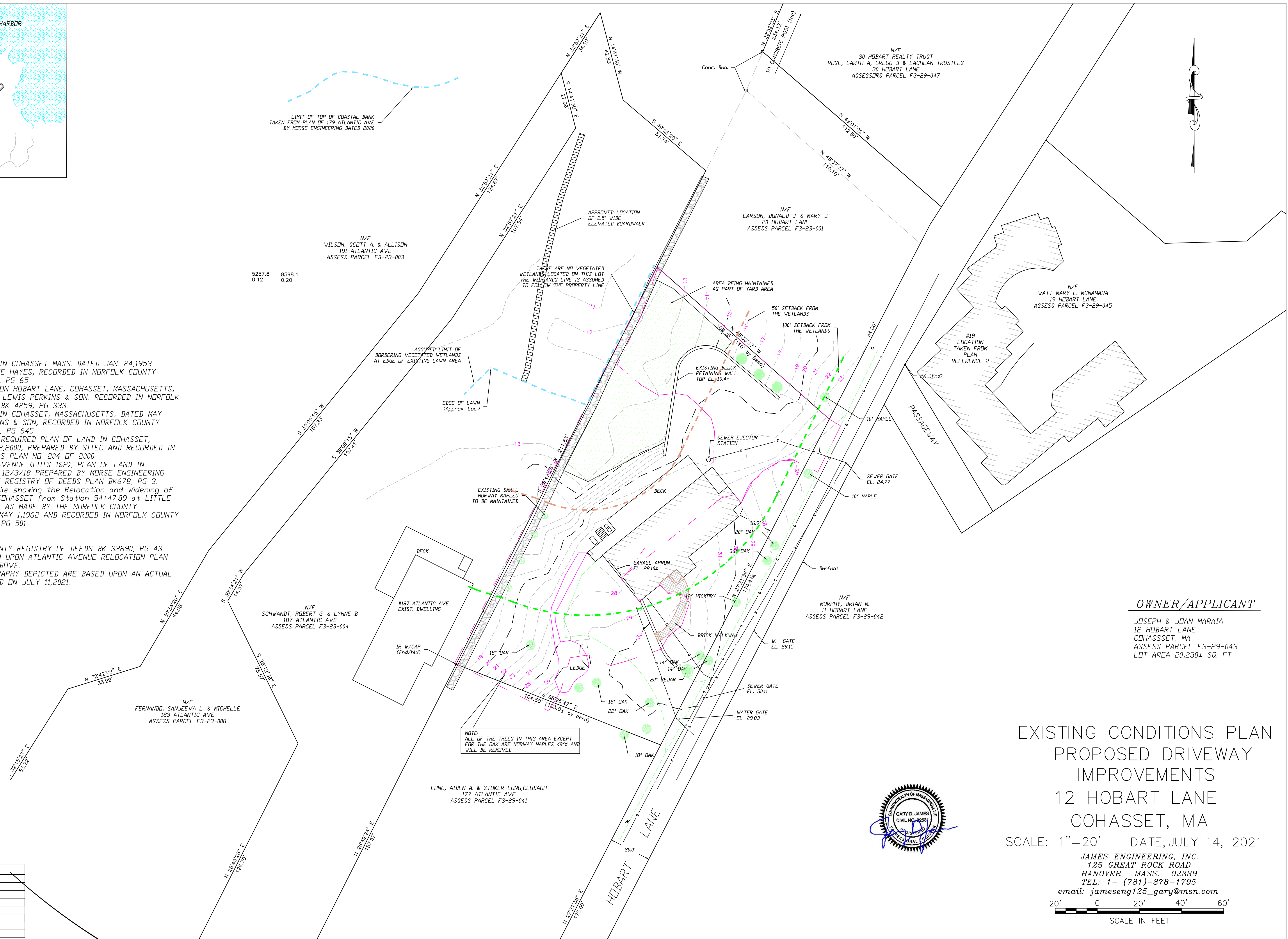


LOCUS PLAN
SCALE: 1"=800'

- PLAN REFERENCES;
1. PLAN ENTITLED PLAN OF LAND IN COHASSET MASS. DATED JAN. 24,1953 PREPARED BY EDWIN KING & GEORGE HAYES, RECORDED IN NORFOLK COUNTY REGISTRY OF DEEDS PLAN BK 3148, PG 65
 2. PLAN ENTITLED PLAN OF LOTS ON HOBART LANE, COHASSET, MASSACHUSETTS, DATED JUNE 16,1960, PREPARED BY LEWIS PERKINS & SON, RECORDED IN NORFOLK COUNTY REGISTRY OF DEEDS PLAN BK 4259, PG 333
 3. PLAN ENTITLED PLAN OF LAND IN COHASSET, MASSACHUSETTS, DATED MAY 17,1967 PREPARED BY LEWIS PERKINS & SON, RECORDED IN NORFOLK COUNTY REGISTRY OF DEEDS PLAN BK 4480, PG 645
 4. PLAN ENTITLED APPROVAL NOT REQUIRED PLAN OF LAND IN COHASSET, MASSACHUSETTS, DATED JANUARY 12,2000, PREPARED BY SITEC AND RECORDED IN NORFOLK COUNTY REGISTRY OF DEEDS PLAN NO. 204 OF 2000
 5. PLAN ENTITLED 179 ATLANTIC AVENUE (LOTS 1&2), PLAN OF LAND IN COHASSET, MASSACHUSETTS, DATED 12/3/18 PREPARED BY MORSE ENGINEERING AND RECORDED IN NORFOLK COUNTY REGISTRY OF DEEDS PLAN BK678, PG 3.
 6. PLAN ENTITLED "Plan and Profile showing the Relocation and Widening of a portion of ATLANTIC AVENUE, COHASSET from Station 54+47.89 at LITTLE HARBOR OUTLET to BEACH STREET" AS MADE BY THE NORFOLK COUNTY COMMISSIONERS BY RETURN DATED MAY 1,1962 AND RECORDED IN NORFOLK COUNTY REGISTRY OF DEEDS PLAN BK 212, PG 501

- NOTES;
1. DEED REFERENCE; NORFOLK COUNTY REGISTRY OF DEEDS BK 32890, PG 43
 2. BEARINGS AS SHOWN ARE BASED UPON ATLANTIC AVENUE RELOCATION PLAN IDENTIFIED AS REFERENCE NO. 6 ABOVE.
 3. BUILDING LOCATION AND TOPOGRAPHY DEPICTED ARE BASED UPON AN ACTUAL ON THE GROUND SURVEY CONDUCTED ON JULY 11,2021.

REV.#	DATE	DESCRIPTION
1	10/05/21	ADDED DRAINAGE
2	11/02/21	MOVED WALL BACK
3	01/24/21	ADDED TENSAR SLOPE



OWNER/APPLICANT

JOSEPH & JOAN MARAIA
12 HOBART LANE
COHASSET, MA
ASSESS PARCEL F3-29-043
LOT AREA 20,250± SQ. FT.

EXISTING CONDITIONS PLAN
PROPOSED DRIVEWAY
IMPROVEMENTS
12 HOBART LANE
COHASSET, MA

SCALE: 1"=20' DATE: JULY 14, 2021

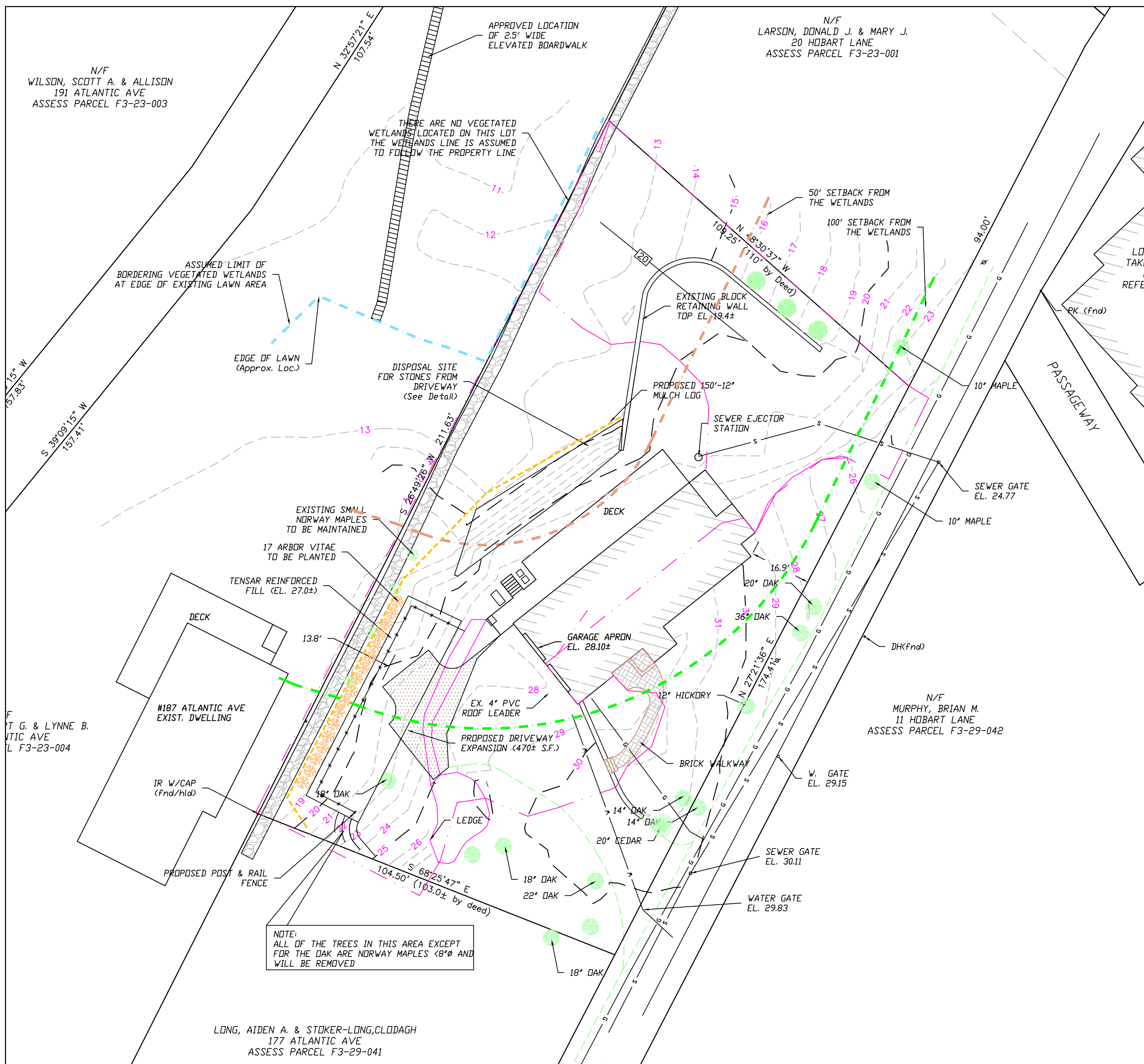
JAMES ENGINEERING, INC.
125 GREAT ROCK ROAD
HANOVER, MASS. 02339
TEL: 1- (781)-878-1795

email: jameseng125_gary@msn.com



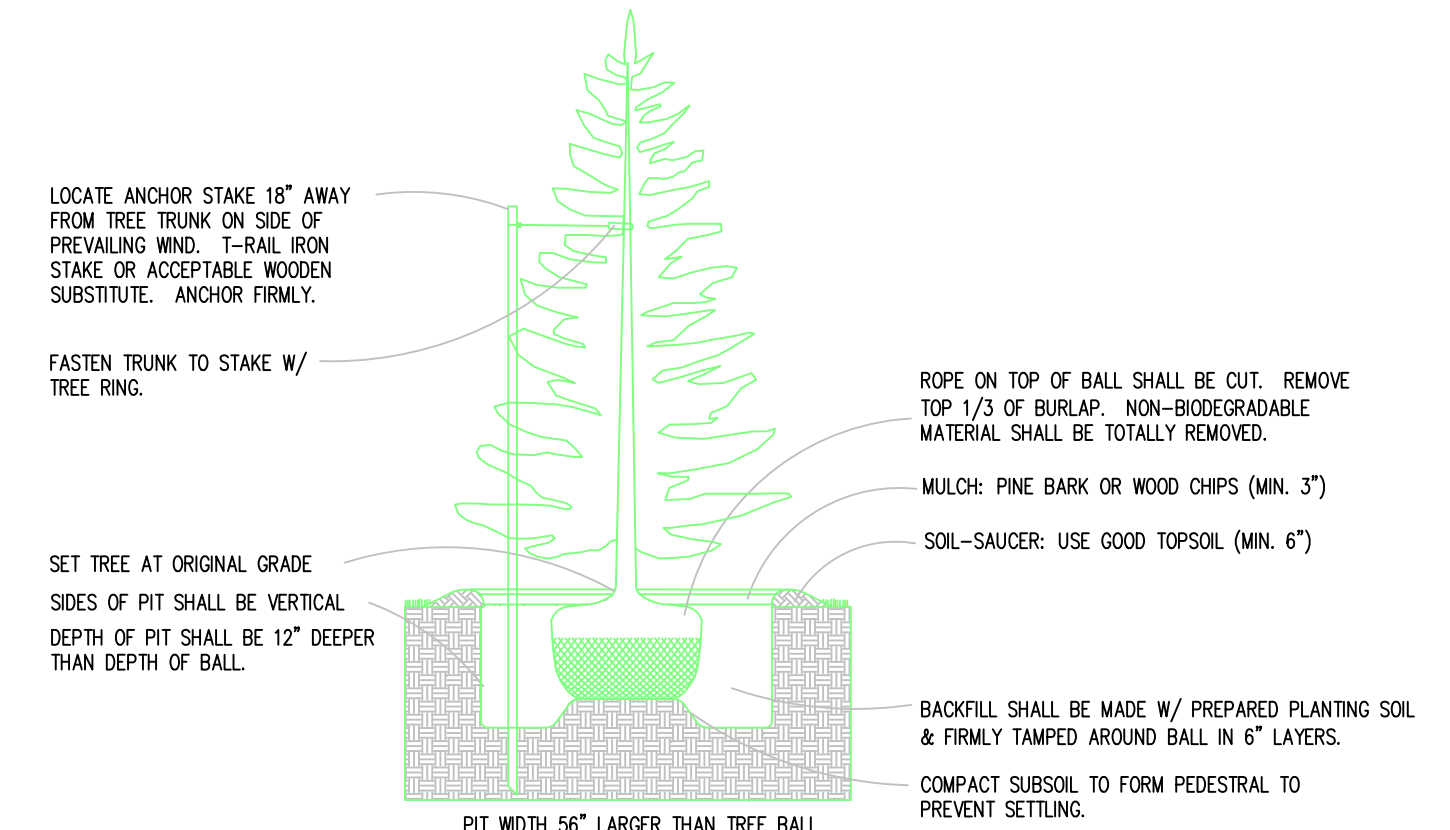
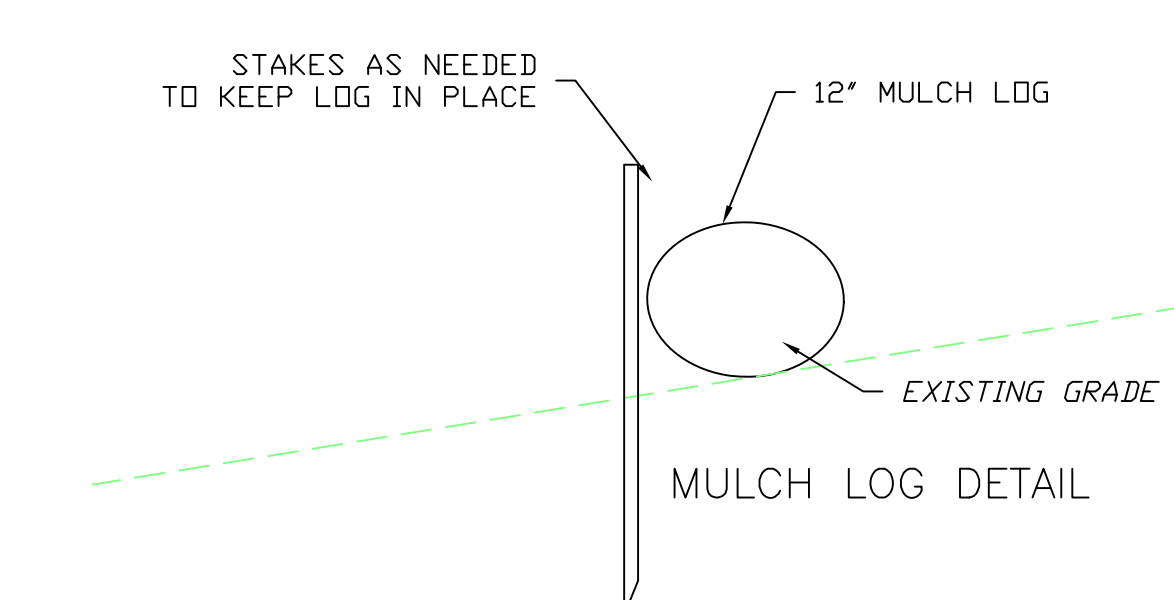
SCALE IN FEET





FILL QUANTITIES

ELEV.	AREA	VOLUME	
		AREA DOUBLE	INCREM TOTAL
17.5	0	14	0
18	14	57	3.5
19	100	230	60.5
20	360	522	290.5
21	684	839	812.5
22	994	1155	1651.5
23	1316	1378	2806.5
24	1440	1490	4184.5
25	1540	1565	5674.5
26	1590	1605	8239.5
27	1620	733.5	9844.5
27.5	1675		10578.0
TOTAL			391.8 CU. YDS.

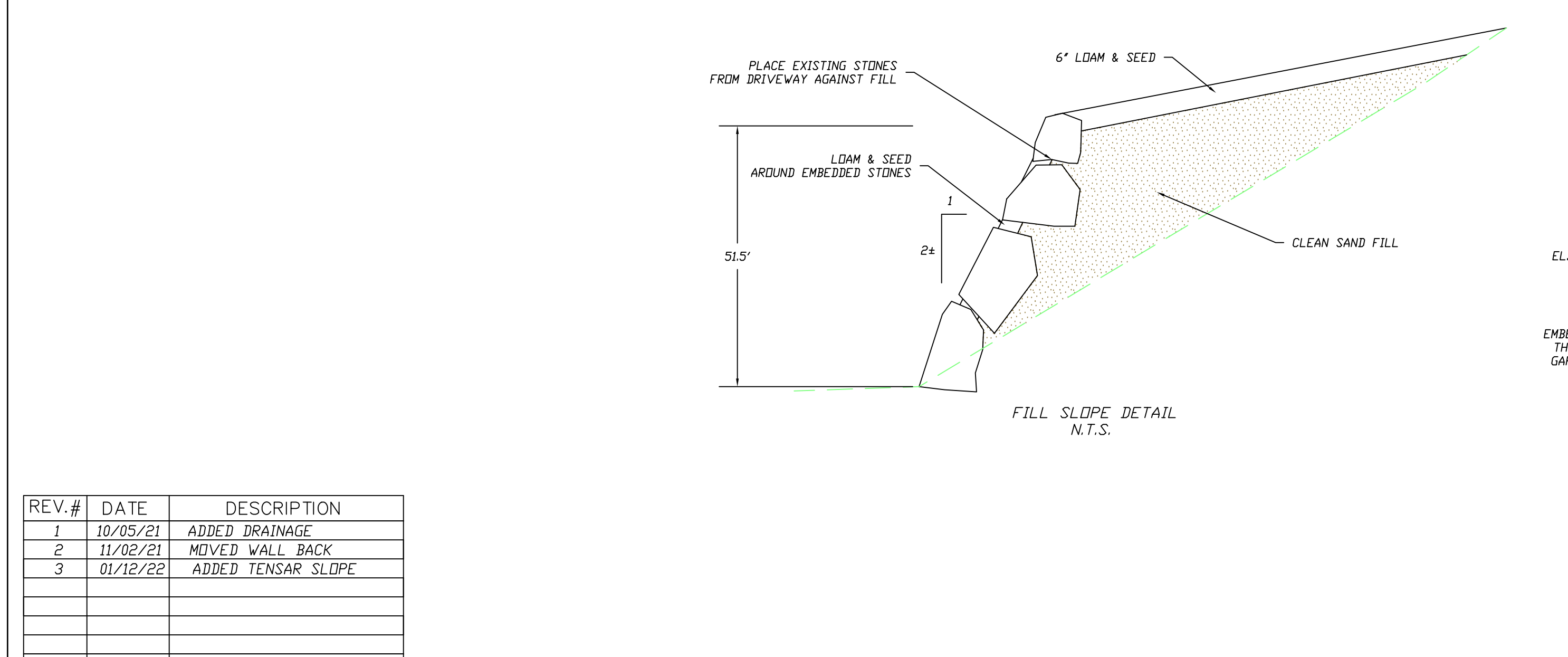


- NOTES:
- DO NOT DAMAGE MAIN TREE ROOTS OR DESTROY ROOT BALL WHEN INSTALLING TREE STAKE.
 - WATER THOROUGHLY SUBSEQUENT TO INSTALLATION.
 - REMOVE HOSE & STAKE AT END OF GUARANTEE PERIOD.

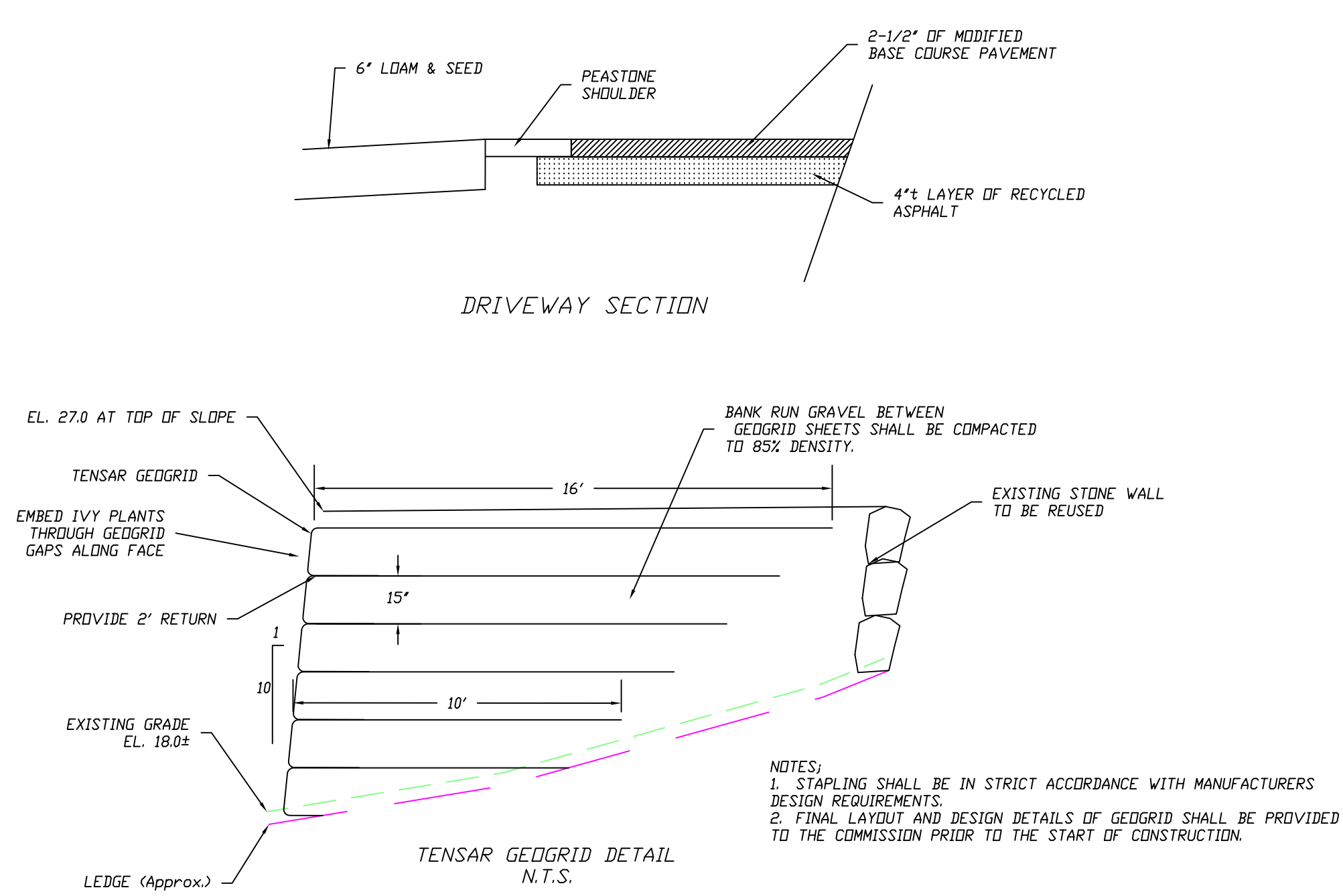
OWNER/APPLICANT
 JOSEPH & JOAN MARAIA
 12 HOBART LANE
 COHASSET, MA
 ASSESS PARCEL F3-29-043
 LOT AREA 20,250± SQ. FT.



SITE PLAN



REV.#	DATE	DESCRIPTION
1	10/05/21	ADDED DRAINAGE
2	11/02/21	MOVED WALL BACK
3	01/12/22	ADDED TENSAR SLOPE



**PROPOSED CONDITIONS PLAN
 PROPOSED DRIVEWAY
 IMPROVEMENTS
 12 HOBART LANE
 COHASSET, MA**

SCALE: 1"=20' DATE: JULY 14, 2021

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 125 GREAT ROCK ROAD
 HANOVER, MASS. 02339
 TEL: 1-(781)-878-1795
 email: jameseng125_gary@msn.com

SCALE IN FEET