

Step 1 Conceptual Special Permit Plans
Libbey Industrial Park
90 Libbey Industrial Parkway - Weymouth, MA

100 Nickerson Road
Marlborough, MA 01752
PHONE: (508) 786-2201 FAX: (508) 786-2200

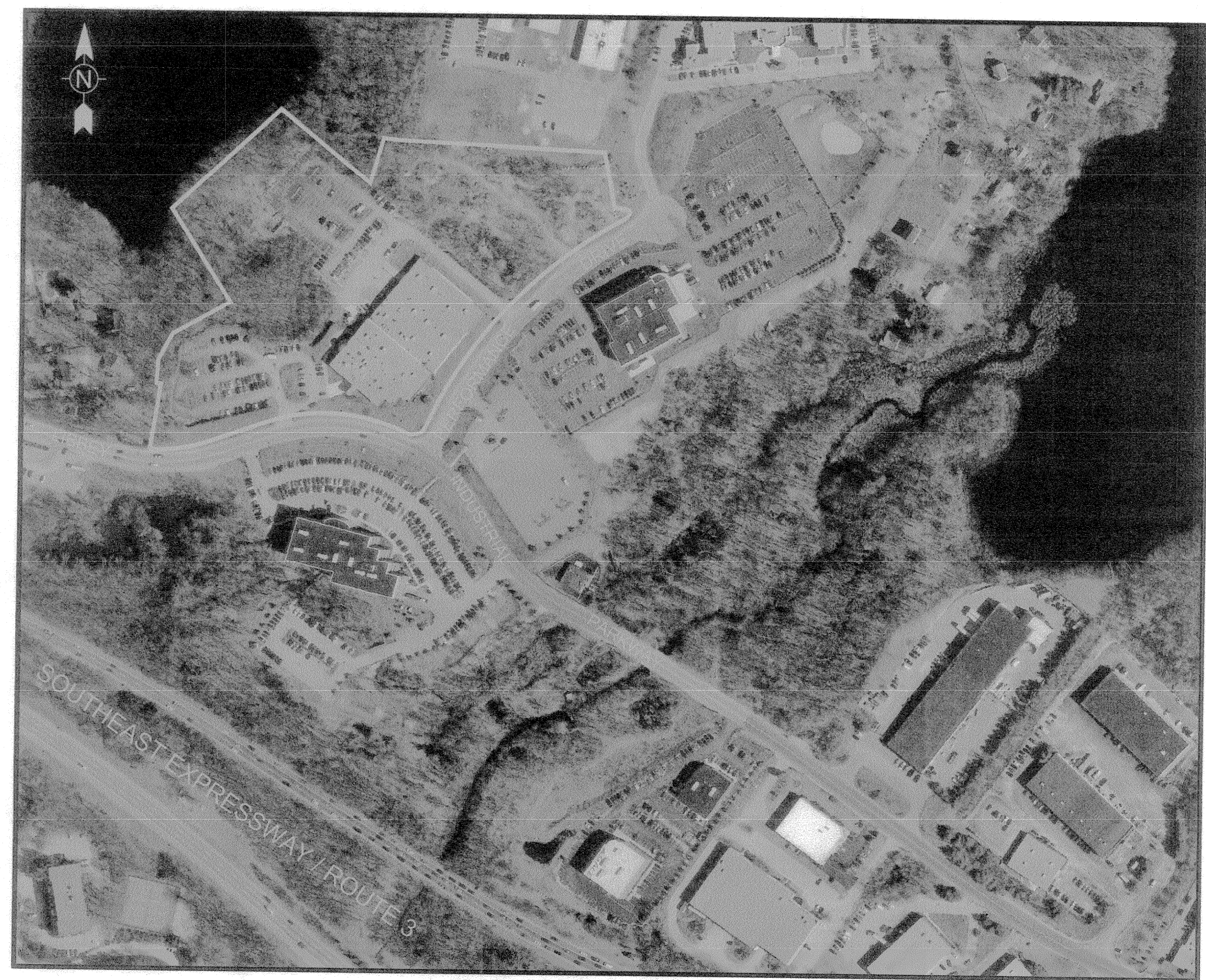


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APPLICANT:
FOXROCK PROPERTIES LLC
100 NEWPORT AVENUE EXTENSION
QUINCY, MA 02171

PROJECT LOCATION:
90 Libbey Industrial Parkway
Weymouth, MA

Tt PROJECT No.:
143-42892-15007



SITE CONTEXT MAP

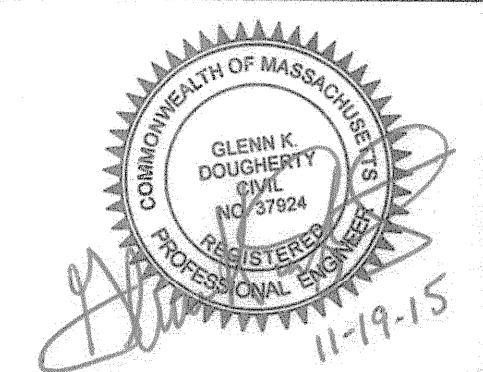
0 100' 200' 400'
SCALE: 1"=200'

EXISTING	LEGEND	PROPOSED
210X23	SPOT GRADE	140X50
	TOP OF WALL ELEVATION	123.5TW
	BOTTOM OF WALL ELEVATION	120.0BW
	CONTOUR	136
CB	CONCRETE BOUND	
SB	STONE BOUND	
DH	DRILL HOLE	
WV	LIGHT POLE	
ST	UTILITY POLE	
SS	WATER VALVE	
G	DRAIN LINE	
	SEWER LINE	
	GAS LINE	
	UNDERGROUND ELECTRIC	
	WATER LINE	
	OVERHEAD WIRES	
CB	CATCH BASIN	
DMH	FLARED END OUTLET	
SMH	DRAIN MANHOLE	
GG	SEWER MANHOLE	
MW	HYDRANT	
VGC	GAS GATE	
CC	MONITORING WELL	
	TEST PIT	
	BOLLARD	
	VERTICAL GRANITE CURB	
	CONCRETE CURB	

ZONING ANALYSIS: DISTRICT - Planned Office Park (POP)		
ITEM	REQUIRED	PROVIDED
MINIMUM LOT AREA	43,560 S.F.	498,930 S.F.
MINIMUM LOT WIDTH	150'	1,232.34'
FRONT SETBACK	40'	39.0'
SIDE SETBACK	25'	139.3'
REAR SETBACK	25'	145.5'
MAXIMUM % LOT COVERAGE	60%	54%
MAXIMUM STORIES	3	2
MAXIMUM HEIGHT	35'	<35'

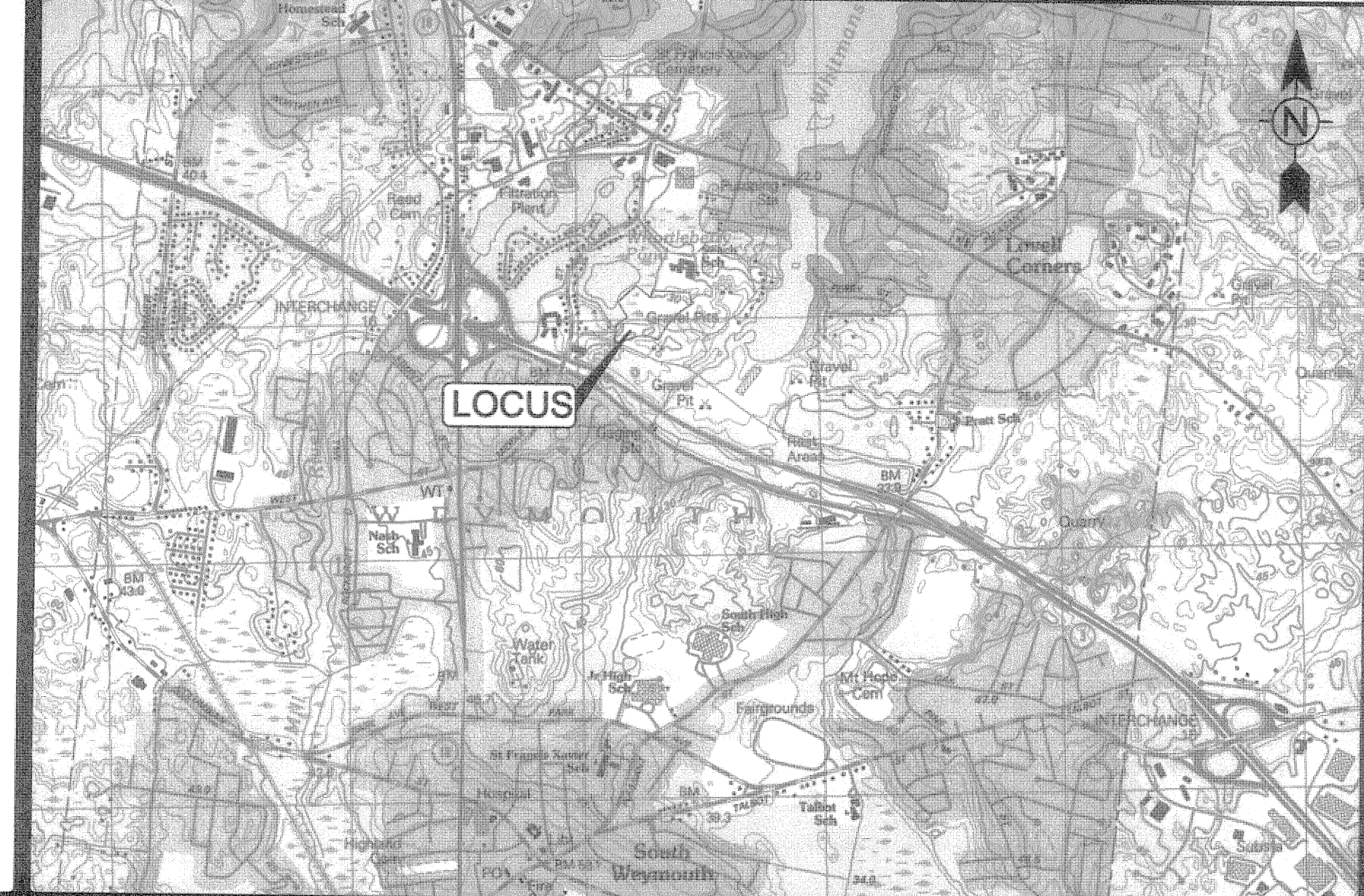
DATE: NOVEMBER 19, 2015

RECEIVED
DEC 3 2015
TOWN OF WEYMOUTH
D.P.W. ENGINEERING DIVISION



USGS MAP:

0 1000' 2000' 4000'
SCALE: 1"=2000'



- DRAWING LIST:
- C-1 COVER SHEET
 - C-2 EXISTING CONDITIONS PLAN
 - C-3 LAYOUT PLAN
 - C-4 GRADING & DRAINAGE PLAN
 - C-5 UTILITY PLAN
 - C-6 EROSION & SEDIMENT CONTROL PLAN
 - C-7 LIGHTING PLAN
 - C-8 LANDSCAPE PLAN
 - C-9 DETAIL SHEET
 - C-10 DETAIL SHEET

