

December 9, 2022

Town of Ashland  
Planning Department  
Attn: Peter Matchak, Town Planner/Director  
101 Main Street  
Ashland, MA 01721

**Re: Planning Board Site Plan Review and Special Permit Memo  
McDonald's Restaurant  
225 Pond Street  
Ashland, MA**

Dear Members of the Planning Board:

On behalf of McDonald's USA, LLC, we have provided updated site plan documents and material for the proposed site improvements of the McDonald's Restaurant located at 225 Pond Street. In support of this material we wanted to provide an outline of the plan changes that have occurred since the last Planning Board Meeting held on August 25<sup>th</sup>.

Following the August Planning Board meeting we met with the Design Review Committee twice to obtain their feedback on the project and received a second peer reviewer letter which has resulted in some additional site changes including the following:

- Restriping and reconfiguring the existing spaces to along the Northwest corner of the property at more of an angle for improved vehicles access and egress.
- Specifying the proposed trash coral fencing to be gray to match the proposed gray vinyl fence within the landscape area along the North property line.
- Proposing to raise and replace the existing undersized stop sign at the Pond Street exit driveway with a larger one for improved visibility.
- Additional plantings are to be provided within the proposed landscape area along the Northern property line in lieu of hydroseed.

We trust the provided information is sufficient for your review and we look forward to discussing the project at the December 15<sup>th</sup> Planning Board Meeting. Should you have any questions or need additional information, please do not hesitate to contact us at 508-480-9900.

Sincerely,

BOHLER ENGINEERING



Eric G. Dubrule



Daniel Allen, PE