



**1 SITE PLAN**  
1/16" = 1'-0"



A101 Attachment 2  
Attachment B  
Village of Tuxedo Park  
**SITE PLAN TABLE - MINIMUM DATA REQUIREMENTS**

Village Code Category	Village Code Section	Allowance Under Current Zoning Code	Existing Condition	Proposed Condition	Existing Non-Conforming	Variance Requested	
						Feet	Percent
Lot Area	100-8	3/4	.741	.741	Yes		
Road Frontage	100-8	150'	300'	300'			
Front Yard Setback	100-8	75'	46'	46'	Yes		
Rear Yard Setback	100-8	50'	109'	106'			
Side Yard Setback	100-8	50'	6.2'	6.2' / 8.3'	Yes	41.7'	83.4%
Footprint Ground Floor Total	100-8	1,000 sf	3,076	3,186			
Decks/Porches	100-9	796.5 sf <small>max 25% of lot</small>	645 sf	90 sf			
Lot Coverage	100-11		26%	31%	Yes		6%
Driveway Sight Distance	100-18B	min 250'		NO CHANGE			
Driveway Grade	100-21	max 10%		NO CHANGE			
Driveway Adjacent Property Lines	100-21	min 10'		NO CHANGE			
Slope	100-12	no construction 1% if construction 2% max		NO CHANGE			
Ridge Line	100-13	n/a		NO CHANGE			
Distance to Lake	100-8	n/a		NO CHANGE			
Lake Frontage	100-8	n/a		NO CHANGE			
Accessory Use Building/Shed	100-48C 7C	5'	6.2'	6.2'			
Fences Road	100-18	5' to roadway	n/a	7.6'			
Fences Property Line	100-18	2' to property	n/a	8.6'			
Driveway Width	100-21	14' max 8' min		NO CHANGE			
Building Height	100-10	3 1/2 stories or 70 feet	3 stories 37'	NO CHANGE			
Parking	100-8C	min 5' from property line	5.5'	5'			
Other							

James Copeland  
(Applicant)  
107-1-23  
(Section/Block/Lot)

*[Signature]*  
(Signature of Engineer or Architect)  
Hudson Design  
(Firm)  
3.5.24  
(Date)

Note: Table must be prepared, dated and signed by Applicant's Architect or Engineer and Affixed to the site plan.  
Revised: June 10, 2009

ARCHITECTURE  
MASTER PLANNING  
INTERIOR DESIGN



**HUDSON DESIGN**

1949 ROUTE NINE  
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10524

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NEW CONSTRUCTION  
/ALTERATIONS FOR:  
**HARGROVES RESIDENCE**  
44 CLUBHOUSE ROAD  
TUXEDO PARK, NY 10987  
Proj. #23-029

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B2A SUBMISSION  
03/05/2024

PROPOSED SITE PLAN

**SP-2**

Proj. #23-029  
HARGROVES RESIDENCE