



CONTRACTOR TO USE CAUTION WHEN EXCAVATING AS THIS PROPERTY IS SERVICED BY UNDERGROUND UTILITIES. LOCATIONS SHOWN HEREON COME DIRECTLY FROM UTILITY COMPANY PLANS AND, WHERE POSSIBLE, FROM MEASUREMENTS TAKEN IN THE FIELD. CONTRACTOR RESPONSIBLE FOR CONTACTING DIGSAFE AT LEAST 72 HOURS PRIOR TO EXCAVATION AND SHALL MAINTAIN ALL DIGSAFE MARKINGS DURING CONSTRUCTION.

**RECORD OWNERSHIP**  
JOHN P. MURPHY, TRUSTEE  
BEVERLY A. MURPHY, TRUSTEE  
PLUM ISLAND REALTY TRUST

**DEED REFERENCE**  
ESSEX SOUTH REGISTRY OF DEEDS  
BOOK 8655 PAGE 404

**PLAN REFERENCE**  
ESSEX SOUTH REGISTRY OF DEEDS  
PLAN BOOK 34 PLAN 22 (BLOCK 1 LOT 111)

3 MARSH STREET - ASSESSORS MAP 75 LOT 72 ZONING DISTRICT A/C & PI0D			
	REQUIRED	EXISTING	PROPOSED
LOT AREA:	400,000 S.F. (MIN.)	* 7,153 S.F.	UNCHANGED
LOT FRONTAGE:	300 FT. (MIN.)	* 58.8'	UNCHANGED
FRONT SETBACK:	50 FT. (MIN.)	* 41.0'	25.1'
RIGHT SIDE SETBACK:	50 FT. (MIN.)	* 17.2'	UNCHANGED
LEFT SIDE SETBACK:	50 FT. (MIN.)	* 11.7'	UNCHANGED
REAR SETBACK:	50 FT. (MIN.)	* 18.9'	UNCHANGED
LOT COVERAGE:	3% (MAX.)	* 22.0%	27.9%
BLDG. HEIGHT:	30-FT (MAX.)	27.24'	UNCHANGED
NO. OF STORIES:	2 (MAX.)	* 3	UNCHANGED

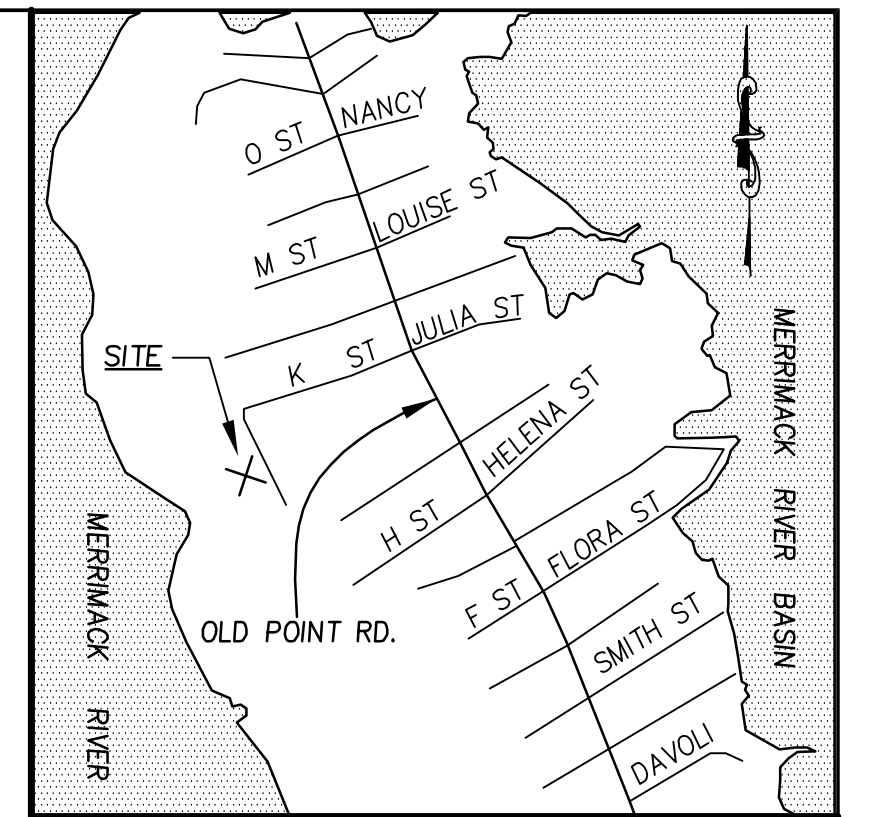
\* REPRESENTS AN EXISTING NON-CONFORMITY  
\*\*\* FOR ADDITIONAL INFORMATION ON PROPOSED STRUCTURE SEE ARCHITECTURAL PLANS SUBMITTED WITH BUILDING APPLICATION.

**VIRGINIA ROSE**

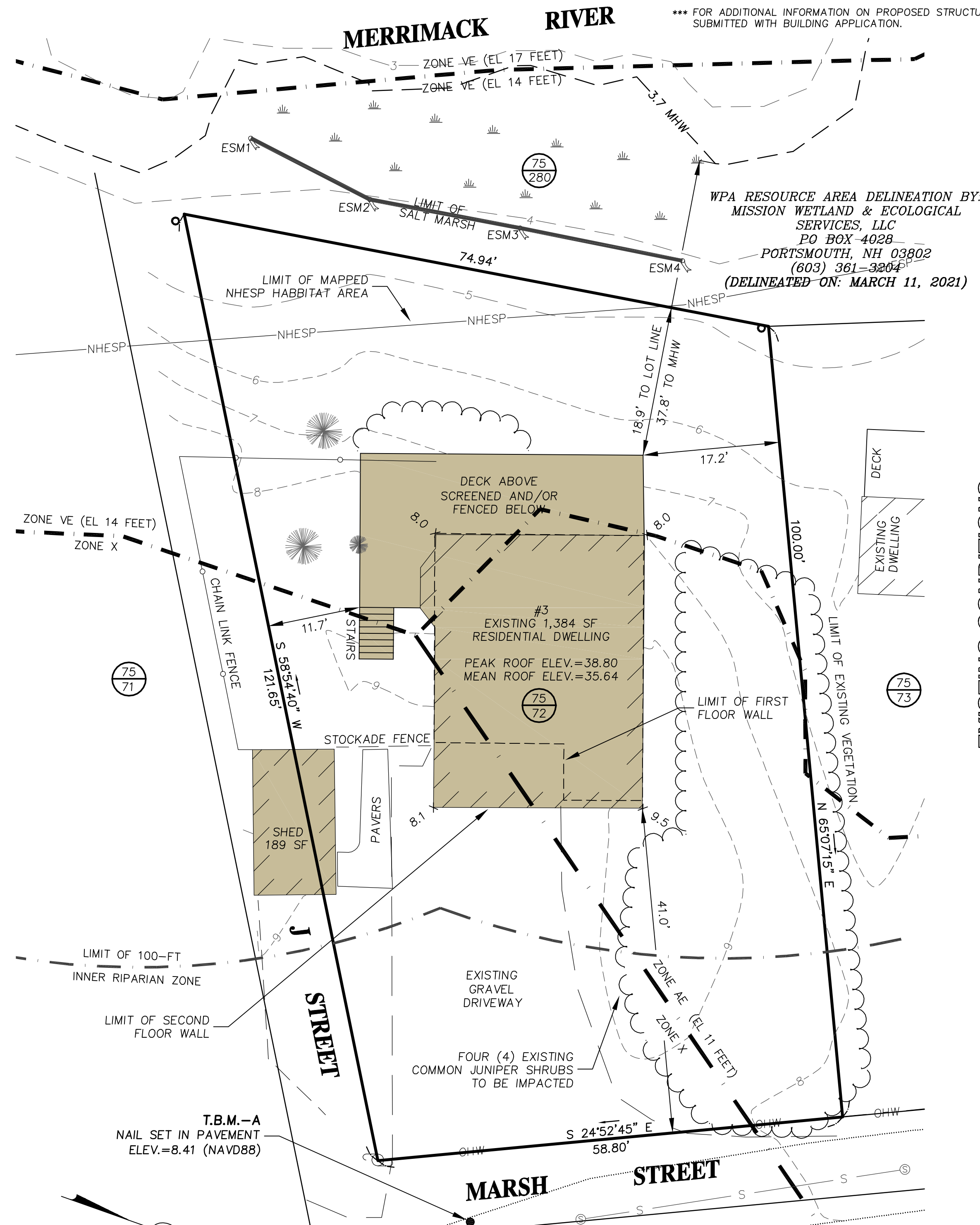


**FROM MASSACHUSETTS OFFICE OF COASTAL ZONE MANAGEMENT WEBSITE**  
(<https://www.mass.gov/info-details/coastal-landscaping-in-massachusetts-shrubs-and-groundcovers#virginia-rose>)  
Virginia Rose (Rosa Virginiana), is a native shrub, growing 2 to 6 feet high, with many spreading branches, thorny stems, and attractive flowers. The dark green, toothed leaves turn purplish-red in the fall. The fragrant 2 to 3-inch diameter flowers are pink with yellow centers and bloom from June through August. Many insects that visit the rose blooms for nectar help pollinate the flowers that later become rose hips. The 1/2-inch-wide rose hips stay on the plant through winter, are edible, are high in Vitamin C and essential fatty acids, are a good food source for many animals, and can be used to make teas and medicines. Virginia rose prefers full sun and well-drained, acidic soil (but can also survive in moist soils). Virginia rose is easy to transplant and grow, is tolerant of salt, and does well under winter conditions, making it a good specimen for seaside planting. The thicket-forming character provides a great hedge and good cover for birds and other animals.

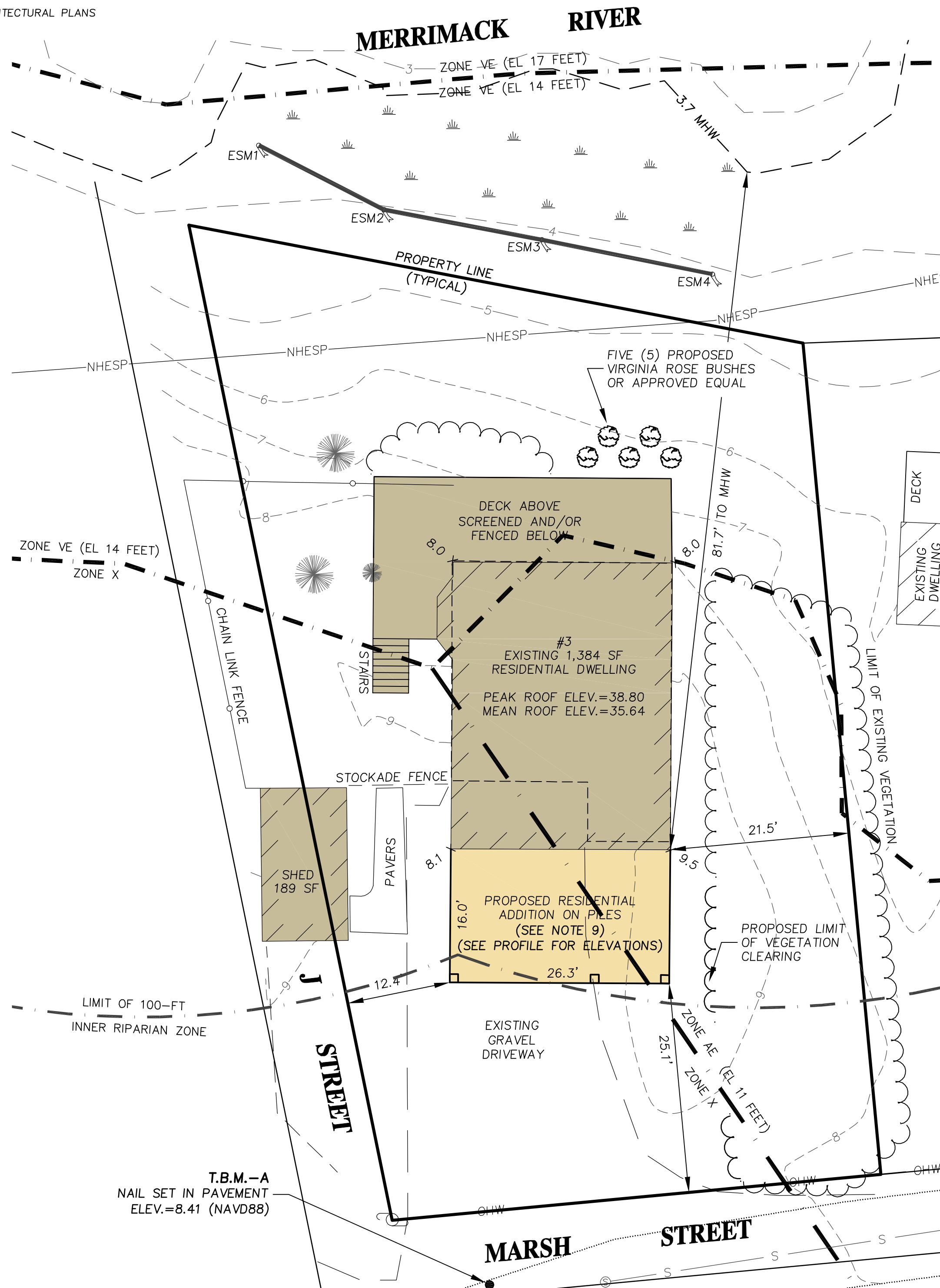
ALTERNATIVE SPECIES: SHRUBBY CINQUEFOIL, ELDERBERRY, INKBERRY, northern bayberry



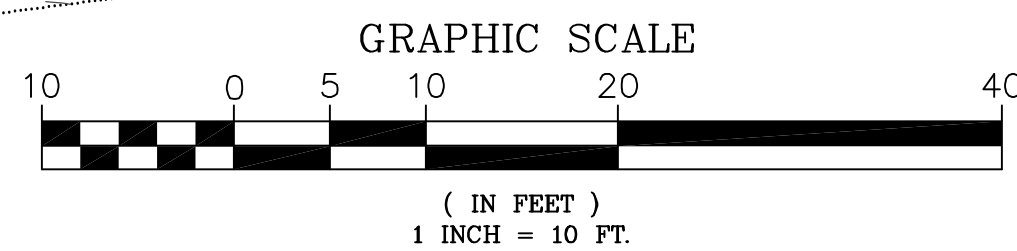
**LOCUS MAP**  
SCALE: 1"=250'



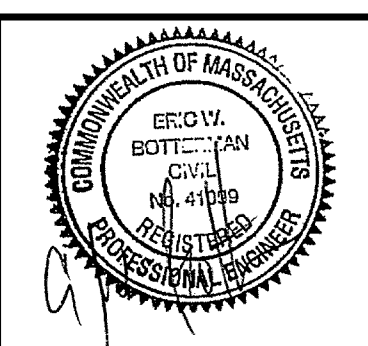
**PROPOSED SITE IMPROVEMENTS**



- NOTES:**
- PLEASE BE ADVISED THAT THESE PLANS SHOULD BE CONSIDERED TO BE A PROGRESS PRINT UNLESS STAMPED BY THE LOCAL CONSERVATION COMMISSION AS APPROVED. THE CONTRACTOR SHOULD OBTAIN AN APPROVED COPY TO USE DURING CONSTRUCTION.
  - LANDOWNER SHALL BE RESPONSIBLE FOR CONTACTING THE LOCAL CONSERVATION COMMISSION TO DETERMINE THE LENGTH OF TIME THE APPROVAL IS VALID. EXTENSIONS TO THE APPROVAL EXPIRATION DATE MAY BE GRANTED BY THE COMMISSION, AT THEIR DISCRETION, IF REQUESTED IN WRITING PRIOR TO THE DATE OF EXPIRATION.
  - THIS PLAN SHOWS ALL KNOWN UNRECORDED OR UNWRITTEN EASEMENTS WHICH EXIST ON THE SUBJECT PARCEL. A REASONABLE AND DILIGENT ATTEMPT HAS BEEN MADE TO OBSERVE ANY APPARENT, VISIBLE USES OF THE LAND; HOWEVER, THIS DOES NOT CONSTITUTE A GUARANTEE THAT ADDITIONAL EASEMENTS DO NOT EXIST.
  - AN ON GROUND SURVEY AND/OR EVALUATION HAS DETERMINED THAT THE SUBJECT PARCEL IS LOCATED WITHIN, OR ADJACENT TO, THE FOLLOWING MAPPED OR UNMAPPED RESOURCE AREAS:
    - A) COASTAL DUNES (310 CMR 10.28)
    - B) BARRIER BEACHES (310 CMR 10.29)
    - C) SALT MARSHES (310 CMR 10.32)
    - D) RIVERFRONT AREA (310 CMR 10.58)
    - E) LAND SUBJECT TO COASTAL STORM FLOWAGE
    - F) FEMA FLOOD ZONE AE (ELEV.=11) & ZONE VE (ELEV.=14) AS SHOWN ON FEMA MAP 25009C0137G, DATED JULY 16, 2014.
  - THE CERTIFICATIONS SHOWN HEREON ARE NOT INTENDED AS CERTIFICATION TO TITLE OR OWNERSHIP OF PROPERTY SHOWN. OWNERS OF ADJOINING PROPERTIES ARE ACCORDING TO CURRENT TOWN ASSESSOR RECORDS.
  - ALL WORK SHALL COMPLY WITH THE COMMONWEALTH OF MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL PROTECTION REGULATIONS AND ALL LOCAL REGULATIONS.
  - PROPOSED CONSTRUCTION ACTIVITIES ARE LOCATED WITHIN AN AREA SUBJECT TO THE WETLANDS PROTECTION ACT. IT IS STRONGLY RECOMMENDED BY THE DESIGN ENGINEER THAT NO DEMOLITION OR BUILDING PERMITS BE ISSUED PRIOR TO THE REVIEW AND APPROVAL OF ALL APPROPRIATE ENVIRONMENTAL PERMITTING AUTHORITIES. EROSION CONTROL MEASURES AND/OR CONSTRUCTION FENCING, AS REQUIRED, SHALL BE INSTALLED PRIOR TO THE START OF ANY WORK AND SHALL BE INSPECTED DAILY AND MAINTAINED IN GOOD CONDITION THROUGHOUT THE LIFE OF THE PROJECT.
  - ANY AND ALL CONSTRUCTION OR DEMOLITION DEBRIS RESULTING FROM APPROVED CONSTRUCTION ACTIVITIES SHALL BE REMOVED AND PROPERLY DISPOSED OF IN ACCORDANCE WITH ALL FEDERAL, STATE, AND LOCAL REQUIREMENTS.
  - PILE LOCATIONS AND QUANTITY SHOWN ARE APPROXIMATE. ACTUAL LOCATION AND NUMBER OF PILES SHALL BE DETERMINED BY A STRUCTURAL ENGINEER OR OTHER QUALIFIED PROFESSIONAL.



NO.	DATE	DESCRIPTION	BY



**MEI MILLENNIUM ENGINEERING, INC.**  
ENGINEERING AND LAND SURVEYING  
62 ELM ST. SALISBURY, MA 01952 (978) 463-8980  
13 HAMPTON RD., P.O. BOX 745 EXETER, NH 03833 (603) 778-0528

**PLAN TO ACCOMPANY A NOTICE OF INTENT**  
IN  
**NEWBURYPORT, MA**

PREPARED FOR  
**JACK & BEVERLY MURPHY**  
P.O. BOX 1510  
NEWBURYPORT, MA. 01950  
PHONE: (978) 815-1041  
EMAIL: JAXBOAT@VERIZON.NET

SHOWING  
**EXISTING CONDITIONS & PROPOSED SITE IMPROVEMENTS**  
3 MARSH STREET  
(MAP 75, LOT 72)

SCALE: AS NOTED	CALC. BY: M.A.S.	PROJECT: M213910
DATE: MAY 5, 2021	CHKD. BY: E.W.B.	SHEET: 1 OF 1