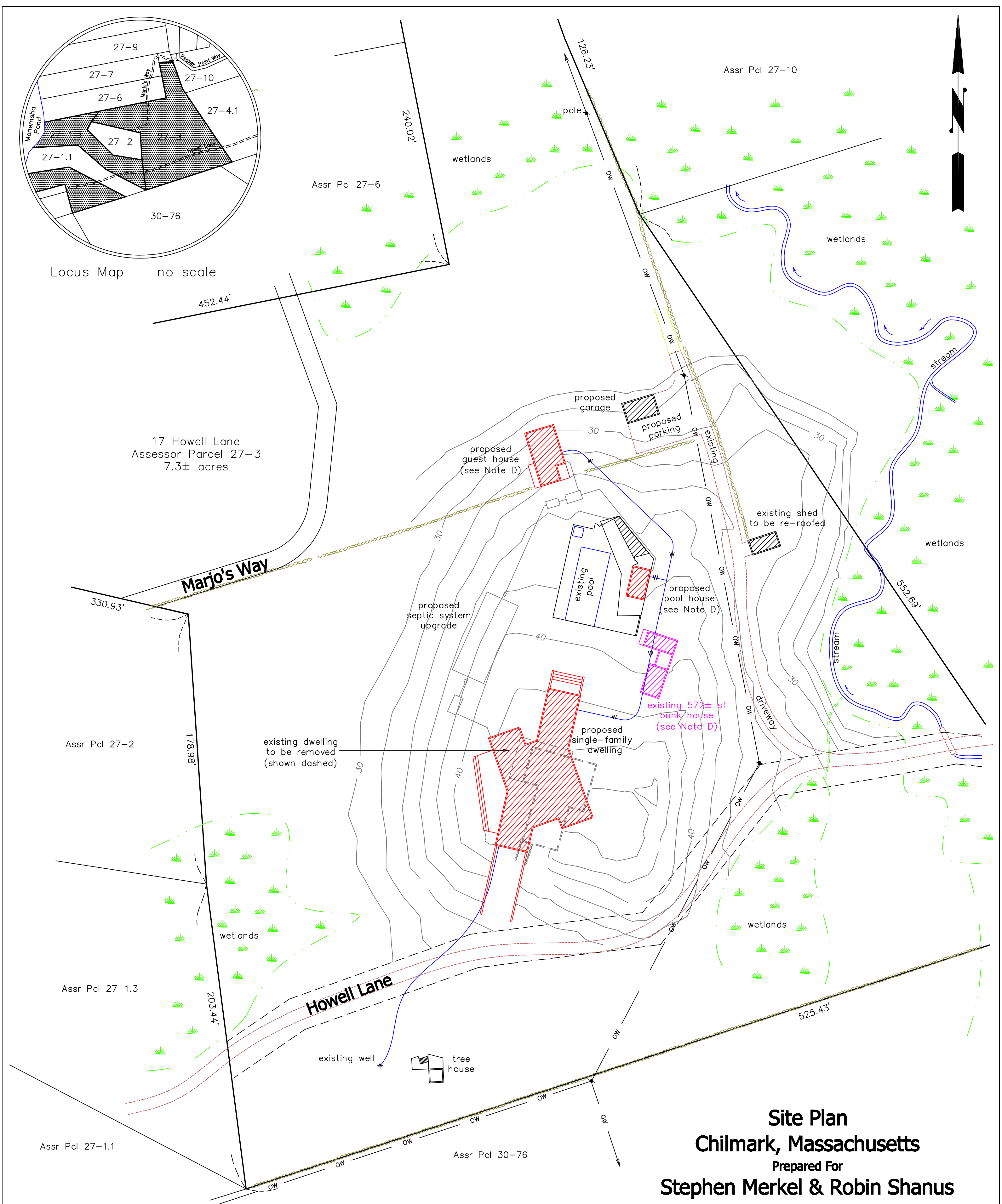


Locus Map no scale

17 Howell Lane
Assessor Parcel 27-3
7.3± acres



Site Plan
Chilmark, Massachusetts
 Prepared For
Stephen Merkel & Robin Shanus
 Scale: 1" = 40' June 26, 2019 (Jan 24, 2022)
Schofield, Barbini & Hoehn Inc.
 Land Surveying & Civil Engineering
 12 Surveyor's Lane, Box 339
 Vineyard Haven, Mass.
 508-693-2781
 www.sbhinc.net
 MV 8614

- Notes:
- A. Wetlands delineated by Cooper Environmental Services, Inc.
 - B. Existing cesspool and septic system to be abandoned, pumped, and backfilled with clean sand
 - C. Existing footprint within 100' of wetlands: 62 sf - proposed footprint within 100' of wetlands: 21 sf
 - D. Applicable lot area (27-1.3 + 27-3): 2.7 ac + 7.3 ac = 10.0 ac
 TLA allowed by right: 3500 sf + (7.0 ac x 250 sf/ac) = 5250 sf
 TLA allowed by Special Permit: 6000 sf = (7.0 ac x 250 sf/ac) = 7750 sf
 Proposed TLA: Main House: 4491 sf
 Pool House: 266 sf (AFTER REMOVAL OF BUNK HOUSE)
 Guest House: 835 sf (AFTER REMOVAL OF BUNK HOUSE)
 TOTAL: 5592 sf (342 sf or 6.5% above allowable by right)