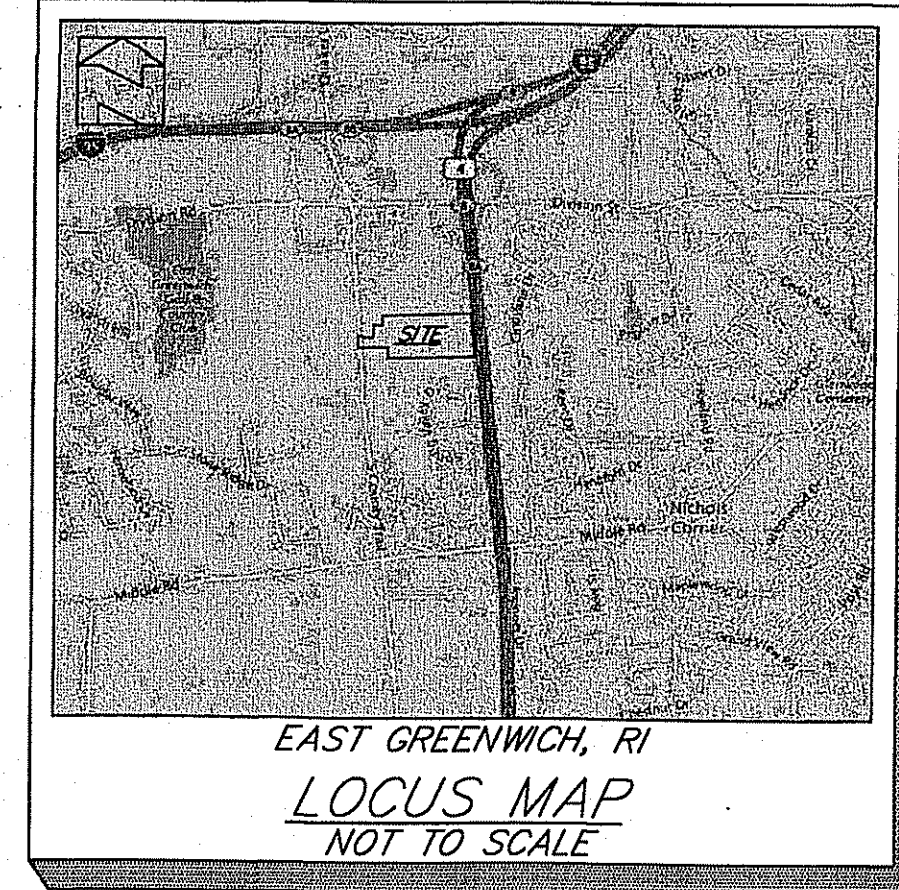


**REFERENCE PLANS:**

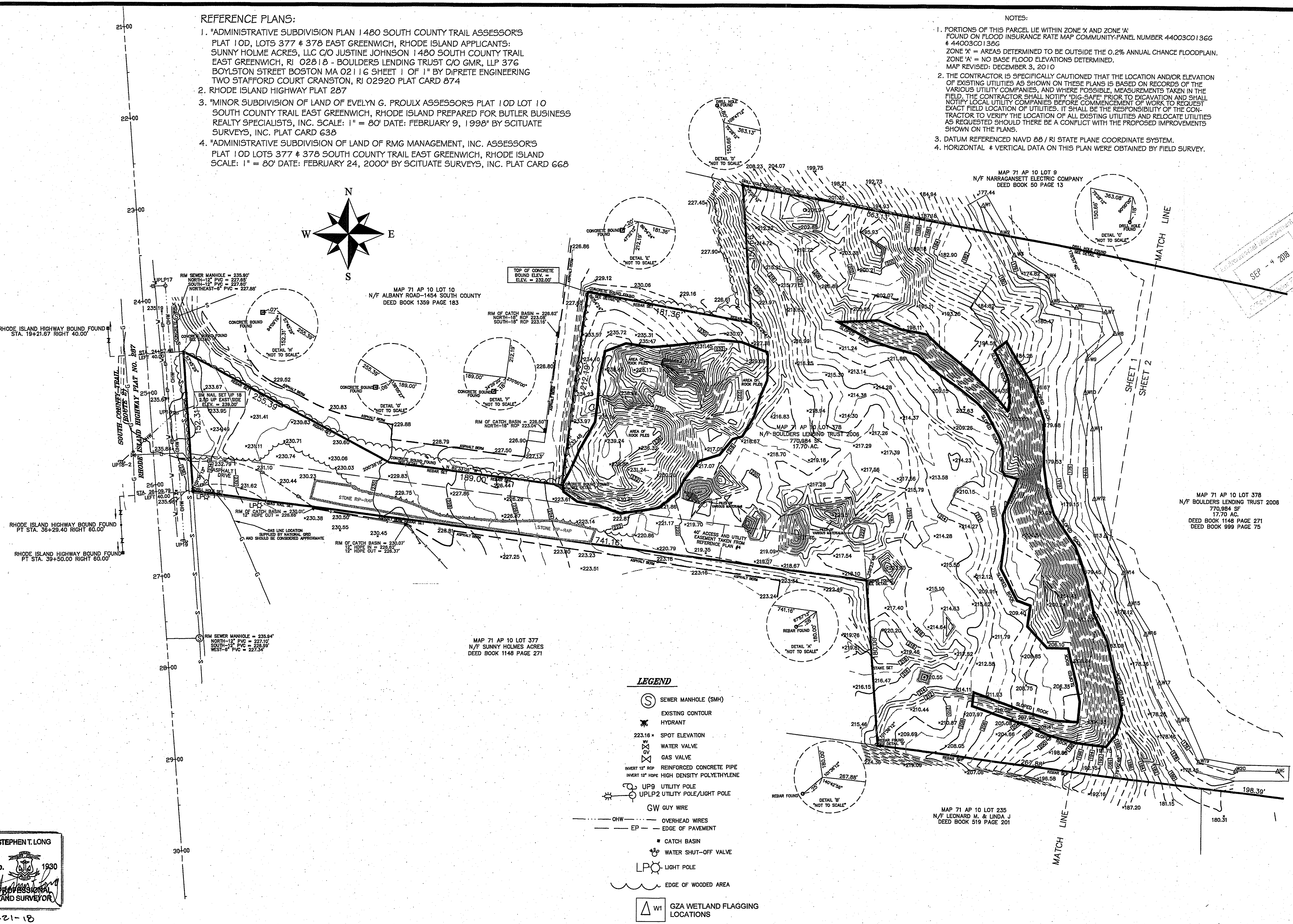
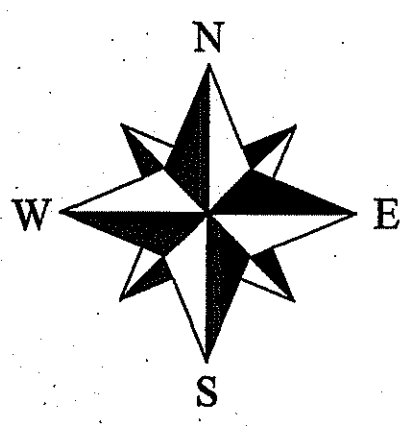
1. "ADMINISTRATIVE SUBDIVISION PLAN 1480 SOUTH COUNTY TRAIL ASSESSOR'S PLAT 10D, LOTS 377 & 378 EAST GREENWICH, RHODE ISLAND APPLICANTS: SUNNY HOLME ACRES, LLC C/O JUSTINE JOHNSON 1480 SOUTH COUNTY TRAIL EAST GREENWICH, RI 02818 - BOULDERS LENDING TRUST C/O GMR, LLP 376 BOYLSTON STREET BOSTON MA 02116 SHEET 1 OF 1" BY DIPRETE ENGINEERING TWO STAFFORD COURT CRANSTON, RI 02920 PLAT CARD 674
2. RHODE ISLAND HIGHWAY PLAT 287
3. "MINOR SUBDIVISION OF LAND OF EVELYN G. PROULX ASSESSOR'S PLAT 10D LOT 10 SOUTH COUNTY TRAIL EAST GREENWICH, RHODE ISLAND PREPARED FOR BUTLER BUSINESS REALTY SPECIALISTS, INC. SCALE: 1" = 80' DATE: FEBRUARY 9, 1998" BY SCITUATE SURVEYS, INC. PLAT CARD 638
4. "ADMINISTRATIVE SUBDIVISION OF LAND OF RMG MANAGEMENT, INC. ASSESSOR'S PLAT 10D LOTS 377 & 378 SOUTH COUNTY TRAIL EAST GREENWICH, RHODE ISLAND SCALE: 1" = 80' DATE: FEBRUARY 24, 2000" BY SCITUATE SURVEYS, INC. PLAT CARD 668

- NOTES:**
1. PORTIONS OF THIS PARCEL LIE WITHIN ZONE 'X' AND ZONE 'A' FOUND ON FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBER 44003C01366 & 44003C01368  
ZONE 'X' = AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.  
ZONE 'A' = NO BASE FLOOD ELEVATIONS DETERMINED.  
MAP REVISED: DECEMBER 3, 2010
  2. 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 "DIG-SAFE" PRIOR TO EXCAVATION AND SHALL NOTIFY LOCAL UTILITY COMPANIES BEFORE COMMENCEMENT OF WORK TO REQUEST EXACT 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.
  3. DATUM REFERENCED NAVD 88 / RI STATE PLANE COORDINATE SYSTEM.
  4. HORIZONTAL & VERTICAL DATA ON THIS PLAN WERE OBTAINED BY FIELD SURVEY.



**ZONING: PLANNED DEVELOPMENT**

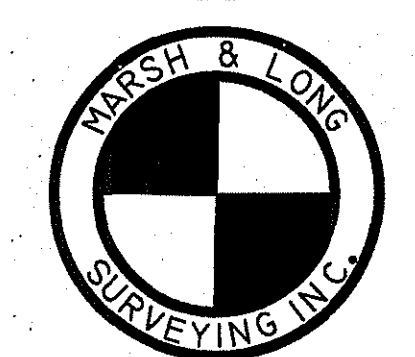
MIN. LOT SIZE = 5-ACRES  
 MIN. FRONTAGE = 150 FT.  
 MIN. FRONT SETBACK 50 FT.  
 MIN. SIDE SETBACK = 40 FT.  
 MIN. REAR SETBACK = 40 FT.  
 (SEE REGULATIONS FOR ADDITIONAL INF..)



**LEGEND**

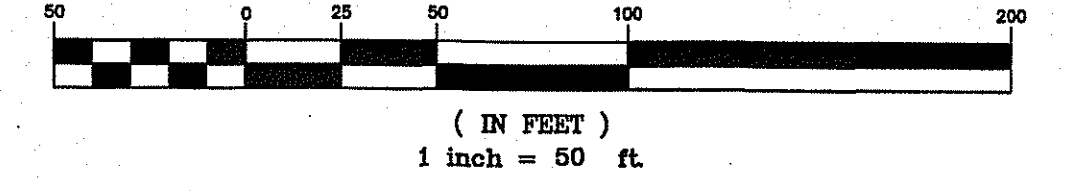
- SEWER MANHOLE (SMH)
- EXISTING CONTOUR
- HYDRANT
- SPOT ELEVATION
- WATER VALVE
- GAS VALVE
- REINFORCED CONCRETE PIPE
- HIGH DENSITY POLYETHYLENE
- UP9 UTILITY POLE
- UPLP2 UTILITY POLE/LIGHT POLE
- GW GUY WIRE
- OVERHEAD WIRES
- EDGE OF PAVEMENT
- CATCH BASIN
- WATER SHUT-OFF VALVE
- LIGHT POLE
- EDGE OF WOODED AREA
- GZA WETLAND FLAGGING LOCATIONS

**EAST GREENWICH, RI**  
**PLAN OF LAND**  
 PREPARED FOR  
**ALFRED BENESCH & COMPANY**  
 SURVEY OF  
 AP 10 LOT 378  
 SOUTH COUNTY TRAIL  
 AUGUST 14, 2018  
 BY



450 GEO. WASH. HWY. SMITHFIELD, RI  
 (401) 231-0800  
 SHEET 1 OF 2

**GRAPHIC SCALE**



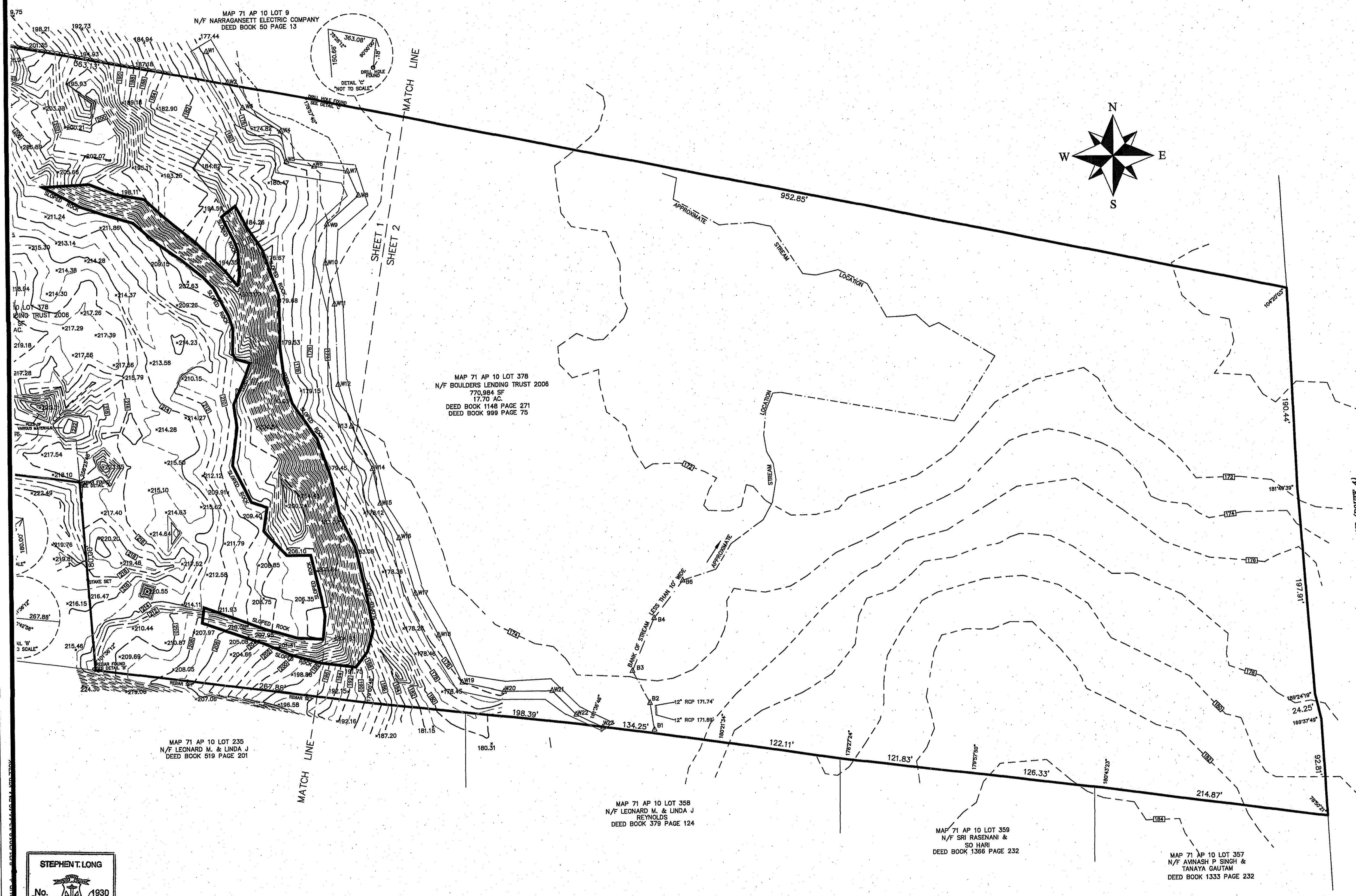
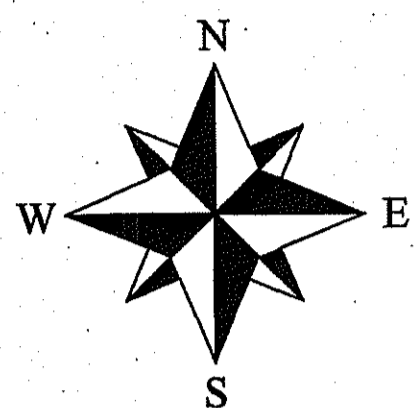
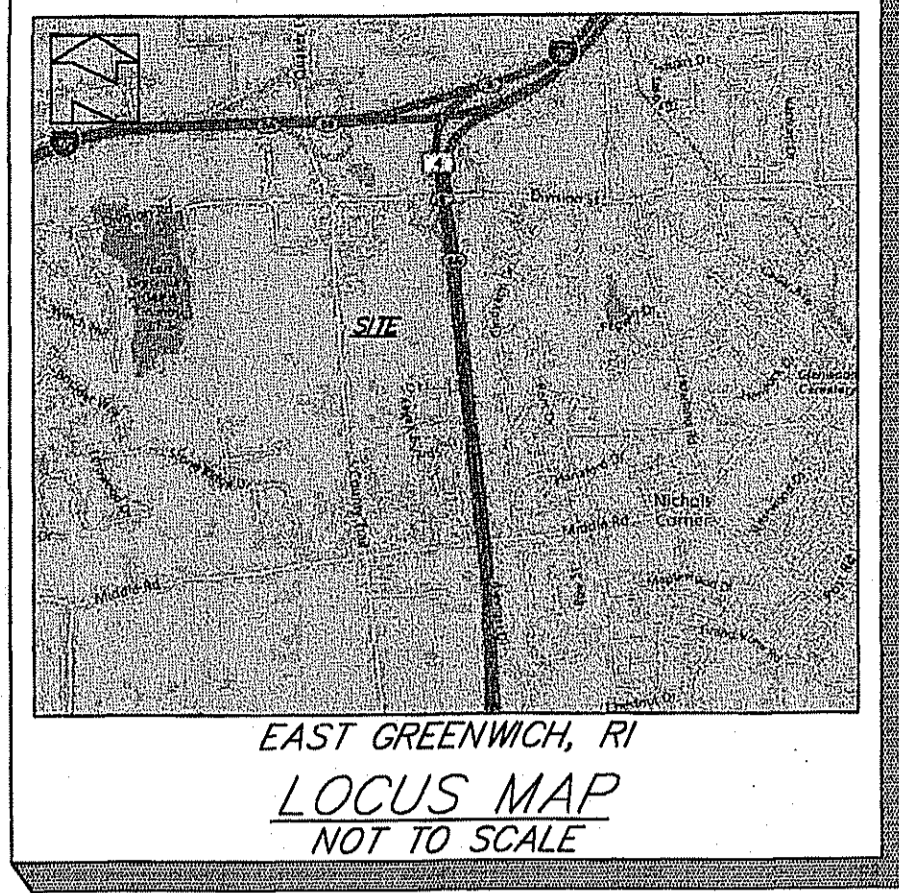
NO.	DATE	DESCRIPTION	BY
1.	8/21/18	1' CONTOURS	MCL

THIS PLAN TO BE INDEXED BY THE FOLLOWING:  
 SOUTH COUNTY TRAIL

**STEPHEN T. LONG**  
 No. 1930  
 PROFESSIONAL LAND SURVEYOR  
 8-21-18

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:  
 EXISTING CONDITIONS - PLAN OF LAND  
 LIMITED CONTOUR BOUNDARY SURVEY - MEASUREMENT SPECIFICATION - 1 (CLASS IV REAR UNDEVELOPABLE PORTION)  
 TOPOGRAPHIC SURVEY ACCURACY - 2 (14 REAR UNDEVELOPABLE PORTION)  
 BY: *Stephen T. Long*  
 STEPHEN T. LONG NO. 1930  
 C.O.A. LS-A538

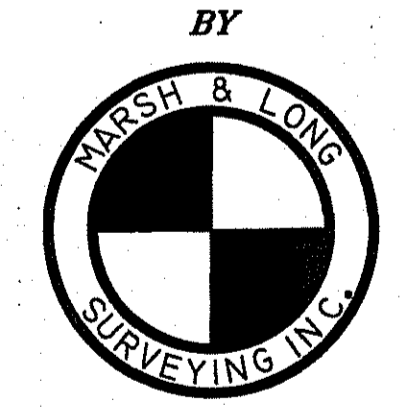
G:\CARLSON PROJECTS\2018\180625\COUNTY\180625\CONTOUR.dwg, 8/21/2018 9:58:52 AM, KIP 77X



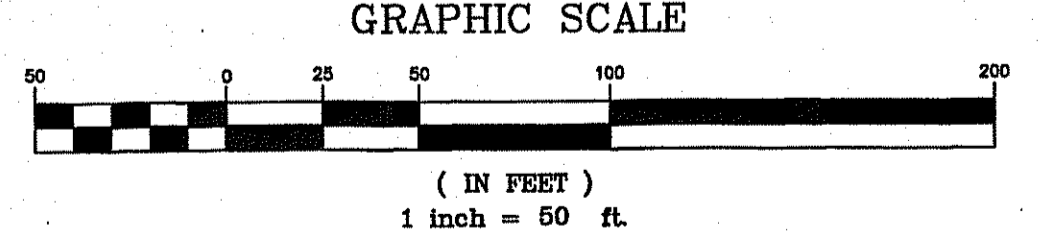
- NOTES:
1. PORTIONS OF THIS PARCEL LIE WITHIN ZONE X AND ZONE 'A' FOUND ON FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBER 44003C01386. ZONE X = AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN. ZONE 'A' = NO BASE FLOOD ELEVATIONS DETERMINED. MAP REVISED: DECEMBER 3, 2010
  2. THE CONTRACTOR 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 "DIG-SAFE" PRIOR TO EXCAVATION AND SHALL NOTIFY LOCAL UTILITY COMPANIES BEFORE COMMENCEMENT OF WORK TO REQUEST EXACT 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.
  3. DATUM REFERENCED NAVD 83 / RI STATE PLANE COORDINATE SYSTEM.
  4. HORIZONTAL & VERTICAL DATA ON THIS PLAN WERE OBTAINED BY FIELD SURVEY.

SEP - 4 2018  
Office of Professional Regulation

**EAST GREENWICH, RI**  
**PLAN OF LAND**  
 PREPARED FOR  
**ALFRED BENESCH & COMPANY**  
 SURVEY OF  
**AP 10 LOT 378**  
**SOUTH COUNTY TRAIL**  
**AUGUST 14, 2018**



BY  
**MARSH & LONG SURVEYING INC.**  
 450 GEO. WASH. HWY. SMITHFIELD, RI  
 (401) 281-0900  
 SHEET 2 OF 2



NO.	DATE	DESCRIPTION	BY
1.	8/21/18	1' CONTOURS	MCL

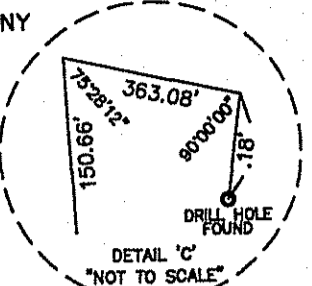
THIS PLAN TO BE INDEXED BY THE FOLLOWING:  
 SOUTH COUNTY TRAIL

**STEPHEN T. LONG**  
 No. 1930  
 PROFESSIONAL  
 LAND SURVEYOR

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:  
 EXISTING CONDITIONS - PLAN OF LAND  
 LIMITED-CONTENT BOUNDARY SURVEY- MEASUREMENT SPECIFICATION - 1 (CLASS IV REAR UNDEVELOPABLE PORTION)  
 TOPOGRAPHIC SURVEY ACCURACY T-2 (T4 REAR UNDEVELOPABLE PORTION)

BY: *Stephen T. Long*  
**STEPHEN T. LONG No. 1930**  
 C.O.A. LS-A538

MAP 71 AP 10 LOT 9  
 N/F NARRAGANSETT ELECTRIC COMPANY  
 DEED BOOK 50 PAGE 13



MAP 71 AP 10 LOT 378  
 N/F BOULDERS LENDING TRUST 2006  
 770,884 SF  
 17.70 AC.  
 DEED BOOK 1148 PAGE 271  
 DEED BOOK 999 PAGE 75

MAP 71 AP 10 LOT 235  
 N/F LEONARD M. & LINDA J  
 DEED BOOK 519 PAGE 201

MAP 71 AP 10 LOT 358  
 N/F LEONARD M. & LINDA J  
 REYNOLDS  
 DEED BOOK 379 PAGE 124

MAP 71 AP 10 LOT 359  
 N/F SRI RASENANI &  
 SO HARI  
 DEED BOOK 1366 PAGE 232

MAP 71 AP 10 LOT 357  
 N/F ANVASHI P. SINGH &  
 TANAYA GAUTAM  
 DEED BOOK 1333 PAGE 232