

Site Plan
for
Building Addition
at
29 Gilmore Drive
in
Sutton, Massachusetts

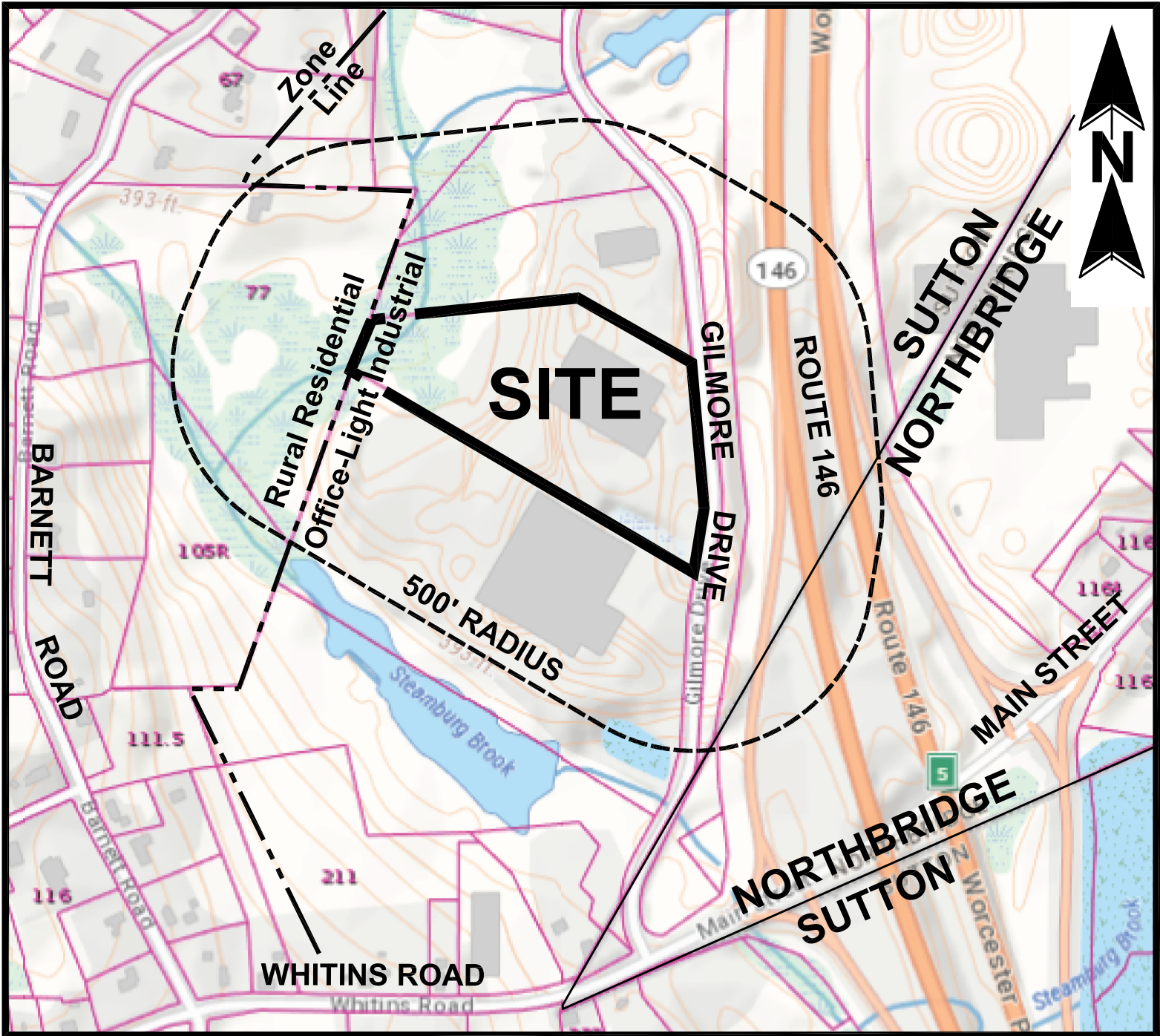
APPROVAL DATE: _____
SUTTON PLANNING BOARD

SIGNATURE DATE: _____
BEING A MAJORITY

PLAN INDEX	
TITLE	SHEET
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EXISTING CONDITIONS PLAN	C-2
LAYOUT AND MATERIALS PLAN	C-3
GRADING, DRAINAGE & EROSION CONTROL PLAN	C-4
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BUILDING ELEVATIONS	A4.1

Architect:
LINCOLN Architects, LLC
One Mount Vernon Street, Suite 203
Winchester, MA 01890

Environmental Consultant:
Goodard Consulting, LLC
291 Main Street #8
Northborough, MA 01532



LOCUS MAP
1"=400'

PREPARED BY:



**ALLEN ENGINEERING
& ASSOCIATES, INC.**

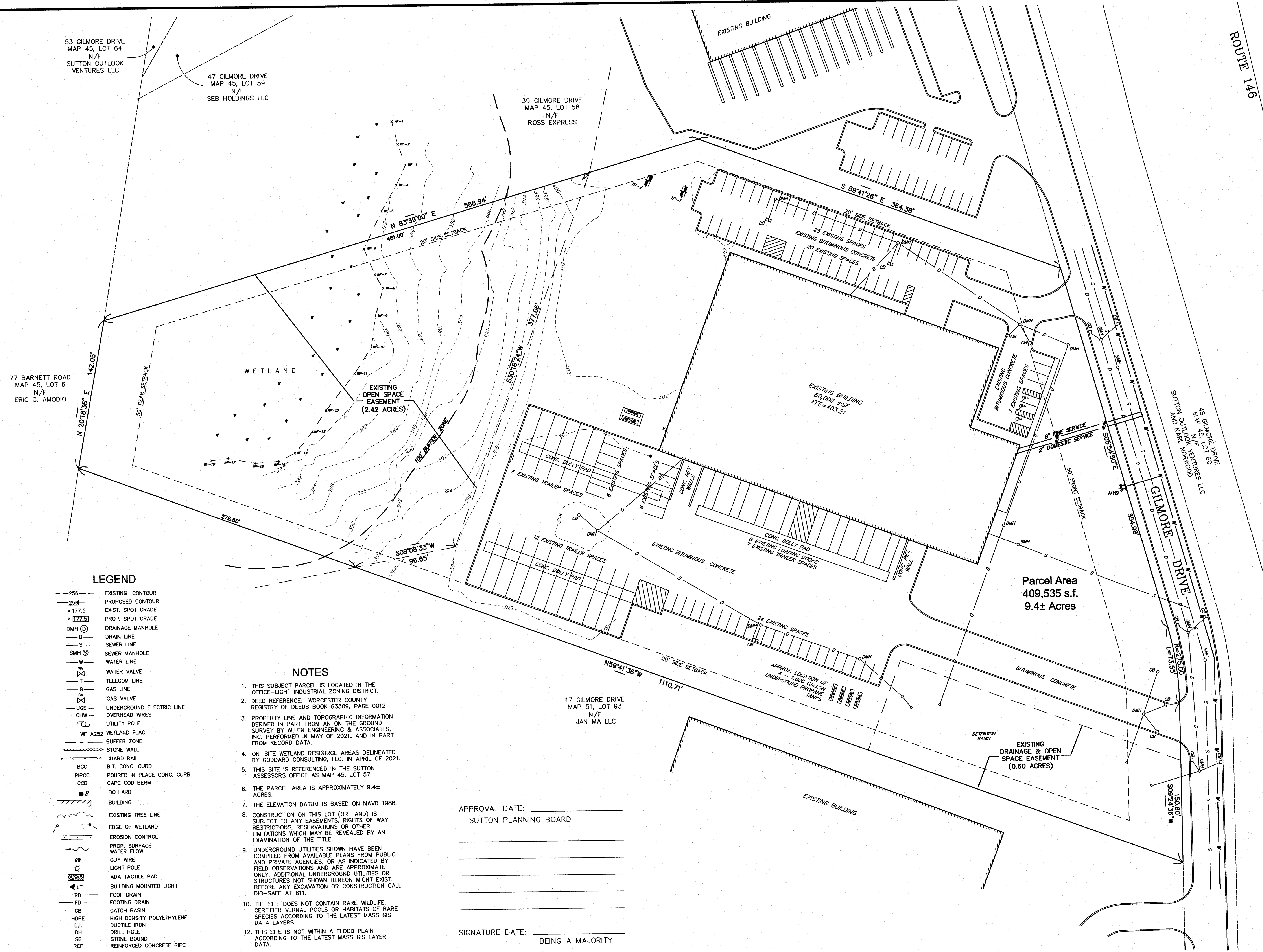
Civil Engineers • Surveyors
Land Development Consultants

One Charlesview Road
Suite 2
Hopedale, Ma 01747
(508) 381-3212 • Phone
www.allen-ea.com

January 5, 2022

Revisions			
NO.	DATE	DESCRIPTION	BY

Owner/Applicant:
3 P Properties, LLC
665 Church Street
Whitinsville, MA 01588



ROUTE 146

OWNER & APPLICANT:

3 P Properties, LLC
665 Church Street
Whitinsville, MA 01588

TITLE:
**EXISTING
CONDITIONS
PLAN**
For
29 Gilmore Drive
Sutton, MA

SEAL:

W. Knapik
PROFESSIONAL LAND SURVEYOR

PREPARED BY:

**ALLEN ENGINEERING
& ASSOCIATES, INC.**
Civil Engineers - Surveyors
Land Development Consultants
One Charlesview Road - Suite 2
Hopedale, Ma 01747
(508) 381-3212 - Phone
www.allen-ea.com

SCALE: 1"=40 FEET

DATE: January 5, 2022

REVISIONS			
#	DATE	DESCRIPTION	INIT

JOB NO: 00303 SHEET: 2 of 6

LEGEND

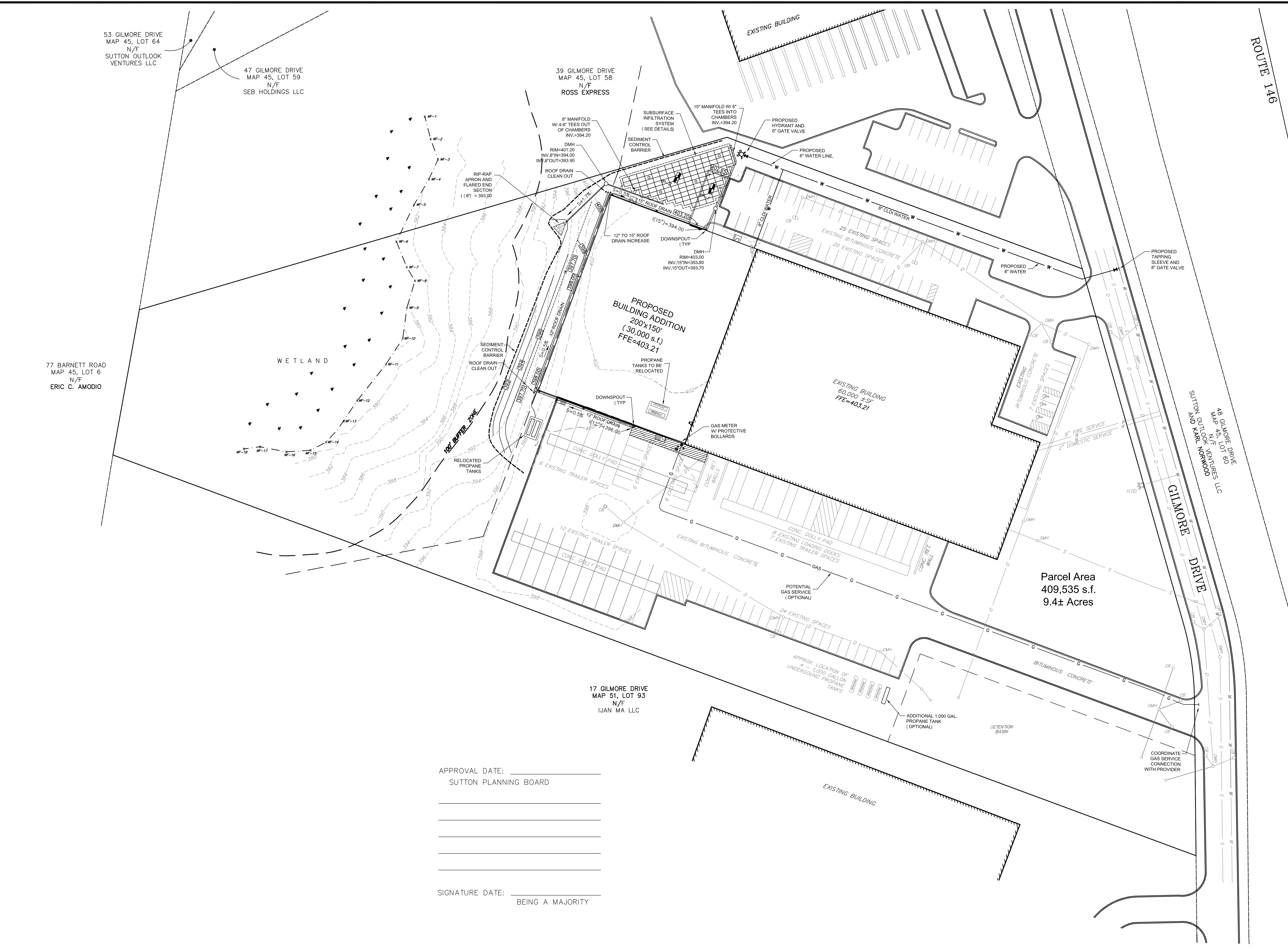
- 256 --- EXISTING CONTOUR
- 256 --- PROPOSED CONTOUR
- x 177.5 --- EXIST. SPOT GRADE
- x 177.5 --- PROP. SPOT GRADE
- DMH --- DRAINAGE MANHOLE
- D --- DRAIN LINE
- SMH --- SEWER MANHOLE
- W --- WATER LINE
- W --- WATER VALVE
- T --- TELECOM LINE
- G --- GAS LINE
- G --- GAS VALVE
- UGE --- UNDERGROUND ELECTRIC LINE
- DHW --- OVERHEAD WIRES
- UT --- UTILITY POLE
- WF A252 --- WETLAND FLAG
- BUFFER ZONE
- STONE WALL
- GUARD RAIL
- BCC --- BIT. CONC. CURB
- PIPCC --- POURED IN PLACE CONC. CURB
- CCB --- CAPE COD BERM
- B --- BOLLARD
- BUILDING
- EXISTING TREE LINE
- EDGE OF WETLAND
- EROSION CONTROL
- PROP. SURFACE WATER FLOW
- GW --- GUY WIRE
- LT --- LIGHT POLE
- ADA --- ADA TACTILE PAD
- LT --- BUILDING MOUNTED LIGHT
- RD --- FOOT DRAIN
- FD --- FOOTING DRAIN
- CB --- CATCH BASIN
- HDPE --- HIGH DENSITY POLYETHYLENE
- D.I. --- DUCTILE IRON
- DH --- DRILL HOLE
- SB --- STONE BOUND
- RCP --- REINFORCED CONCRETE PIPE

NOTES

- THIS SUBJECT PARCEL IS LOCATED IN THE OFFICE-LIGHT INDUSTRIAL ZONING DISTRICT.
- DEED REFERENCE: WORCESTER COUNTY REGISTRY OF DEEDS BOOK 63309, PAGE 0012
- PROPERTY LINE AND TOPOGRAPHIC INFORMATION DERIVED IN PART FROM AN ON THE GROUND SURVEY BY ALLEN ENGINEERING & ASSOCIATES, INC. PERFORMED IN MAY OF 2021, AND IN PART FROM RECORD DATA.
- ON-SITE WETLAND RESOURCE AREAS DELINEATED BY GODDARD CONSULTING, LLC. IN APRIL OF 2021.
- THIS SITE IS REFERENCED IN THE SUTTON ASSESSORS OFFICE AS MAP 45, LOT 57.
- THE PARCEL AREA IS APPROXIMATELY 9.4± ACRES.
- THE ELEVATION DATUM IS BASED ON NAVD 1988.
- CONSTRUCTION ON THIS LOT (OR LAND) IS SUBJECT TO ANY EASEMENTS, RIGHTS OF WAY, RESTRICTIONS, RESERVATIONS OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.
- UNDERGROUND UTILITIES SHOWN HAVE BEEN COMPILED FROM AVAILABLE PLANS FROM PUBLIC AND PRIVATE AGENCIES, OR AS INDICATED BY FIELD OBSERVATIONS AND ARE APPROXIMATE ONLY. ADDITIONAL UNDERGROUND UTILITIES OR STRUCTURES NOT SHOWN HEREON MIGHT EXIST. BEFORE ANY EXCAVATION OR CONSTRUCTION CALL DIG-SAFE AT 811.
- THE SITE DOES NOT CONTAIN RARE WILDLIFE, CERTIFIED VERNAL POOLS OR HABITATS OF RARE SPECIES ACCORDING TO THE LATEST MASS GIS DATA LAYERS.
- THIS SITE IS NOT WITHIN A FLOOD PLAIN ACCORDING TO THE LATEST MASS GIS LAYER DATA.

APPROVAL DATE: _____
SUTTON PLANNING BOARD

SIGNATURE DATE: _____
BEING A MAJORITY



OWNER & APPLICANT:

3 P Properties, LLC
665 Church Street
Whitinsville, MA 01588

TITLE:

GRADING,
DRAINAGE AND
EROSION
CONTROL PLAN

For
29 Gilmore Drive
Sutton, MA

SEAL:

PROFESSIONAL ENGINEER

PREPARED BY:

**ALLEN ENGINEERING
& ASSOCIATES, INC.**
Civil Engineers • Surveyors
Land Development Consultants
One Charlesview Road - Suite 2
Hopedale, Ma 01747
(508) 381-3212 • Phone
www.allen-ea.com

SCALE:

1"=40 FEET

DATE:

January 5, 2022

REVISIONS

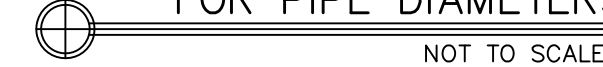
#	DATE	DESCRIPTION	INIT

JOB NO:

00303

SHEET:

4 of 6

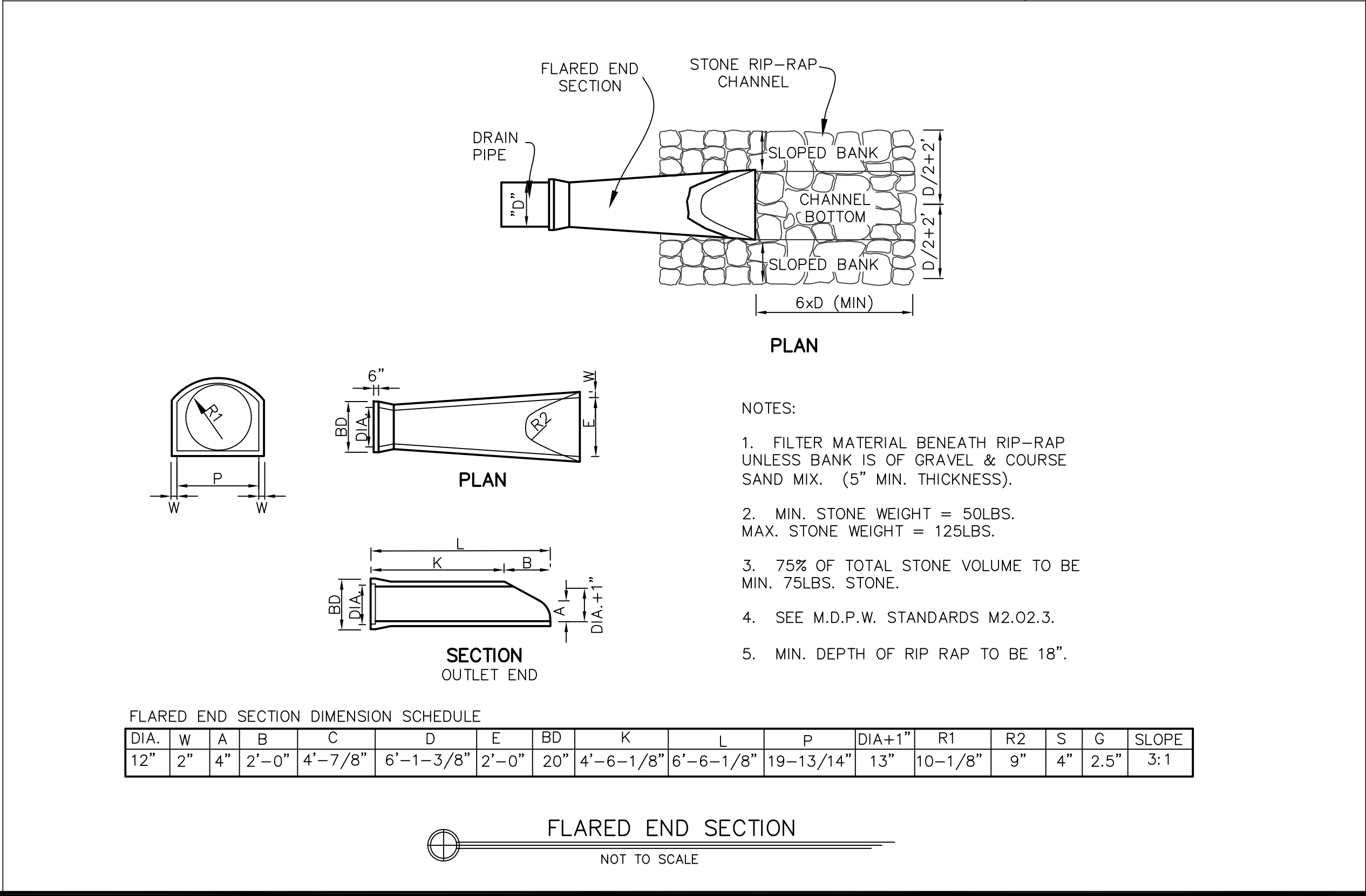
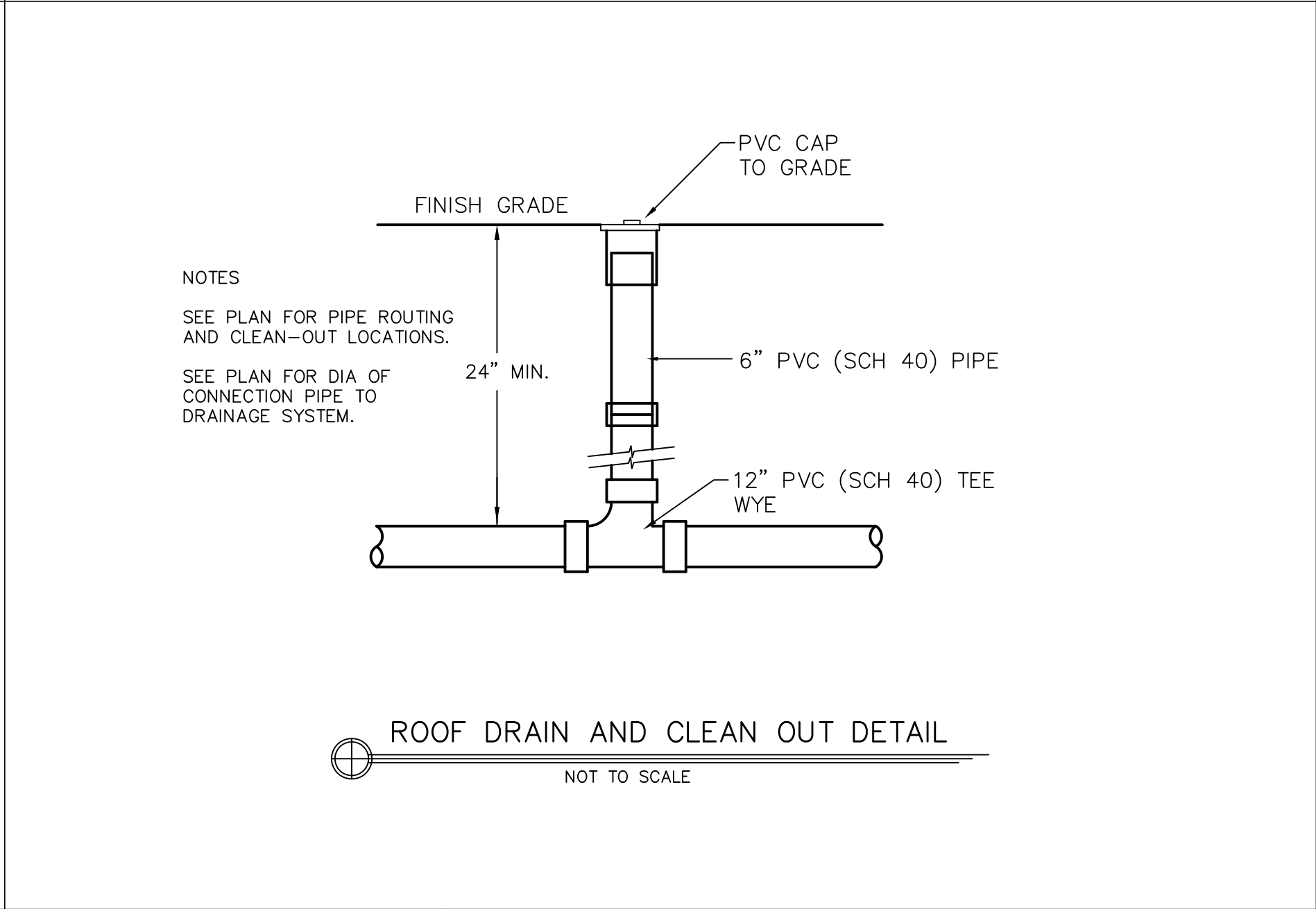
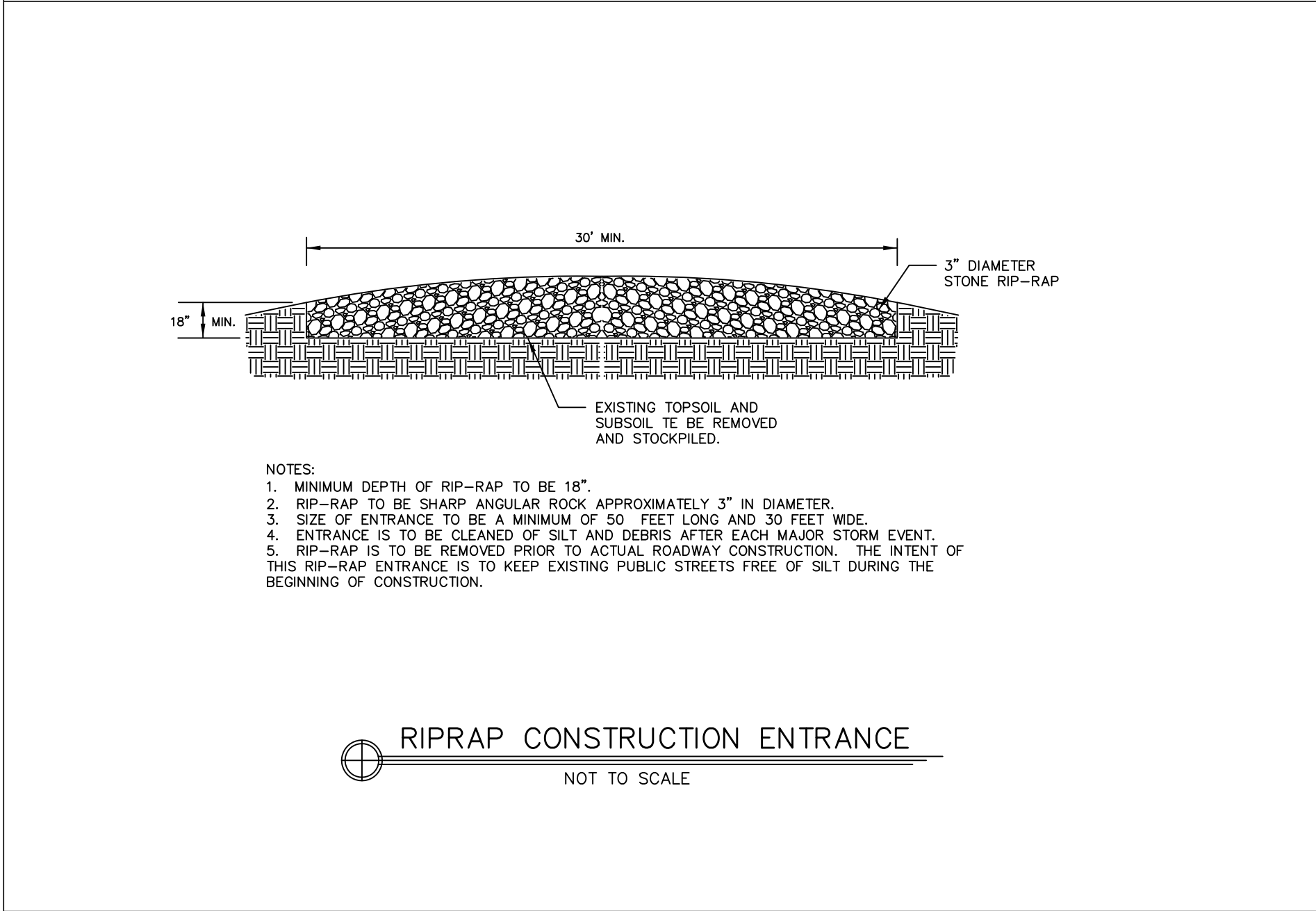
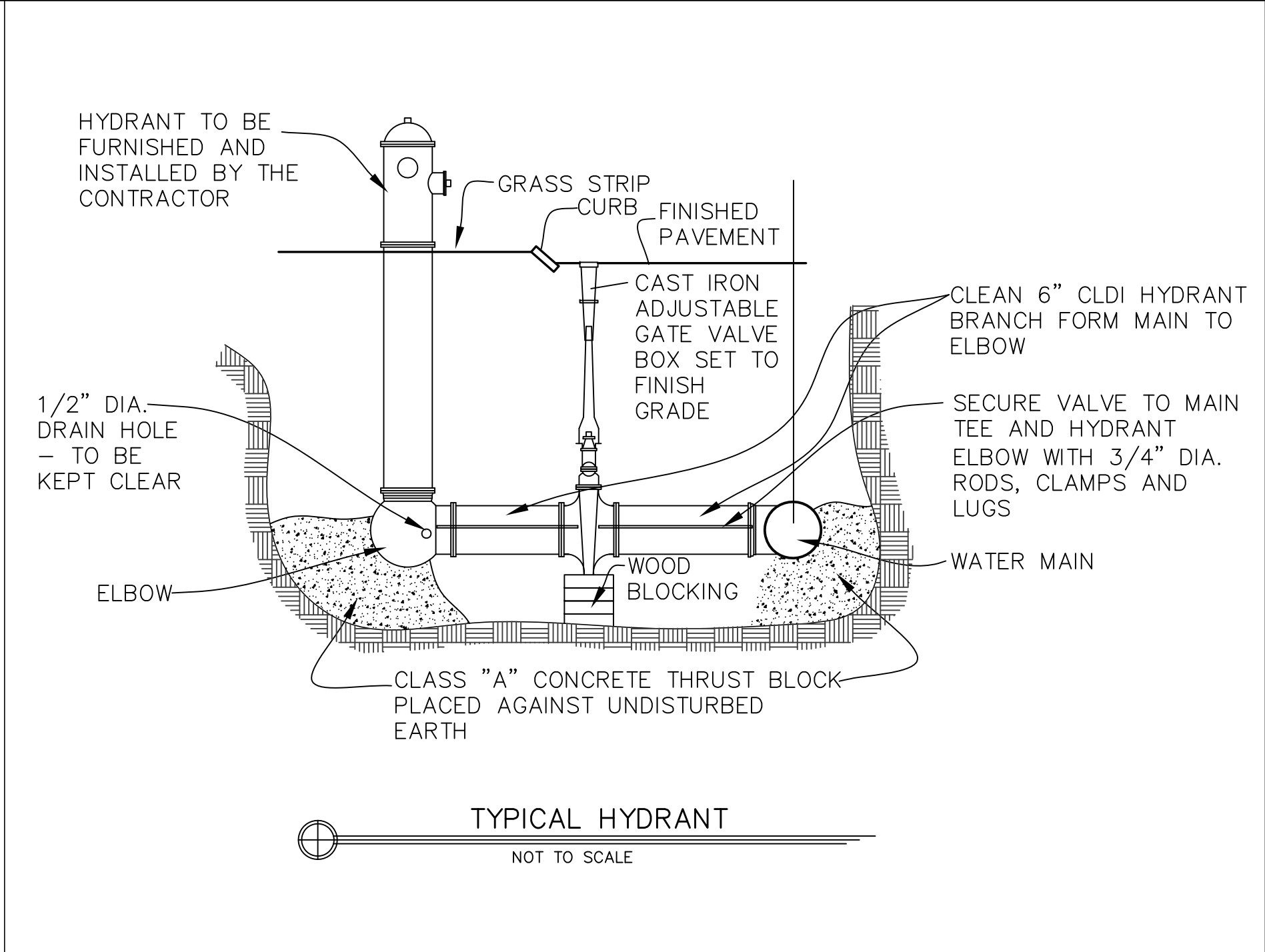
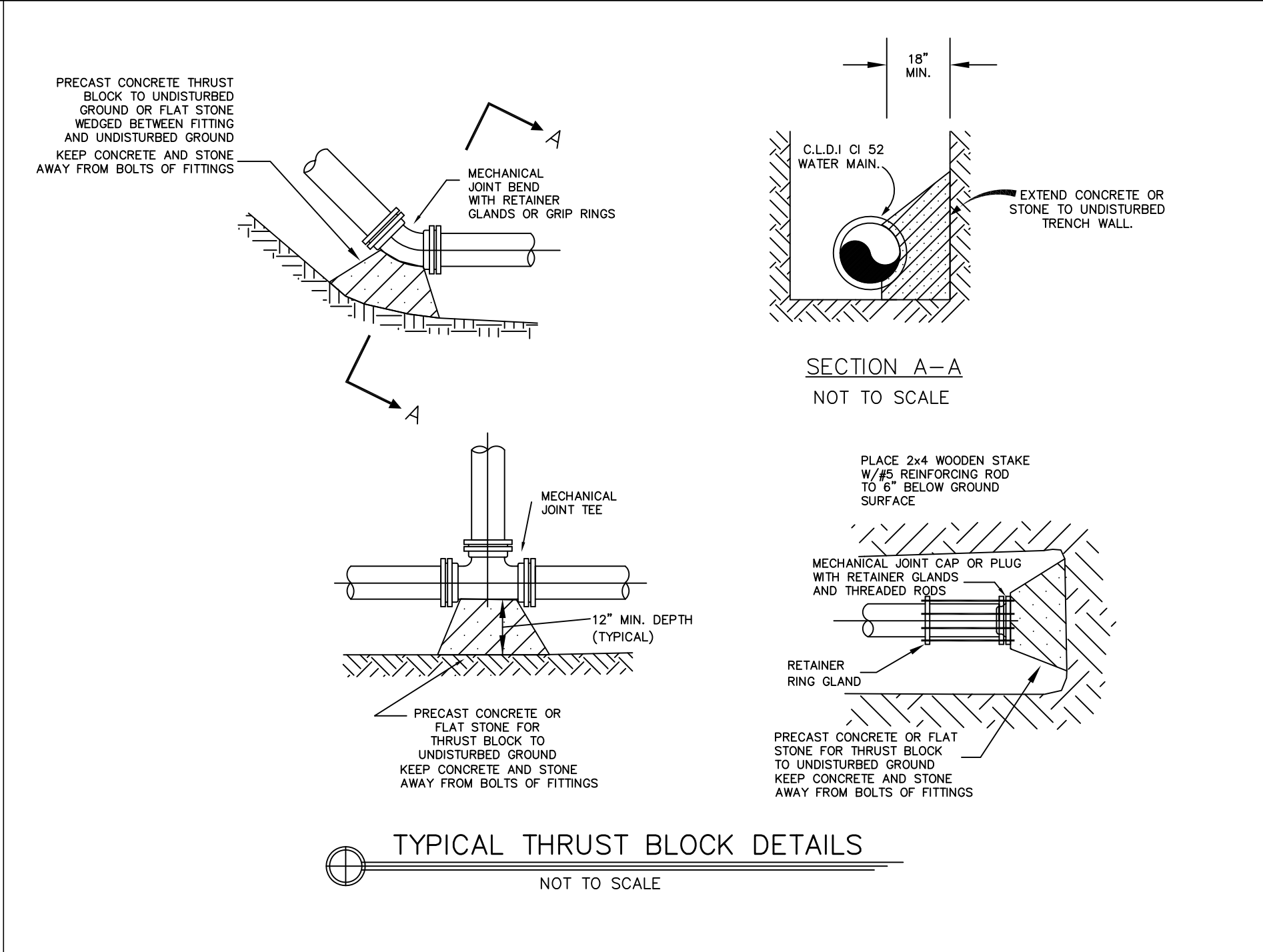


SIGNATURE DATE: _____
BEING A MAJORITY

#	DATE	DESCRIPTION	INIT

JOB NO: 00303

SHEET: 5 of 6



APPROVAL DATE: _____
SUTTON PLANNING BOARD

SIGNATURE DATE: _____
BEING A MAJORITY

OWNER & APPLICANT:

3 P Properties, LLC
665 Church Street
Whitinsville, MA 01588

TITLE:

CONTRUCTION
DETAILS

For
29 Gilmore Drive
Sutton, MA

SEAL:

COMMONWEALTH OF MASSACHUSETTS
MARK E. ALLEN
No. 41799
REGISTERED PROFESSIONAL ENGINEER
1/2/22
PROFESSIONAL ENGINEER

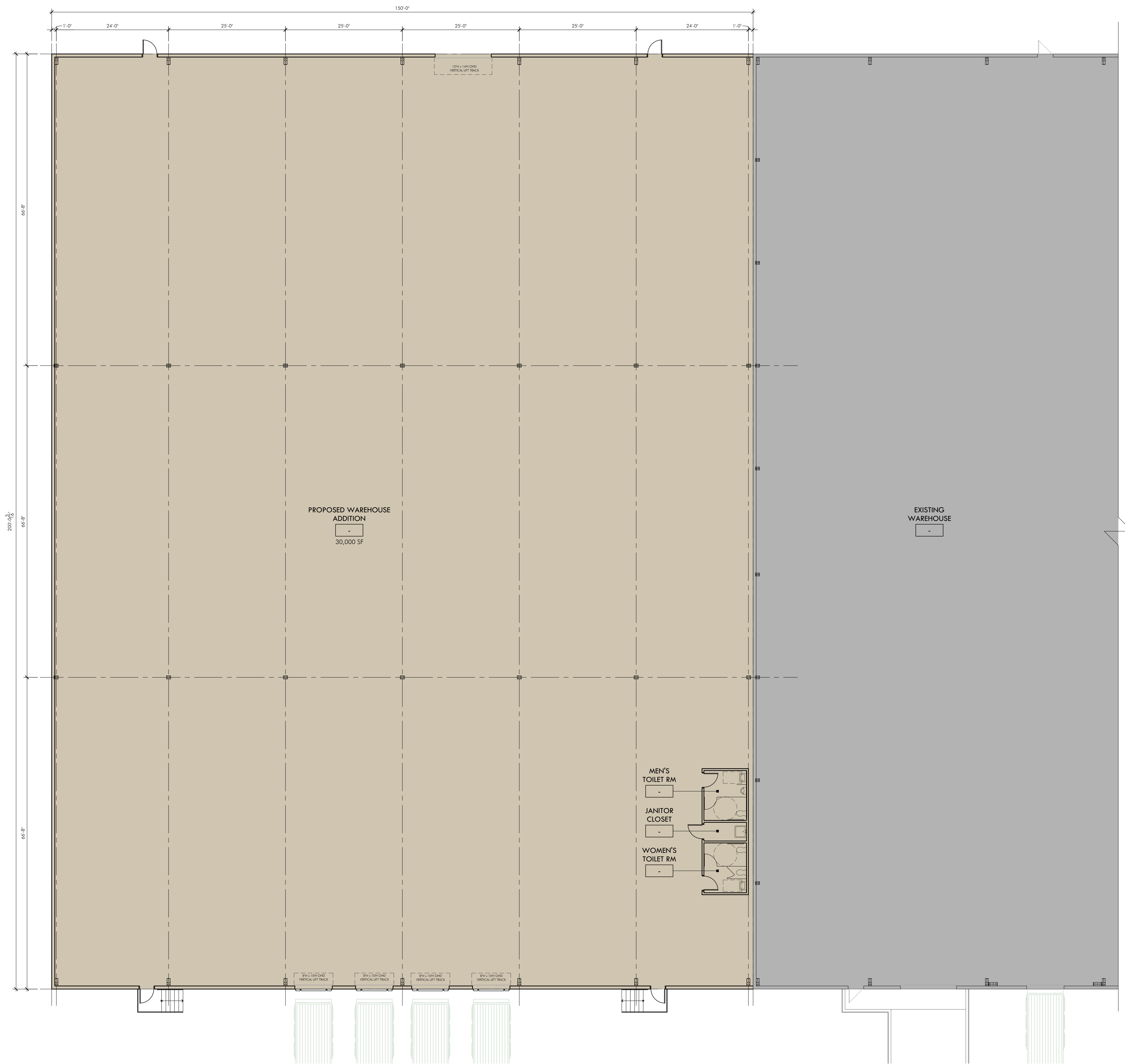
PREPARED BY:

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& ASSOCIATES, Inc.
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SCALE: AS SHOWN

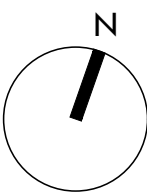
DATE: January 5, 2022

REVISIONS			
#	DATE	DESCRIPTION	INIT
JOB NO: 00303	SHEET: 6 of 6		



Revisions

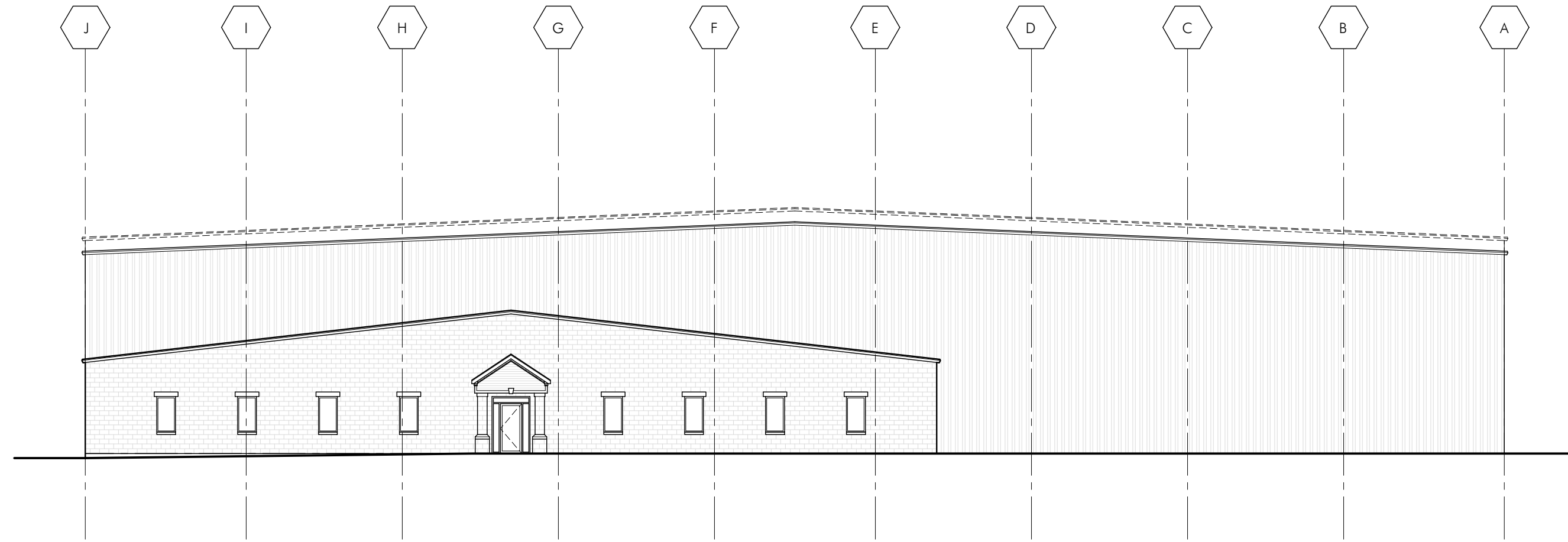
KOOPMAN LUMBER
29 Gilmore Drive
Sutton, MA 01590



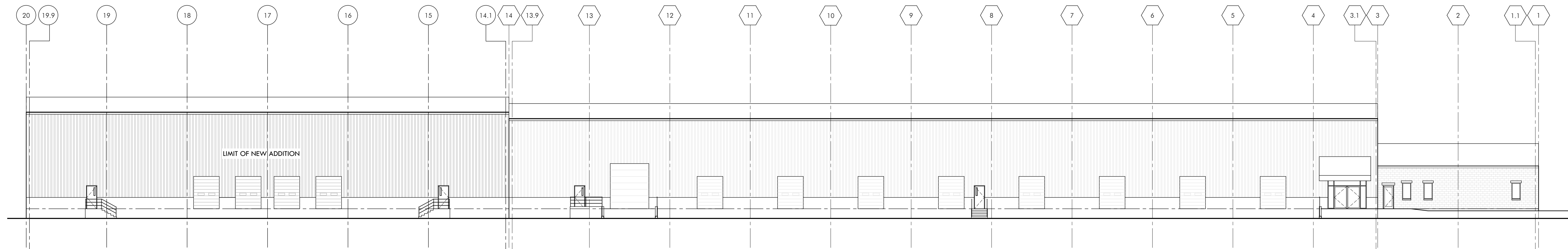
ADDITION FLOOR PLAN

Project Number
Drawing Scale 1/8"=1'-0"
Drawn By RMV
Checked By
Date Issued 09/17/21

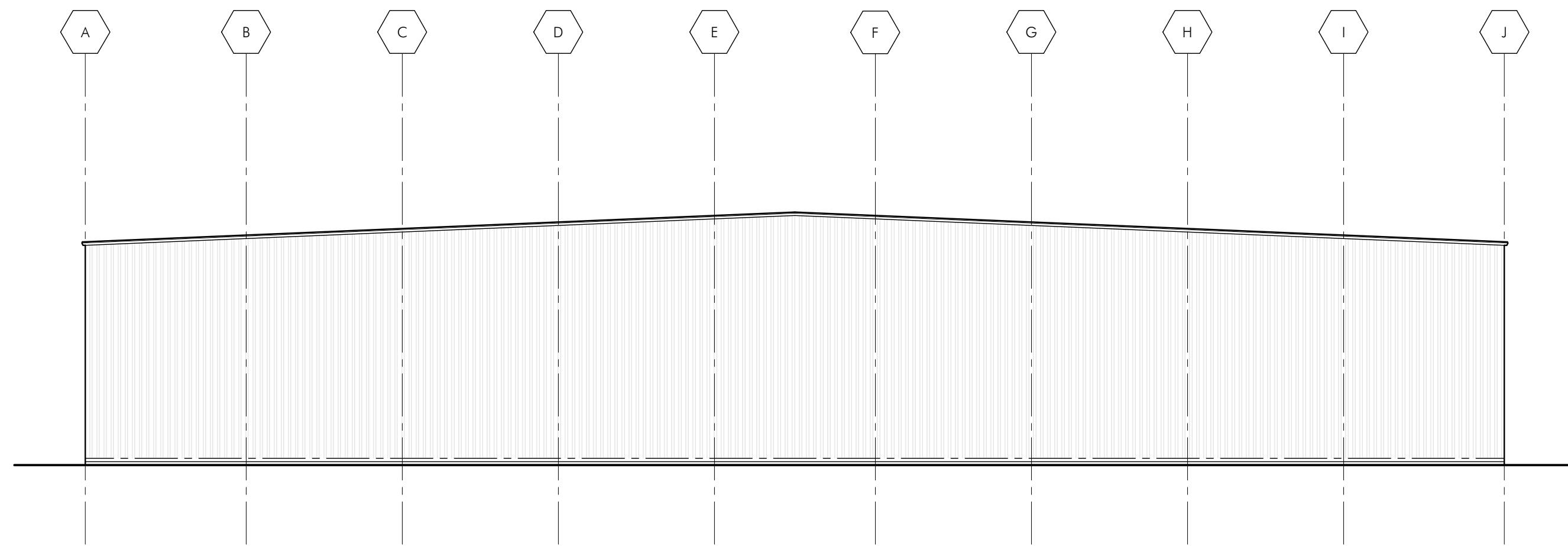
A1.1



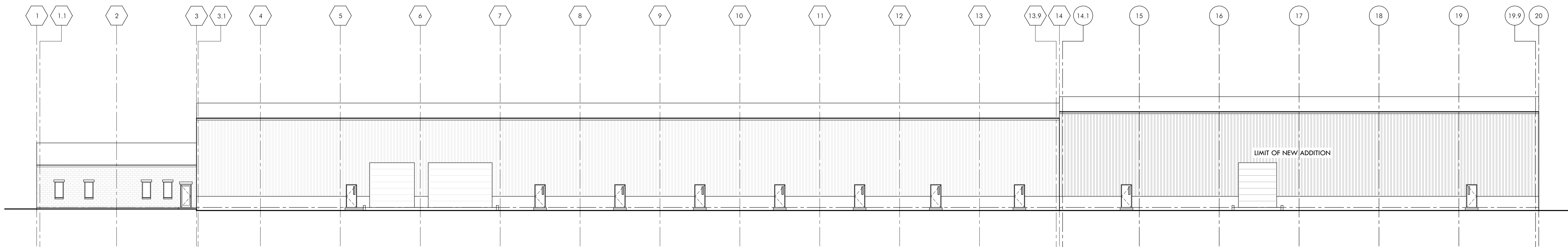
1 EAST ELEVATION
SCALE: 1/16" = 1'-0"



2 SOUTH ELEVATION
SCALE: 1/16" = 1'-0"



3 WEST ELEVATION
SCALE: 1/16" = 1'-0"



4 NORTH ELEVATION
SCALE: 1/16" = 1'-0"

Revisions

KOOPMAN LUMBER
29 Gilmore Drive
Sutton, MA 01590

BUILDING ELEVATIONS

Project Number 2021.086
Drawing Scale 1/8"=1'-0"
Drawn By TD
Checked By GMc
Date Issued 12/21/21

A4.1