



NOTES (apply to all sheets)

- LOCUS IS SHOWN ON MARBLEHEAD ASSESSORS MAP 46, LOTS 17 AND 17A. TOPOGRAPHY PER NORTH SHORE SURVEY CORP. (NASS) ON-THE-GROUND FIELD SURVEY (February, 2019). DEED REFERENCE (RECORDED AT THE DEED CLERK'S OFFICE OF DEEDS).
- 462 CLIFTON HEIGHTS LANE BOOK 307A, PAGE 426.
- 462 CLIFTON HEIGHTS LANE BOOK 307A, PAGE 446.
- MEAN HIGH WATER LINE (MHW) WAS DETERMINED BY NORTH SHORE SURVEY CORPORATION.
- THE SITE PRESENTLY INCLUDES A SINGLE-FAMILY HOME, COVERED CARPORT, BRICKWALL, DECKS, PORCHES, TENNIS COURT, RETAINING WALLS (underside walls), WALKWAYS & STEPS, PATIOS, UTILITY LINES AND LANDSCAPING.
- ELEVATIONS (shown on this plan) ARE BASED ON NAVD83 (mean).
- LAND SUBJECT TO COASTAL STORM DAMAGE (CSD) AND COASTAL FLOOD HAZARD (CFH) ARE SHOWN ON THE 100-YEAR FLOOD HAZARD MAP (FHM) FOR THE 500-YEAR FLOODPLAIN. NOTE: AN UNSHADED X-ZONE DOES EXIST FOR THIS FHM DOES NOT RESOLVE A STORMWATER ELEVATION IN THIS UNSHADED X-ZONE (A WAVE DEFICIT IS ASSUMED).
- NOTE: THIS PLAN BY NO MEANS CONSTITUTES A FEMA FLOOD CERTIFICATION (OR A FEMA ELEVATION CERTIFICATE FOR THE DETERMINATION OF FLOOD INSURANCE). ADDITIONAL FIELD SURVEY AND OTHER WORK WOULD BE REQUIRED BY OTHERS FOR SUCH A CERTIFICATION.
- THE FOLLOWING NOTES PERTAIN TO THE UTILITIES (AND OTHER IMPROVEMENTS) OUTSIDE OF THE BUILDINGS. UTILITIES INSIDE THE BUILDING SHALL BE LOCATED/DETERMINED & SPECIFIED BY OTHERS.
- THIS PLAN DOES NOT NECESSARILY SHOW ALL UTILITY LINES (GAS/SEWER/UNDERGROUND CONDITIONS) SINCE FIELD SURVEY WAS PERFORMED ON VISIBLE ABOVE-GROUND STRUCTURES ONLY (WITHOUT EXHAUSTIVE EXCAVATION). THE PLAN ELECTRIC/MAGNETIC TRACING METHODS WERE ALSO NOT USED IN THE PREPARATION OF THIS PLAN. THE LOCATIONS OF EXISTING UNDERGROUND UTILITY LINES SHOWN ON THIS PLAN ARE APPROXIMATE. THE PREPARATION OF THIS PLAN AND THE RECENT FIELD SURVEY OF VISIBLE ABOVE-GROUND STRUCTURES, PRIOR TO ANY CONSTRUCTION, THE CONTRACTOR SHALL LOCATE THE FULL EXTENT OF THE UTILITY LINES. THE CONTRACTOR SHALL ALSO VERIFY & UTILITY LINES ARE ABANDONED (and properly sealed in place).
- FIELD DOES NOT CARRY THE PHYSICAL CONDITION OF ANY EXISTING UTILITIES SINCE A TV CAMERA WAS NOT USED FOR THE SURVEY. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION.
- THE CONTRACTOR SHALL VERIFY THAT THEY ARE TO CODE AND COMPLIANT WITH MARBLEHEAD RULES, REGULATIONS AND ORDINANCES.
- STRUCTURAL ENGINEERING SHALL BE PERFORMED BY OTHERS. CONSTRUCTION SHALL ALSO BE PERFORMED BY OTHERS. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION.
- THIS SITE PLAN PREPARED BY THE DESIGN ENGINEER, PATRICK & KARA WILSON (LAND DEVELOPMENT ENGINEERING) (LDE) DOES NOT NECESSARILY REPRESENT COMPLIANCE WITH ZONING BY-LAW. PRIOR TO BEGINNING A BUILDING BUILDING SERVICES REQUIRE CONFORMANCE FROM THE BUILDING INSPECTOR PRIOR TO ANY DESIGN AND/OR CONSTRUCTION. WATERS AND/OR VARIANCES MAY BE REQUIRED BASED UPON THE OPINION OF THE BUILDING INSPECTOR).

LEGEND:

TIR = TO BE REMOVED

IF = EXISTING TO REMAIN

NOTE: THIS SITE PLAN IS NOT FOR CONSTRUCTION.

THE SITE CONTRACTOR MAY WANT TO MAKE CHANGES DURING ACTUAL ARE FIELD AND VOID UNDERSTANDING APPROVAL (FROM P20) IS OBTAINED PRIOR TO MAKING ANY FIELD CHANGE DURING CONSTRUCTION.

ANY CHANGES TO THIS PLAN ALSO REQUIRE PRIOR AUTHORIZATION FROM THE MARBLEHEAD CONSERVATION COMMISSION PER THE ORDERS OF CONSERVATION DESIGN.

NOTE: THIS PLAN HAS BEEN REDUCED FROM THE ORIGINAL. THE ACTUAL SCALE OF THIS SITE PLAN IS: 1" = 20'

SITE PLAN

PROPOSED SCOPE OF WORK

SITE PLAN APPLICATION

Marblehead Planning Board

House & Site Work

#27-29 Clifton Heights Lane

Marblehead, MA

May 5, 2020

Plan Scale: 1" = 10'

Sheet 2 of 2

PATROWITZ

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