

PROJECT OWNER/APPLICANT

PROJECT OWNER & APPLICANT
 MARICELA A. HERNANDEZ
 21 WESTMORE STREET
 PROVIDENCE, RI 02910
 PHONE: (401) 632-5146

FLOOD NOTE

ALL OF PROJECT AREA FALLS WITHIN
 ZONE "X" (AREAS OUTSIDE OF 0.2%
 ANNUAL FLOOD CHANGE). FEMA MAP:
 44007C0304J EFFECTIVE: 10/02/2015

AREA ANALYSIS

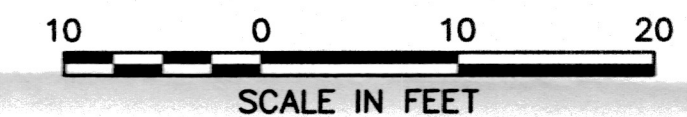
ASSESSORS PLAT 126 LOT 444
 10,200 sf OR 0.2342 Ac.

PROPOSED LOT "A"
 5,012.036 sf OR 0.1151 Ac.

PROPOSED LOT "B"
 5,187.964 sf OR 0.1191 Ac.

REFERENCES

- 1) LAND EVIDENCE 12917 PAGE 68 (SUBJECT DEED)
- 2) PLAN ENTITLED: "LAKEVIEW PARK" PROVIDENCE, R.I. BELONGING TO THE PROVIDENCE REAL ESTATE IMPROVEMENT CO. BY EDWARD E. GOFF SEPTEMBER, 1919 PLAT BOOK 36 PAGE 9.

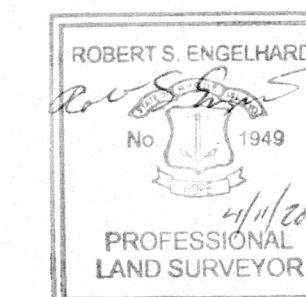


THIS SURVEY AND PLAN HAS BEEN PREPARED PURSUANT TO 435-RICR-00-00-1.9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON NOVEMBER 15, 2015, AS FOLLOWS:

TYPE OF BOUNDARY SURVEY	MEASUREMENT SPECIFICATION
LIMITED CONTENT BOUNDARY SURVEY	CLASS I
DATA ACCUMULATION SURVEY	CLASS III

THE PURPOSE OF THIS CONTENT OF THE SURVEY AND FOR THE PREPARATION OF THE PLAN IS AS FOLLOWS:
 TO ESTABLISH RECORD BOUNDARY LINES, IN ORDER TO CREATE A NEW PROPERTY.

BY: _____ DATE: 4/11/2025
 BY: ROBERT S. ENGELHARDT, PLS; LICENSE #1949; COA # A-437

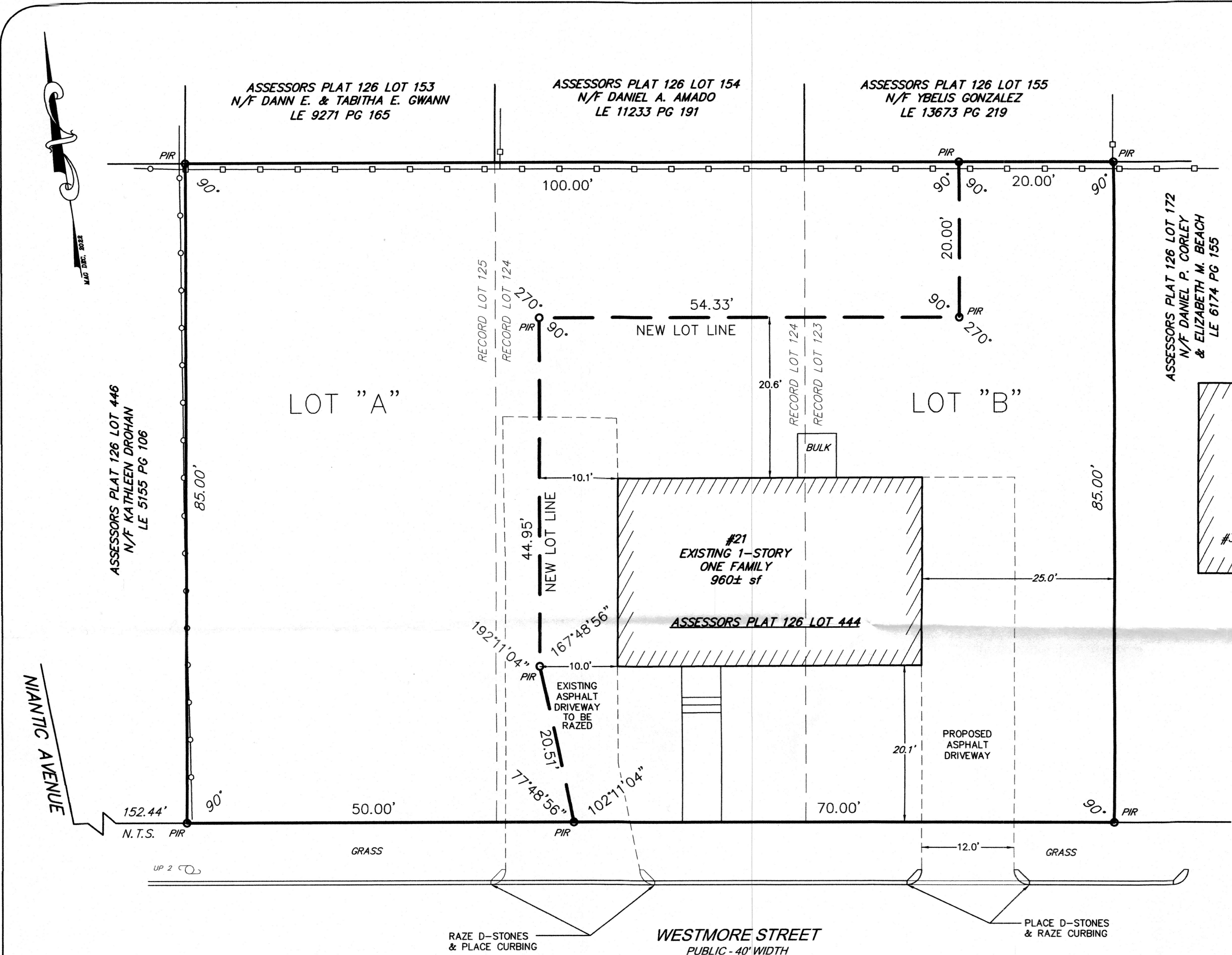


**PRELIMINARY
 MINOR SUBDIVISION**

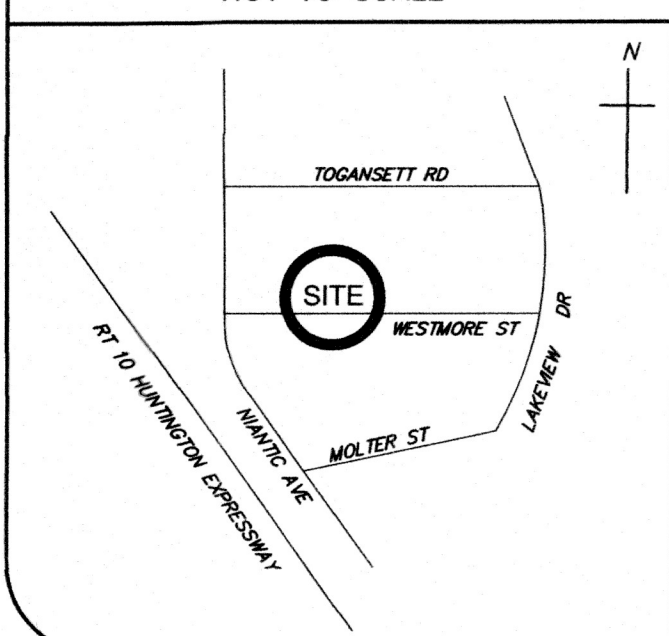
ASSESSORS PLAT 126 LOT 444
 PROVIDENCE, RHODE ISLAND
 PREPARED FOR: MARICELA A. HERNANDEZ

PREPARED BY: ENGELHARDT SURVEYING, LLC
 18 TIMBERLINE DRIVE
 WARWICK, RHODE ISLAND 02886
 TEL. 401-467-1940

SCALE 1"=10' APRIL, 2023 SHEET 1 OF 1



**LOCUS MAP
 NOT TO SCALE**



LEGEND

- PIR ○ PROPOSED IRON ROD
- N/F LAND EVIDENCE/PAGE
- LE/PG NOT TO SCALE
- N.T.S.
- RD ROOF DRAIN
- CHAINLINK FENCE
- STOCKADE FENCE
- NEW PROPERTY LINE
- - - RECORD LOT LINE
- EDGE OF PAVEMENT
- UTILITY POLE

ZONING

- ZONE R-1
- EXISTING LOT - ONE FAMILY
- MAX HEIGHT = 40' & 3 STORIES
- FRONT YARD SETBACK = 16.5 ± 5'
- SIDE YARD SETBACK = 6'
- SIDE YARD SETBACK = 10' (>60' FRONTAGE)
- REAR YARD SETBACK = 21.25'
- MIN. FRONTAGE = 50'
- MIN. SQUARE FEET = 5,000