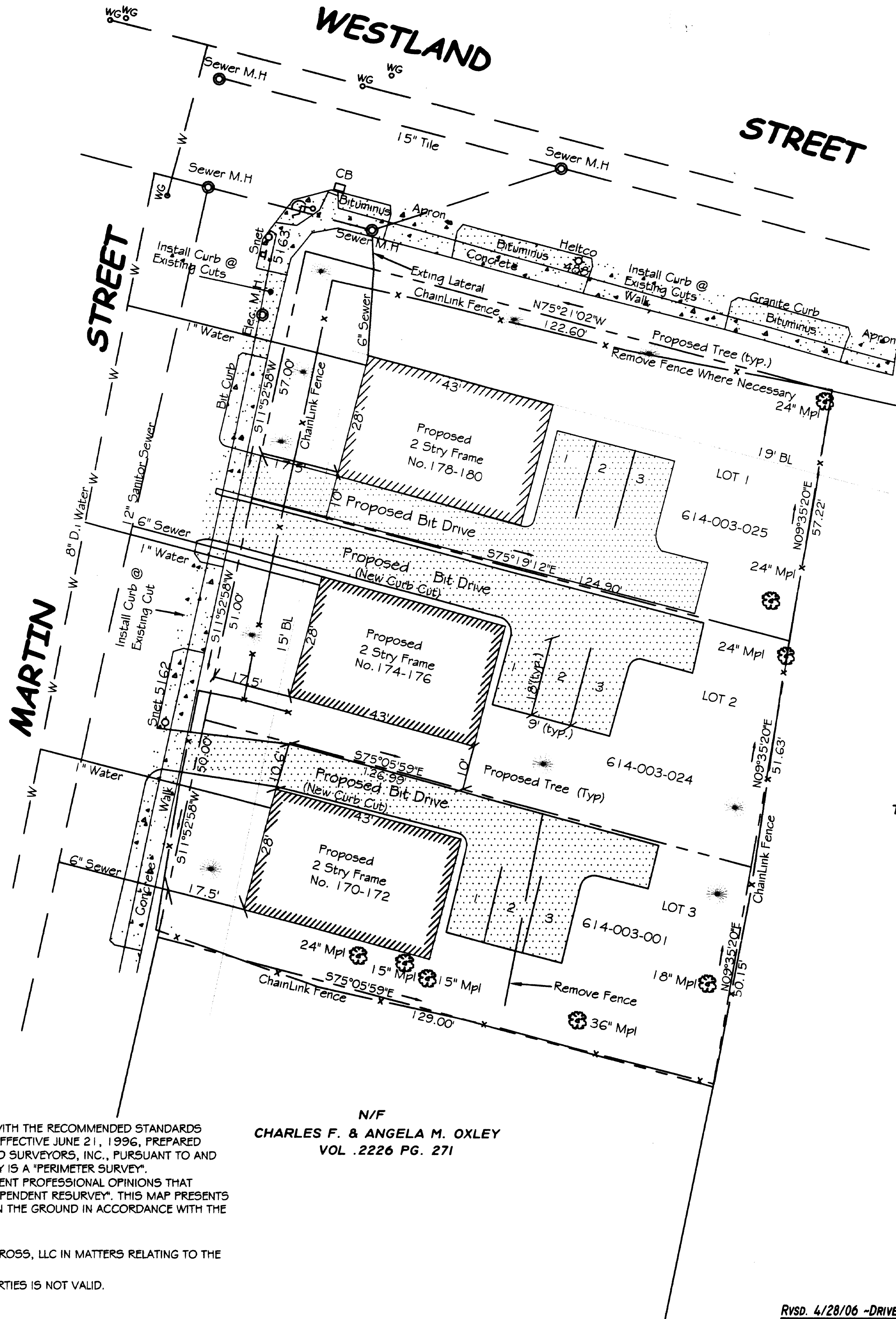


ORIGINAL INK DRAWING
ON FILM
OSWALD BLINT, SURVEYOR

ZONING INFORMATION FOR LOT 1		
LOT No. 1	REQUIRED	PROPOSED
USE	RES	RES
BUILDING AREA	2115 SF	1204 SF
LOT AREA	6000 SF	7049 SF
RES. DENSITY	180 PPA	49 PPA
F.A.R.		
LOT OCCUPANCY	30%	17%
LOT WIDTH	50	57
FRONT YARD	15	17.5
SIDE YARD	20%	23%
REAR YARD	30	61
HEIGHT	4.5 STY	2.5 STY
USABLE OPEN SPACE	50 SFFER	422 SFFER
PARKING	3	3

ZONING INFORMATION FOR LOT 2		
LOT No. 2	REQUIRED	PROPOSED
USE	RES	RES
BUILDING AREA	1333 SF	1204 SF
LOT AREA	6000 SF	6445 SF
RES. DENSITY	180 PPA	54 PPA
F.A.R.		
LOT OCCUPANCY	30%	18.7%
LOT WIDTH	50	51
FRONT YARD	15	17.5
SIDE YARD	20%	22/10
REAR YARD	30	63
HEIGHT	4.5 STY	2.5 STY
USABLE OPEN SPACE	50 SFFER	400 SFFER
PARKING	3	3

ZONING INFORMATION FOR LOT 3		
LOT No. 3	REQUIRED	PROPOSED
USE	RES	RES
BUILDING AREA	1217 SF	1204 SF
LOT AREA	6000 SF	6390 SF
RES. DENSITY	180 PPA	54 PPA
F.A.R.		
LOT OCCUPANCY	30%	18.8%
LOT WIDTH	50	50
FRONT YARD	15	17.5
SIDE YARD	20%	22/10.6
REAR YARD	30	65
HEIGHT	4.5 STY	2.5 STY
USABLE OPEN SPACE	50 SFFER	425 SFFER
PARKING	3	3



N/F
TIWANNA M. COMPTON
VOL. 4804 PG. 119

CITY OF HARTFORD
PLANNING DIVISION
OFFICIAL APPROVED PLANS

ADOPTED BY: P+2
DATE: MAY 24, 2006
SIGNATURE: [Signature]

CITY OF HARTFORD
PLANNING DIVISION

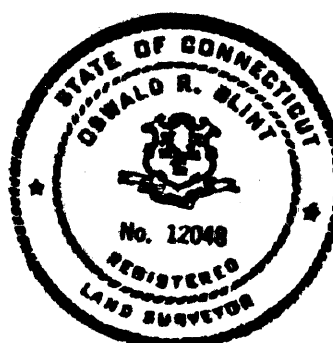
MAP NOTES:

- THIS MAP AND SURVEY WERE PREPARED IN ACCORDANCE WITH THE RECOMMENDED STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT EFFECTIVE JUNE 21, 1996, PREPARED AND ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC., PURSUANT TO AND AS SET FORTH IN THESE STANDARDS. THE TYPE OF SURVEY IS A "PERIMETER SURVEY". THE STREET LINES AS THEY ARE DEPICTED HEREON, REPRESENT PROFESSIONAL OPINIONS THAT PERTAIN TO A BOUNDARY DETERMINATION CATEGORY OF "DEPENDENT RESURVEY". THIS MAP PRESENTS THE RESULTS OF MEASUREMENTS WHICH WERE MADE UPON THE GROUND IN ACCORDANCE WITH THE ACCURACY STANDARDS OF A CLASS A-2 SURVEY.
- THIS MAP AND SURVEY WERE PREPARED FOR NEMDHARIE BROSS, LLC IN MATTERS RELATING TO THE ZONING REGULATIONS. USE OF THIS MAP FOR OTHER PURPOSES OR BY OTHER PARTIES IS NOT VALID.

TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON.

[Signature of Oswald Blint]

OSWALD BLINT L.S.

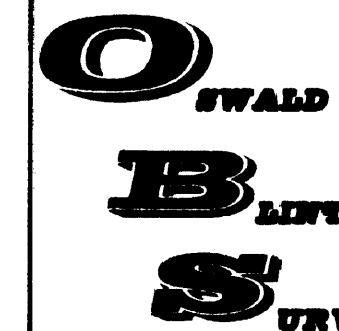


N/F
CHARLES F. & ANGELA M. OXLEY
VOL. 2226 PG. 271

RVSD. 4/28/06 -DRIVEWAY

DATE:
MAR. 06, 2004
SCALE:
1"=20'
SHEET:

ZONING LOCATION SURVEY
OF
159 WESTLAND STREET
HARTFORD, CONNECTICUT
PREPARED FOR
NEMDHARIE BROS, LLC



95 GIDDINGS AVENUE
WINDSOR, CONNECTICUT
860.833.6850

Note:
Reference is here my made of a map or plan entitled,
"Property of Jacob B. Kaufman Hartford Connecticut."
Scale 1 in. = 40ft. Aug. 1922."

