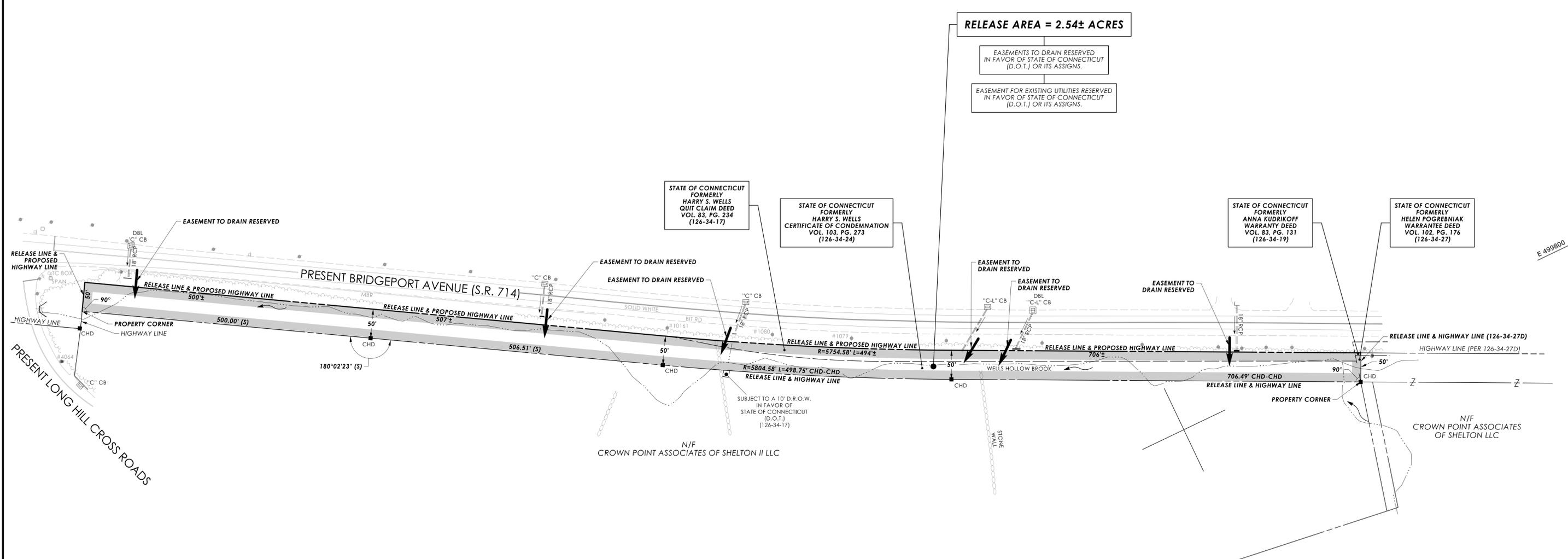


N 16500



**RELEASE AREA = 2.54± ACRES**

EASEMENTS TO DRAIN RESERVED  
IN FAVOR OF STATE OF CONNECTICUT  
(D.O.T.) OR ITS ASSIGNS.

EASEMENT FOR EXISTING UTILITIES RESERVED  
IN FAVOR OF STATE OF CONNECTICUT  
(D.O.T.) OR ITS ASSIGNS.

STATE OF CONNECTICUT  
FORMERLY  
HARRY S. WELLS  
QUIT CLAIM DEED  
VOL. 83, PG. 234  
(126-34-17)

STATE OF CONNECTICUT  
FORMERLY  
HARRY S. WELLS  
CERTIFICATE OF CONDEMNATION  
VOL. 103, PG. 273  
(126-34-24)

STATE OF CONNECTICUT  
FORMERLY  
ANNA KUDRIKOFF  
WARRANTY DEED  
VOL. 83, PG. 131  
(126-34-19)

STATE OF CONNECTICUT  
FORMERLY  
HELEN POGREBNIK  
WARRANTY DEED  
VOL. 102, PG. 176  
(126-34-27)

SUBJECT TO A 10' D.R.O.W.  
IN FAVOR OF  
STATE OF CONNECTICUT  
(D.O.T.)  
(126-34-17)

- REFERENCES:
1. CTDOT RIGHT OF WAY MAP NO. 126-10, SHEET NO. 1 OF 3, DATED SEPTEMBER 18, 1957
  2. CTDOT CONSTRUCTION PROJECT NO. 126-34, ENTITLED: "NICHOLS - SHELTON ROAD", SHEET NOS. 40, 42, & 44 OF 130 DATED 1941
  3. CTDOT B.R.C. FILE NO. 126-34-17
  4. CTDOT B.R.C. FILE NO. 126-34-19
  5. CTDOT B.R.C. FILE NO. 126-34-24
  6. CTDOT B.R.C. FILE NO. 126-34-27
  7. CTDOT B.R.C. FILE NO. 126-34-27D
  8. MAP ENTITLED: "PROPERTY SURVEY OF PROPERTY LOCATED AT 0 BRIDGEPORT AVENUE & 48 LONG HILL CROSS ROAD SHELTON, CONNECTICUT SHOWING PROPOSED R.O.W. RELEASE AREA PREPARED FOR CROWN POINT ASSOCIATES OF SHELTON II, LLC", SCALE: 1"=100', DATED APRIL 15, 2024, PREPARED BY ROSE TISO & CO. LLC.
  9. CT ECO 2019 ORTHO IMAGERY TILE NOS. 895660\_NE, 900660\_NW, 895665\_SE, & 900665\_SW

NOTES:

1. THIS COMPILATION PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE REGULATIONS OF CONNECTICUT STATE AGENCIES, SECTIONS 20-300B-1 THROUGH 20-300B-20, THE "MINIMUM STANDARDS OF ACCURACY, CONTENT & CERTIFICATION FOR SURVEYS AND MAPS," AS AMENDED OCTOBER 26, 2018. IT CONFORMS TO CLASS D ACCURACY AND IS INTENDED TO DEPICT THE LIMITS OF THE PROPERTY TRANSACTION AS NOTED HEREON. THIS PLAN WAS COMPILED FROM OTHER MAPS, RECORD RESEARCH AND/OR OTHER SOURCES OF INFORMATION. IT IS NOT TO BE CONSTRUED AS HAVING BEEN NECESSARILY OBTAINED AS THE RESULT OF A FIELD SURVEY AND IS SUBJECT TO SUCH CHANGE AS AN ACCURATE FIELD SURVEY MAY DISCLOSE.
2. THE TOPOGRAPHY AND PROPERTY LINE EVIDENCE DEPICTED ARE BASED UPON THE SURVEY/MAPPING DATA AS REFERENCED. UNLESS OTHERWISE NOTED, THESE PROPERTY/BOUNDARY LINES DO NOT REPRESENT THE PROFESSIONAL OPINION OF THE UNDERSIGNED.

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



DATE	REVISION	REQ. BY

VOID WITHOUT LIVE SIGNATURE AND EMBOSSED SEAL

TOWN NO. 126

PROJECT NO. 126-34

SERIAL NO. 24A

SHEET 1 OF 1 DATE

PLS #18823

CHRISTINE E. AUBREY, P.L.S.

TITLE TRANSPORTATION PRINCIPAL ENGINEER

DRAWN BY DFH

DATE 12-04-2024

CHECKED BY TJB

DATE 12-10-2024

**COMPILATION PLAN**

TOWN OF SHELTON

MAP SHOWING LAND RELEASED TO

---

BY

**THE STATE OF CONNECTICUT**

DEPARTMENT OF TRANSPORTATION

**BRIDGEPORT - SHELTON ROAD**

SCALE 1"=80'

DECEMBER 2024

SCOTT A. HILL, P.E.

CHIEF ENGINEER - BUREAU OF ENGINEERING AND CONSTRUCTION