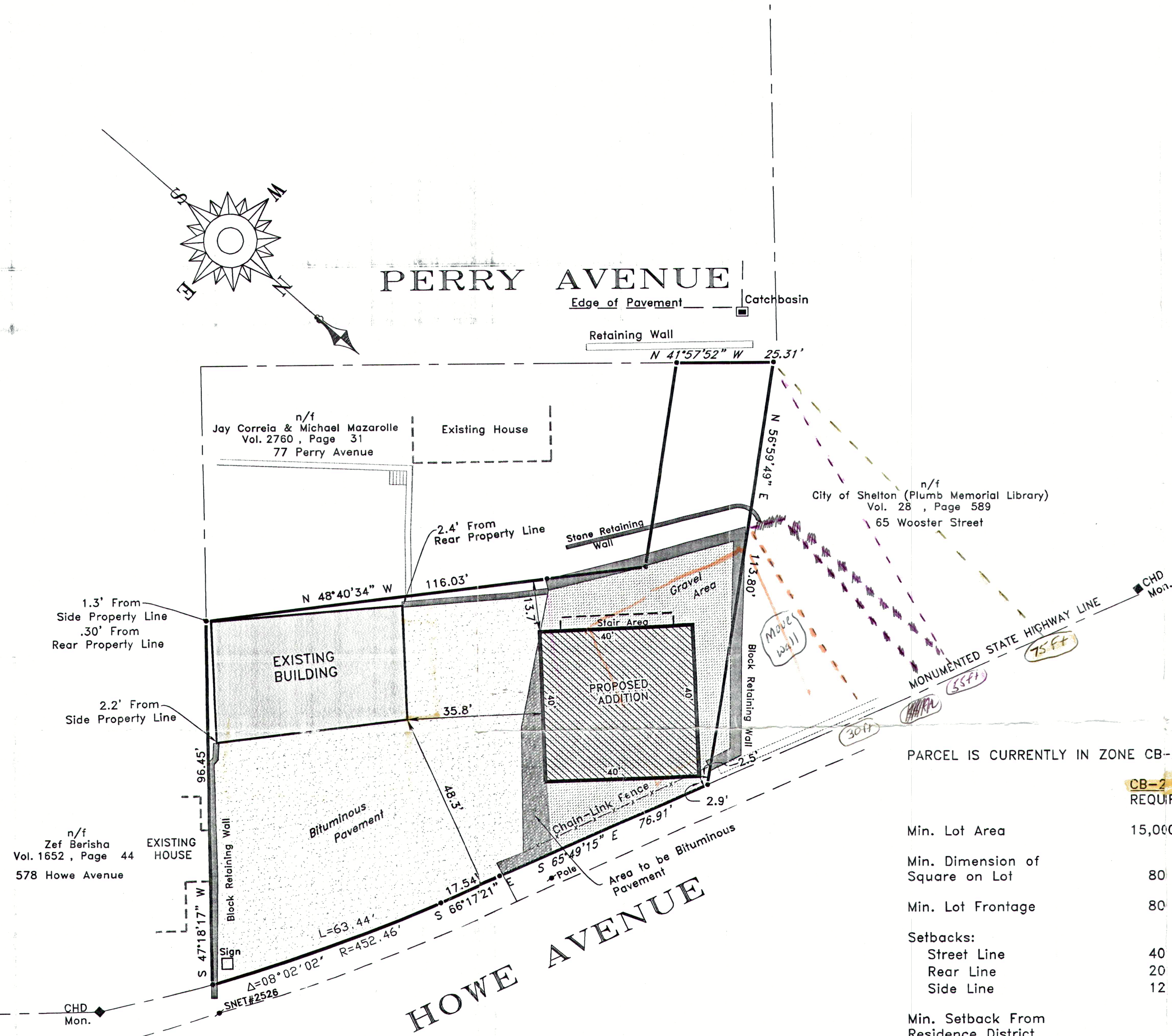


MAP REFERENCES:

1. Map Prepared for Jay Corrie, Howe Avenue-Perry Hill Road, Shelton, Connecticut, Scale 1"=10', Dated April 4, 1995, Prepared by Landmark Surveyors, Inc.
2. Proposed Site Plan, Located at Howe Avenue-Perry Hill Road, Shelton, Connecticut, Prepared for J&B Auto Body, Inc., Scale 1"=20', Dated June 11, 1997, Prepared by Jamie W. Hannum.
3. Connecticut State Highway Department Right of Way Map, Town of Shelton, Howe Avenue From Bridge Street Northerly to Indian Wall Road, Route No. 110, Sheet 1 of 5, No. 126-01, Scale 1"=40', Dated June 28, 1935.

GENERAL SURVEY NOTES

1. This Map Has Been Prepared Pursuant To The Regulation Of Connecticut State Agencies Section 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 Sept. 26, 1996.
2. This Survey Conforms to Horizontal Accuracy Class A-2.
3. The Type Of Survey Performed Is A Limited Property / Boundary Survey, And Is Intended To Be XXXXXXXX XXXXXXXX Location Survey.
4. Boundary Determination Is Based Upon A Dependent Resurvey. (See Map References And Record Deeds.)
5. North Arrow Is Based On Map Reference # 1.
6. Property Lines Established According To Record Deeds As Exist.
7. Physical Features Such As Stone Walls, Wire Fences, Monuments, Iron Pins Or Pipes, Etc. Taken Under Consideration To Establish Current Deed Lines.
8. Underground Utility, Structure And Facility Locations Depicted And Noted Hereon Have Been Compiled, In Part, From Record Mapping Supplied By The Respective Utility Companies Or Government Agencies, From Parole Testimony And From Other Sources. These Locations Must Be Considered As Approximate In Nature. Additionally, Other Such Features May Exist On This Site, The Existence Of Which Are Unknown To This Firm. The Determined And Verified By The Appropriate Authorities Prior To Any Construction. CALL BEFORE YOU DIG 1-800-922-4455.
9. See Zoning Regulations For Specific Setbacks.
10. Total Lot Area = 0.28 Acres.



PARCEL IS CURRENTLY IN ZONE CB-2.

| | CB-2 <i>Now</i> | CA-3 <i>was</i> | EXISTING: | PROPOSED ADDITION: |
|---|-----------------|-----------------|----------------|--------------------|
| REQUIREMENTS: | | | | |
| Min. Lot Area | 15,000 Sq.Ft. | 6,000 SQ. FT. | 12,111± Sq.Ft. | 12,111± Sq.Ft.* |
| Min. Dimension of Square on Lot | 80 Ft. | 50 Ft. | 70 Ft. | 70 Ft.* |
| Min. Lot Frontage | 80 Ft. | 50 Ft. | 157.9 Ft. | 157.9 Ft. |
| Setbacks: | | | | |
| Street Line | 40 Ft. | None | 48.3 Ft. | 3.9' Ft.** |
| Rear Line | 20 Ft. | 12' | .30 Ft. | 13.7' Ft.** |
| Side Line | 12 Ft. | None | 1.3 Ft. | 2.5' Ft.** |
| Min. Setback From Residence District Boundary Line | 40 Ft. | 20 Ft. | 165+ Ft. | 67± Ft. |
| Max. Lot Coverage as % of Lot Area | 35% | 75% | 12.9% | 27.2% |
| Max. Total Impervious Lot Coverage as % of Lot Area | 85% | 90% | 57.4% | 74% |

*Parcel is a pre-existing non-conforming lot. Parcel was previously in Zone CA-3.

**THE PROPOSED ADDITION WILL REQUIRE THE FOLLOWING VARIANCES:

1. A VARIANCE IN THE REQUIRED STREET-LINE SETBACK
2. A VARIANCE IN THE REQUIRED REAR LINE SETBACK
3. A VARIANCE IN THE REQUIRED SIDE YARD SETBACK

To the best of my knowledge and belief this map is substantially correct as noted herein

MICHAEL J. O'BRYEN L.S. # 18454

This Map is NOT VALID without a LIVE SIGNATURE and EMBOSSED SEAL

BUILDING LOCATION PLAN

PREPARED FOR

J&B AUTO

582 HOWE AVENUE

SHELTON, CONNECTICUT

SCALE: 1"= 20'

DATE: MAY 6, 2011

MAP# B-0000 SEARCH 4681 FB/PG 000/00 DRAWING 12112

CIVIL ENGINEERING NOWAKOWSKI - O'BRYEN - KANE, ASSOCIATES

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Records Since 1980

DATE: DESCRIPTION REVISIONS