

NOTES:

- EXISTING BOUNDARY AND PLANIMETRIC INFORMATION AS SHOWN WAS TAKEN FROM PLAN REFERENCE #1 AND IS NOT THE RESULT OF AN ACTUAL FIELD SURVEY BY THIS OFFICE.
- TAX MAP E-8 LOT 21
- ZONING DISTRICT: BUSINESS A & INDUSTRIAL A
- LOT AREA = 221,810 S.F.
= 5.09 AC±
- EXISTING USE: UNDEVELOPED PARCEL
PROPOSED USE: 2,500 SF BANK, 3,000 SF RETAIL #1 AND 5,400 SF RETAIL #2

- BUSINESS A - BUILDING SETBACKS: FRONT=35'; SIDE=NONE; REAR = 25'
MIN. LOT SIZE = NOT SPECIFIED
MIN. LOT FRONTAGE = NOT SPECIFIED
- INDUSTRIAL A - BUILDING SETBACKS: FRONT= 40'; SIDE & REAR = 25'
MIN. LOT SIZE = 40,000 SF
MIN. LOT FRONTAGE = 100'
- THE BANK, RETAIL ARE ALLOWED USES.
- PARKING REQUIREMENTS: (9'x18")
PROPOSED LOT B a. 2,500 SF BANK - 5 STACKING SPACES PER TELLER WINDOW PLUS 1 SPACE PER EMPLOYEE
8 EMPLOYEES = 8 SPACES
(13 STACKING SPACES TOTAL PROVIDED)
- 3,000 SF RETAIL #1 - 1.5 SPACES PER 200 SF
3,000 X 1.5/200 = 22.5 SPACES
= 31 SPACES REQUIRED
= 38 SPACES PROVIDED
- PROPOSED LOT A 5,400 SF RETAIL #2 - 1.5 SPACES PER 200 SF
5,400 X 1.5/200 = 40.5 SPACES REQUIRED
= 41 SPACES PROVIDED

LOCATION MAP
(NOT TO SCALE)

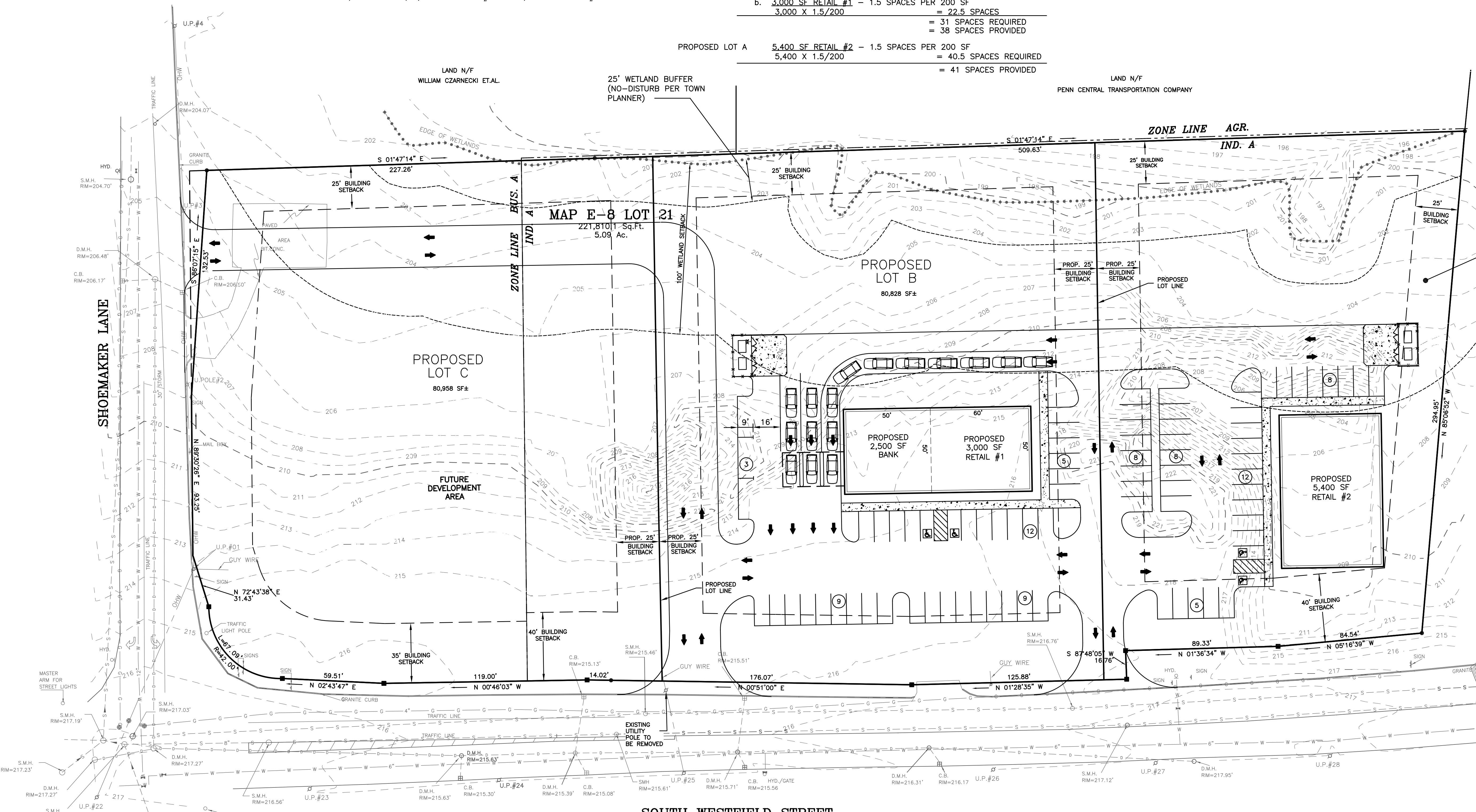
PLAN REFERENCE:

- EXISTING SITE PLAN, AGAWAM, MASSACHUSETTS; PREPARED FOR HUNTER DEVELOPMENT CO.; PREPARED BY D.L. BEAN, INC.; SCALE: 1"=30'.

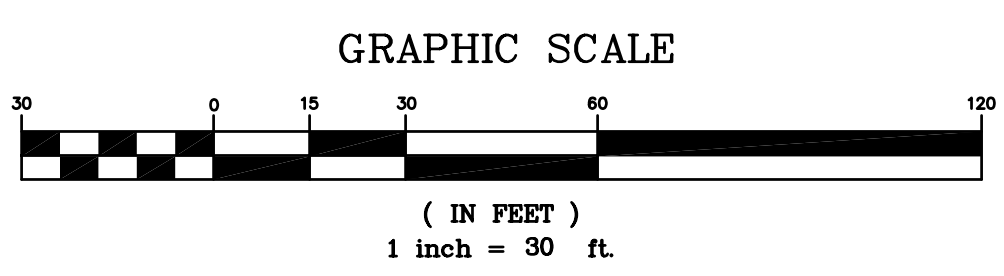
PROPOSED LOT A
60,023 SF±

LAND N/F
ALBERT J. ALBRO

DRAFT



SOUTH WESTFIELD STREET



REVISIONS			
NO.	DESCRIPTION	BY	DATE
1	MISC. REVISIONS	HS	6/22/06
CONCEPT SKETCH 'G'			
SOUTH WESTFIELD STREET & SHOEMAKER LANE AGAWAM, MASSACHUSETTS			
PREPARED FOR: HUNTER DEVELOPMENT COMPANY P.O. BOX 366 EAST LONGMEADOW, MASSACHUSETTS 01028			
		103 Stiles Road, Suite One Salem, New Hampshire 03079 (603) 893-0720	
MHC Design Consultants, Inc. ENGINEERS • PLANNERS • SURVEYORS			
SCALE: 1"= 30'	DATE: JUNE 5, 2006	DRAWING NO. 1952CON-G-DWG	
DRAWN BY: CCC	CHECKED BY: HS	PROJECT NO. 195205	SHEET NO. 1 OF 1

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