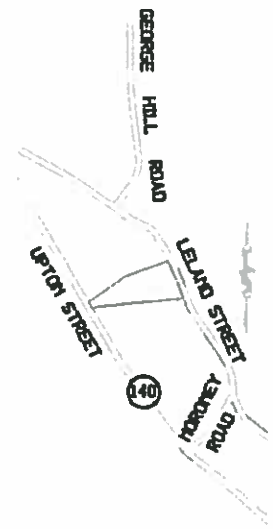
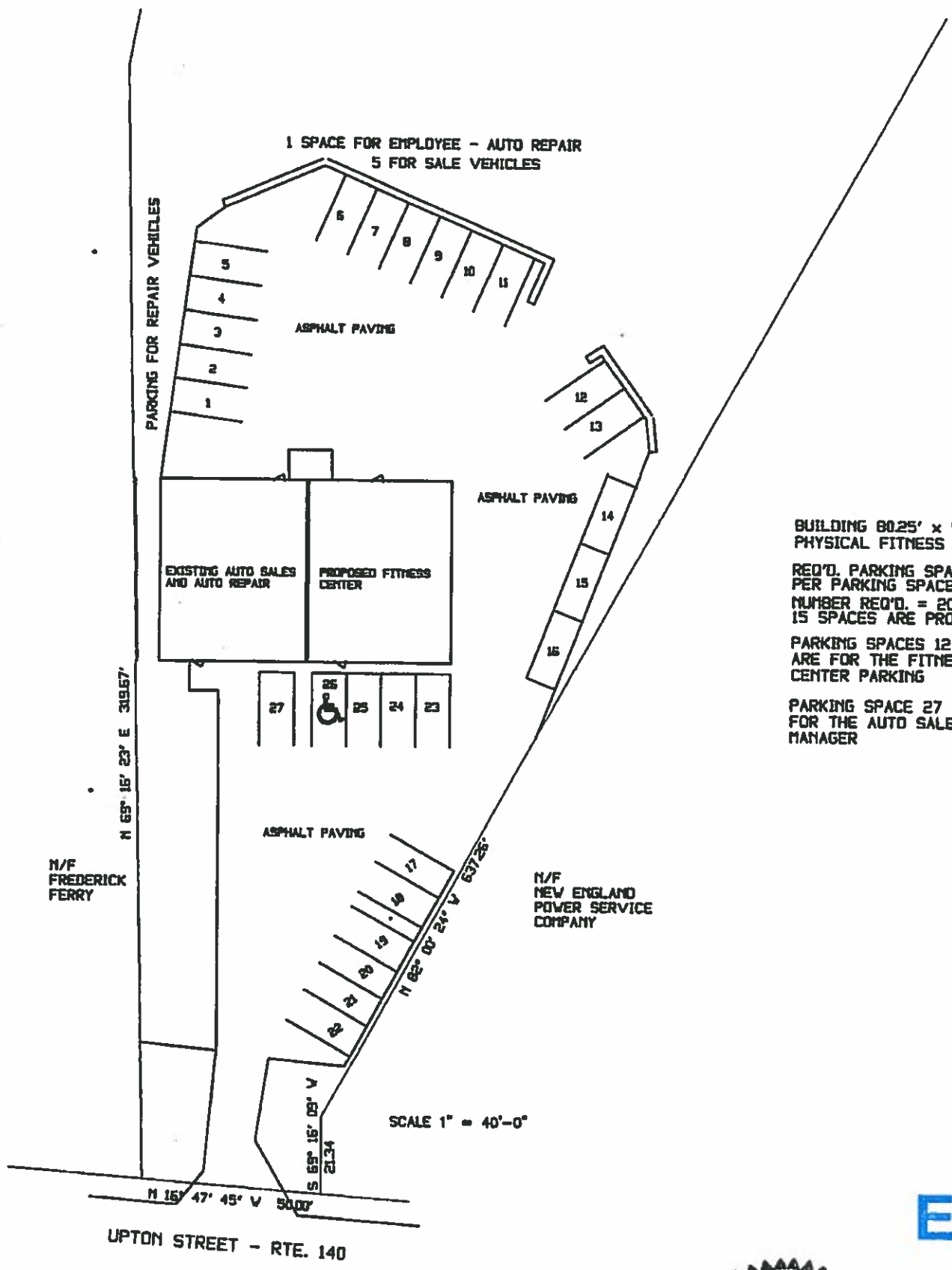
PROPERTY AT 279 UPTON STREET
OWNER/APPLICANT - ME REALTY, LLC
P.O. BOX 639
SHREWSBURY, MA 01545

ZONING DISTRICT A-80
AGRICULTURAL



LOCUS MAP: NOT TO SCALE



BUILDING 80.25' x 50.25' = 4032.6 SQ. FT.
PHYSICAL FITNESS USE = 2016.3 SQ. FT.

REQ'D. PARKING SPACES - 200 SQ. FT. PER PARKING SPACE.
NUMBER REQ'D. = 2016.3/200 = 10.1 -- USE 11
15 SPACES ARE PROVIDED

PARKING SPACES 12 - 26 ARE FOR THE FITNESS CENTER PARKING

PARKING SPACE 27 IS FOR THE AUTO SALES MANAGER

EXHIBIT 8

COMMONWEALTH OF MASSACHUSETTS
MICHAEL MARIO MCFIONE
No. 29478
REGISTERED PROFESSIONAL ENGINEER

RECEIVED
MAR - 7 2019
PLANNING BOARD
GRAFTON, MA

THE LAND IS PRESENTLY USED FOR COMMERCIAL AND AGRICULTURAL PURPOSES. THE EXISTING BUILDING IS PRESENTLY USED FOR MOTOR VEHICLE REPAIR AND SALES.
THE PROPOSED USES OF THE LAND WILL REMAIN COMMERCIAL AND ARICULTURAL. tHE PROPOSED USE OF THE EXISTING BUILDING WILL BE COMMERCIAL AND RECREATIONAL - PHYSICAL FITNESS FACILITY.

PROPERTY LINE INFORMATION AND BUILDING LOCATION ARE FROM A PLAN DONE BY GUERRIER & HANLON, INC. ENTITLED: THOMAS S. AND VIRGINIA S. BAKER PLAN OF LAND IN GRAFTON MASS.

FIELD MEASUREMENTS WERE TAKEN BY MVA ENGINEERING COMPANY TO VERIFY THE LOCATION OF THE PAVED AREAS

S-1	ME REALTY TRUST P.O. BOX 639 SHREWSBURY, MA	SITE PLAN ASSESSOR'S MAP 102 LOT 37A
	LOCATION - 279 UPTON STREET GRAFTON, MA	DRAFT: MDM DATE: 1/23/19 REV: 3/6/19

MVA ENGINEERING COMPANY
633 MAIN STREET
SHREWSBURY, MASSACHUSETTS 01545
PH 508 845 7800 FAX 508 845 7805

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