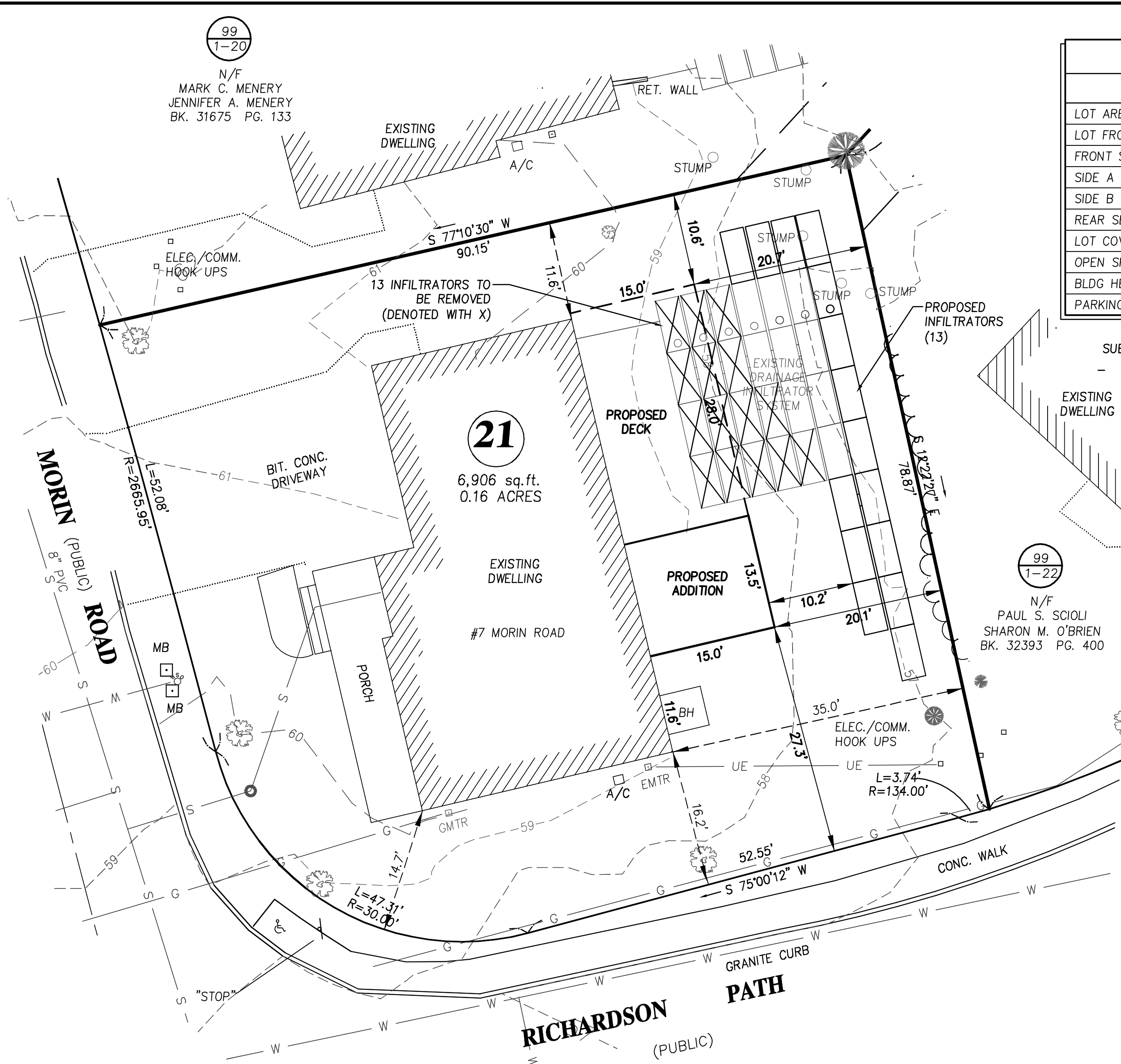


LOCUS MAP
SCALE: 1"=1000'

LEGEND

- I ROD IRON ROD
- FND. FOUND
- N/F NOW OR FORMERLY
- 14 EXISTING ELEVATION CONTOUR
- TREE
- T.B. TELEPHONE BOX
- E.B. ELECTRIC BOX
- UP UTILITY POLE
- G GUY WIRE
- CONC. CONCRETE
- BIT. BITUMINOUS
- GC GRANITE CURB
- BB BITUMINOUS BERM
- D DRAINAGE
- W WATER
- S SEWER
- G GAS
- OHW OVERHEAD WIRE
- UGE UNDERGROUND ELECTRIC
- 15X5 SPOT GRADE
- S SIGN
- CB CATCH BASIN
- ⊙ DMH DRAIN MANHOLE
- ⊙ SMH SEWER MANHOLE
- ⊙ HYDRANT
- ⊙ GAS VALVE
- ⊙ GAS SHUT OFF
- ⊙ WATER SHUT OFF
- ⊙ WATER VALVE
- /00 ASSESSORS MAP#
- /00 PARCEL#



ZONING TABLE

7 MORIN ROAD – ASSESSORS MAP 99 LOT 1–21 ZONING DISTRICT – RESIDENTIAL 2			
	REQUIRED	EXISTING	PROPOSED
LOT AREA:	10,000 S.F.	6,906 S.F.	6,906 S.F.
LOT FRONTAGE:	90 FT	155.68 FT	155.68 FT
FRONT SETBACK:	25 FT	14.7 FT	14.7 FT
SIDE A SETBACK:	10 FT	11.6 FT	11.6 FT
SIDE B SETBACK:	10 FT	16.2 FT	16.2 FT
REAR SETBACK:	25 FT	35.0 FT	20.1 FT
LOT COVERAGE:	25% MAX	20.9%	23.8%
OPEN SPACE:	40% MIN	66.7%	63.8%
BLDG HEIGHT:	35 FT	< 35 FT.	< 35 FT
PARKING SPACE:	2	2	2

– SEE ZONING ORDINANCE SECTION XIV (OSRD)
SUBSECTION XIV-H a (1) REDUCTION IN DIMENSIONAL REQUIREMENTS
– SEE ARCHITECTURAL PLANS FOR FURTHER INFORMATION ON
PROPOSED IMPROVEMENTS ON DWELLING.

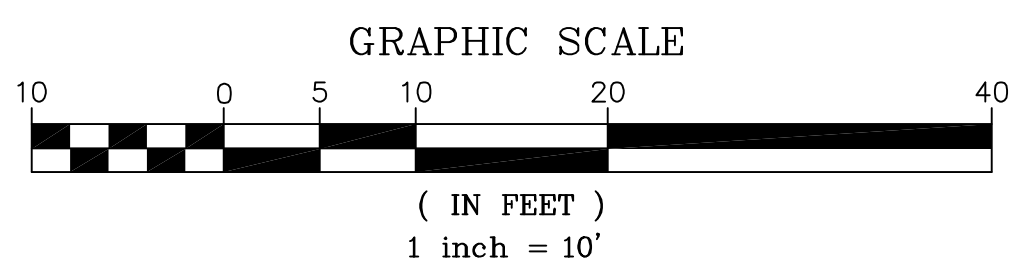
PLAN REFERENCE

PLAN ENTITLED "OSRD DEFINITIVE PLAN
FOR LAND IN NEWBURYPORT,
MASSACHUSETTS"
SHOWING A PROPOSED SUBDIVISION
MODIFICATION
DATED: MAR. 9, 2011
FINAL SUBMITTAL: 8–1–11
BY: MILLENNIUM ENGINEERING, INC.

PLAN BK.427 PLAN 86
PLAN BK.411 PLAN 32

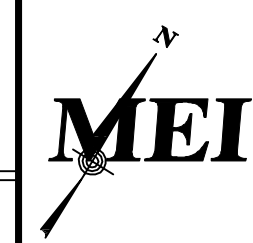
OWNER OF RECORD

JUSTIN M. & JANE K.
DUTCHER
BK.32415 PG.426



PREPARED FOR
JUSTIN M. DUTCHER
JANE K. DUTCHER
7 MORIN ROAD
NEWBURYPORT, MA 01950

CERTIFIED PLOT PLAN
IN
NEWBURYPORT, MA
SHOWING
PROPOSED ADDITION
AT
7 MORIN ROAD



MILLENNIUM ENGINEERING, INC.
ENGINEERING AND LAND SURVEYING
62 ELM ST. SALISBURY, MA 01952 (978) 463–8980
13 HAMPTON RD. EXETER, NH 03833 (603) 778–0528

SCALE: 1"=10'	CALC. BY: P.D.B.	PROJECT: M213921
DATE: JUN. 7, 2021	CHKD. BY: J.S.H.	SHEET: 1 OF 1