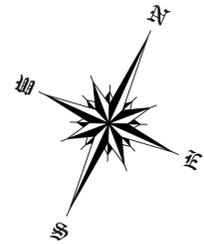


BASE LOT COVERAGE (All entries in square feet)			
	EXISTING	PROPOSED	AS-BUILT
1. GROSS LOT AREA (SQ. FT.)	=88,332 ± SF		
2. Above - Ground Utility Easements	=0		
3. Streets and Roads	=0		
4. Other Exclusive Surface Easements	=0		
5. TOTAL EASEMENTS AND ROADS (Sum of Lines 2, 3 and 4)	=0		
6. Wetland area	=28,129 ± SF		
7. Steep Slopes of 25% or greater	=0		
8. TOTAL WETLAND AND STEEP SLOPES (Sum of Lines 6 and 7)	=28,129 ± SF		
9. Wetlands / Slopes Reduction (0.80 X Line 8)	=22,503 ± SF		
10. BASE LOT AREA (Lines 1 minus line 5 and line 9)	=65,829 ± SF		
MAXIMUM LOT AREA COVERAGE CALCULATION			
11. BASE LOT AREA (SQ. FT.)	=65,829 ± SF		
12. Square feet of Total Coverage	=6,784 ± SF		
13. Line 12 divided by line 11 for a percentage	=10.3%		
14. square feet of Building Coverage	=3,817 ± SF		
15. Line 14 divided by line 11 for a percentage	=5.8%		

LOT AREA CALCULATION WORKSHEET  
NEW WETLAND AREA USED IN COVERAGE CALCULATIONS

NEW WETLAND AREA = 28,129 ± SF  
OLD GIS WETLAND AREA = 6,601 ± SF  
28,129 - 6,601 = 21,528 ± SF INCREASE TO WETLAND AREA

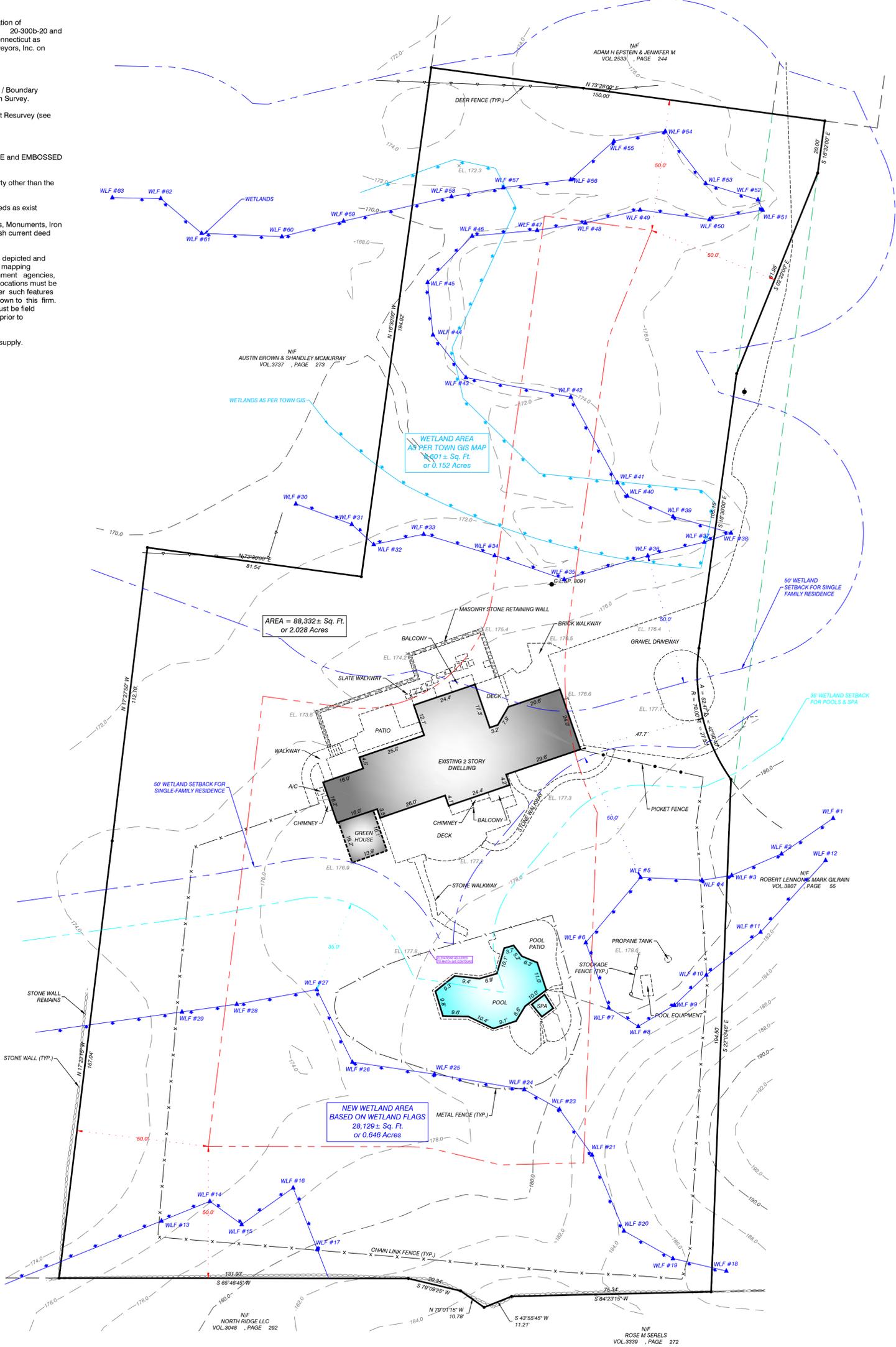


**GENERAL NOTES:**

- This Map has been prepared pursuant to the Regulation of Connecticut State Agencies Section 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 Sept. 26, 1996.
- This Survey conforms to Class A-2.
- The Type of survey performed is a Limited Property / Boundary Survey, and is intended to be Existing Building Location Survey.
- Boundary determination is based upon a Dependent Resurvey (see MAP REFERENCES and Record Deeds.)
- North Arrow is based on Map Reference #1.
- This map is NOT VALID without a LIVE SIGNATURE and EMBOSSED SEAL.
- This map is NOT VALID if altered or used by any party other than the one depicted in title block of this map.
- Property Lines Established According to Record Deeds as exist
- Physical Features Such as Stone Walls, Wire Fences, Monuments, Iron Pins or Pipes, Etc. taken under consideration to establish current deed lines.
- Underground Utility, Structure and facility Locations depicted and noted hereon have been compiled, in part, from record mapping supplied by the respective utility companies or government agencies, from parole testimony and from other sources. These 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 firm. The size, Location and existence of all such features must be field determined and verified by the appropriate authorities prior to construction. CALL BEFORE YOU DIG 1-800-922-4455.
- Lot served by town sewer system and public water supply.

**MAP REFERENCES:**

- RECORD MAP #7309
- RECORD MAP #714
- RECORD MAP #770
- RECORD MAP #2552
- RECORD MAP #4213
- RECORD MAP #5889
- RECORD MAP #5915
- RECORD MAP #5979
- RECORD MAP #6380
- RECORD MAP #6545
- RECORD MAP #6578
- RECORD MAP #6827
- RECORD MAP #6901
- RECORD MAP #7142
- RECORD MAP #7309
- RECORD MAP #8014A



**LAND SURVEYING SERVICES, LLC**  
1275 POST ROAD, SUITE A-20  
FAIRFIELD, CONNECTICUT 06824  
TEL. (203) 522-4177  
FAX. (203) 615-0123  
EMAIL: info@A2survey.com

**TITLE BLOCK**  
ASSESSORS MAP # E-15, PARCEL # 33  
APPLICANT: SAME AS OWNER  
DESCRIPTIVE TITLE: CLASS A-2 SURVEY  
To the best of my knowledge and belief this map is substantially correct as noted hereon.  
NEAL K. JAIN L.S. # 18139

DATE	DESCRIPTION	REVISIONS
02-02-2024	NEW WETLAND CALC.	
01-29-2024	WETLANDS UPDATE	

IMPROVEMENT LOCATION SURVEY  
PREPARED FOR  
**VIVIAN HSU**  
28 CHARCOAL HILL ROAD, WESTPORT, CONNECTICUT  
SCALE: 1" = 20'  
DATE: DEC. 28, 2023