



NOTES:

1. PRE EXISTING TOPOGRAPHY LINES SHOWN ON THIS PLAN ARE BASED ON DATA PROVIDED ON SURVEY AND TOPOGRAPHY PLAN FOR MARC AND SAMANTHA FURSTEIN PREPARED BY LANC & TULLY ENGINEERING AND SURVEYING, P.C. DATED JULY 7, 2006
2. PARTIAL SITE PLAN AND PROVIDED SPOT ELEVATIONS FOR PREVIOUSLY CONSTRUCTED BOULDER WALL BASED ON DATA PROVIDED ON WALL LOCATION PLAN BY LANC & TULLY ENGINEERING AND SURVEYING, P.C. DATED MAY 2, 2023
3. FOR THE PRE-CONSTRUCTED BOULDER WALL, NO IMPORTED FILL WAS USED. ALL FILL WAS GENERATED ON SITE AND BALANCED.
4. APPROXIMATELY 10-15 YARDS OF MATERIAL WAS PLACED ALONG THE DOWN HILL SIDE OF THE GARAGE AND PARKING MOTOR COURT RETAINING WALL. ALL FILL MATERIAL WAS GENERATED ON SITE. THERE IS NO PLAN TO EXPORT EXCESS FILL AT THIS TIME. ALL MATERIAL IS PLANNED TO BE BALANCED ON SITE
5. REAR FACING BOULDER WALL OUTSIDE OF THE 3' PROPERTY LINE SETBACK TO REMAIN IS 38' IN LENGTH WITH AN AVERAGE HEIGHT OF 4' (REFER TO SPOT ELEVATIONS FOR EXACT HEIGHTS)
6. NEW RECONSTRUCTED BOULDER WALL PARALLEL TO PROPERTY LINE AND OUTSIDE OF THE 3' SETBACK TO BE 30' LONG AND RANGE IN HEIGHT FROM 2' TO 0' AS IT FADES INTO GRADE

RIFKIN RESIDENCE

97 WEST LAKE ROAD, TUXEDO PARK, NY

BOULDER WALL RELOCATION

BAR Resubmission
Plan Revised August 12, 2023

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