



AP 54 LOT 115

AP 54 LOT 111

R.I. natural resources  
band found

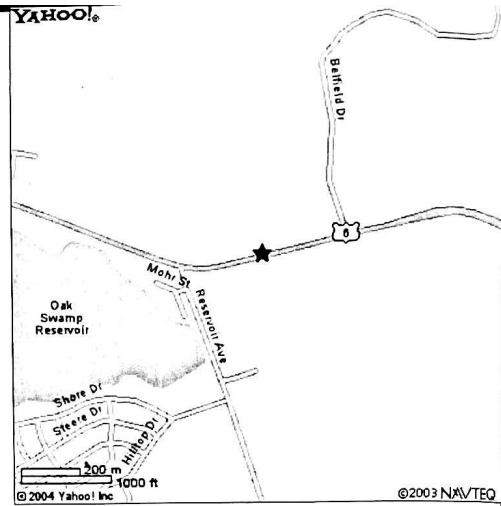
drillhole in rock found

drillhole in ledge found

AP 54 LOT 120  
OTHER LAND OF JAMES FURIA

AP 54 LOT 11

RIGHT OF WAY EASEMENT



PLAN REFERENCE

THE ESTATE OF LESTER HOPKINS  
DECEMBER, 1974 SCALE 1"=40'  
RECORDED IN THE TOWN OF JOHNSTON

**LEGEND**

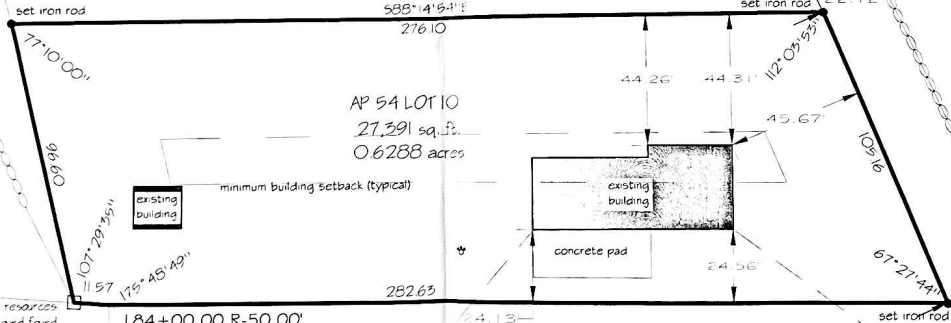
NOT TO SCALE

- IRON PIN
- DRILL HOLE
- HUB & TACK
- CONCRETE BOUND
- WATER TABLE TEST HOLE
- PERCUSSION TEST HOLE
- WELL
- GUY POLE
- UTILITY POLE
- GAS VALVE
- WATER VALVE
- HYDRANT
- WATER SHUT OFF VALVE
- CATCH BASIN
- DRAIN MANHOLE
- SANITARY MANHOLE
- STONE WALL

"I certify that the information shown hereon has been obtained by an actual survey on the ground, that it is correct and this survey and plan conform to a CLASS 1 Standard as adopted by the Rhode Island Board of Registration for Professional Land Surveyors."

Richard T. Bzdura PLS #1786

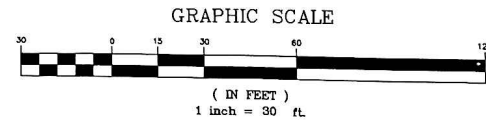
AP 54 LOT 10  
27,391 sq. ft.  
0.6288 acres



**SURVEY SITE PLAN**  
ASSESSOR'S PLAT 54 LOT 10  
JOHNSTON, RHODE ISLAND  
SCALE: 1"=30' APRIL 21, 2004

Prepared For  
**JAMES FURIA**  
2207 HARTFORD AVENUE  
JOHNSTON, RHODE ISLAND

Prepared By  
**OCEAN STATE PLANNERS, INC.**  
SURVEYORS • ENGINEERS • DESIGNERS  
1255 OAKLAWN AVENUE CRANSTON, RHODE ISLAND 02920  
PHONE (401) 463-9696 FAX (401) 463-9039



**ZONING CRITERIA**

ZONING DISTRICT	B-2
MINIMUM FRONT YARD SETBACK	40'
MINIMUM SIDE YARD SETBACK	40'
MINIMUM REAR YARD SETBACK	40'
MAXIMUM BUILDING COVERAGE	40%
MAXIMUM BUILDING HEIGHT	35'

**HARTFORD AVENUE**

RHODE ISLAND HIGHWAY PLAT # 305

182+50.00  
L-30.00'

183+65.18  
L-65.00'