

February 17, 2021

Mr. Winthrop Baum
25 Van Zant Acquisitions, LLC
25 Van Zant Suite 19C
Norwalk, CT 06855

Subject: 25 Van Zant Street ; Norwalk, Connecticut

Dear Mr. Baum:

Pursuant to your request we have reviewed the property at 25 Van Zant Street to determine if there have been any increases to the impervious parking areas associated with your current property improvements that would require additional storm drainage. The following summarizes our investigation and conclusions:

1. We reviewed the City of Norwalk Geographic Information System (GIS) map for the 25 Van Zant Street property to updated May 9, 2020 to determine the limits of the impervious parking areas.
2. We reviewed the Zoning Location Survey prepared by Arcamone Land Surveyors LLC for 25 Van Zant Street Properties LLC, dated November 5, 2019.
3. We visited the site January 3, 2021 the site and confirm the impervious areas on the Arcamone survey and the City of Norwalk GIS Mapping.
4. We also spoke with Steve Kleppin the Director of Norwalk's P&Z to confirm what his Commission is requesting.

Based our review of the existing survey, the City's GIS mapping and our observations during our site visits it appears that the existing parking areas are generally consistent with the maps and there have been no recent increases to the impervious parking lots.

Please contact me on 203-454-2110, ext. 200 or at asoumelidis@landtechconsult.com if you have questions or require clarification.

Very truly yours,

LANDTECH

ANDY SOUMELIDIS

ANDY SOUMELIDIS, P.E.

No. 27803

Senior Partner

PROFESSIONAL ENGINEER

C. P. Romano