



RECORD OWNER

TOWN OF WESTFORD
55 MAIN ST.
WESTFORD, MA 01886

ASSESSOR'S REFERENCE

MAP 20, PARCEL 3-4

DEED REFERENCE

1. M.N.D.R.D., DEED BOOK 7366, PAGE 211.

NOTES

1. THIS PLAN AND THE INFORMATION SHOWN HEREON IS BASED ON AN ON-THE-GROUND SURVEY PERFORMED BY LANDTECH CONSULTANTS, INC. DURING JULY 13 - JULY 24, 2015.
2. THE HORIZONTAL DATUM FOR THIS PROJECT IS BASED ON MASSACHUSETTS MAINLAND STATE PLANE COORDINATE SYSTEM (NAD83) AS DETERMINED BY REDUNDANT RTK GPS OBSERVATIONS DERIVED BY TIES TO THE MAINE TECHNICAL SOURCE RTK NETWORK BY LANDTECH CONSULTANTS ON JULY 28, 2015.
3. THE VERTICAL DATUM FOR THIS PROJECT IS BASED ON NAVD88 AS DETERMINED BY REDUNDANT RTK GPS OBSERVATIONS DERIVED BY TIES TO THE MAINE TECHNICAL SOURCE RTK NETWORK BY LANDTECH CONSULTANTS ON JULY 28, 2015.
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. THE SUBJECT PREMISES IS LOCATED IN WESTFORD WATER DISTRICT NO. 3
6. THE SUBJECT PARCEL IS LOCATED IN ZONE X AS DEFINED ON THE FEMA FLOOD INSURANCE RATE MAP (FIRM), NO. 25017C0233F, EFFECTIVE DATE JULY 7, 2014.
7. THIS PARCEL IS LOCATED IN ZONING DISTRICT RA (RESIDENCE A) AND IS SUBJECT TO THE REQUIREMENTS OF THE CURRENT ZONING BY-LAWS.

ZONING DISTRICT:	RESIDENCE A (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

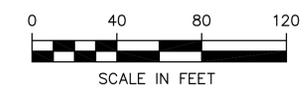
CERTIFICATION

I CERTIFY THAT THE PROPERTY LINES SHOWN HEREON ARE THE LINES DIVIDING EXISTING OWNERSHIPS, AND THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED, AND THAT NO NEW LINES FOR DIVISION OF EXISTING OWNERSHIP OR FOR NEW WAYS ARE SHOWN.

PRELIMINARY

MASSACHUSETTS REGISTERED LAND SURVEYOR
REGISTRATION No. 34624
(FOR LANDTECH CONSULTANTS, INC.)

DATE _____



DATE	REVISION	BY

DESIGN	DRAFT	CHECK
MKG	APH	JEP

PREPARED FOR:
DORE & WHITTIER ARCHITECTS
280 MERRIMAC STREET, BUILDING #7
NEWBURYPORT, MA 01950

EXISTING CONDITIONS PLAN
BOSTON ROAD FIRE STATION
BOSTON ROAD
WESTFORD, MA
AUGUST 5, 2015
SCALE: 1" = 40'

LandTech
Engineering/Design/Surveying/Permitting
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JOB NO. 15-151	DWG. NO. 10057	SHEET EX-1
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