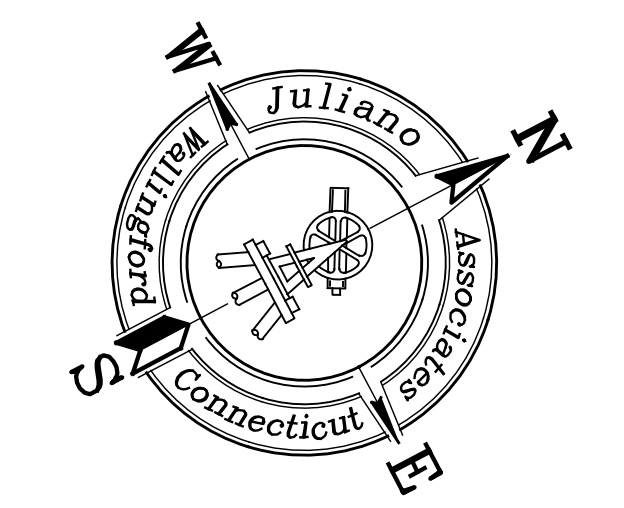


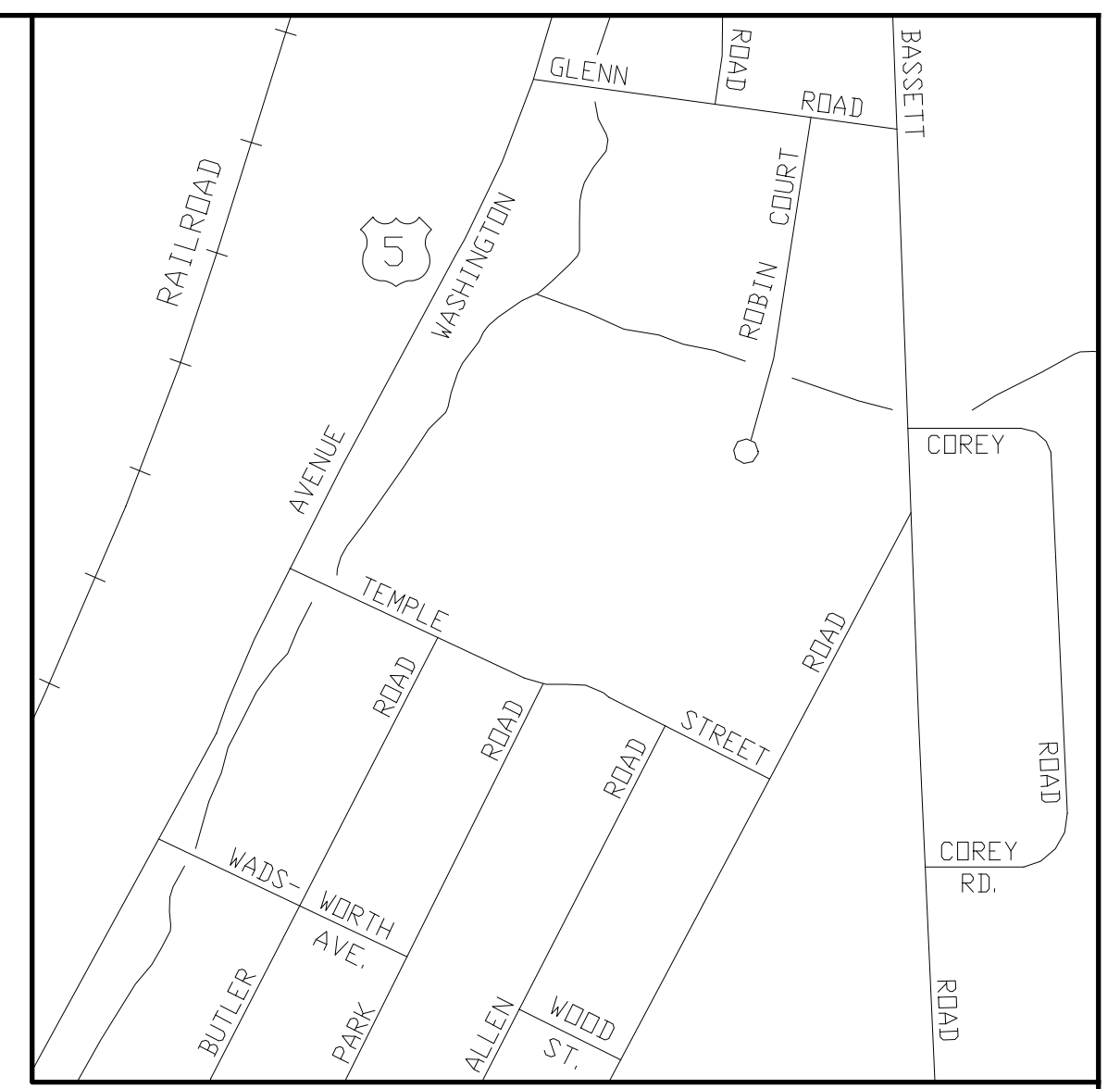
N/F  
375 Washington Avenue Association, LLC  
375 Washington Avenue  
85/15

N/F  
MCPI, LLC  
369 Washington Avenue  
85/14

N/F  
325 Lafayette Street Association, LLC  
345 Washington Avenue  
85/12



Connecticut Grid System  
(NAD 83)  
0' 20' 40' 60'



Site Location Plan  
Scale: 1" = 500'

- SURVEYOR'S NOTES:**
- THIS SURVEY AND MAP HAVE BEEN PREPARED IN CONFORMANCE WITH REGULATIONS AS DEFINED IN THE STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT IN ACCORDANCE WITH THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300b-1 THRU 20-300b-20, AS AMENDED OCTOBER 26, 2018.
  - THE TYPE OF SURVEY PERFORMED IS AN IMPROVEMENT LOCATION SURVEY AND IS INTENDED TO DEPICT OR NOTE THE POSITION, HORIZONTALLY AND, WHERE REQUIRED, VERTICALLY, BETWEEN PARTICULAR EXISTING OR PROPOSED IMPROVEMENTS WITH RESPECT TO THE APPLICABLE MUNICIPAL OR STATUTORY REQUIREMENTS. THE PURPOSE OF THIS TYPE OF SURVEY IS TO ENABLE DETERMINATION OF COMPLIANCE WITH SAID REQUIREMENTS. NO OTHER IMPROVEMENTS OR FEATURES NEED BE DEPICTED.
  - THE BOUNDARY DETERMINATION CATEGORY IS A RESURVEY OF MAP REFERENCE 9b.
  - THIS SURVEY CONFORMS TO A HORIZONTAL ACCURACY STANDARD OF CLASS A-2.
  - AZIMUTHS AND COORDINATES ARE BASED UPON THE CONNECTICUT GRID SYSTEM NORTH AMERICAN DATUM OF 1983 (NAD 83).
  - THE PROPERTY IS LOCATED WITHIN A IL-30 (LIGHT INDUSTRIAL) ZONE.
  - THE AREA OF THE PROPERTY IS 69,200± SQUARE FEET (1.59± ACRES).
  - THE PROPERTY IS DESIGNATED ON THE NORTH HAVEN ASSESSOR'S RECORDS AS PARCEL 085/013.
  - REFERENCE IS MADE TO THE FOLLOWING MAP(S):
    - CONNECTICUT DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP, TOWN OF NORTH HAVEN, WASHINGTON AVENUE FROM INTERSTATE 91 NORTHERLY TO THE WALLINGFORD TOWN LINE. SCALE: 1" = 40', DATED: AUGUST 23, 1985. NUMBER: 100-15, SHEETS 3 AND 4 OF 9.
    - GENERAL LOCATION SURVEY, LAND OF 355 WASHINGTON AVENUE, LLC. PREPARED FOR CBS OUTDOOR, INC. #355 WASHINGTON AVENUE, NORTH HAVEN, CONNECTICUT. SCALE: 1" = 30', DATED: 04/27/09 REVISED TO 03/31/10. MAP PREPARED BY JULIANO ASSOCIATES, LLC. SAID MAP ON FILE IN THE NORTH HAVEN LAND RECORDS.
    - EXHIBIT C OF THE DECLARATION OF ENVIRONMENTAL LAND USE RESTRICTION AND GRANT OF EASEMENT, 325 LAFAYETTE STREET ASSOCIATES, LLC. 345 WASHINGTON AVENUE, NORTH HAVEN, CONNECTICUT. SCALE: 1" = 40', DATED: 12-12-02, REVISED TO 01-08-15. MAP PREPARED BY F.A. HESKETH & ASSOCIATES, INC. SAID MAP ON FILE IN THE NORTH HAVEN LAND RECORDS.
    - PROPERTY SURVEY, ALTA/NSPS LAND TITLE SURVEY, PREPARED FOR GENORAS MOTORS, 375 WASHINGTON AVE. NORTH HAVEN, CONN. SCALE: 1" = 30'. DATED: 04/18/2016. MAP PREPARED BY MEEHAN & GOODIN, ENGINEERS-SURVEYORS, P.C. SAID MAP ON FILE IN THE NORTH HAVEN LAND RECORDS.
  - PROPERTY IS SUBJECT/PRIVILEGED TO: RIGHTS, RESTRICTIONS, ENCUMBRANCES, COVENANTS, EASEMENTS, ETC. AS THE RECORD MAY APPEAR.
  - THIS BOUNDARY OPINION WAS MADE AND SURVEY MAP PREPARED FROM INFORMATION CONTAINED IN DEEDS AND MAPS OF RECORD, ALONG WITH PHYSICAL EVIDENCE LOCATED DURING THE FIELD SURVEY.

LEGEND			
○	IRON PIN/PIPE FOUND	---	PROPERTY LINES
□	MONUMENT FOUND	---	EXISTING PAVEMENT (NO CURB)
⊙	WELL	---	EXISTING PAVEMENT (BITUMINOUS CURB)
⊕	GATE/VALVE	---	CHAIN LINK FENCE
⊖	METER	---	EXISTING SANITARY
⊗	HYDRANT	---	EXISTING SANITARY LATERAL
⊘	POST	---	EXISTING GAS
•	BOLLARD	---	EXISTING WATER
⊙	UTILITY POLE	---	EXISTING WATER LATERAL
+	ANCHOR	---	EXISTING ELECTRICAL LINE
⊙	SIGN	---	EXISTING OVERHEAD ELECTRICAL
⊙	MANHOLE	---	EXISTING SHRUB LINE
⊙	CATCH BASIN	---	SIDEWALK
⊙	TREE	---	CONCRETE
⊙	PINE TREE	---	EXISTING BUILDING
⊙	BAYBERRY SHRUB		
⊙	JUNIPER SHRUB		
⊙	EXISTING SHRUB		

Limited Property/Boundary Survey  
Improvement Location Survey

Land of  
Michael Wenner  
#355 Washington Avenue  
North Haven, Connecticut

Drawn: MNISKI	Date: 09/16/20	Scale: 1" = 20'
Designed: MNISKI	Project no.: 20-216	Sheet: 1 of 1
Checked: MNISKI	Released: CJULIANO	Revision: 0

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M:\SUBMITTED\2020\216002-1-0.DWG 11/2/2020 2:46 PM MN

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

Christopher S. Juliano PELS #19725

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DATE	DESCRIPTION
	REVISIONS

