

LEGEND

- EX. PROPERTY LINE
- EX. EASEMENT LINE
- EX. PINS/MONS
- EX. E.O.P.
- EX. WETLANDS
- EX. WETLANDS BUFFER
- EX. CONTOUR
- EX. STREAM
- EX. CHAIN LINK FENCE
- EX. GUARD RAIL
- EX. SANITARY SEWER
- EX. STORM SEWER
- EX. UTILITY POLE
- EX. LIGHT POLE (SINGLE)
- EX. SANITARY CLEAN OUT
- EX. BOLLARD
- EX. GAS VALVE
- EX. WATER VALVE
- EX. TREELINE
- EX. TREE

Zoning Information Zone R-40	
ITEM	REQUIRED
MINIMUM LOT AREA	40,000 SF
MINIMUM LOT WIDTH	200'
BUILDING COVERAGE	N/A
MINIMUM SETBACKS FRONT	50'
MINIMUM SETBACKS SIDE	40'
MINIMUM SETBACKS REAR	50'

Survey Notes:

- This map has been prepared within the "Minimum Standards For Surveys and Maps in the State of Connecticut" as adopted for use by the regulations of Connecticut state agencies on September 26, 1996. (CT Sections 20-300b-20).
 -Type Of Survey: Zoning Location Survey
 -Boundary Determination Category: Dependant Resurvey
 -Horizontal Accuracy Class: A-2
- Map References
 A. REVISED MAP, BUDHY HILLS FARMS SUBDIVISION, SIMSBURY, CONNECTICUT, PROPERTY OF GREEN ACRES, INC., DATED, FEBRUARY 9, 1953, SCALE: 1"=100', BY DESMOND & YARWOOD, INC., SIMSBURY, CONNECTICUT
- Physical Evidence of Underground Utilities as Located In Field. All Underground Utilities Not Shown.

THESE DRAWINGS ARE INSTRUMENTS OF PROFESSIONAL SERVICE OF JONES ENGINEERING LLC, AND HAVE BEEN PREPARED SPECIFICALLY FOR THE OWNER OF THIS PROJECT AT THIS SITE, AND ARE NOT TO BE USED FOR ANY OTHER PURPOSE, LOCATION OR OWNER WITHOUT WRITTEN CONSENT OF JONES ENGINEERING LLC.

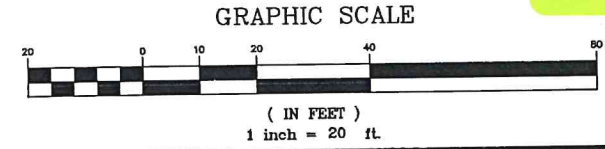


EXHIBIT 4

FILE NUMBER	SHEET NUMBER
221176	1 of 1

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

NOT VALID UNLESS ENCLOSED SEAL IS AFFIXED HEREON.

Jones E. Jones
 JONES E. JONES C.T. L.S. REG. NO. 12329

REVISIONS:	DATE:	DATE:	DATE:	DATE:	DATE:

JONES ENGINEERING LLC
 CIVIL ENGINEERING & LAND SURVEYING
 92 NORTH SUMMIT ST., SUITE 2A
 P.O. BOX 249
 SOUTHINGTON, CT 06488
 PHONE: (860) 821-0700
 FAX: (860) 821-6866

SCALE: 1"=20'
 DATE: 12/7/2021
 DRAWN BY: MICHAEL P. & TONIA J. GUGLIOTTI
 RBB
 CHECKED BY: JEU

JONES ENGINEERING LLC