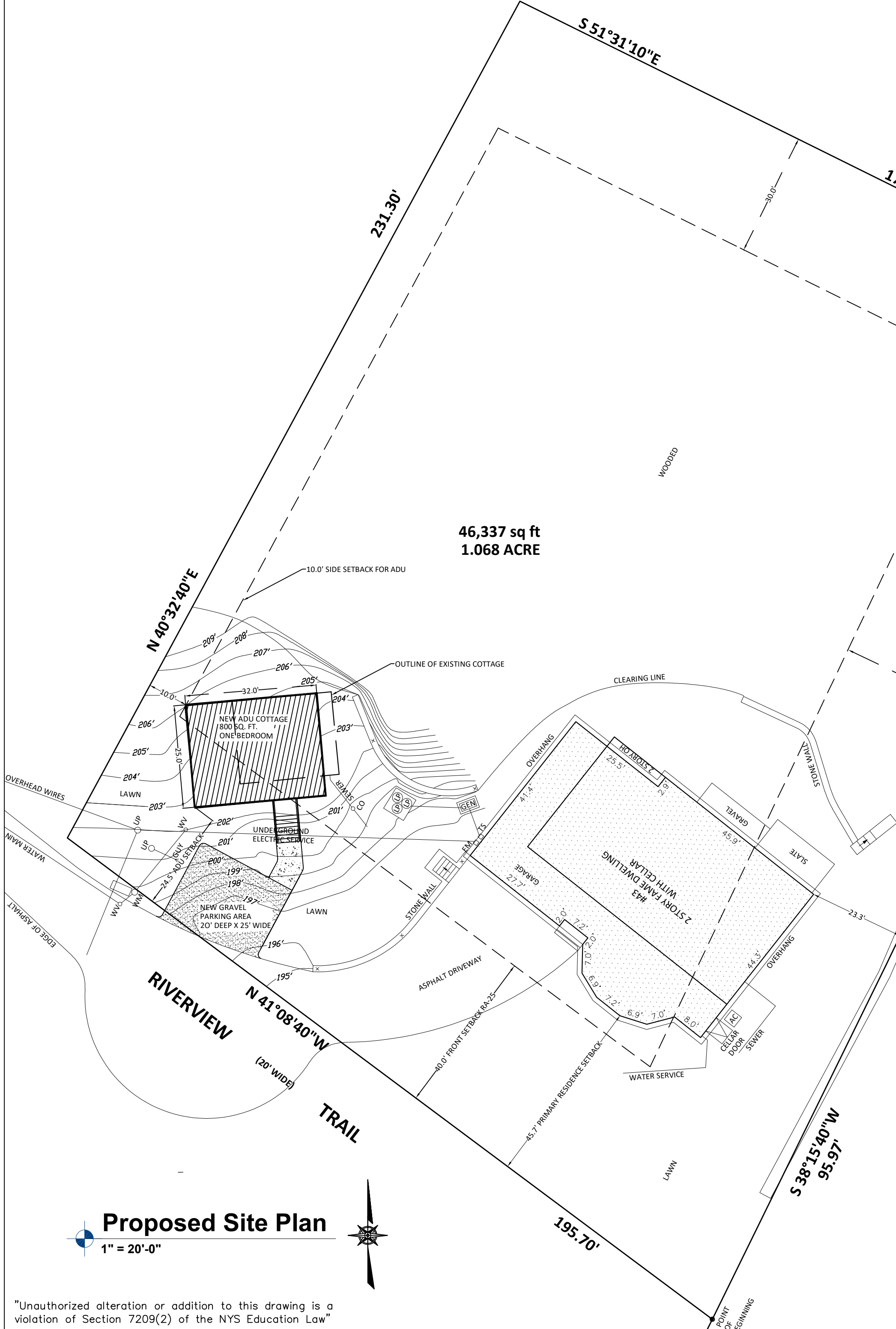
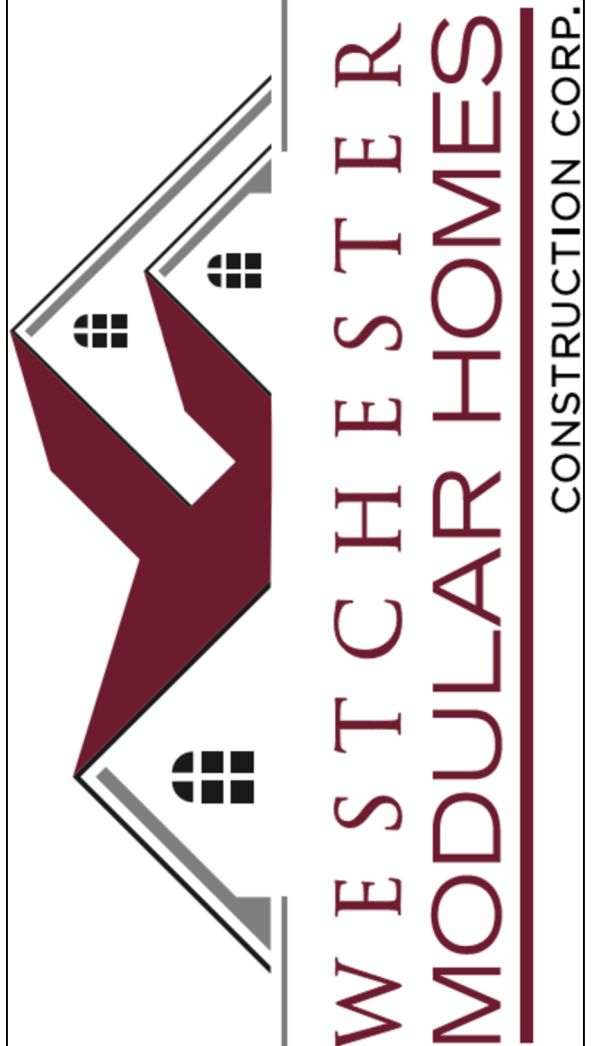


ZONING SCHEDULE – RA25 – SINGLE FAMILY DISTRICT			
TAX MAP DESIGNATION: SECT: 68.17 BLOCK: 2 LOT: 11			
ITEM	REQUIRED/ALLOWED	SHOWN	VARIANCE REQUESTED
LOT AREA	25,500 SQ. FT.	46,337 SQ. FT.	--
LOT WIDTH	125 FT.	179.74 FT.	--
BUILDING HEIGHT	15 FT.	18'-3"	3'-3"
SETBACKS			
FRONT YARD	40 FT.	24'-5"	--
PRIMARY STRUCTURE SETBK.	45.7 FT.	24'-5"	21'-2"
REAR	30 FT.	176'-6"	--
SIDES	10/30 FT.	10/30 FT.	--
MAX BUILDING COVERAGE	25%	1.84%	--



Proposed Site Plan

1" = 20'-0"



"Unauthorized alteration or addition to this drawing is a violation of Section 7209(2) of the NYS Education Law"

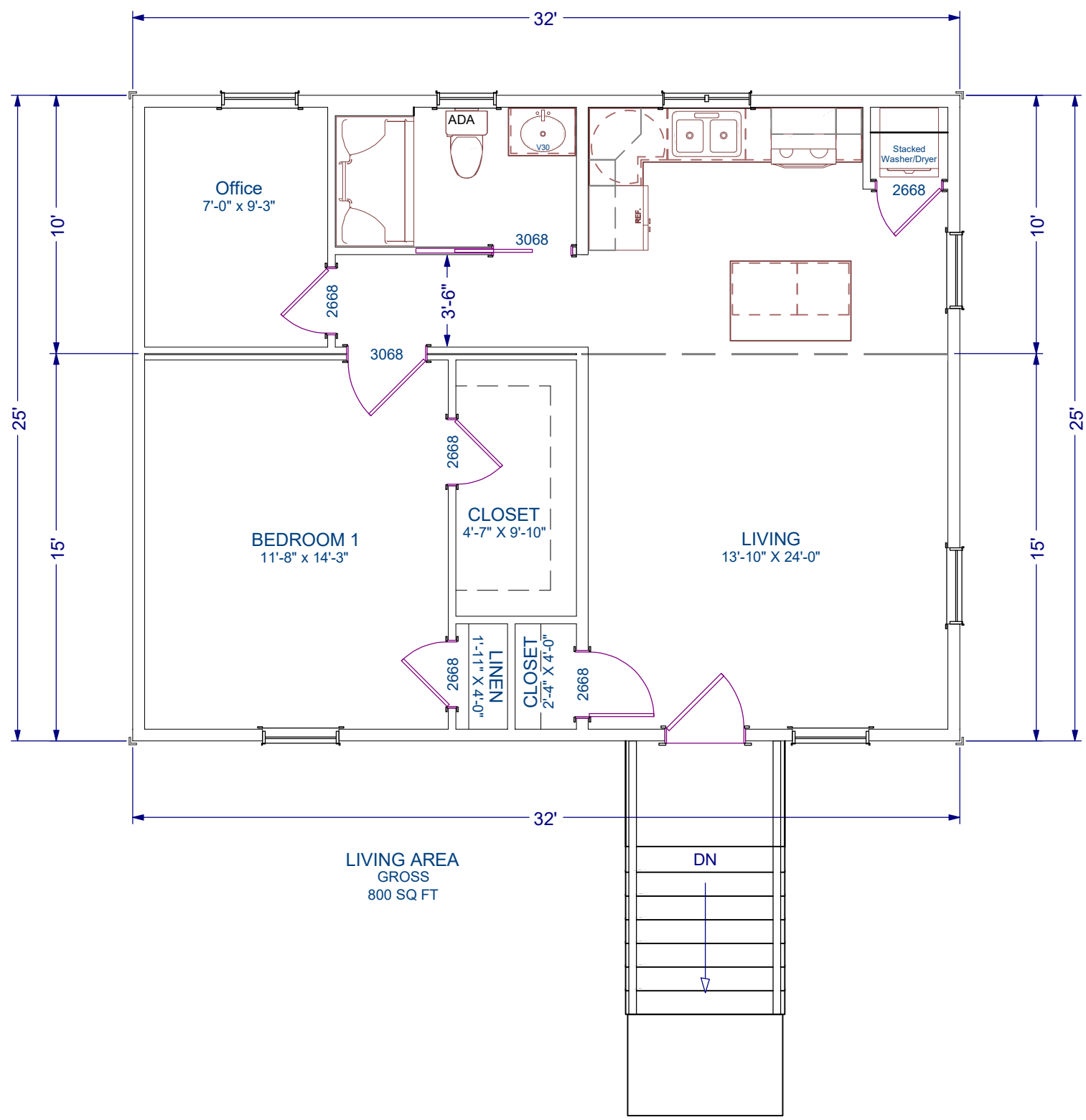
PE / RA	
SERIAL No.	00000
PRODUCTION No.	PRODUCTION
REVISION	DATE
CHECK	DATE

USE GROUP:	DETACHED SINGLE FAMILY DWELLING
CONSTR. TYPE:	WOOD FRAME UNPROTECTED
DESIGNER:	WJ
DATE:	11.26.2025
SCALE:	1" = 10'-0"
PAGE:	1

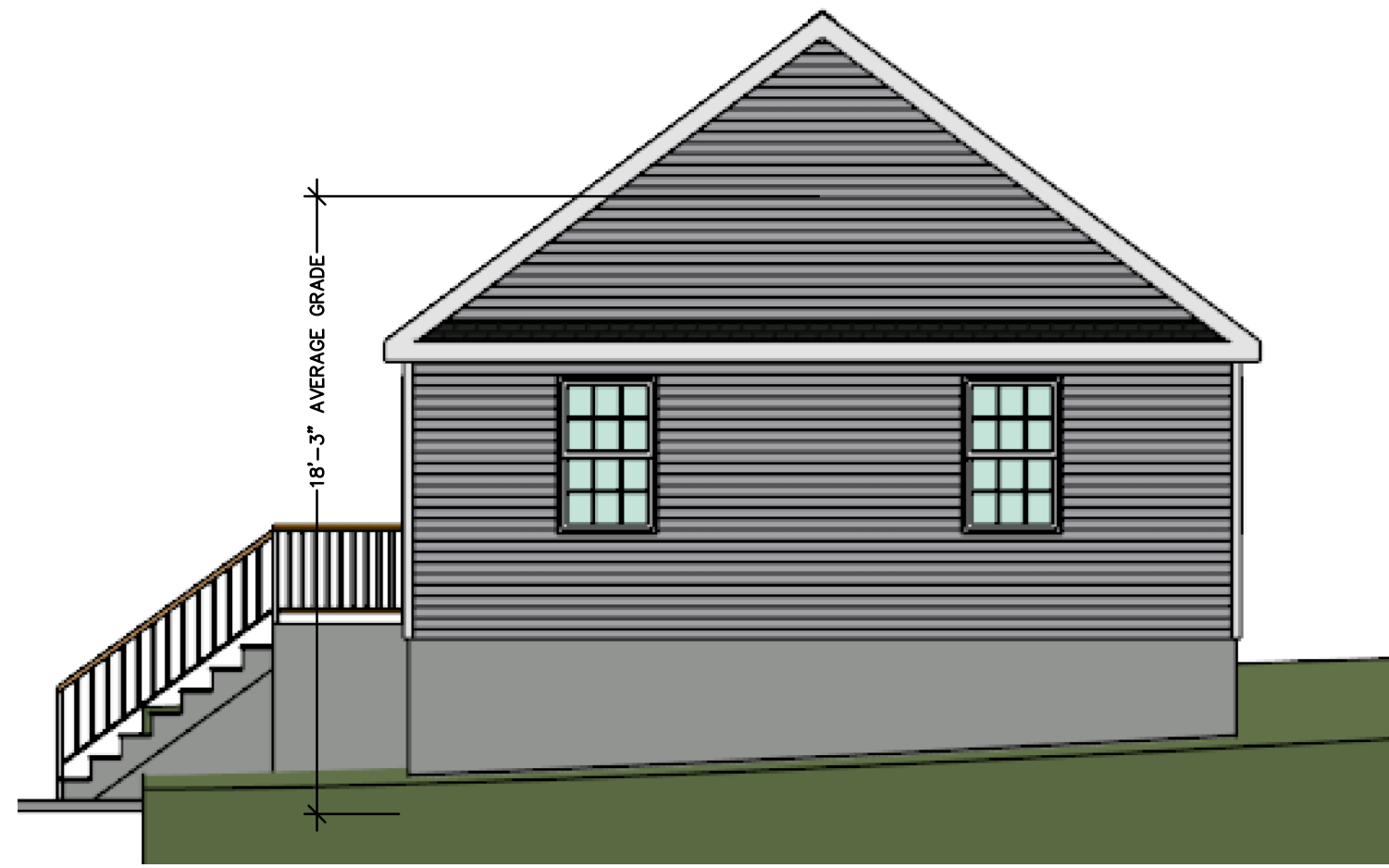
BUILDER:	Westchester Modular Homes Construction Corp. 1995 Rt. 22 Brewster, NY 10509 845-278-1700
HOMEOWNER:	MACDONALD
SITE:	43 RIVERVIEW TRAIL CROTON ON HUDSON, NY 10520

COLONIAL CTM-L
PROPOSED SITE PLAN
www.wmhconstruction.com

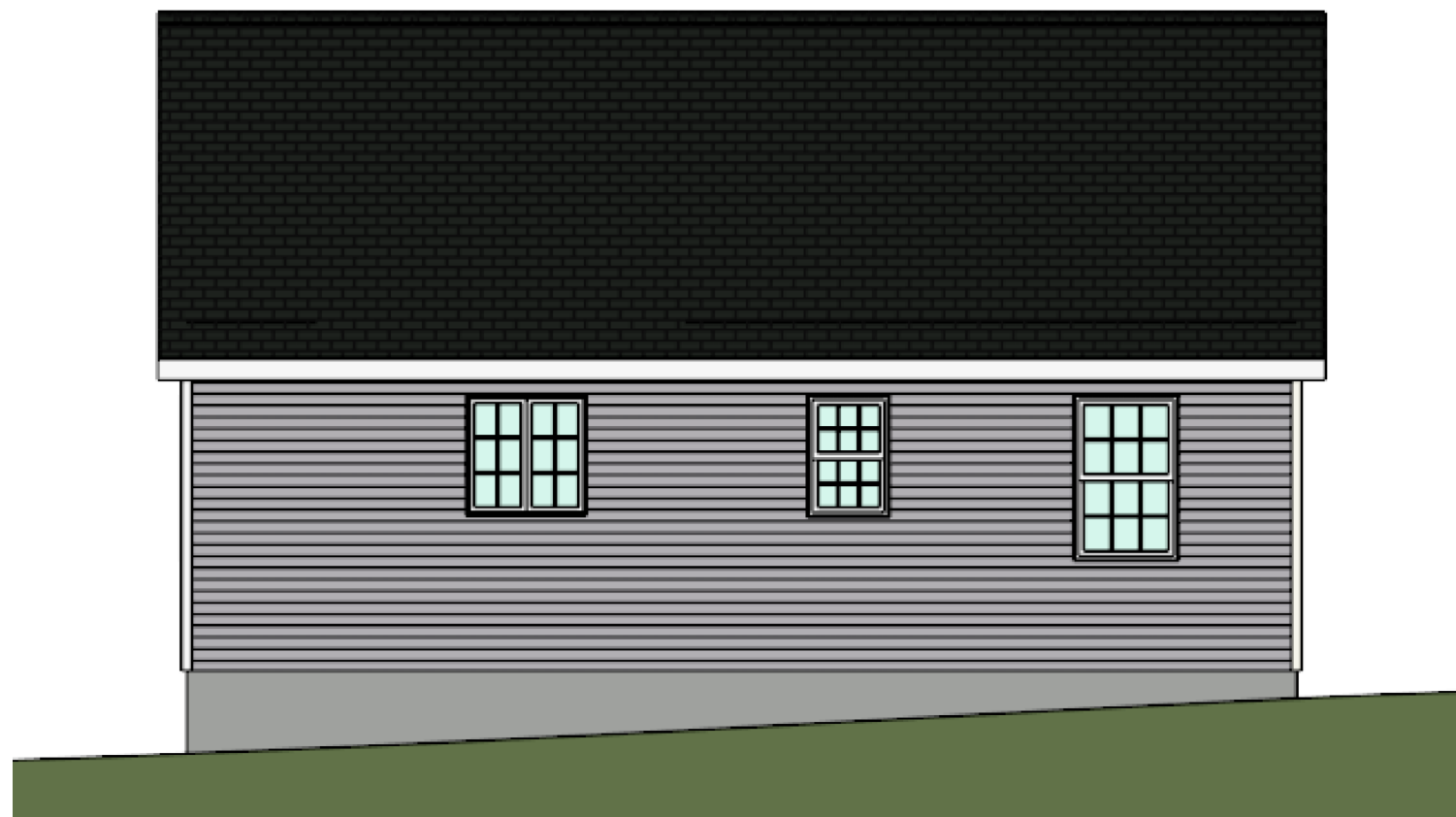
AERIAL VIEW – N.T.S



Proposed Floorplan
 $\frac{3}{16}'' = 1'-0''$



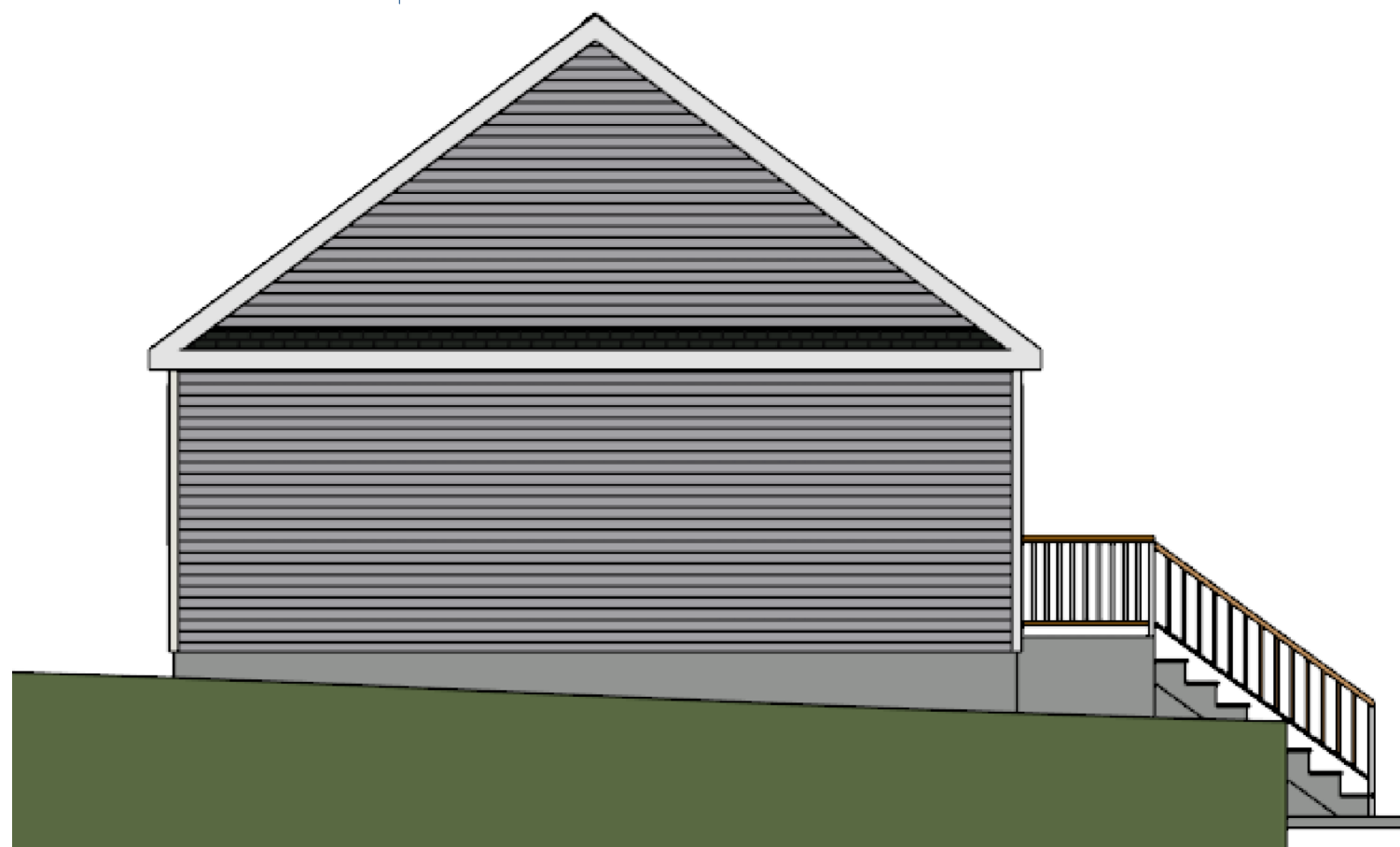
Proposed Right Elevation
 $\frac{3}{16}'' = 1'-0''$



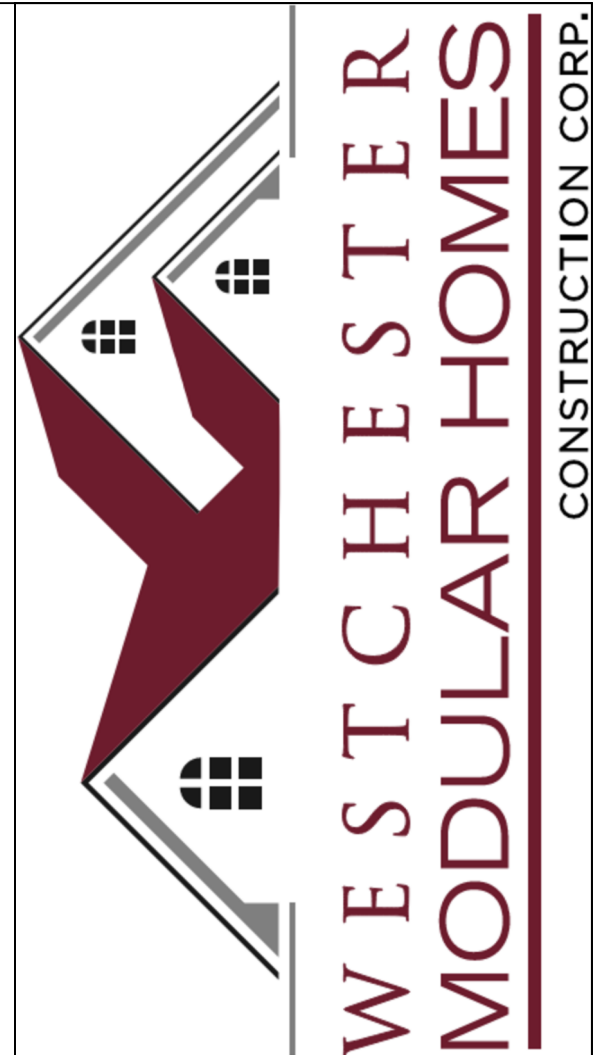
Proposed Rear Elevation
 $\frac{3}{16}'' = 1'-0''$



Proposed Front Elevation
 $\frac{3}{16}'' = 1'-0''$



Proposed Left Elevation
 $\frac{3}{16}'' = 1'-0''$



SERIAL No.	00000	
	PRODUCTION No.	PRODUCTION
REVISION	DATE	DATE
CHECK		DATE

USE GROUP:	DETACHED SINGLE FAMILY DWELLING	BUILDER:	Westchester Modular Homes Construction Corp. 1995 Rt. 22 Brewster, NY 10509 845-278-1700	HOMEOWNER:	MACDONALD
CONSTR. TYPE:	WOOD FRAME UNPROTECTED	SITE:	43 RIVERVIEW TRAIL CROTON ON HUDSON, NY 10520	COLONIAL CTM-L	
DESIGNER:	WJ	PROPOSED SITE PLAN			
DATE:	11.26.2025	www.wmhconstruction.com			
SCALE:	$\frac{3}{16}'' = 1'-0''$				
PAGE:	1				

PE / RA

"Unauthorized alteration or addition to this drawing is a violation of Section 7209(2) of the NYS Education Law"



View Looking Northwest - 43 Riverview Trail
N.T.S.



View Looking Northwest - 43 Riverview Trail
N.T.S.



View Looking North - 43 Riverview Trail
N.T.S.



View Looking North - 43 Riverview Trail
N.T.S.



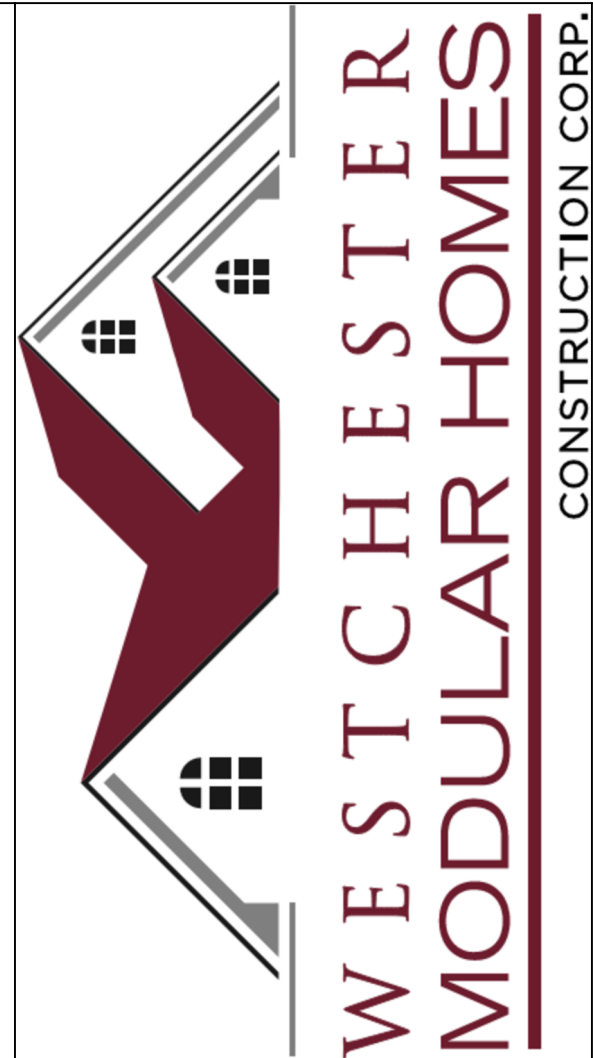
View Looking Northeast - 43 Riverview Trail
N.T.S.



View Looking East - 43 Riverview Trail
N.T.S.



View Looking South - 43 Riverview Trail
N.T.S.

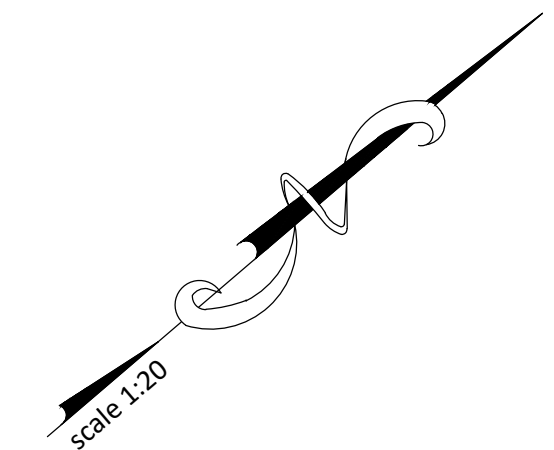


PE / RA

SERIAL No.	00000
PRODUCTION No.	PRODUCTION
REVISION	DATE
CHECK	DATE

USE GROUP:	DETACHED SINGLE FAMILY DWELLING
CONST. TYPE:	WOOD FRAME UNPROTECTED
DESIGNER:	NJ
DATE:	11.24.2025
SCALE:	1" = 10'-0"
PAGE:	1
BUILDER:	Westchester Modular Homes Construction Corp. 1995 Rt. 22 Brewster, NY 10509 845-278-1700
HOMEOWNER:	MACDONALD
SITE:	43 RIVERVIEW TRAIL CROTON ON HUDSON, NY 10520
COLONIAL CTM-L PICS OF EXISTING	
www.wmhconstruction.com	

- LEGEND:
- TW.203.40' TOP WALL ELEVATION
 - BW.202.33' BOTTOM WALL ELEVATION
 - CO SANITARY CLEAN OUT
 - EM ELECTRIC METER
 - WV WATER VALVE
 - WM WATER METER
 - LP LIQUID PROPANE TANK
 - UP UTILITY POLE
 - TS TRANSFER SWITCH
 - GEN GENERATOR
 - AC AIR CONDITIONING UNIT
 - GUY GUY WIRE
 - OH OVERHANG

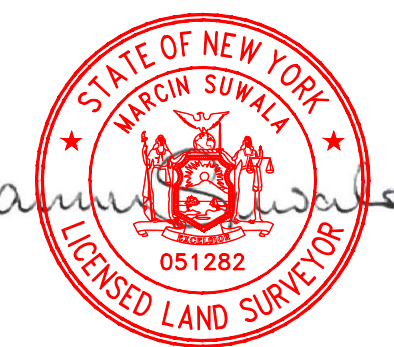


**BOUNDARY SURVEY
WITH PARTIAL TOPOGRAPHY**
AREA 46533 sf
1.068 acre

- NOTES:
- THE EXISTENCE OF RIGHT OF WAY AND/OR EASEMENT OF RECORD, IF ANY, NOT SHOWN ARE NOT CERTIFIED.
 - ELEVATION REFERS TO NAVD88 DATUM.
 - UNDERGROUND APPROXIMATE LOCATION BASE ON OBSERVED MARKINGS AND HARDWARE

**CSE CONSTRUCTION
LAND SURVEYING**
61-04 79th STREET
MIDDLE VILLAGE NY 11379
TELEPHONE (347) 981-8435
FAX (347) 730-6691
WWW.CSESUWALA.COM

DATE: SEPTEMBER 17, 2025



CROTON-ON-HUDSON
TOWN OF CROTON-ON-HUDSON
COUNTY OF WESTCHESTER
STATE OF NEW YORK
TAX MAP
SECTION 68.17
BLOCK 2
LOT 11

MARCIN SUWALA, LS NYS 051282

- GENERAL NOTE:
- 1.UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW.
 - 2.COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYOR'S INKED SEAL OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY.
 - 3.CERTIFICATION INDICATED HEREON SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED, AND ON HIS BEHALF TO THE TITLE COMPANY, GOVERNMENTAL, AGENCY AND LENDING INSTITUTION LISTED HEREON AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS
 - 4.UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS, IF ANY, ARE NOT SHOWN HEREON.
 - 5.SUBSEQUENT REVISION DATES DO NOT CONSTITUTE AND UPDATES SURVEY

CERTIFIED TO:
1. DEPARTMENT OF BUILDINGS

HARRISON AVENUE

POINT OF COMMENCE

N 41°08'40"W

320.34'

POINT OF BEGINNING

S 38°15'40"W
95.97'

S 37°46'20"W
50.74'

S 38°23'20"W
36.49'

S 68°38'30"E
1.92'

S 37°25'10"W

83.78'

N 40°32'40"E

231.30'

S 51°31'10"E

179.74'