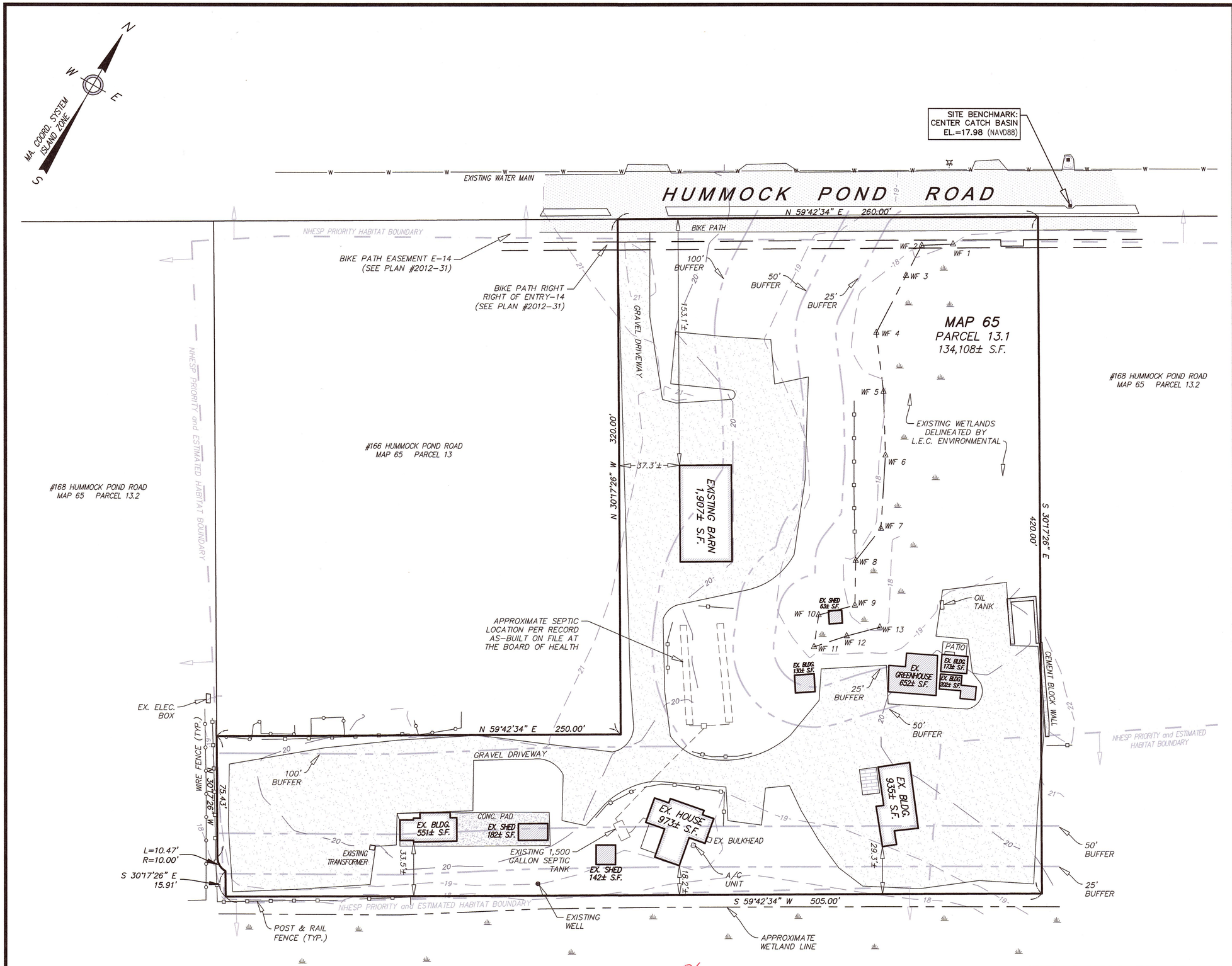
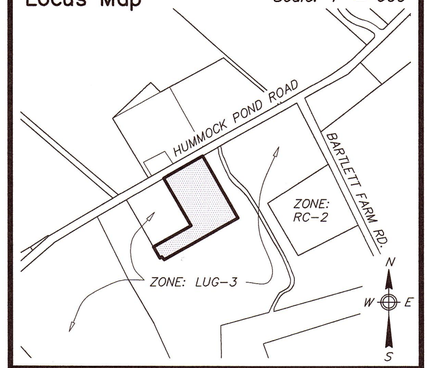


Locus Map

Scale: 1" = 600'



Notes

1. LOCUS: #164 HUMMOCK POND ROAD MAP 65 PARCEL 13.1
2. OWNER: FRANK H. POWERS, JR. REVOCABLE TRUST
   FRANK H. POWERS, JR. TRUSTEE
   181 B HUMMOCK POND ROAD
   NANTUCKET, MA. 02554
3. DEED REF: Bk: 1169, Pg: 228
4. PLAN REF: Plan File 50-Y (Lot 1)
5. EASEMENT REF: Plan No. 2012-31
6. LOCUS DOES NOT FALL WITHIN A SPECIAL FLOOD HAZARD ZONE AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP No. 25019C-0069-G dated 06/09/2014.
7. LOCUS DOES PARTIALLY FALL WITHIN THE NATURAL HERITAGE and ENDANGERED SPECIES PROGRAM (NHESP) AREAS OF ESTIMATED HABITATS OF RARE WILDLIFE and PRIORITY HABITATS OF RARE SPECIES.
8. LOCUS FALLS WITHIN THE HUMMOCK POND WATERSHED PROTECTION DISTRICT ZONE B.
9. ONLY VISIBLE UTILITY STRUCTURES ARE SHOWN. UNDERGROUND UTILITY LOCATIONS ARE NOT INCLUDED AS PART OF THIS SURVEY.

Prepared By:

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EXISTING CONDITIONS PLAN
IN NANTUCKET, MASSACHUSETTS

Prepared For:

FRANK H. POWERS, JR. REVOCABLE TRUST

#164 HUMMOCK POND ROAD
MAP 65 PARCEL 13.1

ZONE: VTEC	REQUIRED
LOT AREA:	40,000 s.f.
FRONTAGE:	100'
FRONT YARD:	30'
SIDE YARD:	20'
REAR YARD:	20'
GROUND COVER:	25% (MAX)

PLAN SCALE

0 8 16 24 32 40 60 80 120

1 inch = 40 feet

3/17/17

COMMONWEALTH OF MASSACHUSETTS
ALAN M GRADY
No. 37732
PROFESSIONAL LAND SURVEYOR

#168 HUMMOCK POND ROAD
MAP 65 PARCEL 13.2

No.	Date	Revision Description	By
-	-	-	-

Date:	Drawn:	Checked:	Sheet:
MARCH 15, 2017	RMM/ERC/BEI	DFB/AMG	1 of 1

S:\Autocad Drawings\Nantucket\Hummock Pond Road\164 Hummock Pond Rd\164 Hummock Pond Rd - ex cond.dwg