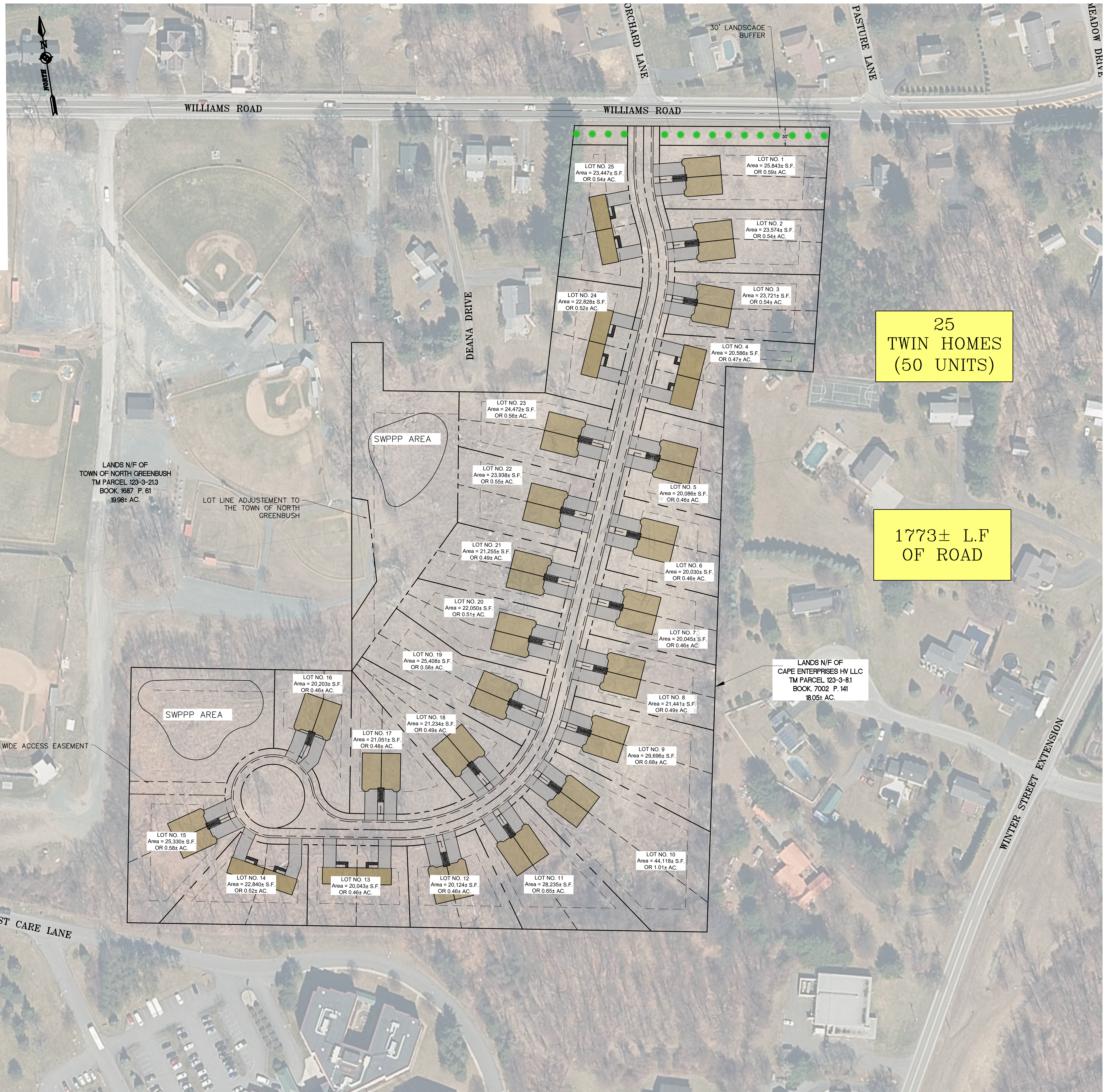


SITE DATA CHART		
CURRENT ZONING: R-3		
TAX MAP NUMBER 123.-3-8.1		
REQUIREMENT	REQUIRED PER 2-FAMILY (PUBLIC WATER AND SEWER)	PROPOSED
PARCEL SIZE	20,000 SF.	20,000+ SF.
SETBACKS		
FRONT	35 FEET	35 FEET
SIDE	15 FEET/ ONE SIDE	15 FEET
REAR	35 FEET	35 FEET
MINIMUM LOT WIDTH AT SETBACK	50 FEET/UNIT	>50 FEET
MAXIMUM BUILDING COVERAGE	25 PERCENT	<25 PERCENT
MINIMUM GREEN SPACE	75 PERCENT	>75 PERCENT
MAXIMUM BUILDING HEIGHT	35 FEET	35 FEET



OWNER/APPLICANT:
CAPE ENTERPRISES HV LLC
89 MACHA LANE
WYNANTSKILL, NY 12198
ATTN: MR. JOSEPH CELESTE

LANDS N/F OF
TOWN OF NORTH GREENBUSH
TM PARCEL 123-3-213
BOOK 1687 P. 61
19.98± AC.

LOT LINE ADJUSTMENT TO
THE TOWN OF NORTH
GREENBUSH

LANDS N/F OF
CAPE ENTERPRISES HV LLC
TM PARCEL 123-3-81
BOOK 7002 P. 141
18.05± AC.

25
TWIN HOMES
(50 UNITS)

1773± L.F.
OF ROAD

Z:\Projects\Drawings\2022\2022-01 - Chelsea Twin Homes\Final\Prop-Draw\DWG\111 - 111.dwg Thursday, June 16, 2022 10:25:15 AM / ARCH PLOT BLEED ST (36.00 x 42.00 INCHES) / 1:1

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1869 FEMALE ROAD
CASTLETON NY, 12033
Phone: (518) 479-0104
Fax: (518) 477-8374

NO.	DATE	DESCRIPTION	REV'D	OK'D

STEVEN P. HART, P.E. 060909

CONCEPT PLAN
CAPE ENTERPRISES
SUBDIVISION

Town: NORTH GREENBUSH | County: RENSSELAER | State: NEW YORK

Engineer: STEVEN P. HART, PE
Drawn by: DAH
Date Issued: APRIL 27, 2022
Scale: 1" = 60'
Drawing Number: C100

1 of 1