



- ### NOTES
- OWNERS: DECASTRO BUILDERS, INC.
25 ASYLUM ROAD, WARREN, RI 02885
 - ASSESSORS DESIGNATION - MAP 6 LOT 40
 - TITLE REFERENCE: DEED BOOK 18891 PAGE 174
 - SITE SHOWN IS NOT LOCATED IN THE "WATER RESOURCE PROTECTION DISTRICT"
 - WETLANDS DELINEATION BY ECOSYSTEM SOLUTIONS INC.
 - SITE SHOWN IS NOT LOCATED IN A FLOOD HAZARD ZONE AS SHOWN ON FIRM PANEL 250063 0010 A DATED SEPTEMBER 5, 1979.
 - ELEVATIONS SHOWN BASED ON AN ASSUMED DATUM.
 - STREAM DETERMINED TO BE INTERMITTANT PER DEP WETLAND PROTECTION ACT REGULATION 310CMR 10.58.(2)(A)(1)(D) BASED ON FIELD OBSERVATION THAT THE STREAM IS NOT FLOWING ON DATES RECORDED BETWEEN SEPTEMBER 3, 2010 AND SEPTEMBER 16, 2010.
 - POND DETERMINED NOT TO BE A VERNAL POOL DUE TO THE PRESENCE OF FISH POPULATION.
 - ANORAD APPROVED BY SEEKONK CONSERVATION COMMITTEE DEP FILE #SE 069-0698
 - ZONING DISTRICT REQUIREMENT FOR "R-2":

MINIMUM AREA	= 22,500 Sq.Ft.
MINIMUM FRONTAGE	= 150'
MINIMUM FRONTYARD	= 35'
MINIMUM SIDERYARD	= 20' + 5'/STORY
MINIMUM REARYARD	= 50'
 - PLAN REFERENCE - APPROVAL NOT REQUIRED PLAN "OLNEY STREET ESTATES" PREPARED FOR DECASTRO BUILDERS, INC. DATED FEBRUARY 18, 2011 RECORDED IN PLAN BOOK 480 PAGE 64.

LEGEND

BOUND	□	WATER VALVE	WV
IRON ROD	○	WATER SHUTOFF	WS
DRILL HOLE	⊙	WATER LINE	W
RR SPIKE	⊙	GAS LINE	G
DRAIN MANHOLE	⊙	OVERHEAD WIRES	OW
CATCH BASIN	□	GAS VALVE	GV
STONE WALL	⊘	EXISTING CONTOURS	38
UTILITY POLE	⊙		
HYDRANT	⊙		

WETLAND LEGEND

WETLANDS LINE	---
TOP OF BANK INTERMITTENT STREAM	---
100' WETLANDS BUFFER ZONE	---
50' / 25' WETLANDS BUFFER ZONES	---

SUBJECT TO A COVENANT DULY EXECUTED DATED THE _____ DAY OF _____, RUNNING WITH THE LAND, TO BE DULY RECORDED BY OR FOR THE OWNER OF RECORD. THIS PLAN IS SUBJECT TO ALL CONDITIONS OF THE SEEKONK PLANNING BOARD CERTIFICATE OF ACTION DATED _____ FILED WITH THE SEEKONK TOWN CLERK ON _____ AND HEREWITH RECORDED AS A PART OF THIS PLAN.

I HEREBY CERTIFY THAT THERE HAS BEEN NO APPEAL TAKEN TO THIS PLANNING BOARD ACTION DURING THE 20 DAY STATUTORY APPEAL PERIOD.

DATE: _____ TOWN CLERK, TOWN OF SEEKONK

SEEKONK PLANNING BOARD

APPROVED UNDER SUBDIVISION CONTROL LAW

PRELIM. PLAN FILED	CHAIRMAN
DEF PLAN FILED	CLERK
PUBLIC HEARING	
DEF PLAN APPROVED	
DEF PLAN ENDORSED	

EXISTING CONDITIONS PLAN 69-707

"CALEB ESTATES"
160 OLNEY STREET SEEKONK, MASSACHUSETTS
ASSESSORS MAP 6 LOT 40

APPLICANT: DECASTRO BUILDERS, INC.
25 ASYLUM ROAD, WARREN R.I. 02885

JOB #	SCALE:	DRAWN BY:	DATE:
10080	1" = 60'	SCA	MAR. 18, 2011

REVISED: SEPTEMBER 25, 2011 ENGINEER COMMENTS

PROFESSIONAL ENGINEERS AND LAND SURVEYORS
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SEEKONK, MA 02771
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SHEET 4 OF 10

