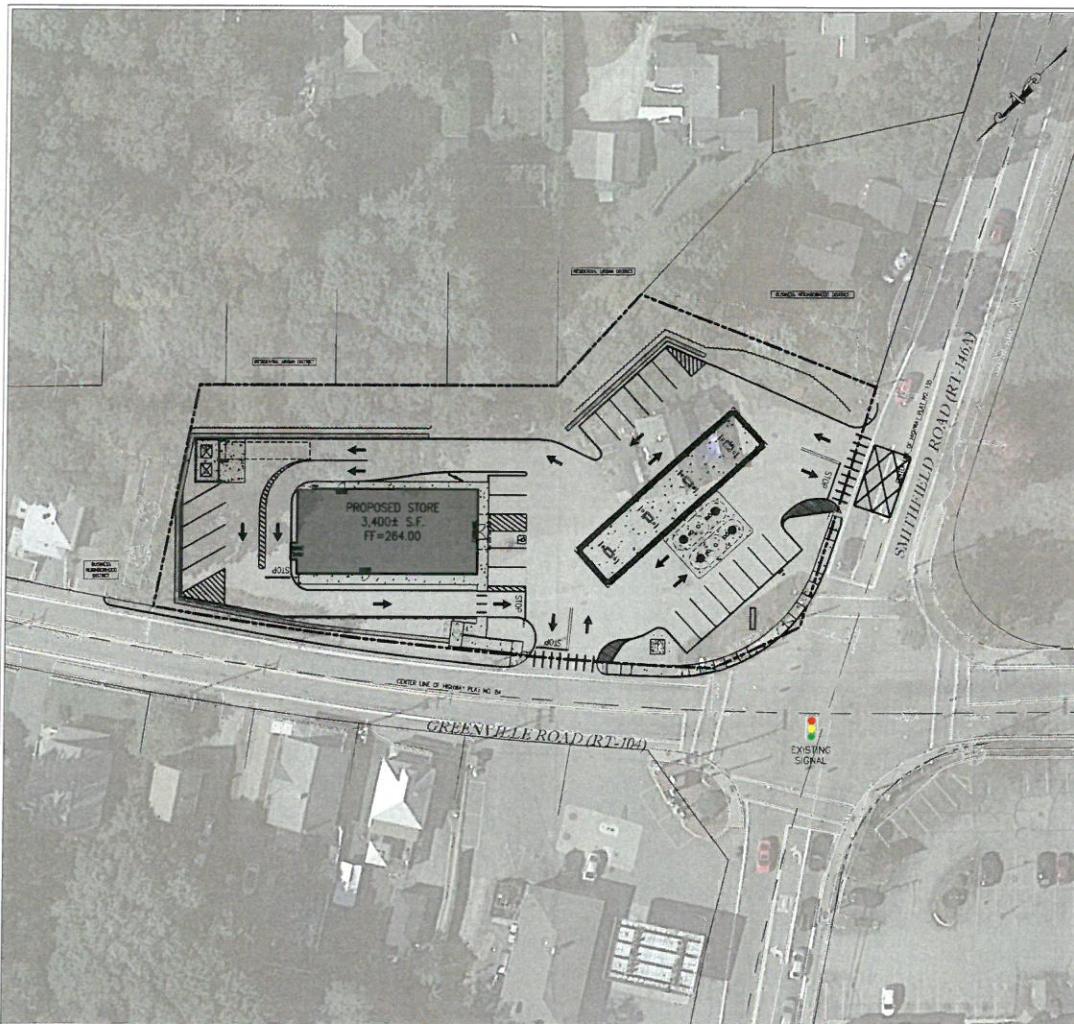




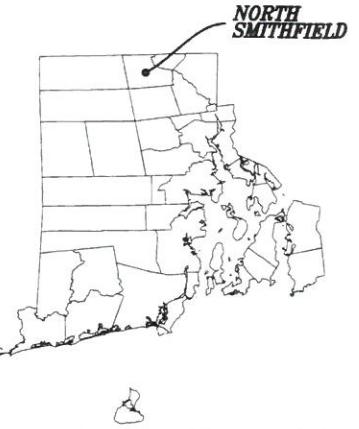
**LOCUS PLAN**  
SCALE: 1"=1,000'±

DATE	DATE REVISED	SHEET NUMBER	SHEET DESCRIPTION
07/15/2025		1	COVER SHEET
07/15/2025	--	2	SITE PLAN
07/15/2025		3	SLOPE PLAN
04/18/2025	--	-	COMPREHENSIVE BOUNDARY & EXISTING CONDITIONS SURVEY

**MASTER PLAN SET  
FOR  
PROPOSED MARKETPLACE,  
DRIVE THRU & GAS STATION**  
3 GREENVILLE ROAD  
NORTH SMITHFIELD, RI 02896  
MAP 9, LOT 435



**LOCATION MAP**  
SCALE: 1"=40'



**MUNICIPALITY LOCATION MAP**  
N.T.S.

**PREPARED BY:**

**CIVIL DESIGN  
GROUP, LLC**

4 HIGH STREET, SUITE 155  
NORTH ANDOVER, MA 01845  
www.cdgengineering.com  
p: 978-794-5400  
f: 978-965-3971  
CONTACT: PHILIP R. HENRY, P.E.

**PREPARED FOR:**

**GREENVILLE  
REALTORS, LLC**

4 LINWOOD DRIVE  
SHREWSBURY, MA 01545

NOT FOR CONSTRUCTION	
CDG PROJECT #: 25001	
SEAL:	 PHILIP R. HENRY No. 9416 REGISTERED PROFESSIONAL ENGINEER CIVIL D.R.H. PHILIP R. HENRY, P.E.
SHEET:	COVER SHEET
DATE:	06/06/2025

**OWNER OF RECORD:**

GREENVILLE ROAD DEVELOPMENT CO.  
796 OLD SMITHFIELD ROAD  
NORTH SMITHFIELD, RI 02896  
MAP 9 LOTS 435



>25% SLOPE AREA

15%-25% SLOPE AREA

<15% SLOPE AREA

NOT FOR CONSTRUCTION		
REVISIONS:		
REV	DATE	COMMENT
1		
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6		
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8		
9		
10		
11		

SCALE:  
20 0 10 20 40  
GRAPHIC SCALE IN FEET

DESIGNED BY: TMF  
CHECK BY: PRH

SEAL:  
PHILIP R. HENRY  
No. 9416  
REGISTERED  
PROFESSIONAL ENGINEER  
CIVIL  
RPH  
PHILIP R. HENRY, P.E. #9416

PREPARED FOR:

GREENVILLE  
REALTORS, LLC  
3 GREENVILLE ROAD  
NORTH SMITHFIELD,  
RI 02896

PROJECT:

PROPOSED  
MARKETPLACE,  
DRIVE-THRU &  
GAS STATION

3 GREENVILLE ROAD,  
NORTH SMITHFIELD, RI 02896  
A.P. 9 LOT 435

PREPARED BY:

CIVIL DESIGN  
GROUP, LLC

4 IJIGI STREET, SUITE 155  
NORTH ANDOVER, MA 01845  
www.cdengineering.com  
p: 978-794-5400 f: 978-965-3935

SHEET:

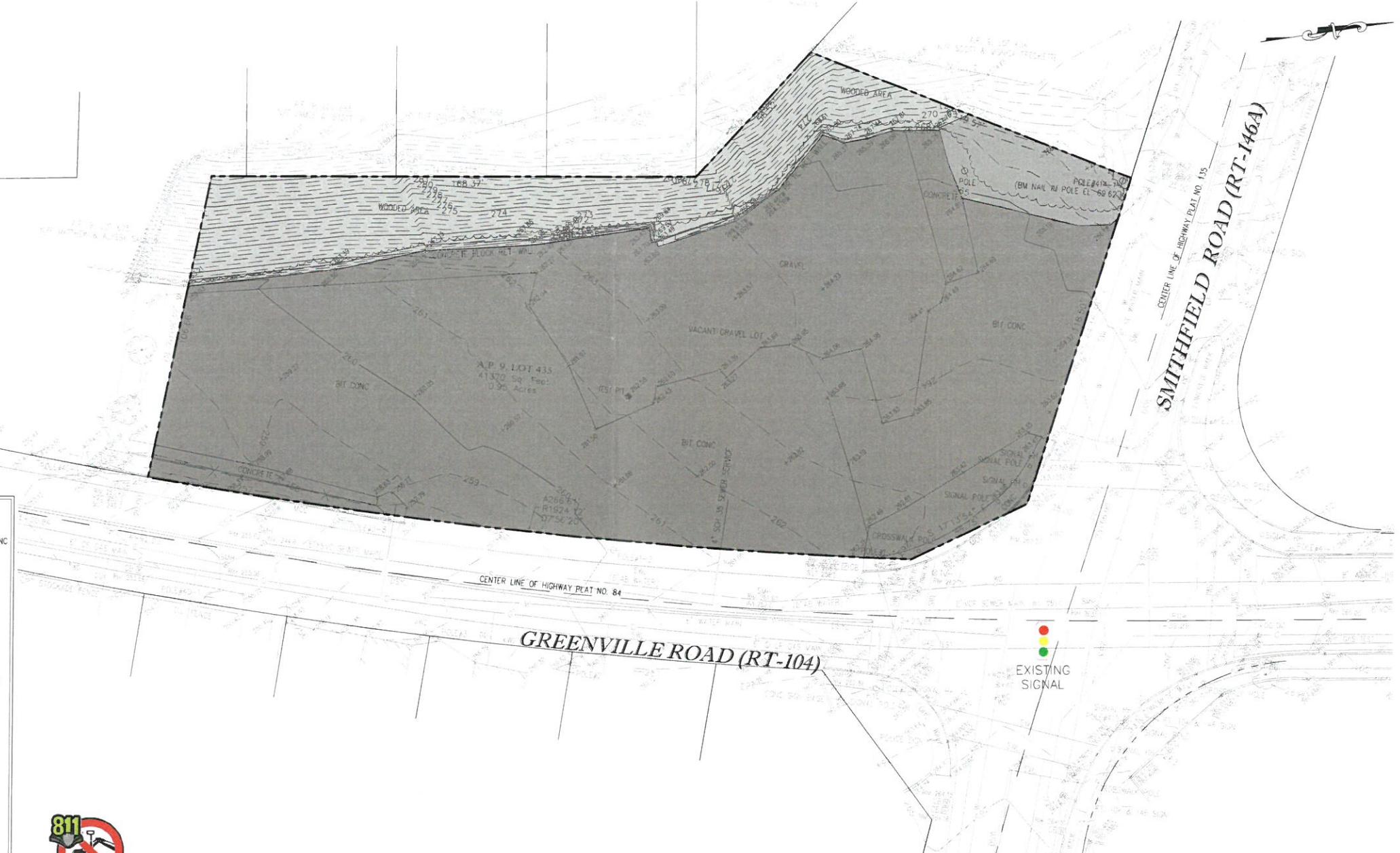
SLOPE PLAN

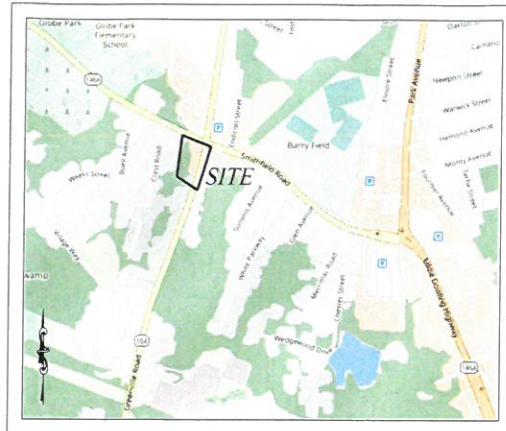
3

CDG PROJECT #: 25001

DATE: 07/15/2025

LEGEND		
EXISTING	PROPOSED	DESCRIPTION
—	—	PROPERTY LINE
—	—	WETLAND LINE/FLAGS
—	—	WETLAND/RESOURCE BUFFER
—	—	DRAIN MANHOLE
—	—	CATCH BASIN
—	—	SEWER MANHOLE
—	—	DRAIN PIPE
—	—	GAS LINE
—	—	OVERHEAD WIRES
—	—	WATER LINE
—	—	SEWER LINE
—	—	HYDRANT
—	—	SIGN
—	—	SITE LIGHT
—	—	UTILITY POLE
—	—	INDEX CONTOUR
—	—	MINOR CONTOUR
—	—	TREE LINE
—	—	CONCRETE SIDEWALK
—	—	IRON PIPE/IRON PIN
—	—	CONSTRUCTION FENCE
—	—	EXISTING BUILDINGS & APPURTEANCES TO BE DEMOLISHED
—	—	PROPOSED BUILDING PAD & GAS PAD FOOTPRINT
—	—	SEDIMENT TRAP
—	—	PAVEMENT TO BE RECLAIMED (IF SUITABLE)
—	—	STABILIZED CONSTRUCTION ENTRANCE
GENERAL ABBREVIATIONS		
ASSESSOR'S PARCEL	A.P.	
BOTTOM OF CURB	BC	
BITUMINOUS CONCRETE CURB	BCC	
BITUMINOUS CONCRETE	BIT. CONC	
BOTTOM OF WALL	BW	
CATCH BASIN	CB	
CATCH FENCE	CL.F.	
CLEANOUT	CO.	
CONCRETE SURFACE	CONC.	
DRILL HOLE FOUND	DH (F)	
DRAIN MANHOLE	DMH	
DOUBLE WALL FIBER GLASS	DWFG	
DASHED LINE	DWL	
DOUBLE YELLOW CENTERLINE	DYCL	
EDGE OF PAVEMENT	EP	
EXTRUDED CONCRETE CURB	ECC	
ELECTRIC HANDHOLE	EHH	
FINISHED FLOOR ELEVATION	FF=	
FRONT YARD	FY	
VERTICAL GRANITE CURB	GC/VGC	
SOLID GRANITE CURB	SGC	
GAS METER	GM	
HIGH DENSITY	HDE	
POLYETHYLENE PIPE	PE	
INVERT ELEVATION	IE	
LINEAL FEET	LF	
LANDSCAPED AREA	LA	
MONOLITHIC CONCRETE CURB	MCC	
MATERIAL	ME	
INVERT NOT AVAILABLE	N/A	
NOW OR FORMERLY	N/F	
ON CENTER	OC	
RIM ELEVATION	RE	
ROOF DRAIN	RD	
REMOVE	REM	
PILE YARD	RY	
SEWER FORCE MAIN	SFM	
SOLID WHITE EDGE LINE	SWE	
SOLID WHITE LINE	SWL	
SIDE YARD	SY	
TOP OF CURB	TC	
TOP OF WALL	TW	
TOP OF POLE	TP	
UNFRIED CLAY	UC	
WATER GATE	WG	
WATER SHUT-OFF	WSO	





#### SURVEY REFERENCES

##### DEEDS

LOT 435: DEED BOOK 248, PAGE 854  
 LOT 434: DEED BOOK 922, PAGE 271  
 LOT 686: DEED BOOK 665, PAGE 312  
 LOT 433: DEED BOOK 236, PAGE 840  
 LOT 688: DEED BOOK 150, PAGE 802  
 LOT 685: DEED BOOK 762, PAGE 217  
 LOT 675: DEED BOOK 631, PAGE 173

##### PLANS

PLAT ENTITLED "PLAN OF LAND FOR PAULINE VALLIERE, NORTH SMITHFIELD, R.I., SEPTEMBER, 1990, BY BIBEAUT AND FLORENTZ" WHICH PLAT IS RECORDED WITH THE RECORDS OF LAND EVIDENCE OF THE TOWN OF NORTH SMITHFIELD IN SHELF #30.

ROHDE ISLAND STATE HIGHWAY PLATS 84 & 135, PROVIDED TO THIS OFFICE BY THE ROHDE ISLAND STATE DEPARTMENT OF TRANSPORTATION.

#### ZONING DISTRICT: BN

ZONING SETBACKS:  
 (SEC 5.5.2. NONRESIDENTIAL DISTRICTS)  
 Min. Lot Area: NA  
 Min. Dist. to Res. Zone: 25 ft.  
 Front Yard Setback: 25 ft.  
 Min. Rear Yard: 30 ft.  
 Side Yard Setback: 15 ft.  
 Max Building Height: 35 ft.  
 Max Building Coverage: 25%

#### CERTIFICATION

THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED TO SECTION 9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON JANUARY 1, 2016, AS FOLLOWS:

TYPE OF BOUNDARY SURVEY: **COMPREHENSIVE BOUNDARY SURVEY** I  
 OTHER TYPE OF SURVEY: **DATA ACCUMULATION SURVEY** III  
 TOPOGRAPHIC SURVEY: T-1

THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND FOR THE PREPARATION OF THE PLAN IS AS FOLLOWS:  
 BOUNDARY SURVEY TO ESTABLISH THE LOCATION OF THE PROPERTY LINES IN RELATION TO THE EXISTING IMPROVEMENTS

BY **BRADEN ANDREWS, P.L.S.** REC. NO. **2531** DATE **05/16/2025**  
 DOUGLAS DESIGN GROUP (LS.0000755-COA)

NOT FOR CONSTRUCTION

#### REVISIONS:

REV	DATE	COMMENT
1		
2		
3		
4		
5		

**Douglas**  
DESIGN GROUP

LAND SURVEYING • CONSULTING  
 BAY TOWER • LOWER LEVEL SUITE C  
 101 PLAIN STREET  
 PROVIDENCE, RHODE ISLAND 02903  
 508-821-8728 774-284-0065  
 douglasdesigngroup@gmail.com

DRAWN BY: BSA  
 CHECK BY: JDA

SEAL: TO THE BEST OF MY KNOWLEDGE & BELIEF THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON

**BRADEN ANDREWS**  
  
 NO. RI 2531  
 PROFESSIONAL LAND SURVEYOR  
 05/16/2025  
 BRADEN ANDREWS, P.L.S. #2531

PREPARED FOR:

EXISTING CONDITIONS  
 SURVEY OF LAND

PREPARED FOR  
**3 GREENVILLE AVENUE**

A.P. 9, LOT 435  
 NORTH SMITHFIELD  
 RHODE ISLAND  
 Date: MARCH 25, 2025  
 Scale: 1" = 20'

PREPARED BY:  
**CIVIL DESIGN GROUP, LLC**

21 HIGH STREET, SUITE 207  
 NORTH ANDOVER, MA 01845  
 www.cdesignengineering.com  
 p: 978-794-5400 f: 978-914-6161

SHEET: 1 OF 1  
 COMPREHENSIVE  
 BOUNDARY AND  
 EXISTING CONDITIONS  
 SURVEY

CDG PROJECT #:

DATE: 04/18/2025

