

**NOTES / REFERENCES**

- REFERENCE IS MADE TO THE FOLLOWING MAPS AND PLANS OF RECORD;
  - A.) PLAN ENTITLED "NORTH BROADWAY PARK ANNEX EAST PROVIDENCE, R.I. OWNED BY: J.W. WILBUR JUNE 8, 1906 BY: A.L. ELIOT CIVIL ENGINEER, BOSTON, MASS. WHICH IS RECORDED WITH THE LAND EVIDENCE RECORDS AT THE CITY OF EAST PROVIDENCE, RHODE ISLAND IN PLAT BOOK 9, PAGE 2 WITH A COPY ON PLAT CARD No. 203.
  - B.) PLAN ENTITLED "WILBUR TERRACE EAST PROVIDENCE, R.I. OWNED BY: J.W. WILBUR AUG. 10, 1906 BY: A.L. ELIOT, C.E. WHICH IS RECORDED WITH THE LAND EVIDENCE RECORD AT THE CITY OF EAST PROVIDENCE, RHODE ISLAND IN PLAT BOOK 10, PAGE 20 WITH A COPY ON PLAT CARD No. 250.
- REFERENCE IS MADE TO THE FOLLOWING CITY OF EAST PROVIDENCE LAND EVIDENCE RECORDS REGARDING RECORDED TITLE TO THE PREMISES SURVEYED;
  - A.) A.P. 405, BLOCK 3, LOT 11 - MICHAEL WEST BUILDERS, INC. - VOLUME 2918, PAGE 267
  - B.) A.P. 405, BLOCK 3, LOT 11.1 - PAMELA WEST - VOLUME 2920, PAGE 264
  - C.) A.P. 405, BLOCK 3, LOT 11.2 - MICHAEL WEST - VOLUME 2918, PAGE 268
- THESE PREMISES MAY BE SUBJECT TO THE FOLLOWING EASEMENTS, RIGHTS OF WAY OR AGREEMENTS OF RECORD;
  - A.) NONE FOUND RECORDED
- THESE PREMISES ARE SITUATED IN AN "R-4 ZONE";
 

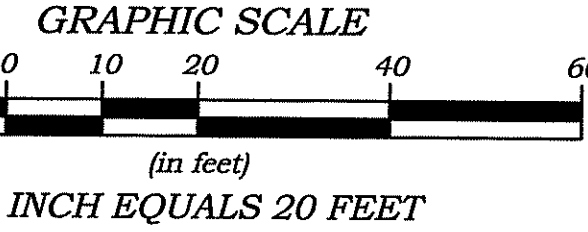
**DIMENSIONAL REQUIREMENTS**

  - MIN. LOT AREA = 5,000 SQ.FT.
  - MIN. LOT WIDTH = 50 FT.
  - MIN. LOT DEPTH = 100 FT.
  - MIN. S/B FRONT YARD = 15 FT.
  - MIN. S/B REAR YARD = 20 FT.
  - MIN. S/B SIDE YARD = 8 FT.
  - MAX. STRUCTURE HEIGHT = 2 STORIES (35 FT.)
  - MAX. LOT COVERAGE = 25%

NOTE - ZONING INFORMATION IS FROM CURRENT ZONING AND MAY NOT REFLECT THE CONDITIONS AT THE TIME OF CONSTRUCTION OR ANY VARIANCES GRANTED.
- THESE PREMISES ARE SITUATED IN A ZONE "C" (AREAS OF MINIMAL FLOODING) AS DESIGNATED ON "NATIONAL FLOOD INSURANCE PROGRAM, FIRM FLOOD INSURANCE RATE MAP CITY OF EAST PROVIDENCE, RHODE ISLAND PROVIDENCE COUNTY, PANEL 5 OF 8 COMMUNITY PANEL NUMBER 445398 0003 C MAP REVISED: JUNE 1, 1983. FEDERAL EMERGENCY MANAGEMENT AGENCY."
- ANY UTILITIES SHOWN ON THIS PLAN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING PLANS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UTILITIES SHOWN COMPRISE ALL SUCH OR ABANDONED. THE SURVEYOR DOES NOT WARRANT THAT THE UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM ALL AVAILABLE INFORMATION. (PLEASE CONTACT DIG SAFE PRIOR TO CONSTRUCTION AT PHONE NO. 1-888-DIG-SAFE AND/OR ALL LOCAL UTILITY COMPANIES.)
- WETLAND DELINEATION BY: NATURAL RESOURCE SERVICES, INC. P.O. BOX 311 HARRISVILLE, RHODE ISLAND 02830
- WETLAND FLAGS LOCATED BY: WATERMAN ENGINEERING CO. 46 SUTTON AVENUE EAST PROVIDENCE, RHODE ISLAND 02914

**LEGEND & ABBREVIATIONS**

- |         |                            |           |                          |
|---------|----------------------------|-----------|--------------------------|
| NF      | - NOW OR FORMERLY          | ---       | - PROPERTY LINE          |
| A.P.    | - ASSESSORS PLAT           | - - -     | - ZONING SETBACK LINE    |
| S.F.    | - SQUARE FEET              | - - - -   | - EXISTING CONTOUR       |
| AC.     | - ACRES                    | - - - - - | - STONE WALL             |
| ±       | - PLUS OR MINUS            | X         | - FENCE                  |
| STY     | - STORY                    | S         | - SEWER LINE             |
| WF      | - WOOD FRAMED              | D         | - DRAIN LINE             |
| SHP     | - STATE HIGHWAY PLAT       | W         | - WATER LINE             |
| RET.    | - RETAINING WALL           | G         | - GAS LINE               |
| PED.    | - PEDESTRIAN               | E         | - ELECTRIC LINE          |
| (FND.)  | - FOUND                    | ⊕         | - SANITARY SEWER MANHOLE |
| RHFB    | - RI HIGHWAY BOUND         | ⊕         | - CATCH BASIN            |
| PK MAIL | - MASONRY MAIL             | ⊕         | - STORM DRAIN MANHOLE    |
| FE      | - FLARED END               | ⊕         | - WATER GATE             |
| RCP     | - REINFORCED CONCRETE PIPE | ⊕         | - GAS VALVE              |
| CLF     | - CHAIN LINK FENCE         | ⊕         | - ELECTRIC MANHOLE       |
| INV.    | - INVERT                   | ⊕         | - CONCRETE BOUND         |
| x 10.80 | - SPOT GRADE               | ⊕         | - DRILL HOLE             |
|         |                            | ⊕         | - IRON PIPE              |



**COPYRIGHT** © THESE DRAWINGS ARE THE PROPERTY OF THE ENGINEER/SURVEYOR AND HAVE BEEN PREPARED FOR THE OWNER. FOR THIS PROJECT AT THIS SITE AND ARE NOT TO BE USED FOR ANY OTHER PURPOSE, LOCATION OR OWNER WITHOUT WRITTEN CONSENT OF THIS OWNER OR ONE OF ITS DIRECTORS.

**CERTIFICATION**

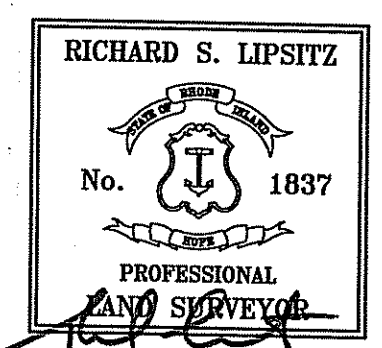
THIS SURVEY AND PLAN CONFORM TO THE FOLLOWING CLASS STANDARDS AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS, EFFECTIVE APRIL 1, 1994.

BOUNDARY SURVEY - CLASS I  
TOPOGRAPHIC SURVEY - CLASS III

I DO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT WAS PREPARED UNDER MY DIRECTION AND THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE BOUNDARIES OF THE PROPERTY BEING SUBDIVIDED ARE TRUE AND ACCURATE.

*[Signature]*  
RICHARD S. LIPSITZ  
WATERMAN ENGINEERING COMPANY

1837 5-20-08  
REG. NO. DATE



2	5/16/08	REVISED WETLAND FLAGS	RSL
1	4/9/08	PER CITY ZONING CERTIFICATE	RSL
NO.	DATE	REVISION	CHECKED BY
PROJECT NO. 08-007			
SCALE: 1" = 20'			
DATE: 02/12/08			
DRAWN BY: RJT			
CHECKED BY: RSL			
FILENAME: 08-007_SUI			
1 of 6 SHEETS			
DRAWING # SU1			
<b>BOUNDARY &amp; TOPOGRAPHIC SURVEY PLAN</b> A.P. 405, BLOCK 3, LOT 11, 11.1, & 11.2 MILES AVENUE, OREGON AVENUE & GOLF AVENUE EAST PROVIDENCE, RHODE ISLAND			
MICHAEL WEST BUILDERS, INC. P.O. BOX 504 BARRINGTON, RHODE ISLAND 02806			
<b>WATERMAN ENGINEERING CO.</b> CIVIL ENGINEERS / SURVEYORS - EST. 1894 46 SUTTON AVENUE EAST PROVIDENCE, RHODE ISLAND 02914 PH. - (401) 438-5775 FAX - (401) 438-5773			

MAY 2 2 2008