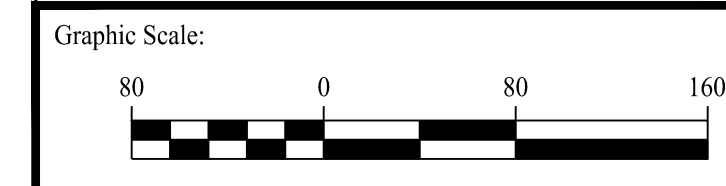


**INSET MAP**  
SCALE: 1" = 300'

- GENERAL NOTES**
1. THESE PLANS ARE FOR PERMITTING PURPOSES ONLY AND ARE NOT FOR CONSTRUCTION. NO CONSTRUCTION OR DEMOLITION SHALL COMMENCE UNTIL FINAL APPROVAL OF THIS PLAN IS GRANTED BY ALL GOVERNING AND REGULATORY AGENCIES.
  2. ALL PROPOSED SITE WORK TO BE COMPLETE IN ACCORDANCE WITH ALL PERMITS, APPROVALS AND CONDITIONS OF APPROVALS ISSUED BY LOCAL, STATE AND/OR FEDERAL REVIEWING AGENCIES.
  3. EXISTING BOUNDARY AND TOPOGRAPHY IS BASED ON A PLAN TITLED "PROPERTY SURVEY OF 754, 810 & 836 MIDDLE STREET AND 100 ROSCOMMON DRIVE MIDDLETOWN, CONNECTICUT", DATED JULY 29, 2022, SCALE: 1"=100', PREPARED BY ACCURATE LAND SURVEYING.
  4. THE LOCATION OF WETLANDS AND WATER COURSES WERE DELINEATED BY REMA ECOLOGICAL SERVICES LLC. ON MAY 17, 2022.

Rev. #:	Date	Description



**SOLLI ENGINEERING**  
 501 Main Street, Middletown, CT 06468 T: (203) 880-5455 F: (203) 880-9695  
 11 Vanderbilt Ave, Norwood, MA 02062 T: (781) 352-8491 F: (203) 880-9695

Drawn By:	MDM	Kevin Solli, P.E. CT 25759
Checked By:	CJB	
Approved By:	KMS	
Project #:	1908701	
Plan Date:	09/12/22	
Scale:	1" = 80'	

**OVERALL PARKING SUMMARY**

PARCEL	PROPOSED DEVELOPMENT	BLDG. AREA	REQUIREMENT	REQUIRED	PROPOSED
A	PROPOSED INDUSTRIAL	116,250 SF	1 SPACE / 500 SF	233	91
	TOTAL			233	91
B	PROPOSED INDUSTRIAL	58,575 SF	1 SPACE / 500 SF	118	38
	TOTAL			118	38
C	PROPOSED INDUSTRIAL	66,600 SF	1 SPACE / 500 SF*	134	92
	TOTAL			134	92
D	PROPOSED WAREHOUSE	224,000 SF	1 SPACE / 1,500 SF	150	150
	TOTAL			150	150

**PROPOSED DEVELOPMENT**  
 100 ROSCOMMON DRIVE  
 MIDDLETOWN, CONNECTICUT

Sheet Title:	Sheet #:
MASTER PLAN	MP-3

Dec 05, 2022 - 1:40pm jimgonzo  
 X:\SE Files\Project Data\2019\1908701 - 100 Roscommon Drive - Middletown, CT\Cadd Data\Concept - Full Site\1908701 - MP-3.dwg