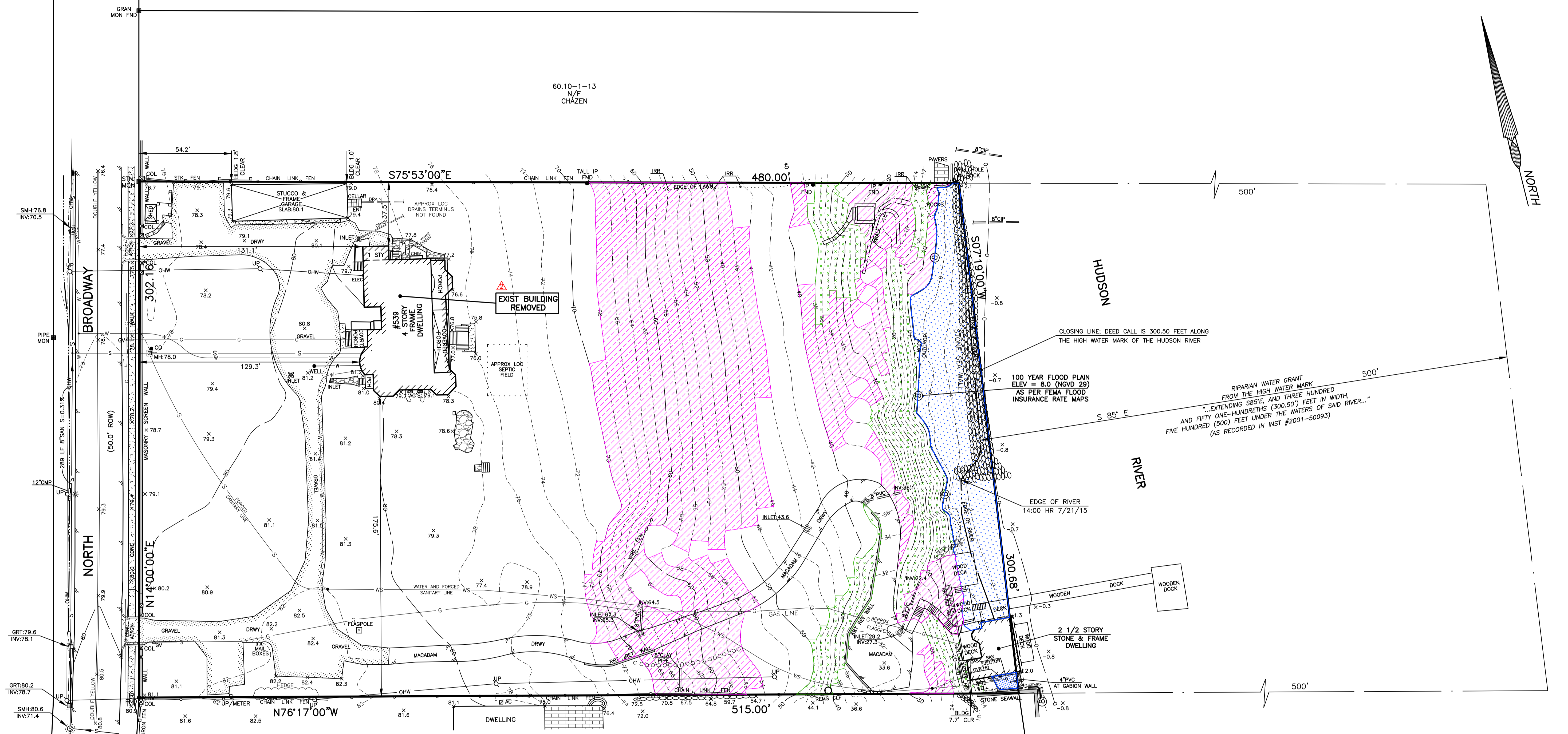
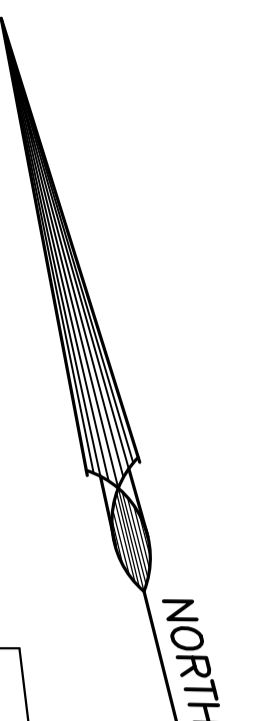


60.10-1-13
N/F
CHAZEN



EXIST BUILDING
REMOVED

CLOSING LINE; DEED CALL IS 300.50 FEET ALONG
THE HIGH WATER MARK OF THE HUDSON RIVER

100 YEAR FLOOD PLAIN
ELEV = 8.0 (NGVD 29)
AS PER FEMA FLOOD
INSURANCE RATE MAPS

RIPARIAN WATER GRANT
FROM THE HIGH WATER MARK
"...EXTENDING S85°E, AND THREE HUNDRED
AND FIFTY ONE-HUNDRETHS (300.50) FEET IN WIDTH,
AND FIFTY ONE-HUNDRETHS (500) FEET UNDER THE WATERS OF SAID RIVER..."
(AS RECORDED IN INST #2001-50093)

EDGE OF RIVER
14:00 HR 7/21/15

WOODEN DOCK

2 1/2 STORY
STONE & FRAME
DWELLING

LEGEND

- SANITARY MANHOLE W/PIPES SMH
- DRAINAGE INLET W/PIPES DMH
- DRAIN MANHOLE/ WITH PIPES TCCB
- TOP CURB @ CATCH BASIN TGFI
- TOP GRATE FIELD INLET CPP
- CORRUGATED PLASTIC PIPE UP
- UTILITY POLE UP with light
- UTILITY POLE WITH LIGHT WV
- WATER VALVE HYD
- HYDRANT IRR
- IRRIGATION PIPING GV
- GAS VALVE
- STOCKADE FENCE
- CHAIN LINK FENCE
- OVERHEAD WIRES
- EDGE OF PAVEMENT 520
- CONTOUR LINE W
- WATER MAIN G
- GAS MAIN T
- TELEPHONE UNDERGROUND UG
- UNDERGROUND UTILITIES WS
- WATER AND FORCED SEWER
- PIN FIND

AREA CALCULATIONS

GROSS LOT AREA	= 149,462 SF
AREA WITH SLOPES BETWEEN 20%-50%	AREA= 32,206 SF (50% CREDIT)
AREA WITH SLOPES GREATER THAN 50%	AREA= 8,587 SF (NO CREDIT)
AREA BELOW 100 YR. FLOOD ELEV (8.0) (NOT ALREADY IMPACTED BY SLOPE REDUCTION)	AREA= 7,474 SF (50% CREDIT)
NET LOT AREA (149,462-16,103-8,587-3,737)	= 121,035 SF

AREA = 149,462 SF TO CLOSING LINE
AREA = 3.4312 AC

5-17-16	REVISIONS
1-26-16	REVISIONS
DATE	REVISIONS

JAY A. GREENWELL, PLS
NYS LIC. # 49676

EXHIBIT - SLOPES CATEGORY MAP

WIDEWATER

VILLAGE OF UPPER NYACK, TOWN OF CLARKSTOWN
ROCKLAND COUNTY, STATE OF NEW YORK

JAY A. GREENWELL, PLS, LLC

SURVEYING - LAND PLANNING
85 LAFAYETTE AVENUE, SUFFERN, NEW YORK, 10901
PHONE 845-357-0830 FAX 845-357-0756

TAX LOT #	60.10-1-14
FILE	5-21515 SLPCAT
SCALE	1" = 30'
DATE	8/19/15
JOB NO.	21515