

- NOTES:**
1. LOCUS IS ZONED AGRICULTURAL RESIDENTIAL.
  2. THIS PLAN REPRESENTS A SUBDIVISION OF LOT 20 BLOCK 1 AS SHOWN ON THE PLYMPTON ASSESSORS MAP 27.
  3. THE PARCEL SHOWN ON THIS PLAN IS THE RESULT OF AN ON THE GROUND SURVEY PERFORMED BY GRADY CONSULTING, LLC ON JANUARY, 2018.
  4. THE WETLAND RESOURCE AREA SHOWN ON THIS PLAN WAS DELINEATED BY JOHN ZIMMER OF SOUTH RIVER ENVIRONMENTAL SERVICES ON NOVEMBER 30, 2017.

**FLOOD NOTE:**  
BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE X AS DEPICTED ON FLOOD INSURANCE RATE MAP, COMMUNITY PANEL No. 25023C 0337J, WHICH BEARS AN EFFECTIVE DATE OF JULY 17, 2012.

## ZONING DATA

DISTRICT: AGRICULTURAL RESIDENTIAL

| MINIMUM REQUIREMENTS:  |             |
|------------------------|-------------|
| LOT AREA               | 60,000 S.F. |
| LOT AREA CONTIG UPLAND | 40,000 S.F. |
| LOT FRONTAGE           | 200 FT      |
| FRONT YARD             | 40 FT       |
| SIDE YARD              | 20 FT       |
| REAR YARD              | 20 FT       |

| RETREAT LOTS MINIMUM REQUIREMENTS: |              |
|------------------------------------|--------------|
| LOT AREA                           | 120,000 S.F. |
| LOT AREA CONTIG UPLAND             | 48,000 S.F.  |
| LOT FRONTAGE                       | 40 FT        |
| FRONT YARD                         | 100 FT       |
| SIDE YARD                          | 100 FT       |
| REAR YARD                          | 100 FT       |

FOR REGISTRY USE ONLY

**NOTE:**  
1. THE LOCUS SHOWN HEREON IS AS DESCRIBED IN DEED BOOK 50486 PAGE 153 BEING A PORTION OF PARCEL 2 AND IS THE RESULT OF AN ON THE GROUND SURVEY AND COMPILED RECORD INFORMATION. THE SOUTHWESTERLY BOUNDARY IS SHOWN AS APPROXIMATE AND UNRECOVERABLE. NO MONUMENTATION WAS FOUND ALONG THIS LINE AND THIS PLAN REPRESENTS THE BEST FIT BASED ON DEED AND OTHER INFORMATION.

APPROVAL UNDER THE SUBDIVISION CONTROL LAW NOT REQUIRED.  
PLYMPTON PLANNING BOARD

DATE: \_\_\_\_\_

ENDORSEMENT OF THIS PLAN SHALL NOT BE AN INDICATION, EXPRESS OR IMPLIED, THAT THE PARCELS OR STRUCTURES SHOWN ON THIS PLAN CONFORM TO APPLICABLE ZONING REQUIREMENTS.

ENDORSEMENT OF THIS PLAN SHALL NOT BE DEEMED TO BE A VERIFICATION OF THE LOCATION OF STRUCTURES SHOWN OR SETBACK INDICATED.

## PLAN REFERENCES

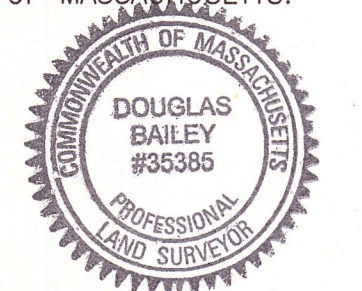
1. PLAN BOOK 22 PAGE 650
2. PLAN BOOK 35 PAGE 614
3. PLAN BOOK 20 PAGE 577
4. PLAN BOOK 54 PAGE 147
5. PLAN BOOK 61 PAGE 1120
6. PLAN BOOK 63 PAGE 542

## RECORD OWNER:

TOWN OF PLYMPTON  
5 PALMER ROAD  
PLYMPTON MA  
DEED BOOK 50486 PAGE 153

I HEREBY CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMANCE WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

*Douglas Bailey* 12/4/19  
DOUGLAS BAILEY P.L.S. #35385 DATE



## PLAN OF LAND PROSPECT ROAD PLYMPTON, MASSACHUSETTS

PREPARED FOR:  
TOWN OF PLYMPTON  
5 PALMER ROAD  
PLYMPTON MA, 02367  
781-585-2700

DECEMBER 4, 2019  
SCALE: AS SHOWN  
JOB No. 18-446 &  
17-348 & 19-417

**GRADY CONSULTING, L.L.C.**  
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