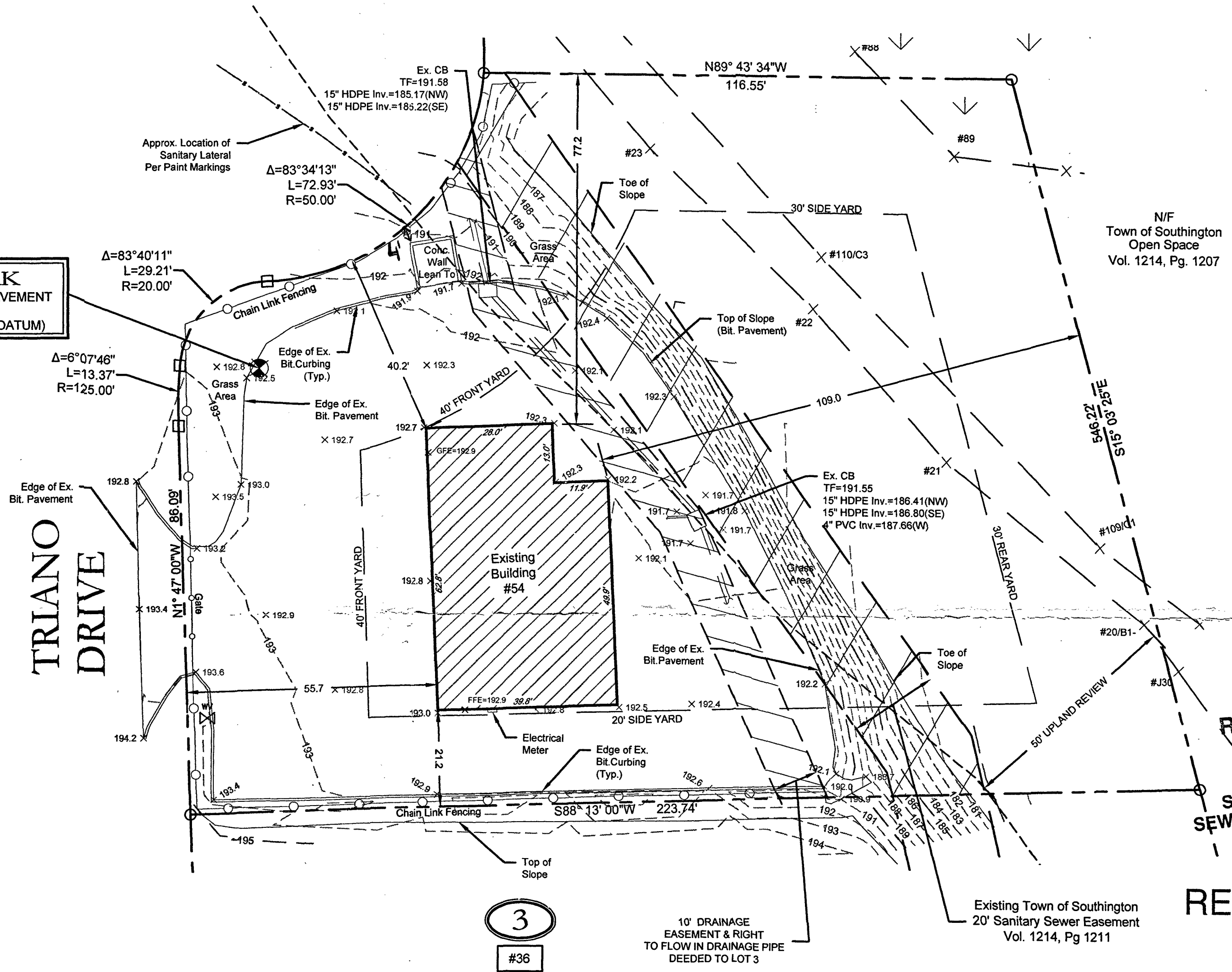


LEGEND

- = Existing utility pole
- = Existing light pole
- = Existing fire hydrant
- = Existing water valve
- = Existing gas valve
- = Existing underground pipe
- = Existing edge of pavement
- = Existing bituminous concrete lip curb
- = Existing well
- = Existing catch basin
- = Existing catch basin (Double)
- = Existing drainage manhole
- = Existing sanitary manhole
- = Existing utility box
- = Existing contour
- = Existing spot elevation
- = Existing iron pin
- = Existing drill hole
- = Existing monument

BENCHMARK
MAG. NAIL IN BITUMINOUS PAVEMENT
ELEV. = 192.44
(TOWN OF SOUTHWINGTON DATUM)



LOT & BUILDING REQUIREMENTS:

Item:	Required:	Existing:
- Lot Area	21,780 Sq. Ft.	30,185 Sq. Ft.
- Lot Width	N/A	N/A
- Front Yard	40'	40.2'
- Side Yard	20' & 30'	21.2' & 77.2'
- Rear Yard	30'	109'
- Lot Coverage	50%	7.8%
- Building Height	65'	<65'

- SURVEY NOTES:**
- This map has been prepared pursuant to the Regulation of Connecticut State Agencies Sections 20-300b-1 through 20-300b-20 and the "Standards for Surveys and Maps in the State of Connecticut" as adopted by the Connecticut Association of Land Surveyors, Inc. on September 26, 1996.
 - Type of survey performed: Zoning Location Survey - Record
 - Boundary determination category: Resurvey
Class of accuracy:
Horizontal: A-2
Vertical: T-2
 - The intent of this map is to depict the position horizontally and, where required vertically, between particular existing or proposed improvements with respect to the applicable municipal or statutory requirements.
 - Map References:
a) " Industrial Site Plan, Prepared For Timberlou, LLC, 54 Triano Drive, Southington, Connecticut; Scale: 1"=20'; Dated: April 13, 2011; Last Revised: Nov. 14, 2019, by Harry E. Cole & Son."
 - No boundary corners were set by this survey unless noted hereon.
 - Zone: I-2

Permit punchlist + bill
RECEIVED
(AD) 6/17/20
JUN 17 2020
SOUTHWINGTON SEWER DEPARTMENT

RECEIVED
JUN 16 2020
SOUTHWINGTON PLANNING & ZONING DEPT.

ZP # 16838
ATP *B.C. Striping? Structure in front yard*
ENG
punchlist emailed 6/26/20

***NOTE:**
THE LOCATION OF UNDERGROUND UTILITIES DEPICTED HEREON ARE FROM THE BEST INFORMATION AVAILABLE, SAID LOCATIONS CANNOT BE VERIFIED BY SURVEYOR AND ARE NOT TO BE CONSIDERED ACCURATE BY A-2/T-2 STANDARDS.

DATE	REVISION

To the best of my knowledge and belief, this map is substantially correct as noted hereon.

Stephen M. Giudice #70145
Stephen M. Giudice, L.S. Reg. No.
NOT VALID UNLESS EMBOSSED SEAL OR STAMP IS AFFIXED HERETO

AS BUILT SITE PLAN
ZONING LOCATION SURVEY - RECORD
LOT #4
PREPARED FOR
CT MASONS, LLC
54 Triano Drive Southington, Connecticut
June 11, 2020 Scale: 1"=20'

F.B. # PROJECT # 0391.004

cole
HARRY E. COLE & SON
engineering. surveying. plann

876 South Main Street
P.O. Box 44
Plantsville, CT 06479 - 0044
Tel: (860) 426-1111
Fax: (860) 426-1112
www.h

ZBA #6498A