



**STARCK**  
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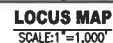
## DECAS CRANBERRY INDUSTRIAL FREEZER

4 Old Forge Way Carver, MA 02330  
01.04.2023

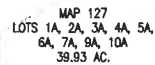
Proposed Exterior View - East  
Perspective #1 Revised

126 Cove Street · Fall River, MA 02720  
1 Richmond Square, Suite 120C · Providence, RI 02906  
508-679-5733 [STARCKARCHITECTS.COM](http://STARCKARCHITECTS.COM)





**LOCUS MAP**  
SCALE: 1"=1,000'

**SITE NOTES:**

1. THE SITE IS LISTED ON THE TOWN OF CARVER ASSESSORS PROPERTY RECORD CARDS AS PARCEL ID 127-A-1-R THROUGH 127-A-10-R.
2. PROPERTY LINE AND EXISTING CONDITIONS INFORMATION WAS TAKEN FROM A FIELD SURVEY BY BSC GROUP..
3. PLYMOUTH COUNTY REGISTRY OF DEEDS:  
DEED REFERENCE: BOOK 14041 PAGE 216  
PLAN REFERENCE: BOOK 38 PAGE 419
4. THE SUBJECT PROPERTY IS LOCATED IN ZONE X, AS SHOWN ON THE FLOOD INSURANCE RATE MAP (F.I.R.M.) OF PLYMOUTH COUNTY, MASSACHUSETTS, MAP NUMBER 25023C00478K, MAP REVISED 7-6-21 & MAP NUMBER 25023C00459K, MAP REVISED 7-6-21.
5. THE SITE IS NOT LOCATED IN A PRIORITY HABITAT AND ESTIMATED HABITAT AS SHOWN ON THE MASSACHUSETTS NATURAL HERITAGE ATLAS 15TH EDITION EFFECTIVE DATE AUGUST, 2021.
6. THE SITE IS NOT LOCATED WITHIN AN AREA OF CRITICAL ENVIRONMENTAL CONCERN (ACEC).
7. THE SITE IS NOT LOCATED IN A ZONE II TO A PUBLIC WATER SUPPLY WELL.
8. THE SITE IS NOT IN A ZONE A TO A SURFACE WATER SUPPLY AREA.
9. THE SITE IS NOT LOCATED IN AN OUTSTANDING RESOURCE WATER AREA (ORWA).
10. THIS PLAN IS FOR CONCEPTUAL PURPOSES ONLY.
11. AN ARCHITECT, STRUCTURAL ENGINEER AND GEO-TECHNICAL ENGINEER SHALL BE HIRED TO CONFIRM ALL DESIGN REQUIREMENTS.

**ZONING INFORMATION**  
INDUSTRIAL A DISTRICT  
WATER RESOURCE PROTECTION DISTRICT

	REQUIRED
LOT AREA	60,000 S.F.
UPLAND AREA	42,000 S.F.
LOT FRONTAGE	175 FEET
FRONT YARD SETBACK	60 FEET
SIDE YARD SETBACK	30 FEET
REAR YARD SETBACK	30 FEET
LOT WIDTH	140 FEET
BUILDING COVERAGE (MAX.)	50%
BUILDING HEIGHT (MAX.)	40 FEET

**ENCE**



**WINN CONSULTING ENGINEERS, LLC**  
**13 MAIN STREET LAKEVILLE, MA 02347**  
**PHONE: (508) 947-4208**

P.E. STAMP

SHEET NAME:	DRAWN BY:	DATE:	REV.	DATE	DESCRIPTION	BY	APP.
<b>CONCEPTUAL SITE PLAN 2</b>	WBC	10-19-22					
PROJECT SITE: <b>0-10 OLD FORCE PKWY &amp; 0 TREMONT ST CARVER, MASSACHUSETTS</b>	DESIGNED BY: WBC	PROJECT NUMBER 0954-01-01					
CLIENT INFO: <b>DECAS CRANBERRY PRODUCTS, INC. 4 OLD FORCE WAY CARVER, MA 02330</b>	CHECKED BY: NCZ	DRAWING SCALE 1" = 40'					
	APPROVED BY: NCZ	SHEET ID 05					

\\Civil Engineering Projects\Old Forge Plan\DMG\Concept Layout Plan 2 - Old Forge Parkway - Carver.dwg