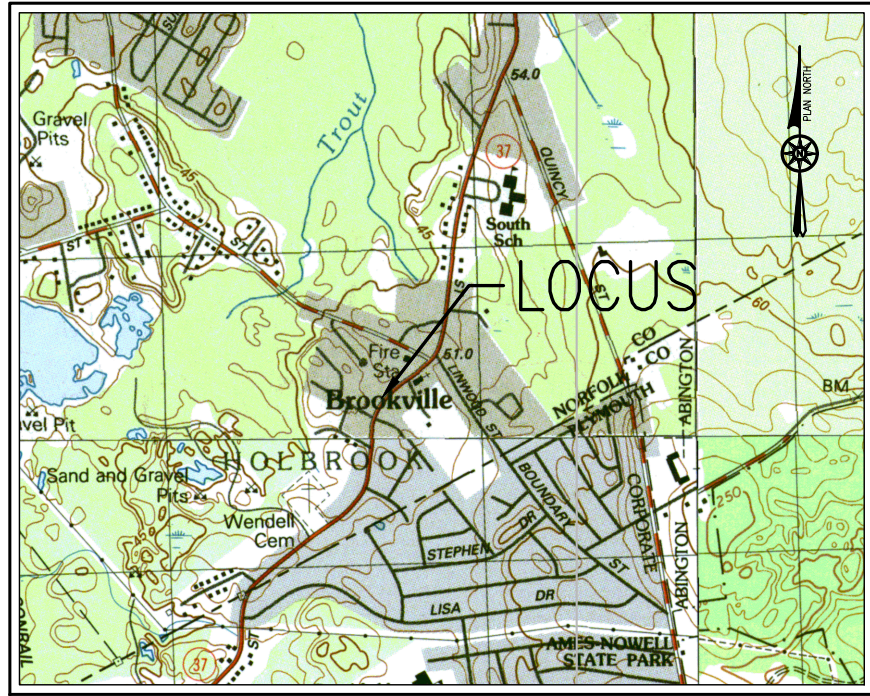




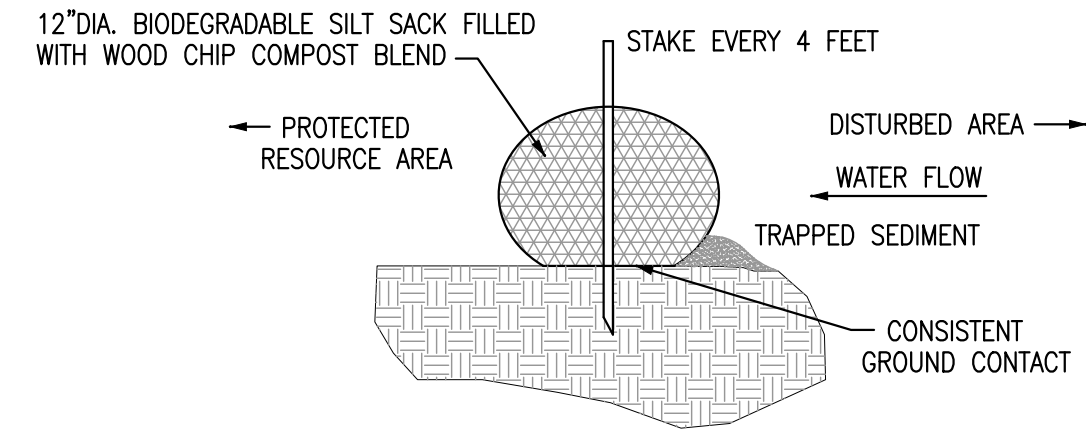
LOCATION MAP SCALE: 1"=2000'±

NOTES:

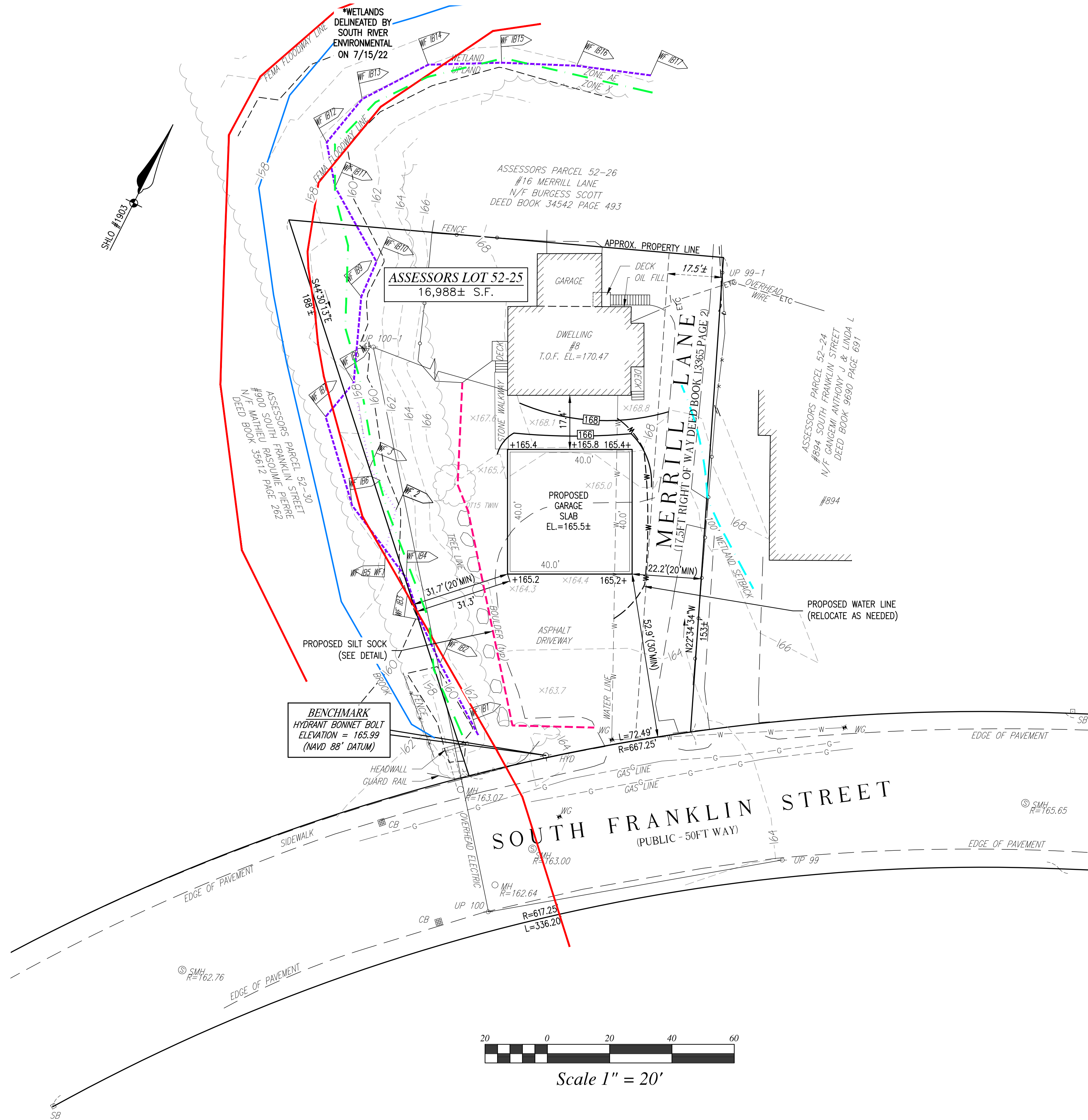
1. PROPERTY LINE, STREET LINE AND OWNER INFORMATION WAS COMPILED FROM RECORDS ON FILE AT THE NORFOLK COUNTY REGISTRY OF DEEDS.
2. TOPOGRAPHY INFORMATION SHOWN ON THIS PLAN IS BASED AN ON THE GROUND SURVEY BY GRADY CONSULTING LLC ON JULY 19, 2022.
3. SUBJECT SITE IS IN THE B1 DISTRICT AS DEPICTED ON THE TOWN OF HOLBROOK ZONING MAP.
4. EXISTING UTILITIES, WHERE SHOWN, HAVE BEEN COMPILED BASED ON OBSERVED ABOVE GROUND EVIDENCE ONLY AND ARE TO BE CONSIDERED APPROXIMATE. GRADY CONSULTING, L.L.C. DOES NOT GUARANTEE THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN OR THAT ALL EXISTING UTILITIES AND/OR SUBSURFACE STRUCTURES ARE SHOWN.

FLOOD NOTE:

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE AE AND X AS DEPICTED ON FLOOD INSURANCE RATE MAP, COMMUNITY PANEL No. 25021C 0219E, WHICH BEARS AN EFFECTIVE DATE OF JULY 17, 2022.



SILT SOCK DETAIL NOT TO SCALE



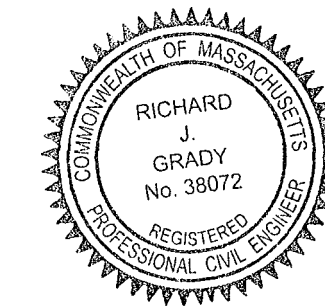
ZONING DATA

DISTRICT: B1

MINIMUM REQUIREMENTS:	EXISTING:	PROPOSED GARAGE:
LOT AREA	10,000 S.F.	16,988 S.F.
FRONT YARD	30 FT	53 FT
SIDE YARD	20 FT	23 FT
REAR YARD	30 FT	22 FT
MAX BUILDING COVERAGE	25 %	19 %
MAX BUILDING HEIGHT	35 FT	30± FT

LEGEND

EDGE OF WETLAND	---
BROOK	---
100' BUFFER	---
EROSION CONTROL	---
FLOOD ZONE	---
ZONE AE LINE	---
OVERHEAD WIRE	---



8/29/2022
TIMOTHY R. BENNETT P.L.S. #36856 DATE

RECORD OWNER:
ASSESSORS MAP 52 LOT 25

MERRILL LANE REALITY TRUST
P.O. BOX 166
HOLBROOK, MA 02343
DEED BOOK 14016 PAGE 364

PLOT PLAN FOR GARAGE #8 MERRILL LANE HOLBROOK, MASSACHUSETTS

PREPARED FOR:
MERRILL LANE REALITY
P.O. BOX 166
HOLBROOK, MA 02343

AUGUST 18, 2022
SCALE: 1"=20'
JOB No. 22-380



GRADY CONSULTING, L.L.C.
Civil Engineers, Land Surveyors & Landscape Architects
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Phone (781) 585-2300