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**TOWN OF NEWBURGH
PLANNING BOARD
TECHNICAL REVIEW COMMENTS**

PROJECT: 349 SOUTH PLANK ROAD-AMENDED SITE PLAN
PROJECT NO.: 19-12
PROJECT LOCATION: SECTION 47, BLOCK 1, LOT 80.1
REVIEW DATE: 16 JANUARY 2020
MEETING DATE: 10 JANUARY 2020
PROJECT REPRESENTATIVE: JONATHAN CELLA, P.E.

1. The Applicant's have received a variance for rear yard setback, side yard setback and front yard setback for the project. It is noted the variance issue is conditioned on monthly reporting to the ZBA regarding the projects' status with the Planning Board.
2. A stone wall is proposed along the property frontage to provide for controlled access to the site. A detail of the stone wall should be depicted on the plans.
3. Project must receive approval from the NYS Department of Transportation for access to Route 52.
4. The plans identify the entire parking lot to be re-paved. A detail of the parking lot re-pavement has been added to the plans.
5. Parking lot striping should depict double striping per Town of Newburgh Code. Detail of the parking lot striping should be added to the plans.
6. Existing utilities have been depicted on the plans.
7. A sign has been added to the plan sheet. The sign must be located 15 ft. off the front property line. Revised sign location should be depicted on the plans.
8. Orange County Planning Department submission is required.

Respectfully submitted,

***McGoey, Hauser and Edsall
Consulting Engineers, D.P.C.***

Patrick J. Hines
Principal
PJH/kbw

January 2, 2020

Town of Newburgh Planning Board
Mr. John Ewasutyn, Chairman, and Members of the Planning Board
308 Gardnertown Road, Newburgh, New York 12550

Re: **Submission Letter**
Commercial Site Plan for
All Transportation Network
349 South Plank Road (S/B/L: 47-1-80.1)
Town of Newburgh, Orange County, New York

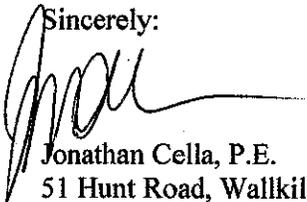
Dear Chairman Ewasutyn and Members of the Planning Board:

Enclosed please find revised plans for the above referenced project with a 01/02/2020 revision date. These plans have been revised as follows:

1. The zoning table was updated to reflect that all required area variances including the side and rear setbacks for construction of the covered vehicle storage area in the rear of the building and a front yard setback for the existing building were granted by the Town of Newburgh Zoning Board of Appeals on August 22, 2019.
2. The landscaping plan on sheet 2 was revised to include the requested stone wall along the property's frontage and removal of the previously proposed landscaping.
3. The sign location at the driveway and corresponding details and notes have been revised on sheet 2.
4. The Town water line and sewer line in South Plank Road was added to the plans and the location of the building's connection were updated per Town records.
5. Striping details on sheet 2 have been revised per Town standards.
6. A letter is included with this submission outlining business operations and Project Notes have been added to sheet 1 stating that vehicles will be serviced and cleaned off site.
7. Copies of approval letters from the Town ZBA for area variances are also included in this submission.

At this time we respectfully request that the submitted material be reviewed by Members and Consultants of the Town of Newburgh Planning Board and that this item be placed on the next available Planning Board agenda. If this project can be referred to the Orange County Planning Department prior to the meeting it would be greatly appreciated. Please do not hesitate to contact me with any questions and/or concerns related to this matter. Thank you.

Sincerely:



Jonathan Cella, P.E.
51 Hunt Road, Wallkill, New York 12589
845-741-0363 -- jonathancella@hotmail.com

January 2, 2020

Town of Newburgh Planning Board
Mr. John Ewasutyn, Chairman, and Members of the Planning Board
308 Gardnertown Road, Newburgh, New York 12550

Re: **Business Description**
Commercial Site Plan for
All Transportation Network
349 South Plank Road (S/B/L: 47-1-80.1)
Town of Newburgh, Orange County, New York

Dear Chairman Ewasutyn and Members of the Planning Board:

All Transportation Network is a car service that was established in 1988 to provide rides to corporate and private clients to a variety of destinations on an as needed basis. This business was most currently operated at 5450 New York State Route 9W in the Town of Newburgh, and the owner is relocating to 349 South Plank Road as they have purchased the property which is the subject of this Planning Board application. As requested by the Town of Newburgh Planning Board the following is a description of typical business operations for All Transportation Network:

1. The business is a transportation service providing rides for people to a variety of places including but not limited to airports, sporting events, outings, etc.
2. The business has a fleet of twelve (12) vehicles consisting of one (1) 31 passenger bus, one (1) 14 passenger van, one (1) 9 passenger van, four (4) 6 passenger SUVs, and five (5) 3 passenger sedans.
3. Larger vehicles as advertised on the website <https://www.alltrans.net/home> are subbed/rented from other local operators and are not kept at 349 South Plank Road.
4. The business is operated such that a client contacts the owner via telephone or internet and orders a ride.
5. Employees of All Transportation Network are not full time, and work on an as needed basis.
6. When a ride is ordered a driver will take their personal vehicle to 349 South Plank Road, park it there, and pick up a company vehicle which they will drive to the clients location (i.e. home, work, etc.) and then deliver them to their destination.
7. Upon completion of the ride the driver will return to 349 South Plank Road, return the company car, pick up their own car and leave.
8. Clients will not leave vehicles at 349 South Plank Road.
9. As stated above the rides are ordered either over the telephone and/or internet. Therefore, the company cars are dispatched remotely by the owner of the business and there are no needs to keep an employee stationed at 349 South Plank Road for normal business operations. There is a one employee that will make routine visits to 349 South Plank Road to complete business tasks

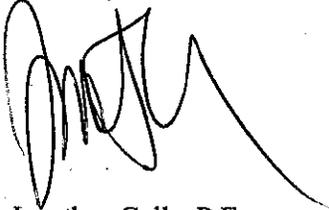
Commercial Site Plan for
All Transportation Network
349 South Plank Road (S/B/L: 47-1-80.1)
Town of Newburgh, Orange County, New York
January 2, 2020
Page 1 of 2

such as record and book keeping. This employee will spend approximately 20 hours per week at the office at 349 South Plank Road split over several days throughout a work week.

10. There will be no on-site maintenance of the vehicles. All vehicle maintenance will be conducted off site by a third party.
11. Fleet vehicles interiors and exteriors will also be cleaned and detailed off site by a third party.

At this time we respectfully request that the above be reviewed by Members and Consultants of the Town of Newburgh Planning Board and upon satisfactory completion we also request that the Orange County Planning Department be notified as the property is located along on New York State Route 52. Please do not hesitate to contact me with any questions and/or concerns related to this matter. Thank you.

Sincerely:

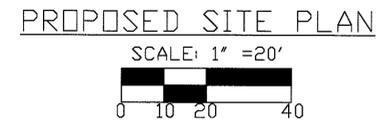
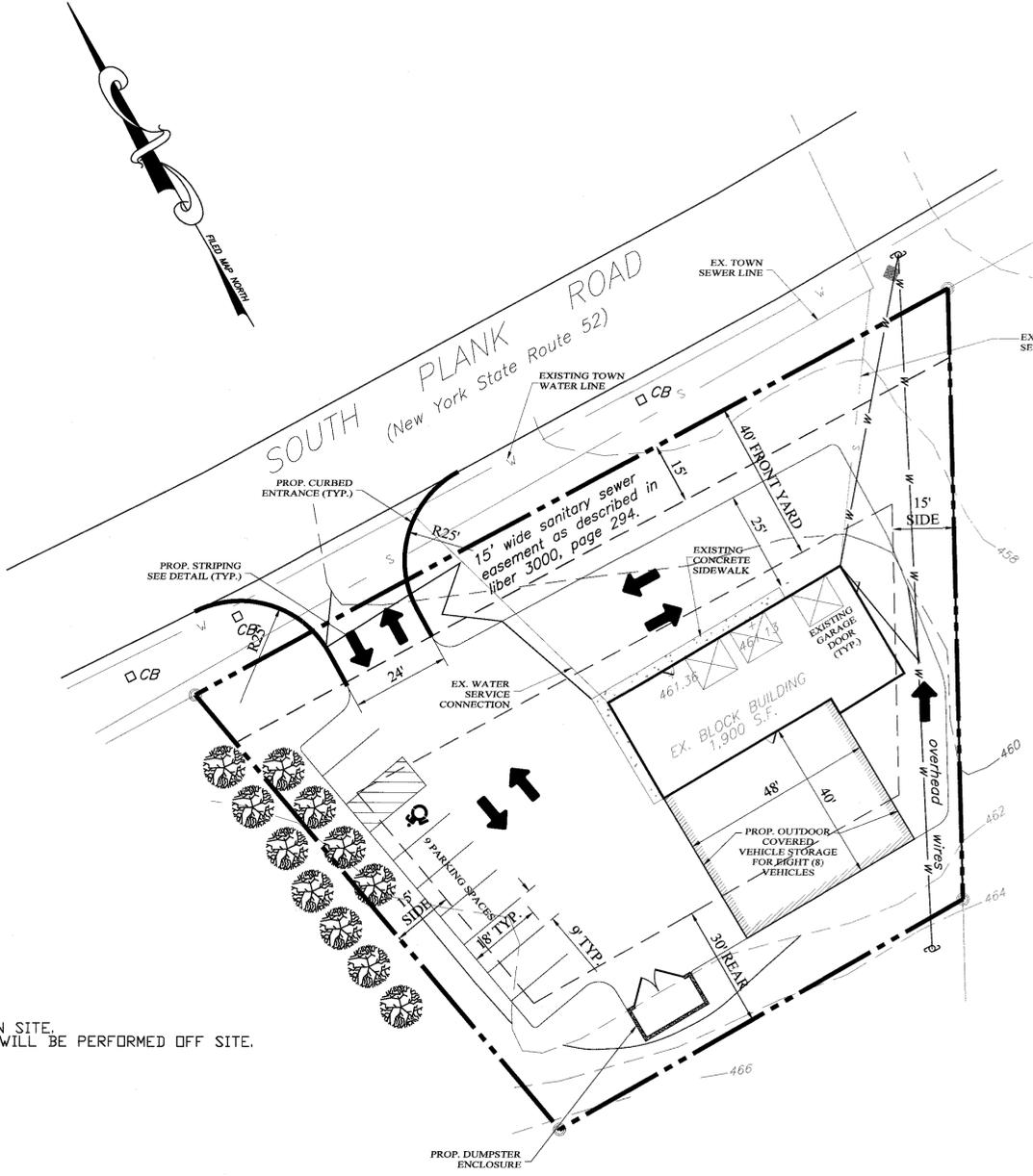
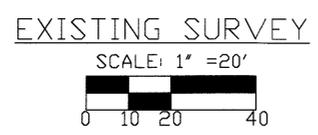
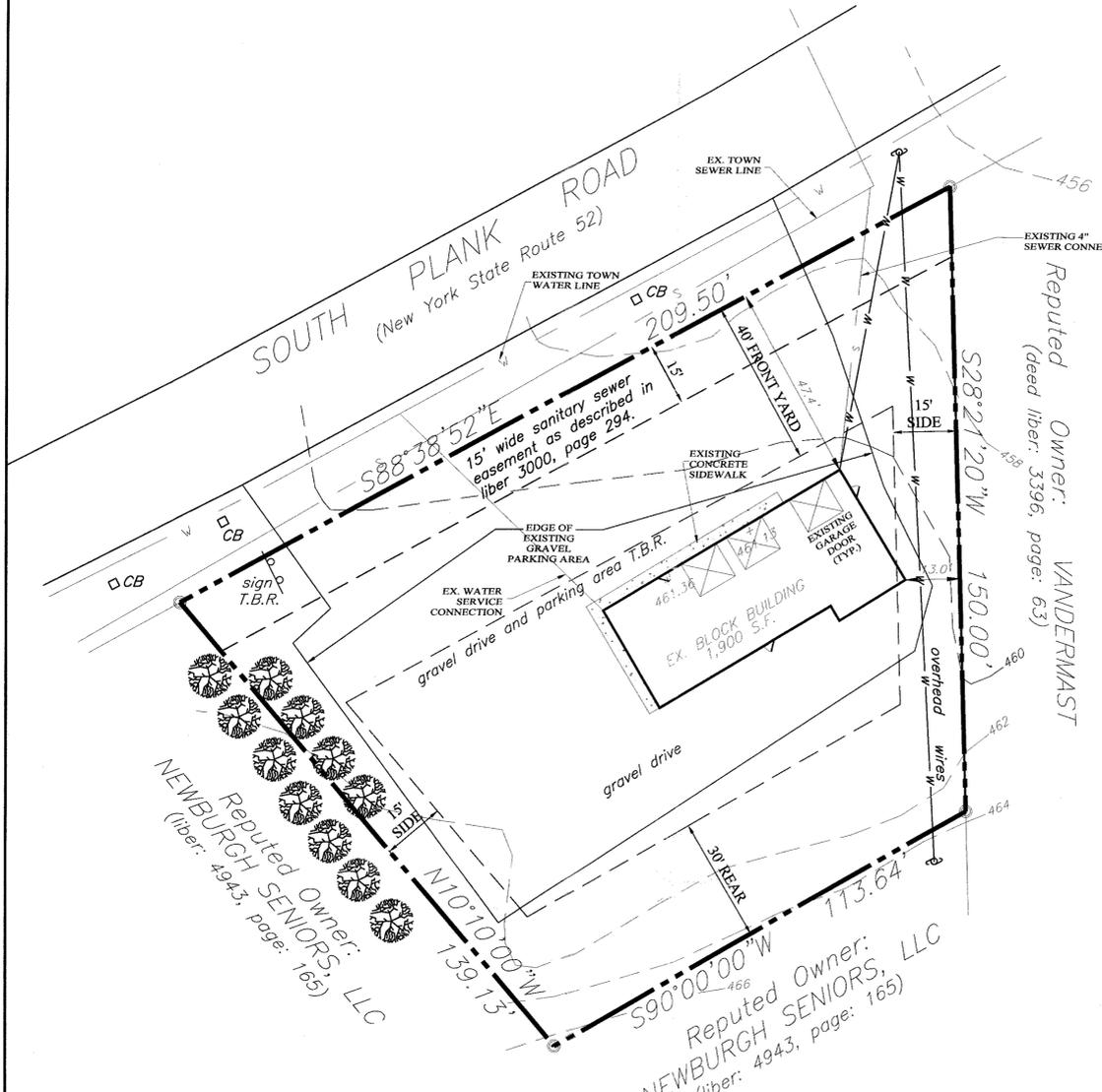
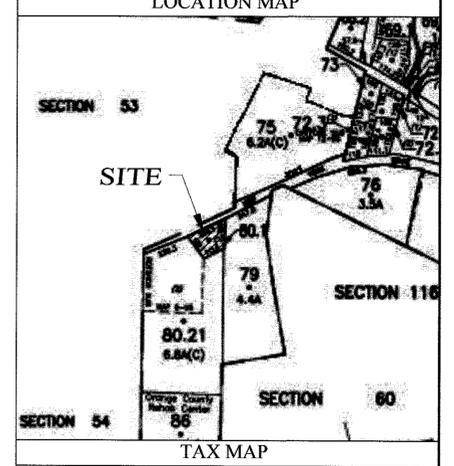
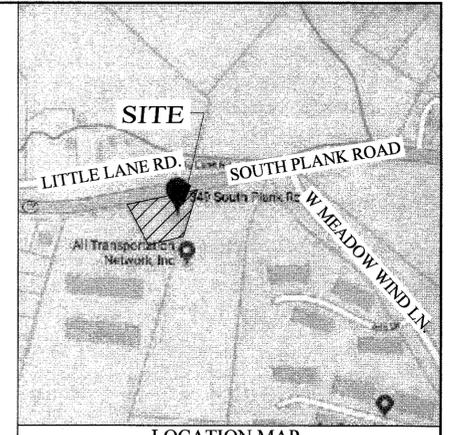


Jonathan Cella, P.E.
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845-741-0363 -- jonathancellahotmail.com

ZONING INFORMATION:
 A. ZONING DISTRICT: B DISTRICT WITH MUNICIPAL WATER AND SEWER
 B. PROPOSED USE: PERSONAL SERVICE USE
 PROPOSED PERSONAL GROUND TRANSPORTATION BUSINESS

	MINIMUM REQUIRED	EXISTING	PROPOSED
LOT AREA (SQUARE FEET)	15,000 S.F.	20,780 S.F. ±	20,780 S.F. ±
LOT WIDTH (FEET)	100'	180'±	180'±
LOT DEPTH (FEET)	125'	135'±	135'±
FRONT YARD (FEET)	60'(a)	47'±*	47'±**
REAR YARD (FEET)	30'	54'±	17'±**
SIDE YARD (ONE/BOTH) (FEET)	15'/30'	13'* / 84'±	13'*** / 76'±
MAXIMUM BUILDING COVERAGE (%)	60%	9% ±	9% ±
MAXIMUM SURFACE COVERAGE (%)	85%	65% ±	66% ±
MAXIMUM BUILDING HEIGHT (FEET)	35'	<35'	<35'

(a) 60' REQUIRED PER SECTION 185-18-C4b FOR PROPERTIES FRONTING ON STATE ROADS
 * PRE-EXISTING NON-CONFORMING
 ** VARIANCE REQUIRED (VARIANCE RECEIVED AUGUST 22, 2019)



PARKING REQUIREMENTS
REQUIRED: 1 SPACE / 250 S.F. GROSS FLOOR AREA X 1,900 S.F. = 7.6 SPACES REQUIRED
PROVIDED: (8) 9'X18' PARKING SPACES
 (1) HANDICAPPED PARKING SPACES
 (8) COVERED PARKING SPACES
 17 TOTAL PARKING SPACES PROVIDED

PROPOSED HOURS OF OPERATION
 MONDAY TO SUNDAY ON DEMAND
 24 HOURS



PROJECT NOTES:
 1. THERE WILL BE NO MAINTENANCE OF VEHICLES ON SITE.
 2. INTERIOR AND EXTERIOR CLEANING OF VEHICLES WILL BE PERFORMED OFF SITE.

LEGEND

EXISTING PROPERTY LINE	---
ADJOINING PROPERTY LINE	----
SETBACKS	----
EXISTING 2' CONTOUR	----
EXISTING 10' CONTOUR	----
EXISTING BUILDING	▭
PROPOSED 2' CONTOUR	----
PROPOSED 10' CONTOUR	----

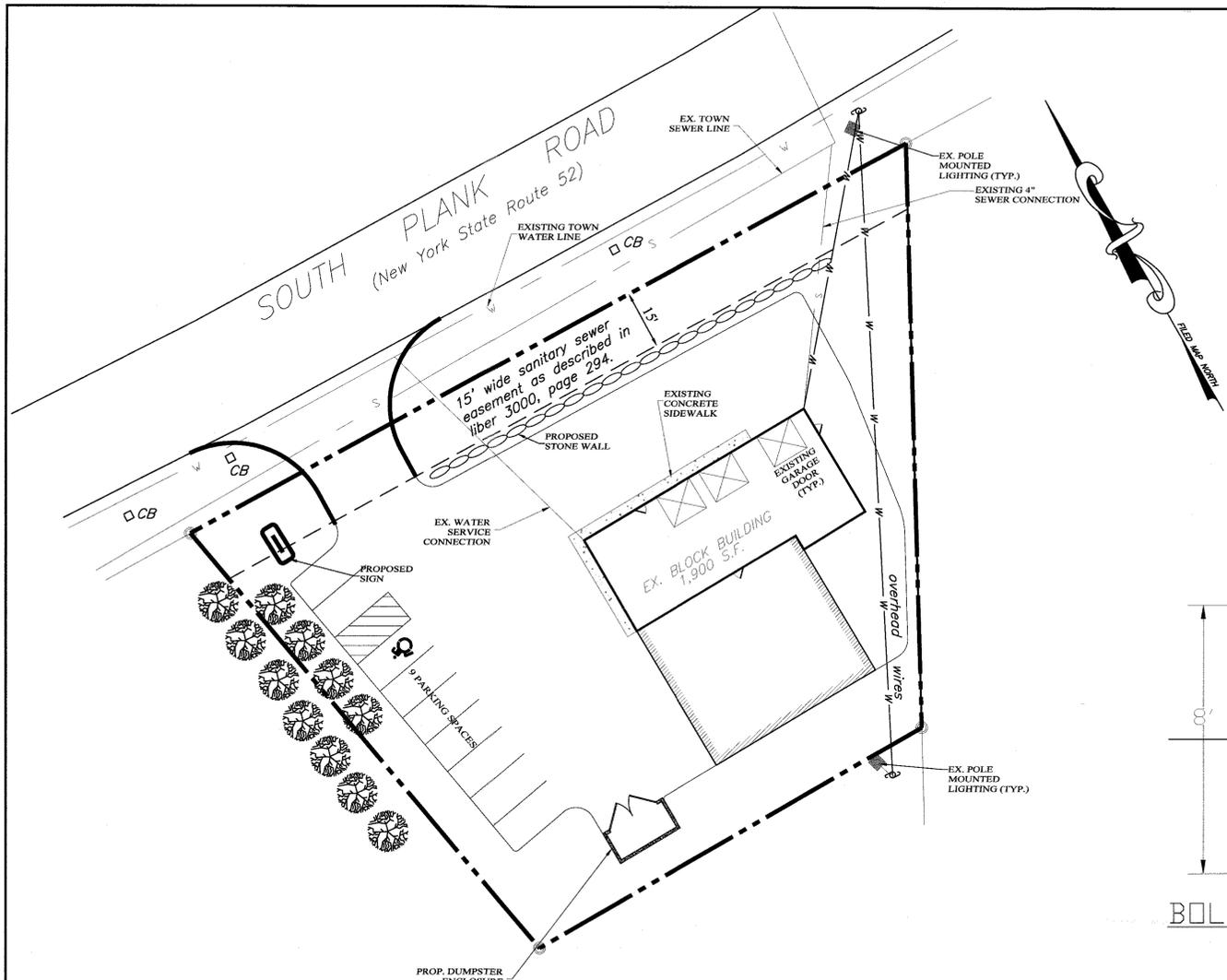
OWNER'S CONSENT NOTE
 I HEREBY AGREE, UPON REVIEW, THAT THIS MAP MEETS MY APPROVAL AND IS CONCURRENT WITH MY INTENT.

OWNER: **RECORD OWNER** DATE: _____
 349 S. PLANK ROAD, LLC
 C/O MICHAEL ZAPPONE, PRESIDENT
 349 SOUTH PLANK ROAD
 NEWBURGH, NEW YORK, 12550

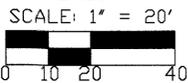
MAP REFERENCE
 ALL EXISTING FEATURES AND PHYSICAL FEATURES HAVE BEEN OBTAINED FROM A MAP PREPARED BY HOWARD WEEDEN, P.L.S., TITLED "SURVEY OF PROPERTY FOR 349 SOUTH PLANK ROAD, LLC, AND LAST REVISED FEBRUARY 8, 2019."

EXISTING SURVEY AND PROPOSED SURVEY
 PROPOSED COMMERCIAL SITE PLAN FOR:
 ALL TRANSPORTATION NETWORK
 349 SOUTH PLANK ROAD (S/B/L: 47-1-80.1)
 TOWN OF NEWBURGH
 ORANGE COUNTY, NEW YORK

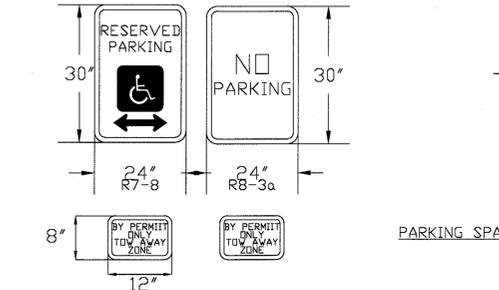
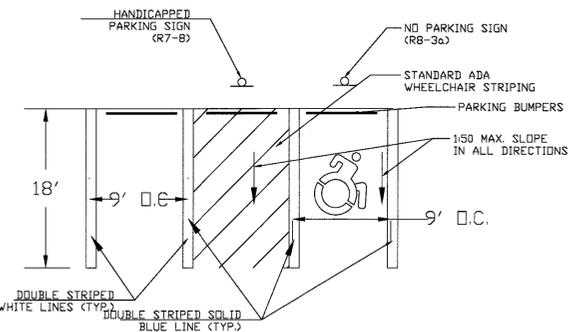
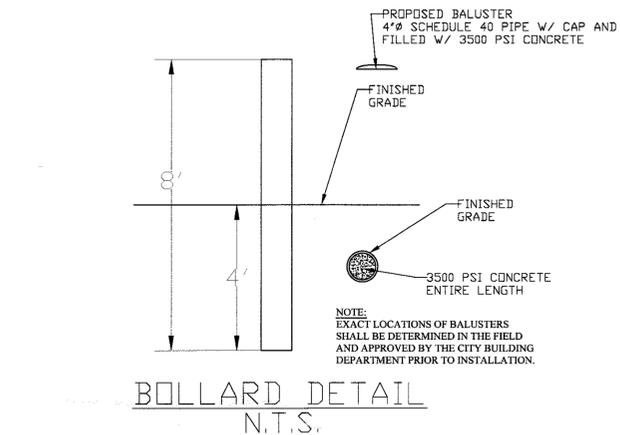
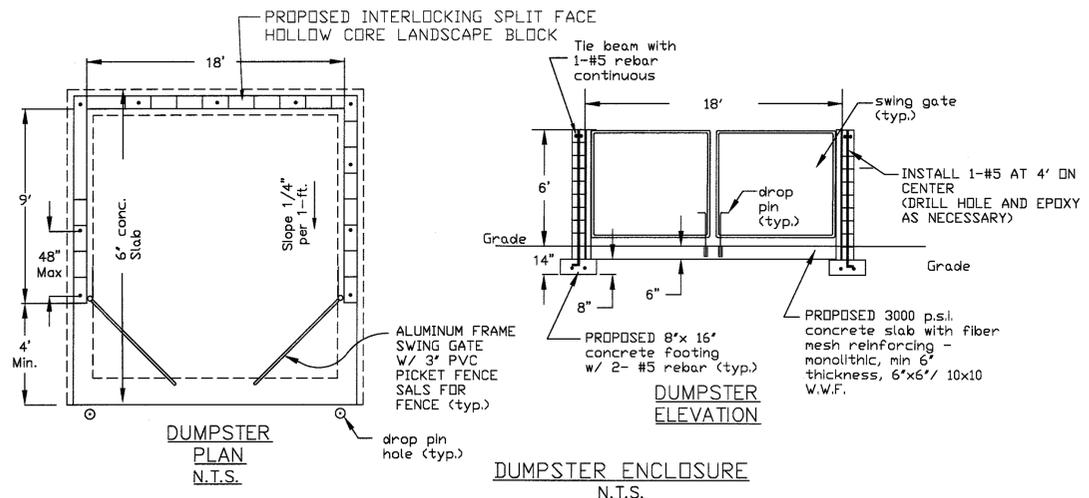
JONATHAN CELLA, P.E. 51 HUNT ROAD WALLKILL, NEW YORK 12589 <small>(845) 741-0363 jonathancella@hotmail.com</small>		DRAWN BY JJC
DATE: 03/24/2019	SCALE: AS NOTED	SHEET NO. 1 OF 3
REVISIONS: 04/30/2019: IN HOUSE REVISIONS. 12/17/2019: FOR NYS DOT SUBMISSION 01/02/2020: FOR PLANNING BOARD RESUBMISSION		
HOWARD WEEDEN, P.L.S. N.Y.S. P.L.S. LIC. NO. 049967		JONATHAN CELLA, P.E. N.Y.S. P.E. LIC. NO. 085069



LIGHTING AND LANDSCAPING PLAN

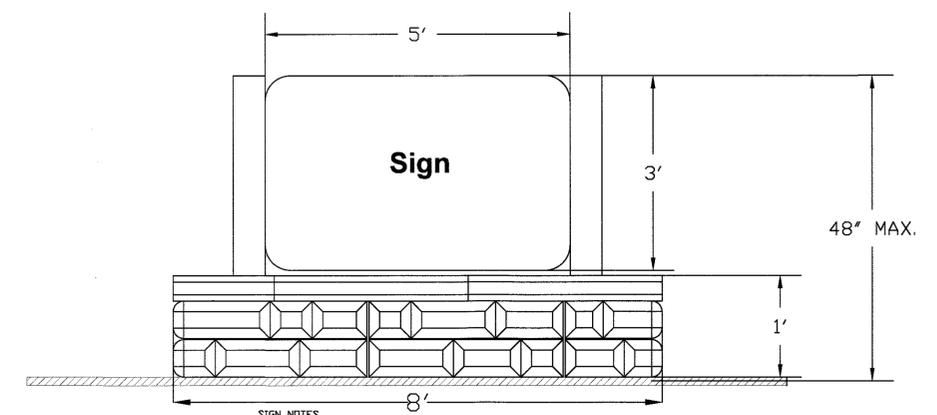


SYMBOL	QUANTITY	LATIN NAME	COMMON NAME	SIZE
	7	IBEX MESERVAEAE BLUE PRINCESS	BLUE PRINCESS HOLLY	24-30"
	7	RHODODENDRON HYBRIDS PJM	RHODODENDRON PJM	30-36"
	14	CORNUS SERICEA	REDTWIG DOGWOOD	30-36"
	3	QUERCUS ALBA	WHITE OAK	3-4"



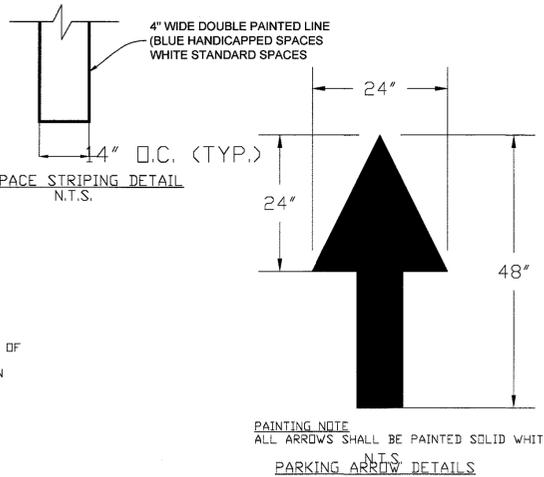
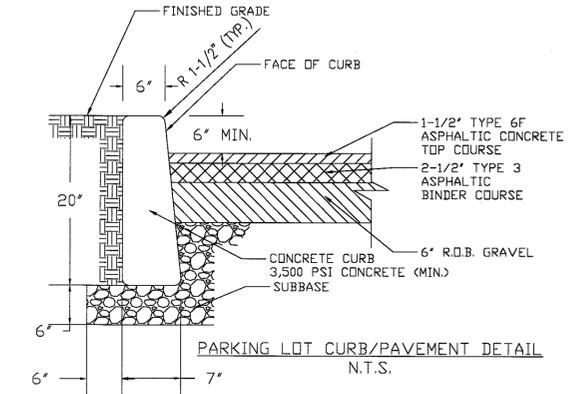
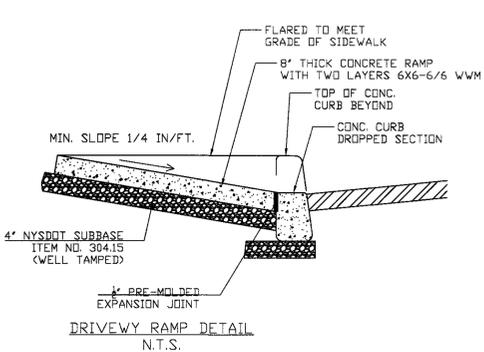
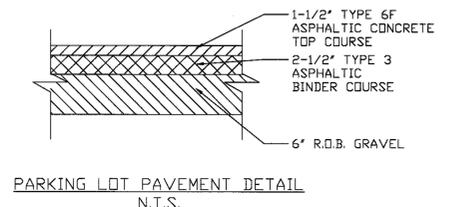
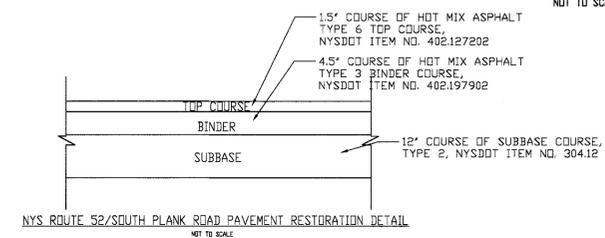
STRIPING NOTE:
ALL STRIPING FOR THE HANDICAPPED SPACE MUST BE BLUE. WHEN A STANDARD SPACE ADJOINS A HANDICAPPED SPACE, A DOUBLE LINE BE INSTALLED; ONE WHITE AND ONE BLUE.

NOTES:
1. HANDICAP PARKING SPACE SHALL CONFORM TO THE LATEST VERSION OF THE ADA STANDARDS FOR ACCESSIBLE DESIGN.
2. SIGNS SHALL CONFORM TO THE LATEST VERSION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES AND THE NYS SUPPLEMENT TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.



SIGN NOTES:
1. ALL SIGNS SHALL COMPLY WITH SECTION 185-14 OF THE TOWN OF NEWBURGH ZONING CODE.
2. THE EXISTING BUILDING HAS A LENGTH OF 66 L.F. ALONG SOUTH PLANK ROAD.
3. THE PROPOSED SIGN SHALL HAVE AN AREA NO MORE THAN 16 SQUARE FEET (ONE SIDE).
4. THE SIGN CAN ONLY BE INDIRECTLY ILLUMINATED.

PERMITTED SIGN AREA PER SECTION 185-14-M.1.a.2 OF NEWBURGH ZONING CODE:
66 L.F. X 3/4 S.F. SIGN AREA / L.F. = 49.5 S.F.
THE TOTAL AGGREGATE SQUARE FOOTAGE OF SIGNS SHALL NOT EXCEED 49.5 S.F.



PAINTING NOTE:
ALL ARROWS SHALL BE PAINTED SOLID WHITE.

PROPOSED LANDSCAPE AND LIGHTING PLAN

PROPOSED COMMERCIAL SITE PLAN FOR:
ALL TRANSPORTATION NETWORK
349 SOUTH PLANK ROAD (S/B/L: 47-1-80.1)
TOWN OF NEWBURGH
ORANGE COUNTY, NEW YORK

JONATHAN CELLA, P.E.
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WALKKILL, NEW YORK 12589
(845) 741-0363
jonathancellaplan@icloud.com

DATE: 03/24/2019 **DRAWN BY:** JJC

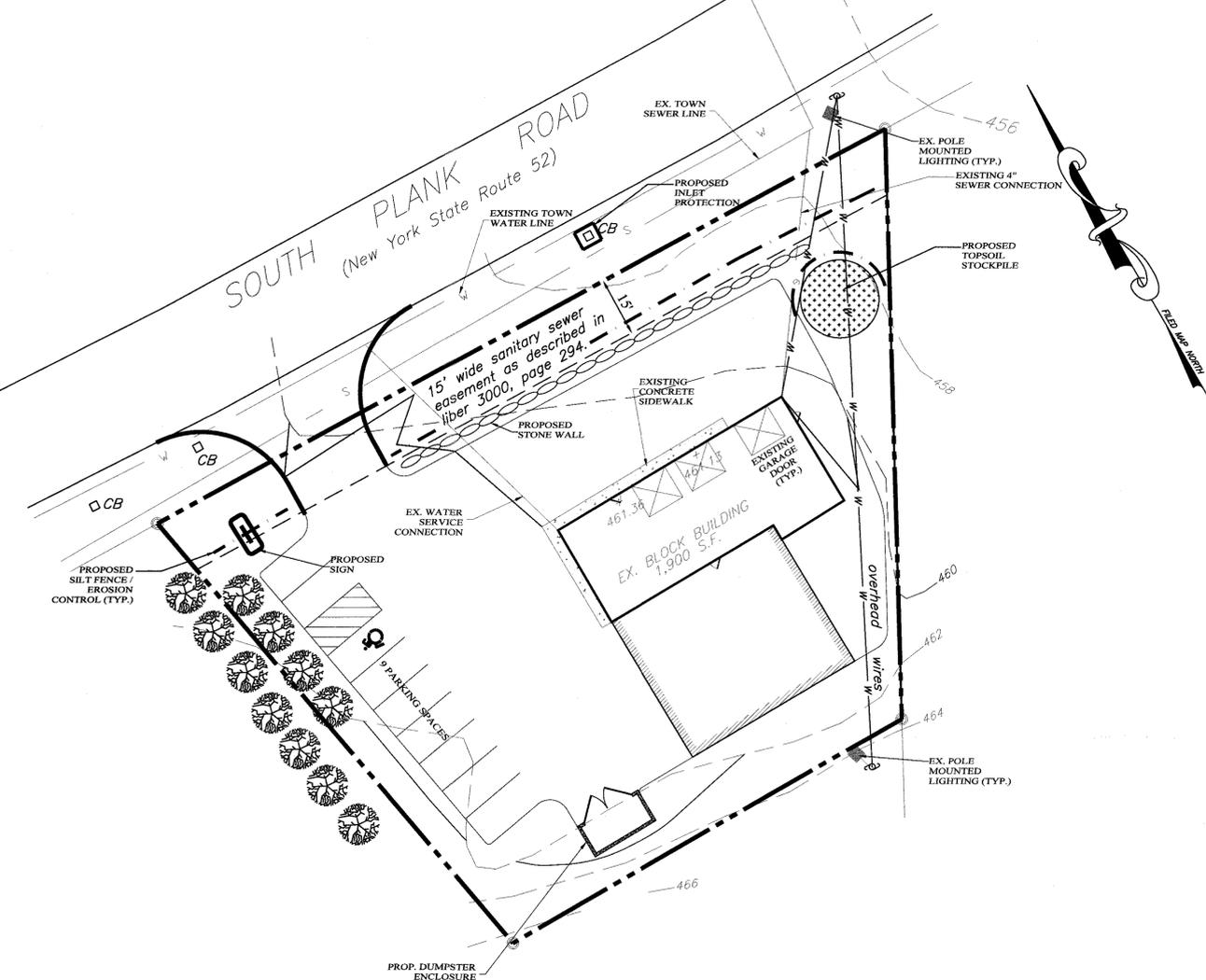
SCALE: AS NOTED **SHEET NO.:** 2 OF 3

REVISIONS:
04/30/2019: IN HOUSE REVISIONS
12/17/2019: FOR NYS DOT SUBMISSION
01/02/2020: FOR PLANNING BOARD RESUBMISSION

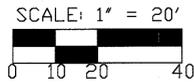
JONATHAN CELLA, P.E.
N.Y.S. P.E. LIC. NO. 085069

LIMITS OF DISTURBANCE
 THE PROPOSED DEVELOPMENT WILL DISTURB A TOTAL OF 20,000 S.F. (0.46 ACRES). BASED ON NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION SPDES GENERAL PERMIT FOR STORMWATER DISCHARGES FROM CONSTRUCTION ACTIVITY PERMIT NO. GP-0-10-001 THE PROPOSED DEVELOPMENT DOES NOT REQUIRE A SWPPP SINCE DISTURBANCE IS LESS THAN 1 ACRE. THEREFORE THE PROPOSED DEVELOPMENT DOES NOT REQUIRE ANY PERMANENT STORMWATER MANAGEMENT FACILITIES FOR WATER QUALITY OR PEAK DISCHARGES.

RECLAMATION OF CURRENTLY DISTURBED AREA:
 1. ALL AREAS PREVIOUSLY DEVELOPED BY THE FORMER OWNER OF THE SITE INCLUDING BUT NOT LIMITED TO GRAVEL AND PAVED PARKING AREAS, BUILDING, AND FOUNDATION SHALL BE REMOVED PRIOR TO CONSTRUCTION OF THE NEW BUILDING, UTILITIES, AND LANDSCAPED AREAS, AND PARKING LOTS.
 2. ALL DISTURBED AREAS THAT ARE NOT REDEVELOPED FOR THE PROPOSED SITE PLAN SHALL BE COVER WITH TOPSOIL AND GRASS SEED.



EROSION AND SEDIMENTATION CONTROL PLAN



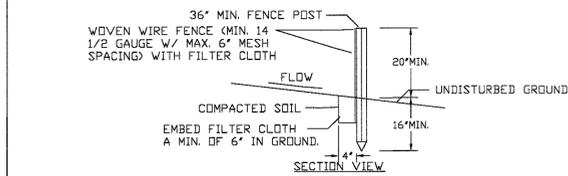
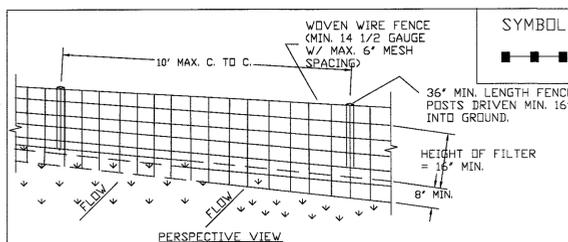
EROSION CONTROL AND MAINTENANCE SCHEDULE
 (1) IT IS THE OWNERS' RESPONSIBILITY TO HAVE ALL EROSION AND SEDIMENT CONTROL PRACTICES CHECKED FOR STABILITY AND OPERATION FOLLOWING EVERY RUNOFF-PRODUCING RAINFALL EVENT, BUT IN NO CASE LESS THAN ONCE EVERY WEEK, BY EITHER A NYS PROFESSIONAL ENGINEER OR A CERTIFIED EROSION CONTROL SPECIALIST.
 (2) RECORDS OF INSPECTIONS SHALL BE MAINTAINED ON SITE DURING DURATION OF CONSTRUCTION
 (3) THE NYSDEC AND CITY OF MIDDLETOWN RESERVE THE RIGHT TO VERIFY THAT INSPECTIONS ARE BEING CONDUCTED AND THAT EROSION CONTROL MEASURES ARE IN GOOD CONDITION AND MAY ENFORCE FINES ON THE OWNER IF EROSION CONTROL MEASURES ARE NOT PROPERLY MAINTAINED.
 (4) MUD, DUST, AND/OR SEDIMENT SHALL NOT ALLOWED TO ACCUMULATE ONTO THE PAVED SURFACE OF EAST MAIN STREET.
 (5) THE CONTRACTOR SHALL HAVE ADEQUATE EQUIPMENT AND PERSONNEL ON SITE TO SWEEP THE STREET CLEAR OF MUD, DUST, SEDIMENT, AND ANY OTHER FOREIGN MATERIALS ON A DAILY BASIS.

TEMPORARY VEGETATION NOTES
 TEMPORARY VEGETATION SHALL BE USED TO PROTECT AREAS IN EXCESS OF 1/2 ACRE EXPOSED FOR PERIODS OF TWO (2) WEEKS BEFORE OR DURING DEVELOPMENT.
 A. FIFTY (50) LBS OF NITROGEN, 50 LBS OF APPROVED GRAIN SEED AND 2 TONS OF HAY MULCH PER ACRE OR
 B. ON AREAS THAT WILL BE EXPOSED FOR SHORT PERIODS OF TIME AND WHERE WEATHER CONDITIONS ARE CONDUCTIVE TO AIRBORNE SAND, TRAPS TO CONTROL SUCH SAND SHALL BE INSTALLED AS DIRECTED.
 C. ON AREAS SUCH AS TEMPORARY ROADWAYS, WHEN DRY CONDITIONS PREVAIL, THE CONTRACTOR SHALL BE REQUIRED TO APPLY WATER OR CALCIUM CHLORIDE AS REQUIRED TO PREVENT DUST DURING CONSTRUCTION ACTIVITIES.

TEMPORARY SEEDING MIXTURES FOR DISTURBED AREAS
 (1) IF SPRING, SUMMER, OR EARLY FALL SEED THE AREA WITH RYEGRASS (ANNUAL OR PERENNIAL) AT 30 LBS PER ACRE.
 (2) LATE FALL OR EARLY WINTER SEED CERTIFIED 'ARODSTOCK' WINTER RYE (CEREAL RYE) AT 100 LBS PER ACRE (2.5LBS/1,000 S.F.).

PERMANENT SEEDING MIXTURES FOR DISTURBED AREAS			
VARIETY	LBS/ACRE	LBS/1000 S.F.	
BIRDSFOOT TREFLOIL (1) OR COMMON WHITE CLOVER PLUS TALL FESCUE PLUS REDTOP OR RYEGRASS (PERENNIAL)	8 (2)	0.20	0.20
EMPIRE/PARDEE COMMON	8	0.20	0.20
KY-31/REBEL	20	0.45	0.45
COMMON	2	0.05	0.05
PENNINE/LINN	5	0.10	0.10

(1) ADD INOCULANT IMMEDIATELY PRIOR TO SEEDING
 (2) MIX 4 LBS EACH OF EMPIRE AND PARDEE OR 4 LBS OF BIRDSFOOT AND 4 LBS WHITE CLOVER PER ACRE.

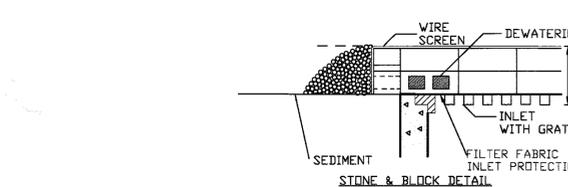
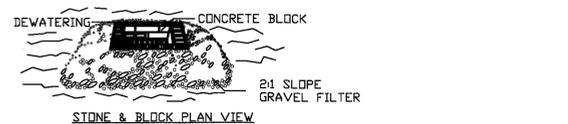


CONSTRUCTION SPECIFICATIONS

- WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. POSTS SHALL BE STEEL EITHER "1" OR "1/2" TYPE OR HARDWOOD.
- FILTER CLOTH TO BE TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION. FENCE SHALL BE WOVEN WIRE, 12 1/2 GAUGE, 6" MAXIMUM MESH OPENING.
- WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES AND FOLDED. FILTER CLOTH SHALL BE EITHER FILTER X, MIRAFI 100X, STABILINKA T140N, OR APPROVED EQUIVALENT.
- PREFABRICATED UNITS SHALL BE GEOFAB, ENVIROFENCE, OR APPROVED EQUIVALENT.
- MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.

U.S. DEPARTMENT OF AGRICULTURE
 NATURAL RESOURCES CONSERVATION SERVICE
 NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
 NEW YORK STATE SOIL & WATER CONSERVATION COMMITTEE

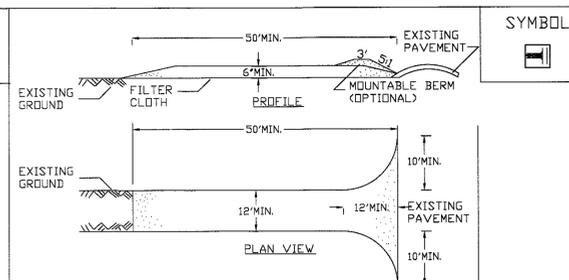
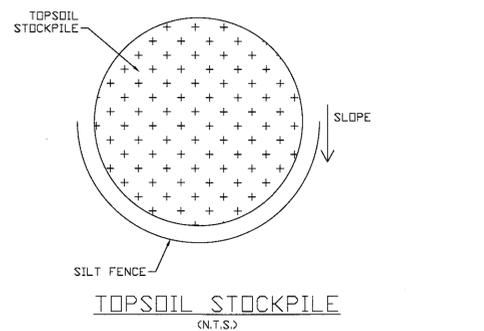
SILT FENCE



CONSTRUCTION SPECIFICATIONS

- LAY ONE BLOCK ON EACH SIDE OF THE STRUCTURE ON ITS SIDE FOR DEWATERING.
- HARDWARE CLOTH OR 1/2" WIRE MESH SHALL BE PLACED OVER BLOCK OPENINGS TO SUPPORT STONE.
- USE CLEAN STONE OR GRAVEL 1/2-3/4 INCH IN DIAMETER PLACED 2 INCHES BELOW TOP OF THE BLOCK ON A 2:1 SLOPE OR FLATTER.
- FOR STONE STRUCTURES ONLY, A 1 FOOT THICK LAYER OF THE FILTER STONE WILL BE PLACED AGAINST THE 3 INCH STONE AS SHOWN ON THE DRAWINGS.
- FILTER FABRIC SHALL HAVE AN EDS OF 40-85. BURLAP MAY BE USED FOR SHORT TERM APPLICATIONS.
- CUT FABRIC FROM A CONTINUOUS ROLL TO ELIMINATE JOINTS. IF MAXIMUM DRAINAGE AREA 1 ACRE

INLET PROTECTION FOR EXISTING AND PROPOSED CATCH BASINS



CONSTRUCTION SPECIFICATIONS

- STONE SIZE - USE 2" STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
- LENGTH - NOT LESS THAN 50 FEET (EXCEPT ON A SINGLE RESIDENCE LOT WHERE A 30 FOOT MINIMUM LENGTH WOULD APPLY).
- THICKNESS - NOT LESS THAN SIX (6) INCHES.
- WIDTH - TWELVE (12) FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS. TWENTY-FOUR (24) FOOT IF SINGLE ENTRANCE TO SITE.
- FILTER CLOTH - WILL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
- SURFACE WATER - ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM WITH 5:1 SLOPES WILL BE PERMITTED.
- MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY, ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACTED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
- WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON A AREA STABILIZED WITH STONE AND WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.
- PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

U.S. DEPARTMENT OF AGRICULTURE
 NATURAL RESOURCES CONSERVATION SERVICE
 NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
 NEW YORK STATE SOIL & WATER CONSERVATION COMMITTEE

STABILIZED CONSTRUCTION ENTRANCE

EROSION AND SEDIMENTATION CONTROL PLAN

PROPOSED COMMERCIAL SITE PLAN FOR:
 ALL TRANSPORTATION NETWORK
 349 SOUTH PLANK ROAD (S/B/L: 47-1-80.1)
 TOWN OF NEWBURGH
 ORANGE COUNTY, NEW YORK

JONATHAN CELLA, P.E.
 51 HUNT ROAD

DATE: 03/24/2019
 SCALE: AS NOTED
 WALLKILL, NEW YORK 12589
 (845) 741-0363
 jonathancella@hotmail.com
 DRAWN BY: JJC
 SHEET NO.: 3 OF 3



JONATHAN CELLA, P.E.
 N.Y.S. P.E. LIC. NO. 085069

REVISIONS:
 1. 04/30/2019: IN HOUSE REVISIONS.
 2. 12/17/2019: FOR NYSOT SUBMISSION
 3. 01/02/2020: FOR PLANNING BOARD RESUBMISSION