& Environmental Services Inc. Vineyard Engineering 17 SALEM STREET, MEDFORD, MA 02155 Tel. 781.933.3330 Fax 781.933.3334 Vineyardeng.com PLOT PLAN OF LAND MERDLAN BASED ON PLAN AT END OF BOOK 1947 REFERENCES: ZONING DATA: 45 ALBION STREET WAKEFIELD, MA A **DEED BOOK: 39662** REQUIRED SETBACKS PREPARED FOR PAGE: 22 FRONT = -N/ASIDE = * MARTHA & ROBERT HAMM PLAN BOOK: 1560 REAR = * PAGE: END 10 10 27.3% BLD COVERAGE 14.4% OPEN AREA PLAN BOOK: 7947 PAGE: END *SEE NOTE 7 OF SCALE: 1"= 20" DATE: 10-5-22 PROJECT: 2286 SURV ZONING BYLAW OF MASO BELY **LOT 147** 0.44' OVER BARN NO SURVE 109.85'(D) FENCE (7) EXIST. (6) PARKING SPACE (TYP) (14) PROPOSED 38.2 SECOND FLOOR (5) (13) 4 LOT 149 (12) **EXISTING** LOT 150A 1 1/2 STORY 61.51 5,730± S.F. BUILDING (DEED AREA) (11) 3 .6(D) 41.38(P) No. 45 COV **ENTRY** (10) **EXISTING** 2 2 1/2 STORY 38.3 SIGN ON TWO DOG 1 **GRANITE POSTS** (9) BUSINESS DOG SIGN (8) 115.5'(D) 114.92'(P) 435.82 S84°58'01"W S77°03'W STONE RETAINING WALL ALBION STREET SB(FND) (49.50' WIDE COUNTY ROAD)

NOTES:

- 1. PHOTO REPRODUCTION OF THE SEAL AND SIGNATURE HEREON IS INDICATIVE OF UNAUTHORIZED REPRODUCTION AND USE OF THIS PLAN. IF THIS PLAN DOES NOT CONTAIN AN ORIGINAL SIGNATURE TOGETHER WITH AN INK SEAL, IT IS NOT AN AUTHORIZED PLAN OF VINEYARD ENGINEERING AND CANNOT BE USED FOR ANY PURPOSE WHATSOEVER.
- 2. THIS PLAN IS NOT TO BE USED FOR THE RECONSTRUCTION OF BOUNDARY LINES NOR FOR TITLE INSURANCE PURPOSES.
- THIS PLAN WAS PREPARED BASED ON AN ON THE GROUND INSTRUMENT SURVEY USING RECORD INFORMATION AS DESCRIBED IN A DEED RECORDED IN BOOK 39662 AT PAGE 22.
- 4. THE SUBJECT PROPERTY IS DEPICTED AS LOT 149 ON WAKEFIELD ASSESSOR'S MAP 12.
- 5. OWNERS OF RECORD ARE: MARTHA & ROBERT HAMM 45 ALBION STREET, WAKEFIELD, MA
- 6. ALL OFFSETS SHOWN HEREON ARE TO THE NEAREST ONE TENTH (1/10) OF A FOOT
- 7. ZONING IS: BUSINESS