

Location Map
Scale: 1" = 500'

Legend

- PROJECT PROPERTY LINE
- ABUTTING PROPERTY LINE
- SETBACK
- SIDELINE OF EASEMENT
- CONTOUR LINE (U.S.G.S. DATUM)
- PROPOSED FINISH GRADE CONTOUR
- EDGE OF WOODED AREA
- PROPOSED CLEARING LIMITS
- CLASS II WETLAND
- 50 FOOT WETLAND BUFFER
- EXISTING SEWERLINE
- PROPOSED SEWER SERVICE
- PROPOSED SEWER FORCE MAIN
- EXISTING WATERLINE
- PROPOSED WATER SERVICE
- EXISTING STORMWATER LINE
- EXISTING OVERHEAD POWER
- PROPOSED LIGHTING
- PROPOSED PLANTINGS

ZONING SUMMARY

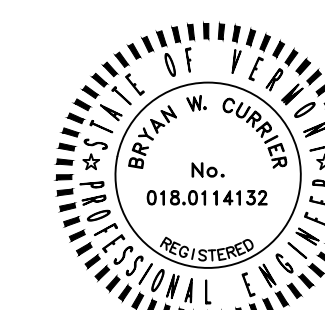
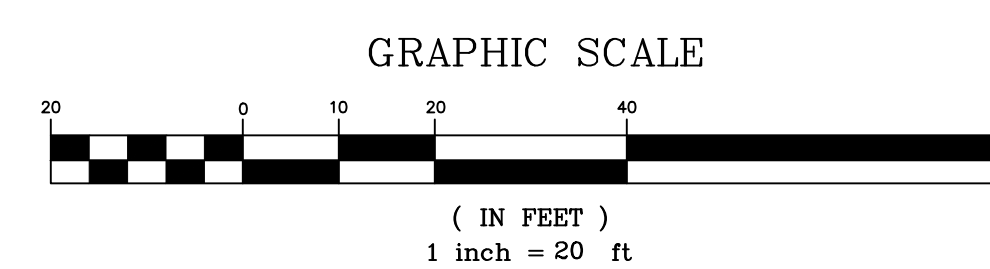
ZONING DISTRICT: HIGHWAY-ARTERIAL DISTRICT (HA)
 PARCEL: TAX MAP 40, LOT 89 (I.D.: 1040089000, SPAN: 207-066-13755)
 PROPOSED USE: MULTI-FAMILY DWELLING

CRITERIA	MINIMUM	PROPOSED
LOT AREA	10,000 SF	14,047 SF (EXISTING)
LOT COVERAGE (MAX)	65%	49%
BUILDING HEIGHT (MAX)	58 FT	< 58 FT
FRONT YARD SETBACK	20 FT	65 FT
SIDE YARD SETBACK	10 FT	12 FT
REAR YARD SETBACK	10 FT	42 FT

THE CONTRACTOR SHALL NOTIFY "DIGSAFE" AT 1-888-DIG-SAFE PRIOR TO ANY EXCAVATION.

OWNER/APPLICANT

161 CHEESEMAN, LLC
 268 BUCKINGHAM DRIVE
 COLCHESTER, VT 05446



DATE	REVISION	BY
SURVEY	OBCA	DATE 9-5-22
DESIGN	OBCA	2021-141
DRAWN	OBCA	FILE 2021-141-S3
CHECKED	BWC	PLAN SHEET #
SCALE	1"=20'	2

O'LEARY-BURKE CIVIL ASSOCIATES, PLLC

161 Pearl Street

Site Plan