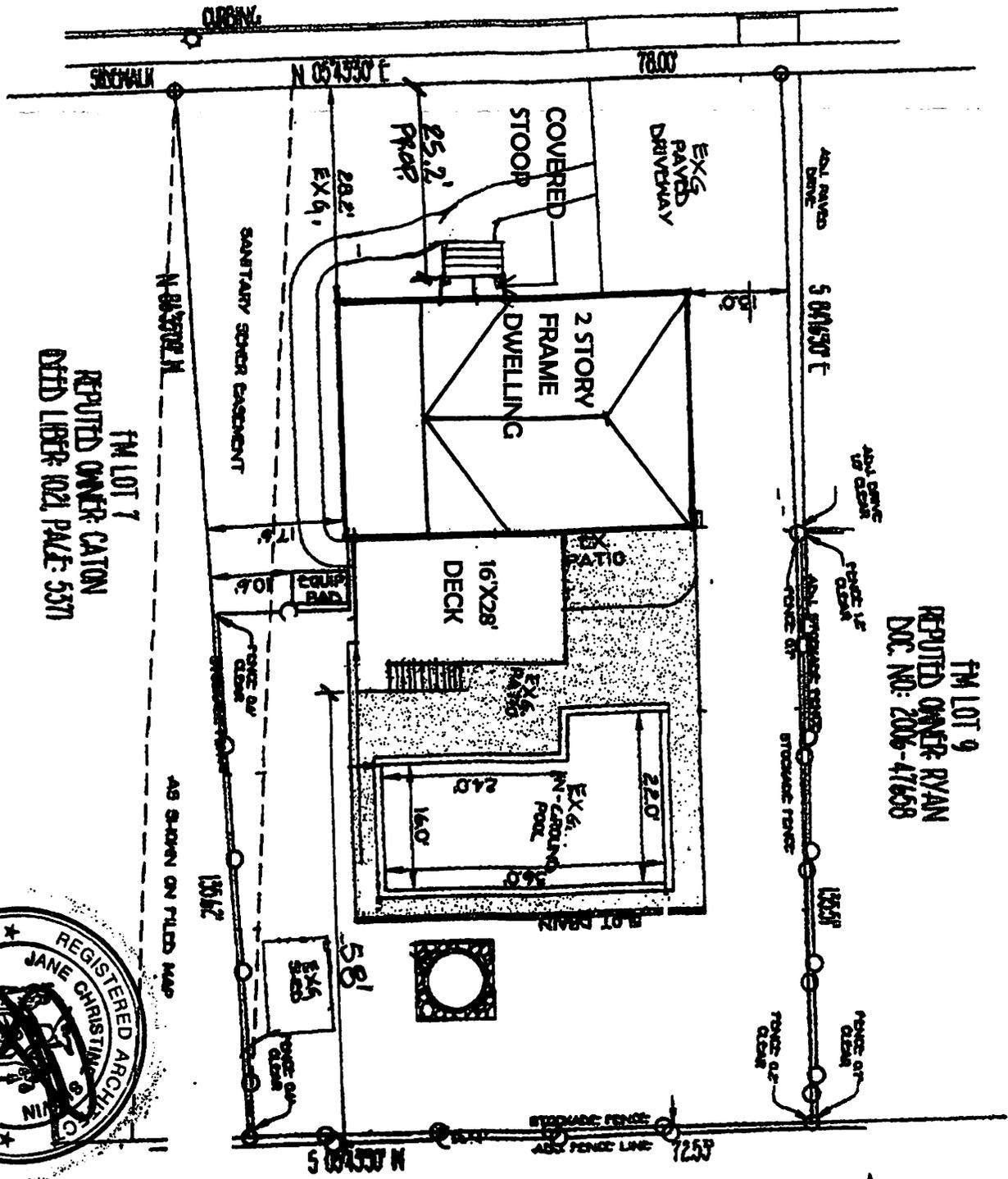


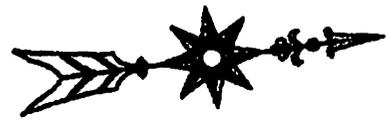
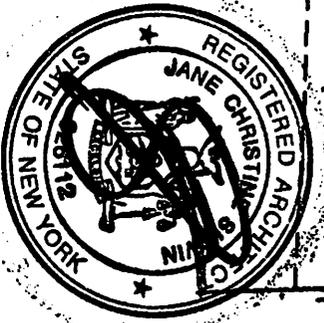
GRIFFITH PLACE



FM LOT 7
 REPUTED OWNER: CATON
 DTED LIBER 1021 PAGE: 5371

FM LOT 9
 REPUTED OWNER: RYAN
 DOC. NO: 2006-47658

REPUTED OWNER: TOWN OF ORANGETOWN

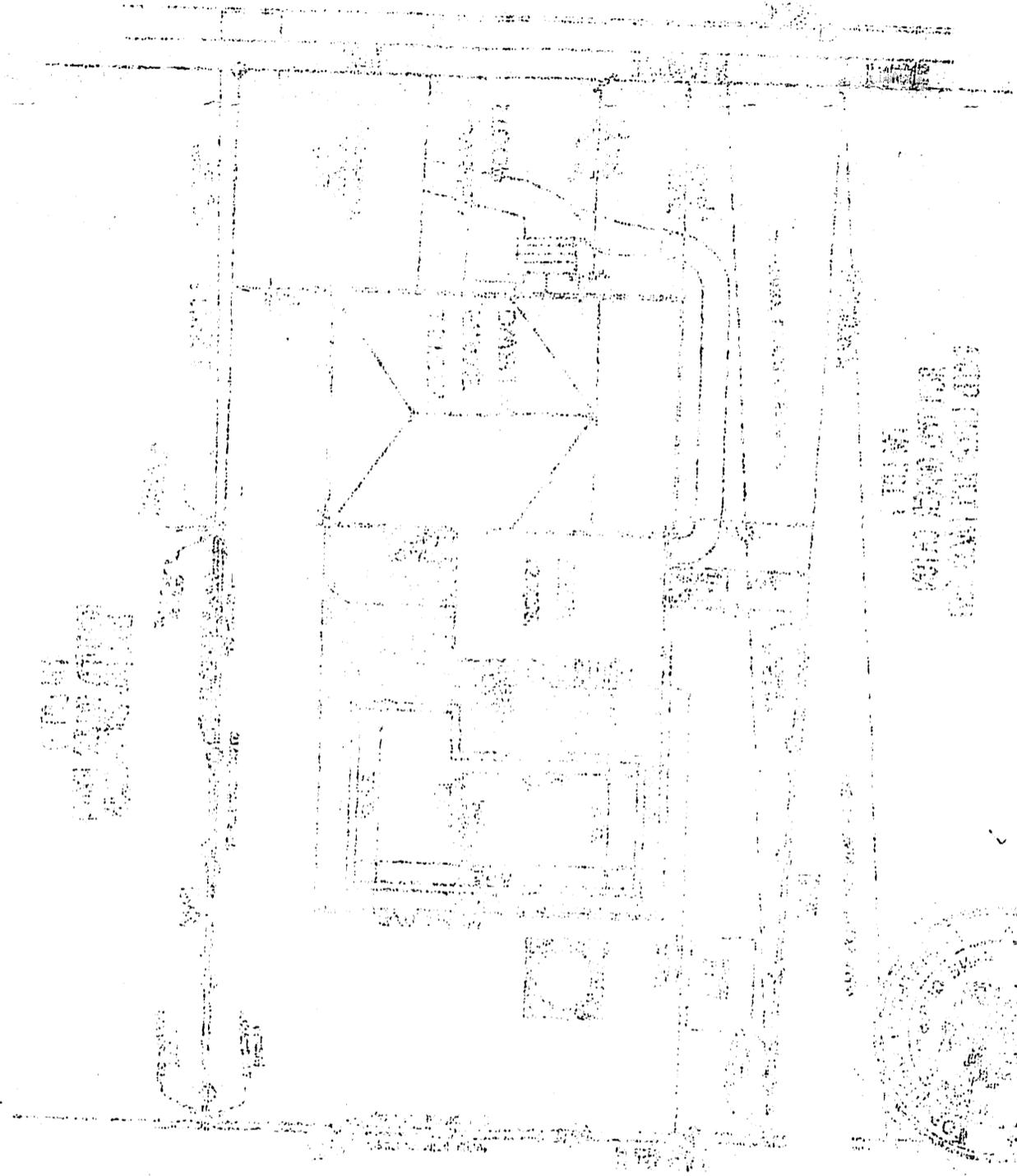


BULK REGULATIONS	DISTRICT RG - GROUP		
	REGULATION	EXISTING	PROPOSED
FAR	30	24	25
LOT AREA	10,000	10,199	NO CHANGE
LOT WIDTH	75'	75'	NO CHANGE
STREET FRONTAGE	50'	78'	NO CHANGE
FRONT YARD	25'	25.2'	25.2'
SIDE YARD	10'	13'	NO CHANGE
TOTAL S.Y.	30'	30.8'	NO CHANGE
REAR YARD	25'	60'	58'
FLOOR AREA	3,000	2,490	2,545.5

PLOT PLAN BASED ON SURVEY
 PREPARED BY HOWARD W. WEEDEN
 PLS, PC, LAST REVISED DEC. 5, 2018

	JANE SLAVIN ARCHITECT 845-359-6351	MCKEE & GALLIGAN 30 GRIFFITH PLACE PEARL RIVER, NY 72.08-1-74	JOB NO: 1"=20' SCALE: AS NOTED DATE: 7/3/25	

PLANNED DEVELOPMENT



1. TO BE
 2. 100' WIDE
 3. 100' WIDE
 4. 100' WIDE



PLANNED DEVELOPMENT

NO.	DESCRIPTION	DATE	BY
1	APPROVED		
2			
3			
4			
5			
6			
7			
8			
9			
10			

THIS PLAN IS SUBJECT TO THE
 PROVISIONS OF THE ZONING
 RESOLUTIONS AND ORDINANCES
 OF THE CITY OF NEW YORK

<p>192</p>	<p>DATE: 10/24/54</p>	<p>APPROVED BY: [Signature]</p>	<p>PLANNING COMMISSION</p>
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