



LEGEND:
TBD&R = TO BE DEMOLISHED & REMOVED
 (Removed from site and properly disposed of)
ex = EXISTING TO REMAIN
 replace = REMOVE & REPLACE/RESTORE IN-KIND
 (possibly re-use & re-install or upgrade)
 RE-USE = remove temporarily, then re-install (if possible)
 supplement like materials if necessary
RENOVATE = The owner proposes within (and inside) the same footprint (and/or reduced footprint) to make house repairs/improvements & modifications/alterations including the replacement (in-kind) of doors, windows, roofing re-construction/re-shingling (including vertical extension), structural beams/rafters, soffits, fascia boards, gutters, downspouts, insulation, siding/membranes, deck structural beams & columns/supports, decking & railings, house exterior/interior walls, chimney replacement and/or chimney cleaning/re-pointing and seasonal awnings (repairs while using the T&R method) ABOVE & BEYOND A READY PERMITTED WORK (per already issued MINOR ACTIVITY PERMIT(S)).
RE-CONSTRUCT = The owner proposes to demolish the existing house and its foundation. Then, the owner proposes to install a new house foundation on the same footprint (and/or a reduced footprint) per current Building Codes. New house framing would be built upon the new foundation.
BUILDING ADDITION = The owner proposes expand beyond the existing foundation footprint with a new foundation and new framing, roof and other building improvements for additional living space.

NOTE: EXISTING UTILITIES (assuming they are in good working condition to be verified by the contractor) SHALL BE RE-USED (if possible) per Marblehead W&SD Dept's, and/or other respective utility companies. IF LANDSCAPING IS REQUIRED TO BE REMOVED FOR CONSTRUCTION and/or UTILITIES PURPOSES, THEN THE LANDSCAPING/HARDSCAPE SHALL BE REPLACED/RESTORED IN-KIND.
NOTE: INCLUDED IN THIS PROPOSED SCOPE OF WORK ARE SOIL BORINGS AND INVESTIGATORY TEST PITS (for structural/geotechnical/drainage engineering purposes). The disturbed ground surface shall be restored in-kind and at same grades (as existing).

NOTES (applies to all sheets)
 1. LOCUS IS SHOWN ON MARBLEHEAD ASSESSORS MAP 157, LOT 10. TOPOGRAPHY PER NORTH SHORE SURVEY CORP. (NSSC) ON-THE-GROUND FIELD SURVEY (February, 2019 thru December, 2022) DEED REFERENCE (RECORDED AT THE ESSEX COUNTY RECORDS OFFICE) BOOK 41223, PAGE 537.
 MEAN LOW WATER LINES WERE TRACED BY PILE USING BEST-FIT GRID FEATURES FROM THE CHAPTER 91 LICENSE #12897 (RECORDED AT THE ESSEX COUNTY RECORDS OFFICE) BOOK 29373, PAGE 44.
 2. THE SITE PRESENTLY INCLUDES A SINGLE-FAMILY HOUSE, GARAGE (attached), DRIVEWAY, SEAWALL, RETAINING WALLS (underside walls), LAWN TERRACES, WALKWAYS & STEPS, PATIOS, HEN UTILITIES AND LANDSCAPING.
 3. ELEVATIONS (shown on this plan) ARE BASED ON NAVD'88 (datum)
 4. LAND SUBJECT TO COASTAL STORM FLOWAGE (LSCSF) 310 CAR 1004 MEANS LAND SUBJECT TO ANY inundation CAUSED BY COASTAL STORMS UP TO AND INCLUDING THAT CAUSED BY THE 100-YEAR STORM, SOURCE OF RECORD OR STORM OF RECORD, WHICHEVER IS GREATER.
 VE-COASTAL ZONE WITH VELOCITY HAZARD (wave action) SPECIAL FLOOD HAZARD AREA (SFA) IS DEFINED AS: "AREA SUBJECT TO INUNDATION BY THE ONE-PERCENT-ANNUAL-CHANCE FLOOD EVENT WITH ADDITIONAL HAZARDS DUE TO STORM-INDUCED VELOCITY WAVE ACTION." (ie. the 100-YEAR FLOODPLAIN BOUNDARY LINE (black jagged line with orange-colored shaded area as shown on the referenced plan)). THE BASE FLOOD ELEVATION (BFE) ASSOCIATED WITH THIS VE-ZONE WAS DETERMINED BY FEMA'S HYDRAULIC ANALYSIS (black jagged line with orange-colored shaded area as shown on the referenced plan). THE BASE FLOOD ELEVATION (BFE) ASSOCIATED WITH THIS VE-ZONE WAS DETERMINED BY FEMA'S HYDRAULIC ANALYSIS (black jagged line with orange-colored shaded area as shown on the referenced plan). THE BASE FLOOD ELEVATION (BFE) ASSOCIATED WITH THIS VE-ZONE WAS DETERMINED BY FEMA'S HYDRAULIC ANALYSIS (black jagged line with orange-colored shaded area as shown on the referenced plan).
 (seawall) BREAK THE WAVE'S DISPERSING WAVE ENERGY SO THAT THE WAVE HEIGHT AND BFT'S ARE REDUCED AS YOU GO INLAND." THE VE-COASTAL ZONE (or coastal SFA) WAS DISTINGUISHED BY NSSC USING BEST-FIT GRID FEATURES FROM THE ESSEX COUNTY MAP #2509000408 DATED JULY 16, 2014. PILE IS SHOWN ON DATA FOR STORM OF RECORD. FILE IS UNWARRANTED OF DATA FOR STORM OF RECORD.
 UNSHADED X-ZONE (and/or C-ZONE) ARE AREAS OF MINIMAL FLOOD HAZARD, WHICH ARE AREAS OUTSIDE THE SFA AND HIGHER THAN THE ELEVATION OF THE 0.2 PERCENT-ANNUAL-CHANCE (or 500-YEAR) FLOOD.
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.
 5. 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. THE CONTRACTOR MAY UTILIZE EXISTING UTILITIES FOR SERVICE (assuming they comply with Town/State codes, regulations and specifications).
 THIS PLAN DOES NOT NECESSARILY SHOW ALL UTILITIES (and/or UNDERGROUND CONDUITS) SINCE FIELD SURVEY WAS PERFORMED ON VISIBLE ABOVE-GROUND STRUCTURES ONLY (WITHOUT EXPLORATORY EXCAVATION TO UNCOVER UTILITIES). GROUND PENETRATING RADAR (GPR) SERVICE WAS NOT USED IN THE PREPARATION OF THIS PLAN. ELECTRICAL/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 BASED ON A COMPARISON OF RECENTLY AVAILABLE INFORMATION GIVEN TO THE FIELD SURVEYOR AT THE TIME PRIOR TO ANY CONSTRUCTION. THE CONTRACTOR SHALL LOCATE THE FULL EXTENT OF THE UTILITY LINES. THE CONTRACTOR SHALL ALSO VERIFY IF UTILITY LINES ARE ABANDONED (and physically located in-place).
 PILE DOES NOT CERTIFY THE PHYSICAL CONDITION OF ANY EXISTING UTILITIES SINCE A TV CAMERA WAS NOT USED FOR INSPECTION. PRIOR TO ANY SITE WORK, THE SITE CONTRACTOR SHALL NOTIFY DIS-C&E AND (or UTILITY) FOR ANY BROKEN (or DAMAGED) UTILITY LINES BEFORE DUBBING OR FOLLOWING SITE EXCAVATION (CONSTRUCTION), NOR FOR ANY RE-USED and/or PROPOSED NEW UTILITIES.
 6. STRUCTURAL ENGINEERING SHALL BE PERFORMED BY OTHERS. CONSTRUCTION SHALL ALSO BE PERFORMED BY OTHERS. PILE ASSUMES CONTRACTOR TO PERFORM HIGH QUALITY WORKMANSHIP AND STRUCTURES (including buildings, walls and foundations) ARE BUILT TO LAST. THEREFORE, PILE IS NOT RESPONSIBLE (or LIABLE) FOR THE STRUCTURAL INTEGRITY OF ANY EXISTING STRUCTURES (including repairs).
 7. THIS PLAN PREPARED (for master planning purposes) BY THE DESIGN ENGINEER, PATROWICZ LAND DEVELOPMENT ENGINEERING (PILE) DOES NOT NECESSARILY REPRESENT COMPLIANCE WITH ZONING BY-LAWS. PRIOR TO OBTAINING A BUILDING PERMIT, THE BUILDING INSPECTOR SHALL DETERMINE DEFINITE COMPLIANCE FOR PROPOSED STRUCTURES. BUILDING STRABACKS REQUIRE CONFORMANCE FROM THE BUILDING INSPECTOR UPON THE OPINION OF THE BUILDING INSPECTOR. NOTE: DETAILED MEASUREMENTS OF STRUCTURES ARE NECESSARY IN ORDER TO PREPARE CONSTRUCTION DOCUMENTS.

EXISTING CONDITIONS SURVEYED PLAN OF LAND (with Demolition Notes)
 TO OCCUPANCY OF THE
SITE PLAN APPLICATION
 TO THE
Marblehead Planning Board
 for the
Re-construction of an existing house
 (on the same footprint) and for the
Construction of New House/Deck Additions & Site Work/Landscaping
 located at:
#11 Kenneth Road
 Marblehead, MA
 April 29, 2023
 Plan Scale: 1" = 10'
 Sheet 1 of 2
PATROWICZ LAND DEVELOPMENT ENGINEERING
 14 Brown Street, Sperry, MA 01970
 scott.patrowicz@patrowicz.net
 H122-26-38



Datum: NAVD'88
 GRAPHIC SCALE (in feet)
 1 inch = 10 feet