

DEFINITIVE SUBDIVISION OF - SAVANNA DRIVE - WEYMOUTH, MASSACHUSETTS

Zoning Information:

RESIDENCE DISTRICT R-1

Plan Reference:

"APPROVAL NOT REQUIRED PLAN OF LAND IN WEYMOUTH, MA",
PREPARED BY NORTHEAST ENGINEERS AND CONSULTANTS, INC.,
DATED DECEMBER 1, 2021

Subject Property Information:

UPLAND AREA: 352,364± S.F.
WETLAND AREA: 74,419± S.F.
TOTAL AREA: 426,783± S.F.

CONTRIBUTING AREAS:

FORMERLY 13-156-59: 26,020 SF (REGISTERED LAND)
FORMERLY 13-156-28: 197,366 SF (REGISTERED LAND)
FORMERLY 13-155-23: 30,529 SF
FORMERLY 13-155-26: 67,934 SF
FORMERLY 13-155-28: 42,232 SF (REGISTERED LAND)
BELLGRADE STREET: 12,356 SF
EDISON STREET: 10,852 SF
TRETTON AVENUE: 6,319 SF
HYDE STREET: 5,723 SF
EDGE STREET: 17,712 SF
ASSESSORS 13-155-17: 9,720 SF

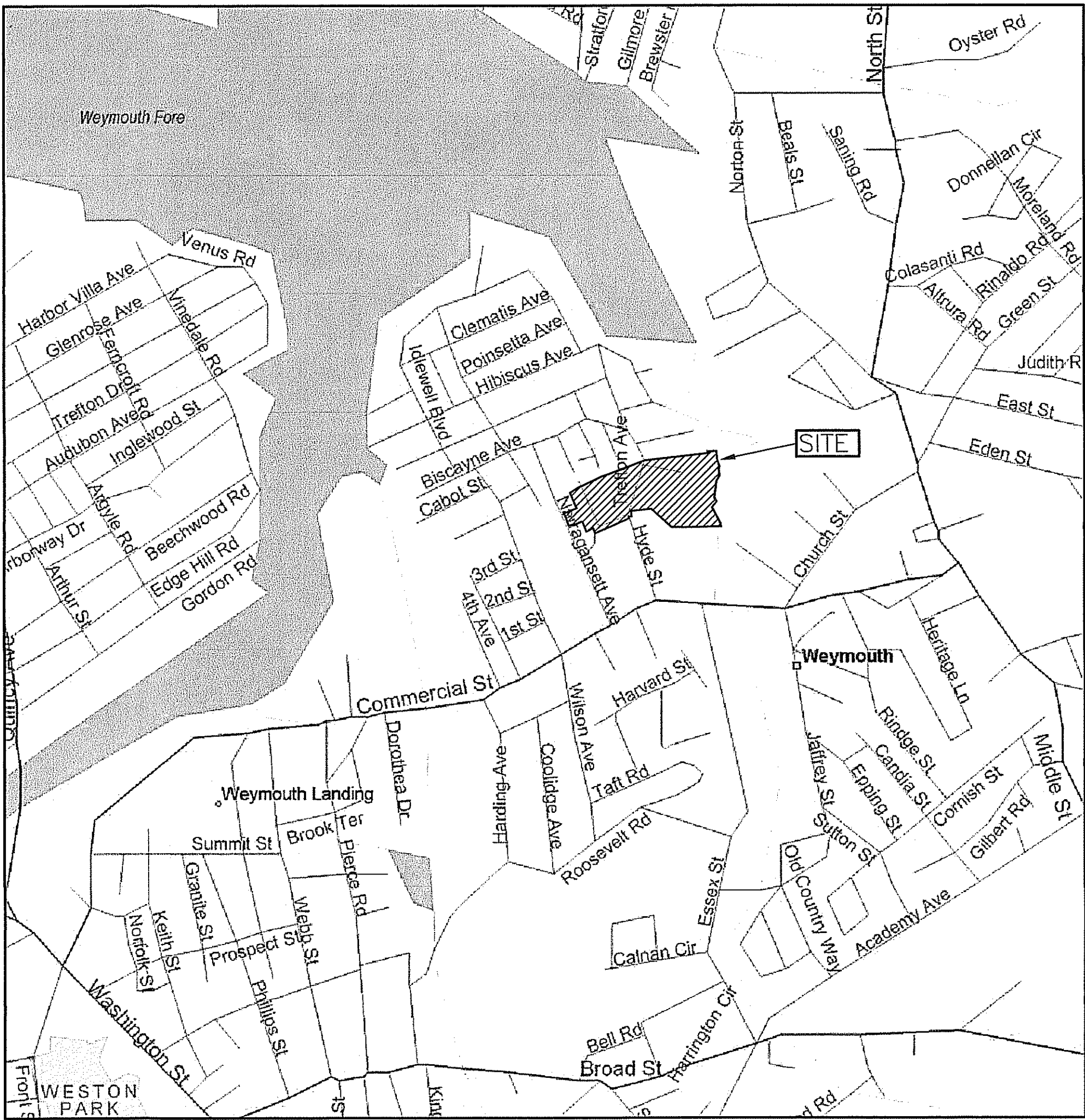
Applicant:

RYDER DEVELOPMENT CORPORATION
741 BROAD STREET
WEYMOUTH, MASSACHUSETTS 02189
CONTACT: KENNETH C. RYDER
TEL: 781-335-9562

PREPARED BY:



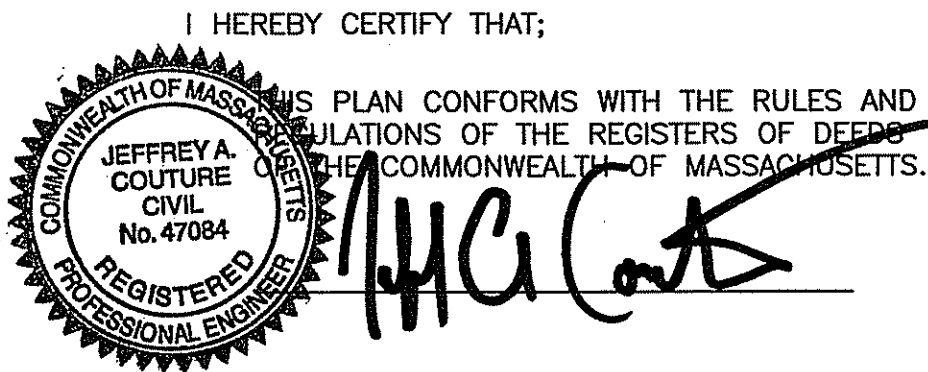
Northeast Engineers & Consultants Inc.
6 Valley Road
Middletown, RI 02842
Tel: (401) 849-0810 ext 1114 Fax (401) 846-4169
www.northeastengineers.com



LOCUS MAP
SCALE: 1"=750'

APPROVAL REQUIRED UNDER THE SUBDIVISION CONTROL LAW
WEYMOUTH PLANNING BOARD
DATE: _____

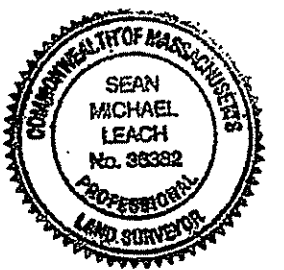
INDEX OF DRAWINGS	
SHEET NO.	TITLE
1	COVER SHEET
2	DEFINITIVE SUBDIVISION PLAN
3	EXISTING CONDITIONS
4	ROADWAY GRADING PLAN
5	ROADWAY UTILITY PLAN
6	ROADWAY PROFILE
7	SEWER EASEMENT PROFILE AND DETAILS
8	DETAILS
9	DETAILS



I HEREBY CERTIFY THAT THE NOTICE OF APPROVAL OF THIS PLAN BY THE WEYMOUTH PLANNING BOARD WAS RECEIVED AND RECORDED ON _____ AT THIS OFFICE AND NO NOTICE OF APPEAL WAS RECEIVED DURING THE TWENTY (20) DAYS NEXT AFTER SUCH RECEIPT OF RECORDING OF SAID NOTICE.

TOWN CLERK, WEYMOUTH, MA

DATE



I HEREBY CERTIFY THAT:

THIS PLAN CONFORMS WITH THE RULES AND REGULATIONS OF THE REGISTER OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

Sean Leach
SEAN LEACH

APPROVAL REQUIRED UNDER THE SUBDIVISION CONTROL LAW

WEYMOUTH PLANNING BOARD

DATE: _____

DEFINITIVE SUBDIVISION PLAN OF SAVANNA DRIVE IN WEYMOUTH, MASSACHUSETTS

PREPARED FOR: RYDER DEVELOPMENT CORPORATION

SCALE: 1"=40' DATE: FEB. 15, 2022

PREPARED BY

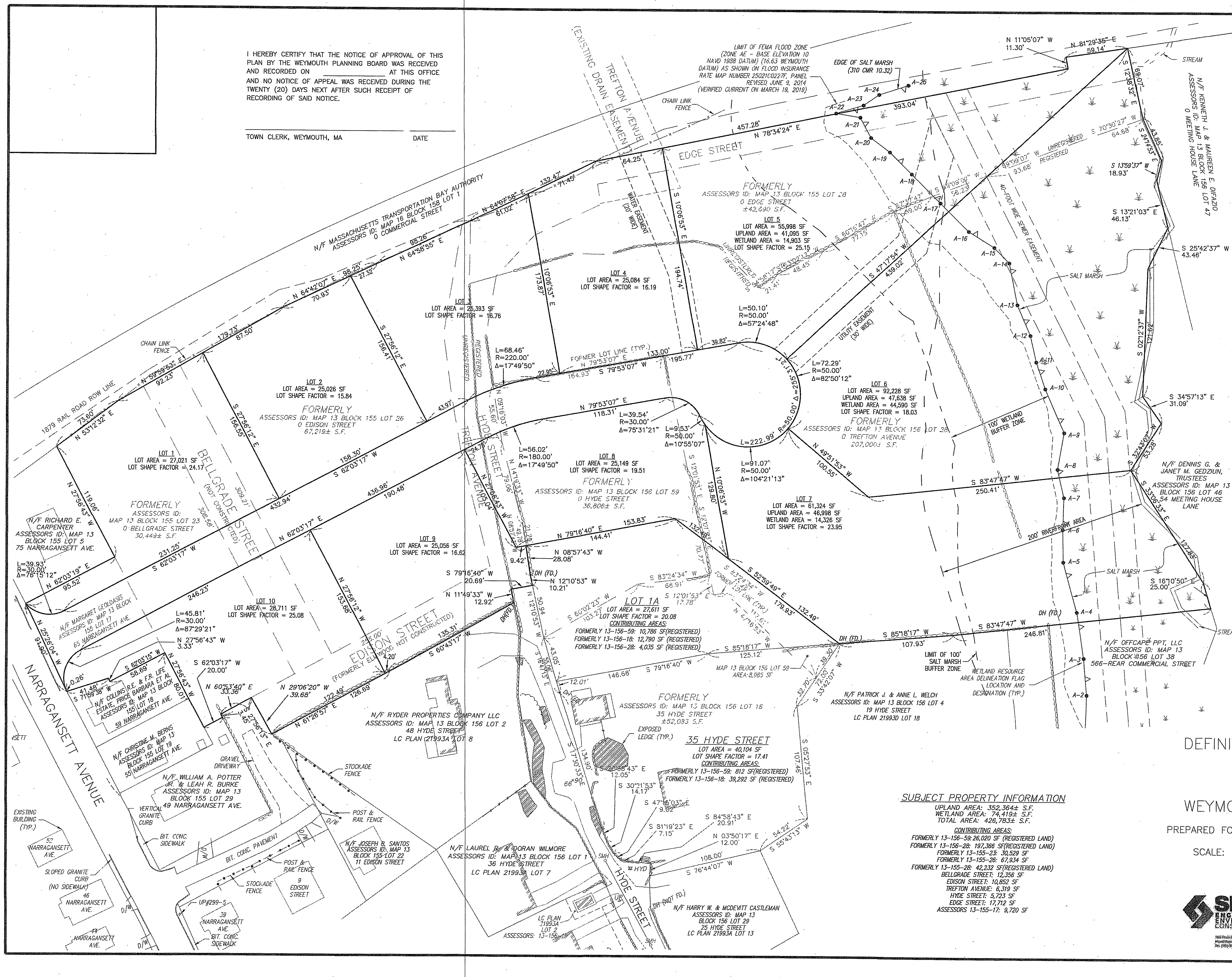


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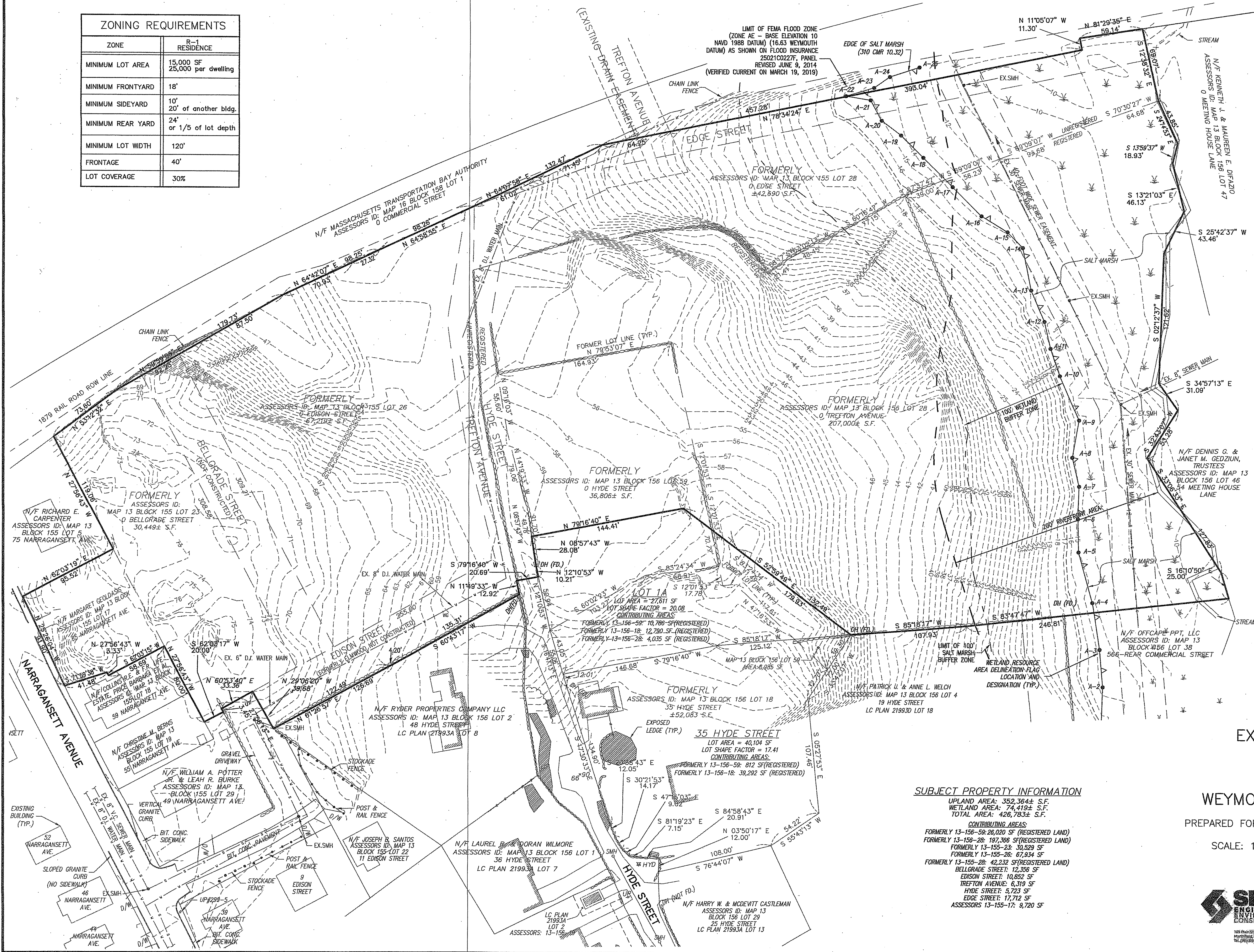
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ZONING REQUIREMENTS	
ZONE	R-1 RESIDENCE
MINIMUM LOT AREA	15,000 SF 25,000 per dwelling
MINIMUM FRONTYARD	18'
MINIMUM SIDEYARD	10' 20' of another bldg.
MINIMUM REAR YARD	24' or 1/5 of lot depth
MINIMUM LOT WIDTH	120'
FRONTAGE	40'
LOT COVERAGE	30%



EXISTING CONDITIONS OF SAVANNA DRIVE IN WEYMOUTH, MASSACHUSETTS

PREPARED FOR: RYDER DEVELOPMENT CORPORATION

SCALE: 1"=40' DATE: FEB. 15, 2022

PREPARED BY

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TOWN CLERK, WEYMOUTH, MA

DATE

FOR REGISTRY USE ONLY

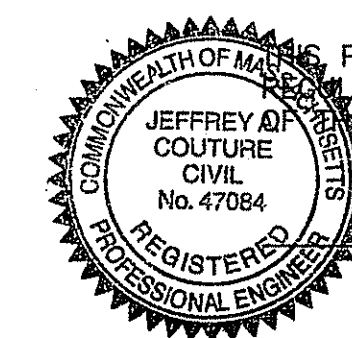
N/F MASSACHUSETTS TRANSPORTATION BAY AUTHORITY
ASSESSORS ID: MAP 16 BLOCK 158 LOT 1
O COMMERCIAL STREET

LIMIT OF FEMA FLOOD ZONE
(ZONE AE - BASE ELEVATION 10
NAVD 1988 DATUM) (16.63 WEYMOUTH
DATUM) AS SHOWN ON FLOOD INSURANCE
250210027F, PANEL
REVISED JUNE 9, 2014
(VERIFIED CURRENT ON MARCH 19, 2019)

EDGE OF SALT MARSH
(310 CMR 10.32)

STREAM
N/F KENNETH J. & MAUREEN E. DIFAZIO
ASSESSORS ID: MAP 13 BLOCK 156 LOT 47
O MEETING HOUSE LANE

I HEREBY CERTIFY THAT;

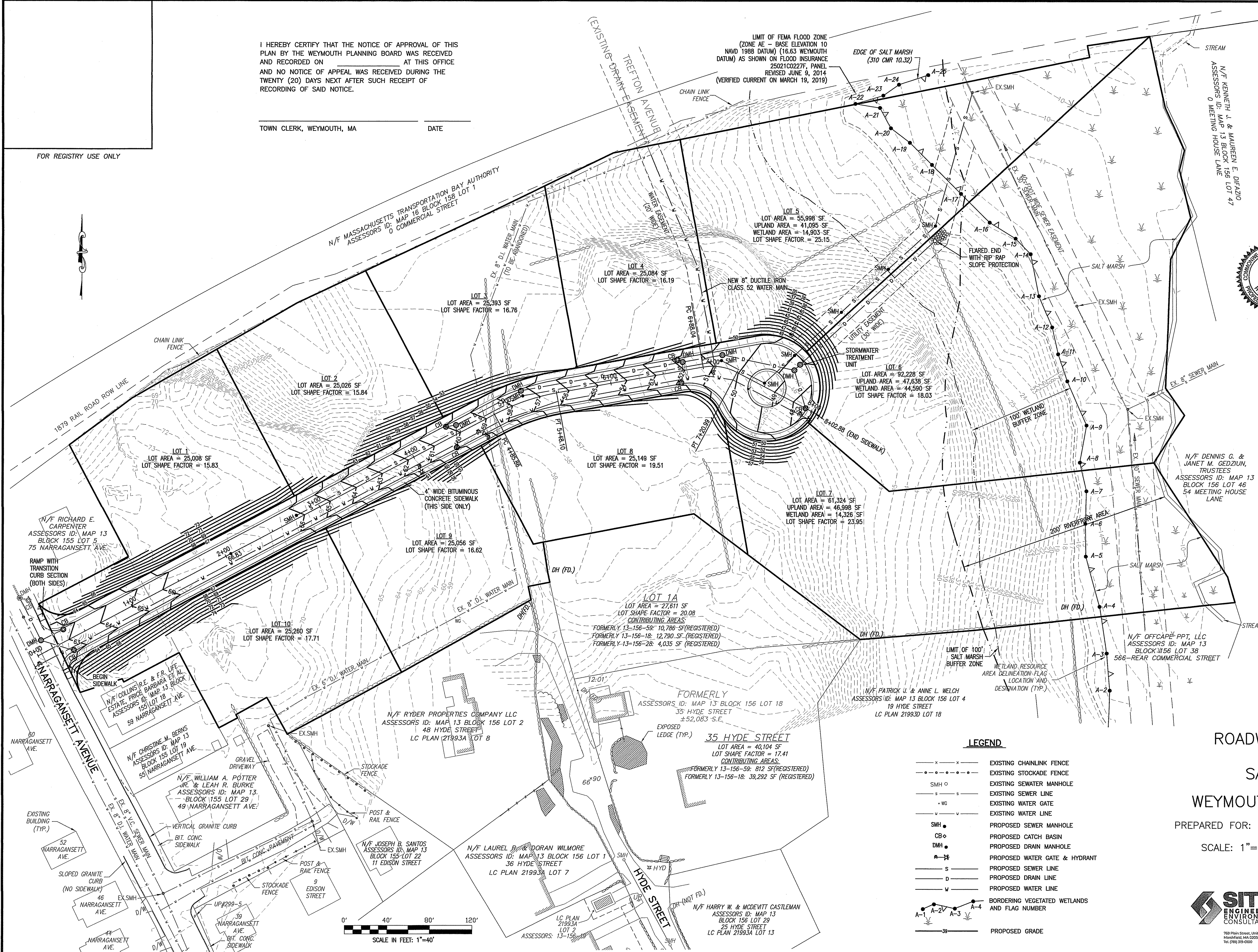


PLAN CONFORMS WITH THE RULES AND
REGULATIONS OF THE REGISTERS OF DEEDS,
COMMONWEALTH OF MASSACHUSETTS.

APPROVAL REQUIRED UNDER THE
SUBDIVISION CONTROL LAW

WEYMOUTH PLANNING BOARD

DATE: _____



LEGEND

- EXISTING CHAINLINK FENCE
- EXISTING STOCKADE FENCE
- EXISTING SEWER MANHOLE
- EXISTING SEWER LINE
- EXISTING WATER GATE
- EXISTING WATER LINE
- PROPOSED SEWER MANHOLE
- PROPOSED CATCH BASIN
- PROPOSED DRAIN MANHOLE
- PROPOSED WATER GATE & HYDRANT
- PROPOSED SEWER LINE
- PROPOSED DRAIN LINE
- PROPOSED WATER LINE
- BORDERING VEGETATED WETLANDS AND FLAG NUMBER
- PROPOSED GRADE

ROADWAY GRADING PLAN OF SAVANNA DRIVE IN WEYMOUTH, MASSACHUSETTS

PREPARED FOR: RYDER DEVELOPMENT CORPORATION

SCALE: 1"=40' DATE: FEB. 15, 2022

PREPARED BY



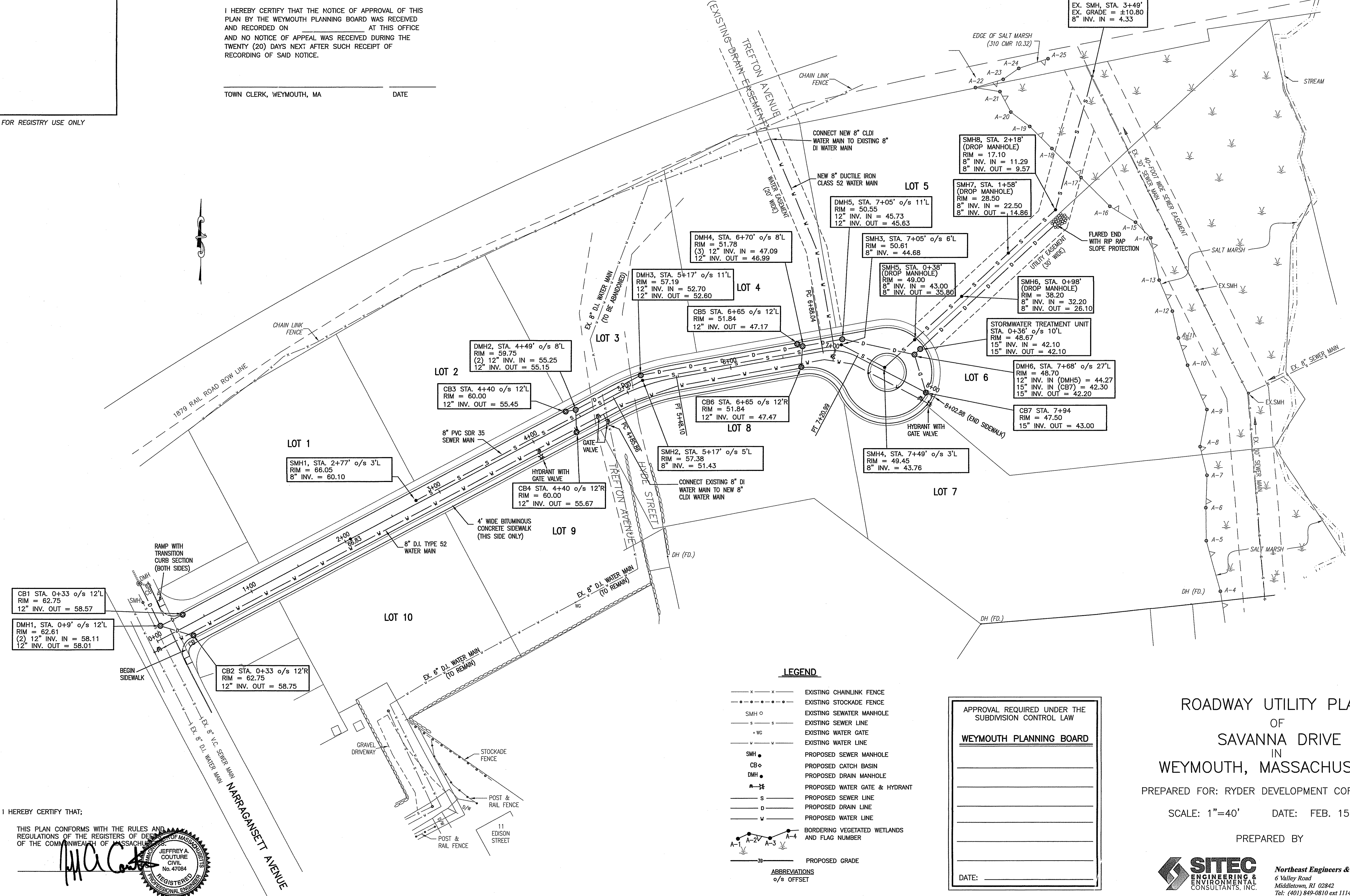
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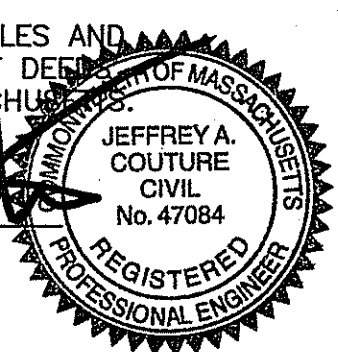
DATE

FOR REGISTRY USE ONLY



I HEREBY CERTIFY THAT:

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ROADWAY UTILITY PLAN
OF
SAVANNA DRIVE
IN
WEYMOUTH, MASSACHUSETTS

PREPARED FOR: RYDER DEVELOPMENT CORPORATION

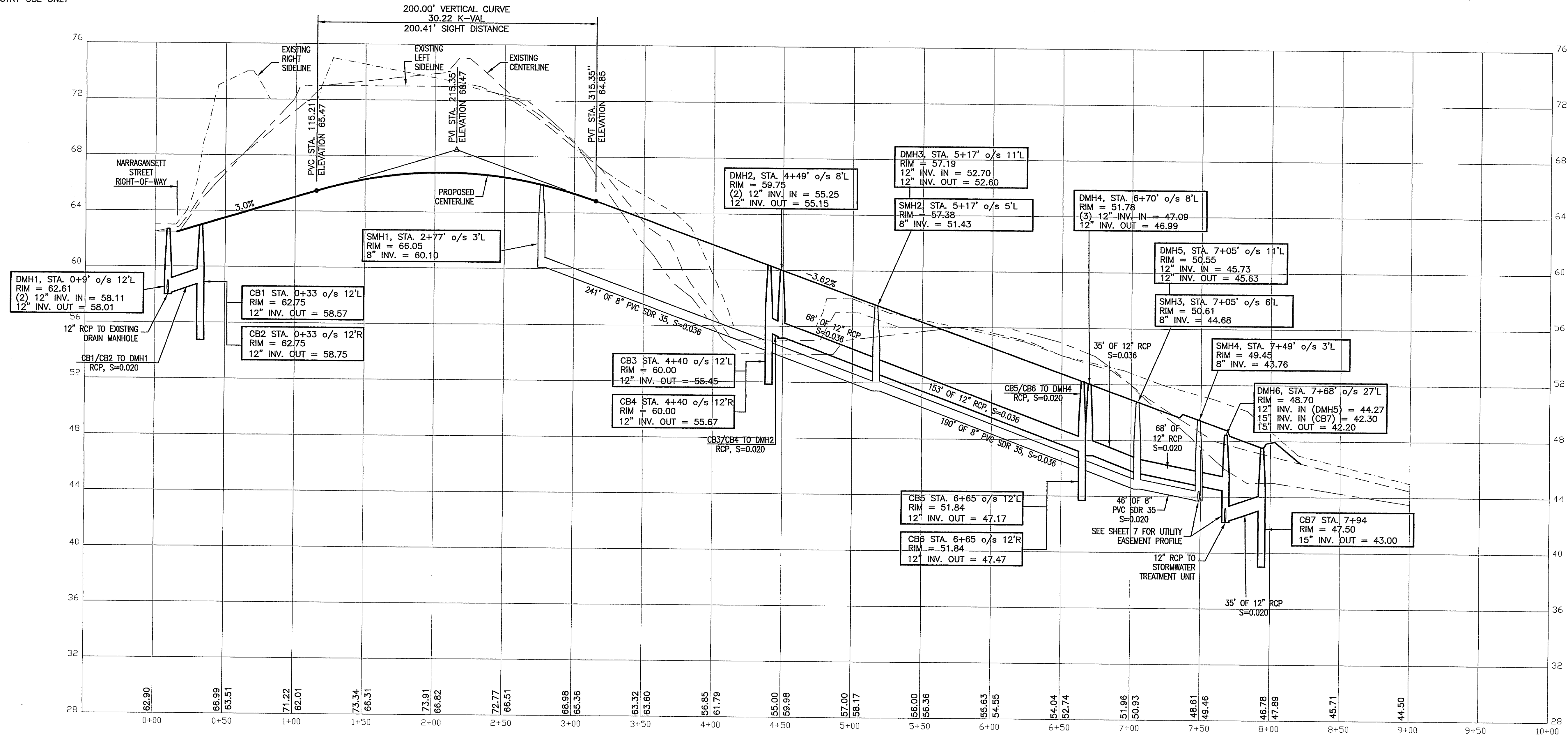
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APPROVAL REQUIRED UNDER THE
SUBDIVISION CONTROL LAW

WEYMOUTH PLANNING BOARD

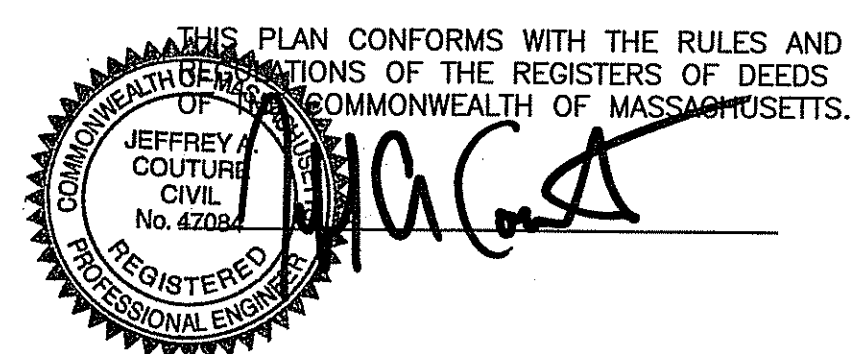
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TOWN CLERK, WEYMOUTH, MA

DATE

I HEREBY CERTIFY THAT;



ROADWAY PROFILE
OF
SAVANNA DRIVE
IN
WEYMOUTH, MASSACHUSETTS

PREPARED FOR: RYDER DEVELOPMENT CORPORATION

SCALE: AS SHOWN DATE: FEB. 15, 2022

PREPARED BY



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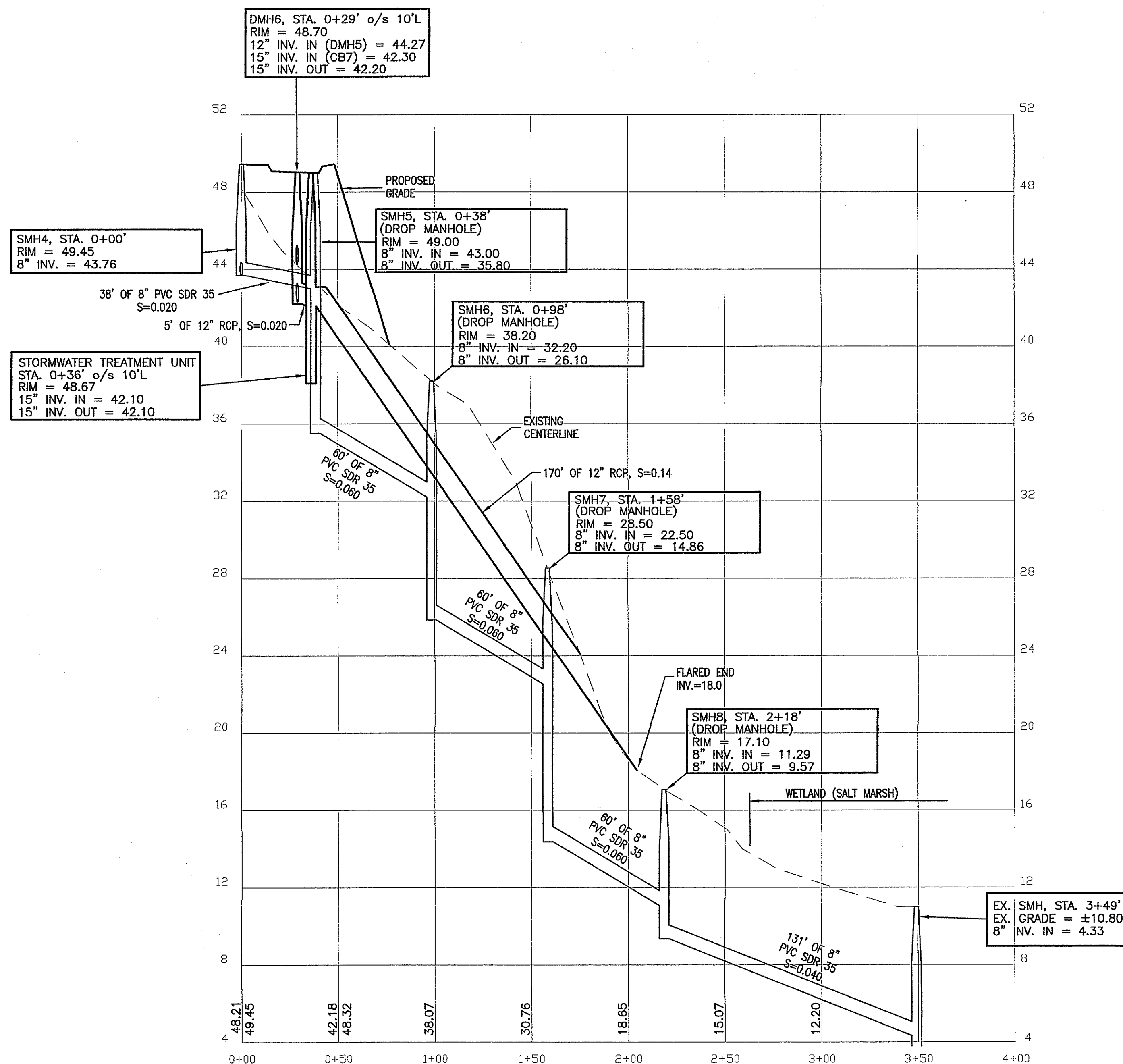
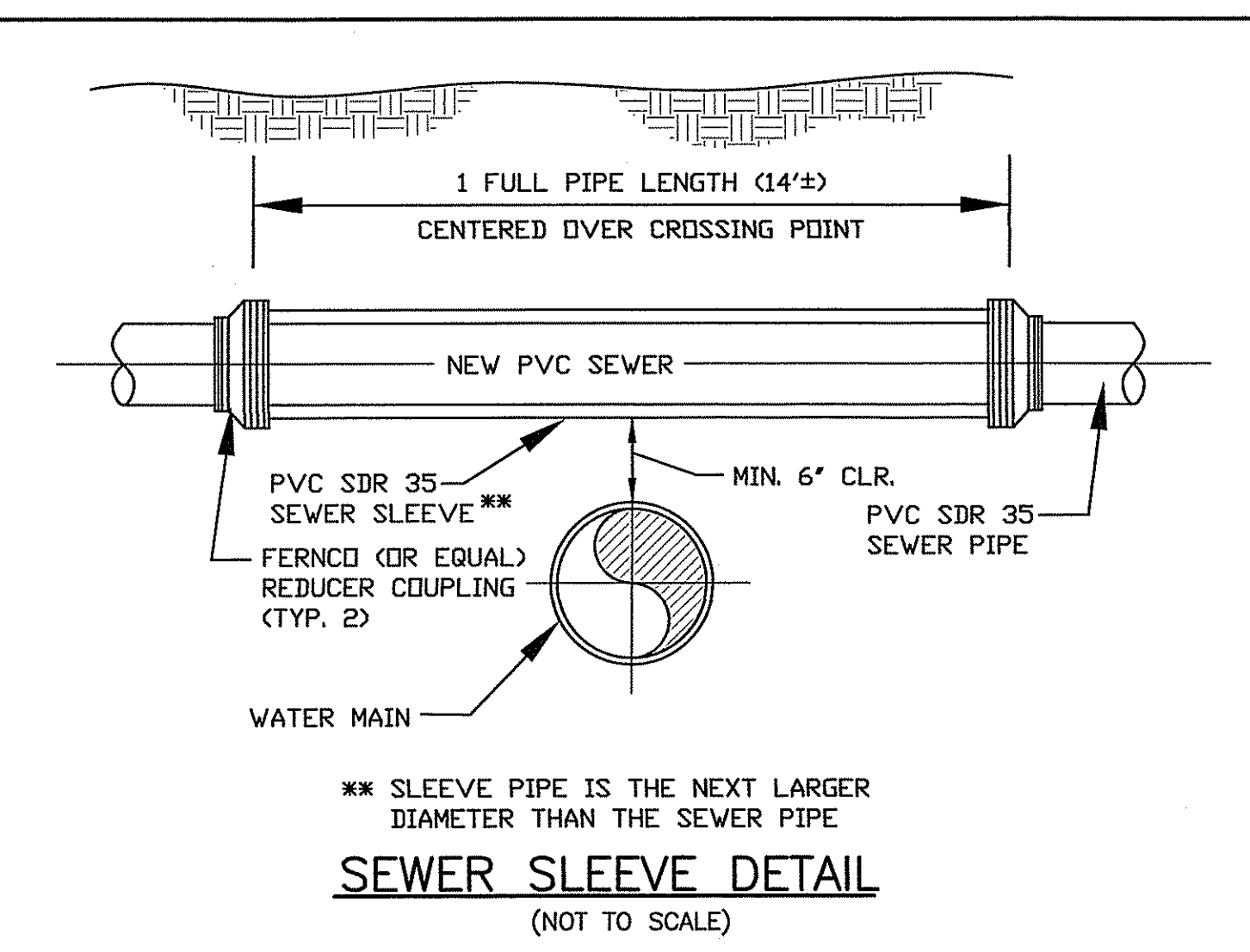
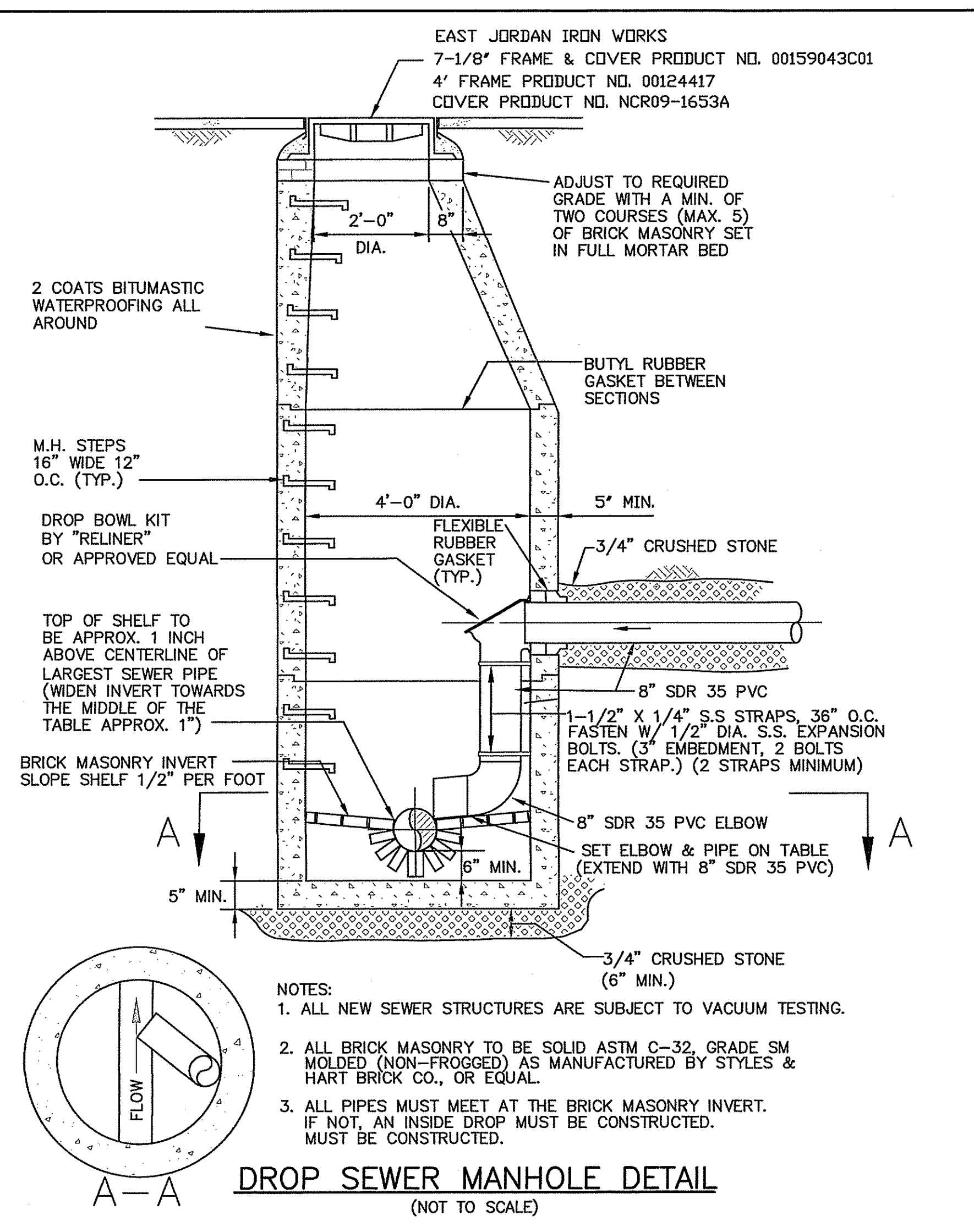
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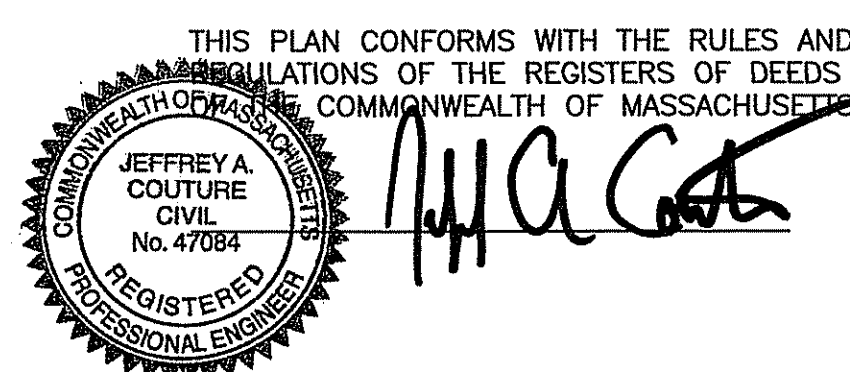
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769 Plain Street, Unit C
Northfield, MA 02050
Tel: (781) 338-0100 Fax: (781) 834-4783

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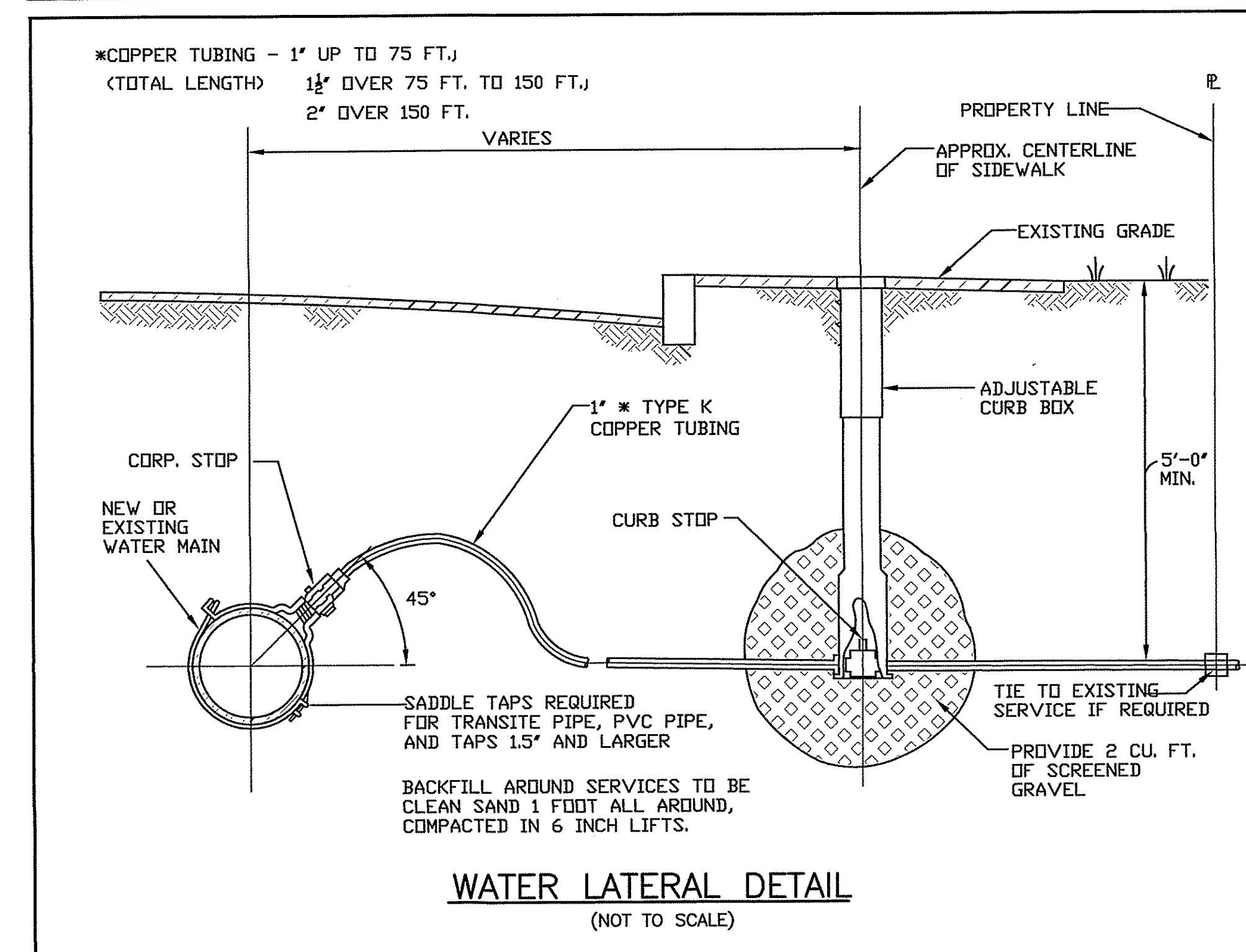
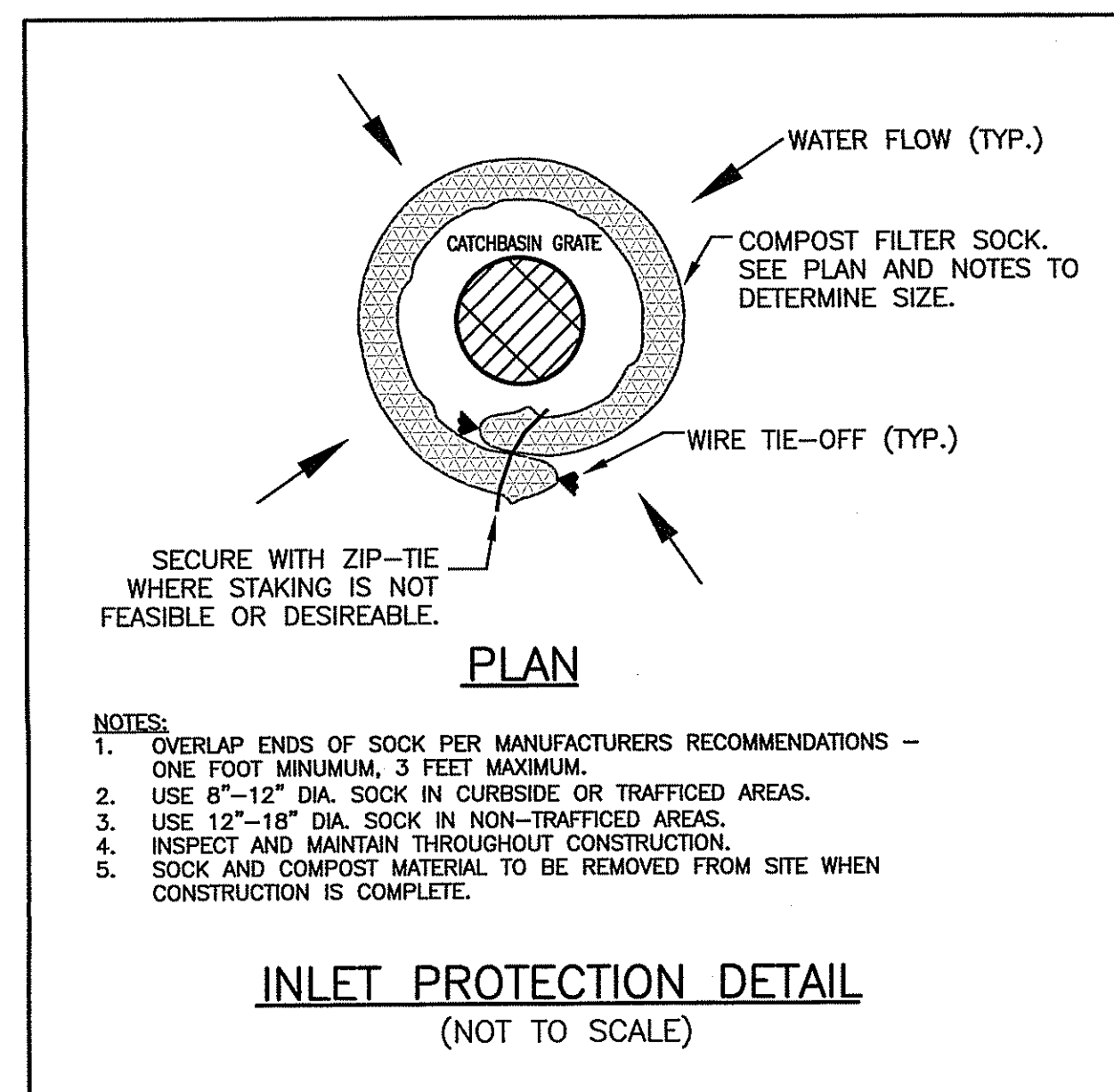
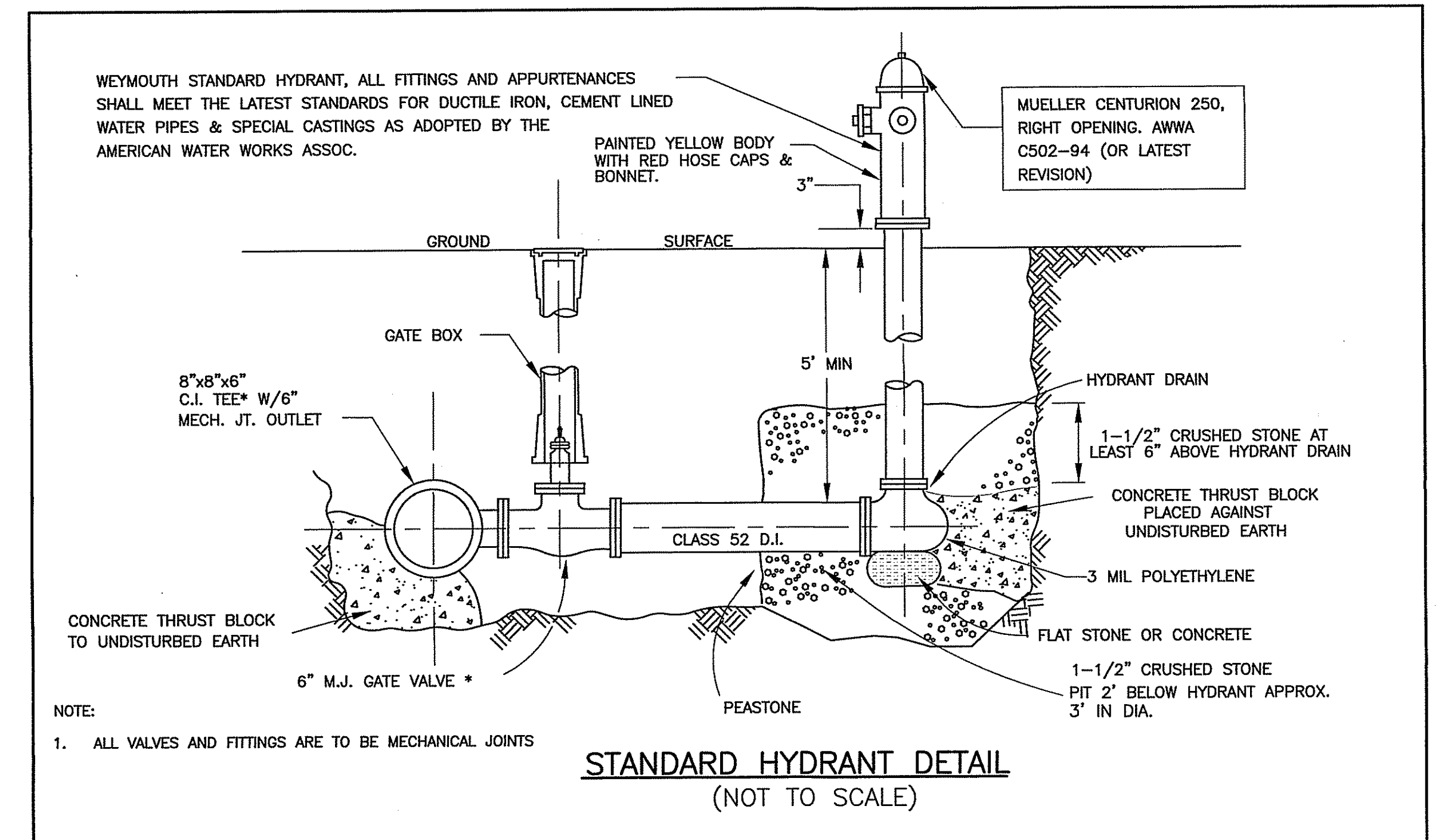
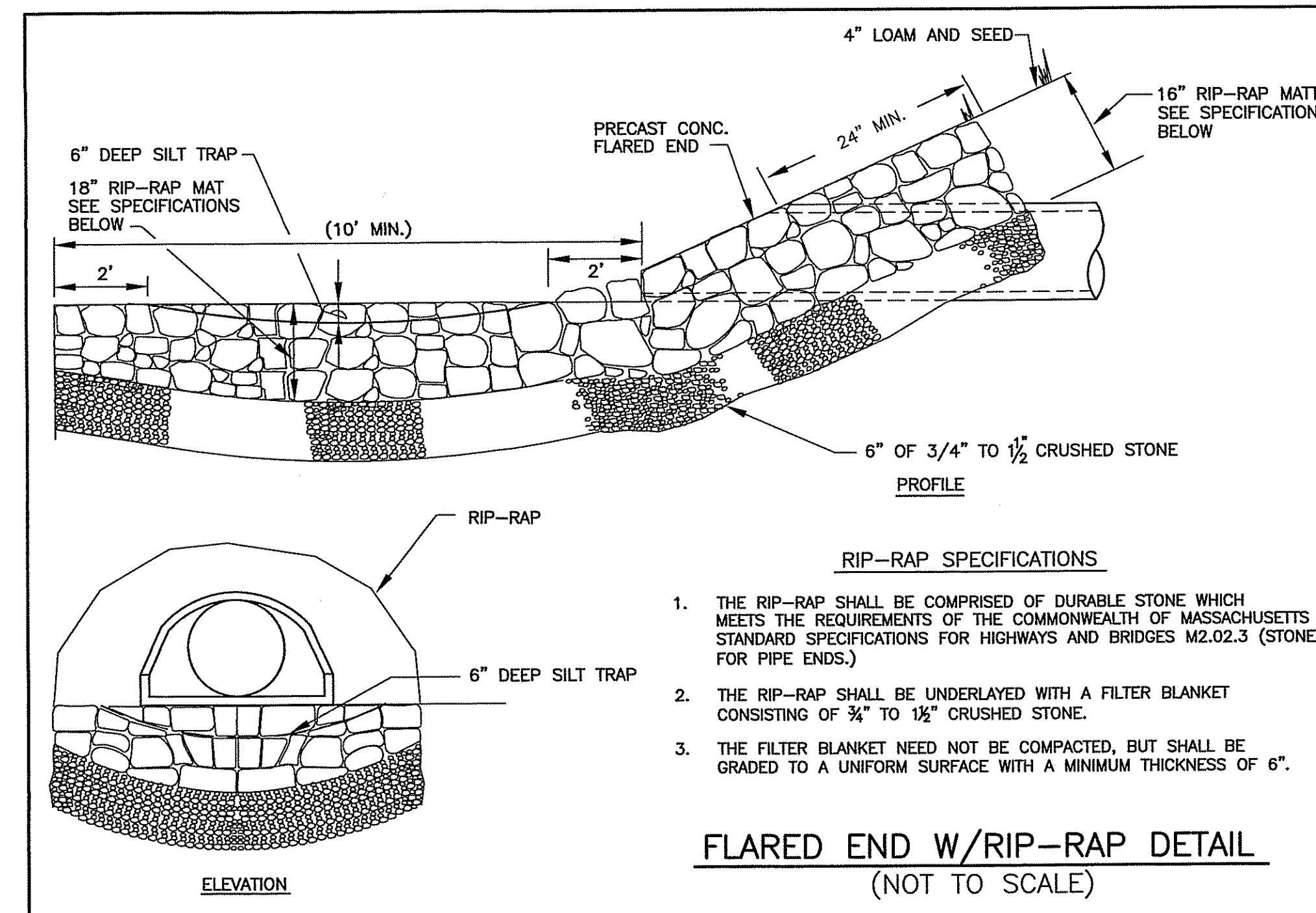
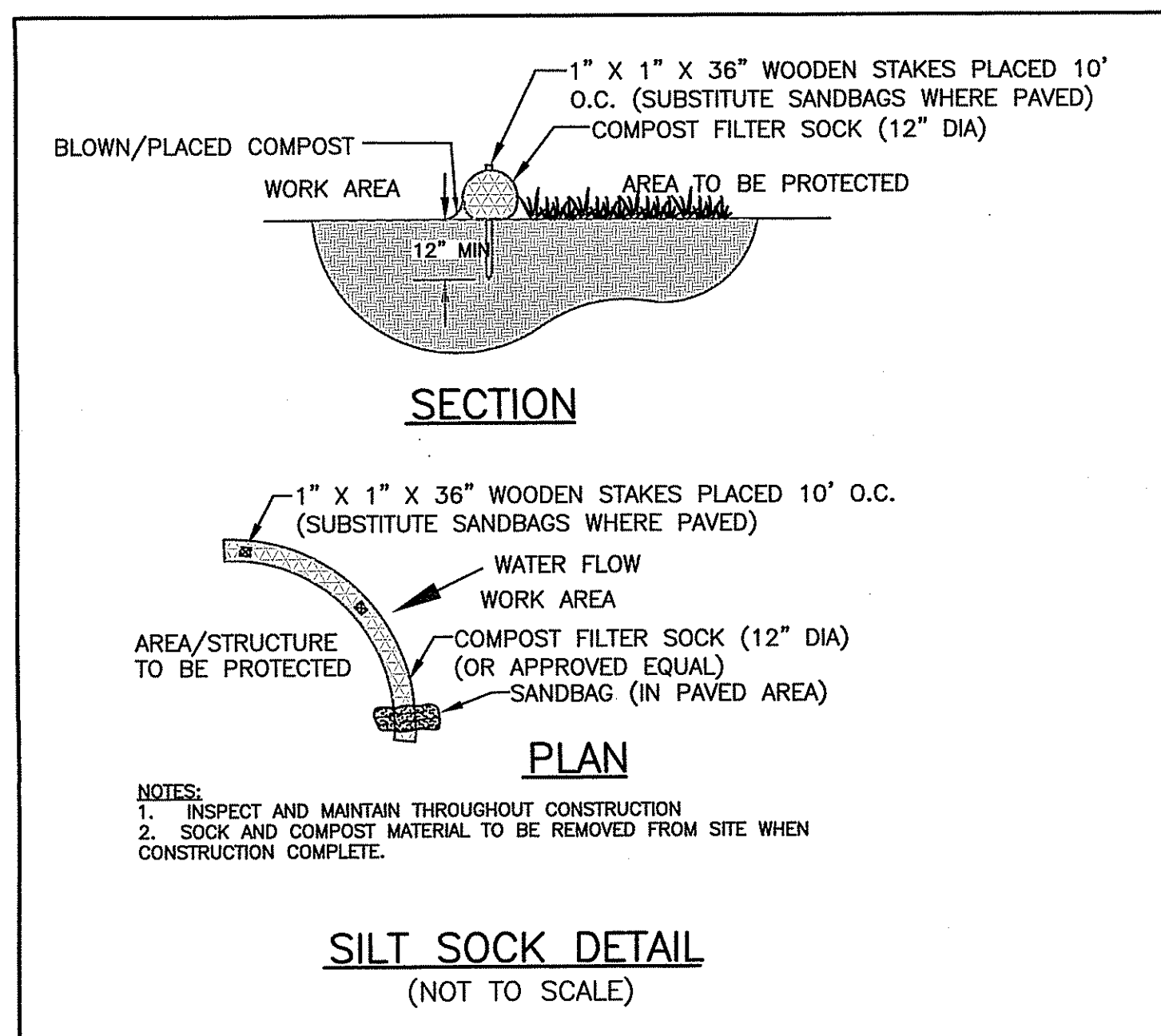
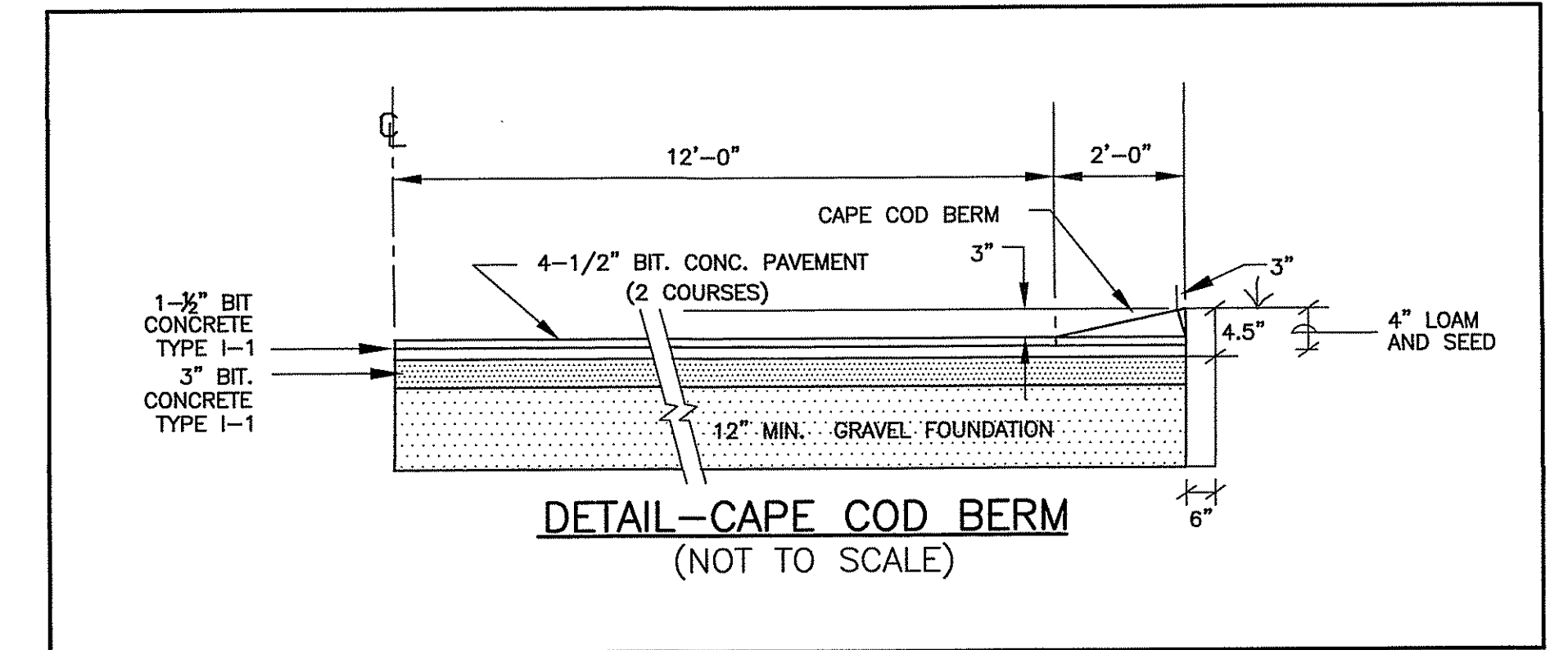
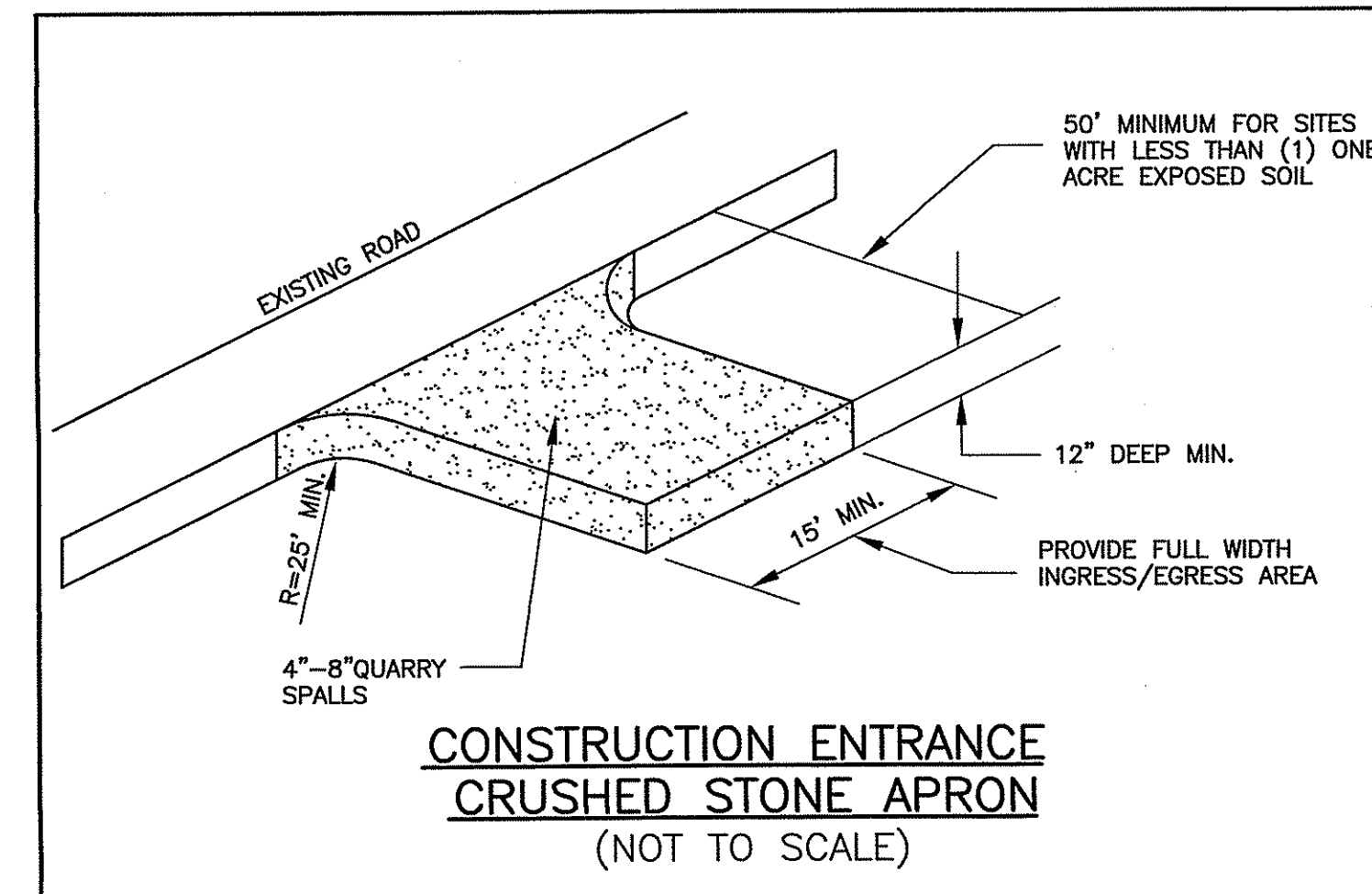
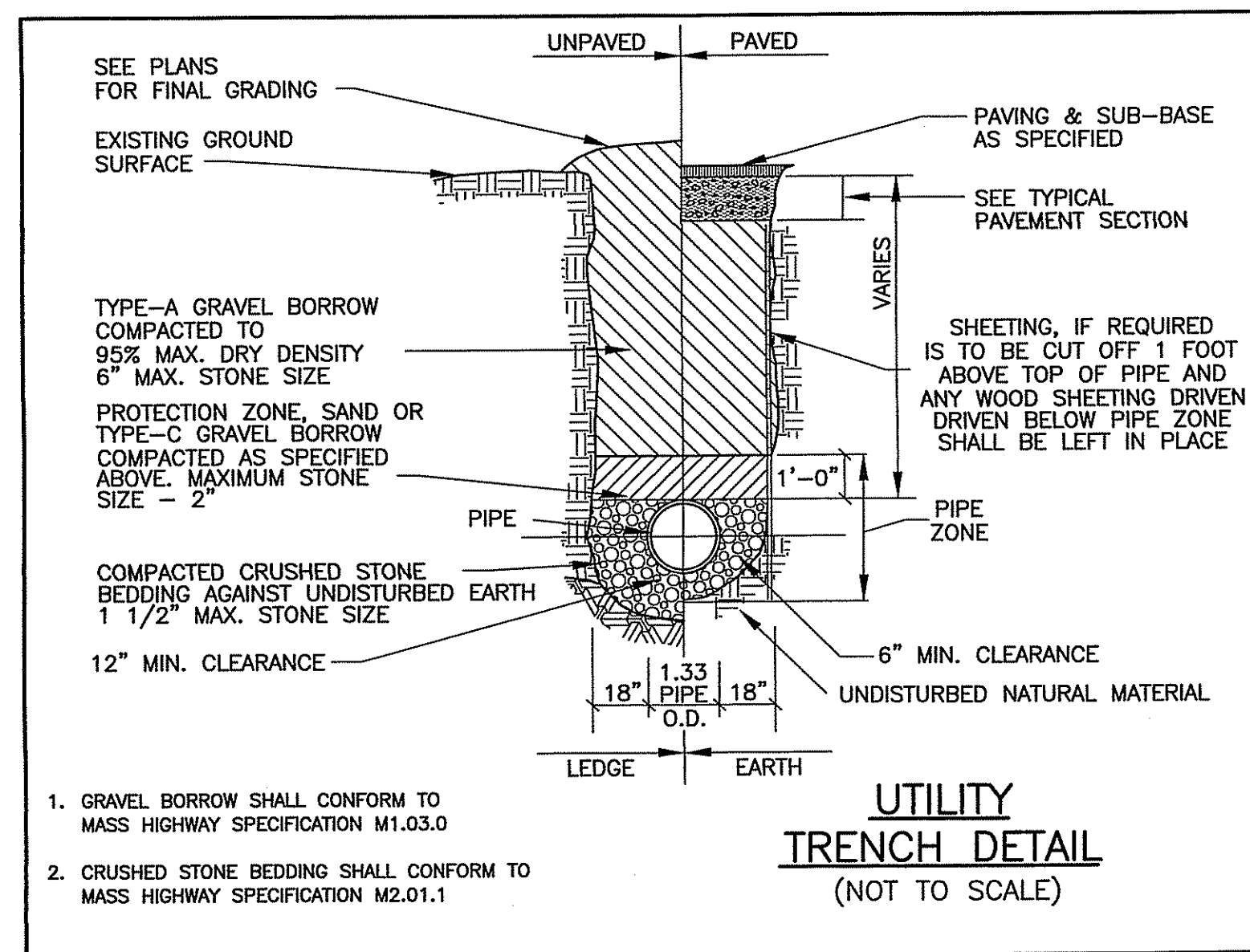
DATE: _____

UTILITY EASEMENT PROFILE AND DETAILS
OF
SAVANNA DRIVE
IN
WEYMOUTH, MASSACHUSETTS
PREPARED FOR: RYDER DEVELOPMENT CORPORATION
SCALE: AS SHOWN DATE: FEB. 15, 2022
PREPARED BY



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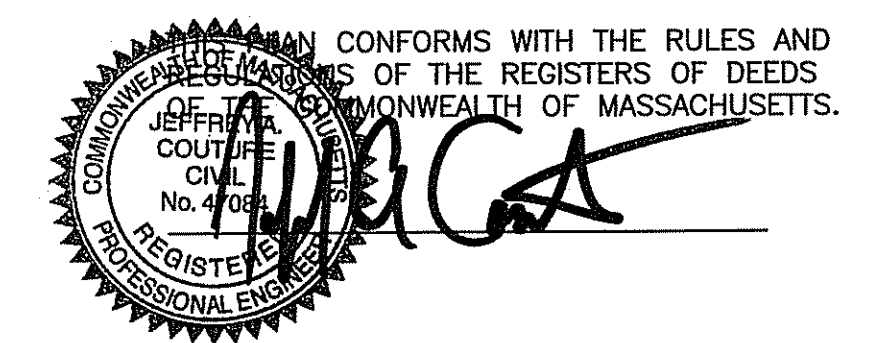
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WEYMOUTH PLANNING BOARD

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DETAILS
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WEYMOUTH, MASSACHUSETTS

PREPARED FOR: RYDER DEVELOPMENT CORPORATION

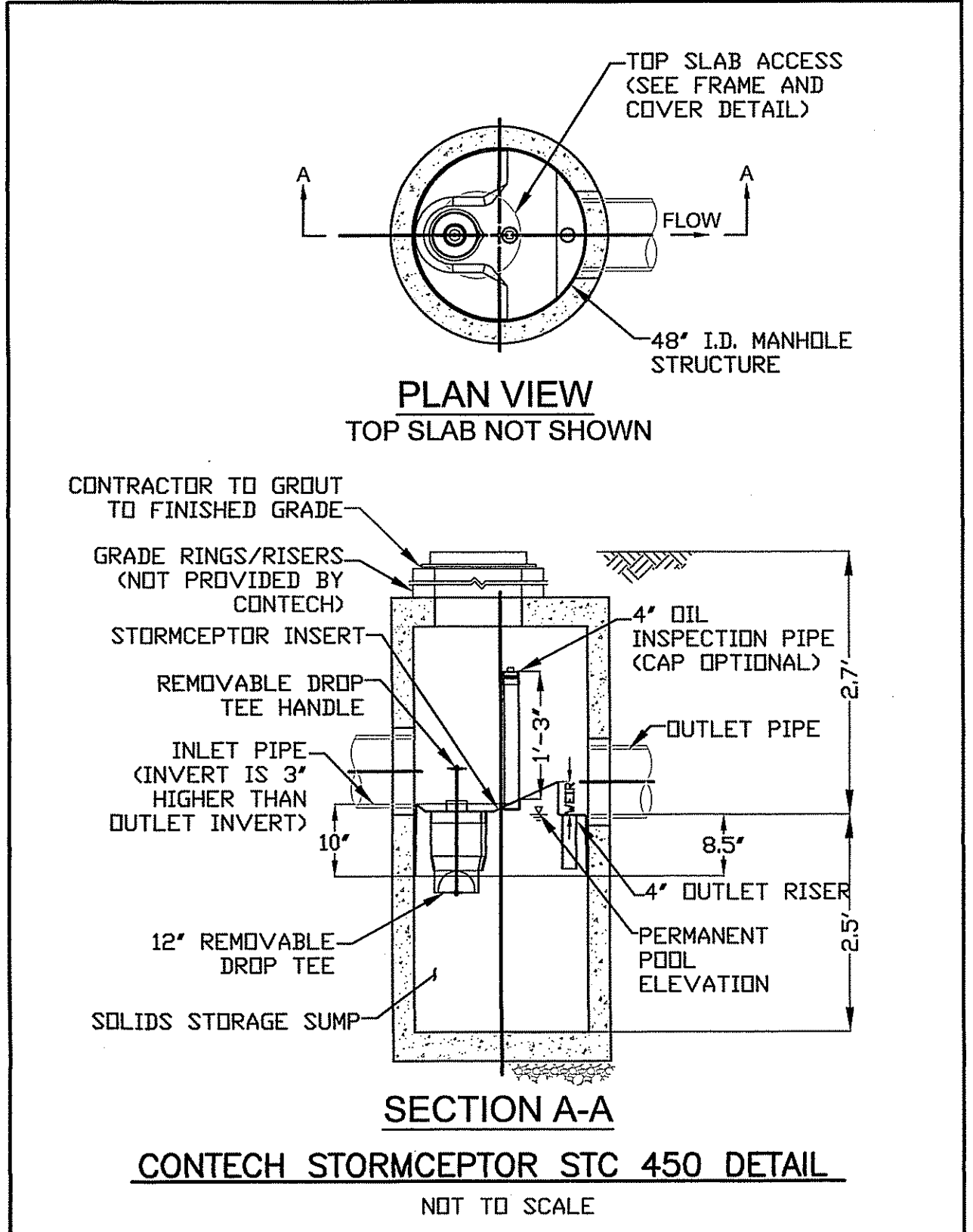
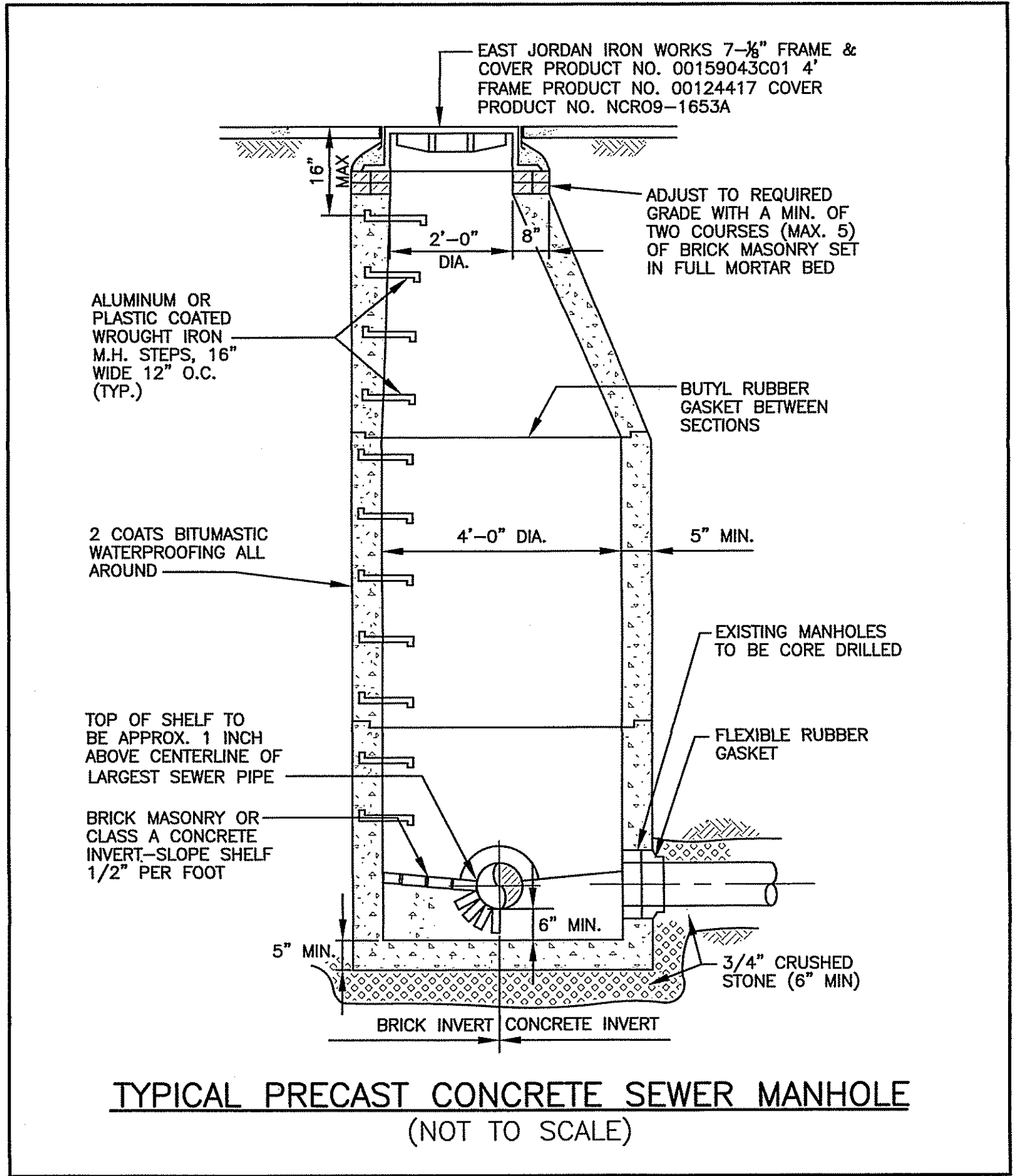
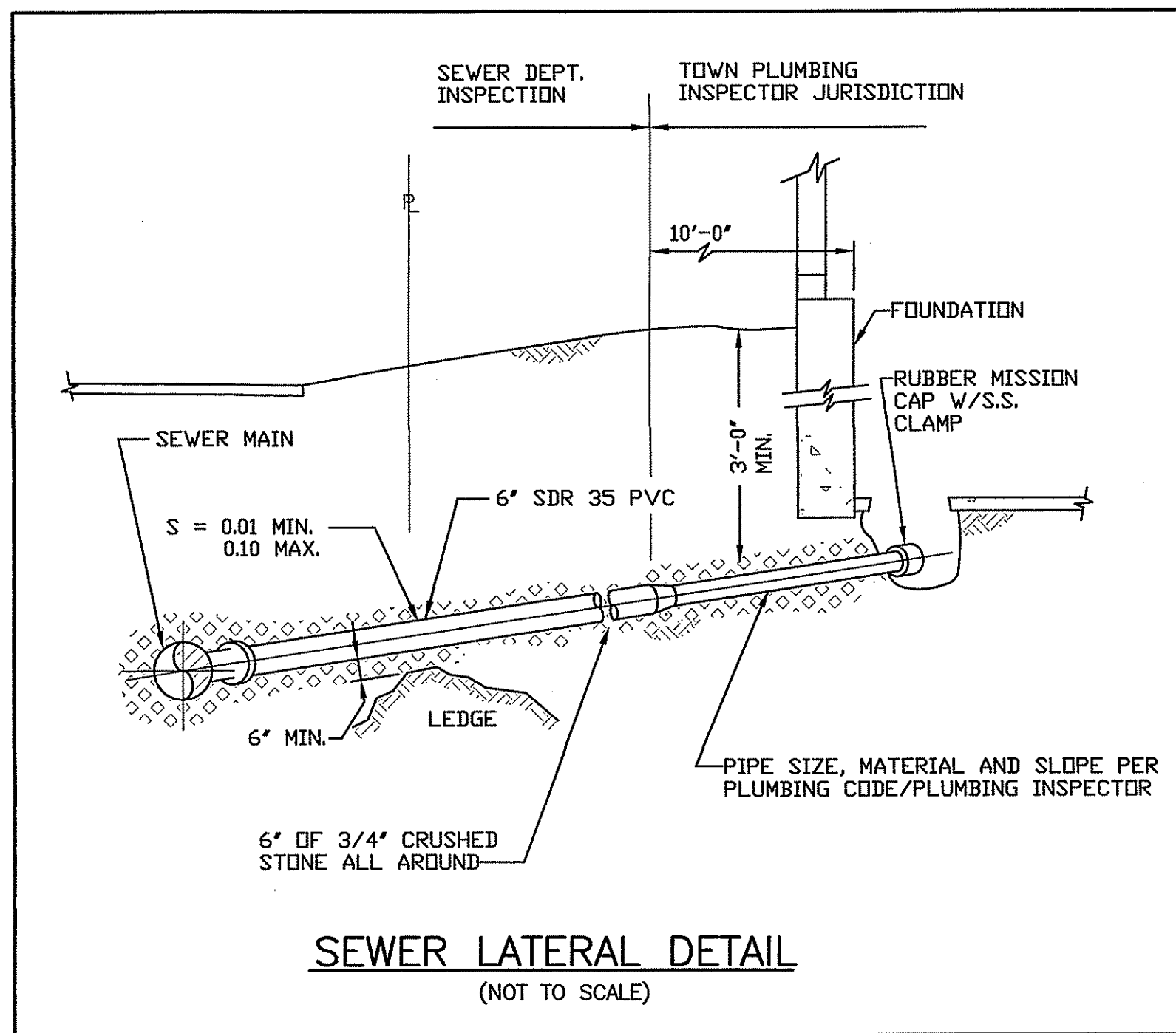
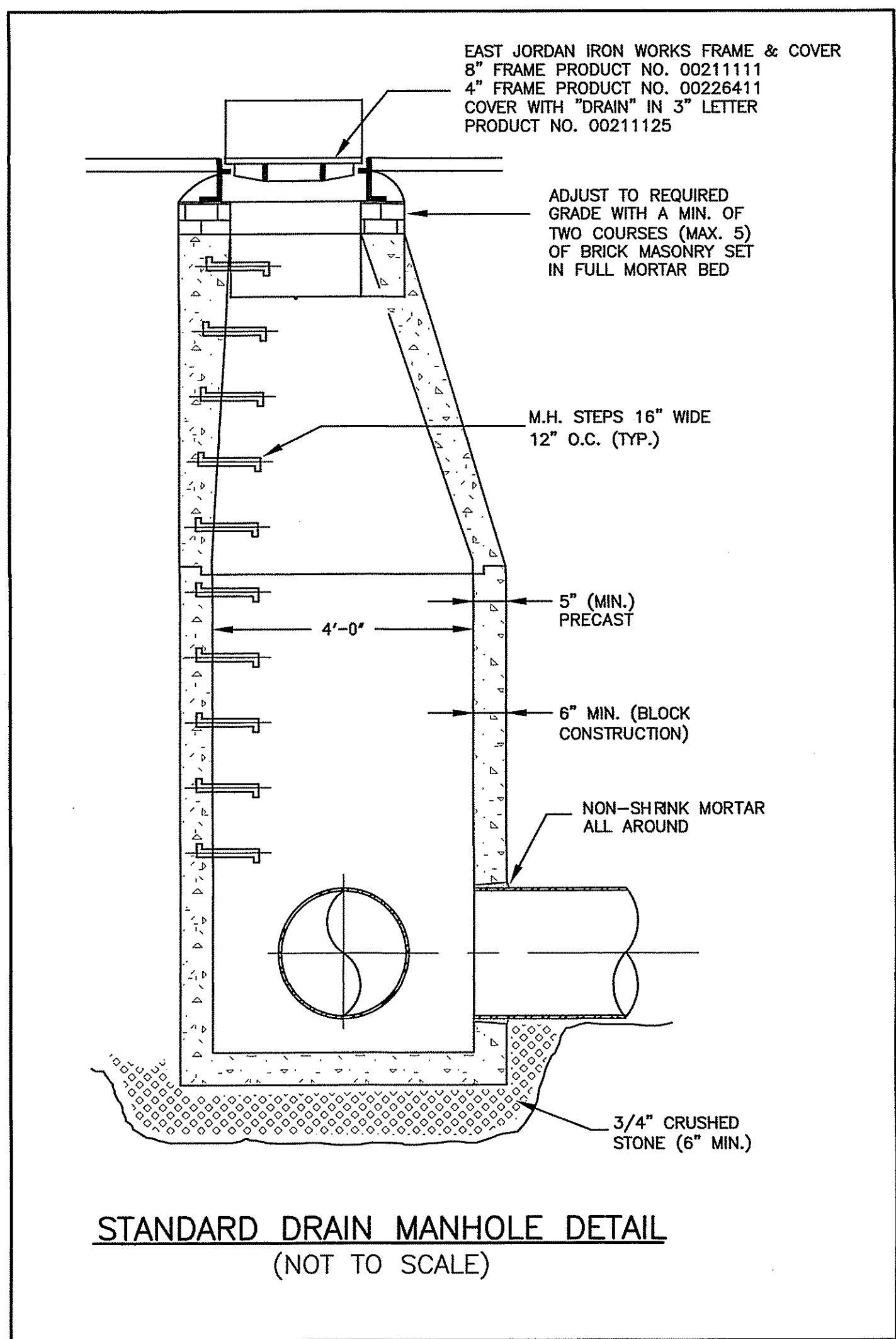
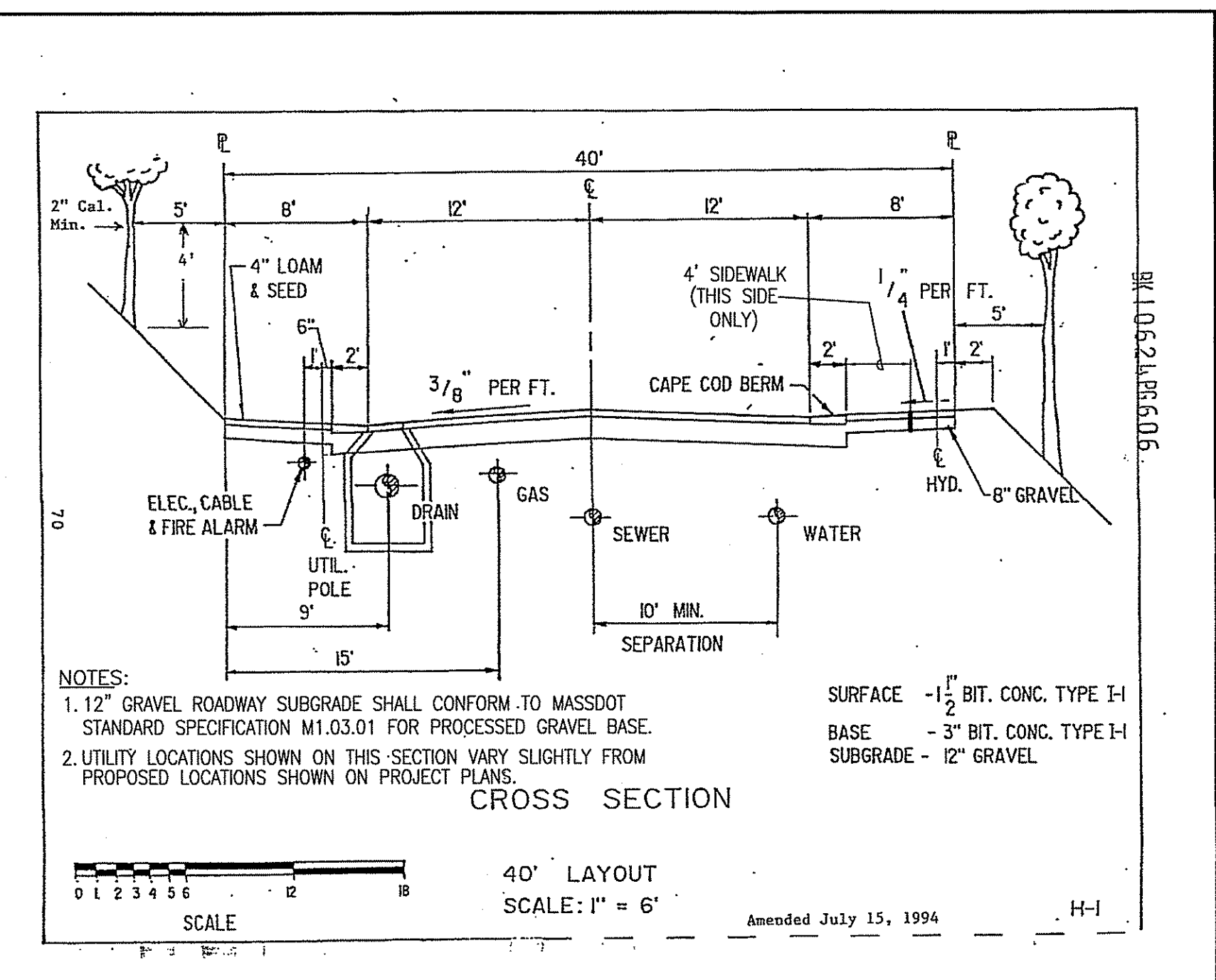
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COMMONWEALTH OF MASSACHUSETTS
JEFFREY A. COUTURE
CIVIL
No. 47084
REGISTERED
PROFESSIONAL ENGINEER

Handwritten signature: JAC

APPROVAL REQUIRED UNDER THE
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