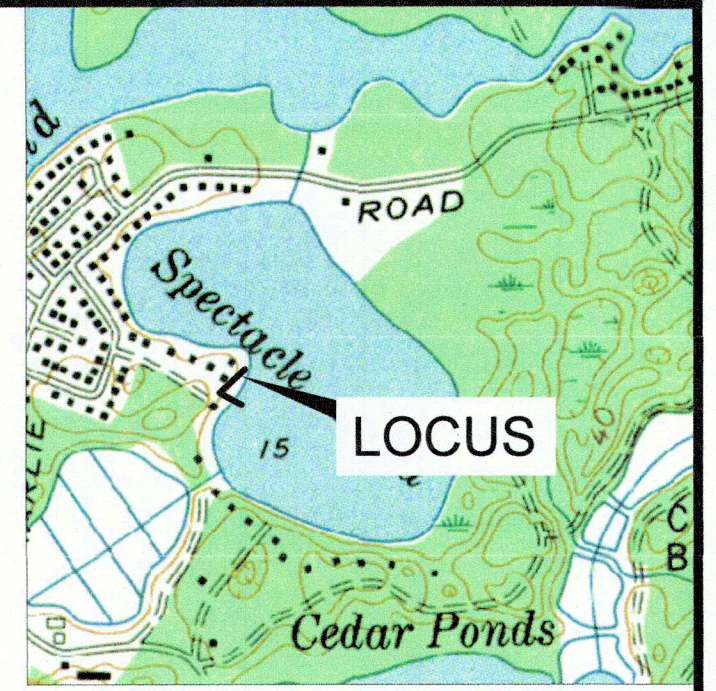


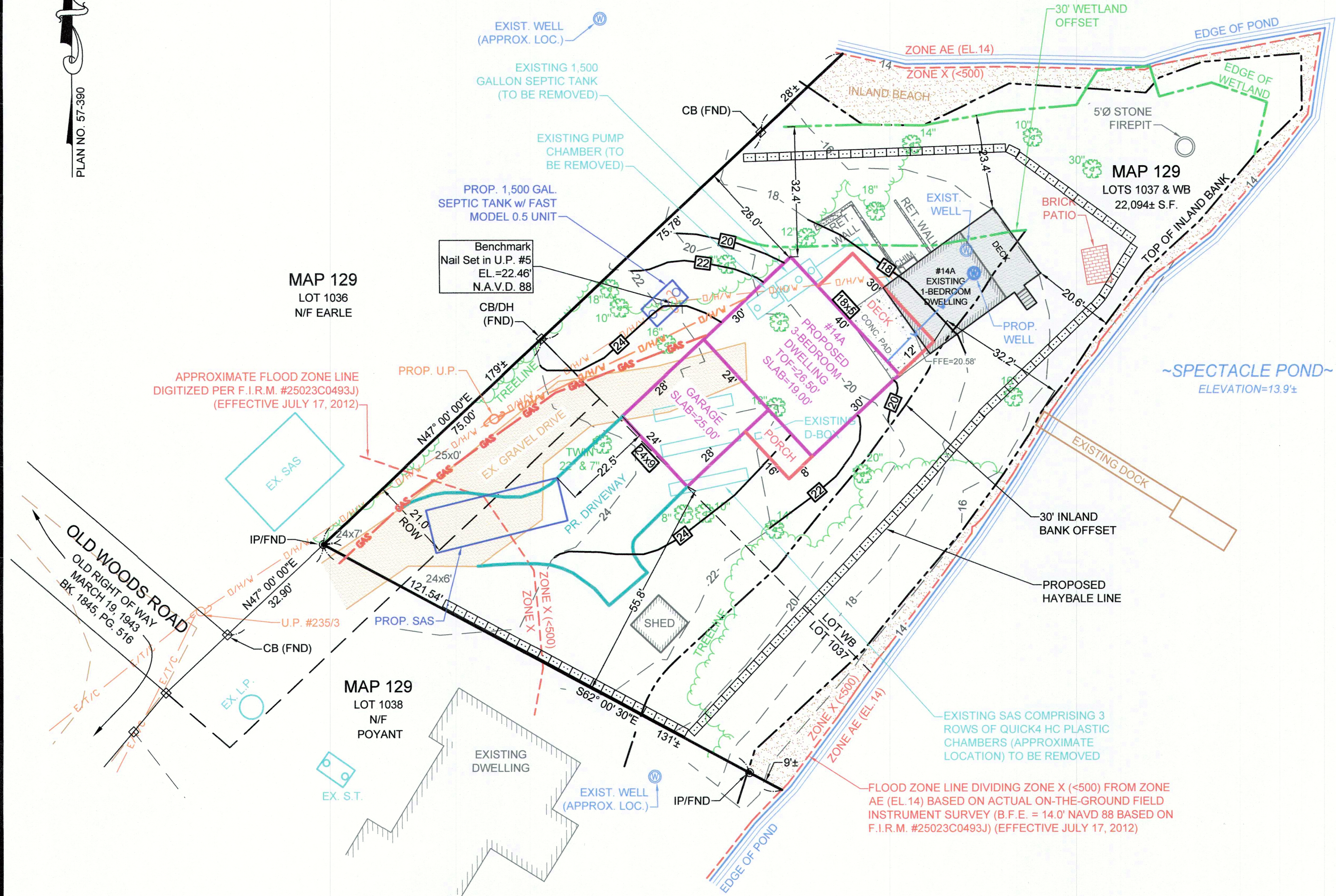
NOTES:

- 1.) EXISTING SEPTIC SYSTEM LOCATION BASED ON TITLE 5 INSPECTION REPORT DATED 10-02-10.
- 2.) EXISTING 21' RIGHT OF WAY LOCATION PER P.B. 2581, PG. 146.

PLAN NO. 57-390



U.S.G.S. LOCUS MAP
SCALE: 1"=1000'



OWNER OF RECORD:
PAUL & PHYLLIS G. BALESTRACCI
12 DUNHAM RD
ASSONET, MA 02702

FEMA FLOOD ZONE (LOT):
AE (EL. 14), X (<500) and X

FEMA MAP NUMBER:
25023C0493J (dated 7-17-2012)

ASSESSOR'S MAP & LOT:
MAP 129, LOTS WB & 1037

DEED REFERENCE:
BOOK 38766, PAGE 23

PLAN REFERENCES:
PLAN NO. 57-390
P.B. 55, PG. 103
P.B. 6, PG. 632

SITE PLAN

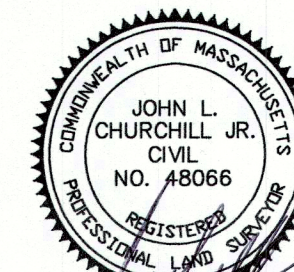
AT

14A OLD WOODS ROAD
EAST WAREHAM, MA 02538

PREPARED FOR:
PAUL BALESTRACCI

PREPARED BY:
JC ENGINEERING, INC.
2854 CRANBERRY HIGHWAY
EAST WAREHAM, MA 02538

I hereby certify that the lot corners, dimensions, and setbacks to the PROPOSED STRUCTURE as shown on this plan are correct and were based on a field instrument survey. Conformance to the Town of Wareham By-Laws and Regulations shall be determined by the Zoning Enforcement Agent.



1/21/20
Date

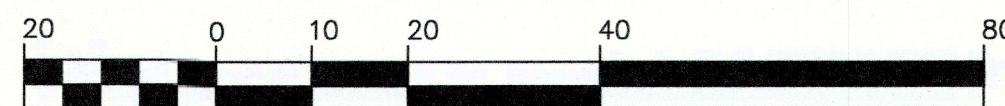
Professional Land Surveyor

SCALE: 1" = 20' JANUARY 21, 2021

ZONING DISTRICT: R-130

	REQUIRED	EXISTING	PROPOSED
LOT AREA =	130,000 S.F. MIN.	22,094 S.F.	N/A
LOT FRONTAGE =	200' MIN.	N/A	N/A
FRONT SETBACK =	100' MIN.	N/A	N/A
SIDE SETBACK =	30' MIN.	N/A	28.0'
REAR SETBACK =	30' MIN.	N/A	N/A
BUILDING HEIGHT =	35' MAX.	< 35'	< 35'
BUILDING COVERAGE =	NR	N/A	N/A
IMPERVIOUS SURFACE =	NR	N/A	N/A

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.