

**OVERALL SITE INFORMATION CHART**

EXISTING ZONING: E BUSINESS (NEIGHBORHOOD) / B RESIDENCE (110,000 SF)  
 PROPOSED ZONING: M.R. MULTIPLE RESIDENCE DISTRICT  
 PROPOSED USE: 500 RESIDENTIAL DWELLING UNITS (DU) + 45,500 SF RETAIL SPACE  
 SITE AREA: 20.265 ACRES (882,724 SF)  
 PROPOSED BUILDING AREA: 200,854 S.F.  
 PROPOSED BUILDING COVERAGE: 22.75%

**OVERALL PARKING CALCULATIONS**

**PARKING REQUIRED:**  
 RESIDENTIAL SPACES/UNIT + 0.5 SPACES PER BEDROOM IN EXCESS OF ONE PER UNIT  
 = (500 UNITS x 2.0 SPACES) + (287 UNITS x 0.5 SPACES) = 1,144 SPACES  
 RETAIL = 1 SPACE PER 200 SF GFA  
 = (45,500 SF x 1/200 SF) = 228 SPACES  
 TOTAL REQUIRED = 1,144 + 228 = 1,372 SPACES

**PARKING PROVIDED:**  
 TOTAL PROVIDED = 790 SPACES

STANDARD PARKING SPACE : 9.0' x 19.0'  
 HANDICAP PARKING SPACE : 8.0' x 19.0'  
 TWO WAY DRIVE AISLE WIDTH : 24'

**APPLICANT**  
 NEW FRONTIER II, LLC  
 228 BROADHOLLOW ROAD, SUITE 184W  
 MELVILLE, NEW YORK 11747-4888

**TAX MAP DESIGNATION**  
 DISTRICT 0700 BLOCK 0710 LOTS 54, 55, 58 & 57  
 SECTION 183 BLOCK 0210 LOTS 2, 5, 6, 10 & 53

**NOTE:**  
 SCALE: 1/8" = 1'-0" (VERTICAL) 1/4" = 1'-0" (HORIZONTAL)  
 THIS DRAWING IS A PRELIMINARY PLANNING DRAWING AND IS NOT TO BE USED FOR CONSTRUCTION. THE PROVISIONAL ENGINEER HAS NOT CONDUCTED A FIELD SURVEY OF THE SITE AND HAS NOT VERIFIED THE EXISTING CONDITIONS. THE PROVISIONAL ENGINEER HAS NOT CONDUCTED A FIELD SURVEY OF THE SITE AND HAS NOT VERIFIED THE EXISTING CONDITIONS. THE PROVISIONAL ENGINEER HAS NOT CONDUCTED A FIELD SURVEY OF THE SITE AND HAS NOT VERIFIED THE EXISTING CONDITIONS.

NO.	DATE	REVISION	BY
1	1/10/2011	REVISED TAX LOT #8 / ADDED DRAINAGE CALCULATION	RAM
2	8/12/2011	REFERRED TO ADDRESS T.O.L. PLANNING COMMENTS	RAM

**OVERALL SITE LAYOUT PLAN**

**NEW FRONTIER NORTH AMITYVILLE, NEW YORK**

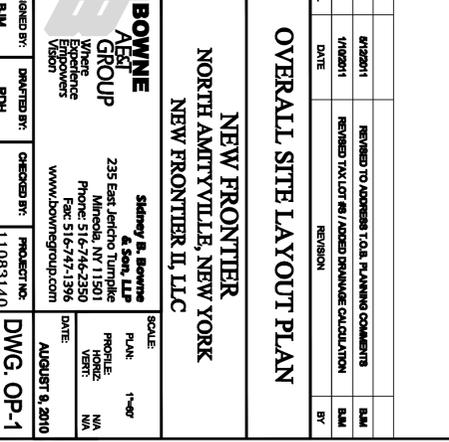
**NEW FRONTIER II, LLC**

**BOWNE**  
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DESIGNED BY: RAM  
 DRAWN BY: RDH  
 CHECKED BY:  
 PROJECT NO: 11083140  
 DWG: OP-1

**USE SUMMARY**

<b>Phase One</b>	50 units Residential 1 BR 22 units 2 BR 28 units
<b>Phase Two</b>	155 units Residential 1 BR 65 units 2 BR 90 units
<b>Phase Three</b>	120 units Residential 1 BR 50 units 2 BR 70 units
<b>Phase Four</b>	130 units Residential 1 BR 50 units 2 BR 74 units
<b>Phase Five</b>	45 units Residential 1 BR 20 units 2 BR 25 units
<b>Total Site</b>	500 units Residential 1 BR 213 units 2 BR 287 units
	45,500 sf Retail



SEE PHASE DRAWINGS (DWG C-1 THROUGH C-5) FOR VARIANCES REQUIRED FOR EACH PHASE OF PROJECT