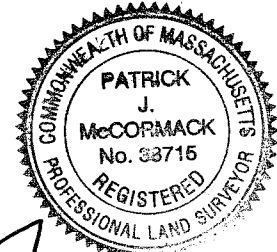
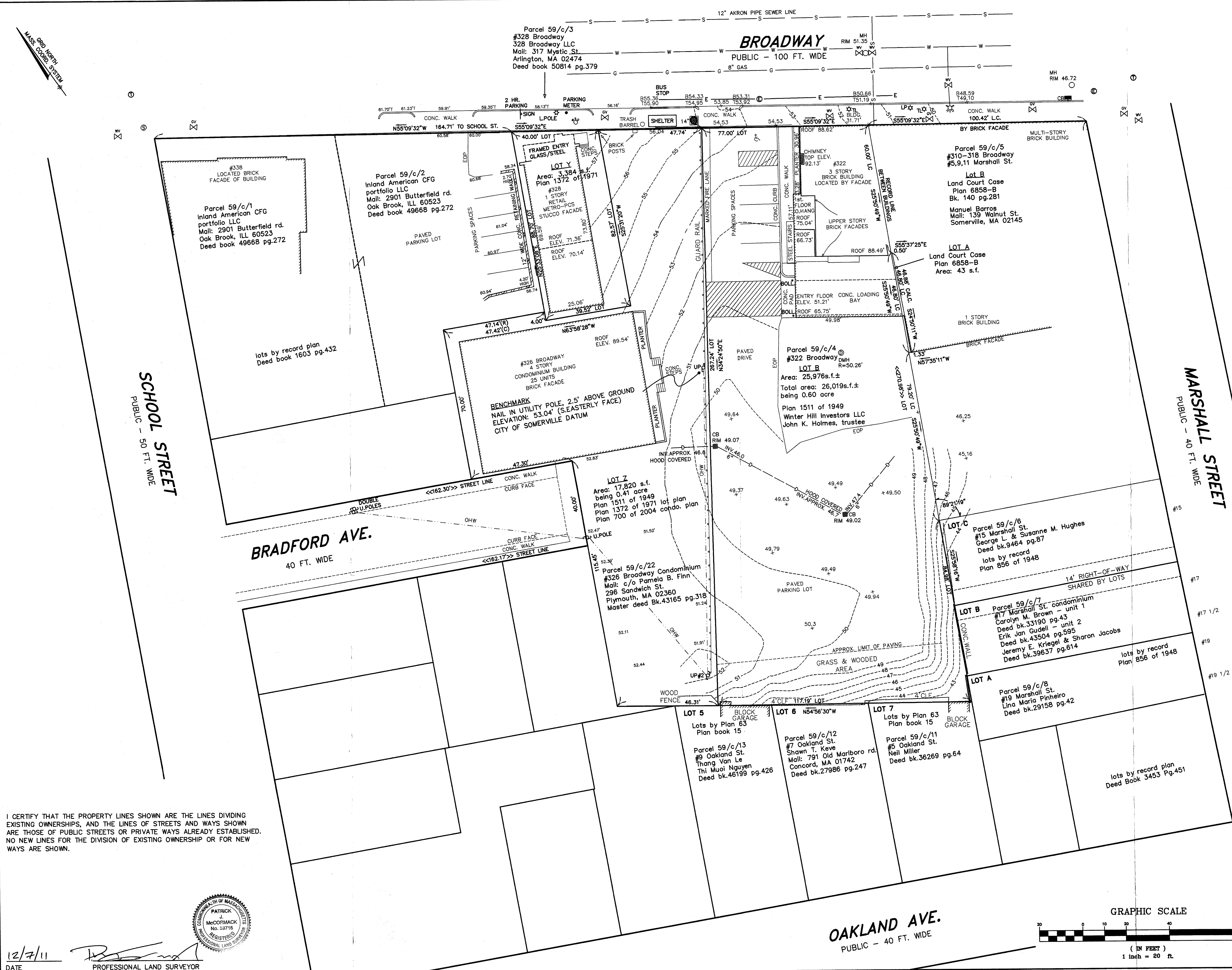


I CERTIFY THAT THE PROPERTY LINES SHOWN ARE THE LINES DIVIDING EXISTING OWNERSHIPS, AND THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC STREETS OR PRIVATE WAYS ALREADY ESTABLISHED. NO NEW LINES FOR THE DIVISION OF EXISTING OWNERSHIP OR FOR NEW WAYS ARE SHOWN.



12/7/11
DATE
PROFESSIONAL LAND SURVEYOR



ASSESSORS

MAP 59, BLOCK C, PARCEL 4
MAP 59, BLOCK C, PARCEL 3

CITY ZONING AND FLOOD ZONE NOTES

BUSINESS A - POST OFFICE AND OFFICE USE
THE SITE IS WITHIN ZONE X, AN AREA OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, SHOWN ON FEMA FLOOD MAP COMMUNITY-PANEL #25017C 0438E, DATED 6/4/2010. THIS SECTION OF BROADWAY STREET IS LOCATED IN A STORM FLOOD AREA AS SHOWN ON THE LOCALIZED FLOOD MAP FOR SOMERVILLE, DATED 11/26/90, AT CITY ENGINEERING.

TITLE REFERENCE

OWNER : WINTER HILL INVESTORS, LLC
MAIL: 317 MYSTIC ST.
ARLINGTON, MA 02474
DEED BOOK 21393 PG.180 (#322-324 BROADWAY)
& LAND COURT CERT.#20972
PLAN REFS. : DEED BK.7483 PG.421
LAND COURT CASE 6858-B
DEED BOOK 50814 PG.379 (#328 BROADWAY)
PLAN 1372 OF 1971

SITE ADDRESS

322-324 BROADWAY STREET, SOMERVILLE, MA 02145
328 BROADWAY STREET, SOMERVILLE, MA 02145

NOTES

- 1.) ALL ELEVATIONS ARE ON THE SOMERVILLE CITY DATUM.
- 2.) THE EASEMENT BENEFITS PARCELS 6 & 7 WITH A RIGHT OF PASSAGE. THE ROUTE AND DIRECTION OF PASSAGE ARE NOT STATED IN THE DEEDS OF RECORD.
- 3.) UTILITY LINE LOCATIONS WERE COMPILED FROM FIELD SURVEY AND LINE PLANS FROM THE CITY AND PRIVATE SERVICE OPERATORS. THEY ARE APPROXIMATE ONLY. NOT GUARANTEED FOR COMPLETENESS. CALL 1-800-DIG-SAFE PRIOR TO ANY GROUND EXCAVATION AND CONSTRUCTION.
- 4.) NOTED BOUNDARY COURSE BEARINGS RELATE TO STATE PLANE GRID NORTH, ZONE 2001 MA MAINLAND.

LEGEND

T51.19	TOP AND BOTTOM ELEVATIONS
B50.66	CATCH BASINS
CB	4' HIGH CHAINLINK FENCE
4'CLF	CONCRETE WALL
UP	UTILITY POLE
UP	DRAIN MANHOLE
UP	SEWER MANHOLE
UP	TELEPHONE MANHOLE
UP	ELECTRICAL MANHOLE
INV.	INVERT OF PIPE
TL	TRAFFIC LIGHT
FL	FIRE HYDRANT
LP	WATER GATE
LP	LIGHT POLE
LP	GAS GATE
LP	LIGHT POLE
4"	TREE WITH CALIPER
23.23	SPOT ELEVATION
OHW	OVERHEAD WIRES
S-1.3'	SETBACK FROM BUILDING TO BOUNDARY
184.1(R)	RECORD PLAN OR DEED DIMENSION
184.3(C)	COMPUTED DISTANCE

SITE PLAN #322-328 BROADWAY SOMERVILLE, MA

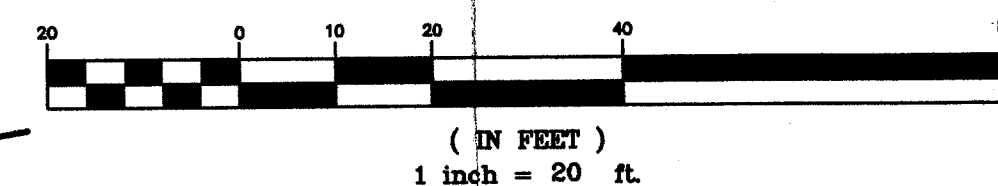
SCALE 1" = 20' DECEMBER 7, 2011

SURVEYED BY
NORDE-EAST SURVEY
105r DERBY STREET, SALEM, MA 01970
Tel. (978) 5421920 e-mail:norde-east@verizon.net

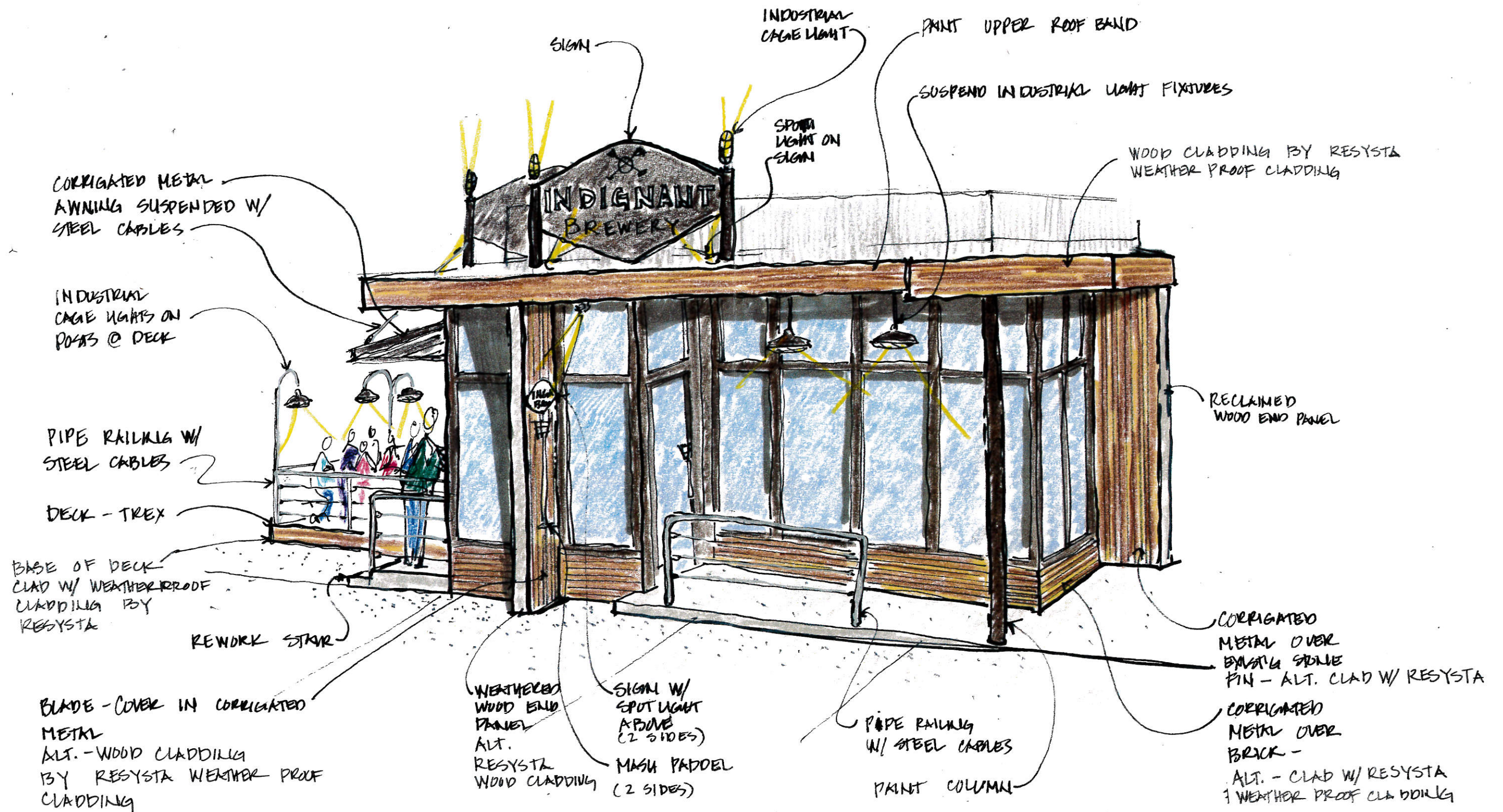
NO.	DATE	DESCRIPTION	BY

DRAWN BY: P.McCORMACK	DATE: 12/7/2011
# OF REVISIONS :	DRAWING NO.: 69SITE
JOB NO.: 69	SHEET 1 OF 1

GRAPHIC SCALE



OAKLAND AVE.
PUBLIC - 40 FT. WIDE



CONCEPT SKETCH - EXTERIOR

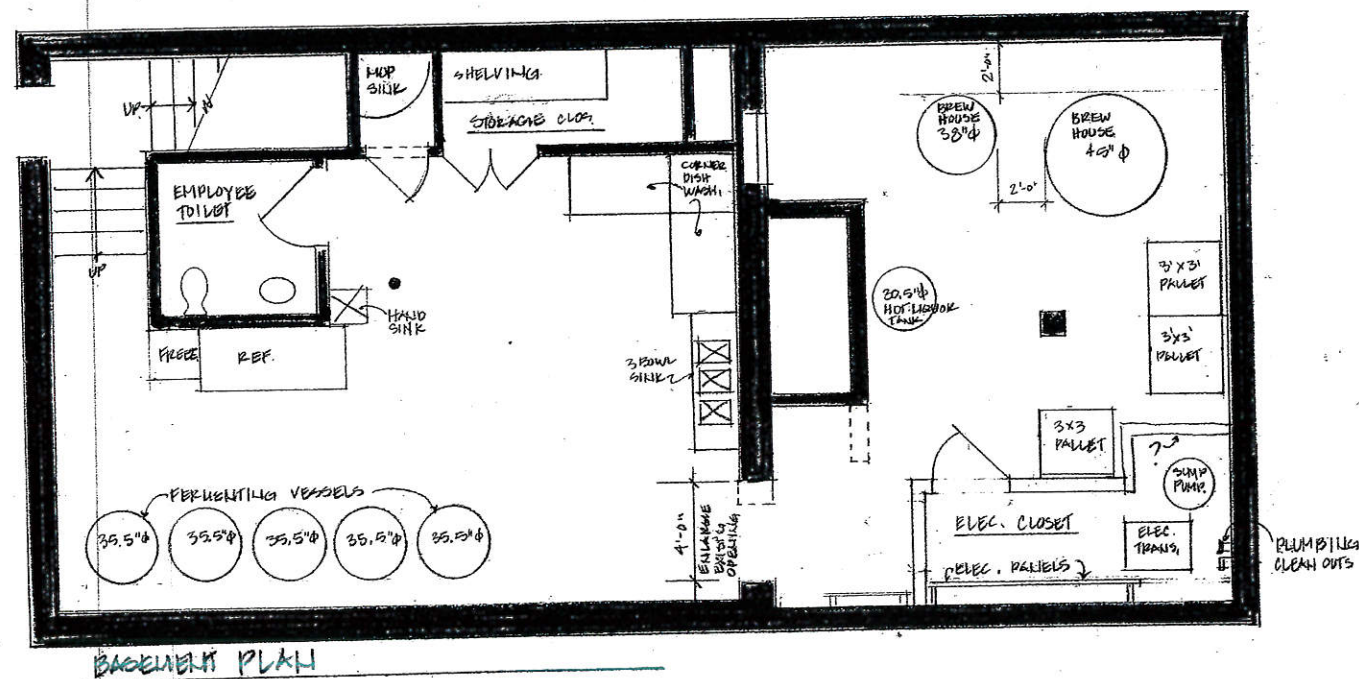
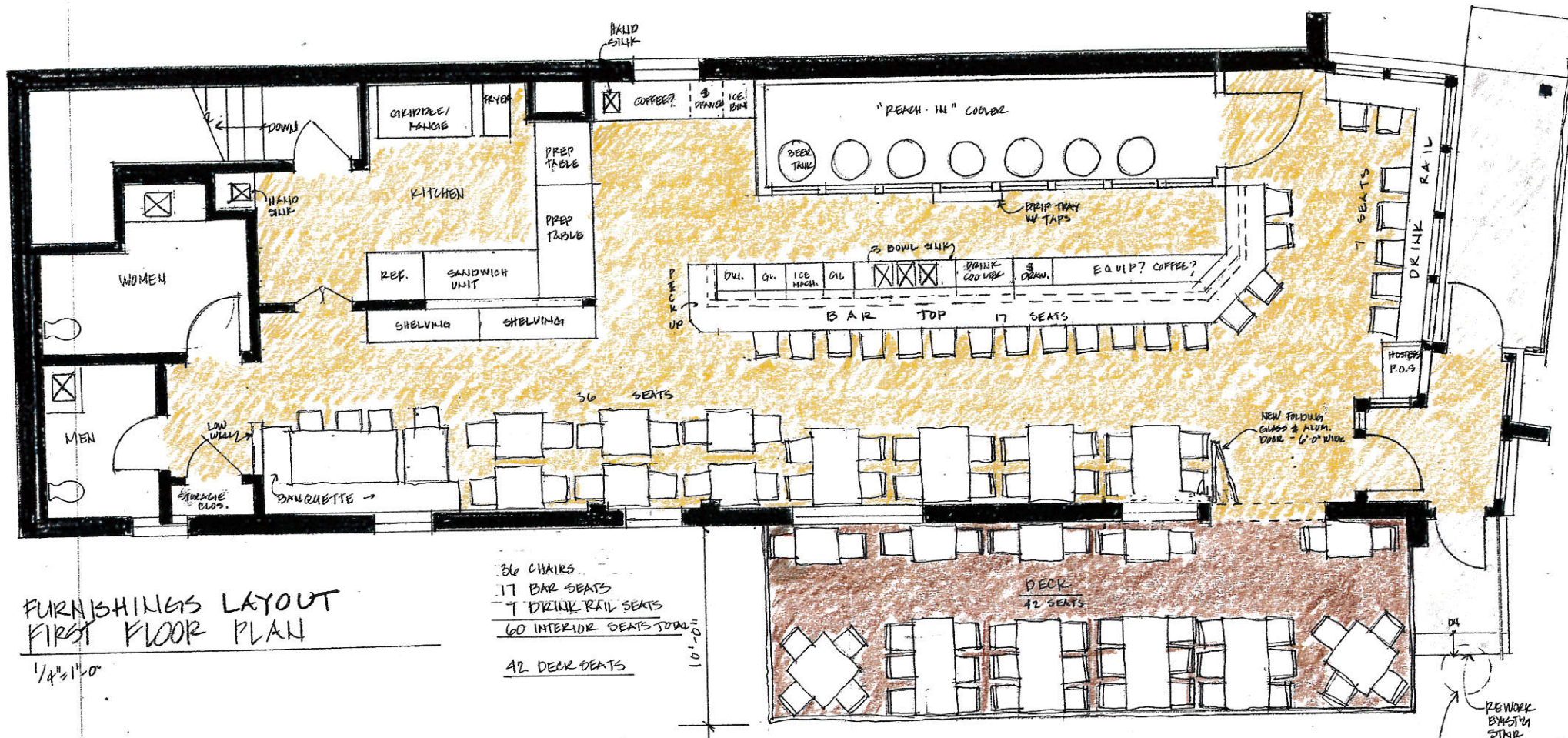
Amy Nastasi
Architect
1341 Massachusetts Avenue
Lexington, MA 02420
781-861-8873
Email
amynastasi@gmail.com

Project:
Indignant Brewery
328 Broadway
Somerville, MA

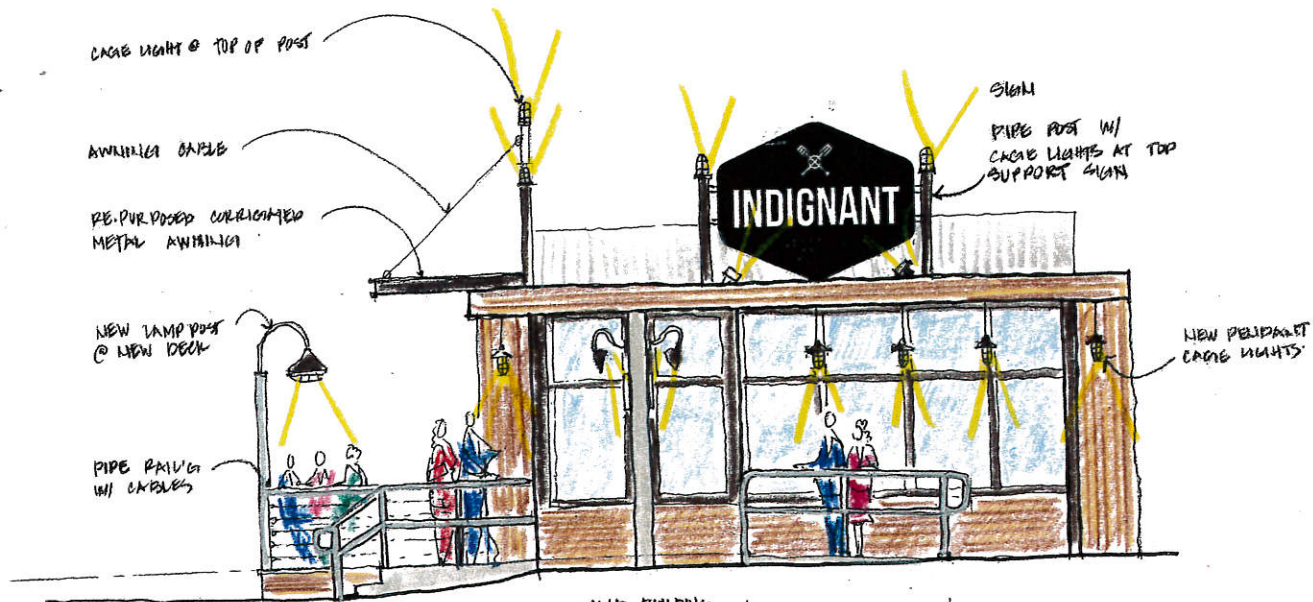
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EXTERIOR
Scale: NTS
Date: 5/7/15 Rev. 5/18/15

Drawing No.

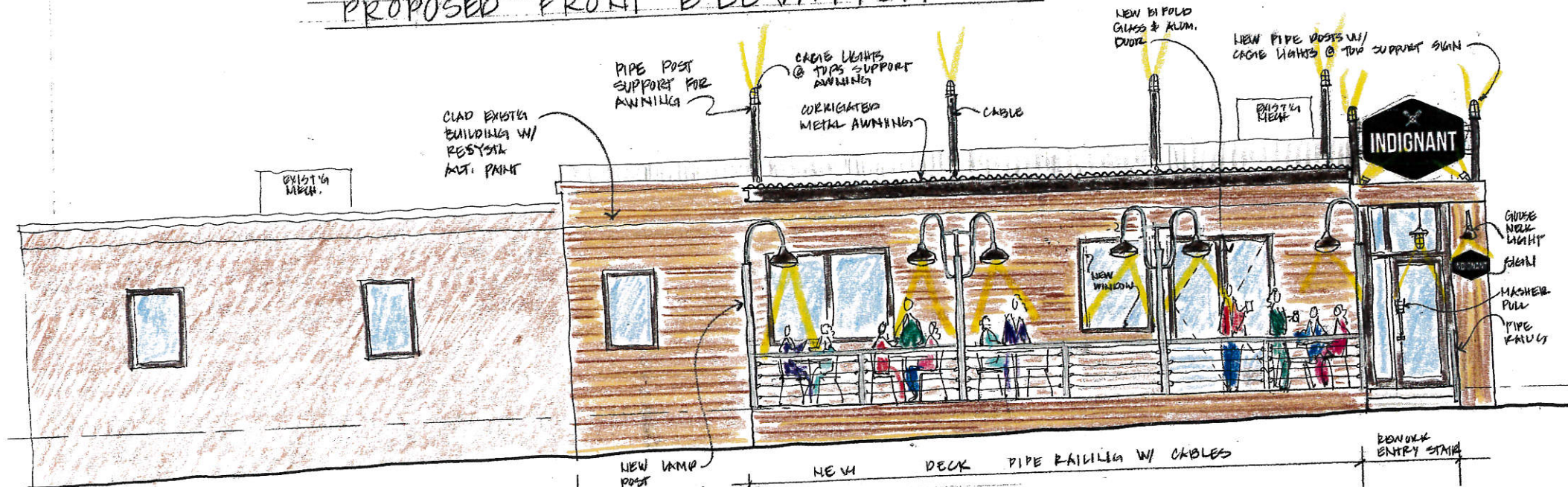
SK.6



Drawing No.	F.1
Project	Indignant Brewery 328 Broadway Somerville, MA
Architect	Amy Nastasi 1341 Massachusetts Avenue Lexington, MA 02420 781-861-5873 Email: amy@nastasi.com
Rev.	5/15/15



CLAD BUILDING W/ CLADDING BY RESYSTA MT. PAINT BUILDING
ENTRY DECK RAMP ENTRY
PROPOSED FRONT ELEVATION



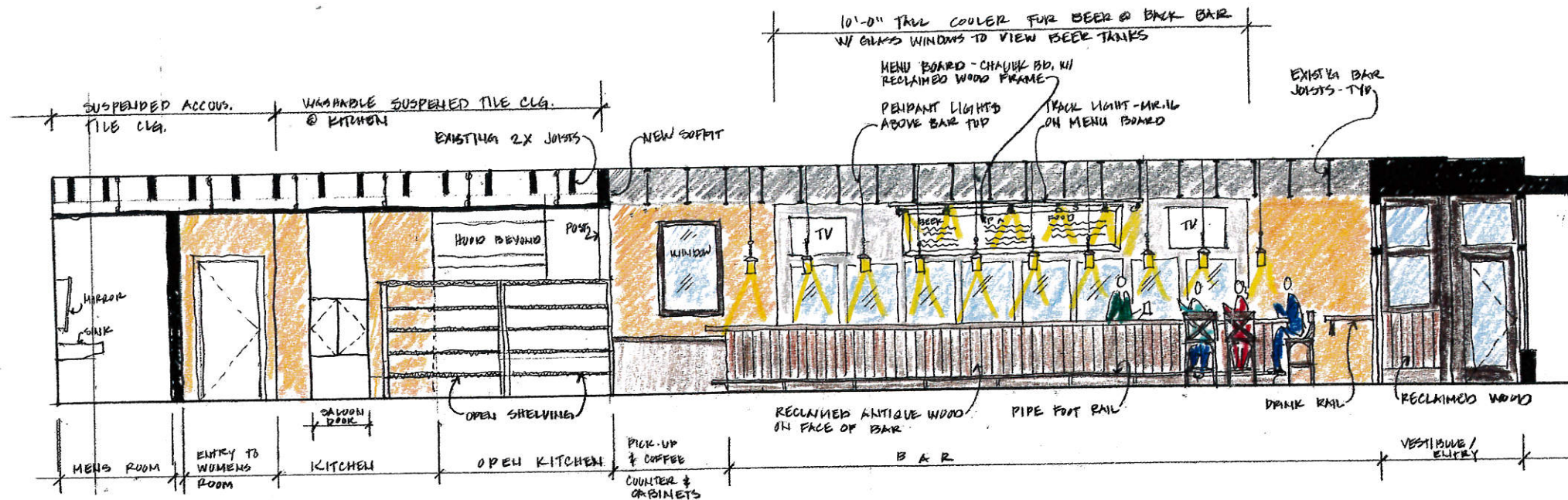
PROPOSED SIDE ELEVATION

Amy Nastasi
Architect
1341 Massachusetts Avenue
Lexington, MA 02420
781-861-8873
Email
amynastasi@gmail.com

Project:
Indignant Brewery
328 Broadway
Somerville, MA

Title: **PROPOSED FRONT & SIDE ELEVATIONS**
Scale: 1/8" = 1'-0"
Date: 9/10/15 Rev.

Drawing No.
SK-8



Amy Nastasi Architect 1341 Massachusetts Avenue Lexington, MA 02420 781-861-8873 Email amynastasi@gmail.com	Project: Indignant Brewery 328 Broadway Somerville, MA	Title: PROPOSED SECTION / ELEVATION @ BAR Scale: 1/4" = 1'-0" Date: 5/18/15 Rev.	Drawing No. 2.9
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