

Vicinity Map N.T.S.

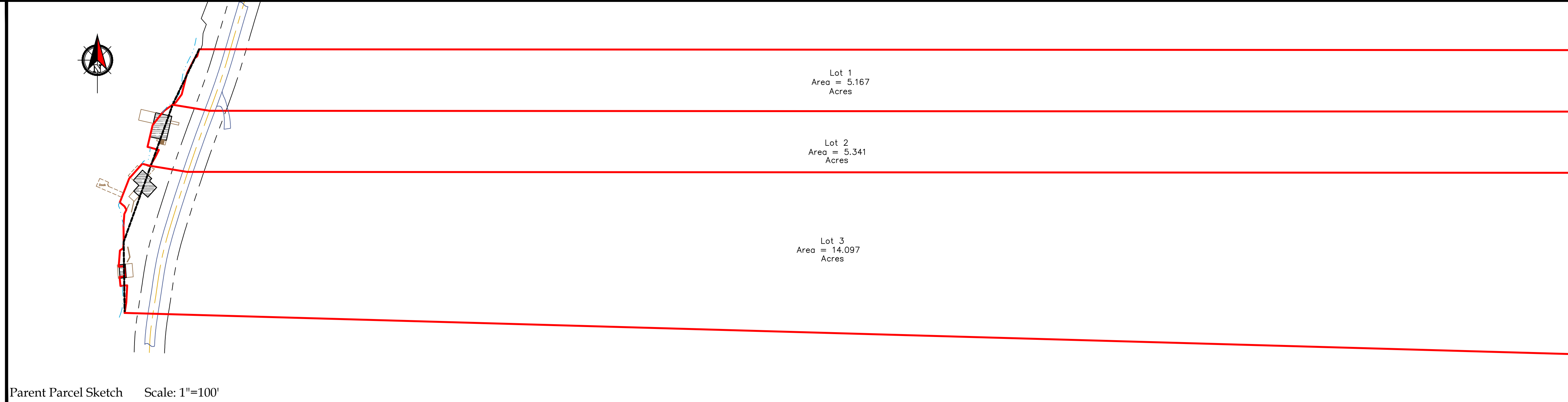
Site Details:  
 Existing Zoning is Lake Residential Use District (LR)  
 Minimum Lot Size: 20,000 SQ. FT.  
 Minimum Lot Width: 100 FT  
 Front Setback: 40/60 FT.  
 Side Setback: 15 FT.  
 Rear Setback: 30/60 FT.  
 Maximum Building Height = 35 FT.  
 Maximum Lot Coverage = 20%

Flood Zones AE & X Per Community Panel  
 No. 360960 0010 B C Last Dated September 29, 1989.

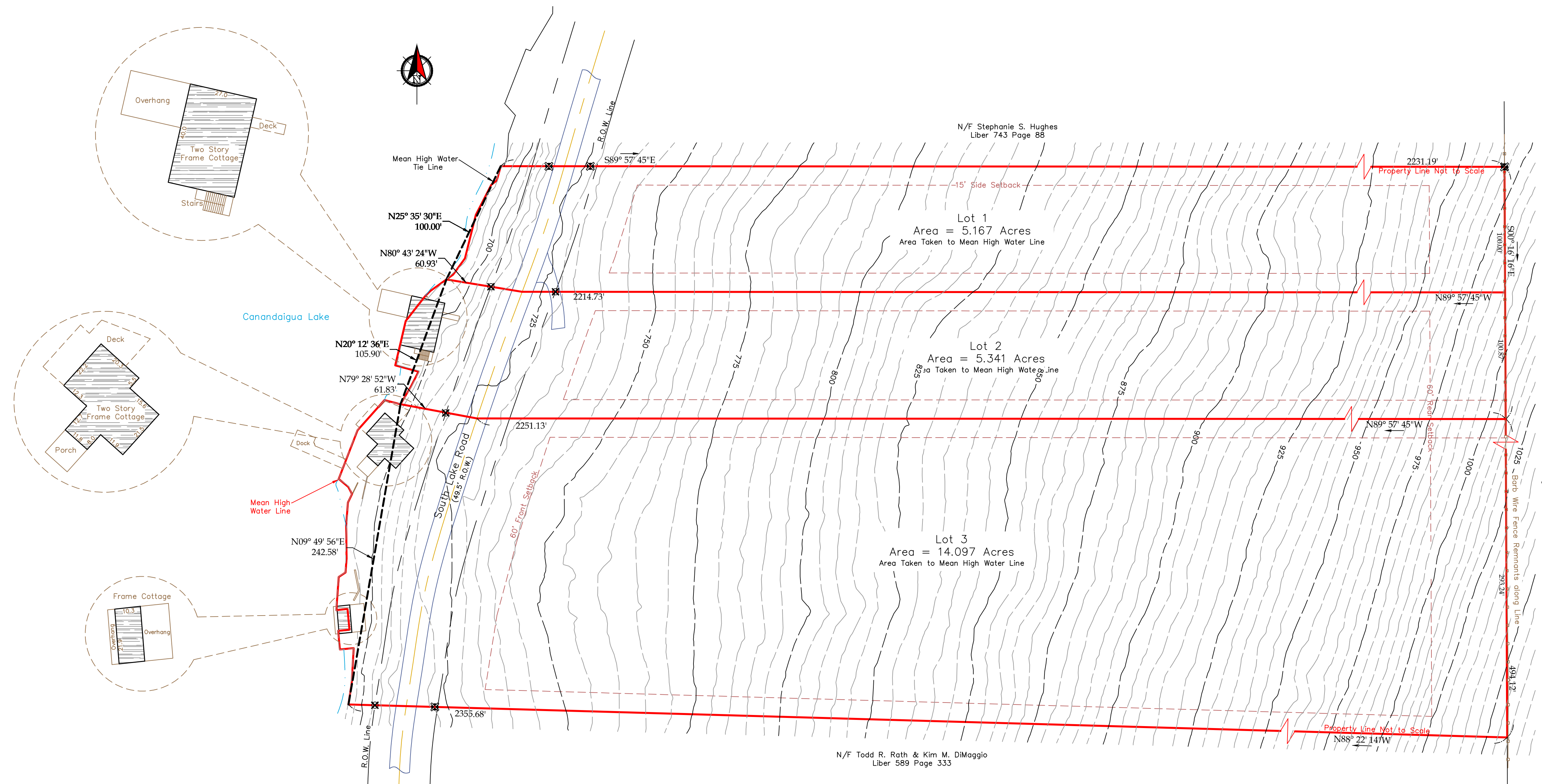
Deed Reference:  
 Bruce W. Cunningham Trust Agreement to Douglas M. Cunningham & Carl W. Cunningham by Deed filed August 11, 2017 in Liber 723 of Deeds at Page 256.

Abstract Reference:  
 This survey is subject to any facts an updated abstract of title may reveal.

Map Reference:  
 Yates County Map filed in Liber 13 of Deeds at Page 204.  
 Yates County Map filed in Liber 10 of Deeds at Page 42.



Parent Parcel Sketch Scale: 1"=100'



\* Unauthorized alteration or addition to a map bearing a Licensed Professional Engineer's or Professional Land Surveyor's seal in any way is a Violation of Section 7209

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5120 Laura Lane

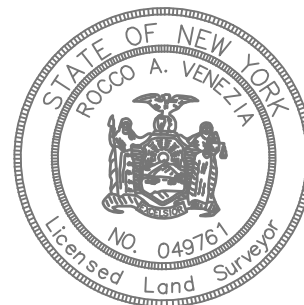
Legend

- ⊗ Iron pin or pipe found
- ⊗ Iron pin set
- ⊙ Drill hole
- Utility pole
- E/T
- E/T
- R.O.W. line
- Property lines
- Centerline
- ▲ P.K. nail found
- ▲ P.K. nail set
- Concrete Monument
- ⊕ Benchmark
- Utility lines
- R.O.W. line
- Property lines
- Centerline

Revisions			
NO.	Date	Description	By
1	7/30/2019	revise lots 2 & 3	RV

This is to certify that I am a Licensed Land Surveyor and that this plan was completed on 03/18/2019 from notes of an instrument survey performed on 03/15/2019

Rocco A. Venezia  
 License No. 049761 signed



Subdivision Plat prepared for:

Douglas M. Cunningham & Carl W. Cunningham

Showing Land In

Town Lot 55

County of Yates

State of New York

T.m. # 21.71-1-6.0  
 Scale 1"= 50'  
 File# 18220

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