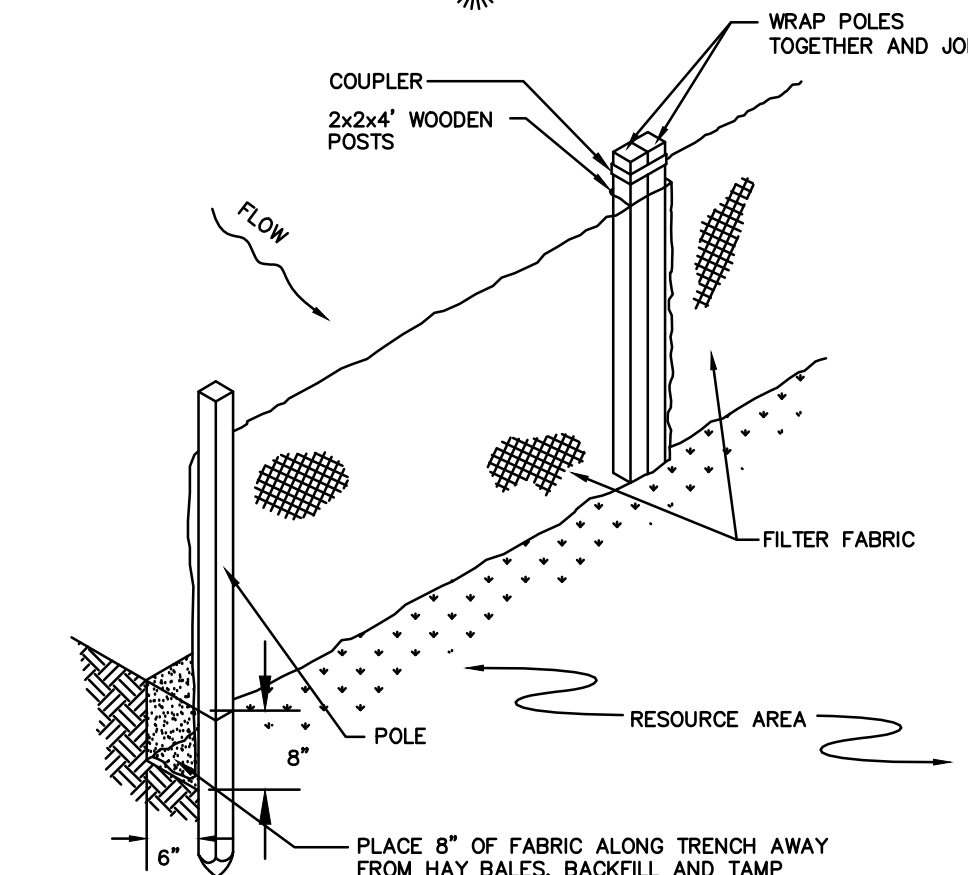


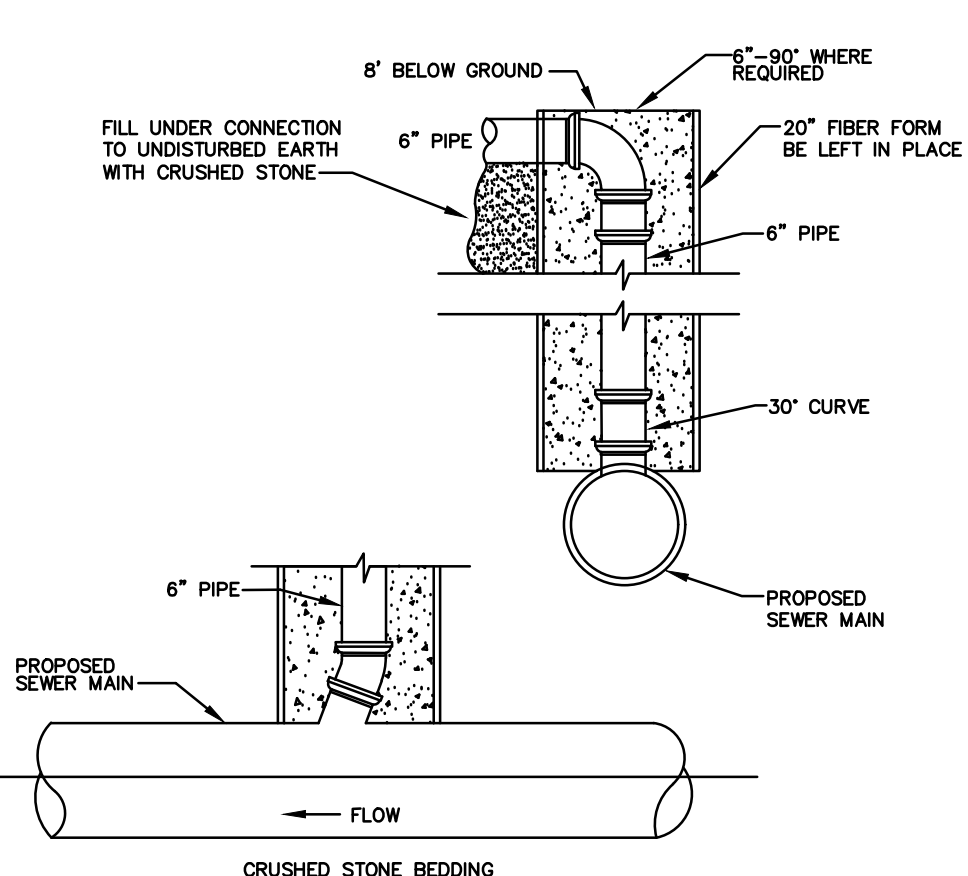
216132top2.dwg (2/2016)

LEGEND

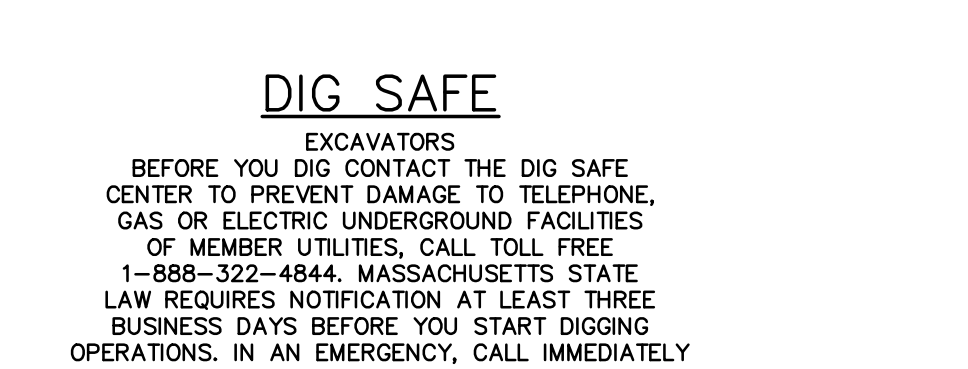
- BUILDING
- PROPERTY LINE W/ BEARING DISTANCE
- CONTOUR
- STOCKADE FENCE
- CHAINLINK FENCE
- PICKET FENCE
- SEWER LINE
- DRAIN LINE
- WATER LINE
- GAS LINE
- GAS VALVE
- WATER VALVE
- DRAIN MANHOLE
- SEWER MANHOLE
- CATCH BASIN
- UTILITY POLE
- LIGHT POLE
- DECIDUOUS TREE
- CONIFEROUS TREE



SILT FENCE
NOT TO SCALE

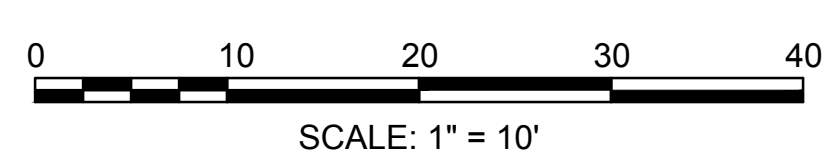
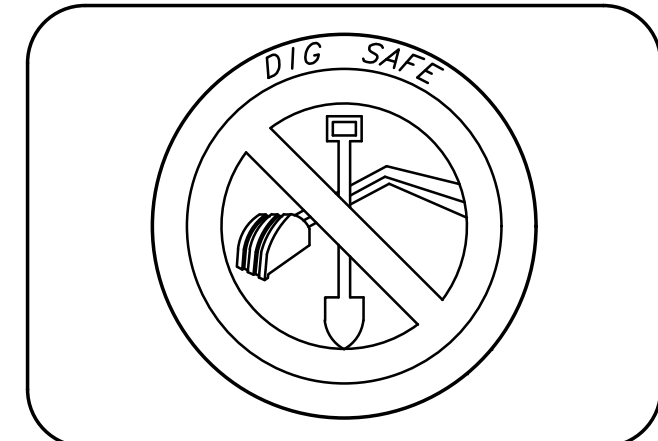


TYPICAL CHIMNEY DETAIL
NOT TO SCALE



DIG SAFE

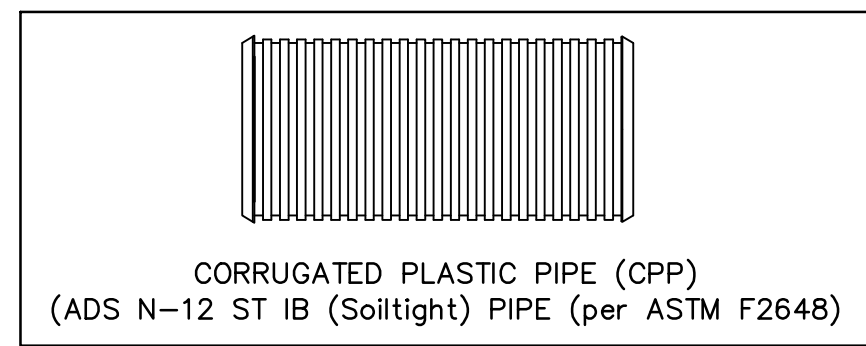
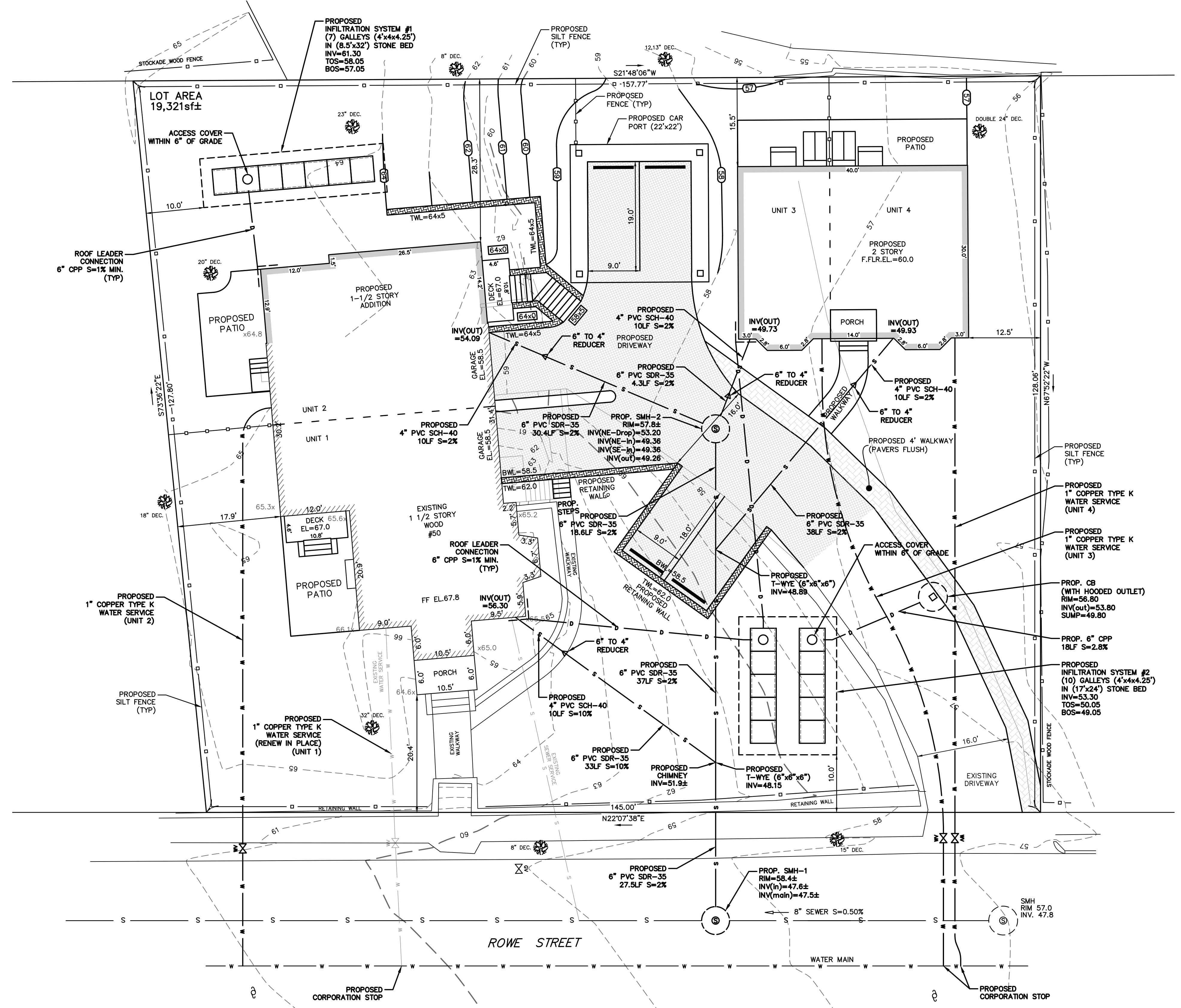
EXCAVATORS BEFORE YOU DIG CONTACT THE DIG SAFE CENTER TO PREVENT DAMAGE TO TELEPHONE, GAS OR ELECTRIC UNDERGROUND FACILITIES OF MEMBER UTILITIES. CALL TOLL FREE 1-888-322-4844. MASSACHUSETTS STATE LAW REQUIRES NOTIFICATION AT LEAST THREE BUSINESS DAYS BEFORE YOU START DIGGING OPERATIONS. IN AN EMERGENCY, CALL IMMEDIATELY



SCALE: 1" = 10'

NOTES:

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING AND DETERMINING THE LOCATION, SIZE AND ELEVATION OF ALL EXISTING UTILITIES, SHOWN OR NOT SHOWN ON THIS PLAN, PRIOR TO ANY CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IN WRITING OF ANY UTILITIES FOUND INTERFERING WITH THE PROPOSED CONSTRUCTION AND APPROPRIATE REMEDIAL ACTION BEFORE PROCEEDING WITH THE WORK.
2. THE LOCATION OF ALL UTILITIES SHOWN HEREON ARE APPROXIMATE AND ARE BASE ON THE FIELD LOCATION OF ALL VISIBLE STRUCTURES SUCH AS CATCH BASINS, MANHOLES, WATER GATES, ETC. AND GOVERNMENT AGENCIES.
3. ALL THE PROPOSED DOWNSPOUT TO CONNECT INTO INSIDE INFILTRATION SYSTEM.



ZONING CHART			
NEWTON, MASSACHUSETTS			
ZONE:	SR-3 (OLD)	SUBMISSION: PROPOSED	
REGULATION	REQUIRED	EXISTING	PROPOSED
LOT AREA	7,000s.f.	19,321s.f.	N/C
LOT FRONTAGE	70.0'	145.0'	N/C
FRONT SETBACK	25.0'	20.4'	N/C
SIDE SETBACK	7.5'	17.9'	12.5'
REAR SETBACK	15.0'	39.8'	15.5'
BUILDING HEIGHT	30.0'	24.24'	24.50' / 30.96'
AVERAGE GRADE	-	64.29	64.03 / 57.04
LOT COVERAGE	30.0%	10.3%	22.2%
OPEN SPACE	50.0%	72.5%	59.5%

TOPOGRAPHIC SITE PLAN
NEWTON, MASSACHUSETTS

SHOWING PROPOSED CONDITIONS AT
#50 ROWE STREET
SCALE: 1in.=10ft. DATE: JUNE 13, 2016

PROJECT: 216132



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

SHEET 2 OF 3

