

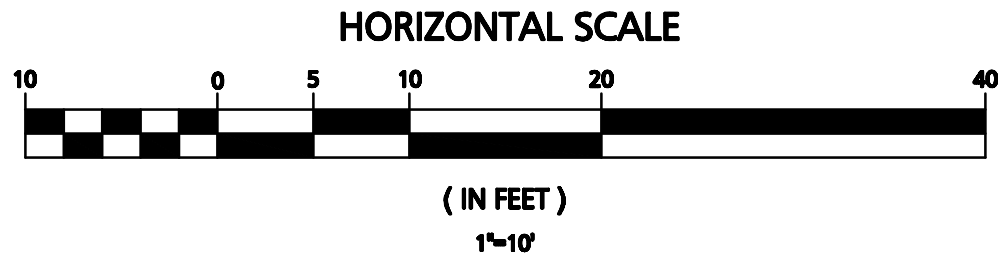
LEGEND - SITE LAYOUT PLAN	
PROPERTY LINE	
PROPOSED CURB	
PROPOSED BUILDING	
PROPOSED BUILDING OVERHANG	
PROPOSED BIT. CONC.	
PROPOSED LANDSCAPING	
PROPOSED CEM. CONC.	
PROPOSED PERV. PAVER	
PROPOSED WALL	

PARKING CALCULATIONS		
COMPONENT	REQUIRED	PROPOSED
HOTEL (50 ROOMS)	50 SPACES (1 SPACE PER ROOM) 50 ROOMS x 1 spaces = 50 Spaces	24 SPACES (Garage Spaces)
TOTAL	50 SPACES	24 SPACES

NOTE:  
1A. RESTAURANT USE UNDER 3,000 S.F. DOES NOT REQUIRE PARKING  
2A. STANDARD PARKING SPACES ARE 9'x18'  
3A. RELIEF REQUESTED TO ALLOW 24 SPACES WHERE 50 ARE REQUIRED.

OPEN SPACE CALCULATION	
GROSS FLOOR AREA = 23,135 S.F.	
TOTAL OPEN SPACE = 4,492± S.F.	
19.4% OPEN SPACE	
BREAKDOWN OF OPEN SPACE:	
LANDSCAPED: 1,933 S.F.	
PATIO: 2,315 S.F.	
CEM. CONC. SIDEWALK: 244 S.F.	

MASSACHUSETTS AVENUE



PREPARED FOR:

Lincoln Architects LLC  
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DWG. NO.

10f1

DRAWING TITLE:

Valet Parking Figure

PROJECT:

Proposed Site Plan  
1211 Massachusetts Avenue  
(Parcel ID: 58-11-1 & 57-4-14)  
Arlington, Massachusetts

PROJECT #:

20-59805

SCALE:

AS NOTED

DESIGN BY:

Eric Bradanese, P.E.

DATE:

August 5, 2020

DWG FILE NAME:

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CHECKED BY:

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ADD EXIST. CROSSWALK AND DETECTABLE WARNING PANELS AT DRIVEWAYS

8-12-2020

DATE

DESCRIPTION OF REVISION