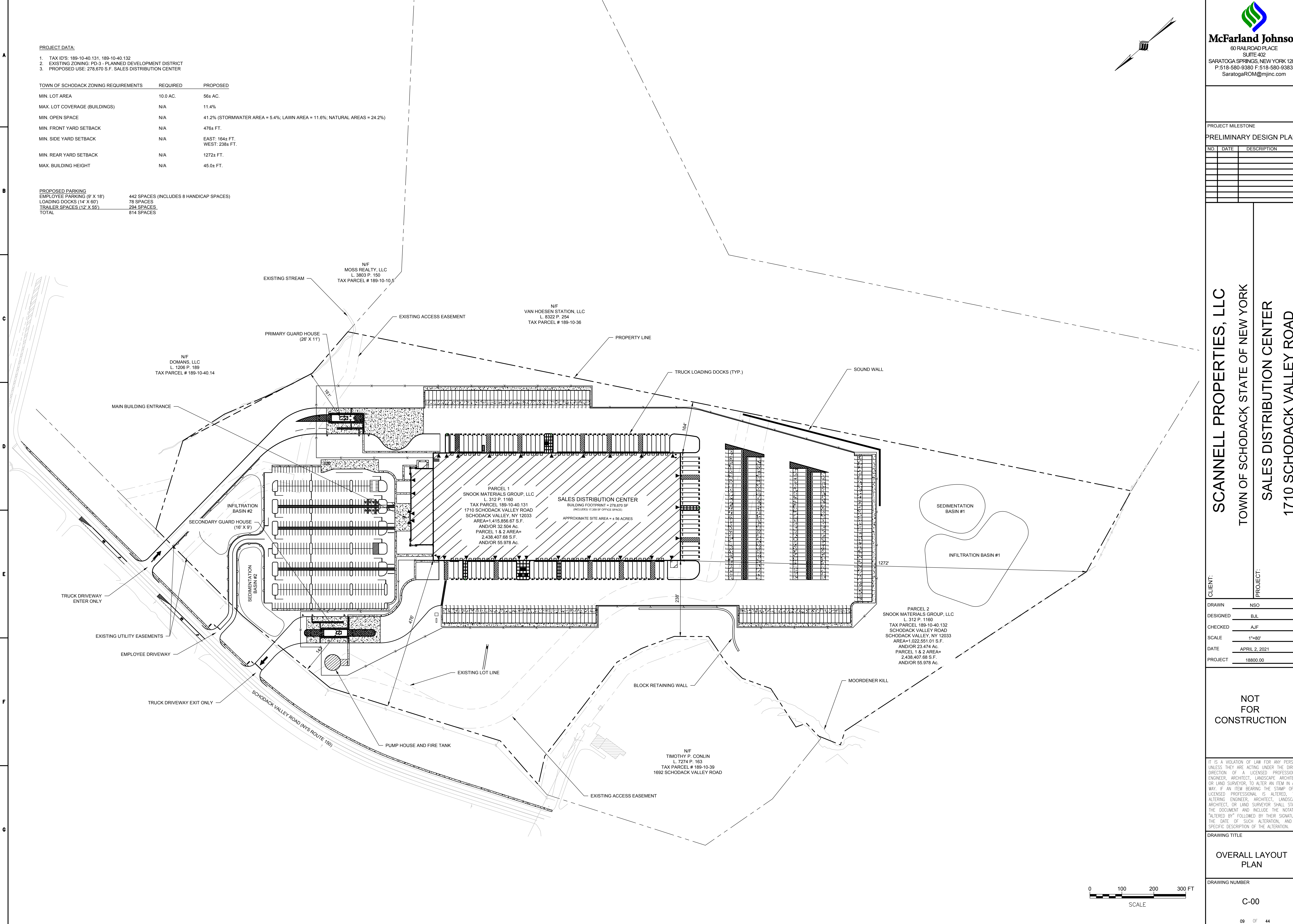


## APPENDIX C – PROJECT LOCATION MAP & OVERALL SITE PLAN










PROJECT DATA:

1. TAX ID'S: 189-10-40.131, 189-10-40.132
2. EXISTING ZONING: PD-3 - PLANNED DEVELOPMENT DISTRICT
3. PROPOSED USE: 278,070 S.F. SALES DISTRIBUTION CENTER

TOWN OF SCHODACK ZONING REQUIREMENTS	REQUIRED	PROPOSED
MIN. LOT AREA	10.0 AC.	56± AC.
MAX. LOT COVERAGE (BUILDINGS)	N/A	11.4%
MIN. OPEN SPACE	N/A	41.2% (STORMWATER AREA = 5.4%; LAWN AREA = 11.6%; NATURAL AREAS = 24.2%)
MIN. FRONT YARD SETBACK	N/A	476± FT.
MIN. SIDE YARD SETBACK	N/A	EAST: 164± FT. WEST: 238± FT.
MIN. REAR YARD SETBACK	N/A	1272± FT.
MAX. BUILDING HEIGHT	N/A	45.0± FT.

PROPOSED PARKING	442 SPACES (INCLUDES 8 HANDICAP SPACES)
EMPLOYEE PARKING (9' X 18')	78 SPACES
LOADING DOCKS (14' X 60')	294 SPACES
TRAILER SPACES (12' X 55')	814 SPACES
TOTAL	814 SPACES



**McFarland Johnson**  
60 RAILROAD PLACE  
SUITE 402  
SARATOGA SPRINGS, NEW YORK 12866  
P: 518-580-9380 F: 518-580-9383  
SaratogaROM@mjinc.com

PROJECT MILESTONE

PRELIMINARY DESIGN PLANS

NO.	DATE	DESCRIPTION

CLIENT: SCANNELL PROPERTIES, LLC

PROJECT: TOWN OF SCHODACK STATE OF NEW YORK  
SALES DISTRIBUTION CENTER  
1710 SCHODACK VALLEY ROAD

DRAWN	NSO
DESIGNED	B.J.L.
CHECKED	A.J.F.
SCALE	1"=80'
DATE	APRIL 2, 2021
PROJECT	18800.00

NOT FOR CONSTRUCTION

IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECT DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, ARCHITECT, LANDSCAPE ARCHITECT, OR LAND SURVEYOR, TO ALTER AN ITEM IN ANY WAY. IF AN ITEM BEARING THE STAMP OF A LICENSED PROFESSIONAL IS ALTERED, THE ALTERING ENGINEER, ARCHITECT, LANDSCAPE ARCHITECT, OR LAND SURVEYOR SHALL STAMP THE DOCUMENT AND INCLUDE THE NOTATION "ALTERED BY" FOLLOWED BY THEIR SIGNATURE, THE DATE OF SUCH ALTERATION, AND A SPECIFIC DESCRIPTION OF THE ALTERATION.

DRAWING TITLE

OVERALL LAYOUT PLAN

DRAWING NUMBER

C-00

09 OF 44