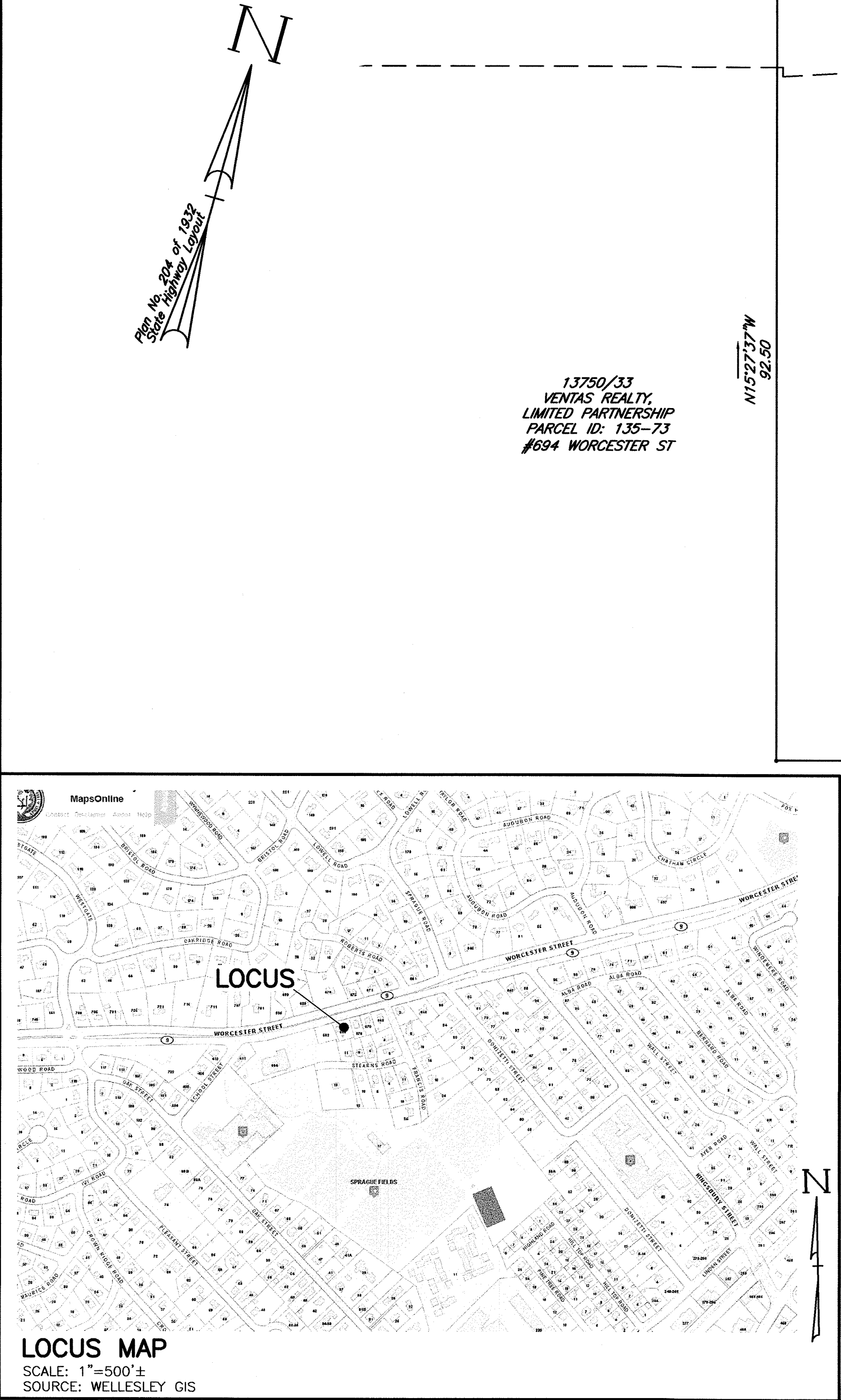


ZONING TABLE		
ZONE	SINGLE FAMILY DISTRICTS (R10)	
DIMENSIONAL CONTROLS	REQUIRED/ALLOWED	PROPOSED/PROVIDED
FRONT YARD SETBACK	30 ft	12.1± ft
SIDE YARD SETBACK	20 ft	20.0± ft
REAR YARD SETBACK	20 ft	10.1± ft
MIN. FRONTAGE	60 ft	200.00 ft
MIN. LOT AREA	10,000 ft²	20,029 ft²
MAX. BUILDING HEIGHT	45 ft	50.7 ft
MAX. NUMBER OF STORIES	3	3
MAX. BLDG. LOT COVERAGE	4,000 S.F.	10,020 S.F.*

* - IF DECK IS ALLOWED BUILDING LOT COVERAGE WOULD INCREASE BY 780 S.F.

SHEET INDEX	
PLAN TITLE	SHEET DESIGNATION
SURVEY PLAN	C1
EXISTING CONDITIONS PLAN	C2
LAYOUT PLAN	C3
VEHICLE ACCESS PLAN	C4
GRADING PLAN	C5
UTILITY PLAN	C6
SITE DETAIL	C7
SITE DETAIL	C8
SITE DETAIL	C9



LOCUS MAP
SCALE: 1"=500'±
SOURCE: WELLESLEY GIS

82+00

(BASELINE FOR 1932 STATE HIGHWAY LAYOUT NO. 2888)

83+00

84+00

LEGEND OF ABBREVIATIONS

CBDH - CONCRETE BOUND WITH DRILL HOLE

EPLP - ESCUTCHEON PIN LEAD PLUG

(FD) - FOUND

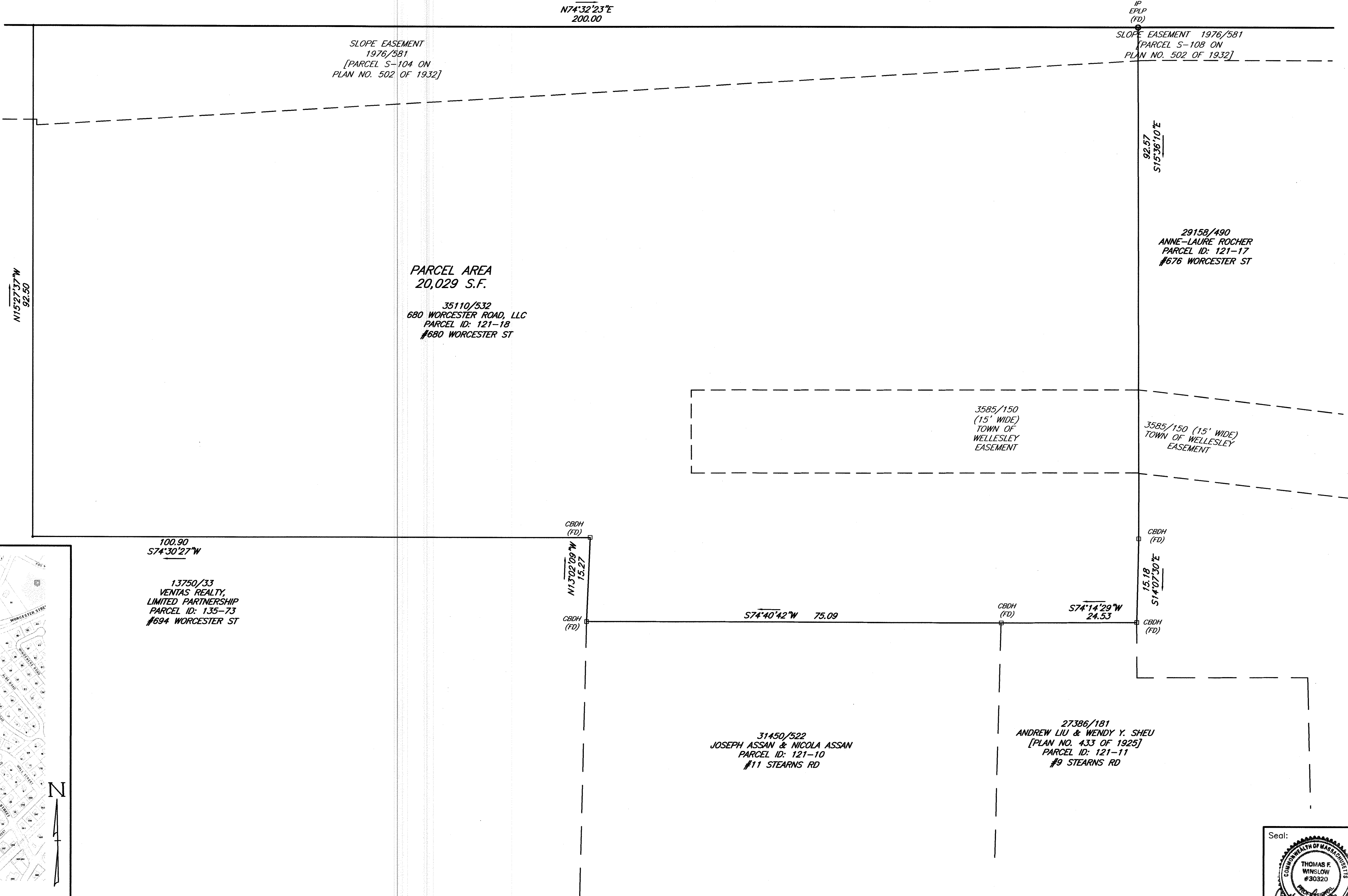
IP - IRON PIPE

S.F. - SQUARE FEET

5223/38 - BOOK/PAGE REFERENCE AT THE NORFOLK DISTRICT REGISTRY OF DEEDS

--- 140 --- CONTOUR LINE (NAVD 88 DATUM)

WORCESTER STREET
(PUBLIC - VARIABLE WIDTH)
(1932 STATE HIGHWAY LAYOUT NO. 2888)
(ROUTE 9)



Prepared For:

Owner / Applicant

680 Worcester Road, LLC
43 Charles Street
Needham, MA 02494

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Design By:

Drawn By: EBL

Checked By: WRB

Project File: WEL-0011

Comp. No: WEL10

☐ Issued For Permit

☐ Issued For Review

☐ Issued For Bid

☐ Issued For Construction

☐ Not For Construction

No.	Revision	Date
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Scale: 1"=10'



Date: May 9, 2016

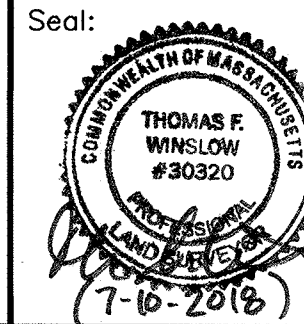
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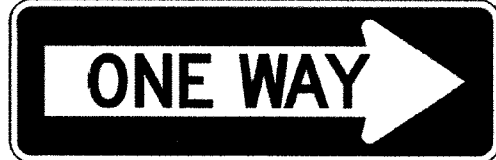
SURVEY PLAN
#680 WORCESTER STREET
CHAPTER 40B COMPREHENSIVE PERMIT
WELLESLEY, MASS.

Drawing No.:

C1

SHEET 1 OF 9





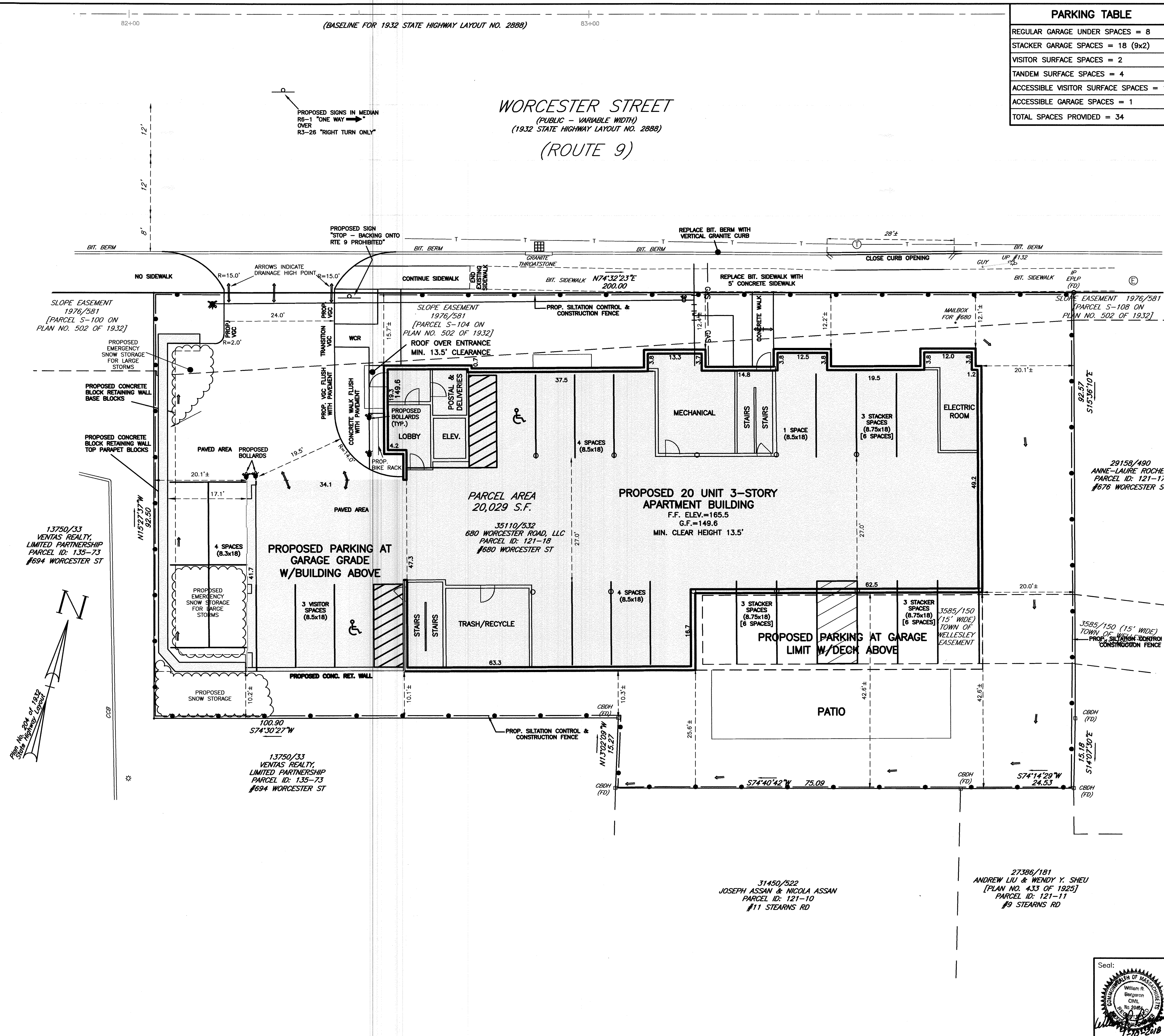
R6-1



R3-26



CUSTOM STOP SIGN



PARKING TABLE	
REGULAR GARAGE UNDER SPACES =	8
STACKER GARAGE SPACES =	18 (9x2)
VISITOR SURFACE SPACES =	2
TANDEM SURFACE SPACES =	4
ACCESSIBLE VISITOR SURFACE SPACES =	1
ACCESSIBLE GARAGE SPACES =	1
TOTAL SPACES PROVIDED =	34

Prepared For:

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Drawn By:

Checked By:

Project File:

Comp. No.:

☐ Issued For Permit

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☐ Not For Construction

No.	Revision	Submitted	MassDOT & Town Comments	Date
1		6-29-2016		11-14-2017

Scale: 1"=10'

0' 5' 10' 20'

Date: May 9, 2016

Drawing Title:

LAYOUT PLAN
#680 WORCESTER STREET
CHAPTER 40B COMPREHENSIVE PERMIT
WELLESLEY, MASS.

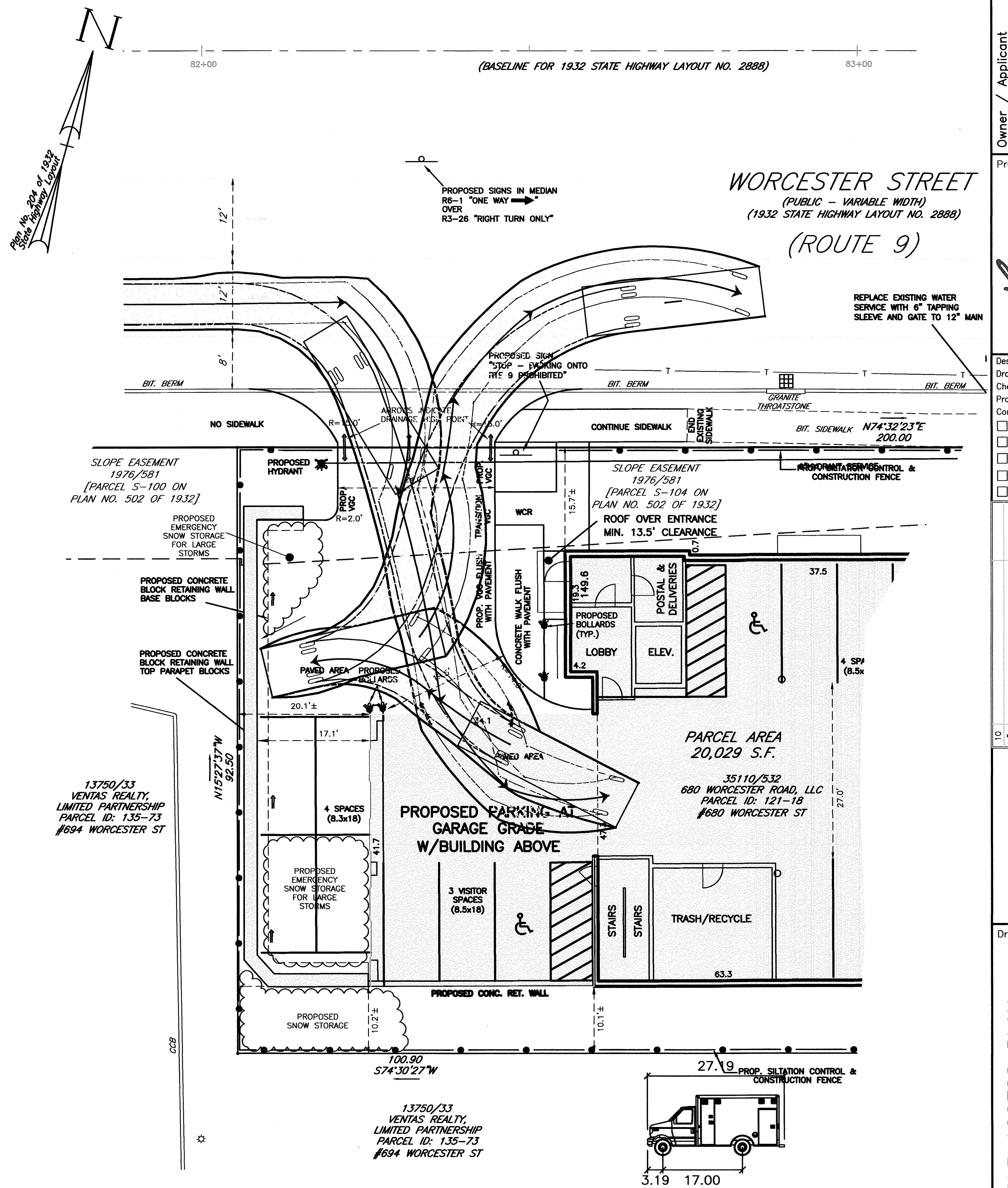
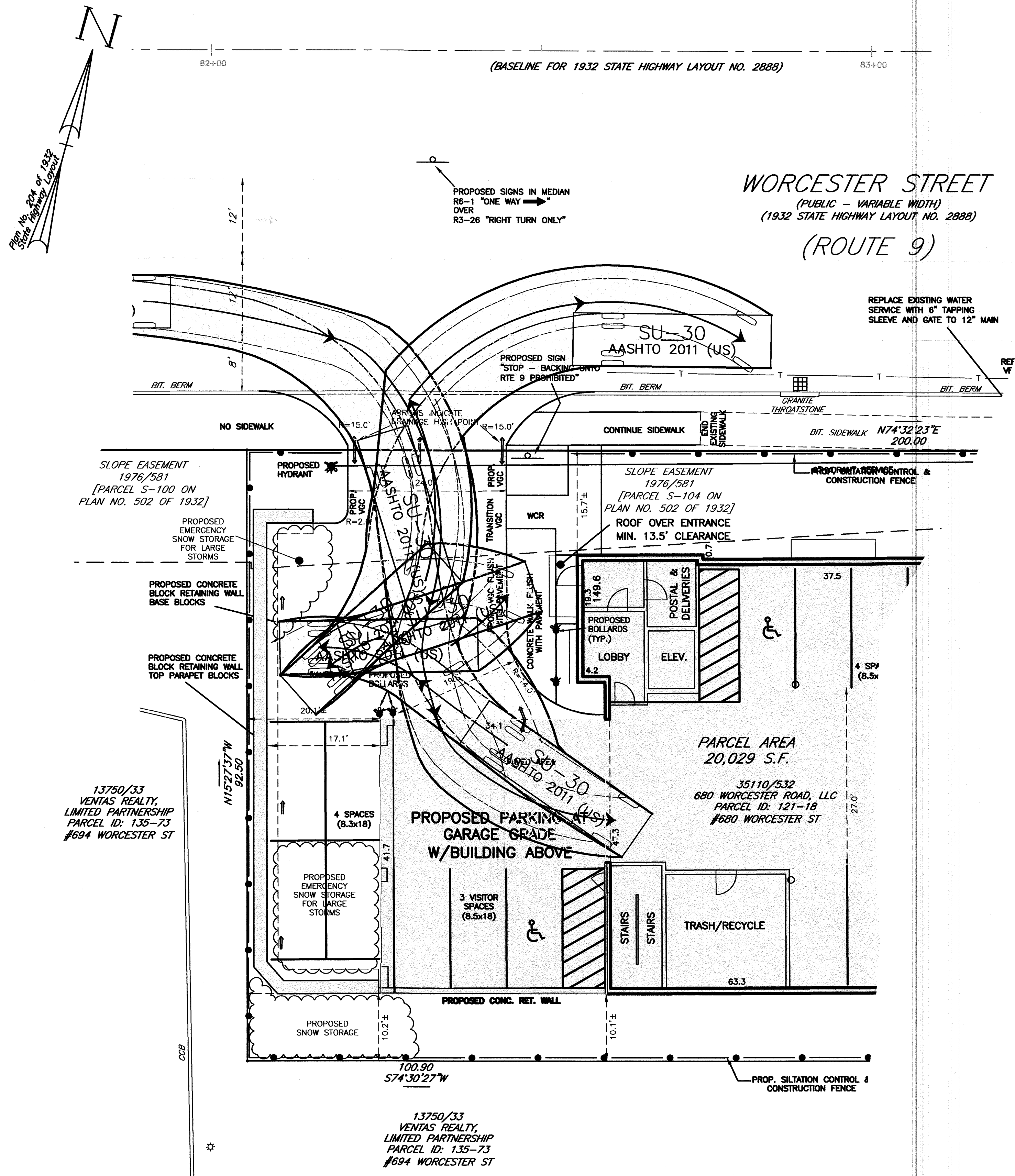
Seal:

Seal of William R. Bergeron, Civil Engineer, No. 24842, State of Massachusetts

Drawing No.:

C3

SHEET 3 OF 9



Prepared For:

Owner / Applicant
680 Worcester Road, LLC
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Design By:

Drawn By: EBL

Checked By: WRB

Project File: WEL-0011A

Comp. No: WEL10

☐ Issued For Permit

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☐ Issued For Construction

☐ Not For Construction

6-29-2016 11-14-2017

Submitted & Town Comments

Revised

No.

10 9 8 7 6 5 4 3 2 1

Scale: 1"=10'

0' 5' 10' 20'

Date: May 9, 2016

Drawing Title:

VEHICLE ACCESS PLAN

#680 WORCESTER STREET

CHAPTER 40B COMPREHENSIVE PERMIT

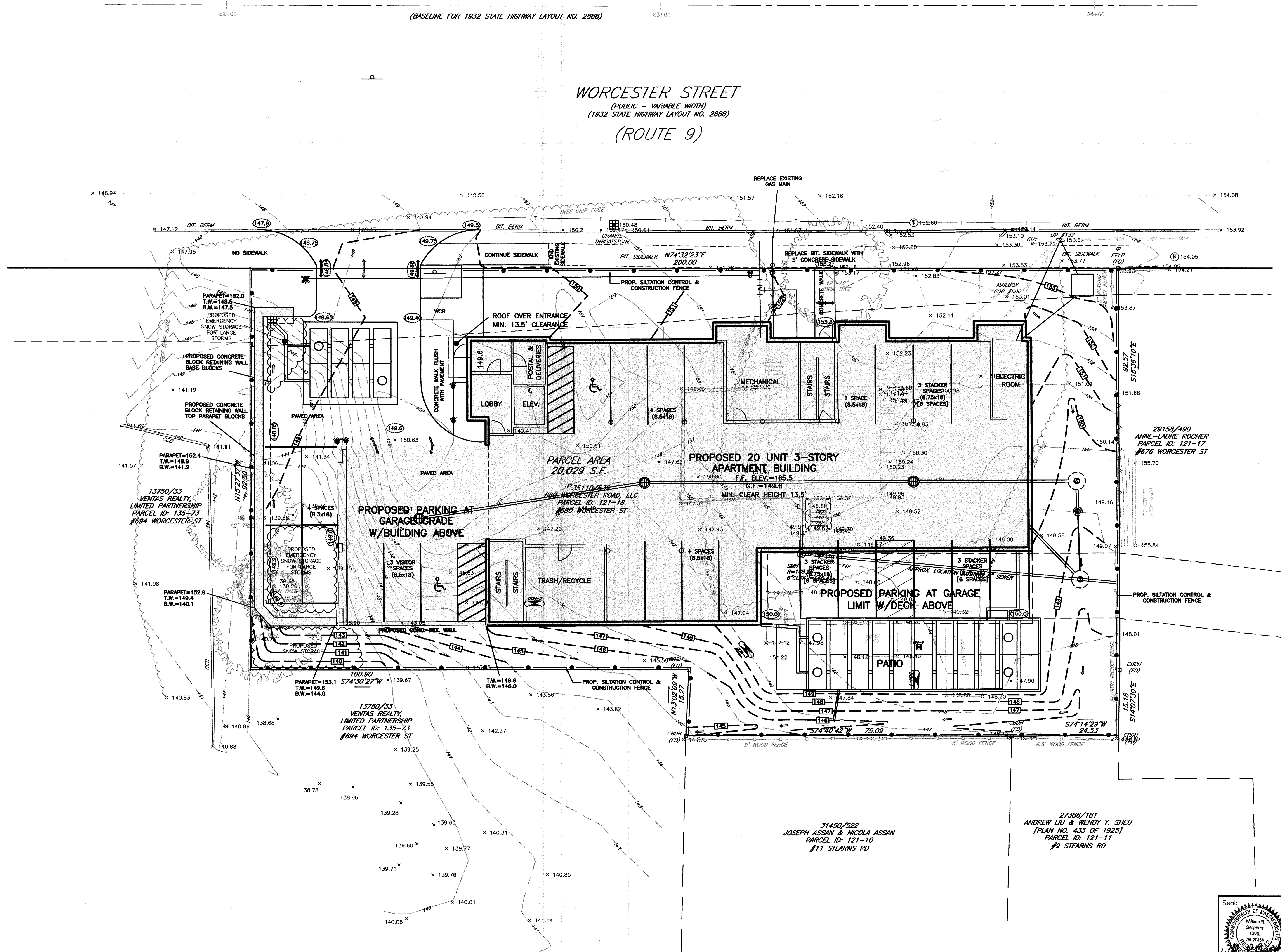
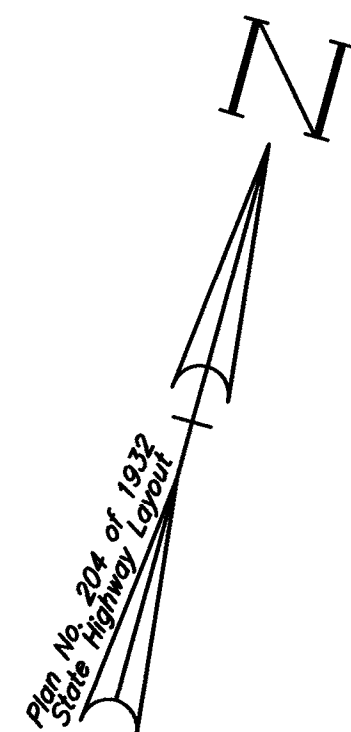
WELLESLEY, MASS.

Drawing No.:

C4

SHEET 4 OF 9

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Prepared For:

Owner / Applicant
680 Worcester Road, LLC
43 Charles Street
Needham, MA 02494

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Hayes
Hayes Engineering, Inc.
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Fax: 781 246 7598
www.hayeseng.com

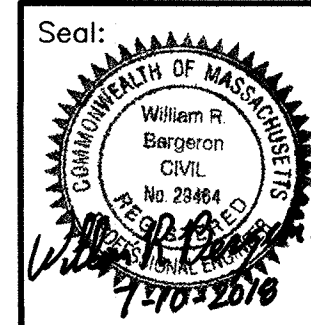
Design By:
Drawn By: EBL
Checked By: WRB
Project File: WEL-0011
Comp. No: WEL10
☐ Issued For Permit
☐ Issued For Review
☐ Issued For Bid
☐ Issued For Construction
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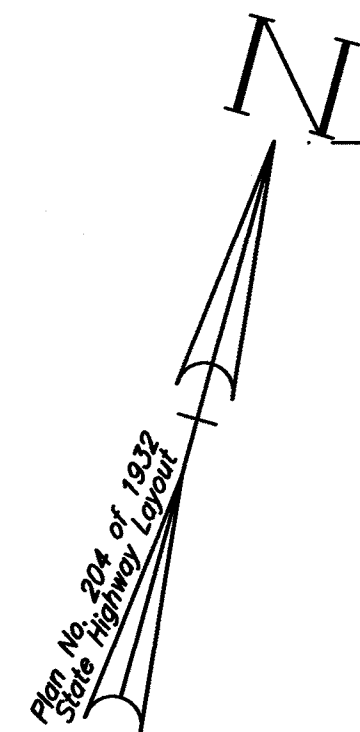
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0' 5' 10' 20'
Date: May 9, 2016

Drawing Title:
GRADING PLAN
#680 WORCESTER STREET
CHAPTER 40B COMPREHENSIVE PERMIT
WELLESLEY, MASS.

Drawing No.:
C5
SHEET 5 OF 9



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13750/33
VENTAS REALTY,
LIMITED PARTNERSHIP
PARCEL ID: 135-73
#694 WORCESTER ST

13750/33
VENTAS REALTY,
LIMITED PARTNERSHIP
PARCEL ID: 135-73
#694 WORCESTER ST

31450/522
JOSEPH ASSAN & NICOLA ASSAN
PARCEL ID: 121-10
#11 STEARNS RD

27386/181
ANDREW LIU & WENDY Y. SHEU
[PLAN NO. 433 OF 1925]
PARCEL ID: 121-11
#9 STEARNS RD

WORCESTER STREET
(PUBLIC - VARIABLE WIDTH)
(1932 STATE HIGHWAY LAYOUT NO. 2888)
(ROUTE 9)

STORMWATER MANAGEMENT AREA 2
(8)- TYPE "D" LEACHING CHAMBERS
FROM SHEA CONCRETE
18" SURROUNDING STONE
8" SEPARATION BETWEEN ROWS
(2)4" CONNECTORS BETWEEN ROWS
TOP CHAMBER=145.79
BOTTOM CHAMBER=144.29
BOTTOM STONE=143.79
8" HEADER LEVEL @ 145.00
4" INLETS @ 144.87

STORMWATER MANAGEMENT AREA 1
(22)- TYPE "D" LEACHING CHAMBERS
FROM SHEA CONCRETE
W/6" SURROUNDING STONE
8" SEPARATION STONE BETWEEN ROWS
(2)4" CONNECTORS BETWEEN ROWS
TOP CHAMBER=148.30
BOTTOM CHAMBER=146.80
BOTTOM STONE=146.30
4" INLETS @ 147.75
4" OUTLET @ 147.75

Prepared For:

Owner / Applicant
680 Worcester Road, LLC
43 Charles Street
Needham, MA 02494

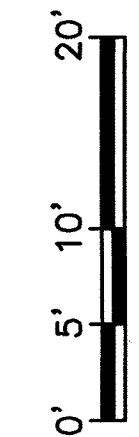
Prepared By:

Hayes Engineering, Inc.
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Worcester, MA 01680
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Fax: 781.246.7586
www.hayeseng.com

Design By:
Drawn By: EBL
Checked By: WRB
Project File: WEL-0011
Comp. No: WEL10
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No.	Revision	Submitted	Comments	Date
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Scale: 1"=10'



Date: May 9, 2016

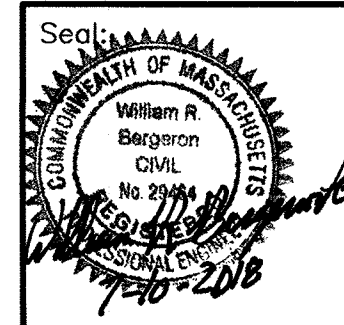
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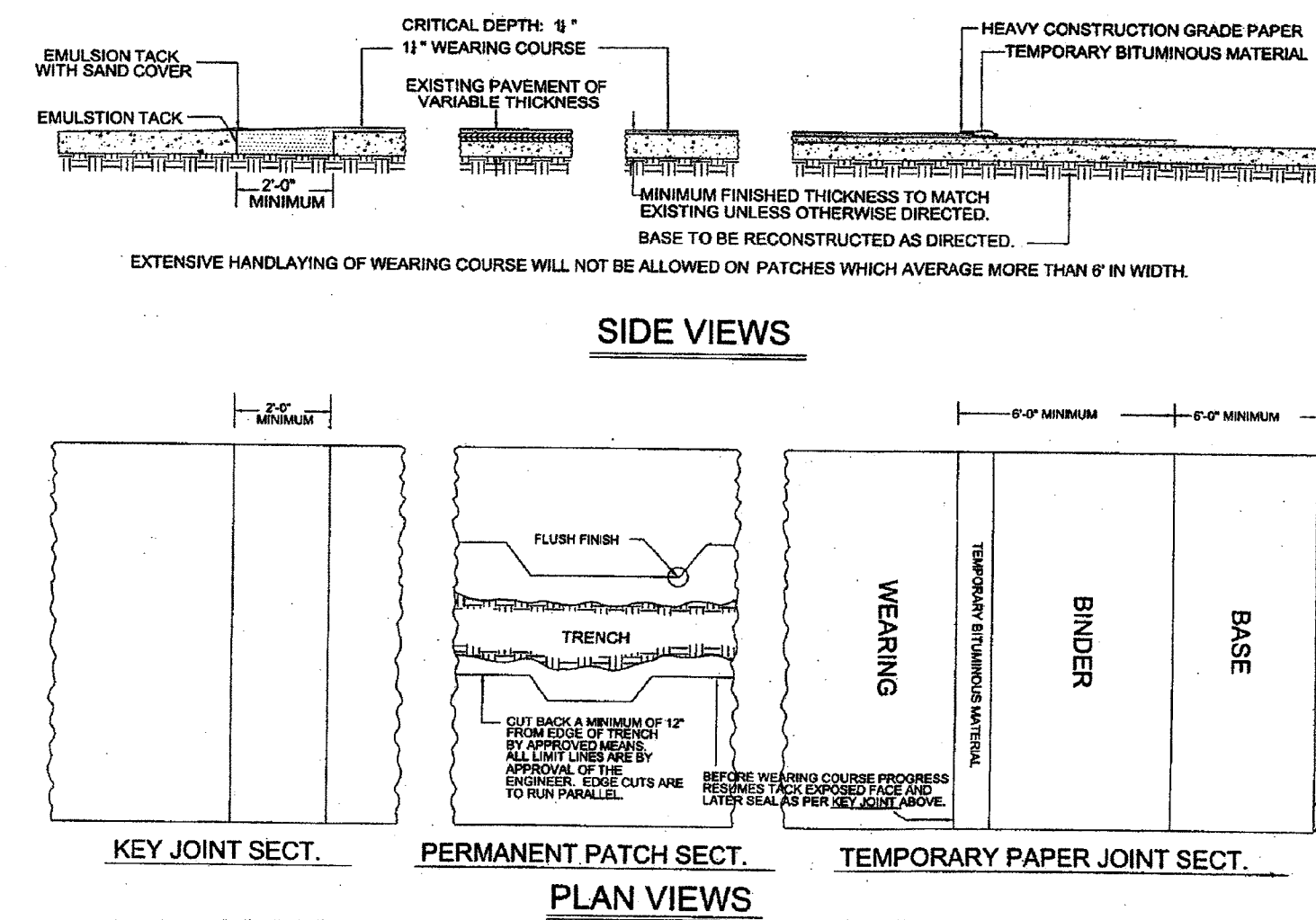
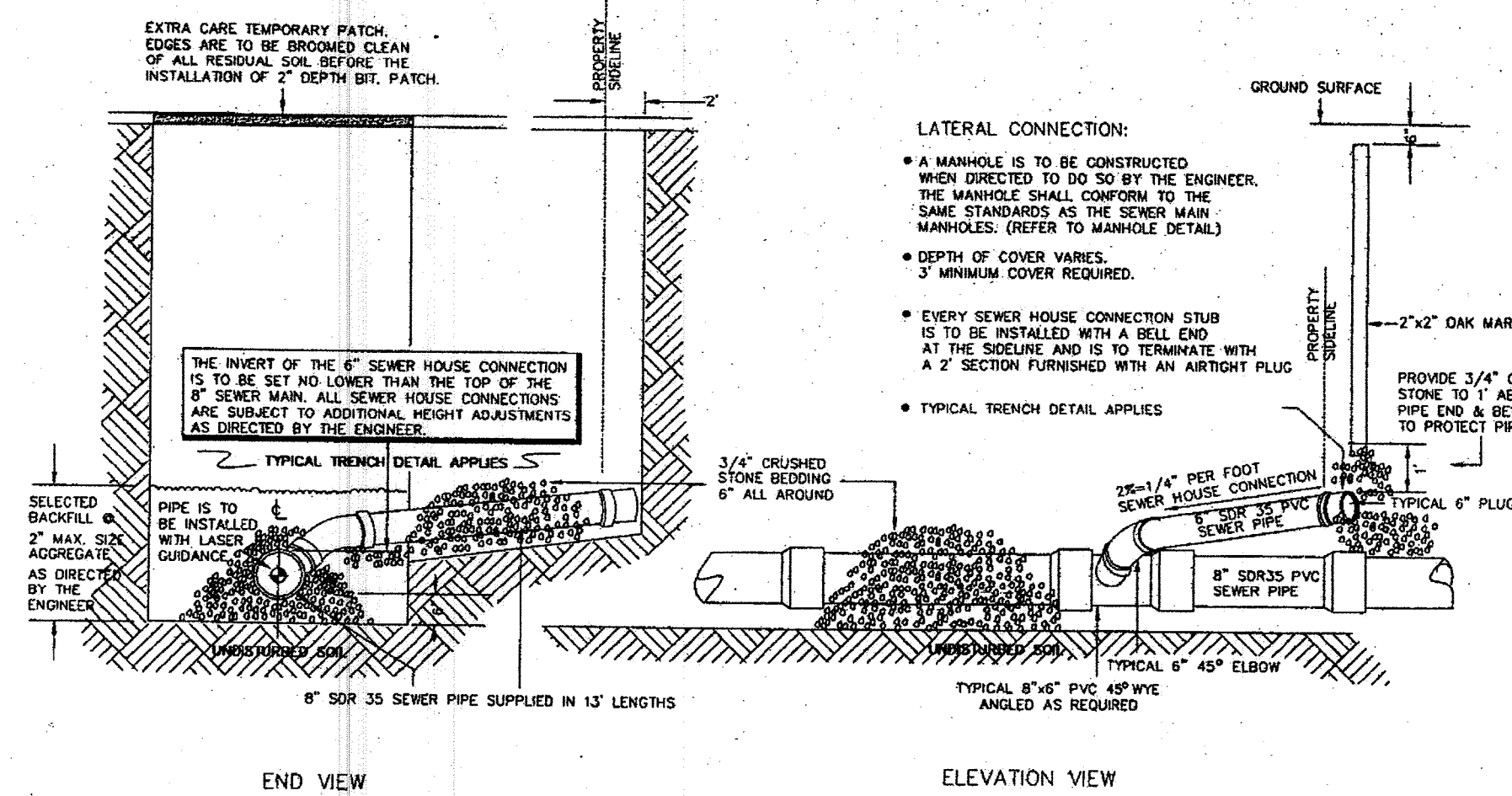
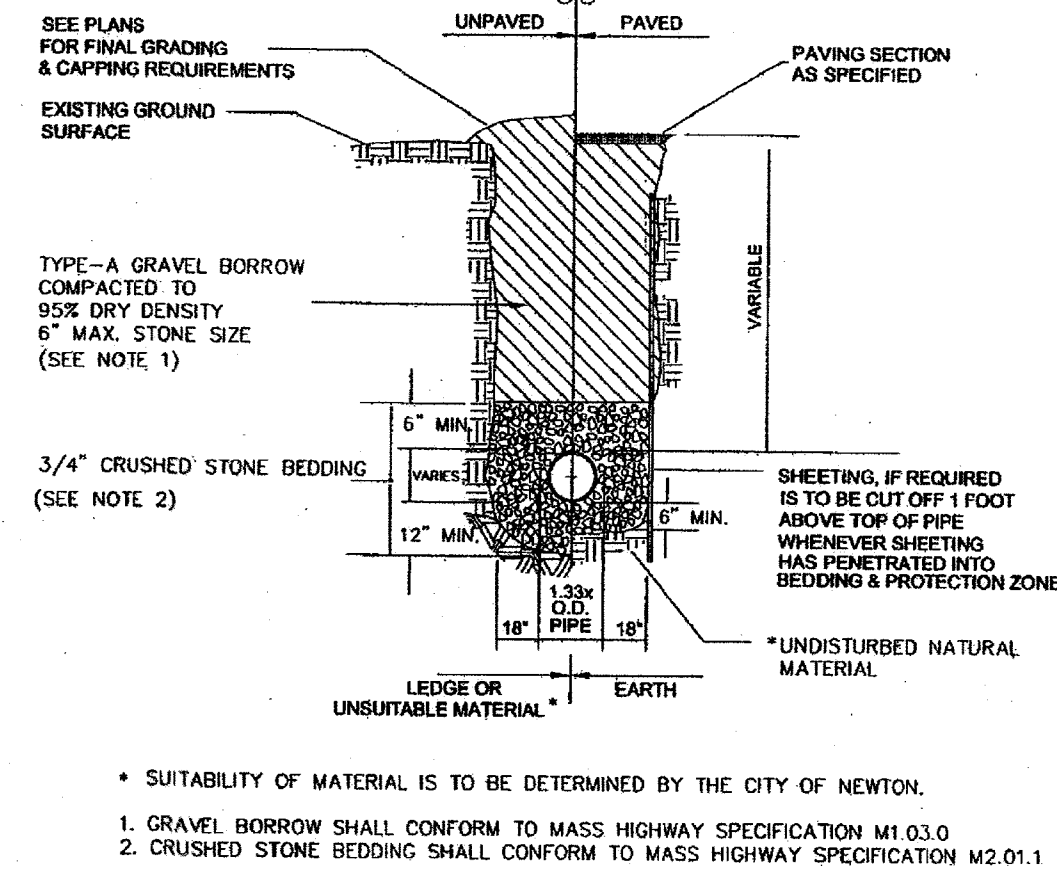
UTILITY PLAN
#680 WORCESTER STREET
CHAPTER 40B COMPREHENSIVE PERMIT
WELLESLEY, MASS.

Drawing No.:

C6

SHEET 6 OF 9

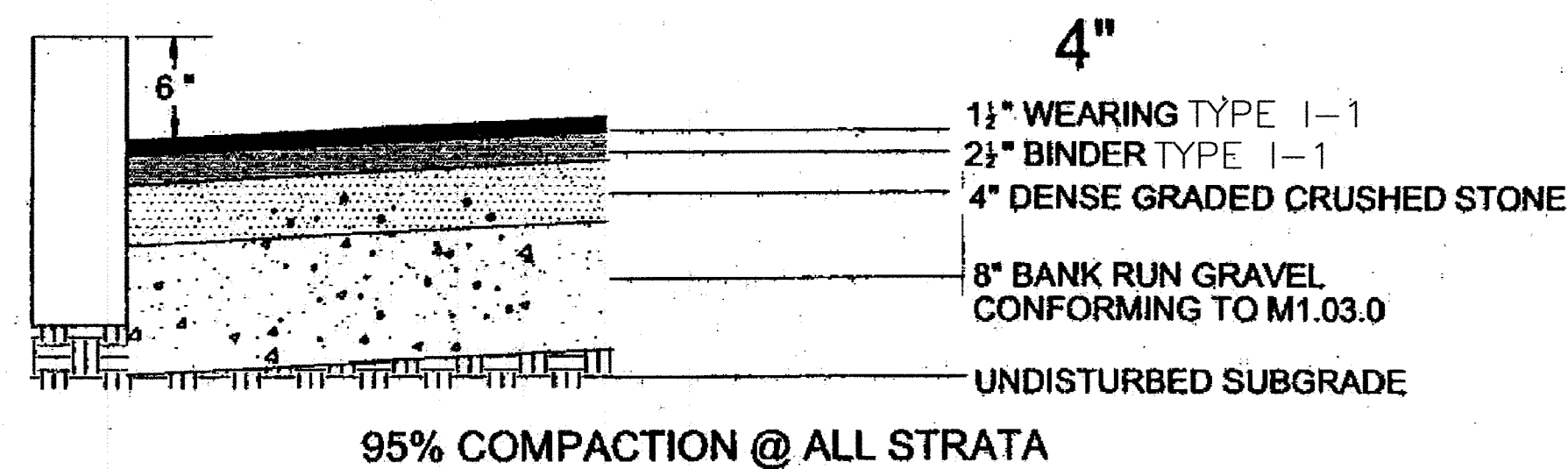
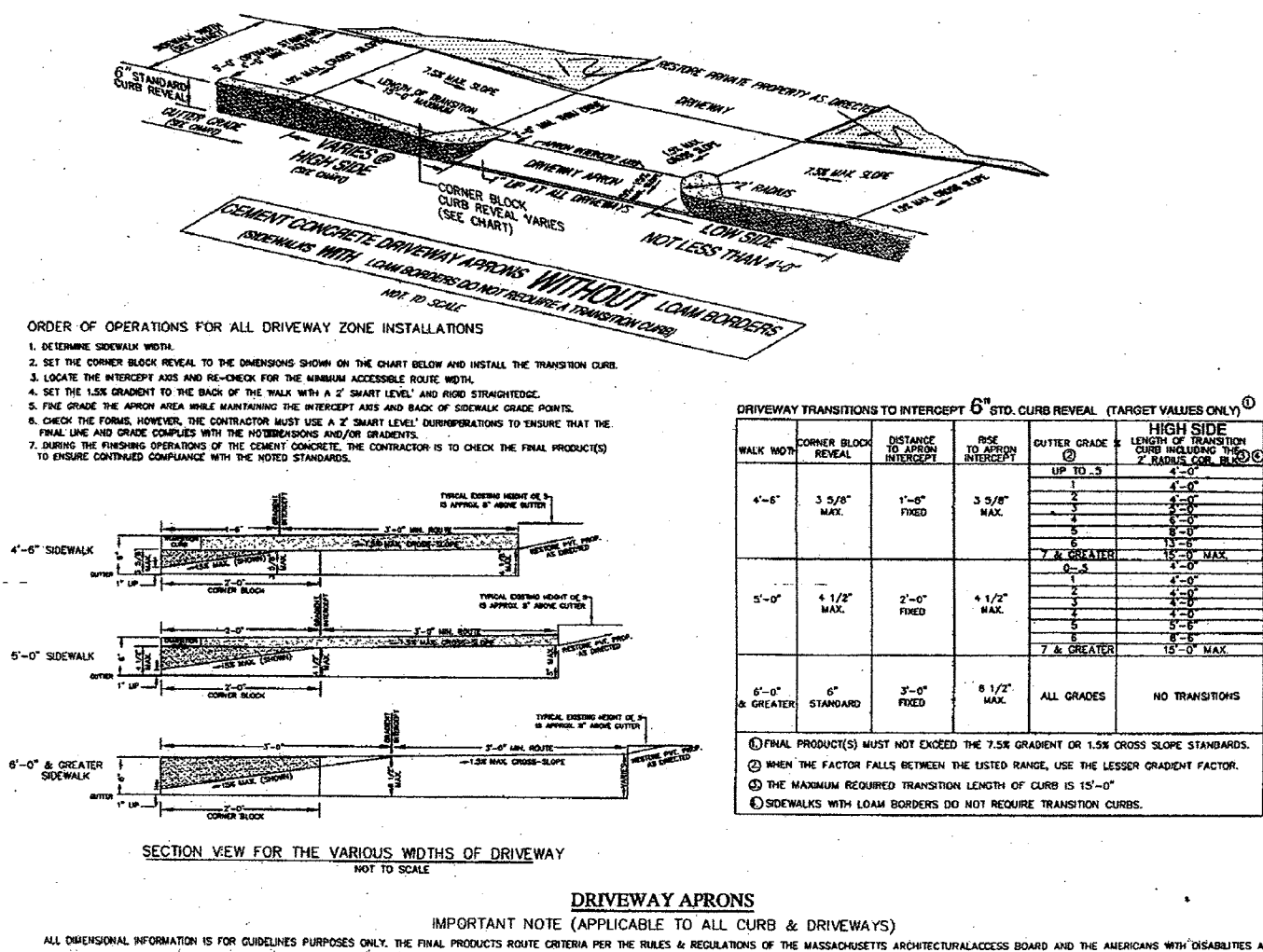
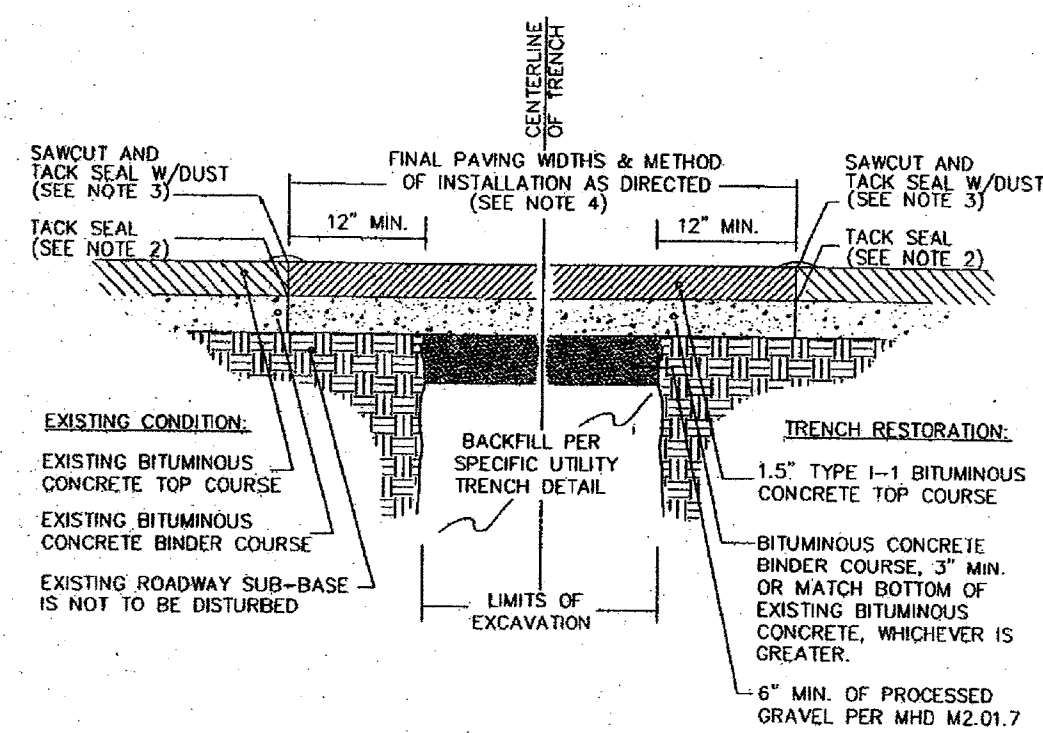




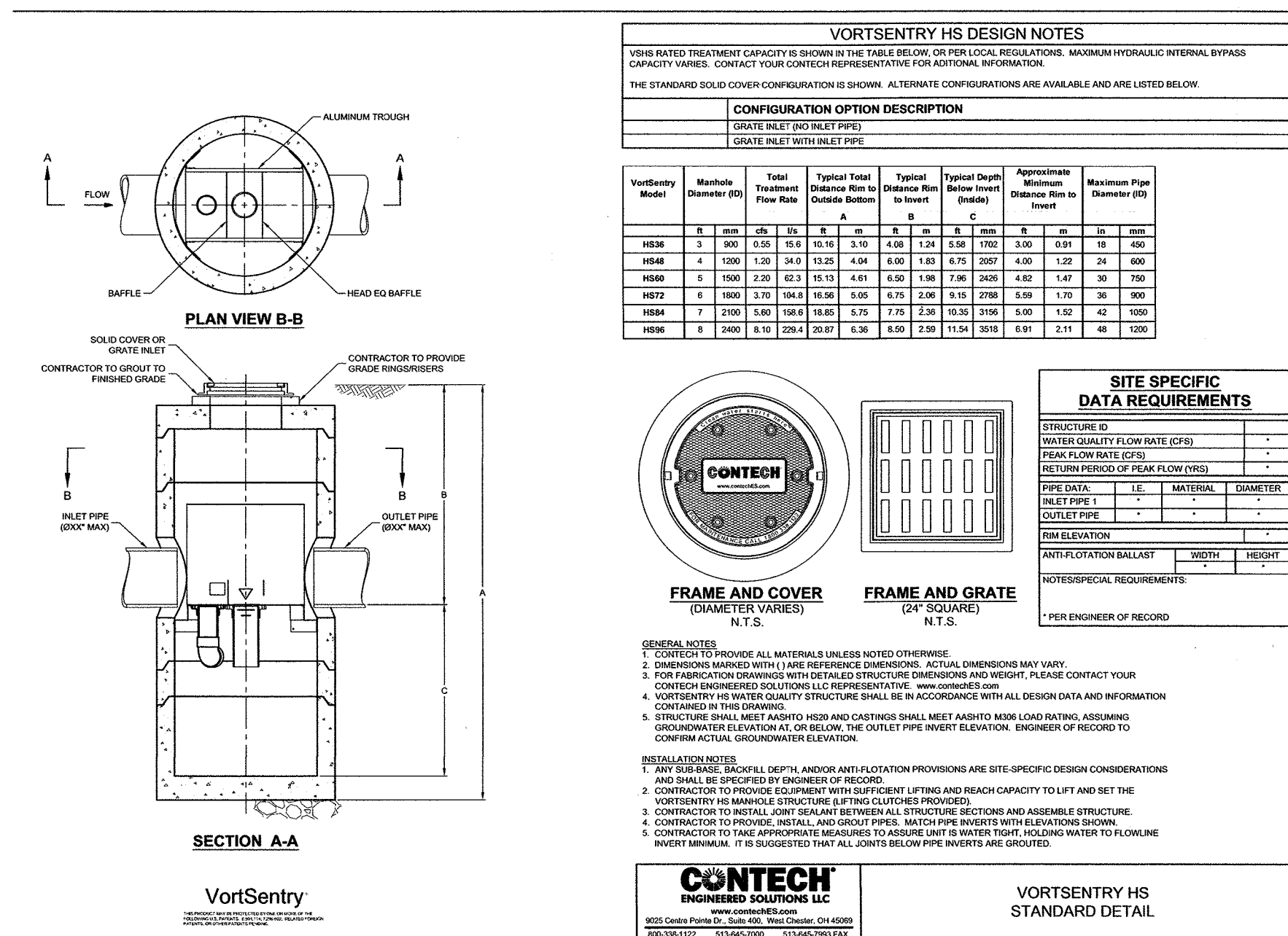
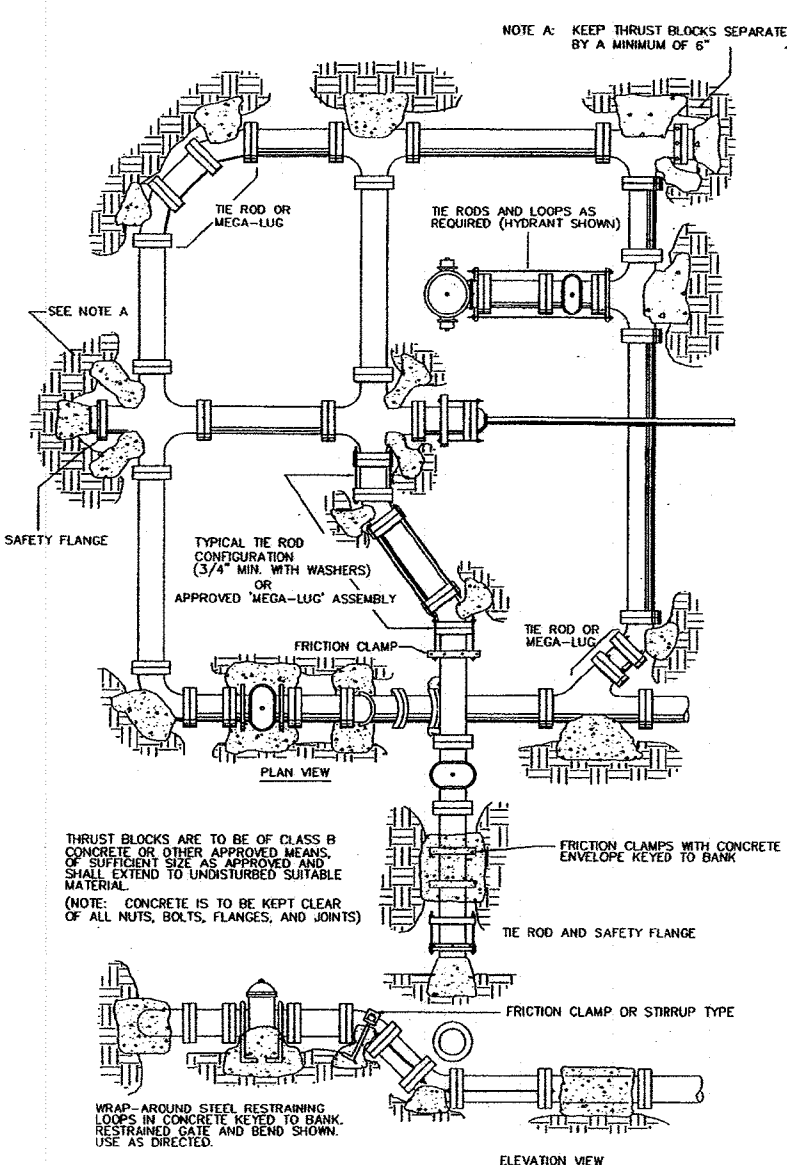
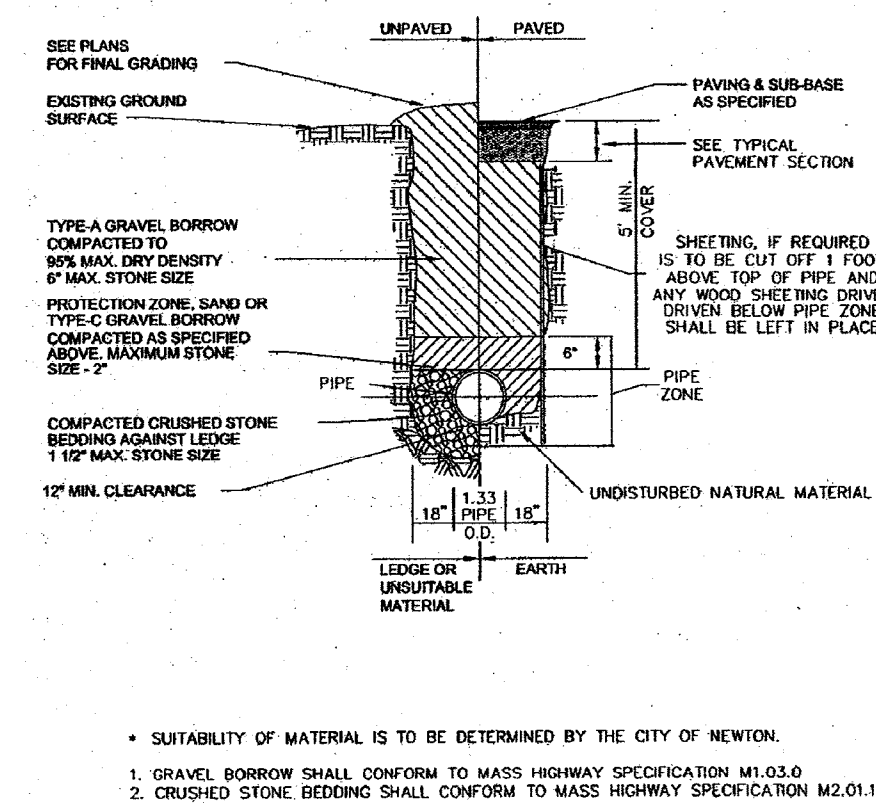
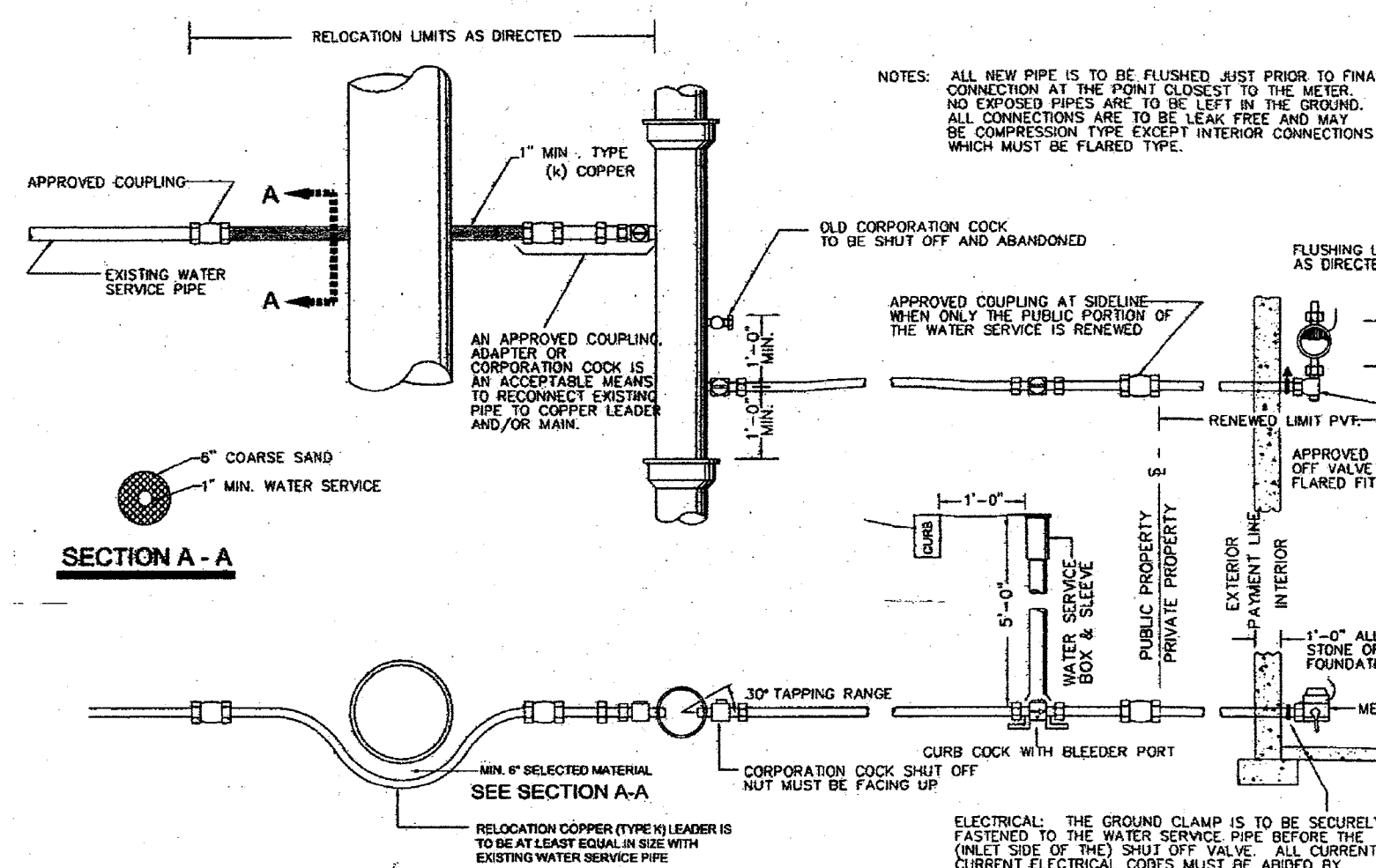
SEWER LATERAL
NOT TO SCALE

TRENCH REPAIR

NOT TO SCALE



BITUMINOUS CONCRETE PAVEMENT
NOT TO SCALE



WATER TRENCH
NOT TO SCALE



CONTECH® VORTSENTRY HS OR APPROVED EQUAL
NOT TO SCALE

Seal:



Seal of the Commonwealth of Massachusetts, featuring a Native American figure holding a bow and arrow, surrounded by the text "COMMONWEALTH OF MASSACHUSETTS" and "SIGILLUM REIPUBLICAE".

Prepared For:

Owner / Applicant
680 Worcester Road, LL
43 Charles Street
Needham, MA 02494

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Design By:
 Drawn By: EBL
 Checked By: WRB
 Project File: WEL-0011
 Comp. No: WEL10
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2	Submittal	6-29-2018
1	MassDOT & Town Comments	11-14-2017
No.	Paving	Date

Scale: 1"=N.T.S.

Date: May 9, 2016

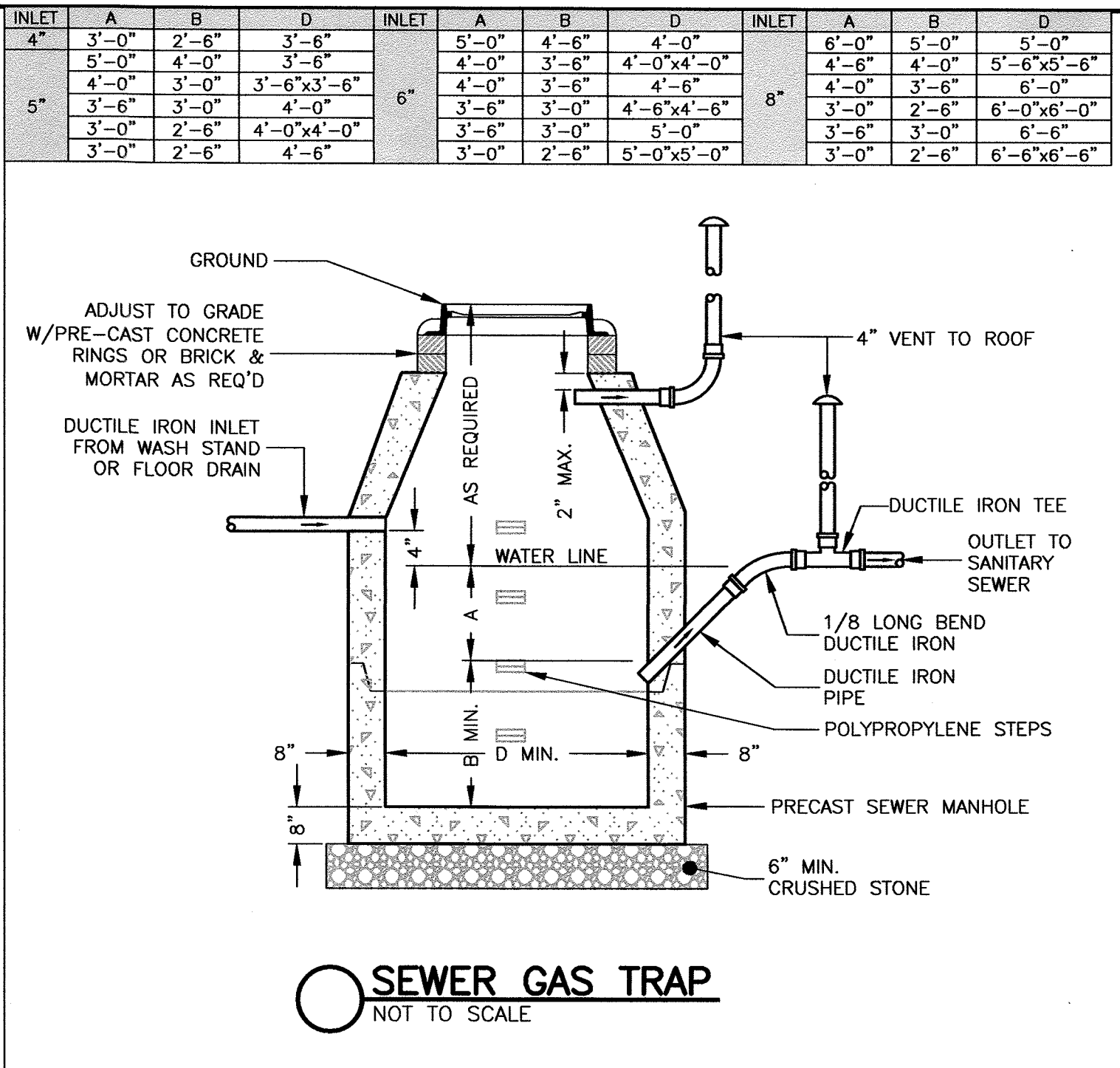
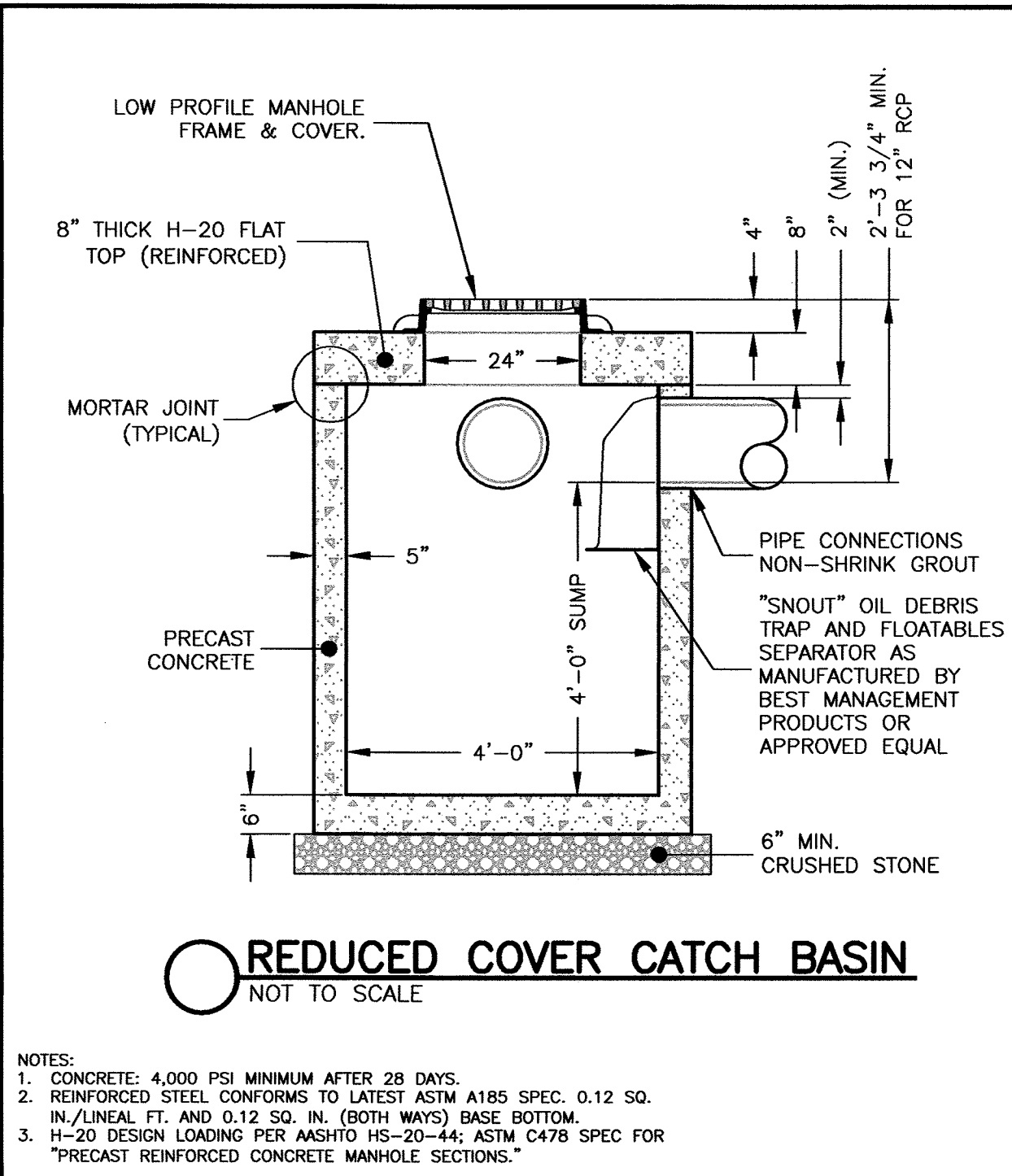
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DETAIL SHEET
#680 WORCESTER STREET
CHAPTER 40B COMPREHENSIVE PERM
WELLESLEY, MASS.

Drawing No.:

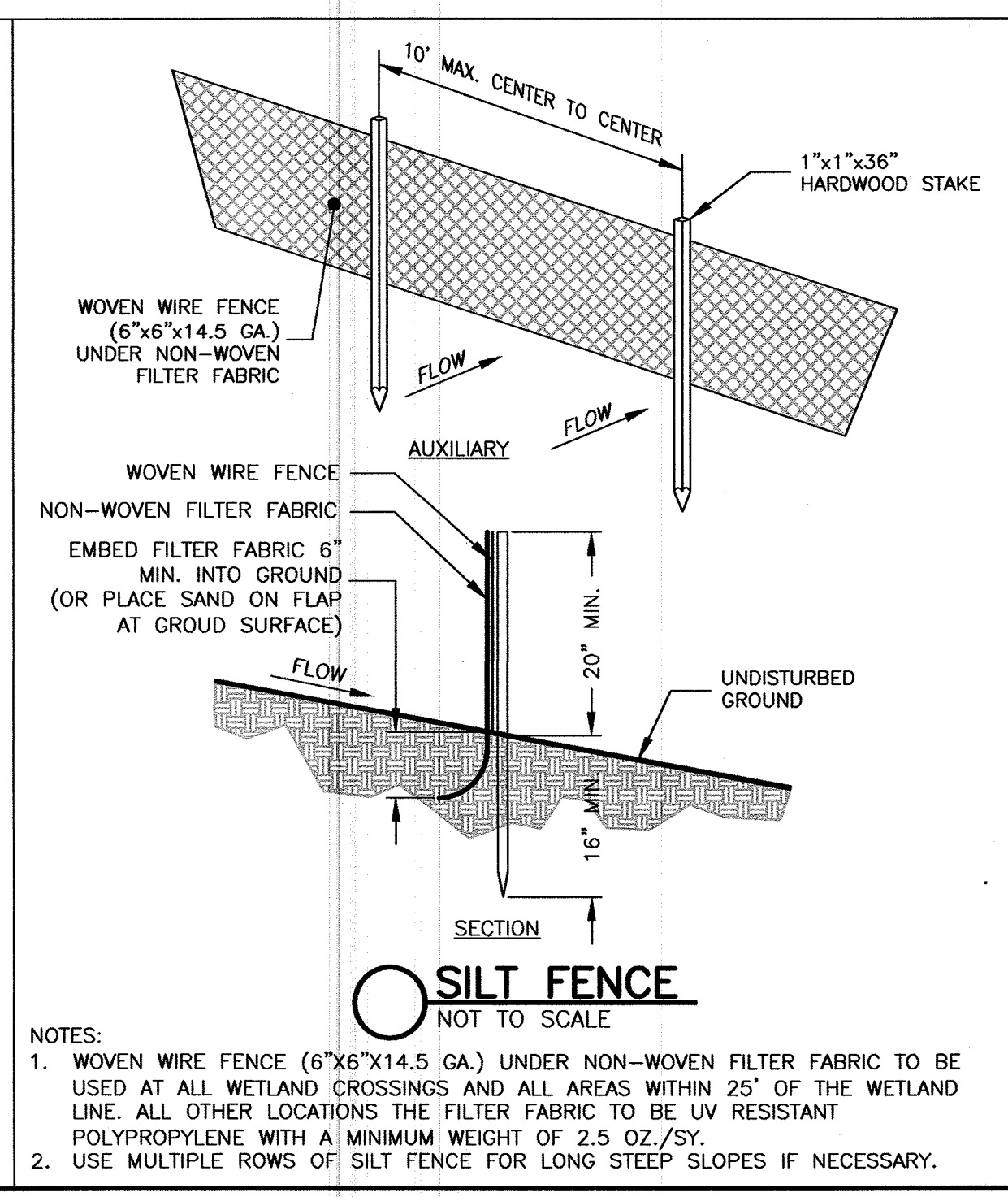
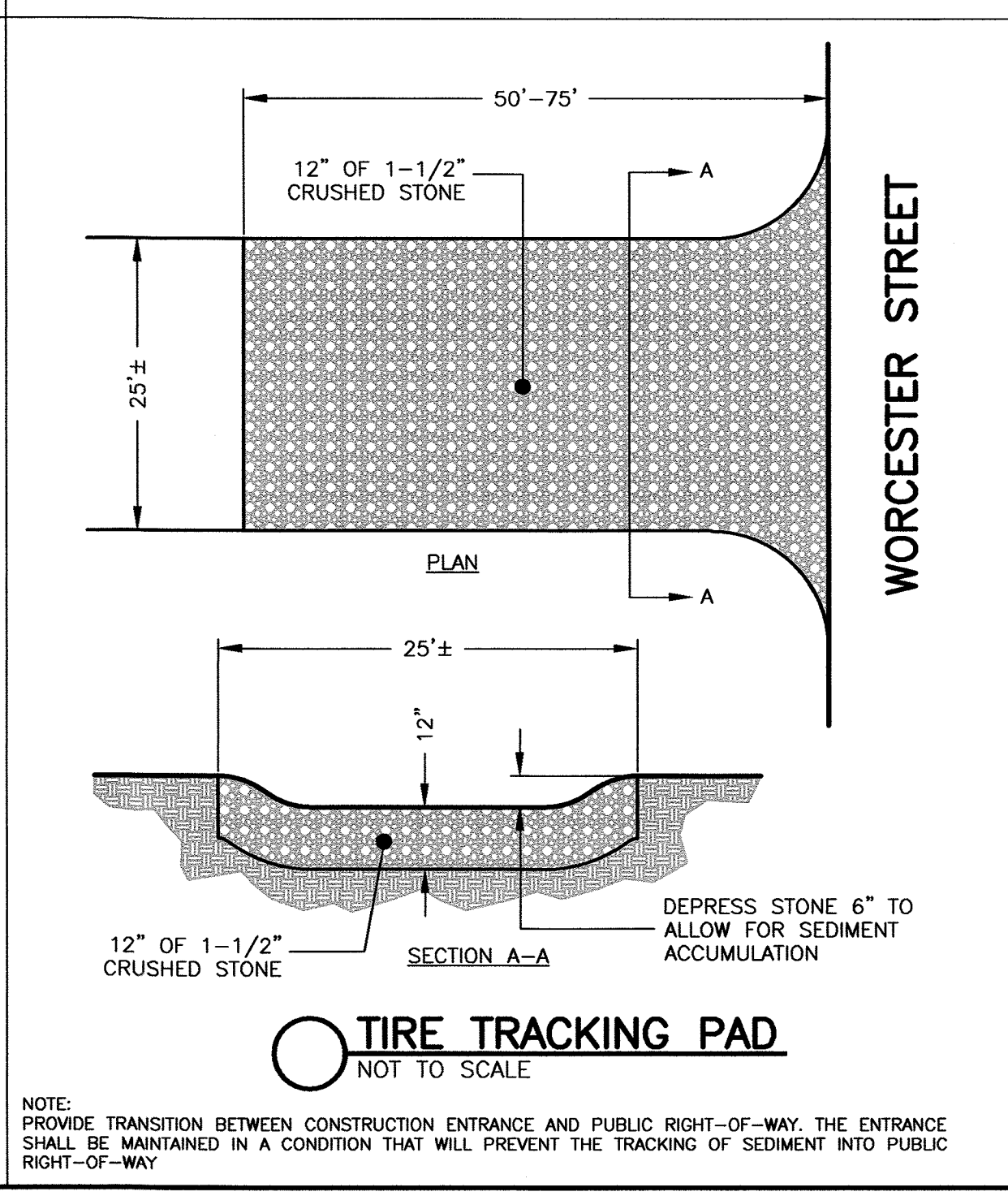
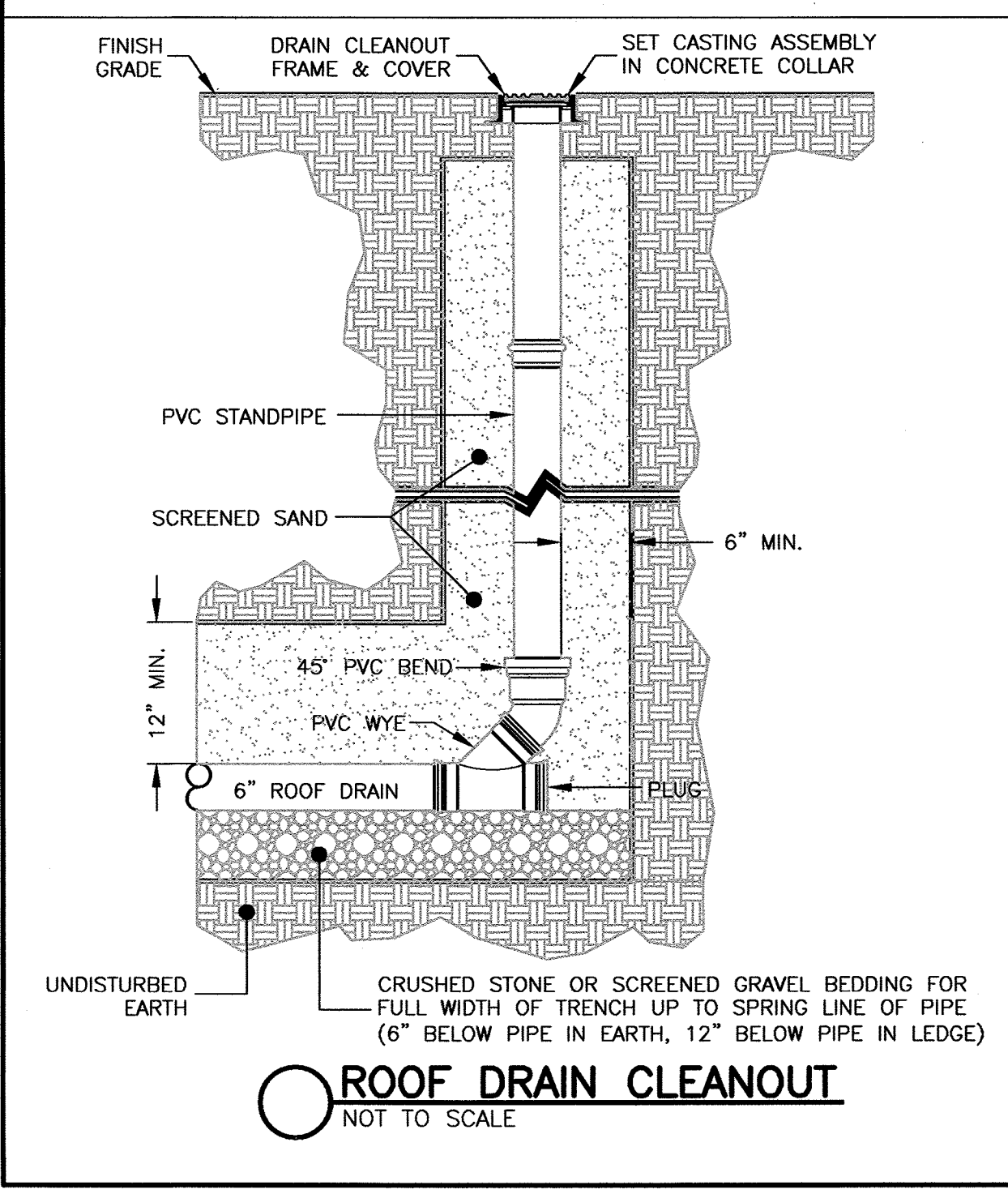
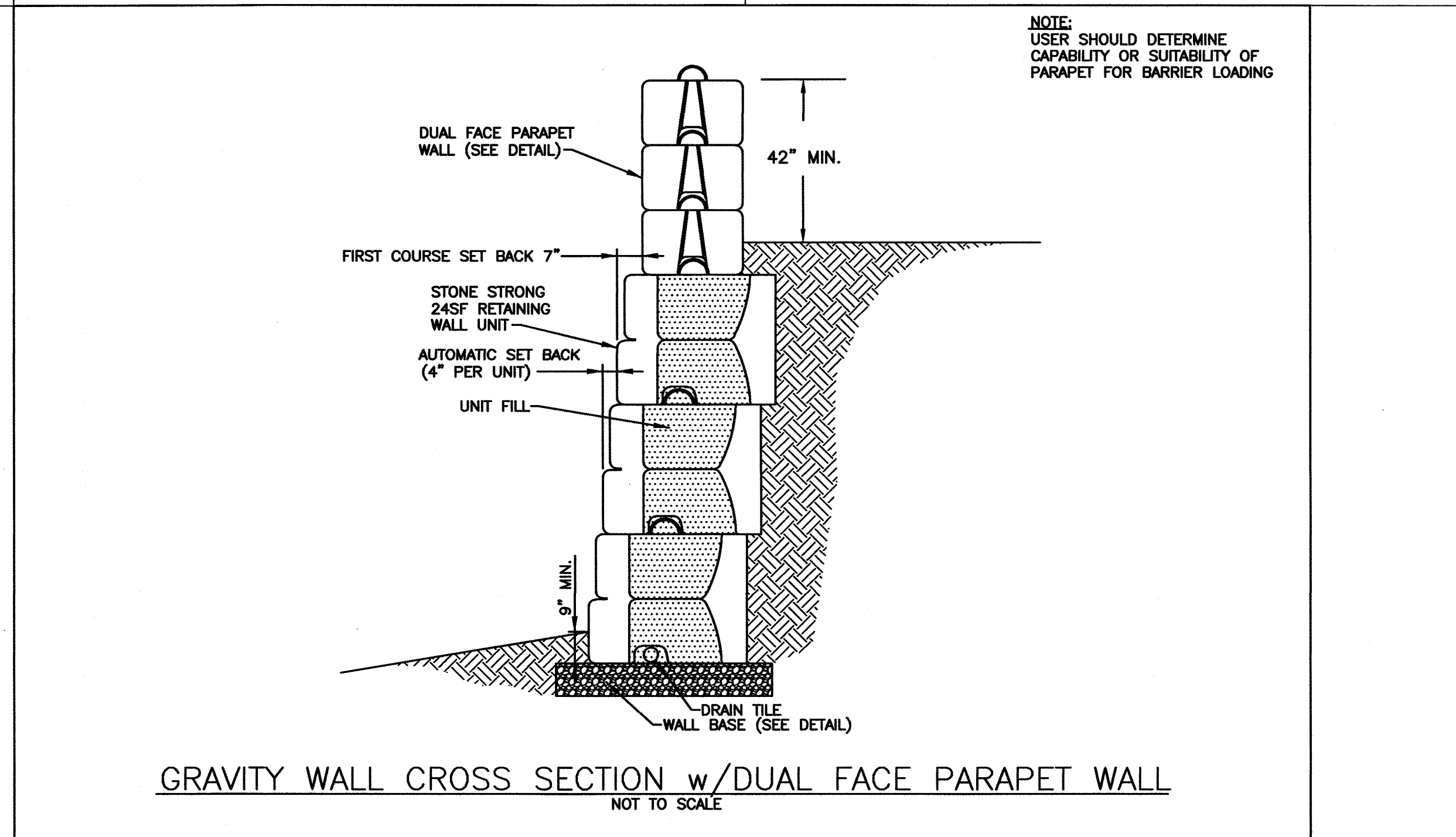
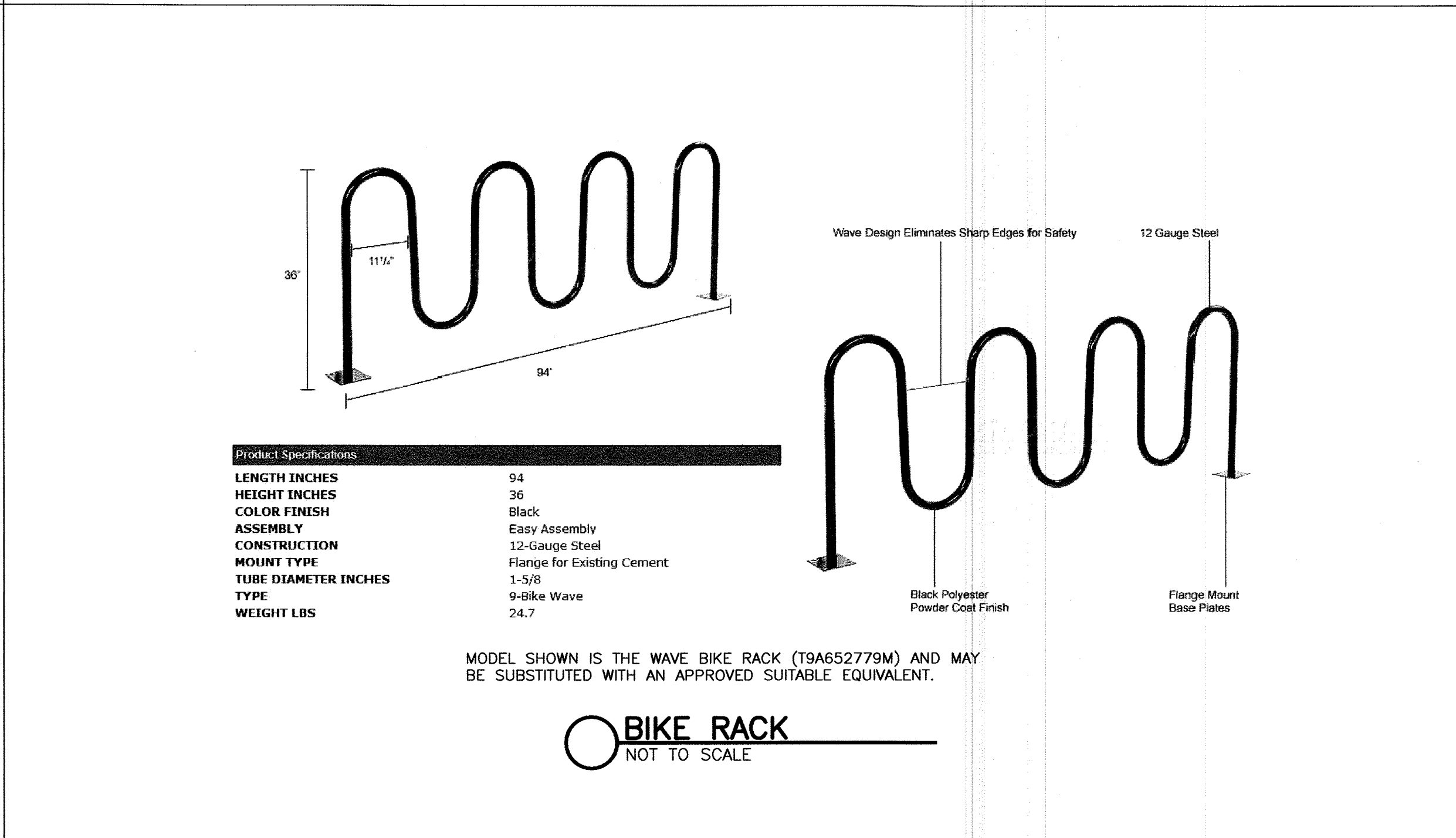
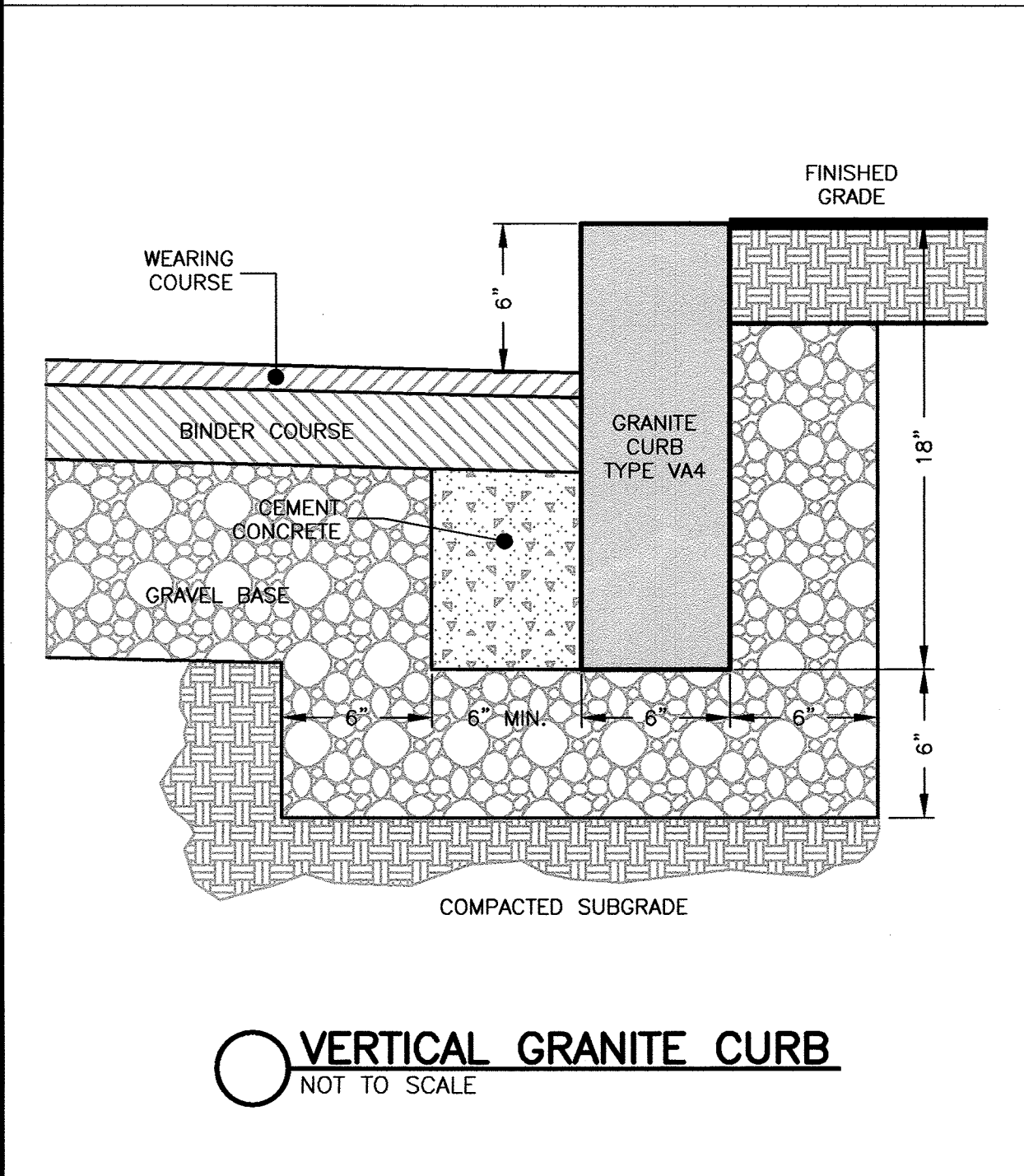
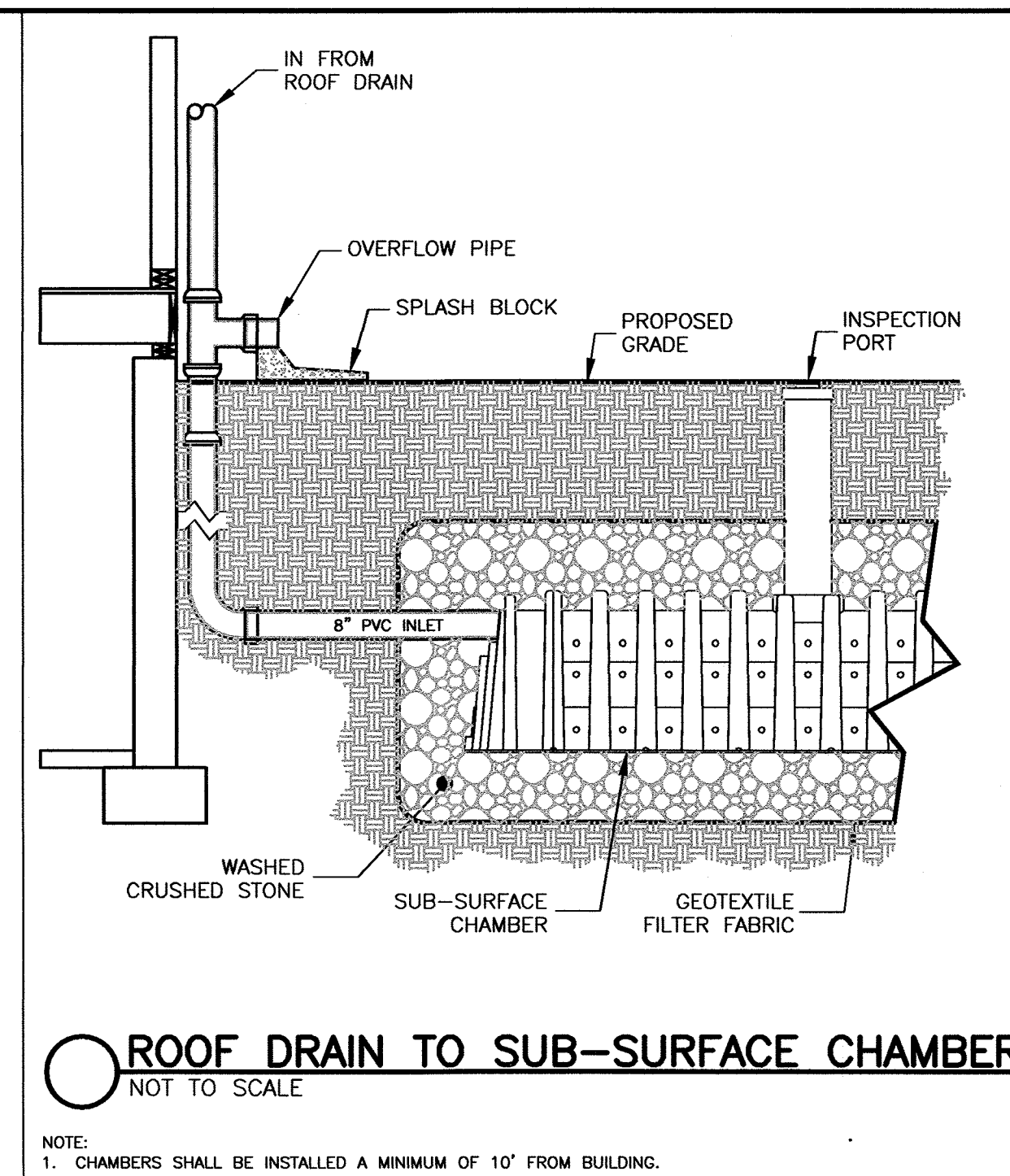
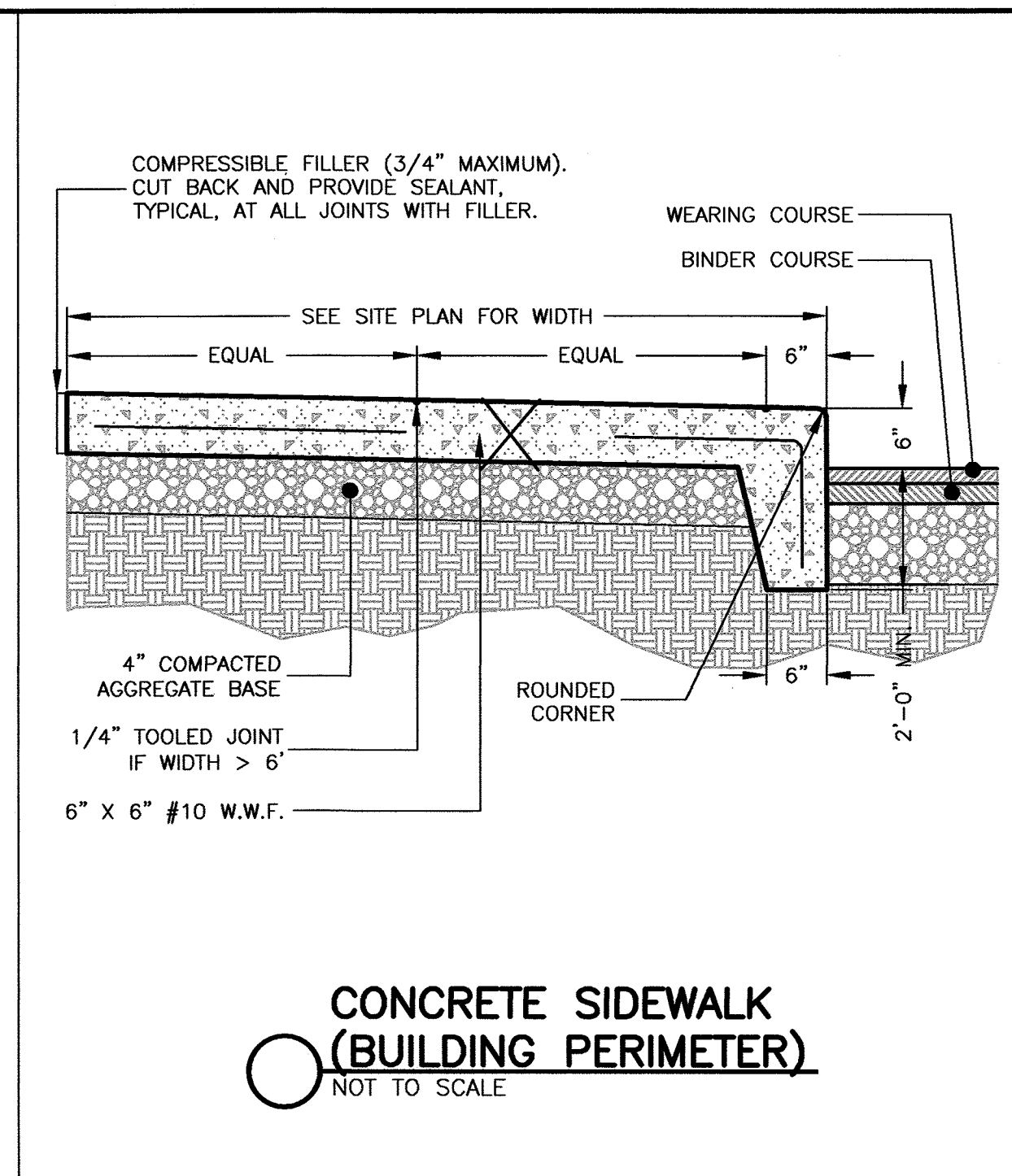
C7

SHEET 7 OF 9



GENERAL CONSTRUCTION NOTES

- MANHOLE TO BE LOCATED OUTSIDE OF BUILDING WHERE POSSIBLE, COVER TO HAVE A CENTER HOLE.
- A TIGHT COVER MUST BE USED IF MANHOLE IS LOCATED INSIDE OF BUILDING.
- OPENING SHALL BE NOT LESS THAN 24" DIA.
- THE MANHOLE SHALL BE SO LOCATED AND CONSTRUCTED THAT SURFACE WATER SHALL BE EXCLUDED.
- INLET PIPE SHALL BE AT LEAST FOUR INCHES ABOVE NORMAL WATER LINE.
- WHERE SUBJECT TO FROST OR CRUSHING CONDITIONS, OUTLET SHALL BE AT LEAST THREE FEET BELOW THE SURFACE.
- THE NEW MANHOLE MUST BE FILLED WITH CLEAN WATER BEFORE USING, AND AFTER BEING EMPTIED FOR PERIODIC CLEANING.
- ALL OIL AND GASOLINE MUST BE REMOVED BEFORE CLEANING OUT THE MANHOLE, AND MUST NOT BE DISCHARGED INTO THE SEWER THROUGH OTHER FIXTURES.
- SPECIFICATIONS FOR COVERING SPECIAL CASES OR CONDITIONS, SHALL BE APPROVED BY THE LOCAL AUTHORITIES, AND THE AUTHORITIES OF THE COMMONWEALTH OF MASSACHUSETTS.
- POLYPROPYLENE STEPS SHALL BE SPACED ABOUT 18" APART.
- BOTH VENTS SHALL BE EXTENDED INDEPENDENTLY 18" ABOVE THE ROOF, OR AS APPROVED BY THE LOCAL AUTHORITIES, AND THE AUTHORITIES OF THE COMMONWEALTH OF MASSACHUSETTS.



DISCLAIMER: These typical details are preliminary and conceptual in nature. They are provided for general information purpose only. Anyone making use of these details and related information does so at their own risk and assumes all liability for such use. Site specific design should be performed by a licensed Professional Engineer based on actual site conditions, materials, and local practices.

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PROJECT: _____ DATE: _____ FILE: _____

GRAVITY WALL SECTION OR APPROVED EQUAL
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DETAIL SHEET
#680 WORCESTER STREET
CHAPTER 40B COMPREHENSIVE PERMIT
WELLESLEY, MASS.

Drawing Title: _____

Drawing No.: C8

SHEET 8 OF 9

Prepared For: **Owner / Applicant**
680 Worcester Road, LLC
43 Charles Street
Needham, MA 02494

Prepared By: **Hayes Engineering, Inc.**
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www.hayeseng.com

Design By: _____
Drawn By: EBL
Checked By: WRB
Project File: WEL-0011
Comp. No: WEL10

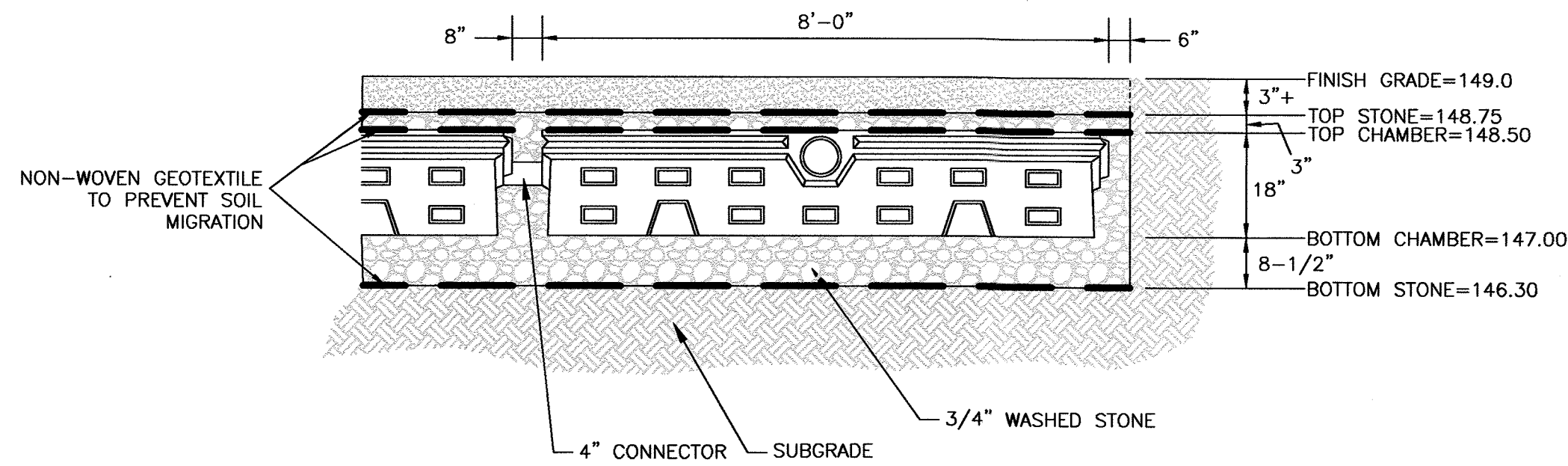
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☐ Issued For Construction
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No.	Revision	Comments	Date
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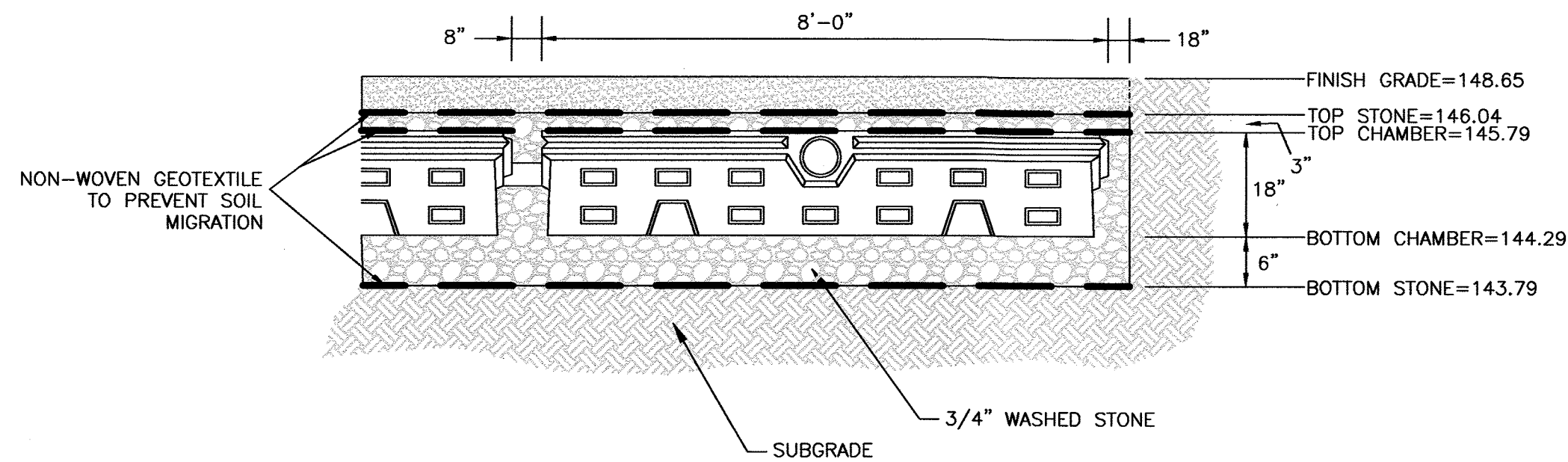
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Date: May 9, 2016

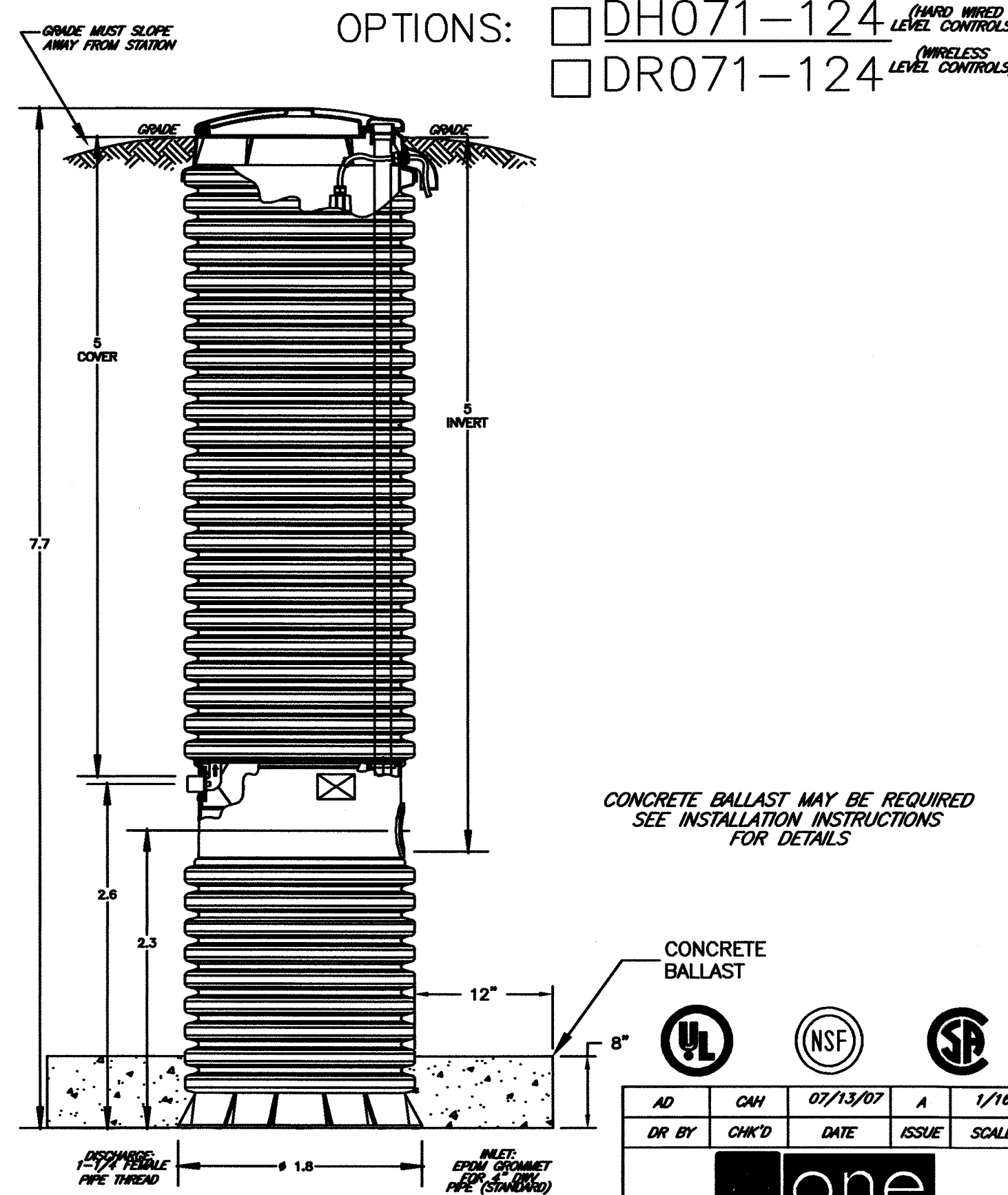
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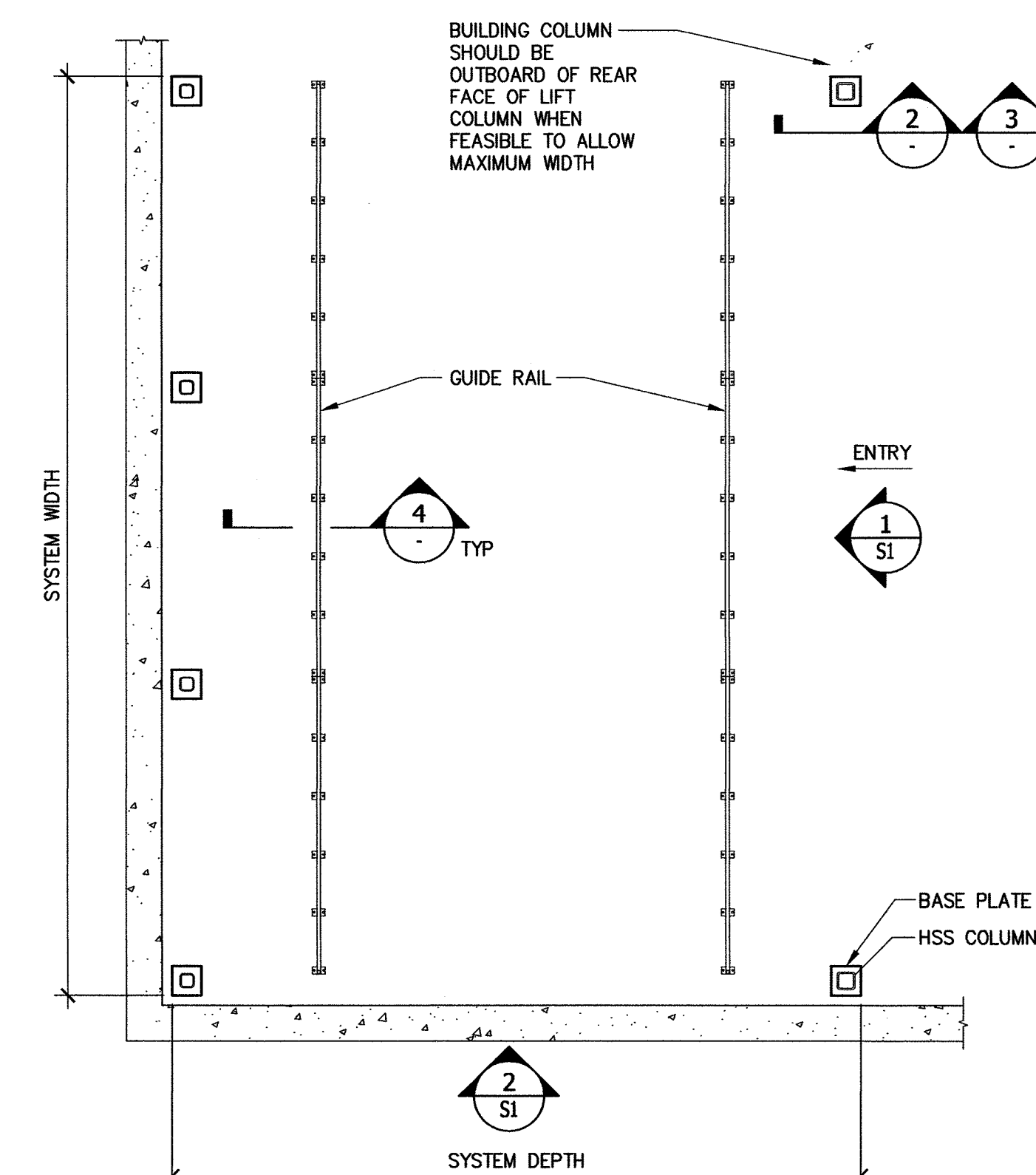
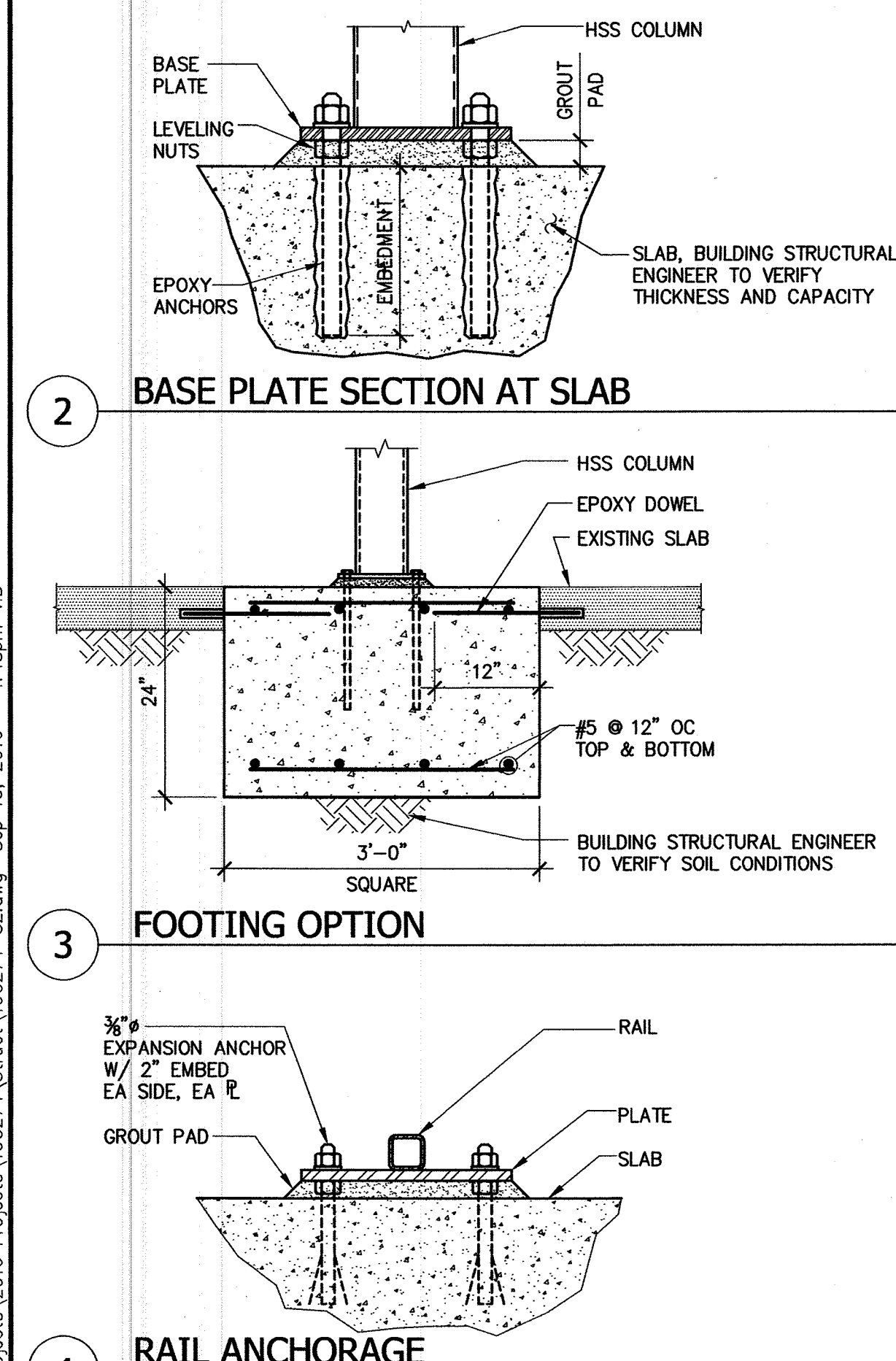
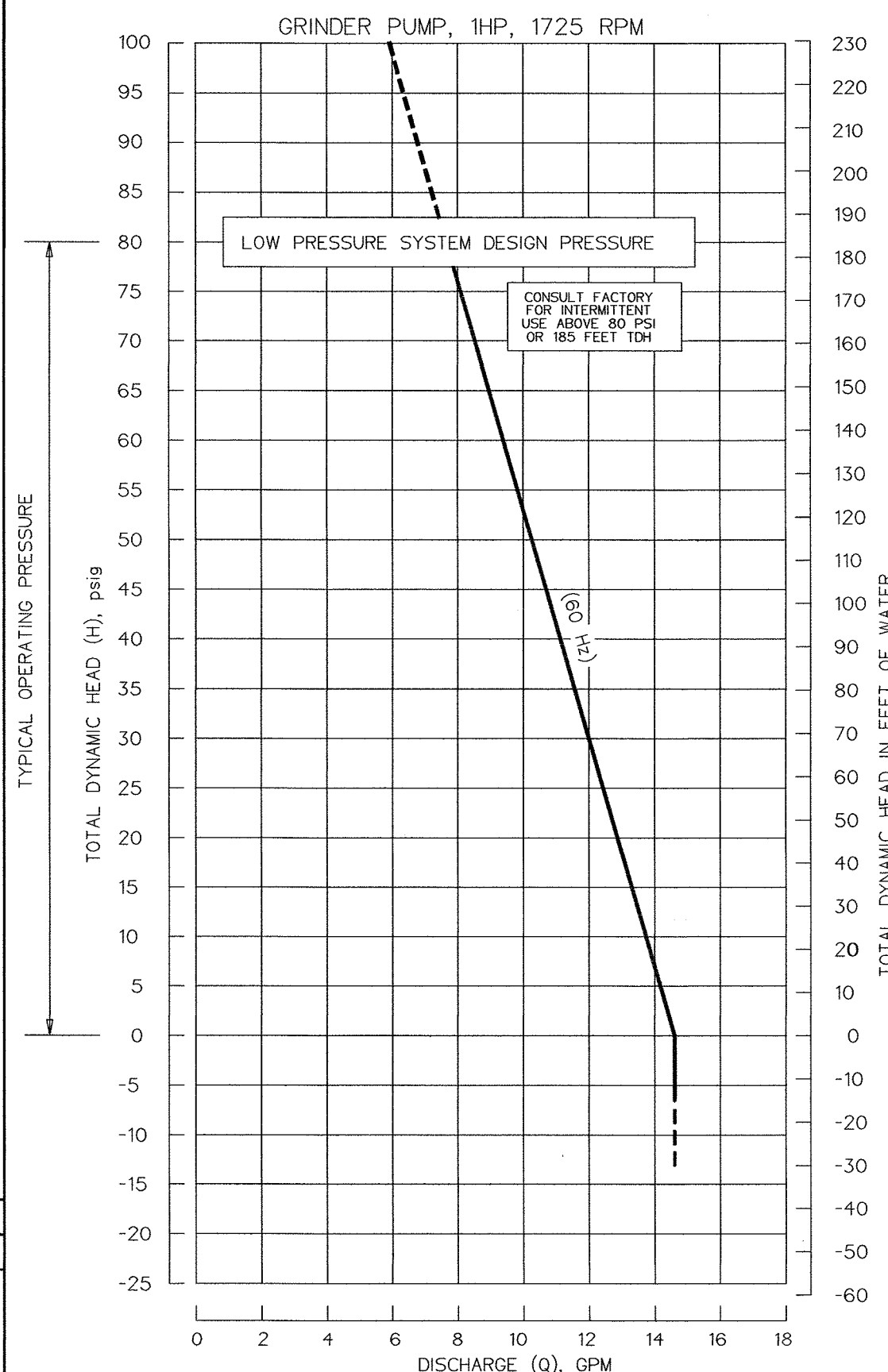
SHEA CONCRETE LEACHING CHAMBER TYPE D AREA 1
OR APPROVED EQUAL
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SHEA CONCRETE LEACHING CHAMBER TYPE D AREA 2
OR APPROVED EQUAL
NOT TO SCALE



E|ONE SPD PUMP PERFORMANCE CURVE



2 LEVEL STANDARD SPECIFICATIONS MODEL No. 2LP3W6
9-15-16

citylift
2335 BROADWAY
OAKLAND, CALIFORNIA 94612
1.946.388.5041
contact@cityliftparking.com

S2
of 2

2 SIDE ELEVATION

NOTES:
① MAXIMUM VEHICLE WEIGHT = 5270 LBS.
② ELECTRICAL REQUIREMENTS: 480 3-PHASE OR 208 3-PHASE.
③ FRONT HSS COLUMN MAY BE ELIMINATED IF BEAM IS ATTACHED DIRECTLY TO BUILDING COLUMN. COLUMN TO BE DESIGNED BY BUILDING ENGINEER FOR VERTICAL AND LATERAL LOADING (LOADS PROVIDED BY CITYLIFT).
④ PROVIDE 6" CLEAR FROM BUILDING STRUCTURE FOR FREE-STANDING SYSTEM. SYSTEM MAY BE INSTALLED TIGHT TO STRUCTURE AT REAR AND SIDES WITH CONNECTION TO BUILDING (CONNECTION AND APPLIED LOADS PROVIDED BY CITYLIFT).

1 FRONT / ENTRY ELEVATION

CAR LENGTH	SYSTEM DEPTH
15'-9"	17'-9"
16'-5"	18'-4 7/8"
17'-0 3/4"	19'-3/4"

CAR WIDTH	SYSTEM WIDTH
6'-0 3/4"	23'-7 1/2"
6'-2 3/4"	24'-1 3/8"
6'-4 3/4"	25'-7 1/4"
6'-6 3/4"	25'-1 1/8"

2 LEVEL STANDARD SPECIFICATIONS MODEL No. 2LP3W6
9-15-16

citylift
2335 BROADWAY
OAKLAND, CALIFORNIA 94612
1.946.388.5041
contact@cityliftparking.com

S1
of 2

Prepared For:

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Revision	Comments	Date
1	Submittal	6-29-2016
2	Revised	11-14-2017
3		
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Scale: 1"=N.T.S.

Date: May 9, 2016

Drawing Title:
**DETAIL SHEET
#680 WORCESTER STREET
CHAPTER 40B COMPREHENSIVE PERMIT
WELLESLEY, MASS.**

Drawing No.:

C9

SHEET 9 OF 9

