




PROFESSIONAL ENGINEER DATE

CONSTRUCTION ON THIS LOT IS SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, RESTRICTIONS, RESERVATIONS OR OTHER LIMITATIONS WHICH MAY BE REVEALED BY AN EXAMINATION OF THE TITLE.

"WARNING" EXISTING UTILITY LINES INDICATED OR NOTED ON THESE DRAWINGS ARE SHOWN AS OBTAINED FROM EXISTING INFORMATION AND ARE ONLY APPROXIMATE IN LOCATION. THE CONTRACTOR SHALL TAKE CAUTION IN THESE AREAS TO AVOID DAMAGE TO EXISTING UTILITY LINES AND/OR HARM TO PERSONNEL ENGAGED IN WORKING IN THESE AREAS. CALL "DIG SAFE" 1-888-DIG-SAFE (1-888-344-7233).

LEGEND		
000	EXISTING ELEVATION CONTOUR	
X 000.00	EXISTING SPOT ELEVATION	
---	WETLAND BORDER	
	WETLANDS	
---	25' NO-DISTURB BUFFER	
---	50' NO-BUILD BUFFER	
---	100' WETLAND BUFFER	
Δ ##	WETLAND FLAG	
---	TREE LINE-LIMIT OF CUTTING	
---	SILT FENCE	

ZONING - R - RESIDENTIAL		
INTENSITY OF USE	REQ'D.	EXIST.
MIN. LOT REQUIREMENTS		
LOT AREA (S.F.)	60,000	77,000
FRONTAGE (FT)	200'	226.53'
FRONT YARD SETBACK (FT)	20'	101.4'
SIDE YARD SETBACK (FT) LEFT	20'	43.8'
SIDE YARD SETBACK (FT) RIGHT	20'	60.0'
REAR YARD SETBACK (FT)	20'	64.2'

- NOTES:
1. SEE TOWN OF MENDON ASSESSORS MAP 10 LOT 106
 2. SEE DEEDS BOOK 67437 PAGE 147, RECORDED WITH THE WORCESTER DISTRICT REGISTRY OF DEEDS.
 3. SEE THE FOLLOWING PLAN RECORDED WITH THE WORCESTER DISTRICT REGISTRY OF DEEDS: PLAN 952 PLAN 124
 4. DATUM - NAVD 1988

OWNER / APPLICANT
BENTO PINTO
6 FRONT STREET
MILFORD, MA 01757

ADDRESS:
2 NIPMUC DRIVE
A.K.A. 106 UXBRIDGE RD.

RESOURCE AREA PLAN
PLAN OF LAND
IN
MENDON, MA
SCALE: 30 FEET TO AN INCH
DATE: SEPTEMBER 24, 2025 *


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