

LOCATION MAP SCALE: 1" = 500'

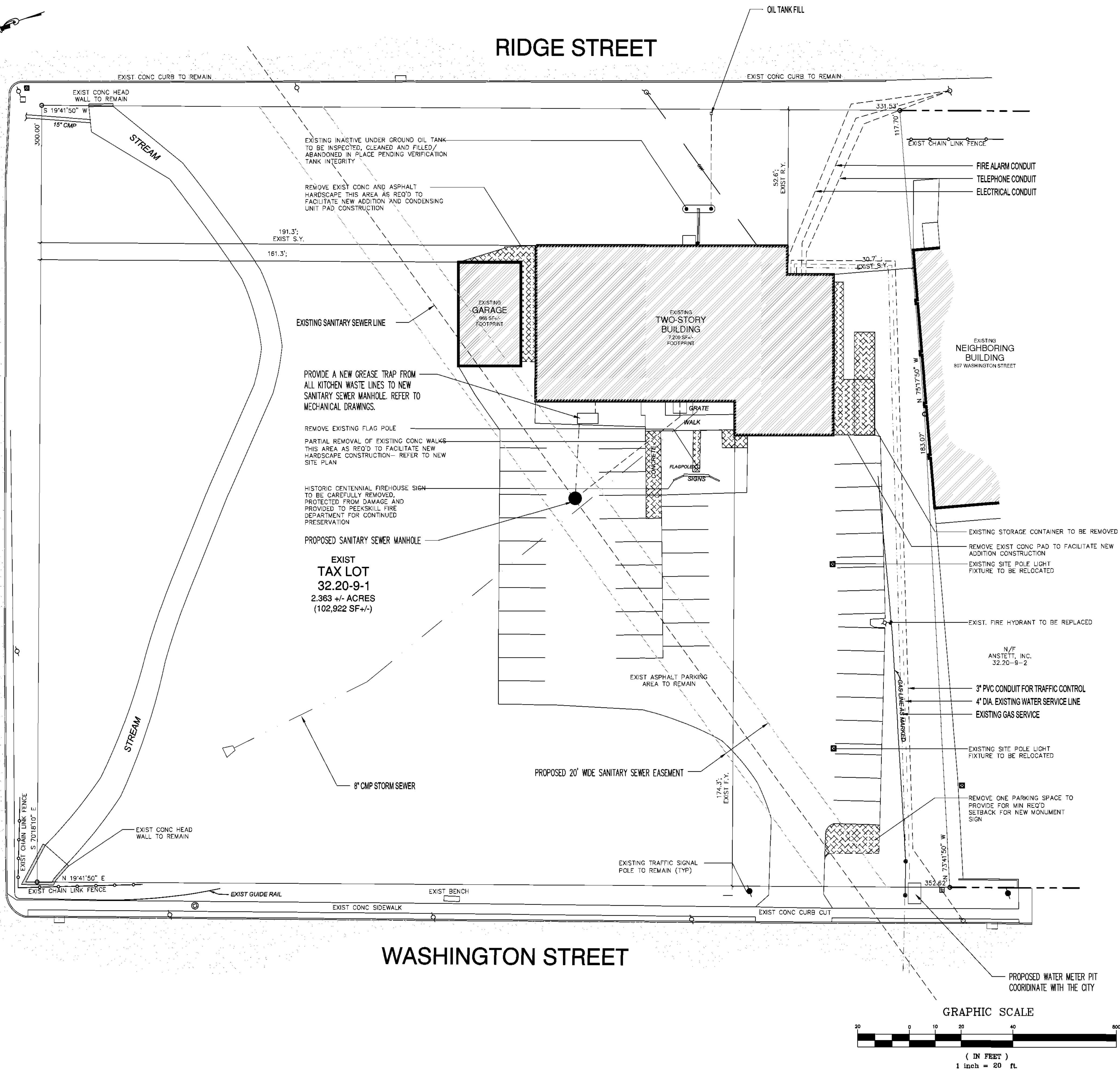
Zone Classification	C3 (General Commercial)
Use:	Kitchen Incubator
Tax Map Parcel No.	32.20-9-1
Topographic Datum	N/A
Total Acreage:	2.363 +/- Ac.
Water Supply:	City of Peekskill
Sewage Disposal:	City of Peekskill

Bulk Regulations: Section 575-34 F	Required	Proposed
Minimum Lot Size		
Min. Gross Area (sf)	10,000 sf	102,922 sf
Min. Frontage (feet)	100'	300' (Min. of 3 Sides)
Min. Required Lot Depth (feet)	100'	300'
Minimum Yard		
Front	10'	174.3' (Existing)
Side One/Both	6'10"/30'	161.3' (Existing)
Rear	6'10"/30'	52.6' (Existing)
Maximum Coverage	70%	28.7%
Maximum Floor Area (FAR)	1.4	0.094
Impervious Coverage (%)	Pre-Development 28.8%	Post-Development 28.7%

Off-street Parking Calculations	Required	Proposed
Section 575-34 H(1) - Schedule of Off-street parking Requirements		
Use		
Manufacturing		
8,570 square feet		
TOTAL PARKING SP.	29	32

Owner/Applicant
City of Peekskill 701 Washington Street Peekskill, New York 10566

LOOMIS AVENUE




Dig Safely.
New York
Dig Safely and Dig Safely, New York are used under license from Dig Safe Systems, Inc.
■ Call Before You Dig
■ Wait The Required Time
■ Confirm Utility Response
■ Respect The Marks
■ Dig With Care
800-962-7962
www.digsafelynewyork.com

Table of Contents

Sheet No.	Sheet Title
EC.1	1 of 7 Existing Conditions Plan
SP.1	2 of 7 Site Plan
LSCP.1	3 of 7 Landscaping Plan
LP.1	4 of 7 Lighting Plan
VM.1	5 of 7 Vehicle Movement Plan
VM.2	6 of 7 Vehicle Movement Plan
CD.1	7 of 7 Construction Details

IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW FOR ANY PERSONS TO ALTER THESE PLANS, SPECIFICATIONS, OR REPORTS IN ANY WAY, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR.

	Mark A. Day, PE
	
05-03-24	
04-17-24	
03-19-24	
02-20-24	
01-24-24	
Revisions	
Project No.	License No. 069646
2021:288	

DAY STOKOSA
ENGINEERING P.C.

3 Van Wyck Lane
Wappingers Falls, New York
(845)-223-3202

Peekskill Firehouse Kitchen Incubator
701 Washington Street
City of Peekskill Westchester County, New York

Existing Conditions

SCALE 1" = 20'	DRAWN BY MAD	DRAWING NO. EC.1
DATE 11-02-23	CHECKED BY MAD	