

**LOCUS MAP:**  
Traced From U.S.G.S. Squibnocket Quadrangle Scale: 1"=2083'±



**GENERAL NOTES:**

- 1). LOCUS OWNER: ALAN SLATAS
- 2). DEED REFERENCE: BK. 1157, PG. 798  
BK. 1157, PG. 807
- 3). TOTAL LOT ACREAGE: 116,840± S.F. or 2.68± Ac.
- 4). LOCUS PARCEL IS SHOWN AS LOT 16 & 20.5, MAP 5 OF THE TOWN OF AQUINNAH ASSESSOR'S ATLAS.
- 5). LOCUS PARCEL IS SITUATED WITHIN THE DUKE'S COUNTY REGISTRY OF DEEDS DISTRICT.

**ZONING REVIEW:**

Zoned: RURAL – RESIDENTIAL  
NOTE:  
LOCUS PARCEL IS SITUATED WITHIN THE FOLLOWING OVERLAY DISTRICTS:  
1). TOWN OF AQUINNAH D.C.P.C.

**UTILITY NOTES:**

- 1). ALL UNDERGROUND UTILITIES ARE "APPROXIMATE ONLY".
- 2). PRIOR TO ANY CONSTRUCTION/EXCAVATION THE CONTRACTOR/INSTALLER SHALL CONTACT "DIGSAFE" (1-888-344-7233) AND SHALL CONFIRM ALL UNDERGROUND LOCATION OF UTILITIES.

**PLAN REFERENCES:**

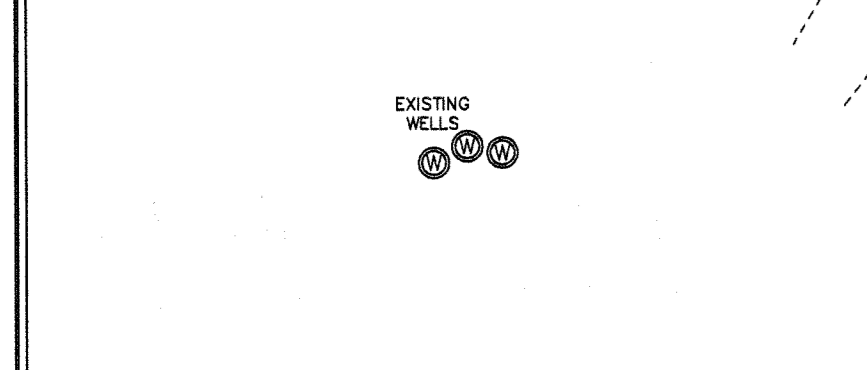
- 1). "SEWAGE DISPOSAL SYSTEM DESIGN, PARCEL NOS. 5-16 & 5-20.5, ON ROSE MEADOW WAY IN AQUINNAH, MA"; PREPARED FOR: ALAN SLATAS; DATED: JANUARY 12, 2009; REVISED: JANUARY 20, 2009; SCALE: 1" = 30'; SEPTIC SYSTEM DESIGN BY: COOPER ENVIRONMENTAL SERVICES, LLC; PREPARED BY: B.D.BILLINGHAM & ASSOCIATES, INC.
- 2). "PLAN OF LAND IN GAY HEAD, MASS." PREPARED FOR: MICHAEL CIMMINO; DATED: MAY 12, 1998; SCALE: 1" = 80'; PREPARED BY: VINEYARD LAND SURVEYING, INC.; RECORDED AS AQUINNAH CASE FILE NO. 128.
- 3). "CEMETERY ADDITION – A PLAN OF LAND IN GAY HEAD, MASS."; PREPARED FOR: TOWN OF GAY HEAD; DATED: OCTOBER 15, 1980; SCALE: 1" = 40'; PREPARED BY: SMITH & DOWLING; RECORDED AS AQUINNAH CASE FILE NO. 76.
- 4). "HOUSE PLANS – SLATAS RESIDENCE – MAIN HOUSE, AQUINNAH, MA"; DATED: NOVEMBER 21, 2016; SCALE: 1/4" = 1'-0"; SHEETS NOS.: A-1 thru A-3, & RF.

**NOTES:**

- 1). CONSERVATION COMMISSION SHALL DETERMINE WHICH CONTROL BARRIER SHALL BE USED EITHER HAYBALE OR SILT/FENCE. (SEE ORDER OF CONDITIONS)
- 2). BALES TO BE TIED WITH ORGANIC FIBER TWINE ONLY, NO PLASTIC OR WIRE.
- 3). HAYBALES AND FENCES TO BE SECURED WITH MIN. 2"x2"x3" WOODEN STAKES, DRIVEN 18" MIN. INTO GRADE.
- 4). LIMITS OF EARTH MOVING, FILLING AND GRADING SHALL BE PROTECTED BY INSTALLATION OF FILTER FABRIC SILT FENCE EROSION CONTROL BARRIERS. ALL SILT FENCE SHALL REMAIN IN PLACE UNTIL ALL EXPOSED SOILS ARE SEEDED, MULCHED AND STABILIZED.

**EROSION CONTROL BARRIER (SILT FENCE AND/OR HAYBALES)**

NOT TO SCALE



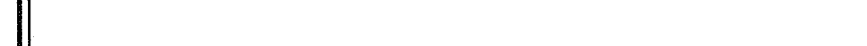
**REVISIONS:**

No.	Date	Description
1).	1-14-17	LIMIT OF LAWN AREA; LANDSCAPE AREA; & EROSION CONTROL LOC.

**Project Title:**

**CONSERVATION SITE PLAN**  
**PARCEL NOS. 5-16 & 5-20.5**  
ON ROSE MEADOW WAY IN AQUINNAH, MA

Prepared For:  
Alan Slatas  
295 Central Park West, Apt.90  
New York, NY 10024



Professional Land Surveyor Date

**B. D. BILLINGHAM & ASSOCIATES, INC.**

Planners, Land Surveyors & Environmental Scientists

P.O. Box 1207  
Edgartown, MA 02539  
508-696-0178

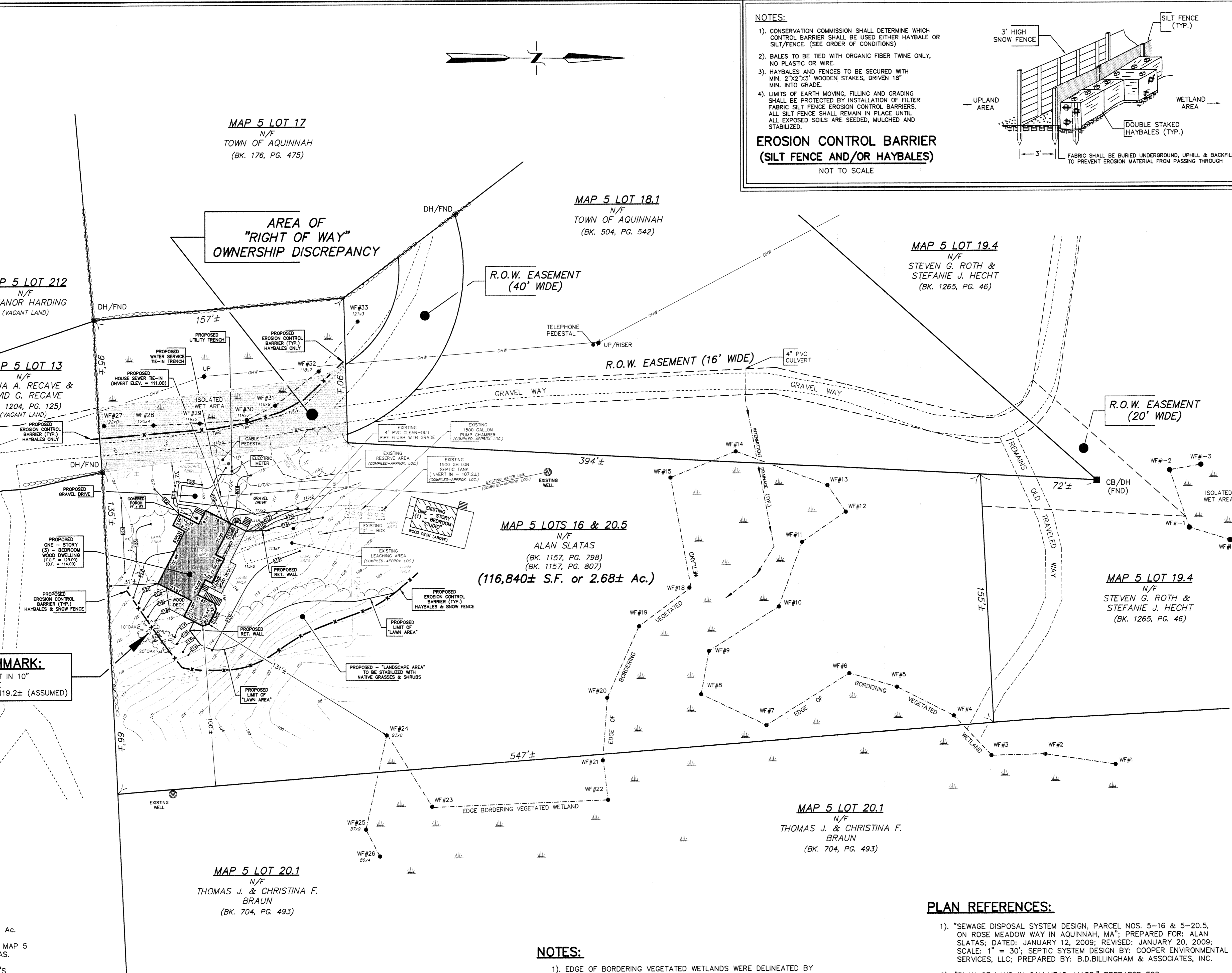
**Drawing Title:**

**CONSERVATION SITE PLAN**

Scale: 1" = 30'



Date: NOVEMBER 22, 2016 Dwg No:  
Research: D.S.LOPES 417-SITE1B.DWG  
Field: B.D.B./B.D.B.  
Calc: B.D.BILLINGHAM  
Check: D.E.COOPER  
Drawn: B.D.BILLINGHAM  
Job No: 1-0417.05 Sheet 1 of 2



**NOTES:**

- 1). EDGE OF BORDERING VEGETATED WETLANDS WERE DELINEATED BY DOUG COOPER OF COOPER ENVIRONMENTAL SERVICES, LLC. ON MAY 1, 2001.
- 2). AQUINNAH CONSERVATION COMMISSION APPROVAL MUST BE OBTAINED PRIOR TO ANY ON SITE CONSTRUCTION ACTIVITY.
- 3). THE MEAN AVERAGE GROUND ELEVATION FOR THE PROPOSED "MAIN DWELLING" IS 120.2± (DETERMINED WITHIN 20' OF THE PROPOSED CORNERS), AS SUCH, THE MAXIMUM ALLOWABLE ROOF RIDGE ELEVATION FOR THE PROPOSED DWELLING IS 138.2±. (HELD FROM PLAN REFERENCE NO. 1)
- 4). PROPERTY LINES WERE COMPILED FROM ASSESSOR'S PLANS AND TITLE DOCUMENTS OF RECORD AS PROVIDED BY CLIENT'S ATTORNEY AND DOES NOT REPRESENT AN ACTUAL ON THE GROUND FIELD SURVEY.

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- 1). "SEWAGE DISPOSAL SYSTEM DESIGN, PARCEL NOS. 5-16 & 5-20.5, ON ROSE MEADOW WAY IN AQUINNAH, MA"; PREPARED FOR: ALAN SLATAS; DATED: JANUARY 12, 2009; REVISED: JANUARY 20, 2009; SCALE: 1" = 30'; SEPTIC SYSTEM DESIGN BY: COOPER ENVIRONMENTAL SERVICES, LLC; PREPARED BY: B.D.BILLINGHAM & ASSOCIATES, INC.
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