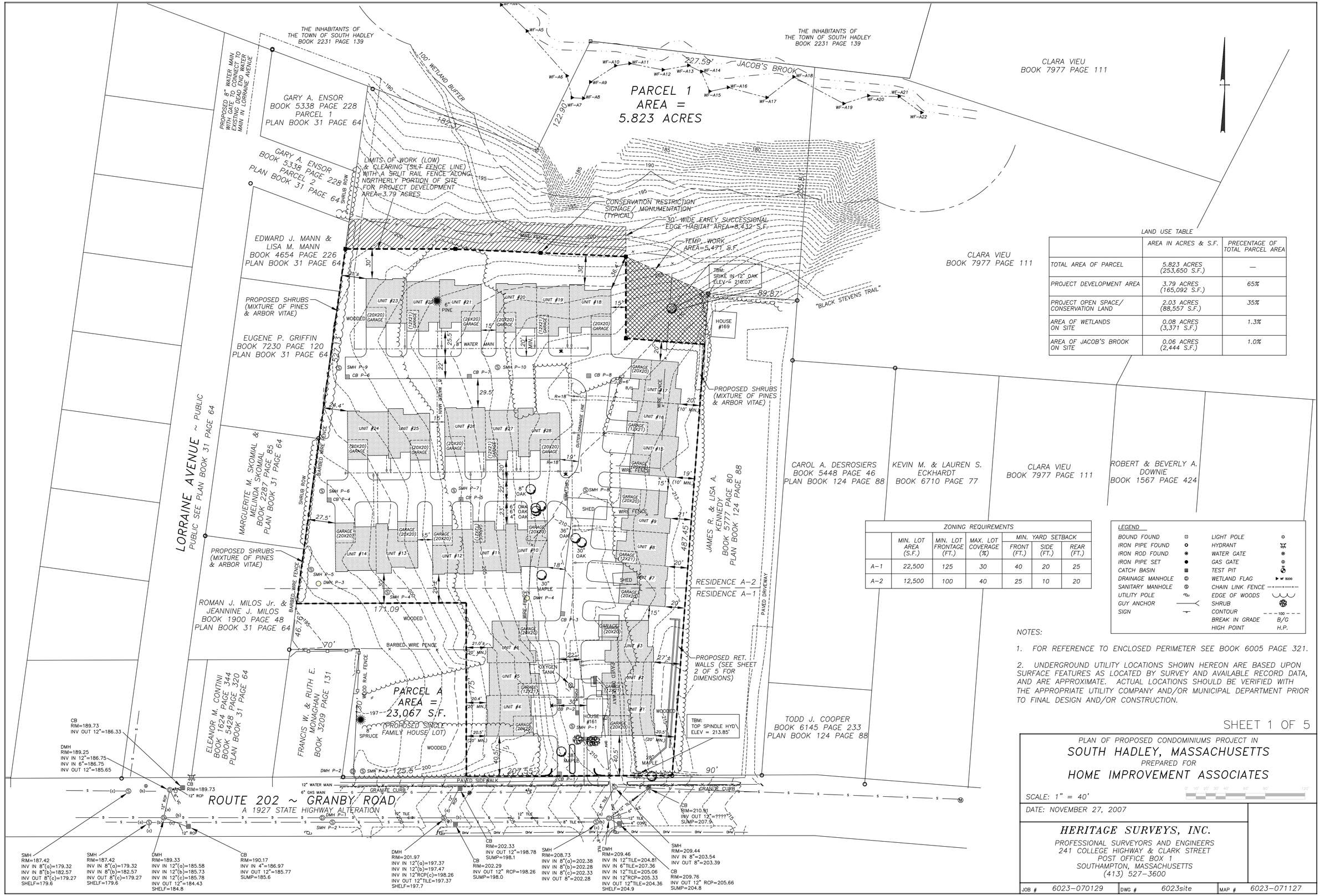

LAND USE TABLE

	AREA IN ACRES & S.F.	PRECENTAGE OF TOTAL PARCEL AREA
TOTAL AREA OF PARCEL	5.823 ACRES (253,650 S.F.)	—
PROJECT DEVELOPMENT AREA	3.79 ACRES (165,092 S.F.)	65%
PROJECT OPEN SPACE/ CONSERVATION LAND	2.03 ACRES (88,557 S.F.)	35%
AREA OF WETLANDS ON SITE	0.08 ACRES (3,371 S.F.)	1.3%
AREA OF JACOB'S BROOK ON SITE	0.06 ACRES (2,444 S.F.)	1.0%

ZONING REQUIREMENTS

	MIN. LOT AREA (S.F.)	MIN. LOT FRONTAGE (FT.)	MAX. LOT COVERAGE (%)	MIN. YARD SETBACK FRONT (FT.)	SIDE (FT.)	REAR (FT.)
A-1	22,500	125	30	40	20	25
A-2	12,500	100	40	25	10	20

LEGEND

BOUND FOUND	⊡	LIGHT POLE	☼
IRON PIPE FOUND	○	HYDRANT	
IRON ROD FOUND	◉	WATER GATE	◉
IRON PIPE SET	●	GAS GATE	◎
CATCH BASIN	▦	TEST PIT	
DRAINAGE MANHOLE	Ⓓ	WETLAND FLAG	▶ WF 8200
SANITARY MANHOLE	Ⓢ	CHAIN LINK FENCE	
UTILITY POLE		EDGE OF WOODS	
GUY ANCHOR		SHRUB	
SIGN		CONTOUR	100
		BREAK IN GRADE	B/G
		HIGH POINT	H.P.

NOTES:

1. FOR REFERENCE TO ENCLOSED PERIMETER SEE BOOK 6005 PAGE 321.

2. UNDERGROUND UTILITY LOCATIONS SHOWN HEREON ARE BASED UPON SURFACE FEATURES AS LOCATED BY SURVEY AND AVAILABLE RECORD DATA, AND ARE APPROXIMATE. ACTUAL LOCATIONS SHOULD BE VERIFIED WITH THE APPROPRIATE UTILITY COMPANY AND/OR MUNICIPAL DEPARTMENT PRIOR TO FINAL DESIGN AND/OR CONSTRUCTION.

SHEET 1 OF 5

PLAN OF PROPOSED CONDOMINIUMS PROJECT IN
SOUTH HADLEY, MASSACHUSETTS
PREPARED FOR
HOME IMPROVEMENT ASSOCIATES

SCALE: 1" = 40'

DATE: NOVEMBER 27, 2007

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JOB # 6023-070129 | DWG # 6023site | MAP # 6023-071127