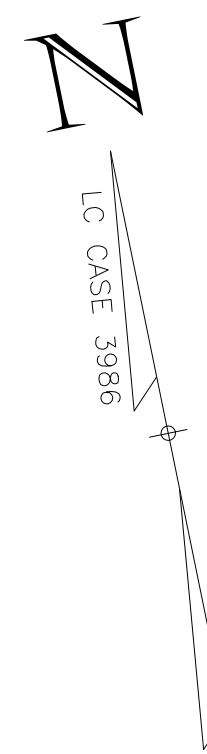


**LEGEND**

- SMH
- DMH
- CATCH BASIN
- HYDRANT
- UTILITY POLE
- WATER SHUT OFF
- PROPOSED BOUND
- EXISTING SPOT ELEVATION
- EXISTING 10' CONTOUR
- EXISTING 2' CONTOUR
- PROPOSED CONTOUR
- PROPOSED SPOT ELEVATION
- PROPOSED WATER LINE
- EXISTING WATER LINE
- EDGE OF BWV
- SILTATION CONTROL (& LIMIT OF WORK)
- GUARD RAIL
- CHAIN LINK FENCE
- STOCKADE FENCE
- LIGHT POLE
- VITRIFIED CLAY VC
- CORRUGATED METAL CM
- REINFORCED CONCRETE PIPE RCP
- TOP OF FOUNDATION TF
- GARAGE FLOOR GF
- CELLAR FLOOR CF
- EDGE OF PAVEMENT EP



**BENCHMARKS: (NAVD 88)**

- #1) TOP DRILL HOLE IN LEDGE (NORTH OF LOT 5) - ELEV. = 157.11
- #2) TOP DRILL HOLE LOT 10 (BEHIND LOT 8) - ELEV. = 138.40
- #3) TOP MAG NAIL SET IN BERM AT INTERSECTION OF MAPLE TERRACE AND SWAINS POND AVENUE - ELEV. = 75.45

**CLERKS CERTIFICATION ON THE PLAN**

DATE: \_\_\_\_\_

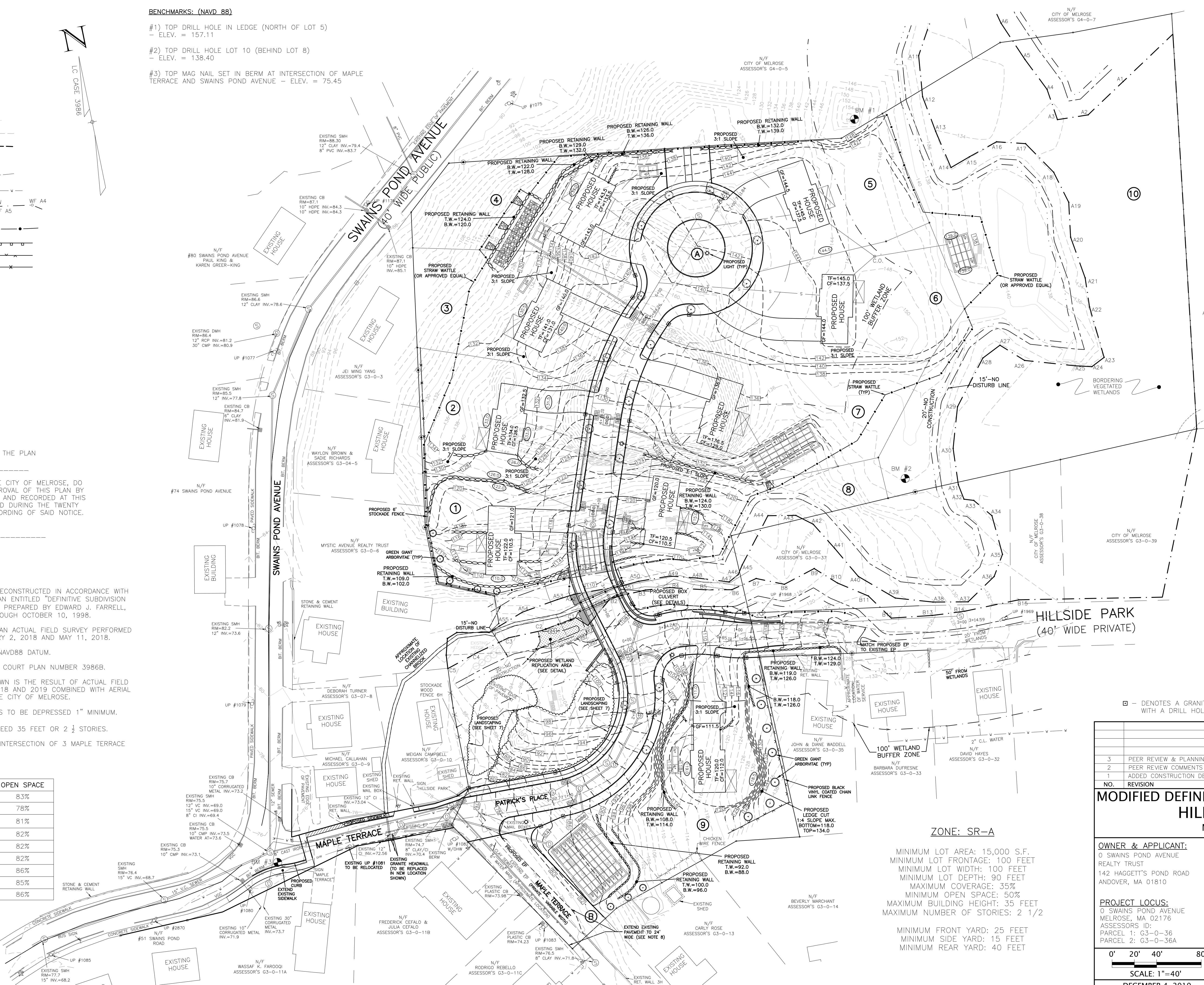
I, \_\_\_\_\_ CLERK OF THE CITY OF MELROSE, DO HEREBY CERTIFY THAT THE NOTICE OF APPROVAL OF THIS PLAN BY THE PLANNING BOARD HAS BEEN RECEIVED AND RECORDED AT THIS OFFICE AND THAT NO APPEAL WAS RECEIVED DURING THE TWENTY DAYS NEXT AFTER SUCH RECEIPT AND RECORDING OF SAID NOTICE.

CITY CLERK

**NOTES:**

1. PORTIONS OF MAPLE TERRACE WILL BE RECONSTRUCTED IN ACCORDANCE WITH THE PREVIOUSLY APPROVED SUBDIVISION PLAN ENTITLED "DEFINITIVE SUBDIVISION COLUCCI ESTATE MELROSE, MASSACHUSETTS" PREPARED BY EDWARD J. FARRELL, PLS, DATED MAY 4, 1998 AND REVISED THROUGH OCTOBER 10, 1998.
2. WETLAND RESOURCE FLAGS LOCATED BY AN ACTUAL FIELD SURVEY PERFORMED BY WILLIAMS & SPARGES, LLC ON FEBRUARY 2, 2018 AND MAY 11, 2018.
3. TOPOGRAPHY SHOWN IS BASED ON THE NAVD88 DATUM.
4. PERIMETER SHOWN IS TAKEN FROM LAND COURT PLAN NUMBER 3986B.
5. EXISTING TOPOGRAPHIC INFORMATION SHOWN IS THE RESULT OF ACTUAL FIELD SURVEYS BY WILLIAMS AND SPARGES IN 2018 AND 2019 COMBINED WITH AERIAL IMAGERY AND INFORMATION PROVIDED BY THE CITY OF MELROSE.
6. PROPOSED CATCH BASIN CASCADE GRATES TO BE DEPRESSED 1" MINIMUM.
7. PROPOSED BUILDING HEIGHT NOT TO EXCEED 35 FEET OR 2 1/2 STORIES.
8. ROADWAY IMPROVEMENTS TO EXTEND TO INTERSECTION OF 3 MAPLE TERRACE AND HEMENWAY AVENUE.

LOT NUMBER	BUILDING COVERAGE	OPEN SPACE
1	8.2%	83%
2	10.9%	78%
3	9.6%	81%
4	9.3%	82%
5	10.4%	82%
6	8.2%	82%
7	7.2%	86%
8	8.6%	85%
9	6.0%	86%



I CERTIFY THAT I HAVE CONFORMED WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS IN PREPARING THIS PLAN.

WILLIAMS & SPARGES LLC

MELROSE PLANNING BOARD

DATE: \_\_\_\_\_

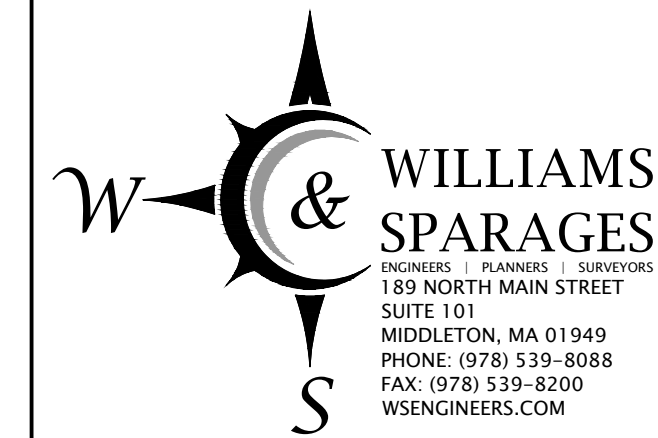
□ - DENOTES A GRANITE STONE BOUND WITH A DRILL HOLE TO BE SET.

NO.	REVISION	DATE
3	PEER REVIEW & PLANNING BOARD COMMENTS	5/13/2020
2	PEER REVIEW COMMENTS	3/11/2020
1	ADDED CONSTRUCTION DETAILS & REVISED STORMWATER	2/20/2020

**MODIFIED DEFINITIVE TOPOGRAPHIC PLAN  
HILLSIDE PARK  
MELROSE, MA**

**OWNER & APPLICANT:**  
0 SWAINS POND AVENUE  
REALTY TRUST  
142 HAGGETT'S POND ROAD  
ANDOVER, MA 01810

**PROJECT LOCUS:**  
0 SWAINS POND AVENUE  
MELROSE, MA 02176  
ASSESSORS ID:  
PARCEL 1: G3-0-36  
PARCEL 2: G3-0-36A



0' 20' 40' 80'  
SCALE: 1"=40'  
DECEMBER 4, 2019

TOPO SHEET 2 OF 2  
SHEET 5 OF 13

**ZONE: SR-A**

MINIMUM LOT AREA: 15,000 S.F.  
MINIMUM LOT FRONTAGE: 100 FEET  
MINIMUM LOT WIDTH: 100 FEET  
MINIMUM LOT DEPTH: 90 FEET  
MAXIMUM COVERAGE: 35%  
MINIMUM OPEN SPACE: 50%  
MAXIMUM BUILDING HEIGHT: 35 FEET  
MAXIMUM NUMBER OF STORIES: 2 1/2

MINIMUM FRONT YARD: 25 FEET  
MINIMUM SIDE YARD: 15 FEET  
MINIMUM REAR YARD: 40 FEET