ZONING INFORMATION

DISTRICT:	SMALL MANUFACTURING
MIN. LOT SIZE (S.F.):	40,000
MIN. LOT FRONTAGE (FT):	100
MIN. LOT WIDTH (FT):	50
MIN. FRONT YARD (FT):	50
MIN. SIDE YARD (FT):	30
MIN. REAR YARD (FT):	30
MIN. OPEN SPACE:	35%

WIRELESS COMMUNICATIONS FACILITIES, SECTION 3.10, ACTON BYLAW
TOWN OF ACTON PLANNING BOARD, WCF, RULES AND REGULATIONS, SECTION 3.7 ON PLANS

GENERAL NOTES

1. FIELD SURVEY DATE: MAY 10, 2006
2. VERTICAL DATUM: NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
3. HORIZONTAL DATUM: NORTH AMERICAN DATUM OF 1983 (NAD83).
4. CENTER OF: PROPOSED 120' MONOPOLE
   LATITUDE: N 42° 30' 55.38"
   LONGITUDE: W 71°24' 27.68"
   GROUND EL = 179'±
5. OWNER: ORLANDO P. CAPIZZI TRUSTEE OF MAIN STREEET REALTY TRUST
   820 MAIN STREET
   ACTON, MA 01718
6. SITE NAME: ACTON NORTH
7. SITE ADDRESS: 820 MAIN STREET
   ACTON, MA 01718
8. APPLICANT: VERIZON WIRELESS
   400 FRIBERG PARKWAY
   WESTBORUGH, MA 01581
9. JURISDICTION: TOWN OF ACTON
   MIDDLESEX COUNTY, MA
10. TAX ID: MAP C5 LOT 60
11. DEED REFERENCE: REGISTERED BOOK 1105 PAGE 34
12. PLAN REFERENCE: LAND COURT PLAN 6327F
13. ELEVATIONS ARE NAVD 88 AS DERIVED FROM STATIC GPS SURVEY POINTS USING CORS HAMP AND WES2 AS CONTROL.
14. ALL UNDERGROUND UTILITY INFORMATION PRESENTED HEREON WAS DETERMINED FROM SURFACE EVIDENCE AND PLANS OF RECORD. ALL UNDERGROUND UTILITIES SHOULD BE LOCATED IN THE FIELD PRIOR TO COMMENCEMENT OF ALL SITE WORK. CALL DIGSAFE 1-800-322-4844 A MINIMUM OF 72 HOURS PRIOR TO PLANNED ACTIVITY.
15. ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS, PORTIONS OF THIS PROPERTY ARE LOCATED IN AN AREA DESIGNATED AS ZONE X, "AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD."
    COMMUNITY PANEL NO. 250176 0005 C
    EFFECTIVE DATE: JANUARY 6, 1988
16. BEARING SYSTEM OF THIS PLAN IS BASED ON TRUE NORTH.
17. A TITLE COMMITMENT WAS NOT PROVIDED.
18. **THIS IS NOT A BOUNDARY SURVEY.**
19. ABUTTING PROPERTY LINES, ABUTTING STREET LINES AND ABUTTING BUILDING LOCATIONS ARE COMPILED FROM THE REFERENCE PLAN, THE TOWN OF ACTON ASSESSORS' MAPS AND ARE APPROXIMATE ONLY.
20. PROPERTY LINES, STREET LINES AND SOME BUILDING LOCATIONS ARE AS TAKEN FROM THE REFERENCE PLAN AND FROM THE TOWN OF ACTON ASSESSORS' MAPS AND ARE APPROXIMATE ONLY.
21. **ELEVATIONS ARE NAVD 88 AS DERIVED FROM STATIC GPS SURVEY POINTS USING CORS WES2 AND WOBURN COOP AS CONTROL.**
22. THE PROPERTY IS LOCATED IN ZONE 3 OF THE GROUNDWATER PROTECTION DISTRICT BASED ON DISTRICT MAP DATED JANUARY, 1989

FAA 1A SURVEY CERTIFICATION

I HEREBY CERTIFY THAT THE LATITUDE, LONGITUDE AND ELEVATIONS PRESENTED HEREON MEET THE REQUIREMENTS OF THE FAA WITH THE FOLLOWING ACCURACIES:

± THREE (3) FEET VERTICALLY
± FIFTEEN (15) FEET HORIZONTALLY

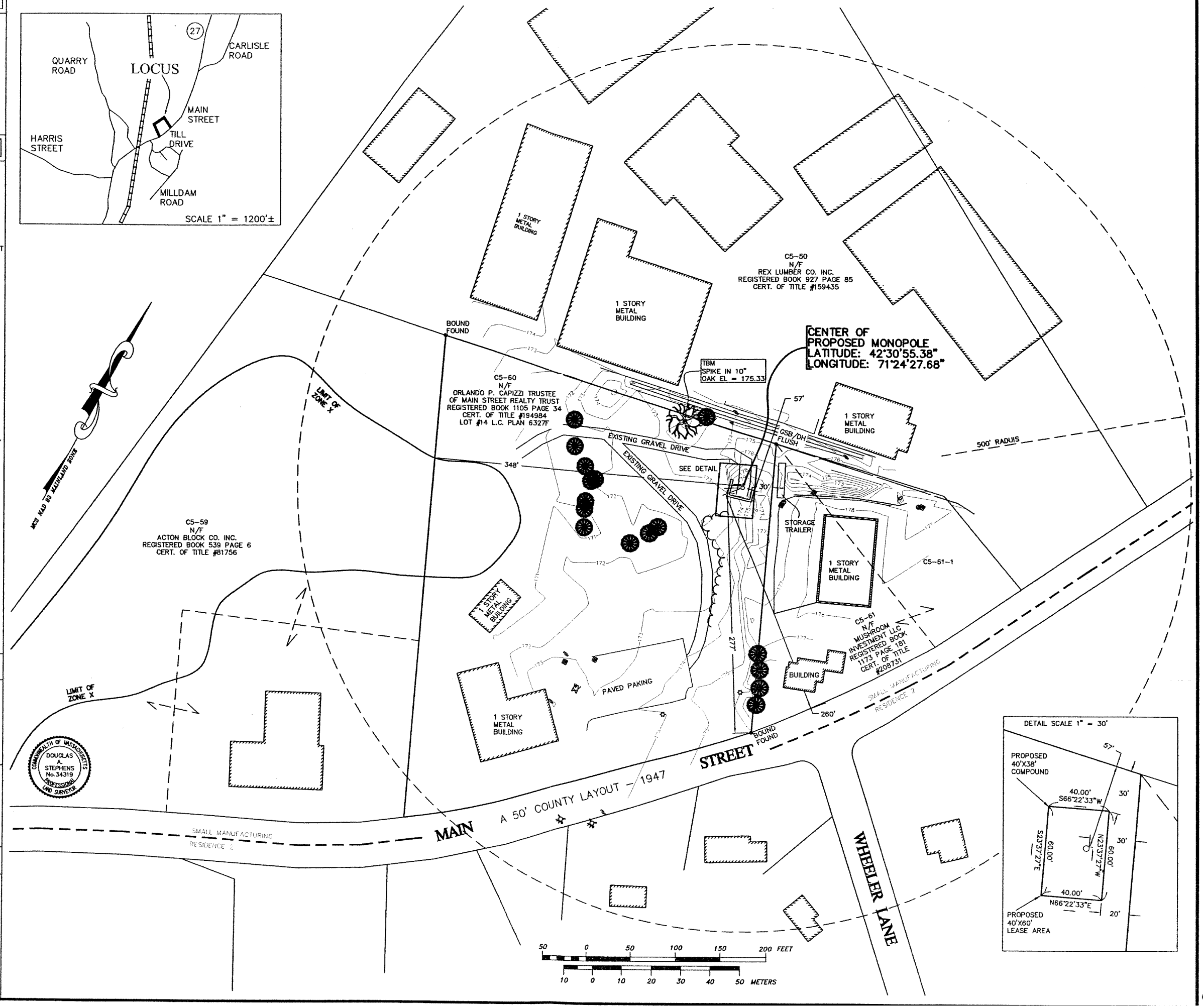
Douglas A. Stephens 06/22/06
DOUGLAS A. STEPHENS, PLS #34319 DATE:
FOR HUNTLEY ASSOCIATES P.C.

HUNTLEY

HUNTLEY ASSOCIATES, P.C.
SURVEYORS ENGINEERS LICENSED SITE PROFESSIONALS
30 INDUSTRIAL DRIVE EAST
NORTHAMPTON, MASSACHUSETTS 01060

LEGEND

C5-60	- ASSESSOR'S MAP/BLOCK/LOT
OHW	- OVERHEAD WIRES
	- MANHOLE
	- UTILITY POLE
	- UTILITY POLE
	- WATER VALVE
	- GAS VALVE
	- CATCH BASIN
	- LIGHT POLE
	- HYDRANT
	- ZONING LINE



COMMONWEALTH OF MASSACHUSETTS
DOUGLAS A. STEPHENS No.34319
PROFESSIONAL LAND SURVEYOR

PREPARED FOR:
verizon wireless
400 FRIBERG PARKWAY
WESTBOROUGH, MA 01581
(508) 330-3300 TEL

PREPARED BY:
BAY STATE DESIGN
Bay State Design Associates, Inc.
Architects • Engineers
70 Tower Office Park
Woburn, MA 01801
Phone: 781-932-2487
Fax: 781-932-9771
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EXISTING CONDITIONS PLAN

REV	DATE	DESCRIPTION
0	06/16/06	ISSUED FOR REVIEW
1	06/22/06	SIGNED & SEALED
2	06/22/06	179' BASE ELEV.

REGISTERED ENGINEER

DRAWN BY: JPW (06-098)

CHECKED BY: DAS

ACTON NORTH
ACTON, MA 01720

C-1

PROJ.# 2112.126