

FLOOD ZONES:
FLOOD ZONE X(1) - AREAS OF 0.2% ANNUAL CHANCE OF FLOOD, AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTH OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE, AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD.
FLOOD ZONE X(2) - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN.

LEGEND
(SYMBOLS NOT TO SCALE)

- CATCH BASIN
- SANITARY MANHOLE
- DRAINAGE MANHOLE
- WATER MANHOLE
- TELEPHONE MANHOLE
- ELECTRIC MANHOLE
- UNKNOWN MANHOLE
- YARD DRAIN
- CABLE MANHOLE
- FLARED END SECTION
- FIRE HYDRANT
- WATER GATE VALVE
- GAS GATE VALVE
- MISC. GATE VALVE
- VENT PIPE
- FILL CAP
- WELL
- MAIL BOX
- HAND HOLE
- CONTROLLER CABINET
- ELECTRIC TRANSFORMER
- UTILITY POLE
- WOOD POLE
- CROSSWALK POLE
- POST
- TRAFFIC LIGHT SUPPORT POLE
- STREET SIGN
- TREE (TYP.)
- MONITOR WELL
- BORING
- ELECTRIC METER
- GAS METER
- WATER METER
- TELEPHONE
- AC UNIT
- STONE WALL
- GUIDE RAIL
- DIRECTION OF FLOW
- I.P. PROPERTY CORNER
- MONUMENT
- WELL HOLE
- SURVEY CONTROL POINT
- FENCE LINE
- WATER LINE
- GAS LINE
- ELECTRIC LINE
- CABLE TELEVISION LINE
- OVERHEAD WIRE
- POINT OF BEGINNING
- NORTHING
- EASTING
- NOW OR FORMERLY
- HARTFORD LAND RECORDS
- DELTA ANGLE
- RADIUS
- TANGENT
- CHORD
- CHORD BEARING
- FRONT YARD
- SIDE YARD
- REAR YARD
- CONTROL POINT
- TREE & TREE GRATE

MAP REFERENCES:

- ALTA/ACSM LAND TITLE SURVEY PERMETER SURVEY HOTEL LEASE PLAN PREPARED FOR STATE OF CONNECTICUT ADRIAN'S LANDING HARTFORD, CONNECTICUT DATED 09-23-01 REVISED TO 12-06-06 PROGRESS DATED 04-22-08 SCALE 1" = 60' SHEETS 1-7 OF 7 F.A. HESKETH & ASSOCIATES, INC.
- PERMETER SURVEY PREPARED FOR ADRIAN'S LANDING DOWNTOWN HARTFORD, CONNECTICUT DATED JANUARY 15, 2003 REVISED TO JULY 30, 2003 SCALE 1" = 60' SHEETS 1-6 OF 6 F.A. HESKETH & ASSOCIATES, INC.
- PLAZA LEVEL LAYOUT AND MATERIALS SCALE 1" = 16' PROJECT NUMBER 0416 DATED 08-21-06 REVISED TO 08-04-08 DRAWING NO. LP-101 CESAR PELLU & ASSOCIATES.
- SITE UTILITY PLAN SCALE 1" = 20' PROJECT NUMBER 4953 DATED 12/23/05 REVISED TO 07/20/07 DRAWING NO. C-03 CESAR PELLU & ASSOCIATES.
- SITE LAYOUT PLAN SCALE 1" = 20' PROJECT NUMBER 4953 DATED 12/23/05 REVISED TO 07/20/07 DRAWING NO. C-01 CESAR PELLU & ASSOCIATES.
- PLAZA LEVEL FLOOR PLAN SCALE 1/8" = 1' PROJECT NUMBER 0416 DATED 01-19-06 REVISION 18 DRAWING NO. A101 CESAR PELLU & ASSOCIATES.
- COMPILATION PLAN PROPOSED HYDRANT EASEMENT SURVEY IN FAVOR OF THE METROPOLITAN DISTRICT AT THE CONNECTICUT CENTER FOR SCIENCE AND EXPLORATION COLUMBUS BLVD., HARTFORD, CT, DATED 09-17-08 SCALE 1" = 40' SHEET 1 OF 1 BY: F.A. HESKETH & ASSOCIATES, INC.
- PROPERTY SURVEY PREPARED FOR STATE OF CONNECTICUT MAP 434 BLOCK 003 LOT 001 242 COLUMBUS BOULEVARD GROVE STREET & COLUMBUS BOULEVARD HARTFORD, CONNECTICUT DATE: 04-01-99 SCALE 1" = 40' SHEET 5 F.A. HESKETH & ASSOC., INC.
- LAND EXCHANGE PLAN PREPARED FOR STATE OF CONNECTICUT & PHOENIX LIFE INSURANCE COMPANY N/F PHOENIX HOME LIFE MUTUAL INSURANCE COMPANY COLUMBUS BLVD. & GROVE ST. HARTFORD, CONNECTICUT DATE: 04-04-03 REVISED TO 01-14-04 SCALE 1" = 40' F.A. HESKETH & ASSOC., INC.
- TOWN OF HARTFORD MAP SHOWING TRANSFER OF CUSTODY AND CONTROL BETWEEN STATE OF CONNECTICUT OFFICE OF POLICY AND MANAGEMENT AND THE STATE OF CONNECTICUT DEPARTMENT OF TRANSPORTATION COMMERCIAL AND GROVE STREETS SCALE 1" = 40' JULY 2002 ARTHUR W. GRUHN P.E. CHIEF ENGINEER TOWN NO. 83 PROJECT NO. 63-376 SERIAL NO. 2F

AIRSPACE PARCEL TO BE RETAINED BY
CEEDA ELEVATION 46 FT. TO
UNDERSIDE OF DECK STRUCTURE 61'± NAVD88
AREA = 152 SQ.FT.

AIRSPACE PARCEL TO BE RETAINED BY
CEEDA FOR PROPOSED
BRIDGE AREA
ELEVATION 46 FT. ± NAVD88
AREA = 1,600 SQ.FT.

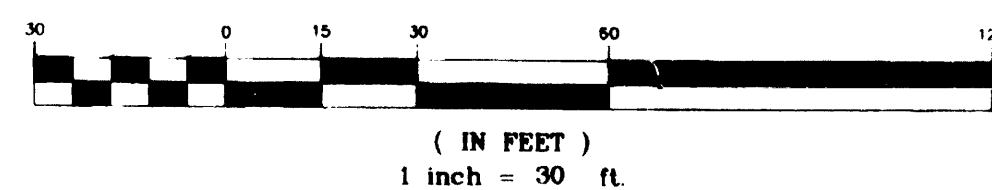
CP#18148
CUMULUS BEAR
N 83920.25
E 1022363.10

AREA TO
BE LEASED TO
CONNECTICUT SCIENCE CENTER, INC.
AREA = 106,281 S.F.

PARKING STRUCTURE
WITH SCIENCE CENTER
ABOVE

INTERSTATE 91 S.B.

GRAPHIC SCALE

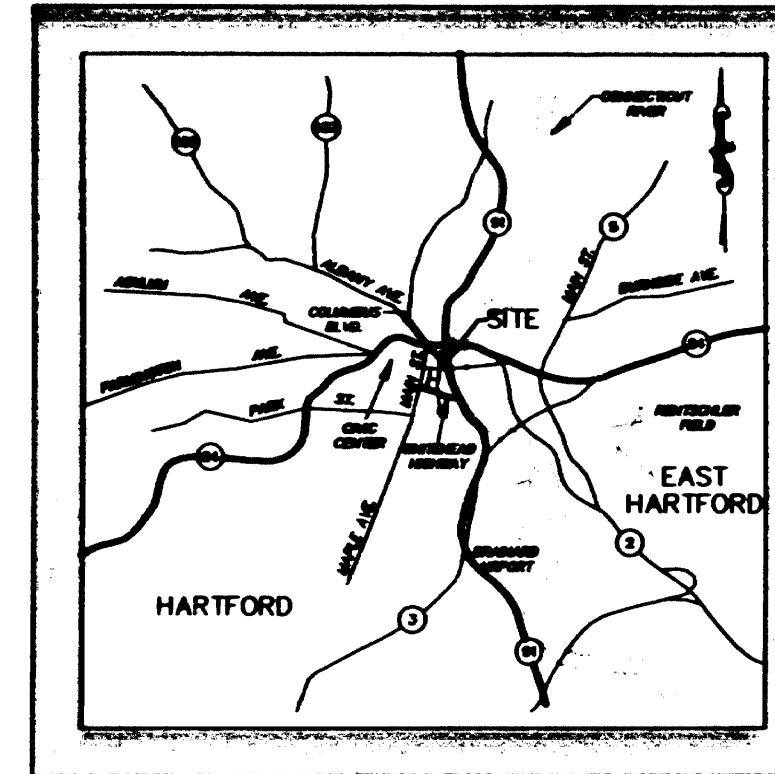


TO: STATE OF CONNECTICUT, CAPITAL CITY ECONOMIC DEVELOPMENT
AUTHORITY, CONNECTICUT SCIENCE CENTER, INC., FIDELITY NATIONAL TITLE
INSURANCE COMPANY AND MCGIN AND DANA LLP.

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

THIS MAP IS NOT VALID WITHOUT THE LIVE SIGNATURE AND IMPRESSION
TYPE SEAL OF THE LAND SURVEYOR WHOSE NAME APPEARS HEREON.

TODD S. HESKETH LS 17945



NOTES:

- THIS SURVEY HAS BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300B-1 THROUGH 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 INTENDED TO DEPICT A PROPOSED LEASE AREA. NOT ALL EASEMENTS OR PROPOSED EASEMENTS ARE REFLECTED ON THIS PLAN.
- THIS SURVEY FALLS INTO THE RESURVEY BOUNDARY DETERMINATION CATEGORY. LEASE LINES ARE ORIGINAL IN NATURE.
- THIS SURVEY MEETS A-2 ACCURACY STANDARDS.
- BEARINGS AND COORDINATES DEPICTED HEREON REFER TO THE 1983 NORTH AMERICAN DATUM (NAD83). ELEVATIONS DEPICTED HEREON REFER TO THE 1988 NORTH AMERICAN VERTICAL DATUM (NAVD88). CONNECTICUT GEODETIC SURVEY STATION SCHOOLHOUSE HILL N=800,733.463, E=1,016,876.392, ELEV= 245.59 FEET AND CONNECTICUT GEODETIC SURVEY STATION 5497X N=841,061.913, E=1,017,432.118 WERE USED FOR ORIENTATION.
- THE PARCEL DEPICTED HEREON LIES WITHIN FLOOD ZONE X(1) - AREAS OF 0.2% ANNUAL CHANCE OF FLOOD, AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTH OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD; AND FLOOD ZONE X(2) - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN. THIS DETERMINATION IS BASED UPON A VISUAL INSPECTION OF A MAP ENTITLED "NATIONAL FLOOD INSURANCE PROGRAM FIRM FLOOD INSURANCE RATE MAP HARTFORD COUNTY, CONNECTICUT (ALL JURISDICTIONS) PANEL 368 OF 675 MAP NUMBER 0803030388 EFFECTIVE DATE: SEPTEMBER 26, 2008 FEDERAL EMERGENCY MANAGEMENT AGENCY."
- ON MAY 2, 2000, THE CONNECTICUT GENERAL ASSEMBLY ENACTED AND THE GOVERNOR OF THE STATE OF CONNECTICUT SIGNED PUBLIC ACT 00-140, AN ACT IMPLEMENTING THE MASTER PLAN FOR THE ADRIAN'S LANDING PROJECT AND THE STADIUM AT RENTSCHLER FIELD PROJECT WHICH IN PART EXEMPTED THE ADRIAN'S LANDING SITE FROM LOCAL ZONING ORDINANCES.
- THE FOUNDATION DEPICTED HEREON WAS MEASURED AT GROUND LEVEL. F.A. HESKETH AND ASSOCIATES, INC. HAS NO KNOWLEDGE OF THE LOCATION OF ANY UNDERGROUND FOOTINGS OR BUILDING SUPPORTS.
- UNDERGROUND UTILITY, STRUCTURE AND FACILITY LOCATIONS DEPICTED HEREON (IF ANY) HAVE BEEN COMPILED FROM RECORD MAPPING, RECORD RESEARCH AND VISIBLE FIELD EVIDENCE. THE LOCATIONS MUST BE CONSIDERED AS APPROXIMATE IN NATURE. ADDITIONALLY OTHER SUCH FEATURES MAY EXIST ON THE SITE. THE EXISTENCE OF WHICH ARE UNKNOWN TO THIS SURVEYOR. THE SIZE, LOCATIONS AND EXISTENCE OF ALL SUCH FEATURES MUST BE FIELD DETERMINED AND VERIFIED BY THE APPROPRIATE AUTHORITIES PRIOR TO CONSTRUCTION. CALL BEFORE YOU DIG 1-800-9224455.

LEASE PLAN

PROPERTY SURVEY
PREPARED FOR
CONNECTICUT SCIENCE CENTER, INC.
COLUMBUS BOULEVARD & GROVE STREET
HARTFORD, CONNECTICUT

Date: 05-01-09
Drawn by: CAD
Sub No.: 05007
Scale: 1" = 30'
Checked by: TSH
Sheet No. 1 OF 1

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