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SUNPIN ENERGY SERVICES, LLC

4.493 MW DC GROUND-MOUNT SOLAR PV DEVELOPMENT

40 SIZER DRIVE

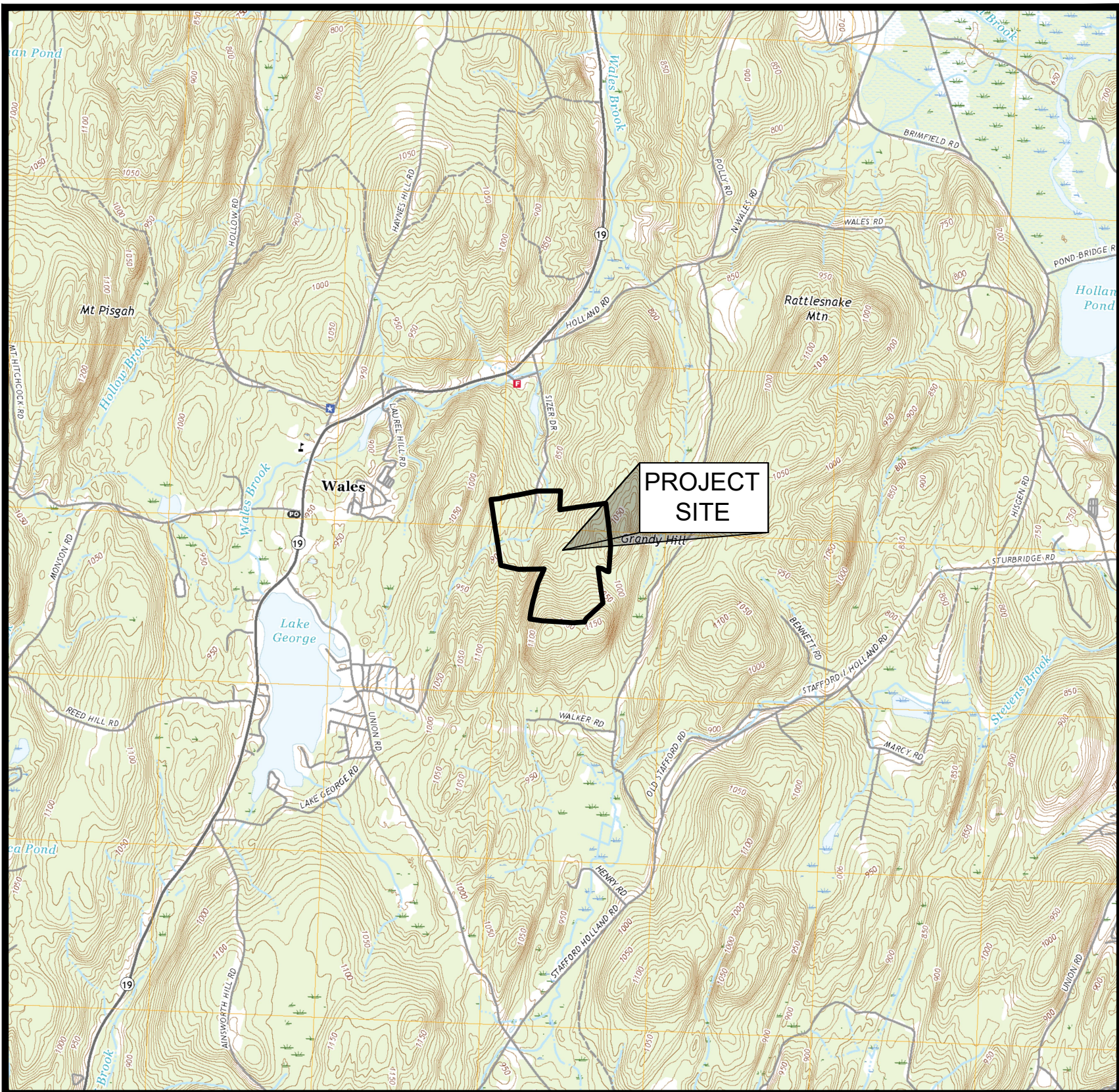
WALES, MASSACHUSETTS

APRIL 29, 2021

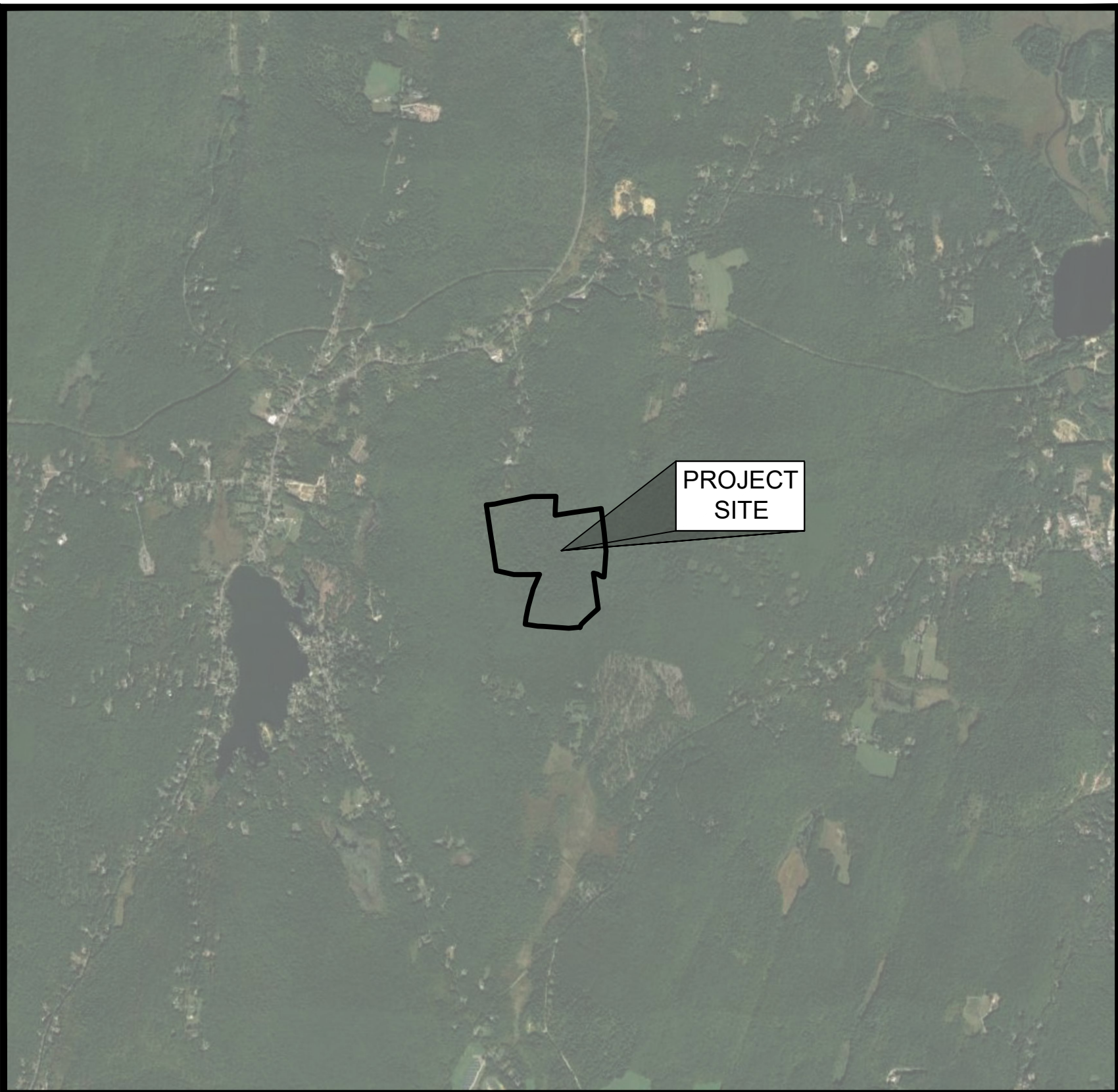
LAST REVISED JUNE 29, 2021

ISSUED FOR PERMITTING/NOT FOR CONSTRUCTION

DRAFT



LOCUS MAP
NOT TO SCALE



AERIAL IMAGE
NOT TO SCALE

DRAWING INDEX

SHEET NUMBER	DRAWING TITLE	DRAWING NUMBER
	COVER SHEET	
1	CONSTRUCTION, EROSION AND SEDIMENTATION CONTROL NOTES	G-001
2	EXISTING CONDITIONS PLAN	V-101
3	SHEET INDEX PLAN	C-101
4	PROPOSED SITE PLAN (SHEET 1 OF 2)	C-102
5	PROPOSED SITE PLAN (SHEET 2 OF 2)	C-103
6	PROPOSED GRADING AND DRAINAGE PLAN (SHEET 1 OF 2)	C-104
7	PROPOSED GRADING AND DRAINAGE PLAN (SHEET 2 OF 2)	C-105
8	STREAM/WETLAND CROSSING AREA	C-106
9	STREAM/WETLAND CROSSING NOTES AND DETAILS	C-107
10	DETAILS (SHEET 1 OF 2)	C-501
11	DETAILS (SHEET 2 OF 2)	C-502

PROPERTY OWNER

CINDY BOUCHER
40 SIZER DRIVE
WALES, MASSACHUSETTS 01081

DEVELOPED BY

SUNPIN ENERGY SERVICES, LLC



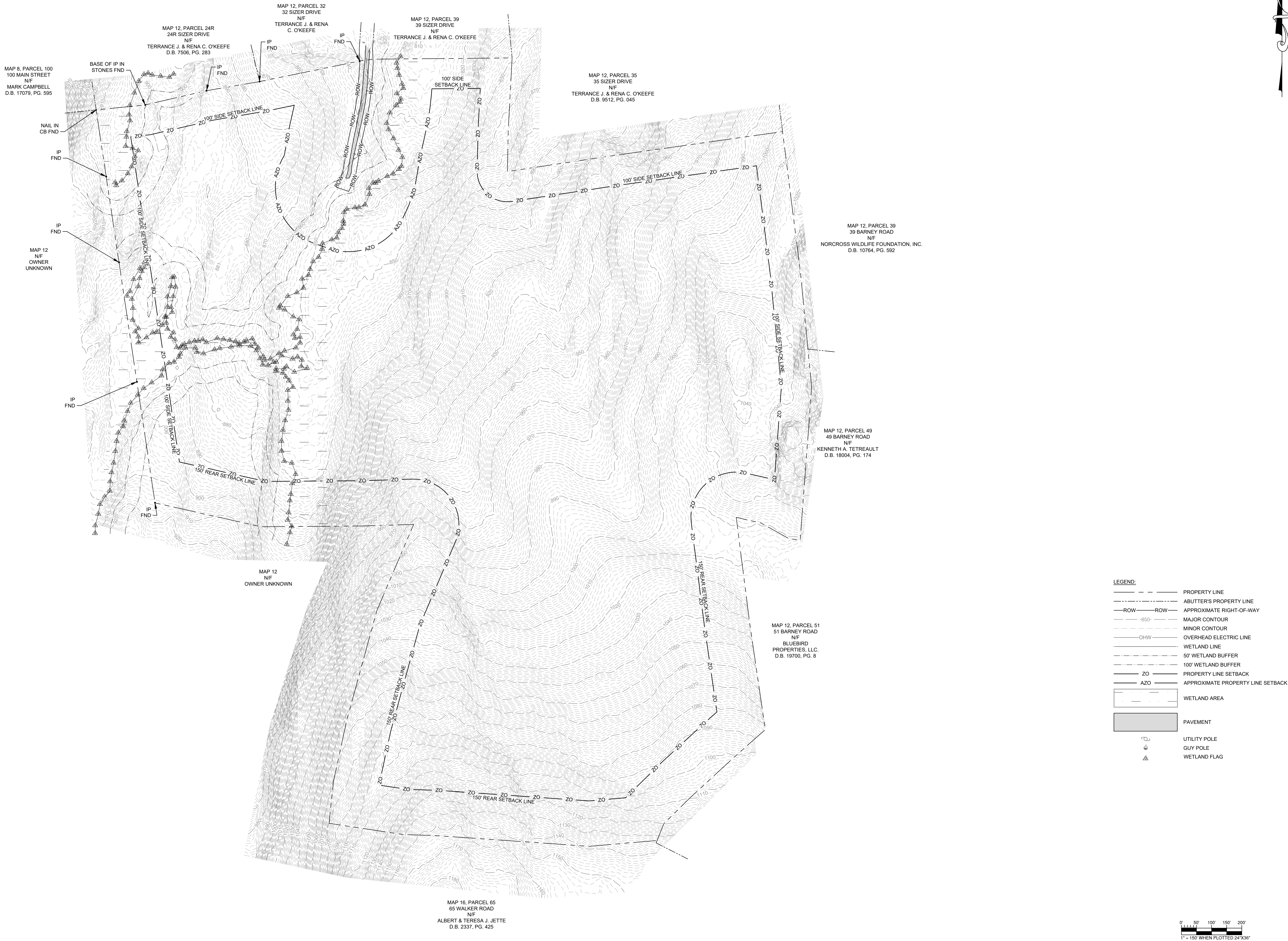
12424 WILSHIRE BOULEVARD, #750
LOS ANGELES, CA 90025

PREPARED BY



WOOD MASSACHUSETTS, INC.
271 MILL ROAD
CHELMSFORD, MASSACHUSETTS 01824

C:\Users\dans.dempsey\Documents\Projects\Work from Home\Starting 2020-03-16\Sunpin\Wales - 365220202597.0 CAD\7.1 Design - Permitting\Sheets\G - 36522020259 - G-001.dwg - G-001 - Jun 29, 2021 7:48am - dans.dempsey



NOTES:

1. ELECTRONIC BASE PLAN FROM ANDREWS SURVEY & ENGINEERING, INC., 104 MENDON STREET, PO BOX 312, UXBRIDGE, MA 01569.

wood.

WOOD MASSACHUSETTS, INC.
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TELEPHONE: (978) 692-9090
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REVISION	DATE	ISSUE / REVISION DESCRIPTION	ISSUED	APPROVED
4	06/29/2021	REVISED PER CONSERVATION COMMISSIONS	MJW	APV
3	05/20/2021	ISSUED TO CONSERVATION COMMISSION	MJW	APV
2	04/29/2021	CONSERVATION COMMISSION COMMENTS	MJW	APV
1	03/15/2021	CONSERVATION COMMISSION COMMENTS	MJW	APV
0	01/27/2021	ISSUED FOR PERMITTING/NOT FOR CONSTRUCTION	MJW	APV

PROJECT:	4.493 MW DC GROUND-MOUNT SOLAR PV DEVELOPMENT 40 SIZER DRIVE WALES, MASSACHUSETTS
TITLE:	EXISTING CONDITIONS PLAN

SUNPIN ENERGY SERVICES, LLC

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Securing a brighter future through solar

DESIGNED BY: MJW
CHECKED BY: APV
PROJECT NUMBER: 3652200259
DRAWING NUMBER: V-101
SHEET NUMBER: 2 OF 11

DRAFT

SHEET C-102
SHEET C-104

MAP 8, PARCEL 100
100 MAIN STREET
N/F
MARK CAMPBELL
D.B. 17079, PG. 595

MAP 12, PARCEL 24R
24R SIZER DRIVE
N/F
TERRANCE J. & RENA C. O'KEEFE
D.B. 7506, PG. 283

MAP 12, PARCEL 32
32 SIZER DRIVE
N/F
TERRANCE J. & RENA C. O'KEEFE

MAP 12, PARCEL 39
39 SIZER DRIVE
N/F
TERRANCE J. & RENA C. O'KEEFE

MAP 12, PARCEL 35
35 SIZER DRIVE
N/F
TERRANCE J. & RENA C. O'KEEFE
D.B. 9512, PG. 045

MAP 12, PARCEL 39
39 BARNEY ROAD
N/F
NORCROSS WILDLIFE FOUNDATION, INC.
D.B. 10764, PG. 592

MAP 12, PARCEL 49
49 BARNEY ROAD
N/F
KENNETH A. TETREAULT
D.B. 18004, PG. 174

MAP 12, PARCEL 51
51 BARNEY ROAD
N/F
BLUEBIRD
PROPERTIES, LLC.
D.B. 19700, PG. 8

SHEET C-103
SHEET C-105

SHEET C-106

SESC CONSTRUCTION SEQUENCING:

1. SURVEY AND FLAG LIMITS OF DISTURBANCE.
2. INSTALL PERIMETER EROSION CONTROL BARRIERS AND CONSTRUCTION EXIT. CONTRACTOR TO MAINTAIN AND SUPPLEMENT THROUGHOUT CONSTRUCTION WHERE EVIDENCE OF SEDIMENT EXTENDS BEYOND THE LIMIT OF DISTURBANCE (LOD).
3. CUT AND REMOVE TREES AND STUMPS IN SEDIMENT TRAP AREAS.
4. INSTALL TEMPORARY SEDIMENT TRAPS.
5. COMPLETE TREE CUTTING, REMOVAL, AND STUMP GRINDING FOR REMAINDER OF SITE.
6. FOLLOWING TREE CUTTING, IMMEDIATELY APPLY HYDROSEED WITH TACKIFIER TO THE DISTURBED AREA IN ACCORDANCE WITH THE SEEDING AND REVEGETATION PLAN ON SHEET G-001.
7. INSTALL THE CRUSHED STONE ACCESS ROAD AND WETLAND CROSSING CULVERT.
8. INSTALL SOLAR POSTS, RACKING, PANELS, ELECTRICAL CONDUIT, EQUIPMENT, ETC. UTILIZING THE PHASES AS NOTED ON THIS PLAN.
9. REPAIR ANY RUTS OR RILLS PRESENT ON SITE AS A RESULT OF CONSTRUCTION OPERATIONS.
10. OVERSEED THE SITE WITH POLLINATOR MIX IN ACCORDANCE WITH THE SEEDING AND REVEGETATION PLAN ON SHEET G-001.
11. FOLLOWING ESTABLISHMENT OF VEGETATION, INSTALL BIORETENTION BASINS.
12. MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES UNTIL SITE IS FULLY STABILIZED WITH VEGETATION AND NO OBVIOUS EVIDENCE OF EROSION IN THE PROJECT LIMITS IS OBSERVED. ANY CONSTRUCTION SEDIMENT DISCOVERED BEYOND THE LOD SHALL BE PROMPTLY REMOVED AND DAMAGED EROSION CONTROLS SHALL BE REPAIRED. ONCE PROPER VEGETATION ESTABLISHMENT HAS OCCURRED, THE TEMPORARY SEDIMENT TRAPS AND SEDIMENT BARRIERS SHALL BE REMOVED.

NOTES:

1. ELECTRICAL DESIGN, INCLUDING UTILITY POLES, PERFORMED BY OTHERS. ELECTRICAL EQUIPMENT AND COMPONENTS SHOWN TO ILLUSTRATE LOCATIONS ONLY. REFER TO ELECTRICAL DRAWINGS FOR DETAILED ELECTRICAL SYSTEM INFORMATION.



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wood.

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REVISION	DATE	ISSUED	APPROVED
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PROJECT:
**4.493 MW DC GROUND-MOUNT SOLAR PV
DEVELOPMENT
40 SIZER DRIVE
WALES, MASSACHUSETTS**

TITLE:
SHEET INDEX & PHASING PLAN

CLIENT:
**SUNPIN ENERGY
SERVICES, LLC**

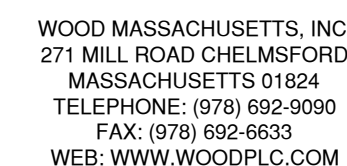
SEAL:

DRAFT

DESIGNED BY: MJW	DRAWN BY: DED
CHECKED BY: APV	SCALE: AS SHOWN
PROJECT NUMBER: 3652200259	
DRAWING NUMBER: C-101	
SHEET NUMBER: 3 OF 11	

C:\Users\dana.dempsey\Documents\Projects\Work from Home\Starting 2020-03-18\Sunpin\Wales - 3652200259\0 CAD\1.1 Design - Permitting\Sheets\3 - C-101.dwg - Wales - C-101 - Jun. 28, 2021 3:57pm - dana.dempsey

1. ELECTRICAL DESIGN, INCLUDING UTILITY POLES, PERFORMED BY OTHERS. ELECTRICAL EQUIPMENT AND COMPONENTS SHOWN TO ILLUSTRATE LOCATIONS ONLY. REFER TO ELECTRICAL DRAWINGS FOR DETAILED ELECTRICAL SYSTEM INFORMATION.
2. ALL AREAS WITHIN LIMIT OF DISTURBANCE TO BE SEEDED AS SPECIFIED IN THE SEEDING/REVEGETATION PLAN ON SHEET 1001.
3. THE SIZER DRIVE RIGHT OF WAY (ROW) FROM THE SITE'S BORDER WITH WYOMING 32' TO THE AQUICLONE PUMP STATION WAS ASSUMED THAT THE WIDTH OF THIS ROW SECTION MATCHES THE ROW WIDTH NORTH OF THE SITE. THIS ROW ALSO RESULTED IN APPROXIMATE 200-FT FRONT SETBACK LINE, AS SHOWN ON THESE PLANS.
4. IT WAS ASSUMED THAT THE TOWN OF WALES WILL PERMIT THE ALTERATIONS TO THE PUBLIC ROAD AS SHOWN ON THESE PLANS.



ISSUED FOR PERMITTING/NOT FOR CONSTRUCTION

PROJECT: 4.493 MW DC GROUND-MOUNT SOLAR PV
DEVELOPMENT
40 SIZE DRIVE
WALES, MASSACHUSETTS

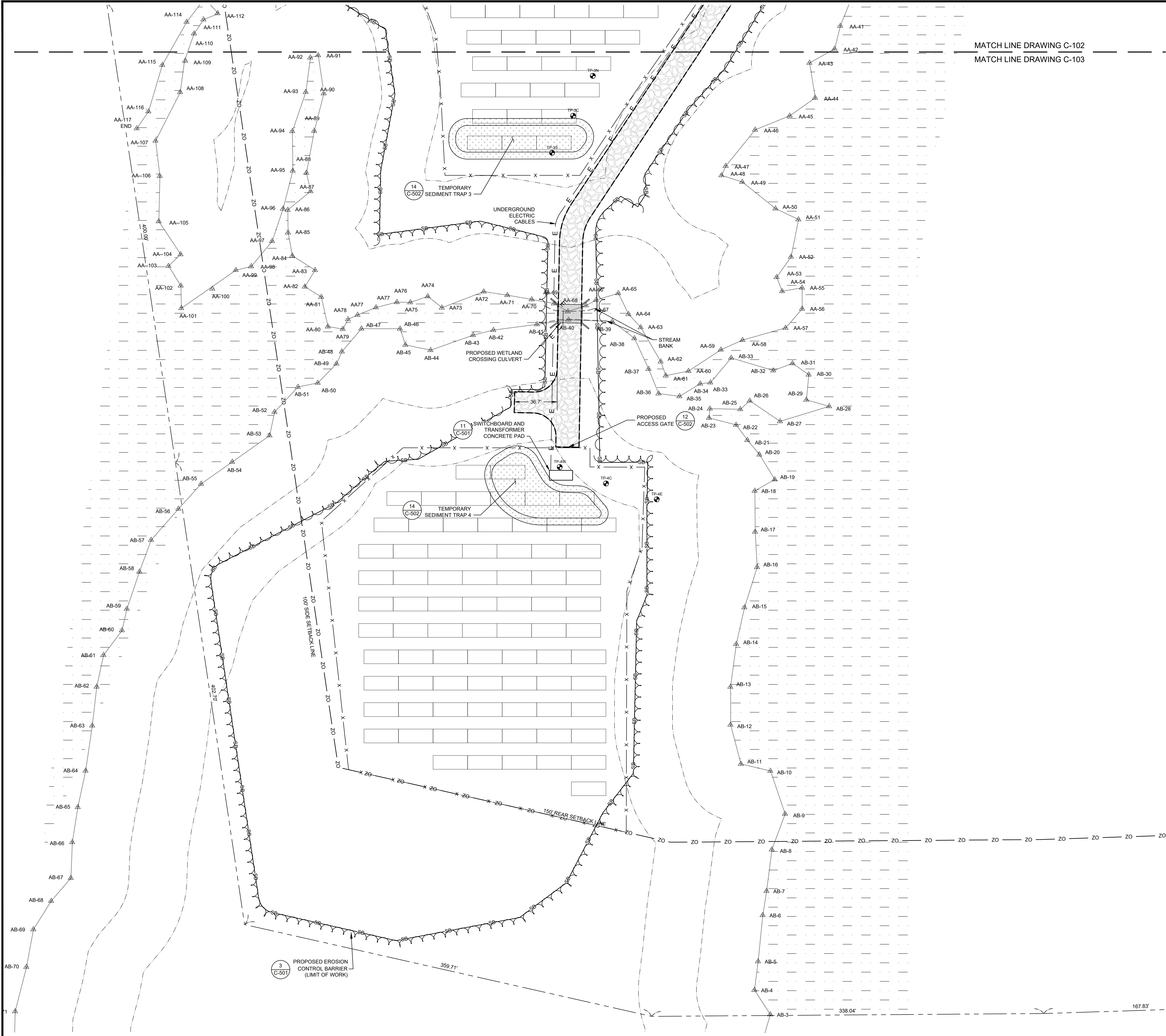
TITLE: PROPOSED SITE PLAN
(SHEET 1 OF 2)



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DESIGNED BY: MJW	DRAWN BY: DED
CHECKED BY: APV	SCALE: AS SHOWN
PROJECT NUMBER: 3652200259	
DRAWING NUMBER: C-102	
SHEET NUMBER: A-07-11	



MATCH LINE DRAWING C-102
MATCH LINE DRAWING C-103

LEGEND:

EXISTING:

- PROPERTY LINE
- ABUTTER'S PROPERTY LINE
- APPROXIMATE RIGHT-OF-WAY
- MAJOR CONTOUR
- MINOR CONTOUR
- OVERHEAD ELECTRIC LINE
- WETLAND LINE
- 50' WETLAND BUFFER
- 100' WETLAND BUFFER
- PROPERTY LINE SETBACK
- APPROXIMATE PROPERTY LINE SETBACK
- WETLAND AREA

PROPOSED:

- CONTOUR
- SPOT ELEVATION
- SEDIMENT BARRIER
- 7' HIGH CHAIN LINK FENCE
- TREE LINE
- UNDERGROUND ELECTRIC
- OVERHEAD ELECTRIC
- CRUSHED STONE ACCESS WAY
- SOLAR PV PANEL

- NOTES:**
- ELECTRICAL DESIGN, INCLUDING UTILITY POLES, PERFORMED BY OTHERS. ELECTRICAL EQUIPMENT AND COMPONENTS SHOWN TO ILLUSTRATE LOCATIONS ONLY. REFER TO ELECTRICAL DRAWINGS FOR DETAILED ELECTRICAL SYSTEM INFORMATION.
 - ALL AREAS WITHIN LIMIT OF DISTURBANCE TO BE SEEDED AS SPECIFIED IN THE SEEDING & REVEGETATION PLAN ON SHEET G-001.



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REVISION		DATE		ISSUE / REVISION DESCRIPTION		APPROVED	
NO.	DESCRIPTION	DATE	BY	DATE	BY	DATE	BY
4	REVISED PER CONSERVATION COMMISSIONS	06/29/2021	MJW				
3	ISSUED TO CONSERVATION COMMISSION	05/20/2021	MJW				
2	CONSERVATION COMMISSION COMMENTS	04/29/2021	MJW				
1	CONSERVATION COMMISSION COMMENTS	03/15/2021	MJW				
0	ISSUED FOR PERMITTING/NOT FOR CONSTRUCTION	01/27/2021	MJW				

PROJECT: 4.493 MW DC GROUND-MOUNT SOLAR PV DEVELOPMENT
40 SIZER DRIVE
WALES, MASSACHUSETTS

TITLE: PROPOSED SITE PLAN
(SHEET 2 OF 2)

CLIENT: SUNPIN ENERGY SERVICES, LLC

SEAL:

DESIGNED BY: MJW
CHECKED BY: APV
PROJECT NUMBER: 3652200259

DRAWN BY: DED
SCALE: AS SHOWN
DRAWING NUMBER: C-103
SHEET NUMBER: 5 OF 11

1. ELECTRICAL DESIGN, INCLUDING UTILITY POLES, PERFORMED BY OTHERS. ELECTRICAL EQUIPMENT AND COMPONENTS SHOWN TO ILLUSTRATE LOCATIONS ONLY. REFER TO ELECTRICAL DRAWINGS FOR DETAILED ELECTRICAL SYSTEM INFORMATION.
2. ALL AREAS WITHIN LIMIT OF DISTURBANCE TO BE SEEDED AS SPECIFIED IN THE SEEDING & REVEGETATION PLAN ON SHEET G-00.
3. THE SIZER DRIVE RIGHT OF WAY (ROW) FROM THE SITE'S BORDER WITH PARCEL 32 TO THE SOUTHERN TERMINUS APPROXIMATELY WAS ASSUMED THAT THE WIDTH OF THIS ROW SECTION MATCHES THE ROW WIDTH NORTH OF THE SITE. THIS ROW ALSO RESULTED AN APPROXIMATE 200-FT FRONT SETBACK LINE, AS SHOWN ON THE PLANS.
4. IT WAS ASSUMED THAT THE TOWN OF WALES WILL PERMIT THE ALTERATIONS TO THE PUBLIC ROAD AS SHOWN ON THESE PLANS.



wood.

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[illegible]

PROJECT:
4.493 MW DC GROUND-MOUNT SOLAR PV
DEVELOPMENT
40 SIZER DRIVE
WALES, MASSACHUSETTS

PROPOSED GRADING AND DRAINAGE PLAN
(SHEET 1 OF 2)

SUNPIN ENERGY
SERVICES, LLC



SFAI

DESIGNED BY:	MJW
CHECKED BY:	APV

PROJECT NUMBER

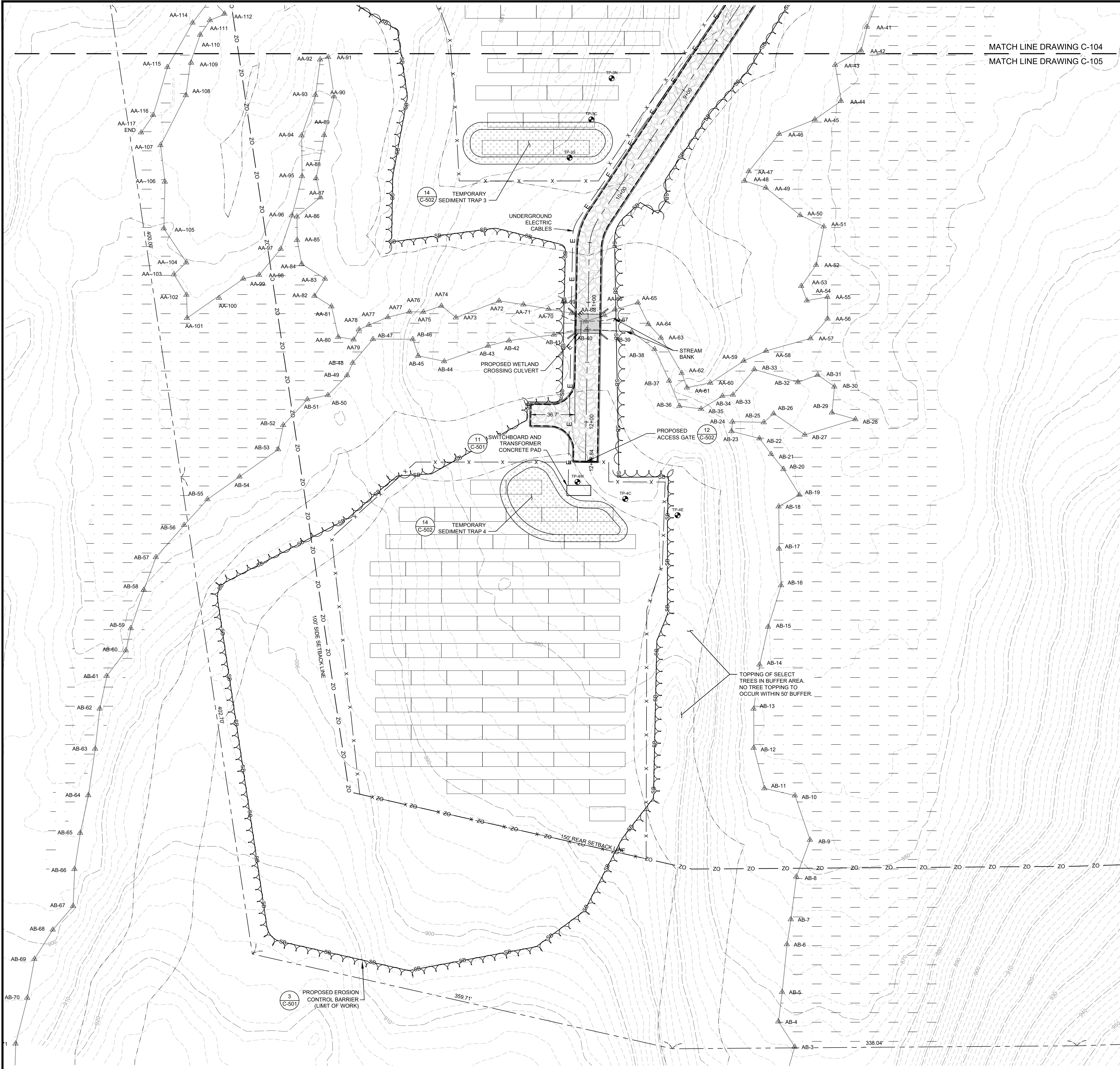
DRAWING NUMBER

DRAWING NUMBER:
C-104

SHEET NUMBER:

6 OF 11

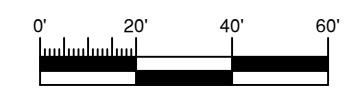
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MATCH LINE DRAWING C-104
MATCH LINE DRAWING C-105

- LEGEND:**
- EXISTING:**
- PROPERTY LINE
 - ABUTTER'S PROPERTY LINE
 - APPROXIMATE RIGHT-OF-WAY
 - MAJOR CONTOUR
 - MINOR CONTOUR
 - OVERHEAD ELECTRIC LINE
 - WETLAND LINE
 - 50' WETLAND BUFFER
 - 100' WETLAND BUFFER
 - PROPERTY LINE SETBACK
 - APPROXIMATE PROPERTY LINE SETBACK
 - WETLAND AREA
 - PAVEMENT
 - UTILITY POLE
 - GUY POLE
 - WETLAND FLAG
- PROPOSED:**
- CONTOUR
 - SPOT ELEVATION
 - SEDIMENT BARRIER
 - 7' HIGH CHAIN LINK FENCE
 - TREE LINE
 - UNDERGROUND ELECTRIC
 - OVERHEAD ELECTRIC
 - CRUSHED STONE ACCESS WAY
 - SOLAR PV PANEL

- NOTES:**
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wood.

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2	04/29/2021	CONSERVATION COMMISSION COMMENTS	MJW	APV
1	03/15/2021	CONSERVATION COMMISSION COMMENTS	MJW	APV
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PROJECT: 4.493 MW DC GROUND-MOUNT SOLAR PV DEVELOPMENT
40 SIZER DRIVE
WALES, MASSACHUSETTS

TITLE: PROPOSED GRADING AND DRAINAGE PLAN
(SHEET 2 OF 2)

CLIENT: SUNPIN ENERGY SERVICES, LLC

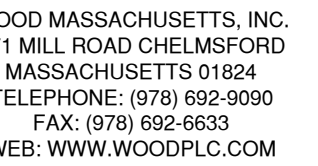
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DESIGNED BY: MJW
CHECKED BY: APV
PROJECT NUMBER: 3652200259

DRAWN BY: DED
SCALE: AS SHOWN
DRAWING NUMBER: C-105
SHEET NUMBER: 7 OF 11

[illegible]

PROJECT: 4.493 MW DC GROUND-MOUNT SOLAR PV
DEVELOPMENT
40 SIZER DRIVE
WALES, MASSACHUSETTS

TITLE: STREAM/WETLAND CROSSING AREA

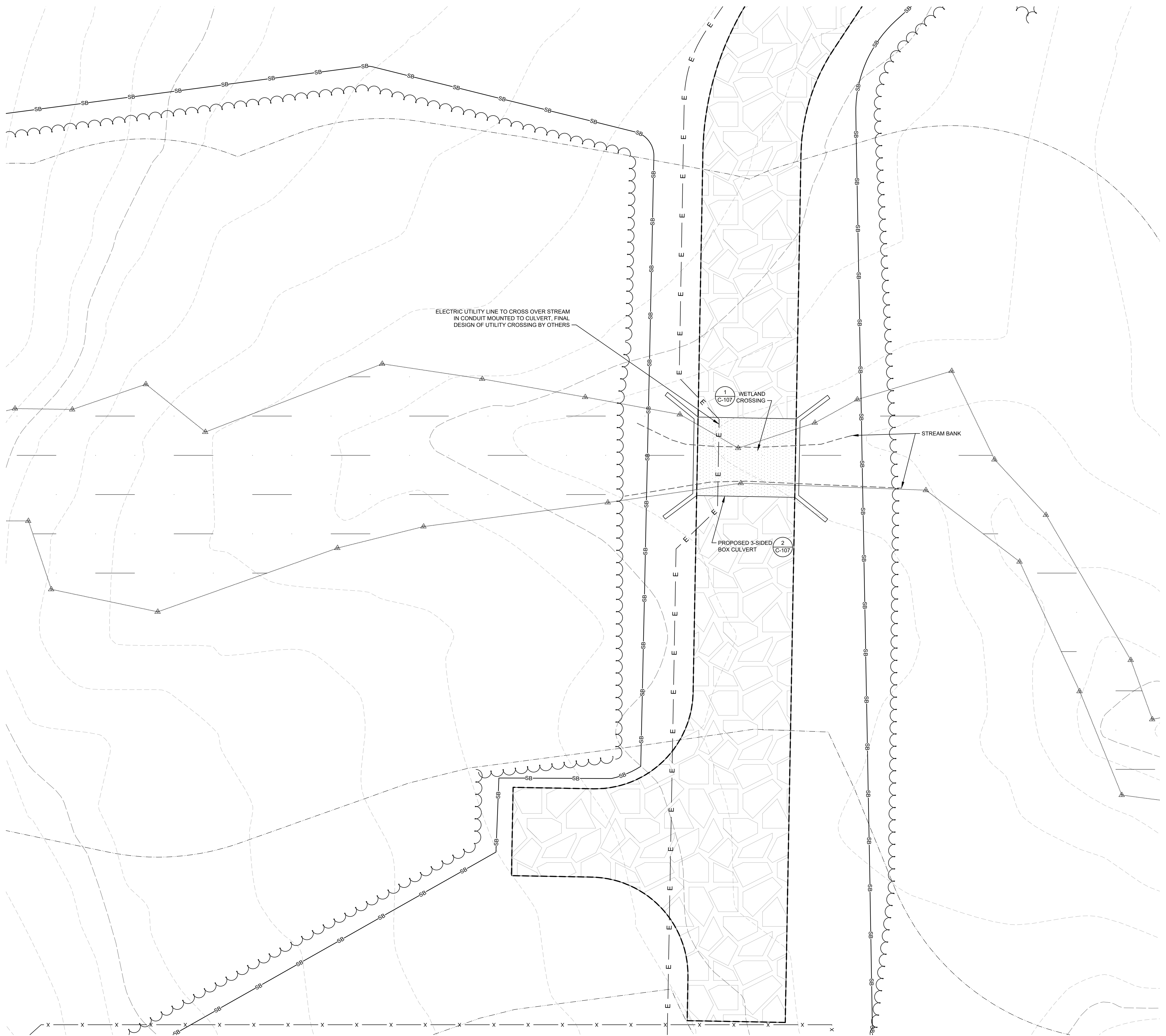
**SUNPIN ENERGY
SERVICES, LLC**











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SEAL:

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DESIGNED BY: MJW	DRAWN BY: DED
CHECKED BY: APV	SCALE: AS SHOWN
PROJECT NUMBER: 3652200259	
DRAWING NUMBER: C-106	
SHEET NUMBER: 8 OF 11	



LEGEND:	
EXISTING: _____	PROPERTY LINE
_____	ABUTTER'S PROPERTY LINE
—ROW— ROW—	APPROXIMATE RIGHT-OF-WAY
—850—	MAJOR CONTOUR
_____	MINOR CONTOUR
—OHW— OHW—	OVERHEAD ELECTRIC LINE
_____	WETLAND LINE
_____	50' WETLAND BUFFER
_____	100' WETLAND BUFFER
—ZO— ZO—	PROPERTY LINE SETBACK
—AZO—	APPROXIMATE PROPERTY LINE SETBACK
	
	WETLAND AREA
	PAVEMENT
	UTILITY POLE
	GUY POLE
	WETLAND FLAG
PROPOSED:	
	CONTOUR
844.5 x	SPOT ELEVATION
—SB—	SEDIMENT BARRIER
x x	7" HIGH CHAIN LINK FENCE
	TREE LINE
E E	UNDERGROUND ELECTRIC
—OHW—	OVERHEAD ELECTRIC
	CRUSHED STONE ACCESS WAY
	SOLAR PV PANEL

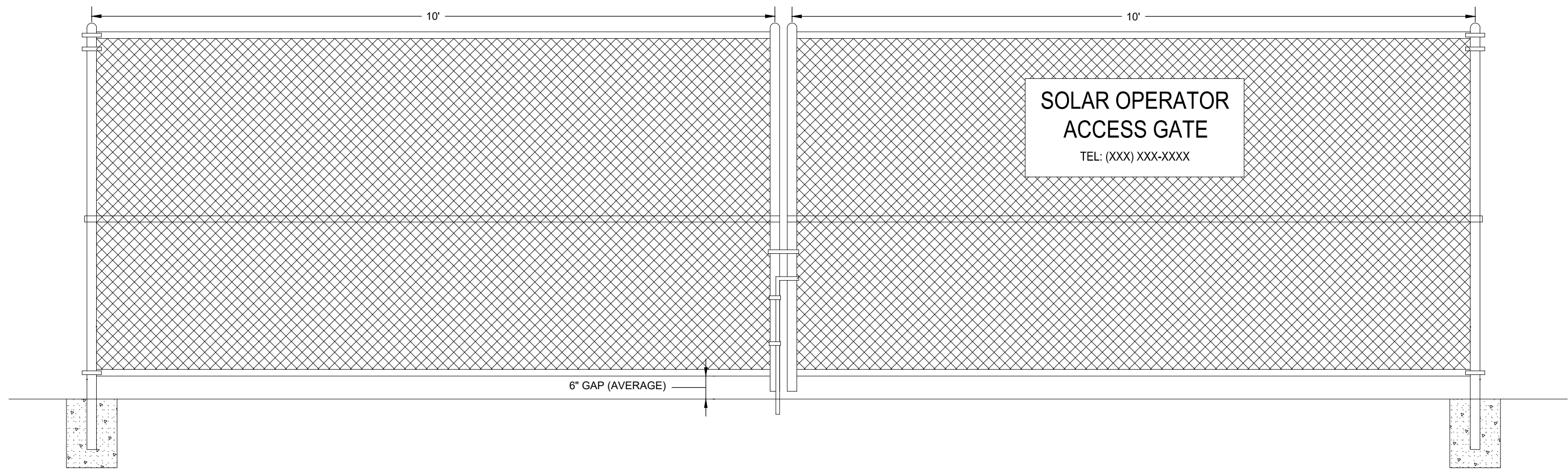


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8 OF 11

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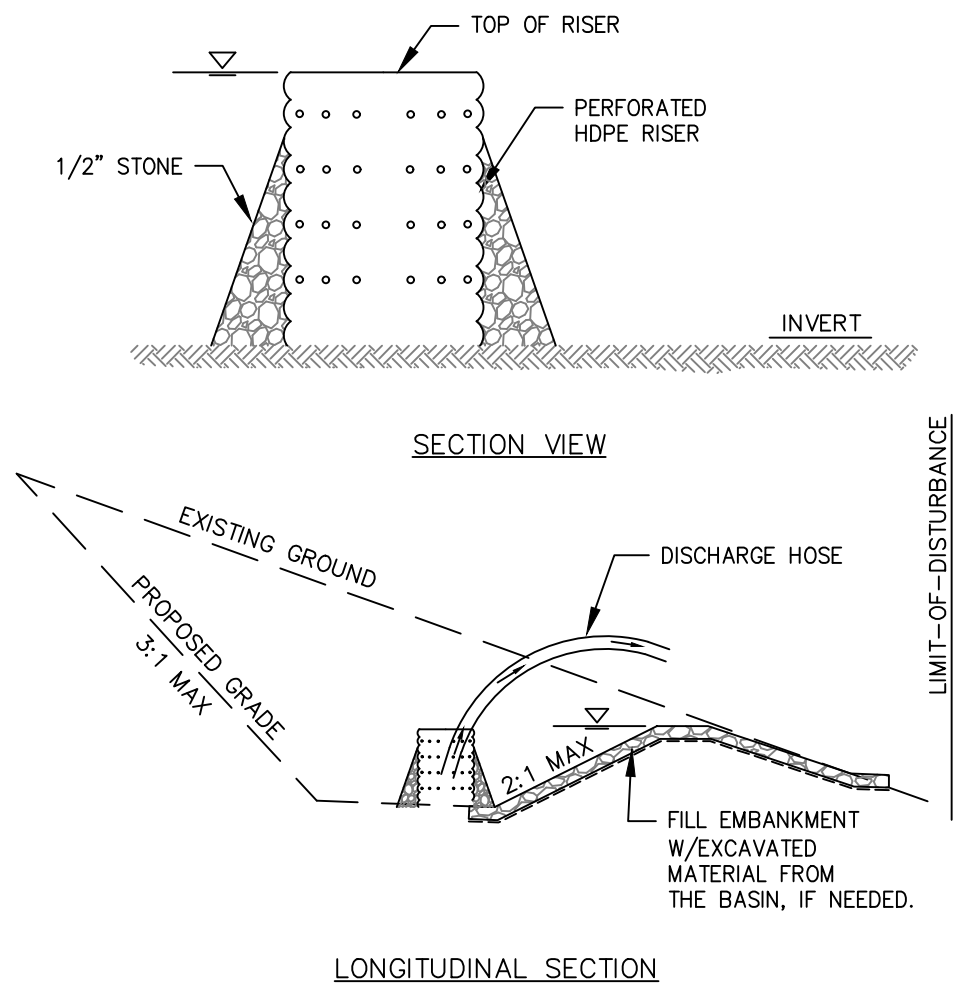
C:\Users\dana.dempsey\Documents\Projects\Work from Home Starting 2020-03-18\Sunpin\Wales - 3652200259\7.0 CAD\7.1 Design - Permitting\Sheets\8 - C-106.dwg - Wales - C-106 - Jun. 29, 2021 4:00pm - dana.dempsey



NOTES:

1. A "KNOX BOX" SHALL BE PROVIDED AT EVERY GATE LOCATION FOR EMERGENCY ACCESS.

ACCESS GATE DETAIL NOT TO SCALE



NOTES:

1. TRAP CAPACITY: TEMPORARY SEDIMENT TRAP 134 CY/CONTRIBUTING ACRE AND 50% OF THIS VOLUME SHALL BE WET STORAGE.
2. TOTAL MIN STORAGE VOLUME = 1" X CONTRIBUTING AREA.
3. SEDIMENT SHALL BE REMOVED WHEN THE BASIN IS 1/2 FULL AT A MINIMUM.
4. THE BASIN SHALL REMAIN IN PLACE UNTIL THE SITE HAS BEEN STABILIZED WITH BUILDINGS, PAVEMENT, OR ESTABLISHED VEGETATION, AS APPLICABLE.
5. PUMP DISCHARGE WILL BE DIRECTED TO A SILT BAG IN UPLANDS IN A WELL-VEGETATED AREA, AS NEEDED.

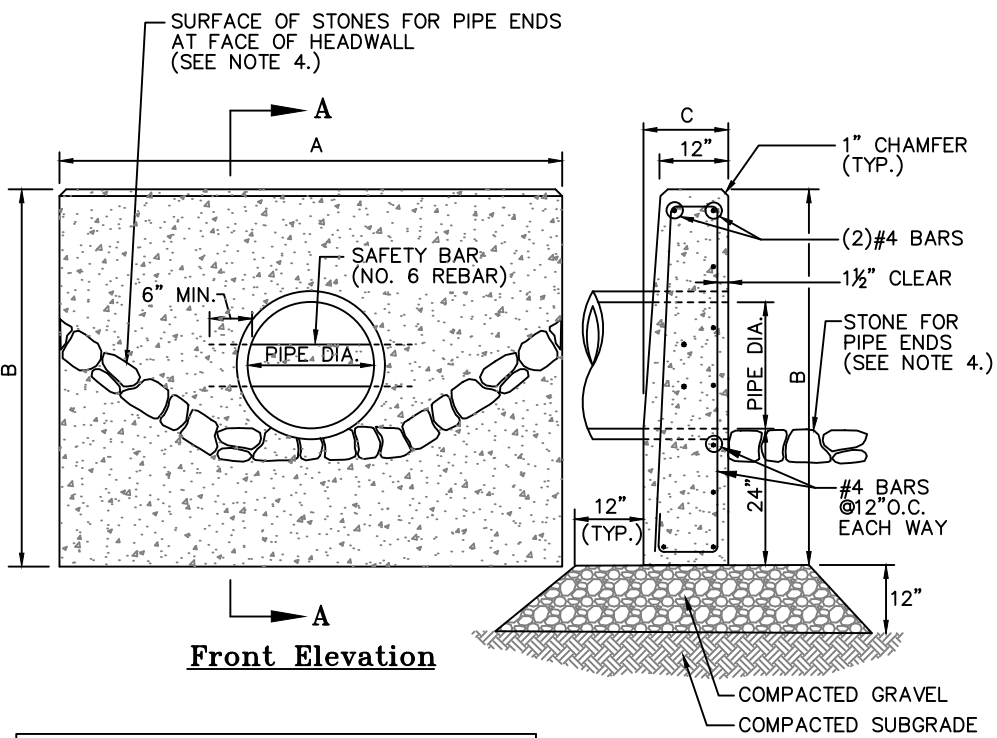
TEMPORARY SEDIMENT TRAP

NOT TO SCALE

SEDIMENT TRAP ID	SEDIMENT TRAP 1	SEDIMENT TRAP 2	SEDIMENT TRAP 3	SEDIMENT TRAP 4
DRAINAGE AREA, SQ.FT.	61,304	110,975	148,463	172,321
DRAINAGE AREA, AC.	1.41	2.55	3.41	3.96
REQUIRED STORAGE VOLUME, CU.FT. (12-INCH PER ACRE OF DRAINAGE AREA)	2,554	4,624	6,445	7,180
PROPOSED TEMPORARY SEDIMENT TRAP BOTTOM AREA, SQ.FT.	2,553	4,223	2,488	2,845
PROPOSED TEMPORARY SEDIMENT TRAP TOP AREA, SQ.FT.	3,478	5,128	4,120	4,415
PROPOSED TEMPORARY SEDIMENT TRAP DEPTH, FT.	1	1	2	2
PROPOSED TEMPORARY SEDIMENT TRAP STORAGE VOLUME, CU.FT.	3,016	4,676	6,608	7,260

MAX. ALLOWED DRAINAGE AREA TO A SEDIMENT TRAP IS 5 ACRES, PER MASSACHUSETTS EROSION AND SEDIMENTATION CONTROL GUIDELINES FOR URBAN AND SUBURBAN AREAS

14



PIPE DIA.	A	B	C	# OF SAFETY BARS
12"	5'-6"	4'-2"	1'-6"	-
15"	6'-6"	4'-5"	1'-6"	-
18"	7'-6"	4'-9"	1'-6"	1
24"	9'-0"	5'-3"	1'-6"	1
30"	11'-0"	5'-10"	1'-6"	2
36"	13'-0"	6'-4"	1'-9"	2
42"	15'-9"	6'-11"	1'-9"	3
48"	17'-9"	7'-5"	2'-0"	3
60"	21'-9"	8'-6"	2'-6"	4
72"	25'-9"	9'-7"	3'-0"	5

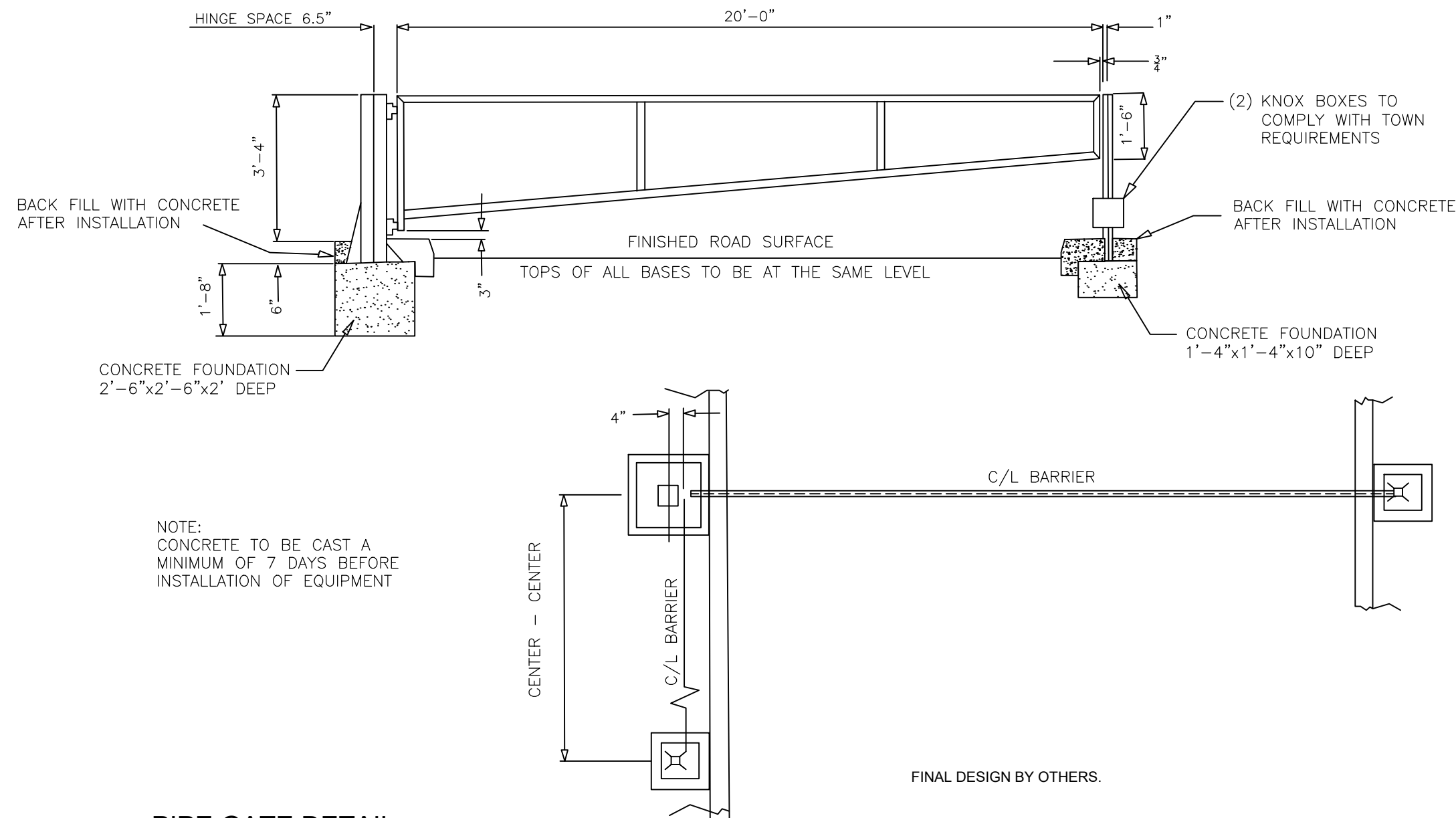
Notes:

1. CONCRETE SHALL BE MINIMUM COMPRESSIVE STRENGTH 4000 PSI, TYPE II CEMENT.
2. SAFETY BARS TO BE OMITTED WHERE INDICATED ON PLANS.
3. SAFETY BARS SHALL BE SET TO CREATE EQUAL OPENING DIMENSIONS.
4. SEE PLUNGE POOL DETAIL.

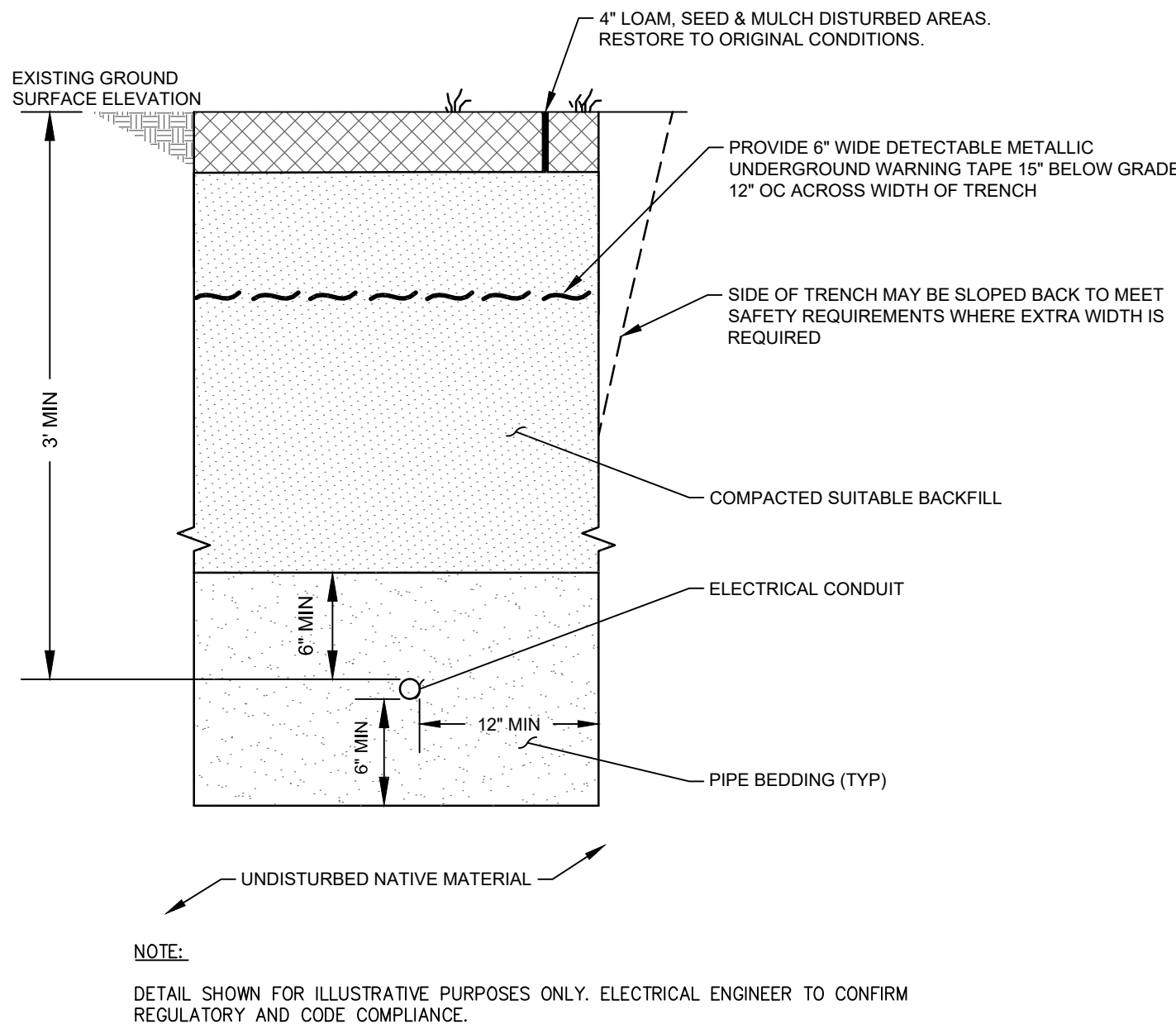
CONCRETE HEADWALL

NOT TO SCALE

16



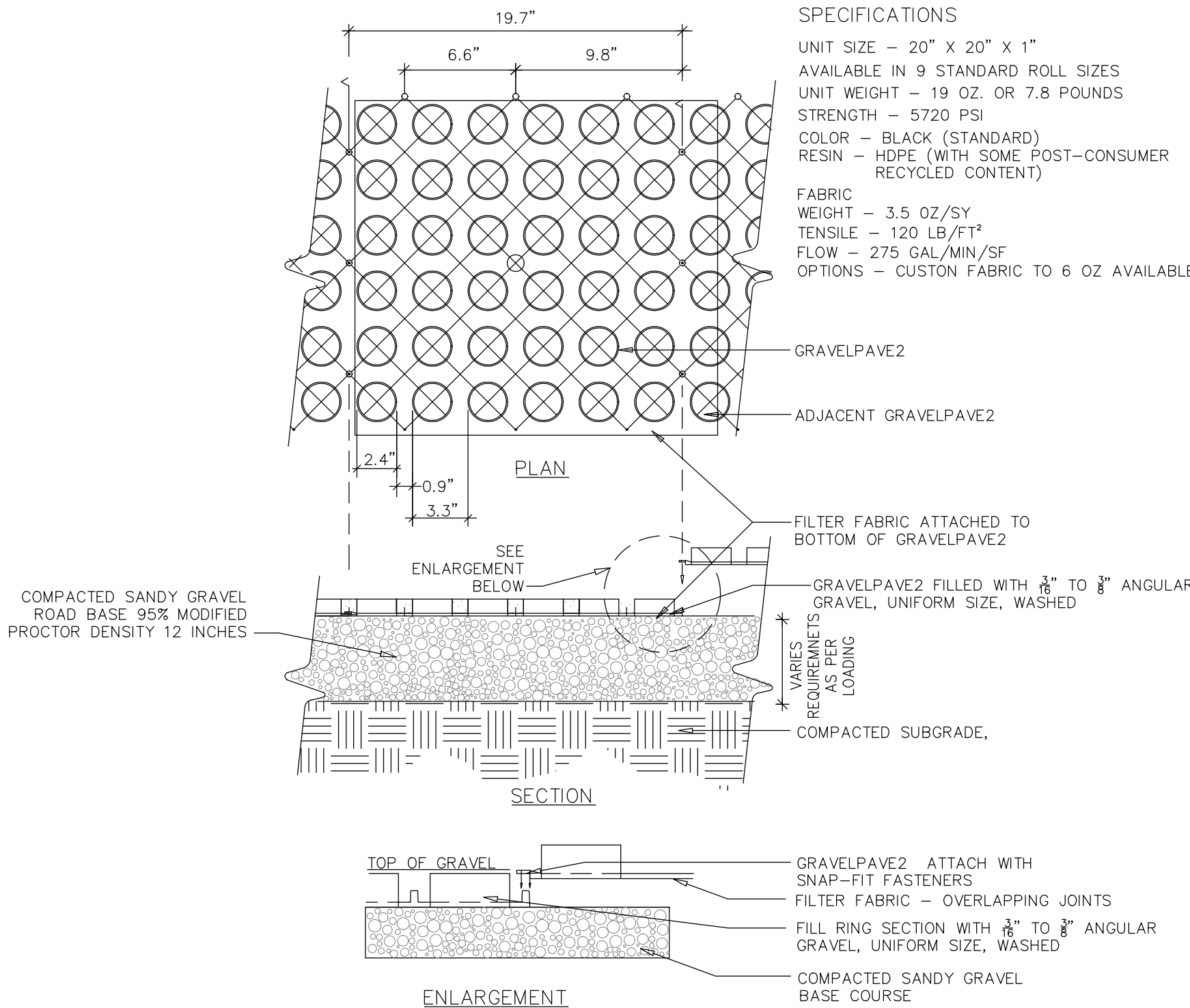
PIPE GATE DETAIL NOT TO SCALE



ELECTRICAL CONDUIT UTILITY TRENCH

NOT TO SCALE

15



TYPICAL GRAVELPAVE2

NOT TO SCALE

17

wood.

WOOD MASSACHUSETTS, INC.
271 MILL ROAD CHELMSFORD
MASSACHUSETTS 01864
TELEPHONE: (978) 692-9090
FAX: (978) 692-6633
WEB: WWW.WOODPLC.COM

REVISION	DATE	ISSUE / REVISION DESCRIPTION	APPROVED
4	06/29/2021	REVISED PER CONSERVATION COMMISSIONS	MJW
3	05/20/2021	ISSUED TO CONSERVATION COMMISSION	MJW
2	04/29/2021	CONSERVATION COMMISSION COMMENTS	MJW
1	03/15/2021	CONSERVATION COMMISSION COMMENTS	APV
0	01/27/2021	ISSUED FOR PERMITTING/NOT FOR CONSTRUCTION	MJW

PROJECT: 4.493 MW DC GROUND-MOUNT SOLAR PV DEVELOPMENT 40 SIZER DRIVE WALES, MASSACHUSETTS

DETAILS
(SHEET 2 OF 2)

SUNPIN ENERGY SERVICES, LLC

SUNPIN
Securing a brighter future through solar

SEAL:

DESIGNED BY: MJW
CHECKED BY: APV

DRAWN BY: DED
SCALE: AS SHOWN

PROJECT NUMBER: 3652200259

DRAWING NUMBER: C-502

SHEET NUMBER: 11 OF 11

ISSUED FOR PERMITTING/NOT FOR CONSTRUCTION