



SUNSET FARM

OWNED BY: SUNSET FARM ASSOCIATES
77 NARRAGANSETT AVENUE
JAMESTOWN, R.I.

DESIGNED BY: ISLAND ENGINEERING
18 SOUTHWEST AVENUE
JAMESTOWN, R.I.
PETER L. RYAN, P.E.

DATE OF FILING: 3 FEBRUARY 1988

DATA:
AP 18, LOT 335
NUMBER OF LOTS- 11
TOTAL ACREAGE- 40.6 ACRES
ZONED- RR80

NOTE: GONDOLA AVENUE AS DEPICTED AND ALL EASEMENTS ARE DEDICATED TO THE TOWN OF JAMESTOWN WITH RECORDING OF THIS PLAN. THE CONSERVATION EASEMENT IS NOT INCLUDED IN THE DEDICATION.

NOTE: 24' PAVED ROAD INCLUDES A 1' CAPE COD BERM (CURB) ON BOTH SIDES OF GONDOLA AVENUE FOR ITS ENTIRE LENGTH FROM FRIGATE STREET TO SLOOP STREET.

3' PEDESTRIAN WALKWAY IS CRUSHED STONE.

CURVE DATA

CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD
1	17°-53'-53"	200.00'	62.48'	31.49'	62.22'
2	22°-10'-10"	189.00'	73.18'	37.05'	72.72'
3	40°-32'-12"	169.00'	133.81'	69.84'	131.03'
4	60°-11'-19"	250.00'	262.62'	144.89'	250.71'
5	30°-17'-07"	500.00'	264.29'	135.31'	261.22'
6	14°-30'-00"	500.00'	126.54'	63.61'	126.20'
7	43°-57'-12"	301.00'	231.38'	121.72'	225.75'
8	12°-17'-57"	550.00'	118.06'	59.26'	117.84'
9	43°-57'-12"	251.00'	193.02'	101.54'	188.33'
10	32°-29'-10"	550.00'	311.84'	160.24'	307.68'
11	45°-34'-04"	303.00'	238.59'	126.01'	232.35'
12	62°-42'-22"	139.13'	152.27'	84.77'	144.78'
13	17°-53'-53"	250.00'	78.09'	39.37'	77.78'
14	14°-37'-15"	300.00'	76.55'	38.49'	76.35'

LEGEND

- N/F NOW OR FORMERLY OF
- AP ASSESSORS PLAT
- S.F. SQUARE FEET
- RP RADIUS POINT
- C/L CENTERLINE
- C CURVE
- AC. ACRES
- ☐ MONUMENT



GRAPHIC SCALE

PLAN OF LAND FINAL PLAT



NO.	DATE	REVISION	BY
4	12/1/88	EXTEND DRAINAGE EASEMENT	BS
3	11/15/88	REVD LOTS 4 & 5	BS
2	11/10/88	REVD LOT 9	BS
1	10/15/88	LOT #9	BS

PROJECT NO. 01200	DATE 1/12/88
PLAN OF LAND SUNSET FARM LOT 335 AP 18 JAMESTOWN, R.I.	
PREPARED FOR: SUNSET FARM ASSOCIATES	DRAWN BY: P.L.R.
ISLAND ENGINEERING 18 Southwest Avenue Jamestown, Rhode, Island 02835 (401) 423-1200	

July 20 1989
Chas. P. Ryan
\$3000 1970

Barbara Bodin
Chas. P. Ryan
7/1/89