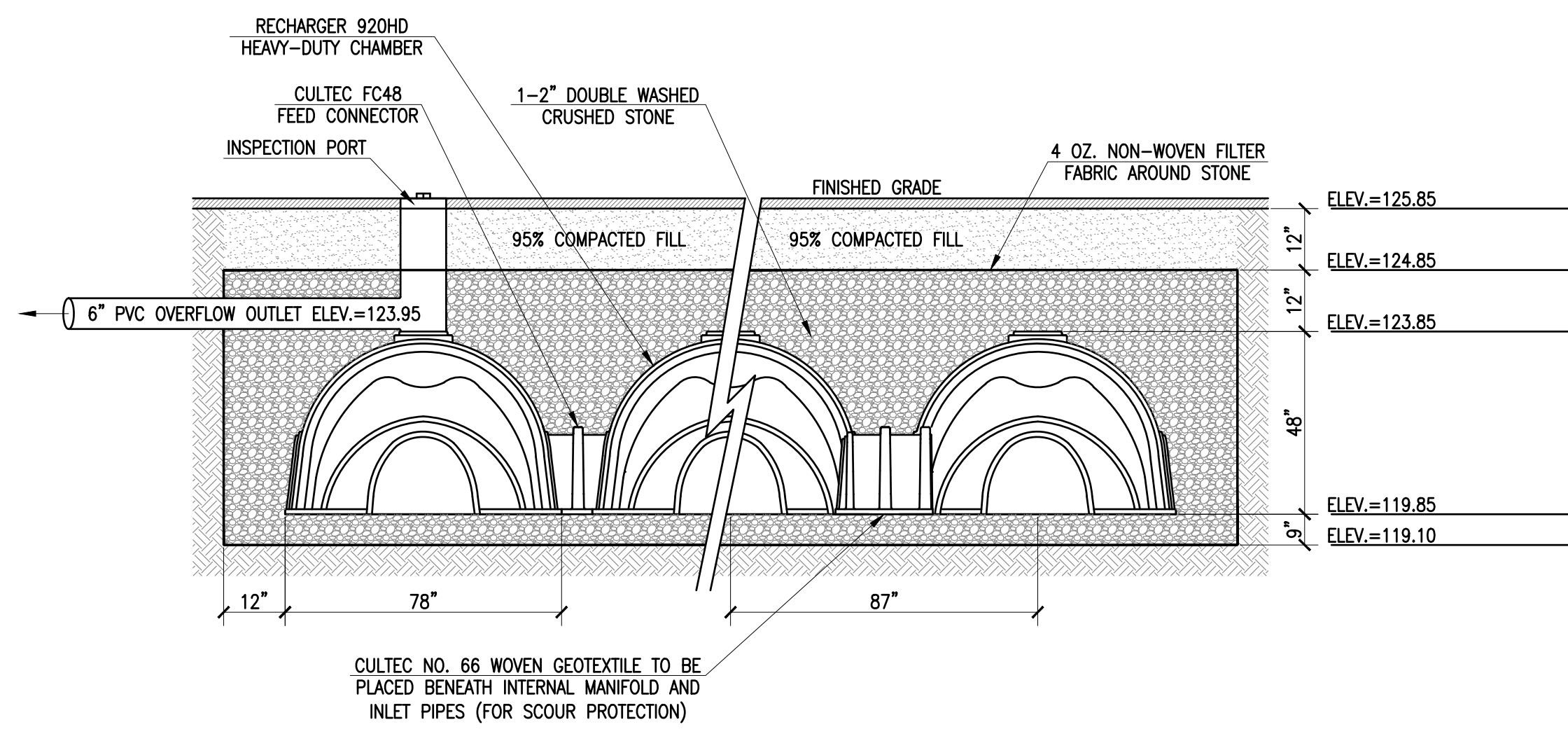


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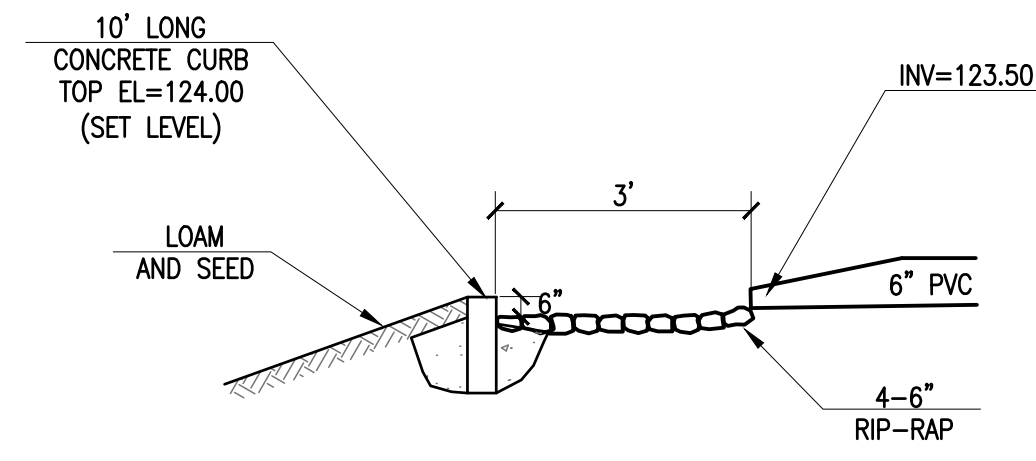
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 SHEET 7 OF 7



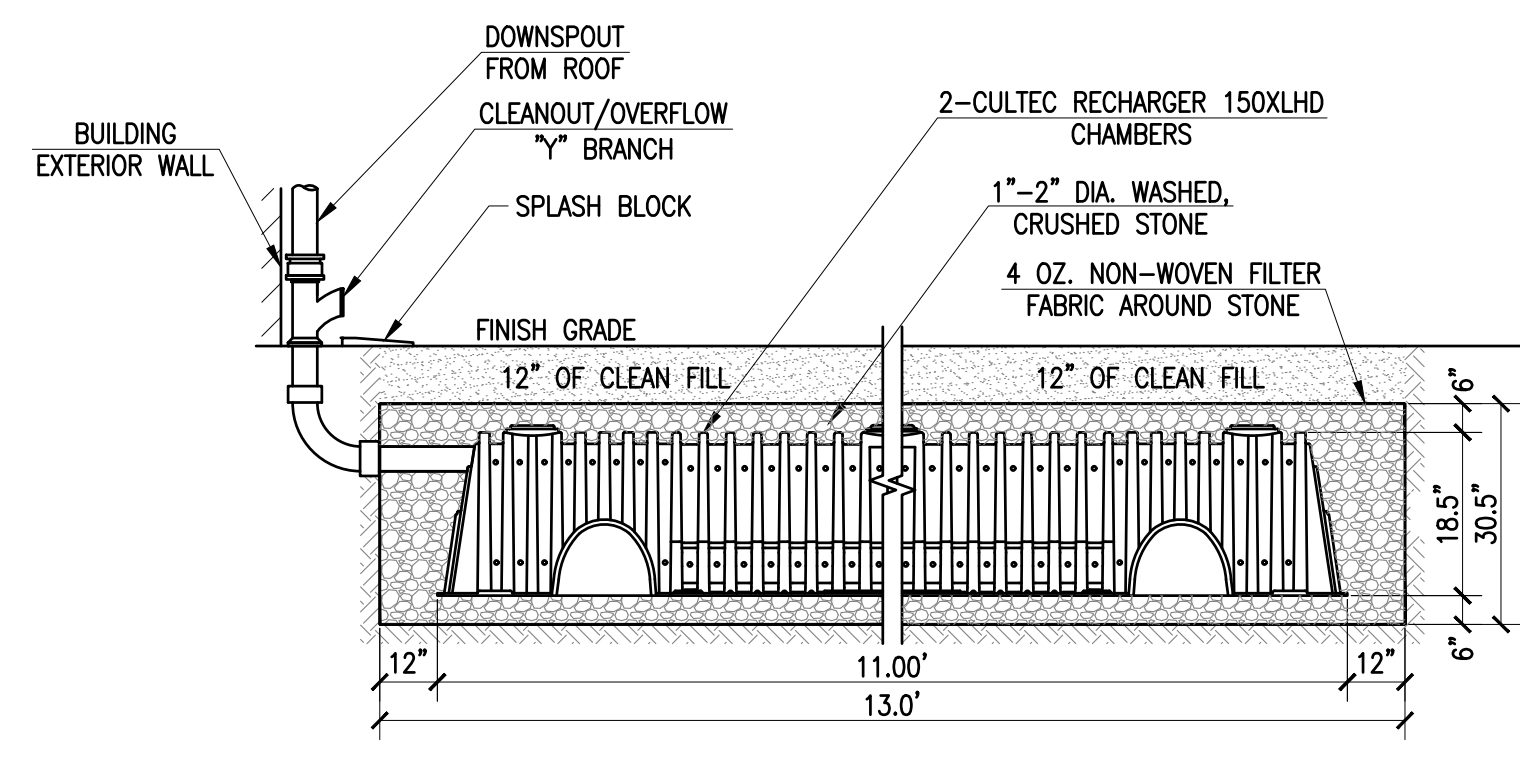
CULTEC RECHARGER 902HD HEAVY DUTY CROSS SECTION

NOT TO SCALE



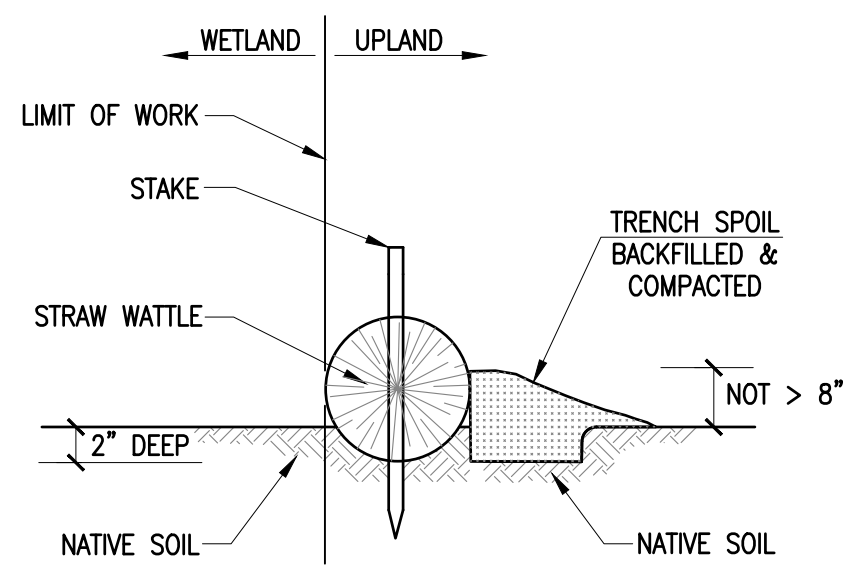
LEVEL SPREADER

NOT TO SCALE



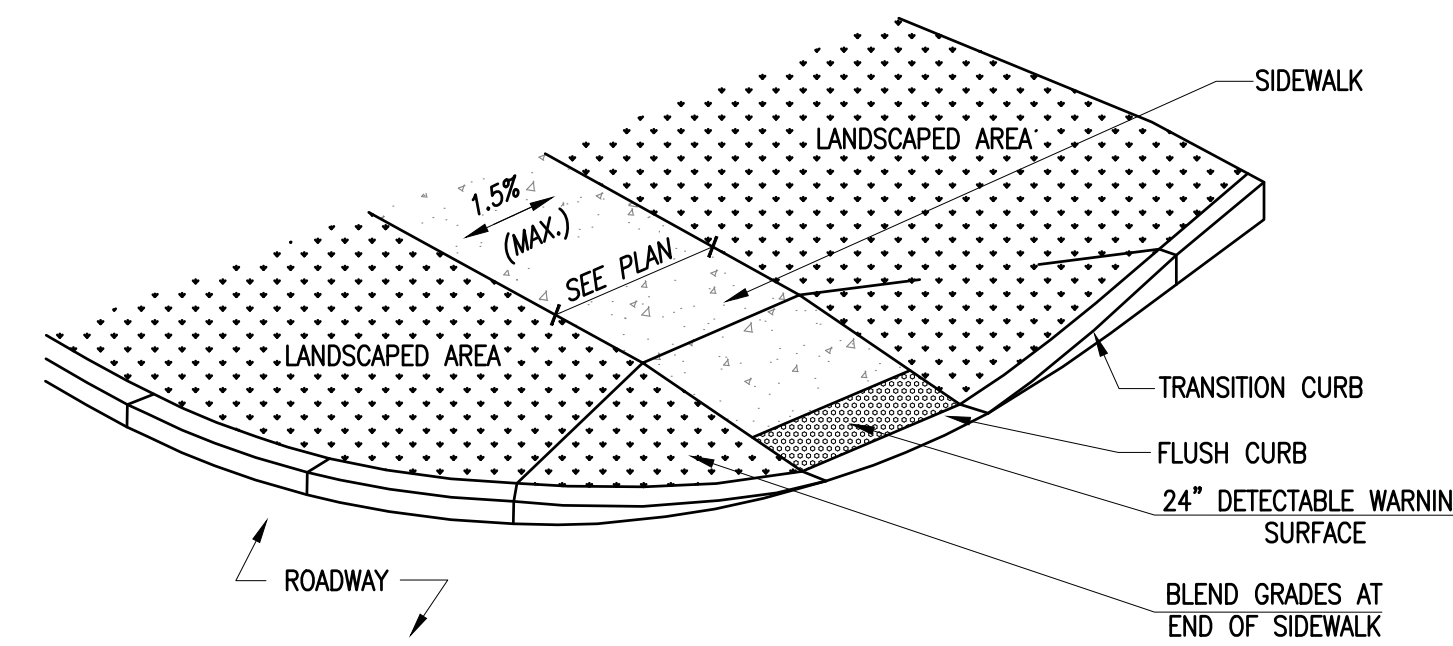
ROOF RECHARGE SYSTEM

NOT TO SCALE



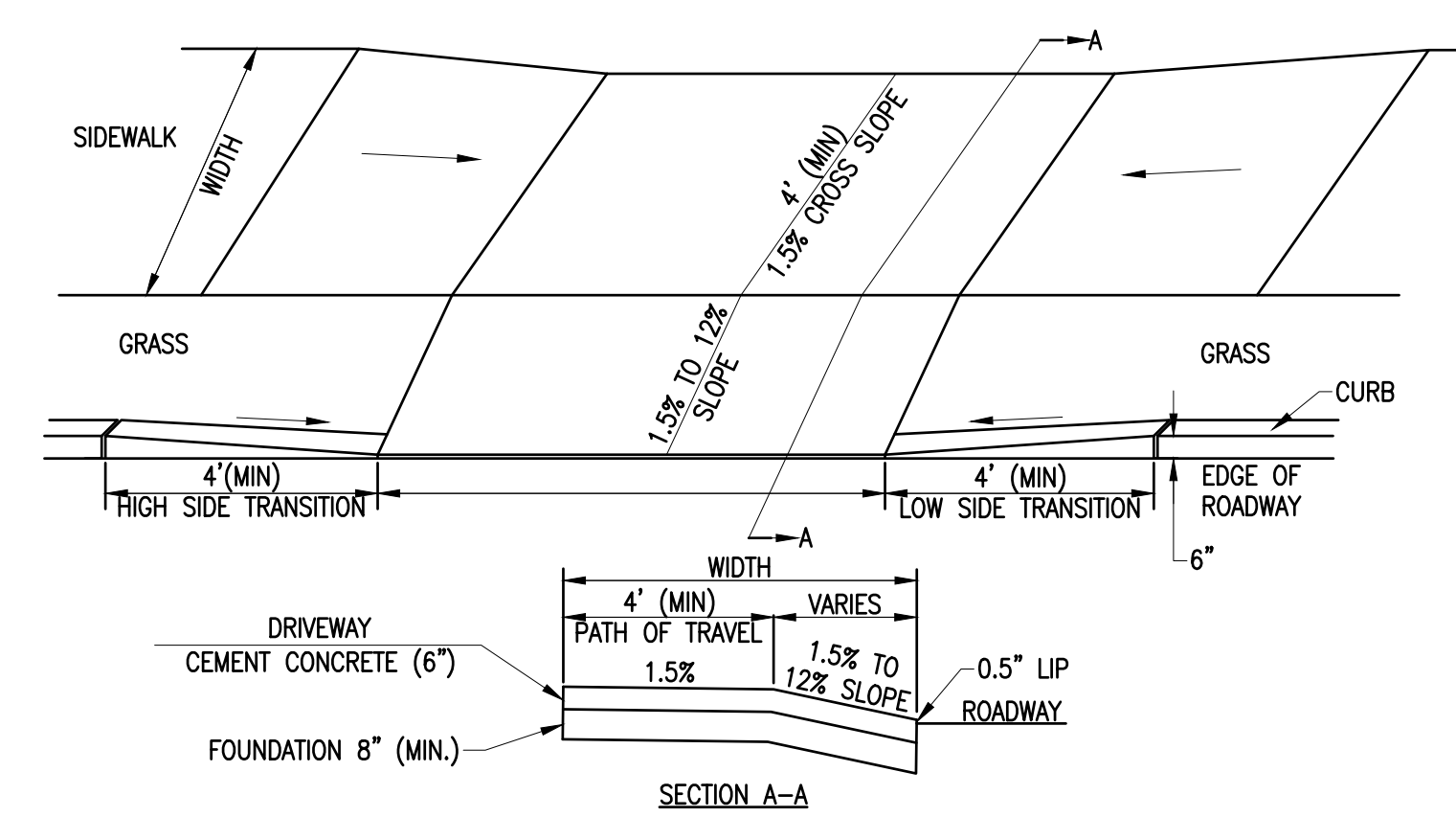
STAKED STRAW WATTLE

NOT TO SCALE



ACCESSIBLE RAMP

NOT TO SCALE



DRIVEWAY CURB CUT WITH GRASS STRIP

NOT TO SCALE

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