



NOTES:

1. TOPOGRAPHIC AND PLANOMETRIC INFORMATION OBTAINED FROM AN AERIAL SURVEY CONDUCTED FOR THE TOWN OF WESTFORD BY BRADSTREET CONSULTANTS, INC., MANCHESTER, MAINE ON APRIL 16, 2006.
2. ANY USER SHOULD DETERMINE THE SUITABILITY OF THIS AERIAL MAPPING FOR THEIR INTENDED USE AND SHOULD ASSUME ALL RISK AND LIABILITY IN CONNECTION THEREWITH. BUILDING CORNERS AS SHOWN REPRESENT ROOF LINES AS COLLECTED FROM AERIAL PHOTOGRAPHY.
3. BOUNDARY INFORMATION SHOWN HEREON IS THE RESULT OF AN ON THE GROUND SURVEY CONDUCTED BY LANDTECH CONSULTANTS, INC. IN OCTOBER 2009 AND FROM EXISTING DEEDS AND PLANS.
4. UTILITY INFORMATION SHOWN HEREON WAS TAKEN FROM INFORMATION SUPPLIED BY THE VARIOUS UTILITY COMPANIES. LOCATION AND SIZES OF ALL UTILITIES MUST BE FIELD VERIFIED BY ALL CONTRACTORS PRIOR TO THE START OF ANY CONSTRUCTION. 'DIG SAFE' MUST BE NOTIFIED A MINIMUM OF 72 HOURS IN ADVANCE PRIOR TO ANY EXCAVATION.
5. FLAGGED WETLAND LOCATIONS SHOWN ON THIS MAP WF2 TO WF17 WERE PROVIDED BY A FIELD STUDY CONDUCTED BY WILLIAM TURNER CONSERVATION/RESOURCE PLANNER TOWN OF WESTFORD, 65 MAIN STREET, WESTFORD, MA 01886, IN OCTOBER AND FIELD LOCATED BY LANDTECH CONSULTANTS, INC. IN NOVEMBER 2009 USING GPS METHODS. FLAGGED WETLAND LOCATIONS SHOWN ON THIS MAP A-SERIES LOCATED BY BASBANE ASSOC. IN 2003.
6. THE SUBJECT PARCEL IS NOT LOCATED IN THE 100 YEAR FLOOD HAZARD AREA AS DEFINED ON THE FEMA FLOOD INSURANCE RATE MAP, COMMUNITY No. 25022500098, EFFECTIVE DATE JUNE 15, 1993.
7. SUBJECT PARCEL IS LOCATED IN RA (RESIDENTIAL A) WESTFORD ZONING DISTRICT.
 ZONING DISTRICT: RESIDENTIAL (RA)
 MINIMUM LOT AREA: 40,000 S.F.
 MINIMUM LOT FRONTAGE: 200 FEET
 MINIMUM BUILDING SETBACKS:
 FRONT: 50 FEET
 SIDE: 15 FEET
 REAR: 30 FEET

PLAN REFERENCES

1. PLAN ENTITLED "PLAN OF LAND IN WESTFORD MASS" SHOWING LAND TO BE CONVEYED TO THE TOWN OF WESTFORD, SCALE: 1"=40', DATE: JUNE 14, 1988, BOOK OF PLANS 165, PLAN 108, M.H.D.R.D.

LEGEND

PROPERTY LINE	---
ABUTTER LINE	---
BUILDING SETBACK LINE	---
EASEMENT LINE	---
IRON PIPE	○ I.R. (Fnd.)
GRANITE BOUND	■ S.R./D.H. (Fnd.)
CONCRETE BOUND	■ C.B. (Fnd.)
CONTOUR	- - - 232
SPOT GRADE	x 213.6
EDGE OF PAVEMENT	---
SLOPED GRANITE CURBING	---
VERTICAL GRANITE CURBING	---
TREELINE	---
STONE WALL	---
AREA LIGHT	⊙
DRAIN MANHOLE	⊙ DMH
CATCH BASIN	□ CB
FLAGGED END SECTION	△ FES
HEADWALL	---
STORM DRAIN	---
SEWER MANHOLE	⊙ SMH
SEWER MAIN (GRAVITY)	---
SEWER MAIN (FORCE)	---
FIRE HYDRANT	⊙
WATER VALVE	⊙
WELL	⊙
WATER LINE	---
UTILITY POLE	---
UTILITY POLE WITH GUY	---
OVERHEAD WIRE	---
EDGE OF WETLANDS	---
WETLANDS SYMBOL	---
WETLAND BUFFER	---
WETLAND FLAG	⊙
TREE	⊙
GUARDRAIL	---
FENCE	---



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<p>EXISTING CONDITIONS PLAN J.V. FLETCHER LIBRARY 50 MAIN STREET WESTFORD, MA</p>		<p>Scale: 1" = 40'</p>	
<p>LandTech CONSULTANTS Engineering/Planning/Architecture/Interior Design/Construction Management 466 Green Road, Unit #1 - Westford, MA 01886 Tel: (978) 662-6100 - landtech.com</p>		<p>Copyright © 2009</p>	
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