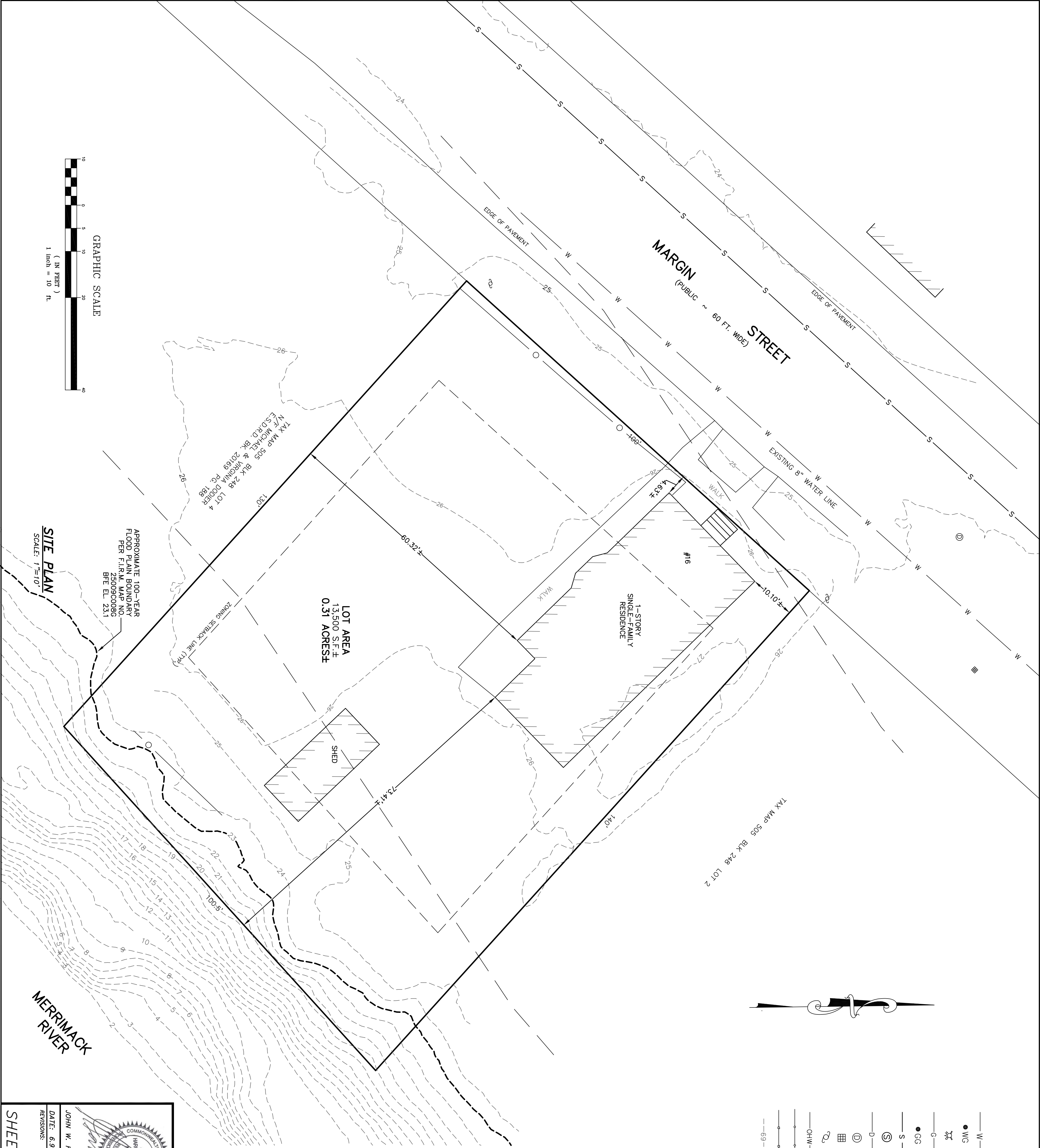


LEGEND

- W — WATER MAIN
- WG — WATER GATE
- HY — HYDRANT
- G — GAS MAIN
- GG — GAS GATE
- S — SAN. SEWER MAIN
- S — SEWER MANHOLE
- D — STORM DRAIN
- D — DRAIN MANHOLE
- CB — CATCH BASIN
- UP — UTILITY POLE
- OHW — OVERHEAD WIRE
- CLF — CHAIN LINK FENCE
- SLF — STOCKADE FENCE
- EC — EXISTING CONTOUR

TABLE OF ZONING DIMENSIONS ZONING DISTRICT RU (1, 2, 3-UNIT)		
MIN. LOT AREA (S.F.)	REQUIRED RU	EXISTING
MIN. LOT FRONTAGE (FT.)	100	100
FRONT SETBACK (FT.)	20	4.63
SIDE SETBACK (FT.)	10	10.10/60.32
REAR SETBACK (FT.)	30	73.41
MAX. BLDG. HEIGHT (FT.)	35	< 35
MAX. STORIES	2.5	1
MAX. BLDG. COVERAGE (%)	NONE	13
MAX. FLOOR AREA RATIO	1	—
MIN. OPEN SPACE (%)	25	87



APPROXIMATE 100-YEAR
FLOOD PLAIN BOUNDARY
PER F.I.R.M. MAP NO.
F50000006
BFE EL. 231

TAX MAP 505 BLK 248 LOT 4
N/F MICHIGAN & VIRGINIA RD
F5000006 Bk. 20169 Pg. 188

LOT AREA
13,500 S.F. ±
0.31 ACRES ±

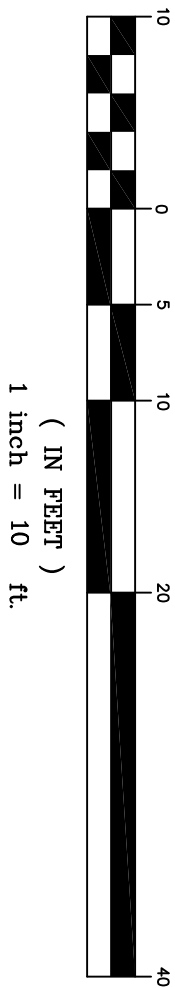
1-STORY
SINGLE-FAMILY
RESIDENCE

SHED

MARGIN
(PUBLIC ~ 60 FT. WIDE)
STREET



GRAPHIC SCALE



PLANS TO ACCOMPANY NOTICE OF INTENT
EXISTING CONDITIONS PLAN
ASSESSOR'S ID: 505-248-3
16 MARGIN STREET
HAVERHILL, MASSACHUSETTS

OWNER AND APPLICANT:

BEVI BUILDS II, LLC
C/O FRANCIS BEVILACQUA
143 ESSEX STREET
HAVERHILL, MA 01830

GA CONSULTANTS, INC.
10 STATE STREET, NEWBURYPORT, MA 01950

PROFESSIONAL ENGINEERS
& LAND SURVEYORS
TEL. 978-502-5197



JOHN W. HARGREAVES, PE/PLS
DATE: 6.9.2026

REVISIONS:

SHEET 1 OF 3

LEGEND

- W — WATER MAIN
- WG — WATER GATE
- HY — HYDRANT
- G — GAS MAIN
- GG — GAS GATE
- S — SAN. SEWER MAIN
- SM — SEWER MANHOLE
- D — STORM DRAIN
- DM — DRAIN MANHOLE
- CB — CATCH BASIN
- UP — UTILITY POLE
- OW — OVERHEAD WIRE
- OLF — CHAIN LINK FENCE
- OSF — STOCKADE FENCE
- EC — EXISTING CONTOUR
- PC — PROPOSED CONTOUR

TABLE OF ZONING DIMENSIONS ZONING DISTRICT RU (1, 2, 3-UNIT)			
	REQUIRED RU	EXISTING	PROPOSED
MIN. LOT AREA (S.F.)	7,500±	13,500±	13,500±
MIN. LOT FRONTAGE (FT.)	100	100	100
FRONT SETBACK (FT.)	20	4.63	35
SIDE SETBACK (FT.)	10	10.10/60.32	11.38/11.38
REAR SETBACK (FT.)	30	73.41	54.2
MAX. BLDG. HEIGHT (FT.)	35	< 35	< 35
MAX. STORIES	2.5	1	2
MAX. BLDG. COVERAGE (%)	NONE	13	23
MAX. FLOOR AREA RATIO	1	—	0.5
MIN. OPEN SPACE (%)	25	87	74

PROPOSED SITE PLAN

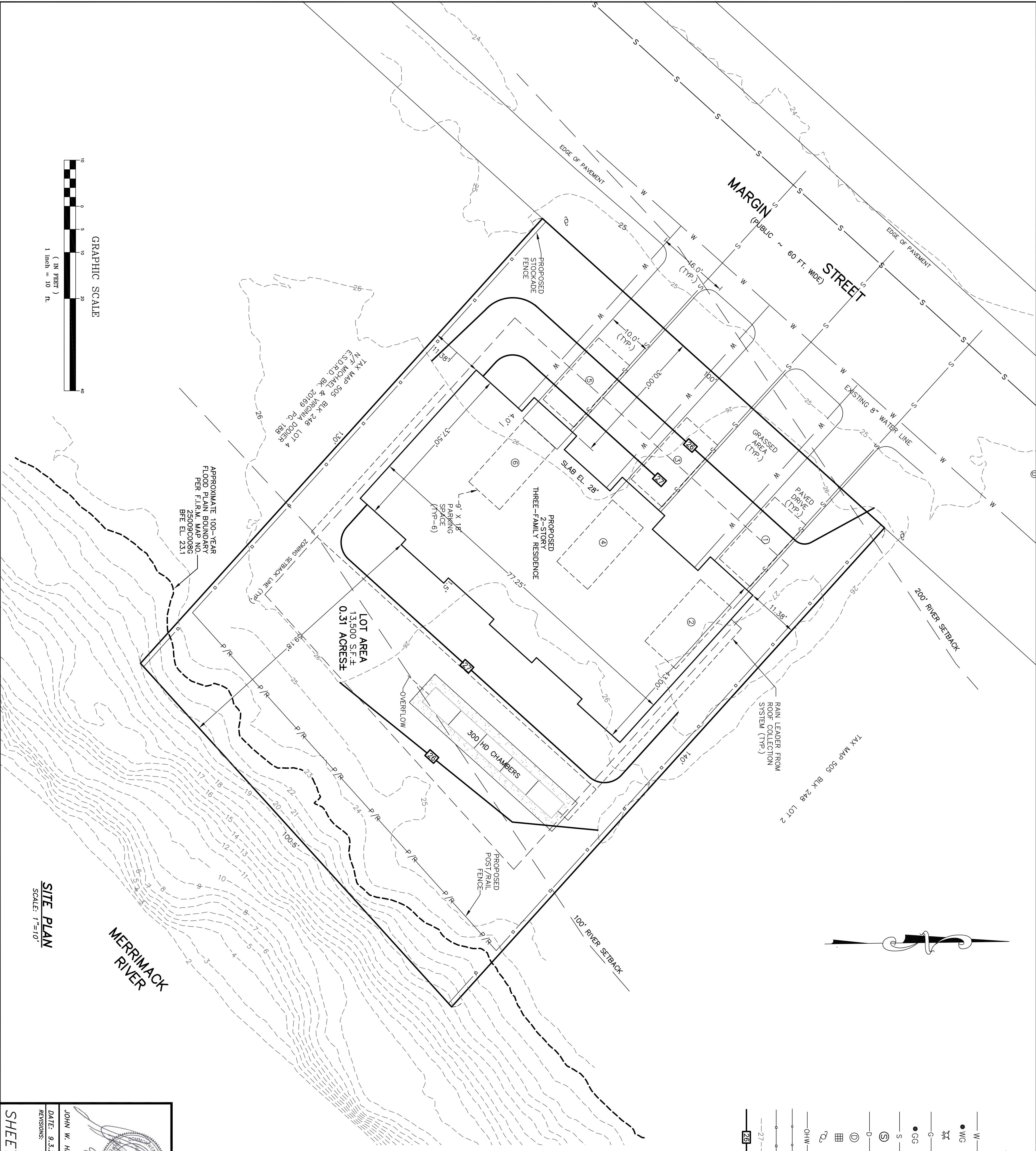
PLANS TO ACCOMPANY NOTICE OF INTENT
PROPOSED SITE PLAN
ASSESSOR'S ID: 505-248-3
16 MARGIN STREET
HAVERHILL, MASSACHUSETTS

OWNER AND APPLICANT:

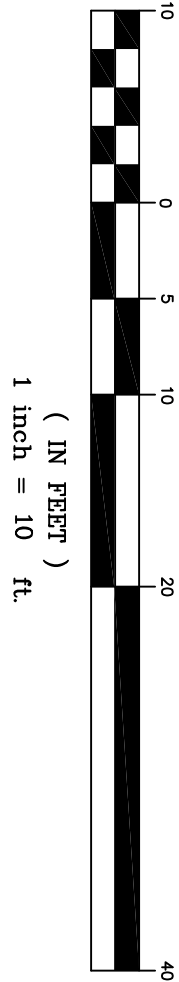
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GRAPHIC SCALE



SITE PLAN

SCALE: 1"=10'

FILTER SOCKS GENERAL NOTES

FILTER SOCKS CAN BE PLACED AT THE TOP, ON THE FACE OR AT THE TOE OF SLOPE AS SEDIMENT TRAPPING DEVICES. THEY CAN ALSO SERVE TO REMOVE SEDIMENT FROM RUNOFF AND RELEASE IT AS SHEET FLOW.

TRENCHING IS NOT REQUIRED FOR FILTER SOCKS.

FILTER SOCKS INSTALLED ON A SLOPE SHALL BE PLACED ALONG OR ON THE GROUND CONTOUR, WHERE POSSIBLE. FILTER SOCKS ARE PLACED AT THE TOE OF A SLOPE SHOULD BE PLACED TO FEET AWAY FROM THE TOE IN ORDER TO PROVIDE SEDIMENT STORAGE.

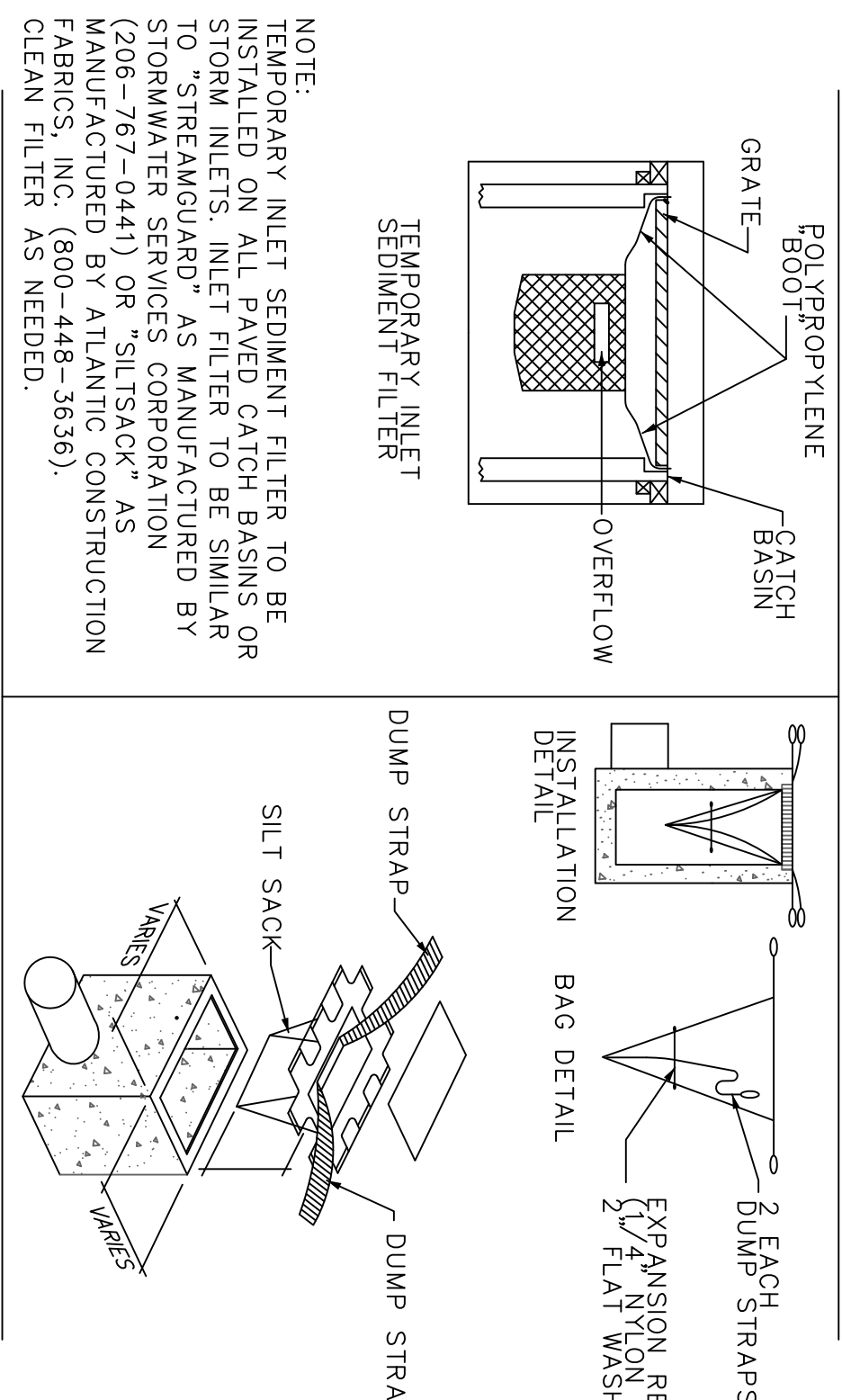
FILTER SOCKS SHALL CONSIST OF A TUBULAR MESH SOCK WITH OPENINGS NO GREATER THAN 3/8" IN SIZE. THE MESH SOCK IS NOT REQUIRED TO BE BIODEGRADABLE. FILL MATERIAL SHALL CONSIST OF EITHER WOOD CHIPS (MULCH), OR A 50-50 COMBINATION OF WOOD CHIPS AND MANUFACTURED COMPOST MATERIAL.

FILTER SOCKS ARE FILLED ON THE PROJECT SITE AND MAY BE UP TO 250 FEET LONG WHEN USED ON LONG SLOPES. FILTER SOCKS MAY BE JOINED AS SHOWN HEREON.

SEDIMENT SHALL BE REMOVED FROM BEHIND THE FILTER SOCK WHEN IT HAS ACCUMULATED TO ONE-HALF THE ORIGINAL HEIGHT OF THE STRUCTURE.

FILTER SOCKS SHALL BE INSPECTED AFTER EACH RUNOFF EVENT AND SHALL BE REMOVED AND REPLACED IF SIGNS OF UNDER CUTTING OR DOWNSTREAM FILLS ARE OBSERVED.

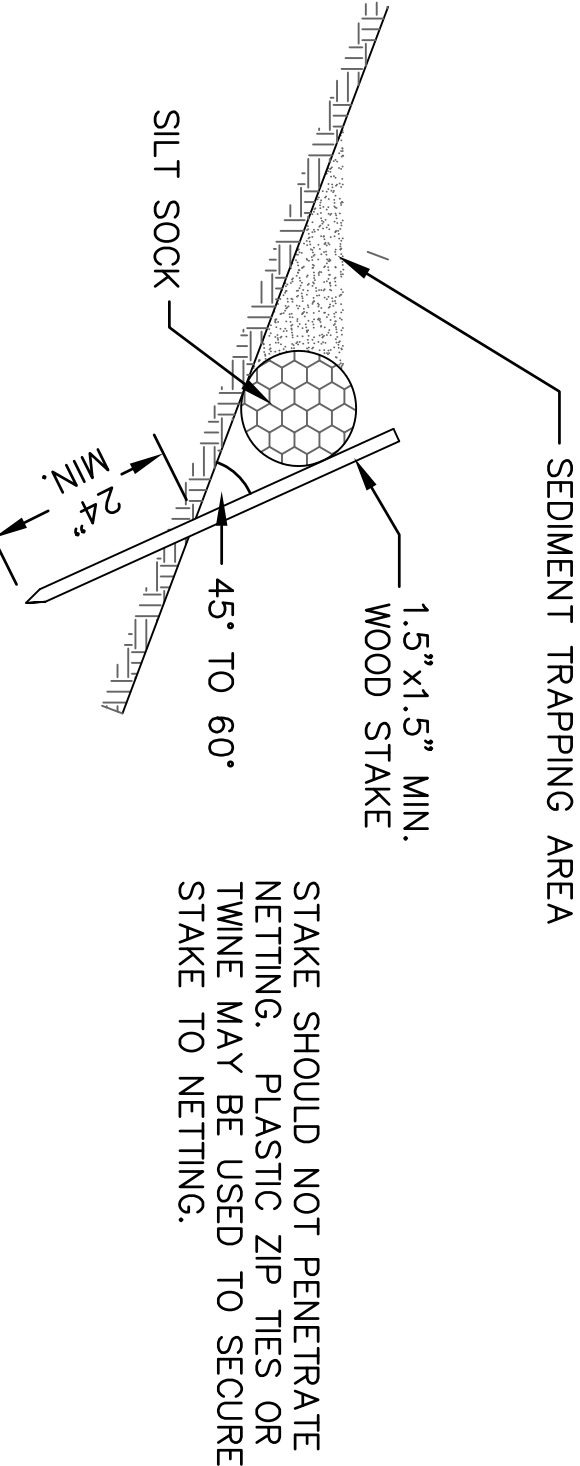
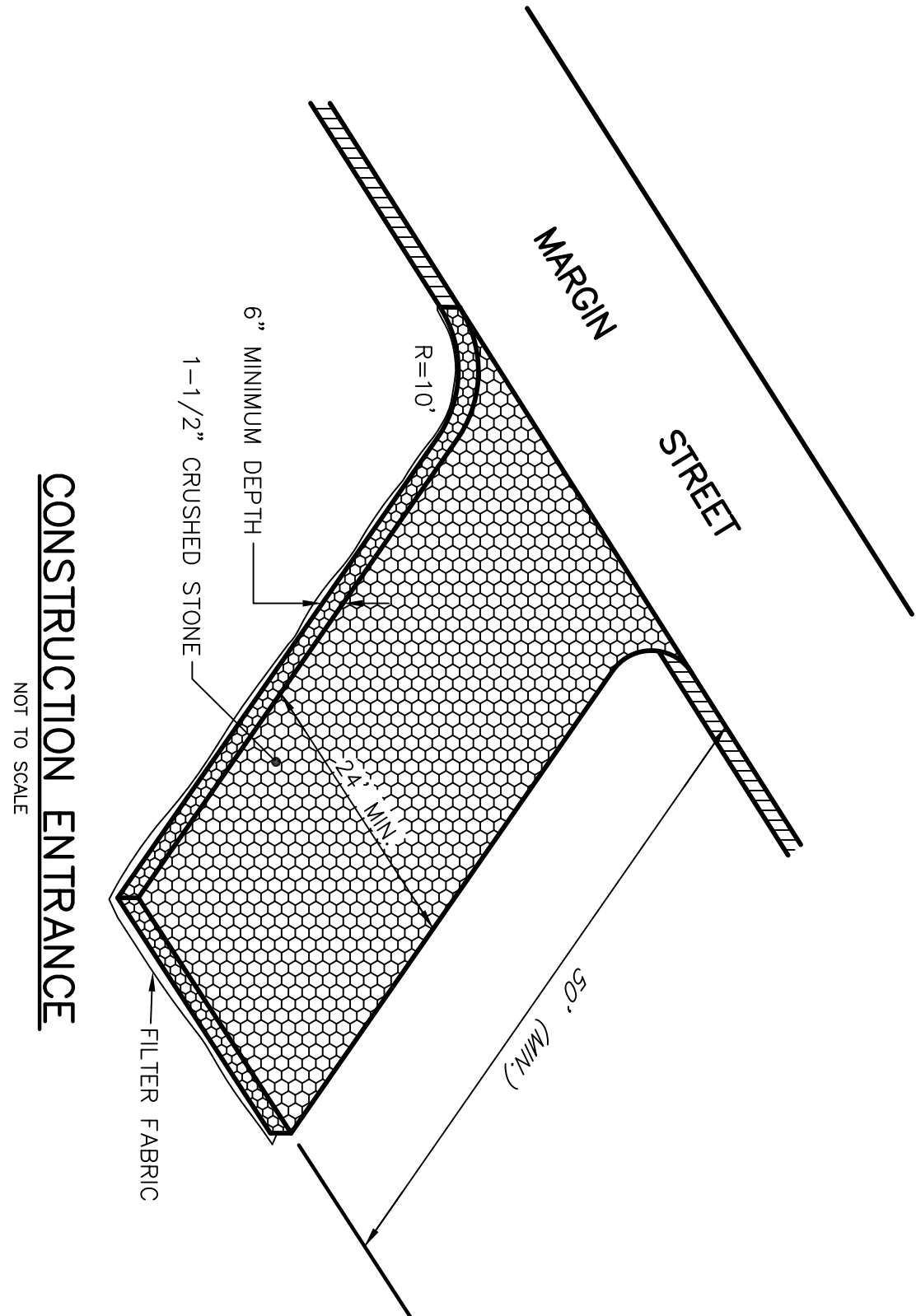
FILTER SOCKS SHALL BE REMOVED FROM SLOPES AFTER STABILIZATION IS COMPLETE. THIS MAY BE ACCOMPLISHED BY CUTTING THE SOCK OPEN AND SPREADING THE FILL MATERIAL ON THE SITE. ALL NON-BIODEGRADABLE MATERIALS SHALL BE REMOVED.



NOTE:
TEMPORARY INLET SEDIMENT FILTER TO BE INSTALLED ON ALL PAVED CATCH BASINS OR STORMWATER INLET FILTERS. SIMILAR TO STREETS AND AS MANUFACTURED BY STORMWATER SERVICES CORPORATION (206-767-0441) OR "SILT SACK" AS MANUFACTURED BY ATLANTIC CONSTRUCTION FABRICS, INC. (800-448-3636).
CLEAN FILTER AS NEEDED.

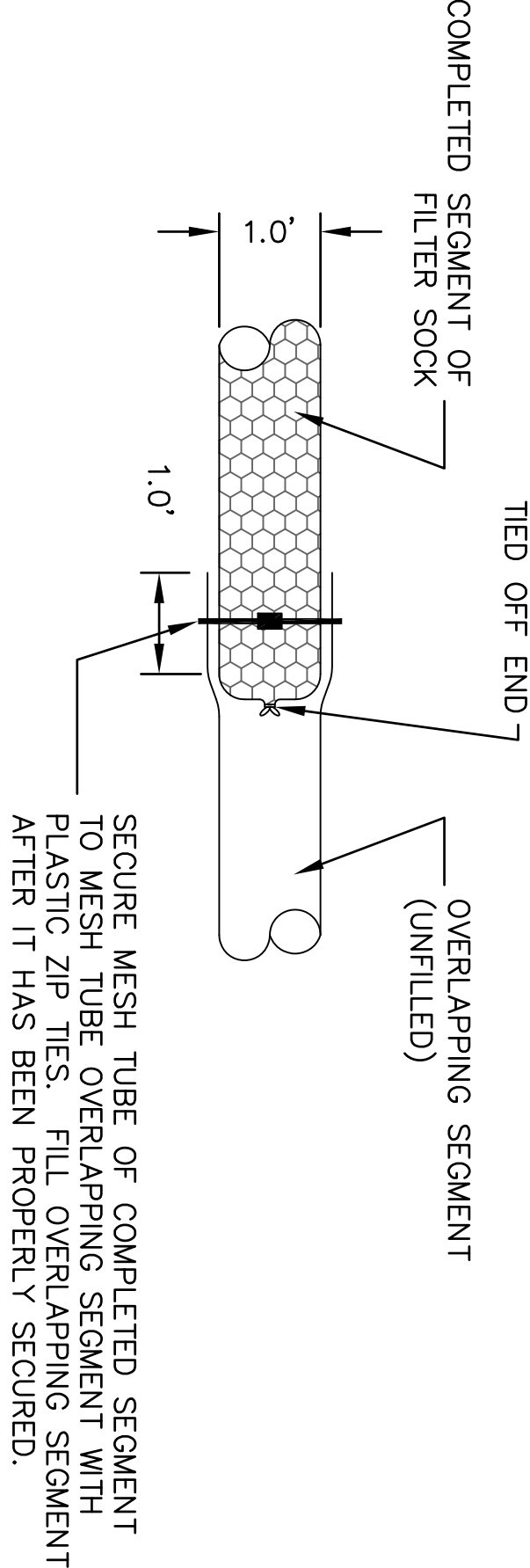
SILT SACK DETAIL

NOT TO SCALE



FILTER SOCK SLOPE INSTALLATION

SECTION VIEW - NOT TO SCALE



CONSTRUCTION ENTRANCE MAINTENANCE AND CONSTRUCTION SPECIFICATIONS

MAINTENANCE

MUD AND SOIL PARTICLES WILL EVENTUALLY CLOG THE VIDS IN THE GRAVEL AND THE EFFECTIVENESS OF THE GRAVEL PAD WILL NOT BE SATISFACTORY. WHEN THIS OCCURS, THE PAD SHOULD BE TOPRESSED WITH NEW STONE. COMPLETE REPLACEMENT OF THE PAD MAY BE NECESSARY WHEN THE PAD BECOMES COMPLETELY CLOGGED.

IF WASHING FACILITIES ARE USED, THE SEDIMENT TRAPS SHOULD BE CLEANED OUT AS OFTEN AS NECESSARY TO ASSURE THAT ADEQUATE TRAPPING EFFICIENCY AND STORAGE VOLUME IS AVAILABLE. VEGETATIVE FILTER STRIPS SHOULD BE MAINTAINED TO INSURE A VIGOROUS STAND OF VEGETATION AT ALL TIMES.

CONSTRUCTION SPECIFICATIONS

1. STONE FOR A STABILIZED CONSTRUCTION ENTRANCE SHALL BE 1 TO 2 INCH STONE, RECLAIMED STONE, OR RECYCLED CONCRETE EQUIVALENT.
2. THE LENGTH OF THE STABILIZED ENTRANCE SHALL NOT BE LESS THAN 50 FEET, EXCEPT FOR A SINGLE RESIDENTIAL LOT WHERE A 50 FOOT MINIMUM LENGTH WOULD APPLY.
3. THE THICKNESS OF THE STONE FOR THE STABILIZED ENTRANCE SHALL NOT BE LESS THAN 6 INCHES.
4. THE WIDTH OF THE ENTRANCE SHALL NOT BE LESS THAN THE FULL WIDTH OF THE ENTRANCE WHERE INGRESS OR EGRESS OCCURS OR 10 FEET, WHICH EVER IS GREATER.
5. GEOTEXTILE FILTER CLOTH SHALL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING THE STONE. FILTER CLOTH IS NOT REQUIRED FOR AN SINGLE FAMILY RESIDENCE LOT.
6. ALL SURFACE WATER THAT IS FLOWING TO OR DIVERTED TOWARD THE CONSTRUCTION ENTRANCE SHALL BE PIPED BENEATH THE ENTRANCE. IF PIPING IS IMPRACTICAL, A BERM WITH 5:1 SLOPES THAT CAN BE CROSSED BY VEHICLES MAY BE SUBSTITUTED FOR THE PIPE.
7. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOPPRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, WASHED, OR TRACKED ONTO PUBLIC RIGHT-OF-WAY MUST BE REMOVED PROMPTLY.
8. WHEELS SHALL BE CLEANED TO REMOVE MUD PRIOR TO ENTRANCE ONTO PUBLIC RIGHTS-OF-WAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.

SITE DETAILS 1

 JOHN W. HARGREAVES, PE/PLS DATE: 8.25.2026 REVISIONS: 9-3-26		PLANS TO ACCOMPANY NOTICE OF INTENT SITE DETAILS ASSESSOR'S ID: 505-248-3 16 MARGIN STREET HAVERHILL, MASSACHUSETTS	
OWNER AND APPLICANT: BEVI BUILDS II, LLC C/O FRANCIS BEVILAQUA 143 ESSEX STREET HAVERHILL, MA 01830		GA CONSULTANTS, INC. 10 STATE STREET, NEWBURYPORT, MA 01950 PROFESSIONAL ENGINEERS & LAND SURVEYORS TEL. 978-502-5197	