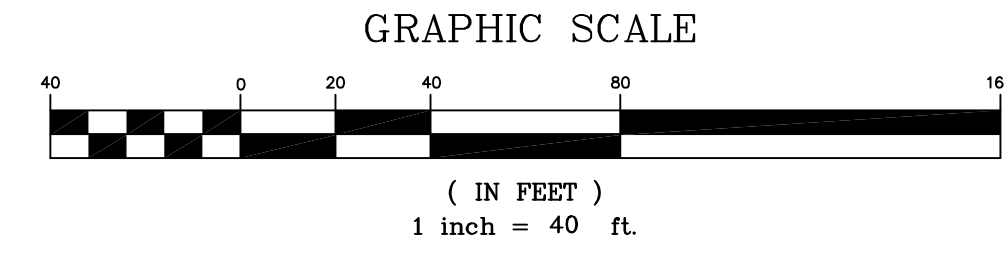


PARCEL A
M A P
Prepared for
ZETA REAL ESTATE MANAGEMENT V, LLC
Ridgefield, Connecticut
R - A Residence Zone
1.470 ACRES



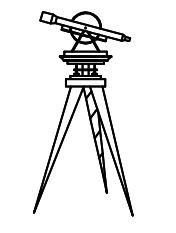
RIDGEFIELD ZONING REGULATIONS - R - A RESIDENCE ZONE
FRONT, SIDE and REAR SETBACKS: 25'
ALLOWABLE F.A.R. = 7,078 SQ. FT.
ALLOWABLE BLDG. COV. = 4.484 SQ. FT.
EXISTING BLDG. COV. = 5,115 SQ. FT.
PROPOSED SUNROOM = 500 SQ. FT. +/-
PROPOSED TOTAL BLDG. COV. = 5,615 SQ. FT. +/-

WETLANDS SHOWN HEREON WERE FIELD DESIGNATED BY MARC BEROZ, SOILS SCIENTIST AND FIELD LOCATED BY R K W LAND SURVEYING ON SEPTEMBER 16, 2006

USE OF THIS SURVEY BY SUBSEQUENT OWNERS
VOIDS SEAL AND CERTIFICATION HEREON.
SUBJECT TO ELECTRIC AND/OR TELEPHONE COMPANY EASEMENTS, TO ALL, FOR OVERHEAD AND/OR UNDERGROUND SERVICE.
STRUCTURES AND/OR THEIR ENCROACHMENTS BELOW GRADE, IF ANY, NOT SHOWN.
THE PURPOSE OF THIS MAP IS TO SHOW THE BUILDINGS AND BUILDING COVERAGE ONLY.
NO OTHER INTERIOR LOCATION DONE AT THIS TIME.
THIS MAP IS NOT TO BE USED FOR CONVEYANCE PURPOSES.
ALTERATIONS OF THIS MAP OTHER THAN BY A LICENSED LAND SURVEYOR IS ILLEGAL.
REFERENCE HEREBY MADE TO MAP # 8907 + 9052 ON FILE IN THE RIDGEFIELD TOWN CLERK'S OFFICE.

ALL DECLARATIONS ARE VALID FOR THIS MAP AND COPIES THEREOF ONLY IF THEY BEAR THE EMPRESSED SEAL OF THE SURVEYOR WHOSE SIGNATURE APPEARS HEREON.
THE TYPE OF SURVEY PERFORMED IS A BUILDING LOCATION SURVEY AND IS INTENDED TO DEPICT COMPLIANCE OR NONCOMPLIANCE WITH ZONING REGULATIONS WITH RESPECT TO BUILDING LOCATION.
BOUNDARY DETERMINATION IS BASED ON A DEPENDENT RESURVEY.
THIS SURVEY HAS BEEN PREPARED IN ACCORDANCE WITH SECTIONS 39-300a-1, 39-300a-2, 39-300a-3, 39-300a-4, 39-300a-5, 39-300a-6, 39-300a-7, 39-300a-8, 39-300a-9, 39-300a-10, 39-300a-11, 39-300a-12, 39-300a-13, 39-300a-14, 39-300a-15, 39-300a-16, 39-300a-17, 39-300a-18, 39-300a-19, 39-300a-20 OF THE REGULATIONS OF CONNECTICUT STATE AGENCIES 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.
TO MY KNOWLEDGE AND BELIEF, THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON, AND CONFORMS TO THE HORIZONTAL ACCURACY OF A CLASS "A-2" SURVEY.

R K W
LAND SURVEYING
Survey date FEBRUARY 11, 2016
22 East Ave. / P.O. Box 788
New Canaan, Connecticut
Tel: 203 - 966 - 3501
Fax: 203 - 966 - 3503



PROPOSED POOL, SPORTS COURT, GENERATOR AND COTTAGE TRELLIS ADDED NOV. 4, 2016
POOL, SPORTS COURT, COTTAGE AND GENERATOR ASBUILT ADDED - JANUARY 2, 2018
PROPOSED SUNROOM ADDED - FEBRUARY 25, 2021