



THE VILLAGE AT CRICKET LANE
BYFIELD (NEWBURY), MA 01922
ASSESSOR'S MAP R-20 LOT 75

EXISTING CONDITIONS PLAN FULL SITE
PRESENTATION PLAN

CRICKET ROAD DEVELOPMENT, LLC
92 MIDDLESEX ROAD
TYNGSBOROUGH, MA 01879

[illegible]

PROJECT	15-1516
DATE	2020-08-10
DRAWING SCALE	AS NOTED
DRAWN BY	OMR
APPROVED BY	BCO

CS0201

SHEET 1 OF 4



NOT FOR CONSTRUCTION



THE VILLAGE AT CRICKET LANE

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3YFIELD (NEWBURY), MA 01922
ASSESSOR'S MAP R-20 LOT 75

SITE PRESENTATION PLAN

CRICKET ROAD DEVELOPMENT, LLC

92 MIDDLESEX ROAD
TYNGSBORO, MA 01879

[illegible]

APPROVED BY	BCO
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CS1001

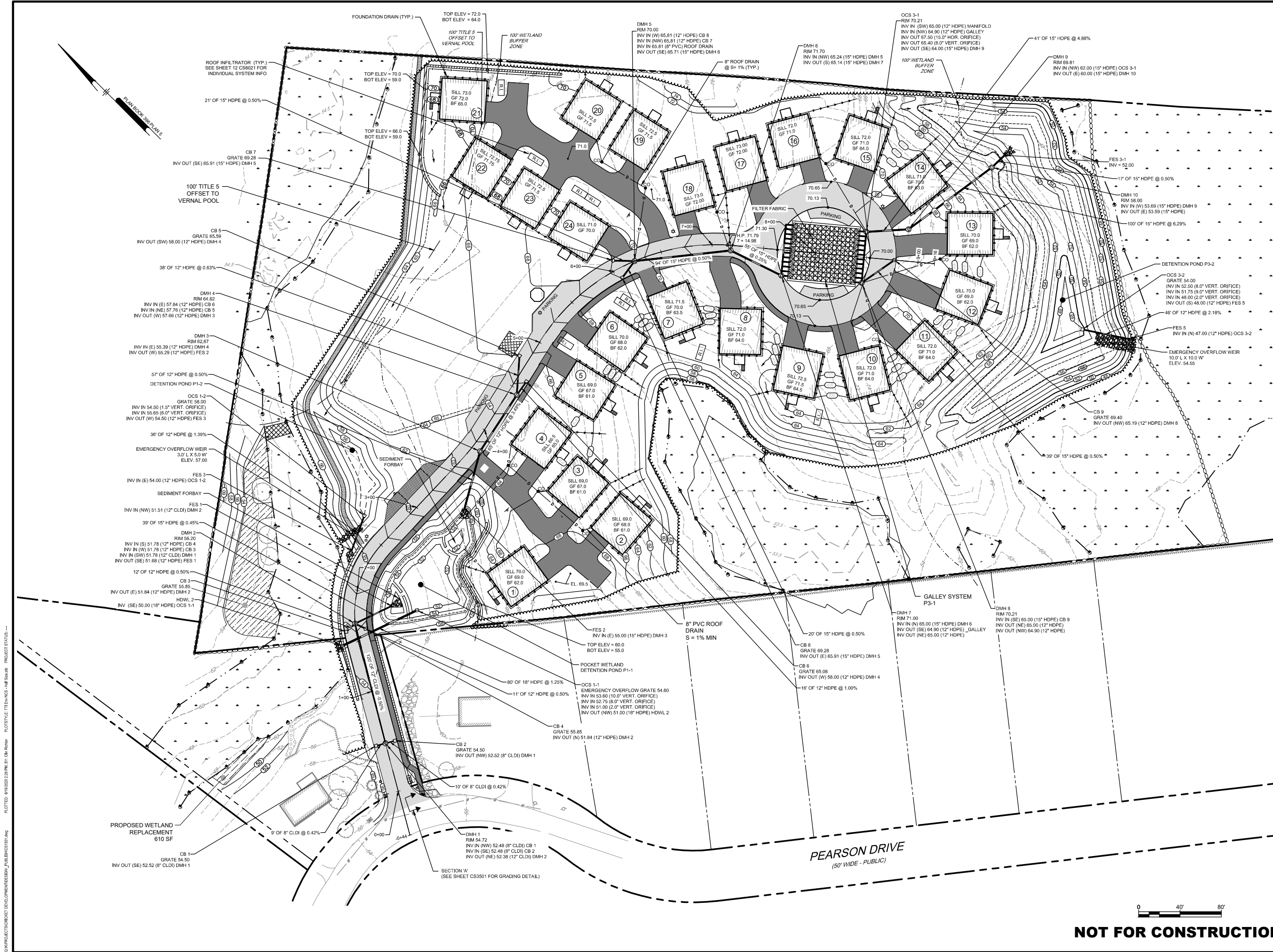
SHEET 2 OF 4

IMPERVIOUS AREAS	AREA (SF)
BUILDING AREA	42,240±
ROADWAY AREA	27,300±
SIDEWALK AREA	3,650±
DRIVEWAY AREA	28,188±
TOTAL	101,378±



NOT FOR CONSTRUCTION

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NOT FOR CONSTRUCTION

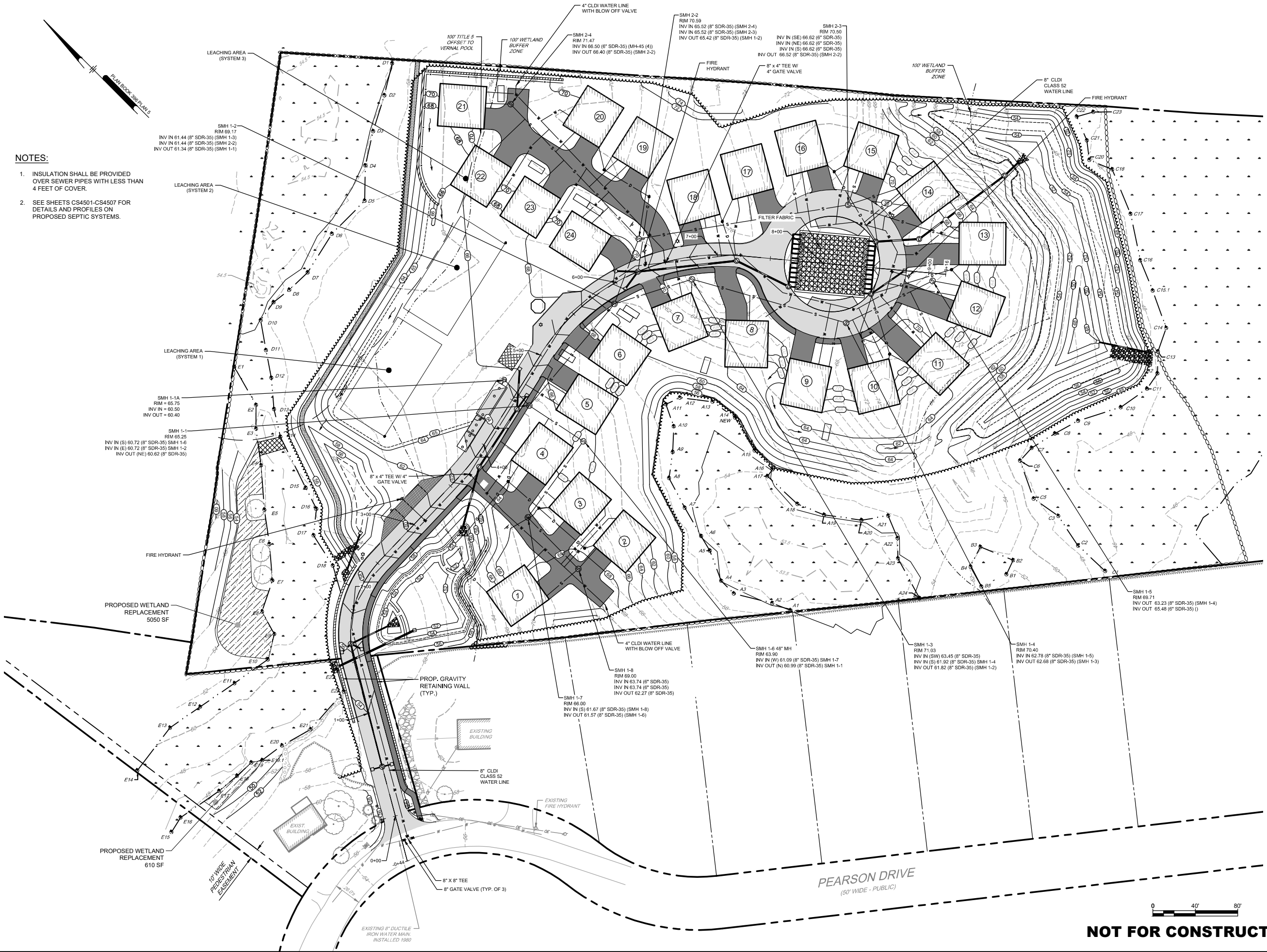
Ranger Engineering Group, Inc.
13 Branch Street, Suite 101
Methuen, MA, 01844
Tel: 978-208-1762
rangereng.com

THE VILLAGE AT CRICKET LANE
BYFIELD NEWBURY, MA 01922
ASSESSORS MAP R-20 LOT 75
**GRADING AND DRAINAGE
PRESENTATION PLAN**
CRICKET ROAD DEVELOPMENT, LLC
92 MIDDLESEX ROAD
TYNGSBOROUGH, MA 01879

NO.	DATE	REVISIONS	BY
1	06/26/2020	REVIEW COMMENT REVISIONS	BCO
2	08/17/2020	REVIEW COMMENT REVISIONS	BCO

PROJECT	15-1516
DATE	2020-08-10
DRAWING SCALE	AS NOTED
DRAWN BY	OMR
APPROVED BY	BCO
SHEET	3 OF 4

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NOTES:

1. INSULATION SHALL BE PROVIDED OVER SEWER PIPES WITH LESS THAN 4 FEET OF COVER.
2. SEE SHEETS CS4501-CS4507 FOR DETAILS AND PROFILES ON PROPOSED SEPTIC SYSTEMS.



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THE VILLAGE AT CRICKET LANE

BYFIELD (NEWBURY), MA 01922
ASSESSOR'S MAP R-20 LOT 75

UTILITY PLAN

CRICKET ROAD DEVELOPMENT, LLC

92 MIDDLESEX ROAD
TYNGSBOROUGH, MA 01879

NO.	DATE	REVISIONS	BY
1	08/17/2020	REVIEW COMMENT REVISIONS	BCO
2	09/09/2020	REVIEW COMMENT REVISIONS	BCO

PROJECT	15-1516
DATE	2020-08-10
DRAWING SCALE	AS NOTED
DRAWN BY	OMR
APPROVED BY	BCO

CS1701

SHEET 4 OF 4

NOT FOR CONSTRUCTION