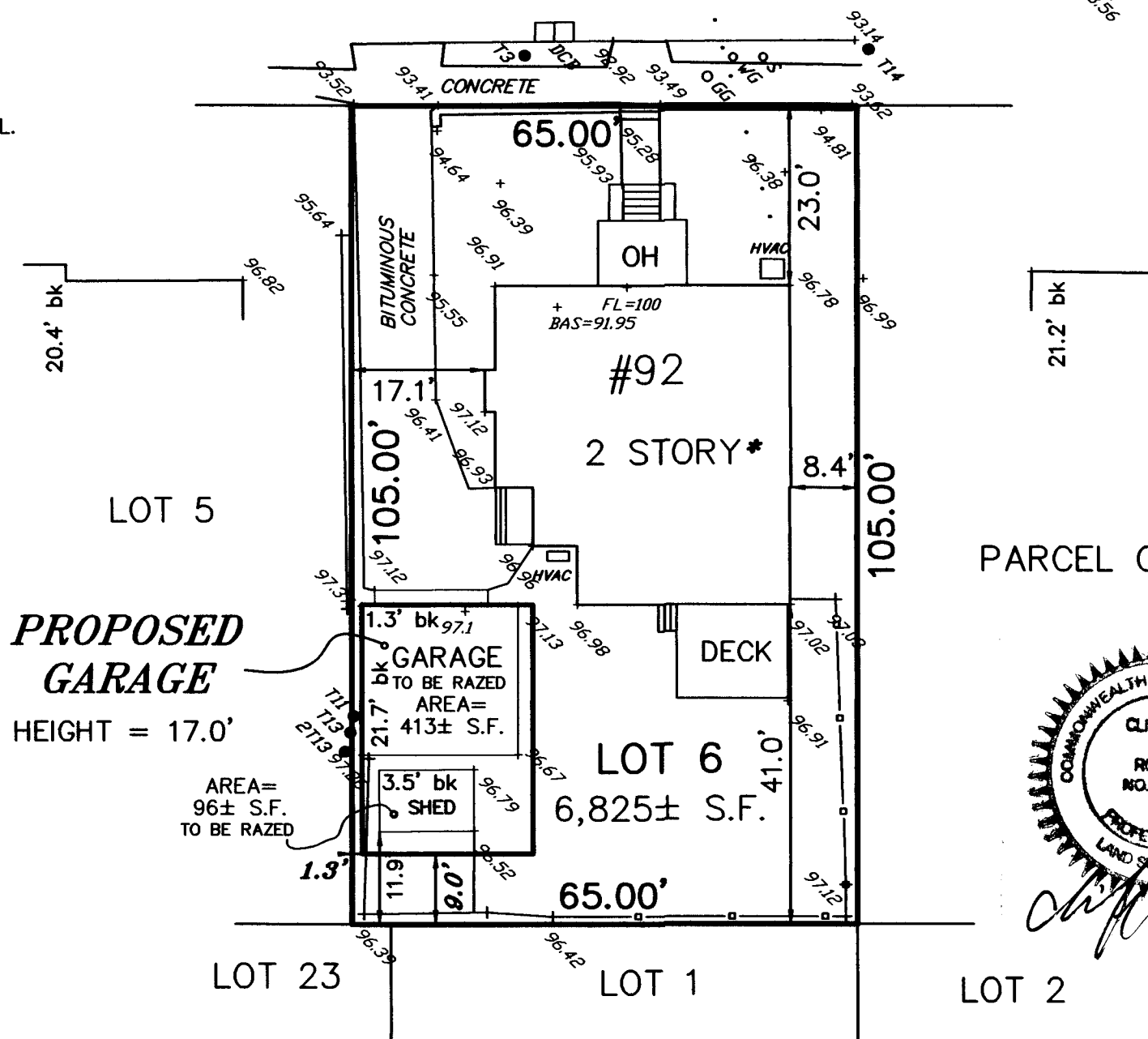
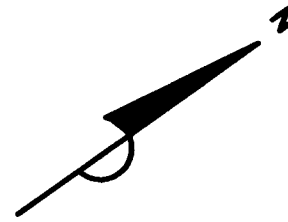


**BUILDING HEIGHT**  
NOT TO SCALE

# MANET ROAD



ZONING DISTRICT: MR-1

	REQ.	EXIST.	PROPOSED
FRONT SETBACK:	25.0'	23.0'	-
SIDE SETBACK:	7.5'	8.4'	1.3'
SIDE S/B (ACCESSORY):	5.0'	1.3'	1.3'
REAR SETBACK:	15'	41.0'	9.0'
REAR S/B (ACCESSORY):	5.0'	11.9'	9.0'
MAX. FLOOR AREA (ACCESSORY):	700 sf	509 sf	698.5 sf
MAX. LOT COVERAGE:	30%	32.5%	35.3%
MIN. OPEN SPACE:	50%	54.8%	51.6%
LOT AREA:	7,000	6,825	-
FRONTAGE:	70.0'	65.0'	-
BUILDING HEIGHT:	36'	28.5'	-
ACCESSORY HEIGHT:	22'	10.5'	16.83'
BUILD FACTOR:	N/A	-	-
F.A.R.	MAX-0.55	0.41**	0.45

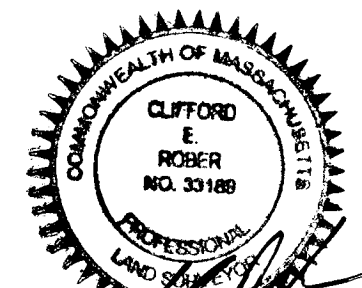
I HEREBY CERTIFY THAT THE BUILDING IS LOCATED AS SHOWN.

NOTE: THIS LOT WAS CREATED JULY 28, 1916.

\* NOTE: EXISTING SINGLE FAMILY DWELLING.

\*\* NOTE: PER ARCHITECT

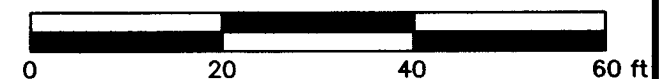
PREPARED FOR: DAVID MILLER & RUTH HERTZMAN-MILLER  
DEED BOOK 68009 PAGE 405



*Clifford E. Rober*  
12/13/2018

**PROPOSED PLOT PLAN**  
**#92 MANET ROAD**  
IN  
**NEWTON, MA**  
(MIDDLESEX COUNTY)

SCALE: 1" = 20' DATE: 12/13/2018



**ROBER SURVEY**  
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