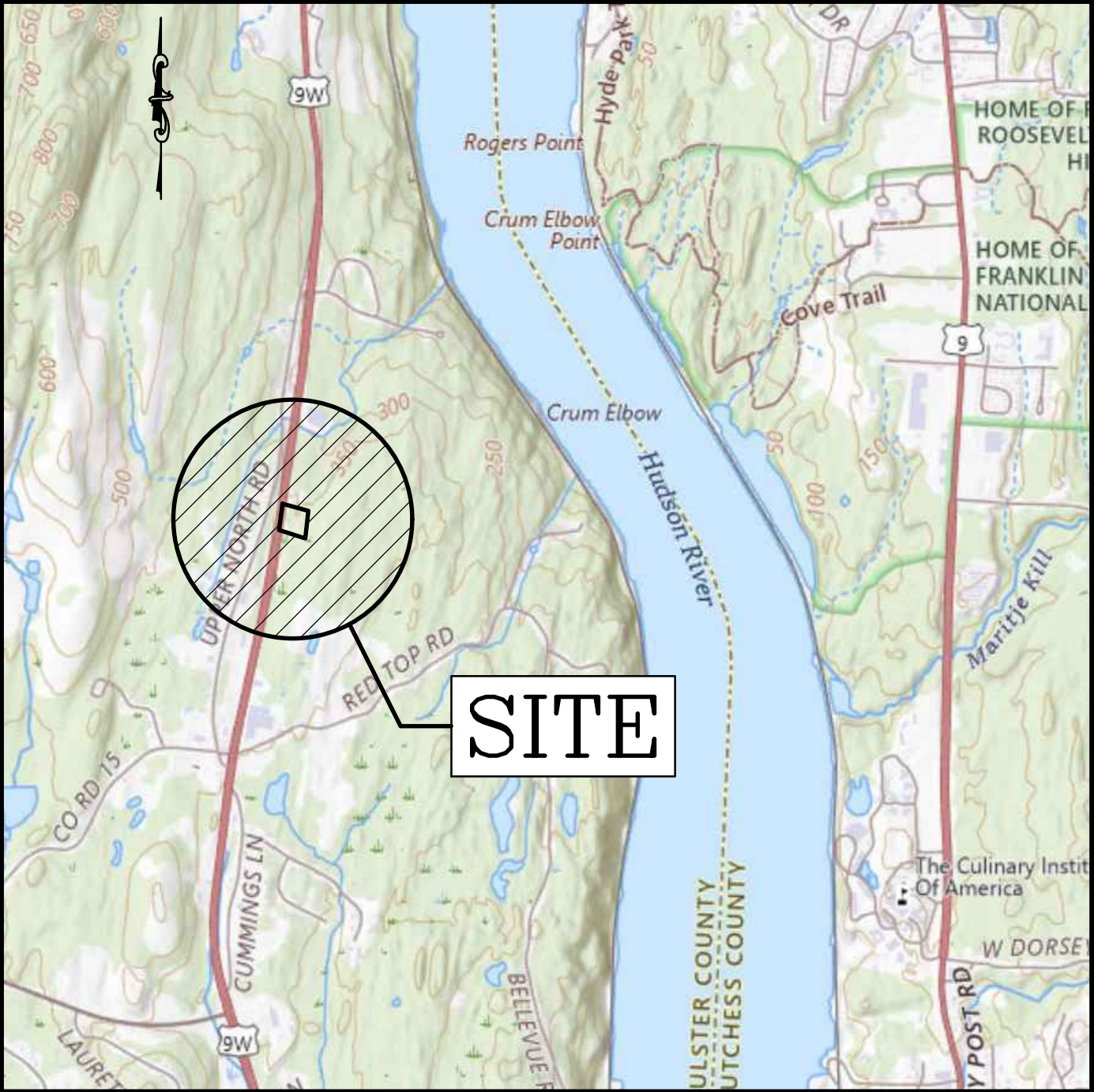




SITE LOCATION MAP
SCALE: 1" = 2000'

SITE STATISTICS

EXISTING ZONING	LI LIGHT INDUSTRIAL		
PARCEL AREA	4.82± ACRES		
PROPOSED LAND USE	BATCH CONCRETE PLANT		
BUILDING AREA			
EXISTING	2,200 SF		
PROPOSED	4,200 SF		
TOTAL	6,400 SF		
PROPOSED LOT COVERAGE	34.9% (MAX 35%)		
BUILDING HEIGHT	TOP OF SILO 60 FEET TOP OF BUILDING 45 FEET		
MINIMUM BUILDING SETBACKS			
FRONT YARD	REQUIRED	EXISTING	PROPOSED
REAR YARD	N/A	59 FT	59FT FROM EXISTING BUILDING / 162 FT FROM BATCH PLANT
SIDE YARD	35 FT	310 FT	145 FT
	35 FT (70' TOTAL)	199 FT	52 FT (229' TOTAL)
WATER	MUNICIPAL CONNECTION		
SEWER	EXISTING ON SITE SEPTIC		
STORMWATER	ON-SITE		
PROPOSED WETLAND IMPACTS	0.099 ACRES		

BUILDING STATS						
	USE	AREA	CURRENT EMPLOYEES	FUTURE EMPLOYEES	MAX. SEATING CPACITY	REQUIRED PARKING SPACES
EXISTING BUILDING	OFFICE	2,200 SF	0	2	8	1
PROPOSED BATCH BLANT	PRODUCTION	4,200 SF	0	6	2	6

TOWN OF LLOYD PLANNING BOARD

APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE TOWN OF LLOYD, NEW YORK ON THE ____ DAY OF ____ 20____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION, ANY CHANGE, ERASURE, MODIFICATIONS OR REVISIONS OF THIS PLOT, AS APPROVED, SHALL VOID THIS APPROVAL.

SIGN THIS ____ DAY OF ____ 20____ BY ____

CHAIRMAN SECRETARY

TOWN OF LLOYD ENGINEER

APPROVED BY THE TOWN ENGINEER BOARD OF THE TOWN OF LLOYD, NEW YORK ON THE ____ DAY OF ____ 20____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION, ANY CHANGE, ERASURE, MODIFICATIONS OR REVISIONS OF THIS PLOT, AS APPROVED, SHALL VOID THIS APPROVAL.

SIGN THIS ____ DAY OF ____ 20____ BY ____

ENGINEER

FIRE CHIEF

APPROVED BY THE FIRE CHIEF OF THE TOWN OF LLOYD, NEW YORK ON THE ____ DAY OF ____ 20____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION, ANY CHANGE, ERASURE, MODIFICATIONS OR REVISIONS OF THIS PLOT, AS APPROVED, SHALL VOID THIS APPROVAL.

SIGN THIS ____ DAY OF ____ 20____ BY ____

FIRE CHIEF

CHIEF OF POLICE

APPROVED BY THE CHIEF OF POLICE IN THE TOWN OF LLOYD, NEW YORK ON THE ____ DAY OF ____ 20____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION, ANY CHANGE, ERASURE, MODIFICATIONS OR REVISIONS OF THIS PLOT, AS APPROVED, SHALL VOID THIS APPROVAL.

SIGN THIS ____ DAY OF ____ 20____ BY ____

CHIEF OF POLICE

TOWN OF LLOYD HIGHWAY SUPERINTENDENT

APPROVED BY THE HIGHWAY SUPERINTENDENT OF THE TOWN OF LLOYD, NEW YORK ON THE ____ DAY OF ____ 20____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION, ANY CHANGE, ERASURE, MODIFICATIONS OR REVISIONS OF THIS PLOT, AS APPROVED, SHALL VOID THIS APPROVAL.

SIGN THIS ____ DAY OF ____ 20____ BY ____

HIGHWAY SUPERINTENDENT

TOWN OF LLOYD BUILDING DEPARTMENT

APPROVED BY THE BUILDING DEPARTMENT OF THE TOWN OF LLOYD, NEW YORK ON THE ____ DAY OF ____ 20____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION, ANY CHANGE, ERASURE, MODIFICATIONS OR REVISIONS OF THIS PLOT, AS APPROVED, SHALL VOID THIS APPROVAL.

SIGN THIS ____ DAY OF ____ 20____ BY ____

BUILDING DEPARTMENT REPRESENTATIVE

TOWN OF LLOYD WATER AND SEWER DISTRICT

APPROVED BY WATER AND SEWER DISTRICT OF THE TOWN OF LLOYD, NEW YORK ON THE ____ DAY OF ____ 20____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION, ANY CHANGE, ERASURE, MODIFICATIONS OR REVISIONS OF THIS PLOT, AS APPROVED, SHALL VOID THIS APPROVAL.

SIGN THIS ____ DAY OF ____ 20____ BY ____

WATER AND SEWER DISTRICT REPRESENTATIVE

RECORD OF SUBMITTALS	DATE	BY

PLANS PREPARED BY:

edp ENVIRONMENTAL DESIGN PARTNERSHIP, LLP.

900 Route 146 Clifton Park, New York 12065
(818) 371-7621 edpllp.com



SITE VICINITY MAP
SCALE: 1" = 500'

Sheet List Table	
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edp ENVIRONMENTAL DESIGN PARTNERSHIP, LLP.

900 Route 146 Clifton Park, New York 12065
(818) 371-7621 edpllp.com

LIGHT INDUSTRIAL DEVELOPMENT
BATCH CONCRETE PLANT

APPLICANT: 3260 ROUTE 9W HIGHLAND NY LLC

3260 ROUTE 9W
TOWN OF LLOYD
ULSTER COUNTY, NEW YORK

TAX MAP ID: 80.3-2-8
OCTOBER 6, 2026

DRAWN BY: BWM
CHECK BY: J.D.
EDP PROJECT NUMBER: 14854

THE ALTERATION OF THESE DOCUMENTS IN ANY MANNER WITHOUT THE WRITTEN CONSENT OF ENVIRONMENTAL DESIGN PARTNERSHIP, LLP. IS PROHIBITED. ANY SUCH ALTERATION SHALL BE CONSIDERED A VIOLATION OF THE NEW YORK STATE EDUCATION LAW AND/OR REGULATIONS AND IS A CLASS "A" MISDEMEANOR.

REVISION	DATE	BY

SCALE: N.T.S.

NOT FOR CONSTRUCTION

SHEET TITLE: COVER SHEET

SHEET: 1 of 11

GENERAL NOTES:

THE ENVIRONMENTAL DESIGN PARTNERSHIP IS NOT RESPONSIBLE FOR ANY CONSTRUCTION WORK PERFORMED PRIOR TO FINAL APPROVAL OF ALL PLANS AND SECURING OF ALL PERMITS AND FILING OF ALL MAPS.

CONTRACTOR TO ARRANGE A PRECONSTRUCTION CONFERENCE WITH THE ENVIRONMENTAL DESIGN PARTNERSHIP AND MUNICIPALITY PRIOR TO CONSTRUCTION.

FIELD ADJUSTMENTS MUST BE APPROVED BY THE ENVIRONMENTAL DESIGN PARTNERSHIP AND THE MUNICIPALITY'S ENGINEER PRIOR TO CONSTRUCTION.

CONTRACTOR IS TO VERIFY THAT ALL NECESSARY WORK PERMITS AND EASEMENTS ARE IN PLACE PRIOR TO COMMENCEMENT OF WORK.

THE CONTRACTOR SHALL CONDUCT HIS OPERATIONS AND TAKE ALL SPECIAL TEMPORARY AND PERMANENT PRECAUTIONS NECESSARY TO ENSURE A STABLE AND SECURE JOB.

THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ANY TOWN, COUNTY OR STATE HIGHWAY CUT PERMITS.

THE CONTRACTOR SHALL SECURE ALL NECESSARY PERMITS AND EASEMENTS PRIOR TO CONSTRUCTION AND BECOME FAMILIAR WITH THE CONDITIONS OF EACH PERMIT.

THE CONTRACTOR SHALL PROTECT AND SUSTAIN IN NORMAL SERVICE ALL EXISTING UTILITIES, STRUCTURES, EQUIPMENT, ROADWAYS, AND DRIVEWAYS.

THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES AND RIGHT-OF-WAY PROPERTY LINES PRIOR TO CONSTRUCTION.

THE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES SUCH AS GAS, POWER, TELEPHONE, CABLE TV, WATER, SEWER, ETC. PRIOR TO COMMENCEMENT OF CONSTRUCTION.

AS PER NYS INDUSTRIAL CODE 53: CONTRACTOR TO CALL DIG SAFELY NEW YORK, INC. AT 1-800-962-7962 TO LOCATE BURIED CABLES OR OTHER UNDERGROUND UTILITIES NO LESS THAN TWO OR MORE THAN TEN WORKING DAYS PRIOR TO DIGGING, DRILLING, EXCAVATING, DRIVING POSTS, ETC.

CONTRACTOR MUST VERIFY THE ACCEPTABILITY OF ALL CONSTRUCTION MATERIALS WITH MUNICIPALITY'S ENGINEER PRIOR TO ORDERING.

INSTALLATION AND MATERIAL SPECIFICATIONS FOR STORM SEWER, SANITARY SEWER, WATER SERVICE CONNECTIONS SHALL CONFORM TO THE NYSDOH'S STANDARD DETAILS AND REQUIREMENTS. INSTALLATION PROCEDURES AND MATERIALS MUST BE VERIFIED WITH MUNICIPALITY PRIOR TO CONSTRUCTION.

ANY EXISTING STORM SEWERS AND UNDERGROUND UTILITIES ARE SHOWN IN THEIR RELATIVE POSITION AND FOR INFORMATION ONLY. THE CONTRACTOR SHALL HAVE THEIR EXACT LOCATION CHECKED AT THE SITE BEFORE CONSTRUCTION BEGINS.

CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL EXISTING PIPE INVERT ELEVATIONS PRIOR TO COMMENCEMENT OF CONSTRUCTION. ANY DISCREPANCIES WHICH RESULT MUST BE BROUGHT TO THE ATTENTION OF THE ENGINEER IMMEDIATELY.

CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS, GRADES, PIPE INVERTS AND ELEVATIONS AND REVIEW WITH CONSULTANT BEFORE CONSTRUCTION.

ALL EXCAVATION TO MEET OSHA AND NYS DOT SAFETY REGULATIONS AND STANDARDS.

THE CONTRACTOR SHALL FILL IN, AND RE-EXCAVATE, AS NECESSARY TO RESUME WORK, ANY EXCAVATIONS OR TRENCHES AT LOCATIONS AND AS OFTEN AS MAY BE REQUIRED TO ENSURE PROTECTION OF THE WORK, ANY ADJACENT EXISTING FACILITIES, OR THE PUBLIC.

THE CONTRACTOR SHALL CLEAN UP THE JOB SITE DAILY BEFORE LEAVING THE JOBSITE. ALL RUBBISH MUST BE CLEANED UP AND CONSTRUCTION EQUIPMENT MUST BE PROPERLY TAKEN CARE OF AND STORED AT THE END OF THE DAY.

CONTRACTOR IS RESPONSIBLE FOR TRAFFIC CONTROL AND SAFETY DURING CONSTRUCTION.

THE CONTRACTOR SHALL FURNISH ALL FLAGMEN AND SIGNS, DELINEATORS, BARRIERS, AND DEVICES NECESSARY FOR TRAFFIC CONTROL DURING ANY EARTH-MOVING OPERATION OR OTHER CONSTRUCTION ACTIVITY WHICH INVOLVES PUBLIC HIGHWAYS.

ALL TRAFFIC SIGNS, CONTROL DEVICES AND INFORMATIONAL ITEMS, IF DISTURBED DURING CONSTRUCTION WITHIN CONTRACT LIMIT LINES, SHALL BE RELOCATED AS PER APPROVAL OF MUNICIPALITY.

RESTORATION OF PAVEMENT IS THE RESPONSIBILITY OF THE CONTRACTOR. CONTRACTOR SHALL REPLACE AND RESTORE PAVEMENT WITH MATERIAL TO A CONDITION EQUAL TO OR BETTER THAN PRECONSTRUCTION CONDITIONS. ALL PAVEMENT AND RIGHT-OF-WAY RESTORATION WORK TO BE DONE TO THE SATISFACTION OF THE STATE, COUNTY OR LOCAL MUNICIPAL HIGHWAY DEPARTMENT.

CONTRACTOR SHALL RESTORE ALL LAWNS, DRIVEWAYS, WALKS, WALLS, CURBS, FENCES, ETC. TO A CONDITIONS AT LEAST AS GOOD AS THEY WERE BEFORE BEING DISTURBED.

BOX ALL TREES AND HOUSE ALL SHRUBS AND HEDGES BEFORE PLACING EARTH AGAINST OR NEAR THEM. SHRUBS AND HEDGES THAT MUST BE REMOVED DURING CONSTRUCTION SHALL BE HEALED OR REPLANTED IN AS GOOD A CONDITION AS THEY WERE BEFORE THEIR REMOVAL. ANY DAMAGED ITEMS SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.

POSTS, MAILBOXES, ETC. SHALL BE PROTECTED, OR REMOVED AND REPLACED EXACTLY AS THEY WERE BEFORE BEING DISTURBED. DAMAGED ITEMS SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.

IT MAY BE NECESSARY TO TIE OR HOLD BACK UTILITY POLES DURING CONSTRUCTION. THIS SHOULD BE ACCOMPLISHED IN COOPERATION WITH UTILITY COMPANIES.

NO WORK, STORAGE OR TRESPASS SHALL BE PERMITTED BEYOND THE BOUNDARIES OF ANY EASEMENTS OR R.O.W. AS SHOWN.

CONTRACTOR TO COMPLY WITH ALL OSHA AND OTHER STATE AND LOCAL SAFETY REQUIREMENTS DURING CONSTRUCTION (PROPER SHORING, ETC.).

SIDE SLOPES GREATER THAN 1:3 WILL REQUIRE GUIDE RAILS (1-FOOT VERTICAL, 3-FOOT HORIZONTAL).

ALL SITE WORK SHALL BE SMOOTHLY AND EVENLY BLENDED INTO EXISTING CONDITIONS. WHERE ACCESS OR WORK OUTSIDE OF PROPERTY BOUNDARY IS NECESSARY, THE PERMISSION OF ADJOINING PROPERTY OWNER MUST FIRST BE OBTAINED.

SITE SURVEYOR TO VERIFY ELEVATIONS OF EXISTING ROAD CENTERLINE AND SHOULDER PRIOR TO COMMENCING WORK. CONTRACTOR IS TO CONFIRM THIS WITH SITE SURVEYOR.

WHERE APPROPRIATE, SITE LAYOUT AND GRADING WORK SHALL BE COMPLETED BY A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR. LANDSCAPE ARCHITECT SHALL APPROVE ALL LAYOUT WORK PRIOR TO CONSTRUCTION.

CONTRACTOR TO NOTIFY ENGINEER AFTER ROUGH GRADING IS COMPLETED. FINISH GRADES TO BE ADJUSTED IN THE FIELD AFTER INITIAL GRADING IS COMPLETED. ALL CHANGES IN PROPOSED GRADES TO BE APPROVED BY OWNER AND ENGINEER.

ALL AREAS OF THE SITE WHICH ARE DISTURBED AND NOT PAVED SHALL BE TOPSOILED AND SEEDED.

ALL PHYSICAL FEATURES INCLUDING SIDEWALKS, CURBING, DECKS, LAMPS, STAIRS, ETC. WITHIN FIVE FEET OF EXTERIOR BUILDING WALLS AND CANOPY OVERHANGS ARE TO BE CONSTRUCTED PER ARCHITECTURAL PLANS. IT IS NOT THE INTENT OF THESE DOCUMENTS TO ADDRESS SUCH DETAILS, WHICH ARE SHOWN ONLY FOR THE PURPOSE OF CONTINUITY BETWEEN THE SITE PLAN AND THE ARCHITECTURAL PLANS.

PROVISIONS FOR STORMWATER COLLECTION AND DRAINAGE PERTAINING TO THE ROOF AND TO PHYSICAL FEATURES WITHIN FIVE FEET OF THE EXTERIOR BUILDING WALLS AND CANOPY OVERHANGS ARE THE RESPONSIBILITY OF THE ARCHITECT.

ALL VERTICAL GRADE CHANGES GREATER THAN 30 INCHES SHALL BE PROVIDED WITH SAFETY BARRIERS AS PER NYS BUILDING CODE (FENCES, RAILINGS, ETC. PER OWNER).

PRELIMINARY PAVEMENT AND SIDEWALK DESIGN SPECIFICATIONS ASSUME EXISTING SUBGRADE CONSISTS OF CLEAN, GRANULAR MATERIAL (SAND & GRAVEL) AND THAT THERE IS NO WATER TABLE INTERFERENCE. PRIOR TO CONSTRUCTION, THE PROJECT OWNER SHALL HAVE THE EXISTING SUBGRADE CONDITIONS EVALUATED BY A GEOTECHNICAL ENGINEER, WHO SHALL DETERMINE FINAL PAVEMENT AND SIDEWALK DESIGN SPECIFICATIONS. THE OWNER ASSUMES ALL RESPONSIBILITY FOR PAVEMENTS AND SIDEWALKS CONSTRUCTED WITHOUT A FINAL DESIGN, SHOULD HE CHOOSE NOT TO HIRE A GEOTECHNICAL ENGINEER.

ROADWAYS AND UNDERGROUND UTILITY FILL AREAS SHALL BE CONTROLLED FILLS PREPARED IN GENERAL ACCORDANCE WITH NYSDOT STANDARD SPECIFICATIONS 203, EXCAVATION AND EMBANKMENT.

FILL AREAS SHALL BE STRIPPED OF SOD, TOPSOIL AND UNSUITABLE MATERIAL AND BE MECHANICALLY COMPACTED TO THE SATISFACTION OF THE ENGINEER IN ACCORDANCE WITH NYSDOT 203-3.03.A.

FILLS SHALL BE CONSTRUCTED IN ACCORDANCE WITH NYSDOT 230-3.03.B, EMBANKMENTS. COMPACTION AND LIFT THICKNESS SHALL BE IN ACCORDANCE WITH NYSDOT 230-3.03.C. UNDERWATER AREAS SHALL BE FILLED WITH SELECT GRANULAR FILL.

CONTROLLED FILL SHALL BE WITH SELECT GRANULAR MATERIAL WITH GRADATION: 100% PASSING 4" SIEVE, 0-70% PASSING #40 AND 0-12% PASSING #200 AND MEET NYSDOT STD SPEC 733-11. FILLS SHALL BE PLACED IN LIFTS NOT TO EXCEED 12" LOOSE THICKNESS AND SHALL BE MECHANICALLY COMPACTED TO 95% MINIMUM OF THE MAXIMUM ASTM SPECIFICATION D1557 DENSITY (MODIFIED PROCTOR). ALL CONTROLLED FILL SHALL BE FREE OF ORGANIC, CLODS AND/OR FROZEN MATERIALS

EMBANKMENT SUBGRADE AREA (TWO FEET BELOW SUBGRADE ELEVATION) SHALL BE CONSTRUCTED IN ACCORDANCE WITH NYSDOT 230-2.02.B., SELECT BORROW AND SELECT FILL, COMPACTED PER 203-3.03.C.

ALL AREAS OF THE SUBGRADE SURFACE WITHIN THE ROADWAY OR OTHER PAVEMENT AREA LIMITS SHALL BE PROOF-ROLLED, WITH UNSTABLE AREAS CORRECTED TO THE SATISFACTION OF THE ENGINEER, PRIOR TO PLACEMENT OF SUBBASE MATERIALS, BOTH EMBANKMENT AND CUT AREAS, IN ACCORDANCE WITH NYSDOT 203-3.03.D & 203-3.02.C.

FILL SPECIFICATIONS ARE CONSIDERED MINIMAL AND ARE SUBJECT TO CHANGE UPON DISCOVERY OF UNFAVORABLE SITE SOIL CONDITIONS AND/OR BY A GEOTECHNICAL ENGINEER RETAINED BY THE OWNER/ DEVELOPER.

SPECIFICATIONS FOR STREET/SITE LIGHTING ARE PER TOWN REQUIREMENTS/QUALIFIED PHOTOMETRIC ENGINEER RETAINED BY OWNER.

ALL GRAVITY SANITARY SEWER PIPE AND FITTINGS SHALL BE PVC SDR-35 SEWER PER ASTM D3034, 115 PSI MINIMUM PIPE STIFFNESS FOR BURIAL DEPTHS UP TO 20 FEET.

ALL GRAVITY SEWERS SHALL HAVE CONTINUOUS STRAIGHT HORIZONTAL & VERTICAL ALIGNMENT (LINE & GRADE) BETWEEN MANHOLES PER NYSDEC REQUIREMENTS. CONSTRUCTION OF GRAVITY SEWERS SHALL BE PERFORMED USING A PIPE LASER, WITH ADEQUATE BLOWER VENTILATION, TO ENSURE STRAIGHT ALIGNMENT. ANY EXCEPTIONS THIS MUST BE APPROVED BY THE ENGINEER.

SLOPE OF SANITARY SEWER THROUGH MANHOLE STRUCTURE IS DETERMINED BY THE INCOMING PIPE. IN NO CASE, SHALL THE SLOPE THROUGH THE MANHOLE STRUCTURES BE LESS THAN 1%.

THE CONTRACTOR IS RESPONSIBLE TO FURNISH AND INSTALL SANITARY MANHOLES SUCH THAT THEY DO NOT INFILTRATE WATER.

PRESSURE SEWER MAIN PIPE SHALL BE: PR 200 PSI MIN. GASKETED (1-1/2" MIN.) PVC SDR-21, PE 4710 GREEN-SHELL OR GREEN STRIPE IPS (ASTM D3035) DR-11 OR AS NOTED ON THE PLANS.

ALL PRESSURE SANITARY SEWER PIPE SHALL BE BURIED WITH TRACER WIRE SECURED TO THE PIPE WITH GORRILLA TAPE. TRACER WIRE SHALL BE 12 AWG, SINGLE CONDUCTOR, HIGH STRENGTH, FLEXIBLE, STRANDED STAINLESS STEEL, WITH HMWPE GREEN-COLORED INSULATION SUCH AS #10 AS MANUFACTURED BY KRIS-TECH WIRE CO. MAIN BRANCHES AND SERVICE CONNECTIONS SHALL BE MADE WITHOUT CUTTING THE MAIN WIRE, USING 3-WAY DIRECT-BURY LUGS WITH SILICONE GEL ENCAPSULATOR. SPLICES AT ROLL ENDS SHALL BE MECHANICALLY AND ELECTRICALLY FASTENED BY TYING WIRE IN A KNOT AND CONNECTING EXPOSED CONDUCTORS IN SILICONE GEL TWIST ENCAPSULATORS. DIRECT-BURY TRACER WIRE CONNECTORS SUCH AS DRYCONN CONNECTORS BY COPPERHEAD INDUSTRIES, LLC. TRACER WIRE SHALL BE BROUGHT UP 12" MIN. ABOVE GRADE ON THE OUTSIDE OF ALL GATE & CURB BOXES.

ALL SEWER PIPE SHALL HAVE 6-INCH WIDE, GREEN-COLORED PLASTIC SEWER UTILITY I.D. MARKING TAPE BURIED ON TOP OF THE COMPACTED INITIAL PIPE BACKFILL, 12" MIN. ABOVE THE PIPE.

WATER AND SEWER SEPARATION REQUIREMENTS:

MINIMUM 18 INCHES VERTICAL SEPARATION IS REQUIRED BETWEEN WATER MAINS AND ANY EXISTING OR PROPOSED SANITARY AND STORM SEWER AT ALL CROSSINGS, MEASURED OUTSIDE TO OUTSIDE OF PIPES, WITH JOINTS EQUIDISTANT FROM CROSSING POINT, PER NY STATE HEALTH DEPARTMENT REQUIREMENTS. PARALLEL LINES MUST BE SEPARATED A MIN. OF 10 FEET.

WHERE MINIMUM SEPARATIONS CANNOT BE MET, WITH CASE-BY-CASE-APPROVAL FROM NYS DOH:

- NEW SEWERS SHALL BE CONSTRUCTED OF MIN. PR 150 PSI AWWA WATER GRADE MATERIALS AND SHALL BE PRESSURE TESTED TO ENSURE WATER TIGHTNESS.
- LESS THAN 10 FT. SEPARATION ONLY IF WATER MAIN IS LAID IN A SEPARATION TRENCH OR ON AN EARTH SHELF LOCATED ON ONE SIDE OF THE SEWER AT SUCH AN ELEVATION THAT THE BOTTOM OF THE WATER MAIN IS AT LEAST 18" ABOVE THE TOP OF THE GRAVITY SEWER.
- WHERE FORCE AND GRAVITY SEWERS PRE-EXIST: THE WATER MAIN SHALL BE INSTALLED WITHIN A PROTECTIVE CASING PIPE, CONSTRUCTED OF MIN. PR 150 PSI AWWA WATER GRADE MATERIALS, AND EXTEND 10 FT. MIN. ON BOTH SIDE OF THE SEWER BEING CROSSED OR, WHERE PARALLEL, TO A POINT WHERE THE LINES ARE SEARATED BY 10 FT.
- WHERE WATER MAIN AND/OR WATER WELLS PRE-EXIST AND A FORCE MAIN IS BEING CONSTRUCTED: THE FORCE MAIN SHALL BE INSTALLED WITHIN A PROTECTIVE CASING PIPE, CONSTRUCTED OF MIN. PR 150 PSI AWWA WATER GRADE MATERIALS, AND EXTEND 10 FT. MIN. ON BOTH SIDES OF THE WATER MAIN BEING CROSSED; WHERE PARALLEL, TO A POINT WHERE THE LINES ARE SEPARATED BY 10 FT.; OR TO A POINT WHERE THE ENDS OF THE CASING PIPE ARE 150 FT. MIN. FROM ANY WATER WELL.

ALL NEW WATER MAIN WORKS ARE TO BE HYDROSTATICALLY TESTED AT 150 PSIG MIN. (AS MEASURED AT THE LOWEST POINT) IN ACCORDANCE WITH AWWA MANUAL M55 FOR PE PIPE. RESULTS TO BE SUBMITTED TO CODE ENFORCEMENT OFFICER. MODIFICATIONS TO EXISTING WORKS SHALL BE VISUALLY TESTED FOR LEAKS UNDER NORMAL WORKING PRESSURE PRIOR TO BACKFILL.

ALL WATER MAIN WORKS SHALL BE DISINFECTED AND BACTERIOLOGICALLY TESTED IN ACCORDANCE WITH AWWA STANDARD C651-14 (SEE DISINFECTION PROCEDURE ON WATER DETAIL SHEET). RESULTS TO BE SUBMITTED TO THE CODE ENFORCEMENT OFFICER.

POTABLE WATER MAIN PIPE TO BE:

- PE 4710 IPS DIPS DR-11 (PR 200 PSI) BLUESTRIPE AWWA C-906

POTABLE WATER SERVICE TUBING TO BE:

- PE 4710 BLUE WATER SERVICE TUBING (CTS) ASTM D2737 SODR-9

ALL PLASTIC WATER MAIN AND WATER SERVICE TUBING SHALL BE BURIED WITH TRACER WIRE SECURED TO THE PIPE WITH GORILLA TAPE. BLUE-COLORED #10 BY KRIS-TECH WIRE CO. MAIN BRANCHES AND SERVICE CONNECTIONS SHALL BE MADE WITHOUT CUTTING THE MAIN WIRE, USING 3-WAY DIRECT-BURY LUGS WITH SILICONE GEL ENCAPSULATOR. SPLICES AT ROLL ENDS SHALL BE MECHANICALLY AND ELECTRICALLY FASTENED BY TYING WIRE IN A KNOT AND CONNECTING EXPOSED CONDUCTORS IN SILICONE GEL TWIST ENCAPSULATORS. DIRECT-BURY TRACER WIRE CONNECTORS SUCH AS DRYCONN CONNECTORS BY COPPERHEAD INDUSTRIES, LLC. TRACER WIRE SHALL BE BROUGHT UP 12" MIN. ABOVE GRADE ON THE OUTSIDE OF ALL HYDRANTS, GATE & CURB BOXES.

ALL WATER PIPE SHALL HAVE 6-INCH WIDE, BLUE-COLORED PLASTIC WATER UTILITY I.D. MARKING TAPE BURIED ON TOP OF THE COMPACTED INITIAL PIPE BACKFILL, 12" MIN. ABOVE THE PIPE.

THRUST BLOCKING TO COMPLY WITH THE MUNICIPAL STANDARDS. THRUST BLOCKS TO BE CAST-IN-PLACE CONCRETE MIN. 3,000 PSI (SEE DETAIL).

ALL STORM SEWER PIPE TO BE DUAL WALL HIGH-DENSITY POLYETHYLENE WITH SMOOTH INTERIOR AND ANNULAR CORRUGATED EXTERIOR. PIPE JOINTS ARE TO BE SILT-TIGHT WITH EITHER INTEGRAL BELL & SPIGOT JOINTS WITH RUBBER GASKETS MEETING ASTM F477, SILT-TIGHT PREMIUM BAND COUPLERS WITH RUBBER GASKETS OR STANDARD BAND COUPLERS WARPED WITH NON-WOVEN GEOTEXTILE FABRIC 4-FEET WIDE AND OVERLAPPED AT EACH END. WATERTIGHT JOINTS ARE REQUIRED WHERE PE PIPE IS SPECIFIED FOR SMA BASIN INLET PIPE AND FITTINGS.

CATCH BASIN GRATES ARE TO BE BICYCLE SAFE.

THE INFORMATION REPRESENTED WITHIN THESE DOCUMENTS DOES NOT IMPLY ANY CONTRACT WITH, OR OBLIGATION FOR, PERFORMING ANY OR ALL TOWN, COUNTY, OR STATE REQUIRED INSPECTIONS DURING THE COURSE OF CONSTRUCTION OR PURSUANT TO OBTAINING CERTIFICATE OF OCCUPANCY. SUCH INSPECTION SERVICES, IF PERFORMED BY THIS OFFICE, SHALL BE ESTABLISHED BY SEPARATE CONTRACT.

IN THE EVENT THAT THE CONSTRUCTION STAKEOUT AND INSPECTION OF THE WORK IS NOT PERFORMED BY THE ENVIRONMENTAL DESIGN PARTNERSHIP (EDP), EDP WILL NOT BE HELD RESPONSIBLE FOR ANY ERRORS, OMISSIONS, COSTS, EXPENSES OR LIABILITY OF WHATEVER KIND AND NATURE RESULTING FROM FIELD CHANGES AND/OR ERRORS WHICH EDP WOULD OTHERWISE HAVE HAD AN OPPORTUNITY TO CHECK AND CORRECT WERE THEY IN A POSITION TO CONTROL THE PROJECT THROUGH STAKEOUT AND INSPECTION.

CLAIMS MADE AGAINST CONSULTANT FOR SURVEY STAKEOUT ERRORS WILL BE HONORED ONLY IF CONSULTANT IS NOTIFIED FOR VERIFICATION OF THE ERROR IMMEDIATELY UPON DISCOVERY AND BEFORE ANY CONTROL STAKES ARE DISTURBED. IF, AFTER VERIFICATION, IT IS DETERMINED THAT NO STAKEOUT ERROR OCCURRED, THE CLIENT SHALL REIMBURSE THE CONSULTANT FOR ADDITIONAL EXPENSES INCURRED FOR SUCH VERIFICATION.

ALL ERRORS, OMISSIONS AND DISCREPANCIES MUST BE BROUGHT TO THE ATTENTION OF THE ENVIRONMENTAL DESIGN PARTNERSHIP IMMEDIATELY UPON DISCOVERY, OTHERWISE, THE ENVIRONMENTAL DESIGN PARTNERSHIP WILL ACCEPT NO RESPONSIBILITY.

INSPECTION SERVICES BY THE ENVIRONMENTAL DESIGN PARTNERSHIP ARE NOT SUPERVISORY. ACCORDINGLY, THE ENVIRONMENTAL DESIGN PARTNERSHIP CAN NEITHER GUARANTEE THE PERFORMANCE OF THE CONSTRUCTION CONTRACTS BY CONTRACTORS NOR ASSUME RESPONSIBILITY FOR THE CONTRACTOR'S FAILURE TO FURNISH AND PERFORM WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

CONTRACTOR SHALL OBTAIN A PERMIT FROM NYSDOH PRIOR TO CONSTRUCTION OF ANY PROPOSED SANITARY SEWER LINES AND FOLLOW ALL PERMIT PROCEDURES DURING CONSTRUCTION.

EROSION AND SEDIMENT CONTROL AND STABILIZATION MEASURES, MAINTENANCE AND INSPECTION PRACTICES:

1. THE FOLLOWING IS A LIST OF EROSION AND SEDIMENT CONTROLS TO BE USED ON THIS SITE DURING CONSTRUCTION:

- A) STABILIZATION PRACTICES FOR THIS SITE INCLUDE:
- LAND CLEARING ACTIVITIES SHALL BE DONE ONLY IN AREAS WHERE EARTHWORK WILL BE PERFORMED AND SHALL PROGRESS AS EARTHWORK IS NEEDED
 - FREQUENT WATERING OF EXCAVATION AND FILL AREAS TO MINIMIZE WIND EROSION DURING CONSTRUCTION.
 - USE OF STABILIZATION FABRIC FOR ALL SLOPES HAVING A SLOPE OF 1V:2H OR GREATER AND FILL SLOPES 1V:3H OR GREATER
 - PERMANENT SEEDING AND PLANTING OF ALL UNPAVED AREAS USING THE HYDOMULCHING GRASS SEEDING TECHNIQUE.
- B) STRUCTURAL PRACTICES FOR THIS SITE INCLUDE:
- PERIMETER PROTECTION USING SILT FENCES
 - INLET PROTECTION AND OUTLET PROTECTION USING SILT FENCES
 - STORM SEWER, CURBS AND GUTTERS
 - STABILIZED CONSTRUCTION EXIT POINTS
 - STORMWATER DETENTION PONDS (WHICH MAY ALSO SERVE AS A TEMPORARY SEDIMENT BASIN)

2. THE FOLLOWING INSPECTION AND MAINTENANCE PRACTICES WILL BE USED TO MAINTAIN EROSION AND SEDIMENT CONTROLS AND STABILIZATION MEASURES:

- A) ALL CONTROL MEASURES WILL BE INSPECTED AT LEAST WEEKLY.
- B) ALL MEASURES WILL BE MAINTAINED IN GOOD WORKING ORDER; IF REPAIRS ARE FOUND TO BE NECESSARY, THEY WILL BE INITIATED WITHIN 24 HOURS OF REPORT.
- C) BUILT UP SEDIMENT WILL BE REMOVED FROM SILT FENCES / STRAW BARRIERS WHEN IT HAS REACHED ONE-THIRD THE HEIGHT OF THE FENCE.
- D) SILT FENCES / STRAW BARRIERS WILL BE INSPECTED FOR DEPTH OF SEDIMENT, TEARS, ETC., TO SEE IF THE FABRIC IS SECURELY ATTACHED TO THE FENCE POSTS, AND TO SEE THAT THE FENCE POSTS ARE SECURELY IN THE GROUND.
- E) THE SEDIMENT BASIN, IF PRESENT, WILL BE INSPECTED FOR DEPTH OF SEDIMENT, AND BUILT UP SEDIMENT WILL BE REMOVED WHEN IT REACHES 50 PERCENT OF THE DESIGN CAPACITY.
- F) TEMPORARY AND PERMANENT SEEDING AND ALL OTHER STABILIZATION MEASURES WILL BE INSPECTED FOR BARE SPOTS, WASHOUTS, AND HEALTHY GROWTH.
- G) A MAINTENANCE INSPECTION REPORT WILL BE MADE AFTER EACH INSPECTION. COPIES OF THE REPORT FORMS TO BE COMPLETED BY THE INSPECTOR ARE INCLUDED IN THIS SWPPP.
- H) THE JOB SITE SUPERINTENDENT WILL BE RESPONSIBLE FOR SELECTING AND TRAINING THE INDIVIDUALS WHO WILL BE RESPONSIBLE FOR THESE INSPECTIONS, MAINTENANCE AND REPAIR ACTIVITIES, AND FILLING OUT INSPECTION AND MAINTENANCE REPORTS.
- I) PERSONNEL SELECTED FOR THE INSPECTION AND MAINTENANCE RESPONSIBILITIES WILL RECEIVE APPROPRIATE INSTRUCTION FROM THE JOB SITE SUPERINTENDENT. THEY WILL BE TRAINED IN ALL THE INSPECTION AND MAINTENANCE PRACTICES NECESSARY FOR KEEPING THE EROSION AND SEDIMENT CONTROLS THAT ARE USED ONSITE IN GOOD WORKING ORDER. THEY WILL ALSO BE TRAINED IN THE COMPLETION OF, INITIATION OF ACTIONS REQUIRED BY, AND THE FILING OF THE INSPECTION FORMS. DOCUMENTATION OF THIS PERSONNEL TRAINING WILL BE KEPT ON SITE WITH THE SWPPP.
- J) DISTURBED AREAS AND MATERIALS STORAGE AREAS WILL BE INSPECTED FOR EVIDENCE OF OR POTENTIAL FOR POLLUTANTS ENTERING STORMWATER SYSTEMS.
- K) REPORT TO THE NYS DEPARTMENT OF ENVIRONMENTAL CONSERVATION WITHIN 24 HOURS ANY NONCOMPLIANCE WITH THE SWPPP THAT WILL ENDANGER PUBLIC HEALTH OR THE ENVIRONMENT. FOLLOW UP WITH A WRITTEN REPORT WITHIN 5 DAYS OF THE NONCOMPLIANCE EVENT.

ADDITIONAL EROSION CONTROL AND GRADING NOTES:

1. MINIMAL EROSION CONTROL DEVICES ARE ILLUSTRATED ON SITE PLAN IN A SCHEMATIC MANNER BASED ON NY STATE GUIDELINES FOR EROSION AND SEDIMENT CONTROL. IT WILL BE NECESSARY TO ADJUST THE ACTUAL LOCATION AND QUANTITY OF EROSION CONTROL DEVICES DEPENDING UPON FIELD CONDITIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR IMPLEMENTING THESE MEASURES AS REQUIRED TO PROTECT THE SITE.
2. SLOPES SHALL TYPICALLY BE GRADED AT A MAXIMUM OF 3:1 (3 HORIZ. 1 VERT.) WITHIN ALL CUT OR FILL AREAS, UNLESS OTHERWISE DESIGNATED ON PLANS.
3. SEED SHALL BE A COMMERCIALY AVAILABLE MIXTURE OF PERENNIAL RYE AND UTILITY GRADE FESCUE. PERCENTAGE OF PERENNIAL RYE SHALL NOT EXCEED 50%.
4. SEEDED AREAS SHALL BE FULLY COVERED WITH A LEAN STRAW OR MULCH MATERIAL. IF ORDERED BY THE ENGINEER OR MUNICIPALITY, A BIODEGRADABLE NETTING (E.G., EXCELSIOR BLANKET, COIR GEOTEXTILE) SHALL BE ANCHORED OVER SEEDED AREAS WHICH DEMONSTRATE "RILLING" OR OTHER EROSION PROCESSES.
5. TOPSOIL AND SEED SHALL BE REAPPLIED TO ANY AREAS WHICH FAIL TO ESTABLISH AS A RESULT OF INITIAL APPLICATION.
6. SILT FENCE BARRIERS SHALL BE PLACED WITHIN ALL AREAS OF EXPOSED SLOPES TO CONTROL SOIL EROSION DURING AND AFTER CONSTRUCTION.
7. ALL STORM OUTFALLS SHALL RECEIVE RIP RAP IMMEDIATELY UPON INSTALLATION (AS PER PLAN).
8. EROSION CONTROL (ERO-MAT) OR APPROVED EQUAL, SHALL BE INSTALLED ON ALL 2:1 SLOPES: AN ORGANIC FIBER PROTECTIVE MAT, HALF INCH LAYER OF CHOPPED STRAW, KNITTED INTO A RUGGED MAT WITH A THIN NETTING OF PHOTODEGRADABLE POLYPROPYLENE. SECURE MAT TO SLOPE WITH 6" STEEL U-SHAPED STAPLES 2 STAPLES PER SQUARE YARD, OR AS PER MANUFACTURER'S INSTRUCTIONS.
9. STREAM REACHES ON-SITE AND DOWNSTREAM OF CONSTRUCTION SHALL NOT HAVE SUBSTANTIAL VISIBLE CONTRAST RELATIVE TO COLOR, TASTE, ODOR, TURBIDITY AND SEDIMENT DEPOSITION FROM THE REACHES UPSTREAM OF THE CONSTRUCTION ACTIVITY.
10. VEHICULAR ACCESS POINTS SHALL BE MONITORED AND INSPECTED AT THE SAME FREQUENCY AS EROSION CONTROL FEATURES TO INSURE THAT DEPOSITS OF SAND, SILT OR OTHER MATERIAL IS NOT BEING DEPOSITED ON PUBLIC ROADWAYS. IN THE EVENT ANY SIGNIFICANT DEPOSITS OCCUR THEY SHALL BE CLEANED UP IMMEDIATELY.
11. KEEP ALL CONSTRUCTION EQUIPMENT, TOPSOIL STOCKPILES AND ANY TEMPORARY/PERMANENT GRAVEL AREAS OFF FUTURE SEPTIC AREAS.

SEQUENCE OF CONSTRUCTION ACTIVITIES:

1. CONSTRUCT TEMPORARY CONSTRUCTION ENTRANCE AT LOCATION SHOWN.
2. INSTALL PERIMETER SILT FENCES AND TEMPORARY SEDIMENT BASIN IN THE LOCATIONS SHOWN AND OTHER LOCATIONS AS NECESSARY TO STABILIZE THE SITE.
3. BEGIN CLEARING AND GRUBBING OPERATIONS. CLEARING AND GRUBBING SHALL BE DONE ONLY IN AREAS WHERE EARTHWORK WILL BE PERFORMED AND ONLY IN AREAS WHERE BUILDING IS PLANNED TO COMMENCE WITHIN 14 DAYS AFTER CLEARING AND GRUBBING. (TO COMMENCE DURING APPROVED BAT TREE CLEARING WINDOW IF APPLICABLE)
4. FREQUENT WATERING OF THE EXCAVATION AND FILL AREAS SHALL BE DONE TO MINIMIZE WIND EROSION.
5. COMMENCE SITE GRADING AND CONSTRUCTION.
6. DISTURBED AREAS OF THE SITE WHERE CONSTRUCTION ACTIVITY HAS CEASED FOR MORE THAN 14 DAYS SHALL BE TEMPORARILY SEEDED AND WATERED.
7. INSTALL PROTECTIVE SILT FENCES / BARRIERS AT THE LOCATIONS OF ALL GRATE INLETS, CURB INLETS, AND AT THE ENDS OF ALL EXPOSED STORM SEWER PIPES.
8. FINALIZE PAVEMENT SUBGRADE PREPARATION.
9. CONSTRUCT ALL CURB AND GUTTER, GUTTER INLETS, AREA INLETS, AND STORM SEWER MANHOLES, AS SHOWN ON THE PLANS. INLET PROTECTION BARRIERS MAY BE REMOVED TEMPORARILY FOR THIS CONSTRUCTION. PLACE REQUIRED RIPRAP AT LOCATIONS SHOWN ON THE PLANS.
10. REMOVE DROP INLET PROTECTION AROUND INLETS AND MANHOLES NO MORE THAN 48 HOURS PRIOR TO PLACING STABILIZED BASE COURSE.
11. INSTALL BASE MATERIAL AS REQUIRED FOR PAVEMENT.
12. CARRY OUT FINAL GRADING AND SEEDING AND PLANTING
13. REMOVE SILT FENCING / STRAW BARRIERS ONLY AFTER ALL PAVING IS COMPLETE AND EXPOSED SURFACES ARE STABILIZED.
14. REMOVE TEMPORARY CONSTRUCTION EXITS ONLY PRIOR TO PAVEMENT CONSTRUCTION IN THESE AREAS (THESE AREAS ARE TO BE PAVED LAST).

NYSDOT NOTES:

1. NYSDOT HIGHWAY WORK PERMIT SHALL BE ISSUED AND PRESENT AT THE JOB LOCATION AT ALL TIMES WITH THE STAMPED NYSDOT APPROVED PLANS. CONTRACTOR SHALL COMPLY WITH ALL REQUIREMENTS AND CONDITIONS ATTACHED TO THIS NYSDOT WORK PERMIT.
2. ALL WORK WITHIN OR THAT MAY POTENTIALLY IMPACT NYSDOT RIGHT-OF-WAY SHALL BE CONSTRUCTED TO THE CURRENT NYSDOT STANDARDS AND SPECIFICATIONS.
3. THE WORK ZONE TRAFFIC CONTROL IS A VERY CRITICAL ITEM OF THE PERMIT AND SHALL BE PROVIDED IN ACCORDANCE WITH THE MOST CURRENT 619 NYSDOT STANDARD SERIES SPECIFICATION, THE NATIONAL MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES, AND NYS SUPPLEMENT.
4. ANY WORK ZONE INTRUSION SHALL BE IMMEDIATELY REPORTED TO THE APPROPRIATE LAW ENFORCEMENT AGENCY AND THE HUDSON VALLEY TRANSPORTATION MANAGEMENT CENTER @ 914-742-6057.
5. NO EQUIPMENT OR MATERIALS SHALL BE STAGED IN THE NYSDOT RIGHT-OF-WAY
6. A ROADWORK REPORTING FORM SHALL BE PROVIDED 7 DAYS PRIOR TO ANY WORK WITHIN NYSDOT RIGHT-OF-WAY.
7. NO WORK SHALL OCCUR WITHIN NYSDOT RIGHT-OF-WAY DURING ACTIVE SNOW & ICE OPERATIONS.
8. AS BUILT PLANS ARE TO BE SUPPLIED TO THE REGIONAL PERMIT OFFICE.
9. CONTRACTOR SHALL COORDINATE WITH THE REGION 8 RESIDENCY

RESIDENT CONSTRUCTION ENGINEER – GREG BENDELL
RESIDENT DESIGN ENGINEER – MARK TIANO
PHONE – 845-431-5848

SOIL RESTORATION:

AS PER CHAPTER 5 OF THE NEW YORK STATE STORMWATER MANAGEMENT DESIGN MANUAL, SOIL RESTORATION IS REQUIRED ON THIS SITE IN ALL NON-IMPERVIOUS AREAS ONCE FINAL SUBGRADE ELEVATION IS ACHIEVED. IN AREAS OF CUT OR FILL THE SOILS SHALL BE AERATED AND 6 INCHES OF TOPSOIL SHALL BE APPLIED. IN AREAS OF HEAVY CONSTRUCTION TRAFFIC (ESPECIALLY IN AREAS 5 TO 25 FEET FROM BUILDING, BUT NOT WITHIN 5 FEET OF FOUNDATION WALLS) THE FOLLOWING RESTORATION MUST BE APPLIED:

- 1.APPLY 3 INCHES OF COMPOST OVER SUBSOIL.
- 2.TILL COMPOST INTO SUBSOIL TO A DEPTH OF AT LEAST 12 INCHES USING A CAT-MOUNTED RIPPER, TRACTOR-MOUNTED DISC, OR TILLER, MIXING, AND CIRCULATING AIR AND COMPOST INTO SOIL.
- 3.ROCK-PICK UNTIL UPLIFTED STONE/ROCK MATERIALS OF 4 INCHES AND LARGER SIZE ARE CLEANED OFF THE SITE.
- 4.APPLY TOPSOIL TO A DEPTH OF 6 INCHES
- 5.VEGETATE AS REQUIRED BY APPROVED PLAN.

EXISTING:	
	EXISTING GRADE CONTOUR
	UNDERGROUND GAS LINE
	BARBED WIRE FENCE
	DELINEATED WETLANDS
	BASLINE POINT
	HYDRANT
	INVERT ELEVATION
	STREET OR SIGHT LIGHTING
	STORM / SANITARY MANHOLE
	SIGN
	TOP OF FRAME ELEVATION
	UTILITY POLE
	VERTICAL BENCHMARK
	HORIZONTAL CONTROL POINT
	CONFIFEROUS TREE
	DECIDUOUS TREE
	TEST PIT LOCATION
	DENOTES COMMUNICATIONS PEDESTAL

ABBREVIATIONS:

±	PLUS/MINUS
BC	BOTTOM OF CURB
BIRF	BENT IRON ROD FOUND
BLDG	BUILDING
BLDR	BOULDER
CB	CATCH BASIN
CBR	CATCH BASIN- ROUND
CIRF	CAPPED IRON ROD FOUND
CMF	CONCRETE MONUMENT FOUND
CMP	CORRUGATED METAL PIPE
CONC	CONCRETE
CP	CONTROL POINT
DI	DUCTILE IRON PIPE
DWG	DRAWING
EHH	ELECTRIC HANDHOLE
EGB	EDGE OF BRUSH
EOW	EDGE OF WOODS
EX.	EXISTING
GV	GAS VALVE
HC	HANDICAPPED
HYD	FIRE HYDRANT
HDPE	HIGH DENSITY POLYETHYLENE PIPE
IRF	IRON ROD FOUND
LLC	LIMITED LIABILITY CORPORATION
LPLA	LAMP POST
MISC	MISCELLANEOUS
MH	MANHOLE
NAVD	NORTH AMERICAN VERTICAL DATUM
NG	NATIONAL GRID
NM	NIAGRA MOHAWK
NYS	NEW YORK STATE
NYT	NEW YORK TELEPHONE UTILITY POLE
No.	NUMBER
OETL	OVERHEAD ELECTRICAL TRANSMISSION LINE
OHUL	OVERHEAD UTILITY LINE
PVC	POLYVINYL CHLORIDE
RCP	REINFORCED CONCRETE PIPE
R.O.W	RIGHT OF WAY
SAN	SANITARY
SF	SQUARE FEET
SS	STREET SIGN
STM	STORM
STS	STOP SIGN
TF	TOP OF FRAME
(TYP.)	TYPICAL
UGE	UNDERGROUND ELECTRIC
UP	UTILITY POLE
VZ	VERIZON UTILITY POLE
YD	YARD DRAIN

ENVIRONMENTAL DESIGN PARTNERSHIP, LLP.
900 Route 446 Clifton Park, New York 12065
(518) 517-1621

LIGHT INDUSTRIAL DEVELOPMENT
BATCH CONCRETE PLANT

APPLICANT:

1. SURVEY MAP AS PREPARED FOR 3260 ROUTE 9W HIGHLAND NY, LLC.
2. SURVEY PREPARED BY CONTROL POINT ASSOCIATES INC PC ON APRIL 18, 2025.
3. WETLANDS Delineated BY ENVIRONMENTAL DESIGN PARTNERSHIP, LLP ON SEPTEMBER 22, 2025.

LANDS N/F OF THE
SCENIC HUDSON LAND
TRUST, INC.
DEED LIBER 4872 PAGE 198
SBL: 80.3-2-5.100
UCCO FM #10-102

LANDS N/F OF
ROBERT FRANKOWSKI
DEED LIBER 3079 PAGE 289
SBL: 80.3-2-25

LANDS N/F OF
STANLEY JR. &
ANGELINA A. DANIELS
DEED LIBER 1397 PAGE 668
SBL: 80.3-2-9



**ENVIRONMENTAL DESIGN
PARTNERSHIP, LLP.**

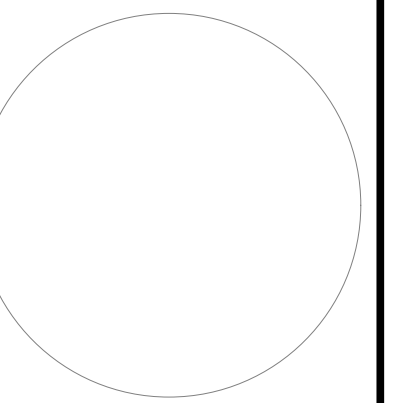
900 Route 146 Clifton Park, New York 12065
(516) 371-7621
edplp.com

BATCH CONCRETE PLANT
APPLICANT: 3260 ROUTE 9W HIGHLAND NY LLC

TAX MAP ID: 80.3-2-8
OCTOBER 6, 2026

ULSTER COUNTY, NEW YORK

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OK BY	JD
PROJECT NUMBER	14854
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REVISION	DATE BY



1" = 30'

NOT FOR
CONSTRUCTION

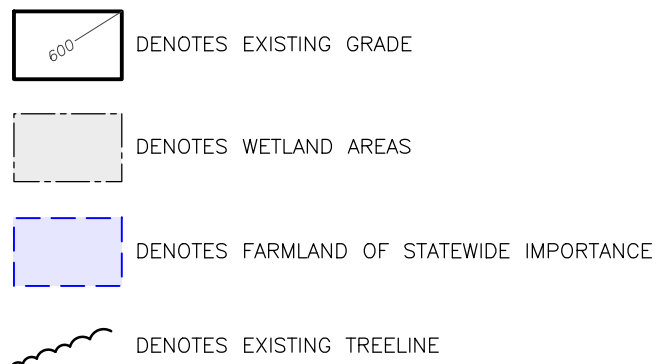
HEET TITLE:

EXISTING
CONDITIONS
PLAN

3 of 11

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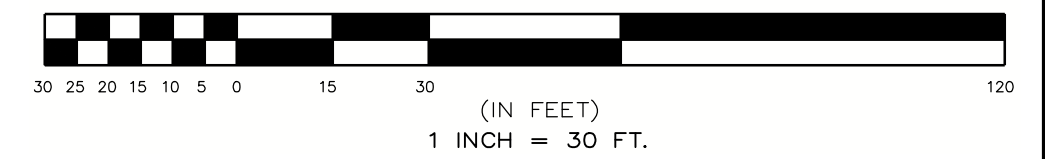
EXISTING CONDITIONS
LEGEND



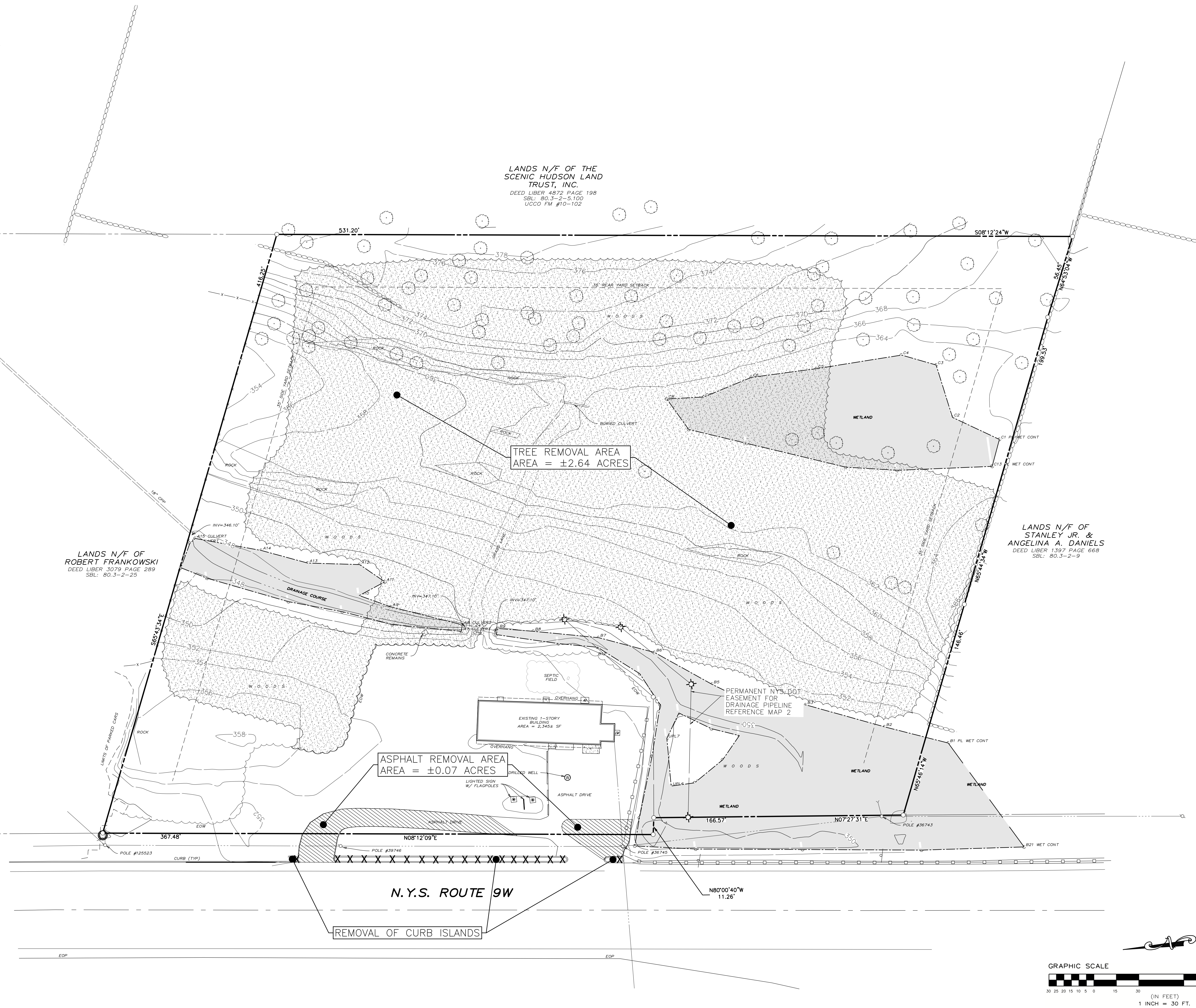
N.Y.S. ROUTE 9W

PERMANENT NYS DOT
EASEMENT FOR
DRAINAGE PIPELINE
REFERENCE MAP 2

GRAPHIC SCALE



	DENOTES BRUSH AND/OR TREE CLEARING AND GRUBBING AREA
	DENOTES ASPHALT PAVEMENT REMOVAL
X	DENOTES ITEMS TO BE REMOVED AND DISPOSED OF OFFSITE

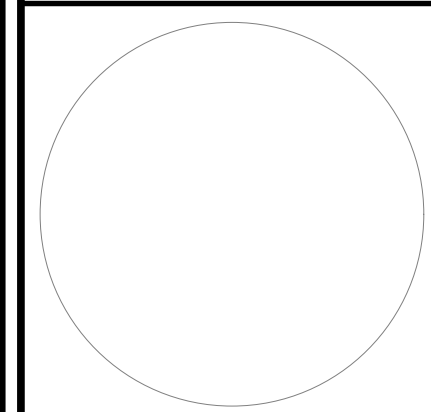


LIGHT INDUSTRIAL DEVELOPMENT
BATCH CONCRETE PLANT
APPLICANT: 3260 ROUTE 9W HIGHLAND NY LLC

TAX MAP ID: 80.3-2-8
OCTOBER 6, 2026

TOWN OF LLOYD
WULSTER COUNTY, NEW YORK

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SCALE:
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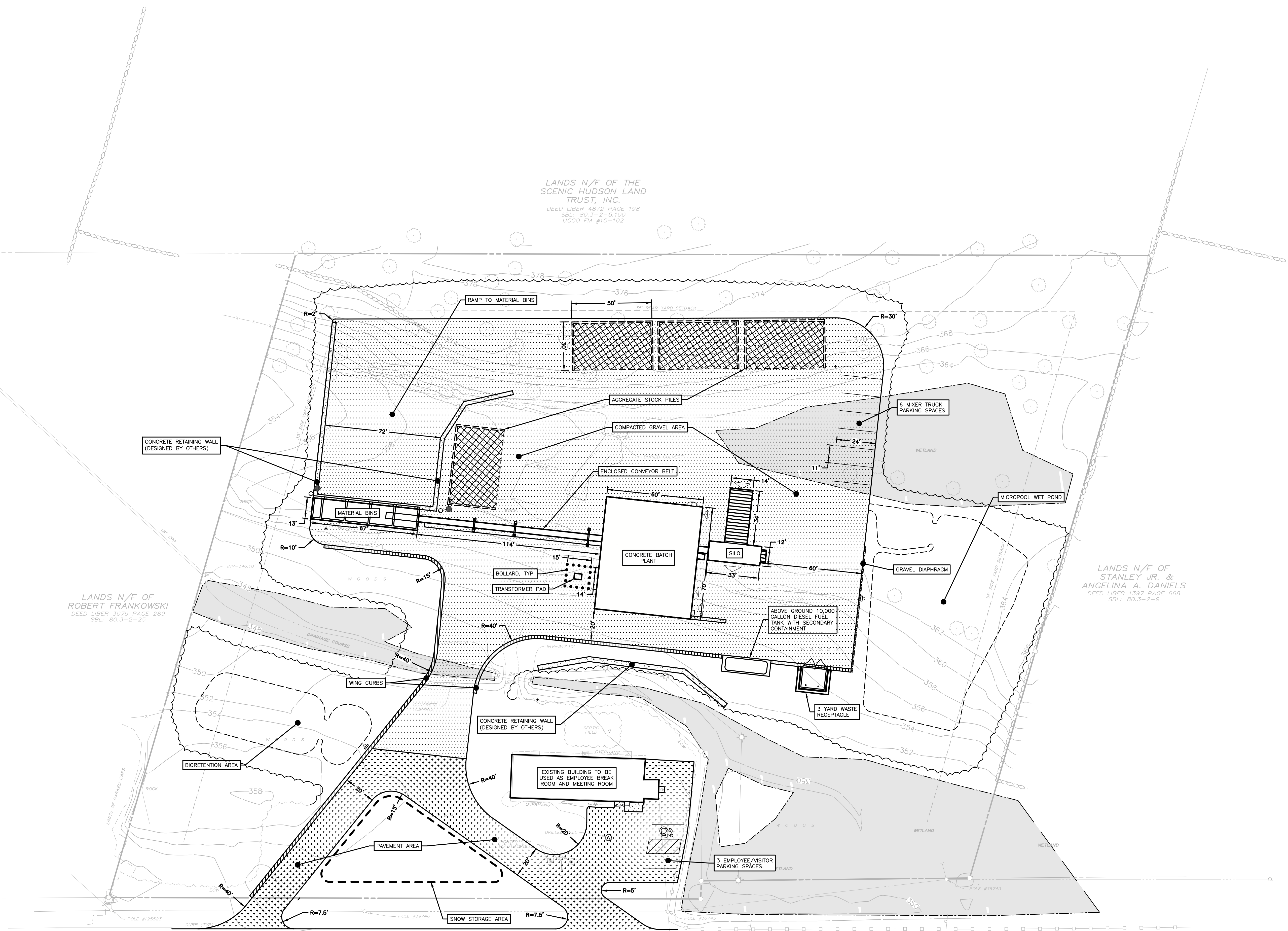
SHEET TITLE:

REMOVALS PLAN

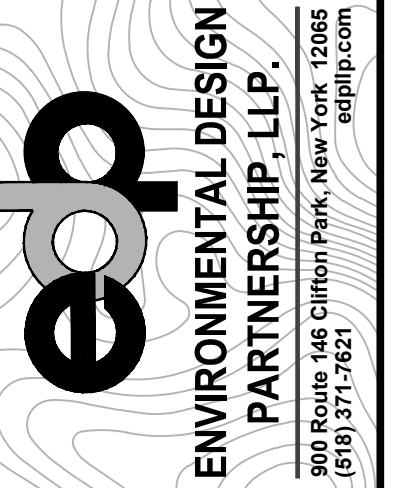
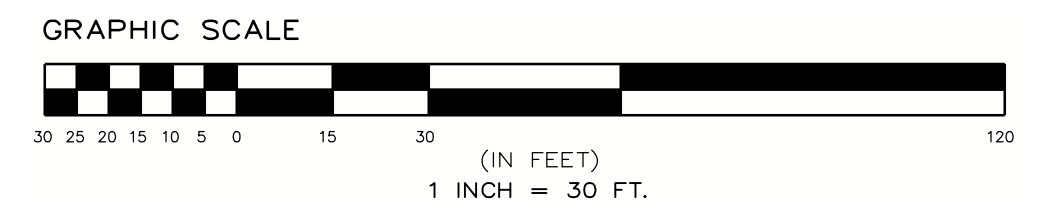
SHEET:

4 of 11

	ACCESSIBLE PARKING SYMBOL
• RP	PARKING OR TRAFFIC SIGN WITH LABEL
	ACCESSIBLE OR PARKING STRIPING
	NUMBER OF PARKING SPACES DESIGNATION
SINGLE	
DOUBLE	
LAMP POST	
WALL PACK	
	SITE LIGHTING
-----	PAVEMENT LIMITS
	WING CURB
	AREA OF GRAVEL PAVEMENT
	AREA OF ASPHALT PAVEMENT
	AREA OF CONCRETE



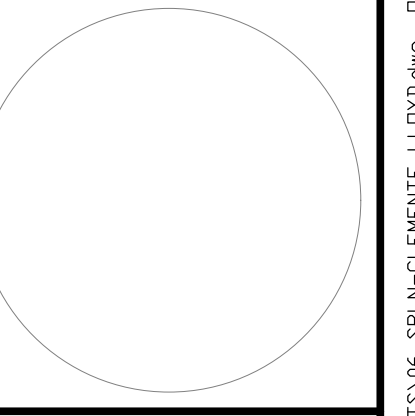
N.Y.S. ROUTE 9W



BATCH CONCRETE PLANT
APPLICANT: 3260 ROUTE 9W HIGHLAND NY LLC

TAX MAP ID: 80.3-2-8
OCTOBER 6, 2026

OLSTER COUNTY, NEW YORK

[illegible]

SCALE:
 $1'' = 30'$

NOT FOR
CONSTRUCTION

HEET TITLE:

SITE PLAN

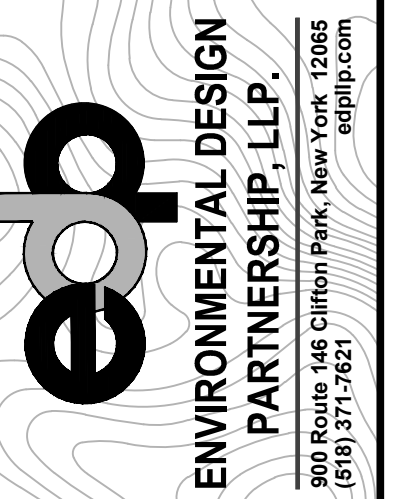
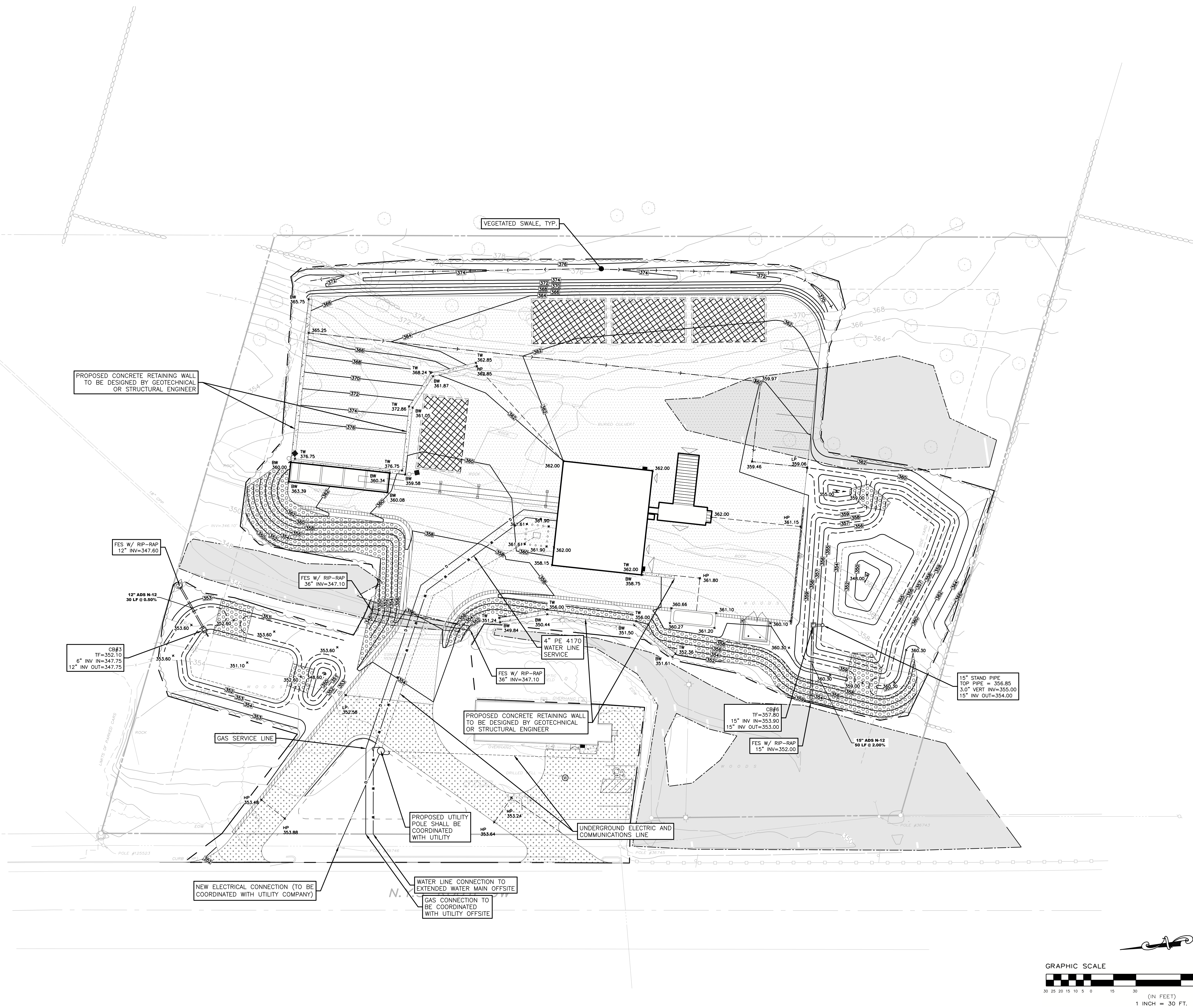
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5 of 11

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Figure 10: Standard Symbols for Stormwater Management

	PAVED OR GRASSED SWALE
	CONTOUR LINE
	SQUARE OR ROUND CATCH BASINS
	FLARED END SECTION WITH RIP-RAP OUTLET
	RIP-RAP LINED AREAS
	GRAVEL DIAPHRAGM
	SPOT ELEVATION
	PARKING, TRAFFIC OR STORMWATER MANAGEMENT SIGN WITH LABEL

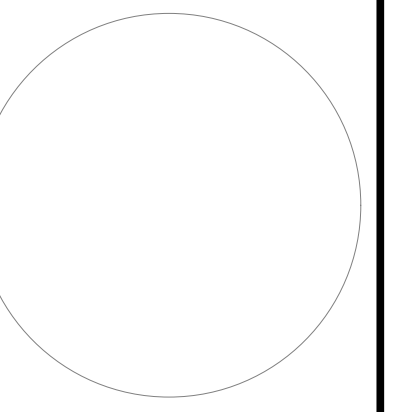


BATCH CONCRETE PLANT
APPLICANT: 3260 ROUTE 9W HIGHLAND NY LLC

TAX MAP ID: 80.3-2-8
OCTOBER 6, 2026

ULSTER COUNTY, NEW YORK

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 $1'' = 30'$

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CONSTRUCTION

SHEET TITLE:

GRADING AND UTILITY PLAN

SHEET:

6 of 11

H:\ULSTER\LLDYD\Route 9W\3260 Clemente\05-dwg\DETAILED\SHEETS\07_GPLN-CLEMENTE_LLDDYD.dwg Dct 05, 2026 05:00:39PM,

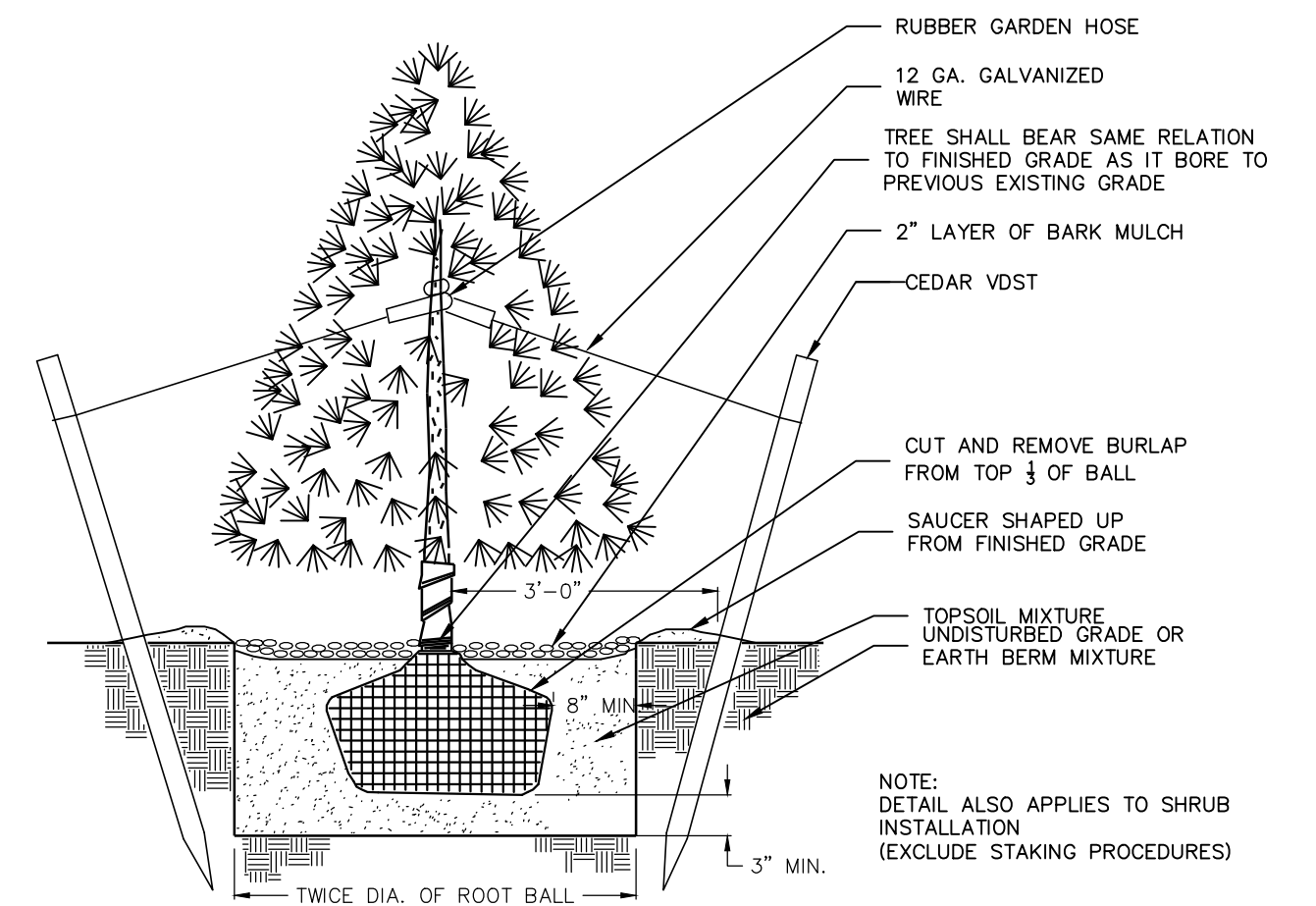
QUANTITY	CODE NAME	SCIENTIFIC NAME	COMMON NAME	PLANTING SIZE (MIN.)	ALIAS
TREES					
9	PG	PICEA GLAUCA	WHITE SPRUCE	6' HT.	B & B

1. PLANTING CONTRACTOR SHALL VERIFY FINAL SELECTION OF PLANT MATERIALS WITH THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
2. ALL AREAS OF SITE WHICH ARE DISTURBED AND NOT LANDSCAPED, PAVED, SHALL BE TOPSOILED, SEEDDED, AND MULCHED. (MULCH - STRAW, WOOD FIBER HYDROMULCH OR APPROVED SPRAYABLE PRODUCT, OR BIODEGRADABLE NETTING.) MIXTURES TO BE APPLIED SHALL BE DETERMINED BY OWNER'S REPRESENTATIVES. TOPSOIL TO BE 4" MINIMUM.
3. EXISTING VEGETATION SHALL REMAIN UNDISTURBED WITHIN ALL AREAS OF SITE WHICH DO NOT REQUIRE GRADING.
4. ALL PLANTING BEDS TO RECEIVE 3" MINIMUM WEED FREE SHREDDED HARDWOOD MULCH FREE OF INERT OR DELETERIOUS MATERIALS WITH FILTER FABRIC WEED CONTROL OR EQUAL.
5. THIS PLAN IS FOR PLANTING PURPOSES ONLY. REFER TO SITE PLAN FOR DETAILED GRADING AND UTILITY INFORMATION.
6. GUARANTEE:
 - A. FOR A PERIOD OF TWELVE MONTHS FROM THE DATE THAT THE WORK UNDER CONTRACT IS CERTIFIED AS COMPLETE, THE CONTRACTOR SHALL:
 - a. GUARANTEE ALL PLANTS AND SEEDED AREAS UNDER THIS CONTRACT;
 - b. REMOVE AND REPLACE DURING THIS GUARANTEE PERIOD, PLANTS WHICH DIE OR ARE IN A BADLY IMPAIRED CONDITION;
 - c. REPLANT WITH STOCK OF SAME SIZE AND QUALITY AS ORIGINALLY SPECIFIED;
 - d. GUY AND MAINTAIN AS SPECIFIED HEREIN, AT NO ADDITIONAL COST.
 - B. REPLACEMENTS MADE WITHIN SIX MONTHS AFTER BEGINNING OF THE "GUARANTEE PERIOD" SHALL NOT EXTEND THE "GUARANTEE PERIOD" OF THESE PARTICULAR PLANTS; THOSE REPLACEMENTS MADE SIX MONTHS OR MORE AFTER THE BEGINNING OF THE "GUARANTEE PERIOD" SHALL BE MAINTAINED AND GUARANTEED FOR A PERIOD OF SIX MONTHS FROM THE TIME OF REPLACEMENT.
7. APPLICABLE STANDARDS: "AMERICAN STANDARD FOR NURSERY STOCK" BY THE AMERICAN ASSOCIATION OF NURSERYMEN AND "STANDARDIZED PLANT NAMES" BY THE AMERICAN JOINT COMMITTEE ON HORTICULTURAL NOMENCLATURE, ARE A PART OF THIS SPECIFICATION. ALL PLANTS SHALL BE NURSERY GROWN, NOT GATHERED IN THE FIELD.

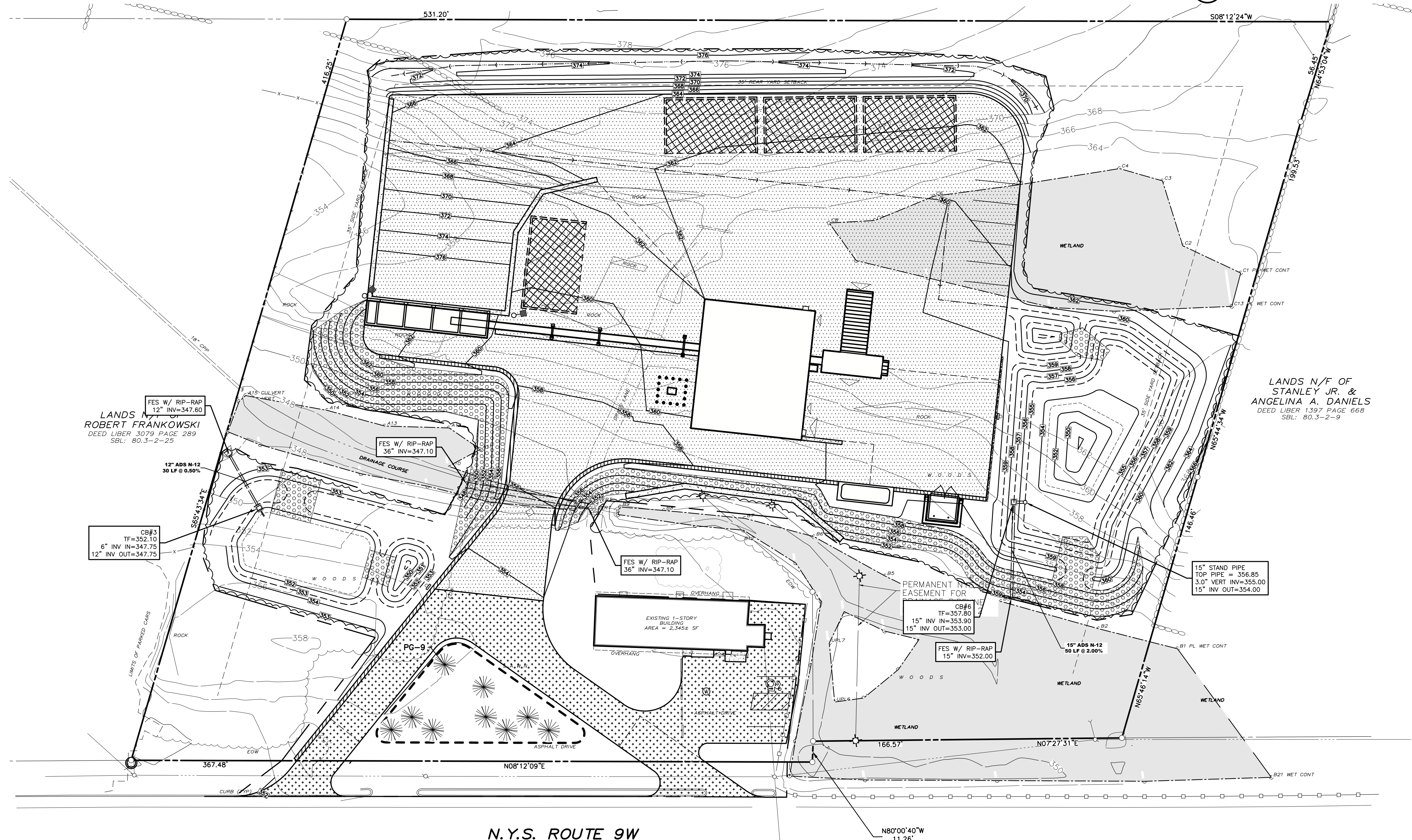
ALL PAVEMENT, AND GRAVEL BASE SHALL BE REMOVED FROM PROPOSED PLANTING BEDS AREAS. COMPACTED SUB BASE MATERIALS SHALL BE DECOMPACTED FOR A DEPTH OF 12". PLANTING BEDS SHALL BE FREE OF ROOTS TILLED TO A DEPTH 12". INCORPORATE 2" OF COMPOST INTO SOIL AND TOP DRESS WITH 3" OF HARDWOOD MULCH.

ALL AREAS WHICH ARE DISTURBED AND NOT LANDSCAPED, PAVED OR OTHERWISE RESTORED SHALL RECEIVE A MINIMUM OF 4" OF TOPSOIL. ALL LANDSCAPE BEDS SHALL RECEIVE A MINIMUM OF 12" OF TOPSOIL. TOP SOIL SHALL COMPLY WITH THE NYSDEC BLUE BOOK.
TOP SOIL SHALL HAVE:
2% - 20% ORGANIC MATTER
PH OF 6-7.6%
100% PASSING 1-1/2" SIEVE
85%-100% PASSING 1" SIEVE
65%-100% PASSING 1/4" SIEVE

SEED ALL AREAS WHICH ARE DISTURBED AND NOT LANDSCAPED, PAVED OR OTHERWISE RESTORED WITH GRASS. SEED UTILIZING A 100% ACCOUNTED-FOR SEED BLEND THAT IS FREE OF INERT MATTER, WEED SEEDS, OR OTHERS DELETERIOUS MATERIALES. PROVIDE A MINIMUM 20% KENTUCKY BLUE GRASS, 20% FESCUE AND A MAXIMUM OF 20% PERENNIAL RYE GRASS. APPLY SEED AT A RATE OF 7-10 LBS PER 1,000 SF.



1 CONIFEROUS TREE
7 NOT TO SCALE



(IN FEET)
1 INCH = 30 FT.

BATCH CONCRETE PLANT
APPLICANT: 3260 ROUTE 9W HIGHLAND NY LLC

TAX MAP ID: 80.3-2-8
OCTOBER 6, 2026

ULSTER COUNTY, NEW YORK

IN BY	BWM
IN BY	JD
PROJECT NUMBER	14854
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DESIGN	DATE BY

1" = 30'

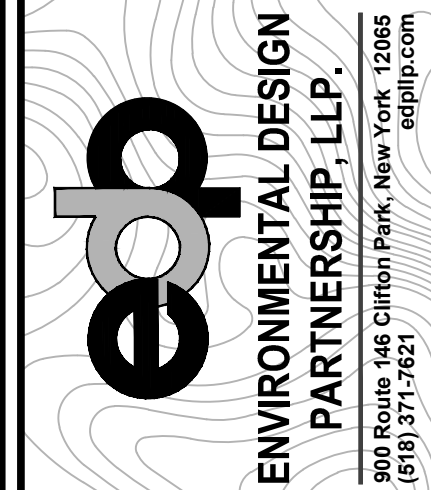
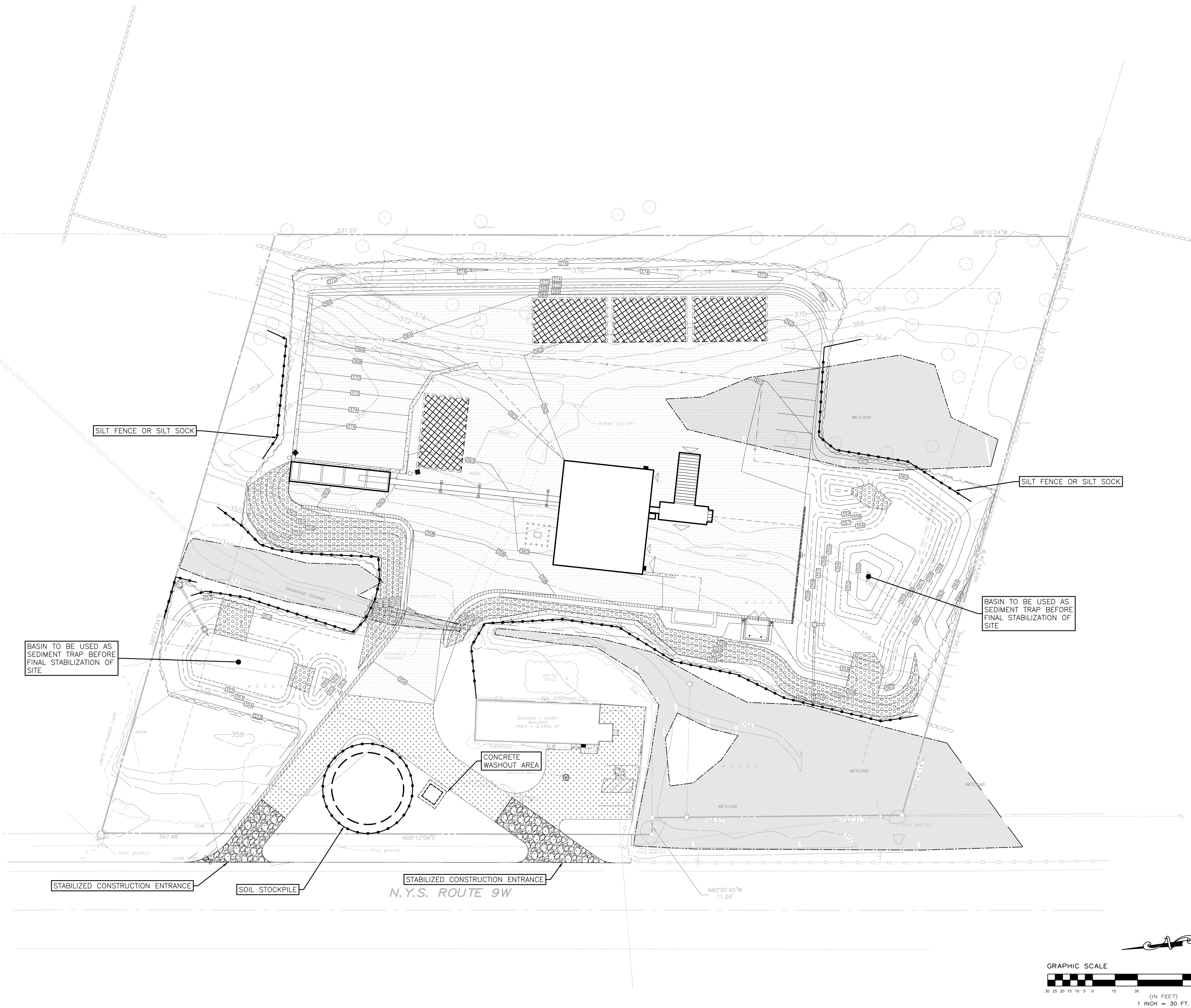
NOT FOR
CONSTRUCTION

PLANTING PLAN

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Diagram illustrating various erosion control methods:

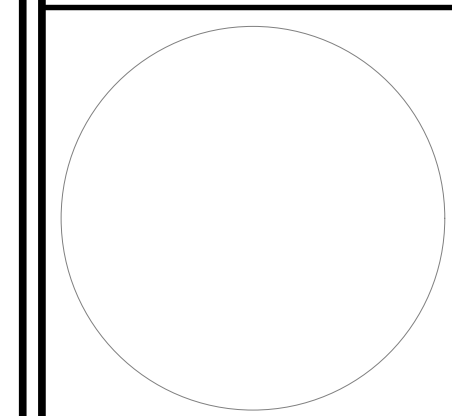
- STABILIZED CONSTRUCTION ENTRANCE
- RIP-RAP
- EROSION CONTROL BLANKET
- TEMPORARY SILT FENCE
- LIMITS OF DISTURBANCE
- STONE CHECK DAM



LIGHT INDUSTRIAL DEVELOPMENT
BATCH CONCRETE PLANT
APPLICANT: 3260 ROUTE 9W HIGHLAND NY LLC

TAX MAP ID: 80.3-2-8
OCTOBER 6, 2026

3260 ROUTE 9W
TOWN OF LLOYD
ULSTER COUNTY, NEW YORK

[illegible]

SCALE:
 $1" = 30'$

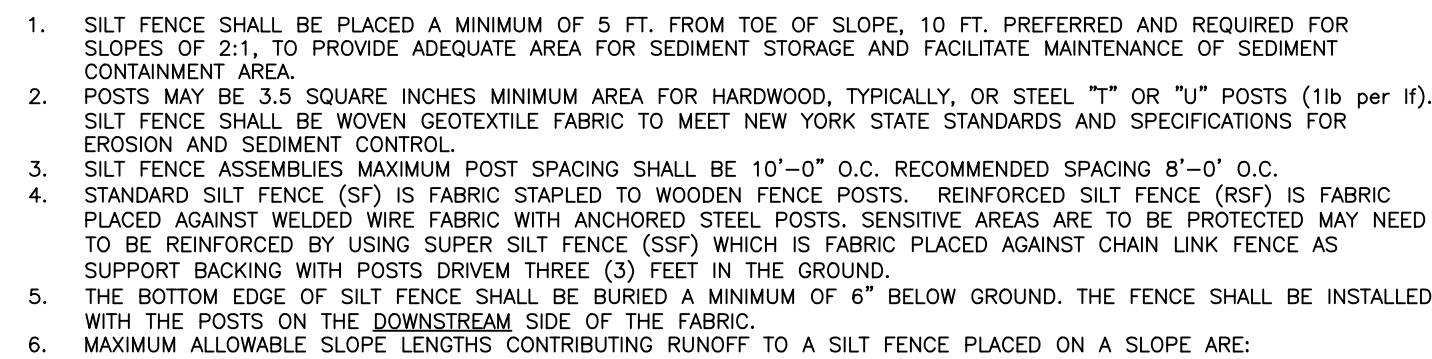
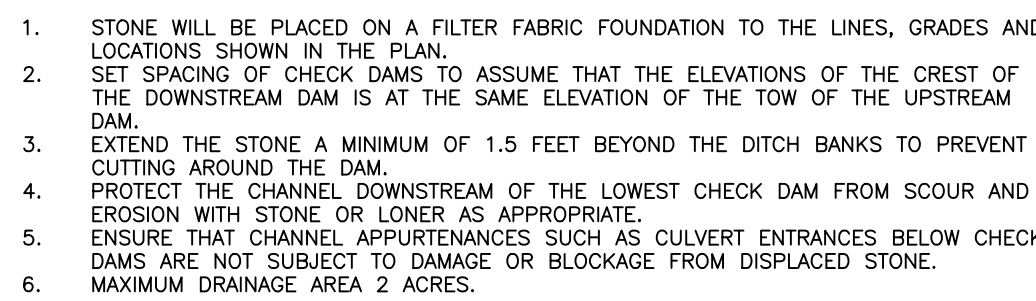
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CONSTRUCTION

SHEET TITLE:

**EROSION &
SEDIMENT
CONTROL PLAN**

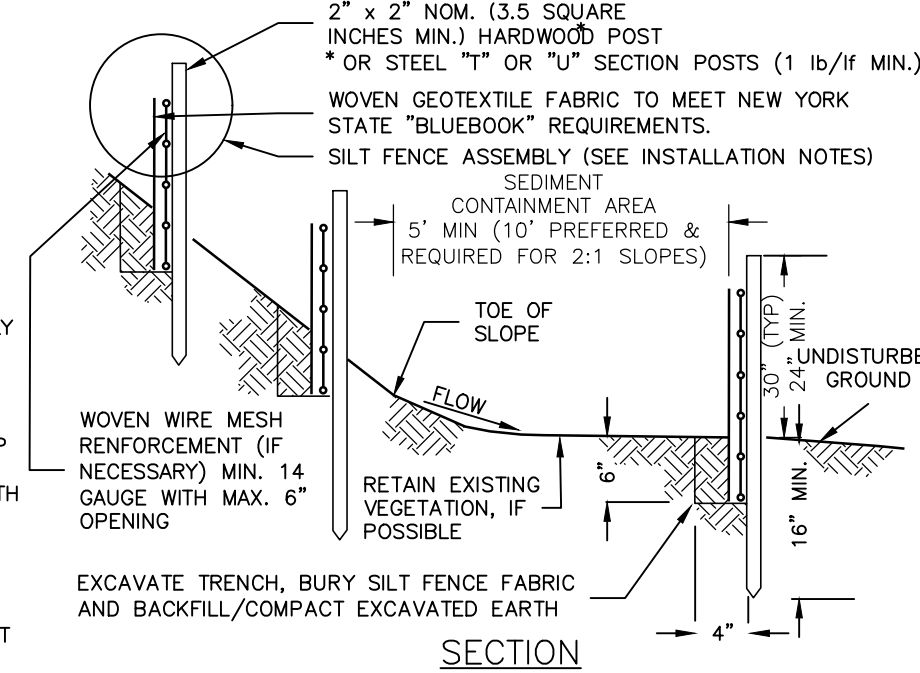
SHEET:

8 of 11

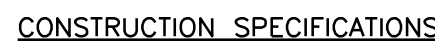


SLOPE STEEPNESS	MAX. LENGTH (ft.) STANDARD FENCE (SF)	MAX. LENGTH (ft.) REINFORCED FENCE (RSF)
2:1	20	30
3:1	40	70
4:1	60	80
5:1 OR FLATTER	100	150

7. MAXIMUM DRAINAGE AREA FOR OVERLAND FLOW TO A SILT FENCE SHALL NOT EXCEED 5 ACRES PER 100 FEET OF FENCE, WITH MAXIMUM PONDING DEPTH OF 1.5 FEET BEHIND THE FENCE; AND EROSION WOULD OCCUR IN THE FORM OF SHEET EROSION; AND THERE IS NO CONCENTRATION OF WATER FLOWING TO THE BARRIER.
8. MEASURES SHALL BE INSPECTED EVERY SEVEN (7) CALENDAR DAYS, AFTER EACH RAINFALL OF .5" OR MORE WITHIN A 12 HOUR PERIOD, OR DAILY DURING PROLONGED RAINFALL. MEASURES SHALL BE CLEANED AND REPAIRED AS REQUIRED.
9. SEDIMENT SHALL BE REMOVED WHEN ACCUMULATION REACHES ONE-HALF OF THE MEASURE HEIGHT. SEDIMENT SHALL BE DISPOSED OF AS UNSUITABLE MATERIAL.
10. MAXIMUM LIFE SPAN OF PLACED SILT FENCE IS ONE YEAR, AND MUST BE REPLACED SHOULD THE SILT FENCE BE NEEDED LONGER THAN THE LIFE SPAN.



1. GEOTEXTILE FABRIC AND WOVEN WIREMESH TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES.
2. FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACES EVERY 24" AT TOP AND MID SECTION.
3. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES, FOLDED AND STAPLED.
4. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.



1. STONE SIZE - USE "2" CRUSHED STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
2. LENGTH - AS EFFECTIVE BUT NOT LESS THAN 50 FEET.
3. THICKNESS - NOT LESS THAN SIX(6) INCHES.
4. WIDTH - TWELVE (12) FEET MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE
INGRESS OR EGRESS OCCURS, TWENTYFOUR (24) FOOT IF SINGLE ENTRANCE TO SITE.
5. FILTER CLOTH - WILL BE PLACED OVER ENTIRE AREA PRIOR TO PLACING OF STONE.
6. DRAINAGE WATER - DRAINAGE WATER FROM THE ENTRANCE AND ENTRANCES SHALL
BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM WITH 5:1 SLOPES WILL
BE PERMITTED.
7. WHEN NECESSARY, WHEELS SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE
ONTO PUBLIC RIGHT-OF-WAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED
WITH CRUSHED STONE WHICH DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN. ALL
WATER SHALL BE COLLECTED IN A DRAINAGE DITCH, DRAINAGE DITCH, OR WATERCOURSE THROUGH-
OUT SAND BAGS, GRAVEL BOARDS OR OTHER APPROVED METHODS.
8. MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR
SEDIMENTATION OF SOILS ONTO THE PUBLIC RIGHT-OF-WAY.
9. ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO
TRAP SEDIMENT, ALL SEDIMENT SPILLED, DRIPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY
MUST BE REMOVED.
10. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

IN SUFFICIENT QUANTITY AND SIZE TO CONTAIN ALL LIQUID AND CONCRETE WASTE GENERATED BY WASHOUT OPERATIONS.

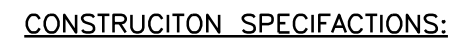
(APPROXIMATELY 60 GALLONS OF WASTE AND WATER PER TRUCK).

3. PLASTIC LINING MATERIAL SHALL BE A MINIMUM 10 MIN POLYETHYLENE SHEETING AND SHOULD BE FREE OF HOLES, TEARS, OR OTHER DEFECTS THAT COMPROMISE THE IMPERMEABILITY OF THE MATERIAL.

4. WASHOUT FACILITY MUST BE CLEANED, OR NEW FACILITIES MUST BE CONSTRUCTED AND READY FOR USE ONCE THE WASHOUT IS 75% FULL.



NOTE:
CHOOSE DRY AND STABLE AREA FOR STOCKPILE. SHAPE AND STABILIZE STOCKPILE; ALLOW TEMPORARY SEEDING.

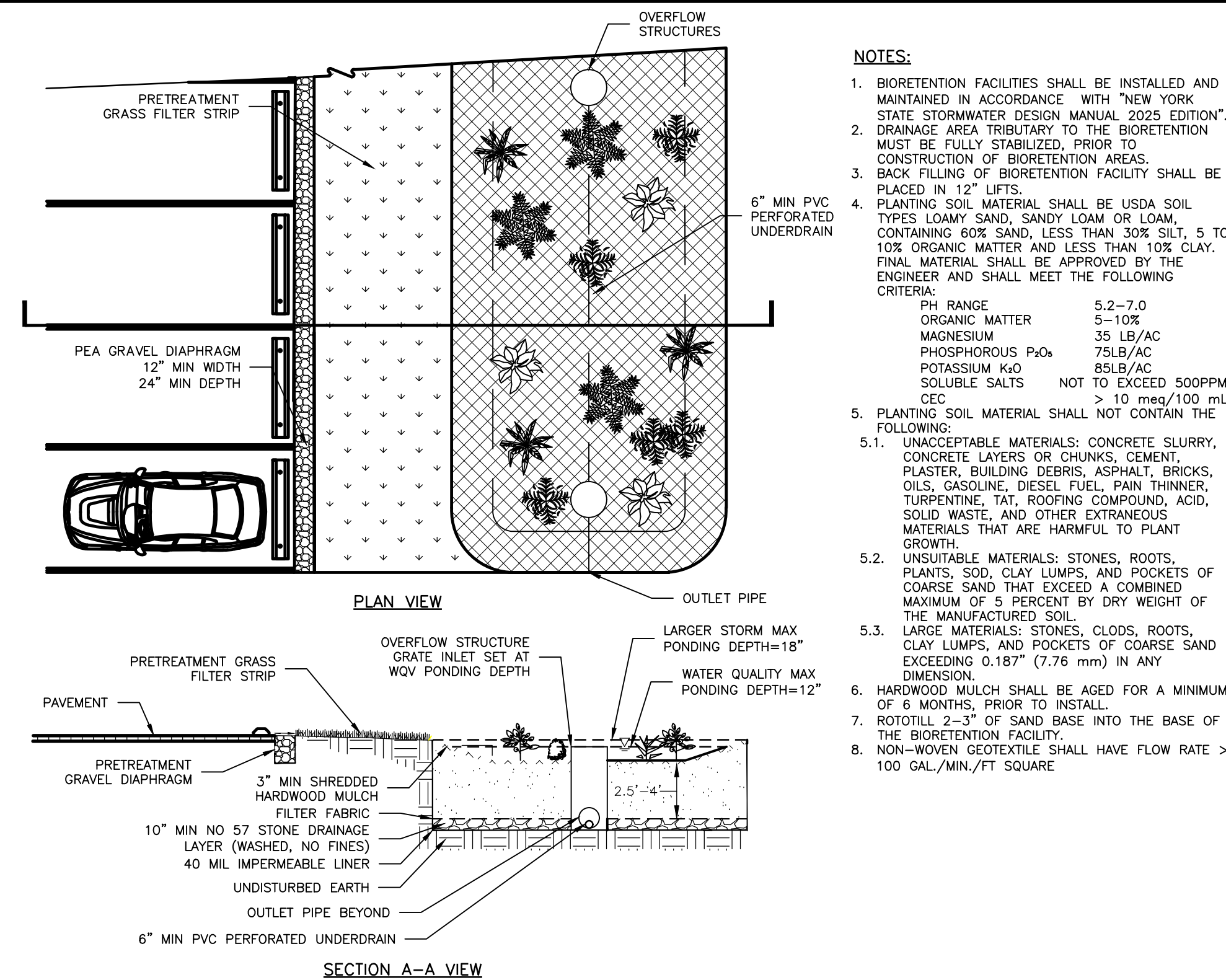
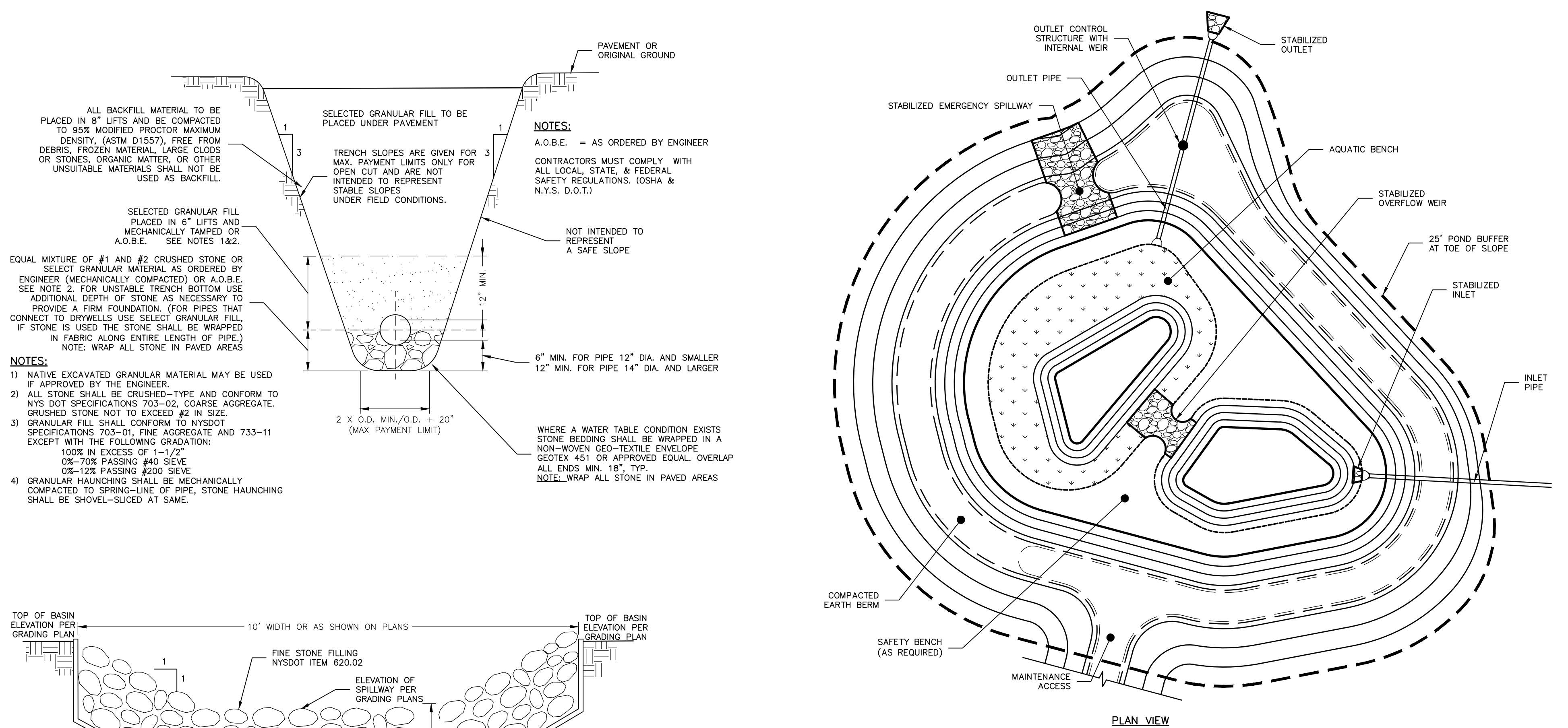


1. THE AREA UNDER EMBANKMENT SHALL BE CLEARED, GRUBBED AND STRIPPED OF ANY VEGETATION AND ROOT MAT. THE POOL AREA SHALL BE CLEARED
2. THE FILL MATERIAL UNDER EMBANKMENT SHALL BE FREE OF ROOTS OR OTHER WOODY VEGETATION AS WELL AS OVER-SIZED STONES, ROCKS, ORGANIC MATERIAL OR OTHER OBJECTIONABLE MATERIAL. THE EMBANKMENT SHALL BE COMPACTED BY TRAVELING WITH EQUIPMENT WHILE IT IS BEING CONSTRUCTED. MAXIMUM HEIGHT OF EMBANKMENT SHALL BE 5 FEET, MEASURED AT CENTERLINE OF EMBANKMENT
3. ALL FILL SLOPES SHALL BE 2:1 OR FLATTER, CUT SLOPES 1:1 OR FLATTER
4. EXCAVATION OF THE TOP OF ANY DIKE DIRECTING WATER INTO TREAT MUST EQUAL OR EXCEED THE HEIGHT OF THE EMBANKMENT
5. STORAGE AREA PROVIDED SHALL BE FIGURED BY COMPUTING THE VOLUME AVAILABLE BEHIND THE OUTLET CHANNEL UP TO AN ELEVATION OF ONE (1) FOOT BELOW THE LEVEL WEIR CREST
6. FILTER CLOTH SHALL BE PLACED OVER THE BOTTOM OF THE CHANNEL. THE OUTLET CHANNEL PRIOR TO TO PLACEMENT IN STONE. SECTIONS OF FABRIC MUST OVERLAP AT LEAST 1 FOOT WITH SECTION NEAREST THE ENTRANCE PLACED ON TOP. FABRIC SHALL BE EMBEDDED AT LEAST 6 INCHES INTO EXISTING GROUND AT ENTRANCE OUTLET CHANNEL'S ENTRANCE
7. FILTER CLOTH SHALL BE PLACED OVER THE BOTTOM OF THE CHANNEL. THE OUTLET CHANNEL PRIOR TO TO PLACEMENT IN STONE. SECTIONS OF FABRIC MUST OVERLAP AT LEAST 1-FOOT WITH SECTION NEAREST ENTRANCE PLACED ON TOP. FABRIC SHALL BE EMBEDDED AT LEAST 6 INCHES INTO EXISTING GROUND AT ENTRANCE OUTLET CHANNEL
8. SEDIMENT SHALL BE REMOVED TO ITS ORIGINAL DIMENSIONS WHEN SEDIMENT HAS ACCUMULATED TO A DESIGN DEPTH OF THE TREAT. REMOVED SEDIMENT SHALL BE DEPOSITED IN A SUITABLE AREA AND IN SUCH A MANNER IT WILL NOT ERODE.
9. THE STRUCTURE SHALL BE REPAIRED AFTER EACH RAIN AND AS NEEDED
10. CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER EROSION AND WATER POLLUTION ARE MINIMIZED
11. THE STRUCTURE SHALL BE REMOVED AND THE AREA STABILIZED WHEN DRAINAGE AREA HAS BEEN PROPERLY STABILIZED
12. DRAINAGE FOR THIS AREA IS LIMITED TO 15 ACRES OR LESS

DESIGN CALCULATIONS (#1, #2, #3)

CONTRIBUTING AREA = 0.8/3.7/1.8 ACRES
MIN SIZE = 3,600 CF/ACRE
MIN SIZE = 2,880 CF/13,320 CF/6,480 CF

CONTRIBUTING AREA (ACRES)	DEPTH OF CHANNEL (A)	LENGTH OF WEIR (B)
1	1.5	4.0
2	1.5	5.0
3	1.5	6.0
4	1.5	10.0
5	1.5	12.0
6	1.5	14.0
7	1.5	16.0
8	2.0	10.0
9	2.0	10.0
10	2.0	12.0



NOTES:

- BIORETENTION FACILITIES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH "NEW YORK STATE STORMWATER DESIGN MANUAL 2025 EDITION".
- DRAINAGE AREA TRIBUTARY TO THE BIORETENTION FACILITY SHALL BE STABILIZED PRIOR TO CONSTRUCTION OF BIORETENTION AREAS.
- BACK FILLING OF BIORETENTION FACILITY SHALL BE:
- PLANTING SOIL MATERIAL SHALL BE USDA SOIL TYPES LOAMY SAND, SANDY LOAM OR LOAM.
- CONSTRUCT 60% SAND, 40% SOIL, 5% TO 10% ORGANIC MATTER AND LESS THAN 10% CLAY. FINAL MATERIAL SHALL BE APPROVED BY THE ENGINEER AND SHALL MEET THE FOLLOWING CRITERIA:

PH RANGE	5.2 - 7.0
ORGANIC MATTER	1.0 - 12.0%
MAGNESIUM	35 LB/AC
PHOSPHORUS P ₂₀₅	75LB/AC
POTASSIUM K _{2O}	85LB/AC
SOLUBLE SALTS	NOT TO EXCEED 500PPM
CEMENTING SOIL	> 10 mg/100 ml
- PLANTING SOIL MATERIAL SHALL NOT MEET THE FOLLOWING CRITERIA:
 - UNACCEPTABLE MATERIALS: CONCRETE SURFACES, CONCRETE LAYERS OR CHUNKS, CEMENT, ASPHALT, CEMENT, BUILDING DEBRIS, ASPHALT, BRICKS, OILS, GASOLINE, DIESEL FUEL, PAN THINNER, TURPENTINE, TAIL, ROOFING COMPOUND, ACID, SOLID WASTE, AND POWER EQUIPMENT EXHAUST MATERIALS THAT ARE HARMFUL TO PLANT GROWTH.
 - UNDESIRABLE MATERIALS: STONES, ROOTS, PLANTS, SOD, CLAY LUMPS, AND POCKETS OF COARSE MATERIAL THAT EXCEED A COMBINED VOLUME OF 5 PERCENT BY DRY WEIGHT OF THE MANUFACTURED SOIL.
 - LARGE MATERIALS: STONES, LOGS, ROOTS, CLAY LUMPS, AND POCKETS OF COARSE SAND EXCEEDING 0.187" (7.62 mm) IN ANY DIMENSION.
 - HARDENED SOIL SHALL BE AGED FOR A MINIMUM OF 6 MONTHS, PRIOR TO INSTALL.
 - ROTOTILL 2-3" OF SAND BASE INTO THE BASE OF THE BIORETENTION FACILITY.
 - NON-VEGETATE SHALL HAVE FLOW RATE > 100 GAL./MIN./FT SQUARE

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Lithonia Lighting WST LED P2 40K VF MVDLT
SCALE1 PHOTOMETRY test report no. ISF 30965P20
lamp(s): LED
ballast: LED DRIVER
candela file "WST_LED_P2_40K_VF_MVDLT.ies"
1 lamp(s) per luminaire, photometry is absolute
Light Loss Factor = 1.000, watts per luminaire = 25
from reach (from mounting axis to photometric center)= 12 in
mounting height= 8 ft
number locations= 3, number luminaires= 3
kw all locations= 0.1

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