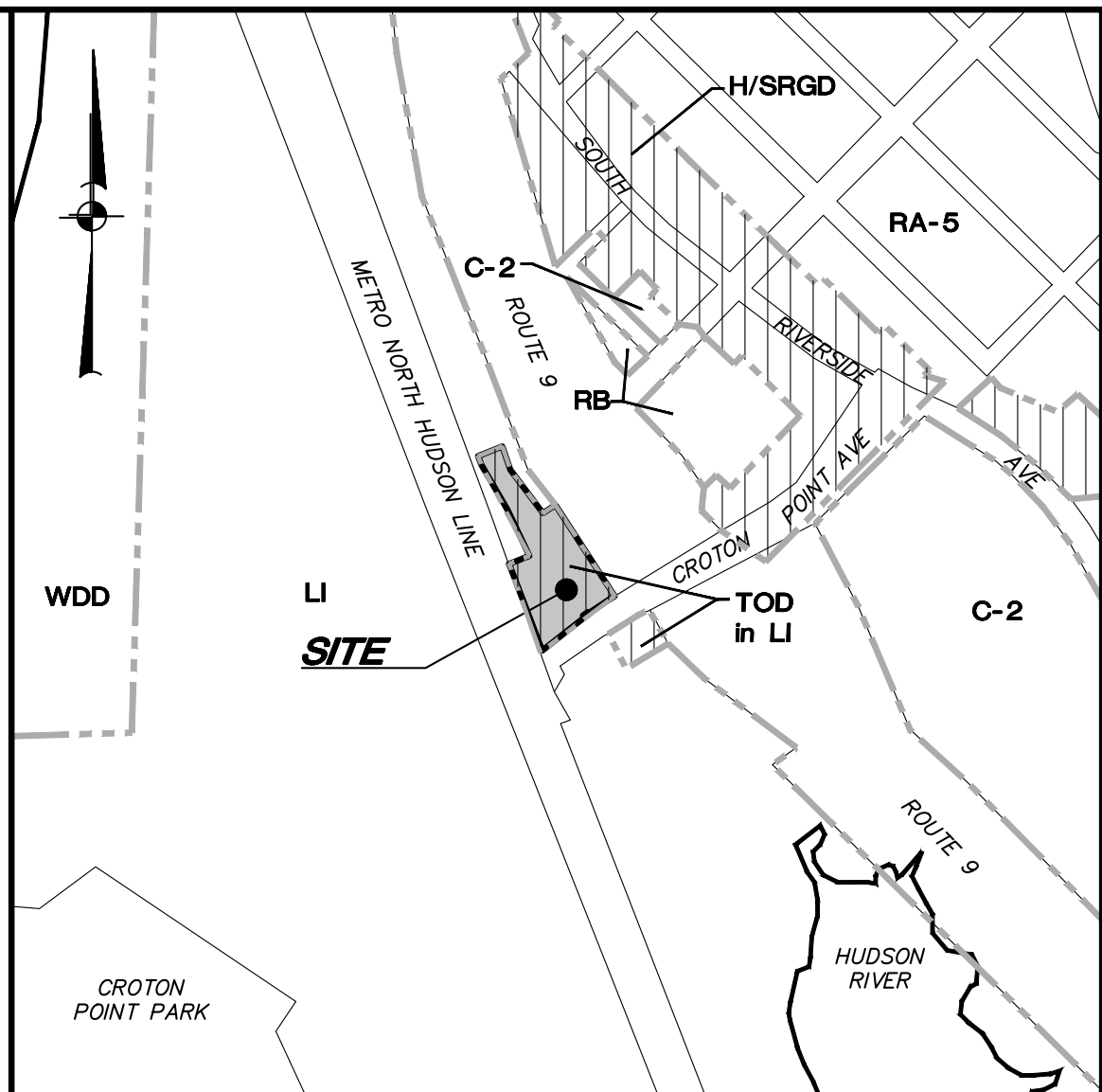




LOCATION MAP SCALE: 1" = 500'±

OWNER (LOTS 3&5):
VILLAGE OF CROTON-ON-HUDSON
1 VAN WYCK STREET
CROTON-ON-HUDSON, NY 10520

OWNER (LOT 4):
CROTON POINT REALTY, INC
1 CROTON POINT AVE
CROTON-ON-HUDSON, NY 10520

SPONSOR / DEVELOPER:
WBP DEVELOPMENT, LLC
480 BEDFORD ROAD
CHAMPAIGN, NY 10244-1715

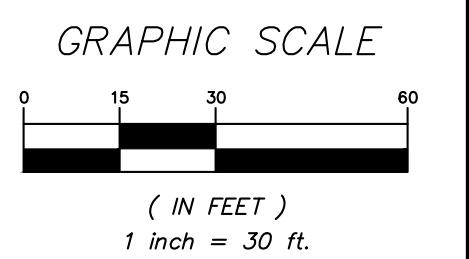
SITE DATA:
Zone: LI-Light Industrial with a
TOD-Transitoriented
Development Overlay
Total Acreage: 1.7578 AC.±
Tax Map Nos.:
1. 79.17-1-3 0.2205 AC.±
2. 79.17-1-4 0.2884 AC.±
3. 79.17-1-5 1.2489 AC.±

GENERAL NOTES:

1. Property lines, existing conditions and topography shown hereon field located by Insite Engineering, Surveying & Landscape Architecture, P.C. Topographic datum is NAVD 1988.
2. Aerial orthomogery shown hereon is taken from Google Earth Pro, dated May 10, 2023.

LEGEND	
	EXISTING PROPERTY LINE
	EXISTING GUIDE RAIL
	EXISTING CHAIN LINK FENCE
	EXISTING POST & RAIL FENCE
	EXISTING CURB
	EXISTING SIGN
	PROPOSED CONCRETE CURB

DRAWING LIST:		
SHEET	DRAWING NO.	DRAWING NAME:
1	OP-1	OVERALL SITE PLAN
2	EX-1	EXISTING CONDITIONS & REMOVALS PLAN
3	SP-1	LAYOUT & LANDSCAPE PLAN
4	SP-2	GRADING & UTILITIES PLAN
5	SP-3	EROSION & SEDIMENT CONTROLS PLAN
6	LP-1	PHOTOMETRIC LIGHTING PLAN
7	D-1	DETAILS
8	D-2	DETAILS
9	D-3	DETAILS
10	GIR-1	GEOTECHNICAL INSPECTION REPORTS



2	9-24-24	REVISED PER VILLAGE COMMENTS	NFB
1	8-1-24	REVISED PER VILLAGE COMMENTS	TSM
NO.	DATE	REVISION	BY

INSITE
ENGINEERING, SURVEYING &
LANDSCAPE ARCHITECTURE, P.C.

3 Garrett Place
Carmel, NY 10512
(845) 225-9690
(845) 225-9717 fax
www.insite-eng.com

PROJECT:
1 CROTON POINT
CROTON POINT AVE. & VETERANS PLAZA, VILLAGE OF
CROTON-ON-HUDSON, WESTCHESTER CO., NY

DRAWING:
OVERALL PLAN

PROJECT NUMBER	24154.100	PROJECT MANAGER	R.D.W.	DRAWING NO.	1
DATE	7-11-24	DRAWN BY	M.E.U.		
SCALE	1" = 30'	CHECKED BY	D.L.M.		

OP-1

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