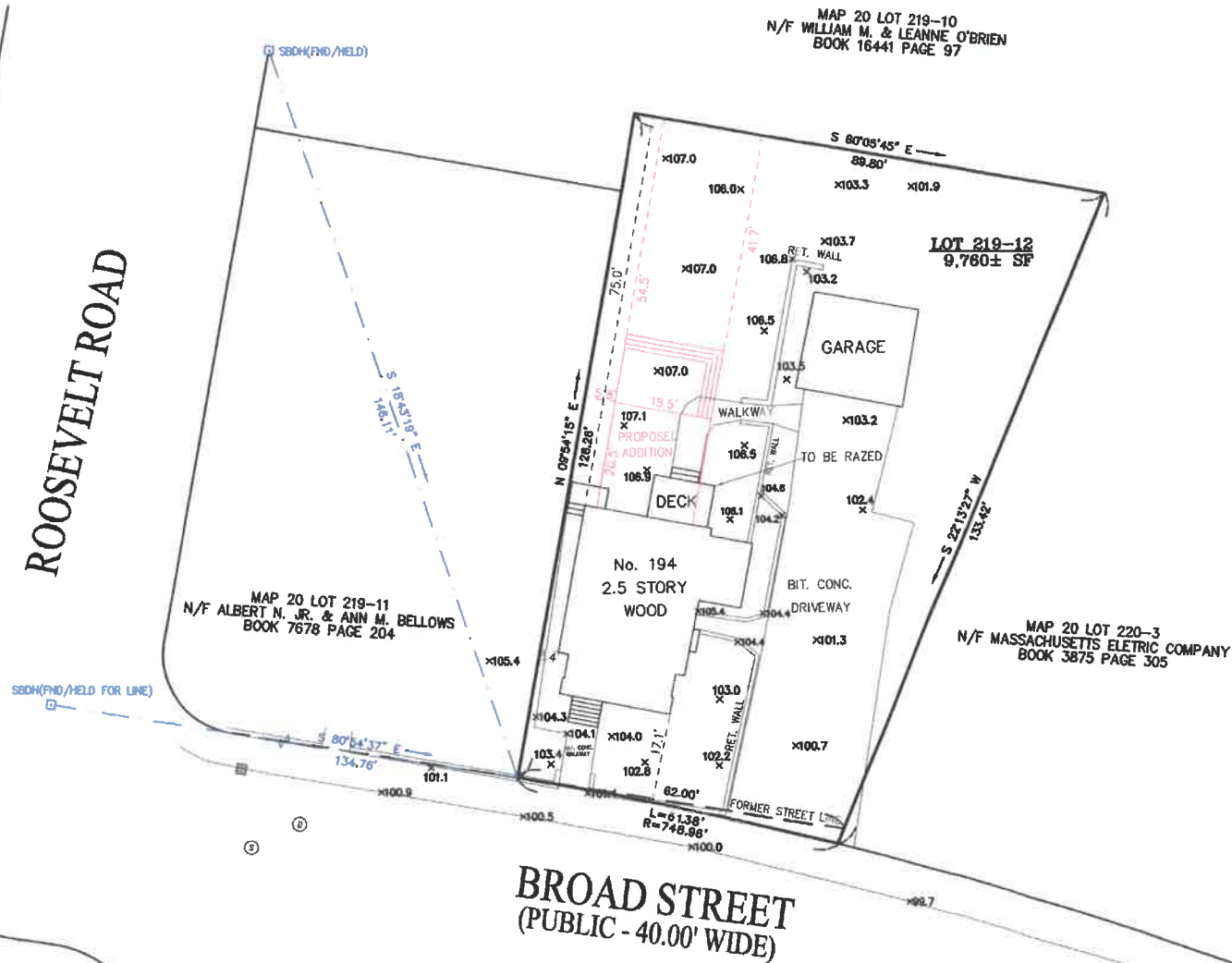




PROJ NO. 3006 SURV

ZONING TABLE			
R-1 DISTRICT	REQUIRED	EXISTING	PROPOSED
LOT SIZE	25,000 SQ. FT.	9,760± SQ. FT.	9,760± SQ. FT.
MINIMUM LOT WIDTH	120.00'	61.38'	61.38'
MINIMUM FRONT SETBACK	18.0'	17.1'	17.1'
MINIMUM SIDE SETBACK	10.0'	3.4'	3.4'
MINIMUM REAR SETBACK	24.0'	75.0'	41.7'
LOT COVERAGE	30%	13.7%	17.6%
HEIGHT	35'	LESS THAN 35'	LESS THAN 35'

OWNER OF RECORD

JEANNINE FABIAN & JON E. WILLIS
DEED BOOK 29064 PAGE 568 N.C.R.D.

ZONING DISTRICT

TAX MAP 20 PARCEL 219-12
R-1 DISTRICT

PLAN REFERENCES

1959 PLAN OF ALT. AND WIDENING OF BROAD ST
PLAN NO. 905 OF 1947
DEED BOOK 1689 PAGE 338
DEED BOOK 1667 PAGE 584

I HEREBY CERTIFY THAT THIS PLAN IS BASED ON AN ACTUAL FIELD SURVEY.



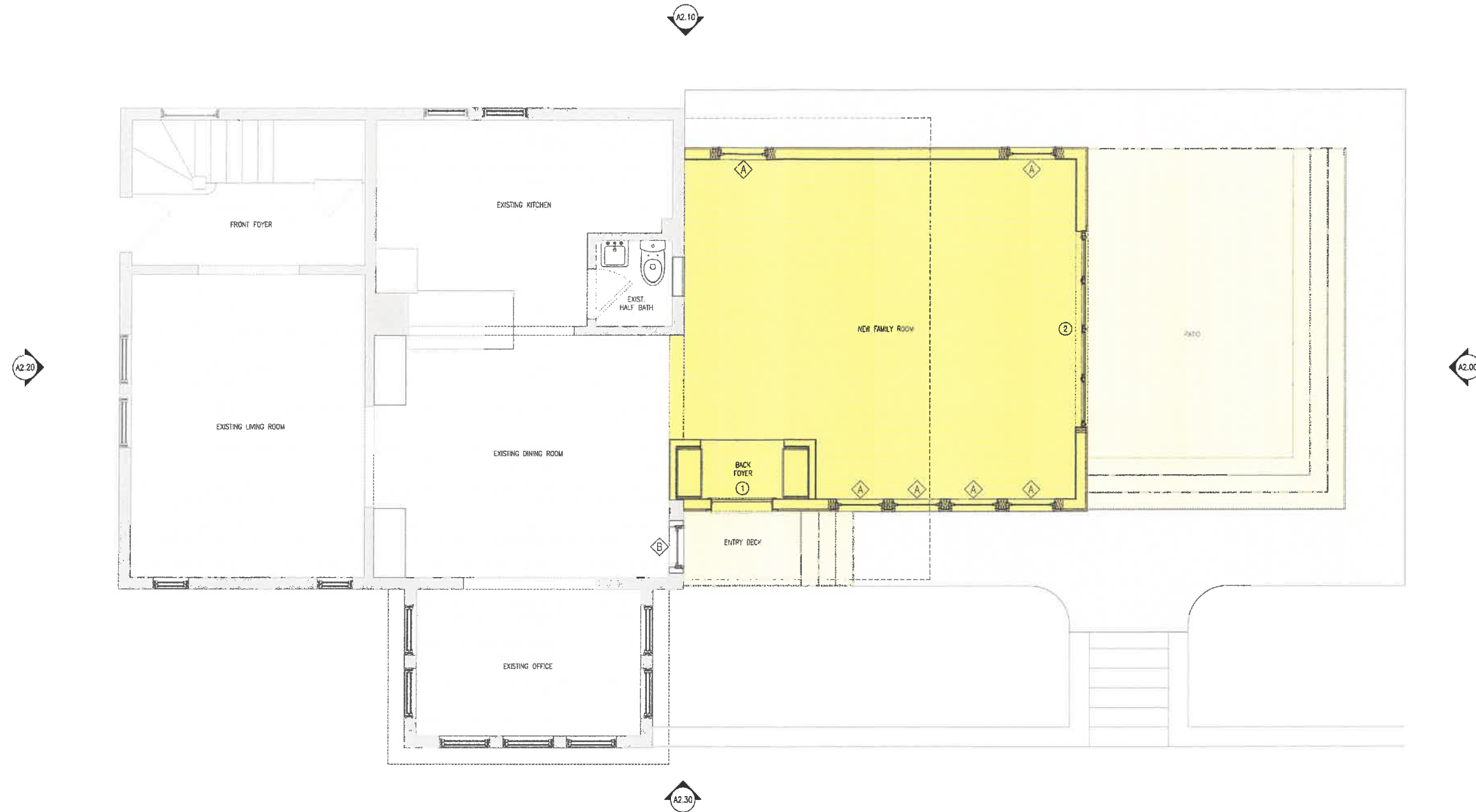
PLAN OF LAND

194 BROAD STREET
WEYMOUTH, MA

SCALE 1" = 20' SEPTEMBER 16, 2021
PREPARED BY

VINEYARD ENGINEERING
& ENVIRONMENTAL SERVICES INC.
LAND SURVEY, CIVIL ENGINEERING
& ENVIRONMENTAL SERVICES
17 SALEM STREET
MEDFORD MA 02155
TEL. 781-933-3330 FAX. 781-933-3334
Vineyardeng.com

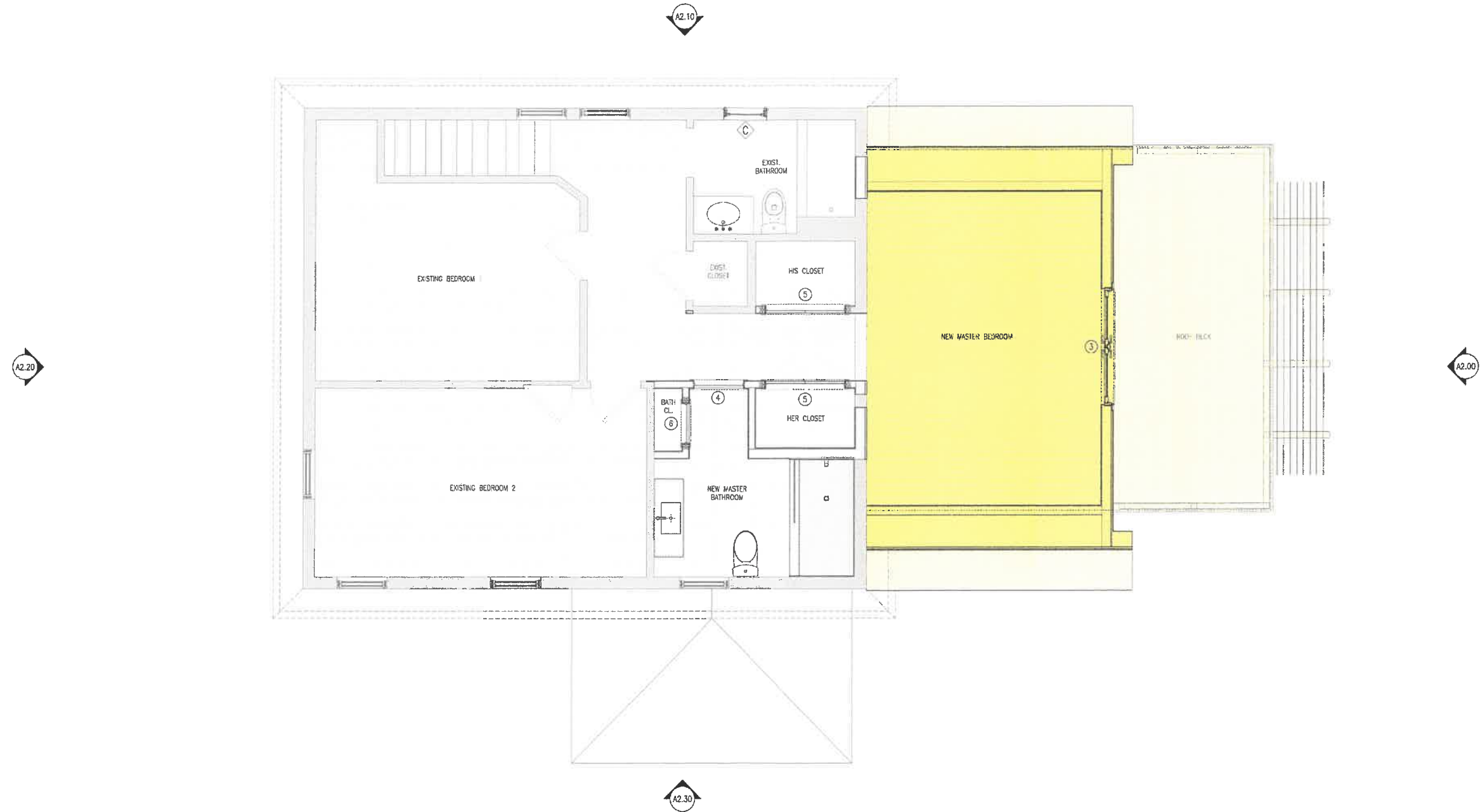




PROPOSED LEVEL 1 PLAN

Zoning Analysis | WILLIS Residence | 194 Broad Street, Weymouth, MA | 2022/09/07





PROPOSED LEVEL 2 PLAN

Zoning Analysis | WILLIS Residence | 194 Broad Street, Weymouth, MA | 2022/09/07





PROPOSED EAST ELEVATION

Zoning Analysis | WILLIS Residence | 194 Broad Street, Weymouth, MA | 2022/09/07





PROPOSED NORTH ELEVATION

Zoning Analysis | WILLIS Residence | 194 Broad Street, Weymouth, MA | 2022/09/07



PROPOSED WEST ELEVATION

Zoning Analysis | WILLIS Residence | 194 Broad Street, Weymouth, MA | 2022/09/07

