



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

PROJECT NAME: SERVISS-TWO LOT SUBDIVISION
PROJECT NO.: 2021-07
PROJECT LOCATION: SECTION 14, BLOCK 1, LOT 48
REVIEW DATE: 14 JANUARY 2022
MEETING DATE: 20 JANUARY 2022
PROJECT REPRESENTATIVE: TALCOTT ENGINEERING – CHARLES BROWN, P.E.

1. A Common Driveway Access and Maintenance Agreement is required as proposed lot will share driveway with parent parcel.
2. Highway Superintendent's comment on the location of the driveway should be received.

Respectfully submitted,

MHE Engineering, D.P.C.

A handwritten signature in blue ink that reads 'Patrick J. Hines'.

Patrick J. Hines
Principal

PJH/kbw

NEW YORK OFFICE

33 Airport Center Drive, Suite 202, New Windsor, NY 12553
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Talcott Engineering

DESIGN, PLLC

1 GARDNERTOWN ROAD ~ NEWBURGH, NY 12550
(845) 569-8400* ~ (fax) (845) 569-4583

September 8, 2021

Town of Newburgh
Planning Board
21 Hudson Valley Professional Plaza
Newburgh, NY 12550

Attn: John Ewasutyn, Chairman

Re: Resubmission letter
Town Project No. 2021-07
Serviss Subdivision
1298 Union Avenue
SBL: 14-1-48
R2 Zone
Job No. 20244-HHS

Dear John,

The following is our response to Town of Newburgh Planning Board Review comments for meeting date May 6, 2021 (Project #2021-07) in order of comments;

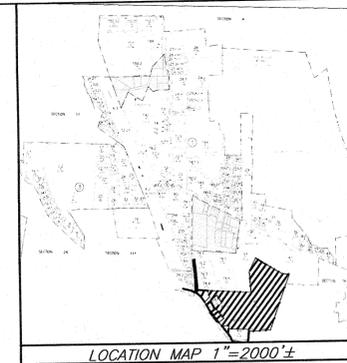
- 1) A set of plans has been sent to the Highway Department and the driveway location has been marked out in paint.
- 2) Location map revised.
- 3) Bulk table revised.
- 4) Proposed water service added to sheet 2.
- 5) Proposed driveway grading added to sheet 2.
- 6) Proposed driveway grading with swales added to sheet 2.
- 7) No response required.
- 8) Revised owners added to sheet 1.
- 9) No response required.
- 10) Adjoining items with 200'.
- 11) Combined entrance has been added to sheet 2.
- 12) Proposed serviced line size has been added to sheet 2.
- 13) Water system notes have been revised on sheet 4.

On your authorization, I will deliver 12 sets of prints to you. I will PDF 1 copy to Dominic Cordisco, Esq., and deliver 1 copy to Pat Hines.

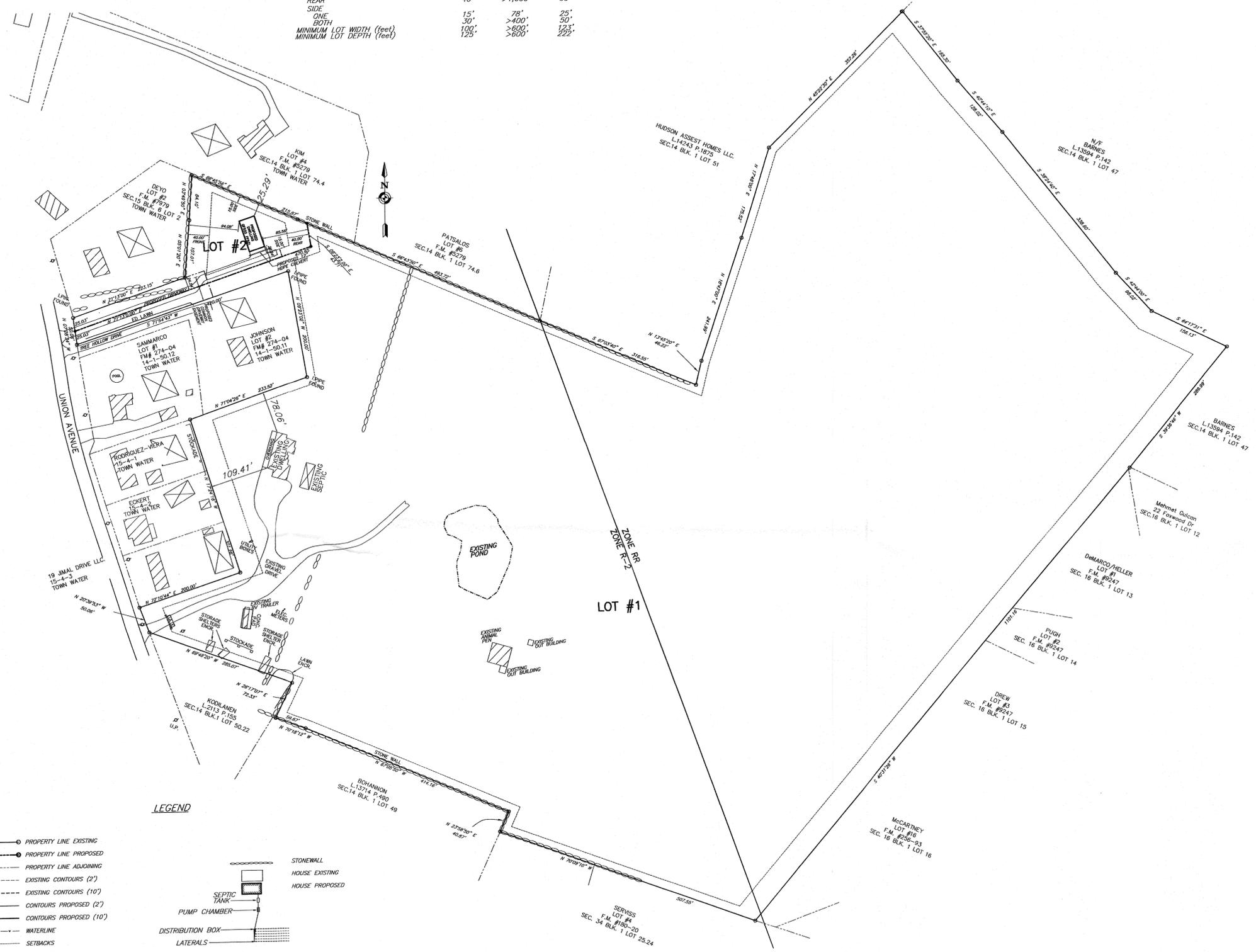
Respectfully yours,

Charles T. Brown, P.E. – President
Talcott Engineering

Pc: Dominic Cordisco, Esq.
Pat Hines
Harry Serviss



ZONING SCHEDULE	REQUIRED	LOT # 1 PROVIDED	LOT # 2 PROVIDED
ZONE: R-2 (W/TOWN WATER)	17,500sf.	1,727,077sf.	34,957sf.
MINIMUM LOT AREA w/ PUBLIC WATER or SEWER			
MINIMUM YARDS (feet)			
FRONT	40'	109'	94'
REAR	40'	>1,600'	85'
SIDE			
ONE	15'	78'	25'
BOTH	30'	>400'	50'
MINIMUM LOT WIDTH (feet)	100'	>600'	123'
MINIMUM LOT DEPTH (feet)	125'	>600'	222'



LOT NOTES:

1. LOT SPECIFIC PLOT PLAN'S FOR LOT 2 SHALL BE SUBMITTED WITH THE BUILDING PERMIT APPLICATION AND FOUNDATION, WELL AND SEPTIC FIELD SHALL BE STAKED OUT PER SITE PLAN BY A LICENSED SURVEYOR PLAN PRIOR TO CONSTRUCTION.
2. AN ASBUILT SURVEY AND CERTIFICATION SHALL BE PROVIDED TO THE TOWN OF NEWBURGH CODE ENFORCEMENT DEPARTMENT PRIOR TO ISSUANCE OF A CERTIFICATION OF OCCUPANCY.

RECORD OWNER'S CONSENT NOTE:

THE UNDERSIGNED OWNERS OF THE PROPERTY HEREON STATE THAT THEY ARE FAMILIAR WITH THIS PLAN, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENT TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS PLAN IN THE OFFICE OF THE CLERK OF THE COUNTY OF ORANGE, IF SO REQUIRED.

PRODUCTS DISTRIBUTOR HUDSON VALLEY ICE CREAM
 HARRY SERVISS
 1298 UNION AVENUE
 NEWBURGH, NY 12550
 AND F.U. LLC

RECORD OWNER'S SIGNATURE

APPLICANT:

HARRY SERVISS
 1298 UNION AVENUE
 NEWBURGH, NY 12550

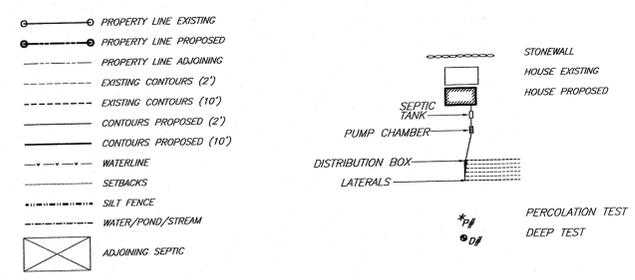
SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY TO THE PARTIES OF INTEREST LISTED BELOW THAT THIS MAP SHOWS THE RESULTS OF AN ACTUAL SURVEY COMPLETED IN THE FIELD IN DECEMBER 2020

JAMES A. DILLIN, PLS

SIGNATURE

LEGEND



CALL BEFORE YOU DIG... IT'S THE LAW

WHETHER YOU'RE LAYING A FOUNDATION FOR A BUILDING OR PLANTING A TREE, YOU MUST FIRST CHECK FOR THE EXISTENCE OF UNDERGROUND UTILITY LINES AND CABLES. IF YOU OR YOUR CONTRACTOR DISRUPT ANY OF THESE LINES, THE RESULTS CAN BE DANGEROUS - AND COSTLY - TO EVERYONE. CALL BEFORE YOU DIG, TOLL FREE, 811

REV.	DATE	BY	DESCRIPTION
3	11/10/21	RMM	REVISED PER COMMENTS
2	10/15/21	RMM	REVISED PER COMMENTS
1	09/16/21	RBM	REVISED PER PB COMMENTS

SURVEYOR	ENGINEER
JAMES A. DILLIN, PLS	CHARLES T. BROWN, P.E.



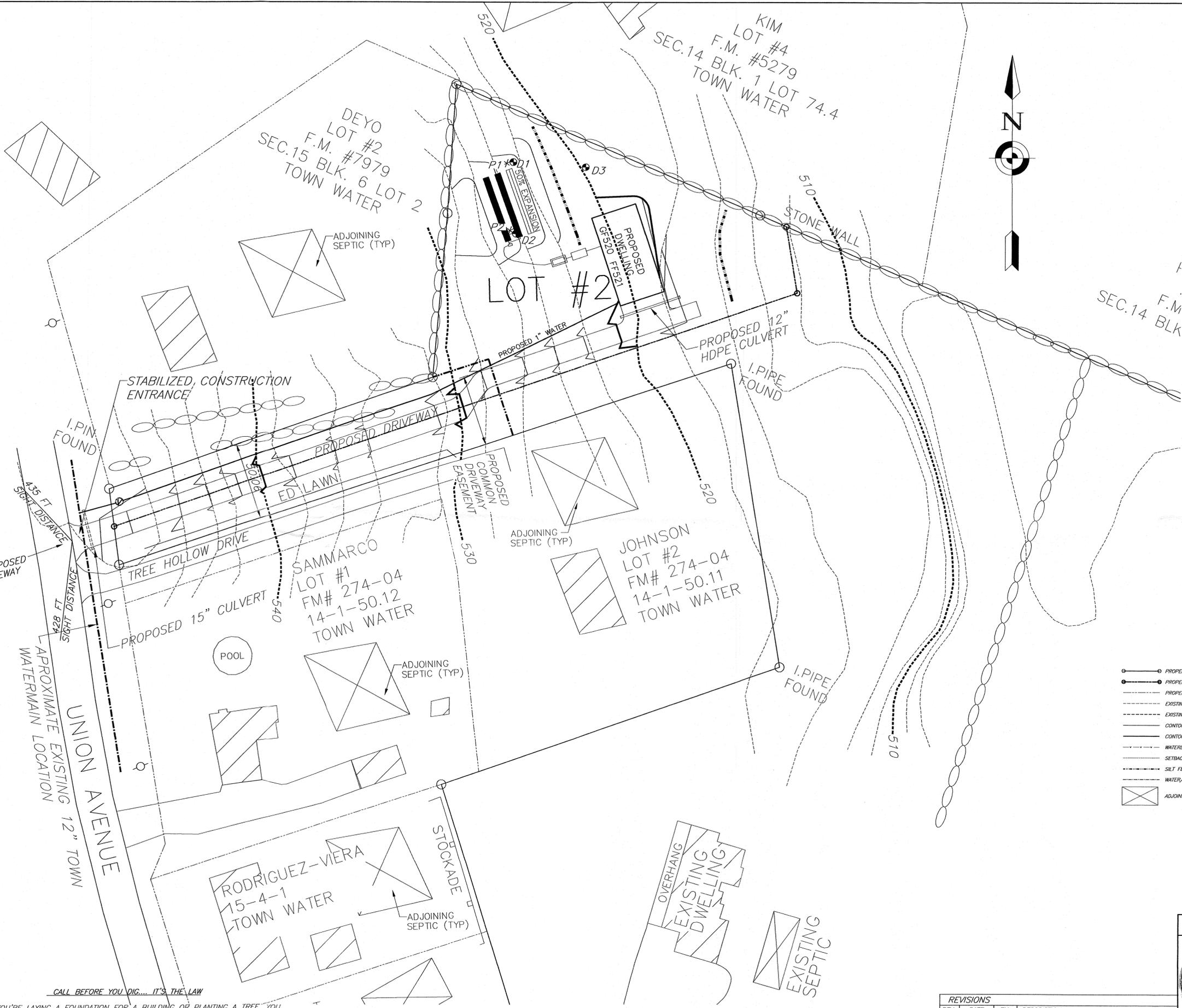
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 TALCOTTDESIGN12@GMAIL.COM

PROPOSED 2 LOT SUBDIVISION ENTITLED SERVISS
 1298 UNION AVENUE, 14-1-48
 TOWN OF NEWBURGH, ORANGE COUNTY, NY

DATE	SCALE	JOB NUMBER	SHEET NUMBER
04/01/2021	1"=100'	20244-HHS	1 OF 4



TOWN OF NEWBURGH PROJECT #21-07
 THIS SHEET IS INVALID AND VOID UNLESS ACCOMPANIED BY REMAINING SHEETS IN SET.



DEEP TEST DATA:

D1	70" DEEP	10/07/2021
	0-7" TOP SOIL	
	7"-14" CLAY LOAM w/GRAVEL	
	14"-70" SILTY CLAY LOAM	
	MOTTLING @ 30", NO WATER, NO ROCK	
D2	70" DEEP	10/07/2021
	0-7" TOP SOIL	
	7"-14" CLAY LOAM w/GRAVEL	
	14"-70" SILTY CLAY LOAM	
	MOTTLING @ 30", NO WATER, NO ROCK	
D3	78" DEEP	10/07/2021
	0-6" TOP SOIL	
	6"-78" CLAY LOAM w/GRAVEL	
	MOTTLING @ 20", NO WATER, NO ROCK	

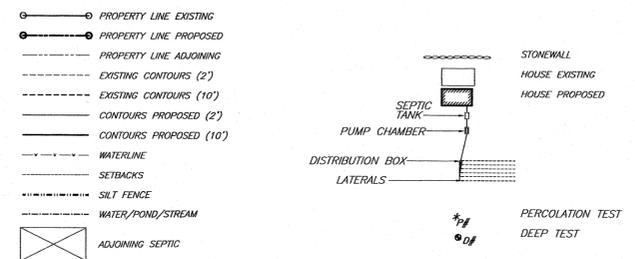
PERCOLATION DATA:

* P1	12" DEEP	10/07/2021					
	1	2	3	4	5	6	7
RUN TIME	2.15	3.09	3.29	3.53	3.59	4.10	4.16
STABILIZED PERCOLATION RATE:	5 MINUTES /INCH						
* P2	12" DEEP	10/07/2021					
	1	2	3	4	5	6	
RUN TIME	3.36	3.53	5.33	5.24	7.17	7.01	
STABILIZED PERCOLATION RATE:	8 MINUTES /INCH						

- SEPTIC DESIGN CRITERIA:**
- NO. OF BEDROOMS- 4
 - SEPTIC TANK DESIGN-1,250 GAL
 - STABILIZED PERCOLATION RATE- 8-10 MIN
 - FLOW RATE (GALS /DAY)- 440
 - DESIGN LENGTHS:
 - 2 ROWS OF 11 ELJEN UNITS(40'ROWS)
 - = 22 units total/88LF (80LF REQ'D) *
 - SHALLOW FILL SYSTEM
 - PUMP CHAMBER REQUIRED
 - CURTAIN DRAIN REQUIRED

SEWAGE DISPOSAL SYSTEMS MUST BE CONSTRUCTED USING THE "ELJEN B43 GSF TRENCH" AS MANUFACTURED BY ELJEN SYSTEMS. SEE ELJEN SYSTEMS NOTES AND DETAILS ON SHEET 3

LEGEND



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REVISIONS

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ENGINEER

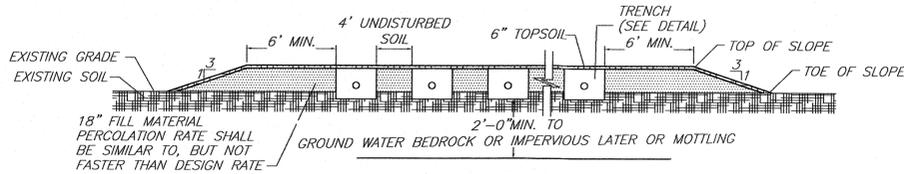
 CHARLES T. BROWN, P.E.

TOWN OF NEWBURGH PROJECT #21-07
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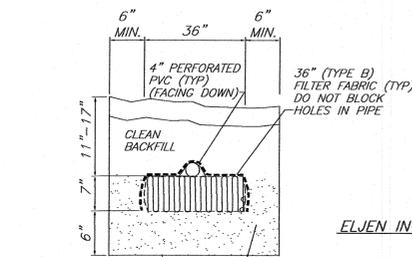
DATE	SCALE	JOB NUMBER	SHEET NUMBER
04/01/2021	1"=30'	20244-HSS	2 OF 4



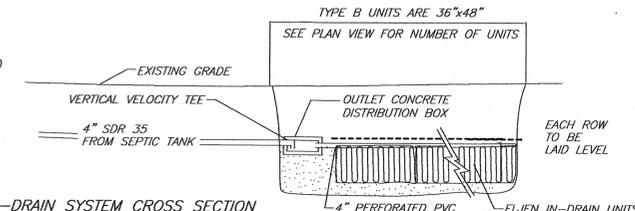
SHALLOW SYSTEM DETAIL
N.T.S.

NOTES:

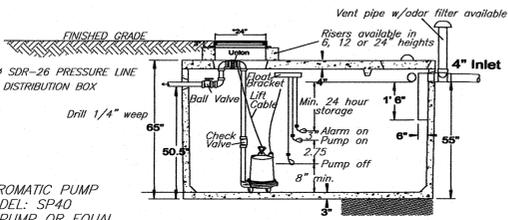
1. BOTTOM OF ALL TRENCHES SHALL NOT BE ABOVE ORIGINAL USABLE SOIL
2. MAXIMUM DEPTH OF USABLE FILL PLUS 6" OF TOPSOIL SHALL NOT EXCEED 30"
3. MAXIMUM COVER OVER TRENCH AGGREGATE SHALL NOT EXCEED 12"



ELJEN IN-DRAIN SYSTEM CROSS SECTION
N.T.S.



ELJEN IN-DRAIN SYSTEM
N.T.S.



AURORA/HYDROMATIC PUMP
COMPANY MODEL: SP40
HYDROMATIC PUMP OR EQUAL

*24" opening is the minimum necessary for access to a single pump, 30" opening for two pumps. Aluminum hatch doors are also available.

*** minimum elevation change is recommended when using float switches. For smaller doses, a pressure bell system is better. (CSI Controls RK series).

WOODARD'S GT1000 PUMP CHAMBER SPECIFICATIONS

Concrete Min. Strength: 4,000 psi at 28 days
Reinforcement: WWM & Rebar
Air Entrapment: 6%
Pipe Connection: Polylok Seal or Pipe Boots
Volume: PC-4x4 = 300 gallons
Load Rating: 300 psf

Model	A	B	C	D	E	Spillover
GT-1000	8'-6"	4'-10"	65"	50.5"	55"	21.6

DOSING QUANTITY

FORCE MAIN: 40' X 0.163 GAL/LF = 6.53 GAL
LATS.: 100% X 88LF X 0.653 GAL/LF = 57.47 GAL
63.99 GAL. TOTAL

CHAMBER DATA

PUMP DOWN DEPTH: 2.75'(A)
STORAGE CALC.: 21.6 GALS./IN
STORAGE DEPTH: 13.75"
DOSE QTY (GALS.): 58.4 GALS.
STORAGE QTY (GALS.): 1,042 GALS.
MAX. ELEV. DIFFERENTIAL: 20'

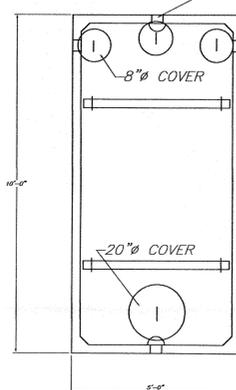
SIEVE SIZE

0.375"
#4
#8
#16
#30
#50
#100
#200

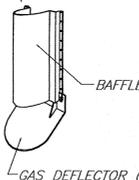
ASTM C.33
SAND SPECIFICATION

SIEVE SQUARE OPENING SIZE	SPECIFICATIONS PERCENT PASSING (WET SIEVE)
9.5mm	100.0-100.0
4.75mm	95.0-100.0
2.36mm	80.0-100.0
1.18mm	50.0-85.0
600um	25.0-60.0
300um	5.0-30.0
150um	<10.0
75um	<5.0

4" POLYLOC INLETS
BAFFLE CAN BE RELOCATED TO SIDES



BAFFLE (DEFLECTOR ON OUTLET ONLY)



WOODARD'S 1250gal. SEPTIC TANK OR EQUAL
N.T.S.

SPECIFICATIONS

CONCRETE MINIMUM STRENGTH- 4,000 PSI AT 28 DAYS
REINFORCEMENT- 6"x6" 10GA. WWF, #4 REBAR
AIR ENTRAPMENT- 5%
CONSTRUCTION JOINT- BUTYL RUBBER - BASE CEMENT
PIPE CONNECTION- POLYLOC SEAL (PATENTED)
LOAD RATING- 300PSF WEIGHT = 9,500LBS

SEPTIC SYSTEM GENERAL NOTES:

1. ALL PORTIONS OF THE SEPTIC FIELD WILL BE A MINIMUM DISTANCE OF 200 FEET UP SLOPE AND 100 FEET DOWN SLOPE FROM ANY WELL.
2. SEPTIC TANK TO BE LOCATED A MINIMUM DISTANCE OF 10 FEET FROM ANY BUILDING OR PROPERTY LINE, AND 50' FROM WELL.
3. CELLAR DRAINS, ROOF DRAINS OR FOOTING DRAINS SHALL NOT BE DISCHARGED IN OR INTO THE VICINITY OF ABSORPTION FIELD.
4. NO SWIMMING POOLS, DRIVEWAYS, OR STRUCTURES THAT MAY COMPACT THE SOIL SHALL BE CONSTRUCTED OVER ANY PORTION OF THE ABSORPTION FIELD.
5. NO TRENCHES TO BE INSTALLED IN WET SOIL.
6. RAKE SIDES AND BOTTOM OF TRENCH PRIOR TO PLACING GRAVEL IN ABSORPTION TRENCH.
7. GROUT ALL PIPE PENETRATIONS TO CONC. SEPTIC TANK & DISTRIBUTION BOX.
8. DISTRIBUTION LINES ARE TO BE CAPPED.
9. THE PERIMETER OF THE ABSORPTION FIELD SHOULD BE GRADED TO DIVERT SURFACE WATER.
10. ALL NEWLY DISTURBED AREAS SHALL BE IMMEDIATELY STABILIZED UPON CONSTRUCTION COMPLETION USING GRASS SEED & MULCH.
11. NO SEWAGE SYSTEM SHALL BE PLACED WITHIN 100' OF ANY WATER COURSE OR 35' DRAINAGE DITCH.
12. ALL LAUNDRY AND KITCHEN WASTES SHALL BE DISCHARGED INTO SEWAGE SYSTEM.
13. BENDS SHALL BE USED WHEN ENTRANCE OR EXIT FROM SEPTIC TANK IS NOT APPROXIMATELY STRAIGHT. IF BENDS ARE USED AT POINTS OTHER THAN ENTRANCE OR EXIT POINTS, THEN A CLEANOUT IS REQUIRED.
14. THE DESIGN AND LOCATION OF THE SANITARY FACILITIES SHALL NOT BE CHANGED WITHOUT RESUBMISSION FOR APPROVAL.
15. HEAVY EQUIPMENT SHALL BE KEPT OFF THE AREA OF THE ABSORPTION FIELDS EXCEPT DURING THE ACTUAL CONSTRUCTION. THERE SHALL BE NO UNNECESSARY MOVEMENT OF CONSTRUCTION EQUIPMENT IN THE ABSORPTION FIELD AREA BEFORE, DURING, OR AFTER CONSTRUCTION.
16. THIS SYSTEM WAS NOT DESIGNED TO ACCOMMODATE GARBAGE GRINDERS, JACUZZI TYPE SPA TUBS OVER 100 GALLONS, OR WATER CONDITIONERS. AS SUCH, THESE ITEMS SHALL NOT BE INSTALLED UNLESS THE SYSTEM IS REDESIGNED TO ACCOUNT FOR THESE.
17. THERE MUST BE AN UNINTERRUPTED POSITIVE SLOPE FROM THE SEPTIC TANK (OR ANY PUMPING OR DOSING CHAMBER) TO THE HOUSE, ALLOWING SEPTIC GASES TO DISCHARGE THROUGH THE STACK VENT.
18. THE PURCHASER OF THIS LOT SHALL BE PROVIDED WITH A COPY OF THE APPROVED PLANS AND AN ACCURATE AS-BUILT DRAWING OF ANY EXISTING SANITARY FACILITIES.
19. THE DESIGN ENGINEER WILL BE REQUIRED TO CERTIFY THE COMPLETED DISPOSAL FACILITY.
20. AN ASBUILT SURVEY AND CERTIFICATION SHALL BE PROVIDED TO THE TOWN OF NEWBURGH CODE ENFORCEMENT DEPARTMENT PRIOR TO ISSUANCE OF A CERTIFICATION OF OCCUPANCY.

STANDARD NOTES:

THE DESIGN, CONSTRUCTION AND INSTALLATION SHALL BE IN ACCORDANCE WITH THIS PLAN AND GENERALLY ACCEPTED STANDARDS IN EFFECT AT THE TIME OF CONSTRUCTION WHICH INCLUDE:

- "APPENDIX 75-A, WASTE TREATMENT - INDIVIDUAL HOUSEHOLD SYSTEMS, NEW YORK STATE SANITARY CODE."
- "WASTE TREATMENT HANDBOOK, INDIVIDUAL HOUSEHOLD SYSTEMS, NEW YORK STATE DEPARTMENT OF HEALTH."
- "RURAL WATER SUPPLY, NEW YORK STATE DEPARTMENT OF HEALTH."
- "PLANNING THE SUBDIVISION AS PART OF THE TOTAL ENVIRONMENT, NEW YORK STATE DEPARTMENT OF HEALTH."

"THIS PLAN IS APPROVED AS MEETING THE APPROPRIATE AND APPLIED TECHNICAL STANDARDS, GUIDELINES, POLICIES AND PROCEDURES FOR ARRANGEMENT OF SEWAGE DISPOSAL AND TREATMENT AND WATER SUPPLY FACILITIES."

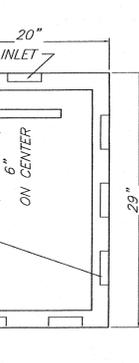
ALL WELLS AND S.D.S. EXISTING OR APPROVED WITHIN 200' OF THE PROPOSED WELLS AND S.D.S. ARE SHOWN ON THIS PLAN ALONG WITH ANY OTHER ENVIRONMENTAL HAZARDS IN THE AREA THAT MAY AFFECT THE DESIGN AND FUNCTIONAL ABILITY OF THE S.D.S. AND WELL. IT SHALL BE DEMONSTRATED BY THE CONTRACTOR TO THE CERTIFYING ENGINEER THAT THE SEPTIC TANK IS SEALED, WATER TIGHT AND ACCEPTABLE FOR USE. THIS SHALL REQUIRE, AS A MINIMUM, THE FILLING OF THE TANK WITH WATER TO OBSERVE IF IT IS IN FACT SEALED, WATERTIGHT AND ACCEPTABLE FOR USE. ALL PROPOSED WELLS AND SERVICE LINES ON THIS PLAN ARE ACCESSIBLE FOR INSTALLATION AND PLACEMENT.

TRENCH BOTTOMS TO BE SET LEVEL AND PARALLEL TO EXISTING CONTOURS. MAXIMUM DEPTH OF USABLE FILL PLUS 6" OF TOPSOIL SHALL NOT EXCEED 30".

TOWN OF NEWBURGH PROJECT #21-07
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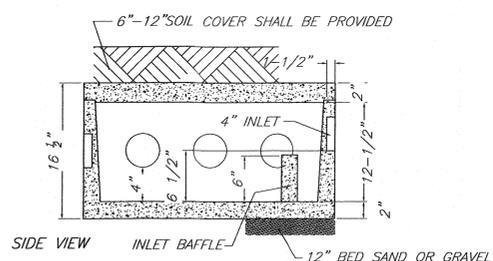
	ENGINEER TALCOTT ENGINEERING DESIGN PLLC 1 GARDNERTOWN ROAD NEWBURGH, NY 12550 (845)-569-8400 (FAX) (845)-569-4583 TALCOTTDESIGN12@GMAIL.COM		
	PROPOSED 2 LOT SUBDIVISION ENTITLED SERVIS 1298 UNION AVENUE, 14-1-48 TOWN OF NEWBURGH, ORANGE COUNTY NY		
CHARLES T. BROWN, P.E.	DATE: 04/01/2021	SCALE: NTS	JOB NUMBER: 20244-HSS SHEET NUMBER: 3 OF 4



WOODARD'S PRECAST 8 OUTLET DISTRIBUTION BOX
N.T.S.

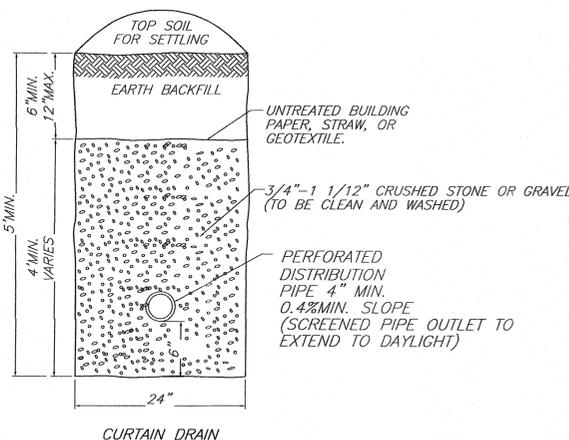
SPECIFICATIONS
CONCRETE MINIMUM STRENGTH- 4,000 PSI AT 28 DAYS
REINFORCEMENT- FIBER
AIR ENTRAPMENT- 5%
PIPE CONNECTION: POLYLOC SEAL (PATENTED)
LOAD RATING- 300 PSF WEIGHT= 290 lbs

TYPICAL PLAN VIEW
N.T.S.

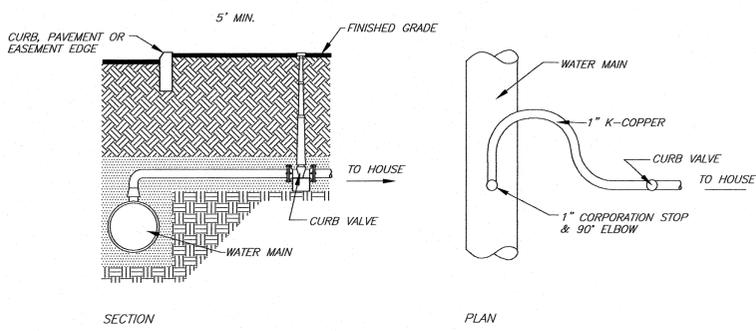


1. INSERT A SPEED LEVELER IN THE END OF ALL OUTLET PIPES IN THE DROPBOX.
2. ROTATE UNTIL EFFLUENT ENTERS ALL OUTLETS EQUALLY.

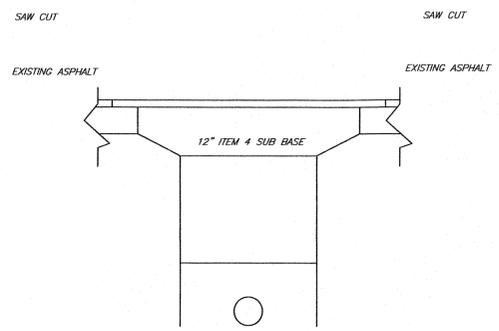
WOODARD'S SPEED LEVELER FSL-4
N.T.S.



CURTAIN DRAIN

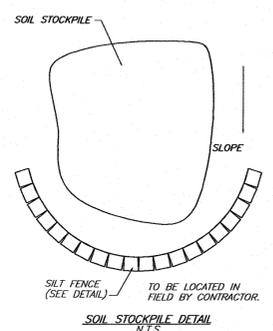


WATER SERVICE CONNECTION DETAIL
N.T.S.

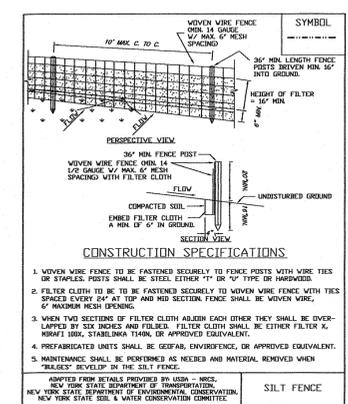


1. ROAD PLATES MUST BE ON-SITE FOR ALL ROAD CUTS IN EXCESS OF 1/4 OF THE ROAD WIDTH.
2. VIBRATORY TYPE COMPACTOR MUST BE ON-SITE PRIOR TO COMMENCEMENT OF ROAD CUT.
3. ALL FLAG PERSONNEL MUST BE ON-SITE PRIOR TO COMMENCEMENT OF ROAD CUT.
4. ALL LOOSE OR BROKEN BACKTOP MUST BE REMOVED.

FLEXIBLE PAVEMENT DETAIL AND TRENCH LIMITS
N.T.S.



SOIL STOCKPILE DETAIL
N.T.S.



CONSTRUCTION SPECIFICATIONS

1. WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. POSTS SHALL BE STEEL EITHER 1" OR 1 1/2" TYPE OR HARDWOOD.
2. FILTER CLOTH TO BE TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION. FENCE SHALL BE WOVEN WIRE, 6" MANDER 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 #1, #2, #3, #4, #5, #6, #7, #8, #9, #10, #11, #12, #13, #14, #15, #16, #17, #18, #19, #20, #21, #22, #23, #24, #25, #26, #27, #28, #29, #30, #31, #32, #33, #34, #35, #36, #37, #38, #39, #40, #41, #42, #43, #44, #45, #46, #47, #48, #49, #50, #51, #52, #53, #54, #55, #56, #57, #58, #59, #60, #61, #62, #63, #64, #65, #66, #67, #68, #69, #70, #71, #72, #73, #74, #75, #76, #77, #78, #79, #80, #81, #82, #83, #84, #85, #86, #87, #88, #89, #90, #91, #92, #93, #94, #95, #96, #97, #98, #99, #100.
4. PREPARATED UNITS SHALL BE KEPT IN UNDISTURBED CONDITION.
5. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BRAES" DEVELOP IN THE SILT FENCE.

ADAPTED FROM DETAILS PROVIDED BY USDA - NRCS, NEW YORK STATE DEPARTMENT OF TRANSPORTATION, NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION, NEW YORK STATE SOIL & WATER CONSERVATION COMMITTEE

TOWN OF NEWBURGH WATER SYSTEM NOTES FOR SITE PLANS

1. 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 WORK AND MATERIALS SHALL CONFORM TO THE REQUIREMENTS OF THE NYSDDOH AND THE TOWN OF NEWBURGH.
2. ALL WATER SERVICE LINES FOUR (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, LATEST REVISION. JOINTS SHALL BE EITHER PUSH-ON OR MECHANICAL JOINT AS REQUIRED.
3. 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 APPROVED EQUAL. THE USE OF A MANUFACTURED RESTRAINED JOINT PIPE IS ACCEPTABLE WITH PRIOR APPROVAL OF THE WATER DEPARTMENT.
4. 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/AWWA C151/A21.51 FOR DUCTILE IRON COMPACT FITTINGS, LATEST REVISION.
5. ALL VALVES 4 TO 12 INCHES SHALL BE RESILIENT WEDGE GATE VALVES CONFORMING TO ANSI/AWWA C509 SUCH AS MUELLER MODEL A-2360-23 OR APPROVED EQUAL. ALL GATE VALVES SHALL OPEN LEFT (COUNTERCLOCKWISE).
6. TAPPING SLEEVE SHALL BE MECHANICAL JOINT SUCH AS MUELLER H-615 OR EQUAL. TAPPING VALVES 4 TO 12 INCHES 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.
7. ALL HYDRANTS SHALL BE GLOW-EDDY F-2640 CONFORMING TO AWWA STANDARD C502, LATEST REVISION. ALL HYDRANTS SHALL INCLUDE A 5/8 INCH MAIN VALVE OPENING, TWO 2 1/2 INCH DIAMETER NPT HOSE NOZZLES, ONE 4 INCH NPT STEAMER NOZZLE, A 6 INCH DIAMETER INLET CONNECTION AND A 1 1/2 INCH PENTAGON OPERATING NUT. ALL HYDRANTS SHALL OPEN LEFT (COUNTER-CLOCKWISE). HYDRANTS ON MAINS TO BE DEDICATED TO THE TOWN SHALL BE EQUIPMENT YELLOW. HYDRANTS LOCATED ON PRIVATE PROPERTY SHALL BE RED.
8. ALL WATER SERVICE LINES TWO (2) INCHES IN DIAMETER AND SMALLER SHALL BE TYPE K COPPER TUBING. CORPORATION STOPS SHALL BE MUELLER H-15020N FOR 1/2 AND 1 INCH, MUELLER H-15000N OR B-25000N FOR 1 1/2 AND 2 INCH SIZES. CURB VALVES SHALL BE MUELLER H-1502-2N FOR 1/2 AND 1 INCH AND MUELLER B-25204N FOR 1 1/2 AND 2 INCH SIZES. CURB BOXES SHALL BE MUELLER H-10314N FOR 1/2 AND 1 INCH AND MUELLER H-10310N FOR 1 1/2 AND 2 INCH SIZES.
9. 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.
10. 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.
11. THE FINAL LAYOUT OF THE PROPOSED WATER AND/OR SEWER CONNECTION, INCLUDING ALL MATERIALS, SIZE AND LOCATION OF SERVICE AND ALL APPURTENANCES, IS SUBJECT TO THE REVIEW AND APPROVAL OF THE TOWN OF NEWBURGH WATER AND/OR SEWER DEPARTMENT. NO PERMITS SHALL BE ISSUED FOR A WATER AND/OR SEWER CONNECTION UNTIL A FINAL LAYOUT IS APPROVED BY THE RESPECTIVE DEPARTMENT.

VEGETATION REQUIREMENTS

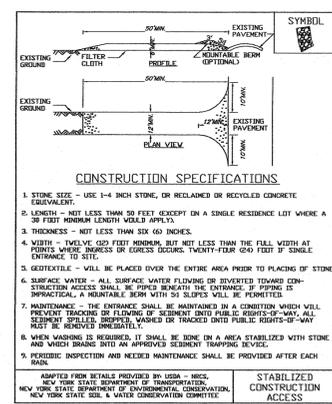
- 1.) SITE PREPARATION
 - A. INSTALL NEEDED WATER AND EROSION CONTROL MEASURES AND BRING AREA TO BE SEEDING TO DESIRED GRADES USING A MINIMUM OF 4 IN. TOPSOIL.
 - B. PREPARE SEEDBED BY LOOSENING SOIL TO A DEPTH OF 4-6 INCHES.
 - C. LIME TO A PH OF 6.5
 - D. FERTILIZE AS PER SOIL TEST OR, IF FERTILIZER MUST BE APPLIED BEFORE SOIL TEST RESULTS ARE RECEIVED, APPLY 850 POUNDS OF 5-10-10 OR EQUIVALENT PER ACRE (20 LBS/1,000 SQ. FT.)
 - E. INCORPORATE LIME AND FERTILIZER IN TOP 2-4 INCHES OF TOPSOIL.
 - F. SMOOTH, REMOVE ALL STONES OVER 1 INCH IN DIAMETER, STICKS, AND FOREIGN MATTER FROM THE SURFACE. FIRM THE SEEDBED.
- 2.) PLANTING—SUNNY LOCATION.
 - A. USE A CULTIPACKER TYPE SEEDER IF POSSIBLE. SEED TO A DEPTH OF 1/8 TO 1/4 INCH. IF SEED IS TO BE BROADCAST, CULTIPACK OR ROLL AFTER SEEDING. IF HYDROSEEDING, LIME AND FERTILIZER MAY BE APPLIED THROUGH THE SEEDER AND ROLLING IS NOT PRACTICAL. SEED USING THE FOLLOWING MIX AND RATES:

SPECIES (% BY WEIGHT)	LBS./1,000SQ.FT.	LBS./ACRE
65% KENTUCKY BLUEGRASS BLEND	2.0-2.6	65-174
20% PERENNIAL RYEGRASS	0.6-0.8	26-32
15% FINE FESCUE	0.4-0.6	19-26
TOTAL	3.0-4.0	130-175
OR		
100% TALL FESCUE, TURF-TYPE, FINE LEAF	3.4-4.6	150-200

- 3.) WHEN USING THE CULTIPACKER OR BROADCAST SEED METHOD, MULCH USING SMALL GRAIN STRAW, APPLIED AT A RATE OF 2 TONS PER ACRE, AND ANCHOR WITH A NETTING OR TACKIFIER. HYDROSEED APPLICATIONS SHOULD INCLUDE MULCH, FERTILIZER AND SEED. COMMON WHITE CLOVER CAN BE ADDED TO MIXTURES AT THE RATE OF 1-2 LBS./ACRE TO HELP MAINTAIN GREEN COLOR DURING THE DRY SUMMER PERIOD. HOWEVER, THEY WILL NOT WITHSTAND HEAVY TRAFFIC. FERTILIZING—FIRST YEAR, (SPRING SEEDLINGS) THREE TO FOUR WEEKS AFTER GERMINATION APPLY 1 POUND NITROGEN/1,000 SQUARE FEET USING A COMPLETE FERTILIZER WITH A 2-1-1 OR 4-1-3 RATIO OR AS RECOMMENDED BY SOIL TEST RESULTS. FOR SUMMER AND EARLY FALL SEEDINGS, APPLY AS ABOVE UNLESS AIR TEMPERATURES ARE ABOVE 85°F FOR EXTENDED PERIOD. WAIT UNTIL HEAT WAVE IS OVER TO FERTILIZE. FOR LATE FALL/ WINTER SEEDINGS, FERTILIZE IN SPRING. RESTRICT USE—NEW SEEDLINGS SHOULD BE PROTECTED FROM USE FOR ONE FULL YEAR TO ALLOW DEVELOPMENT OF A DENSE SOD WITH GOOD ROOT STRUCTURE.

CONSTRUCTION SCHEDULE FOR EACH LOT

1. OBTAIN PLAN APPROVAL AND OTHER APPLICABLE PERMITS.
2. FLAG THE WORK LIMITS.
3. HOLD PRE-CONSTRUCTION CONFERENCE AT LEAST ONE WEEK PRIOR TO STARTING CONSTRUCTION.
4. INSTALL TEMPORARY GRAVEL CONSTRUCTION ENTRANCE/EXIT.
5. INSTALL SILT FENCE.
6. COMPLETE SITE CLEARING.
7. ROUGH GRADE SITE, STOCKPILE TOPSOIL, INSTALL DRIVEWAY CULVERT.
8. EXCAVATE FOR FOUNDATION.
9. BUILD FOUNDATION.
10. FRAME HOUSE.
11. BACKFILL FOUNDATION.
12. FINISH THE SLOPES AROUND BUILDINGS AS SOON AS ROUGH GRADING IS COMPLETE. LEAVE THE SURFACE SLIGHTLY ROUGHENED AND VEGETATE AND MULCH IMMEDIATELY.
13. COMPLETE FINAL GRADING FOR DRIVEWAY AND BUILDING.
14. AFTER THE SITE IS STABILIZED, REMOVE ALL TEMPORARY MEASURES AND INSTALL PERMANENT VEGETATION ON THE DISTURBED AREAS.
15. ESTIMATED TIME BEFORE FINAL STABILIZATION—9 MONTHS.



CONSTRUCTION SPECIFICATIONS

1. STONE SIZE - USE 1-4 INCH STONE, OR RECYCLED OR RECYCLED CONCRETE EQUIVALENT.
2. LENGTH - NOT LESS THAN 50 FEET (EXCEPT ON A SINGLE RESIDENCE LOT WHERE A 30 FOOT MINIMUM LENGTH WOULD APPLY).
3. THICKNESS - NOT LESS THAN SIX (6) INCHES.
4. WIDTH - TWELVE (12) FEET MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE BUNDLES OR LOGS OCCUR. TWENTY-FOUR (24) FEET BY SINGLE ENTRANCE TO SITE.
5. GEOTEXTILE - WILL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
6. SURFACE WATER - ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ACCESS SHALL BE FORCED BEHIND THE ENTRANCE. IF PIPING IS IMPRACTICAL, A REMEDIABLE SEAM WITH 5% SLOPE SHALL BE PROVIDED.
7. MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OF SEDIMENT ONTO ADJACENT RIGHTS-OF-WAY. ALL SEDIMENT SPILLER, DISPERSED OR TRACKED INTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
8. WHEN WASHING IS REQUIRED, IT SHALL BE DONE IN AN AREA STABILIZED WITH STONE AND WHICH DRAINAGE IS AN IMPROVED SEDIMENT TRAPPING DEVICE.
9. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

ADAPTED FROM DETAILS PROVIDED BY USDA - NRCS, NEW YORK STATE DEPARTMENT OF TRANSPORTATION, NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION, NEW YORK STATE SOIL & WATER CONSERVATION COMMITTEE

TOWN OF NEWBURGH PROJECT #21-07
THIS SHEET IS INVALID AND VOID UNLESS ACCOMPANIED BY REMAINING SHEETS IN SET.

REV.	DATE	BY	DESCRIPTION
3	11/10/21	RMM	REVISED PER COMMENTS
2	10/15/21	RMM	REVISED PER COMMENTS
1	09/16/21	RMM	REVISED PER PB COMMENTS

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	PROPOSED 2 LOT SUBDIVISION ENTITLED SERVISS 1298 UNION AVENUE, 14-1-48 TOWN OF NEWBURGH, ORANGE COUNTY NY
DATE: 04/01/2021 SCALE: NTS JOB NUMBER: 20244-HSS SHEET NUMBER: 4 OF 4	