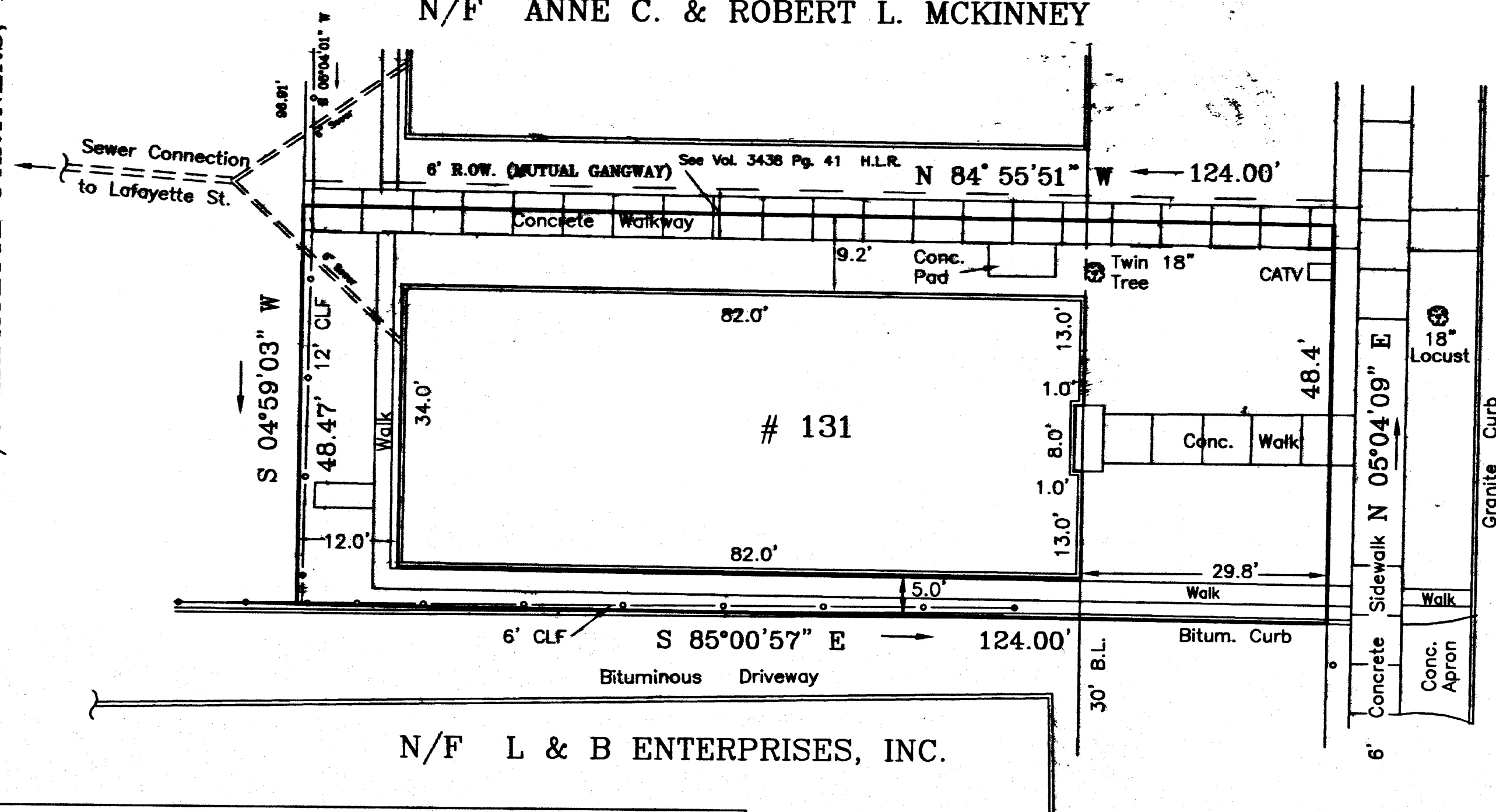


N/F LAFAYETTE PARTNERS, LLC

N/F ANNE C. & ROBERT L. MCKINNEY



N/F L & B ENTERPRISES, INC.

ZONING REQUIREMENTS  
RO-1 RESIDENTIAL-OFFICE DISTRICT

| DESCRIPTION             | REQUIRED | PROVIDED |
|-------------------------|----------|----------|
| MIN. LOT AREA (SQ. FT.) | 7500     | 6006     |
| MIN. LOT WIDTH (FT)     | 60       | 48.4     |
| MIN. FRONT YARD (FT)    | 30       | 29.8     |
| MIN. SIDE YARD (FT)     | 10*      | 4.9      |
| MIN REAR YARD (FT)      | 30       | 12.0     |
| MAX. LOT COVERAGE (%)   | 30       | 47       |
| Building height (ft)    |          | 32       |

\* Or 1/4 height of adjacent wall, whichever is greater.

# SURVEY

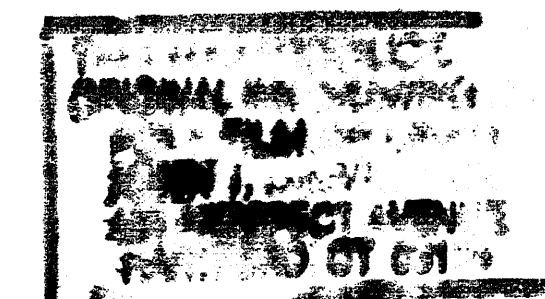
PROPERTY OF

131 WASHINGTON STREET, LLC

I HEREBY CERTIFY THAT THIS MAP IS SUBSTANTIALLY  
CORRECT AS NOTED HEREON.

CERTIFIED TO: 1. COMMONWEALTH LAND TITLE INSURANCE  
COMPANY  
2. GREYSTONE BANK

JOHN J. LAWRENCE, JR. L.S. DATE 9-22-07 7394 REG. NO.



NOTES:

1. This plan has been prepared in accordance with the Regulations of Connecticut Agencies, Sections 20-300b-1 thru 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 September 26, 1996; It is a Property Survey, based on a Dependent Resurvey conforming to Horizontal Accuracy Class A-2, and intended to be used as a Property/Boundary Survey.
2. Areas:   Total Parcel   —   6006 S.F. or 0.138 Acres  
              Building       —   2798 S.F.
3. Map Ref:   A. "Property of Antonio & Teresa Trapasso # 127-9 Washington Street & 32-6 Lafayette Street, Hartford, Connecticut, Scale 1"=20 Oct. 1947, F. Perry Close, Civil Engineer"
- B. City of Hartford Engineering Block Map # 411
4. Per Deed Vol. 5241 Pg. 354 of H.L.R.  
      Together with and subject to the right to use a mutual gangway six feet wide running across the northerly side of said premises, the southerly three feet of which gangway are on the premises herein described and together with the right to use the sewer running across other property now or formerly of said Thomas J. Morrissey and Ann K. Morrissey to Lafayette Street.

|     |      |          |    |
|-----|------|----------|----|
|     |      |          |    |
|     |      |          |    |
|     |      |          |    |
|     |      |          |    |
| NO. | DATE | REVISION | BY |

SHEET TITLE: SURVEY  
131 WASHINGTON STREET, LLC.

PROJECT: 131 WASHINGTON STREET  
HARTFORD, CONNECTICUT

**JOHN J. LAWRENCE ASSOC.**  
 **ENGINEERS - SURVEYORS**

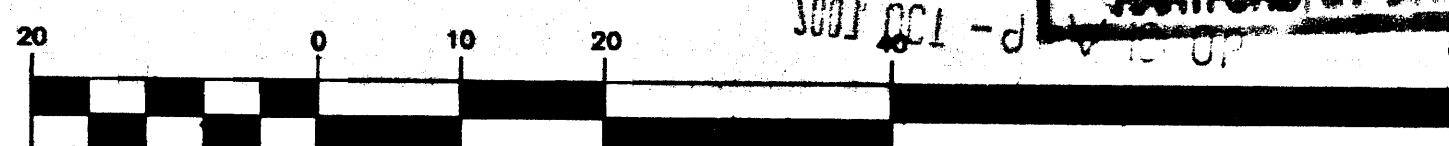
486 Prospect Ave. Hartford, CT. 06105

**Phone: 203 232-4740**

|             |          |
|-------------|----------|
| PROJECT NO: | 148      |
| SCALE:      | 1' = 20' |
| DATE:       | 9/22/07  |
| DRAWN BY:   | JTM      |
| CHECKED BY: | JJL      |
| FILE NAME:  | WASHIAR  |

\_\_\_\_ OF \_\_\_\_ SHEETS

## GRAPHIC SCALE



( IN FEET )  
1 inch = 20 ft.

#2926

