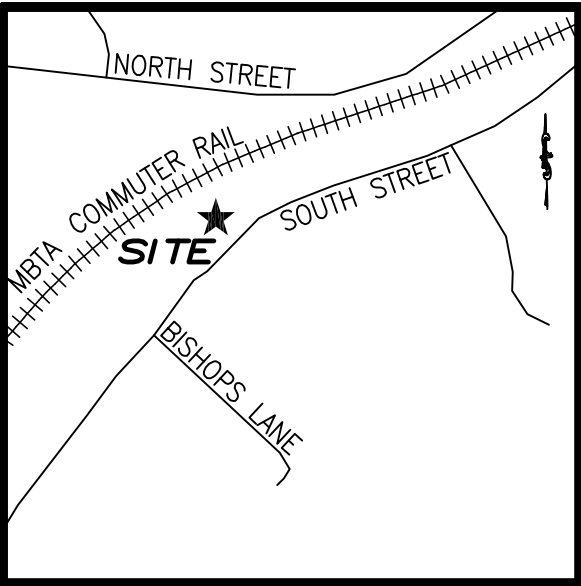
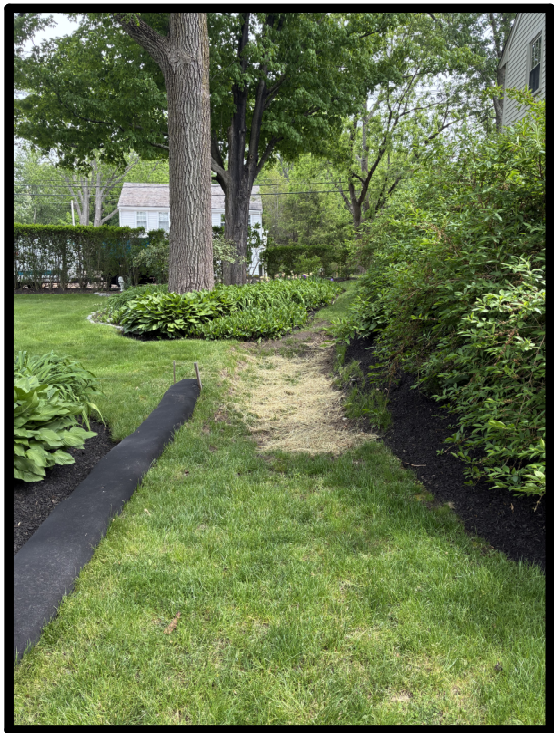




VICINITY MAP
NO SCALE



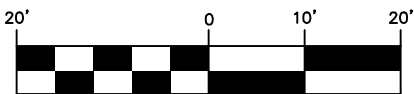
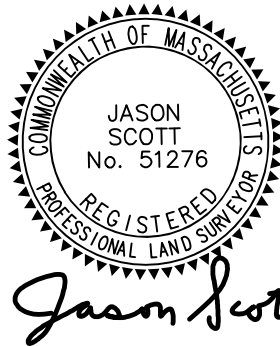
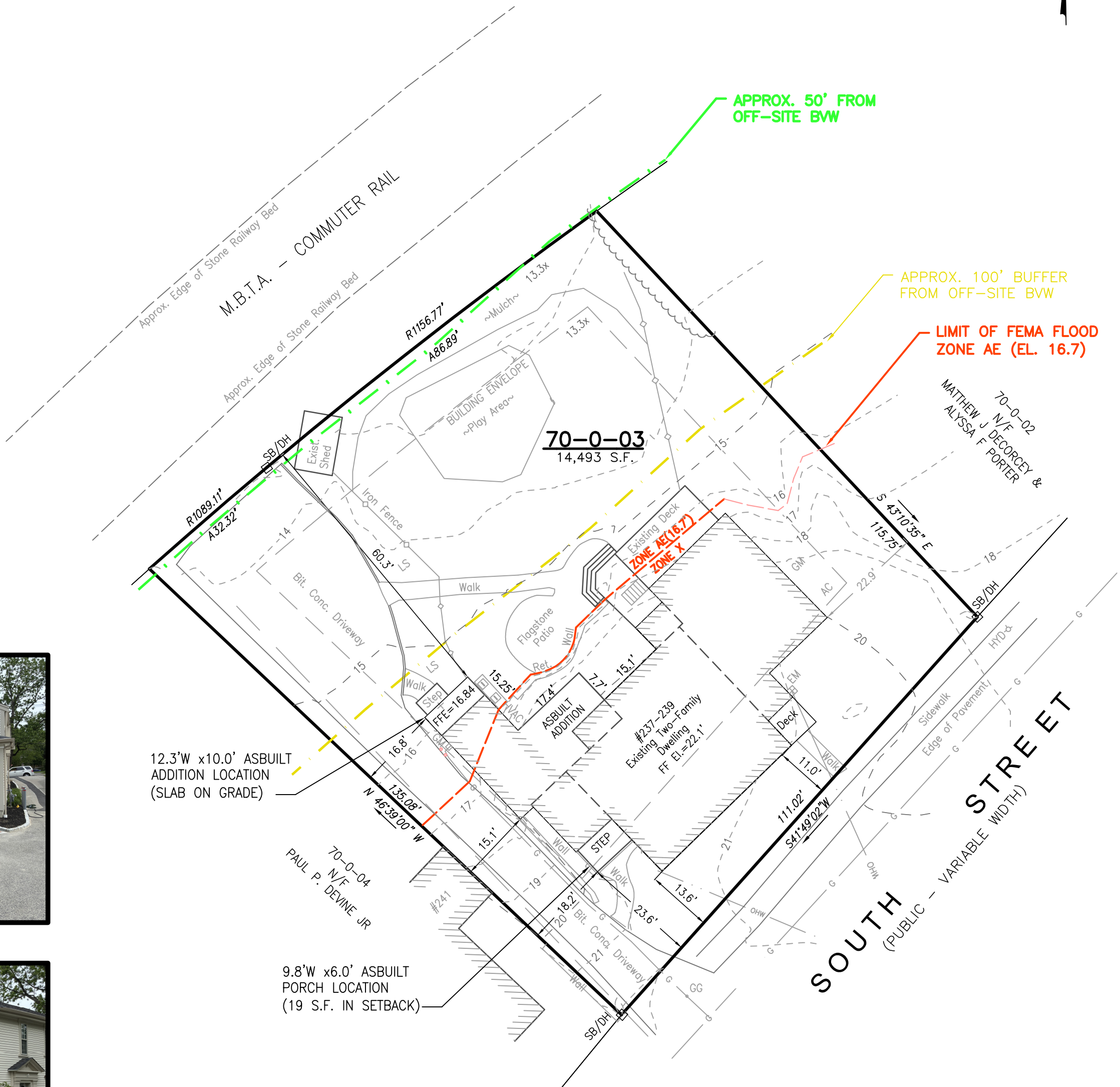
COMPENSATORY STORAGE AREA



REAR FACING SOUTHEAST



FRONT FACING NORTHEAST



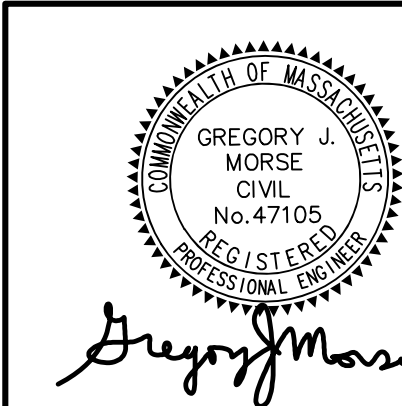
SCALE: 1" = 20'

ZONING TABLE

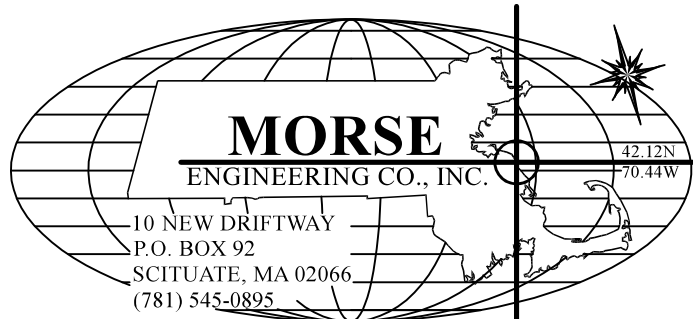
TOWN OF HINGHAM "RESIDENCE A" ZONING DISTRICT			
CRITERIA	REQUIRED	EXISTING	AS-BUILT
LOT AREA	20,000 S.F.	14,493 S.F.	NO CHANGE
FRONTAGE	125'	111.02'	NO CHANGE
FRONT YARD SETBACK	25'	11.0'	NO CHANGE
SIDE YARD SETBACK (LT)	15'	15.1'	NO CHANGE
REAR YARD SETBACK (RT)	15'	22.9'	NO CHANGE
REAR YARD	15'	65.4'	60.3'

GENERAL NOTES

- DEED REFERENCES: PLYMOUTH COUNTY REGISTRY OF DEEDS BOOK 55336 PAGE 96
- PLAN REFERENCES: PLAN BOOK 5 PAGE 206
PLAN BOOK 1 PAGE 425
LAND COURT PLAN #4240A
- THE SUBJECT PROPERTY IS LOCATED WITHIN THE TOWN OF HINGHAM RESIDENCE A ZONING DISTRICT AND THE HINGHAM HISTORIC DISTRICT.
- THE SUBJECT PROPERTY IS NOT LOCATED WITHIN THE TOWN OF HINGHAM FLOOD PLAIN & WATERSHED PROTECTION DISTRICT.
- THE SUBJECT PROPERTY IS NOT LOCATED WITHIN THE TOWN OF HINGHAM AQUIFER PROTECTION AND ACCORD POND WATERSHED DISTRICT.
- THIS PLAN IS BASED ON A SUPPLEMENTAL GROUND SURVEY PERFORMED BY MORSE ENGINEERING COMPANY, INC. ON MAY 27, 2026.
- THERE ARE NO KNOWN WETLAND RESOURCE AREAS ON THE SUBJECT PROPERTY OR WITHIN 100' OF THE PROPOSED PROJECT.
- THE SUBJECT PROPERTY LIES IN ZONE AE (16.7') AND ZONE "X" AS SHOWN ON FEMA COMMUNITY MAP PANEL 25023C 0082J DATED JULY 17, 2012.
- THE SUBJECT PROPERTY DOES NOT LIE WITHIN A DEP DESIGNATED ZONE II RESOURCE AREA.
- THE SUBJECT PROPERTY DOES NOT LIE WITHIN A DEP ZONE A SURFACE WATER SUPPLY AREA.
- UTILITIES SHOWN ON THIS PLAN ARE BASED ON OBSERVANCE OF ABOVE GROUND UTILITIES AND RECORD LOCATION OF BELOW GROUND UTILITIES. NO WARRANTY IS EXPRESSED OR IMPLIED AS TO THE ACCURACY OF THE LOCATIONS OF SAID UTILITIES, OR THE EXISTENCE OR NON EXISTENCE OF ANY OTHER SUCH UTILITIES.
- ELEVATIONS REFERENCE NAVD88



PREPARED BY:



PROJECT: 237-239 SOUTH STREET
(ASSESSOR'S PARCEL 70-0-03)
HINGHAM, MASSACHUSETTS

PREPARED FOR: RICHARD AMSTER
237 SOUTH STREET
HINGHAM, MA 02043

PLAN TITLE: SITE AS-BUILT PLAN

DRAFT: PES
CHECK: GJM
JOB NO: 21-258
DATE: 6/28/26
REV:
SHEET: 1