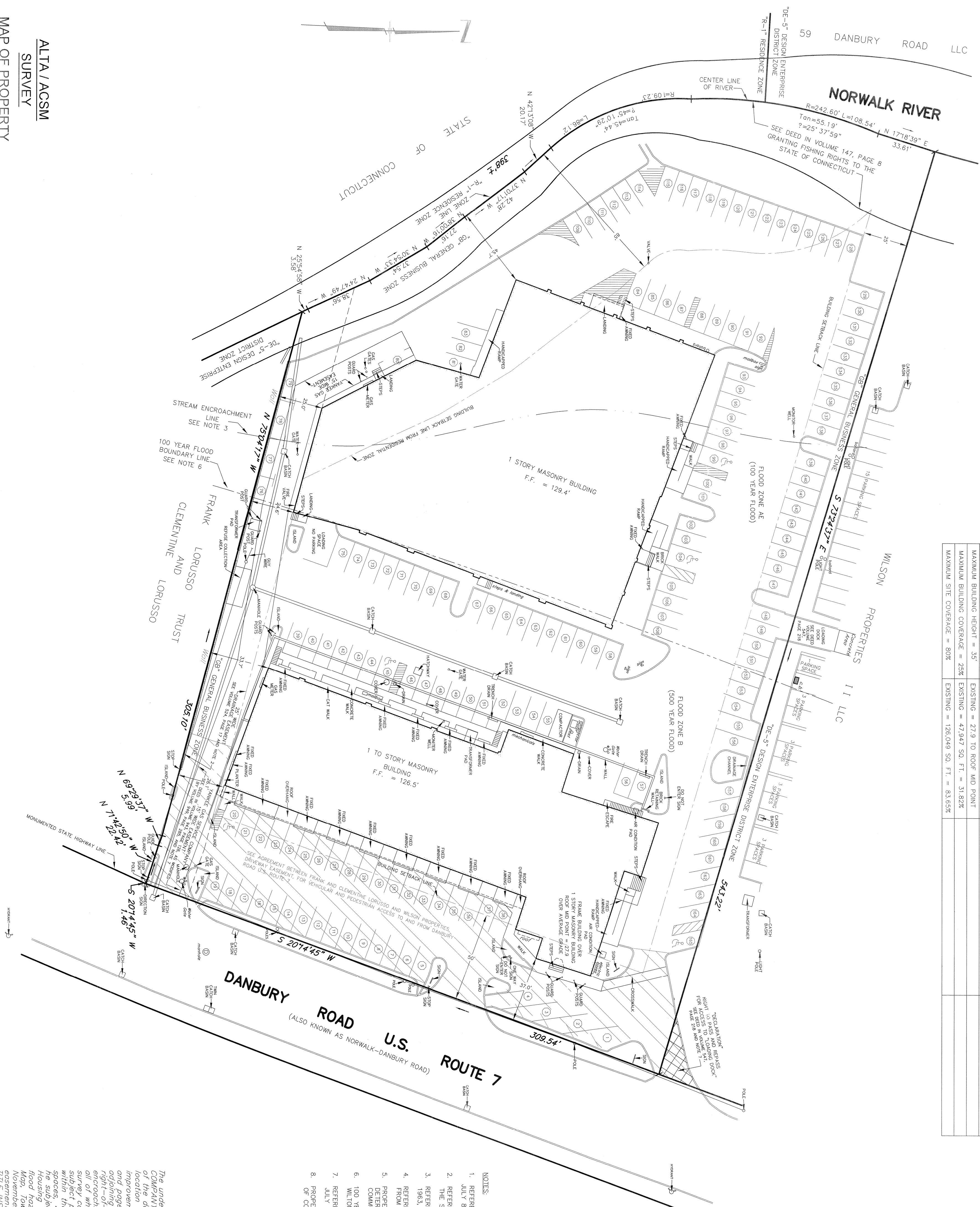
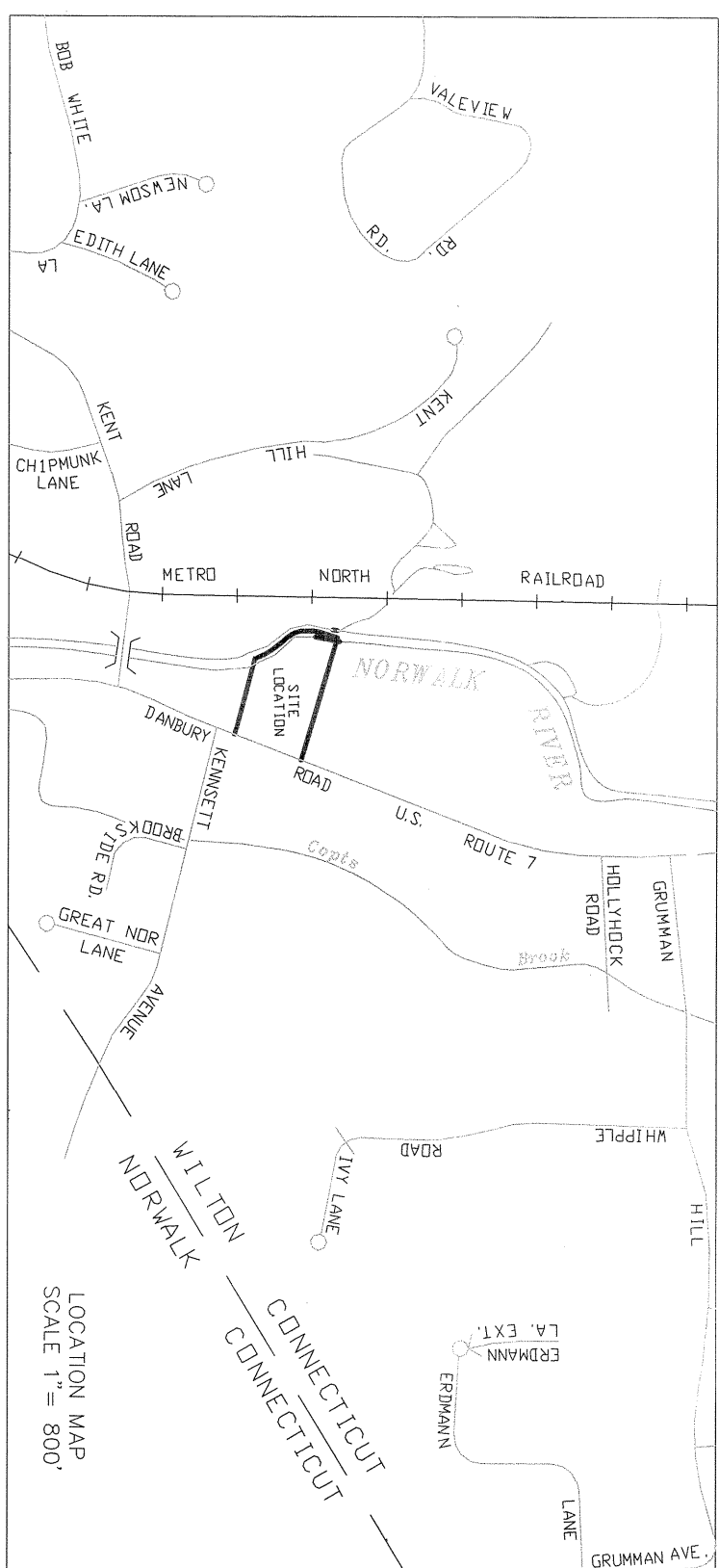


ZONING CHART		
Required / Allowed	Existing Conditions	Proposed
FRONT YARD	EXISTING = 37.0'	
SIDE YARD	EXISTING = 24.6'	
REAR YARD	EXISTING = 45.7'	
MAXIMUM BUILDING HEIGHT = 35'	EXISTING = 27.9' TO ROOF MID POINT	
MAXIMUM BUILDING COVERAGE = 25%	EXISTING = 47,947 SQ. FT. = 51.62%	
MAXIMUM SITE COVERAGE = 80%	EXISTING = 126,048 SQ. FT. = 83.65%	



- NOTES:
1. REFERENCE IS HEREBY MADE TO A MAP ENTITLED, MAP OF PROPERTIES PREPARED FOR WILSON PROPERTIES LIMITED PARTNERSHIP I, WILTON, CONNECTICUT, DATED JULY 8, 1986, (REVISED AUGUST 22, 1986), MADE BY LEO LEONARD (SEE TOWN HALL MAP #294), ON FILE IN THE TOWN CLERK'S OFFICE).
  2. REFERENCE IS HEREBY MADE TO A MAP ENTITLED, TOWN OF WILTON, MAP SHOWING EASEMENT ACQUIRED FROM WILSON PROPERTIES LIMITED PARTNERSHIP I, BY, THE STATE OF CONNECTICUT, MAJOR WINNING OF U.S. E. 7, DATED JUNE 1984 (SEE TOWN HALL MAP #426, ON FILE IN THE TOWN CLERK'S OFFICE).
  3. REFERENCE IS HEREBY MADE TO A MAP ENTITLED, STATE OF CONNECTICUT - STREAM ENGAGEMENT LINES, NORWALK RIVER, WILTON CONNECTICUT, DATED MAY 1993, REVISED OCTOBER 8, 1995 (SEE TOWN HALL MAP #295, ON FILE IN THE TOWN CLERK'S OFFICE).
  4. REFERENCE IS HEREBY MADE TO A MAP ENTITLED, CONNECTICUT STATE HIGHWAY DEPARTMENT ROUTE OF ANY MAP, TOWN OF WILTON, NORWALK-DANBURY ROAD, FROM THE NORWALK TOWN LINE NORTHEASTLY 4.100 FEET, RIGHT NO. 126, DATED APRIL 15, 1929, NUMBER MAY 234, SHEET 1 OF 2.
  5. PROPERTY IS LOCATED IN A 100 YEAR FLOOD BOUNDARY LINE, SET AT FLOOD ELEVATION 131, FLOOD ZONE AE AND 500 YEAR FLOOD ZONE B, ELEVATION NOT DETERMINED, AS SHOWN HEREON, EXTRACTED FROM NATIONAL FLOOD INSURANCE PROGRAM, FIRM, TOWN OF WILTON, CONNECTICUT, FARMED COUNTY, COMMUNITY NO. 090010, PANEL NO. 519, SUFFIX "A", MAP EFFECTIVE DATE 18 JUNE 2010.
  6. 100 YEAR FLOODING BOUNDARY LINE, SHOWN HEREON, EXTRACTED FROM NATIONAL FLOOD INSURANCE PROGRAM, FIRM, TOWN OF WILTON, CONNECTICUT, FARMED COUNTY, COMMUNITY NO. 090010, PANEL NO. 519, SUFFIX "A", MAP EFFECTIVE DATE 18 JUNE 2010.
  7. REFERENCE IS HEREBY MADE TO A MAP ENTITLED, MAP OF PROPERTY, PREPARED FOR WILSON PROPERTIES LIMITED PARTNERSHIP I, WILTON CONNECTICUT, DATED JULY 8, 1986, (REVISED FEBRUARY 6, 1993, (UPDATED APRIL 12, 1995, MADE BY LEO LEONARD, (SEE TOWN HALL MAP #422), ON FILE IN THE TOWN CLERK'S OFFICE).
  8. PROPERTY IS LOCATED IN GENERAL BUSINESS DISTRICT 9. DEEDS NOT LOCATABLE. EASEMENT TO CLAP# IN VOLUME 55, PAGE 140, DRAINAGE EASEMENT TO STATE OF CONNECTICUT IN VOLUME 66, PAGE 463, EASEMENT TO CLAP#

[illegible]

Date:

Charles L. Leonard, IV, P.E. & L.S., CT. Reg. NO. 20866

ALTA / ACSM  
SURVEY

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MAP OF PROPERTY

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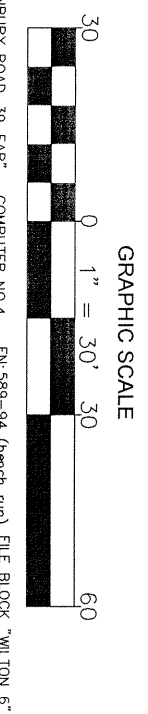
PREPARED FOR

SON PROPERTIES II, LLC  
35-39 DANBURY ROAD  
MILTON ~ CONNECTICUT  
E. 1" = 30'

JULY 1, 2021

LEONARD SURVEYORS, LLC

TOTAL AREA = 1.805 ACRES OR 78,632 SQ. FT.



**LEONARD SURVEYORS LLC**  
830 POST ROAD EAST  
WESTPORT, CONNECTICUT 06880  
PHONE: (203) 226-7861  
FAX: (203) 454-1832