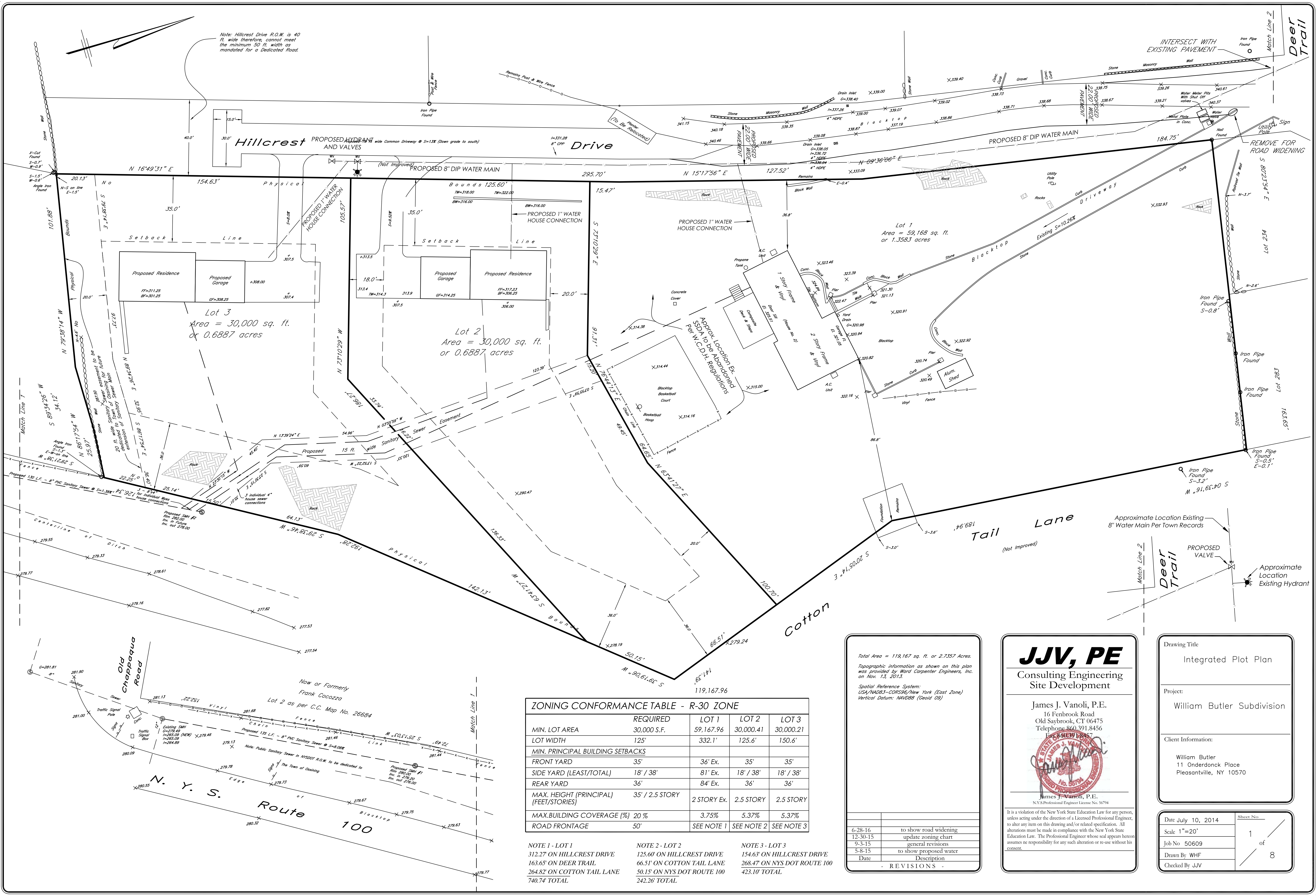




ZONING CONFORMANCE TABLE - R-30 ZONE				
	REQUIRED	LOT 1	LOT 2	LOT 3
MIN. LOT AREA	30,000 S.F.	59,167.96	30,000.41	30,000.21
LOT WIDTH	125'	332.1'	125.6'	150.6'
MIN. PRINCIPAL BUILDING SETBACKS				
FRONT YARD	35'	36' Ex.	35'	35'
SIDE YARD (LEAST/TOTAL)	18' / 38'	81' Ex.	18' / 38'	18' / 38'
REAR YARD	36'	84' Ex.	36'	36'
MAX. HEIGHT (PRINCIPAL) (FEET/STORIES)	35' / 2.5 STORY	2 STORY Ex.	2.5 STORY	2.5 STORY
MAX. BUILDING COVERAGE (%)	20 %	3.75%	5.37%	5.37%
ROAD FRONTAGE	50'	SEE NOTE 1	SEE NOTE 2	SEE NOTE 3

- NOTE 1 - LOT 1

312.27' ON HILLCREST DRIVE

163.65' ON DEER TRAIL

264.82' ON COTTON TAIL LANE

740.74' TOTAL
- NOTE 2 - LOT 2

125.60' ON HILLCREST DRIVE

66.51' ON COTTON TAIL LANE

50.15' ON NYS DOT ROUTE 100

242.26' TOTAL
- NOTE 3 - LOT 3

154.63' ON HILLCREST DRIVE

268.47' ON NYS DOT ROUTE 100

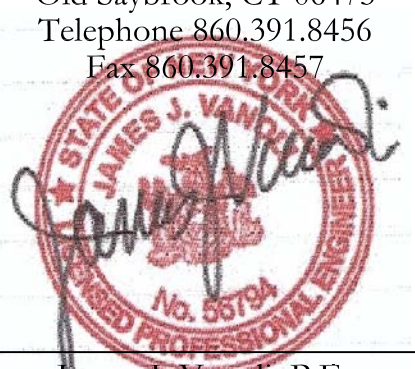
423.10' TOTAL

Total Area = 119,167 sq. ft. or 2.7357 Acres.	
Topographic information as shown on this plan was provided by Ward Carpenter Engineers, Inc. on Nov. 13, 2013.	
Spatial Reference System: US4/NA83-CORS96/New York (East Zone)	
Vertical Datum: NAVD88 (Geoid 09)	
REVISIONS	
6-28-16	to show road widening
12-30-15	update zoning chart
9-3-15	general revisions
5-8-15	to show proposed water
Date	Description

JJV, PE

Consulting Engineering
Site Development

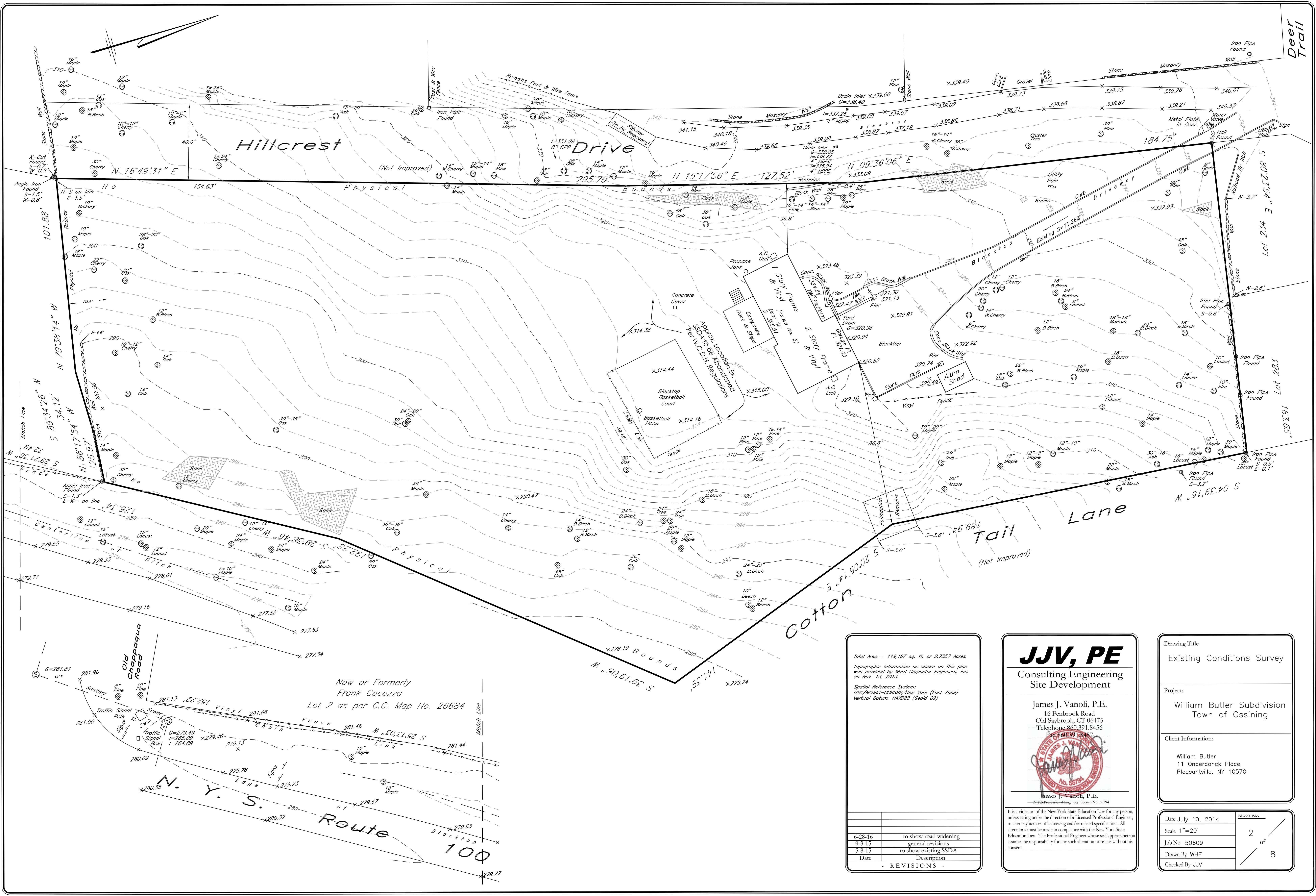
James J. Vanoli, P.E.
16 Fenbrook Road
Old Saybrook, CT 06475
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Fax 860.391.8457



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Drawing Title	Integrated Plot Plan
Project:	William Butler Subdivision
Client Information:	William Butler 11 Onderdonck Place Pleasantville, NY 10570
Date July 10, 2014	Sheet No.
Scale 1"=20'	1 of 8
Job No 50609	
Drawn By: WHF	
Checked By: JJV	



Total Area = 119,167 sq. ft. or 2.7357 Acres.
Topographic information as shown on this plan was provided by Ward Carpenter Engineers, Inc. on Nov. 13, 2013.
Spatial Reference System: USA/NAD83-CORS96/New York (East Zone)
Vertical Datum: NAVD83 (Geoid 09)

6-28-16	to show road widening
9-3-15	general revisions
5-8-15	to show existing SSDA
Date	Description
- REVISIONS -	

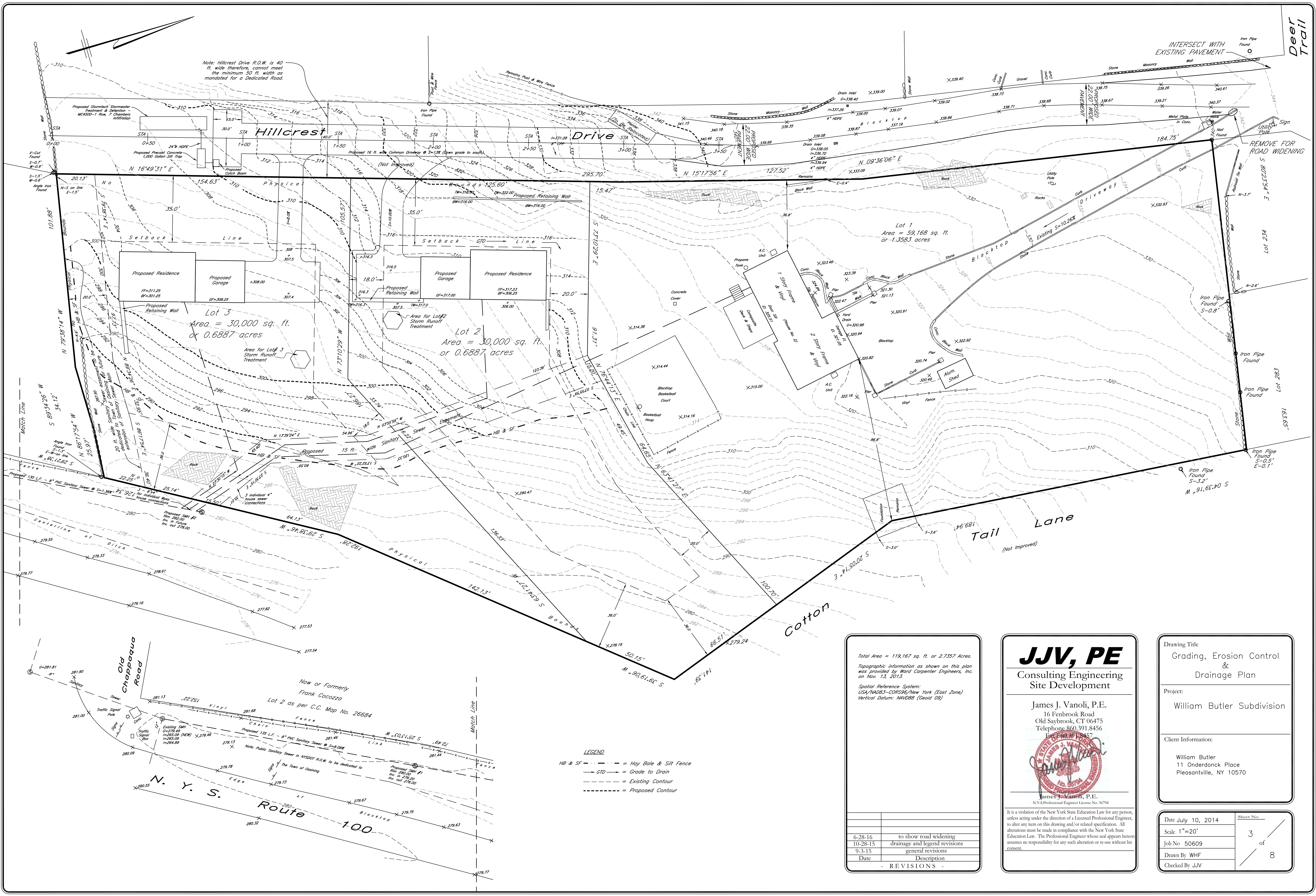
JJV, PE
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Drawing Title Existing Conditions Survey	
Project: William Butler Subdivision Town of Ossining	
Client Information: William Butler 11 Onderdonck Place Pleasantville, NY 10570	
Date July 10, 2014 Scale 1"=20' Job No 50609 Drawn By WHF Checked By JJV	Sheet No 2 of 8

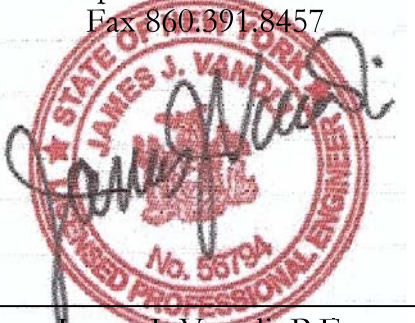


Total Area = 119,167 sq. ft. or 2.7357 Acres.	
Topographic information as shown on this plan was provided by Ward Carpenter Engineers, Inc. on Nov. 13, 2013.	
Spatial Reference System: US4/NAVD83-CORS96/New York (East Zone) Vertical Datum: NAVD88 (Geoid 09)	
6-28-16	to show road widening
10-28-15	drainage and legend revisions
9-3-15	general revisions
Date	Description
- REVISIONS -	

JJV, PE

Consulting Engineering Site Development

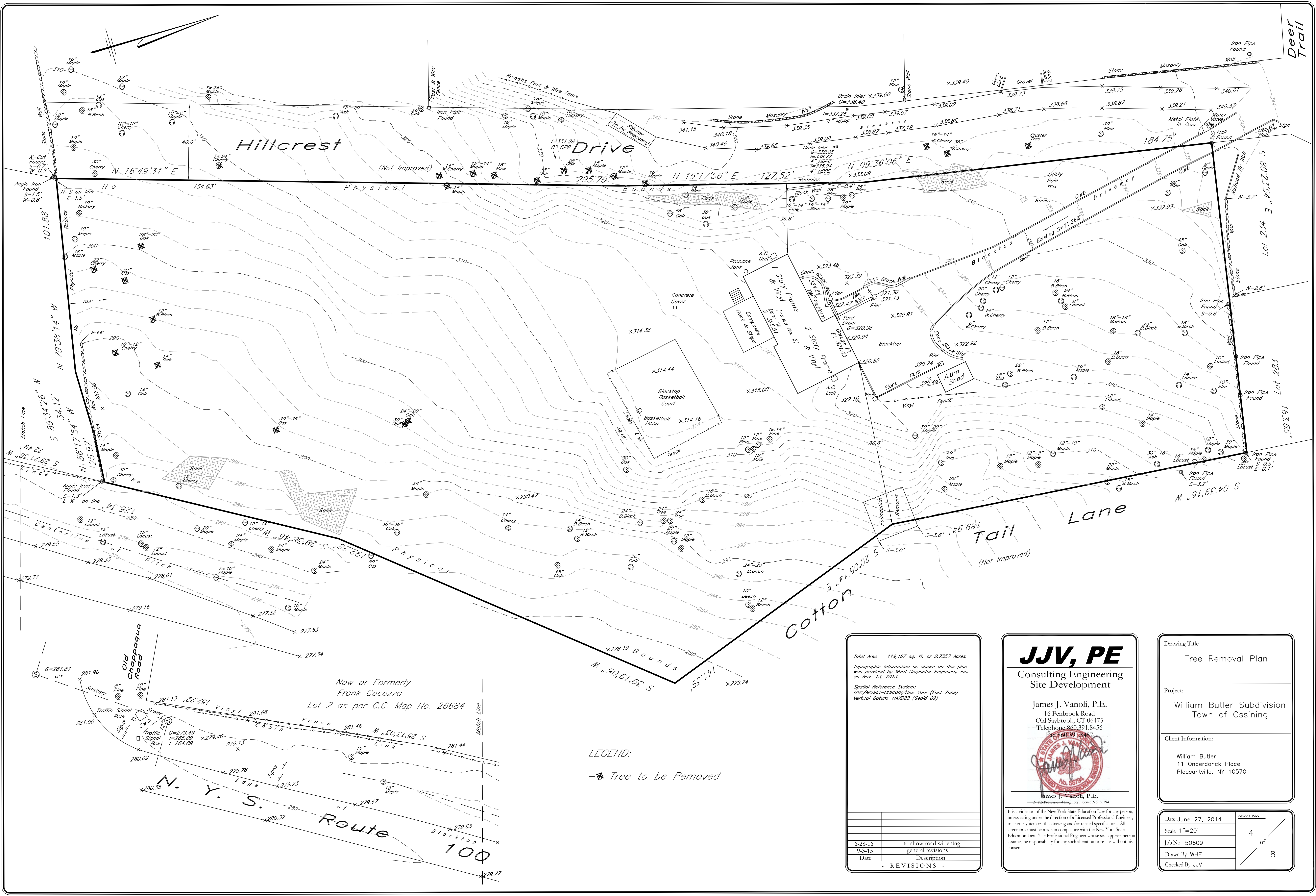
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Drawing Title Grading, Erosion Control & Drainage Plan	
Project: William Butler Subdivision	
Client Information: William Butler 11 Onderdonck Place Pleasantville, NY 10570	
Date July 10, 2014	Sheet No.
Scale 1"=20'	3 of 8
Job No 50609	
Drawn By: WHF	
Checked By: JJV	

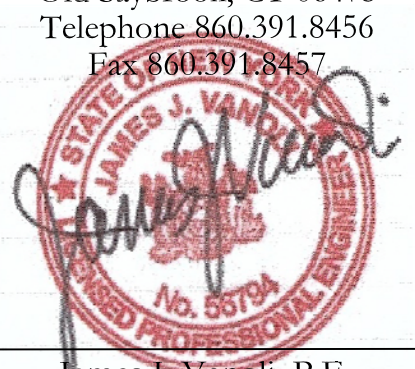


LEGEND:
- Tree to be Removed

Total Area = 119,167 sq. ft. or 2.7357 Acres.	
Topographic information as shown on this plan was provided by Ward Carpenter Engineers, Inc. on Nov. 13, 2013.	
Spatial Reference System: USA/NAD83-CORS96/New York (East Zone)	
Vertical Datum: NAVD88 (Geoid 09)	
6-28-16	to show road widening
9-3-15	general revisions
Date	Description
- REVISIONS -	

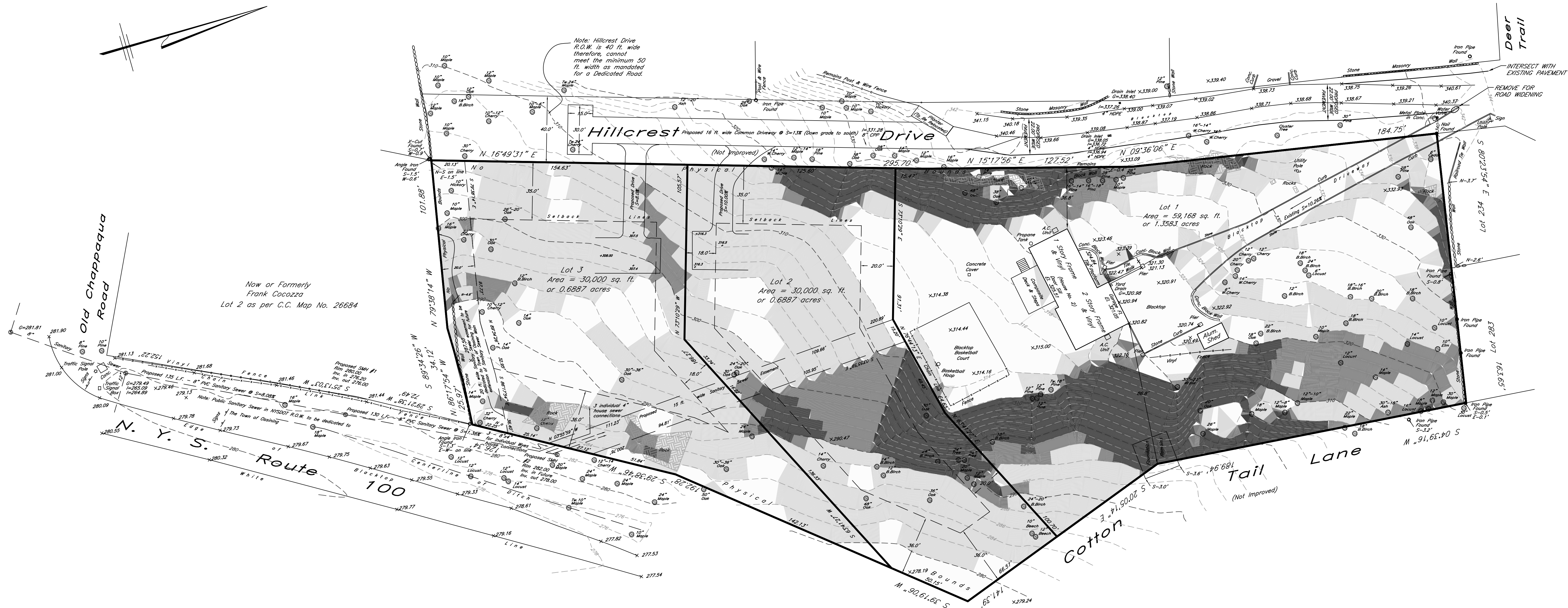
JJV, PE
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Drawing Title Tree Removal Plan	
Project: William Butler Subdivision Town of Ossining	
Client Information: William Butler 11 Onderdonck Place Pleasantville, NY 10570	
Date June 27, 2014	Sheet No.
Scale 1"=20'	4 of 8
Job No 50609	
Drawn By WHF	
Checked By JJV	



	REQUIRED SEC.200-6.F.(1)	PROVIDED	TOTAL LOT AREA
SLOPE ANALYSIS LOT 1			
Color Range Beg. Range End Percent			59,168 SF
0.00 14.99 42.0			
15.00 24.99 26.7	44,376 SF MIN	47,098 SF	
25.00 34.99 10.9			
35.00+ 20.4	14,792 SF MAX	12,070 SF	
SLOPE ANALYSIS LOT 2			
Color Range Beg. Range End Percent			30,000 SF
0.00 14.99 15.0			
15.00 24.99 57.3	22,500 SF MIN	25,020 SF	
25.00 34.99 11.0			
35.00+ 16.6	7,500 SF MAX	4,980 SF	
SLOPE ANALYSIS LOT 3			
Color Range Beg. Range End Percent			30,000 SF
0.00 14.99 31.5			
15.00 24.99 61.7	22,500 SF MIN	29,820 SF	
25.00 34.99 6.3			
35.00+ 0.6	7,500 SF MAX	180 SF	

Total Area = 119,167 sq. ft. or 2.7357 Acres.	
Topographic information as shown on this plan was provided by Ward Carpenter Engineers, Inc. on Nov. 13, 2013.	
Spatial Reference System: USA/NAD83-CORS96/New York (East Zone) Vertical Datum: NAVD88 (Geoid 09)	
6-28-16	to show road widening
11-30-15	to show proposed drive
9-3-15	general revisions
5-8-15	to show Town Slope Categories
Date	Description
- REVISIONS -	

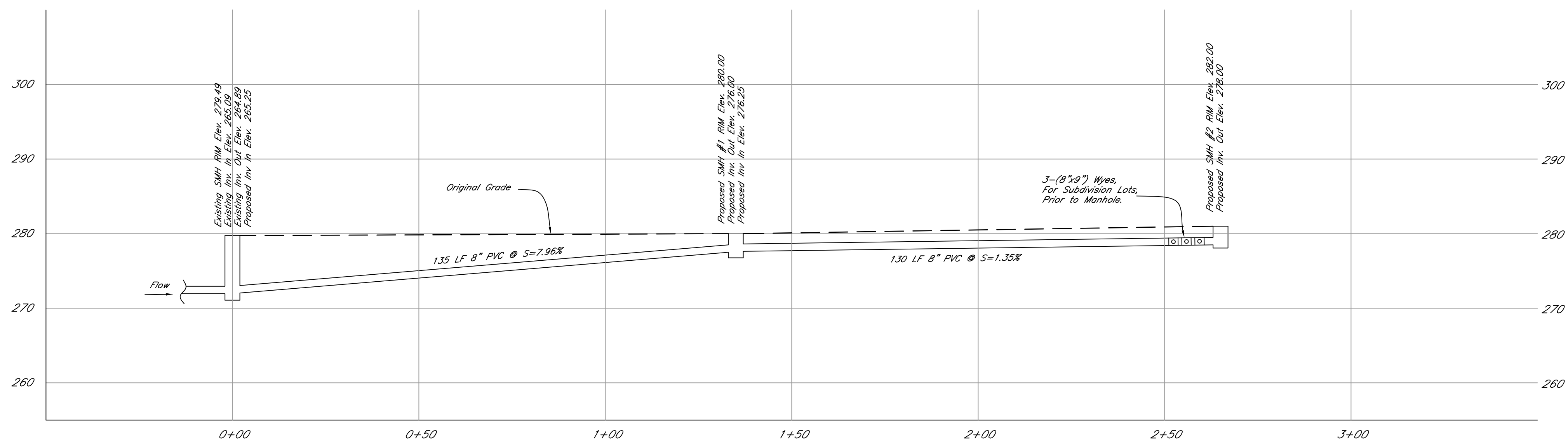
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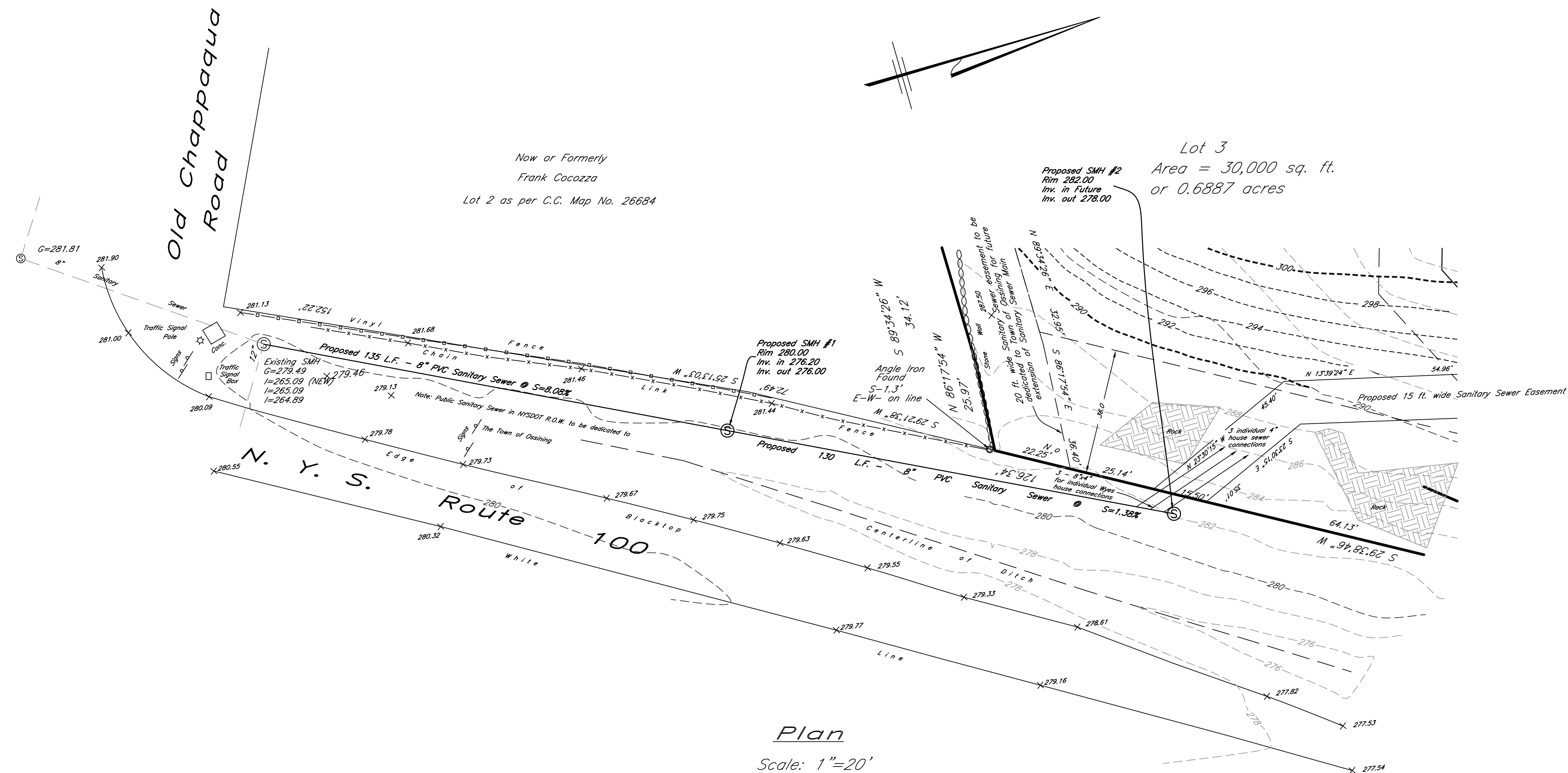
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Drawing Title	Slope Analysis
Project:	William Butler Subdivision Town of Ossining
Client Information:	William Butler 11 Onderdonck Place Pleasantville, NY 10570
Date July 10, 2014	Sheet No.
Scale 1"=30'	5 of 8
Job No 50609	
Drawn By: WHF	
Checked By: JJV	



Profile

Scale: Horizontal 1"=20'
Vertical 1"=10'



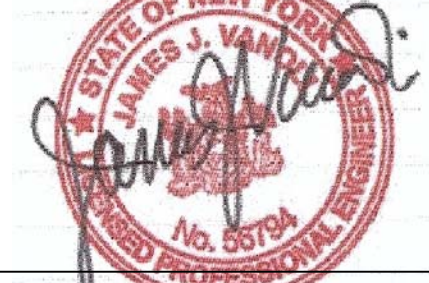
Plan

Scale: 1"=20'

JJV, PE

Consulting Engineering
Site Development

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Total Area = 119,167 sq. ft. or 2.7357 Acres.

Topographic information as shown on this plan was provided by Ward Carpenter Engineers, Inc. on Nov. 13, 2013.

Spatial Reference System:
USA/NAD83-CORS96/New York (East Zone)
Vertical Datum: NAVD88 (Geoid 09)

Date	Description
6-28-16	to show road widening
9-3-15	general revisions
- REVISIONS -	

Drawing Title

Sanitary Sewer
Plan & Profile

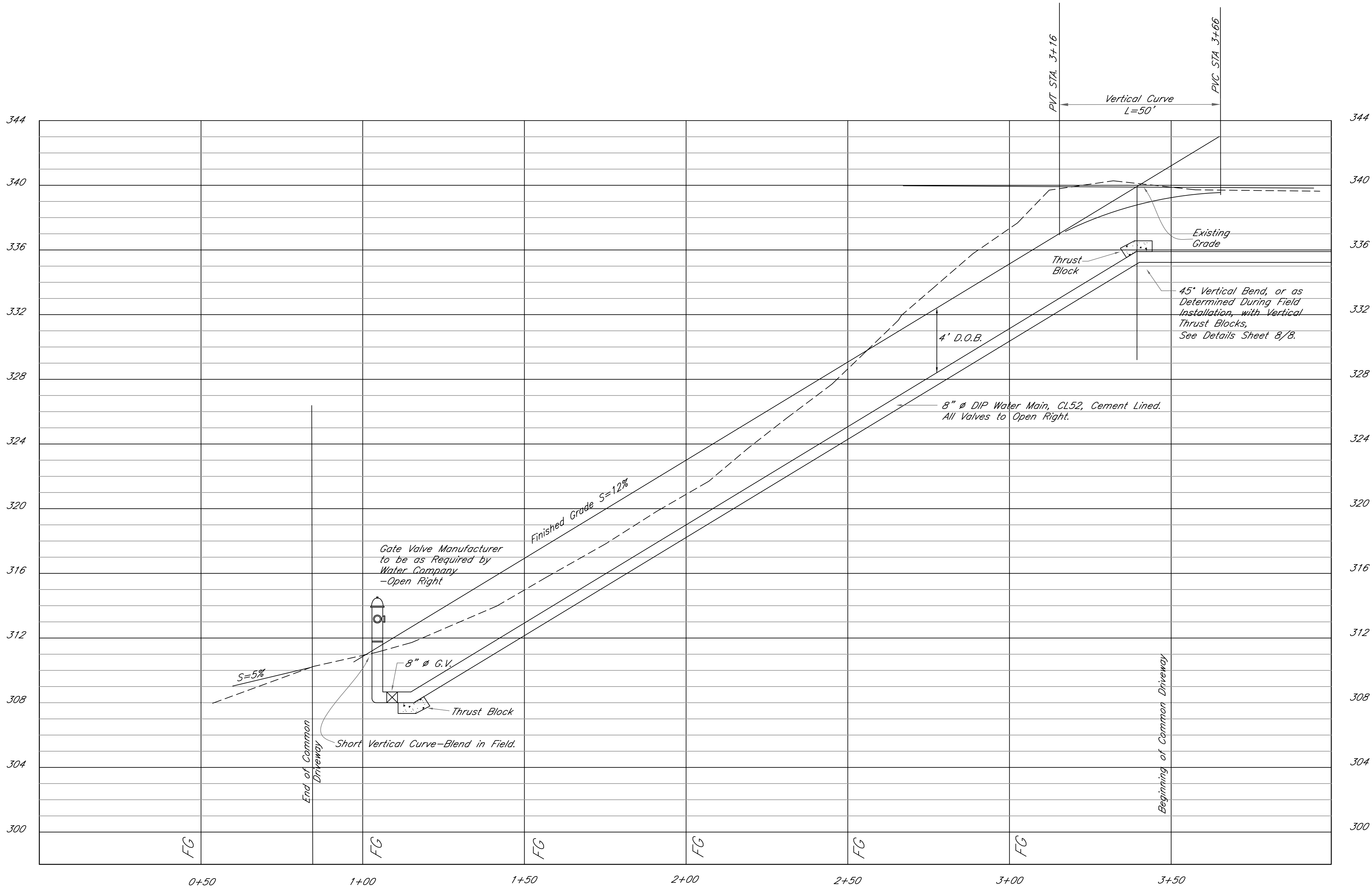
Project:

William Butler Subdivision
Hillcrest Avenue
Town of Ossining

Client Information:

William Butler
11 Onderdonck Place
Pleasantville, NY 10570

Date July 10, 2014	Sheet No.
Scale 1"=20'	6
Job No 50609	of
Drawn By WHF	8
Checked By JJV	



PROFILE

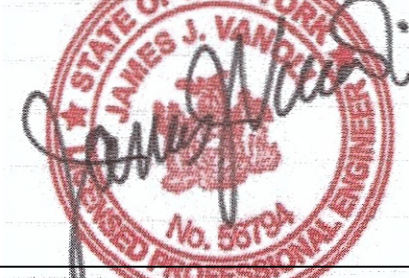
H. Scale 1"=20'
V. Scale 1"=4'

Notes
All Valves, Fittings, Bends &
Fire Hydrants to be Rodded
and Provided with Thrust
Blocks as Per Water
Departments Requirements.

JJV, PE

Consulting Engineering
Site Development

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Date	Description
6-28-16	to show road widening
9-3-15	general revisions
5-8-15	to show revised title and labels
- REVISIONS -	

Drawing Title

Common Driveway &
Water Main Extension
Profiles

Project:

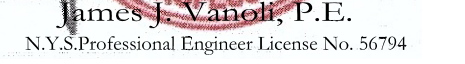
William Butler Subdivision

Client Information:

William Butler
11 Onderdonck Place
Pleasantville, NY 10570

Date July 10, 2014	Sheet No.
Scale As Noted	7
Job No 50006	of
Drawn By WHF	8
Checked By JJV	

Consulting Engineering Site Development



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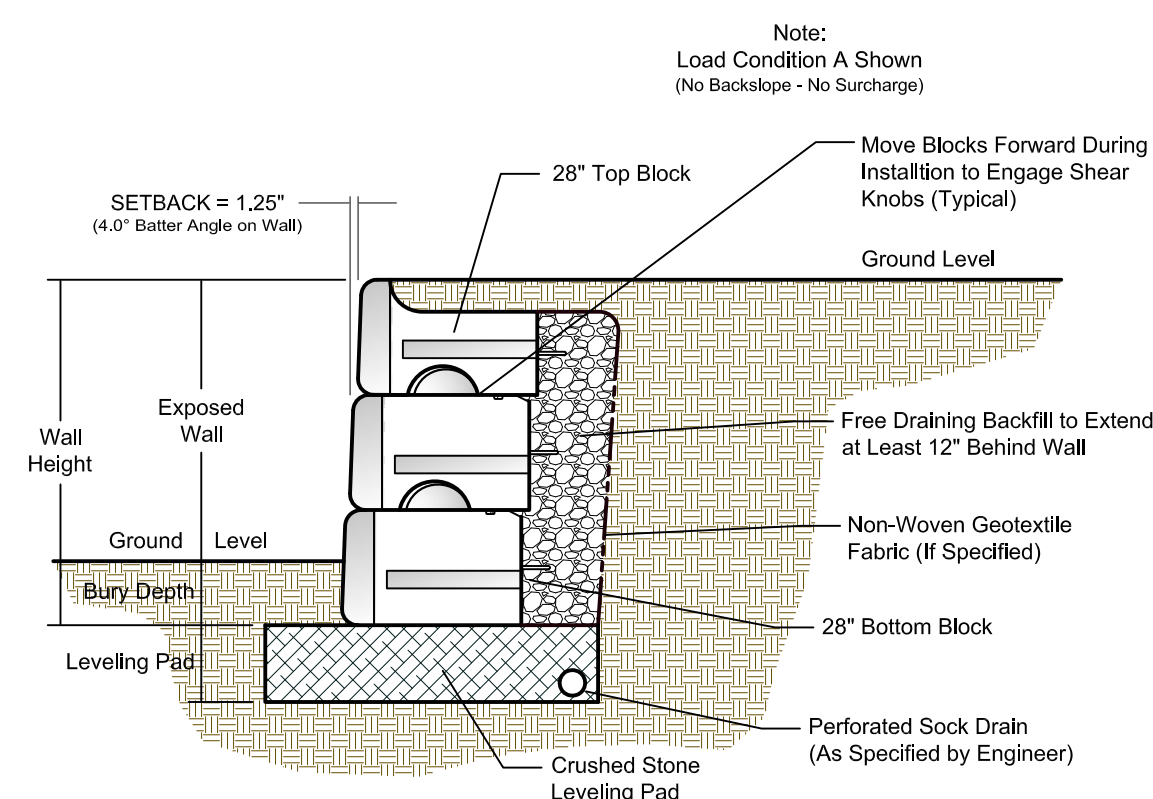


1. The sanitary sewer main shall be 8 inch diameter PVC pipe, SDR 35, with water tight push-on joints.
2. The sanitary sewer main shall be tested in accordance with Westchester County Department of Health Standards using either a hydrostatic or low pressure air test. The hydrostatic test shall allow a leakage of no more than 100 gallons/inch diameter/mile of pipe.
3. All manholes shall be precast concrete.



Disposal of chlorinated flushing water shall be into the nearest sanitary sewer manhole, preferably. The flushing water may be directed to the nearest catch basin if the chlorine concentration does not exceed 0.02 mg/l when it reaches the receiving stream.

Redi-Rock International, LLC



PRECAST/ PREMANUFACTURED MODULAR
RETAINING WALL
TO BE DESIGNED & INSTALLED AS PER
MANUFACTURERS REQUIREMENTS—
BY "REDI-ROCK" "KEYSTONE" OR EQUAL

William Butler Subdivision
Town of Ossining

William Butler

Date July 10, 2014	Sheet No. 8 / 8
Scale As Noted	
Job No 50006	
Drawn By WHF	
Checked By JJV	