

# FINAL LAND DEVELOPMENT SITE PLANS

## FOR

# GROUP ONE AUTOMOTIVE - BILL KOLB SUBARU

## 252 ROUTE 303, TOWN OF ORANGETOWN

## ROCKLAND COUNTY, NEW YORK 10962

**PROPERTY:**  
252 ROUTE 303  
TOWN OF ORANGETOWN  
ROCKLAND COUNTY, NY 10962

PARCEL ID: 74.11-1-21  
AREA: 0.485 +/- ACRES  
PARCEL ID: 74.11-1-22  
AREA: 1.299 +/- ACRES  
ZONING USE: LI - ROUTE 303 OVERLAY (LIGHT INDUSTRIAL)

**APPLICANT:**  
GROUP 1 AUTOMOTIVE INC  
800 GESSNER ROAD  
HOUSTON, TX 77024  
PHONE: (281) 658-6486

**ENGINEER:**  
INDEPENDENCE ENGINEERING LLC  
1777 SENTRY PARKWAY WEST  
BUILDING 12, SUITE 103  
BLUE BELL, PA 19422  
PHONE: (215) 798-4450

**ARCHITECT:**  
CLEAR ARCHITECTURAL DESIGN  
10605 CONCORD STREET, SUITE 440  
KENSINGTON, MD 20895  
PHONE: (240) 396-2453

**STRUCTURAL ENGINEER:**  
NANNIS & ASSOCIATES, INC.  
218 SOUTH HILL STREET  
BUFORD, GA 30518  
PHONE: (770) 614-6114

**SURVEYOR:**  
LANC & TULLY ENGINEERING AND SURVEYING P.C.  
P.O. BOX 687 ROUTE 207  
GOSHEN, NY 10924  
PHONE: (845) 294-3700

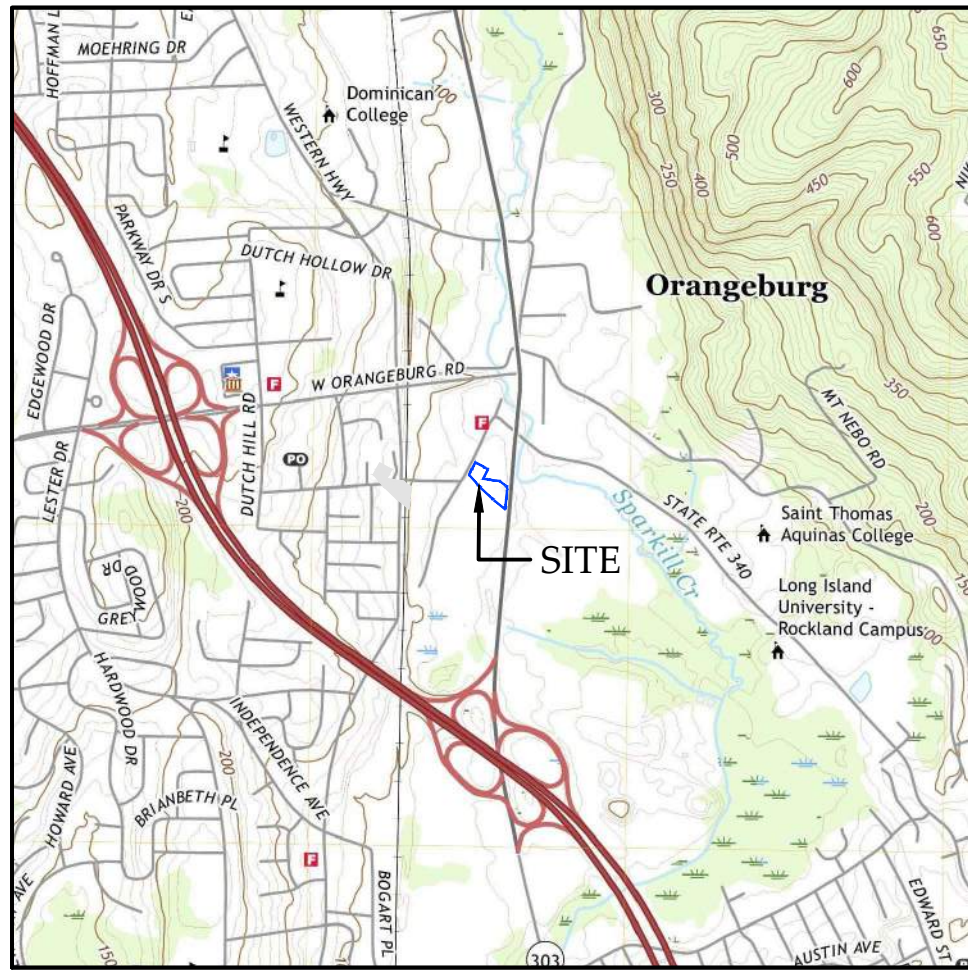
**DEVELOPMENT DESCRIPTION:**  
THIS DEVELOPMENT PROPOSES THE BUILDING RENOVATION OF AN EXISTING DEALERSHIP. THE SURROUNDING CURBING AND WALK PATH WILL BE REMOVED AND CONSTRUCTED PER THESE PLANS. THE AUTOMOBILE PARKING AREA IS TO BE RESTRIPTED TO ALLOW FOR STORAGE OF NEW VEHICLES TO BE SOLD. NO STORMWATER MANAGEMENT IS PROPOSED WITH THIS DEVELOPMENT.

### TABLE OF LOT REQUIREMENTS FOR THE TOWN OF ORANGEBURG:

BULK & AREA CRITERIA	REQUIRED	EXISTING	PROPOSED
MINIMUM FLOOR AREA RATIO	0.50	0.13	0.14
MINIMUM TOTAL LOT AREA (SQUARE FEET)	2 ACRES	1.784 (EC)	1.784 (EC)
MINIMUM WIDTH (FEET)	150	236	236
MINIMUM FRONTAGE (FEET)	150	380	380
MAXIMUM BUILDING HEIGHT (FEET)	25	18	18
MAXIMUM LOT SURFACE COVERAGE (%)	80	90 +/- (EC)	90 +/- (EC)
FRONT YARD SETBACK (FEET)	50	62	62
SIDE YARD SETBACK (FEET)	50	1.50 (EC)	1.50 (EC)
SIDE YARD SETBACK (BOTH) (FEET)	100	72 (EC)	72 (EC)
REAR YARD SETBACK (FEET)	25	NA	NA

### § 6.3 - PARKING:

PARKING REQUIREMENTS FOR AUTOMOTIVE DEALERSHIP = ONE (1) SPACE PER 600 SQUARE FEET OF GROSS FLOOR AREA		
	REQUIRED	PROPOSED
10,521 SQUARE FOOT FACILITY	18 SPACES	18 SPACES



USGS QUAD MAP - NYACK, NY  
SCALE: 1" = 2,000'



AERIAL MAP  
SCALE: 1" = 500'

### SHEET INDEX

SHEET NO.	REFERENCE	SHEET TITLE
1	C000	COVER SHEET
2	C200	NOTE SHEET
3	C300	DEMOLITION PLAN
4	C400	SITE PLAN
5	C500	GRADING PLAN
6	C600	UTILITY PLAN
7	C800	DETAIL SHEET
8	C810	DETAIL SHEET

### GENERAL LOT AND BUILDING INFORMATION:

	LOT 74.11-1-21	LOT 74.11-1-22
EXISTING BUILDING SQUARE FOOT	0	10,365
RENOVATED BUILDING SQUARE FOOT	0	10,521
OCCUPANCY CLASSIFICATION	N/A	B (SECTION 304)
USE	N/A	AUTOMOBILE SHOWROOM AND OFFICES
ZONE DISTRICT	LI - LIGHT INDUSTRIAL - ROUTE 303 OVERLAY	LI - LIGHT INDUSTRIAL - ROUTE 303 OVERLAY
ADDITIONAL INFORMATION LOCATED WITHIN THE NOTES ON THIS PLAN SET AND ON THE BUILDING ARCHITECTURAL PLANS PREPARED BY CLEAR ARCHITECTURAL DESIGN.		

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
07/10/2023

REV  
5

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
07/18/2023

REV  
6

BY  
JWJ

DESCRIPTION  
UPDATED DCG PARK AMENITIES

DATE  
08/07/2023

REV  
7

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS AND EV CHARGER LOCATIONS

DATE  
08/10/2023

REV  
8

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
9

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
10

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
11

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
12

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
13

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
14

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
15

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
16

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
17

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
18

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
19

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
20

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
21

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
22

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
23

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
24

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
25

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
26

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
27

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
28

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
29

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
30

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
31

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
32

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
33

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
34

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
35

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
36

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
37

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
38

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
39

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
40

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
41

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
42

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
43

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
44

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
45

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
46

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
47

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
48

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
49

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
50

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
51

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
52

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
53

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
54

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
55

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
56

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
57

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
58

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
59

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
60

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
61

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
62

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
63

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
64

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
65

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
66

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
67

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
68

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
69

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
70

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
71

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
72

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
73

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
74

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
75

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
76

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
77

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
78

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
79

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
80

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
81

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
82

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
83

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
84

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
85

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
86

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
87

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
88

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
89

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
90

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
91

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
92

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
93

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
94

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
95

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
96

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
97

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
98

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
99

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
100

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
101

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
102

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
103

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
104

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
105

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
106

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
107

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
108

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
109

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
110

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
111

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
112

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
113

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
114

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
115

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
116

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
117

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
118

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
119

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
120

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
121

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
122

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
123

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
124

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
125

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
126

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
127

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
128

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
129

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
130

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
131

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
132

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
133

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
134

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
135

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
136

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
137

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
138

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
139

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
140

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
141

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
142

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
143

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
144

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
145

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
146

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
147

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
148

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
149

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
150

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
151

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
152

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
153

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
154

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
155

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
156

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
157

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
158

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
159

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
160

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
161

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
162

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
163

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
164

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
165

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
166

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
167

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
168

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
169

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
170

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
171

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
172

BY  
JWJ

DESCRIPTION  
CIVIL REVISIONS

DATE  
08/30/2023

REV  
173

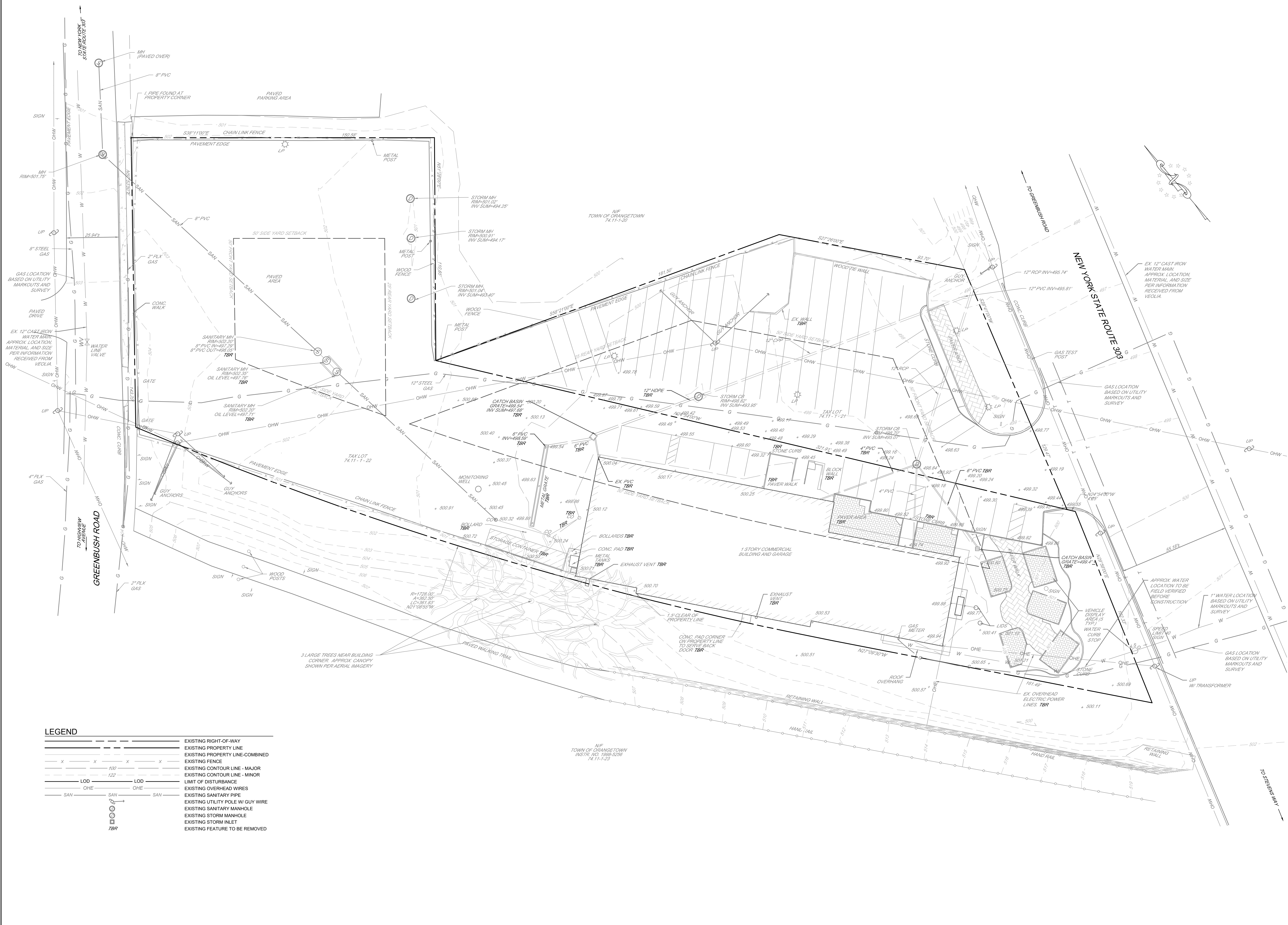
BY  
JWJ

DESCRIPTION  
CIVIL





N:\004 GROUP1 AUTOMOTIVE\0201 BILL KOLB SUBARU\PROJECT ENGINEERING\DRAWINGS\0400-DEMOS-DEV\01 - JAN LOCHMEIS-2023-08-30



FINAL LAND DEVELOPMENT SITE PLANS

**DEMOLITION PLAN**

FOR

**GROUP ONE AUTOMOTIVE - BILL KOLB SUBARU**  
252 ROUTE 303, TOWN OF ORANGETOWN  
ROCKLAND COUNTY, NEW YORK 10962

0 10 20

GRAPHIC SCALE: 1" = 20'

PROJECT  
004-020

DATE  
10/31/22

SCALE  
1" = 20'

DESIGNED  
JWJ

DRAWN  
MAS

CHECKED  
NES

BY  
JWJ

DATE  
07/10/2023

DESCRIPTION  
CIVIL REVISIONS

REV  
5

DATE  
07/18/2023

DESCRIPTION  
CIVIL REVISIONS

REV  
6

DATE  
08/07/2023

DESCRIPTION  
UPDATED DCG PARK AMENITIES

REV  
7

DATE  
08/10/2023

DESCRIPTION  
CIVIL REVISIONS AND EX CHARGER LOCATIONS

REV  
8

DATE  
08/30/2023

DESCRIPTION  
CIVIL REVISIONS

REV  
9

STATE OF NEW YORK  
JUL E. SANDER  
PROFESSIONAL ENGINEER  
87961

08/30/23

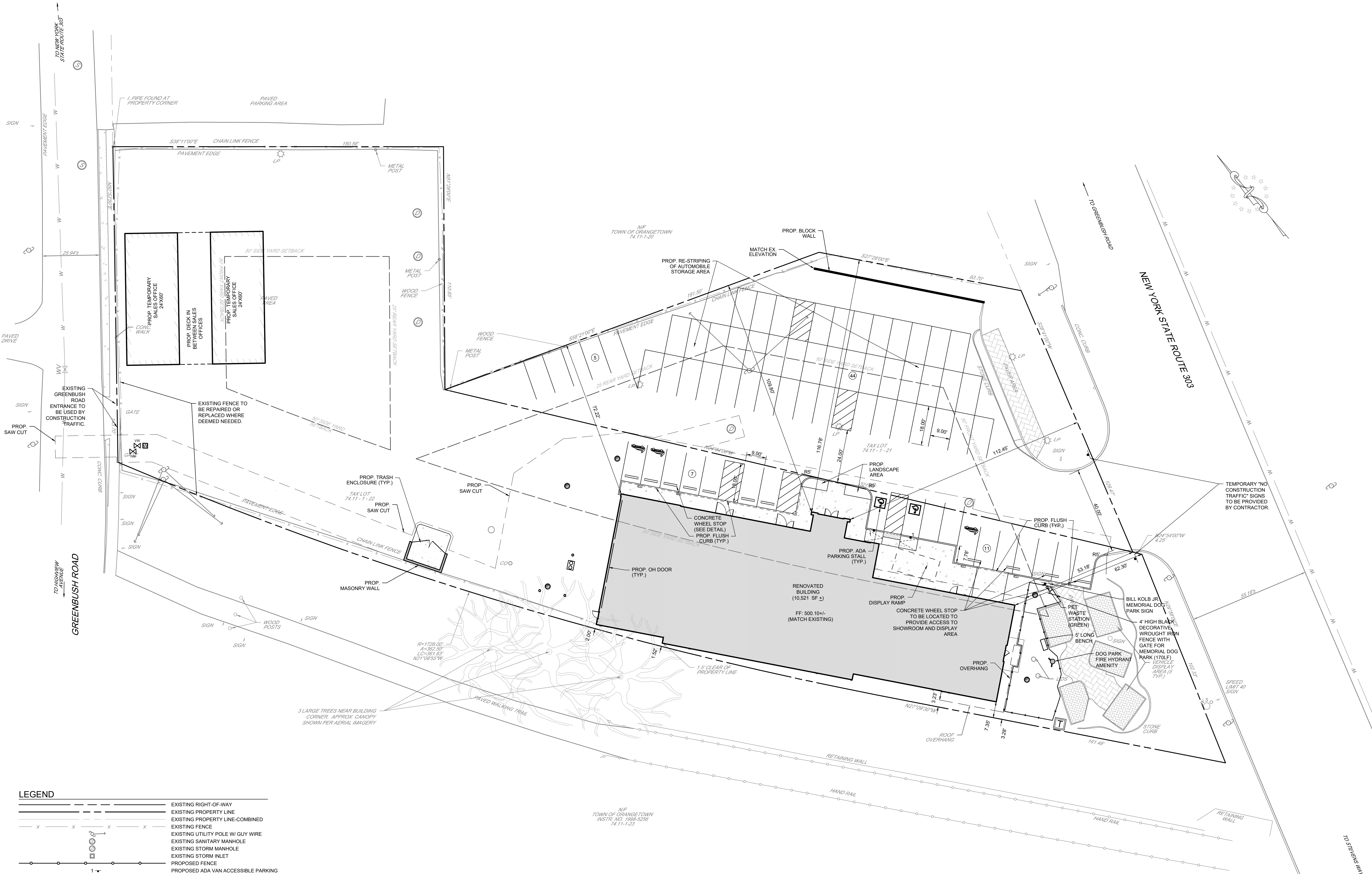
**C300**

SHEET  
3

OF  
8

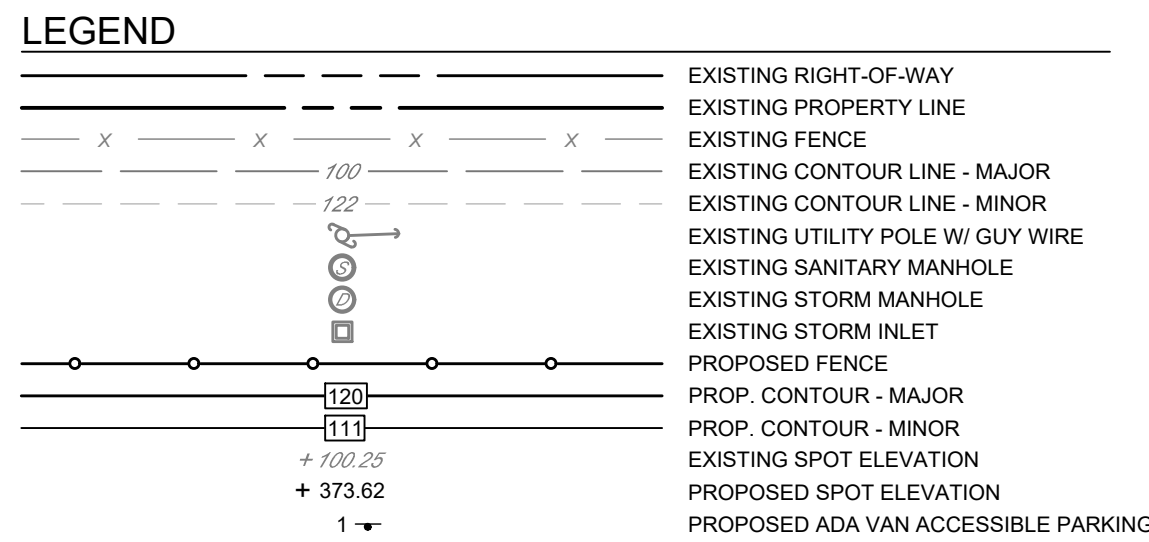


N:\004 GROUP1 AUTOMOTIVE\0201 BILL KOLB SUBARU\PROJECT ENGINEERING\DRAWINGS\0400-020-SITE - JAN LOCHENS-2022-08-30



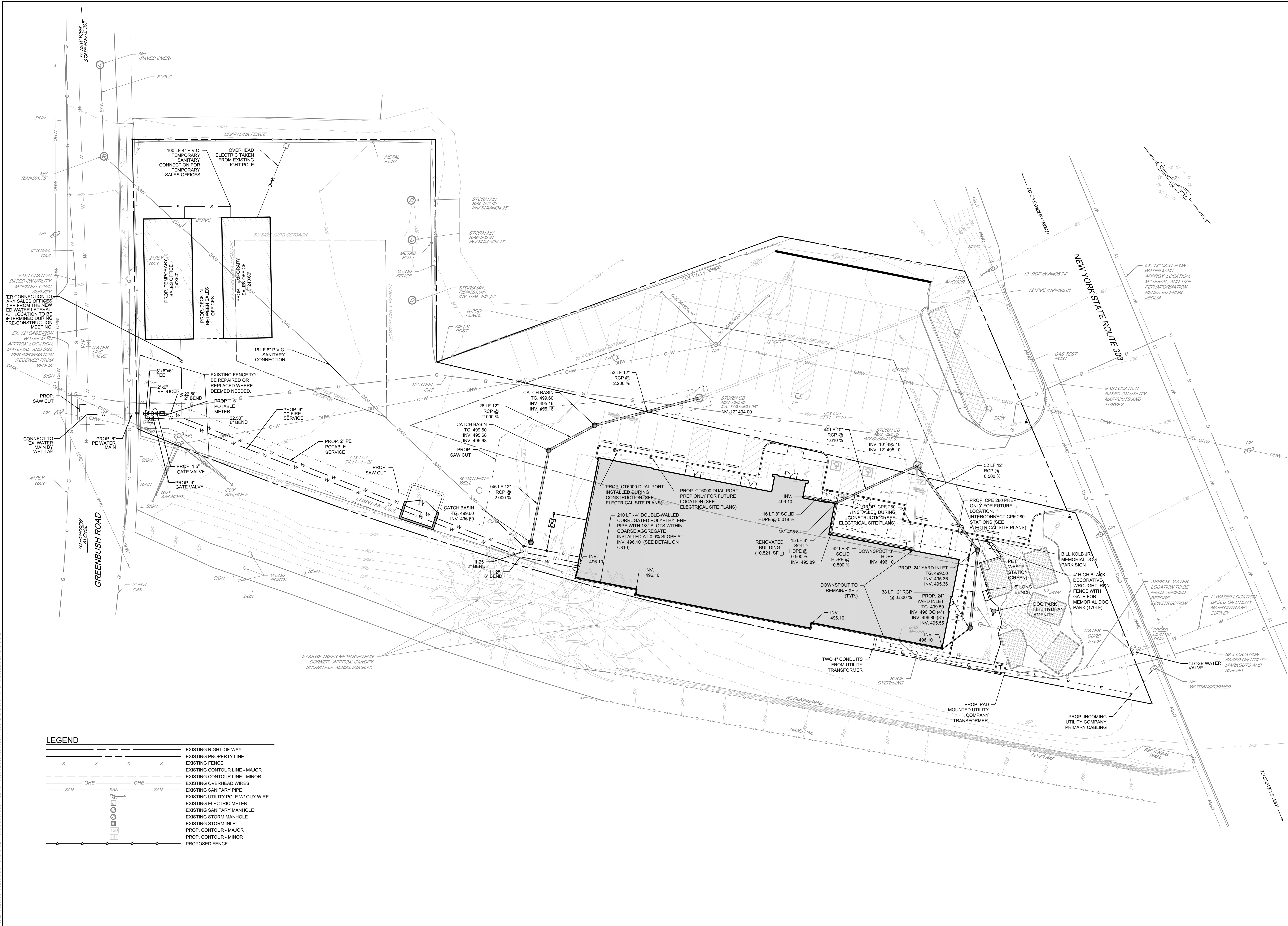
REV	DATE	DESCRIPTION	BY
5.	07/10/2023	CIVIL REVISIONS	JWJ.
6.	07/18/2023	CIVIL REVISIONS	JWJ.
7.	08/07/2023	UPDATED DOG PARK AMENITIES	JWJ.
8.	08/10/2023	CIVIL REVISIONS AND EV CHARGER LOCATIONS	JWJ.
9.	08/30/2023	CIVIL REVISIONS	JWJ.

INDEPENDENCE ENGINEERING LLC 1777 SENTRY PARKWAY WEST BLUE BELL, PENNSYLVANIA 19422 INDEPENDENCE ENGINEERING NEW JERSEY * PENNSYLVANIA * MASSACHUSETTS
FOR GROUP ONE AUTOMOTIVE - BILL KOLB SUBARU 252 ROUTE 303, TOWN OF ORANGETOWN ROCKLAND COUNTY, NEW YORK 10962
0 10 20 GRAPHIC SCALE: 1" = 20'
PROJECT 004-020
DATE 10/31/22
SCALE 1" = 20'
DRAWN MAS
DESIGNED JWJ
CHECKED NES
STATE OF NEW YORK JUL E. SANDOZ 87961 REGISTERED PROFESSIONAL ENGINEER
08/30/23
C400
SHEET 4
OF 8



FINAL LAND DEVELOPMENT SITE PLANS			<div>Independence</div> <div>1777 SENTRY PARKWAY WEST BUILDING 12, SUITE 103 BLUE BELT PARKWAY AVENUE 19422 (715) 798-4451 INDEPENDENCE ENGINEERING NEW JERSEY * PENNSYLVANIA * MASSACHUSETTS</div>			<table><thead><tr><th>REV</th><th>DATE</th><th>DESCRIPTION</th><th>BY</th></tr></thead><tbody><tr><td>5.</td><td>07/10/2023</td><td>CIVIL REVISIONS</td><td>JWJ.</td></tr><tr><td>6.</td><td>07/18/2023</td><td>CIVIL REVISIONS</td><td>JWJ.</td></tr><tr><td>7.</td><td>08/07/2023</td><td>UPDATED DOG PARK AMENITIES</td><td>JWJ.</td></tr><tr><td>8.</td><td>08/10/2023</td><td>CIVIL REVISIONS AND EV CHARGER LOCATIONS</td><td>JWJ.</td></tr><tr><td>9.</td><td>08/30/2023</td><td>CIVIL REVISIONS</td><td>JWJ.</td></tr></tbody></table>			REV	DATE	DESCRIPTION	BY	5.	07/10/2023	CIVIL REVISIONS	JWJ.	6.	07/18/2023	CIVIL REVISIONS	JWJ.	7.	08/07/2023	UPDATED DOG PARK AMENITIES	JWJ.	8.	08/10/2023	CIVIL REVISIONS AND EV CHARGER LOCATIONS	JWJ.	9.	08/30/2023	CIVIL REVISIONS	JWJ.
REV	DATE	DESCRIPTION	BY																													
5.	07/10/2023	CIVIL REVISIONS	JWJ.																													
6.	07/18/2023	CIVIL REVISIONS	JWJ.																													
7.	08/07/2023	UPDATED DOG PARK AMENITIES	JWJ.																													
8.	08/10/2023	CIVIL REVISIONS AND EV CHARGER LOCATIONS	JWJ.																													
9.	08/30/2023	CIVIL REVISIONS	JWJ.																													
<div>FOR</div> <div>GRADING PLAN</div> <div>GROUP ONE AUTOMOTIVE - BILL KOLB SUBARU 252 ROUTE 303, TOWN OF ORANGETOWN ROCKLAND COUNTY, NEW YORK 10962</div>			<div><div>01020</div><div>GRAPHIC SCALE: 1" = 20'</div></div> <table><tr><td colspan="2">PROJECT 004-020</td></tr><tr><td colspan="2">DATE 10/31/22</td></tr><tr><td>SCALE 1" = 20'</td><td>DRAWN MAS</td></tr><tr><td>DESIGNED JWJ</td><td>CHECKED NES</td></tr></table> <div><div><div>STATE OF NEW YORK</div><div>NEIL E. SANDER</div><div>REGISTERED PROFESSIONAL ENGINEER</div><div>87561</div></div><div>08/30/23</div></div> <div>C500</div> <table><tr><td>SHEET 5</td><td>OF 8</td></tr></table>			PROJECT 004-020		DATE 10/31/22		SCALE 1" = 20'	DRAWN MAS	DESIGNED JWJ	CHECKED NES	SHEET 5	OF 8																	
PROJECT 004-020																																
DATE 10/31/22																																
SCALE 1" = 20'	DRAWN MAS																															
DESIGNED JWJ	CHECKED NES																															
SHEET 5	OF 8																															





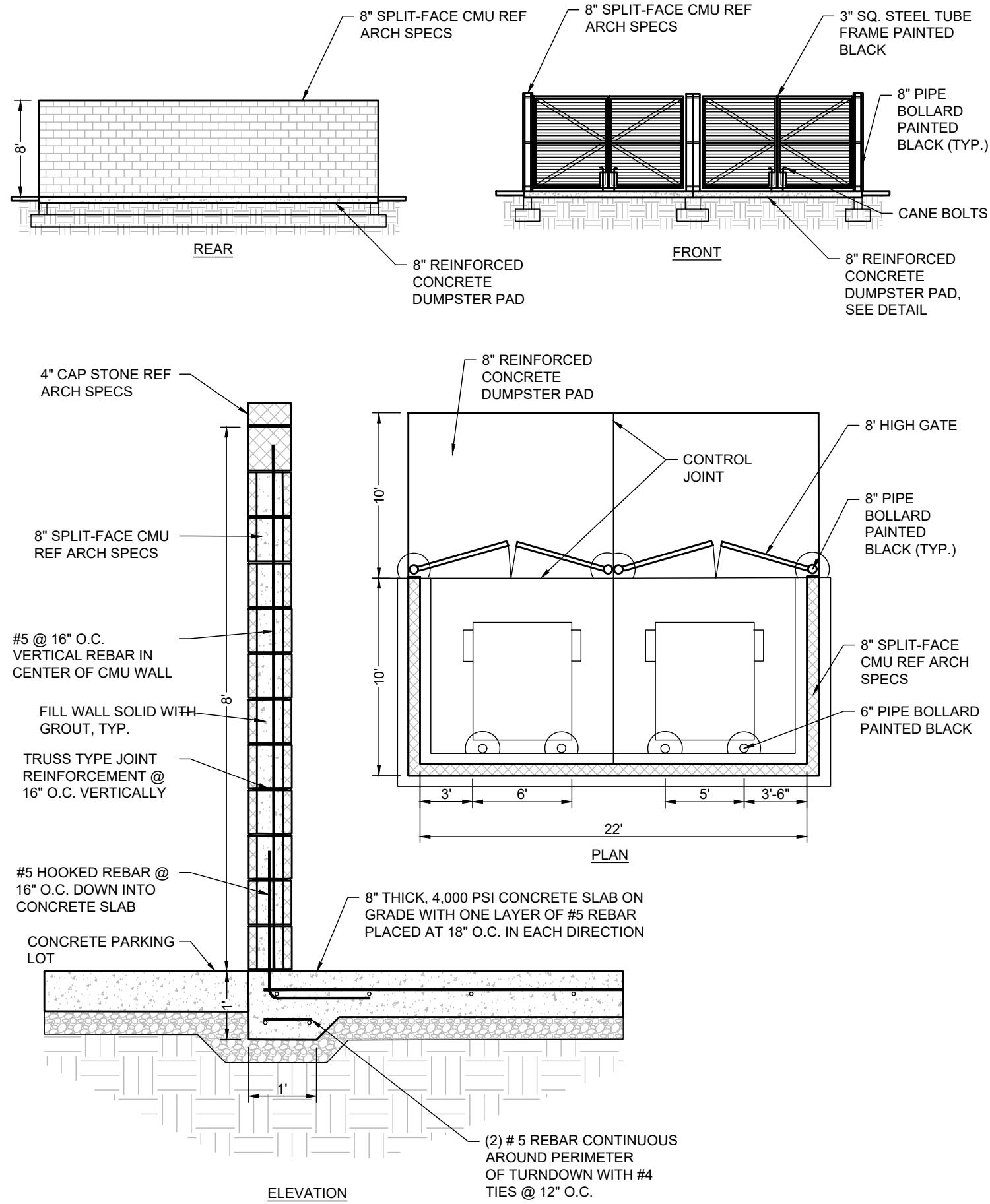
FINAL LAND DEVELOPMENT SITE PLANS		INDEPENDENCE 1777 SENTRY PARKWAY WEST BUILDING 12, SUITE 103 BLUE BELT PARK, PENNSYLVANIA 19422 (717) 798-1450 INDEPENDENCE ENGINEERING NEW JERSEY * PENNSYLVANIA * MASSACHUSETTS		REV		DATE		DESCRIPTION		BY			
						5.		07/10/2023		CIVIL REVISIONS		JWJ.	
						6.		07/18/2023		CIVIL REVISIONS		JWJ.	
						7.		08/07/2023		ENGINEERING LLC		JWJ.	
						8.		08/10/2023		UPDATED DOG PARK AMENITIES		JWJ.	
						9.		08/30/2023		CIVIL REVISIONS AND EV CHARGER LOCATIONS		JWJ.	
										CIVIL REVISIONS		JWJ.	

FOR	
UTILITY PLAN	
GROUP ONE AUTOMOTIVE - BILL KOLB SUBARU	
252 ROUTE 303, TOWN OF ORANGECROWN	
ROCKLAND COUNTY, NEW YORK 10962	

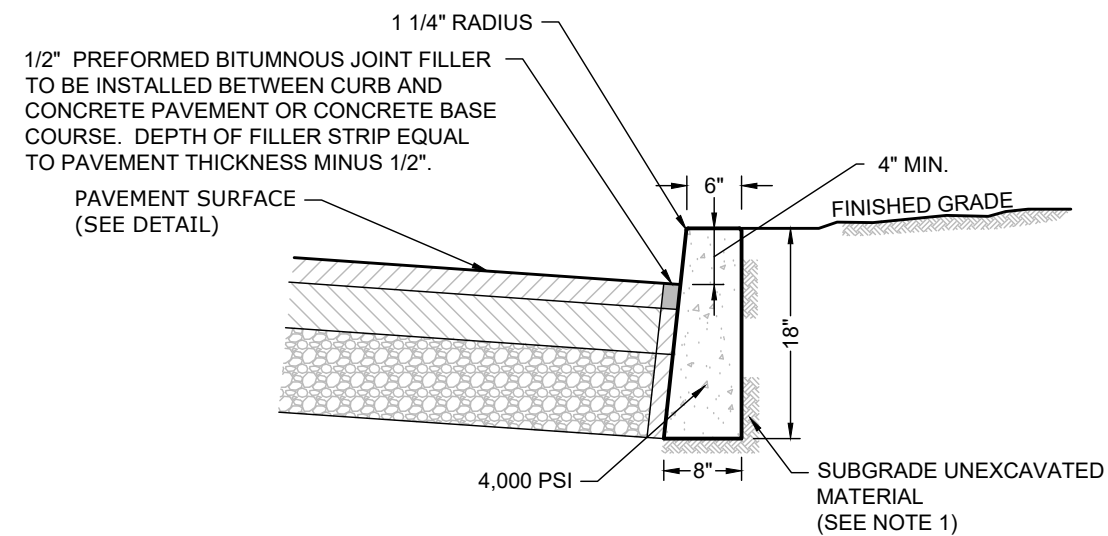
<p>GRAPHIC SCALE: 1" = 20'</p>	
PROJECT: 004-020	
DATE: 10/31/22	
SCALE: 1" = 20'	DRAWN: MAS
DESIGNED: JWJ	CHECKED: NES

<p>NEIL E. SANDER LICENSED PROFESSIONAL ENGINEER 87961</p>	
C600	
SHEET 6	OF 8

N:\004 GROUP AUTOMOTIVE\0201 BILL KOLB SUBARU\PROJECT ENGINEERING\DRAWINGS\04000-05-DETAIL - JANUOCHEN2023.08-30



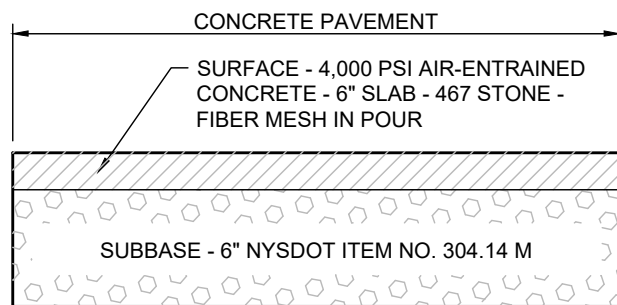
DUAL TRASH ENCLOSURE DETAIL  
N.T.S.



NOTES:

1. ANY EXCAVATION BELOW DESIRED GRADE DUE TO OVEREXCAVATION OR WET SOIL CONDITIONS SHALL BE BACKFILLED WITH 3/4" CLEAN CRUSHED STONE. ALL SUBGRADES SHALL BE APPROVED BY THE MUNICIPAL ENGINEER PRIOR TO POURING.
2. TRANSVERSE JOINTS 1/2" WIDE SHALL BE INSTALLED IN THE CURB 20'-0" APART AND SHALL BE FILLED WITH PREFORMED BITUMINOUS-IMPREGNATED FIBER JOINT FILLER RECESSED 1/4" FROM THE FRONT FACE AND TOP OF CURB.
3. DUMMY (FORMED) JOINTS SHALL BE INSTALLED MIDWAY BETWEEN EXPANSION JOINTS.
4. TRANSITION JOINTS BETWEEN NEW CONCRETE CURB AND EXISTING CONCRETE CURB SHALL BE SEALED WITH HOT RUBBERIZED ASPHALT SEALANT TO PREVENT POTENTIAL WATER PENETRATION.

4" REVEAL CURB DETAIL  
N.T.S.

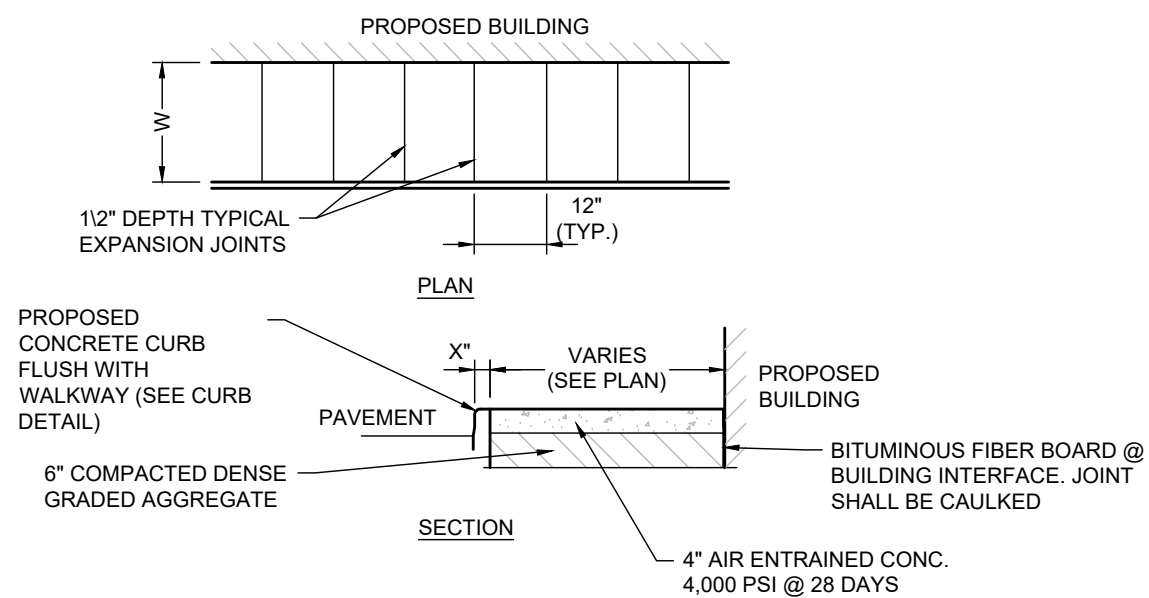


NOTES:

1. OWNER MAY SUBSTITUTE CONCRETE PAVEMENT SECTION FOR TYPICAL ROAD PAVEMENT SECTION DETAIL AT THEIR DISCRETION.
2. EXPANSION JOINTS TO BE PROVIDED EVERY 20'.
3. POCKET DIAMOND DOWEL TO BE INSTALLED EVERY 2' ALONG EXPANSION JOINTS.
4. THE DESIGN IS CONTINGENT UPON THE PROPER CONSTRUCTION, INSPECTION, AND MAINTENANCE.

RIGID PAVEMENT DETAIL  
N.T.S.

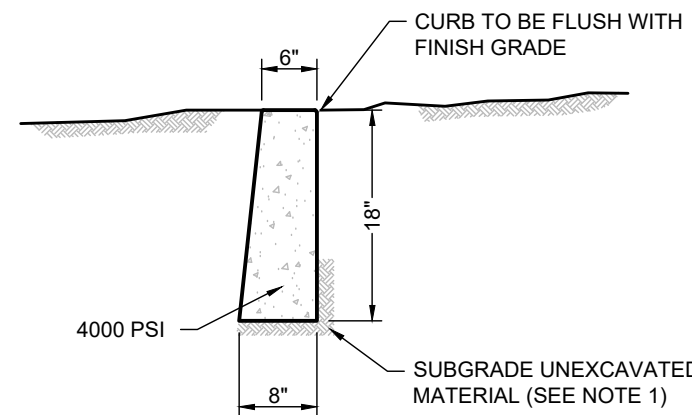
ACCESSIBLE PARKING SIGN W/ VAN ACCESSIBLE SIGN DETAIL  
N.T.S.



NOTES:

1. MAX. CROSS SLOPE 1/4" PER FOOT PITCHED AWAY FROM BUILDING.
2. PROVIDE 1/2" PREMOLED BITUMINOUS EXPANSION JOINT AT 12' INTERVALS.
3. REFER TO SEE PLAN FOR SIDEWALK WIDTH (W)
4. PROVIDE A BROOM FINISH FOR A SLIP-RESISTANT WEARING SURFACE IN ACCORDANCE WITH A.D.A. REGULATIONS.

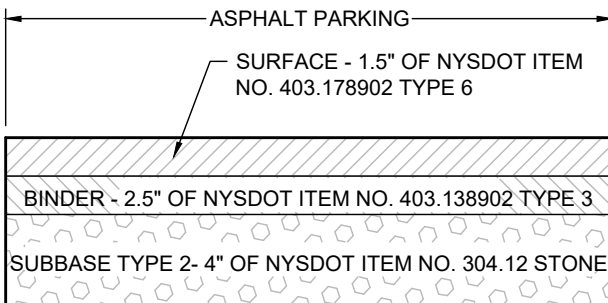
SIDEWALK AT BUILDING DETAIL  
N.T.S.



NOTES:

1. ANY EXCAVATION BELOW DESIRED GRADE DUE TO OVEREXCAVATION OR WET SOIL CONDITIONS SHALL BE BACKFILLED WITH 3/4" CLEAN CRUSHED STONE. ALL SUBGRADES SHALL BE APPROVED BY THE MUNICIPAL ENGINEER PRIOR TO POURING.
2. TRANSVERSE JOINTS 1/2" WIDE SHALL BE INSTALLED IN THE CURB 20'-0" APART AND SHALL BE FILLED WITH PREFORMED BITUMINOUS-IMPREGNATED FIBER JOINT FILLER RECESSED 1/4" FROM THE FRONT FACE OF CURB.
3. DUMMY (FORMED) JOINTS SHALL BE INSTALLED MIDWAY BETWEEN EXPANSION JOINTS.
4. TRANSITION JOINTS BETWEEN NEW CONCRETE CURB AND EXISTING CURB SHALL BE SEALED WITH HOT RUBBERIZED ASPHALT SEALANT TO PREVENT POTENTIAL WATER PENETRATION.

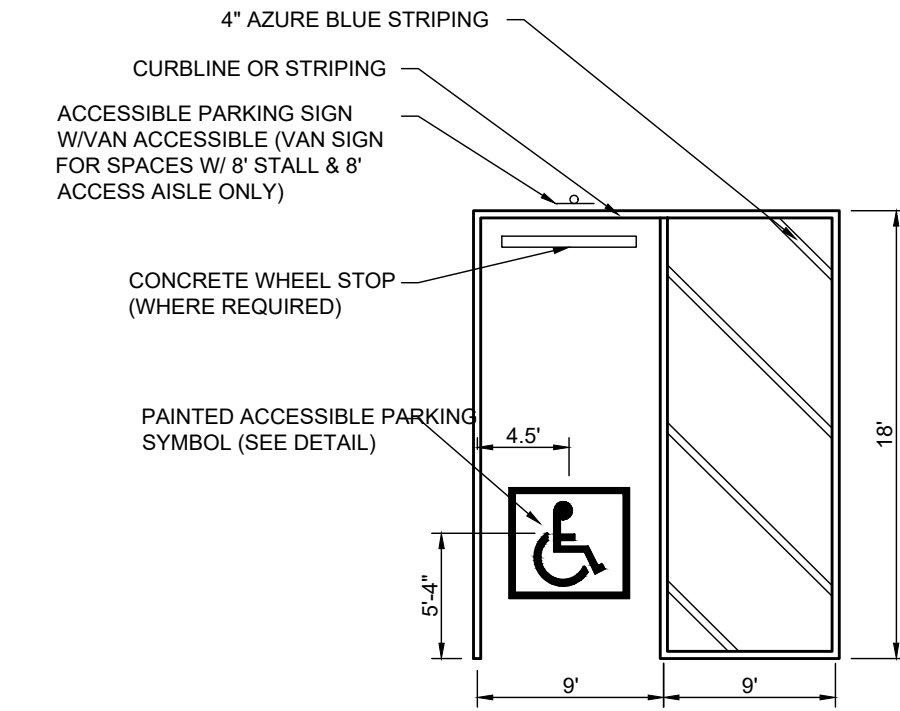
FLUSH CURB DETAIL  
N.T.S.



NOTES:

1. THE DESIGN IS CONTINGENT UPON THE PROPER CONSTRUCTION, INSPECTION, AND MAINTENANCE.

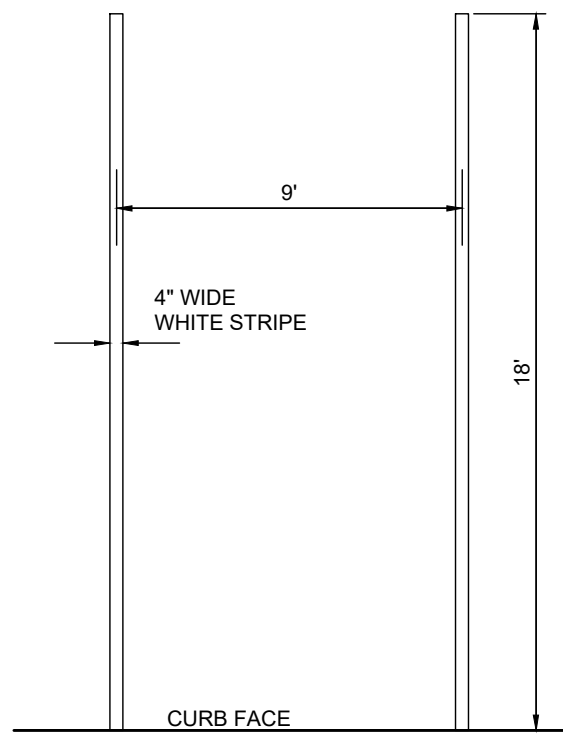
FLEXIBLE PAVEMENT DETAIL  
N.T.S.



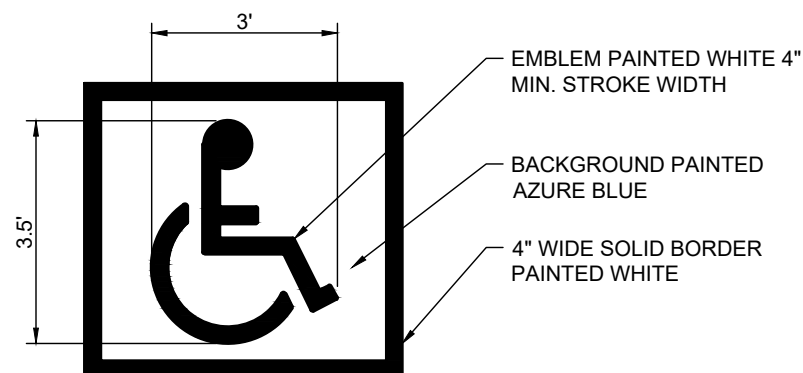
NOTES:

1. PAVEMENT STRIPING FOR ALL ACCESSIBLE PARKING SPACES SHALL BE PAINTED AZURE BLUE.
2. WHERE AN ACCESSIBLE PARKING STALL MEETS A STANDARD PARKING STALL, AN AZURE BLUE AND WHITE PAVEMENT STRIPE SHALL BE PAINTED.
3. ALL PAVEMENT STRIPING, MARKINGS AND SIGNAGE SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE LATEST ACCESSIBILITY STANDARDS.

ACCESSIBLE PARKING STALL STRIPING DETAIL  
N.T.S.



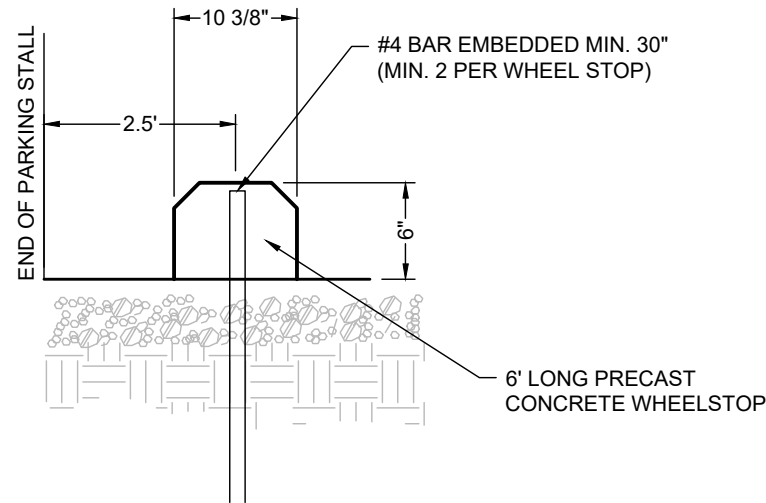
PARKING STALL DETAIL  
N.T.S.



NOTES:

- ALL PAVEMENT STRIPING, MARKINGS & APPLICABLE SIGNAGE SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE LATEST ACCESSIBILITY STANDARDS.

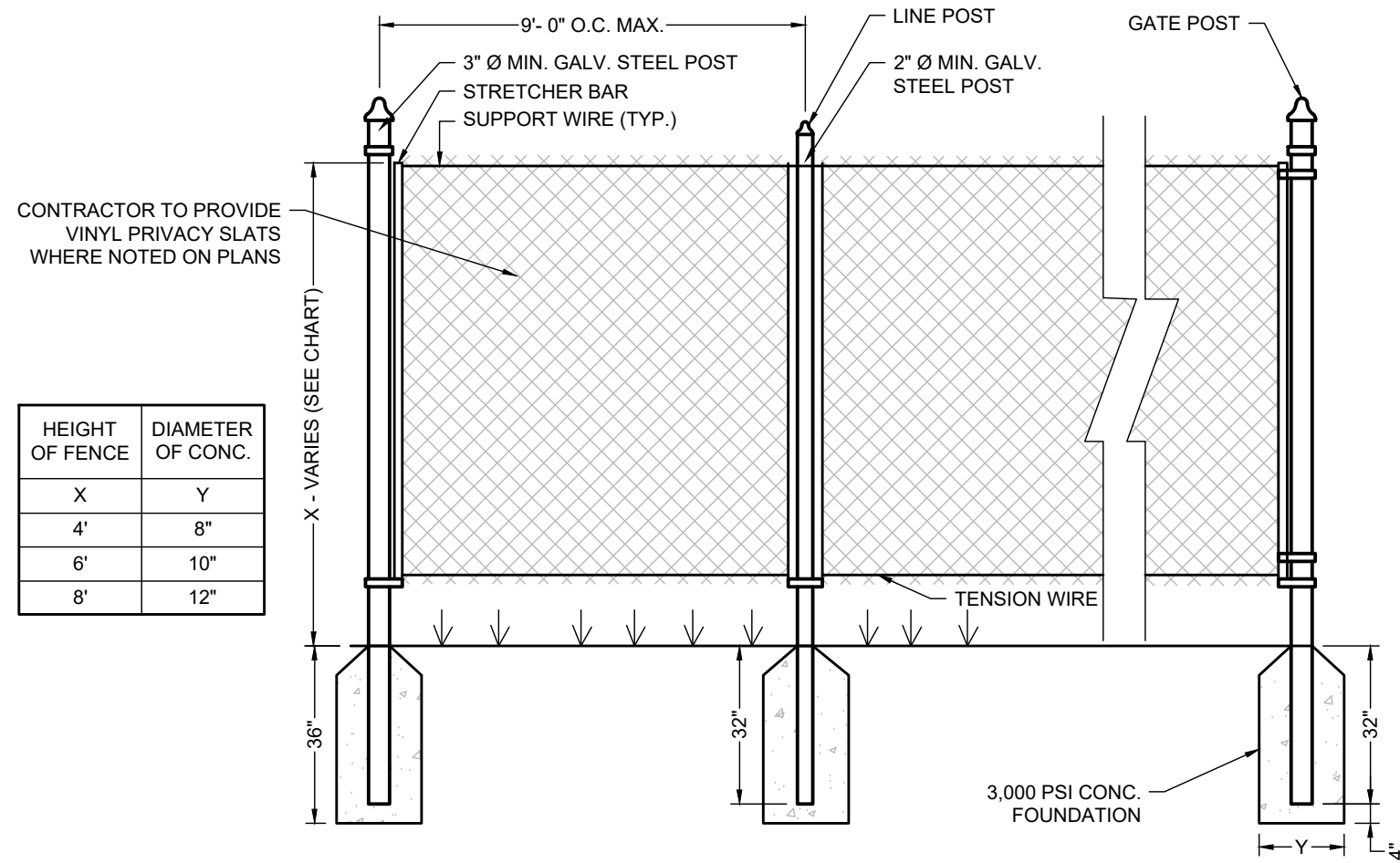
PAINTED ACCESSIBLE PARKING SYMBOL DETAIL  
N.T.S.



NOTE:

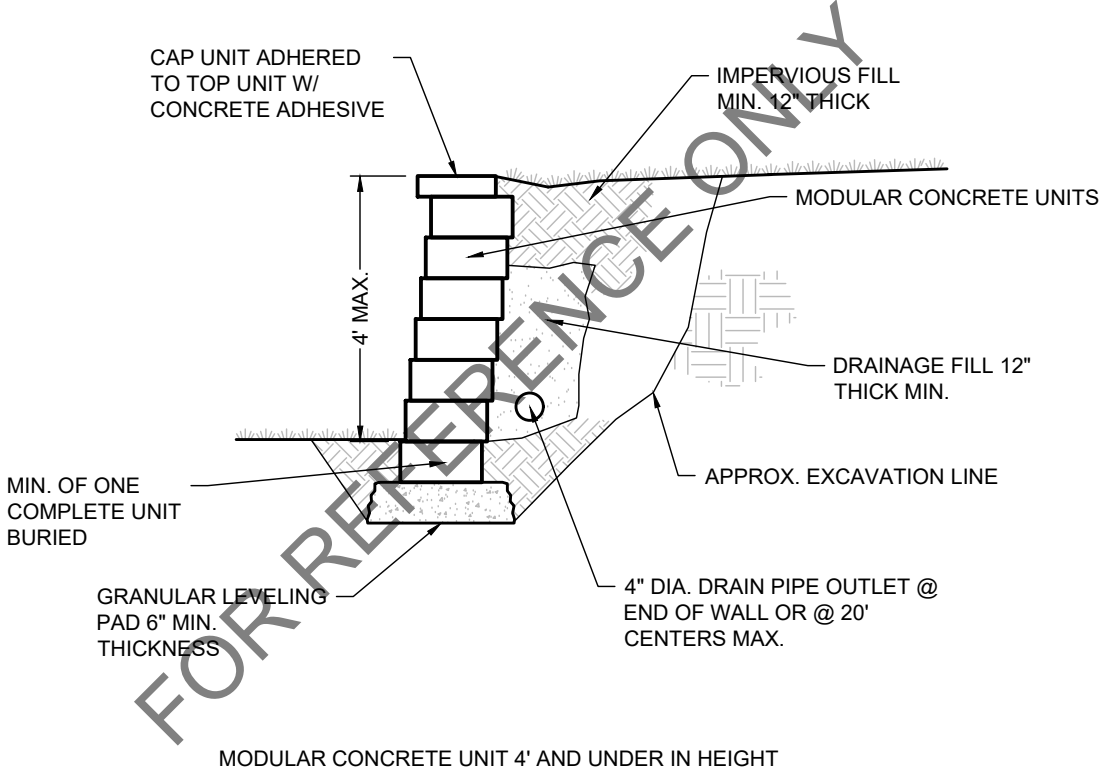
- ON CONCRETE PAVEMENT, USE EPOXY BINDING AGENT ON #4 BARS

CONCRETE WHEELSTOP DETAIL  
N.T.S.

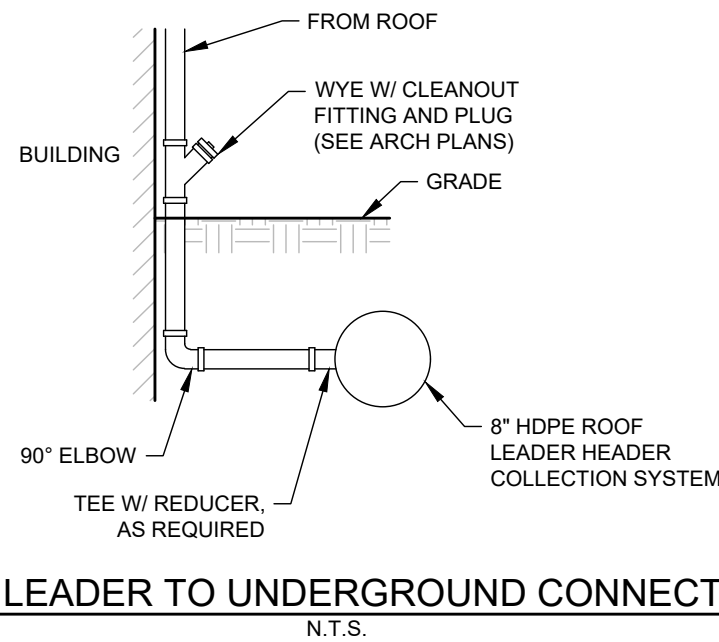


HEIGHT OF FENCE	DIAMETER OF CONC.
X	Y
4'	8"
6'	10"
8'	12"

CHAIN LINK FENCE DETAIL  
N.T.S.



TYPICAL RETAINING WALL UNDER 4' DETAIL  
N.T.S.



ROOF LEADER TO UNDERGROUND CONNECTION  
N.T.S.

GENERAL DETAIL NOTE:

1. ALL DETAILS SHOWN ON THESE PLANS ARE FOR REFERENCE ONLY.
2. DETAILS TO BE "OR EQUIVALENT".
3. CONTRACTOR IS RESPONSIBLE FOR VERIFICATION OF LOCAL REQUIRED DETAILS TO COMPLETE THE DESIGN.
4. IN CASE OF DISCREPANCIES BETWEEN THE PLAN DETAILS AND LOCAL REQUIRED DETAILS, THE LOCAL REQUIRED DETAILS SHALL SUPERSEDE. CONTRACTOR SHALL NOTIFY ENGINEER OF ANY CONFLICT IF NEEDED.
5. REFER TO PREVIOUS SHEETS FOR ADDITIONAL NOTES.
6. ANY DETAILS NEEDED FOR BIDDING AND/OR CONSTRUCTION OF THIS JOB, SHOWN OR NOT SHOWN ON THESE PLANS, ARE TO BE IN ACCORDANCE WITH LOCAL, MUNICIPAL, COUNTY, STATE, AND FEDERAL REGULATIONS AND STANDARDS. IF ANY DETAIL SHOWN ON THESE PLANS DOES NOT MEET THESE STANDARDS, IT IS THE CONTRACTORS' RESPONSIBILITY TO BID AND/OR CONSTRUCT THE APPROPRIATE STANDARD DETAILS.

BY	JWJ	CIVIL REVISIONS	
JWJ	CIVIL REVISIONS		
JWJ	UPDATED DCG PARK AMENITIES		
JWJ	CIVIL REVISIONS AND EV CHARGER LOCATIONS		
JWJ	CIVIL REVISIONS		
DATE	07/10/2023		
REV	5		
REV	6		
REV	7		
REV	8		
REV	9		

Independence  
ENGINEERING LLC  
1777 SENTRY PARKWAY WEST  
BUILDING 12, SUITE 103  
BLUE BELL, PENNSYLVANIA 19422  
INDEPENDENCE ENGINEERING  
NEW JERSEY \* PENNSYLVANIA \* MASSACHUSETTS

FINAL LAND DEVELOPMENT SITE PLANS  
DETAIL SHEET  
FOR  
GROUP ONE AUTOMOTIVE - BILL KOLB SUBARU  
252 ROUTE 303, TOWN OF ORANGETOWN  
ROCKLAND COUNTY, NEW YORK 10962

PROJECT  
004-020  
DATE  
10/31/22  
SCALE  
NTS  
DESIGNED  
JWJ  
DRAWN  
MAS  
CHECKED  
NES

STATE OF NEW YORK  
JULIE E. SANDER  
Professional Engineer  
07901  
08/30/23  
C800  
SHEET  
7  
OF  
8



Rockford Separators

6159 28th Ave ROCKFORD, IL 61109

(815) 229-5077 - (800) 747-5077 - FAX (815) 229-5108

WEB SITE-www.rkfdseparators.com E MAIL-rssem@rkfdseparators.com

MODEL NO. ROI-150

OIL/SAND INTERCEPTOR

DRAWN BY W.R.W.

QUOTE #

JOB NAME

Note: Standard unit shown with 6" riser. Manway height can be made to customers specified requirements.

OPTIONAL FEATURES (ADDITIONAL COST)

☐ EPOXY COATING

☐ STAINLESS STEEL CONSTRUCTION

☐ MANWAY HEIGHT REQUIRED

☐ INLET & OUTLET SIZE \_\_\_\_\_ INCHES

☐ ALUMINUM COVER

☐ ANCHOR FLANGE

☐ HOLD DOWN PADS

☐ AUXILIARY INLET

LIFTING LUGS X4

VENT

inlet

outlet

17.00

8.00

39.25

16.00

26.00

12.00

6.00

48.00

30.25

3.50

6.00

36.00

34.00

Specifications

Rockford Model ROI-150 all welded steel gravity oil/sediment interceptor, with 150 gallon capacity, 4" threaded inlet/outlet and 3" vent connections, removable 3/8" nonskid tread plate cover for flush with grade installation suitable for heavy traffic load (H/20), secured with stainless steel flat head screws, heavy duty leak-proof gasket, with bituminous coating outside. Supplied with lifting lugs X4. Approx. ship weight of 750 Lbs. Unit is built to TAPMD/ANSI Z1001-2014 construction standard for fabricated gravity interceptors.

Optional Features (Additional cost) listed above

Approved By

Company

Date

NYLOPLAST DRAIN BASIN CONSTRUCTION PROTECTION DETAIL - OPTION 1

(BURIED STRUCTURE DETAIL)

METAL PLATE OR PIECE OF PLYWOOD TO COVER OPENING OF GRATE WHEN BURIED

MIN. 6" OF COVER ABOVE TOP OF GRATE FOR STONE OR CLASS I MATERIAL

MIN. 18" FOR CLASS II OR III MATERIAL DUE TO RUTTING CAUSED BY HEAVY MACHINERY

INTEGRATED DUCTILE IRON FRAME & GRATE / COVER TO MATCH BASIN O.D.

MIN. 6" OF COVER ABOVE TOP OF GRATE FOR STONE OR CLASS I MATERIAL

MIN. 18" FOR CLASS II OR III MATERIAL DUE TO RUTTING CAUSED BY HEAVY MACHINERY

FLAG, CONE OR DISTINCTIVE INDICATOR TO MARK STRUCTURE LOCATION

RECOMMENDED COVER MATERIAL TO BE CRUSHED STONE OR OTHER GRANULAR MATERIAL MEETING THE REQUIREMENTS OF CLASS I, CLASS II, OR CLASS III MATERIAL AS DEFINED IN ASTM D2321. OTHER MATERIALS MAY BE USED BUT SHALL BE APPROVED BY SITE ENGINEER.

FINAL GRADE

THE BACKFILL MATERIAL SHALL BE CRUSHED STONE OR OTHER GRANULAR MATERIAL MEETING THE REQUIREMENTS OF CLASS I, CLASS II, OR CLASS III MATERIAL AS DEFINED IN ASTM D2321. BEDDING & BACKFILL FOR SURFACE DRAINAGE INLETS SHALL BE PLACED & COMPACTED UNIFORMLY IN ACCORDANCE WITH ASTM D2321.

4" MIN ON 8"-24" 6" MIN ON 30" & 36"

8"-36" DRAIN BASIN

1 - GRATES/SOLID COVER SHALL BE DUCTILE IRON PER ASTM A536 GRADE 70-50-05. FRAMES SHALL BE DUCTILE IRON PER ASTM A536 GRADE 70-50-05.

2 - FRAMES SHALL BE DUCTILE IRON PER ASTM A536 GRADE 70-50-05.

3 - DRAIN BASIN TO BE CUSTOM MANUFACTURED ACCORDING TO PLAN DETAILS. RISERS ARE NEEDED FOR BASINS OVER 84" DUE TO SHIPPING RESTRICTIONS. IN THE EVENT A BASIN IS DAMAGED DURING CONSTRUCTION, RISER SECTIONS CAN BE USED FOR FIELD REPAIRS.

4 - COVER MATERIAL SHALL CONFORM TO MANUFACTURER'S RECOMMENDATION OR APPROVED BY SITE ENGINEER. MATERIAL SHALL BE ABLE TO SUPPORT VEHICLE TRAFFIC AND SHALL COVER THE STRUCTURE A MINIMUM OF 6".

DRAWN BY NMH

DATE 10-02-18

APPD BY NMH

DATE 10-02-18

DWG SIZE A

SCALE 1:20

SHEET 1 OF 1

DWG NO. 7001-110-52

REV A

THIS PRINT DISCLOSES SUBJECT MATTER IN WHICH NYLOPLAST HAS PROPRIETARY RIGHTS. THE RECEIPT OR POSSESSION OF THIS PRINT DOES NOT CONFER, TRANSFER, OR LICENSE THE USE OF THE DESIGN OR TECHNICAL INFORMATION SHOWN HEREIN. REPRODUCTION OF THIS PRINT OR ANY INFORMATION CONTAINED HEREIN, OR MANUFACTURE OF ANY ARTICLE HEREFROM, FOR THE DISCLOSURE TO OTHERS IS FORBIDDEN, EXCEPT BY SPECIFIC WRITTEN PERMISSION FROM NYLOPLAST.

ADS

Nyloplast

3130 VERONA AVE

BUFORD, GA 30618

PHN (770) 932-2443

FAX (770) 932-2460

www.nyloplast-usa.com

TITLE

DRAIN BASIN CONSTRUCTION PROTECTION DETAIL

DWG NO. 7001-110-52

REV A

NYLOPLAST 24" DRAIN BASIN: 2824AG \_\_X

(1, 2) INTEGRATED DUCTILE IRON FRAME & GRATE TO MATCH BASIN O.D.

18" MIN WIDTH GUIDELINE

8" MIN THICKNESS GUIDELINE

TRAFFIC LOADS: CONCRETE SLAB DIMENSIONS ARE FOR GUIDELINE PURPOSES ONLY. ACTUAL CONCRETE SLAB MUST BE DESIGNED TAKING INTO CONSIDERATION LOCAL SOIL CONDITIONS, TRAFFIC LOADING, & OTHER APPLICABLE DESIGN FACTORS. SEE DRAWING NO. 7001-110-111 FOR NON TRAFFIC INSTALLATION.

(3) VARIABLE INVERT HEIGHTS AVAILABLE (ACCORDING TO PLANS/TAKE OFF)

MINIMUM PIPE BURIAL DEPTH PER PIPE MANUFACTURER RECOMMENDATION (MIN. MANUFACTURING REQ. SAME AS MIN. SUMP)

(5) ADAPTER ANGLES VARIABLE 0° - 30° ACCORDING TO PLANS

(3) VARIABLE SUMP DEPTH ACCORDING TO PLANS (8" MIN. BASED ON MANUFACTURING REQ.)

4" MIN

THE BACKFILL MATERIAL SHALL BE CRUSHED STONE OR OTHER GRANULAR MATERIAL MEETING THE REQUIREMENTS OF CLASS I, CLASS II, OR CLASS III MATERIAL AS DEFINED IN ASTM D2321. BEDDING & BACKFILL FOR SURFACE DRAINAGE INLETS SHALL BE PLACED & COMPACTED UNIFORMLY IN ACCORDANCE WITH ASTM D2321.

WATERTIGHT JOINT (CORRUGATED HDPE SHOWN)

GRATE OPTIONS

LOAD RATING

PART #

DRAWING #

PODESTRAL

MEETS H-20

2489C0P

7001-110-216

STANDARD

MEETS H-20

2489C0S

7001-110-217

SOLID COVER

MEETS H-20

2489C0C

7001-110-218

COVE

MEETS H-20

2489C0D

7001-110-219

DROP IN GRATE

LIGHT DUTY

24810R

7001-110-075

1 - GRATES/SOLID COVER SHALL BE DUCTILE IRON PER ASTM A536 GRADE 70-50-05. FRAMES SHALL BE DUCTILE IRON PER ASTM A536 GRADE 70-50-05.

2 - FRAMES SHALL BE DUCTILE IRON PER ASTM A536 GRADE 70-50-05.

3 - DRAIN BASIN TO BE CUSTOM MANUFACTURED ACCORDING TO PLAN DETAILS. RISERS ARE NEEDED FOR BASINS OVER 84" DUE TO SHIPPING RESTRICTIONS. SEE DRAWING NO. 7001-110-095.

4 - DRAINAGE CONNECTION SUB JOINT TIGHTNESS SHALL CONFORM TO ASTM D3212 FOR CORRUGATED HDPE (ADS N-12/HANCOR DUAL WALL), N-12 HP & PVC SIZES.

5 - ADAPTERS CAN BE MOUNTED ON ANY ANGLE 0° TO 30° TO DETERMINE MINIMUM ANGLE BETWEEN ADAPTERS SEE DRAWING NO. 7001-110-012.

DRAWN BY EHC

DATE 04-03-06

REVISED BY NMH

DATE 03-14-16

DWG SIZE A

SCALE 1:40

SHEET 1 OF 1

DWG NO. 7001-110-192

REV E

THIS PRINT DISCLOSES SUBJECT MATTER IN WHICH NYLOPLAST HAS PROPRIETARY RIGHTS. THE RECEIPT OR POSSESSION OF THIS PRINT DOES NOT CONFER, TRANSFER, OR LICENSE THE USE OF THE DESIGN OR TECHNICAL INFORMATION SHOWN HEREIN. REPRODUCTION OF THIS PRINT OR ANY INFORMATION CONTAINED HEREIN, OR MANUFACTURE OF ANY ARTICLE HEREFROM, FOR THE DISCLOSURE TO OTHERS IS FORBIDDEN, EXCEPT BY SPECIFIC WRITTEN PERMISSION FROM NYLOPLAST.

ADS

Nyloplast

3130 VERONA AVE

BUFORD, GA 30618

PHN (770) 932-2443

FAX (770) 932-2460

www.nyloplast-usa.com

TITLE

24 IN DRAIN BASIN QUICK SPEC INSTALLATION DETAIL

DWG NO. 7001-110-192

REV E

NYLOPLAST DRAIN BASIN CONSTRUCTION PROTECTION DETAIL - OPTION 2

(EROSION CONTROL STRUCTURE DETAIL)

DUCTILE IRON GRATE OPTIONAL DURING CONSTRUCTION. FILTER FABRIC CAN BE APPLIED UNDER GRATE TO FILTER STORM RUNOFF

PERFORATED RISER SECTION PER MANUFACTURER'S PERFORATION SCHEDULE UNLESS NOTED OTHERWISE (RISER SECTION HEIGHTS CAN VARY)

24" TYPICAL

12"

RISER SECTION IS NOT TO BE GLUED SO BASIN CAN MATCH GRADE WHEN FINAL INSTALLATION IS REQUIRED

SAFETY OR EROSION CONTROL FENCING TO MARK STRUCTURE DURING CONSTRUCTION

FILTER FABRIC RECOMMENDED TO LIMIT MIGRATION OF FINES INTO THE SYSTEM

RIP RAP OR STONE AROUND PERFORATED RISER SECTION DURING CONSTRUCTION TO ALLOW FOR FILTRATION OF STORM RUNOFF

GRADE

THE BACKFILL MATERIAL SHALL BE CRUSHED STONE OR OTHER GRANULAR MATERIAL MEETING THE REQUIREMENTS OF CLASS I, CLASS II, OR CLASS III MATERIAL AS DEFINED IN ASTM D2321. BEDDING & BACKFILL FOR SURFACE DRAINAGE INLETS SHALL BE PLACED & COMPACTED UNIFORMLY IN ACCORDANCE WITH ASTM D2321.

4" MIN ON 8"-24" 6" MIN ON 30" & 36"

8"-36" DRAIN BASIN

1 - PERFORATED RISER SECTION IS TO BE REMOVED AND REPLACED WITH SOLID RISER FOLLOWING THE FINAL SITE GRADING. IF THE PERFORATED RISER SECTIONS ARE DAMAGED DURING CONSTRUCTION, THEY CAN BE EASILY REPLACED WITH MINIMAL DAMAGE TO MAIN BASIN BODY / BASE SECTION.

2 - FRAMES & GRATES/SOLID COVERS ARE TO BE INSTALLED ONCE EROSION CONTROL STRUCTURE IS NO LONGER NEEDED.

3 - PERFORATION SCHEDULE WILL MEET NYLOPLAST SPECIFICATIONS OUTLINED IN DRAWING 7001-110-08 UNLESS NOTED OTHERWISE.

4 - DRAIN BASIN TO BE CUSTOM MANUFACTURED ACCORDING TO PLAN DETAILS. RISERS ARE NEEDED FOR BASINS OVER 84" DUE TO SHIPPING RESTRICTIONS. IN THE EVENT A BASIN IS DAMAGED DURING CONSTRUCTION, RISER SECTIONS CAN BE USED FOR FIELD REPAIRS.

DRAWN BY NMH

DATE 10-02-18

APPD BY NMH

DATE 10-02-18

DWG SIZE A

SCALE 1:20

SHEET 1 OF 1

DWG NO. 7001-110-53

REV A

THIS PRINT DISCLOSES SUBJECT MATTER IN WHICH NYLOPLAST HAS PROPRIETARY RIGHTS. THE RECEIPT OR POSSESSION OF THIS PRINT DOES NOT CONFER, TRANSFER, OR LICENSE THE USE OF THE DESIGN OR TECHNICAL INFORMATION SHOWN HEREIN. REPRODUCTION OF THIS PRINT OR ANY INFORMATION CONTAINED HEREIN, OR MANUFACTURE OF ANY ARTICLE HEREFROM, FOR THE DISCLOSURE TO OTHERS IS FORBIDDEN, EXCEPT BY SPECIFIC WRITTEN PERMISSION FROM NYLOPLAST.

ADS

Nyloplast

3130 VERONA AVE

BUFORD, GA 30618

PHN (770) 932-2443

FAX (770) 932-2460

www.nyloplast-usa.com

TITLE

CONSTRUCTION EROSION CONTROL DRAIN BASIN DETAIL

DWG NO. 7001-110-53

REV A

NON TRAFFIC INSTALLATION

DRAIN BASIN

INLINE DRAIN

GRATE/COVER

TOP SOIL

4" MIN ON 8"-24" 6" MIN ON 30" & 36"

THE BACKFILL MATERIAL SHALL BE CRUSHED STONE OR OTHER GRANULAR MATERIAL MEETING THE REQUIREMENTS OF CLASS I, CLASS II, OR CLASS III MATERIAL AS DEFINED IN ASTM D2321. BEDDING & BACKFILL FOR SURFACE DRAINAGE INLETS SHALL BE PLACED & COMPACTED UNIFORMLY IN ACCORDANCE WITH ASTM D2321.

1 - GRATES/SOLID COVER SHALL BE DUCTILE IRON PER ASTM A536 GRADE 70-50-05. FRAMES SHALL BE DUCTILE IRON PER ASTM A536 GRADE 70-50-05.

2 - FRAMES SHALL BE DUCTILE IRON PER ASTM A536 GRADE 70-50-05.

3 - DRAIN BASIN TO BE CUSTOM MANUFACTURED ACCORDING TO PLAN DETAILS. RISERS ARE NEEDED FOR BASINS OVER 84" DUE TO SHIPPING RESTRICTIONS. SEE DRAWING NO. 7001-110-095.

4 - DRAINAGE CONNECTION SUB JOINT TIGHTNESS SHALL CONFORM TO ASTM D3212 FOR CORRUGATED HDPE (ADS N-12/HANCOR DUAL WALL), N-12 HP & PVC SIZES.

5 - ADAPTERS CAN BE MOUNTED ON ANY ANGLE 0° TO 30° TO DETERMINE MINIMUM ANGLE BETWEEN ADAPTERS SEE DRAWING NO. 7001-110-012.

DRAWN BY CJA

DATE 9-30-09

REVISED BY NMH

DATE 03-14-16

DWG SIZE A

SCALE 1:25

SHEET 1 OF 1

DWG NO. 7001-110-111

REV F

THIS PRINT DISCLOSES SUBJECT MATTER IN WHICH NYLOPLAST HAS PROPRIETARY RIGHTS. THE RECEIPT OR POSSESSION OF THIS PRINT DOES NOT CONFER, TRANSFER, OR LICENSE THE USE OF THE DESIGN OR TECHNICAL INFORMATION SHOWN HEREIN. REPRODUCTION OF THIS PRINT OR ANY INFORMATION CONTAINED HEREIN, OR MANUFACTURE OF ANY ARTICLE HEREFROM, FOR THE DISCLOSURE TO OTHERS IS FORBIDDEN, EXCEPT BY SPECIFIC WRITTEN PERMISSION FROM NYLOPLAST.

ADS

Nyloplast

3130 VERONA AVE

BUFORD, GA 30618

PHN (770) 932-2443

FAX (770) 932-2460

www.nyloplast-usa.com

TITLE

DRAIN BASIN & INLINE DRAIN NON TRAFFIC INSTALLATION

DWG NO. 7001-110-111

REV F

SECTION DETAIL - FOUNDATION

MIRADRAIN PROTECTION BOARD

WATERPROOFING MEMBRANE - CARLISLE - MIRADRI 860/861

FRENCH DRAIN TO ENCOMPASS ENTIRE LENGTH OF BUILDING WALL - SEE CIVIL DWGS FOR CONNECTION DETAILS

4" DIA. DOUBLE-WALLED, CORRUGATED POLYETHYLENE PIPE WITH 1/8" WIDE SLOTS, ENVELOPED WITH COARSE AGGREGATE

EXISTING CONCRETE SLAB TO REMAIN - SEE STRUCTURAL DWGS

EXISTING CMU FOUNDATION WALL - SEE STRUCTURAL DWGS

EXISTING CONCRETE FOOTING - SEE STRUCTURAL DWGS

FILTER FABRIC MIRAFI 140 NL OR APPROVED EQUAL

9 SECTION DETAIL - FOUNDATION  
A-5.1 SCALE: 1" = 1'-0"

NOTE:

- THIS DETAIL TAKEN FROM ARCHITECTURAL SHEET A-5.1 DESIGN BY CLDEAR ARCHITECTURE DESIGN, DATED 10/28/2022.
- SLOTTED AND SOLID PIPES ARE TO BE INSTALLED AS SHOWN ON THE UTILITY PLAN, SHEET C600.
- THE FOUNDATION DRAIN IS TO BE INSTALLED AT ELEVATION 496.10 OR THE ELEVATION AT THE MIDDLE OF THE EXISTING CONCRETE FOOTING. CONTRACTOR IS RESPONSIBLE FOR VERIFICATION AT TIME OF INSTALLATION.
- IN CASE OF DISCREPANCIES BETWEEN THE PLAN INFORMATION AND FIELD INFORMATION, THE CONTRACTOR SHALL NOTIFY ENGINEER IF DEEMED NECESSARY.

DOG PARK FIRE HYDRANT

DOG WASTE STATION

5" BENCH

DOG PARK AMENITIES - OR APPROVED EQUAL  
N.T.S.

GENERAL DETAIL NOTE:

- ALL DETAILS SHOWN ON THESE PLANS ARE FOR REFERENCE ONLY.
- DETAILS TO BE "OR EQUIVALENT".
- CONTRACTOR IS RESPONSIBLE FOR VERIFICATION OF LOCAL REQUIRED DETAILS TO COMPLETE THE DESIGN.
- IN CASE OF DISCREPANCIES BETWEEN THE PLAN DETAILS AND LOCAL REQUIRED DETAILS, THE LOCAL REQUIRED DETAILS SHALL SUPERSEDE. CONTRACTOR SHALL NOTIFY ENGINEER OF ANY CONFLICT IF NEEDED.
- REFER TO PREVIOUS SHEETS FOR ADDITIONAL NOTES.
- ANY DETAILS NEEDED FOR BIDDING AND/OR CONSTRUCTION OF THIS JOB, SHOWN OR NOT SHOWN ON THESE PLANS, ARE TO BE IN ACCORDANCE WITH LOCAL, MUNICIPAL, COUNTY, STATE, AND FEDERAL REGULATIONS AND STANDARDS. IF ANY DETAIL SHOWN ON THESE PLANS DOES NOT MEET THESE STANDARDS, IT IS THE CONTRACTORS' RESPONSIBILITY TO BID AND/OR CONSTRUCT THE APPROPRIATE STANDARD DETAILS.

BY JWJ

CIVIL REVISIONS

DATE 07/10/2023

REV 5

JWJ

CIVIL REVISIONS

DATE 07/18/2023

REV 6

JWJ

CIVIL REVISIONS

DATE 08/07/2023

REV 7

JWJ

CIVIL REVISIONS

DATE 08/10/2023

REV 8

JWJ

CIVIL REVISIONS

DATE 08/30/2023

REV 9

DESCRIPTION

CIVIL REVISIONS

DATE 07/10/2023

REV 5

DESCRIPTION

CIVIL REVISIONS

DATE 07/18/2023

REV 6

DESCRIPTION

CIVIL REVISIONS

DATE 08/07/2023

REV 7

DESCRIPTION

CIVIL REVISIONS

DATE 08/10/2023

REV 8

DESCRIPTION

CIVIL REVISIONS

DATE 08/30/2023

REV 9

PROJECT

004-020

DATE

10/31/22

SCALE

NTS

DRAWN

MAS

DESIGNED

JWJ

CHECKED

NES

STATE OF NEW YORK

SEAL

WILL E. SANDERSON

REGISTERED PROFESSIONAL ENGINEER

87961

08/30/23

C810

SHEET

8

OF

8

N:\004 GROUP AUTOMOTIVE\0201 BILL KOLB SUBARU\PROJECT ENGINEERING\DRAWINGS\04020-5-DETAIL - JAN JOCHHEID-2022-08-30