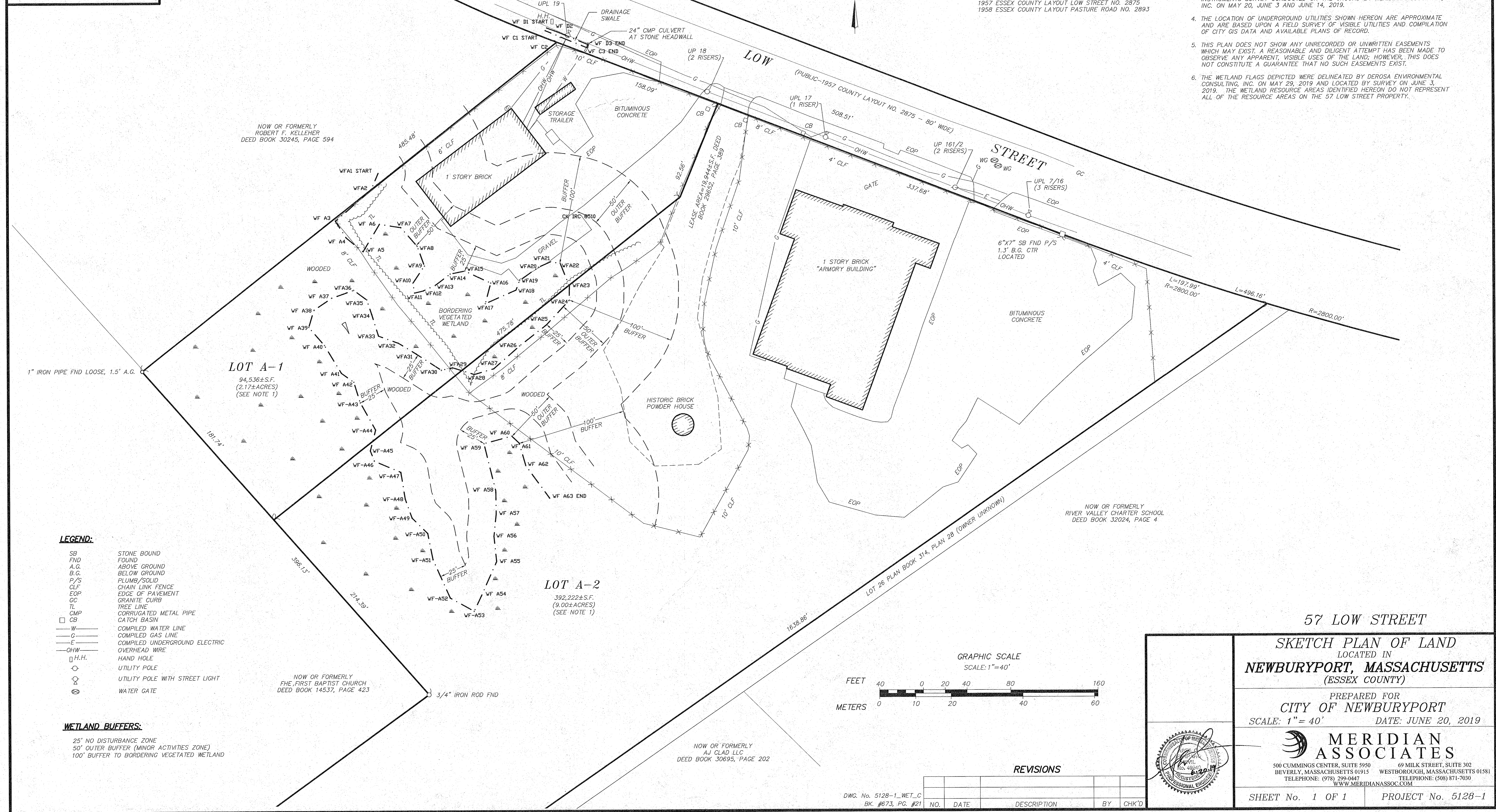


RECORD OWNER:
 COMMONWEALTH OF MASSACHUSETTS
 DEED BOOK 3799, PAGE 270
 DEED BOOK 29652, PAGE 389 (LEASE)

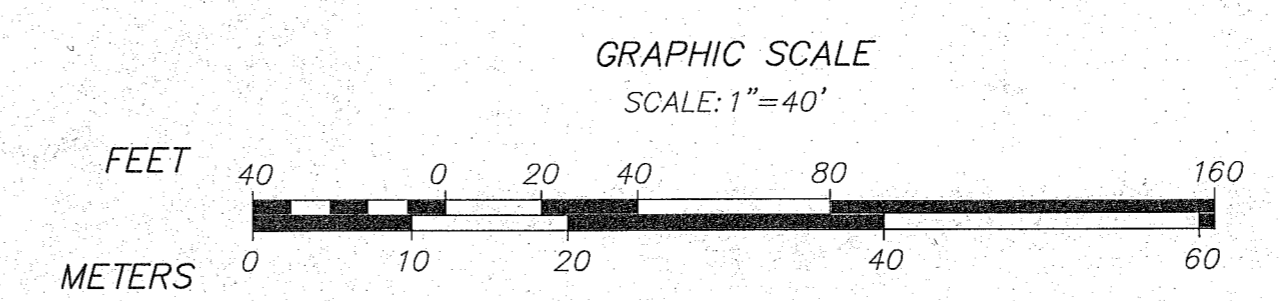
REFERENCES:
 PLAN NUMBER 58 OF 1951
 PLAN BOOK 148, PLAN 8
 PLAN BOOK 246, PLAN 8
 PLAN BOOK 310, PLAN 18
 PLAN BOOK 314, PLAN 28
 1957 ESSEX COUNTY LAYOUT LOW STREET NO. 2875
 1958 ESSEX COUNTY LAYOUT PASTURE ROAD NO. 2893

- NOTES:**
1. THE PURPOSE OF THIS PLAN IS TO DEPICT THE TREE LINE, WETLAND RESOURCE AREAS, AND JURISDICTIONAL WETLAND BUFFER ZONES IN THE VICINITY OF LOT A-1, WHICH IS TO BE CONVEYED FROM COMMONWEALTH OF MASSACHUSETTS TO THE CITY OF NEWBURYPORT, AND IS SHOWN ON AN APPROVAL NOT REQUIRED PLAN OF EVEN DATE TO BE RECORDED.
 2. THE SUBJECT PROPERTY IS DEPICTED AS LOT 8 ON CITY OF NEWBURYPORT ASSESSOR'S MAP 82.
 3. THE LIMITED SITE DETAIL DEPICTED HEREON WAS OBTAINED BY AN INSTRUMENTS SURVEY CONDUCTED ON THE GROUND BY MERIDIAN ASSOCIATES, INC. ON MAY 20, JUNE 3 AND JUNE 14, 2019.
 4. THE LOCATION OF UNDERGROUND UTILITIES SHOWN HEREON ARE APPROXIMATE AND ARE BASED UPON A FIELD SURVEY OF VISIBLE UTILITIES AND COMPILATION OF CITY GIS DATA AND AVAILABLE PLANS OF RECORD.
 5. THIS PLAN DOES NOT SHOW ANY UNRECORDED OR UNWRITTEN EASEMENTS WHICH MAY EXIST. 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 NO SUCH EASEMENTS EXIST.
 6. THE WETLAND FLAGS DEPICTED WERE DELINEATED BY DEROSA ENVIRONMENTAL CONSULTING, INC. ON MAY 29, 2019 AND LOCATED BY SURVEY ON JUNE 3, 2019. THE WETLAND RESOURCE AREAS IDENTIFIED HEREON DO NOT REPRESENT ALL OF THE RESOURCE AREAS ON THE 57 LOW STREET PROPERTY.



- LEGEND:**
- SB STONE BOUND
 - FND FOUND
 - A.G. ABOVE GROUND
 - B.G. BELOW GROUND
 - P/S PLUMB/SOLID
 - CLF CHAIN LINK FENCE
 - EOP EDGE OF PAVEMENT
 - GC GRANITE CURB
 - TL TREE LINE
 - CMP CORRUGATED METAL PIPE
 - CB CATCH BASIN
 - W COMPILED WATER LINE
 - G COMPILED GAS LINE
 - E COMPILED UNDERGROUND ELECTRIC
 - OHW OVERHEAD WIRE
 - H.H. HAND HOLE
 - UTILITY POLE
 - UTILITY POLE WITH STREET LIGHT
 - WATER GATE

WETLAND BUFFERS:
 25' NO DISTURBANCE ZONE
 50' OUTER BUFFER (MINOR ACTIVITIES ZONE)
 100' BUFFER TO BORDERING VEGETATED WETLAND

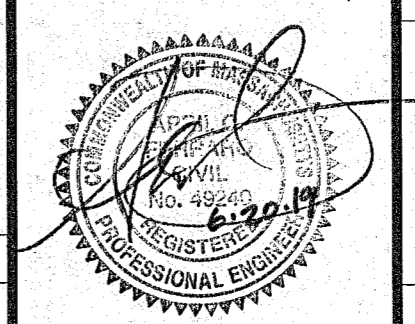


REVISIONS

NO.	DATE	DESCRIPTION	BY	CHK'D

57 LOW STREET
 SKETCH PLAN OF LAND
 LOCATED IN
NEWBURYPORT, MASSACHUSETTS
 (ESSEX COUNTY)

PREPARED FOR
CITY OF NEWBURYPORT
 SCALE: 1" = 40' DATE: JUNE 20, 2019



MERIDIAN ASSOCIATES
 500 CUMMINGS CENTER, SUITE 950 BEVERLY, MASSACHUSETTS 01915
 69 MILK STREET, SUITE 302 WESTBOROUGH, MASSACHUSETTS 01581
 TELEPHONE: (978) 299-0447 TELEPHONE: (508) 871-7030
 WWW.MERIDIANASSOC.COM

SHEET No. 1 OF 1 PROJECT No. 5128-1

DWG. No. 5128-1_WET_C
 BK. #673, PG. #21

NOW OR FORMERLY
 AJ CLAD LLC
 DEED BOOK 30695, PAGE 202

NOW OR FORMERLY
 RIVER VALLEY CHARTER SCHOOL
 DEED BOOK 32024, PAGE 4

NOW OR FORMERLY
 ROBERT F. KELLEHER
 DEED BOOK 30245, PAGE 594

LOT A-1
 94,536± S.F.
 (2.17± ACRES)
 (SEE NOTE 1)

LOT A-2
 392,222± S.F.
 (9.00± ACRES)
 (SEE NOTE 1)