

NOTES:
 1. PROPERTY LINES SHOWN WERE TAKEN FROM A MAP ENTITLED "MAP OF SURVEY PREPARED FOR ESOPUS CREEK ENTERPRISES, LTD." DATED 27 APRIL 1994, BY GERALD F. BRADY, P.L.S.
 2. TOPOGRAPHIC INFORMATION SHOWN WAS TAKEN FROM THE ULSTER COUNTY GIS DATABASE AND IS NOT THE RESULTS OF AN ACTUAL SITE SURVEY.
 3. SUBJECT TO THE RIGHTS OF THE PUBLIC IN AND TO THE PUBLIC ROAD KNOWN AS N.Y.S. ROUTE 28.
 4. THIS PARCEL OF LAND IS SUBJECT TO ANY AND ALL EASEMENTS AND/OR RIGHTS OF WAY THAT MAY EXIST.

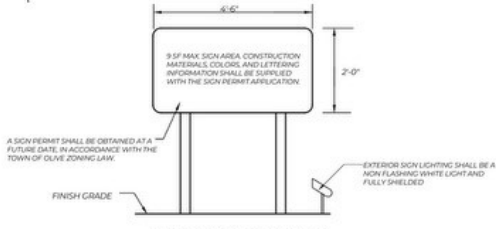
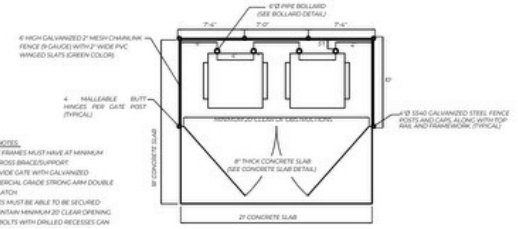
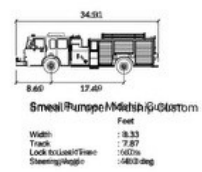
DISTRICT(S)/RE-1A (Residential/Exurban)

LOT REQUIREMENTS			
MINIMUM LOT AREA (SEE DEVELOPER)	MINIMUM LOT FRONTAGE	MINIMUM LOT WIDTH	MINIMUM LOT DEPTH
1 ACRE	N/A	125'	150'
MINIMUM BUILDING SETBACKS		MAXIMUM BUILDING STOREYS	
FRONT	SIDE	REAR	BUILDING STOREYS
50'	25'	50'	2 1/2

TOTAL SITE AREA: 8.032± ACRES (349,873± sq. ft.)
 OWNER OF RECORD: THE SANCTUARY COTTAGES, LLC

APPROVED BY THE TOWN OF OLIVE PLANNING BOARD
 CHAIRMAN _____ DATE _____
 MEMBER _____ DATE _____

OWNERS ENDORSEMENT
 OWNER _____ DATE _____



PRAETORIUS AND COMPANY
 PROFESSIONAL ENGINEERING AND LAND SURVEYING
 P.O. BOX 390 • 76 MARSH STREET • SAUGERTOWN, NY 12556

SITE PLAN
 3-17 Beechview Gardens / 4205 Rt 28, Boiceville, Ulster Co., NY

PROGRESS SET NOT FOR CONSTRUCTION

PREPARED BY: THE SANCTUARY COTTAGES, LLC
 TOWN OF OLIVE • ULSTER COUNTY

SCALE: 1" = 50'
 JOB NO: D22-068

Unauthorized alteration or addition to a plan bearing a licensed engineer's seal is a violation of section 7209, subdivision 2 of the N.Y.S. education law.
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