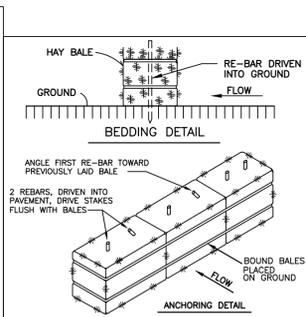
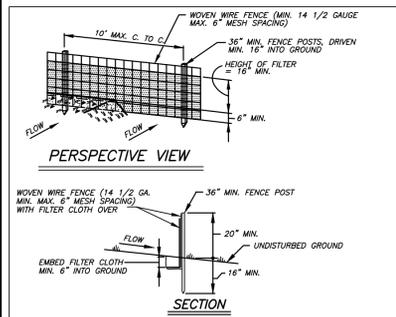
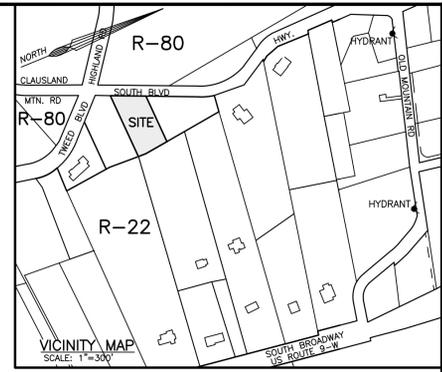
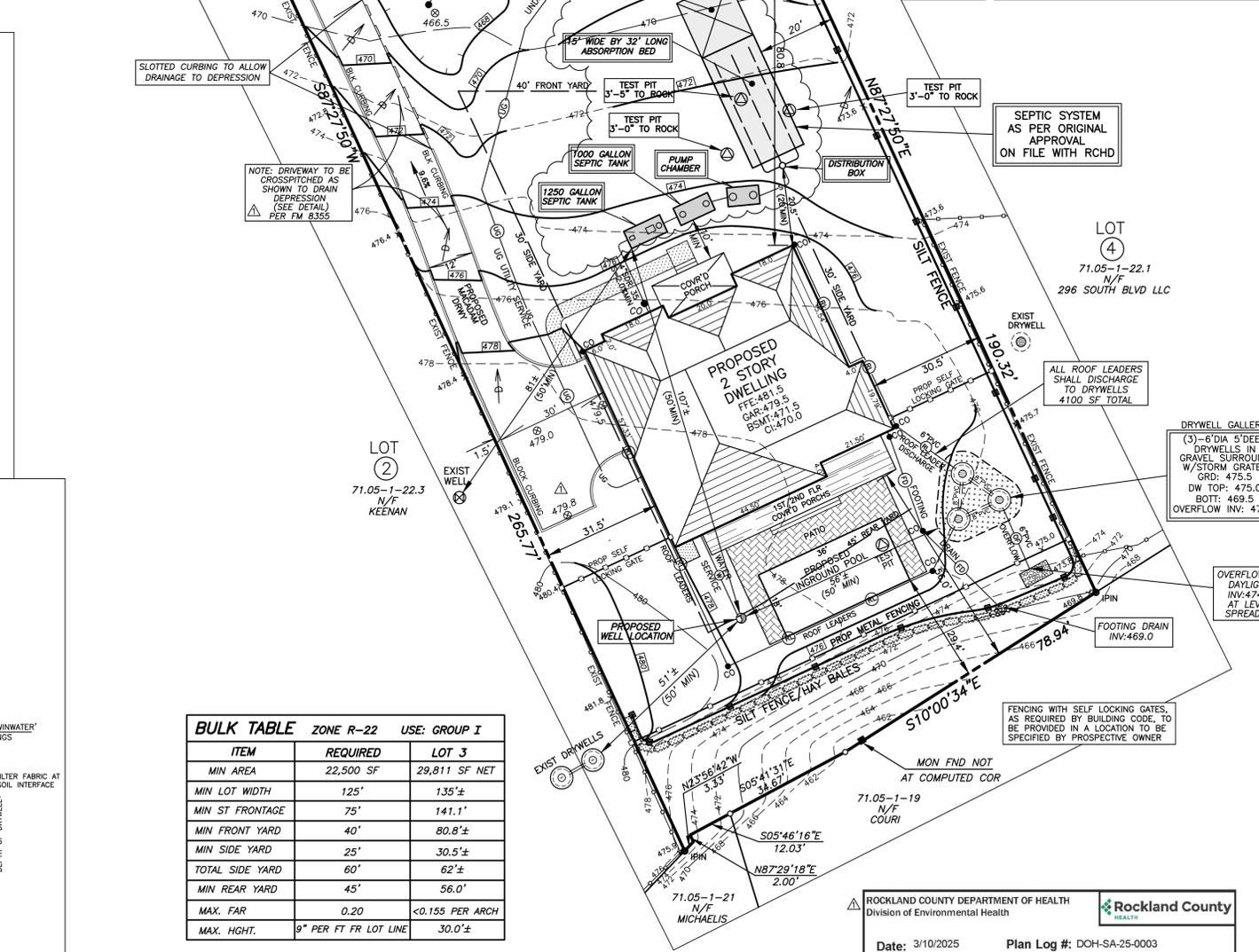
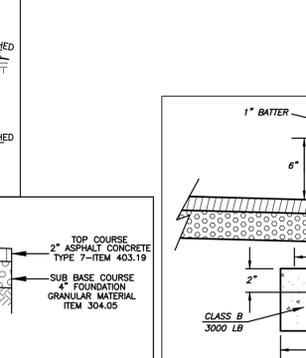
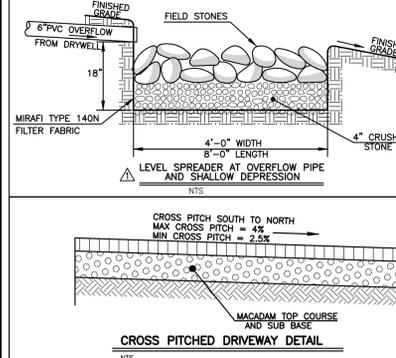
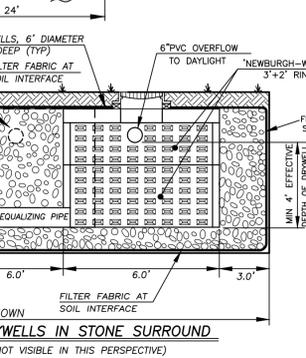
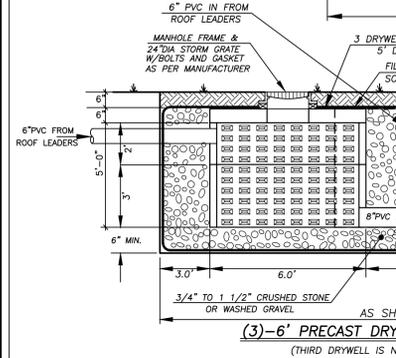
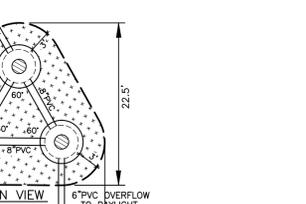
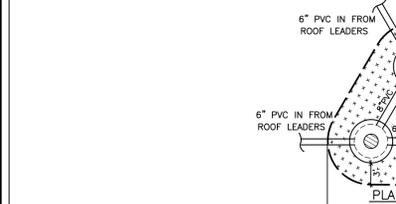


- ### CONSTRUCTION SPECIFICATIONS
- STONE SIZE - USE 2" STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
 - LENGTH - NOT LESS THAN 50 FEET (EXCEPT ON A SINGLE RESIDENCE LOT WHERE A 30 FOOT MINIMUM LENGTH WOULD APPLY).
 - THICKNESS - NOT LESS THAN (6) INCHES.
 - WIDTH - TWELVE (12) FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS. TWENTY-FOUR (24) FOOT IF SINGLE ENTRANCE TO SITE.
 - FILTER CLOTH - WILL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
 - SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTING BERM WITH 5:1 SLOPES WILL BE REQUIRED.
 - MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
 - WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE AND WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.
 - PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.



- ### CONSTRUCTION NOTES FOR FABRICATED SILT FENCE
- WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES.
 - FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION.
 - WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES AND FOLDED.
 - MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.

- ### CONSTRUCTION SPECIFICATIONS
- BALES SHALL BE PLACED AT THE TOP OF THE SLOPE OR ON THE CONTOUR AND IN A ROW WITH ENDS TIGHTLY ADJUTING THE ADJACENT BALES.
 - BALES SHALL BE PLACED SO THE BINDING ARE HORIZONTAL.
 - BALES SHALL BE SECURELY ANCHORED IN PLACE BY TWO RE-BARS DRIVEN THROUGH THE BALE AND INTO THE EXISTING PAVEMENT.
 - INSPECTION SHALL BE FREQUENT AND REPAIR REPLACEMENT SHALL BE MADE PROMPTLY AS NEEDED.
 - BALES SHALL BE REMOVED WHEN THEY HAVE SERVED THEIR USEFULNESS SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.



ITEM	REQUIRED	LOT 3
MIN AREA	22,500 SF	29,811 SF NET
MIN LOT WIDTH	125'	135'±
MIN ST FRONTAGE	75'	141.1'
MIN FRONT YARD	40'	80.8'±
MIN SIDE YARD	25'	30.5'±
TOTAL SIDE YARD	60'	62'±
MIN REAR YARD	45'	56.0'
MAX. FAR	0.20	<0.155 PER ARCH
MAX. HGHT.	9' PER FT FR LOT LINE	30.0'±

THE HEALTH DEPARTMENT APPROVED THE INDIVIDUAL SEWAGE DISPOSAL SYSTEM PLAN FOR LOT #3. THE DESIGN BASIS FOR THIS APPROVAL IS AS FOLLOWS: 440gpd BASED ON 4 BEDROOMS @110 gpd EACH. THIS APPROVAL IS SUBJECT TO THE FOLLOWING CONDITIONS:

- THAT THE PROPOSED FACILITIES BE INSTALLED IN CONFORMITY WITH SDD PLANS.
- THAT THE HEALTH DEPARTMENT BE CONTACTED TO INSPECT THE BOTTOM OF THE FIELD EXCAVATION AND THE COMPLETED PROJECT PRIOR TO PLACEMENT OF THE SELECT FILL PRIOR TO THE SYSTEM ELEMENTS BEING COVERED OVER.
- THAT INDIVIDUAL SEWAGE TREATMENT SYSTEMS BE NO LONGER CONSTRUCTED OR USED FOR HOUSEHOLD, DOMESTIC USE WHEN PUBLIC FACILITIES BECOME AVAILABLE. CONNECTION TO THE PUBLIC SYSTEM IS REQUIRED WITHIN ONE YEAR OF THE SYSTEM BECOMING AVAILABLE.
- THAT PLAN APPROVAL IS LIMITED TO 5 YEARS. TIME EXTENSIONS FOR APPROVAL MAY BE GRANTED BY THE HEALTH DEPARTMENT BASED UPON DEVELOPMENT FACTS AND REGULATIONS IN EFFECT AT THE TIME. A NEW PLAN SUBMISSION MAY BE REQUIRED TO OBTAIN A TIME EXTENSION.
- THAT ALL LOCAL AND STATE AGENCY RULES AND REGULATIONS BE COMPLIED WITH.

ROCKLAND COUNTY DEPARTMENT OF HEALTH
Division of Environmental Health

Date: 3/10/2025 Plan Log #: DOH-SA-25-0003

This is to certify that the proposed arrangements for sewage disposal for Hawks View Lot #3 - 298 South Boulevard in the Town of Orangetown meet the minimum accessible requirements of Rockland County Health Department.

Reviewed and Approved by:

Paul Ganski Public Health Engineer
Jay A. Greenwell Senior Public Health Engineer

- ### REQUIRED SEPTIC/WELL SETBACKS
- WELL TO SEPTIC TANK - 50'
 - WELL TO ABSORPTION BED - 100'
 - WELL TO DISTRIBUTION BOX - 100'
 - WELL TO STORMWATER MITIGATION - 50' IF NOT FROM DRIVEWAY
 - WELL TO STORMWATER MITIGATION - 100' IF FROM DRIVEWAY
 - WELL TO PROPERTY LINE
 - HOUSE TO SEPTIC TANK - 10'
 - HOUSE TO DISTRIBUTION BOX - 20'
 - HOUSE TO ABSORPTION BED - 20'
 - SEPTIC TO PROPERTY LINE - 10'
- ### SEPTIC/WELL LEGEND
- EXISTING WELL
 - PROPOSED WELL
 - TEST PITS
- ### LEGEND FOR EROSION CONTROL DURING CONSTRUCTION
- CONSTRUCTION ENTRANCE DIMENSIONS 12' x 50'
 - SILT FENCE

LEGEND

EXISTING DRAINAGE INLET W/PIPES	---
EXISTING CATCH BASIN	CB
EXISTING TOP GRADE FIELD INLET	CF
EXISTING GAS VALVE	GV
EXISTING EDGE OF PAVEMENT	---
EXISTING OVERHEAD WIRE	OH
EXISTING UTILITY POLE	UP
EXISTING CONTOUR LINE	---
EXISTING SPOT GRADE	+520.5
EXISTING WATER MAIN	W
EXISTING GAS MAIN	G
PROPOSED CONTOUR LINE	[520]
PROPOSED SPOT GRADE	⊙ 520.5
PROPOSED ROOF DRAIN	RD
PROPOSED FOOTING DRAIN	FD
PROPOSED UNDERGROUND UTILITIES	U
PROPOSED WATER SERVICE	WS
PROPOSED SANITARY SERVICE	SS
PROPOSED GAS SERVICE	GS

AREA OF DISTURBANCE = 23,050 SF

IMPERVIOUS BREAK DOWN	EXISTING	PROPOSED	TO BE MITIGATED
LOT 3	4,880 SF	8,761 SF	3,880 SF

NOTE: ORIGINAL CREDIT FOR IMPERVIOUS AREA PER SUBDIVISION WAS 4,880 SF. ADDITIONAL MITIGATION FOR 3,880 SF IS REQUIRED.

GDANSKI CONSULTANTS, INC.
3512 WHITTIER COURT
MAHWAH, NEW JERSEY 07430

PAUL GDANSKI, PE
NYS LIC. 075890

JAY A. GREENWELL, PLS
NYS LIC. # 49676

TAX LOT 71.05-1-22.2
29,150 SF GROSS
+661 SF 1/2 RD WIDE
29,811 SF NET

NEW YORK 811
BEFORE YOU DIG CALL 811
OR 800-962-7962

SITE DEVELOPMENT PLAN
LOT 3
HAWKS VIEW ESTATES
298 S BOULEVARD
TOWN OF ORANGETOWN, ROCKLAND COUNTY
STATE OF NEW YORK
JAY A. GREENWELL, PLS
SURVEYING - LAND PLANNING
34 WAYNE AVENUE, SUFFERN, NEW YORK, 10901
PH: 845-357-0830, EMAIL: GREENWELLPLS@AOL.COM
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TAX LOT # 71.05-1-22.2
AREA 29,150 SF GROSS
29,811 SF NET
FILE 2727 PLOT 3
SCALE 1"= 20'
DATE 1/28/25
JOB NO. 2727