

Full Size Site Plans

are available for viewing at the

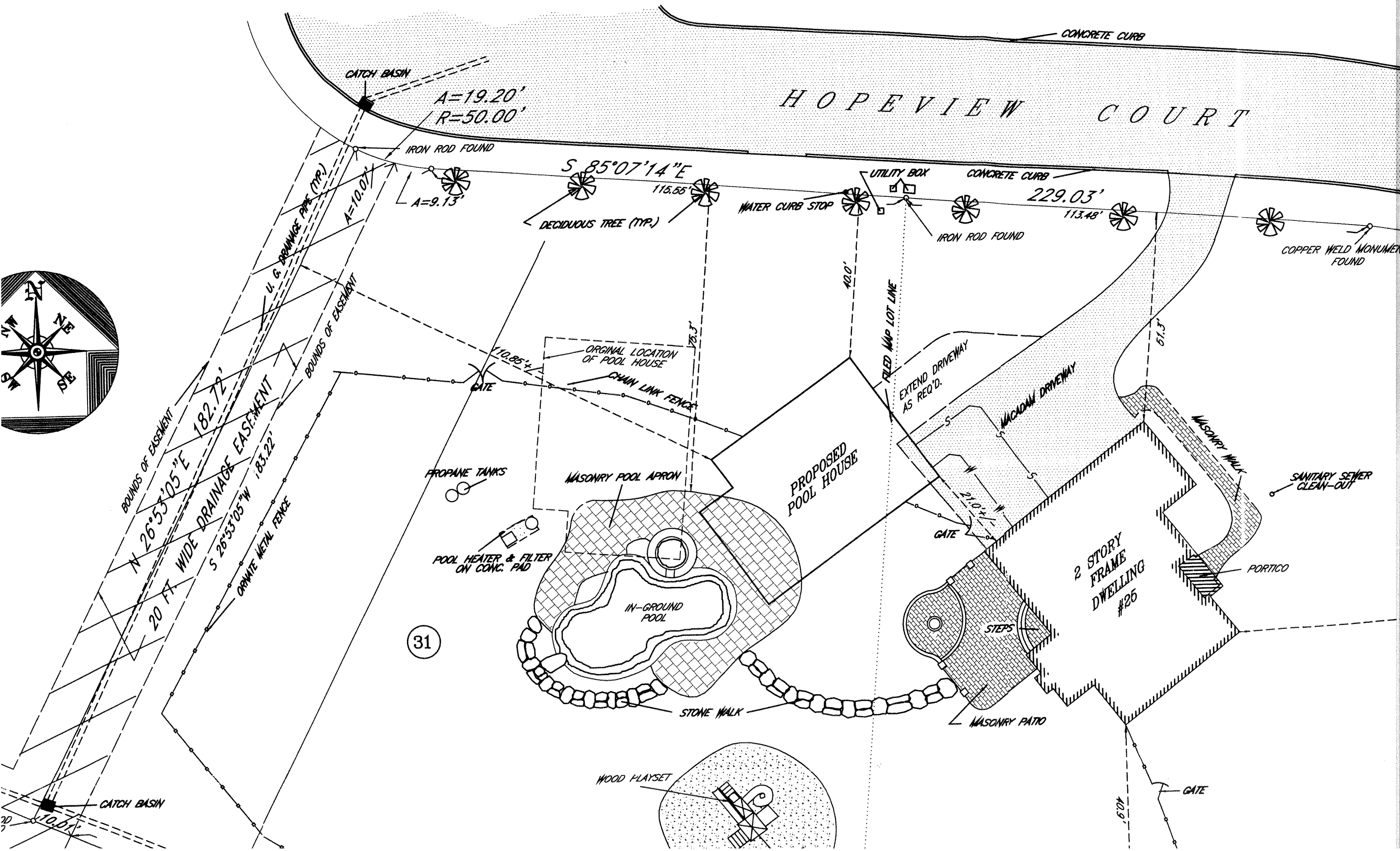
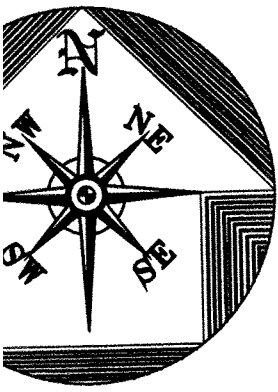
Zoning Board of Appeals

Office located at

308 Gardnertown Road

Newburgh, NY

845-566-4901



HOPEVIEW COURT

CATCH BASIN
 $A=19.20'$
 $R=50.00'$

IRON ROD FOUND

$S 85^{\circ}07'14'' E$
115.55'

$A=9.13'$

DECIDUOUS TREE (TYP.)

WATER CURB STOP

UTILITY BOX

CONCRETE CURB

229.03'

113.48'

IRON ROD FOUND

COPPER WELD MONUMENT FOUND

U. G. DRAINAGE PIPE (TYP.)

$A=10.07'$

BOUNDS OF EASEMENT
 $N 26^{\circ}53'05'' E$ 182.72'
20 FT. WIDE DRAINAGE EASEMENT
 $S 26^{\circ}53'05'' W$ 183.22'

ORNATE METAL FENCE

ORIGINAL LOCATION OF POOL HOUSE
CHAIN LINK FENCE

$110.85'$

GATE

PROPANE TANKS

POOL HEATER & FILTER ON CONG. PAD

MASONRY POOL APRON

IN-GROUND POOL

PROPOSED POOL HOUSE

FILED MAP LOT LINE

EXTEND DRIVEWAY AS REQ'D.

MASONRY DRIVEWAY

61.3'

MASONRY WALK

SANITARY SEWER CLEAN-OUT

2 STORY FRAME DWELLING #25

PORTICO

STEPS

MASONRY PATIO

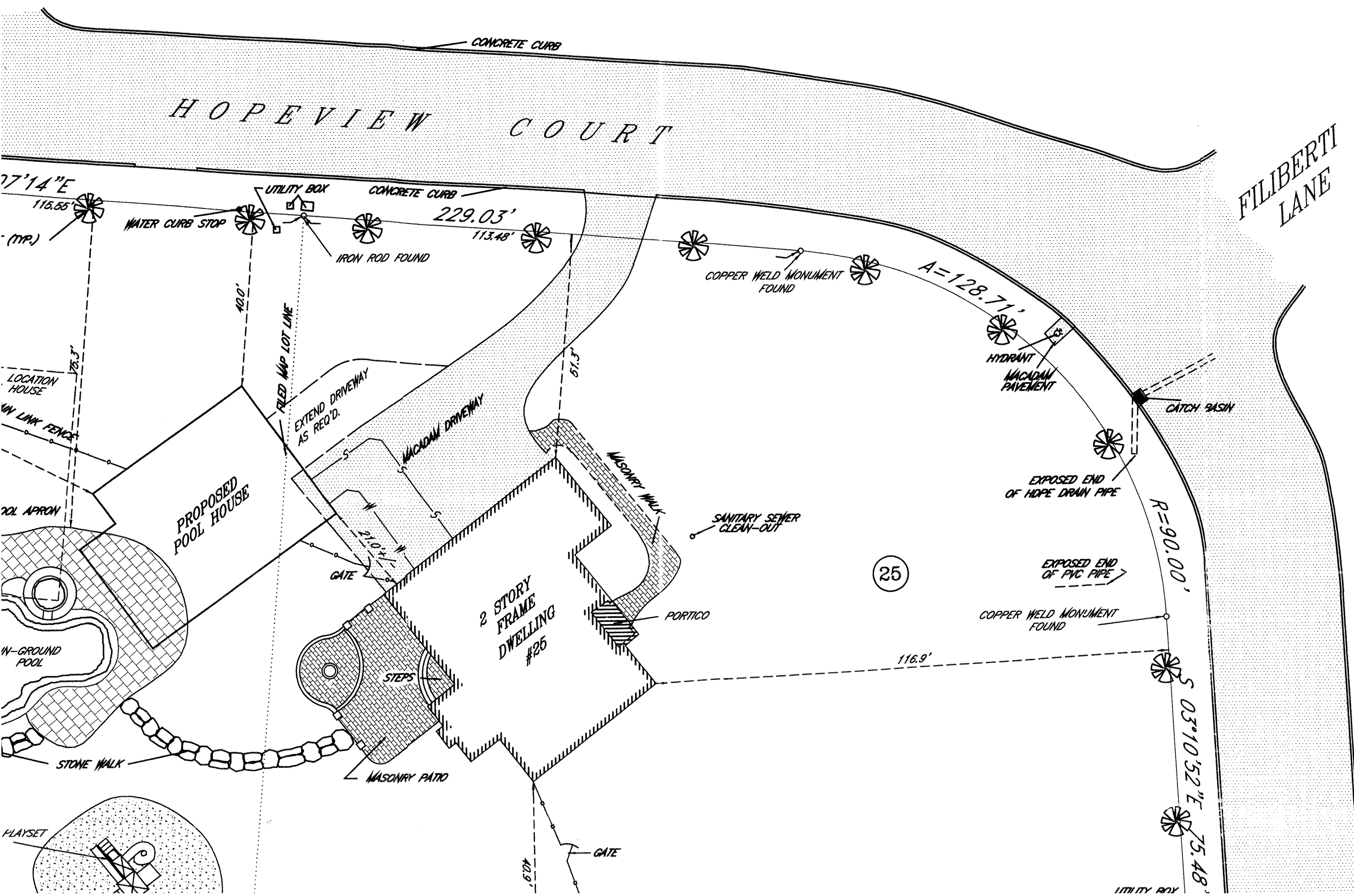
STONE WALK

WOOD PLAYSET

GATE

40.9'

31



HOPEVIEW COURT

FILIBERTI LANE

77'14"E

115.55'

(TYP.)

WATER CURB STOP

UTILITY BOX

CONCRETE CURB

229.03'

113.48'

IRON ROD FOUND

COPPER WELD MONUMENT FOUND

A=128.71'

HYDRANT

MACADAM PAVEMENT

CATCH BASIN

EXPOSED END OF HDPE DRAIN PIPE

R=90.00'

EXPOSED END OF PVC PIPE

25

COPPER WELD MONUMENT FOUND

116.9'

S 03°10'52" E

75.48'

UTILITY BOX

2 STORY FRAME DWELLING #25

PROPOSED POOL HOUSE

STEPS

PORTICO

MASONRY WALK

MASONRY PATIO

GATE

GATE

MACADAM DRIVEWAY

FILED MAP LOT LINE

40.0'

EXTEND DRIVEWAY AS REQ'D.

51.3'

LOCATION HOUSE

CHAIN LINK FENCE

POOL APRON

IN-GROUND POOL

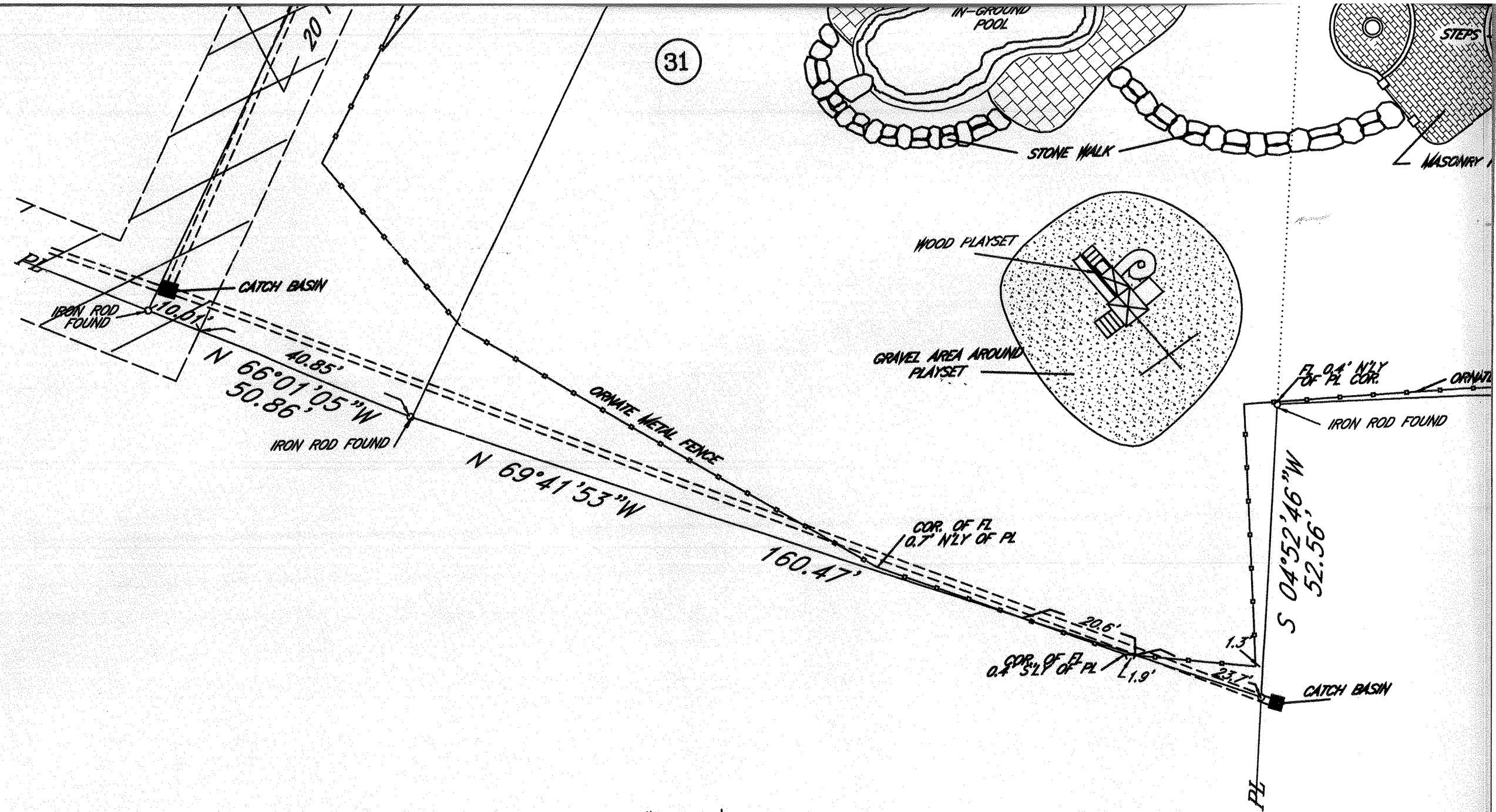
STONE WALK

PLAYSET

CONCRETE CURB

CONCRETE CURB

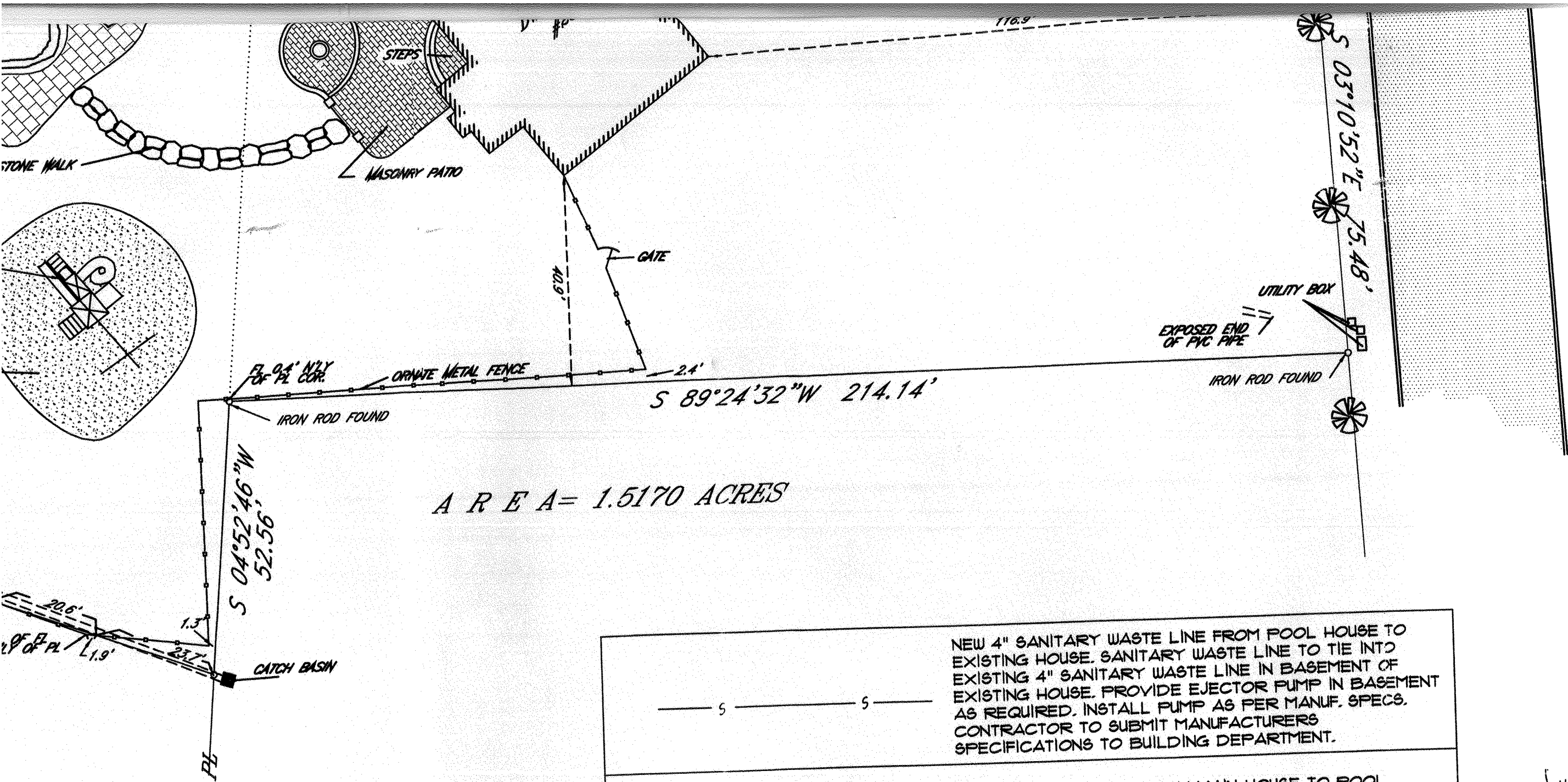
40.9'



SITE PLAN

SCALE: 1"=20'

INFORMATION FOR SITE PLAN TAKEN FROM SURVEY PREPARED BY STEVEN P. DRABICK P.L.S. P.C. PROFESSIONAL LAND SURVEYOR DATED JUNE 28, 2016. SITE PLAN IS FOR THE LOCATION OF POOL HOUSE ONLY ALL OTHER SITE INFORMATION SHALL BE TAKEN FROM ORIGINAL SURVEY.

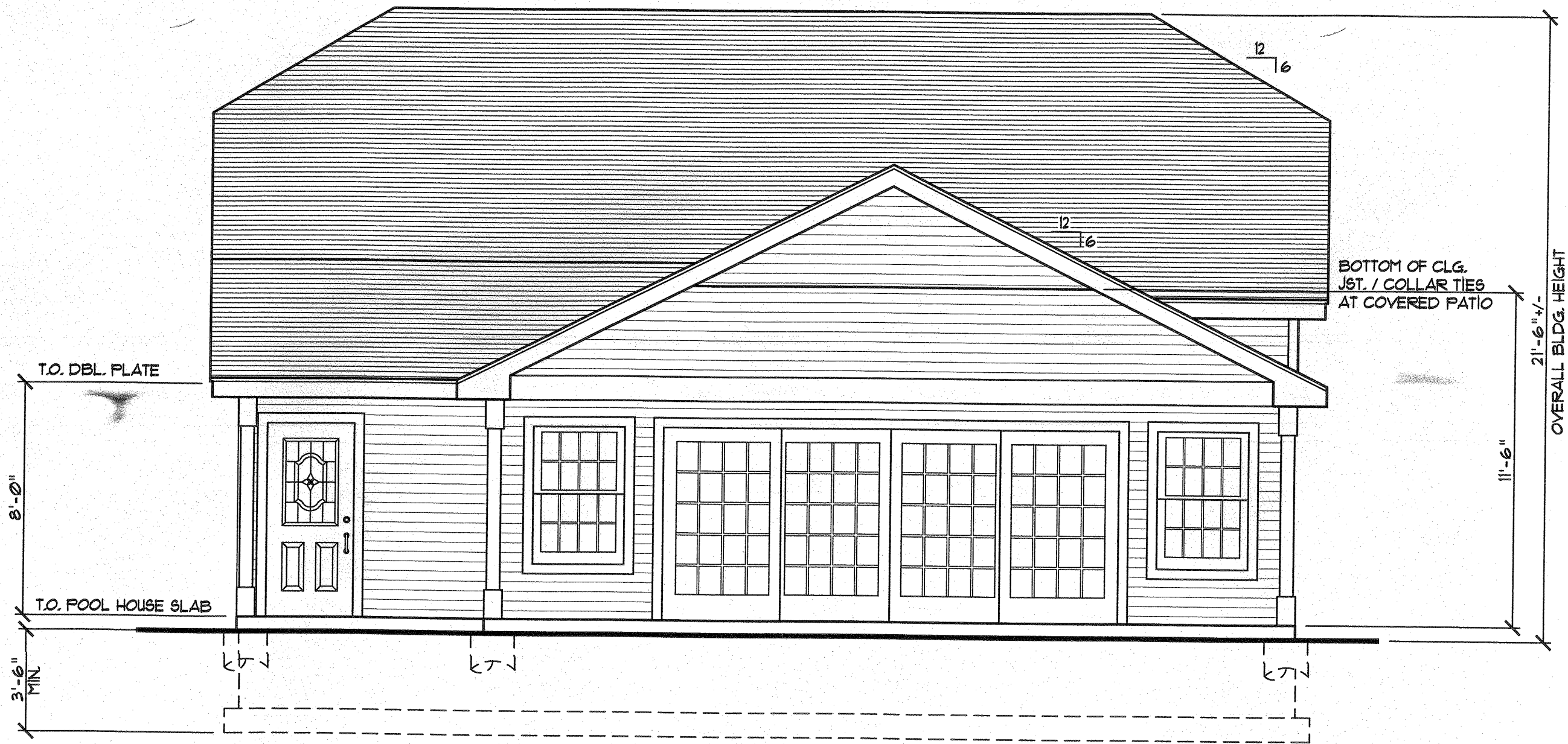


A R E A = 1.5170 ACRES

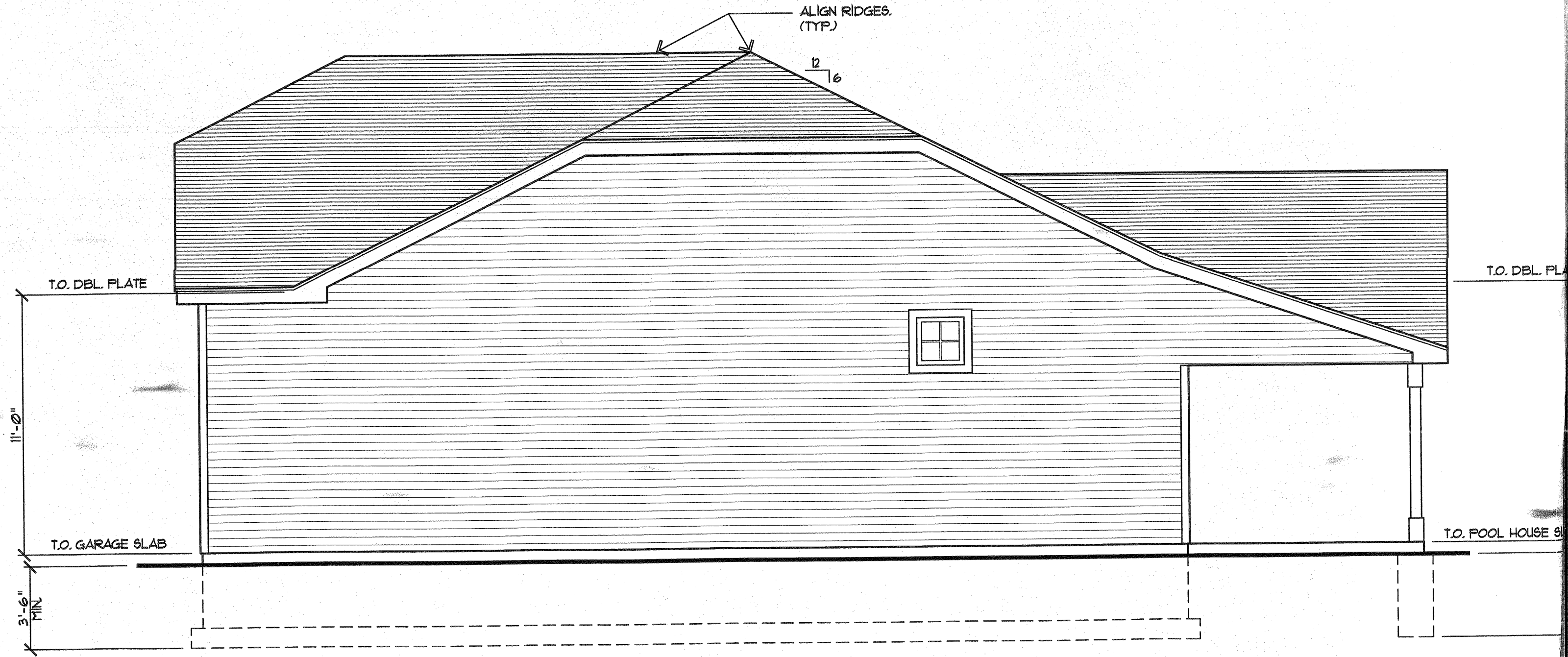
— S ————— S —————	NEW 4" SANITARY WASTE LINE FROM POOL HOUSE TO EXISTING HOUSE. SANITARY WASTE LINE TO TIE INTO EXISTING 4" SANITARY WASTE LINE IN BASEMENT OF EXISTING HOUSE. PROVIDE EJECTOR PUMP IN BASEMENT AS REQUIRED. INSTALL PUMP AS PER MANUF. SPECS. CONTRACTOR TO SUBMIT MANUFACTURERS SPECIFICATIONS TO BUILDING DEPARTMENT.
— W ————— W —————	NEW 3/4" WATER LINE FROM MAIN HOUSE TO POOL HOUSE. WATER LINE TO BE A MINIMUM OF 5'-0" AWAY FROM SANITARY WASTE LINE.

① 6" Below frost line

STEVEN P. DRABICK P.L.S. P.C.
 FOR THE LOCATION OF POOL HOUSE ONLY
 VEY.

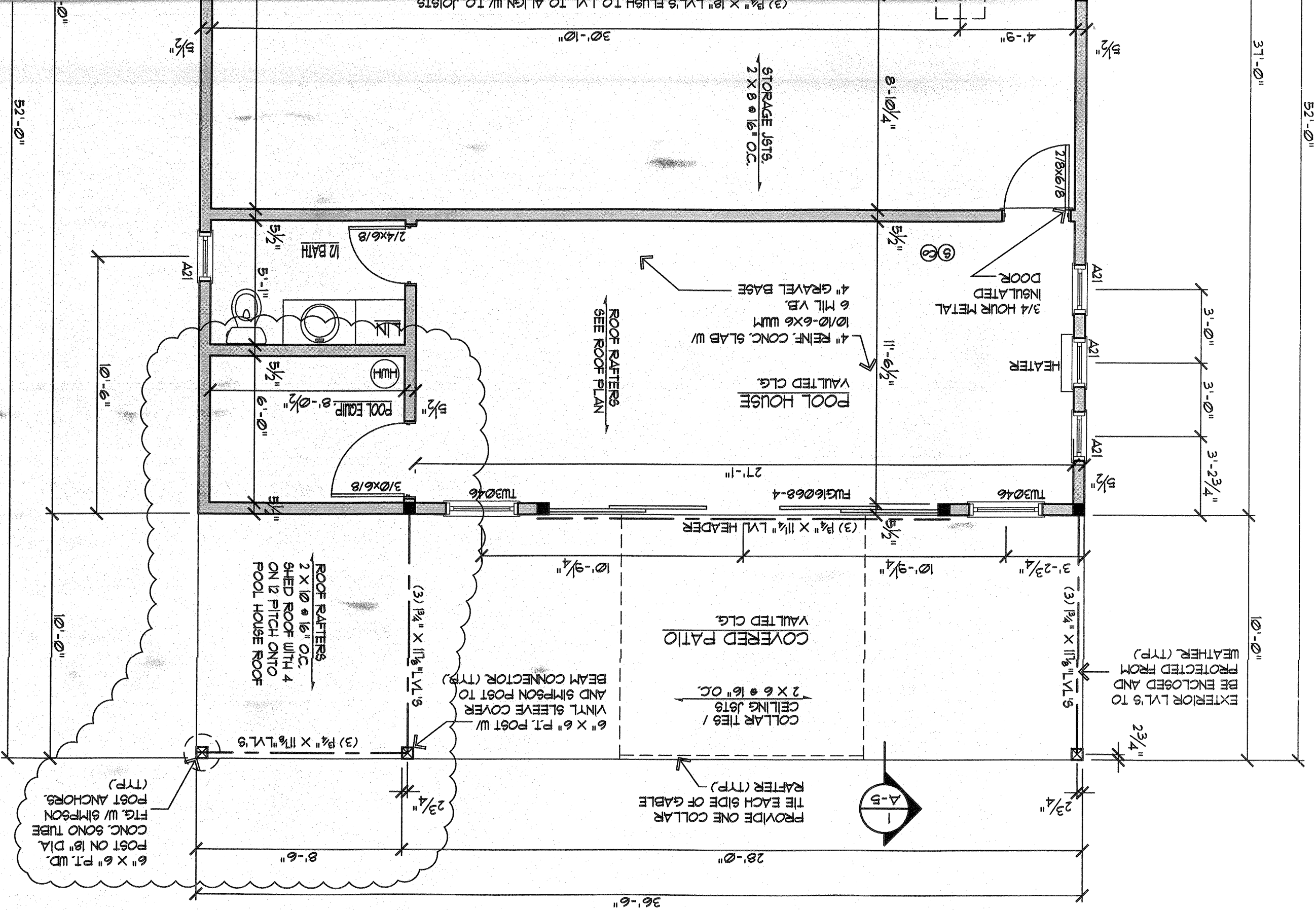


2 REAR ELEVATION
 A-1 1/4" = 1'-0"



1 RIGHT SIDE ELEVATION
A-1 1/4" = 1'0"

LATE 11'-0" MIN 3'-6" LAB



No:	REVISION DESCRIPTION	DATE

POOL HOUSE PATIO ROOF MODIFIC
FOR
SARA EGAN

ELEVATIONS & FLOOR PLAN



THOMAS J. FIOLA - ARCHITECT - PLLC

CENTRAL VALLEY, NY 10917

FLOOR PLAN

3
A-1
1/4" = 1'-0"
1188 SF

