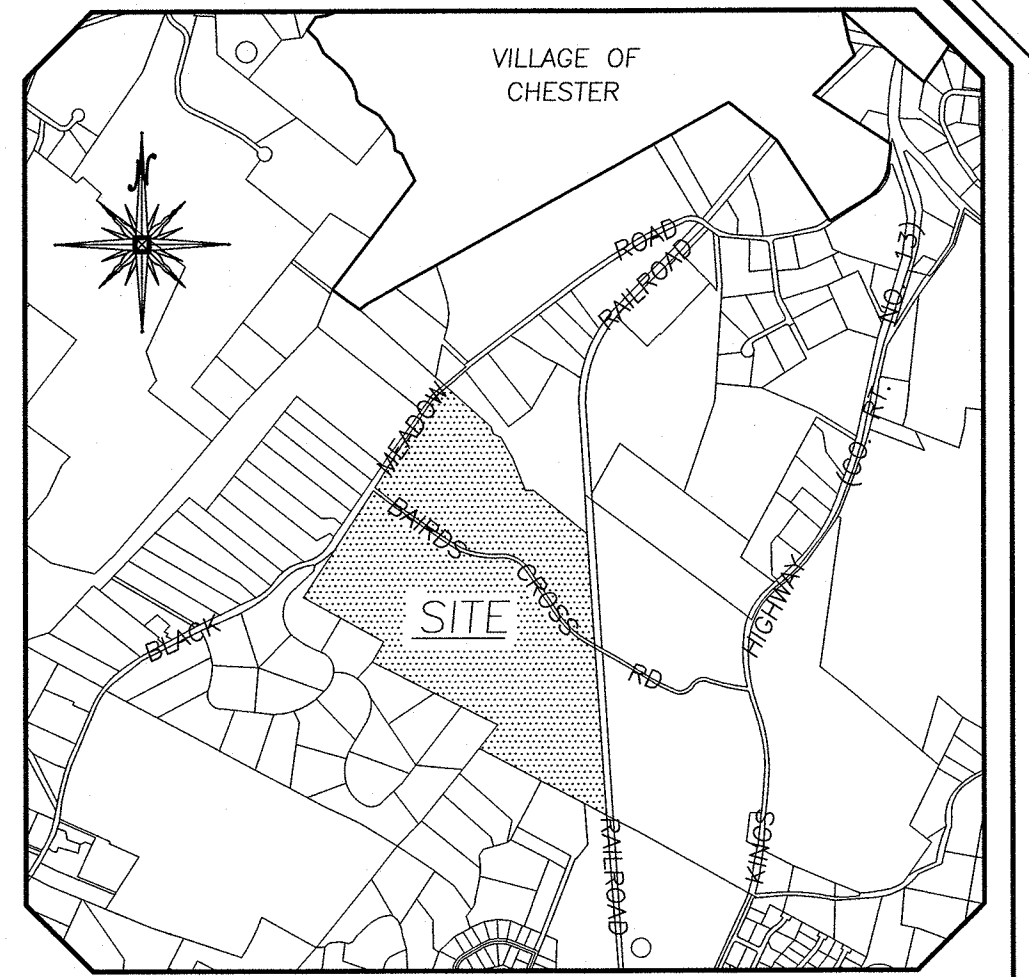


BARODA YIELD PLAN

TOWN OF CHESTER
ORANGE COUNTY, NEW YORK



LOCATION MAP
SCALE: 1"=2,000'

GENERAL NOTES:

1. PARCEL OF LAND TO BE SUBDIVIDED IS LOCATED IN THE TOWN OF CHESTER, SECTION 12 BLOCK 1 LOT 31.
2. TOTAL AREA OF PARCEL: 168.2± ACRES.
3. TOTAL APPROXIMATE WETLAND DISTURBANCE AREA = 21,400± sq.ft.
4. TOTAL NUMBER OF SINGLE FAMILY RESIDENTIAL LOTS PROPOSED: 30.
5. PARCEL IS LOCATED IN THE AR-3 ZONING DISTRICT.
6. ALL UNITS TO BE SERVED BY INDIVIDUAL WELLS AND SEWAGE DISPOSAL SYSTEMS.
7. N.Y.S.D.E.C. REGULATED WETLANDS SHOWN AS DELINEATED BY ROBERT TORGENSEN, L.A. AND LOCATED BY AFR ENGINEERING ON DECEMBER 4, 2009. WETLAND LINE WAS REVISED IN ACCORDANCE WITH A FIELD REVIEW BY DOUGLAS G. GAUGLER OF THE N.Y.S.D.E.C. ON FEBRUARY 23, 2012.
8. FEDERALLY REGULATED WETLANDS SHOWN AS DELINEATED BY ROBERT TORGENSEN, L.A. AND LOCATED BY AFR ENGINEERING ON DECEMBER 4, 2009.
9. FLOOD ZONE DATA SHOWN AS PER FEMA FLOOD MAP TOWN OF CHESTER PANEL #36071C0456E.

BULK REQUIREMENTS-TOWN OF CHESTER

ZONE AR-3 (AGRICULTURAL RESIDENTIAL)
USE GROUP-SINGLE FAMILY

	MIN. REQUIRED	PROVIDED
LOT AREA (S.F.)	3	3
LOT WIDTH (FT.)	250	250
FRONT YARD (FT.)	100	100
REAR YARD (FT.)	100	100
SIDE YARD (FT.)	40	40
BOTH SIDE YARDS (FT.)	100	100
MAX. PERMITTED		
BLDG. COVERAGE (%)	10	10
BLDG. HEIGHT (FT.)	35	35

LEGEND:

- PROPOSED DWELLING
- PROPOSED WELL
- PROPOSED SDS
- PROPOSED PROP. LINE
- BUILDING SETBACK LINE
- EXISTING TREE LINE

PLAN INDEX

SHEET NO.	TITLE
1	OVERALL PLAN
2	GRADING PLAN (1)
3	GRADING PLAN (2)
4	GRADING PLAN (3)
5	GRADING PLAN (4)
6	ROAD A PROFILE AND SOILS RESULTS
7	ROAD B PROFILE
8	ROAD C PROFILE

RECORD OWNER/APPLICANT

BARODA REALTY, LLC
C/O DEO N. PERSAUD
19 DE NOYELLES STREET
GARNERVILLE, NEW YORK 10923

6-19-15	REVISED PER PB COMMENTS	MWS
6-15-15	REVISIONS AS PER SOILS TESTING	NR
11-7-14	REV YIELD PLAN LAYOUT/T. ENG. COMMENTS 10/8/14	JUP
9-30-14	YIELD PLAN PREPARATION DATE	JUP
DATE	DESCRIPTION	INITIALS

MAP CHECK DATE: 02/02/00 INITIALED BY: --

PIETRZAK & PFAU
ENGINEERING & SURVEYING, P.L.C.
282 GREENWICH AVENUE, SUITE A
GOSHEN, NEW YORK 10924
(845) 294-0808

2 HAMILTON AVENUE
MONTICELLO, NEW YORK 12701
(845) 796-4846

JOSEPH J. DIAM P.E.
LICENSE NO. 056323
MICHAEL F. CROGAN P.L.S.
LICENSE NO. 050075
SUPERVISOR OF PROFESSIONAL ENGINEERS
STATE OF NEW YORK
6-19-15
DATE

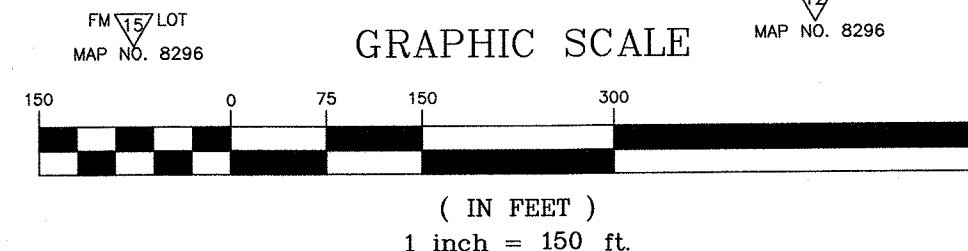
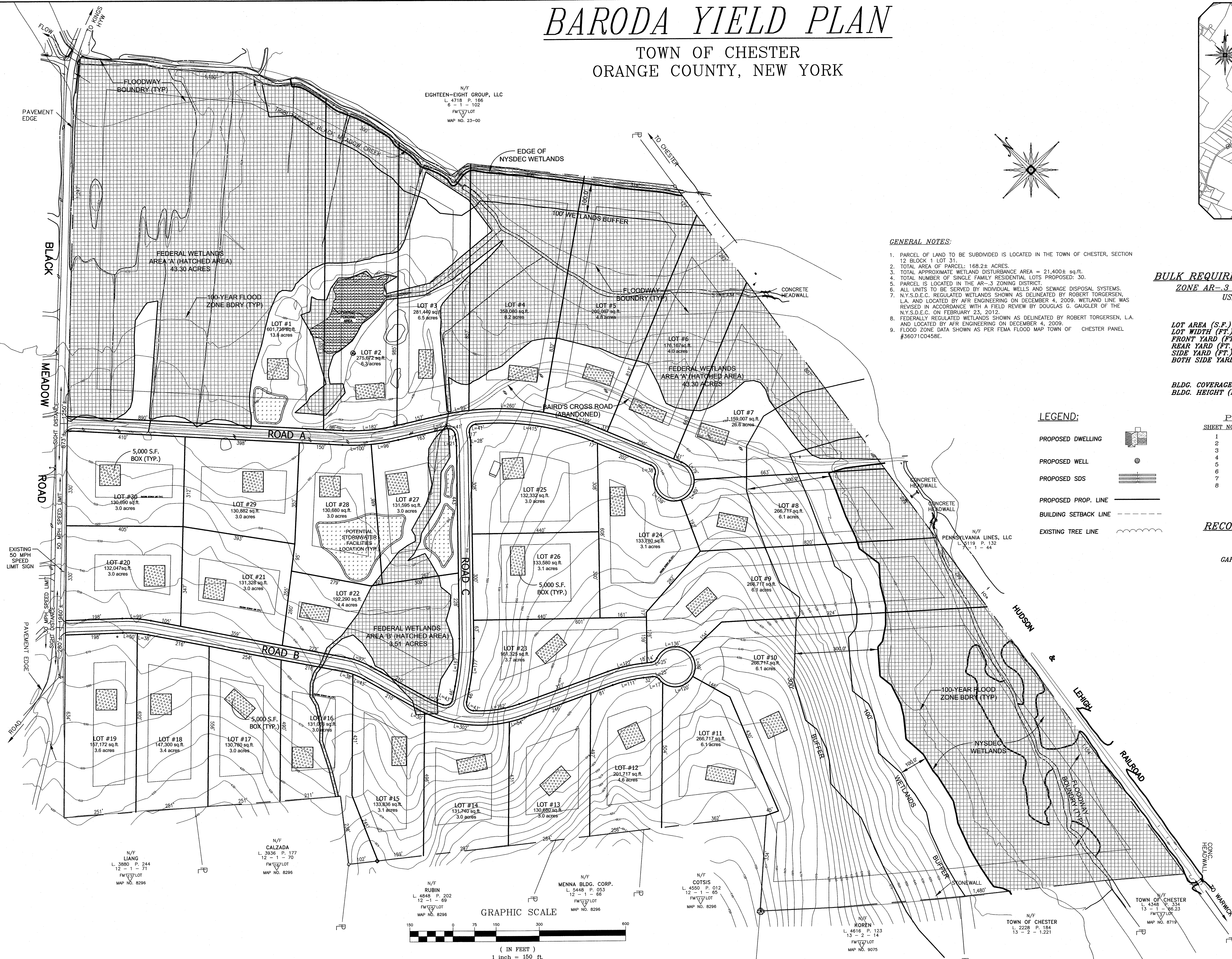
BARODA YIELD PLAN

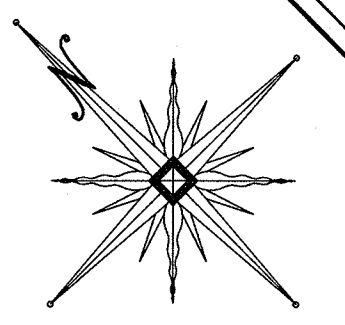
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK

PROJECT TITLE

OVERALL PLAN SECTION 12, BLOCK 1, LOT 31

DRAWING TITLE		
UNAUTHORIZED ALTERATION OR ADDITION TO A PLAN BEARING A LICENSED LAND SURVEYOR'S OR PROFESSIONAL ENGINEER'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2 OF THE N.Y. STATE EDUCATION LAW.		
O.C.H.D. SHEET NO. N/A OF	D.E.C. SHEET NO. N/A OF	DRAWING NUMBER 1 OF 8
SCALE 1"=150'	CAD REFERENCE WORKING YIELD	PROJECT NUMBER 14118.01





6-19-15	REVISED PER PB COMMENTS	MWS
6-15-15	REVISIONS AS PER SOILS TESTING	NR
11-7-14	REV YIELD PLAN LAYOUT/ENG. COMMENTS 10/8/14	JUP
9-30-14	YIELD PLAN PREPARATION DATE	JUP
DATE	DESCRIPTION	INITIALS
REVISIONS		
MAP CHECK DATE:	00/00/00	INITIALED BY: --

PIETRZAK & PFAU
ENGINEERING & SURVEYING, PLLC
262 GREENWICH AVENUE, SUITE A
GOSHEN, NEW YORK 10924
(845) 294-0008

2 HAMILTON AVENUE
MONTICELLO, NEW YORK 12701
(845) 796-4646

JOSEPH J. PFAU P.E.
LICENSE NO. 050323

MICHAEL F. CROGAN P.L.S.
LICENSE NO. 050323

JOSEPH J. PFAU P.E.
LICENSE NO. 050323

MICHAEL F. CROGAN P.L.S.
LICENSE NO. 050323

6-19-15
DATE

BARODA YIELD PLAN
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK

PROJECT TITLE

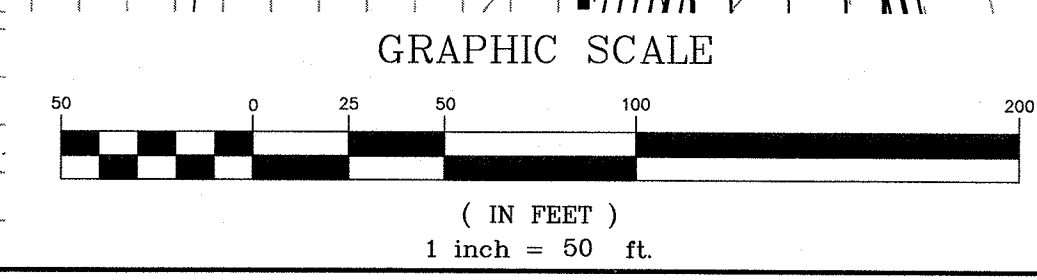
GRADING PLAN (1)
SECTION 12, BLOCK 1, LOT 31

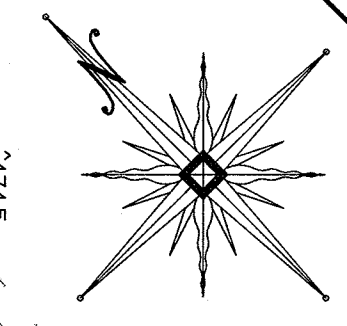
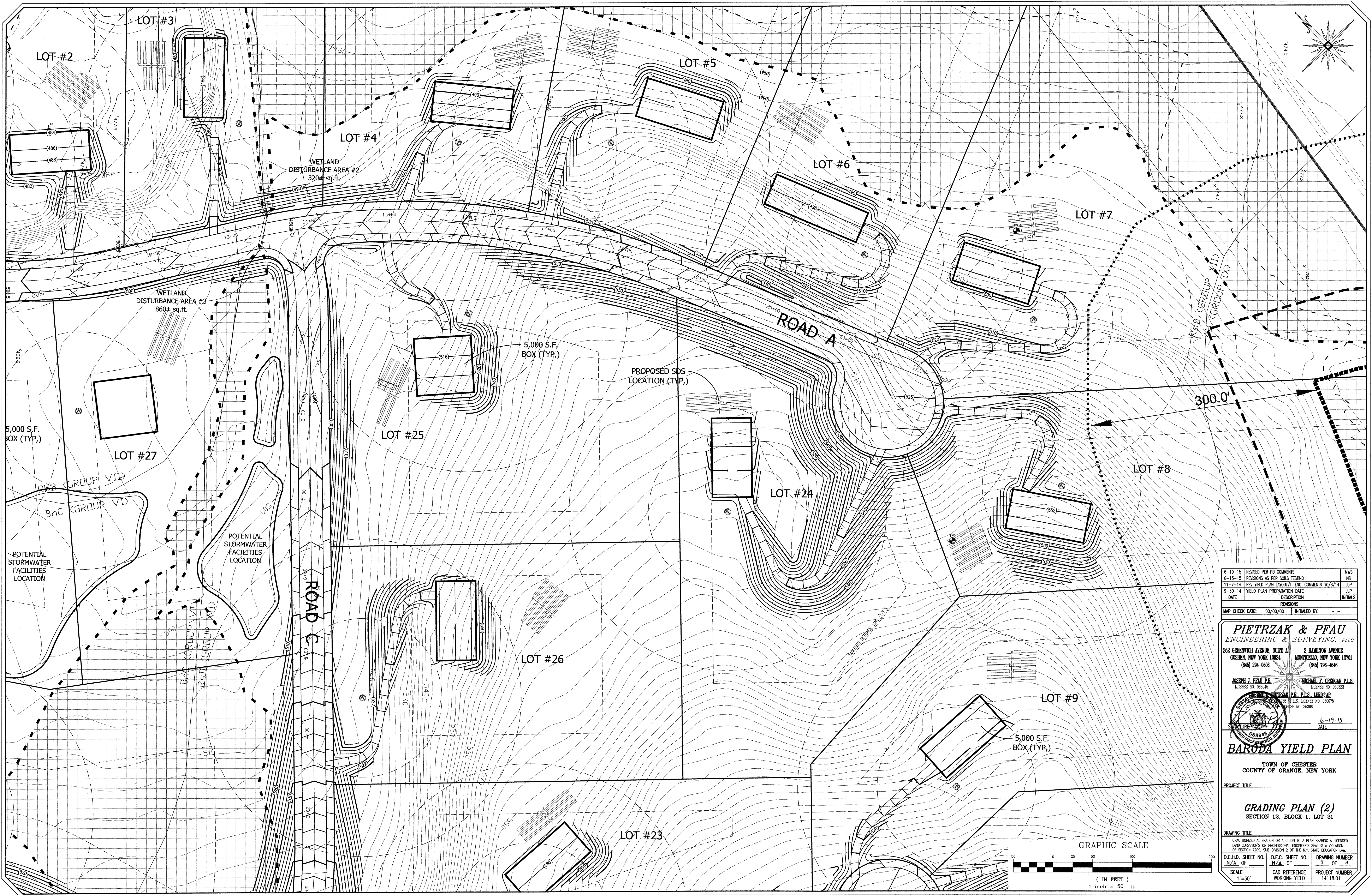
DRAWING TITLE

UNAUTHORIZED ALTERATION OR ADDITION TO A PLAN BEARING A LICENSED LAND SURVEYOR'S OR PROFESSIONAL ENGINEER'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2 OF THE N.Y. STATE EDUCATION LAW.

O.C.D. SHEET NO. 2 OF 8
D.E.C. SHEET NO. 2 OF 8
DRAWING NUMBER 14118.01

SCALE 1"=50'
CAD REFERENCE WORKING YIELD PROJECT NUMBER 14118.01





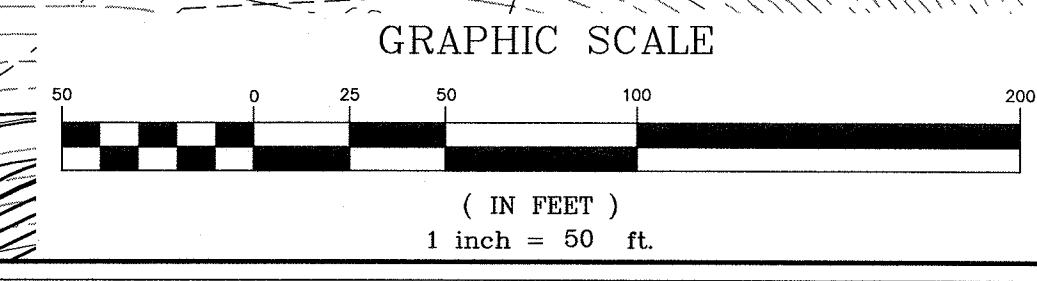
6-19-15	REVISED PER PB COMMENTS	MWS
6-15-15	REVISIONS AS PER SOILS TESTING	NR
11-7-14	REV YIELD PLAN LAYOUT/T. ENG. COMMENTS 10/8/14	JUP
9-30-14	YIELD PLAN PREPARATION DATE	JUP
DATE	DESCRIPTION	INITIALS
REVISIONS		
MAP CHECK DATE:	00/00/00	INITIALED BY: --

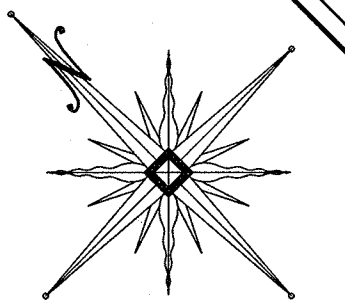
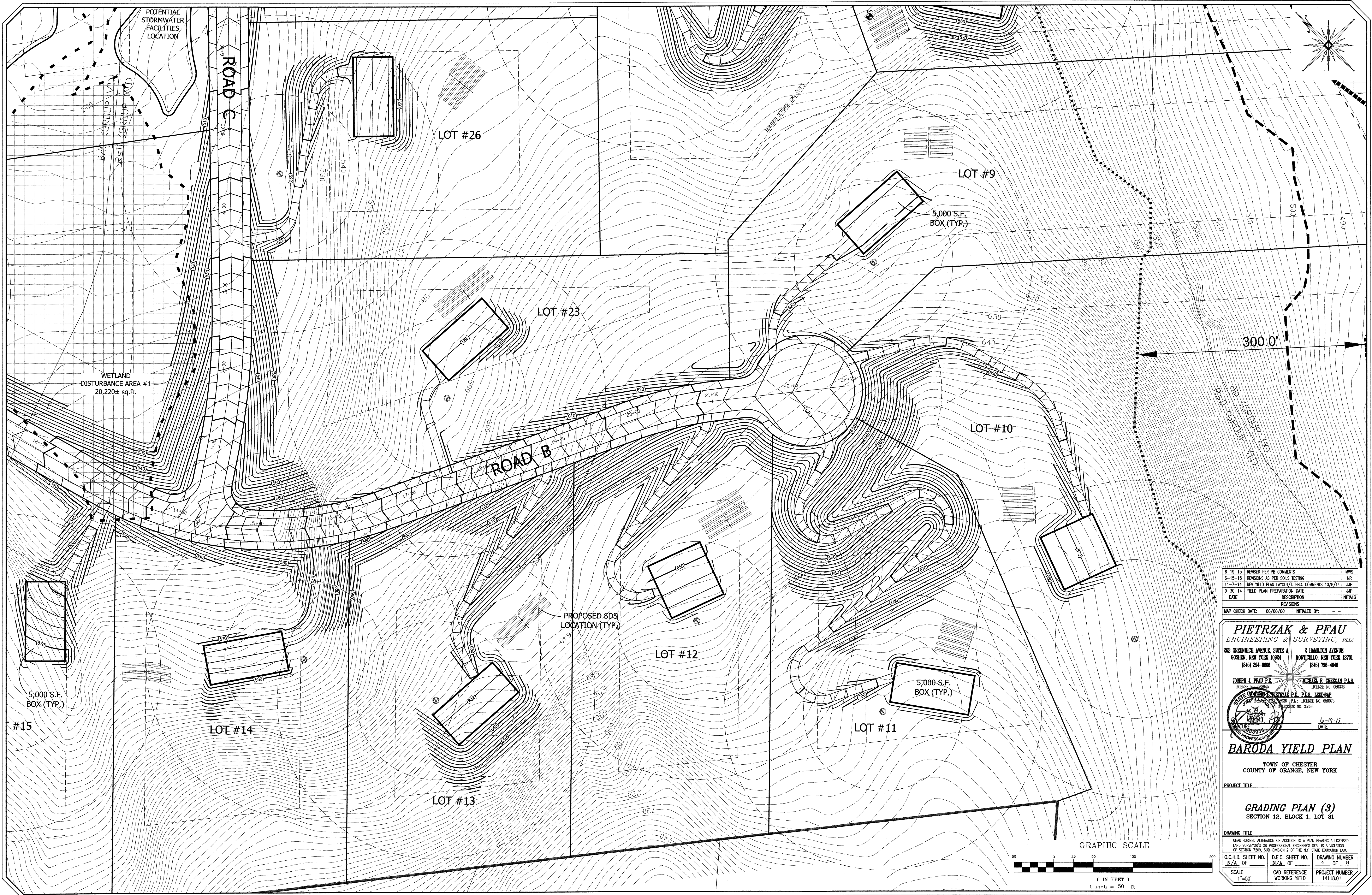
PIETRZAK & PFAU
ENGINEERING & SURVEYING, PLLC
282 GREENWICH AVENUE, SUITE A
GOSHEN, NEW YORK 10924
(845) 294-0806
2 HAMILTON AVENUE
MONTICELLO, NEW YORK 12701
(845) 796-6646

JOSEPH J. PFAU P.E.
LICENSE NO. 068945
MICHAEL F. CROGGAN P.E.
LICENSE NO. 050523
DATE: 6-19-15

BARODA YIELD PLAN
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK
PROJECT TITLE

GRADING PLAN (2)
SECTION 12, BLOCK 1, LOT 31
DRAWING TITLE
UNAUTHORIZED ALTERATION OR ADDITION TO A PLAN BEARING A LICENSED LAND SURVEYOR'S OR PROFESSIONAL ENGINEER'S SEAL IS A VIOLATION OF SECTION 7208, SUB-DIVISION 2 OF THE N.Y. STATE EDUCATION LAW.
O.C.D. SHEET NO. N/A OF D.E.C. SHEET NO. N/A OF DRAWING NUMBER 3 OF 8
SCALE 1"=50' CAD REFERENCE WORKING YIELD PROJECT NUMBER 14118.01





6-19-15	REVISED PER PG COMMENTS	MWS
6-15-15	REVISIONS AS PER SOILS TESTING	NR
11-7-14	REV YIELD PLAN LAYOUT/T. ENG. COMMENTS 10/8/14	JUP
9-30-14	YIELD PLAN PREPARATION DATE	JUP
DATE	DESCRIPTION	INITIALS
REVISIONS		
MAP CHECK DATE:	00/00/00	INITIALED BY: --

PIETRZAK & PFAU
ENGINEERING & SURVEYING, PLLC
282 GREENWICH AVENUE, SUITE A
GOSHEN, NEW YORK 10824
(845) 294-0806

2 HAMILTON AVENUE
MONTICELLO, NEW YORK 12701
(845) 796-4646

JOSEPH J. PFAU P.E.
LICENSE NO. 056023

MICHAEL F. CROGAN P.E.
LICENSE NO. 056023

STATE OF NEW YORK
Professional Engineer
6-19-15
DATE

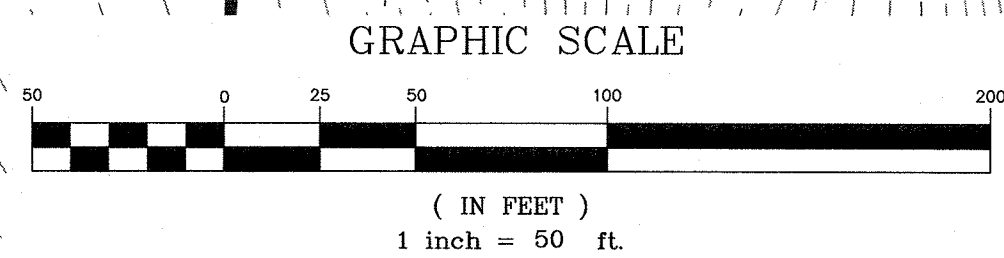
BARODA YIELD PLAN

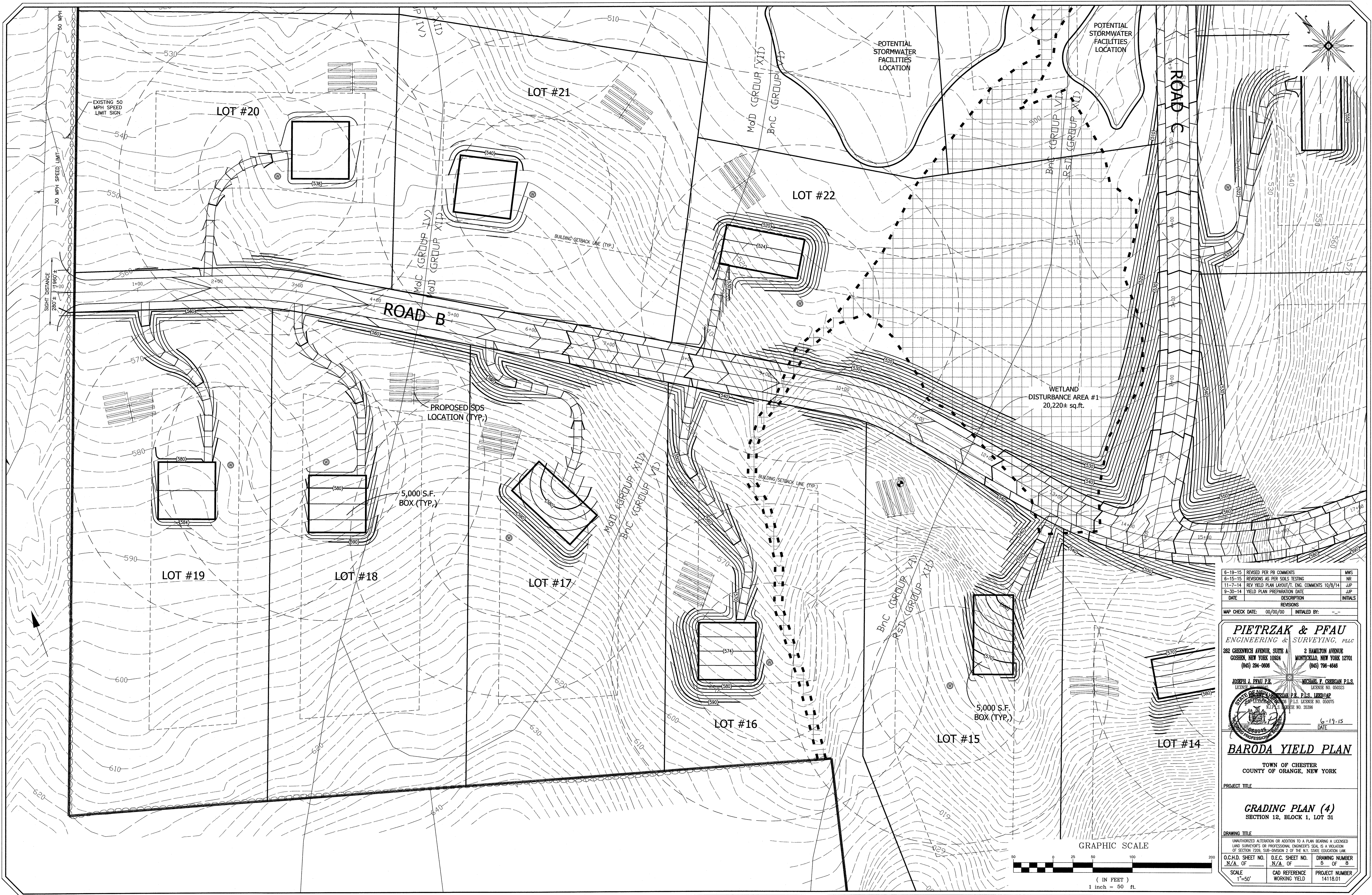
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK

PROJECT TITLE

GRADING PLAN (3)
SECTION 12, BLOCK 1, LOT 31

DRAWING TITLE		
UNAUTHORIZED ALTERATION OR ADDITION TO A PLAN BEARING A LICENSED LAND SURVEYOR'S OR PROFESSIONAL ENGINEER'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF THE N.Y. STATE EDUCATION LAW.		
O.C.H.D. SHEET NO. N/A OF	D.E.C. SHEET NO. N/A OF	DRAWING NUMBER 4 OF 8
SCALE 1"=50'	CAD REFERENCE WORKING YIELD	PROJECT NUMBER 14118.01





6-19-15	REVISED PER FB COMMENTS	MWS
6-15-15	REVISIONS AS PER SOILS TESTING	NR
11-7-14	REV YIELD PLAN LAYOUT/E. ENG. COMMENTS 10/8/14	JJP
9-30-14	YIELD PLAN PREPARATION DATE	JJP
DATE	DESCRIPTION	INITIALS
REVISIONS		
MAP CHECK DATE:	00/00/00	INITIALED BY: --

PIETRZAK & PFAU
ENGINEERING & SURVEYING, PLLC
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GOSHEN, NEW YORK 10824
(845) 284-0808

2 HAMILTON AVENUE
MONTICELLO, NEW YORK 12701
(845) 798-4646

JOSEPH J. PFAU P.E.
LICENSE NO. 056023

MICHAEL F. CHODURA P.E.
LICENSE NO. 050075

DATE 6-19-15

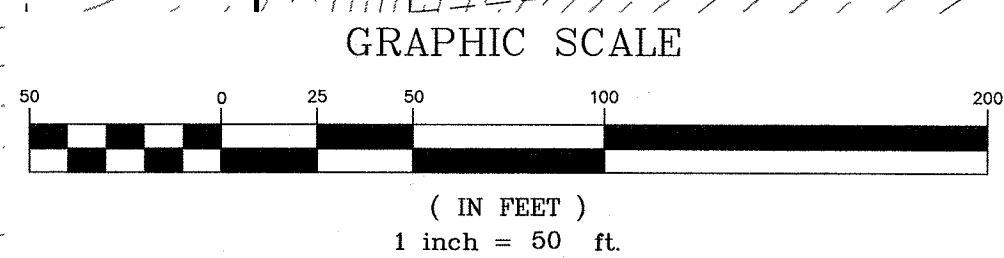
BARODA YIELD PLAN

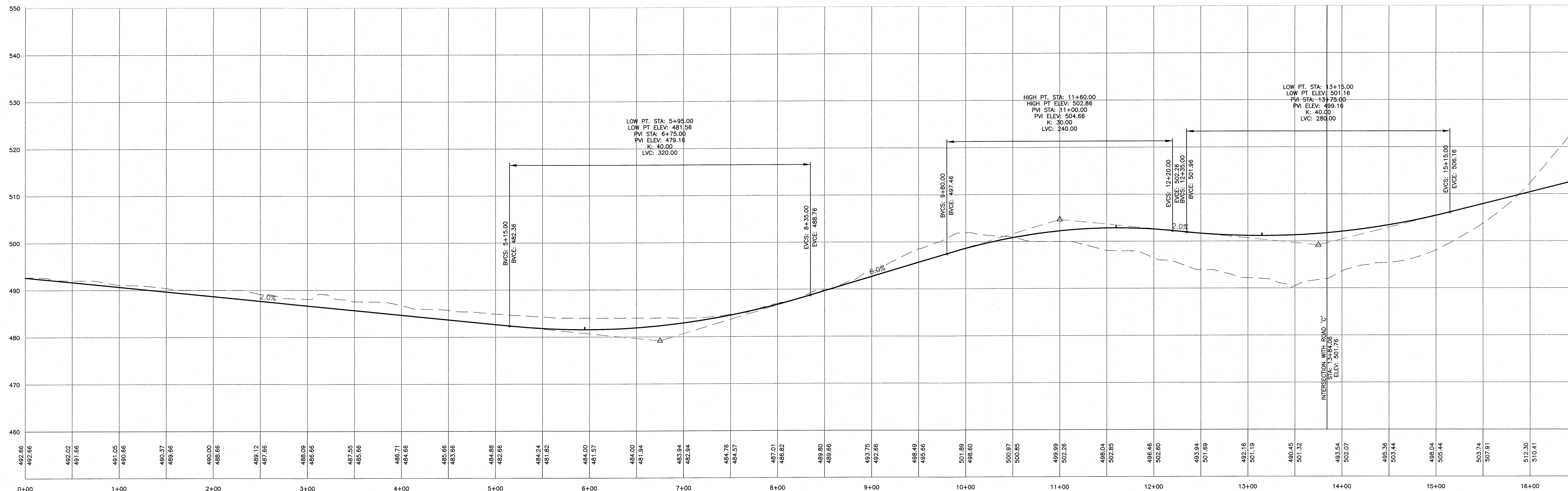
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK

PROJECT TITLE

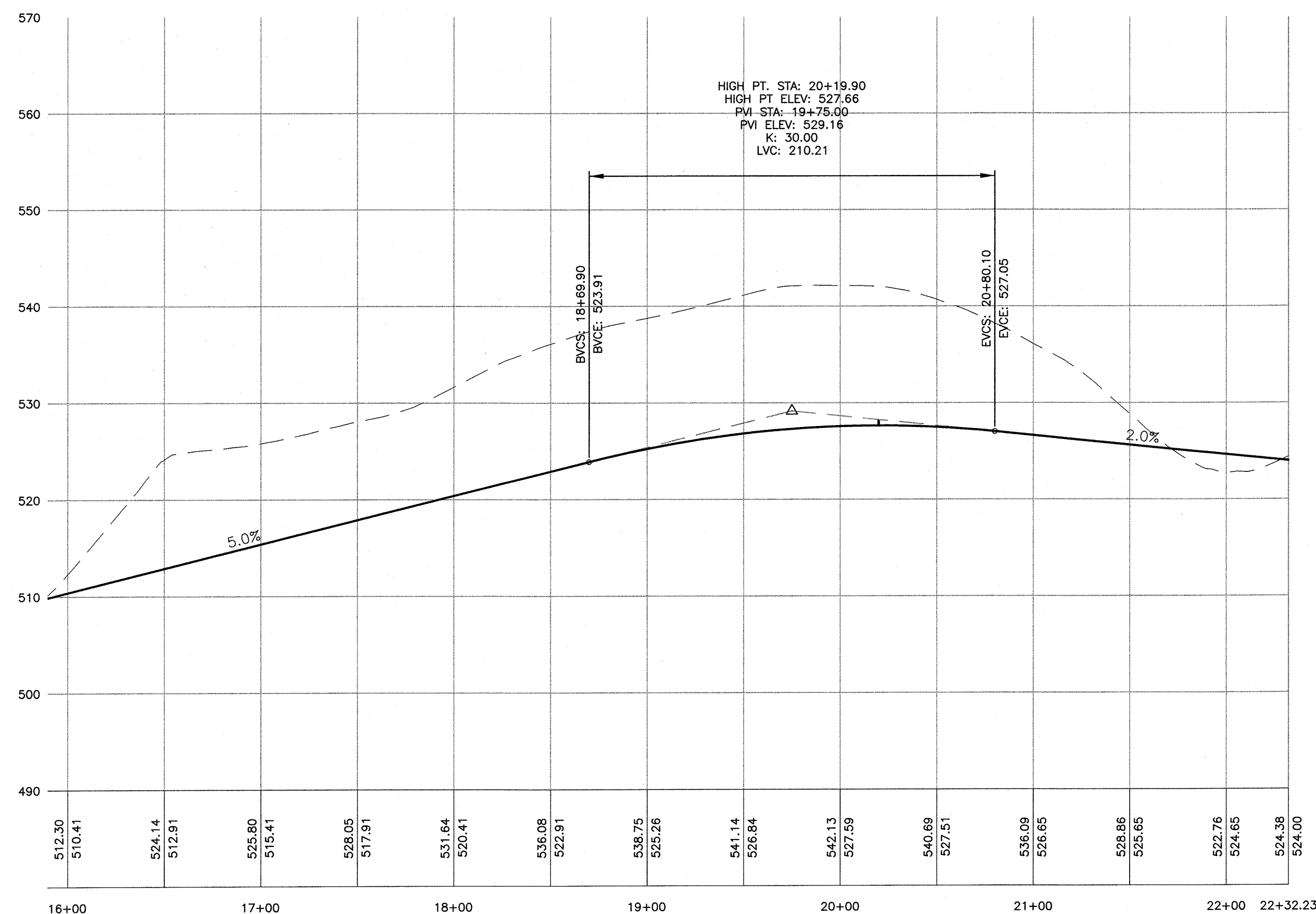
GRADING PLAN (4)
SECTION 12, BLOCK 1, LOT 31

DRAWING TITLE		
UNAUTHORIZED ALTERATION OR ADDITION TO A PLAN BEARING A LICENSED LAND SURVEYOR'S OR PROFESSIONAL ENGINEER'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2 OF THE N.Y. STATE EDUCATION LAW.		
O.C.H.D. SHEET NO. N/A OF 8	D.E.C. SHEET NO. N/A OF 8	DRAWING NUMBER 5 OF 8
SCALE 1"=50'	CAD REFERENCE WORKING YIELD	PROJECT NUMBER 14118.01





ROAD 'A' PROFILE



ROAD 'A' PROFILE CONTINUED

PROFILE SCALES:
VERTICAL: 1" = 10'
HORIZONTAL: 1" = 50'

SOILS TEST RESULTS

LOT #	DEEP TEST PIT #1 RESULTS
1	0"-8" TOPSOIL 8"-18" SILTY, SANDY LOAM 18"-72" COARSE SAND WITH SLIGHT CLAY MOTTLING NO BEDROCK, NO GROUNDWATER
7	0"-6" TOPSOIL 6"-48" SILTY LOAM, CLAY MOTTLED 48"-72" SILTY, SANDY LOAM, CLAY MOTTLED SLIGHT SEEPAGE @ BOTTOM OF TEST PIT NO BEDROCK, NO GROUNDWATER
8	0"-10" TOPSOIL 10"-54" SANDY LOAM WITH TRACE SILT AND GRAVEL HIT SHALE @ 54" NO MOTTLING, NO BEDROCK, NO GROUNDWATER
15	0"-12" TOPSOIL 12"-54" SILTY LOAM WITH RIPPLED SHALE HIT SHALE @ 54" NO MOTTLING, NO BEDROCK, NO GROUNDWATER
28	0"-10" TOPSOIL 10"-60" SILTY LOAM, CLAY MOTTLED 60"-90" FINE SAND NO BEDROCK, NO GROUNDWATER

SOIL TESTING AND SEPTIC SYSTEM DESIGN NOTES:
1. DEEP TEST PITS WERE WITNESSED BY FUSCO ENGINEERING, PC AND PIETRZAK & PFAU, PLLC ON 6/05/15.

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6-15-15	REVISIONS AS PER SOILS TESTING	NR
11-7-14	REV YIELD PLAN LAYOUT/T. ENG. COMMENTS 10/8/14	JUP
9-30-14	YIELD PLAN PREPARATION DATE	JUP
DATE	DESCRIPTION	INITIALS
REVISIONS		
MAP CHECK DATE:	00/00/00	INITIALED BY: --

PIETRZAK & PFAU
ENGINEERING & SURVEYING, PLLC
282 GREENWICH AVENUE, SUITE A
GOSHEN, NEW YORK 10824
(845) 294-0806
2 HAMILTON AVENUE
MONTICELLO, NEW YORK 12701
(845) 796-4646

JOSEPH J. PFAU P.E.
LICENSE NO. 050023
MICHAEL F. CROGAN P.E.
LICENSE NO. 050075
DATE: 6-19-15

BARODA YIELD PLAN

TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK

PROJECT TITLE

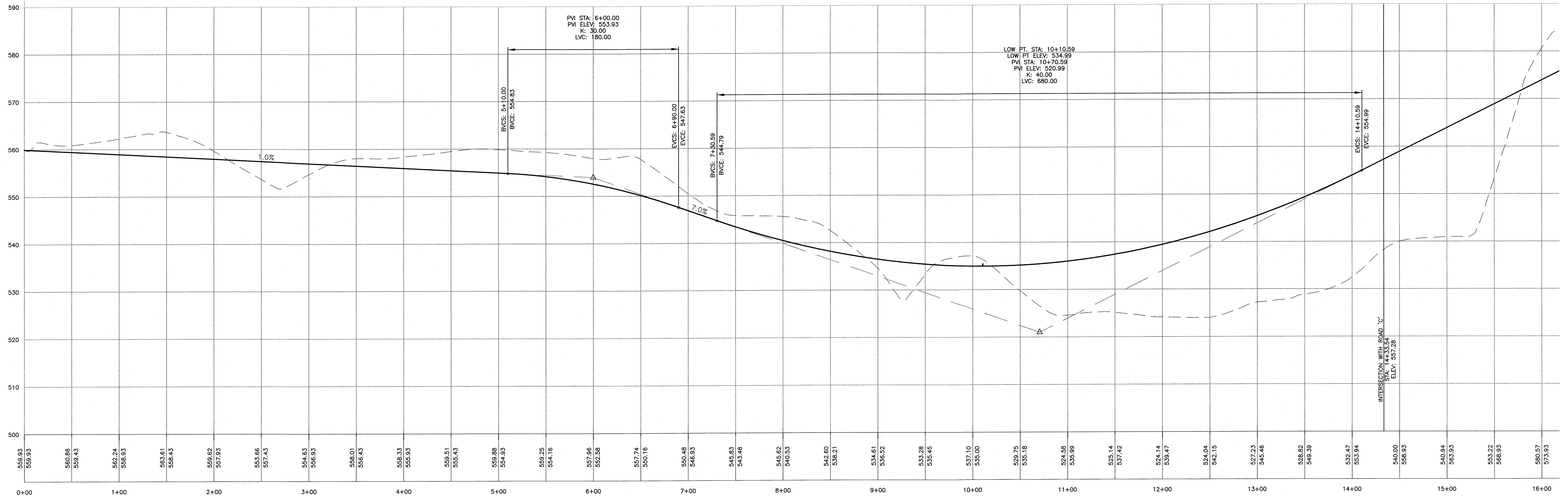
ROAD 'A' PROFILE AND SOIL RESULTS

SECTION 12, BLOCK 1, LOT 31

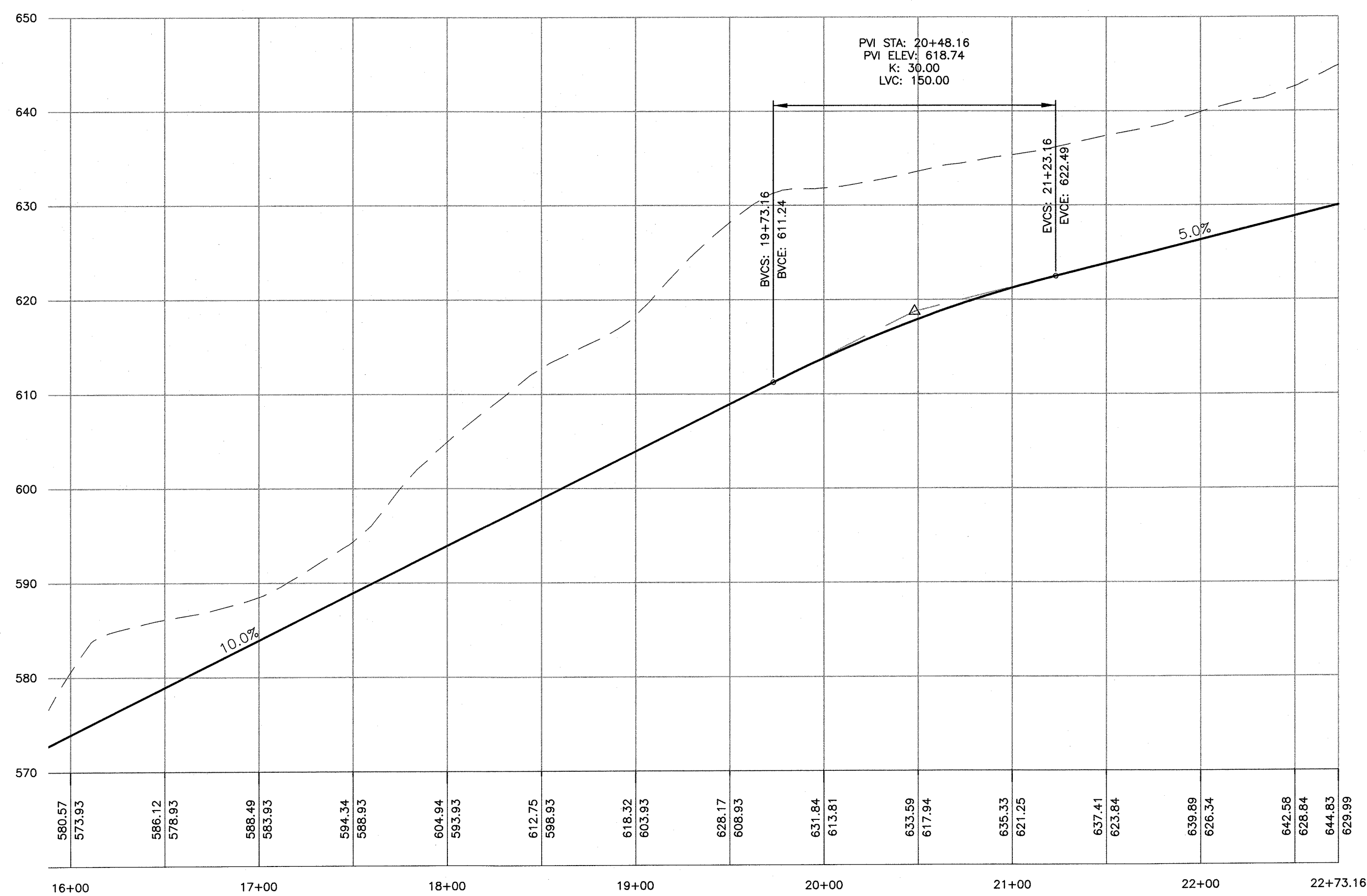
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UNAUTHORIZED ALTERATION OR ADDITION TO A PLAN BEARING A LICENSED LAND SURVEYOR'S OR PROFESSIONAL ENGINEER'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2 OF THE N.Y. STATE EDUCATION LAW.

O.C.H.D. SHEET NO. N/A OF	D.E.C. SHEET NO. N/A OF	DRAWING NUMBER 6 OF 8
SCALE AS SHOWN	CAD REFERENCE WORKING YIELD	PROJECT NUMBER 14118.01



ROAD 'B' PROFILE



PROFILE SCALES:
VERTICAL: 1" = 10'
HORIZONTAL: 1" = 50'

6-19-15	REVISED PER PB COMMENTS	MWS
6-15-15	REVISIONS AS PER SOILS TESTING	NR
11-7-14	REV YIELD PLAN LAYOUT/TL ENG. COMMENTS 10/8/14	JJP
9-30-14	YIELD PLAN PREPARATION DATE	JJP
DATE	DESCRIPTION	INITIALS

MAP CHECK DATE: 00/00/00 INITIALED BY: --

PIETRZAK & PFAU
ENGINEERING & SURVEYING, PLLC
282 GREENWICH AVENUE, SUITE A GOSHEN, NEW YORK 10824 (845) 294-0806
2 HAMILTON AVENUE MONTICELLO, NEW YORK 12701 (845) 796-4646

JOSEPH J. PFAU P.E. LICENSE NO. 050323
MICHAEL F. CROGAN P.L.S. LICENSE NO. 050075
DATE: 6-19-15

BARODA YIELD PLAN

TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK

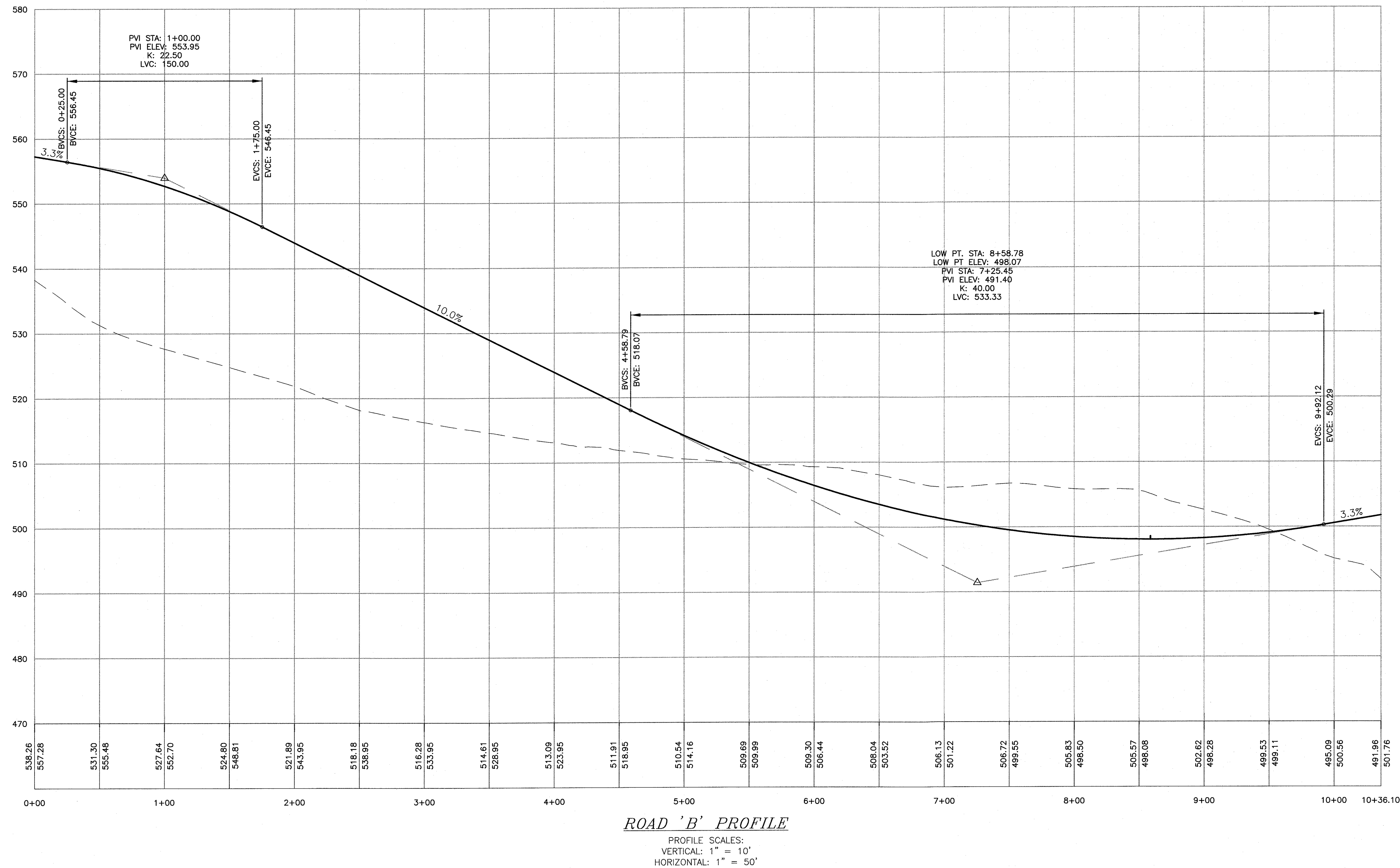
PROJECT TITLE

ROAD 'B' PROFILE
SECTION 12, BLOCK 1, LOT 31

DRAWING TITLE

UNAUTHORIZED ALTERATION OR ADDITION TO A PLAN BEARING A LICENSED LAND SURVEYOR'S OR PROFESSIONAL ENGINEER'S SEAL IS A VIOLATION OF SECTION 2209, SUB-DIVISION 2 OF THE N.Y. STATE EDUCATION LAW.

O.C.H.D. SHEET NO. N/A OF	D.E.C. SHEET NO. N/A OF	DRAWING NUMBER 7 OF 8
SCALE AS SHOWN	CAD REFERENCE WORKING YIELD	PROJECT NUMBER 14118.01



6-19-15	REVISED PER PB COMMENTS	MWS
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9-30-14	YIELD PLAN PREPARATION DATE	JUP
DATE	DESCRIPTION	INITIALS

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ENGINEERING & SURVEYING, PLLC
282 GREENWICH AVENUE, SUITE A
GOSHEN, NEW YORK 10824
(845) 294-0806
2 HAMILTON AVENUE
MONTICELLO, NEW YORK 12701
(845) 796-4646

JOSEPH J. PFAU P.E.
LICENSE NO. 050023
MICHAEL F. CROGAN P.E.
LICENSE NO. 050023

DATE: 6-19-15

DATE: 6-19-15

DATE: 6-19-15

BARODA YIELD PLAN

TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK

PROJECT TITLE

ROAD 'C' PROFILE

SECTION 12, BLOCK 1, LOT 31

DRAWING TITLE

UNAUTHORIZED ALTERATION OR ADDITION TO A PLAN BEARING A LICENSED LAND SURVEYOR'S OR PROFESSIONAL ENGINEER'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2 OF THE N.Y. STATE EDUCATION LAW.

O.C.D. SHEET NO. N/A OF D.E.C. SHEET NO. N/A OF DRAWING NUMBER 8 OF 8

SCALE AS SHOWN CAD REFERENCE WORKING YIELD PROJECT NUMBER 14118.01