

FOR REGISTRY OF DEEDS USE ONLY

OWNER OF RECORD:

STEWART J. GOODHILE
P.O. BOX 1100
JEFFERSON, MA 01522

DEED REFERENCE:

DEED BK 39333 PG 48
SPECIAL PERMIT DEED BK 21423 PG 127
SPECIAL PERMIT DEED BK 26201 PG 348
DEED BK 65549 PG 195
DEED BK 4683 PG 168

PLAN REFERENCES:

PLAN BOOK 288 PLAN 65
PLAN BOOK 293 PLAN 90
PLAN BOOK 297 PLAN 59
PLAN BOOK 424 PLAN 51
PLAN BOOK 714 PLAN 60
PLAN BOOK 899 PLAN 125

ASSESSOR'S REFERENCE:

ASSESSOR'S MAP 77 PARCEL 67
1114 WACHUSETT STREET
ASSESSOR'S MAP 77 PARCEL 66
1116 WACHUSETT STREET

ZONING DISTRICT: RESIDENTIAL-SUBURBAN R-1
AREA = 40,000 SQ.FT.
FRONTAGE = 100 FEET
LOT WIDTH = 100 FEET
FRONT = 30 FEET
SIDE = 15 FEET
REAR = 20 FEET

ZONING DISTRICT: COMMERCIAL
AREA = 10,000 SQ.FT.
FRONTAGE = 64 FEET
LOT WIDTH = 80 FEET
FRONT = 30 FEET
SIDE = 15 FEET
REAR = 15 FEET

NOTES:

- 1) THE PURPOSE OF THIS PLAN IS TO COMBINE LOT 2A, PARCEL 1, AND LOT 10A INTO ONE LOT, SHOWN ON THIS PLAN AS LOT 2B CONTAINING 121,039 SQUARE FEET, (2.778 ACRES).
- 2) PART OF SITE IS LOCATED IN SURFACE WATER PROTECTION OVERLAY, AND DEPARTMENT OF CONSERVATION AND RECREATION 400' WATERSHED PROTECTION DISTRICT
- 3) PART OF SITE IS LOCATED IN FLOOD PLAIN ZONE AE PER FEMA FLOOD MAP 250309 0008B DATED JULY 2, 1981
- 4) PREMISES ARE SERVICED BY TOWN WATER AND SEWER
- 5) PREMISES MAY BE SUBJECT TO:
RIGHTS OF OTHERS TO DRAW WATER PER DEED BOOK 2129 PG 164
RIGHTS OF OTHERS TO PASS WITH TEAMS PER DEED BOOK 2129 PG 165
- 6) LOT 10A CLAIMED BY GOODHILE. REFER TO LETTER FROM CLARK B. SUNDIN, JR. TO STEWART GOODHILE DATED DECEMBER 1, 1966. DEED BK 4683 PAGE 168

PLANNING BOARD ENDORSEMENT UNDER THE SUBDIVISION CONTROL LAW SHOULD NOT BE CONSTRUED AS EITHER AN ENDORSEMENT OR AN APPROVAL OF ZONING REGULATIONS

APPROVAL UNDER THE SUBDIVISION
CONTROL LAW NOT REQUIRED.
C 41 S 81P

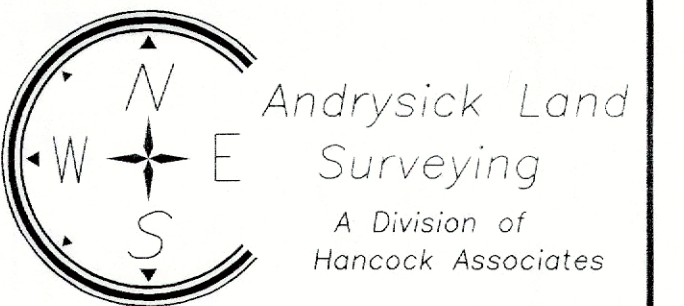
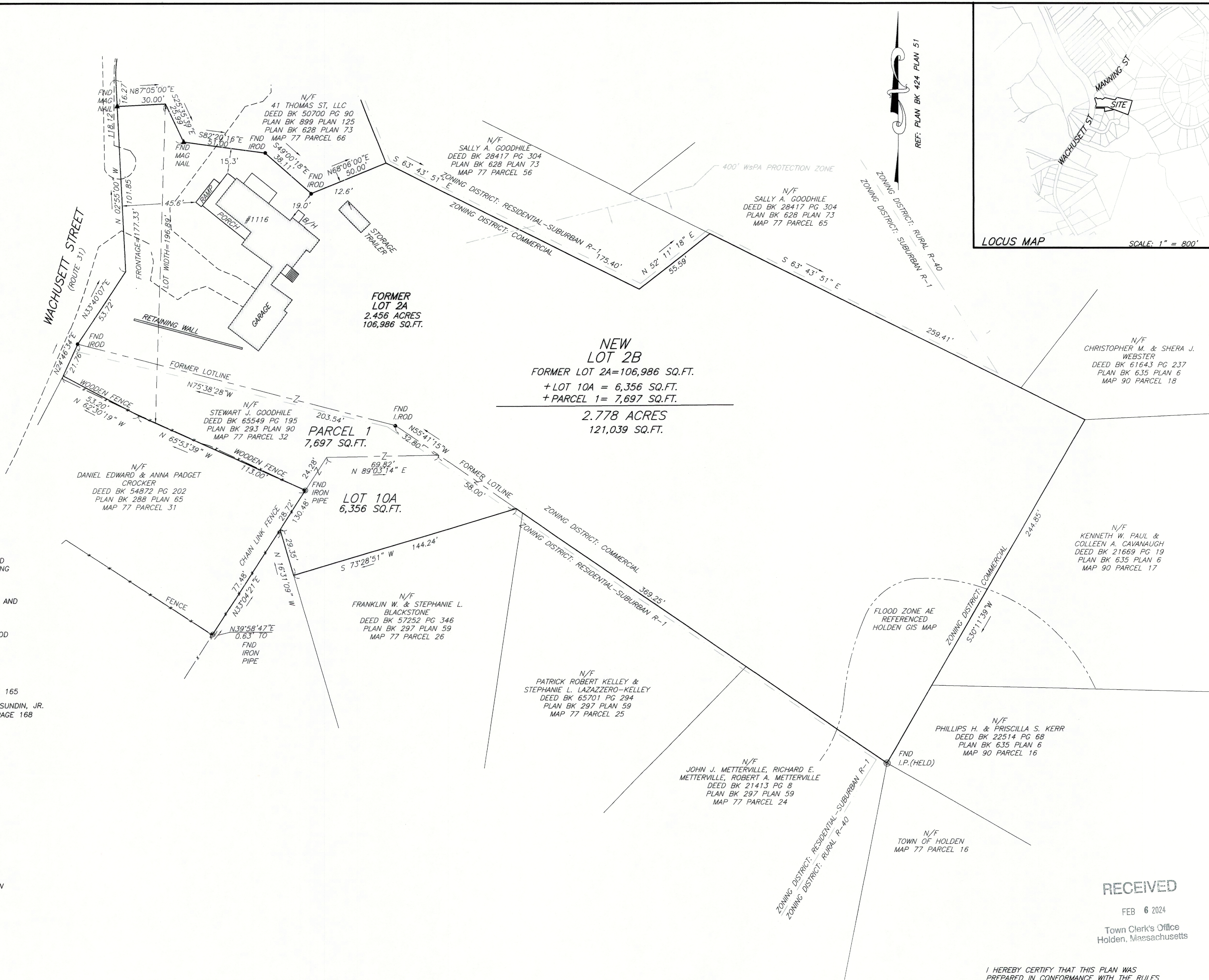
HOLDEN PLANNING BOARD

LEGEND

- PROPERTY LINE
- FORMER PROPERTY LINE
- STONEWALL
- FOUND IRON PIPE
- FOUND DRILL HOLE
- ZONING DISTRICT LINE
- FLOOD ZONE

DATE: _____

ANR #324



Civil Engineers
Land Surveyors
Wetland Specialists

206 WORCESTER RD
PO BOX 97, PRINCETON, MA 01541
PH (978)464-5890, FAX (978)464-5383
DWANDRYSICK@HANCOCKASSOCIATES.COM
WWW.HANCOCKASSOCIATES.COM

PREPARED FOR:

STEWART
GOODHILE

P.O. BOX 1100
JEFFERSON, MA 01522

BY APP DATE ISSUE/REVISION DESCRIPTION

DATE: 1/4/24 DESIGN BY:
SCALE: 1" = 30' DRAWN BY: PMC
APPRVD. BY: DWA CHECK BY: DWA

PLAN OF
LAND
IN
HOLDEN, MA

1116 WACHUSETT ST
HOLDEN, MA 01520

OWNER OF RECORD:

STEWART
GOODHILE

P.O. BOX 1000
JEFFERSON, MA 01522

DWG:27497

LAYOUT: ANR

SHEET: 1 OF 1

PROJECT NO.:

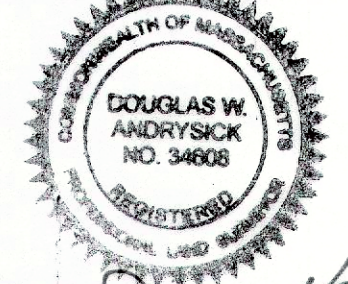
27497

RECEIVED

FEB 6 2024

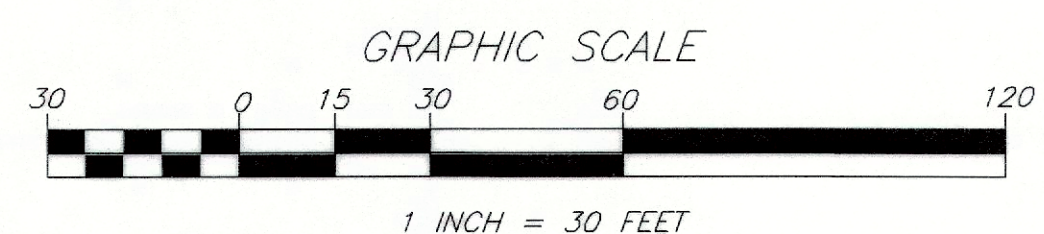
Town Clerk's Office
Holden, Massachusetts

I HEREBY CERTIFY THAT THIS PLAN WAS
PREPARED IN CONFORMANCE WITH THE RULES
AND REGULATIONS OF THE REGISTERS OF
DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.



Douglas W. Andrysick
PROFESSIONAL LAND SURVEYOR

1/31/2024
DATE



ANR #324