

Full Size Site Plans

are available for viewing at the

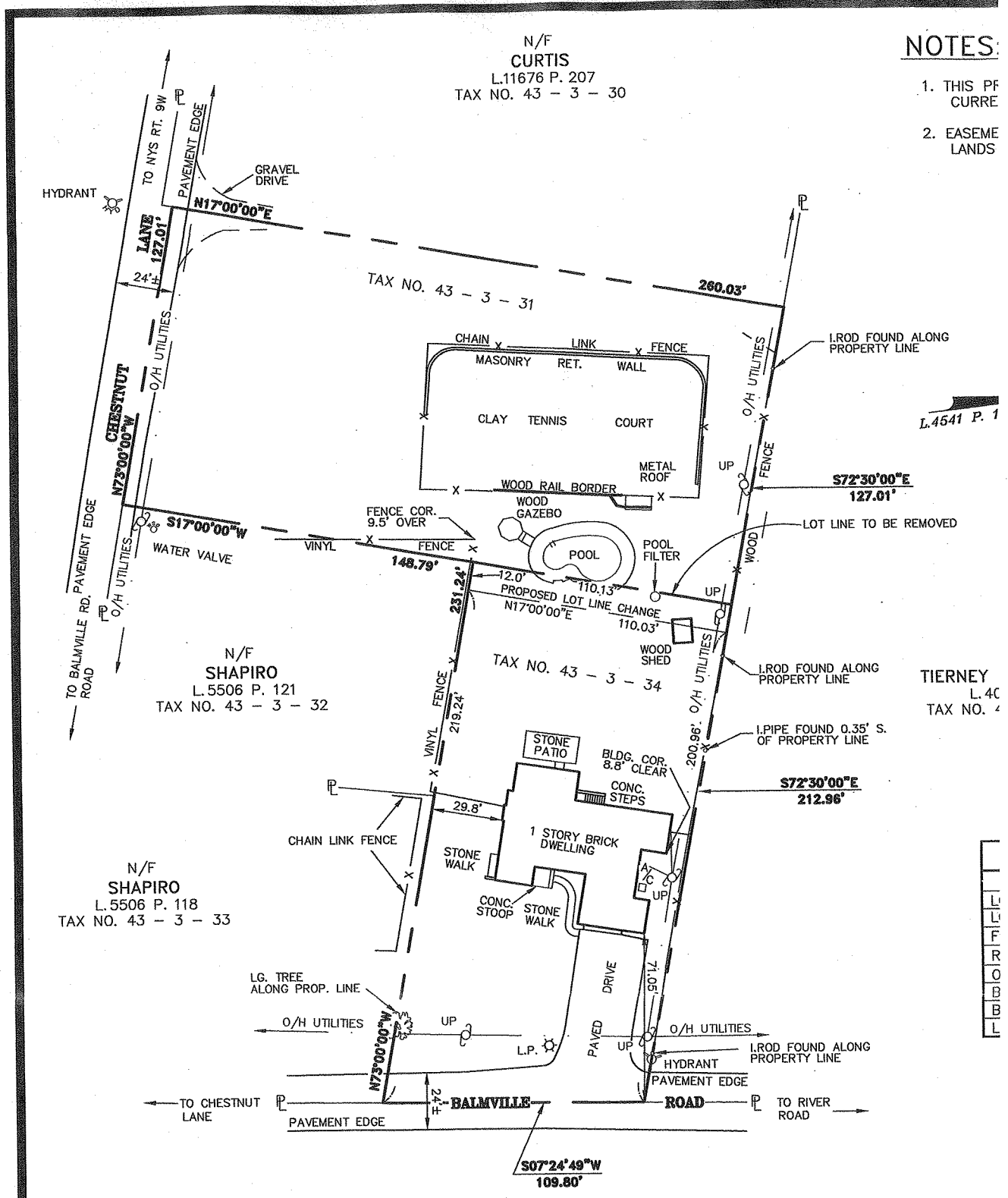
Zoning Board of Appeals

Office located at

308 Gardnertown Road

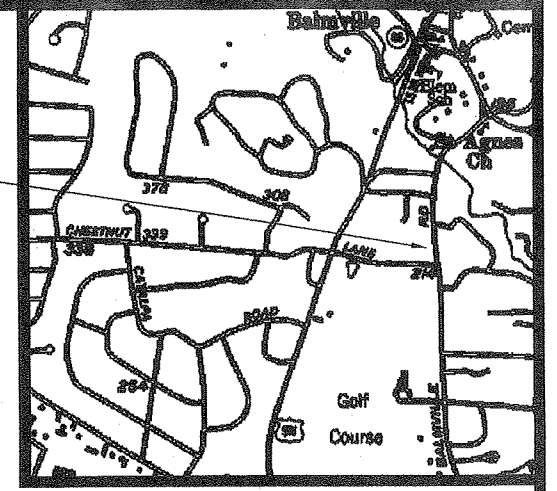
Newburgh, NY

845-566-4901



NOTES:

1. THIS PFA AND SURVEY ARE SUBJECT TO ANY FINDINGS OF A FIELD SEARCH.
2. EASEMENTS OR RIGHT-OF-WAYS ON OR UNDER THESE LANDS NOT VISIBLE AT THE TIME OF SURVEY ARE NOT SHOWN.



LOCATION PLAN
1 INCH = 2000'

RECORD OWNER

LUCILE G. NELSON
67 BALMVILLE ROAD
NEWBURGH, NEW YORK 12550
L. 4541 P. 154
TAX NO. 43 - 3 - 31
TAX NO. 43 - 3 - 34

AREA:

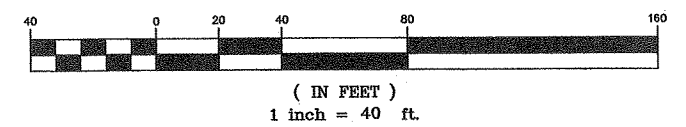
TAX LOT 43 - 3 - 31: 0.757± AC.
TAX LOT 43 - 3 - 34: 0.557± AC.
TOTAL: 1.313± AC.

PROPOSED AREA:

TAX LOT 43 - 3 - 31: 0.787± AC.
TAX LOT 43 - 3 - 34: 0.526± AC.
TOTAL: 1.313± AC.

ZONING	
ZONE:	R-1
AREA:	40,000 SQ. FT.
DEPTH:	150'
FRONT YARD:	50'
REAR YARD:	40'
SIDE YARD:	30'
MAX. HEIGHT:	35'
AVERAGE:	10%

GRAPHIC SCALE



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SURVEY PREPARED FOR

PETER C. POLHAMUS

TOWN OF NEWBURGH
ORANGE COUNTY, NEW YORK

Drawn By:	Checked By:	Scale:	Tax Map No.:	Drawing No.:
RHH	TMM	1" = 40'	43 - 3 - 31 43 - 3 - 34	C - 05 - 0136

UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A PROFESSIONAL LAND SURVEYORS SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2, OF THE NEW YORK STATE EDUCATION LAW.

ONLY COPIES OF THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYORS STAMP AND/OR EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES.

THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS.

CERTIFICATIONS SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED. CERTIFICATIONS ARE NOT TRANSFERABLE.

CERTIFICATION:

I HEREBY CERTIFY TO THE RESULTS OF AN ACTUAL FIELD SURVEY COMPLETED ON AUGUST 30, 2005.

BY: *Timothy M. McCabe*
TIMOTHY M. McCABE, L.S.
NEW YORK STATE LICENSE NO. 10000

