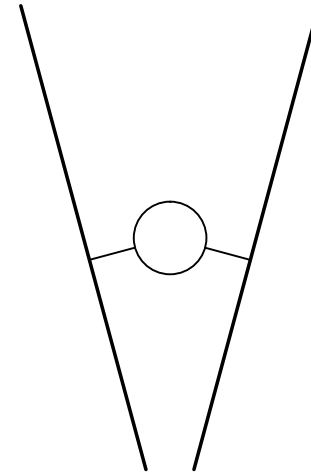
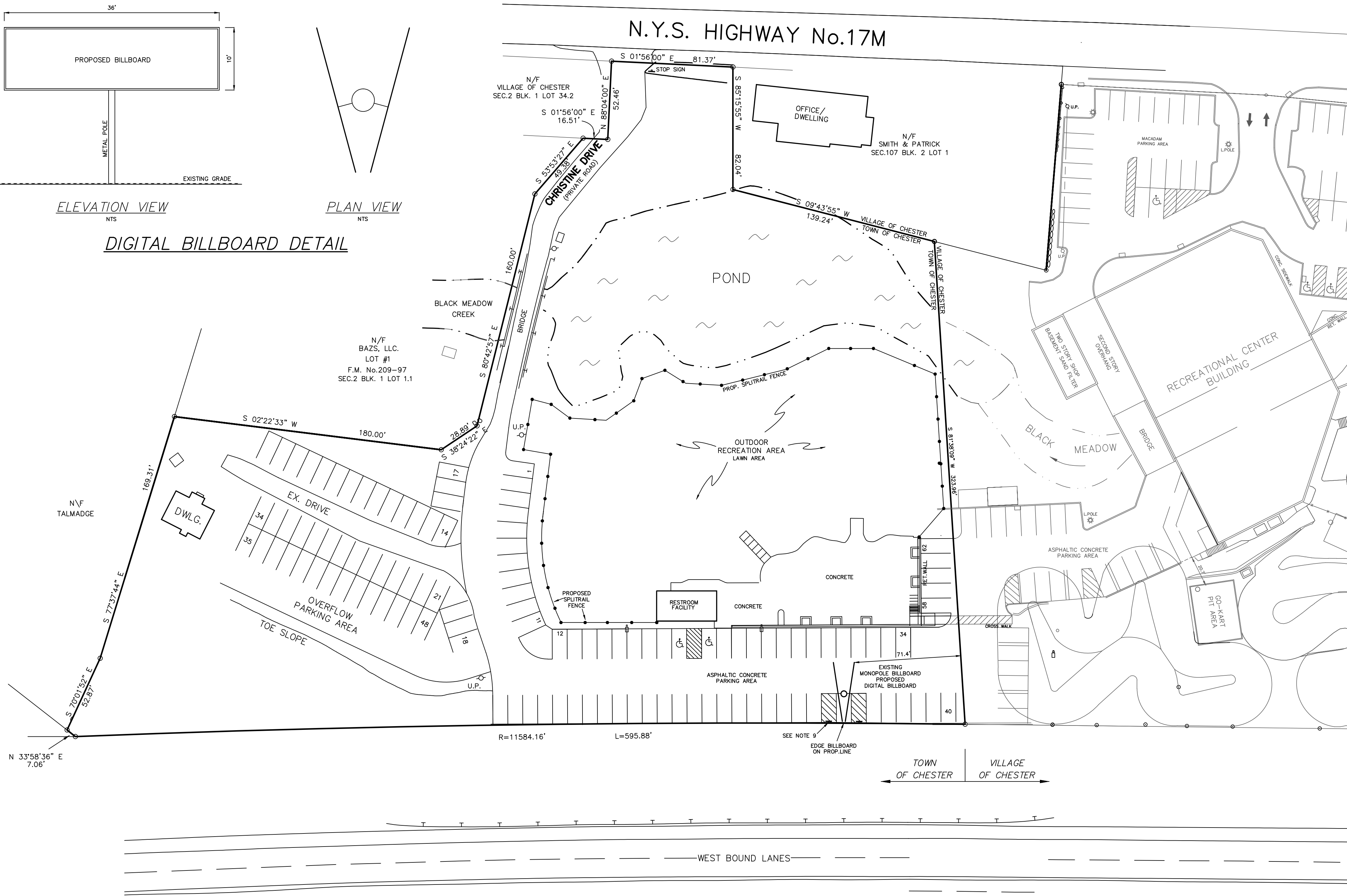


ELEVATION VIEW
NTS



PLAN VIEW
NTS

DIGITAL BILLBOARD DETAIL



NEW YORK STATE HWY. ROUTE 17

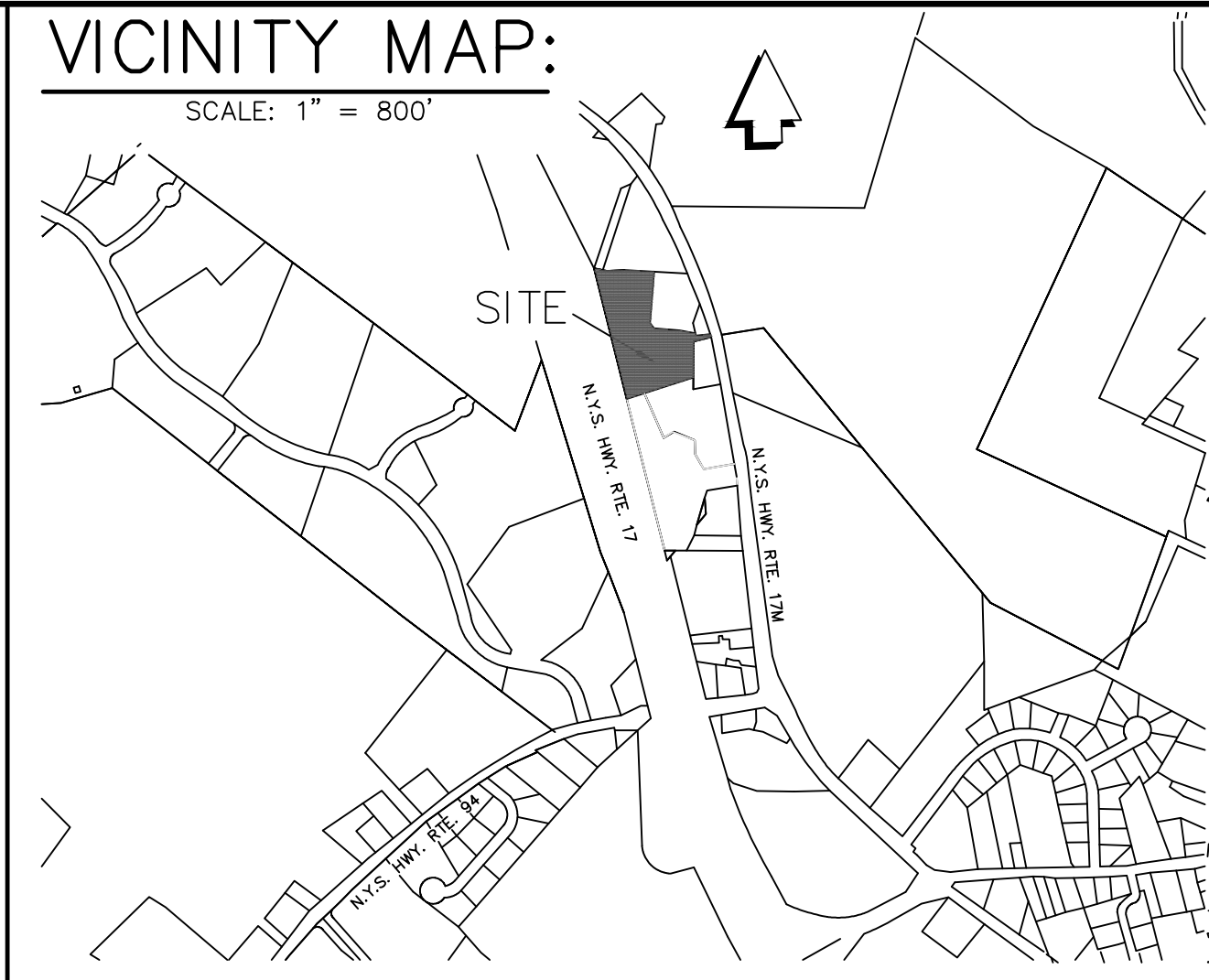
DIGITAL STANDARDS:

- There may be no more than one programmed digital sign on a lot. There may be no more than one automated or interactive digital sign for each business on a lot.
- A digital sign, other than a digital billboard, may not allow the display or message to change more frequently than once every eight seconds, with a transition period of one second or less. Messages may not contain the appearance of motion or animation. Transitions between messages may contain the appearance of motion or animation.
- A digital sign must have installed an ambient light monitor, which shall continuously monitor and automatically adjust the brightness level of the display based on ambient light conditions consistent with the terms of this article. Certification must be provided to the Town demonstrating that the sign has been preset to automatically adjust the brightness to these levels or lower. Reinspection and recalibration may be periodically required by the Town at its reasonable discretion, at the owner's expense, to ensure that the specified brightness levels are maintained at all times.
- Maximum brightness levels for digital signs shall not exceed 5,000 nits or candelas per square meter (cd/m²) when measured from the sign's face at its maximum brightness, during daylight hours. The maximum brightness levels for digital signs shall not exceed 500 nits or candelas per square meter (cd/m²) when measured from the sign's face at its maximum brightness, between sunset and sunrise, as those times are determined by the National Weather Service.
- Written certification from the sign manufacturer must be provided at the time of application for a sign permit certifying that the light intensity of the sign has been preset not to exceed the illumination levels established by this section, and that the preset intensity level is protected from end user manipulation by password protected software or other approved method.
- Digital signs may not display messages about goods or services that are not sold and delivered or provided on the premises where the sign is located. The foregoing notwithstanding, a digital sign may display messages about public emergencies and public events.
- Brightness of digital signs shall be measured as follows:
 - At least 30 minutes following sunset, a footcandle meter shall be used to obtain an ambient light reading for the location. This is done while the sign is off or displaying black copy. The reading shall be made with the meter aimed directly at the sign area at the preset location.
 - The sign shall then be turned on to full white copy to take another reading with the meter at the same location.
 - If the difference between the readings is 0.2 footcandle or less, the brightness is properly adjusted.
- Other requirements. The use, size and location of digital signs, other than digital billboards, must comply with all other relevant regulations and laws of the Town.

TOWN OF CHESTER
APPROVAL BOX

VICINITY MAP:

SCALE: 1" = 800'



ZONE: LB (LOCAL BUSINESSES)

PROPOSED USE: OUTDOOR RECREATION FACILITIES

MINIMUM LOT AREA	1 ACRES
MINIMUM LOT WIDTH	250 FT.
MINIMUM FRONT YARD	80 FT.
MINIMUM ONE SIDE YARD	30 FT.
MINIMUM BOTH SIDE YARDS	60 FT.
MINIMUM REAR YARD	50 FT.
MAXIMUM BUILDING HEIGHT	35 FT.
MAXIMUM PERCENT BLDG. COVERAGE	25%

OWNER & APPLICANT:

BAZS, LLC.
P.O. BOX 132
CHESTER, N.Y. 10918

BRIAN & ALISON LEENTJES
366 BELLVALE ROAD
CHESTER, N.Y. 10918

NOTES:

- TAX MAP DESIGNATION : TOWN OF CHESTER
SECTION 2 BLOCK 1 LOT 61.2
- WATER SUPPLY : MUNICIPAL- BY CONTRACT WITH VILLAGE OF CHESTER
- SEWAGE DISPOSAL SYSTEM : MUNICIPAL-BY CONTRACT WITH VILLAGE OF CHESTER
- REFERENCE: MAP ENTITLED "SUBDIVISION OF PROPERTY FOR JIMMY D. DASTUR AND CHRISTINE OLSON DASTUR", FILED IN THE O.C.C.O. ON SEPTEMBER 11, 1997 AS MAP No.209-97.
- REFERENCE: MAP ENTITLED, "SUBDIVISION AND LOT LINE CHANGE FOR LEENTJES", FILED IN THE O.C.C.O. ON JULY 6, 2006, AS MAP No. 581-06.
- PROPOSED DIGITAL BILLBOARD WILL BE IN COMPLIANCE WITH SECTION 98-21.C (3) OF THE TOWN OF CHESTER ZONING CODE.
- PROPOSED DIGITAL BILLBOARD WILL BE IN COMPLIANCE WITH SECTION 98-21.H OF THE TOWN OF CHESTER ZONING CODE.
- APPROVAL FROM NEW YORK STATE D.O.T. WILL BE REQUIRED PRIOR TO A BUILDING PERMIT.
- NO PARKING SIGN TO BE INSTALLED ON SPACES ADJACENT TO DIGITAL BILLBOARD SPACES WILL BE USED UNDER DIRECTION OF PARKING ATTENDANT DURING PEAK PARKING PERIODS

SITE PLAN
FOR

DIGITAL BILLBOARD

TOWN OF CHESTER ORANGE COUNTY, N.Y.
SCALE: 1"= 40' NOVEMBER 21, 2016 AREA=3.73± ACRES

FEBRUARY 2, 2017

APRIL 4, 2017

GRAPHIC SCALE



(IN FEET)
1 inch = 40 ft.



JAMES A. DILLIN, PLS
PROFESSIONAL LAND SURVEYOR
GOSHEN, NEW YORK

UNAUTHORIZED ALTERATION OF THIS DOCUMENT, IN ANY WAY, CONSTITUTES A VIOLATION OF THE STATE OF NEW YORK EDUCATION LAW SECTION 7209 (2).