

PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT

500 BRADLEY HILL ROAD

SECTION 65.18, BLOCK 1, LOT 19

TOWN OF ORANGETOWN, ROCKLAND COUNTY, N.Y.

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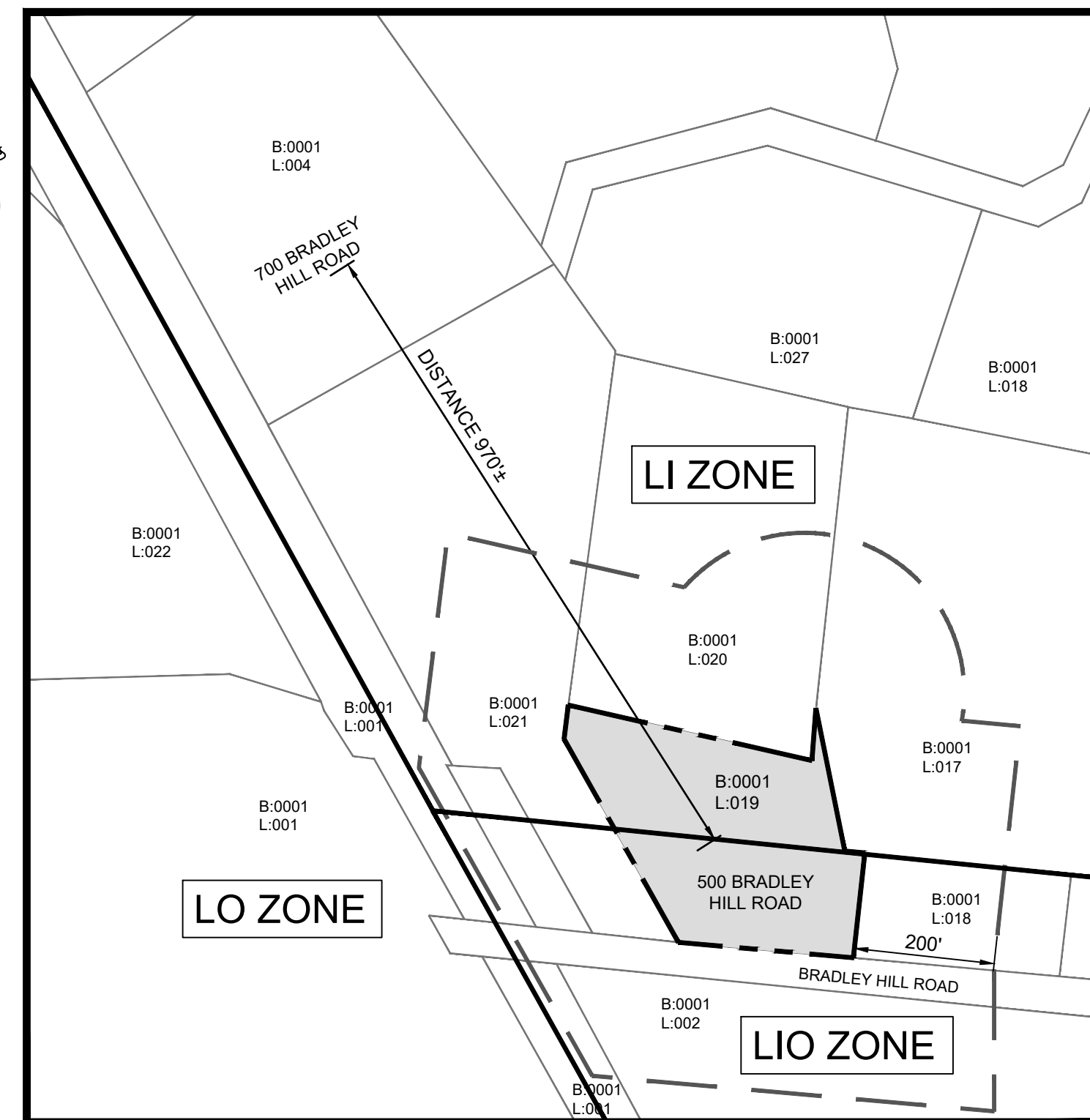
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DISTRICTS

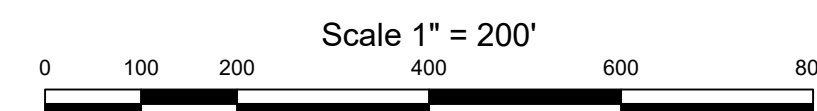
SCHOOL: SOUTH ORANGETOWN CENTRAL SCHOOL DISTRICT
 FIRE: BLAUVELT
 LIGHTING: TOWN OF ORANGETOWN
 SEWER: TOWN OF ORANGETOWN
 ZONING: LI AND LIO

ZONING TABLE SUMMARY 500 BRADLEY HILL ROAD SECTION 65.18, BLOCK 1, LOT 19 HAMLET OF BLAUVELT, NEW YORK, 10913 PROJECT NO. 12319					
ZONE: LIGHT INDUSTRIAL (LI)					
PERMITTED USE: LOADING SPACE					
EXISTING USE: COMMERCIAL					
PROPOSED USE: ACCESSORY TRAILER STORAGE PARKING LOT					
CODE	ITEM	REQUIRED	PROPOSED	COMPLIANCE / VARIANCE / EXISTING NON-COMPLIANCE	
AREA, YARD AND HEIGHT REQUIREMENTS					
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MINIMUM LOT AREA	2 ACRES	94,507 FT (2.17 ACRES) (47,976 SF THIS ZONE)	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MINIMUM WIDTH LOT	150 FT	250.1 FT	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MIN. PRINCIPAL BUILDING FRONT YARD	50 FT	N/A	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MIN. PRINCIPAL BUILDING REAR YARD	50 FT	N/A	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MIN. PRINCIPAL BUILDING SIDE YARD	50 FT	N/A	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MIN. PRINCIPAL BUILDING TOTAL SIDE YARD	100 FT	N/A	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MAX. BUILDING HEIGHT (FEET)	25 FT	N/A	COMPLIANCE
§43	ATTACHMENT 18	MAX. LAND COVERAGE	80%	20%	COMPLIANCE

ZONING TABLE SUMMARY 500 BRADLEY HILL ROAD SECTION 65.18, BLOCK 1, LOT 19 HAMLET OF BLAUVELT, NEW YORK, 10913 PROJECT NO. 12319					
ZONE: LIGHT INDUSTRIAL/OFFICE (LIO)					
PERMITTED USE: LOADING SPACE					
EXISTING USE: COMMERCIAL					
PROPOSED USE: ACCESSORY TRAILER STORAGE PARKING LOT					
CODE	ITEM	REQUIRED	PROPOSED	COMPLIANCE / VARIANCE / EXISTING NON-COMPLIANCE	
AREA, YARD AND HEIGHT REQUIREMENTS					
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MINIMUM LOT AREA	2 ACRES	94,507 FT (2.17 ACRES) (46,531 SF THIS ZONE)	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MINIMUM WIDTH LOT	50 FT	250.1 FT	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MIN. PRINCIPAL BUILDING FRONT YARD	100 FT	N/A	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MIN. PRINCIPAL BUILDING REAR YARD	100 FT	N/A	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MIN. PRINCIPAL BUILDING SIDE YARD	100 FT	N/A	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MIN. PRINCIPAL BUILDING TOTAL SIDE YARD	200 FT	N/A	COMPLIANCE
§43	SCHEDULE OF AREA, YARD AND HEIGHT REQUIREMENTS	MAX. BUILDING HEIGHT (FEET)	25 FT	N/A	COMPLIANCE
§43	ATTACHMENT 18	MAX. LAND COVERAGE	75%	71%	COMPLIANCE

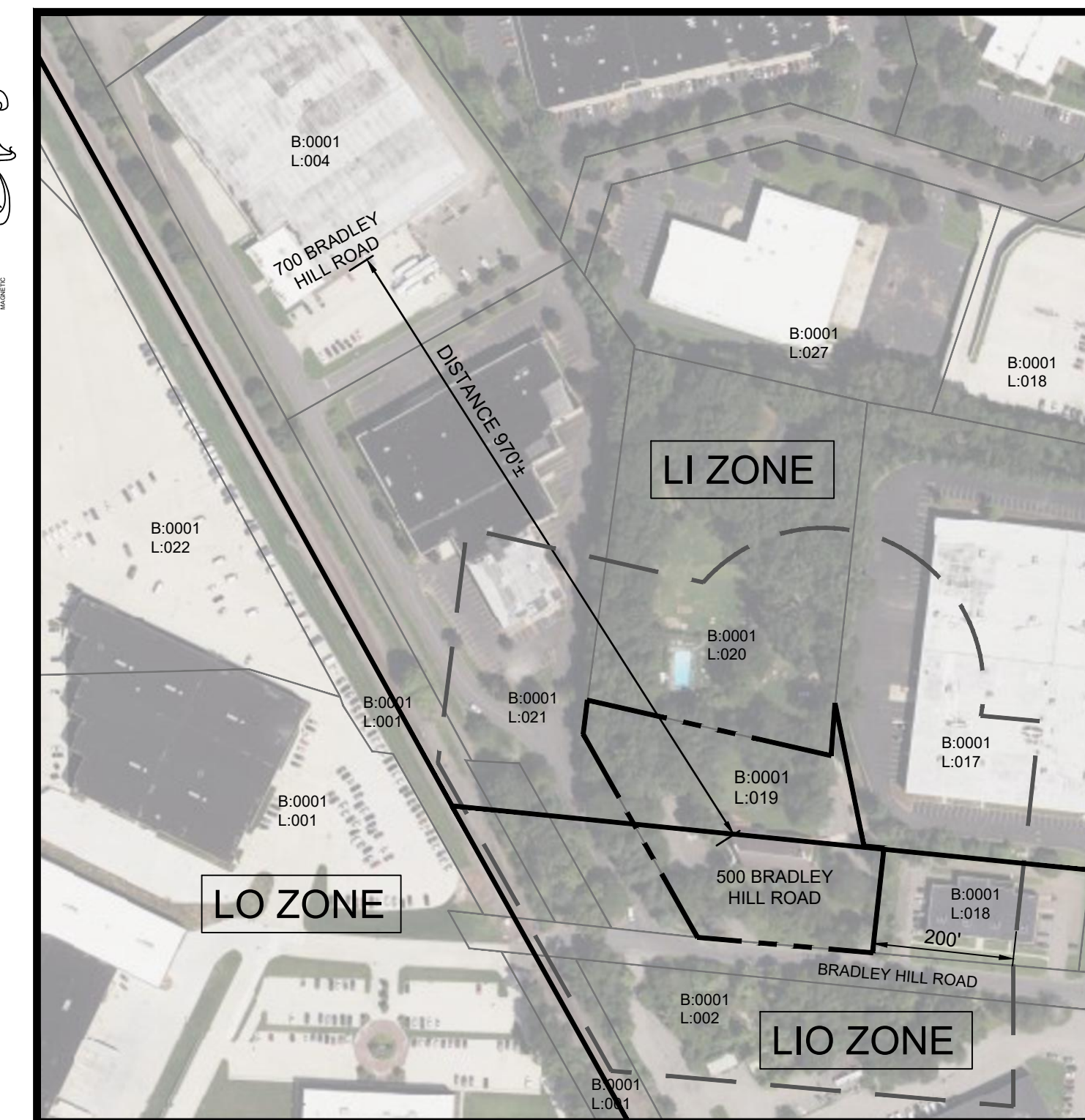


ZONING & LOCATION MAP
SCALE: 1" = 200' ±

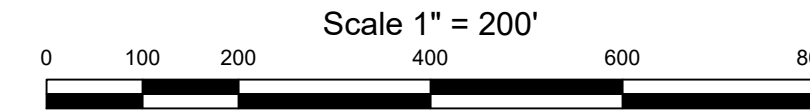


LEGEND

- B: 001 BLOCK NUMBER
- L: 019 LOT NUMBER
- LOT LINE
- PROJECT AREA LIMITS
- ZONE BOUNDARY LINE



AERIAL MAP
SCALE: 1" = 200' ±



LEGEND

- PROJECT AREA LIMITS

SITE PLAN OF:
500 BRADLEY HILL ROAD
TOWN OF ORANGETOWN, NEW YORK

OWNER/APPLICANT:
PG-OE 500 BRADLEY HILL ROAD OWNER, L.L.C.
C/O ONYX MANAGEMENT GROUP, LLC
900 ROUTE 9 NORTH, SUITE 400
WOODBIDGE, NJ 07095

APPLICANT _____ DATE _____

ATTORNEY :
MCCULLOUGH, GOLDBERGER & STAUDT, LLP
1311 MAMARONECK AVE., SUITE 340 WHITE PLAINS, NY
10605 CONTACT: SETH M. MANDELBAUM
PHONE: 914-949-6400 EMAIL: SManelbaum@mgslawyers.com

CIVIL ENGINEER :
SESI CONSULTING ENGINEERS
959 ROUTE 46E, 3RD FLOOR
PARSIPPANY, NJ 07054
CONTACT: FRANZ W. LAKI, PE
PHONE: 973-808-9050
EMAIL: FL@SESI.ORG

TOWN OF ORANGETOWN	
THIS SITE PLAN IS HEREBY APPROVED BY THE PLANNING BOARD OF THE TOWN OF ORANGETOWN, NEW YORK.	
DATE _____	SECRETARY _____
DATE _____	CHAIRMAN _____
THIS SITE PLAN HAS BEEN REVIEWED AND IS HEREBY APPROVED.	
DATE _____	TOWN ENGINEER _____



FRANZ W. LAKI, P.E.
PROFESSIONAL ENGINEER
N.Y. LIC. NO. 96772

SESI CONSULTING ENGINEERS
GEOTECHNICAL | ENVIRONMENTAL | SITE CIVIL
959 route 46e, 3rd floor, parsippany, nj 07054 ph: 973.808.9050

DATE: 12/22/2022 JOB NO. 12319 SHEET C-1

REV	DATE	DESCRIPTION	BY

N:\AD\12319\CAD\SITE PLAN\12319.DWG COVER.DWG 02/07/23 11:41:25AM dm LAYOUT.C-1

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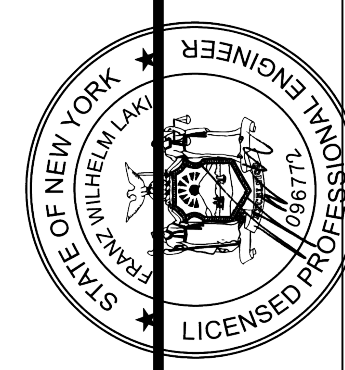
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NOT FOR CONSTRUCTION

LEGEND
--- PROPERTY LINE
- - - EXISTING CURB
--- EXISTING CONTOUR
x 76.25 EXISTING SPOT ELEVATION

Scale: 1" = 20'
0 10 20 40 60 80



FRANZ W. LAKI, P.E.
PROFESSIONAL ENGINEER
N.Y. LIC. NO. 96772

PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT
SECTION 65.18, BLOCK 1, LOT 19
HAMLET OF BALVELET, TOWN OF ORANGETOWN
ROCKLAND COUNTY, N.Y.

EXISTING CONDITIONS PLAN

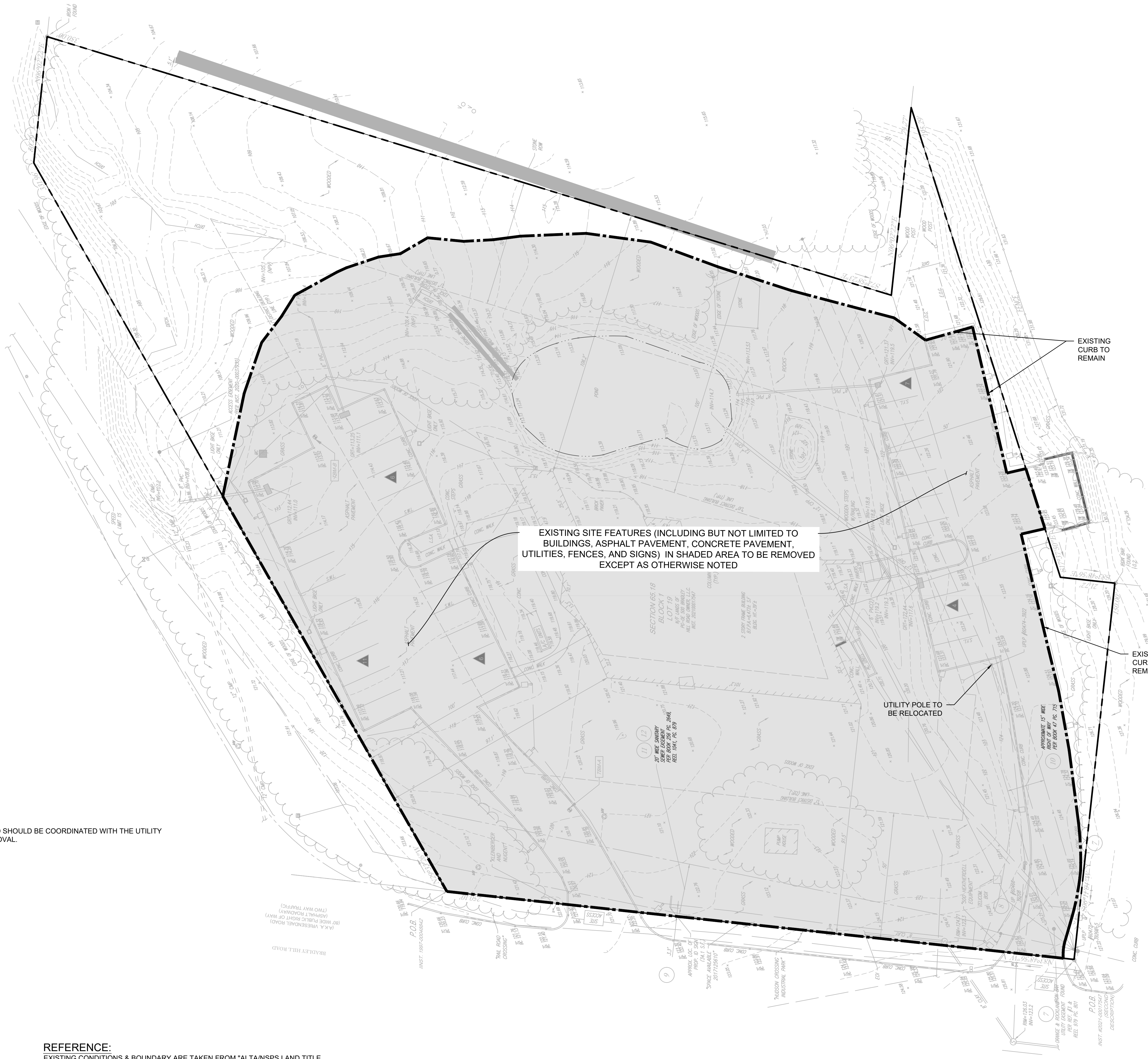
job no. 12319
drawing no.

EC-1

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designed by: AW
checked by: FL
scale: AS NOTED
date: 02/02/2023

rev.	date	description	by



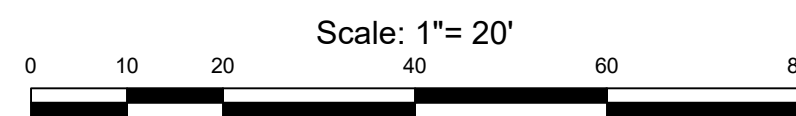
NOTE:
 1. UTILITIES TO BE REMOVED SHOULD BE COORDINATED WITH THE UTILITY COMPANY PRIOR TO REMOVAL.

LEGEND

	PROPERTY LINE
	EXISTING CURB
	EXISTING CONTOUR
	EXISTING SPOT ELEVATION
	SITE FEATURES TO BE REMOVED
	LIMIT OF DISTURBANCE

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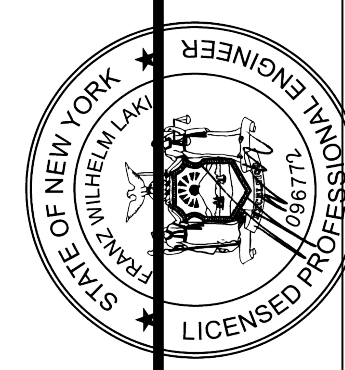
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by	
description	
date	
rev	

dwg by: AW
 chk by: FL
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 date: 02/02/2023

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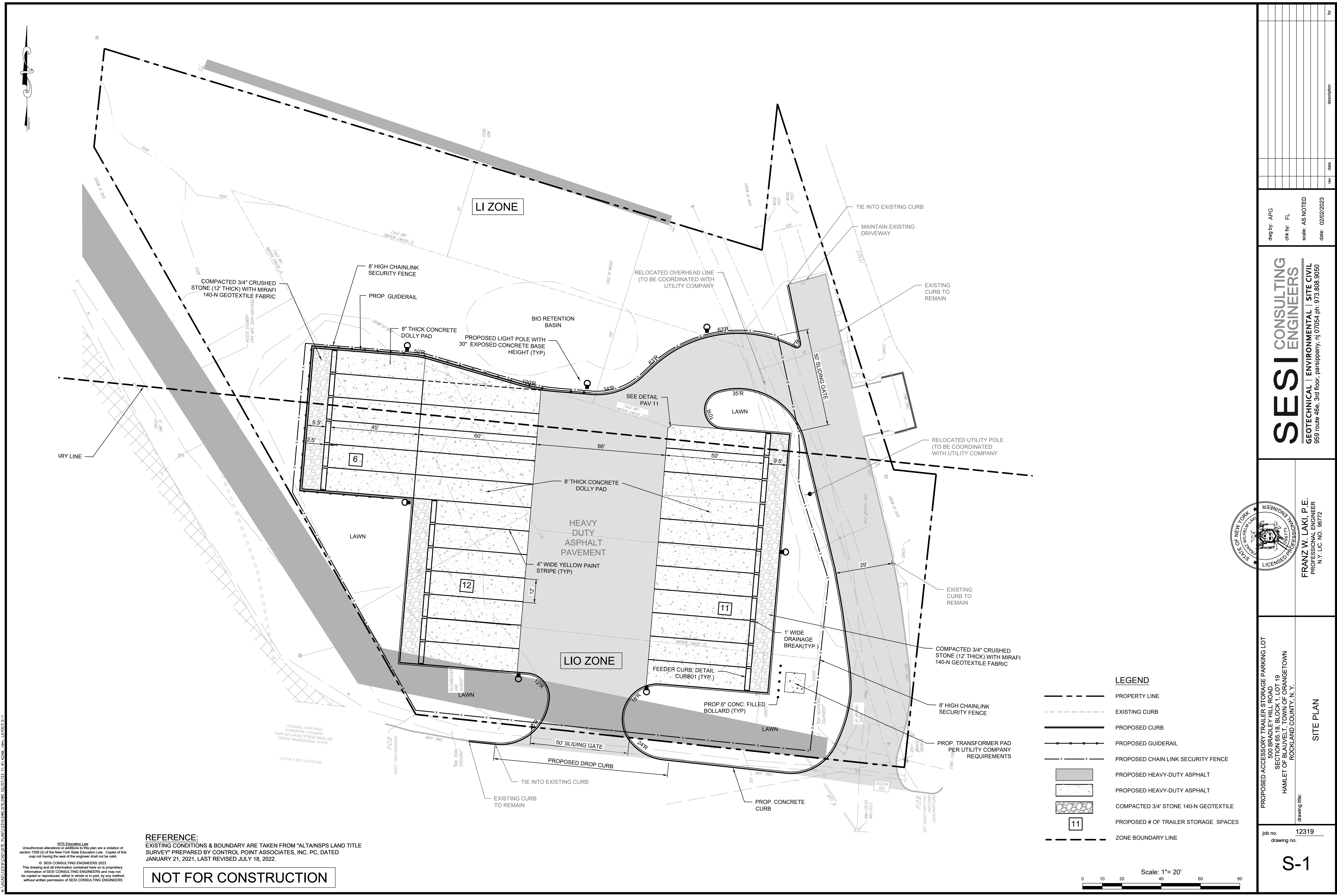


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 PROFESSIONAL ENGINEER
 N.Y. LIC. NO. 96772

PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT
 SECTION 65.18, BLOCK 1, LOT 19
 HAMLET OF BUVALLET, TOWN OF ORANGETOWN
 ROCKLAND COUNTY, N.Y.
 drawing title: **DEMOLITION PLAN**

job no. 12319
 drawing no.

DE-1



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LEGEND

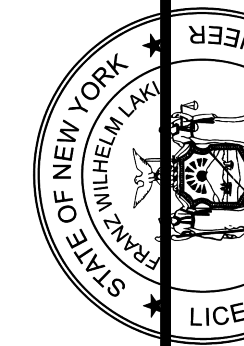
	PROPERTY LINE
	EXISTING CURB
	PROPOSED CURB
	PROPOSED GUIDERAIL
	PROPOSED CHAIN LINK SECURITY FENCE
	PROPOSED HEAVY-DUTY ASPHALT
	PROPOSED HEAVY-DUTY ASPHALT
	COMPACTED 3/4" STONE 140-N GEOTEXTILE
	PROPOSED # OF TRAILER STORAGE SPACES
	ZONE BOUNDARY LINE

Scale: 1" = 20'
 0 10 20 40 60 80

REV	DATE	DESCRIPTION

dwg by: AFG
 chk by: FL
 scale: AS NOTED
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 N.Y. LIC. NO. 98772

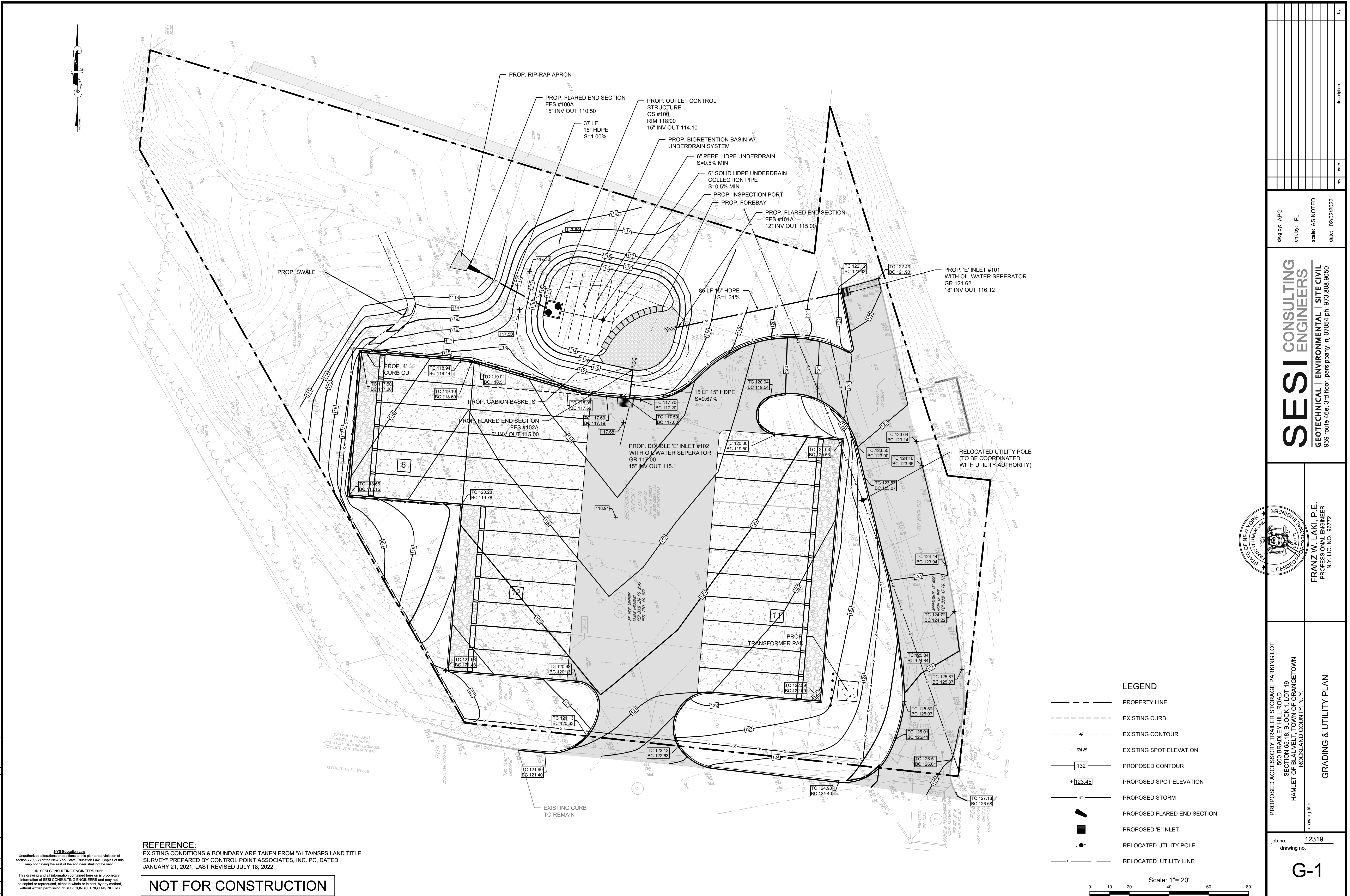
PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT
 500 BRADLEY HILL ROAD
 SECTION 65.18, BLOCK 1, LOT 19
 HAMLET OF BLAUVELT, TOWN OF ORANGETOWN
 ROCKLAND COUNTY, N.Y.
 drawing title: **SITE PLAN**

job no. **12319**
 drawing no.

S-1

N.Y. REG. NO. 12319, CAD. SITE PLAN, 02/02/23, 11:41:54 AM, cfm, LAYOUT 5-1

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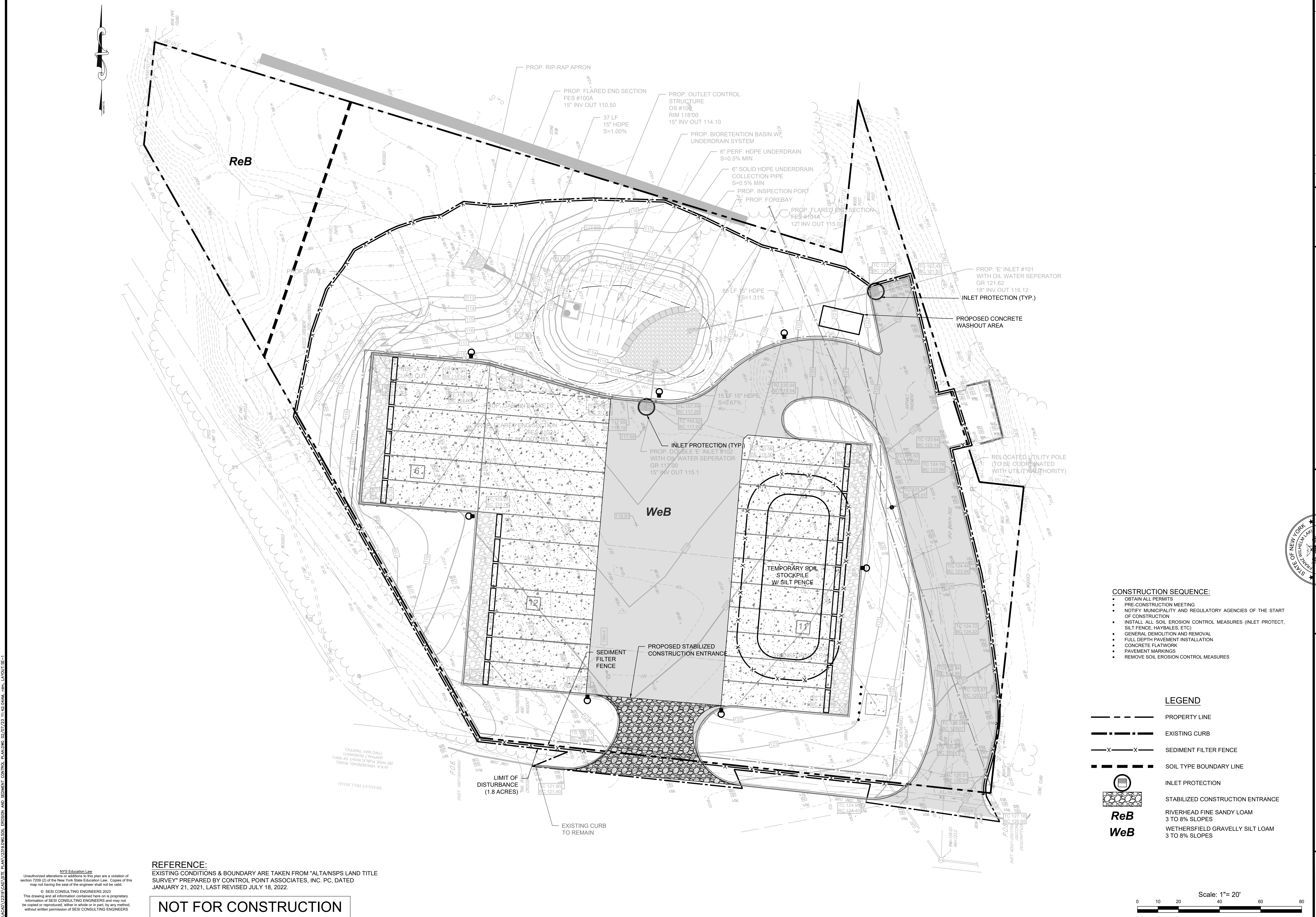
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NOT FOR CONSTRUCTION

LEGEND
 - - - - - PROPERTY LINE
 --- --- --- EXISTING CURB
 --- --- --- EXISTING CONTOUR
 × 726.25 EXISTING SPOT ELEVATION
 132 PROPOSED CONTOUR
 +123.45 PROPOSED SPOT ELEVATION
 --- --- --- PROPOSED STORM
 --- --- --- PROPOSED FLARED END SECTION
 --- --- --- PROPOSED 'E' INLET
 ● RELOCATED UTILITY POLE
 --- --- --- RELOCATED UTILITY LINE

Scale: 1" = 20'
 0 10 20 40 60 80

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<p>FRANZ W. LAKI, P.E. PROFESSIONAL ENGINEER N.Y. LIC. NO. 98772</p>	
<p>PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT 500 BRADLEY HILL ROAD SECTION 65.18, BLOCK T, LOT 19 HAMLET OF BLAUVELT, TOWN OF ORANGETOWN ROCKLAND COUNTY, N.Y.</p>	<p>GRADING & UTILITY PLAN</p>
<p>dwg by: APG chk by: FL scale: AS NOTED date: 02/02/2023</p>	<p>job no. 12319 drawing no. G-1</p>

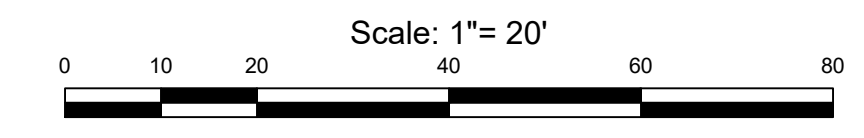


- CONSTRUCTION SEQUENCE:**
- OBTAIN ALL PERMITS
 - PRE-CONSTRUCTION MEETING
 - NOTIFY MUNICIPALITY AND REGULATORY AGENCIES OF THE START OF CONSTRUCTION
 - INSTALL ALL SOIL EROSION CONTROL MEASURES (INLET PROTECT, SILT FENCE, HAYBALES, ETC)
 - GENERAL DEMOLITION AND REMOVAL
 - FULL DEPTH PAVEMENT INSTALLATION
 - CONCRETE FLATWORK
 - PAVEMENT MARKINGS
 - REMOVE SOIL EROSION CONTROL MEASURES

- LEGEND**
- PROPERTY LINE
 - - - EXISTING CURB
 - X-X- SEDIMENT FILTER FENCE
 - - - SOIL TYPE BOUNDARY LINE
 - INLET PROTECTION
 - STABILIZED CONSTRUCTION ENTRANCE
 - ReB RIVERHEAD FINE SANDY LOAM
3 TO 8% SLOPES
 - WeB WETHERSFIELD GRAVELLY SILT LOAM
3 TO 8% SLOPES

REFERENCE:
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<p>dwg by: AW chk by: FL scale: AS NOTED date: 02/02/2023</p>	<p>PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT 500 BRADLEY HILL ROAD SECTION 65.18, BLOCK 1, LOT 19 HAMLET OF BLAUVELT, TOWN OF ORANGETOWN ROCKLAND COUNTY, N.Y.</p>	<p>FRANZ W. LAKI, P.E. PROFESSIONAL ENGINEER N.Y. LIC. NO. 98772</p>
<p>SOIL EROSION AND SEDIMENT CONTROL PLAN</p>		<p>job no. 12319 drawing no. SE-1</p>

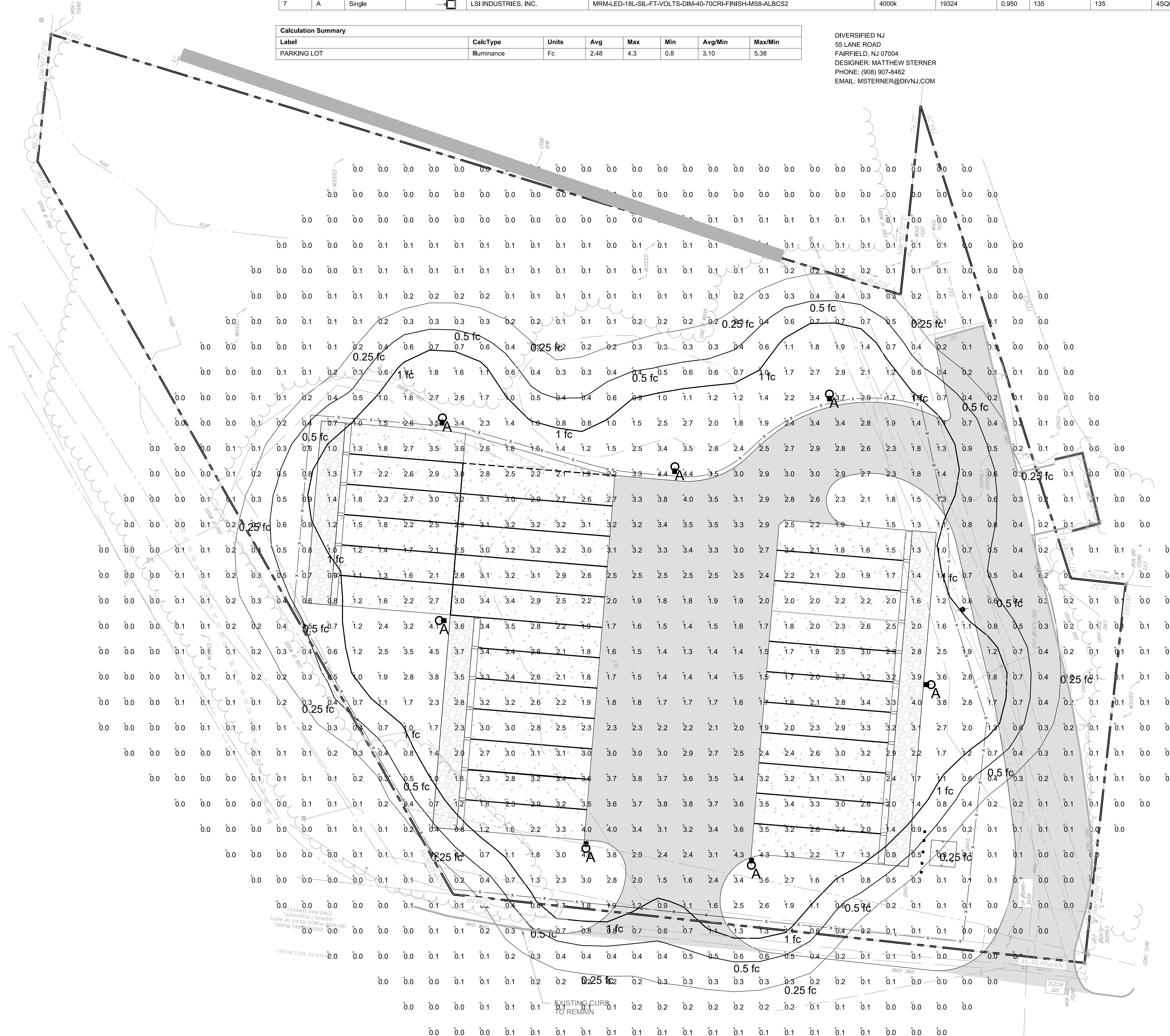
N.Y. STATE ENGINEERING EXAMINER: PLAN 12319, SOIL EROSION AND SEDIMENT CONTROL PLAN, 02/02/23, 11:42:04AM, .dwg, LAYOUT, SE-1

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Diversified NJ Luminaire Schedule												
Qty	Type	Arrangement	Symbol	Manufacturer	Light Fixture	CCT	Lum. Lumens	LLF	Lum. Watts	Arr. Watts	Pole / Bracket	Mounting AFG (FT)
7	A	Single		LSI INDUSTRIES, INC.	MRM-LED-18L-SIL-FIT-VOLTS-DIM-40-70CRI-FINISH-MS8-ALBCS2	4000k	19324	0.950	135	135	4SQB3-S11G-22-S-FINISH-GA (MOUNTED ON 3' BASE AFG)	25

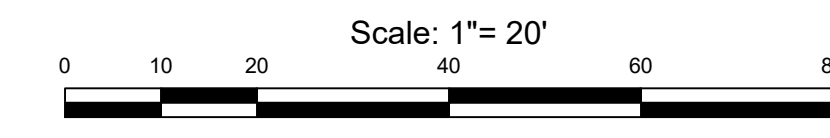
Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
PARKING LOT	Illuminance	Fc	2.48	4.3	0.8	3.10	5.38

DIVERSIFIED NJ
55 LANE ROAD
FAIRFIELD, NJ 07004
DESIGNER: MATTHEW STERNER
PHONE: (908) 907-8462
EMAIL: MSTERNER@DIVNJ.COM



LEGEND

	PROPERTY LINE
0.0	ILLUMINATION (FOOT CANDLE)
	1.0 FOOT CANDLE (ISOPLETH)
	0.5 FOOT CANDLE (ISOPLETH)
	0.25 FOOT CANDLE (ISOPLETH)



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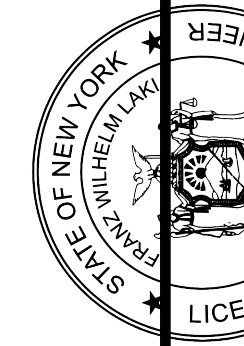
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chk by: FL
scale: AS NOTED
date: 02/02/2023

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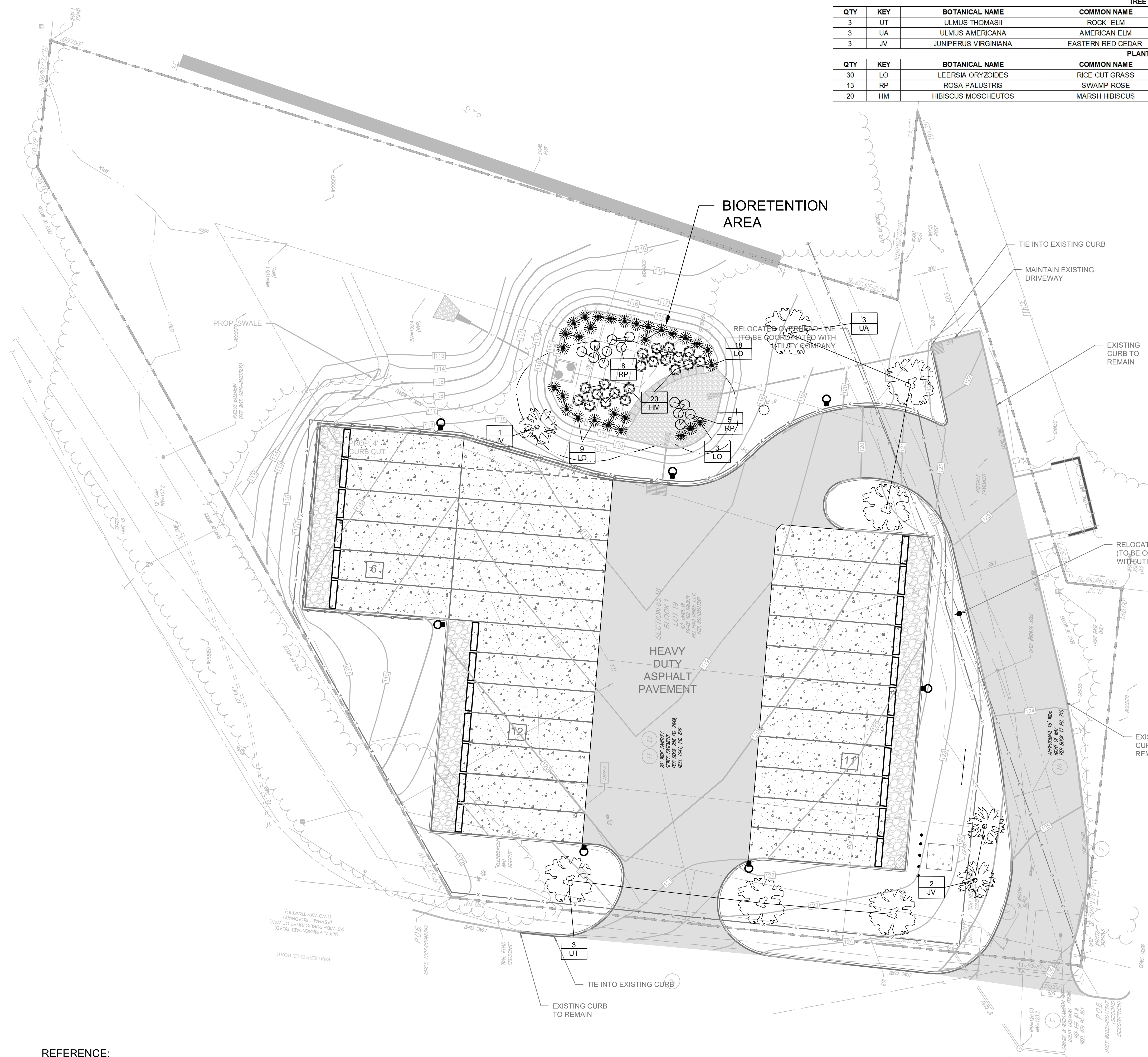


FRANZ W. LAKI, P.E.
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N.Y. LIC. NO. 98772

PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT
500 BRADLEY HILL ROAD
SECTION 65.18, BLOCK 1, LOT 19
HAMLET OF BLAUVELT, TOWN OF ORANGETOWN
ROCKLAND COUNTY, N.Y.

drawing title: **LIGHTING PLAN**
job no. 12319
drawing no.

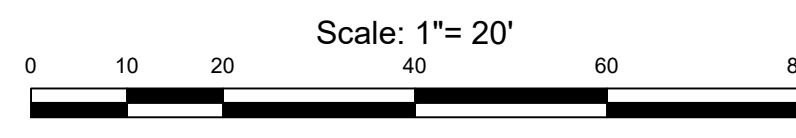
L-1



TREE LIST							
QTY	KEY	BOTANICAL NAME	COMMON NAME	TYPE	PLANTING SIZE	MATURE SIZE	FALL COLOR
3	UT	ULMUS THOMASII	ROCK ELM	DECIDUOUS	7 GAL	50-100' HT	GOLD LEAVES
3	UA	ULMUS AMERICANA	AMERICAN ELM	DECIDUOUS	7 GAL	60-125' HT	GOLD LEAVES
3	JV	JUNIPERUS VIRGINIANA	EASTERN RED CEDAR	EVERGREEN	5 GAL	10-80' HT	REDDISH BROWN

PLANT LIST							
QTY	KEY	BOTANICAL NAME	COMMON NAME	TYPE	PLANTING SIZE	MATURE SIZE	COMMENTS
30	LO	LEERSIA ORYZOIDES	RICE CUT GRASS	PERENNIAL	3 GAL	2-4' HT	ROUGH FOLIAGE
13	RP	ROSA PALUSTRIS	SWAMP ROSE	SHRUB	3 GAL	<4' HT	PINK FLOWERS
20	HM	HIBISCUS MOSCHEUTOS	MARSH Hibiscus	PERENNIAL	3 GAL	<4' HT	LATE FLOWERING

SYMBOLS	
	TREES
	GRASSES
	SHRUBS
PLANT LABELS	# OF PLANTS



REFERENCE:
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NOT FOR CONSTRUCTION

rev	date	description

dwg by: AW
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 scale: AS NOTED
 date: 02/02/2023

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 955 route 46e, 3rd floor, parsippany, nj 07654 ph: 973.808.9050



FRANZ W. LAKI, P.E.
 PROFESSIONAL ENGINEER
 N.Y. LIC. NO. 98772

PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT
 500 BRADLEY HILL ROAD
 SECTION 65-18 BLOCK 1 LOT 19
 HAMLET OF BLAUVELT, TOWN OF ORANGETOWN
 ROCKLAND COUNTY, N.Y.

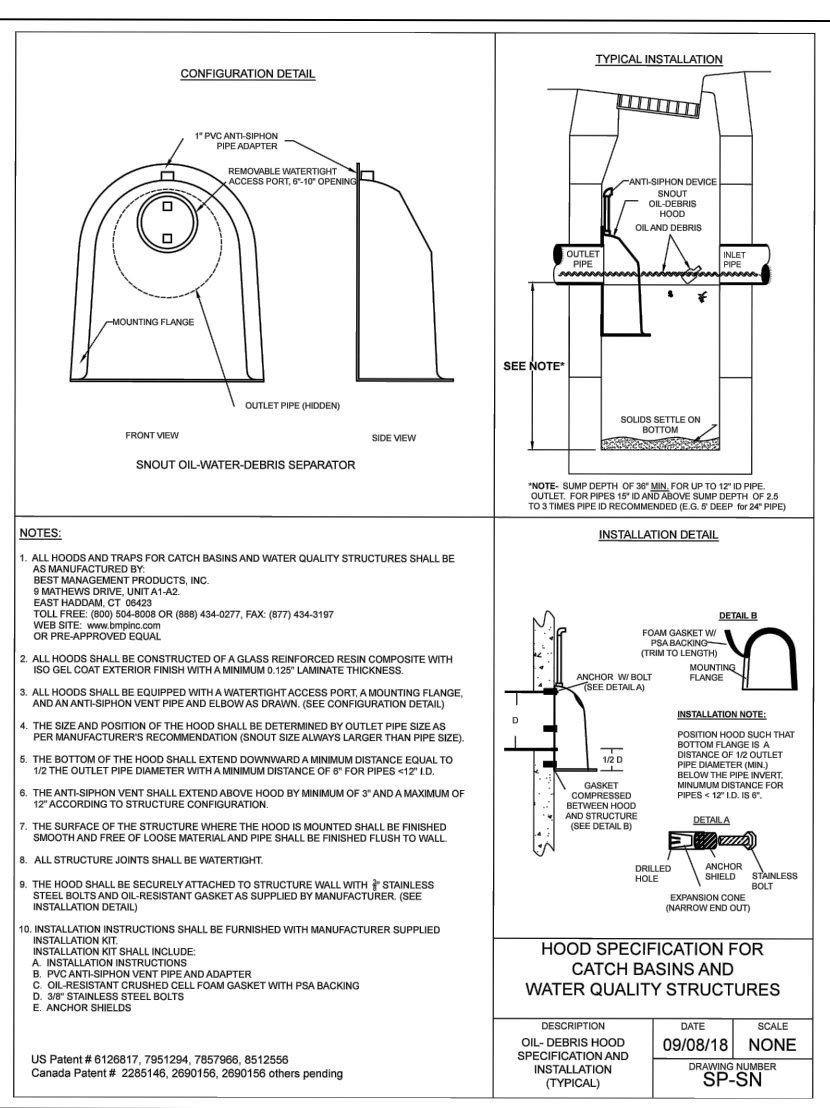
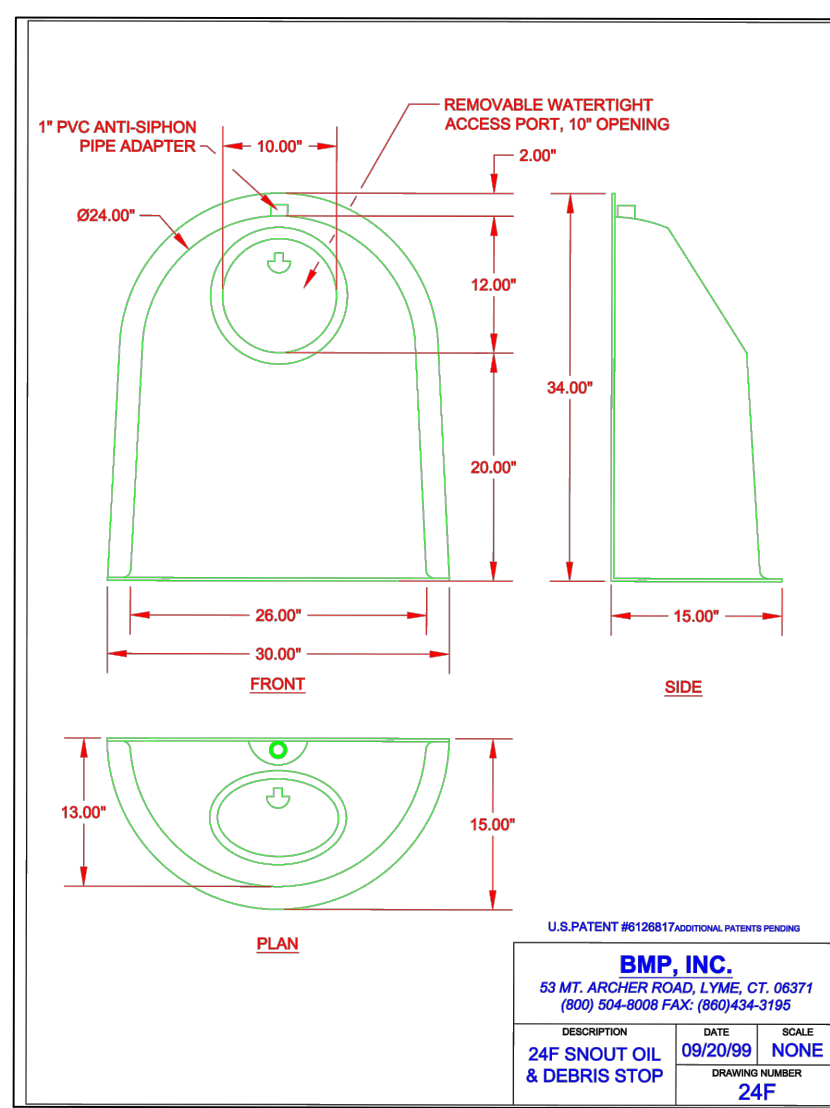
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job no. 12319
 drawing no.

LA-1

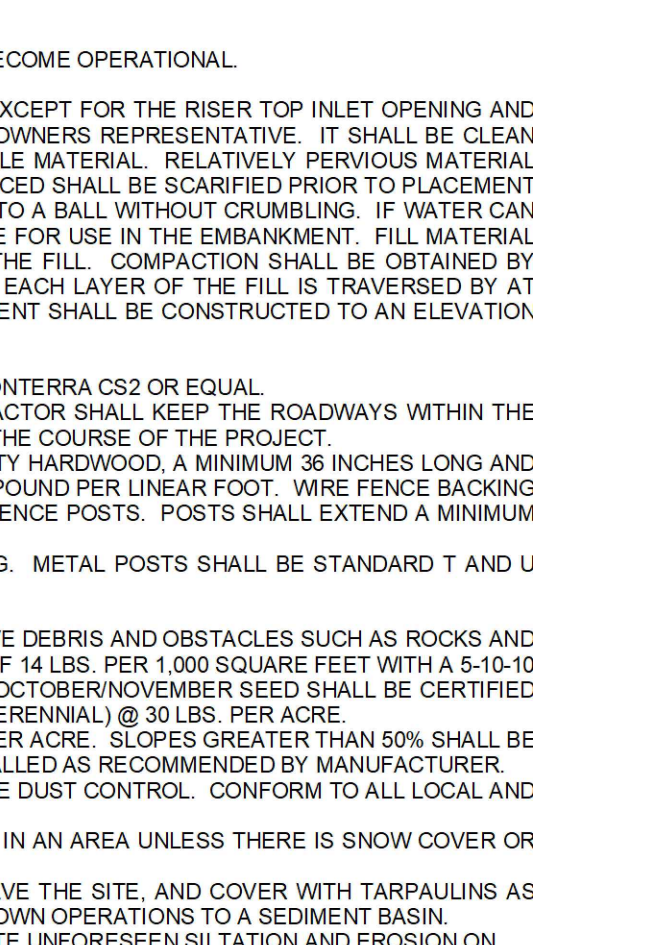
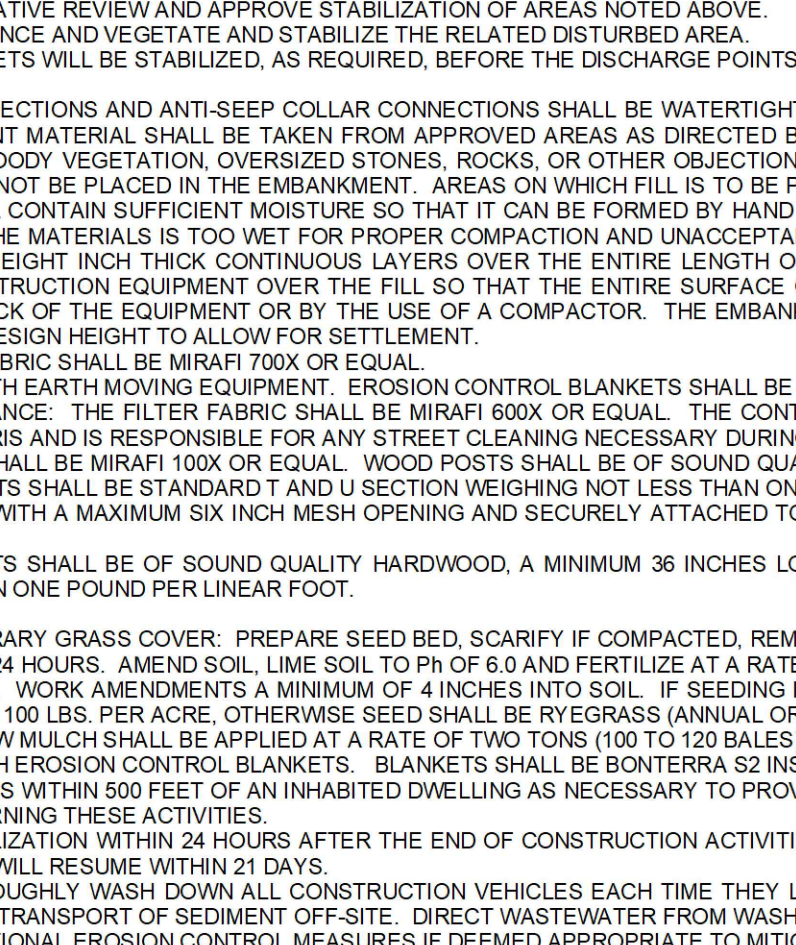
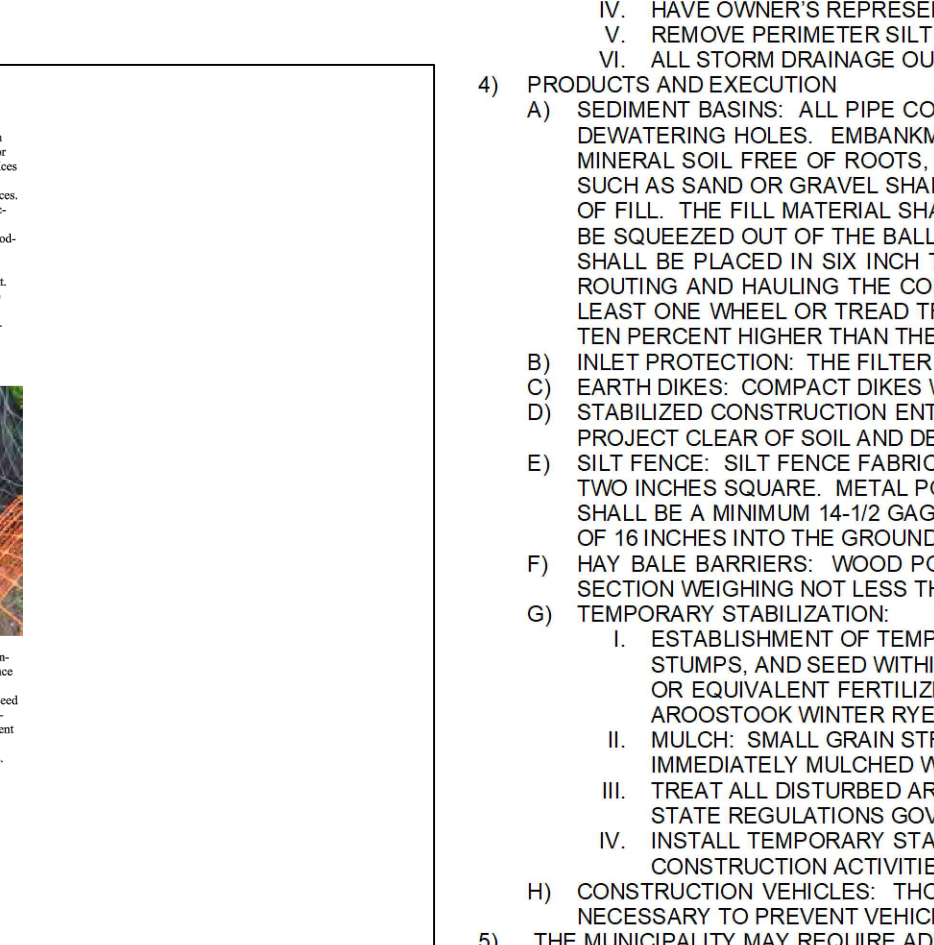
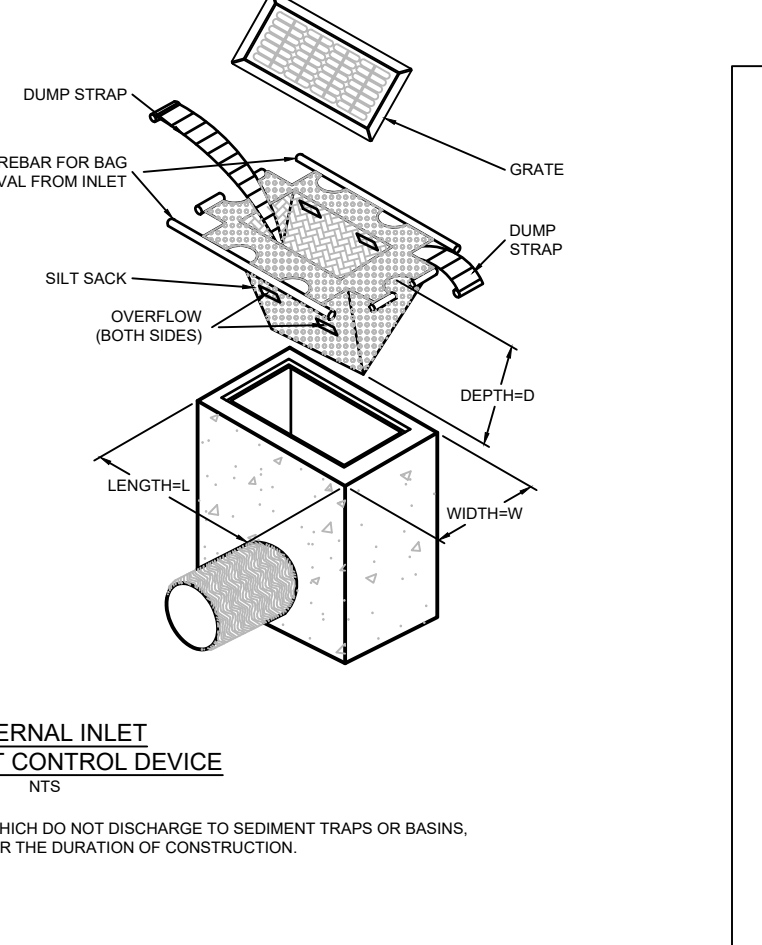
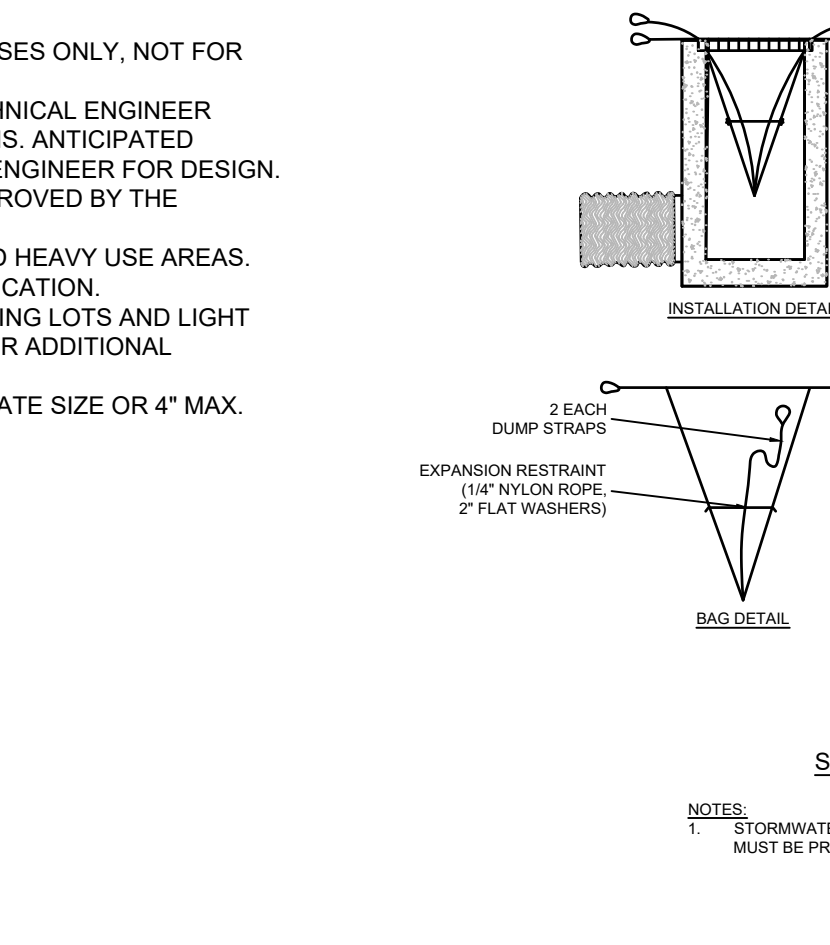
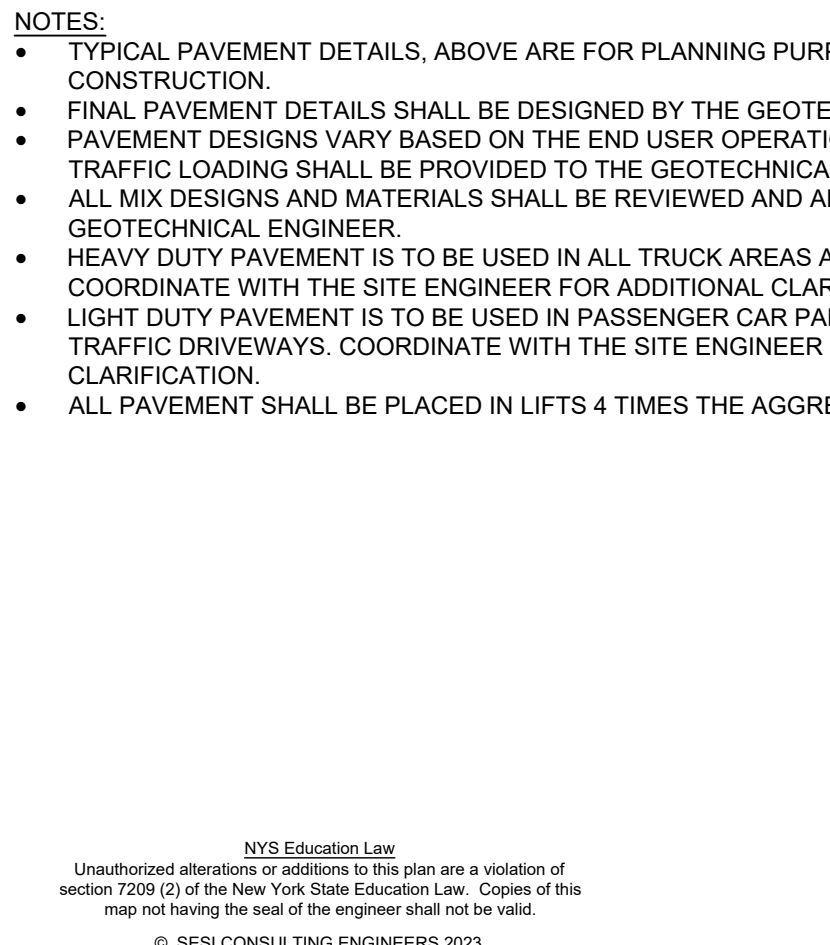
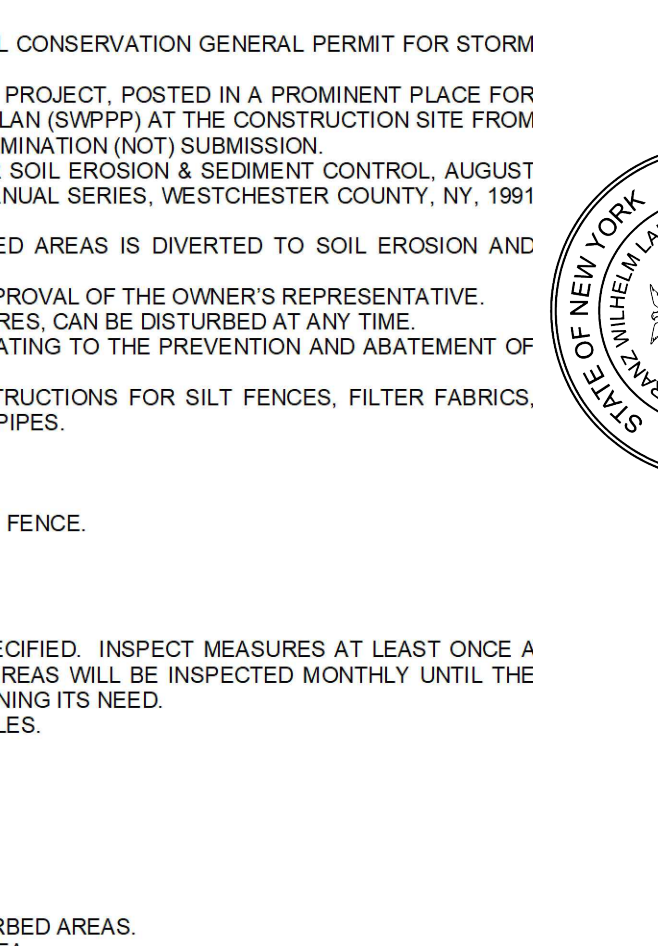
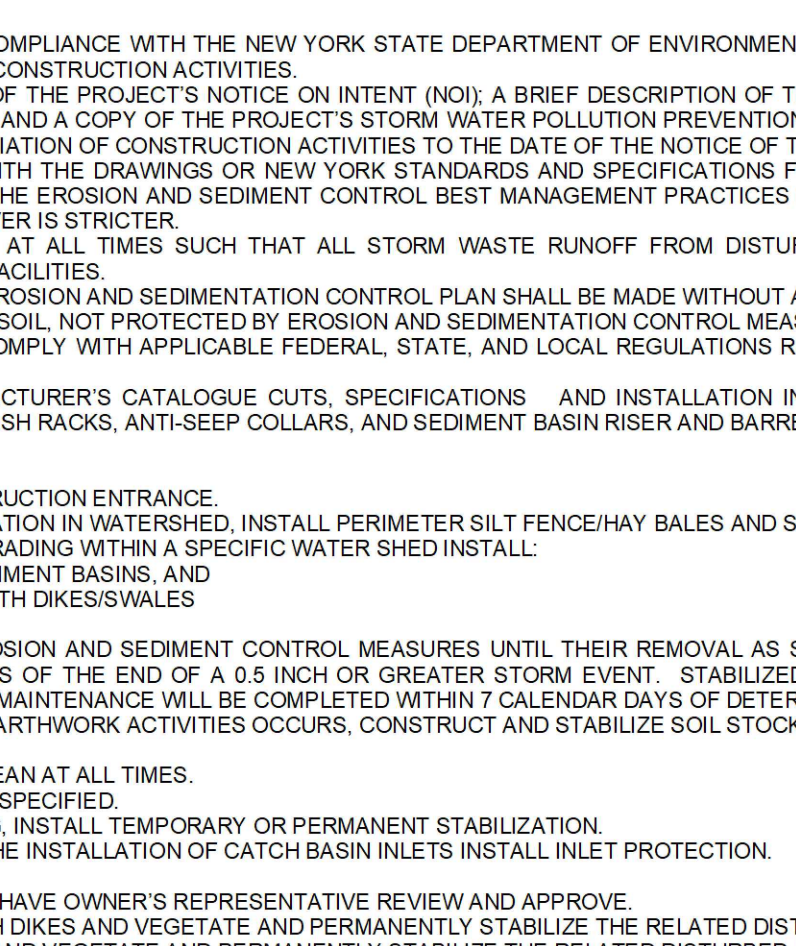
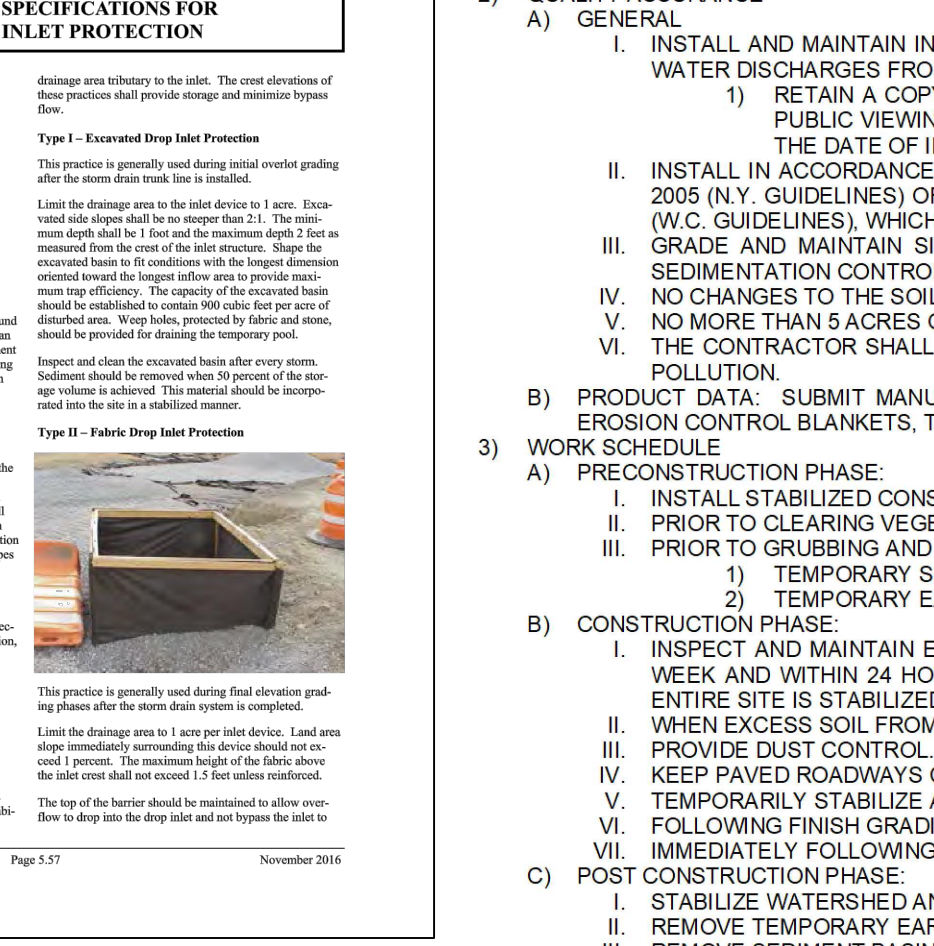
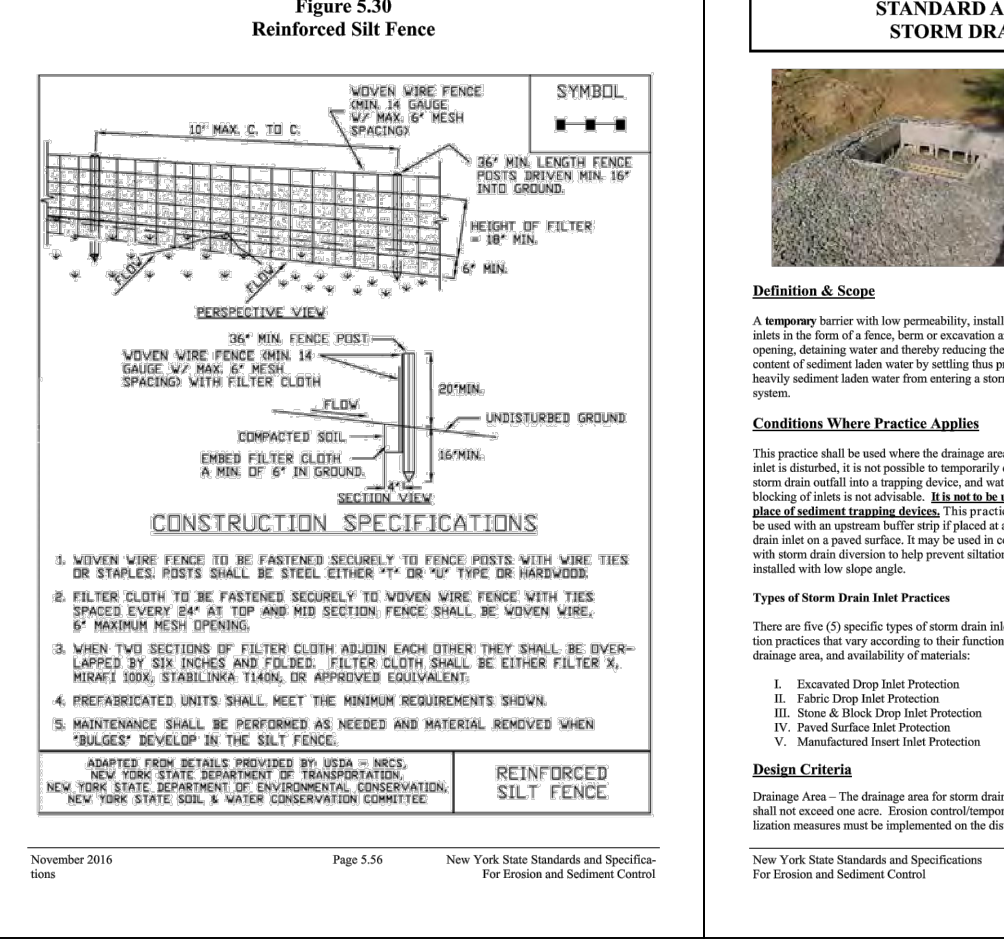
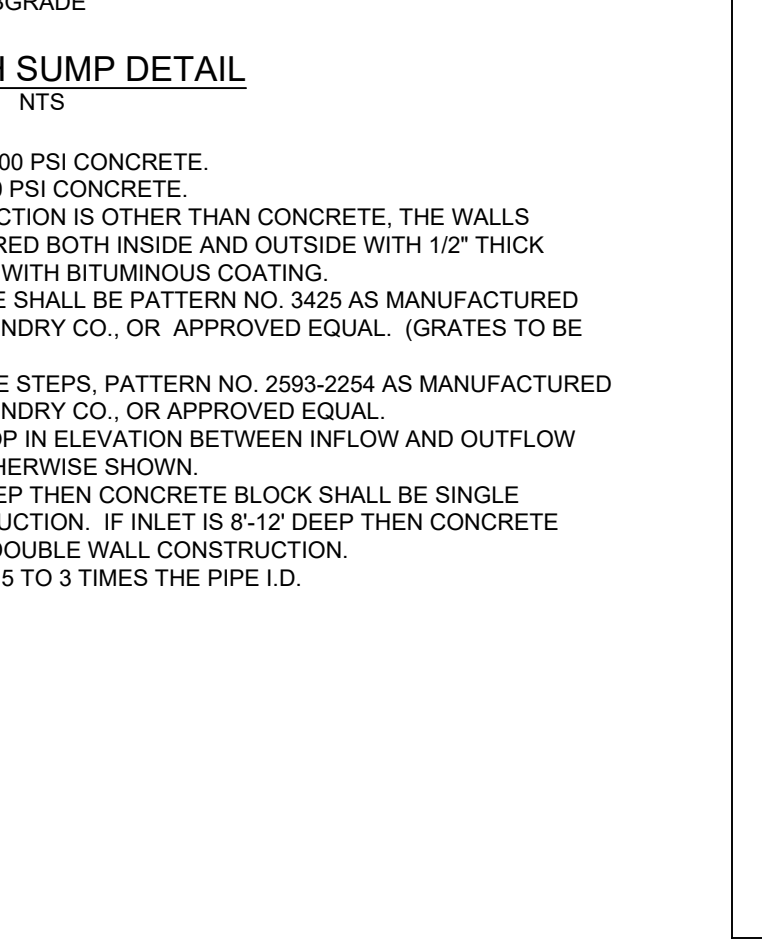
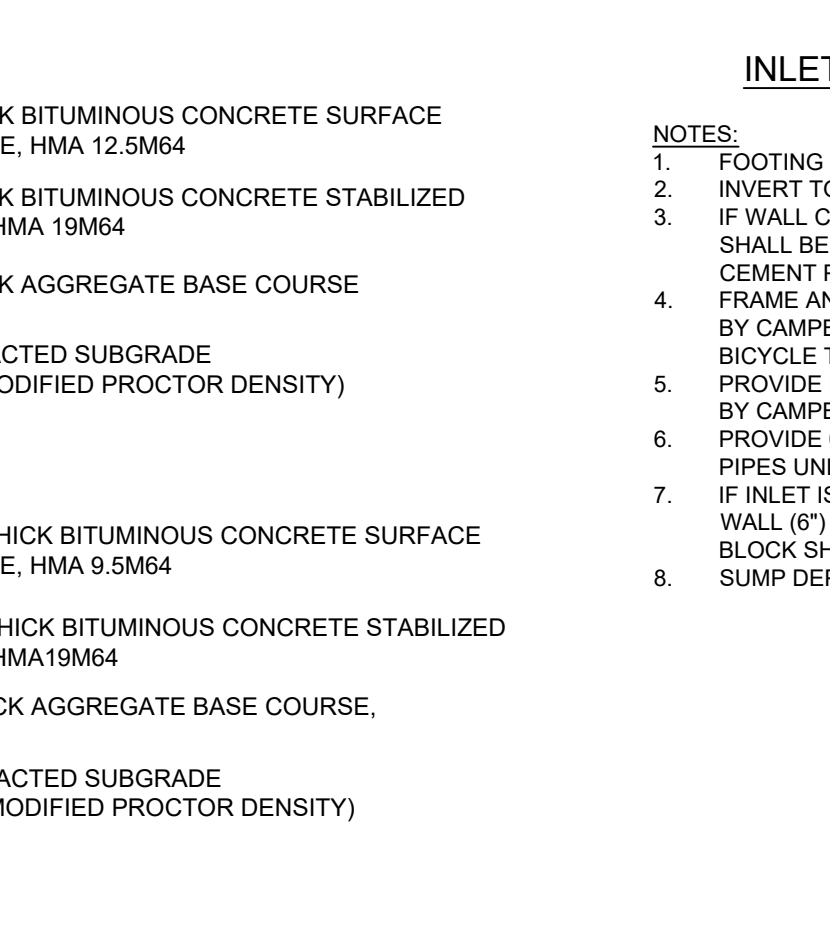
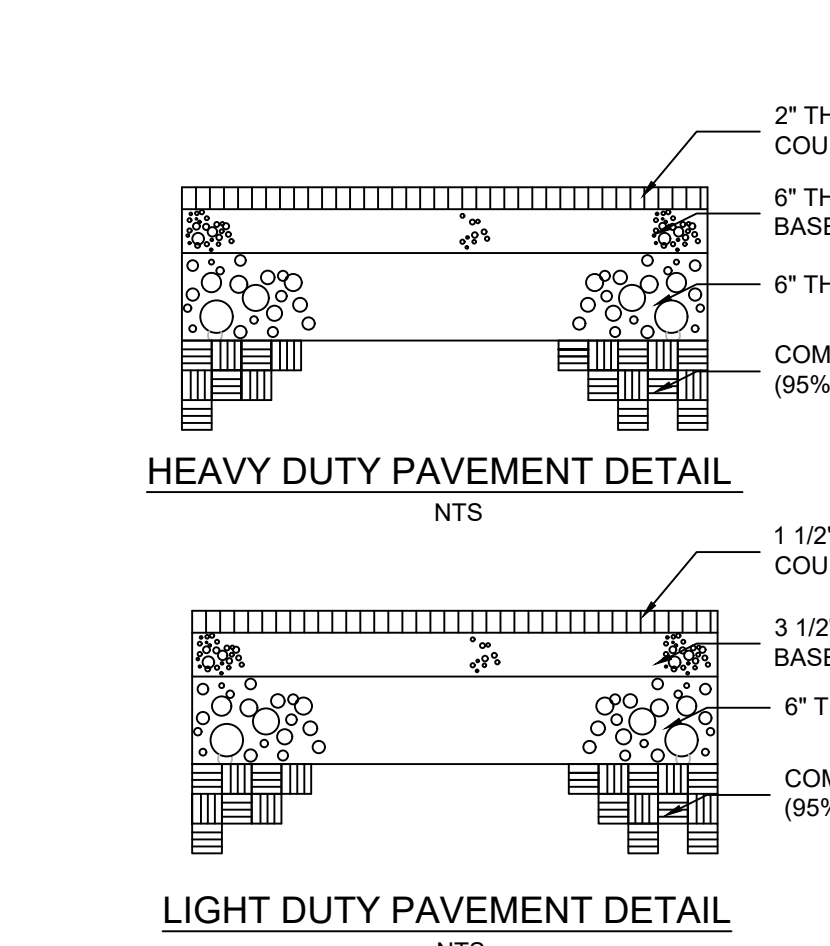
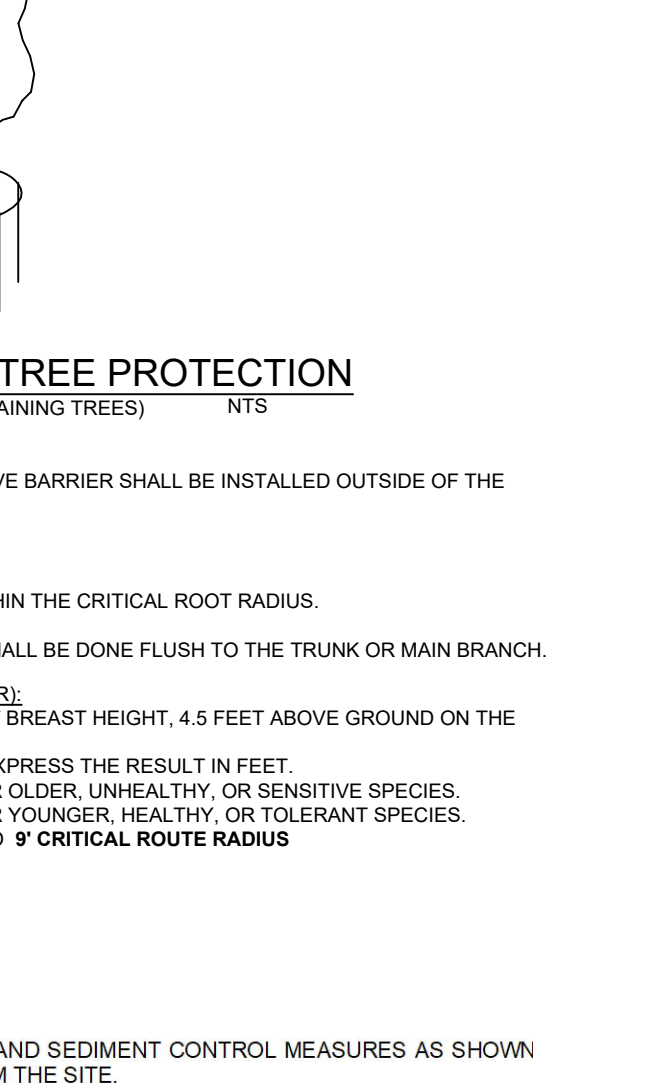
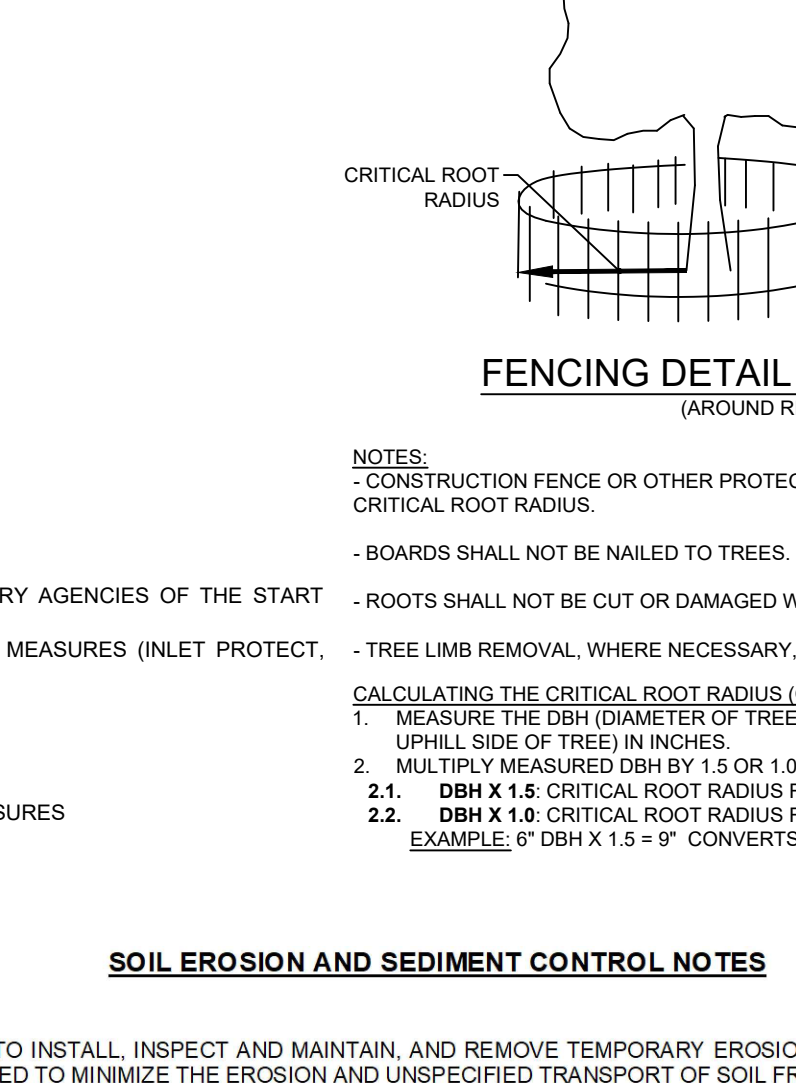
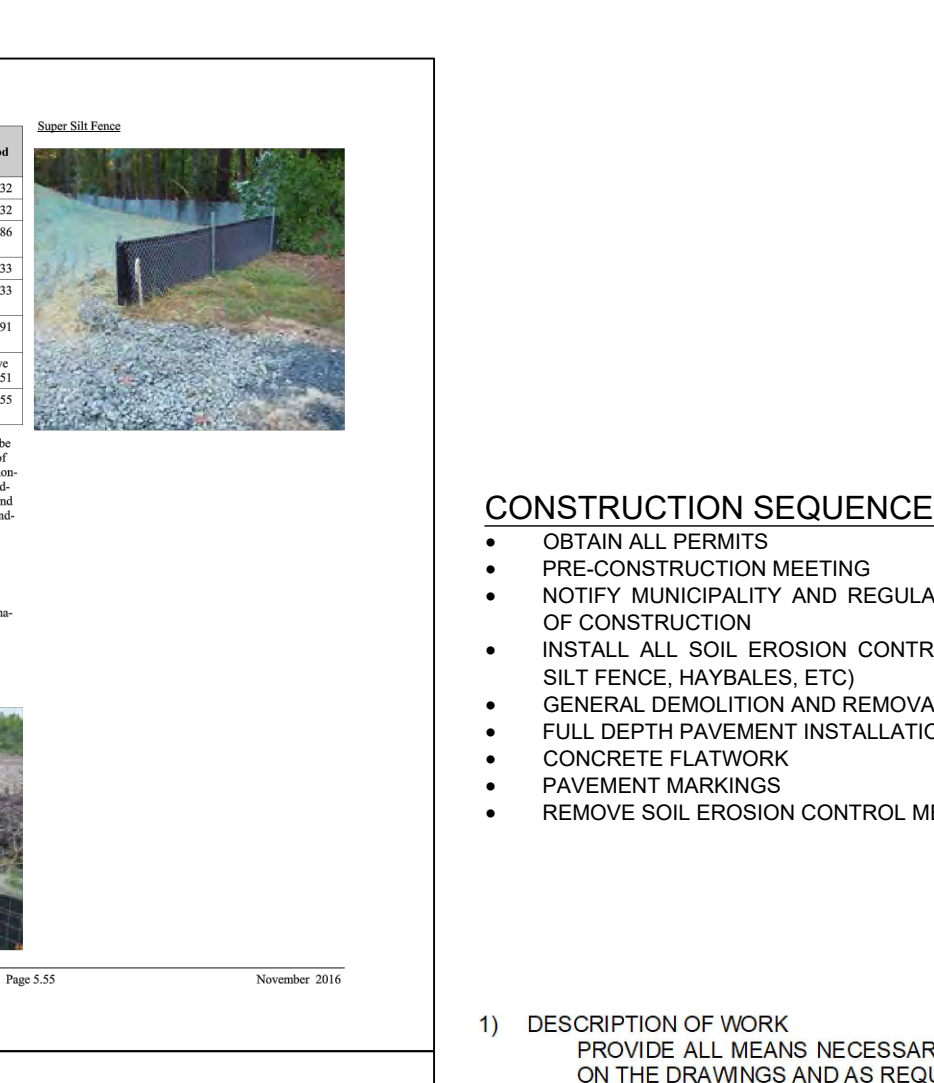
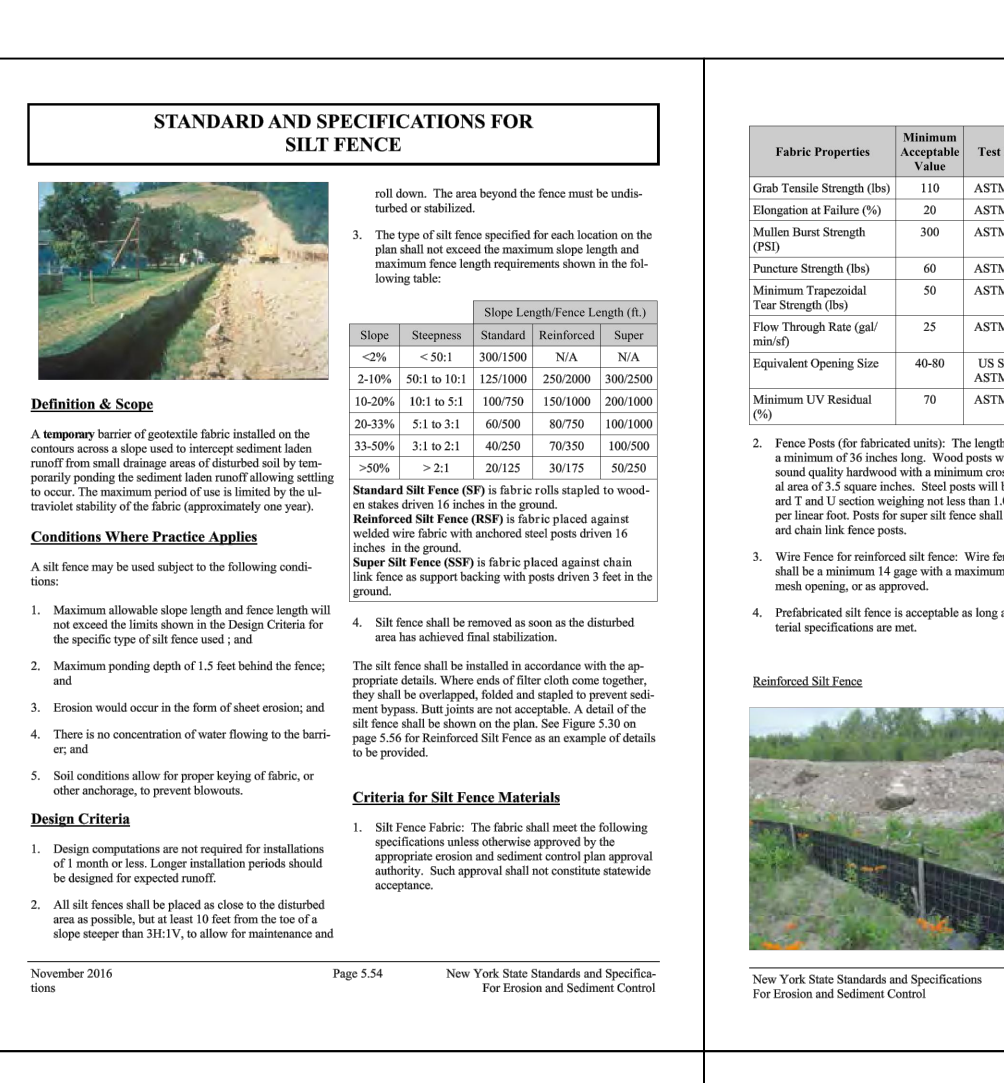
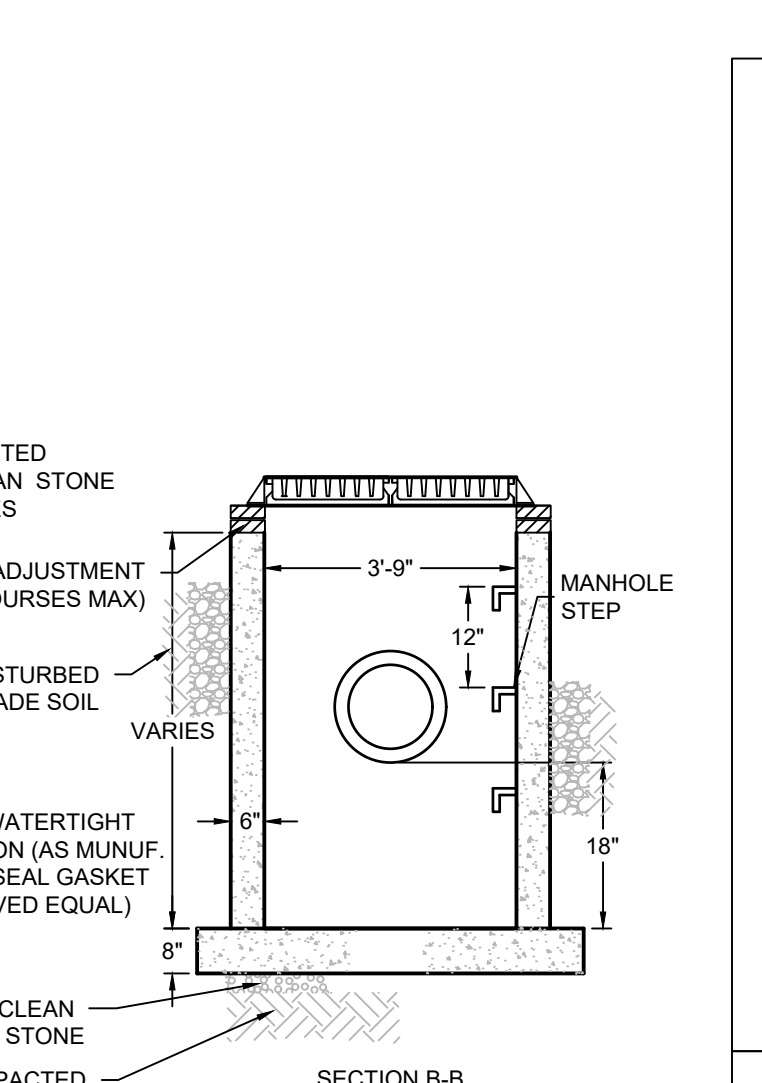
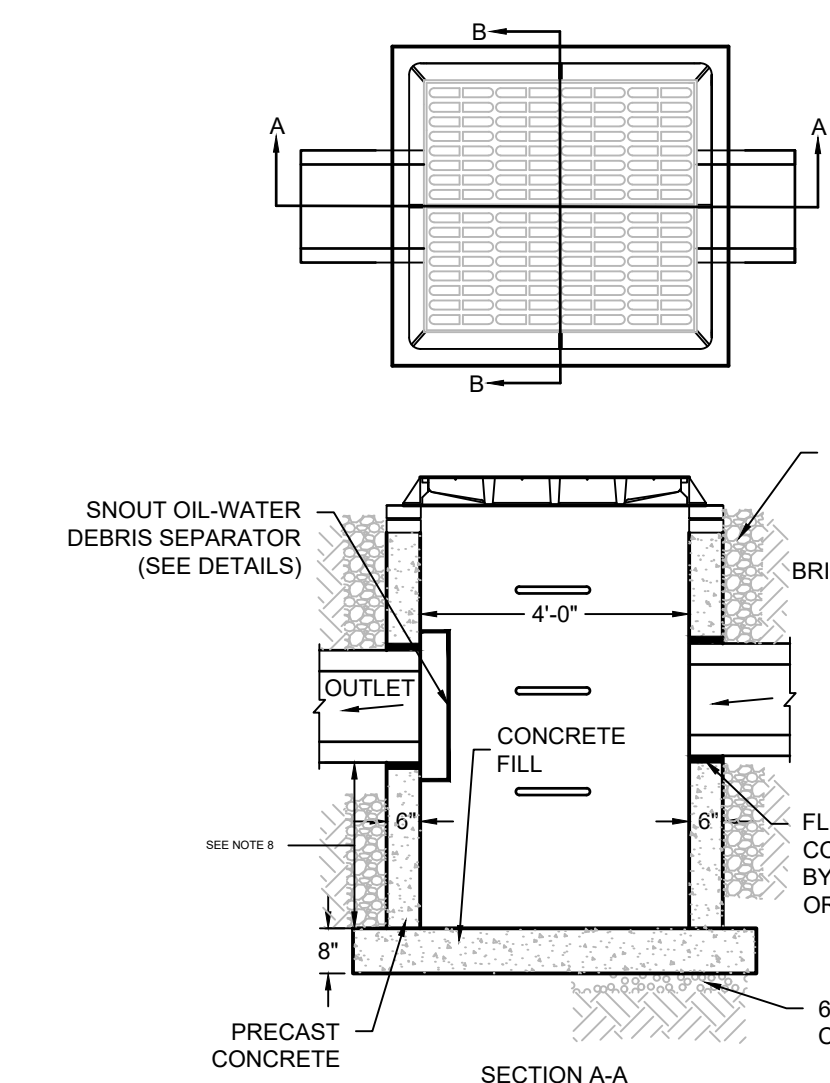
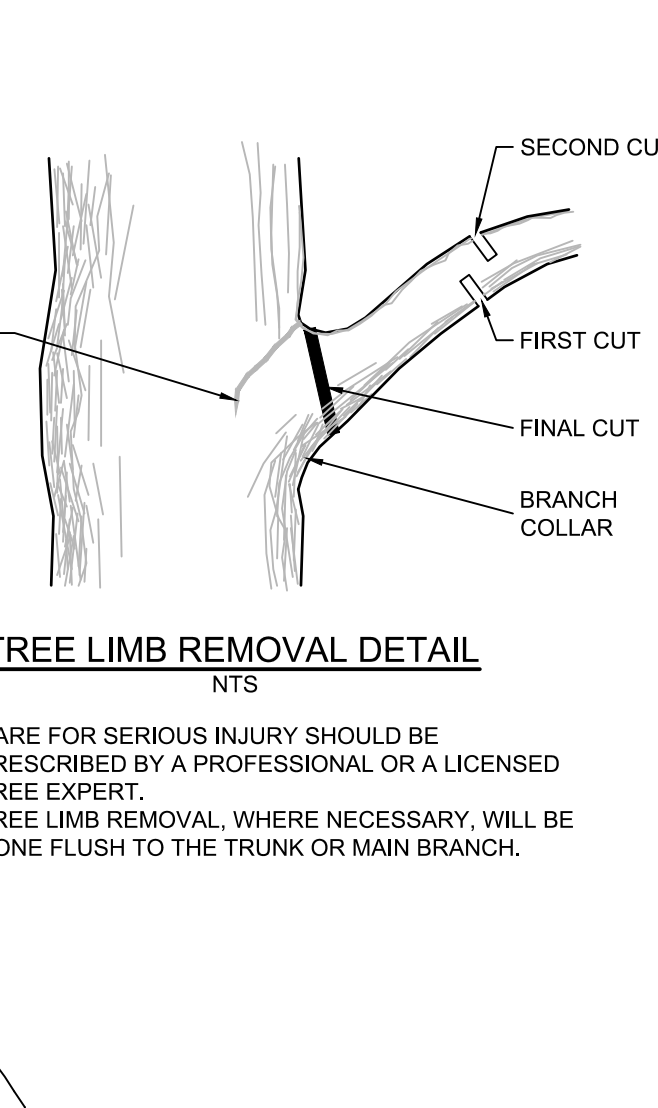
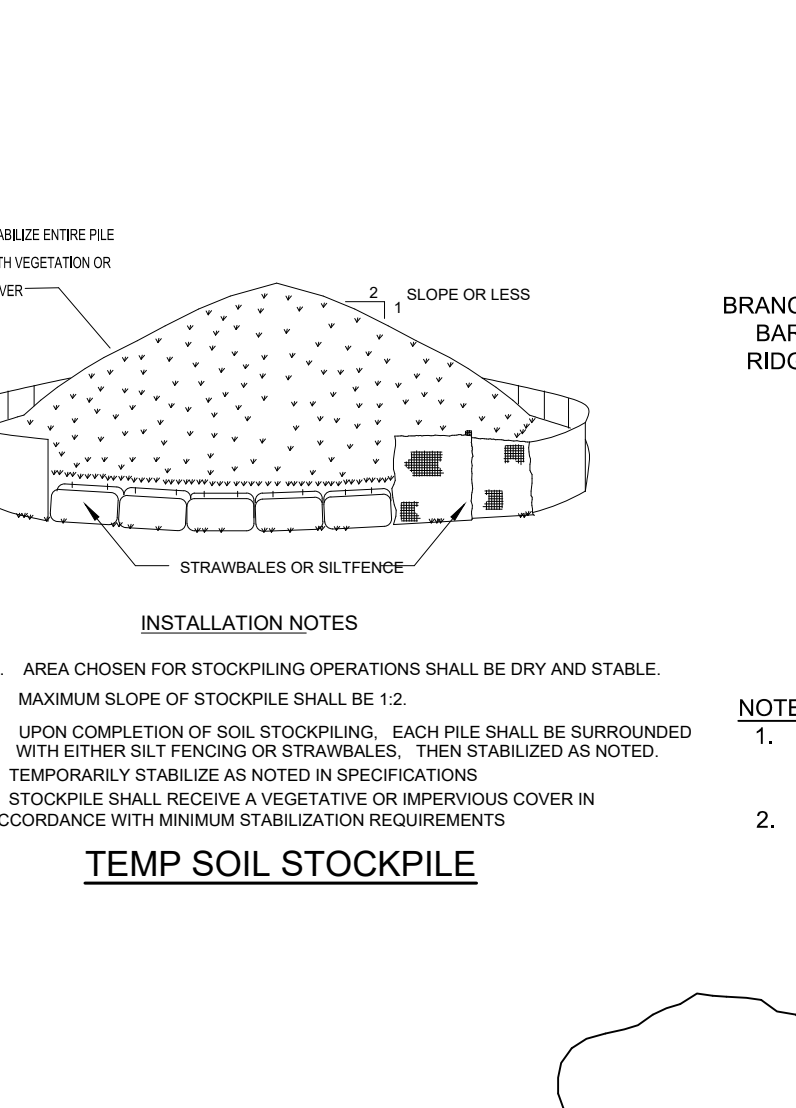
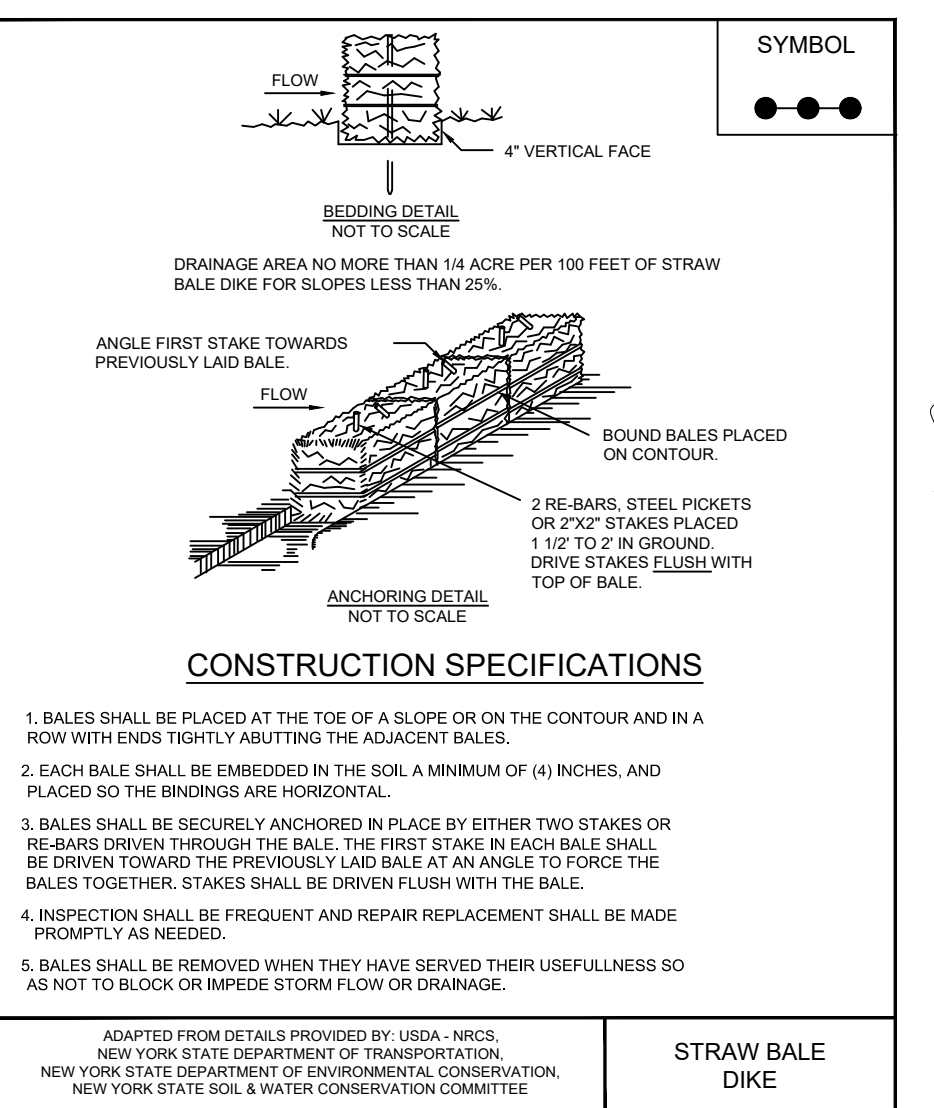
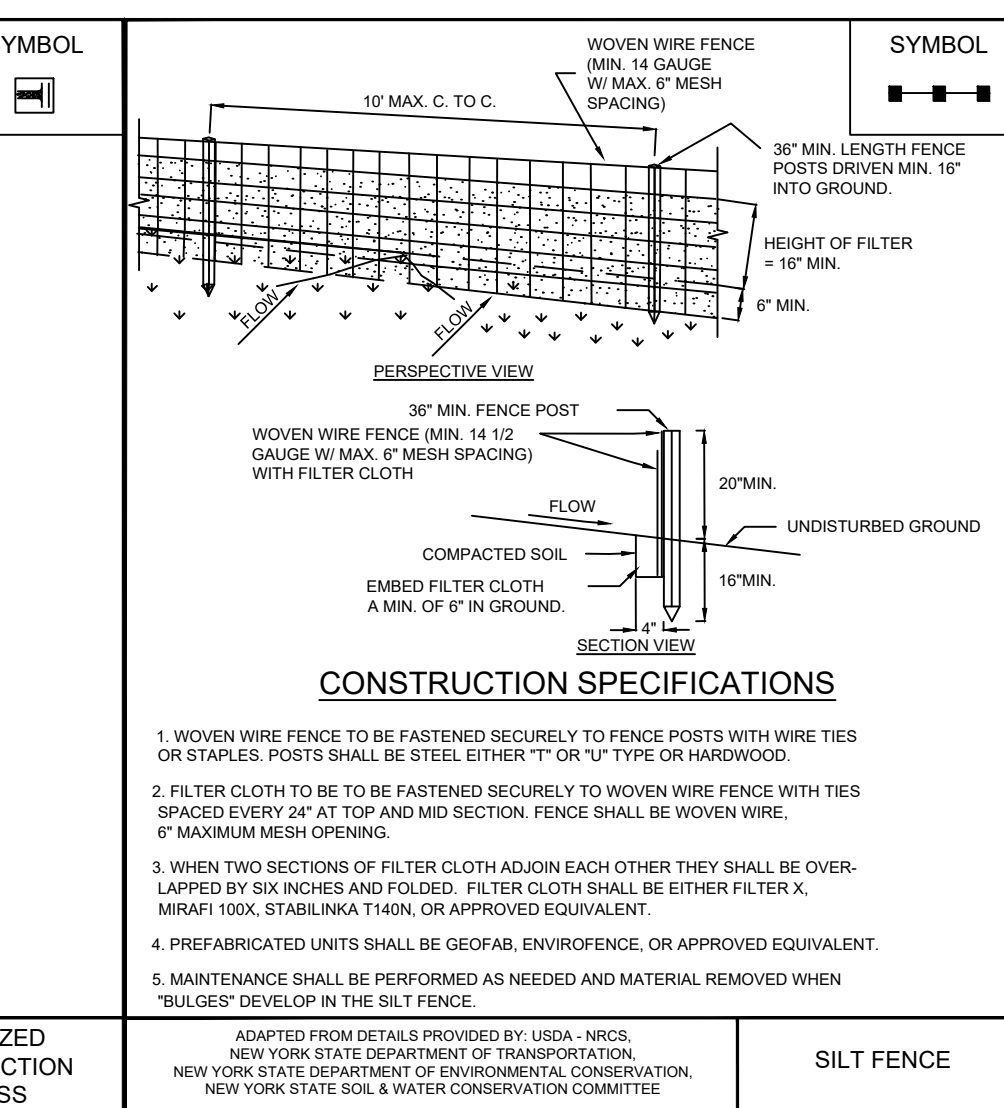
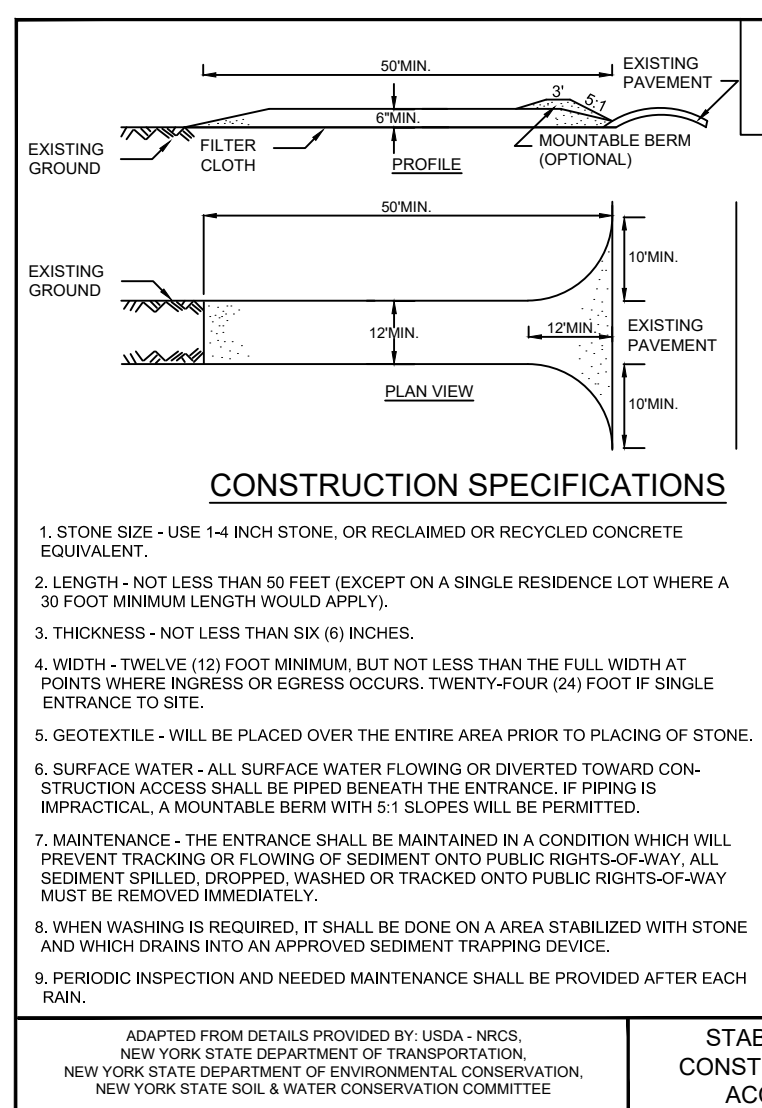
LA-12319 LANSKAP PLAN 12.19.23 11:44:40AM ssm LAYOUT LA-1

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BMP, INC.
63 MT. ARCHER ROAD, T.M.C. CT. 06717
(860) 554-8008 FAX: (860)564-9197

DATE: 09/20/99
SCALE: NONE
PROJECT: 24F SNOUT OIL & DEBRIS STOP



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GEO TECHNICAL | ENVIRONMENTAL | SITE CIVIL
959 route 46e, 3rd floor, Parsippany, NJ 07654 | phone: 973.808.9050

job no. 12319
drawing no.

DATE: 02/02/2023

SCALE: AS NOTED

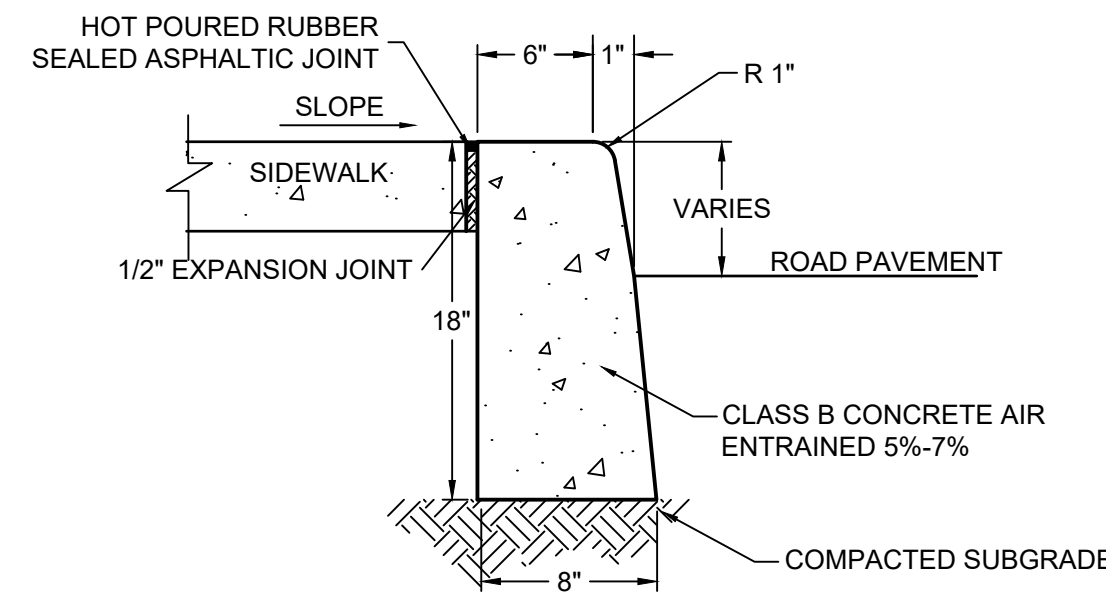
CHECK BY: FL

DESIGNED BY: AW

STATE OF NEW YORK
FRANZ W. LAKI, P.E.
LICENSED PROFESSIONAL ENGINEER
N.Y. LIC. NO. 98772

PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT
500 BRADLEY HILL ROAD
SECTION 65.12, BLOCK 1, LOT 19
HAMLET OF BLAUVELT, TOWN OF ORANGETOWN
ROCKLAND COUNTY, N.Y.

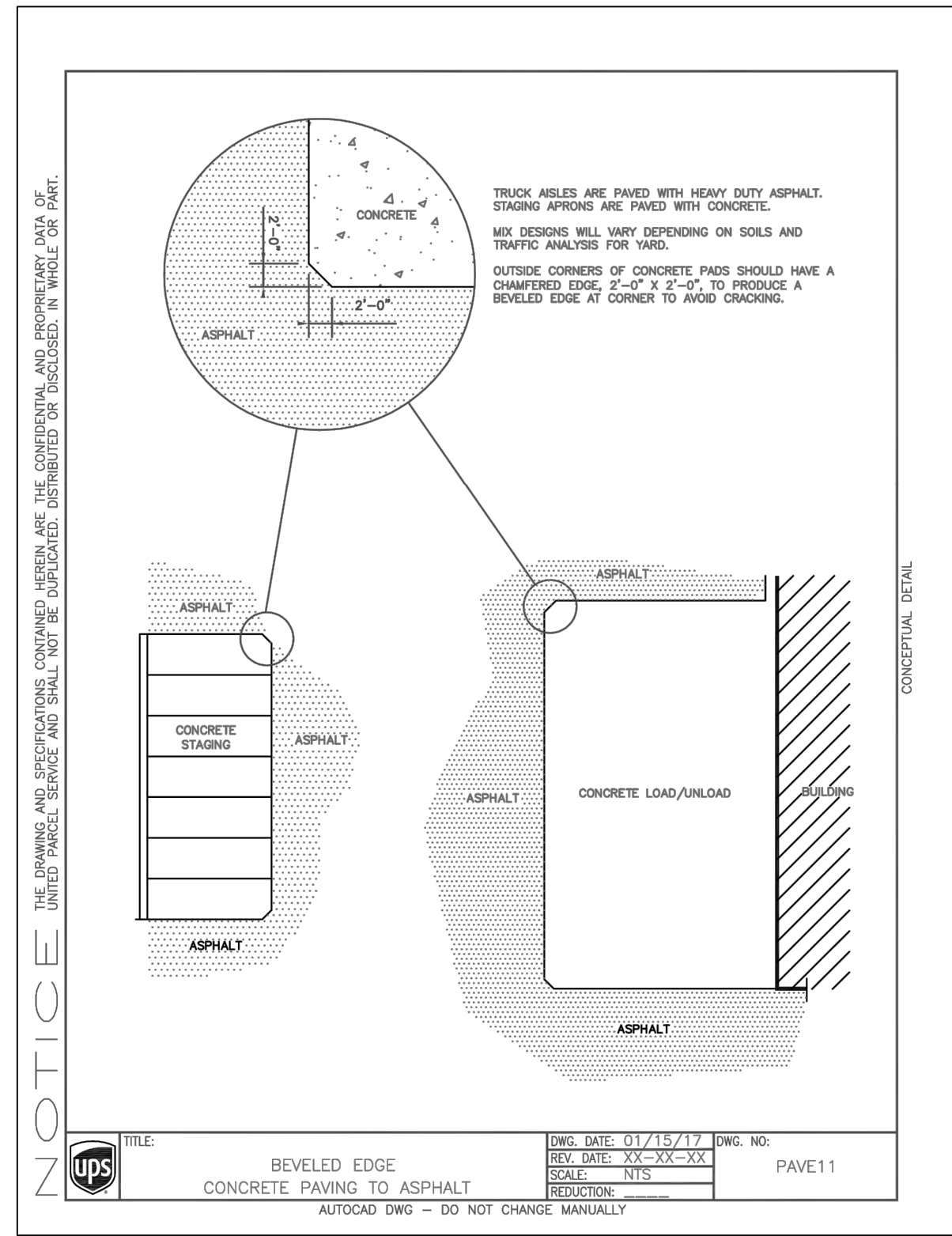
DETAILS AND NOTES



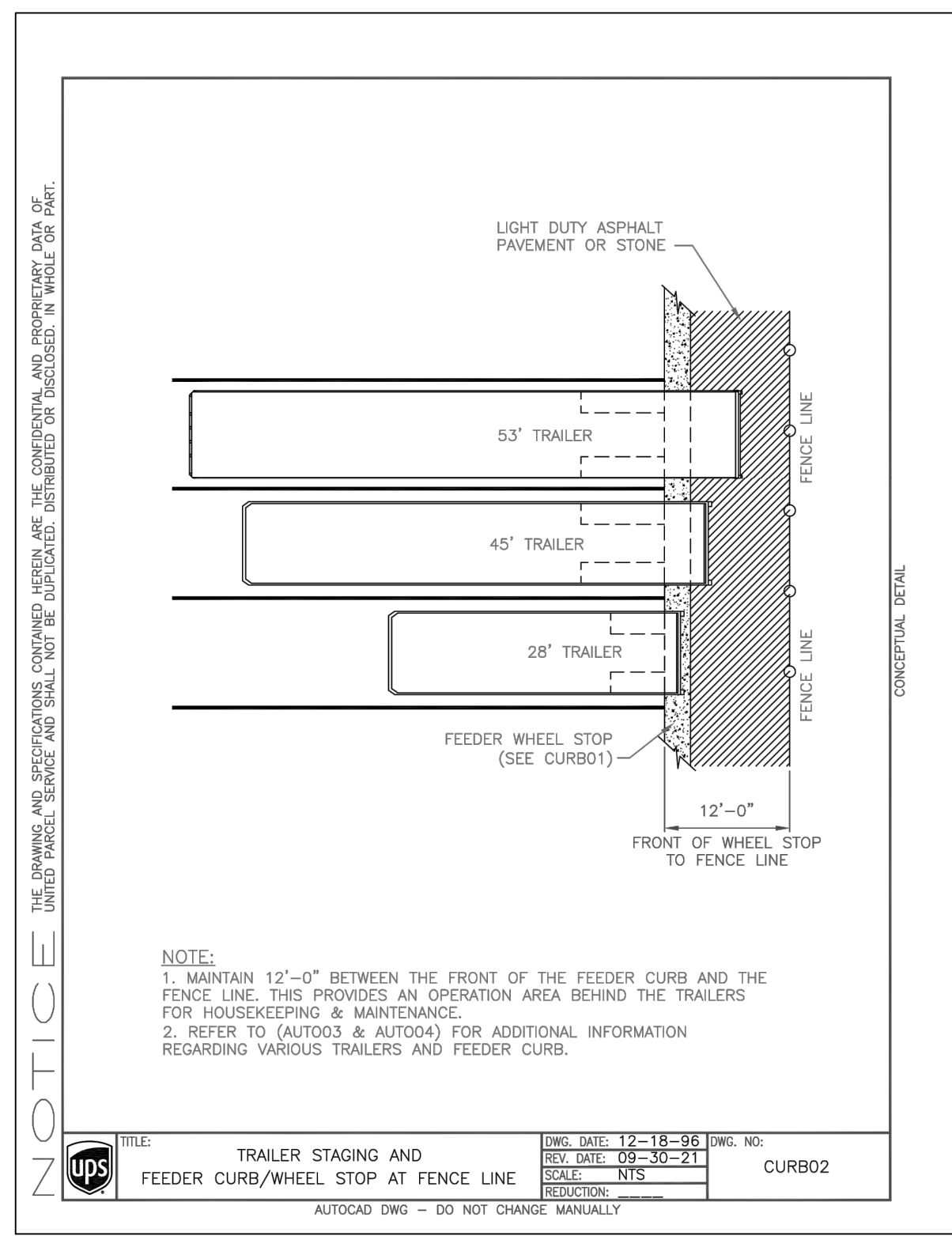
CONCRETE CURB
NTS

NOTES:

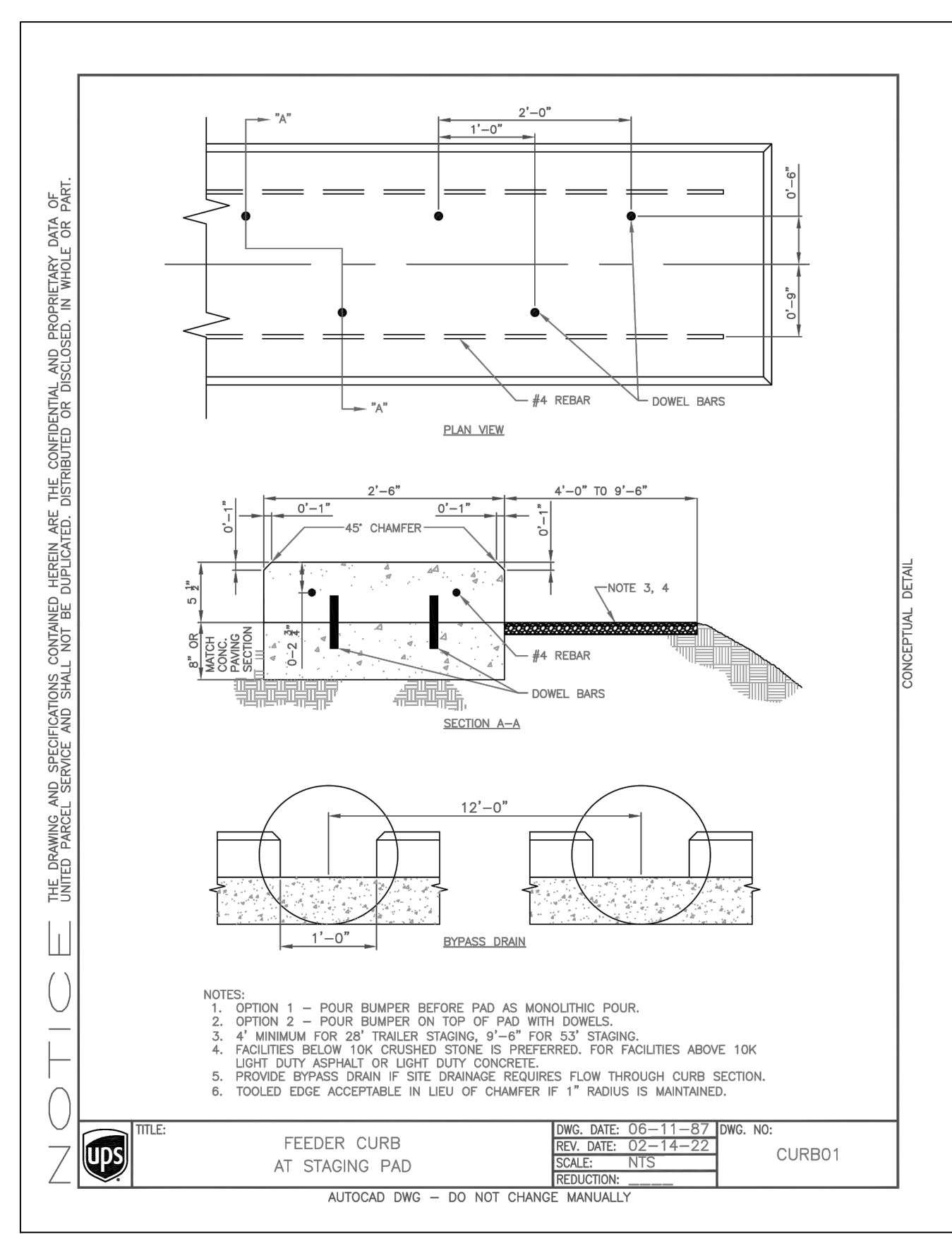
- ANY EXCAVATION BELOW DESIRED GRADE DUE TO OVER EXCAVATION OR WET SOIL CONDITIONS SHALL BE BACKFILLED WITH 3/4" CLEAN CRUSHED STONE. ALL SUBGRADES SHALL BE APPROVED BY THE DESIGN/TOWNSHIP ENGINEER PRIOR TO POURING.
- EXPANSION JOINTS SHALL BE PROVIDED AT EQUAL DISTANCES OF NOT MORE THAN 20', AT THE START AND FINISH OF ALL CURVED SECTIONS, AND AT ALL STORM SEWER INLETS. JOINTS SHALL BE FILLED WITH PREFORMED BITUMINOUS-IMPREGNATED JOINT FILLER, COMPLYING WITH THE REQUIREMENTS OF AASHTO M-213. CONTRACTION JOINTS SHALL BE PROVIDED EVERY 10'. JOINTS SHALL BE 1/2" THICK AND RECESSED 1/4" FROM THE TOP AND FRONT OF THE CONCRETE CURB.
- CURB SHALL BE TEMPORARILY BACKFILLED TO FINISHED GRADE WITH SOIL BEHIND AND STONE ON THE ROAD AS SOON AS IT HAS ATTAINED SUFFICIENT SUPPORTING STRENGTH OR WITHIN 24 HOURS OF POURING (WHICHEVER IS LESS).
- WHEN NEW CURB IS INSTALLED ALONG AN EXISTING PAVED AREA, THE EXISTING PAVEMENT SHALL BE CUT 2' IN FRONT OF THE NEW CURB FACE IN A STRAIGHT LINE AT A 45° ANGLE WITH A CUTTING WHEEL OR PNEUMATIC HAMMER. THE NEW PAVEMENT SHALL BE TACKED AND BUTTED TO THE EXISTING PAVEMENT, IN ACCORDANCE WITH PAVEMENT PATCH DETAIL.
- CURB REPLACEMENT SHALL BE FROM EXPANSION JOINT TO EXPANSION JOINT ONLY.



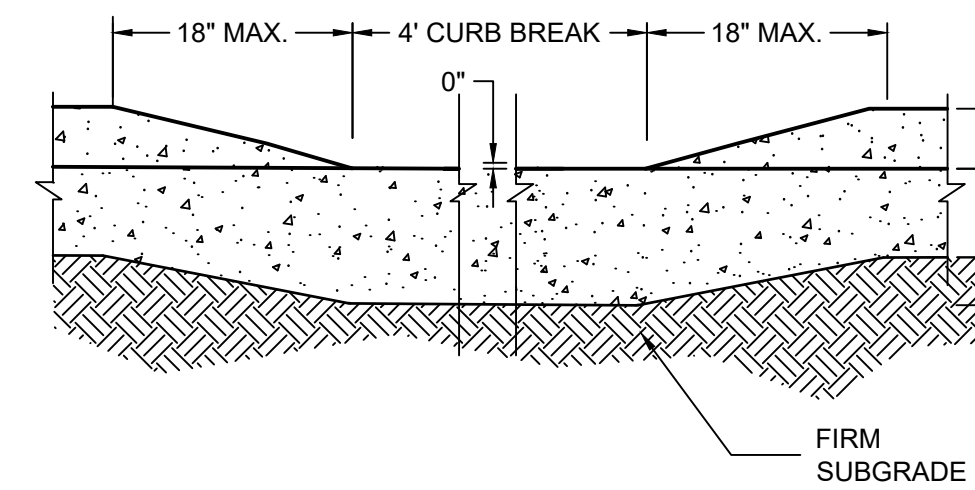
REVEALED EDGE
CONCRETE PAVING TO ASPHALT
AUTOCAD DWG - DO NOT CHANGE MANUALLY



TRAILER STAGING AND
FEEDER CURB/WHEEL STOP AT FENCE LINE
AUTOCAD DWG - DO NOT CHANGE MANUALLY



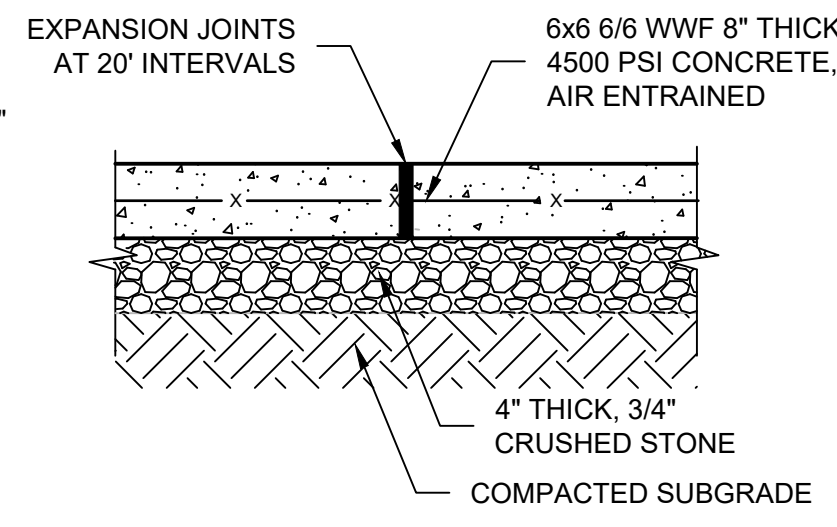
FEEDER CURB
AT STAGING PAD
AUTOCAD DWG - DO NOT CHANGE MANUALLY



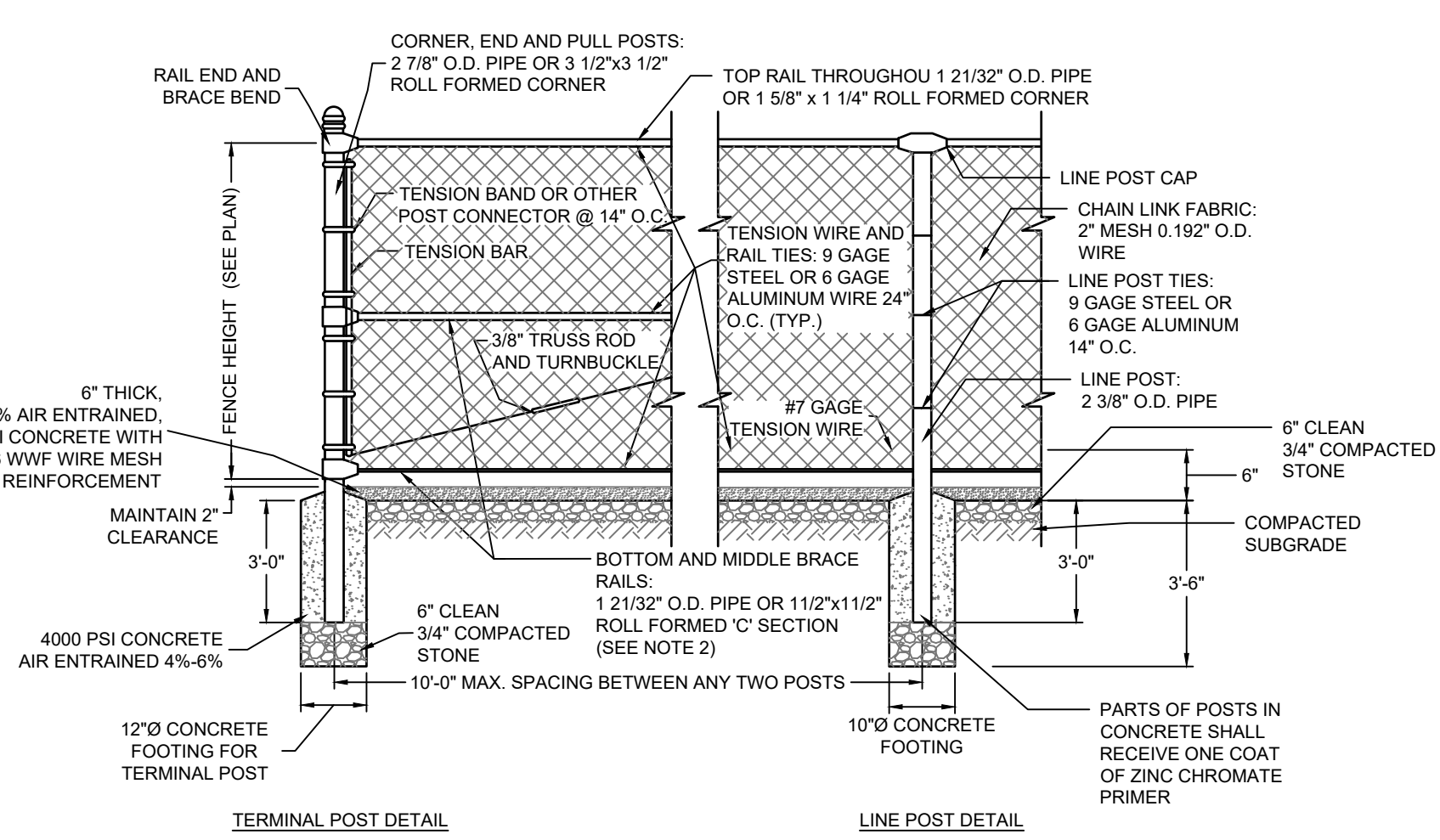
DROP CURB DETAIL AT
4' DRAINAGE CURB BREAKS
NTS

NOTES:

- BEYOND CURB 6" Ø D50 STONE SIZE SHALL EXTEND FROM DROP CURB TO BOTTOM OF SLOPE, AND IT SHALL BE 12" THICK OVER MIRAFI 100X FILTER FABRIC.



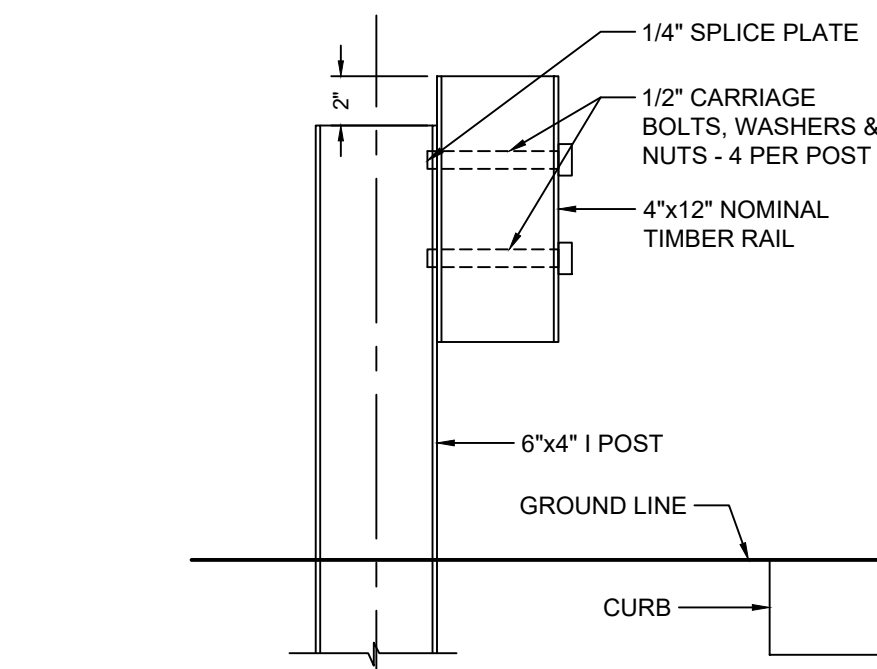
DOLLY PAD DETAIL
N.T.S.



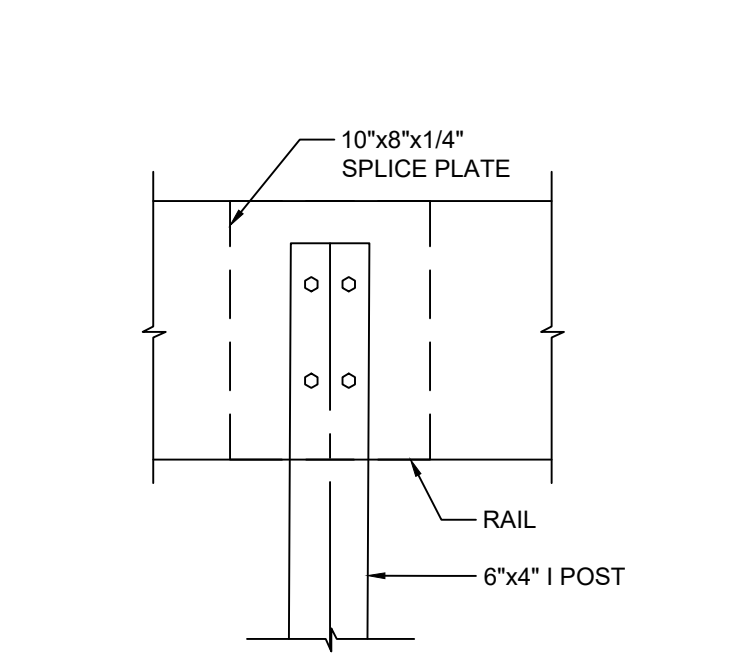
CHAIN LINK FENCE
NTS

NOTES:

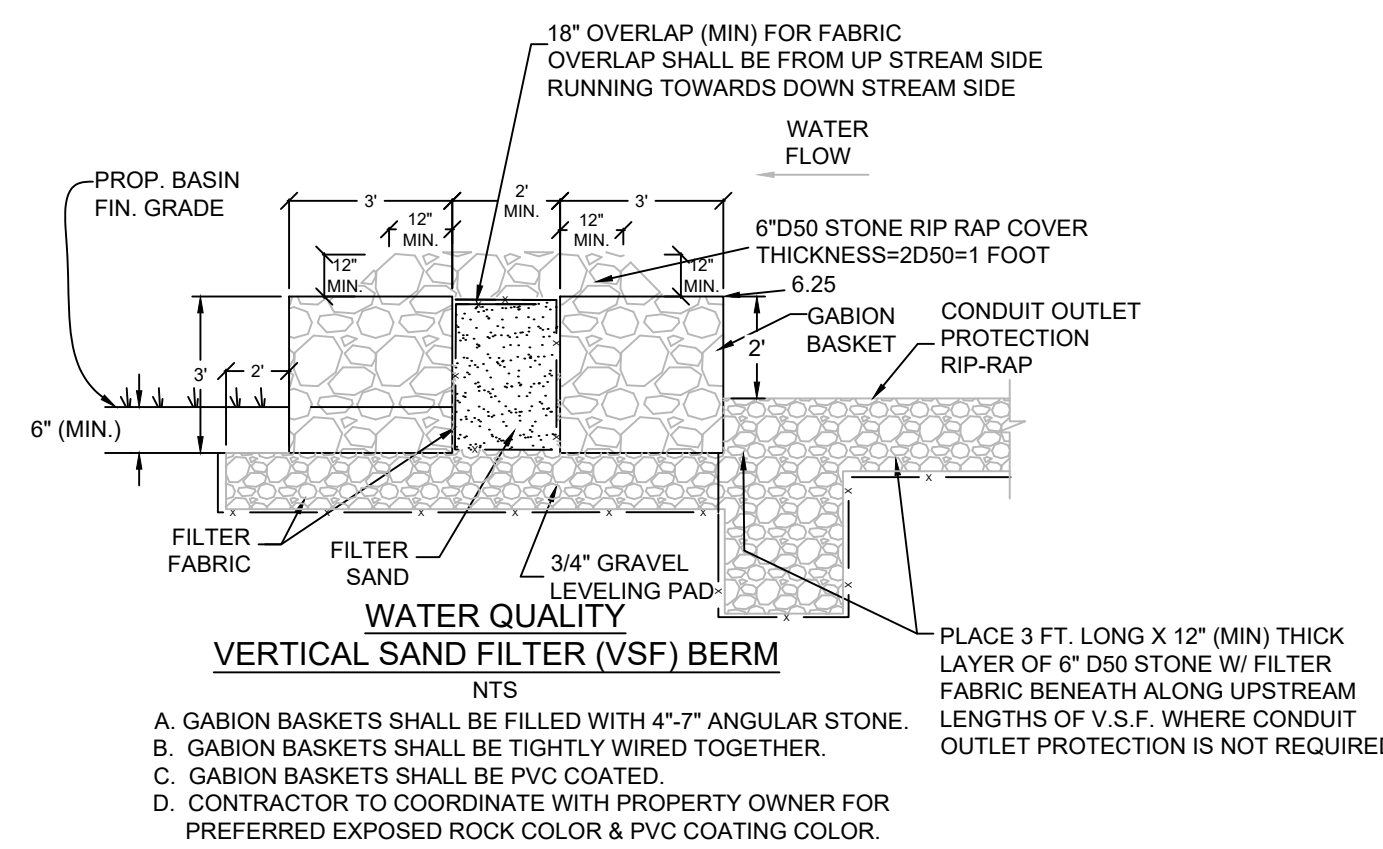
- MIDDLE AND BOTTOM BRACE RAILS AND BRACE ROD ON ONE BAY EACH SIDE OF CORNER, END PULL AND GATE POSTS ONLY.



TIMBER GUIDE RAIL SECTION
NTS



TIMBER GUIDE RAIL SPLICE DETAIL
NTS

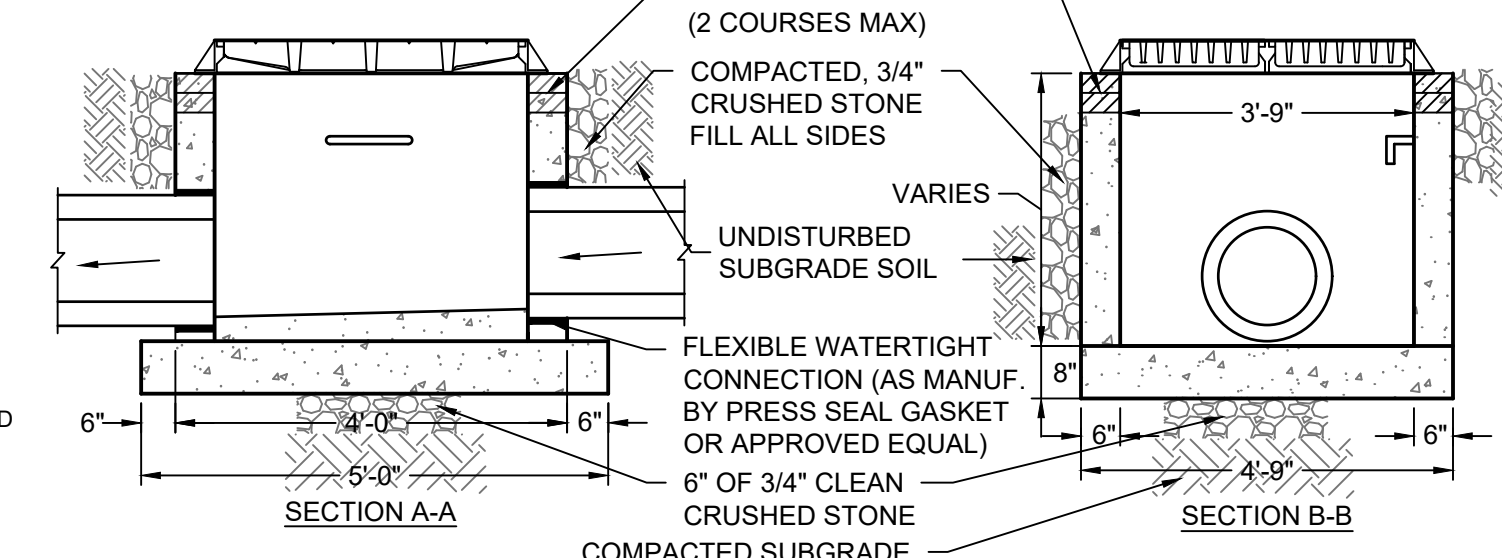
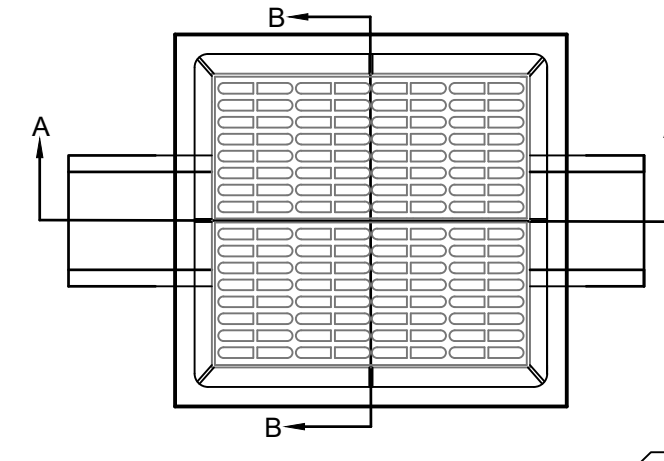


MAINTENANCE SCHEDULE

- THE PROPERTY OWNER SHALL ASSUME THE RESPONSIBILITY FOR THE FOLLOWING INSPECTIONS AND MAINTENANCE.
- THE GABIONSAND FILTER BERM SHALL BE INSPECTED ANNUALLY AS FOLLOWS:
- SELECT THREE LOCATIONS SPACED EVENLY ACROSS THE FILTER BERM. AT EACH LOCATION:
 - REMOVE THE PROTECTIVE RIP-RAP AT TOP OF BERM.
 - PEEL BACK THE FILTER FABRIC.
 - HAND-EXCAVATE THE FILTER SAND TO ITS FULL DEPTH.
 - IF SAND IS CLEAN AND FREE OF SILT, RESTORE FILTER TO ITS ORIGINAL CONDITION USING EXISTING MATERIALS.
 - IF SILT OR CLOGGING IS OBSERVED AT ANY OF THE LOCATIONS, REPLACE FILTER FABRIC AND SAND WITH NEW MATERIAL, AND RECONSTRUCT TO ORIGINAL SPECIFICATIONS.
- EACH FOLLOWING YEAR THREE NEW LOCATIONS SHALL BE SELECTED A MINIMUM OF 3 FEET FROM THE PREVIOUS YEAR

NOTES:

VERTICAL SAND FILTER SHALL BE CONSIDERED TO BE DRAINING PROPERLY IF THE WATER QUALITY STORM (1.25" RAINFALL IN A 24-HOUR PERIOD) DRAINS THROUGH THE VSF W/O OVER TOPPING & INFILTRATION BASIN DRAINS DRY WITHIN 48 HRS AFTER THE RAIN STOPS. FURTHER FOR STORM EVENTS EXCEEDING THE WATER QUALITY STORM EVENT (> 1.25" RAIN FALL WITHIN 24 HOUR PERIOD), THE INFILTRATION BASIN IS CONSIDERED TO BE OPERATING PROPERLY WHEN THE BASIN DRAINS DRY WITHIN 72 HOURS FOLLOWING THE END OF A RAIN EVENT.



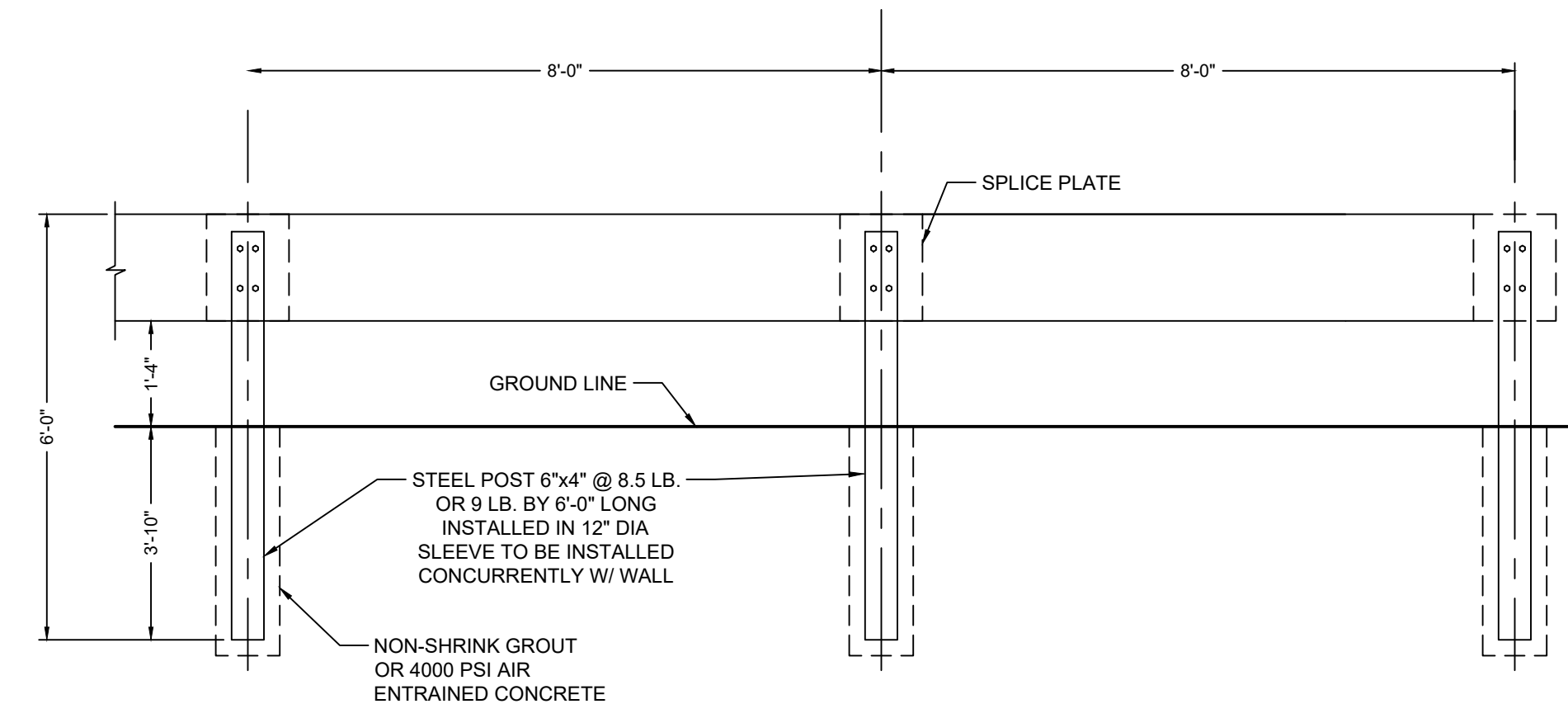
TYPE 'E' INLET DETAIL
NTS

NOTES:

- FOOTING TO BE N.J.D.O.T. CLASS "C" CONCRETE.
- INVERT TO BE CLASS "C" CONCRETE.
- IF WALL CONSTRUCTION IS OTHER THAN CONCRETE, THE WALLS SHALL BE PLASTERED BOTH INSIDE AND OUTSIDE WITH 1/2" THICK CEMENT PLASTER WITH BITUMINOUS COATING.
- FRAME AND GRATE SHALL BE PATTERN NO. 3425 AS MANUFACTURED BY CAMPBELL FOUNDRY CO., OR APPROVED EQUAL. (GRATES TO BE BICYCLE TYPE.)
- PROVIDE MANHOLE STEPS, PATTERN NO. 2593-2254 AS MANUFACTURED BY CAMPBELL FOUNDRY CO., OR APPROVED EQUAL. 12" C/C FACING TRAFFIC.
- PROVIDE 0'10" DROP IN ELEVATION BETWEEN INFLOW AND OUTFLOW PIPES UNLESS OTHERWISE SHOWN.
- INLETS 0'-8" DEEP (IF CONCRETE BLOCK) SHALL BE SINGLE WALL CONSTRUCTION. INLETS 8'-12" DEEP (IF CONCRETE BLOCK) SHALL BE DOUBLE WALL CONSTRUCTION.

GENERAL PAVING NOTES

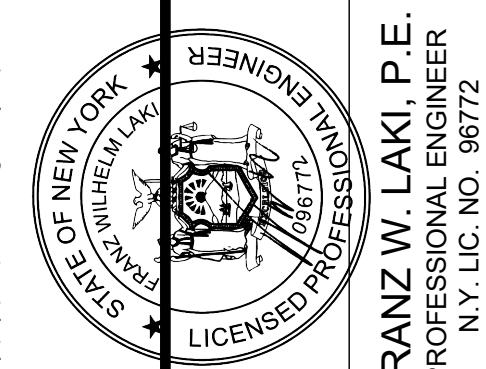
- THE CONTRACTOR SHALL NOTIFY THE DESIGN/MUNICIPAL ENGINEER IN WRITING 48 HOURS PRIOR TO PAVING.
- PRIOR TO PAVING, THE SUBGRADE SHALL BE PROOF ROLLED WITH A 10 TON ROLLER AND APPROVED BY THE DESIGN/MUNICIPAL ENGINEER. THE SUBGRADE SHALL BE FREE OF LARGE ROCKS AND ORGANIC MATERIALS, AND SHALL BE COMPACTED. THE DESIGN/MUNICIPAL ENGINEER MAY REQUEST THAT A DENSE GRADED AGGREGATE BE INSTALLED IF CONDITIONS WARRANT.
- ALL SUBGRADE SHALL CONFORM TO THE NEW YORK DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION.
- ALL CURBING SHALL BE INSTALLED AND APPROVED PRIOR TO THE INSTALLATION OF ANY PAVING.
- INSTALLATION METHODS AND MATERIALS FOR ALL BITUMINOUS CONCRETE SHALL FOLLOW THE PROCEDURES AND SPECIFICATIONS OF THE NEW YORK DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION.
- PAVING SHALL NOT TAKE PLACE WHILE RAINING.
- PRIOR TO THE PLACEMENT OF THE TOP COURSE, THE PAVEMENT SHALL BE SWEEPED AND ANY AREAS OF DISTRESSED PAVEMENT SHALL BE REPLACED AT THE DIRECTION OF THE DESIGN/MUNICIPAL ENGINEER. WHEN 5 DAYS OR GREATER HAS ELAPSED BEFORE INSTALLATION OF THE SURFACE COURSE, A TACK COAT OF 0.10 GALLONS PER SQUARE YARD SHALL BE APPLIED TO THE BASE COURSE PRIOR TO CONSTRUCTION OF THE SURFACE COURSE TO ENSURE PROPER BOND. THE TACK COAT MATERIAL SHALL BE CUTBACK ASPHALT, GRADE RC-70.
- THE COMPLETED PAVEMENT SHALL BE DENSE AND SMOOTH WITH NO IRREGULARITIES OR HONEYCOMB.
- THE PARKING LOT SHALL BE STRIPED WITH 4" WIDE SINGLE WHITE LINES TO SEPARATE STALLS. THE LOADING AREAS SHALL BE STRIPED WITH 4" WIDE YELLOW DIAGONAL LINES.
- PAVEMENT MARKINGS FOR DIRECTIONAL ARROWS AND PARKING STALLS SHALL BE THERMOPLASTIC LINES.



STANRRAD TIMBER GUIDE RAIL

- NOTE: SCALE: N.T.S.
- ALL DIMENSIONS ARE SUBJECT TO MANUFACTURING TOLERANCES

NOT FOR CONSTRUCTION



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PROFESSIONAL ENGINEER
N.Y. LIC. NO. 98772

PROPOSED ACCESSORY TRAILER STORAGE PARKING LOT
500 BRADLEY HILL ROAD
SECTION 65.18, BLOCK 1, LOT 19
HAMLET OF BLAUVELT, TOWN OF ORANGETOWN
ROCKLAND COUNTY, N.Y.

DETAILS AND NOTES

job no. 12319
drawing no.

D-2

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