

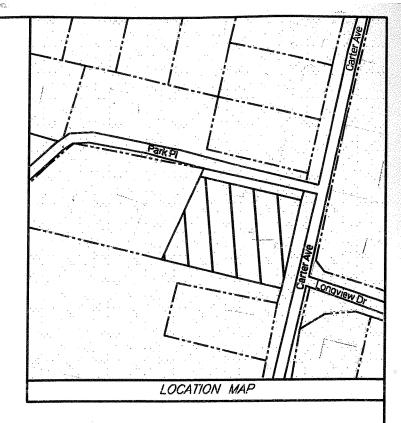
MAP REFERENCE

EXISTING FEATURES INCLUDING PROPERTY LINES, PER AN APPROVED SURVEY ENTITLED "ROBERT J., SR. & ANNE P. RAMPEN" COMPLETED ON 7/04/14 BY STEVEN P. DRABICK, PLS.

CALL BEFORE YOU DIG.... IT'S THE LAW

WHETHER YOU'RE LAYING A FOUNDATION FOR A BUILDING OR PLANTING A TREE, YOU

MUST FIRST CHECK FOR THE EXISTENCE OF UNDERGROUND UTILITY LINES AND CABLES. IF
YOU OR YOUR CONTRACTOR DISRUPT ANY OF THESE LINES, THE RESULTS CAN BE DANGEROUS
— AND COSTLY— TO EVERYONE. CALL BEFORE YOU DIG, TOLL FREE, 811



ZONING SCHEDULE ZONE: R-3, TOWN WATER ONLY	<u>REQUIRED</u>	<u>PROPOSED</u> HOUSE w/RENOVATION
MINIMUM LOT AREA	15,000sf.	36,126sf.
MINIMUM YARDS (feet)	404	***************************************
FRONT	40'	*35 .90'
REAR	40'	<i>136'</i>
SIDE		
ONE	<i>15'</i>	<i>51'</i>
ВОТН	<i>80'</i>	-
MINIMUM LOT DEPTH (feet)	125'	199'
MINIMUM LOT WIDTH (feet)	100'	<i>166</i> ′
MAXIMUM LOT SURFACE COVERAGE (%)	<i>30%</i>	10%
MAXIMUM LOT BUILDING COVERAGE (%)	15%	06%
MAXIMUM HEIGHT		
HEIGHT (feet)	<i>35'</i>	35'
		•

* EXISTING NON-CONFORMING

SEPTIC NOTE EXISTING HOUSE(3 BEDROOMS) & THE APARTMENT ABOVE GARAGE (1 BEDROOM)
UTILIZE AN EXISTING A 4 BEDROOM SEPTIC FIELD. THEIR IS NO NET INCREASE
TO BEDROOM COUNT AND NO SEPTIC IMPROVEMENTS ARE REQUIRED.

ENGINEER



TALCOTT ENGINEERING DESIGN PLLC

1 GARDNERTOWN NEWBURGH, NY 12250 (845)-569-8400 (FAX)(845)-569-4583 TALCOTTDESIGN12@GMAIL.COM

PLOT PLAN FOR:

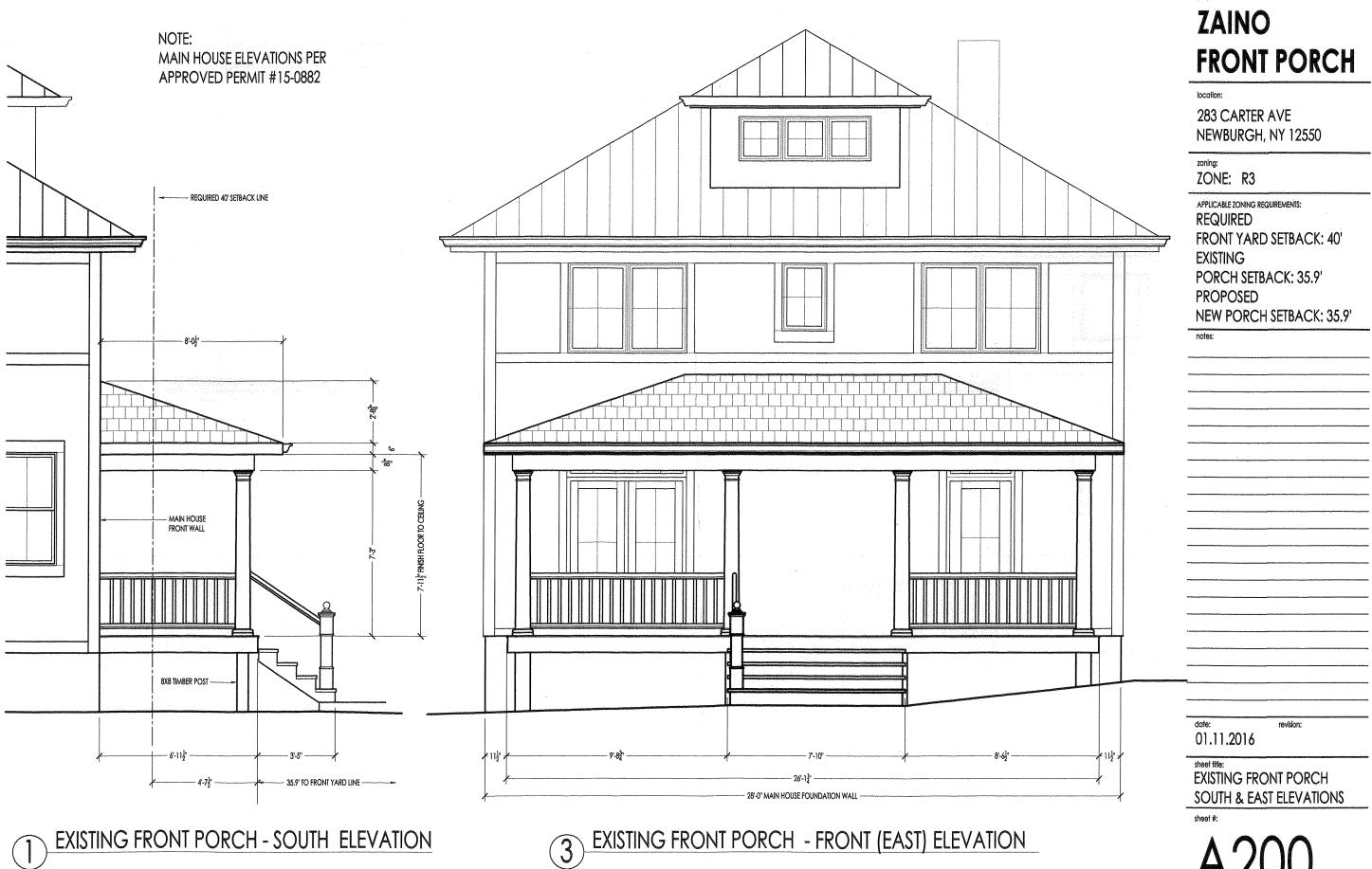
ZAINO/IRIART RENOVATION
283 CARTER AVENUE
SBL: 26-4-24.1, LOT# 1, F.M.# 05-93
TOWN OF NEWBURGH, ORANGE COUNTY, NY

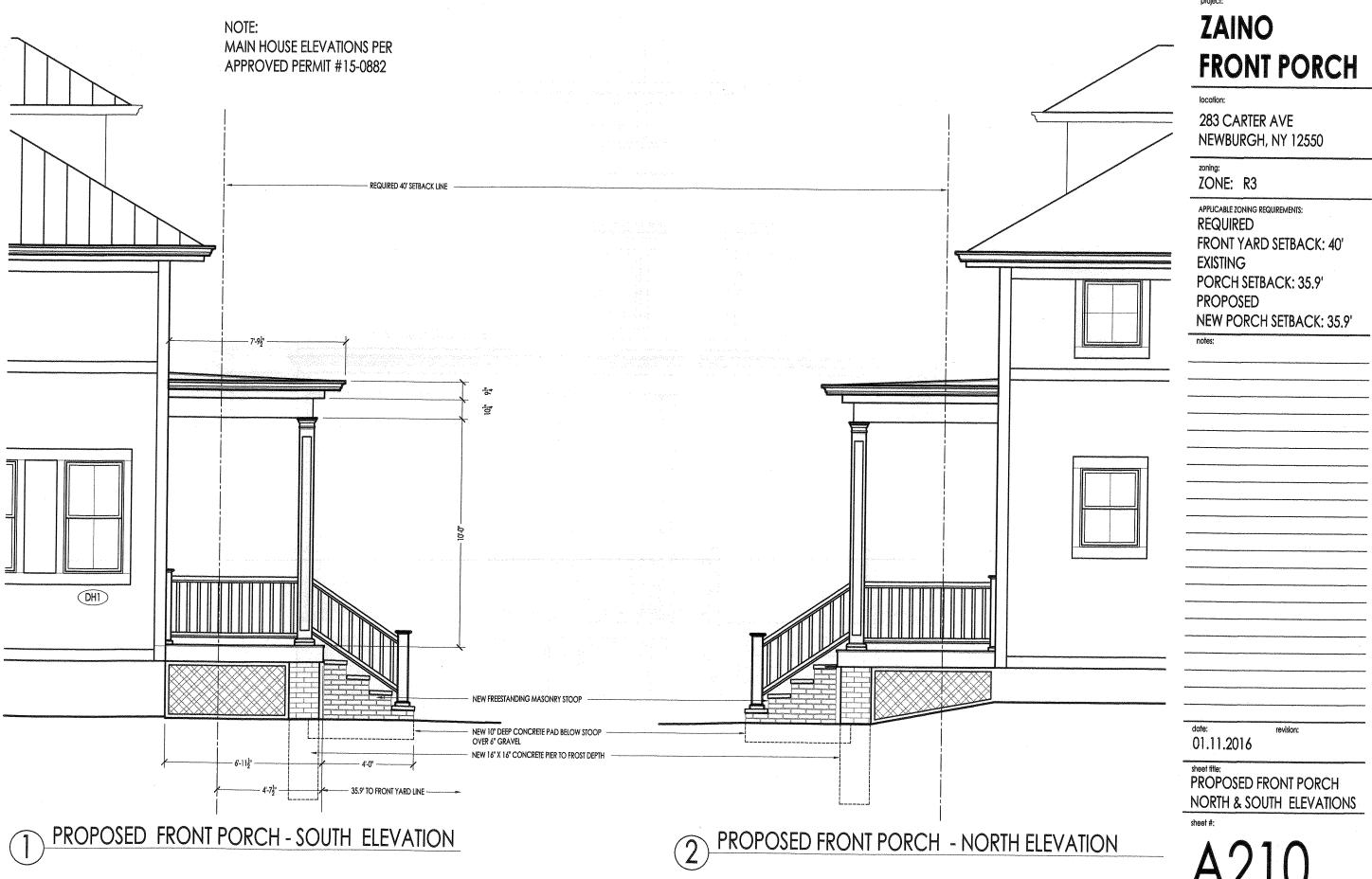
SHEET NUMBER JOB NUMBER

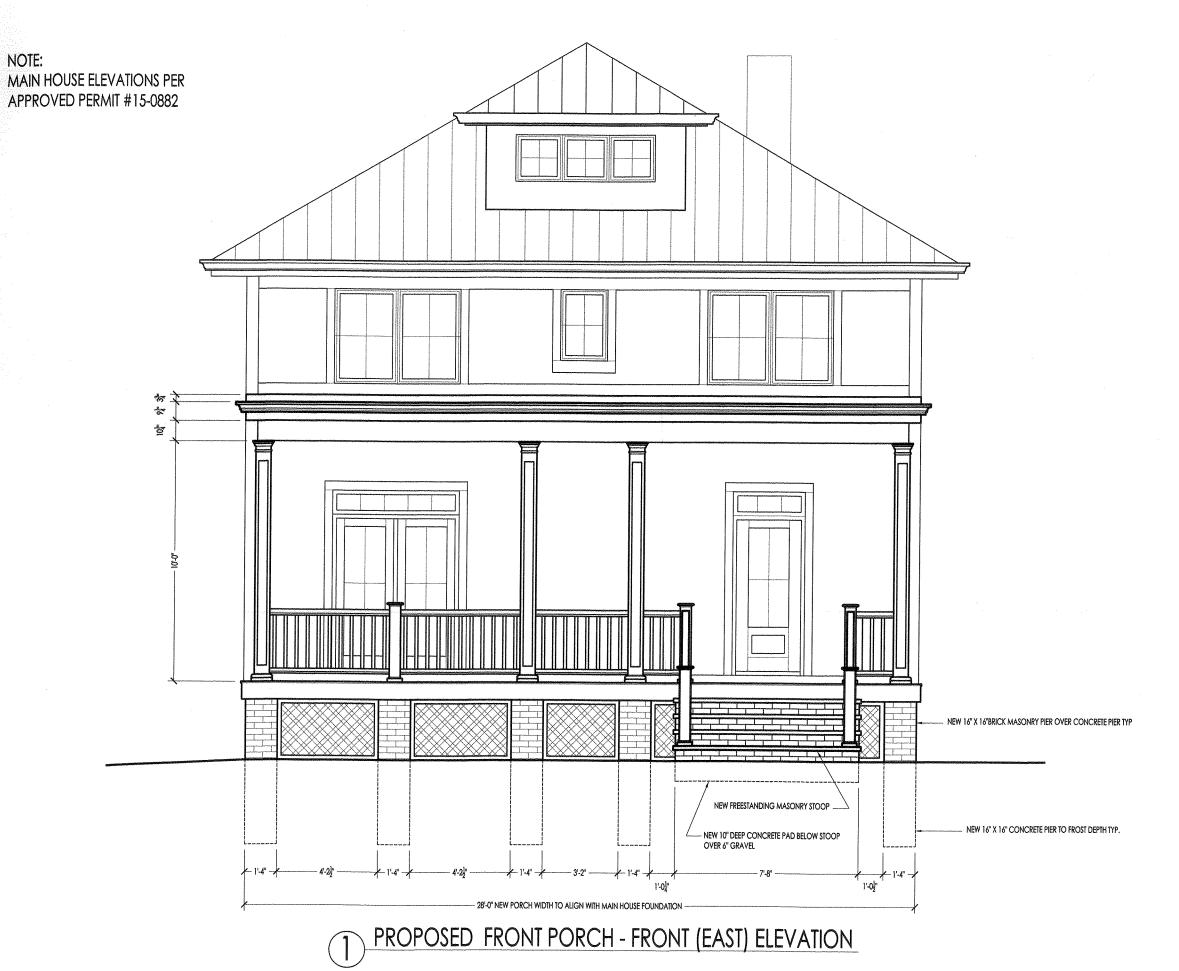
SCALE 1 40 10/12/15

15129-IRR

1 OF 1







project:

ZAINO FRONT PORCH

locat

283 CARTER AVE NEWBURGH, NY 12550

ZONE: R3

LOIVE. NO

APPLICABLE ZONING REQUIREMENTS: REQUIRED

FRONT YARD SETBACK: 40'

EXISTING

PORCH SETBACK: 35.9'

PROPOSED

NEW PORCH SETBACK: 35.9'

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01.11.2016

PROPOSED FRONT PORCH FRONT (EAST) ELEVATION

sheet #:

A220