

REVISÉ JUNE 14, 2019

*TITLE BLOCK UPDATED FOR MODIFICATION APPLICATION

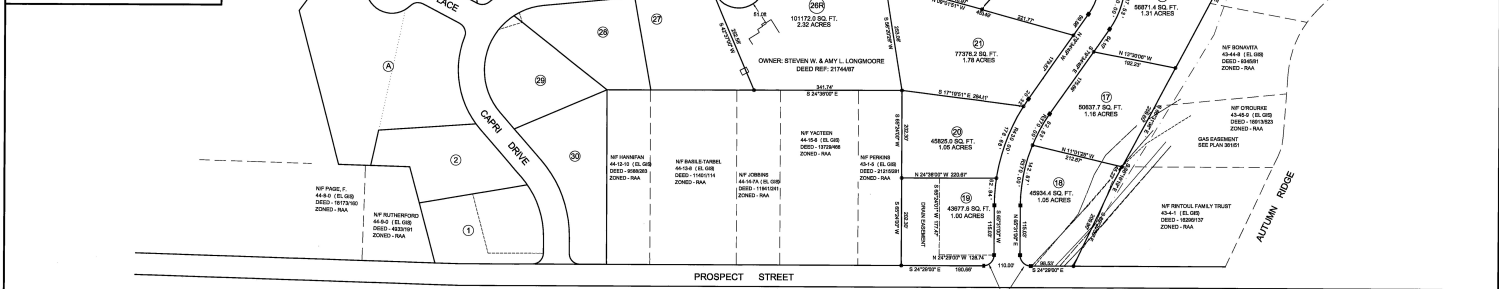
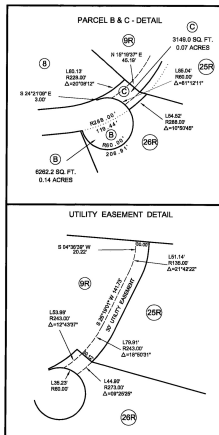
40,000 S.F.
175 FT.*
50 FT.
35 FT.
50 FT.
35 FT.
25%

LOCUS PLAN
EAST LONGMEADOW, MA
U.S.G.S. Massachusetts Quads
1" = 2000'

1. ANY MINOR MODIFICATIONS (AS DETERMINED BY THE DEPARTMENT OF PUBLIC WORKS AND PLANNING AND COMMUNITY DEVELOPMENT) TO THE DESIGN OR CONSTRUCTION OF THE PROPOSED SITE PLAN SHALL BE SUBMITTED TO THE DEPARTMENT OF PUBLIC WORKS AS A REQUEST FOR REVIEW FOR APPROVAL PRIOR TO THE WORK BEING PERFORMED.
2. ANY WORK AND MATERIAL WITHIN THE TOWN RIGHT-OF-WAY SHALL CONFORM TO THE TOWN OF EAST LONGMEADOW REQUIREMENTS.
3. ALL EROSION CONTROL MEASURES SHALL BE IN PLACE PRIOR TO COMMENCEMENT OF CONSTRUCTION. EROSION CONTROL SHALL CONFORM TO THE EAST LONGMEADOW CONSERVATION COMMISSION AS STATED IN THE ORDER OF CONSTRUCTION.
4. ALL PAYMENT MARKINGS AND SIGNS SHALL CONFORM TO MUTCD REQUIREMENTS.
5. THE CONTRACTOR SHALL OBTAIN A LETTER OF APPROVAL FROM DPW PRIOR TO ANY CONSTRUCTION WITHIN THE RIGHT-OF-WAY.
6. ALL WATER AND SEWER MATERIAL AND CONSTRUCTION SHALL CONFORM TO THE TOWN OF EAST LONGMEADOW REQUIREMENTS.
7. ALL WATER AND SEWER CONSTRUCTION SHALL BE INSPECTED BY THE TOWN OF EAST LONGMEADOW BEFORE BEING BACKFILLED.
8. THE TOWN SHALL BE NOTIFIED AT LEAST 24 HOURS PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

4/3/202100





- NOTES
1. LOCUS DEED REFERENCE - 22546051, 16736376, 271487
 2. LOCUS DEED REFERENCE - 28011
 3. CAPRI DRIVE, AMALFI PLACE AND BELLA VISTA DRIVE - GIS PARCEL 44-10-11A

STREET & LOT LAYOUT BELLA VISTA PHASE 2

AMALFI PLACE & CAPRI DRIVE
& BELLA VISTA DRIVE
EAST LONGMEADOW, MA
OWNED BY

BELLA VISTA LAND HOLDINGS, LLC.
AND
BELLA VISTA HOLDINGS REALTY TRUST
STEVEN W. & AMY L. LONGMOORE

FOR REGISTRY USE

WE HAVE CONFORMED WITH THE RULES AND REGULATIONS
OF THE REGISTRY OF DEEDS IN PREPARING THIS PLAN.
6/15/19
MICHAEL D. SMITH - PLS 48742 DATE

BELLA VISTA PHASE 2 CONSISTS OF LOTS 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25.

EAST LONGMEADOW PLANNING BOARD

APPROVED FOR REGISTRY
MICHAEL D. SMITH - PLS 48742
DATE 6/15/19

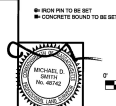
APPROVED FOR REGISTRY
MICHAEL D. SMITH - PLS 48742
DATE 6/15/19

APPROVED FOR REGISTRY
MICHAEL D. SMITH - PLS 48742
DATE 6/15/19

APPROVED FOR REGISTRY
MICHAEL D. SMITH - PLS 48742
DATE 6/15/19

I HEREBY CERTIFY THAT NO NOTICE OF APPEAL WAS
RECEIVED DURING THE TWENTY (20) DAYS NEXT AFTER
RECIPT AND RECORDING OF NOTICE FROM THE
PLANNING BOARD OF THE APPROVAL OF THIS PLAN
DATE: August 15, 2019

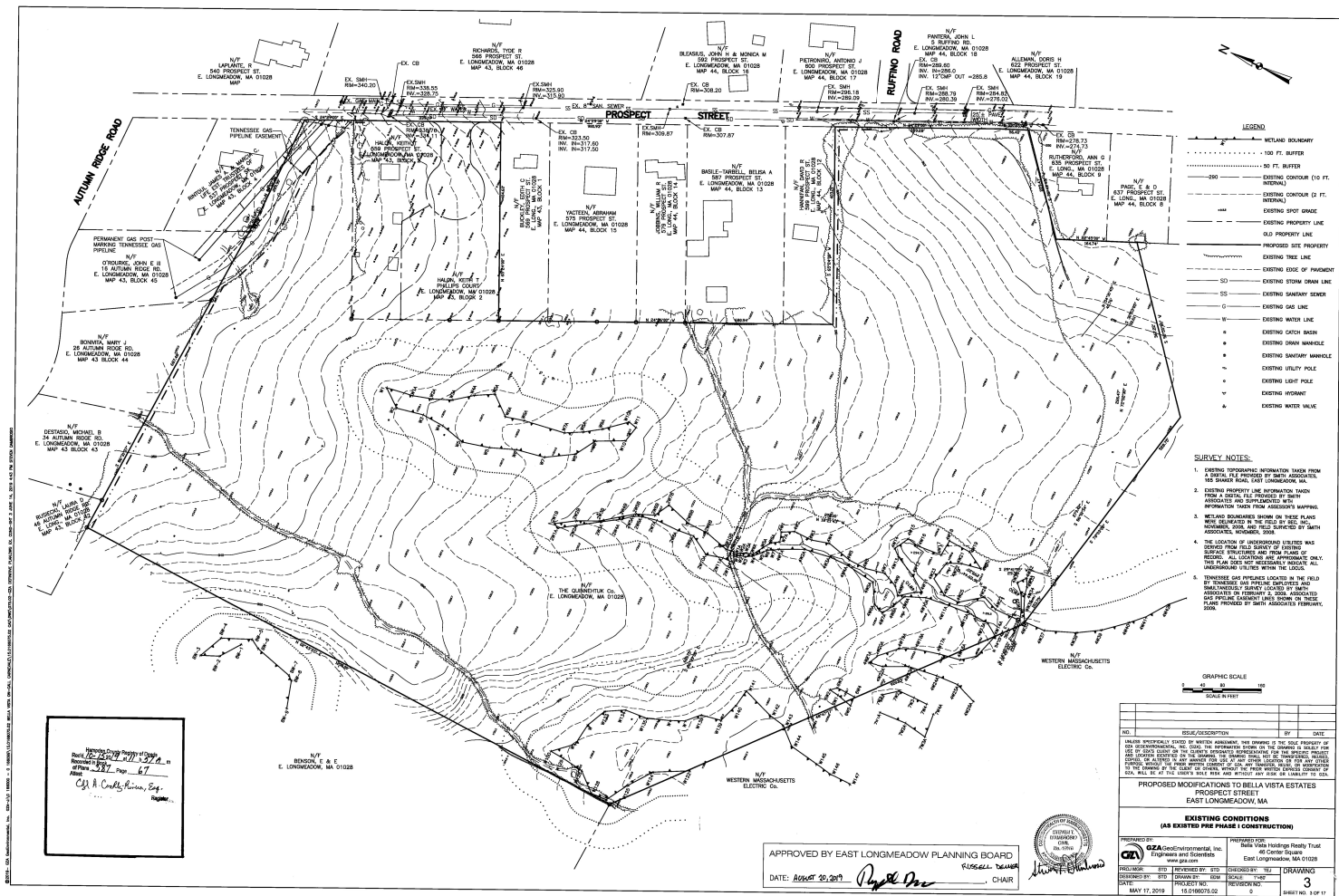
TOWN CLERK

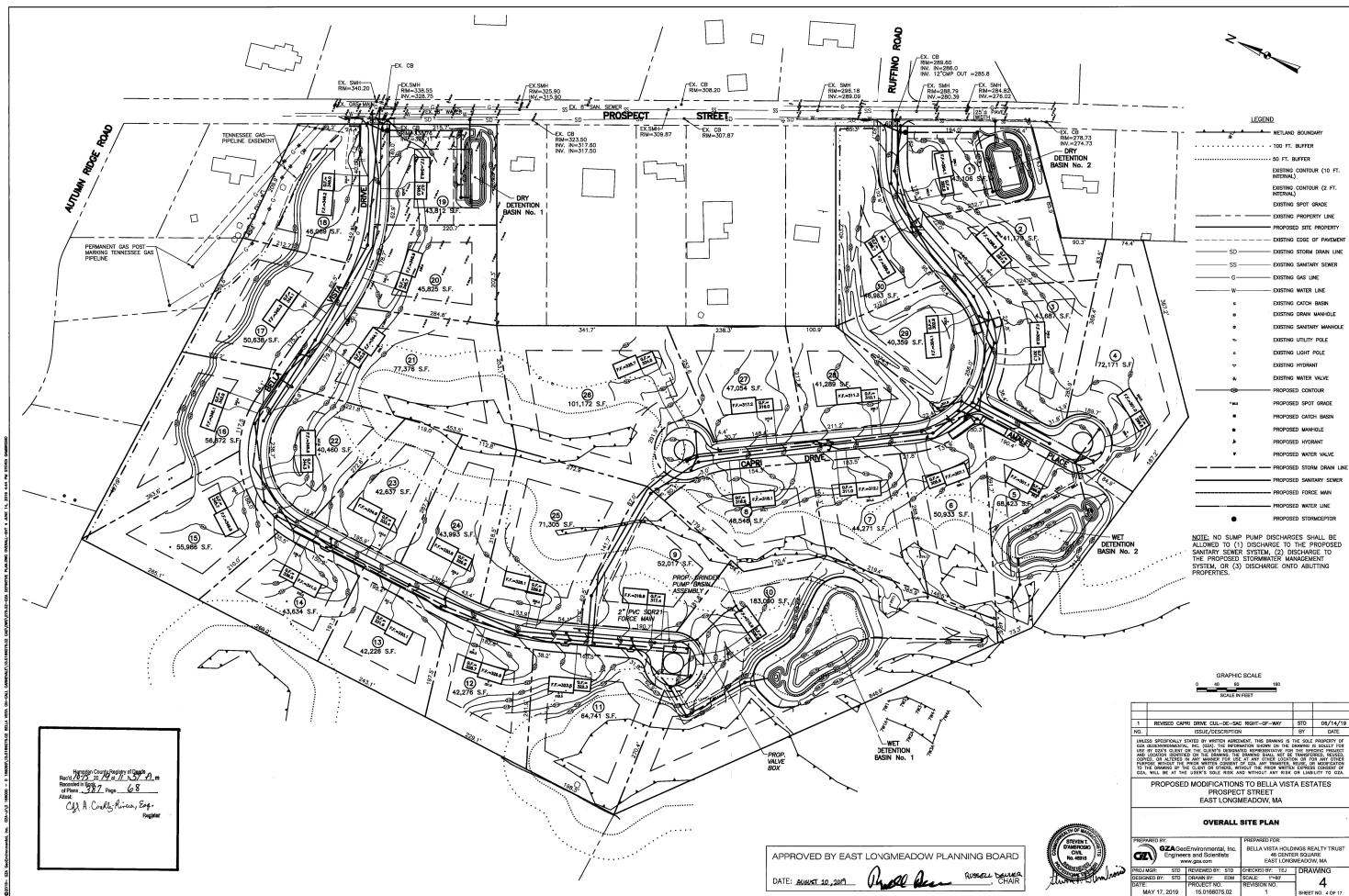


DATE: JUNE 6, 2019

SMITH ASSOCIATES
SURVEYORS, INC.

48 & 50 DAWN STREET - EAST LONGMEADOW, MA 01027 P: (413) 548-8851 F: (413) 524-8851
WWW.SMITHASSOCIATESINC.COM WWW.SURVEYORSINC.COM





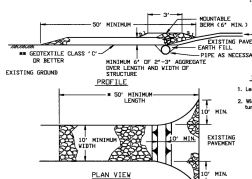
DATE: AUGUST 10, 2009

Russell Danner, CHAIR

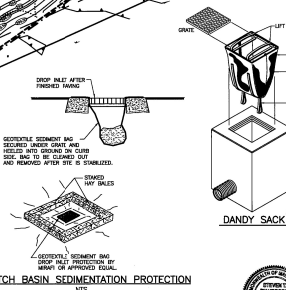
[illegible]

[illegible]

Indexed County Registry of Deeds
 Rec'd 10-23-19 at 11:57 A
 Recorded in Book
 of Pages 387 Page 69
 Attest
 C. A. Coakley, Notary, Esq.

[illegible]

STABILIZED CONSTRUCTION ENTRANCE
NTS

[illegible]

CATCH BASIN SEDIMENTATION PROTECTION

100

DATE: 2007-03-22 11:00

DATE: AUGUST 29, 2011[illegible]

Russell Deane

_____, CHAIR

1. **NEUTRALIZER** Remove the grains from neutralizer bags. If using the 100% neutralizer, use the 100% neutralizer to neutralize the sludge. If using the 50% neutralizer, use the 50% neutralizer to neutralize the sludge. If using the 25% neutralizer, use the 25% neutralizer to neutralize the sludge. If using the 12.5% neutralizer, use the 12.5% neutralizer to neutralize the sludge. If using the 6.25% neutralizer, use the 6.25% neutralizer to neutralize the sludge. If using the 3.125% neutralizer, use the 3.125% neutralizer to neutralize the sludge. If using the 1.5625% neutralizer, use the 1.5625% neutralizer to neutralize the sludge. If using the 0.78125% neutralizer, use the 0.78125% neutralizer to neutralize the sludge. If using the 0.390625% neutralizer, use the 0.390625% neutralizer to neutralize the sludge. If using the 0.1953125% neutralizer, use the 0.1953125% neutralizer to neutralize the sludge. 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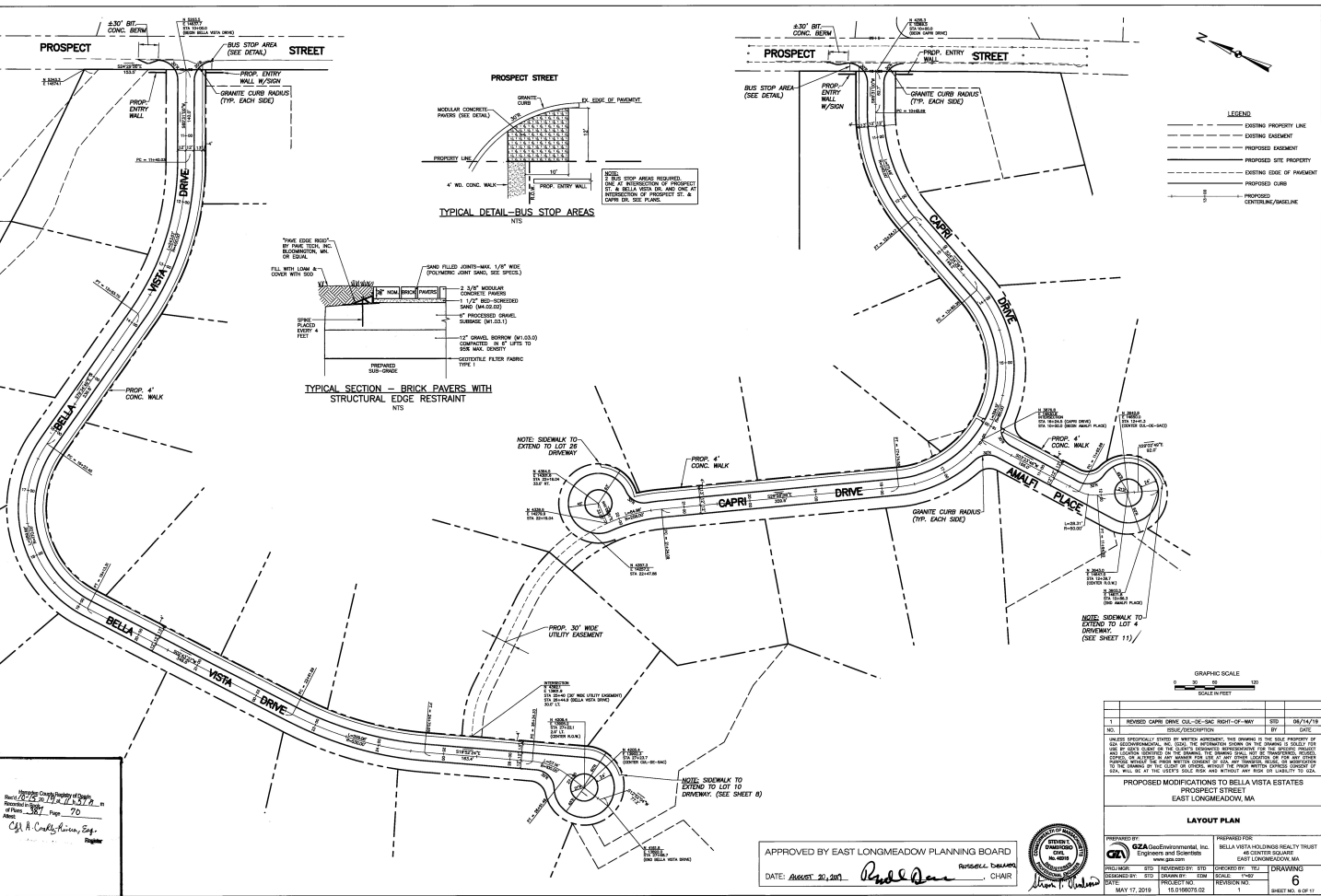
PROPOSED MODIFICATIONS TO BELLA VISTA ESTATES
PROSPECT STREET
EAST LONGMEADOW, MA

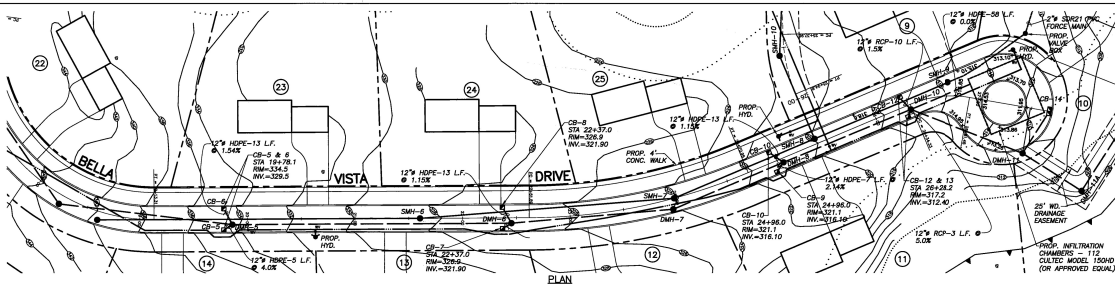
SEDIMENT & EROSION CONTROL PLAN

PREPARED BY:  GZA GeoEnvironmental, Inc. Engineers and Scientists www.gza.com	PREPARED FOR: BELLA VISTA HOLDINGS REALTY TRUST 48 CENTER SQUARE EAST LONGMEADOW, MA
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PROJECT: STD	REVIEWED BY: STD	CHECKED BY: TSJ	DRAWING 5
DESIGNED BY: STD	DRAWN BY: EDM	SCALE: AS NOTED	
DATE: MAY 17, 2016	PROJECT NO. 16-0000000-00	REVISION NO. 1	

E



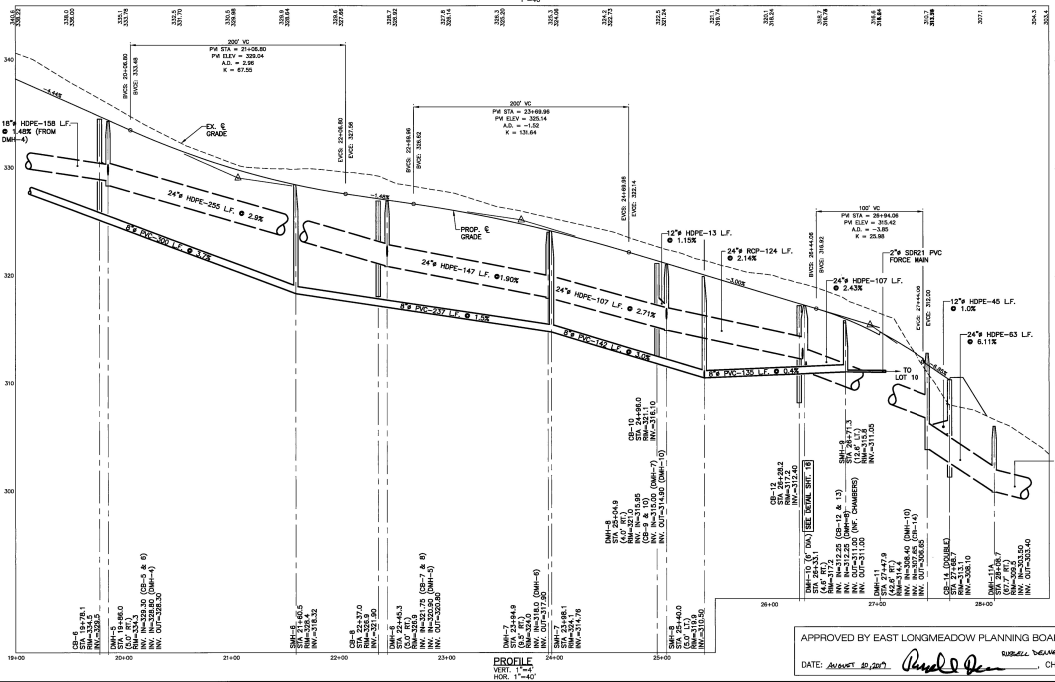


NOTE: DRIVEWAY LOCATIONS ARE CONCEPTUAL ONLY. SIDEWALKS TO EXTEND TO LOT TO DRIVEWAY. INSTALL DETECTABLE WARNING PANELS AND ACCESSIBLE RAMP (IF NECESSARY) AT SIDEWALK END.



LEGEND

- METAD BOUNDARY
- 50 FT. BUFFER
- EXISTING CONTOUR (10 FT. INTERVAL)
- EXISTING CONTOUR (2 FT. INTERVAL)
- PROPOSED 3 FT. CONTOUR
- EXISTING PROPERTY LINE
- PROPOSED SITE PROPERTY
- PROPOSED EASEMENT LINE
- EXISTING EDGE OF PAVEMENT
- EXISTING STORM DRAIN LINE
- EXISTING SANITARY SEWER
- EXISTING GAS LINE
- EXISTING WATER LINE
- EXISTING CATCH BASIN
- EXISTING DRAIN MANHOLE
- EXISTING SANITARY MANHOLE
- EXISTING UTILITY POLE
- EXISTING LIGHT POLE
- EXISTING WIREMANT
- EXISTING WATER VALVE
- PROPOSED CATCH BASIN
- PROPOSED MANHOLE
- PROPOSED HYDRANT
- PROPOSED WATER VALVE
- PROPOSED TRIPLE DRAIN VALVE
- PROPOSED STORM DRAIN LINE
- PROPOSED SANITARY SEWER
- PROPOSED WATER LINE



PROPOSED CONSTRUCTION
NOV 17, 2019
BY: *C&A*
CHECKED: *C&A*
DATE: 11/17/2019

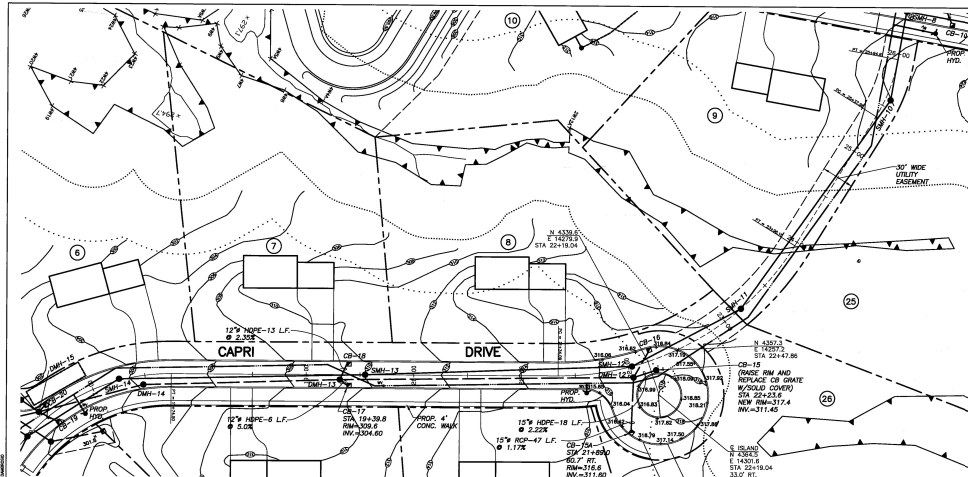


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100	ISSUE/DESCRIPTION		

APPROVED BY EAST LONGMEADOW PLANNING BOARD
DATE: *Nov 17, 2019*
[Signature] CHAIR



PREPARED BY: **GAZAGlobal**
ENGINEER AND SURVEYOR
www.gazaglobal.com
PROJECT: BELLA VISTA DRIVE
DRAWN BY: *[Name]*
DATE: MAY 17, 2019
SCALE: AS SHOWN
REVISION: 0
SHEET NO. 8 OF 17

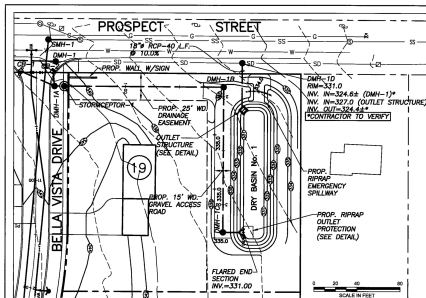


APPROVED BY EAST LONGMEADOW PLANNING BOARD
 DATE: August 20, 2017 David R. Davis CHAIR

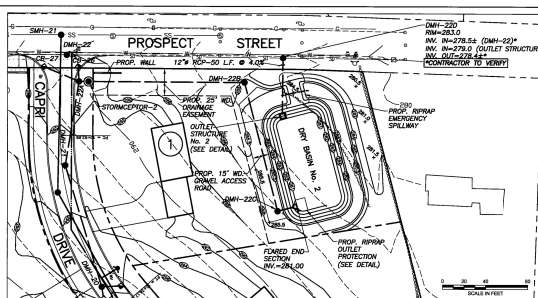
NOTE: CONTRACTOR SHALL COORDINATE WITH THE EAST LONGMEADOW DPW AND BELLA VISTA HOLDINGS REALTY TRUST AND RETAIL ABOVE-GRADE VESSEL MARKERS ADJACENT TO SANITARY ESEES MANHOLES SHW-10 & SHW-11. MARKER TYPE AND LOCATION TO BE DETERMINED IN THE FIELD BY BELLA VISTA HOLDINGS REALTY TRUST AND THE EAST LONGMEADOW DPW.

- LEGEND**
- METEORIC BOUNDARY
 - 100 FT. BUFFER
 - 50 FT. BUFFER
 - EXISTING CONTOUR (10 FT. INTERVAL)
 - EXISTING CONTOUR (2 FT. INTERVAL)
 - PROPOSED 2 FT. CONTOUR
 - EXISTING PROPERTY LINE
 - PROPOSED SITE PROPERTY
 - PROPOSED EASEMENT LINE
 - EXISTING EDGE OF PAVEMENT
 - EXISTING STORM DRAIN LINE
 - EXISTING SANITARY SEWER
 - EXISTING GAS LINE
 - EXISTING WATER LINE
 - EXISTING GROUND BURN
 - EXISTING DRAIN MANHOLE
 - EXISTING SANITARY MANHOLE
 - EXISTING UTILITY POLE
 - EXISTING LIGHT POLE
 - EXISTING HYDRANT
 - EXISTING WATER VALVE
 - PROPOSED GROUND BURN
 - PROPOSED MANHOLE
 - PROPOSED HYDRANT
 - PROPOSED WATER VALVE
 - PROPOSED TRIPLE DATE VALVE
 - PROPOSED STORM DRAIN LINE
 - PROPOSED SANITARY SEWER
 - PROPOSED WATER LINE

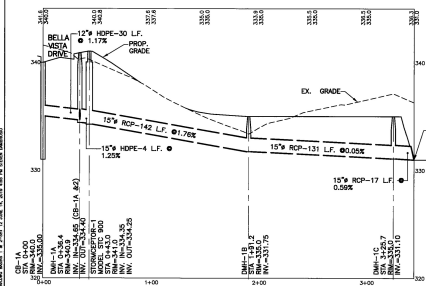
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DRY DETENTION BASIN No. 1



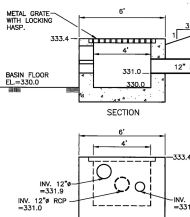
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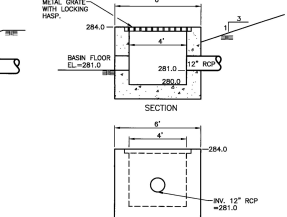
BASIN No. 1 STORMDRAIN PROFILE

DETENTION BASIN CONSTRUCTION NOTES:

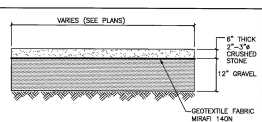
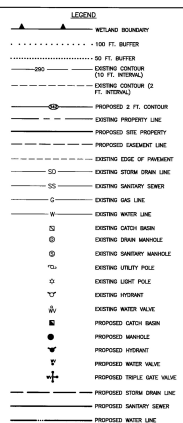
1. DETENTION MATERIALS FOR DETENTION BASIN CONSTRUCTION SHALL BE ASSIGNED TO THE PROPOSED DETENTION BASIN. THE MATERIALS SHALL BE ASSIGNED TO THE PROPOSED DETENTION BASIN. THE MATERIALS SHALL BE ASSIGNED TO THE PROPOSED DETENTION BASIN.
2. NO MATERIAL SHALL BE PLACED IN ANY SECTION OF DETENTION BASIN UNLESS THE FOUNDATION FOR THAT SECTION HAS BEEN SATISFIED TO THE SATISFACTION OF THE OWNER'S REPRESENTATIVE.
3. THE SURFACES OF EACH FOUNDATION FOR DETENTION BASIN CONSTRUCTION SHALL BE PREPARED SO THAT THE MATERIALS IN THE TOP 12 INCHES OF THE FOUNDATION SHALL BE AS COMPACT AND WELL PROPOSED AS POSSIBLE. THE SURFACES SHALL BE PREPARED TO THE SATISFACTION OF THE OWNER'S REPRESENTATIVE.
4. ALL EXISTING DEPRESSIONS OR CAVITIES SHALL BE SHOWN SO THAT THE SLOPES ARE AS STEEPER THAN ONE HORIZONTAL TO ONE VERTICAL. THE SLOPES SHALL BE COMPACTED AND PROTECTED BY AN APPROPRIATE MEANS. THE SLOPES SHALL BE COMPACTED AND PROTECTED BY AN APPROPRIATE MEANS.
5. AFTER ALL DEPRESSIONS AND CAVITIES ARE FILLED AND IMMEDIATELY PRIOR TO PLACEMENT OF THE FIRST LAYER OF DETENTION MATERIAL, THE SURFACES OF THE DETENTION MATERIAL SHALL BE COVERED BY A LEAST ONE INCH OF DETENTION MATERIAL. THE DETENTION MATERIAL SHALL BE COVERED BY A LEAST ONE INCH OF DETENTION MATERIAL.
6. WHEN FILL WITH A BRICK-CONCRETE FILL, A BRICK SHALL BE CUT INTO THE EXISTING SLOPE. THESE BRICKS ARE TO BE USED AS KEYS TO COMPACT THE EXISTING SLOPE. THESE BRICKS ARE TO BE USED AS KEYS TO COMPACT THE EXISTING SLOPE.
7. THE MAXIMUM FILL MATERIAL SHALL BE BROUGHT TO A WATER CONTENT THAT WILL PERMIT COMPACTION. THIS MAY REQUIRE ADDING THE MATERIAL, IF IT IS TOO MOIST OR THE ADDITION OF WATER IF IT IS TOO DRY. IF ADDITIONAL WATER IS REQUIRED, IT SHALL BE ADDED TO THE MATERIAL. IF ADDITIONAL WATER IS REQUIRED, IT SHALL BE ADDED TO THE MATERIAL.
8. THE MAXIMUM FILL MATERIAL SHALL BE BROUGHT TO A WATER CONTENT THAT WILL PERMIT COMPACTION. THIS MAY REQUIRE ADDING THE MATERIAL, IF IT IS TOO MOIST OR THE ADDITION OF WATER IF IT IS TOO DRY. IF ADDITIONAL WATER IS REQUIRED, IT SHALL BE ADDED TO THE MATERIAL. IF ADDITIONAL WATER IS REQUIRED, IT SHALL BE ADDED TO THE MATERIAL.
9. THE MAXIMUM FILL MATERIAL SHALL BE BROUGHT TO A WATER CONTENT THAT WILL PERMIT COMPACTION. THIS MAY REQUIRE ADDING THE MATERIAL, IF IT IS TOO MOIST OR THE ADDITION OF WATER IF IT IS TOO DRY. IF ADDITIONAL WATER IS REQUIRED, IT SHALL BE ADDED TO THE MATERIAL. IF ADDITIONAL WATER IS REQUIRED, IT SHALL BE ADDED TO THE MATERIAL.
10. EACH LAYER OF FILL MATERIAL SHALL BE COMPACTED UNTIL ITS DRY DENSITY IS NOT LESS THAN 95% OF THE MAXIMUM UNSATURATED DRY DENSITY FOR THE SAME MATERIAL.



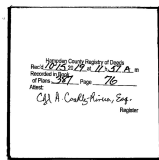
OUTLET STRUCTURE DETAIL
DRY BASIN No. 1



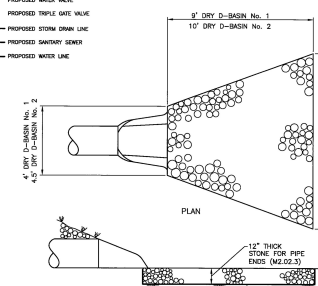
OUTLET STRUCTURE DETAIL
DRY BASIN No. 2



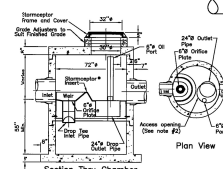
ACCESS ROAD DETAIL



ACCESS ROAD DETAIL



SECTION
RIPRAP OUTLET PROTECTION DETAIL



Section Thru Chamber

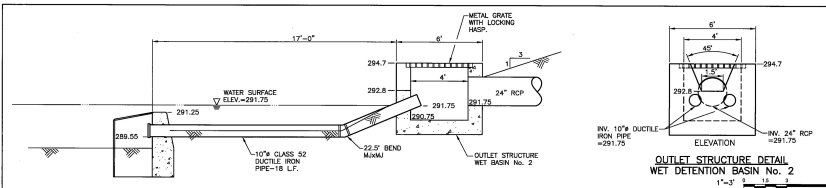
SIC 900 Precast Concrete Stormceptor*
(900 U.S. Gallon Capacity)

NOTES:

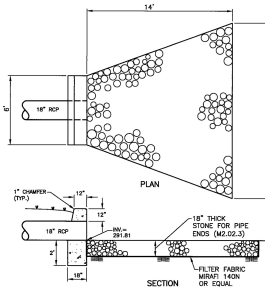
1. The Use of Plastic in Construction is Recommended at the End and on the Sides.

2. The Stormceptor System is Prefabricated Over the Solid Drain Pipe and the 12

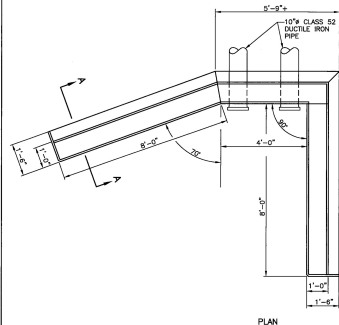
3. The Stormceptor System is prefabricated in one or more of the following sizes: 600, 900, 1200, 1500, 1800, 2100, 2400, 2700, 3000, 3300, 3600, 3900, 4200, 4500, 4800, 5100, 5400, 5700, 6000, 6300, 6600, 6900, 7200, 7500, 7800, 8100, 8400, 8700, 9000, 9300, 9600, 9900, 10200, 10500, 10800, 11100, 11400, 11700, 12000, 12300, 12600, 12900, 13200, 13500, 13800, 14100, 14400, 14700, 15000, 15300, 15600, 15900, 16200, 16500, 16800, 17100, 17400, 17700, 18000, 18300, 18600, 18900, 19200, 19500, 19800, 20100, 20400, 20700, 21000, 21300, 21600, 21900, 22200, 22500, 22800, 23100, 23400, 23700, 24000, 24300, 24600, 24900, 25200, 25500, 25800, 26100, 26400, 26700, 27000, 27300, 27600, 27900, 28200, 28500, 28800, 29100, 29400, 29700, 30000, 30300, 30600, 30900, 31200, 31500, 31800, 32100, 32400, 32700, 33000, 33300, 33600, 33900, 34200, 34500, 34800, 35100, 35400, 35700, 36000, 36300, 36600, 36900, 37200, 37500, 37800, 38100, 38400, 38700, 39000, 39300, 39600, 39900, 40200, 40500, 40800, 41100, 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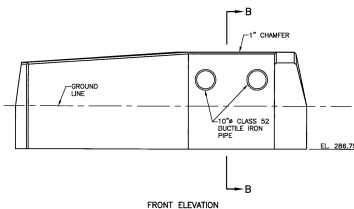
SECTION THROUGH OUTLET STRUCTURE & CONC. HEADWALL
WET DETENTION BASIN No. 2
NYS



CONCRETE ENDWALL/OUTLET PROTECTION DETAIL
WET DETENTION BASIN No. 2
NYS

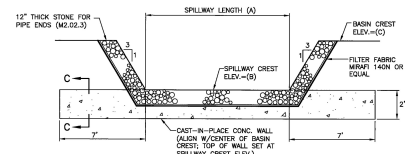


PLAN

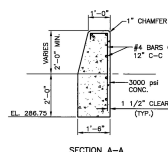


FRONT ELEVATION

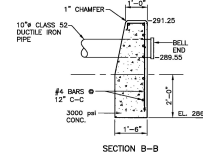
CONCRETE HEADWALL FOR LOW FLOW OUTLET
WET DETENTION BASIN No. 2
NYS



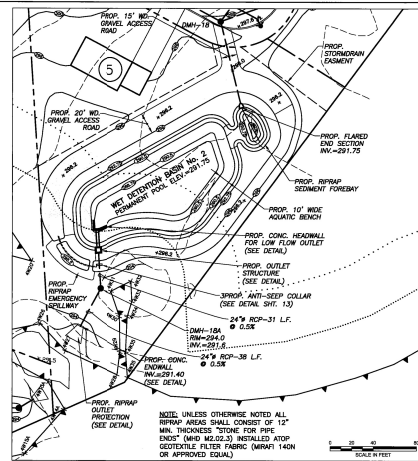
DETECTION BASIN EMERGENCY SPILLWAY
NYS



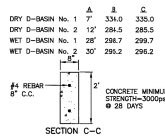
SECTION A-A



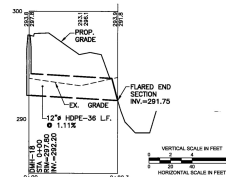
SECTION B-B



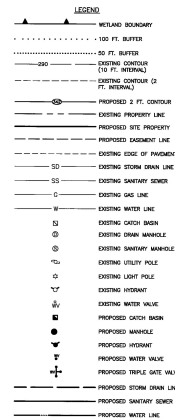
WET DETENTION BASIN No. 2
1"=3'



SECTION C-C



WET DETENTION BASIN No. 2
STORMDRAIN PROFILE
VERT. 1"=4'
HOR. 1"=40'



NOTE: SEE DETENTION BASIN
CONSTRUCTION NOTES ON SHEET 12



NO.	REVISION/DESCRIPTION	BY	DATE
1	ISSUED FOR PERMIT	WJS	08/20/19

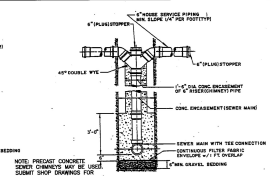
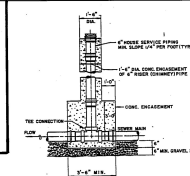
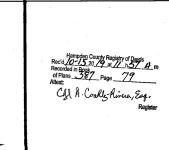
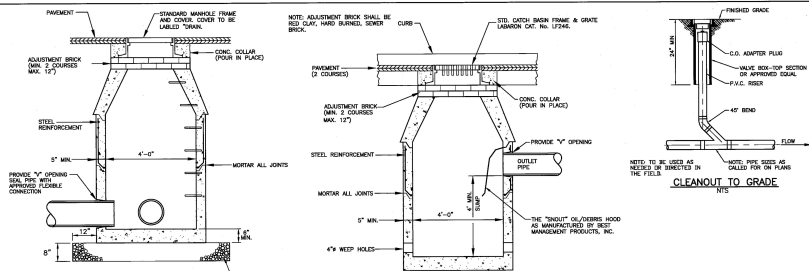
PROPOSED MODIFICATIONS TO BELLA VISTA ESTATES
PROSPECT STREET
EAST LONGMEADOW, MA

WET DETENTION BASIN No. 2
PLAN & DETAILS

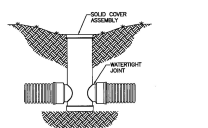
DESIGNED BY	WJS	DRAWN BY	WJS	CHECKED BY	WJS	DATE	08/20/19
PROJECT NO.	19-018070.00	SHEET NO.	14	OF 14			



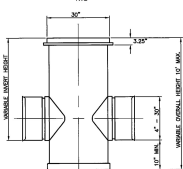
APPROVED BY EAST LONGMEADOW PLANNING BOARD
DATE: AUGUST 20, 2019
CHAIR



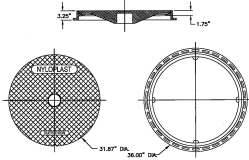
	MAY 17, 2019	15.01680079.02	0	SHEET NO. 15 OF
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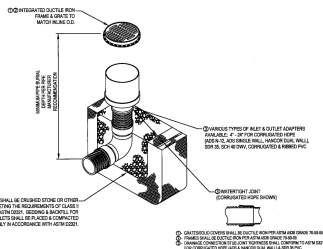
ADS NYLOPLAST 30" DRAIN BASIN
NON TRAFFIC INSTALLATION
NTS



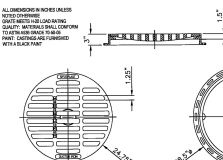
ADS NYLOPLAST 30" DRAIN BASIN
NTS



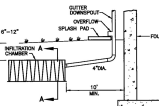
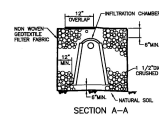
ADS NYLOPLAST 30" SOLID
COVER ASSEMBLY
NTS



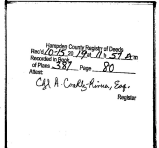
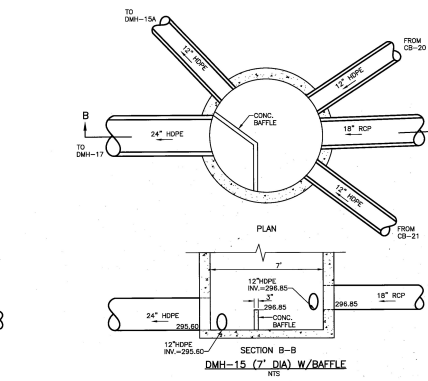
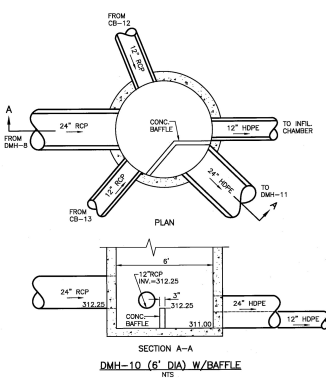
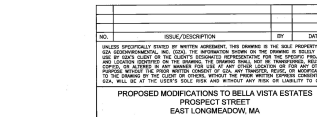
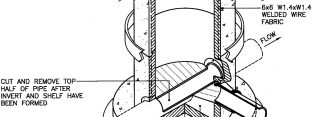
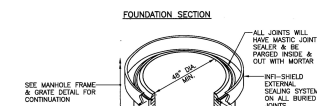
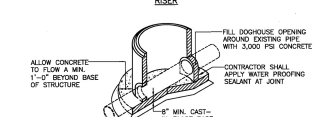
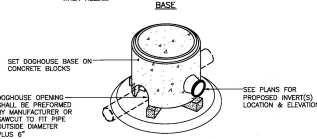
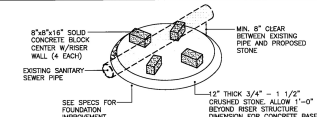
ADS NYLOPLAST 24" IN-LINE
DRAIN DETAIL
NTS



ADS NYLOPLAST 30" STANDARD
GRATE ASSEMBLY-TYPE B
NTS



ROOF DRAIN DETAIL
TYPICAL ROOF INFILTRATOR DETAIL
NTS



APPROVED BY EAST LONGMEADOW PLANNING BOARD
DATE: AUGUST 28, 2019
RUSSELL DEANER, CHAIR



NO.	DATE/DESCRIPTION	BY	DATE
1	ISSUED FOR PERMIT	NTS	8/28/19
2	ISSUED FOR PERMIT	NTS	8/28/19
3	ISSUED FOR PERMIT	NTS	8/28/19
4	ISSUED FOR PERMIT	NTS	8/28/19
5	ISSUED FOR PERMIT	NTS	8/28/19
6	ISSUED FOR PERMIT	NTS	8/28/19
7	ISSUED FOR PERMIT	NTS	8/28/19
8	ISSUED FOR PERMIT	NTS	8/28/19
9	ISSUED FOR PERMIT	NTS	8/28/19
10	ISSUED FOR PERMIT	NTS	8/28/19
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14	ISSUED FOR PERMIT	NTS	8/28/19
15	ISSUED FOR PERMIT	NTS	8/28/19
16	ISSUED FOR PERMIT	NTS	8/28/19
17	ISSUED FOR PERMIT	NTS	8/28/19
18	ISSUED FOR PERMIT	NTS	8/28/19
19	ISSUED FOR PERMIT	NTS	8/28/19
20	ISSUED FOR PERMIT	NTS	8/28/19

