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NOTE:

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EXISTING CONDITIONS AS TAKEN FROM MASS GIS AERIAL PHOTOMETRIC.

TOPOGRAPHY AS TAKEN FROM GOOGLE EARTH AUGUST 2010.

CONCEPTUAL DESIGN, AS DEVELOPED WITH TOWN OF NEEDHAM ENGINEERING DEPARTMENT, BASED ON PROPOSED EATON PARKING CONCEPT IIII RECEIVED MAY 4, 2011.

ZONING DISTRICT: CHESTNUT STREET BUSINESS DISTRICT

	REQUIRED OR MINIMUM	PROVIDED
LOT AREA	10,000 S.F.	41,625 S.F.
FRONTAGE	80'	539'±
HEIGHT	2 STORY (35')	–
F.A.R.	0.7	–
BLDG SETBACK - FRONT YARD	20'	–
ZONING SRB BLDG. SETBACK	25' L.A. / 50' BLDG	10'±*

ZONING DISTRICT: CENTER BUSINESS DISTRICT

	REQUIRED OR MINIMUM	PROVIDED
LOT AREA	10,000 S.F.	41,625 S.F.
FRONTAGE	80'	539'±
HEIGHT	2 STORY (35')	2 STORY
F.A.R.	1.0	0.543
BLDG SETBACK - FRONT YARD	3' OR AVG.	34'±
ZONING SRB BLDG. SETBACK	25' L.A. / 50' BLDG	10'±**

126 PARKING SPACES

GRAPHIC SCALE

30 0 15 30 60 120

(IN FEET)
1 inch = 30 ft.

NO.	REVISION/ISSUE	DATE

EATON CONCEPT A4

EXHIBIT PLAN
244 GARDEN STREET
IN THE CITY OF
NEEDHAM, MASSACHUSETTS

PROJECT C-705	DESIGN ALD	SHEET 1 OF 1
DATE AUGUST 22, 2011	CHECKED LMB	
SCALE AS NOTED	REVISED GMS	

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PATH:S:\Data\C-705 Needham\Autocad\Concept Drawings\C-705 Needham Town Concept IIII (8-22-11).dwg