

ZONING DISTRICT: R-1
TABLE OF MINIMUM SETBACKS:

REQUIRED	EXISTING	PROPOSED
AREA-25,000	AREA-5486	AREA-NO CHANGE
FRONT-18'	FRONT-9.7'	FRONT-NC
REAR-24' OR 1/5	REAR-0.9'	REAR-NC
SIDE-10'/5**	SIDE-43.7**	SIDE-6.5**
HEIGHT-35'	HEIGHT-25+-'	HEIGHT-NC
LOT WIDTH-120'	LOT WIDTH-90'	LOT WIDTH-NC
BLD COVERAGE-30%	BLD COVERAGE-22%	BLD COVERAGE-30%

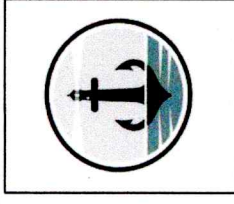
** - REFERENCE TO LEFT SIDE SETBACK FOR GARAGE
ACCESSORY STRUCTURES REQUIRE 5' SETBACK TO PROPERTY LINES

LOT COVERAGE TABLE

	EXISTING	PROPOSED	NET INCREASE
BUILDING	1215 SF	440 SF	440 SF
ASPHALT	1682 SF	1391	-291 S.F.
TOTAL			149 SF TOTAL

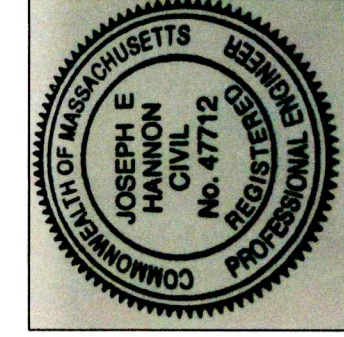
DEED: DEED BK 34163, PG 465
PLAN BK: 4567, PG 383
ZONING: RESIDENCE 1

ATLANTIC COAST



ENGINEERING, LLC

88 FRONT STREET, SUITE 22
SCITUATE, MA
781-378-2593

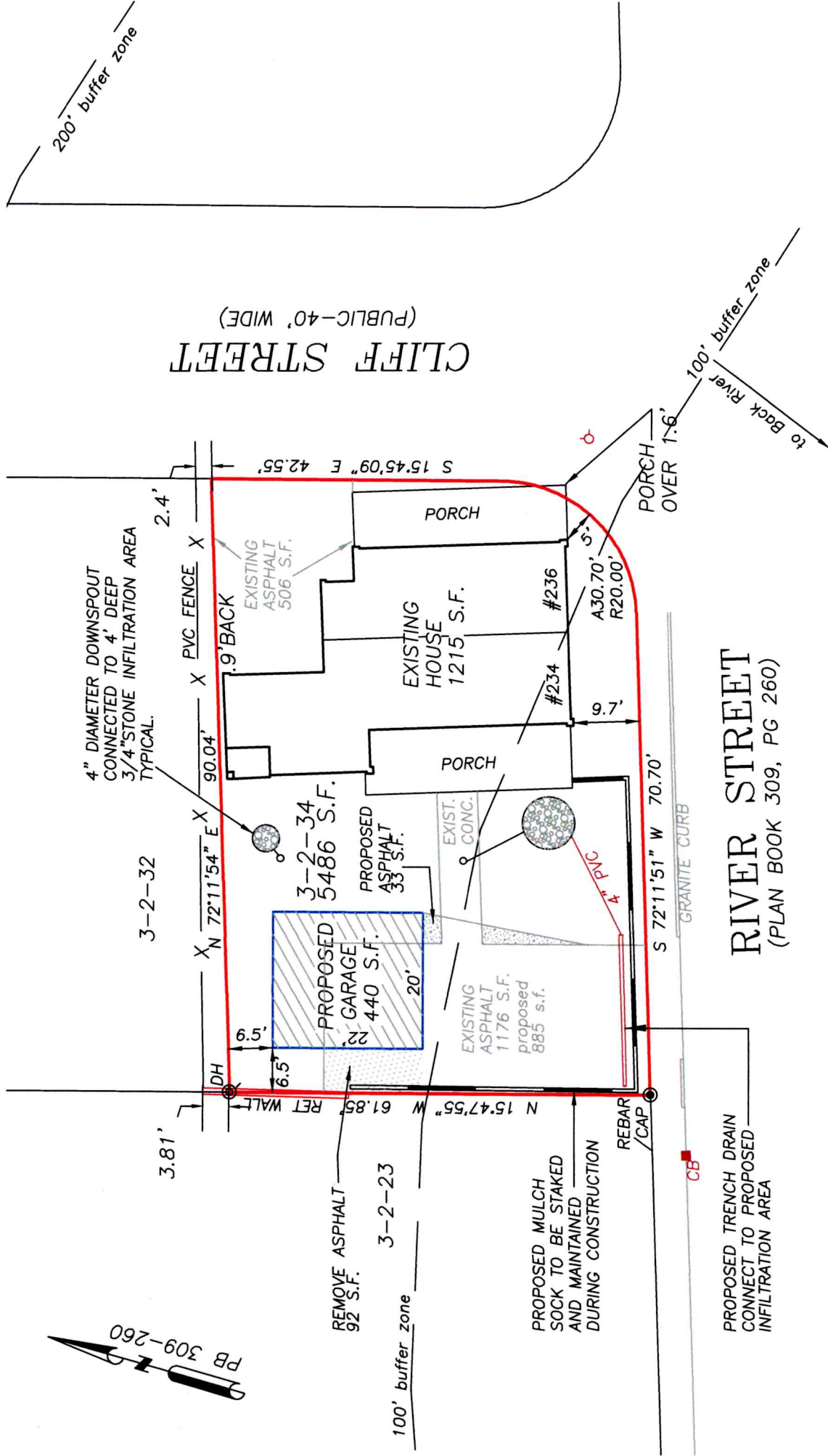


6/20/21

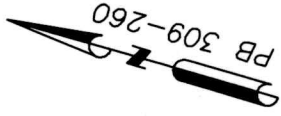
WEYMOUTH BACK RIVER

PLOT PLAN
234-236 RIVER ST.
WEYMOUTH, MA

SCALE: 1" = 20'
DATE: MAY 31, 2020
REVISED: JUNE 20, 2021
OWNERS: JAMES CALABRO &
KENDRA LEE



RIVER STREET
(PLAN BOOK 309, PG 260)



PB 309-260