



LOCUS MAP  
1 INCH = 500 FEET

FOR REGISTRY USE ONLY

TABLE OF DIMENSIONAL REGULATIONS

MINIMUM LOT AREA (SQUARE FEET)	5,000
MINIMUM FRONTAGE (FEET)	40
MINIMUM FRONT YARD SETBACK (FEET)	5
MINIMUM SIDE YARD SETBACK (FEET)	5
MINIMUM REAR YARD SETBACK (FEET)	10
MAXIMUM HEIGHT (FEET)	15
MAXIMUM FLOOR AREA RATIO (%)	30
MAXIMUM LOT BUILDING COVERAGE (%)	25
MAXIMUM IMPERVIOUS SURFACE COVERAGE (%)	30
MAXIMUM NUMBER OF STORIES	1.5

MINIMUM REQUIRED LOT AREA AND FRONTAGE FOR LOT 19/97 ARE 4,500 SF AND 40 FT., RESPECTIVELY.

SUBDIVISION WAIVERS REQUESTED:

6.01 APPLICATION PROCEDURE	7.02 STREET AND WAYS
6.01.1(b) LOCUS MAP 1" = 800'	7.02.2(i) INTERSECTION DESIGN
6.01.1(c) PLANS AND PROFILES	7.02.2(j) DEAD-END TURNAROUND
6.01.1(d) CROSS SECTIONS	7.02.4(a) GEOMETRIC STANDARDS FOR STREETS (1,2,3,4,5,6,7,9,10 AND 11)
6.01.1(e) FEE	7.02.4(b) SIDEWALKS
6.01.1(f) DRAINAGE CALCULATIONS	7.02.4(c) DEAD-END STREETS (1 AND 3)
6.01.1(g) CONSTRUCTION PLAN	7.02.4(d) CURB RADI
6.01.1(h) SOIL SURVEY	7.02.4(e) ADEQUATE DRAINAGE
	7.02.4(f) STREET CURBS AND GUTTERS
	7.02.4(g) ESPLANADE AREA, TOPSOIL, SEEDING
	7.02.4(h) SEEDING
	7.02.4(i) MATERIAL REQUIREMENTS
	7.02.4(j) OTHER CONSTRUCTION REQUIREMENTS
	7.02.5 STREET DRAINAGE
	7.02.6 CURBING
	7.02.7 PEDESTRIAN AND BICYCLE CIRCULATION SYSTEMS
	7.02.8 STREET TREES
	7.03 DRAINAGE
	7.03 ALL SECTIONS
	7.04 UTILITIES
	7.04.1 WATER
	7.04.2 PRIVATE DISPOSAL SYSTEMS

NOTES:

1. MAPPING PROVIDED BY COL-EAST, INC. FROM PHOTOGRAPHY DATED APRIL 5, 2005.
2. GROUND CONTROL PERFORMED BY HORSLEY WITTEN GROUP INC.
3. HORIZONTAL DATUM - MASSACHUSETTS STATE PLANE COORDINATE SYSTEM.
4. VERTICAL DATUM - NAVD 1988
5. ALL LOTS IN THE SUBDIVISION MEET ZONING REQUIREMENTS FOR LOT AREA AND FRONTAGE ADOPTED IN MAY, 2013 FOR CENTRAL CONOMO POINT ZONING DISTRICT.
6. LOT AREAS EXCLUDE LAND AREA BELOW MEAN HIGH WATER.

