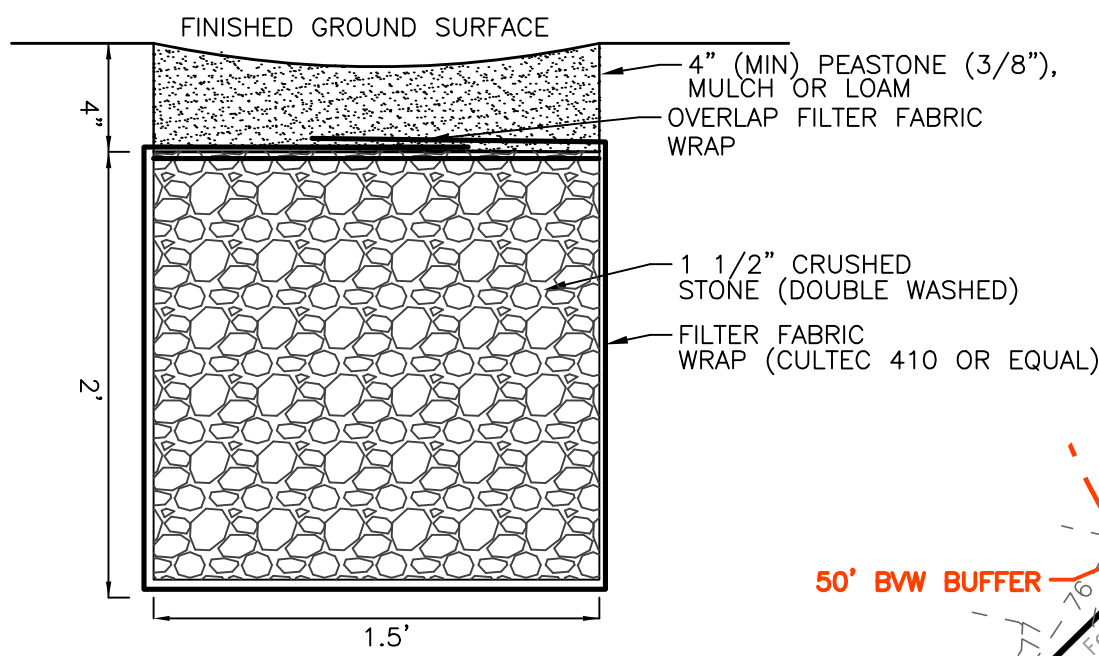


**SITE LOCUS**  
NOT TO SCALE

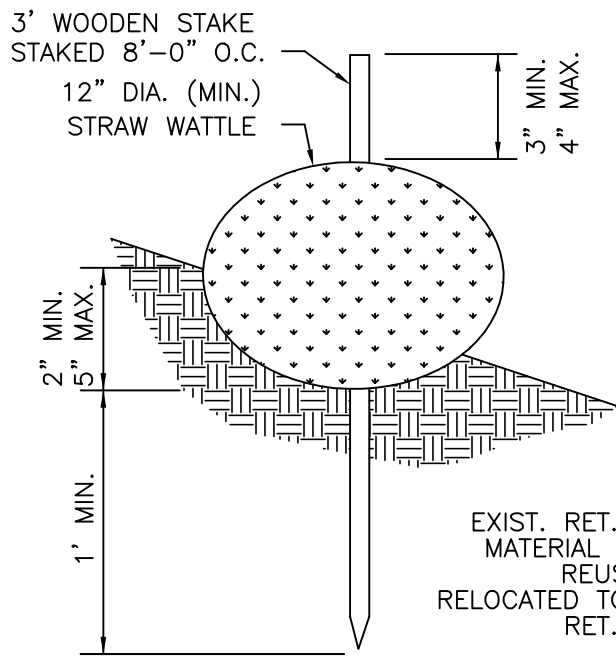
**CRUSHED STONE TRENCH DETAIL**

SCALE: N.T.S.



**STAKED STRAW WATTLE DETAIL**

SCALE: N.T.S.



PROP. 1.5' W X 2' D STONE TRENCH FOR DRAINAGE

**ZONING TABLE: RESIDENCE B**

CRITERIA	REQ'D
MIN. LOT AREA:	35,000 S.F.
LOT WIDTH	125 FT.
FRONTAGE	50 FT.
LOT DEPTH	150 FT.
FRONT YARD SETBACK	30 FT.
SIDE YARD SETBACK	20 FT.*
REAR YARD SETBACK	30 FT.*
BUILDING HEIGHT	35'

\*PERMITTED ACCESSORY BUILDING: (MAY BE CONSTRUCTED NO CLOSER THAN 6 FEET TO THE SIDE LINES AND/OR REAR LINES OF ITS LOT IF LESS THAN 15 FEET IN HEIGHT AND 100 FEET IN SETBACK)

**STORMWATER PERMIT NOTES:**

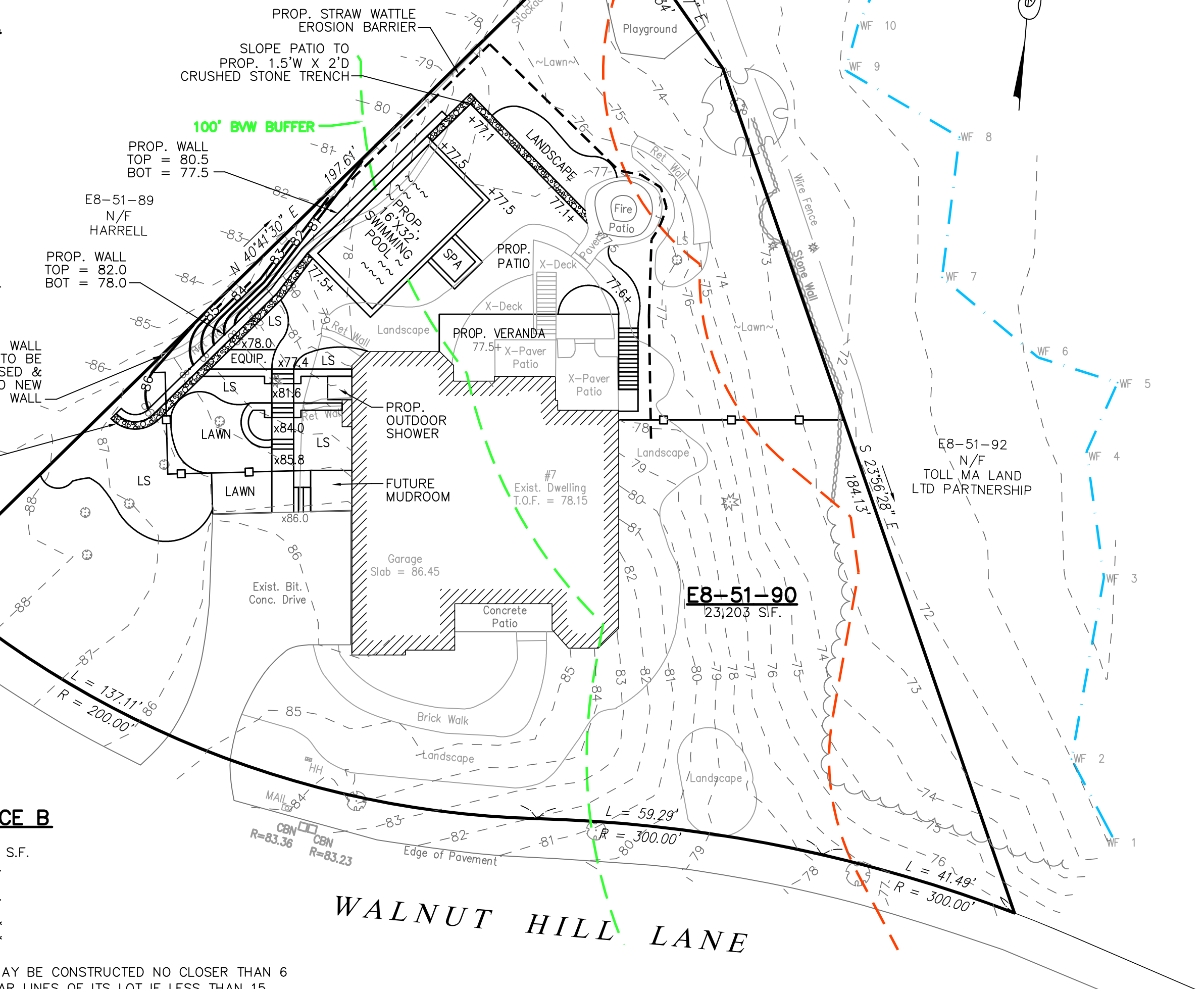
1. CONTRACTOR SHALL BE MADE AWARE OF AND COMPLY WITH THE STORMWATER MANAGEMENT PERMIT AS ISSUED BY THE COHASSET CONSERVATION COMMISSION.
2. ALL DISTURBED AREAS SHALL BE LOAMED AND SEEDED TO PREVENT EROSION.
3. THE CONTRACTOR SHALL MAINTAIN A CLEAN SITE AND PREVENT THE MIGRATION OF STORMWATER RUNOFF OR SEDIMENTS ONTO ADJACENT PROPERTIES OR THE ROADWAY.
4. THE CONTRACTOR SHALL INSTALL EROSION CONTROL BARRIERS AT THE LOCATIONS SHOWN PRIOR TO ANY LAND DISTURBANCE OR CLEARING.
5. THE CONTRACTOR SHALL CONTACT DIGSAFE PRIOR TO CONSTRUCTION.
6. THE CONTRACTOR SHALL INSTALL A CRUSHED STONE STABILIZED CONSTRUCTION ENTRANCE PRIOR TO CONSTRUCTION.

**CONSTRUCTION SEQUENCE:**

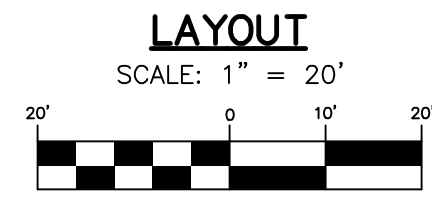
1. INSTALL STABILIZED CONSTRUCTION ENTRANCE & EROSION CONTROL BARRIER.
2. STRIP TOPSOIL & CLEAR VEGETATION.
3. ROUGH GRADING.
4. CONSTRUCT DECK, WALLS AND PATIO.
5. INSTALL PERMANENT STORMWATER CONTROLS.
6. PERFORM FINAL GRADING, LOAM & SEED.
7. INSPECT ON-SITE AND DOWNSTREAM STORMWATER SYSTEMS AND REMOVE ANY ACCUMULATED SEDIMENT.

**GENERAL NOTES**

1. RECORD OWNER: BRIAN & LISA NICHOLS  
NORFOLK REGISTRY OF DEEDS LAND COURT CERT. 193976
2. PLAN REFERENCE: PLAN BOOK 627, PAGE 13.
3. LOCUS LIES IN THE COHASSET "RESIDENCE B" ZONING DISTRICT.
4. LOCUS DOES NOT LIE WITHIN A DEP DESIGNATED ZONE II RESOURCE AREA.
5. ALL KNOWN WETLANDS ARE SHOWN ON PLAN.
6. WETLANDS DELINEATED BY JOHN ZIMMER ON JANUARY 28, 2020.
7. LOCUS LIES IN FEMA FLOOD ZONE "X" (AREA OF MINIMAL FLOODING) AND ZONE X - SHADED (AREAS OF 0.2% ANNUAL CHANCE FLOOD) AS SHOWN ON FEMA COMMUNITY MAP PANEL 25021C 0256E DATED JULY 17, 2012.



WALNUT HILL LANE



	PREPARED BY: 
	PROJECT: <b>7 WALNUT HILL LANE</b> <b>ASSESSOR'S PARCEL: E8-51-90</b> <b>COHASSET, MASSACHUSETTS</b>
APPLICANT: BRIAN & LISA NICHOLS 7 WALNUT HILL LANE COHASSET, MA 02025	PLAN TITLE: <b>PROPOSED POOL PLAN</b>
SHEET: <b>1 OF 1</b>	