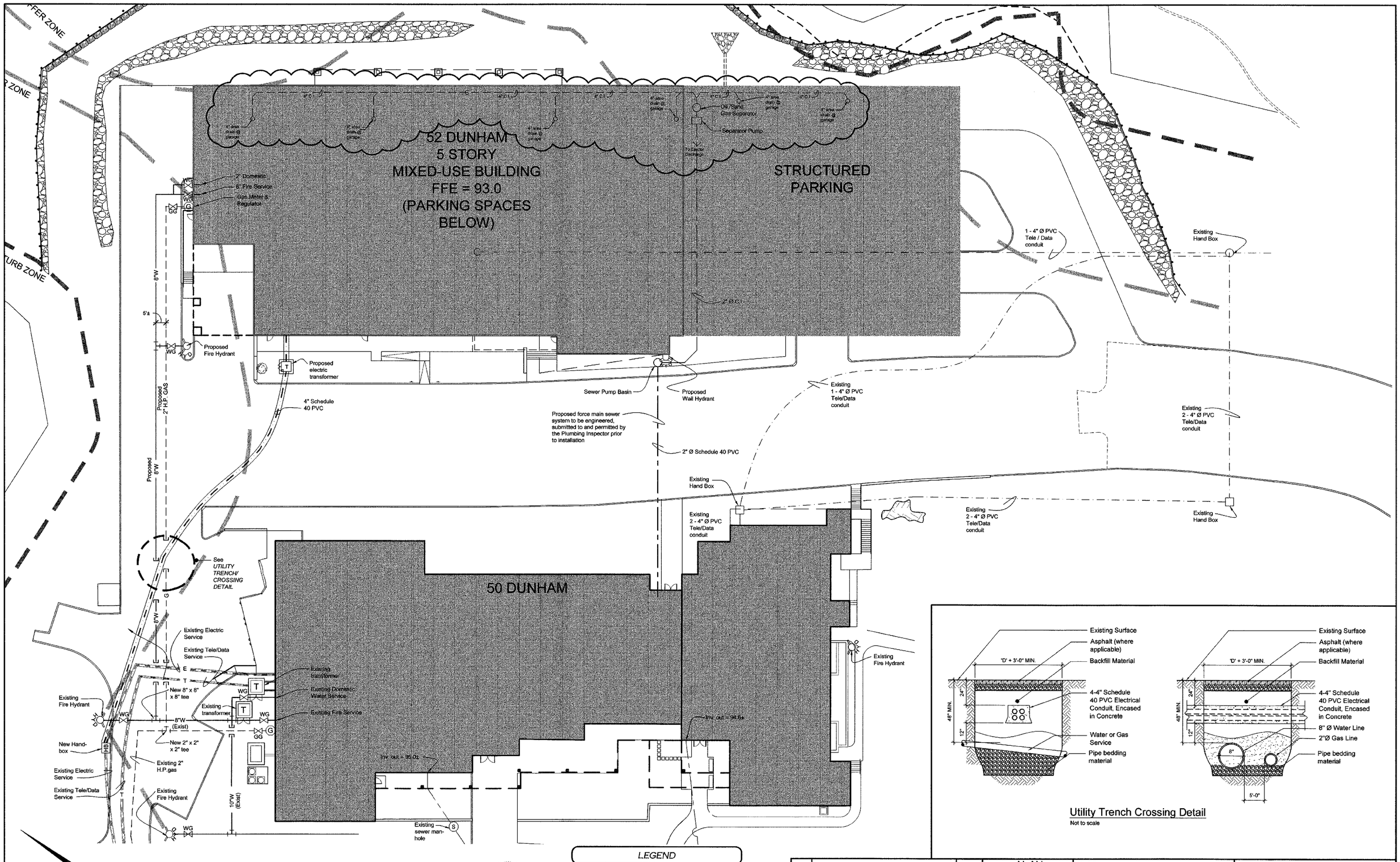


Utility Plan
Scale: 1" = 20'-0"

Utility Trench Crossing Detail
Not to scale

LEGEND

WG	Existing / Proposed water gate
GG	Existing / Proposed gas gate
	Existing / Proposed Fire Hydrant
	Proposed Wall Mounted Fire Hydrant

COMMONWEALTH OF MASSACHUSETTS
MARK A. SLEGER
CIVIL
No. 34407
REGISTERED PROFESSIONAL ENGINEER
8/31/2016

REV. #	DESCRIPTION	DATE
4	SITE PLAN UPDATES	8/30/16
3	REVISIONS PER CITY ENGINEER'S COMMENTS	3/14/16
2	SITE PLAN UPDATES	1/11/16
1	SITE PLAN REVIEW RESUBMITTAL	11/16/14

ALAN ENGINEERING, L.L.C.
288 LITTLETON ROAD, SUITE 31
WESTFORD, MA 01886
(978) 577-6444
alan.eng@verizon.net

SCALE: 1" = 20'
DRAWN: MAA
CHK'D:
DATE: September 5, 2014

PROJECT:
52 Dunham Road
Beverly, MA

Cummings Properties
200 West Cummings Park, Woburn, MA 01801 (781) 935-8000

DRAWING TITLE:
Site Plan Review
Utility Plan

CAD FILE NAME:
J:\CPIR_CAD\BEVERLY\52 DUNHAM\SITE\SPR\8-30-16 revision\Master plan 8-30-16 MAA.dwg

W.O. #:

DUE DATE:

C-4

PLANTING SCHEDULE - TREES, SHRUBS & PERENNIALS

KEY	QNTY.	BOTANICAL NAME	COMMON NAME	NURSERY SIZE	SPACING
DECIDUOUS AND EVERGREEN TREES					
BP	11	BETULA PAPYRIFERA	PAPER BIRCH	2-1/2" CAL.	AS SHOWN
AR	21	ACER RUBRUM	RED MAPLE	2-1/2" CAL.	AS SHOWN
DECIDUOUS AND EVERGREEN SHRUBS					
ARB	18	THUJA OCCIDENTALIS 'BRANDON'	ARBORVITAE	3 GAL	AS SHOWN
CHA	16	CHAMAECYPARIS PISIFERA	CYPRESS GOLDEN MOP	3 GAL	AS SHOWN
CLE	7	CLETHRA ALNIFOLIA	SUMMERSWEET - 'HUMMINGBIRD'	3 GAL	AS SHOWN
HBP	23	ILEX X MESERVEAE	BLUE PRINCE(SS) HOLLY 1/1	3 GAL	AS SHOWN
HY	10	TAXUS X MEDIA 'HICKSII'	HICKS YEW	3 GAL	AS SHOWN
HYD	22	HYDRANGEA MACROPHYLLA	HYDRANGEA - 'ENDLESS SUMMER'	3 GAL	AS SHOWN
INK	5	ILEX GLABRA	INKBERRY - 'DENSA'	3 GAL	AS SHOWN
JBP	62	JUNIPERUS CONFERTA	BLUE PACIFIC JUNIPER	3 GAL	AS SHOWN
JBR	912	JUNIPERUS HORIZONTALIS WILTONII	WILTON CARPET JUNIPER	1 GAL	AS SHOWN
JBS	22	JUNIPERUS SARGENTii	JUNIPER - 'GLAUCA'	3 GAL	AS SHOWN
RHO	17	RHODODENDRON CATAWBIENSE	RHODODENDRON - 'ENGLISH ROSEUM'	3 GAL	AS SHOWN
WBH	8	LLEX VERTICILLATA	WINTERBERRY HOLLY	3 GAL	AS SHOWN
PERENNIALS (Not shown for clarity)					
	40	CALAMAGROSTIS ACUTIFLORA	FEATHER REED GRASS 'KARL FOERSTER'	1 GAL	24" O.C.
	25	HOSTA (VARIEGATED) PATRIOT	HOSTA 'CHANTILLY LACE'	1 GAL	18" O.C.
	40	PEROVSKIA ATRIPLICIOLIA	DAY LILLY 'HAPPY RETURNS'	1 GAL	18" O.C.
	25	SALVIA NEMEROSA 'EAST FRIESLAND'	SALVIA MEADOW SAGE	1 GAL	18" O.C.

Norwood Pond

Norwood Pond

25' NO DISTURB ZONE

100 YEAR FLOOD PLAIN

25' NO DISTURB ZONE

100' BUFFER ZONE

100' BUFFER ZONE

25' NO DISTURB ZONE

JBR (200) AND SEED THROUGHOUT RIP RAP

JBR (175) AND SEED THROUGHOUT RIP RAP

52 DUNHAM
5 STORY
MIXED-USE BUILDING
FFE = 93.0
(PARKING SPACES BELOW)

STRUCTURED PARKING

50 DUNHAM

JBP(2)
RHO
ARB(18)
CLE
BP
RHO(2)
JBP(5)
BP
INK
CLE(2)
RHO
CLE
RHO
JBP(5)
BP
INK
RHO
CHA(2)
JBP(3)
BP

INK
JBP(3)
HYD(2)
JBP(3)
BP
JBP
HYD
CHA
JBP(2)
HYD(2)
CHA
BP
BP
JBP(2)
ROCK
JBS(3)
WBH
BP
JBS(3)
CHA(2)
JBS(9)
HYD(3)

HYD(2)
CHA(2)
BP
JBP(7)
WBH
AR(10)
JBP(4)
CHA(4)
HYD(3)
JBP(4)
HY(10)
JBP(6)
CHA
HYD
CHA(2)
HYD
BP
WBH(3)
JBP(7)
HYD
JBP(4)
BP

AR (8)
HBP(23)
JBR (390)
ROCK
RHO(10)
PERENNIALS
AR
JBR (61)
JBR (27)
JBR (39)
AR

N

0' 20' 40' 80'

REV. #	DESCRIPTION	DATE
4	SITE PLAN UPDATES	6/30/16
3	REVISIONS PER CITY ENGINEER'S COMMENTS	3/14/16
2	SITE PLAN UPDATES	1/11/16
1	SITE PLAN REVIEW RESUBMITTAL	11/18/14

ARCHITECT:
Michael A. Aveni
Atlantic Boston Construction, Inc
200 West Cummings Park
Woburn, MA 01801

SCALE: 1" = 20'
DRAWN: MAA
CHK'D:
DATE: September 5, 2014

PROJECT:
52 Dunham Road
Beverly, MA

Cummings Properties
200 West Cummings Park, Woburn, MA 01801 (781) 935-8000

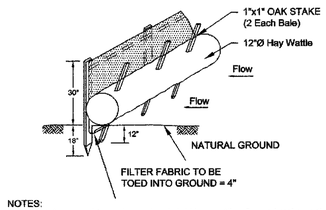
DRAWING TITLE:
Site Plan Review
Landscape Plan

CAD FILE NAME:
J:\CPM_CAD\BEVERLY\52 DUNHAM\SITE\SPR4-30-16 revised\Master plan 8-30-16 MAS.dwg

W.O. #:

DUE DATE:

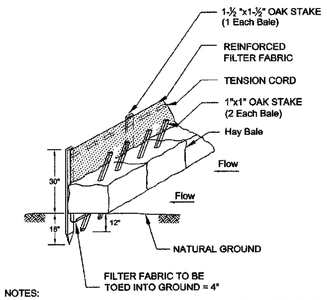
C-5



NOTES:
1. First stake angled towards previously laid hay wattle. Second stake vertical.
2. Rework wattle layout and locations as required during contruction.

EROSION AND SEDIMENTATION CONTROL: WATTLE

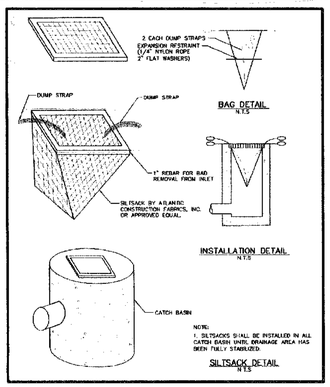
NOT TO SCALE



NOTES:
1. First stake angled towards previously laid haybale. Second stake vertical.
2. Rework hay bale layout and locations as required during contruction.

EROSION AND SEDIMENTATION CONTROL: HAY BALE

NOT TO SCALE

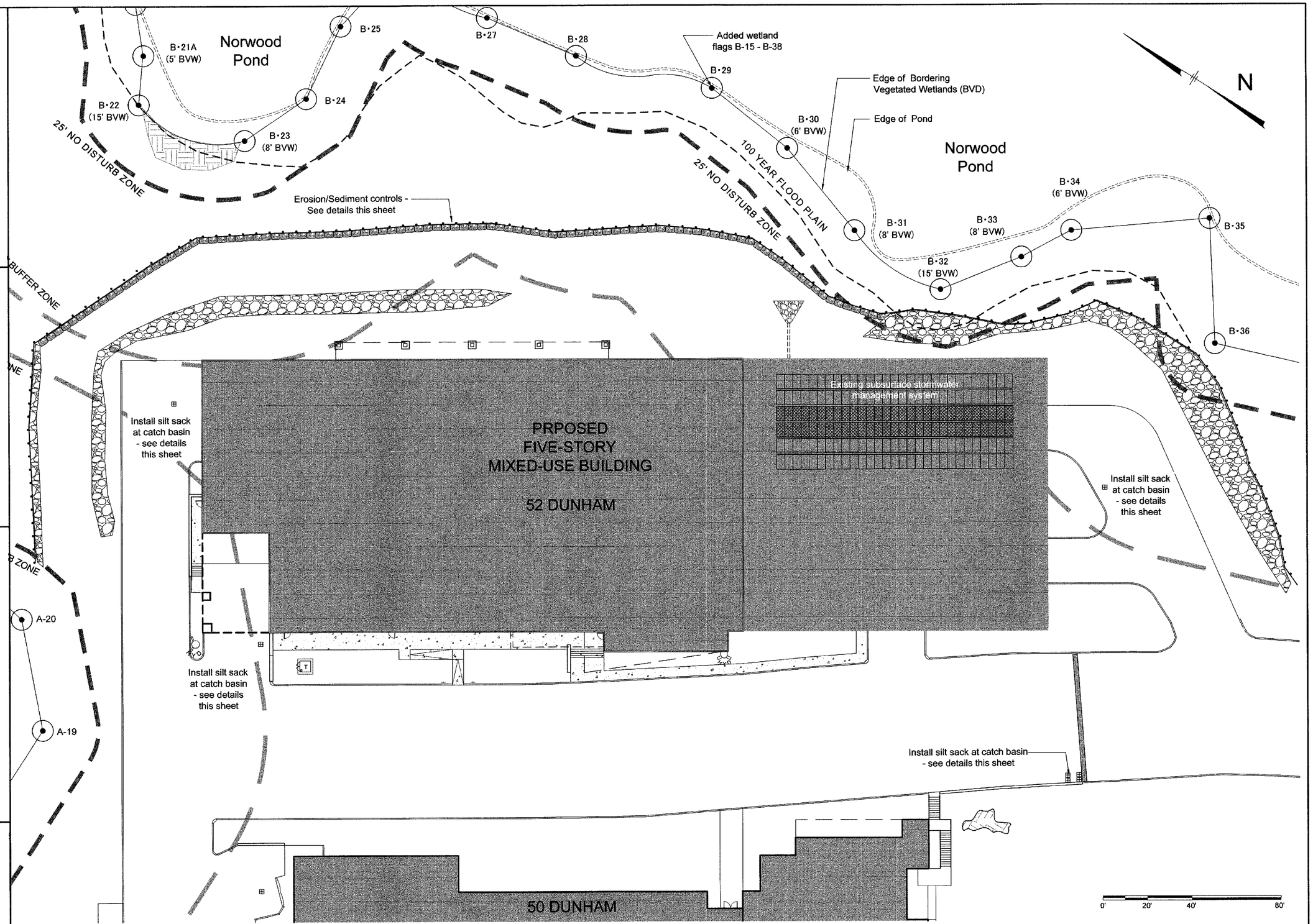


EROSION AND SEDIMENTATION CONTROL: SILTSACK

NOT TO SCALE

LEGEND

	100' No Disturb Zone (NDZ)
	25' No Disturb Zone (NDZ)
	100' Buffer Zone
	Edge of Wetland
	Property Line
	25' Wetland Buffer
	Hay Bales Or Wattle See detail this sheet
PCB	Proposed Catch Basin
PCB	Proposed Double Catch Basin



COMMONWEALTH OF MASSACHUSETTS
MARK A. SLEGER
CIVIL
No. 34407
REGISTERED PROFESSIONAL ENGINEER
8/31/2016

REV. #	DESCRIPTION	DATE
4	SITE PLAN UPDATES	8/30/16
1	SITE PLAN REVIEW RESUBMITTAL	11/18/14

ALAN ENGINEERING, L.L.C.
288 LITTLETON ROAD, SUITE 31
WESTFORD, MA 01886
(978) 577-6444
alan.eng@verizon.net

SCALE: 1" = 20'
DRAWN: MAA
CHK'D:
DATE: September 5, 2014

PROJECT:
52 Dunham Road
Beverly, MA

Cummings Properties
200 West Cummings Park, Woburn, MA 01801 (781) 935-8000

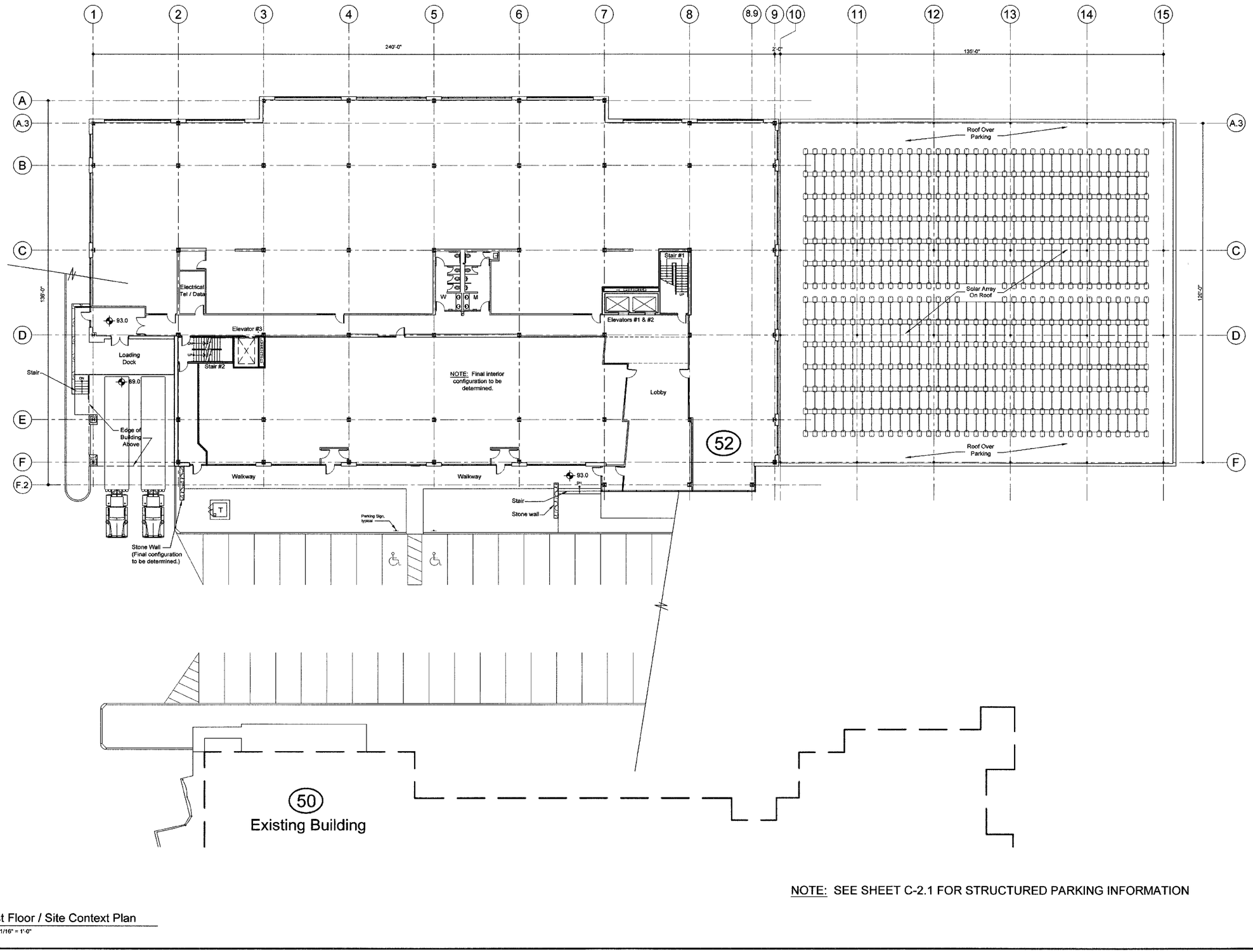
DRAWING TITLE:
Site Plan Review
Erosion and Sediment Control Plan

CAD FILE NAME:
J:\CPM_CAD\BEVERLY\52 DUNHAM\SITE\GPR\8-30-16 revision\Master plan 8-30-16 MAS.dwg

W.O. #:

DUE DATE:

C-6



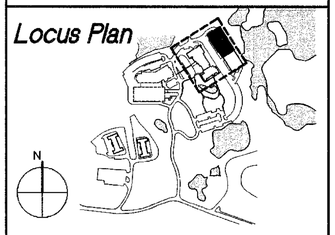
NOTE: SEE SHEET C-2.1 FOR STRUCTURED PARKING INFORMATION

1 First Floor / Site Context Plan
Scale: 1/16" = 1'-0"

PREPARED FOR:
Anderson Clarke, LLP
200 West Cummings Park
Woburn, Massachusetts
781 935-8000

Note: These CAD drawings are recorded on, or can be transmitted as, electronic media. They are therefore subject to undetectable alteration or erasure, either intentional or unintentional, due to, among other causes: transmission, conversion, media degradation, software error, or human alteration. Accordingly, Cummings Properties shall not be held liable for any claims, losses, damages, or costs arising out of any such use of these CAD documents.

Locus Plan



REV. #	DESCRIPTION	DATE
4	SITE PLAN UPDATES	8/30/16
3	REVISED PER CITY ENGINEER'S COMMENTS	3/14/16
1	SITE PLAN REVIEW RESUBMITTAL	10/13/14

Cummings Properties
200 West Cummings Park, Woburn, MA 01801 (781) 935-8000

STAMP:
REGISTERED ARCHITECT
MICHAEL A. AVENI
No. 11349
MASSACHUSETTS

ARCHITECT:
Michael A. Aveni
Atlantic Boston Construction, Inc
200 West Cummings Park
Woburn, MA 01801

SCALE:	As Noted
DRAWN:	AMS
CHK'D:	MM
DATE:	05 SEPT 14

PROJECT:
Proposed Development
50 (52) Dunham Road
Beverly, MA

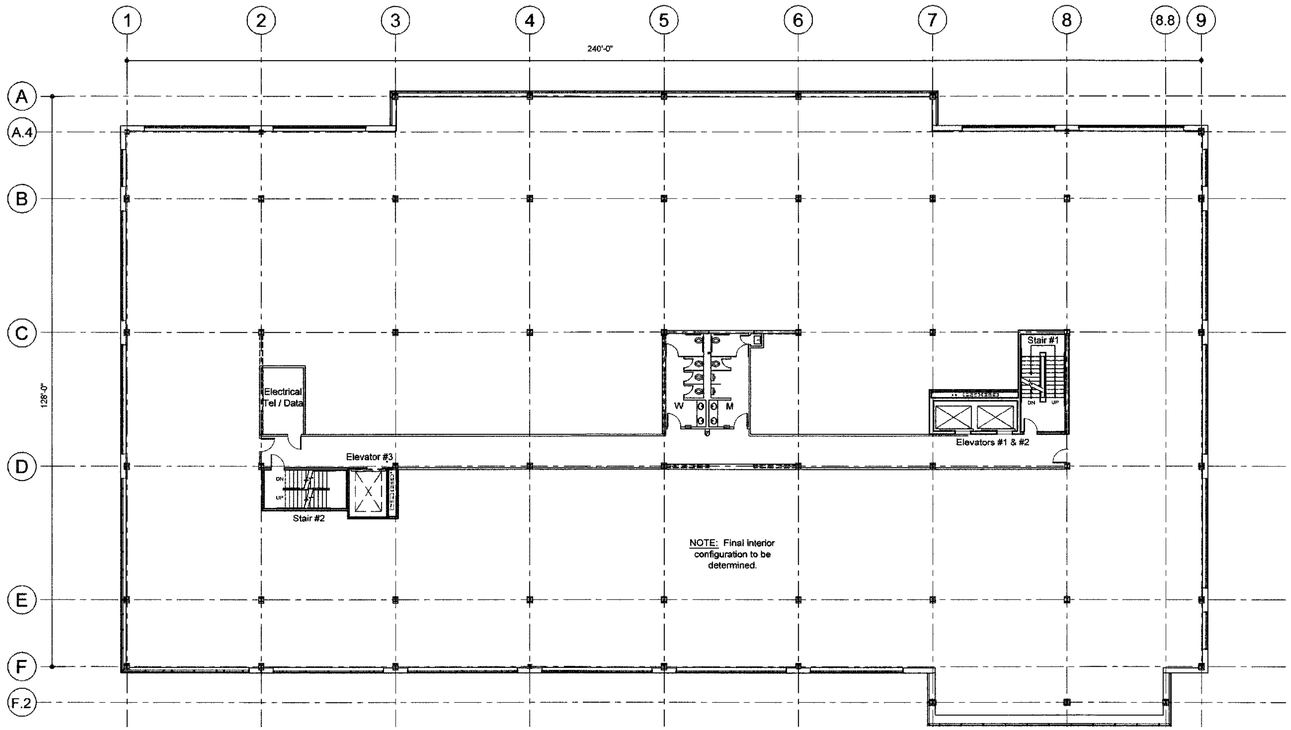
DRAWING TITLE:
Mixed Use Building
First Floor and Site Context Plan

CAD FILE NAME:
J:\CPM_CAD\BEVERLY\52 DUNHAM\SITE\SPR\6-30-16 revision\Arch_Building_6-30-16.dwg

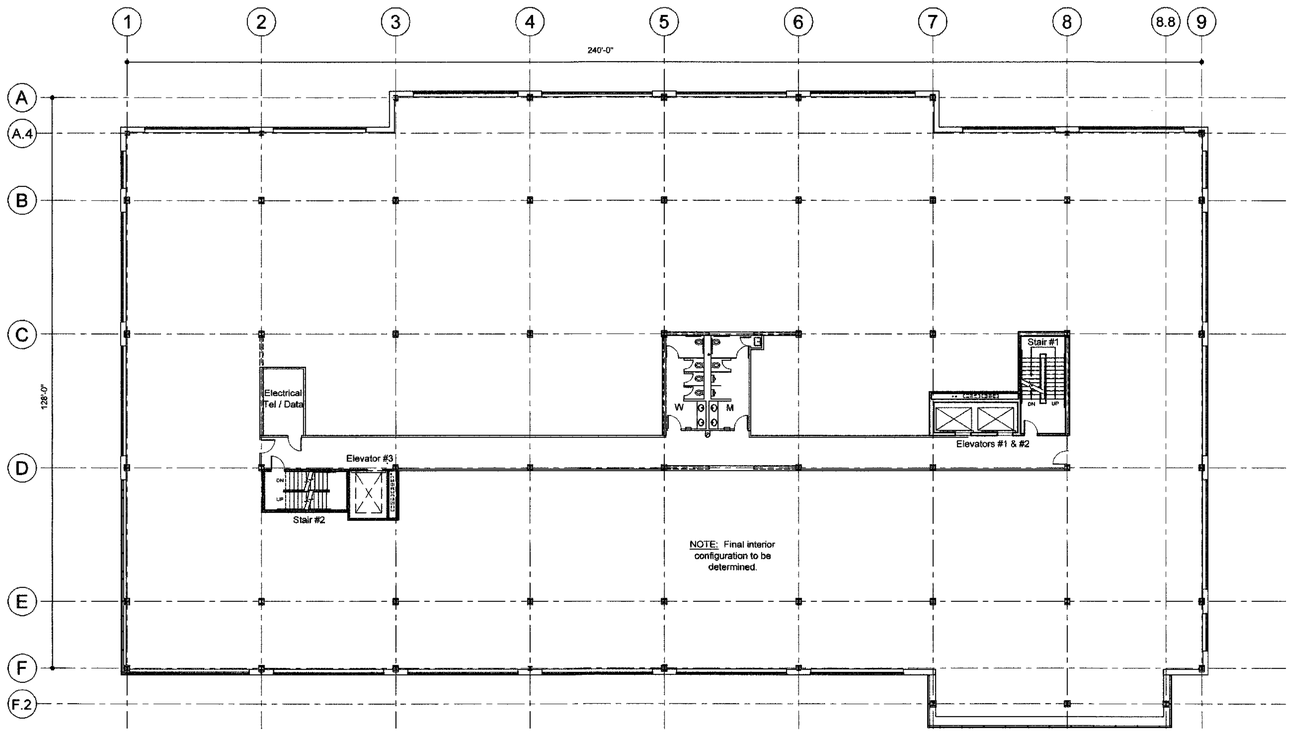
W.O. #:

DUE DATE:

DRAWING #:
A-1.2



2 Third and Fourth Floor Plan
Scale: 1/16" = 1'-0"



1 Second Floor Plan
Scale: 1/16" = 1'-0"

PREPARED FOR:

Anderson Clarke, LLP
200 West Cummings Park
Woburn, Massachusetts
781 935-8000

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REV. #	DESCRIPTION	DATE
4	SITE PLAN UPDATES	8/30/16
3	REVISED PER CITY ENGINEER'S COMMENTS	3/14/16
1	SITE PLAN REVIEW RESUBMITTAL	10/13/14

Cummings Properties
200 West Cummings Park, Woburn, MA 01801 (781) 935-8000

STAMP:

REGISTERED ARCHITECT
MICHAEL A. AVENI
No. 9346
COMMONWEALTH OF MASSACHUSETTS

ARCHITECT:
Michael A. Aveni
Atlantic Boston Construction, Inc
200 West Cummings Park
Woburn, MA 01801

SCALE: As Noted
DRAWN: AMS
CHK'D:
DATE: 05 SEPT 14

PROJECT:
Proposed Development
50 (52) Dunham Road
Beverly, MA

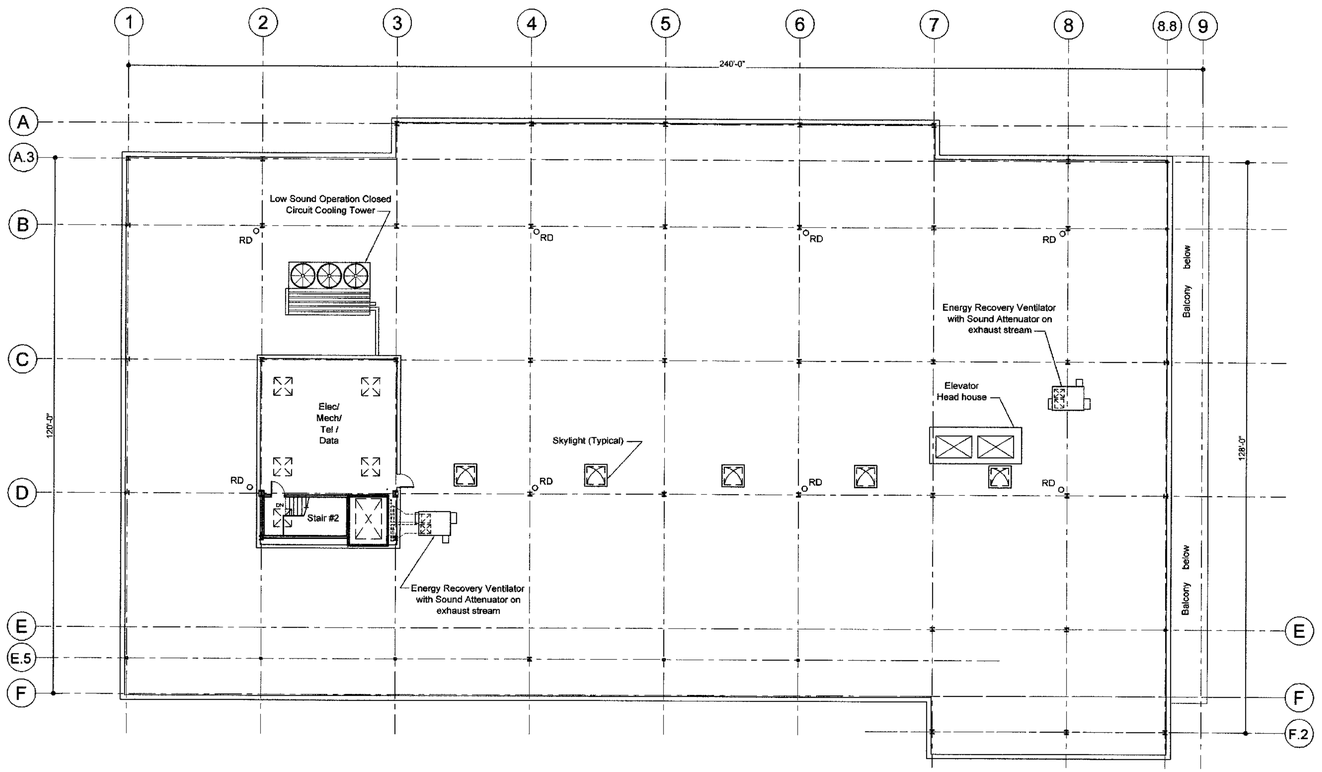
DRAWING TITLE:
Mixed Use Building
Second, Third and Fourth Floors

CAD FILE NAME:
J:\CPM_CAD\BEVERLY\52 DUNHAM\SITE\SPR\8-30-16 revision\Arch_Building_8-30-16.dwg

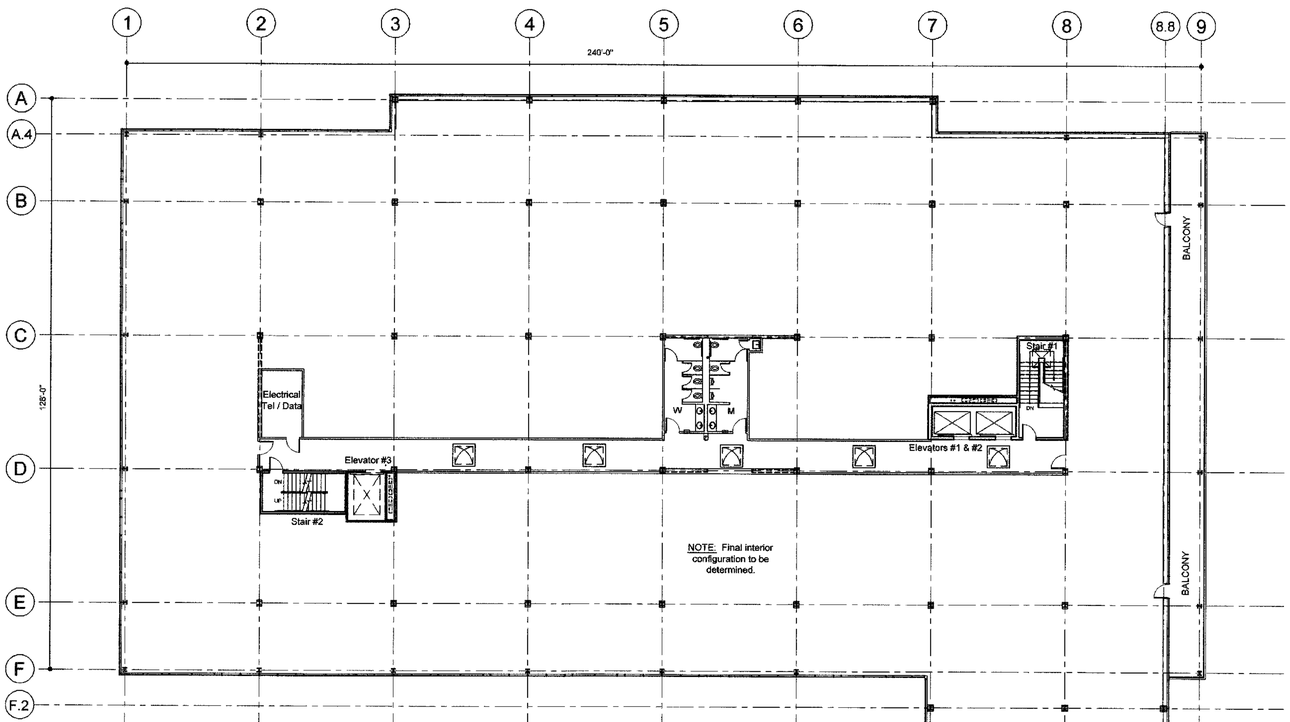
W.O. #:

DUE DATE:

DRAWING #:
A-1.3



2 Roof Plan
Scale: 1/16" = 1'-0"



1 Fifth Floor Plan
Scale: 1/16" = 1'-0"

PREPARED FOR:

Anderson Clarke, LLP
200 West Cummings Park
Woburn, Massachusetts
781 935-8000

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REV. #	DESCRIPTION	DATE
4	SITE PLAN UPDATES	8/30/16
3	REVISED PER CITY ENGINEER'S COMMENTS	3/14/16
1	SITE PLAN REVIEW RESUBMITTAL	10/13/14

Cummings Properties
200 West Cummings Park, Woburn, MA 01801 (781) 935-8000

STAMP:

ARCHITECT:
Michael A. Aveni
Atlantic Boston Construction, Inc
200 West Cummings Park
Woburn, MA 01801

SCALE: As Noted
DRAWN: AMS
CHKD:
DATE: 05 SEPT 14

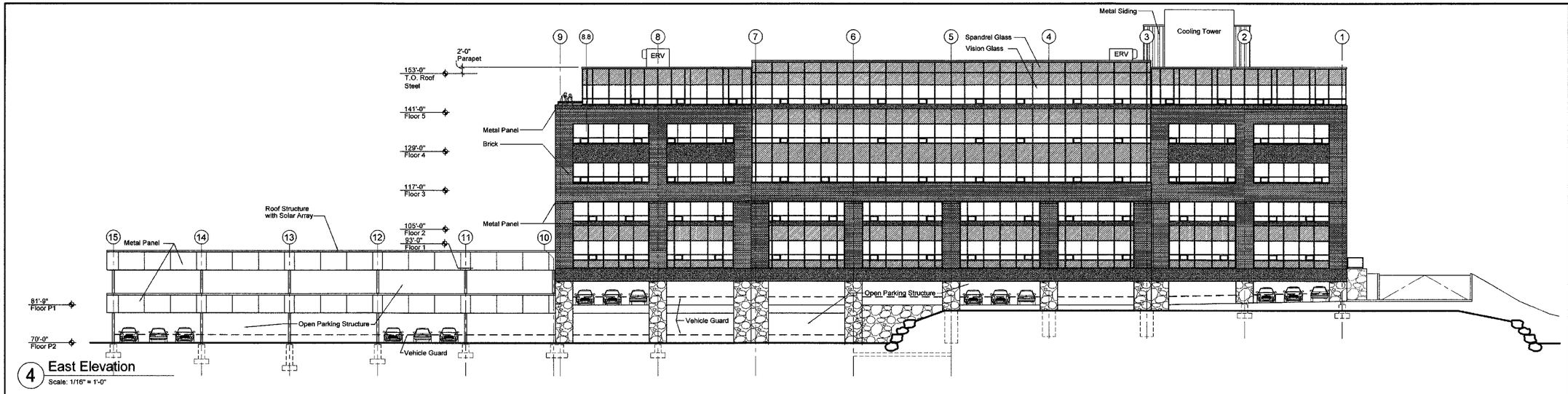
PROJECT:
Proposed Development
50 (52) Dunham Road
Beverly, MA

DRAWING TITLE:
Mixed Use Building
Fifth Floor and Roof Plan

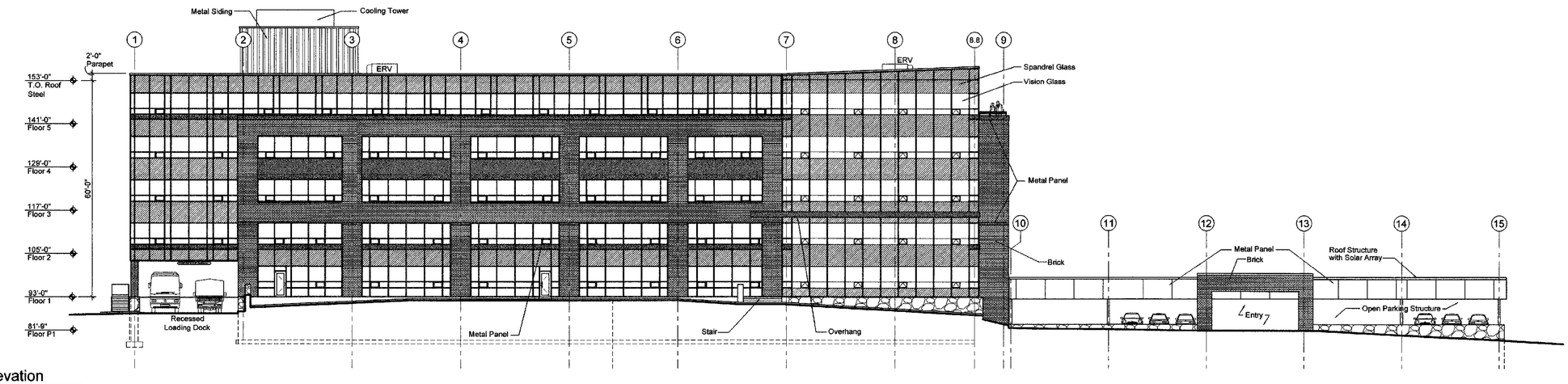
CAD FILE NAME:
J:\CPM_CAD\BEVERLY\52 DUNHAM\SITE\SPR\8-30-16 revision\Arch_Building_8-30-16.dwg

W.O. #:
DUE DATE:

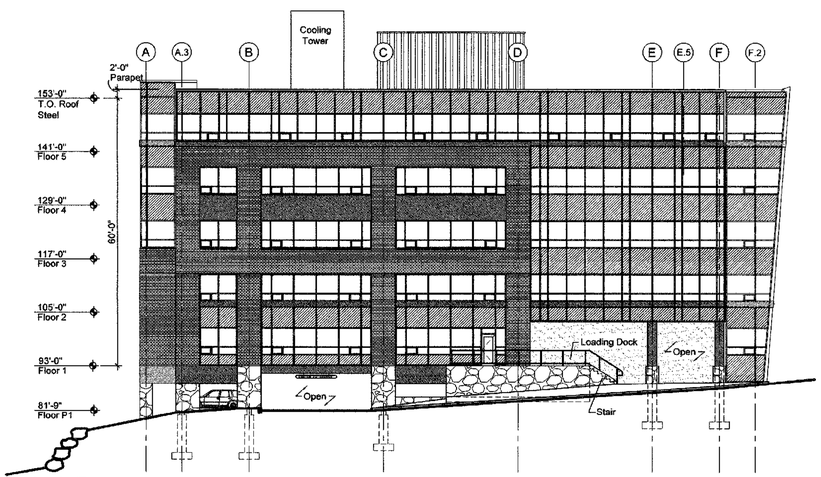
DRAWING #:
A-1.4



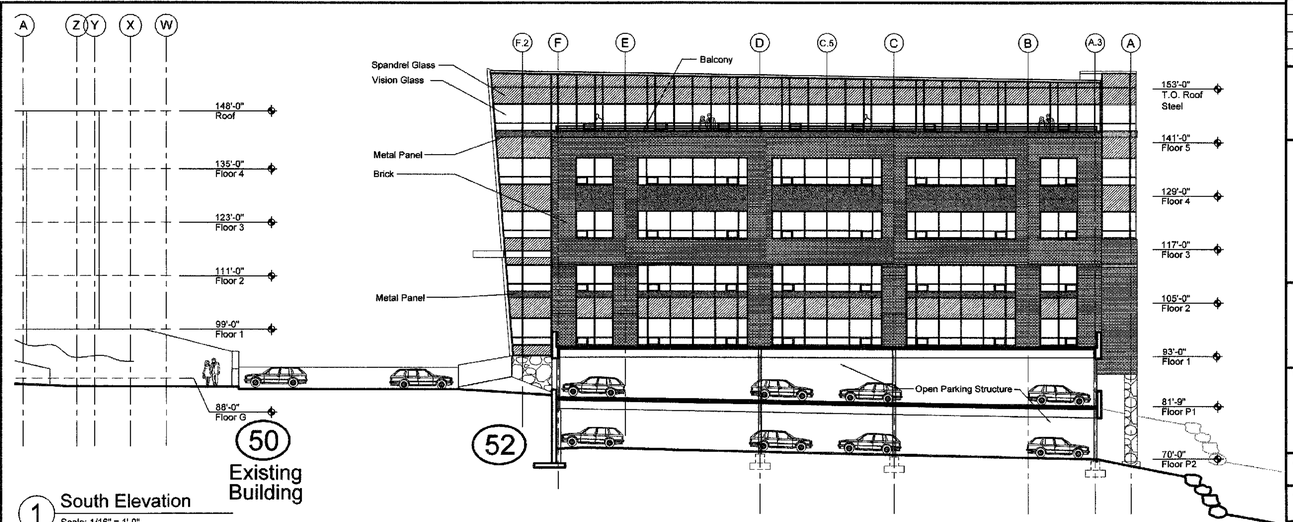
4 East Elevation
Scale: 1/16" = 1'-0"



3 West Elevation
Scale: 1/16" = 1'-0"



2 North Elevation
Scale: 1/16" = 1'-0"



1 South Elevation
Scale: 1/16" = 1'-0"

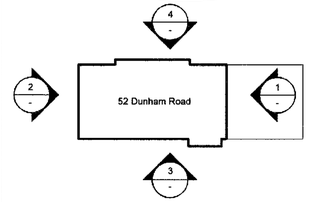
PREPARED FOR:

Anderson Clarke, LLP
200 West Cummings Park
Woburn, Massachusetts
781 935-8000

Materials Key:

- Brick (red)
- Vision Glass
- Spandrel Glass / Panel (Blue)
- Metal Panel (aluminum color)
- Stone Veneer
- Metal Siding @ mechanical penthouse only

Elevation Key:



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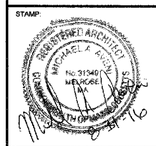
REV. #	DESCRIPTION	DATE
4	SITE PLAN UPDATES	8/30/16
3	REVISED PER CITY ENGINEER'S COMMENTS	3/14/16

Cummings Properties
200 West Cummings Park, Woburn, MA 01801 (781) 935-8000

STAMP:



ARCHITECT:

Michael A. Aveni
Atlantic Boston Construction, Inc
200 West Cummings Park
Woburn, MA 01801

SCALE: As Noted
DRAWN: AMS
CHK'D:
DATE: 06 SEPT 14

PROJECT:

Proposed Development
50 (52) Dunham Road
Beverly, MA

DRAWING TITLE:

Mixed Use Building
Schematic Exterior Elevations

CAD FILE NAME:
J:\CPM_CAD\BEVERLY\52 DUNHAM\SITE\SPR\5-30-16 revision\Arch_Building_8-30-16.dwg

W.O. #:

DUE DATE:

DRAWING #:

A-1.5