



- TREE LEGEND**
- 12 SIZE IN INCHES (LARGEST DIM SHOWN IN TWIN/TRIPLE)
 K2 LETTER INDICATES TREE TYPE (SEE BELOW)
 SECOND NUMBER (2), (3) INDICATES TWIN/TRIPLE
- A = ASH
 - BNI = BUTTERNUT
 - B = BIRCH
 - C = CHERRY
 - CW = COTTONWOOD
 - L = LOCUST
 - M = MAPLE
 - MG = MAGNOLIA
 - K = OAK
 - P = PINE
- TREE TO BE REMOVED
 TREE TO BE PROTECTED

BULK REGULATIONS - R15 - SINGLE FAMILY RESIDENCE

	MIN LOT AREA	MIN LOT WIDTH	MIN STREET FRONTAGE	MIN FRONT YARD	MIN SIDE YARD	TOTAL SIDE YARDS	MIN REAR YARD	MAX BLDG HEIGHT	MAX FAR
REQUIRED	15,000 SF	100 FT	75 FT	30 FT	20 FT	50 FT	35 FT	117/FT	0.20
PROVIDED LOT 3	15,399 SF gross	136'±	167.18'	31.2'	20.1'	60.1'	58.2'	24.0' PER ARCHT	0.196 PER ARCHT

DISTRICTS
 SCHOOL: SO. ORANGETOWN CENTRAL SCHOOL DISTRICT
 FIRE: TAPPAN FIRE DISTRICT
 AMBULANCE: SO. ORANGETOWN AMB 001
 SEWER: TOWN OF ORANGETOWN
 WATER: SUEZ NY
 LIGHTING: TOWN OF ORANGETOWN
 ZONING: R-15

REFERENCES:
 1. OFFICE OF MAP ON A MAP ENTITLED "SMK - GREENE", FILED IN THE ROCKLAND COUNTY CLERKS'



VICINITY MAP
 SCALE: 1" = 300'

DRAINAGE/DRIVEWAY/LOT GRADING AS PER APPROVED SUBDIVISION PLANS OF FILE WITH THE TOWN OF ORANGETOWN PLANNING BOARD.

- LEGEND EXISTING**
- DRAINAGE INLET W/PIPES
 - DRAIN MANHOLE/ WITH PIPES
 - TOP CURB @ CATCH BASIN
 - TOP GRATE FIELD INLET
 - REINFORCED CONCRETE PIPE
 - CORRUGATED PLASTIC PIPE
 - UTILITY POLE
 - UTILITY POLE WITH LIGHT
 - WATER VALVE
 - HYDRANT
 - GAS VALVE
 - OVERHEAD WIRES
 - GAS LINE
 - GAS, ELEC. TEL
 - WATER LINE
 - GAS, ELEC. TEL, CATV
 - CATV, TEL
 - ROOF DRAIN
 - CONTOUR LINE
 - SPOT GRADE

- PROPOSED LEGEND**
- PROP WATER SERVICE
 - PROP SAN PIPE
 - PROP GAS SERV
 - PROP TEL, ELEC, CABLE SERV
 - PROP GAS/ELEC, TEL, CABLE SERV
 - ROOF DRAIN
 - FLOORING DRAIN
 - UNDER DRAIN
 - PROPOSED CONTOUR
 - PROPOSED SPOT GRADE
 - PROPOSED MONUMENT
 - PROPOSED IRON PIPE

DATE	7/26/21	REV PER ARCHT	
DATE		REV PER ARCHT	

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 SUPERVISING - LAND PLANNING
 85 LAFAYETTE AVENUE, SUFFERN, NEW YORK, 10901
 PHONE 845-357-0830 FAX 845-357-0756

PLOT PLAN FOR LOT #3
 TAX LOT # 6420-1-34.3
 AREA 15,018 SF
 FILE 21948PP3
 SCALE 1" = 20'

SUBDIVISION - SMK GREENE
 TAPPAN - TOWN OF ORANGETOWN
 ROCKLAND COUNTY, NEW YORK

JAY A. GREENWELL, PLS, LLC
 DATE 07/14/21
 JOB NO. 21948