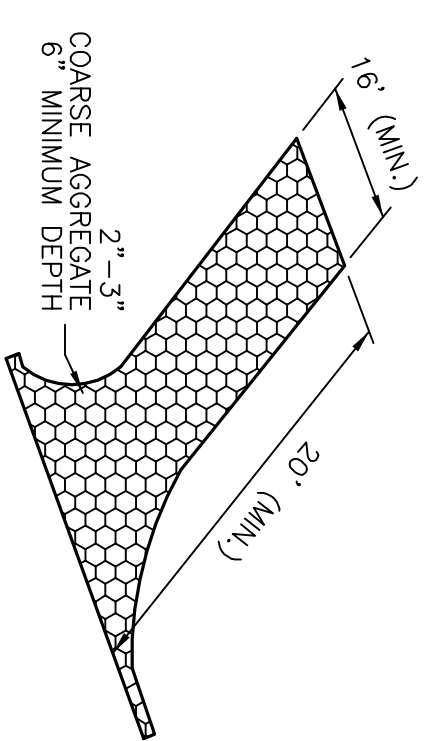
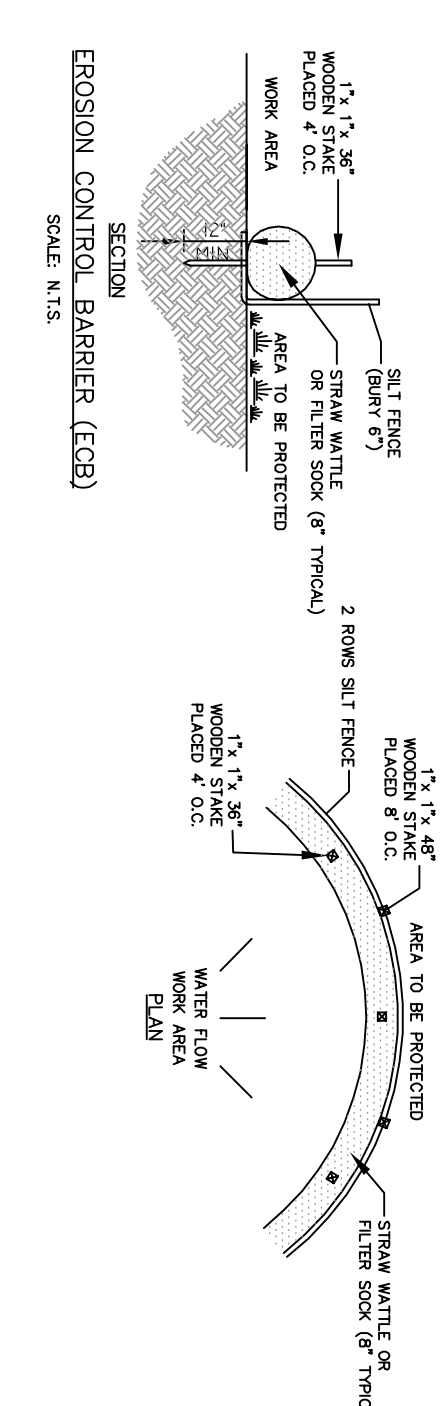


LOT LOCUS
SCALE: NONE



CRUSHED STONE
CONSTRUCTION ENTRANCE

STURBRIDGE ZONING: SUBURBAN RESIDENTIAL			
REQUIRED	EXISTING	PROPOSED	AREA: NO CHANGE
AREA: 3/4 ACRE	AREA: 0.12 ACRES	AREA: 0.12 ACRES	AREA: 0.12 ACRES
FRONTAGE: 125'	FRONTAGE: 46.8'	FRONTAGE: N/C	FRONTAGE: N/C
FRONT YARD: 30'	FRONT YARD: 22.1'	FRONT YARD: 22.1'	FRONT YARD: 22.1'
SIDE YARD: 15'	SIDE YARD: 5.7/7.7'	SIDE YARD: 5.7/7.7'	SIDE YARD: 5.7/7.7'
REAR YARD: 15'	REAR YARD: 41.7'	REAR YARD: 34.4'	REAR YARD: 34.4'
%COVERAGE: 15	%COVERAGE: 20.96	%COVERAGE: 24.02	%COVERAGE: 24.02

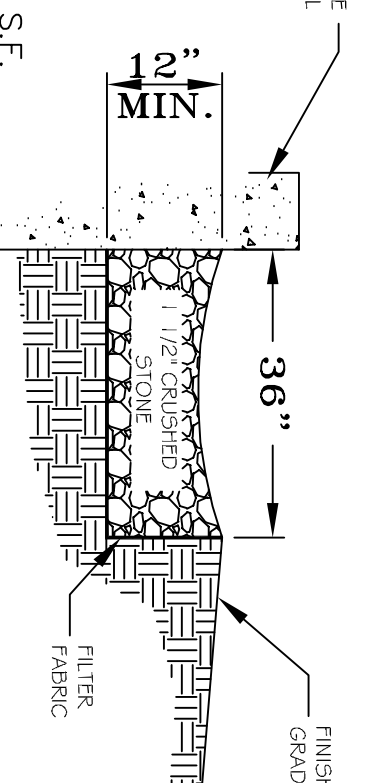


SECTION
EROSION CONTROL BARRIER (ECB)
SCALE: N.T.S.

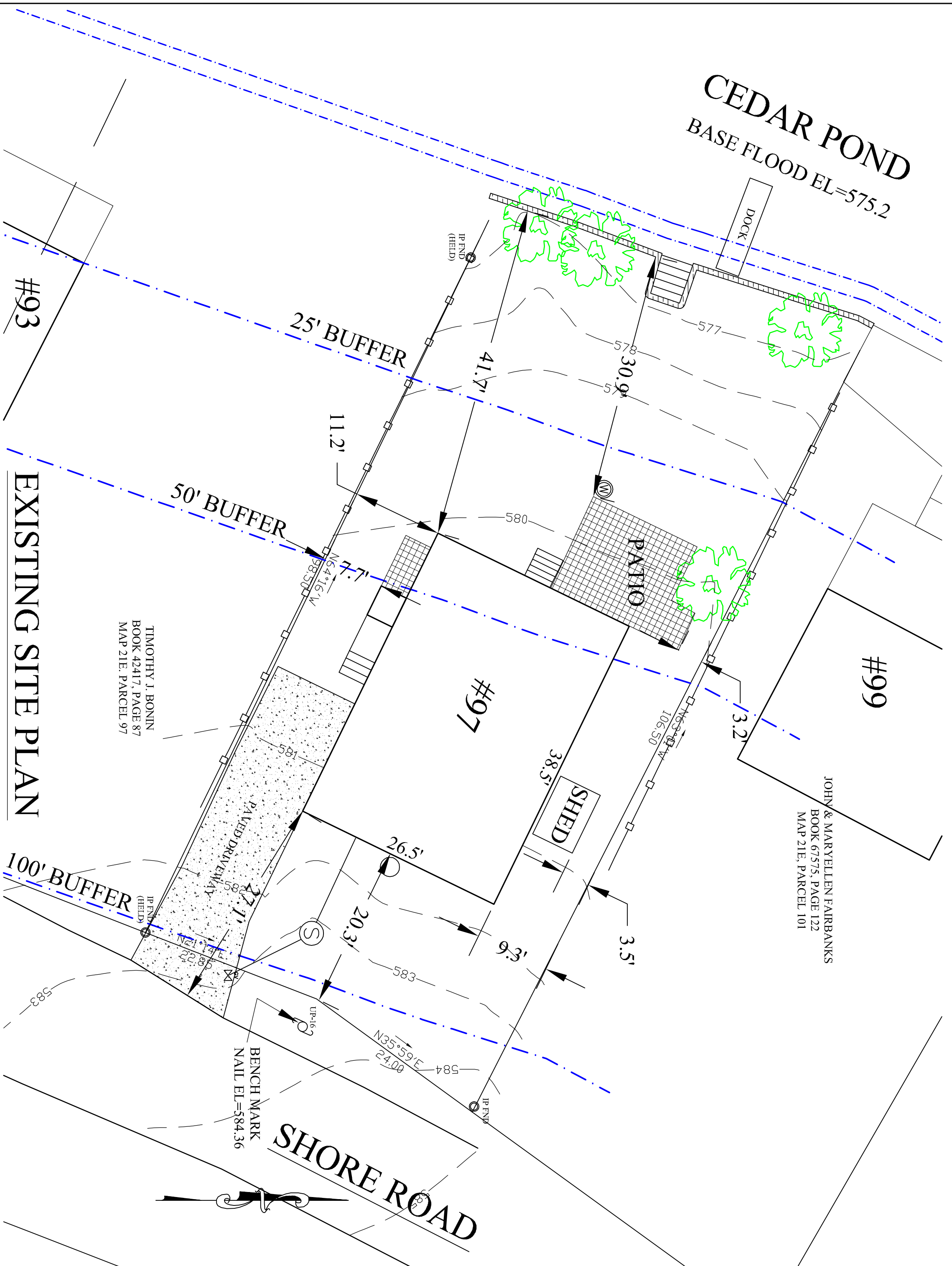
EXISTING LOT COVERAGE COMPUTATIONS
EXISTING HOUSE & PORCH 1038 S.F.
EXISTING SHEDS TOTAL 1096 S.F.
1096 X 100 = 20.96%
5228

EXISTING IMPERVIOUS PATIO PAVERS=222 S.F.
EXIST. STRUCTURE IN 25'-50' BUFFER=382 S.F.

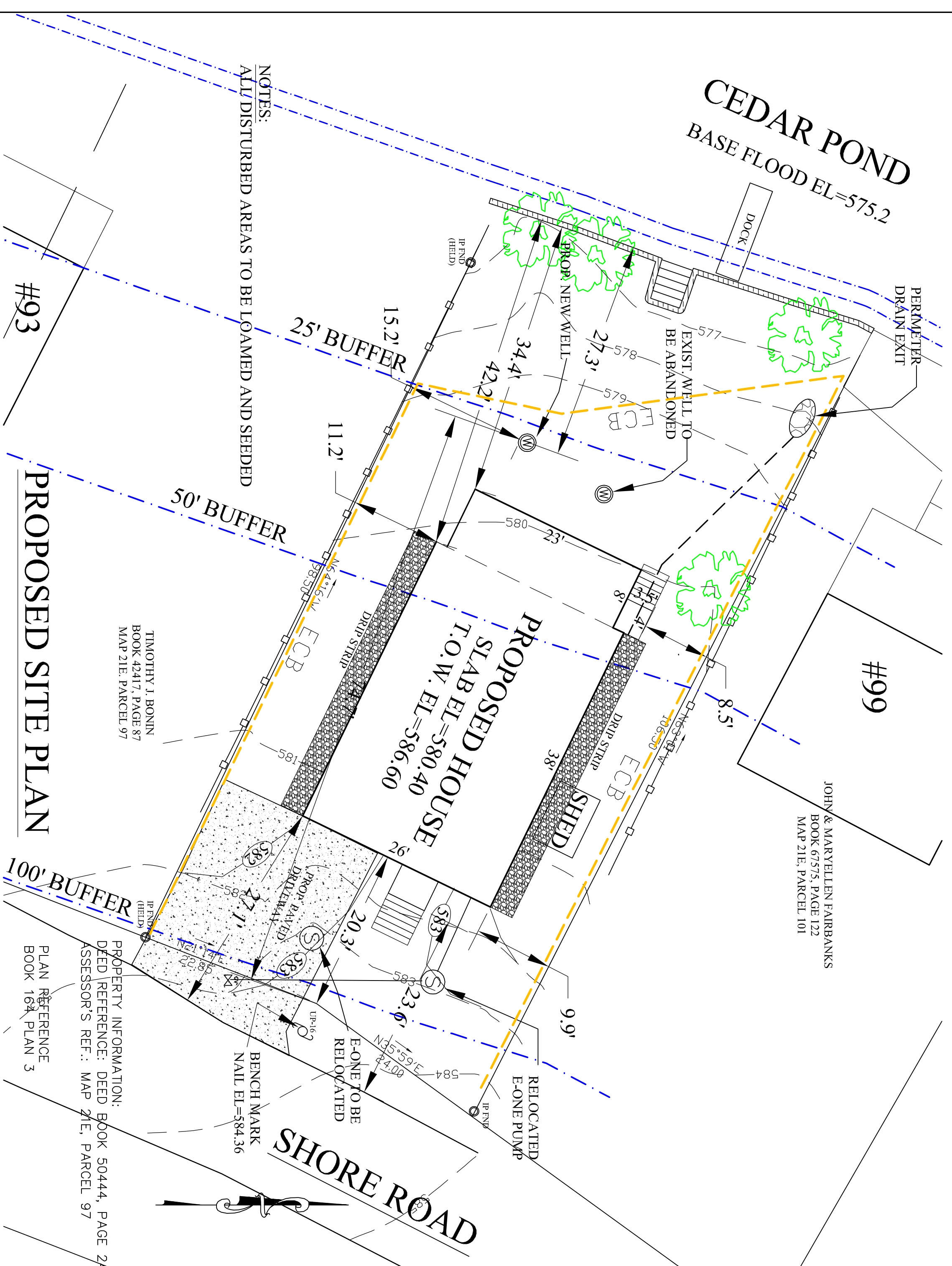
PROPOSED STRUCTURE IN 25'-50' BUFFER=360 S.F.
PROPOSED HOUSE & PORCH 1212 S.F.
SHED TOTAL 44 S.F.
1256 X 100 = 24.02%
5228



SECTION
STONE DRIP STRIP
SCALE: N.T.S.



EXISTING SITE PLAN



PROPOSED SITE PLAN

NOTES:
ALL DISTURBED AREAS TO BE LOAMED AND SEEDED

PROPERTY INFORMATION:
DEED REFERENCE: DEED BOOK 50444, PAGE 249
ASSESSOR'S REF.: MAP 21E, PARCEL 97
PLAN REFERENCE
BOOK 184, PLAN 3

ORIGINAL		REVISIONS	
DATE	BY	REV. DATE	DESCRIPTION
12/12/23	AMT	1. 2/8/24	PROPOSED % COVERAGE
DRAFTED BY:	AMT		
CHECKED:	LSJ		
SUPERVISOR:	LSJ		
REVIEWED:	LSJ		
REVIEWED:			

MADE (CHK'D) AP'VD
AMT LSJ LSJ

TIMOTHY J. BONIN
BOOK 42417, PAGE 87
MAP 21E, PARCEL 97

BENCH MARK
NAIL EL.=384.36

SHORE ROAD

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SITE PLAN FOR:
JANE E. & TIMOTHY R. SETZ
97 SHORE ROAD, STURBRIDGE, MA

GRAPHIC SCALE
0' 10' 20' 30'

SCALE: 1"=10'

PLAN DATE: 12/12/23
DWG NUMBER: 22063
REV. 1