

LEGEND

--- PROPOSED PROPERTY LINE
--- EXISTING PROPERTY LINE

BULK REQUIREMENTS

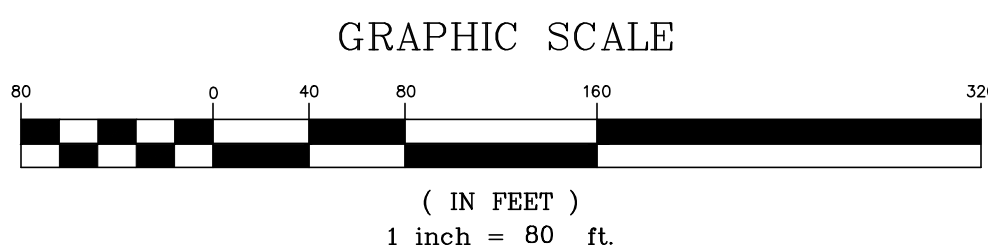
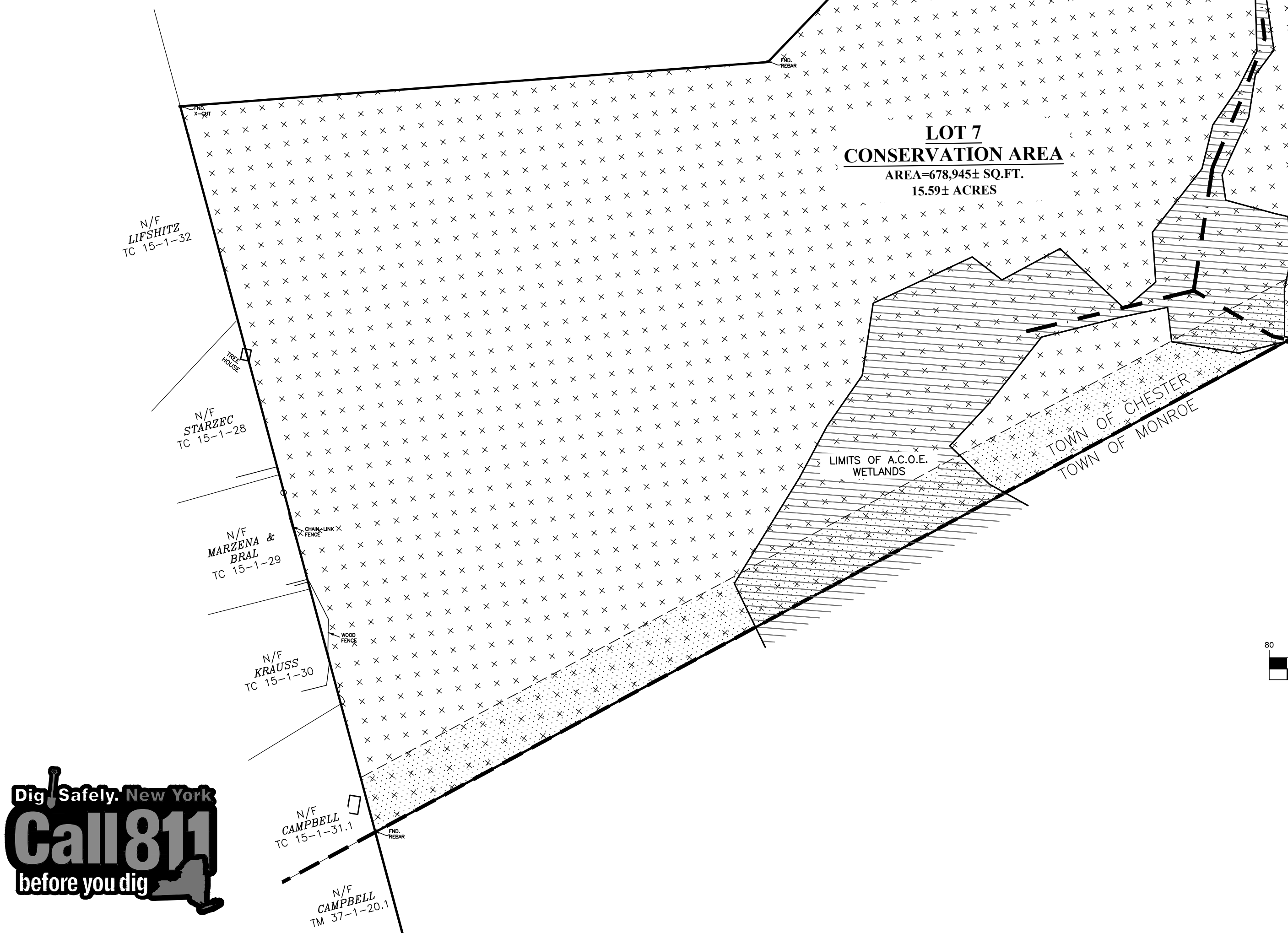
AR-3 ZONING DISTRICT CLUSTERING REQUIRED
(USF GROUP-SINGLE FAMILY DETACHED DWELLING)

	MIN. REQUIRED	LOT 1	LOT 2	LOT 3	LOT 4	LOT 5	LOT 6
LOT AREA (S.F.)	21,780	29,995±	65,907±	81,072±	204,818±	64,374±	47,806±
LOT WIDTH (FT.)	100	246±	102±	100±	199±	121±	102±
FRONT YARD (FT.)	35	77.9±	349.5±	534.0±	649.8±	265.5±	186.8±
SIDE YARD (FT.)	15	35.3±	44.1±	48.0±	39.3±	57.7±	43.9±
BOTH SIDE YARDS (FT.)	30	78.1±	114.6±	118.4±	435.2±	153.6±	95.2±
REAR YARD (FT.)	40	89.8±	116.8±	64.4±	83.6±	50.3±	62.7±

	MAX. PERMITTED						
BLDG. COVERAGE (%)	20	<20	<20	<20	<20	<20	<20
BLDG. HEIGHT (FT.)	40	<40	<40	<40	<40	<40	<40

SURVEY NOTES:

- UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2 OF THE N.Y.S. EDUCATION LAW.
- ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S INKED SEAL OR HIS EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES.
- CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS. SAID CERTIFICATIONS SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED, AND ON HIS BEHALF TO THE TITLE COMPANY, GOVERNMENTAL AGENCY AND LENDING INSTITUTION LISTED HEREON. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNER.
- UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS, IF ANY, ARE NOT SHOWN HEREON.
- CONTACT UTILITY COMPANIES PRIOR TO ANY CONSTRUCTION AS UNDERGROUND IMPROVEMENTS MAY EXIST WHICH WERE NOT LOCATED AT THE TIME OF THIS SURVEY.
- ALL INTERIOR FEATURES ARE NOT SHOWN HEREON.
- SUBJECT TO AN UP TO DATE AND ACCURATE TITLE REPORT.
- SUBJECT TO ANY EASEMENTS OR AGREEMENTS, IF ANY.
- SUBJECT TO ANY RIGHTS, TITLE OR INTEREST BY OTHERS TO PROPERTY IN/AND OR ALONG THE ROADWAYS SHOWN HEREON.
- SUBJECT TO ANY RIGHTS, TITLE, EASEMENTS, OR INTEREST BY UTILITY COMPANIES TO UTILITIES RUNNING IN AND/OR ALONG SAID PARCELS.



GENERAL NOTES:

- TAX MAP DESIGNATION: TOWN OF CHESTER: SECTION 15 BLOCK 1 LOT 27.41.
- TOTAL AREA OF PARCEL: 26.9± ACRES.
- TOTAL NUMBER OF RESIDENTIAL LOTS PROPOSED: 6.
- PROPOSED USE: SINGLE FAMILY DETACHED DWELLINGS.
- PARCEL IS LOCATED WITHIN THE AR-3 ZONING DISTRICT.
- PARCEL IS LOCATED WITHIN THE MONROE WOODBURY SCHOOL DISTRICT.
- ALL LOTS TO BE SERVED BY INDIVIDUAL WELLS AND SEPTICS.
- ALL UTILITY SERVICE TO THE SITE SHALL BE UNDERGROUND.
- FEDERAL JURISDICTIONAL WETLANDS SHOWN HEREON DELINEATED AND LOCATED ON MARCH 28, 2019 BY NORTH COUNTRY ECOLOGICAL SERVICES.
- A TIME OF YEAR RESTRICTION FOR TREE REMOVAL BETWEEN OCTOBER 1ST AND MARCH 31ST IS TO BE IMPLEMENTED FOR THE PROJECT TO AVOID IMPACTS TO THE NORTHERN LONG EARED BATS.
- TOTAL CONSERVATION AREA= 13.48± ACRES



LOCATION MAP
SCALE: 1"=2,000'

PLAN INDEX

SHEET NO.	DRAWING TITLE
1	COVER SHEET
2	TRAIL ACCESS PLAN
3	EXISTING CONDITIONS
4	SUBDIVISION PLAT
5	GRADING AND UTILITY PLAN
6	EROSION CONTROL PLAN
7	EROSION CONTROL DETAILS
8	SANITARY & WATER SUPPLY DETAILS
9	DRIVEWAY PROFILES SHEET 1
10	DRIVEWAY PROFILES SHEET 2

RECORD OWNER/APPLICANT

MEADOW HILL, LLC
48 JENNA DRIVE
MONROE, NEW YORK 10950

DATE	DESCRIPTION	INITIALS
12-22-21	REVISIONS AS PER P.B. COMMENT LETTER	JWR
11-10-21	REVISIONS AS PER P.B. COMMENT LETTER	JWR
9-21-21	ORIGINAL PREPARATION DATE	JWR

MAP CHECK DATE: 11/11/21 INITIALED BY: --

PIETRZAK & PFAU
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(845) 294-0006
2 HAMILTON AVENUE
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(845) 798-4646

JOSEPH J. PFAU P.E.
LICENSE NO. 088945
VINCENT A. PIETRZAK P.E., P.L.S., LEED® AP
P.E. LICENSE NO. 078696 P.L.S. LICENSE NO. 650075
N.J.P.L.S. LICENSE NO. 35396

MICHAEL F. CHODAN P.L.S.
LICENSE NO. 650323

SIGNATURE DATE

OAK WOODS SUBDIVISION

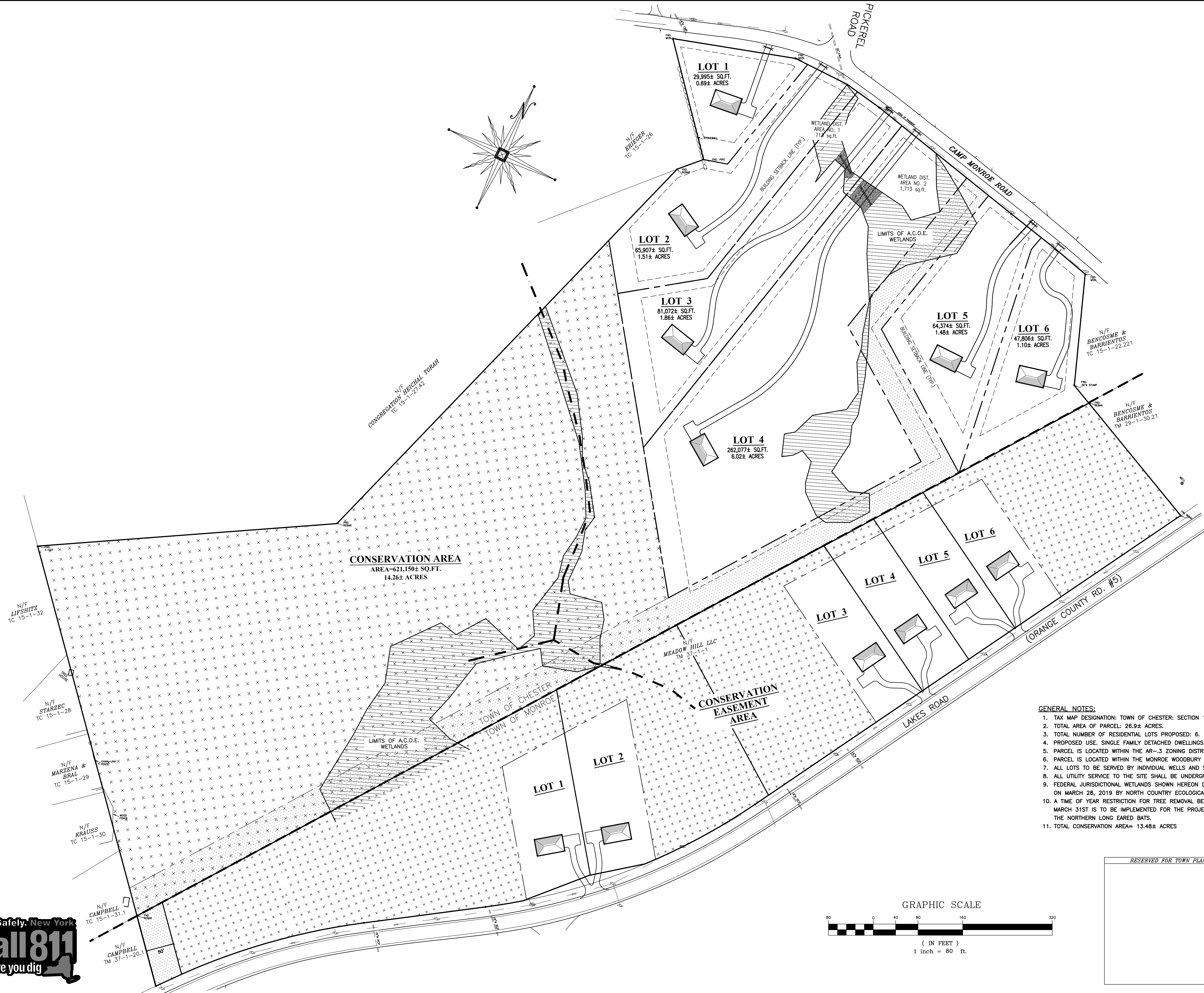
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK
SECTION 15 BLOCK 1 LOT 27.41

PROJECT TITLE

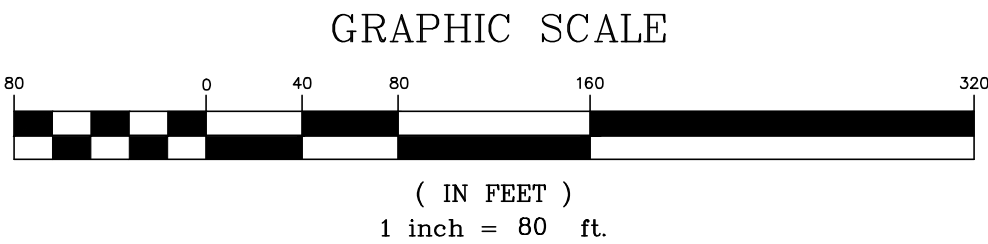
COVER SHEET

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. 1 OF 1	D.E.C. SHEET NO. N/A OF N/A	DRAWING NUMBER 10 OF 10
SCALE 1"=80'	CAD REFERENCE 19140.01 DNG BISE	PROJECT NUMBER 18122.01



- GENERAL NOTES:
1. TAX MAP DESIGNATION: TOWN OF CHESTER: SECTION 15 BLOCK 1 LOT 27.41.
 2. TOTAL AREA OF PARCEL: 26.9± ACRES.
 3. TOTAL NUMBER OF RESIDENTIAL LOTS PROPOSED: 6.
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 5. PARCEL IS LOCATED WITHIN THE AR-3 ZONING DISTRICT.
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 11. TOTAL CONSERVATION AREA= 13.48± ACRES



RESERVED FOR TOWN PLANNING BOARD APPROVAL

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11-10-21	REVISIONS AS PER P.B. COMMENT LETTER	JWR
9-21-21	ORIGINAL PREPARATION DATE	JWR

MAP CHECK DATE: 11/11/21 INITIALED BY: JWR

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VINCENT A. PIETRZAK P.E., P.L.S., LEAD@P
P.E. LICENSE NO. 076936 P.L.S. LICENSE NO. 650075
N.J.P.L.S. LICENSE NO. 35396

SIGNATURE DATE

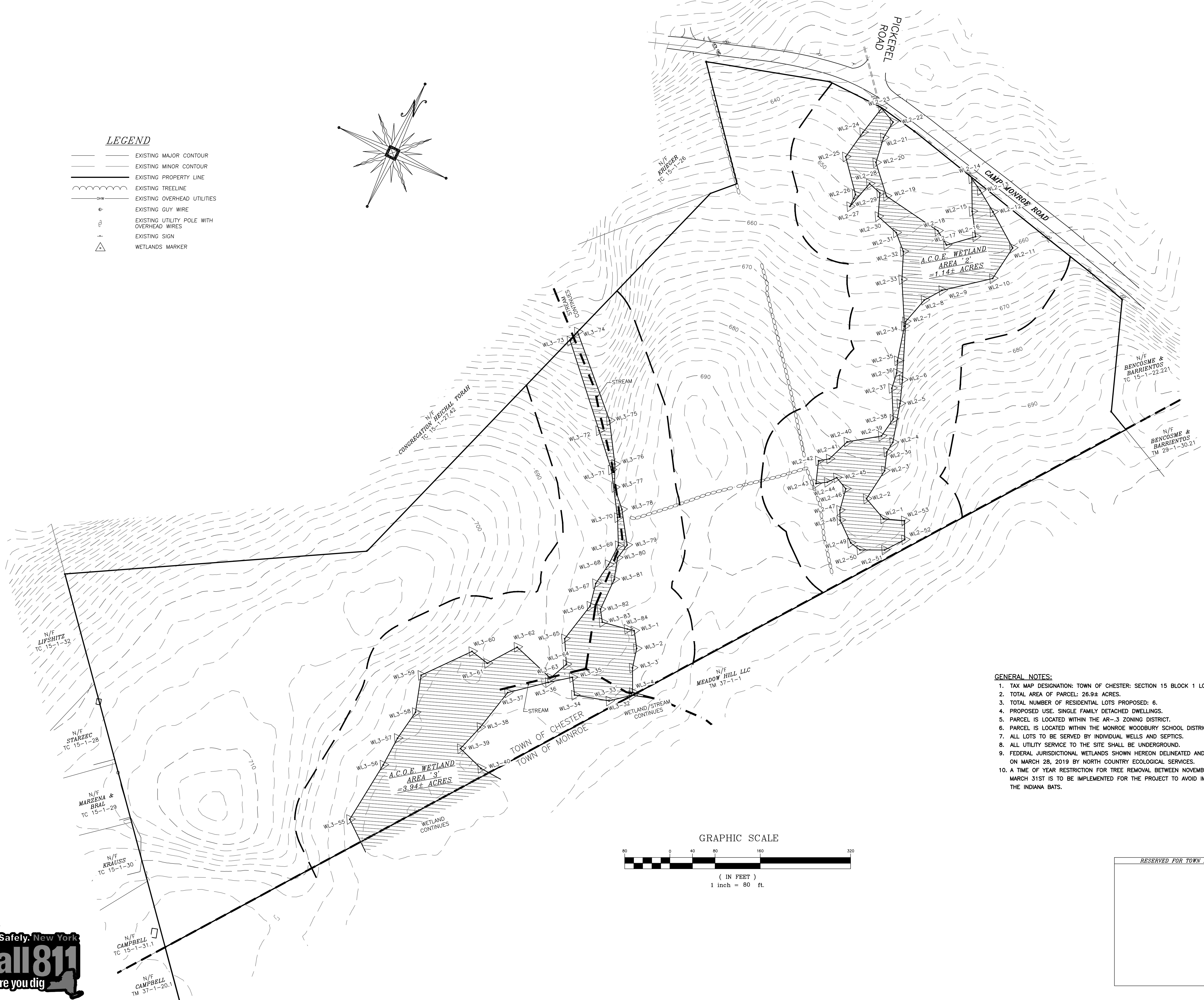
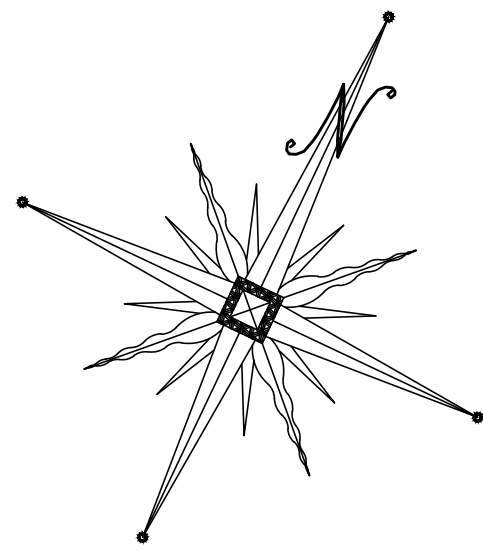
OAK WOODS SUBDIVISION
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK
SECTION 15 BLOCK 1 LOT 27.41

PROJECT TITLE

**TRAIL ACCESS
MAP**

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. 2 OF #	DRAWING NUMBER 18122.01
SCALE 1"=80'	CAD REFERENCE 1914J01.DWG DISE	PROJECT NUMBER 18122.01

- LEGEND**
- EXISTING MAJOR CONTOUR
 - EXISTING MINOR CONTOUR
 - EXISTING PROPERTY LINE
 - EXISTING TREELINE
 - EXISTING OVERHEAD UTILITIES
 - EXISTING GUY WIRE
 - EXISTING UTILITY POLE WITH OVERHEAD WIRES
 - EXISTING SIGN
 - WETLANDS MARKER



GENERAL NOTES:

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9-21-21	ORIGINAL PREPARATION DATE	JWR

MAP CHECK DATE:	11/11/21	INITIALED BY:	--
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P.E. LICENSE NO. 076936 P.L.S. LICENSE NO. 050075
N.J.P.L.S. LICENSE NO. 35396

SIGNATURE DATE

OAK WOODS SUBDIVISION
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK
SECTION 15 BLOCK 1 LOT 27.41

PROJECT TITLE

**EXISTING
CONDITIONS**

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. 3 OF 3	D.E.C. SHEET NO. 3 OF 3	DRAWING NUMBER 10 OF 10
SCALE 1"=80'	CAD REFERENCE 1914J.D1 DNG BISE	PROJECT NUMBER 18122.01

RESERVED FOR TOWN PLANNING BOARD APPROVAL



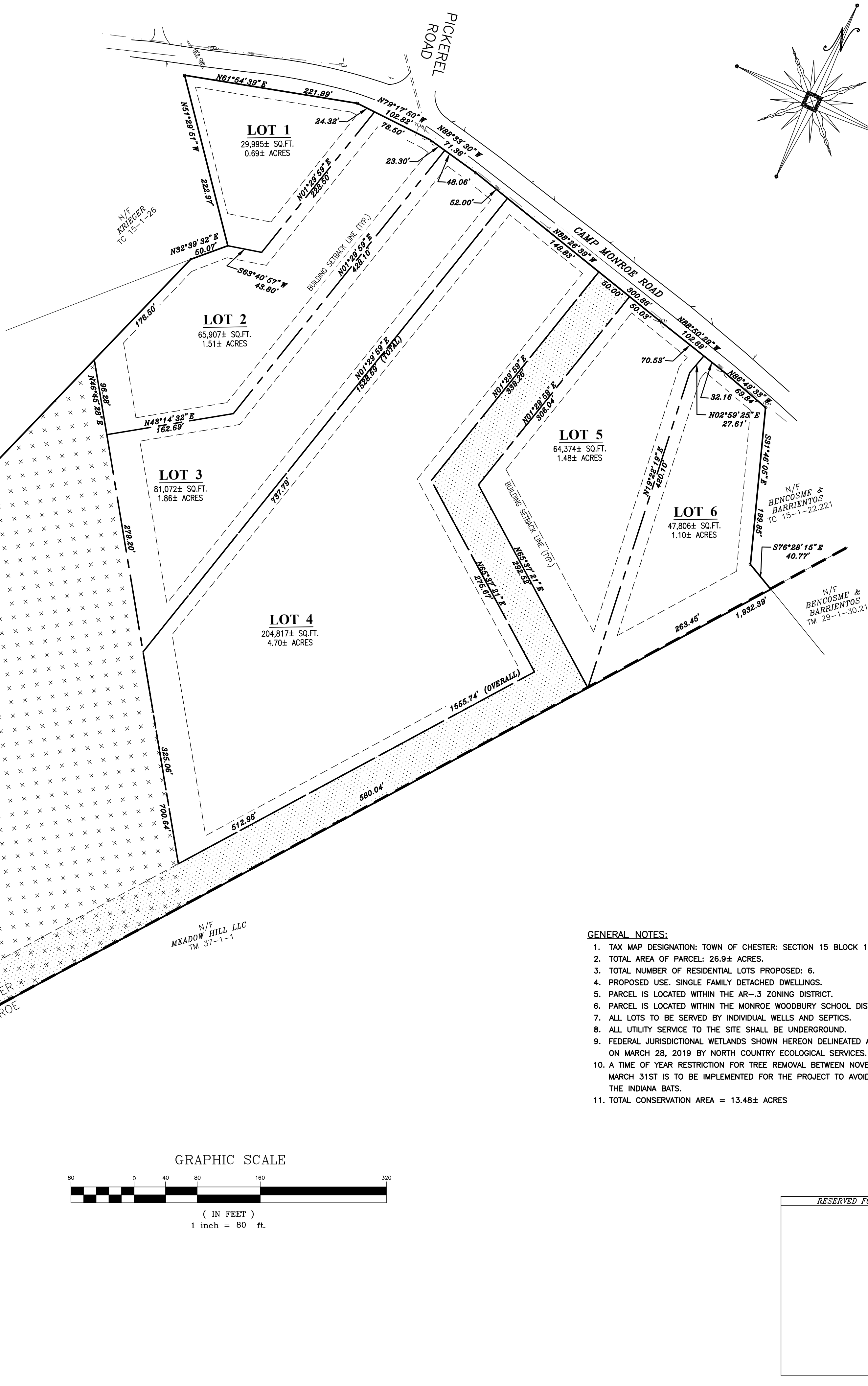
LEGEND

--- PROPOSED PROPERTY LINE
--- EXISTING PROPERTY LINE

BULK REQUIREMENTS

AR-3 ZONING DISTRICT CLUSTERING REQUIRED
(USE GROUP-SINGLE FAMILY DETACHED DWELLING)

	MIN. REQUIRED	LOT 1	LOT 2	LOT 3	LOT 4	LOT 5	LOT 6
LOT AREA (S.F.)	21,780	29,995±	65,907±	572,699±	204,817±	64,374±	47,806±
LOT WIDTH (FT.)	100	246±	102±	100±	199±	121±	102±
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11. TOTAL CONSERVATION AREA = 13.48± ACRES

I HEREBY CERTIFY THAT THIS MAP HAS
BEEN PREPARED FROM AN ACTUAL
FIELD SURVEY COMPLETED ON
APRIL 15, 2021

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N.J.P.L.S. LICENSE NO. 35396

MICHAEL F. CHODMAN P.L.S.
LICENSE NO. 850322

SIGNATURE DATE

OAK WOODS SUBDIVISION
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK
SECTION 15 BLOCK 1 LOT 27.41

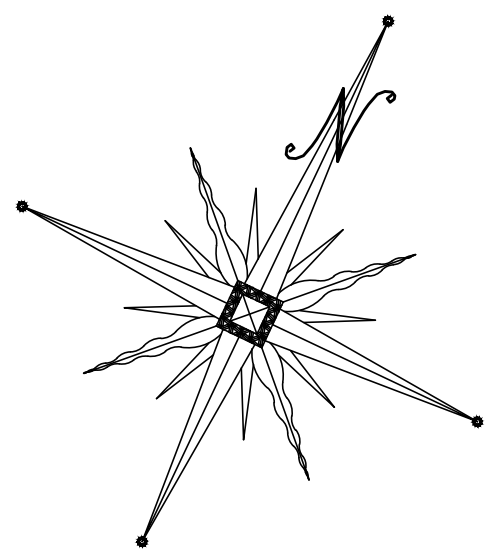
PROJECT TITLE
**SUBDIVISION
PLAT**

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. 1	D.E.C. SHEET NO. 4	DRAWING NUMBER 10
N/A OF	N/A OF	OF
SCALE 1"=80'	CAD REFERENCE 1914J01 DNG BISE	PROJECT NUMBER 18122.01

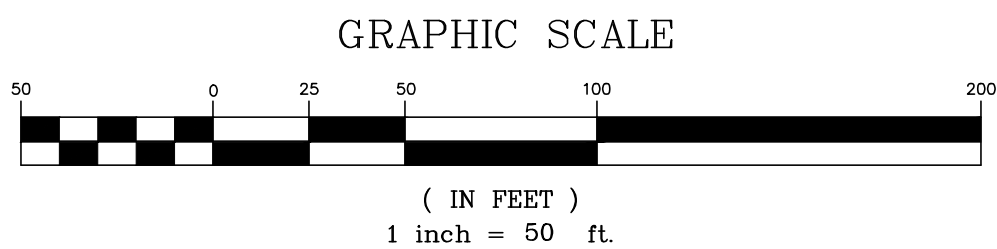


LEGEND

- PROPOSED WELL
- PROPOSED ELJEN SDS SYSTEM
- PROPOSED PROPERTY LINE
- PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
- EXISTING PROPERTY LINE
- EXISTING TREELINE
- EXISTING OVERHEAD UTILITIES
- EXISTING GUY WIRE
- EXISTING UTILITY POLE WITH OVERHEAD WIRES
- EXISTING SIGN
- SOIL PERCOLATION TEST
- SOIL DEEP TEST
- RAIN GARDEN



LOT 7
CONSERVATION AREA
AREA=678,945± SQ.FT.
15.59± ACRES



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SIGNATURE _____ DATE _____

OAK WOODS SUBDIVISION
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK
SECTION 15 BLOCK 1 LOT 27.41

PROJECT TITLE

UTILITY AND GRADING SHEET

DRAWING TITLE

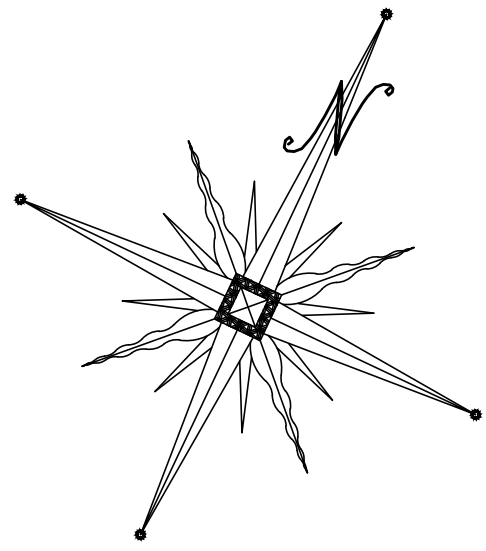
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O.C.D. SHEET NO. N/A OF #	D.E.C. SHEET NO. 5 OF #	DRAWING NUMBER 10
SCALE 1"=50'	CAD REFERENCE 1914J01 DNG BISE	PROJECT NUMBER 18122.01



LEGEND

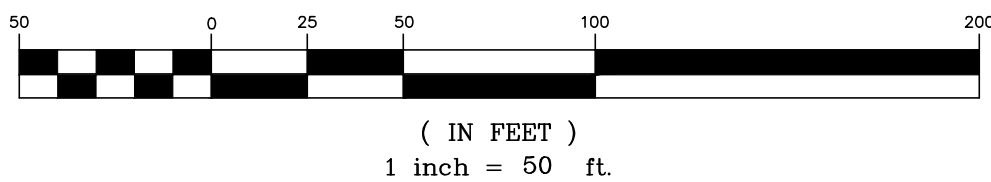
- STABILIZED CONSTRUCTION ENTRANCE
SLOPE STABILIZATION BLANKET
STONE CHECK DAM
SILT FENCE
D.L.L. PROPOSED DISTURBANCE LIMIT LINE
PROPOSED PROPERTY LINE
PROPOSED MAJOR CONTOUR
PROPOSED MINOR CONTOUR
EXISTING MAJOR CONTOUR
EXISTING MINOR CONTOUR
EXISTING PROPERTY LINE
EXISTING TREELINE
EXISTING OVERHEAD UTILITIES
EXISTING GUY WIRE
EXISTING UTILITY POLE WITH OVERHEAD WIRES
EXISTING SIGN



CONSTRUCTION NOTES:

1. CONTRACTOR SHALL FIELD LOCATE ALL EXISTING UTILITIES AND VERIFY ALL LOCATIONS, ELEVATIONS, INVERTS, ETC. PRIOR TO ANY CONSTRUCTION AND NOTIFY THE DESIGN ENGINEER OF ANY DISCREPANCIES ON THIS PLAN.
2. CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES AND HAVE UTILITIES FIELD LOCATED BY RESPECTIVE UTILITY COMPANIES AND SHALL ASSUME FULL RESPONSIBILITY AND SHALL BE SOLELY RESPONSIBLE FOR MAINTAINING CONTINUOUS UTILITY SERVICE AND REPAIRS TO ANY DAMAGE. PROJECT SAFETY AND TRAFFIC MAINTENANCE ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
3. CONTRACTOR TO COORDINATE WITH ALL COMPANIES TO ASSURE ADEQUATE SUPPLY AND SCHEDULING OF NEW SERVICE, WHERE REQUIRED, TO FIT THE CONSTRUCTION SCHEDULING AND SEQUENCE TO ASSURE NO DAMAGE OR DISTURBANCE TO EXISTING SERVICES.

GRAPHIC SCALE



DATE	DESCRIPTION	INITIALS
12-22-21	REVISIONS AS PER P.B. COMMENT LETTER	JWR
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N.J.P.L.S. LICENSE NO. 35396

SIGNATURE DATE

OAK WOODS SUBDIVISION

TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK
SECTION 15 BLOCK 1 LOT 27.41

PROJECT TITLE

EROSION CONTROL PLAN

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. 1 OF 1 D.E.C. SHEET NO. 6 OF 10

SCALE 1"=50' CAD REFERENCE 1914J01 DNG BISE PROJECT NUMBER 18122.01

LIMIT OF DISTURBANCE:
THE PROPOSED LIMIT OF DISTURBANCE IS 3.03± ACRES, AS SHOWN ON THE PLAN.

EROSION CONTROL NOTES:

1. RAIN GARDENS ARE TO BE UTILIZED AS SEDIMENT BASIN UNTIL CONSTRUCTION IS COMPLETE.
2. UPSTREAM CONSTRUCTION AREAS OF RAIN GARDENS SHALL BE PERMANENTLY STABILIZED PRIOR TO THE INSTALLATION OF THE RAIN GARDEN PLANTINGS.



EROSION CONTROL SEQUENCE

MEASURES SHALL BE TAKEN TO PREVENT SOIL EROSION DURING PROJECT CONSTRUCTION. ALL FRESHLY DISTURBED AREAS THAT WILL REMAIN DISTURBED FOR MORE THAN A PERIOD OF FOURTEEN (14) DAYS SHALL BE STABILIZED BY TEMPORARY SEEDING AS INDICATED ON THE TEMPORARY SEEDING SCHEDULE. DISTURBED AREAS SHALL BE MINIMAL IN SIZE AND SHALL NOT EXCEED THE APPROVED CLEARING AND GRADING LIMITS. THE FOLLOWING MEASURES SHALL BE IMPLEMENTED AS CONSTRUCTION PROGRESSES.

- A. PRIOR TO COMMENCING CONSTRUCTION ACTIVITIES, THE LIMITS OF CLEARING AND GRADING SHALL BE MARKED. FILTER FABRIC SEDIMENTATION BARRIERS (SILT FENCE) SHALL BE PLACED ALONG THE DOWNGRADE PERIMETER OF THE SITE AND ANY OTHER AREAS WHERE SILT FENCE IS INDICATED AS TO BE INSTALLED "PRIOR TO CONSTRUCTION" ON THE APPROVED PLANS. INSTALLATION IS TO BEGIN AT THE DOWNSTREAM PORTIONS OF THE SITE THEN WORKING UPSTREAM.
- B. STABILIZED CONSTRUCTION ENTRANCES SHALL BE BUILT IN THE AREAS SHOWN ON THE APPROVED PLANS AND WHEREVER A CONSTRUCTION ACCESS ROAD INTERSECTS ANY PUBLIC THROUGHFARE. STABILIZED ENTRANCES SHALL BE BUILT IN ACCORDANCE WITH THE STABILIZED CONSTRUCTION ENTRANCE DETAIL.
- C. UPON COMPLETION OF CLEARING AND GRUBBING ACTIVITIES, TOPSOIL SHALL BE STRIPPED AND STOCKPILED FROM ALL AREAS TO BE DISTURBED. STOCKPILED TOPSOIL SHALL BE STABILIZED BY TEMPORARY SEEDING AND SURROUNDED WITH A PERIMETER SILT FENCE.
- D. TEMPORARY EROSION CONTROL DEVICES SHALL BE INSTALLED PRIOR TO COMMENCING EARTH MOVING ACTIVITIES. THIS INCLUDES SEDIMENTATION TRAPS, TYPE "B" DIVERSION SWALES (WITH CHECK DAMS IF APPLICABLE) AND SILT FENCE IN AREAS NOT DESIGNATED TO BE GRADED. INSTALLATION SHALL BEGIN AT DOWNSTREAM PORTIONS OF THE SITE THEN WORKING UPSTREAM. **INFILTRATION AND FILTERING PRACTICES, SUCH AS SAND FILTERS AND BIORETENTION PONDS SHALL NOT HAVE INFILTRATION AND FILTER MEDIA INSTALLED UNTIL ALL TRIBUTARY AREAS HAVE BEEN SUBSTANTIALLY STABILIZED.**
- E. IMMEDIATELY AFTER COMPLETION OF ROUGH GRADING, REMAINING TEMPORARY EROSION CONTROL SHALL BE INSTALLED AS SPECIFIED ON THE APPROVED PLANS. THIS INCLUDES ANY REMAINING SILT FENCE AND TYPE "A" DIVERSION SWALES (WITH CHECK DAMS IF APPLICABLE). AREAS NOT REQUIRING FURTHER EARTHWORK SHALL BE FINE GRADED, TOPSOILED, AND STABILIZED AS EARLY AS POSSIBLE.
- F. ANY PROPOSED STORM DRAINAGE SHALL BE INSTALLED AND INCORPORATED INTO EROSION CONTROL AS SPECIFIED ON THE APPROVED PLANS. STORM DRAINAGE COMPONENTS SHALL BE PROTECTED FROM SILTATION AS INDICATED.
- G. UPON COMPLETION OF CONSTRUCTION ACTIVITIES, REMAINING AREAS SHALL BE FINE GRADED, TOPSOILED, AND STABILIZED. PERMANENT VEGETATION AND LANDSCAPING SHALL BE ESTABLISHED.
- H. TEMPORARY EROSION CONTROL DEVICES SHALL BE REMOVED ONCE UPSTREAM AREAS HAVE BEEN PERMANENTLY STABILIZED. REMOVAL OF TEMPORARY EROSION CONTROL DEVICES SHALL BEGIN WITH THE MOST UPSTREAM PORTIONS OF THE SITE THEN WORKING DOWNSTREAM.
- I. ALL NEWLY SEEDED VEGETATIVE COVER SHALL BE MAINTAINED. WASHOUTS OR POORLY GROWING AREAS SHALL BE CORRECTED AS THEY OCCUR.

GENERAL EROSION CONTROL NOTES

1. FILTER FABRIC IS TO BE MIRAFI 140 AS MANUFACTURED BY THE CELANESE CORPORATION OR APPROVED EQUAL. 2. WHEREVER FEASIBLE, NATURAL VEGETATION SHOULD BE RETAINED AND PROTECTED. 3. ONLY THE SMALLEST PRACTICAL AREA OF LAND SHOULD BE EXPOSED AT ANY ONE TIME DURING DEVELOPMENT. 4. WHEN LAND IS EXPOSED DURING DEVELOPMENT, THE EXPOSURE SHALL BE KEPT TO THE SHORTEST PRACTICAL PERIOD OF TIME. 5. ALL WORK SHALL BE IN ACCORDANCE WITH ALL OF THE ATTACHED DRAWINGS.

MAINTENANCE REQUIREMENTS

1. THE MAINTENANCE OF EROSION CONTROL DEVICES WILL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE JOB SUPERINTENDENT WILL MONITOR THE CONDITION OF ALL THE DEVICES, CLEAN AND REPLACE STRUCTURES AS CLIMATIC CONDITIONS REQUIRE. THE DEVELOPER WILL ALSO BE SUBJECT TO THE DIRECTIVE OF THE DESIGN ENGINEER AND TOWN REPRESENTATIVES TO INCLUDE TOWN ENGINEER, HIGHWAY SUPERINTENDENT AND BUILDING INSPECTOR.
2. GENERAL CONTRACTOR AND ALL CONTRACTORS SHALL PERFORM ALL WORK IN ACCORDANCE WITH THE APPROVED PLANS AND MAY BE SUBJECT TO ADDITIONAL EROSION CONTROL REQUIREMENTS AS CONDITIONS MAY ARISE IN THE FIELD OR AS DIRECTED BY THE DESIGN ENGINEER.
3. THE CONTRACTOR SHALL MAINTAIN ALL EROSION CONTROL DEVICES IN ACCORDANCE WITH THE APPROVED PLANS. MANUFACTURER'S RECOMMENDATIONS, AS DIRECTED BY THE DESIGN ENGINEER AND TOWN REPRESENTATIVES INCLUDING TOWN ENGINEER, HIGHWAY SUPERINTENDENT AND BUILDING INSPECTOR.
4. NO EROSION CONTROL STRUCTURES SHALL BE REMOVED UNTIL ALL WORK UPSTREAM THEREFROM HAS BEEN COMPLETED, INCLUDING STABILIZATION AND APPROVED BY THE DESIGN ENGINEER AND TOWN REPRESENTATIVES.
5. CONSTRUCTION ACTIVITIES TO BE LIMITED TO THE PERIOD OF 7:00 AM TO 7:00 PM.
6. ALL CONSTRUCTION EQUIPMENT SHALL HAVE PROPERLY SIZED MAINTAINED MUFFLERS.
7. ALL CONSTRUCTION EQUIPMENT SHALL BE TURNED OFF WHEN NOT IN USE.

SLOPE STABILIZATION, SEEDING METHOD & MULCHING

SLOPES OF 4:1 OR GREATER (HORIZONTAL-VERTICAL)

- SLOPES SHALL BE HYDROSEEDED WITH THE MIXTURES AND RATES INDICATED IN THE PERMANENT SEEDING MIXTURE SCHEDULE. STRAW OR HAY MULCH SHALL BE APPLIED AT A RATE OF 2000 LBS/ACRE. STRAW OR HAY MULCH SHALL BE ANCHORED WITH BioD-Mesh60 NETTING AS MANUFACTURED BY RoLANKA INTERNATIONAL OR APPROVED EQUIVALENT. NETTING TO BE INSTALLED PER MANUFACTURER SPECIFICATIONS.

GENTLE SLOPES AND FLAT AREAS

- AREAS SHALL BE SEEDED BY HYDROSEEDING OR BROADCASTING WITH THE MIXTURES AND RATES INDICATED ON THE PERMANENT SEEDING MIXTURE SCHEDULE.

- HYDROSEEDED AREAS SHALL BE MULCHED WITH A WOOD FIBER MULCH APPLIED AT A RATE OF 500 LBS/ACRES. BROADCAST AREAS SHALL BE MULCHED WITH HAY OR STRAW AT A RATE OF 2000 LBS/ACRE. AREAS SEEDED BY BROADCASTING SHALL BE LIGHTLY RAKED AND PACKED PRIOR TO PLACING MULCH.

STREAMS, DRAINAGE SWALES AND EMBANKMENTS

1. ALL CONSTRUCTION ACTIVITIES IN OR EXISTING AROUND DRAINAGE SWALES OR WETLANDS ARE TO BE PROVIDED WITH TEMPORARY EROSION CONTROL STRUCTURES AS SHOWN IN DETAIL, LOCATED IMMEDIATELY DOWNSTREAM FROM SUCH ACTIVITY. THESE STRUCTURES ARE TO BE IN PLACE AS SHOWN PRIOR TO THE START OF ANY UPSTREAM CONSTRUCTION ACTIVITY.
2. CONSTRUCTION EQUIPMENT SHALL NOT UNNECESSARILY CROSS LIVE STREAMS OR DRAINAGE SWALES EXCEPT BY MEANS OF BRIDGES AND CULVERTS OR OTHER APPROVED METHODS.
3. ALL EMBANKMENTS TO BE GRADED AND SEEDED IMMEDIATELY UPON BEING LAID BACK.
4. STABILIZATION OF THE SWA SHALL INCLUDE SEEDING AND STRAW MULCH ON SLOPES LESS THAN 5% AND JUTE NETTING OR EQUAL ON SLOPES EXCEEDING 5%.
5. TOPSOIL AND/OR EARTH STOCKPILE SHALL BE LOCATED OUTSIDE OF EXISTING DRAINAGE SWALES, WETLANDS AND ADJACENT AREAS. SILT FENCE WILL BE PLACED ALONG THE TOE OF THE PILES AND PILES SHALL RECEIVE TEMPORARY SEEDING.

SOIL RESTORATION NOTE:

TO INCREASE INFILTRATION OF STORM WATER AND IMPROVE DIRECT GROUNDWATER RECHARGE FROM RAIN EVENTS, SOIL RESTORATION PRACTICES, AS OUTLINED IN CHAPTER 5.1.6 OF THE NEW YORK STATE STORMWATER MANAGEMENT DESIGN MANUAL, SHOULD BE APPLIED TO THE SITE. AERATION AND DEEP RIPPING PROCEDURES SHALL BE AS DESCRIBED IN APPENDIX 8 OF SWPPP, AND SHALL BE APPLIED TO ALL FLAT TO MODERATELY SLOPED AREAS OF SOIL DISTURBANCE WHICH ARE PROPOSED TO REMAIN PERVIOUS.

SEEDBED PREPARATION & AMENDMENTS

MODERATE TO STEEP SLOPES AND LOW MAINTENANCE AREAS

- SCARIFY SOIL TO DEPTH OF 4" TO 6" IF COMPACTED.
- REMOVED LARGE STONES AND STUMPS ALLOWING ROCKS, ROOTS CLODS AND OTHER NATURAL DEBRIS TO REMAIN.
- ROUGHEN SLOPE FACES BY MAKING GROVES 2"-3" DEEP, PERPENDICULAR TO THE SLOPE WITH DISK OR YORK RAKE.
- LIME AS REQUIRED TO ACHIEVE A pH OF 6.0.
- FERTILIZE AT A RATE OF 600 LBS/ACRE OF 5-10-10 FERTILIZER OR AS RECOMMENDED BY SOIL TESTS.
- INCORPORATE LIME AND FERTILIZER INTO TOP 4" OF SOIL BY ROUGHENING.

GENERAL RECREATION AREAS AND LAWNS

- PLACE TOPSOIL TO A MINIMUM DEPTH OF 4"
- SCARIFY SOIL TO A DEPTH OF 4"-6" IF COMPACTED
- REMOVE ALL STONES OVER 1" IN DIAMETER, STICKS AND FOREIGN MATTER FROM THE SURFACE.
- LIME AS REQUIRED TO ACHIEVE A pH OF 6.5.
- FERTILIZE AT A RATE OF 850 LBS/ACRE OF 5-10-10 OR EQUIVALENT FERTILIZER OR AS RECOMMENDED BY SOIL TESTS.
- INCORPORATE LIME AND FERTILIZER INTO TOP 2"-4" OF TOPSOIL.
- SMOOTH AND FIRM THE SEEDBED.

TEMPORARY SEEDING SPECIFICATIONS

- SCARIFY SOILS IF COMPACTED
- LIME TO pH OF 6.0 IF REQUIRED
- FERTILIZE WITH 600 LBS/ACRE 5-10-10 FERTILIZER IF REQ..
- SEED WITH SPECIES AND RATE SHOWN BELOW
- MULCH WITH HAY OR STRAW AT A RATE OF 2000 LBS/ACRE.
- ANCHOR MULCH WITH NETTING OF WOOD FIBER OR JUTE IF STEEP SLOPE OR HIGH POTENTIAL FOR EROSION.

SPECIES	APPLICATION RATE
RYEGRASS (ANNUAL OR PERENNIAL)	30 LBS/ACRE
(USE WINTER RYE IF SEEDING IN OCT./NOV.)	(0.7 LBS/1000 SF)

PERMANENT SEEDING MIXTURES

MODERATE TO STEEP SLOPES AND LOW MAINTENANCE AREAS

SPECIES	APPLICATION RATE
EMPIRE BIRDSFOOT TREFOIL	8 LBS/ACRE
TALL FESCUE	20 LBS/ACRE
RYEGRASS	5 LBS/ACRE

GENERAL RECREATION AREAS AND LAWNS

SPECIES	APPLICATION RATE
SUNNY SITES (WELL, MODERATELY WELL AND SOMEWHAT POORLY DRAINED SOILS)	
65% KENTUCKY BLUEGRASS BLEND	85-114 LBS/ACRE
20% PERENNIAL RYEGRASS	26-35 LBS/ACRE
15% FINE FESCUE	19-26 LBS/ACRE

SUNNY DROUGHTY SITES (SOMEWHAT EXCESSIVELY TO EXCESSIVELY DRAINED SOILS)

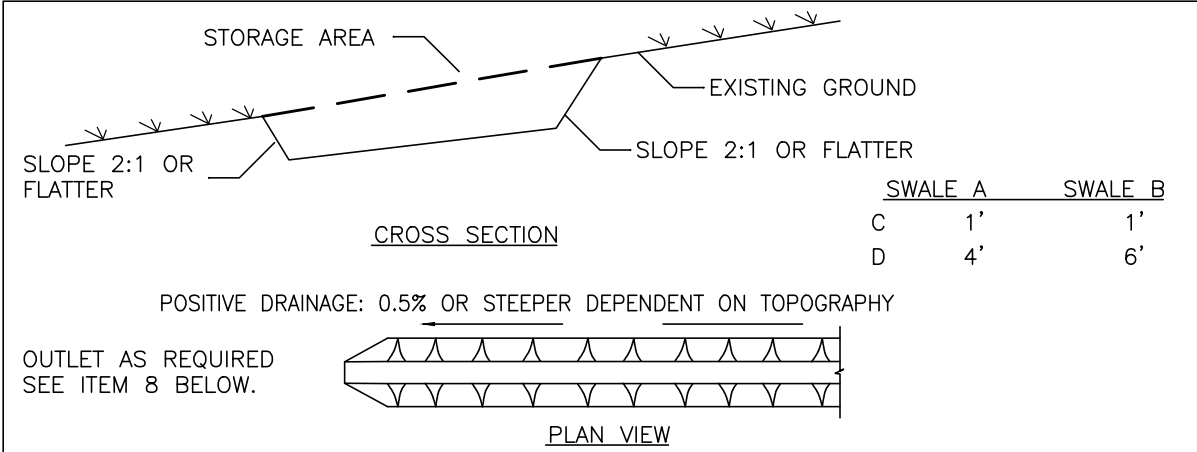
65% FINE FESCUE	114-143 LBS/ACRE
15% PERENNIAL RYEGRASS	26-33 LBS/ACRE
20% KENTUCKY BLUEGRASS BLEND	35-44 LBS/ACRE

SHADY DRY SITES (WELL TO SOMEWHAT POORLY DRAINED SOILS)

80% SHADE TOLERANT KENTUCKY BLUEGRASS BLEND	105-138 LBS/ACRE
20% PERENNIAL RYEGRASS	25-37 LBS/ACRE

SHADY WET SITES (SOMEWHAT POOR TO POORLY DRAINED SOILS)

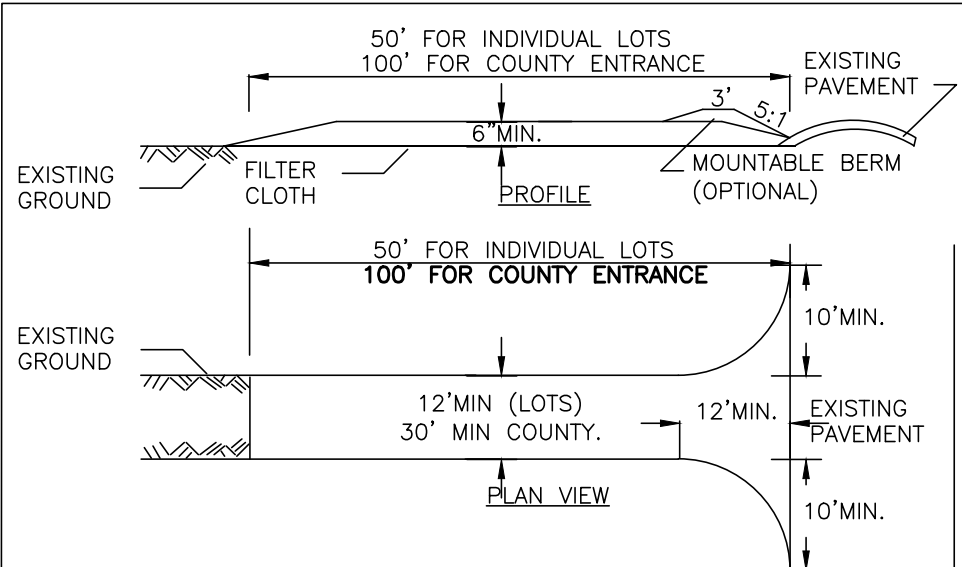
70% ROUGH BLUEGRASS	60-91 LBS/ACRE
80% SHADE TOLERANT KENTUCKY BLUEGRASS BLEND	25-39 LBS/ACRE



CONSTRUCTION SPECIFICATIONS

1. ALL TEMPORARY SWALES SHALL HAVE UNINTERRUPTED POSITIVE GRADE TO AN OUTLET.
2. DIVERTED RUNOFF FROM A DISTURBED AREA SHALL BE CONVEYED TO A SEDIMENT TRAPPING DEVICE.
3. DIVERTED RUNOFF FROM AN UNDISTURBED AREA SHALL OUTLET DIRECTLY INTO AN UNDISTURBED STABILIZED AREA AT NON-EROSIVE VELOCITY.
4. ALL TREES, BRUSH, STUMPS, OBSTRUCTIONS, AND OTHER OBJECTIONABLE MATERIAL SHALL BE REMOVED AND DISPOSED OF SO AS NOT TO INTERFERE WITH THE PROPER FUNCTIONING OF THE SWALE.
5. THE SWALE SHALL BE EXCAVATED OR SHAPED TO LINE, GRADE, AND CROSS SECTION AS REQUIRED TO MEET THE CRITERIA SPECIFIED HEREIN AND BE FREE OF BANK PROJECTIONS OR OTHER IRREGULARITIES WHICH WILL IMPEDE NORMAL FLOW.
6. FILLS SHALL BE COMPACTED BY EARTH MOVING EQUIPMENT.
7. ALL EARTH REMOVED AND NOT NEEDED FOR CONSTRUCTION SHALL BE PLACED SO THAT IT WILL NOT INTERFERE WITH THE FUNCTIONING OF THE SWALE.
8. STABILIZATION SHALL BE AS PER THE FLOW CHANNEL STABILIZATION CHART BELOW:
- | TYPE OF TREATMENT | CHANNEL GRADE | A(5 AC. OR LESS) | B(5 AC. - 10AC) |
|-------------------|---------------|----------------------------------|---|
| 1 | 0.5-3.0% | SEED AND STRAW MULCH | SEED AND STRAW MULCH |
| 2 | 3.1-5.0% | SEED AND STRAW MULCH | SEED USING JUTE OR EXCELSIOR |
| 3 | 5.1-8.0% | SEED WITH JUTE OR EXCELSIOR, SOO | LINED WITH 4-8" RIP-RAP OR RECYCLED CONCRETE EQUIVALENT |
| 4 | 8.1-20% | LINED WITH 4-8" RIP-RAP | ENGINEERED DESIGN |
9. PERIODIC INSPECTION AND REQUIRED MAINTENANCE MUST BE PROVIDED AFTER EACH RAIN EVENT.

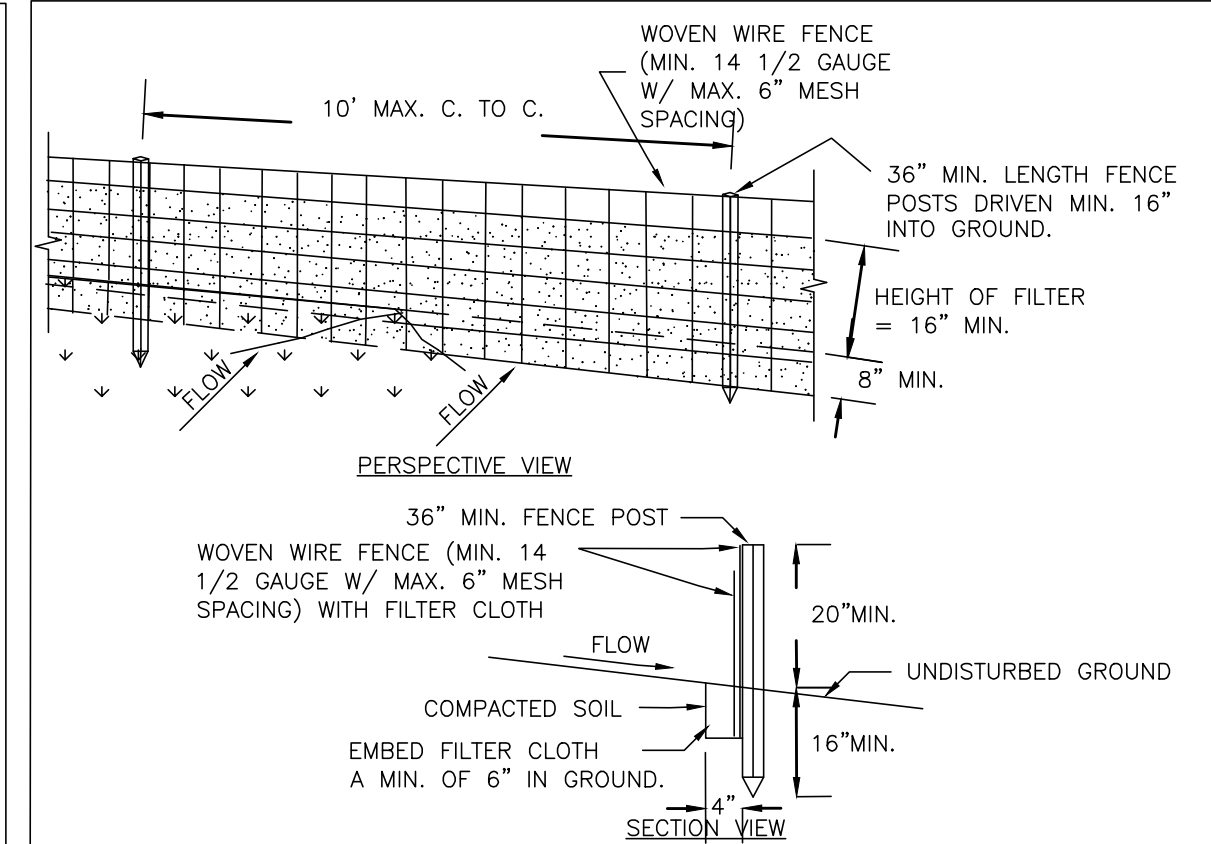
U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION NEW YORK STATE SOIL & WATER CONSERVATION COMMITTEE	TEMPORARY SWALE
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CONSTRUCTION SPECIFICATIONS

1. STONE SIZE - USE 2" STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
2. LENGTH - NOT LESS THAN 50 FEET (EXCEPT ON A SINGLE RESIDENCE LOT WHERE A 30 FOOT MINIMUM LENGTH WOULD APPLY).
3. THICKNESS - NOT LESS THAN SIX (6) INCHES.
4. 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.
5. FILTER CLOTH - WILL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
6. SURFACE WATER - ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM WITH 5:1 SLOPES WILL BE PERMITTED.
7. 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 TRACTED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
8. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON A AREA STABILIZED WITH STONE AND WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.
9. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

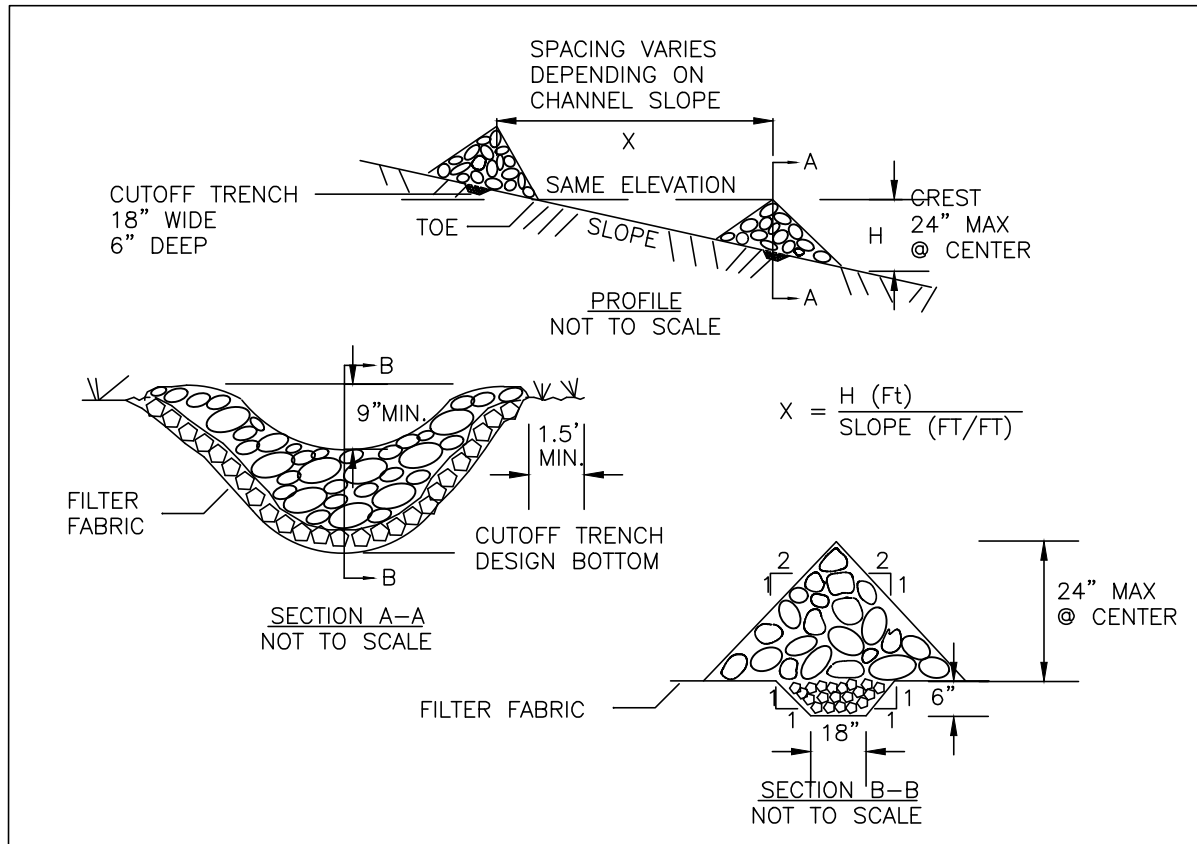
U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION NEW YORK STATE SOIL & WATER CONSERVATION COMMITTEE	STABILIZED CONSTRUCTION ENTRANCE
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CONSTRUCTION SPECIFICATIONS

1. WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. POSTS SHALL BE STEEL EITHER "T" OR "U" TYPE OR HARDWOOD.
2. FILTER CLOTH TO BE TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION. FENCE SHALL BE WOVEN WIRE, 12 1/2 GAUGE, 6" MAXIMUM MESH OPENING.
3. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES AND FOLDED. FILTER CLOTH SHALL BE EITHER FILTER X, MIRAFI 100X, STABILINKA T140N, OR APPROVED EQUIVALENT.
4. PREFABRICATED UNITS SHALL BE GEOFAB, ENVIROFENCE, OR APPROVED EQUIVALENT.
5. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.

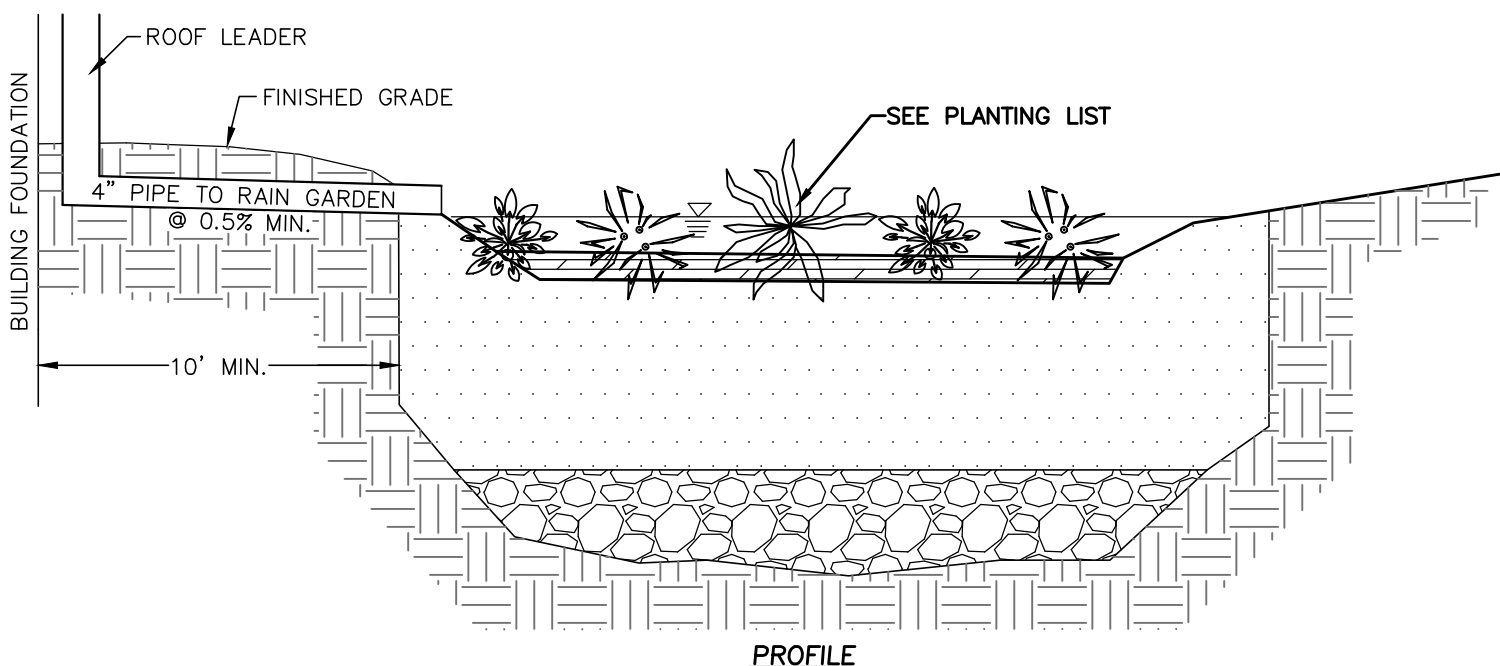
U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION NEW YORK STATE SOIL & WATER CONSERVATION COMMITTEE	SILT FENCE
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CONSTRUCTION SPECIFICATIONS

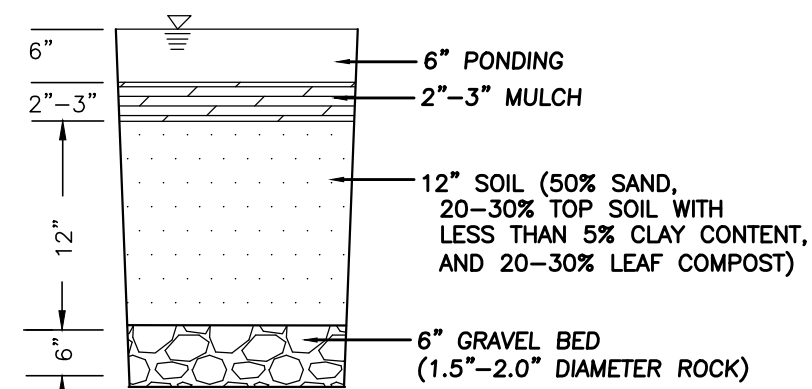
1. STONE WILL BE PLACED ON A FILTER FABRIC FOUNDATION TO THE LINES, GRADES AND LOCATIONS SHOWN IN THE PLAN.
2. SET SPACING OF CHECK DAMS TO ASSUME THAT THE ELEVATIONS OF THE CREST OF THE DOWNSTREAM DAM IS AT THE SAME ELEVATION OF THE TOE OF THE UPSTREAM DAM.
3. EXTEND THE STONE A MINIMUM OF 1.5 FEET BEYOND THE DITCH BANKS TO PREVENT CUTTING AROUND THE DAM.
4. PROTECT THE CHANNEL DOWNSTREAM OF THE LOWEST CHECK DAM FROM SCOUR AND EROSION WITH STONE OR LINER AS APPROPRIATE.
5. ENSURE THAT CHANNEL APPURTENANCES SUCH AS CULVERT ENTRANCES BELOW CHECK DAMS ARE NOT SUBJECT TO DAMAGE OR BLOCKAGE FROM DISPLACED STONE. MAXIMUM DRAINAGE AREA 2 ACRES.

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION NEW YORK STATE SOIL & WATER CONSERVATION COMMITTEE	CHECK DAM
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RAIN GARDEN DETAIL (TYP.)

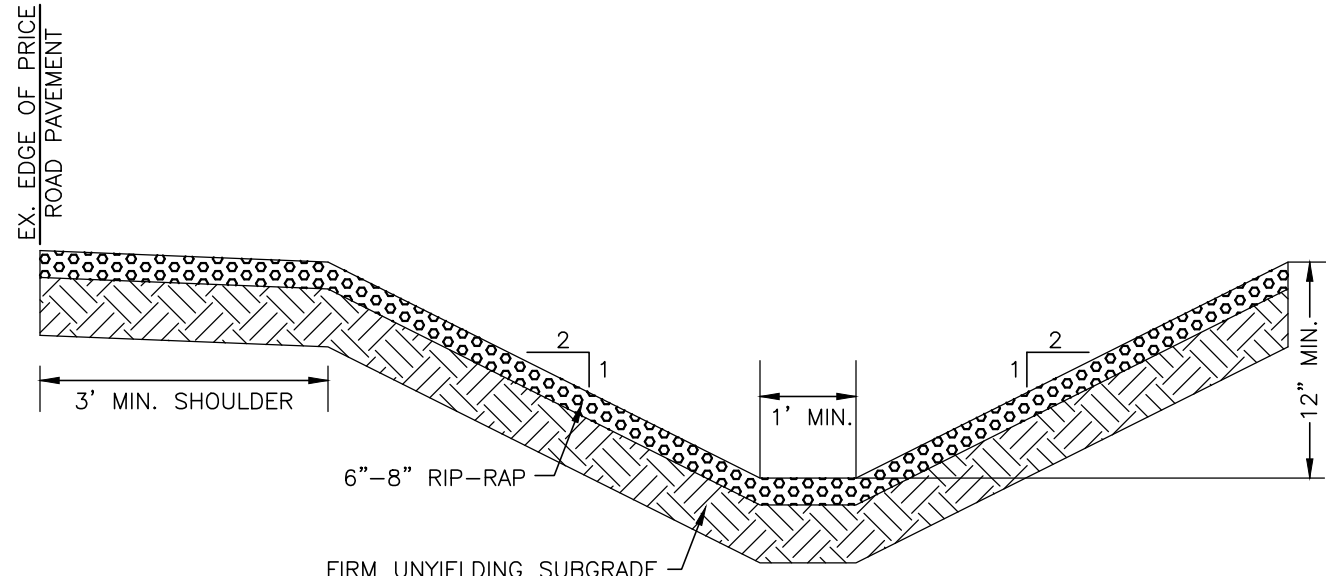
N.T.S.



RAIN GARDEN SECTION

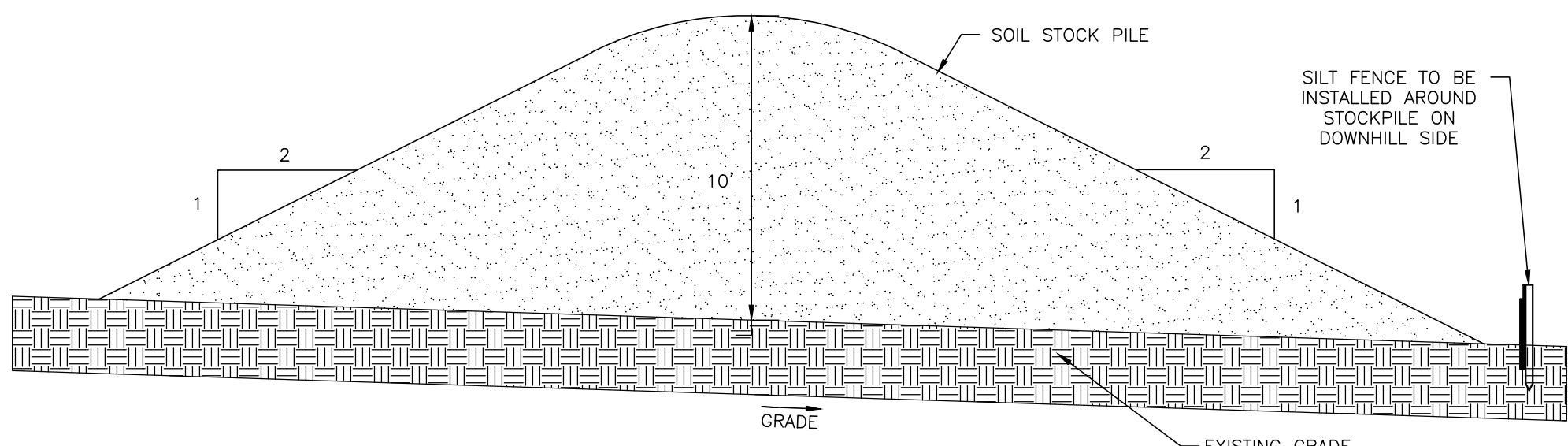
RAIN GARDEN PLANTING LIST			
BOTANICAL NAME	COMMON NAME	SIZE	SEASON
WINTERBERRY	ILEX VERTICILLATA	24" HIGH	AUTUMN
ARROWWOOD	VIBURNUM DENTATUM	24" HIGH	SPRING
SWEET PEPPERBUSH	CLETHRA ALNIFOLIA	24" HIGH	SUMMER

- NOTES:
1. A MIX OF THE SHRUB SPECIES LISTED IS TO BE SELECTED FOR EACH INDIVIDUAL RAIN GARDEN.
2. SHRUBS ARE TO BE SPACED 5 FEET ON CENTER.
3. SHRUBS ARE TO BE A MINIMUM OF 24" IN HEIGHT.
4. SHRUBS SHOULD BE CONTAINER GROWN WITH A WELL ESTABLISHED ROOT SYSTEM.
5. SHRUBS ARE TO BE PRUNED IF THEY START TO BECOME LEGGY AND FLOPPY.
6. ROUTINE MAINTENANCE MAY INCLUDE OCCASIONAL REPLACEMENT OF PLANTS, MULCHING, WEEDING, AND THINNING TO MAINTAIN THE DESIRED APPEARANCE.
7. THE TOP FEW INCHES OF PLANTING SOIL IS TO BE REMOVED AND REPLACED WHEN WATER PONDS FOR MORE THAN 48 HOURS.
8. LONG TERM MAINTENANCE OF THE RAIN GARDEN SHALL BE THE PROPERTY OWNER.



ROAD SWALE DETAIL

N.T.S.



SOIL STOCKPILE DETAIL

N.T.S.

RESERVED FOR TOWN PLANNING BOARD APPROVAL

12-22-21	REVISIONS AS PER P.B. COMMENT LETTER	JUR
11-10-21	REVISIONS AS PER P.B. COMMENT LETTER	JUR
9-21-21	ORIGINAL PREPARATION DATE	JUR
DATE	DESCRIPTION	INITIALS
REVISIONS		
MAP CHECK DATE:	11/11/21	INITIALED BY: --
PIETRZAK & PFAU ENGINEERING & SURVEYING, PLLC 282 GREENWICH AVENUE, SUITE A GOSHEN, NEW YORK 10924 (845) 294-0008 2 HAMILTON AVENUE MONTICELLO, NEW YORK 12701 (845) 798-4646 JOSEPH J. PFAU P.E. LICENSE NO. 088945 MICHAEL P. CROGAN P.L.S. LICENSE NO. 650323 VINCENT A. PIETRZAK P.E., P.L.S., LEAD CAP P.E. LICENSE NO. 076996 P.L.S. LICENSE NO. 650075 N.J.P.L.S. LICENSE NO. 35396		
SIGNATURE		
DATE		
OAK WOODS SUBDIVISION TOWN OF CHESTER COUNTY OF ORANGE, NEW YORK SECTION 15 BLOCK 1 LOT 27.41		
PROJECT TITLE		
EROSION CONTROL DETAILS		
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. 1	D.E.C. SHEET NO. 1	DRAWING NUMBER 10
N/A OF	N/A OF	OF
SCALE	CAD REFERENCE	PROJECT NUMBER
N/A	1914001 DNG BISE	18122.01

SOIL TEST RESULTS & SEPTIC SYSTEM DESIGN				
LOT #	WITNESSED DEEP TEST PIT #1 RESULTS	WITNESSED DEEP TEST PIT #2 RESULTS	WITNESSED PERC RATE	SEPTIC SYSTEM DESIGN
1	0"-6" TOPSOIL 6"-60" SANDY LOAM WITH SMALL ROCKS NO MOTTLING, NO BEDROCK, NO GROUNDWATER	0"-6" TOPSOIL 6"-60" SANDY LOAM WITH SMALL ROCKS NO MOTTLING, NO BEDROCK, NO GROUNDWATER	PT1: 9 MIN. DEPTH: 24" PT2: 18 MIN. DEPTH: 24"	ELJEN SEPTIC DESIGNED FOR: 4 BEDROOM MAXIMUM (Q = 475 GAL/DAY) REQUIRED: 113 L.F. TOTAL DESIGNED: 6 LATERALS @ 20', 120 L.F. TOTAL SEPTIC TANK SIZE: 1,250 GALLONS
2	0"-4" TOPSOIL 4"-66" SANDY LOAM NO MOTTLING, NO BEDROCK, NO GROUNDWATER	0"-4" TOPSOIL 4"-72" SANDY LOAM NO MOTTLING, NO BEDROCK, NO GROUNDWATER	PT1: 6 MIN. DEPTH: 24" PT2: 8 MIN. DEPTH: 24"	ELJEN SEPTIC DESIGNED FOR: 4 BEDROOM MAXIMUM (Q = 475 GAL/DAY) REQUIRED: 88 L.F. TOTAL DESIGNED: 4 LATERALS @ 24', 96 L.F. TOTAL SEPTIC TANK SIZE: 1,250 GALLONS
3	0"-4" TOPSOIL 4"-72" SANDY LOAM WITH SMALL ROCKS NO MOTTLING, NO BEDROCK, NO GROUNDWATER	0"-4" TOPSOIL 4"-66" SANDY LOAM WITH SMALL ROCKS NO MOTTLING, NO BEDROCK, NO GROUNDWATER	PT1: 10 MIN. DEPTH: 24" PT2: 7 MIN. DEPTH: 24"	ELJEN SEPTIC DESIGNED FOR: 4 BEDROOM MAXIMUM (Q = 475 GAL/DAY) REQUIRED: 88 L.F. TOTAL DESIGNED: 4 LATERALS @ 24', 96 L.F. TOTAL SEPTIC TANK SIZE: 1,250 GALLONS
4	0"-6" TOPSOIL 6"-60" SANDY LOAM WITH SMALL ROCKS NO MOTTLING, NO BEDROCK, NO GROUNDWATER	0"-6" TOPSOIL 6"-60" SANDY LOAM WITH SMALL ROCKS NO MOTTLING, NO BEDROCK, NO GROUNDWATER	PT1: 32 MIN. DEPTH: 24" PT2: 6 MIN. DEPTH: 24"	ELJEN SEPTIC DESIGNED FOR: 4 BEDROOM MAXIMUM (Q = 475 GAL/DAY) REQUIRED: 158 L.F. TOTAL DESIGNED: 6 LATERALS @ 28', 168 L.F. TOTAL SEPTIC TANK SIZE: 1,250 GALLONS
5	0"-6" TOPSOIL 6"-72" SANDY SILTY LOAM WITH SMALL ROCKS NO MOTTLING, NO BEDROCK, NO GROUNDWATER	0"-6" TOPSOIL 6"-72" SANDY SILTY LOAM WITH SMALL ROCKS NO MOTTLING, NO BEDROCK, NO GROUNDWATER	PT1: 7 MIN. DEPTH: 24" PT2: 5 MIN. DEPTH: 24"	ELJEN SEPTIC DESIGNED FOR: 4 BEDROOM MAXIMUM (Q = 475 GAL/DAY) REQUIRED: 79 L.F. TOTAL DESIGNED: 4 LATERALS @ 20', 80 L.F. TOTAL SEPTIC TANK SIZE: 1,250 GALLONS
6	0"-6" TOPSOIL 6"-60" SANDY LOAM NO MOTTLING, NO BEDROCK, NO GROUNDWATER	0"-6" TOPSOIL 6"-60" SANDY LOAM NO MOTTLING, NO BEDROCK, NO GROUNDWATER	PT1: 18 MIN. DEPTH: 24" PT2: 7 MIN. DEPTH: 24"	ELJEN SEPTIC DESIGNED FOR: 4 BEDROOM MAXIMUM (Q = 475 GAL/DAY) REQUIRED: 113 L.F. TOTAL DESIGNED: 6 LATERALS @ 20', 120 L.F. TOTAL SEPTIC TANK SIZE: 1,250 GALLONS

1. PERCOLATION TESTS WERE PERFORMED BY PIETRAZZ & PFAU, PLLC AND WITNESSED BY FUSCO ENGINEERING ON MAY 20, 2021.
2. PERCOLATION TESTS WERE PERFORMED AT A DEPTH OF 24" UNLESS NOTED OTHERWISE.
3. DESIGN TEST PITS WERE WITNESSED BY PIETRAZZ & PFAU, PLLC AND FUSCO ENGINEERING ON JUNE 17, 2021.
4. SEPTIC SYSTEM DESIGN BASED ON 110 GALLONS PER BEDROOM PER DAY.
5. SEPTIC SYSTEM DESIGN FOR 4 BEDROOM MAXIMUM DWELLING UNLESS NOTED OTHERWISE.
6. ALL SEPTIC SYSTEM DESIGNS INCLUDE 35 GALLONS PER DAY OF BACKWASH FOR THE OPTIONAL WATER SOFTENER, MAKING A TOTAL DISCHARGE OF 475 GALLONS PER DAY.
7. SURFACE WATER DIVERSION SWALES ARE REQUIRED ON ALL LOTS.

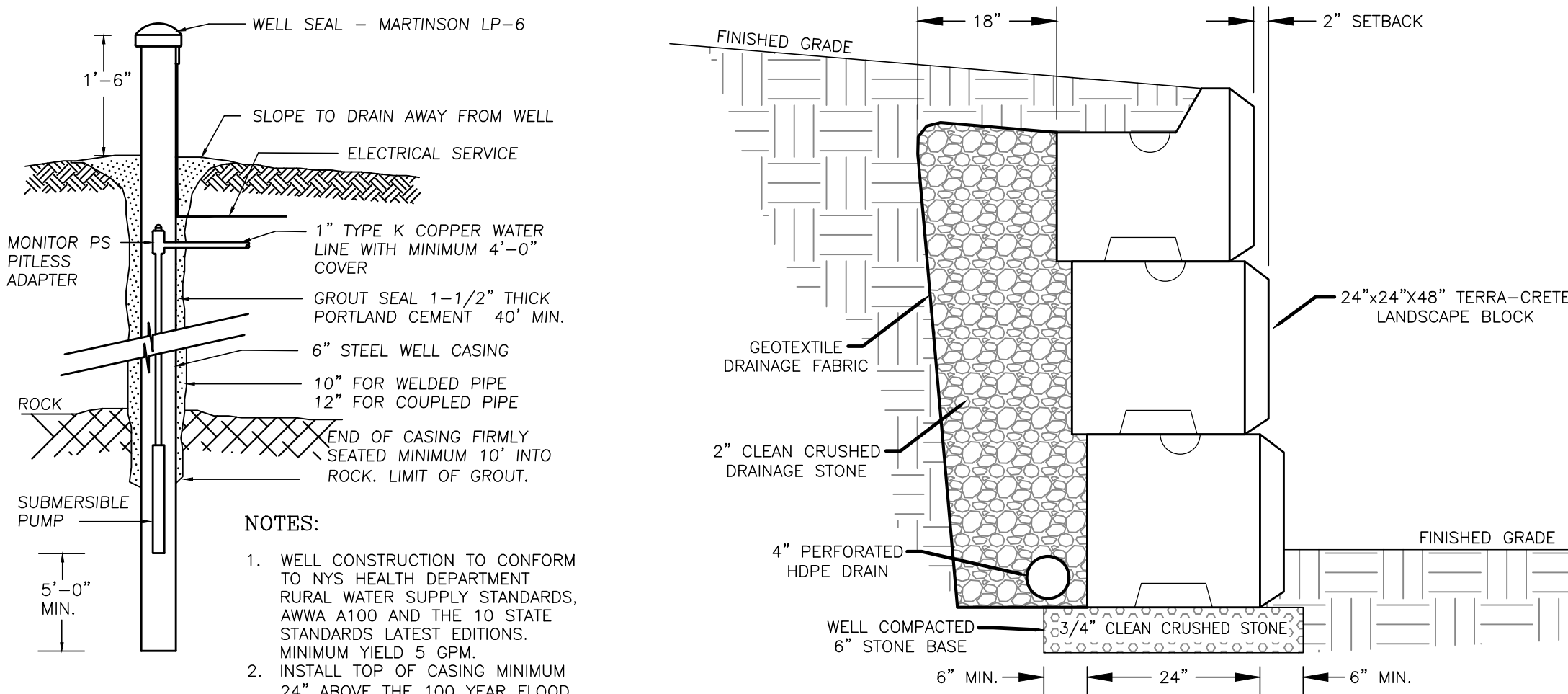
1. SEPTIC SYSTEMS TO CONFORM TO THE MINIMUM REQUIREMENTS OF THE N.Y.S. HEALTH DEPARTMENT STANDARDS/CODES FOR INDIVIDUAL DISPOSAL SYSTEMS, APPENDIX 75-A, AND THE AUTHORITY HAVING JURISDICTION.
2. THE SEPTIC FACILITIES SHALL BE PROTECTED FROM UNEXPECTED FOR COMPLIANCE, WITH THE APPROVED PLANS, AT THE TIME OF CONSTRUCTION, BY A LICENSED PROFESSIONAL ENGINEER. WRITTEN CERTIFICATION TO THAT EFFECT SHALL BE SUBMITTED TO THE COUNTY HEALTH DEPARTMENT AND THE LOCAL BUILDING DEPARTMENT FOR REVIEW AND RECORD. THE ENGINEER SHALL INDICATE THAT ANY JOINTS HAVE BEEN SEALED AND TESTED FOR WATER TIGHTNESS AND THAT THE TANK IS INSTALLED IN ACCORDANCE WITH APPENDIX 75-A OF THE MANUFACTURER'S INSTRUCTIONS.
3. SEPTIC FIELDS AND WELLS SHALL NOT BE LOCATED:
4. ALL PERCOLATION TESTS TAKEN AT 24" - 30" UNLESS OTHERWISE NOTED.
5. SEPTIC SYSTEM DESIGNS ARE BASED ON THE SLOWEST PERCOLATION RATE FOUND WITHIN THE AREA OF THE SYSTEM.
6. LAUNDRY WASTE IS TO BE DISPOSED IN THE SEPTIC SYSTEM.
7. HOUSE SEWER AND SEWER RUNS SHALL NOT EXCEED 75' BETWEEN POINTS OF POSSIBLE CLEANOUT. AT LEAST ONE CLEANOUT IS TO BE PROVIDED. BENDS ARE TO BE AVOIDED BUT WHERE REQUIRED AN ADDITIONAL CLEANOUT SHALL BE INSTALLED.
8. THE MAXIMUM LENGTH OF ABSORPTION LINES USED IN CONJUNCTION WITH FOOTING DISTRIBUTION SHALL BE 60 FEET.
9. GROUT DRAINS ARE NOT TO DISCHARGE INTO THE SEPTIC SYSTEM. FOOTING DRAINS SHALL BE DISCHARGED TO THE DRAINAGE SYSTEM.
10. UNLESS OTHERWISE INDICATED ON THESE PLANS, INDIVIDUAL SEPTIC TANKS ARE NOT DESIGNED TO ACCOMMODATE GARBAGE GRINDERS.
11. TRENCHES SHALL NOT BE CONSTRUCTED IN WET SOILS.
12. SIDES AT BOTTOM OF TRENCHES SHALL BE RAKED IMMEDIATELY PRIOR TO PLACING SAND.
13. THE END OF ALL DISTRIBUTOR PIPES SHALL BE PLUGGED.
14. HEAVY EQUIPMENT SHALL BE KEPT OFF THE AREA OF THE TILE FIELD EXCEPT FOR THE INITIAL CONSTRUCTION OF THE FIELD. THERE SHALL BE NO UNNECESSARY MOVEMENT OF CONSTRUCTION EQUIPMENT IN THE AREA OF THE PROPOSED FIELD BEFORE, DURING AND AFTER CONSTRUCTION. EXTREME CARE MUST BE TAKEN DURING THE ACTUAL CONSTRUCTION TO AS TO AVOID ANY DAMAGE TO THE PROPOSED FIELD. THE DESIGNER SHALL ADVISE OF THE ABSORPTION CAPACITY OF THE SOIL ON WHICH THE DESIGN WAS BASED.
15. THERE IS NO REGRADING ALLOWED IN THE AREA OF THE ABSORPTION FIELD.
16. NO SWIMMING POOLS, DRIVEWAYS, OR STRUCTURES WHICH MAY COMPACT THE SOIL SHALL BE LOCATED OVER ANY PART OF THE ABSORPTION FIELD.
17. THIS SYSTEM WAS NOT DESIGNED TO ACCOMMODATE GARBAGE GRINDERS, OR "JACUZZI" TYPE SPA TUBS OVER 100 GALLONS, AS SUCH, THESE ITEMS SHALL NOT BE INSTALLED UNLESS THE SDS IS REDESIGNED TO ACCOUNT FOR THEM AND REAPPROVED BY THE ORANGE COUNTY DEPARTMENT OF HEALTH.
18. THERE SHALL BE NO UNINTENTIONAL FLOW FROM THE SEPTIC TANK (OR ANY PUMPING OR DOSING CHAMBER) TO THE HOUSE, ALLOWING SEPTIC GASES TO DISCHARGE THROUGH THE STACK VENT.

1. WELL CONSTRUCTION SHALL CONFORM TO THE MINIMUM REQUIREMENTS OF THE N.Y.S. HEALTH DEPARTMENT STANDARDS.
2. THE WELL SHALL BE Cased FOR HARDNESS TO 150 MG/L. IF EXCESSIVE HARDNESS IS FOUND (GREATER THAN 150 MG/L).
3. THE DESIGN AND LOCATION OF SANITARY FACILITIES (WATER AND SEWER SYSTEMS) SHALL NOT BE CHANGED.
4. THE WELL HEADS WITHIN 10 FEET OF A WELL MUST BE WATERTIGHT.
5. WELLS ARE TO BE INSTALLED 100 FEET FROM ANY SEPTIC SYSTEM, AND 200 FEET FROM ANY SEPTIC SYSTEM UPHILL FROM THE WELL.
6. WELL CASING IS TO BE INSTALLED 1 FEET INTO IMPERVIOUS BEDROCK.
7. NEW SANITARY FACILITIES SHALL BE DESIGNED TO REQUIRE A 50% INCREASE IN SEPARATION DISTANCES OR 50' MINIMUM WELL CASING IF AQUIFER WATER ENTERS THE WELL LESS THAN 50' BELOW GRADE.



1. BUILDING SEWER TO BE SCHEDULE 80 PVC.
2. SEPTIC TANK TO BE INSTALLED A MINIMUM OF TEN (10) FEET FROM BUILDING FOUNDATION.
3. LOCATION STATE TO BE SET IN GROUND DIRECTLY ABOVE THE INLET END COVER.
4. SEPTIC TANK TO BE COVERED WITH EARTH TO A MINIMUM DEPTH OF 12" AND A MINIMUM DEPTH OF 12" ABOVE THE INLET.
5. PRECAST CONCRETE TO REACH 4000 PSI STRENGTH @ 28 DAYS.
6. TANK CONSTRUCTION JOINTS TO BE SEALED WITH BUTYL RUBBER GASKET.
7. INLET INVERT TO BE 3" HIGHER THAN OUTLET INVERT.
8. INLET AND OUTLET JOINTS TO BE SEALED WITH PORTLAND CEMENT GROUT.
9. PRECAST CONCRETE SEPTIC TANK TO BE AS MANUFACTURED BY WOODWARD'S CONCRETE PRODUCTS, INC. MODEL ST1250 OR EQUAL.
10. 3" MINIMUM OF SAND, PEA GRAVEL OR TRENCH AGGREGATE FOR BASE COVER.
11. SEPTIC TANKS SHOULD BE INSPECTED PERIODICALLY AND PUMPED EVERY 2-3 YEARS.

WELL DETAIL
N.T.S.



NOTES:

1. ABSORPTION FIELDS SHALL NOT BE BUILT UNDER DRIVEWAYS, PARTS OF BUILDINGS, OR UNDER ABOVE GROUND POOLS, OR OTHER AREAS SUBJECT TO HEAVY LOADINGS.
2. THE SAND BEDS SHALL BE CONSTRUCTED TO A MINIMUM DEPTH PROVIDED WITH EACH UNIT.
3. TRENCHES SHALL NOT BE CONSTRUCTED IN WET SOIL.
4. SIDES AND BOTTOM OF TRENCHES SHALL BE IMMEDIATELY PARO AFTER PLACING SAND.
5. THE END OF ALL DISTRIBUTOR PIPES SHALL BE PLUGGED.
6. HEAVY EQUIPMENT SHALL BE KEPT OFF THE AREA OF THE FIELD EXCEPT FOR ACTUAL CONSTRUCTION OF THE TRENCHES OR OF THE SAND BEDS.
7. HEAVY EQUIPMENT SHALL BE KEPT OFF THE AREA OF THE FIELD EXCEPT FOR ACTUAL CONSTRUCTION OF THE TRENCHES OR OF THE SAND BEDS.
8. EQUIPMENT IN THE AREA OF THE PROPOSED FIELD, BEFORE OR AFTER CONSTRUCTION.
9. DISTRIBUTION LATERALS SHALL BE SLOPED AT $1/16" - 1/32"$ PER FOOT.
10. ABSORPTION TRENCH BOTTOM TO BE SET AT 18" BELOW FINISHED GRADE.
11. DISTRIBUTION LATERALS ARE TO BE SET WITH PERFORATIONS FACING DOWN.

Diagram illustrating the cross-section of a trench repair using C33 sand specification, showing various layers and dimensions:

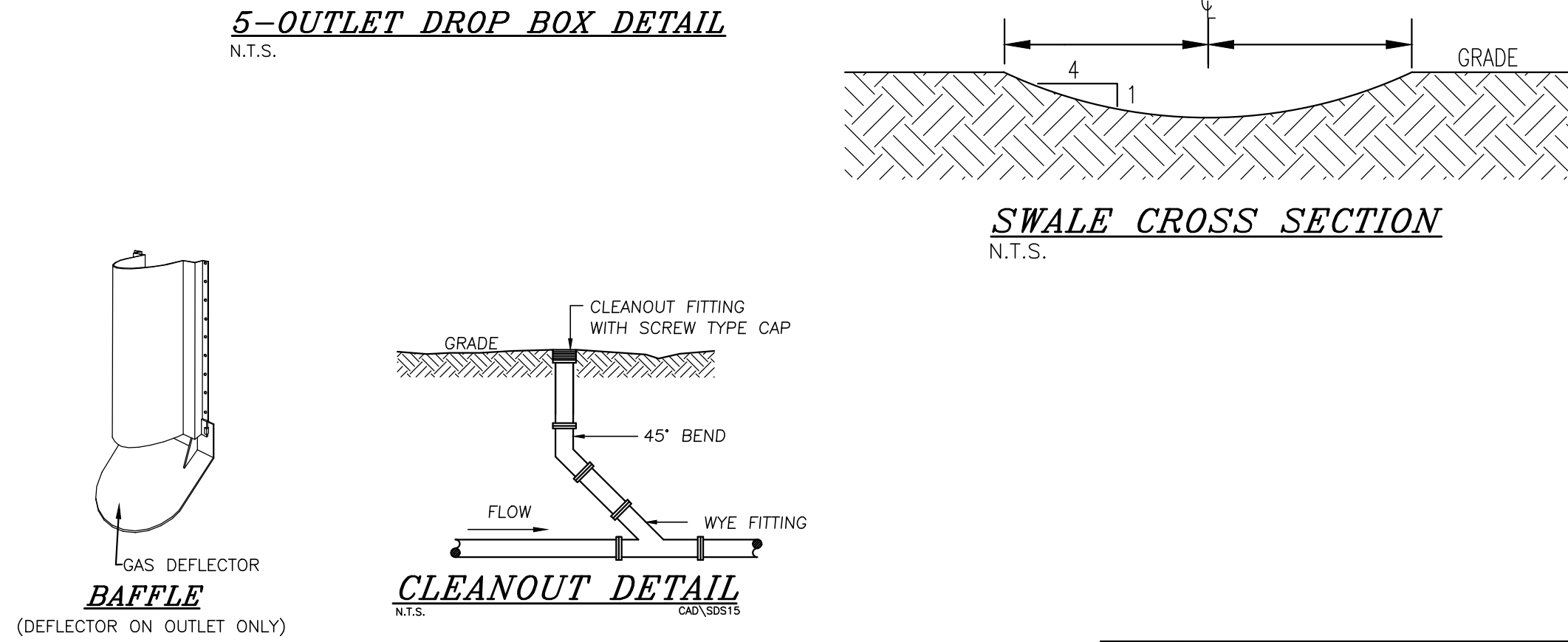
- BACKFILL IMMEDIATELY OR TEMPORARILY COVER TRENCH WITH NATIVE MATERIAL, MOUND BACKFILL SLIGHTLY, GRADE AFTER SETTLEMENT AND SEED.
- BACKFILL WITH NATIVE SOIL (7" MINIMUM, 13" MAXIMUM FROM TOP OF PIPE TO FINISHED GRADE).
- GRADE
- 4" DIA. PERFORATED PIPE (HOLES AT 5 & 7 O'CLOCK)
- GEO-TEXTILE COVER
- ELIEN BIO-MATT
- C33 SAND SPECIFICATION (SEE CHART PROVIDED)
- UNDISTURBED SOIL
- 24" MIN. TO IMPERVIOUS STRATA, BEDROCK, OR SEASONAL HIGH GROUNDWATER
- Dimensions: 6", 36", 6", 24" MIN., 7", 11-17", 30" MAX.

SIEVE SIZE	SIEVE SQUARE OPENING SIZE	SPECIFICATION % PASSING (WET SIEVE)
0.375"	9.5 mm	100.0 - 100.0
#4	4.75 mm	95.0 - 100.0
#8	2.36 mm	80.0 - 100.0
#16	1.18 mm	50.0 - 85.0
#30	600 μ m	25.0 - 60.0
#50	300 μ m	5.0 - 30.0
#100	150 μ m	< 10.0
#200	75 μ m	< 5.0

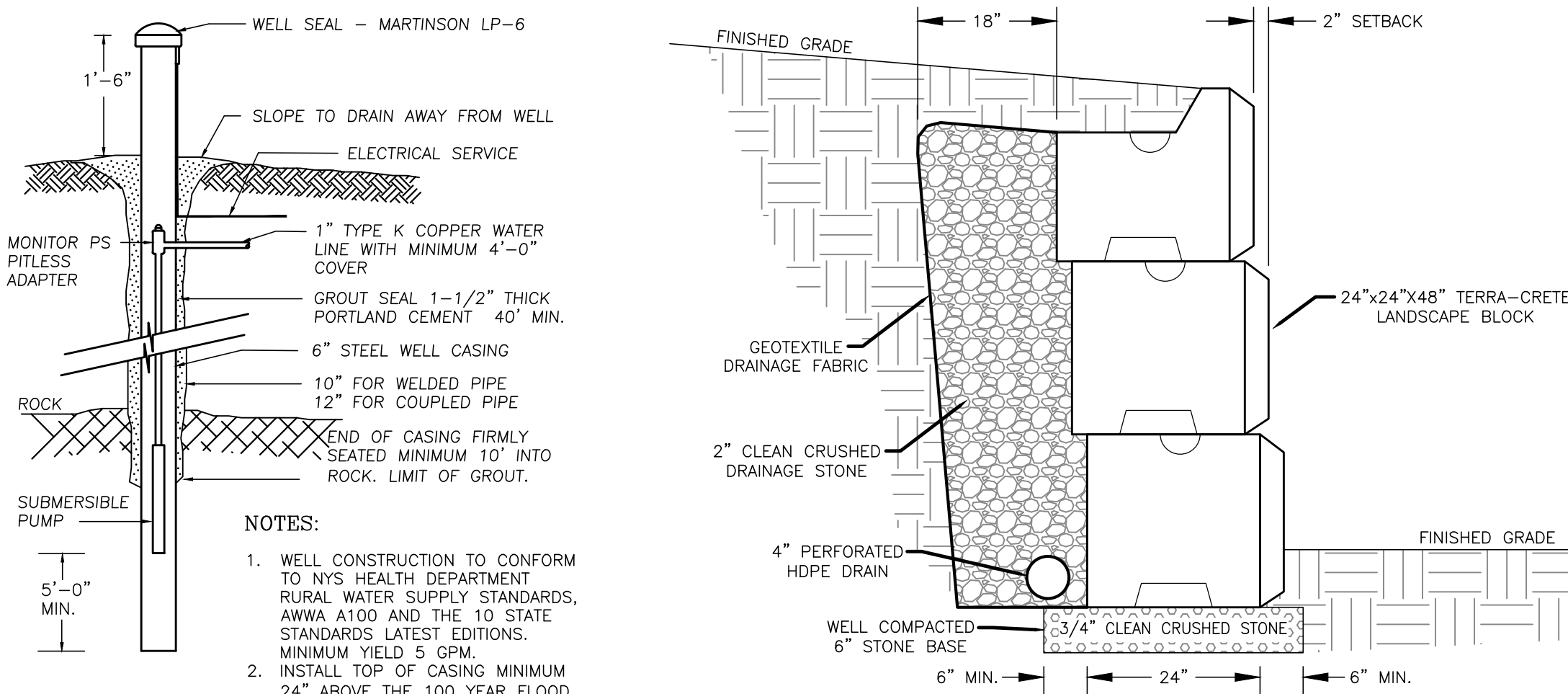


- NOTES:

1. DROP BOX TO BE AS MANUFACTURED BY WOODARD'S CONCRETE PRODUCTS, INC. MODEL NO. DB-6DB OR APPROVED EQUAL.
2. CONCRETE TO TEST 4,000 PSI AT 28 DAYS.
3. ALL OUTLETS NOT USED SHALL REMAIN PLUGGED.
4. BOX TO BE INSTALLED WITH A MIN. 6" AND MAX. 12" EARTH COVER.
5. BOX TO BE INSTALLED ON 12" MIN OF SAND, PEA GRAVEL, OR TRENCH AGGREGATE.
6. PIPE JOINTS TO BE SEALED WITH POLYPOK SEAL OR EQUAL.
7. BRICK AND MORTAR BAFFLE TO BE INSTALLED IN THE CENTER, FOUR (4) INCHES FROM THE INLET END.



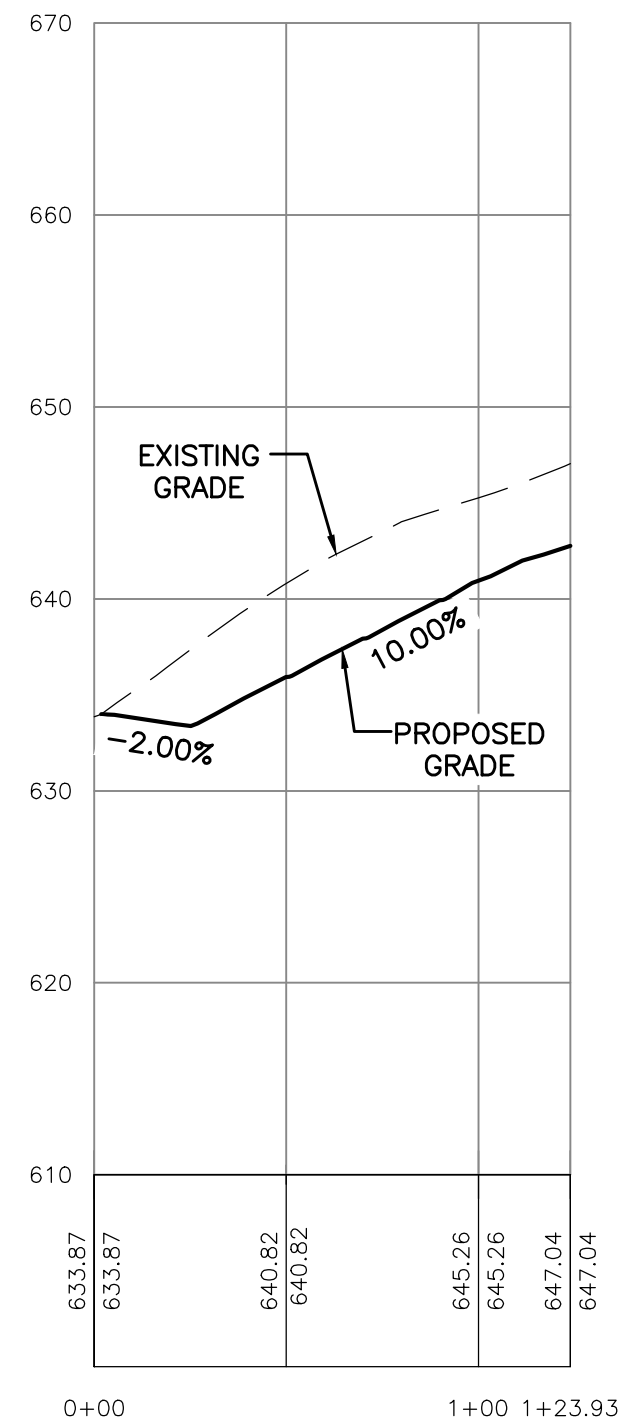
TYPICAL SEPARATION DISTANCE REQUIREMENTS



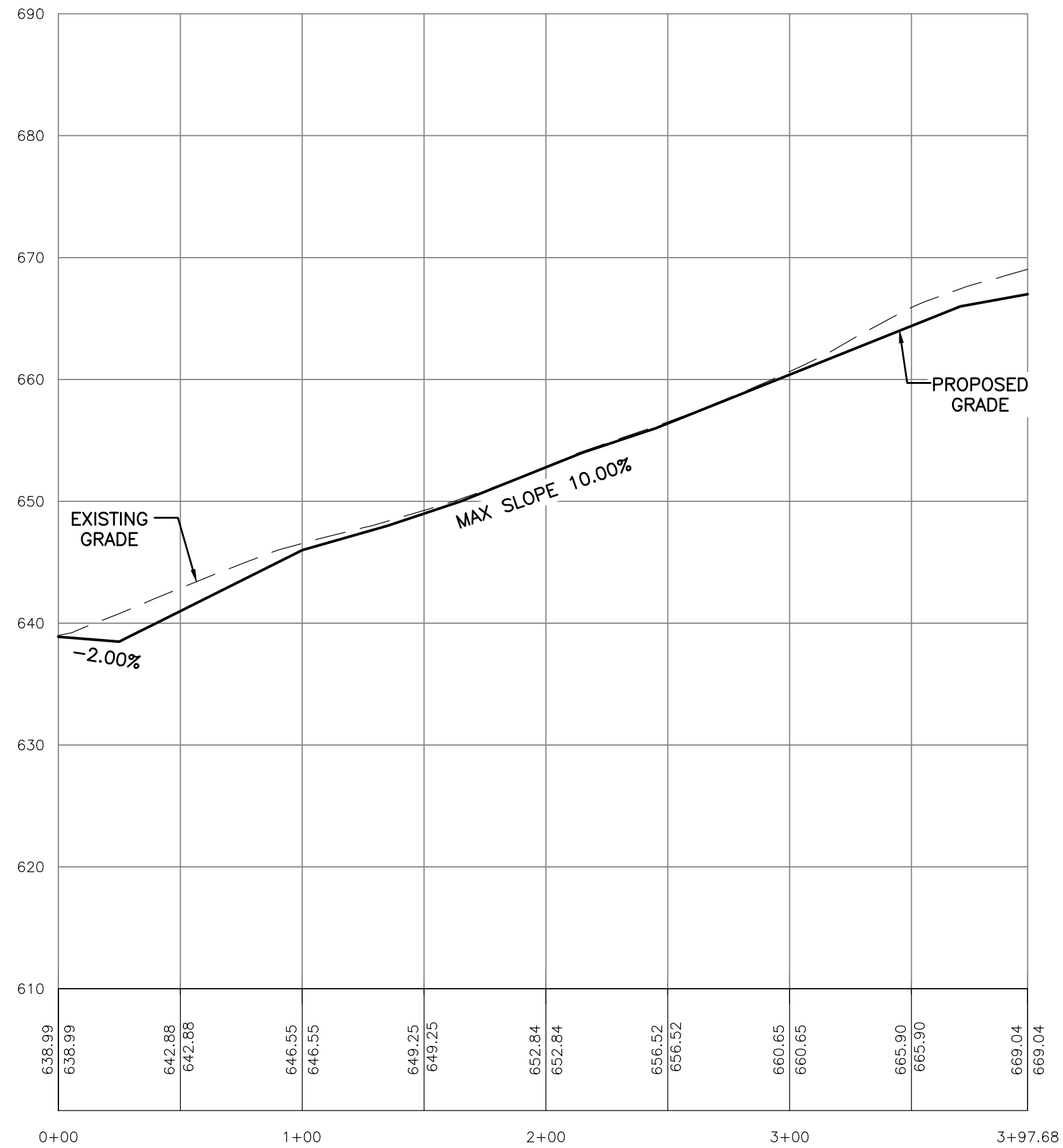
TERRA-CRETE BLOCK RETAINING WALL DETAIL
N.T.S.

- NOTES:
1. DETAIL IS TO BE UTILIZED FOR PROPOSED RETAINING WALLS.
 2. RETAINING WALL INSTALLATION IS TO BE IN ACCORDANCE WITH ALL MANUFACTURER INSTALLATION GUIDES AND REQUIREMENTS.
 3. RETAINING WALL TO BE DESIGNED BY A STRUCTURAL ENGINEER AND APPROVED BY THE TOWN BEFORE CONSTRUCTION.
 4. ANY RETAINING WALL OVER FOUR (4) FEET HIGH REQUIRE A BUILDING PERMIT.

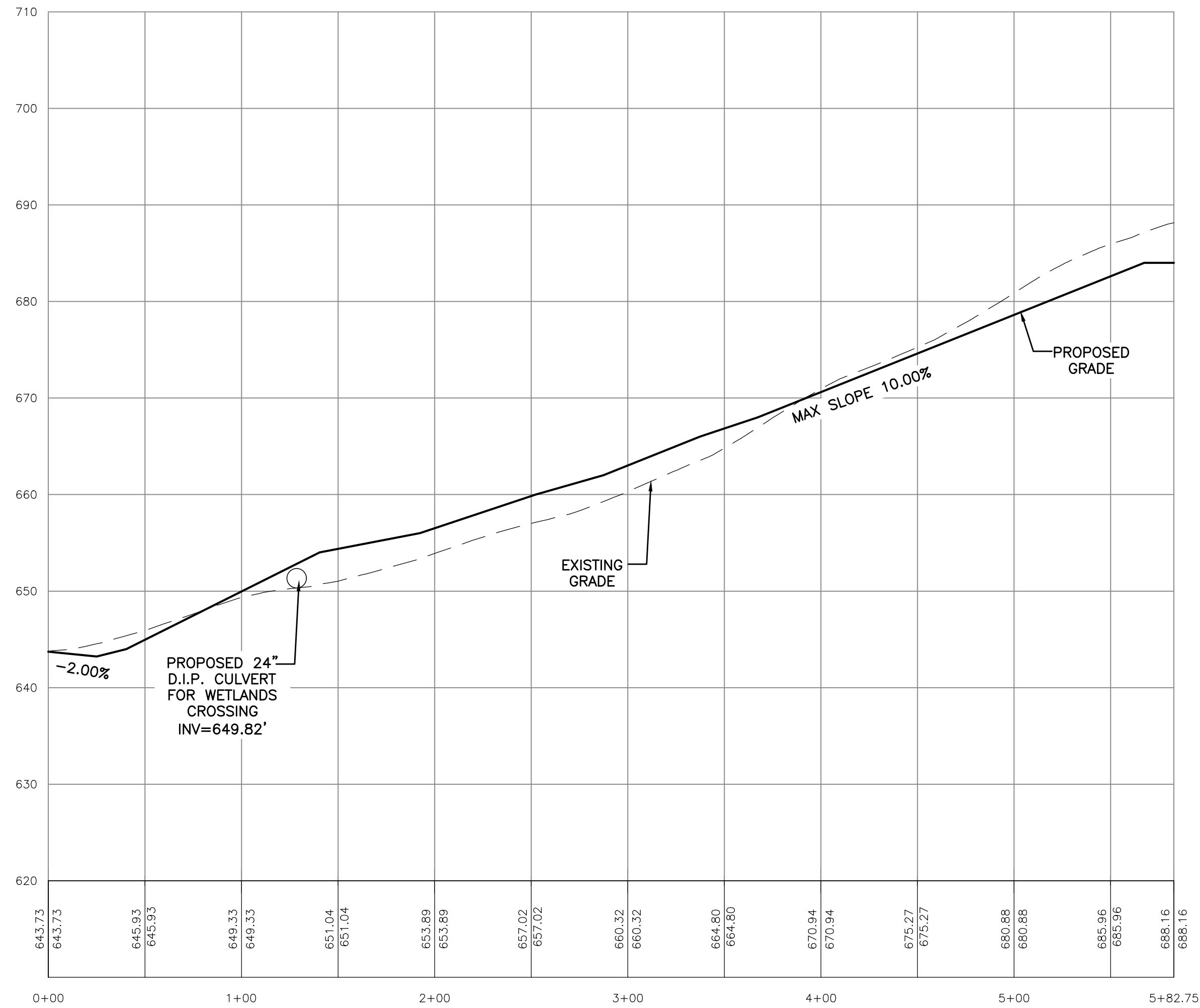




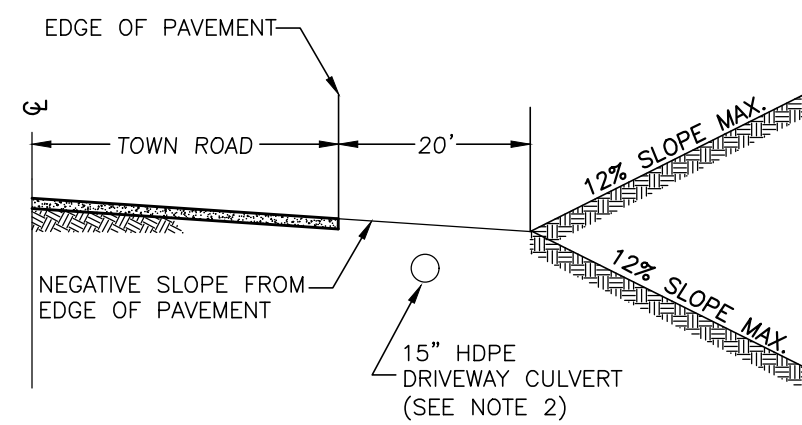
LOT 1 DRIVEWAY PROFILE



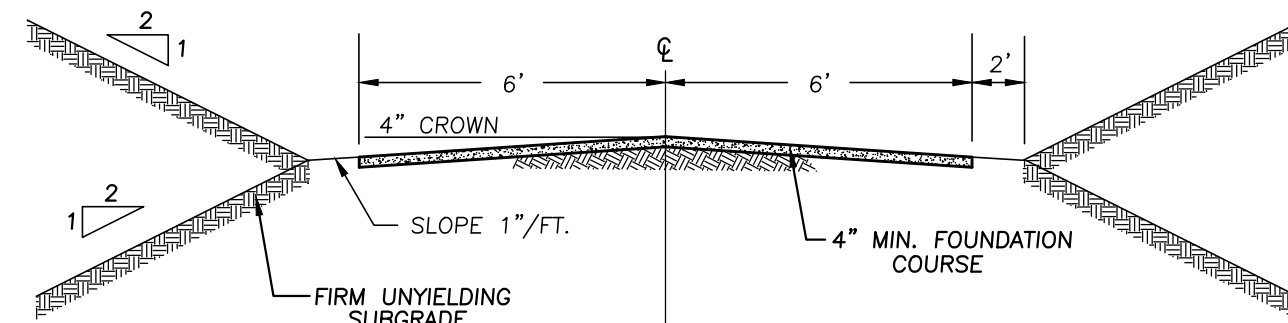
LOT 2 DRIVEWAY PROFILE



LOT 3 DRIVEWAY PROFILE



- NOTES:
1. RESIDENTIAL DRIVEWAYS SHALL SLOPE FROM THE STREET AT A MAXIMUM GRADE OF 2% FOR A MIN. DISTANCE OF 20' MEASURED FROM THE EDGE OF PAVEMENT.
 2. A MINIMUM 18" COVER TO BE PROVIDED OVER ALL DRIVEWAY CULVERTS. COVER MAY BE REDUCED TO 12" UTILIZING D.I.P. CULVERT PIPE.
 3. THE FIRST 10' MINIMUM OF ALL DRIVEWAYS TO BE PAVED.



12-22-21	REVISIONS AS PER P.B. COMMENT LETTER	JWR
11-10-21	REVISIONS AS PER P.B. COMMENT LETTER	JWR
9-21-21	ORIGINAL PREPARATION DATE	JWR
DATE	DESCRIPTION	INITIALS

MAP CHECK DATE: 11/11/21 INITIALED BY: --

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VINCENT A. PIETRZAK P.E. P.L.S. LICENSE NO. 078696
N.J.P.L.S. LICENSE NO. 35396

SIGNATURE DATE

OAK WOODS SUBDIVISION
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK
SECTION 15 BLOCK 1 LOT 27.41

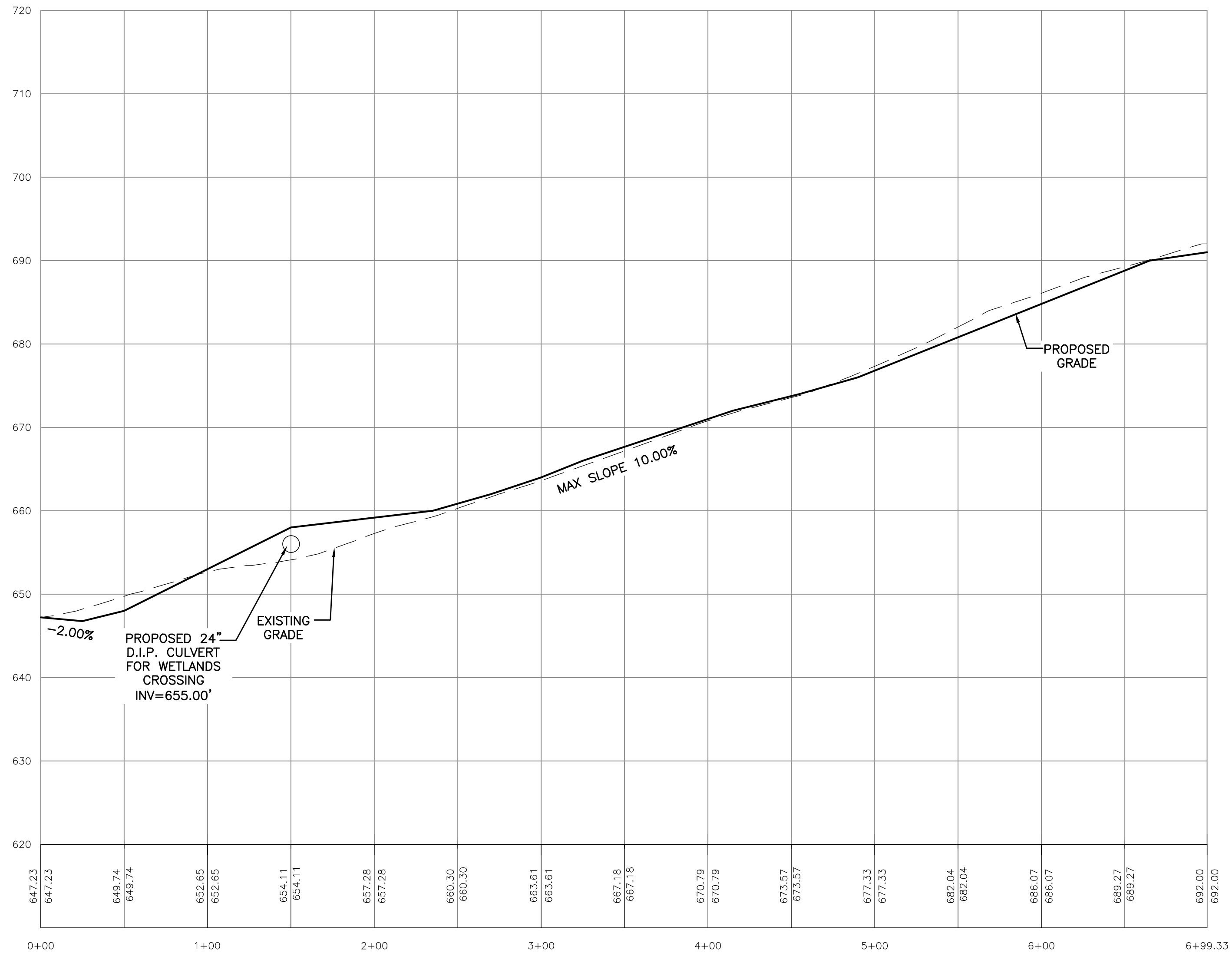
PROJECT TITLE

DRIVEWAY PROFILES
SHEET 1

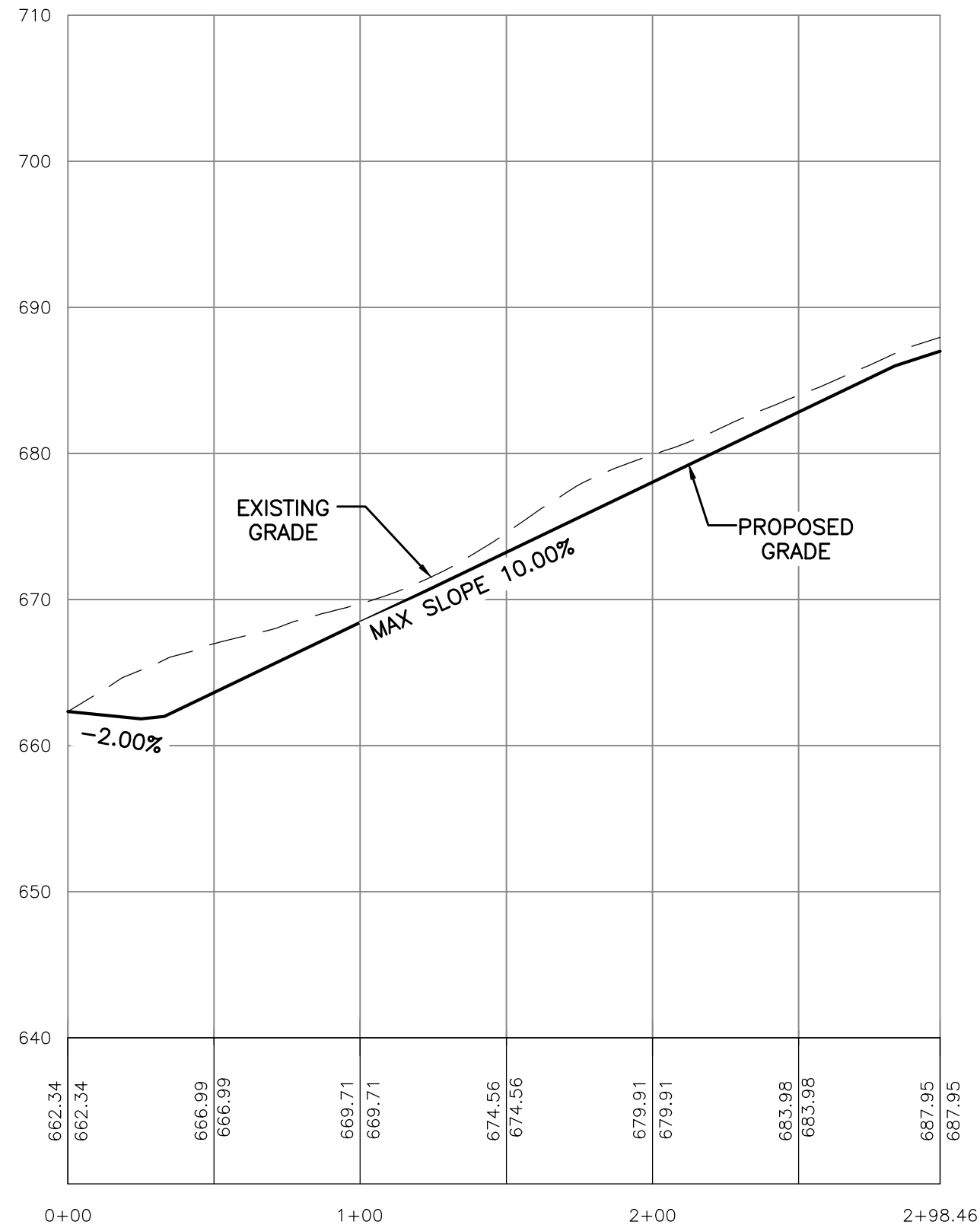
DRAWING TITLE

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

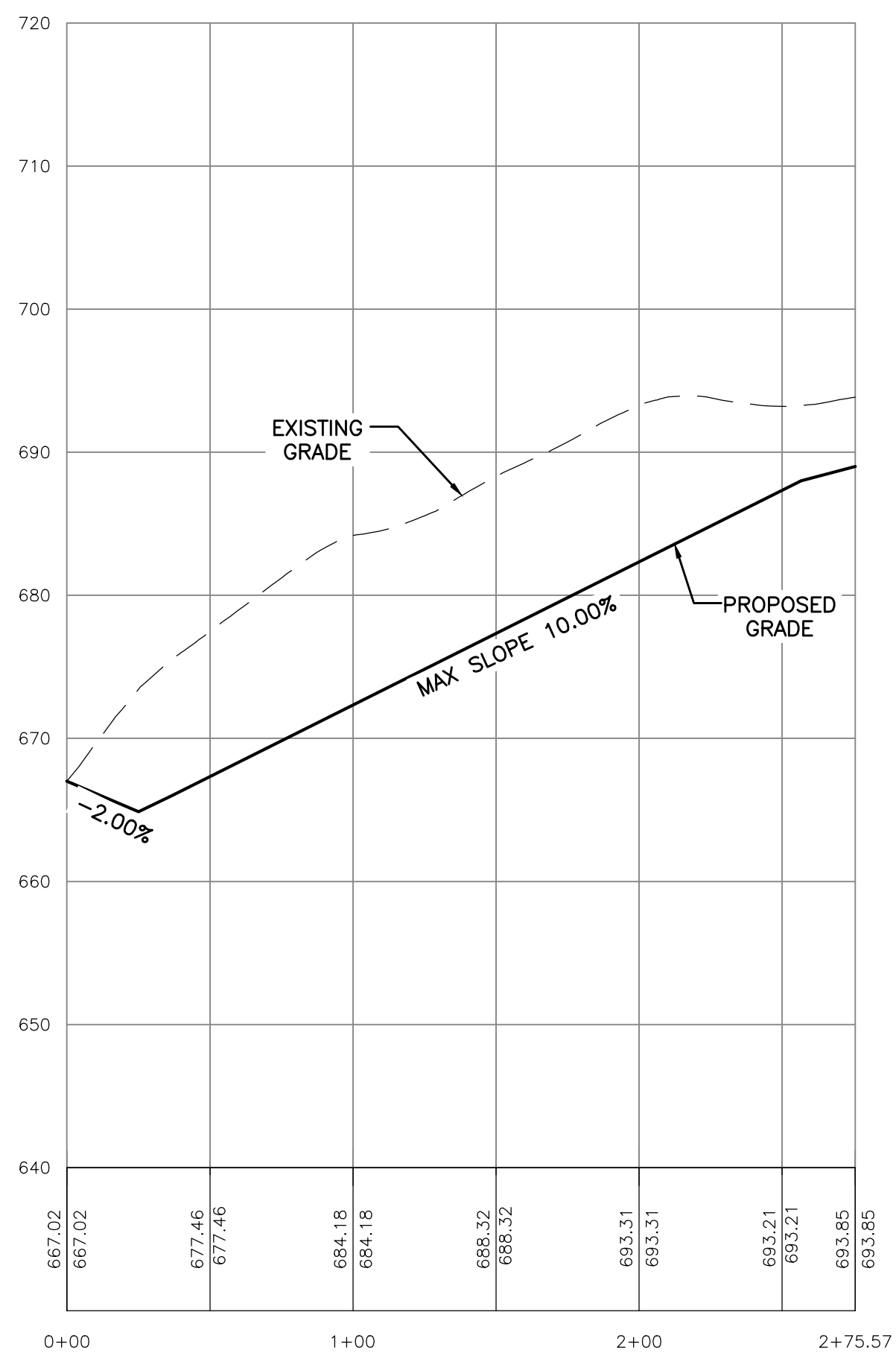
O.C.H.D. SHEET NO. N/A	D.E.C. SHEET NO. N/A	DRAWING NUMBER 9 OF 10
SCALE N/A	CAD REFERENCE 19140.01 DNG BASE	PROJECT NUMBER 18122.01



LOT 4 DRIVEWAY PROFILE



LOT 5 DRIVEWAY PROFILE



LOT 6 DRIVEWAY PROFILE



RESERVED FOR TOWN PLANNING BOARD APPROVAL		
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REVISIONS			
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SIGNATURE	DATE
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OAK WOODS SUBDIVISION
TOWN OF CHESTER
COUNTY OF ORANGE, NEW YORK
SECTION 15 BLOCK 1 LOT 27.41

PROJECT TITLE

DRIVEWAY PROFILES
SHEET 2

DRAWING TITLE

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O.C.H.D. SHEET NO.	D.E.C. SHEET NO.	DRAWING NUMBER
N/A OF #	N/A OF #	10 OF 10
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N/A	19140.01 DNG BASE	18122.01