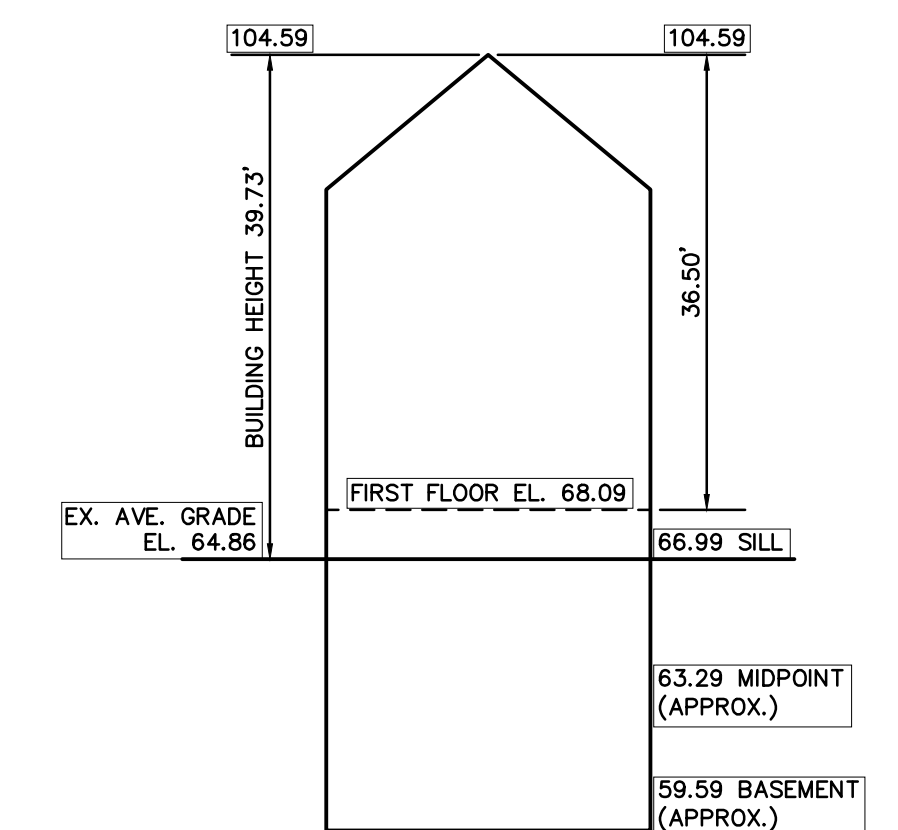
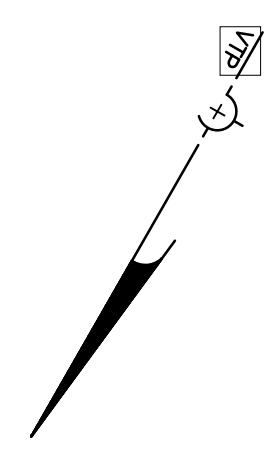


LEGEND

BUILDING	
PROPERTY LINE W/ BEARING DISTANCE	
CONTOUR	
STOCKADE FENCE	
CHAINLINK FENCE	
PICKET FENCE	
SEWER LINE	
DRAIN LINE	
WATER LINE	
GAS LINE	
GAS VALVE	
WATER VALVE	
DRAIN MANHOLE	
SEWER MANHOLE	
CATCH BASIN	
UTILITY POLE	
LIGHT POLE	
FIRE HYDRANT	
DECIDUOUS TREE	
CONIFEROUS TREE	



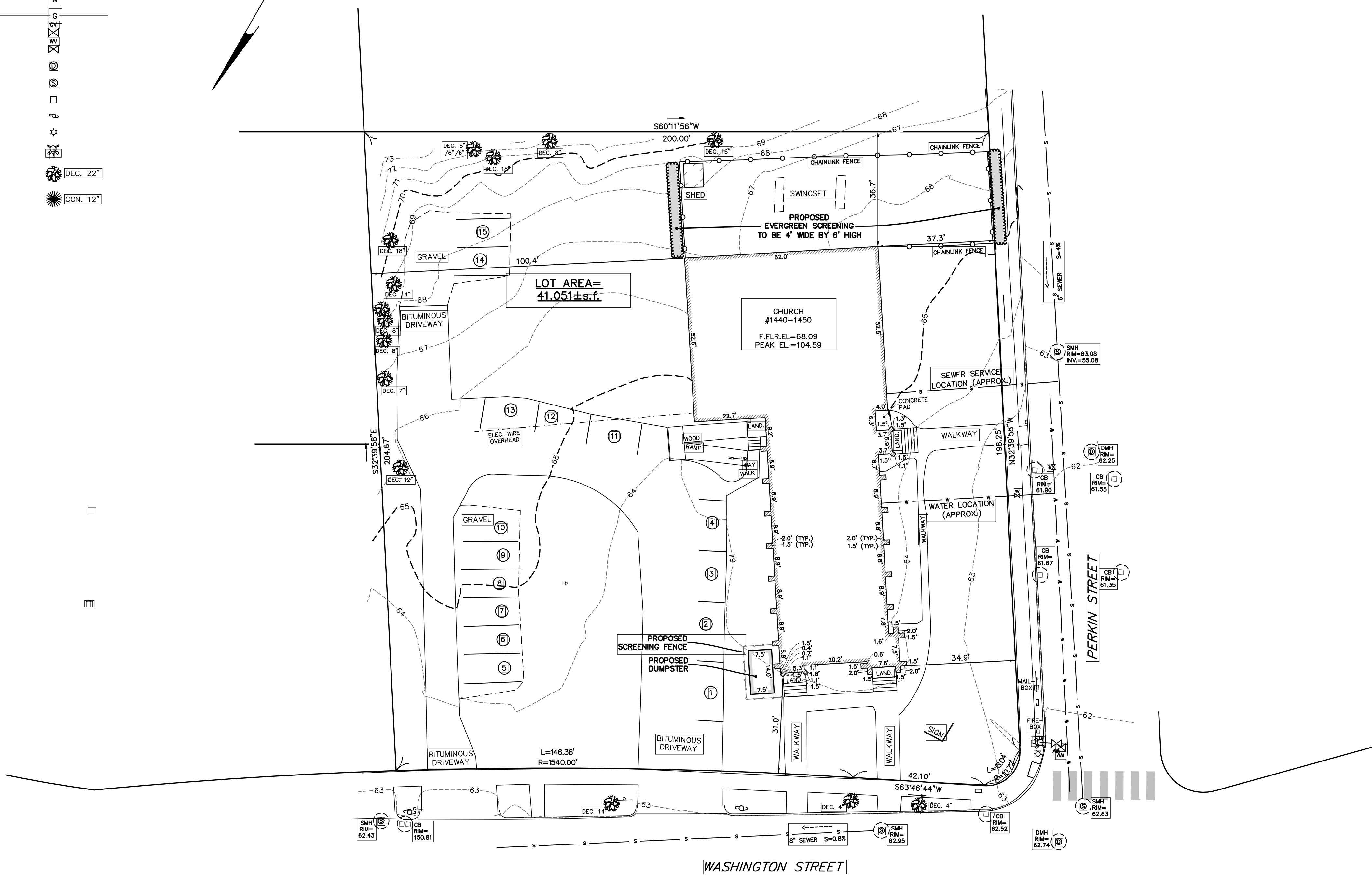
EXISTING BUILDING HEIGHT
NOT TO SCALE

Address: 1440-1450 Washington Street

Length Weighted Mean
Existing Conditions Average Grade Calculation

Segment	Length Of Segment in Feet	Height of High Point of Segment	Height of Low Point of Segment	E=(C+D)/2 Segment Height	F=BxE
1	7.60	63.91	63.71	63.81	484.96 Sq. Ft.
2	20.20	64.28	63.95	64.12	1295.12 Sq. Ft.
3	10.55	64.08	63.94	64.01	675.31 Sq. Ft.
4	10.55	63.79	63.69	63.74	672.46 Sq. Ft.
5	57.50	64.41	63.81	64.11	3686.33 Sq. Ft.
6	7.70	64.31	63.99	64.15	493.96 Sq. Ft.
7	6.30	64.90	64.84	64.87	408.68 Sq. Ft.
8	52.50	65.55	64.61	65.08	3416.70 Sq. Ft.
9	62.00	66.91	65.63	66.27	4108.74 Sq. Ft.
10	52.50	66.81	64.30	65.56	3441.64 Sq. Ft.
11	22.70	64.67	64.18	64.43	1462.45 Sq. Ft.
12	81.90	64.90	63.97	64.44	5277.23 Sq. Ft.
Total	392.00				25423.55 Sq. Ft.

Total Column F / Total Column B = Average Grade
Average Grade: 64.86'



ZONING CHART
NEWTON, MASSACHUSETTS

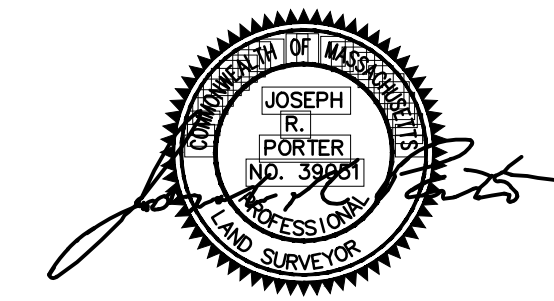
ZONE: MR-1 (OLD) SUBMISSION: BUILDING PERMIT

REGULATION	REQUIRED	EXISTING	PROPOSED
LOT AREA	7,000s.f.	41,051s.f.	N/C
LOT FRONTAGE	70.0'	200.46'	N/C
FRONT SETBACK	25.0'	31.0'	N/C
SIDE SETBACK	7.5'	34.9'	N/C
REAR SETBACK	15.0'	36.7'	N/C
BUILDING HEIGHT	36.0'	39.73'	N/C
AVERAGE GRADE	63.0%	64.86	N/C
LOT COVERAGE	30.0%	15.3%	N/C
OPEN SPACE	50.0%	79.9%	N/C

TOPOGRAPHIC SITE PLAN
NEWTON, MASSACHUSETTS

SHOWING PROPOSED CONDITIONS AT
#1440-1450 WASHINGTON STREET
SCALE: 1in.=20ft. DATE: JULY 27, 2018

PROJECT: 218118



VTP
ASSOCIATES
INC.

LAND SURVEYORS - CIVIL ENGINEERS. 132
ADAMS STREET 2ND FLOOR SUITE 3
NEWTON, MA 02458
(617) 332-8271

