

LOCUS
Not to Scale



Street Index

Old Post Road
Post Road

Owner

**Eric S. Hanson &
Olwyn McCabe Hanson**
54 Old Post Road
Wakefield, RI 02879

Parcel Data

Deed Book 899, Page 270

Lot Area: 163,018 s.f.±
or 3.74 Acres±

Zoning Data

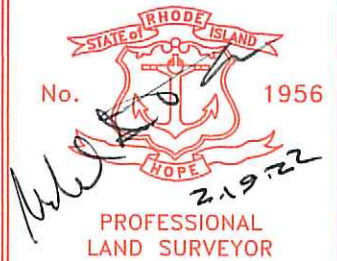
R-20 Zone

Min. Frontage/Width: 100'
Min. Lot Size: 20,000 s.f.
Max. Building Coverage: 25%
Min. Front Yard: 35'
Min. Side Yard: 15'
Min. Rear Yard: 35'
Max. Bldg. Height: 35'
* Please refer to Zoning Regs.
for additional information.

Note:

"This plan/report is substantially correct in accordance with a CLASS IV Standard as adopted by the Rhode Island Board of Registration for Professional Land Surveyors. This plan is not to be construed as an accurate boundary survey and is subject to such changes as an accurate boundary survey may disclose."

MICHAEL A. FONTAINE



Certification:

This survey has been conducted and the plan has been prepared pursuant to Section 9 of the Rules and Regulations adopted by the Rhode Island State Board of Registration for Professional Land Surveyors on November 25, 2015, as follows:

Survey Type:

Limited Boundary Survey - Class IV

The purpose for the conduct of the survey and for the preparation of the plan is as follows:

To perform a Limited Boundary Survey along with inclusion of Planimetric and Topographic Features for the purpose of preparing an "Aerial Image Plan".

By: *[Signature]* Date: 2-19-22

Michael A. Fontaine, PLS - License No. LS-1956 - C.O.A. No. LS-A553

GRAPHIC SCALE



(IN FEET)
1 inch = 100±ft.

**Hanson Minor Subdivision
Aerial Image**

A.P. 63-1, Lot 133
54 Old Post Road

Wakefield, Rhode Island 02879

Prepared For: Eric S. Hanson & Olwyn McCabe Hanson

No.	Revision:	By:	Date:



Michael A. Fontaine, PLS
593 Green Hill Beach Road
South Kingstown, RI 02879

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(401)793-6777

Scale: 1"=100'±

Date: 02-21-22

Drawn By: MAF

Checked By: MAF

Job # 21-031

Map # 21-031

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Sheet: 1 of 1