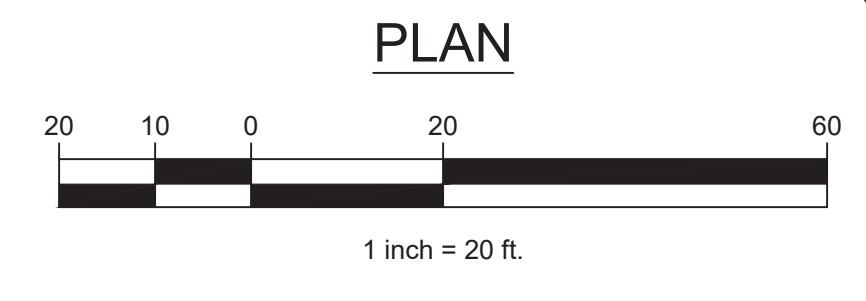


ORLEANS - HARWICH ROAD (ROUTE 39)

CHATHAM - BREWSTER ROAD (ROUTE 137)

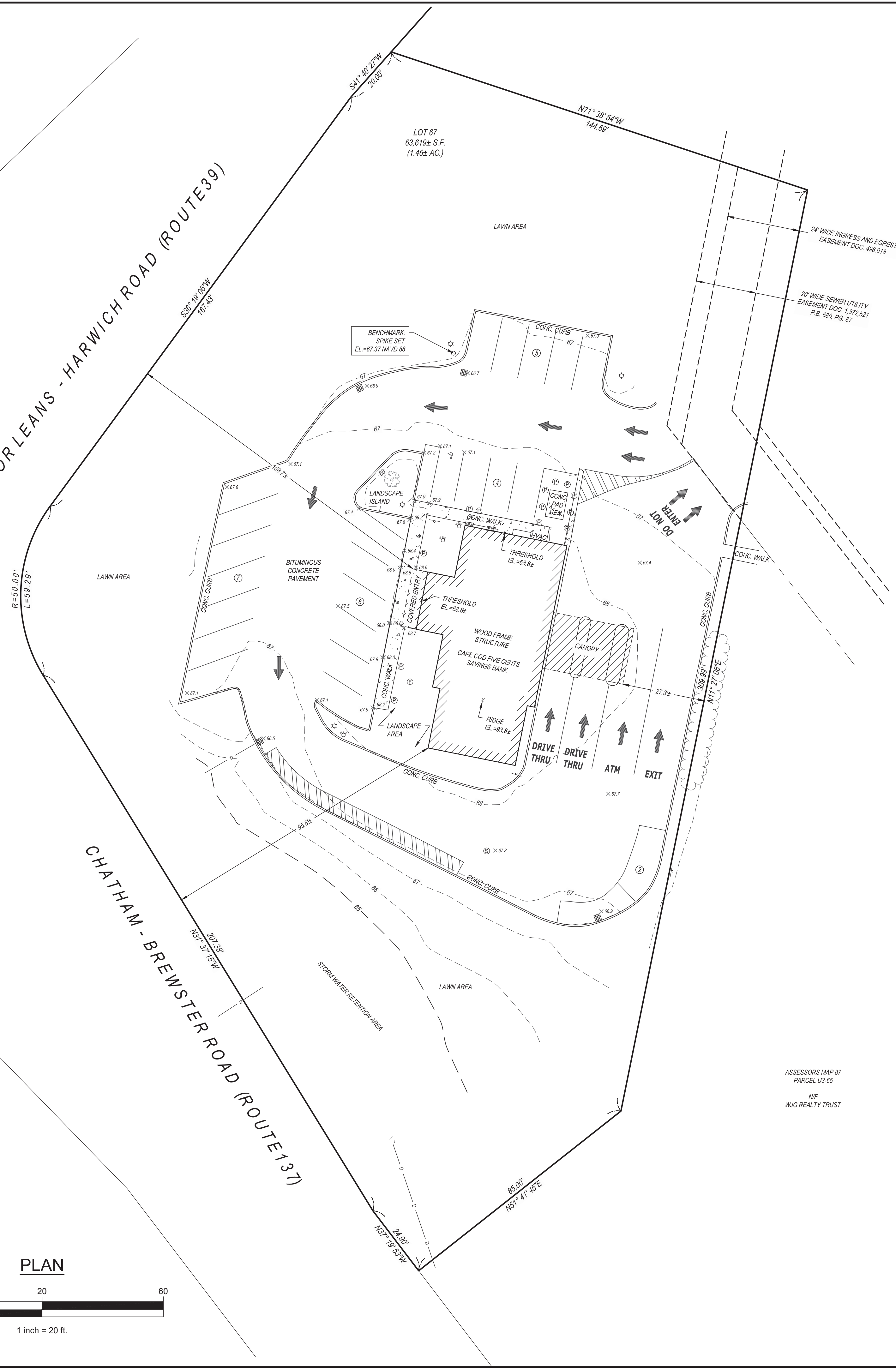


PLAN

F:\SDSKPROJ\C19000\C19754\C19754-00C19754-ExCon.dwg 12/2/2021 12:27 PM

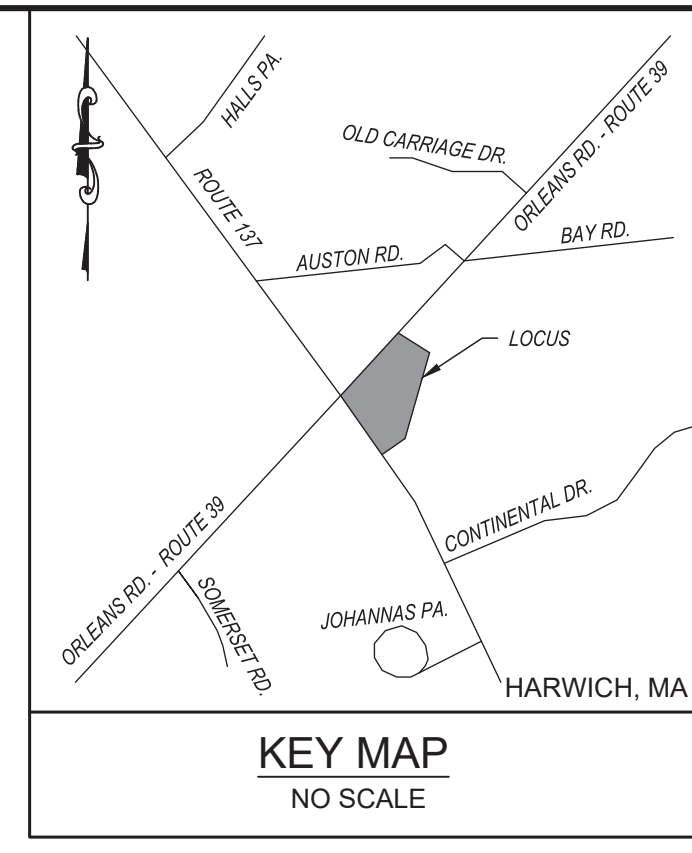
ASSESSORS MAP 87
PARCEL U3-68
NF
WAG REALTY TRUST

ASSESSORS MAP 87
PARCEL U3-65
NF
WAG REALTY TRUST



ZONING CLASSIFICATION:

C-H-2 COMMERCIAL HIGHWAY
MINIMUM REQUIREMENTS:
AREA 50,000 S.F.
FRONTAGE 150 FT.
SETBACKS:
FRONT 50 FT.
SIDE 25 FT.
REAR 25 FT.



REFERENCE:

- ASSESSORS MAP 87, PARCEL U3-67
- CTF: #119932
- L.C.P. 39774¹
- DOC. 496.018
- DOC. 500.787
- DOC. 1,372.521

NOTES:

1. VERTICAL DATUM IN U.S. SURVEY FEET REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88) BASED UPON THE HEXAGON SMARTNET RTK NETWORK.
2. THIS PLAN IS THE RESULT OF AN INSTRUMENT SURVEY PERFORMED ON 10-29-2021.
3. EXISTING UTILITIES, UNDERGROUND AND OVERHEAD, MAY EXIST IN ADDITION TO THE UTILITY INFORMATION SHOWN ON THESE PLANS. THIS PLAN MUST NOT BE USED TO LOCATE UNDERGROUND UTILITIES. CALL DIG SAFE AT 811 PRIOR TO STARTING ANY EXCAVATION.
4. THE SUBJECT PREMISES AS SHOWN LIES WITHIN FLOOD ZONE X, AS INDICATED ON FLOOD INSURANCE RATE MAP NUMBER 25001C0609J FOR BARNSTABLE COUNTY MASSACHUSETTS WITH AN EFFECTIVE DATE OF JULY 16, 2014.
5. THIS SURVEY HAS BEEN PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH AND MAY NOT REVEAL ANY FACTS THAT WOULD BE DISCLOSED BY ONE.
6. THE LIMITS OF THE SURVEY ARE WITHIN THE PARKING AND DRIVE-THRU AREA AND APPROXIMATELY 30 FEET SOUTH OF THE DRIVE-THRU APPROACH LANE.
7. REFER TO PLAN BOOK 680, PAGE 87 FOR TEMPORARY SEWER CONSTRUCTION EASEMENTS (NOT PLOTTED).

LEGEND

- +— MISC. SIGN
- Ⓟ POST
- Ⓡ FLAG POLE
- Ⓢ SEPTIC MANHOLE
- Ⓤ CATCH BASIN
- Ⓢ IRRIGATION VALVE
- Ⓤ ELECTRIC METER
- Ⓤ GAS METER
- - - 65 - - - CONTOUR
- x67.3 SPOT ELEV.
- Ⓢ DECIDUOUS TREE
- o— DRAIN PIPE
- Ⓢ PARKING SPACE COUNT

I HEREBY CERTIFY THAT THE CONDITIONS SHOWN HEREON ARE ON THE GROUND AS OF FIELD SURVEY 10-29-2021.
DATE: NOVEMBER 19, 2021



NO.	DATE	REVISION	BY

SEAL

PROJECT: CAPE COD FIVE CENTS SAVINGS BANK
129 ROUTE 137
SHEET TITLE: LIMITED EXISTING CONDITIONS PLAN
HARWICH, MA

SCALE	1"=20'
DRAWING FILE	C19754-ExCon.dwg
DATE	12-2-2021
DRAWN BY	MAP
CHECKED BY	JDM

C1.2.1
1 OF 1 SHEETS
PROJECT NO. C19754.00