

LOCUS MAP  
N.T.S.

VISITOR PARKING

NOTE:

1. FINAL DESIGN SHALL BE APPROVED BY THE PLANNING BOARD.

#### PARKING SIGN 1

DETAIL

N.T.S.

EMPLOYEE PARKING

18"x24" SIGN PLACED  
5' ABOVE GROUND

4"x4" WOOD POST  
(5.5' EXPOSED ABOVE  
GROUND)

NOTE:

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#### PARKING SIGN 2

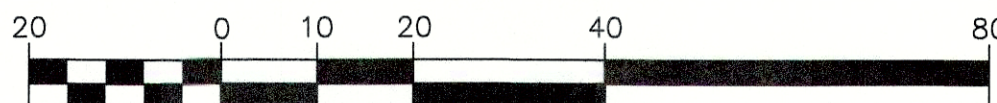
DETAIL

N.T.S.

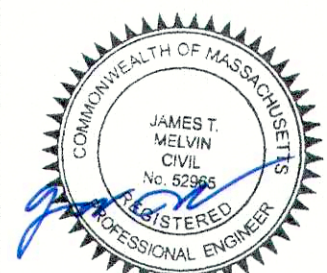
#### LEGEND

MAG.	MAGNETIC
● I ROD	IRON ROD
FND.	FOUND
▲ TBM	TEMPORARY BENCH MARK
N/F	NOW OR FORMERLY
ELEV.	ELEVATION
EMTR	ELECTRIC METER
U.POLE	UTILITY POLE
OHW	OVERHEAD WIRE
85	EXISTING ELEVATION CONTOUR
CONC.	CONCRETE
RET.	RETAINING
CB	CATCH BASIN
WV	WATER VALVE
11/12	ASSESSORS MAP# PARCEL#
←	DIRECTIONAL FLOW ARROW FOR PERMITTING PURPOSES

GRAPHIC SCALE



( IN FEET )  
1 inch = 20'



PREPARED FOR  
A-1 RESTAURANT VENTILATION, INC.  
145 BROADWAY  
EVERETT, MA 02149  
AND OWNER:  
STEPHEN AND MARIE DEOROCKI  
530 EXETER ROAD  
HAMPTON, NH

NO.	DATE	DESCRIPTION	BY



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: 1"=20' CALC. BY: J.T.M.  
DATE: AUG. 11, 2020 CHKD. BY: E.W.B. PROJECT: M193492

PLAN OF LAND  
IN  
SALISBURY, MA  
SHOWING  
PROPOSED CONDITIONS  
AT  
2 JOY ROAD

AS-BUILT  
PLAN

SHEET: 1 OF 1

#### ZONING TABLE

ADDRESS - ASSESSORS MAP 11 LOT 58  
ZONING DISTRICT C2 COMMERCIAL

	REQUIRED	EXISTING
LOT AREA:	43,560 SF	43,565 SF
LOT FRONTAGE:	150 FT	236.12 FT
FRONT SETBACK:	40 FT	49.8 FT
SIDE SETBACK:	30 FT	30.6 FT
REAR SETBACK:	20 FT	21.4 FT
LOT COVERAGE:	25%	18.51%
OPEN SPACE:	**	**
BLDG HEIGHT:	35 FT	**

#### BASIS OF BEARINGS

PLAN BK. 363 PLAN 100

#### OWNER OF RECORD

STEVE AND MARIE  
REALTY TRUST  
BK. 20271 PG. 477

#### PLAN REFERENCES

PLAN BK. 363 PLAN 100



12"x18" SIGN PLACED  
5' ABOVE GROUND ON  
BUILDING

NOTE:

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#### ADA HANDICAP PARKING

SIGN DETAIL

N.T.S.

ALL DELIVERIES  
←  
MUST REPORT  
TO OFFICE  
(PHONE #)

24"x36" SIGN PLACED  
5' ABOVE GROUND ON  
BUILDING

NOTE:

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#### DELIVERY SIGN 1

DETAIL

N.T.S.

NOTES:

- 1) SEE EXHIBIT A RECORDED AT BOOK 20309, PAGE 547 FOR EASEMENT USE RIGHTS OF RECORD.
- 2) ALL TRAVEL WAYS AND PARKING AREAS WITHIN PROJECT LOT SHALL BE COVERED W/ A 2-INCH DEPTH OF RECYCLED PAVEMENT FOR DUST CONTROL PURPOSES. ON AUGUST 10, 2020, A SITE INSPECTION WAS PERFORMED TO CONFIRM THAT THE 2" RECYCLED PAVEMENT WAS INSTALLED IN THE REQUIRED LOCATIONS.
- 3) ALL EXTERIOR LIGHT FIXTURES SHALL BE "DARK-SKY" COMPLIANT.
- 4) ALL VEGETATION (WEEDS AND SHRUB BRUSH) ALONG JOY ROAD FENCE LINE SHALL BE REMOVED AND DISPOSED OF OFF SITE.
- 5) THE APPLICANT SHALL REPAIR AND/OR REPLACE ALL DAMAGED DOORS, GARAGE DOORS AND WINDOWS.
- 6) THE APPLICANT SHALL REPAIR ALL DAMAGED SLIDING PANELS/SHINGLES AND PAINT.
- 7) THE APPLICANT SHALL INSTALL A CORRUGATED METAL BUILDING SKIRT ALONG THE EASTERLY SIDE OF EXISTING BUILDING.