

DHCB
FND
DWN 12"

NOTE:
DECK ON GRADE DOES NOT CONFORM TO CURRENT
ZONING REQUIREMENTS WITH RESPECT TO SIDE YARD
SETBACK, BUT MAY BE CONSIDERED LANDSCAPING

DHCB
FND
(LC PL 16877-B)
119.17'
CB
FND



250.00' (LC PL 16877-B)

30-127
N/F SANDRA S. SHEFFIELD

127.55' (LC PL 16877-B)

30-128
N/F MILTON C. ROWLAND, TR

USLHE
STONE
BND FND
DWN 12"

90.00'
13.8'±
W/F 1/2 STY
STUDIO
10.5'±
porch

(PLBK 23, PG 16)
screened porch
6.6'±
deck
w/shower

2 STY
W/F
DWELLING

56.00'
15.1'±
LOT 1
5040 ± SF
(REC)

16.6'±
stoop
deck
on grade

REBAR
FND

JEFFERSON
(public)
AVENUE

56.00'

21.0'±
parking

21.5'±

4.5'±

90.00'

SM
FND
383.89' (County L.O.)
384.55'
(PL/L 49-G
and meas.)

30-129.1
N/F BARBARA LEAVER

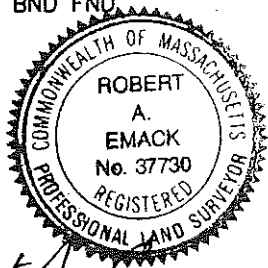
65.30'

REBAR
FND

PAWGAUVET
LANE

AS BUILT PLOT PLAN
IN

CURRENT ZONING: R-1
MINIMUM LOT SIZE: 5000 SF
MINIMUM FRONTAGE: 50 FT
FRONTYARD SETBACK: 10 FT
SIDE AND REAR SETBACK: 5 FT
ALLOWABLE G.C.R.: 30%
EXISTING G.C.R.: 28.9% ±
DWELLING G.C.: 1460 ± SF
STUDIO G.C.: 360 ± SF



Robert A. Emack

NANTUCKET, MASSACHUSETTS
SCALE: 1"=20' DATE: JUNE 4, 2005
DEED REFERENCE: DBK 466, PG 176
PLAN REFERENCE: PLBK 23, PG 16
ASSESSOR'S REFERENCE:
MAP: 30 PARCEL: 129
PREPARED FOR: THE RNR JEFFERSON
FAMILY LIMITED PARTNERSHIP

FOR PROPERTY LINE DETERMINATION THIS PLOT PLAN
RELIES ON CURRENT DEEDS AND PLANS OF RECORD,
VERIFIED BY FIELD MEASUREMENTS AS SHOWN HEREON.
THIS PLAN IS NOT REPRESENTED TO BE A TITLE
EXAMINATION OR A RECORDABLE SURVEY.

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