

MASSACHUSETTS DEPARTMENT OF TRANSPORTATION HIGHWAY DIVISION

HUBBARDSTON
WILLIAMSVILLE ROAD OVER BURNSHIRT RIVER

STATE	FED. AID PROJ. NO.	SHEET NO.	TOTAL SHEETS
MA	-	1	8
PROJECT FILE NO.		609187	

PRELIMINARY RIGHT OF WAY
TITLE SHEET & INDEX

PLAN AND PROFILE OF
WILLIAMSVILLE ROAD
(BRIDGE NO. H-24-003)

IN THE TOWN OF
HUBBARDSTON
WORCESTER COUNTY

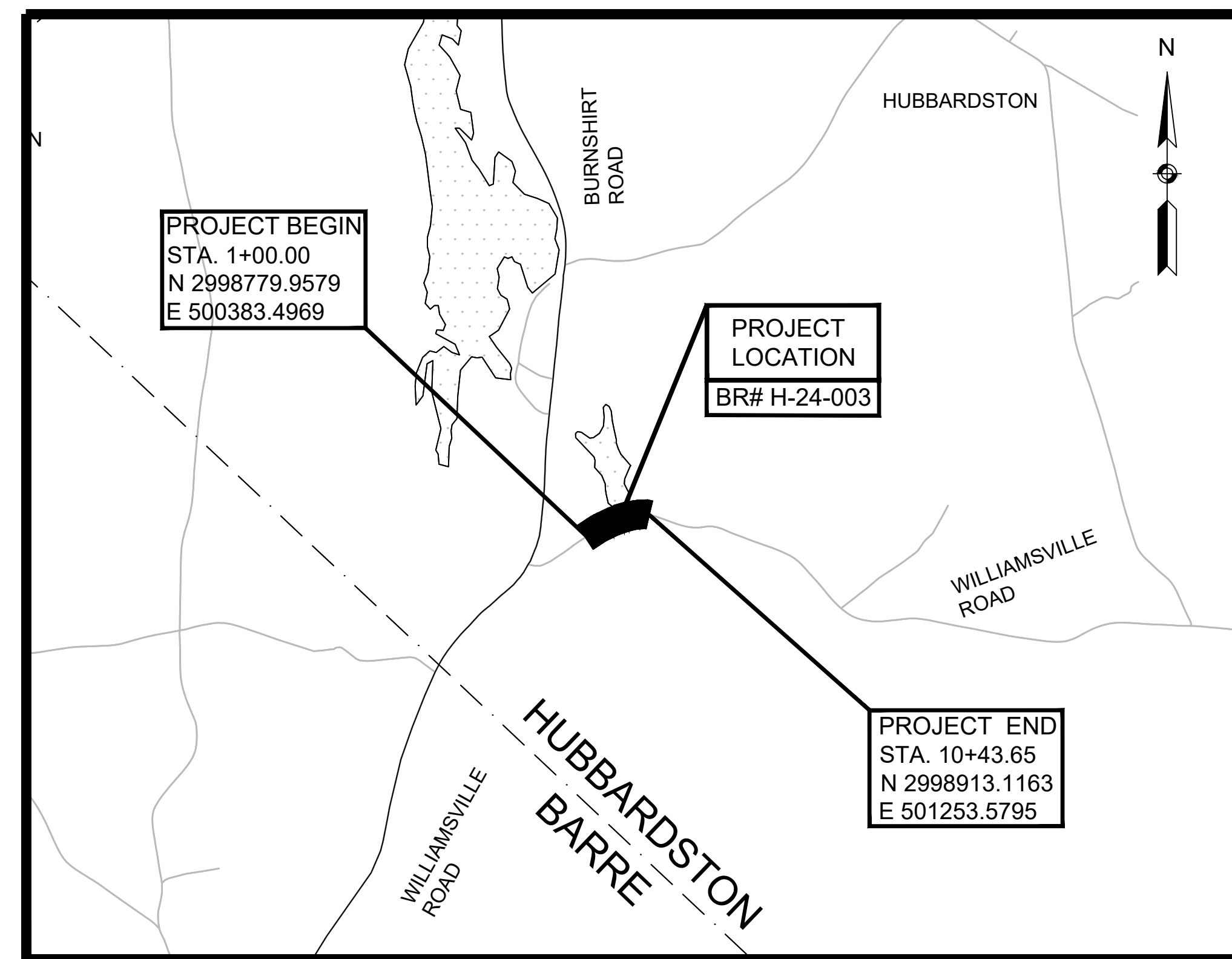
FEDERAL AID PROJECT NO.

THESE PLANS ARE SUPPLEMENTED BY THE OCTOBER 2017 CONSTRUCTION STANDARD DETAILS, THE 2015 OVERHEAD SIGNAL STRUCTURE AND FOUNDATION STANDARD DRAWINGS, MASSDOT TRAFFIC MANAGEMENT PLANS AND DETAIL DRAWINGS, THE 1990 STANDARD DRAWINGS FOR SIGNS AND SUPPORTS, THE 1968 STANDARD DRAWINGS FOR TRAFFIC SIGNALS AND HIGHWAY LIGHTING, AND THE LATEST EDITION OF THE AMERICAN STANDARD FOR NURSERY STOCK.

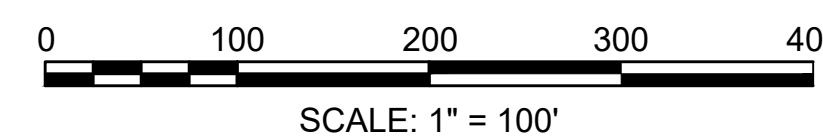
PRELIMINARY RIGHT OF WAY PLANS

INDEX

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3	TYPICAL SECTIONS
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5	PARCEL SUMMARY SHEET
6	LOCATION PLAN
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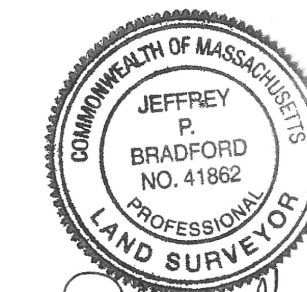
LOCUS MAP



BASE MAP NOTES

1. THE SURVEY BASE PLAN INFORMATION SHOWN ON THIS PLAN IS FROM A BASE PLAN PREPARED BY GCG ASSOCIATES DATED DECEMBER 4, 2020.
2. THE MOST RECENT SITE VISIT WAS COMPLETED IN MAY, 2023 TO VERIFY THAT THE EXISTING CONDITIONS SHOWN ON THE PLAN ARE THE CURRENT CONDITIONS IN THE FIELD.
3. THE LAYOUT AND PROPERTY LINES SUBMITTED ON THE PLAN WERE COMPILED FROM PLANS OF RECORD AND CERTIFIED BY HAVELOCK J. PURSEGLOVE, A PLS IN DIRECT CHARGE AND SUPERVISION OF THE SURVEY BASEMAP.
4. THE OWNERS HAVE BEEN CHECKED AND UPDATED AS OF MAY, 2023 PER THE REGISTRY OF DEEDS.
5. THE PREQUALIFIED SURVEYOR UNDER THE S3 CATEGORY IS PARTICIPATING IN THE DEVELOPMENT OF THE ROW PLANS. GREENMAN-PEDERSEN, INC. HAS VERIFIED HIGHWAY LAYOUT BASELINES AND SIDELINES, VERIFIED MUNICIPAL LAYOUTS, VERIFIED CURRENT ABUTTERS OWNERSHIP INFORMATION, VERIFIED EXISTING PERMANENT EASEMENTS, AND VERIFIED ANY OTHER ELEMENTS IN THE SURVEY BASE PLAN THAT AFFECTS DISPOSITION AND LAND ACQUISITIONS.

THE LAYOUT LINES, AS REPRESENTED ON THE PRELIMINARY RIGHT OF WAY PLANS, ARE BASED UPON AN INSTRUMENT SURVEY THAT MEETS 250 CMR 6.02 AND ARE SUITABLE TO BE USED FOR A RECORDABLE PLAN.



5/16/2023
JEFFREY P. BRADFORD, PLS #41862

DATE	DESCRIPTION	REV #
05-16-2023	ADDRESS COMMUNITY COMPLIANCE COMMENTS DATED 11/9/2022	1
10-19-2022	INITIAL SUBMISSION	0

RIGHT OF WAY PLANS BY:

GPI Engineering
Design
Planning
Construction Management
978.570.2999 GPINET.COM
Greenman-Pedersen, Inc.
181 Ballardvale Street, Suite 202
Wilmington, MA 01887

DESIGNER:

massDOT
Massachusetts Department of Transportation
Highway Division
IN-HOUSE DESIGN

massDOT
Massachusetts Department of Transportation
Highway Division

RECOMMENDED FOR APPROVAL

CHIEF ENGINEER _____ DATE _____

GENERAL SYMBOLS

EXISTING	PROPOSED	DESCRIPTION
		JERSEY BARRIER
		CATCH BASIN
		CATCH BASIN CURB INLET
		FLAG POLE
		GAS PUMP
		MAIL BOX
		POST SQUARE
		POST CIRCULAR
		WELL
		ELECTRIC HANDHOLE
		FENCE GATE POST
		GAS GATE
		BORING HOLE
		MONITORING WELL
		TEST PIT
		HYDRANT
		LIGHT POLE
		COUNTY BOUND
		GPS POINT
		CABLE MANHOLE
		DRAINAGE MANHOLE
		ELECTRIC MANHOLE
		GAS MANHOLE
		MISC MANHOLE
		SEWER MANHOLE
		TELEPHONE MANHOLE
		WATER MANHOLE
		MASSACHUSETTS HIGHWAY BOUND
		MONUMENT
		STONE BOUND
		TOWN OR CITY BOUND
		TRAVERSE OR TRIANGULATION STATION
		TROLLEY POLE OR GUY POLE
		TRANSMISSION POLE
		UTILITY POLE W/ FIREBOX
		UTILITY POLE WITH DOUBLE LIGHT
		UTILITY POLE W / 1 LIGHT
		UTILITY POLE
		BUSH
		TREE
		STUMP
		SWAMP / MARSH
		WATER GATE
		PARKING METER
		OVERHEAD CABLE/WIRE
		CURBING
		CONTOURS (ON-THE-GROUND SURVEY DATA)
		CONTOURS (PHOTOGRAMMETRIC DATA)
		UNDERGROUND DRAIN PIPE (DOUBLE LINE 24 INCH AND OVER)
		UNDERGROUND ELECTRIC DUCT (DOUBLE LINE 24 INCH AND OVER)
		UNDERGROUND GAS MAIN (DOUBLE LINE 24 INCH AND OVER)
		UNDERGROUND SEWER MAIN (DOUBLE LINE 24 INCH AND OVER)
		UNDERGROUND TELEPHONE DUCT (DOUBLE LINE 24 INCH AND OVER)
		UNDERGROUND WATER MAIN (DOUBLE LINE 24 INCH AND OVER)
		BALANCED STONE WALL
		GUARD RAIL - STEEL POSTS
		GUARD RAIL - WOOD POSTS
		GUARD RAIL - DOUBLE FACE - STEEL POSTS
		GUARD RAIL - DOUBLE FACE - WOOD POSTS
		CHAIN LINK OR METAL FENCE
		WOOD FENCE
		HAY BALES/SILT FENCE
		TREE LINE
		SAWCUT LINE
		TOP OR BOTTOM OF SLOPE
		LIMIT OF EDGE OF PAVEMENT OR COLD PLANE AND OVERLAY
		BANK OF RIVER OR STREAM
		BORDER OF WETLAND
		100 FT WETLAND BUFFER
		200 FT RIVERFRONT BUFFER
		STATE HIGHWAY LAYOUT
		TOWN OR CITY LAYOUT
		COUNTY LAYOUT
		RAILROAD SIDELINE
		TOWN OR CITY BOUNDARY LINE
		PROPERTY LINE OR APPROXIMATE PROPERTY LINE
		EASEMENT

PROJECT DESCRIPTION:

THE PROPOSED PROJECT CONSISTS OF THE REPLACEMENT OF BRIDGE NO. H-24-003 AND ASSOCIATED APPROACH WORK. THE PROPOSED RECONSTRUCTION WILL INCLUDE MILLING AND OVERLAY OF THE EXISTING ROADWAY, INSTALLATION OF ADA COMPLIANT SIDEWALKS AND RAMPS AND DRAINAGE AND UTILITY IMPROVEMENTS.

ABBREVIATIONS

GENERAL	
AADT	ANNUAL AVERAGE DAILY TRAFFIC
ABAN	ABANDON
ADJ	ADJUST
APPROX.	APPROXIMATE
A.C.	ASPHALT CONCRETE
ACCM PIPE	ASPHALT COATED CORRUGATED METAL PIPE
BIT.	BITUMINOUS
BC	BOTTOM OF CURB
BD.	BOUND
BL	BASELINE
BLDG	BUILDING
BM	BENCHMARK
BO	BY OTHERS
BOS	BOTTOM OF SLOPE
BR.	BRIDGE
CB	CATCH BASIN
CBCI	CATCH BASIN WITH CURB INLET
CC	CEMENT CONCRETE
CCM	CEMENT CONCRETE MASONRY
CEM	CEMENT
CI	CURB INLET
CIP	CAST IRON PIPE
CLF	CHAIN LINK FENCE
CL	CENTERLINE
CMP	CORRUGATED METAL PIPE
CSP	CORRUGATED STEEL PIPE
CO.	COUNTY
CONC	CONCRETE
CONT	CONTINUOUS
CONST	CONSTRUCTION
CR GR	CROWN GRADE
DHV	DESIGN HOURLY VOLUME
DI	DROP INLET
DIA	DIAMETER
DIP	DUCTILE IRON PIPE
DW	STEADY DON'T WALK - PORTLAND ORANGE
DWY	DRIVEWAY
ELEV (or EL.)	ELEVATION
EMB	EMBANKMENT
EOP	EDGE OF PAVEMENT
EXIST (or EX)	EXISTING
EXC	EXCAVATION
F&C	FRAME AND COVER
F&G	FRAME AND GRATE
FDN.	FOUNDATION
FLDSTN	FIELDSTONE
GAR	GARAGE
GD	GROUND
GG	GAS GATE
GI	GUTTER INLET
GIP	GALVANIZED IRON PIPE
GRAN	GRANITE
GRAV	GRAVEL
GRD	GUARD
HDW	HEADWALL
HMA	HOT MIX ASPHALT
HOR	HORIZONTAL
HYD	HYDRANT
INV	INVERT
JCT	JUNCTION
L	LENGTH OF CURVE
LB	LEACH BASIN
LP	LIGHT POLE
LT	LEFT
MAX	MAXIMUM
MB	MAILBOX
MH	MANHOLE
MHB	MASSACHUSETTS HIGHWAY BOUND
MIN	MINIMUM
NIC	NOT IN CONTRACT
NO.	NUMBER
PC	POINT OF CURVATURE
PCC	POINT OF COMPOUND CURVATURE
P.G.L.	PROFILE GRADE LINE
PI	POINT OF INTERSECTION
POC	POINT ON CURVE
POT	POINT ON TANGENT
PRC	POINT OF REVERSE CURVATURE
PROJ	PROJECT
PROP	PROPOSED
PSB	PLANTABLE SOIL BORROW
PT	POINT OF TANGENCY
PVC	POINT OF VERTICAL CURVATURE
PVI	POINT OF VERTICAL INTERSECTION
PVT	POINT OF VERTICAL TANGENCY
PVMT	PAVEMENT
PWW	PAVED WATER WAY

**HUBBARDSTON
WILLIAMSVILLE ROAD OVER BURNSHIRT RIVER**

STATE	FED. AID PROJ. NO.	SHEET NO.	TOTAL SHEETS
MA	-	2	8
PROJECT FILE NO.		609187	

**PRELIMINARY RIGHT OF WAY
LEGEND, ABBREVIATIONS & PROJECT DESCRIPTION**

ABBREVIATIONS (cont.)

GENERAL	
R	RADIUS OF CURVATURE
R&D	REMOVE AND DISPOSE
RCP	REINFORCED CONCRETE PIPE
RD	ROAD
RDWY	ROADWAY
REM	REMOVE
RET	RETAIN
RET WALL	RETAINING WALL
ROW	RIGHT OF WAY
RR	RAILROAD
R&R	REMOVE AND RESET
R&S	REMOVE AND STACK
RT	RIGHT
SB	STONE BOUND
SHLD	SHOULDER
SMH	SEWER MANHOLE
ST	STREET
STA	STATION
SSD	STOPPING SIGHT DISTANCE
SHLO	STATE HIGHWAY LAYOUT LINE
SW	SIDEWALK
T	TANGENT DISTANCE OF CURVE/TRUCK %
TAN	TANGENT
TEMP	TEMPORARY
TC	TOP OF CURB
TOS	TOP OF SLOPE
TYP	TYPICAL
UP	UTILITY POLE
VAR	VARIES
VERT	VERTICAL
VC	VERTICAL CURVE
WCR	WHEEL CHAIR RAMP
WG	WATER GATE
WIP	WROUGHT IRON PIPE
WM	WATER METER/WATER MAIN
X-SECT	CROSS SECTION

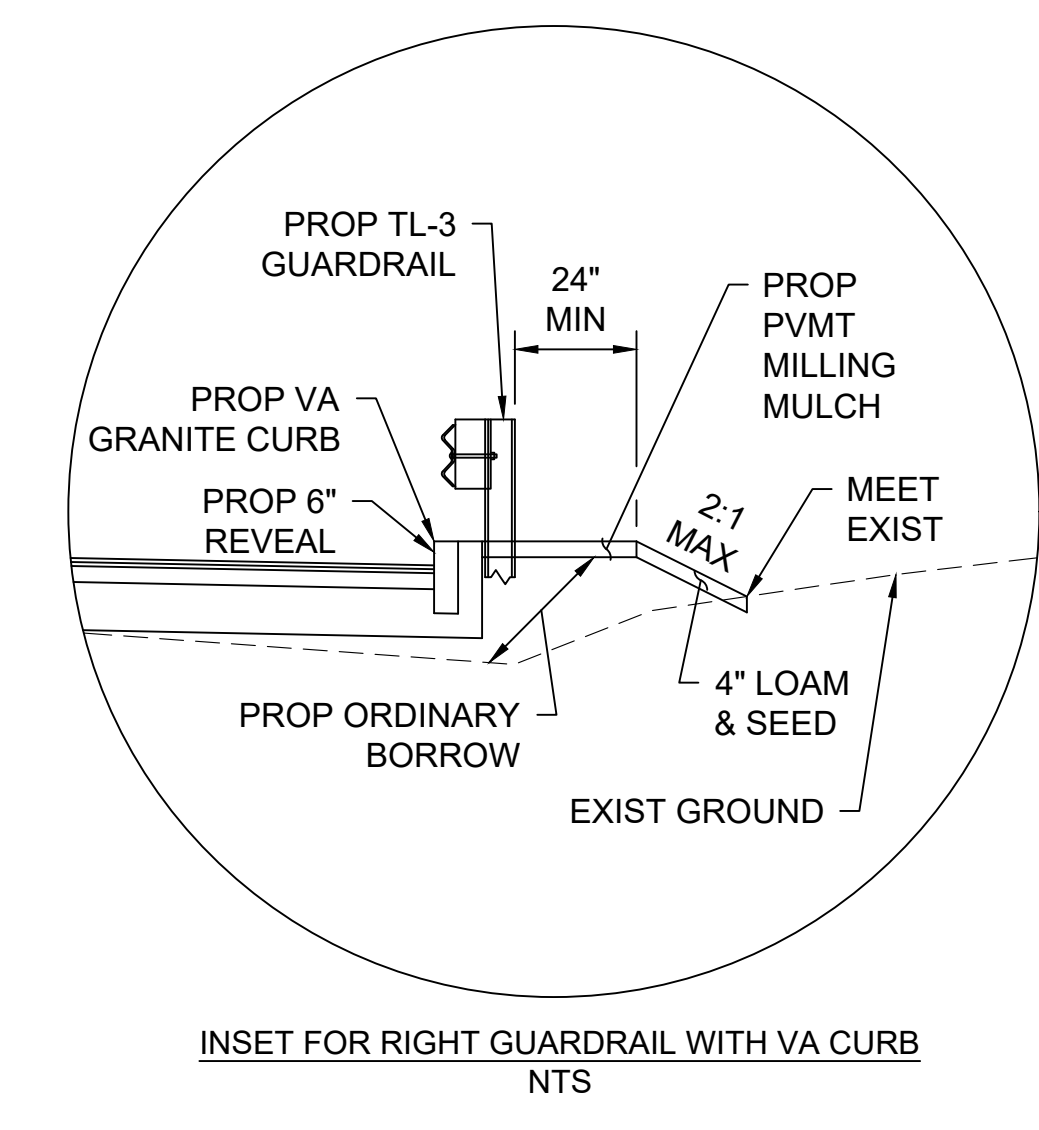
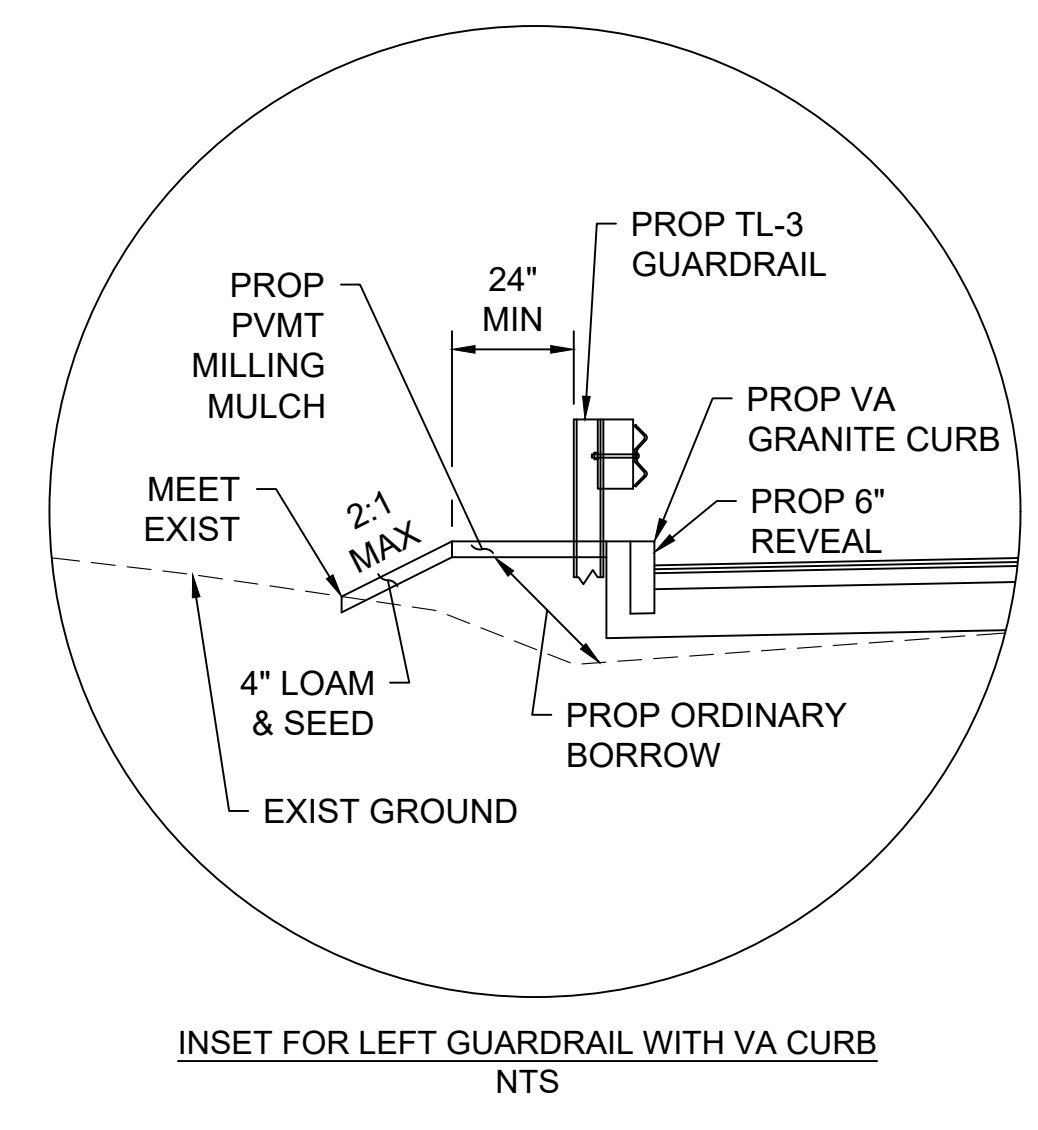
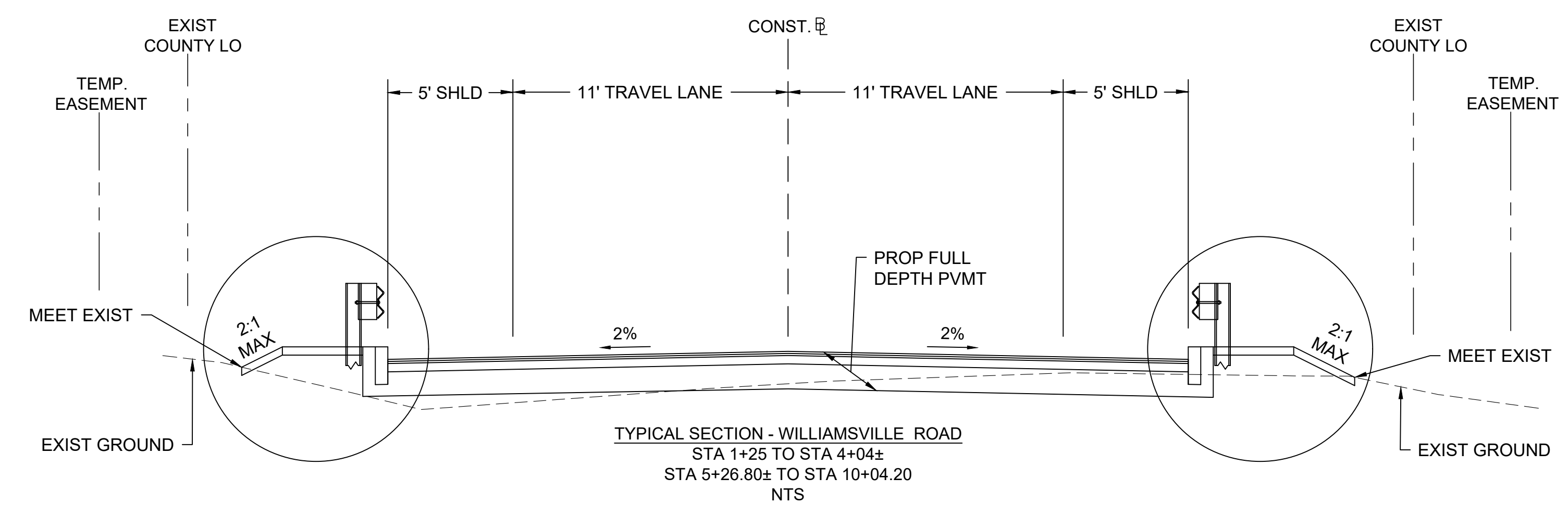
TRAFFIC SIGNAL ABBREVIATIONS

CAB	CABINET
CCVE	CLOSED CIRCUIT VIDEO EQUIPMENT
DW	STEADY UPRAISED HAND
FDW	FLASHING UPRAISED HAND
FR	FLASHING CIRCULAR RED
FRL	FLASHING RED LEFT ARROW
FRR	FLASHING RED RIGHT ARROW
FY	FLASHING CIRCULAR YELLOW
FYL	FLASHING YELLOW LEFT ARROW
FYR	FLASHING YELLOW RIGHT ARROW
G	STEADY CIRCULAR GREEN
GL	STEADY GREEN LEFT ARROW
GR	STEADY GREEN RIGHT ARROW
GSL	STEADY GREEN SLASH LEFT ARROW
GSR	STEADY GREEN SLASH RIGHT ARROW
GV	STEADY GREEN VERTICAL ARROW
OL	OVERLAP
PED	PEDESTRIAN
PTZ	PAN, TILT, ZOOM
R	STEADY CIRCULAR RED
RL	STEADY RED LEFT ARROW
RR	STEADY RED RIGHT ARROW
TR SIG	TRAFFIC SIGNAL
TSC	TRAFFIC SIGNAL CONDUIT
W	STEADY WALKING PERSON
Y	STEADY CIRCULAR YELLOW
YL	STEADY YELLOW LEFT ARROW

HUBBARDSTON
WILLIAMSVILLE ROAD OVER BURNSHIRT RIVER

STATE	FED. AID PROJ. NO.	SHEET NO.	TOTAL SHEETS
MA	-	3	8
PROJECT FILE NO.		609187	

PRELIMINARY RIGHT OF WAY
TYPICAL SECTIONS

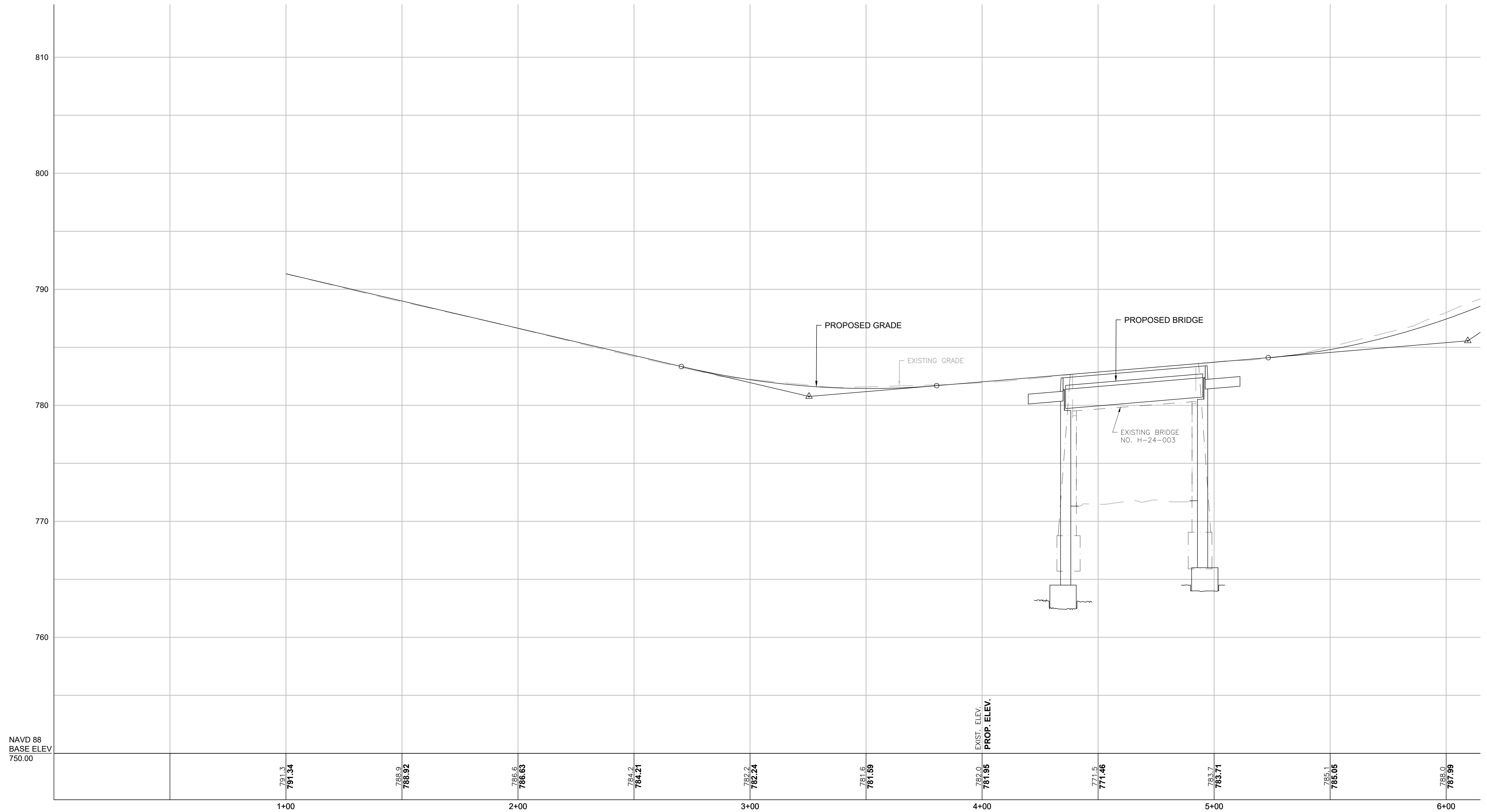


HUBBARDSTON
WILLIAMSVILLE ROAD OVER BURNSHIRT RIVER

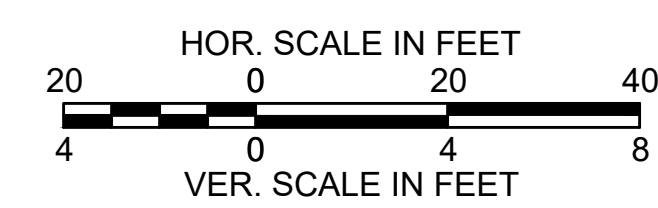
STATE	FED. AID PROJ. NO.	SHEET NO.	TOTAL SHEETS
MA	-	4	8
PROJECT FILE NO.		609187	

PRELIMINARY RIGHT OF WAY
CRITICAL PROFILE

WILLIAMSVILLE ROAD



NAVD 88
BASE ELEV
750.00



PROJECT TOTALS			
AFFECTED PROPERTIES	FEE TAKINGS	PERMANENT EASEMENTS	TEMPORARY EASEMENTS
4	0	1	8

**HUBBARDSTON
WILLIAMSVILLE ROAD OVER BURNSHIRT RIVER**

STATE	FED. AID PROJ. NO.	SHEET NO.	TOTAL SHEETS
MA	-	5	8
PROJECT FILE NO.		609187	

**PRELIMINARY RIGHT OF WAY
PARCEL SUMMARY SHEET**

PARCEL NO.	PLAN SHEET NO.	TITLEHOLDER	TITLE REFERENCE				AREA (S.F. +/-)				TOTAL PROPERTY AREA (S.F. +/-)	FRONT-AGE ON ROW PLAN (FT.)	STREET ADDRESS	REMARKS	LAND RESTRICTIONS FROM THE DEED		
			DEED BOOK	PAGE NO.	L.C.C. NO.	CERT. NO.	TAKEN		EASEMENT							TOTAL TAKEN	REMAIN-ING
							STATE	TOWN	TYPE	AREA							
PUE-1	7,8	MICHAEL DOANE	46459	199								104,544	267	181 WILLIAMSVILLE ROAD	PROP. OHW, SEDIMENT CONTROL BARRIER, LOAM & SEED, TREE CLEARING		
TE-2	7,8	MICHAEL DOANE	46459	199											PROP. SEDIMENT CONTROL BARRIER, LOAM & SEED, TREE CLEARING		
TE-1	8	JAMES W. KENNINGTON	7478	329									312	180 WILLIAMSVILLE ROAD	PROP. SEDIMENT CONTROL BARRIER, LOAM & SEED, TREE CLEARING, REM STONE WALL		

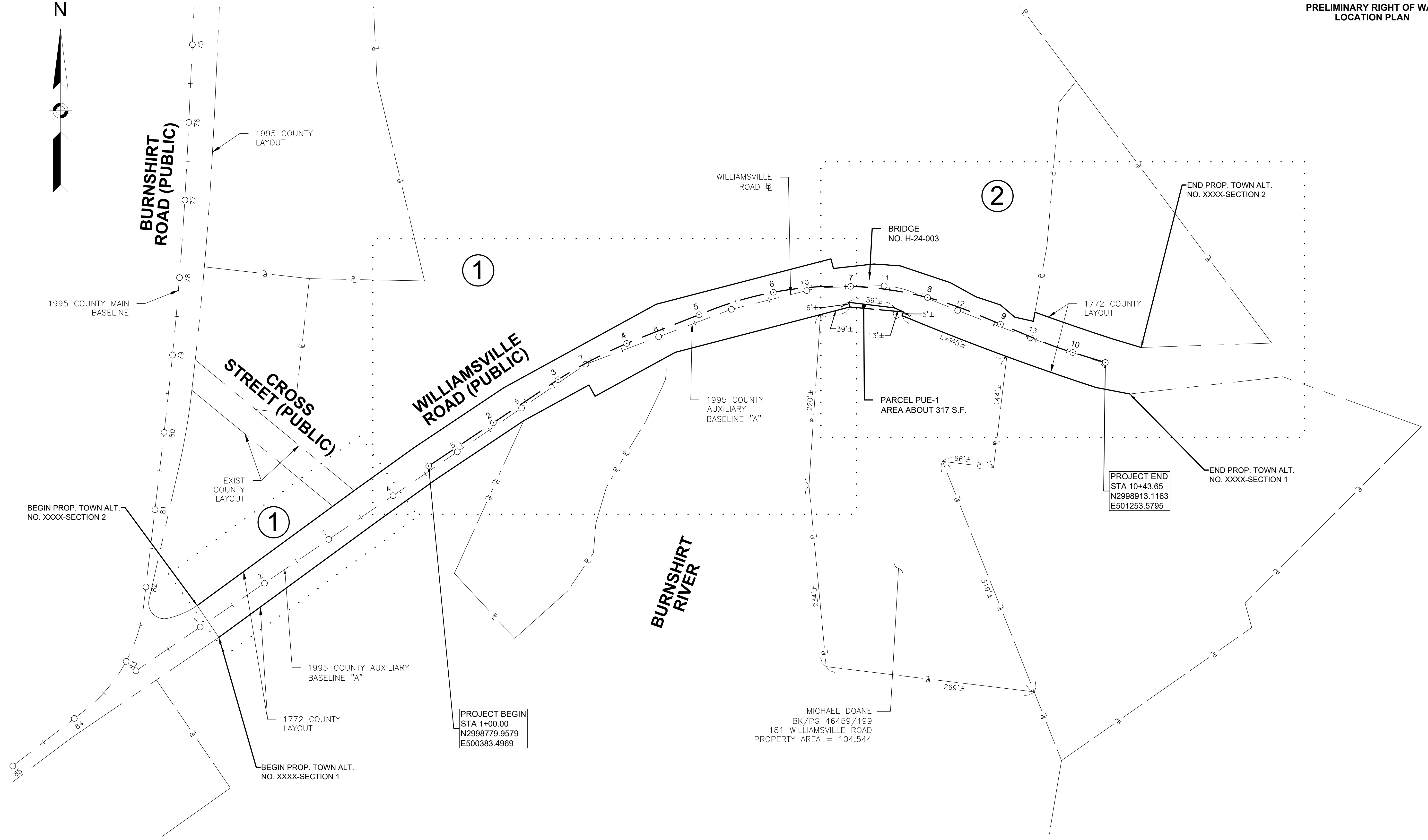
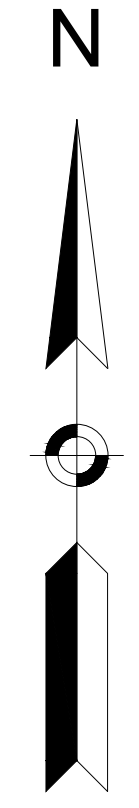
TEMPORARY OCCUPANCY AREAS TO BE OBTAINED THROUGH A DCR CONSTRUCTION ACCESS PERMIT

PARCEL NO.	PLAN SHEET NO.	TITLEHOLDER	TITLE REFERENCE				AREA (S.F. +/-)				TOTAL PROPERTY AREA (S.F. +/-)	FRONT-AGE ON ROW PLAN (FT.)	STREET ADDRESS	REMARKS	LAND RESTRICTIONS FROM THE DEED		
			DEED BOOK	PAGE NO.	L.C.C. NO.	CERT. NO.	TAKEN		EASEMENT							TOTAL TAKEN	REMAIN-ING
							STATE	TOWN	TYPE	AREA							
"A"	7	COMMONWEALTH OF MASSACHUSETTS, ACTING THROUGH ITS DEPARTMENT OF CONSERVATION AND RECREATION	13488	292								784	784	WILLIAMSVILLE ROAD	PROP. SEDIMENT CONTROL BARRIER, LOAM & SEED, TREE CLEARING	ARTICLE 97	
"C"	7	COMMONWEALTH OF MASSACHUSETTS, ACTING THROUGH ITS DEPARTMENT OF CONSERVATION AND RECREATION	13488	292								784	784	WILLIAMSVILLE ROAD	PROP. SEDIMENT CONTROL BARRIER, LOAM & SEED, TREE CLEARING	ARTICLE 97	
"D"	7,8	COMMONWEALTH OF MASSACHUSETTS, ACTING THROUGH ITS DEPARTMENT OF CONSERVATION AND RECREATION	13488	292								1,153	1,153	WILLIAMSVILLE ROAD	PROP. GRAVEL DRIVEWAY, SEDIMENT CONTROL BARRIER, LOAM & SEED, REM UP & GUY, TREE CLEARING, ACCESS FOR CRANE SWING	ARTICLE 97	
"E"	7,8	COMMONWEALTH OF MASSACHUSETTS, ACTING THROUGH ITS DEPARTMENT OF CONSERVATION AND RECREATION	13488	292								1,153	1,153	WILLIAMSVILLE ROAD	PROP. SEDIMENT CONTROL BARRIER, LOAM & SEED, TREE CLEARING	ARTICLE 97	
"F"	8	COMMONWEALTH OF MASSACHUSETTS, ACTING THROUGH ITS DEPARTMENT OF CONSERVATION AND RECREATION	13488	292								1,153	1,153	WILLIAMSVILLE ROAD	PROP. SEDIMENT CONTROL BARRIER, LOAM & SEED, TREE CLEARING, REM STONE WALL	ARTICLE 97	
"B"	7	COMMONWEALTH OF MASSACHUSETTS, ACTING THROUGH ITS DEPARTMENT OF CONSERVATION AND RECREATION	17745	186								217	217	WILLIAMSVILLE ROAD	PROP. SEDIMENT CONTROL BARRIER, LOAM & SEED, TREE CLEARING	ARTICLE 97	

HUBBARDSTON
WILLIAMSVILLE ROAD OVER BURNSHIRT RIVER

STATE	FED. AID PROJ. NO.	SHEET NO.	TOTAL SHEETS
MA	-	6	8
PROJECT FILE NO.		609187	

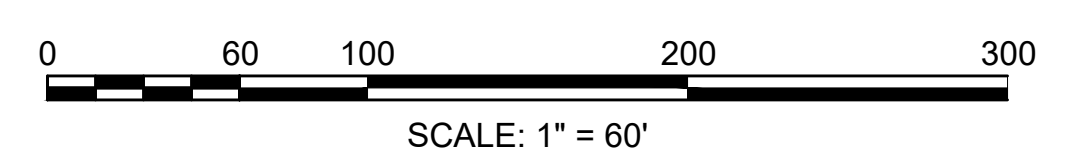
PRELIMINARY RIGHT OF WAY
LOCATION PLAN



PROJECT BEGIN
STA 1+00.00
N2998779.9579
E500383.4969

PROJECT END
STA 10+43.65
N2998913.1163
E501253.5795

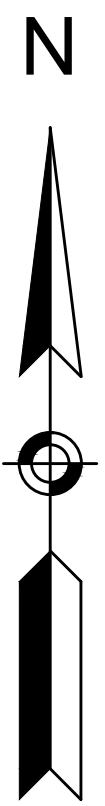
MICHAEL DOANE
BK/PG 46459/199
181 WILLIAMSVILLE ROAD
PROPERTY AREA = 104,544



**HUBBARDSTON
WILLIAMSVILLE ROAD OVER BURNSHIRT RIVER**

STATE	FED. AID PROJ. NO.	SHEET NO.	TOTAL SHEETS
MA	-	7	8
PROJECT FILE NO.		609187	

**PRELIMINARY RIGHT OF WAY
PROPERTY PLANS
SHEET 1 OF 2**

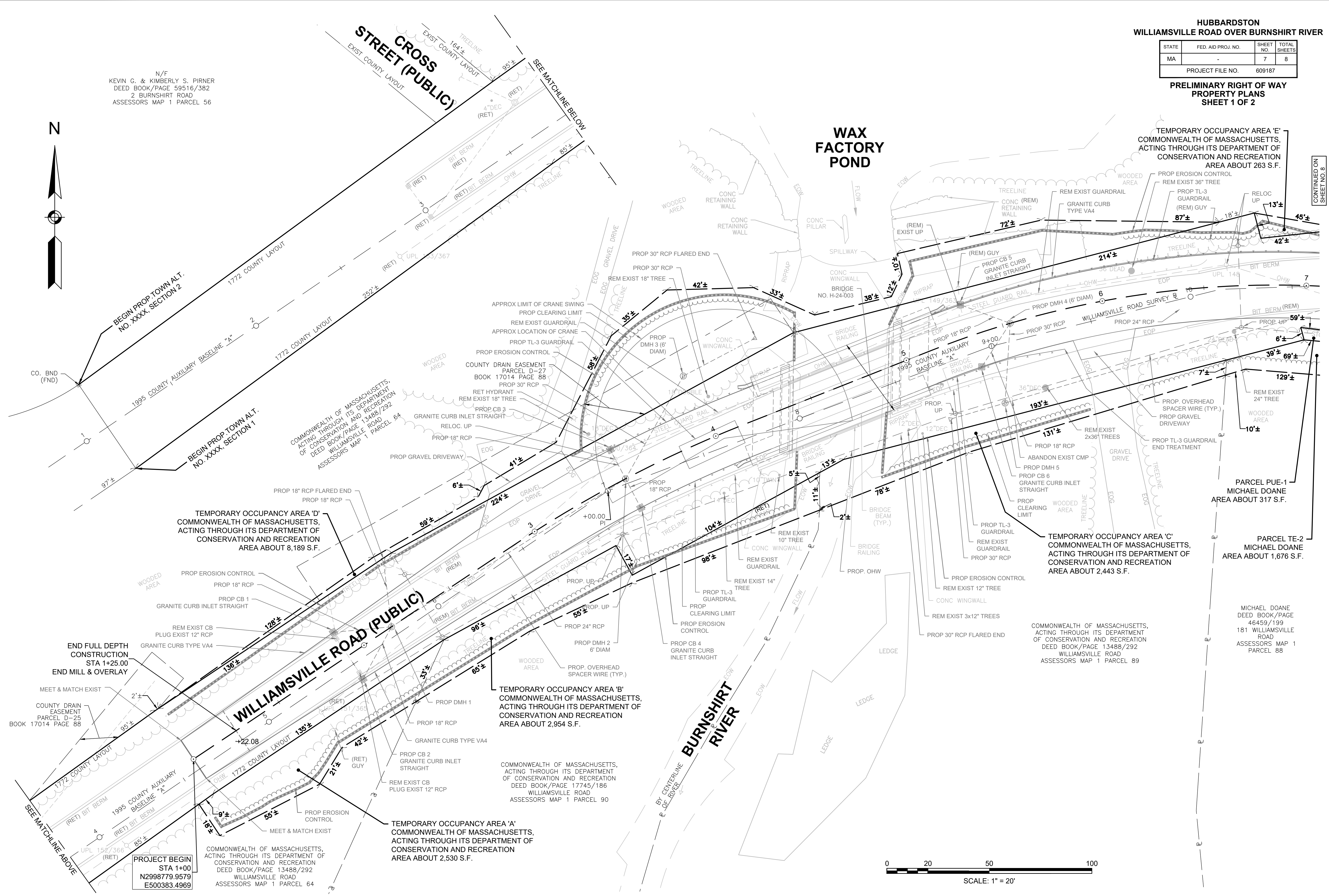


N/F
KEVIN G. & KIMBERLY S. PIRNER
DEED BOOK/PAGE 59516/382
2 BURNSHIRT ROAD
ASSESSORS MAP 1 PARCEL 56

**WAX
FACTORY
POND**

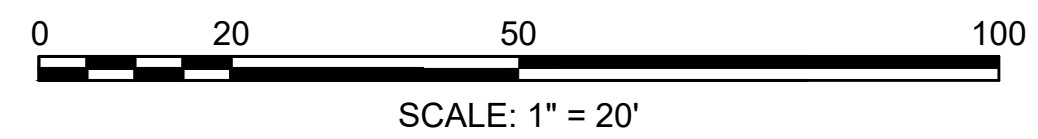
TEMPORARY OCCUPANCY AREA 'E'
COMMONWEALTH OF MASSACHUSETTS,
ACTING THROUGH ITS DEPARTMENT OF
CONSERVATION AND RECREATION
AREA ABOUT 263 S.F.

CONTINUED ON
SHEET NO. 8



END FULL DEPTH
CONSTRUCTION
STA 1+25.00
END MILL & OVERLAY

PROJECT BEGIN
STA 1+00
N2998779.9579
E500383.4969



HUBBARDSTON
WILLIAMSVILLE ROAD OVER BURNSHIRT RIVER

STATE	FED. AID PROJ. NO.	SHEET NO.	TOTAL SHEETS
MA	-	8	8
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PRELIMINARY RIGHT OF WAY
PROPERTY PLANS
SHEET 2 OF 2



COMMONWEALTH OF MASSACHUSETTS,
ACTING THROUGH ITS DEPARTMENT
OF CONSERVATION AND RECREATION
DEED BOOK/PAGE 13488/292
WILLIAMSVILLE ROAD
ASSESSORS MAP 1 PARCEL 89

TEMPORARY OCCUPANCY AREA 'E'
COMMONWEALTH OF MASSACHUSETTS,
ACTING THROUGH ITS DEPARTMENT OF
CONSERVATION AND RECREATION
AREA ABOUT 263 S.F.

TEMPORARY OCCUPANCY AREA 'F'
COMMONWEALTH OF MASSACHUSETTS,
ACTING THROUGH ITS DEPARTMENT OF
CONSERVATION AND RECREATION
AREA ABOUT 1,676 S.F.

N/F
JAMES W. KENNINGTON
DEED BOOK/PAGE 7478/329
180 WILLIAMSVILLE ROAD
ASSESSORS MAP 1 PARCEL 66

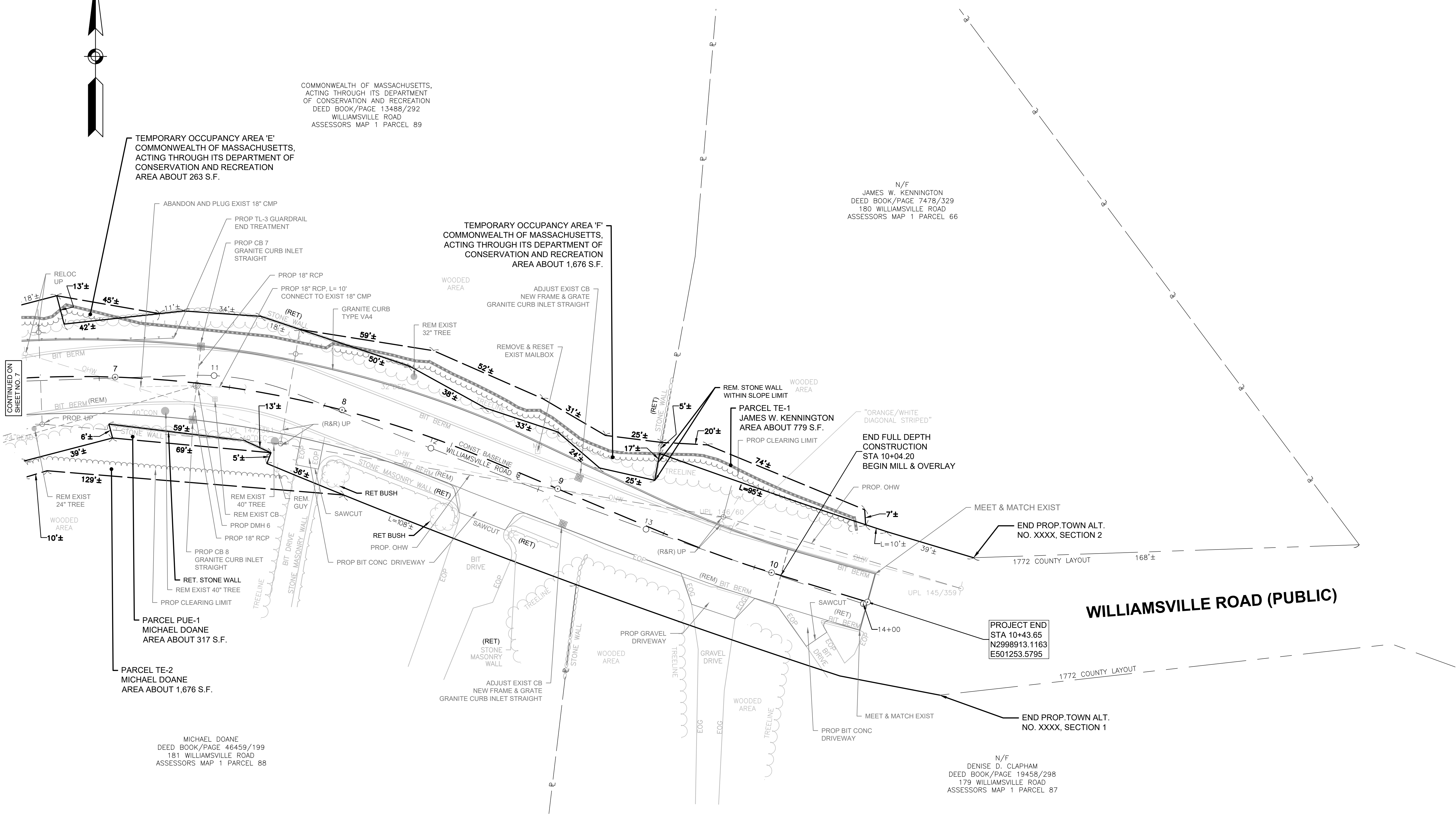
PARCEL TE-1
JAMES W. KENNINGTON
AREA ABOUT 779 S.F.

PARCEL PUE-1
MICHAEL DOANE
AREA ABOUT 317 S.F.

PARCEL TE-2
MICHAEL DOANE
AREA ABOUT 1,676 S.F.

MICHAEL DOANE
DEED BOOK/PAGE 46459/199
181 WILLIAMSVILLE ROAD
ASSESSORS MAP 1 PARCEL 88

N/F
DENISE D. CLAPHAM
DEED BOOK/PAGE 19458/298
179 WILLIAMSVILLE ROAD
ASSESSORS MAP 1 PARCEL 87



CONTINUED ON
SHEET NO. 7

PROJECT END
STA 10+43.65
N2998913.1163
E501253.5795

