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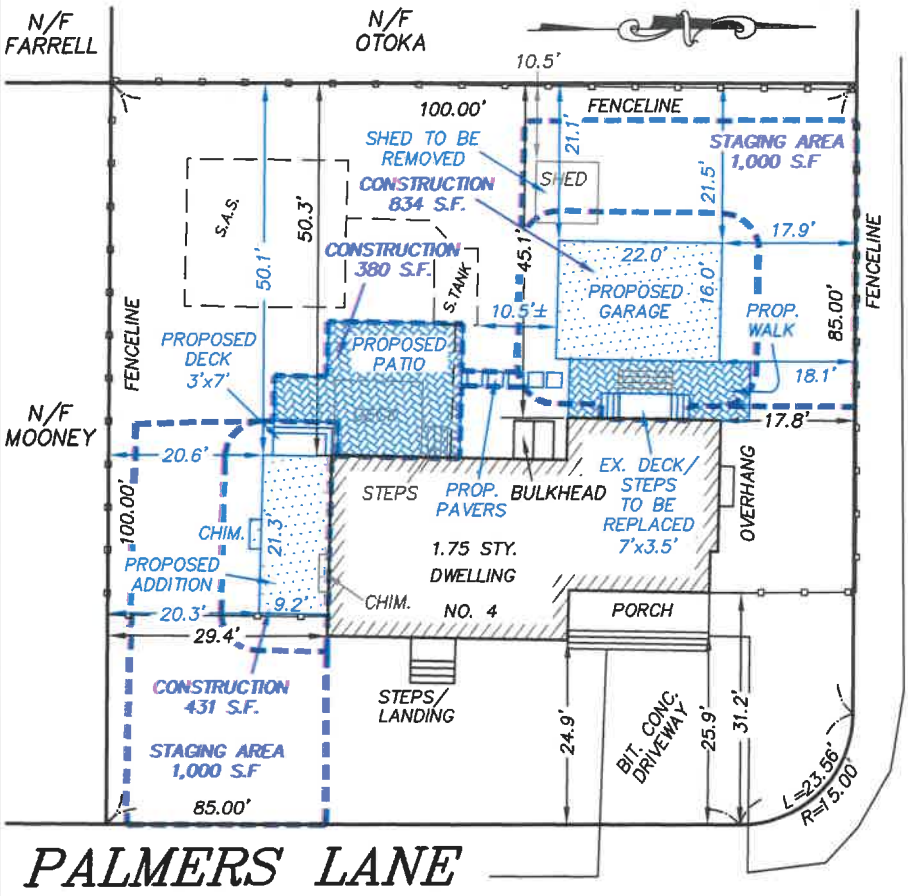
MAR 31 2023
Board of Appeals
Hingham, MA



ZONING TABLE:	REQUIRED	EXISTING	PROPOSED
MIN. LOT AREA	30,000 S.F.	9,952 S.F.	NO CHANGE
MIN. FRONTAGE	150'	85' (PALMERS LN.) 193.56' TOTAL	NO CHANGE

SETBACKS	REQUIRED	EXISTING	PROPOSED
FRONT	35'	24.9' PALMERS LANE 17.8' POLK ROAD (DWELLING)	24.9' PALMERS LANE 17.8' POLK ROAD (DWELLING) 17.9' POLK ROAD (PR. GARAGE)
SIDE AND REAR	20'	29.4' (LEFT SIDE) 45.1' (REAR DWELLING)	20.3" (LEFT SIDE DWELLING) 45.1' (REAR DWELLING) 21.1' – (PROP. GARAGE)

PROPOSED DISTURBANCE

TOTAL DISTURBANCE – 3,645 S.F

NOTE: NO GRADES GREATER THAN 10% ENCOUNTERED

LOCUS INFORMATION
CURRENT OWNER:
JOHN S. AND
CARRIE L. CRAWFORD

OWNERS REFERENCE:
BOOK 40556 PAGE 250

ASSESSORS REFERENCE:
MAP 180 LOT 73

LOT AREA:
9,952 S.F. (CALC)

ZONE:
RB

SEPTIC NOTE:
SEPTIC SYSTEM COMPONENTS AS SHOWN WERE LOCATED WITH RECORDS AVAILABLE WITH THE HINGHAM BOARD OF HEALTH AND NOT SURVEYED BY THIS OFFICE.

I CERTIFY:

1. THIS PLAN IS THE RESULT OF AN ACTUAL ON THE GROUND SURVEY.

PETER G. HOYT P.L.S.

COMMONWEALTH OF MASSACHUSETTS
PETER G. HOYT
No. 41609
REGISTERED PROFESSIONAL LAND SURVEYOR

HOYT LAND SURVEYING
1287 WASHINGTON STREET
WEYMOUTH MA. 02189
781-682-9192

0 20 40
SCALE: 1"=20'

PLAN OF LAND
4 PALMERS LANE
HINGHAM, MA

SCALE 1" = 20' DATE: 3-30-22