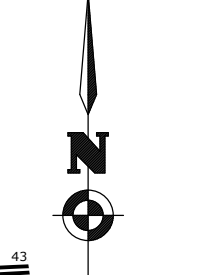
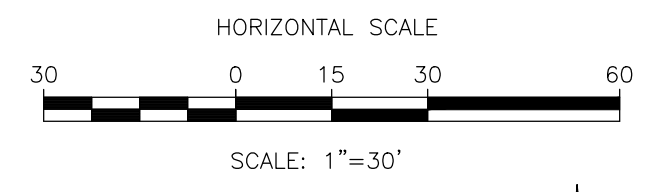
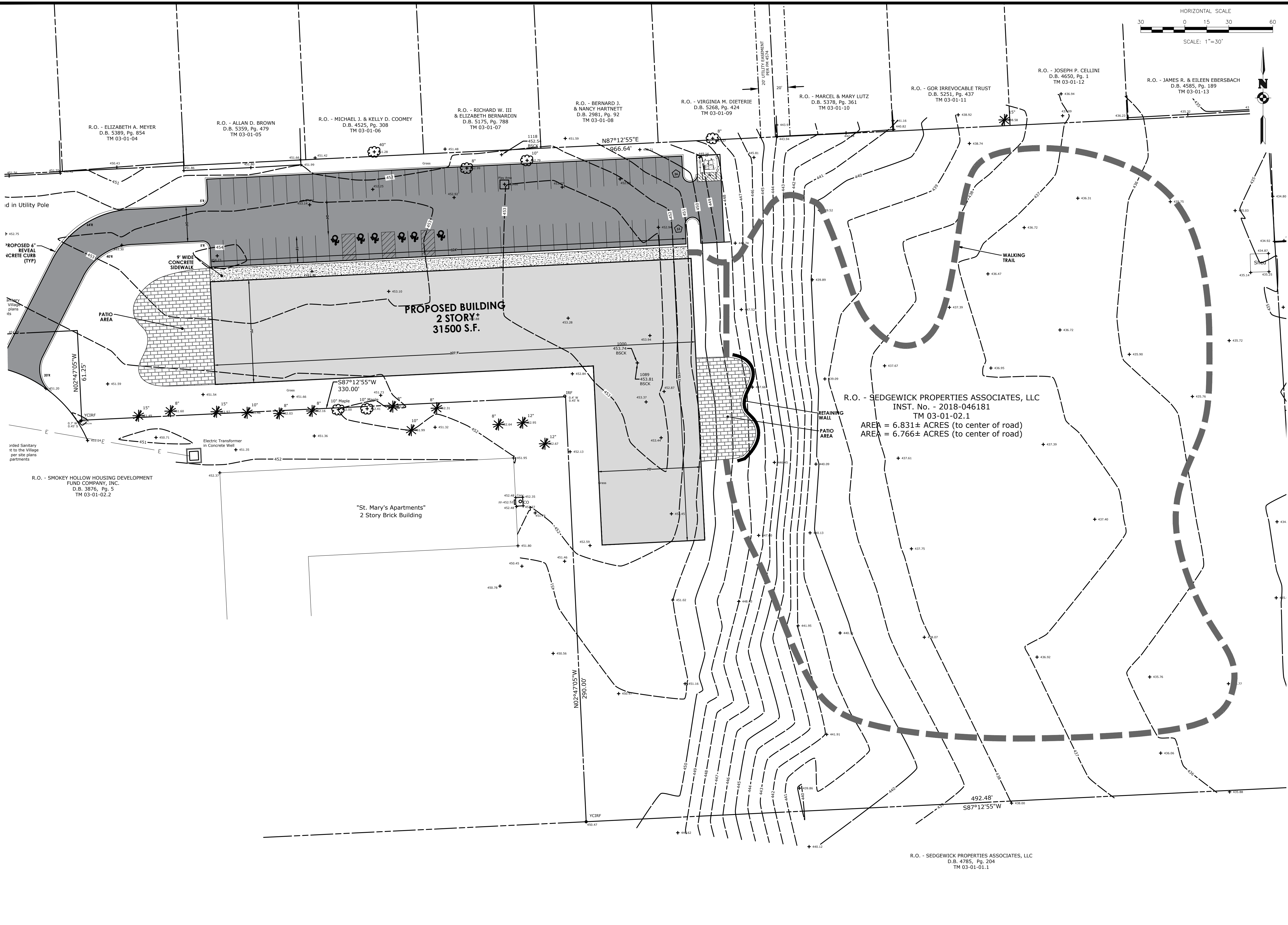
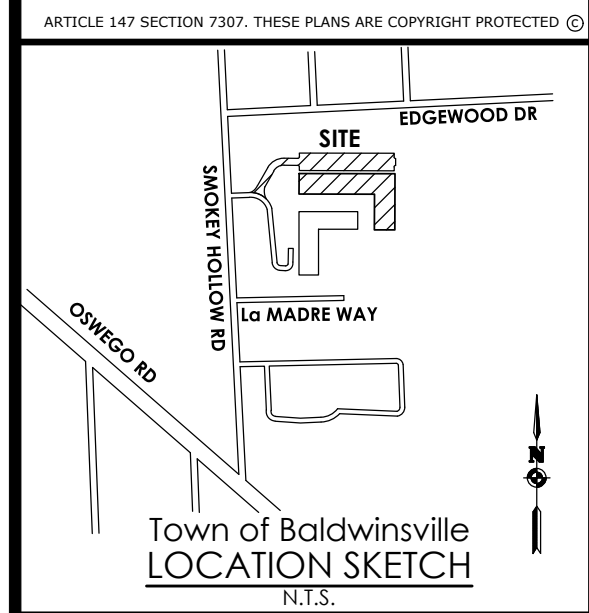


Y:\PROJECTS-NEW\2021\2023382\CIVIL\LA MADRE LANDING CONCEPT PLAN.DWG 6/8/2022 11:08 AM Carolee Harvey



**PA**  
**PASSERO ASSOCIATES**  
 engineering architecture



Client:  
**CHRISTOPHER COMMUNITIES**  
 990 JAMES STREET  
 SYRACUSE, NY 13209

**PASSERO ASSOCIATES**  
 242 West Main Street Suite 100  
 Rochester, New York 14614  
 Principal-in-Charge: Jess Sudol, P.E.  
 Project Manager: David Cox, P.E.  
 Designed by:



Revisions			
No.	Date	By	Description
1			

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**CONCEPT PLAN**  
**La Madre Landing**

Town/City: BALDWINSVILLE  
 County: ONONDAGA State: NY

Project No:  
**20223382.0001**

Drawing No. <b>C 101</b>	Sheet No. <b>1</b>
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Scale:  
**1" = 30'**

Date  
**JUNE 2022**

**NOT FOR CONSTRUCTION**

R.O. - SEDGWICK PROPERTIES ASSOCIATES, LLC  
 D.B. 4785, Pg. 204  
 TM 03-01-01.1

R.O. - SEDGWICK PROPERTIES ASSOCIATES, LLC  
 INST. No. - 2018-046181  
 TM 03-01-02.1  
 AREA = 6.831± ACRES (to center of road)  
 AREA = 6.766± ACRES (to center of road)

"St. Mary's Apartments"  
 2 Story Brick Building

**PROPOSED BUILDING**  
**2 STORY**  
**31500 S.F.**

**9' WIDE CONCRETE SIDEWALK**

**PATIO AREA**

**PROPOSED 4" REVEAL CONCRETE CURB (TYP)**

R.O. - SMOKEY HOLLOW HOUSING DEVELOPMENT FUND COMPANY, INC.  
 D.B. 3876, Pg. 5  
 TM 03-01-02.2

R.O. - ELIZABETH A. MEYER  
 D.B. 5389, Pg. 854  
 TM 03-01-04

R.O. - ALLAN D. BROWN  
 D.B. 5359, Pg. 479  
 TM 03-01-05

R.O. - MICHAEL J. & KELLY D. COOMEY  
 D.B. 4525, Pg. 308  
 TM 03-01-06

R.O. - RICHARD W. III & ELIZABETH BERNARDIN  
 D.B. 5175, Pg. 788  
 TM 03-01-07

R.O. - BERNARD J. & NANCY HARTNETT  
 D.B. 2981, Pg. 92  
 TM 03-01-08

R.O. - VIRGINIA M. DIETERIE  
 D.B. 5268, Pg. 424  
 TM 03-01-09

R.O. - MARCEL & MARY LUTZ  
 D.B. 5378, Pg. 361  
 TM 03-01-10

R.O. - GOR IRREVOCABLE TRUST  
 D.B. 5251, Pg. 437  
 TM 03-01-11

R.O. - JOSEPH P. CELLINI  
 D.B. 4650, Pg. 1  
 TM 03-01-12

R.O. - JAMES R. & EILEEN EBERSBACH  
 D.B. 4585, Pg. 189  
 TM 03-01-13