



- GENERAL NOTES:**
- ACCORDING TO THE TOWN OF SOUTH KINGSTOWN'S GEOGRAPHIC INFORMATION SYSTEM THE SUBJECT PARCEL IS:
 - NOT WITHIN A SPECIAL FLOOD HAZARD AREA.
 - NOT WITHIN THE GROUNDWATER PROTECTION OVERLAY.
 - NOT WITHIN THE CANABAS OVERLAY DISTRICT.
 - HAS WALPOLE SANDY LOAM, 0% TO 3% SLOPES FOR ENTIRE LOT 226.
 - THE SUBJECT PARCELS ARE WITHIN FEMA FLOOD ZONE X PER FEMA FIRM PANEL 44008C0203K WITH AN EFFECTIVE DATE OF 4/3/2020.
 - ACCORDING TO THE ONLINE RIDEM ENVIRONMENTAL RESOURCE MAP THE SITE IS NOT WITHIN A NATURAL HERITAGE AREA.
 - BELOW GRADE UTILITIES SHOWN BASED ON INFORMATION PROVIDED BY THIRD-PARTIES. THE APPROPRIATE DEPARTMENT OR UTILITY COMPANY AND DISSETE SHALL BE CONTACTED TO VERIFY LOCATIONS AND PRIOR TO EXCAVATION.
 - NO CEMETERIES WERE OBSERVED ONSITE. NO UNIQUE NATURAL FEATURES WERE OBSERVED ONSITE.

- REFERENCES:**
- THE PLAN ENTITLED: "REVISED PLAT OF HOUSE LOTS AT WAKEFIELD IN THE TOWN OF SOUTH KINGSTOWN, R.I. PROPERTY OF LEONARD S. & ARTHUR T. HOLLEY PLATTED AUGUST, 1956, W. R. EASTERBROOKS, CIVIL ENGINEER, SCALE 1"=60'", RECORDED IN THE SOUTH KINGSTOWN LAND EVIDENCE RECORDS IN PLAT BOOK 8, PAGE 880.
 - THE PLAN ENTITLED: "TOWN OF SOUTH KINGSTOWN MAP OF HIGH SCHOOL STREET FROM COLUMBIA STREET TO KINGSTOWN ROAD, AS Laid OUT BY SCALE 1" = 100' JANUARY 10TH 1903, LEON L. HOLLAND, CIVIL ENGINEER," RECORDED IN THE SOUTH KINGSTOWN LAND EVIDENCE RECORDS IN PLAT BOOK 1, PAGE 52.
 - THE PLAN ENTITLED: "TRACT OF LAND IN THE TOWN OF SOUTH KINGSTOWN, R.I. TO BE CONVEYED BY LEONARD S. & ARTHUR T. HOLLEY TO AMSCOOT, INC. PLATTED APRIL, 1960, W. R. EASTERBROOKS, CIVIL ENGINEER, SCALE 1"=60' RECORDED IN SOUTH KINGSTOWN LAND EVIDENCE BOOK 66, BETWEEN PAGES 140 & 141.
 - THE PLAN ENTITLED: "ADMINISTRATIVE SUBDIVISION PLAN SHOWING A PARCEL OF LAND TO BE CONVEYED FROM AUDREY T. HOLLEY et al TO JAMES J. VASQUES et al ON TARN STREET SOUTH KINGSTOWN, R.I. FEBRUARY 1997" PREPARED BY W & W LAND SURVEYORS, INC. RECORDED IN SOUTH KINGSTOWN LAND EVIDENCE PLAT BOOK 24, PAGE 70.
 - THE PLAN ENTITLED: "PLAT OF LAND IN WAKEFIELD IN THE TOWN OF SOUTH KINGSTOWN, R.I. ACCOMPANYING DEED OF GEORGE A. HOLLEY TO CLOVIS H. ST. GERMAIN PLATTED OCT. 1941, LEON L. HOLLAND, CIVIL ENGINEER, SCALE 1" = 80' RECORDED IN SOUTH KINGSTOWN LAND EVIDENCE BOOK 53, PAGE 208.
 - THE PLAN ENTITLED: "RECORD PLAN OAK STREET AND MAGNOLIA LANE, SOUTH KINGSTOWN, RHODE ISLAND, CLIENT J THOMAS INVESTMENTS, LLC - 1922, PREPARED BY DIPRETE ENGINEERING", RECORDED IN SOUTH KINGSTOWN LAND EVIDENCE PLAT BOOK 2021-9.
 - THE PLAN ENTITLED: "HOLLEY ROAD EXTENSION & TARN STREET SEPTEMBER, 1973 DEPARTMENT OF PUBLIC WORKS, SCALE 1"=80'." COPY IN FILES OF FRISCELLA ENGINEERING, LIKELY OBTAINED FROM THE TOWN OF SOUTH KINGSTOWN PUBLIC WORKS DEPARTMENT.
 - A PARTIAL COPY OF A PLAN SHOWING THE HOLLEY ROAD (EXTENSION AND THE DRAINAGE EASEMENT FROM OAK STREET TO HOLLEY ROAD, RECEIVED FOR RECORD 10/7/74 IN THE SOUTH KINGSTOWN LAND EVIDENCE RECORDS PLAT BOOK 16, PAGE 1384.
 - THE PLAN ENTITLED: "TRACT OF LAND AT WAKEFIELD IN THE TOWN OF SOUTH KINGSTOWN, R.I. PROPERTY OF THE ESTATE OF ARTHUR T. HOLLEY PLATTED SEPT., 1985, A. J. EASTERBROOKS, C.E. SCALE: 1"=80' RECORDED IN THE SOUTH KINGSTOWN LAND EVIDENCE PLAT BOOK 15, PAGE 1123.
 - THE PLAN ENTITLED: "OAK STREET FORMERLY MEADOW STREET SCALE 1"=50' JUNE 1935 SOUTH KINGSTOWN, R.I. EARL C. WHALEY SURVEYOR".
 - THE PLAN ENTITLED: "ADMINISTRATIVE SUBDIVISION, TAX ASSESSORS MAP 57-1, LOT 112 & 226, OWNED BY JAY KEMARIE and KENNETH A. HAYES, 125 OAK STREET, IN THE TOWN OF SOUTH KINGSTOWN, R.I. XXXXXXXXX 2024, SCALE: 1" = 20' PREPARED BY JEFFREY K. BALCH, P.L.S.

LEGEND

	PROPERTY LINE		TEST PIT
	UTILITY POLE		BOUND
	SPOT GRADE		IRON PIN
	EXISTING CONTOUR		TREE-BRUSH LINE
	WATER LINE		FENCE LINE
	WATER VALVE		SILT FENCE

NOTE: ALL ITEMS IN LEGEND MAY OR MAY NOT BE ON PLAN.

UTILITIES PLAN
SCALE: 1"=20'

NOTE:
SEE SURVEY PLAN PREPARED BY FRISCELLA-BALCH & ASSOC.
FOR SUBDIVISION SUBMITTAL

