

DRAWING REVISIONS

ACTION	DATE	DESCRIPTION
2	6/22/21	CONSULTANT/BOARD COMMENTS
1	5/18/21	CONSULTANT COMMENTS

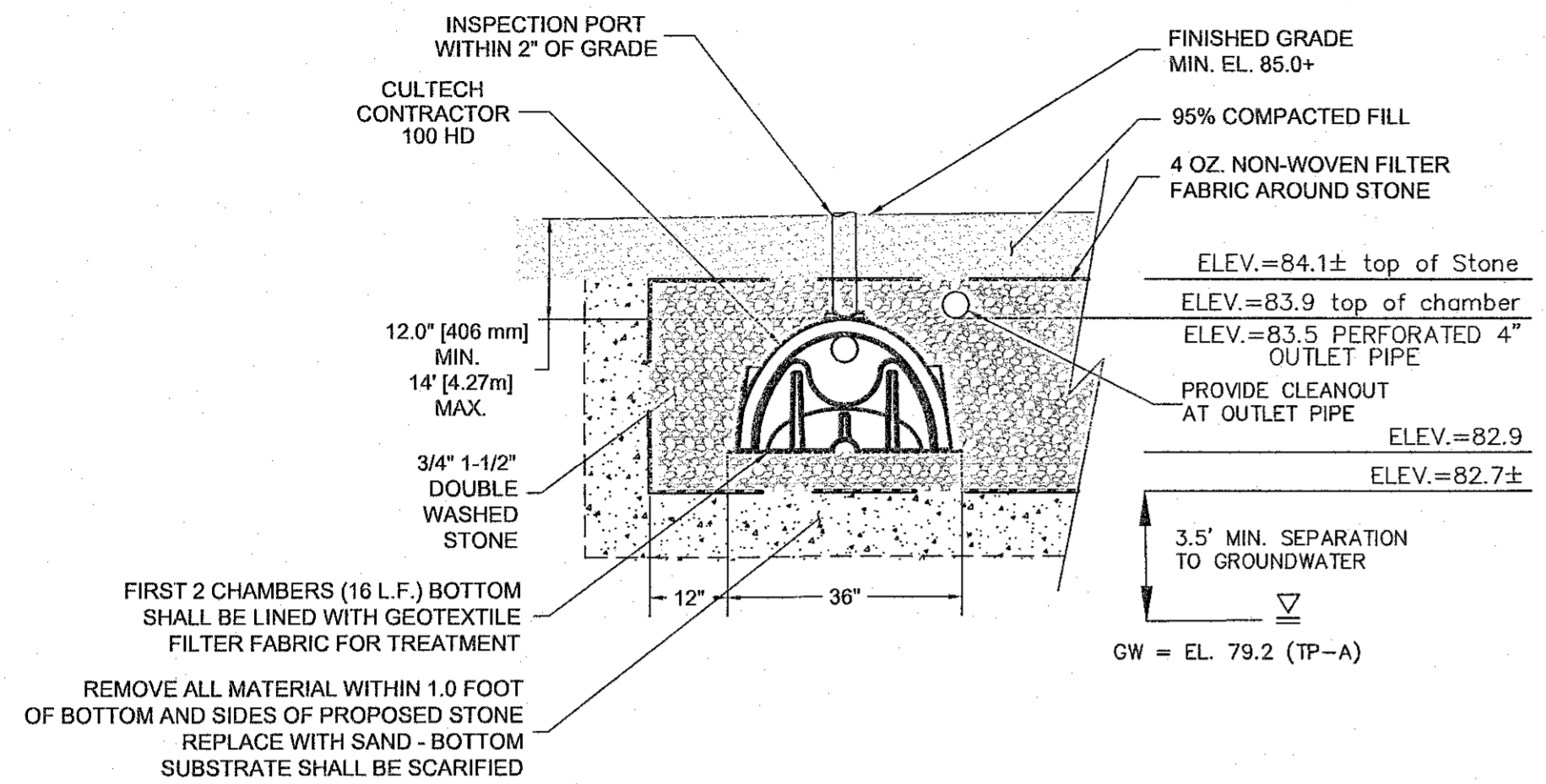
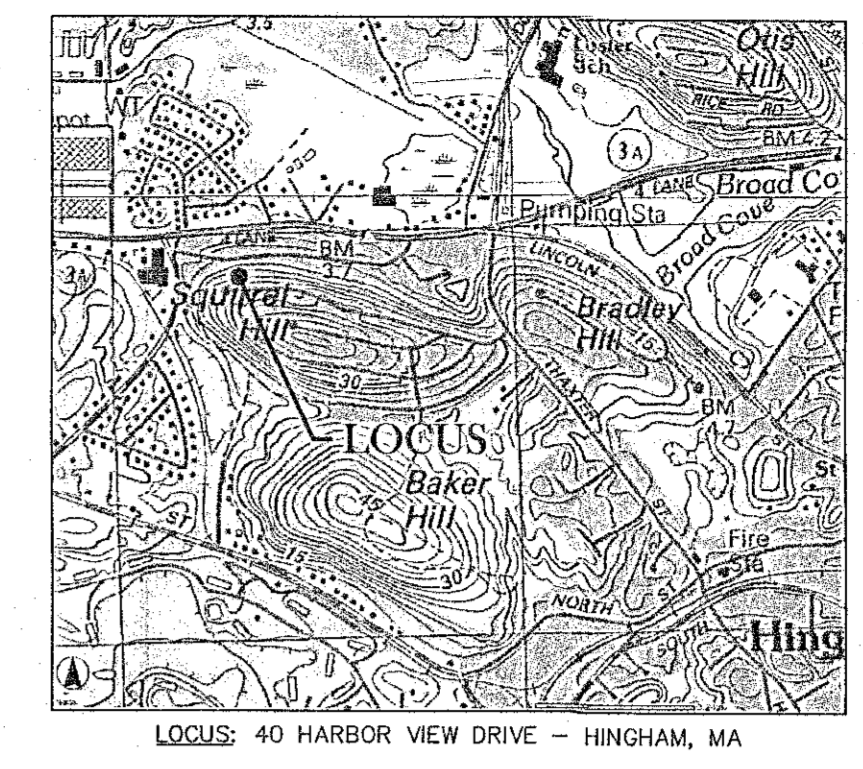
**DATUM:**  
ELEVATIONS SHOWN HEREON REFERENCE AN ASSUMED VERTICAL DATUM.

**FEMA:**  
LOCUS LIES IN F.I.R.M. ZONE X AS SHOWN ON COMMUNITY PANEL NO. 25023C0081J DATED JULY 17, 2012.

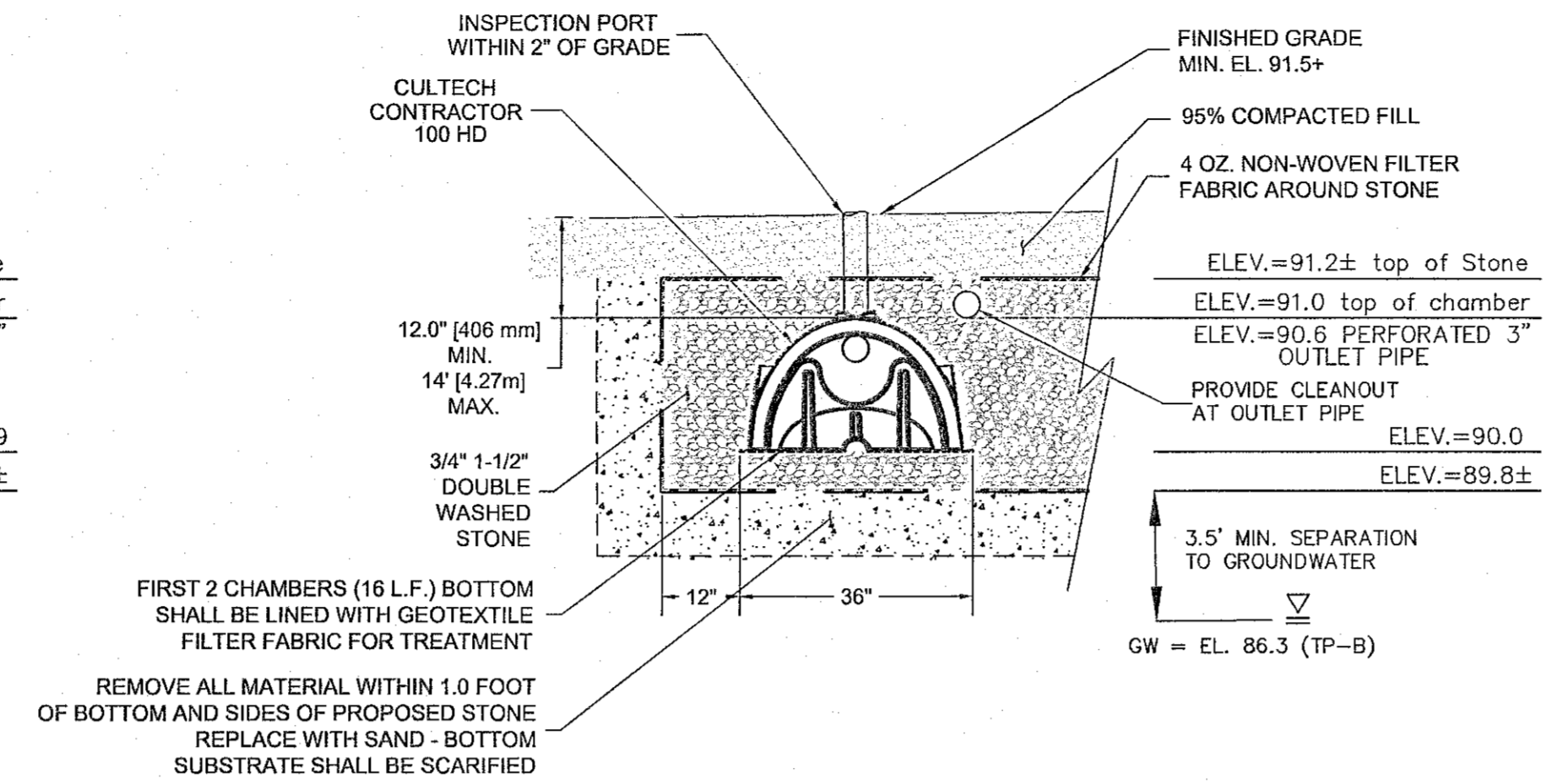
**OWNER OF RECORD:**  
APF DEVELOPMENT GROUP LLC  
213 WOMPATUCK ROAD  
HINGHAM, MA 02043  
ASSESSOR'S PARCEL: #47-64  
DEED BOOK: 51577, PAGE: 165  
PLAN BOOK: 7, PAGE: 502

**UTILITIES:**  
UNDERGROUND UTILITIES SHOWN ON THIS PLAN ARE BASED UPON VISIBLE ABOVE GROUND UTILITIES AND RECORD INFORMATION OF BELOW GROUND UTILITIES AND ARE APPROXIMATE ONLY. CONTRACTOR IS RESPONSIBLE FOR TAKING ALL NECESSARY PRECAUTIONS BEFORE BEGINNING ANY EXCAVATION. (DIGSAFE 1-800-322-4844)

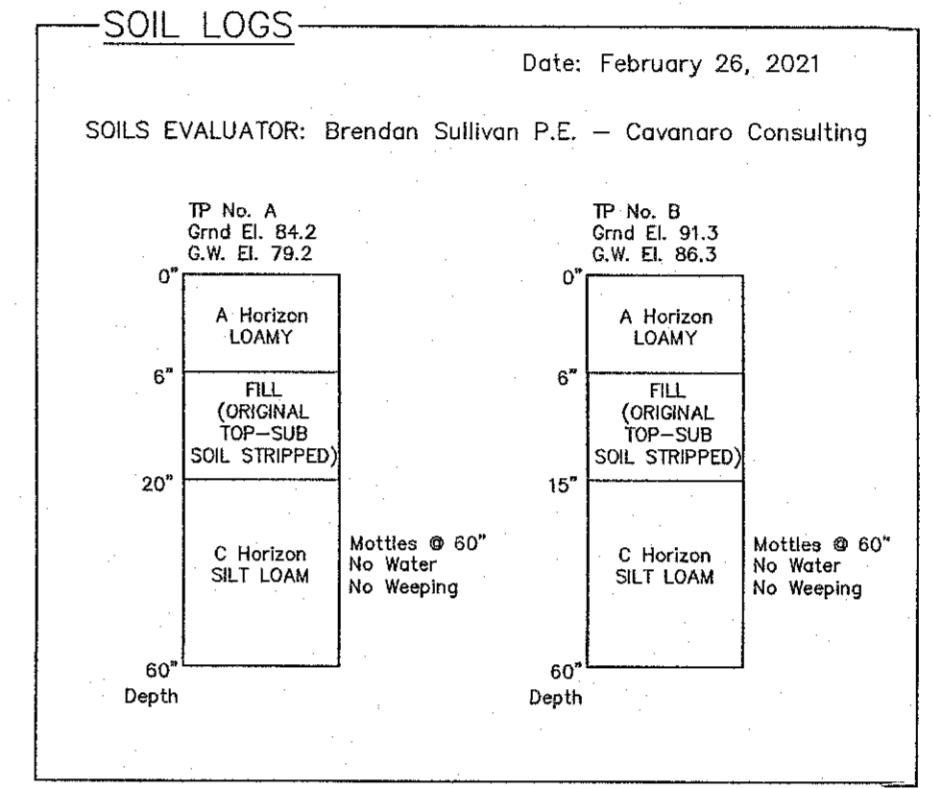
**SURVEY NOTES:**  
1. ALL IMPROVEMENTS SHOWN HEREON WERE FOUND AND FIELD LOCATED BY CAVANARO CONSULTING, INC. ON JANUARY 7, 2021



\*CONTRACTOR SHALL FOLLOW ALL MANUFACTURER'S SPECIFICATIONS.  
**11' X 42' STORMWATER INFILTRATION NO. 1**  
DETAIL  
NOT TO SCALE



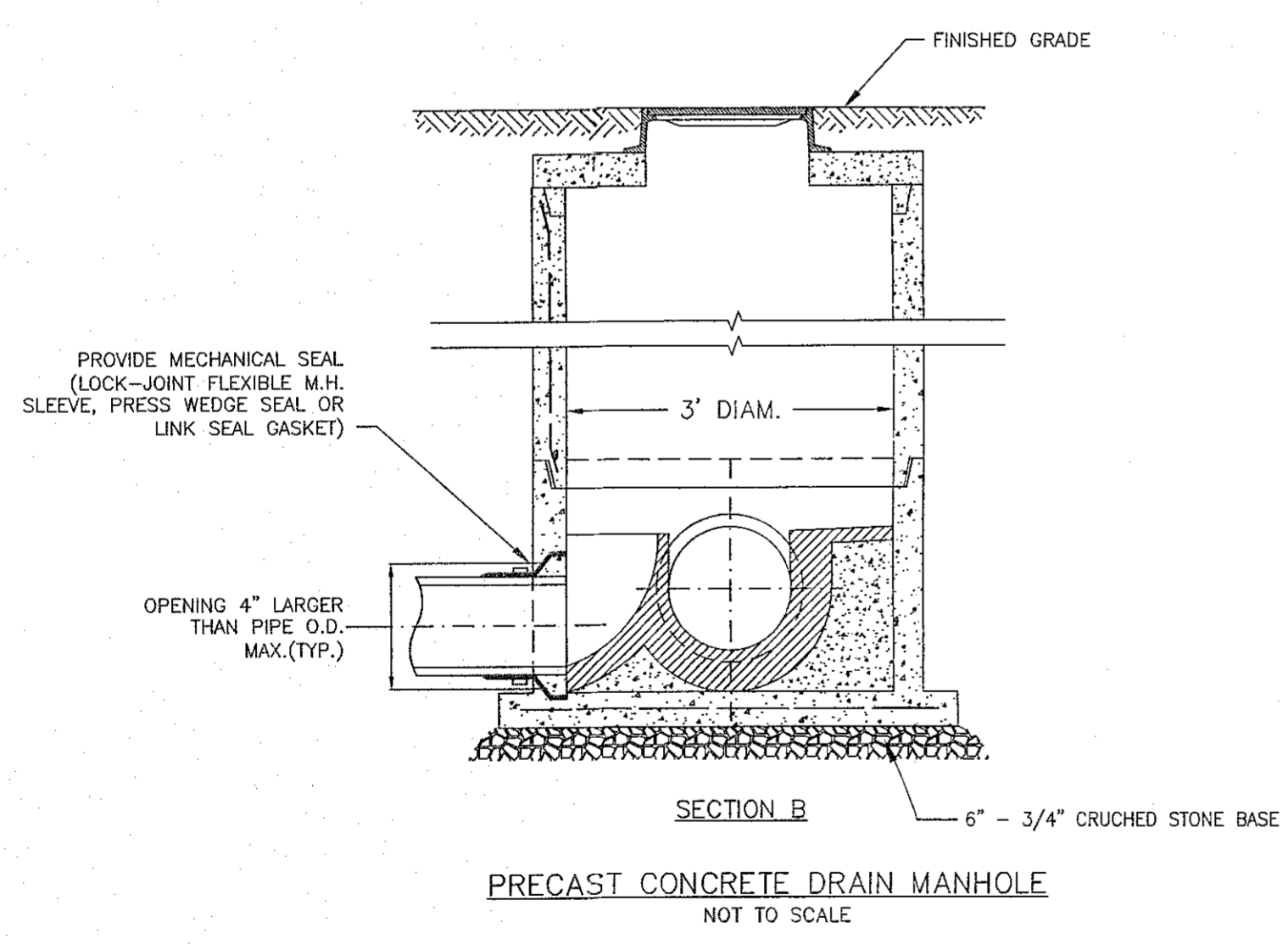
\*CONTRACTOR SHALL FOLLOW ALL MANUFACTURER'S SPECIFICATIONS.  
**11' X 42' STORMWATER INFILTRATION NO. 2**  
DETAIL  
NOT TO SCALE



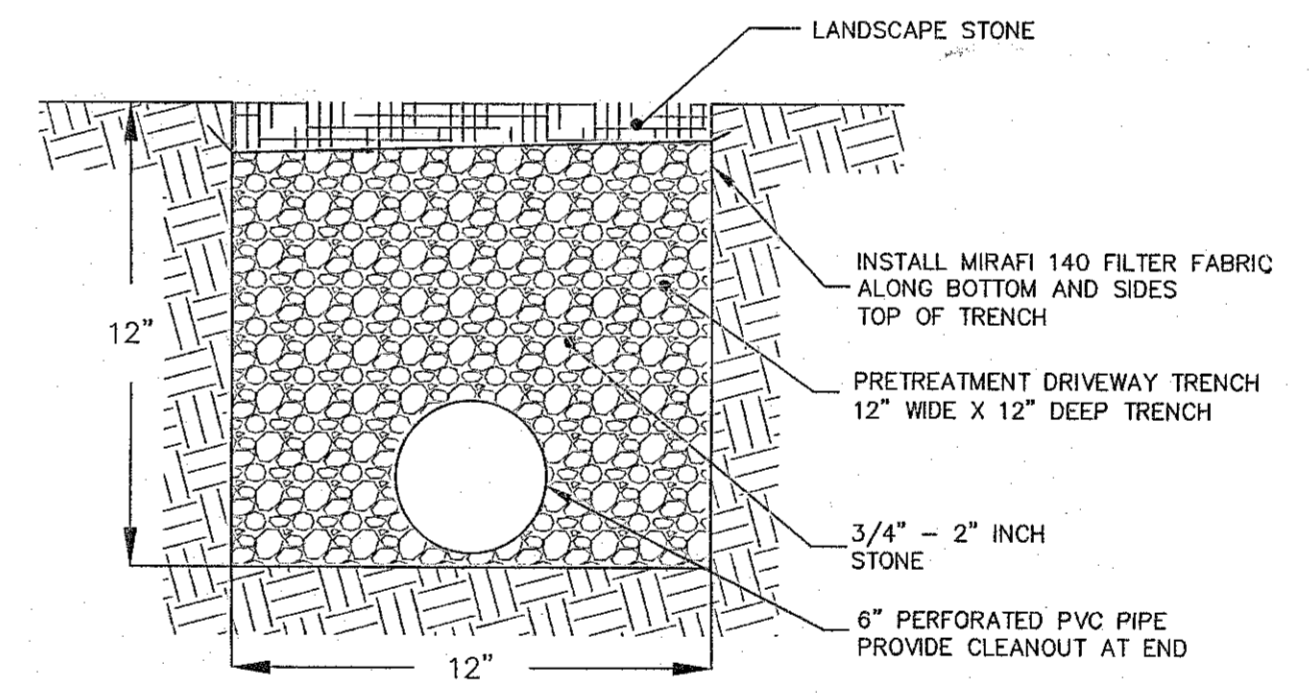
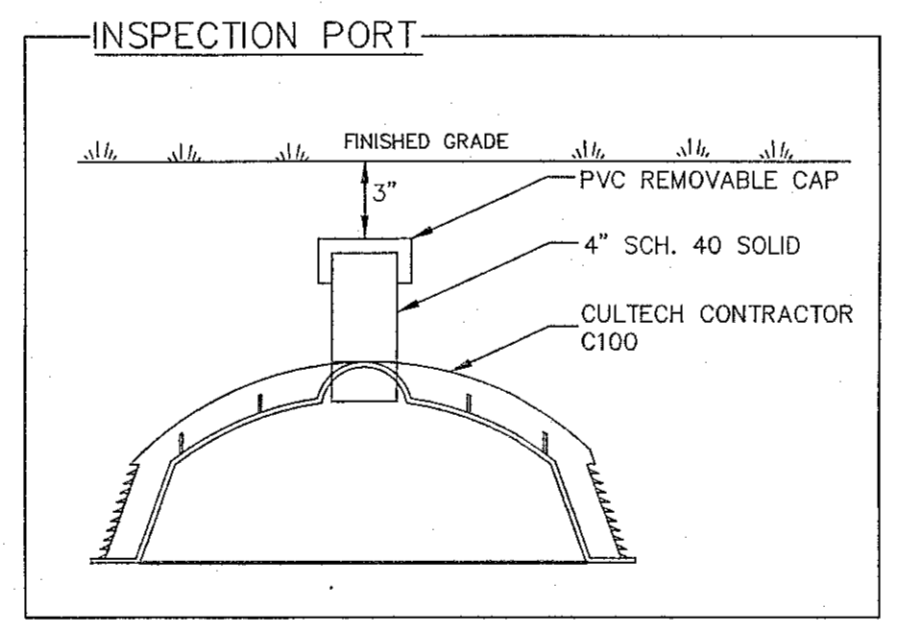
**ZONING REQUIREMENTS**  
RESIDENCE DISTRICT "A"

REQUIRED	REQUIRED
AREA	20,000 SF
FRONTAGE	125 FEET
BUILDING HEIGHT	35 FEET
MINIMUM YARDS:	
FRONT	25 FEET*
SIDE	15 FEET
REAR	15 FEET

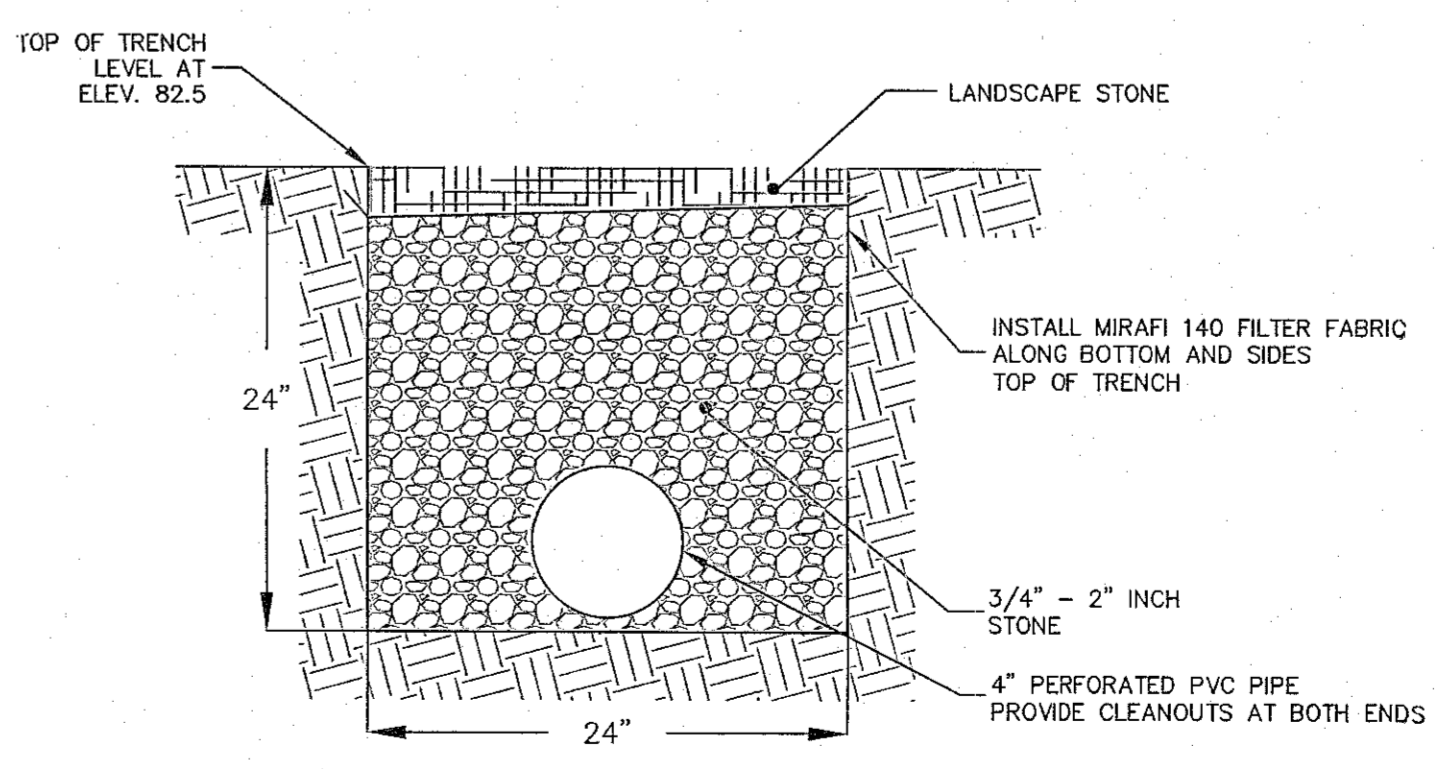
\* IN ALL RESIDENCE DISTRICTS, THE FRONT SETBACK MAY BE AS NEAR THE STREET AS THE AVERAGE OF THE BUILDINGS OR STRUCTURES IN THE ADJOINING LOTS.  
BUILDING INSPECTOR TO CONFIRM ALL SETBACKS.



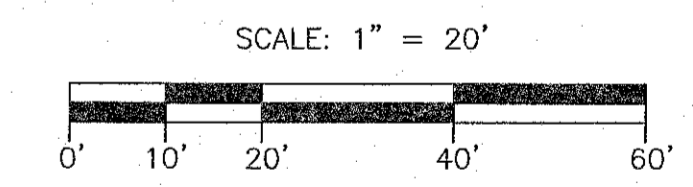
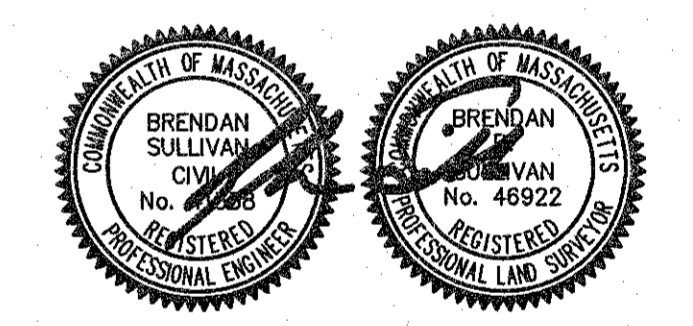
**PRECAST CONCRETE DRAIN MANHOLE**  
NOT TO SCALE



**DRIVEWAY STONE TRENCH**  
NOT TO SCALE



**STONE DISSIPATER TRENCH**  
NOT TO SCALE



**CAVANARO CONSULTING**  
687 MAIN STREET  
P.O. BOX 5175  
NORWELL, MASSACHUSETTS 02061  
PHONE: 781.659.8187  
FAX: 781.659.8186

**DETAIL SHEET**  
**SITE PLAN REVIEW**  
**40 HARBOR VIEW DRIVE**  
PREPARED FOR:  
APF DEVELOPMENT GROUP LLC  
213 WOMPATUCK ROAD  
HINGHAM, MA 02043

PROJECT NO. : 19122	DRAWING NO.
SCALE : AS SHOWN	<b>DT</b>
DATE : 5/18/21	
DESIGNED BY : BPS	SHEET NO. 2 OF 2
DRAWN BY : MM/BPS	FILENAME: X:\PROJECTS\
CHECKED BY : CCH	