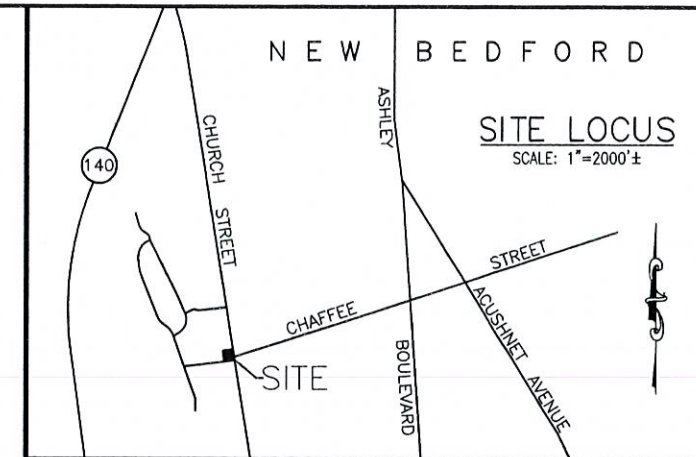
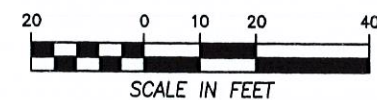
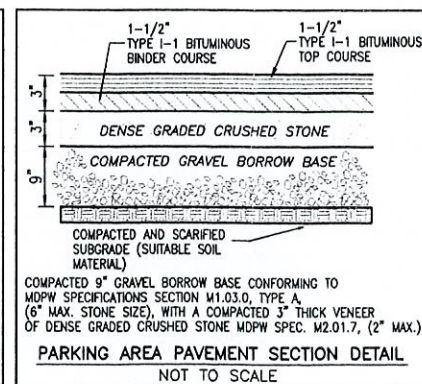
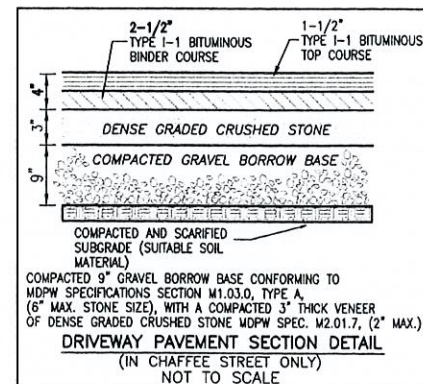
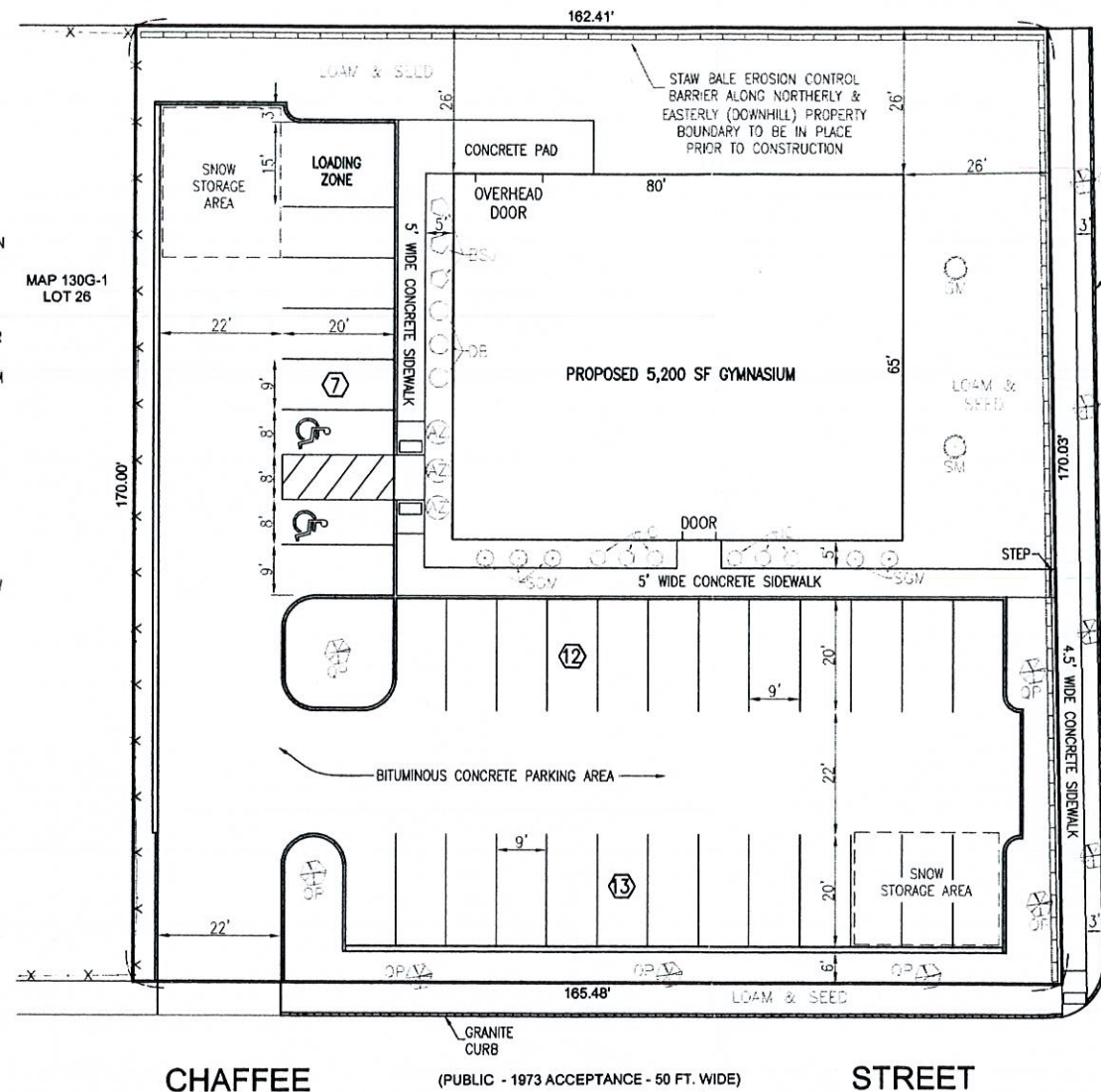







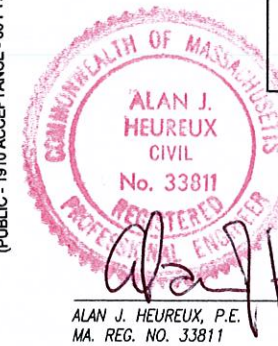


1. CONTRACTORS SHALL BE RESPONSIBLE FOR CONTACTING DIGSAFE AS REQUIRED BY STATE LAW PRIOR TO ANY CONSTRUCTION ACTIVITIES (1-888-DIGSAFE).
2. CONTRACTORS SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ANY OVERHEAD OR UNDERGROUND UTILITIES PRIOR TO ANY EXCAVATION OR CONSTRUCTION ACTIVITIES.
3. ALL WORK AND MATERIALS SHALL BE IN ACCORDANCE WITH THE MASSACHUSETTS HIGHWAY DEPARTMENT & NEW BEDFORD DEPARTMENT OF PUBLIC INFRASTRUCTURE (NBOPi) CONSTRUCTION SPECIFICATIONS. ALL WATER AND SEWER CONSTRUCTION SHALL BE INSPECTED BY NBOPi BEFORE BEING BACKFILLED.
4. PROPOSED CONCRETE SIDEWALK, DRIVEWAY APRONS & CURB RAMPS SHALL BE IN COMPLIANCE WITH CURRENT ADA & CITY STANDARDS. HANDICAP PARKING SHALL BE CLEARLY IDENTIFIED BY A SIGN STATING SAID STALL IS RESERVED FOR PHYSICALLY HANDICAPPED PERSONS.
5. CONTRACTOR SHALL INSTALL A 2 FT X 4 FT YELLOW DETECTABLE WARNING IN COMPLIANCE WITH 28 CFR PART 36, SECTION 4.29 IN THE PROPOSED CURB RAMP IN CHURCH STREET AND AT END OF THE HANDICAP PARKING SPACES.
6. ALL ARTIFICIAL LIGHTING SHALL BE ARRANGED AND SHIELDED SO AS TO PREVENT DIRECT GLARE FROM THE LIGHT SOURCE ONTO ANY PUBLIC WAY OR ANY OTHER PROPERTY. ALL PARKING FACILITIES WHICH ARE USED AT NIGHT SHALL BE LIGHTED AS EVENLY AND FULLY AS POSSIBLE WITHIN THE MAXIMUM WATTAGE LIMITS ESTABLISHED BY THE STATE BUILDING CODE.
7. A PERMIT FOR THE PROPOSED SIDEWALKS, DRIVEWAYS, DRAINAGE AND WATER MUST BE OBTAINED FROM THE DEPARTMENT OF PUBLIC INFRASTRUCTURE – ENGINEERING DIVISION. THE DRIVEWAY PERMIT IS SUBJECT TO APPROVAL BY THE NEW BEDFORD TRAFFIC COMMISSION. THE APPLICANT SHALL ABIDE BY ALL CONDITIONS OF APPROVAL ISSUED BY THE TRAFFIC COMMISSION. THE CONTRACTOR SHALL ALSO OBTAIN A STREET DISTURBANCE & OBSTRUCTION PERMIT PRIOR TO ANY CONSTRUCTION WITHIN THE RIGHT-OF-WAY.
8. THE ENTRANCE DRIVEWAY IS TO BE BUILT IN ACCORDANCE WITH CITY OF NEW BEDFORD REGULATIONS WITH A 4-FOOT GRANITE TRANSITION CURB ON THE EAST SIDE IN CHAFFEE STREET. A 4-FOOT CONCRETE TRANSITION CURB SHALL BE INSTALLED ON SIDES OF THE TRAVEL AISLE AT THE PROPERTY LINE.
9. A NEW GRANITE CURB & CONCRETE SIDEWALK SHALL BE INSTALLED ACROSS THE FRONTAGE IN CHURCH STREET. A NEW GRANITE CURB SHALL BE INSTALLED ACROSS THE FRONTAGE IN CHAFFEE STREET. PROVIDE A 4-FOOT GRANITE TRANSITION CURB AT THE NORTHERLY END OF CURBING (AT TACOMA STREET).
10. A NEW 1" CURB STOP (WATER) SHALL BE INSTALLED 1.5 FEET FROM THE PROPERTY LINE IN CHAFFEE STREET.
11. THE 6" PVC BUILDING SEWER SHOULD BE INSTALLED AT 2% SLOPE WITH A VERTICAL 45° BEND DOWN TO THE SEWER MAIN IN CHAFFEE STREET.
12. USE STORMCEPTOR MODEL 450i; MANUFACTURED BY RINKER MATERIALS, INC. 69 NECK ROAD WESTFIELD, MA 01085 413-562-3647; OR APPROVED COMPARABLE SUBSTITUTE.
13. THE OWNER'S REPRESENTATIVE AND SITE CONTRACTOR MUST SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE DEPARTMENT OF PUBLIC INFRASTRUCTURE – ENGINEERING DIVISION PRIOR TO THE START OF CONSTRUCTION AND PROVIDE A FULL SET OF THE MOST RECENT VERSION OF THE SITE CONSTRUCTION PLANS. THE NBOPi SHALL BE NOTIFIED ATLEAST 24 HOURS PRIOR TO THE REQUIRED INSPECTIONS.
14. THE OWNER MUST CONTACT NBOPi TO ASSIGN A NEW ADDRESS FOR THE PROPOSED BUILDING.
15. ANY MINOR MODIFICATIONS (AS DETERMINED BY THE CITY PLANNER AND CITY ENGINEER) TO THE INFORMATION SHOWN ON THE APPROVED SITE PLANS SHALL BE SUBMITTED TO THE CITY PLANNER AND CITY ENGINEER AS A MINOR PLAN REVISION FOR APPROVAL PRIOR TO THE WORK BEING PERFORMED.
16. UPON COMPLETION OF THE SITE WORK, THE PROJECT ENGINEER MUST SUBMIT AS-BUILT DRAWINGS IN AUTOCAD FORMAT PRIOR TO CERTIFICATE OF OCCUPANCY BEING ISSUED.

TACOMA (PRIVATE - 50 FT. WIDE - NOT CONSTRUCTED) STREET

### LEGEND

	PROPERTY LINE
	CONCRETE CURB
	GRANITE CURB (IN CHURCH & CHAFFEE ST)
	BITUMINOUS CONCRETE BERM
	# OF PARKING SPACES
	HANDICAP PARKING SPACE
	PROPOSED TREE (SEE DETAIL)



CHURCH STREET  
(PUBLIC - 1910 ACCEPTANCE - 60 FT. WIDE)

XCEL BRAZILIAN JIU JITSU  
MAP 130G-1, FORMERLY LOTS 22, 41-44  
(INDUSTRIAL A ZONING DISTRICT)  
NEW BEDFORD, MASSACHUSETTS  
PREPARED FOR

**MARCIO J. SILVA**  
78 MOORINGS ROAD, MARION, MA 02719  
DATE: JANUARY 23, 2017

CIVIL ENGINEERS      LAND SURVEYORS

648 AMERICAN LEGION HIGHWAY, SUITE ONE  
WESTPORT, MASSACHUSETTS 02790  
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NO.	DATE	REVISION	BY
1.	3/2/17	NBDPI REVIEW COMMENTS	AJH
2.	4/7/17	NB PLANNING STAFF COMMENTS	AJH

DRAWING NO.: 3245-01 SP REV.dwg SHEET: 1 OF 3

PLANNING  
APR 10 2017  
DEPARTMENT



