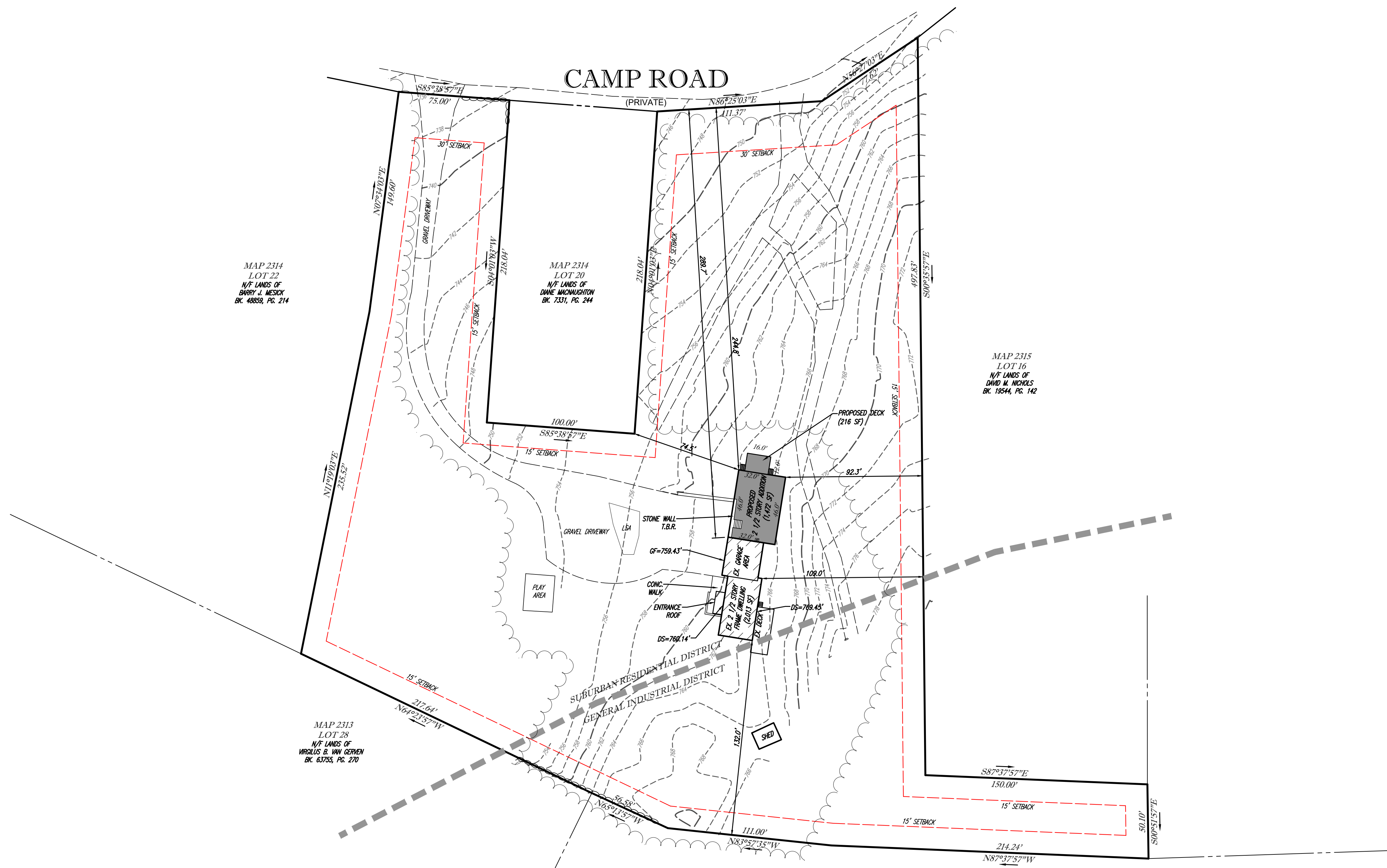
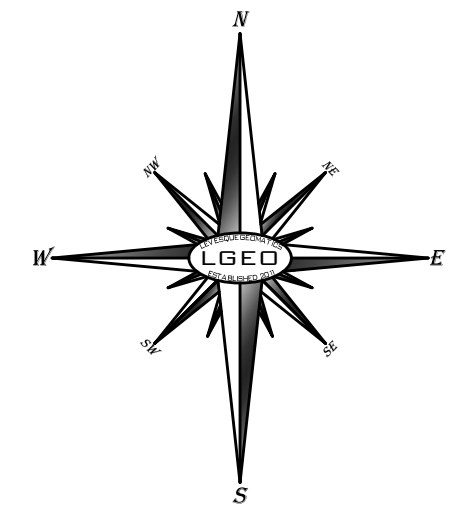


NOTES:

1. PROPERTY KNOWN AS MAP 2314, LOT 18 AS SHOWN ON THE GIS MAPS OF THE TOWN OF STURBRIDGE, WORCESTER COUNTY, COMMONWEALTH OF MASSACHUSETTS.
2. THE BEARING BASIS OF THIS SURVEY REFERS TO THE MASSACHUSETTS STATE PLANE COORDINATE SYSTEM (NAD '83) MAINLAND SYSTEM, BASED ON REAL TIME GPS OBSERVATIONS ON THE MACORS REAL-TIME NETWORK.
3. THIS PLAN IS BASED ON INFORMATION PROVIDED BY A SURVEY PREPARED IN THE FIELD BY LEVESQUE GEOMATICS INC. AND OTHER REFERENCE MATERIAL AS LISTED HEREON.
4. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND IS SUBJECT TO THE RESTRICTIONS, COVENANTS AND/OR EASEMENTS THAT MAY BE CONTAINED THEREIN.
5. THE ELEVATIONS SHOWN REFER TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 BASED ON RTK GPS OBSERVATIONS ON THE MACORS REALTIME NETWORK AND ARE SUBJECT TO LOCAL BENCHMARK ADJUSTMENT.
6. THE PURPOSE OF THIS PLAN IS TO ILLUSTRATE A PROPOSED ADDITION.
7. NO WETLANDS WERE FOUND WITHIN 200' OF THE PROPOSED ADDITION AREA.

LOCUS INFORMATION:

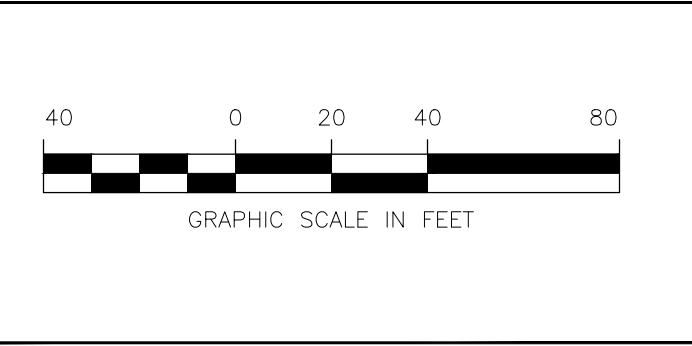
OWNER:  
DEIDRE M. GALASSO  
18 CAMP ROAD  
STURBRIDGE, MASS.  
DEED BOOK 58050, PG. 16



ZONING INFORMATION  
SUBURBAN RESIDENTIAL DISTRICT  
SOURCE: TOWN OF STURBRIDGE ZONING BYALWS AS AMENDED OCTOBER 29, 2018

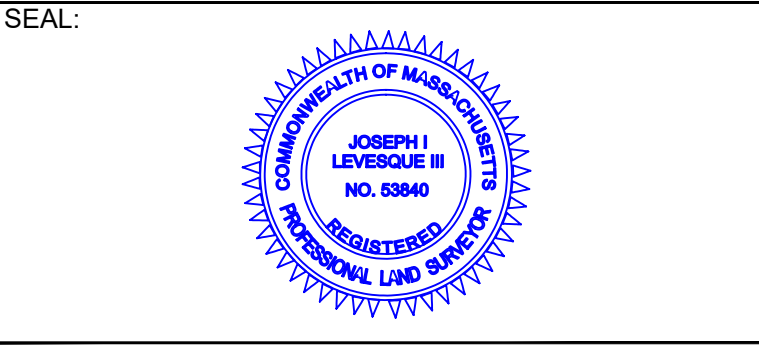
ITEMS	REQUIRED	EXISTING	PROPOSED
MIN LOT AREA	32,670 SF	166,132 SF	166,132 SF
MIN FRONTAGE	125'	263.99'	263.99'
MIN FRONT YARD	30'	289.7'	244.8'
MIN SIDE YARD	15'	109.0'	92.3'
MIN REAR YARD	15'	132.0'	198'
MAX. HEIGHT	35'	21.4'	24.5'
MAX. COVERAGE	15%	1.3%	2.3%

REVISIONS:		
REV	DATE	COMMENT
1		
2		
3		



PLOT PLAN  
OF  
MAP 2314, LOT 18  
PREPARED FOR DEIDRE & SHAUN GALASSO  
18 CAMP ROAD  
TOWN OF STURBRIDGE  
WORCESTER COUNTY  
COMMONWEALTH OF MASSACHUSETTS

PREPARED BY:  
**LEVESQUE GEOMATICS INC**  
43 GLENDALE ROAD  
STURBRIDGE, MA 01518  
PHONE: (508) 868-0041



*Joseph I. Levesque III*  
**JOSEPH I. LEVESQUE III**  
MASSACHUSETTS PROFESSIONAL LAND SURVEYOR #53840

SCALE:	1" = 40'
PROJECT #	GAL-001
DATE	FEBRUARY 16, 2022