

LOCUS MAP
(NOT TO SCALE)

SURVEY REFERENCES

DEEDS

LOT 224: DEED BOOK 10363, PAGE 16
 LOT 225: DEED BOOK 2477, PAGE 152
 LOT 223: DEED BOOK 4165, PAGE 210

PLANS

PLAT ENTITLED "SILVER HOOK TERRACE SURVEYED AND DRAWN BY J.E. JUDSON, ENGR. NOVEMBER, 1902", WHICH PLAT IS RECORDED IN THE OFFICE OF THE CITY CLERK IN THE CITY OF WARWICK IN PLAT BOOK 4 AT PAGE 42, AND (COPY) ON PLAT CARD 170.

ZONING DISTRICT: GB

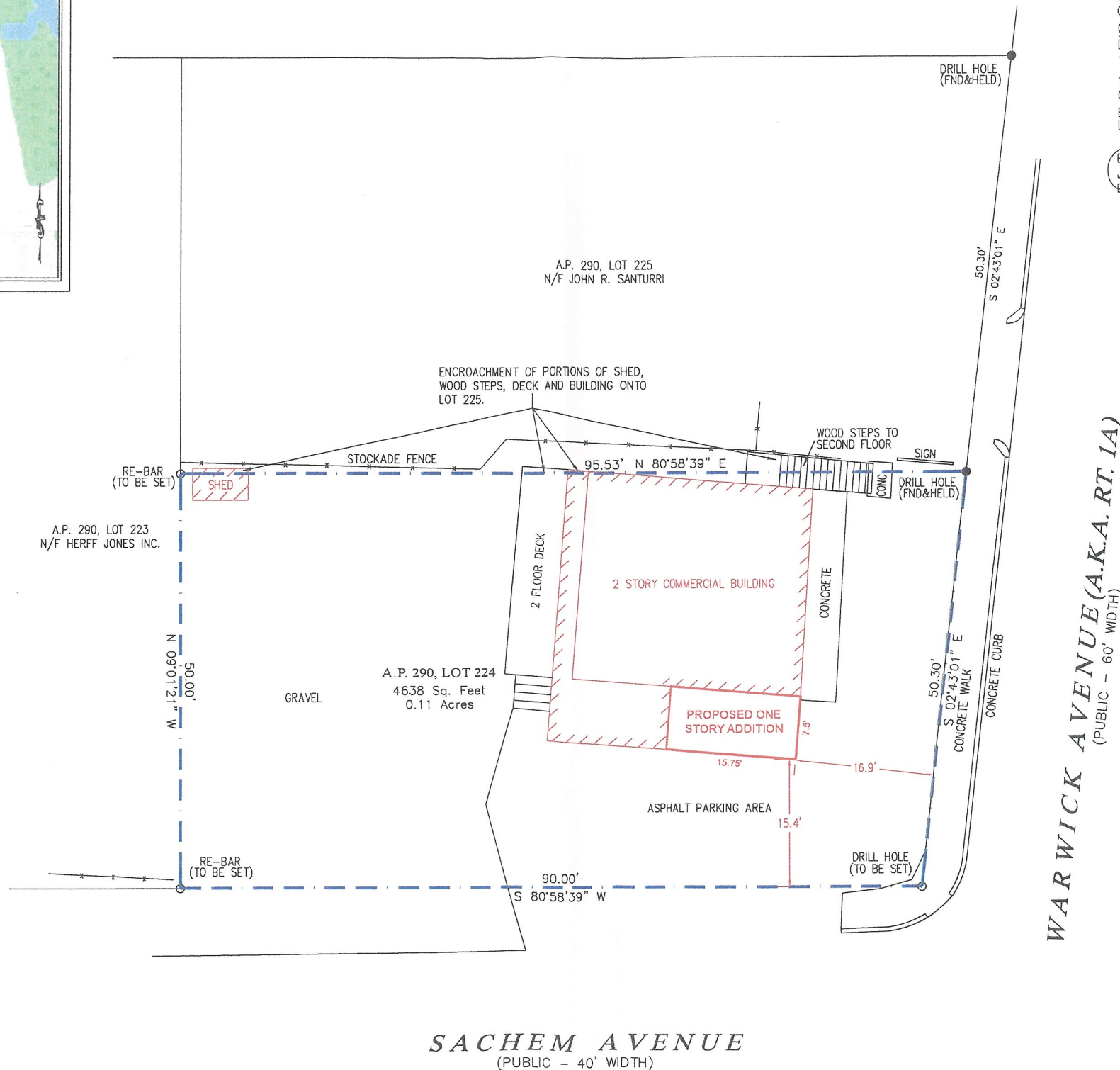
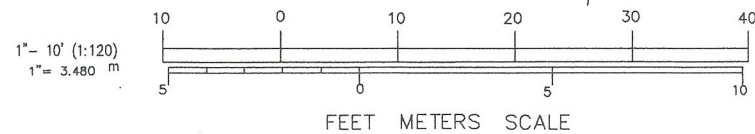
ZONING SETBACKS:
(TABLE 2B: DIMENSIONAL REGULATIONS)

Min. Lot Area: 6000 SF
 Max Height: 40 ft
 Minimum landscaped open space: 10%
 Min. Lot Width: 60 ft
 Min. Lot Frontage: 60 ft
 Front & Corner Yard Setback: 25 ft
 Side Yard Setback: 15 ft
 Min. Rear Yard: 20 ft

LEGEND

- POLE # UTILITY POLE
- x-x- FENCE
- STONEMALL
- — — PROPERTY LINE (EXISTING OR NEW)
- GB ■ GRANITE BOUND W/ DRILL HOLE
- PROPERTY CORNER W/ MONUMENT
- RE-BAR ○ PROPERTY CORNER / PROPOSED MONUMENT
- TREE
- PINE TREE

NOTE: SYMBOLS ARE TYPICAL AND SOME MAY NOT BE FOUND ON THIS PLAN.



CERTIFICATION

THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED TO SECTION 9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON JANUARY 1, 2016, AS FOLLOWS:

TYPE OF BOUNDARY SURVEY	MEASUREMENT / ACCURACY SPECIFICATIONS
COMPREHENSIVE BOUNDARY SURVEY	I
OTHER TYPE OF SURVEY	
DATA ACCUMULATION SURVEY	III
TOPOGRAPHIC SURVEY	N/A

THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND FOR THE PREPARATION OF THE PLAN IS AS FOLLOWS:

BOUNDARY SURVEY TO ESTABLISH THE LOCATION OF THE PROPERTY LINES IN RELATION TO THE EXISTING IMPROVEMENTS

BY: *John D. Andrews* 1836 10/17/2023
 JOHN D. ANDREWS, P.L.S. REG. NO. DATE
 DOUGLAS DESIGN GROUP (LS.000A354-COA)



Certification _____

Drawn by BSA

Checked by DA

Revised on _____

Project

CLASS-I BOUNDARY SURVEY OF LAND

PREPARED FOR

381 WARWICK AVENUE

WARWICK RHODE ISLAND

A.P. 290, LOT 224

Date: OCTOBER 17, 2023

Scale: 1" = 10'

Owner: _____

Douglas DESIGN GROUP

LAND SURVEYING • CONSULTING

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 101 PLAIN STREET
 PROVIDENCE, RHODE ISLAND 02903
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Issued On _____

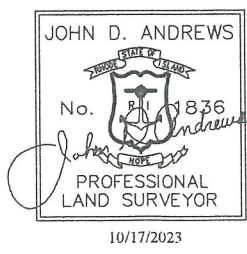
Sheet Contents

PROPERTY SURVEY

Project Number: 09.23.1903

Drawing No. _____

Sheet 1 of 1



Ref. # 10950 - 381 Warwick Ave.

PARKING ANALYSIS:

PROPOSED 1ST FLOOR USE FOR USE CODE 401 REQUIRES 1 PARKING SPACE FOR EACH 250 SF OF FLOOR AREA

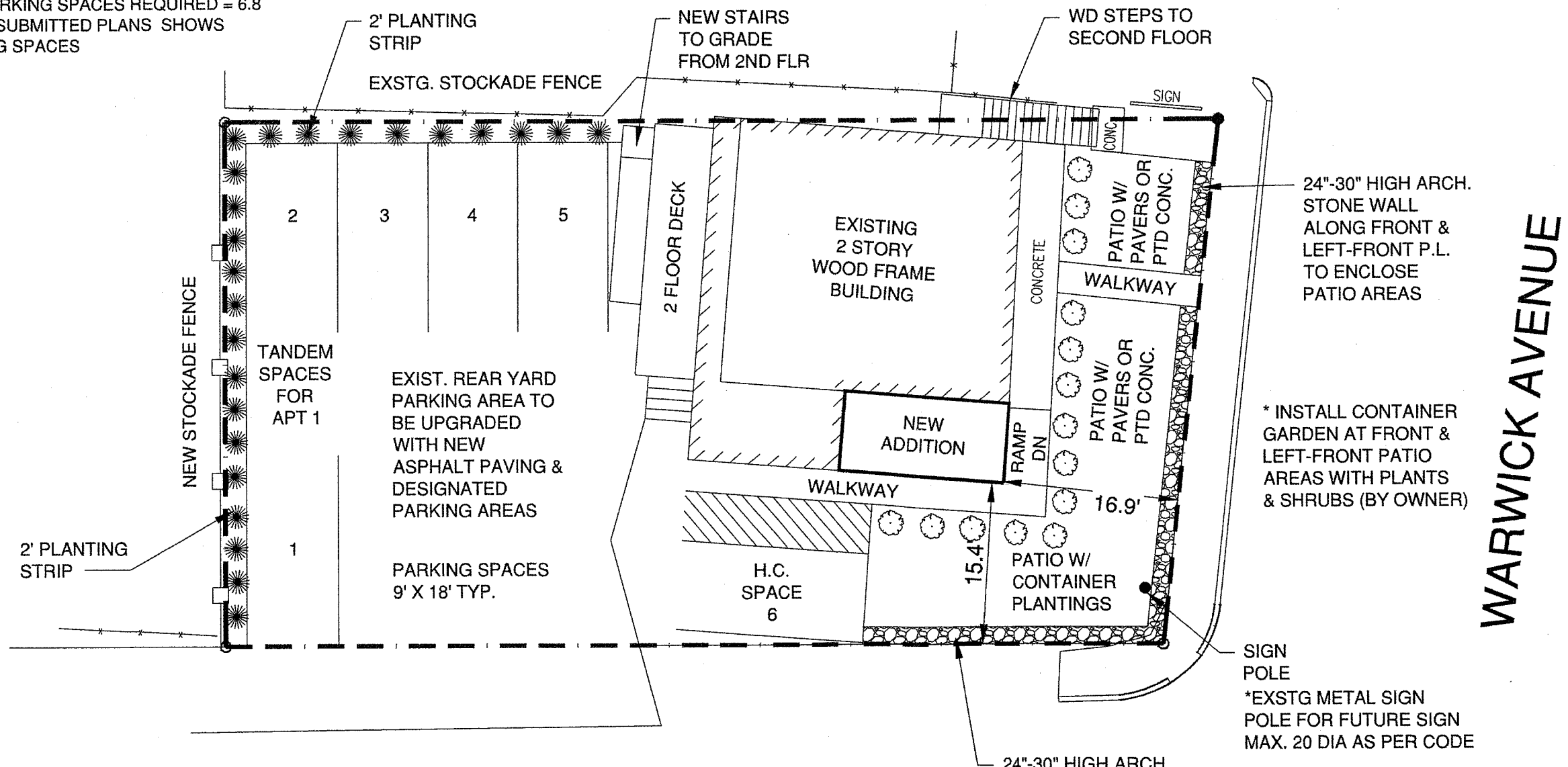
PROPOSED 1ST FLOOR AREA WILL BE 1207.5 SF WHICH REQUIRES 4.8 PARKING SPACES FOR 1ST FLOOR

SECOND FLOOR APT NEEDS 2 PARKING SPACES

TOTAL PARKING SPACES REQUIRED = 6.8 SPACES. SUBMITTED PLANS SHOWS 6 PARKING SPACES

PROPOSED ESTHETICIAN SPA "KASH BEAUTY BAR"

381 WARWICK AVE WARWICK, RI



NOTES:

LOCATION: 381 WARWICK AVE
WARWICK, R.I.

PLAT: 290

LOT: 224

ZONE: GB

AREA: 4638 S.F.

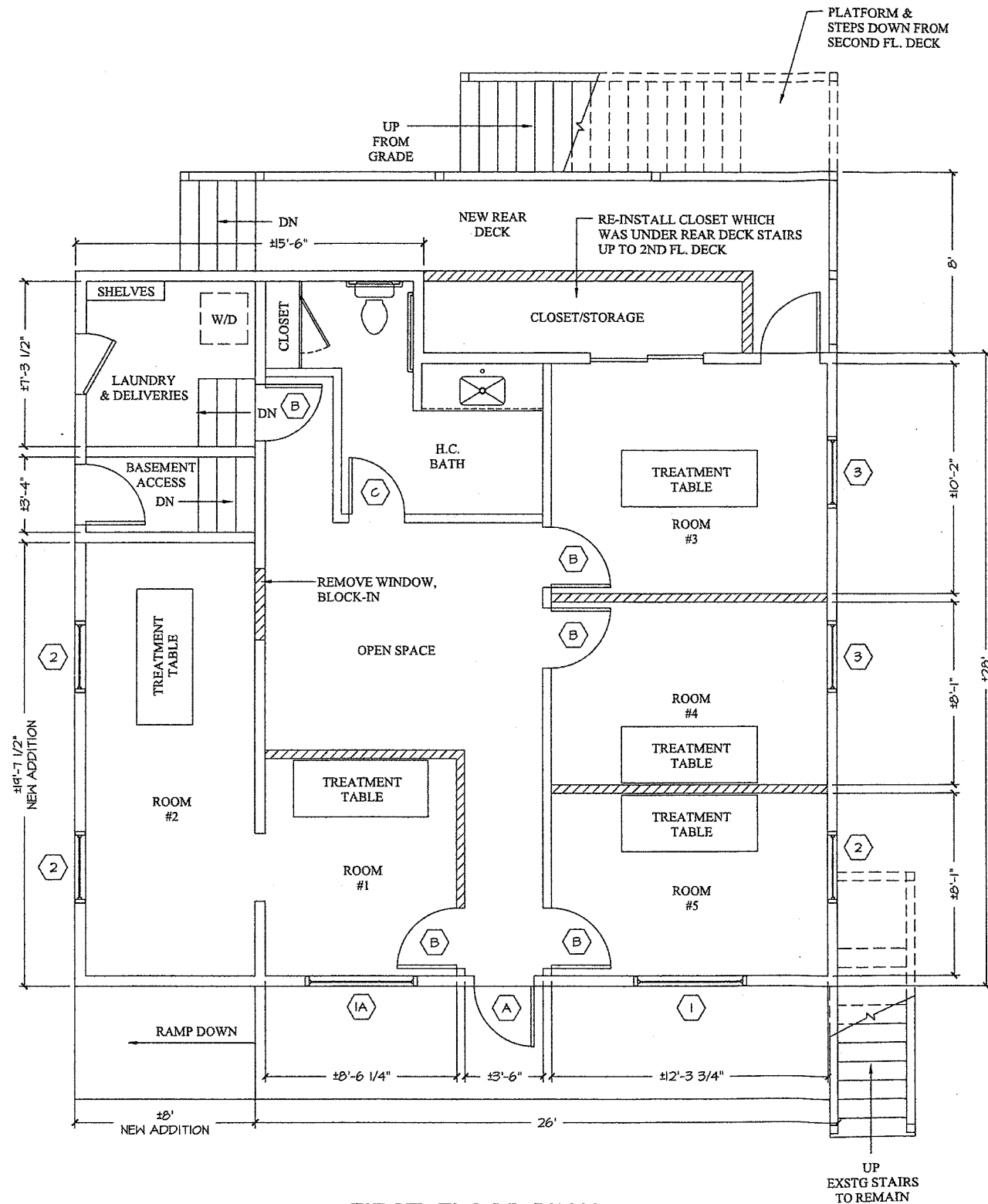
CONSTRUCTION: WOOD FRAME 5-B

BUILD. HEIGHT: 2 STORIES

USE: B-BUSINESS # R-3 ONE APT

SACHEM AVENUE

PROPOSED ESTHETICIAN SPA "KASH BEAUTY BAR" 381 WARWICK AVE WARWICK, R.I.	DATE: 11-08-23 DRAWN: MCM CHECKED: REVISED:
<h3 style="margin: 0;">MCM DESIGN</h3> <p style="margin: 0; font-size: small;">ARCHITECTURAL DESIGN & CONSULTANT RESIDENTIAL/COMMERCIAL PLANNING</p>	
MCM PROJECT NO.	SHEET NO. C1



FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

DOORS:

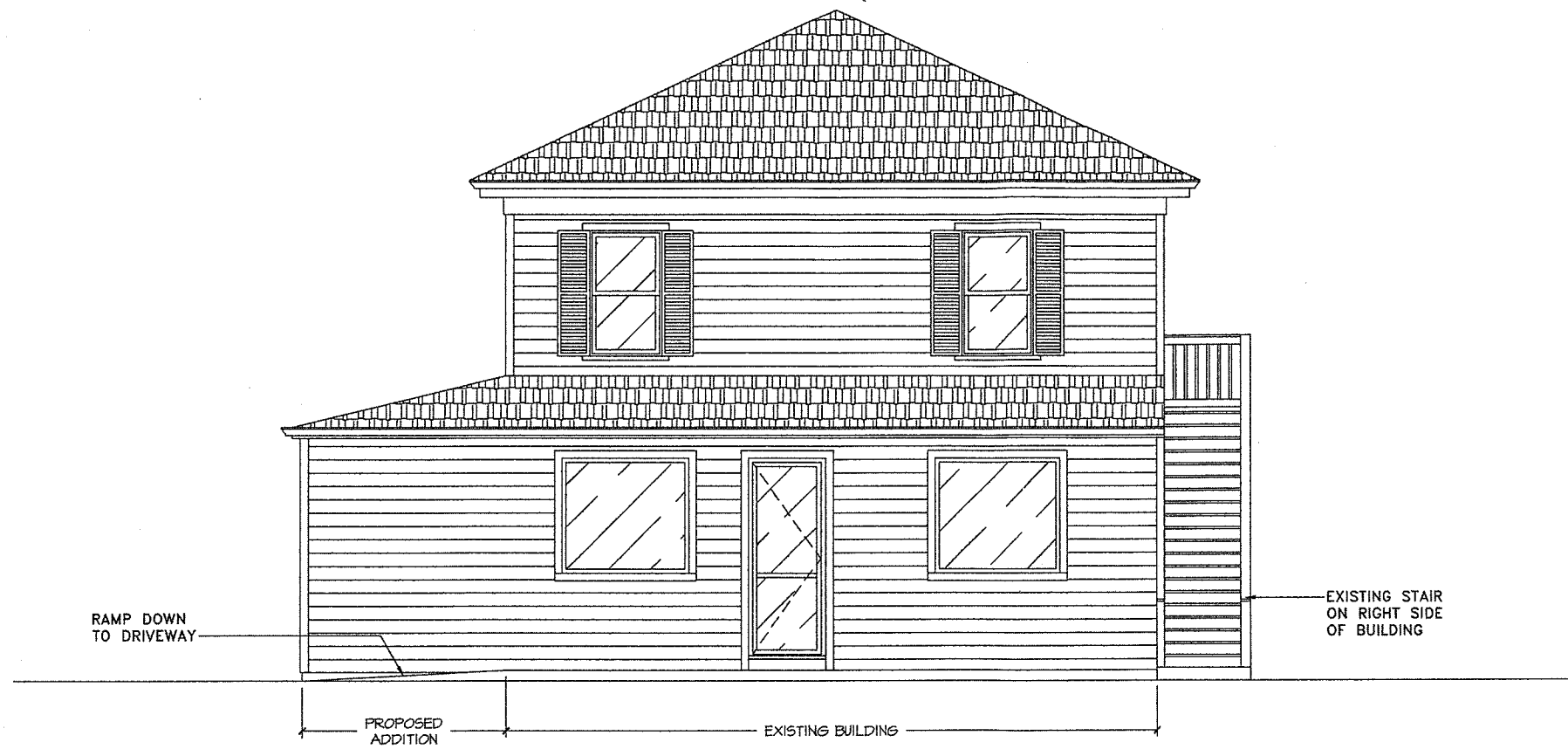
- (A) NEW 3'-0" x 7'-0" ALUMINUM FRAME GLASS ENTRANCE DOOR W/ PUSH-PULL HARDWARE
- (B) NEW 2'-8" x 6'-8" SOLID WD. DOOR W/ LEVER HARDWARE & CLOSER
- (C) NEW 3'-0" x 6'-8" SOLID WD. DOOR W/ LEVER HARDWARE & CLOSER

WINDOWS:

- (1) EXISTING STOREFRONT WINDOW 6'-6" x 4'-6"
- (1A) RE-INSTALL STOREFRONT WINDOW 6'-6" x 4'-6"
- (2) EXISTING D.H. WINDOW
- (3) EXISTING CASEMENT WINDOW

- NEW NON-BEARING WALLS 2" x 4" WD. STUDS @ 16" O.C. COVERED WITH 1/2" GYP. BD. W/ SOUND INSULATION

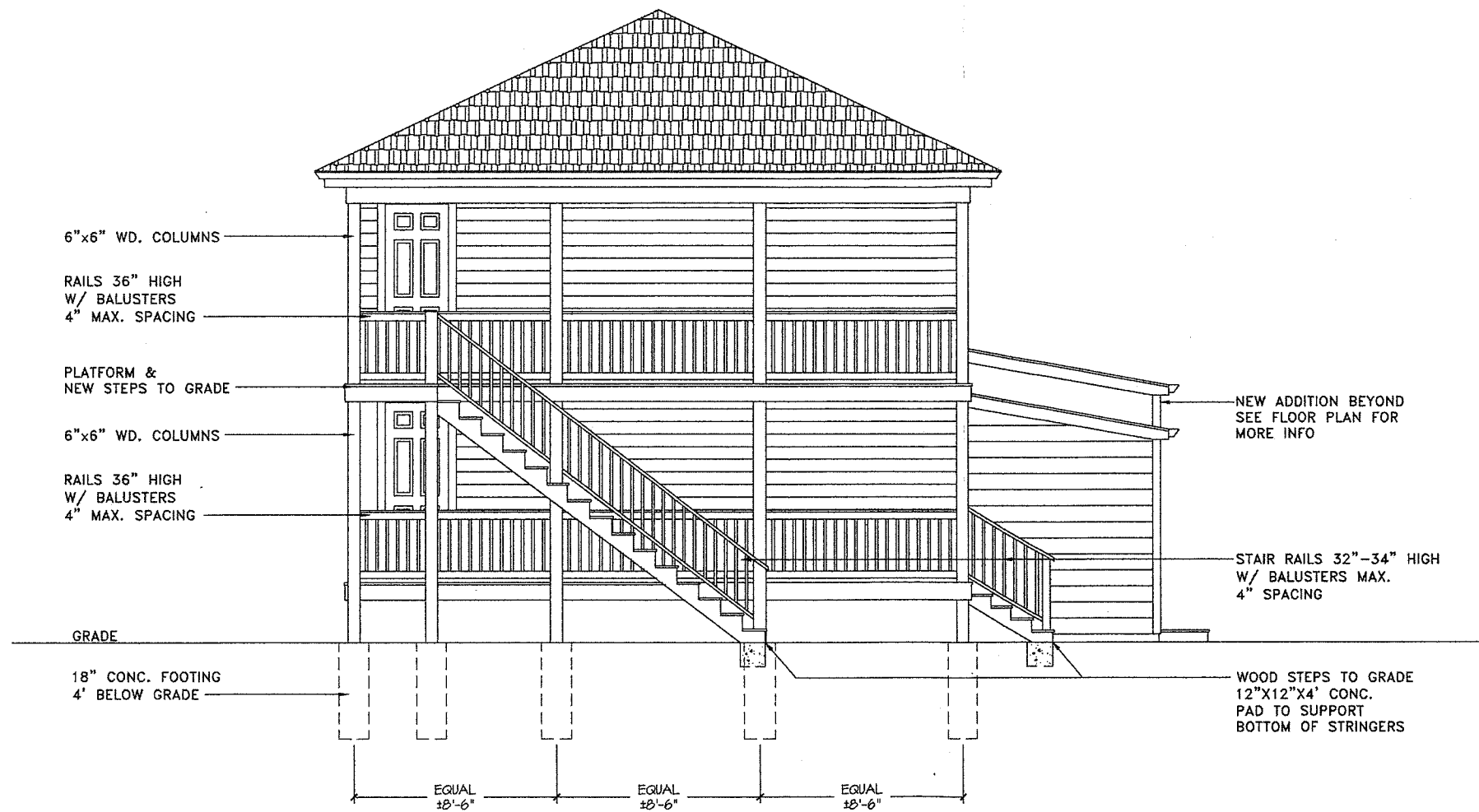
PROPOSED ESTHETICIAN SPA "KASH BEAUTY BAR" 381 WARWICK AVE WARWICK, R.I.	DATE: 10-18-23 DRAWN: MCM CHECKED: REVISED:
MCM DESIGN ARCHITECTURAL DESIGN & CONSULTANT RESIDENTIAL/COMMERCIAL PLANNING	
MCM PROJECT NO.	SHEET NO. A1



FRONT EXTERIOR ELEVATION

SCALE : 1/4" = 1'-0"

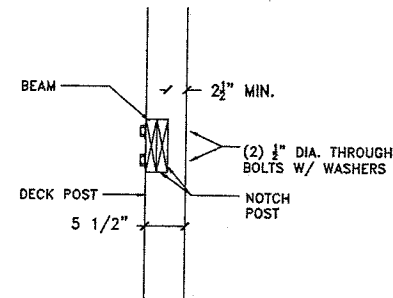
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MCM DESIGN ARCHITECTURAL DESIGN & CONSULTANT RESIDENTIAL/COMMERCIAL PLANNING	
MCM PROJECT NO.	SHEET NO. A2



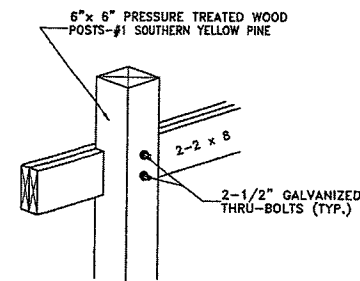
REAR EXTERIOR ELEVATION

SCALE : 1/4" = 1'-0"

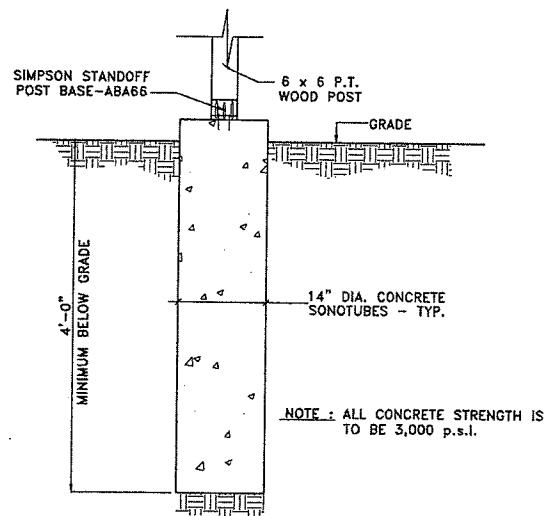
PROPOSED ESTHETICIAN SPA "KASH BEAUTY BAR" 381 WARWICK AVE WARWICK, R.I.	DATE: 10-18-23 DRAWN: MCM CHECKED: REVISED:
MCM DESIGN ARCHITECTURAL DESIGN & CONSULTANT RESIDENTIAL/COMMERCIAL PLANNING	
MCM PROJECT NO.	SHEET NO. A4



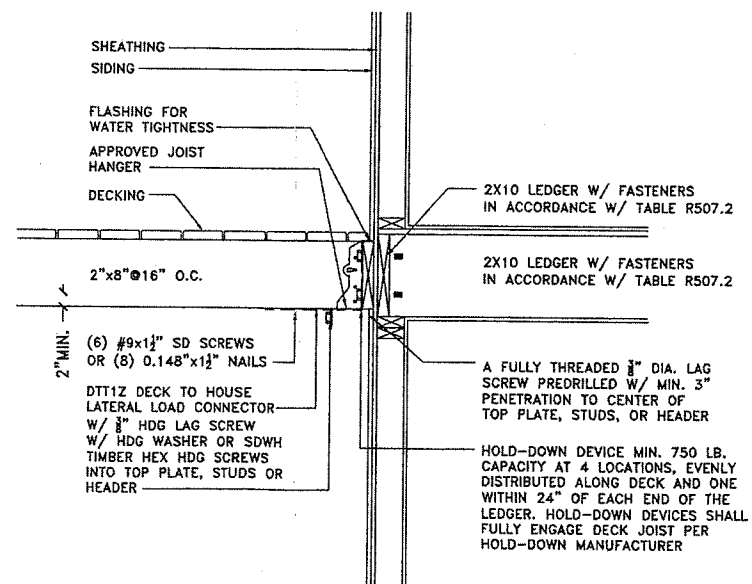
**TYPICAL POST & BEAM
CONNECTION FOR REAR DECK**
SCALE : 3/4" = 1'-0"



**TYPICAL POST & BEAM
CONNECTION FOR REAR DECK**



**TYPICAL CONCRETE FOOTING / POST
BASE DETAIL FOR REAR DECK SUPPORT**
SCALE : 3/4" = 1'-0"



CONNECTION FOR REAR DECK/HOUSE
SCALE : 3/4" = 1'-0"

PROPOSED ESTHETICIAN SPA "KASH BEAUTY BAR" 381 WARWICK AVE WARWICK, R.I.	DATE: 10-18-23 DRAWN: MCM CHECKED: REVISED:
MCM DESIGN ARCHITECTURAL DESIGN & CONSULTANT RESIDENTIAL/COMMERCIAL PLANNING	
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