

LOCUS MAP
N.T.S.

ZONING TABLE

ZONING DISTRICT LAFAYETTE MAIN SUBDISTRICT B		LOT A
	REQUIRED	PROPOSED
LOT AREA:	21,780 S.F.	22,009 S.F.
LOT FRONTAGE:	100 FT	125.73 FT
FRONT SETBACK:	20 FT, 40 FT	75.8 FT
SIDE SETBACK:	15 FT	33.3 FT, 39.4 FT
REAR SETBACK:	20 FT	50.8 FT
LOT COVERAGE:	**	**
OPEN SPACE:	**	**
BLDG HEIGHT:	**	**

ZONING TABLE

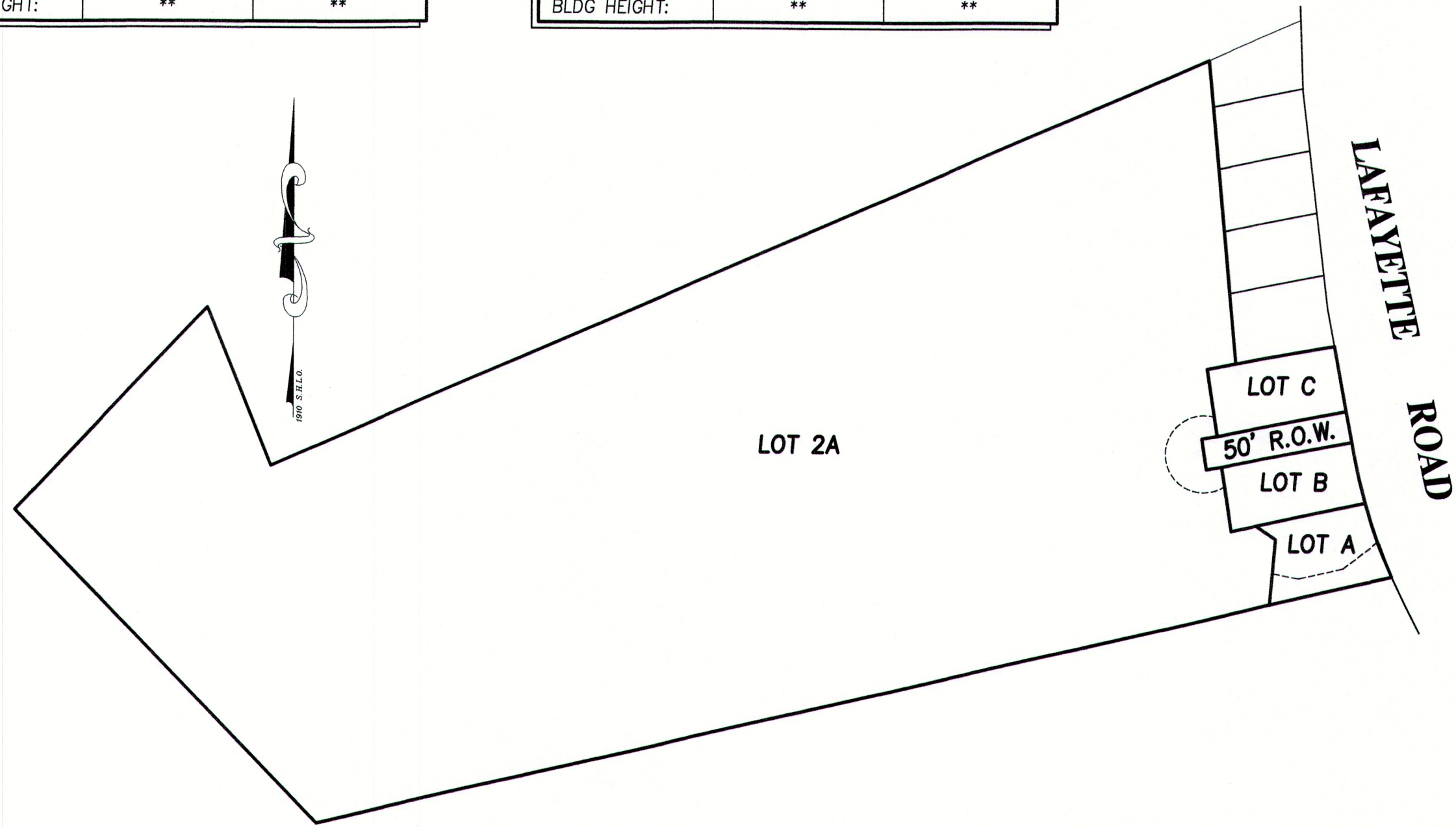
ZONING DISTRICT LAFAYETTE MAIN SUBDISTRICT B		LOT B
	REQUIRED	PROPOSED
LOT AREA:	21,780 S.F.	22,015 S.F.
LOT FRONTAGE:	100 FT	100 FT
FRONT SETBACK:	20 FT, 40 FT	**
SIDE SETBACK:	15 FT	**
REAR SETBACK:	20 FT	**
LOT COVERAGE:	**	**
OPEN SPACE:	**	**
BLDG HEIGHT:	**	**

ZONING TABLE

ZONING DISTRICT LAFAYETTE MAIN SUBDISTRICT B		LOT 2A
	REQUIRED	PROPOSED
LOT AREA:	21,780 S.F.	29.8 AC. ±
LOT FRONTAGE:	100 FT	100 FT
FRONT SETBACK:	20 FT, 40 FT	52.9 FT
SIDE SETBACK:	15 FT	117.6 FT
REAR SETBACK:	20 FT	**
LOT COVERAGE:	**	**
OPEN SPACE:	**	**
BLDG HEIGHT:	**	**

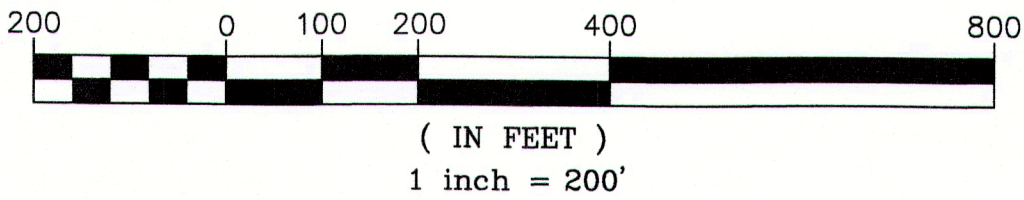
ZONING TABLE

ZONING DISTRICT LAFAYETTE MAIN SUBDISTRICT B		LOT C
	REQUIRED	PROPOSED
LOT AREA:	21,780 S.F.	22,475 S.F.
LOT FRONTAGE:	100 FT	106.27 FT
FRONT SETBACK:	20 FT, 40 FT	76.9 FT
SIDE SETBACK:	15 FT	16.8 FT, 54.9 FT
REAR SETBACK:	20 FT	49.0 FT
LOT COVERAGE:	**	**
OPEN SPACE:	**	**
BLDG HEIGHT:	**	**



OVERALL PLAN

GRAPHIC SCALE

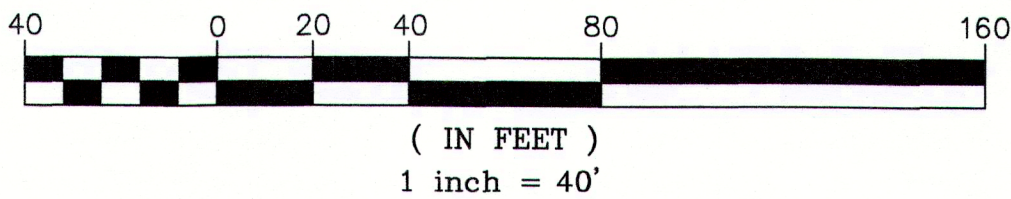


LEGEND

- M.H.B. MASSACHUSETTS HIGHWAY BOUND
- D.H. DRILL HOLE
- I.P. IRON ROD
- I.P. IRON PIPE
- FND. FOUND
- N/F. NOW OR FORMERLY
- ASSESSORS MAP#
- PARCEL#

SITE PLAN

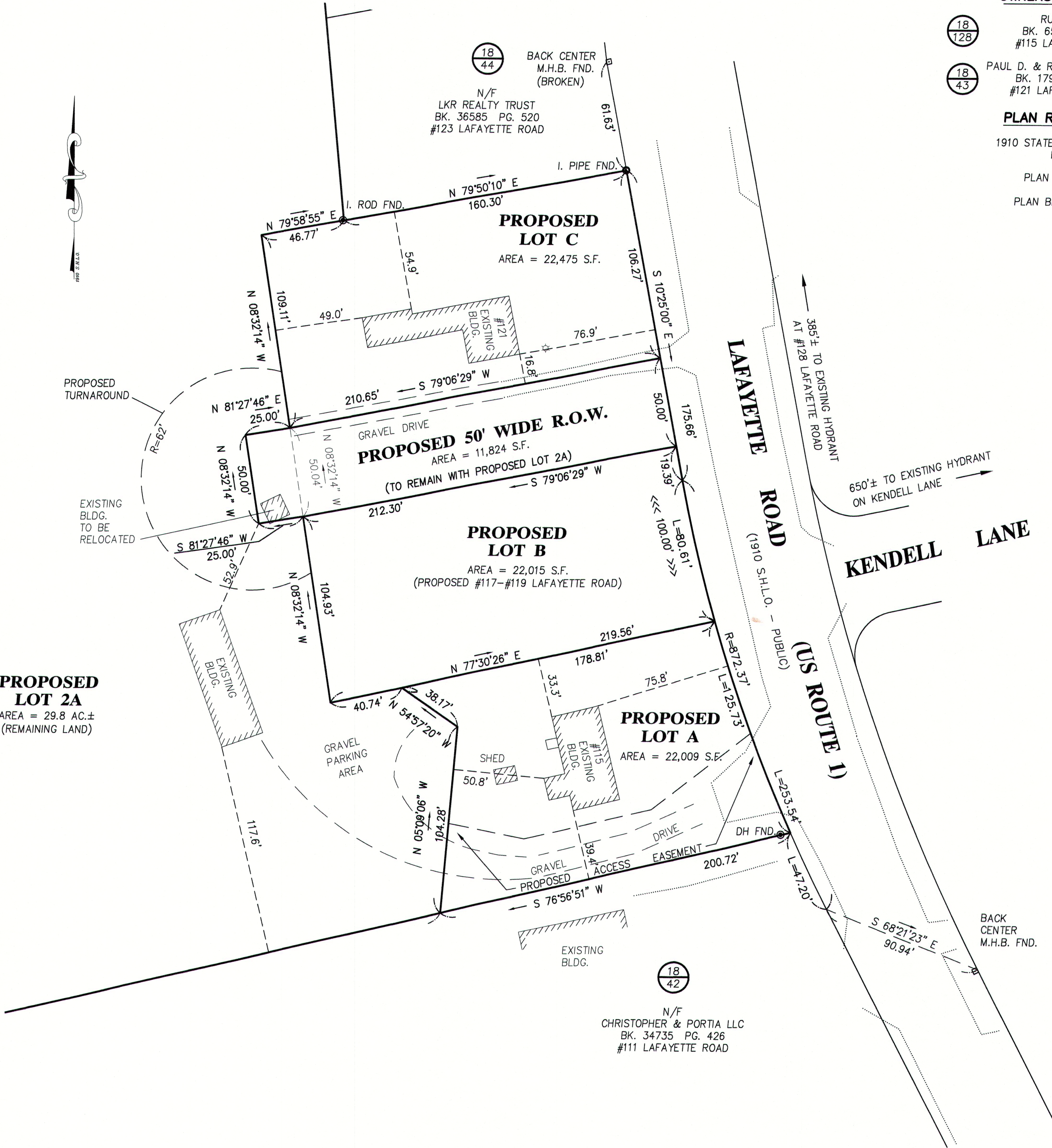
GRAPHIC SCALE



NOTE:

- 1- NO ADDITIONAL UNITS SHALL BE CONSTRUCTED ON PROPOSED LOT 2A UNTIL SUCH TIME AS THE PROPOSED ROADWAY IS CONSTRUCTED TO TOWN STANDARDS.
- 2- STREET SIGN HAS TO BE INSTALLED AT PROPOSED R.O.W. IN ACCORDANCE WITH APPLICABLE TOWN STANDARDS.

PROPOSED
LOT 2A
AREA = 29.8 AC.±
(REMAINING LAND)



SITE PLAN

BASIS OF BEARINGS

1910 STATE HIGHWAY LAYOUT
ROUTE 1

OWNERS OF RECORD

RUSNIK, INC.
BK. 6564 PG. 674
#115 LAFAYETTE ROAD
PAUL D. & ROSEMARY MURRAY
BK. 17915 PG. 168
#121 LAFAYETTE ROAD

PLAN REFERENCES

1910 STATE HIGHWAY LAYOUT
ROUTE 1

PLAN 260 OF 1961

PLAN BK. 152 PG. 19

FOR REGISTRY USE

SALISBURY PLANNING BOARD APPROVAL

DATE

WAIVER REQUESTS

SECTION 7.0 DESIGN STANDARDS

ITEMS 7A.2, 7A.4, 7A.5, 7A.7, 7A.8, 7A.9,
7A.12, 7A.13, 7A.14, 7A.15, 7A.16, 7A.19,
7A.20, 7A.22, 7A.23, 7A.24, 7A.25.1, 7A.25.2,
7A.25.3, 7C, 7D, 7E, 7F, 7G, 7H, 7I.

SECTION 8.0 CONSTRUCTION REQUIREMENTS
ALL ITEMS.

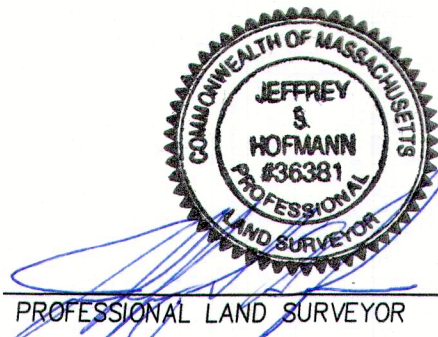
NOTES:

THIS PLAN DOES NOT SHOW ANY UNRECORDED OR
UNWRITTEN EASEMENTS WHICH MAY EXIST. A
REASONABLE AND DILIGENT ATTEMPT HAS BEEN MADE
TO OBSERVE ANY APPARENT, VISIBLE USES OF THE
LAND; HOWEVER, THIS DOES NOT CONSTITUTE A
GUARANTEE THAT NO SUCH EASEMENTS EXIST.

THE CERTIFICATIONS SHOWN HEREON ARE NOT
INTENDED AS CERTIFICATION TO TITLE OR OWNERSHIP
OF PROPERTY SHOWN. OWNERS OF ADJOINING
PROPERTIES ARE ACCORDING TO CURRENT TOWN OF
SALISBURY ASSESSORS RECORDS.

I CERTIFY:
THAT THIS ACTUAL SURVEY WAS MADE ON
THE GROUND ON DEC. 23, 2019 AND
THAT THE STRUCTURES AND PHYSICAL
FEATURES ARE LOCATED AS SHOWN TO
THE BEST OF MY ABILITY AND BELIEF.

THAT THIS PLAN CONFORMS TO THE
RULES AND REGULATIONS OF THE
REGISTRY OF DEEDS.



MILLENNIUM ENGINEERING, INC.
ENGINEERING AND LAND SURVEYING
62 ELM ST. SALISBURY, MA 01952 (978) 463-8980
13 HAMPTON RD. EXETER, NH 03833 (603) 778-0528

SCALE: AS NOTED
DATE: MARCH 8, 2022
CALC. BY: P.D.B.
CHKD. BY: J.S.H.
PROJECT: M193648

PLAN OF LAND
IN
SALISBURY, MA

SHOWING
PROPOSED LOT LINE LAYOUT
AT

115 & 121 LAFAYETTE ROAD
(MAP 18 - LOTS 43 & 128)

PROPOSED
LOT LINE
PLAN

SHEET: 1 OF 1