

No determination as to compliance with the Town of Harwich Zoning By-Law has been made or intended by the below endorsement.

Approval under the Subdivision Control Law NQT required. Ref. C. 41, s. 81-P., G. L.

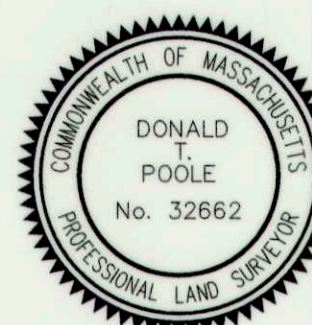
HARWICH PLANNING BOARD

Date \_\_\_\_\_

**NOTES:**

Parcel A has insufficient area and is not considered a buildable lot. Parcel A is to be conveyed to abutter

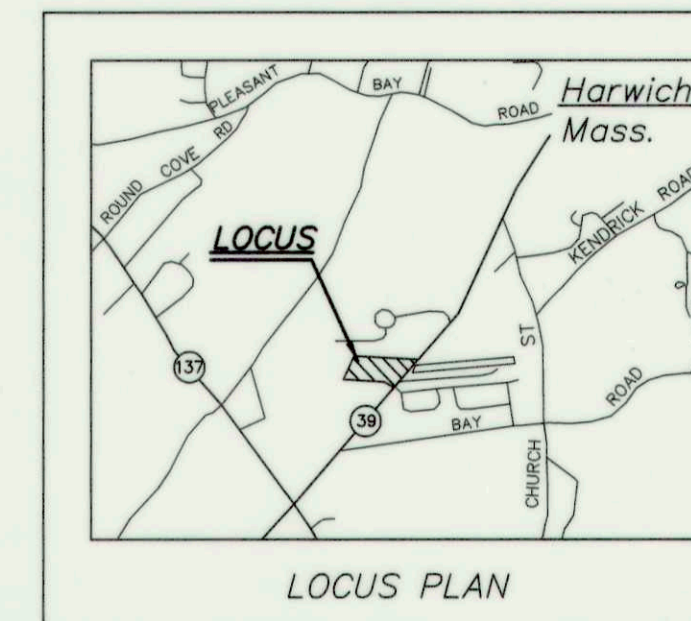
□ ... Concrete Monument to be Set



I certify that this plan was prepared in accordance with the rules and regulations of the Register of Deeds as adopted January 1, 1976 and amended January 7, 1988.

Date April 28, 2021

P.L.S.



Assessors' Map 97, Parcels B2-12&B2-3

**OWNER OF RECORD:**  
Eastward Homes Business Trust  
Eastward MBT LLC, Trustee  
155 Crowell Road  
Chatham, MA 02633

Deed Book 30950, Page 131  
Plan Book 674, Page 52, Lot 1  
Plan Book 675, Page 71  
Plan Book 686, Page 81, Lot 8  
Deed Book 33587, Page 218  
Plan Book 686, Page 11, Parcel 7



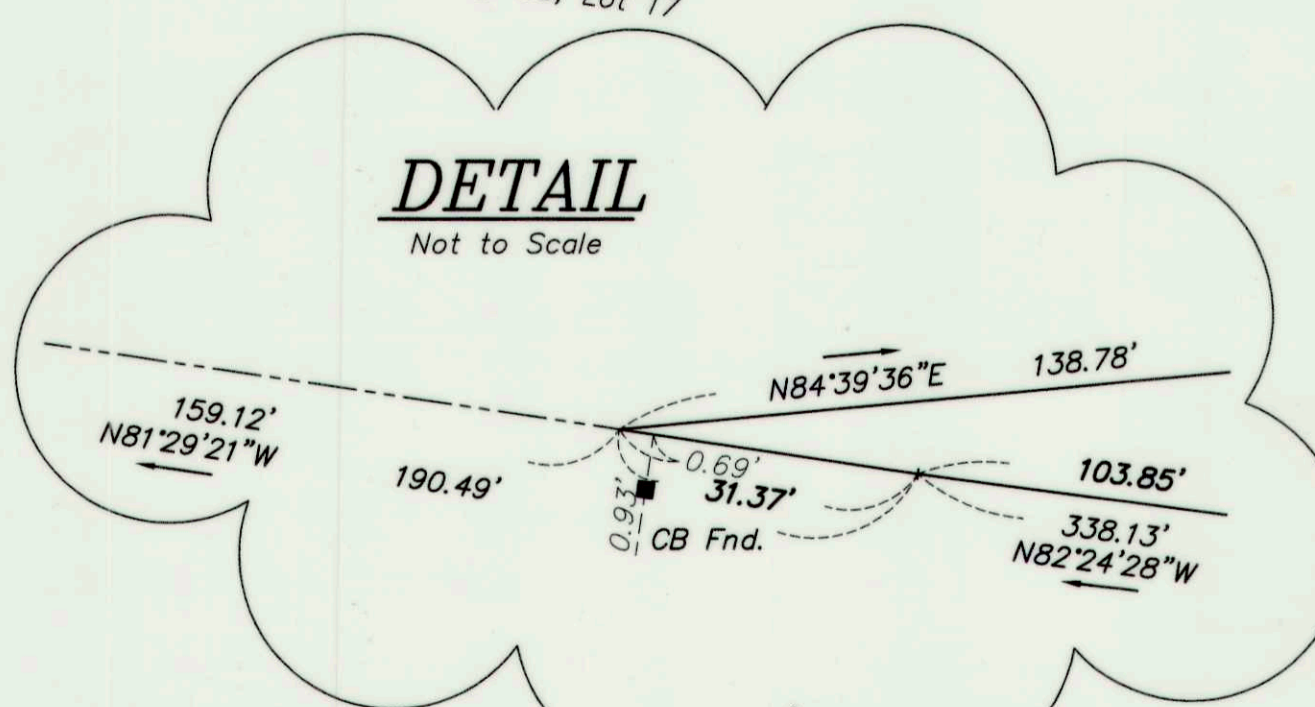
**LOCUS TOTAL AREA**  
Area=168,588 S.F.±  
or 3.87 Ac.±

**DIVISION PLAN**  
1522 Orleans Road (Rte. 39), Harwich, MA

Prepared For  
**EASTWARD HOMES BUSINESS TRUST**  
Owner/Applicant

**CLARK ENGINEERING LLC**  
156 Crowell Road Suite B, Chatham, MA. 02633  
Tel.: (508) 945-5454; Fax.: (508) 945-5458

**OUTERMOST LAND SURVEY, INC.**  
46 Main Street, Brewster, MA 02631  
Tel.: (508) 255-0477



ZONING COMPLIANCE TABLE			
SUBJECT	Zone R-R	Zone WRPD	PROPOSED
Lot Area	40,000 S.F.	40,000 S.F.	40,000 S.F. min
Frontage	150 Ft.	N/A	38.85 Ft. min
Front Setback	25 Ft.	N/A	25 Ft. min
Side Setback	20 Ft.	N/A	20 Ft. min
Rear Setback	20 Ft.	N/A	20 Ft. min
Lot Coverage	25% max.	40% max.	25 %
Building Coverage	15% max.	20% max.	15 %



Rev. #	Description of Revision	Date
1	Corrected error in frontage Lot 10	04-23-21

Date: 03-18-2021 Drawing No.: 0010-151J  
Scale: 1" = 40' Sheet No.: 1 of 1