



LOCUS PLAN
SCALE: 1" = 1,000'

GENERAL NOTES:

- THIS PLAN WAS PREPARED WITHOUT THE BENEFIT OF A FULL TITLE REPORT AND IS SUBJECT TO ANY AND ALL RIGHTS AND ENCUMBRANCES THAT SUCH A REPORT MAY DISCLOSE.
- THIS PLAN WAS PREPARED FROM THE DEEDS AND PLANS OF RECORD CITED HEREON AND AN ACTUAL ON THE GROUND FIELD SURVEY PERFORMED WITH NETWORK RTK-GNSS GPS BY GRAZ ENGINEERING, LLC IN 2012-2016.
- THE HORIZONTAL DATUM IS NAD 83, MASSACHUSETTS MAINLAND GRID BASED ON NGS OPUS POST PROCESSED STATIC GPS OBSERVATIONS TAKEN AT THE SITE.

PURPOSE STATEMENT:

- THE PURPOSE OF THIS PLAN IS TO CREATE A SINGLE FRONTAGE LOT ON AUBURN STREET THAT SHALL NOT BE DEEMED A BUILDING LOT WITHOUT A SPECIAL PERMIT APPROVAL AS A "LIMITED FRONTAGE LOT" BY THE ZONING BOARD OF APPEALS (ZBA) UNDER SECTION 1.3 OF THE ZONING BY-LAWS FOR LEICESTER.
- NO DEVELOPMENT OF THIS PROPOSED FRONTAGE LOT MAY OCCUR WITHOUT THE SPECIAL PERMIT APPROVAL BY THE ZBA AND FURTHER APPROVAL OF THE PLANNING BOARD PURSUANT TO THE SUBDIVISION CONTROL LAW.

GRAPHIC SCALE

(FEET) 60 0 30 60 120 180
(METERS) 18.3 0 9.1 18.3 36.6 54.9
1 inch = 60 ft.

REV.	DATE	DESCRIPTION	BY
JOB NUMBER:	SURVEY DATE: NOV-DEC 2016	FIELD BOOK NO. PAGES	
COMPUTED: BCM	CHECKED: PFG & BCM	DRAFTED: BCM	
SCALE: 1" = 60'	PLAN DATE: JANUARY 11, 2017	SHEET 1 OF 1	

PLAN OF LAND ON
AUBURN STREET
LEICESTER, MASSACHUSETTS

PROPERTY OWNER
SOUTHWEST HOLDINGS, LTD.

PREPARED FOR
SOUTHWEST HOLDINGS, LTD.
6017 PINE RIDGE ROAD, SUITE 255, NAPLES, FL 34119

GRAZ Engineering, L.L.C.

323 West Lake Road, Fitzwilliam, NH 03447 (603) 585-6959