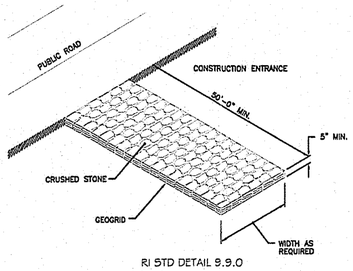
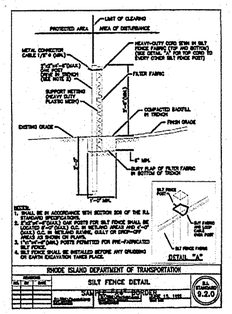
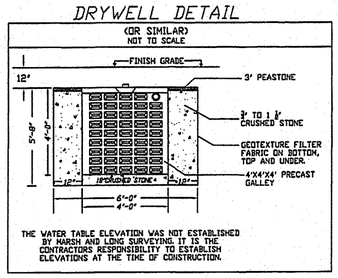
LEGEND

- AP — ASSESSOR'S PLAT
- N/F — NOW OR FORMERLY
- UTILITY POLE
- UTILITY POLE/LIGHT POLE
- WG — WATER GATE
- WATER SHUTOFF
- HYDRANT
- SEWER MANHOLE
- CATCH BASIN
- △WLF-10 — WETLAND FLAG
- ROSEBAY RHODODENDRON (RHODODENDRON MAXIMUM) SHRUBS SHALL BE 3-4 FT. TALL SPACING SHALL BE 8 FT. ON CENTER
- *203.26 TW — TOP OF WALL ELEVATION
- ×199.98 — SPOT SHOT ELEVATION



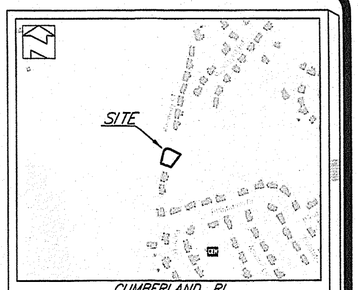
RI STD DETAIL 9.9.0
CONSTRUCTION ENTRANCE DETAIL
NOT TO SCALE





ZONING: R-1 (WITH SEWER & WATER)

MIN. AREA = 25,000 S.F.
MIN. LOT WIDTH = 100 FT.
MIN. LOT FRONTAGE = 100 FT.
MIN. FRONT YARD = 20 FT.
MIN. SIDE YARD = 10 FT.
MIN. REAR YARD = 25 FT.
MAX. LOT COVERAGE = 20%
MAX. BUILDING HEIGHT = 35 FT.
(SEE REGULATIONS FOR ADDITIONAL INF..)



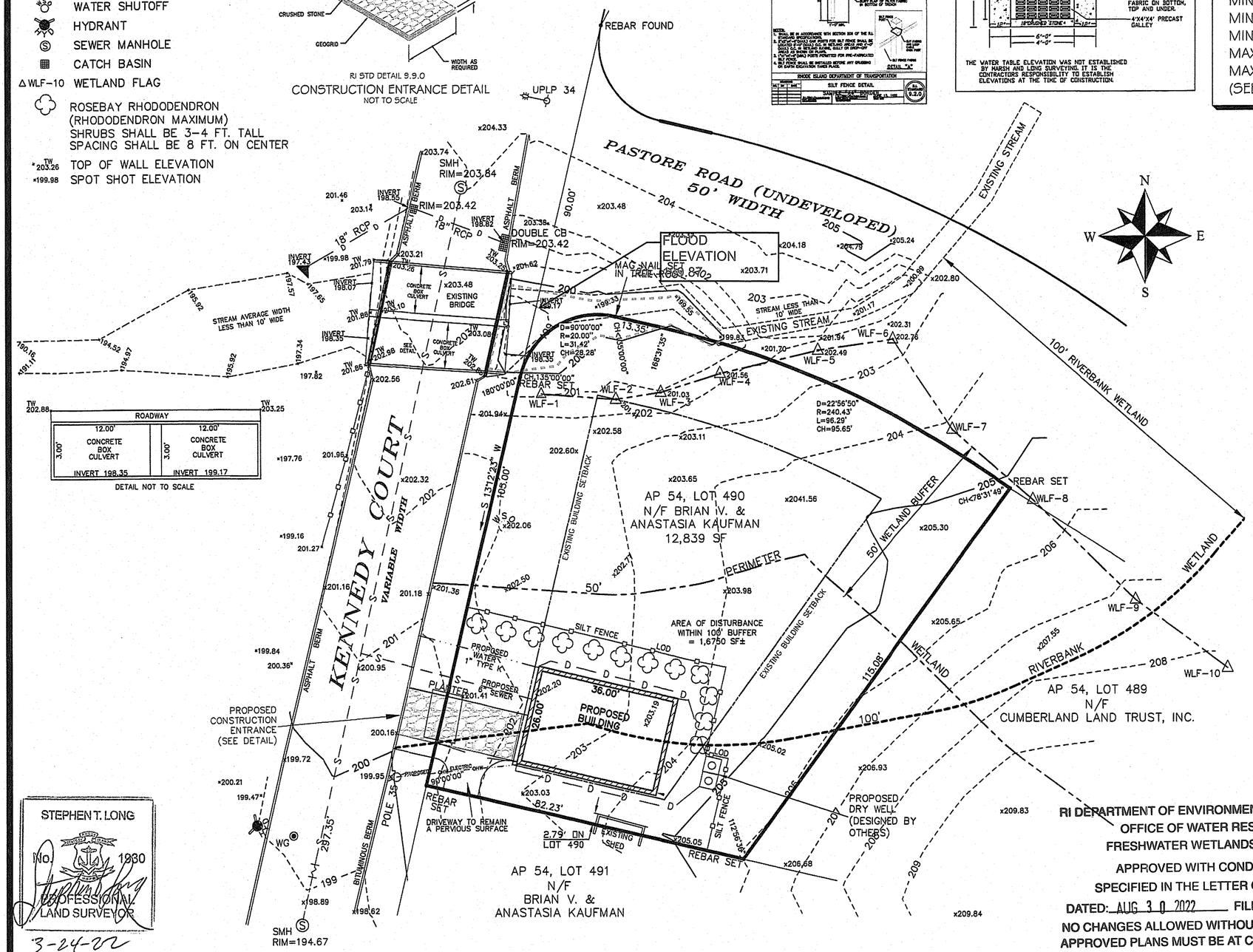
LOCUS MAP
NOT TO SCALE

REFERENCES:

1. DIVISION "B" REPLAT OF SECTION NO. 3 GIRARD PLAT BELONGING TO NEW ENGLAND HOMES, INC. CUMBERLAND, R.I. JUNE, 1959 BY N.M. VERDE SCALE: 1" = 80' FOUND ON PLAT CARD 151

NOTES:

1. THIS PARCEL LIES WITHIN ZONE 'X' AS SHOWN ON THE FLOOD INSURANCE RATE MAP FOR THE TOWN OF CUMBERLAND, PROVIDENCE COUNTY, RHODE ISLAND MAP NUMBER 44007C0179G MAP EFFECTIVE DATE: MARCH 2, 2009
   ZONE 'X' = AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
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. HORIZONTAL DATA ON THIS PLAN WAS OBTAINED BY FIELD SURVEY.
4. THE VERTICAL DATA ON THIS PLAN REFERENCES THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
5. TOTAL AREA OF DISTURBANCE WITHIN 100' RIVERBANK WETLAND = 2,010 SF ±.



DETAIL NOT TO SCALE

STEPHEN T. LONG
No. 1930
PROFESSIONAL LAND SURVEYOR
3-24-22

RI DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM
APPROVED WITH CONDITIONS AS SPECIFIED IN THE LETTER OF APPROVAL
DATED: AUG 30 2022 FILE #: 21-0091
NO CHANGES ALLOWED WITHOUT PRIOR APPROVAL
APPROVED PLANS MUST BE AT CONSTRUCTION SITE
Nancy L. Freeman

RI DEPARTMENT OF ENVIRONMENTAL MANAGEMENT
OFFICE OF WATER RESOURCES
FRESHWATER WETLANDS PROGRAM

NOTE PER DEM:

Kindly be advised that this Permit is not equivalent to a verification of the type or extent of freshwater wetlands on site

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.
PROPOSED BUILDING
LIMITED CONTENT BOUNDARY SURVEY– MEASUREMENT SPECIFICATION – CLASS 1
TOPOGRAPHIC SURVEY ACCURACY T-2
BY:
STEPHEN T. LONG NO. 1930
C.O.A. LS-A538

CUMBERLAND, RI
PROPOSED IMPROVEMENTS
PREPARED FOR
BRIAN & ANASTASIA KAUFMAN
SURVEY OF
AP 54, LOT 490
KENNEDY COURT
ZONE R-1
MARCH 9, 2021
BY

MARSH & LONG SURVEYING INC.
450 GEO. WASH. HWY. SMITHFIELD, RI
(401) 231-0900

Environmental Management
AUG 29 2022
Application Center

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

NO.	DATE	DESCRIPTION	BY
1.	3/9/2021	CHANGE HOUSE SIZE	MCL
2.	3/24/2021	ADD PLANTINGS	MCL
3.	2/9/2022	UPDATE BRIDGE AREA, HOUSE, LOD	MCL
4.	3/17/22	REVISE HOUSE, LOD	MCL
5.	4/13/22	REVISE LOD	MCL
6.	5/31/2022	REVISE DRY WELL	MCL
7.	8/16/2022	REVISE HOUSE, SILT FENCE	MCL

THIS PLAN TO BE INDEXED BY THE FOLLOWING:
KENNEDY COURT

G:\CARLSON PROJECTS\2020\20083-Kennedy\REVISED.dwg, 6/16/2022 8:46:04 AM, Canon TM-305