



Senno Residence
28 Walnut St.
Pawling NY, 12564

- Alterations of this drawing, except by a Licensed Professional Engineer or Architect is illegal. Any alteration by a Professional Engineer or Architect must be indicated and bear his/her seal, signature and date of alteration.
- The user of this drawing shall verify all dimensions shown and scale of this drawing.
- All written dimensions shall have precedence over scaled dimensions.

JORDAN STRACK, P.E.
193 WALSH RD
LAGRANGEVILLE NY, 12540
845-546-0405

$$1'' = 40'$$

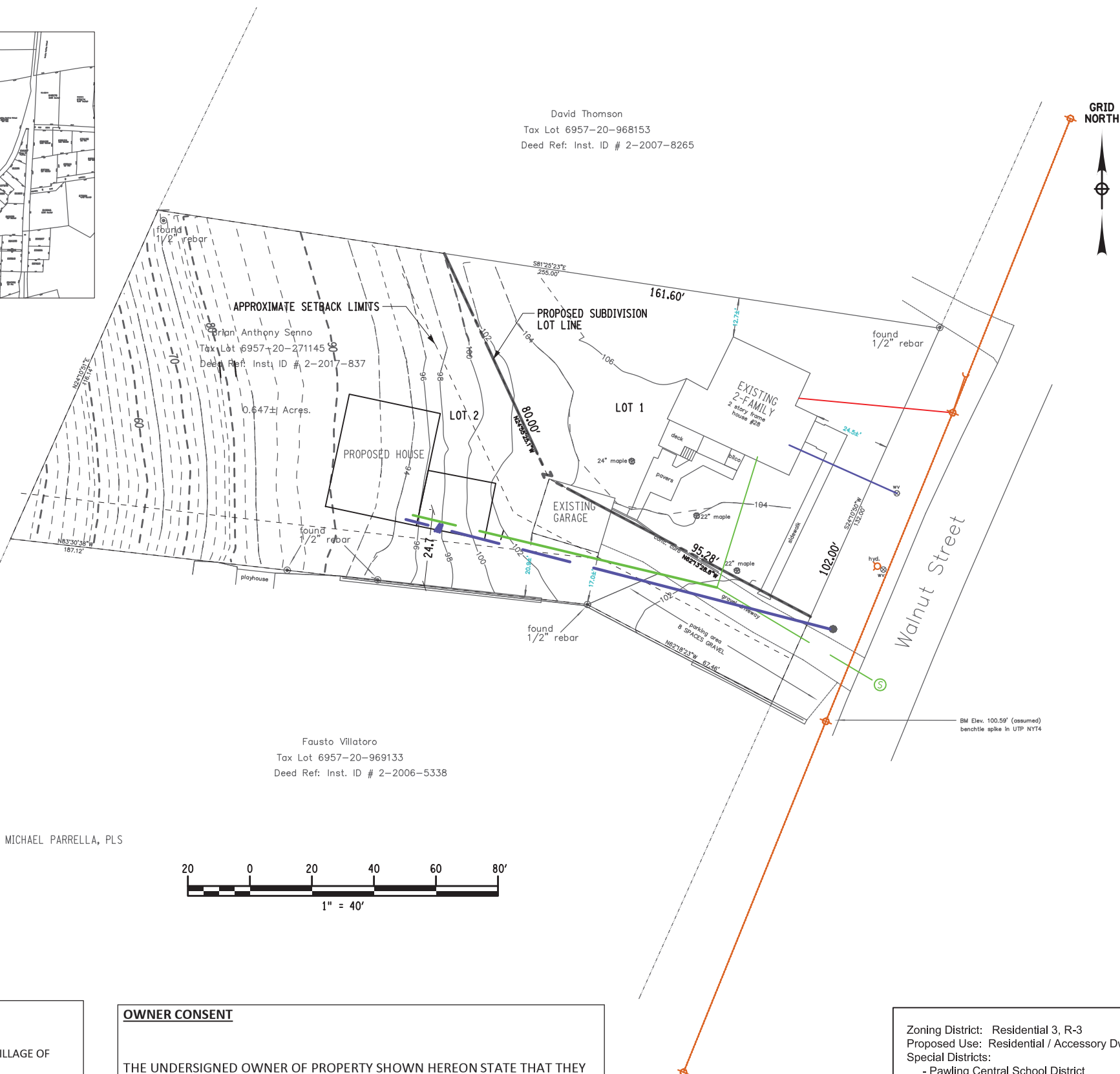
1-1

DATE: 12/19/2022



Oblong Land Conservancy, Inc.
Tax Lot 6957-20-943088
Deed Ref: Inst. ID # 2-2020-52319

STATE AND FEDERAL WETLANDS
EXIST BEYOND PROPERTY LIMITS



SURVEY CONDUCTED BY MICHAEL PARRELLA, PLS
APRIL 20, 2022

NOTES:

1. EXISTING UNDERGROUND UTILITIES SHOWN IN APPROXIMATE LOCATION. OWNER/BUILDER TO CONFIRM ACTUAL LOCATIONS.
2. LOTS TO BE SERVICED WITH MUNICIPAL WATER AND SEWER.

PLANNING BOARD – VILLAGE OF PAWLING

APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE VILLAGE OF PAWLING, NEW YORK ON THE _____, DAY OF _____, 20____, SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGES, ERASURES, MODIFICATIONS, OR REVISIONS TO THIS PLAN AS APPROVED, SHALL VOID THIS APPROVAL.

Planning Board Chairperson

Date

OWNER CONSENT

THE UNDERSIGNED OWNER OF PROPERTY SHOWN HEREON STATE THAT THEY ARE FAMILIAR WITH THE MAP, ITS CONTENTS AND ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND CONSENT TO THE FILING OF THIS PLAN.

Owner Signature

Date

Zoning District: Residential 3, R-3
Proposed Use: Residential / Accessory Dwelling
Special Districts:
- Pawling Central School District

BULK ZONE REGULATIONS (R-3)

Maximum Building Coverage: 25%
Proposed Lot 1: 11.6%; Lot 2: 8.4%
Maximum Building Height: 35 Feet (28 Feet Proposed)
Minimum Front Yard: 20 Feet (Lot 1: 24.5', Lot 2: 20')
Minimum Side Yard: 15 Feet (15 Feet Proposed)
Minimum Rear Yard: 20 Feet (42 Feet Proposed)
Minimum Lot Size: 10,000 Square Feet
Lot 1 = 10,245 Square Feet (0.23 Acres)
Lot 2 = 17,934 Square Feet (0.41 Acres)

OWNER'S NAME & ADDRESS
BRIAN SENNO
28 WALNUT ST
PAWLING NY, 12564