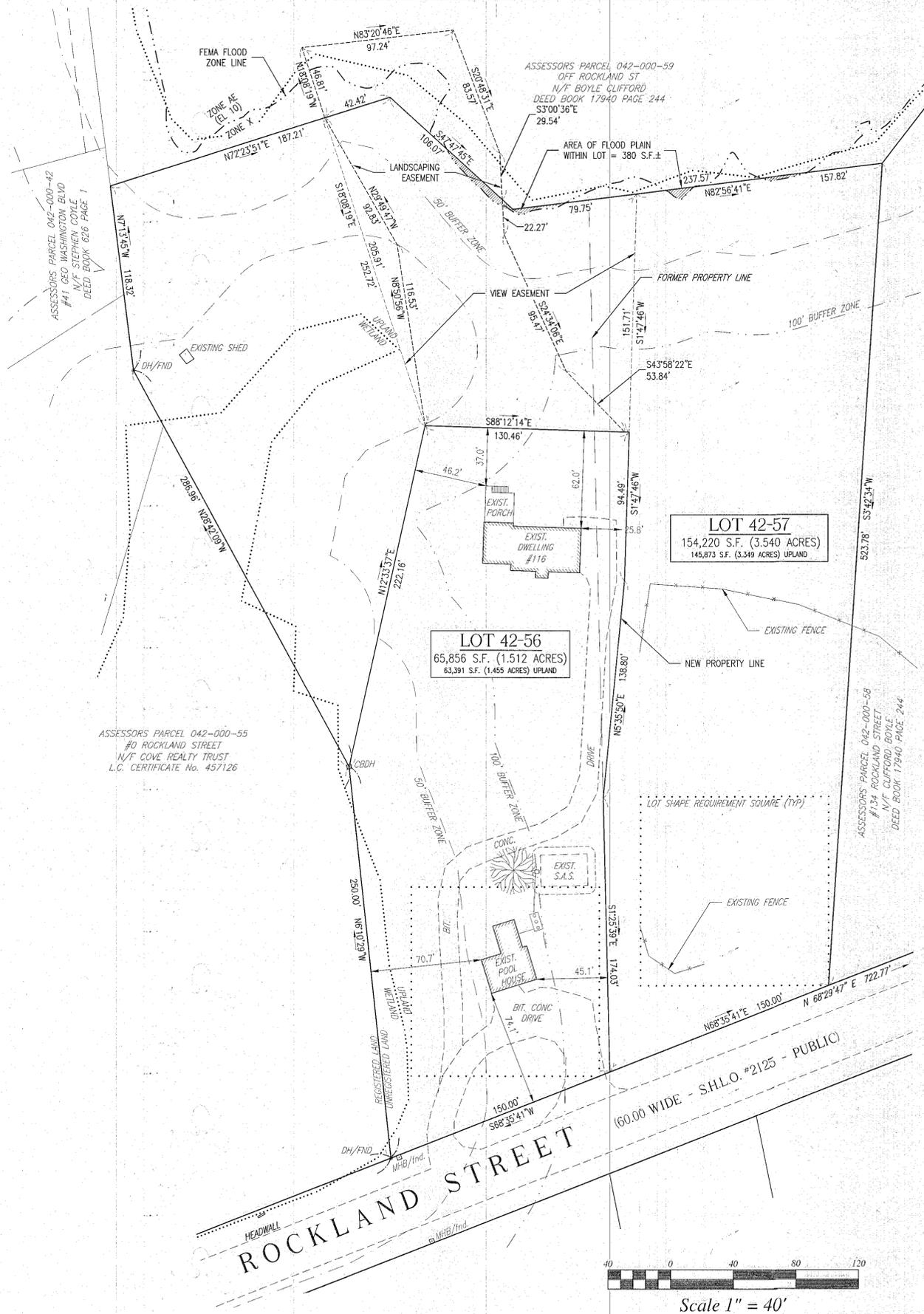


PLAN BK43 PG316



ZONING DATA	
DISTRICT:	RC
MINIMUM REQUIREMENTS:	
LOT AREA	40,000 S.F.
LOT FRONTAGE	150 FT
FRONT YARD	50 FT
SIDE YARD	20 FT
REAR YARD	20 FT
MAX BUILDING HEIGHT	35 FT

FOR REGISTRY USE ONLY

I HEREBY CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMANCE WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.



TIMOTHY R. BENNETT P.L.S. #36856

**NOTES:**

1. PROPERTY LINE DATA FROM PLAN OF LOTS 8A, 9A, 10A, & 12A, BASS PT. & SANCTUARY COVE RECORDED AT THE PLYMOUTH COUNTY REGISTRY OF DEEDS IN PLAN BOOK 43 PAGE 316.
2. SURVEY PERFORMED BY GRADY CONSULTING, LLC ON FEBRUARY 16, 2022
3. THE SITE IS NOT LOCATED IN AN AQUIFER PROTECTION ZONE II.
4. THE SITE IS PARTIALLY LOCATED IN A FLOOD PLAIN AE (EL. 10) DEPICTED ON FLOOD RATE INSURANCE MAP 25023C 0038J EFFECTIVE JULY 17, 2012 AND LOMR 15-01-0904P EFFECTIVE AUGUST 14, 2015.

**RECORD OWNER:**

CLIFFORD F BOYLE  
106 FINNELL DRIVE  
WEYMOUTH, MA 02188  
BOOK 47918 PAGE 0015

**PLAN REFERENCES**

1. PLAN BOOK 43 PAGE 316
2. PLAN BOOK 40 PAGE 562
3. LAND COURT PLAN 12859-E

**FLOOD ZONE NOTE**

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE X AND AE (EL 10) AS DEPICTED ON FLOOD INSURANCE RATE MAP, COMMUNITY PANEL No. 25023C 038J, WHICH BEARS AN EFFECTIVE DATE OF JULY 17, 2012.

APPROVAL UNDER THE SUBDIVISION CONTROL LAW NOT REQUIRED.

HINGHAM PLANNING BOARD

DATE: May 24 2024

ENDORSEMENT OF THIS PLAN DOES NOT CONSTITUTE AN INTERPRETATION OF ZONING

THE WETLANDS DELINEATION LINE AS DEFINED BY THE WETLAND PROTECTION ACT, CHAPTER 131, SECTION 40, AND THE TOWN OF HINGHAM CONSERVATION COMMISSION BY-LAWS HAS NOT BEEN VERIFIED BY THE HINGHAM CONSERVATION COMMISSION NOR APPROVED BY THIS ENDORSEMENT.

**PLAN OF LAND**  
116 & 124 ROCKLAND STREET  
HINGHAM, MASSACHUSETTS

PREPARED FOR:  
CLIFFORD F BOYLE  
106 FINNELL DRIVE  
WEYMOUTH, MA 02188

APRIL 26, 2024  
SCALE: 1"=40'  
JOB No. 19-266

**GRADY CONSULTING, L.L.C.**  
Civil Engineers and Land Surveyors  
71 Evergreen Street, Suite 1, Kingston, MA 02364  
Phone (781) 585-2300 Fax (781) 585-2378

THE PURPOSE OF THIS PLAN IS TO RECONFIGURE LOTS 42-56 & 42-57.

