

SITE DATA:

OWNER / DEVELOPER: MJM LAND DEVELOPMENT CORP.
 3232 GOMER STREET
 YORKTOWN HEIGHTS, NY 10598

PROJECT LOCATION: 3232 GOMER STREET
 TOWN OF YORKTOWN

EXISTING TOWN ZONING: R1-20 SINGLE FAMILY RESIDENTIAL
 PROPOSED USE: R1-20 SINGLE FAMILY RESIDENTIAL

TOWN TAX MAP DATA: SECTION 17.18, BLOCK 2, LOT 2

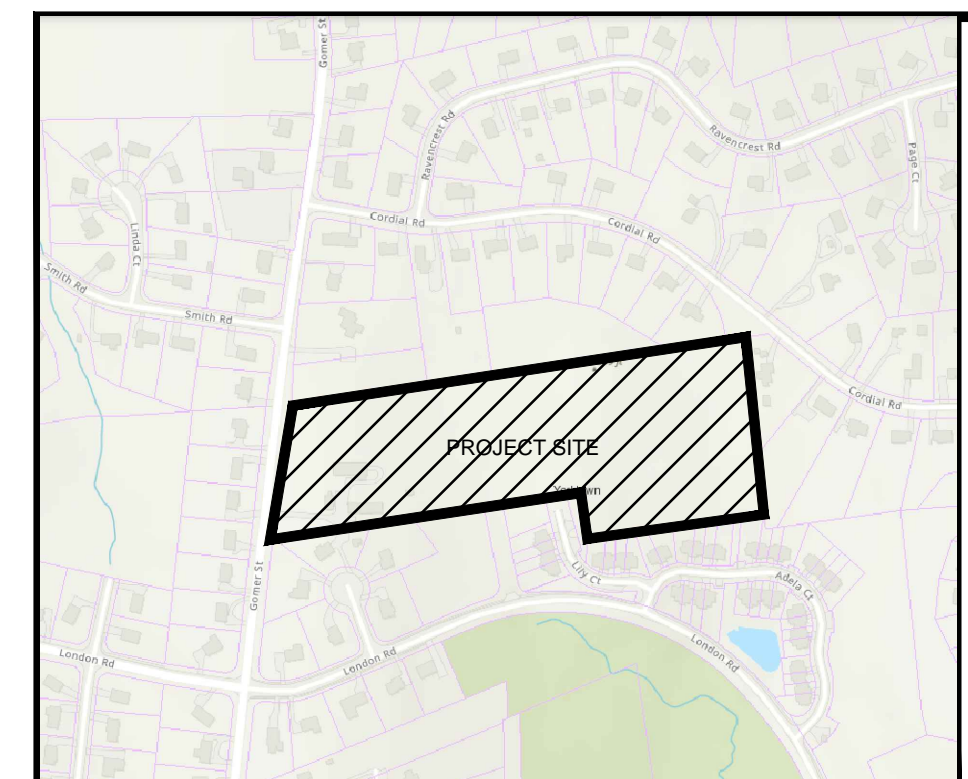
SITE AREA : 12.3 ACRES (535,788 SF)

SEWAGE FACILITIES: PUBLIC SEWERS

WATER FACILITIES: PUBLIC WATER FACILITIES

WATERSHEDS: HUDSON RIVER / CROTON RESERVOIR

LOCATION MAP
 NOT TO SCALE



YARD SETBACK (TYP.)

WETLAND BOUNDARY

100' BUFFER

24' TOWN ROAD

WETLANDS BUFFER

WETLANDS

50' TOWN R.O.W.

50' TOWN R.O.W.

SECTION I - 7 UNITS
 SINGLE FAMILY

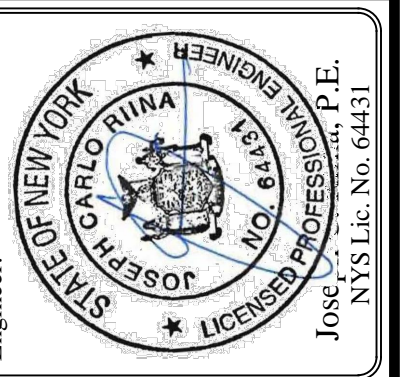
SECTION II - 6
 SINGLE FAMILY

SCALE: 1"=40'-0"

SAFE DIG

Before You Dig, Drill or Blast
 Call 811

Site Design Consultants
 Civil Engineers • Land Planners
 251-F Underhill Avenue, Yorktown Heights, NY 10598
 (914) 962-4488 Fax: (914) 962-7386
 www.sitedesignconsultants.com



NO.	DATE	REVISIONS / COMMENTS
1	3/15/2023	ALTERNATE LAYOUT
2	3/15/2023	ALTERNATE LAYOUT MODIFICATIONS
3	3/15/2023	STRENGTH/FLEXIBILITY CONCEPT

SCALE: 1"=40'

DRAWN BY: JR

DATE: 1/11/23

**FLEXIBILITY
 CONCEPT**

PRELIMINARY SUBDIVISION PLAN
 PREPARED FOR
MJM LAND DEVELOPMENT CORP.
 3232 Gomer Street
 Yorktown
 Westchester County, NY

Sheet 1 of 1

NOTE: UNAUTHORIZED ALTERATIONS OR ADDITIONS TO THIS DRAWING IS A VIOLATION OF SECTION 7209 (2) OF THE NEW YORK STATE EDUCATION LAW.