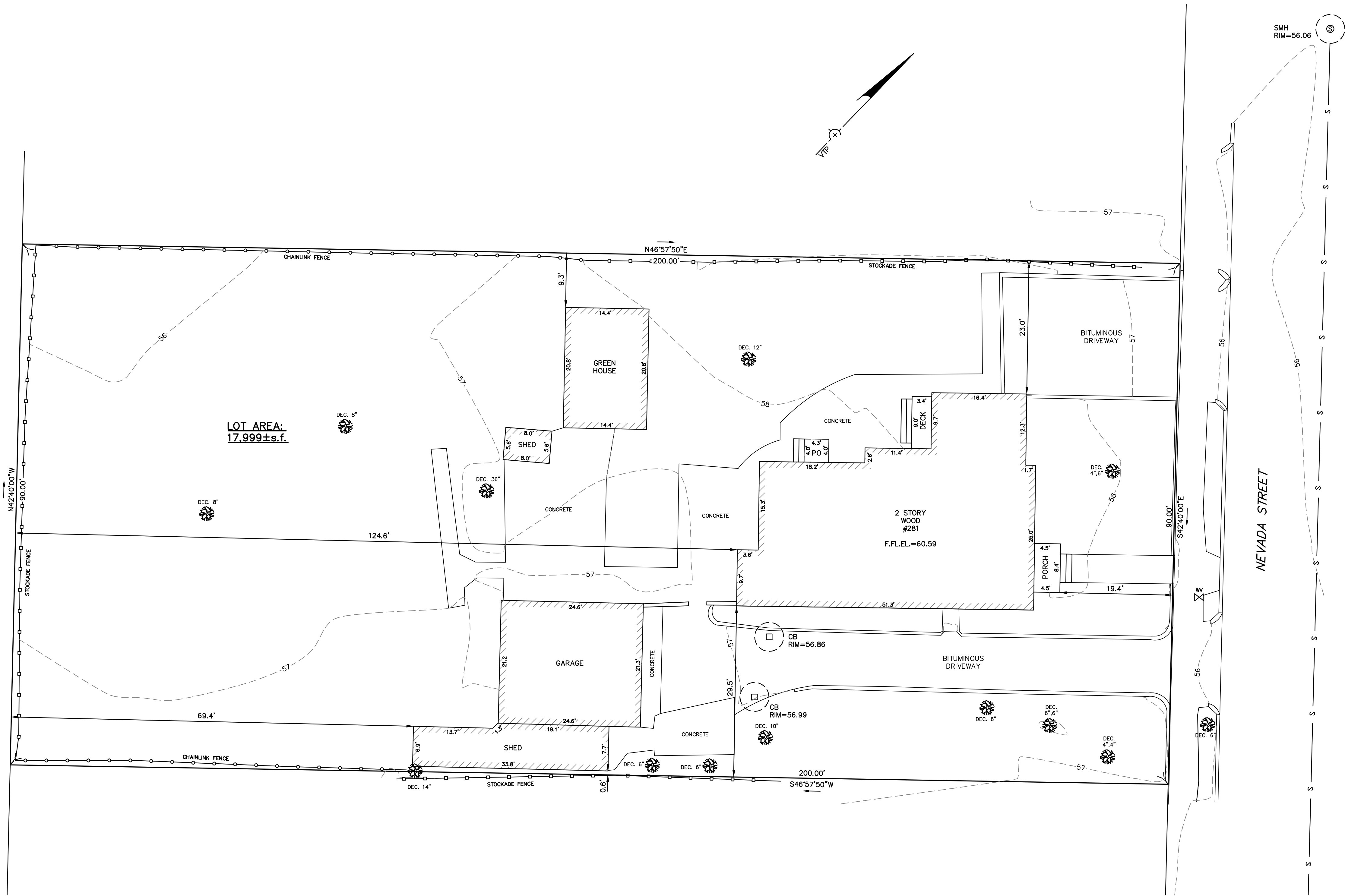


212135-00-00 (2/2012)

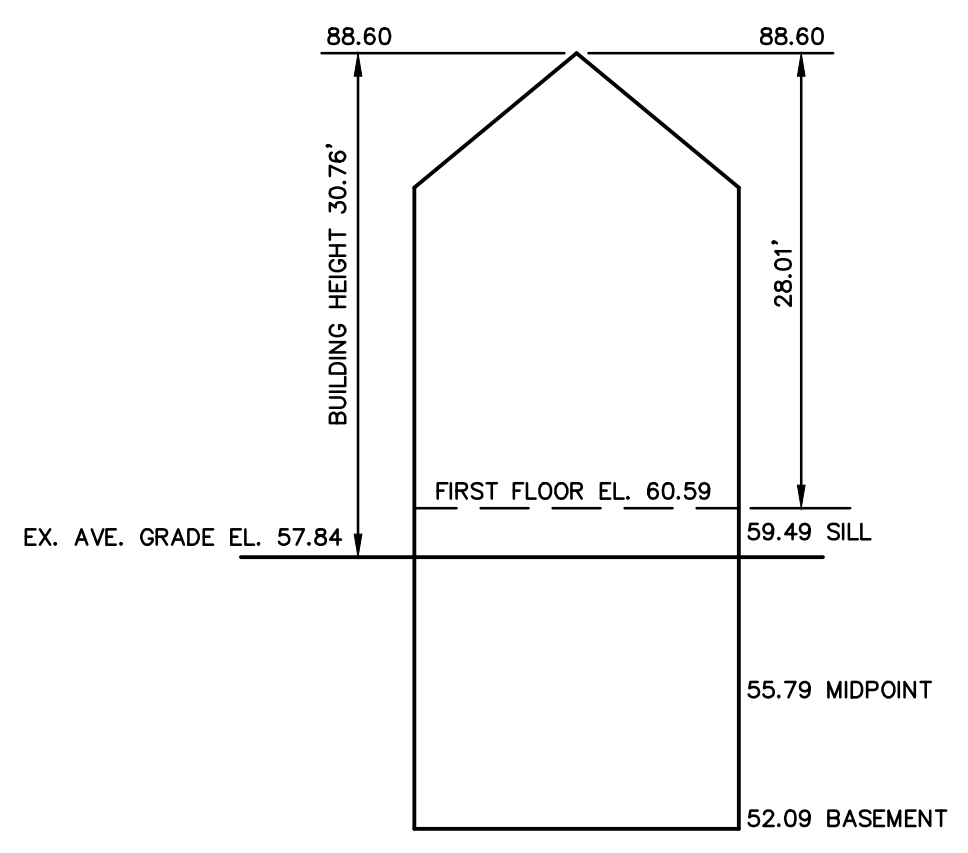
LEGEND

- BUILDING
- PROPERTY LINE W/ BEARING DISTANCE S81°56'34"E
116.23'
- CONTOUR -70-
- STOCKADE FENCE
- CHAINLINK FENCE
- PICKET FENCE
- SEWER LINE S
- DRAIN LINE D
- WATER LINE W
- GAS LINE G
- GAS VALVE
- WATER VALVE
- DRAIN MANHOLE
- SEWER MANHOLE
- CATCH BASIN
- UTILITY POLE
- DECIDUOUS TREE DEC. 22"



**LOT AREA:
17,999±s.f.**

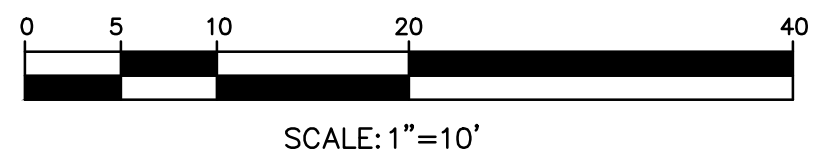
ZONING CHART		
NEWTON, MASSACHUSETTS		
ZONE: MR-1 (OLD)	SUBMISSION: EXISTING	
REGULATION	REQUIRED	EXISTING
LOT AREA	7,000s.f.	17,999±s.f.
LOT FRONTAGE	70.0'	90.00'
FRONT SETBACK	25.0'	19.4'
SIDE SETBACK	7.5'	23.0'
REAR SETBACK	15.0'	124.6'
BUILDING HEIGHT	36.0'	30.76'
AVERAGE GRADE	-	57.84
LOT COVERAGE	30.0%	14.6%
OPEN SPACE	50.0%	76.5%



EXISTING BUILDING HEIGHT
NOT TO SCALE

Address: #281 Nevada Street

Length Weighted Mean Existing Average Grade Calculation					
A	B	C	D	E	F
Segment	Length Of Segment in Feet	Height of High Point of Segment	Height of Low Point of Segment	E=(C+D)/2 Average Segment Height	F=BxE
1	51.30	57.70	57.70	57.70	2960.01 Sq. Ft.
2	2.41	58.00	57.70	57.85	139.42 Sq. Ft.
3	22.58	58.30	58.00	58.15	1313.03 Sq. Ft.
4	12.30	58.30	58.20	58.25	716.48 Sq. Ft.
5	16.40	58.30	57.90	58.10	952.84 Sq. Ft.
6	9.70	58.30	58.10	58.20	564.54 Sq. Ft.
7	4.82	58.10	58.00	58.05	279.80 Sq. Ft.
8	6.58	58.00	57.90	57.95	381.31 Sq. Ft.
9	18.20	57.90	57.70	57.80	1051.96 Sq. Ft.
10	15.30	57.40	57.20	57.30	876.69 Sq. Ft.
11	9.70	57.30	57.10	57.20	554.84 Sq. Ft.
Total	169.29				9790.91 Sq. Ft.
Total Column F / Total Column B = Average Grade					
					Average Grade: 57.84'



TOPOGRAPHIC SITE PLAN
NEWTON, MASSACHUSETTS
SHOWING EXISTING CONDITIONS AT
#281 NEVADA STREET

SCALE: 1in.=10ft. DATE: NOVEMBER 15, 2012

PROJECT: 212135



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