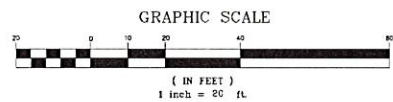


LEGEND

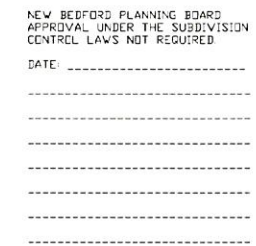
STREET LIGHT
LAMP POST
WATER GATE
HYDRANT
ELECTRIC MANHOLE
GAS VALVE
CATCH BASIN
RETAINING WALL
OVERHEAD WIRES
CONTOUR



REFERENCE:
PLAN OF LAND IN NEWBEDFORD, MA. DRAWN FOR
VOLUNTEERS OF AMERICA SCALE 1"=20' JAN.18, 1991
PREPARED BY OLDE BOSTON LAND SURVEY CO., INC.
RECORDED IN THE BRISTON COUNTY SOUTHERN
DISTRICT REGISTRY OF DEEDS BOOK 126 PAGE 151

CURT A. NUNES No. 1901 PROFESSIONAL LAND SURVEYOR		 COMMONWEALTH LAND SURVEYORS, INC. 1182 SOUTH MAIN ST. ATTLEBORO, MA. 02703 508-455-2634	
EXISTING CONDITIONS for A.P. 66 LOTS 33, 166 & 167 20 WILLIS STREET in NEWBEDFORD, MASSACHUSETTS			
SCALE: 1"=20'		SHEET NO: 1 OF 1	
DRAWN BY: JP	DESIGN BY: N/A	CHECKED BY: CAN	
DATE: 08/10/16	PROJECT NO.: 16034.00		

CASE 31-16 + 32-14



ZONING TABLE:

ZONE:	MIXED USE BUSINESS
LOT SIZE:	8,000 S.F. ALLOWED IN RA 10,000 S.F. FOR TWO FAMILY UNITS 15,000 S.F. FOR 3 OR MORE FAMILY UNITS
DENSITY:	1 PER 10,000 S.F. FOR SINGLE FAMILY 1 PER 5,000 S.F. FOR TWO FAMILY 1 PER 1,000 S.F. FOR THREE OR MORE FAMILY
FRONTAGE:	75 FT. FOR USES ALLOWED IN RA 100 FT. FOR TWO FAMILY 150 FT. FOR THREE OR MORE FAMILY 0 FT. FOR OTHER ALLOWED USES
HEIGHT:	45 FT. FOR SINGLE OR TWO FAMILY 60 FT. FOR THREE FAMILY 100 FT. FOR OTHER ALLOWED USES (1)
HEIGHT:	2.5 STORES FOR USES ALLOWED IN RA OR RB 4 STORES FOR THREE OR MORE FAMILY 7 STORES FOR OTHER ALLOWED USES
FRONT YARD:	20 FT. FOR USES ALLOWED IN RESIDENTIAL DISTRICT (1) 0 FT. FOR OTHER ALLOWED USES
SIDE YARD:	10 FT. ON ONE SIDE, 12 FT. ON OTHER IN RESIDENTIAL FOR OTHER USES, 10 FT. ON ANY SIDE ADJACENT LOT IS IN A RESIDENTIAL DISTRICT OR USED FOR RESIDENTIAL PURPOSES
REAR YARD:	30 FT. FOR USES ALLOWED IN RESIDENTIAL DISTRICT 10 FT. FOR 1 TO 2 STORY BUILDINGS 20 FT. FOR 3 OR MORE STORY BUILDINGS
BLDG. LOT COVERAGE:	30%; 40% ON CORNER LOTS FOR USES ALLOWED IN RESIDENTIAL DISTRICT; 0% FOR OTHER USES
GREEN SPACE:	35% FOR USES ALLOWED IN RESIDENTIAL DISTRICTS; 0 FOR OTHER USES

(1) DENOTES HEIGHT SHALL NOT EXCEED 1.75 TIMES THE HORIZONTAL DISTANCE FROM ITS FACE TO THE OPPOSITE STREET LINE.



COMMONWEALTH
ENGINEERS & CONSULTANTS, INC.
400 SMITH STREET
PROVIDENCE, RHODE ISLAND 02908
401-273-6600

[illegible]

CONSTRUCTION LAYOUT PLAN
for
A.P. 66 LOTS 33, 166 & 167
20 WILLIS STREET
in
NEW BEDFORD, MASSACHUSETTS

SCALE: 1"=20'	SHEET NO: 1 OF 1	
DRAWN BY: JP	DESIGN BY: N/A	CHECKED BY: KK
DATE: 09/14/16	PROJECT NO.: 16037.00	

PLANNING
OCT 13 2016
DEPARTMENT

CABO 31-16 + 32-16

