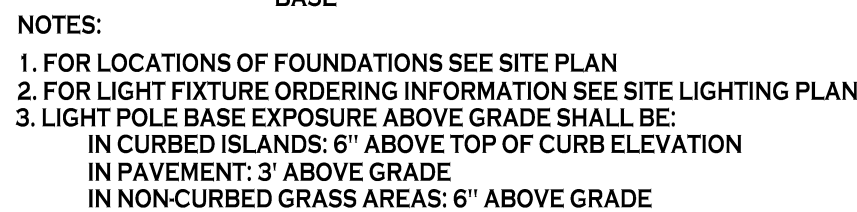
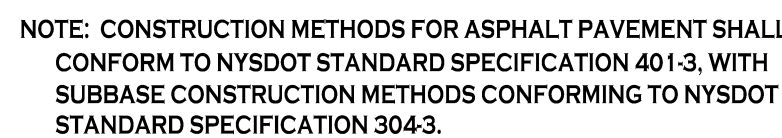


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- BRIERCLIFF (70' WIDE) DRIVE**



SITE DATA
LOT AREA = 9.37 ACRES
ZONING: PUD
PROPOSAL: 2-STORY TOWNHOMES WITH ATTACHED GARAGES
PROPOSED UNITS: 96
VISITOR PARKING = 48 SPACES (240 TOTAL SPACES INCLUDING GARAGES)

- PROPOSED BUILDING SETBACKS**
FRONT: 35 FT MIN.
SIDE: 25 FT MIN.
REAR: 50 FT MIN.

- PROPOSED MAX. BLDG. LENGTH: 100' MAX.
PROPOSED DENSITY: 4,167 SF / UNIT

- DETAIL LEGEND** [SEE SITE DETAIL SHEET](#)
- | | |
|---|---|
| 1 | CONCRETE SIDEWALK, 5' WIDE UNLESS OTHERWISE NOTED |
| 2 | 90° PARKING STALL |
| 3 | STANDARD DUTY ASPHALT |
| 4 | LIGHT POLE FOUNDATION |
| 5 | HEART TRAIL EXTENSION |

- | NOTE LEGEND | |
|---|---|
|  | EDGE OF PAVEMENT |
|  | 4" WIDE YELLOW PAINT STRIPE @ 45° & 2' O.C., INFILL AREA AS SHOWN |
|  | LANDSCAPED AREA - SEE LANDSCAPE PLAN, IF NO PLANTINGS, INSTALL TOPSOIL & SEED |
|  | MATCH IN TO EXISTING SIDEWALK |
|  | RECREATION AREA |

- SITE NOTES:**
1. ALL RADII SHALL BE 3'-0" UNLESS OTHERWISE NOTED.
 2. ALL DISTURBED AREAS: SHALL HAVE 4" MIN. OF TOPSOIL AND SEED.
 3. ALL DIMENSIONS FROM PROPERTY LINES SHALL BE MEASURED PERPENDICULAR TO THE PROPERTY LINE.
 4. CENTER ENTRANCE SIDEWALKS ON DOOR OPENINGS.
 5. BUILDING DIMENSIONS ARE APPROXIMATE. REFER TO ARCHITECTURAL DRAWINGS FOR LAYOUT DIMENSIONS.

- ## SITE LEGEND

- PROPERTY LINE
PROPOSED CONCRETE SIDEWALK
PROPOSED ASPHALT PAVEMENT
PROPOSED SIGN
PROPOSED PARKING NUMBER
PROPOSED LIGHT POLE

NOTE: BOUNDARY AND TOPOGRAPHIC INFORMATION
PROVIDED BY OTHERS, CARMINA WOOD MORRIS, D.P.C.
ASSUMES NO RESPONSIBILITY FOR ITS ACCURACY.



New Construction

Townhomes at Briercliff

Briercliff Drive & Cloverbank Road
Town of Hamburg, New York 14075

[illegible]

DRAWING NAME:
Site Plan

Date: 2/14/22
Drawn By: A. Pandolfi
Scale: As Noted

DRAWING NO.

Project No: 20.241

CARMIN+WOOD
DESIGN

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