

PLAN PURPOSE:

THE PURPOSE OF THIS PLAN IS TO SUBDIVIDE LOT 24 AS SHOWN IN PLAN BOOK 68 PLAN 38 INTO TWO NON-BUILDABLE PARCELS (PARCEL A + B).

THE BOARD IS MAKING NO DETERMINATION AS TO WHETHER OR NOT THE PROPOSED LOTS COMPLY WITH THE WALTHAM ZONING ORDINANCE. APPROVAL NOT REQUIRED UNDER THE SUBDIVISION CONTROL LAW BY THE BOARD OF SURVEY AND PLANNING.

CLERK:

DATE:

BOARD OF SURVEY AND PLANNING
CITY OF WALTHAM, MA

FOR REGISTRY OF DEEDS USE ONLY

I DECLARE, TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION, AND BELIEF, THAT THIS PLAN WAS PREPARED IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE REGISTRY OF DEEDS.

JOHN P. SULLIVAN III, P.E.

8-26-21
DATE

PARCEL ID:

R041 013 0001

ZONING:

ZONING DISTRICT: RA-2

MIN. LOT FRONTAGE: 80 FEET
MIN. LOT AREA: 15,000 S.F.

RECORD OWNER:

NORTH SHORE RESIDENTIAL DEVELOPMENT, INC.
215 SALEM STREET
WOBURN, MA 01801
- DEED BOOK 73780, PAGE No. 202 *

REFERENCES:

- PLAN BOOK 68 PLAN 38 *
- PLAN No. 529 OF 1937 *
- PLAN No. 737 OF 2010 *
- PLAN No. 831 OF 1999 *
- PLAN No. 782 OF 1959 *
- PLAN No. 1681 OF 1985 *
- PLAN No. 315 OF 1996 *

* DENOTES DOCUMENTS RECORDED AT THE MIDDLESEX SOUTH COUNTY REGISTRY OF DEEDS.

LEGEND:

SBDH	STONE BOUND WITH DRILL HOLE
FND	FOUND
S.F.	SQUARE FEET
EOP	EDGE OF PAVEMENT
C.L.F.	CHAIN LINK FENCE
U	UTILITY POLE

GENERAL NOTES:

1. THE LOCUS PROPERTY DEPICTED IS LOCATED IN ZONING DISTRICT RA-2
2. THIS PLAN DOES NOT SHOW ANY UNRECORDED OR UNWRITTEN EASEMENTS WHICH MAY EXIST. A REASONABLE AND DILIGENT ATTEMPT HAS BEEN MADE TO OBSERVE ANY APPARENT, VISIBLE USES OF THE LAND; HOWEVER, THIS DOES NOT CONSTITUTE A GUARANTEE THAT NO SUCH EASEMENTS EXIST.
3. THE PROPERTY SHOWN ON THIS PLAN IS NOT LOCATED WITHIN A DESIGNATED FLOOD ZONE ACCORDING TO THE FLOOD INSURANCE RATE MAP #25017C0413E, DATED JUNE 4, 2010.

CLAREMONT STREET
(PRIVATE - 40 FEET WIDE)



46 + 52 CLARK LANE

PLAN OF LAND
LOCATED IN
WALTHAM, MASSACHUSETTS
(MIDDLESEX COUNTY)

PREPARED FOR
NORTH SHORE RESIDENTIAL DEV. INC.
SCALE: 1" = 20' DATE: AUG. 26, 2021

PREPARED BY
SULLIVAN ENGINEERING GROUP, LLC
P.O. BOX 2004
WOBURN, MA 01888
(781) 854-8644

SHEET No. 1 OF 1