



**LOCATION MAP**  
SCALE: 1" = 2000'

**PROPOSED BULK REQUIREMENTS**  
RR ZONE R-CI ZONE

	RR ZONE	R-CI ZONE
LOT AREA (S.F.)	MINIMUM 16,000	(MULTI-FAMILY UNITS) MINIMUM 3,000
FRONTAGE (FT.)	60'	FRONTAGE (FT.) 30
FRONT YARD (FT.)	33**	FRONT YARD (FT.) 30
REAR YARD (FT.)	40	REAR YARD (FT.) MAXIMUM 50
SIDE YARD (FT.)	15	BUILDING COVERAGE (%) 50
BUILDING COVERAGE (%)	MAXIMUM 50	PRIMARY STRUCTURES MINIMUM 15
		FRONT YARD (FT.) 20
		REAR YARD (FT.) 15
		SIDE YARD (FT.) 20
		MAXIMUM 30
		BUILDING HEIGHT (IN FEET) 40 FEET
		BUILDING HEIGHT (IN FEET) 30 FEET
		MAXIMUM 3 STORIES
		BUILDING HEIGHT (IN FEET) 40 FEET
		MINIMUM 2 STORIES
		ACCESSORY STRUCTURES MINIMUM 10
		REAR YARD (FT.) 10
		SIDE YARD (FT.) 10
		MAXIMUM 2 STORIES
		BUILDING HEIGHT (IN FEET) 20 FEET
		BUILDING HEIGHT (IN FEET) 20 FEET
		MAXIMUM 2 STORIES
		BUILDING HEIGHT (IN FEET) 20 FEET

**GENERAL NOTES:**  
 1. VILLAGE OF SOUTH BLOOMING GROVE TAX MAP DESIGNATION: SEC. 207, BLK. 1, LOT 1.22  
 3. EXISTING FEATURES AND INFORMATION SHOWN HEREON HAS BEEN COLLECTED FROM VARIOUS SOURCES.

**LEGEND**

- EXISTING PROPERTY LINE
- EXISTING 2' CONTOUR LINE
- EXISTING 10' CONTOUR LINE
- EXISTING EDGE OF PAVEMENT

**MULTI-FAMILY BUILDINGS**

(7 UNITS PER BUILDING) (5 BUILDINGS) = 35 UNITS  
 (8 UNIT PER BUILDING) (1 BUILDING) = 8 UNITS  
 LOT AREA REQUIRED = 3,000 SF/UNIT  
 43 UNITS x 3,000 SF = 129,000 SF OR 2.96 ACRES  
 TOTAL PARCEL AREA = 79.72± ACRES

**GRAPHIC SCALE**



( IN FEET )  
1 inch = 120 ft.

**CAPITAL HILL**

VILLAGE OF SOUTH BLOOMING GROVE, ORANGE COUNTY, NEW YORK

PROJECT TITLE

**PHASE I  
MULTI-FAMILY UNITS**

DRAWING TITLE

**KIRK ROTHER, P.E.**  
CONSULTING ENGINEER, PLLC

5 Saint Stephens Lane, Warwick, NY 10990  
(845) 988-0620

DATE	REVISIONS	DATE
06-18-24	INITIAL PREPARATION	

  

D.O.T. SHEET #	D.E.C. SHEET #	O.C.H.D. SHEET #	SHEET #
N.A.	N.A.	N.A.	1 OF 1
CAD # 24101	PROJECT #	SCALE	
Phase 1	24101.0	AS SHOWN	

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