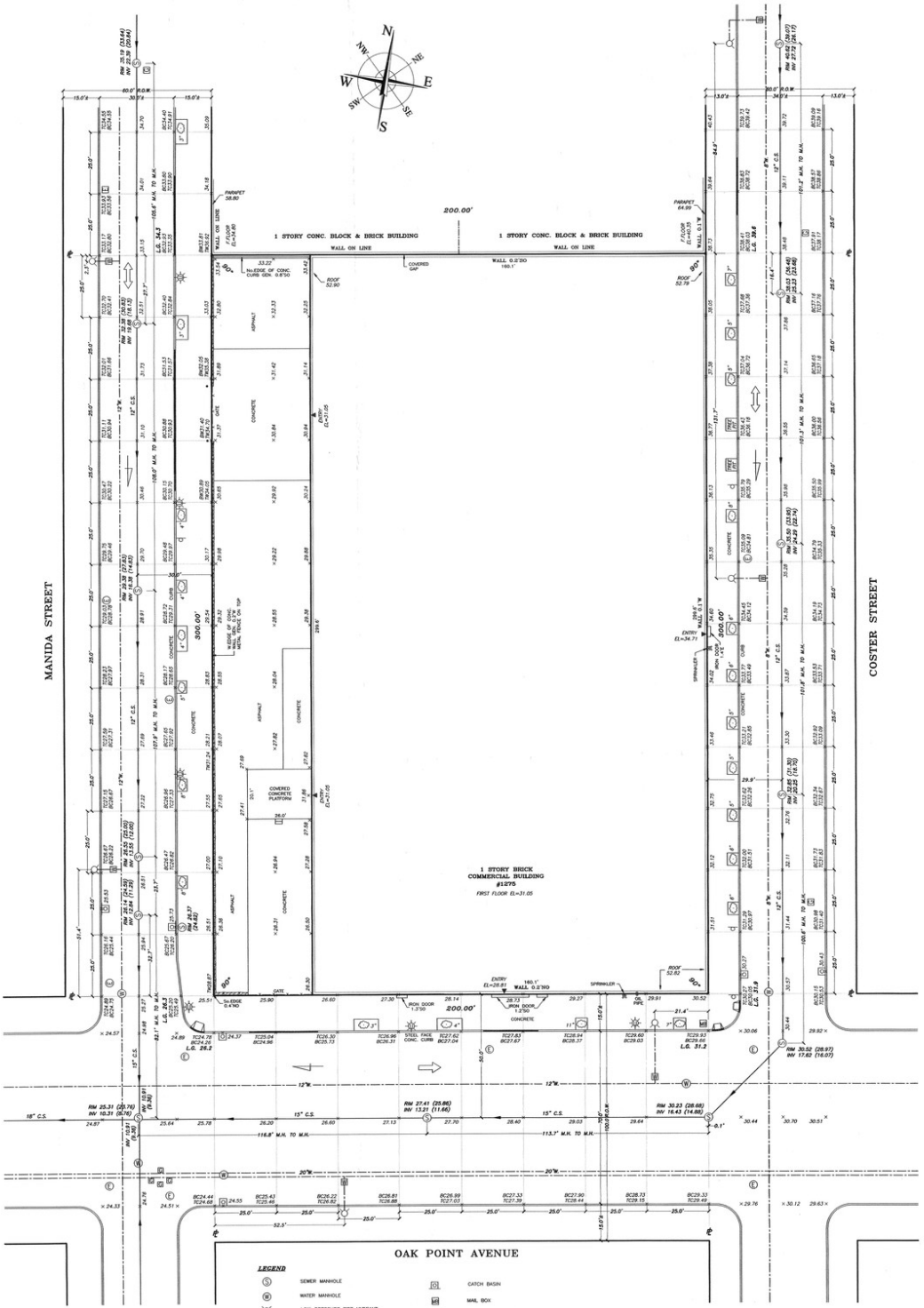
JOB NO.: 19-45533E



LEGEND

- SEWER MANHOLE
- WATER MANHOLE
- LOW-PRESSURE FIRE HYDRANT
- GAS VALVE
- WATER VALVE
- ELECTRIC VALVE
- UTILITY LIGHT POLE
- TREE AND SIZE
- ELECTRIC MANHOLE
- SIGN
- CATCH BASIN
- MAIL BOX
- PEDESTRIAN RAMP
- DIRECTION OF TRAFFIC FLOW
- DIRECTION OF SURFACE WATER FLOW
- 12" C.S. — COMBINED SEWER WITH SIZE OF PIPE AND DIRECTION OF FLOW
- 8"W. — WATER MAIN WITH SIZE OF PIPE
- RW 30.23 (28.68) — RW NAVD 1988 (BRONX DATUM)
- INV 16.43 (14.88) — INV NAVD 1988 (BRONX DATUM)

TOTAL AREA OF THE PARCEL= 60,000.0 SQ.FT.= 1.377 ACRE

NOTES:

1) ELEVATIONS AND ESTABLISHED GRADES SHOWN HEREON REFER TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88)
2) LEGAL GRADES SHOWN HEREON REFER TO THE TOP OF THE CURB TAKEN AT THE PROJECTION OF THE PROPERTY LINES.
3) THE INFORMATION GIVEN ON THIS SURVEY PERTAINING TO UTILITIES AND/OR SUBSTRUCTURES IS NOT CERTIFIED AS TO ACCURACY OR COMPLETENESS.
4) NO UTILITY AND/OR SUBSURFACE INFORMATION OTHER THAN SEWER, WATER IS INDICATED ON THIS SURVEY. CONSULT WITH THE APPROPRIATE UTILITY COMPANY OR AGENCY PRIOR TO DESIGNING IMPROVEMENTS.
5) SIZES AND TYPES OF SEWERS SHOWN HEREON AS OBTAINED FROM THE BOROUGH OF BRONX SEWER DEPARTMENT RECORDS. SEWER MANHOLE RIM AND INVERT ELEVATIONS SHOWN HEREON OBTAINED BY FIELD MEASUREMENTS.
6) SIZE OF WATER MAIN SHOWN HEREON AS OBTAINED FROM THE CITY OF NEW YORK DEPARTMENT OF ENVIRONMENTAL PROTECTION RECORDS. AS SHOWN ON DEP MAP.
7) THE OWNER, CONTRACTOR AND/OR HIS AGENTS MUST NOTIFY THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS AND NOT MORE THAN 10 WORKING DAYS IN ACCORDANCE WITH INDUSTRIAL CODE RULE 53.
8) THIS IS TO CERTIFY THAT THERE ARE NO STREAMS NOR NATURAL WATERCOURSES IN THE PROPERTY AS SHOWN ON THIS SURVEY.

THE OFFSETS OF DIMENSIONS SHOWN FROM THE STRUCTURES TO THE PROPERTY LINES ARE FOR A SPECIFIC PURPOSE AND USE AND THEREFORE ARE NOT INTENDED TO GUIDE THE ERECTION OF FENCES, RETAINING WALLS, POOLS, PLANTING AREAS, ADDITIONS TO STRUCTURES AND ANY OTHER CONSTRUCTION.

UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW.

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.

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.

THE EXISTENCE OF RIGHT OF WAYS AND/OR EASEMENTS OF RECORD, IF ANY, NOT SHOWN ARE NOT CERTIFIED.

ALEXANDER TSUKERMAN N.Y.S. L.S. N050189

TAX DESIGNATION:
BLOCK: 2768, LOT: 305

SURVEYED ON: FEBRUARY 07, 2019

DRAWN BY: M.V. | *CHECKED BY: A.T.*

20 0 20 40 60
Scale 1" = 20'

ARCHITECTURAL SURVEY

SURVEY OF: *DESCRIBED PROPERTY*
FILED MAP: *N/A*

LOCATED AT:
BOROUGH AND COUNTY OF BRONX,
CITY AND STATE OF NEW YORK

LEONARD J. STRANDBERG AND ASSOCIATES,
CONSULTING ENGINEERS AND LAND SURVEYORS, P.C.
312 SMITH STREET, FREEPORT, NY 11520
*516-378-0064 * 212-213-4090 * FAX 516-378-6649*