

Notice of Intent Documents

226 East Monomonac Road

December 21, 2022

John & Susan Davies

226 East Monomonac Road

Winchendon, Massachusetts 01475

Applicant:

John & Susan Davies
226 East Monomonac Road
Winchendon, MA 01475
(978) 660-9683

Surveyor(s):

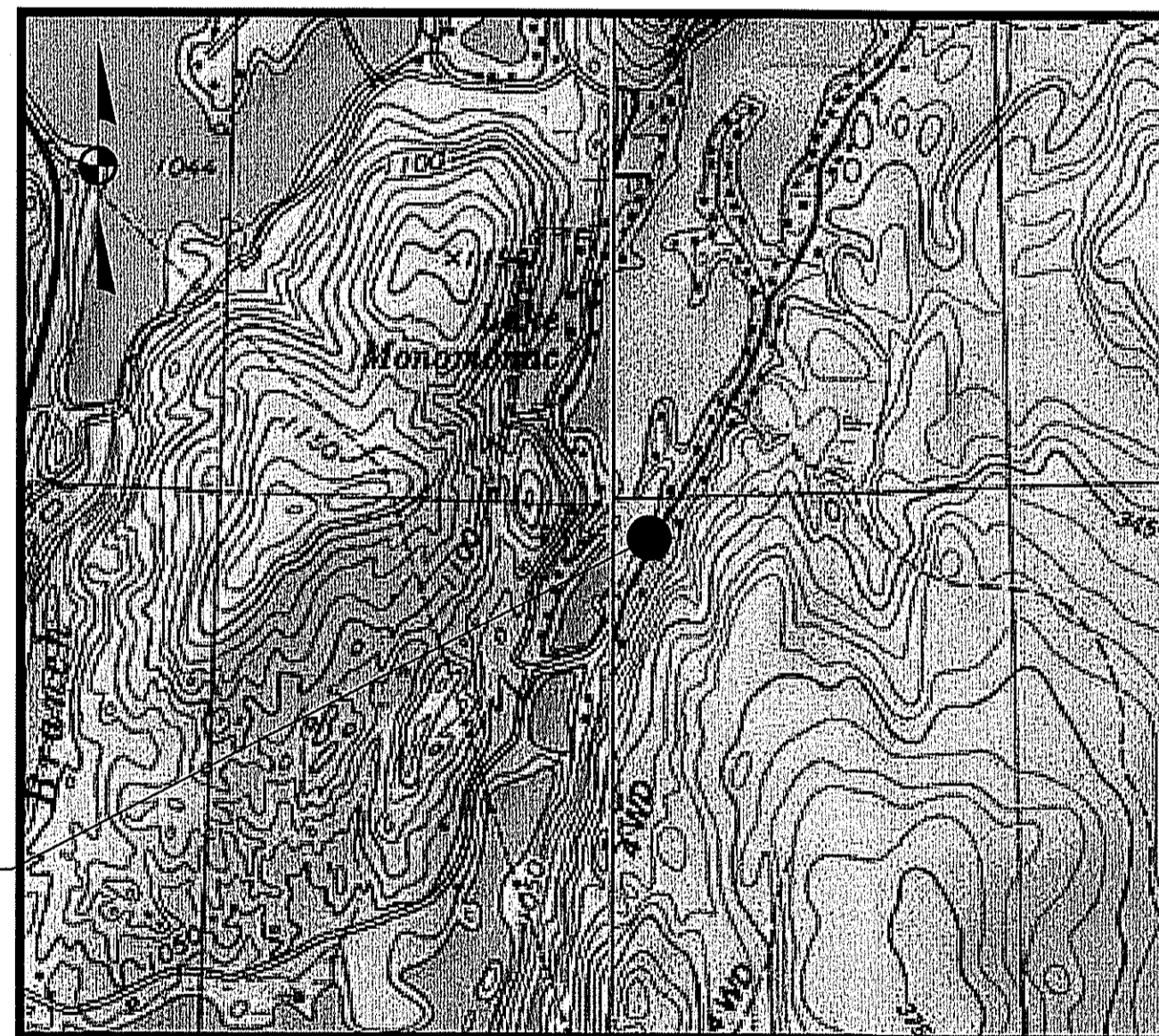
Hannigan Engineering, Inc
8 Monument Square
Leominster, MA 01453
(978) 534-1234

Record Owner:

John & Susan Davies
226 East Monomonac
Winchendon, MA 01475
(978) 660-9683

Civil Engineer:

McCarty Engineering, Inc.
42 Tucker Drive
Leominster, MA 01453
(978) 534-1318



PROJECT SITE

SCALE: 1"=1000'±

Sheet	Sheet Title
	Cover Sheet
1	Existing Conditions and Demolition Plan
2	Proposed Site Plan



Brian R. Marchetti 12/21/22

NOT FOR CONSTRUCTION
 THESE PLANS WERE PREPARED FOR
 THE PURPOSE OF OBTAINING STATE
 AND LOCAL PERMITS AND ARE NOT
 INTENDED TO BE USED AS
 CONSTRUCTION DOCUMENTS.

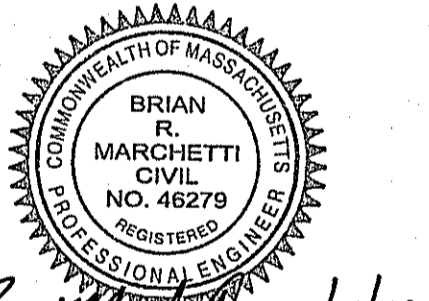


LOCUS PLAN
 SCALE: 1" = 1000'

- NOTES:
1. EXISTING CONDITIONS INFORMATION SHOWN HEREON IS THE RESULT OF A SURVEY CONDUCTED IN 2022 PREPARED BY HANNIGAN ENGINEERING INC OF 8 MONUMENT STREET, LEOMINSTER MA.
 2. THE CONTRACTOR SHALL CALL "DIG SAFE" AT 1-888-DIG-SAFE (344-7233) 72 HOURS PRIOR TO CONSTRUCTION TO INFORM THE UTILITY COMPANIES OF ANY EXCAVATION ADJACENT TO EXISTING UTILITIES.
 3. THE PROPOSED RETAINING WALL WILL BE A MODULAR CONCRETE BLOCK WALL INSTALLED TO THE LIMITS OF THE PROPERTY.
 4. STRAW WATTLES SHALL BE STOCKPILED ON SITE TO BE USED IN THE OCCURRENCE OF A RUNOFF EVENT DURING CONSTRUCTION.

RECORD OWNERS:
 JOHN & SUSAN DAVIES
 226 EAST MONOMONAC ROAD
 WINCHENDON, MA 01475
 PARCEL ID: M4/08
 BOOK: 61115 PAGE: 342

No.	Date	Revision

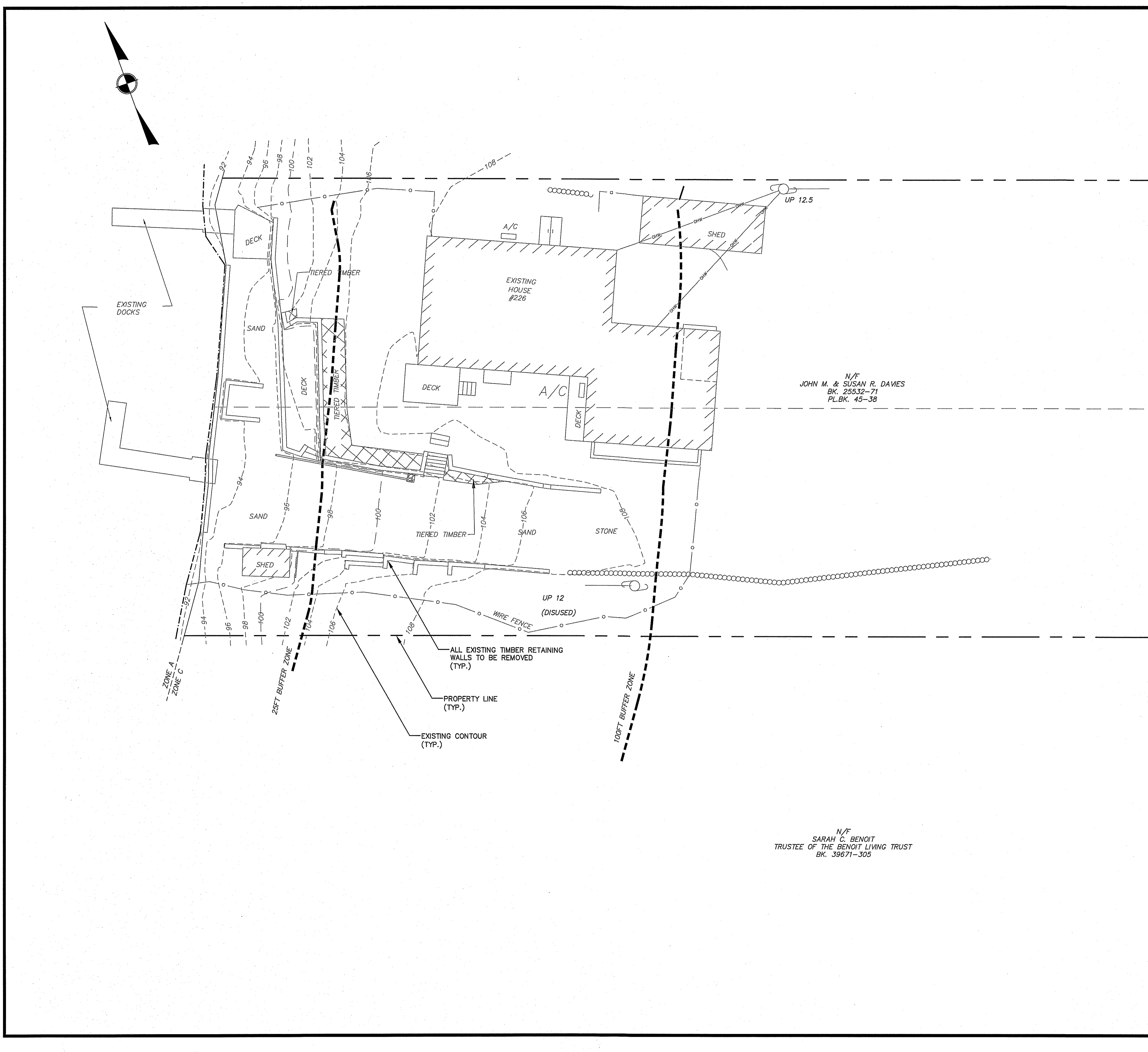


B.R. Marchetti 12/21/22
 Drawn By: JRP Designed By: BRM Checked By: *TSICM*

McCarty Engineering, Inc.
 Civil Engineers
 42 Tucker Drive
 Leominster, MA 01453
 Phone: (978) 534-1318 Fax: (978) 840-6907
 www.mccartydb.com
 Project Name
 226 East
 Monomonac Road
 Winchendon, MA

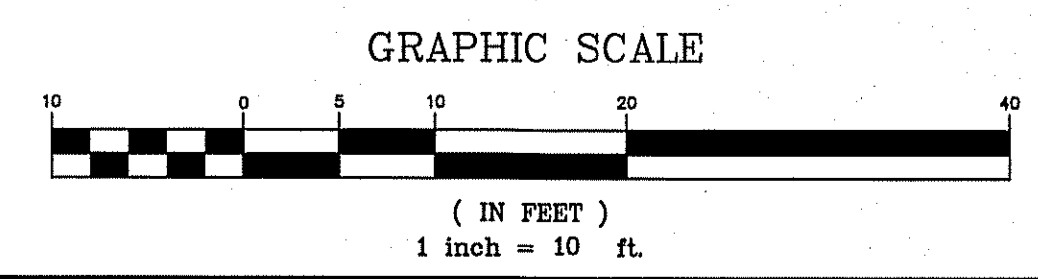
Sheet Title
 Existing Conditions &
 Demolition Plan

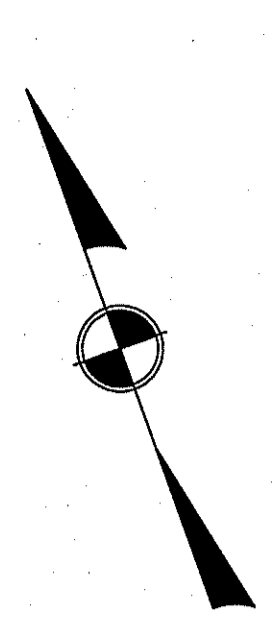
Job No: 370 Sheet No.
 File Name: 370P-DEM01
 Date: December 21, 2022
 Scale: 1"=10' **1**



N/F
 SARAH C. BENOIT
 TRUSTEE OF THE BENOIT LIVING TRUST
 BK. 39671-305

N/F
 JOHN M. & SUSAN R. DAVIES
 BK. 25532-71
 PL.BK. 45-38





REMOVE VEGETATION AS REQUIRED WITHIN THE LIMIT OF WORK TO DEMO EXISTING TIMBER WALL AND INSTALL PROPOSED WALL (TYP.)

2:1 SLOPE SHALL BE STABILIZED WITH A SLOPE SEED MIX
PROPOSED 4' DECORATIVE ALUMINUM FENCE ALONG THE TOP OF SLOPE

EXISTING DOCK LOCATION TO REMAIN

LAKE MONOMONAC

EXISTING DOCK LOCATION TO REMAIN

REPLACE 60' LONG EXISTING TIMBER RETAINING WALL WITH 1' ± HIGH MODULAR BLOCK

ZONE A
ZONE C

25FT BUFFER ZONE

PROPOSED MODULAR BLOCK RETAINING WALL (TYP.)
PROPOSED CONTOUR (TYP.)

EXISTING CONTOUR (TYP.)

100FT BUFFER ZONE

WIRE FENCE

18.5 FT.

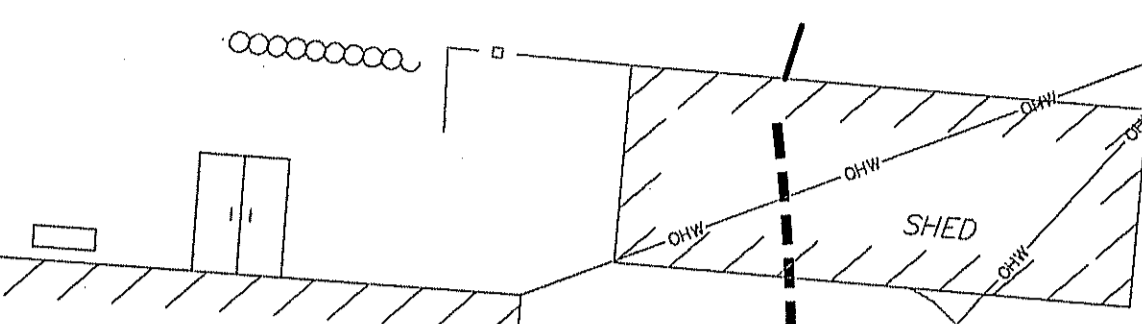
TW=96
BW=94

TW=100
BW=94

TW=104
BW=101

TW=107
BW=107

TW=108
BW=106



EXISTING HOUSE #226

SHED

DECK

DECK

N/F
JOHN M. & SUSAN R. DAVIES
BK. 25532-71
PL.BK. 45-38



LOCUS PLAN
SCALE: 1"=1000'

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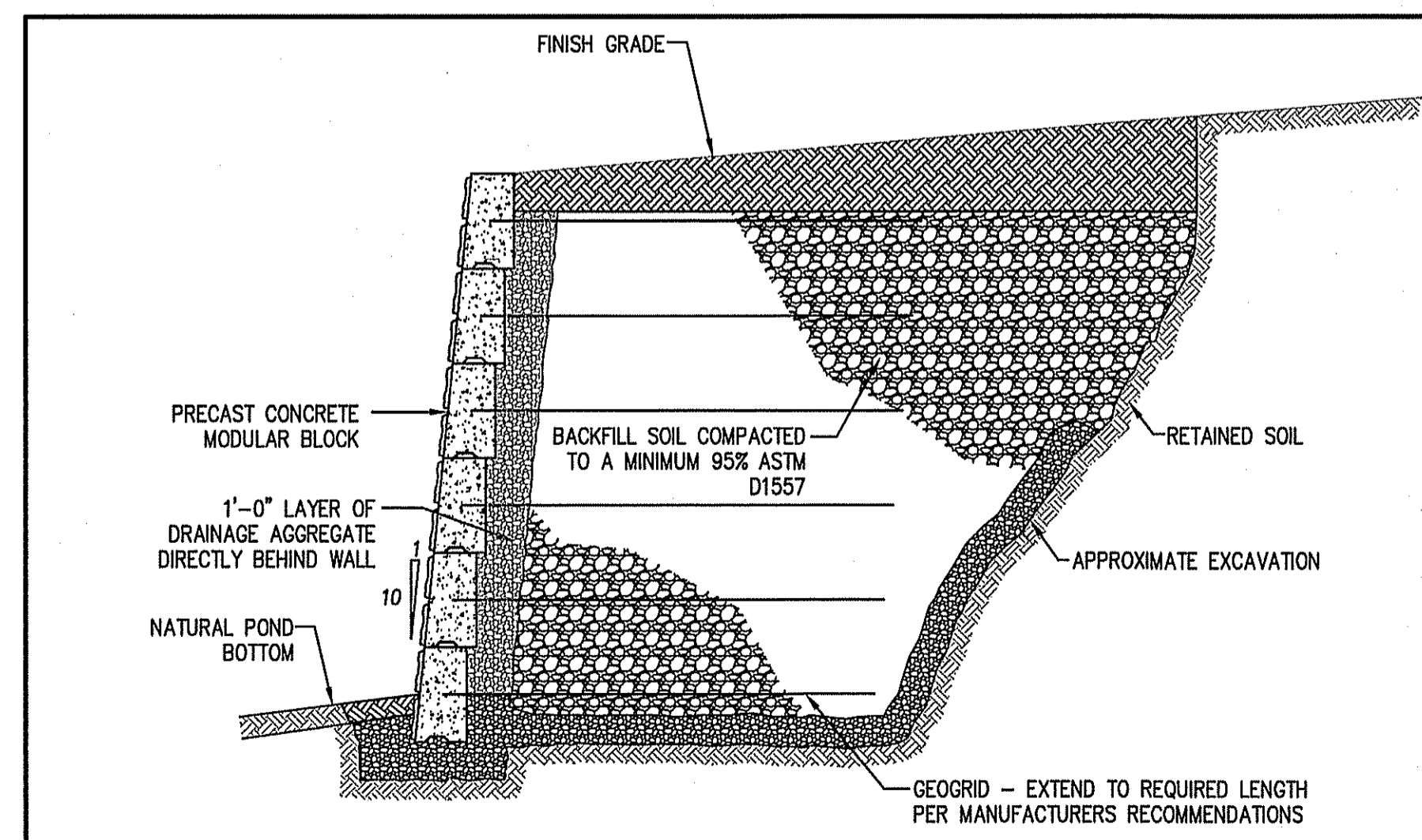
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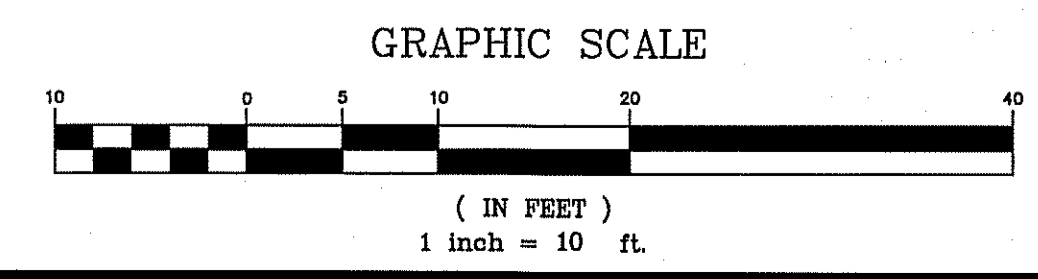
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Drawn By: JRP
Designed By: BRM
Checked By: *TS*



PRECAST CONCRETE RETAINING WALL SECTION
N.T.S.



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Project Name
226 East
Monomonac Road
Winchendon, MA

Sheet Title
Proposed
Site Plan

Job No: 370
File Name: 370P-CPB01
Date: December 21, 2022
Scale: 1"=10'