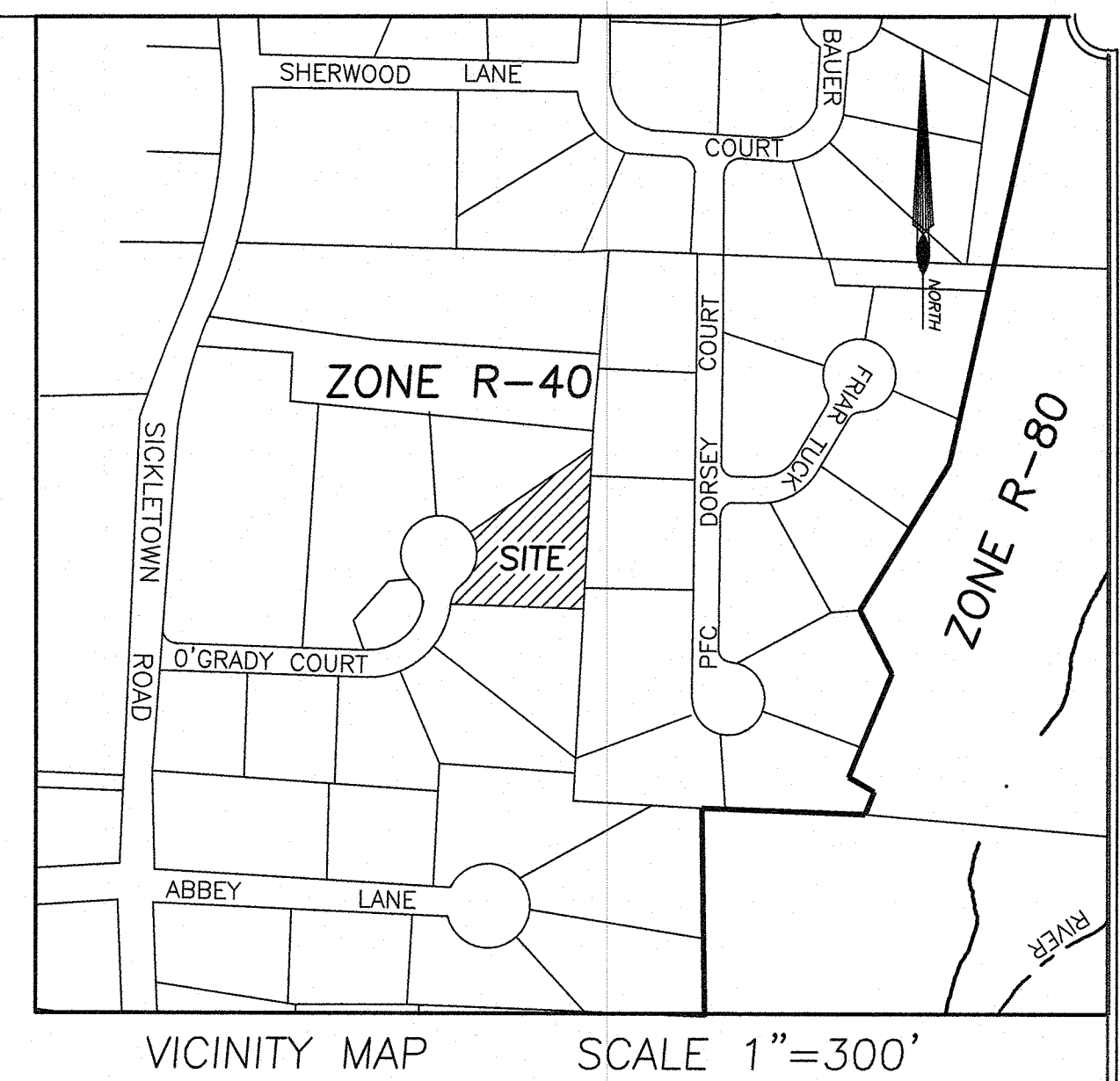




VICINITY MAP SCALE 1"=300'

TREE LEGEND

- 11" CALIPER IN INCHES
8K TREE TYPE (SEE BELOW)
2=TWIN,3=TRIPLE,ETC.
- K = OAK
BE = BEECH
T = TULIP
M = MAPLE
P = PINE
- H = HICKORY
CH = CHERRY
L = LOCUST
SG = SWEETGUM
- 8K = TREE TO BE REMOVED

SUBJECT TO COVENANTS FOR SIDEWALKS & CURB IN INST. ID 2005-69459 AND FOR SOIL/EROSION & ROAD REPAIR PER INST ID 2010-1068.

LEGEND

- EXISTING
- 142' CONTOUR
 - +141.5 SPOT GRADE
 - CB CATCH BASIN/FIELD INLET
 - FI FILL
 - S-SANITARY MANHOLE/PIPE
 - SMH SANITARY MANHOLE
 - G-GAS LINE
 - W-WATER LINE
 - WV-UTILITY POLE
 - GETC-GAS/ELEC/TEL/CABLE
 - OHV-OVERHEAD WIRES
 - HYDRANT
 - TBR-TO BE REMOVED
 - RD-ROAD
- PROPOSED
- 142' CONTOUR
 - +141.5 SPOT GRADE
 - CB CATCH BASIN/FIELD INLET
 - FI FILL
 - S-SANITARY MANHOLE/PIPE
 - SMH SANITARY MANHOLE
 - G-GAS LINE
 - W-WATER LINE
 - WV-UTILITY POLE
 - GETC-GAS/ELEC/TEL/CABLE
 - OHV-OVERHEAD WIRES
 - HYDRANT
 - TBR-TO BE REMOVED
 - RD-ROAD

LEGEND FOR EROSION CONTROL DURING CONSTRUCTION

- STAB. CONSTRUCTION ENTRANCE
- SILT FENCE
- INLET PROTECTION

BULK REGULATIONS								
	LOT AREA	LOT WIDTH	STREET FRONTAGE	FRONT YARD	SIDE YARD	TOTAL SIDE YARDS	REAR YARD	MAX HEIGHT
REQUIRED	40,000 SF	150'	100'	50'	30'	80'	50'	8"/FT=34'
PROVIDED	42,211 sf	190'±	149.19'	51'+	44'±	101'±	79'±	31'±

REFERENCE: BEING LOT #7 AS SHOWN ON A MAP ENTITLED "SICKLES FARM SUBDIVISION" FILED IN THE ROCKLAND COUNTY CLERK'S OFFICE AS MAP #7814.

DATUM: NGVD 29

GDANSKI CONSULTANTS, INC.
3512 WHITTIER COURT
MAHWAH, NEW JERSEY 07430

PAUL GDANSKI, PE
NYS LIC. 075890

DATE

REVISIONS

DESIGNED KBL/PG
DRAWN LDW
CHECKED PG
APPROVED JAG

JAY A. GREENWELL, PLS, LLC
NYS LIC. # 49676

PLOT PLAN OF PROPERTY FOR
TAX LOT 69.08-1-2.7
11 O'GRADY COURT
TOWN OF ORANGETOWN
ROCKLAND COUNTY, NEW YORK

JAY A. GREENWELL, PLS, LLC
LAND SURVEYING - LAND PLANNING
34 WAYNE AVENUE, SUFFERN, NEW YORK, 10901
PHONE 845-357-0830 GREENWELLPLS@AOL.COM
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TAX LOT #	69.08-1-2.7
AREA	42,211 SF
FILE	22337-2.7
SCALE	1"=20'
DATE	3/20/25
JOB NO.	22337