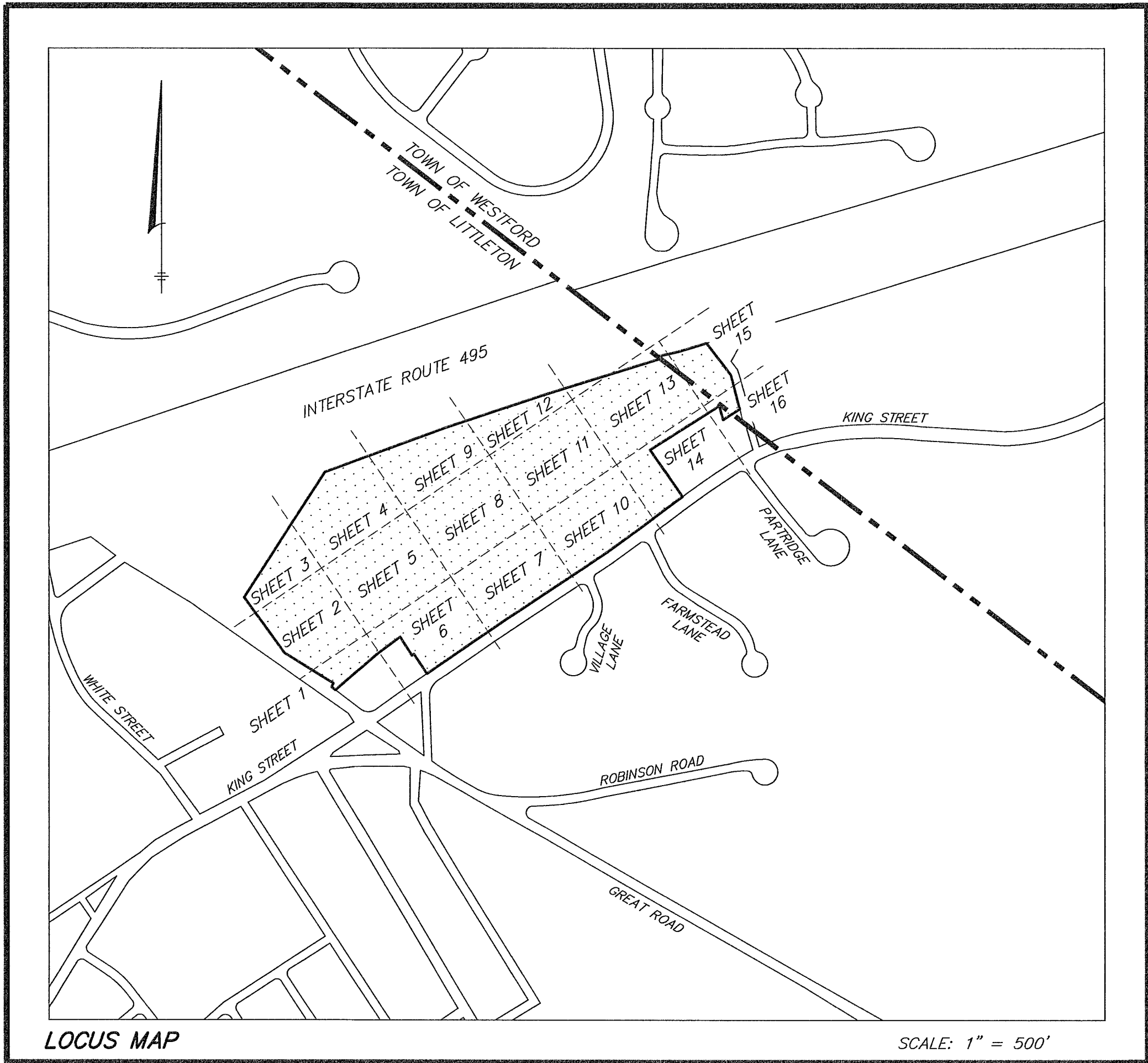


EXISTING CONDITIONS
PLAN OF LAND
IN
LITTLETON,
MASSACHUSETTS



ELEVATION BENCH MARKS		
DATUM: NAVD88 (SEE NOTE 1)		
NO.	DESCRIPTION	ELEV.
A	HYDRANT - X-CUT	278.30
B	HYDRANT - BOLT OVER MAIN OUTLET	271.61
C	SPIKE SET	285.54
D	HYDRANT - BOLT OVER MAIN OUTLET	299.58
E	UP#6 - SPIKE SET	284.41

LEGEND

---102---	SURFACE CONTOUR	× 100.7	SPOT ELEVATION
—○—○—○—	CHAIN LINK FENCE	○	BOULDER
—○—○—○—	WOOD FENCE	⊙	PROMINENT TREE
—○—○—○—	STONE WALL	⊙	LIGHT POLE
—○—○—○—	METAL GUARDRAIL	⊙	TYPICAL SHRUB
—○—○—○—	EDGE OF PAVEMENT	●	POST
—x—x—x—	CHAIN LINK FENCE	D	DRAIN (UNKNOWN MATERIAL)
86.75 86.25	CURB WITH TOP AND BOTTOM CURB ELEVATION	RCP	REINFORCED CONCRETE PIPE
~~~~~	EDGE OF WOODED AREA	CI	CAST IRON
—S—S—S—	SEWERLINE & MANHOLE WITH PIPE SIZE, & MATERIAL	VC	VITRIFIED CLAY
—D—D—D—	DRAINLINE WITH PIPE SIZE, & MATERIAL	PVC	POLYVINYL CHLORIDE
—W—W—W—	WATER MANHOLE, WATER MAIN WITH SIZE, TEE, GATE VALVE & FIRE HYDRANT	FES	FLARED END SECTION
—G—G—G—	GAS MAIN WITH SIZE & GATE VALVE	⊙	STRUCTURE COVER
—OH—OH—OH—	EXISTING UTILITY POLE WITH DESIGNATION OVERHEAD WIRES AND GUY POLE	⊙	OBSCURED STRUCTURE
—E—E—E—	ELECTRIC MANHOLE & UNDERGROUND ELECTRIC LINES	SMH	SEWER MANHOLE
—T—T—T—	TELEPHONE MANHOLE & UNDERGROUND TELEPHONE LINES	DMH	DRAIN MANHOLE
—R—R—R—	RETAINING WALL	MH	MANHOLE (UNKNOWN UTILITY)
—R—R—R—	EDGE OF GRAVEL ROAD	CB	CATCH BASIN
		RCB	ROUND CATCH BASIN
		—	SIGN
		DHCB	DRILL HOLE IN CONCRETE BOUND
		DHSB	DRILL HOLE IN STONE BOUND
		MHB	MASS HIGHWAY BOUND
		EPLP	ESCUTCHEON PIN IN A LEAD PLUG
		VGC	VERTICAL GRANITE CURB
		BB	BITUMINOUS BERM
		BIT. CONC.	BITUMINOUS CONCRETE
		CLF	CHAIN LINK FENCE
		CONC.	CONCRETE
		⊙	BASKETBALL HOOP
		(R)	RECORD

ASSESSORS:

PARCEL ID# U08-10-0 (NO. 550)  
PARCEL ID# U08-17-4 (NO. 584)

RECORD OWNER:

550 KING STREET LLC

REFERENCES:

MIDDLESEX SOUTH REGISTRY OF DEEDS  
DEED BOOK 80208, PAGE 416  
DEED BOOK 78708, PAGE 547  
PLAN 538 OF 2006  
PLAN 82 OF 2008

MIDDLESEX NORTH REGISTRY OF DEEDS  
DEED BOOK 36259, PAGE 193  
PLAN BOOK 221, PLAN 46

ZONING:

KING STREET COMMON  
VILLAGE COMMON

NOTES:

- 1) THE HORIZONTAL DATUM FOR THIS SURVEY IS THE MASSACHUSETTS COORDINATE SYSTEM, NAD 1983, MAINLAND ZONE. THE VERTICAL DATUM FOR THIS SURVEY IS THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88). SAID DATUMS WERE ESTABLISHED VIA GPS OBSERVATIONS UTILIZING NAD83 (NA2011) EPOCH 2010.00 (MYCS2) AND GEOID 18.
- 2) UNDERGROUND UTILITIES ARE SHOWN HEREON FROM FIELD LOCATIONS OF SURFACE VISIBLE STRUCTURES AND FROM AVAILABLE RECORD INFORMATION ON FILE AT THE TOWN OF LITTLETON DEPARTMENT OF PUBLIC WORKS, AND PRIVATE UTILITY COMPANIES. OTHER UNDERGROUND UTILITIES MAY EXIST. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATION, SIZE & ELEVATION OF ALL UTILITIES WITHIN THE AREA OF PROPOSED WORK AND TO CONTACT "DIG-SAFE" AT 811 AT LEAST 72 HOURS PRIOR TO ANY EXCAVATION, DEMOLITION OR CONSTRUCTION.
- 3) THE LIMIT OF BORDERING VEGETATED WETLANDS SHOWN HEREON WAS DELINEATED BY HANCOCK ASSOCIATES AND LOCATED VIA FIELD SURVEY.
- 4) THE SURVEYED PREMISES AS SHOWN HEREON IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA, OR OTHER FLOOD AREA, AS SHOWN ON FEMA NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM) NUMBER 25017C0236F, HAVING AN EFFECTIVE DATE OF JULY 7, 2014.
- 5) THIS PLAN IS THE RESULT OF AN ON-THE-GROUND INSTRUMENT SURVEY PERFORMED BY HANCOCK ASSOCIATES THROUGH FEBRUARY OF 2022 IN CONJUNCTION WITH PHOTOGRAMMETRIC INFORMATION PROVIDED BY EASTERN TOPOGRAPHICS.

SITE ADDRESS:

#550  
KING STREET

Littleton, Massachusetts

PREPARED FOR:

LUPOLI  
COMPANIES,  
LLC

290 Merrimack Street  
Lawrence, Massachusetts 01843

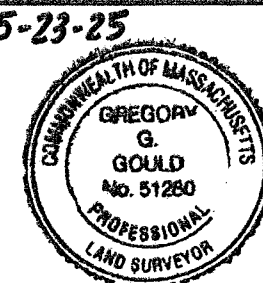
HANCOCK  
ASSOCIATES

Civil Engineers

Land Surveyors

Wetland Scientists

34 CHELMSFORD ST., CHELMSFORD, MA 01824  
VOICE (978) 244-0110, FAX (978) 244-1133  
WWW.HANCOCKASSOCIATES.COM



5-23-25

2	JAR	GGG	5/23/25	MODIFY WETLANDS/DRAINAGE
1	JAR	GGG	11/22/24	ADDITIONAL UTILITIES

DATE: 4/11/2022  
SCALE: 1" = 20'

DRAWN BY: MJS  
CHECK BY: GGG

EXISTING  
CONDITIONS  
PLAN OF LAND  
IN  
LITTLETON,  
MASSACHUSETTS

PLOT DATE: Jun 04, 2025 8:28 am  
PATH: J:\25579-Lupoli-Littleton\Surv\DWG\

DWG: 25579sv.dwg

LAYOUT: EC

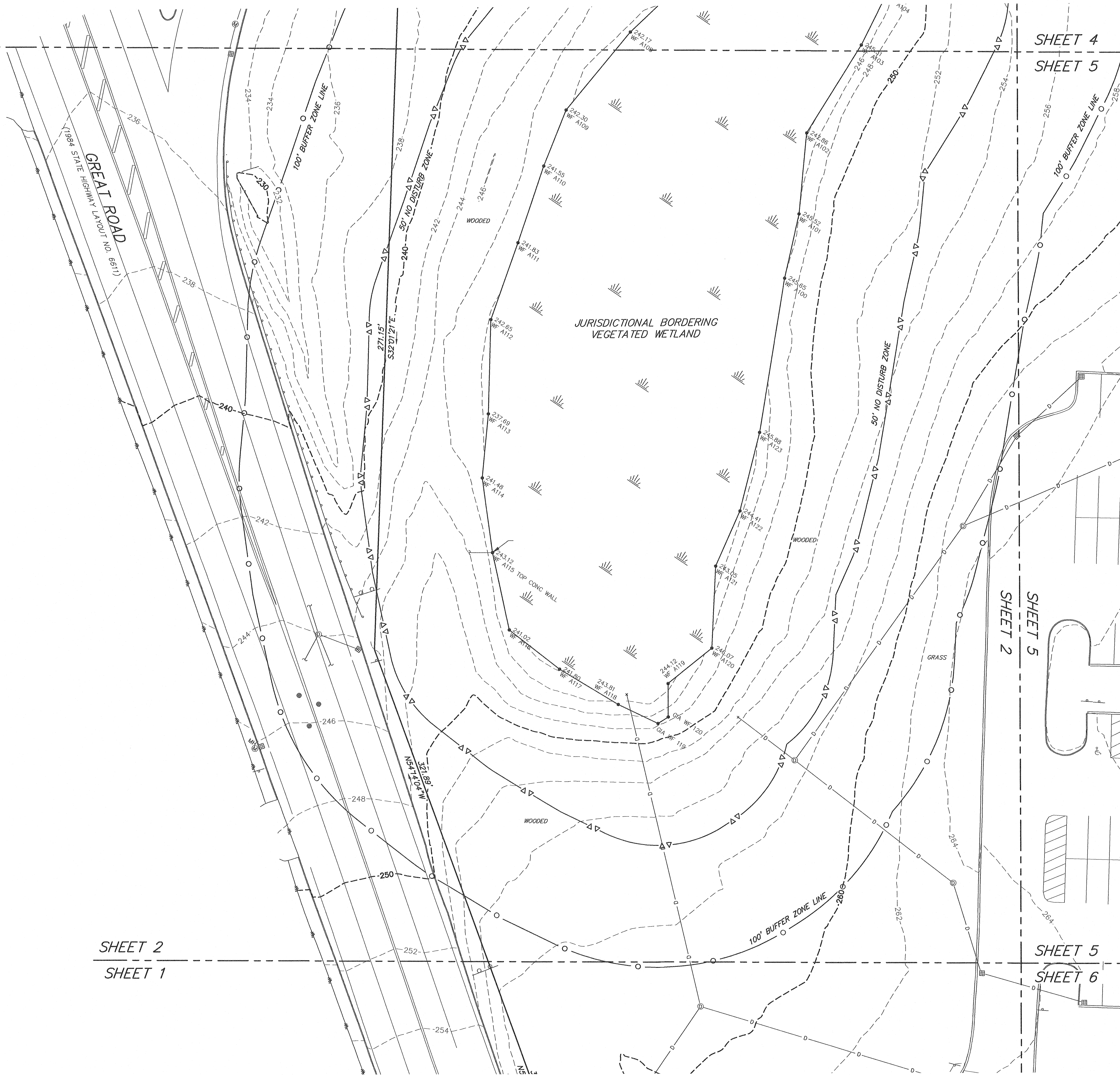
SHEET: COVER

PROJECT NO.:

25579

MASSACHUSETTS COORDINATE SYSTEM,  
NAD 1983, MAINLAND ZONE

SHEET 3  
SHEET 2



SCALE: 1" = 20'

SITE ADDRESS:

#550  
KING STREET

Littleton, Massachusetts

PREPARED FOR:

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LLC

290 Merrimack Street  
Lawrence, Massachusetts 01843

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8-29-25



*Gregory S. Gould*

3	JAR GGG	8/29/25	MODIFY WETLANDS
2	JAR GGG	5/23/25	MODIFY WETLANDS/DRAINAGE
1	JAR GGG	11/22/24	ADDITIONAL UTILITIES

DATE: 4/11/2022 DRAWN BY: MJS  
SCALE: 1" = 20' CHECK BY: GGG

EXISTING  
CONDITIONS  
PLAN OF LAND  
IN  
LITTLETON,  
MASSACHUSETTS

PLOT DATE: Sep 12, 2025 1:19 pm  
PATH: X:\25579-Lupoli-Littleton\Drawn\DWG\

DWG: 25579sv.dwg

LAYOUT: EC 2

SHEET: 2 OF 16

PROJECT NO.:

25579

#550  
KING STREET

PREPARED FOR:

LUPOLI  
COMPANIES,  
LLC

290 Merrimack Street  
Lawrence, Massachusetts 01843

HANCOCK  
ASSOCIATES

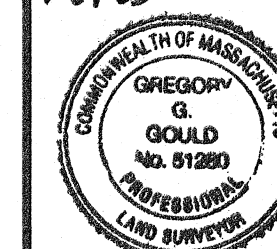
Civil Engineers

## Land Surveyors

Wetland Scientists

34 CHELMSFORD ST., CHELMSFORD, MA 01824  
VOICE (978) 244-0110, FAX (978) 244-1133  
WWW.HANCOCKASSOCIATES.COM

8-29-24



*[Signature]*

3	JAR	GGG	8/29/25	MODIFY WETLANDS
2	JAR	GGG	5/23/25	MODIFY WETLANDS/DRAINAGE
1	JAR	GGG	11/22/24	ADDITIONAL UTILITIES

DATE: 4/11/2022	DRAWN BY: M
SCALE: 1" = 20'	CHECK BY: G

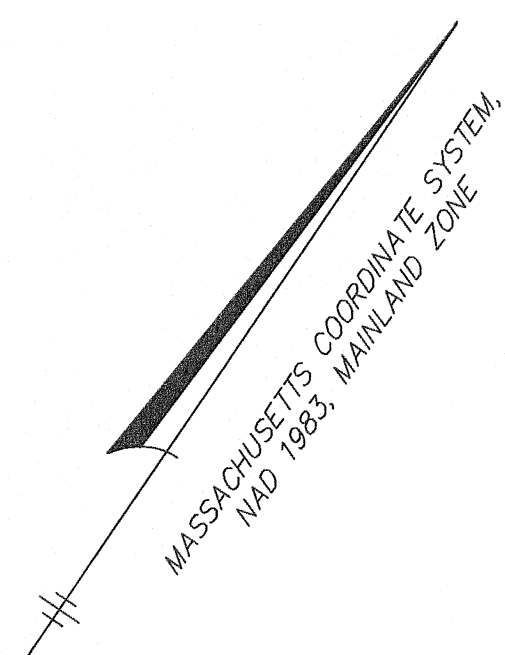
**EXISTING  
CONDITIONS  
PLAN OF LAND  
IN  
LITTLETON,  
MASSACHUSETTS**

PLOT DATE: Sep 12, 2025 1:16 pm  
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DWG: 25579sv.dwg

LAYOUT: EC 3

PROJECT NO.:	25579
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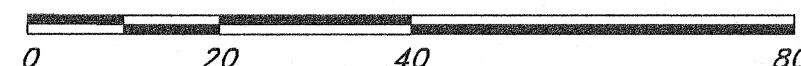


SHEET 3

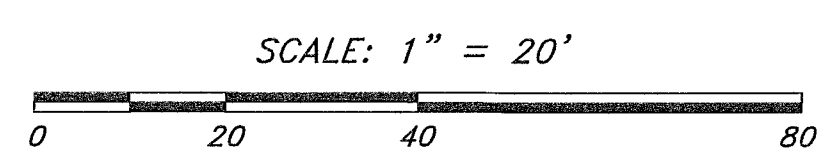
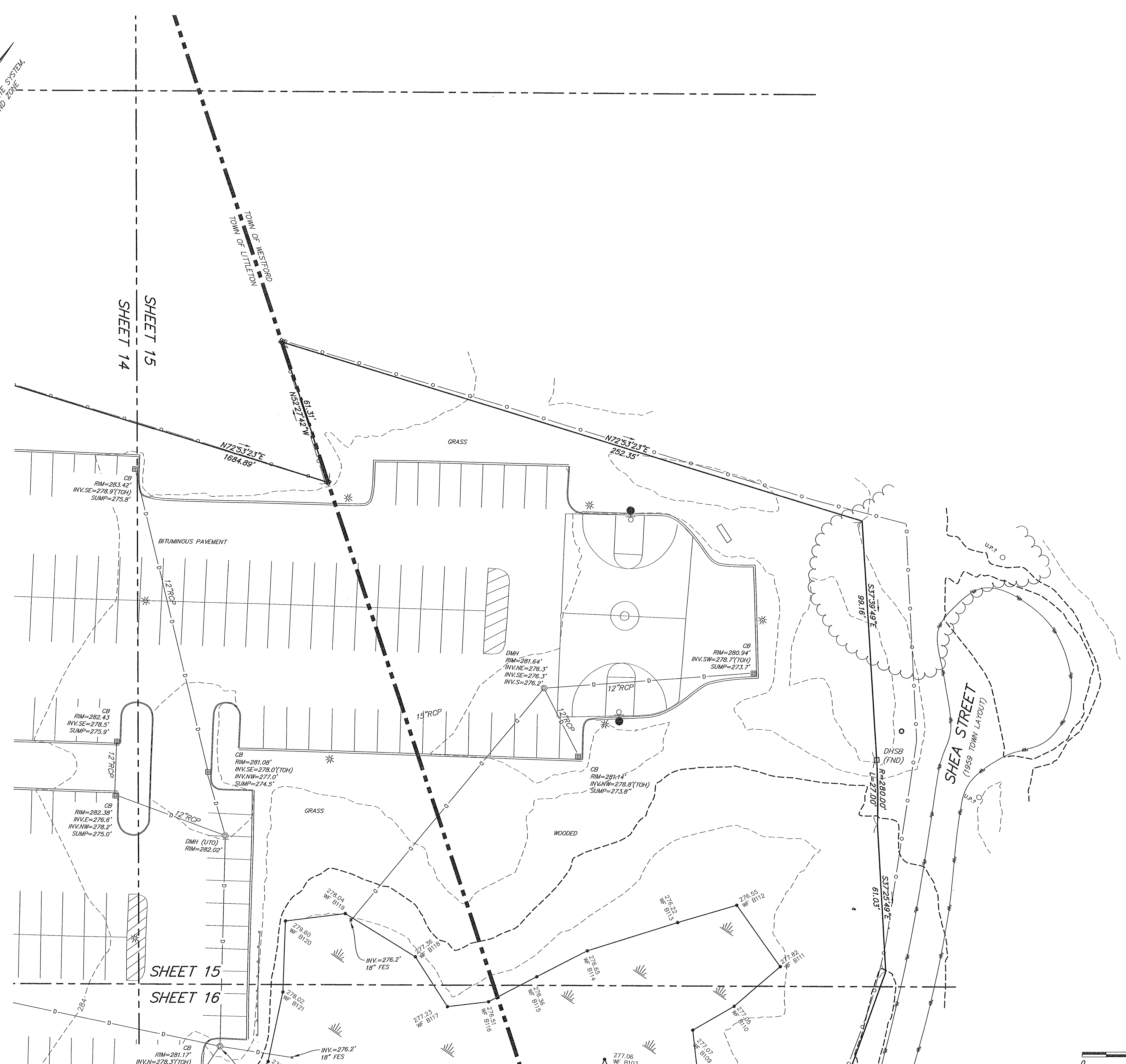
SHEET 3  
SHEET 2

*SHEET 4*  
*SHEET 5*

SCALE: 1" = 20'



MASSACHUSETTS COORDINATE SYSTEM  
NAD 1983, MAINLAND ZONE



SITE ADDRESS:

**#550  
KING STREET**

Littleton, Massachusetts

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SCALE:	1" = 20'	CHECK BY:	GGG

**EXISTING  
CONDITIONS  
PLAN OF LAND  
IN  
LITTLETON,  
MASSACHUSETTS**

PLOT DATE: Jun 04, 2025 8:31 am  
PATH: X:\25579-Lupoli-Littleton\Drawings\

DWG: 25579sv.dwg	
LAYOUT: EC	
SHEET: 15 OF 16	

PROJECT NO.: **25579**

