

ZONING TABLE

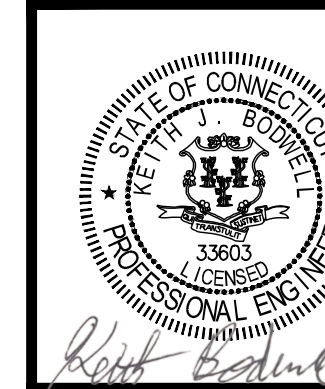
OWNER OF RECORD	THONGSENG RAMOS & RYAN TIC BATCHELDER
ZONE	LOCAL BUSINESS ZONE (LB)
MINIMUM LOT AREA IP ZONE	10,000 SF
MINIMUM LOT WIDTH	80 FT
FRONT YARD SETBACK	10 FT
SIDE YARD SETBACK	25 FT ONLY IF ADJACENT TO A RESIDENTIAL ZONE
REAR YARD SETBACK	25 FT ONLY IF ADJACENT TO A RESIDENTIAL ZONE
MAXIMUM HEIGHT	50 FT
MAXIMUM IMPERVIOUS SURFACE RATIO	0.75
TOTAL SITE AREA (SF)	18,100 SF
PROPOSED IMPERVIOUS SURFACE RATIO	0.60

LEGEND

- EXISTING IRON PIPE
- EXISTING IRON PIN
- SET IRON PIN
- - - EXISTING CONTOURS
- EX FENCE LINE



BODWELL ENGINEERING AND SURVEYING LLC
 92 CREAM HILL RD. - WEST CORNWALL, CT 06796
 860-318-5300 - BODWELLENENGINEERING.COM



SITE PLAN
 1050 EAST MAIN ST - TORRINGTON, CT
 Map 133 Block 006 Lot 040
 PREPARED FOR
 RYAN BATCHELDER
 1050 EAST MAIN ST
 TORRINGTON, CT 06790

APPROVED:

Ryan Batchelder

SCALE: 1"=20'
 DATE: SEPTEMBER 2022
 REV:

PROJECT#: 2021-21
 SHEET#: 1 OF 1