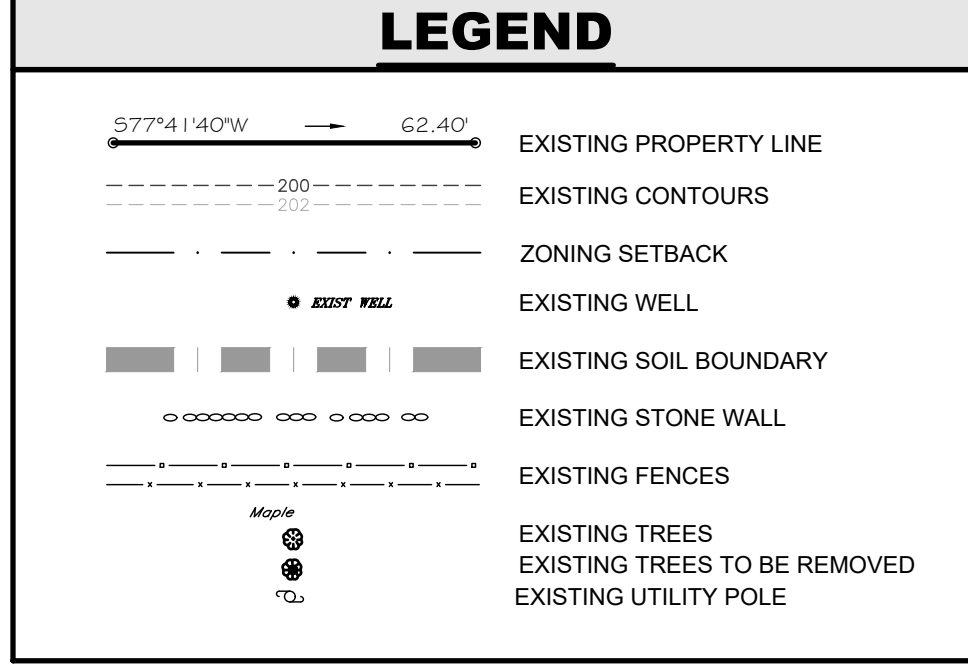


SITE SPECIFIC NOTES

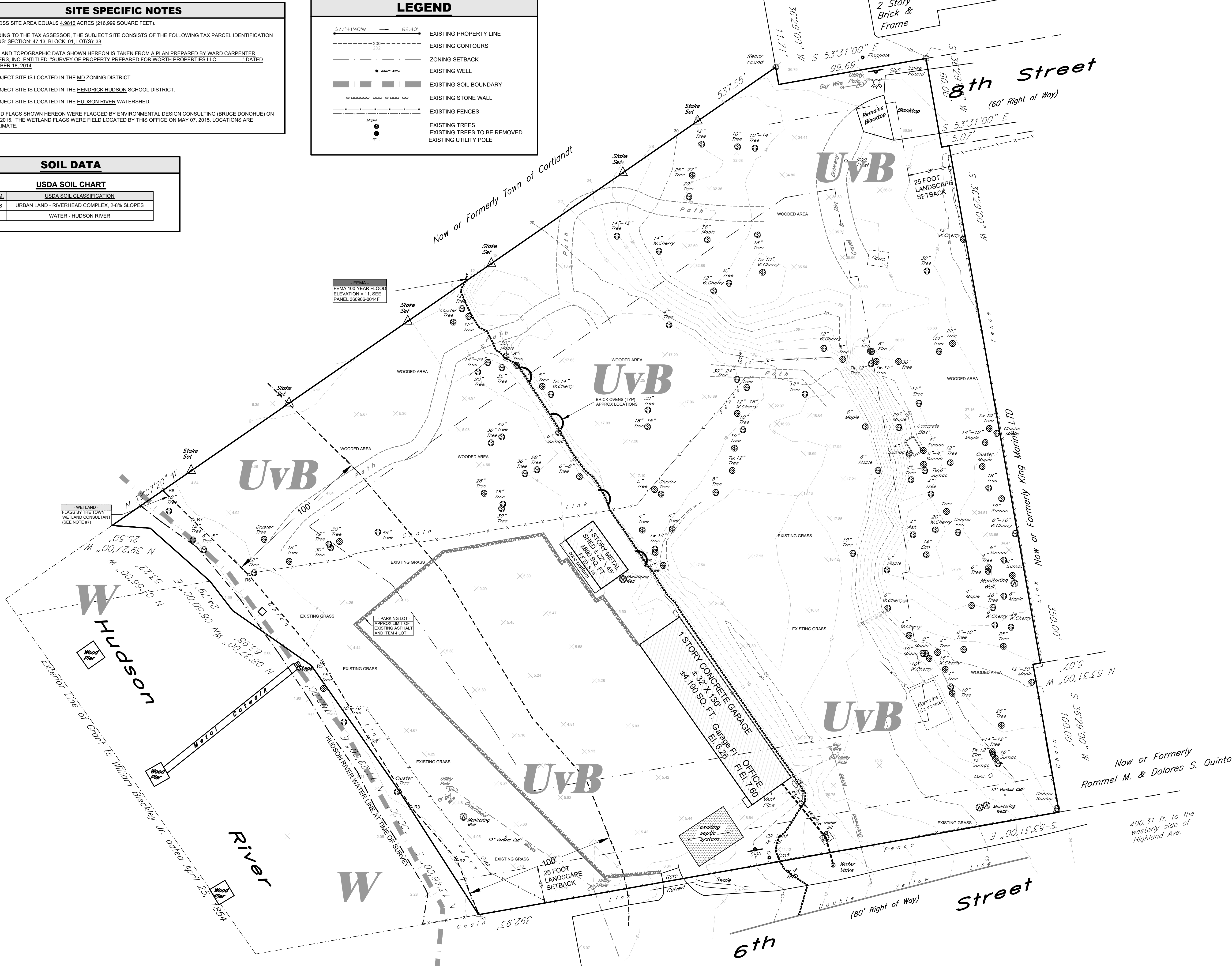
1. THE GROSS SITE AREA EQUALS 4.9816 ACRES (216,999 SQUARE FEET).
2. ACCORDING TO THE TAX ASSESSOR, THE SUBJECT SITE CONSISTS OF THE FOLLOWING TAX PARCEL IDENTIFICATION NUMBERS: SECTION 47.13, BLOCK 01, LOT(S) 38.
3. SURVEY AND TOPOGRAPHIC DATA SHOWN HEREON IS TAKEN FROM A PLAN PREPARED BY WARD CARPENTER ENGINEERS, INC. ENTITLED "SURVEY OF PROPERTY PREPARED FOR WORTH PROPERTIES LLC" DATED SEPTEMBER 18, 2014.
4. THE SUBJECT SITE IS LOCATED IN THE MD ZONING DISTRICT.
5. THE SUBJECT SITE IS LOCATED IN THE HENDRICK HUDSON SCHOOL DISTRICT.
6. THE SUBJECT SITE IS LOCATED IN THE HUDSON RIVER WATERSHED.
7. WETLAND FLAGS SHOWN HEREON WERE FLAGGED BY ENVIRONMENTAL DESIGN CONSULTING, (BRUCE DONOHUE) ON MAY 01, 2015. THE WETLAND FLAGS WERE FIELD LOCATED BY THIS OFFICE ON MAY 07, 2015. LOCATIONS ARE APPROXIMATE.



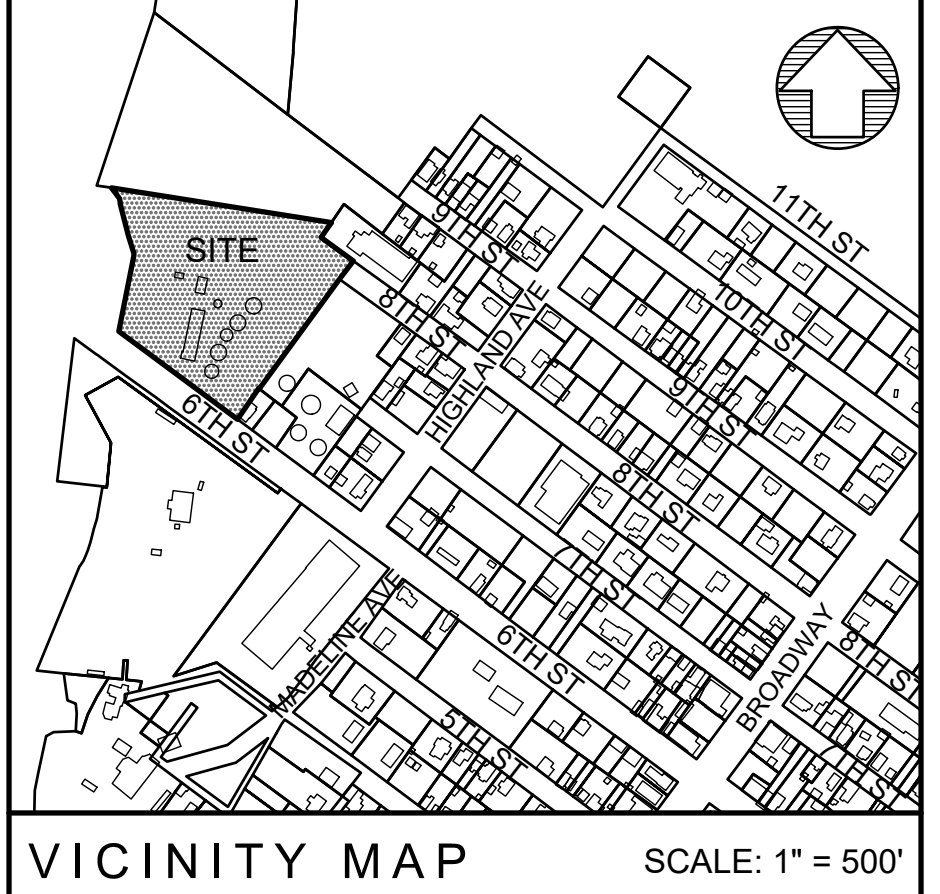
SOIL DATA

USDA SOIL CHART

SYM.	USDA SOIL CLASSIFICATION
UvB	URBAN LAND - RIVERHEAD COMPLEX, 2-8% SLOPES
W	WATER - HUDSON RIVER



EXISTING CONDITIONS PLAN
SCALE: 1" = 30'



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- Confirm Utility Response
- Respect the Marks
- Dig With Care



OWNER/APPLICANT

CUSTOM MARINE
23 HICKORY HILL DRIVE
DOBBS FERRY, NEW YORK 10522

• UNDER NEW YORK STATE EDUCATIONAL LAW ARTICLE 145, SECTION 7209 (2), IT IS UNLAWFUL FOR ANY PERSON TO ALTER ANY ITEM ON THIS DRAWING, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER. IF ANY ITEM IS ALTERED, THE ALTERING ENGINEER SHALL AFFIX TO THE ITEM HIS SEAL AND THE NOTATION "ALTERED BY" FOLLOWED BY HIS SIGNATURE AND THE DATE OF SUCH ALTERATION AND A SPECIFIC DESCRIPTION OF THE ALTERATION.
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REVISIONS

#	REASON	DATE
1	TOWN COMMENTS / REVISED BUSINESS PLAN	AUGUST 25, 2020

MUNICIPAL TAX IDENTIFICATION:

SECTION:	43.17
BLOCK:	01
LOT:	38
SUBLOT:	----
DRAWN BY:	KCS/KAA
CHECKED:	TC3/KCS
PROJECT:	REITH-6TH STREET
DATE:	APRIL 29, 2019
JOB #:	190407

STATE OF NEW YORK
TIMOTHY L. CRONIN III
LICENSED PROFESSIONAL ENGINEER
62980
TIMOTHY L. CRONIN III, P.E.
LICENSE #062980

CRONIN ENGINEERING
PROFESSIONAL ENGINEERING & CONSULTING
(914) 736-3664

39 Arlo Lane
Cortlandt Manor, New York 10567

EXISTING CONDITIONS PLAN

SITE DEVELOPMENT PLAN
FOR
CUSTOM MARINE

LOCATION:
301 6TH STREET
TOWN OF CORTLANDT

SHEET 1 OF 2 EX-1.1

