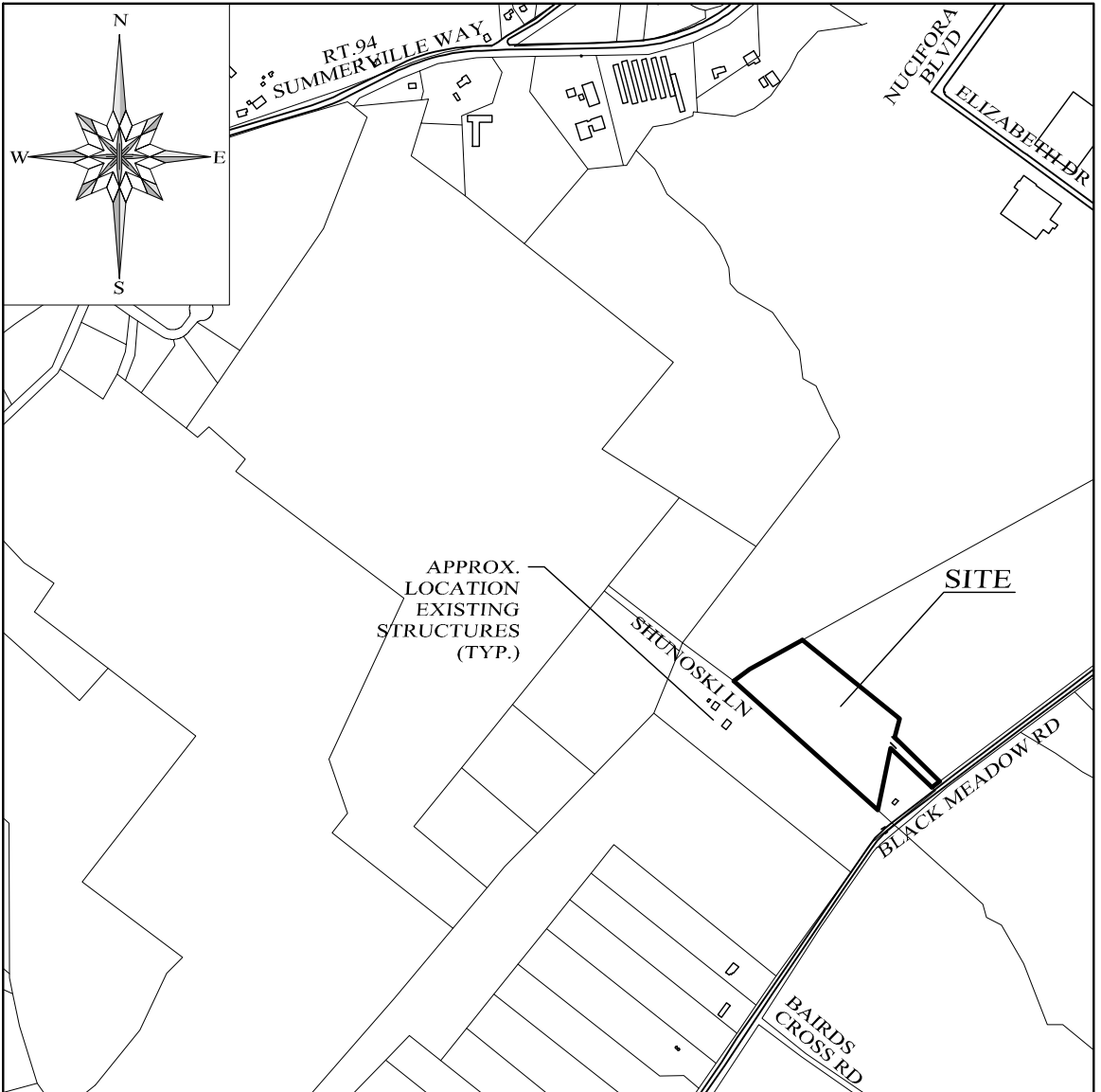


PARKING REQUIRED
WAREHOUSE
1 SPACE / 500 S.F. OF FLOOR AREA
500 / 43,150 = 86 SPACES REQUIRED
86 SPACES PROVIDED

BULK REQUIREMENTS	
IP ZONE	
USE #9. FULLY ENCLOSED WAREHOUSE DISTRIBUTION CENTERS.	
MINIMUM REQUIRED	
LOT AREA (AC.)	5+
LOT WIDTH (FT.)	300
FRONT YARD (FT.)	100
REAR YARD (FT.)	100
ONE SIDE YARD (FT.)	90
BOTH SIDE YARDS (FT.)	180
MAXIMUM ALLOWED	
BUILDING HEIGHT (FT.)	65
BUILDING COVERAGE (%)	40



LOCATION MAP
SCALE: 1" = 200'

LEGEND	
EXISTING PROPERTY LINE	---
EXISTING CONTOUR LINE	~ ~ ~
EXISTING EDGE OF PAVEMENT	==
WETLAND LINE	- - -
EXISTING STREAM	~~~~~
EXISTING MUNICIPAL WELL	⊙
EXISTING UTILITY POLE	⊕
EXISTING TREE LINE	⊙
PROPOSED WELL	⊙

- GENERAL NOTES:**
1. TOWN OF CHESTER TAX MAP DESIGNATION: SEC. 6 BLK. 1 LOT 76 & 75.1
 2. TOTAL AREA OF PARCELS: 12.91 ACRES PER TAX MAPS.
 3. ENTIRE PARCEL IS LOCATED IN THE IP ZONING DISTRICT.
 4. BOUNDARY INFORMATION SHOWN TAKEN FROM A MAP ENTITLED "SURVEY OF PROPERTY FOR LA FARGE NORTH AMERIC BLUE CIRCLE MATERIALS, INC." PROVIDED BY JAMES A. DILLIN, PLS DATED 9-11-2017. REFERENCE: MAP ENTITLED "MINOR SUBDIVISION PLAT CHESTER INDUSTRIAL PARK, FILED IN THE ORANGE COUNTY CLERK'S OFFICE ON OCTOBER 12, 1989, AS MAP No. 9672.

RECORD OWNER
210 BLACK MEADOW RD, LLC
3 LIZENSK BLVD, UNIT 301
MONROE, NEW YORK 10950

210 BLACK MEADOW

TOWN OF CHESTER, ORANGE COUNTY, NEW YORK

PROJECT TITLE

SKETCH SITE PLAN

DRAWING TITLE

Kirk Rother, P.E.

CONSULTING ENGINEER, PLLC

5 Saint Stephens Lane, Warwick, NY 10990
(845) 988-0620

KIRK ROTHER, P.E.		N.Y.S. LIC. NO. 079053		DATE	
D.O.T. SHEET #	D.E.C. SHEET #	O.C.H.D. SHEET #	SHEET #		
N.A.	N.A.	N.A.			
CAD #19118	PROJECT #	SCALE	1 OF 1		
Sketch-new bldg	19118	AS SHOWN			

NOTE
CONTACT UNDERGROUND FACILITIES PROTECTION ORGANIZATION 3 DAYS PRIOR TO CONSTRUCTION @ "DIG SAFELY" N.Y. 800-962-7962.

ENGINEER'S CERTIFICATION
THE PROPOSED SEWAGE DISPOSAL AND WATER SUPPLY SYSTEM(S) HAVE BEEN DESIGNED IN ACCORDANCE WITH STANDARDS AND SPECIFICATIONS ESTABLISHED BY THE NEW YORK STATE DEPARTMENT OF HEALTH AND THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION. THE DESIGN(S) ARE BASED ON ACTUAL CONDITIONS FOUND AT THE SITE AT THE TIME OF DESIGN.

OWNER REVIEW AND CONCURRENCE WITH PLAN	
OWNER	DATE

DATE	REVISIONS
09-21-20	REV. PER PLANNING BOARD WORKSHOP
03-24-20	REV. PER CLIENT REQUESTS
12-30-19	INITIAL PREPARATION