

# Building Tenant Space Division

16 Stony Hill Road  
Bethel, Connecticut 06801

# BSA

Bennett Sullivan Associates, Inc.  
Architects and Planners

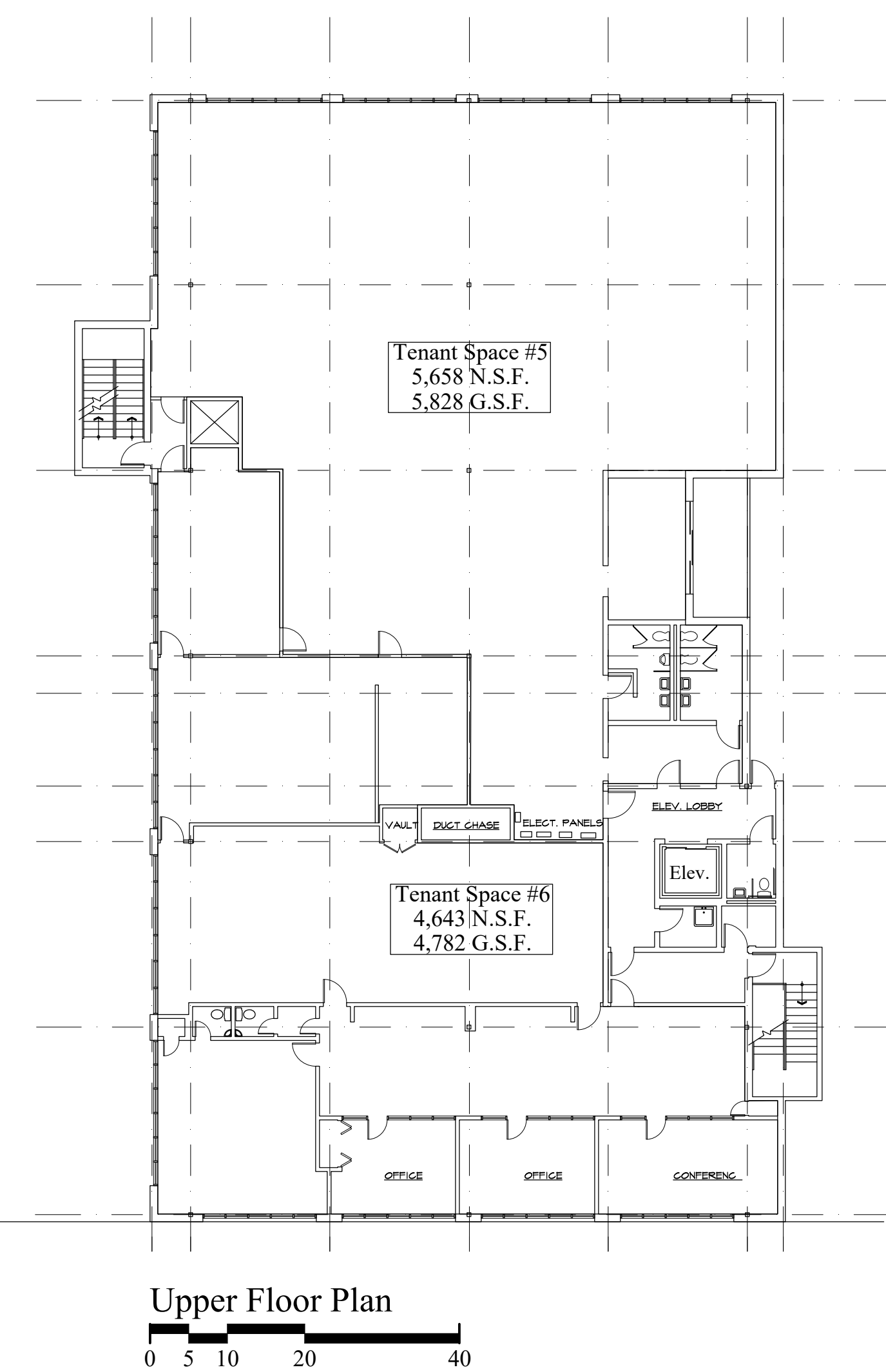
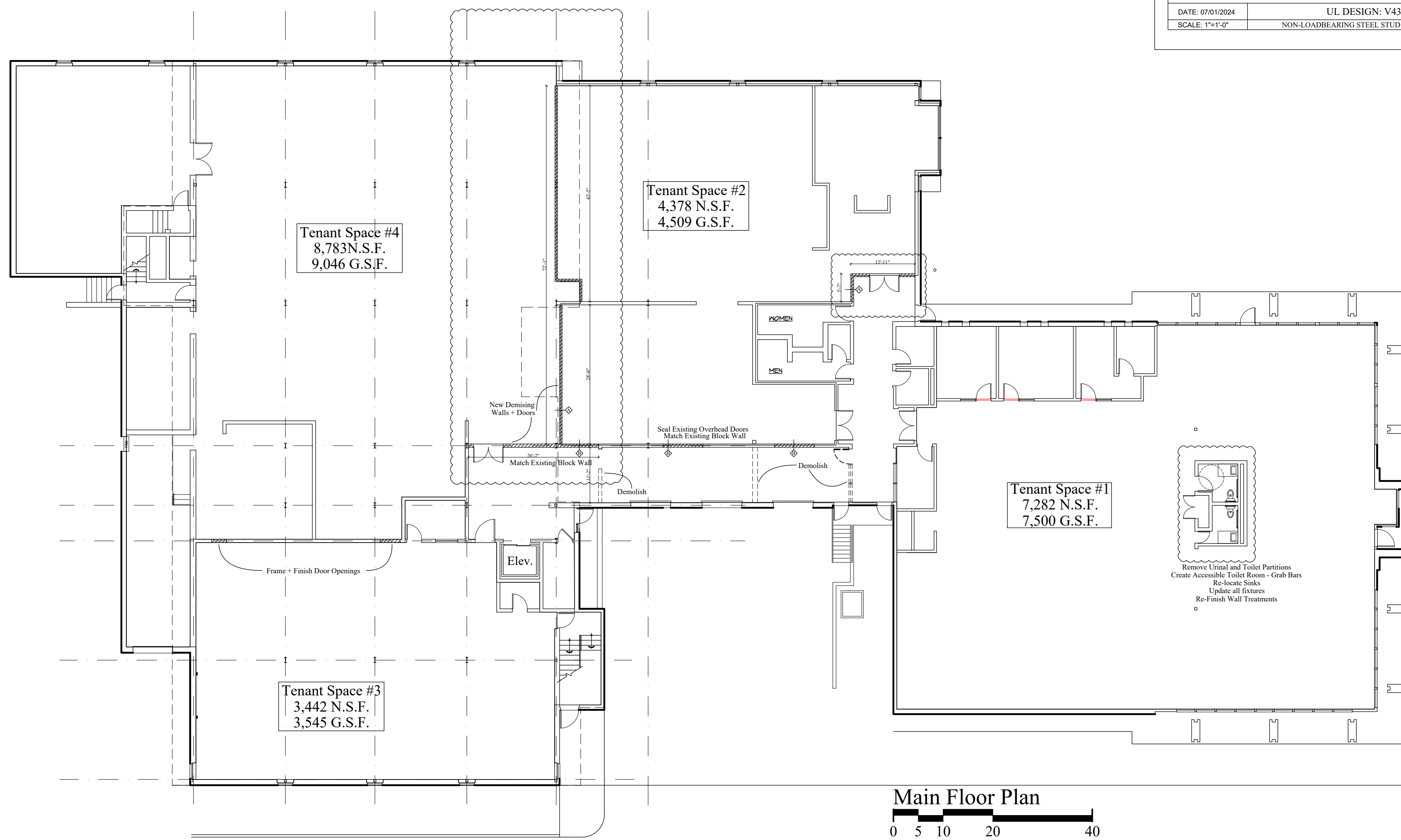
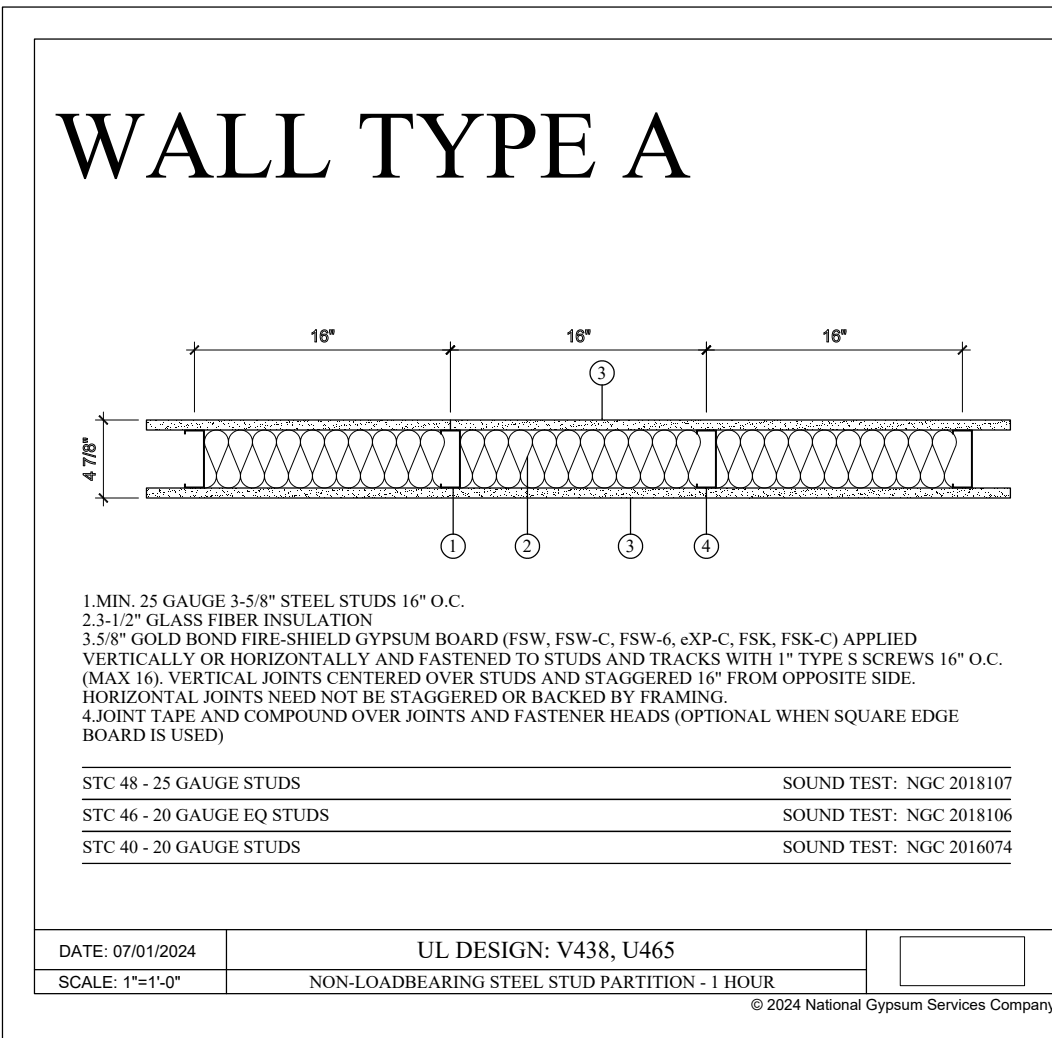
Suite 201, Three Pomperaug Office Park  
Southbury, Connecticut 06488  
203.264.8202

### General Notes

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**1 Proposed Demising Walls**  
 A.100 SCALE: 1/16" = 1'-0"

**2 Existing Upper Floor Plan**  
 A.100 SCALE: 1/16" = 1'-0"

## LAND USE

### Revisions

| No. | Date | Description | Initials |
|-----|------|-------------|----------|
|     |      |             |          |
|     |      |             |          |
|     |      |             |          |
|     |      |             |          |

Drawing Title  
**Proposed Floor Plans Demising Walls**

Scale 1/16" = 1' - 0"

Date January 8, 2026

Drawn By NTB

Checked By KTB

BSA Job Number 24-004

Drawing Number

# A.100

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## Site plan based on existing conditions

Survey done by:  
Arthur H. Howland  
143 West Street, Suite E  
New Milford, CT 06776  
Phone: (860) 354-9346

Done For:  
JAMM Real Estate, LLC.

EXISTING  
CONDITIONS  
NOT FOR CONSTRUCTION

## Revisions

| No. | Date | Description | Initials |
|-----|------|-------------|----------|
|     |      |             |          |
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## Drawing Title

Existing  
Conditions

Scale 1" = 30' - 0"

Date October 13, 2025

Drawn By NTB

Checked By KTB

BSA Job Number 24-020

## Drawing Number

SP.100

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## NOTES:

DEED REFERENCE: VOL. 88 P. 286, VOL. 84 P. 464, BETHEL LAND RECORDS - SURVEY CONSISTS OF TAX ASSESSOR'S LOT 59-108-05 ONLY AND NOT ALL LAND DESCRIBED IN DEED.

PARCEL SUBJECT TO UTILITY EASEMENT FOUND VOL.57 PAGE 312 BETHEL LAND RECORDS

SUBJECT LOT IS LOCATED WITHIN THE "C" ZONE DISTRICT

\*VARIANCE GRANTED OF SEC. 118-32(A) REGARDING FRONT YARD SETBACK  
\*\*VARIANCE GRANTED VOL. 556 PAGE 160 BETHEL LAND RECORDS  
\*\*\*VARIANCE GRANTED OF SECTION #118-32A. REFER TO VOL. 968 PAGE 1105 BETHEL LAND RECORDS

BUILDING SETBACK LINES DEPICT POSSIBLE LINES ONLY AND ARE SUBJECT TO INTERPRETATION BY TOWN ZONING OFFICIALS.

VERTICAL DATUM IS AN ASSUMED SYSTEM.

## MAP REFERENCES:

1) \*MAP PREPARED FOR BLACKSTONE INDUSTRIES, INC., BETHEL, CONNECTICUT, SCALE 1" = 40', AREA : 4.185 ACRES, DATE AUG. 27, 2001\*, PREPARED BY NEW ENGLAND LAND SURVEYING, P.C. AND RECORDED AS FILE 24 MAP 9, BETHEL LAND RECORDS.

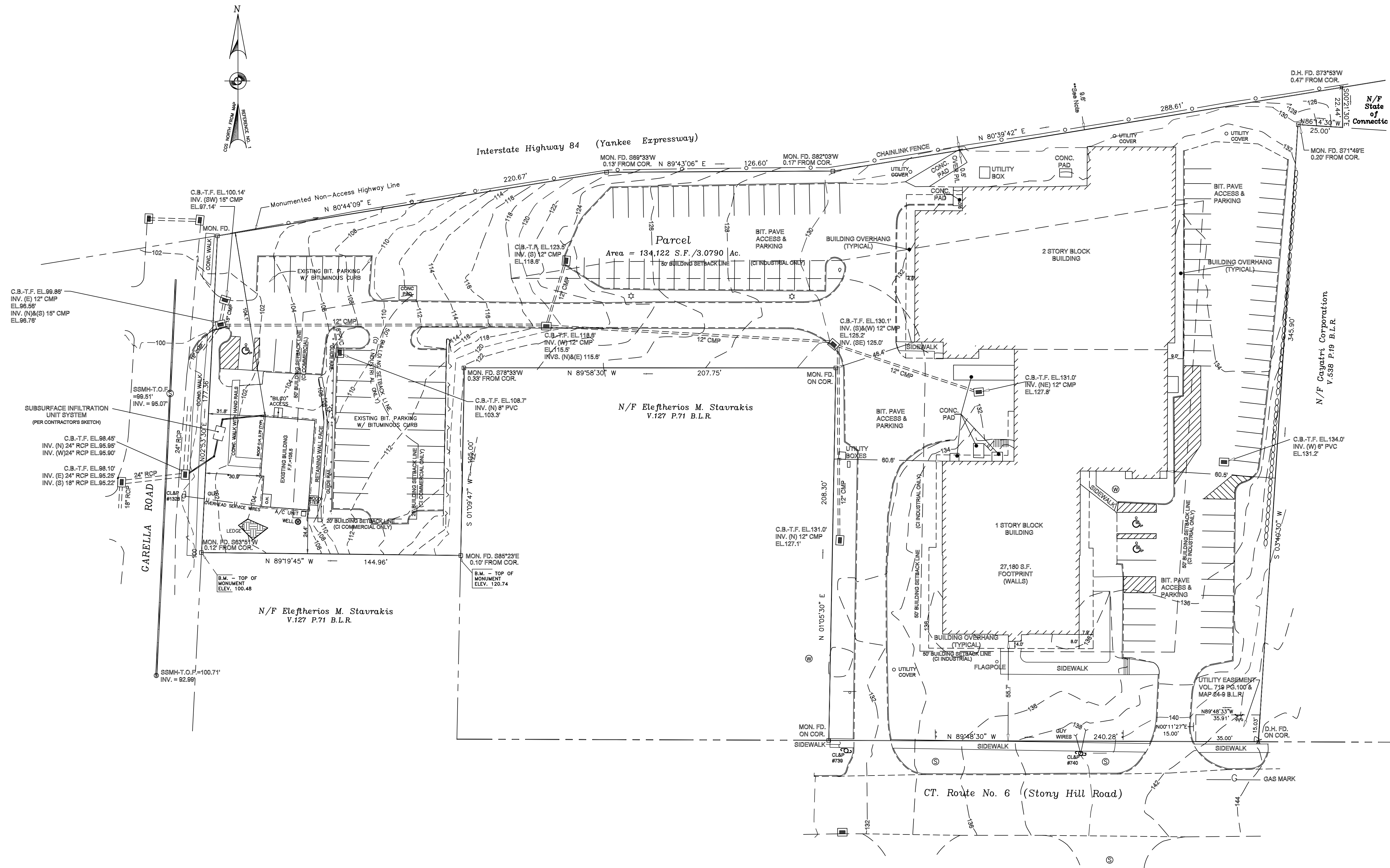
2) \*MAP SHOWING PROPERTY OF LOUIS KATZ, ROUTE U.S. 6, BETHEL, CONNECTICUT, SCALE 1" = 20', OCT. 16, 1971\*, PREPARED BY SYDNEY A. RAPP, JR. AND RECORDED AS FILE 14 MAP 3, BETHEL LAND RECORDS.

3) \*CONNECTICUT STATE HIGHWAY DEPARTMENT RIGHT OF WAY MAP, TOWN OF BETHEL, YANKEE EXPRESSWAY FROM THE DANBURY-BETHEL TOWN LINE NORTHEASTERLY TO THE BETHEL-BROOKFIELD TOWN LINE, SCALE 1" = 80', APRIL 1, 1964\* AND RECORDED AS FILE 11 MAP 24, BETHEL LAND RECORDS.

4) \*CONNECTICUT STATE HIGHWAY DEPARTMENT RIGHT OF WAY MAP, TOWN OF BETHEL, NEWTOWN-DANBURY ROAD FROM THE NEWTOWN TOWN LINE WESTERLY TO THE DANBURY TOWN LINE, SCALE 1" = 40', SEPT. 30, 1931\*.

## LEGEND

- EXISTING BOUNDARY LINE
- - - EXISTING BUILDING LINE/ SETBACKS
- EXISTING IRON PIN
- EXISTING IRON PIPE
- EXISTING MONUMENT
- EXISTING DRILL HOLE
- EXISTING SEWER PIPE
- ⊙ EXISTING SEWER MANHOLE
- ⊕ EXISTING UTILITY POLE
- EXISTING EDGE OF PAVEMENT (ROAD)
- EXISTING EDGE OF PAVEMENT (PARKING)
- EXISTING EDGE OF PAVEMENT (DRIVEWAY)
- EXISTING BUILDING/HOUSE
- EXISTING CHAIN LINK FENCE



OWNER OF RECORD: BLACKSTONE INDUSTRIES, INC.

Underground utility, structure and facility locations shown have been determined from record maps provided by utility companies, governmental agencies, testimony, field locations and other sources. Other utilities may exist on site or in the air shown. The size, location, and existence of all underground features must be field verified by the appropriate providers prior to construction. Call Before You Dig, 1-800-922-4455.

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Done For:  
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|-----|------|-------------|----------|
|     |      |             |          |
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|     |      |             |          |
|     |      |             |          |

Drawing Title  
**Proposed Building Division Tenant Use**

Scale 1" = 30' - 0"  
Date October 13, 2025  
Drawn By NTB  
Checked By KTB  
BSA Job Number 24-020

Drawing Number

# SP.101

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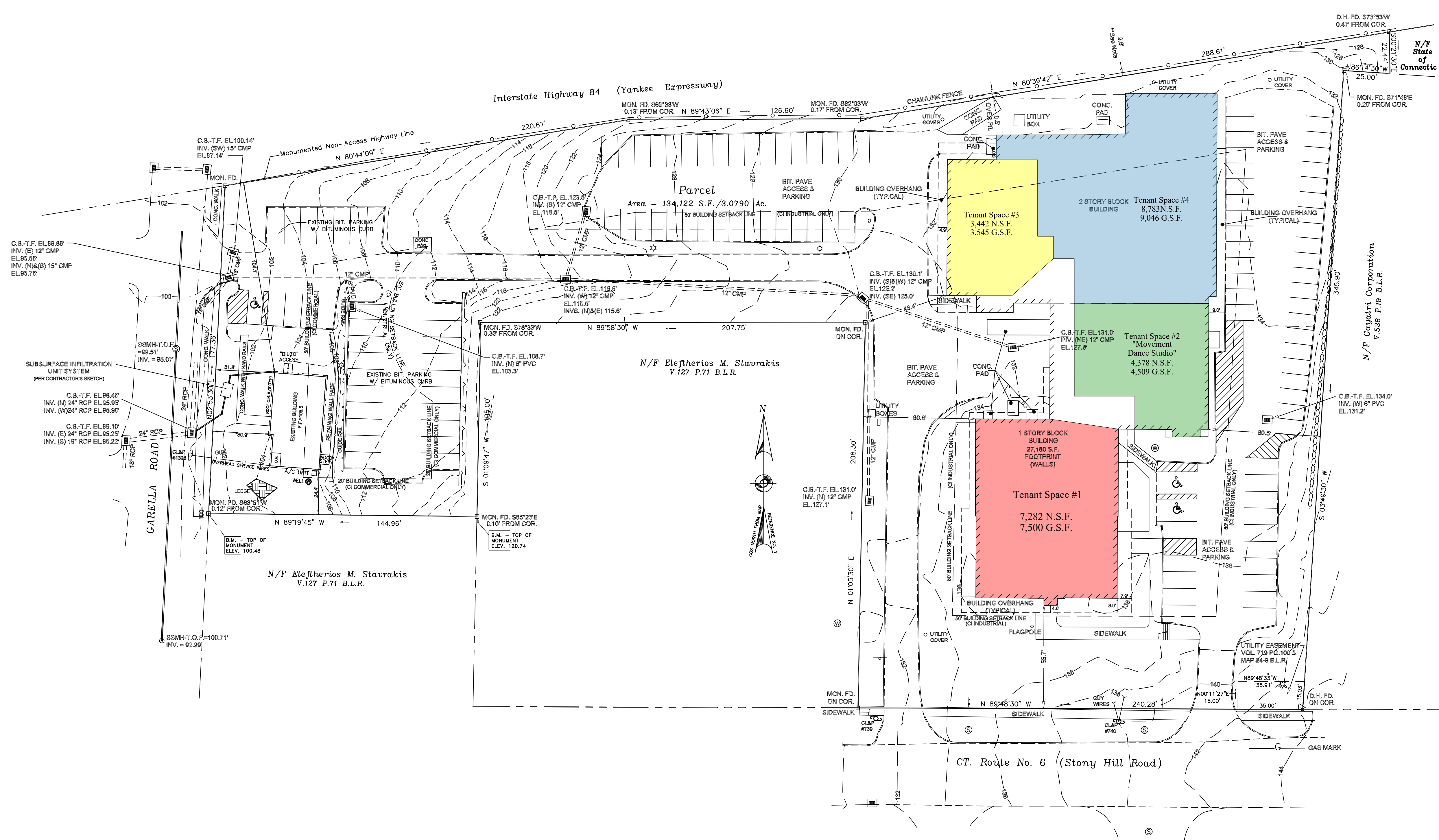
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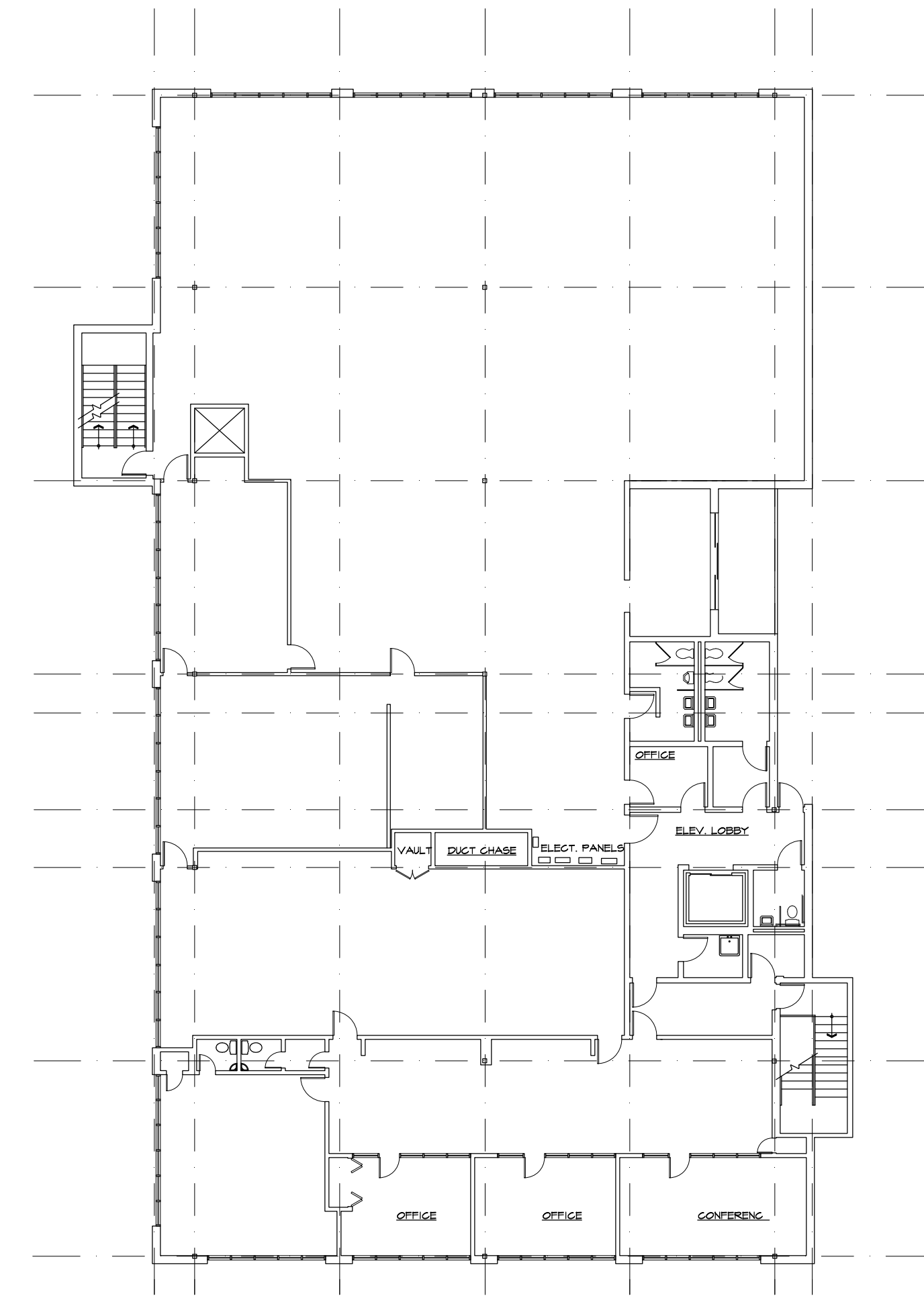
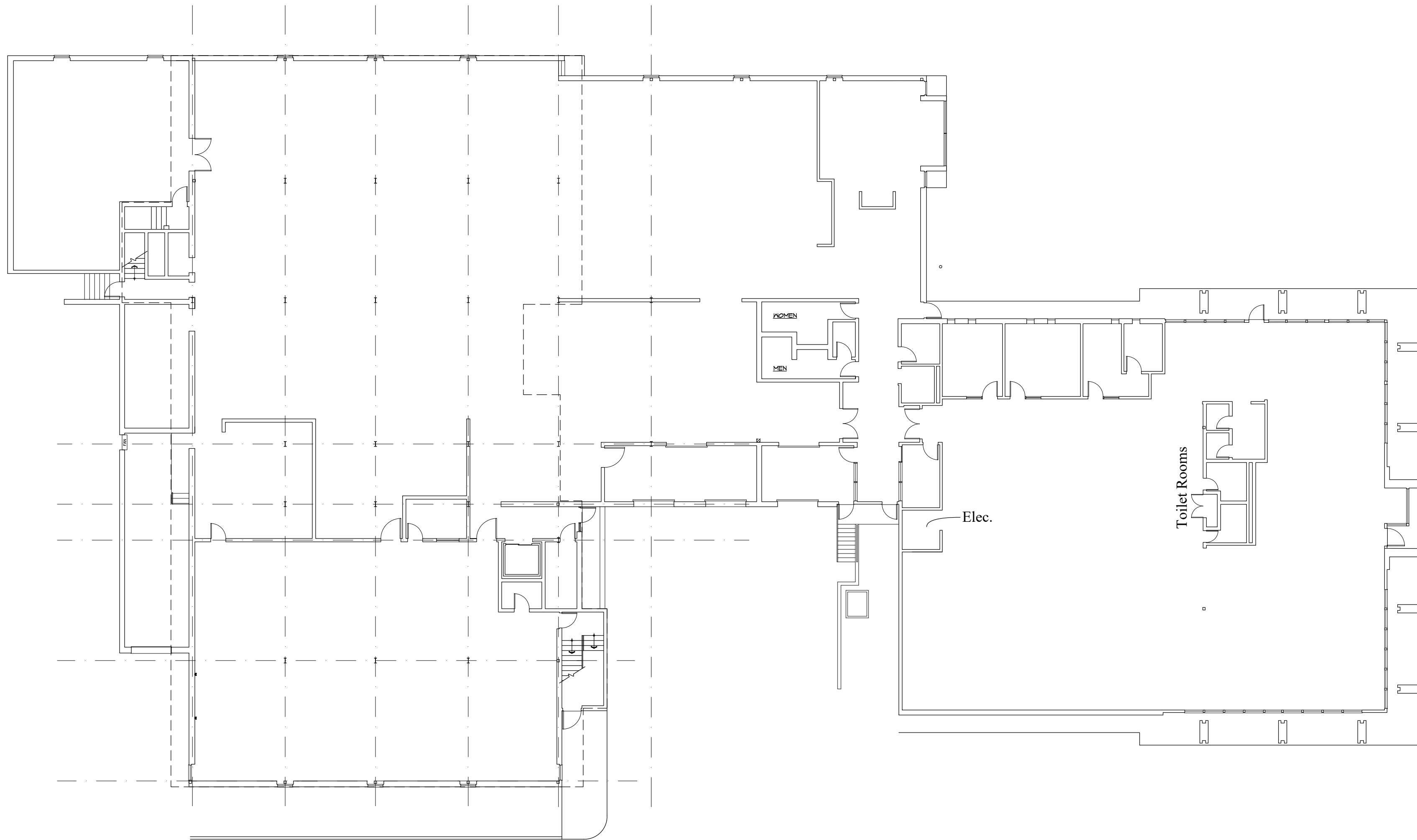
| No. | Date | Description | Initials |
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Drawing Title  
**Existing  
Floor Plans**

Scale 1/8" = 1' - 0"  
Date March 7, 2025  
Drawn By NTB  
Checked By KTB  
BSA Job Number 24-020

Drawing Number  
**X.100**

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SECOND FLOOR PLAN SCALE: 1/8" = 1' ft

**1** Existing First Floor Plan  
X.100 SCALE: 1/8" = 1'-0"

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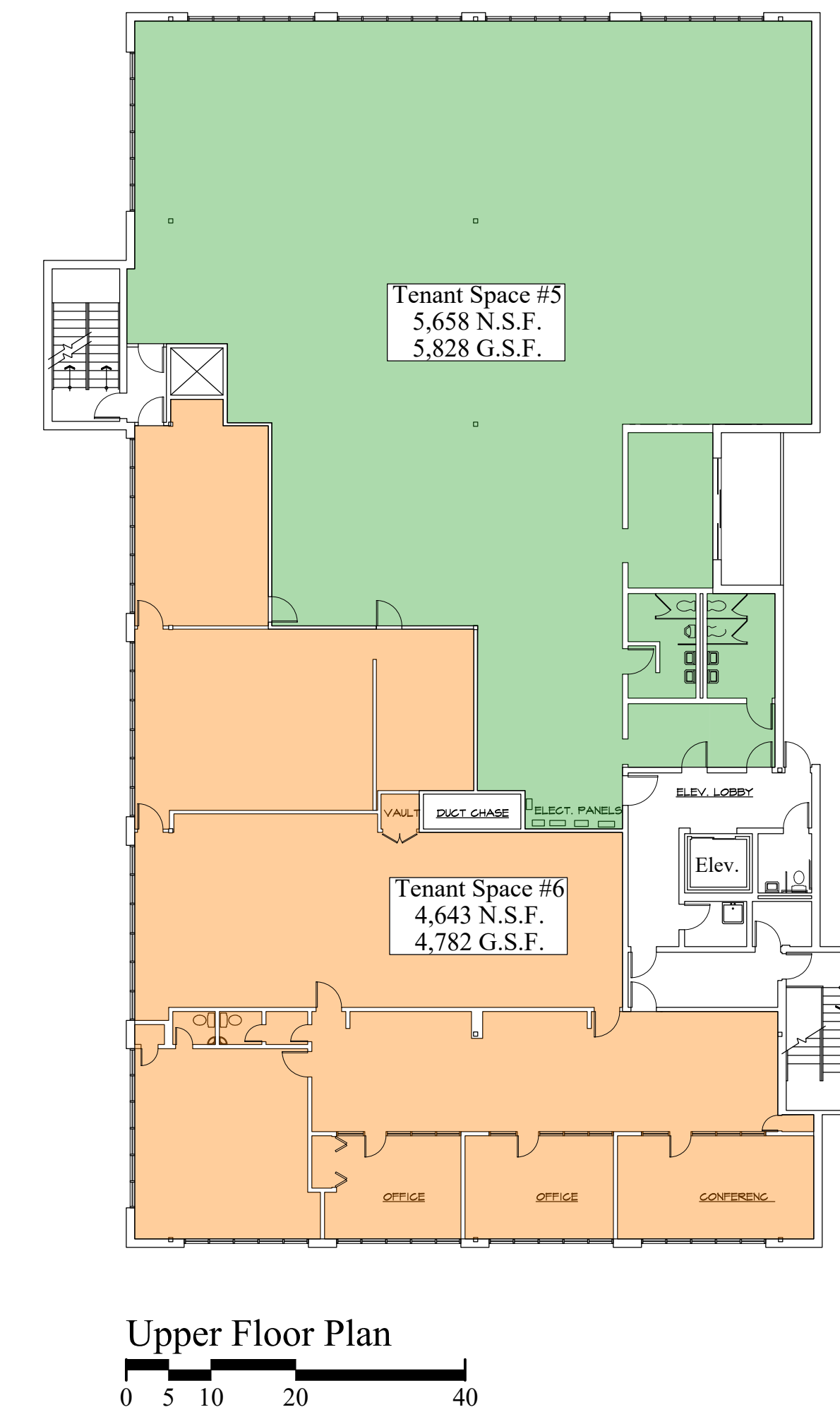
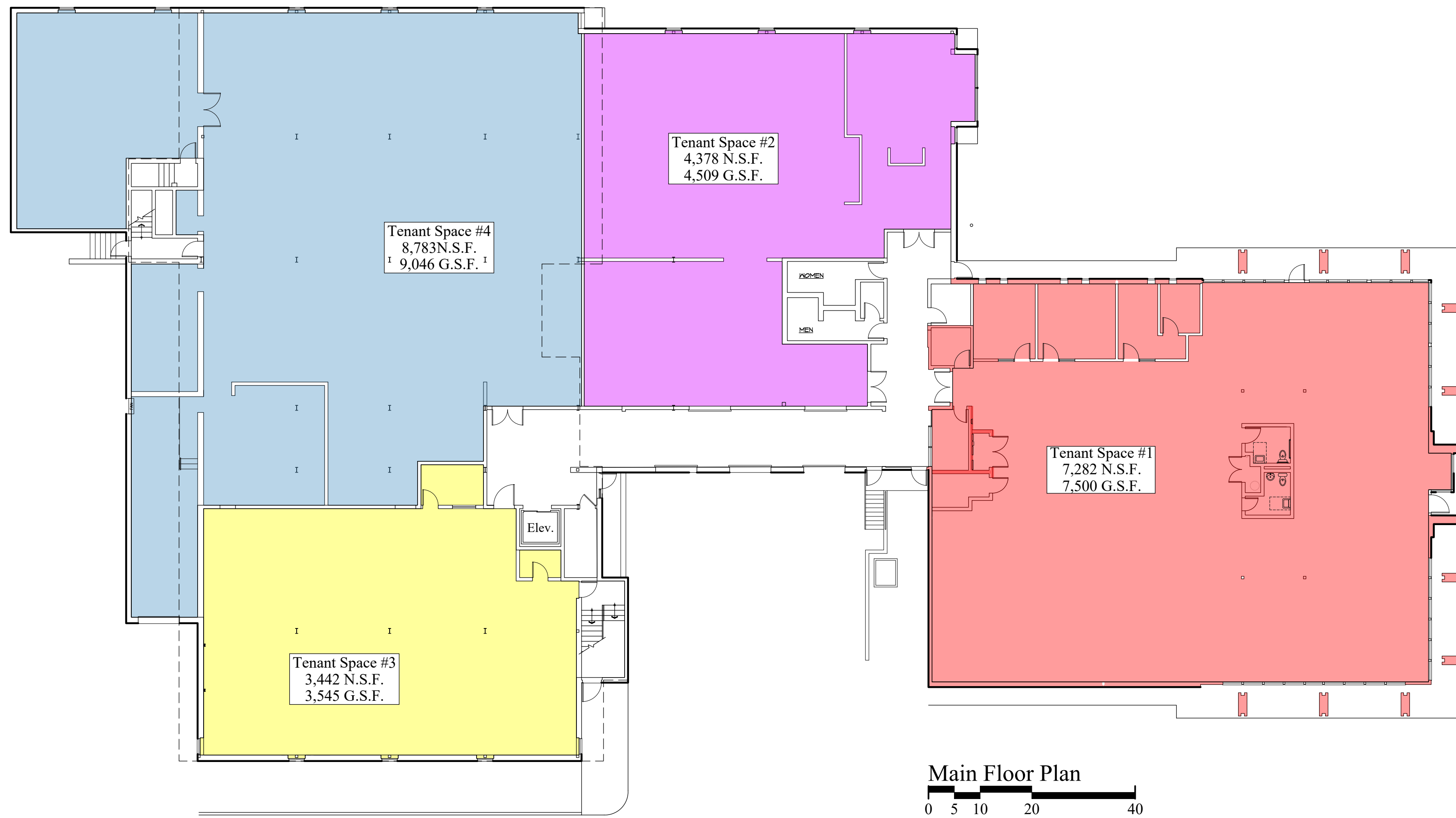
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|     |      |             |          |
|     |      |             |          |
|     |      |             |          |
|     |      |             |          |

Drawing Title  
**Proposed Tenant Divisions**

Scale 1/16" = 1' - 0"

Date March 7, 2025

Drawn By NTB

Checked By KTB

BSA Job Number 24-020

Drawing Number

# A.100

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# 1 Proposed Floor Plans

A.100 SCALE: 1/16" = 1'-0"