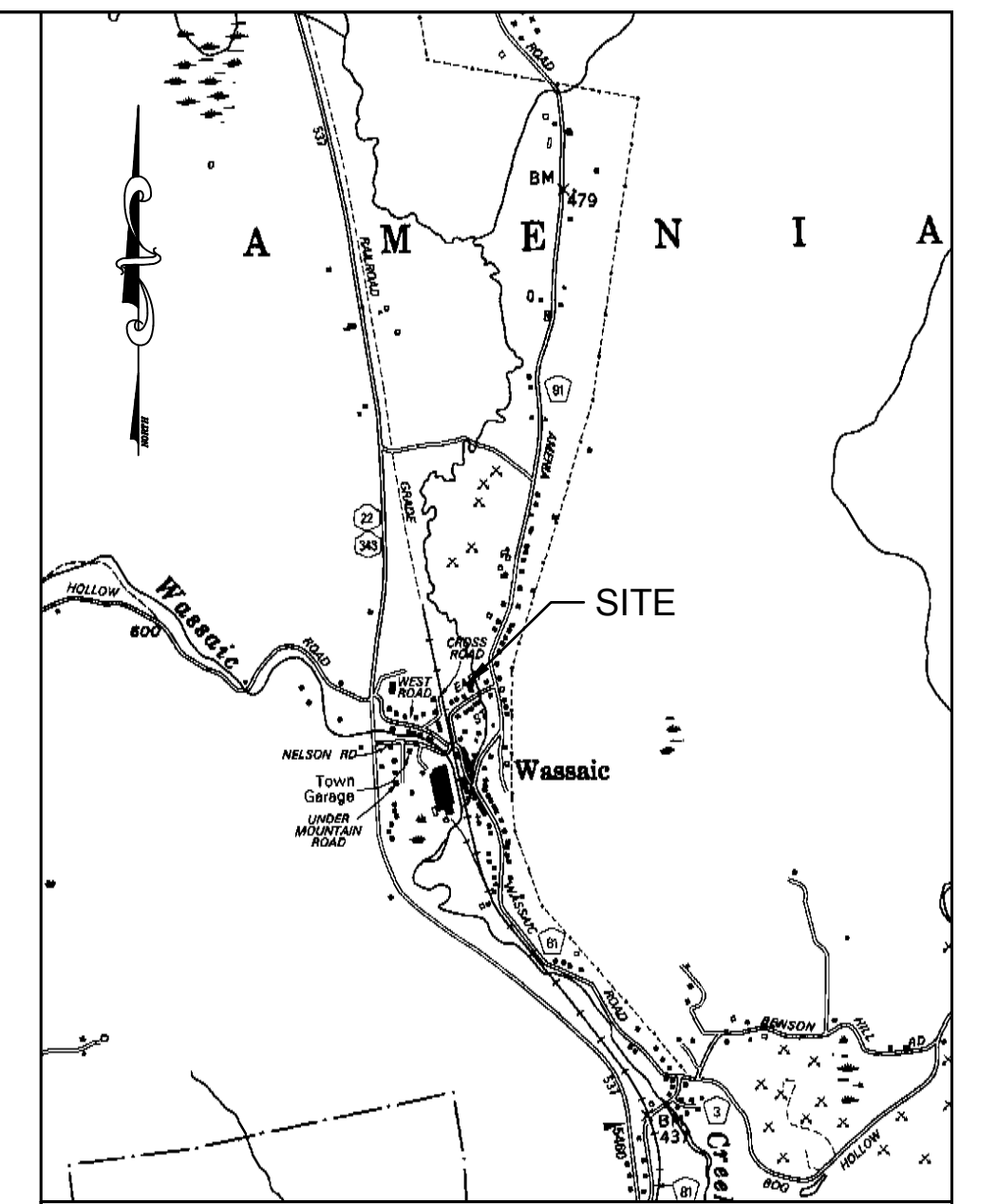


LOT COVERAGE NOTE:
THE ENTIRE AREA UNDERNEATH THE PROPOSED BUILDING ADDITION IS CURRENTLY ASPHALT.



VICINITY PLAN SCALE: 1" = 2000'

DUTCHESS COUNTY DOH - APPROVAL BLOCK

OWNER'S CONSENT NOTE:
THE UNDERSIGNED OWNER OF THE PROPERTY HEREON STATES THAT I AM FAMILIAR WITH THIS MAP, ITS CONTENTS AND LEGENDS AND HEREBY CONSENT TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS PLAN IN THE OFFICE OF THE CLERK OF THE COUNTY OF DUTCHESS, IF REQUIRED.
SIGNED THIS _____ DAY OF _____ 2021
OWNER'S SIGNATURE

PLANNING BOARD APPROVAL
APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE TOWN OF AMENIA, NEW YORK, ON THE _____ DAY OF _____ 20____, SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGE, ERASURE, MODIFICATION OR REVISION OF THIS PLAN, AS APPROVED, SHALL VOID THIS APPROVAL.
SIGNED THIS _____ DAY OF _____ 20____ BY _____
CHAIRMAN

LEGEND

- EXISTING LOT LINE: - - - - -
- EXISTING CONTOUR: - - - - -
- PROPOSED SILT FENCE: - - - - -
- FEMA FLOOD WAY: F.W. - - - - -
- FEMA FLOODPLAIN: F.F.P. - - - - -
- PROPOSED PROPERTY LINE: - - - - -
- LIMIT OF 100' WETLAND ADJACENT AREA: - - - - -
- LIMIT OF NYSDEC WETLAND: - - - - -

BULK REGULATIONS

PROVISION	REQUIRED "HM"	REQUIRED "HR"	PROVIDED
MIN. LOT AREA (SQUARE FEET)	40,000	40,000	131,629 (3.02 AC)
MIN. ROAD FRONTAGE (FT)	50 (TOWN ROAD)	50 (TOWN ROAD)	209
MIN / MAX FRONT YARD SETBACK (FT)	25/40 (TOWN ROAD)	25/50 (TOWN ROAD)	33.5'
MIN. REAR YARD SETBACK (FT)	15	15	212.2'
MIN. SIDE YARD SETBACK (FT)	10	15	28.7'
MAX IMPERVIOUS SURFACE (%)	50%	30%	29.3%
MAX BUILDING HEIGHT (FT)	45	40	30
NONRESIDENTIAL MAX BUILDING FOOTPRINT (FT)	10,000	1,000	11,100**

** REFER TO SPECIAL NOTE 10 IN THE DIMENSIONAL TABLE THAT ALLOWS EXCEPTIONS TO THE MAXIMUM BUILDING FOOTPRINT FOR CHARTABLE USES.

MAP NOTES:
1. PROPERTY AND TOPOGRAPHIC SURVEY DATA BASED UPON AN ACTUAL FIELD SURVEY COMPLETED ON OR BEFORE AUGUST 4, 2020 BY BAMBÌ TERRELL MEUNIER, NYS L.S. NO. 050805.
2. REFER TO PROPOSED LOT LINE ADJUSTMENT PREPARED FOR THE WASSAIC FIRE COMPANY BY BAMBÌ TERRELL MEUNIER, L.S., DATED JULY 13, 2021, LAST REVISED NOVEMBER 1, 2021.
3. VERTICAL DATUM USED NAVD83.
4. WELL LOCATIONS BASED ON FIELD INVESTIGATION CONDUCTED BY RENNIA ENGINEERING DESIGN, PLLC ON FEBRUARY 20, 2020.
5. NYSDEC WETLANDS SHOWN WERE DELINEATED BY ECOLOGICAL SOLUTIONS AND VALIDATED BY NYSDEC ON 07/22/2020.

SITE DATA
ZONING DISTRICT: "CS" (COMMUNITY SERVICES)
LOT SIZE: 3.022 ACRES
TAX GRID No.: 132000-7165-01-093923, 083016 & 074001
PROPERTY ADDRESS: 27 FIREHOUSE RD
WASSAIC, NY 12592
PROPERTY OWNER: WASSAIC FIRE COMPANY
27 FIREHOUSE RD
WASSAIC, NY 12592

DATE	REVISION

ENGINEERING, DESIGN, & PLANS PREPARED BY:
RENNIA ENGINEERING DESIGN, PLLC
CIVIL • ENVIRONMENTAL • STRUCTURAL
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PRELIMINARY

WASSAIC FIRE COMPANY
TOWN OF AMENIA DUTCHESS COUNTY, NY

PRELIMINARY SITE PLAN

DATE	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY	JOB NO.	SHEET NO.
11/3/2021	AS NOTED	THH	THH	RAR	18-020	1 of 1