



1162 Rockdale Ave. New Bedford, MA 02740
(508) 995-0100 - www.zlsllc.com

- Property Line Survey
- Existing Conditions Survey
- Construction Survey Services
- Topographic Survey
- Flood Certificates

May 1, 2025

Fairhaven Planning Board
Attn: Hugh Bruce Webb
40 Center Street
Fairhaven, MA 02719

Re: 5 Golf Street, Fairhaven

Dear Bruce,

The purpose of the ANR Plan of Land we have drafted for 5 Golf Street is to reconfigure the lot lines that currently exist. The existing property, owned by Laurie Belmarce, was originally made up of 4 lots. These lots were shown as #218, 219, 220 & 221 on a Plan of Land drawn by F.M. Metcalf in 1919. In accordance with MGL 40A Section 6 common law exemption for single and two-family use. Lots must contain a minimum of 7,500 square feet and a minimum of 75 feet of frontage. Any increase in area, frontage, width, yard or depth requirement of a zoning ordinance or by-law shall not apply for a period of five years from its effective date or for five years after January 1st 1976, whichever is later, to a lot for single and two-family residential use, provided the plan for such lot was recorded or endorsed and such lot was held in common ownership with any adjoining land and conformed to the existing zoning requirements as of January 1st, 1976, and had less area, frontage, width, yard or depth requirements than the newly effective zoning requirements but contained at least 7,500 square feet of area and 75 feet of frontage, and provided that said five year period does not commence prior to January 1st, 1976, and provided further that the provisions of this sentence shall not apply to more than three of such adjoining lots held in common ownership. The ANR Plan we have created, now shows lot 'B' with 76 feet of frontage and 7,527 square feet of area and new lot 'A' with 126 feet of frontage and 12,611 square feet of area.

If you should have any questions please feel free to contact the office.

Sincerely,

John J. Romanelli, Manager

Zenith Land Surveyors, LLC