

NOTES:

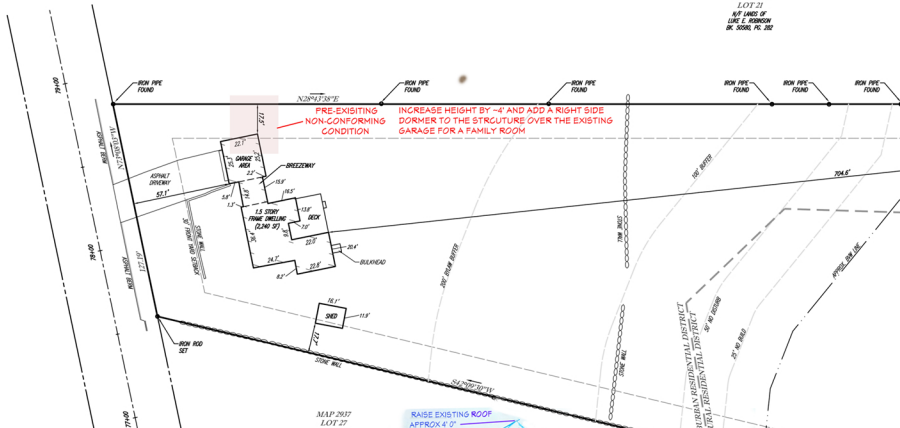
1. THE BEARING BASIS OF THIS SURVEY REFERS TO THE MASSACHUSETTS STATE PLANE COORDINATE SYSTEM AND 83 MANGLED SYSTEM BASED ON REAL TIME GPS OBSERVATIONS ON THE MAORS REAL TIME NETWORK.
2. THIS PLAN IS BASED ON INFORMATION PROVIDED BY A SURVEY PREPARED IN THIS FIELD BY LEVELING GEOMETRICS AND OTHER REFERENCE MATERIALS AS LISTED HEREON.
3. THE ELEVATIONS SHOWN REFER TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 BASED ON RTG GPS OBSERVATIONS ON THE MAORS REAL TIME NETWORK AND ARE SUBJECT TO LOCAL BENCHMARK ADJUSTMENT.
4. THE WETLAND LINES SHOWN ARE APPROXIMATE AND ARE NOT A DETERMINATION OR DELINEATION BY THIS SURVEYOR.

LOCUS INFORMATION:

OWNERS:
 ROBERT A. & MELANIE J. DOERR
 23 WHITTEMORE ROAD
 STURBRIDGE, MA 01566
 BK 65736, PG. 393
 MAP 2937, LOT 23

ZONING INFORMATION
 SUBURBAN RESIDENTIAL DISTRICT & RURAL RESIDENTIAL DISTRICT
 SOURCE: TOWN OF STURBRIDGE ZONING MAP & TOWN OF STURBRIDGE ZONING BYLAWS OCTOBER 28, 2018

ITEMS	REQUIRED	EXISTING
MIN LOT AREA	43,560 SF	191,724 SF
MIN FRONT YARD	50'	57' 1"
MIN SIDE YARD	20'	37' 6"
MIN REAR YARD	20'	704' 6"
MAX IMPERVIOUS	N/A	N/A
MAX COVERAGE	15%	1.5%
MAX HEIGHT	35'	1.5 ST.



MAP 2937
 LOT 23
 NEW SHED ON
 NEW SIDE SETBACK
 BK 65736, PG. 393

