

DEEDS

LOT 345: DEED BOOK 9842, PAGE 127  
LOT 346: DEED BOOK 9173, PAGE 277  
LOT 344: DEED BOOK 3770, PAGE 85  
LOT 291: DEED BOOK 8348, PAGE 342  
LOT 594: DEED BOOK 11466, PAGE 293

## PLANS

PLAT ENTITLED "MINOR SUBDIVISION PLAN A.P. 14, LOT 593, ANGELL STREET & MEDWAY STREET, PROVIDENCE, RHODE ISLAND, PREPARED FOR: OCEAN STATE JOB LOT, PREPARED BY: WATERMAN ENGINEERING COMPANY, DATE: 3/24/14, SCALE 1"=20'", WHICH PLAT IS RECORDED ON MAP 88-138.

PLAT ENTITLED "THE COLD SPRING PLAT OF LOTS ON ANGELL, WATERMAN & PITMAN STREETS DRAWN BY WM S. HAINES APRIL 8TH 1856" WHICH IS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN THE CITY OF PROVIDENCE IN PLAT BOOK 4 AT PAGE 51 AND (COPY) ON PLAT CARD NO. 125.











CITY STREET LINE PLANS PROVIDED TO THIS OFFICE BY  
THE CITY OF PROVIDENCE ENGINEERING DEPARTMENT.

ZONING DISTRICT: R-P

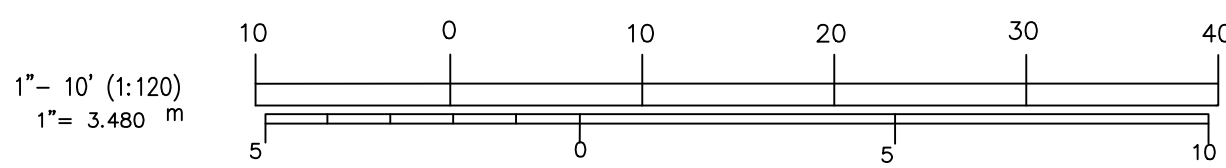
**ZONING SETBACKS:**

Min. Lot Area: 5,000 s.f.  
Min. Lot Width: 50 ft.  
Front Yard Setbacks: Sec. 402.E  
Side Yard Setback: 6 ft.  
Min. Rear Yard: 30 ft.  
Max Height: 45 ft

LEGEND

	UTILITY POLE
	FENCE
	STONEWALL
	PROPERTY LINE (EXISTING OR NEW)
	GRANITE BOUND W/ DRILL HOLE
	PROPERTY CORNER W/ MONUMENT
	PROPERTY CORNER / PROPOSED MONUMENT
	TREE
	PINE TREE
	SPOT ELEVATION (NAVD-88)

NOTE: SYMBOLS ARE TYPICAL AND SOME  
MAY NOT BE FOUND ON THIS PLAN



THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED TO SECTION 9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON JANUARY 1, 2016, AS FOLLOWS:

<u>TYPE OF BOUNDARY SURVEY</u>	<u>MEASUREMENT / ACCURACY SPECIFICATIONS</u>
COMPREHENSIVE BOUNDARY SURVEY	I
OTHER TYPE OF SURVEY	
DATA ACCUMULATION SURVEY	III
TOPOGRAPHIC SURVEY	N/A

THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND FOR THE PREPARATION OF THE PLAN IS AS FOLLOWS:

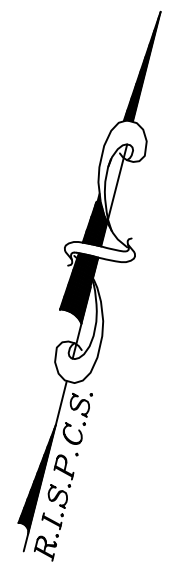
BOUNDARY SURVEY TO ESTABLISH THE LOCATION OF THE PROPERTY LINES IN RELATION TO THE EXISTING IMPROVEMENTS

BY: \_\_\_\_\_ 1836 \_\_\_\_\_  
JOHN D. ANDREWS, P.L.S. REG. NO. \_\_\_\_\_ DATE \_\_\_\_\_  
DOUGLAS DESIGN GROUP (LS.000A354-COA)

## Certification

Drawn by BSA  
Checked by JDA

Revised or



# Project

## COMPREHENSIVE BOUNDARY SURVEY OF LAND

PREPARED FOR

441-453 ANGELL  
STREET

A.P. 14, LOTS 345 & 346

PROVIDENCE  
RHODE ISLAND

Date: DECEMBER 27, 2025

Scale: 1" = 10'

Owner

**Douglas**  
DESIGN GROUP

**LAND SURVEY NG • CONSULT NG**  
BAY TOWER • LOWER LEVEL SUITE C  
101 PLAIN STREET  
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Issued On

Sheet Contents

# PROPERTY SURVEY AND SITE PLAN

Project Number. 11.24.2006

Drawing No.

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