TOPOGRAPHIC SURVEY

OF PROPERTY PREPARED FOR

SIXTH TAXING DISTRICT OF THE CITY OF NORWALK

#33 HIGHLAND AVENUE, NORWALK, CONNECTICUT

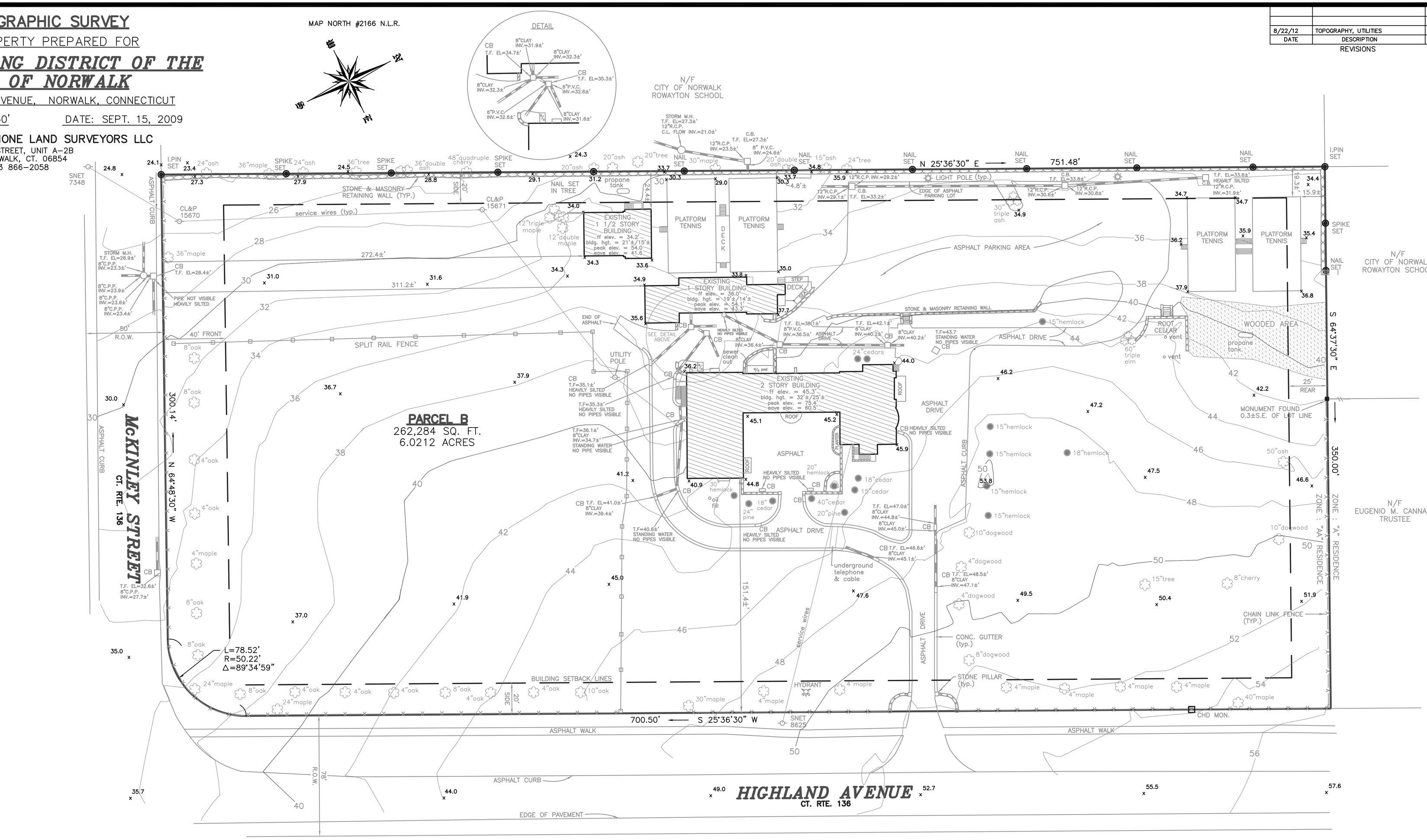
SCALE: 1" = 30' DATE: SEPT. 15, 2009

BY "ARCAMONE LAND SURVEYORS LLC
4 TAFT STREET, UNIT A-2B
S. NORWALK, CT. 06854
#203 866-2058

MAP NORTH #2166 N.L.R.

DATE	DESCRIPTION	BY
8/22/12	TOPOGRAPHY, UTILITIES	DEW

REVISIONS



"AA" RESIDENTIAL REGULATIONS

		REQUIRED/ALLOWED		EXISTING	PROPOSED
	FRONT SETBACK	40'	MIN.	AS DEPICTED	
	REAR	25'	MIN.		
	SIDE	20'	MIN.		
ALL PLANS	AGGREGATE SIDE	40'	MIN.		
	LOT WIDTH	100'	MIN.	350'	
	LOT AREA	21,780sf	MIN.	262,284sf	
	HEIGHT (40' TO PEAK)	35'	MAX.	AS DEPICTED	
	# OF STORIES	2 1/2	MAX.		
	LOT COVERAGE: STRUCTURE	25%	MAX.	6.7%	

NOTE: EXISTING BUILDINGS OVER 3 YEARS OLD

**STORM DRAIN PIPES DEPICTED ONLY WHERE DIRECTION AND SIZE HAVE BEEN VERIFIED. ALL STORM DRAIN PIPES TO BE VERIFIED IN THE FIELD BE ENGINEER / CONTRACTOR PRIOR TO DESIGN AND / OR CONSTRUCTION.

0' 30' 60' 90'

GRAPHIC SCALE

X 10.0 DENOTES EXISTING SPOT ELEVATION – DATUM IS MEAN SEA LEVEL (N.G.V.D. 1929)

THIS SURVEY MEETS THE STANDARD OF A CLASS "A–2" SURVEY, CLASS "V–2" VERTICAL ACCURACY, T–2 TOPOGRAPHIC ACCURACY.

SURVEY TYPE : TOPOGRAPHIC SURVEY
BOUNDARY DETERMINATION : RESURVEY

THIS SURVEY AND MAP WERE PREPARED IN ACCORDANCE WITH THE "RECOMMENDED STANDARDS FOR SURVEYS AND MAPS IN THE STATE CONNECTICUT". SEC. 20–300b–1 to 20–300b–20. EFFECTIVE; JUNE 21,1996 AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS INC., SEPTEMBER 26, 1996

THE CERTIFICATION SHOWN ABOVE RUNS TO THE PERSON(S) FOR WHOM THE SURVEY WAS PREPARED AND ANY GOVERNMENTAL AGENCY, TITLE INSURANCE CO., OR LENDING INSTITUTION WHOSE NAME APPEARS ABOVE. CERTIFICATION IS NOT TRANSFERABLE & ANY UNAUTHORIZED USE IN WHOLE OR IN PART IS STRICTLY PROHIBITED.

UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS IF ANY, ARE NOT DEPICTED

WETLAND OR WETLAND SOIL TYPES IF ANY, ARE NOT DEPICTED

THIS MAP IS INVALID WITHOUT A LIVE SIGNATURE AND EMBOSSED SEAL.

REFERENCES TO THE ABOVE PROPERTY ARE MADE TO MAP(S) No. 2166 N.L.R.

TAX MAP 10NW BLOCK 14A TAX LOT(S) 1 DISTRICT 6

PROPERTY IS LOCATED IN ZONE : "AA" RESIDENCE

F.I.R.M. ZONE: "C" PANEL NO. 090012 0006C REV. 8/19/86

PROPERTY LIES WITHIN THE COASTAL AREA MANAGEMENT BOUNDARY

DISTANCES SHOWN +/– FROM BUILDINGS TO PROPERTY LINES ARE NOT TO BE USED TO ESTABLISH BOUNDARIES.

"TO MY KNOWLEDGE AND BELIEF, THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON"

CONNECTICUT REG # 15773
WAYNE J. ARCAMONE, LAND SURVEYOR, NORWALK, CONN.