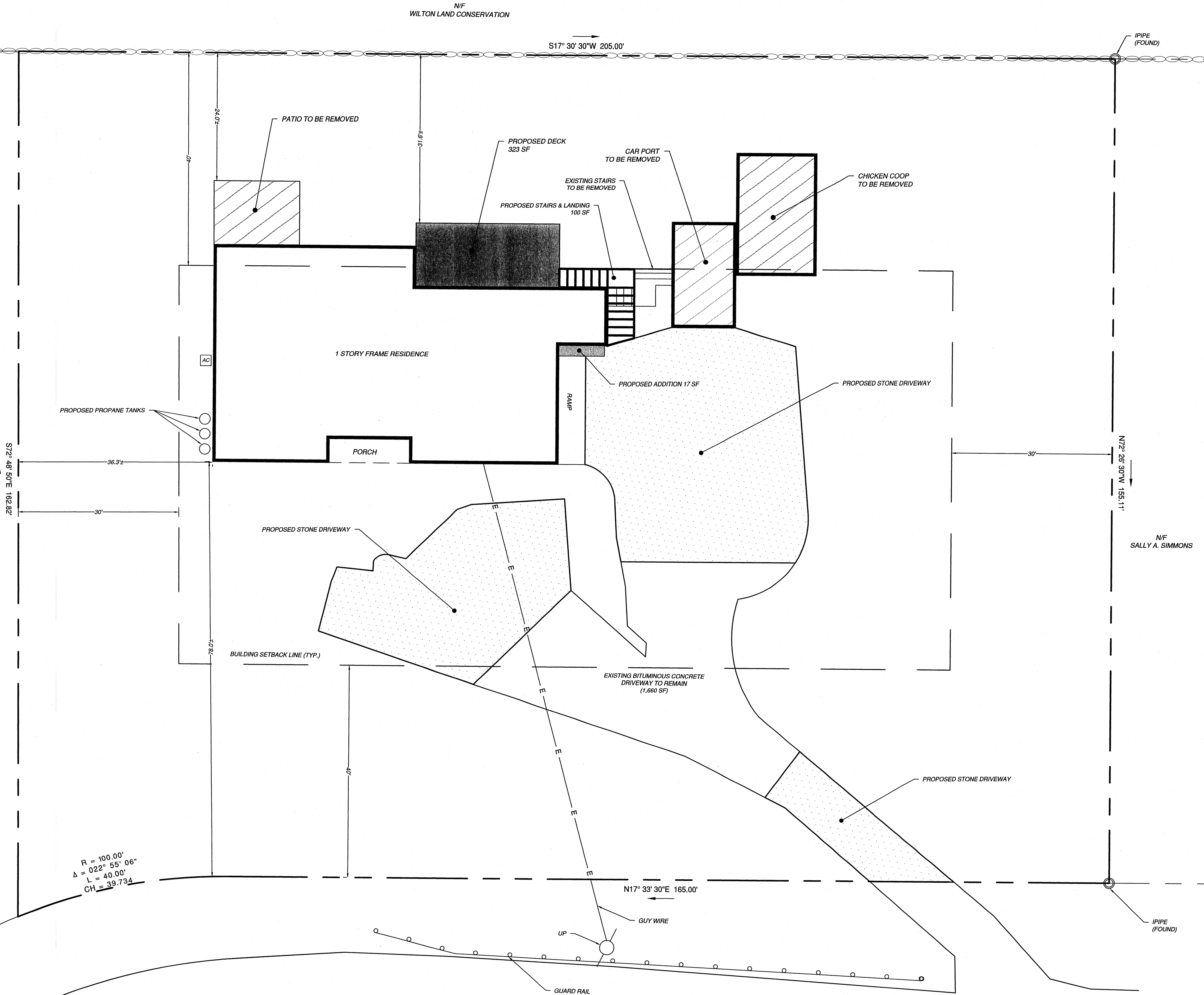


ZONING GRID	-	R-1	
LOT AREA	1 ACRE	0.73 A.C.	0.73 A.C.
LOT WIDTH	150'	205'	205'±
LOT FRONTAGE	25'	205'	205'±
LOT DEPTH	150'	162.8'	162.8'±
FRONT SETBACK	40'	78'	78'±
SIDE SETBACK	30'	36.3'	31.6'±
REAR SETBACK	40'	24'	24'±
MAXIMUM BUILDING HEIGHT (STORIES)	35'	EXISTING	EXISTING
MAXIMUM BUILDING COVERAGE	10% (3,180 SF)	1 STORY	1 STORY
MAXIMUM SITE COVERAGE	15% (4,770 SF)	9.8% (3,131 SF)	8.9% (2,851 SF)
		23.9% (7,624 SF)	13.6% (4,328 SF)

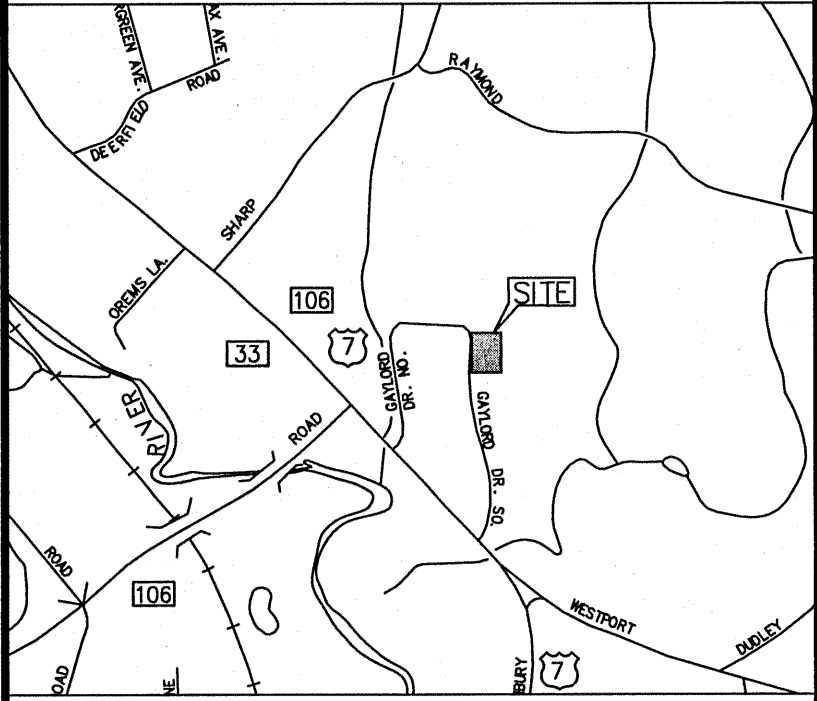
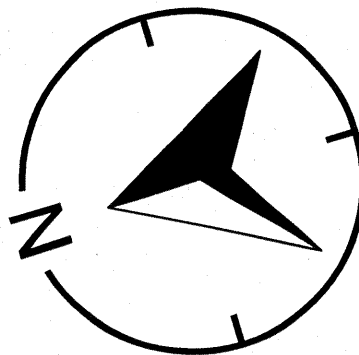
LEGEND	
SYMBOLS	
○	IRON PIN (FOUND)
UP#	UTILITY POLE
---	PROPERTY LINE
E	ELECTRIC LINE
---	GUARD RAIL

SURVEY NOTES:

- THIS SURVEY AND MAP HAS BEEN PREPARED IN ACCORDANCE WITH THE REGULATIONS OF CONNECTICUT STATE AGENCIES, SECTIONS 20-300b-1 THROUGH 20-300b-20, AND THE "MINIMUM STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC., ON AUGUST 29, 2019.
- THIS SURVEY IS A ZONING LOCATION SURVEY WITH THE BOUNDARY DETERMINATION CATEGORY OF WHICH IS A RESURVEY CONFORMING TO HORIZONTAL ACCURACY CLASS "A-2" AND IS INTENDED TO DEPICT OR NOTE THE POSITION OF EXISTING OR PROPOSED IMPROVEMENT WITH RESPECT TO APPLICABLE MUNICIPAL SETBACK REQUIREMENTS IN ORDER TO ENABLE DETERMINATION OF COMPLIANCE WITH SAID REGULATIONS.
- THIS SURVEY WAS PREPARED FOR A SPECIFIC PURPOSE. ANY USE OTHER THAN FOR THAT WHICH WAS INTENDED IS A MISUSE OF THIS INFORMATION AND RENDERS THE PREPARER'S DECLARATION NULL AND VOID.
- UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS IF ANY ARE NOT SHOWN.
- UNAUTHORIZED ALTERATIONS OR ADDITIONS TO THIS SURVEY, WHICH BEARS THE SURVEYORS STAMP OF SEAL, RENDERS ANY DECLARATION SHOWN HEREON NULL AND VOID.
- THIS DECLARATION SHOWN RUNS TO THE PERSON, OR PERSONS FOR WHOM THE SURVEY WAS PREPARED FOR THIS DECLARATION IS NOT TRANSFERABLE.
- REFER TO MAP NO. XXX, IN WILTON LAND RECORDS.
- ENTIRE SUBJECT PROPERTY IS LOCATED IN FEMA FLOOD HAZARD ZONE "X" AS SHOWN ON FEMA FIRM PANEL 09001C 0391F, EFFECTIVE JUNE 18, 2010.



GAYLORD DRIVE SOUTH



LOCATION MAP (NTS)

PROPERTY INFORMATION:

OWNER: 89 WILLIAM STREET LLC  
ADDRESS: 8 GAYLORD DRIVE SOUTH  
WILTON, CT  
LOT AREA: 31,802 SF, 0.730 AC  
ZONE: "R-1"  
DEED: BK. 2552 PG. 308  
MAP: 56  
LOT: 24

SETBACK LINES:

40' FRONT  
30' SIDE  
40' REAR

02/15/2023	CAR PORT TO BE REMOVED
REVISION DATE	ISSUE

LANDTECH  
SITE/CIVIL • ENVIRONMENTAL • SURVEYING • PLANNING  
318 RIVERSIDE AVENUE • WESTPORT, CT 06880 • 203-454-2110  
HELLO@LANDTECHCONSULT.COM • WWW.LANDTECHCONSULT.COM

PREPARED FOR:

89 WILLIAM STREET LLC

PROJECT LOCATION:

8 GAYLORD DRIVE SOUTH  
WILTON, CT

DRAWING TITLE:

ZONING LOCATION SURVEY

PROJECT No. 23018-01

DATE: 01/30/2023	DRAWN BY: CM	CHECKED BY: TAD
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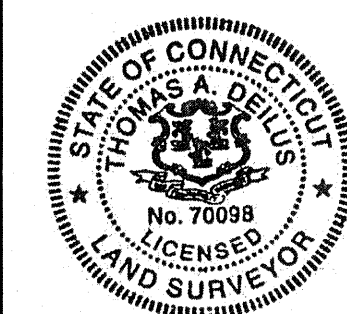
SCALE: 1" = 10'



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

THOMAS A. DEILUS, LAND SURVEYOR  
CT. REGISTRATION NO. 70098

THE SURVEY AND DECLARATION SHOWN HEREON IS NULL AND VOID WITHOUT THE LICENSED SURVEYOR'S LIVE SIGNATURE AND SEAL



SV-1.0