

**DESIGN REVIEW COMMISSION
AGENDA**

Tuesday, March 13, 2018 7:00 PM.
Municipal Building, 355 East Central Street
2nd Floor, Room 205

- 7:00 PM** Rhapsodys- 395 East Central Street
Wall Sign
- 7:05 PM** Sunoco Gas Station- 43 East Central Street
Pylon Sign
- 7:15 PM** 70 East Central - 70 East Central Street
Site Plan

RECEIVED
2018 MAR -7 P 5:01
TOWN OF FRANKLIN
TOWN CLERK

General Matters

Approval of Meeting Minutes from 2-27-18

COMMENTS: These listing of matters are those reasonably anticipated by the Chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.

This agenda is subject to change. Last updated: March 7, 2018

The next meeting of the Design Review Commission is **tentatively** scheduled for March 27, 2018

FORM Q

TOWN OF FRANKLIN
DESIGN REVIEW APPLICATION
FOR §185-31(2) OF THE ZONING BY-LAW

A) General Information

Name of Business or Project: Rhapsody's

Property Address 395 E. Central Street

Assessors' Map # 285 Parcel # 004 - 000-000

Zoning District (select applicable zone): _____

Zoning History: Use Variance _____
Non-Conforming Use _____

B) Applicant Information:

Applicant Name: CAVATWARD SIGNS

Address: 305 Union Street Franklin MA

Telephone Number: 508-528-6545

Contact Person: Recco Cavallaro

C) Owner Information (Business Owner & Property Owner if different)

Business Owner: Mike Bernier Property Owner: John Miguel

Address: 16 Aberdeen Road 391 East Central St.
Riverside, RI 02915 Franklin, MA 01239

All of the information is submitted according to the best of my knowledge

Executed as a sealed instrument this _____ day of _____ 20____

Signature of Applicant

Signature of Owner

Recco Cavallaro

Mike Bernier

Print name of Applicant

Print name of Owner

*FOR SIGNS COMPLETE PAGES 1 & 2 ONLY.

FOR SITE PLANS, BUILDING PLANS, PROJECTS, COMPLETE PAGES 1 - 4

SEE ADDENDA ATTACHED FOR ASSISTANCE IN COMPLETION OF FORM Q

D) Architect/Engineer/Sign Company Information (if not the applicant)

a. Sign Company

Business Name: Cavallaro Signs Inc.
Contact Person: Rocco Cavallaro
Address: 305 Union Street
Telephone Number: 508-528-6545

b. Architect/Engineer (when applicable)

Business Name: _____
Contact Person: _____
Address: _____
Telephone Number: _____

E) Work Summary

Summary of work to be done: PVC Letters and Logo
Attached to building entrance side

F) Information & Materials to be Submitted with Application

a) FOR SIGN SUBMISSIONS ONLY:

NINE (9) COPIES OF THE FOLLOWING MUST BE SUBMITTED WITH APPLICATION

1. Drawing of Proposed Sign which must also include
type of sign (wall, pylon etc.) colors
size/dimensions materials
style of lettering lighting-illuminated, non-illuminated and style
2. Drawing and/or pictures indicating location of new sign.
3. Picture of existing location and signs (if previously existing location)

b) FOR BUILDINGS/DEVELOPMENTS OR PROJECT SUBMISSIONS:

NINE (9) COPIES OF THE FOLLOWING MUST BE SUBMITTED W/APPLICATION

1. Site Plan including Landscape Plan showing plantings. Plantings must be from Best Development Practices Guide
2. Lighting Plan indicating lighting levels & specifications of proposed lights
3. Building drawings, indicating size and height of building(s); front, rear and side elevations (when there are no adjoining buildings) and floor plans
4. Drawings or pictures of existing conditions
5. If any signage on the building or site, provide information from above Signage Checklist

Note: Please bring a sample of the following to the meeting: materials samples (brick, siding, roofing etc.) as well as samples of paint colors.



Cavallaro Signs
I N C O R P O R A T E D

305 Union St., Franklin, Ma phone/fax 508-528-6545

From the Desk of; Rocco Cavallaro

Date.....

2/6/18



38" x 36" PVC Logo Icon
Arch. Stud mounted (hidden)
Full color long term print laminated

12" x 90" PVC 1/2" thick Letters
Outlined Connected,
Arch. Stud mounted (hidden)

FORM Q

TOWN OF FRANKLIN
DESIGN REVIEW APPLICATION
FOR §185-31(2) OF THE ZONING BY-LAW

A) General Information

Name of Business or Project: SUNOLD GAS STATION

Property Address 43 E CENTRAL ST FRANKLIN MA

Assessors' Map # _____ Parcel # 279-241-000-000

Zoning District (select applicable zone): DLD

Zoning History: Use Variance _____
Non-Conforming Use _____

B) Applicant Information:

Applicant Name: PRO SIGN

Address: 251 BOOT RD
DOWNINGTOWN PA 19335

Telephone Number: 610-518-5881 [116]

Contact Person: JESSICA DAVIS [EXT. 116] - MEGHAN LANGLEY [133]

C) Owner Information (Business Owner & Property Owner if different)

Business Owner: NABIL NAKHOUL Property Owner: NAKHOUL REALTY LLC
Address: 43 E. CENTRAL ST 43 E. CENTRAL ST.
FRANKLIN MA FRANKLIN MA 02038

All of the information is submitted according to the best of my knowledge
Executed as a sealed instrument this 6th day of FEBRUARY 2018

Jessica Davis
Signature of Applicant

Nabil Nakhoul
Signature of Owner

JESSICA DAVIS / PROSIGN
Print name of Applicant

NABIL NAKHOUL
Print name of Owner

***FOR SIGNS COMPLETE PAGES 1 & 2 ONLY.**

FOR SITE PLANS, BUILDING PLANS, PROJECTS, COMPLETE PAGES 1-4

SEE ADDENDA ATTACHED FOR ASSISTANCE IN COMPLETION OF FORM Q



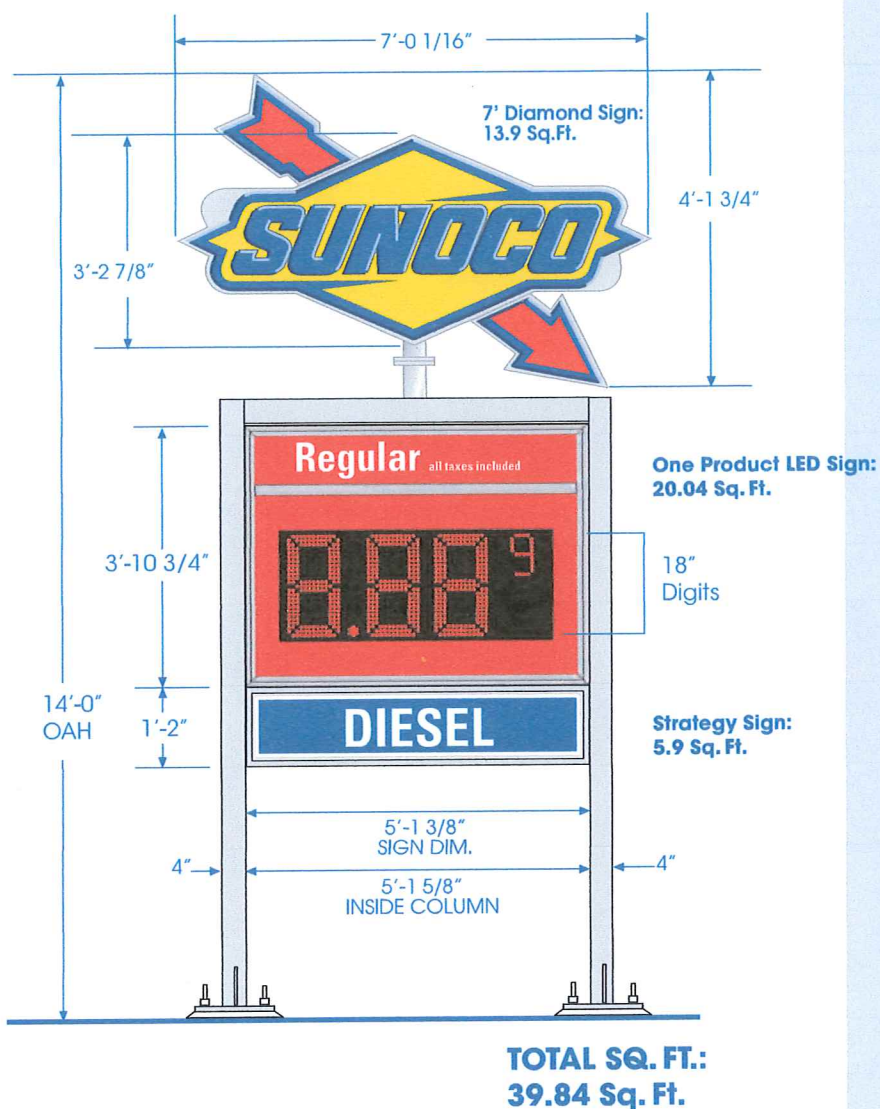
Before



After

NOTE:

Diamond/Arrow must point to C-Store.



Everbrite

DISCLAIMER: Renderings are for graphic purposes only and not intended for actual construction dimensions. For windload requirements, actual dimensions and mounting detail, please refer to engineering specifications and install drawings. These drawings and designs are the exclusive property of Everbrite LLC. Use of, or duplication in any manner, without express written permission of Everbrite LLC is prohibited.

Customer: Sunoco

Project No: 379082-4

Date: 2/28/17

Location & Site No: 43 E. Central
Franklin, MA Site: SUN43

Scale: 3/8"=1'-0"

Drawn By: RB

Description: 5' System
7' Diamond, 1 Product Price Sign @
14'-0" OAH / OPTION #1

Revised: 3/7/18

Revised:

Customer Approval: Graphics and colors on file will be used unless otherwise specified by customer. Please review drawing carefully. By signing below, you agree to graphics as shown above, and to location of sign as shown. Please return signed copy back to Everbrite.

CUSTOMER SIGNATURE

DATE

LANDLORD SIGNATURE

DATE

70 East Central Street



Applicant:

37-41 East Central Street LLC
37 East Central St.
Franklin, MA 02038

Prepared for the Town of Franklin's Design Review Commission

PROJECT NAME
**Franklin Parking
Lot**

CLIENT
**Chaffee Power
Group, LLC**

SCALE

REVISIONS	DATE
1. Initial Design	12/24/2017
2. Final Design	12/24/2017
3. As Noted	12/24/2017
4. As Noted	12/24/2017
5. As Noted	12/24/2017
6. As Noted	12/24/2017
7. As Noted	12/24/2017
8. As Noted	12/24/2017
9. As Noted	12/24/2017
10. As Noted	12/24/2017

DRAWING NAME
**Site Lighting-
Lighting Plan,
Photometrics and
Schedules**

DRAWING NUMBER

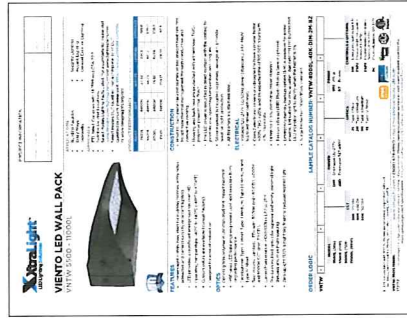
SL1

Copyright SK & Associates Inc. 2017

Symbol	Qty	Label	Description	LF	Lum. Lumens	Lum. Watts
1	1	C1	VNTW-800L-40K-DIM-25-BZ	0.050	8425	79.6
2	2	C4	VNTW-350L-40K-DIM-45-BZ	0.050	3505	27.3
3	3	W50	DGL-L10_8-BZ-40K	0.050	740	13

Calculation Summary

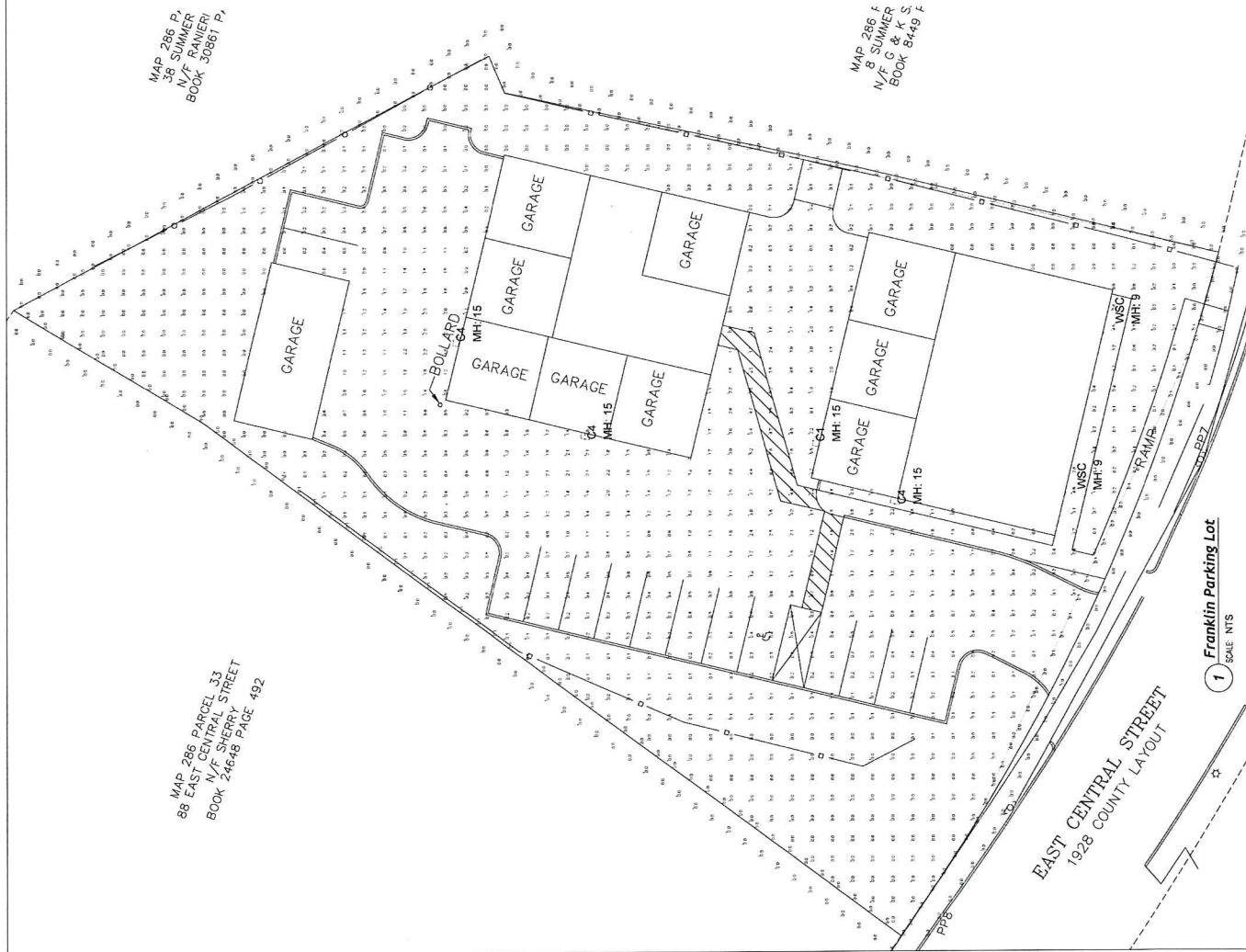
Label	Calc Type	Units	Min	Max	Avg	Min/Max
Property Line	FC	0.0	0.0	0.0	0.0	N/A
Site Points	FC	0.0	0.0	0.0	0.0	N/A



ABBREVIATIONS:
Avg = Average
AFG = Above Finished Grade
CF = Compact Fluorescent
CFL = Compact Fluorescent Light
FC = Foot Candles
HPS = High Pressure Sodium
HPSA = High Pressure Sodium
MH = Medium Height
NTS = Not to Scale
P = Pole Start Metal Halide
PS = Pole Start
V = Vents

NOTES:

- CALCULATION POINTS INDICATED ARE BASED ON AVERAGE FOOT CANDLE (FC) VALUES AFTER A LIGHT LOSS FACTOR (LLF) IS APPLIED TO FIXTURE REFER TO SCHEDULES FOR LLF AND LUMEN INFORMATION.
- REVIEW THIS PLAN FOR FIXTURE MOUNTING HEIGHTS.
- CALCULATION POINTS TAKEN AT GRADE.



MAP 286 P,
38 SUMMER
N/F RANIERI
BOOK 30861 P,

MAP 286 F,
8 SUMMER
N/F G & K S
BOOK 8449 F,

MAP 286 PARCEL 33
88 EAST CENTRAL STREET
N/F SHERRY STREET
BOOK 24648 PAGE 492

EAST CENTRAL STREET
1928 COUNTY STREET

Franklin Parking Lot
1 SCALE NTS

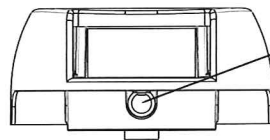
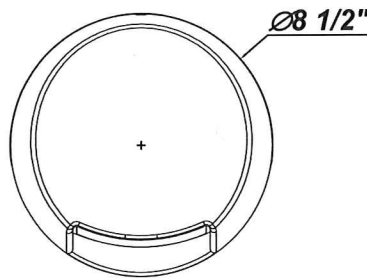
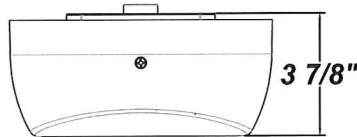
DREXEL LED



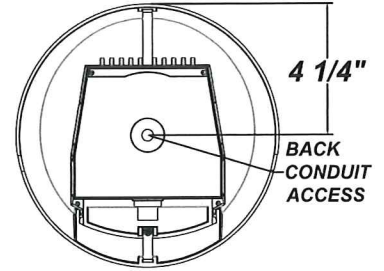
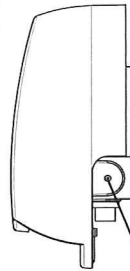
PROJECT :
TYPE :
ORDERING # :
COMMENTS :

FEATURES

- Die-Cast Aluminum Housing w/ Textured Bronze Polyester Powder Coat Finish
- Surge Protector
- Mounts Directly to Junction Box
- CSA Listed For Wall Mount & Down Light Only
- Constant Current Dimming Available
- LED Light Source - 11W Nominal
- 120V - 277V
- ADA Compliant



CONDUIT ACCESS
OR OPTIONAL
PCL120 / PCL277
LOCATION



DRILL POINT FOR
CONDUIT ACCESS
(ONE ON EACH SIDE)

NOTE: CONDUIT / WIRE CAN NOT
BE RUN COMPLETELY
THROUGH FIXTURE

ORDERING INFORMATION

Example : (DRX - L10.8 - 120-277V - LE350 - BZ - 30K)

Textured Bronze is Standard Finish

PRODUCT	SOURCE/WATTAGE	VOLTAGE	DRIVER OPTIONS	FINISH	OPTIONS
Drexel LED	L10.8 - (1) 10.8W LED	120 - 277V (50/60 Hz)	LE350 - 350mA Phase Dimming Driver (Dimmable @ 120V Only) TE350 - 350mA Low Voltage Dimming Electronic Driver	BZ - Textured Bronze SM - Matte Silver TB - Textured Black AC - Antique Copper AS - Antique Silver BT - Bronze Mist CP - Copper SN - Sand SW - Swedish Steel TW - Textured White RAL Colors or Custom Match - Consult Factory NOTE: Front Cover Only Being Painted	27K - 2700K Color Temperature 30K - 3000K Color Temperature 40K - 4000K Color Temperature PCL120V - Photocell 120V PCL277V - Photocell 277V Note: Photocell Would be Located in The Bottom Conduit Access Point, as Specified in The Line Drawing Above

NOTES

We reserve the right to revise the design or components of any product due to parts availability or change in UL standards, without assuming any obligation or liability to modify any products previously manufactured, and without notice.



PROJECT :
TYPE :
ORDERING # :
COMMENTS :

PRODUCT	SOURCE/WATTAGE	27K SPECIFICATIONS	30K SPECIFICATIONS	40K SPECIFICATIONS
Drexel LED	L10.8 - 10.8W LED Module	L10.8	L10.8	L10.8
		27K - 2700K Color Temp. - 27 fV, Color Temp = 2700K Nominal - Constant Current 350 Milliamps Driver - 11W Nominal Output = 930 LED Lumens - Estimated 84.5 Lumens Per Watt	30K - 3000K Color Temp. - 27 fV, Color Temp = 3000K Nominal - Constant Current 350 Milliamps Driver - 11W Nominal Output = 1000 LED Lumens - Estimated 90.1 Lumens Per Watt	40K - 4000K Color Temp. - 27 fV, Color Temp = 4000K Nominal - Constant Current 350 Milliamps Driver - 11W Nominal Output = 1060 LED Lumens - Estimated 96.3 Lumens Per Watt



Project Name	Type
Catalog #	Date

VIENTO LED WALL PACK

VNTW 5500 - 11000L



FEATURES

- Uniform light distribution, ideal for building facades, entry ways, sidewalks and general security or accent lighting.
- LED provides a significant energy savings over HID.
- Operating temperature: -40°C to +40°C (-40°F to +104°F)
- Custom colors are available (consult factory).
- Designed for ease of installation.

OPTICS

- Optical grade polymer is UV stabilized and impact resistant.
- IP66 rated LED light engines prevent dust and moisture from degrading performance.
- Distributions: Type II Short, Type II Medium, Type III Medium and Type IV Short.
- Best in class Lumileds LEDs with 3000K (min 80 CRI), 4000K, and 5000K CCT (min 70 CRI).
- Lumen Maintenance: >100,000hrs L70 @ 25°C.
- Precision molded optics for superior uniformity, minimal light trespass and maximum spacing.
- Zero uplight (UO) is night sky friendly, reduces wasted light.

APPLICATIONS

- Building Facades
- Entry Ways
- Sidewalks
- Security Lighting
- Accent Lighting
- General Exterior Lighting

APPROVALS

- ETL listed. Complies with UL1598 and CSA 22.2
- Suitable for Wet Locations.
- Select Models Lighting Facts Listed. For a complete list please visit www.xtralight.com/lighting-facts or visit www.lightingfacts.com
- Select models DLC Qualified. For a complete list of DLC Qualified products, please visit: <http://www.xtralight.com/dlc> or www.designlights.org/qpl

PRODUCT PERFORMANCE (TYPE 4S OPTICS SHOWN)

MODEL	CCT	WATTS	LUMENS	EFFICACY
3500L	4000K	27.32	3505	128.8
5500L	4000K	55.73	6017	108.0
8000L	4000K	79.61	8498	106.8
11000L	4000K	109.13	10678	97.9

CONSTRUCTION

- Housing: Two-piece die-cast aluminum has integral heat sink fins to optimize thermal management through conductive and convective cooling.
- Housing and back box are protected with a thermoset TGIC-polyester powder coat finish.
- The LED driver is mounted in direct contact with the casting to promote low operating temperature and long life.
- Silicone gasket is included to prevent leakage and provide weather-tight protection.
- All fasteners are stainless steel.

ELECTRICAL

- Voltage: 120-277V 50/60Hz driver (standard); 347-480V 50/60Hz driver (optional).
- Class 2 electronic drivers are designed to have a power factor >90%, THD <20%, and an expected life of 100,000 hours with <1% failure rate.
- Dimming: 0-10v dimmable driver standard.
- Passive Infrared (PIR) Photo/Motion Sensor optional.
- Emergency battery backup option (EM) is available for some models; EM suited for cold weather, has external test button and LED indicator light to notify when the heater is on.
- Surge Protection: 10kV/10kA standard.

ORDER LOGIC

SAMPLE CATALOG NUMBER: VNTW-8000L-40K-DIM-2M-BZ

MODEL	DRIVER	FINISH
3500L (36W)	DIM Dimmable 120-277V	WH White
5500L (52W)	48D Dimmable 347-480V	BZ Bronze
8000L (72W)		
11000L (100W)		
CCT	OPTICS	CONTROLS & OPTIONS
30K 3000K	2S Type II Short	EM ¹ Emergency Battery Back-Up
40K 4000K	2M Type II Medium	FSP2 Programmable Occupancy Sensor, 8'H/40'D
50K 5000K	3M Type III Medium	FSP3 Programmable Occupancy Sensor, 20'H/40'D
	4S Type IV Short	PC Photocell, Button, 120-277V

1. EM not available with 11000L. Maximum operating temperature with EM for 3500L (40°C/104°F), 5500L (35°C/95°F), 8000L (30°C/86°F)



VNTW-3500.11000L

172012

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All information is believed to be accurate at the time of publication. Please contact customer service or visit www.xtralight.com for the most updated product specifications. XtraLight® reserves the right to change specifications without notice.

VIENTO LED WALL PACK

VNTW 5500 - 11000L

DIMENSIONAL DATA

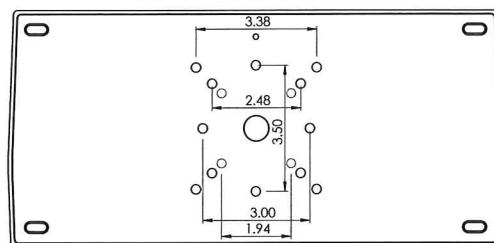
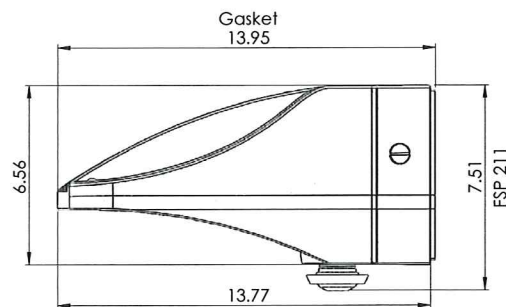
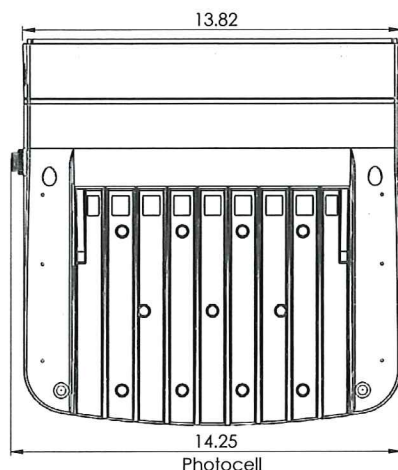
Weights By Model

3500L - 17.3 lbs. (20.1 lbs. with EM)

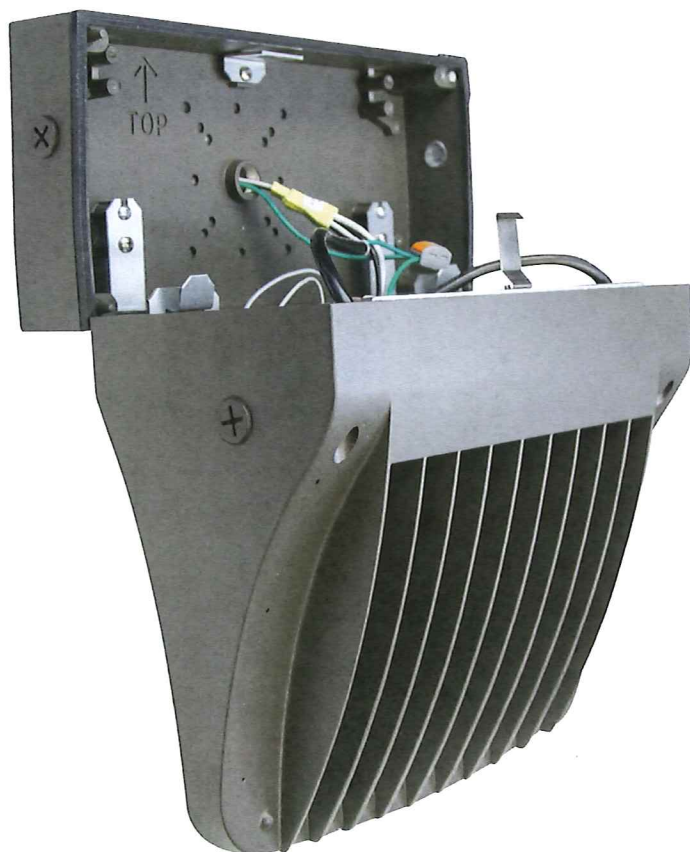
5500L - 17.3 lbs.

8000L - 18.0 lbs.

11000L - 18.0 lbs.



MOUNTING



SMART ENGINEERING DESIGN EASY TO INSTALL CONTEMPORARY APPEARANCE

- Make necessary holes in Back Plate gasket included with the luminaire.
- Peel adhesive and adhere gasket to back of Back Plate.
- Mount luminaire Back Plate to wall as needed using surface mounted conduit or existing junction box.
- Hang luminaire housing back on hinges.
- Connect supply wires to quick disconnect provided.
- Swing luminaire up and close up.
- Replace housing screws and power on.

For more detailed installation instructions, please visit www.xtralight.com and download the PDF from our VNTW product page.



VNTW-3500.11000L
172012

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WORKING HARDER. LIGHTING SMARTER.®

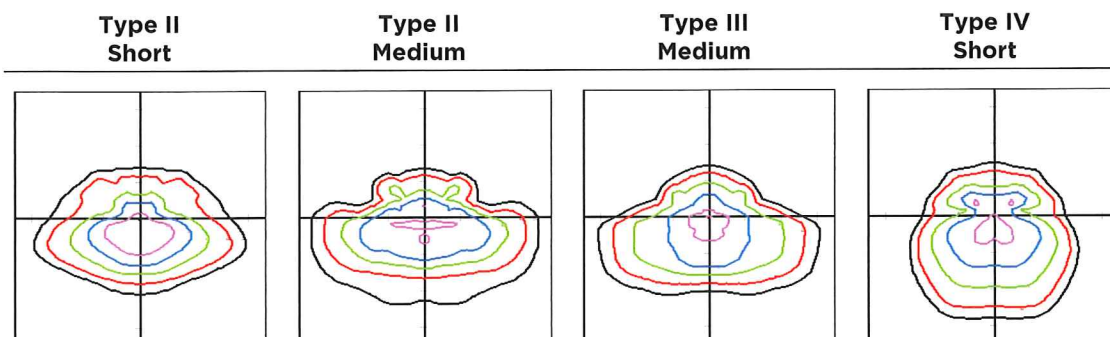
VIENTO LED WALL PACK

VNTW 5500 - 11000L

IES DISTRIBUTION TYPES

ISO Lines

Distance in Units of Mounting Height Values Based on 25 Foot Mounting Height.



PHOTOMETRIC DATA

4000K CCT

Model	Type II Short			
	IES Report	Lumens	Watts	Lm/W
3500L	ATAL021135	3487	27.3	127.7
5500L	ATAL016425	5969	55.70	107.2
8000L	ATAL016424	8428	79.56	105.9
11000L	ATAL016351	10587	109.29	96.9

Model	Type II Medium			
	IES Report	Lumens	Watts	Lm/W
3500L	ATAL021136	3437	27.3	125.9
5500L	ATAL016423	5943	55.73	106.7
8000L	ATAL016422	8376	79.63	105.2
11000L	ATAL016352	10493	109.12	96.2

Model	Type III Medium			
	IES Report	Lumens	Watts	Lm/W
3500L	ATAL020593	3450	27.31	126.3
5500L	ATAL016421	5903	55.72	106.0
8000L	ATAL016420	8292	79.58	104.2
11000L	ATAL016353	10398	109.13	95.3

Model	Type IV Short			
	IES Report	Lumens	Watts	Lm/W
3500L	ATAL020589	3505	27.32	128.3
5500L	ATAL016419	6017	55.73	108.0
8000L	ATAL016418	8498	79.61	106.8
11000L	ATAL016354	10678	109.13	97.9

Additional CCT Information

Lumen Multiplier vs CCT

CCT	Multiplier
3000K	0.83
4000K	1.0
5000K	0.98

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VIENTO LED WALL PACK

VNTW 5500 - 11000L

LIGHTING CONTROLS

Passive Infrared (PIR)
Photo/Motion Sensor



Adjustable Control Parameters [Defaults]

HIGH Mode - sensor detects motion, light output will RAMP UP to HIGH [DEFAULT = 10V].

LOW Mode - sensor stops detecting motion, TIME DELAY expires, light output will FADE DOWN to LOW [DEFAULT = 1V].

TIME DELAY - period that must elapse after sensor stops detecting motion, resuming LOW mode [DEFAULT = 5 MINUTES].

CUT OFF - period that must elapse after resuming LOW mode before luminaire is switched OFF [DEFAULT = 1 HOUR].

SENSITIVITY - response of the PIR to motion within the sensor coverage area [DEFAULT = MAXIMUM].

SETPOINT - when enabled, the selectable ambient light level that will hold the luminaire OFF or LOW when motion is detected [DEFAULT = DISABLED].

PHOTOCELL - when enabled, sensor will force the load OFF after the ambient light has exceeded the SETPOINT for at least one minute, or ON when the ambient light level goes below the SETPOINT [DEFAULT = DISABLED].

RAMP UP TIME - period for light output to change from LOW to HIGH [DEFAULT = DISABLED, instantly to HIGH].

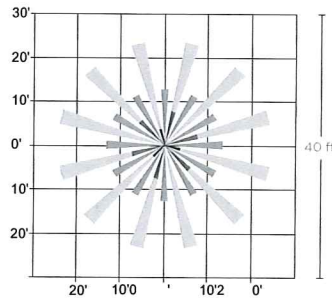
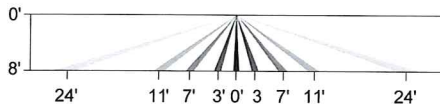
FADE DOWN TIME - period for light output to change from HIGH to LOW [DEFAULT = DISABLED, instantly to LOW].

LOCK SETTINGS - time delayed IR communication lock initiated from a FSIR-100 handheld remote to prevent unauthorized changes to the parameters. [DEFAULT = DISABLED].

Sensor Coverage Options

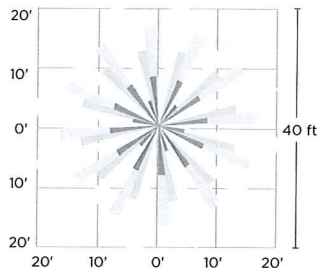
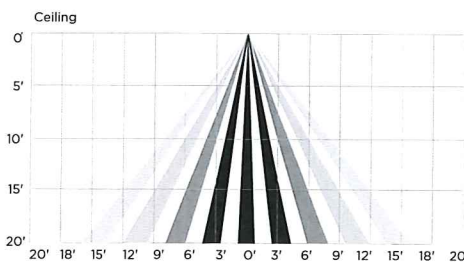
OPTION FSP2

FSP-211L2 8' Mounting Height
40' Diameter



OPTION FSP3

FSP-211L3 20' Mounting Height
40' Diameter



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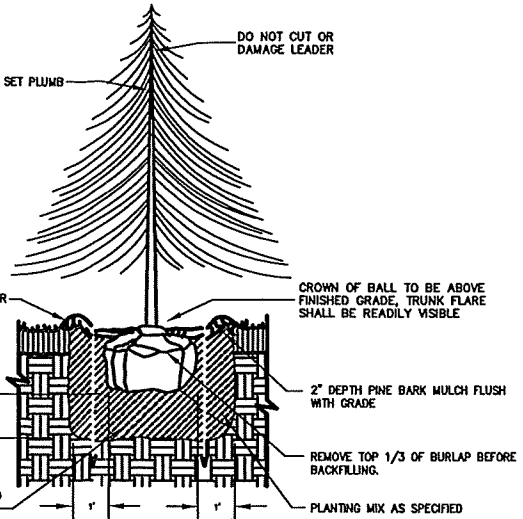
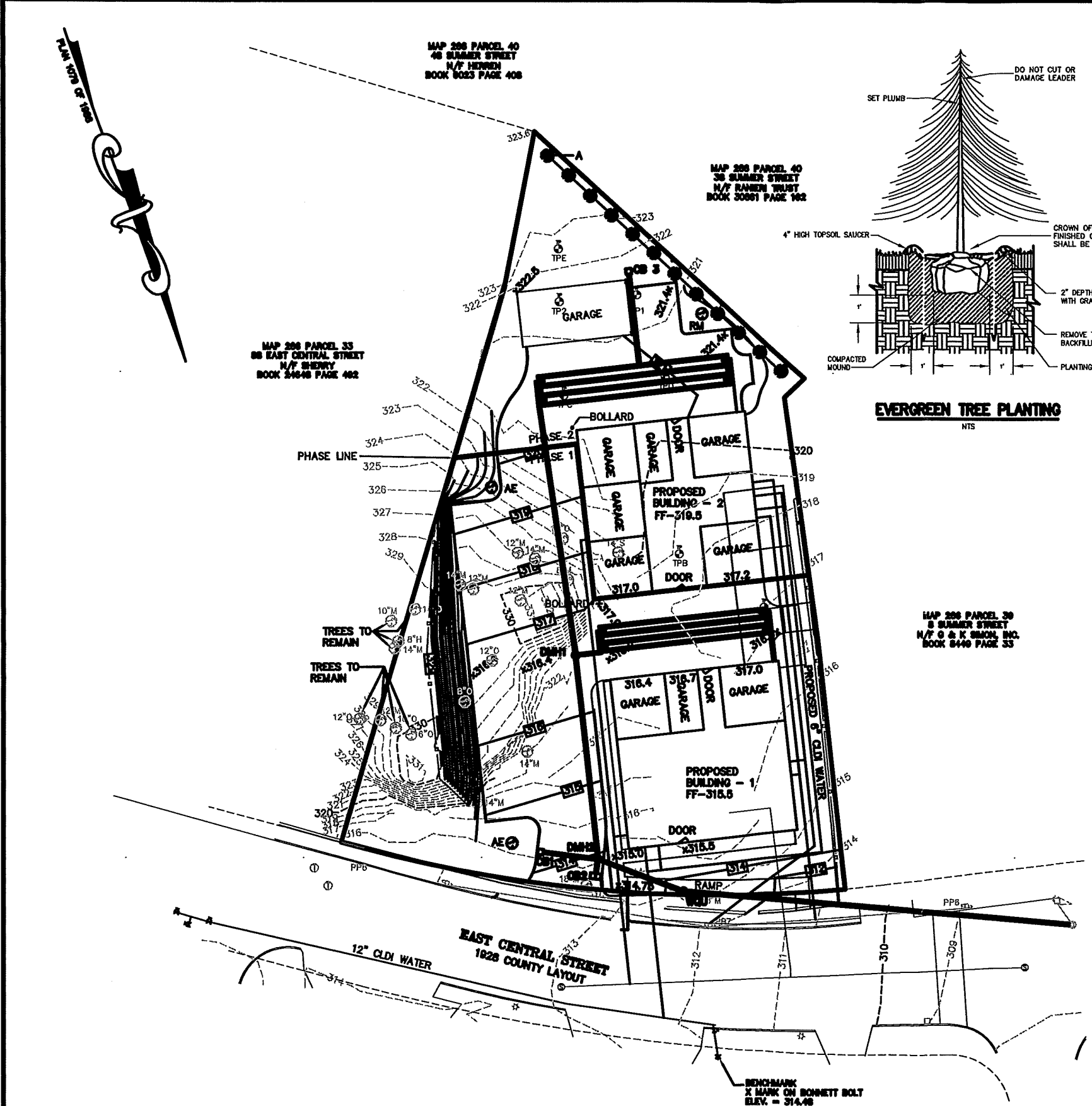
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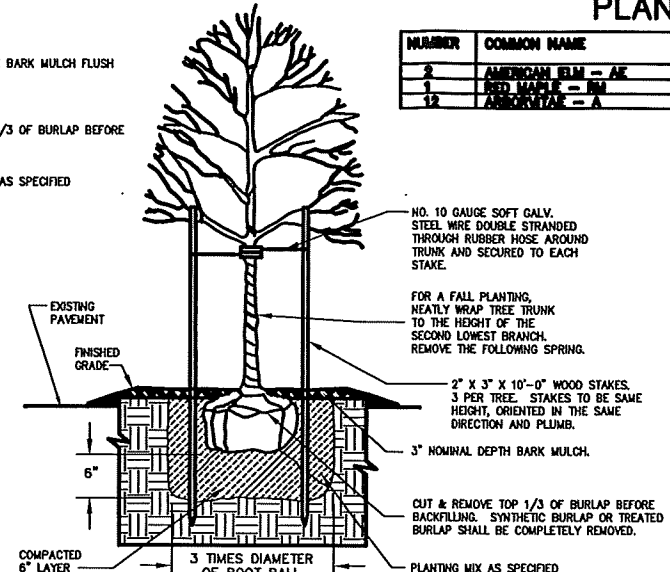








EVERGREEN TREE PLANTING
NTS



DECIDUOUS TREE PLANTING
NTS

GENERAL NOTES

1. PLANTING HOLE SHALL BE THREE TIMES ROOT BALL DIAMETER.
2. ALL INSTALLED PLANT MATERIAL SHALL BEAR THE SAME RELATIONSHIP TO FINISH GRADE (TOP OF PLANTING SOIL MIX), AS IT BORE TO THE NURSERY OR FIELD GRADE.
3. THE PLANTING HOLE DEPTH SHALL PROVIDE FOR A SIX INCH DEPTH OF PLANTING SOIL MIX BELOW THE ANTICIPATED ROOT BALL BOTTOM.
4. NOTWITHSTANDING THE REQUIREMENTS OF NOTES 1 & 3 ABOVE, NO PLANTING HOLE FOR TREES SHALL HAVE LESS THAN ONE CUBIC YARD OF PLANTING SOIL MIX.
5. PLANTING SOIL MIX SHALL BE A LOAM OR SANDY LOAM, AS DEFINED BY THE U.S.D.A. THE FIRST (BOTTOM) SIX INCH LAYER IN THE PRE-EXCAVATED PLANTING HOLE SHALL BE FIRMLY TAMPED TO PREVENT SETTLEMENT OF THE ROOT BALL POSITIONED THEREON. SUBSEQUENT LIFTS TO FINISH GRADE SHALL BE IN SIX INCH LOOSE LIFTS, EACH SETTLED BY THOROUGH SOAKING.
6. UPON ATTACHMENT OF FINISH GRADE WITHIN EACH PLANTING BED, THE GROUND SURFACE SHALL RECEIVE AN EVEN APPLICATION OF ORGANIC NON-PHOSPHORUS FERTILIZER APPLIED PER THE MANUFACTURER'S RECOMMENDATIONS.
7. COVERED WITH A THREE INCH NOMINAL DEPTH OF SHREDDED CEDAR BARK (OR APPROVED EQUIVALENT), MAINTAINING A ONE INCH MINIMUM DEPTH AT THE BERM EDGE, AND IMMEDIATELY RISING TO A THREE INCH DEPTH ACROSS THE PLANTING BED OR LANDSCAPE ISLAND. (SEE DETAIL)

PLANTING SCHEDULE

NUMBER	COMMON NAME	SCIENTIFIC NAME	SIZE	CONDITION
2	AMERICAN ELM - AE	ULMUS AMERICANA	2 - 1 1/2"	BAR
1	RED MAPLE - RM	ACER RUBRUM	2 - 1 1/2"	BAR
12	ARIZONIAN - A	TRIALIA PLICATA	4 - 6 FEET	BAR

- PER SECTION 188-210(5) PROVIDE 1 TREE PER 10 PARKING SPACES. 14 PARKING SPACES = 2 TREES
3 TREES PROVIDED.
- ALL PLANTINGS ARE IN ACCORDANCE WITH THE TOWN OF FRANKLIN BEST DEVELOPMENT PRACTICES GUIDEBOOK.

LEGEND:

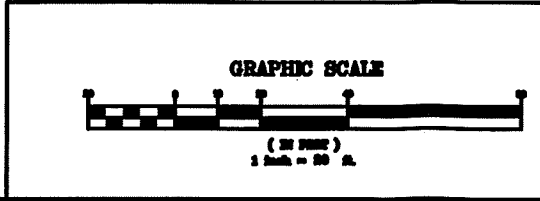
- DHSB DRILL HOLE STONE BOUND
- 297--- EXISTING COUNTOUR
- 277- PROPOSED COUNTOUR
- x274.3 SPOT GRADE - PROPOSED
- x274.3EX SPOT GRADE - EXISTING
- ⊙ 48M EXST. TREE - DIAMETER - SPECIES
- UP4-1 UTILITY POLE
- OHV OVERHEAD WIRES
- ⊙ GAS GATE
- ⊙ WATER CURB STOP
- ⊙ WATER GATE
- ⊙ FIRE HYDRANT
- ⊙ DRAIN MANHOLE
- ⊙ CATCH BASIN
- ⊙ SEWER MANHOLE
- ⊙ DUMPSTER
- VCC VERTICAL CONCRETE CURBING
- VCC VERTICAL GRANITE CURBING
- CCB CAPE COD BERM
- ⊙ HANDICAP PARKING SPACE
- ⊙ BUILDING MOUNTED LIGHT
- POLE MOUNTED LIGHT

OWNER:
FERRARA FAMILY REALTY TRUST
P.O. BOX 482
FRANKLIN, MASSACHUSETTS

APPLICANT:
37-41 EAST CENTRAL STREET, LLC
37 EAST CENTRAL STREET
FRANKLIN, MASSACHUSETTS

PLANTING PLAN
70 EAST CENTRAL STREET
FRANKLIN, MASSACHUSETTS
PREPARED FOR
37-41 EAST CENTRAL STREET, LLC
37 EAST CENTRAL STREET
FRANKLIN, MASSACHUSETTS
DECEMBER 15, 2017
SCALE: 1" = 20'

SITE PLAN APPROVAL REQUIRED FRANKLIN PLANNING BOARD	
DATE	



NO.	DATE	DESCRIPTION	BY
1	2/27/18	PLDG. SITE DESIGN AND REVIEW COMMENTS	BY

DATE	FIELD BY:	INT.
10/17	FIELD BOOK	PG# 63
12/17	CALCS BY:	RRG
12/17	DESIGNED BY:	RRG
12/17	DRAWN BY:	COMP
12/17	CHECKED BY:	CAQ

UNITED CONSULTANTS INC.
660 FRANKLIN STREET SUITE 110
WRENTHAM, MASSACHUSETTS 01905
508-884-8800 FAX 508-884-8806

DATE	DEC. 15, 2017
SCALE	1" = 20'
PROJECT	UC1934
SHEET	5 of 9