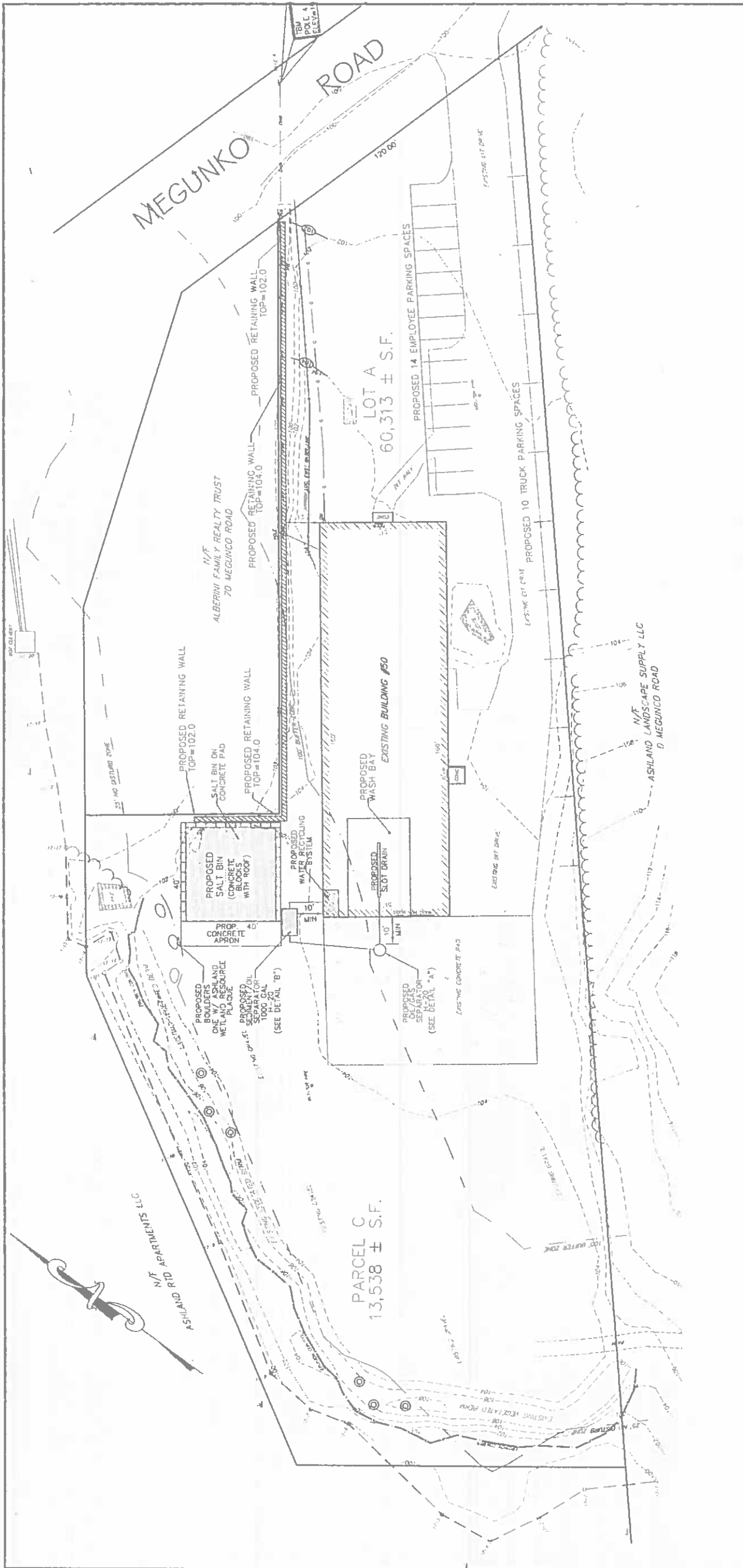


MODIFIED SITE PLAN
 50 MEGUNKO ROAD
 ASHLAND, MASSACHUSETTS
 PREPARED FOR
 CHRIS KOTSIPOULOS
 139 COUNTRY DRIVE
 WESTON, MA 02493

GLM Engineering
 Consultants, Inc
 19 EXCHANGE STREET
 HOLLISTON, MA 01746
 P: 508-429-1100
 F: 508-429-7160
 www.GLMengineering.com

DRW: JEH
 JOB No. 15.978
 DATE: AUGUST 15, 2018
 SCALE: 1" = 20'
 SHEET: 1 of 2
 PLAN # 27,264

NO	DATE	DESCRIPTION
1	9/17/2018	CONSERVATION COMMENTS
2	12/10/2018	PLUMBING INSPECTOR COMMENTS
3	12/17/2018	PLANNING BOARD



APPROVED BY THE ASHLAND PLANNING BOARD

DATE: _____

GRAPHIC SCALE
 (IN FEET)
 1 inch = 20 ft

ASSESSOR'S REFERENCE:
 MAP 13, PARCEL 139
 MAP 13, PARCEL 141

DEED REFERENCE:
 SOUTH MIDDLESEX COUNTY REGISTRY OF DEEDS
 Bk. 71024, Pg. 444

PLAN REFERENCE:
 PLAN No. 1007 OF 1973, Bk.17502 Pg.317

OWNER OF RECORD:
 ASHLAND 50 MEGUNKO ROAD, LLC
 c/o CHRIS KOTSIPOULOS
 139 COUNTRY DRIVE
 WESTON, MA 02493

ZONING CLASSIFICATION:
 FAL TRANSIT DISTRICT "D"
 INDUSTRIAL
 AREA: 30,000 S.F.
 FRONTAGE: 150'

ZONING DATA:	REQUIRED	PROVIDED
INDUSTRIAL (I)	30,000 S.F.	60,313 S.F. (Lot A) 11,538 S.F. (Parcel C) 73,851 S.F. (Total)
LOT AREA:	150 FT.	160 FT.
LOT FRONTAGE:	40 FT.	125.9 FT.
SETBACKS:	30 FT.	13.9 FT. (Existing)
FRONT:	30 FT.	222.9 FT.
REAR:	30 FT.	
BUILDING COVERAGE:	8,130 S.F. (11.0%)	
IMPERVIOUS COVERAGE:	22,895 S.F. (31.1%)	

PROPOSED PLANTING SCHEDULE

② - 6 - PROPOSED NATIVE PLANTINGS
 CHOOSE FROM THE FOLLOWING LIST OR
 AN ALTERNATIVE APPROVED BY THE
 ASHLAND CONSERVATION AGENT

SWEET PEPPERBUSH - *Cetbra ornifolia*
 GRAY DOGWOOD - *Cornus racemosa*
 SWEET FERN - *Comptonia peregrina*
 COMMON JUNIPER - *Juniperus communis*



EXISTING 2018 SITE PLAN

NO.	DATE	DESCRIPTION
1	8/11/2018	CONSERVATION COMMENTS
1	12/10/2018	PLUMBING INSPECTOR COMMENTS

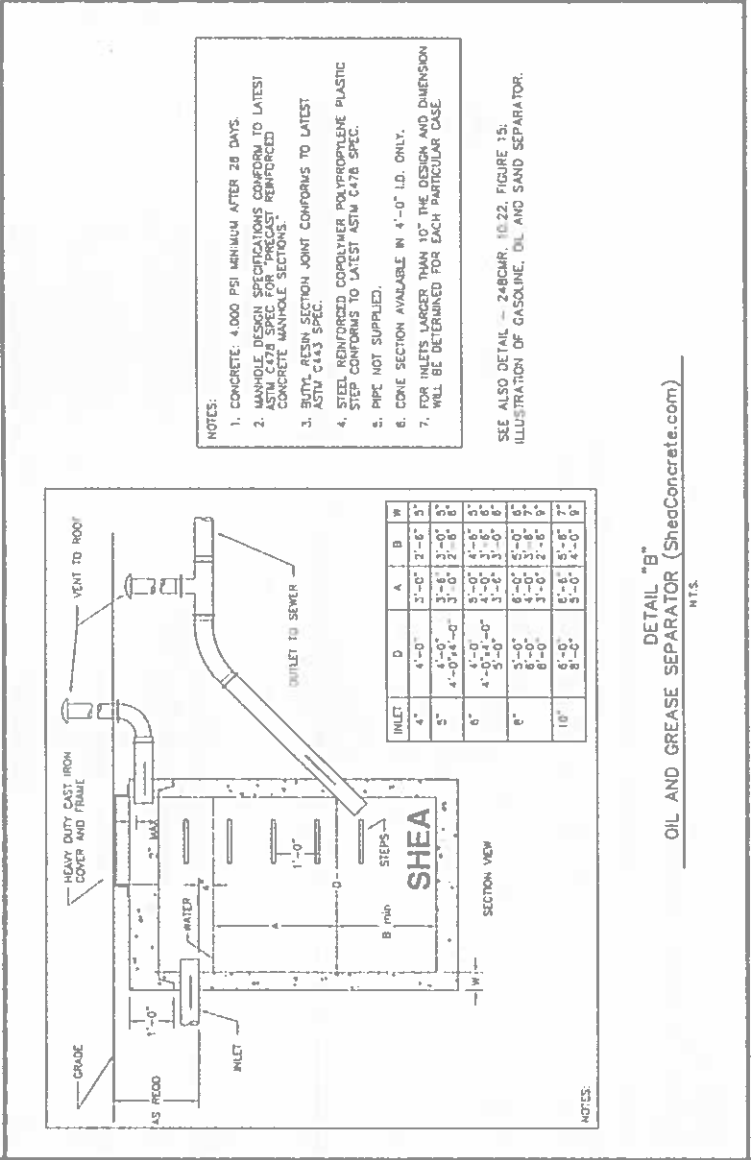
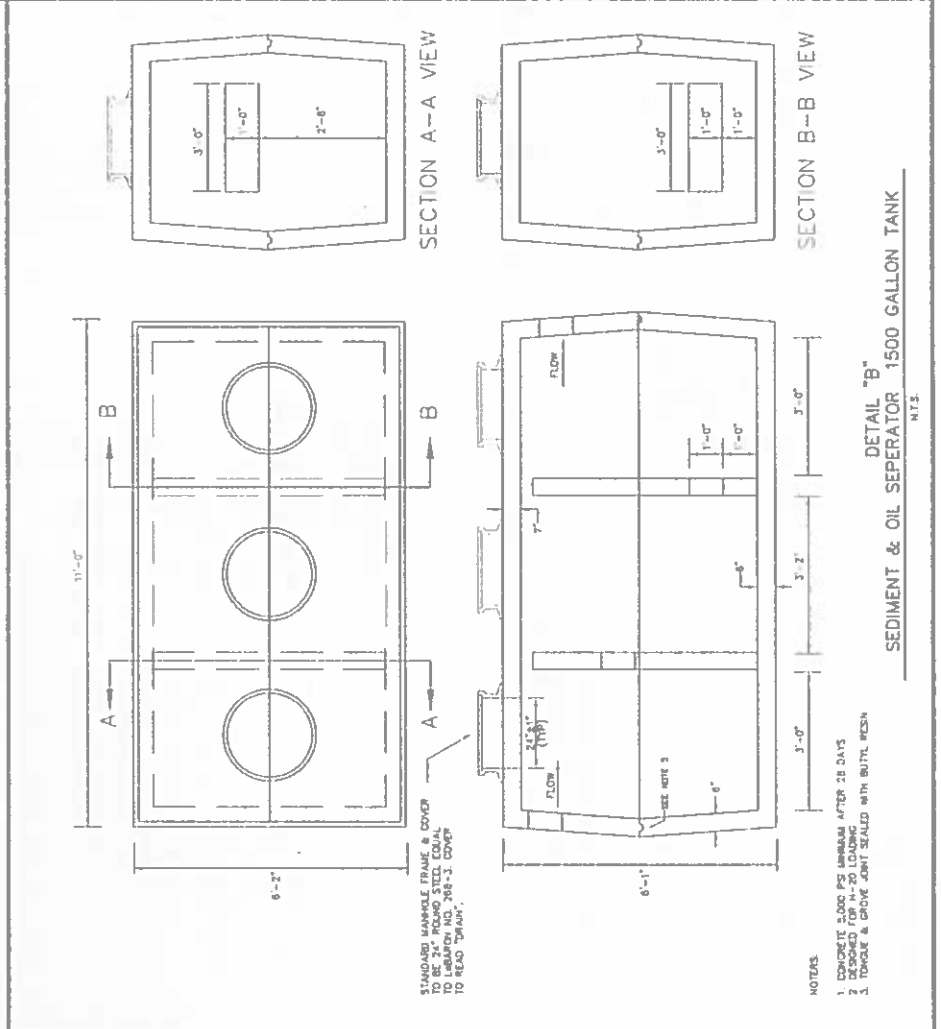


PREPARED FOR:
ASHLAND, MASSACHUSETTS
 50 MEGUNKA ROAD
 WESTON, MA 02493

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EXISTING 2018 SITE PLAN