

- LEGEND**
- A.P. ASSESSORS PLAT
  - G.B. GRANITE BOUND
  - I.R. IRON ROD TO BE SET
  - I.P. IRON PIPE
  - FND FOUND
  - UTILITY POLE
  - WF1 WETLAND FLAG
  - SEWER MAN-HOLE
  - GAS GATE
  - WATER GATE
  - 25 --- EXISTING CONTOUR
  - 25X2 ELEVATION SPOT SHOT

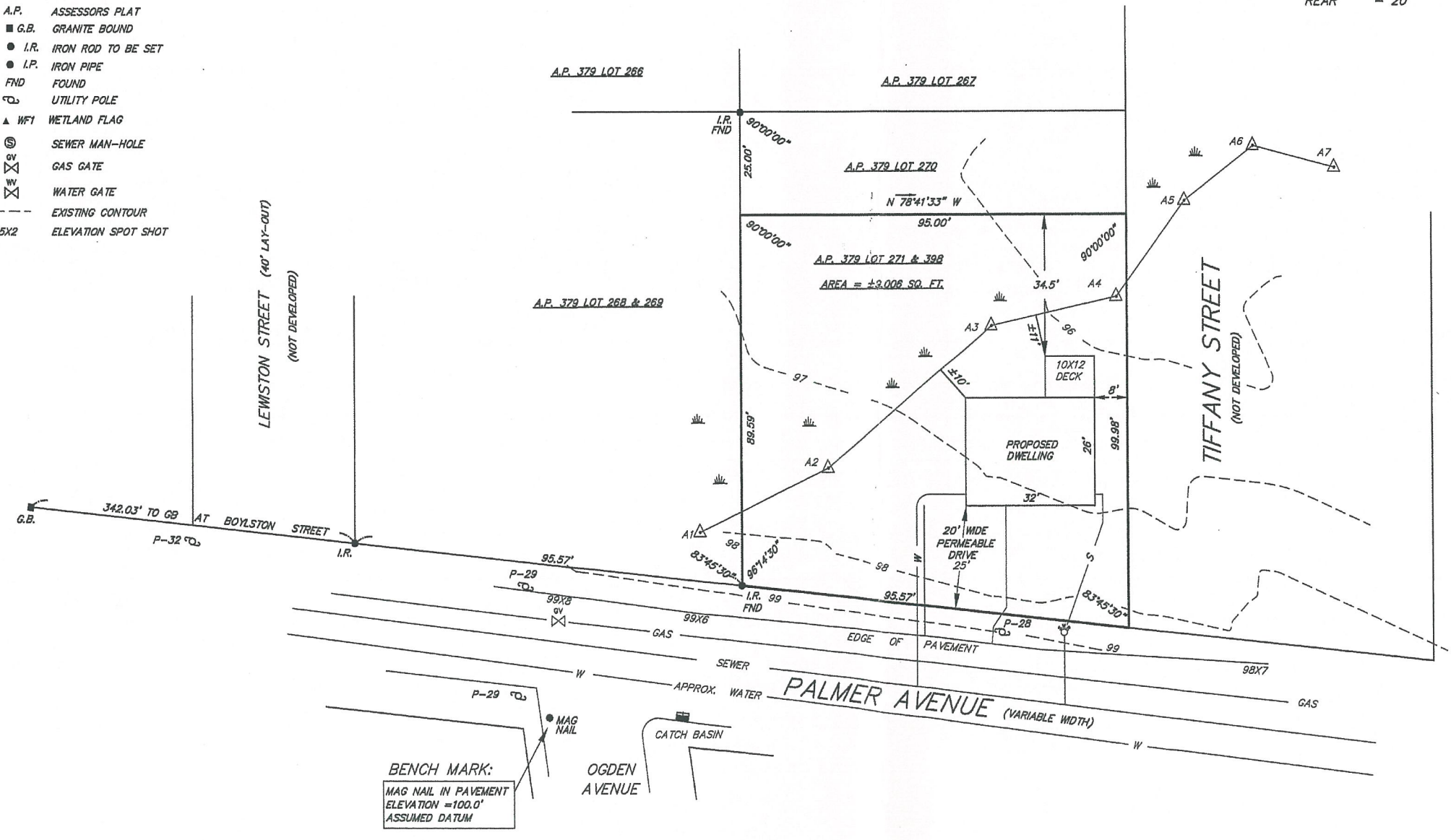
**PLAN REFERENCES:**  
 THE ROSALIND WARWICK, R.I. SCALE 100' TO AN INCH  
 SHEDD AND SARLE ENGINEER 1898 PLAT CARD 186

**WETLANDS NOTE:**  
 1.) WETLANDS FLAGGED BY NATURAL RESOURCE SERVICES INC

**GENERAL NOTES:**

- SITE LIES IN ZONE "X" PER FEMA FLOOD INSURANCE MAP COMMUNITY PANEL # 44003 C 0153H DATED: SEPT. 18, 2013 AREAS DETERMINED TO BE OUTSIDE 2% ANNUAL CHANGE FLOODPLAIN
- ALL UTILITIES SHOWN FROM BEST AVAILABLE INFORMATION. THE CONTRACTOR SHALL VERIFY ALL INFORMATION WITH THE APPROPRIATE UTILITY AUTHORITY AND DIG-SAFE PRIOR TO ANY CONSTRUCTION OR EXCAVATION.

**ZONING: A-7 (7,000 S.F.)**  
 MINIMUM LOT WIDTH - 70'  
 MINIMUM LOT FRONTAGE - 70'  
 YARDS: FRONT - 25'  
 SIDE - 8'  
 REAR - 20'



**BENCH MARK:**  
 MAG NAIL IN PAVEMENT  
 ELEVATION = 100.0'  
 ASSUMED DATUM

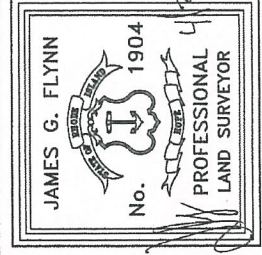
**PREPARED FOR:**  
 NORTHEAD REALTY  
 PO BOX 397  
 WAKEFIELD, R.I. 02880

THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED PURSUANT TO THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON NOVEMBER 15, 2015, AS FOLLOWS:  
 COMPREHENSIVE BOUNDARY SURVEY CLASS 1  
 TOPOGRAPHIC SURVEY ACCURACY T-2  
 VERTICAL ACCURACY STANDARD V-2  
 STATEMENT OF PURPOSE:  
 THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND THE PREPARATION OF THIS PLAN IS AS FOLLOWS:  
 PROPOSED HOUSE & WETLAND FLAG LOCATION  
 JAMES G. FLYNN P.L.S. NO. 1904 COM# A 288

**SURVEYS PLAN SHOWING**  
 WETLAND FLAGS / PROPOSED HOUSE  
 A.P. 379 LOT'S 271 & 398  
 PALMER AVENUE  
 WARWICK, RHODE ISLAND

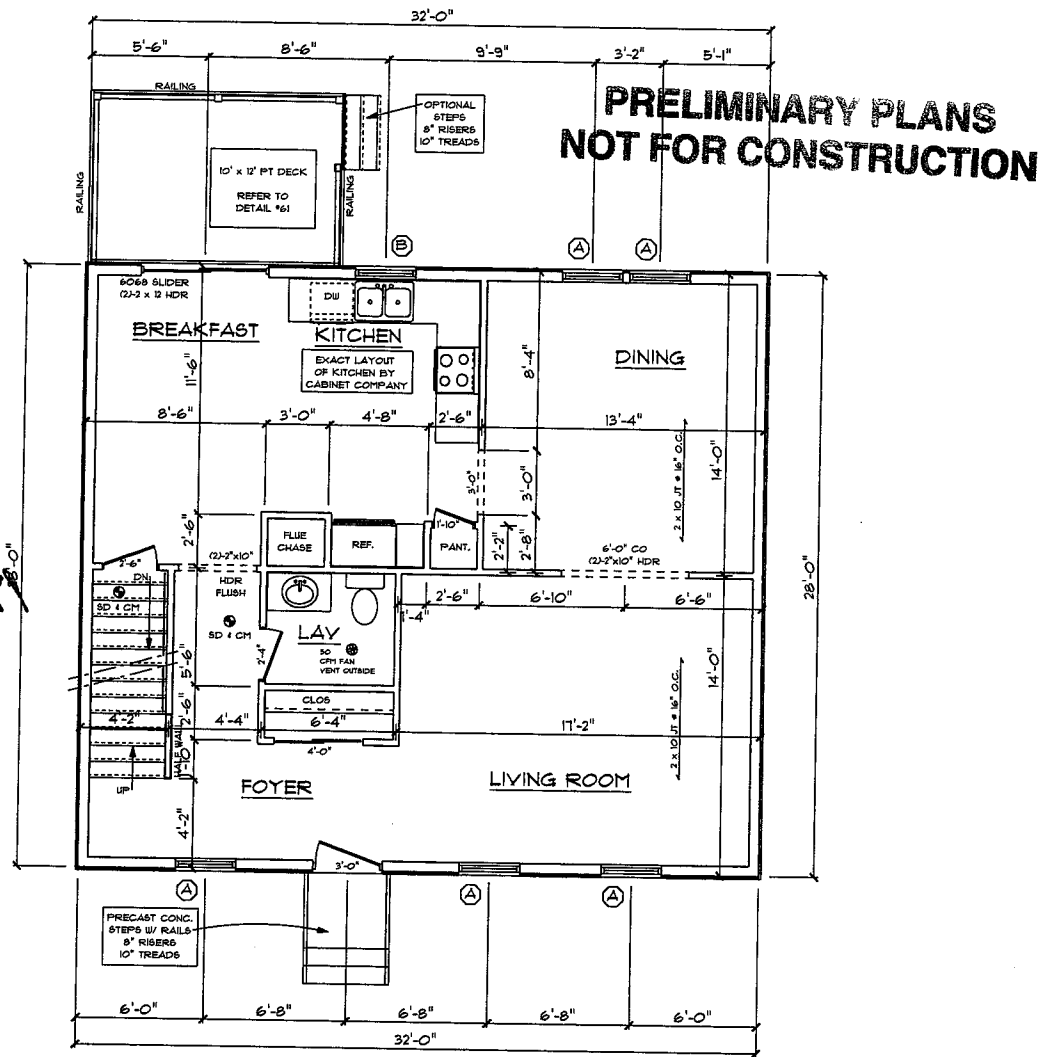
JOB NO. 1693  
 DRAWING NO. 1693

**FLYNN SURVEYS INC.**  
 22 STANTON AVENUE  
 NARRAGANSETT, R.I. 02882  
 401-783-6290  
 LAND SURVEYING / MAPPING / SITE PLANNING  
 SCALE: 1" = 20'



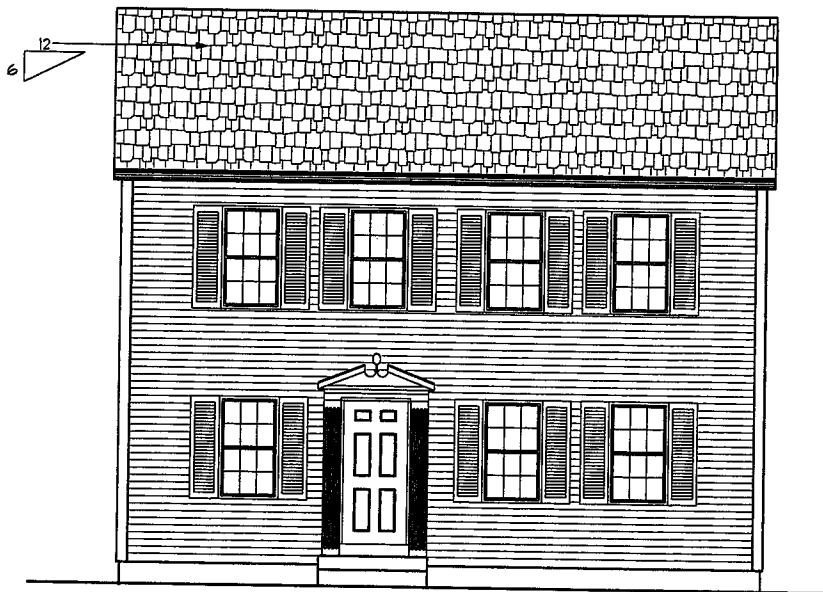
DATE: AUGUST 30, 2022

#1693 - Palmer Ave. (Plat 879 Lts. 071 & 398)

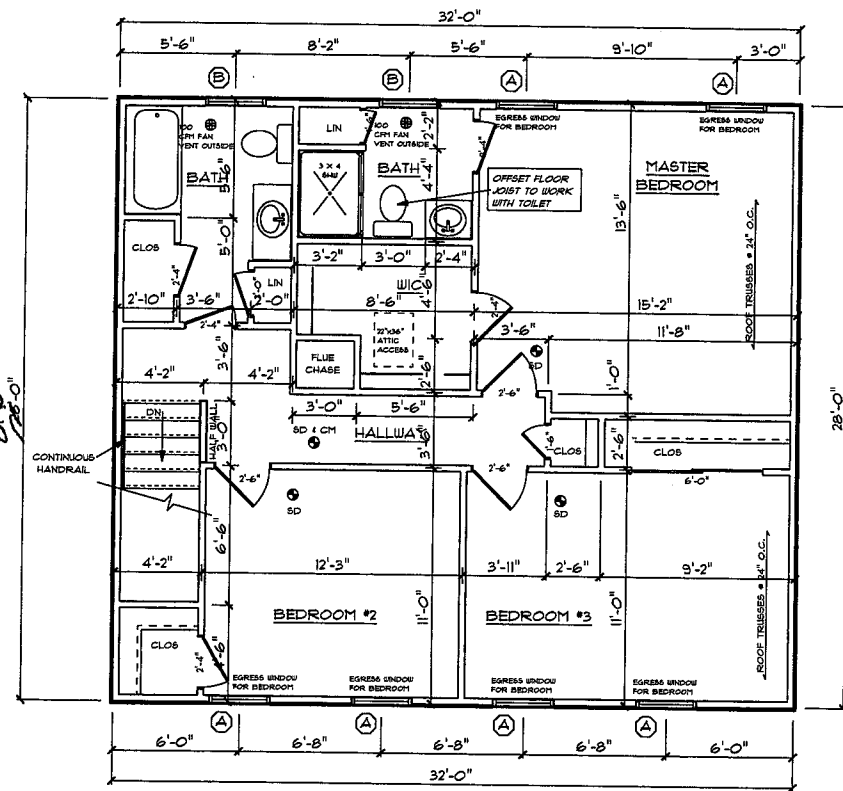


**FIRST FLOOR PLAN ~ 1/4"=1'-0"**

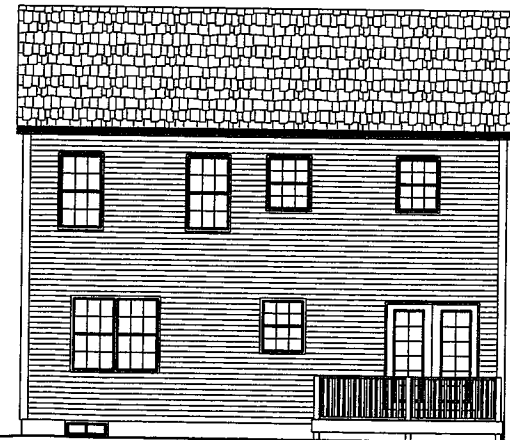
2X6 STUDS @ 16" OC  
AT ALL EXTERIOR WALLS  
UNLESS OTHERWISE NOTED



**FRONT ELEVATION ~ 1/4"=1'-0"**



**SECOND FLOOR PLAN ~ 1/4"=1'-0"**



**BACK ELEVATION 3/16"=1'-0"**

**WINDOW SCHEDULE**

TYPICAL HEADERS: 2" x 10" TYPICAL HEADER HEIGHT: 6'-10"

NOTE: ALL LUMBER SPECIES FOR HEADERS, JOISTS, AND BEAMS TO BE KD SPRUCE NO. 2 OR BETTER. ALL LOADS FOR FLOOR JOISTS, RAFTERS, HEADERS AND BEAMS ARE BASED ON THE FOLLOWING: FLOOR JOISTS LIVING AREAS: 40 PSF LIVE LOAD, 20 PSF DEAD LOAD. FLOOR JOISTS SLEEPING AREAS: 30 PSF LIVE LOAD, 20 PSF DEAD LOAD.

UNIT	ROUGH OPENING	TYPE	QTY	AREA / SILL FIN.	NET AREA	DESIGN PRESSURE
A	244					
B	283					
C						

**PRELIMINARY PLANS  
NOT FOR CONSTRUCTION**

**DOOR SCHEDULE**

TYPICAL HEADERS: 2" x 10" TYPICAL HEADER HEIGHT: 6'-10"

NOTE: ALL LUMBER SPECIES FOR HEADERS, JOISTS, AND BEAMS TO BE KD SPRUCE NO. 2 OR BETTER. ALL LOADS FOR FLOOR JOISTS, RAFTERS, HEADERS AND BEAMS ARE BASED ON THE FOLLOWING: FLOOR JOISTS LIVING AREAS: 40 PSF LIVE LOAD, 20 PSF DEAD LOAD. FLOOR JOISTS SLEEPING AREAS: 30 PSF LIVE LOAD, 20 PSF DEAD LOAD.

UNIT	ROUGH OPENING	TYPE	QTY	AREA / SILL FIN.	NET AREA	DESIGN PRESSURE
A	244					
B	283					
C						

**DESIGN PRESSURE**

WIND ZONE	100 MPH WIND SURVEILLANCE HEIGHT (AVERAGED)	25'-0" PRESSURE ZONE	DESIGN REQUIRED	PRESSURE PROVIDED
			15.0 / 15.5	30

DLR DIMENSIONS, INC. IS NOT LIABLE FOR FURTHER CHANGES TO NOTES, DIMENSIONS, AND/OR DRAWINGS. BUILDER/CONTRACTOR MUST VERIFY ALL DIMENSIONS AND INSURE COMPLIANCE WITH LOCAL CODES PRIOR TO AND DURING CONSTRUCTION.

**DLR DIMENSIONS, INC.**  
RESIDENTIAL DESIGNERS

612 GREENWICH AVENUE  
WARWICK, RHODE ISLAND 02886  
Email: DLRD1@aol.com

PHONE (401)-732-3156  
FAX (401)-732-5599  
est@dlrhead.com

26' x 32' COLONIAL

SCALE NOTED	APPROVED	DRAWN BY: DRR
DATE: Wednesday, April 30, 2014		REVISED
PREPARED FOR:		DRAWING NUMBER
NORTH END HOLDINGS, LLC		2464-R

1 OF 2