

**HUDSON
LOGISTICS
CENTER**

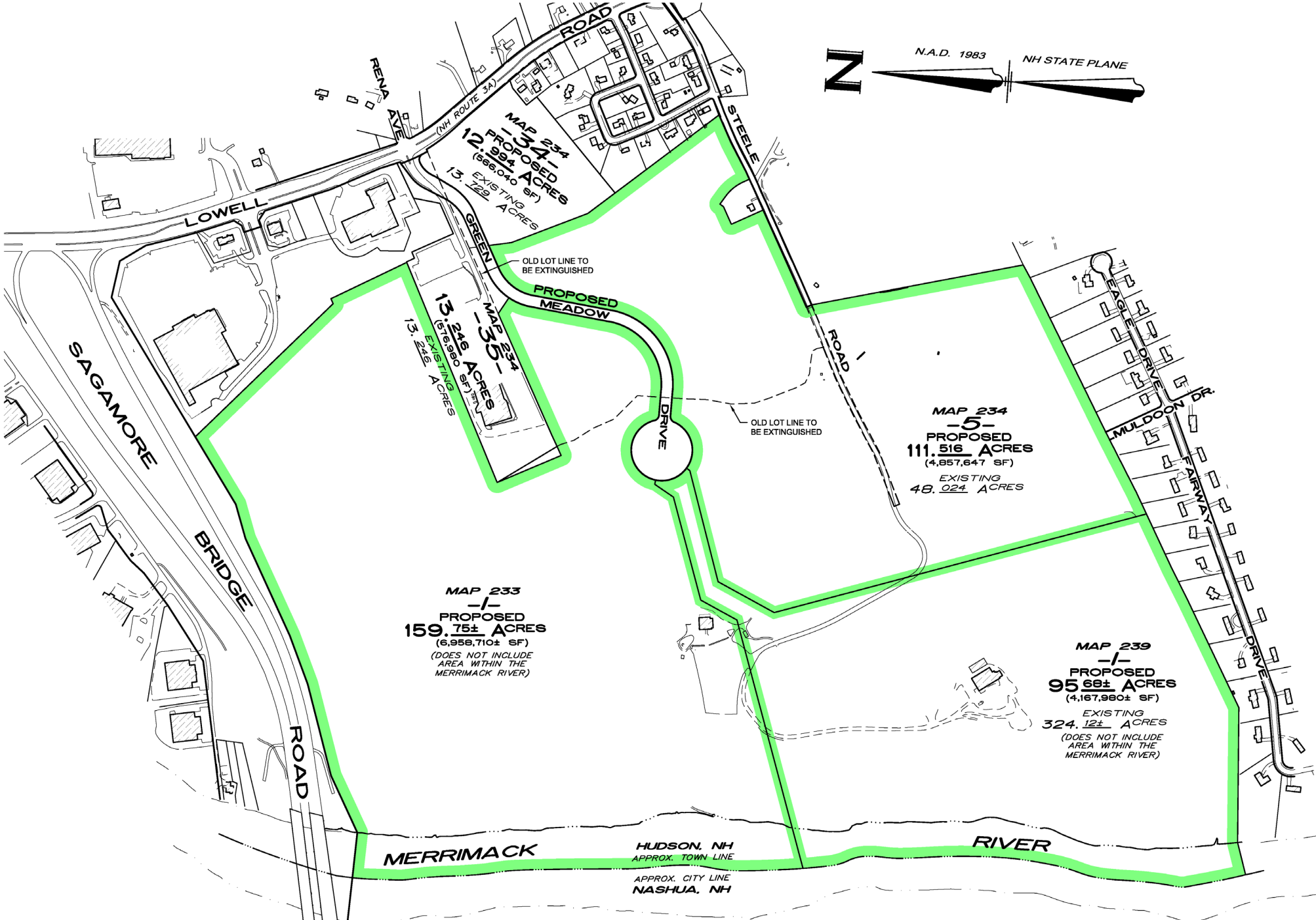
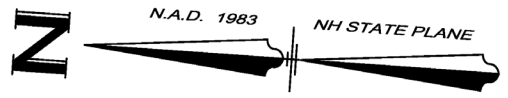
H HILLWOOD
A PEROT COMPANY®

PLANNING BOARD

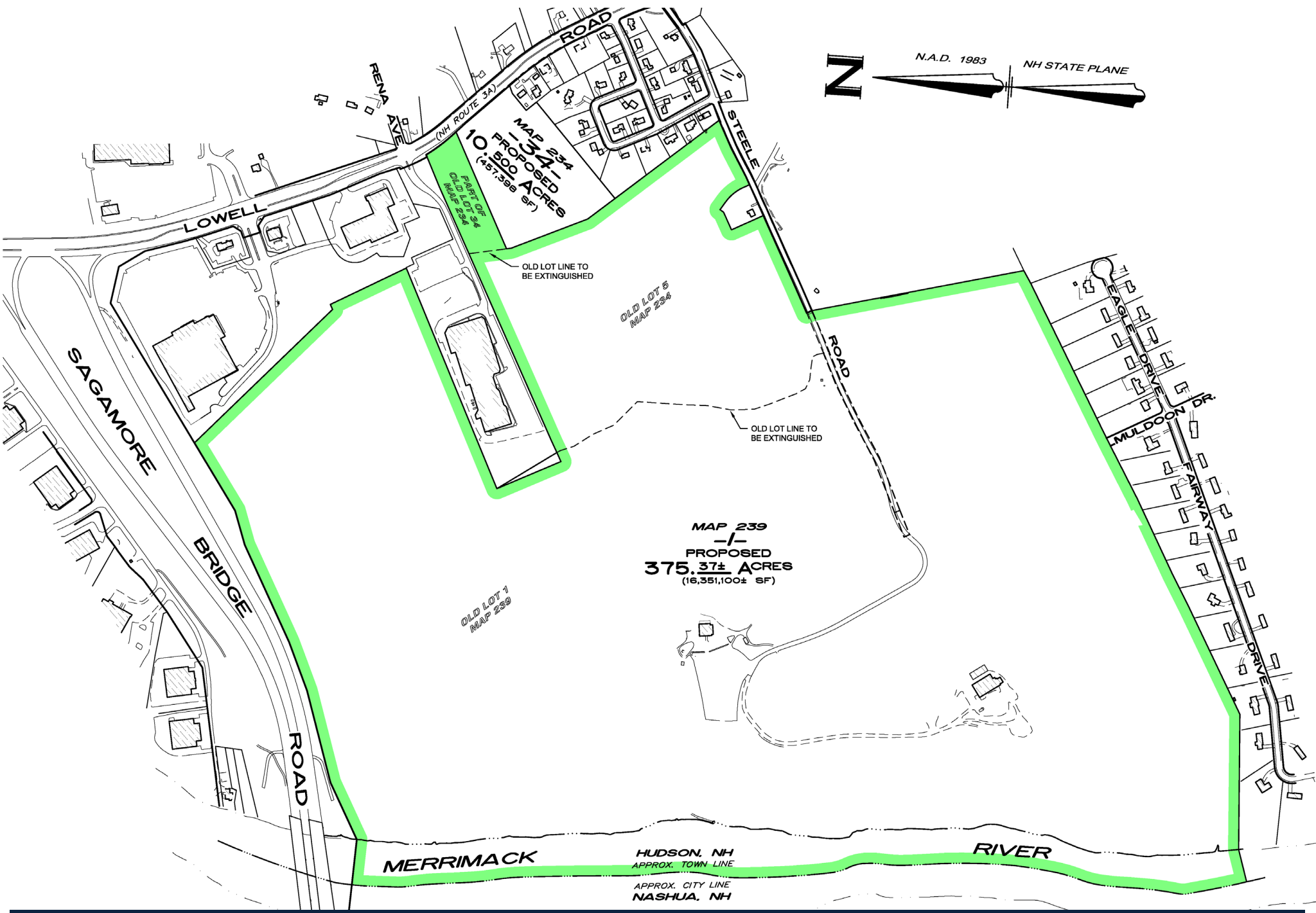
MARCH 10, 2021



PROPOSED DEVELOPMENT



FORMER SUBDIVISION



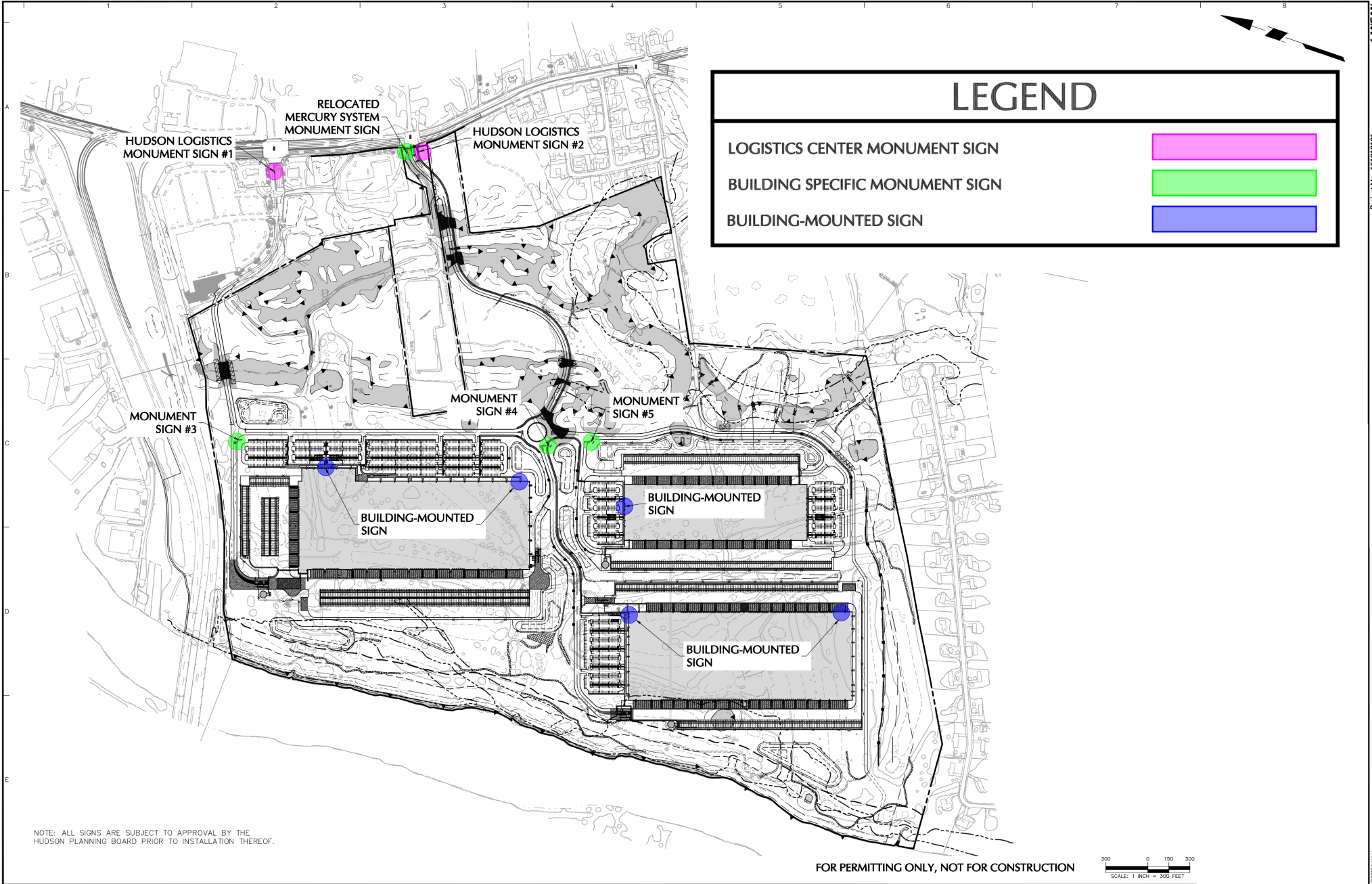
LOT LINE ADJUSTMENT



PROPOSED DEVELOPMENT

WAIVERS

- Chapter 276-13 - overhead electrical lines for 950 linear feet by Lowell Road/Green Meadow Drive
- Chapter 275-8(C)(4) - parking space stall reduction from 10 x 20 to 9x19
- Chapter 275-8.C(2) - reduce required parking spaces from 4,777 to 1,806 parking spaces
- Chapter 193-10 - to allow the Property to have two driveways, including the private shared driveway to the north of the property extending onto the Sam's Club property, a second main shared private driveway extending over a portion of 267 Lowell Road, named Green Meadow Drive
- Chapter 193-10.F - 50 foot max. driveway width
- Chapter 276-11.1.B(4) - requires Planning Board approval block located on the lower left corner, but requesting as shown on plans



LEGEND

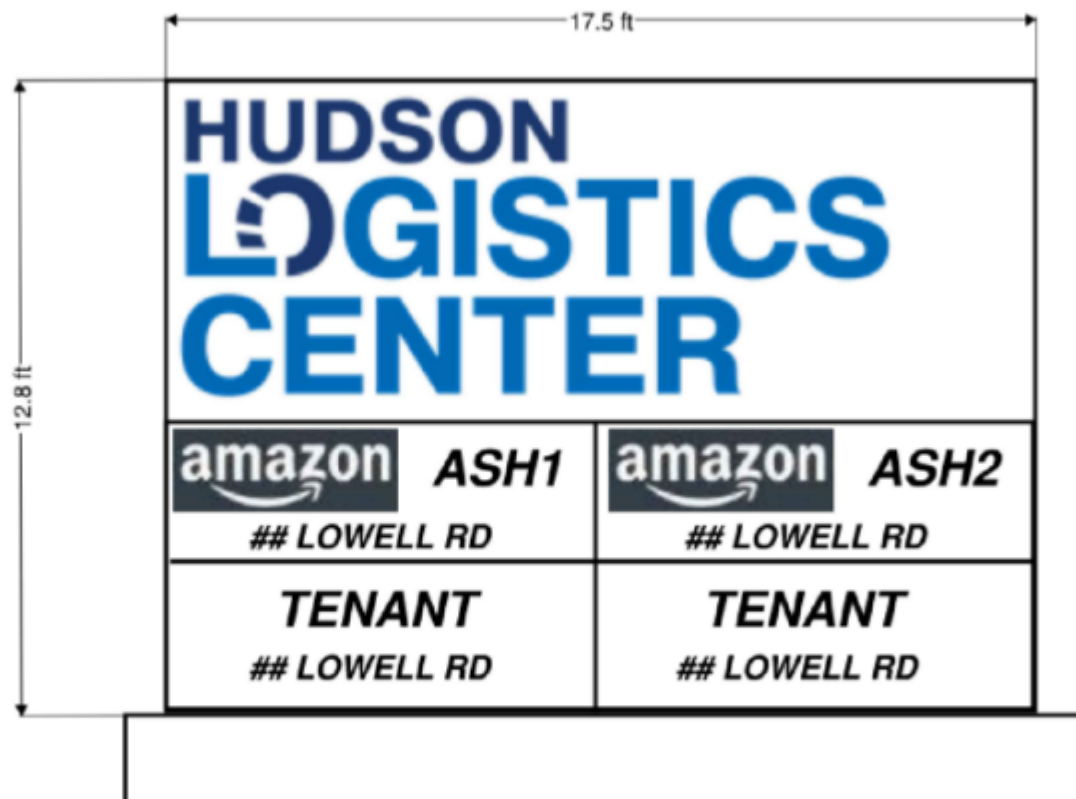
LOGISTICS CENTER MONUMENT SIGN	
BUILDING SPECIFIC MONUMENT SIGN	
BUILDING-MOUNTED SIGN	

NOTE: ALL SIGNS ARE SUBJECT TO APPROVAL BY THE HUDSON PLANNING BOARD PRIOR TO INSTALLATION THEREOF.

FOR PERMITTING ONLY, NOT FOR CONSTRUCTION



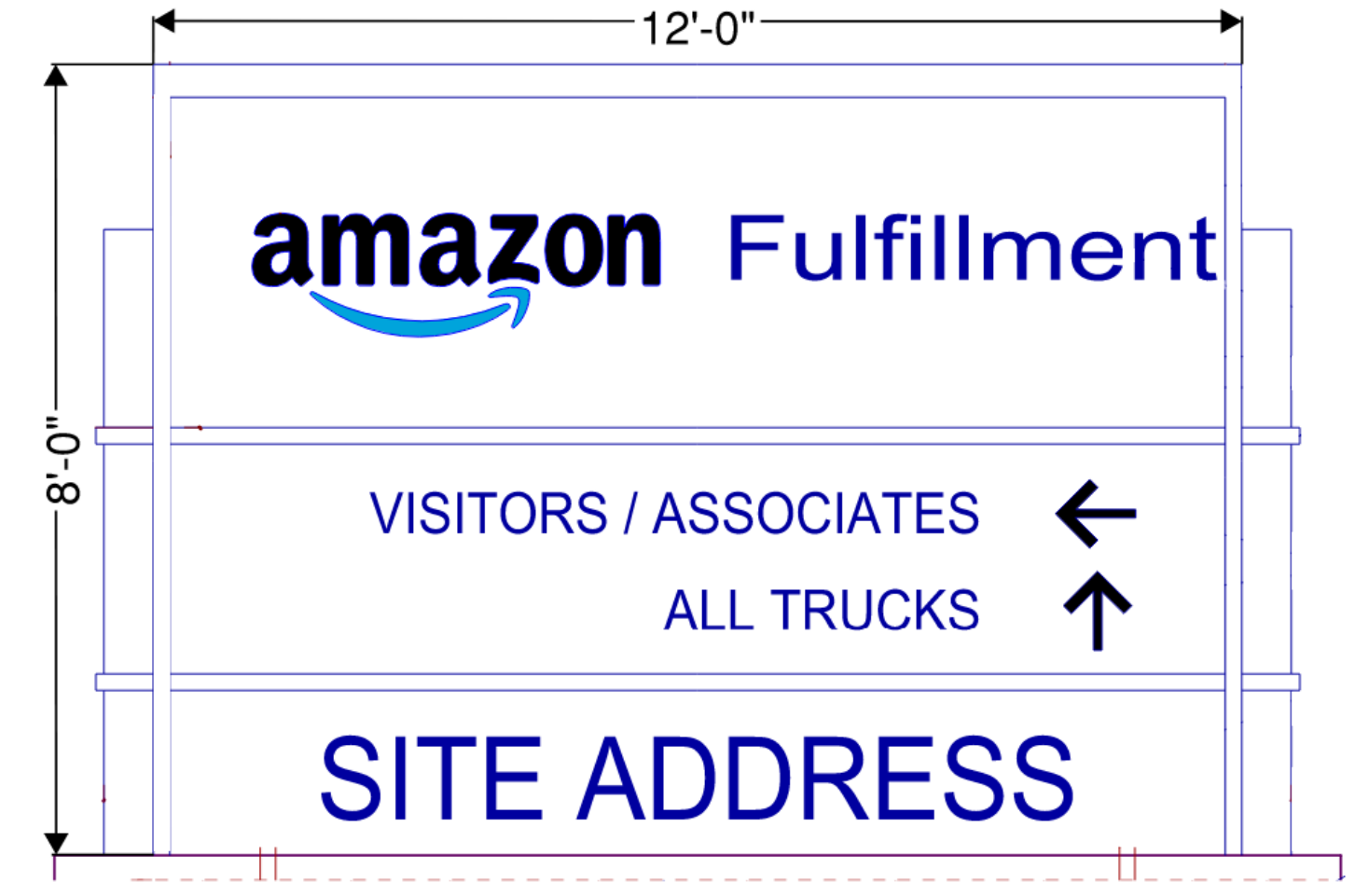
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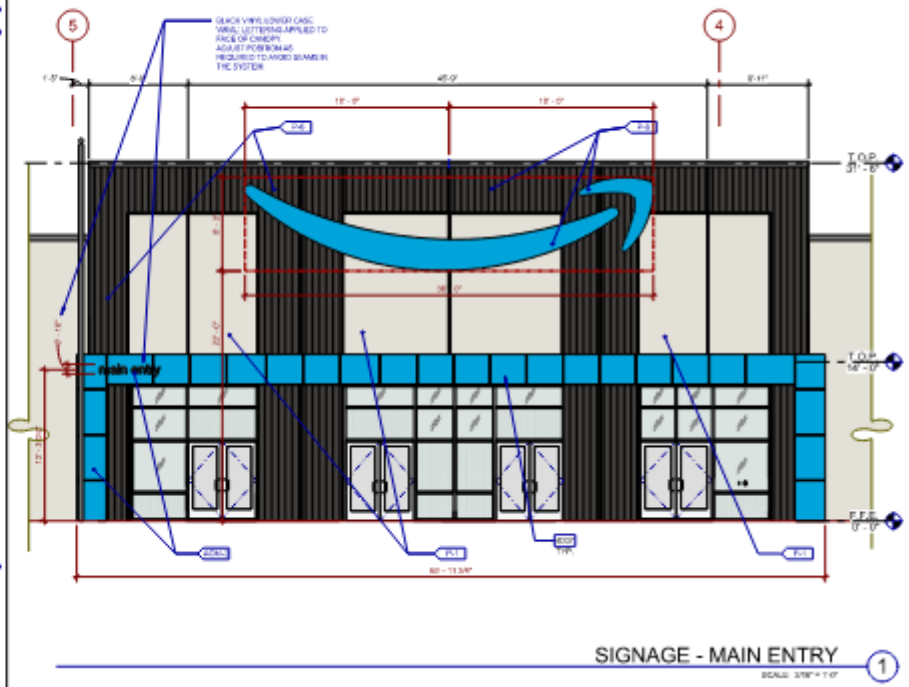
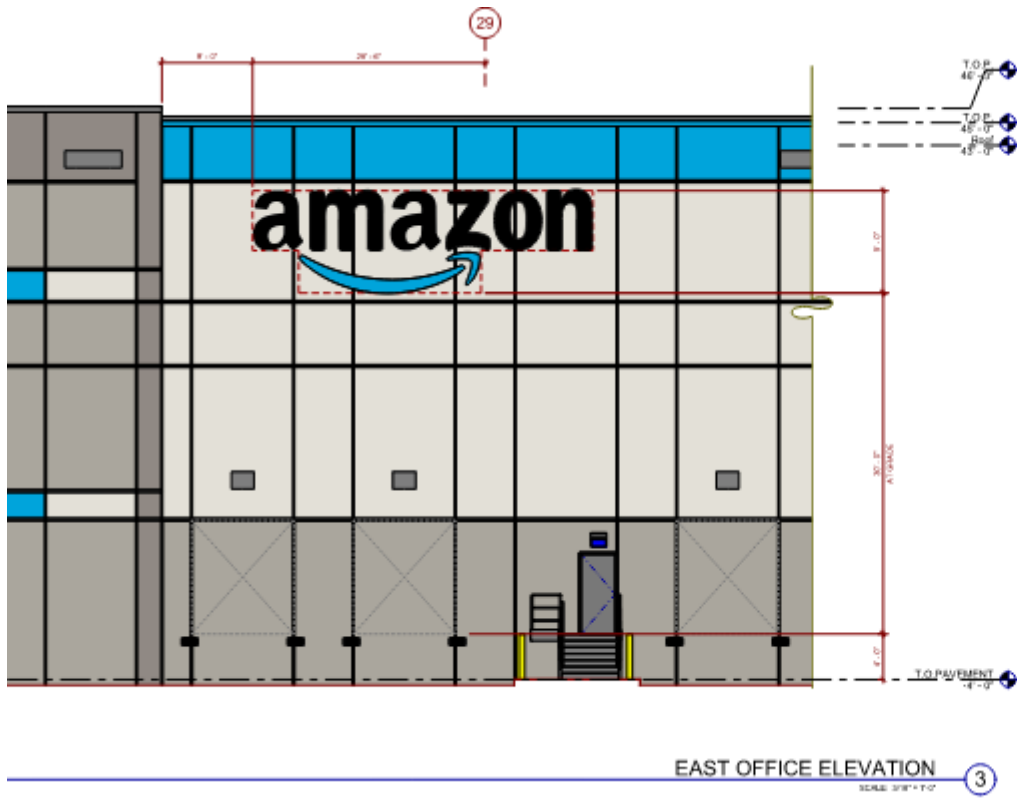


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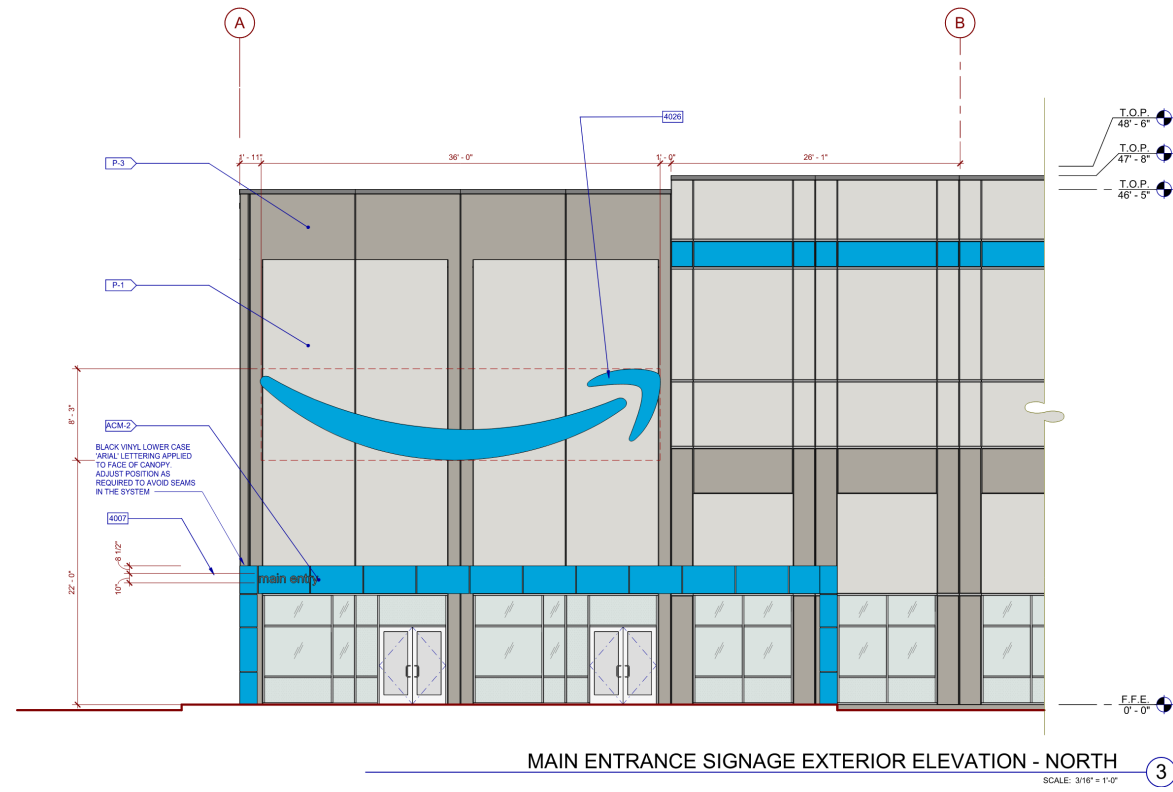
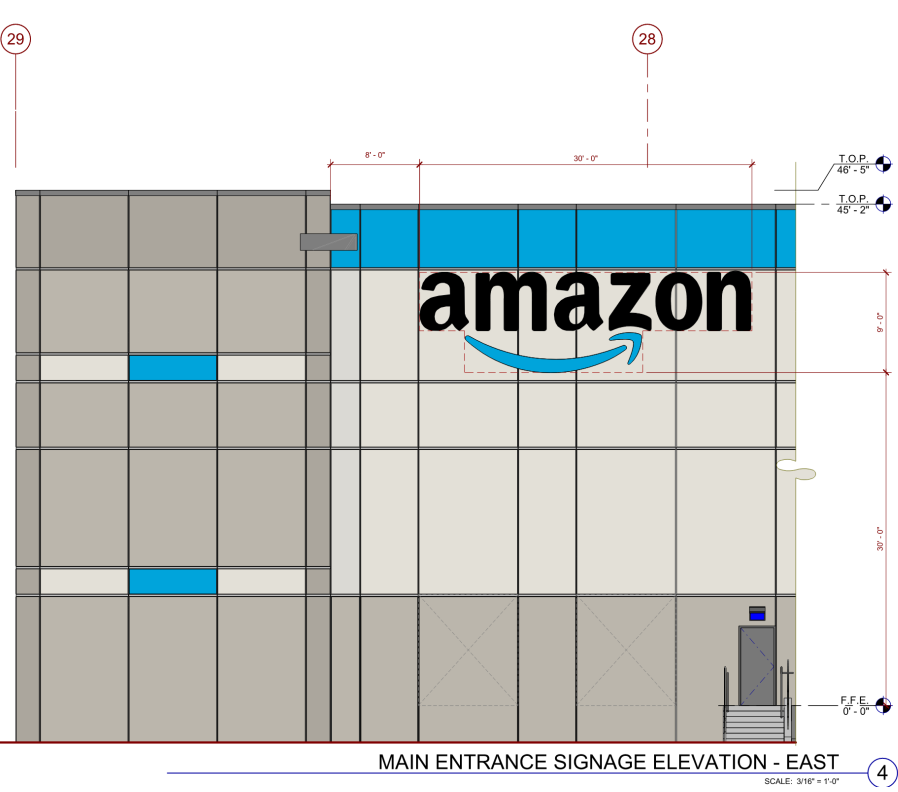
OFF SITE MONUMENT SIGNAGE (#1 & #2)

N.T.S.





BUILDING A – WALL MOUNTED SIGNAGE



BUILDING B – WALL MOUNTED SIGNAGE



PROPOSED DEVELOPMENT

PROJECT IMPACT MITIGATION

Impact Fee	\$2.034 million
Community Fee	\$100,000
STEM Program for Schools	\$3.00 million
Recreation & Riverfront	\$1.50 million
Public Safety	\$1.00 million
Fire Department Platform Truck	\$1.40 million
Shoreline Improvement	\$500,000
Master Planning	\$200,000
Regional Hazardous Materials Program	\$50,000

TOTAL

\$9,784,965



PROPOSED DEVELOPMENT

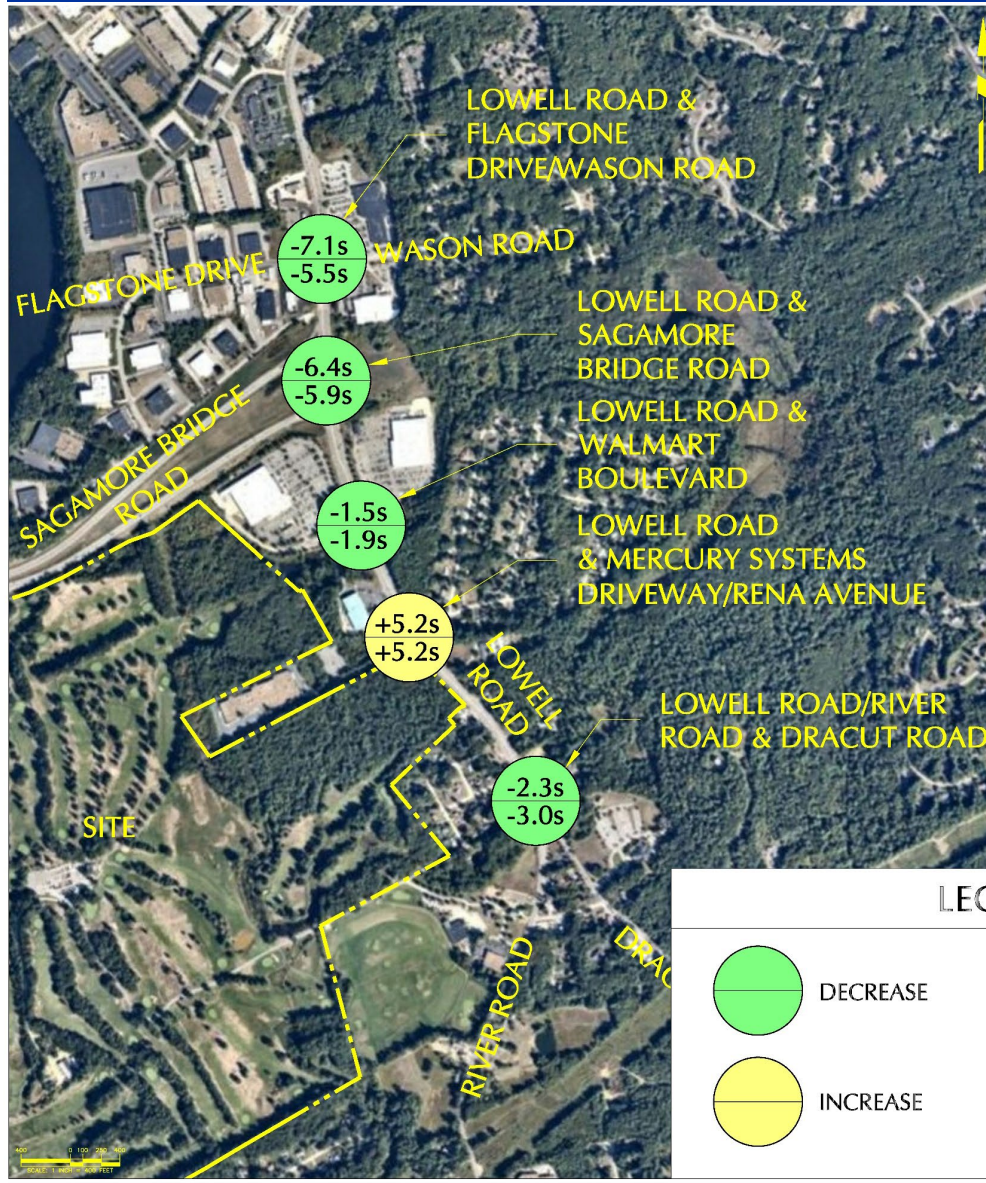


THANK YOU

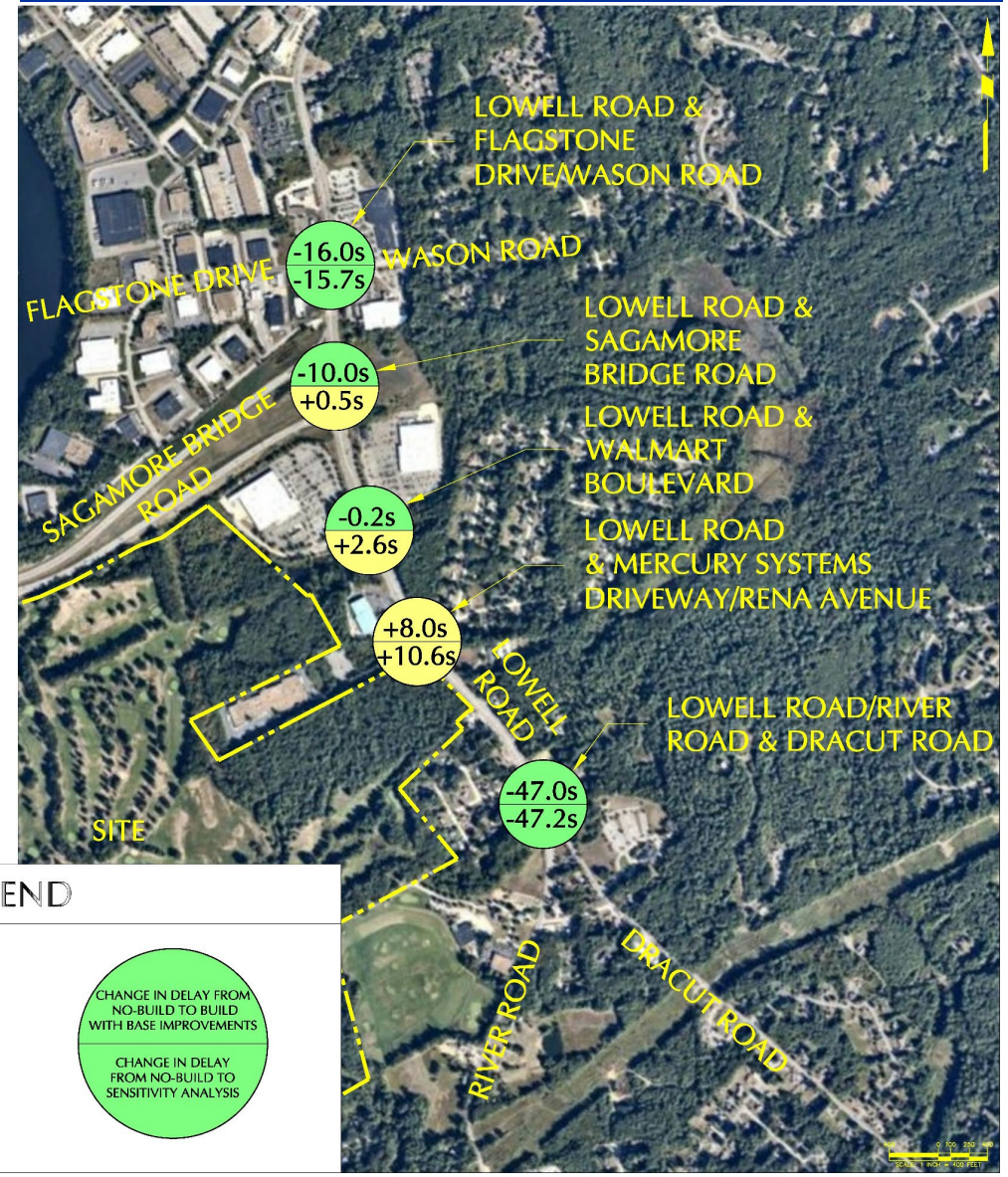
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2022 AVERAGE DELAY COMPAISON

AM PEAK HOUR

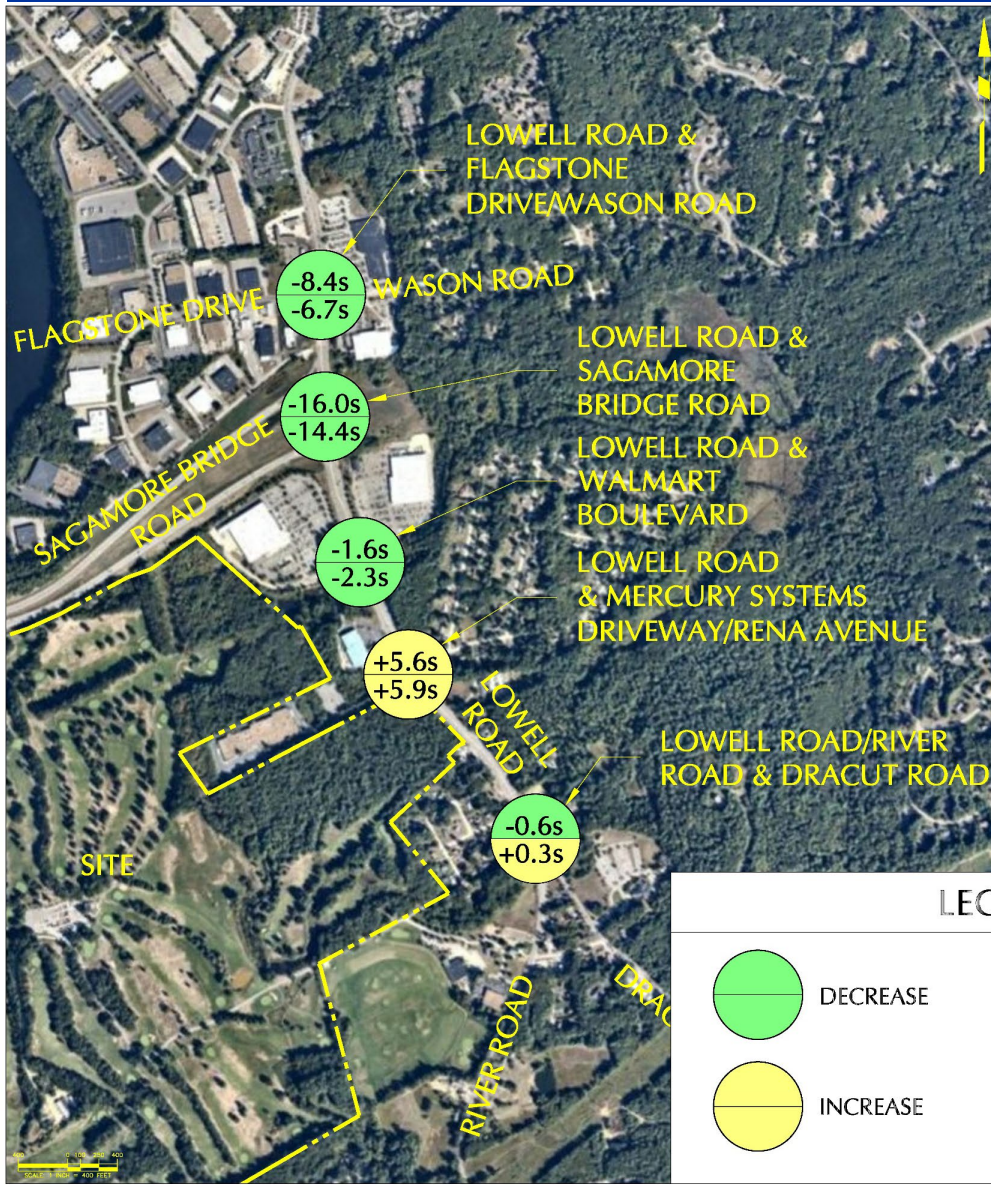


PM PEAK HOUR

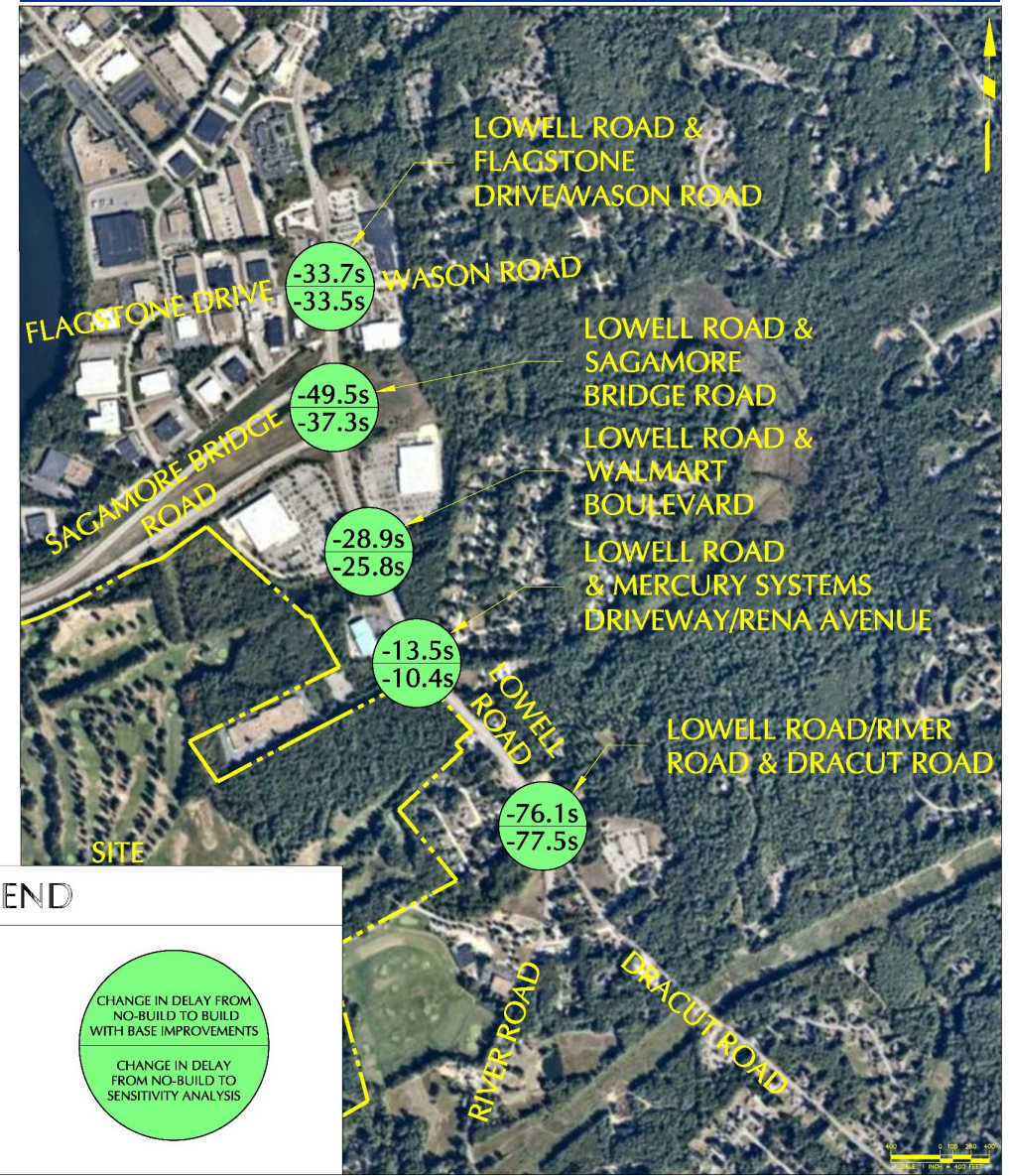


2032 AVERAGE DELAY COMPAISON

AM PEAK HOUR



PM PEAK HOUR



LEGEND

