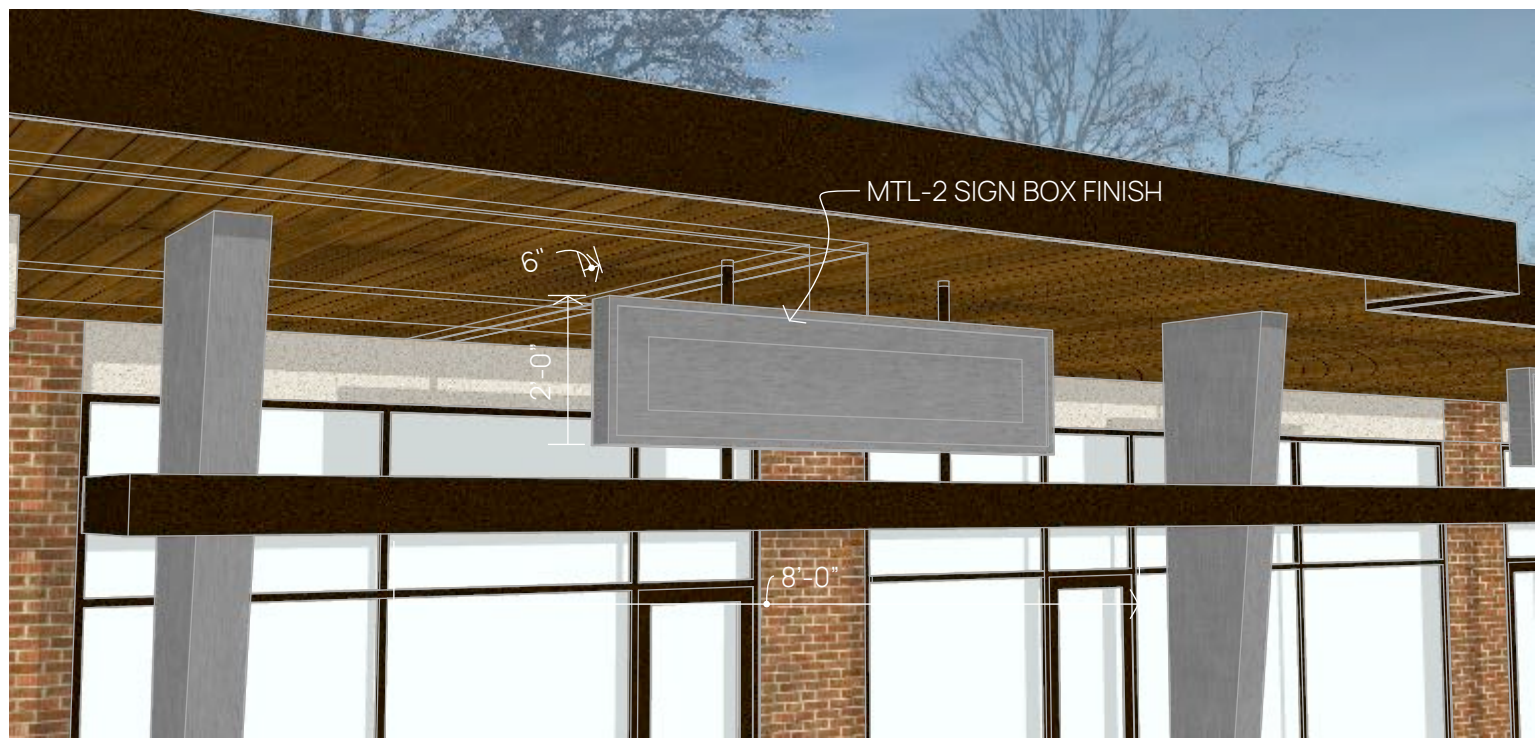
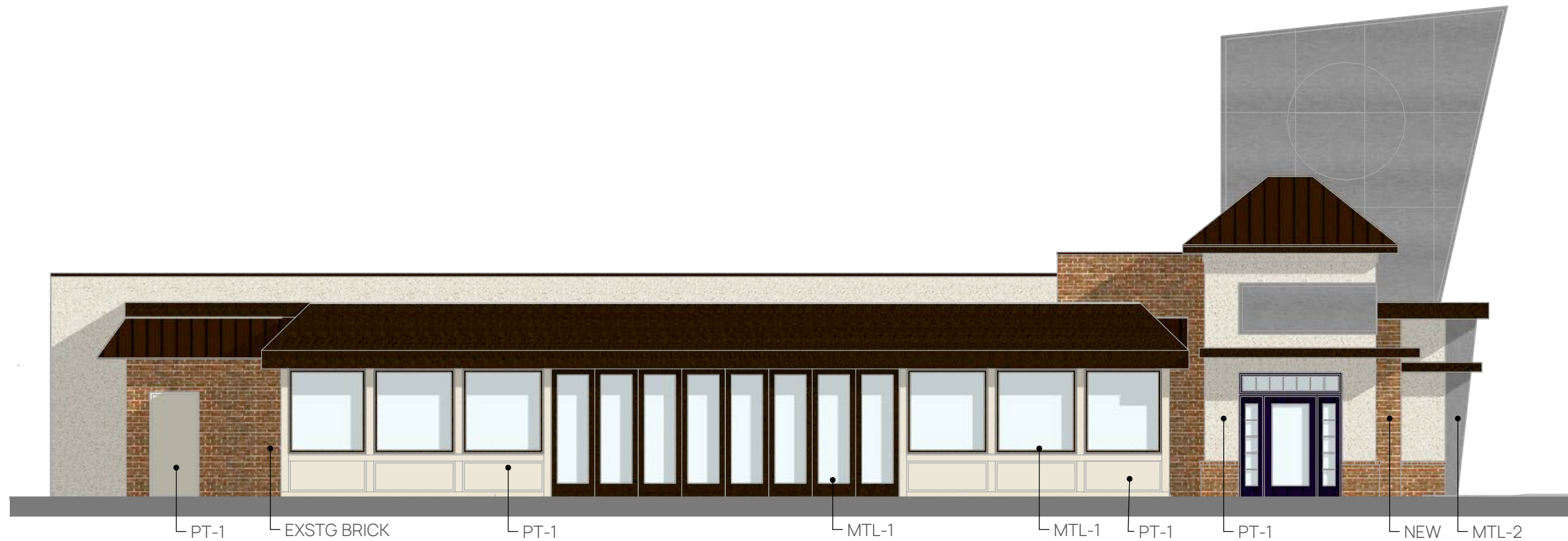




TENANT SIGNAGE WILL BE SUSPENDED BETWEEN THE UPPER AND LOWER CANOPIES. CONTINUOUS CONCEALED LIGHTING WILL BE LOCATED AT OUTSIDE PERIMETER OF UPPER PRIMARY CANOPY AND WILL ILLUMINATE SIGNS. TENANT GRAPHICS APPLIED TO MTL-2 BOX.
DETAIL: TYPICAL TENANT SIGN SIGN BOX: 30" X 96" X 6"



REPLACE CENTER FIXED WINDOWS WITH SECTIONAL FOLDING PATIO DOORS, MTL-1 FINISH.

DETAIL: NORTH ELEVATION ANCHOR TENANT



REMOVE CANOPY ROOF AT WEST WALL AND ADD NEW STOREFRONT WINDOWS. ADD SECOND ENTRY DOORS TO ANCHOR TENANT. REPLACE CANVAS AWNING WITH NEW AWNING MATCHING NEW SECONDARY CANOPY FEATURE.

DETAIL: ANCHOR TENANT ENTRY



NEW MTL-2 FINISH COLUMN WRAP TO CONCEAL ROOF LEADERS AND PROVIDE A UNIFYING DESIGN ELEMENT.

DETAIL: TYPICAL COLUMN WRAP



LARGE CONCRETE PLANTERS TO ACT AS VISUAL AND PHYSICAL PARKING CONTROL. NEW SECONDARY CANOPY FEATURE BELOW PRIMARY ROOF CANOPY. TENANT SIGN WILL BE SUSPENDED BETWEEN THE CANOPIES. CONTINUOUS CONCEALED LIGHTING WILL BE LOCATED AT OUTSIDE PERIMETER OF UPPER PRIMARY CANOPY.

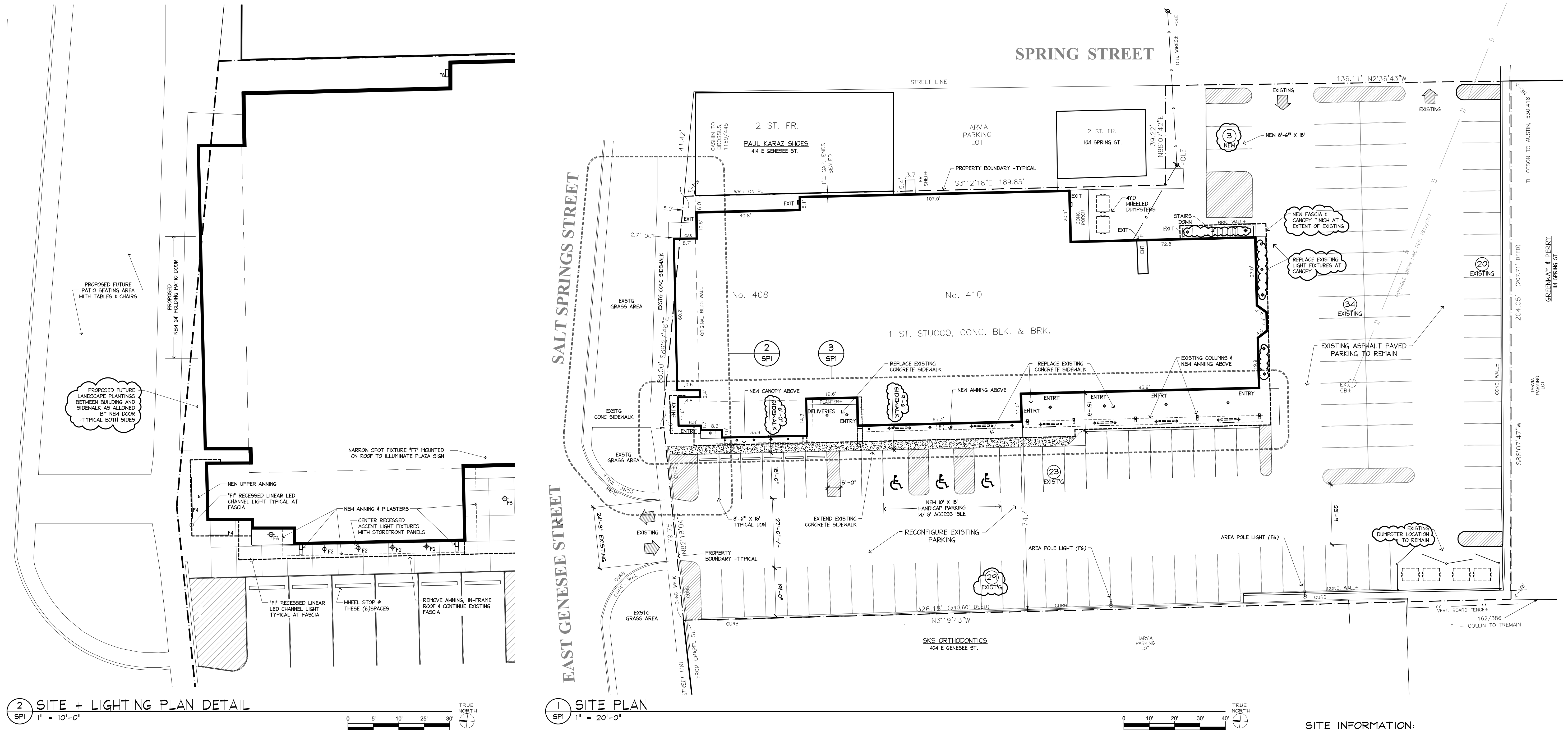
DETAIL: PARKING PLANTERS



WEST PERSPECTIVE TO NORTH



WEST PERSPECTIVE TO SOUTH



SITE INFORMATION:

ADDRESS: 408/410 EAST GENESEE STREET
TAX ID: 015-02-04.0
ZONED: TB "TRADITIONAL BUSINESS DISTRICT"
CURRENT USE: MIXED USE SHOPPING CENTER
PROPOSED USE: MIXED USE SHOPPING CENTER
AREA: 1.383 ACRE
WETLANDS: NOT LOCATED IN WETLANDS OR 100YR FLOOR PLAIN

STATEMENT OF USE: APPLICANT IS SEEKING SITE PLAN APPROVAL FOR MINOR SITE IMPROVEMENTS AND NEW BUILDING FACADE.

PARKING REQUIREMENTS

ON-SITE PARKING REQUIRED: (112) EXISTING SPACES
(VILLAGE ZONING: ARTICLE 5, 187-15 (12) OFF-STREET PARKING)
"...SUFFICIENT OFF-STREET PARKING CONSISTENT WITH THE NATURE OF THE OPERATIONS AS MAY BE REQUIRED BY THE PLANNING BOARD AS PART OF THE SITE PLAN REVIEW PROCESS."

SITE PLAN

PLANNING BOARD CHAIRPERSON

DATE

GENERAL SITE PLAN NOTES:

- 1) EXISTING SITE TO REMAIN AS-IS EXCEPT AS STATED BELOW
- 2) NO SITE IMPROVEMENTS TO ALTER EXISTING SITE DRAINAGE
- 3) EXST'G BUILDING TO RECEIVE NEW EXTERIOR FINISHES & LIGHTING
- 4) EXISTING EXTERIOR LIGHT FIXTURES TO BE REMOVE
- 5) REPLACE PLAZA STOREFRONT GLASS SYSTEM W/ NEW EXTRUDED ALUMINUM STOREFRONT SYSTEM W/ INSULATED GLASS
- 6) ADDITIONAL PARKING SPACES TO BE ADDED TO EXISTING PAVED SURFACE
- 7) ALL TENANT SPACES & PUBLIC AREAS ARE ACCESSIBLE

DRAWING ISSUE

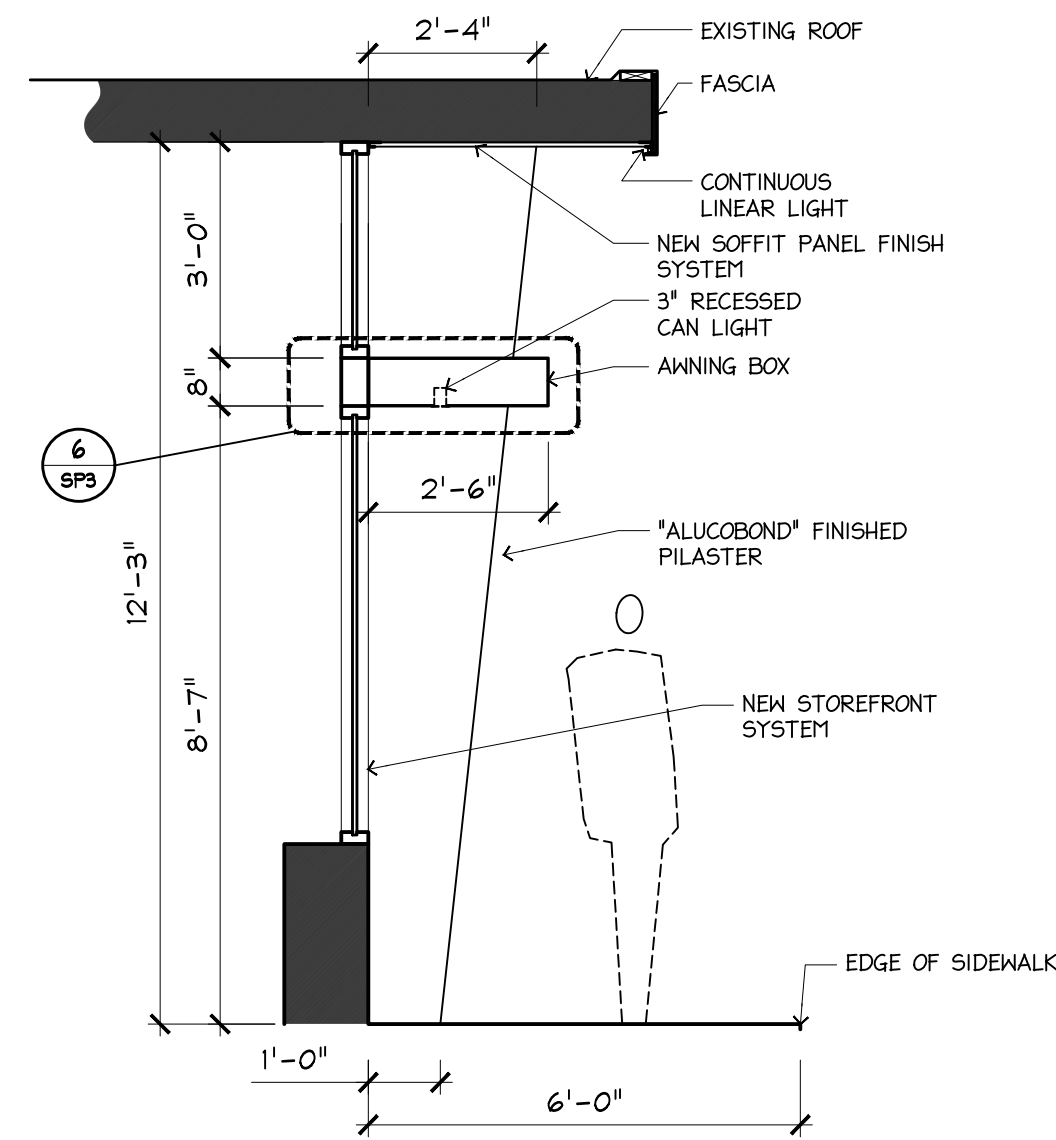
Issued: Date:
PLANNING BD REVIEW 03/18/24
PLANNING BD CMNTS 04/22/24

SHEET INFORMATION

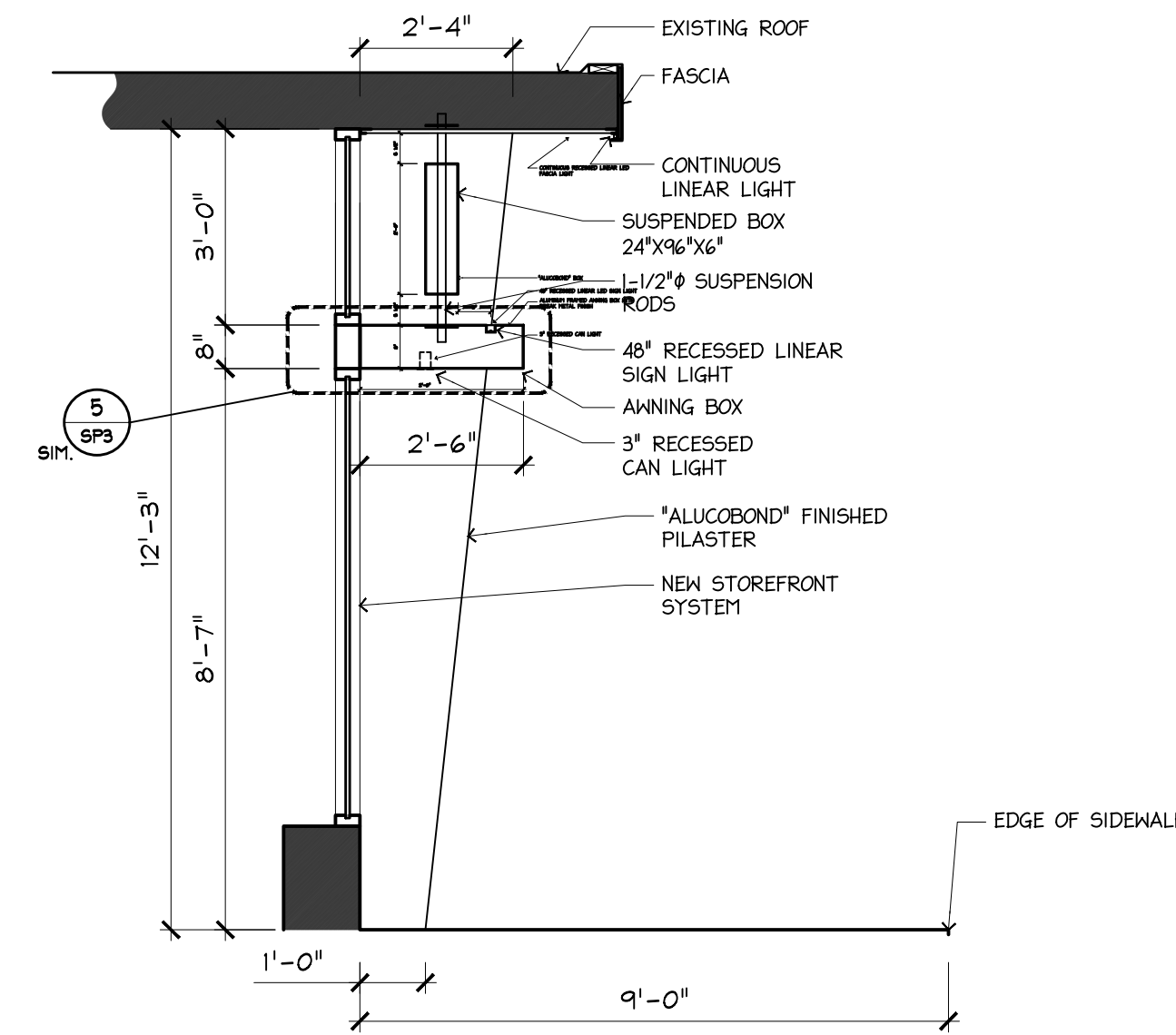
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Project No.: 23.050
Drawn By: JO

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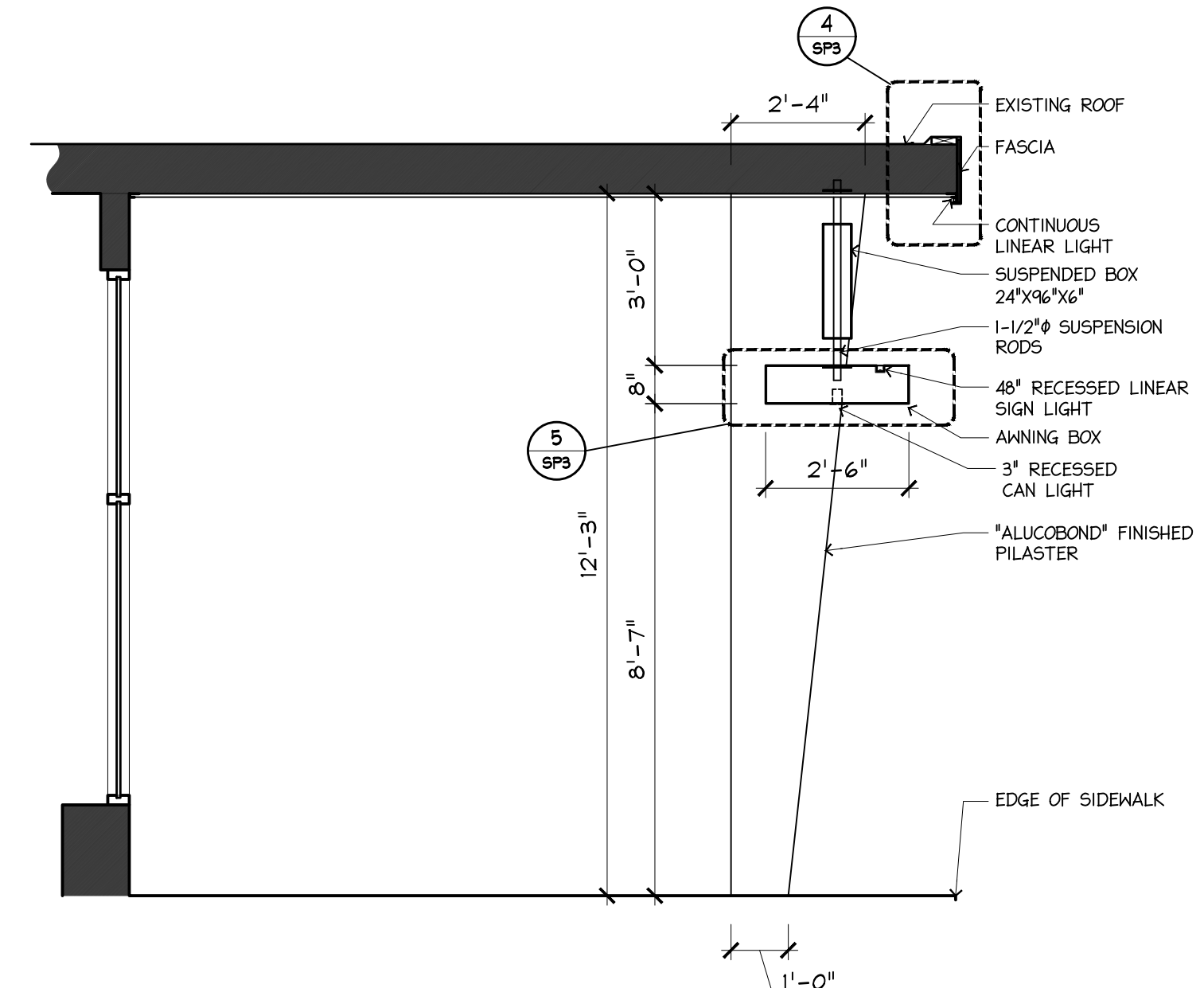
SITE PLAN



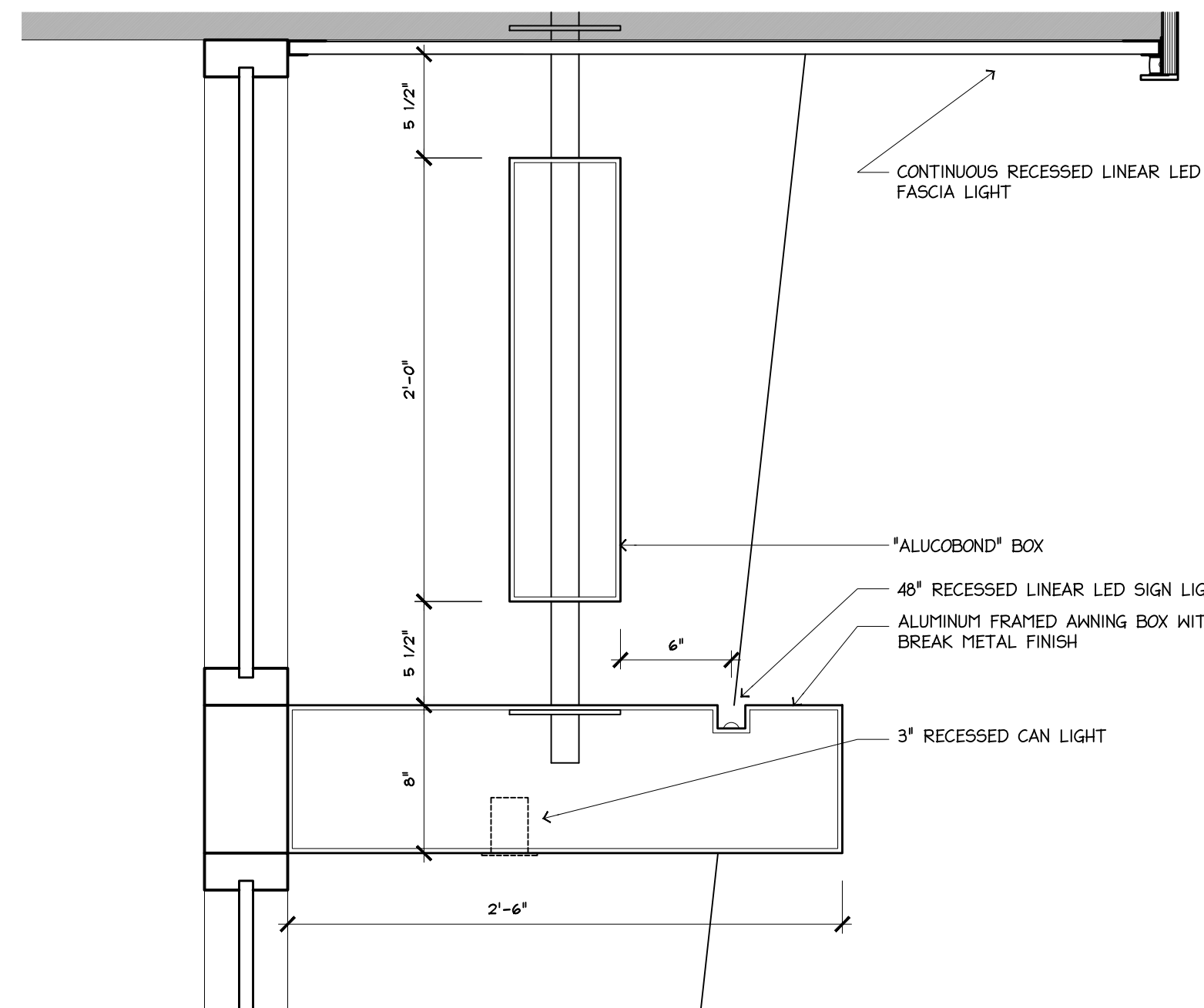
3 SECTION: CANOPY
6-SP3 3/8" = 1'-0"



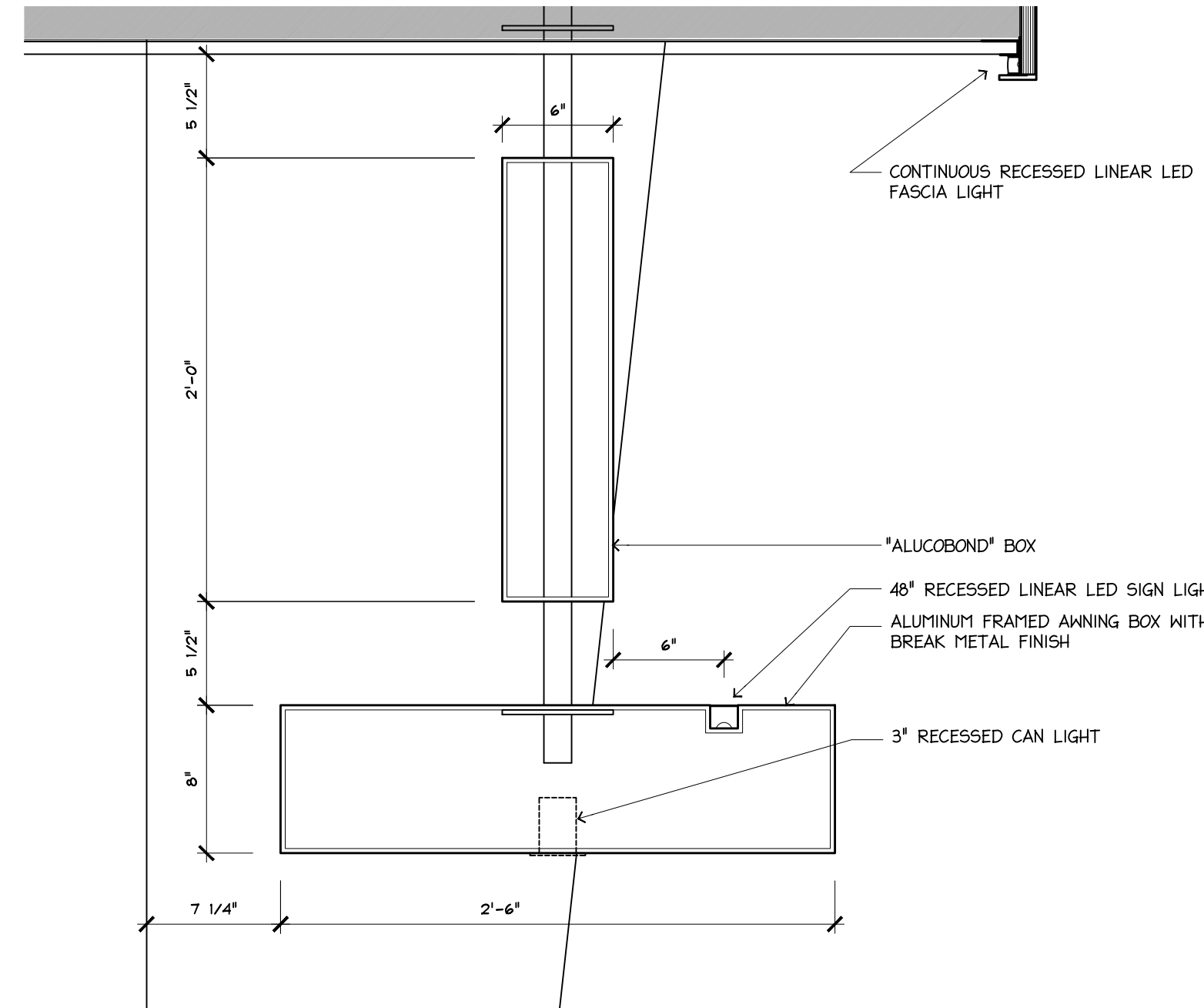
2 SECTION: CANOPY
5-SP3 3/8" = 1'-0"



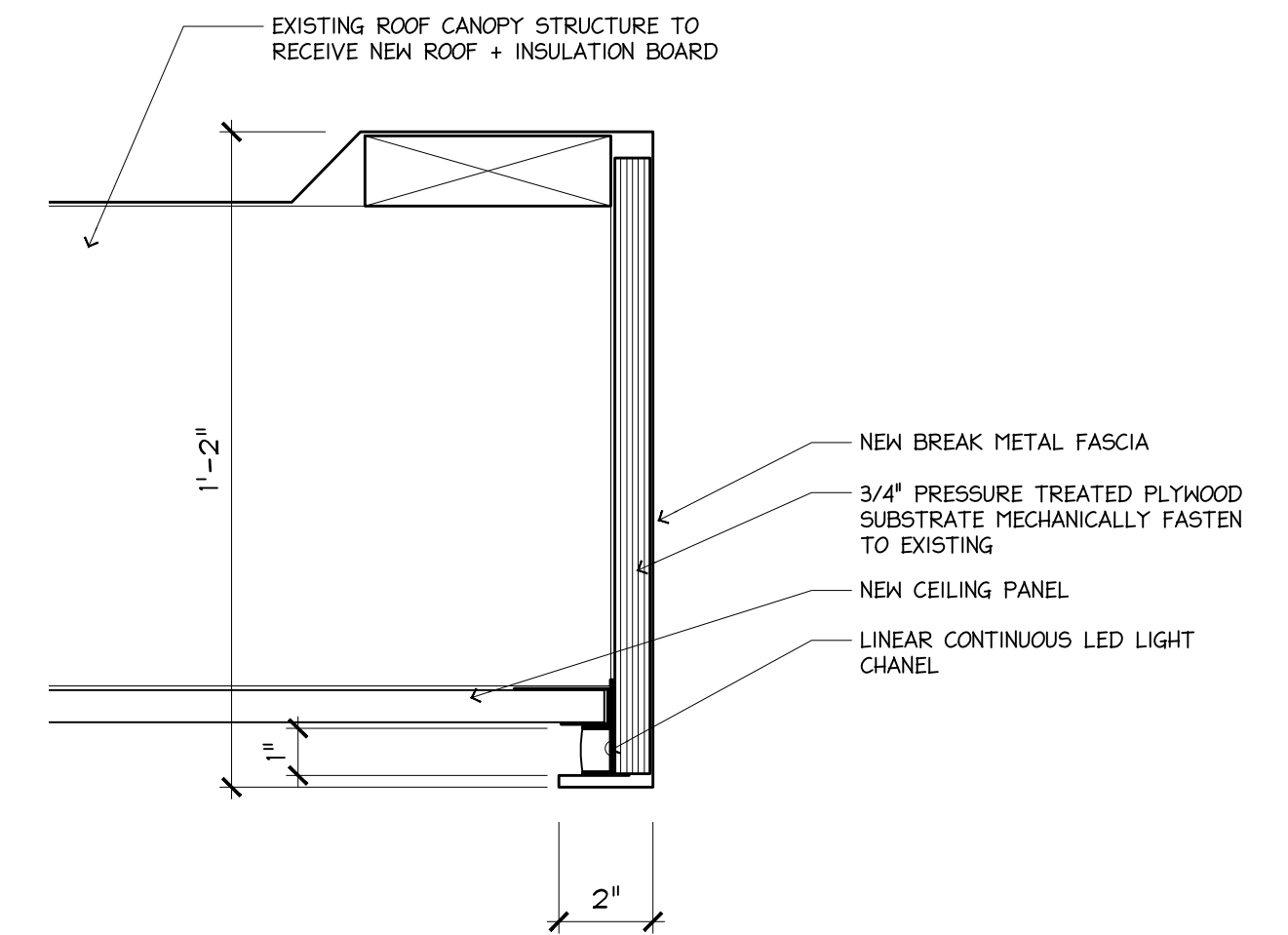
1 SECTION: CANOPY
4-SP3 3/8" = 1'-0"



6 SECTION: AWNING
6-SP3 1-1/2" = 1'-0"



5 SECTION: AWNING
5-SP3 1-1/2" = 1'-0"



4 SECTION: FASCIA
4-SP3 3" = 1'-0"