



OWNER/APPLICANT:  
**3 P Properties, LLC**  
 665 Church Street  
 Whitinsville, MA 01588

TITLE:  
**PROPOSED SITE PLAN**  
 For  
 243 Route 6A  
 and  
 180 South Yarmouth road  
 Dennis, MA

SEAL:  
  
 PROFESSIONAL LAND SURVEYOR

PREPARED BY:  
  
**ALLEN ENGINEERING & ASSOCIATES, INC.**  
 Civil Engineers · Surveyors  
 Land Development Consultants  
 140 Hartford Avenue East  
 Hopedale, Ma 01747  
 (508) 381-3212 · Phone  
 www.allen-ea.com

**ZONING TABLE:**  
 ZONING DISTRICT: LIMITED BUSINESS (LB)

	REQUIRED	PROPOSED
LOT AREA	40,000 S.F.	* 161,091±S.F.
LOT FRONTAGE	150' MIN	* 418.5±'
LOT WIDTH	150' MIN	* 418.5±'
BLDG. FOOTPRINT	-	* 25,214±S.F.
TOTAL SITE COVERAGE	70% MAX.	* 68%
FRONT SETBACK	75' MIN.	** 28.8'
SIDE SETBACK	35' MIN.	** 35.3'
REAR SETBACK	50' MIN.	** 120±'

\* FIGURE REFERS TO THE OVERALL PROPERTY, INCLUSIVE OF #180 SOUTH YARMOUTH ROAD & #243 ROUTE 6A.  
 \*\* FIGURES REFER TO THE PROPOSED SHED STRUCTURE ON #180 SOUTH YARMOUTH ROAD.

SCALE: 1"=20 FEET  
  
 DATE: **September 24, 2025**

REVISIONS			
#	DATE	DESCRIPTION	INIT
1	11-19-25	MODIFIED FENCING	MJD

JOB NO: 00392 SHEET: **2 of 2**