

LOCUS
Not to Scale



Street Index
South Road Curtis Corner Road
Owner/Applicant
True North Land Co., LLC 11 Knight Street Unit E9 Warwick, RI 02886
Parcel Data
Deed Book 1694, Page 268
Lot Area: 933,173 s.f.± or 21.42 Acres±

Notes:

- The underground utilities shown have been located from field survey information and existing drawings. The Surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The Surveyor further does not warrant that the underground utilities shown are in the exact location indicated although he does certify that they are located as accurately as possible from information available. The Surveyor has not physically located the underground utilities. (Please contact DIGSAFE prior to construction @ 1-888-344-7233.)
- Project site is located within Zone X (Areas determined to be outside the 0.2% annual chance floodplain) as shown on F.E.M.A. Flood Insurance rate map # 44009C0184K & 44009C0185J for the Town of South Kingstown, Rhode Island, Washington County, having an effective date of April 3, 2020.
- Topography shown hereon a product of Aerotech Corp.
- Wetlands shown hereon delineated by Natural Resource Services, Inc. and field located by Fontaine Land Surveying, LLC.
- Soil evaluations performed by Onsite Wastewater Initiative, LLC.
- Site is Not located within RIDEM Natural Heritage Area
- Site is Not located within Town of South Kingstown Groundwater Protection Overlay District.
- Site is Not within a TMDL Watershed as defined by RIDEM and Town of South Kingstown.
- Site is Not located within an OWTS Critical Resource Area as defined by RIDEM.
- Site is Not located within a Drinking Water Supply Watershed as defined by RIDEM.
- Site does Not contain areas containing prime agricultural soils or farmland soils
- At this time there is No active agricultural use on site.
- To my knowledge there are no buildings on the National Historic Register of Historic Places however there are two historic cemeteries as shown hereon.

References:

- Plan of Land for Judith DeFoe, South Road & Curtis Corner Road, South Kingstown, Rhode Island Dated 3-18-06, Scale: 1"=80' Prepared by: Sheldon Survey, Inc. supplied by client.
- Final Plan Case Farm in the Town of South Kingstown, Rhode Island Platted For Jonathon & Kimberly Gilbert 968 South Road, Wakefield, RI 02879 Oct. 1993, Scale: 1"=50' Prepared by: Jackson Surveying on file in the Town of South Kingstown Land Records Plat Book 24, Page 25.
- Final Genesee Acres - Phase II a Residential Compound, Assessor's Plat 467, Lot 41, South Kingstown, Rhode Island, Owners George E. & Nancy Herman Scale: 1"=40' Dated: "Revised Final Plat" Jun 1996, Prepared by: James P. Lowless, R.L.S., P.E. on file in the Town of South Kingstown Land Records Plat C96-164.

Certification:

This survey has been conducted and the plan has been prepared pursuant to 435-RICR-00-00-1.9 of the Rules and Regulations adopted by the Rhode Island State Board of Registration for Professional Land Surveyors on April 28, 2018, as follows:

Survey Type:
Comprehensive Boundary Survey - Class I

Data Accumulation Survey - Planimetric - Class III

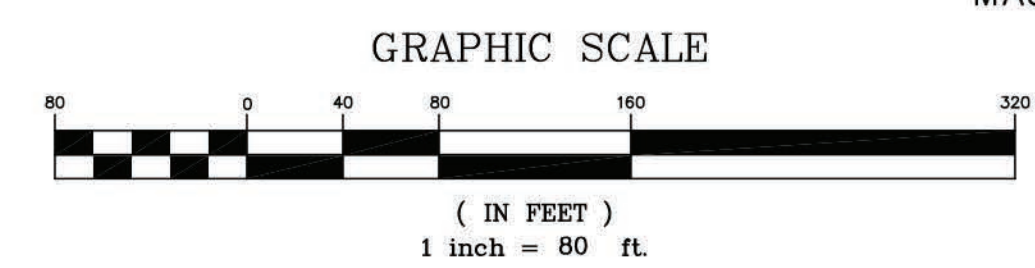
The purpose for the conduct of the survey and for the preparation of the plan is as follows:
To perform a Comprehensive Boundary Survey along with inclusion of Planimetric Features for the purpose of preparing a "Major Subdivision - Lot Geometry Plan".

By: _____ Date: _____

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



Property Line (New or Modified)	Property Line (Existing/To Remain)
Easement Line	Abutter's Line
Building Line	Existing Index Contour
Existing Intermediate Contour	Proposed Contour
(5)	FEMA Flood Zone
(5)	Soil Boundary
x	Soil Erosion Control
▲	Soil Evaluation (S.E.V.)
○	Iron Rod (Found/Set)
●	Drill Hole (Found/Set)
□	Concrete/Stone Monument (Found/Set)
○	Point To Be Set (Iron Rod/Drill Hole)
■	Stone Monument (To Be Set)
▲	Survey Point
▲ W.F.# A13*	Wetland Flag Removed by RIDEM
▲ W.F.# A10*	Wetland Flag Added/Moved by RIDEM
▲ W.F.# A10	Wetland Flag
L.M.I.	Low & Moderate Income Persons
■	FDRP Required Open Space Monumentation



**MAJOR SUBDIVISION FLEXIBLE DESIGN RESIDENTIAL PROJECT
PRELIMINARY APPLICATION PLAN**

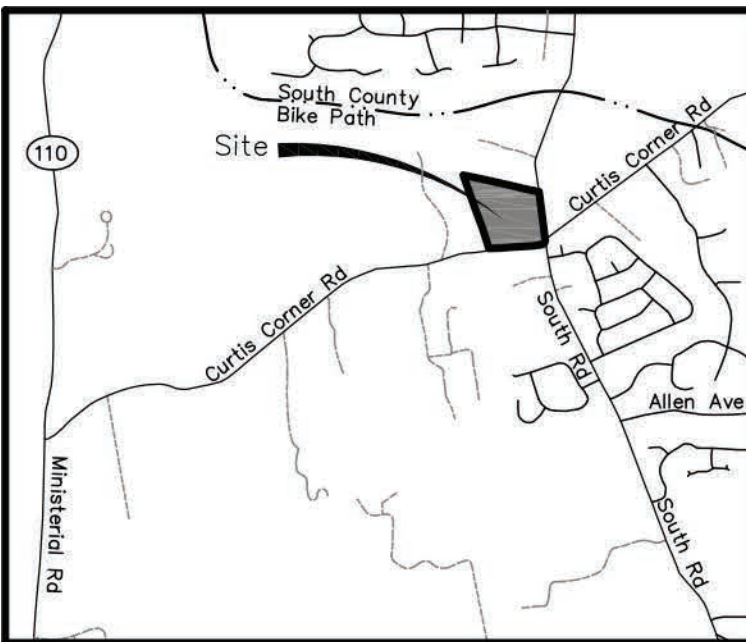
**NORTH WOODS MAJOR SUBDIVISION
AERIAL IMAGE FALL 2021**
A.P. 47-2, Lot 120
607 Curtis Corner Road
South Kingstown, Rhode Island
Prepared For: True North Land Company, LLC

No.	Revision:	By:	Date:



Michael A. Fontaine, PLS
593 Green Hill Beach Road
South Kingstown, RI 02879
ghb593@verizon.net
(401)793-6777

Scale: 1"=80'	Date: 1-30-2020
Drawn By: MAF	S3
Checked By: MAF	
Job # 17-055	
Map # 17-055	Sheet: S3 of



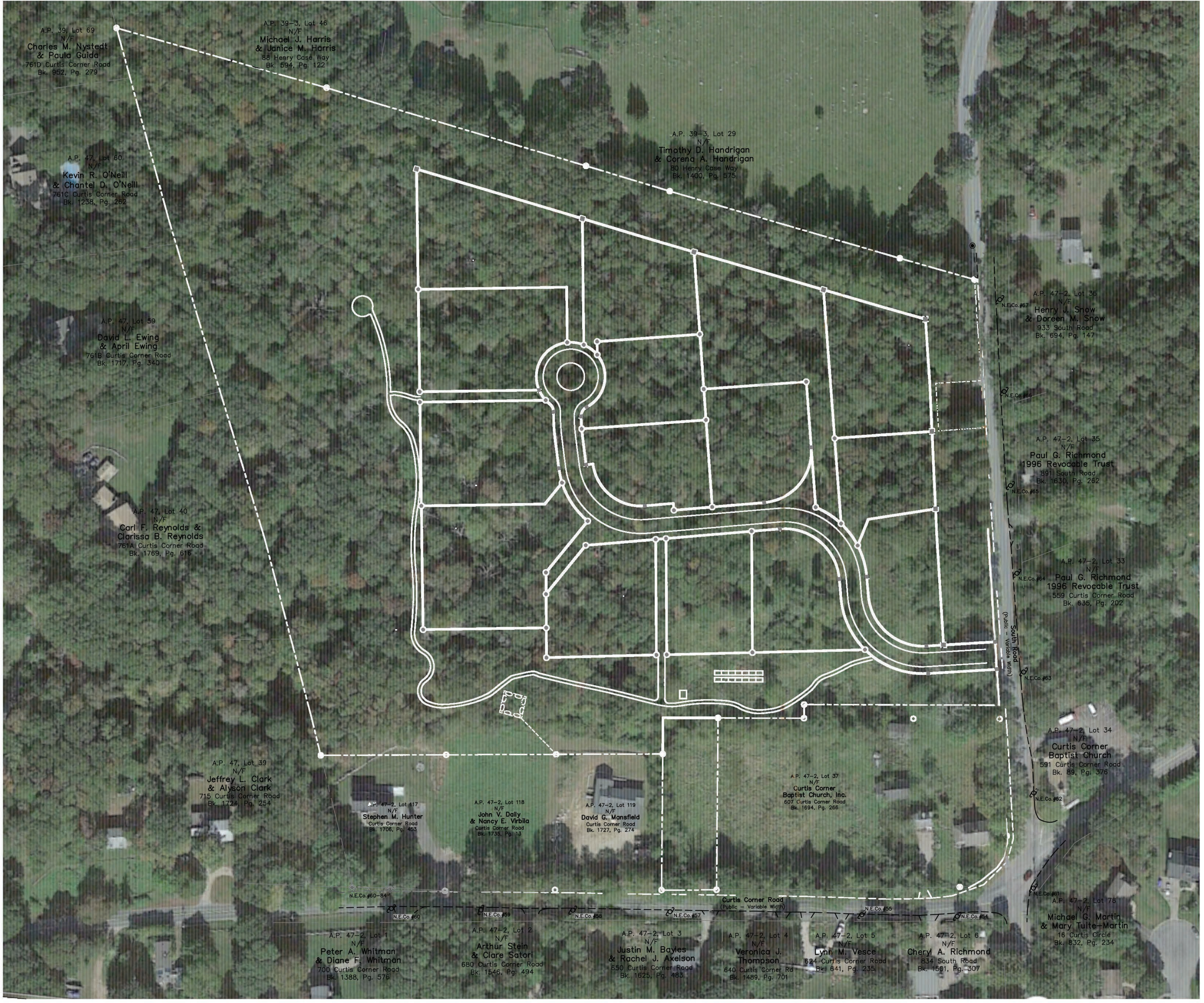
Locus
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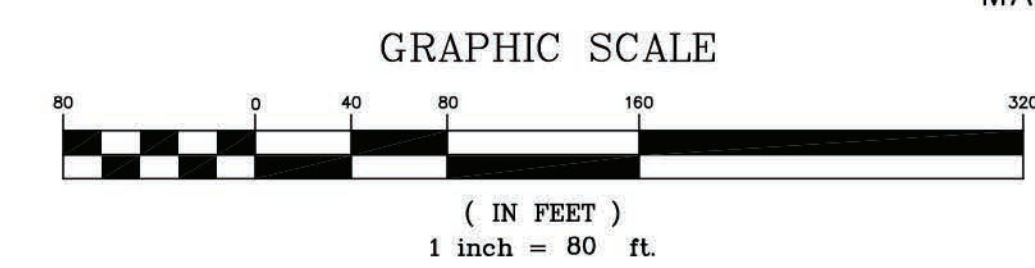
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PRELIMINARY APPLICATION PLAN

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PROPOSED LOT GEOMETRY PLAN
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