

Site Plan Application

~ Tyler Lawn Care ~

For

TAX MAP 16 / LOT 61

N.H. Route 103 & Bagley Hill Road
Warner, New Hampshire



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TOWN OF WARNER PLANNING BOARD

P.O. Box 265

Warner, New Hampshire 03278-0059

Telephone: (603) 456-2298, ext. 7

Fax: (603) 456-2297

APPLICATION FOR SITE PLAN REVIEW

Please note that this application is subject to NH RSA 91-A which affords the public access to this information.

ACTION NEEDED FROM THE ZONING BOARD OF ADJUSTMENT? YES NO

SELECT ONE: FINAL PLAN SUBMISSION DESIGN REVIEW MODIFICATION TO A PREVIOUSLY APPROVED PLAN

WRITTEN WAIVER REQUEST TO SPECIFIC PROVISIONS INCLUDED? YES NO

NAME OF APPLICANT: Tyler McIver ~ DBA Tyler Lawn Care

ADDRESS: P.O. Box 90, Warner, N.H. 03278

PHONE # 1: (603) 456-2063 **PHONE # 2:** _____ **E-MAIL:** tyler@tylerlawncare.com

OWNER(S) OF PROPERTY: Tyler McIver

ADDRESS: 35 Ring Hill Road, Bradford, N.H. 03221

PHONE # 1: (603) 608-5912 **PHONE # 2:** _____ **E-MAIL:** tyler@tylerlawncare.com

AGENT NAME: Maria T. Dolder, Esquire

ADDRESS: 95 North State Street, Concord, N.H. 03301

PHONE # 1: (603) 717-0380 **PHONE # 2:** _____ **E-MAIL:** mdolder@hebertanddolder.com

LICENSED LAND SURVEYOR: _____

LICENSED PROFESSIONAL ENGINEER: Anthony Costello, P.E., 43 Bear Hill Road, Washington, N.H. 03280

CERTIFIED SOIL SCIENTIST: NA

CERTIFIED WETLAND SCIENTIST: Alden Beachemin, C.W.S., 412 River Road, Hooksett, N.H. 03106

OTHER PROFESSIONAL(S): _____

STREET ADDRESS & DESCRIPTION OF PROPERTY: N.H. Route 103 West; Vacant Lot at the intersection of N.H. Route 103 and Bagley Hill Road

MAP # 16 **LOT #** 61 **ZONING DISTRICT:** R2 & OC1 **NUMBER OF LOTS/UNITS:** 1

FRONTAGE ON WHAT STREET(S): 459' along N.H. Route 103 and 529' along Bagley Hill Road

DEVELOPMENT AREAS: 75,000 s.f. **acres/sq.ft.** **BUILDING/ADDITION:** 7,120 s.f. **sq. ft.**

DEED REFERENCE: **Book** 3703 **Page** 2490 **Please include a copy of the Deed.**

PROPOSED USE: Commercial Landscaping Business

DETAILS OF REQUEST: *Indicate number of separate pages attached, if necessary.*

We are requesting site plan review and approval for a proposed metal framed building, parking, storage and other accessories associated with a commercial landscape service business.

SUBMIT ONE 22X34 COLOR CODED DRAWING OF SITE PLAN (MAY BE HAND COLORED) PER THE FOLLOWING SPECIFICATIONS: Lot Boundary & Buildings = red, Tree = green, Paved = grey, Gravel = brown, Septic & Well Radius = orange, Open Space & Landscape = yellow, Surface Water=blue, Wetlands = blue stripe.

Authorization/Certification from Property Owner(s)

I (We) hereby designate Maria T. Dolder, Esquire to serve as my agent and to appear and present said application before the Warner Planning Board.

By submitting this application I (We) hereby authorize and understand that agents of the Town may visit the site without further notice. I (We) further understand the Planning Board may at some point during the review process schedule a Site Visit, which will be duly posted.

I (We) understand that the Planning Board will review the plan and/or may send the plan out for review. The applicant shall pay for such a review. A Public Hearing shall not be held until the Planning Board determines if the application is complete.

To the best of my knowledge, the information provided herein is accurate and is in accordance with the Town of Warner Zoning Ordinance and other land use regulations of the Town including but not limited to the Subdivision Regulations, Site Plan Regulations and other applicable state and federal regulations which may apply.

All sections of this application must be completed, including Owners Authorization/Certification, Abutters List, and Appendix A Checklist.

Signature of Property Owner(s): _____ Date: _____
(Need signatures of all owner's listed on deed)

Print Names Tyler McIver

Signature of Applicant(s) if different from Owner: _____ Date: _____

Print Names _____

For Planning Board Use Only

Date Received at Town Office: _____

Received By: _____

Fees Submitted: Amount: _____ Cash: _____ Check #: _____ Other: _____

Abutter's List Received: Yes _____ No _____

Date of Review: _____ Date of Hearing: _____ Date Approved: _____

Adopted February 1, 2016



Fees
Town of Warner Planning Board

P.O. Box 265
Warner, New Hampshire 03278-0059
Telephone: (603) 456-2298, ext. 7

Name of Applicant Tyler McIver Project Location: Tax Map 16 / Lot 61

Received By _____ Date Fee Received _____

Received By _____ Date Fee Received _____

Type of Application	Fee Schedule	Fee Calculation
<u> </u> Conceptual Consultation (submit application with no plans to copy)		<u>\$ No Fee</u>
<u> </u> Subdivision	\$200 Base Fee (Final Application or Design Development) \$50 per lot # of lots _____ x \$50 = \$15 per notification # notices _____ x \$15 = \$25 minimum compliance inspect, additional per Board Legal Notice in Publication - due prior to Hearing Escrow for 3 rd party review or inspection – per Board MCRD** recording fee – separate check per rate below LCHIP*** – separate \$25 check	\$ _____ \$ _____ \$ _____ \$ _____ \$ <u>invoiced</u> \$ <u>TBD by Board</u> \$ <u>separate**</u> \$ <u>separate***</u> Subtotal \$ _____ *
<u>X</u> Site Plan Review	\$250 Base Fee (Final Application or Design Development) \$15 per notification # notices <u>14</u> x \$15 = \$25 minimum compliance inspect, additional per Board Legal Notice in Publication - due prior to Hearing Escrow for 3 rd party review or inspection – per Board MCRD** recording decision – check per rate below	\$ <u>250</u> \$ <u>210</u> \$ <u>25</u> \$ <u>invoiced</u> \$ <u>TBD by Board</u> \$ <u>separate**</u> Subtotal \$ <u>485</u> *
<u> </u> Home Occupation	\$25 Base Fee (plus \$100 if a Hearing is required) If a Hearing is required add \$15 per notification If a Hearing add \$25 for compliance inspection Legal Notice in Publication due prior to Hearing	\$ _____ \$ _____ \$ _____ \$ <u>invoiced</u> Subtotal \$ _____ *
<u> </u> Lot Line Adjustment	\$150 Base Fee (plus \$100 if abutters request a Hearing) \$15 per notification – if requested by abutter(s) \$25 minimum compliance inspection Legal Notice Publication -due prior to Hearing MCRD** recording fee – separate check per rate below LCHIP*** – separate \$25 check	\$ _____ \$ _____ \$ _____ \$ <u>invoiced</u> \$ <u>separate**</u> \$ <u>separate***</u> Subtotal \$ _____ *
<u> </u> Voluntary Merger	\$60 Base Fee MCRD** recording fee – separate check per rate below	\$ _____ * \$ <u>separate</u> **

* = Please make check payable to “TOWN OF WARNER” for the above amount – due with application.

** = \$26 per plan mylar & \$12.49 per doc. page -Check payable to “Merrimack County Registry of Deeds”

*** = \$25 per plan set for LCHIP Fee (RSA 478:17-g) - Chk payable to “Merrimack County Registry of Deeds”

TBD = \$ Escrow amount shall be determined by the Board. Minimum amount shall be \$500; \$1,000 if new road.

Re-notifications: .Additional \$100 fee (or per Board), plus publication notice cost, plus \$15 per notification

Abutter(s) List

Please list the names and addresses of all owners of property that abut the subject property, defined as follows:

“Abutter” as defined in RSA 672:3 also includes any person whose property has a boundary which is within two hundred (200) feet of any boundary of the land under consideration, or has frontage on a pond on which the land under consideration also has frontage.

The abutters list must be obtained from the Town of Warner’s Assessors records within 5 days of submission of this application

In addition to abutters, please include the names and addresses of the applicant, owner(s) of the subject property, and, as applicable, the owners’ agent, engineer, land surveyor, architect, soil scientist, wetland scientist, and holders of conservation, preservation, or agricultural preservation restrictions.

I certify that this abutters list was obtained from the Town of Warner Assessor’s records on:

_____ (date)

Signature: _____

Print Name: _____

Map: Lot:

Name:

Address:

Map: Lot:

Name:

Address:

Map: Lot:

LIST OF ABUTTERS

Tyler Lawn Care
Tax Map 16 / Lot 61
N.H. Route 103 ~ Warner, N.H.

Bradford Abutters

Map	Lot(s)	Property Owner(s) Name	Mailing Address	Office Use Only	
3	55	Preston & Meagon Starr	32 Bagley Hill Road ~ P.O. Box 114 Bradford, N.H. 03221		
3	56	Jonathan & Lynn Kimball	1364 Old Hillsboro Road Henniker, N.H. 03242		
3	58	Richard Scott & Kathleen Holmes	P.O. Box 1761 Derry, N.H. 03038		
3	59	Louise & John Elkaliouby	62 Melvin Mills Road Bradford, N.H. 03221		

Warner Abutters

Map	Lot(s)	Property Owner(s) Name	Mailing Address	Office Use Only	
16	47 & 47-1	Jonathan Barry	22 Stagecoach Loop Warner, N.H. 03278		
16	50	Julia Whitney & Jared Scholand	55 Mascoma Street ~ Apt. 1 Lebanon, N.H. 03766		
16	59	David Brasher, Jr.	P.O. Box 271 Warner, N.H. 03278		
16	60	Christopher Mock	142 Fairgrounds Road Bradford, N.H. 03221		
16	62	Town of Warner	5 East Main Street ~ P.O. Box 265 Warner, N.H. 03278		
16	63	Anthony Russo & Ian Kane	53 Bagley Hill Road Warner, N.H. 03278		

Warner Abutters

Title	Name	Mailing Address	Office Use Only	
Property Owner	Tyler McIver	35 Ring Hill Road Bradford, N.H. 03221		
Applicant's Agent	Maria T. Dolder, Esquire Hebert & Dolder, PLLC	95 North Main Street Concord, N.H. 03301		
Wetland Scientist	Alden Beachemin, CWS Keyland Enterprises, LLC	412 West River Road Hooksett, N.H. 03106		
Civil Engineer	Anthony Costello, P.E. A.C. Engineering & Consulting	43 Bear Hill Road Washington, N.H. 03280		

Applicant Name: Tyler McIver Date: 11-12-21

This checklist refers only to the required submittals necessary to begin Planning Board review of a project.

Instructions:

1. Review Warner’s Zoning Ordinance and Site Plan Review Regulations prior to completing.
2. Place a checkmark adjacent to all items included with the application & plan.
3. In cases where all items on the line are not applicable to the project, indicate N/A.
4. Where some items are applicable, write “some” and circle & strike a line through items N/A.
5. Indicate ‘Waiver’ and provide formal request if requesting a Waiver.

A1. ITEMS SUBMITTED WITH APPLICATION

- a. Completed Site Plan Review application;
- b. Completed Site Plan Review checklist;
- c. Plot plan (see requirements in #A2 below);
- d. Provide a separate list including names, addresses of the abutters, applicant’s agent; holders of conservation, preservation restrictions, agriculture preservation restrictions; and every engineer, architect, land surveyor, or soil scientist whose professional seal appears or will appear on the documents; and information required for submission to assist in notification; (see RSA 676:4.I.b)
- e. Fees as set by the Planning Board;
- f. Copy of deed, easements or right-of-way;
- g. A colored elevation view or photograph of all buildings indicating height, width and surface treatment;
- h. Information on specific materials anticipated to be used and stored on site using title 49 Code Federal Regulations as a standard for hazardous materials;
- i. Special site preparation such as excavation and blasting, as well as extent of hauling materials to and from the site;
- j. Any other exhibits or data that the Planning Board may require in order to adequately evaluate the propose development for Site Review including but not limited to any state, federal or local requirements and permits (driveways, drainage, flood plan, DES, traffic studies, etc), special studies or analysis environmental assessments and legal review of documents.

A2. PLOT PLAN REQUIREMENTS

- a. Provide six (6) prints of each plan sheet (blue or black ink) 22”x34” and eleven (11) copies 11”x17”. Provide one 22”x34” colored-in site plan which highlights regions (landscaped, roads, buildings, drainage, utility systems, etc) to assist in illustrating the project scope.
- b. Scale: not less than 1” = 100’;
- c. Match lines when needed;
- d. Date, title, scale, north arrow, location map, legend;
- e. Name and address of developer, designer/engineer if required, and owner(s) of record;
- f. All existing and proposed easements and right-of-ways;
- g. List any approved Variances and Special Exceptions;
- h. Indicate Zoning Ordinance items: proposed type of use, minimum lot size minimum frontage, buildable area, impervious area, and other pertinent items. If applicable indicate building separation, shared driveway, cross lot traffic provisions;
- i. The zoning districts and boundaries for the site and within 1,000 feet of the site;
- j. Current names and addresses of all abutters, use of abutting properties, and location of the structures thereon including access roads, keyed on the plan;

- X k. Drawing of site showing boundaries, existing natural features including watercourses and water bodies, wetlands, trees and other vegetation, topographical features, any other features including existing structure that should be considered in the site design process;
- N/A l. Any existing hazardous and contaminated materials;
- N/A m. One hundred year flood elevation line, where applicable;
- X n. Existing and propose contours and finished grade elevations - all contours shall be a minimum of 2-foot intervals;
- X o. Surveyed property lines showing their angles, distances, radius, lengths of arcs, control angles, along property lines and monument locations;
- X p. Right-of-way lines of all existing adjoining streets;
- X q. Plan of all buildings with their type, size, location (setbacks) and elevation of first floor indicated (assume a permanent onsite elevation);
- N/A r. If a subdivision, the lines and names of all proposed streets, lanes, ways or easements intended to be dedicated for public use shall be indicated and all Subdivision Regulations shall apply;
- X s. Location of off-street parking and loading spaces with a layout of the parking indicated.
- X t. Snow storage locations;
- X u. Driveway, road, parking, pavement marking and exterior storage areas including construction details;
- N/A v. If a road is planned with the anticipation of its acceptance by the Town as a Town road, the construction design and details shall be shown per the requirements in the Warner Subdivision Regulations;
- N/A w. Traffic control signs, locations and details; traffic circulation plan;
- X x. The location, width, curbing and type of access ways and egress ways (driveways) plus streets and sidewalks within and around site;
- X y. The type and location of solid waste disposal facilities, including enclosures and screening;
- X z. The size and proposed location of water supply and sewage facilities. Indicate the distances from the proposed facilities to all existing water and sewage facilities (on site and abutters) within 200 feet (or greater if required by DES) of each of these proposed facilities;
- X aa. The location, elevation and layout of catch basins and other surface and underground drainage features, storm-water drainage system, applicable permits;
- X bb. Erosion and sedimentation control plan;
- X cc. The size and location of all public utility service connections - gas, power, telephone, fire alarm (overhead or underground);
- X dd. The location, type and lumens of lighting for al outdoor facilities, including direction and area of illumination;
- X ee. The location, size and design of proposed signs and other advertising or instructional devices (sign permit is through the Selectman's office);
- X ff. The type, extent and location of existing and proposed landscaping and open space areas indicating what existing landscaping and open space areas will be retained, as described within these regulations;
- gg. Any other information or data that the Planning Board may require in order to adequately evaluate the proposed development for Site Review;

To the best of my knowledge, the information provided herein is accurate and is in accordance with the Town of Warner Zoning Ordinance and other land use regulations of the Town including but not limited to the Site Plan Regulations, and other applicable state and federal regulations which may apply.

Printed Signature Name: _____

Authorized Signature: _____ Date: _____



PROJECT STATEMENT

Tyler Lawn Care is an established local lawn care company specializing in lawn maintenance, landscape design and landscape/hard cape installations. The company has been in business for over 20 years and currently maintains its garage/storage facilities in Bradford NH. We employ 10 full time employees who all live locally.

The new location will be used to house the business offices and equipment used in the operation of the business. It will be much larger than our current site which will allow us to operate more efficiently.

Storage of materials:

The location will have storage area for the storage of items generally used in the landscape/lawn maintenance business. IE: Loam, stone, gravel, mulch, etc. There will be no hazardous material stored onsite as we do not offer or perform services such as lawn fertilizing, pesticide application, grub control, insect spraying etc.

Site preparation:

The site does contain ledge and we anticipate there will be a need to either hammer drill or blast in order to accommodate the new facility. It is anticipated that much of the materials removed via the drilling and/or blasting will be used on site.

We look forward to doing business in the Town of Warner!

Tyler McIver
Owner

Return To:
Tyler McIver
35 Ring Hill Road
Bradford, NH 03221

Transfer Tax: \$ 825 -

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That, **Ernst M. Bewersdorf**, married with a mailing address of 601 Sugar Hill Road, Hopkinton, NH 03229, **Frederick A. Bewersdorf, Jr.**, married with a mailing address of 14 Patricia Lane, Amherst, NH 03060 and **Paul E. Bewersdorf**, married, with a mailing address of 17 South London Drive, Nashua, NH 03062, for consideration paid grant(s) to **Tyler McIver**, individually, with a mailing address of 35 Ring Hill Road, Bradford, NH 03221, with WARRANTY COVENANTS:

A certain tract or parcel of land with any buildings which may be thereon, all situated in the Town of Warner, County of Merrimack, State of New Hampshire, 03278, shown as Lot 61 of Map 16 of Property Survey for Frederick Bewersdorf by Ernest E. Veinotte in May, 1991, recorded in the Merrimack County Registry of Deeds as Plan #12154, said Lot 61 being bounded on the North by land now or formerly of E. Brunetta (Lot 63); on the East by land now or formerly of C. Mock (Lot 60); on the South by land abutting Route 103; and on the West by Bagley Hill Road.

Meaning and intending to describe and convey the same premises as conveyed to Ernst M. Bewersdorf and Frederick A. Bewersdorf, Jr. and Paul E. Bewersdorf by virtue of a deed dated February 6, 1992 recorded in the Merrimack County Registry of Deeds at Book 1877, Page 112.

Property is not homestead property.

Executed this 22nd day of OCTOBER, 2020.

Ernst M. Bewersdorf
Ernst M. Bewersdorf

Frederick A. Bewersdorf, Jr.
Frederick A. Bewersdorf, Jr.

Paul E. Bewersdorf
Paul E. Bewersdorf

MCRD

State of New Hampshire
County of Merrimack

Personally appeared the above named Ernst M. Bewersdorf and Frederick A. Bewersdorf, Jr. and Paul E. Bewersdorf, before me this 22nd day of OCTOBER, 2020, known to be the person(s) whose name(s) are subscribed to the foregoing instrument and acknowledged that they executed the same for the purposes therein contained.



Ronald A. Ouellette
Notary Public/Justice of the Peace
My Commission Expires:



TOWN OF WARNER
Land Use Office

P.O. Box 265
Warner, New Hampshire 03278-0059
Telephone: (603)456-2298 ex. 7
Fax: (603) 456-2297

Date of Decision: May 12, 2021

Special Exception Application - Case: ZBA 2021-02

Property Owner: Tyler Lawn Care

Property Agent: Maria Dolder, Esquire

Property Location: Bagley Hill Road & NH Route 103, Warner, NH 03278

Property Location: Map 6, Lot 61

Zoning District: R-2

Description: Special Exception to terms of Article VI.B. Table 1, Use Regulations: Wholesale, Transportation and Industrial section 6, Open Storage of Raw Materials, Finished Goods, or Construction Equipment and Structures for Storing such Equipment, of the Warner Zoning Ordinance

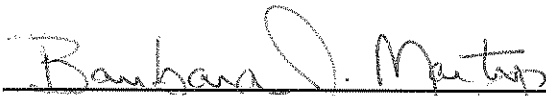
Proposed Use: Landscaping Business


You are hereby notified that on May 12, 2021 the Warner Zoning Board of Adjustment voted to **APPROVE** the request for a Special Exception to the terms of Article VI.B. Table 1, Use Regulations: Wholesale, Transportation and Industrial section 6, Open Storage of Raw Materials, Finished Goods, or Construction Equipment and Structures for Storing such Equipment, in a R-2 District. **The Special Exception was approved by a 5-to-0-to-0 vote** following a Public Hearing.

The Board's decision was based on the following findings/criteria:

The Board found the applicant met the following criteria to store covered and uncovered materials for a landscape business on the corner of Bagley Hill Road and NH Route 103 in an R-2 district.

- A. The request is an identified use in the Table 1, Use Regulations: Wholesale, Transportation and Industrial section 6, Open Storage of Raw Materials, Finished Goods, or Construction Equipment and Structures for Storing such Equipment is allowed by special exception in an R-2.
- B. The request is agreeable to the public convenience and welfare.
- C. The request will not impair the integrity of the district.





Barbara Marty, Chair, Zoning Board of Adjustment

Date

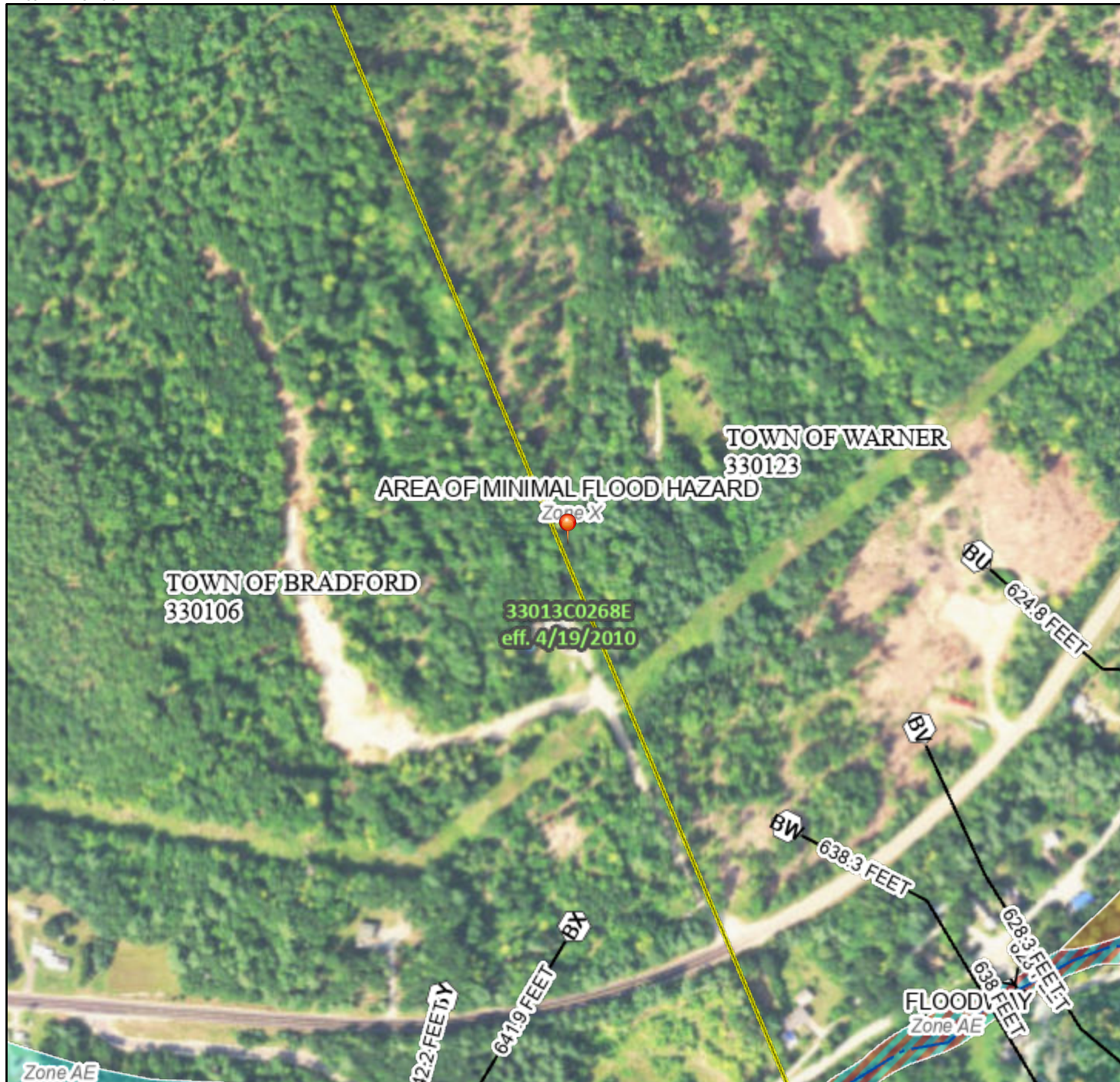
Warner Zoning Board of Adjustment Note: The New Hampshire RSA 677:2 provides that the Board of Selectmen, any party to the action, or any person directly affected has a right to appeal this decision within 30 days after the date of the decision. This notice has been placed on file and made available for the public inspection in the records of the ZBA.

cc: Applicant, Applicants File, Planning Board, Board of Selectmen, Building Department, Town Clerk, and Assessing Clerk.

National Flood Hazard Layer FIRMette



71°55'21"W 43°16'31"N



Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS		Without Base Flood Elevation (BFE) <i>Zone A, V, A99</i>
		With BFE or Depth <i>Zone AE, AO, AH, VE, AR</i>
		Regulatory Floodway
OTHER AREAS OF FLOOD HAZARD		0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile <i>Zone X</i>
		Future Conditions 1% Annual Chance Flood Hazard <i>Zone X</i>
		Area with Reduced Flood Risk due to Levee. See Notes. <i>Zone X</i>
		Area with Flood Risk due to Levee <i>Zone D</i>
OTHER AREAS		NO SCREEN Area of Minimal Flood Hazard <i>Zone X</i>
		Effective LOMRs
GENERAL STRUCTURES		Area of Undetermined Flood Hazard <i>Zone D</i>
		Channel, Culvert, or Storm Sewer
		Levee, Dike, or Floodwall
OTHER FEATURES		20.2 Cross Sections with 1% Annual Chance
		17.5 Water Surface Elevation
		Coastal Transect
		Base Flood Elevation Line (BFE)
		Limit of Study
MAP PANELS		Digital Data Available
		No Digital Data Available
		Unmapped
		The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.



This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards.

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 6/22/2021 at 12:48 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.

Planning Board Use Only:
 Applicant needs a
 Site-Plan Review:

_____ YES
 _____ NO

Date of Decision: _____



TOWN OF WARNER, NH
 SIGN PERMIT APPLICATION
 FEE \$15.00

1. Owners Name: Tyler J. McIVER

Address: 35 RING HILL RD BRADFORD NH Telephone # 603-

2. LOCATION OF PROJECT:

Street Address: RT 103 & Bayley Hill RD WARNER

Tax Map # 16 Lot # 61 Precinct _____ (yes or no)

Zoning District R-2 (R1, R2, R3, OC-1, OR-1, B1, C1)

3. TYPE OF SIGN:

- | | |
|--|--------------------------------------|
| <input checked="" type="checkbox"/> Freestanding | <input type="checkbox"/> Directional |
| <input type="checkbox"/> Portable/Seasonal | <input type="checkbox"/> Permanent |
| <input type="checkbox"/> Temporary | <input type="checkbox"/> On Premises |
| <input type="checkbox"/> Off Premises | |

4. If Temporary indicate length of time: _____

Dimension of Sign: Height 8' Width 4' Square Footage 32

Sign will be: On building In ground Ground to sign height 4'

Does the sign have external illumination: Yes No

Materials to be used: (i.e. granite posts, wood frames etc.) Granite Posts - wood Sign

5. Attach a scale drawing of the sign showing its location.

TJ McI
 Signature of Applicant

11/12/2021
 Date

Post & Panel

Quantity: 1 Double?-Sided

- 1 Sign Panel
 - 4" C-Channel Frame with Aluminum Faces
 - Dimensional Logo - Material TBD
 - Pressure-Sensitive Vinyl Graphics
- 2 Posts/Installation
 - Granite Posts
 - Direct Burial a 36" Below Grade
- 3 External Lighting
 - MaxBrite 4' Linear Fixtures
 - Mechanically Fastened TBD to Sign Panel

■ PMS ? TBD ■ PMS ? TBD

Dimensional Letters

Tyler Lawn Care

Flat Vinyl Graphics



LANDSCAPE DESIGN ♦ INSTALLATION ♦ MAINTENANCE



170 Liberty Street
Brockton, MA 02301
508-580-0094

SALES REPRESENTATIVE
Ron Ferrigno

INTERNAL PROJECT MANAGER
-

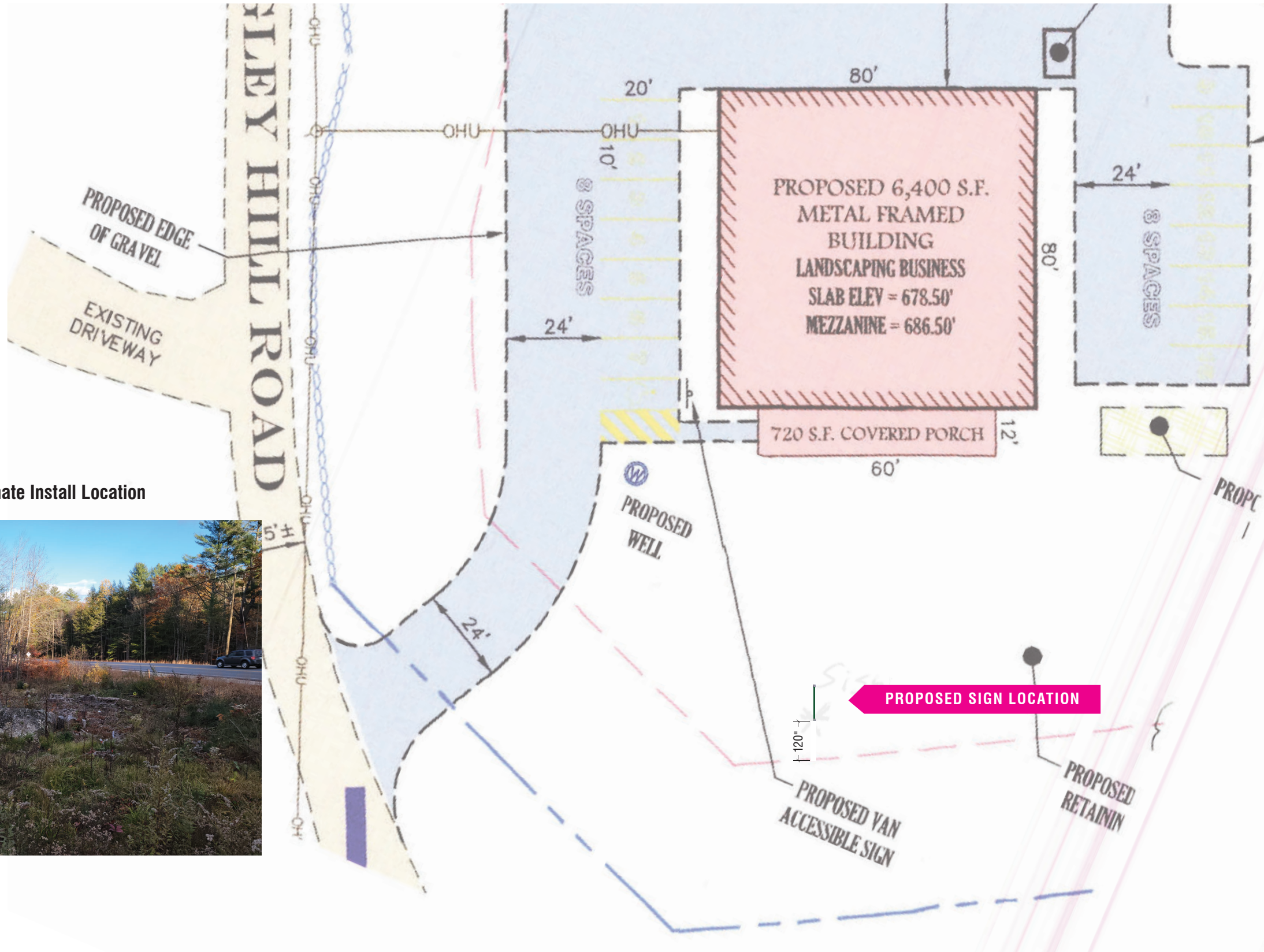
FIELD MANAGER
-

ACCOUNT COORDINATOR
Kelly Young

DESIGNER
CW

SCALE 10%

SHEET
01 of 02



Approximate Install Location



170 Liberty Street
Brockton, MA 02301
508-580-0094

SALES REPRESENTATIVE
Ron Ferrigno
INTERNAL PROJECT MANAGER
-
FIELD MANAGER
-
ACCOUNT COORDINATOR
Kelly Young
DESIGNER
CW

SCALE 1/16"=1'-0"

SHEET
02 of 02

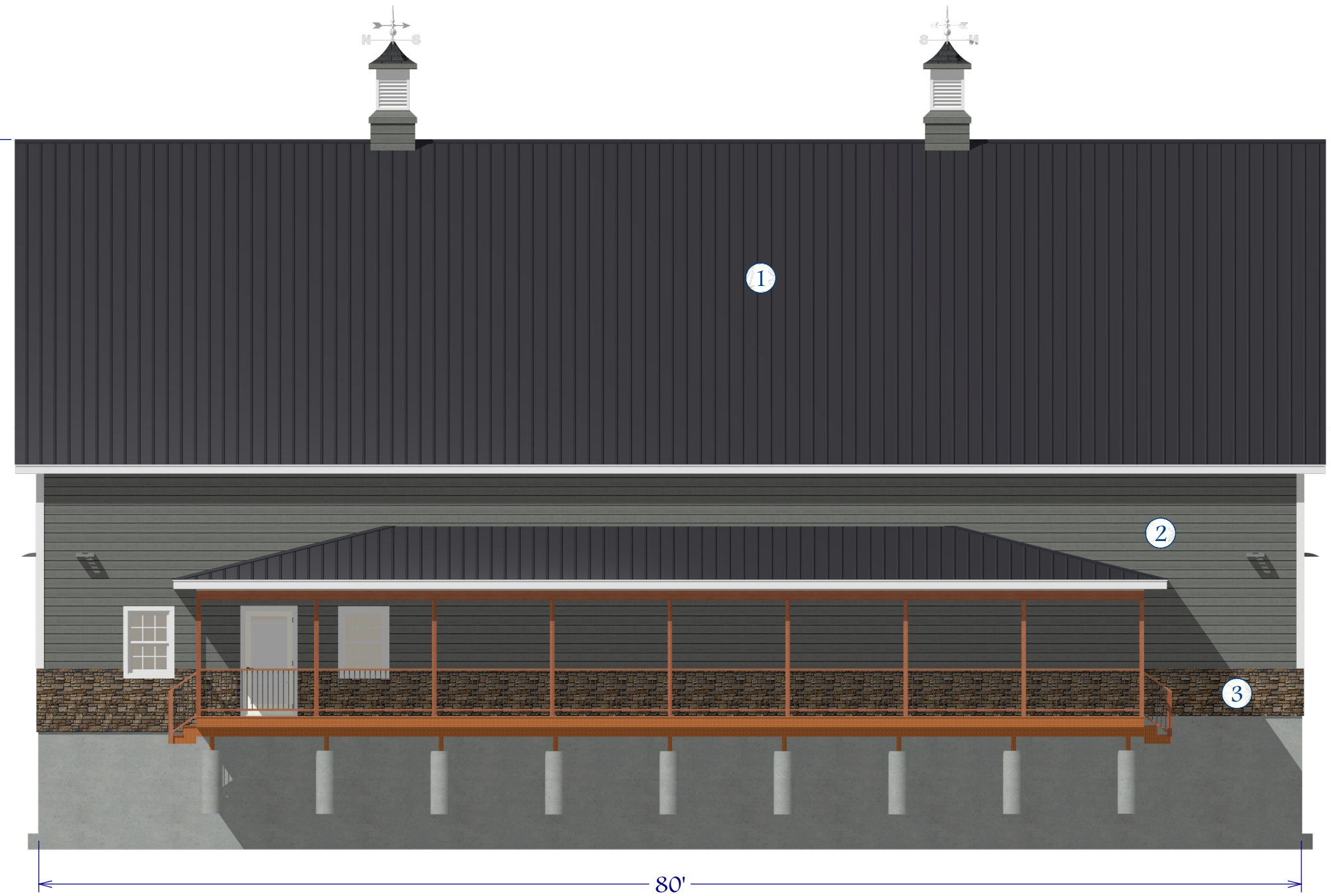
©2020 This document and the designs herein were produced expressly for this project and remain the property of Sign Design, Inc. They may not be reproduced or used for any other purpose without the written consent/authorization of Sign Design, Inc.
The colors printed on this page are strictly representational and should not be copied or reproduced in any way and/or used in connection with this project. Refer to color spec sheet for proper number match and system selection.

Highest Ridge
36'-6"



36'-6"

Grade Level
0'



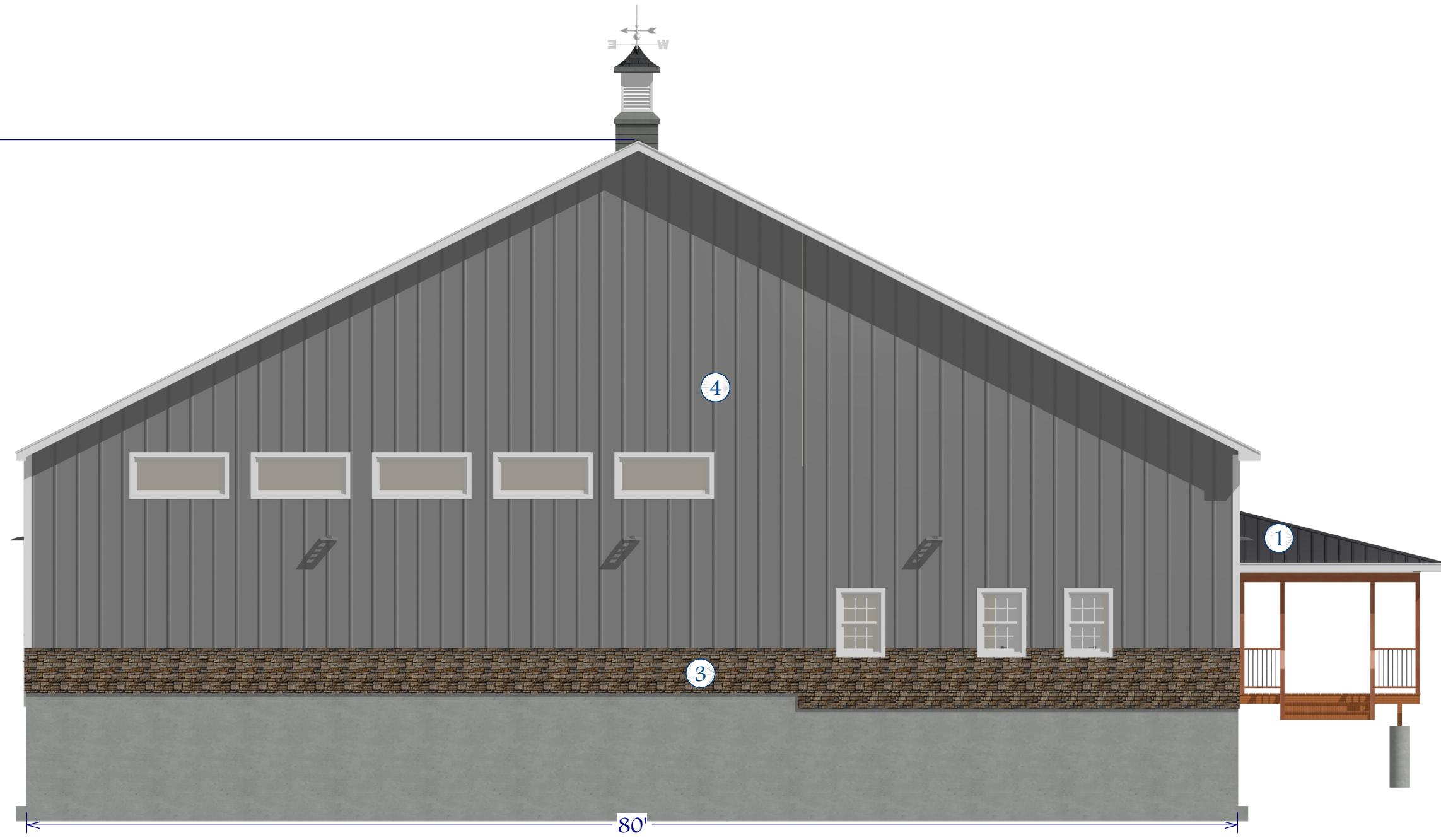
80'

NOTE SCHEDULE	
①	METAL ROOF
②	VINYL SIDING
③	STONE FACED SIDING
④	METAL SIDING

Highest Ridge
36'-6"

36'-6"

Grade Level
0'



NOTE SCHEDULE	
①	METAL ROOF
②	VINYL SIDING
③	STONE FACED SIDING
④	METAL SIDING

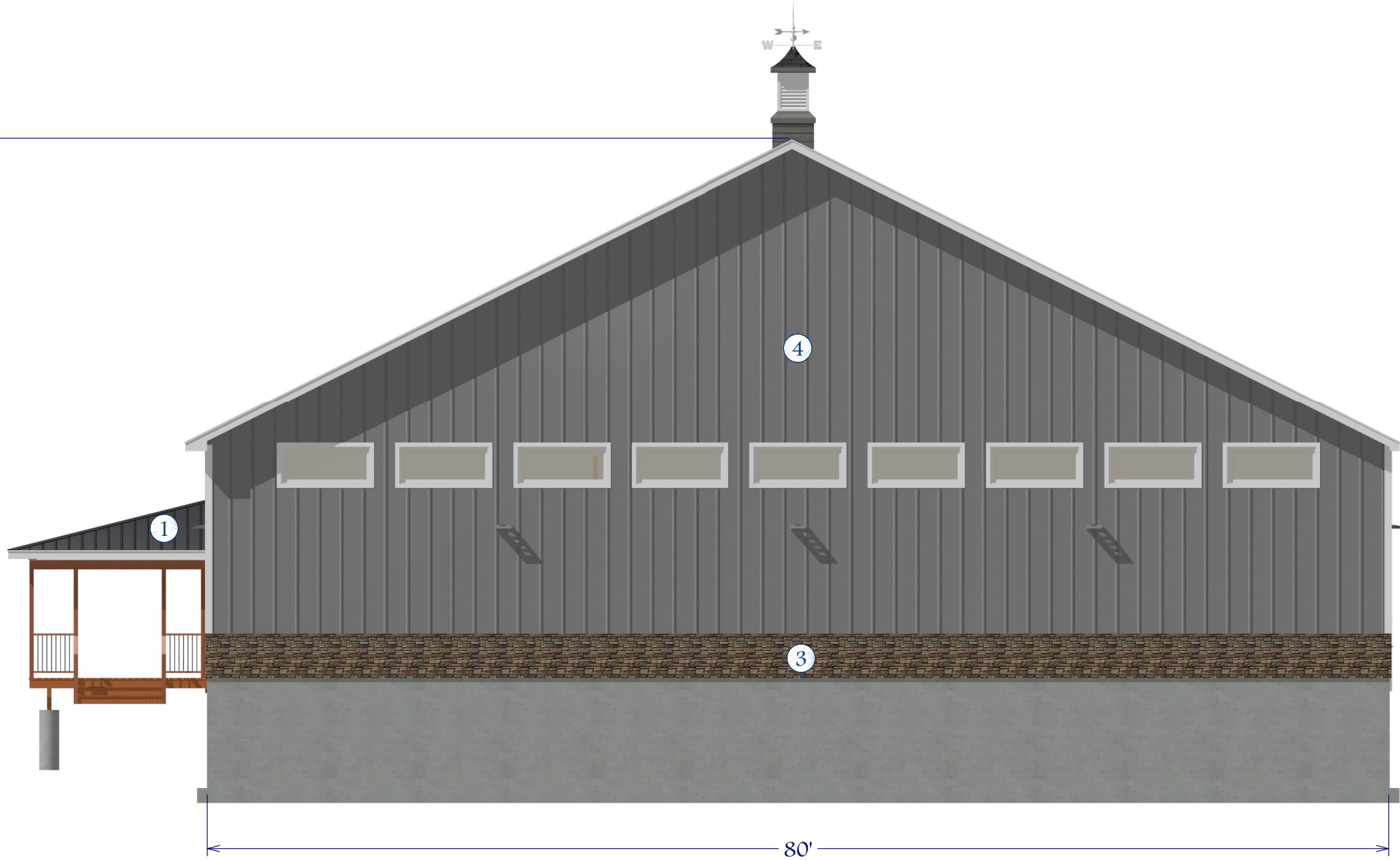


NOTE SCHEDULE	
①	METAL ROOF
②	VINYL SIDING
③	STONE FACED SIDING
④	METAL SIDING

Highest Ridge
36'-6"

36'-6"

Grade Level
0'



80'

NOTE SCHEDULE	
①	METAL ROOF
②	VINYL SIDING
③	STONE FACED SIDING
④	METAL SIDING