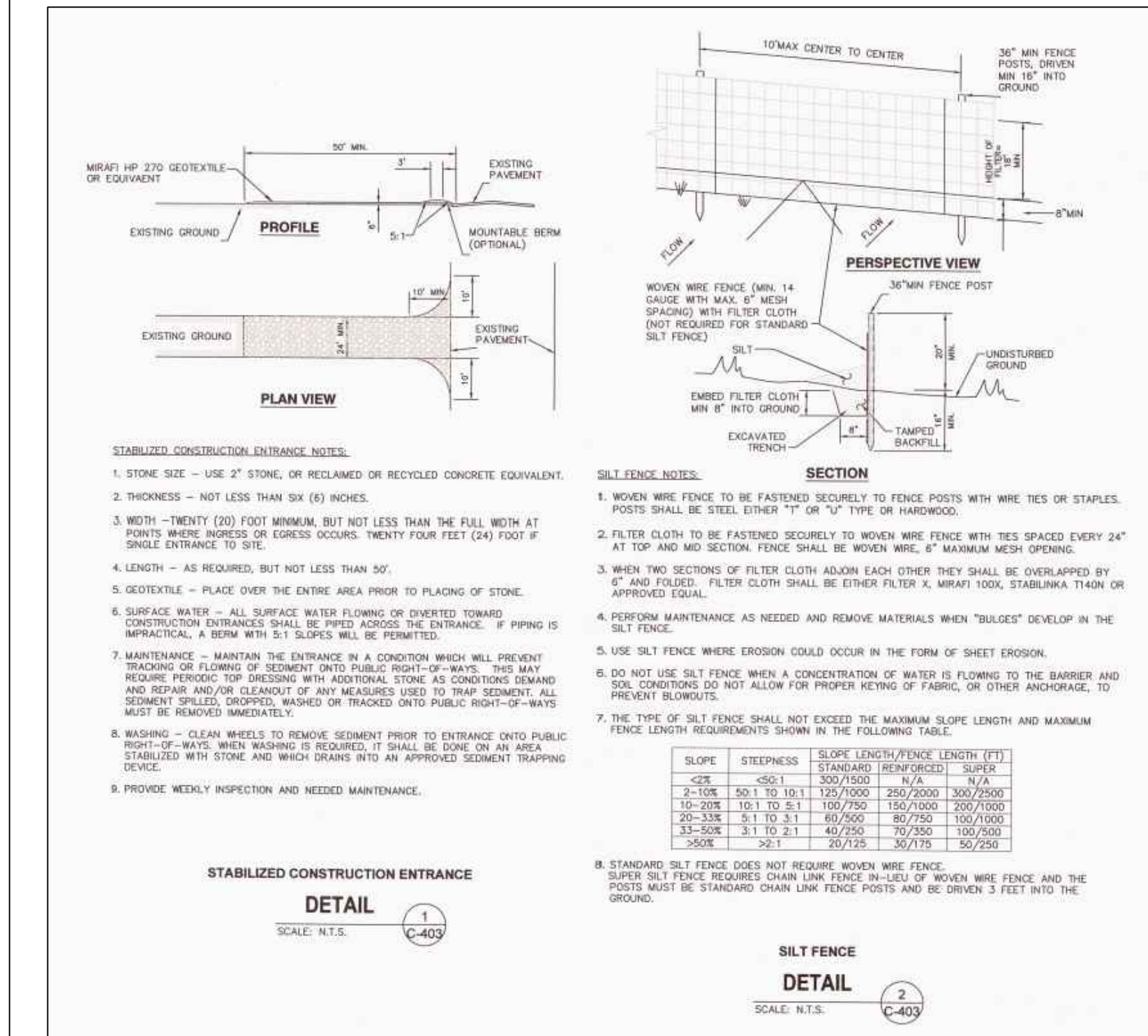
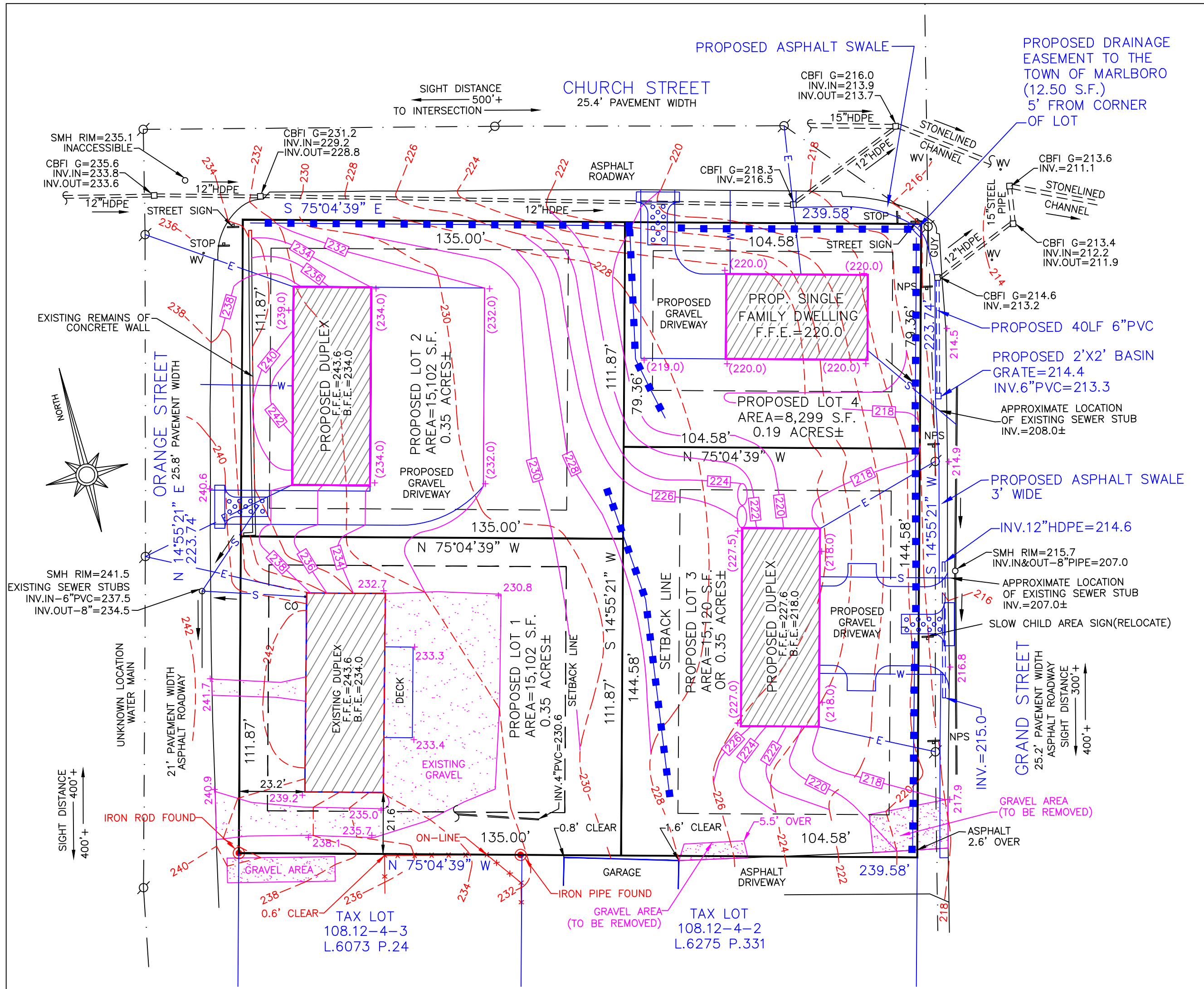
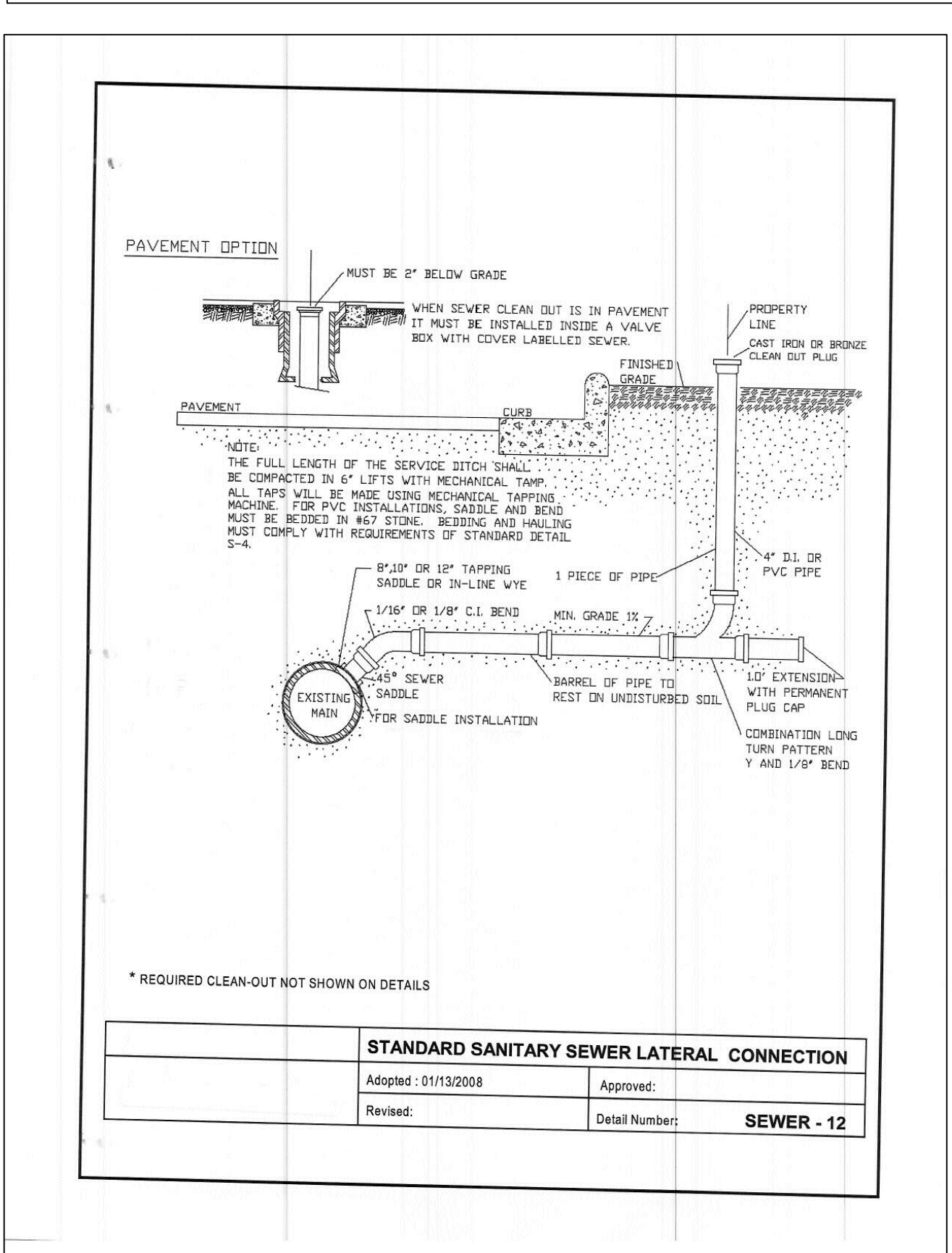
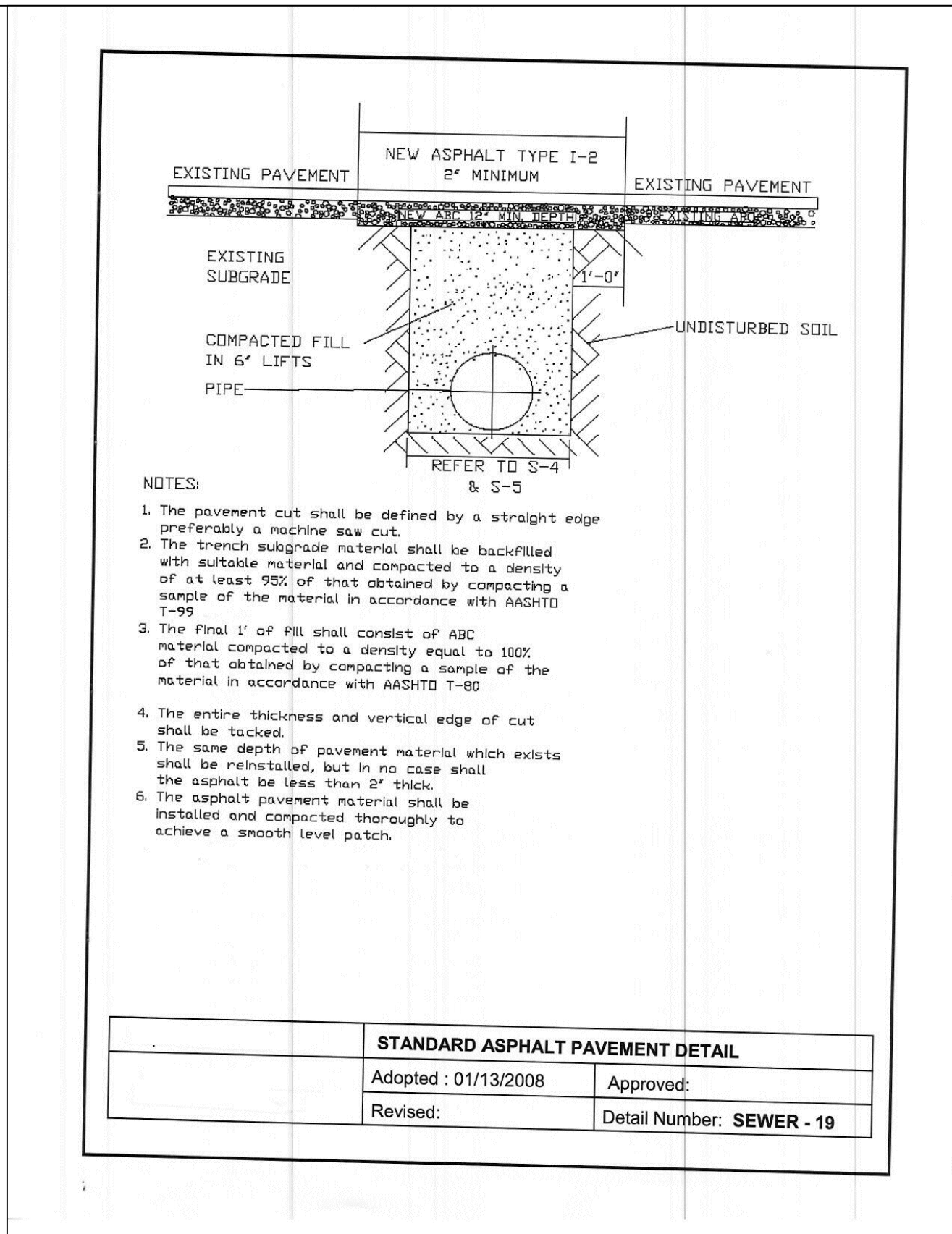
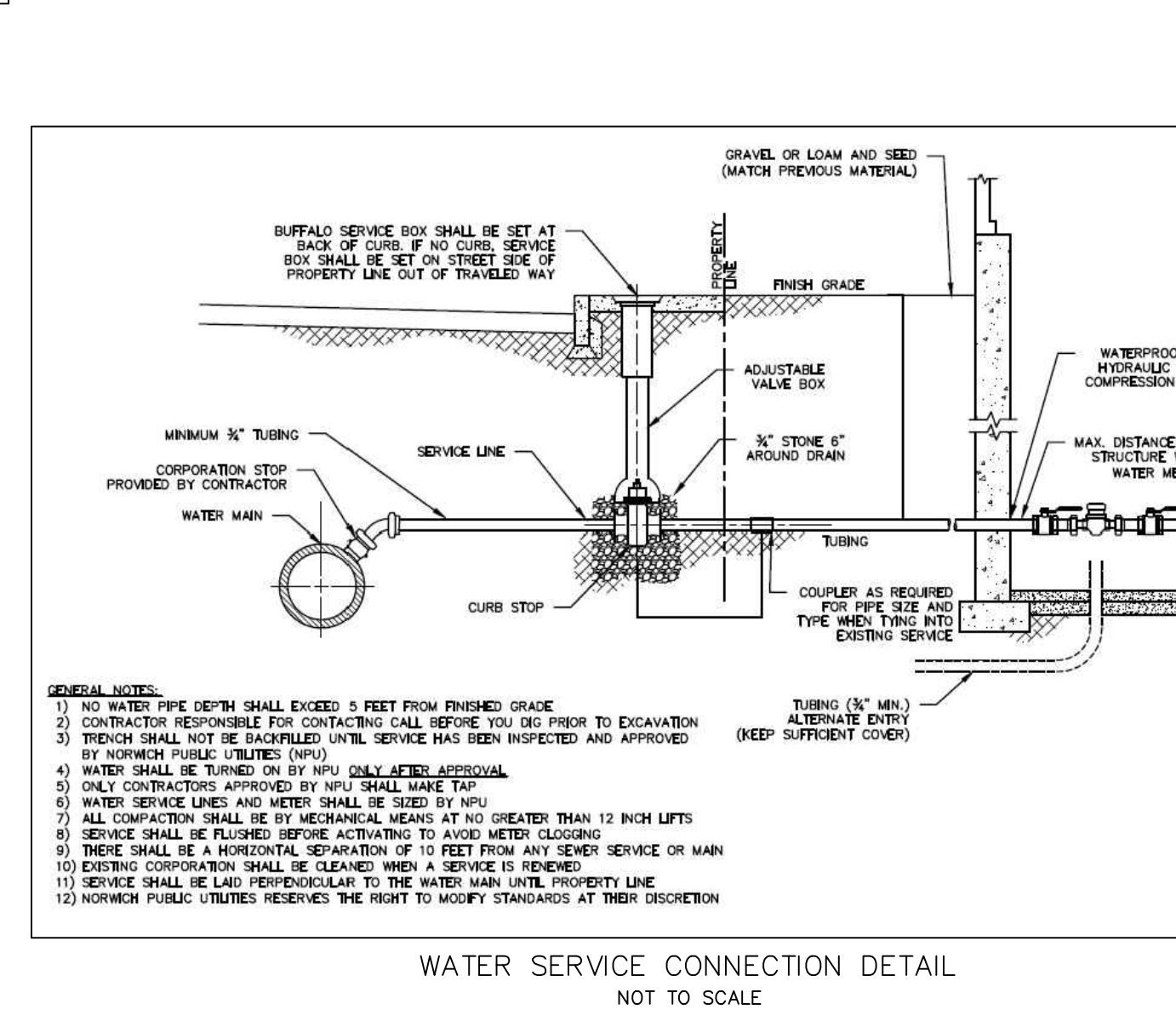
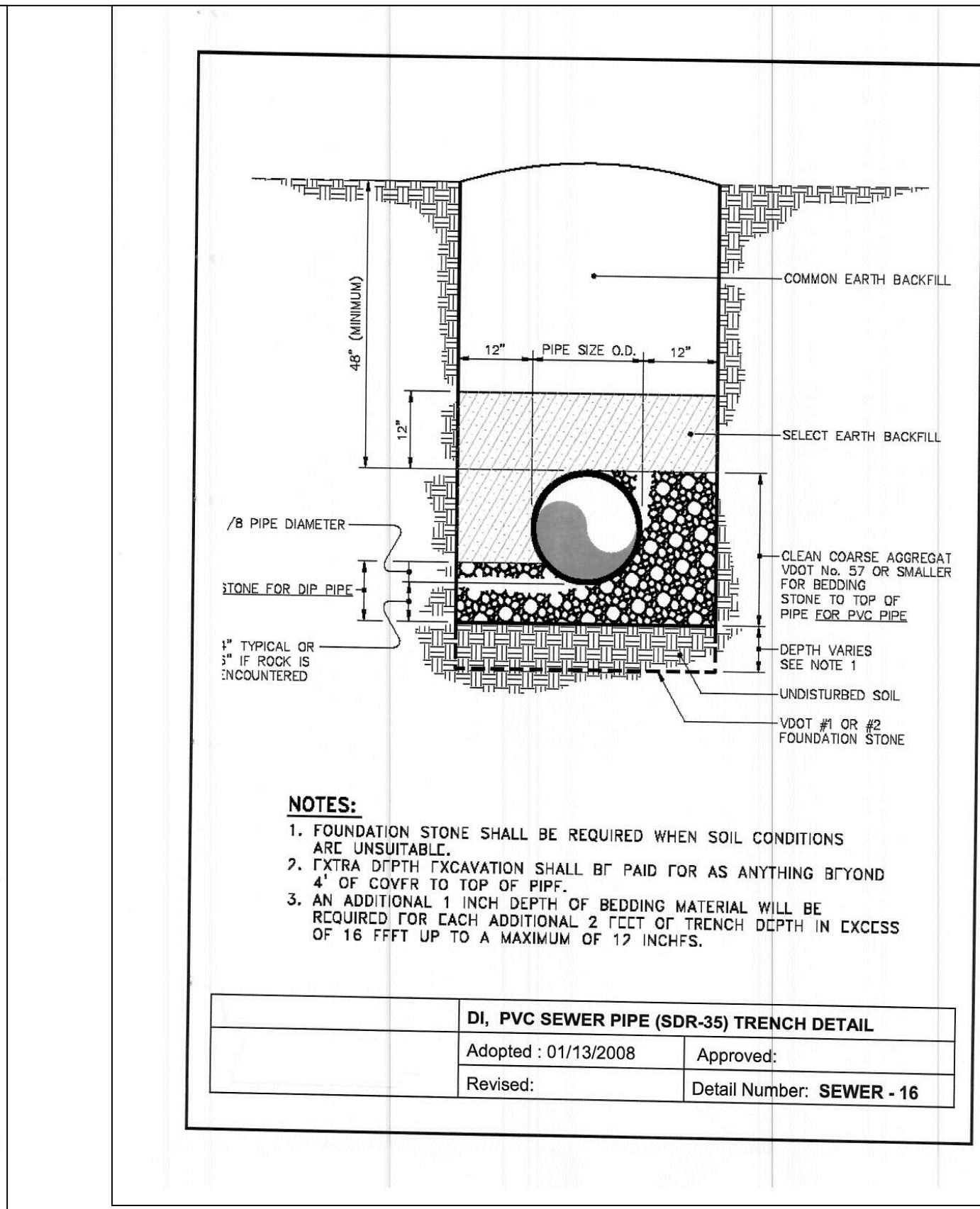




BULK TABLE					
ZONE: R (WITH PUBLIC WATER, SEWER AND GAS)					
MINIMUM	REQUIRED	PROPOSED LOT 1	PROPOSED LOT 2	PROPOSED LOT 3	PROPOSED LOT 4
LOT AREA	7,500 S.F. FAMILY	2 FAMILY DUPLEX 15,102 S.F.	2 FAMILY DUPLEX 15,102 S.F.	2 FAMILY DUPLEX 15,102 S.F.	SINGLE FAMILY DWELLING 8,299 S.F.
FRONT YARD (FT)	10	23.2'	18.0'	35.0'	18.0'
REAR YARD (FT)	20	84.0'	89.5'	42.0'	31.3'
SIDE YARD (FT)					
ONE	10	19.9'	23.6'	28.4'	36.0'
BOTH	25	41.5'	N/A	74.4'	N/A
LOT WIDTH (FT)	75	111.87	111.87	144.58	79.36
LOT DEPTH (FT)	100	135.00	135.00	104.58	104.58
MAXIMUM BUILDING COVERAGE(%)	30	13%	13%	13%	18%
HEIGHT					
STORIES	2 1/2	2	2	2	3
HEIGHT (FT)	35	33	33	33	33
OFF STREET PARKING	1.5/UNIT	2/UNIT	2/UNIT	2/UNIT	2/UNIT



PLANNING BOARD ENDORSEMENT			
SUBDIVISION PLAN			
Date Received	Town Clerk		
Date Received	Planning Board Chairman		
Date	Town Highway Superintendent		
Date	Planning Board Action		



STANDARD ASPHALT PAVEMENT DETAIL			
Adopted: 01/13/2008	Approved:		
Revised:	Detail Number: SEWER - 19		

STANDARD SANITARY SEWER LATERAL CONNECTION			
Adopted: 01/13/2008	Approved:		
Revised:	Detail Number: SEWER - 12		

1. NO WATER PIPE DEPTH SHALL EXCEED 5 FEET FROM FINISHED GRADE.	REVISIONS:	1/9/23-DRAINAGE ON GRAND STREET
2. CONTRACTOR RESPONSIBLE FOR CONTACTING CALL BEFORE YOU DIG PRIOR TO EXCAVATION.		EASEMENT TO TOWN AT CORNER OF GRAND/CHURCH
3. TRENCH SHALL NOT BE BACKFILLED UNTIL SERVICE HAS BEEN INSPECTED AND APPROVED BY TOWN PUBLIC UTILITIES (NPU).		PAVEMENT WIDTHS
4. WATER SHALL BE TUNED ON BY NPU ONLY AFTER APPROVAL.		NOTE ON SITE GRADING
5. ONLY CONTRACTORS APPROVED BY NPU SHALL MAKE TAP.		
6. WATER SERVICE LINES AND METER SHALL BE SIZED BY NPU.		
7. ALL CONTRACTORS SHALL BE BY MECHANICAL MEANS AT NO GREATER THAN 12 INCH LIFTS.		
8. SERVICE SHALL BE PLUMBED BEFORE ACTIVATING TO AVOID METER CLOSING.		
9. THERE SHALL BE A HORIZONTAL SEPARATION OF 10 FEET FROM ANY SEWER SERVICE OR MAIN.		
10. EXISTING CORPORATION SHALL BE CLEANED WHEN A SERVICE IS REMOVED.		
11. SERVICE SHALL BE LAID PERPENDICULAR TO THE WATER MAIN UNTIL PROPERTY LINE.		
12. NORMAN PUBLIC UTILITIES RESERVES THE RIGHT TO MODIFY STANDARDS AT THEIR DISCRETION.		

JOEL TRUNCALI	DEED REFERENCE:		
KRISTOPHER J. NOTO	LIBER 7001 PAGE 233		
AREA = 53,604 s.f. or 1.23 ACRES±	PROPOSED 4 LOT SUBDIVISION		
	33-35 ORANGE STREET		
	LANDS OF NOTO		
	TOWN OF MARLBOROUGH		
ULSTER COUNTY	NEW YORK		
HERITAGE LAND SURVEYING, P.C.	155 PRESSLER ROAD, WALLKILL, NEW YORK 12589		

TAX LOT: 108.12-4-1	STATE OF NEW YORK BARBARA J. STRIDIRON LICENSED LAND SURVEYOR 050487
AREA: AS SHOWN	
DATE: 12/7/2022	
SCALE: 1" = 30'	
JOB NO. SUB4	

