

MA COORDINATE SYSTEM

APPROVAL UNDER THE
SUBDIVISION CONTROL LAW,
IS NOT REQUIRED.
ASHLAND PLANNING BOARD

DATE: _____

- GENERAL NOTES:**
- OWNERS OF ADJOINING PROPERTIES ARE SHOWN ACCORDING TO CURRENT TOWN OF ASHLAND ASSESSORS RECORDS.
 - THIS PLAN IS BASED ON AN ON-THE-GROUND PERIMETER SURVEY BY CONNORSTONE ENGINEERING INC. PERFORMED IN JANUARY 2024.
 - LEGAL STATUS OF EASEMENTS AND WAYS, NOT DETERMINED BY THIS SURVEY.
 - THE PURPOSE OF THIS PLAN IS TO SERVE AS A CONFIRMATORY ANR. NO CHANGES ARE PROPOSED.

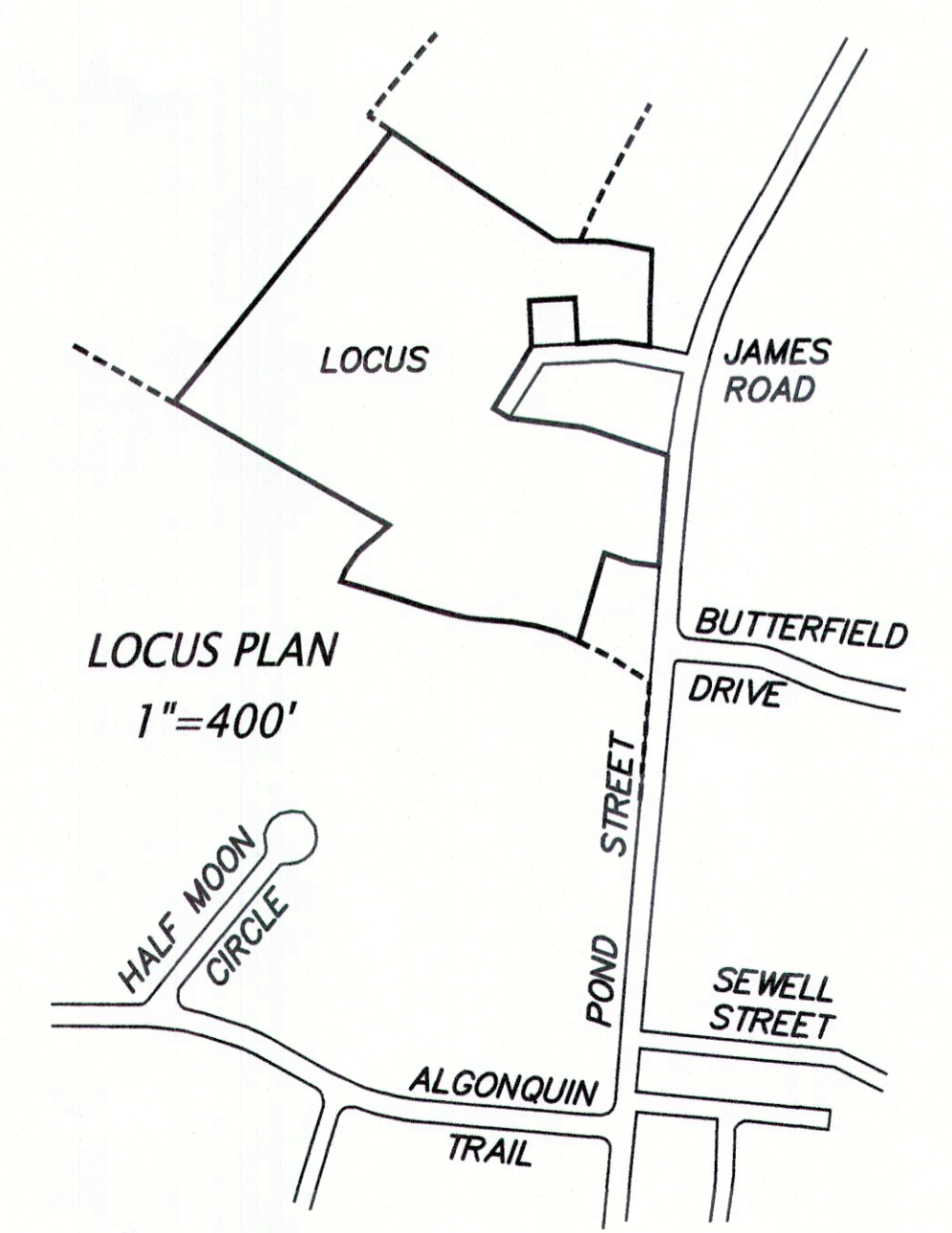
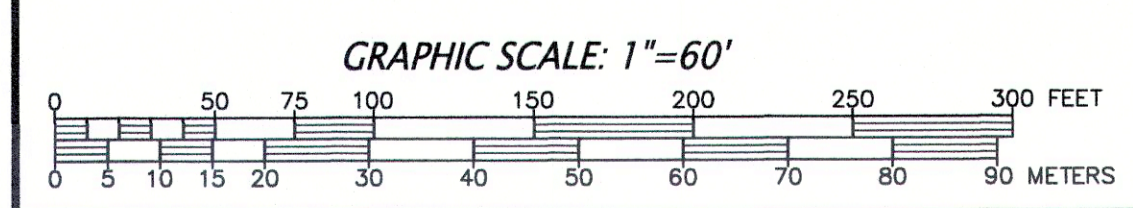
TOWN ASSESSOR MAP 22
PARCELS 7, 9, 10, 13, 192
DEED BOOK 16593, PAGE 408

PLAN NUMBER 1007 OF 1990
PLAN NUMBER 80 OF 1990
PLAN NUMBER 1176 OF 1995
PLAN NUMBER 392 OF 1986
PLAN NUMBER 1103 OF 1992
PLAN NUMBER 1387 OF 1997
PLAN NUMBER 425 OF 1995
PLAN NUMBER 239 OF 1970
PLAN NUMBER 708 OF 1967
PLAN NUMBER 983 OF 1962
PLAN NUMBER 425 OF 1995
PLAN NUMBER 1343 OF 1999
PLAN NUMBER 630 OF 1932
POND STREET - 2020 ALTERATION
POND STREET - 1910 LAYOUT
PLAN BOOK 379, PLAN 45

ZONED: HIGHWAY COMMERCE
AREA = 30,000 sf
FRONTAGE = 150 feet
SETBACKS: FRONT = 30 feet
SIDE = 10 feet
REAR = 30 feet

I HEREBY CERTIFY THAT THIS PLAN
WAS PREPARED IN CONFORMANCE WITH
THE RULES AND REGULATIONS OF THE
REGISTERS OF DEEDS.

Varoujan H. Hagopian 3/16/26
VAROUJAN H. HAGOPIAN, P.L.S. 49665



APPLICANT:
HABITECH ACQUISITION
AND DEVELOPMENT TRUST

OWNER:
V&P REALTY TRUST
155 HARTFORD STREET
FRAMINGHAM, MA 01701

**CONNORSTONE
ENGINEERING INC.**
CIVIL ENGINEERS AND LAND SURVEYORS
10 SOUTHWEST CUTOFF, SUITE 7
NORTHBOROUGH, MASSACHUSETTS 01532
PHONE: 508-393-9727 FAX: 508-393-5242

PLAN OF LAND
OF
37 JAMES ROAD
IN
ASHLAND, MA

3/17/2026	TOWN PLANNER COMMENTS
REVISED:	DESCRIPTION:
DRAWN BY: VHH	FIELD SURVEY: SMC, RLS
DATE: JAN. 27, 2026	
SCALE: 1"=60'	SHEET 1 OF 1.