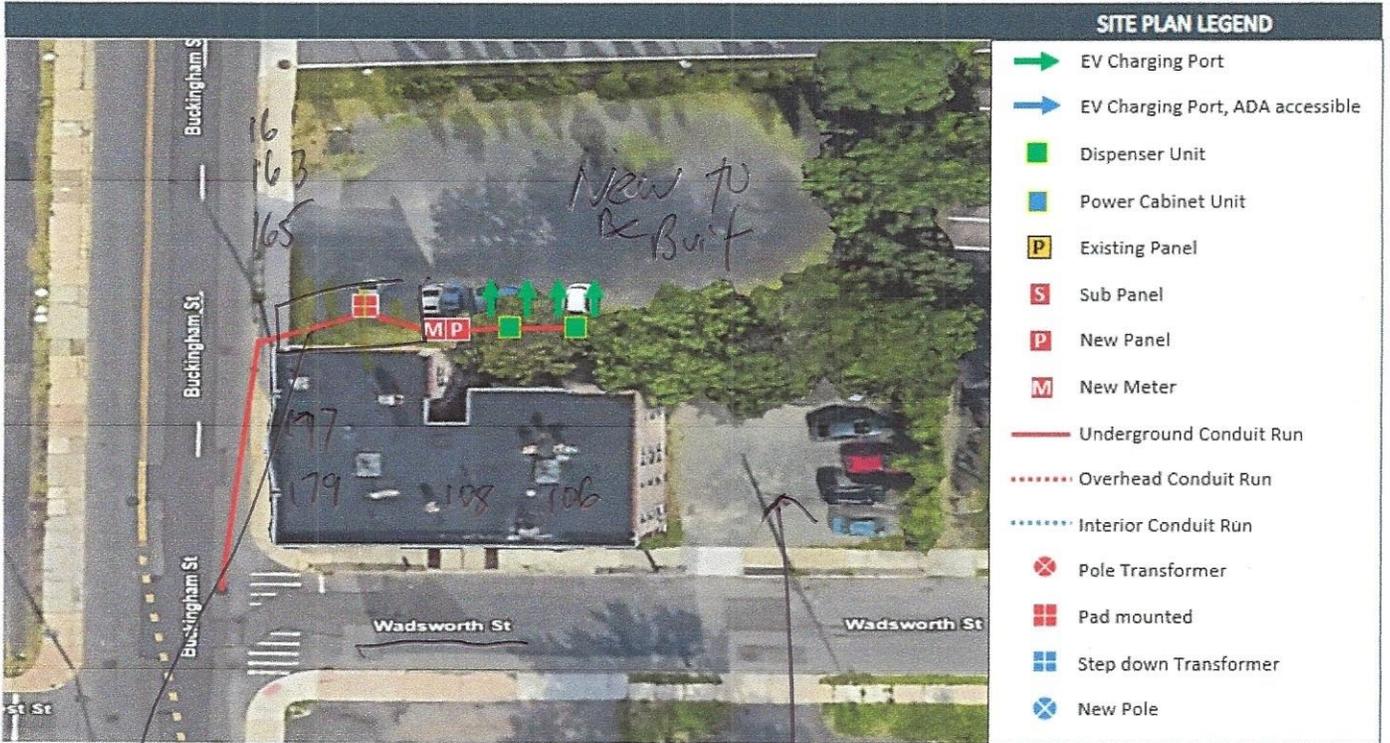


SCOPE OF WORK

Notes - FYI



As close street 163 Buckingham on the interval wall not 102 Wadsworth where you have green arrow. Hopefully some day soon will be an apartment - affordable 300-400 unit 5 story. Limited parking in front for EVs and handicapped and/or short term deliveries, OK?

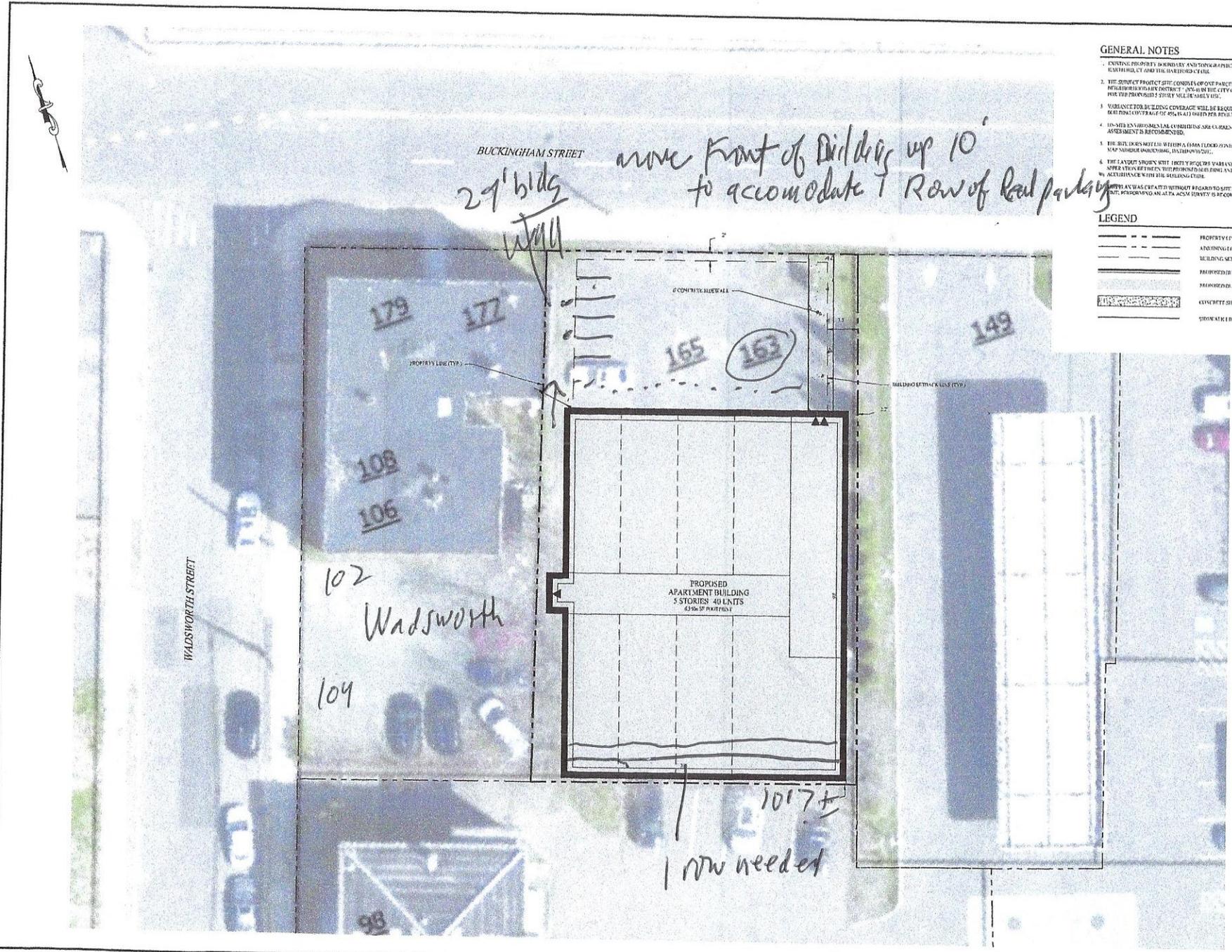
Mat is 102-104 Wadsworth a former 2-Family razed in the 1970s for a gravel parking for the 12 units I bought in November 1987 6 units entrance on Buckingham 5 units are www.theBuckinghamApartments.com + 6 units at 106-108 Wadsworth St

GENERAL NOTES

- EXISTING PROPERTY BOUNDARY AND SURVEY INFORMATION TAKEN FROM PLAT RECORDS, MAP VIEWER HARTFORD, CT AND THE HARTFORD CITY.
- THE SUBJECT PROPERTY CONSISTS OF ONE PARCELS TOTALING APPROXIMATELY 0.33 ACRES LOCATED WITHIN THE CITY OF HARTFORD, CONNECTICUT. A ZONING CHANGE MAY BE REQUIRED FOR THE PROPOSED 2 STORY BUILDING.
- VARIANCE FOR BUILDING COVERAGE WILL BE REQUIRED. THE PROPOSED BUILDING COVERAGE IS APPROXIMATELY 40% OF THE TOTAL LOT AREA.
- THE SITE ENVELOPE AND CONDITIONS ARE CURRENTLY UNKNOWN AT THIS TIME A PRELIMINARY SITE AGREEMENT IS RECOMMENDED.
- THE SITE LINES WILL BE WITHIN A 100' BUFFER ZONE. FIELD INFORMATION TAKEN FROM PUBLIC RECORDS MAY VARY FROM THE INFORMATION SHOWN ON THIS PLAN.
- THE LAYOUT SHOWN WITH THIS PLAN IS SUBJECT TO CHANGE. ANY CHANGES TO THE APPROXIMATE OPERATIONS SHOWN, THE PROPOSED BUILDING AND THE BUCKINGHAM STREET SIDEWALK MAY BE REQUIRED TO ACCOMMODATE THE BUILDING CODE.
- THIS PLAN WAS CREATED WITHOUT REGARD TO ANY OTHER AS TO THE APPLICABLE INFORMATION SHOWN ON THIS PLAN. PERFORMING AN ALTA SURVEY IS RECOMMENDED.

LEGEND

	PROPERTY LINE
	ADJOINING LOT LINE
	BUILDING SETBACK
	PAVEMENT STRIP/ALLEYWAYS
	PROPOSED SIDEWALK
	CONCRETE SIDEWALK/PAVEMENT
	SIDEWALK RISERS



Revised	Date	Description
Graphic Scale: 0 10 20		
SOLLI ENGINEERING		
ARCHITECT & ENGINEERS 161-165 BUCKINGHAM STREET HARTFORD, CONNECTICUT 06108		
Drawn By:	BDD	SOLLI ENGINEERING 161-165 BUCKINGHAM STREET HARTFORD, CT 06108 P.O. BOX 1000 HARTFORD, CT 06108
Checked By:	VPR	
Approved By:	SKC	
Project #:	241116801	
Plan Date:	06/01/24	
Scale:	1" = 10'	SOLLI ENGINEERING 161-165 BUCKINGHAM STREET HARTFORD, CT 06108
PROPOSED DEVELOPMENT 161-165 BUCKINGHAM STREET, HARTFORD, CONNECTICUT		
Sheet Title:	Sheet #:	
CONCEPT PLAN	CP-2	

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State Capitol

Trinity St

Br Stell Part

predecessor to Central Park

1840's

Wells St

Gold St

Ground Cemetery

Travelers Tower

Hartford

Wadsworth Art - oldest American public museum

State Library

Equinell Memorial Theater

Department of Environmental Protection

Elm St

Pulaski Circle

Polke Substation

City Hall

State Office Building

Nichols Organics 25 units

Spinnaker

166 Remodeling Apartments

they bought

condos

Federal Building

Hartford Public Library

DOWNTOWN SOUTH NRZ

3.25 \$ 400 units Rowhouses

7 spiral

Row 11890's

Historical

South Prospect St

Charter Oak Cultural Center

1st Square Ave in CT 1850's

Cedar St

Hispanic Senior Center

Wadsworth St

Hudson St

177 Bordenham 12 units

163 Bordenham

planning 40 units

existing

Engine 1, Ladder 4

busiest part in whole state

new 12 story garage

Redstone

25th

Carlen Rowhouses

new 11 p 4 S story parking garage

104 historic Arts Private building

Washington St

Park St

