

# LACKEY DAM LOGISTICS CENTER

## IN

### SUTTON AND UXBRIDGE, MASSACHUSETTS

#### ( Worcester County)

**APPLICANT:**

US MA DEVELOPMENT, LLC  
8801 RIVER CROSSING BLVD.  
SUITE 300  
INDIANAPOLIS, IN 46240

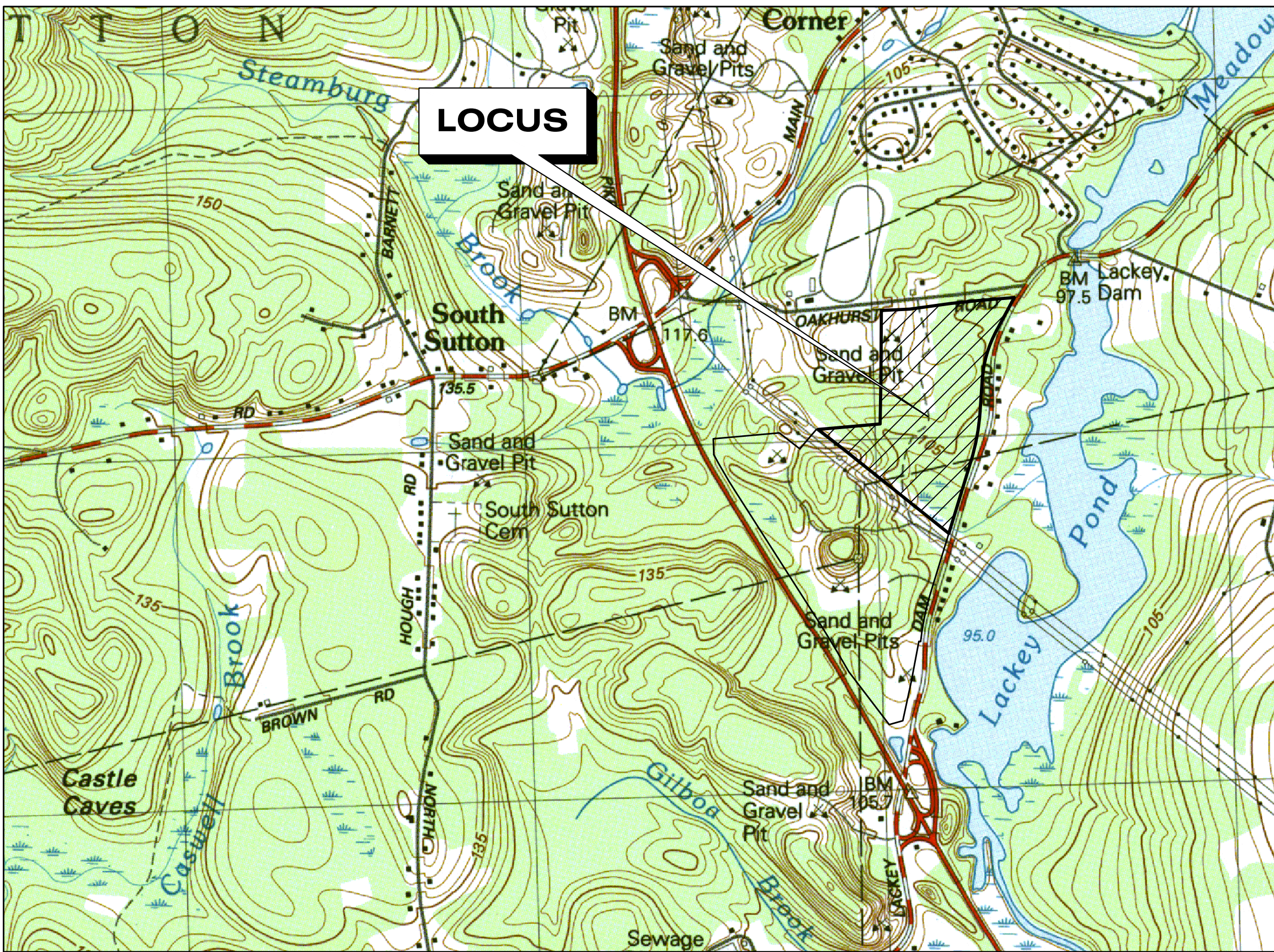
**RECORD OWNERS:**

MARY BEDOIAN  
BARBARA CHAIKO  
DEED BOOK 58719, PAGE 38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

MARY BEDOIAN  
DEED BOOK 57675, PAGE 260  
BACK DEED (4064/177)  
LOT 2: PLAN BOOK 958, PLAN 117

**CIVIL ENGINEER/SURVEYOR  
AND LANDSCAPE ARCHITECT**

Beals and Thomas, Inc.  
Reservoir Corporate Center  
144 Turnpike Road  
Southborough, Massachusetts 01772



**Locus Map**  
Scale: 1" = 1000'



**SHEET INDEX**

|             |   |
|-------------|---|
|             | Cover Sheet   |
| C1.0        | Notes, References and Legend Sheet                  |
| C1.1        | Zoning Dimensional Compliance Plan                  |
| TP-1 - TP-6 | Topographic Plans                                   |
| C2.0        | Overall Development Index Plan                      |
| C3.0        | Site Preparation Plan                               |
| C4.0 - C4.2 | Layout and Materials & Landscape and Lighting Plans |
| C5.0 - C5.2 | Grading, Drainage and Utility Plans                 |
| C6.0        | Wetland Replication Plan                            |
| C7.0 - C7.4 | Site Details  |
|             | Photometric Plan (By Others)                        |
|             | Building Elevations (By Others)                     |

SUTTON PLANNING BOARD SIGNATURES:

1: \_\_\_\_\_

2: \_\_\_\_\_

3: \_\_\_\_\_

4: \_\_\_\_\_

5: \_\_\_\_\_



*Daniel M. Fawcett*  
5/16/2022

Issued for Permitting - May 16, 2022

Job No.: 3077.06  
Plan No.: 307706P067A-001  
Sheet 1 of 25



GENERAL NOTES

THE CONTRACTOR SHALL MAKE ALL NECESSARY CONSTRUCTION NOTIFICATIONS AND APPLY FOR AND OBTAIN ALL NECESSARY CONSTRUCTION PERMITS. THE CONTRACTOR SHALL ALSO PAY ALL FEES AND POST ALL BONDS ASSOCIATED WITH THE SAME, AND COORDINATE WITH THE ENGINEER AND ARCHITECT AS REQUIRED.

CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR JOB SITE SAFETY AND ALL CONSTRUCTION MEANS AND METHODS.

LIMIT OF WORK SHALL BE EROSION CONTROL BARRIERS, LIMIT OF GRADING AND SITE PROPERTY LINES AND/OR AS INDICATED ON DRAWINGS.

PORTIONS OF THE ROADWAY, SIDEWALK AND ROADSIDE AREA DISTURBED BY THE CONTRACTOR'S OPERATIONS SHALL BE RESTORED TO THEIR CONDITIONS PRIOR TO DISTURBANCE.

CONTRACTOR TO VERIFY UTILITY STUB LOCATIONS AND ELEVATIONS IN THE FIELD PRIOR TO COMMENCING WORK.

ANY ALTERATION TO THESE DRAWINGS MADE IN THE FIELD DURING CONSTRUCTION SHALL BE RECORDED BY THE CONTRACTOR ON RECORD DOCUMENTS.

ANY AREA OUTSIDE THE LIMIT OF WORK THAT IS DISTURBED SHALL BE RESTORED TO ITS ORIGINAL CONDITION AT NO ADDITIONAL COST TO OWNER.

EXISTING TREES AND SHRUBS OUTSIDE THE LIMITS OF GRADING SHALL BE REMOVED ONLY UPON PRIOR APPROVAL OF THE OWNER.

FOR DRAWING LEGIBILITY, ALL EXISTING TOPOGRAPHIC FEATURES, EXISTING UTILITIES, PROPERTY BOUNDARIES, EASEMENTS, ETC. MAY NOT BE SHOWN ON ALL DRAWINGS. REFER TO ALL REFERENCED DRAWINGS AND OTHER DRAWINGS IN THIS SET FOR ADDITIONAL INFORMATION.

ALL EXCAVATORS OR CONTRACTORS MUST REFER TO 520 CMR 14.00 TO OBTAIN A TRENCH PERMIT PRIOR TO ANY CONSTRUCTION RELATED TRENCHES ON SITE.

EROSION CONTROL AND SEDIMENTATION NOTES

AN EROSION CONTROL BARRIER AND/OR COMPOST FILTER SOCK SHALL BE INSTALLED ALONG THE EDGE OF PROPOSED DEVELOPMENT AS INDICATED IN THE PLAN PRIOR TO THE COMMENCEMENT OF DEMOLITION OR CONSTRUCTION OPERATIONS.

CONTRACTOR SHALL MAINTAIN ALL EROSION CONTROL MEASURES DURING ENTIRE CONSTRUCTION PERIOD. ANY SEDIMENT TRACKED ONTO PUBLIC RIGHT-OF-WAYS SHALL BE SWEEPED AT THE END OF EACH WORKING DAY.

ALL STOCKPILE AREAS SHALL BE LOCATED WITHIN LIMIT OF WORK LINE AND STABILIZED TO PREVENT EROSION.

ALL DEBRIS GENERATED DURING SITE PREPARATION ACTIVITIES SHALL BE LEGALLY DISPOSED OF OFF SITE.

PROVIDE CRIBBING AS NECESSARY TO PROTECT EXISTING UTILITY LINES DURING CONSTRUCTION. SITE ELEMENTS TO REMAIN MUST BE PROTECTED FOR DURATION OF PROJECT.

ALL TOPSOIL ENCOUNTERED WITHIN WORK AREA SHALL BE STRIPPED TO ITS FULL DEPTH AND STOCKPILED FOR REUSE. TOPSOIL SHALL BE DISPOSED OF ON SITE AS DIRECTED BY OWNER. TOPSOIL PILES SHALL REMAIN SEGREGATED FROM EXCAVATED SUBSURFACE SOIL MATERIALS.

ADDITIONAL EROSION CONTROL MEASURES SHALL BE IMPLEMENTED AS CONDITIONS WARRANT OR AS DIRECTED BY THE OWNER OR OWNER'S REPRESENTATIVE.

ALL POINTS OF CONSTRUCTION EGRESS OR INGRESS SHALL BE MAINTAINED TO PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC ROADS.

TEMPORARY DIVERSION DITCHES, PERMANENT DITCHES, CHANNELS, EMBANKMENTS AND ANY DENuded SURFACE WHICH WILL BE EXPOSED FOR A PERIOD OF ONE MONTH OR MORE SHALL BE CONSIDERED CRITICAL VEGETATION AREAS. THESE AREAS SHALL BE MULCHED WITH STRAW. MULCH SHALL BE SPREAD UNIFORMLY IN A CONTINUOUS BLANKET OF SUFFICIENT THICKNESS TO COMPLETELY HIDE THE SOIL FROM VIEW.

SOIL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE INSPECTED AND MAINTAINED ON A DAILY BASIS DURING CONSTRUCTION TO INSURE THAT CHANNELS, DITCHES AND PIPES ARE CLEAR OF DEBRIS AND THAT THE EROSION CONTROL BARRIERS ARE INTACT.

CONTRACTOR SHALL PROVIDE DUST CONTROL FOR CONSTRUCTION OPERATIONS AS APPROVED BY OWNER. DUST SHALL BE CONTROLLED BY SPRINKLING OR OTHER APPROVED METHODS AS NECESSARY, OR AS DIRECTED BY THE OWNER OR HIS REPRESENTATIVE.

INLET SEDIMENT CONTROL DEVICES SHALL BE PROVIDED AROUND ALL EXISTING DRAIN INLETS PRIOR TO CONSTRUCTION ACTIVITIES AND AROUND ALL PROPOSED DRAIN INLETS PRIOR TO PERMANENT PAVEMENT TO CONTROL SILTATION.

STRAW BALE CHECK DAMS ARE TO BE PROVIDED ON TWO HUNDRED (200) FOOT SPACINGS WITHIN ALL DRAINAGE SWALES AND DITCHES AND AT UPSTREAM SIDES OF ALL DRAINAGE INLETS.

RIP RAP SPLASH PADS SHALL BE INSTALLED AT THE OUTLETS FOR ALL CULVERTS DISCHARGING ADJACENT TO A WATERWAY.

EXTREME CARE SHALL BE EXERCISED SO AS TO PREVENT ANY UNSUITABLE MATERIAL FROM ENTERING THE WETLANDS.

ADDITIONAL STRAW BALES SHALL BE LOCATED AS CONDITIONS WARRANT OR AS DIRECTED BY THE OWNER OR HIS REPRESENTATIVE.

CLEAN AND MAINTAIN EROSION CONTROL BARRIER AS REQUIRED DURING CONSTRUCTION OPERATIONS TO ENSURE ITS CONTINUED FUNCTIONALITY.

GRADING, DRAINAGE AND UTILITY NOTES

AT ALL LOCATIONS WHERE EXISTING CURBING OR PAVEMENT ABUTS NEW CONSTRUCTION, THE EDGE OF THE EXISTING CURB OR PAVEMENT SHALL BE SAW CUT TO A CLEAN, SMOOTH EDGE. BLEND NEW PAVEMENT, CURBS AND EARTHWORK SMOOTHLY INTO EXISTING BY MATCHING LINES, GRADES AND JOINTS. PITCH EVENLY BETWEEN SPOT GRADES. GRADE ALL AREAS TO DRAIN.

THE CONTRACTOR SHALL VERIFY EXISTING GRADES IN THE FIELD AND REPORT ANY DISCREPANCIES IMMEDIATELY TO THE ENGINEER. THE CONTRACTOR SHALL MAKE ALL ARRANGEMENTS FOR THE ALTERATION AND ADJUSTMENT OF GAS, ELECTRIC, TELEPHONE AND ANY OTHER PRIVATE UTILITIES BY THE UTILITY COMPANIES AS REQUIRED. WHERE AN EXISTING UTILITY IS FOUND TO CONFLICT WITH THE PROPOSED WORK, THE LOCATION, ELEVATION AND SIZE OF THE UTILITY SHALL BE ACCURATELY DETERMINED WITHOUT DELAY BY THE CONTRACTOR, AND THE INFORMATION FURNISHED TO THE OWNER AND ENGINEER FOR RESOLUTION.

ALL UTILITY COVERS, GRATES, ETC. SHALL BE ADJUSTED TO BE FLUSH WITH THE PAVEMENT FINISH GRADE UNLESS OTHERWISE NOTED. RIM ELEVATIONS OF DRAINAGE STRUCTURES AND SANITARY SEWER MANHOLES ARE APPROXIMATE.

INSTALL ALL UTILITIES (INCLUDING CONCRETE PADS) PER UTILITY COMPANY AND DPW STANDARDS.

AN EROSION CONTROL BARRIER SHALL BE INSTALLED ALONG THE EDGE OF PROPOSED DEVELOPMENT AS SHOWN ON THE PLAN PRIOR TO THE COMMENCEMENT OF CONSTRUCTION OPERATIONS.

ALL DRAINAGE PIPES SHALL BE SMOOTH WALLED CORRUGATED POLYETHYLENE PIPE (ADS N-12 OR APPROVED EQUAL) EXCEPT WHERE NOTED OTHERWISE.

ALL SANITARY PIPE SHALL BE SDR-35 PVC UNLESS OTHERWISE NOTED.

WATER LINE SHALL BE CLASS 52 CEMENT LINED DUCTILE IRON.

CONTRACTOR SHALL PROTECT ALL UNDERGROUND DRAINAGE, SEWER AND UTILITY FACILITIES FROM EXCESSIVE VEHICULAR LOADS DURING CONSTRUCTION. ANY DAMAGE TO THESE FACILITIES RESULTING FROM CONSTRUCTION LOADS WILL BE RESTORED TO ORIGINAL CONDITION.

ALL WATER WORKS SHALL CONFORM TO WHITINSVILLE AND DOUGLAS DPW, WATER COMPANY SPECIFICATIONS, DETAILS, RULES AND REGULATIONS AND HAVE FIVE (5) FEET OF MINIMUM COVER. GAS, ELECTRIC, TELEPHONE AND FIRE ALARM CONNECTION LOCATIONS AND ROUTING ARE SUBJECT TO REVIEW AND APPROVAL BY APPROPRIATE UTILITY COMPANIES AND FIRE DEPARTMENT.

ABANDON EXISTING UTILITY SERVICES ON SITE ACCORDING TO UTILITY COMPANY AND TOWN OF UXBRIDGE, SUTTON, AND DOUGLAS REQUIREMENTS.

THE CONTRACTOR SHALL REMOVE ALL EROSION CONTROL BARRIERS AFTER REVEGETATION OF DISTURBED AREAS AND AFTER APPROVAL OF THE ENGINEER.

ALL WATER UTILITY IMPROVEMENTS SHALL COMPLY WITH THE AMERICAN WATERWORKS ASSOCIATION STANDARDS, WHITINSVILLE WATER DISTRICT, AND APPLICABLE STANDARDS REQUIRED BY THE TOWN OF UXBRIDGE, SUTTON, AND DOUGLAS WATER DEPARTMENTS.

RIP RAP APRONS SHALL BE INSTALLED AT THE OUTLETS FOR ALL CULVERTS.

EXCAVATION REQUIRED WITHIN THE PROXIMITY OF EXISTING UTILITY LINES SHALL BE DONE BY HAND. CONTRACTOR SHALL REPAIR ANY DAMAGE TO EXISTING UTILITY LINES OR STRUCTURES INCURRED DURING CONSTRUCTION OPERATIONS AT NO COST TO THE OWNER.

STOCKPILED TOPSOIL SHALL BE PLACED NEATLY IN AN AREA INDICATED BY THE OWNER.

PITCH EVENLY BETWEEN SPOT GRADES. ALL PAVED AREAS MUST PITCH TO DRAIN AT A MINIMUM OF 1/8" PER FOOT UNLESS SPECIFIED. ANY DISCREPANCIES NOT ALLOWING THIS MINIMUM PITCH SHALL BE REPORTED TO THE ENGINEER PRIOR TO CONTINUING WORK.

THE CONTRACTOR SHALL SCHEDULE HIS WORK TO ALLOW THE FINISHED SUBGRADE ELEVATIONS TO DRAIN PROPERLY WITHOUT PUDDING. SPECIFICALLY, ALLOW WATER TO ESCAPE WHERE PROPOSED CURB MAY RETAIN RUNOFF PRIOR TO APPLICATION OF THE FINISH SUBGRADE AND/OR SURFACE PAVING. PROVIDE TEMPORARY POSITIVE DRAINAGE AS REQUIRED.

UNLESS OTHERWISE INDICATED, ABANDONED EXISTING UTILITY LINES SHALL BE CAPPED AND ABANDONED IN PLACE UNLESS THEY CONFLICT WITH PROPOSED IMPROVEMENTS. CAP REMAINING PORTIONS WHERE PARTIALLY REMOVED.

LAYOUT AND MATERIALS NOTES

ALL LINES AND DIMENSIONS ARE PARALLEL OR PERPENDICULAR TO THE LINES FROM WHICH THEY ARE MEASURED UNLESS OTHERWISE INDICATED.

COORDINATE THE LOCATION OF ALL SITE LIGHT STANDARDS WITH IMPROVEMENTS SHOWN ON THESE DRAWINGS.

CONTRACTOR SHALL REPORT SIGNIFICANT CONFLICTS TO THE OWNER AND THE ENGINEER FOR RESOLUTION.

DIMENSIONS OF PARKING SPACES AND DRIVEWAYS ARE FROM FACE OF CURB TO FACE OF CURB.

DIMENSIONS FROM BUILDING ARE FROM FACE OF BUILDING TO FACE OF CURB. CONTRACTOR SHALL VERIFY ALL CONDITIONS IN THE FIELD AND REPORT ANY DISCREPANCIES TO THE ENGINEER. THE CONTRACTOR SHALL STAKE OUT BUILDING FROM THE LATEST ARCHITECTURAL DRAWINGS.

THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN SITE PLAN DIMENSIONS AND BUILDING PLANS BEFORE PROCEEDING WITH ANY PORTION OF SITE WORK WHICH MAY BE AFFECTED SO THAT PROPER ADJUSTMENTS TO THE SITE LAYOUT CAN BE MADE IF NECESSARY.

SEE ARCHITECTURAL DRAWINGS FOR EXACT BUILDING DIMENSIONS AND ALL DETAIL CONTIGUOUS TO THE BUILDING, LIGHTING, ENTRANCE PADS, DOORWAY PADS, LOADING DOCK DETAILS, ETC.

ACCESSIBLE RAMPS SHALL BE PER MASSACHUSETTS STATE CODE AND THE AMERICANS WITH DISABILITIES ACT (ADA) ACCESSIBILITY GUIDELINES (WHICHEVER IS MORE STRINGENT).

EACH HANDICAP PARKING SPACE SHALL BE IDENTIFIED BY A SIGN SIX (6) FEET IN HEIGHT LOCATED AT THE FACE OF THE CURBLINE. THE SIGN SHALL CONTAIN THE INTERNATIONAL SYMBOL OF ACCESSIBILITY AS DESCRIBED IN THE AMERICANS WITH DISABILITIES ACT, PUBLIC LAW 101-336, (SEE DETAIL).

PROTECT EXISTING PROPERTY MONUMENTS AND ABUTTING PROPERTIES DURING CONSTRUCTION ACTIVITIES.

UNDERGROUND UTILITIES WERE COMPILED FROM AVAILABLE RECORD PLANS OF UTILITY COMPANIES AND PUBLIC AGENCIES, ARE APPROXIMATE AND ASSUMED. BEFORE COMMENCING SITE WORK IN ANY AREA, CONTACT "DIG SAFE" AT 1-888-344-7233 TO ACCURATELY LOCATE UNDERGROUND UTILITIES. ANY DAMAGE TO EXISTING UTILITIES OR STRUCTURES SHALL BE THE CONTRACTOR'S RESPONSIBILITY. NO EXCAVATION SHALL BE DONE UNTIL UTILITY COMPANIES ARE PROPERLY NOTIFIED IN ADVANCE.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THAT THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS DO NOT CONFLICT WITH ANY KNOWN EXISTING OR OTHER PROPOSED IMPROVEMENTS. IF ANY CONFLICTS ARE DISCOVERED, THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE ENGINEER PRIOR TO INSTALLATION OF ANY PORTION OF THE SITE WORK WHICH WOULD BE AFFECTED.

ALL WORK PERFORMED AND ALL MATERIALS FURNISHED SHALL CONFORM WITH THE LINES, GRADES AND OTHER SPECIFIC REQUIREMENTS OR SPECIFICATIONS OF THE TOWN OF SUTTON AND UXBRIDGE DPW.

AT ALL LOCATIONS WHERE EXISTING CURBING OR PAVEMENT ABUTS NEW CONSTRUCTION, THE EDGE OF THE EXISTING CURB OR PAVEMENT SHALL BE SAW CUT TO A CLEAN, SMOOTH EDGE. BLEND NEW PAVEMENT, CURBS AND EARTHWORK SMOOTHLY INTO EXISTING BY MATCHING LINES, GRADES AND JOINTS. PITCH EVENLY BETWEEN SPOT GRADES. GRADE ALL AREAS TO DRAIN.

PLANTING AND LIGHTING NOTES

AFTER SEEDING, THE SURFACE OF THE SOIL SHALL BE EVENLY RAKED WITH A FINE-TOOTHED RAKE AND THEN ROLLED WITH A HAND ROLLER WEIGHING NOT LESS THAN ONE HUNDRED (100) POUNDS PER FOOT OF WIDTH.

WATER THE MULCH AND SEED BEDS THOROUGHLY AND IMMEDIATELY AFTER COMPLETION OF MULCHING AND SEEDING OPERATIONS. SOIL SHALL BE MOISTENED TO A DEPTH OF FOUR (4) INCHES. CONTRACTOR SHALL INSTRUCT OWNERS REPRESENTATIVE ON APPROPRIATE WATERING PROCEDURES DURING INITIAL ESTABLISHMENT.

IF CERTAIN OF THE LAWN AREAS DO NOT SHOW A PROMPT "CATCH", THESE SHALL BE RESEEDD AT THE SAME RATE AND IN THE SAME MANNER AS BEFORE IN INTERVALS OF TEN (10) DAYS, WHICH PROCESS SHALL CONTINUE UNTIL A GROWTH OF GRASS IS ESTABLISHED OVER THE ENTIRE AREA.

PROTECT NEWLY TOPSOILED, GRADED AND/OR SEEDED AREAS FROM TRAFFIC AND EROSION. KEEP AREAS FREE OF TRASH AND DEBRIS RESULTING FROM LANDSCAPE CONTRACTOR OPERATIONS.

PLACE WARNING SIGNS IN SEEDED AREAS AND ERECT NECESSARY BARRICADES TO PREVENT DAMAGE BY PERSONS OR MACHINES AND MAINTAIN THESE FOR AT LEAST THIRTY (30) DAYS.

REPAIR AND RE-ESTABLISH GRADES IN SETTLED, ERODED AND RUTTED AREAS TO THE SPECIFIED GRADE AND TOLERANCES.

THE LANDSCAPE CONTRACTOR IS TO CLEAN UP AND REMOVE ANY DEBRIS FROM THE SITE CAUSED BY THE LANDSCAPE CONTRACTOR.

PLANT MATERIAL IS TO BE MAINTAINED BY THE LANDSCAPE CONTRACTOR WHILE THE PROJECT IS UNDERWAY.

ALL TREES ALONG SIDEWALKS SHALL HAVE A MINIMUM SIX (6) FOOT BRANCHING HEIGHT.

LIGHT POLES LOCATED IN PLANTING ISLANDS SHALL BE CENTERED BETWEEN EDGES OF PAVEMENT ON OPPOSITE SIDES OF THE POLE. LIGHT POLES IN PARKING AREAS SHALL BE CENTERED ON THE INTERSECTIONS OF PAINT STRIPES.

ALL PLANT MATERIAL SHALL CONFORM TO THE MINIMUM GUIDELINES ESTABLISHED BY THE AMERICAN STANDARD FOR NURSERY STOCK PUBLISHED BY THE AMERICAN NURSERY AND LANDSCAPE ASSOCIATION.

ANY PROPOSED SUBSTITUTIONS OF PLANT MATERIAL SHALL BE MADE WITH MATERIAL EQUIVALENT TO THE DESIRED MATERIAL IN OVERALL FORM, HEIGHT, BRANCHING HABIT, FLOWER, LEAF, COLOR, FRUIT AND CULTURE. SUBSTITUTIONS WILL ONLY BE CONSIDERED IF SUBMITTED WITH ENUMERATED REASONS WHY SUBSTITUTIONS ARE PROPOSED.

ALL PLANTING BEDS TO BE FILLED WITH SOIL AND CROWNED ABOVE ADJACENT LAWN OR IMPROVED AREAS. ALL PLANTING BEDS TO BE MULCHED WITH AGED PINE BARK MULCH TO A DEPTH OF THREE (3) INCHES.

CAUTION SHALL BE USED NOT TO EXTEND MULCH LAYER ABOVE SOIL LEVEL AT TRUNKS/STEMS OF INSTALLED PLANT MATERIAL.

PROVIDE FIVE (5) FOOT DIAMETER MULCH CIRCLE AROUND ALL INDIVIDUAL TREE PLANTINGS AND CONTINUOUS MULCH BED AROUND SHRUB PLANTINGS.

VERIFY ALL EXISTING UTILITY LINES PRIOR TO PLANTING AND REPORT ANY CONFLICTS TO THE OWNER OR HIS REPRESENTATIVE.

NO PLANT SHALL BE PLANTED BEFORE ACCEPTANCE OF ROUGH GRADING.

PLANT MATERIALS SHALL BEAR SAME RELATIONSHIP TO GRADE AS THEY BORE TO GRADE IN THE NURSERY.

ALL PLANT MATERIALS SHALL BE GUARANTEED FOR ONE YEAR FOLLOWING DATE OF FINAL ACCEPTANCE.

LOAM AND SEED ALL DISTURBED AREAS UNLESS OTHERWISE INDICATED.

REGRADE STOCKPILE AREA AFTER REMOVAL OF SURPLUS MATERIALS (SEE SITE WORK SPECIFICATIONS). LOAM AND SEED THE DISTURBED AREA.

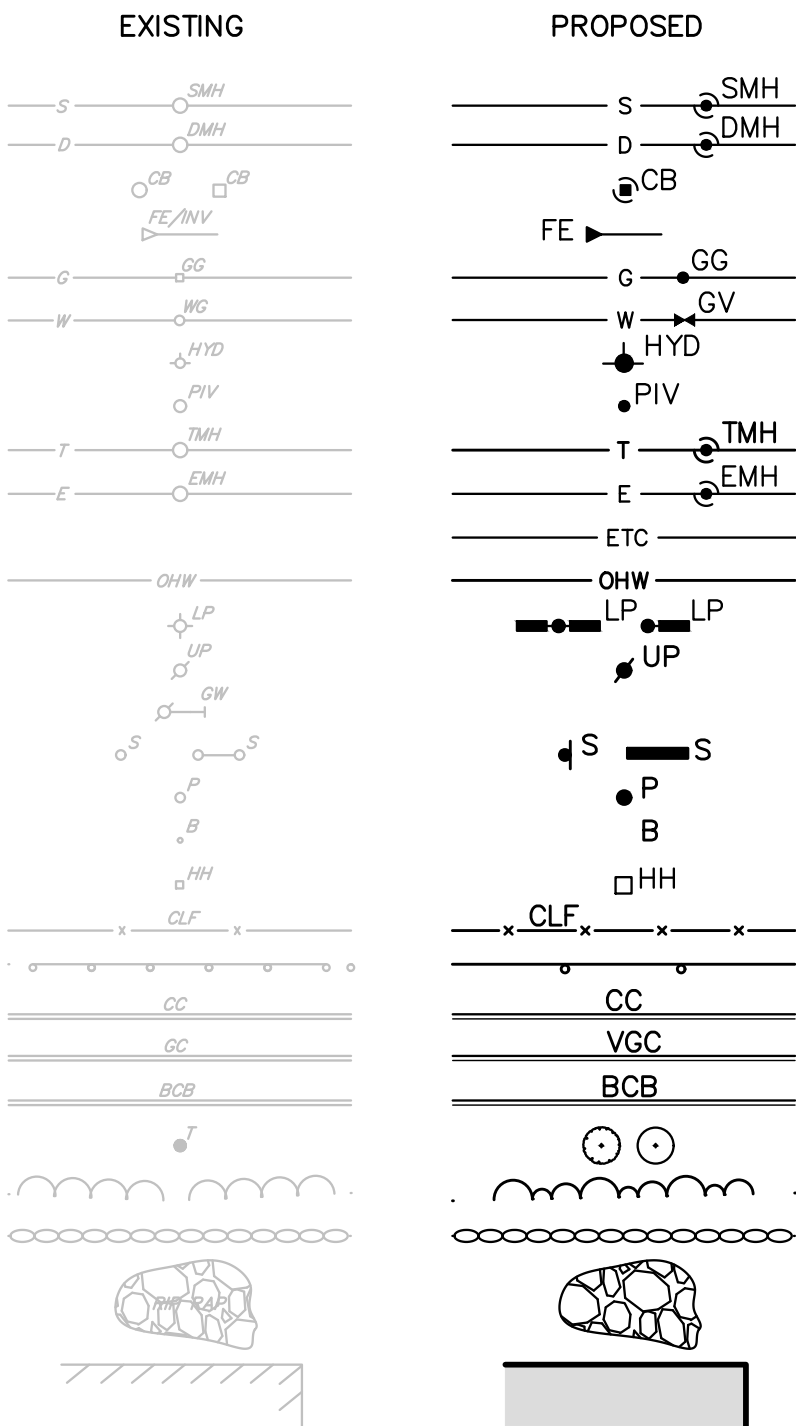
DIMENSIONS FOR LIGHT LOCATIONS ARE TO THE CENTER OF MOUNTING POLES.

ALL LIGHT MOUNTING POLES SHALL BE LOCATED AT A MINIMUM OF FIVE (5) FEET FROM FACE OF CURB. POLES SHALL BE FLUSH WITH GRADE UNLESS OTHERWISE NOTED.

TOPSOIL STRIPPED FROM THE SITE AND PROPERLY STOCKPILED PRIOR TO APPLICATION MAY, UPON APPROVAL OF THE ENGINEER, BE USED FOR PREPARATION OF LAWNS AND PLANTING BEDS. IT SHOULD BE FREE OF LARGE (ONE (1) INCH OR GREATER) COBBLES, ROOTS, OLD SOD, TRASH, WOOD OR OTHER CONTAMINANTS AND BE OF A FRIABLE CONSISTENCY AND SUITABLE FOR PLANT GROWTH.

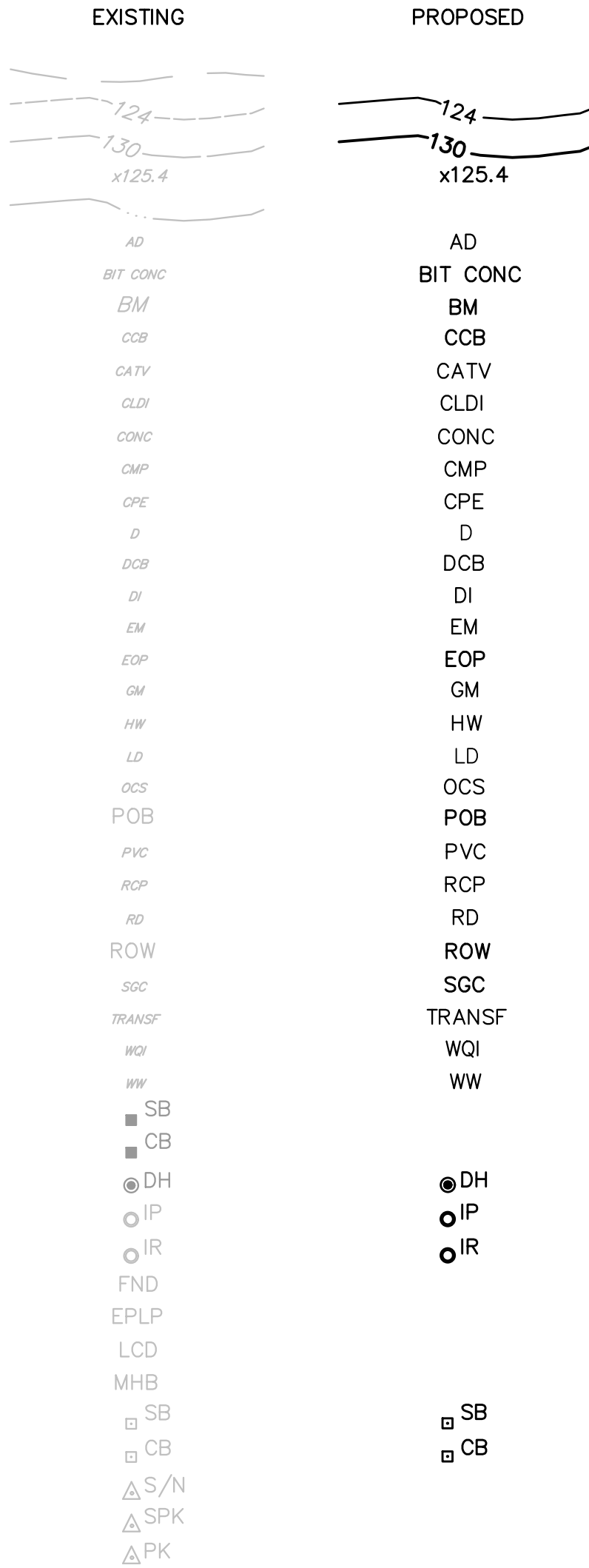
THE LANDSCAPE CONTRACTOR SHALL FURNISH TOPSOIL. TOPSOIL SHALL BE FERTILE, FRIABLE, NATURAL AND PRODUCTIVE TOPSOIL OF GOOD CLAY-LOAM TYPE. IT SHALL BE FREE OF WEED SEEDS. TOPSOIL SHALL BE WITHOUT ADMIXTURE OF SUBSOIL AND SHALL BE REASONABLY FREE OF STONES, LUMPS, ROOTS, STICKS AND OTHER FOREIGN MATTER. TOPSOIL SHALL NOT BE WORKED OR APPLIED IN A MUDDY OR WET CONDITION.

LEGEND AND ABBREVIATIONS



SEWER LINE/MANHOLE  
DRAIN LINE/MANHOLE  
CATCH BASIN  
FLARED END/INVERT  
GAS LINE/GATE  
WATER LINE/GATE  
HYDRANT  
POST INDICATOR VALVE  
TELEPHONE LINE/MANHOLE  
ELECTRIC LINE/MANHOLE  
ELECTRIC, TELEPHONE & CABLE LINE  
OVERHEAD WIRE  
LIGHT POLE  
UTILITY POLE  
GUY WIRE  
SIGN  
POST  
BOLLARD POST  
HAND HOLE  
CHAIN LINK FENCE  
GUARDRAIL/GUIDERAIL  
CAST IN PLACE CONC. CURB  
VERTICAL GRANITE CURB  
BITUMINOUS CONCRETE BERM  
TREE  
TREE LINE  
STONE WALL  
RIPRAP

BUILDING  
No. of PARKING SPACES IN ROW  
BOUNDARY OF BORDERING  
VEGETATED WETLAND  
APPROXIMATE BOUNDARY OF  
BORDERING VEGETATED WETLAND  
APPROXIMATE GPS BOUNDARY OF  
BORDERING VEGETATED WETLAND  
BANK/BANK FLAG  
POTENTIAL VERNAL POOL/FLAG  
100-YEAR FLOOD ELEVATION  
EROSION CONTROL BARRIER  
COMPOST FILTER SOCK



100' BUFFER ZONE  
MINOR CONTOUR  
MAJOR CONTOUR  
SPOT ELEVATION  
EDGE OF WATER  
AREA DRAIN  
BITUMINOUS CONCRETE  
BENCHMARK  
CAPE COD BERM  
CABLE TELEVISION  
CEMENT LINED DUCTILE IRON  
CONCRETE  
CORRUGATED METAL PIPE  
CORRUGATED POLYETHYLENE  
DOOR  
DOUBLE CATCH BASIN  
DROP INLET  
ELECTRIC METER  
EDGE OF PAVEMENT  
GAS METER  
HEAD WALL  
LOADING DOCK  
OUTLET CONTROL STRUCTURE  
POINT OF BEGINNING  
POLYVINYL CHLORIDE  
REINFORCED CONCRETE PIPE  
ROOF DRAIN  
RIGHT-OF-WAY  
SLOPED GRANITE CURB  
ELECTRIC TRANSFORMER  
WATER QUALITY INLET  
WING WALL  
STONE BOUND  
CONCRETE BOUND  
DRILL HOLE  
IRON PIN/IRON PIPE  
IRON ROD  
FOUND  
ESCUTCHEON PIN, LEAD PLUG  
LAND COURT DISK  
MASSACHUSETTS HIGHWAY BOUND  
STONE BOUND (TO BE SET)  
CONCRETE BOUND (TO BE SET)  
STAKE AND NAIL  
SPIKE  
PK NAIL

| TRAFFIC SIGN SUMMARY |                |        |             |
|----------------------|----------------|--------|-------------|
| M.U.T.C.D. NUMBER    | SPECIFICATIONS |        | DESCRIPTION |
|                      | WIDTH          | HEIGHT |             |
| R5-1                 | 30"            | 30"    |             |
| R1-1                 | 30"            | 30"    |             |
| R7-8                 | 12"            | 18"    |             |
| R7-8A                | 12"            | 6"     |             |

TRAFFIC SIGN SUMMARY  
NOT TO SCALE

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES; OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.

PREPARED FOR:

US MA  
DEVELOPMENT,  
LLC

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

MARY BEDOIAN  
BARBARA CHAIKO

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

MARY BEDOIAN

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

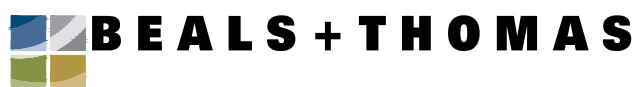
|    |  |
|----|--|
| 1: |  |
| 2: |  |
| 3: |  |
| 4: |  |
| 5: |  |



*Sanjiv Kumar*  
5/16/2022

COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:



BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

|            |            |                       |
|------------|------------|-----------------------|
| 5          |            |                       |
| 4          |            |                       |
| 3          |            |                       |
| 2          |            |                       |
| 1          |            |                       |
| 0          | 05/16/2022 | ISSUED FOR PERMITTING |
| ISSUE DATE |            | DESCRIPTION           |
| TJM/JRM    | TJM/JRM    | DMF                   |
| DES        | DWN        | CHK'D APP'D           |

PROJECT:

LACKEY DAM  
LOGISTICS CENTER

SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: N/A DATE: MAY 16, 2022

NOTES, REFERENCES  
AND LEGEND

B+T JOB NO. 3077.06

B+T PLAN NO.  
307706P067A-002

C1.0

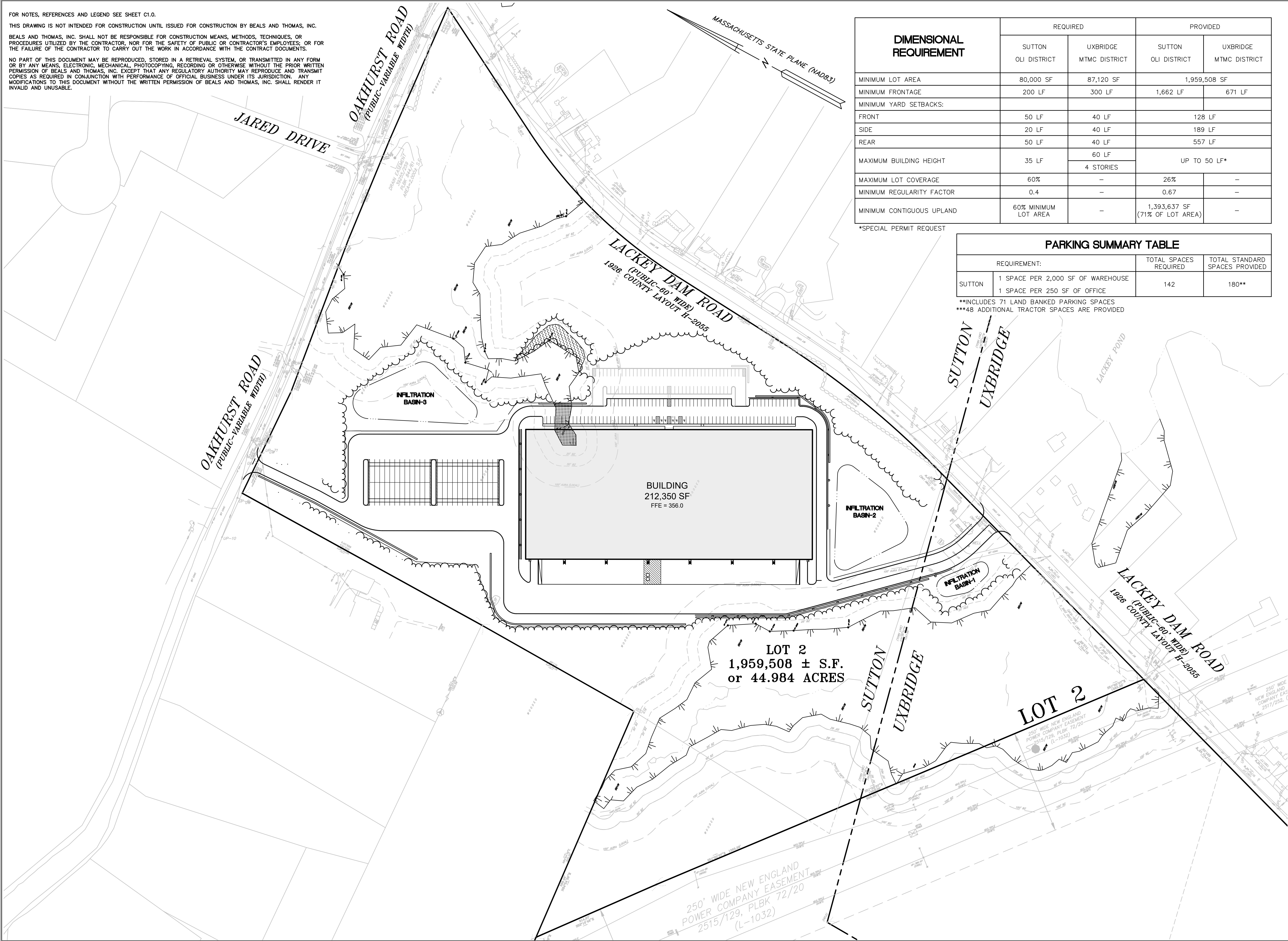


FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES; OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE, WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.



| DIMENSIONAL REQUIREMENT   | REQUIRED               |                           | PROVIDED                          |                           |
|---------------------------|------------------------|---------------------------|-----------------------------------|---------------------------|
|                           | SUTTON<br>OLI DISTRICT | UXBRIDGE<br>MTMC DISTRICT | SUTTON<br>OLI DISTRICT            | UXBRIDGE<br>MTMC DISTRICT |
| MINIMUM LOT AREA          | 80,000 SF              | 87,120 SF                 | 1,959,508 SF                      |                           |
| MINIMUM FRONTAGE          | 200 LF                 | 300 LF                    | 1,662 LF                          | 671 LF                    |
| MINIMUM YARD SETBACKS:    |                        |                           |                                   |                           |
| FRONT                     | 50 LF                  | 40 LF                     | 128 LF                            |                           |
| SIDE                      | 20 LF                  | 40 LF                     | 189 LF                            |                           |
| REAR                      | 50 LF                  | 40 LF                     | 557 LF                            |                           |
| MAXIMUM BUILDING HEIGHT   | 35 LF                  | 60 LF<br>4 STORIES        | UP TO 50 LF*                      |                           |
| MAXIMUM LOT COVERAGE      | 60%                    | —                         | 26%                               | —                         |
| MINIMUM REGULARITY FACTOR | 0.4                    | —                         | 0.67                              | —                         |
| MINIMUM CONTIGUOUS UPLAND | 60% MINIMUM LOT AREA   | —                         | 1,393,637 SF<br>(71% OF LOT AREA) | —                         |

\*SPECIAL PERMIT REQUEST

| PARKING SUMMARY TABLE |                                   |                          |                                   |
|-----------------------|-----------------------------------|--------------------------|-----------------------------------|
| REQUIREMENT:          |                                   | TOTAL SPACES<br>REQUIRED | TOTAL STANDARD<br>SPACES PROVIDED |
| SUTTON                | 1 SPACE PER 2,000 SF OF WAREHOUSE | 142                      | 180**                             |
|                       | 1 SPACE PER 250 SF OF OFFICE      |                          |                                   |

\*\*INCLUDES 71 LAND BANKED PARKING SPACES  
\*\*\*48 ADDITIONAL TRACTOR SPACES ARE PROVIDED

PREPARED FOR:

**US MA  
DEVELOPMENT,  
LLC**

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

**MARY BEDOIAN  
BARBARA CHAIKO**

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

**MARY BEDOIAN**

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

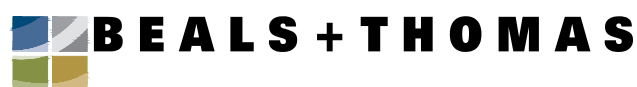
|    |  |
|----|--|
| 1: |  |
| 2: |  |
| 3: |  |
| 4: |  |
| 5: |  |



*Dan Farnley*  
5/16/2022

COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:



BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

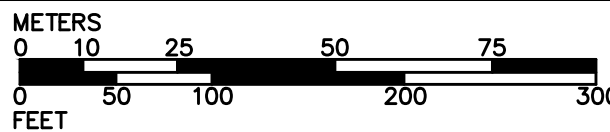
|     |            |                       |       |
|-----|------------|-----------------------|-------|
| 5   |            |                       |       |
| 4   |            |                       |       |
| 3   |            |                       |       |
| 2   |            |                       |       |
| 1   |            |                       |       |
| 0   | 05/X&/2022 | ISSUED FOR PERMITTING |       |
|     | ISSUE DATE | DESCRIPTION           |       |
|     |            |                       |       |
| DES | DWN        | CHK'D                 | APP'D |

PROJECT:

**LACKEY DAM  
LOGISTICS CENTER**

SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: 1" = 100' DATE: **MAY 18, 2022**



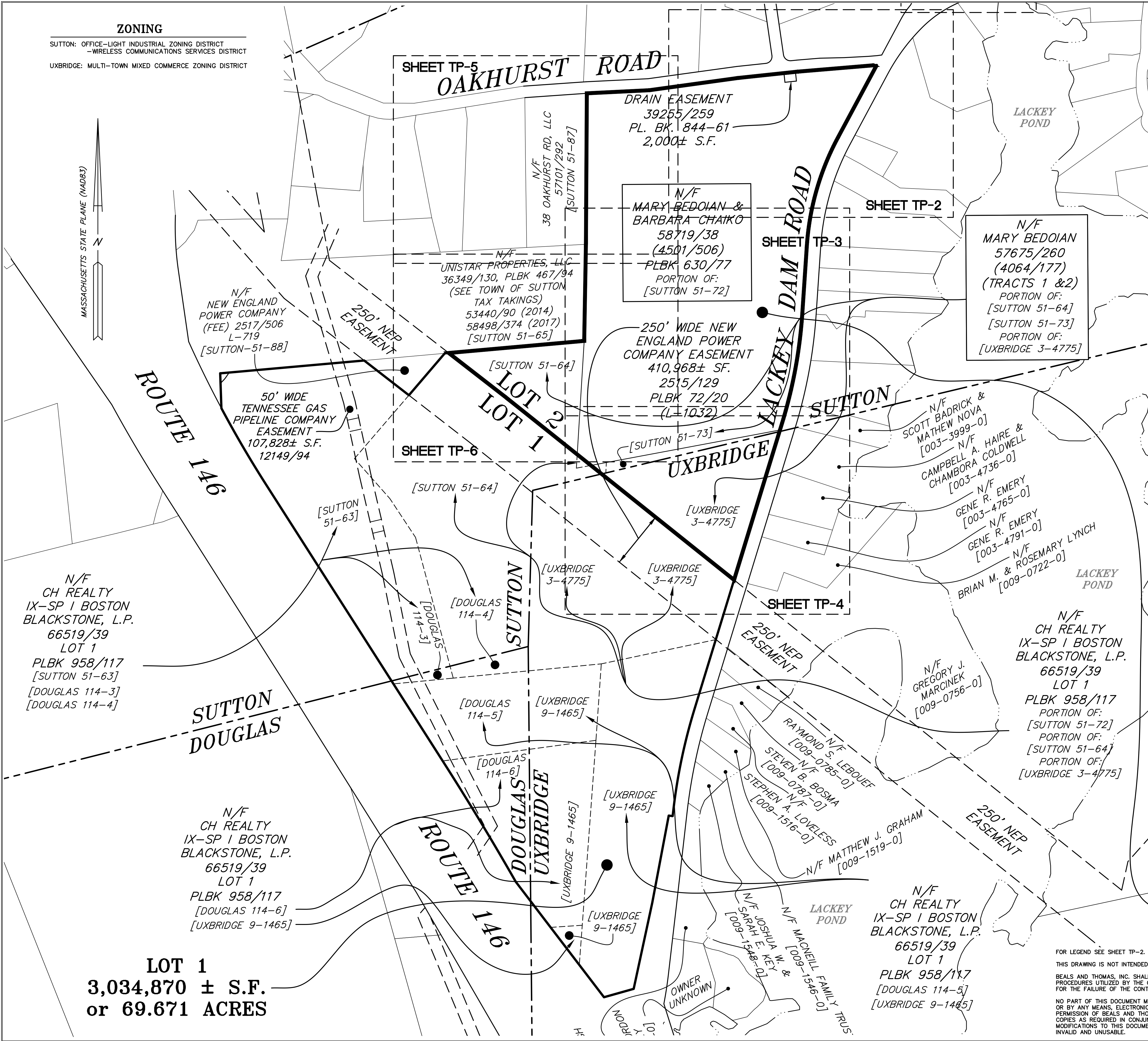
**ZONING DIMENSIONAL  
COMPLIANCE PLAN**

B+T JOB NO. 3077.06

B+T PLAN NO.  
307706P068A-001

**C1.1**





NOTES

- 1) UNDERGROUND UTILITIES SHOWN ARE FROM OBSERVED SURFACE INDICATIONS, SUBSURFACE INDICATIONS, AND COMPILED FROM AVAILABLE RECORD PLANS OF UTILITY COMPANIES AND PUBLIC AGENCIES AND ARE APPROXIMATE ONLY. BEFORE CONSTRUCTION CALL "DIG SAFE" 1-888-344-7233.
- 2) WETLAND RESOURCE AREAS DELINEATED BY BEALS AND THOMAS, INC. ON OR BETWEEN OCTOBER 21, 2019 AND OCTOBER 25, 2019. E-SERIES AND F-SERIES WETLAND FLAG LOCATIONS MODIFIED BY BEALS AND THOMAS, INC. ON JANUARY 12, 2022 AND MARCH 18, 2022.
- 3) WETLAND RESOURCE AREA FLAGS LOCATED BY TOTAL STATION METHODS BY BEALS AND THOMAS, INC. ON OR BETWEEN OCTOBER 31, 2019 AND NOVEMBER 15, 2019. REVISED E-SERIES WETLAND FLAGS LOCATED BY GPS METHODS ON FEBRUARY 26, 2021 AND BY TAPE LOCATION ON JANUARY 12, 2022 AND MARCH 18, 2022.
- 4) ADDITIONAL TEST PITS AND BORINGS WERE STAKED AND/OR LOCATED IN THE FIELD WITH GROUND ELEVATION SHOTS IN LOT 1 BETWEEN MARCH 9 AND MARCH 10, 2021 AND IN LOT 2 BETWEEN SEPTEMBER 9 AND SEPTEMBER 14, 2021.
- 5) THE BOUNDARY, STREET DETAIL FEATURES, POWER LINE TOWERS AND UTILITY POLES, AND RIM AND INVERTS WERE PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND USING TOTAL STATION METHODS ON OR BETWEEN JULY 16, 2020 AND DECEMBER 4, 2020.
- 6) BEALS AND THOMAS, INC. PROVIDED THE AERIAL GROUND CONTROL ON JULY 15, 2020 FOR THE AERIAL PHOTOGRAPHY AND LIDAR PERFORMED BY BLUESKY GEOSPATIAL LTD. THE AERIAL PHOTOGRAPHY USED TO PROVIDE PLANIMETRIC FEATURES WAS FLOWN ON APRIL 14 AND 24, 2017 AND IS USED TO SUPPLEMENT THE ON THE GROUND FIELD SURVEY. THE HORIZONTAL ACCURACY OF THE PLANIMETRIC MAPPING IS SUCH THAT 90% OF ALL WELL-DEFINED FEATURES WILL BE PLOTTED TO WITHIN 0.025" OF THEIR TRUE COORDINATE POSITIONS FOR A MAP SCALE OF 1"=40'. THE VERTICAL INFORMATION WAS PROVIDED AS A GROUND-CLASSIFIED, CALIBRATED BARE-EARTH POINT CLOUD FILES IN LAS FORMAT. THE VERTICAL ACCURACY OF THE LIDAR POINT CLOUDS IS APPROXIMATELY 6 CM RMSE FOR HARD SURFACES AND APPROXIMATELY 12 CM RMSE FOR SOFT SURFACES. CONTOURS WERE PROVIDED WITH A 1' CONTOUR INTERVAL. THE FLIGHT FOR LIDAR WAS PERFORMED ON JULY 30, 2020.
- 7) THE SEPTIC SYSTEM LOCATION AT 100 LACKEY DAM ROAD WAS DIGITIZED FROM A PLAN PREPARED BY GUERRIERE & HALNOR, INC. ENTITLED "LOCAL UPGRADE SITE DEVELOPMENT & FACILITIES PLAN FOR 100 LACKEY DAM ROAD IN UXBRIDGE MASSACHUSETTS", SCALE: 1"=20', DATED: MAY 1, 2012, AND IS APPROXIMATE.
- 8) DETAIL SHOWN OUTSIDE THE AREA OF LOCUS WAS DIGITIZED FROM ORTHOPHOTO IMAGERY PROVIDED BY THE COMMONWEALTH OF MASSACHUSETTS MASSGIS (BUREAU OF GEOGRAPHIC INFORMATION)
- 9) NAD83 HORIZONTAL COORDINATE SYSTEM ESTABLISHED BY GPS-VRS METHODS, NAD\_83(2011)(EPOCH2010).
- 10) ALL ELEVATIONS REFER TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
- 11) THE PARCEL SHOWN IS LOCATED IN: ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AS SHOWN ON "FLOOD INSURANCE RATE MAP, WORCESTER COUNTY, MASSACHUSETTS (ALL JURISDICTIONS) PANELS 1002 AND 1004 OF 1075", MAP NUMBERS 25027C1002E AND 25027C1004E, EFFECTIVE DATE JULY 4, 2011. ZONE X (AREAS OF 0.2% ANNUAL CHANCE FLOOD; AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD) AS SHOWN ON "FLOOD INSURANCE RATE MAP, WORCESTER COUNTY, MASSACHUSETTS (ALL JURISDICTIONS) PANEL 1002 OF 1075", MAP NUMBER 25027C1002E, EFFECTIVE DATE JULY 4, 2011.
- 12) RESEARCH WITH THE TOWN OF SUTTON INDICATED THAT THERE IS NO EXISTING SEWER OR WATER INFRASTRUCTURE ON LACKEY DAM ROAD OR OAKHURST ROAD. THERE IS DRAINAGE INFRASTRUCTURE LOCATED IN OAKHURST ROAD. THERE IS A NEWLY CONSTRUCTED 12" GAS LINE LOCATED IN OAKHURST ROAD.
- 13) RESEARCH WITH THE TOWN OF UXBRIDGE INDICATED THAT THERE IS NO EXISTING SEWER OR WATER INFRASTRUCTURE ON LACKEY DAM ROAD. THERE IS DRAINAGE INFRASTRUCTURE LOCATED IN LACKEY DAM ROAD.
- 14) THE POSITIONAL ACCURACY OF THE DATA AND PHYSICAL IMPROVEMENTS ON THIS PLAN MAY BE APPROXIMATE. ANY USE OF ELECTRONIC DATA CONTAINED IN AUTOCAD VERSIONS OF THIS PLAN TO GENERATE COORDINATES OR DIMENSIONS NOT SHOWN ON THE PLAN IS NOT AUTHORIZED.

NOTE:  
LOT 1 TOPOGRAPHIC AREA IS NOT SHOWN  
ON THESE PLANS. ONLY AREA OF DEVELOPMENT  
FOR LOT 2 IS SHOWN WITH TOPOGRAPHIC DETAIL.

**LOT 2**  
**1,959,508 ± S.F.**  
**or 44.984 ACRES**

FOR LEGEND SEE SHEET TP-2.  
THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.  
BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTORS EMPLOYEES; OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.  
NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE, WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.

PREPARED FOR:  
**US MA DEVELOPMENT, LLC**  
8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:  
**MARY BEDOIAN**  
58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)  
**MARY BEDOIAN**  
57675/260  
BACK DEED (4064/177)  
LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

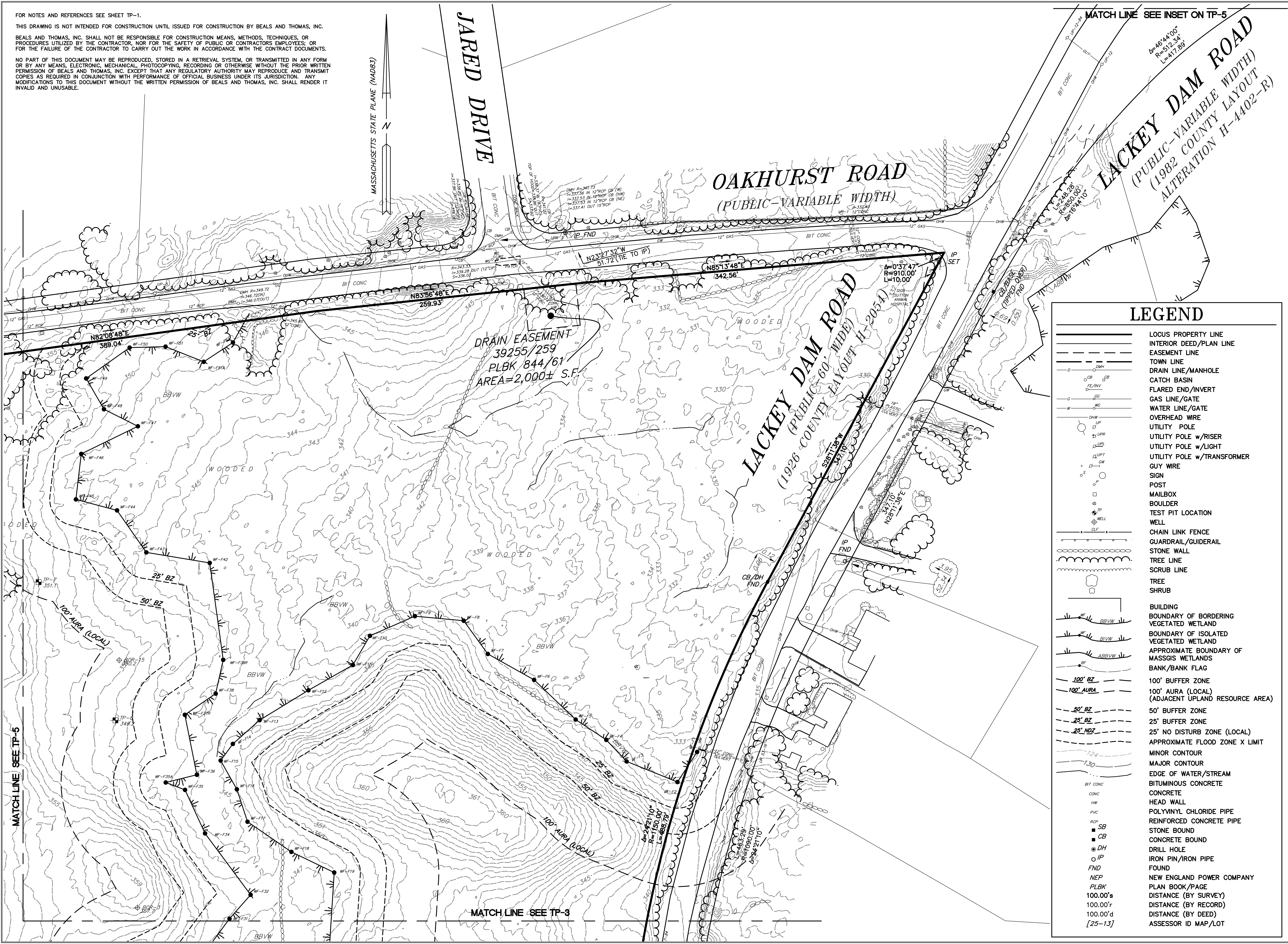
|    |  |
|----|--|
| 1: |  |
| 2: |  |
| 3: |  |
| 4: |  |
| 5: |  |

|     |            |                       |       |
|-----|------------|-----------------------|-------|
| 5   |            |                       |       |
| 4   |            |                       |       |
| 3   |            |                       |       |
| 2   |            |                       |       |
| 1   |            |                       |       |
| 0   | 05/16/2022 | ISSUED FOR PERMITTING |       |
|     | ISSUE DATE | DESCRIPTION           |       |
| SDR | MEB        | MEB                   | MEB   |
| FLD | CALC       | DWN                   | CHK'D |

MASSACHUSETTS PROFESSIONAL LAND SURVEYOR  
MARK E. BENSON  
No. 48416  
5/16/2022  
COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

**TOPOGRAPHIC INDEX PLAN**  
**LACKEY DAM LOGISTICS CENTER**  
SUTTON AND UXBRIDGE, MA (WORCESTER COUNTY)  
SCALE: 1" = 200' DATE: MAY 16, 2022  
PREPARED BY:  
**BEALS + THOMAS**  
BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com  
METERS 0 50 100 150 200 300 400 500  
FEET 0 100 200 400 600  
B+T JOB NO. 3077.06  
B+T PLAN NO. 307706P069A-001  
SHEET NO. 1 OF 6  
**TP-1**





PREPARED FOR:

**US MA DEVELOPMENT, LLC**

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

**MARY BEDOIAN**  
58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

**MARY BEDOIAN**  
57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

|    |  |
|----|--|
| 1: |  |
| 2: |  |
| 3: |  |
| 4: |  |
| 5: |  |

|   |  |  |  |
|---|--|--|--|
| 5 |  |  |  |
| 4 |  |  |  |
| 3 |  |  |  |
| 2 |  |  |  |
| 1 |  |  |  |

|     |            |                       |       |  |
|-----|------------|-----------------------|-------|--|
| 0   | 05/16/2022 | ISSUED FOR PERMITTING |       |  |
|     | ISSUE DATE | DESCRIPTION           |       |  |
| SDR | MEB        | MEB                   | MEB   |  |
| FLD | CALC       | DWN                   | CHK'D |  |

Mark E. Benson  
5/16/2022

COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

**TOPOGRAPHIC PLAN**

**LACKEY DAM LOGISTICS CENTER**  
SUTTON AND UXBRIDGE, MA  
(WORCESTER COUNTY)

SCALE: 1" = 40' DATE: MAY 16, 2022

PREPARED BY:

**BEALS + THOMAS**

BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

METERS  
0 5 10 25  
FEET  
0 20 40 80 120

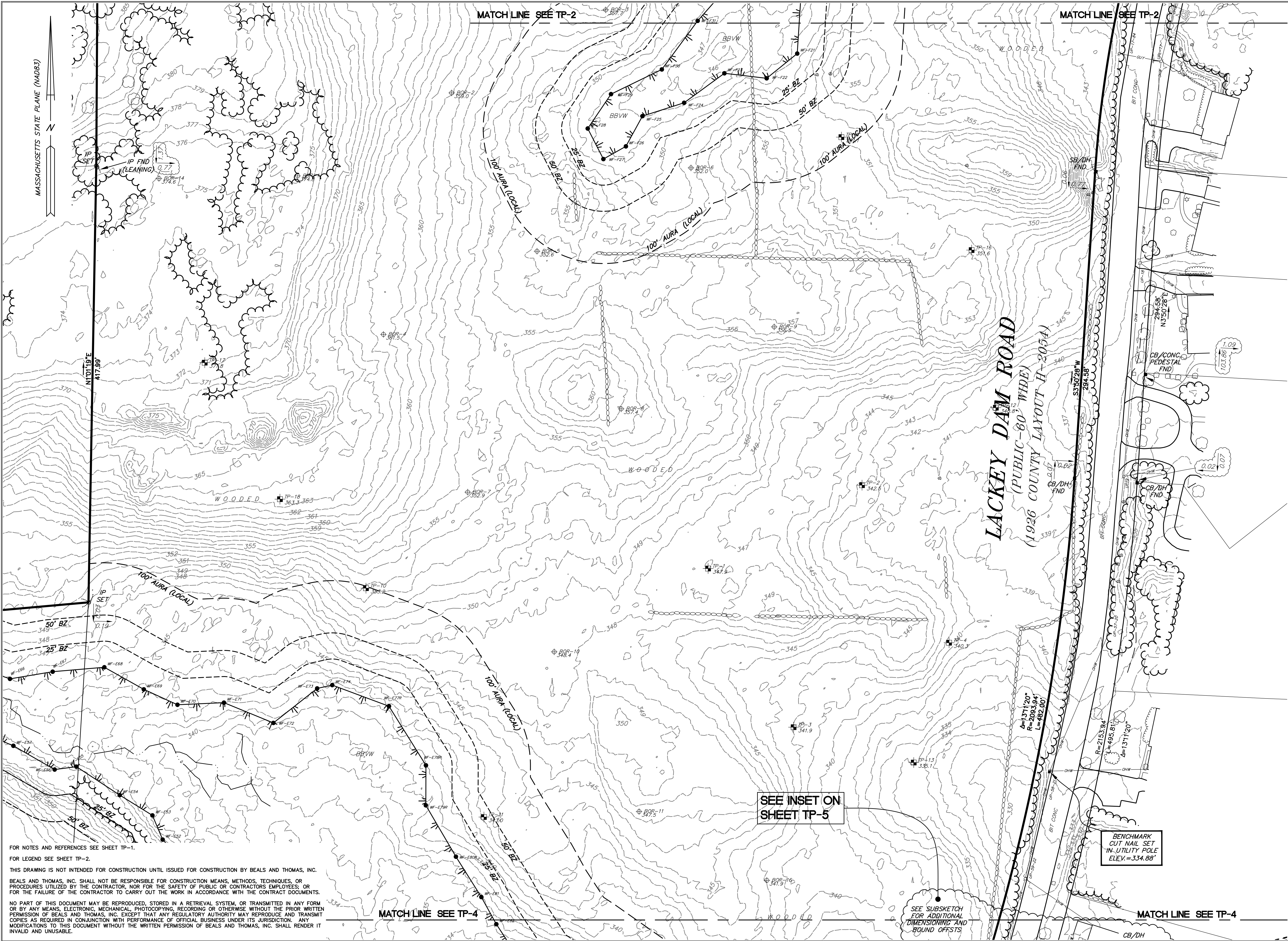
B+T JOB NO. 3077.06

B+T PLAN NO.  
307706P069A-002

SHEET NO. 2 OF 6

**TP-2**





FOR NOTES AND REFERENCES SEE SHEET TP-1.  
FOR LEGEND SEE SHEET TP-2.  
THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.  
BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTORS EMPLOYEES, OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.  
NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPIING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.

PREPARED FOR:

US MA DEVELOPMENT, LLC

8801 RIVER CROSSING BOULEVARD, SUITE 300 INDIANAPOLIS, IN 46240

RECORD OWNERS:

MARY BEDOIAN BARBARA CHAIKO

58719/38 BACK DEED (57675/260) BACK DEED (4501/506)

MARY BEDOIAN

57675/260 BACK DEED (4064/177)

LOT 2 PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

1:

2:

3:

4:

5:

5

4

3

2

1

0

05/16/2022

ISSUED FOR PERMITTING

ISSUE DATE

DESCRIPTION

SDR

MEB

MEB

MEB

FLD

CALC

DWN

CHK'D

COMMONWEALTH OF MASSACHUSETTS

MARK E. BENSON

No. 48416

PROFESSIONAL LAND SURVEYOR

Mark E. Benson

5/16/2022

COPYRIGHT (C) BY BEALS AND THOMAS, INC. ALL RIGHTS RESERVED

TOPOGRAPHIC PLAN

LACKEY DAM LOGISTICS CENTER

SUTTON AND UXBRIDGE, MA (WORCESTER COUNTY)

SCALE: 1" = 40' DATE: MAY 16, 2022

PREPARED BY:

BEALS + THOMAS

BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

METERS

0 5 10 25

0 20 40 80 120

FEET

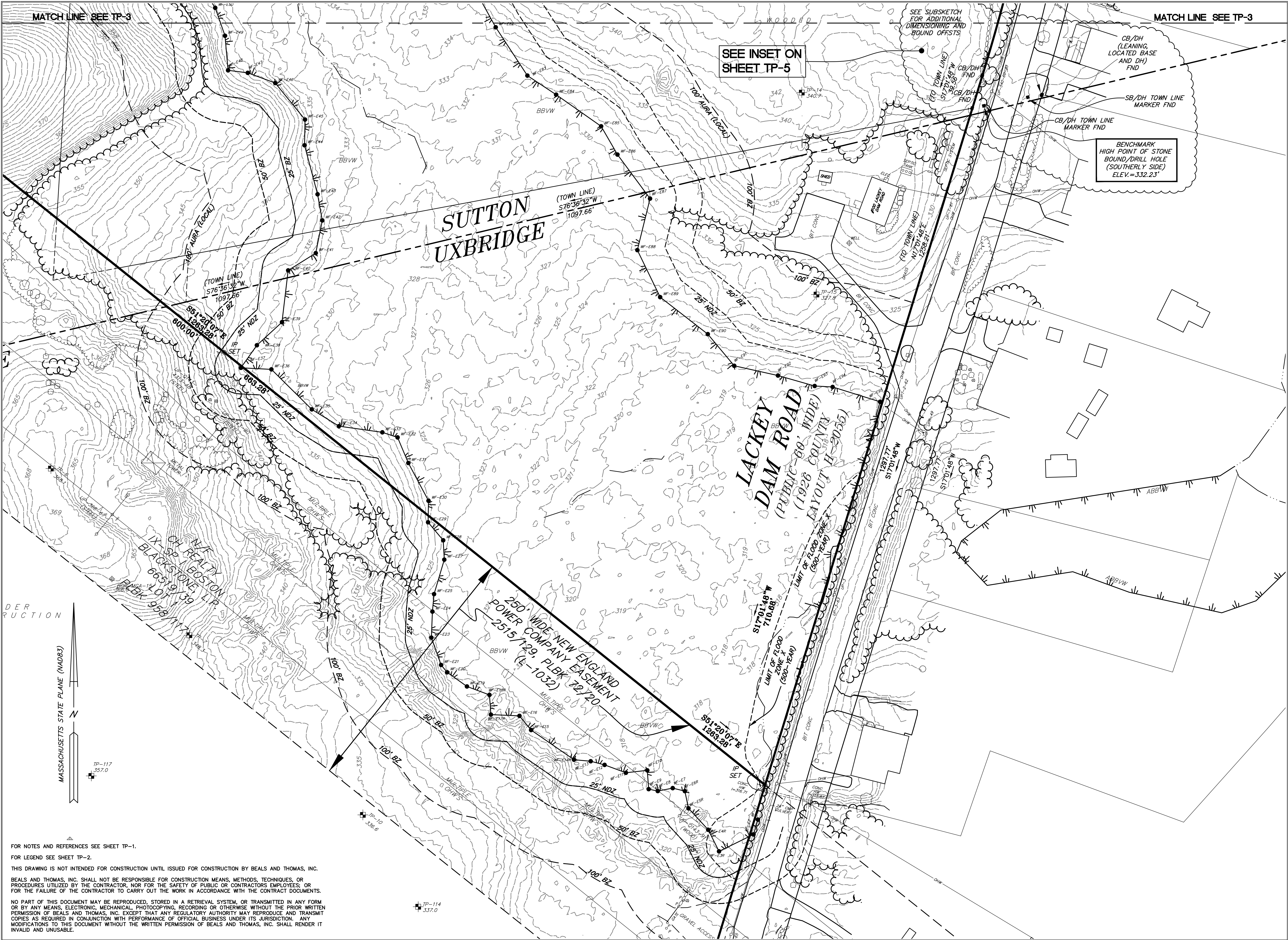
B+T JOB NO. 3077.06

B+T PLAN NO. 307706P069A-003

SHEET NO. 3 OF 6

TP-3





PREPARED FOR:

**US MA DEVELOPMENT, LLC**

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

**MARY BEDOIAN  
BARBARA CHAIKO**

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

**MARY BEDOIAN**

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

|    |  |
|----|--|
| 1: |  |
| 2: |  |
| 3: |  |
| 4: |  |
| 5: |  |

|     |            |                       |
|-----|------------|-----------------------|
| 5   |            |                       |
| 4   |            |                       |
| 3   |            |                       |
| 2   |            |                       |
| 1   |            |                       |
| 0   | 05/16/2022 | ISSUED FOR PERMITTING |
|     | ISSUE DATE | DESCRIPTION           |
| SDR | MEB        | MEB                   |
| FLD | CALC       | DWN                   |
|     |            | CHK'D                 |

Professional seal and signature of Mark E. Benson, a Professional Land Surveyor in the Commonwealth of Massachusetts, No. 48416, dated 5/16/2022.

Copyright (c) by Beals and Thomas, Inc. All rights reserved.

**TOPOGRAPHIC PLAN**

**LACKEY DAM LOGISTICS CENTER**  
SUTTON AND UXBRIDGE, MA  
(WORCESTER COUNTY)

SCALE: 1" = 40' DATE: MAY 16, 2022

PREPARED BY:

**BEALS + THOMAS**

BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

METERS  
0 5 10 25  
FEET  
0 20 40 80 120

B+T JOB NO. 3077.06

B+T PLAN NO. 307706P069A-004

SHEET NO. 4 OF 6

**TP-4**





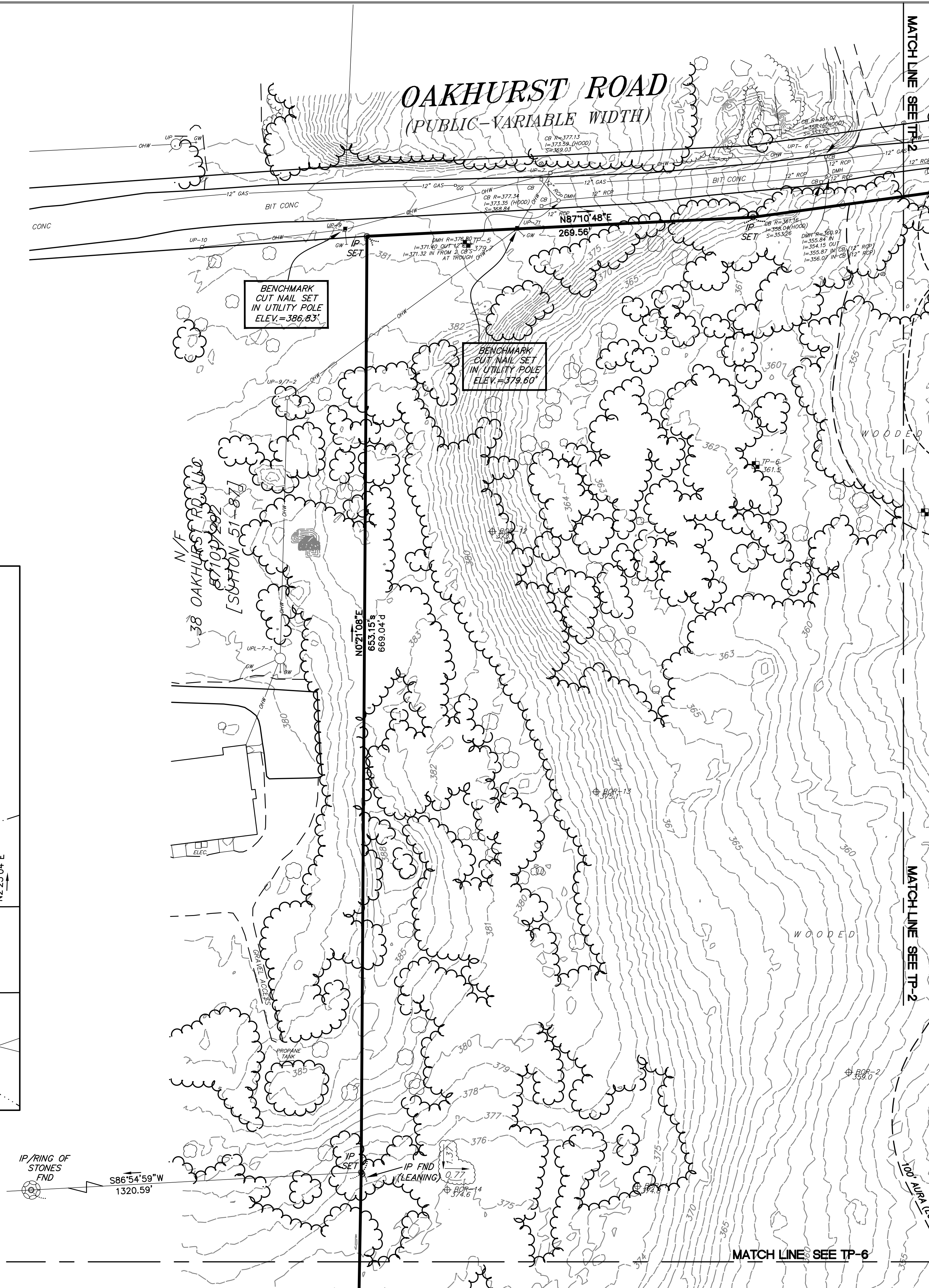
FOR NOTES AND REFERENCES SEE SHEET TP-1.

FOR LEGEND SEE SHEET TP-2.

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTORS EMPLOYEES, OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT THIS DOCUMENT AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY OTHER REPRODUCTION OF THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.



RECORD OWNERS:

**MARY BEDOIAN**  
**BARBARA CHAIKO**

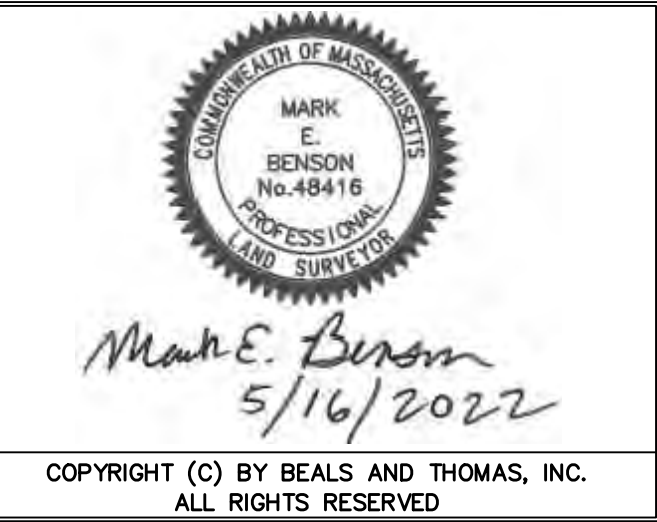
58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

**MARY BEDOIAN**

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

|                                   |            |                       |       |  |
|-----------------------------------|------------|-----------------------|-------|--|
| SUTTON PLANNING BOARD SIGNATURES: |            |                       |       |  |
| 1:                                |            |                       |       |  |
| 2:                                |            |                       |       |  |
| 3:                                |            |                       |       |  |
| 4:                                |            |                       |       |  |
| 5:                                |            |                       |       |  |
| 5                                 |            |                       |       |  |
| 4                                 |            |                       |       |  |
| 3                                 |            |                       |       |  |
| 2                                 |            |                       |       |  |
| 1                                 |            |                       |       |  |
| 0                                 | ISSUE DATE | ISSUED FOR PERMITTING |       |  |
|                                   | ISSUE DATE | DESCRIPTION           |       |  |
| SDR                               | MEB        | MEB                   | MEB   |  |
| FLD                               | CALC       | DWN                   | CHK'D |  |



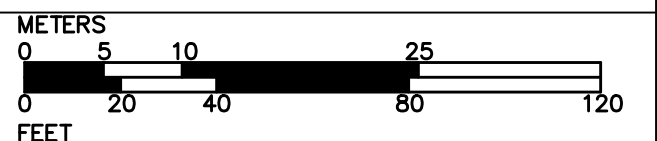
SCALE: 1" = 40'      DATE: MAY 16, 2022

---

PREPARED BY:

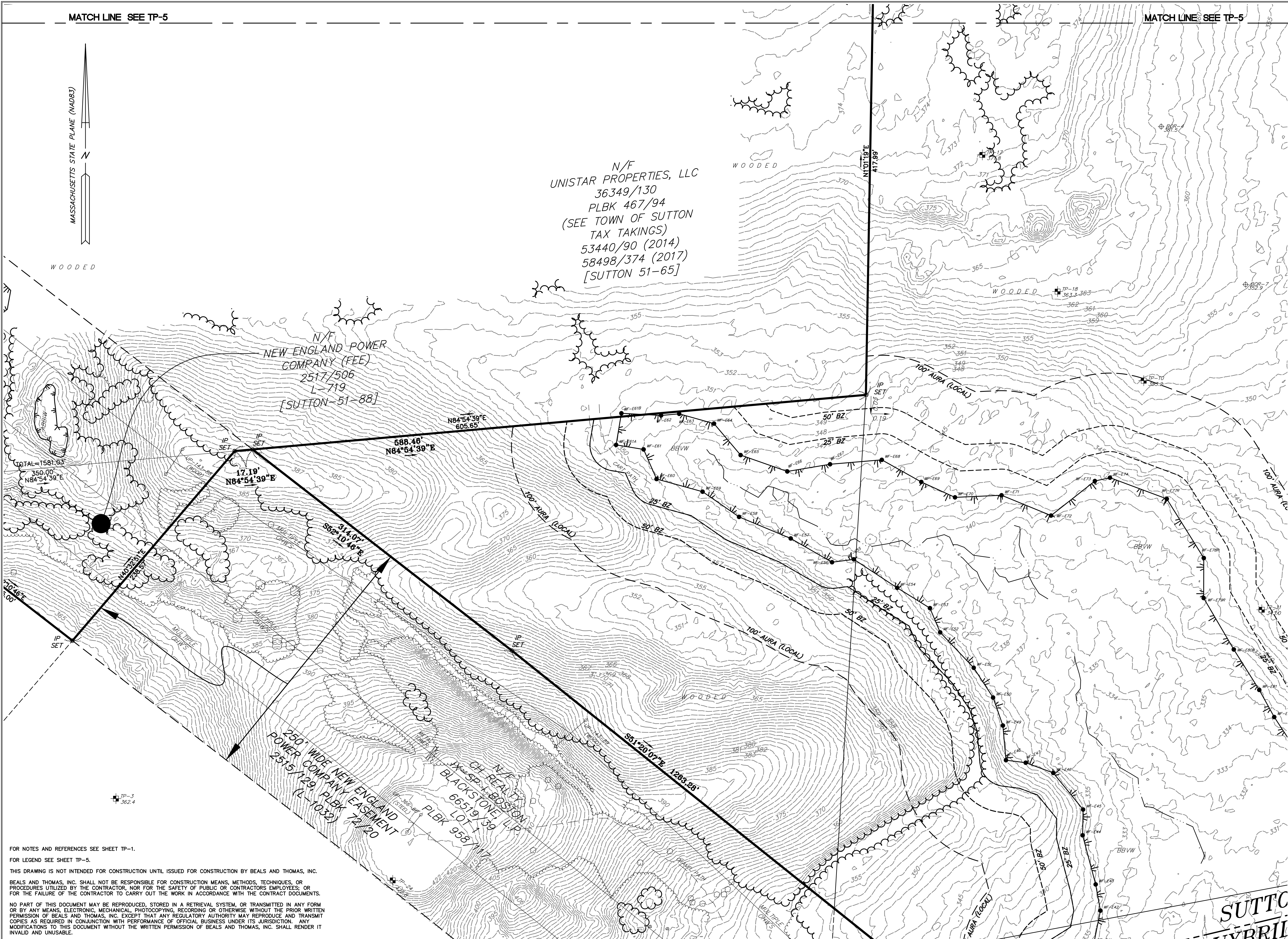


BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | [www.bealsandthomas.com](http://www.bealsandthomas.com)



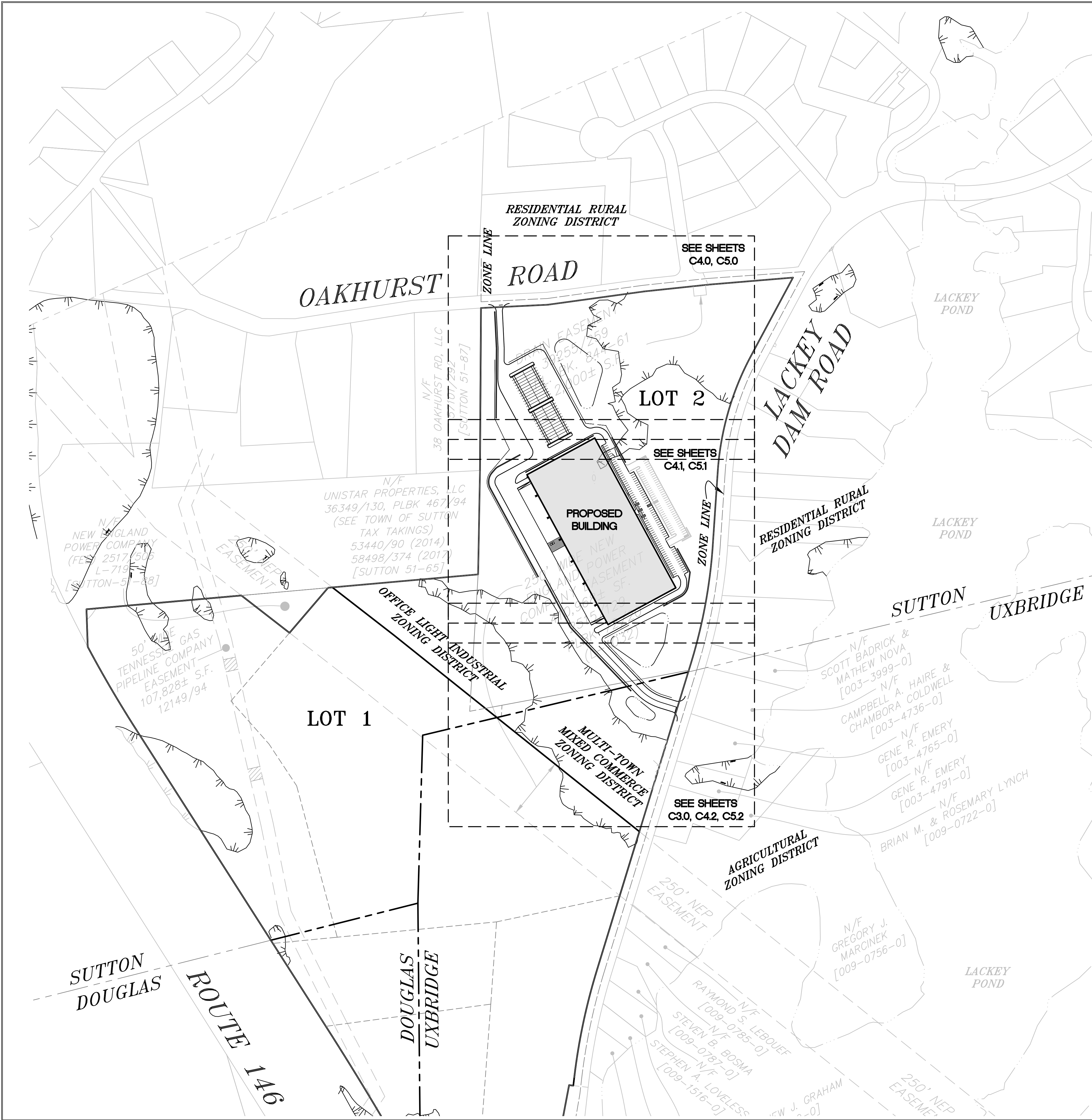
|                                 |             |
|---------------------------------|-------------|
| B+T JOB NO. 3077.06             | <b>TP-5</b> |
| B+T PLAN NO.<br>307706P069A-005 |             |
| SHEET NO. 5 OF 6                |             |





# TP-6





**ZONING**

SUTTON: OFFICE-LIGHT INDUSTRIAL ZONING DISTRICT  
-WIRELESS COMMUNICATIONS SERVICES DISTRICT

UXBRIDGE: MULTI-TOWN MIXED COMMERCE ZONING DISTRICT



PREPARED FOR:

**US MA DEVELOPMENT, LLC**

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

**MARY BEDOIAN  
BARBARA CHAIKO**

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

**MARY BEDOIAN**

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:


1: \_\_\_\_\_

2: \_\_\_\_\_

3: \_\_\_\_\_

4: \_\_\_\_\_

5: \_\_\_\_\_



*Daniel M. Fawcett*  
5/16/2022

COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:

**BEALS + THOMAS**

BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

|                        |                                  |
|------------------------|----------------------------------|
| 5                      |                                  |
| 4                      |                                  |
| 3                      |                                  |
| 2                      |                                  |
| 1                      |                                  |
| 0                      | 05/18/2022 ISSUED FOR PERMITTING |
| ISSUE DATE DESCRIPTION |                                  |
| DES                    | DWN                              |
| CHK'D                  | APP'D                            |

PROJECT:

**LACKEY DAM LOGISTICS CENTER**

SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: 1" = 200' DATE: **MAY 18, 2022**

METERS  
0 20 50 100 150

0 100 200 400 600  
FEET

|                                       |             |
|---------------------------------------|-------------|
| <b>OVERALL DEVELOPMENT INDEX PLAN</b> |             |
| B+T JOB NO. 3077.06                   | <b>C2.0</b> |
| B+T PLAN NO. 307706P068A-002          |             |

FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES, OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.







| <u>TREES</u>  | <u>QTY</u> | <u>BOTANICAL NAME</u>  | <u>COMMON NAME</u>               | <u>SIZE</u>   | <u>CONT.</u> |
|---------------|------------|------------------------|----------------------------------|---------------|--------------|
| AR            | 23         | Acer rubrum            | Red Maple                        | 2 1/2-3" cal. | B&B          |
| AM            | 18         | Amelanchier canadensis | Shadblow Serviceberry Multitrunk | 6-8" ht.      | B&B          |
| QA            | 14         | Quercus alba           | White Oak                        | 2 1/2-3" cal. | B&B          |
| QR            | 14         | Quercus rubra          | Red Oak                          | 2 1/2-3" cal. | B&B          |
| <u>SHRUBS</u> | <u>QTY</u> | <u>BOTANICAL NAME</u>  | <u>COMMON NAME</u>               | <u>SIZE</u>   | <u>CONT.</u> |
| MP            | 25         | Myrica pensylvanica    | Northern Bayberry                | 30-36" ht.    | 5 gal.       |
| ST            | 14         | Spiraea tomentosa      | Steeplebush                      | 30-36" ht.    | 5 gal.       |

JARED  
DRIVE



US MA  
DEVELOPMENT,  
LLC

MARY BEDOIAN  
BARBARA CHAIKO

MARY BEDOIAN

LOT 2  
PLAN BOOK 958, PLAN 117

|    |
|----|
| 1: |
| 2: |
| 3: |
| 4: |
| 5: |


**BEALS + THOMAS**

|   |            |                       |       |
|---|------------|-----------------------|-------|
| 5 |            |                       |       |
| 4 |            |                       |       |
| 3 |            |                       |       |
| 2 |            |                       |       |
| 1 |            |                       |       |
| 0 | 05/16/2022 | ISSUED FOR PERMITTING |       |
|   | ISSUE DATE | DESCRIPTION           |       |
|   | TJM/JRM    | TJM/JRM               | DMF   |
|   | DES        | DWN                   | CHK'D |
|   |            |                       | APP'D |

**LACKEY DAM  
LOGISTICS CENTER**  
SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

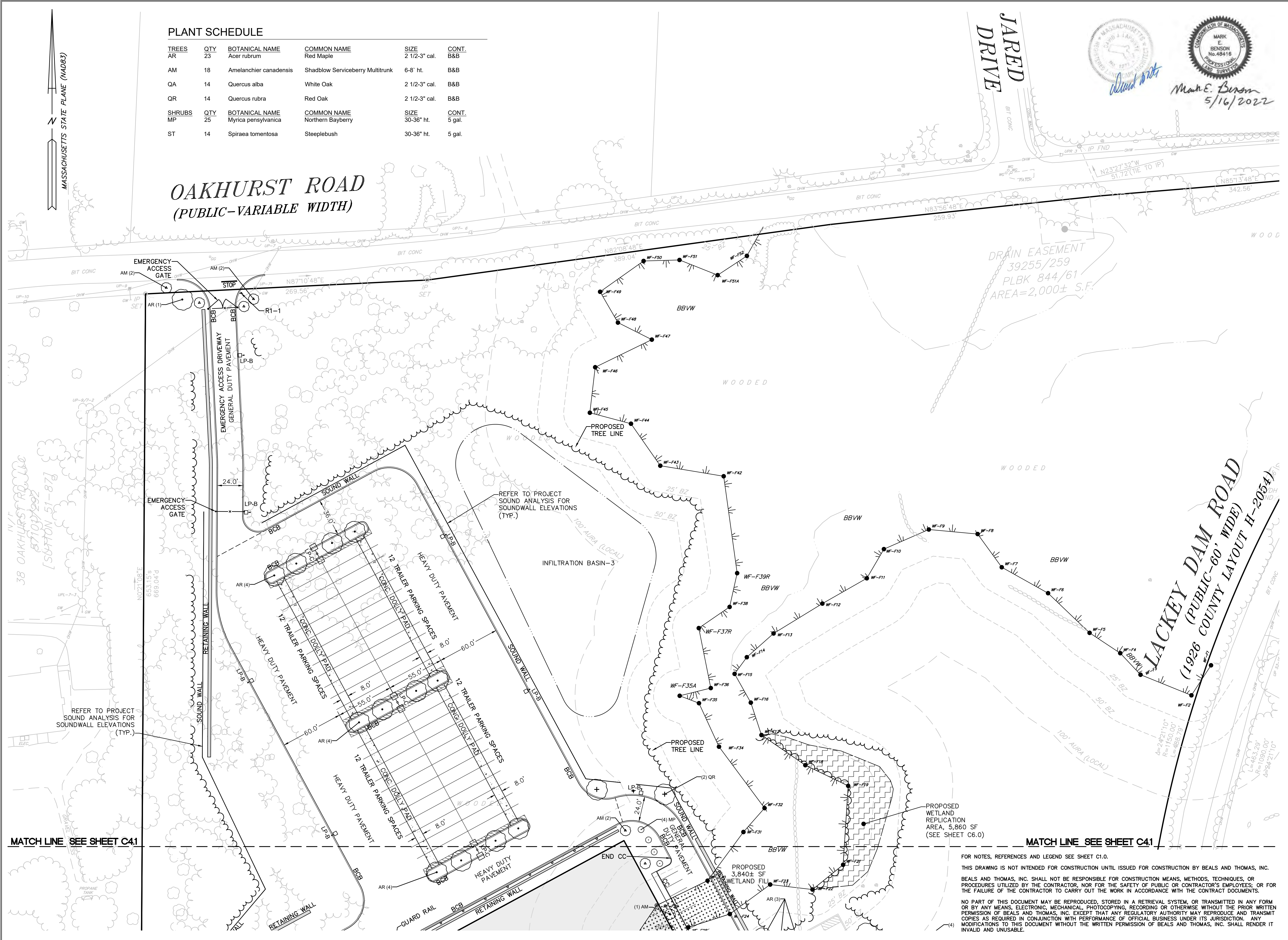
The diagram shows two parallel horizontal number lines. The top line is labeled 'METERS' and has tick marks at 0, 5, 10, and 25. The bottom line is labeled 'FEET' and has tick marks at 0, 20, 40, 80, and 120. A solid black bar starts at 0 on the meters line and ends at 25. A solid white bar starts at 0 on the feet line and ends at 80. The black bar represents 25 meters, and the white bar represents 80 feet. The remaining 10 meters (from 25 to 35) and 40 feet (from 80 to 120) are not represented by bars.

B+T JOB NO.3077.06

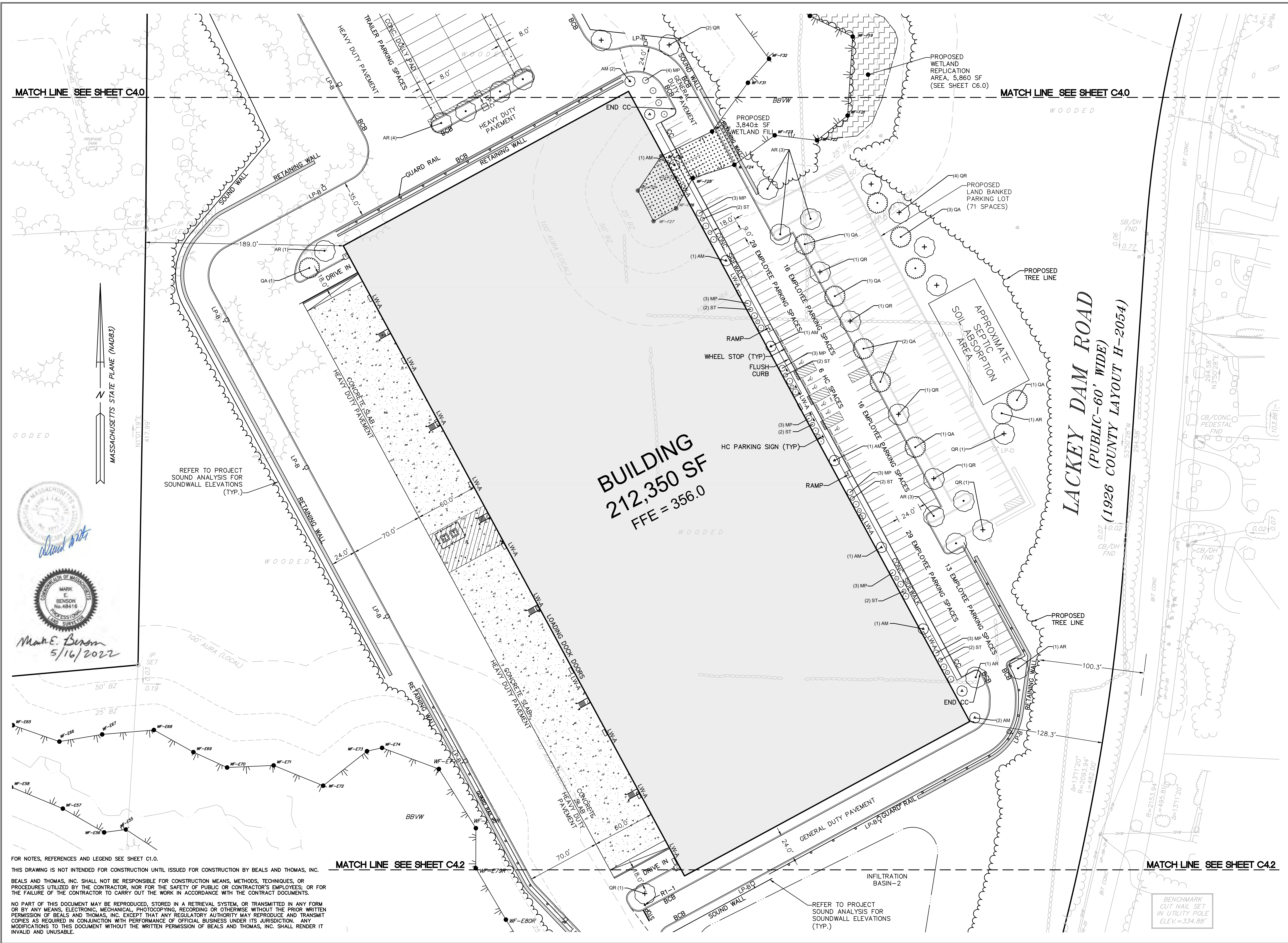
---

B+T PLAN NO.  
307706P068A-004

# C4.0







PREPARED FOR:

**US MA DEVELOPMENT, LLC**

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

**MARY BEDOIAN**  
58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

**MARY BEDOIAN**  
57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:


1: \_\_\_\_\_

2: \_\_\_\_\_

3: \_\_\_\_\_

4: \_\_\_\_\_

5: \_\_\_\_\_



COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:

**BEALS + THOMAS**

BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

|                |                                  |
|----------------|----------------------------------|
| 5              |                                  |
| 4              |                                  |
| 3              |                                  |
| 2              |                                  |
| 1              |                                  |
| 0              | 05/16/2022 ISSUED FOR PERMITTING |
| ISSUE DATE     | DESCRIPTION                      |
| TJM/JRMTJM/JRM | DMF                              |
| DES            | DWN                              |
|                | CHK'D                            |
|                | APP'D                            |

PROJECT:

**LACKEY DAM LOGISTICS CENTER**

SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: 1" = 40' DATE: MAY 16, 2022

METERS  
0 5 10 25 120  
FEET

LAYOUT AND MATERIALS  
& LANDSCAPE PLAN  
AND LIGHTING PLAN

B+T JOB NO.3077.06

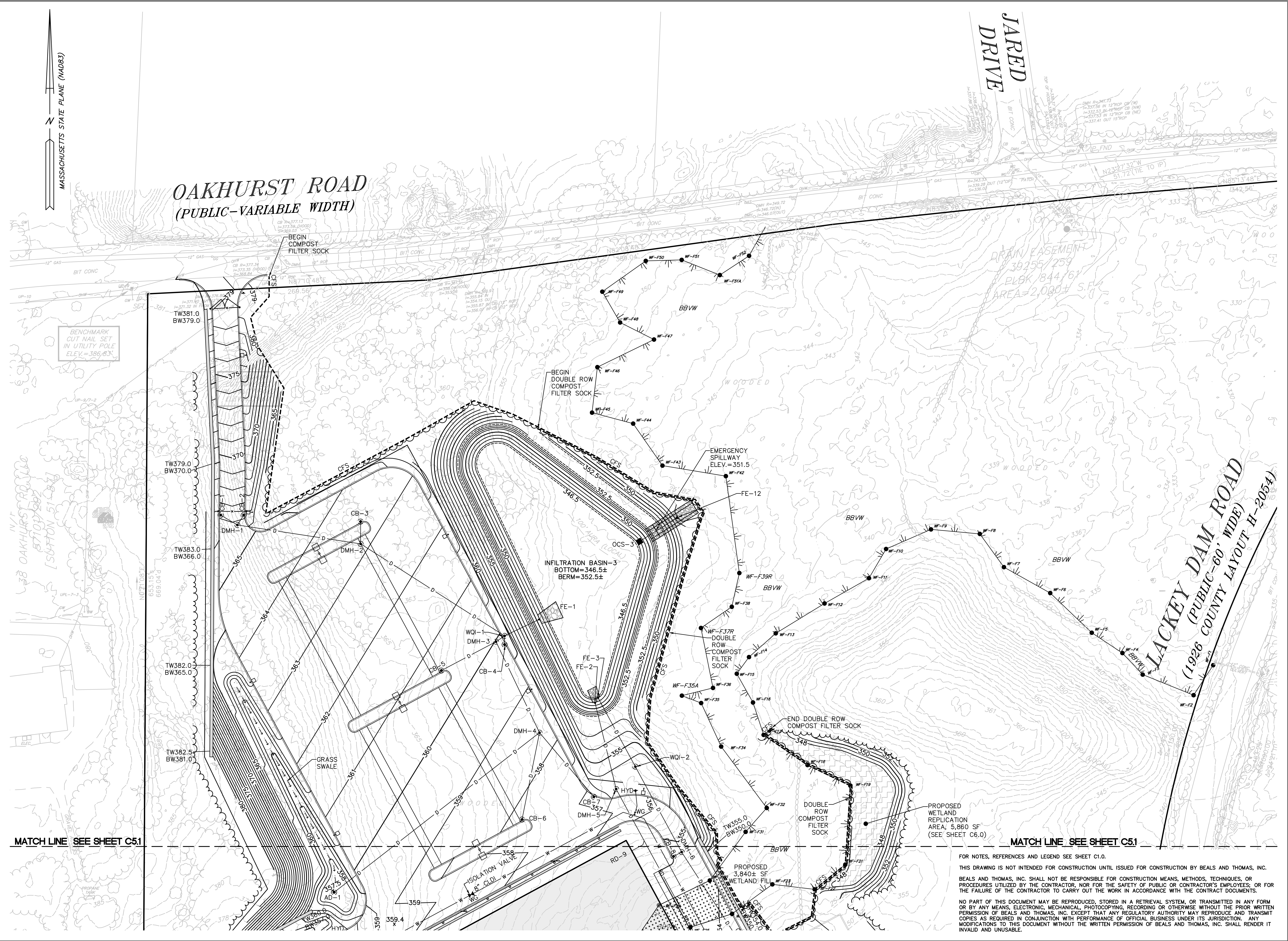
B+T PLAN NO.  
307706P068A-005

**C4.1**









PREPARED FOR:  
**US MA  
DEVELOPMENT,  
LLC**  
8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:  
**MARY BEDOIAN  
BARBARA CHAIKO**  
58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)  
**MARY BEDOIAN**  
57675/260  
BACK DEED (4064/177)  
LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:  
1:  
2:  
3:  
4:  
5:

Copyright (c) by BEALS and THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:  
**BEALS + THOMAS**  
BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

|                |                                  |
|----------------|----------------------------------|
| 5              |                                  |
| 4              |                                  |
| 3              |                                  |
| 2              |                                  |
| 1              |                                  |
| 0              | 05/16/2022 ISSUED FOR PERMITTING |
| ISSUE DATE     | DESCRIPTION                      |
| TJM/JRMTJM/JRM | DMF DMF                          |
| DES DWN        | CHK'D APP'D                      |

PROJECT:  
**LACKEY DAM  
LOGISTICS CENTER**  
SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

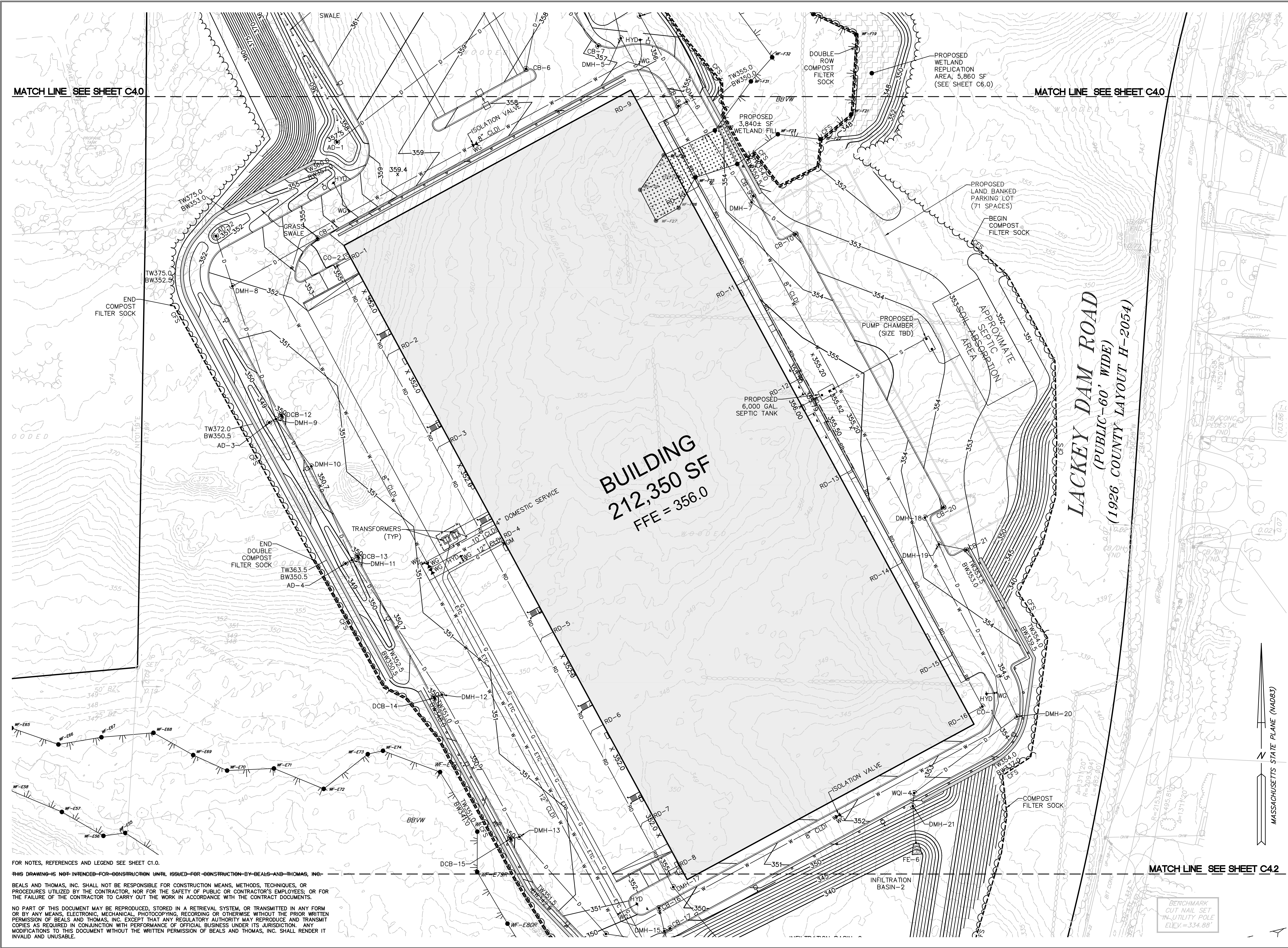
SCALE: 1" = 40' DATE: MAY 16, 2022  
METERS  
0 5 10 25  
FEET  
0 20 40 80 120

GRADING, DRAINAGE &  
UTILITY PLAN

B+T JOB NO.3077.06  
B+T PLAN NO.  
307706P068A-007  
**C5.0**

FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.  
THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.  
BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR  
PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES; OR FOR  
THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.  
NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM  
OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN  
PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT  
COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY  
MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT  
INVALID AND UNUSABLE.





FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES; OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.

PREPARED FOR:

**US MA DEVELOPMENT, LLC**

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

**MARY BEDOIAN  
BARBARA CHAIKO**

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

**MARY BEDOIAN**

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:


1: \_\_\_\_\_

2: \_\_\_\_\_

3: \_\_\_\_\_

4: \_\_\_\_\_

5: \_\_\_\_\_

  
*David M. Finney*  
5/16/2022

COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:

**BEALS + THOMAS**

BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

|            |            |                       |
|------------|------------|-----------------------|
| 5          |            |                       |
| 4          |            |                       |
| 3          |            |                       |
| 2          |            |                       |
| 1          |            |                       |
| 0          | 05/16/2022 | ISSUED FOR PERMITTING |
| ISSUE DATE |            | DESCRIPTION           |
| TJM/JRM    | TJM/JRM    | DMF                   |
| DES        | DWN        | CHK'D                 |
|            |            | APP'D                 |

PROJECT:

**LACKEY DAM LOGISTICS CENTER**

SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: 1" = 40' DATE: MAY 16, 2022

METERS  
0 5 10 25  
FEET  
0 20 40 80 120

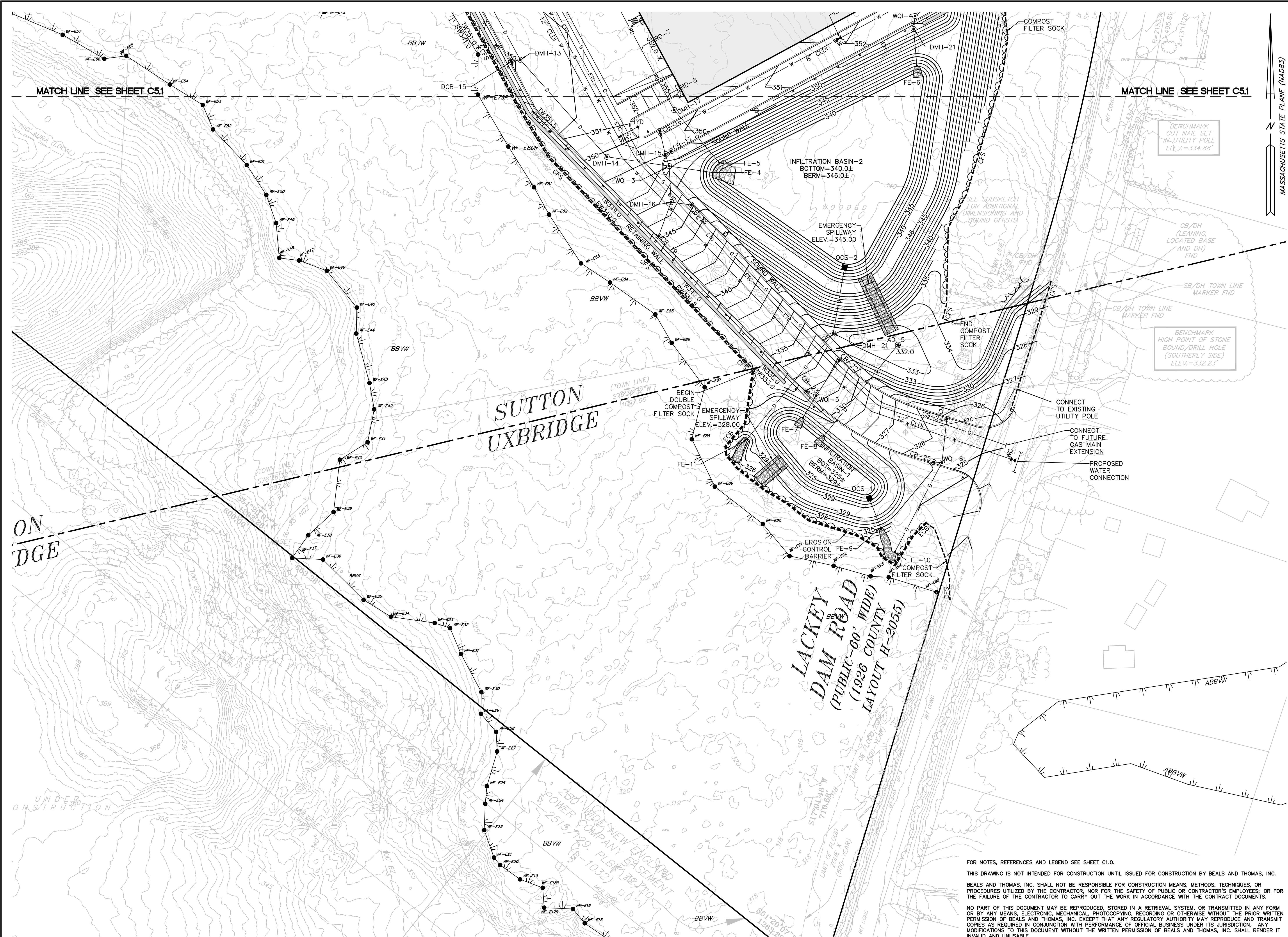
GRADING, DRAINAGE &  
UTILITY PLAN

B+T JOB NO.3077.06

B+T PLAN NO.  
307706P068A-008

**C5.1**





PREPARED FOR:

US MA DEVELOPMENT, LLC

8801 RIVER CROSSING BOULEVARD, SUITE 300 INDIANAPOLIS, IN 46240

RECORD OWNERS:

MARY BEDOIAN BARBARA CHAIKO

58719/38 BACK DEED (57675/260) BACK DEED (4501/506)

MARY BEDOIAN

57675/260 BACK DEED (4064/177)

SUTTON PLANNING BOARD SIGNATURES:

1:

2:

3:

4:

5:

Seal of Don M. Farney, Civil Engineer No. 41422, Professional Engineer

Copyright (C) by Beals and Thomas, Inc. All Rights Reserved

PREPARED BY:

BEALS+THOMAS

BEALS AND THOMAS, INC. 144 Turnpike Road Southborough, Massachusetts 01772-2104 T 508.366.0560 | www.bealsandthomas.com

|         |                                  |       |       |
|---------|----------------------------------|-------|-------|
| 5       |                                  |       |       |
| 4       |                                  |       |       |
| 3       |                                  |       |       |
| 2       |                                  |       |       |
| 1       |                                  |       |       |
| 0       | 05/16/2022 ISSUED FOR PERMITTING |       |       |
|         | ISSUE DATE DESCRIPTION           |       |       |
| TJM/JRM | TJM/JRM                          | DMF   | DMF   |
| DES     | DWN                              | CHK'D | APP'D |

PROJECT:

LACKEY DAM LOGISTICS CENTER

SUTTON/UXBRIDGE, MASSACHUSETTS (WORCESTER COUNTY)

SCALE: 1" = 40' DATE: MAY 16, 2022

METERS 0 5 10 25 FEET 0 20 40 80 120

GRADING, DRAINAGE & UTILITY PLAN

B+T JOB NO.3077.06

B+T PLAN NO. 307706P068A-009

C5.2

FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC. BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES; OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.



WETLAND REPLICATION GUIDELINES

GENERAL NOTES

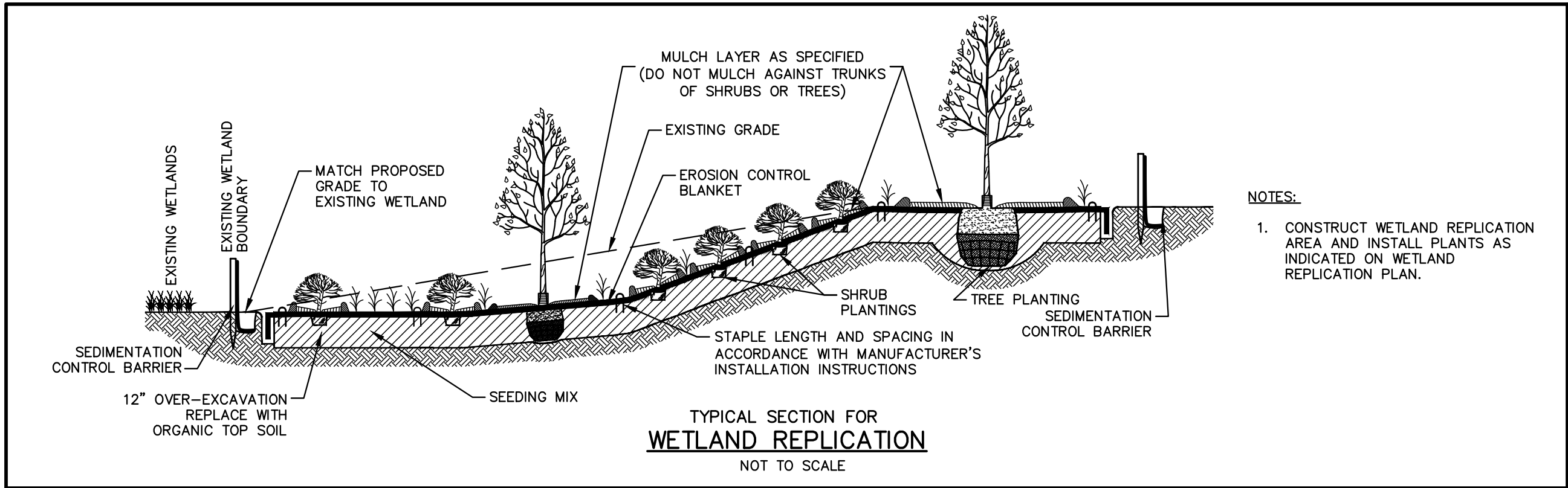
1. CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR JOB SITE SAFETY AND ALL CONSTRUCTION MEANS AND METHODS.
2. SOIL COMPACTION BY HEAVY MACHINERY SHOULD BE AVOIDED. WHERE SOILS HAVE BEEN COMPACTED BY HEAVY MACHINERY, DISKING WILL BE UNDERTAKEN TO LOOSEN THE SOIL SURFACE.

WETLAND REPLICATION NOTES:

3. PRIOR TO COMMENCEMENT, A PRE-CONSTRUCTION MEETING SHALL BE HELD WITH THE CONTRACTOR, THE WETLAND SPECIALIST, AND THE SUTTON CONSERVATION COMMISSION AND/OR ITS AGENT.
4. FLAG OR STAKE LIMITS OF WETLAND REPLICATION AREA. FIELD PLANTING LOCATIONS TO BE SELECTED BY THE SUPERVISING WETLAND SPECIALIST.
5. IDENTIFY AND FLAG EXISTING VEGETATION TO BE SAVED ALONG PERIMETER AND WITHIN PROPOSED EXCAVATION.
6. DEVIATIONS FROM THE PLANTING SCHEDULE AND/OR APPROVED PLANTING LIST MUST BE APPROVED IN ADVANCE BY THE WETLAND SPECIALIST.
7. INVASIVE SPECIES ENCOUNTERED DURING SITE PREPARATION AND EXCAVATION ARE TO BE DISPOSED OF AT AN APPROVED OFF-SITE LOCATION.
8. PLANT MATERIALS SHALL BE GUARANTEED FOR ONE YEAR FOLLOWING DATE OF FINAL ACCEPTANCE.
9. THE TIME OF WETLAND SEEDING SHALL PREFERABLY BE BETWEEN APRIL 1ST AND MAY 15TH OR BETWEEN SEPTEMBER 1ST AND OCTOBER 15TH.
10. AT THE TIME OF SEED MIX APPLICATION, THERE SHALL BE NO PONDING.
11. CHECK WETLAND REPLICATION AREA AFTER THE FIRST GROWING SEASON AND NOTIFY THE CONSERVATION COMMISSION OF SITE CONDITIONS AND ANY FURTHER WORK ITEMS IF NECESSARY. AT LEAST 75 PERCENT OVERALL COVERAGE OF THE COMPENSATED SURFACE AREA SHALL BE RE-ESTABLISHED WITH INDIGENOUS WETLAND PLANT SPECIES WITHIN TWO OR MORE GROWING SEASONS.
12. WHITE PINE (PINUS STROBUS) AND OAK (QUERCUS) STUMPS SHALL REMAIN IN PLACE TO THE EXTENT PRACTICABLE BASED ON FIELD CONDITIONS TO PROVIDE NURSE LOG OR HABITAT CONDITIONS.
13. MANMADE TOPSOIL SHALL CONSIST OF A MIXTURE OF EQUAL VOLUMES OF IMPORTED ORGANIC AND MINERAL MATERIALS. WELL-DECOMPOSED CLEAN LEAF COMPOST IS THE PREFERRED SOIL AMENDMENT TO ACHIEVE THESE STANDARDS, ALTHOUGH OTHER SOIL AMENDMENTS MAY ALSO BE USED.
14. EXCAVATE WETLAND REPLICATION AREA TO AT LEAST 12" BELOW PROPOSED FINAL DESIGN GRADE TO FACILITATE PLACEMENT OF ORGANIC-RICH TOPSOIL (TAKING INTO ACCOUNT SETTLING TO ACHIEVE FINAL GRADE).
15. TOPSOIL REMOVED FROM REPLICATION AREA SHALL NOT BE REUSED WITHIN THE REPLICATION AREA AND MUST BE EXPORTED TO UPLAND PORTIONS OF THE SITE OR DISPOSED OF OFF-SITE.
16. 12% MINIMUM ORGANIC CARBON CONTENT (9 TO 21 PERCENT ORGANIC MATTER) ON A DRY WEIGHT BASIS FOR SOILS SHOULD BE USED IN WETLAND REPLICATION AREAS. BEFORE PLACEMENT OF ORGANIC RICH TOPSOIL, THE WETLAND SPECIALIST AND THE CONSERVATION COMMISSION OR ITS AGENT MUST APPROVE THE FINAL EXCAVATED GRADE.
17. THE CONSISTENCY OF THE INSTALLED SOIL SHOULD BE LOOSE TO FRIABLE. TO ENSURE PROPER CONSISTENCY, ROTOTILLING, OR OTHER EQUIVALENT METHOD, SHOULD BE USED.
18. LARGE PROTRUDING ROCKS ENCOUNTERED DURING EXCAVATION MAY BE LEFT IN PLACE TO PROVIDE ADDITIONAL WILDLIFE HABITAT.
19. TO ACHIEVE FINAL GRADES, THE SOURCE OF BACKFILL SHOULD BE APPROVED ORGANIC-RICH TOPSOIL. THE TOPSOIL SHALL BE REASONABLY FREE OF STUMPS, ROOTS, HEAVY OR STIFF CLAY, STONES LARGER THAN ONE INCH IN DIAMETER, LUMPS, COARSE SAND, NOXIOUS WEEDS, STICKS, BRUSH OR OTHER LITTER.
20. IF STOCKPILING OF SOIL IS NECESSARY, MATERIAL MUST BE KEPT WET AND COVERED TO PREVENT LEACHING AND SEDIMENT TRANSPORT.
21. ADDITIONAL ROCKS OR DEAD FALL (LOGS AND STUMPS) MAY BE ADDED TO THE NEW WETLAND AT THE DISCRETION OF THE WETLAND SPECIALIST.
22. ORGANIC-RICH TOPSOIL SHALL BE TRANSPORTED IN VEHICLES THAT HAVE BEEN WASHED TO AVOID CONTAMINATION BY EXOTIC/INVASIVE SEEDS FROM OTHER SITES.
23. A QUALIFIED WETLAND SPECIALIST SHALL BE ON-SITE DURING EXCAVATION, GRADING, AND PLANTING. FIELD CHANGES, IF NEEDED, SHALL BE MADE ACCORDINGLY.

EROSION AND SEDIMENTATION CONTROL NOTES

24. INSTALL EROSION AND SEDIMENTATION CONTROL BARRIER (ECB/SCB) ALONG INTERSECTION OF BORDERING VEGETATED WETLAND AND PROPOSED WETLAND REPLICATION AREA. THE SUTTON CONSERVATION COMMISSION RESERVES THE RIGHT TO DIRECT THE CONTRACTOR TO ADD OR REMOVE THE SCB BASED UPON SEASONAL TIMING OF THE WORK.
25. SCBs ARE TO BE MAINTAINED THROUGHOUT AND FOLLOWING THE CONSTRUCTION PERIOD AND AFTER SIGNIFICANT RAINFALLS UNTIL THE WETLAND REPLICATION AREA BECOMES STABILIZED AND THEIR REMOVAL HAS BEEN AUTHORIZED BY THE CONSERVATION COMMISSION. DILAPIDATED SCBs SHALL BE REPLACED AS REQUIRED TO MAINTAIN THE INTEGRITY OF THE SCB. THE SCBs SHALL BE DISASSEMBLED AND PROPERLY DISPOSED OF NO LATER THAN NOVEMBER 1, THREE FULL GROWING SEASONS AFTER PLANTING. SEDIMENT COLLECTED BY THESE DEVICES WILL BE REMOVED AND PLACED UPLAND IN A MANNER THAT PREVENTS ITS EROSION AND TRANSPORT TO A WATERWAY OR WETLAND.
26. ADDITIONAL EROSION CONTROL MEASURES SHALL BE IMPLEMENTED AS CONDITIONS WARRANT OR AS DIRECTED BY THE OWNER OR OWNER'S REPRESENTATIVE.
27. SCB MEASURES SHALL BE INSPECTED AND MAINTAINED ON A DAILY BASIS DURING CONSTRUCTION.
28. CLEAN AND MAINTAIN SCBs AS REQUIRED DURING CONSTRUCTION OPERATIONS TO ENSURE ITS CONTINUED FUNCTIONALITY.
29. THE CONTRACTOR SHALL REMOVE ALL SCBs AFTER REVEGETATION OF DISTURBED AREAS AND AFTER APPROVAL OF THE CONSERVATION COMMISSION AND WETLAND SPECIALIST.



FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.

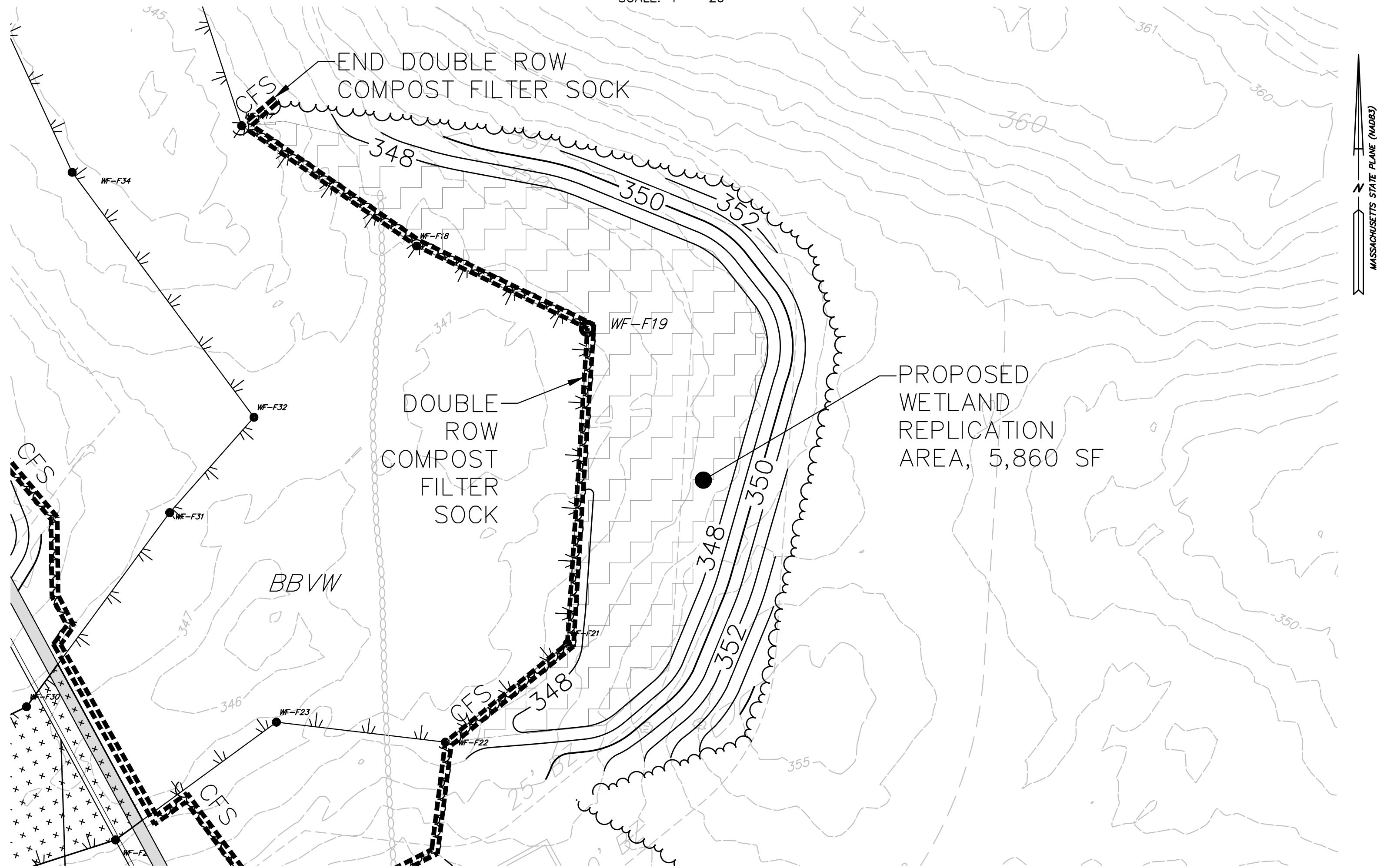
THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES; OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE, WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.

WETLAND REPLICATION AREA

SCALE: 1" = 20'



WETLAND REPLICATION AREA PLANT SCHEDULE

TREE AND SHRUB PLANTINGS:

| COMMON NAME        | BOTANICAL NAME        | QUANTITY | HEIGHT | SPACING ON-CENTER |
|--------------------|-----------------------|----------|--------|-------------------|
| RED MAPLE          | ACER RUBRUM           | 15       | 3-5'   | 15' O.C.          |
| SWEET PEPPERBUSH   | CLETHRA ALNIFOLIA     | 30       | 3-4'   | 4-5' O.C.         |
| WINTERBERRY        | ILEX VERTICILLATA     | 30       | 3-4'   | 4-5' O.C.         |
| YELLOW BIRCH       | BETULA ALLEGHANIENSIS | 15       | 3-5'   | 15' O.C.          |
| HIGHBUSH BLUEBERRY | VACCINIUM CORYMBOSUM  | 30       | 3-4'   | 4-5' O.C.         |
| SPECKLED ALDER     | ALNUS INCANA          | 30       | 3-4'   | 4-5' O.C.         |
| SILKY DOGWOOD      | CORNUS AMOMUM         | 30       | 3-4'   | 4-5' O.C.         |
| MALEBERRY          | LYONIA LIGUSTRINA     | 30       | 3-4'   | 4-5' O.C.         |

HERBACEOUS PLANTINGS/PLUGS:

| COMMON NAME   | BOTANICAL NAME             | QUANTITY | HEIGHT             | SPACING ON-CENTER |
|---------------|----------------------------|----------|--------------------|-------------------|
| BLUE FLAG     | IRIS VERSICOLOR            | 25       | 2" PLUG            | 2-3' O.C.         |
| TUSsock SEDGE | CAREX STRICTA              | 25       | 2" PLUG            | 2-3' O.C.         |
| LURID SEDGE   | CAREX LURIDA               | 25       | 2" PLUG            | 2-3' O.C.         |
| SOFT RUSH     | JUNCUS EFFUSUS             | 25       | 2" PLUG            | 2-3' O.C.         |
| CINNAMON FERN | OSMUNDASTUM CINNAMOMEUM    | 25       | CONTAINER PLANTING | 2-3' O.C.         |
| NEW YORK FERN | THELYPTERIS NOVABORACENSIS | 25       | CONTAINER PLANTING | 2-3' O.C.         |

|              |  |  |  |
|--------------|--|--|--|
| SEED MIX<br> | LOCATION:<br>ALL DISTURBED AREAS<br>NOT INUNDATED BY<br>PONDING WATER WITHIN<br>REPLICATION AREA | NEW ENGLAND WETMIX (OR EQUIVALENT)<br>AVAILABLE THROUGH NEW ENGLAND WETLAND<br>PLANTS, INC. AMHERST, MA. | APPLICATION RATE:<br>1 LB/2500 SF<br>18 LBS/AC |
|--------------|--|--|--|

PREPARED FOR:

**US MA  
DEVELOPMENT,  
LLC**

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

**MARY BEDOIAN  
BARBARA CHAIKO**

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

**MARY BEDOIAN**

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

|    |  |
|----|--|
| 1: |  |
| 2: |  |
| 3: |  |
| 4: |  |
| 5: |  |



*Dan Finner*  
5/16/2022

COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:



BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

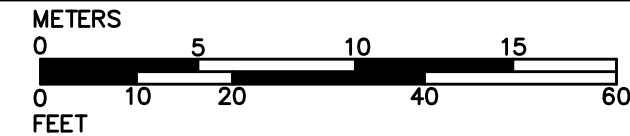
|                        |            |                       |
|------------------------|------------|-----------------------|
| 5                      |            |                       |
| 4                      |            |                       |
| 3                      |            |                       |
| 2                      |            |                       |
| 1                      |            |                       |
| 0                      | 05/16/2022 | ISSUED FOR PERMITTING |
| ISSUE DATE DESCRIPTION |            |                       |
| AMG                    | JRM/RFK    | AMG                   |
| DES                    | DWN        | CHK'D                 |
|                        |            | APP'D                 |

PROJECT:

**LACKEY DAM  
LOGISTICS CENTER**

SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: AS NOTED DATE: MAY 16, 2022



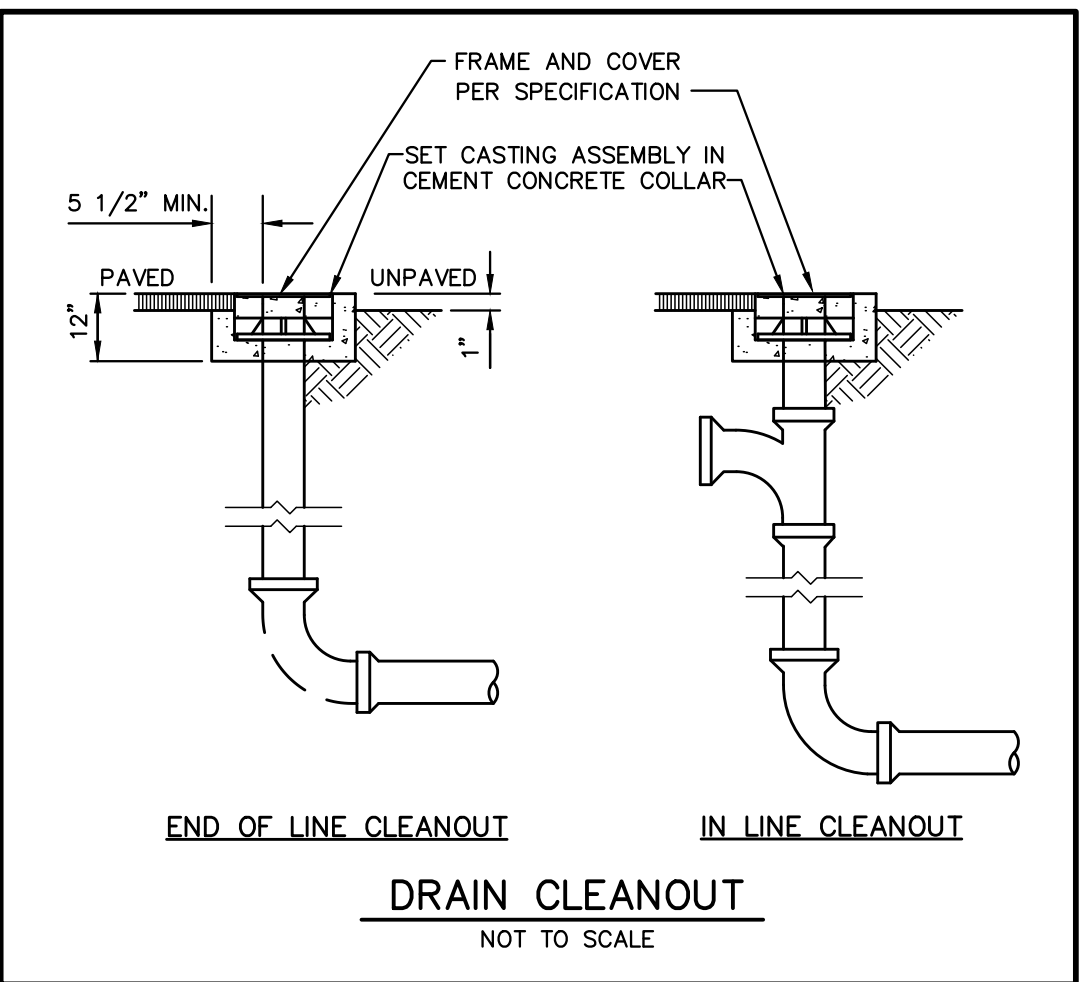
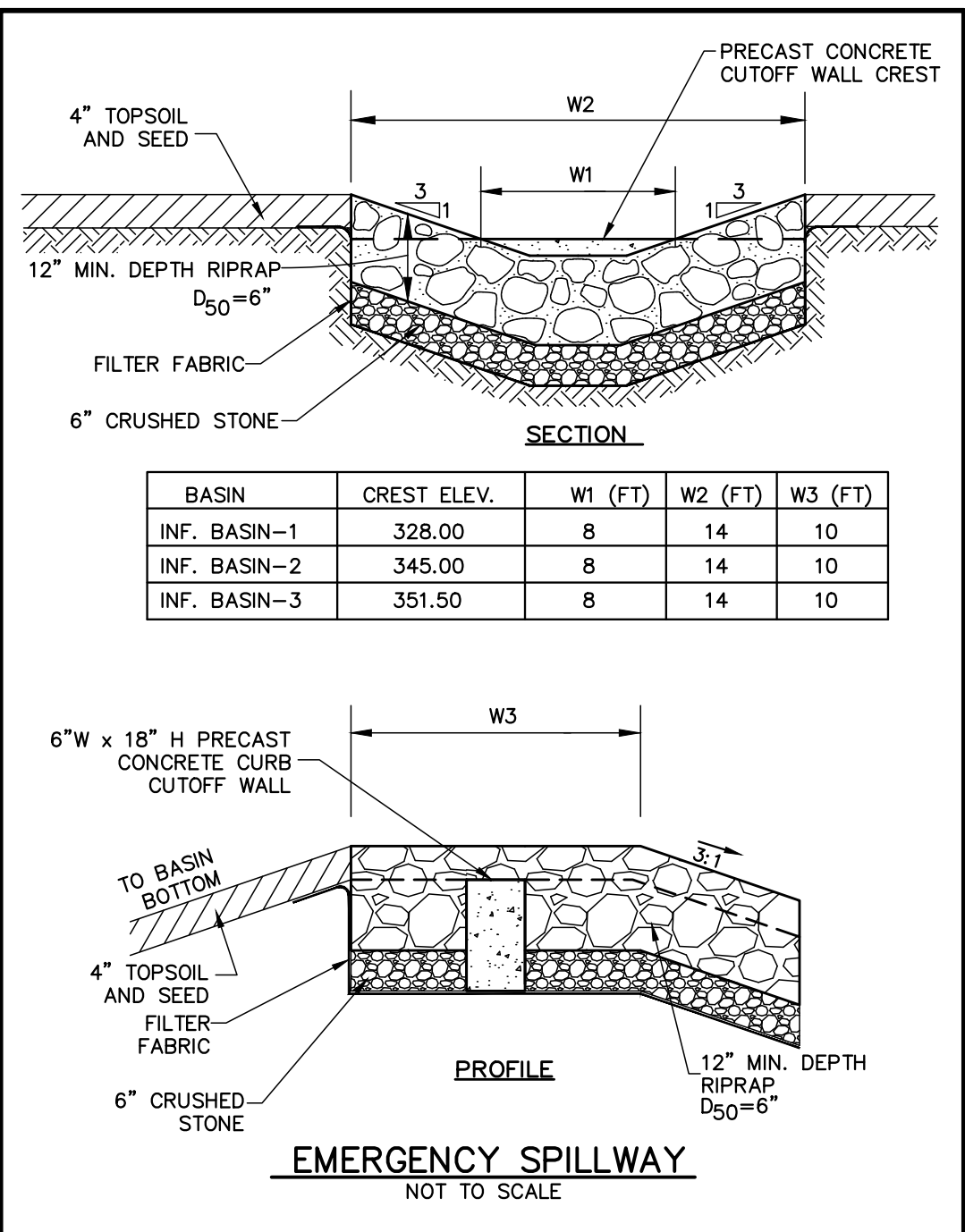
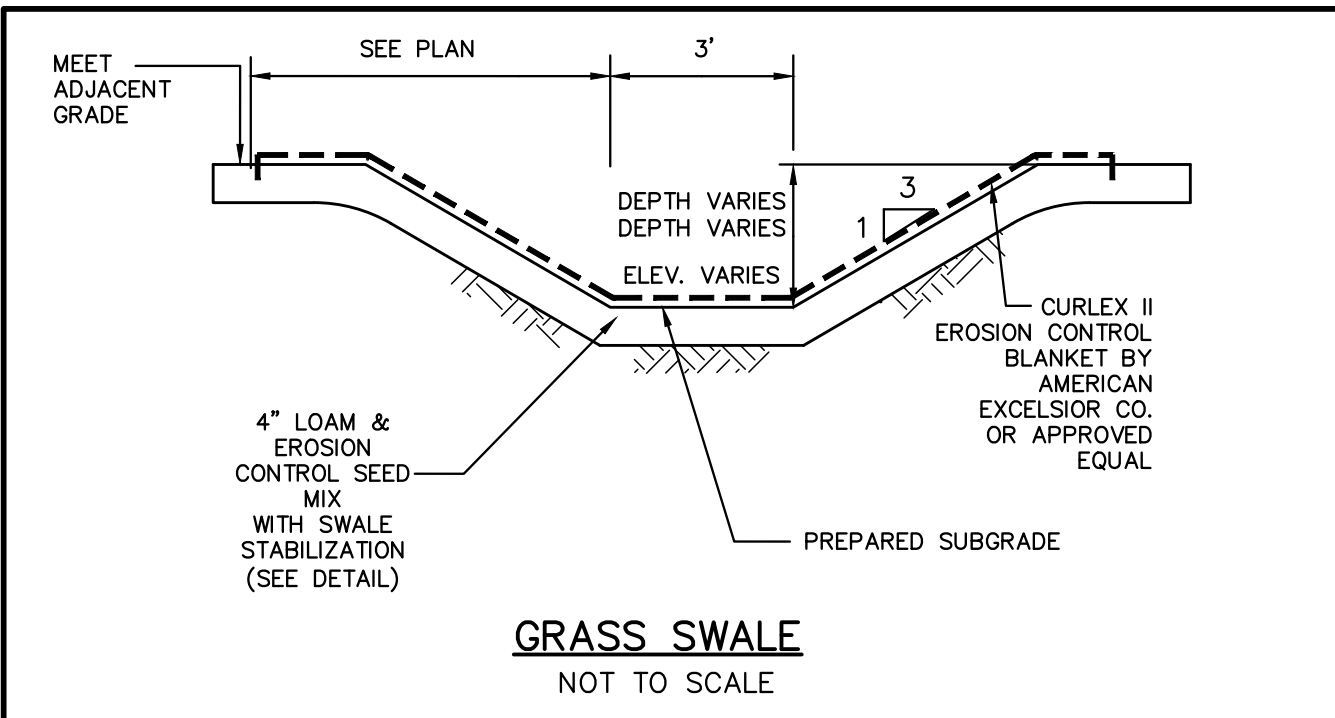
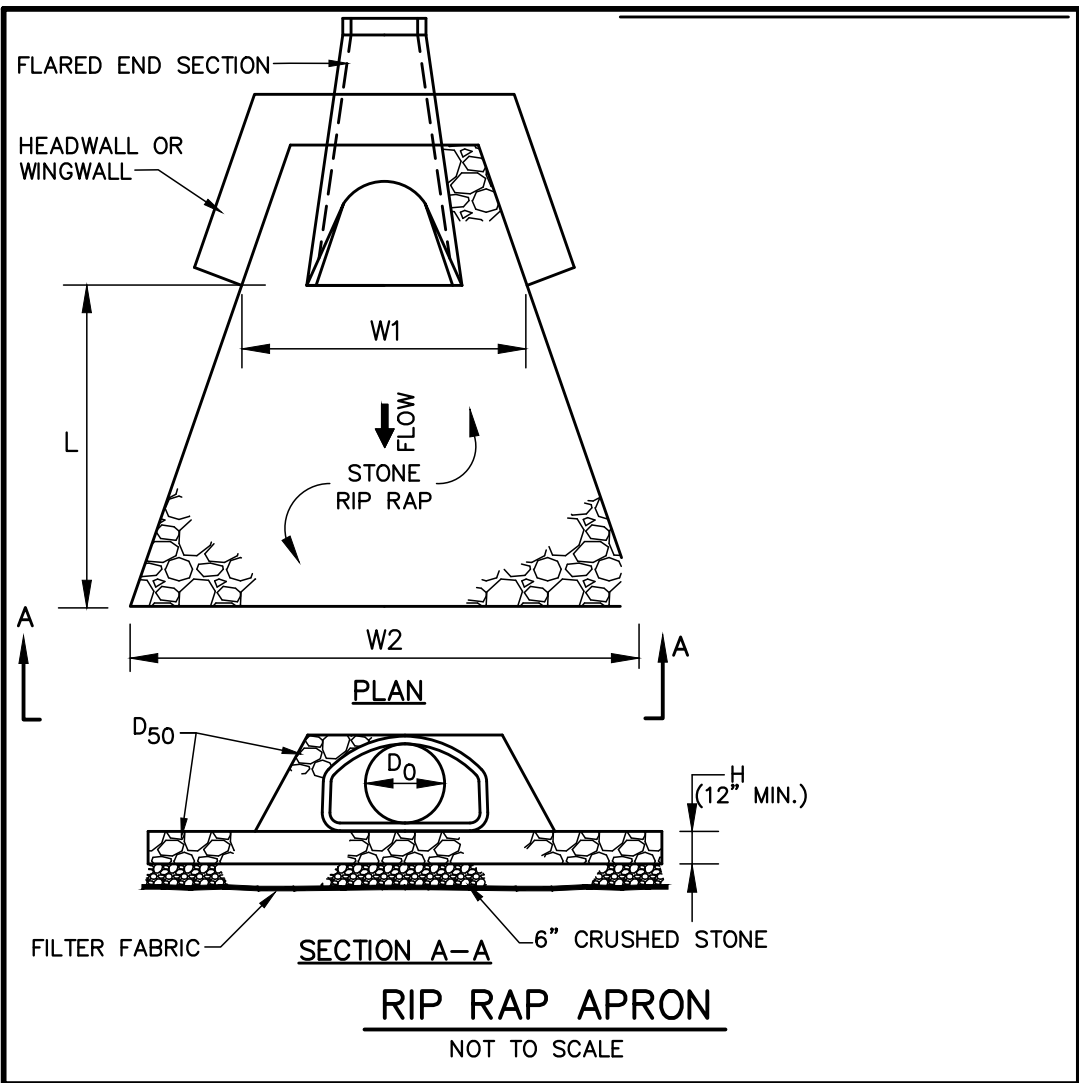
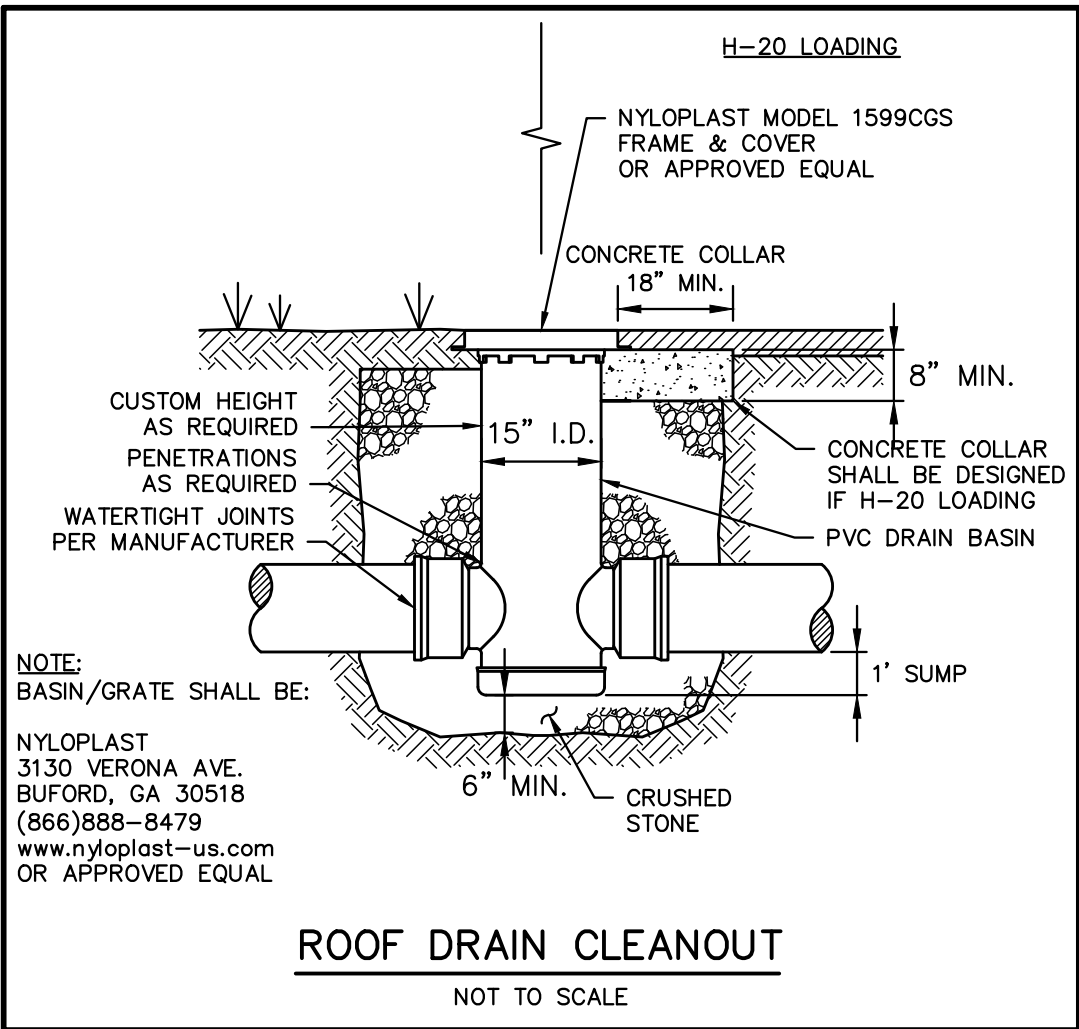
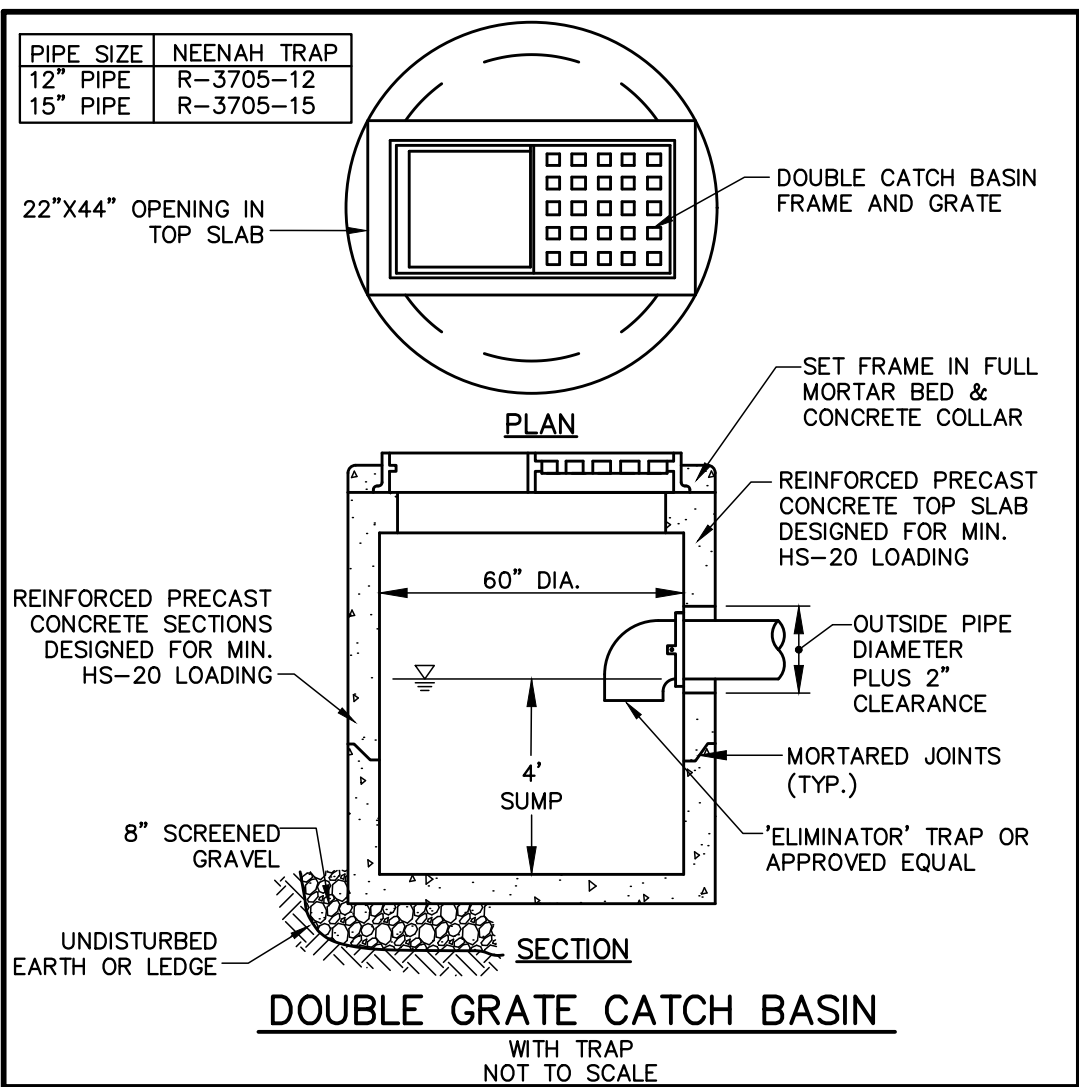
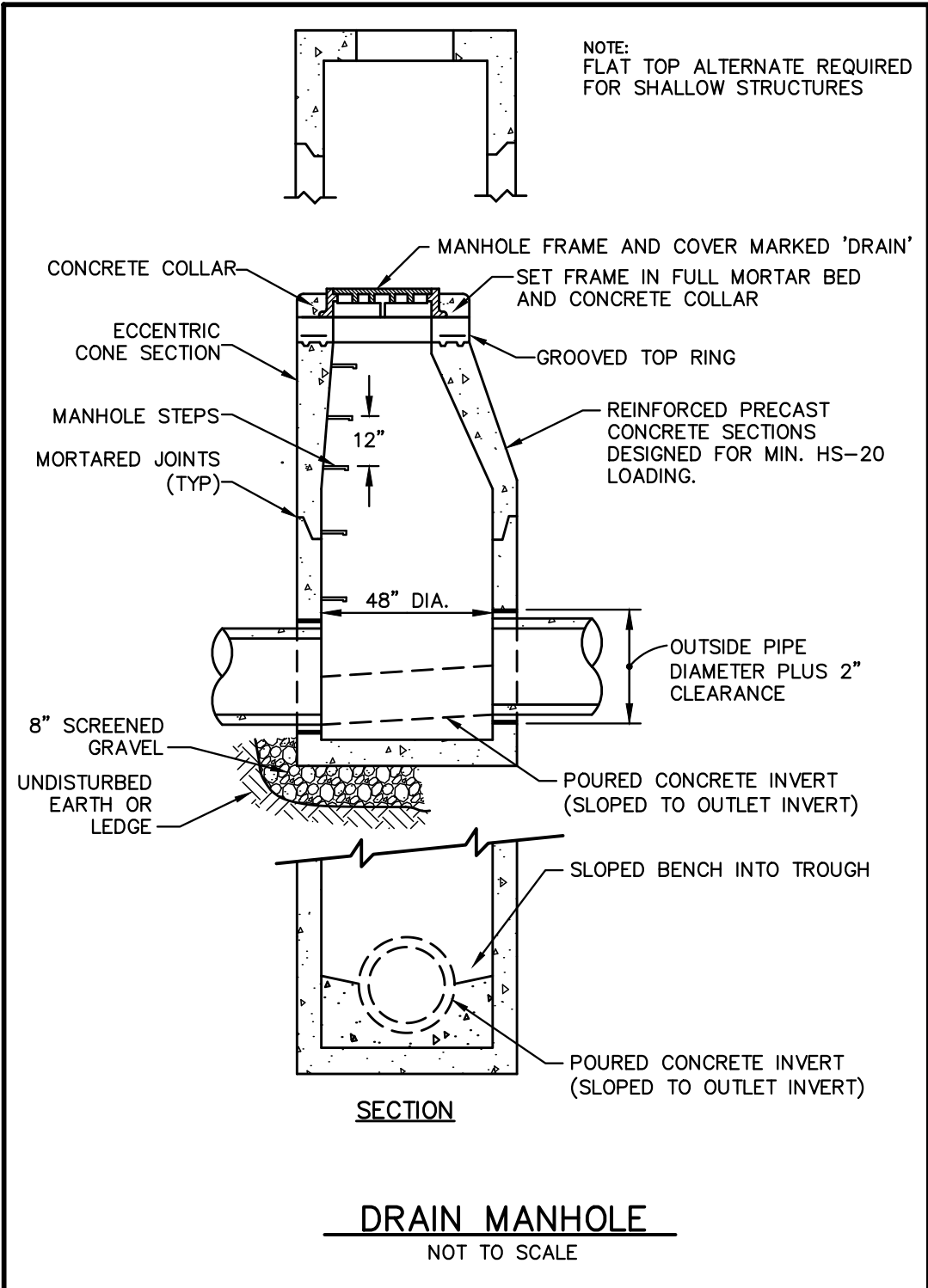
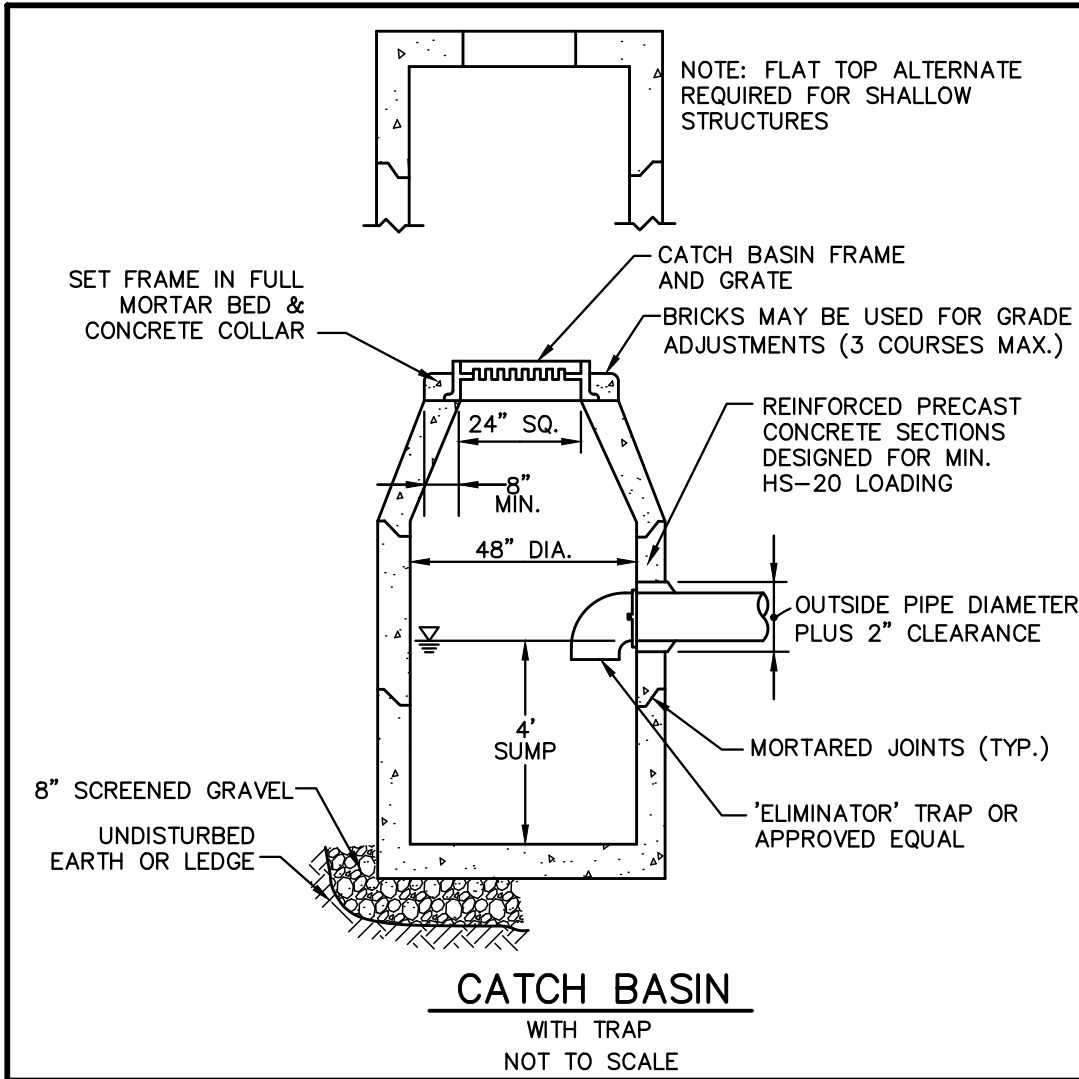
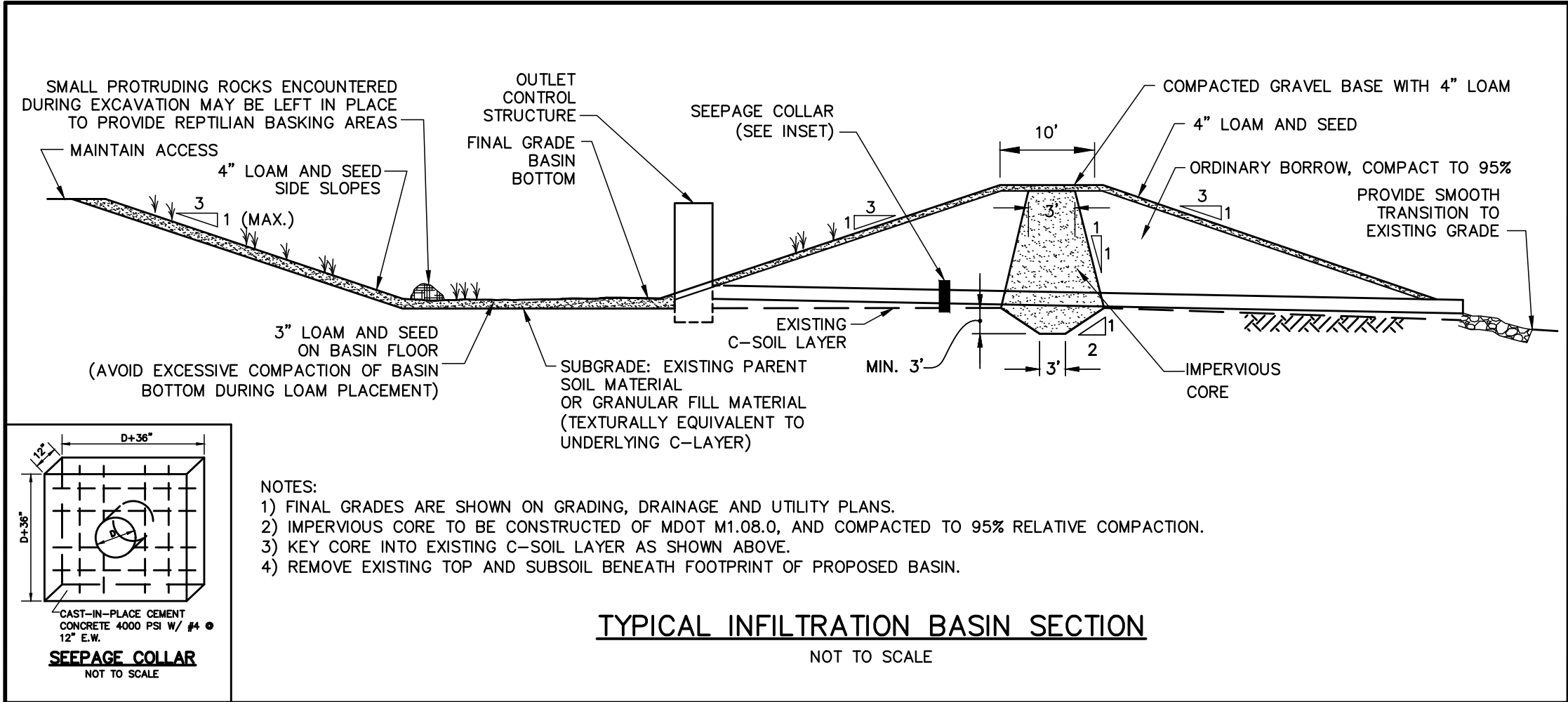
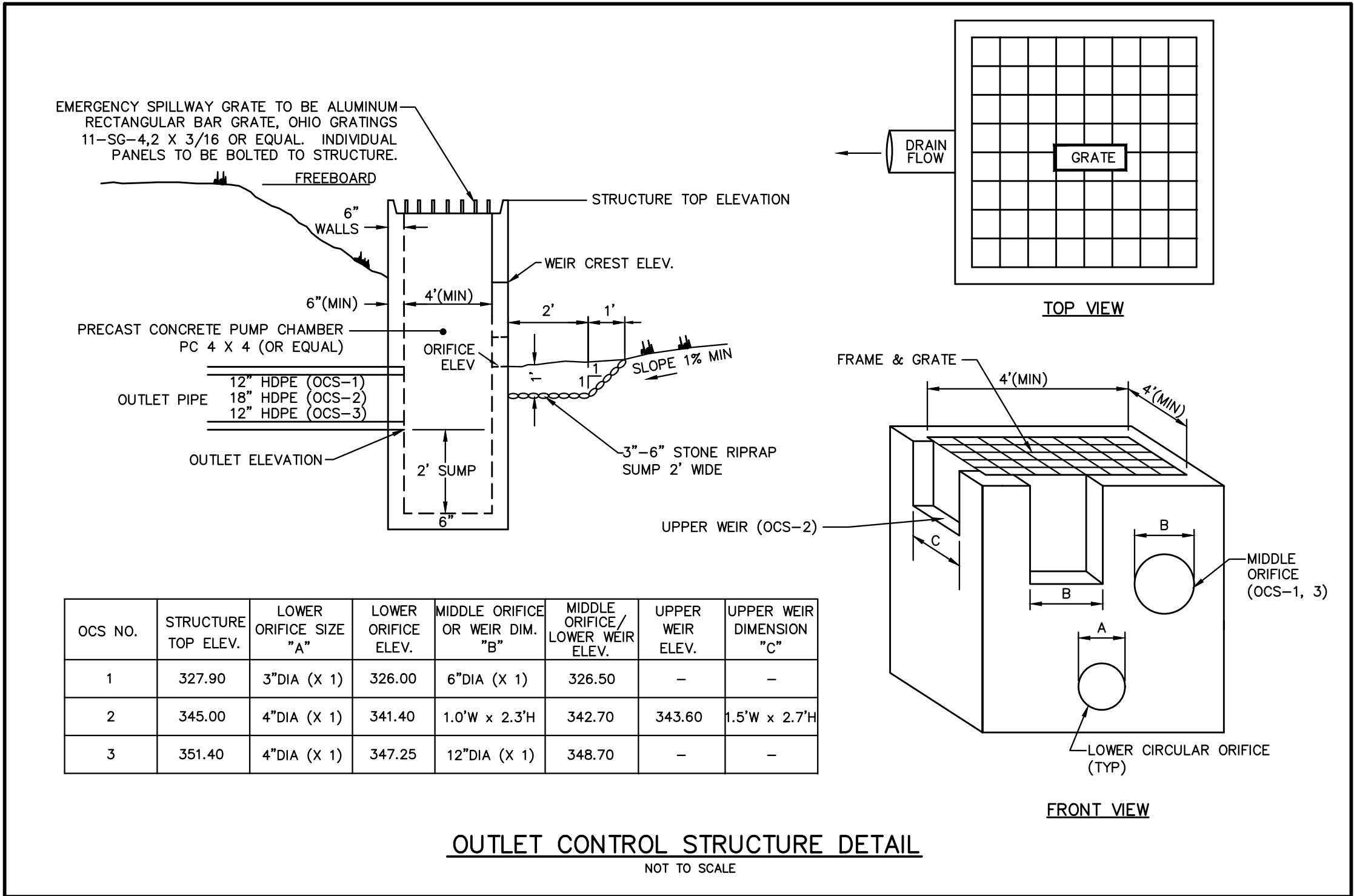
**WETLAND  
REPLICATION PLAN**

|                                 |             |
|---------------------------------|-------------|
| B+T JOB NO.3077.06              | <b>C6.0</b> |
| B+T PLAN NO.<br>307706P068A-010 |             |
|                                 |             |









FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES; OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.

PREPARED FOR:

US MA  
DEVELOPMENT,  
LLC

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

MARY BEDOIAN  
BARBARA CHAIKO

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

MARY BEDOIAN

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

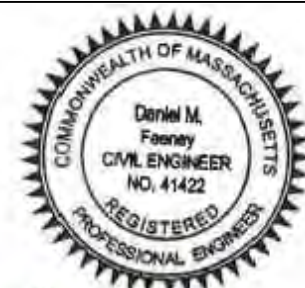
1:

2:

3:

4:

5:



*Dan Fawcett*  
5/16/2022

COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:

BEALS + THOMAS

BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

|            |            |                       |
|------------|------------|-----------------------|
| 5          |            |                       |
| 4          |            |                       |
| 3          |            |                       |
| 2          |            |                       |
| 1          |            |                       |
| 0          | 05/16/2022 | ISSUED FOR PERMITTING |
| ISSUE DATE |            | DESCRIPTION           |
| TJM/JRM    | TJM/JRM    | DMF                   |
| DES        | DWN        | CHK'D APP'D           |

PROJECT:

LACKEY DAM  
LOGISTICS CENTER

SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: AS NOTED DATE: MAY 16, 2022

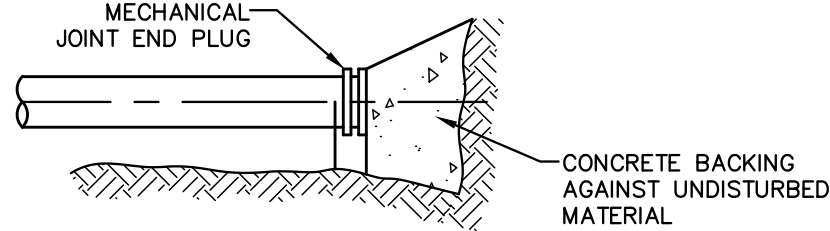
SITE DETAILS

B+T JOB NO. 3077.06

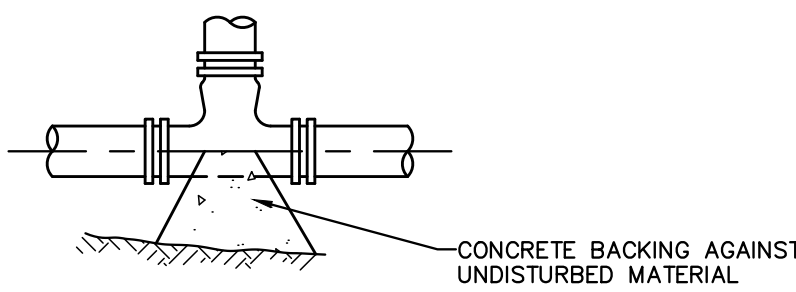
B+T PLAN NO.  
307706P067A-004

C7.1

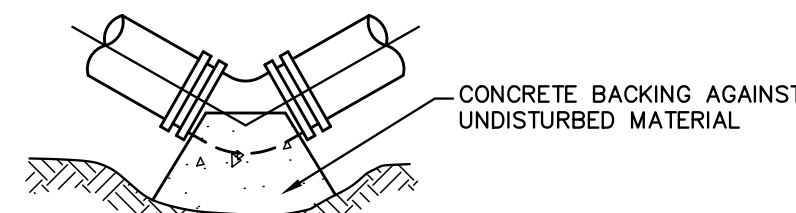




TYPICAL PLUG  
NOT TO SCALE



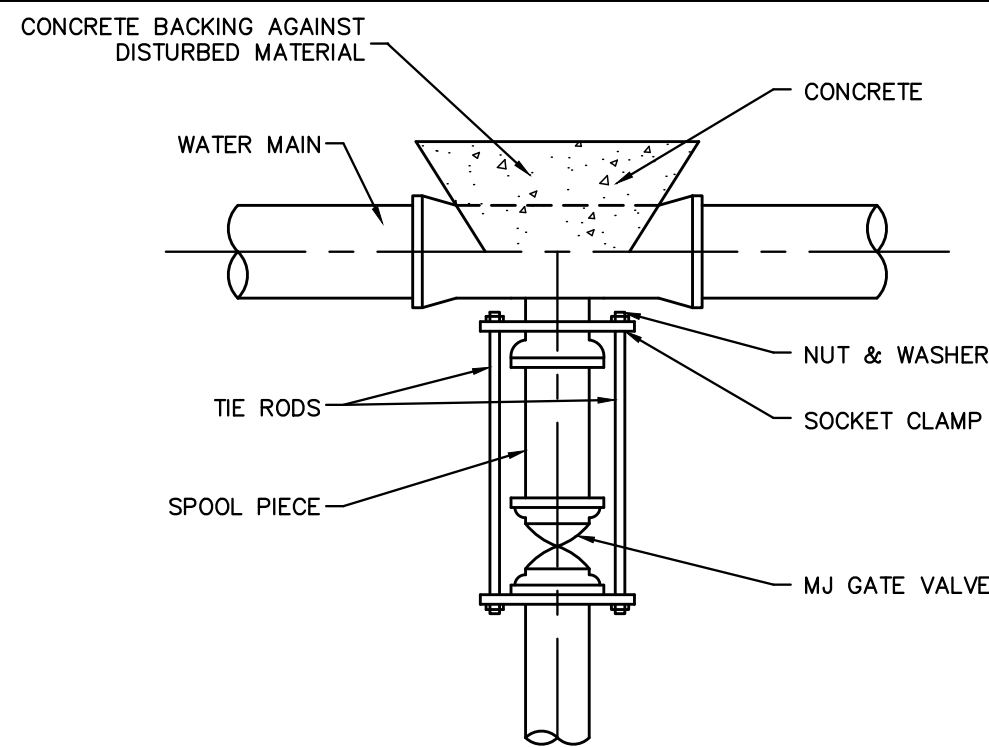
TYPICAL TEE  
NOT TO SCALE



TYPICAL BEND  
NOT TO SCALE

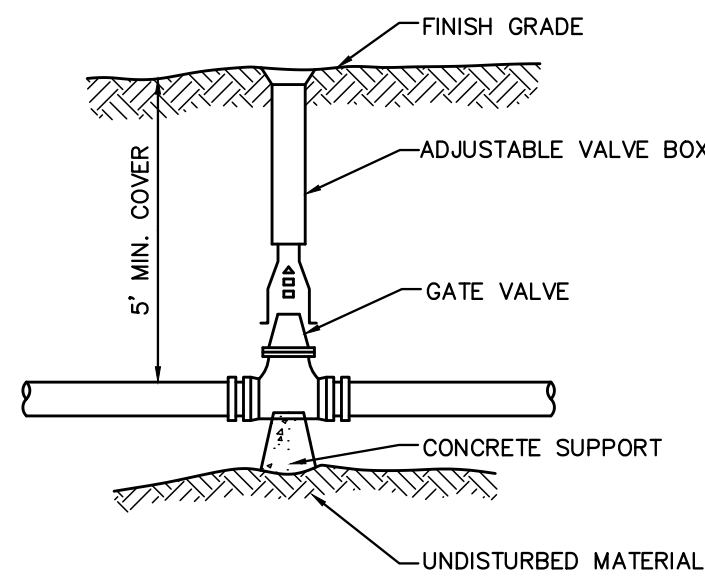
| TABLE OF BEARING AREAS IN SQUARE FEET AGAINST UNDISTURBED MATERIAL FOR WATER MAIN FITTINGS |          |              |              |  |
|--|----------|--------------|--------------|--|
| SIZE OF MAIN (IN.)   | 45° BEND | TEES & PLUGS | 22 1/2° BEND |  |
| 8" OR LESS   | 8        | 10           | 8            |  |
| 10" & 12"  | 22       | 16           | 13           |  |

CONCRETE BACKING FOR WATER PIPE



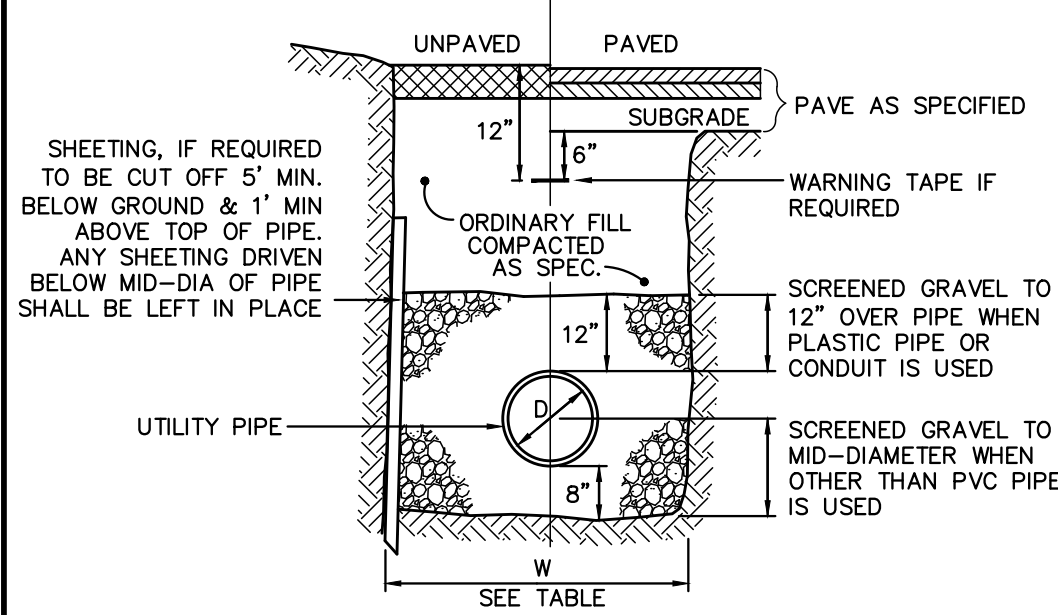
TYPICAL VALVE CONNECTION  
RESTRAINED JOINT TEE  
NOT TO SCALE

NOTE:  
VALVES TO OPEN IN DIRECTION AS SPECIFIED BY TOWN.

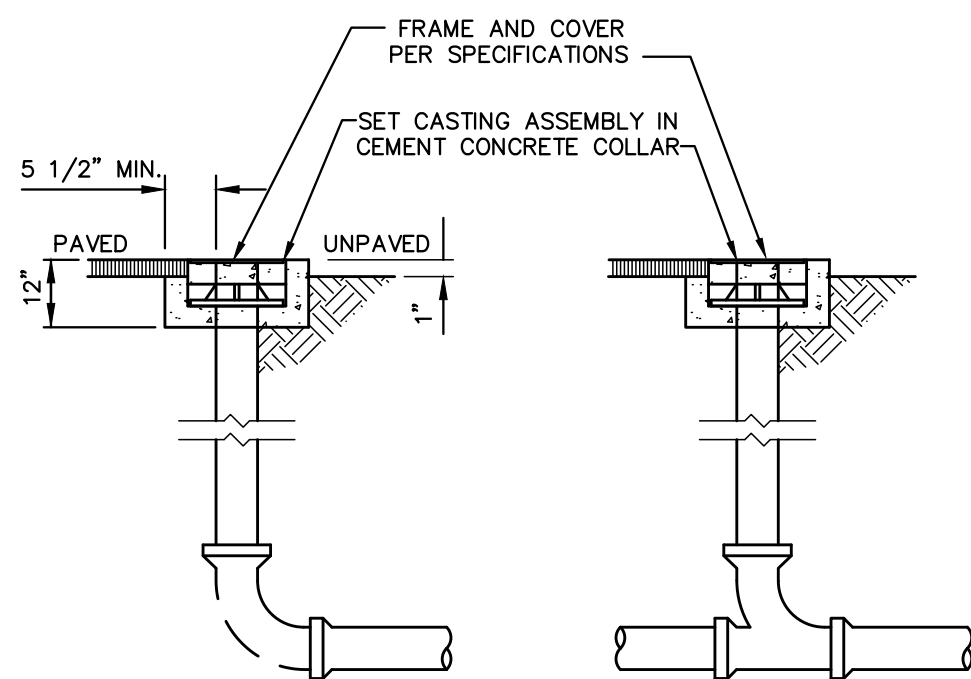


GATE VALVE  
NOT TO SCALE

| TRENCH WIDTH (W)      |           |              |
|-----------------------|-----------|--------------|
| D<br>DIAMETER OF PIPE | UNSHEETED | W<br>SHEETED |
| TO 12"                | 3'        | 4'           |
| 14" TO 24"            | 4'        | 5'           |
| 30" TO 36"            | 5'        | 6'           |

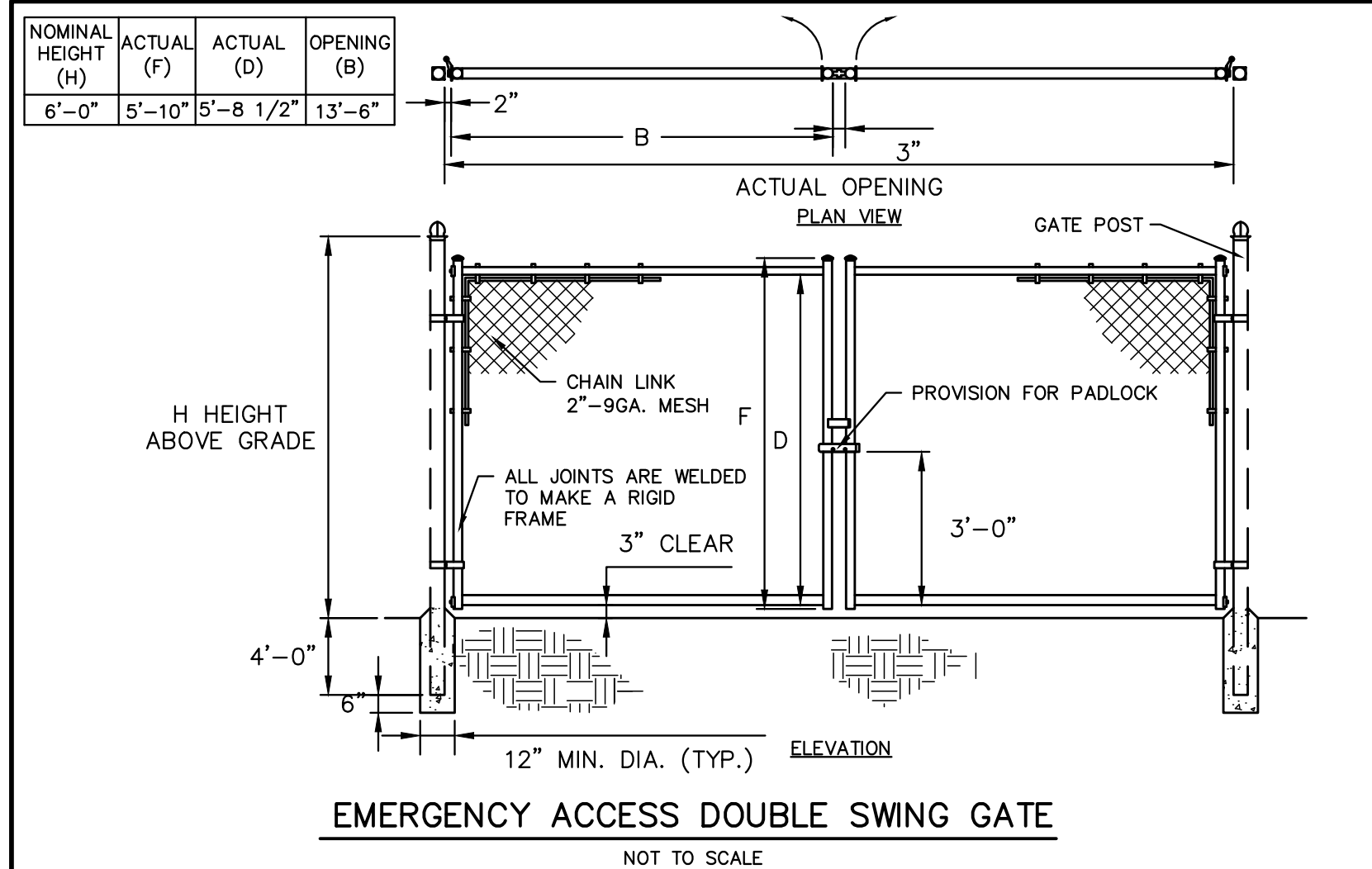


UTILITY TRENCH  
NOT TO SCALE

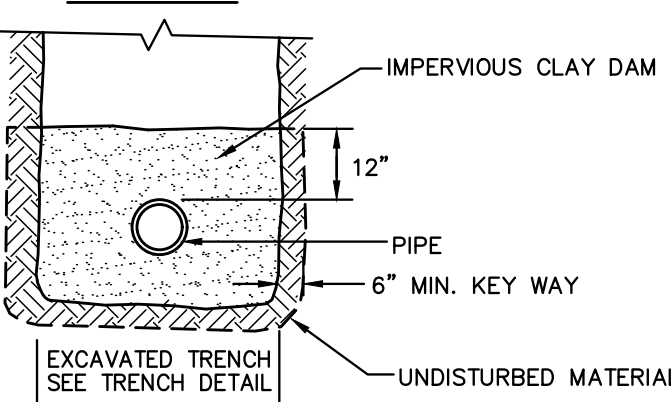
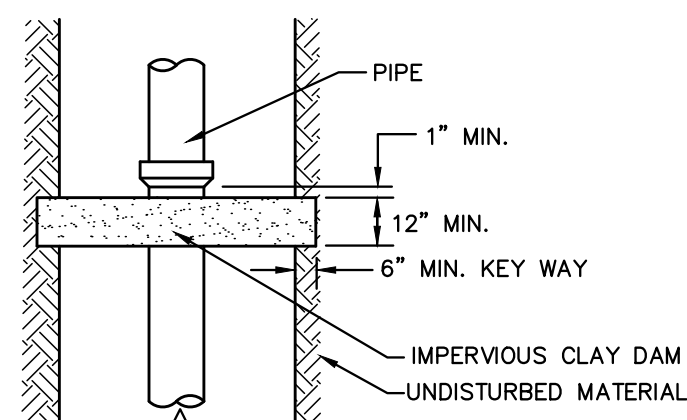


END OF LINE CLEANOUT  
IN LINE CLEANOUT

SEWER CLEANOUT  
NOT TO SCALE

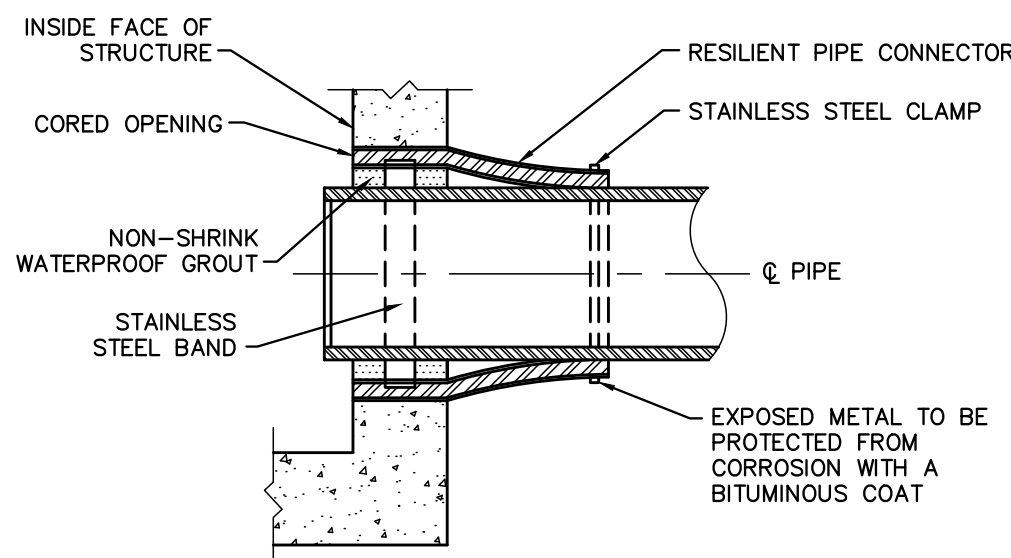


EMERGENCY ACCESS DOUBLE SWING GATE  
NOT TO SCALE

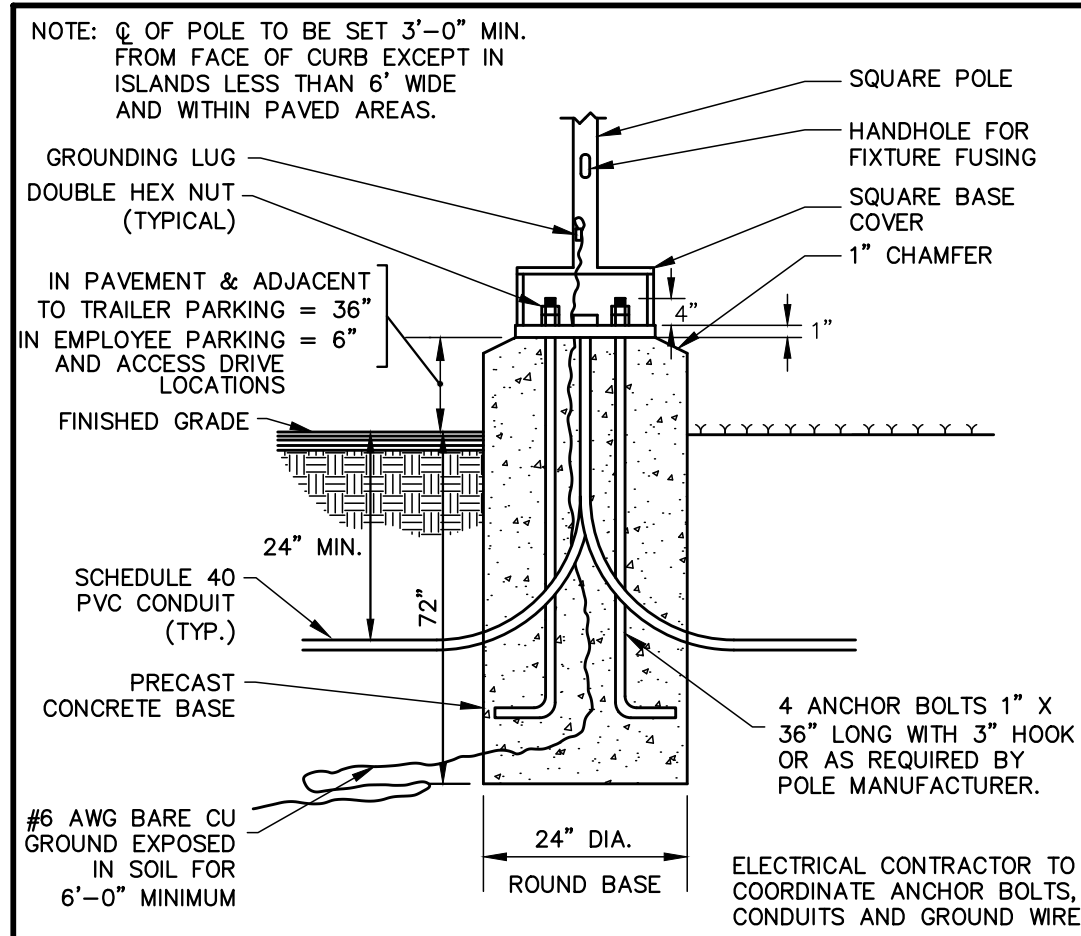


PIPE TRENCH DAM  
NOT TO SCALE

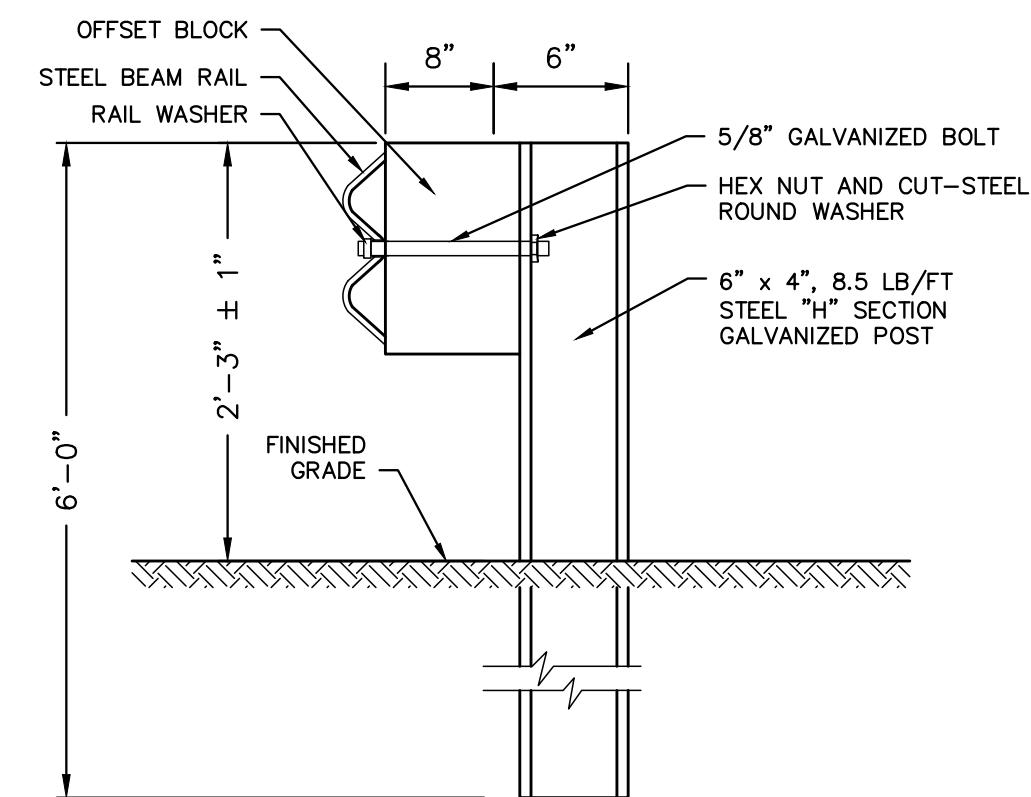
NOTE:  
INSTALL PIPE TRENCH DAMS AT 300' INTERVALS ON ALL UTILITY LINES.



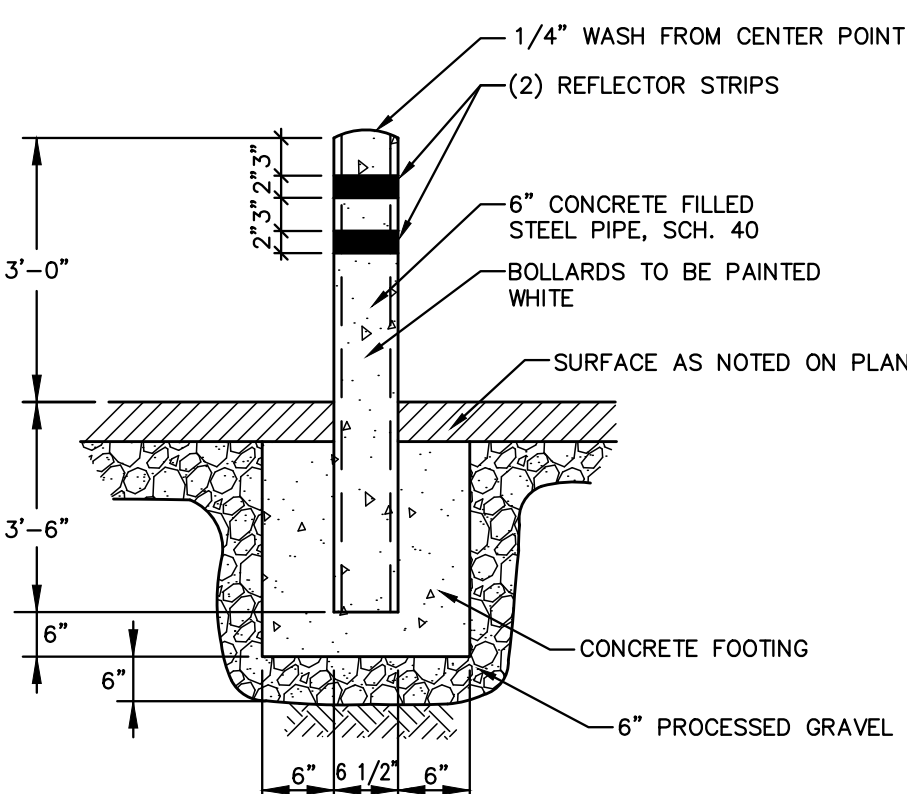
SEWER PIPE CONNECTION  
NOT TO SCALE



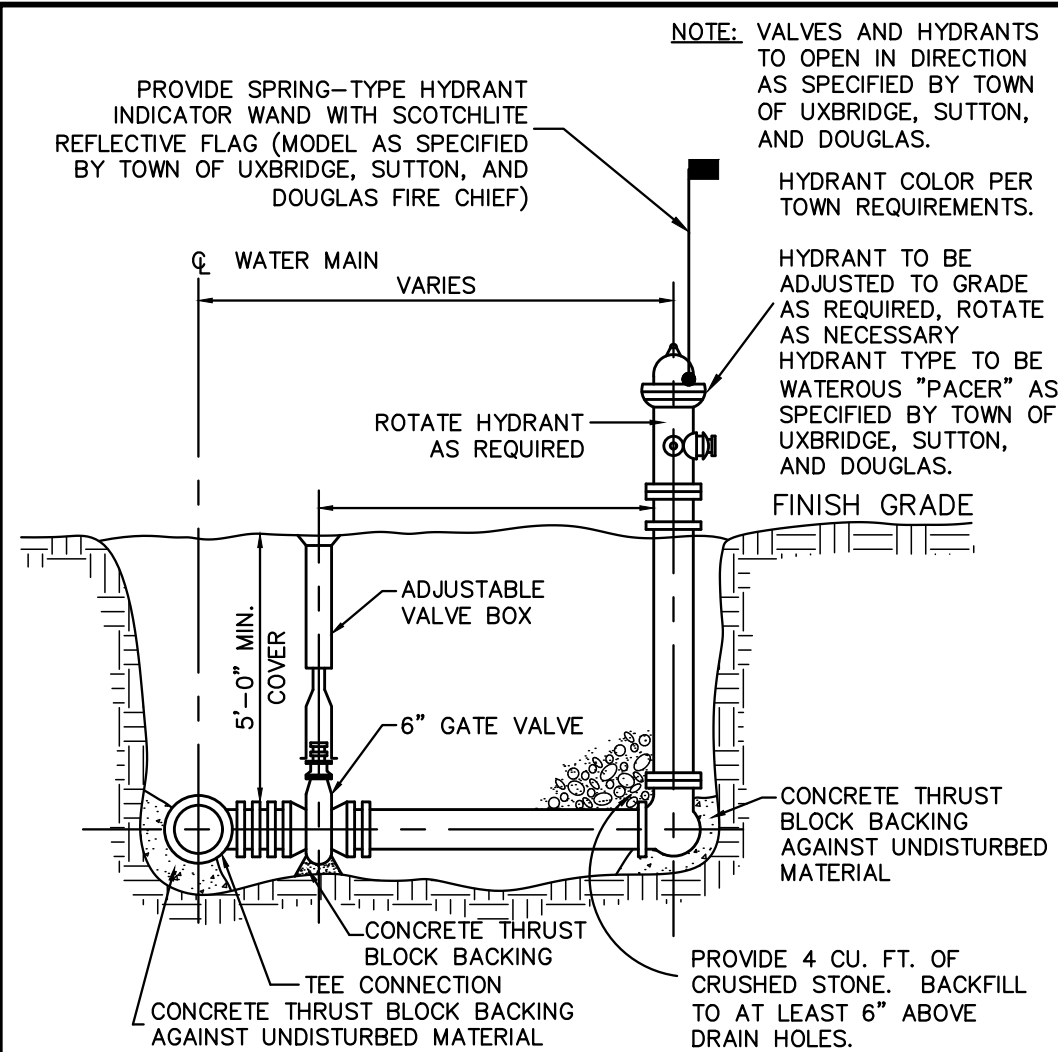
LIGHT POLE BASE DETAIL  
NOT TO SCALE



STEEL BEAM GUARD RAIL WITH STEEL POST  
NOT TO SCALE



STEEL AND CONCRETE BOLLARD  
NOT TO SCALE



TYPICAL HYDRANT AND VALVE DETAIL  
RESTRAINED JOINT HYDRANT TEE  
NOT TO SCALE

FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES; OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.

PREPARED FOR:

US MA  
DEVELOPMENT,  
LLC

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

MARY BEDOIAN  
BARBARA CHAIKO

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

MARY BEDOIAN

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

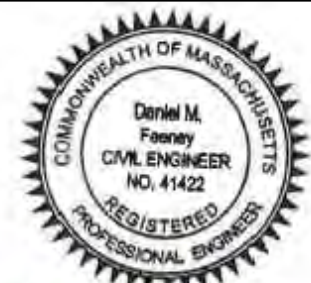
1:

2:

3:

4:

5:



COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:

BEALS + THOMAS

BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | www.bealsandthomas.com

|                        |                                  |
|------------------------|----------------------------------|
| 5                      |                                  |
| 4                      |                                  |
| 3                      |                                  |
| 2                      |                                  |
| 1                      |                                  |
| 0                      | 05/16/2022 ISSUED FOR PERMITTING |
| ISSUE DATE DESCRIPTION |                                  |
| TJM/JRM                | TJM/JRM                          |
| DES                    | DWN                              |
| DMF                    | DMF                              |
| CHK'D                  | APP'D                            |

PROJECT:

LACKEY DAM  
LOGISTICS CENTER

SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: AS NOTED DATE: MAY 16, 2022

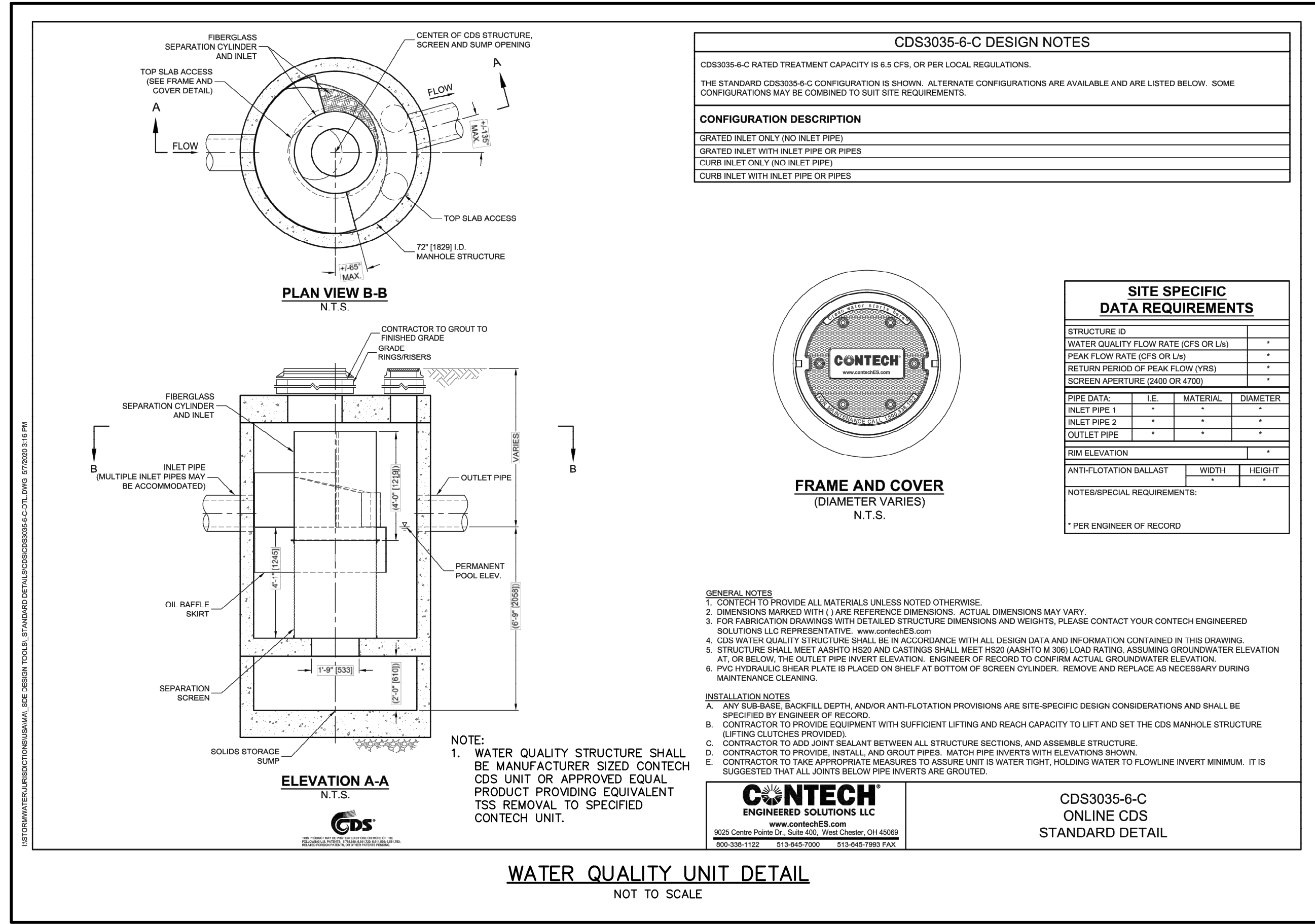
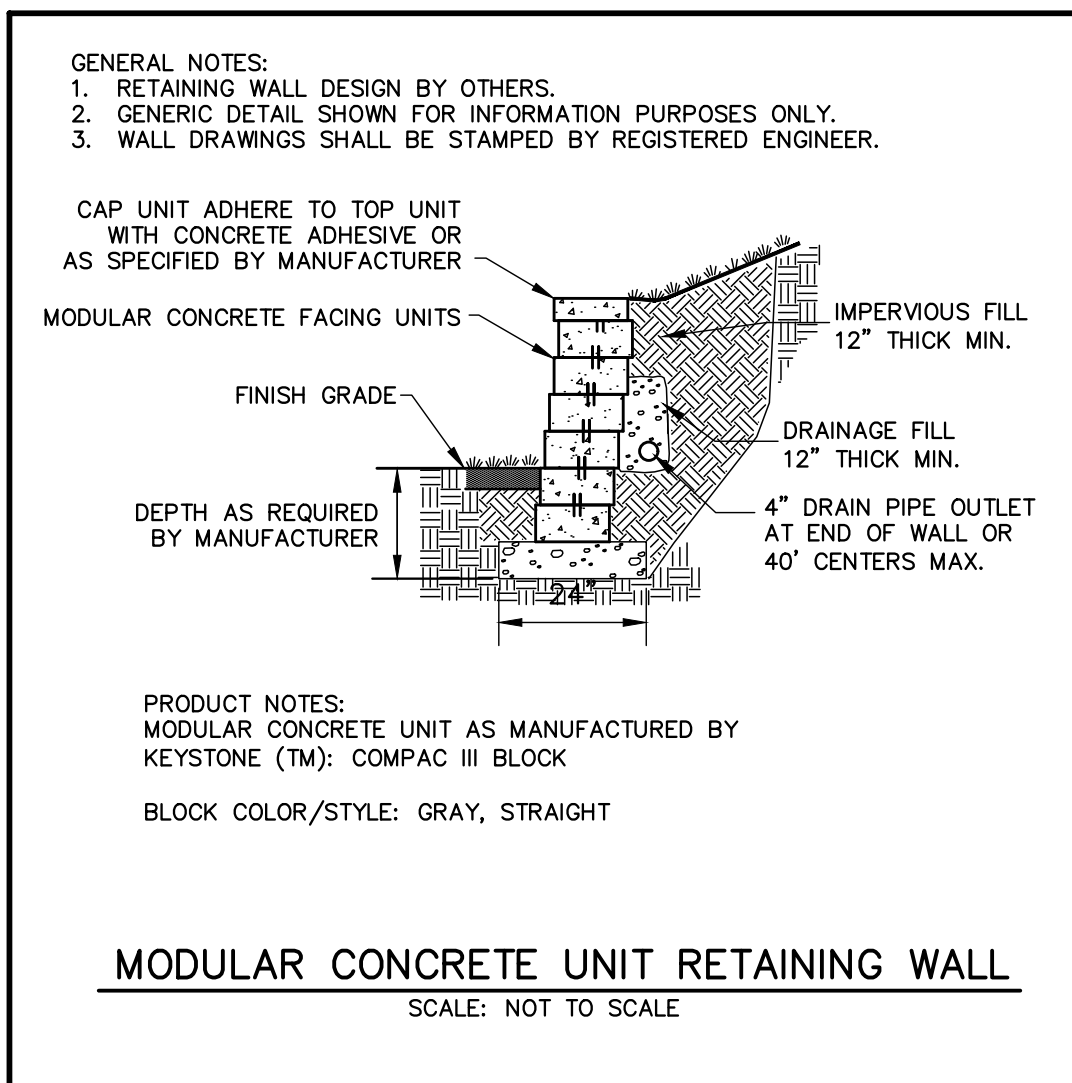
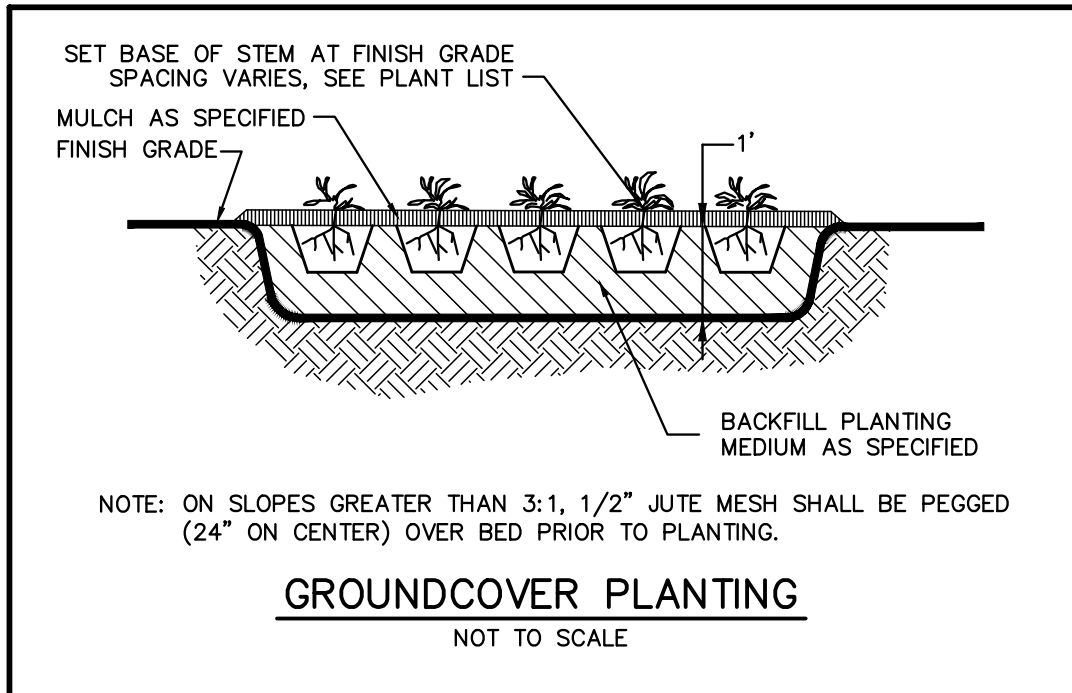
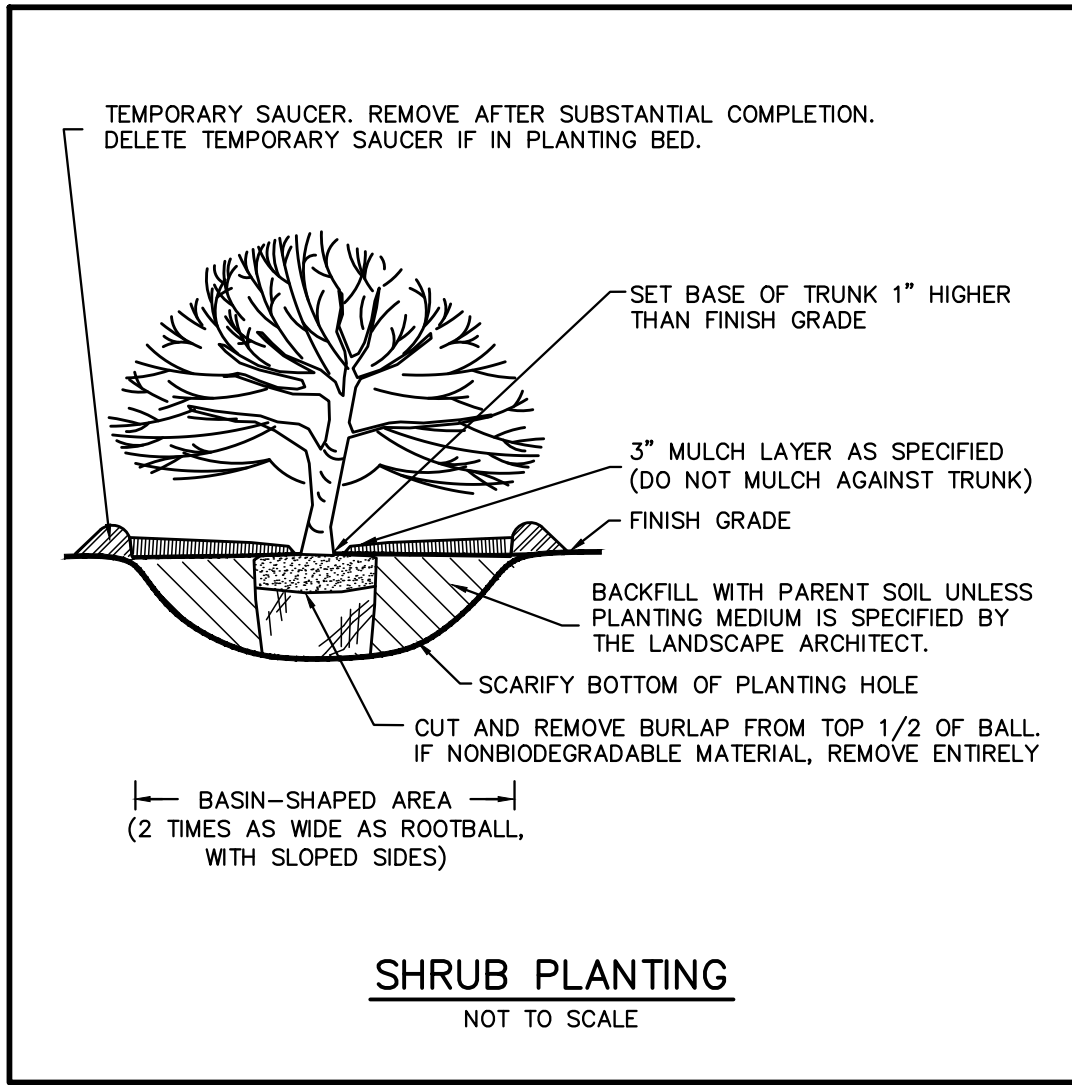
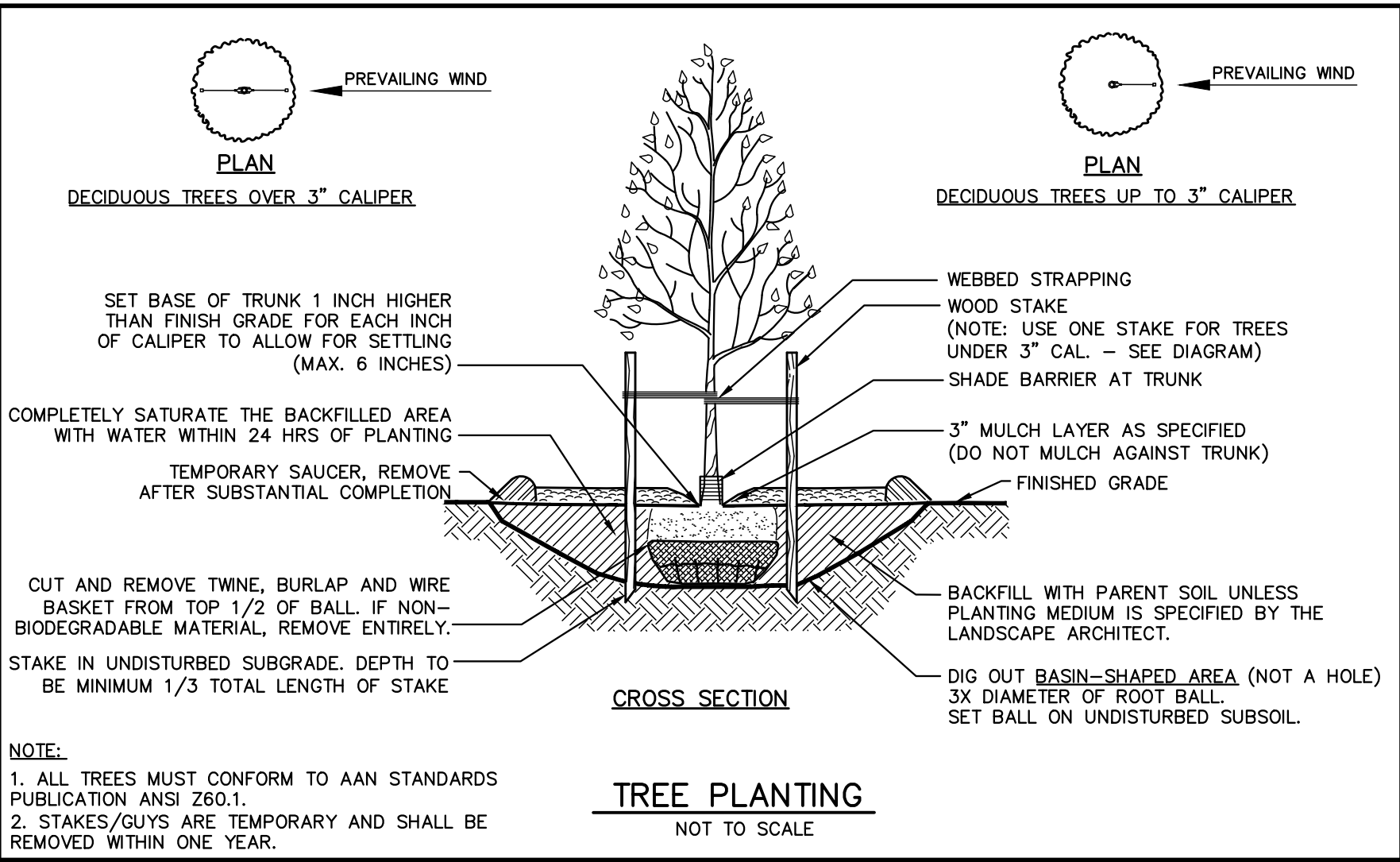
SITE DETAILS

B+T JOB NO. 3077.06

B+T PLAN NO.  
307706P067A-005

C7.2





**Durisol**



**APPLICATIONS**

- Bridge Structures
- Industrial & Commercial Sites
- Rail Applications
- Residential Developments
- Roads and Highways
- Utility / Hydro Stations

**FEATURES & BENEFITS**

**Lightweight**

- Provides low dead load on structure
- >8 lbs / sq ft

**Ease of Installation**

- No special equipment or machinery required
- Tongue & groove joints

**Durable**

- Panels have been in-use for 25+ years

**In-house Design**

- Engineering and design of the noise barrier system by Durisol in-house engineering team

**SPECIFICATIONS**

**Thickness**

- 125 mm / 5 inches thick

**Post Detail**

- Adapts well to W6 posts; Can be made to fit larger posts
- Structure-mounted hot dipped galvanized steel posts connected with steel cable option for improved safety.

**Available in a range of sizes from 3 ft to 16 ft long**

**Wall Height**

- Panel height at 1.64 ft / 0.5 meter high
- With tongue and groove, can stack panels to desired project height



CAPTION: REAR-VIEW



CAPTION: BRIDGE-MOUNTED



CAPTION: ALUMINUM WITH TRANSPARENT STACKED

**TESTING**

| TEST NO.                                      | RESULTS   |
|---|---|
| ASTM E84<br>Fire Testing                      | FLAME SPREAD = 0<br>SMOKE DEVELOPED INDEX = 15                                    |
| ASTM C423-17<br>Sound Absorption              | 0.90 NRC on both sides  |
| ASTM E90-09<br>Sound Transmission Loss        | 33 STC  |
| ASTM E1886<br>ASTM E1996<br>TAS 201, 202, 203 | Passed = ±5219 Pa (±109.00 psf)<br>Passed = Missile Level D / Wind Zone 4 Impacts |
| ASTM C672<br>Scaling Resistance               | 50 cycles completed with no scaling deleterious effects observed                  |
| ASTM C666 Freeze Thaw<br>Durability           | No cracking, flaking and other deleterious effects observed                       |
| ASTM G155 & ASTM B117<br>Exposure             | 2,400 hrs of accelerated weathering with no deterioration observed.               |

**NOTES:**

1. DETAIL FOR INFORMATION PURPOSES ONLY.
2. WALL DESIGN BY OTHERS AND SHALL BE STAMPED BY REGISTERED STRUCTURAL ENGINEER.
3. REVIEW AND APPROVAL OF SOUND WALL REQUIRED BY ACOUSTICAL ENGINEERING CONSULTANT.
4. COLORS TO BE SELECTED BY OWNER.

**ALUMINUM SOUND WALL**

NOT TO SCALE

PREPARED FOR:

**US MA DEVELOPMENT, LLC**

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

**MARY BEDOIAN  
BARBARA CHAIKO**

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

**MARY BEDOIAN**

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

SUTTON PLANNING BOARD SIGNATURES:

|    |  |
|----|--|
| 1: |  |
| 2: |  |
| 3: |  |
| 4: |  |
| 5: |  |



COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:

**BEALS + THOMAS**

BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | [www.bealsandthomas.com](http://www.bealsandthomas.com)

|         |                                  |
|---------|----------------------------------|
| 5       |                                  |
| 4       |                                  |
| 3       |                                  |
| 2       |                                  |
| 1       |                                  |
| 0       | 05/16/2022 ISSUED FOR PERMITTING |
|         | ISSUE DATE DESCRIPTION           |
| TJM/JRM | TJM/JRM                          |
| DES     | DWN                              |
|         | DMF                              |
|         | CHK'D                            |
|         | APP'D                            |

PROJECT:

**LACKEY DAM  
LOGISTICS CENTER**

SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: AS NOTED DATE: MAY 16, 2022

**SITE DETAILS**

|                              |             |
|------------------------------|-------------|
| B+T JOB NO. 3077.06          | <b>C7.3</b> |
| B+T PLAN NO. 307706P067A-006 |             |

FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES, OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE, WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.

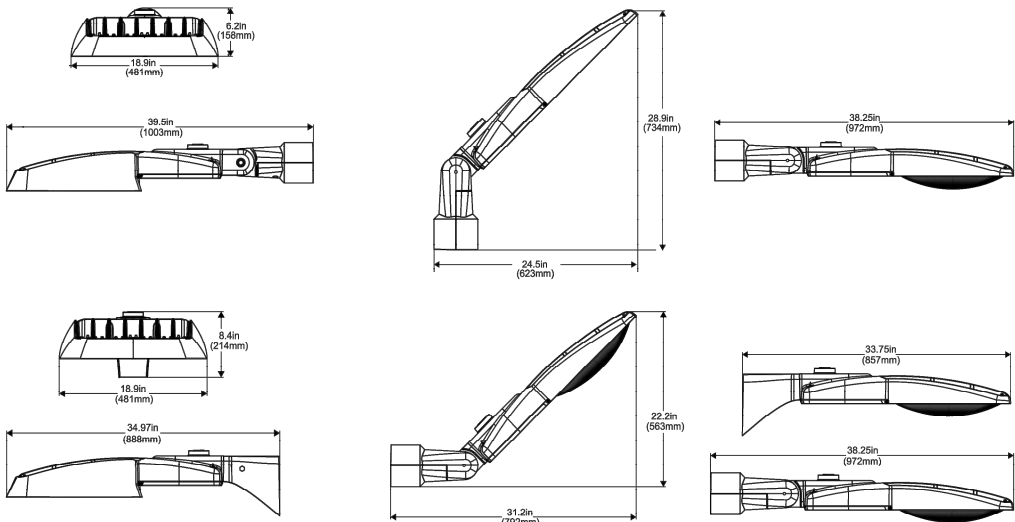




MGLEDM  
Mongoose Medium LED



DIMENSIONAL DATA



| Mounting Optic         | Tilt | Weight  | EPA          |
|------------------------|------|---------|--------------|
| VH                     | 0°   | 35 lbs. | 1.64 sq. ft. |
| VH with Reflector & US | 45°  | 44 lbs. | 2.85 sq. ft. |
| VH                     | 45°  | 35 lbs. | 1.64 sq. ft. |
| VH with Reflector & US | 0°   | 44 lbs. | 2.85 sq. ft. |
| UN                     | 0°   | 31 lbs. | 1.64 sq. ft. |
| UN with Reflector & US | 0°   | 38 lbs. | 1.64 sq. ft. |

HoloPhane | 3825 Columbus Rd., Granville, OH 43023 | Phone: 866-HOLOPHANE | www.holophane.com  
© 2019-2022 Acuity Brands Lighting, Inc. All rights reserved. Rev. 02/24/22 Specifications are subject to change without notice.

LIGHTING DETAIL #1  
NOT TO SCALE

|                |      |
|----------------|------|
| Catalog Number |      |
| Notes          | Type |

- The Mongoose Medium LED offset roadway and area lighting product provides significant energy and maintenance savings vs. HID luminaires. It offers the ultimate in application flexibility with a uniquely designed advanced optical system and attractive appearance. This combined with multiple lighting distributions, mounting options and the ability to tilt the fixture offers unequalled performance in a diverse set of applications ranging from interstates and parking lots.
- Mechanical**
- Rugged grade A360 diecast aluminum (<1% copper)
  - Tool-less access with stainless steel latches
  - Terminal block in arm
  - Rigorous 5-stage pretreatment polyester topcoat to ensure maximum durability that achieves a scribe creepage rating of 8 after 5,000 hours of salt spray
  - Removable "power tray" facilitates maintenance
  - Corrosion resistant stainless-steel latches ensure secure closure over the long future life
  - Horizontal mount arms or vertical tenon (VH) and universal mounting to round and square poles (UN) options
  - Universal mount mates to all major manufacturer's hole patterns
  - All Mountings are 3G vibration rated per ANSI C136.31
  - Adjustable fixture tilt from 0-45 degrees provides flexibility to optimize lighting performance
- Electrical**
- Standard surge protection is 20kV/100A "Extreme Level" per ANSI C136.2
  - LED light engines are rated > 100,000 at 25°C, L70
  - Electronic driver has an expected life of > 100,000 hours at 25°C
  - Rated for -40°C (-40°F) minimum ambient
  - Programmable electronic driver with 0-10V control leads
  - Driver voltage options: 120-277V 50/60 Hz and 347-480V 50/60 Hz and 480V 50/60 Hz
- Optical**
- Performance is comparable to 150-400 watt HPS or 175-1,000 watt MH
  - IP66 rated borosilicate glass optics ensure longevity and minimize dirt degradation
  - IP66 rated optics
  - Molded Silicone optics: Area (Type 5) (AR), Forward Throw (FT), Medium Roadway (MR), Narrow Roadway (NR) and Wide Roadway (WR)
- Controls**
- 7 pin NEMA photocontrol receptacle
  - Premium solid-state locking-style photocontrol (PCSS) – 10 year rated life
  - Extreme long life solid state locking-style photocontrol (PCLL) – 20 year rated life
  - Field adjustable output
  - rLight Air motion and daylight sensor
  - Programmable motion and daylight sensor
- Certification & Standards**
- CSA Certified to US and Canadian standards
  - Suitable for operation in an ambient temperature up to 40°C / 104°F for standard product
  - Designlights Consortium™ (DLC) qualified product. Not all versions of this product may be DLC qualified. Please check the DLC Qualified Products List at [www.designlights.org/QPL](http://www.designlights.org/QPL) to confirm which versions are qualified.
- BUY AMERICAN**
- This product is assembled in the USA and meets the Buy America(n) government procurement requirements under FARS, DFARS and DOT. Please refer to [www.acuitybrands.com/resources/buyamerican](http://www.acuitybrands.com/resources/buyamerican) for additional information.
- Warranty**
- 5-year limited warranty. This is the only warranty provided and no other statements in this specification sheet create any warranty of any kind. All other express and implied warranties are disclaimed. Complete warranty terms located at: [www.acuitybrands.com/support/warranty/terms-and-conditions](http://www.acuitybrands.com/support/warranty/terms-and-conditions)
- Note:** Actual performance may differ as a result of end-user environment and application. All values are design or typical values, measured under laboratory conditions at 25°C

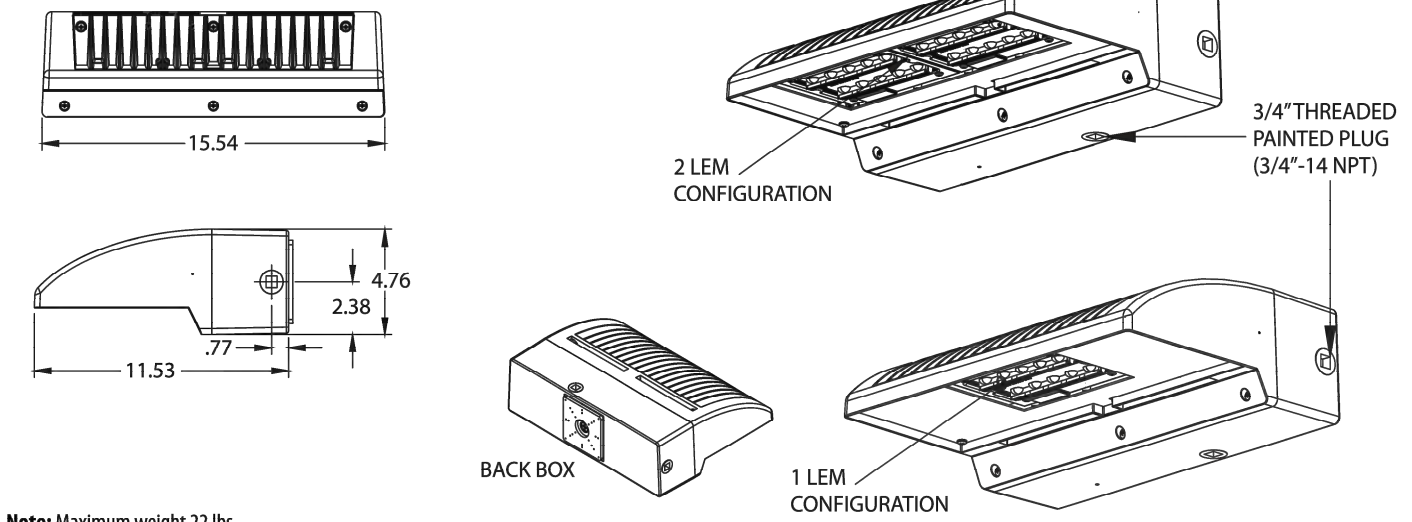


HLWPC2  
Wallpack® Full Cutoff LED



|                |      |
|----------------|------|
| Catalog Number |      |
| Notes          | Type |

- Mechanical**
- Heavy grade A360 cast aluminum (aluminum with <1% copper)
  - Exterior parts are protected by a zinc-infused Super Durable TGC thermostat powder coat finish that provides superior resistance to corrosion and weathering
  - Mounts to a standard junction box
  - Wet location listed
  - IP65 rated housing, down light only
  - 1/4" painted threaded entry (1/4" - 14 NPT) on each side and on top, accepts 1/4" and 1/2" conduit
  - 1/4" threaded plugs are painted on each side
  - Vibration tested to 1.5g per ANSI C136.31
- Electrical**
- Certified by UL or CSA
  - Rated for -40°C (-40°F) minimum ambient
  - A programmable electronic driver with 0-10V control leads
  - Available in: 120-277V 50/60 Hz and 347-480V 50/60 Hz
  - Standard: 3000K, 4000K and 5000K CCT (>70 CRI)
  - Optional: >80 CRI (3000K, 4000K and 5000K CCT)
  - Internally mounted emergency battery backup for operation in an ambient temperature ranging from -20°C (-4°F) to 30°C (86°F), available with P10 thru P40 performance packages, meet EEC compliant
  - All surge protection meets ANSI/IEEE C62.41.2 10kV/100A
  - Standard surge protection is 20kV/100A per ANSI C136.2
  - Optional surge protection is 10kV/50A per ANSI C136.2
- Optical**
- Light engine housing is IP66 rated
  - Acrylic optical system
  - Type V-E (entry), M (medium), R (rectangle) & W (wide)
  - Asymmetric
- Controls**
- Field adjustable output (AO)
  - Button style photocontrol (PS)
  - Motion sensor & ambient photocontrol combination for mounting low (8-15') (MASL) and high (15-30') (MAHS) mounting heights
- Certification and Standards**
- Luminaires is CSA listed, US and Canada
  - Suitable for operation in an ambient temperature up to 40°C/104°F per UL or CSA certification
  - Design lights Consortium™ (DLC) qualified product. Not all versions of this product may be DLC qualified. Please check the DLC Qualified Products List at [www.designlights.org/QPL](http://www.designlights.org/QPL) to confirm which versions are qualified.
  - LM-79 compliant
  - The projected LED Lumen Maintenance shall be based only on IES LM-80-08 and TM-21
- Warranty**
- 5-year limited warranty. Complete warranty terms located at: [www.acuitybrands.com/support/warranty/terms-and-conditions](http://www.acuitybrands.com/support/warranty/terms-and-conditions)
- Note:** Actual performance may differ as a result of end-user environment and application. All values are design or typical values, measured under laboratory conditions at 25 °C. Specifications subject to change without notice.



Note: Maximum weight 22 lbs.

HoloPhane | 3825 Columbus Rd., Granville, OH 43023 | Phone: 866-HOLOPHANE | www.holophane.com  
© 2019-2021 Acuity Brands Lighting, Inc. All rights reserved. Rev. 03/24/21 Specifications subject to change without notice.

LIGHTING DETAIL #2  
NOT TO SCALE

FOR NOTES, REFERENCES AND LEGEND SEE SHEET C1.0.

THIS DRAWING IS NOT INTENDED FOR CONSTRUCTION UNTIL ISSUED FOR CONSTRUCTION BY BEALS AND THOMAS, INC.

BEALS AND THOMAS, INC. SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, OR PROCEDURES UTILIZED BY THE CONTRACTOR, NOR FOR THE SAFETY OF PUBLIC OR CONTRACTOR'S EMPLOYEES; OR FOR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

NO PART OF THIS DOCUMENT MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC, MECHANICAL, PHOTOCOPYING, RECORDING OR OTHERWISE WITHOUT THE PRIOR WRITTEN PERMISSION OF BEALS AND THOMAS, INC. EXCEPT THAT ANY REGULATORY AUTHORITY MAY REPRODUCE AND TRANSMIT COPIES AS REQUIRED IN CONJUNCTION WITH PERFORMANCE OF OFFICIAL BUSINESS UNDER ITS JURISDICTION. ANY MODIFICATIONS TO THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF BEALS AND THOMAS, INC. SHALL RENDER IT INVALID AND UNUSABLE.

PREPARED FOR:

US MA  
DEVELOPMENT,  
LLC

8801 RIVER CROSSING  
BOULEVARD, SUITE 300  
INDIANAPOLIS, IN 46240

RECORD OWNERS:

MARY BEDOIAN  
BARBARA CHAIKO

58719/38  
BACK DEED (57675/260)  
BACK DEED (4501/506)

MARY BEDOIAN

57675/260  
BACK DEED (4064/177)

LOT 2  
PLAN BOOK 958, PLAN 117

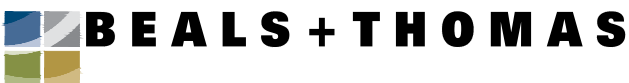
SUTTON PLANNING BOARD SIGNATURES:

|    |
|----|
| 1: |
| 2: |
| 3: |
| 4: |
| 5: |



COPYRIGHT (C) BY BEALS AND THOMAS, INC.  
ALL RIGHTS RESERVED

PREPARED BY:



BEALS AND THOMAS, INC.  
144 Turnpike Road  
Southborough, Massachusetts 01772-2104  
T 508.366.0560 | [www.bealsandthomas.com](http://www.bealsandthomas.com)

|                        |                                  |
|------------------------|----------------------------------|
| 5                      |                                  |
| 4                      |                                  |
| 3                      |                                  |
| 2                      |                                  |
| 1                      |                                  |
| 0                      | 05/18/2022 ISSUED FOR PERMITTING |
| ISSUE DATE DESCRIPTION |                                  |
| TJM/JRM                | TJM/JRM                          |
| DES                    | DWN                              |
| DMF                    | DMF                              |
| CHK'D                  | APP'D                            |

PROJECT:

LACKEY DAM  
LOGISTICS CENTER


SUTTON/UXBRIDGE,  
MASSACHUSETTS  
(WORCESTER COUNTY)

SCALE: AS NOTED DATE: MAY 18, 2022

SITE DETAILS

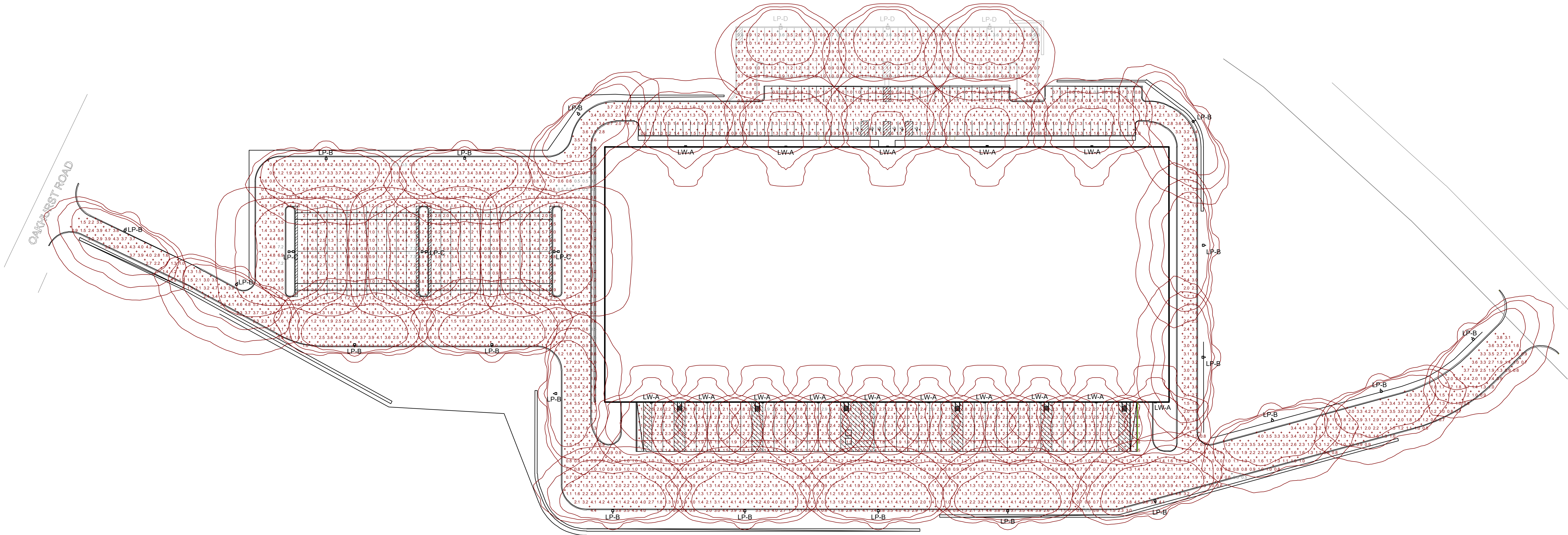
|                              |      |
|------------------------------|------|
| B+T JOB NO. 3077.06          | C7.4 |
| B+T PLAN NO. 307706P067A-007 |      |
|                              |      |



| Schedule  |       |          |              |                        |   |              |                 |                   |         |
|---|-------|----------|--------------|------------------------|---|--------------|-----------------|-------------------|---------|
| Symbol  | Label | Quantity | Manufacturer | Catalog Number         | Description   | Number Lamps | Lumens Per Lamp | Light Loss Factor | Wattage |
|  | LW-A  | 15       | Holophane    | HLWPC2 P50 40K XX TFTM | Wallpack Full Cutoff LED, Performance Package P20,4000K, Forward Throw, building mounted at 25'   | 1            | 12125           | 0.95              | 115     |
|  | LP-B  | 19       | Holophane    | MGLEDM P3 40K XXXX MR  | Mongoose Medium, P3 Performance Package, 4000K, Medium Roadway distribution, mounted on 25' poles | 1            | 24142           | 0.95              | 155     |
|  | LP-C  | 3        | Holophane    | MGLEDM P3 40K XXXX AR  | Mongoose Medium, P3 Performance Package, 4000K, Area Type 5 distribution, mounted on 25' poles    | 1            | 25219           | 0.95              | 310     |
|  | LP-D  | 3        | Holophane    | MGLEDM P3 40K XXXX FT  | Mongoose Medium, P3 Performance Package, 4000K, Forward Throw distribution, mounted on 25' poles  | 1            | 23502           | 0.95              | 155     |

Statistics

| Description             | Symbol | Avg    | Max    | Min    | Max/Min | Avg/Min |
|-------------------------|--------|--------|--------|--------|---------|---------|
| Drive Aisles            | +      | 1.9 fc | 7.2 fc | 0.5 fc | 14.4:1  | 3.8:1   |
| Loading Dock Calc Zone  | +      | 2.1 fc | 2.9 fc | 1.2 fc | 2.4:1   | 1.8:1   |
| Parking Spaces          | +      | 2.1 fc | 7.3 fc | 0.5 fc | 14.6:1  | 4.2:1   |
| Land Banked Parking Lot | +      | 1.3 fc | 3.6 fc | 0.6 fc | 6.0:1   | 2.2:1   |



Sutton MA Site

Designer

Date

05/12/2022

Scale

Not to Scale

Drawing No.

Summary