



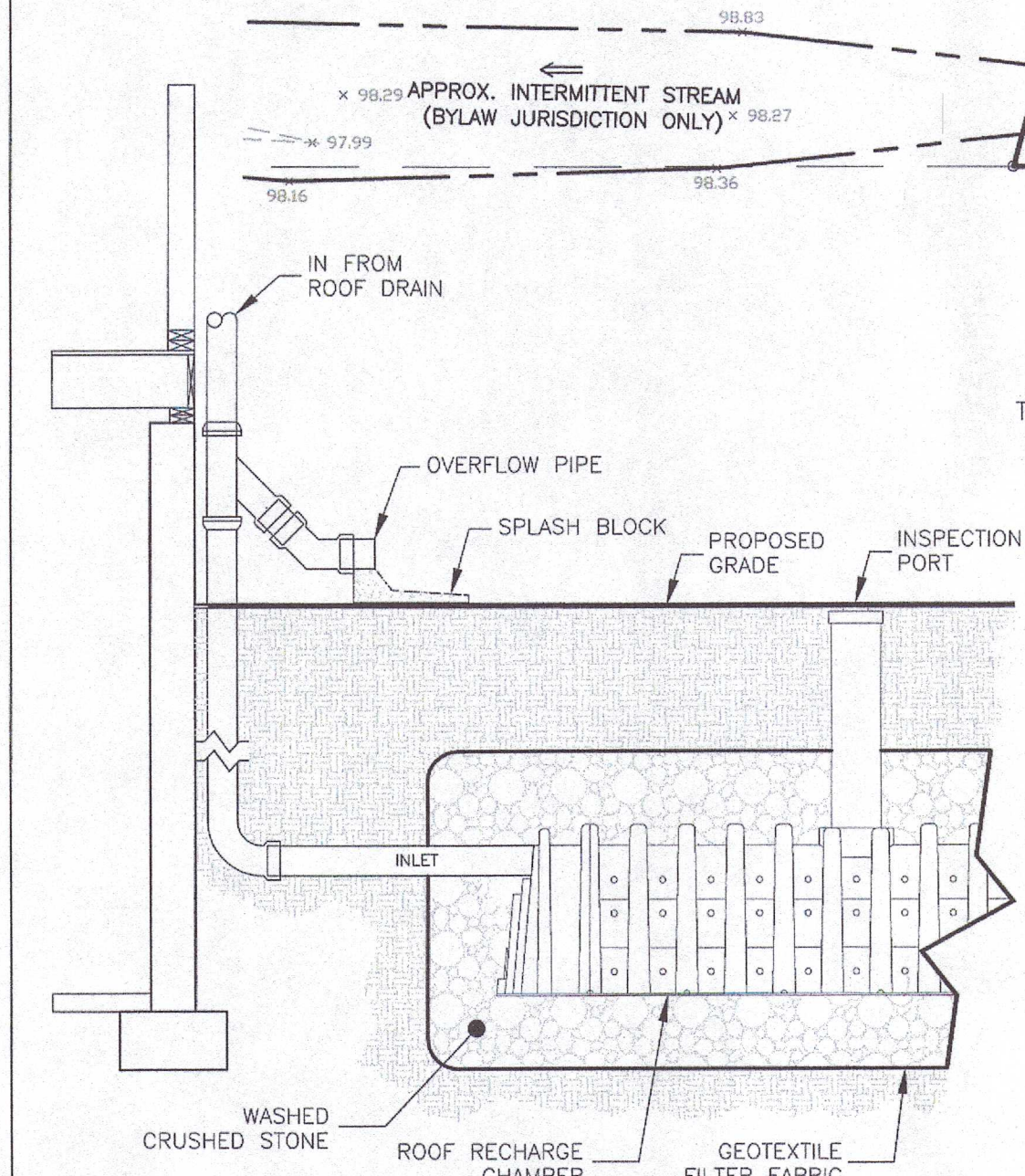
Soil Test Pit Data											
Soil Evaluator: Will Schkuta, SE#14030 Witnessed By: Wendy Hansbury, Topfield BOH Witness Date of Testing: May 25, 2022											
TP 22-1 Elev. = 100.4±				TP 22-2 Elev. = 99.7±				TP 22-3 Elev. = 99.3±			
0-8" Ap	SL	10YR 3/3		0-22" Ap/Fill	SL	10YR 3/3		0-8" Ap	SL	10YR 3/3	
8-24" Bw	GrSL	10YR 4/6		22-34" Bw	GrSL	10YR 4/6		8-34" C1	S	10YR 5/8	
24-90" C1d	GrLS	2.5Y 5/4		34-104" C1d	GrLS	2.5Y 5/4		34-60" C2	GrSL	10YR 4/6	
ESHW observed down 88" @ Elev. = 94.73				ESHW observed down 70" @ Elev. = 93.87				ESHW observed down 68" @ Elev. = 93.83			
				Percolation Test @ P-1 @ 36"x18", 42 MPI				ESHW observed down 42" @ Elev. = 95.80			
								Percolation Test @ P-2 @ 30"x18", 5 MPI			

TABLE OF PROPOSED SEPTIC SYSTEM INVERTS (INV.)

INV. AT FOUNDATION = 102.50
SEPTIC TANK INV. IN = 101.63
SEPTIC TANK INV. OUT = 101.38
DISTRIBUTION BOX INV. IN = 100.67
DISTRIBUTION BOX INV. OUT = 100.50
4" PIPE INV. IN = 100.31
ENVIRO-SEPTIC PIPE INV. = 99.73
BOTTOM OF SAND BED/B.O. ELEV = 99.23

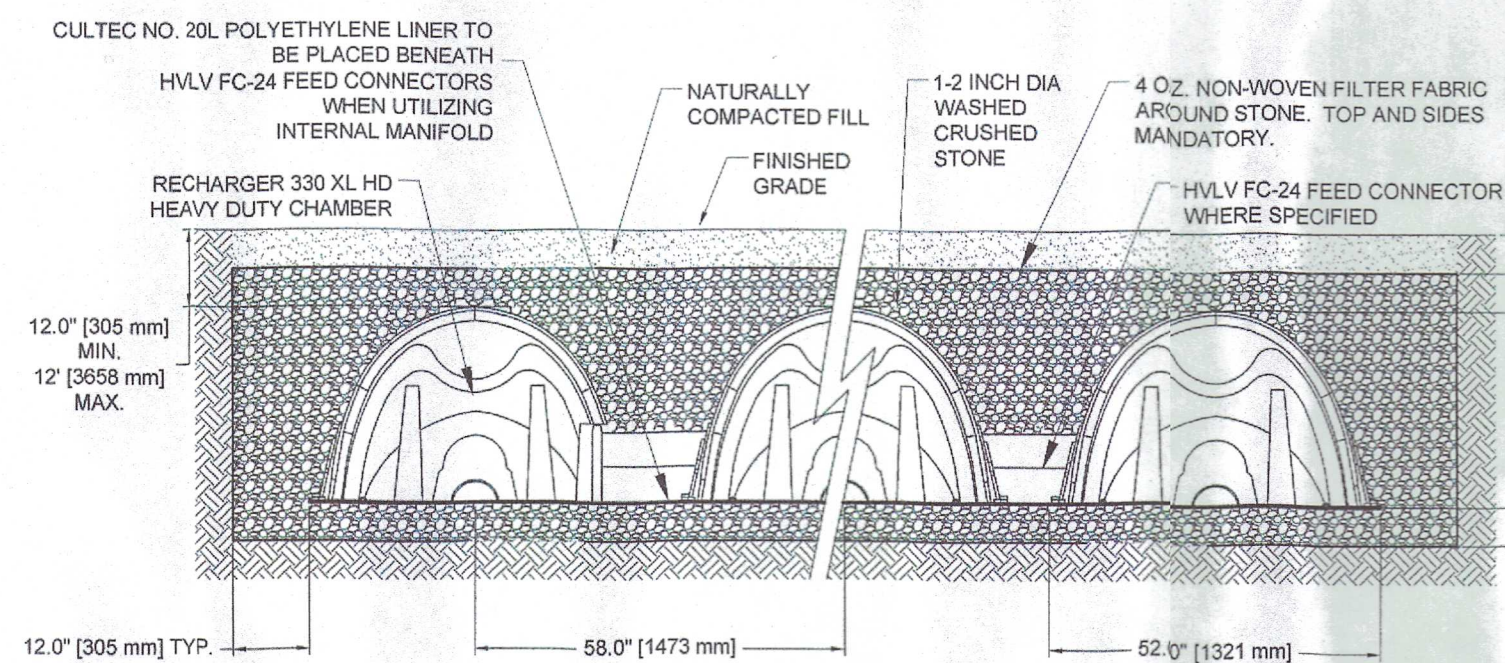
ASSESSORS MAP REFERENCE:
MAP 32 PARCEL 135

ZONING DISTRICT: C-R
MINIMUM LOT AREA = 20,000 S.F.
MINIMUM LOT FRONTAGE = 100 FEET
MINIMUM LOT WIDTH = 80 FEET
MINIMUM LOT DEPTH = 120 FEET
FRONT YARD SETBACK = 20 FEET
SIDE YARD SETBACK = 10 FEET
REAR YARD SETBACK = 30 FEET
MAXIMUM LOT COVERAGE = 40%
MAXIMUM BUILDING AREA = 40%
MAXIMUM BUILDING HEIGHT = 35 FEET
MAXIMUM BUILDING HEIGHT = 2.5 STORIES



NOTE:
1. CULTEC'S SHALL BE INSTALLED A MINIMUM OF 10' FROM HOUSE.

N/F
THE TIMOTHY R. COLLIER TRUST
#8 HOWLETT STREET



GENERAL NOTES
RECHARGER 330XL HD BY CULTEC, INC. OF BROOKFIELD, CT.
STORAGE PROVIDED = 11.32 GPD PER DESIGN UNIT.
REFER TO CULTEC, INC.'S CURRENT RECOMMENDED
INSTALLATION GUIDELINES.
USE RECHARGER 330XL HD HEAVY DUTY FOR TRAFFIC AND/OR
H-25 APPLICATIONS.

ALL RECHARGER 330XL HD HEAVY DUTY UNITS ARE MARKED
WITH A COLOR STRIPE FORMED INTO THE PART ALONG THE
LENGTH OF THE CHAMBER.
ALL RECHARGER 330XL HD CHAMBERS MUST BE INSTALLED IN
ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE AND
FEDERAL REGULATIONS.

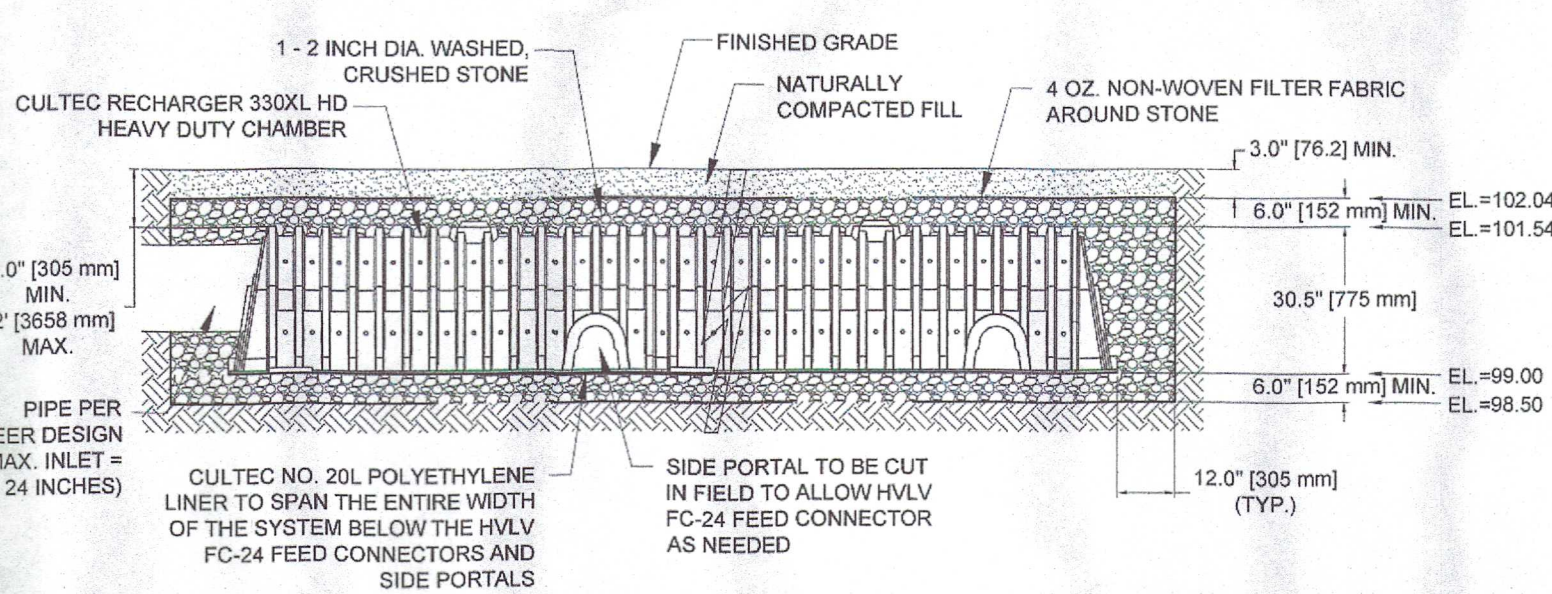
PROPOSED PRESBY ENVIRO-SEPTIC SYSTEM
REQUIRED BED: 1,320 S.F.
PROVIDED: 52.0'x25.5'=1,326 S.F.
TOP SAND LEVEL AT ELEV.=100.98
BREAKOUT (BOTTOM OF ASTM
C-33 SAND) AT ELEV.=99.23
300 L.F. OF ENVIRO-SEPTIC PIPE, MIN.
(8-50' LINES 4.5' CENTER TO CENTER)
ENVIRO-SEPTIC PIPE INV.=99.73
4" PVC INV. IN=100.31
LOW VENT AS SHOWN ON PLAN
X 103.92

LOT 1
20,000 S.F.
(AS SHOWN ON
PLAN 541 OF 1965)

PROPOSED RESERVE AREA
20'x40'
LEACH BED
(600 S.F.)

APPROX. 100' BUFFER ZONE
(UNSUBSIDIZED BYLAW ONLY)
100'

N/F
JOSEPH A. &
CYNTHIA S. MCINNIS
#99 MAIN STREET



3-27-2023

SITE PLAN
#97 MAIN STREET, TOPSFIELD, MA

DRAWING: SP-1

SHEET 1 OF 1

SCALE: 1"=10'

JANUARY 30, 2023

SEAL



Designed By: SML
Drawn By: SML
Reviewed By: RLW
Project Manager: RLW
Job File Number: TOPS-0076
Drawing File Folder: TOPS76
☒ Drawing issued for Review Only
☒ Drawing issued for Permit
☐ Drawing issued for Construction

Owner:
The Orlando Lopez Trust
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Topsfield, MA 01983
Applicant:
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Topsfield, MA 01983
978-317-7724

