

ZONING DATA TABLE

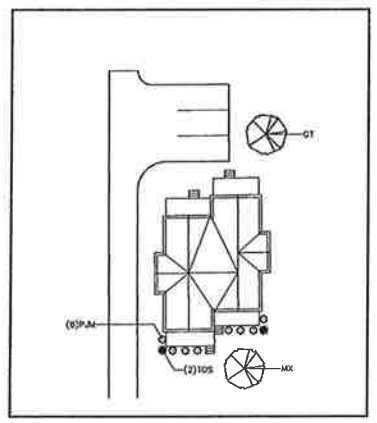
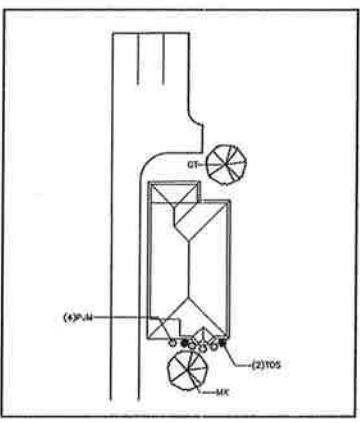
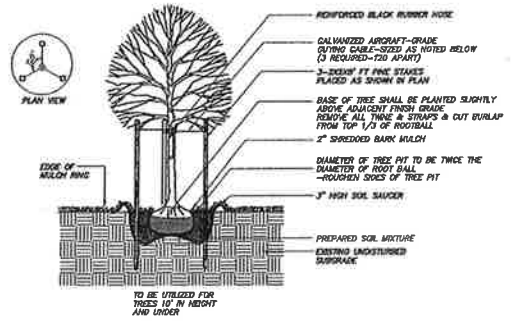
Zoning Classification: R3
 Minimum Lot Area: 6,000 Square Feet
 Minimum Frontage: 50 Feet
 Maximum Coverage: 25 Percent
 Minimum Front Yard: Building Line
 Minimum Side Yard:
 Total 15 Feet
 Minimum 5 Feet
 Minimum Rear Yard: 30 Feet
 Maximum Density: 75 Persons per Acre
 Minimum Open Space: 150 Square Feet per Person
 Minimum Parking: 1.5 Spaces per Unit
 Front Setback 25 Feet

RESIDENTIAL AREA = 4.63 Acres
 ROAD AREA = .71± Acres (Includes area of Proposed Property Acquisition)

APPROVED BY TOWN PLANNING & ZONING COMMISSION

DATE: _____

SIGN: _____

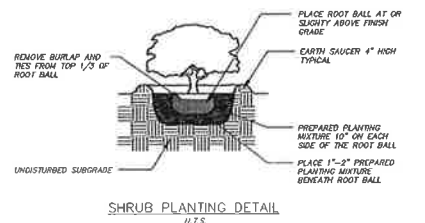


LANDSCAPE SCHEDULE

| SYMBOL | BOTANICAL NAME | COMMON NAME | SIZE | ROOT |
|--------|---|----------------------------|-------------------|-----------|
| GT | <i>Gleditsia tria. inermis</i> 'Christie' | Halka Thomless Honeylocust | 2.0" to 2.5" Cal. | B & B |
| MX | <i>Malus 'Floribunda'</i> | Floribunda Crabapple | 1.5" to 2.0" Cal. | B & B |
| PJM | <i>Rhododendron x 'P.J.M.'</i> | PJM Rhododendron | 18" to 24" Height | Container |
| TOS | <i>Thuja occidentalis 'Smargd'</i> | Emerald Green Arborvitae | 3' to 4' Height | B & B |

GENERAL LANDSCAPE NOTES:

Install all plants in 2" minimum shredded bark mulch over weed control fabric, no mulch within 12" of base of trees.
 Restore all other disturbed areas with 4 inches of loam, seed and mulch.



Revisions:

| No. | Date | Description |
|-----|----------|-----------------------------------|
| 1 | 11-09-04 | Revise lots, add playground |
| 2 | 11-11-04 | Revise lots, access to playground |
| 3 | 11-22-04 | Area of road computation, scale |
| 4 | 12-10-04 | Remove lots - add to playground |
| 5 | 05-19-05 | Remove lots - add to playground |
| 6 | 05-31-06 | City Comments |
| 7 | 04-03-08 | City Comments |
| 8 | 05-09-08 | City Comments |

MASTER SUBMISSION PLAN
 PREPARED FOR
TORAL DEVELOPMENT LLC
 BRACKETT SCHOOL HOUSING
 HARTFORD, CONNECTICUT

Date: 09-09-04 Drawn by: KLL Job no: 04193
 Scale: 1" = 50' Checked by: TSH Sheet no: 1 OF 1

MA-1

FAH F. A. Hesketh & Associates, Inc.
 6 Creamery Brook, East Granby, CT 06026
 CW & Traffic Engineers • Surveyors • Planners • Landscape Architects

Phone (860) 650-8000
 Fax (860) 844-8800
 e-mail: fah@fahinc.com