McGOEY, HAUSER and EDSALL
CONSULTING ENGINEERS D.P.C.

MARK J. EDSALL, P.E., P.P. (NY, NJ & PA)
MICHAEL W. WEEKS, P.E. (NY, NJ & PA)
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RICHARD D. McGOEY, P.E. (NY & PA)
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TOWN OF NEWBURGH
PLANNING BOARD
TECHNICAL REVIEW COMMENTS

PROJECT:	**HEALEY KIA**
PROJECT NO.:	**15-25**
PROJECT LOCATION:	**SECTION 95, BLOCK 1, LOT 53**
PROJECT REPRESENTATIVE:	**JCM ENGINEERING**
REVIEW DATE:	**11 SEPTEMBER 2015**
MEETING DATE:	**17 SEPTEMBER 2015**

1. Project is before the Board to amend a previously approved auto dealership site plan. Original approval was for a 23,340 square foot dealership, current proposal is for 29,748. Previous proposal had land banked inventory storage parking while it is proposed to construct all parking under the current proposal.

2. City of Newburgh Flow Acceptance letter may need to be modified. Hydraulic loading calculations for previously approved structure vs. newly proposed structure should be provided.

3. Previously approved storm water management plan remains in place for the modified site plan. Additional pervious pavement has been included in the vehicle storage areas to offset larger building footprint. Building footprint has increased in areas previously identified as impervious surface during site plan review.

4. Dumpster enclosure is depicted in front yard setback along Mulberry Lane. Jerry Canfield's comments regarding dumpsters located in the front yard setback should be received.

5. Planning Board should declare Intent for Lead Agency and circulate to Orange County Planning Department and NYSDOT.

6. Architectural review of the revised structure should be presented to the Planning Board.

7. Storm water maintenance agreement must be executed by current property owner requiring operation and maintenance of the Best Management Practices provided in the SWPPP.

8. Any proposed changes to site signage for the revised site plan should be discussed with the Planning Board.

Respectfully submitted,

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

_____
Patrick J. Hines
Principal

Site Planning
Civil Engineering
Landscape Architecture
Land Surveying
Transportation Engineering

Environmental Studies
Entitlements
Construction Services
3D Visualization
Laser Scanning

September 4, 2015

Chairman John P Ewasutyn and Members of the Planning Board
Town Hall
308 Gardner Town Road
Newburgh, NY 12550

RE: JMC Project 14139
Healy KIA
Route 17K
Town of Newburgh, NY

Amended Site Plan Approval Submission Healy Kia (Formerly Newburgh VW) (Town Project #15-25)

Dear Chairman Ewasutyn and Members of the Planning Board:

We are pleased to submit thirteen (11) sets of the following plans and documents on behalf of Healy KIA Application for Amended Site Plan Approval.

1. JMC Drawings (11 sets of prints):

Dwg. No.	Title	Revision No./Date
SP-1	"Cover Sheet"	09/04/2015
SP-2	"Existing Conditions/Demolition Plan"	09/04/2015
SP-3	"Layout Plan"	09/04/2015
SP-4	"Grading Plan"	09/04/2015
SP-5	"Utilities Plan"	09/04/2015
SP-6	"Sediment & Erosion Control Plan"	09/04/2015
SP-7	"Landscaping Plan	09/04/2015
SP-8	"Lighting Plan"	09/04/2015
SP-9	"Construction Details"	09/04/2015
SP-10	"Construction Details"	09/04/2015
SP-11	"Construction Details"	09/04/2015
SP-12	"Construction Details"	09/04/2015
SP-13	"Construction Details"	09/04/2015
SP-14	"Construction Details"	09/04/2015
SP-15	"Construction Details"	09/04/2015
SP-16	"Construction Details"	09/04/2015
SP-17	"Truck Turning Analysis Plan"	09/04/2015

2. Syvertsen Rigosu Architects, PLLC, Architectural Drawings (11 sets):

Dwg. No.	Title	Revision No./Date
A1	"Floor Plans"	09/03/2015
A2	"Exterior Elevations West and South"	09/03/2015
A3	"Exterior Elevations East and North"	09/03/2015

3. Long Form Environmental Assessment Form.

4. Town of Newburgh Application for Subdivision/Site Plan Review.

5. Disclosure Amendment Statement to Application, Petition and Request.

6. Fee Acknowledgement.

7. Planning Board Disclaimer Statement to Applicants.

8. Proxy.

9. Application Fees:
   a. Site Plan Application Fee: $8,937.00
   b. Public Hearing Fee: $150.00
   c. Escrow Fee/Long Form Fee: $8,949.00

10. FAA Letter of "Determination of No Hazard to Air Navigation," for KIA, dated 07/06/2015.

The project includes amending the existing site plan approval for the 23,340 square foot VW Dealership with a 29,748 sf KIA Dealership. The amended project has a similar layout as proposed for VW. The building is in the same general location and the parking layout is consistent with the original application. The parking area that was proposed to be "landbanked" parking in the VW application, will be constructed as part of the initial construction in the KIA project. The overall parking count has changed from 246 for VW to 263 for Kia. The amount of porous pavement has increased, while the amount of impervious pavement/coverage has not changed. Accordingly, the proposed stormwater management plan for the project has changed. The access driveway to Route 17K is consistent with the VW Plan with modifications to the Route 17K traffic signal and highway improvements still remaining.

We look forward to processing the Amended Site Plan Approval Application with the Planning Board. Please place this item on your next available agenda for review. In the interim, should you have any questions regarding the application please do not hesitate to contact our office at (914) 273-5225.

Sincerely,

JMC Planning Engineering Landscape Architecture & Land Surveying, PLLC

Joseph Sarchino, RLA
Principal

cc: Mr. Patrick Hines, w/enc. (2 copies via overnight mail)
Mr. Ken Wersted, PE, w/enc. (1 copy via overnight mail)
Michael H. Donnelley, Esq., w/enc. (1 copy via overnight mail)
Mr. Frank Valdina, Good-Will Fire Dept., w/enc. (1 copy via overnight mail)
Mr. Paul Healy, w/enc.
Mr. Dwight Healy, w/enc.
Mr. Kenneth Syvertsen, w/enc.
Dominic Cordisco, Esq., w/enc.

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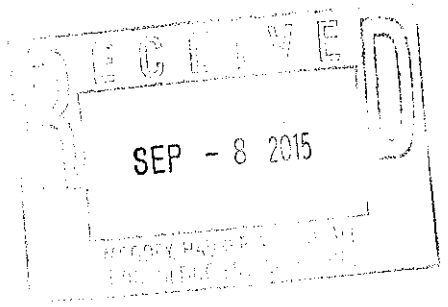


TOWN OF NEWBURGH
APPLICATION FOR
SUBDIVISION/SITE PLAN REVIEW

RETURN TO: Town of Newburgh Planning Board
308 Gardnertown Road
Newburgh, New York 12550

DATE RECEIVED: _____ **TOWN FILE NO:** 15-25
(Application fee returnable with this application)

1. **Title of Subdivision/Site Plan (Project name):**
   Healey Kia Amended Site Plan

2. **Owner of Lands to be reviewed:**
   Name PDH Realty LLC
   Address 2528 Route 17M
   Goshen, New York 10924
   Phone 888-3-Healey

3. **Applicant Information (If different than owner):**
   Name _____
   Address _____
   _____
   _____
   Representative _____
   Phone _____
   Fax _____
   Email _____

4. **Subdivision/Site Plan prepared by:**
   Name John Meyer Consulting
   Address 120 Bedford Road
   Armonk, New York
   _____
   Phone/Fax 914-273-5225

5. **Location of lands to be reviewed:**
   Route 17K & Maguire Way

6. **Zone** 1B **Fire District** _____
   Acreage 5.02 **School District** Newburgh Enlarged

7. **Tax Map: Section** 95 **Block** 1 **Lot** 53

8. **Project Description and Purpose of Review:**
   Number of existing lots 1 **Number of proposed lots** 1
   Lot line change _____
   Site plan review Amended site plan
   Clearing and grading _____
   Other _____

PROVIDE A WRITTEN SINGLE PAGE DESCRIPTION OR NARRATIVE OF THE PROJECT

9. **Easements or other restrictions on property:**
   (Describe generally) As shown on plan

10. **The undersigned hereby requests approval by the Planning Board of the above identified application and scheduling for an appearance on an agenda:**

Signature _____ **Title** Attorney

Date: September 8, 2015

NOTE: **If property abuts and has its access to a County or State Highway or road, the following information must be placed on the subdivision map or site plan: entrance location, entrance profile, sizing of pipe (minimum length of pipe to be 24 feet).**

The applicant will also be required to submit an additional set of plans, narrative letter and EAF if referral to the Orange County Planning Department is required under General Municipal Law Section 239.

TOWN OF NEWBURGH PLANNING BOARD

Healey Kia

PROJECT NAME

CHECKLIST FOR MAJOR/MINOR SUBDIVISION AND/OR SITE PLAN

I. The following items shall be submitted with a COMPLETED Planning Board Application Form.

1. X **Environmental Assessment Form As Required**

2. X **Proxy Statement**

3. X **Application Fees**

4. X **Completed Checklist (Automatic rejection of application without checklist)**

II. The following checklist items shall be incorporated on the Subdivision Plat or Site Plan prior to consideration of being placed on the Planning Board Agenda. Non-submittal of the checklist will result in application rejection.

1. X **Name and address of applicant**

2. ____ **Name and address of owner (if different from applicant)**

3. X **Subdivision or Site Plan and Location**

4. X **Tax Map Data (Section-Block-Lot)**

5. X **Location map at a scale of 1" = 2,000 ft. or less on a tax map or USCGS map base only with property outlined**

6. X **Zoning table showing what is required in the particular zone and what applicant is proposing. A table is to be provided for each proposed lot**

7. X **Show zoning boundary if any portion of proposed site is within or adjacent to a different zone**

8. X **Date of plan preparation and/or plan revisions**

9. X **Scale the plan is drawn to (Max 1" = 100')**

10. X **North Arrow pointing generally up**

11. X Surveyor,s Certification

12. X Surveyor's seal and signature

13. X Name of adjoining owners

14. X Wetlands and 100 ft. buffer zone with an appropriate note regarding D.E.C. or A.C.O.E. requirements

15. X Flood plain boundaries

16. X Certified sewerage system design and placement by a Licensed Professional Engineer must be shown on plans in accordance with Local Law #1 1989

17. X Metes and bounds of all lots

18. X Name and width of adjacent streets; the road boundary is to be a minimum of 25 ft. from the physical center line of the street

19. X Show existing or proposed easements (note restrictions)

20. X Right-of-way width and Rights of Access and Utility Placement

21. X Road profile and typical section (minimum traveled surface, excluding shoulders, is to be 18 ft. wide)

22. X Lot area (in sq. ft. for each lot less than 2 acres)

23. X Number of lots including residual lot

24. X Show any existing waterways

25. N/A A note stating a road maintenance agreement is to be filed in the County Clerk's Office where applicable

26. N/A Applicable note pertaining to owners review and concurrence with plat together with owner's signature

27. X Show any improvements, i.e. drainage systems, water lines, sewer lines, etc.

28. X Show all existing houses, accessory structures, wells and septic systems on and within 200 ft. of the parcel to be subdivided

29. X Show topographical data with 2 or 5 ft. contours on initial submission

30. X Indicate any reference to a previous subdivision, i.e. filed map number, date and previous lot number

31. N/A If a private road, Town Board approval of name is required, and notes on the plan that no town services will be provided and a street sign (per town specs) is to be furnished and installed

32. X Number of acres to be cleared or timber harvested

33. X Estimated or known cubic yards of material to be excavated and removed from the site

34. X Estimated or known cubic yards of fill required

35. X The amount of grading expected or known to be required to bring the site to readiness

36. N/A Type and amount of site preparation which falls within the 100 ft. buffer strip of wetlands or within the Critical Environmental Area. Please explain in sq. ft. or cubic yards.

37. N/A Any amount of site preparation within a 100 year floodplain or any water course on the site. Please explain in sq. ft. or cubic yards.

38. X List of property owners within 500 feet of all parcels to be developed (see attached statement).

The plan for the proposed subdivision or site has been prepared in accordance with this checklist.

By: _____
Licensed Professional

Date: September 8, 2015

This list is designed to be a guide ONLY. The Town of Newburgh Planning Board may require additional notes or revisions prior to granting approval.

Prepared (insert date):

TOWN OF NEWBURGH

APPLICATION FOR CLEARING AND GRADING

Name of applicant: PDH Realty LLC

Name of owner on premises: PDH Realty LLC

Address of owner: 2525 Route 17M, Goshen NY 10924

Telephone number of owner: 888-3-Hendy

Telephone number of applicant: Same

State whether applicant is owner, lessee, agent, architect, engineer or contractor:

Owner

Location of land on which proposed work will be done:

Route 17K + Mulberry Lane

Section: 95 **Block:** 1 **Lot:** 53 **Sub. Div.:** _____

Zoning District of Property: IB **Size of Lot:** 5.02 Ac

Area of lot to be cleared or graded: 5.02

Proposed completion of date: 12/2016

Name of contractor/agent, if different than owner: _____

Address: _____

Telephone number: _____

Date of Planning Board Approval: _____ **(if required)**

I hereby agree to hold the Town of Newburgh harmless from any claims arising from the proposed activity.

Signature of owner: _____ **Date:** 9/3/15

Signature of applicant (if different than owner): _____

TOWN ACTION:

Examined: _____ **20** _____

Approved: _____ **20** _____

Disapproved: _____ **20** _____

FEE ACKNOWLEDGEMENT

The town of Newburgh Municipal Code sets forth the schedule of fees for applications to the Planning Board. The signing of this application indicates your acknowledgement of responsibility for payment of these fees to the Planning Board for review of this application, including, but not limited to escrow fees for professional services (planner/consultant, engineering, legal), public hearing and site inspection. Applicant's submissions and resubmissions are not complete and will not be considered by the planning board or placed upon its agenda unless all outstanding fees have been paid. Fees incurred after the stamping of plans will remain the responsibility of the applicant prior to approval of a building permit or certificate of occupancy. Fee schedules are available from the Planning Board Secretary and are on the Town's website.

PDH Realty LLC

APPLICANT'S NAME (printed)

APPLICANTS SIGNATURE

9/3/15

DATE

Note: if the property abuts and has access to a County or State Highway or road, the following information must be place on the subdivision map: entrance location, entrance profile, sizing of drainage pipe (minimum length of pipe to be twenty-four (24) feet).

PROXY

(OWNER) Paul Healey, DEPOSES AND SAYS THAT HE/SHE RESIDES AT 6 Pleasant Ridge Run IN THE COUNTY OF Orange AND STATE OF New York AND THAT HE/SHE IS THE OWNER IN FEE OF 95-1-53

WHICH IS THE PREMISES DESCRIBED IN THE FOREGOING APPLICATION AS DESCRIBED THEREIN TO THE TOWN OF NEWBURGH PLANNING BOARD AND JMC + Drake Loeb IS AUTHORIZED TO REPRESENT THEM AT MEETINGS OF SAID BOARD.

DATED: 9/3/15

OWNERS SIGNATURE

Paul Healey
OWNERS NAME (printed)

WITNESS' SIGNATURE

NAMES OF ADDITIONAL REPRESENTATIVES

WITNESS' NAME (printed)

DISCLOSURE ADDENDUM STATEMENT TO APPLICATION, PETITION AND REQUEST

Mindful of the provisions of Section 809 of the General Municipal Law of the State of New York, and of the Penal provisions thereof as well, the undersigned applicant states that no State Officer, Officer or Employee of the Town of Newburgh, or Orange County, has any interest, financial or otherwise, in this application or with, or in the applicant as defined in said Statute, except the following person or persons who is or are represented to have only the following type of interest, in the nature and to the extent hereinafter indicated:

✓ **NONE**

_____ **NAME, ADDRESS, RELATIONSHIP OR INTEREST**
(financial or otherwise)

This disclosure addendum statement is annexed to and made a part of the petition, application and request made by the undersigned applicant to the following Board or Officer of the Town of Newburgh.

_____ **TOWN BOARD**
✓ **PLANNING BOARD**
_____ **ZONING BOARD OF APPEALS**
_____ **ZONING ENFORCEMENT OFFICER**
_____ **BUILDING INSPECTOR**
_____ **OTHER**

9/3/15
DATED

_____
INDIVIDUAL APPLICANT

PDH Realty LLC
CORPORATE OR PARTNERSHIP APPLICANT

BY: _____ member mgr
(Pres.) (Partner) (Vice-Pres.)
(Sec.) (Treas.)

PLANNING BOARD DISCLAIMER STATEMENT
TO APPLICANTS

The applicant is advised that the Town of Newburgh Municipal Code, which contains the Town's Zoning Law, is subject to amendment. Submission of an application to this Board does not grant the applicant any right to continued review under the Code's current standards and requirements. It is possible that the applicant will be required to meet changed standards or new Code requirements made while the application is pending.

An approval by this Board does not constitute permission, nor grant any right to connect to or use municipal services such as sewer, water or roads. It is the applicant's responsibility to apply for and obtain the Town of Newburgh and other agency approvals not within this Board's authority to grant.

The applicant hereby acknowledges, consents, and agrees to the above.

9/3/15
DATED

POH Realty LLC
APPLICANT'S NAME (printed)

Paul Healey
APPLICANT'S SIGNATURE

617.20
Appendix A
State Environmental Quality Review
FULL ENVIRONMENTAL ASSESSMENT FORM

Purpose: The full EAF is designed to help applicants and agencies determine, in an orderly manner, whether a project or action may be significant. The question of whether an action may be significant is not always easy to answer. Frequently, there are aspects of a project that are subjective or unmeasurable. It is also understood that those who determine significance may have little or no formal knowledge of the environment or may not be technically expert in environmental analysis. In addition, many who have knowledge in one particular area may not be aware of the broader concerns affecting the question of significance.

The full EAF is intended to provide a method whereby applicants and agencies can be assured that the determination process has been orderly, comprehensive in nature, yet flexible to allow introduction of information to fit a project or action.

Full EAF Components: The full EAF is comprised of three parts:

Part 1: Provides objective data and information about a given project and its site. By identifying basic project data, it assists a reviewer in the analysis that takes place in Parts 2 and 3.

Part 2: Focuses on identifying the range of possible impacts that may occur from a project or action. It provides guidance as to whether an impact is likely to be considered small to moderate or whether it is a potentially-large impact. The form also identifies whether an impact can be mitigated or reduced.

Part 3: If any impact in Part 2 is identified as potentially-large, then Part 3 is used to evaluate whether or not the impact is actually important.

THIS AREA FOR LEAD AGENCY USE ONLY

DETERMINATION OF SIGNIFICANCE – Type 1 and Unlisted Actions

Identify the Portions of EAF completed for this project: ☒ Part 1 ☐ Part 2 ☐ Part 3

Upon review of the information recorded on this EAF (Parts 1 and 2 and 3 if appropriate), and any other supporting information, and considering both the magnitude and importance of each impact, it is reasonable determined by the lead agency that:

☐ A. The Project will not result in any large and important impact(s) and, therefore, is one which **will not** have a significant impact on the environment, therefore **a negative declaration will be prepared.**

☐ B. Although the project could have a significant effect on the environment, there will not be a significant effect for this Unlisted Action because the mitigation measures described in PART 3 has been required, therefore a **CONDITIONED negative declaration will be prepared.***

☐ C. The project may result in one or more large and important impacts that may have a significant impact on the environment, therefore **a positive declaration will be prepared.**

* A Conditioned Negative Declaration is only valid for Unlisted Actions

Healey Kia
Name of Action

Town of Newburgh Planning Board
Name of Lead Agency

Print or Type Name of Responsible Officer in Lead Agency

Title of Responsible Officer

Signature of Responsible Officer in Lead Agency

Signature of Preparer (if different from responsible officer)

Date

PART 1 - PROJECT INFORMATION
Prepared by Project Sponsor

NOTICE: This document is designed to assist in determining whether the action proposed may have a significant effect on the environment. Please complete the entire Form, Parts A through E. Answers to these questions will be considered as part of the application for approval and may subject to further verification and public review. Provide any additional information you believe will be needed to complete Parts 2 and 3.

It is expected that completion of the full EAF will be dependent on information currently available and will not involve new studies, research or investigation. If information requiring such additional work is unavailable, so indicate and specify each instance.

NAME OF ACTION **Healey Kia**		
LOCATION OF ACTION (Include Street Address, Municipality and County) **114 Route 17K, Town of Newburgh, Orange County**		
NAME OF APPLICANT/SPONSOR **PDH Realty, LLC**		
ADDRESS **2528 Route 17m**		
CITY/PO **Goshen**	STATE **NY**	ZIP CODE **10924**
BUSINESS TELEPHONE **(845) 291-1998**		
NAME OF OWNER (if different) **PDH Realty, LLC**		
ADDRESS **2528 Route 17M**		
CITY/PO **Goshen**	STATE **NY**	ZIP CODE **10924**
BUSINESS TELEPHONE		
DESCRIPTION OF ACTION: **Proposed redevelop of the ±5.02 acre property with a Kia Automobile Dealership consisting of a ±29,748 square foot building containing an automobile showroom/sales area, a vehicle servicing area and associated customer, display and storage parking spaces totaling 263.**		

Please Complete Each Question - Indicate N.A. if not applicable

A. Site Description

Physical setting of overall project, both developed and undeveloped areas.

1. Present land use: ☐ Urban ☐ Industrial ☒ Commercial ☐ Residential (suburban) ☐ Rural (non-farm)
☐ Forest ☐ Agriculture ☐ Other_____

2. Total acreage of project area: **±5.02** acres:

APPROXIMATE ACREAGE	PRESENTLY	AFTER COMPLETION
Meadow or Brushland (Non-agricultural)	**3.82** acres	**0** acres
Forested	**0.62** acres	**0** acres
Agricultural (includes orchards, cropland, pasture, etc.)	**0** acres	**0** acres
Wetland (Freshwater or tidal as per Article 24, 25 of ECL)	**0.05** acres	**0** acres
Water Surface Area	**0.03** acres	**0.03** acres
Unvegetated (Rock, earth or fill)	**0** acres	**0** acres
Roads, Buildings and Other Paved Surfaces	**0.5** acres	**2.96** acres
Other (Indicate type) **Lawn & landscaping**	**0** acres	**2.03** acres

3. What is predominant soil type(s) on project site? **BnB silt loams; MdB gravelly silt loam**
a. Soil drainage ☒ Well drained **95** % of site ☒ Moderately well drained **4** % of site
☒ Poorly drained **1** % of site
b. If any agricultural land is involved, how many acres of soil are classified within soil group 1 through 4 of the NYS Land Classification System? **N/A** acres. (See 1 NYCRR 370)

4. Are there bedrock outcroppings on the project site? ☐ Yes ☒ No
a. What is depth to bedrock? **8±** (in feet)

5. Approximate percentage of proposed project site with slopes: ☒ 0-10% 60 % ☒ 10-15% 35 %
☒ 15% or greater 5 %

6. Is project substantially contiguous to, or contain a building, site, or district, listed on the State or the National Registers of Historic Places? ☐ Yes ☒ No

7. Is project substantially contiguous to a site listed on the Register of National Natural Landmarks? ☐ Yes ☒ No

8. What is the depth of the water table? 2.5+ (in feet)

9. Is site located over a primary, principal or sole source aquifer? ☐ Yes ☒ No

10. Do hunting, fishing or shell fishing opportunities presently exist in the project area? ☐ Yes ☒ No

11. Does project site contain any species of plant or animal life that is identified as threatened or endangered?
☐ Yes ☒ No According to Based on field observation; potential rare plants and rare animals are
Identify each species in vicinity in the area according to the NYSDEC online environmental resource mapper

12. Are there any unique or unusual land forms on the project site? (i.e., cliffs, dunes, other geological formations)
☐ Yes ☒ No Describe N/A

13. Is the project site presently used by the community or neighborhood as an open space or recreation area?
☐ Yes ☒ No If yes, explain N/A

14. Does the present site include scenic views known to be important to the community?
☐ Yes ☒ No

15. Streams within or contiguous to project area: Unnamed Stream
a. Name of Stream and name of River to which it is tributary Silver Stream

16. Lakes, ponds, wetland areas within or contiguous to project area:
a. Name N/A b. Size (In acres) N/A

17. Is the site served by existing public utilities? ☒ Yes ☐ No
a. If Yes, does sufficient capacity exist to allow connection? ☒ Yes ☐ No
b. If yes, will improvements be necessary to allow connection? ☐ Yes ☒ No

18. Is the site located in an agricultural district certified pursuant to Agriculture and Market Law, Article 25-AA Section 303 and 304? ☐ Yes ☒ No

19. Is the site located in or substantially contiguous to a Critical Environmental Area designated pursuant to Article 8 of the ECL, and 6 NYCRR 617? ☐ Yes ☒ No

20. Has the site ever been used for the disposal of solid or hazardous waste? ☐ Yes ☒ No

B. Project Description

1. Physical dimensions and scale of project (fill in dimensions as appropriate)

a. Total contiguous acreage owned or controlled by project sponsor 5.02 acres.
b. Project acreage to be redeveloped 5.02 acres initially; 5.02 acres ultimately.
c. Project acreage to remain undeveloped 0 acres.
d. Length of project, in miles N/A (if appropriate)
e. If the project is an expansion, indicate percent of expansion proposed N/A %
f. Number of off-street parking spaces existing ±12; proposed 263
g. Maximum vehicular trips generated per hour 55 (upon completion of project)?
h. If residential: Number and type of housing units:

	One Family	Two Family	Multiple Family	Condominium
Initially	N/A	N/A	N/A	N/A
Ultimately	N/A	N/A	N/A	N/A

i. Dimensions (in feet) of largest proposed structure 26 height; 91'-2" width; 204'-2" length.
j. Linear feet of frontage along a public thoroughfare project will occupy is? 370 ft.

2. How much natural material (i.e. rock, earth, etc.) will be removed from the site? TBD ton/cubic yards

3. Will disturbed areas be reclaimed? ☒ Yes ☐ No ☐ N.A.

a. If yes, for what intended purpose is the site being reclaimed? Building, parking, landscaping
b. Will topsoil be stockpiled for reclamation? ☒ Yes ☐ No
c. Will upper subsoil be stockpiled for reclamation? ☒ Yes ☐ No

4. How many acres of vegetation (trees, shrubs, ground covers) will be removed from site? 4.5 acres.

5. Will any mature forest (over 100 years old) or other locally-important vegetation be removed by this project?
☐Yes ☒ No

6. If single phased project: Anticipated period of construction 12-15 months, (including demolition).

7. If multi-phased:

   a. Total number of phases anticipated N/A (number).

   b. Anticipated date of commencement phase 1 N/A month N/A year, (including demolition).

   c. Approximate completion date of final phase N/A month N/A year.

   d. Is phase 1 functionally dependent on subsequent phases? ☐ Yes ☐ No N/A

8. Will blasting occur during construction? ☐ Yes ☒ No

9. Number of jobs generated: during construction 60; after project is complete 30-40.

10. Number of jobs eliminated by this project 0

11. Will project require relocation of any projects or facilities? ☐ Yes ☒ No If yes, explain N/A

12. Is surface liquid waste disposal involved? ☐ Yes ☒ No

   a. If yes, indicate type of waste (sewage, industrial, etc.) and amount N/A

   b. Name of water body into which effluent will be discharged N/A

13. Is subsurface liquid waste disposal involved? ☐ Yes ☒ No Type N/A

14. Will surface area of an existing water body increase or decrease by proposal? ☐ Yes ☒ No
If yes, explain N/A

15. Is project or any portion of project located in a 100 year flood plain? ☐ Yes ☒ No

16. Will the project generate solid waste? ☒ Yes ☐ No

   a. If yes, what is the amount per month 2-3 tons

   b. If yes, will an existing solid waste facility be used? ☒ Yes ☐ No

   c. If yes, give name **Orange County Transfer** location Newburgh, NY

   d. Will any waste **not** go into a sewage disposal system or into a sanitary landfill? ☐ Yes ☒ No

   e. If Yes, explain N/A

17. Will the project involve the disposal of solid waste? ☐ Yes ☒ No

   a. If yes, what is the anticipated rate of disposal? N/A tons/month.

   b. If yes, what is the anticipated site life? N/A years.

18. Will project use herbicides or pesticides? ☒ Yes ☐ No

19. Will project routinely produce odors (more than one hour per day?) ☐ Yes ☒ No

20. Will project produce operating noise exceeding the local ambient noise levels? ☐ Yes ☒ No

21. Will project result in an increase in energy use? ☒ Yes ☐ No

   If yes, indicate type(s) Electricity and natural gas

22. If water supply is from wells, indicate pumping capacity N/A gallons/minute.

23. Total anticipated water usage per day ±2,000 gallons/day.

24. Does project involve Local, State or Federal funding? ☐ Yes ☒ No

   If yes, explain N/A

25. **Approvals Required:**

		Type	Submittal Date
City, Town, Village Board	☐ Yes ☒ No		
City, **Town**, Village **Planning Board**	☒ Yes ☐ No	**Amended Site Plan**	9/2015
City, Town, Zoning Board	☐ Yes ☒ No		
City, **County Health Department**	☒ Yes ☐ No	**Water Connection**	9/13
Other Local Agencies (Town Water)	☒ Yes ☐ No	**Water Connection**	TBD
Other Regional Agencies (County Planning)	☒ Yes ☐ No[1]	**Site Plan**	TBD
State Agencies (NYSDOT)	☒ Yes ☐ No	**Curb Cut; Signal Modification; Hwy. Work Permit**	04/22/2014
Federal Agencies (FAA)	☒Yes ☐No	**Determination of Hazard**	Issued 07/06/2015
(ACOE)	☐Yes ☒No		

[1] **Referal**

C. Zoning and Planning Information **Hwy. Work Permit**

1. Does proposed action involve a planning or zoning decision? ☒ Yes ☐ No
   If yes, indicate decision required:
   ☐ zoning amendment ☐zoning variance ☐ special use permit ☐ subdivision ☐ site plan
   ☐ new/revision of master plan ☐ resource management plan ☒ other Amended Site Plan
2. What is the zoning classification(s) of the site? **IB "Interchange Business District"**
3. What is the maximum potential development of the site if developed as permitted by the present zoning?
   Maximum building coverage 40% = ±85,000 s.f.
4. What is the proposed zoning of the site? **N/A**
5. What is the maximum potential development of the site if developed as permitted by the proposed zoning?
   N/A
6. Is the proposed action consistent with the recommended uses in adopted local land use plans? ☒ Yes ☐ No
7. What are the predominant land use(s) and zoning classification within a 1/4 mile radius of proposed action?
   IB-Business; R1, R2 Residential
8. Is the proposed action compatible with adjoining/surrounding land uses within a 1/4 mile? ☒ Yes ☐ No
9. If the proposed action is the subdivision of land, how many lots are proposed? **N/A**
   a. What is the minimum lot size proposed? **N/A**
10. Will proposed action require any authorization(s) for the formation of sewer or water districts? ☐ Yes ☒ No
11. Will the proposed action create a demand for any community provided services (recreation, education, police, fire protection)? ☒ Yes ☐ No
    a. If yes, is existing capacity sufficient to handle projected demand? ☒ Yes ☐ No
12. Will the proposed action result in the generation of traffic significantly above present levels? ☐ Yes ☒ No
    a. If yes, is the existing road network adequate to handle the additional traffic? ☐Yes ☐ No

D. Informational Details

Attach any additional information as may be needed to clarify your project. If there are or may be any adverse impacts associated with your proposal, please discuss such impacts and the measures which you propose to mitigate or avoid them.

E. Verification

I certify that the information provided above is true to the best of my knowledge.

Applicant/Sponsor Name JMC Planning Engineering Landscape Architecture & Land Surveying, PLLC **Date** 9/4/15

Signature _____ **Title** Project Manager

If the action is in the Coastal Area, and you are a state agency, complete the Coastal Assessment Form before proceeding with this assessment.

Part 2-PROJECT IMPACTS AND THEIR MAGNITUDE
Responsibility of Lead Agency

General Information (Read Carefully)

- In completing the form the reviewer should be guided by the question: Have my responses and determinations been **reasonable**? The reviewer is not expected to be an expert environmental analyst.
- The **Examples** provided are to assist the reviewer by showing types of impacts and wherever possible the threshold of magnitude that would trigger a response in column 2. The examples are generally applicable throughout the State and for most situations. But, for any specific project or site other examples and/or lower thresholds may be appropriate for a Potential Large Impact response, thus requiring evaluation in Part 3.
- The impacts of each project, on each site, in each locality, will vary. Therefore, the examples are illustrative and have been offered as guidance. They do not constitute an exhaustive list of impacts and thresholds to answer each question.
- The number of examples per question does not indicate the importance of each question.
- In identifying impacts, consider long term and cumulative effects.

Instructions (Read carefully)

a. Answer each of the 20 questions in PART 2. Answer **Yes** if there will be **any** impact.

b. **Maybe** answers should be considered as **Yes** answers.

c. If answering yes to a question then check the appropriate box (column 1 or 2) to indicate the potential size of the impact. If impact threshold equals or exceeds any example provided, check column 2. If impact will occur but threshold is lower than example, check column 1.

d. Identify that an impact will be potentially large (column 2) does not mean that it is also necessarily **significant**. Any large impact must be evaluated in Part 3 to determine significance. Identifying an impact in column 2 simply asks that it be looked at further.

e. If reviewer has doubt about size of the impact then consider the impact as potentially large and proceed to PART 3.

e. If a potentially large impact checked in column 2 can be mitigated by change(s) in the project to a small to moderate impact, also check the **Yes** box in column 3. A **No** response indicates that such a reduction is not possible. This must be explained in Part 3.

IMPACT ON LAND	1 Small to Moderate Impact	2 Potential Large Impact	3 Can Impact Be Mitigated By Project Change
1 Will the proposed action result in a physical change to the project site? ☐ NO ☐ YES			
Examples that would apply to column 2			
• Any construction on slopes of 15% or greater, (15 foot rise per 100 foot of length), or where the general slopes in the project area exceed 10%.	☐	☐	☐YES ☐ NO
• Construction on land where the depth to the water table is less than 3 feet.	☐	☐	☐YES ☐ NO
• Construction of paved parking area for 1,000 or more vehicles.	☐	☐	☐YES ☐ NO
• Construction on land where bedrock is exposed or generally within 3 feet of existing ground surface.	☐	☐	☐YES ☐ NO
• Construction that will continue for more than 1 year or involve more than one phase or stage.	☐	☐	☐YES ☐ NO
• Excavation for mining purposes that would remove more than 1,000 tons of natural material (i.e., rock or soil) per year.	☐	☐	☐YES ☐ NO
• Construction or expansion of a sanitary landfill.	☐	☐	☐YES ☐ NO
• Construction in a designated floodway.	☐	☐	☐YES ☐ NO
• Other impacts _____	☐	☐	☐YES ☐ NO
2 Will there be an effect to any unique or unusual land forms found on the site? (i.e., cliffs, dunes, geological formations, etc.) ☐ NO ☐ YES			
• Specific land forms:_____	☐	☐	☐YES ☐ NO

IMPACT ON WATER

	1 Small to Moderate Impact	2 Potential Large Impact	3 Can Impact Be Mitigated By Project Change
3 Will proposed action affect body designated as protected? (Under Articles 15,24,25 of the Environmental Conservation Law, ECL) ☐ NO ☐ YES			
Examples that would apply to column 2			
• Developable area of site contains a protected water body.	☐	☐	☐YES ☐ NO
• Dredging more than 100 cubic yards of material from channel of a protected stream.	☐	☐	☐YES ☐ NO
• Extension of utility distribution facilities through a protected water body.	☐	☐	☐YES ☐ NO
• Construction in a designated freshwater or tidal wetland.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
4 Will proposed action affect any non-protected existing or new body. of water? ☐ NO ☐ YES			
Examples that would apply to column 2			
• A 10% increase or decrease in the surface area of any body of water or more than a 10 acre increase or decrease.	☐	☐	☐YES ☐ NO
• Construction of a body of water that exceeds 10 acres of surface area.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
5 Will Proposed Action affect surface or groundwater quality or quantity? ☐ NO ☐ YES			
Examples that would apply to column 2			
• Proposed Action will require a discharge permit.	☐	☐	☐YES ☐ NO
• Proposed Action requires use of a source of water that does not have approval to serve proposed (project) action.	☐	☐	☐YES ☐ NO
• Proposed Action requires water supply from wells with greater than 45 gallons per minute pumping capacity.	☐	☐	☐YES ☐ NO
• Construction or operation causing any contamination of a water supply system.	☐	☐	☐YES ☐ NO
• Proposed Action will adversely affect groundwater.	☐	☐	☐YES ☐ NO
• Liquid effluent will be conveyed off the site to facilities which presently do not exist or have inadequate capacity.	☐	☐	☐YES ☐ NO
• Proposed Action would use water in excess of 20,000 gallons per day.	☐	☐	☐YES ☐ NO
• Proposed Action will likely cause siltation or other discharge into an existing body of water to the extent that there will be an obvious visual contrast to natural conditions.	☐	☐	☐YES ☐ NO
• Proposed Action will require the storage of petroleum or chemical products greater than 1,100 gallons.	☐	☐	☐YES ☐ NO
• Proposed Action will allow residential uses in areas without water and/or sewer services.	☐	☐	☐YES ☐ NO
• Proposed Action locates commercial and/or industrial uses which may require new or expansion of existing waste treatment and/or storage facilities.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
6 Will proposed action alter drainage flow or patterns, or surface water runoff? ☐ NO ☐ YES			
Examples that would apply to column 2			
• Proposed Action would change flood water flows.	☐	☐	☐YES ☐ NO
• Proposed Action may cause substantial erosion.	☐	☐	☐YES ☐ NO
• Proposed Action is incompatible with existing drainage patterns.	☐	☐	☐YES ☐ NO
• Proposed Action will allow development in a designated floodway.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO

	1 Small to Moderate Impact	2 Potential Large Impact	3 Can Impact Be Mitigated By Project Change
IMPACT ON AIR			
7 Will proposed action affect air quality? ☐ NO ☐ YES			
Examples that would apply to column 2			
• Proposed Action will induce 1,000 or more vehicle trips in any given hour.	☐	☐	☐YES ☐ NO
• Proposed Action will result in the incineration of more than 1 ton of refuse per hour.	☐	☐	☐YES ☐ NO
• Emission rate of total contaminants will exceed 5 lbs. per hour or a heat source producing more than 10 million BTU's per hour.	☐	☐	☐]YES ☐ NO
• Proposed action will allow an increase in the amount of land committed to industrial use.	☐	☐	☐YES ☐ NO
• Proposed action will allow an increase in the density of industrial development within existing industrial areas.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
IMPACT ON PLANTS AND ANIMALS			
8 Will Proposed Action affect any threatened or endangered species? ☐ NO ☐ YES			
Examples that would apply to column 2			
• Reduction of one or more species listed on the New York or Federal list, using the site, over or near site or found on the site.	☐	☐	☐YES ☐ NO
• Removal of any portion of a critical or significant wildlife habitat.	☐	☐	☐YES ☐ NO
• Application of pesticide or herbicide more than twice a year, other than for agricultural purposes.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
9 Will Proposed Action substantially affect non-threatened or non-endangered species? ☐ NO ☐ YES			
Examples that would apply to column 2			
• Proposed Action would substantially interfere with any resident or migratory fish, shellfish or wildlife species.	☐	☐	☐YES ☐ NO
• Proposed Action requires the removal of more than 10 acres of mature forest (over 100 years of age) or other locally important vegetation.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
IMPACT ON AGRICULTURAL LAND RESOURCES			
10 Will the Proposed Action affect agricultural land resources? ☐ NO ☐ YES			
Examples that would apply to column 2			
• The proposed action would sever, cross or limit access to agricultural land (includes cropland, hayfields, pasture, vineyard, orchard, etc.	☐	☐	☐YES ☐ NO
• Construction activity would excavate or compact the soil profile of agricultural land.	☐	☐	☐YES ☐ NO
• The proposed action would irreversibly convert more than 10 acres of agricultural land or, if located in an Agricultural District, more than 2.5 acres of agricultural land.	☐	☐	☐YES ☐ NO
• The proposed action would disrupt or prevent installation of agricultural land management systems (e.g., subsurface drain lines, outlet ditches, strip cropping); or create a need for such measures (e.g. cause a farm field to drain poorly due to increased runoff)	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO

	1 Small to Moderate Impact	2 Potential Large Impact	3 Can Impact Be Mitigated By Project Change
IMPACT ON AESTHETIC RESOURCES			
11 Will proposed action affect aesthetic resources? ☐ NO ☐ YES (If necessary, use the Visual EAF Addendum in Section 617.20, Appendix B.)			
Examples that would apply to column 2			
• Proposed land uses, or project components obviously different from or in sharp contrast to current surrounding land use patterns, whether man-made or natural.	☐	☐	☐YES ☐NO
• Proposed land uses, or project components visible to users of aesthetic resources which will eliminate or significantly reduce their enjoyment of the aesthetic qualities of that resource.	☐	☐	☐YES ☐ NO
• Project Components that will result in the elimination or significant screening of scenic views known to be important to the area.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
IMPACT ON HISTORIC AND ARCHAEOLOGICAL RESOURCES			
12 Will Proposed Action impact any site or structure of historic, pre-historic or paleontological importance? ☐ NO ☐ YES			
Examples that would apply to column 2			
• Proposed Action occurring wholly or partially within or substantially contiguous to any facility or site listed on the State or National Register of historic places.	☐	☐	☐YES ☐ NO
• Any impact to an archaeological site or fossil bed located within the project site.	☐	☐	☐YES ☐ NO
• Proposed Action will occur in an area designated as sensitive for archaeological sites on the NYS Site Inventory.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
IMPACT ON OPEN SPACE AND RECREATION			
13 Will Proposed Action affect the quantity or quality of existing or future open spaces or recreational opportunities?			
Examples that would apply to column 2 ☐ NO ☐ YES			
• The permanent foreclosure of a future recreational opportunity.	☐	☐	☐YES ☐ NO
• A major reduction of an open space important to the community.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
IMPACT ON CRITICAL ENVIRONMENTAL AREAS			
14 Will Proposed Action impact the exceptional or unique characteristics of a critical environmental area (CEA) established pursuant to subdivision 6 NYCRR 617.14(g)? ☐ NO ☐ YES			
List the environmental characteristics that caused the designation of the CEA.			
_____			
_____			
_____			
_____			
_____			
_____			
Examples that would apply to column 2			
• Proposed Action to locate within the CEA?	☐	☐	☐YES ☐ NO
• Proposed Action will result in a reduction in the quantity of the resource?	☐	☐	☐YES ☐ NO
• Proposed Action will result in a reduction in the quality of the resource?	☐	☐	☐YES ☐ NO
• Proposed Action will impact the use, function or enjoyment of the resource?	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
_____			

	1 Small to Moderate Impact	2 Potential Large Impact	3 Can Impact Be Mitigated By Project Change
IMPACT ON TRANSPORTATION			
15 Will there be an effect to existing transportation systems? ☐ NO ☐ YES			
Examples that would apply to column 2			
• Alteration of present patterns of movement of people and/or goods.	☐	☐	☐YES ☐ NO
• Proposed Action will result in major traffic problems.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO
IMPACT ON ENERGY			
16 Will proposed action affect the community's sources of fuel or energy supply? ☐ NO ☐ YES	☐	☐	☐YES ☐ NO
Examples that would apply to column 2			
• Proposed Action will cause a greater than 5% increase in the use of any form of energy in the municipality.	☐	☐	☐YES ☐ NO
• Proposed Action will require the creation or extension of an energy transmission or supply system to serve more than 50 single or two family residences or to serve a major commercial or industrial use.	☐	☐	☐YES ☐ NO
• Other impacts:_____			
NOISE AND ODOR IMPACTS			
17 Will there be objectionable odors, noise, or vibration as a result of the Proposed Action? ☐ NO ☐ YES	☐	☐	☐YES ☐ NO
Examples that would apply to column 2			
• Blasting within 1,500 feet of a hospital, school or other sensitive facility.	☐	☐	☐YES ☐ NO
• Odors will occur routinely (more than one hour per day).	☐	☐	☐YES ☐ NO
• Proposed Action will produce operating noise exceeding the local ambient noise levels for noise outside of structures.	☐	☐	☐YES ☐ NO
• Proposed Action will remove natural barriers that would act as a noise screen.	☐	☐	☐YES ☐ NO
• Other impacts:_____			
IMPACT ON PUBLIC HEALTH			
18 Will Proposed Action affect public health and safety? ☐ NO ☐ YES	☐	☐	☐YES ☐ NO
Examples that would apply to column 2			
• Proposed Action may cause a risk of explosion or release of hazardous substances (i.e. oil, pesticides, chemicals, radiation, etc.) in the event of accident or upset conditions, or there may be a chronic low level discharge or emission.	☐	☐	☐YES ☐ NO
• Proposed Action may result in the burial of "hazardous wastes" in any form (i.e. toxic, poisonous, highly reactive, radioactive, irritating, infectious, etc.)	☐	☐	☐YES ☐ NO
• Storage facilities for one million or more gallons of liquefied natural gas or other flammable liquids.	☐	☐	☐YES ☐ NO
• Proposed action may result in the excavation or other disturbance within 2,000 feet of a site used for the disposal of solid or hazardous waste.	☐	☐	☐YES ☐ NO
• Other impacts:_____			
IMPACT ON GROWTH AND CHARACTER OF COMMUNITY OR NEIGHBORHOOD			
19 Will Proposed Action affect the character of the existing community? ☐ NO ☐ YES			
Examples that would apply to column 2			
• The permanent population of the city, town or village in which the project is located is likely to grow by more than 5%.	☐	☐	☐YES ☐ NO
• The municipal budget for capital expenditures or operating services will increase by more than 5% per year as a result of this project.	☐	☐	☐YES ☐ NO
• Proposed action will conflict with officially adopted plans or goals.	☐	☐	☐YES ☐ NO
• Proposed action will cause a change in the density of land use.	☐	☐	☐YES ☐ NO
• Proposed Action will replace or eliminate existing facilities, structures or areas of historic importance to the community.	☐	☐	☐YES ☐ NO
• Development will create a demand for additional community services (e.g. schools, police and fire, etc.).	☐	☐	☐YES ☐ NO
• Proposed Action will set an important precedent for future projects.	☐	☐	☐YES ☐ NO
• Proposed Action will create or eliminate employment.	☐	☐	☐YES ☐ NO
• Other impacts:_____	☐	☐	☐YES ☐ NO

20 Is there, or is there likely to be, public controversy related to potential adverse environmental impacts? ☐ NO ☐ YES

If Any Action in Part 2 Is Identified as a Potential Large Impact or If You Cannot Determine the Magnitude of Impact, Proceed to Part 3

Part 3 - EVALUATION OF THE IMPORTANCE OF IMPACTS

Responsibility of Lead Agency

Part 3 must be prepared if one or more impact(s) is considered to be potentially large, even if the impact(s) may be mitigated.

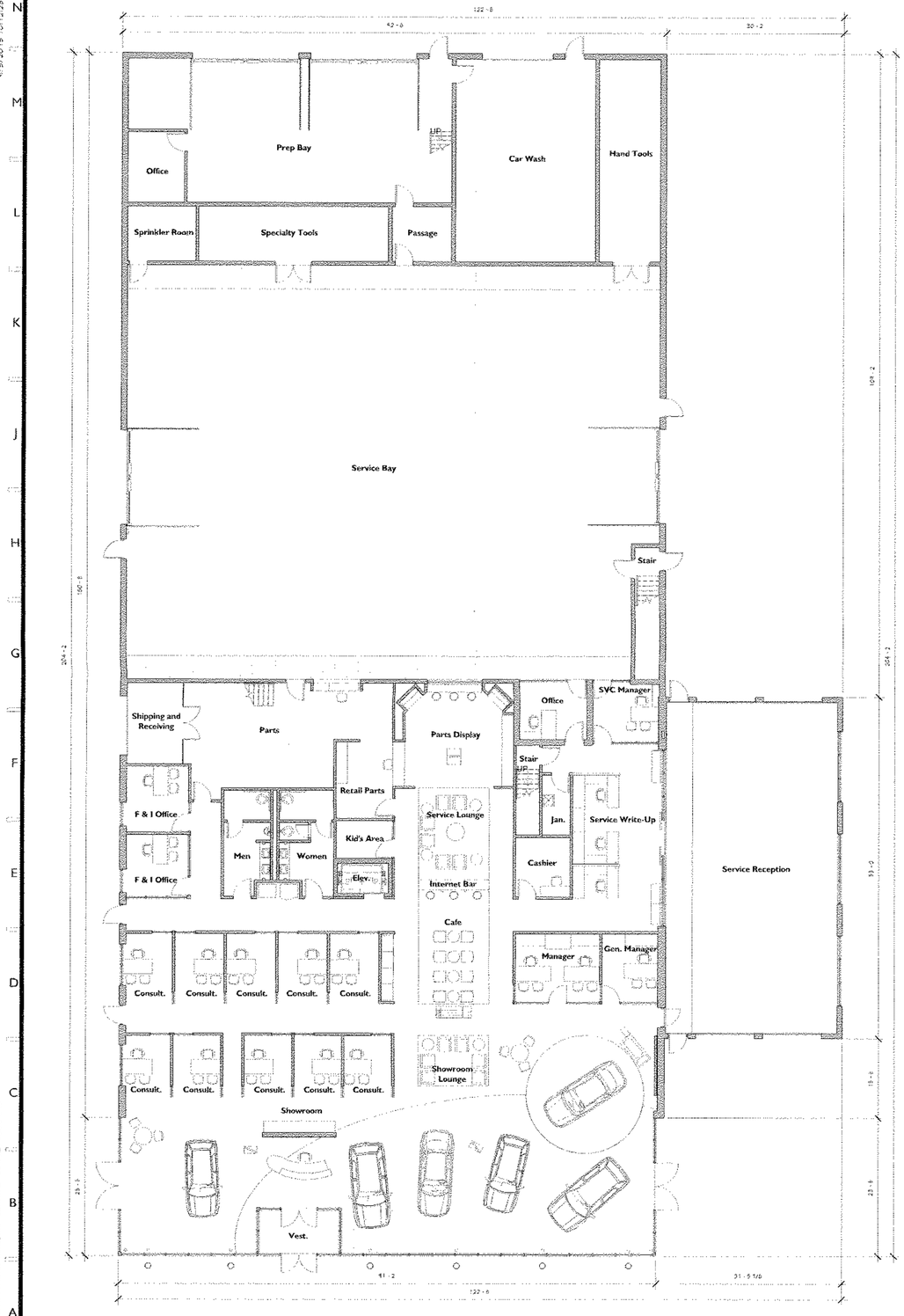
Instructions (If you need more space, attach additional sheets)

Discuss the following for each impact identified in Column 2 of Part 2:

1. Briefly describe the impact.
2. Describe (if applicable) how the impact could be mitigated or reduced to a small to moderate impact by project change(s).
3. Based on the information available, decide if it is reasonable to conclude that this impact is important.

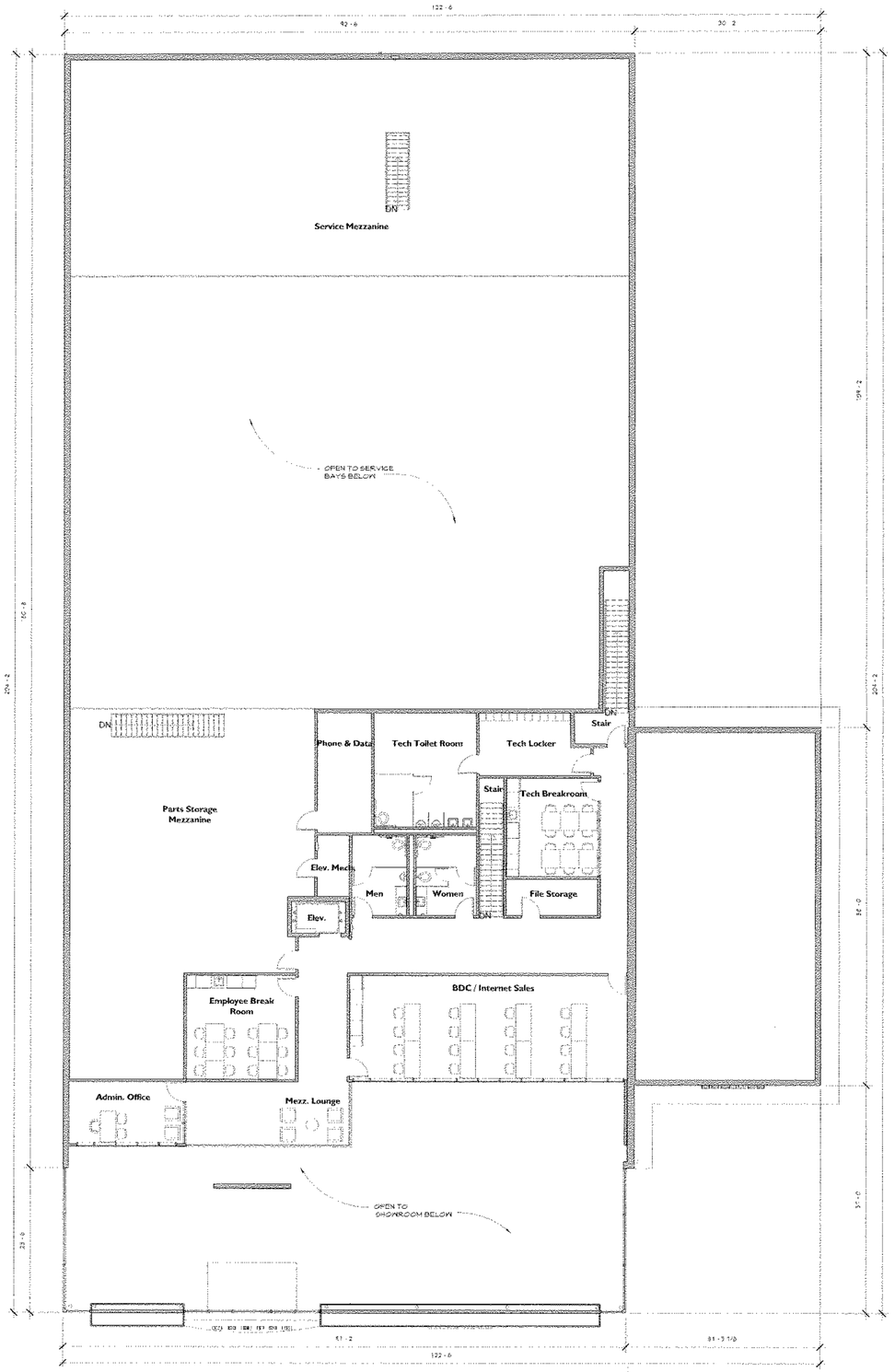
To answer the question of importance, consider:

- The probability of the impact occurring
- The duration of the impact
- Its irreversibility, including permanently lost resources of value
- Whether the impact can or will be controlled
- The regional consequence of the impact
- Its potential divergence from local needs and goals
- Whether known objections to the project relate to this impact.



1 First Floor Plan

3/32" = 1'-0" A2



2 Second Floor Plan

3/32" = 1'-0" A2

SYVERTSEN RIGOSU Architects, PLLC
Six Chelsea Place
Clifton Park, NY 12065
Tel 518.348.1151
www.SArch3d.com
ARCHITECT

New Showroom

Healey Kia

114 Route 17K
Newburgh, New York 12550

PROJECT INFORMATION

851 15 001

REGISTERED ARCHITECT KENNETH D. SYVERTSEN 024637 STATE OF NEW YORK

ISSUED FOR | DATE
- | 9/3/15

Revision Schedule

#	Description	Date

New Showroom

Healey Kia

114 Route 17K
Newburgh, New York 12550

SCALE 3/32" = 1'-0"
DRAWN BY CRM

Floor Plans

SHEET TITLE

A1

SHEET NUMBER

Planning Board Project No. 15-25

6/3/2015 10:12:28 AM

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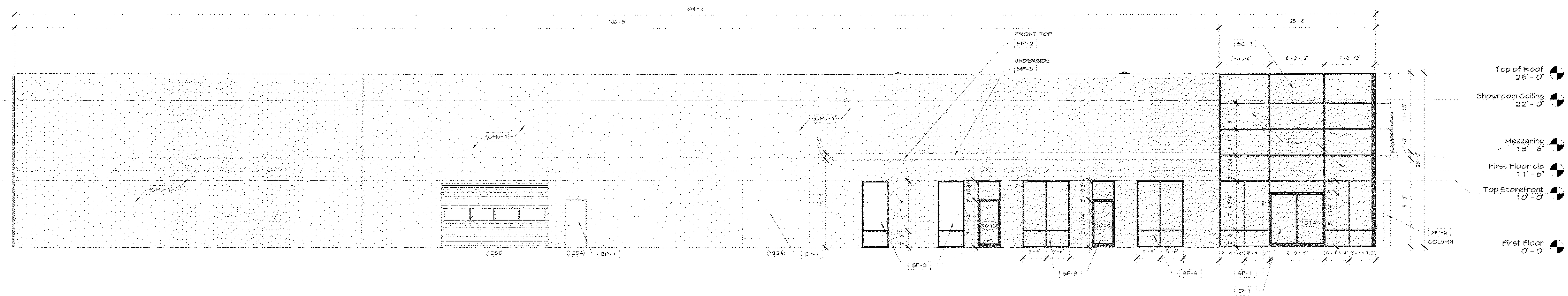
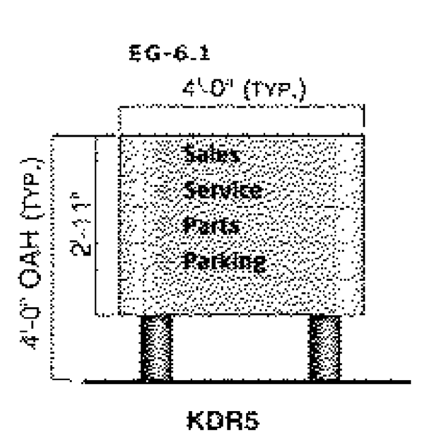
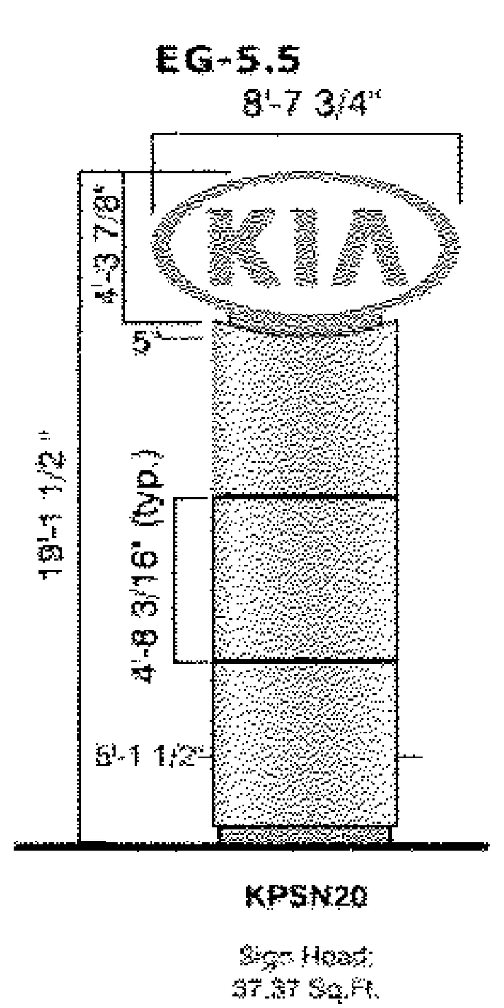


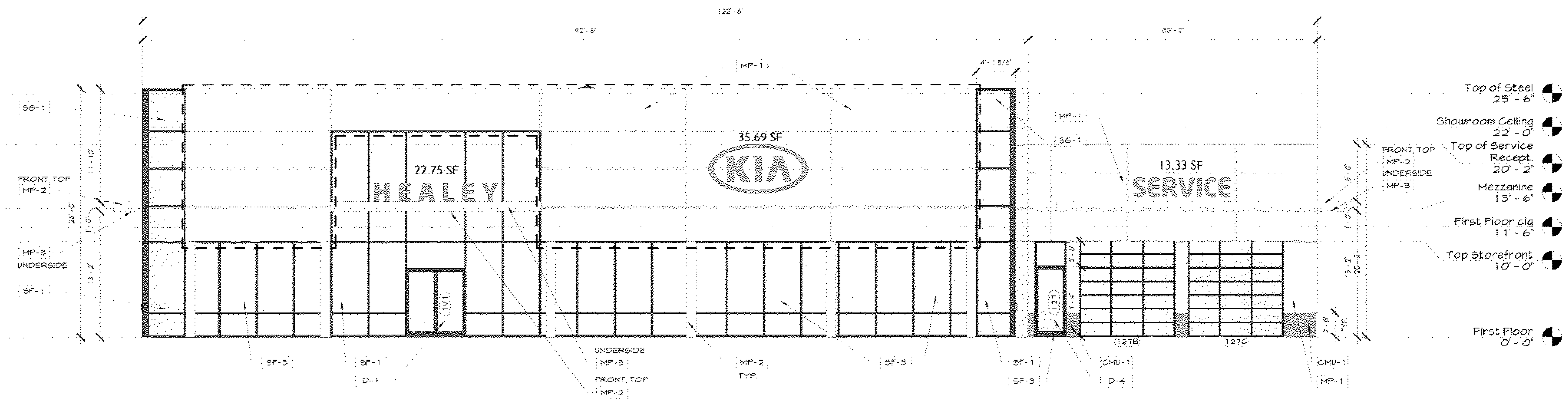
2 West Elevation
1/8" = 1'-0" A101

DIRECTIONAL



PYLON





1 South Elevation
1/8" = 1'-0" A101

Exterior Finish Schedule

Discipline	Keynote Number	Description
CONCRETE MASONRY UNIT	CMU-1	ANCHOR CONCRETE PRODUCTS (OLDCASTLE ARCHITECTURAL BRAND) - ANCHOR SPLIT FACE BLOCK - L-15. USE WITH LIHIGH MASONRY CEMENT, COLOR L-15. 8" x 16" STANDARD SPLIT FACE BLOCK, NO RIBBING. (CONTACT: STEVEN EASTER - ANCHOR CONCRETE - 908.415.8445)
EXTERIOR GLAZING	GL-1	PPG INDUSTRIES - PPG SOLARBAN 60 CLEAR. VISIBLE TRANSMITTANCE - 70% (CONTACT: BOB SCHROCK - PPG INDUSTRIES - 518.543.2555)
EXTERIOR METAL PANEL	MP-1	ALPOLIC DRY JOINT SYSTEM. 4MMSAW SAW WHITE. 50/62" W x 196" L. (CONTACT: DAVID J. KEARNET - ALPOLIC 757.382.5724)
EXTERIOR METAL PANEL	MP-2	ALPOLIC DRY JOINT SYSTEM. 4MMOPT MICA PLATINUM. 50 / 62" W x 148 / 196" L. (CONTACT: DAVID J. KEARNET - ALPOLIC 757.382.5724)
EXTERIOR METAL PANEL	MP-3	ALPOLIC DRY JOINT SYSTEM. 4MMRON RON RED. 50" W x 196" L. 62" W x 193" L. (CONTACT: DAVID J. KEARNET - ALPOLIC 757.382.5724)
EXTERIOR PAINT	EP-1	BENJAMIN MOORE - SUPER SPEC HP DTM ACRYLIC LOW LUSTER P25. EXTERIOR RM CHARCOAL SLATE. (CONTACT: JASON WALKER - BENJAMIN MOORE - 773.547.8698)
EXTERIOR STOREFRONT	SF-1	KAWNEER - 1600 CURTAIN WALL SYSTEM 1. ANODIZED BLACK FINISH #29.
EXTERIOR STOREFRONT	SF-3	KAWNEER - 451T THERMAL STOREFRONT FRAMING SYSTEM. ANODIZED BLACK FINISH #29.
SPANDREL GLASS	SG-1	TRULITE GLASS & ALUMINUM SOLUTIONS - IDG OPACI-COTE - 300. COLOR #3 - 820 GREY. (CONTACT: SCOTT BAYS - TRULITE GLASS - 317.728.8513)
STOREFRONT DOOR	D-1	KAWNEER - 190 NARROW STILE, CENTER HUNG DOOR. #29 BLACK FINISH. PAIR 3070 AT MAIN ENTRY. PAIR 4080 AT VEHICLE ACCESS.
STOREFRONT DOOR	D-4	KAWNEER - 190 NARROW STILE, CENTER HUNG DOOR. #29 BLACK FINISH. 3070.

PROPOSED SIGNAGE

TOTAL STREET FRONTAGE = 372.8
ALLOWABLE SIGNAGE SF = 186.4

"HEALEY"	= 35.0 x .65	= 22.75 [SF]
"KIA"	= 54.9 x .65	= 35.69 [SF]
"SERVICE"	= 20.5 x .65	= 13.33 [SF]
DIRECTIONAL	= 11.67 x 2	= 23.34 [SF]
PYLON	= 37.7 x 2	= 75.40 [SF]

TOTAL PROPOSED SIGNAGE = 170.51 [SF]

PROPOSED (175.51 SF) < ALLOWED (186.4 SF)

SYVERTSEN RIGOSU Architects, PLLC
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Clifton Park, NY 12065
Tel 518.348.1151
www.SArch3d.com
ARCHITECT

KIA

New Showroom

Healey Kia

114 Route 17K
Newburgh, New York 12550

PROJECT INFORMATION

851 15 001

ISSUED FOR DATE 9/3/15

Revision Schedule

#	Description	Date

New Showroom

Healey Kia

114 Route 17K
Newburgh, New York 12550

SCALE 1/8" = 1'-0"
DRAWN BY CRM

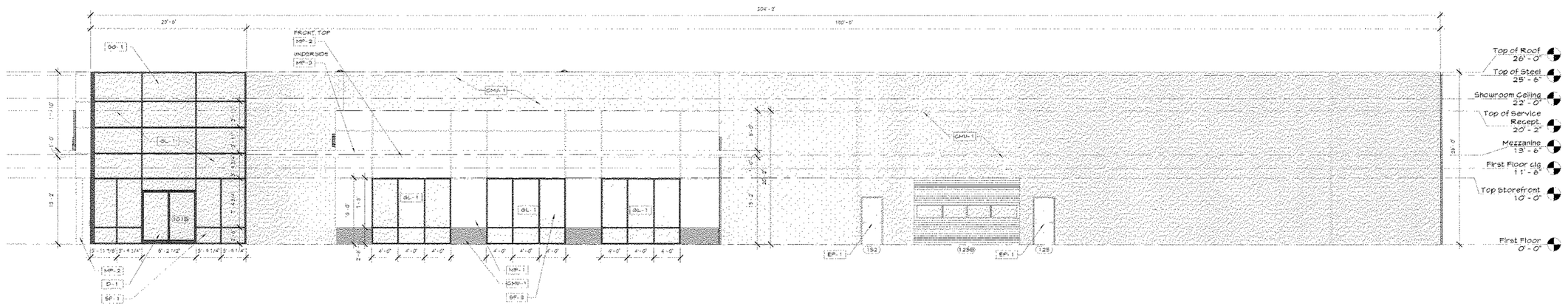
Exterior Elevations - West and South

SHEET TITLE

A2

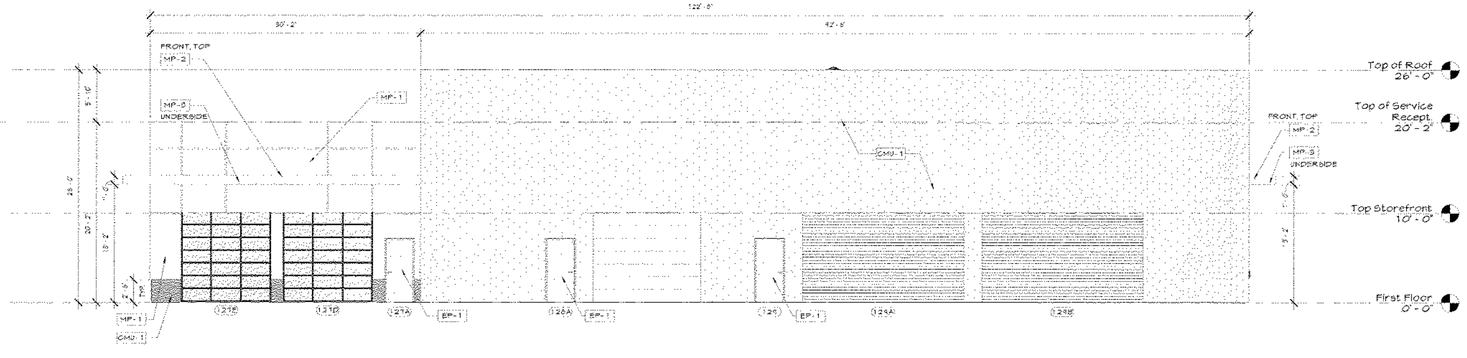
SHEET NUMBER

Planning Board Project No. 15-25



2 East Elevation

1/8" = 1'-0" A101



1 North Elevation

1/8" = 1'-0" A101

Exterior Finish Schedule

Discipline	Keynote Number	Description
CONCRETE MASONRY UNIT	CMU-1	ANCHOR CONCRETE PRODUCTS (OLDCASTLE ARCHITECTURAL BRAND) - ANCHOR SPLIT FACE BLOCK - L-15, USE WITH LEHIGH MASONRY CEMENT, COLOR L-15, 8" x 16" STANDARD SPLIT FACE BLOCK, NO KERBING (CONTACT: STEVEN EASTEX - ANCHOR CONCRETE - 908.419.8448)
EXTERIOR GLAZING	GL-1	PPG INDUSTRIES - PPG SOLARBAN 60 CLEAR, VISIBLE TRANSMITTANCE - 70% (CONTACT: BOB SCHROCK - PPG INDUSTRIES - 513.543.2555)
EXTERIOR METAL PANEL	MP-1	ALPOLIC DRY JOINT SYSTEM, ANMBGAN SAW WHITE, 50"/62"W x 146"L (CONTACT: DAVID J KEARNEY - ALPOLIC 757.382.5724)
EXTERIOR METAL PANEL	MP-2	ALPOLIC DRY JOINT SYSTEM, ANMORT MICA PLATINUM, 50"/62"W x 146"/146"L, (CONTACT: DAVID J KEARNEY - ALPOLIC 757.382.5724)
EXTERIOR METAL PANEL	MP-3	ALPOLIC DRY JOINT SYSTEM, ANMIRON RON RED, 50"/W x 146"L, 62"W x 183"L, (CONTACT: DAVID J KEARNEY - ALPOLIC 757.382.5124)
EXTERIOR PAINT	EP-1	BENJAMIN MOORE - SUPER SPEC HP DTM ACRYLIC LOW LUSTER #29, EXTERIOR RM CHARCOAL SLATE, (CONTACT: JASON WALKER - BENJAMIN MOORE - 773.547.0698)
EXTERIOR STOREFRONT	SF-1	KAWNEER - 1600 CURTAIN WALL SYSTEM 1, ANODIZED BLACK FINISH #29,
EXTERIOR STOREFRONT	SF-3	KAWNEER - 451T THERMAL STOREFRONT FRAMING SYSTEM, ANODIZED BLACK FINISH #29,
SPANDREL GLASS	SG-1	TRULITE GLASS & ALUMINUM SOLUTIONS - IGC OPACI-COTE - 3000, COLOR #3 - 830 GREY, (CONTACT: SCOTT BAYS - TRULITE GLASS - 317.728.5913)
STOREFRONT DOOR	D-1	KAWNEER - 190 NARROW STILE, CENTER HUNG DOOR #29 BLACK FINISH, PAIR 3070 AT MAIN ENTRY, PAIR 4080 AT VEHICLE ACCESS,
STOREFRONT DOOR	D-4	KAWNEER - 190 NARROW STILE, CENTER HUNG DOOR #29 BLACK FINISH, 3070

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ARCHITECT

KIA

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PROJECT INFORMATION

851 15 001

024633 REGISTERED ARCHITECT STATE OF NEW YORK

ISSUED FOR	DATE
	9/3/15

Revision Schedule

#	Description	Date

New Showroom

Healey Kia

114 Route 17K
Newburgh, New York 12550

SCALE 1/8" = 1'-0"
DRAWN BY CRM

Exterior Elevations - East and North

SHEET TITLE

A3

SHEET NUMBER

Planning Board Project No. 15-25

AMENDED SITE PLAN APPROVAL DRAWINGS
HEALEY KIA (TOWN PROJ. No. 15-25)
SECTION 95, BLOCK 1, LOT 53
ORANGE COUNTY
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

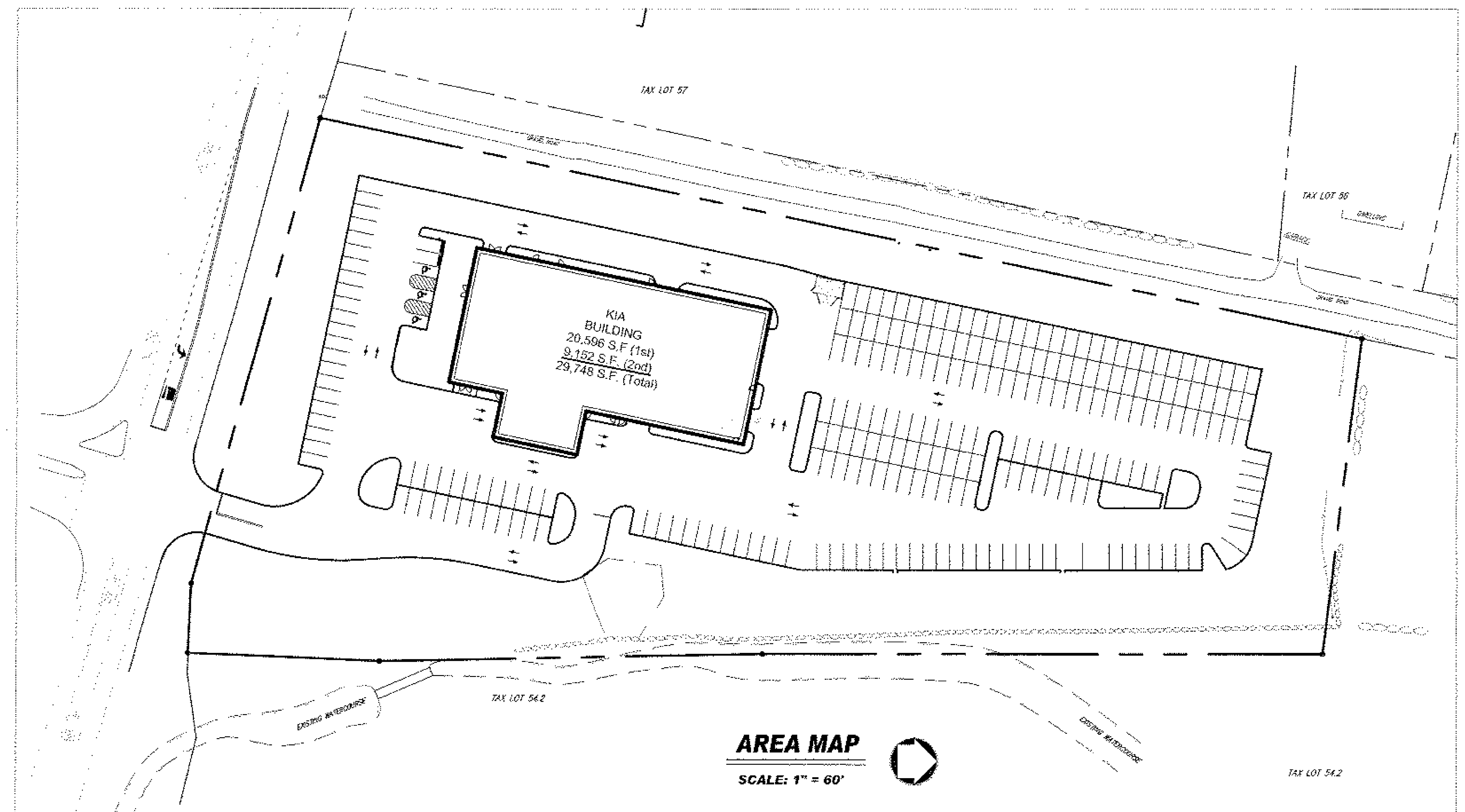
JMC DRAWINGS:

Applicant/Owner:
PDH REALTY, LLC
2528 ROUTE 17M
GOSHEN, NEW YORK 10924

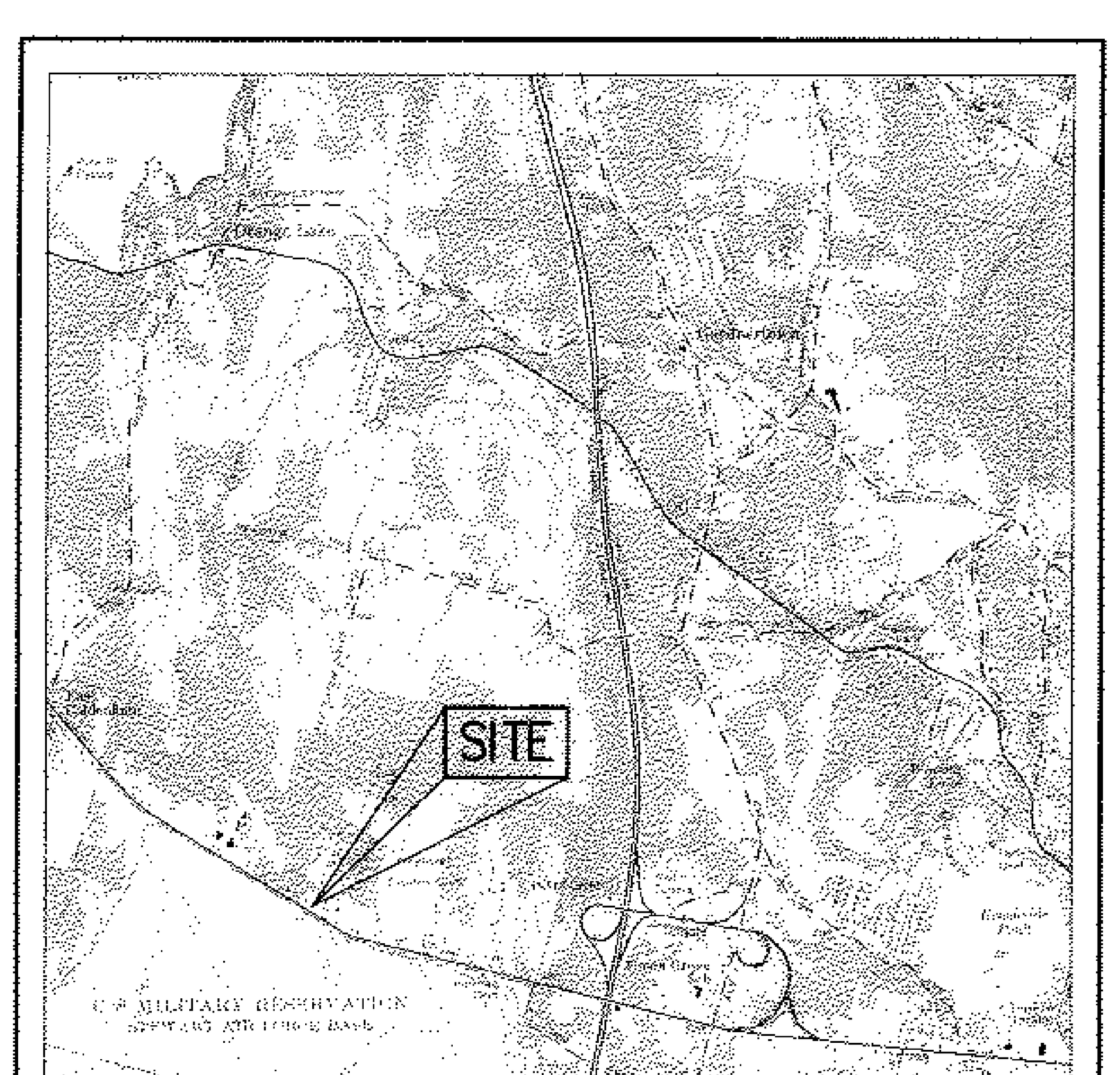
Attorney:
DRAKE, LOEB,HELLER KENNEDY,GOERTY,GABA ROD,LLC. DOMINIC CORDISCO, ESQ.
55 HUDSON VALLEY AVENUE,
SUITE 100
NEW WINDSOR, NEW YORK 12553
(845) 561-1235

JMC
Site Planner, Civil & Traffic Engineer, Surveyor and Landscape Architect:
120 BEDFORD ROAD
ARMONK, NY 10504
(914) 273-5225

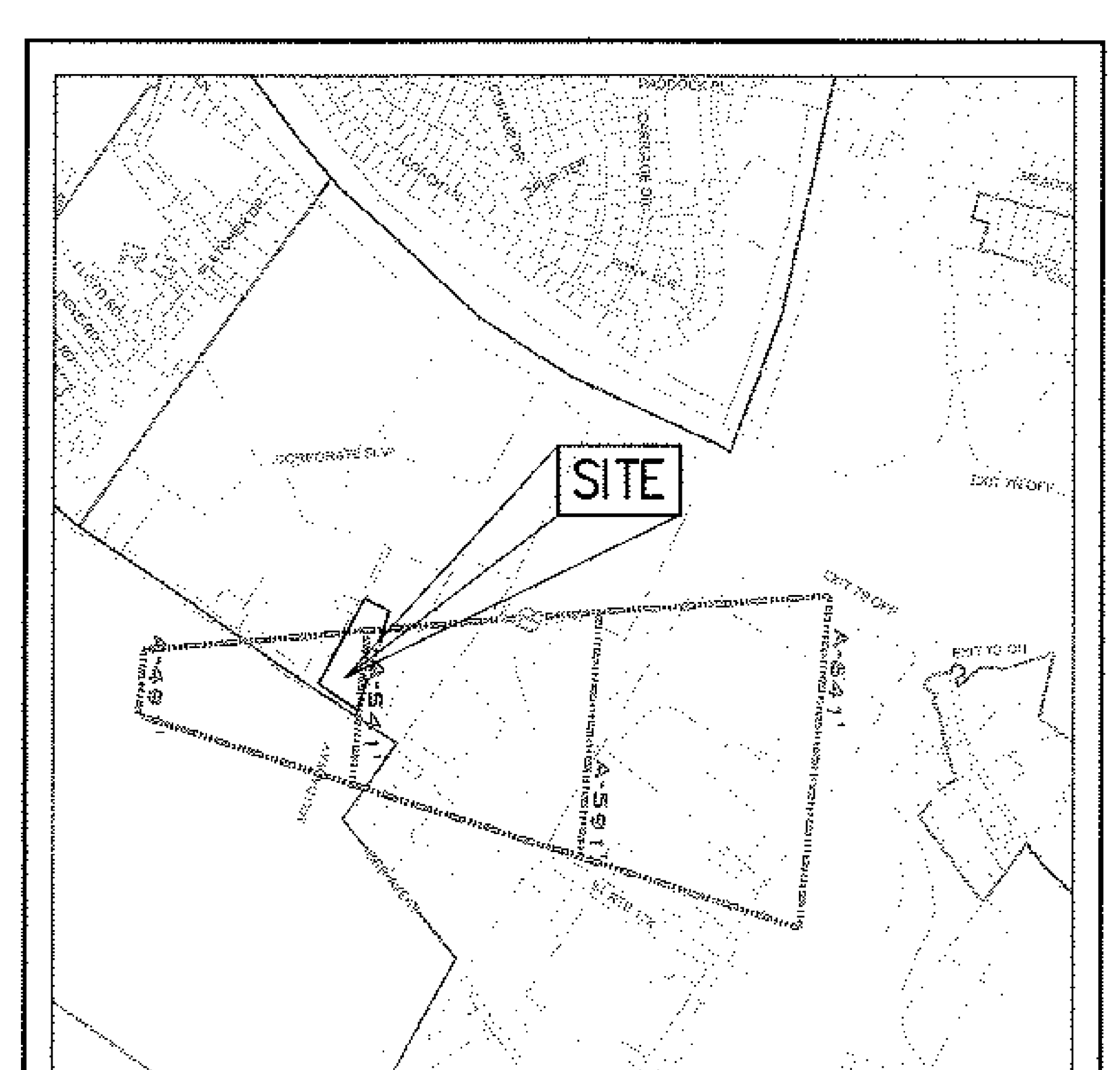
Architect:
SYVERSTEN RIGOSU ARCHITECTS, PLLC
6 CHELSEA PLACE
CLIFTON PARK, NY 12065
(518) 348-1151



AREA MAP
SCALE: 1" = 60'



VICINITY MAP
SCALE: 1" = 1400'



ZONING DISTRICT MAP
N.T.S.

TABLE OF LAND USE			
INTERCHANGE BUSINESS DISTRICT (IB)	PERMITTED/REQUIRED	EXISTING	PROPOSED
LOT AREA (AC.)(S.F.)	0.92 AC. / 40,000 S.F.	5.02 AC. / 218,658 S.F.	5.02 AC. / 218,658 S.F.
LOT WIDTH (FT.)	150	372	372
LOT DEPTH (FT.)	150	733	733
SETBACK TO PARKING FRONT YARD (FT.)	35 (1)	N/A	35
BUILDING SETBACKS			
FRONT YARD (ROUTE 17K) (FT.)	60 (2)	124	126
FRONT YARD (MULBURY LANE) (FT.)	40 (3)	21	63
REAR YARD (FT.)	60	418	404
SIDE YARD (FT.)	30 / 80	20 / 253	137 / N/A
LOT SURFACE COVERAGE (%)	80	8.9	55.5
LOT BUILDING COVERAGE (%)	40	2.4	9.4
PARKING LOT LANDSCAPE (%)	5	N/A	5.4
BUILDING HEIGHT (FT.)	40	N/A	26
PARKING SUMMARY			
STANDARD PARKING	–	N/A	67 (4)
HANDICAP PARKING	–	N/A	3 (5)
INVENTORY PARKING	–	N/A	193 (6)
TOTAL PARKING	–	N/A	263
LOADING	1	N/A	1

NOTES:

1. THE FIRST 35 FEET OF THE FRONT YARD SHALL BE LANDSCAPED PER SECTION 185-18 (C4-C).
2. A FRONT YARD ABUTTING ALL COUNTY AND STATE HIGHWAYS SHALL BE AT LEAST 60 FEET IN DEPTH PER SECTION 185-18 (C4-B).
3. ZONING VARIANCE OBTAINED FROM THE TOWN OF NEWBURGH ZONING BOARD OF APPEALS ON SEPTEMBER 26, 2013 – CHANGING THE FRONT YARD SETBACK ALONG MULBERRY ROAD FROM 50 FEET TO 40 FEET.
4. THE STANDARD PARKING SPACES CONSISTS OF THE NET PARKING OF THE CUSTOMER, EMPLOYEE, AND SERVICE PARKING SPACES.
5. NUMBER OF HANDICAPPED PARKING SPACES IS BASED ON THE TOTAL NUMBER OF CUSTOMER (14), EMPLOYEE (28), AND SERVICE PARKING SPACES (25), YIELDING 67 TOTAL SPACES.
6. DISPLAY PARKING IS INCLUDED IN CAR INVENTORY PARKING.

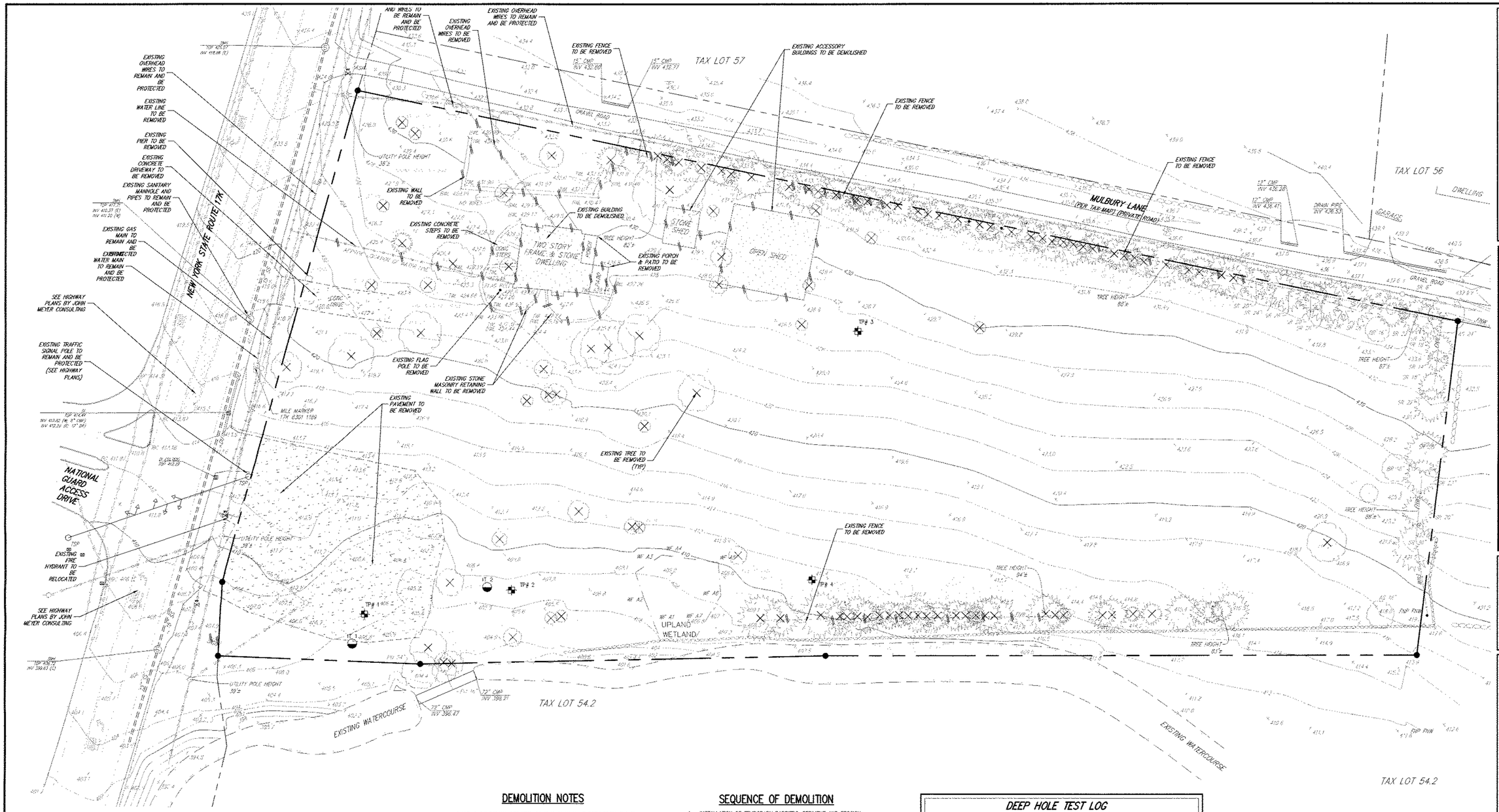
ANY ALTERATION OF PLANS, SPECIFICATIONS, PLATS AND REPORTS BEARING THE SEAL OF A LICENSED PROFESSIONAL ENGINEER OR LICENSED LAND SURVEYOR IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW, EXCEPT AS PROVIDED FOR BY SECTION 7209, SUBSECTION 2.

NOT FOR CONSTRUCTION

NO.	REVISION	DATE	BY

Previous Editions Obsolete

DRAWN: AL	APPROVED: JS
SCALE: AS SHOWN	
DATE: 09/04/2015	
PROJECT No: 14139	
DWG: 14139-SITE	TAB: COVER / SCR: COVER
DRAWING No: SP-1	



LEGEND

EXISTING PROPERTY LINE	EXISTING WATER LINE
ADJACENT PROPERTY LINE	EXISTING GAS LINE
	EXISTING OVERHEAD WIRES
WF A5 WF A6 WF A7 EXISTING WETLAND LINE AND DELINEATION	EXISTING TELEPHONE WIRE
EXISTING BUILDING LINE	EXISTING FIRE HYDRANT
EXISTING PAVEMENT EDGE	EXISTING GAS VALVE
EXISTING CONTOUR	EXISTING WATER VALVE
EXISTING INDEX CONTOUR	EXISTING DRAIN INLET
EXISTING STONE WALL	EXISTING MANHOLE
EXISTING RETAINING WALL	EXISTING UTILITY POLE
EXISTING FENCE	EXISTING FEATURE TO BE REMOVED
EXISTING TREE AND DESIGNATION	EXISTING TREE TO BE REMOVED
	EXISTING BUILDING TO BE REMOVED
EXISTING PAINT	EXISTING PAVEMENT TO BE REMOVED
36" RCP EXISTING STORM DRAIN LINE AND SIZE	INFILTRATION TEST LOCATION AND DESIGNATION
8" DIA EXISTING SANITARY LINE AND SIZE	TP# 2 TEST PIT LOCATION AND DESIGNATION

DEMOLITION NOTES

1. EXISTING CONDITIONS DEPICTED ON THIS PLAN HAVE BEEN FROM SURVEY ENTITLED, "TOPOGRAPHIC SURVEY," PREPARED BY JOHN MEYER CONSULTING, DATED 3/15/2013.
2. TEST PITS DEPICTED ON THIS PLAN WERE OBSERVED BY JOHN MEYER CONSULTING ON 10/16/2013. INFILTRATION TESTS DEPICTED ON THIS PLAN WERE PERFORMED BY JOHN MEYER CONSULTING ON 10/17/2013.
3. PRIOR TO THE START OF ANY DEMOLITION THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS AND/OR APPROVALS FROM THE TOWN OF NEWBURGH AND ALL OTHER AUTHORITIES HAVING JURISDICTION.
4. THE CONTRACTOR SHALL COORDINATE THE DISCONNECTION OF GAS AND ELECTRIC UTILITIES WITH CENTRAL HUDSON GAS & ELECTRIC CORP. UTILITY COMPANY, WATER AND SEWER CONNECTIONS WITH TOWN OF NEWBURGH PRIOR TO THE START OF DEMOLITION. CONFIRMATION OF DISCONNECTED UTILITIES SHALL BE PROVIDED TO THE TOWN OF NEWBURGH BUILDING DEPARTMENT, IN ACCORDANCE WITH THEIR REQUIREMENTS.
5. ALL EXISTING UTILITY SERVICES TO REMAIN SHALL BE MAINTAINED AT ALL TIMES DURING CONSTRUCTION.
6. ALL CONSTRUCTION/DEMOLITION DEBRIS, NOT PROPOSED TO BE RECYCLED, SHALL BE REMOVED AND DISPOSED OF OFF-SITE IN ACCORDANCE WITH THE REGULATIONS OF ALL LOCAL, STATE AND FEDERAL AGENCIES HAVING JURISDICTION.
7. THE CONTRACTOR SHALL COORDINATE THE TERMINATION POINTS FOR ALL EXISTING UTILITIES WITH DRAWING SP-5 "UTILITIES PLAN".
8. ANY UNSUITABLE MATERIAL FOUND ON-SITE DURING CONSTRUCTION SHALL BE DISPOSED OF OFF-SITE IN A MANNER APPROVED BY ALL AUTHORITIES HAVING JURISDICTION AND REPLACED WITH SUITABLE MATERIAL AS REQUIRED. ALL REMOVAL AND REPLACEMENT OF UNSUITABLE MATERIAL SHALL BE COMPLETED UNDER THE DIRECT SUPERVISION OF A GEOTECHNICAL ENGINEER.
9. CONTRACTOR SHALL VERIFY THE LOCATION OF EXISTING UTILITIES TO BE DEMOLISHED AND PROTECTED. IF ANY DISCREPANCIES ARE FOUND, THE CONTRACTOR SHALL NOTIFY THE OWNER'S FIELD REPRESENTATIVE, GENERAL CONTRACTOR, AND JOHN MEYER CONSULTING PRIOR TO THE START OF CONSTRUCTION.
10. CONTRACTOR SHALL COORDINATE THE REMOVAL OF THE EXISTING SANITARY SEWER AND WATER MAIN SYSTEMS AND THE INSTALLATION OF NEW SANITARY AND WATER SYSTEMS WITH THE TOWN ENGINEER AND WATER DEPARTMENT.

SEQUENCE OF DEMOLITION

1. INSTALLATION OF TEMPORARY BARRIERS, SEDIMENT AND EROSION CONTROL, SIGNAGE AND MAINTENANCE AND PROTECTION OF IN ACCORDANCE WITH THE GENERAL CONTRACTORS MOBILIZATION PLAN, AS APPROVED BY THE TOWN OF NEWBURGH, NY.
2. DISCONNECTION OF ALL UTILITY SERVICES (GAS, ELECTRIC, WATER, SANITARY SEWER, TELEPHONE, ETC.,) AS SHOWN ON THE PLAN.
3. REMOVE EXISTING OIL TANK IN EXISTING HOUSE
4. REMOVE AND DISPOSE OF OR STOCKPILE EXISTING BUILDING SLABS/FOOTINGS AS DIRECTED BY THE OWNER'S REPRESENTATION AND/OR GEOTECHNICAL ENGINEER.
5. CLEAR AND GRUB SITE. REMOVE AND STOCKPILE EXISTING TOPSOIL.
6. REMOVE AND DISPOSE OF ALL EXISTING UTILITIES, PAVEMENT, CONCRETE SLABS AND RETAINING WALLS. PREPARE THE AREA FOR FUTURE CONSTRUCTION.
7. CONTINUE REMOVAL OF EXISTING PAVEMENT, UTILITIES, CONCRETE CURBS AND SIDEWALKS AS REQUIRED, WITHIN LIMITS OF SITE DEMOLITION AREA.
8. ALL DEBRIS MUST BE REMOVED AND DISPOSED OFF SITE WITHIN ALL CONSTRUCTION AREAS.

DEEP HOLE TEST LOG

DEEP HOLE	EXISTING GRADE ELEVATION	TEST PIT DEPTHS (BOTTOM ELEV.)	DEPTH OF GROUND WATER FROM EXISTING GRADE	DEPTH OF BEDROCK FROM EXISTING GRADE
TP-1	406.00	9' (397.00)	7' (399.00)	9' (397.00)
TP-2	407.00	11' (396.00)	NOT ENCOUNTERED	NOT ENCOUNTERED
TP-3	427.00	14' (413.00)	14' (413.00)	NOT ENCOUNTERED
TP-4	411.00	10' (401.00)	NOT ENCOUNTERED	10' (401.00)

SOIL INFILTRATION TEST DATA

TEST HOLE	APPROXIMATE GROUND SURFACE ELEVATION	DEPTH OF INFILTRATION TEST (ELEVATION)	SOIL INFILTRATION RATE (INCHES/HOUR)
IT-1	406.00	2'0" (404.00)	7.0
IT-2	407.00	2'0" (405.00)	13.0

NOTE:
1. DEEP HOLE SOIL TESTING AND INFILTRATION TEST HOLE PRE-SOAKING WAS PREFORMED BY JOHN MEYER CONSULTING, PC AND OBSERVED ON OCTOBER 16, 2013.
2. INFILTRATION TESTING WAS PERFORMED BY JOHN MEYER CONSULTING, PC ON OCTOBER 17, 2013.

NOT FOR CONSTRUCTION

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NO.	REVISION	DATE	BY
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PDH REALTY, LLC
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SYVERTSEN RIGOSU ARCHITECS, PLLC
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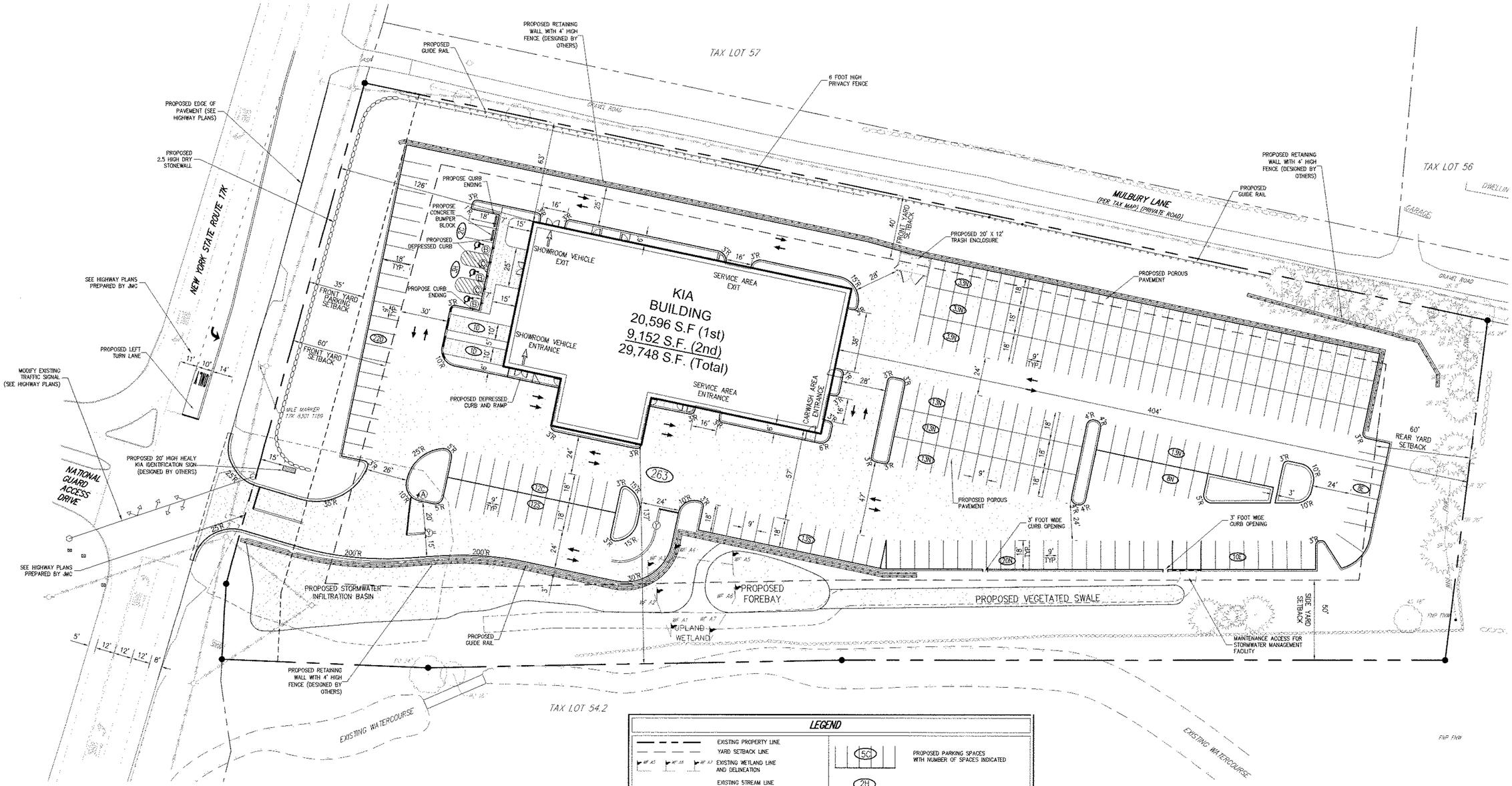
EXISTING CONDITIONS/DEMOLITION PLAN

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

DRAWN:	AL
APPROVED:	JS
SCALE:	1" = 30'
DATE:	09/04/2015
PROJECT No:	14139
DWG.	MOD-SITE
FAB.	DEMO
SUR.	EX. CON.
DRAWING No:	SP-2



DESIGNATION NUMBER	SIGN	SIZE	DESCRIPTION	MOUNTING TYPE	MOUNTING HEIGHT	REGULATORY	REFLECTORIZED
A	STOP	30"X30"	WHITE ON RED	STEEL CHANNEL	7'-0"	R1-1	X
B		12"X18"	GREEN & BLUE ON WHITE	STEEL CHANNEL	7'-0"	R7-8	X
C	FIRE LANE NO PARKING	12"X18"	RED ON WHITE	STEEL CHANNEL	7'-0"	NYP1-2	X
D	FIRE LANE NO PARKING	30"X30"	RED ON WHITE	STEEL CHANNEL	7'-0"	R5-1	X

NOTE:

1. EXISTING CONDITIONS DEPICTED ON THIS PLAN HAVE BEEN TAKEN FROM SURVEY TITLED, "SURVEY DWG TITLE," PREPARED BY SURVEY COMPANY NAME, DATED SURVEY DATE.

LEGEND

- EXISTING PROPERTY LINE
- YARD SETBACK LINE
- EXISTING WETLAND LINE AND DELINEATION
- EXISTING STREAM LINE
- EXISTING PAVEMENT EDGE
- EXISTING CURB LINE
- EXISTING STONE WALL
- EXISTING RETAINING WALL
- EXISTING FENCE
- EXISTING TREE AND DESIGNATION
- EXISTING PAINT
- EXISTING UTILITY POLE
- PROPOSED BUILDING LINE
- PROPOSED CONCRETE CURB
- PROPOSED NYSDOT TYPE VF150 CONCRETE CURB (TYPICAL)
- 6 FOOT HIGH PRIVACY FENCE
- PROPOSED RETAINING WALL WITH 4' HIGH FENCE (DESIGN BY OTHERS)
- PROPOSED DRY STONEWALL (DESIGN BY OTHERS)
- PROPOSED GUIDE RAIL
- PROPOSED SIGN AND DESIGNATION

- PROPOSED PARKING SPACES WITH NUMBER OF SPACES INDICATED
- PROPOSED HANDICAPPED PARKING SPACES WITH NUMBER OF SPACES INDICATED
- PROPOSED COSTUMER PARKING SPACES
- PROPOSED SERVICE PARKING SPACES
- PROPOSED INVENTORY PARKING SPACES
- PROPOSED EMPLOYEE PARKING SPACES
- PROPOSED DISPLAY PARKING SPACES
- PROPOSED MAINTENANCE ROAD
- PROPOSED CONCRETE SIDEWALK
- PROPOSED DROP CURB AND RAMP
- PROPOSED HEAVY DUTY PAVEMENT
- PROPOSED NYSDOT FULL DEPTH PAVEMENT
- PROPOSED POROUS PAVEMENT
- PROPOSED CONCRETE PAVER DISPLAY AREA
- PROPOSED MOUNTABLE CURB
- PROPOSED DEPRESSED CONCRETE CURB

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voice 914.273.5225 • fax 914.273.2102
JMC SITE DEVELOPMENT CONSULTANTS
www.jmcpllc.com

PROGRESS PLOTTING

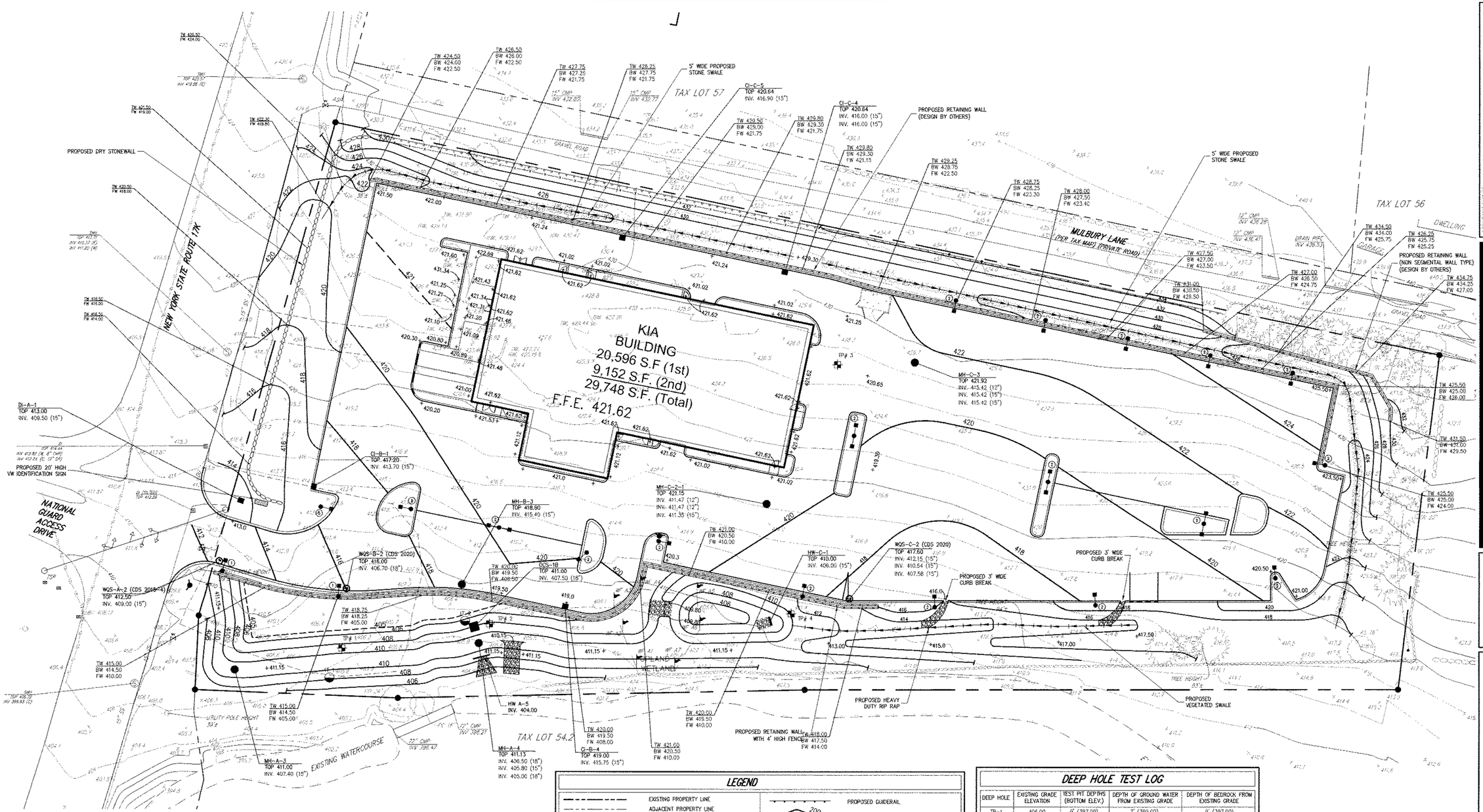
Drawing: 14139-SITE
Date: 2015-09-04
Time: 4:22 PM
By: JSJ

LAYOUT PLAN

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

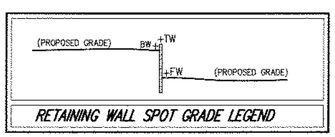
DRAWN: AL	APPROVED: JS		
SCALE: 1"=30'			
DATE: 09/04/2015			
PROJECT NO.: 14139			
DWG: 14139-SITE	DIR: LAYOUT	SDR: LAYOUT	

DRAWING NO.: SP-3



NOTES:

1. EXISTING CONDITIONS DEPICTED ON THIS PLAN HAVE BEEN TAKEN FROM SURVEY ENTITLED, "TOPOGRAPHIC SURVEY," PREPARED BY JOHN MEYER CONSULTING, DATED 03/15/2013.
2. DESIGN FOR THE RETAINING WALL SHOWN HEREON SHALL BE PREPARED BY A NYS LICENSED PROFESSIONAL ENGINEER AND SUBMITTED TO THE TOWN BUILDING INSPECTOR FOR RECORD PRIOR TO CONSTRUCTION. SUCH DESIGN DRAWINGS (OR SHOP DRAWINGS) SHALL BEAR THE STAMP AND SIGNATURE OF SUCH ENGINEER, AND SHALL BE SPECIFIC FOR THE SITE AND SPECIFIC TO THE RETAINING WALL SYSTEM TO BE UTILIZED AND SHALL CONSIDER ALL APPROPRIATE AND NECESSARY POSSIBLE LOADINGS AND CONDITIONS RELATED TO THIS PROJECT.
3. THE AFOREMENTIONED DESIGN AND DETAILS SHALL CONSIDER/IDENTIFY/INCLUDE, BUT SHALL NOT BE LIMITED TO: SIGNED AND SEALED DESIGN CALCULATIONS; COMPLETE AND SPECIFIC CONSTRUCTION PLANS AND DETAILS FOR EACH WALL; APPROPRIATE SIZING FOR DRAINAGE SYSTEM TO HANDLE INTENSE STORM CONDITIONS; MAINTENANCE ABILITY TO CLEAN STORMWATER PIPING SYSTEMS; APPROPRIATE BACKFILL MATERIAL SUFFICIENT POROSITY TO ALLOW FREE DRAINAGE OF WATER; EVALUATE POSSIBLE FAILURE BY INTERNAL/EXTERNAL FAILURE MECHANISMS, GLOBAL FAILURE OR OTHER POTENTIAL FAILURES; AND SEISMIC DESIGN CONSIDERATIONS.
4. IF THE WALL OR WALLS ARE TIERED WALLS, THE DESIGN SHALL INCLUDE AN ANALYSIS OF THE MINIMUM SPACING OF WALLS TO ALLOW THE INDIVIDUAL WALLS TO ACT AS INDIVIDUAL WALLS BASED ON THE SPECIFIC SITE AND CONSTRUCTION CONDITIONS. IF THE WALLS ARE TO BE PLACED CLOSER THAN THE SAME, THE SPECIFIC DESIGN SHALL CONSIDER THE LOADS SUPERIMPOSED BY ONE WALL TO THE OTHER.
5. DURING CONSTRUCTION, THE WORK MUST BE INSPECTED BY A NYS LICENSED PROFESSIONAL ENGINEER WHO SHALL PROVIDE WRITTEN VERIFICATION TO THE TOWN BUILDING INSPECTOR, PRIOR TO THE REQUEST FOR A CERTIFICATE OF OCCUPANCY, THAT HE/SHE HAS PERSONALLY INSPECTED THE WORK, AND THE INSTALLATION IS IN COMPLIANCE WITH THE DESIGN DRAWINGS AND MANUFACTURER'S INSTALLATION RECOMMENDATIONS.
6. IF DEEMED NECESSARY BY THE DESIGN ENGINEER AND/OR THE TOWN, THIRD PARTY TESTING WILL BE PERFORMED REGARDING MATERIAL COMPACTION, FILL QUALITY, ETC. A COPY OF ALL SUCH TESTING RECORDS SHALL BE PROVIDED TO THE TOWN BUILDING DEPARTMENT FOR RECORD.



RETAINING WALL SPOT GRADE LEGEND

LEGEND

- EXISTING PROPERTY LINE
- ADJACENT PROPERTY LINE
- EXISTING WETLAND LINE AND DELINEATION
- EXISTING PAVEMENT EDGE
- EXISTING CURB LINE
- EXISTING CONTOUR
- EXISTING INDEX CONTOUR
- EXISTING STONE WALL
- EXISTING RETAINING WALL
- EXISTING FENCE
- EXISTING DRAIN INLET
- EXISTING MANHOLE
- EXISTING UTILITY POLE
- PROPOSED BUILDING LINE
- PROPOSED CONCRETE SIDEWALK
- PROPOSED DROP CURB AND RAMP
- PROPOSED RETAINING WALL WITH 6' HIGH PRIVACY FENCE (DESIGN BY OTHERS)
- PROPOSED RETAINING WALL WITH 4' HIGH FENCE (DESIGN BY OTHERS)
- PROPOSED DRY STONEWALL (DESIGN BY OTHERS)
- PROPOSED GUIDERAIL
- PROPOSED FINISHED GRADE
- PROPOSED SPOT GRADE
- PROPOSED DITCH OR SWALE
- PROPOSED STORM DRAIN MANHOLE
- PROPOSED TYPE CI DRAIN INLET
- PROPOSED TYPE DI DRAIN INLET
- PROPOSED WATER QUALITY STRUCTURE
- PROPOSED SUBSURFACE DRAINAGE OUTLET CONTROL STRUCTURE
- PROPOSED CLEANOUT
- PROPOSED HYDRANT
- PROPOSED DOUBLE ARM LIGHTING STANDARD
- PROPOSED SINGLE ARM LIGHTING STANDARD
- PROPOSED WALL PACK LIGHTING STANDARD
- PROPOSED LIMIT OF DISTURBANCE
- PROPOSED HEAVY DUTY RIP RAP
- INFILTRATION TEST LOCATION AND DESIGNATION
- TEST PIT LOCATION AND DESIGNATION

DEEP HOLE TEST LOG

DEEP HOLE	EXISTING GRADE ELEVATION	TEST PIT DEPTHS (BOTTOM ELEV.)	DEPTH OF GROUND WATER FROM EXISTING GRADE	DEPTH OF BEDROCK FROM EXISTING GRADE
TP-1	406.00	9' (397.00)	7' (399.00)	9' (397.00)
TP-2	407.00	11' (396.00)	NOT ENCOUNTERED	NOT ENCOUNTERED
TP-3	427.00	14' (413.00)	14' (413.00)	NOT ENCOUNTERED
TP-4	411.00	10' (401.00)	NOT ENCOUNTERED	10' (401.00)

SOIL INFILTRATION TEST DATA

TEST HOLE	APPROXIMATE GROUND SURFACE ELEVATION	DEPTH OF INFILTRATION TEST (ELEVATION)	SOIL INFILTRATION RATE (INCHES/HOUR)
IT-1	406.00	2'0" (404.00)	7.0
IT-2	407.00	2'0" (405.00)	13.0

NOTE:
1. DEEP HOLE SOIL TESTING AND INFILTRATION TEST HOLE PRE-SOAKING WAS PREFORMED BY JOHN MEYER CONSULTING, PC AND OBSERVED ON OCTOBER 16, 2013.
2. INFILTRATION TESTING WAS PERFORMED BY JOHN MEYER CONSULTING, PC ON OCTOBER 17, 2013.

NOT FOR CONSTRUCTION

ANY ALTERATION OF PLANS, SPECIFICATIONS, PLATS AND REPORTS BEARING THE SEAL OF A LICENSED PROFESSIONAL ENGINEER OR LICENSED LAND SURVEYOR IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW, EXCEPT AS PROVIDED FOR BY SECTION 7209, SUBSECTION 2.

NO.	REVISION	DATE	BY

Previous Editions Obsolete

DRAWN: AL APPROVED: JS
SCALE: 1" = 30'
DATE: 09/04/2015
PROJECT No.: 14139
DWG: 14139-SITE DATA: GRADING SOIL: GRADING
DRAWING No.: SP-4

PDH REALTY, LLC
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SITE DEVELOPMENT CONSULTANTS

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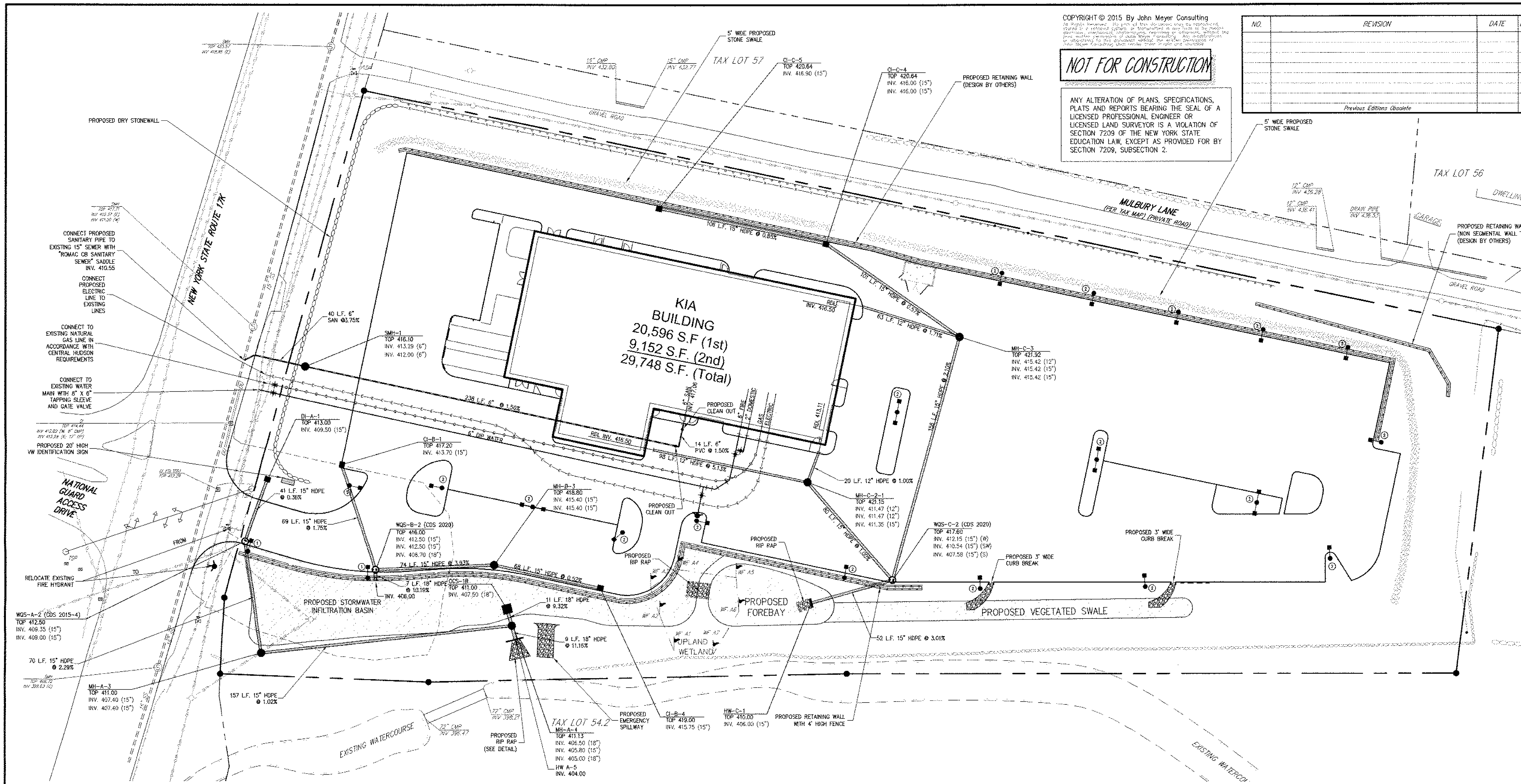
SITE GRADING PLAN

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK



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NOTES:

1. EXISTING CONDITIONS DEPICTED ON THIS PLAN HAVE BEEN TAKEN FROM SURVEY ENTITLED, "TOPOGRAPHIC SURVEY," PREPARED BY JOHN MEYER CONSULTING, DATED 03/15/2013.
2. UNLESS OTHERWISE SPECIFIED, PIPE FOR STORM DRAINS SHALL BE HIGH DENSITY POLYETHYLENE PIPE (HDPE) WITH A SMOOTH INTERIOR AND ANNULAR EXTERIOR CORRUGATIONS IN ACCORDANCE WITH ASTM D-3212.
3. ELECTRIC, TELEPHONE, FIRE ALARM AND CABLE TELEVISION LINES SHALL BE INSTALLED UNDERGROUND IN CONDUIT IN ACCORDANCE WITH THE REQUIREMENTS OF THE UTILITY COMPANY HAVING JURISDICTION.
4. CONSTRUCTION OF SANITARY SEWER FACILITIES AND CONNECTION TO THE TOWN OF NEWBURGH SANITARY SEWER SYSTEM REQUIRES A PERMIT FROM THE TOWN OF NEWBURGH SEWER DEPARTMENT. ALL CONSTRUCTION SHALL CONFORM TO THE REQUIREMENTS OF NYSDEC AND THE TOWN OF NEWBURGH.
5. ALL SEWER PIPE INSTALLATION SHALL BE SUBJECT TO INSPECTION BY THE TOWN OF NEWBURGH SEWER DEPARTMENT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ALL INSPECTIONS AS REQUIRED WITH THE TOWN OF NEWBURGH SEWER DEPARTMENT.
6. ALL GRAVITY SANITARY SEWER SERVICE LINES SHALL BE 4 INCHES IN DIAMETER OR LARGER AND SHALL BE SDR-35 PVC PIPE CONFORMING TO ASTM D-3034-89. JOINTS SHALL BE PUSH-ON WITH ELASTOMERIC RING GASKET CONFORMING ASTM D-3212. FITTINGS SHALL BE AS MANUFACTURED BY THE PIPE SUPPLIER OR EQUAL AND SHALL HAVE A BELL AND SPIGOT CONFIGURATION COMPATIBLE WITH THE PIPE.
7. THE SEWER MAIN SHALL BE TESTED IN ACCORDANCE WITH TOWN OF NEWBURGH REQUIREMENTS. ALL TESTING SHALL BE COORDINATED WITH THE TOWN OF NEWBURGH SEWER DEPARTMENT.
8. CONSTRUCTION OF POTABLE WATER UTILITIES AND CONNECTION TO THE TOWN OF NEWBURGH WATER SYSTEM REQUIRES A PERMIT FROM THE TOWN OF NEWBURGH WATER DEPARTMENT. ALL REQUIREMENTS SHALL CONFORM TO THE REQUIREMENTS OF THE NEW YORK STATE DEPARTMENT OF HEALTH AND THE TOWN OF NEWBURGH.
9. ALL WATER SERVICE LINES 4 INCHES AND LARGER IN DIAMETER SHALL BE CEMENT LINED, CLASS 52, DUCTILE IRON PIPE CONFORMING TO ANSI/AWWA C151/A21.51 FOR DUCTILE IRON PIPE JOINTS SHALL BE EITHER PUSH-ON OR MECHANICAL JOINT AS REQUIRED.
10. THRUST RESTRAINT OF THE PIPE SHALL BE THROUGH THE USE OF JOINT RESTRAINT. THRUST BLOCKS ARE NOT ACCEPTABLE. JOINT RESTRAINT SHALL BE THROUGH THE USE OF MECHANICAL JOINT PIPE WITH RETAINER GLANDS. ALL FITTINGS AND VALVES SHALL ALSO BE INSTALLED WITH RETAINER GLANDS FOR JOINT RESTRAINT. RETAINER GLANDS SHALL BE EBBA IRON MEGALUG SERIES 1100 OR APPROVAL EQUAL. THE USE OF A MANUFACTURED RESTRAINED JOINT PIPE IS ACCEPTABLE WITH PRIOR APPROVAL OF THE TOWN OF NEWBURGH WATER DEPARTMENT.
11. ALL FITTINGS SHALL BE CAST IRON OR DUCTILE IRON, MECHANICAL JOINT, CLASS 250 AND CONFORM TO ANSI/AWWA C110/A21.10 FOR DUCTILE AND GRAY IRON FITTINGS OR ANSI/AWA C153/A21.53 FOR DUCTILE IRON COMPACT FITTINGS.
12. ALL VALVES SHALL BE RESILIENT WEDGE, MECHANICAL JOINT GATE VALVES CONFORMING TO ANSI/AWWA C509 SUCH AS MUELLER A-2360-23 OR APPROVAL EQUAL. ALL GATE VALVES SHALL OPEN LEFT (COUNTER CLOCK WISE).
13. TAPPING SLEEVE SHALL BE MECHANICAL JOINT SUCH AS MUELLER H-615 OR EQUAL. TAPPING VALVE SHALL BE RESILIENT WEDGE GATE VALVES CONFORMING TO ANSI/AWWA C509 SUCH AS MUELLER MODEL T-2360-19 OR APPROVED EQUAL. ALL TAPPING SLEEVES AND VALVES SHALL BE TESTED TO 150 PSI MINIMUM; TESTING OF THE TAPPING SLEEVE AND VALVE MUST BE WITNESSED AND ACCEPTED BY THE TOWN OF NEWBURGH WATER DEPARTMENT PRIOR TO CUTTING INTO THE PIPE.
14. ALL SERVICE LINES 2 INCHES IN DIAMETER AND SMALLER SHALL BE TYPE K COPPER TUBING. CORPORATION STOPS SHALL BE MUELLER H-15020 FOR 3/4 AND 1 INCH, MUELLER H-15000 OR B-25000 FOR 1 1/2 OR 2 INCH SIZES. CURB VALVES SHALL BE MUELLER H-1501-2 FOR 3/4 AND 1 INCH AND MUELLER B-25204 FOR 1 1/2 AND 2 INCH SIZES. CURB BOXES SHALL BE MUELLER H-10312 FOR 3/4 AND 1 INCH AND MUELLER H-10310 FOR 1 1/2 AND 2 INCH SIZES.
15. ALL PIPE INSTALLATION SHALL BE SUBJECT TO INSPECTION BY THE TOWN OF NEWBURGH WATER DEPARTMENT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ALL INSPECTIONS AS REQUIRED WITH THE TOWN OF NEWBURGH WATER DEPARTMENT.
16. THE WATER MAIN SHALL BE TESTED, DISINFECTED AND FLUSHED IN ACCORDANCE WITH THE TOWN OF NEWBURGH REQUIREMENTS. ALL TESTING, DISINFECTION AND FLUSHING SHALL BE COORDINATED WITH THE TOWN OF NEWBURGH WATER DEPARTMENT. PRIOR TO PUTTING THE WATER MAIN IN SERVICE, SATISFACTORY SANITARY RESULTS FROM A CERTIFIED LAB MUST BE SUBMITTED TO THE TOWN OF NEWBURGH WATER DEPARTMENT. THE TEST SAMPLES MUST BE COLLECTED BY A REPRESENTATIVE OF THE TESTING LABORATORY AND WITNESSED BY THE WATER DEPARTMENT.
17. THRUST RESTRAINT SHALL BE PROVIDED BY THE RODS AND RETAINER GLANDS. THE LENGTH OF RESTRAINED PIPE SHALL BE DETERMINED BASED UPON WORKING PRESSURES, SOIL CONDITIONS AND DEPTH OF BURY ACCORDING TO DIPPA STANDARDS.
18. PRESSURE AND LEAKAGE TESTS ARE REQUIRED AND SHALL BE DONE IN ACCORDANCE WITH AWWA C600 STANDARDS.
19. DISINFECTION OF ALL NEW WORK SHALL BE DONE IN ACCORDANCE WITH AWWA C651 STANDARDS.
20. ALL WATER MAINS SHALL BE 4", CLASS 52, DUCTILE IRON PIPE UNLESS OTHERWISE NOTED.
21. ALL SECTIONS OF WATER MAINS PIPES WITH LESS THAN 4.5' COVER SHALL BE PERMA-PIPE DUAL-GUARD PREINSULATED PIPE WITH OUTER CONCRETE ENCASEMENT. THE PVC INSULATING JACKET SIZE SHALL BE 14" WITH A 2.55" POLYURETHANE INSULATION THICKNESS. PIPE JOINTS SHALL BE FIELD INSULATED.
22. THIS PROJECT HAS INDICATED THE INTENT TO PROVIDE ADEQUATE FIRE FLOW BY THE PROPOSED INSTALLATION OF SPRINKLER SYSTEMS MEETING NFPA REQUIREMENTS, AND IS; THEREFORE, EXEMPT FROM THE NEEDED FIRE FLOW GUIDELINES OF THE INSURANCE SERVICES OFFICE (ISO). THE PROPOSED SPRINKLER SYSTEM DESIGN HAS NOT BEEN EVALUATED BY THE ORANGE COUNTY DEPARTMENT OF HEALTH FOR COMPLIANCE WITH NFPA REQUIREMENTS.
23. BACKFLOW PREVENTION DEVICES FOR BOTH THE 2" DOMESTICS AND 4" FIRE SERVICES TO BE APPROVED BY OCDOH AND ARE DESIGNED BY OTHERS UNDER A SEPARATE APPLICATION.
24. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY EQUIPMENT AND SHALL PERFORM ALL WORK REQUIRED IN CONNECTION WITH ALL THE TESTS AS SPECIFIED HEREIN. ALL PIPE SHALL BE TESTED BY HYDROSTATIC PRESSURE, FIFTY (50) PERCENT IN EXCESS OF THE NORMAL PSI WORKING PRESSURE BUT NOT LESS THAN 150 PSI OR MORE THAN THE DESIGN RATING OF THE PIPE APPURTENANCES, IN ACCORDANCE WITH AWWA SPECIFICATION C-600. THE TEST SHALL BE DETERMINED BY THE WATER AUTHORITY AND/OR OWNER'S FIELD REPRESENTATIVE. EACH SECTION TESTED SHALL BE SLOWLY FILLED WITH WATER, CARE BEING TAKEN TO EXPEL ALL AIR FROM THE PIPES. IF NECESSARY, THE PIPES SHALL BE TAPPED AT HIGH POINTS TO VENT THE AIR. REQUIRED PRESSURE, AS MEASURED AT THE POINT OF LOWEST ELEVATION, SHALL BE APPLIED FOR NOT LESS THAN TWO (2) HOURS, AND ALL PIPE, FITTINGS, VALVES, HYDRANTS AND JOINTS SHALL BE CAREFULLY EXAMINED FOR DEFECTS. LEAKY JOINTS SHALL BE MADE WATERTIGHT.
25. A LEAKAGE TEST SHALL BE CONDUCTED IN ACCORDANCE WITH AWWA SPECIFICATION C-600. THERE SHALL BE NO LEAKAGE DURING THE TEST.
26. IF THE SECTION BEING TESTED SHALL FAIL TO PASS THE PRESSURE TEST OR THE LEAKAGE TEST, OR BOTH, THE CONTRACTOR SHALL DO EVERYTHING NECESSARY TO LOCATE, UNCOVER, AND REPAIR OR REPLACE THE DEFECTIVE PIPE, FITTINGS OR JOINTS, AND ALL SUCH WORK SHALL BE DONE AT HIS EXPENSE AND AT NO ADDITIONAL COST TO THE OWNER.
27. IN THE EVENT OF CONFLICT BETWEEN THE TESTS SPECIFIED HEREIN AND THE TEST REQUIREMENTS OF THE TOWN OF NEWBURGH WATER DISTRICT, HEALTH DEPARTMENT OR ANY OTHER AUTHORITY HAVING JURISDICTION OVER ALL OR ANY PORTION OF THE WATER LINES INSTALLED UNDER THIS CONTRACT, THE MORE RESTRICTIVE REQUIREMENTS SHALL GOVERN.
28. AFTER THE WATER LINE HAS PASSED THE REQUIRED PRESSURE AND LEAKAGE TESTS AND BEFORE BEING PLACED INTO SERVICE, THE ENTIRE LINE SHALL BE DISINFECTED. ALL DISINFECTING METHODS AND MATERIALS SHALL BE IN ACCORDANCE WITH AWWA SPECIFICATION C-651. ALL DISINFECTION OPERATIONS AND PROCEDURES SHALL MEET WITH THE APPROVAL OF THE WATER AUTHORITY AND HEALTH DEPARTMENT.
29. IF THE INITIAL BACTERIOLOGICAL TESTS ARE NOT SATISFACTORY, THE CONTRACTOR SHALL DO EVERYTHING NECESSARY TO OBTAIN SATISFACTORY BACTERIOLOGICAL TESTS, INCLUDING MAKING PROVISIONS TO ISOLATE SHORTER SECTIONS OF LINE TO LOCATE THE SOURCE OF CONTAMINATION. ALL WORK NECESSARY AND REQUIRED TO OBTAIN SATISFACTORY BACTERIOLOGICAL TESTS SHALL BE AT THE CONTRACTORS EXPENSE AND AT NO ADDITIONAL COST TO THE OWNER.
30. THE DESIGN, CONSTRUCTION AND INSTALLATION OF THE WATER MAINS SHALL BE IN ACCORDANCE WITH THIS PLAN AND GENERALLY ACCEPTED STANDARDS IN AFFECT AT THE TIME OF CONSTRUCTION WHICH INCLUDE:
   "RECOMMENDED STANDARDS FOR WATER WORKS (TEN STATES)"
   "RURAL WATER SUPPLY, NEW YORK STATE DEPARTMENT OF HEALTH"
   "NEW YORK STATE DEPARTMENT OF HEALTH AND ORANGE COUNTY DEPARTMENT OF HEALTH POLICIES, PROCEDURES, AND STANDARDS."
31. UPON COMPLETION OF THE FACILITIES, THE FINISHED WORKS SHALL BE INSPECTED, TESTED, AND CERTIFIED COMPLETE BY THE PROFESSIONAL ENGINEER SUPERVISING CONSTRUCTION. NO PART OF THE FACILITIES SHALL BE PLACED INTO SERVICE UNTIL ACCEPTED BY THE PROFESSIONAL ENGINEER.
32. ALL WATER DISTRIBUTION SYSTEM PIPES AND APPURTENANCES SHALL CONFORM TO CURRENT TOWN OF NEWBURGH STANDARDS.
33. BACKFLOW PREVENTION DEVICE WILL BE LOCATED IN THE BUILDING. APPLICATION FOR APPROVAL SHALL BE SUBMITTED UNDER SEPARATE COVER BY THE MECHANICAL ENGINEER/ARCHITECT.
34. UNDER INDUSTRIAL CODE 753, THE CONTRACTOR SHALL BE REQUIRED TO NOTIFY ALL OPERATORS OF UTILITIES LISTED ON THE CURRENT "MASTER LIST OF OPERATORS" ON FILE WITH THE CENTRAL REGISTRY AS WELL AS THE TOWN OF NEWBURGH AND NYSDOT PRIOR TO THE START OF THIS WORK SO THAT ALL THE VARIOUS UNDERGROUND UTILITY OPERATORS WILL BE ABLE TO LOCATE AND MARK THE LOCATIONS OF THEIR OWN UTILITIES. NO WORK SHALL COMMENCE UNTIL ALL THE OPERATORS HAVE NOTIFIED THE CONTRACTOR THAT THEIR UTILITIES HAVE BEEN LOCATED.
35. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PRESERVATION OF ALL PUBLIC AND PRIVATE UNDERGROUND AND SURFACE UTILITIES AND STRUCTURES AT OR ADJACENT TO THE SITE OF CONSTRUCTION, INSOFAR AS THEY MAY BE ENDANGERED BY HIS OPERATIONS. THIS SHALL HOLD TRUE WHETHER OR NOT THEY ARE SHOWN ON THE CONTRACT DRAWINGS. IF THEY ARE SHOWN ON THE DRAWINGS, THEIR LOCATIONS ARE NOT GUARANTEED EVEN THOUGH THE INFORMATION WAS OBTAINED FROM THE BEST AVAILABLE SOURCES. THE CONTRACTOR SHALL, AT HIS OR HER OWN EXPENSE, REPAIR OR REPLACE ANY STRUCTURES OR UTILITIES THAT HE OR SHE DAMAGES, AND SHALL CONSTANTLY PROCEED WITH CAUTION TO PREVENT UNDUE INTERRUPTION TO UTILITY SERVICE.
36. ALL UTILITIES SHOWN HEREON TO BE CUT AND CAPPED SHALL BE DISCONNECTED IN ACCORDANCE WITH THE UTILITY COMPANY HAVING JURISDICTION.
37. ALL NEW UTILITY CONNECTIONS, DISCONNECTION AND RELOCATION OF EXISTING UTILITIES SHALL BE COMPLETED IN ACCORDANCE WITH THE REQUIREMENTS OF THE UTILITY COMPANY HAVING JURISDICTION. ANY COORDINATION, PERMITS OR APPROVALS REQUIRED SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
38. IN ALL AREAS WHERE EARTH CUTS ARE PROPOSED OVER EXISTING UTILITIES TO REMAIN, THE CONTRACTOR SHALL HAND DIG TEST PITS TO LOCATE THE EXISTING UTILITIES AND CONTACT THE UTILITY COMPANY HAVING JURISDICTION FOR APPROVAL OF PROPOSED COVER.
39. IN ALL AREAS WHERE EARTH CUTS ARE PROPOSED OVER EXISTING UTILITIES TO REMAIN, THE CONTRACTOR SHALL HAND DIG TEST PITS TO LOCATE THE EXISTING UTILITIES AND CONTACT THE UTILITY COMPANY HAVING JURISDICTION FOR APPROVAL OF PROPOSED COVER.
40. CONTRACTOR SHALL REFER TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATION OF UTILITY CONNECTION POINTS TO BUILDINGS AND COORDINATE WORK WITH BUILDING CONTRACTORS.
41. CONTRACTOR SHALL REFER TO DRAWING SP-2 "EXISTING CONDITIONS AND DEMOLITION PLAN" FOR ADDITIONAL INFORMATION REGARDING THE DISCONNECTION, REMOVAL AND/OR ABANDONMENT OF EXISTING UTILITIES.
42. ANY MODIFICATION TO TOWN OR NYSDOT OWNED AND MAINTAINED STRUCTURES SHALL BE INSTALLED VIA CORE DRILLING ONLY.
43. REFER TO DRAWING SP-2 "EXISTING CONDITIONS AND DEMOLITION PLAN" FOR ALL UTILITIES TO REMAIN AND TO BE REMOVED.
44. BACKFILL FOR PIPE OR CONDUIT SHALL BE PLACED EVENLY AND CAREFULLY AROUND AND OVER THE PIPE OR CONDUIT IN SIX (6) INCH MAXIMUM LAYERS. EACH LAYER SHALL BE THOROUGHLY AND CAREFULLY COMPACTED UNTIL TWELVE (12) INCHES OF COVER EXISTS OVER THE PIPE OR CONDUIT. THE REMAINDER OF THE BACKFILL AND BACKFILL OF EMPTY TRENCHES AFTER REMOVAL OF UTILITIES, FOOTINGS, ETC., MAY THEN BE PLACED AND COMPACTED IN A MAXIMUM OF TWELVE (12) INCH LAYERS. EACH LAYER SHALL BE COMPACTED BY APPROVED MECHANICAL TAMPING MACHINES. UNLESS OTHERWISE SPECIFIED BACKFILL SHALL BE COMPACTED TO NOT LESS THAN 95% MAXIMUM MODIFIED DENSITY IN PROPOSED BUILDING AND PAVED AREAS AND 92% MAXIMUM MODIFIED DENSITY IN NON-PAVED AREAS, IN ACCORDANCE WITH ASTM DESIGNATION D-1557 IN THE MANNER HERE IN DESCRIBED. BACKFILL SHALL PROCEED UP TO THE LINES AND GRADES AS SHOWN ON THE DRAWINGS. THE CONTRACTOR SHALL CERTIFY THAT ALL BACKFILL MEETS THE ABOVE REQUIREMENTS.

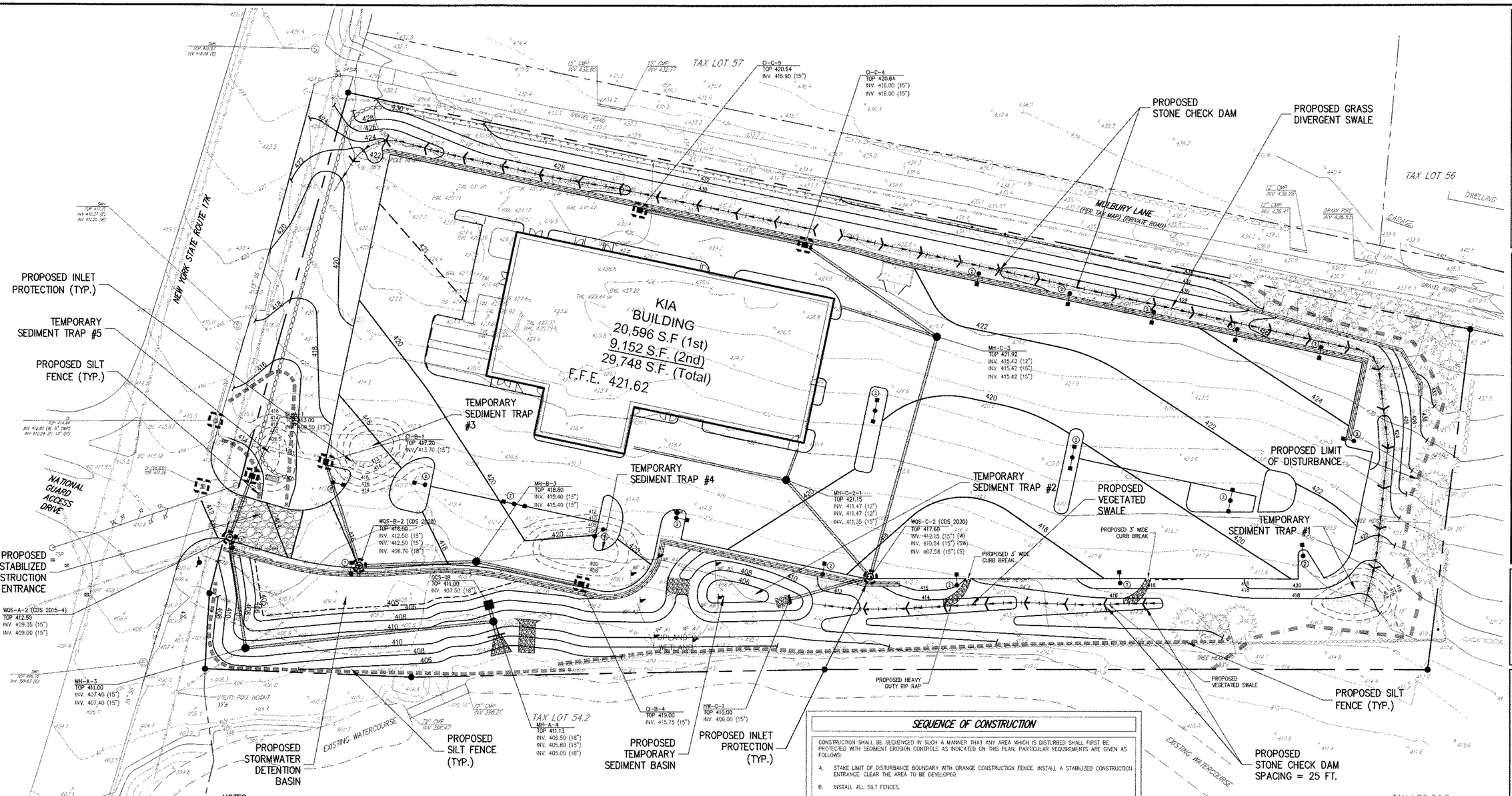
LEGEND

Existing	Proposed
EXISTING PROPERTY LINE	SMH — PROPOSED SANITARY SEWER MANHOLE
ADJACENT PROPERTY LINE	MH — PROPOSED STORM DRAIN MANHOLE
EXISTING STREAM	CI — PROPOSED TYPE CI DRAIN INLET
EXISTING WETLAND LINE AND DELINEATION	DI — PROPOSED TYPE DI DRAIN INLET
EXISTING PAVEMENT EDGE	CDS — PROPOSED WATER QUALITY STRUCTURE
EXISTING STONE WALL	CO — PROPOSED CLEANOUT
EXISTING RETAINING WALL	15" HDPE — PROPOSED STORM DRAIN LINE & SIZE
EXISTING FENCE	8" PVC — PROPOSED SANITARY SEWER LINE & SIZE
36" RCP — EXISTING STORM DRAIN LINE AND SIZE	6" WATER — PROPOSED WATER LINE & SIZE
8" SAN — EXISTING SANITARY LINE AND SIZE	PROPOSED GAS LINE
EXISTING WATER LINE	PROPOSED ELECTRIC LINE
EXISTING GAS LINE	PROPOSED WATER VALVE
EXISTING OVERHEAD WIRES	PROPOSED GAS VALVE
EXISTING TELEPHONE WIRE	PROPOSED RETAINING WALL (DESIGN BY OTHERS)
EXISTING DRAIN INLET	PROPOSED DOUBLE ARM LIGHTING STANDARD (DESIGN BY OTHERS)
EXISTING MANHOLE	PROPOSED SINGLE ARM LIGHTING STANDARD (DESIGN BY OTHERS)
EXISTING FIRE HYDRANT	
GV — EXISTING GAS VALVE	
WV — EXISTING WATER VALVE	
EXISTING UTILITY POLE	
PROPOSED BUILDING LINE	
PROPOSED HEADWALL	

SITE UTILITIES PLAN

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

DRAWN: AL	APPROVED: JS
SCALE: 1" = 30'	
DATE: 09/04/2015	
PROJECT No: 14139	
DWG: 14139-SITE	TAB: UTILITIES / SCR: UTILITIES
DRAWING No: SP-5	



LEGEND

- PROPOSED INLET PROTECTION
- PROPOSED SILT FENCE
- PROPOSED LIMIT OF DISTURBANCE
- PROPOSED STABILIZED CONSTRUCTION ENTRANCE
- PROPOSED TEMPORARY SWALE
- PROPOSED TEMPORARY SEDIMENT TRAP
- PROPOSED STONE SWALE

NOTES:

1. EXISTING CONDITIONS DEPICTED ON THIS PLAN HAVE BEEN TAKEN FROM SURVEY TITLED, "SURVEY DWG TITLE," PREPARED BY SURVEY COMPANY NAME, DATED SURVEY DATE.
2. ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH ALL THE PLANS, PRIOR TO BEGINNING ANY CLEARING, GRUBBING OR EXCAVATION.
3. EXPOSED SLOPES AND ALL GRADED AREAS SHALL BE SEEDED WITH THE FOLLOWING GRASS MIX IMMEDIATELY UPON COMPLETION OF ITS CONSTRUCTION AT A RATE OF 6 POUNDS PER 1000 S.F. IN THE FOLLOWING PROPORTIONS:
   CREEPING RED FESCUE 30 %
   PERENNIAL RYE GRASS 70 %
4. GRASS SEED MIX FOR EROSION AND SEDIMENT CONTROL MAY BE APPLIED BY EITHER MECHANICAL OR HYDROSEEDING METHODS. HYDROSEEDING SHALL BE PERFORMED IN ACCORDANCE WITH THE AMERICAN ASSOCIATION OF NURSERYMEN, AMERICAN STANDARD FOR NURSERY STOCK, LATEST EDITION.
5. SEEDED AREAS SHALL BE MULCHED WITH STRAW AT A RATE OF 2 TONS PER ACRE (90 LBS. PER 1,000 S.F.)SUCH THAT THE MULCH FORMS A CONTINUOUS BLANKET.
6. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSPECTED AND MAINTAINED ON A DAILY BASIS BY THE CONTRACTOR. ALL COLLECTED SEDIMENT WITHIN SEDIMENT BARRIERS SHALL BE REMOVED PERIODICALLY TO MAINTAIN THE FUNCTION OF THE SEDIMENT BARRIER. ALL SEDIMENT COLLECTED SHALL BE RESPREAD ON-SITE WITHIN STABILIZED AREAS AS DIRECTED BY THE OWNERS FIELD REPRESENTATIVE.
7. DUST SHALL BE CONTROLLED BY SPRINKLING OR OTHER APPROVED METHODS AS NECESSARY, OR AS DIRECTED BY THE TOWN ENGINEER.
8. CUT AND FILLS SHALL NOT ENDANGER ADJOINING PROPERTIES, NOR DIVERT WATER ONTO THE PROPERTY OF OTHERS.
9. ALL FILLS SHALL BE COMPACTED TO PROVIDE STABILITY OF MATERIAL AND TO PREVENT SETTLEMENT.
10. THE CONTRACTOR SHALL INSPECT DOWNSTREAM CONDITIONS FOR EVIDENCE OF SEDIMENTATION ON A WEEKLY BASIS AND AFTER RAINSTORMS.
11. AS WARRANTED BY FIELD CONDITIONS, SPECIAL ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED BY THE CONTRACTOR AS REQUIRED.

Soil Restoration Requirements

Type of Soil Disturbance	Soil Restoration Requirement		Comments/Examples
No soil disturbance	Restoration not permitted		Preservation of Natural Features.
Minimal soil disturbance	Restoration not required		Clearing and grubbing
Areas where topsoil is stripped only – no change in grade	HSG A&B	HSG C&D	Protect area from any ongoing construction activities
	apply 6 inches of topsoil	Aerate* and apply 6 inches of topsoil	
Areas of cut or fill	HSG A&B	HSG C&D	Clearing and grubbing
	Aerate and apply 6 inches of topsoil	Apply full Soil Restoration**	
Heavy traffic areas on site (especially in a zone 5-25 feet around buildings but not within a 5 foot perimeter around foundation walls)	Apply full Soil Restoration (decompaction and compost enhancement)		
Areas where Runoff Reduction and or Infiltration practices are applied	Restoration not required, but may be applied to enhance the reduction specified for appropriate practices.		Keep construction equipment from crossing these areas. To protect newly installed practice from any ongoing construction activities construct a single phase operation fence area

* Aeration includes the use of machines such as tractor-drawn implements with coulters making a narrow slit in the soil, a roller with many spikes making indentations in the soil, or prongs which function like a mini-subsoiler.

** Per "Deep Ripping and De-compaction, DEC, 2008."

SEQUENCE OF CONSTRUCTION

CONSTRUCTION SHALL BE SEQUENCED IN SUCH A MANNER THAT ANY AREA WHICH IS DISTURBED SHALL FIRST BE PROTECTED WITH SEDIMENT EROSION CONTROLS AS INDICATED ON THIS PLAN. PARTICULAR REQUIREMENTS ARE GIVEN AS FOLLOWS:

A. STAKE LIMIT OF DISTURBANCE BOUNDARY WITH ORANGE CONSTRUCTION FENCE. INSTALL A STABILIZED CONSTRUCTION ENTRANCE. CLEAR THE AREA TO BE DEVELOPED.
B. INSTALL ALL SILT FENCES.
C. GRUB THE AREA TO BE CONSTRUCTED.
D. INSTALL TEMPORARY SEDIMENT TRAPS #1 AND #2.
E. CONSTRUCT DIVERSION SWALES ON THE WESTERN SIDE OF THE PROPERTY TO DIVERT THE OFFSITE AREA DRAINING TOWARDS THE SITE TOWARDS THE SEDIMENT TRAP #1 AND EVENTUALLY INTO THE EXISTING WATERCOURSE LOCATED TO THE EAST OF THE PROPERTY WHILE MAINTAINING THE EXISTING DRAINAGE PATTERN.
F. * PROVIDE STONE CHECK DAMS AT REGULAR INTERVALS IN THE DIVERSION SWALES.
G. INSTALL THE TEMPORARY SEDIMENT TRAPS #3 AND #4 AND CONSTRUCT DIVERSION SWALES TO DIVERT THE STORMWATER RUNOFF FROM THE WEST OF THE PROPERTY TOWARDS THE SEDIMENT TRAPS.
H. REMOVE THE TEMPORARY SEDIMENT TRAP #4 ONCE THE AREA DRAINING INTO THE TRAP IS STABILIZED.
I. INSTALL THE TEMPORARY SEDIMENT TRAPS #5 AND CONSTRUCT DIVERSION SWALE ALONG ROUTE 17K TO DIVERT THE STORMWATER RUNOFF FROM THE SOUTHWEST OF THE PROPERTY TOWARDS THE SEDIMENT TRAP.
J. REMOVE AND STOCKPILE TOPSOIL. INSTALL SILT FENCING AROUND THE TEMPORARY TOPSOIL STOCKPILE LOCATION FOR EROSION CONTROL PURPOSES.
K. PROCEED WITH ROUGH GRADING OF THE AREA UNDER ACTIVE CONSTRUCTION.
L. INITIAL STORMWATER INFILTRATION BASIN EXCAVATION SHOULD BE CARRIED TO WITHIN 2 FEET OF THE FINAL ELEVATION OF THE BASIN FLOOR. FINAL EXCAVATION TO THE FINISHED GRADE SHOULD BE DEFERRED UNTIL ALL DISTURBED AREAS HAVE BEEN STABILIZED.
M. INSTALL THE STORM DRAINAGE SYSTEM CONSISTING OF CATCH BASINS, MANHOLES AND UNDERGROUND STORM PIPES ALONG WITH THE EROSION AND SEDIMENT CONTROL DEVICES ASSOCIATED WITH THE STORM DRAINAGE SYSTEM (I.E. INLET PROTECTION, STONE CHECK DAMS, ETC., AS SHOWN ON THE PLANS).
N. INSTALL UTILITIES (SANITARY SEWER, WATER, GAS, ELECTRIC, TELEPHONE, ETC.), AS REQUIRED.
O. INSTALL GREEN INFRASTRUCTURE PRACTICE, VEGETATED SWALE.
P. BEGIN ROAD CONSTRUCTION INCLUDING SUBBASE AND BASE PAVEMENT SECTIONS FOR ASPHALT POROUS PAVEMENT AND THE ASPHALT PAVEMENT.
Q. FINISH GRADING, REDISTRIBUTE TOPSOIL AND ESTABLISH VEGETATION AND/OR LANDSCAPING.
R. COMPLETE FINAL GRADING FOR THE STORMWATER INFILTRATION BASIN.
S. CLEAN PAVEMENTS AND STORM DRAIN SYSTEM OF ALL ACCUMULATED SEDIMENT IN CONJUNCTION WITH THE REMOVAL OF ALL TEMPORARY SEDIMENT AND EROSION CONTROL DEVICES.
T. COMPLETE BUILDING CONSTRUCTION.

NOT FOR CONSTRUCTION

ANY ALTERATION OF PLANS, SPECIFICATIONS, PLATS AND REPORTS BEARING THE SEAL OF A LICENSED PROFESSIONAL ENGINEER OR LICENSED LAND SURVEYOR IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW, EXCEPT AS PROVIDED FOR BY SECTION 7209, SUBSECTION 2.

NO.	REVISION	DATE	BY

Previous Editions Obsolete

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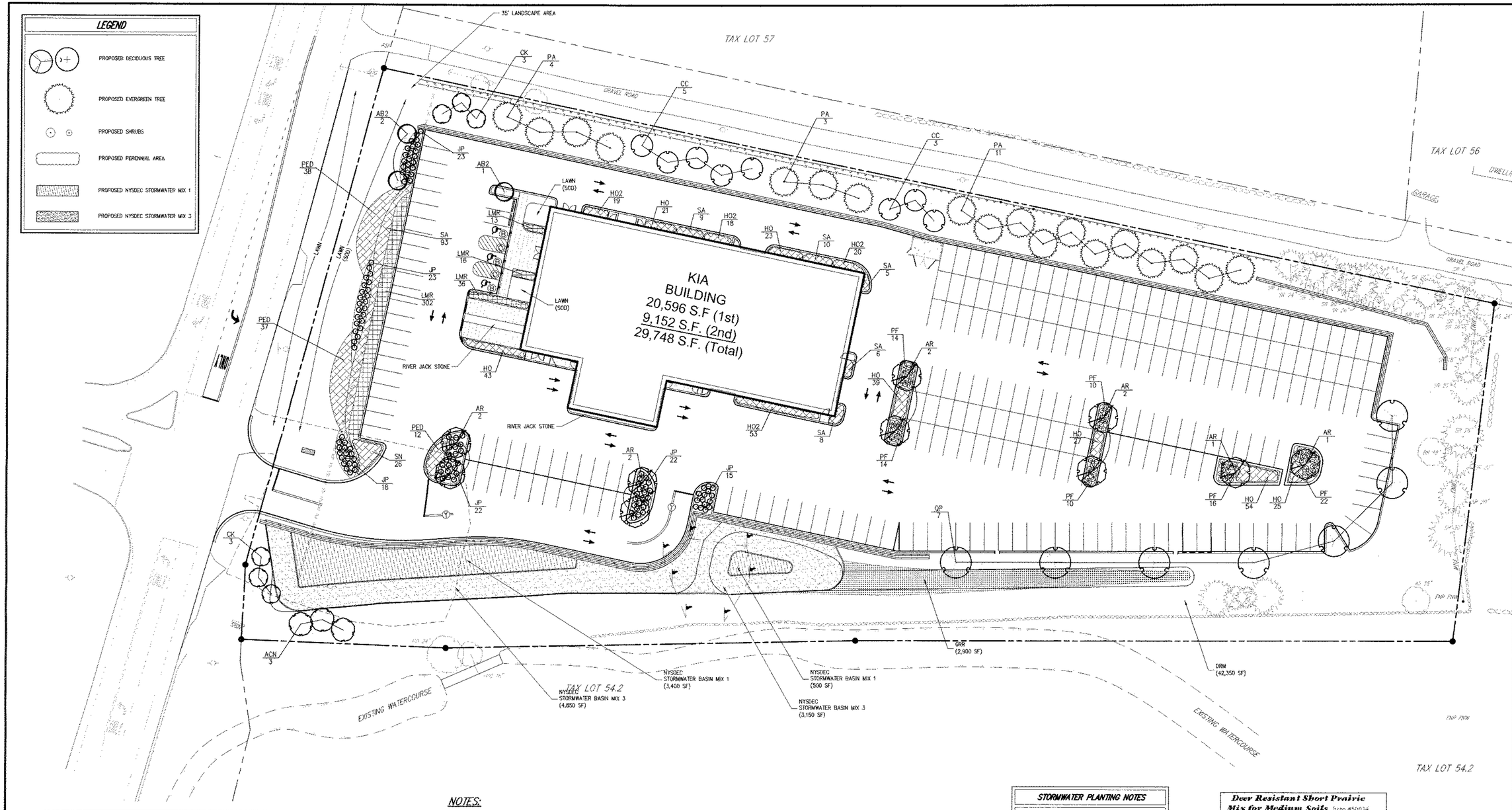
SITE SEDIMENT & EROSION CONTROL PLAN

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

DRAWN: AL APPROVED: JS
SCALE: 1" = 30'
DATE: 09/04/2015
PROJECT no: 14139
DWG: 14139-SEE TAB: SE SDP: SDE
DRAWING No:
SP-6



PLANT SCHEDULE					
TREES	QTY	COMMON NAME / BOTANICAL NAME	CAL./HT.	ROOT COND.	REMARKS
AB2	3	Red Maple / Acer rubrum 'Brandywine'	3" – 3 1/2" CAL.	B & B	
AR	10	Red Maple / Acer Rubrum 'Red Sunset'	2 1/2" – 3" CAL.	B & B	
ACN	3	Shadblow Serviceberry / Amelanchier Canadensis	12' – 14' HT.	B & B	
CC	8	Eastern Redbud / Cercis Canadensis	6'–8' HT.	B & B	
CK	6	Kousa Dogwood / Cornus Kousa	6'–8' HT.	B & B	
PA	18	Norway Spruce / Picea Abies	10' – 12' HT.	B & B	
QP	7	Pin Oak / Quercus Palustris	2 1/2" – 3" CAL.	B & B	
SHRUBS	QTY	COMMON NAME / BOTANICAL NAME	CAL./HT.	ROOT COND.	REMARKS
JP	123	Parson's Juniper / Juniperus davurica 'Parsonii'	24" – 30" SPR.	B & B	
PF	86	Yellow Gem Potentilla / Potentilla fruticosa 'Yellow Gem'	24" – 30" SPR.	Container	
SHRUB AREAS	QTY	COMMON NAME / BOTANICAL NAME	CONT	ROOT COND.	REMARKS
HO2	110	Daylily / Hemerocallis x 'Oriental Ruby'	2 gal	Container	
HO	232	Stella de Oro Daylily / Hemerocallis x 'Stella de Oro'	2 gal	Container	
PED	87	Hameln Dwarf Fountain Grass / Pennisetum Alopecuroides 'Hameln'	2 gal	Container	
SN	26	Woodland Sage / Salvia Nemorosa 'Blue Hill'	1" – 2' HT	Container	
SA	131	Autumn Joy Sedum / Sedum x 'Autumn Joy'	24" HT	Container	
GROUND COVERS	QTY	COMMON NAME / BOTANICAL NAME	CONT		REMARKS
LMR	367	Variegated Lily Turf / Liriope Muscari 'Variegata'	1 gal	Container	
DRM	42,350 sf	Deer Resistant Short Prairie Mix for Medium Soils			
GRR	2,900 sf	Perennial Ryegrass @ 1 lb/1,000 sf			
		Tall Fescue @ 0.5 lb/1,000 sf			
		Red Top @ 0.3 lb/1,000 sf			
HM–1	3,900 sf	NYSDEC Stormwater Mix–1			
HM–3	8,000 sf	NYSDEC Stormwater Mix–3			

NOTES:

1. ALL PLANT MATERIAL SHALL BE FIRST QUALITY STOCK, PLANTED MATERIAL AND METHODS OF INSTALLATION SHALL CONFORM TO THE AMERICAN NURSERY AND LANDSCAPE ASSOCIATION, AMERICAN STANDARD FOR NURSERY STOCK, LATEST EDITION.
2. ALL AREAS OF THE SITE NOT OCCUPIED BY BUILDING OR PAVEMENT AND NOT SPECIFIED AS BEING PLANTED WITH TREES, SHRUBS OR GROUND COVER SHALL BE LAWN.
3. ALL PLANTING BEDS SHALL BE MULCHED WITH 3" OF BROWN MULCH. MULCH SHALL BE CLEAN, NON–DYED, TOXIC FREE, SHREDDED HARDWOOD.
4. PLANT MATERIALS AS SPECIFIED ON THE DRAWINGS AND DELIVERED TO THE SITE SHALL BE NURSERY GROWN AND CERTIFIED TRUE TO THEIR GENUS, SPECIES AND VARIETY. SUBSTITUTIONS ARE NOT PERMITTED WITHOUT THE PROJECT LANDSCAPE ARCHITECTS WRITTEN APPROVAL.
5. ALL LANDSCAPING SHALL CONTINUE TO BE MAINTAINED IN A HEALTHY, GROWING CONDITION THROUGHOUT THE DURATION OF THE PROJECT. ANY PLANTING NOT SO MAINTAINED SHALL BE REPLACED WITH NEW PLANTS AT THE BEGINNING OF THE NEXT, IMMEDIATELY FOLLOWING, GROWING SEASON.
6. ALL TREES AND SHRUBS SHALL BE PRUNED AND SHAPED AND BE SUBJECT TO THE APPROVAL OF THE PROJECT LANDSCAPE ARCHITECT AND GOVERNMENTAL AUTHORITIES HAVING JURISDICTION.
7. PLANTING STOCK SHALL BE WELL–BRANCHED AND WELL–FORMED, SOUND, VIGOROUS, HEALTHY, FREE FROM DISEASE, SUN–SCALD, WINDBURN, ABRASION, AND HARMFUL INSECTS OR INSECTS EGGS, AND SHALL HAVE HEALTHY, NORMAL UNBROKEN ROOT SYSTEMS. DECIDUOUS TREES AND SHRUBS SHALL BE SYMMETRICALLY DEVELOPED, OF UNIFORM HABIT OF GROWTH, WITH STRAIGHT TRUNKS OR STEMS, AND FREE FROM OBJECTIONABLE DISFIGUREMENTS. EVERGREEN TREES AND SHRUBS SHALL HAVE WELL–DEVELOPED SYMMETRICAL TOPS WITH TYPICAL SPREAD OF BRANCHES FOR EACH PARTICULAR SPECIES OR VARIETY. ONLY VINES AND GROUND COVER PLANTS WELL ESTABLISHED IN REMOVAL CONTAINERS, INTEGRAL CONTAINERS, OR FORMED HOMOGENEOUS SOIL SECTIONS SHALL BE USED. PLANTS SHALL BE GROWN UNDER CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THE PROJECT.
8. ALL STOCK SHALL BE BALLED AND BURLAPPED OR CONTAINER GROWN STOCK, UNLESS OTHERWISE SPECIFIED. BAREROOT STOCK OF ANY KIND IS UNACCEPTABLE UNLESS SPECIFIED.
9. ALL PLANTING BEDS, LAWNS AND LANDSCAPED AREAS SHALL RECEIVE A MINIMUM 6" THICK LAYER OF TOPSOIL, UNLESS OTHERWISE SPECIFIED.
10. SURVEY AND MARK THE CLEARING LIMIT LINE IN THE FIELD BEFORE ANY CONSTRUCTION WORK BEGINS. INSTALL ORANGE SAFETY FENCE AND/OR EROSION CONTROL FENCING ALONG CLEARING LINE.
11. THERE SHALL BE NO STORAGE OF EQUIPMENT OR MATERIALS BEYOND CLEARING LIMITS. NO EQUIPMENT IS PERMITTED BEYOND CLEARING LIMITS.
12. TREE PROTECTION FENCING SHOULD REMAIN IN GOOD CONDITION FOR THE DURATION OF THE CONSTRUCTION PERIOD.
13. TREES SHALL BE FELLED WITHIN CLEARING LIMITS. TREES SHALL NO BE FELLED INTO EXISTING WOODED AREAS OR TREES TO REMAIN.
14. TREE REPLACEMENT IS REQUIRED WHEREVER TREES ARE CLEARED BEYOND CLEARING LIMITS WITHOUT WRITTEN AUTHORIZATION FROM THE TOWN OF NEWBURGH. TREE REPLACEMENT SHALL BE EQUAL TO THE BASAL AREA OF ALL STUMPS THAT REMAIN. IF STUMPS DO NOT REMAIN, TREE REPLACEMENT SHALL BE EQUIVALENT TO NEARBY AREAS OF EXISTING FOREST COVER, AS DETERMINED BY THE LANDSCAPE ARCHITECTURAL CONSULTING FOR THE TOWN OF NEWBURGH.
15. ALL PLANTS SHALL BE WARRANTED FOR A PERIOD OF TWO YEARS. REPLACE, IN ACCORDANCE WITH THE DRAWINGS AND SPECIFICATIONS, ALL PLANTS THAT ARE MISSING, MORE THAN 25% DEAD, WHICH DO NOT DEVELOP FROM PLANTING STOCK, THAT APPEAR UNHEALTHY OR UNSIGHTLY AND/OR HAVE LOST THEIR NATURAL SHAPE DUE TO DEAD BRANCHES. ANY TREE THAT LOSES THE MAIN LEADER SHALL BE REPLACED. PLANT MATERIAL SHALL BE INSPECTED BY THE LANDSCAPE ARCHITECTURAL CONSULTANT FOR THE TOWN OF NEWBURGH UPON COMPLETION OF WORK AND DURING EVERY GROWING SEASON FOR TWO YEARS. PLANTS THAT NEED REPLACEMENT SHALL BE NOTED ON AN INSPECTION REPORT OR WITHIN TWO MONTHS FROM THE NEXT FOLLOWING GROWING SEASON.
16. ALL PLANTS SHALL CONFORM TO GUIDELINES AS SET FORTH IN THE LATEST EDITION OF THE AMERICAN ASSOCIATION OF NURSERYMEN'S STANDARD FOR NURSERY STOCK.
17. WHEREVER THE SOIL IS CUT MORE THAN 2' AND TREES ARE PROPOSED, THE CONTRACTOR SHALL ENSURE THAT ADEQUATE SOIL COVER EXISTS FOR THE PLANTING AND GROWING TREES.

STORMWATER PLANTING NOTES

THE FOLLOWING STORMWATER MANAGEMENT AREA PLANTING SEED MIXES SHALL BEUSED WITH IN PROPOSED STORMWATER MANAGEMENT BASINS:

HM–1 NYSDEC STORMWATER BASIN MIX #1 (herbaceous)

ARROW ARUM (PELTANDRA VIRGINICA)
ARROWHEAD, DUCK POTATIE (SAGGITARIA LATIFOLIA)
BLUE FLAG IRIS (IRIS VERSICOLOR)
BROOMSEDGE (ANDROPOGON VIRGINICUS)
BUSHY BEARDGRASS (ANDROPOGON GLOMERATUS)
CATTAIL (TYPHA SP.)
COMMON THREE–SQUARE (SCIRPUS PURGENS)
DUCKWEED (LEMNA SP.)
HARDSTEM BULRUSH (SCIRPUS ACUTUS)
GIANT BURREED (SPARGANIUM EURYCARPUM)
LIZARD'S TAIL (SAURURUS CERNUUS)
MARSH HIBISCUS (HIBISCUS MOSCHEUTOS)
PICKERELWEED (PONTEDERIA CORDATA)
RICE CUTGRASS (LEERSIA ORYZOIDES)
SEDGES (CAREX SPP.)
TUFTED HAIRGRASS (DESCHAMPSIA CAESPITOSA)
SOFT–STEM BULRUSH (SCIRPUS VALIDUS)
SMARTWEED (POLYGONUM SPP.)
SOFT RUSH (JUNCUS EFFUSES)
SPATTER DOCK (NUPHAR LUTEUM)
SWITCH GRASS (PANICUM VIRGATUM)
SWEET FLAG (ACORUS CALAMUS)
WILD RICE (ZIZANIA AQUATICA)
WOOL GRASS (SCIRPUS CYPERINUS)

HM–3 NYSDEC STORMWATER BASIN MIX #3 (herbaceous)

BIG BLUESTEM (ANDROPOGON GERARDI)
BREPFOOT OSERVATCH (LOTUS CORNICULATUS)
CARDINAL FLOWER (LOBELIA CARDINALIS)
FOWL MANNAGRASS (GLYCERIA STRIATA)
RED TOP (AGROSTIS ALBA)
TUFTED HAIRGRASS (DESCHAMPSIA CAESPITOSA)
SWITCHGRASS (PANICUM VIRGATUM)
SEEDING RATE 20–40 POUNDS PER ACRE, OR 1 POUND PER 1,000 SQ. FT.

Deer Resistant Short Prairie Mix for Medium Soils Item #560014

For well–drained loam, sandy loam and clay loam soils

Contains At least 20 wildflowers & 2 or more grasses

PLS Pure Live Seed

Wildflowers

Lavender Hyssop	Wild Quinine
Nodding Pink Onion	Smooth Penstemon
Butterflyweed (or Ozy	Great Solomon's Seal
Canada Milkvetch	Black Eyed Susan
New Jersey Tea	Ohio Goldenrod
Lanceleaf Coreopsis	Stiff Goldenrod
Shoomgrotar	
Rose Purple Coneflower	Grasses
Purple Coneflower	Sideoats Grama
Rattlesnake Master	Little Bluestem
Roundhead Bushclover	Prairie Dropseed
Prairie Blazingstar	

(c) ALL PRAIRIE MIXES ARE AVAILABLE THROUGH PRAIRIE NURSERY, P.O. BOX 306, WESTFIELD, WI 53964 AND INCLUDE PURE LIVE SEED GRASSES AND NATIVE AND NATURALIZED PASTURE WILDFLOWERS, ALL OF WHICH SHALL BE PLANTED AT A RATE OF 10 POUNDS PER ACRE. ORDERS CAN BE PLACED BY DIALING (800) 476–9453.

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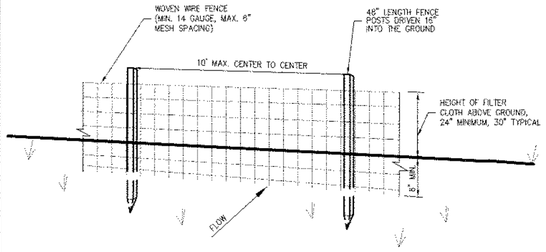
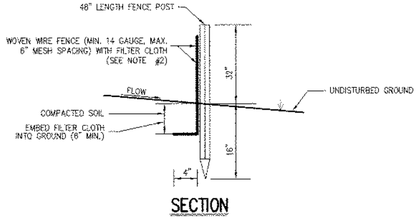
SITE LANDSCAPING PLAN

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

Drawn:	AL	Approved:	JS
Scale:	1" = 30'		
Date:	09/04/2015		
Project No:	14139		
H&S–UAB	LAND	LAYout	
Drawing No.	SP–7		



PERSPECTIVE VIEW

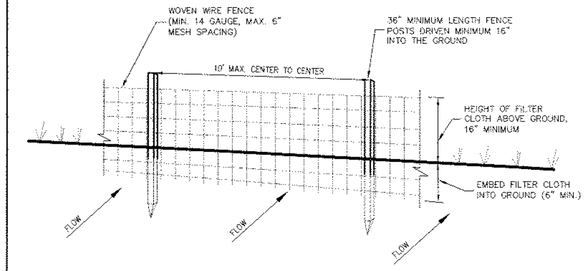


SECTION

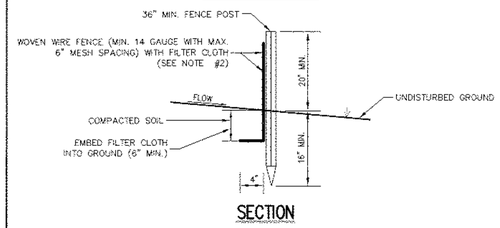
NOTES:

1. WOVEN WIRE FENCE SHALL BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. POSTS SHALL BE STEEL, EITHER T OR U TYPE OR HARDWOOD.
2. FILTER CLOTH SHALL BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION. FENCE SHALL BE WOVEN WIRE, 6" MAXIMUM MESH OPENING.
3. 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, STABLINKA T140N, OR APPROVED EQUAL.
4. PREFABRICATED UNITS SHALL BE GEOFAB, ENVIROFENCE, OR APPROVED EQUAL.
5. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED AND REPLACED WHEN "BULGES" DEVELOP IN THE SILT FENCE.

SILT FENCE | 1



ELEVATION VIEW



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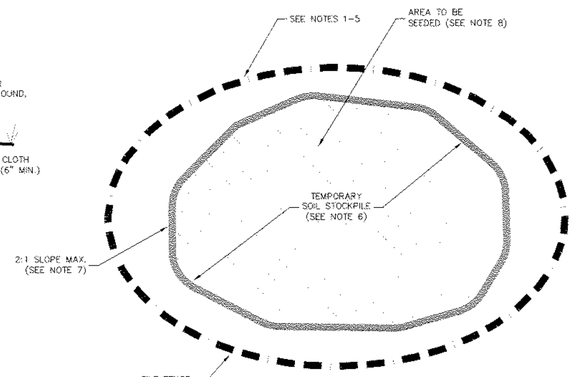
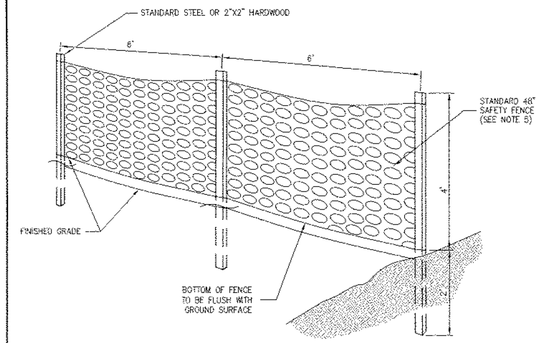
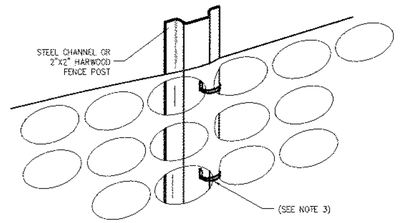


PLAN VIEW

6. THE AREA CHOSEN FOR ALL TEMPORARY SOIL STOCKPILES SHALL BE DRY AND STABLE.
7. ALL STOCKPILED SOIL SHALL NOT CONTAIN SLOPES GREATER THAN 2:1.
8. UPON COMPLETION OF SOIL STOCKPILING, EACH PILE SHALL BE SEEDED WITHIN 24 HOURS. PERENNIAL OR ANNUAL RYEGRASS SHALL BE PLANTED DURING SPRING, SUMMER OR EARLY FALL. WINTER RYE (CEREAL RYE) SHALL BE PLANTED DURING LATE FALL OR EARLY WINTER.
9. ALL STOCKPILES SHALL BE PROTECTED WITH SILT FENCING INSTALLED AROUND THE PERIMETER.

TEMPORARY SOIL STOCKPILE WITH SILT FENCE | 2

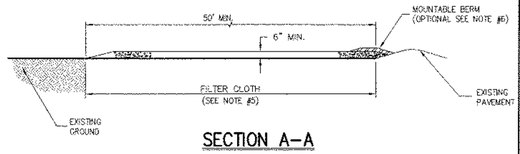




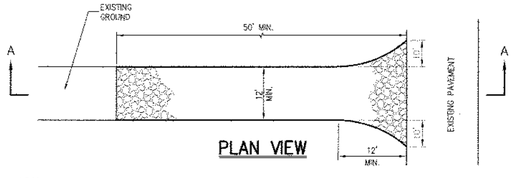
NOTES:

1. SPACE SUPPORT FENCE POSTS AT 6 FOOT INTERVALS.
2. DRIVE SUPPORT POSTS 2 FEET INTO GROUND.
3. FIRMLY FASTEN FENCE MATERIAL IN PLACE BY WIRING TO FENCE POST WHILE MAINTAINING TENSION ACROSS FULL HEIGHT OF FENCE. WIRING SHALL BE DONE IN A MANNER THAT WILL PREVENT SAGGING OF FENCE MATERIAL.
4. PROVIDE PERIODIC INSPECTION AND MAINTENANCE OF FENCE INCLUDING REPAIRS AS NECESSARY AND REQUIRED.
5. PLASTIC FENCE SHALL BE INTERNATIONAL ORANGE COLOR, AS MANUFACTURED BY ADPI ENTERPRISES, INC. OR APPROVED EQUAL.
6. REMOVE CONSTRUCTION FENCE AS DIRECTED BY THE OWNER'S FIELD REPRESENTATIVE.

CONSTRUCTION FENCE | 3



SECTION A-A

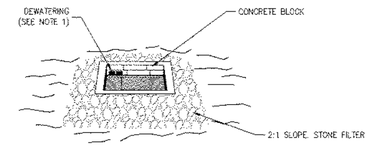


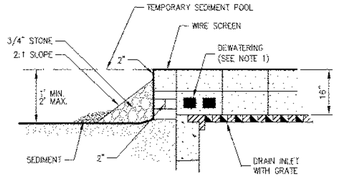
PLAN VIEW

NOTES

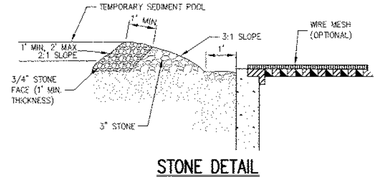
1. STONE SIZE -- USE 1" TO 4" STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
2. LENGTH -- AS REQUIRED, BUT NOT LESS THAN 50 FEET.
3. THICKNESS -- NOT LESS THAN SIX (6) INCHES.
4. WIDTH -- 12 FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS. 24 FOOT MINIMUM IF SINGLE ENTRANCE TO SITE.
5. FILTER CLOTH TO BE PLACED OVER THE ENTIRE WIDTH AND LENGTH OF AREA PRIOR TO PLACING OF STONE.
6. SURFACE WATER -- ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED BENEATH THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM WITH 5:1 SLOPES WILL BE PERMITTED.
7. MAINTENANCE -- THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURE USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
8. WASHING -- WHEELS SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC RIGHTS-OF-WAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE AND WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.
9. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

STABILIZED CONSTRUCTION ENTRANCE | 4





STONE & BLOCK DETAIL
(OPTION A)

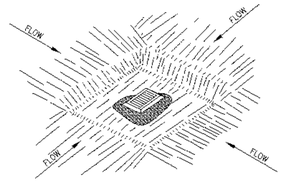


STONE DETAIL
(OPTION B)

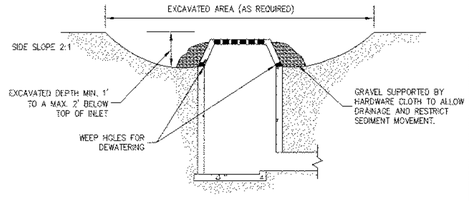
NOTES:

1. LAY ONE BLOCK ON EACH SIDE OF THE STRUCTURE ON ITS SIDE FOR DEWATERING. BOTTOM OF BLOCK SHALL BE 2 INCHES MINIMUM BELOW THE CREST OF INLET. BLOCKS SHALL BE PLACED AGAINST INLET FOR SUPPORT.
2. HARDWARE CLOTH OR 1/2" WIRE MESH SHALL BE PLACED OVER BLOCK OPENINGS TO SUPPORT STONE.
3. USE CLEAN 3/4" STONE PLACED 2" BELOW THE TOP OF THE BLOCK ON A 2:1 SLOPE OR FLATTER.
4. FOR STONE STRUCTURES ONLY (OPTION B), A 1 FOOT THICK LAYER OF THE 3/4" FILTER STONE SHALL BE PLACED AGAINST THE 3" STONE AS SHOWN ON THE DRAWINGS.

STONE & BLOCK DRAIN INLET PROTECTION | 5



ELEVATION VIEW

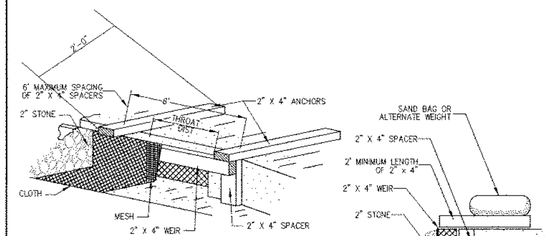


SECTION

NOTES:

1. CLEAR THE AREA OF ALL DEBRIS THAT WILL HINDER EXCAVATION.
2. GRADE APPROACH TO THE INLET UNIFORMLY AROUND THE BASIN.
3. WEEP HOLES SHALL BE PROTECTED BY GRAVEL.
4. PROVIDE FREQUENT INSPECTION AND MAINTENANCE. REMOVE ACCUMULATED SEDIMENT AND REPAIR OR REPLACE INLET PROTECTION TO MAINTAIN EFFECTIVENESS OF THE INSTALLATION.
5. UPON STABILIZATION OF CONTRIBUTING DRAINAGE AREA, SEAL WEEP HOLES, FILL BASIN WITH STABLE SOIL TO FINAL GRADE, COMPACT IT PROPERLY AND STABILIZE WITH PERMANET SEEDING.

EXCAVATED DRAIN INLET PROTECTION | 6



NOTES:

1. FILTER FABRIC SHALL HAVE AN EOS OF 40-85.
2. WOODEN FRAME SHALL BE CONSTRUCTED OF 2" X 4" CONSTRUCTION GRADE LUMBER.
3. WIRE MESH ACROSS THROAT SHALL BE A CONTINUOUS PIECE 30" MINIMUM WIDTH WITH A LENGTH 4' LONGER THAN THE THROAT. IT SHALL BE SHAPED AND SECURELY NAILED TO A 2" X 4" WEIR.
4. THE ASSEMBLY SHALL BE PLACED AGAINST THE INLET AND SECURED BY 2" X 4" ANCHORS 2' LONG EXTENDING ACROSS THE TOP OF THE INLET AND HELD IN PLACE BY SANDBAGS OR ALTERNATE WEIGHTS.
5. INLET PROTECTION SHALL BE INSPECTED FREQUENTLY, MAINTAINED, REPAIRED OR REPLACED TO MAINTAIN EFFECTIVENESS OF INSTALLATION.
6. INLET PROTECTION SHALL BE REMOVED WHEN DIRECTED BY THE OWNER'S FIELD REPRESENTATIVE.
7. IF A SIDEWALK EXISTS, THE CONTRACTOR SHALL PROVIDE PROTECTIVE FENCING (SEE DETAIL) TO PROTECT THE PUBLIC.
8. THE WEIR SHALL BE SECURELY NAILED TO 2" X 4" SPACERS 9 INCHES LONG SPACED NO MORE THAN 6 FEET APART.

MAXIMUM DRAINAGE AREA 1 ACRE

ANY ALTERATION OF PLANS, SPECIFICATIONS, PLATS AND REPORTS BEARING THE SEAL OF A LICENSED PROFESSIONAL ENGINEER OR LICENSED LAND SURVEYOR IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW, EXCEPT AS PROVIDED FOR BY SECTION 7209, SUBSECTION 2.

CURB DROP INLET PROTECTION STRUCTURE | 7

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JMC Planning, Engineering, Landscape Architecture & Land Surveying, PLLC
JMC Site Development Consultants, LLC
John Meyer Consulting, Inc.
120 BEDFORD ROAD • ARMONK, NY 10504
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JMC SITE DEVELOPMENT CONSULTANTS
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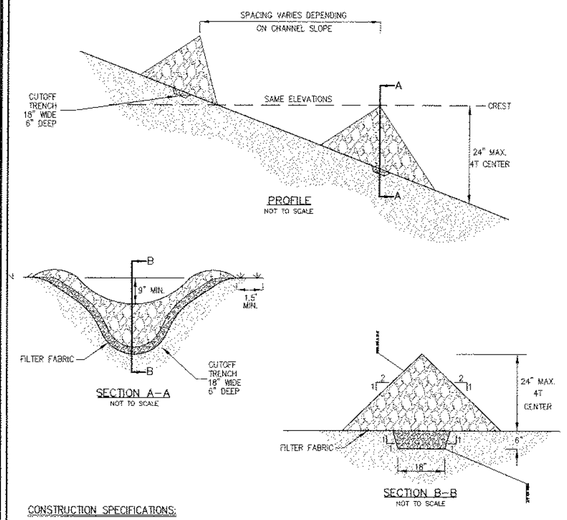
CONSTRUCTION DETAILS

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

DRAWN:	AL
APPROVED:	JS
SCALE:	N.T.S.
DATE:	09/04/2015
PROJECT No:	14139
DWG. 14139-DETAILS	DWG. SP-09
DES.	JS
DRAWING No:	SP-9

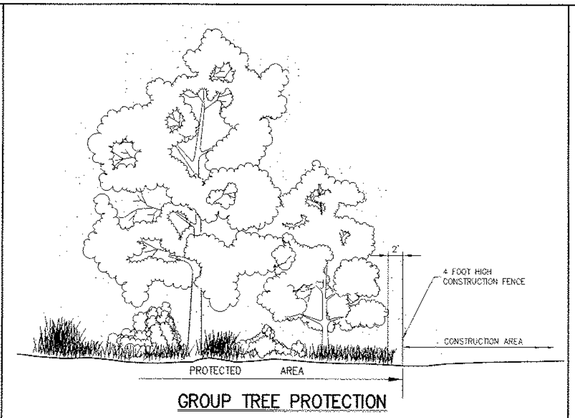


CONSTRUCTION SPECIFICATIONS:

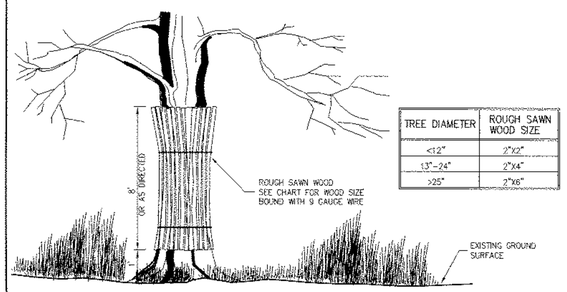
1. STONE WILL BE PLACED ON A FILTER FABRIC FOUNDATION TO THE LINES, GRADES AND LOCATIONS SHOWN IN THE PLAN.
2. SET SPACING OF CHECK DAMS TO ASSURE THAT THE ELEVATIONS OF THE CREST OF THE DOWNSTREAM DAM IS AT THE SAME ELEVATION OF THE TOE OF THE UPSTREAM DAM.
3. EXTEND THE STONE A MINIMUM OF 1.5 FEET BEYOND THE DITCH BANK TO PREVENT CUTTING AROUND THE DAM.
4. PROTECT THE CHANNEL DOWNSTREAM OF THE LOWEST CHECK DAM FROM SCOUR AND EROSION WITH STONE OR LINER AS APPROPRIATE.
5. ENSURE THAT CHANNEL APPURTENANCES SUCH AS CULVERT ENTRANCES BELOW CHECK DAMS ARE NOT SUBJECT TO DAMAGE OR BLOCKAGE FROM DISPLACED STONES.

MAXIMUM DRAINAGE AREA 2 ACRES.

STONE CHECK DAM — 8



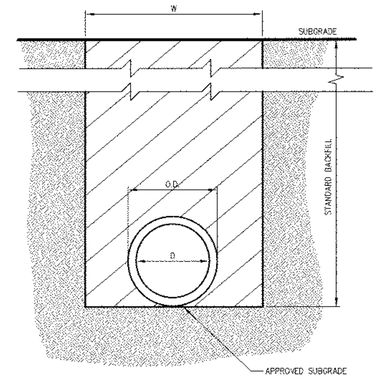
GROUP TREE PROTECTION



TREE DIAMETER	ROUGH SAWN WOOD SIZE
<12"	2"X2"
13"-24"	2"X4"
>25"	2"X6"

INDIVIDUAL TREE PROTECTION (ARMOR TYPE)

TREE PROTECTION — 9

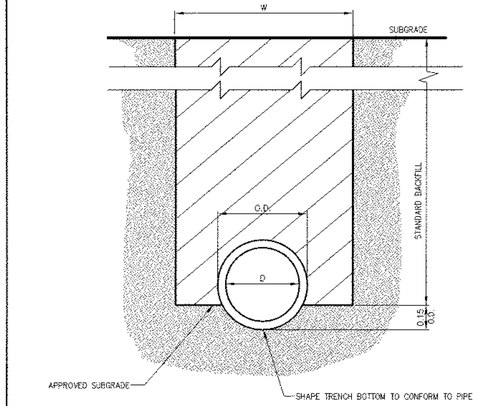


D=INSIDE DIAMETER, SPAN, OR RISE
O.D.=OUTSIDE BARREL DIAMETER, SPAN OR RISE
H.D.=OUTSIDE DIAMETER, SPAN, OR RISE @ BELL OR BAND
W=H.D. + 2.0" – FOR 48" OR SMALLER DIAMETER, SPAN, OR RISE
W=H.D. + 2.5" – FOR GREATER THAN 48" DIAMETER, SPAN, OR RISE

NOTES:

1. IN FILL AREAS, EMBANKMENTS SHALL BE CONSTRUCTED TO A MAXIMUM OF 2 FEET ABOVE TOP OF PIPE BEFORE EXCAVATING TRENCH.
2. FOR CORRUGATED POLYETHYLENE DRAIN PIPE (CPDP) INSTALLATION AND POLYVINYL CHLORIDE (PVC) PIPE AND CONDUIT INSTALLATION, USE TYPE II TRENCH.
3. BACKFILL FOR PIPE SHALL BE PLACED EVENLY AND CAREFULLY AROUND AND OVER THE PIPE OR CONDUIT IN SIX (6) INCH MAXIMUM LAYERS. EACH LAYER SHALL BE THOROUGHLY AND CAREFULLY COMPACTED UNTIL TWELVE (12) INCHES OF COVER EXISTS OVER THE PIPE OR CONDUIT. THE REMAINDER OF THE BACKFILL MAY THEN BE PLACED AND COMPACTED IN A MAXIMUM OF TWELVE (12) INCH LAYERS. EACH LAYER SHALL BE COMPACTED BY APPROVED MECHANICAL TAMPING MACHINES. UNLESS OTHERWISE SPECIFIED BACKFILL SHALL BE COMPACTED TO NOT LESS THAN 92% MAXIMUM MODIFIED DENSITY IN ACCORDANCE WITH ASTM DESIGNATION D-1557 IN THE MANNER HEREIN DESCRIBED. BACKFILL SHALL PROCEED UP TO THE LINES AND GRADES AS SHOWN ON THE DRAWINGS.

TYPE I TRENCH — 10



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NOTES:

1. IN FILL AREAS, EMBANKMENTS SHALL BE CONSTRUCTED TO A MAXIMUM OF 2 FEET ABOVE TOP OF PIPE BEFORE EXCAVATING TRENCH.
2. FOR CORRUGATED POLYETHYLENE DRAIN PIPE (CPDP) INSTALLATION AND POLYVINYL CHLORIDE (PVC) PIPE AND CONDUIT INSTALLATION, USE TYPE II TRENCH.
3. BACKFILL FOR PIPE SHALL BE PLACED EVENLY AND CAREFULLY AROUND AND OVER THE PIPE OR CONDUIT IN SIX (6) INCH MAXIMUM LAYERS. EACH LAYER SHALL BE THOROUGHLY AND CAREFULLY COMPACTED UNTIL TWELVE (12) INCHES OF COVER EXISTS OVER THE PIPE OR CONDUIT. THE REMAINDER OF THE BACKFILL MAY THEN BE PLACED AND COMPACTED IN A MAXIMUM OF TWELVE (12) INCH LAYERS. EACH LAYER SHALL BE COMPACTED BY APPROVED MECHANICAL TAMPING MACHINES. UNLESS OTHERWISE SPECIFIED BACKFILL SHALL BE COMPACTED TO NOT LESS THAN 92% MAXIMUM MODIFIED DENSITY IN ACCORDANCE WITH ASTM DESIGNATION D-1557 IN THE MANNER HEREIN DESCRIBED. BACKFILL SHALL PROCEED UP TO THE LINES AND GRADES AS SHOWN ON THE DRAWINGS.

TYPE I TRENCH (SHAPED BOTTOM) — 11

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CONSTRUCTION DETAILS

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ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

NOT FOR CONSTRUCTION

NOTES PERTAINING TO DRAIN INLETS

A-1 STEPS WILL NOT BE REQUIRED IN INLETS LESS THAN FOUR (4) FEET IN DEPTH. STEPS WILL BE REQUIRED IN INLETS FOUR (4) FEET OR GREATER IN DEPTH. DEPTHS FOR DRAIN INLETS SHALL BE MEASURED FROM FINISHED GRADE TO INSIDE BOTTOM OF STRUCTURE (INCLUDING SUMP AS APPLICABLE).

A-2 WHEN STEPS ARE REQUIRED, STEPS SHALL COMPLY WITH THE SAME REQUIREMENTS OF ASTM STANDARD C-478, ARTICLE 13 ENTITLED "MANHOLE STEPS & LADDERS".

A-3 FOR MASONRY STRUCTURES, THE FIRST COURSE OF MASONRY SHALL BE SET IN THE CONCRETE FOUNDATION BEFORE THE CONCRETE HAS SET. CONCRETE FOUNDATION SHALL BE CLASS "A"(4000 psi) CONCRETE, TWELVE (12) INCHES THICK AND SHALL EXTEND SIX (6) INCHES BEYOND THE OUTSIDE FACE THE STRUCTURE.

A-4 IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO FURNISH AND CONSTRUCT THE PROPER SIZE STRUCTURE INCLUDING THE NECESSARY OPENINGS TO ACCOMMODATE THE WORK AS SHOWN ON THE PLANS OR ORDERED BY THE ENGINEER, AT NO ADDITIONAL COST TO THE OWNER.

A-5 ALL NECESSARY PATCHING FOR DRAIN STRUCTURES SHALL BE ACCOMPLISHED WITH NON-SHRINKING CEMENT MORTAR GROUT, APPROVED EQUAL TO SIKA-SET AS MANUFACTURED BY THE SIKA CHEMICAL CORP.

A-6 FOUNDATIONS FOR PRECAST CONCRETE STRUCTURES SHALL BE SET ON A COMPACTED LAYER OF APPROVED CRUSHED STONE HAVING A MINIMUM COMPACTED THICKNESS OF EIGHT (8) INCHES.

A-7 ALL PIPES SHALL BE CUT FLUSH WITH THE INSIDE WALL OF THE STRUCTURE.

A-8 PROVIDE REINFORCED CONCRETE TOP SLAB FOR OVERSIZED DRAIN INLETS WITH PROPER SIZE OPENING TO ACCOMMODATE INSTALLATION OF FRAME & GRATE.

A-9 FOR MASONRY STRUCTURES GREATER THAN TEN (10) FEET IN DEPTH, THICKNESS OF MASONRY WALLS SHALL BE INCREASED TO TWELVE (12) INCHES.

A-10 FOR ALL STRUCTURES GREATER THAN 10 FEET IN DEPTH, STRUCTURES SHALL PROVIDE MINIMUM INSIDE DIMENSIONS OF 4 FEET X 4 FEET.

NOTES PERTAINING TO MANHOLES

B-1 PRECAST CONCRETE MANHOLES SHALL COMPLY WITH ASTM STANDARD C-478. MANHOLE JOINTS SHALL COMPLY WITH ASTM STANDARD C-443.

B-2 FOR PRECAST CONCRETE MANHOLES FIVE (5) FEET OR LESS IN HEIGHT, TOP CONE SECTION SHALL BE REPLACED WITH PRECAST REINFORCED CONCRETE SLAB (6" MIN. THICKNESS) WITH OPENING OF SUFFICIENT SIZE TO ACCOMMODATE MANHOLE CASTING.

B-3 FOR MANHOLES 10 FEET OR MORE IN DEPTH, MANHOLE DIAMETER SHALL BE FIVE (5) FEET.

B-4 TERMINAL MANHOLE FLOORS SHALL BE SLOPED TOWARD OUTFALL PIPE.

B-5 INVERT CHANNELS FOR PRECAST CONCRETE MANHOLES SHALL BE CONSTRUCTED OF CONCRETE.

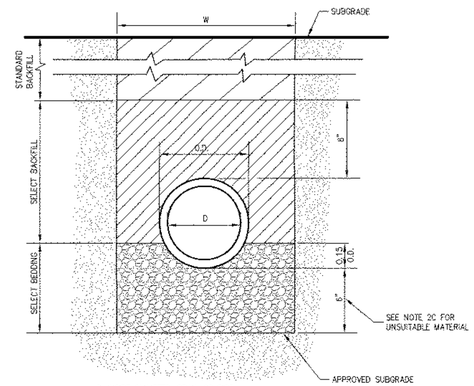
B-6 NOTES A-1, A-2, A-4, A-5, A-6 & A-7 UNDER "NOTES PERTAINING TO DRAIN INLETS" ABOVE SHALL APPLY TO MANHOLES.

NOTES PERTAINING TO PRECAST CONCRETE STRUCTURES FOR STORM DRAINS, SANITARY SEWERS AND WATER LINES

C-1 ALL PRECAST CONCRETE STRUCTURES SHALL BE DESIGNED TO ACCOMMODATE AN H-20 DESIGN LOAD.

C-2 STEPS SHALL BE LOCATED WITHIN STRUCTURE TO AVOID PLACEMENT OVER PIPES WHEN PRACTICABLE.

TYPE II TRENCH — 12



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W=H.D. + 2.5" – FOR GREATER THAN 48" DIAMETER, SPAN, OR RISE

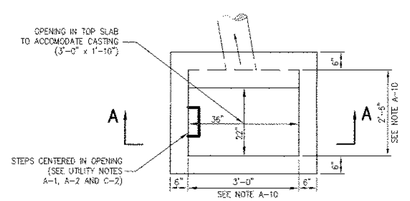
NOTES:

1. FOR TYPE II TRENCH, MATERIAL FOR SELECT BEDDING AND SELECT BACKFILL SHALL BE:
   A. EITHER SAND OR CRUSHED STONE IF NO WATER IS ENCOUNTERED IN TRENCH.
   B. 3/4"CRUSHED STONE IF WATER IS ENCOUNTERED IN TRENCH.
2. TYPE II TRENCH SHALL BE USED IN ALL OF THE FOLLOWING CASES:
   A. FOR ALL CORRUGATED POLYETHYLENE DRAIN PIPE (CPDP) AND PVC PIPE AND CONDUIT INSTALLATION.
   B. WHEN ROCK OR HARDPAN IS ENCOUNTERED IN BOTTOM OF TRENCH.
   C. WHEN UNSUITABLE MATERIAL IS ENCOUNTERED IN BOTTOM OF TRENCH. IN SUCH CASE DEPTH OF UNDERCUTTING SHALL BE AS DIRECTED BY THE ENGINEER WITH 6" MINIMUM.
3. FOR ALL TRENCH EXCAVATION IN FILL AREAS, ALL EMBANKMENTS SHALL BE CONSTRUCTED TO A MINIMUM OF 2 FEET ABOVE THE OUTSIDE TOP (AT THE BELL) OF THE PIPE PRIOR TO BEGINNING ANY TRENCH EXCAVATION.
4. BACKFILL FOR PIPE AND CONDUIT SHALL BE PLACED EVENLY AND CAREFULLY AROUND AND OVER THE PIPE OR CONDUIT IN SIX (6) INCH MAXIMUM LAYERS. EACH LAYER SHALL BE THOROUGHLY AND CAREFULLY COMPACTED UNTIL TWELVE (12) INCHES OF COVER EXISTS OVER THE PIPE OR CONDUIT. THE REMAINDER OF THE BACKFILL MAY THEN BE PLACED AND COMPACTED IN A MAXIMUM OF TWELVE (12) INCH LAYERS. EACH LAYER SHALL BE COMPACTED BY APPROVED MECHANICAL TAMPING MACHINES. UNLESS OTHERWISE SPECIFIED BACKFILL SHALL BE COMPACTED TO NOT LESS THAN 92% MAXIMUM MODIFIED DENSITY IN ACCORDANCE WITH ASTM DESIGNATION D-1557 IN THE MANNER HEREIN DESCRIBED. BACKFILL SHALL PROCEED UP TO THE LINES AND GRADES AS SHOWN ON THE DRAWINGS.

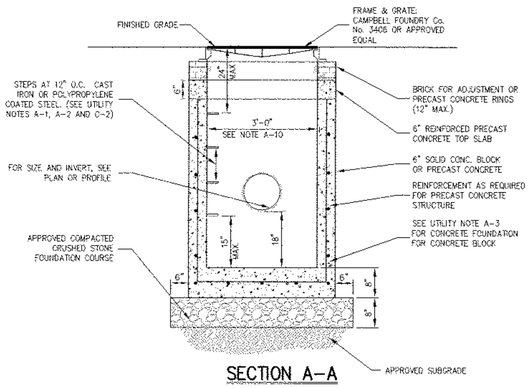
UTILITY NOTES — 13

1. ALL UTILITIES SHALL BE INSTALLED UNDERGROUND.
2. ALL UTILITY CONSTRUCTION SHALL CONFORM TO THE REQUIREMENTS OF THE UTILITY COMPANY INVOLVED.
3. THE CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES AT LEAST 72 HOURS PRIOR TO EXCAVATION.
4. THE CONTRACTOR SHALL LOCATE AND PROTECT ALL UTILITIES AND SERVICES FROM DAMAGE DURING CONSTRUCTION.
5. THE CONTRACTOR SHALL REPAIR ANY DAMAGE TO UTILITIES AND SERVICES AT NO ADDITIONAL COST TO THE OWNER.
6. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY CONFLICTS BETWEEN PROPOSED AND EXISTING UTILITIES AND SERVICES.
7. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANIES FOR THE RELOCATION OF ANY UTILITIES AND SERVICES AFFECTED BY THE CONSTRUCTION.
8. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANIES FOR THE INSTALLATION OF ANY UTILITIES AND SERVICES TO BE INSTALLED BY THE UTILITY COMPANIES.
9. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANIES FOR THE INSTALLATION OF ANY UTILITIES AND SERVICES TO BE INSTALLED BY THE CONTRACTOR.
10. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANIES FOR THE INSTALLATION OF ANY UTILITIES AND SERVICES TO BE INSTALLED BY THE UTILITY COMPANIES.

TYPE I TRENCH (FLAT BOTTOM) — 10



PLAN

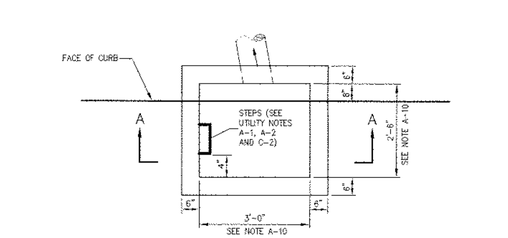


SECTION A-A

NOTE

1. REINFORCE PRECAST CONCRETE TOP SLAB AND REINFORCE PRECAST CONCRETE STRUCTURE SHALL BE DESIGNED TO ACCOMMODATE AN H-20 DESIGN LOAD.
2. SEE NOTES PERTAINING TO DRAIN INLETS UNDER UTILITY NOTES ON DRAWING SP-10

DRAIN INLET (TYPE DI) — 14



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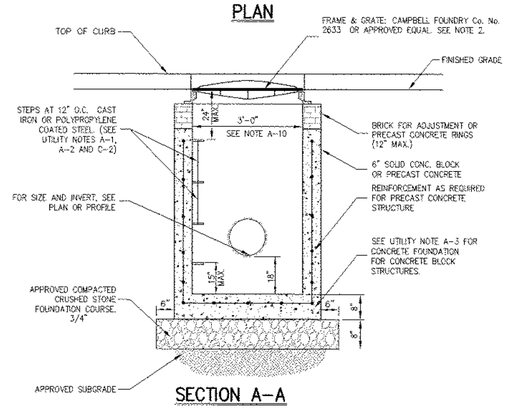


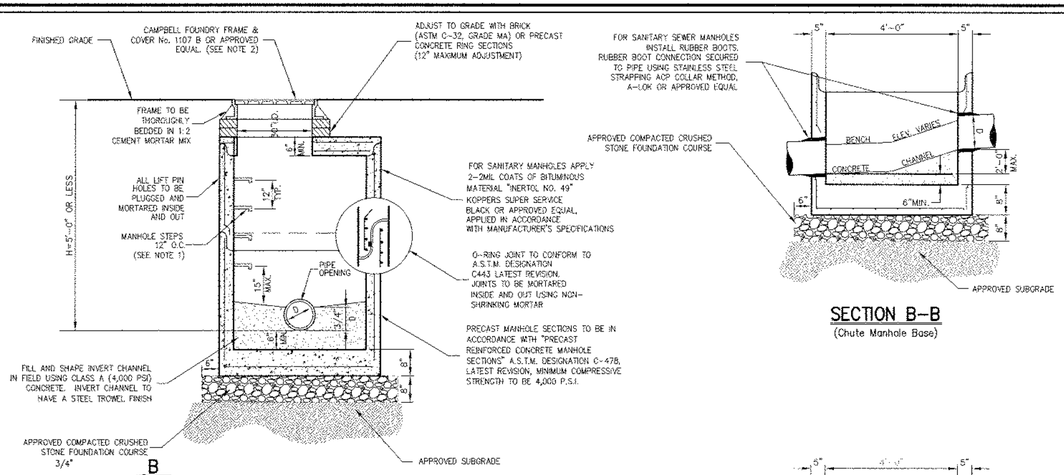
SECTION A-A

NOTE:

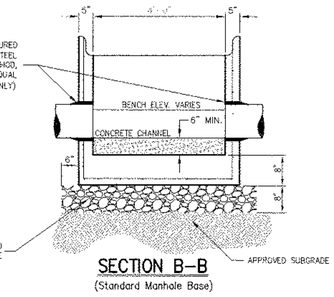
1. SEE NOTES PERTAINING TO DRAIN INLETS UNDER UTILITY NOTES ON DRAWING SP-10

DRAIN INLET (TYPE CI) — 15

DRAWN:	AL
APPROVED:	JS
SCALE:	N.T.S.
DATE:	09/04/2015
PROJECT No:	14139
DWG FILE:	14139-DETAILS
TAB:	SP-10
LO:	--
DRAWING No:	SP-10



SECTION B-B
(Chute Manhole Base)



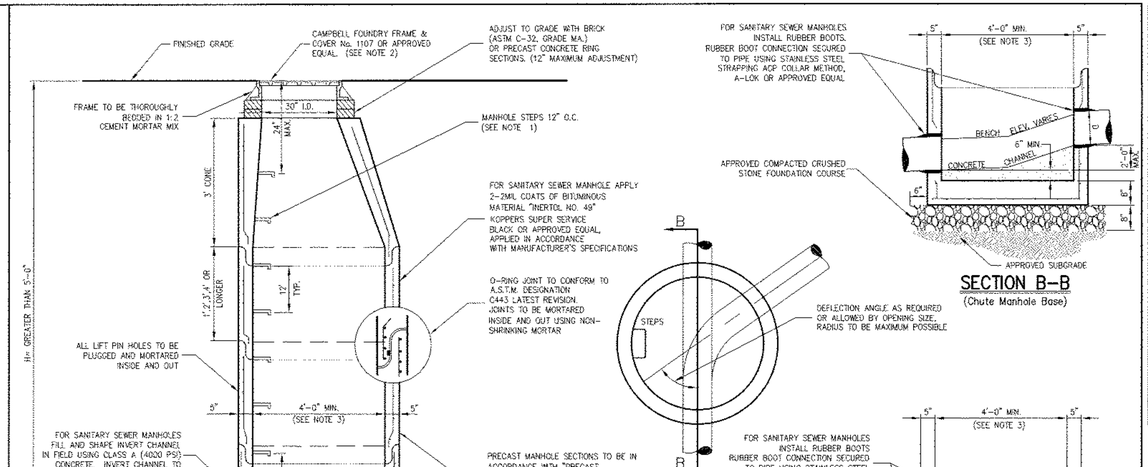
SECTION B-B
(Standard Manhole Base)

NOTES:

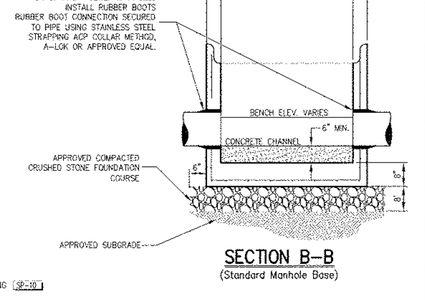
1. MANHOLE STEPS SHALL BE CAST IRON NEENAH No. R-1981-0 OR CAMPBELL FOUNDRY No. 2588-1 OR POLYPROPYLENE COATED STEEL (SEE SPECIFICATIONS) OR APPROVED EQUAL.
2. UNLESS OTHERWISE SPECIFIED, SANITARY SEWER MANHOLES SHALL HAVE LETTERS "SEWER" AND STORM DRAIN MANHOLES SHALL HAVE LETTERS "DRAIN" CAST ON COVER. THE COVERS SHALL HAVE VENT HOLES.
3. MANHOLES SHALL MEET OR EXCEED A.S.T.M. AND O.S.H.A. REQUIREMENTS.
4. SEE "NOTES PERTAINING TO MANHOLES" UNDER "UTILITY NOTES" ON DRAWING SP-10

MANHOLE (TYPE A)
(H < 5'-0")

16



SECTION B-B
(Chute Manhole Base)



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(Standard Manhole Base)

NOTES:

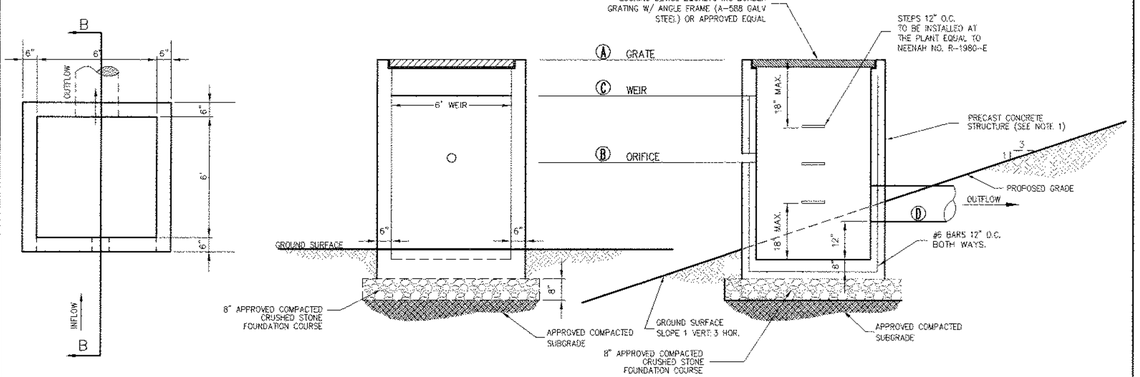
1. MANHOLE STEPS SHALL BE CAST IRON NEENAH No. R-1981-0 OR CAMPBELL FOUNDRY No. 2588-1 OR POLYPROPYLENE COATED STEEL (SEE SPECIFICATIONS) OR APPROVED EQUAL.
2. UNLESS OTHERWISE SPECIFIED, SANITARY SEWER MANHOLES SHALL HAVE LETTERS "SEWER" AND STORM DRAIN MANHOLES SHALL HAVE LETTERS "DRAIN" CAST ON COVER. THE COVERS SHALL HAVE VENT HOLES.
3. MANHOLES WITH DEPTH (h) 10' OR GREATER SHALL BE FIVE (5) FEET IN DIAMETER.
4. MANHOLES SHALL MEET OR EXCEED A.S.T.M. AND O.S.H.A. REQUIREMENTS.
5. SEE "NOTES PERTAINING TO MANHOLES" UNDER "UTILITY NOTES" ON DRAWING SP-10

MANHOLE (TYPE B)
(H > 5'-0")<10'-0")

17

STRUCTURE CHART

BASIN	STRUCTURE	GRATE (A)	ORIFICE (B)		WEIR (C)		OUTFLOW (D)	
No.	No.	ELEV.	DIAMETER	ELEV.	SIZE	ELEV.	DIAMETER	ELEV.
#1	OCS-1B	411.00	15"	407.83	6"	409.50	18"	407.50



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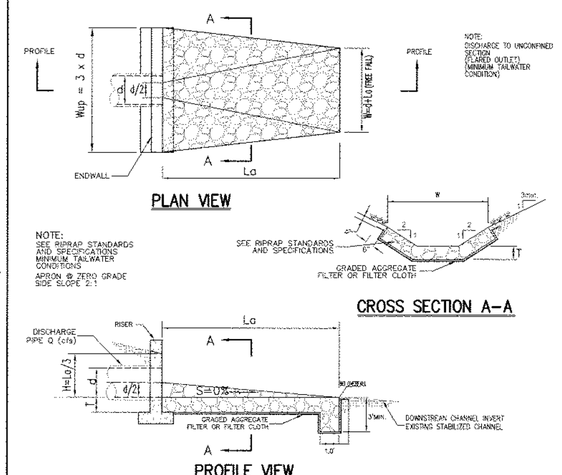
NOTES:

1. PRECAST CONCRETE STRUCTURE SHALL BE DESIGNED TO ACCOMMODATE AN H-20 DESIGN LOAD

OUTLET CONTROL STRUCTURE

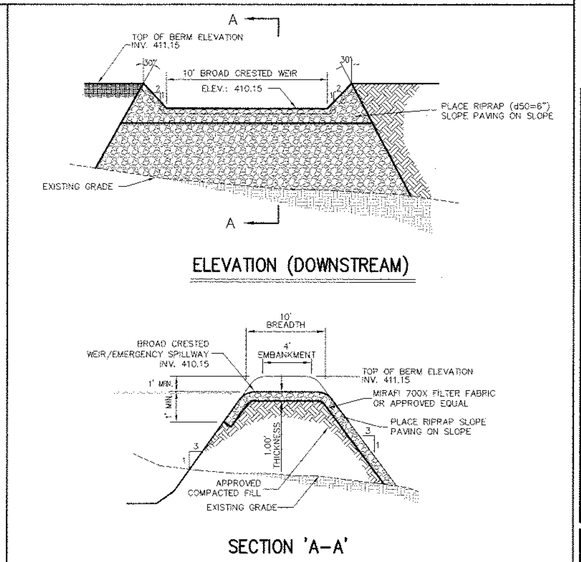
18



STRUCTURE	PIPE		RIP-RAP APRON				
LABEL STRUCTURES	DISCHARGE	DIAMETER	LENGTH	WIDTH	WIDTH UP	THICKNESS	STONE DIA.
	Q cfs	d inches	La ft	W ft	Wup ft	T inches	d50 inches
HW-A-5	12.72	18	12	13.5	4.5	14	6
HW-C-1	8.12	15	10	6.9	18.0	14	6

RIP-RAP APRON/ENERGY DISSIPATOR

19



SPECIFICATION FOR BERM CONSTRUCTION

A. SURFACE OF AREA TO RECEIVE FILL SHOULD BE STRIPPED OF SURFACE TOPSOIL, BRUSH, ETC., PRIOR TO ANY FILL PLACEMENT.

B. EMBANKMENT FILL TO BE SPREAD IN MAXIMUM 12-INCH THICK LIFTS AND COMPACTED TO 95 PERCENT OF MODIFIED PROCTOR DENSITY (ASTM 1557) AT PLUS OR MINUS 2 PERCENT OF OPTIMUM MOISTURE CONTENT.

C. FILL CONSTRUCTION TO BE DONE UNDER THE INSPECTION OF A QUALIFIED SOILS ENGINEER. IN-PLACE FIELD DENSITY TESTS SHOULD BE DONE ON EACH LIFT TO DETERMINE THAT THE SPECIFICATIONS ARE BEING MET.

RIP-RAP EMERGENCY SPILLWAY

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NO.	REVISION	DATE	BY
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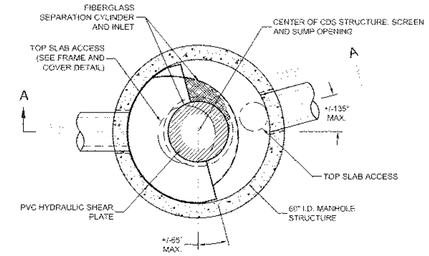
JMC Planning, Engineering, Landscape Architecture & Land Surveying, PLLC
JMC Site Development Consultants, LLC
John Meyer Consulting, Inc.
120 BEDFORD ROAD • ARMONK, NY 10504
voice 914.273.5225 • fax 914.273.2102
JMC SITE DEVELOPMENT CONSULTANTS
www.jmcpllc.com

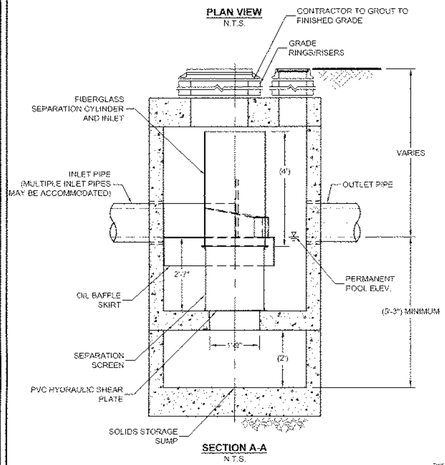
CONSTRUCTION DETAILS

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

DRAWN:	AL
APPROVED:	JS
SCALE:	N.T.S.
DATE:	09/04/2015
PROJECT No:	14139
DWG: MAIN-DETAILS	SP-11
DRAWING No:	SP-11



PLAN VIEW
N.T.S.



SECTION A-A
N.T.S.

FRAME AND COVER
(DIAMETER VARIES)
N.T.S.

CDS2020 DESIGN NOTES

CDS2020 RATED TREATMENT CAPACITY IS 1.1 CFS, OR PER LOCAL REGULATIONS. MAXIMUM HYDRAULIC INTERNAL BYPASS CAPACITY IS 14.0 CFS. IF THE SITE CONDITIONS EXCEED 14.0 CFS, AN UPSTREAM BYPASS STRUCTURE IS REQUIRED.

THE STANDARD CDS2020 CONFIGURATION IS SHOWN. ALTERNATE CONFIGURATIONS ARE AVAILABLE AND ARE LISTED BELOW. SOME CONFIGURATIONS MAY BE COMBINED TO SUIT SITE REQUIREMENTS.

DESIGNATION (MODEL SUFFIX)	CONFIGURATION DESCRIPTION
G	GRATED INLET ONLY (NO INLET PIPE)
GP	GRATED INLET WITH INLET PIPE OR PIPES
K	CURB INLET ONLY (NO INLET PIPE)
KP	CURB INLET WITH INLET PIPE OR PIPES
B	SEPARATE OIL BAFFLE (SINGLE INLET PIPE REQUIRED FOR THIS CONFIGURATION)
W	SEDIMENT WEIR FOR NJDEP / NJCAT CONFORMING UNITS

SITE SPECIFIC DATA REQUIREMENTS

STRUCTURE ID (SOUTH)			WQS(S-2)
WATER QUALITY FLOW RATE (CFS)			0.94
PEAK FLOW RATE (CFS)			8.12
RETURN PERIOD OF PEAK FLOW (YRS)			100
SCREEN APERTURE (2400 OR 4700)			2400
PIPE DATA:	I.E.	MATERIAL	DIAMETER
INLET PIPE 1	412.15	HDPE	15"
INLET PIPE 2	412.15	HDPE	12"
OUTLET PIPE	407.58	HDPE	15"
RIM ELEVATION			417.60
ANTI-FLOTATION BALLAST	WIDTH		HEIGHT
		WIDTH	HEIGHT
NOTES/SPECIAL REQUIREMENTS:			
* PER ENGINEER OF RECORD			

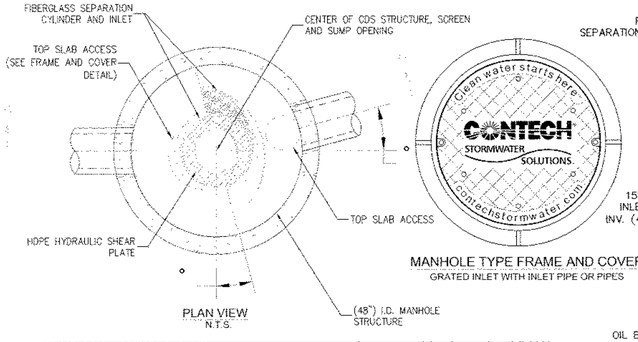
SITE SPECIFIC DATA REQUIREMENTS

STRUCTURE ID (NORTH)			WQS(N-2)
WATER QUALITY FLOW RATE (CFS)			1.05
PEAK FLOW RATE (CFS)			9.12
RETURN PERIOD OF PEAK FLOW (YRS)			100
SCREEN APERTURE (2400 OR 4700)			2400
PIPE DATA:	I.E.	MATERIAL	DIAMETER
INLET PIPE 1	412.50	MATERIAL	15"
OUTLET PIPE	406.70	MATERIAL	18"
RIM ELEVATION			416.90
ANTI-FLOTATION BALLAST	WIDTH		HEIGHT
		WIDTH	HEIGHT
NOTES/SPECIAL REQUIREMENTS:			
* PER ENGINEER OF RECORD			

GENERAL NOTES
1. CONTECH TO PROVIDE ALL MATERIALS UNLESS NOTED OTHERWISE.
2. DIMENSIONS MARKED WITH ( ) ARE REFERENCE DIMENSIONS. ACTUAL DIMENSIONS MAY VARY.
3. FOR FABRICATION DRAWINGS WITH DETAILED STRUCTURE DIMENSIONS AND WEIGHTS, PLEASE CONTACT YOUR CONTECH STORMWATER SOLUTIONS REPRESENTATIVE. www.contechstormwater.com
4. CDS WATER QUALITY STRUCTURE SHALL BE IN ACCORDANCE WITH ALL DESIGN DATA AND INFORMATION CONTAINED IN THIS DRAWING.
5. STRUCTURE AND CASTINGS SHALL MEET AASHTO H520 LOAD RATING.
6. PVC HYDRAULIC SHEAR PLATE IS PLACED ON SHELF AT BOTTOM OF SCREEN CYLINDER. REMOVE AND REPLACE AS NECESSARY DURING MAINTENANCE CLEANING.

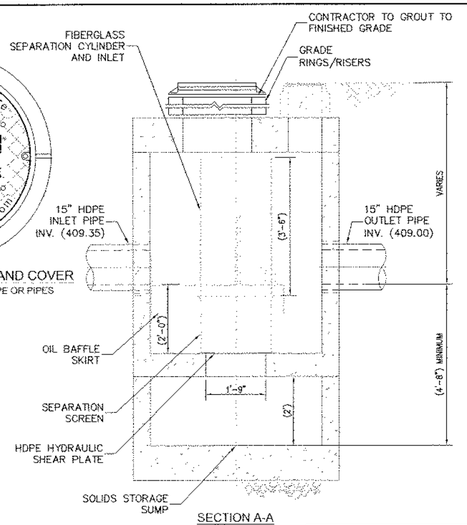
INSTALLATION NOTES
1. ANY SUB-BASE, BACKFILL DEPTH, AND/OR ANTI-FLOTATION PROVISIONS ARE SITE-SPECIFIC DESIGN CONSIDERATIONS AND SHALL BE SPECIFIED BY ENGINEER OF RECORD.
2. CONTRACTOR TO PROVIDE EQUIPMENT WITH SUFFICIENT LIFTING AND REACH CAPACITY TO LIFT AND SET THE CDS MANHOLE STRUCTURE (LIFTING CLUTCHES PROVIDED).
3. CONTRACTOR TO ADD JOINT SEALANT BETWEEN ALL STRUCTURE SECTIONS, AND ASSEMBLE STRUCTURE.
4. CONTRACTOR TO PROVIDE, INSTALL, AND GROUT PIPES. MATCH PIPE INVERTS WITH ELEVATIONS SHOWN.
5. CONTRACTOR TO TAKE APPROPRIATE MEASURES TO ASSURE UNIT IS WATER TIGHT, HOLDING WATER TO FLOWLINE INVERT MINIMUM. IT IS SUGGESTED THAT ALL JOINTS BELOW PIPE INVERTS ARE GROUTED.

CDS2020
PRECAST CONCRETE WATER QUALITY SYSTEM
STANDARD DETAIL



PLAN VIEW
N.T.S.

MANHOLE TYPE FRAME AND COVER
GRATED INLET WITH INLET PIPE OR PIPES



SECTION A-A
N.T.S.

CDS2015-4 DESIGN NOTES

CDS2015-4 RATED TREATMENT CAPACITY IS 0.7 CFS, OR PER LOCAL REGULATIONS. MAXIMUM HYDRAULIC INTERNAL BYPASS CAPACITY IS 10.0 CFS. IF THE SITE CONDITIONS EXCEED 10.0 CFS, AN UPSTREAM BYPASS STRUCTURE IS REQUIRED.

THE STANDARD CDS2015-4 CONFIGURATION IS SHOWN. ALTERNATE CONFIGURATIONS ARE AVAILABLE AND ARE LISTED BELOW. SOME CONFIGURATIONS MAY BE COMBINED TO SUIT SITE REQUIREMENTS.

DESIGNATION (MODEL SUFFIX)	CONFIGURATION DESCRIPTION
G	GRATED INLET ONLY (NO INLET PIPE)
GP	GRATED INLET WITH INLET PIPE OR PIPES
K	CURB INLET ONLY (NO INLET PIPE)
KP	CURB INLET WITH INLET PIPE OR PIPES

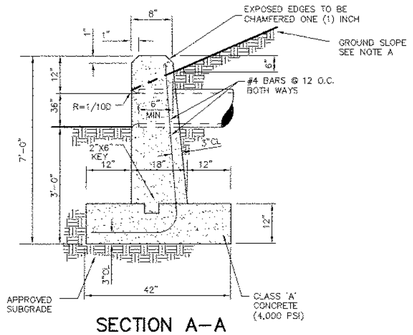
SITE SPECIFIC DATA REQUIREMENTS

STRUCTURE ID			WQS(A-2)
WATER QUALITY FLOW RATE (CFS)			0.00
PEAK FLOW RATE (CFS)			6.97
RETURN PERIOD OF PEAK FLOW (YRS)			100
SCREEN APERTURE (2400 OR 4700)			2400
PIPE DATA:	I.E.	MATERIAL	DIAMETER
INLET PIPE 1	409.35	HDPE	15"
OUTLET PIPE	409.00	MATERIAL	15"
RIM ELEVATION			412.50
ANTI-FLOTATION BALLAST	WIDTH		HEIGHT
		WIDTH	HEIGHT
NOTES/SPECIAL REQUIREMENTS:			
* PER ENGINEER OF RECORD			

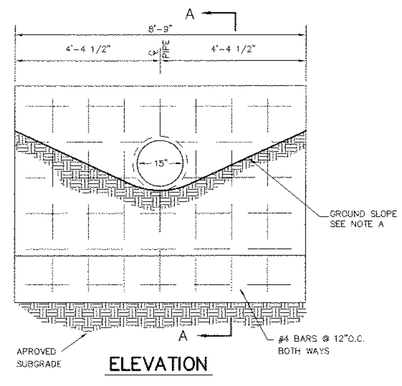
GENERAL NOTES
1. WATER QUALITY STRUCTURES SHALL BE CDS MODEL CDS2015-4 BY CONTECH OR APPROVED EQUAL
2. DIMENSIONS MARKED WITH ( ) ARE REFERENCE DIMENSIONS. ACTUAL DIMENSIONS MAY VARY.
3. FOR FABRICATION DRAWINGS WITH DETAILED STRUCTURE DIMENSIONS AND WEIGHTS, PLEASE CONTACT YOUR CONTECH STORMWATER SOLUTIONS REPRESENTATIVE. www.contechstormwater.com
4. CDS WATER QUALITY STRUCTURE SHALL BE IN ACCORDANCE WITH ALL DESIGN DATA AND INFORMATION CONTAINED IN THIS DRAWING.
5. HDPE HYDRAULIC SHEAR PLATE IS PLACED ON SHELF AT BOTTOM OF SCREEN CYLINDER. REMOVE AND REPLACE AS NECESSARY DURING MAINTENANCE CLEANING.

INSTALLATION NOTES
1. ANY SUB-BASE, BACKFILL DEPTH, AND/OR ANTI-FLOTATION PROVISIONS ARE SITE-SPECIFIC DESIGN CONSIDERATIONS AND SHALL BE SPECIFIED BY ENGINEER OF RECORD.
2. CONTRACTOR TO PROVIDE EQUIPMENT WITH SUFFICIENT LIFTING AND REACH CAPACITY TO LIFT AND SET THE CDS MANHOLE STRUCTURE (LIFTING CLUTCHES PROVIDED).
3. CONTRACTOR TO ADD JOINT SEALANT BETWEEN ALL STRUCTURE SECTIONS, AND ASSEMBLE STRUCTURE.
4. CONTRACTOR TO PROVIDE, INSTALL, AND GROUT PIPES. MATCH PIPE INVERTS WITH ELEVATIONS SHOWN.
5. CONTRACTOR TO TAKE APPROPRIATE MEASURES TO ASSURE UNIT IS WATER TIGHT, HOLDING WATER TO FLOWLINE INVERT MINIMUM. IT IS SUGGESTED THAT ALL JOINTS BELOW PIPE INVERTS ARE GROUTED.

WATER QUALITY CDS 2020 — 21



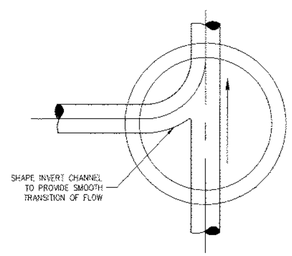
SECTION A-A



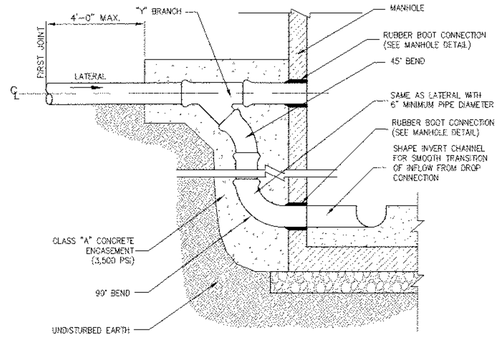
ELEVATION

NOTE A
GROUND SLOPE TO BE 3 HORIZONTAL TO 1 VERTICAL

STRAIGHT CONCRETE HEADWALL — 23



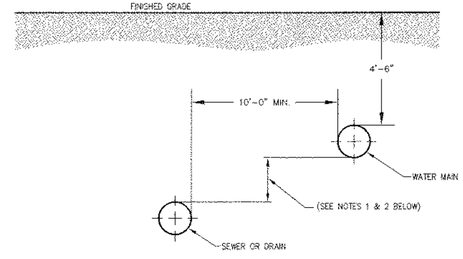
PLAN OF INVERT CHANNEL



NOTES:
1. DROP CONNECTION SHALL BE USED WHEN INCOMING SANITARY SEWER IS MORE THAN 2'-0" HIGHER THAN THE OUTGOING SEWER.
2. PIPE SIZE OF DROP CONNECTION SHALL BE THE SAME SIZE AS LATERAL WITH 6" MINIMUM DIAMETER.

DROP CONNECTION AT MANHOLE — 24

WATER QUALITY CDS 2015-4 — 22

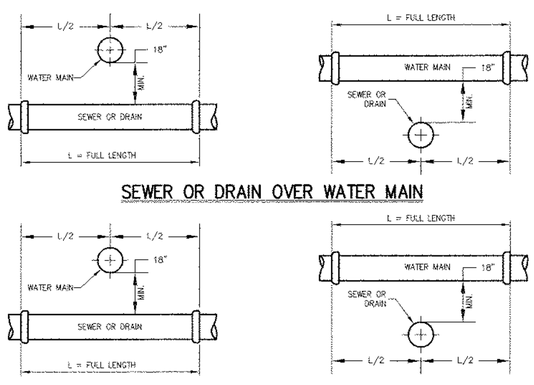


HORIZONTAL SEPARATION

NOTES: (HORIZONTAL SEPARATION)

1. WATER MAINS SHALL BE LAID AT LEAST 10 FEET HORIZONTALLY FROM ANY EXISTING OR PROPOSED SEWER OR DRAIN LINES. SHOULD LOCAL CONDITIONS PREVENT A LATERAL SEPARATION OF 10 FEET, A WATER MAIN MAY BE LAID CLOSER THAN 10 FEET TO A SEWER IF (1) IT IS LAID IN A SEPARATE TRENCH, OR IF (2) IT IS LAID IN THE SAME TRENCH WITH THE WATER MAIN LOCATED AT ONE SIDE ON A BENCH OF UNDISTURBED EARTH AND IF IN EITHER CASE THE ELEVATION OF THE CROWN OF THE SEWER OR DRAIN IS AT LEAST 18 INCHES BELOW THE BOTTOM OF THE WATER MAIN.
2. WHEN IT IS IMPOSSIBLE TO OBTAIN PROPER HORIZONTAL SEPARATION, AS STIPULATED ABOVE, THE SEWER OR DRAIN SHALL BE CONSTRUCTED OF MATERIALS AND WITH JOINTS EQUIVALENT TO THE STANDARDS FOR THE WATER MAIN AND SHALL BE PRESSURE TESTED TO ASSURE WATER TIGHTNESS PRIOR TO BACKFILLING.

ANY ALTERATION OF PLANS, SPECIFICATIONS, PLATS AND REPORTS BEARING THE SEAL OF A LICENSED PROFESSIONAL ENGINEER OR LICENSED LAND SURVEYOR IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW, EXCEPT AS PROVIDED FOR BY SECTION 7209, SUBSECTION 2.



SEWER OR DRAIN OVER WATER MAIN

WATER MAIN OVER SEWER OR DRAIN

VERTICAL SEPARATION

NOTES: (VERTICAL SEPARATION)

1. NORMAL CONDITIONS.
   WHENEVER A WATER MAIN MUST CROSS OVER OR UNDER A SEWER OR DRAIN, THE PIPES SHALL BE LAID TO PROVIDE A VERTICAL SEPARATION BETWEEN THEM OF AT LEAST 18 INCHES, AS MEASURED FROM THE BOTTOM OF THE HIGHER PIPE TO THE CROWN OF THE LOWER PIPE.
2. UNUSUAL CONDITIONS.
   WHEN CONDITIONS PREVENT A VERTICAL SEPARATION OF 18 INCHES, THE SEWER SHALL BE CONSTRUCTED OF MATERIALS AND WITH JOINTS EQUIVALENT TO WATER MAIN STANDARDS AND SHALL BE PRESSURE TESTED TO ASSURE WATER TIGHTNESS PRIOR TO BACKFILLING.
3. WATER MAIN CROSSING UNDER SEWERS
   A. VERTICAL SEPARATION OF 18 INCHES MUST BE PROVIDED.
   B. ADEQUATE STRUCTURAL SUPPORT MUST BE PROVIDED FOR THE SEWER TO PREVENT EXCESSIVE DEFLECTION OF JOINTS AND SETTLING.
   C. FULL LENGTH OF WATER PIPE MUST BE CENTERED AT THE POINT OF CROSSING; NO JOINTS WILL BE PERMITTED AT THE POINT OF CROSSING.
   D. SEWERS MUST BE CONSTRUCTED OF MATERIALS AND WITH JOINTS EQUIVALENT TO WATER MAIN STANDARDS AND PRESSURE TESTED.

SEPARATION OF WATER AND SEWER/DRAIN LINES — 25

NO.	REVISION	DATE	BY

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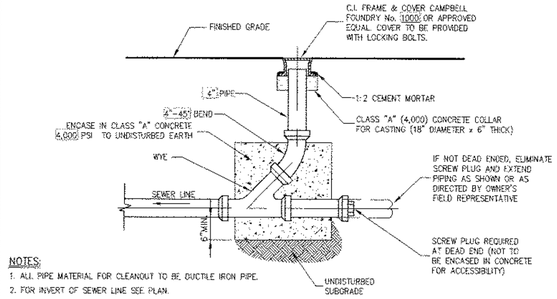
CONSTRUCTION DETAILS

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

DRAWN:	AL
APPROVED:	JS
SCALE:	N.T.S.
DATE:	09/04/2015
PROJECT NO:	14139
DWG. NO/DETAILS:	SP-12
CHK:	LS
DRAWING NO:	SP-12

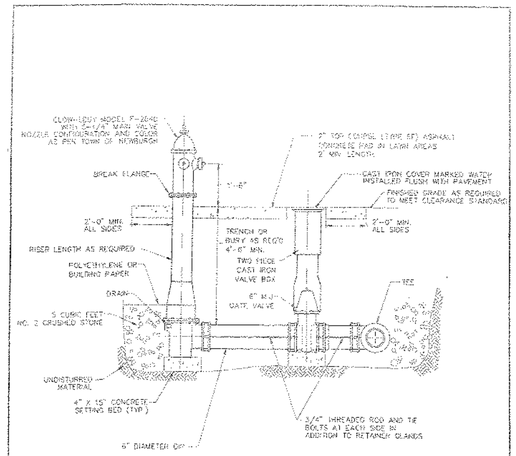
NOT FOR CONSTRUCTION



NOTES:
1. ALL PIPE MATERIAL FOR CLEANOUT TO BE DUCTILE IRON PIPE.
2. FOR INVERT OF SEWER LINE SEE PLAN.

CLEANOUT W/O MANHOLE

26



NOTES:
1. PROPOSED LOCATIONS OF HYDRANTS TO BE FIELD LOCATED (STAKED) AND APPROVED BY WATER SUPERINTENDENT PRIOR TO INSTALLATION.
2. HYDRANT TO BE INSTALLED WITHIN RIGHT-OF-WAY.
3. HYDRANT WITH PROPER RISER LENGTH (DEPTH OF BURY) SHALL BE INSTALLED AS REQUIRED TO MEET THE 7' MIN. TO 9' MAX. CLEARANCE BETWEEN THE CENTER OF THE BREAK FLANGES AND THE ASPHALT CONCRETE PAD.

TOWN OF NEWBURGH, NEW YORK
CONSOLIDATED WATER DISTRICT
STANDARD WATER DISTRIBUTION DETAILS

HYDRANT AND VALVE ASSEMBLY INSTALLATION

DATE: NOVEMBER 2003 | BY: CJC | NO SCALE

HYDRANT AND VALVE ASSEMBLY INSTALLATION

27

EBAA IRON
EBAA IRON SALES, INC.
www.ebaa.com • contact@ebaa.com • 1.800.433.1716

Project Name: Volkswagen of Newburgh

Project Notes:

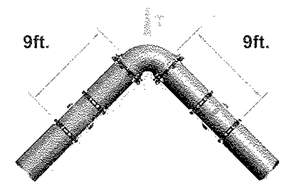
RESTRAINT LENGTH CALCULATOR

http://rlc.ebaa.com

Fitting Type	Pipe Material	Soil Type	Safety Factor	Trench Type	Depth of Bury	Test Pressure	Nominal Size	Bend Angle	Branch Size	Length Along Run	Reduced Size	Lowside Depth	Restraint Length	Restraint Length 2
Horizontal Bend	Ductile Iron	ML	1.5	4	4 ft.	89	6	90					9 ft.	

SITE NAME: Route 17K VW Dealership

SITE NOTES:



ALL JOINTS WITHIN THE CALCULATED LENGTH MUST BE RESTRAINED

Defined Variables

H =	4 ft.	Depth of Bury
Sf =	1.5	Safety Factor
P =	89	Internal Pressure
θ =	90	Bend Angle

Pipe Derived Variables

A =	37.39	Cross Sec. Area of Pipe
D =	6.58	Outside Pipe Diameter
Wp =	18.00	Weight of Pipe
Ww =	14.00	Weight of Water in Pipe

Soil Derived Variables

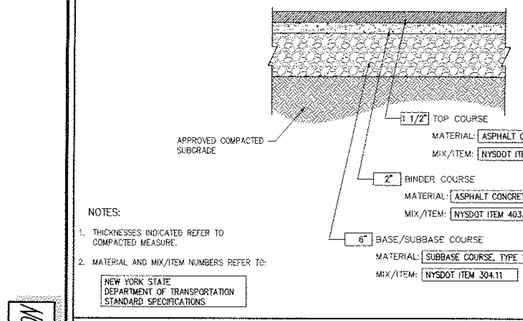
fc =	0.00	Cohesion Modifier Coefficient
c =	0	Cohesion of Soil
fφ =	1.00	Friction Angle Modifier
φ =	20	Internal Friction Angle of Soil
γ =	100	Soil Density
Kn =	0.85	Trench Compaction Modifier

Calculations for Horizontal Bend

We = γ·D·H =	232.000	Normal Force Due to Soil
W = 2We + Wp + Ww =	496.000	Normal Force Acting on Pipline
Kp = tan^2(π/(180/45 + (Φ / 2))) =	2.882	Rankin Passive Pressure Coeff.
He = H + (D / 2) =	4.290	Depth From Surface to Pipe Center
ch = γ·He·Kp + 2c·√Kp =	1236.378	Horizontal Passive Soil Pressure
Ap = π·(D / 2) =	9.911	Area Based on Half of Circumference
Rs = Kn·ch·D =	609.534	Bearing Resistance of Pipelines
Fs = Ap·fc·c + W·tan((π/180)·fφ·φ) =	274.937	Frictional Resistance
L = (SF·P·A·tan((π/180)·(Φ/2)))/(Fs + (Rs / 2)) =	8.611	ft. Minimum Restrained Length

HYDRANT RESTRAINED JOINT PIPE CALCULATIONS

28

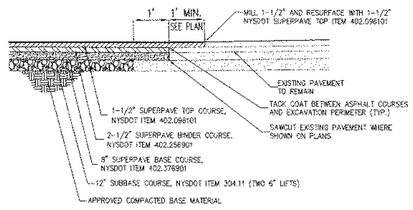


NOTES:
1. THICKNESSES INDICATED REFER TO COMPACTED MEASURE.
2. MATERIAL AND MIX/ITEM NUMBERS REFER TO:

NEW YORK STATE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS

SITE PAVEMENT
(Light Duty)

29



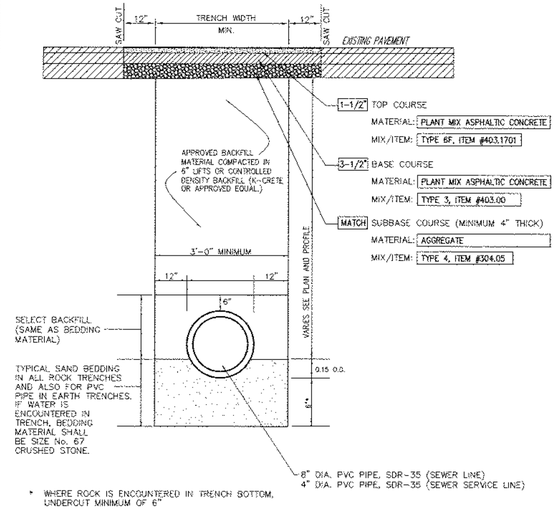
FULL DEPTH SUPERPAVE NYSDOT PAVEMENT SECTION

NOTES:
1. THICKNESSES INDICATED REFER TO COMPACTED MEASURE.
2. MATERIAL AND MIX/ITEM NUMBERS REFER TO NEW YORK STATE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS.
3. ASPHALT (HMA) COMPACTION REQUIREMENT: NUCLEAR GAUGE MONITORING WITH CORE VERIFICATION (TOP, BINDER, BASE), SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
4. ITEM 407.01 TACKCOAT SHALL BE APPLIED TO EACH LIFT OF ASPHALT AT THE FOLLOWING RATES:

SURFACE TYPE	APPLICATION RATE (LITERS/M²)
NEW HOT MIX ASPHALT MILLED	0.14 – 0.28
EXISTING HOT MIX ASPHALT	0.21 – 0.28
PORTLAND CEMENT CONCRETE	0.21 – 0.35
VERTICAL SURFACES	0.27 – 0.32

NYSDOT PAVEMENT SECTION

31



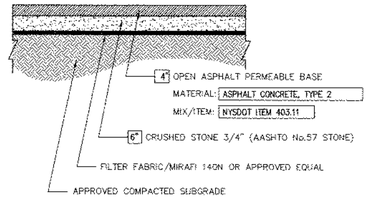
* WHERE ROCK IS ENCOUNTERED IN TRENCH BOTTOM, UNDERCUT MINIMUM OF 6"
* WHERE UNSUITABLE MATERIAL IS ENCOUNTERED IN TRENCH BOTTOM, UNDERCUT AS DIRECTED BY OWNER'S FIELD REPRESENTATIVE.

NOTES
1. THICKNESS INDICATED REFERS TO COMPACTED MEASURE.

ANY ALTERATION OF PLANS, SPECIFICATIONS, PLATS AND REPORTS BEARING THE SEAL OF A LICENSED PROFESSIONAL ENGINEER OR LICENSED LAND SURVEYOR IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW, EXCEPT AS PROVIDED FOR BY SECTION 7209, SUBSECTION 2.

TRENCH PAVEMENT REPLACEMENT

32



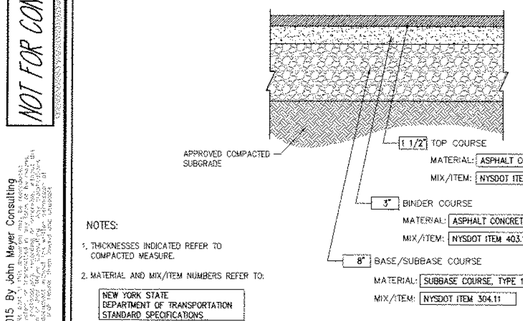
Stormwater Management Practice	Inspection/Maintenance Intervals	Inspection/Maintenance Requirements
Porous Pavement	Monthly and As Needed	• Ensure that paving area is clean of debris • Ensure that paving dewaters between storms • Ensure that the area is clean of sediments • Mow upland and adjacent areas, and seed bare areas
	Quarterly	• Vacuum sweep frequently to keep surface free of sediments
	Annually	• Inspect the surface for deterioration or spalling

NOTES:
1. THICKNESSES INDICATED REFER TO COMPACTED MEASURE.
2. MATERIAL AND MIX/ITEM NUMBERS REFER TO:

NEW YORK STATE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS

POROUS PAVEMENT

33



NOTES:
1. THICKNESSES INDICATED REFER TO COMPACTED MEASURE.
2. MATERIAL AND MIX/ITEM NUMBERS REFER TO:

NEW YORK STATE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS

SITE PAVEMENT
(Heavy Duty)

30

NOT FOR CONSTRUCTION

NO.	REVISION	DATE	BY
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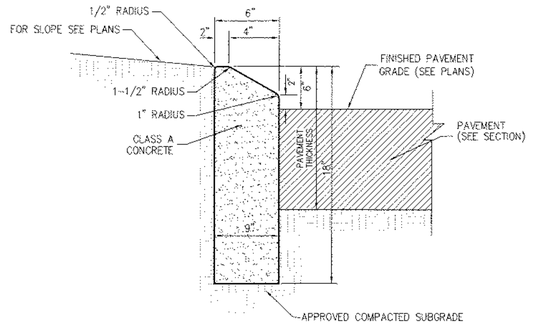
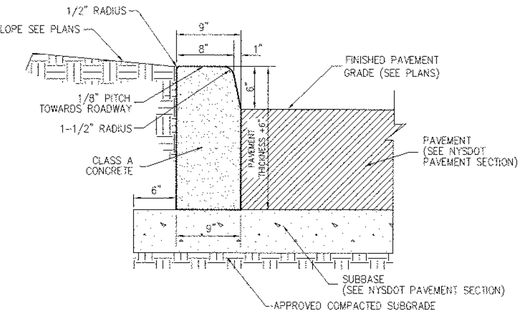
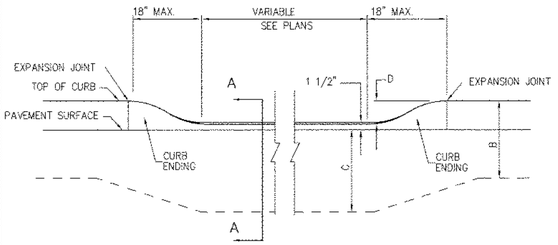
DWG:	SP-13
DRAWING No:	SP-13



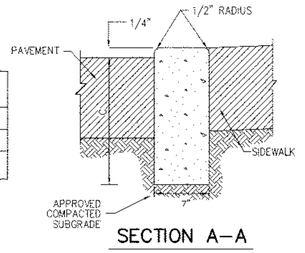
MOUNTABLE CURB 34



NYSDOT TYPE VF150 CONCRETE CURB 36
(ITEM 609.0401)

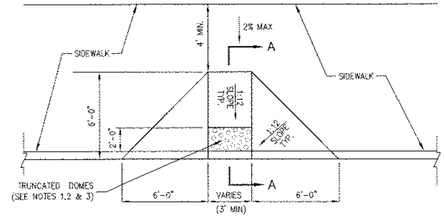


CURB SIZE	DIM. B	DIM. C	DIM. D
7" X 16"	18"	16"	4 1/2"
9" X 20"	20"	18"	4 1/2"
9" X 22"	22"	20"	4 1/2"

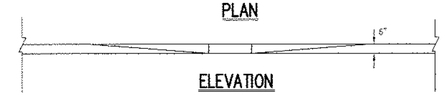


SECTION A–A

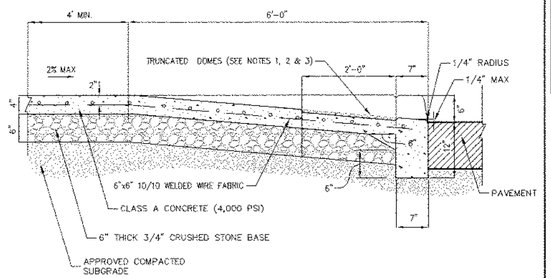
METHOD OF DEPRESSING CURB AT DRIVEWAYS



PLAN



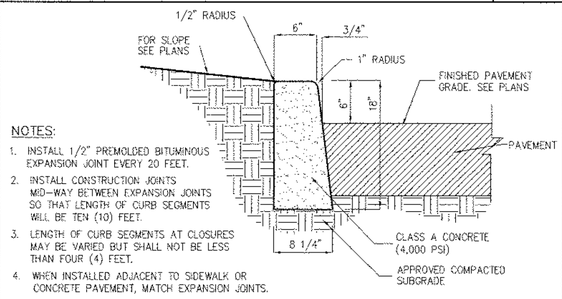
ELEVATION



SECTION A–A

NOTES:

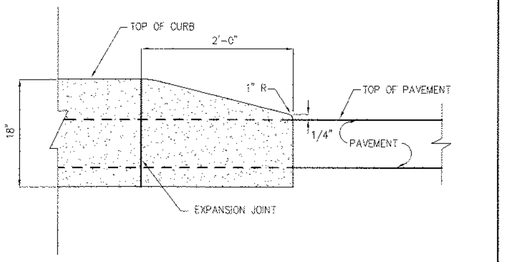
1. RAMPS AND SIDE RAMPS SHALL HAVE DETECTABLE WARNINGS CONSISTING OF RAISED TRUNCATED DOMES WITH A DIAMETER OF NOMINAL 0.9 INCHES, A HEIGHT OF NOMINAL 0.2 INCHES AND A CENTER TO CENTER SPACING OF NOMINAL 2.35 INCHES.
2. TRUNCATED DOMES SHALL CONTRAST VISUALLY WITH ADJOINING SURFACES, EITHER LIGHT-ON-DARK OR DARK-ON-LIGHT IN ACCORDANCE WITH SECTION 4.29.2, FEDERAL REGISTER, VOLUME 56, NO. 144, RULES AND REGULATIONS, APPENDIX A TO PART 36 – STANDARDS FOR ACCESSIBLE DESIGN (AMERICANS WITH DISABILITIES ACT), DATED JULY 26, 1991 AND SUBSEQUENT REVISIONS.
3. 24" WIDTH OF TRUNCATED DOMES TO BE INSTALLED DIRECTLY BEHIND CURB.



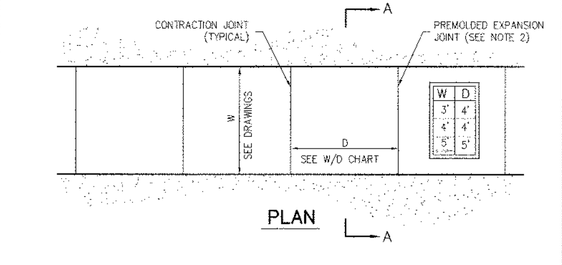
NOTES:

1. INSTALL 1/2" PREMOLDED BITUMINOUS EXPANSION JOINT EVERY 20 FEET.
2. INSTALL CONSTRUCTION JOINTS MID-WAY BETWEEN EXPANSION JOINTS SO THAT LENGTH OF CURB SEGMENTS WILL BE TEN (10) FEET.
3. LENGTH OF CURB SEGMENTS AT CLOSURES MAY BE VARIED BUT SHALL NOT BE LESS THAN FOUR (4) FEET.
4. WHEN INSTALLED ADJACENT TO SIDEWALK OR CONCRETE PAVEMENT, MATCH EXPANSION JOINTS.

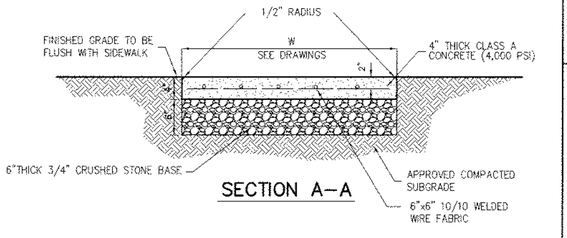
CAST-IN-PLACE CONCRETE CURB 35



CONCRETE CURB ENDING 37



PLAN

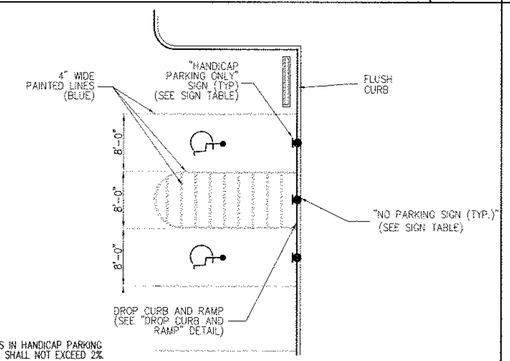


SECTION A–A

NOTES:

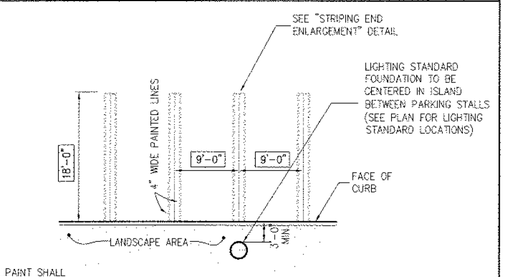
1. SIDEWALK CROSS SLOPE SHALL BE 1% MIN. TO 2% MAX.
2. PROVIDE 1/2" PREMOLDED EXPANSION JOINTS AT 20' INTERVALS UNLESS OTHERWISE DIRECTED.
3. REINFORCING SHALL NOT EXTEND THROUGH EXPANSION JOINTS.
4. SIDEWALK SHALL HAVE LIGHT BROOM FINISH

CONCRETE SIDEWALK 40



NOTE: SLOPES IN HANDICAP PARKING AREAS SHALL NOT EXCEED 2%

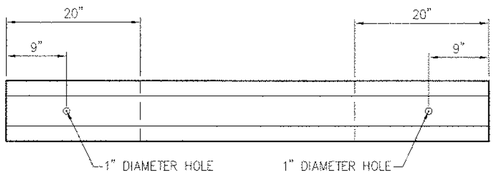
HANDICAP PARKING 41

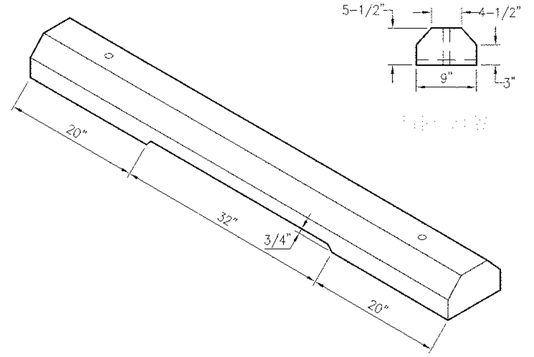


NOTE

1. COLOR OF PAINT SHALL BE WHITE.

90° PARKING 42

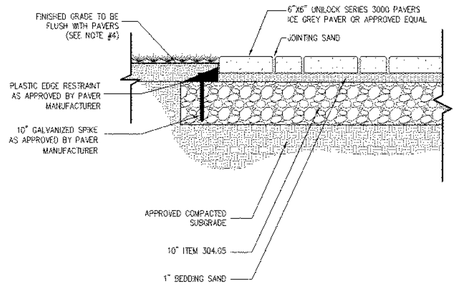




NOTES

1. CONCRETE MINIMUM STRENGTH–4,000 PSI AT 28 DAYS
2. REINFORCEMENT–#4 REBAR

CONCRETE BUMPER BLOCK 43



NOTES:

1. MINIMUM CROSS SLOPE SHALL BE 1/4" PER FOOT UNLESS OTHERWISE INDICATED ON DRAWINGS.
2. THICKNESSES INDICATED REFER TO COMPACTED MEASURE.
3. ALL DISTURBED AREAS ADJACENT TO SIDEWALKS SHALL BE TOPSOILED (4" DEPTH) AND SEEDED WITH GRASS.

DROP CURB & RAMP 39

PAVER INSTALLATION 44
(PROPOSED DISPLAY AREA)

ANY ALTERATION OF PLANS, SPECIFICATIONS, PLATS AND REPORTS BEARING THE SEAL OF A LICENSED PROFESSIONAL ENGINEER OR LICENSED LAND SURVEYOR IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW, EXCEPT AS PROVIDED FOR BY SECTION 7209, SUBSECTION 2.

NOT FOR CONSTRUCTION

BY | DATE | REVISION | NO.

Previous Editions Obsolete

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JMC SITE DEVELOPMENT CONSULTANTS
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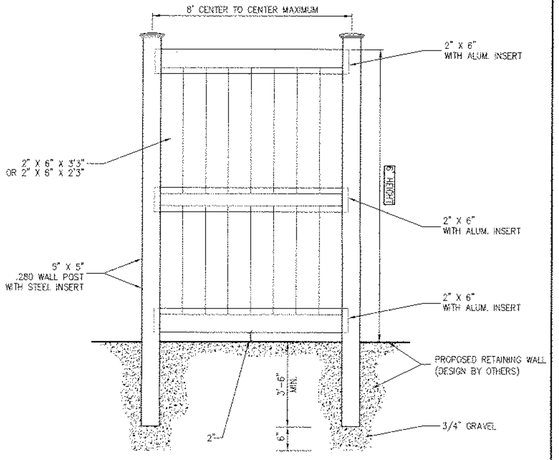
CONSTRUCTION DETAILS

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

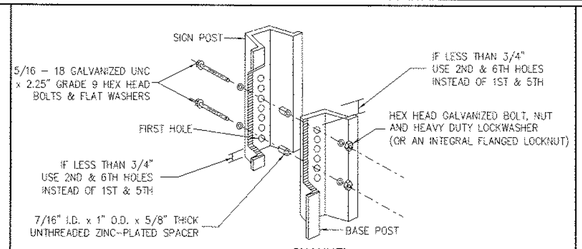
DRAWN	AL	APPROVED	JS
SCALE	N.T.S.		
DATE	09/04/2015		
PROJECT NO.	14139		
DWG	14139-DETAILS	SHT	SP-14
DRAWING NO.		LOC	--

SP–14

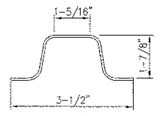


1. THE FENCE SHALL BE RUFFTECH GALVESTON FOR 6' VINYL FENCE AS MANUFACTURED BY CERTAIN TEED IN THE WHITE COLOR OR APPROVED EQUAL. ANY PROPOSED ALTERNATIVE TO THIS SPECIFICATION SHALL BE SUBJECT TO THE TOWN/VILLAGE APPROVAL, WHICH SHALL BE OBTAINED BY THE CONTRACTOR AT HIS/HER OWN EXPENSE.
2. INSTALLATION SHALL BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE FENCE MANUFACTURER OR DESIGN ENGINEER.

PVC PRIVACY FENCE ON TOP OF WALL 45
(DESIGNED BY OTHERS)



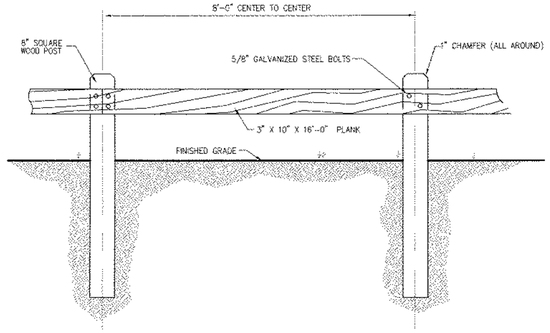
CHANNEL OVERLAP ENLARGEMENT



CHANNEL CROSS SECTION

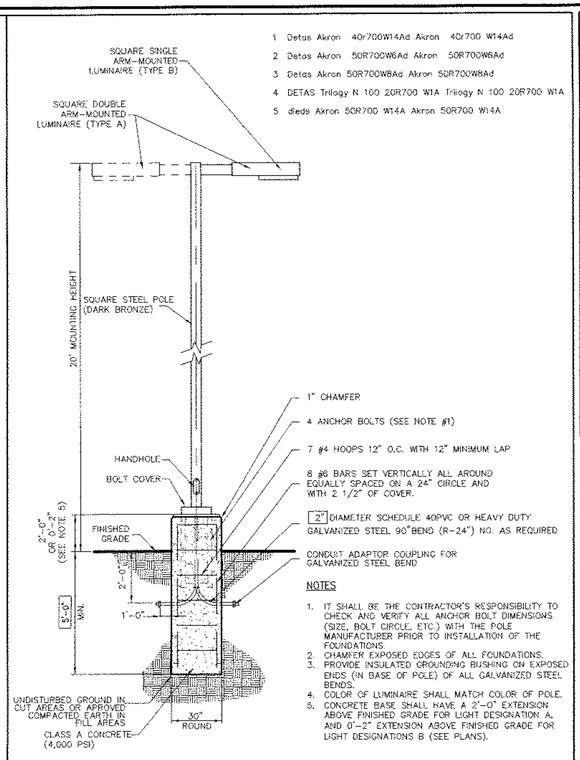
NOTE:
1. WHEN BACK TO BACK SIGNS ARE DESIGNATED TO SHARE ONE POST, SIGNS SHALL BE AFFIXED TO POST USING ALUMINUM OR STAINLESS STEEL Z-BAR STRINGER.

TRAFFIC SIGN POST 46
(BREAKAWAY STEEL CHANNEL)



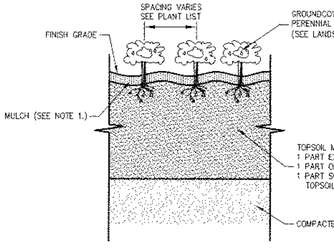
NOTES
1. ALL WOOD TO BE SEASONED NO.1 DOUGLAS FIR, SOUTHERN PINE OR OTHER APPROVED STRUCTURAL LUMBER.
2. GALVANIZED BOLT AND NUT TO BE 4000# MIN., 5400# MAX. TENSILE STRENGTH. AFTER GALVANIZING BOLT AND NUT, THE NUT SHALL BE FREE RUNNING ON THE BOLT.

WOOD GUIDE RAIL 47



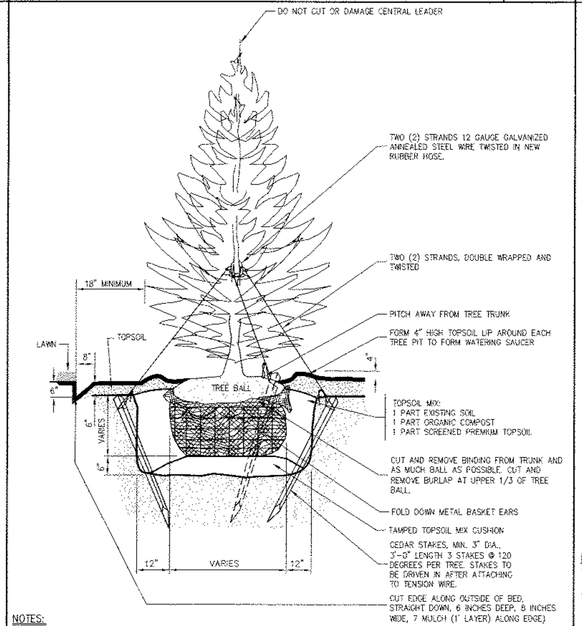
NOTES
1. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CHECK AND VERIFY ALL ANCHOR BOLT DIMENSIONS (SIZE, BOLT CIRCLE, ETC.) WITH THE POLE MANUFACTURER PRIOR TO INSTALLATION OF THE FOUNDATIONS.
2. CHAMFER EXPOSED EDGES OF ALL FOUNDATIONS.
3. PROVIDE INSULATED GROUNDING BUSHING ON EXPOSED ENDS (IN BASE OF POLE) OF ALL GALVANIZED STEEL BENDS.
4. COLOR OF LUMINAIRE SHALL MATCH COLOR OF POLE.
5. CONCRETE BASE SHALL HAVE A 2'-0" EXTENSION ABOVE FINISHED GRADE FOR LIGHT DESIGNATION A, AND 0'-2" EXTENSION ABOVE FINISHED GRADE FOR LIGHT DESIGNATIONS B (SEE PLANS).

LIGHTING STANDARD 48
(Arm Mounted)



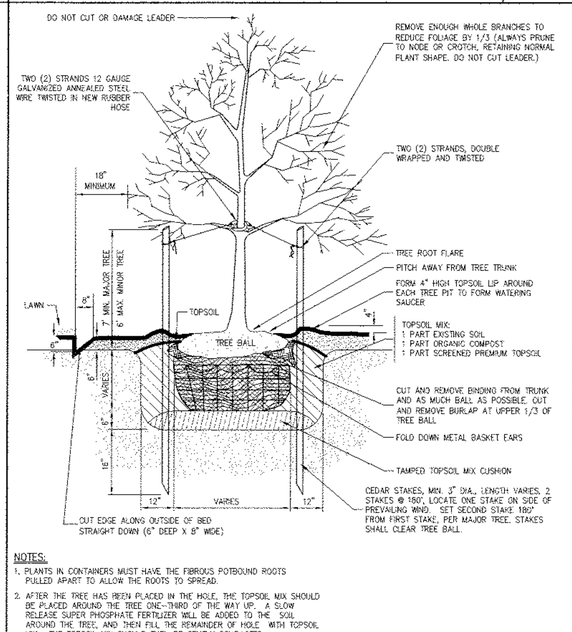
NOTES:
1. PROVIDE 3" LAYER OF MULCH AS SPECIFIED OVER ENTIRE PLANTING BED.
2. PLANTS IN CONTAINERS MUST HAVE THE FIBROUS POTBOUND ROOTS PULLED APART TO ALLOW THE ROOTS TO SPREAD.
3. AFTER THE SHRUB HAS BEEN PLACED IN THE HOLE, THE TOPSOIL MIX SHOULD BE PLACED AROUND THE PLANT ONE-THIRD OF THE WAY UP. A SLOW RELEASE SUPER PHOSPHATE FERTILIZER WILL BE ADDED TO THE SOIL AROUND THE SHRUB, AND THEN FILL THE REMAINDER OF HOLE WITH TOPSOIL MIX. THE TOPSOIL MIX SHOULD THEN BE GENTLY COMPACTED.
4. REMOVE EXISTING WEEDS, LAWN OR PLANT MATERIAL FROM PROPOSED BED AREA.

GROUNDCOVER PLANTING 49



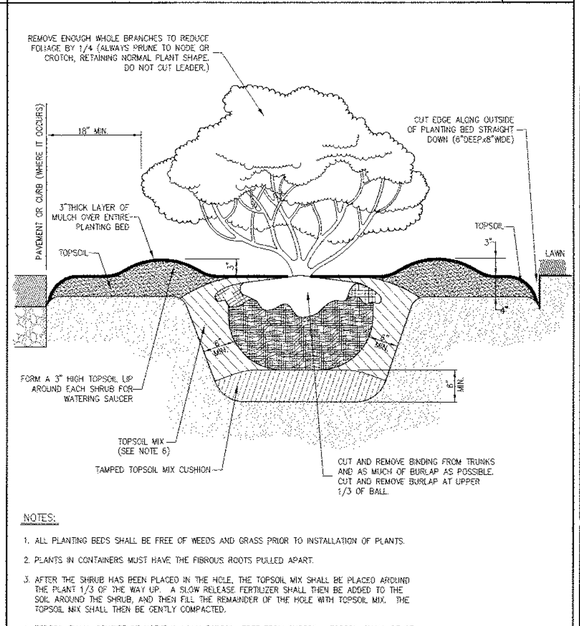
NOTES:
1. PLANTS IN CONTAINERS MUST HAVE THE FIBROUS POTBOUND ROOTS PULLED APART TO ALLOW THE ROOTS TO SPREAD.
2. AFTER THE TREE HAS BEEN PLACED IN THE HOLE, THE TOPSOIL MIX SHOULD BE PLACED AROUND THE PLANT ONE-THIRD OF THE WAY UP. A SLOW RELEASE SUPER PHOSPHATE FERTILIZER WILL BE ADDED TO THE SOIL AROUND THE TREE, AND THEN FILL THE REMAINDER OF HOLE WITH TOPSOIL MIX. THE TOPSOIL MIX SHOULD THEN BE GENTLY COMPACTED.
3. PROVIDE 3" LAYER OF MULCH AS SPECIFIED OVER ENTIRE WATERING SAUCER AT ALL TREE PITS OR OVER ENTIRE TREE BED.
4. REMOVE EXISTING WEEDS, LAWN OR PLANT MATERIAL FROM PROPOSED BED AREA.

EVERGREEN TREE PLANTING 50



NOTES:
1. PLANTS IN CONTAINERS MUST HAVE THE FIBROUS POTBOUND ROOTS PULLED APART TO ALLOW THE ROOTS TO SPREAD.
2. AFTER THE TREE HAS BEEN PLACED IN THE HOLE, THE TOPSOIL MIX SHOULD BE PLACED AROUND THE TREE ONE-THIRD OF THE WAY UP. A SLOW RELEASE SUPER PHOSPHATE FERTILIZER WILL BE ADDED TO THE SOIL AROUND THE TREE, AND THEN FILL THE REMAINDER OF HOLE WITH TOPSOIL MIX. THE TOPSOIL MIX SHOULD THEN BE GENTLY COMPACTED.
3. PROVIDE 3" LAYER OF SHREDDED HARDWOOD MULCH AS SPECIFIED OVER ENTIRE WATERING SAUCER AT ALL TREE PITS OR OVER ENTIRE TREE BED. THE SHREDDED HARDWOOD MULCH SHALL NOT COME IN CONTACT WITH THE TREE ROOT FLARE.
4. REMOVE EXISTING WEEDS, LAWN OR PLANT MATERIAL FROM PROPOSED BED AREA.
5. ALL WIRE BASKETS ARE TO BE REMOVED PRIOR TO BACKFILLING THE PLANTING PIT.
6. THE CENTRAL LEADER OF ALL DECIDUOUS PLANTINGS SHALL NOT BE CUT OR DAMAGED.

DECIDUOUS TREE PLANTING 51



NOTES:
1. ALL PLANTING BEDS SHALL BE FREE OF WEEDS AND GRASS PRIOR TO INSTALLATION OF PLANTS.
2. PLANTS IN CONTAINERS MUST HAVE THE FIBROUS ROOTS PULLED APART.
3. AFTER THE SHRUB HAS BEEN PLACED IN THE HOLE, THE TOPSOIL MIX SHALL BE PLACED AROUND THE PLANT 1/3 OF THE WAY UP. A SLOW RELEASE FERTILIZER SHALL THEN BE ADDED TO THE SOIL AROUND THE SHRUB, AND THEN FILL THE REMAINDER OF THE HOLE WITH TOPSOIL MIX. THE TOPSOIL MIX SHALL THEN BE GENTLY COMPACTED.
4. TOPSOIL SHALL CONSIST OF NATURAL LOAM TOPSOIL, FREE FROM SUBSOIL. TOPSOIL SHALL BE OF UNIFORM QUALITY, FREE FROM HARD CLODS, STIFF CLAY, HARD PAN, SODS, STONES OVER 1 1/2" DIAMETER AND NOXIOUS WEEDS.
5. PLANT MATERIAL SHALL BEAR SAME RELATION TO FINISHED GRADE AS IT BORE TO PREVIOUS EXISTING GRADE.
6. TOPSOIL MIX SHALL CONSIST OF:
   1 PART SCREENED PREMIUM TOPSOIL
   1 PART EXISTING SOIL
   1 PART ORGANIC COMPOST

SHRUB PLANTING 52

NO.	REVISION	DATE	BY
	Previous Editions Obsolete		

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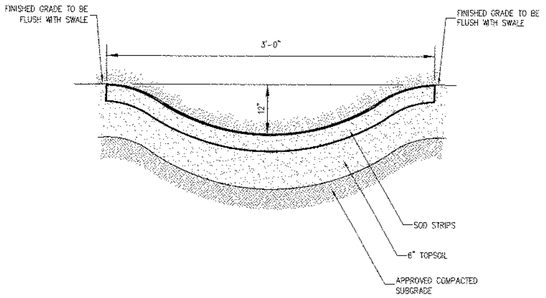
CONSTRUCTION DETAILS
HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

DRAWN:	AL	APPROVED:	JS
SCALE:	N.T.S.		
DATE:	09/04/2015		
PROJECT NO:	14139		
DWG. HEIGHTS:	36	1	1.5
DRAWING NO:	SP-15		

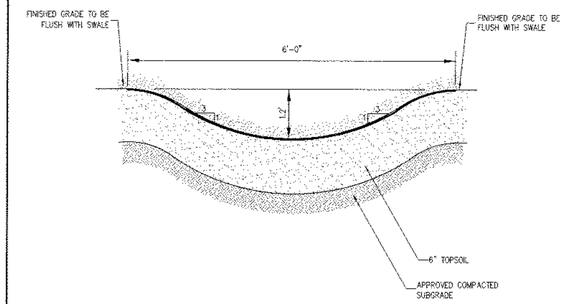
SP-15



NOTES

1. IMMEDIATELY AFTER GRADING OPERATIONS, THE GRASS SWALE SHALL BE STABILIZED WITH SOD CONTAINING A MIXTURE OF 50% KENTUCKY BLUEGRASS, 25% CREEPING RED FESCUE AND 25% PERENNIAL RYEGRASS. SOD SHALL BE CUT IN UNIFORM WIDTH STRIPS OF LIVE GRASS.
2. FOR SWALE SLOPES EXCEEDING 8%, JUTE MESH SHALL BE UTILIZED TO STABILIZE THE SWALE BASE.
3. AREA ADJACENT TO SWALE TO BE BROUGHT TO FINISHED GRADE IMMEDIATELY AS REQUIRED, TOPSOILED, SEEDED AND MAINTAINED FOR EROSION CONTROL.

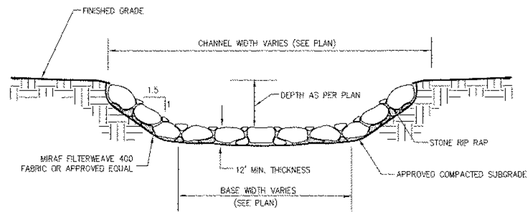
GRASS SWALE 53



NOTES

1. IMMEDIATELY AFTER GRADING OPERATIONS, THE VEGETATED SWALE SHALL BE STABILIZED WITH A MIXTURE AS NOTED IN PLANT LIST
2. FOR SWALE SLOPES EXCEEDING 8%, JUTE MESH SHALL BE UTILIZED TO STABILIZE THE SWALE BASE.
3. AREA ADJACENT TO SWALE TO BE BROUGHT TO FINISHED GRADE IMMEDIATELY AS REQUIRED, TOPSOILED, SEEDED AND MAINTAINED FOR EROSION CONTROL.

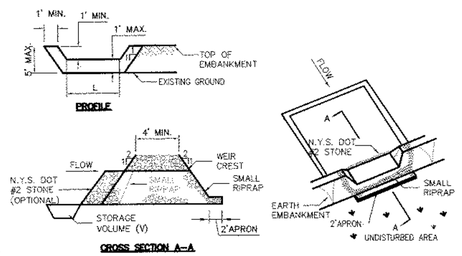
VEGETATED SWALE 54



NOTE:

AREA ADJACENT TO CHANNEL TO BE BROUGHT TO FINISHED GRADE IMMEDIATELY AS REQUIRED, TOPSOILED, SEEDED AND MAINTAINED FOR EROSION CONTROL.

STONE RIP RAP CHANNEL 55



TEMPORARY SEDIMENT TRAP	DRAINAGE AREA (AC)	SPILLWAY LENGHT L = 4 X DA (FT)	STORAGE VOLUME REQUIRED V = 3600 X DA (CF)	STORAGE VOLUME PROVIDED (CF)	CLEANOUT VOLUME (CF)
1	1.09	4.50	3,924	4,000	2,000
4	0.59	2.50	2,154	2,200	1,100

OPTION: A ONE FOOT LAYER OF N.Y.S. DOT #2 STONE MAY BE PLACED ON THE UPSTREAM SIDE OF THE RIPRAP INPLACE OF THE EMBEDDED FILTER CLOTH.

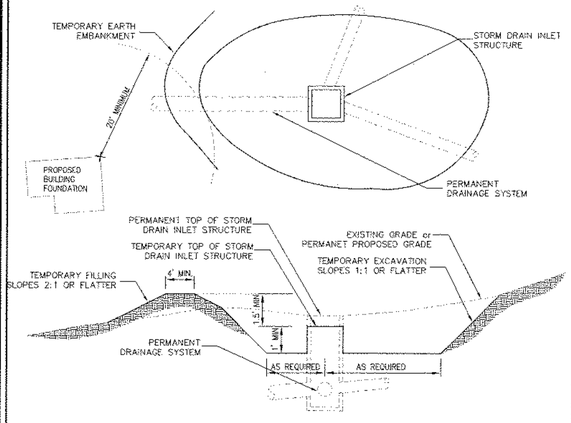
CONSTRUCTION SPECIFICATIONS

1. AREA UNDER EMBANKMENT SHALL BE CLEARED, GRUBBED AND STRIPPED OF ANY VEGETATION AND ROOT MAT. THE POOL AREA SHALL BE CLEARED.
2. THE FILL MATERIAL FOR THE EMBANKMENT SHALL BE FREE OF ROOTS AND OTHER WOODY VEGETATION AS WELL AS OVER-SIZED STONES, ROCKS, ORGANIC MATERIAL OR OTHER OBJECTIONABLE MATERIAL. THE EMBANKMENT SHALL BE COMPACTED BY TRAVERSING WITH EQUIPMENT WHILE IT IS BEING CONSTRUCTED.
3. ALL CUT AND FILL SLOPES SHALL BE 2:1 OR FLATTER.
4. THE STONE USED IN THE OUTLET SHALL BE SMALL RIPRAP 4"-8" ALONG WITH A 1' THICKNESS OF 2" AGGREGATE PLACED ON THE UP-GRADE SIDE ON THE SMALL RIPRAP OR EMBEDDED FILTER CLOTH IN THE RIPRAP.
5. SEDIMENT SHALL BE REMOVED AND TRAP RESTORED TO ITS ORIGINAL DIMENSIONS WHEN THE SEDIMENT HAS ACCUMULATED TO 1/2 THE DESIGN DEPTH OF THE TRAP.
6. THE STRUCTURE SHALL BE INSPECTED AFTER EACH RAIN AND REPAIRS MADE AS NEEDED.
7. CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER THAT EROSION AND WATER POLLUTION IS MINIMIZED.
8. THE STRUCTURE SHALL BE REMOVED AND THE AREA STABILIZED WHEN THE DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.

MAXIMUM DRAINAGE AREA 5 ACRES

STONE OUTLET SEDIMENT TRAP 56

TEMPORARY SEDIMENT TRAP	TYPE OF TRAP	DRAINAGE AREA (ACRES)	STORAGE REQUIRED (C.F.)	STORAGE PROVIDED (C.F.)	ELEVATIONS (I.F.) OUTLET PERM. PIPE INVERT	BOTTOM SEDIMENT TRAP	1/2 STORAGE CLEANOUT	TOP OF TEMP. INLET STRUCTURE	TOP OF EMBANK-MENT
3	ST-III	0.63	2,268	2,300	413.70	413.70	415.00	417.20	416.00
5	ST-III	0.47	1,678	1,700	409.50	409.50	411.00	417.20	416.00

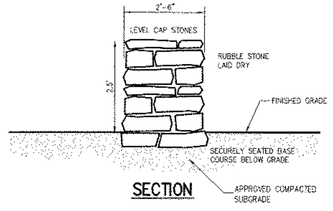


EMBANKMENT SECTION THRU RISER

CONSTRUCTION SPECIFICATIONS

1. SEDIMENT SHALL BE REMOVED AND THE TRAP RESTORED TO ITS ORIGINAL DIMENSIONS WHEN THE SEDIMENT HAS ACCUMULATED TO 1/2 THE DESIGN DEPTH OF THE TRAP. REMOVED SEDIMENT SHALL BE DEPOSITED IN A SUITABLE AREA AND IN SUCH A MANNER THAT IT WILL NOT ERODE.
2. THE VOLUME OF SEDIMENT STORAGE SHALL BE 3600 CUBIC FEET PER ACRE OF CONTRIBUTORY DRAINAGE.
3. THE STRUCTURE SHALL BE INSPECTED AFTER EACH RAIN AND REPAIRS MADE AS NEEDED.
4. CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER THAT EROSION AND WATER POLLUTION SHALL BE MINIMIZED.
5. THE SEDIMENT TRAP SHALL BE REMOVED AND THE AREA STABILIZED WHEN THE CONSTRUCTED DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.

CATCH BASIN SEDIMENT TRAP ST-III 57



SECTION

NOTES

1. THE CONTRACTOR MAY LAY RUBBLE STONE AVAILABLE FROM THE JOB SITE, PROVIDED THE STONE MEETS THE APPROVAL OF THE OWNERS FIELD REPRESENTATIVE.
2. STAGGER VERTICAL JOINTS FOR STRENGTH.
3. SET STONES TIGHTLY WITH MINIMAL MOVEMENT.
4. BATTER WALL 1 INCH PER FOOT OF HEIGHT.

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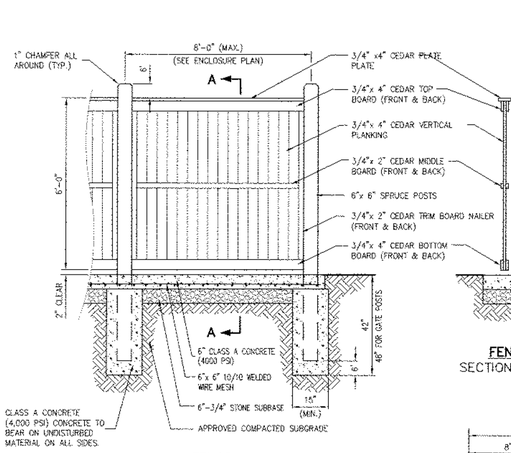
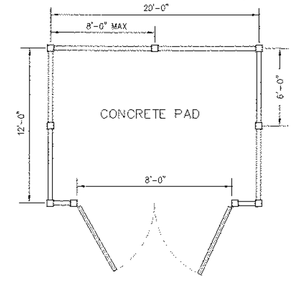
DRY LAID STONE WALL 58



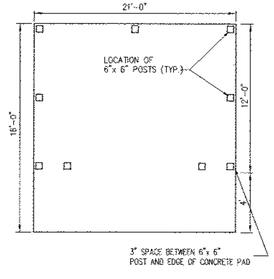
FENCE
ELEVATION

NOTES:

1. METAL FLANGES, CLEATS, BOLTS, SCREWS, ETC. SHALL BE STAINLESS STEEL OR GALVANIZED STEEL.
2. ALL LUMBER TO BE PRESSURE TREATED WITH WOOD PRESERVATIVE FOR IN GROUND USE. ALL LUMBER TO BE #1 GRADE.
3. SEE SITE LAYOUT PLANS FOR LOCATION.



ENCLOSURE
PLAN



CONCRETE PAD
PLAN

TRASH ENCLOSURE WITH CONCRETE PAD (WOOD) 59

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JMC Planning, Engineering, Landscape Architecture & Land Surveying, PLLC
JMC Site Development Consultants, LLC
John Meyer Consulting, Inc.
120 BEDFORD ROAD • ARMONK, NY 10504
voice 914.273.5225 • fax 914.273.2102
SITE DEVELOPMENT CONSULTANTS
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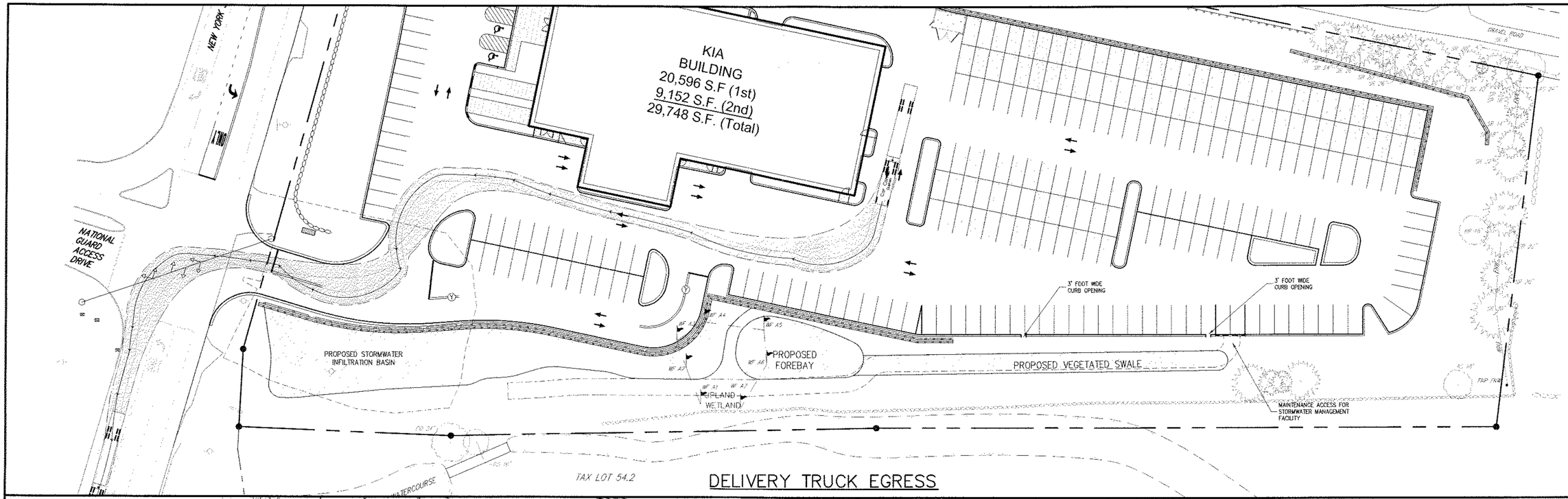
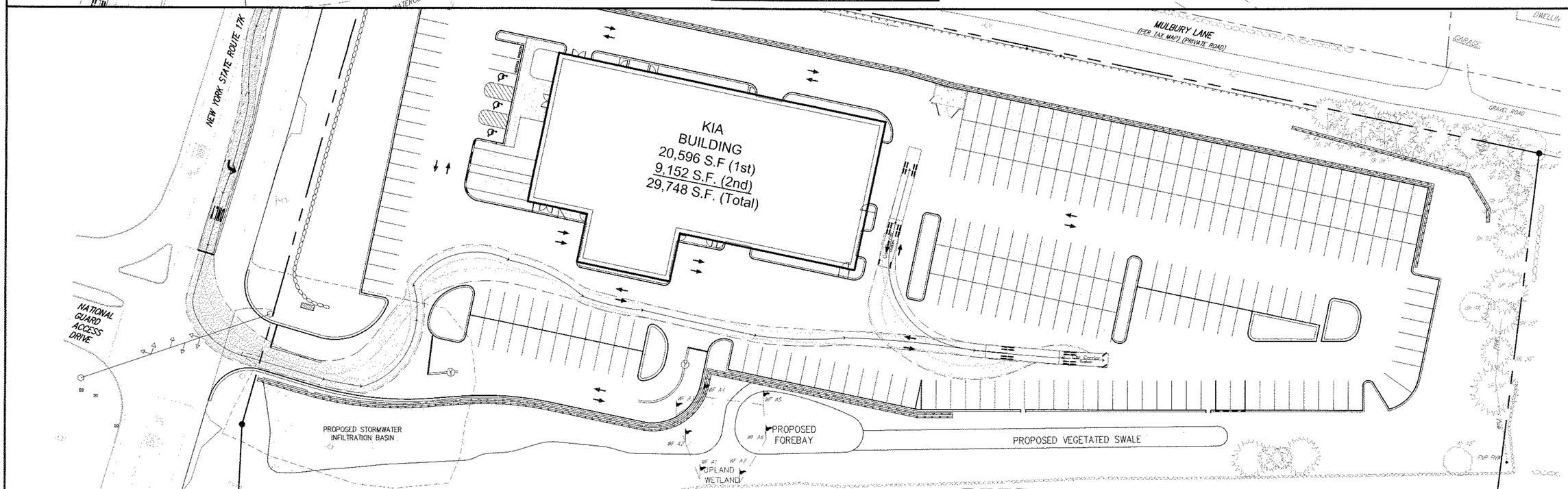
CONSTRUCTION DETAILS
HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK

DRAWN: AL	APPROVED: JS
SCALE: N.T.S.	
DATE: 09/04/2015	
PROJECT No: 14139	
CHG: 14139-DETAILS	DWG: SP-16
DRAWING No: SP-16	

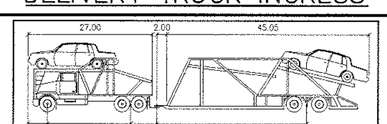
NOT FOR CONSTRUCTION



DELIVERY TRUCK EGRESS



DELIVERY TRUCK INGRESS



CAR CARRIER

	feet		
Tractor Width	: 8.00	Lock to Lock Time	: 6.00
Trailer Width	: 8.00	Steering Angle	: 40.00
Tractor Track	: 8.00	Articulating Angle	: 70.00
Trailer Track	: 8.00		

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NOT FOR CONSTRUCTION

NO.	REVISION	DATE	BY

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DRAWN: AL APPROVED: JS
SCALE: 1"=30'
DATE: 09/04/2015
PROJECT No: 14139
DWG: 14139-SITE | TAB: TRUCK SITE | SIZE: 24W_TRUCK
DRAWING No: SP-17

PDH REALTY, LLC
2528 ROUTE 17M
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PROGRESS PLOTTING
Drawing: 14139-SITE
Date: 2015-09-04
Time: 4:25 PM
By: JSJ

TRUCK TURNING ANALYSIS PLAN

HEALEY KIA
ROUTE 17K
TOWN OF NEWBURGH, NEW YORK