ZONING REQUIREMENTS

UNDERLYING DISTRICT: HIGH RISE INDUSTRIAL (IH)
GENERAL INDUSTRIAL (IG)

OVERLYING DISTRICT: WATER RESOURCE (ENTIRE SITE) (IG)

	REQUIRED (IG)	REQUIRED (IH)	EXISTING	PROPOSED
MINIMUM LOT AREA	40,000	120,000	118,327	UNCHANGED
MINIMUM FRONTAGE	150 FT	100 FT	201.00 FT	UNCHANGED
MINIMUM FRONT SETBACK	25 FT	50 FT	50 FT	UNCHANGED
MINIMUM SIDE SETBACK	15 FT	50 FT	15 FT	UNCHANGED
MINIMUM REAR SETBACK	15 FT	50 FT	285 FT	UNCHANGED
MAXIMUM BUILDING-TO-GROUND RATIO	25%	25%	19%	UNCHANGED
MAXIMUM BUILDING HEIGHT	80 FT	155 FT	27 FT±	UNCHANGED
% IMPERVIOUS SURFACE MAXIMUM	60%	60%	70%	70%
MAXIMUM FLOOR AREA RATIO	.15 (1) (2)	.15 (1) (2)	.37	UNCHANGED
MAXIMUM YARD ADJOINING RD DISTRICT	20%	100 FT	N/A	UNCHANGED
MAXIMUM FEET BETWEEN BUILDINGS	NONE	50 FT	95 FT±	UNCHANGED

PARKING SPACES REQUIRED FOR ZONING

	MINIMUM	MAXIMUM
OFFICE USE: 43,000 SF @ 2.5 MIN. SPACES 3.0 MAX. SPACES PER 1,000 SF	110	132
TOTAL PARKING EXISTING	= 156	

TOTAL PARKING PROPOSED:
STANDARD SPACES (9' WIDE) = 146
HANDICAP SPACES (13' WIDE) = 6
152

AS-BUILT LEGEND

- Gate Valve
- E.V. Electric Valve
- S.H. Sprinkler Head
- *(Note) As-Built Addition and/or Change
- Drain

LEGEND

- Proposed Granite Edging
- Proposed Catch Basin
- Proposed Manhole
- 137.50 Proposed Finished Pavement Grade
- (137.50) Existing or Proposed Finished by others
- Existing Ground Contour
- Proposed one Foot Contour
- Proposed one Half Foot Contour
- Property Line
- Sterner "Bethel" Light Fixture Mounted on Dark Brown Hexagonal Concrete Pole (24')
- Sterner "Bethel" Light Fixture Mounted on Dark Brown Hexagonal Concrete Pole (14')
- Rim Lighting, 120 HS 43010 MV
- Chamaecyparis Pisifera (18" B & B)
- American Linden (3½"-4" Cal)
- Pin Oak (5" Cal)
- Norway Maple (2"-3½" Cal)
- Hybrid Rhododendron
- Fragrant Sumac

NOTES

1. All paved areas to be bordered by Bit. Conc. Curb except when otherwise indicated on the Plan
2. In Entrance Road Median, remove existing gran. curb & install 7.5' K gran curb & pave in accordance with Note 3
3. Parking Area and Access Way to be paved with 2½" Bituminous Concrete layed in two courses on 8" of compacted Gravel all conforming to and in accordance with Mass DPW Standards and Specifications and Detail sheet No 2
4. Manholes, Drop Inlets and Catch Basins to be Precast or Concrete Block per Mass DPW Standards
5. All curved curbing not dimensioned have 4.5' radii
6. For existing surface elevations and subsurface conditions in Building area, see Haley & Aldrich report #1 Bldg dated April 4, 1973 (Boring & Test Pit logs on file in G.C. Office.)

MINOR ENGINEERING CHANGE

CREATION OF ADDITIONAL BUILDING ENTRANCE
ENCLOSE PORTION OF PARKING LOT WITH CHAIN LINK FENCE
RE-STRIPING OF HANDICAPPED AND STANDARD PARKING SPACES
INSTALLATION OF EMERGENCY GENERATOR WITH PROPANE TANK
PLACEMENT OF LANDSCAPING PLANTERS
INSTALLATION OF TWO FLAG POLES
INSTALLATION OF DUMPSTER

COMMONWEALTH OF MASSACHUSETTS DAVID N. ROMERO CIVIL No. 19596 REGISTERED PROFESSIONAL ENGINEER

APPROVED BY THE
BURLINGTON PLANNING BOARD

MINOR ENGINEERING CHANGE FILED AUGUST 16, 2006
PUBLIC MEETING DATE SEPTEMBER 7, 2006
MINOR ENGINEERING CHANGE APPROVED SEPTEMBER 7, 2006

S429

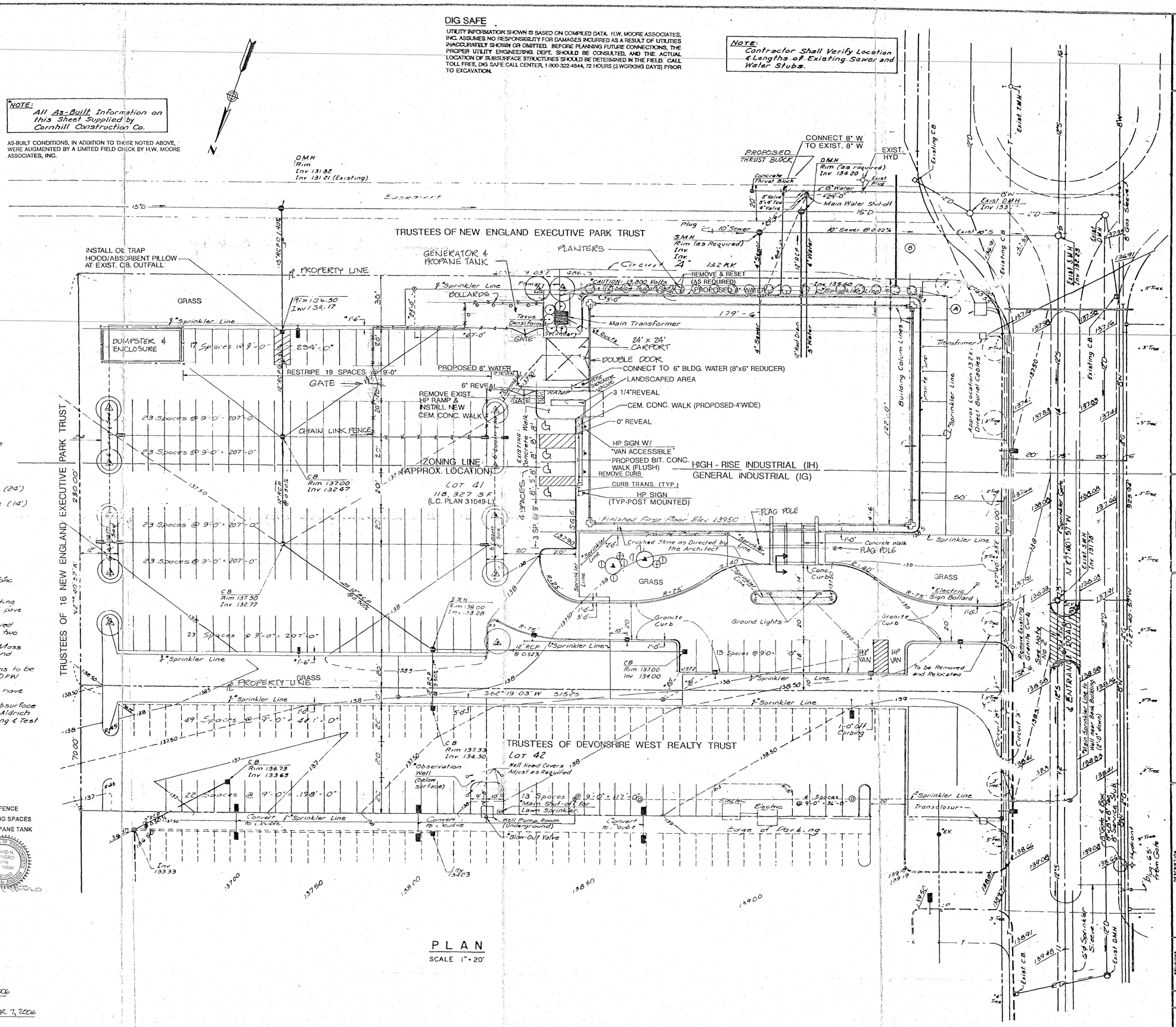
DIG SAFE

UTILITY INFORMATION SHOWN IS BASED ON COMPILED DATA. H.W. MOORE ASSOCIATES, INC. ASSUMES NO RESPONSIBILITY FOR DAMAGES INCURRED AS A RESULT OF UTILITIES INACCURATELY SHOWN OR OMITTED. BEFORE PLANNING FUTURE CONNECTIONS, THE PROPER UTILITY ENGINEERING DEPT. SHOULD BE CONSULTED, AND THE ACTUAL LOCATION OF SUBSURFACE STRUCTURES SHOULD BE DETERMINED IN THE FIELD. CALL TOLL FREE, DIG SAFE CALL CENTER, 1-800-322-4844, 72 HOURS (3 WORKING DAYS) PRIOR TO EXCAVATION.

*NOTE: All As-Built Information on this Sheet Supplied by Cornhill Construction Co.

AS-BUILT CONDITIONS, IN ADDITION TO THOSE NOTED ABOVE, WERE AUGMENTED BY A LIMITED FIELD CHECK BY H.W. MOORE ASSOCIATES, INC.

NOTE: Contractor Shall Verify Location & Lengths of Existing Sewer and Water Stubs.


TRUSTEES OF NEW ENGLAND EXECUTIVE PARK TRUST
TRUSTEES OF 16 NEW ENGLAND EXECUTIVE PARK TRUST
TRUSTEES OF DEVONSHIRE WEST REALTY TRUST
LOT 41
118,327 S.F.
(L.C. PLAN 31049-L)
LOT 42
ZONING LINE (APPROX. LOCATION)
HIGH - RISE INDUSTRIAL (IH)
GENERAL INDUSTRIAL (IG)
INSTALL OIL TRAP HOOD/ABSORBENT PILLOW AT EXIST. C.B. OUTFALL
GENERATOR & PROPANE TANK
PLANTERS
BOLLARDS
DUMPSTER & ENCLOSURE
24' x 24' CARPORT
DOUBLE DOOR
CONNECT TO 6" BLDG. WATER (8"x6" REDUCER)
LANDSCAPED AREA
CEM. CONC. WALK (PROPOSED-4'WIDE)
HP SIGN W/ "VAN ACCESSIBLE"
PROPOSED BIT. CONC. WALK (FLUSH)
CURB TRANS. (TYP.)
HP SIGN (TYP-POST MOUNTED)
CHAIN LINK FENCE
FLAG POLE
Crushed Stone as Directed by the Architect
Ground Lights
Granite Curb
Main Transformer
CONNECT 8" W TO EXIST. 8" W
PROPOSED THRUST BLOCK
EXIST. HYD
Main Water Shut-off
Exist DMH Inv 133
Exist 10" S
10" Sewer @ 0.22%
Exist S.M.H. Inv 132.23
Exist T.M.H.
Existing C.B.
Building Corner Line
Approx Location Direct Burial Cables
Remove Existing Granite Curb
Main Sprinkler Line to Wall (near Bank Building)
Exist C.B.
Exist DMH
Exist S.M.H. Inv 137.78
Hydrant
Plug 65' from Gate
Edge of Parking
Finished First Floor Elev. 139.50
Observation Well (Below surface)
Well Head Covers Adjust as Required
Well Pump Room (Underground)
Blow-Out Valve
Main Shut-off for Lawn Sprinkler
Convert to Loame
Transclosure
Electric
Sign Bollard
To be Removed and Relocated
Sprinkler Line
Property Line
Circuit "A"
132 KV
Taxus Densiformis
Inv 137.60 Spot Elev. Top of Curb
Rim 136.50 Inv 134.17
Rim 137.00 Inv 134.00
Rim 137.33 Inv 134.50
Rim 136.73 Inv 133.63
Rim 137.00 Inv 132.47
Rim 137.50 Inv 132.77
Rim 138.00 Inv 133.28
Rim 137.50 Inv 132.47
Rim 137.00 Inv 134.00
Inv 133.33
Inv 133.03
S 62°19'03" W 315.55
N 27°40'57" W 230.00'
N 27°40'57" W 225.00'
S 27°40'57" W 201.00'
N 27°40'57" W 201.00'
N 27°40'57" W 225.00'
S 62°19'03" W 70.00'
N 62°19'03" E 70.00'
N 62°19'03" E 70.00'
N 62°19'03" E