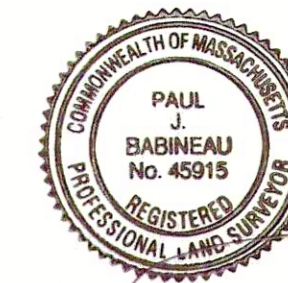


ZONING DISTRICT: INDUSTRIAL (IND)

MIN. AREA 30,000 S.F.
 MIN. FRONTAGE 150 FT.
 MIN. FRONT YARD SETBACK 20 FT.
 MIN. REAR YARD SETBACK 10 FT.
 MIN. SIDE YARD SETBACK 10 FT.
 MAX. BUILDING COVERAGE 50%
 MAX. IMPERVIOUS COVERAGE 70%

THE PURPOSE OF THIS PLAN IS
 TO CREATE LOT 1 AND LOT 2

I CERTIFY THAT THIS PLAN HAS BEEN
 PREPARED IN CONFORMANCE WITH THE
 RULES AND REGULATIONS OF THE
 REGISTERS OF DEEDS.



8-28-23
 DATE PROFESSIONAL LAND SURVEYOR

FOR REGISTRY USE ONLY

PLANNING BOARD APPROVAL UNDER THE
 SUBDIVISION CONTROL LAW NOT REQUIRED.

DATE: _____

WAREHAM PLANNING BOARD

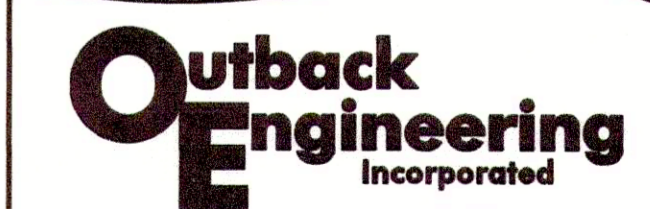
THIS ENDORSEMENT OF THE PLANNING
 BOARD SHOULD NOT BE CONSTRUED TO
 BE A DETERMINATION OF CONFORMANCE
 WITH ZONING REGULATIONS FOR ALL
 LOTS AFFECTED.

THIS ENDORSEMENT OF THE PLANNING
 BOARD SHOULD NOT BE CONSTRUED TO
 BE A DETERMINATION OF CONFORMANCE
 WITH THE WAREHAM TOWN BY-LAWS IN
 ACCORDANCE WITH DIVISION VI, ARTICLE
 I AND ITS IMPLEMENTING WETLANDS
 PROTECTION REGULATIONS AS WELL AS
 MASSACHUSETTS WETLANDS PROTECTION
 ACT, M.G.L. CH. 131, §40 AND ITS
 IMPLEMENTING REGULATIONS, 310 CMR
 10.00 FOR ALL LOTS AFFECTED.

THIS ENDORSEMENT OF THE PLANNING
 BOARD SHOULD NOT BE CONSTRUED TO
 BE A DETERMINATION OF CONFORMANCE
 WITH THE ZONING BY-LAW RELATIVE TO
 IRREGULARLY SHAPED LOTS, UPLAND
 AREA, LOT WIDTH, OPEN SPACE AND
 LOT COVERAGE IN ACCORDANCE WITH
 ARTICLE 6, §615, ARTICLE 6, §612 AND
 ARTICLE 6 §620 FOR ALL LOTS
 AFFECTED.

THIS ENDORSEMENT OF THE PLANNING
 BOARD SHOULD NOT BE CONSTRUED TO
 BE A DETERMINATION OF CONFORMANCE
 WITH THE EARTH REMOVAL REGULATIONS
 IN ACCORDANCE WITH DIVISION IV,
 ARTICLE III OF THE TOWN BY-LAWS FOR
 ALL LOTS AFFECTED.

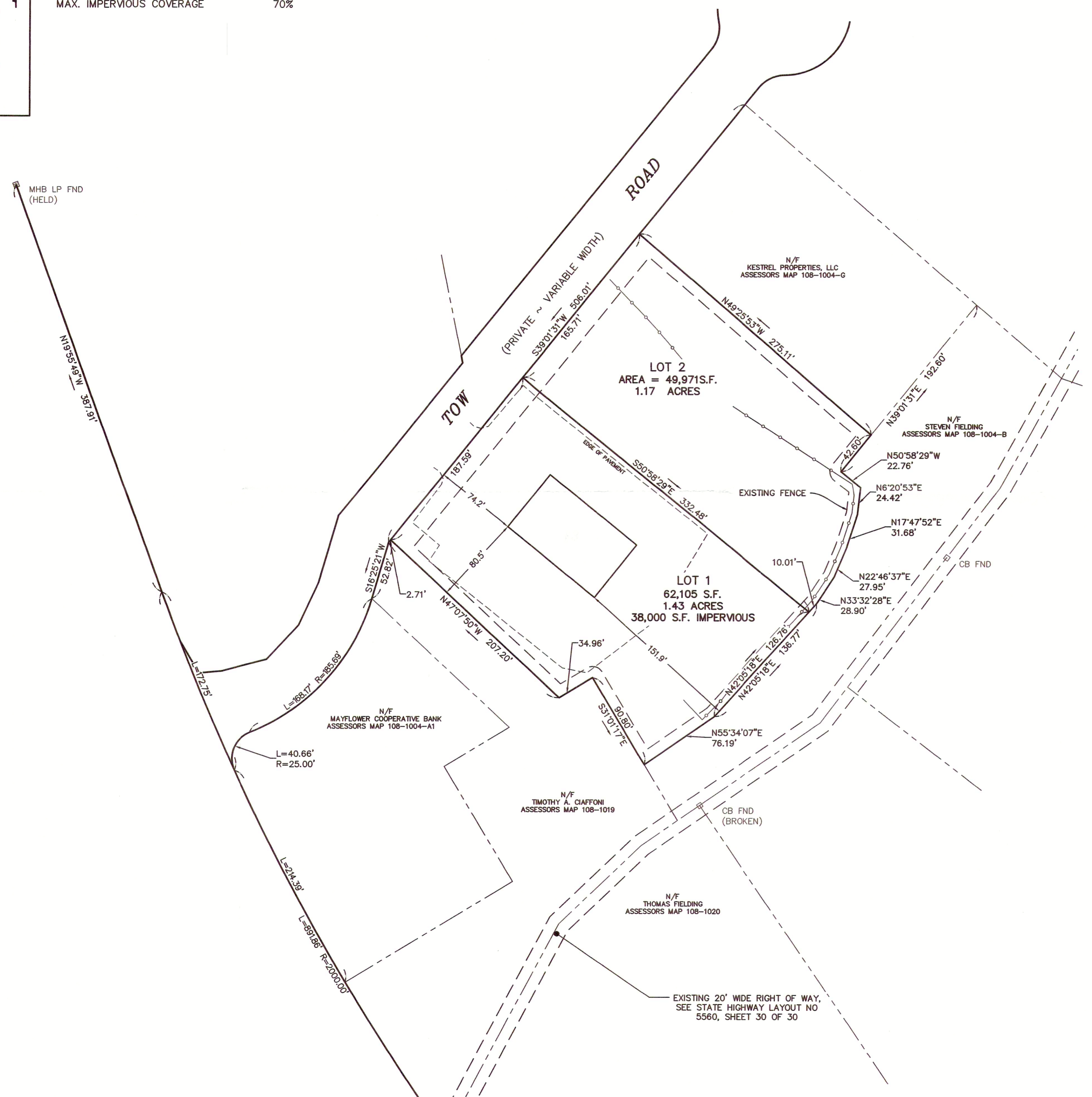
APPROVAL NOT
 REQUIRED
 PLAN OF LAND
 AT
 3 TOW ROAD
 IN
 WAREHAM,
 MASSACHUSETTS



165 EAST GROVE STREET
 MIDDLEBOROUGH, MA 02346
 TEL: (508)-946-9231
 FAX: (508)-947-8873
 www.outback-eng.com

DATE: AUGUST 28, 2023
 DRAWN BY: TMS CHECKED BY: PJB
 SCALE: 1"=50' SHEET 1 OF 1
 0' 50' 100' 150'
 OE-3761

OWNER
 C.J.E. & R. CO., INC.
 DEED BOOK 16823, PAGE 156
 PLAN BOOK 60, PAGE 743
 ASSESSORS MAP 108, LOT 1004-A



LOCUS MAP
 1"=500'