

Wayside Crossing
661 Boston Post Road
Marlborough, MA
Retail Pad Site



This site includes 9,100 Square Feet of pad space. This is a great retail location that is conveniently located next to Target, Home Depot, Staples and Dunkin Donuts. The proposed site is next to an already existing one-story building and is located right on Route 20 in Marlborough.



Fafard Real Estate
120 Quarry Drive
Milford, MA 01757

Michael Belinski
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Larry Doane
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Wayside Crossing



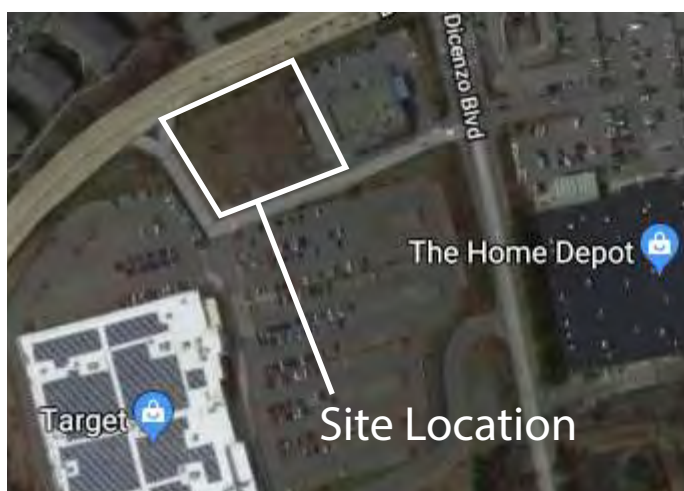
661 Boston Post Road, Marlborough, MA

9,100 SF Pad Site



Traffic Counts

Boston Post Road E.	21,144
Farm Road	10,241
Stow Road	26,600



DEMOGRAPHICS

	1 MI.	3 MI.
POPULATION	4,050	39,100
HOUSEHOLDS	1,700	15,300
AVERAGE AGE	41	43
MEDIAN HH INCOME	\$84,000	\$108,000

508-881-1600

LARRY DOANE X321 | LDOANE@FAFARD.ORG

MIKE BELINSKI X326 | MBELINSKI@FAFARD.ORG

PLANNING DIRECTOR
 PLANNING COMMISSIONER
 CITY COMMISSIONER
 THE CHIEF
 BOARD OF HEALTH
 CONSTRUCTION OFFICE
 DATE



PRE-CAST CONCRETE CURB
 VEHICLE CHAIRS CURB
 PROPOSED LIGHT POLE
 NUMBER OF PARKING SPACES
 PROPOSED CHAIRS PER HOUR
 PROPOSED CHAIRS AT WALLS
 EXISTING LIGHT POLE

GENERAL NOTES:

1. PARKING AND ACCESS TO STATE PARK TO BE PROVIDED AS SHOWN ON SHEET 2 OF THE SPECIAL PERMIT AND 21 EXCEPT AS NOTED.
2. ACCESS, UTILITY, SLOPE AND CONSTRUCTION REQUIREMENTS TO BE ASSUMED AND SHOWN TO MAINTAIN THE EXISTING GRADE.
3. VEHICLE CHAIRS SHALL BE INSTALLED AT WALLS OF PROPOSED DRIVE CURBS AND IMPROVED MAINTENANCE AND RESTORATION SHALL BE PROVIDED.
4. PARKING SPACES SHALL BE 10' X 20' WITH 5' SIDE CLEARANCE AND 5' SIDE CLEARANCE TO THE SIDE OF THE DRIVE.
5. LOT FRINGE OF DRIVE CURBS ARE INCLUDED IN PARKING SPACES AND NOT INCLUDED IN PARKING COUNTS.
6. EXISTING IMPROVED DRIVEWAYS SHALL MAINTAIN THE EXISTING GRADE AND BE RECONSTRUCTED TO MEET THE REQUIREMENTS OF THE LOCAL, STATE AND FEDERAL ACCESSIBILITY ACTS AND THE CITY OF MARLBOROUGH CONSTRUCTION CODES AND THE CITY OF MARLBOROUGH CONSTRUCTION CODES AND THE CITY OF MARLBOROUGH CONSTRUCTION CODES AND THE CITY OF MARLBOROUGH CONSTRUCTION CODES.

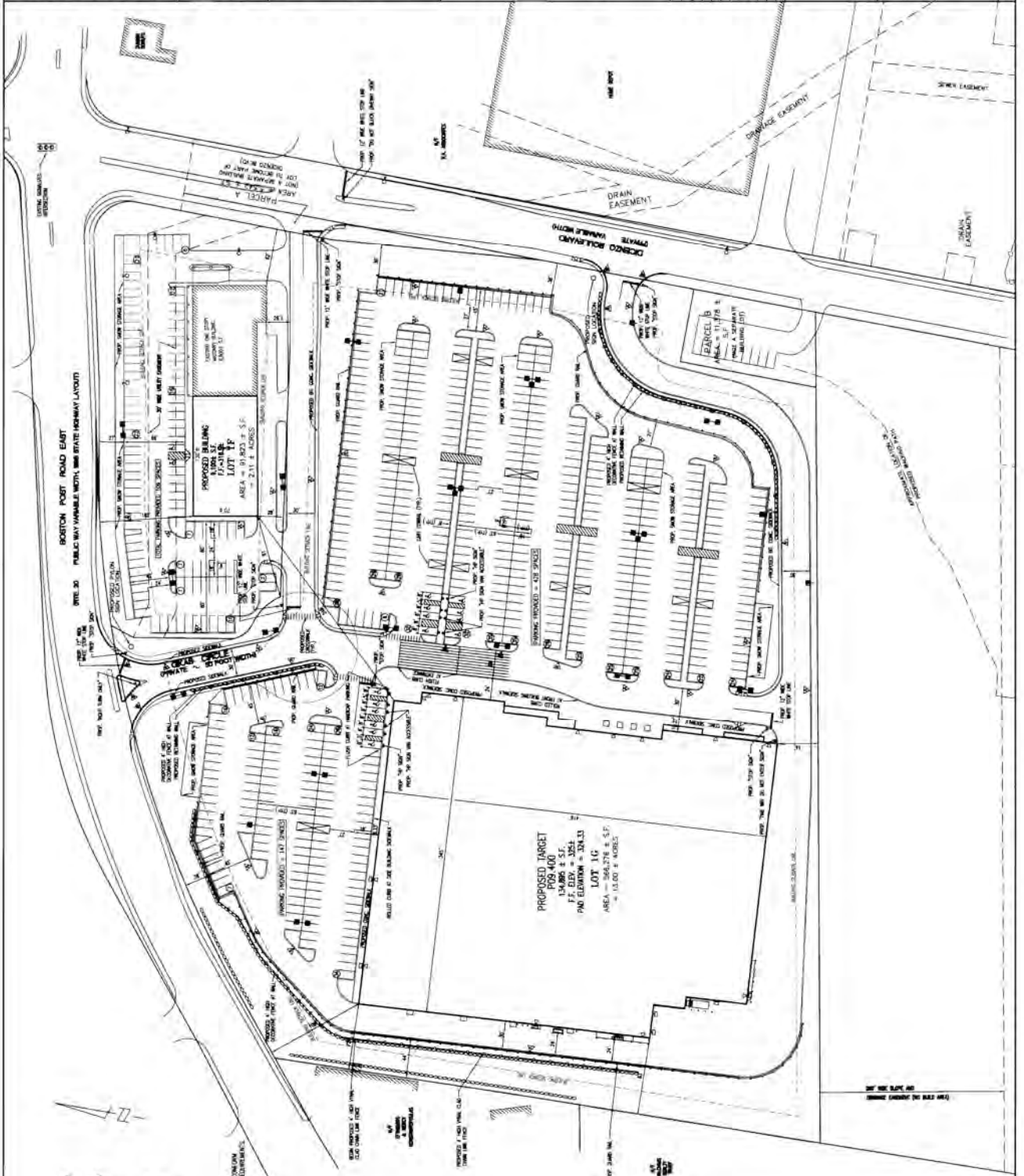
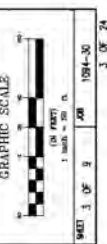
REVISIONS:

NO.	DATE	DESCRIPTION	BY
1	12/20/06	OWNER COMMENTS & BUILDING PERMITS	DMG
2	1/10/07	OWNER COMMENTS	DMG
3	1/10/07	OWNER COMMENTS	DMG

**PARKING AND LAYOUT PLAN
 HILL PARK**

MARLBOROUGH, MA
 SCALE: 1" = 30'
 DATE: 24 APRIL 2006
 OWNER & APPLICANT: BROWN BUILDING GROUP
 MARLBOROUGH, MA 01501

PREPARED BY:
BENCHMARK ENGINEERING CORP.
 25 Main Street
 Marlborough, MA 01501



NOTES:

1. THE CONCRETE SHALL BE PLACED WITHIN THE CITY LIMITS OF MARLBOROUGH AND CONSTRUCTION SHALL BE COMPLETED WITHIN THE CITY OF MARLBOROUGH REQUIREMENTS.
2. ALL WALKS AND OTHER UTILITIES AND CONSTRUCTION SHALL BE COMPLETED WITHIN THE CITY OF MARLBOROUGH REQUIREMENTS.
3. THE CITY OF MARLBOROUGH REQUIREMENTS SHALL BE MAINTAINED AS SHOWN ON THE CITY OF MARLBOROUGH REQUIREMENTS.
4. THE CITY SHALL BE NOTIFIED AT LEAST 72 HOURS PRIOR TO THE REQUIRED INSPECTIONS.
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6. ALL PARKING SPACES SHALL BE 10' X 20' WITH 5' SIDE CLEARANCE AND 5' SIDE CLEARANCE TO THE SIDE OF THE DRIVE.
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