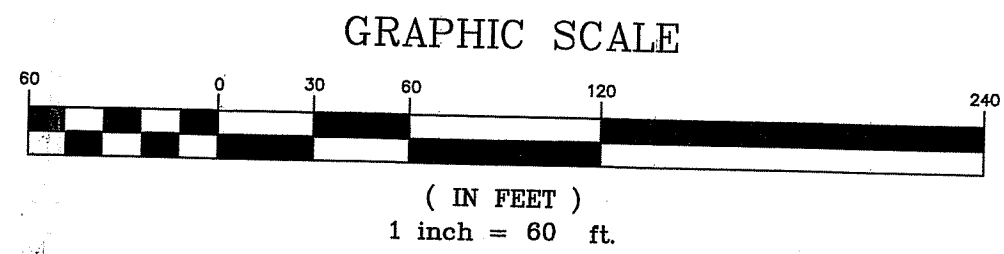


PLAN VIEW  
SCALE: 1"=60'



LEGEND

- RHEP □ RI HIGHWAY BOUND FOUND
- SBP □ STONE BOUND FOUND
- SBCHP □ STONE BOUND DRILLHOLE FOUND
- IRP ○ IRON ROD FOUND
- U.P. 460 °C ○ UTILITY POLE
- WATER SHUTOFF
- DRP ○ DRILLHOLE FOUND
- CESSPOOL/SEPTIC TANK LID
- WELL
- STONE WALL
- PROPERTY LINE
- - - - - APPROX. PROPERTY LINE
- - - - - CONTOUR (NAVD 1988 DATUM)
- - - - - EXISTING WATERLINE\*
- - - - - EXISTING DRAINLINE\*
- - - - - EXISTING TREELINE
- TH-2 ○ SOIL EVALUATION

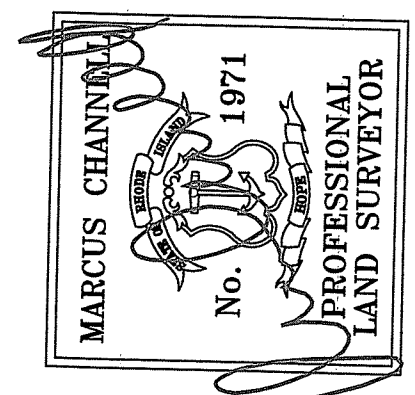
NOTES:

1. REFERENCE LAND EVIDENCE BOOK/PAGE: 255/164, 255/178-181, 117/112-113
2. THIS SURVEY HAS BEEN CONDUCTED & THE PLAN HAS BEEN PREPARED PURSUANT TO SECTION 9 OF THE RULES & REGULATIONS ADOPTED BY THE RI STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON 11/25/2015 AS FOLLOWS: CLASS II MEASUREMENT SPECIFICATION BOUNDARY SURVEY. CLASS III TOPOGRAPHY. THIS PLAN WAS CONDUCTED AT THE REQUEST OF THE OWNER TO PRODUCE AN EXISTING CONDITIONS PLAN FOR FUTURE PERMITTING.
3. SITE DOES NOT RESIDE WITHIN A FLOOD ZONE ACCORDING TO NFIP WASHINGTON COUNTY, RI FIRM MAP # 44009C0358J & 44009C0354J DATED 10/16/2013.
4. STREET INDEX (PER RI GL 34-13-1): MANSION ROAD
5. SUBJECT TO EASEMENTS OF RECORD. CONSERVATION EASEMENTS ARE RECORDED IN PLAN REFERENCES BELOW.
6. RI GENERAL LAWS 11-22-1 & 11-44-11 FORBID THE REMOVAL OR DESTRUCTION OF ANY HIGHWAY OR PRIVATE SURVEY MARKER. PENALTY IS \$500 &/OR UP TO 1 YEAR IN JAIL.
7. REFERENCE PLAN ENTITLED "PLAN OF LAND OWNED BY THE ESTATE OF LUELLA A. BALL FOR THE NATURE CONSERVANCY, NEW SHOREHAM, RI, OCTOBER 1989, SCALE: 1"=50', ROBERT COURNOYER & ASSOCIATES, INC."
8. REFERENCE " CONSERVATION EASEMENT PLAN PREPARED FOR THE NATURE CONSERVANCY, PORTION OF PLAT 3, LOT 118, MANSION ROAD, NEW SHOREHAM, RI, SCALE: 1"=40', AUGUST 10, 2001, RICHARD A. GREENE & ASSOCIATES, INC."
9. WETLAND EDGES DELINEATED BY NINIGRET ENVIRONMENTAL, LLC & LOCATED BY ATLAS LAND SURVEYING IN SEPTEMBER & OCTOBER OF 2023.
10. REFERENCE RIDEM OWTS APP.# 0522-2574 FOR MORE INFO.
11. REFERENCE "MAP SHOWING DEVELOPMENT OF PROPERTY OF MICHAEL & VERA GOSS BLANSFIELD, BLOCK ISLAND, NEW SHOREHAM, RI, SCALE: 1"=80', 5/28/1961, CARL G. MATTSON, C.E., L.S."

DEC 11 2023  
Office of Water Resources

WETLAND EDGE VERIFICATION  
EXISTING CONDITIONS SITE PLAN

A.P. 3, LOT 118  
696 OFF MANSION ROAD  
NEW SHOREHAM, RHODE ISLAND  
Prepared For:  
BLOCK ISLAND LAND TRUST



ATLAS LAND SURVEYING, LLC  
PROPERTY & CONSTRUCTION SURVEYING & MAPPING

177 Burbank Drive ~ Warwick, RI 02886  
401-737-4407  
WWW.ATLASLANDSURVEYING.COM

REVISION:

DATE: OCTOBER 2023  
DRAWN BY: KRC  
SCALE: 1"=60'

SHEET

1  
OF 1 SHEETS 1  
JOB NO. BILT  
DWG. NO. BILT-WEV