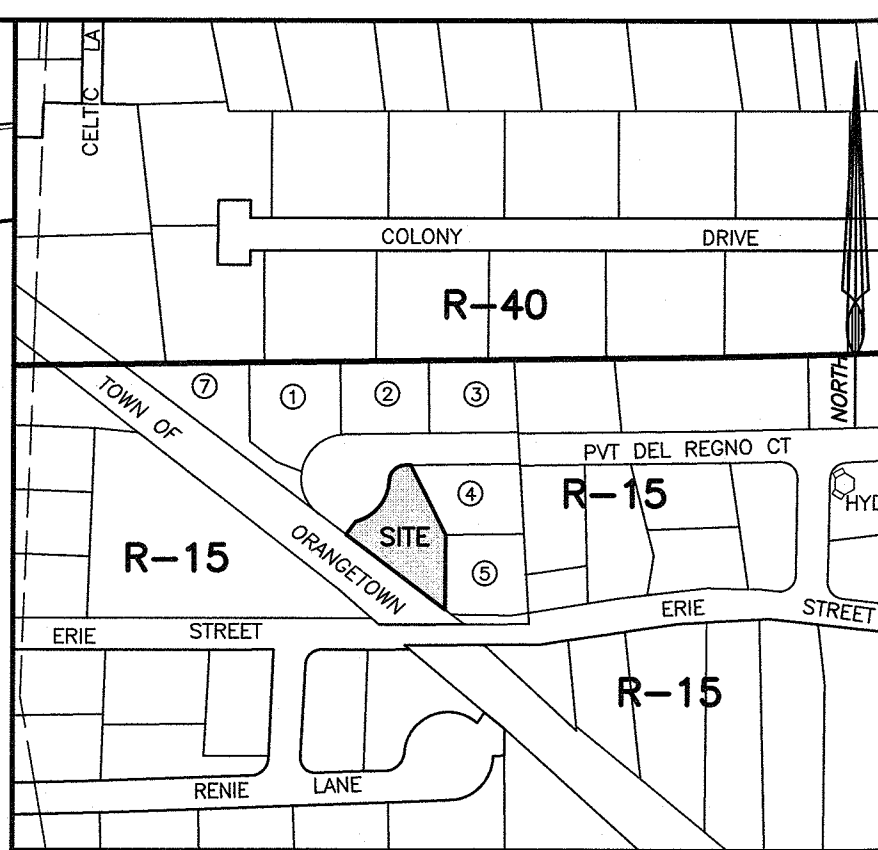
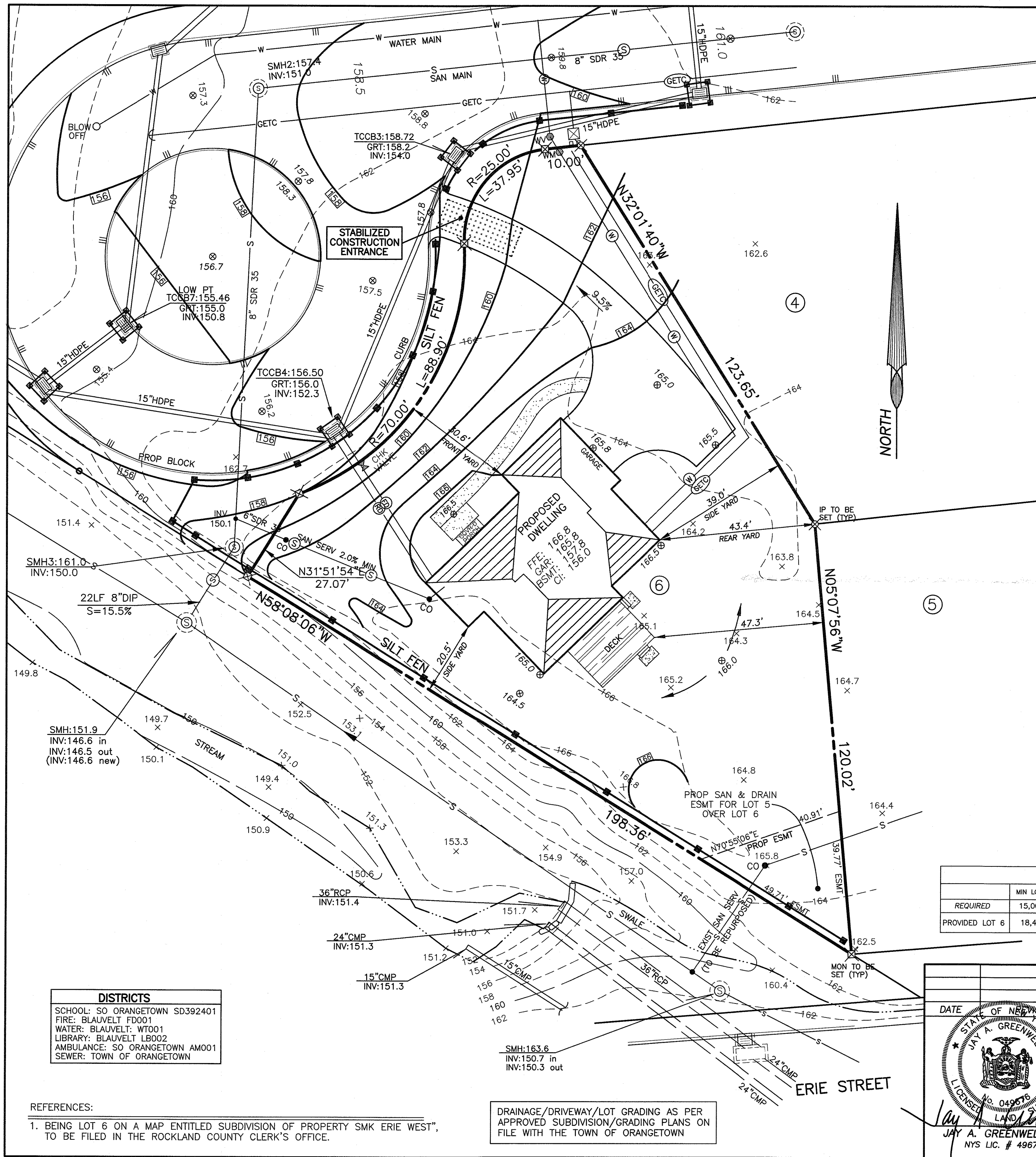




VICINITY MAP SCALE: 1"=300'

EXIST LEGEND

DRAIN MANHOLE/ WITH PIPES	— S — SMH —
DRAINAGE INLET W/PIPPES	— DMH —
DRAIN MANHOLE/ WITH PIPES	— DMH —
TOP CURB @ CATCH BASIN	TCCB
TOP GRATE FIELD INLET	TGFI
REINFORCED CONCRETE PIPE	RCP
CORRUGATED PLASTIC PIPE	CPP
UTILITY POLE	UP
UTILITY POLE WITH LIGHT	UP/L
WATER VALVE	WV
HYDRANT	HYD
GAS VALVE	GV
GAS LINE	G
GAS, ELEC	GE
WATER LINE	W
CONTOUR LINE	— 520 —
SPOT GRADE	+ 520.5

PROPOSED LEGEND

PROP WATER SERVICE	WS
PROP SAN PIPE	S
PROP GAS SERV	G
PROP TEL, ELEC, CABLE SERVICE	TEC
PROP GAS, ELEC, TEL, CABLE SERV	GETC
ROOF DRAIN	RD
FOOTING DRAIN	FD
UNDER DRAIN	UD
WATER VALVE	WV
CHECK VALVE	CV
WATER METER	WM
PROPOSED CONTOUR	[520]
PSPOT GRADE	⊗ 520.5
INLET PROTECTION	[]
SILT FENCE	[]

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 F.A.R.
REQUIRED	15,000 SF	100 Ft	75 Ft	30 FT	20 Ft	50 Ft	35 Ft	1FT/FT	0.20
PROVIDED LOT 6	18,471 SF	120'±	163.9'	30.6'	20.5'	59.5'	43.4'	27'±	0.199

DISTRICTS

SCHOOL: SO ORANGETOWN SD392401
FIRE: BLAUVELT FD001
WATER: BLAUVELT: WT001
LIBRARY: BLAUVELT LB002
AMBULANCE: SO ORANGETOWN AM001
SEWER: TOWN OF ORANGETOWN

REFERENCES:

1. BEING LOT 6 ON A MAP ENTITLED SUBDIVISION OF PROPERTY SMK ERIE WEST", TO BE FILED IN THE ROCKLAND COUNTY CLERK'S OFFICE.

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

DATE

STATE OF NEW YORK

JAY A. GREENWELL

LICENSE NO. 049576

LAND SURVEYOR

JAY A. GREENWELL, PLS

NYS LIC. # 49676

SITE DEVELOPMENT PLAN

LOT 6 - SMK ERIE WEST

TOWN OF ORANGETOWN
ROCKLAND COUNTY, NEW YORK

JAY A. GREENWELL, PLS, LLC

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

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TAX LOT #
70.13-1-20.7

AREA
18,471 SF

FILE
21232 PLOT 6

SCALE
1"= 20'

DATE
5/2/22

JOB NO.
21232