

- RECORD OWNER**
- LOCUS OWNER: ASSESSOR'S MAP C9, PARCEL 17
OLD SALT REALTY TRUST
387 MAIN STREET
PLYMPTON, MASSACHUSETTS 02367
 - DEED BOOK REFERENCE: PLYMOUTH COUNTY REGISTRY OF DEEDS
DEED BOOK 20047, PAGE 89
- GENERAL NOTES:**
- EXISTING CONDITIONS PLAN/INFORMATION PREPARED BY GRADY CONSULTING, L.L.C.
 - PROPERTY LINE, STREET LINE AND OWNER INFORMATION WAS COMPILED FROM RECORDS ON FILE AT THE PLYMOUTH COUNTY REGISTRY OF DEEDS AND THE TOWN OF PEMBROKE ASSESSORS DEPARTMENT.
 - TOPOGRAPHY INFORMATION SHOWN ON THIS PLAN IS BASED UPON AN ON THE GROUND SURVEY PERFORMED BY GRADY CONSULTING, L.L.C. APRIL 2015.
 - ALL ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988.
 - THE SITE IS NOT LOCATED IN AN AQUIFER PROTECTION ZONE II.
 - SUBJECT SITE IS IN THE CENTER PROTECTION DISTRICT AND RESIDENTIAL A DISTRICT AS DEPICTED ON THE TOWN OF PEMBROKE ZONING MAP.
 - EXISTING UTILITIES, WHERE SHOWN, HAVE BEEN COMPILED BASED ON OBSERVED ABOVE GROUND EVIDENCE ONLY AND ARE TO BE CONSIDERED APPROXIMATE. GRADY CONSULTING, L.L.C. DOES NOT GUARANTEE THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN OR THAT ALL EXISTING UTILITIES AND/OR SUBSURFACE STRUCTURES ARE SHOWN.
 - ALL EXISTING GRAVEL AND PAVED AREAS NOT SHOWN TO BE PAVED SHALL BE SURFACED WITH CRUSHED SHELLS.
- FLOOD NOTE:**
- LOCUS FALLS WITHIN ZONE "X" AS SHOWN ON THE FIRM COMMUNITY PANEL NO: 250277 0204J DATED JULY 17, 2012. ZONE "X" IS NOT A SPECIAL FLOOD HAZARD AREA.
- PLAN REFERENCES:**
- PLAN BOOK 9 PAGE 435
 - PLAN BOOK 7 PAGE 43
 - PLAN BOOK 7 PAGE 50
 - PLAN BOOK 13 PAGE 873
 - COUNTY LAYOUT DECREE NO. 942

ENGINEERED BY: 19 UNION STREET P.O. BOX 92 SCITUATE, MA 02066 T: 781-545-8893		
PROJECT: PROPOSED SITE PLAN 43 MATTAKEESETT STREET (ASSESSOR'S PARCEL: C9-17) PEMBROKE, MASSACHUSETTS 02359		DESIGN: CRM
PREPARED FOR: OLD SALT REALTY TRUST 387 MAIN STREET PLYMPTON, MA 02367		JOB NO.: 19-143
PLAN TITLE: PROPOSED COMMERCIAL BUILDING SITE PLAN		DATE: 3/4/19
		REV: -
		SHEET: 1 OF 1

Not to Scale



Prepared For:
East Coast Marine
Jeff Perette
Pembroke, MA 02359

Job Name:
East Coast Marine

Lighting Layout
Exterior

Scale: as noted

Inside Rep:

Date:4/7/2020

Outside Rep:

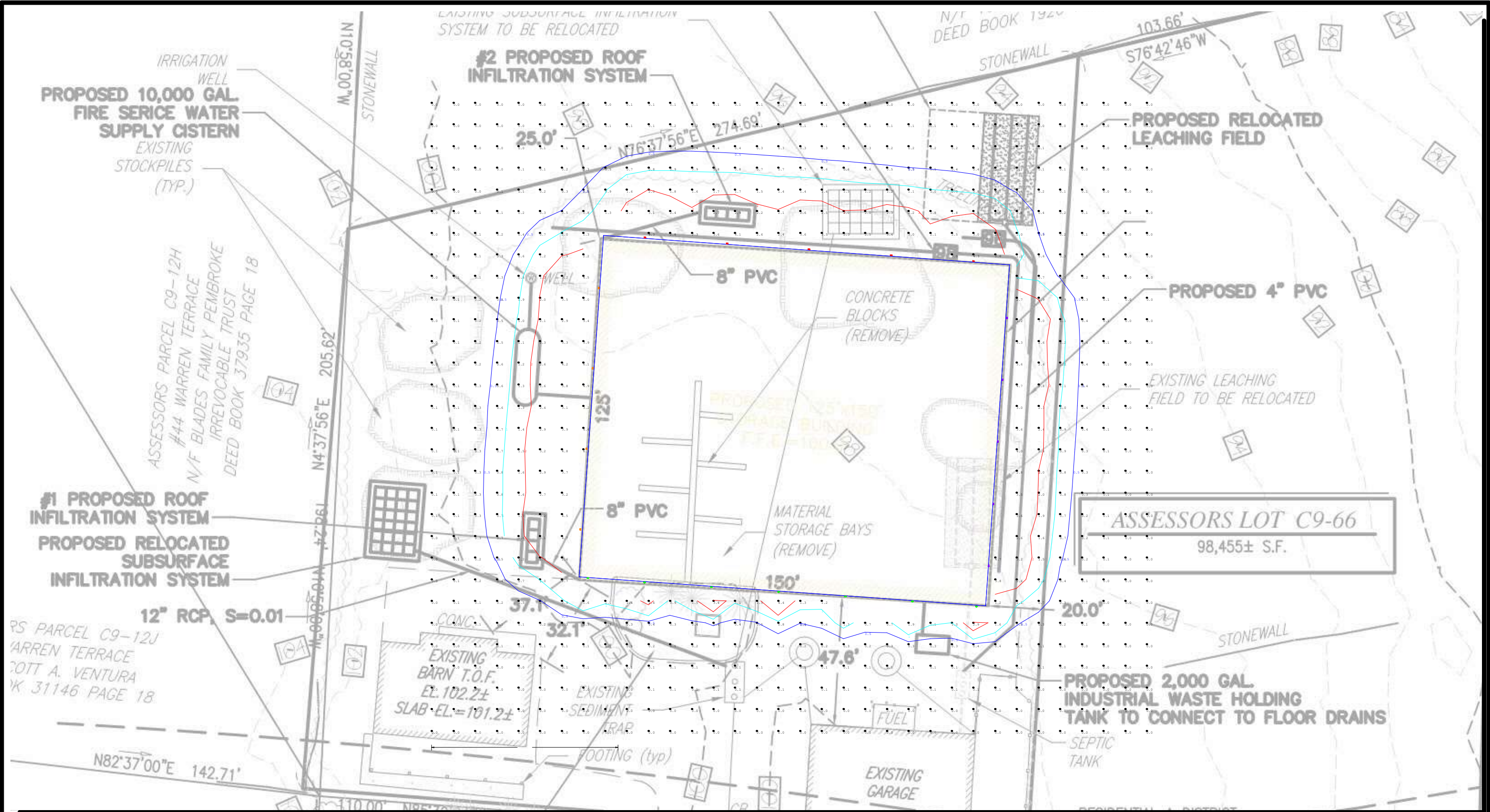
Filename: Proposed Building - East Coast Marine 1.AGI

Drawn By:JHolbrook

The Lighting Analysis, eZLayout, Energy Analysis and/or Visual Simulation ("Lighting Design") provided by Holbrook-Associated represent an anticipated prediction of lighting system performance based upon design parameters and information supplied by others. These design parameters and information provided by others have not been field verified by Holbrook-Associated and therefore actual measured results may vary from the actual field conditions. Holbrook-Associated recommends that design parameters and other information be field verified to reduce variation.

Holbrook-Associated neither warranties, either implied or stated with regard to actual measured light levels or energy consumption levels as compared to those illustrated by the Lighting Design. Holbrook-Associated neither warranties, either implied or stated, nor represents the appropriateness, completeness or suitability of the Lighting Design intent as compliant with any applicable regulatory code requirements with the exception of those specifically stated on drawings created and submitted by Holbrook-Associated. The Lighting design is issued, in whole or in part, as advisory documents for informational purposes and is not intended for construction nor as being part of a project's construction documentation package.

Filename: C:\Users\jholbrook\Documents\AGI32 - Designs\2020 Designs\Rick Holbrook\Jeff's Building\Proposed Building - East Coast Marine 1.AGI



Not to Scale



Prepared For:
East Coast Marine
Jeff Perette
Pembroke, MA 02359

Job Name:
East Coast Marine

Lighting Layout
Exterior

Scale: as noted

Date: 4/7/2020

Filename: Proposed Building - East Coast Marine 1.AGI

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Inside Rep:

Outside Rep:

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Calculation Summary										
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min	PtSpcLr	PtSpcTb	Meter Type
Proposed Building	Illuminance	Fc	0.70	6.3	0.0	N.A.	N.A.	8	8	Horizontal

Luminaire Schedule							All quotes/orders generated from this layout must be forwarded to the Local Rep Agency			
Symbol	Qty	Label	Arrangement	LLF	Description		BUG Rating			
	5	SLIM18Y	SINGLE	1.000	SLIM18Y		B1-U0-G0			
	7	ENTRA12Y	SINGLE	1.000	ENTRA12Y		B0-U3-G1			
	5	SLIM12Y	SINGLE	1.000	SLIM12Y		B1-U0-G0			
	4	SLIM26Y	SINGLE	1.000	SLIM26Y,SLIM26Y_D10		B1-U0-G0			

Expanded Luminaire Location Summary						
Label	X	Y	MTG HT	Orient	Tilt	
SLIM26Y	362.223	672.417	18	176.922	0	
SLIM26Y	359.938	642.715	18	176.922	0	
SLIM26Y	357.654	613.013	18	176.922	0	
SLIM26Y	355.369	583.311	18	176.922	0	
SLIM12Y	512.99	661.381	14	357.51	0	
ENTRA12Y	379.068	563.643	8	266.009	0	
ENTRA12Y	403.793	561.888	8	266.009	0	
ENTRA12Y	428.518	560.133	8	266.009	0	
ENTRA12Y	453.244	558.379	8	266.009	0	
ENTRA12Y	477.969	556.624	8	266.009	0	
ENTRA12Y	358.171	565.189	8	266.009	0	
ENTRA12Y	501.611	554.637	8	266.009	0	
SLIM18Y	379.228	691.06	18	86.507	0	
SLIM18Y	409.552	688.879	18	86.507	0	
SLIM18Y	439.876	686.698	18	86.507	0	
SLIM18Y	470.2	684.517	18	86.507	0	
SLIM18Y	500.524	682.336	18	86.507	0	
SLIM12Y	511.306	638.484	14	357.51	0	
SLIM12Y	509.623	615.587	14	357.51	0	
SLIM12Y	507.939	592.689	14	357.51	0	
SLIM12Y	506.256	569.792	14	357.51	0	
Total Quantity: 21						



SLIM12Y
SLIM18Y
SLIM26Y



ENTRA12Y

NOTES:

* The light loss factor (LLF) is a product of many variables, only lamp lumen depreciation (LLD) has been applied to the calculated results unless otherwise noted. The LLD is the result (quotient) of mean lumens / initial lumens per lamp manufacturers' specifications.

* Illumination values shown (in footcandles) are the predicted results for planes of calculation either horizontal, vertical or inclined as designated in the calculation summary. Meter orientation is normal to the plane of calculation.

* The calculated results of this lighting simulation represent an anticipated prediction of system performance. Actual measured results may vary from the anticipated performance and are subject to means and methods which are beyond the control of Holbrook-Associated.


* Mounting height determination is job site specific, our lighting simulations assume a mounting height (insertion point of the luminaire symbol) to be taken at the top of the symbol for ceiling mounted luminaires and at the bottom of the symbol for all other luminaire mounting configurations.

* It is the Owner's responsibility to confirm the suitability of the existing or proposed poles and bases to support the proposed fixtures, based on the weight and EPA of the proposed fixtures and the owner's site soil conditions and wind zone. It is recommended that a professional engineer licensed to practice in the state the site is located be engaged to assist in this determination.

* The landscape material shown hereon is conceptual, and is not intended to be an accurate representation of any particular plant, shrub, bush, or tree, as these materials are living objects, and subject to constant change. The conceptual objects shown are for illustrative purposes only. The actual illumination values measured in the field will vary.

* Photometric model elements such as buildings, rooms, plants, furnishings or any architectural details which impact the dispersion of light must be detailed by the customer documents for inclusion in the Holbrook-Associated lighting design model. Holbrook-Associated is not responsible for any inaccuracies caused by incomplete information on the part of the customer, and reserves the right to use best judgement when translating customer requests into photometric studies.

* RAB Lighting Inc. luminaire and product designs are protected under U.S. and International intellectual property laws. Patents issued or pending apply.

	Prepared For: East Coast Marine Jeff Perette Pembroke, MA 02359	Job Name: East Coast Marine Lighting Layout Exterior	Scale: as noted	Inside Rep:
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			Drawn By: JHolbrook	
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