

MAP PREPARED FOR
MICHAEL S. SHUSTER
DEBORAH A. MOREL
 #94 SALMON KILL ROAD
 SALISBURY, CONNECTICUT
 SCALE 1" = 60' DECEMBER 5, 2025
 TOTAL AREA = 27.344± ACRES

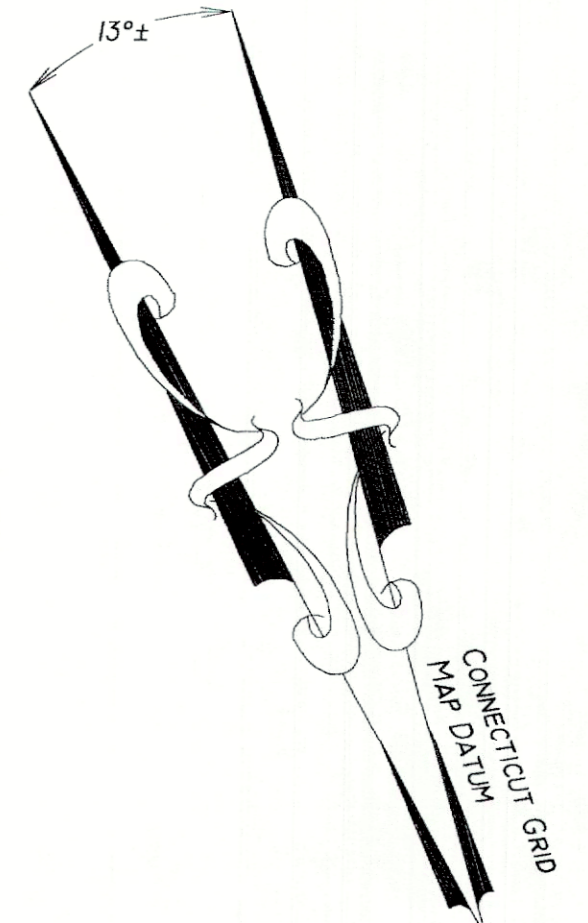
THIS SURVEY AND MAP HAS BEEN PREPARED IN ACCORDANCE WITH SECTIONS 20-300B-1 THRU 20-300B-20 OF THE REGULATIONS OF CONNECTICUT STATE AGENCIES "STANDARDS AND SUGGESTED METHODS AND PROCEDURES FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" AS REVISED OCTOBER 26, 2018 AND ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC., ON AUGUST 29, 2019. IT IS A PROPERTY BOUNDARY SURVEY BASED ON A FIRST SURVEY CONFORMING TO HORIZONTAL ACCURACY CLASS A-2.

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

Mathias M. Kiefer

MATHIAS M. KIEFER, L.L.S.#16101
 FROM THE OFFICE OF:
 LAMB KIEFER LAND SURVEYORS
 (SALISBURY, CONNECTICUT)
 MAP NOT VALID WITHOUT A LIVE SIGNATURE
 AND EMBOSSED SEAL

ALISON BLAGDEN KIEFER, TRUSTEE
 MATHIAS M. KIEFER, TRUSTEE
 OF THE ALISON BLAGDEN KIEFER REAL ESTATE TRUST OF 2021
 VOL. 265 PG. 474



BETH R. ESSIG
 JEFFREY L. BROWN
 VOL. 132 PG. 859

27.344± ACRES
1,191,112 S.F.

- NOTES**
- OWNER OF RECORD: MICHAEL S. SHUSTER AND DEBORAH A. MOREL. SALISBURY LAND RECORDS VOL. 274, PG. 1004.
 - REFER TO MAP TITLED "LANDS OF DOROTHY R. WALKER, TOWN OF SALISBURY, LITCHFIELD CO., CONN., SCALE 1" = 200', 3/16/76", BY WILLIAM L. KORMANIK, R.L.S. ON FILE WITH SALISBURY TOWN CLERK AS MAP #434.
 - REFER TO MAP TITLED "MAP OF LAND OF LOUISE G. GROSS TO BE CONVEYED TO BETH R. ESSIG & JEFFREY L. BRAUN, LIME ROCK ROAD, SALISBURY, CONNECTICUT, SCALE 1" INCH = 60 FEET, 23 JAN. 1985", BY GEORGE D. ADOTTE, ENGINEER AND SURVEYOR. ON FILE WITH SALISBURY TOWN CLERK AS MAP #1795.
 - REFER TO MAP TITLED "MAP SHOWING PORTION OF PROPERTY OF ALICE E. HOWELL IN TOWN OF SALISBURY, CONN., SCALE 1" INCH = 100 FEET, AREA = 13 50/100± ACRES, SEPT. 23, 1937, BY H. KNICKERBOCKER. ON FILE WITH SALISBURY TOWN CLERK AS MAP #86.
 - REFER TO SALISBURY LAND RECORDS VOL. 274, PG. 1004 FOR "...THE RIGHT TO KEEP AND MAINTAIN A DRAINAGE PIPE AND DITCH TO SALMON CREEK OVER THE LANDS OF FREDERICK H. REED ADJOINING ON THE NORTHWEST..."
 - REFER TO SALISBURY LAND RECORDS VOL. 209, PG. 961 (IRA HOWARD LEVY AND STANLEY GURELL TO MARY PATRICIA ARCHER, RECORDED 2-24-2006) FOR COVENANTS AND RESTRICTIONS RUNNING IN FAVOR OF LANDS ON THE SOUTHWESTERLY SIDE OF LIME ROCK / SALISBURY ROAD.
 - PROPERTY IS LOCATED WITHIN SALISBURY PLANNING AND ZONING "RR3 - RURAL RESIDENCE 3" ZONE. MINIMUM LOT AREA (NOT INCLUDING AREA OF AN ACCESS ROW) = 120,000 SQUARE FEET. MINIMUM BUILDABLE AREA = 20,000 SQUARE FEET. MINIMUM STREET FRONTAGE (LAND OWNED OR AN ACCESS ROW) = 25 FEET. MINIMUM YARD SETBACKS: FRONT = 40 FEET; SIDES AND REAR = 30 FEET. MINIMUM SQUARE LENGTH OF ONE SIDE SHALL FIT ON FRONT YARD SETBACK LINE) = 300 FEET. MAXIMUM BUILDING COVERAGE = 10%.
 - HIGHWAY LINES AS SHOWN ARE APPROXIMATE AND ARE SUBJECT TO THE ESTABLISHMENT OF THE HIGHWAY LAYOUT BY THE BOARD OF SELECTMEN OF THE TOWN OF SALISBURY.

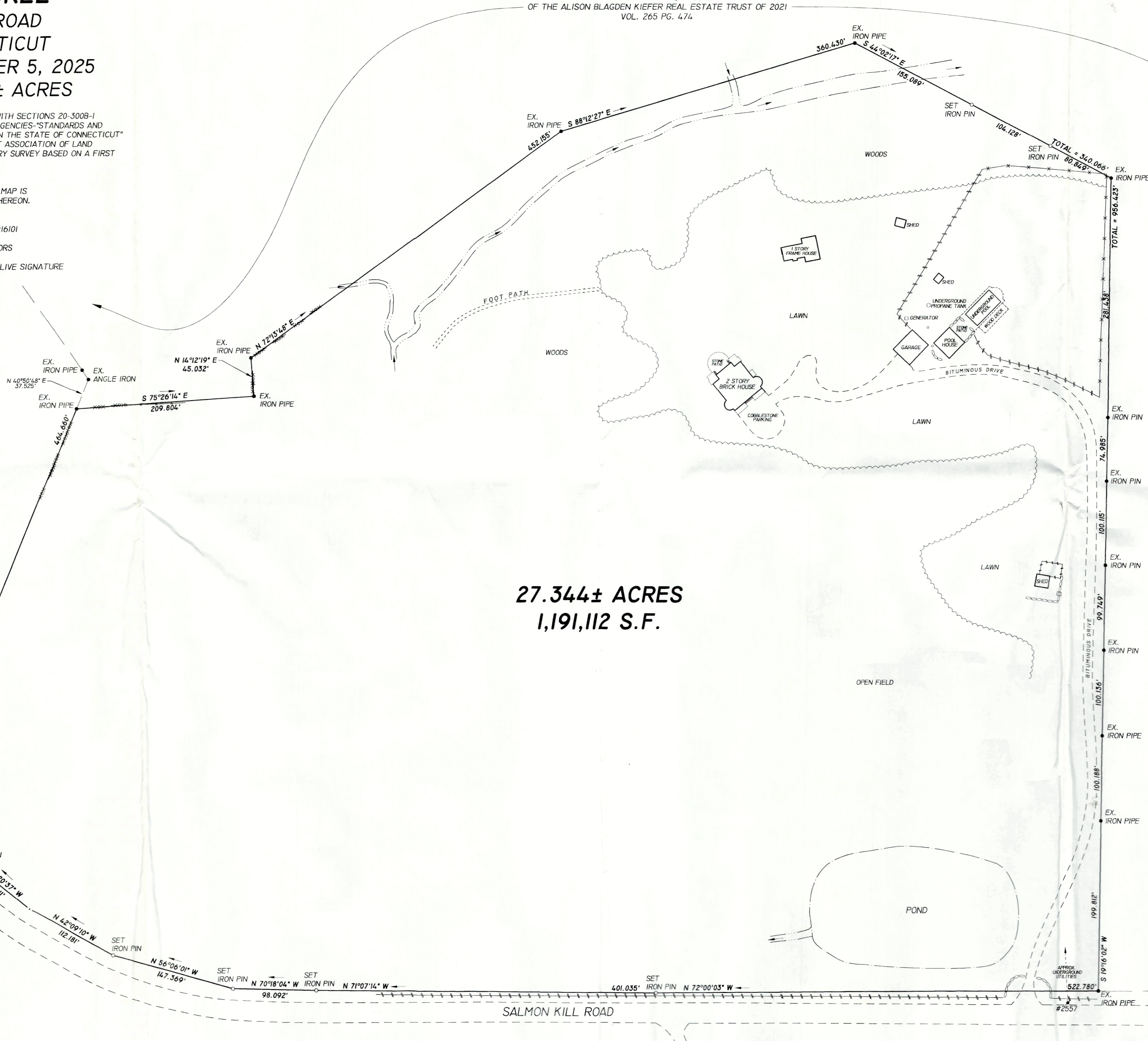
LEGEND

- FENCE POST
- UTILITY POLE
- EDGE BROOK
- EDGE POND
- STONEWALL
- WIRE FENCE
- WIRE FENCE REMAINS
- WOODEN FENCE
- EDGE LAWN

SCALE 60 0 60 120 180
 GRAPHIC SCALE - FEET

TO MAIN STREET - REES 44 & 41

TO LIME ROCK



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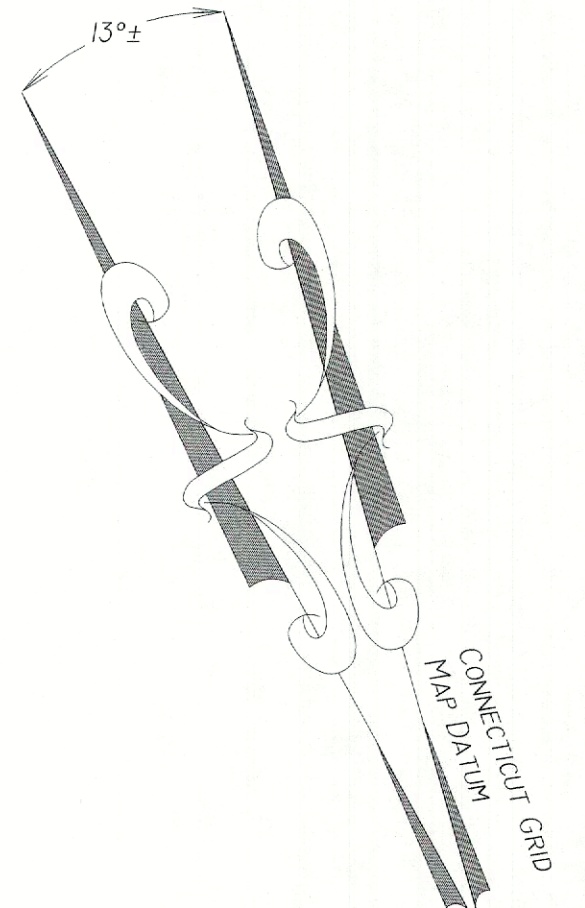
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27.344± ACRES
 1,191,112 S.F.



TO MAIN STREET - RIES LN & L7

TO LIME ROCK

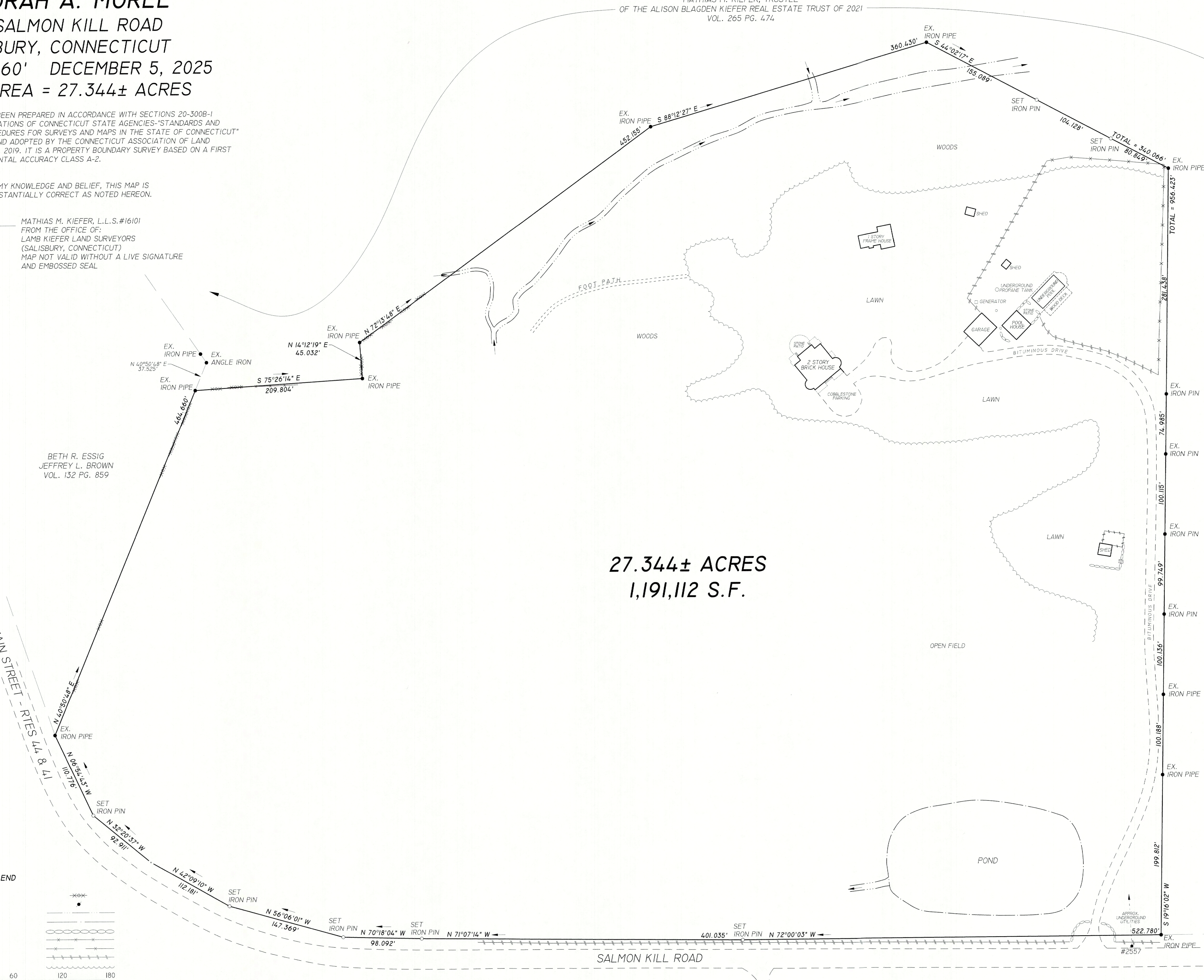
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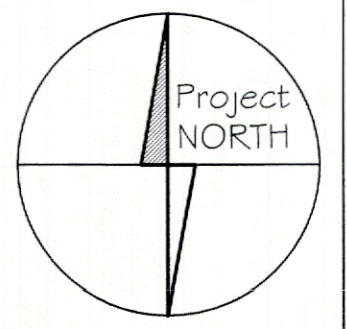
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- UTILITY POLE
- EDGE BROOK
- EDGE POND
- STONEWALL
- WIRE FENCE
- WIRE FENCE REMAINS
- WOODEN FENCE
- EDGE LAWN

SCALE 1" = 60'

GRAPHIC SCALE - FEET

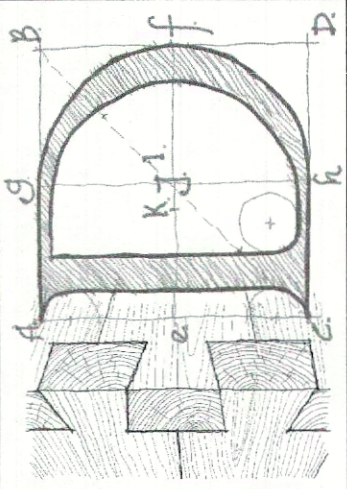
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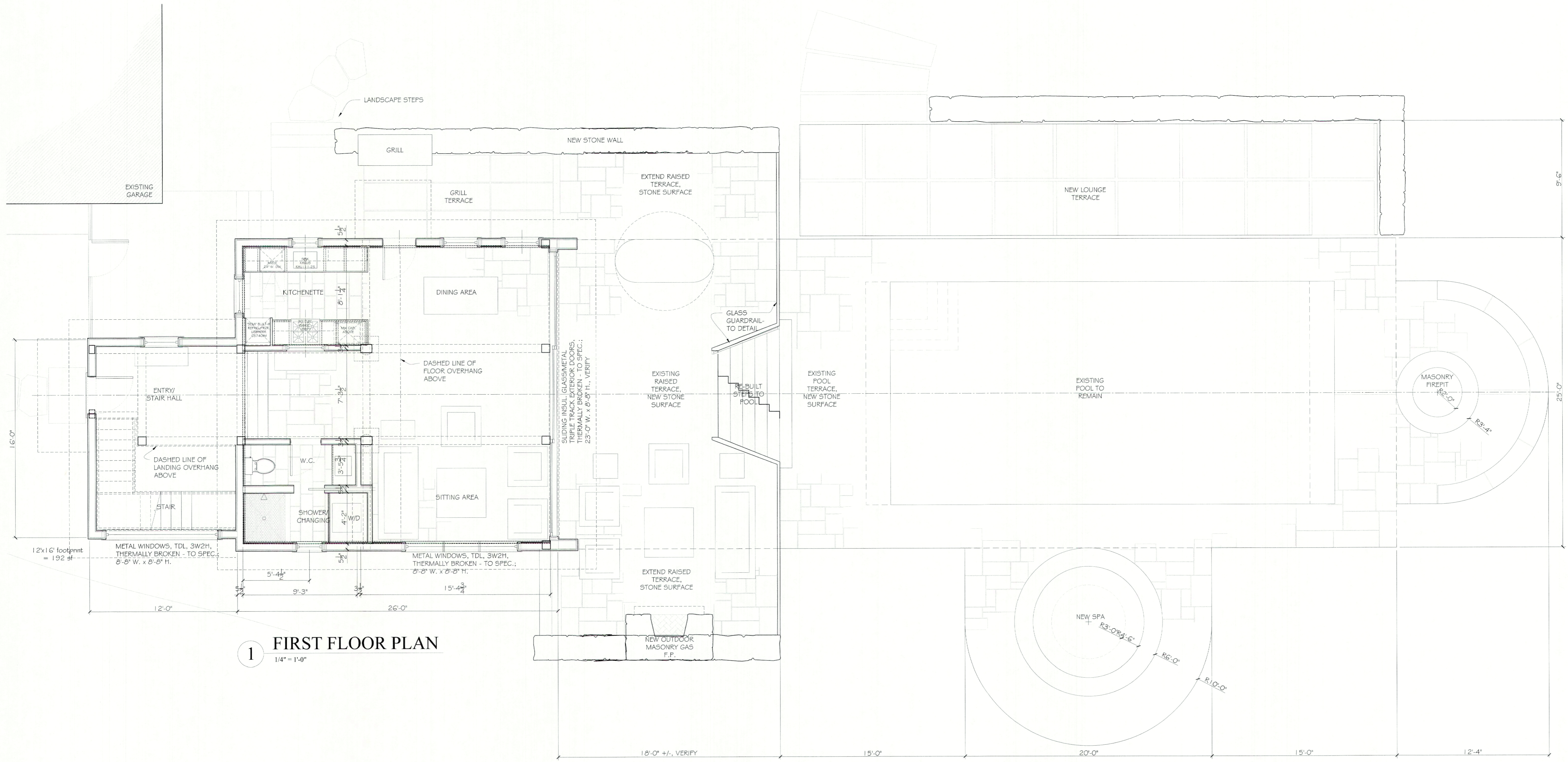


DRAWING TITLE:
DESIGN DEVELOPMENT-
MAIN LEVEL PLAN

PROJECT:
DEER RUN
POOL HOUSE RENOVATION
94 SALMON KILL ROAD
LAKEVILLE, CT

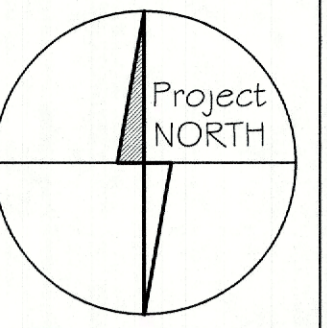
DATE:

PROJECT NO.: 2026-05-13
SHEET NO.: A.101
DRAWN BY: GR
SCALE: AS SHOWN



1 FIRST FLOOR PLAN
1/4" = 1'-0"

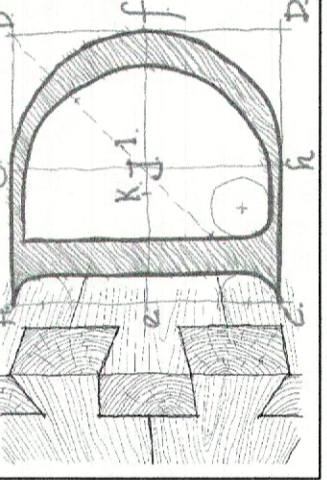
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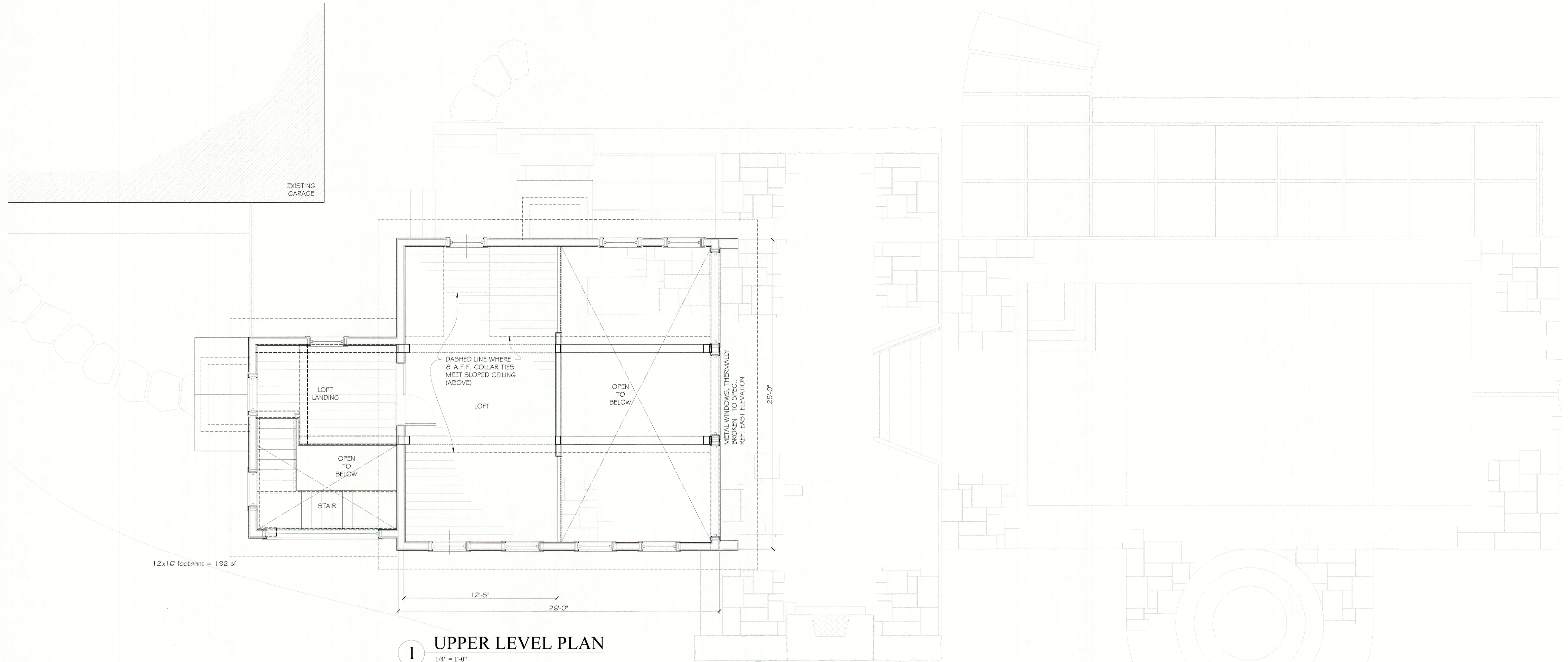
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DRAWING TITLE:
DESIGN DEVELOPMENT-
UPPER LEVEL PLAN

PROJECT:
DEER RUN
POOL HOUSE RENOVATION
94 SALMON KILL ROAD
LAKEVILLE, CT

DATE:
2026-05-13
PROJECT NO.:
SHEET NO.:
A.102

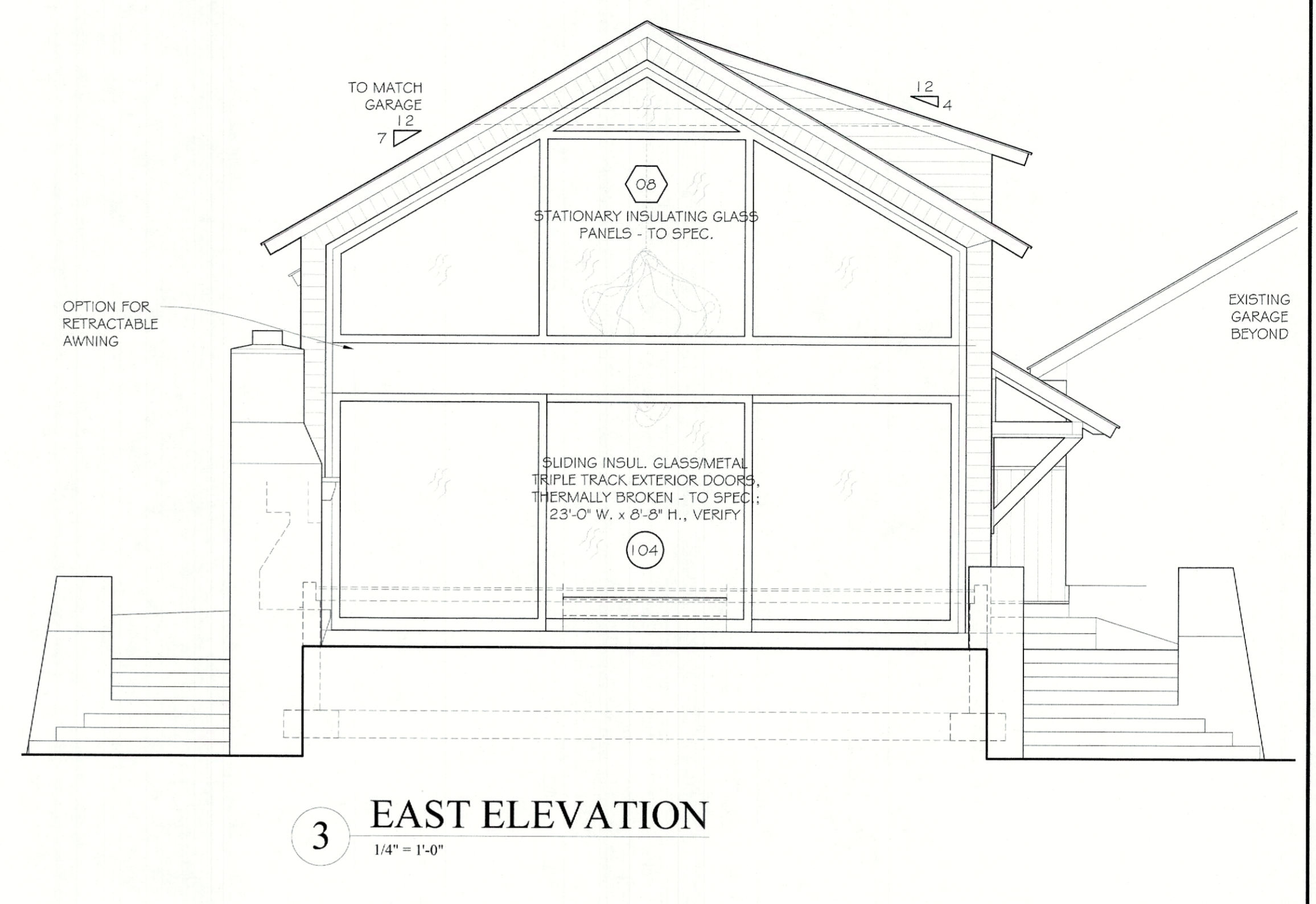


1 UPPER LEVEL PLAN
1/4" = 1'-0"

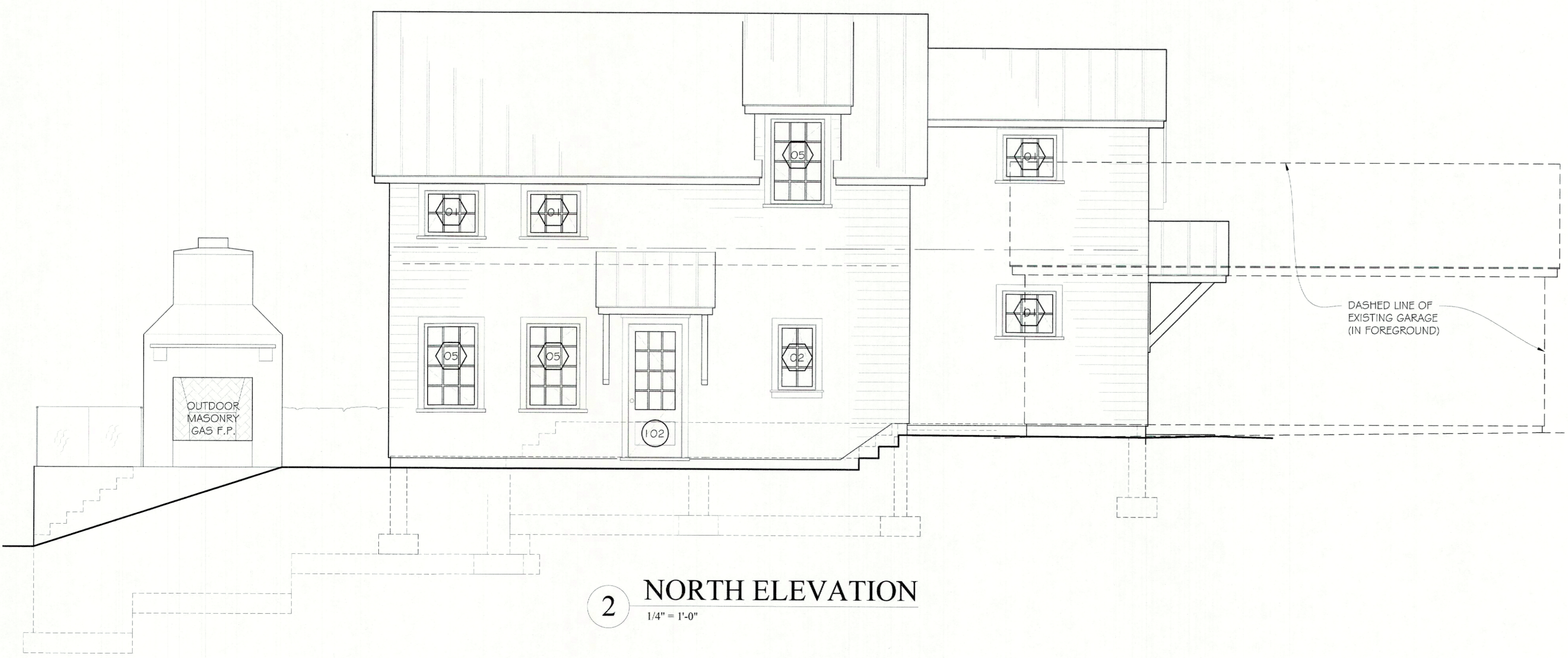
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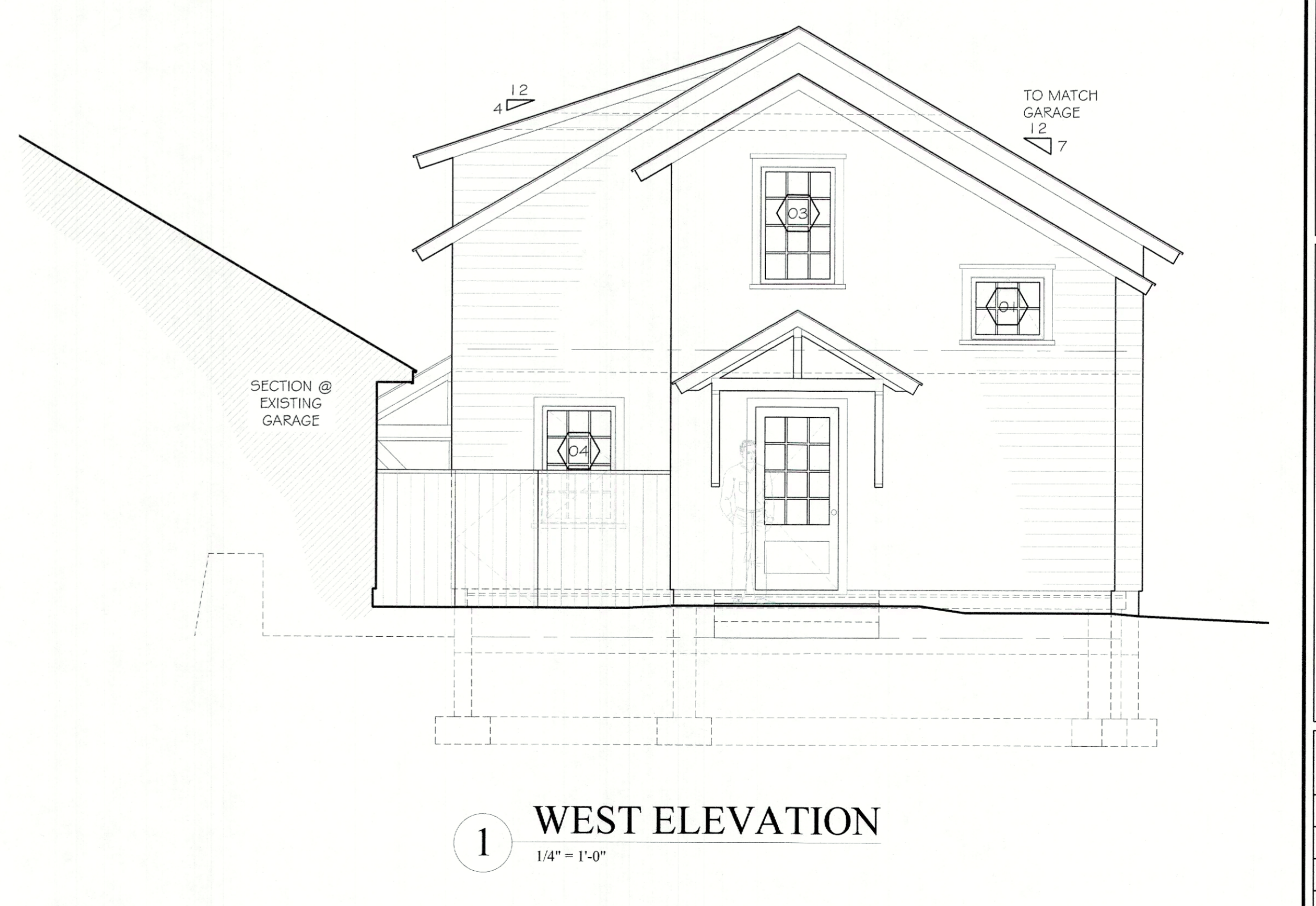
4 SOUTH ELEVATION
1/4" = 1'-0"



3 EAST ELEVATION
1/4" = 1'-0"



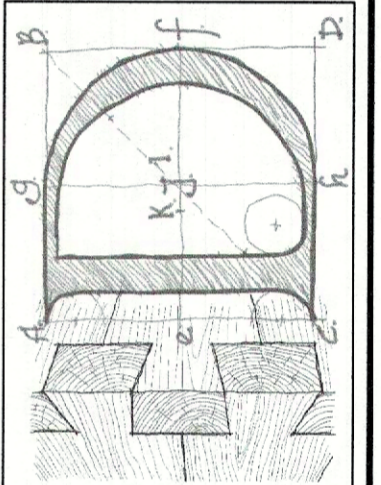
2 NORTH ELEVATION
1/4" = 1'-0"



1 WEST ELEVATION
1/4" = 1'-0"

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DRAWING TITLE:
DESIGN DEVELOPMENT -
ELEVATIONS

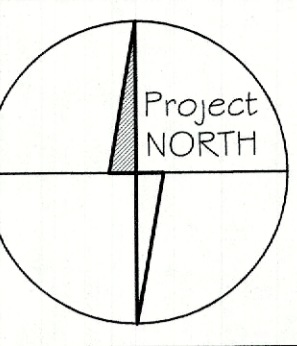
PROJECT:
DEER RUN
POOL HOUSE RENOVATION
94 SALMON KILL ROAD
LAKEVILLE, CT

DATE:
2026-05-13

PROJECT NO.:
DRAWN BY:
SCALE:
AS SHOWN

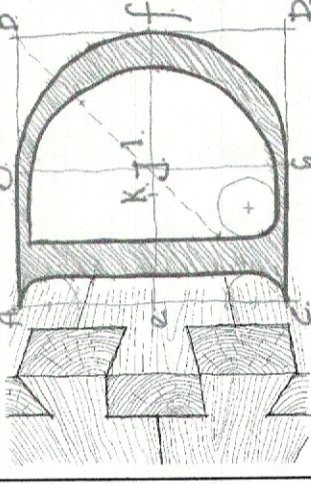
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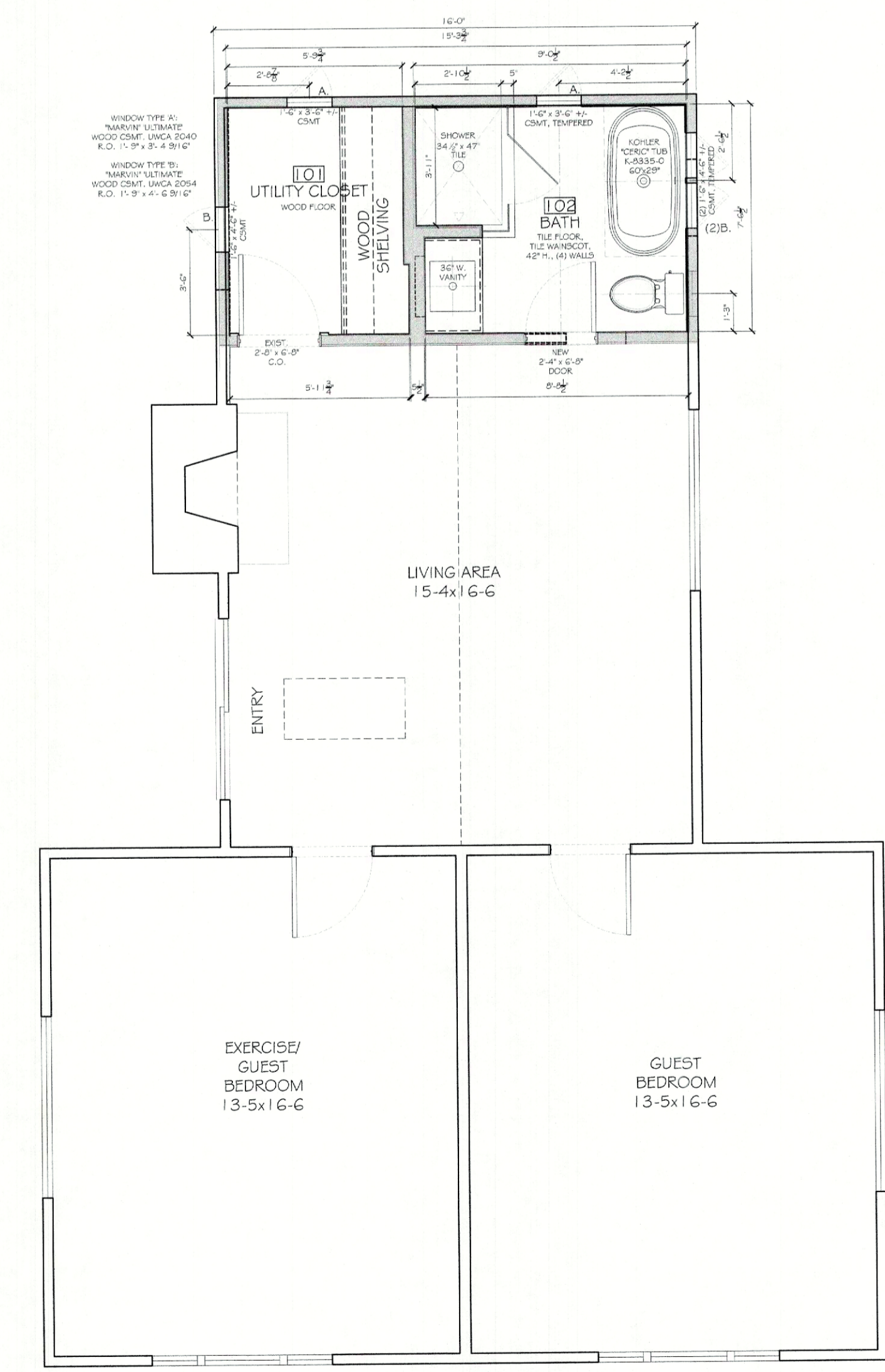


DRAWING TITLE:
MAIN LEVEL PLAN

PROJECT:
DEER RUN
GUEST HOUSE
BATHROOM RENOVATION
94 SALMON KILL ROAD
LAKEVILLE, CT

DATE:

PROJECT NO.: 2026-05-13
SHEET NO.: A.101
DRAWN BY: GR
SCALE: AS SHOWN



1 PLAN - GUEST HOUSE
1/4" = 1'-0"