

N. OR F.  
MARY BETH WALKER  
REVOCABLE LIFETIME  
TRUST & ROERDEN  
LIBER 12031 PAGE 1905

N. OR F.  
SCHULZ  
LIBER 14877 PAGE 1658

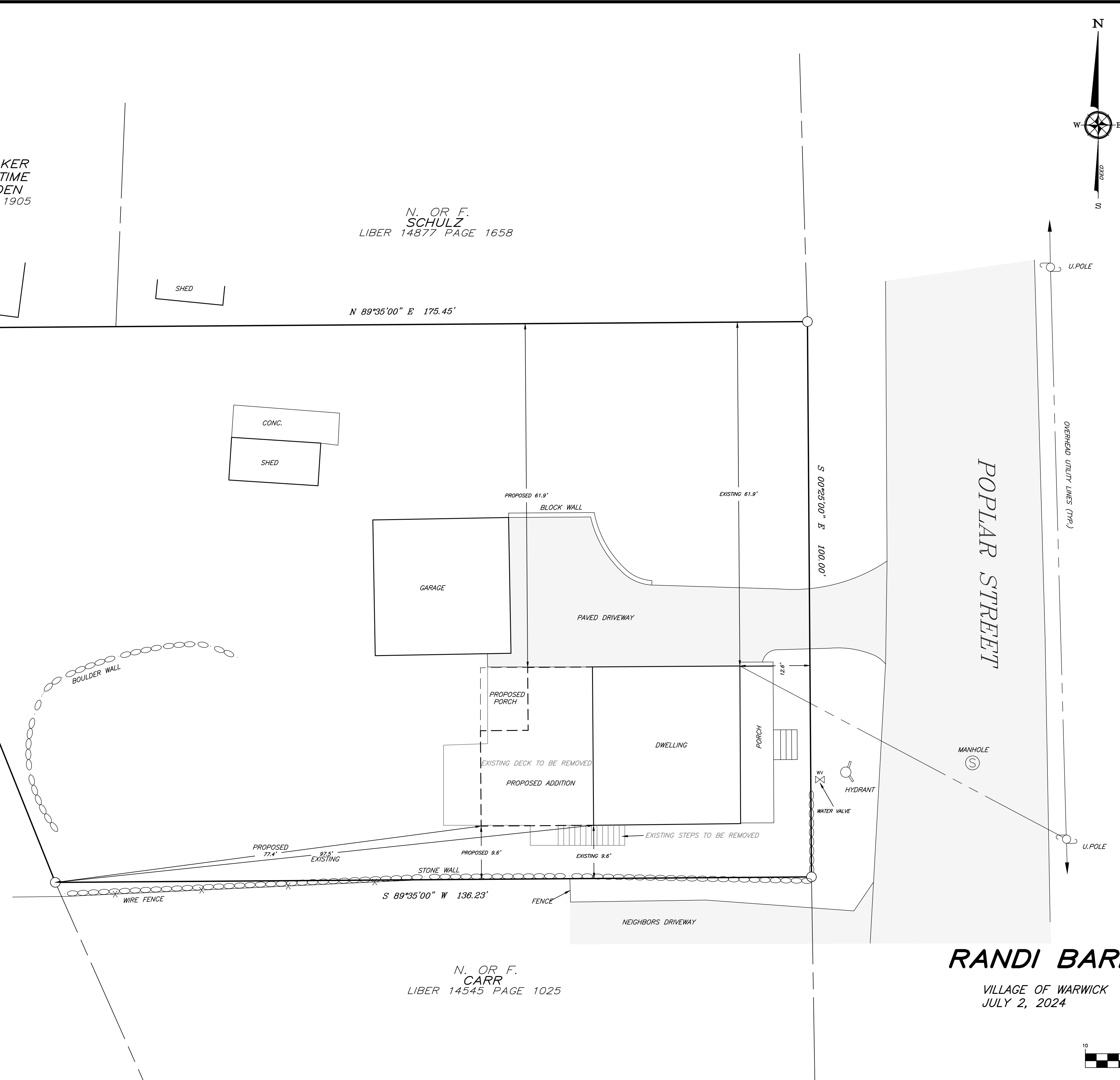
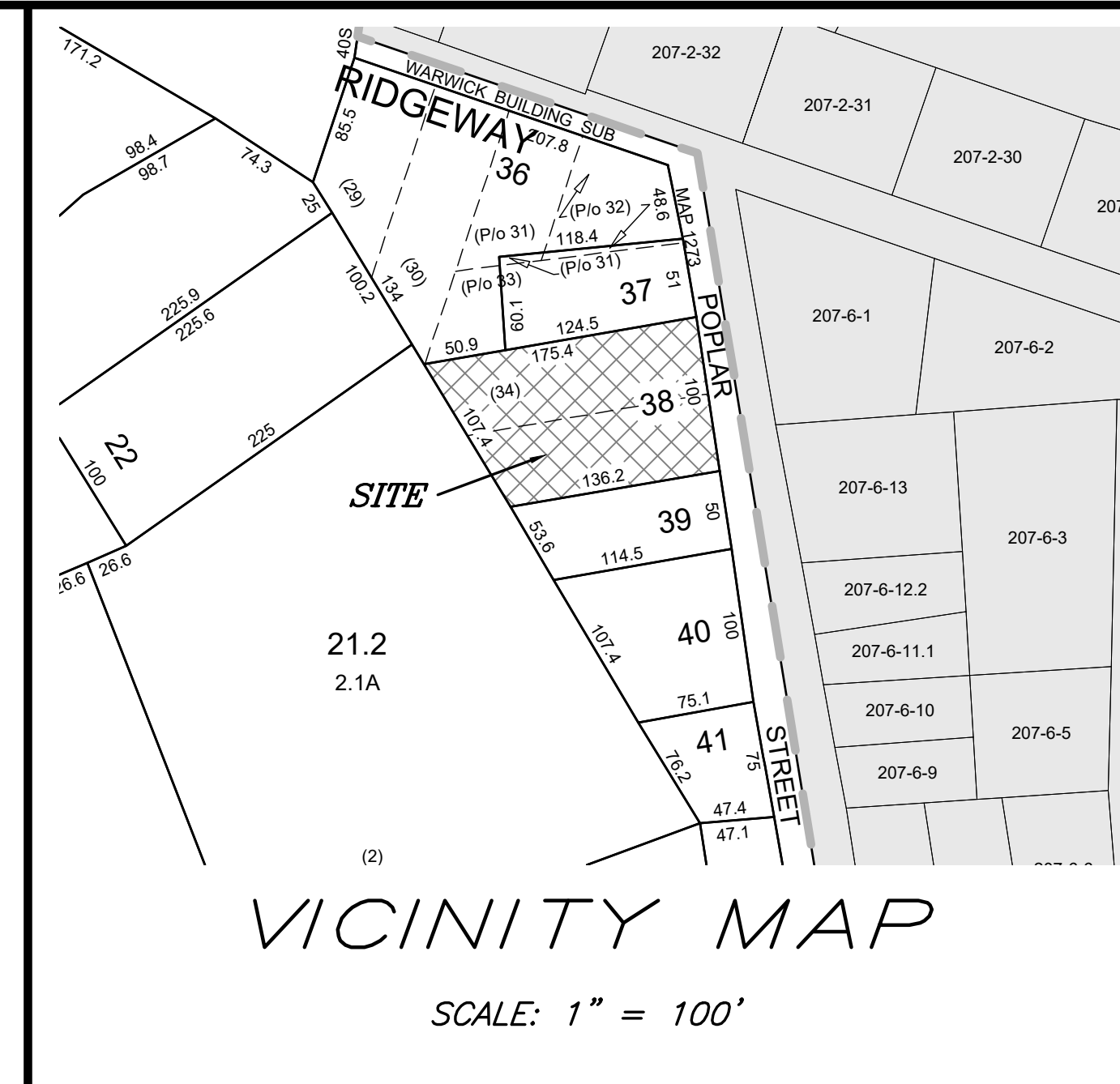
N. OR F.  
COLON  
LIBER 14245 PAGE 1104  
LOT No. 2 FILED MAP No. 9146

N. OR F.  
CARR  
LIBER 14545 PAGE 1025

TABLE OF BULK REQUIREMENTS ZONING DISTRICT (R) RESIDENTIAL USE GROUP (P)			
	MINIMUM REQUIRED	EXISTING	PROPOSED
MINIMUM LOT AREA (SQ.FT.)	20,000	15,583.84	15,583.84
LOT WIDTH (FT.)	100	100	100
FRONT SET BACK (FT.)	35	12.6	12.6
FRONT YARD (FT.)	35	12.6	12.6
SIDE SET BACK (FT.)	20	9.6	9.6
TOTAL SIDE SETBACK (FT.)	50	71.5	71.5
SIDE YARD (FT.)	10	9.6	9.6
REAR SET BACK (FT.)	35	35	35
REAR YARD (FT.)	10	97.5	77.4
STREET FRONTAGE (FT.)	80	100	100
MAX HEIGHT (FT.)	35	35	35
DEVELOPMENT COVERAGE (%)	70	23	22
LOT DEPTH (FT.)	200	156	156

**MAP NOTES:**

1. TAX MAP DESIGNATION: SECTION 206, BLOCK 1, LOT 38
2. DEED REFERENCE: LIBER 15470, PAGE 23
3. FILED MAP REFERENCE: A CERTAIN MAP ENTITLED: "A MAP OF LOTS OWNED BY THE WARWICK BUILDING ASSOCIATION ON LAND PURCHASED OF W.B. SAYER" FILED IN THE ORANGE COUNTY CLERK'S OFFICE ON OCTOBER 23, 1944, AS MAP No. 1273
4. UNLESS ILLUSTRATED AND NOTED BY POINT OF REFERENCE UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS, IF ANY, ARE NOT SHOWN HEREON.
5. SURVEY SUBJECT TO THE FINDINGS OF AN UP TO DATE ABSTRACT OF TITLE.



**RANDI BARLOW & ROBERT BARLOW**

VILLAGE OF WARWICK  
JULY 2, 2024

ORANGE COUNTY, N.Y.  
AREA = 0.358±ACRES

