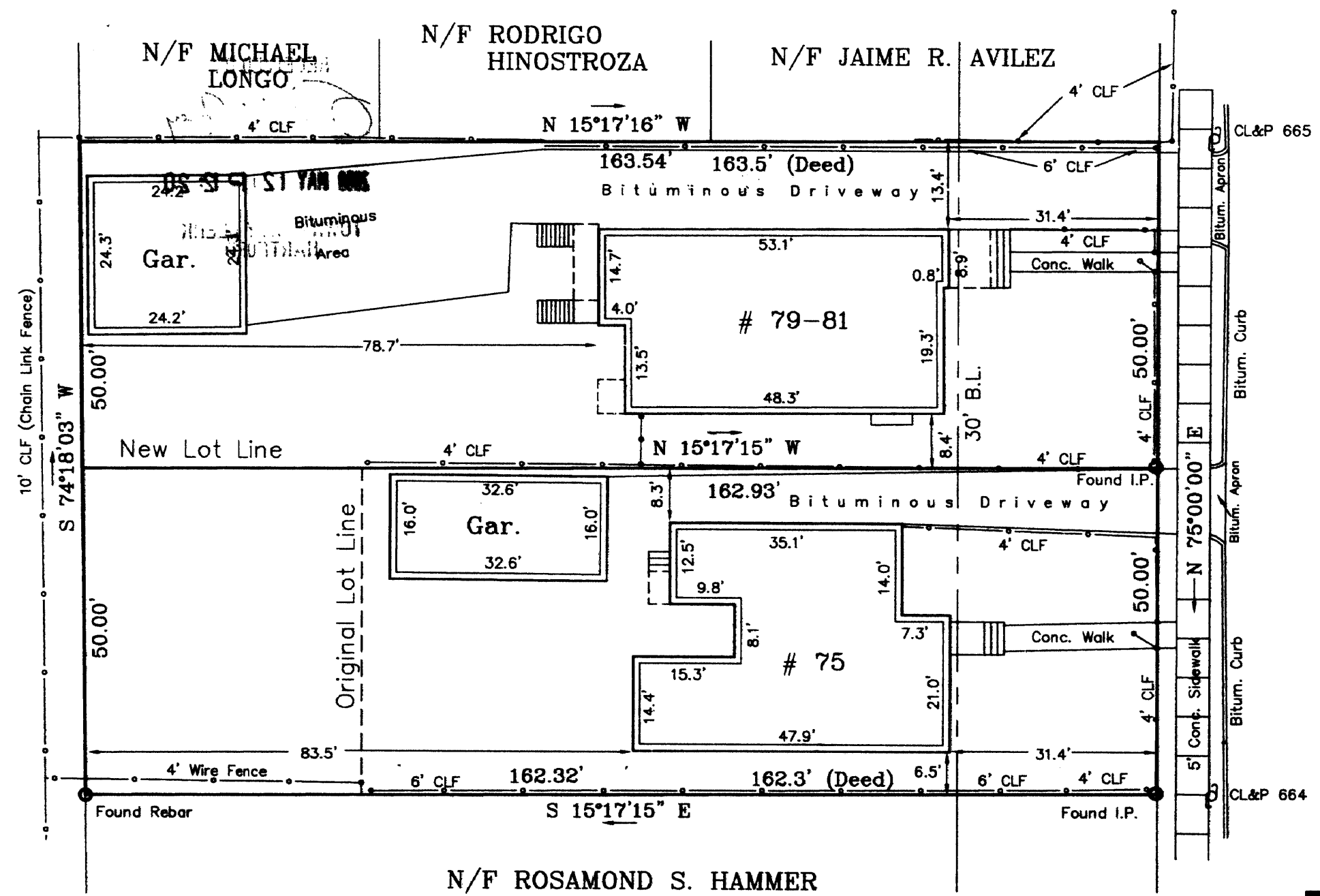
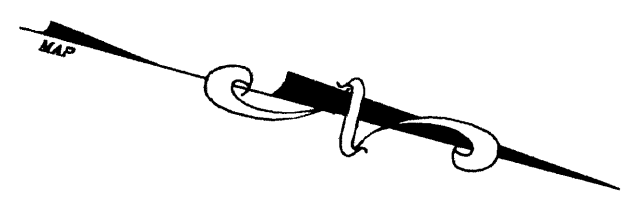


#2963

N/F CITY OF HARTFORD



BOLTON STREET



NOTES:

- 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 Lot Line Revision Plan.
- Map Ref:
A. "Plan of Lots on Bolton Street Scale 1 inch = 50 feet C.H. Bunce, C.E."
B. "City of Hartford Engineering Block Map # 217."
- Areas:
Original 75 Bolton St. - 6000 S.F. or 0.138 Acres
New 75 Bolton St. - 8131 S.F. or 0.187 Acres

Original 79-81 Bolton St. - 10,292 S.F. or 0.236 Acres
New 79-81 Bolton St. - 8161 S.F. or 0.187 Acres

Area of Portion of 79-81 Bolton St. to be added to 75 Bolton St. : 2131 S.F.
- Zone R-5
- No certification is expressed or implied unless this map bears the original signature and embossed seal of the hereon named surveyor.

ZONING REQUIREMENTS R-5 RESIDENTIAL DISTRICT		
DESCRIPTION	REQUIRED	PROVIDED
MIN. LOT AREA (SQ. FT.)	7000	#79-81 & 8131
MIN. LOT WIDTH (FT)	50	50
MIN. FRONT YARD (FT)	30	31.4 & 31.4
MIN. SIDE YARD (FT)	30% of Lot Min 6'	8.4 & 6.5
MIN. REAR YARD (FT)	30	78.7 & 83.5
MAX. LOT COVERAGE (%)	25(Princ. Bldg)	17.5 & 17.0

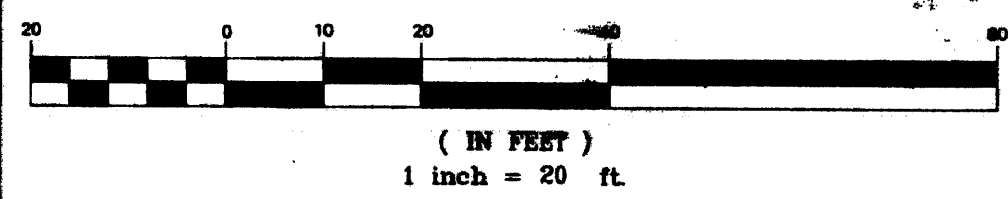
LOT LINE REVISION
75 & 79-81 BOLTON STREET

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



John J. Lawrence, Jr.
JOHN J. LAWRENCE, JR. L.S. DATE 7/18/05 REG. NO. 7394

GRAPHIC SCALE



NO.		DATE		REVISION		BY	
SHEET TITLE: LOT LINE REVISION							
PROPERTIES OF JAMES ETWAROO							
PROJECT: 75 & 79-81 BOLTON STREET HARTFORD, CONNECTICUT				PROJECT NO: 113 SCALE: 1"=20' DATE: 7/18/05 DRAWN BY: JTM CHECKED BY: JJL FILE NAME: ETWAROO			
JOHN J. LAWRENCE ASSOC. ENGINEERS - SURVEYORS 486 Prospect Ave. Hartford, CT. 06105 Phone: 203 232-4740				OF SHEETS			

#2963

