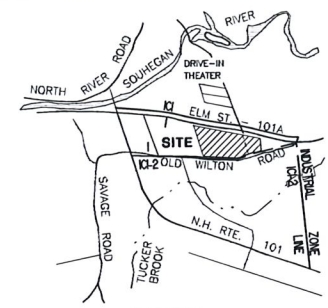


- S1 HANDICAP PARKING S01
- S2 TRUCKS ENTERING
- S3 10 TRUCKS BEHIND THIS POINT
- S4 MARMON UTILITY LLC
- S5 15 STOP PARKING
- S6 10 PARKING, FIRE LANE
- S7 NOTICE ASSEMBLY POINT "B"
- S8 10 PARKING BETWEEN S6'S
- S9 TRUCK YARD 2"
- S10 20'S AUTO, 10'S
- S11 STOP, SOUND HORN, PROCEED WITH CAUTION
- S12 CAUTION DRIVER MUST CHECK WHEELS
- S13 RECEIVING
- S14 10'S
- S15 NOTICE ASSEMBLY POINT "C"
- S16 10'S



LOCUS
SCALE: 1"=2,000'

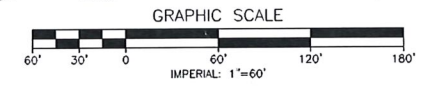


PROPOSED ADDITION
(12,570± SF)
(150'X200')

PROPOSED ADDITION
(10,360± SF)
(87'X280')

PROPOSED ADDITION
(51,500 SF)
(100'X515')

EXISTING PARKING
SPACES=129
PROPOSED=141



REV.	DATE	DESCRIPTION	C/O	DR	CK

ZONING EXHIBIT PLAN
TAX MAP PARCELS 14-8 & 14-9
(53 OLD WILTON ROAD)
MILFORD, NEW HAMPSHIRE

PREPARED FOR:
MARMON UTILITY, LLC
 53 OLD WILTON ROAD, MILFORD, NH 03055

LAND OF:
HENDRIX WIRE & CABLE
 53 OLD WILTON ROAD, MILFORD, NH 03055

SCALE: 1" = 60' FEBRUARY 19, 2024

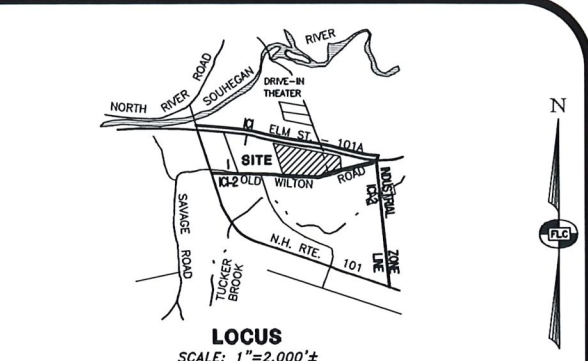
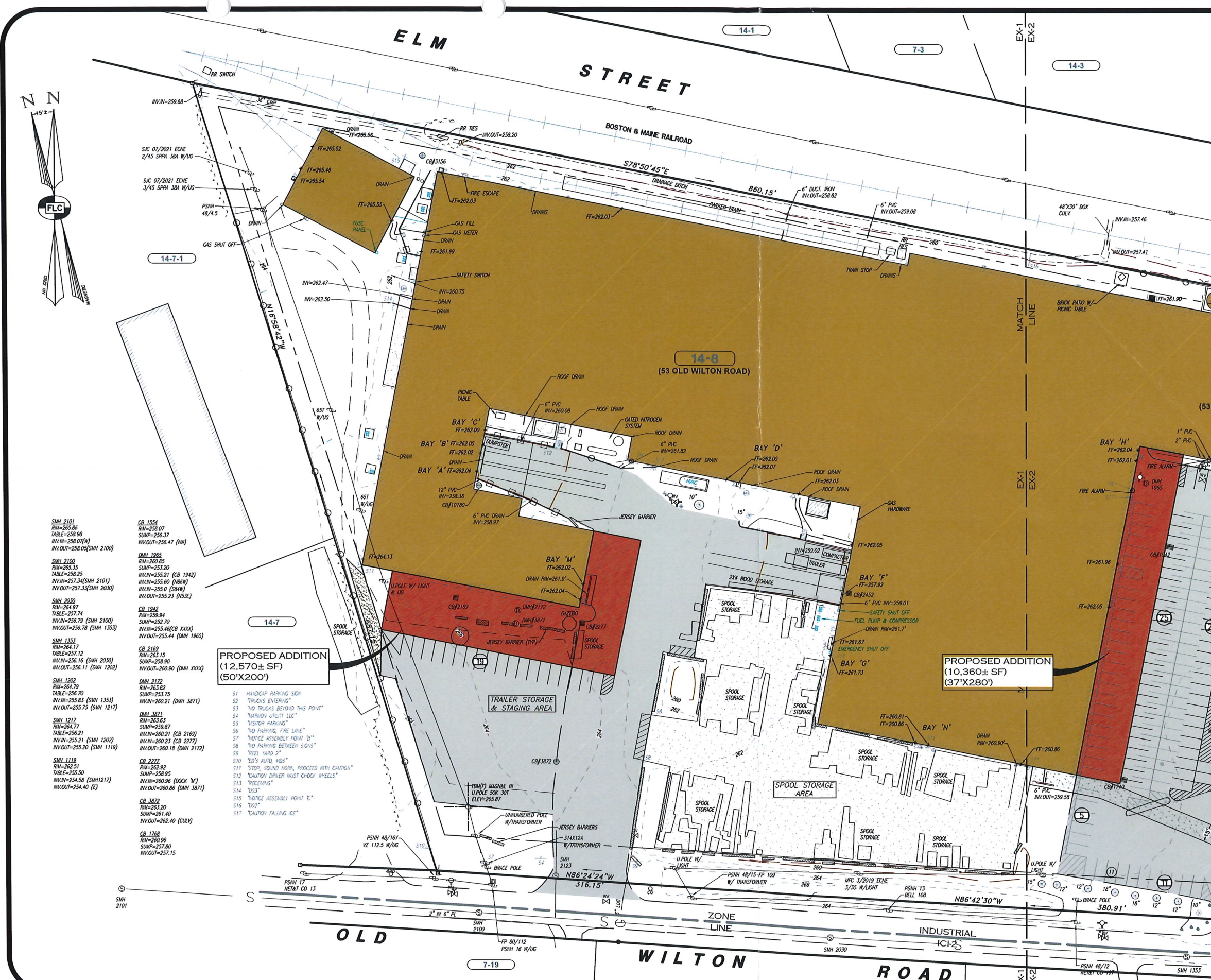
Surveying ♦ Engineering ♦ Land Planning ♦ Permitting ♦ Septic Designs

FIELDSTONE
LAND CONSULTANTS, PLLC

206 Elm Street, Milford, NH 03055
 45 Roxbury Street, Keene, NH 03431
 Phone: (603) 672-5456 Fax: (603) 413-5456
 www.FieldstoneLandConsultants.com

TOWN OF MILFORD
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- NOTES:**
- OWNER OF RECORD FOR TAX MAP 14 LOTS 8 & 9 IS HEN ACQUISITION CORP. - 225 WASHINGTON STREET, CHICAGO, IL 60606. THE DEED REFERENCE FOR BOTH LOTS IS VOL.5718 PG.351 DATED MAY 9, 1996 IN THE H.C.R.D.
 - THE PURPOSE OF THIS PLAN IS TO DEPICT THE EXISTING CONDITIONS OF TAX MAP LOTS 14-8 & 14-9 ALONG WITH THE PROPOSED EXPANSION WITH ASSOCIATED SITE IMPROVEMENTS.
 - THE TOTAL AREA OF THE PARCELS IS 15.570 ACRES, OR 678,230 SQ. FT. WITH 1285.13 FEET OF FRONTAGE ALONG OLD WILTON ROAD PER REFERENCE PLAN #1.
 - TAX MAP LOTS 14-8 & 14-9 ARE LOCATED IN THE INDUSTRIAL DISTRICT (I). THERE IS NO MINIMUM LOT SIZE OR FRONTAGE REQUIREMENT FOR LOTS WITH ACCESS TO MUNICIPAL SEWER AND WATER. THE FRONT SETBACK DISTANCE IS 30 FT. AND THE SIDE AND REAR SETBACK DISTANCES ARE 15 FT. LOTS 14-8 AND 14-9 ARE ALSO LOCATED IN THE GROUNDWATER PROTECTION OVERLAY DISTRICT AND THE WEST ELM STREET GATEWAY OVERLAY DISTRICT.
 - THE BOUNDARY INFORMATION SHOWN WAS DEVELOPED FROM THE REFERENCE PLANS CITED HEREON TOGETHER WITH A PRECISE FIELD SURVEY PERFORMED BY THIS OFFICE IN JANUARY, 2024. HORIZONTAL ORIENTATION IS THE NH STATE PLANE COORDINATE SYSTEM. VERTICAL DATUM IS NAVD88. ORIENTATION AND DATUM WERE ESTABLISHED THROUGH A GPS CORS SOLUTION.
 - THE SURFACE FEATURES AND SITE TOPOGRAPHY SHOWN ARE THE RESULT OF AN ON SITE FIELD SURVEY BY THIS OFFICE DURING THE MONTH OF JANUARY, 2024 TOGETHER WITH THE REFERENCE PLANS CITED HEREON.
 - THE UNDERGROUND UTILITIES SHOWN HAVE BEEN COMPILED IN PART FROM PLANS OF RECORD AND FIELD LOCATION. THE LOCATION OF UNDERGROUND UTILITIES SHOULD BE CONSIDERED APPROXIMATE AND SHALL BE FIELD VERIFIED PRIOR TO ANY EXCAVATION OR CONSTRUCTION ACTIVITIES.
 - THE SUBJECT LOTS ARE NOT LOCATED IN A FLOOD HAZARD AREA (ZONE AE) AS DETERMINED FROM THE FLOOD INSURANCE STUDY (FIRM), HILLSBOROUGH COUNTY, CITY OF MILFORD, NEW HAMPSHIRE, COMMUNITY NO. 330068, PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, MAP NUMBER: 33011C04540, DATED SEPTEMBER 25, 2009.
 - TAX MAP LOTS 14-8 & 14-9 ARE CURRENTLY SERVICED BY OVERHEAD UTILITIES, MUNICIPAL SEWER AND MUNICIPAL WATER LOCATED ON OLD WILTON ROAD.
 - LOTS 14-8 & 14-9 ARE SUBJECT TO A SITE ACCESS AGREEMENT - SEE BK.5548 PG.422 DATED MAY 2, 1994 IN THE H.C.R.D. LOTS 14-8 & 14-9 ARE SUBJECT TO A NOTICE OF CONSENT DECREE - SEE BK.5567 PG.705 DATED NOVEMBER 19, 1996 IN THE H.C.R.D. TO THE BEST OF MY KNOWLEDGE AND BELIEF THERE ARE NO OTHER KNOWLEDGEABLE RESTRICTIONS OR ENCUMBRANCES ON THE PROPERTY.

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REV.	DATE	DESCRIPTION	C/O	DR	CK

ZONING EXHIBIT PLAN
TAX MAP PARCELS 14-8 & 14-9
(53 & 31 OLD WILTON ROAD)
MILFORD, NEW HAMPSHIRE
 PREPARED FOR:
MARMON UTILITY, LLC
 53 OLD WILTON ROAD, MILFORD, NH 03055
 LAND OF:
HEN ACQUISITION CORP.
 225 WASHINGTON STREET, CHICAGO, IL 60606

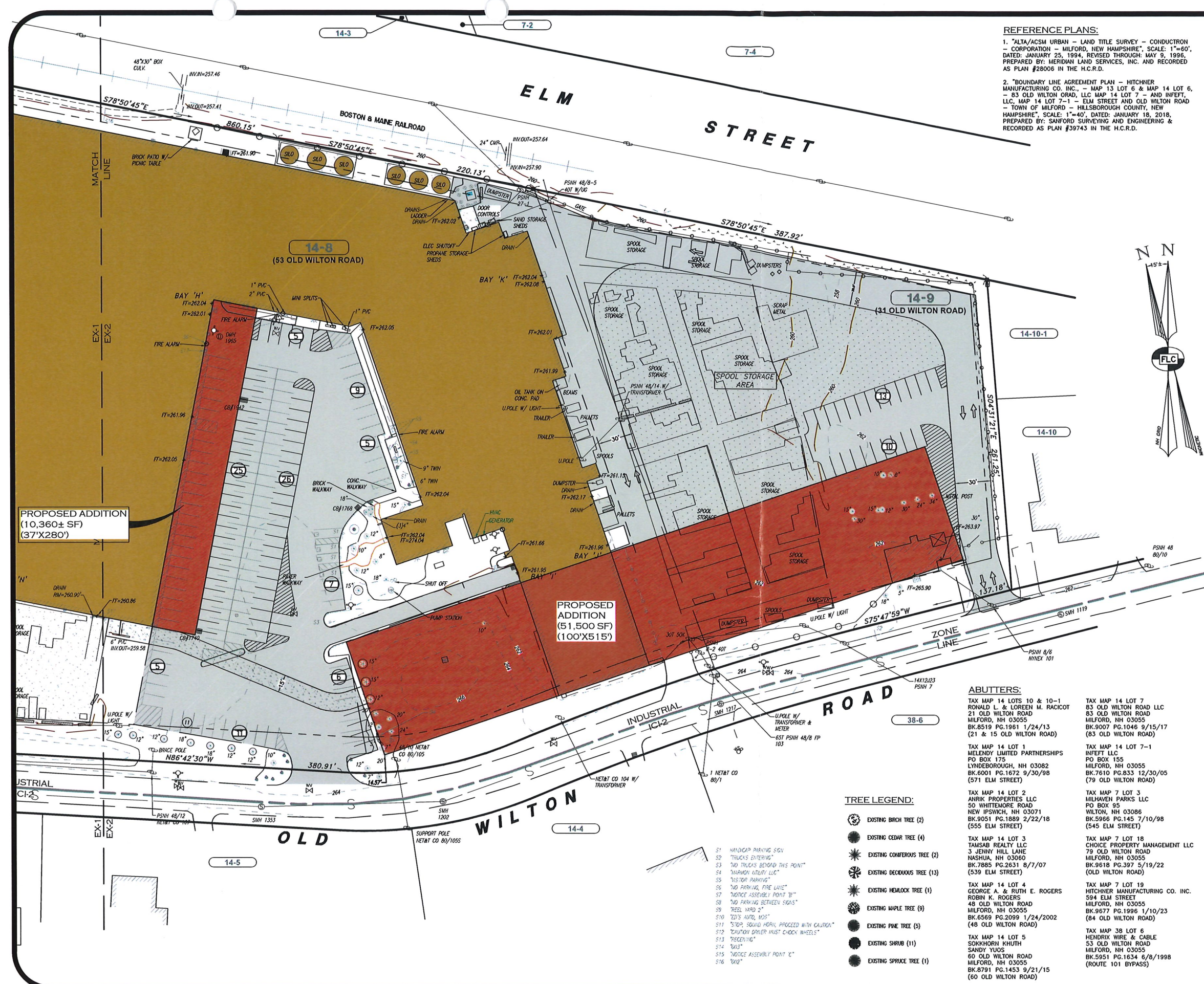
SCALE: 1" = 40' FEBRUARY 19, 2024

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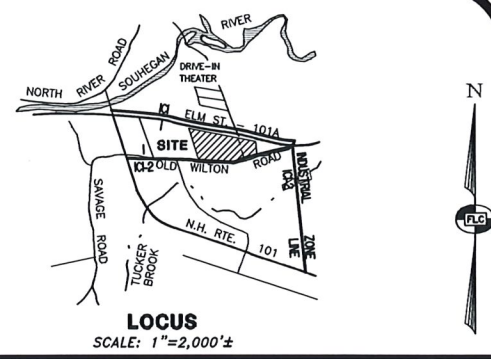
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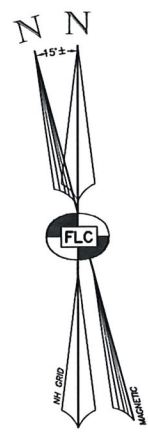


REFERENCE PLANS:
 1. "ALTA/ACSM URBAN - LAND TITLE SURVEY - CONDUCTRON CORPORATION - MILFORD, NEW HAMPSHIRE", SCALE: 1"=60', DATED: JANUARY 25, 1994, REVISED THROUGH: MAY 9, 1996, PREPARED BY: MERIDIAN LAND SERVICES, INC. AND RECORDED AS PLAN #28006 IN THE H.C.R.D.
 2. "BOUNDARY LINE AGREEMENT PLAN - HITCHNER MANUFACTURING CO. INC. - MAP 13 LOT 6 & MAP 14 LOT 6, - 83 OLD WILTON ROAD, LLC MAP 14 LOT 7 - AND INFECT, LLC, MAP 14 LOT 7-1 - ELM STREET AND OLD WILTON ROAD - TOWN OF MILFORD - HILLSBOROUGH COUNTY, NEW HAMPSHIRE", SCALE: 1"=40', DATED: JANUARY 18, 2018, PREPARED BY: SANFORD SURVEYING AND ENGINEERING & RECORDED AS PLAN #39743 IN THE H.C.R.D.



LEGEND:

—	RIGHT-OF-WAY LINE	○ G.B.(F)	GRANITE BOUND FOUND
—	BOUNDARY LINE	○ D.H.(F)	DRILL HOLE PER REF. PLAN
—	ABUTTING LOT LINE	—	UTILITY POLE & CUY
—	BUILDING SETBACK LINE	■	CATCH BASIN (SQUARE)
—	EDGE OF PAVED ROAD	○	CATCH BASIN (ROUND)
—	EDGE OF GRAVEL ROAD	○	DRAIN MAN-HOLE
—	CURB LINE	○	SEWER MAN-HOLE
—	STONE WALL	○	SEWER CLEAN-OUT
—	EDGE OF TREE LINE	○	WATER HYDRANT
—	10' CONTOUR INTERVAL	○	WATER VALVE
—	2' CONTOUR INTERVAL	○	WATER SHUT-OFF
—	CHAIN-LINK FENCE	○	SINGLE SIGN POST
—	THE COURSE LINE	○	HANDICAPPED PARKING
—	TRACT LINE	○	EXISTING BOLLARD
—	CULVERT	○	VENT
—	OVERHEAD UTILITY LINE	○	SECURITY CAMERA
—	UNDERGROUND UTILITY LINE	○	SPOT LIGHT
—	GAS LINE	○	FLAG POLE
—	WATER LINE	○	CONCRETE JERSEY BARRIER
—	SEWER LINE	○	
14-8	TAX MAP & LOT NUMBER		



TOWN OF MILFORD RECEIVED
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 IMPERIAL: 1"=40'

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(53 & 31 OLD WILTON ROAD)
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- ABUTTERS:**
- | | |
|---|---|
| TAX MAP 14 LOTS 10 & 10-1
RONALD L. & LOREEN M. RACICOT
21 OLD WILTON ROAD
MILFORD, NH 03055
BK.8519 PG.1961 1/24/13
(21 & 15 OLD WILTON ROAD) | TAX MAP 14 LOT 7
83 OLD WILTON ROAD LLC
83 OLD WILTON ROAD
MILFORD, NH 03055
BK.9007 PG.1046 9/15/17
(83 OLD WILTON ROAD) |
| TAX MAP 14 LOT 1
MELENDY LIMITED PARTNERSHIPS
PO BOX 175
LYNDEBOROUGH, NH 03082
BK.6001 PG.1672 9/30/98
(571 ELM STREET) | TAX MAP 14 LOT 7-1
INFECT LLC
PO BOX 155
LYNDEBOROUGH, NH 03055
BK.7610 PG.833 12/30/05
(79 OLD WILTON ROAD) |
| TAX MAP 14 LOT 2
ANRIK PROPERTIES LLC
50 WHITTEMORE ROAD
NEW IPSWICH, NH 03071
BK.9051 PG.1889 2/22/18
(555 ELM STREET) | TAX MAP 7 LOT 3
MILHAVEN PARKS LLC
PO BOX 95
WILTON, NH 03086
BK.5966 PG.145 7/10/98
(545 ELM STREET) |
| TAX MAP 14 LOT 3
TANISAB REALTY LLC
3 JENNY HILL LANE
NASHUA, NH 03060
BK.7885 PG.2631 8/7/07
(539 ELM STREET) | TAX MAP 14 LOT 18
CHOICE PROPERTY MANAGEMENT LLC
79 OLD WILTON ROAD
MILFORD, NH 03055
BK.9618 PG.397 5/19/22
(OLD WILTON ROAD) |
| TAX MAP 14 LOT 4
GEORGE A. & RUTH E. ROGERS
ROBIN K. ROGERS
48 OLD WILTON ROAD
MILFORD, NH 03055
BK.6569 PG.2099 1/24/2002
(48 OLD WILTON ROAD) | TAX MAP 7 LOT 19
HITCHNER MANUFACTURING CO. INC.
594 ELM STREET
MILFORD, NH 03055
BK.9677 PG.1996 1/10/23
(84 OLD WILTON ROAD) |
| TAX MAP 14 LOT 5
SANDY YUOS
60 OLD WILTON ROAD
MILFORD, NH 03055
BK.8791 PG.1453 9/21/15
(60 OLD WILTON ROAD) | TAX MAP 38 LOT 6
HENDRIK WIRE & CABLE
53 OLD WILTON ROAD
MILFORD, NH 03055
BK.5951 PG.1634 6/8/1998
(ROUTE 101 BYPASS) |

- TREE LEGEND:**
- EXISTING BIRCH TREE (2)
 - EXISTING CEDAR TREE (4)
 - EXISTING CONIFEROUS TREE (2)
 - EXISTING DECIDUOUS TREE (13)
 - EXISTING HEMLOCK TREE (1)
 - EXISTING MAPLE TREE (9)
 - EXISTING PINE TREE (5)
 - EXISTING SHRUB (11)
 - EXISTING SPRUCE TREE (1)

- S1 HANDICAP PARKING SIGN
- S2 TRUCKS ENTERING
- S3 NO TRUCKS BEYOND THIS POINT
- S4 MARMON UTILITY LLC
- S5 VISITOR PARKING
- S6 NO PARKING FIRE LANE
- S7 NOTICE ASSEMBLY POINT B"
- S8 NO PARKING BETWEEN SIGNS
- S9 TRUCK YARD 2"
- S10 "STOP" SIGN, STOP
- S11 "STOP" SIGN, PROCEED WITH CAUTION
- S12 "CAUTION DRIVER MUST CHECK WHEELS"
- S13 "PREGGING"
- S14 "WALK"
- S15 "NOTICE ASSEMBLY POINT C"
- S16 "WALK"