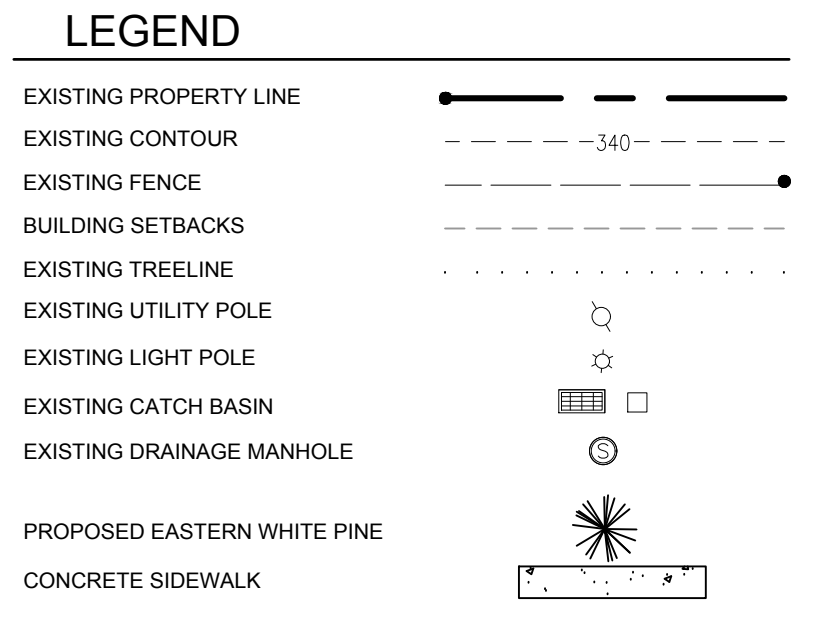
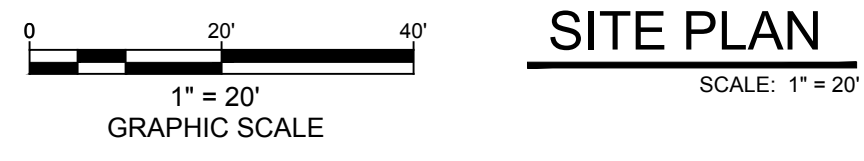


BULK REGULATIONS			
AUDITORIUM / OPEN AIR PAVILION			
PROVISION	REQUIRED	EXISTING	PROVIDED (AUDITORIUM / OPEN AIR PAVILION IMPROVEMENT PLAN)
MIN. FRONT YARD SETBACK - CRUM ELBOW ROAD (FT)	50	42.0' (EXISTING CABIN)	127.40 (AUDITORIUM)
MIN. REAR YARD SETBACK (FT)	50	588 (WASTEWATER TREATMENT PLANT)	1552 (WEST OPEN-AIR PAVILION)
MIN. SIDE YARD SETBACK (FT)	25	53 (STORAGE BUILDING)	892.4 (WEST OPEN-AIR PAVILION)
MAX PRINCIPAL BUILDING HEIGHT (FT)	35	35 (AUDITORIUM)	35 (AUDITORIUM)
MAX ACCESSORY STRUCTURE BUILDING HEIGHT (FT)	22	22 (SHED)	18 (OPEN-AIR PAVILIONS)
DWELLING UNIT - SIZE - LEAST DIMENSION (FT)	16	25 (EXISTING RESIDENCE)	N/A
DWELLING UNIT - SIZE - MIN. FLOOR AREA (SQ. FT.)	400	850 (EXISTING RESIDENCE)	N/A
IMPERVIOUS COVERAGE (%)	15%	6.3%	11.71% (FULL PHASE 1)
MAXIMUM AVERAGE DENSITY ²	0.4 DU/A ²	0.0456 DU/A	N/A



SITE DATA
 ZONING DISTRICT: "GB" GREENBELT
 EXISTING LOT SIZE: #96.107 ACRES
 TAX GRID NO.: 133200-0265-00-430350
 PROPERTY ADDRESS: 277 CRUM ELBOW ROAD
 HYDE PARK, NY 12572
 PROPERTY OWNER: NORTHEASTERN CONFERENCE CORPORATION OF SEVENTH-DAY ADVENTIST
 115-50 MERRICK BLVD, JAMAICA, NY 11434-1896

MAP NOTES:
 1. PROPERTY AND TOPOGRAPHIC SURVEY DATA BASED UPON AN ACTUAL FIELD SURVEY COMPLETED ON OR BEFORE 8/20/2013 AND LAST REVISED 8/20/2022 BY JOHN H. DECKER, L.S., NYS L.S. NO. 065572.
 2. AS PER FEMA FIRM PANEL 30027C0206E, THERE ARE NO AREAS WITH SPECIAL FLOOD HAZARD DESIGNATIONS WITHIN THE SITE.
 3. ADDITIONAL FEATURES ARE BASED UPON DUTCHESS COUNTY AERIAL IMAGERY OF THIS SITE.
 4. WETLANDS LOCATED WITHIN THE PROPERTY WERE DERIVED USING DUTCHESS COUNTY WETLAND GIS DATA. NO WETLANDS ARE LOCATED IN OR AROUND THE SITE OF THE PROPOSED PROJECT.
 5. AS-BUILT CONDITIONS OUTLINED IN THE AUDITORIUM/PAVILION(S) IMPROVEMENT PLAN ARE BASED ON FIELD INVESTIGATIONS CONDUCTED 5/20/23.



DATE	REVISION

ENGINEERING, DESIGN, & PLANS PREPARED BY:
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PRELIMINARY

CAMP VICTORY LAKE - PHASE 1 RELIGIOUS SANCTUARY					
TOWN OF HYDE PARK		DUTCHESS COUNTY, NY			
SITE PLAN-3 AUDITORIUM / OPEN AIR PAVILION IMPROVEMENT PLAN					
DATE	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY	JOB NO. SHEET NO.
5/10/2023	1" = 20'	RED	RED	RAR	13-008 5 of 24