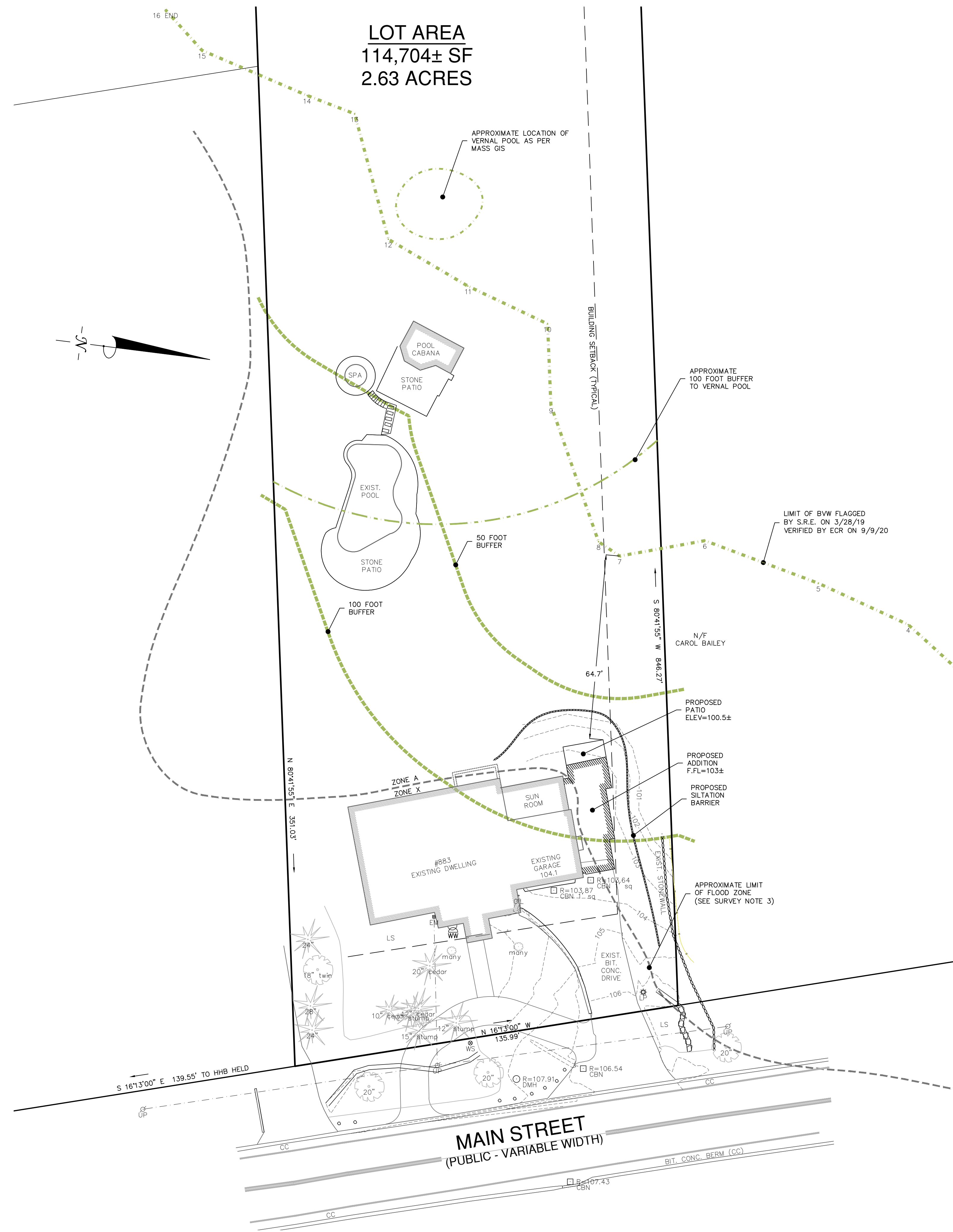
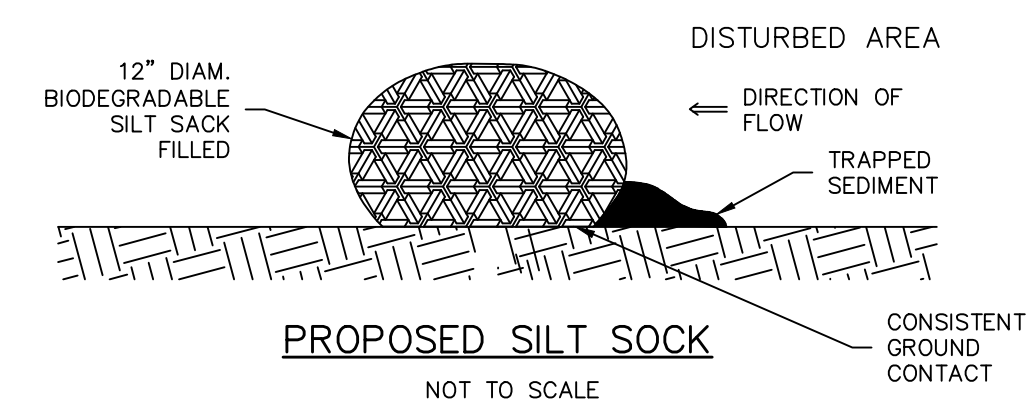


LOCUS: 883 MAIN STREET - HINGHAM, MA



**SITE PLAN NOTE:**  
 THE PURPOSE OF THIS PLAN IS TO ILLUSTRATE THE FOLLOWING: EXISTING SITE CONDITIONS AS FIELD LOCATED BY CAVANARO CONSULTING, INC.; PROPOSED IMPROVEMENTS AS DESIGNED BY OTHERS; AND THEIR PROXIMITY TO THE EXISTING BOUNDARY.  
 ADDITIONAL DESIGN DETAILS AND OTHER INFORMATION NOT SHOWN HEREON IS TO BE PROVIDED BY OTHERS.



**LEGEND**  
NOT TO SCALE

EM	ELECTRIC METER	TRANS	TRANSFORMER
DMH	DRAIN MANHOLE	HH	HAND HOLE
SMH	SEWER MANHOLE	RD	ROOF DRAIN
CBN	CATCH BASIN	55	EXIST. CONTOUR
HYD	HYDRANT	55	WETLAND BUFFER ZONE
WG	WATER GATE	---	FLOOD ZONE
WS	WATER SERVICE	---	OVERHEAD WIRES
UP	UTILITY POLE	-----	STONE WALL
LP	LIGHT	○	EXISTING TREES AND SHRUBS
YL	YARD LIGHTING	~	TREELINE/LANDSCAPE
GV	GAS VALVE	---	WETLAND LINE
IRR	IRRIGATION VALVE		

**DRAWING REVISIONS**

ACTION	DATE	DESCRIPTION
1	9/17/20	REMOVED RIVERFONT

**DATUM:**  
ELEVATIONS SHOWN HEREON REFERENCE NAVD88.

**FEMA:**  
LOCUS LIES IN F.I.R.M. ZONE X AND A AS SHOWN ON COMMUNITY PANEL NO. 250230084J DATED JULY 17, 2012.  
LOCUS LIES WITHIN THE TOWN OF HINGHAM AQUIFER PROTECTION DISTRICT.  
LOCUS LIES IN A WELLHEAD PROTECTION DISTRICT (ZONE II).

**OWNER OF RECORD:**  
SMAIYRA MILLION  
883 MAIN STREET  
HINGHAM, MA 02043  
ASSESSOR'S PARCEL: #158-46  
DEED BOOK: 41654, PAGE:178

**PLAN REFERENCES:**  
1. PLAN BOOK: 7, PAGE: 643  
2. PLAN NO. 293 OF 1963

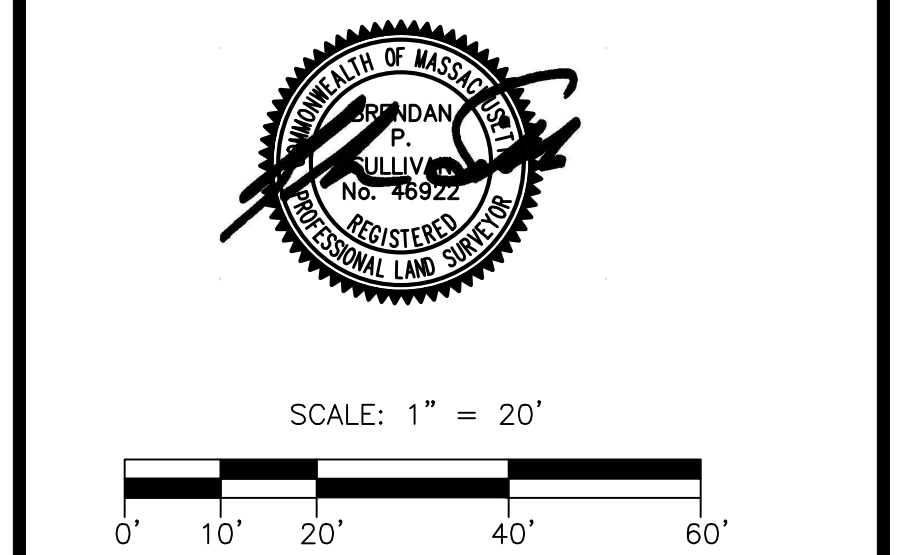
**UTILITIES:**  
UNDERGROUND UTILITIES SHOWN ON THIS PLAN ARE BASED UPON VISIBLE ABOVE GROUND UTILITIES AND RECORD INFORMATION OF BELOW GROUND UTILITIES AND ARE APPROXIMATE ONLY. CONTRACTOR IS RESPONSIBLE FOR TAKING ALL NECESSARY PRECAUTIONS BEFORE BEGINNING ANY EXCAVATION. (DIGSAFE 1-800-322-4844)

**SURVEY NOTES:**  
1. ALL MONUMENTS SHOWN HEREON WERE FOUND AND FIELD LOCATED BY CAVANARO CONSULTING ON SEPTEMBER 24, 2012; UPDATED ON APRIL 2, 2019.  
2. PROPOSED VESTIBULE IS SUBJECT TO A TOWN OF HINGHAM BOARD OF APPEALS VARIANCE GRANTED ON MAY 20, 2013.  
3. EXISTING STRUCTURE REMOVED FROM THE CURRENT FEMA ZONE A BY LETTER OF MAP AMENDMENT (LOMA) DATED DECEMBER 13, 2012 (CASE NO. 13-01-0347A).  
4. WETLANDS SHOWN HEREON WERE DELINEATED BY SOUTH RIVER ENVIRONMENTAL IN 3/28/19 AND VERIFIED BY ECR ON 9/9/20.

**ZONING REQUIREMENTS:**  
RESIDENCE DISTRICT "B"

AREA	30,000 S.F.
FRONTAGE	150 FEET
MAX. HEIGHT	2.5 STORIES
MINIMUM YARDS:	
FRONT	35 FEET
SIDE	20 FEET
REAR	20 FEET

\*SITE IS LOCATED WITHIN ZONE II WELLHEAD PROTECTION AREA



**CAVANARO CONSULTING**  
 687 MAIN STREET  
 P.O. BOX 5175  
 NORWELL, MASSACHUSETTS 02061  
 PHONE: 781.659.8187  
 FAX: 781.659.8186

**PROPOSED ADDITION**  
 883 MAIN STREET  
 HINGHAM, MA 02043

PREPARED FOR:  
 SMAIYRA MILLION  
 883 MAIN STREET  
 HINGHAM, MA 02043

PROJECT NO. : 12.105	DRAWING NO.
SCALE : AS SHOWN	<b>PA</b>
DATE : 9/2/20	
DESIGNED BY : -	SHEET NO. 1 OF 1
DRAWN BY : DB	FILENAME:
CHECKED BY : BPS	X:\PROJECTS\2012\12105\DWG\12105_ECP

