

ELEMENTS OF PLAN READING USEFUL INFORMATION

ZONING TABLE

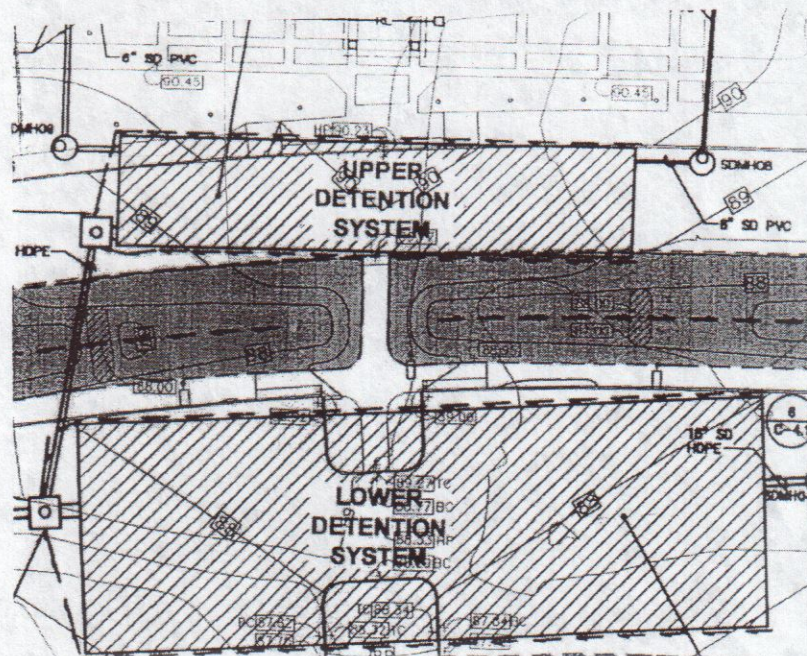
ZONING DATA CHART (R-20)

	MINIMUM LOT AREA	REQUIRED FRONTAGE (GREAT NECK RD.)	REQUIRED FRONTAGE (GOSHEN RD.)	FRONT YARD	SIDE YARD	REAR YARD	MAX BUILDING COVERAGE	MAX BUILDING HEIGHT	OFF-STREET PARKING
REQUIRED	20,000 S.F.	85 FT.	85 FT.	GOSHEN RD. - 50 FT. GREAT NECK RD. - 75 FT.	20 FT.	50 FT.	25%	35 FT.	***69
EXISTING	413,675± S.F.	552.42 FT.	604.65 FT.	110.95 FT. 85.75 FT.	114.73 FT. 401.38 FT. 230.19 FT.	N/A	6.48%	32 FT.	41
PROPOSED	413,675± S.F.	552.42 FT.	604.65 FT.	190.53 FT. 158.65 FT.	58.62 FT. 281.29 FT. 81.58 FT.	N/A	12.76%	**29'-10"	95

** AS MEASURED TO THE HIGHEST POINT OF FLAT ROOF AT TWO-STORY PORTION OF BUILDING, PER SECTION 1-DEFINITIONS, 1.11-BUILDING HEIGHT. THE PROPOSED MAXIMUM BUILDING HEIGHT IS FURTHER MODIFIED BY BUILDING FEATURES EXCEEDING THE REQUIRED HEIGHT, AS PERMITTED BY SECTION 3-GENERAL PROVISIONS, 3.6 MODIFICATION OF MAXIMUM BUILDING HEIGHT REQUIREMENTS (AMENDED 1/21/01). THEY ARE AS FOLLOWS:

THREE MECHANICAL PENTHOUSES, HEIGHT 41'-8", THREE STAIR ENCLOSURES, HEIGHT 36'-2", ONE ADDITIONAL STAIR/ROOF ACCESS ENCLOSURE, HEIGHT 39'-8" (OCCUPYING IN THE AGGREGATE 9.14% OF THE TOTAL ROOF AREA).

NOTE: THE UPPER AND LOWER DETENTION CHAMBERS ARE UNDERGROUND MOSTLY BENEATH THE ASPHALT



PVC UNDERDRAIN
(TYPICAL)

STORM DRAINAGE SCHEDULE				
CB #	TYPE	T/F	INVERT IN	INVERT OUT
CB01	C	89.65	87.83 (S)	87.83 (N)
CB02	C	89.75	87.36 (S) 87.36 (NE)	87.36 (NW)
CB03	C	91.30	—	88.00 (SE)
CB04	C	89.28	85.27 (SW)	85.27 (NW)
CB05	C	89.52	85.14 (SE)	85.14 (NE)
CB06	C	89.07	84.78 (SW)	84.76 (SE)
CB07	C	88.40	84.33 (W)	84.33 (NE)

STORM DRAINAGE SCHEDULE				
CB #	TYPE	T/F	INVERT IN	INVERT OUT
CB08	CL	87.95	83.85 (SW)	82.83 (NE)
CB09	CL	86.16	82.66 (SE)	82.66 (NW)
CB10	C	86.60	82.57 (SE)	82.57 (SW)
CB11	C	86.80	82.20 (NE)	82.20 (E)
CB12	CL	85.43	81.72 (E)	81.72 (SW)
CB13	C	83.59	—	81.27 (W)
SDMH01	4"ø	91.10	86.43 (NW) 86.43 (S)	86.43 (NE)

STORM DRAINAGE SCHEDULE				
SDMH #	TYPE	T/F	INVERT IN	INVERT OUT
SDMH02	4"ø	87.05	82.65 (SW) 82.40 (NE)	82.40 (SE)
SDMH03	BYPASS	87.50	82.16 (NW)	82.16 (NE) 82.16 (SE)
SDMH04	4"ø	87.55	82.08 (NW) 82.08 (E)	82.08 (SE)
SDMH05	5"ø	86.60	81.80 (NW) 81.05 (N) 81.05 (NE)	81.05 (S)
SDMH06	4"ø	85.10	80.90 (N) 80.90 (E)	80.90 (S)
SDMH07	4"ø	90.78	87.30 (SW)	87.14 (SE)

STORM DRAINAGE SCHEDULE				
SDMH #	TYPE	T/F	INVERT IN	INVERT OUT
SDMH08	4"ø	89.35	85.69 (SW)	85.05 (SE)
SDMH09	4"ø	90.78	84.50 (SW)	84.50 (NW)
RS-A	RISER	86.00	82.75 (NW)	82.60 (SW)
RS-B	RISER	87.00	83.70 (SE)	83.55 (W)
RS-C	RISER	84.75	82.00 (NW)	82.00 (SW)
RS-D	RISER	85.90	82.75 (SE)	82.75 (NW)

STORM DRAINAGE SCHEDULE				
YD #	TYPE	T/F	INVERT IN	INVERT OUT
YD01	YD	90.16	88.29 (NE)	88.29 (N)
YD02	YD	90.00	—	87.00 (W)
YD03	YD	89.50	85.42 (SW) 86.00 (SE)	85.42 (NE)
YD04	YD	92.15	—	90.50 (SE)
YD05	YD	92.15	89.65 (NW)	89.65 (E)
YD06	YD	90.50	87.20 (W) 87.87 (NW) 87.87 (NE)	87.20 (SE)

Match the topographic feature with the appropriate elevation profile



1



2



3



4



5



6



A



B



C



D



E



F