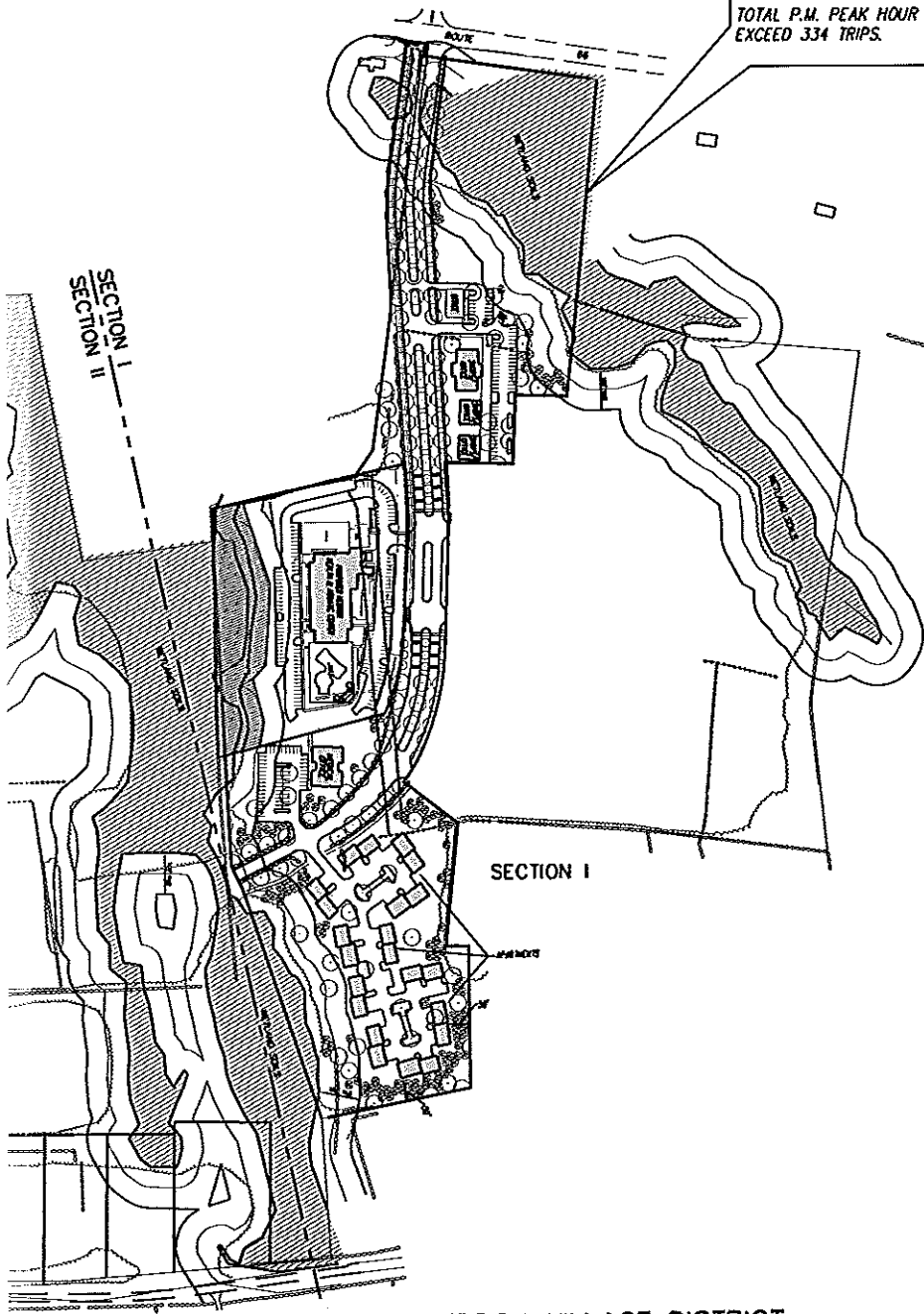


THIS AREA TO BE DEVELOPED AS PHASE ONE, HEBRON VILLAGE GREEN DISTRICT. BUILDINGS AND IMPROVEMENTS AS SHOWN ARE FOR ILLUSTRATIVE PURPOSES ONLY AND DO NOT NECESSARILY REPRESENT INTENDED DEVELOPMENT.

ALL DEVELOPMENT IN PHASE ONE IS SUBJECT TO LOCAL AND STC APPROVAL.

TOTAL P.M. PEAK HOUR TRIP GENERATION IN PHASE 1 NOT TO EXCEED 334 TRIPS.



HEBRON VILLAGE DISTRICT
PHASE ONE
SITE USE INFORMATION - CONCEPTUAL PLAN ONLY

MEGSON & HEAGLE
CIVIL ENGINEERS & LAND SURVEYORS, LLC
81 BANKEN ROAD
GLASTONBURY, CONN. 06033
PHONE (860)-659-0687

MASTER CONCEPT PLAN
REVISED PHASING SCHEDULE
HEBRON VILLAGE GREEN DISTRICT
HEBRON, CONN.

PHASE I USE	SPACE (SQ.FT.)	PARKING CALCULATIONS				20% REDUCTION IN PARKING FOR SHARED PARKING	PARKING		
		GROSS FLOOR AREA	20%	NET FLOOR AREA	SF/PARKING SPACE		REQ.	PROP.	
SHOPS	9,000	9,000	- 1,800	= 7,200	/ 150	=	48	- 10	= 38
OFFICE	9,000	9,000	- 1,800	= 7,200	/ 200	=	36	- 7	= 29
FITNESS CENTER	30,000-35,000	35,000	- 7,000	= 28,000	/ 100	=	280	- 56	= 224
MEDICAL OFFICE	15,000	15,000	- 3,000	= 12,000	/ 150	=	80	- 16	= 64
TOTAL	63,000-68,000						355		393
RESIDENTIAL APARTMENTS	44 UNITS						44		84
							TOTAL	399	447

CK. BY: MAF
DR. BY: SAM
DATE: 8-6-09
SCALE: 1"=200
SHEET 1 OF 1
MAP NO. 221-99-151K