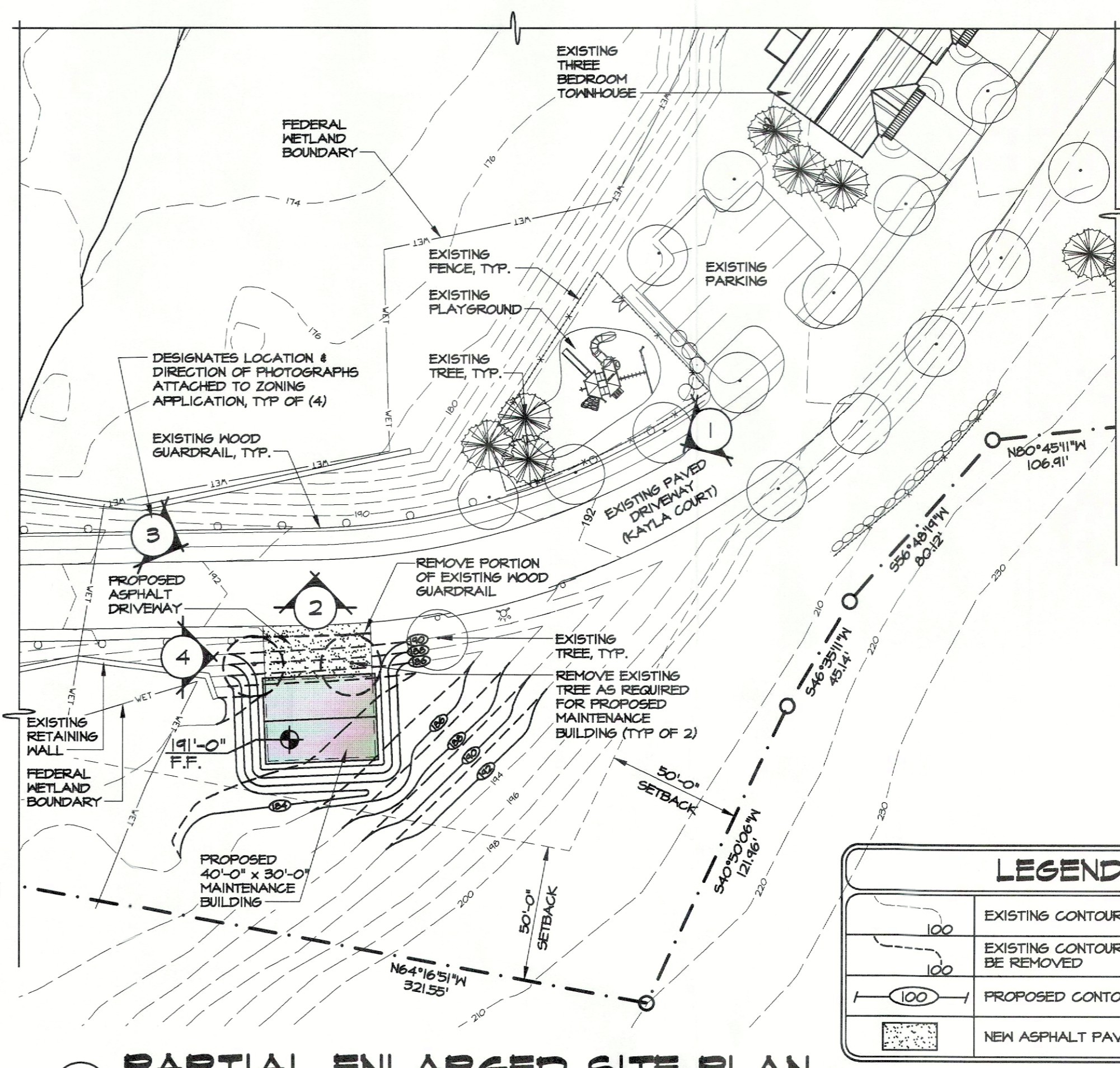
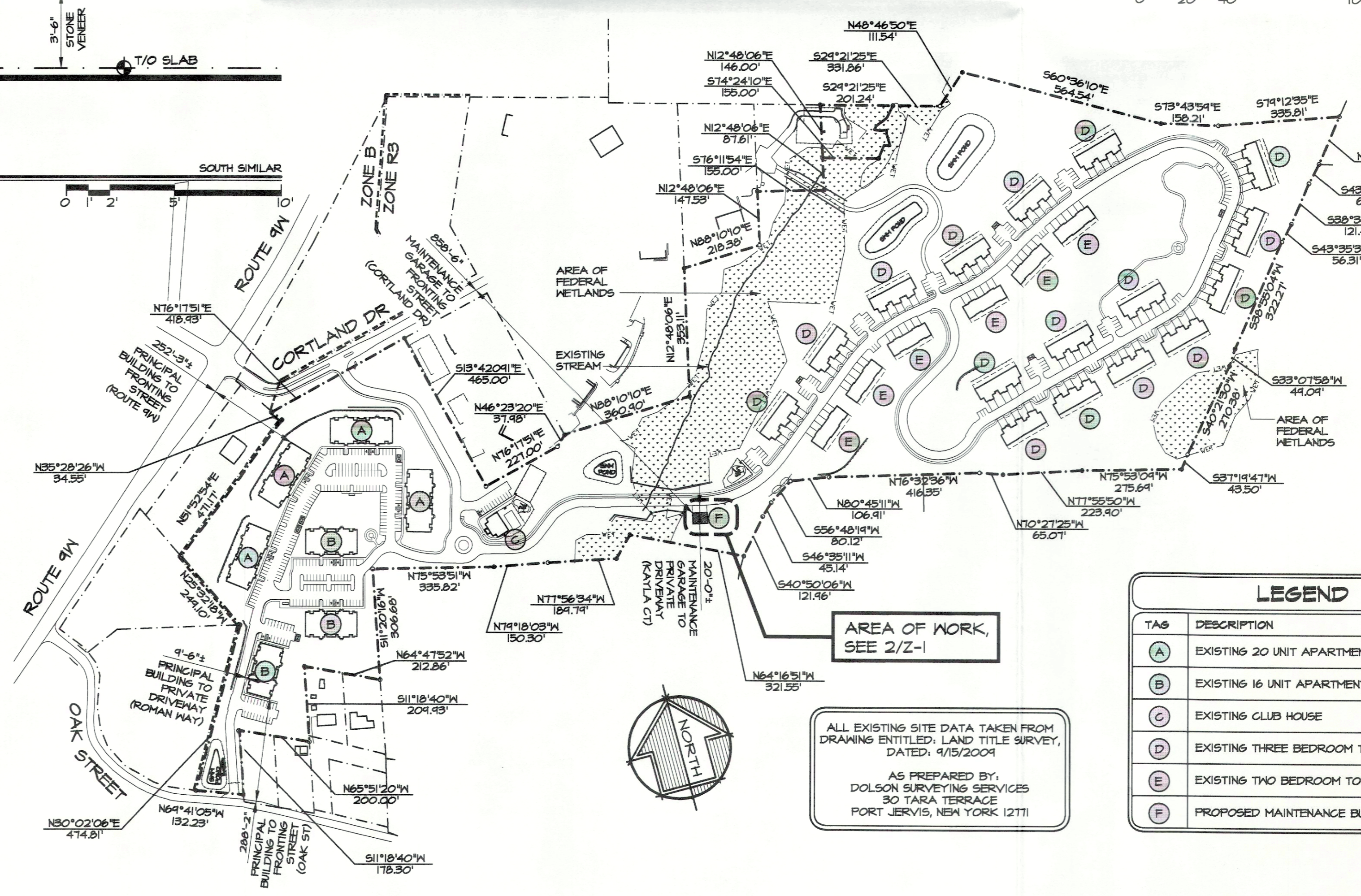
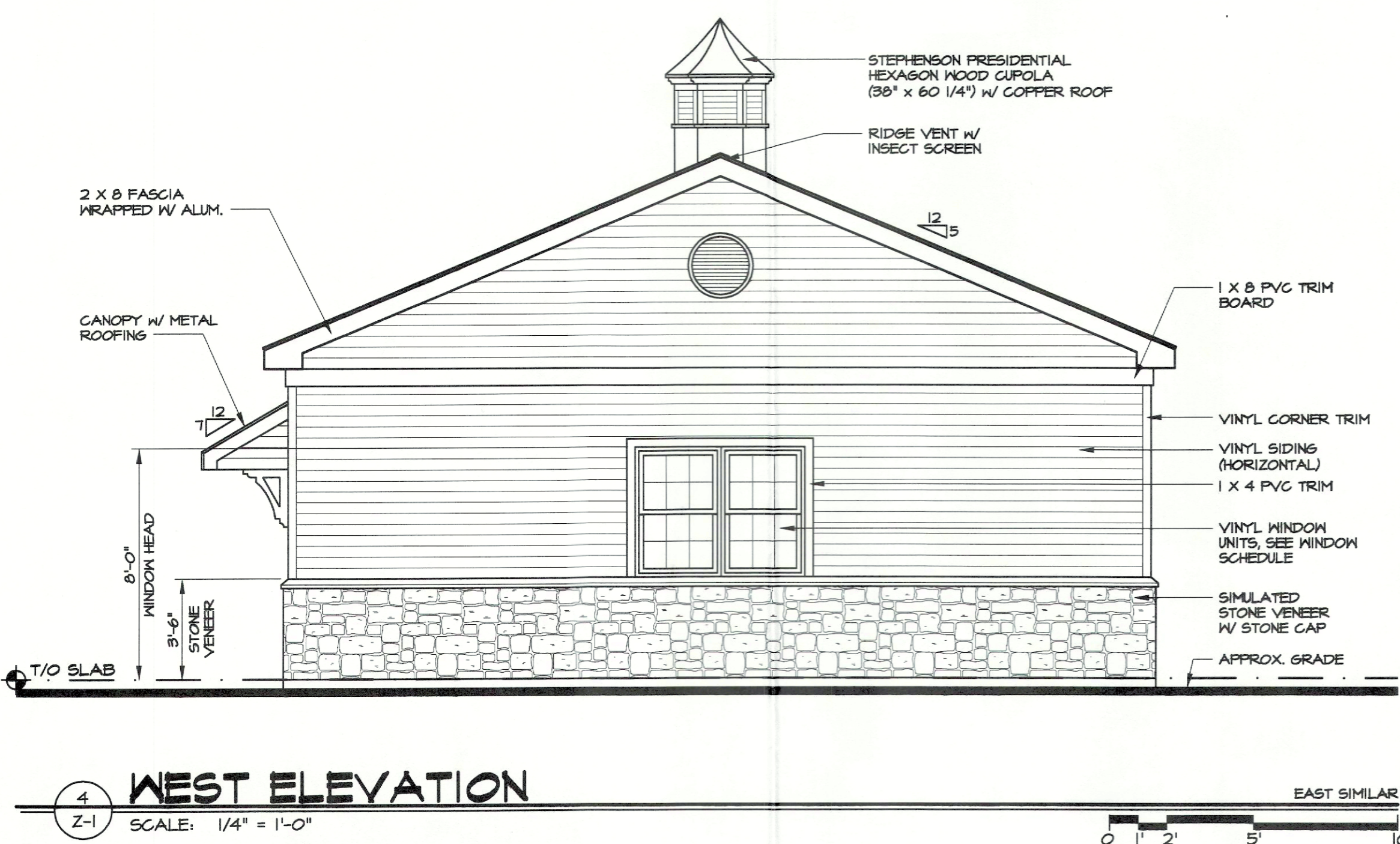
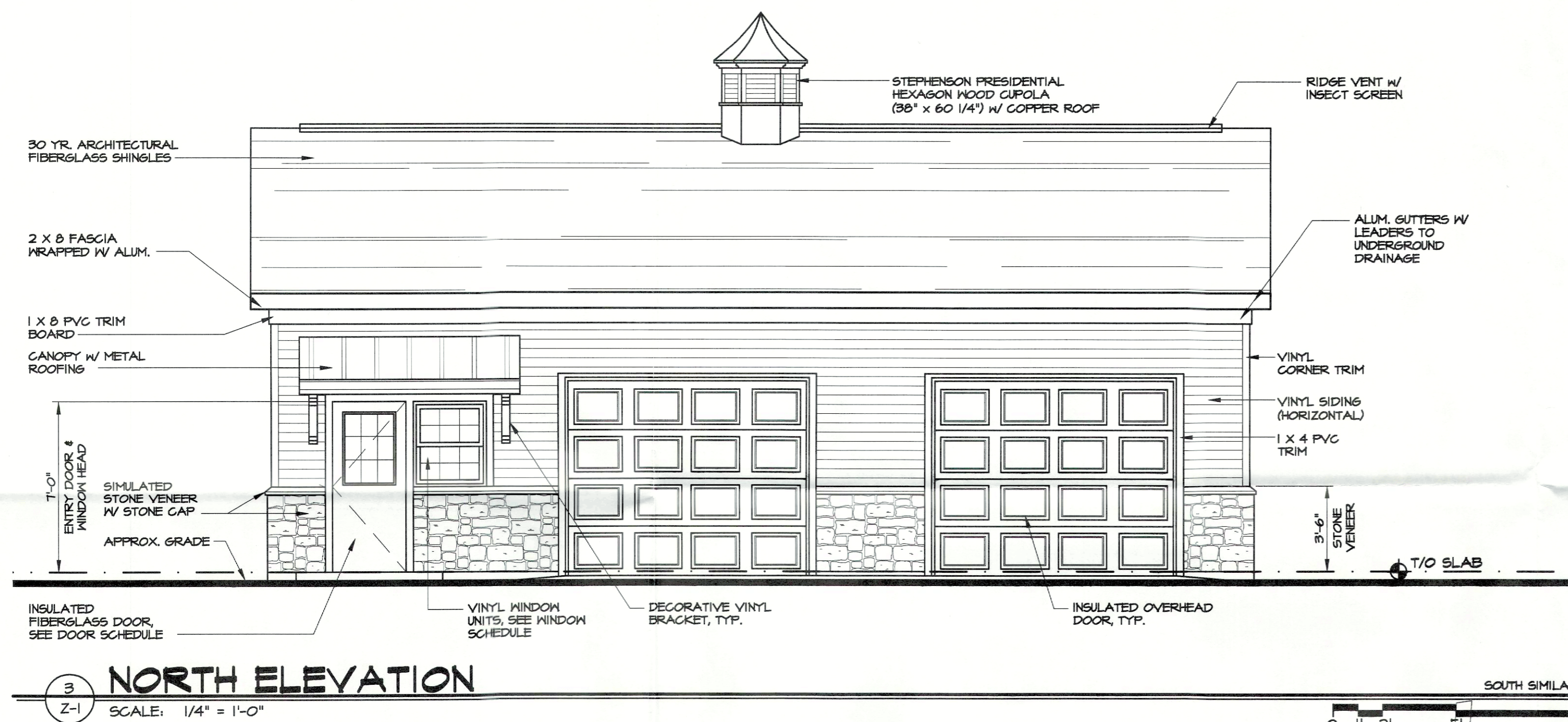


PROPOSED MAINTENANCE BUILDING AT:  
**ORCHARD HILLS**  
 KAYLA COURT NEWBURGH, NY

ZONING DATA CHART SBL # 9-1-45.21 TOWN OF NEWBURGH				
ZONE: R3, RESIDENTIAL	REQUIRED	EXISTING	PROPOSED	
LOT AREA	MIN 10 ACRES	50.40 ± ACRES	NO CHANGE	
LOT WIDTH	MIN 150'	EXISTING	NO CHANGE	
LOT DEPTH	MIN 150'	EXISTING	NO CHANGE	
FRONT YARD	MIN 40'	VARIES	858' +	
REAR YARD	MIN 50'	VARIES	SEE BELOW	
REAR YARD (ACCESSORY)	MIN 5'	---	61' +	
SIDE YARD (ONE / BOTH)	MIN 25' / 50'	VARIES	SEE BELOW	
SIDE YARDS (ACCESSORY)	MIN 5'	---	124' +	
LOT BUILDING COVERAGE	MAX 35%	10.34% ±	10.34% ±	
BUILDING HEIGHT (ACCESSORY)	MAX 15'	---	23'-6"	
LOT SURFACE COVERAGE	MAX 60%	24.34% ±	24.48% ±	



project no.	07-37.15
date	6 MAY 21
drawn by	SW, BP
revision	
description	
revision	
date	

PROPOSED MAINTENANCE BUILDING AT:  
**ORCHARD HILLS LANDINGS**  
 NEWBURGH, NEW YORK  
 KAYLA COURT

ZONING ANALYSIS, SITE PLANS & ELEVATIONS  
**MAURI ARCHITECTS PC**  
 75 MANHATTAN STREET POUGHKEEPSIE NY 12601 845-452-0300 mauri-architects.com

PREPARED BY:  
  
 PREPARED TO SECTION 140-B (b) OF THE REGULATIONS OF THE COMMISSIONER OF EDUCATION UNAUTHORIZED ALTERATIONS TO THIS OCCUPY IS A VIOLATION OF THE LAW

**SITE KEY PLAN**  
 Z-1 SCALE: N.T.S.

**NORTH ELEVATION**  
 Z-1 SCALE: 1/4" = 1'-0"

**WEST ELEVATION**  
 Z-1 SCALE: 1/4" = 1'-0"

**PARTIAL ENLARGED SITE PLAN**  
 Z-1 SCALE: 1" = 40'-0"