

# TOWN OF NORTHBRIDGE

## Priority Development Site (PDS - 43D) / Main Street



### CONCEPT LAYOUT PLAN

**Subject property:** (includes): Assessor Map 1 Parcels 113; 114; 115; (117); 185; & 199

**Zoning District:** Business –Three (B3)

**Overlay District(s):** Route 146 Overlay; 43D Expedited Permitting District; & Aquifer Protection District

**Uses permitted** (includes): restaurant; medical office; business office; commercial/retail; hotel; etc.

**Available Infrastructure:** Public Water; Sewer (extension required –see Northbridge/Sutton sewer study)

**Locus Area:** adjacent to Rt. 146N; abuts NGrid facility & Walmart; main access to Whitinsville Historic District

**Traffic Counts:** Main Street EB 3,948 / WB 4,098 (2010) Route 146 NB 11,599 (2013) / SB 11,814 (2011)

*Plan not intended to represent scale, topography, lot lines, resource areas, easements and/or other encumbrances, etc.  
(CONCEPTUAL ONLY)*

ROUTE 146

VALLEY PARKWAY

MAIN STREET

LASELL ROAD



**NORTHBRIDGE COMMUNITY PLANNING  
& DEVELOPMENT**

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