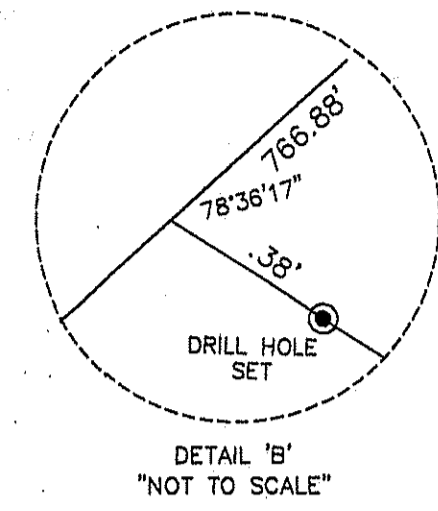
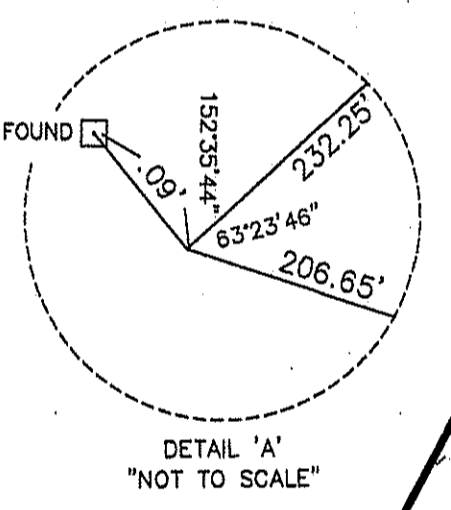


- LEGEND
- ED EDGE OF DRIVE
 - EP EDGE OF PAVEMENT
 - CATCH BASIN
 - SEWER MAN HOLE
 - UTILITY POLE
 - UTILITY POLE-LIGHT POLE
 - GW GUY WIRE



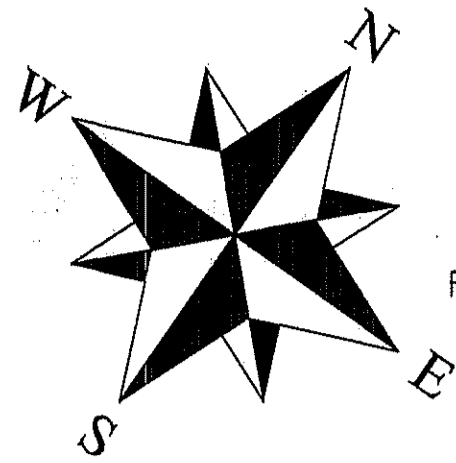
DRILL HOLE FOUND SEE DETAIL 'B'



STONE BOUND FOUND SEE DETAIL 'A'

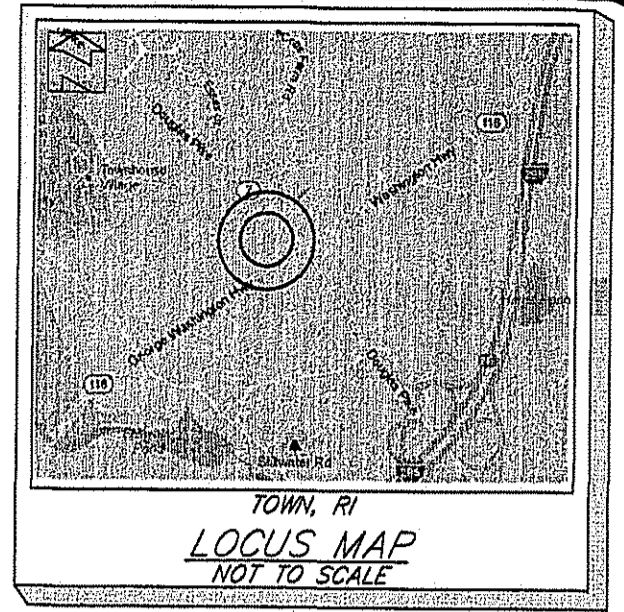
ECONOMIC GROWTH OVERLAY DISTRICT

Use	Lot Area (sq. ft.)	Front Yard (ft.)	Side Yard (ft.)	Rear Yard (ft.)	Minimum Porch Area (sq. ft.)	Maximum Lot Coverage (%)
Two-household detached structures (duplex)	7,000 sf	30 ft.	0 ft.	25 ft.	10 ft.	40%
Multi-household dwelling structure	8,500 sf	30 ft.	0 ft.	20 ft.	55 ft.	30%
Residential care/assisted living/independent living	40,000 sf	30 ft.	0 ft.	25 ft.	55 ft.	30%
Retail, Office, Restaurant, mixed use	2,500 sf	25 ft.	0 ft.	10 ft.	25 ft.	20%
Light Industrial	10,000 sf	50 ft.	25 ft.	40 ft.	40 ft.	10%
Hotels	100,000 sf	50 ft.	0 ft.	25 ft.	25 ft.	30%



RHODE ISLAND HIGHWAY BOUND FOUND (HELD FOR LINE) FOUND @ STA: 331+81.80 OFFSET: 50.00' L

STA: 314+00 OFFSET: 50.00' L



REFERENCE PLANS:

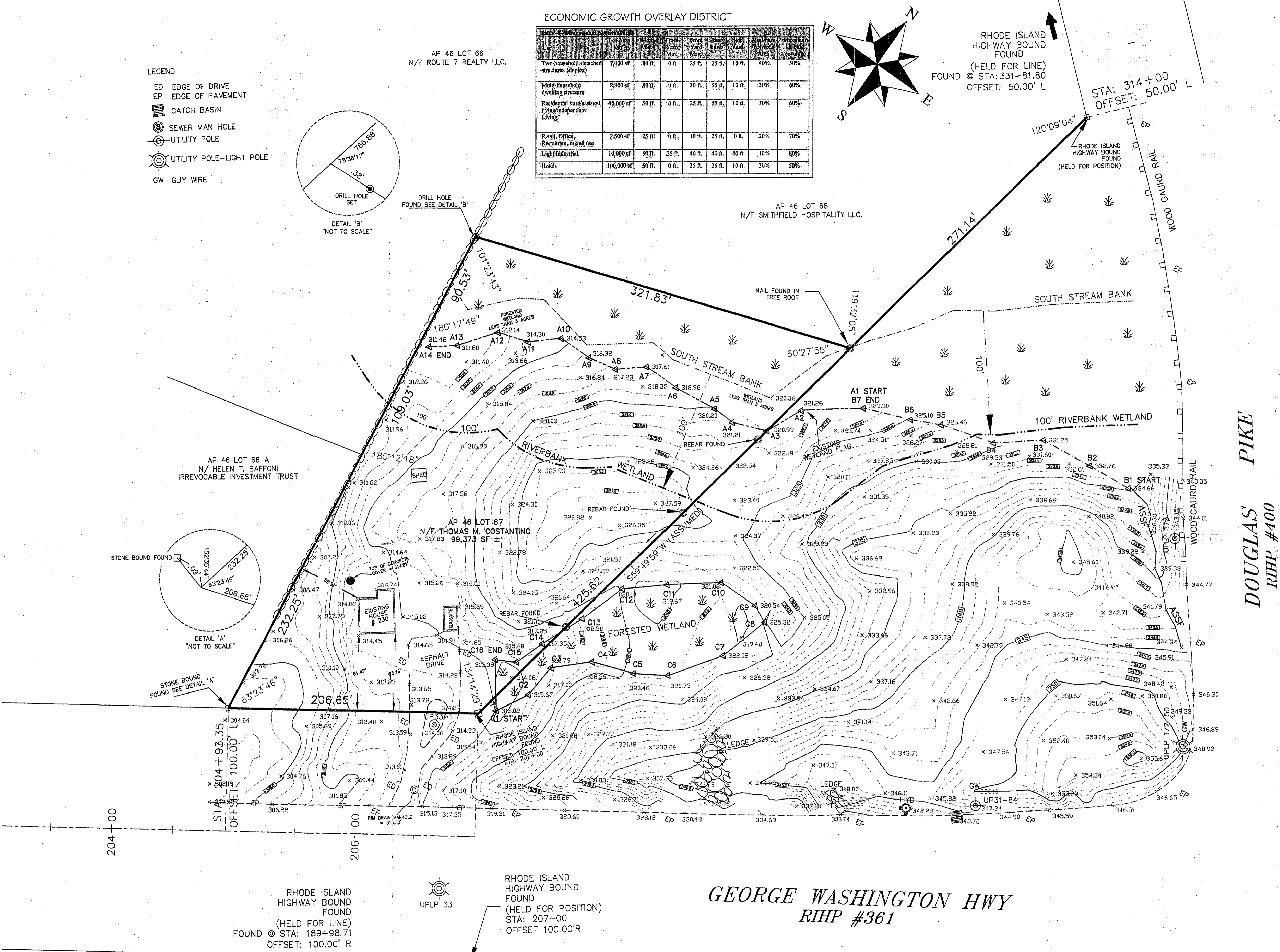
- "SMITHFIELD, R.I. PLAN OF LAND OWNED BY KISMET, INC. SURVEYED BY EARL R. MARSH ASSOC. MARCH, 1976 - 1" = 80"
- RHODE ISLAND HIGHWAY PLAT MAPS 361 & 400
- "SITE PLAN DOUGLAS PIKE AP 46 LOT 68 SMITHFIELD, R.I. PREPARED FOR JSSL CORPORATION LINCOLN, RHODE ISLAND PREPARED BY THE TERRY LANE CORPORATION FINWOOD PARK TERRY LANE CHEPACHET, RI"

ZONING: PLANNED CORP (SINGLE SITE)

MIN. AREA = 3 ACRES
 MIN. LOT WIDTH = 200 FT.
 MIN. FRONT YARD = 150 FT.
 MIN. SIDE YARD = 50 FT.
 MIN. REAR YARD = 50 FT.
 MAX. BUILDING HEIGHT = 48 FT.
 (SEE REGULATIONS FOR ADDITIONAL INF.)

NOTES:

- THIS PARCEL LIES WITHIN ZONE 'X' FOUND ON FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBER 44007C01 67H ZONE 'X' = AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN. MAP REVISED: OCTOBER 2, 2015
- THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES. AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE CONTRACTOR SHALL NOTIFY THE LOCAL UTILITY COMPANIES BEFORE COMMENCEMENT OF WORK TO REQUEST A FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATION OF ALL EXISTING UTILITIES AND RELOCATE UTILITIES AS REQUESTED SHOULD THERE BE A CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.
- DATUM REFERENCED NAVD 88.
- HORIZONTAL & VERTICAL DATA ON THIS PLAN WERE OBTAINED BY FIELD SURVEY.
- WETLANDS FLAGS & REPORT BY NATURAL RESOURCE SERVICE.

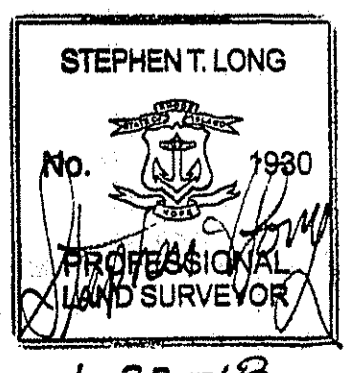


DOUGLAS PIKE
RIHP #400

GEORGE WASHINGTON HWY
RIHP #361

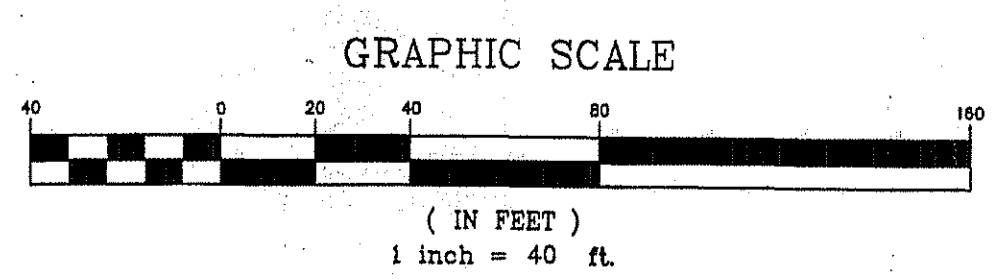
RHODE ISLAND HIGHWAY BOUND FOUND (HELD FOR POSITION) FOUND @ STA: 189+98.71 OFFSET: 100.00' R

RHODE ISLAND HIGHWAY BOUND FOUND (HELD FOR POSITION) STA: 207+00 OFFSET 100.00'R



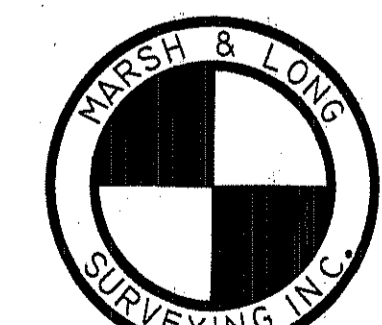
1-23-18

THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED PURSUANT TO SECTION 9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS. EFFECTIVE: JANUARY 2016. THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND FOR THE PREPARATION OF THIS PLAN IS AS FOLLOWS:
 PLAN OF LAND
 LIMITED CONTENT BOUNDARY SURVEY- MEASUREMENT SPECIFICATION - 1
 TOPOGRAPHIC SURVEY ACCURACY T-2
 BY: Stephen T. Long
 STEPHEN T. LONG, NO. 1990
 C.O.A. LS-A538



SMITHFIELD, RI
 PLAN OF LAND
 PREPARED FOR
 TOM COSTANTINO
 AP 46 LOT 67 AND A PORTION OF
 STATE HIGHWAY PLATS 361 & 400
 ZONE PC
 GEORGE WASHINGTON HIGHWAY
 DOUGLAS PIKE

1/4/17
BY



450 GEO. WASH. HWY. SMITHFIELD, RI
(401) 231-0900

NO.	DATE	DESCRIPTION	BY

THIS PLAN TO BE INDEXED BY THE FOLLOWING:
 GEORGE WASHINGTON HIGHWAY
 DOUGLAS PIKE

C:\CARLSON\PROJECTS\2017\201708\GEOWASHINGTON-EXISTING COND.dwg, 1/24/2018 8:54:04 AM, RIP 770K