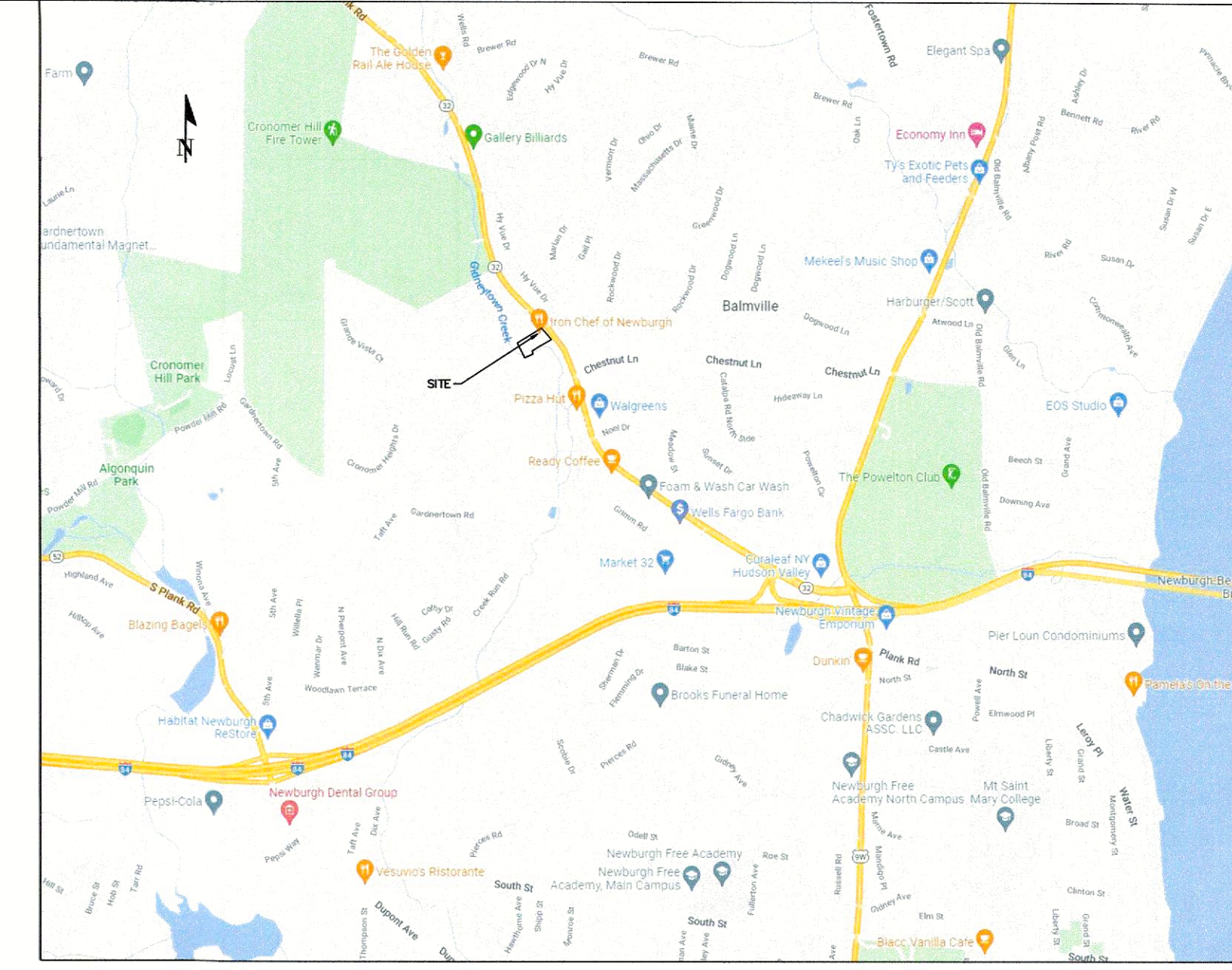


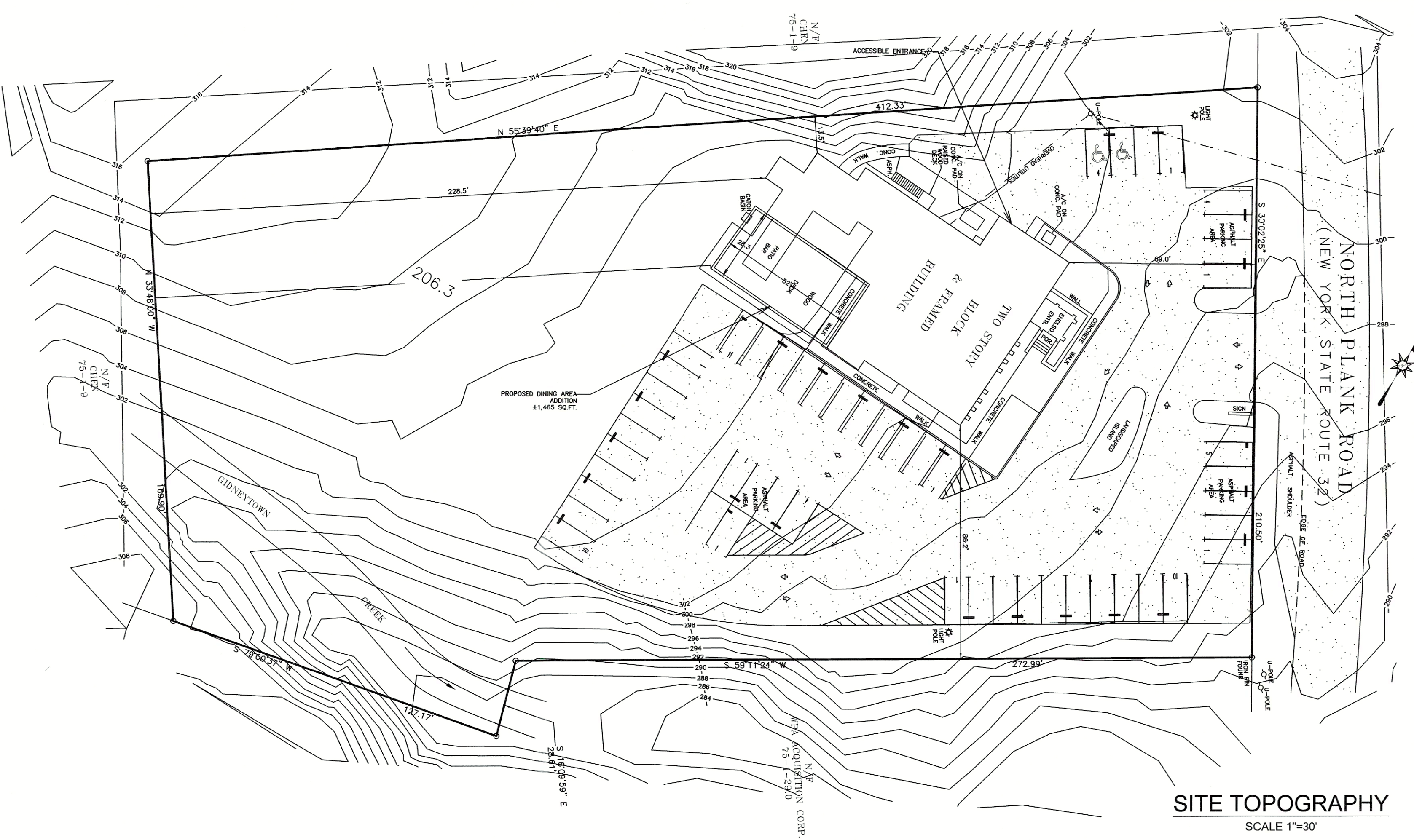
SITE PLAN
SCALE 1"=30'



LOCATION MAP
SCALE 1"=2,000'

SITE INFORMATION	
ZONING DISTRICT	B- BUSINESS
SITE AREA	±1.86 ACRES
SITE LOCATION	101 N. PLANK ROAD
OWNER/APPLICANT	CHEN GROUP LLC- C/O DAVID CHEN 101 NORTH PLANK ROAD NEWBURGH, NEW YORK 12550
GRID #	75-1-8

EXISTING PARKING SHOWN - 47 SPACES
HANDICAP PARKING - 2 SPACES
TOTAL PARKING SPACES - 49 SPACES



SITE TOPOGRAPHY
SCALE 1"=30'

RESTAURANT	B- BUSINESS DISTRICT ZONING SCHEDULE								LOT BUILDING COVERAGE	BUILDING HEIGHT	LOT SURFACE COVERAGE
	MINIMUM LOT AREA	MINIMUM LOT WIDTH	MINIMUM LOT DEPTH	FRONT YARD	1 SIDE YARD	BOTH SIDE YARDS	REAR YARD	REAR YARD			
REQUIRED	40,000 SQ.FT.	150'	150'	50'	15'	30'	30'	228.5 FEET	40%	35'	80%
EXISTING	81,049 SQ.FT.	210 FEET	412 FEET	69'	13.5 FEET	99.7 FEET	228.5 FEET	6%	< 35 FEET		43%
PROPOSED	81,049 SQ.FT.	210	412	69	13.5	99.7	206 FEET	8%	< 35 FEET		43%

THE UNDERSIGNED OWNERS OF THE PROPERTY HEREON STATE THAT THEY ARE FAMILIAR WITH THIS MAP, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENT TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON.

[Signature]

April 1, 2022

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(845) 546-3310
Fax (845) 440-7343

AMENDED SITE PLAN
FOR
"Iron Chef" Restaurant
101 North Plank Road
TOWN OF NEWBURGH Orange County
SCALE 1"=30' MARCH 31, 2022