

LOCATION PLAN
SOURCE: TAX MAP
SCALE: 1" = 200'

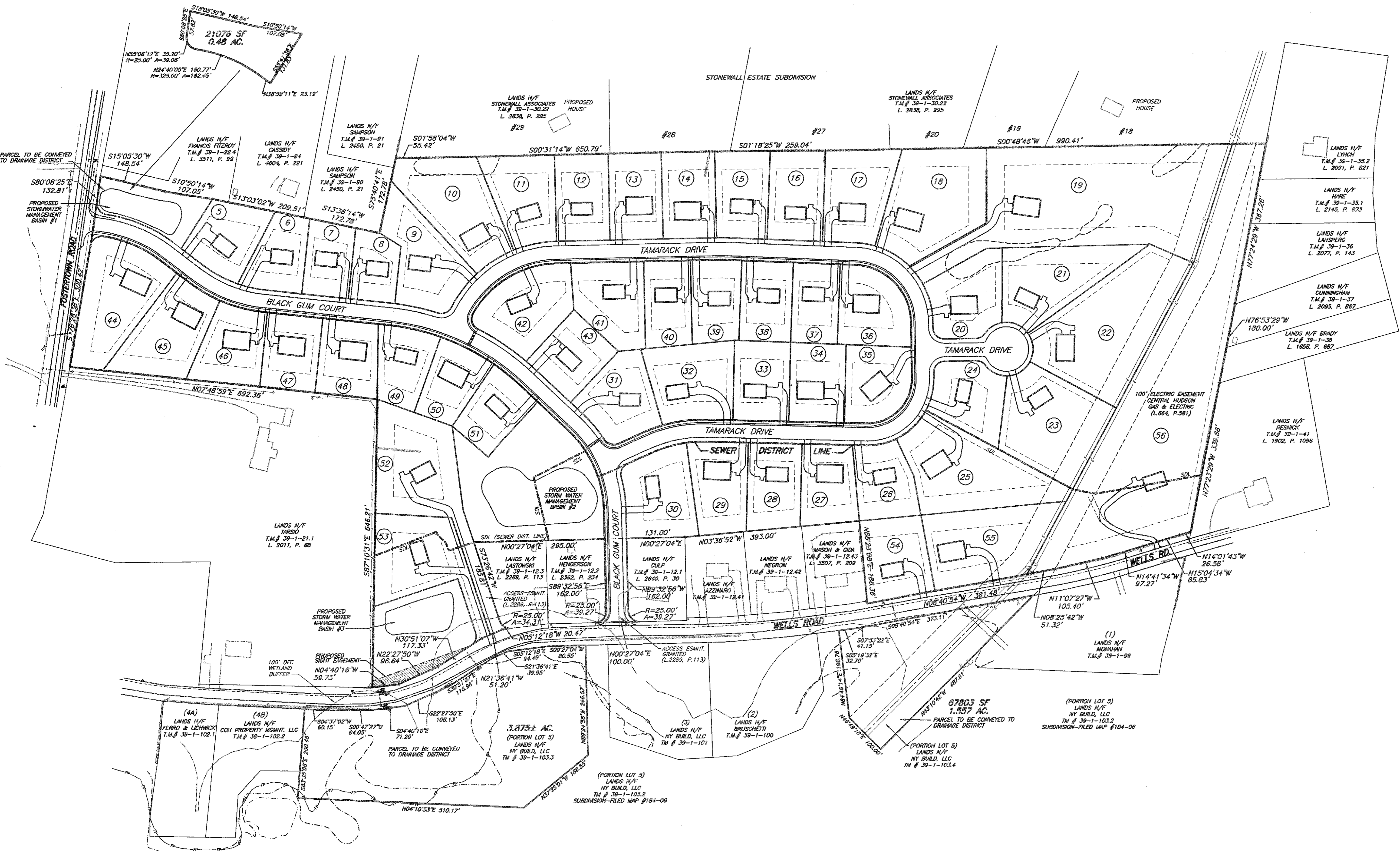


TABLE MINIMUM DIMENSIONS
ZONE DISTRICT - R-2 (RESIDENTIAL)

	PERMITTED	PROPOSED
LOT AREA	15,000 SF	15,679 SF
LOT WIDTH AT BUILDING LINE	100'	105'
LOT DEPTH	125'	144'
FRONT YARD	40'	40'
REAR YARD	40'	40'
SIDE YARD(S)	15'/30'	15'/30'
MAXIMUM BUILDING HEIGHT	35'	35'
MAXIMUM LOT COVERAGE (BUILDING)	15%	<15%
MAXIMUM SURFACE COVERAGE	30%	<30%

NOTES:

- TAX MAP NUMBER: 39-1-12.44
- AREA: 47.21± AC.
- ZONE: R-2
- TOTAL NUMBER OF LOTS: 52 (#5 - #56)
- BOUNDARY SURVEY BY: EUSTANCE & HOROWITZ, P.C.
- TOPOGRAPHIC SURVEY BY: ROBINSON KERR SURVEYS, INC. 12/17/99
- WATER AND SEWER SERVICE TO BE SUPPLIED BY THE TOWN OF NEWBURGH.
- ALL ELEVATIONS ARE BASED ON U.S.G.S. DATUM.
- FEDERAL WETLANDS FIELD DELINEATION: 5/22/00
- N.Y.S.D.E.C. WETLANDS DELINEATION: 6/05/00
- PROPOSED DENSITY: 1.10 LOTS/ACRE
- WATER MAIN INSTALLATION SHALL BE IN CONFORMANCE WITH PLANS AND SPECIFICATIONS APPROVED BY THE ORANGE COUNTY DEPARTMENT OF HEALTH AND THE STANDARDS AND REQUIREMENTS OF THE TOWN OF NEWBURGH WATER DEPARTMENT.
- NO WATER MAIN CONSTRUCTION SHALL BE PERMITTED WITHOUT PRIOR APPROVAL OF THE TOWN OF NEWBURGH WATER DEPARTMENT. MATERIAL SPECIFICATIONS AND DESIGN DETAILS AS REQUIRED MUST BE SUBMITTED TO THE TOWN OF NEWBURGH WATER DEPARTMENT FOR THEIR REVIEW AND APPROVAL PRIOR TO THE START OF WATER MAIN INSTALLATION.
- THIS SUBDIVISION WILL BE SERVED BY UNDERGROUND ELECTRIC, TELEPHONE AND TELEVISION CABLES AS WELL AS WATER MAIN AND STORM DRAINAGE PIPES. PRIOR TO EXCAVATION, CALL N.Y.S. DIG SAFE UNDERGROUND UTILITIES CENTER AT 1-800-962-7862. NEW YORK INDUSTRIAL CODE 53 REQUIRES NO LESS THAN 2 AND NO MORE THAN 10 WORKING DAYS NOTICE TO UTILITY COMPANIES PRIOR TO EXCAVATION.
- LOT 44 SHALL ONLY HAVE ACCESS TO INTERIOR SUBDIVISION ROAD.
- LOTS 10, 11, 19, 20, 21 CONTAIN FEDERAL WETLAND. THE DEED FOR EACH INDIVIDUAL LOT WITHIN THE SUBDIVISION THAT CONTAINS WATERS OF THE UNITED STATES, WHICH INCLUDES WETLANDS, SHALL CONTAIN A CLAUSE REQUIRING THAT THE LOT OWNER CONTACT THE CORPUS OF ENGINEERS TO DETERMINE IF ANY ADDITIONAL AUTHORIZATION IS REQUIRED PRIOR TO UNDERTAKING ANY JURISDICTIONAL ACTIVITIES. THIS DETERMINATION COVERS ONLY THE WORKS DESCRIBED IN THE PROPOSED PROJECT PLANS. ANY MAJOR CHANGES IN THE APPROVED PROJECT MAY REQUIRE ADDITIONAL AUTHORIZATIONS FROM NEW YORK DISTRICT.
- A PORTION OF THE DRIVEWAY SERVING LOTS 50 AND 53 AND STORMWATER MANAGEMENT BASIN #2 IS WITHIN N.Y.S.D.E.C. WETLAND. ANY PROPOSED CONSTRUCTION, GRADING, FILLING, EXCAVATING, CLEARING OR OTHER REGULATED ACTIVITY WITHIN THE FRESHWATER WETLAND OR ADJACENT 100 FEET, REQUIRES A PERMIT FROM THE N.Y.S. DEPARTMENT OF ENVIRONMENTAL CONSERVATION UNDER ARTICLE 24 OF THE ENVIRONMENTAL CONSERVATION LAW (FRESHWATER WETLANDS ACT) PRIOR TO COMMENCEMENT OF WORK.
- NO LOT IS TO BE FURTHER SUBDIVIDED WITHOUT ORANGE COUNTY DEPARTMENT OF HEALTH REVIEW AND APPROVAL.
- THE PURCHASER OF EACH LOT SHALL BE PROVIDED WITH A COPY OF THE APPROVED PLANS AND AN ACCURATE AS-BUILT DRAWING OF ANY EXISTING SANITARY FACILITIES. THE PURCHASER SHALL ALSO BE ADVISED OF ANY ROUTINE OR SPECIAL MAINTENANCE PROCEDURES THAT MAY BE NECESSARY.
- ORANGE COUNTY DEPARTMENT OF HEALTH PLAN APPROVAL IS LIMITED TO 5 YEARS. TIME EXTENSIONS FOR PLAN APPROVAL MAY BE GRANTED BY THE ORANGE COUNTY DEPARTMENT OF HEALTH BASED UPON DEVELOPMENT FACTS AND THE REALTY SUBDIVISION REGULATIONS IN EFFECT AT THAT TIME. A NEW PLAN SUBMISSION MAY BE REQUIRED TO OBTAIN A TIME EXTENSION.
- THE APPROVED PLANS MUST BE FILED WITH THE ORANGE COUNTY CLERK'S OFFICE PRIOR TO OFFERING THE LOTS FOR SALE AND WITHIN 90 DAYS OF THE LAST APPROVAL OF FINAL PLANS.
- THE DESIGN AND LOCATION OF SANITARY FACILITIES (WATER & SEWER) SHALL NOT BE CHANGED.



CERTIFICATION:

I HEREBY CERTIFY TO:
1. THE TOWN OF NEWBURGH

THAT THIS MAP SHOWS THE RESULTS OF ACTUAL FIELD LOCATIONS PERFORMED BETWEEN MAY & SEPTEMBER OF 2000 AND UPDATED ON DECEMBER 23, 2003.

BY: LEWIS T. POWELL P.L.S.
NYS LICENSE # 47418

RECORD OWNER/SUBDIVIDER:

ELM FARM ASSOCIATES, LLC
8 OVERDELL AVENUE
NEWBURGH, NY 12550

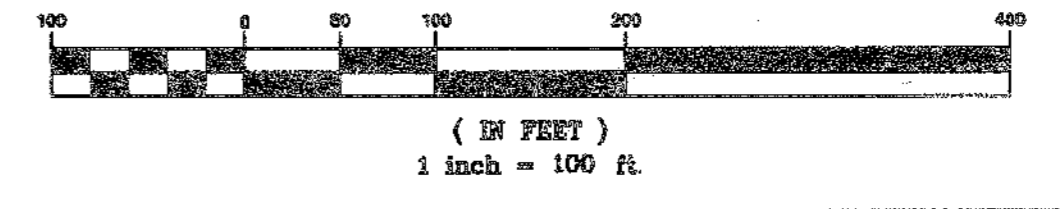
LEGEND

- EXISTING WATER MAIN
- EXISTING SEWER
- EXISTING DRAINAGE
- UTILITY POLE
- EXISTING TREE LINE
- EXISTING DITCH
- FEDERAL WETLAND BOUNDARY
- NYS DEC WETLAND BOUNDARY
- 100' DEC WETLAND ADJACENT AREA
- SEWER DISTRICT LINE (S.D.L.)
- PROPOSED GUIDE RAIL
- 100 YEAR FLOOD LINE

NOTES:

NO SITE PREPARATION OR CONSTRUCTION, INCLUDING UTILITY CONNECTIONS, SHALL COMMENCE UNTIL A VALID HIGHWAY WORK PERMIT HAS BEEN SECURED FROM ORANGE COUNTY DEPARTMENT OF PUBLIC WORKS UNDER SECTION 136 OF THE HIGHWAY LAW.

GRAPHIC SCALE



DATE	REVISION	BY
12/29/06	M & B	
08/28/07	COUNTY ENTRANCE COMMENTS	
01/16/08	ADD SHEET NOTES & NOTES 18-21	
03/27/08	DEED COMMENTS	
07/24/12	FOR PRELIMINARY APPROVAL	

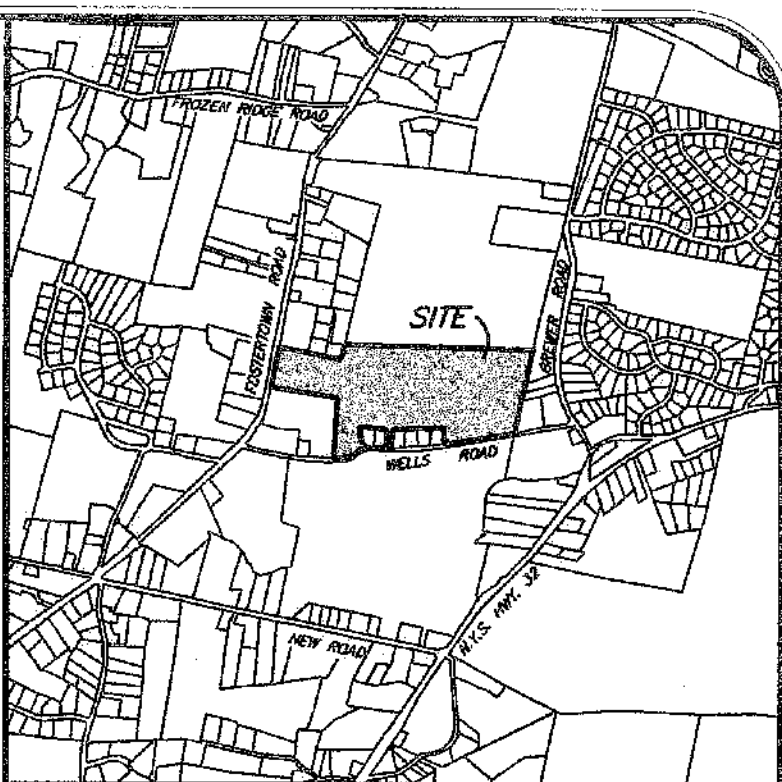
SHEET NO. 1 OF 14
SCALE: 1" = 100'
DATE: 10/05/06
JOB NO: 200605.dwg
DRAWN BY: PM

OVERALL SUBDIVISION PLAN FOR
ELM FARM
TOWN OF NEWBURGH
ORANGE COUNTY, NEW YORK

Engineering and Land Surveying, P.C.
2142 Route 202 PO Box 42
Circleville, NY 10918
phone: (845) 361-4841
fax: (845) 361-1045
E-mail: info@keops.com
Web: www.keops.com

UNAUTHORIZED ALTERATION OR ADDITION TO THIS PLAN BEARING A LICENSED PROFESSIONAL'S SEAL IS A VIOLATION OF SECTION 7206, SUB-DIVISION 2, OF THE NEW YORK STATE EDUCATION LAW.
ONLY COME FROM THE ORIGINAL OF THIS PLAN MARKED WITH AN ORANGE PROFESSIONAL'S SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES.

THIS SHEET IS INCOMPLETE AND INVALID UNLESS ACCOMPANIED BY ALL SHEETS IN THE SET



LOCATION PLAN
SOURCE: TAX MAP
SCALE: 1" = 2000'

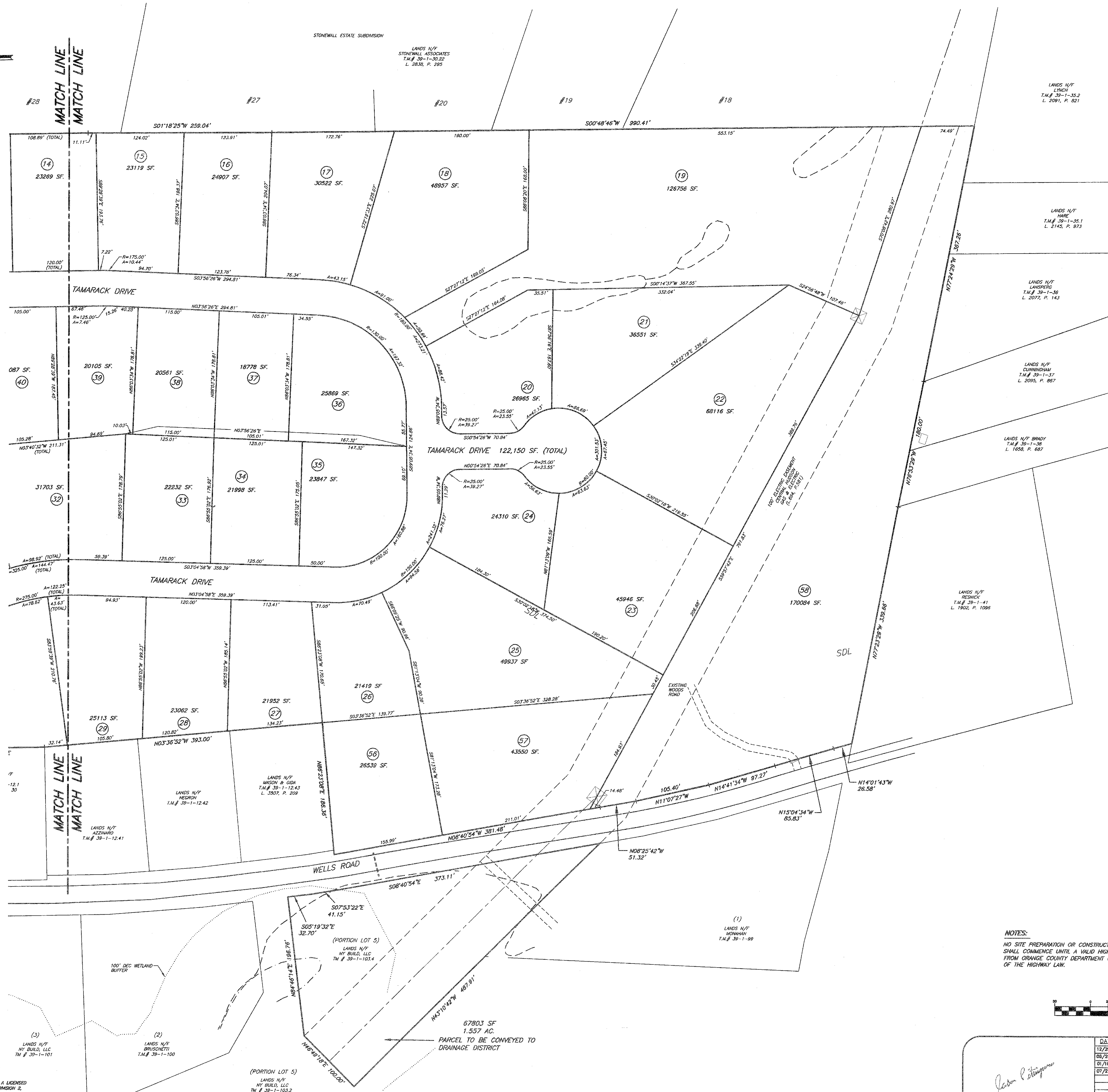


TABLE MINIMUM DIMENSIONS
ZONE DISTRICT - R-2 (RESIDENTIAL)

	PERMITTED	PROPOSED
LOT AREA	15,000 SF	15,679 SF
LOT WIDTH AT BUILDING LINE	100'	105'
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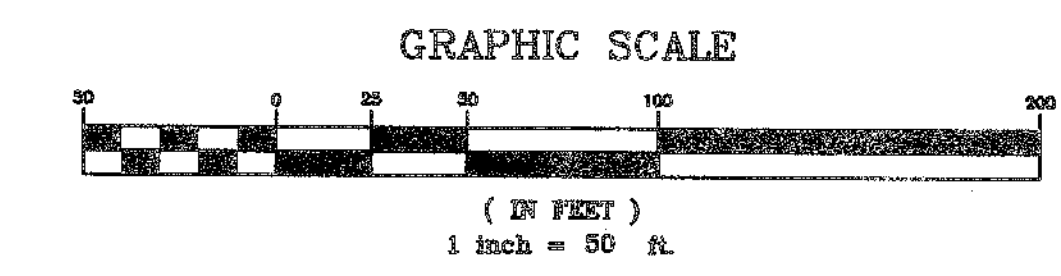
BY: LEWIS T. POWELL, P.L.S.
NYS LICENSE # 47418

RECORD OWNER/SUBDIVIDER:

ELM FARM ASSOCIATES, LLC
8 OVERDELL AVENUE
NEWBURGH, NY 12550

NOTES:

NO SITE PREPARATION OR CONSTRUCTION, INCLUDING UTILITY CONNECTIONS, SHALL COMMENCE UNTIL A VALID HIGHWAY WORK PERMIT HAS BEEN SECURED FROM ORANGE COUNTY DEPARTMENT OF PUBLIC WORKS UNDER SECTION 136 OF THE HIGHWAY LAW.



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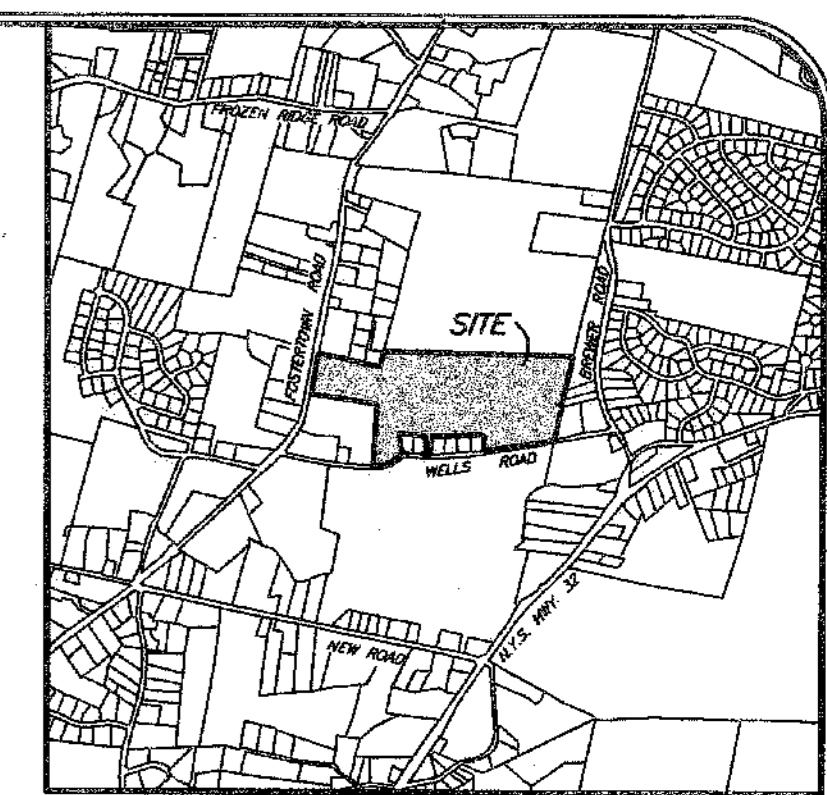
THIS SHEET IS INCOMPLETE AND INVALID UNLESS ACCOMPANIED BY ALL SHEETS IN THE SET

DATE: 12/29/08	REVISION: M & B	BY: SHEET NO. 2 of 14	METES AND BOUNDS PLAN FOR ELM FARM
05/25/09	COUNTY ENTRANCE COMMENTS	SCALE: 1" = 50'	
07/10/09	ADD SHEET NOTE & NOTES 18-21	DATE: 10/05/09	TOWN OF NEWBURGH ORANGE COUNTY, NEW YORK
07/24/12	FOR PRELIMINARY APPROVAL	DRAWING NAME: 200505.dwg	
JOB NO.: 5012010		DRAWN BY: PJM	2142 Route 302 PO Box 42 Chateaufort, NY 12519 Phone: (845) 381-4541 Fax: (845) 381-1045 E-mail: info@koalpo.com Web: www.koalpo.com

Engineering and
Land Surveying, P.C.

RAJESHKAR R. RAVILLA, P.E.
LEWIS T. POWELL, P.L.S.
N.Y.S. P.E. LIC. NO. 066439
N.Y.S. LIC. NO. 47418

JASON A. PITTSFORD
N.Y.S. LIC. NO. 087165



LOCATION PLAN
SOURCE: TAX MAP
SCALE: 1" = 2000'



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TABLE MINIMUM DIMENSIONS
ZONE DISTRICT - R-2 (RESIDENTIAL)

	PERMITTED	PROPOSED
LOT AREA	15,000 SF	15,879 SF
LOT WIDTH AT BUILDING LINE	100'	105'
LOT DEPTH	125'	144'
FRONT YARD	40'	40'
REAR YARD	40'	40'
SIDE YARD(S)	15', 30'	15', 50'
MAXIMUM BUILDING HEIGHT	35'	35'
MAXIMUM LOT COVERAGE (BUILDING)	15%	<15%
MAXIMUM SURFACE COVERAGE	30%	<30%

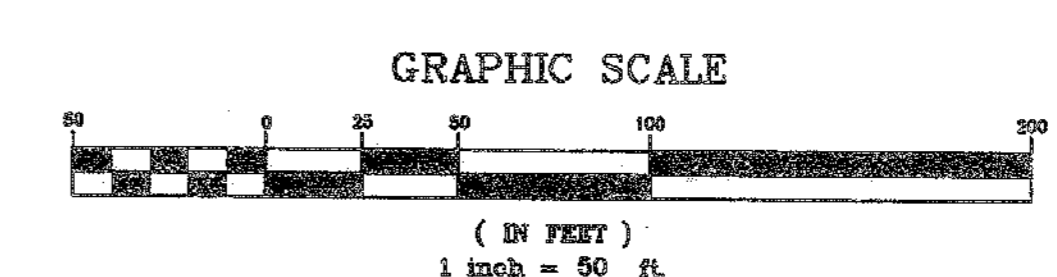
CERTIFICATION:

I HEREBY CERTIFY TO:
1. THE TOWN OF NEWBURGH
THAT THIS MAP SHOWS THE RESULTS OF ACTUAL FIELD LOCATIONS PERFORMED BETWEEN MAY & SEPTEMBER OF 2000 AND UPDATED ON DECEMBER 23, 2003.

BY: LEWIS T. POWELL, P.L.S.
NYS LICENSE # 47418

RECORD OWNER/SUBDIVIDER:

ELM FARM ASSOCIATES, LLC
8 ONKORRELL AVENUE
NEWBURGH, NY 12550



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Jason Catignone

DATE:	REVISION:	BY:
12/28/06	M & B	
06/25/07	COUNTY ENTRANCE COMMENTS	
07/16/08	ADD SHEET NOTE & NOTES 18-21	
07/24/12	FOR PRELIMINARY APPROVAL	

LEWIS T. POWELL, P.L.S.
NYS LIC. NO. 47418

JASON A. PITINGARO
NYS LIC. NO. 088439

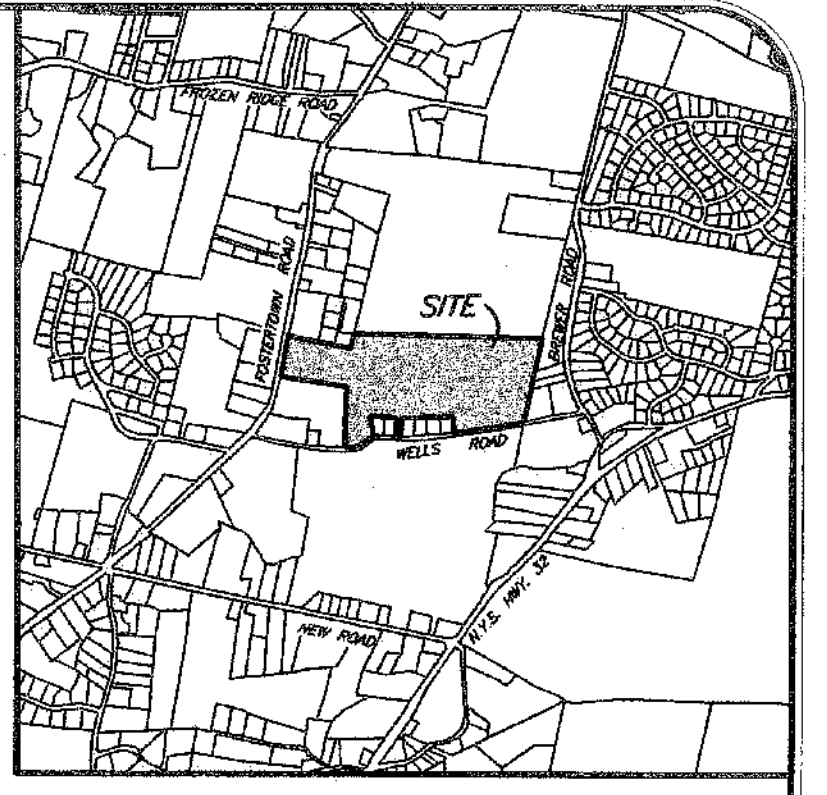
RAJASHEKHAR RAVILLA, P.E.
N.Y.S. P.E. LIC. NO. 068439

SHEET NO. 3 OF 14
FOR
METES AND BOUNDS PLAN
ELM FARM
TOWN OF NEWBURGH
ORANGE COUNTY, NEW YORK

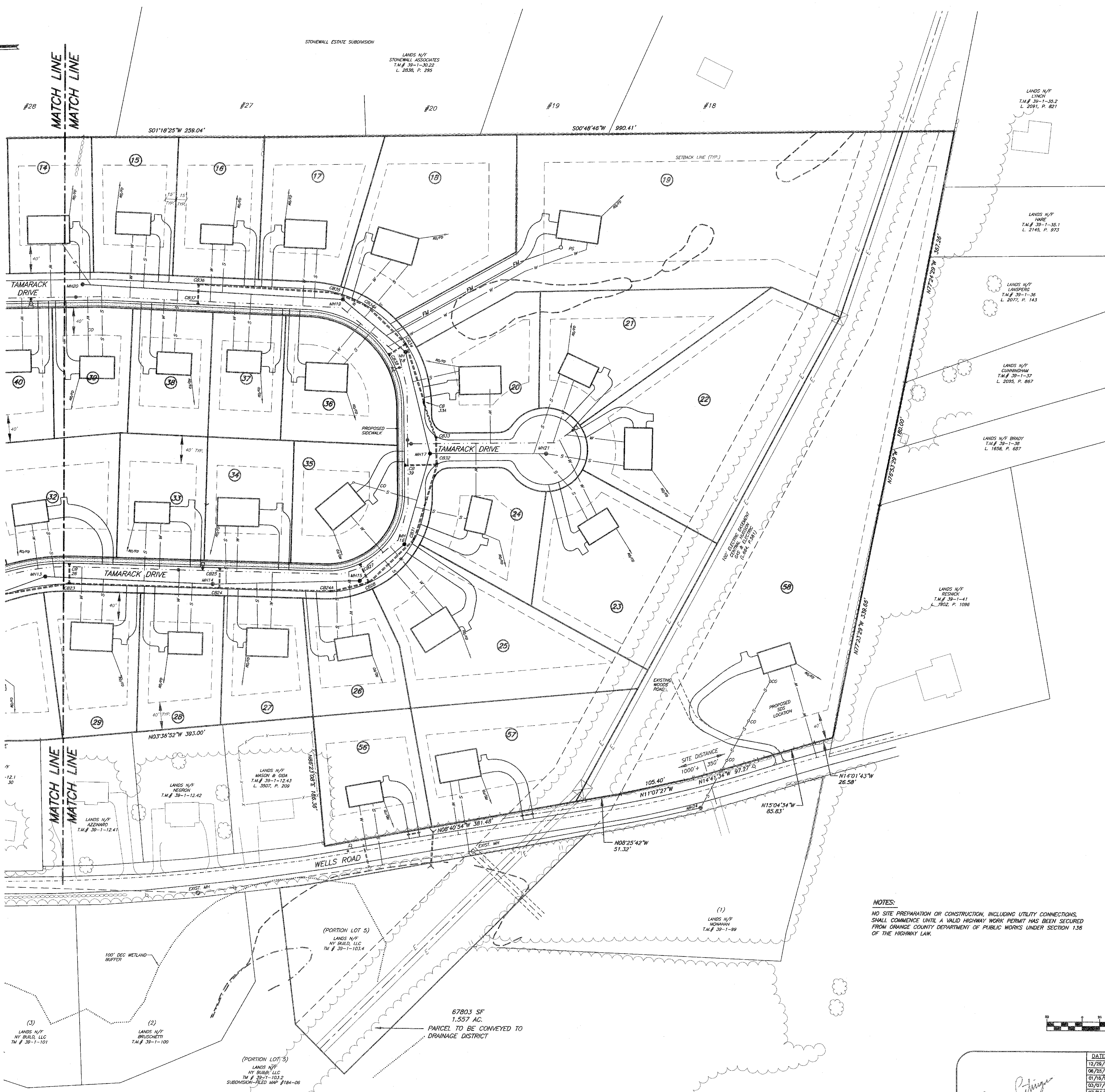
2142 Route 302 PO Box 42
Circleville, NY 10819
phone: (845) 961-4541
Fax: (845) 361-1046
E-mail: info@kspc.com
Web: www.kspc.com

Engineering and
Land Surveying, P.C.

10/25/06
DRAWN BY: PSE
JOB NO.: 0012010



LOCATION PLAN
SOURCE: TAX MAP
SCALE: 1" = 2000'



LEGEND

- EXISTING WATER MAIN
- EXISTING SEWER
- EXISTING DRAINAGE
- UTILITY POLE
- EXISTING TREE LINE
- EXISTING DITCH
- PROPOSED STORM DRAINAGE
- PROPOSED WATER MAIN W/ HYDRANT
- PROPOSED WATER SERVICE
- PROPOSED SEWER W/ MANHOLE
- FM --- FM --- FM PROPOSED SEWER FORCE MAIN
- PS --- PROPOSED PUMP STATION
- PROPOSED SEWER SERVICE
- PROPOSED CLADE RAIL
- FEDERAL WETLAND BOUNDARY
- NYS DEC WETLAND BOUNDARY
- 100' DEC WETLAND ADJACENT AREA
- 100 YEAR FLOOD LINE
- K-CRETE ENCASEMENT

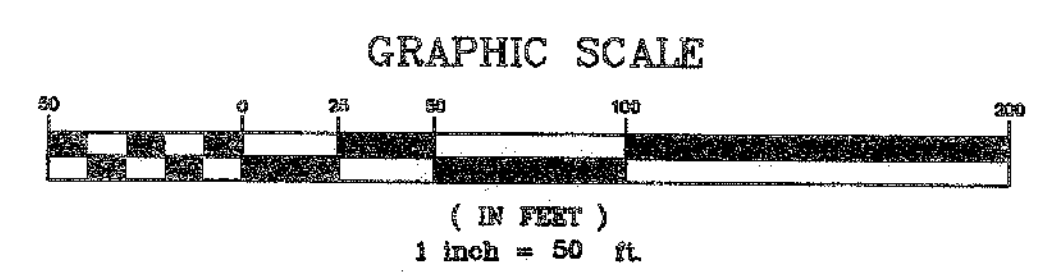
NOTES:
 1. PROPOSED SEWER MAIN IS 8" PVC UNLESS OTHERWISE NOTED
 2. PROPOSED WATER MAIN IS 8" D.I. UNLESS OTHERWISE NOTED

TABLE MINIMUM DIMENSIONS
ZONE DISTRICT - R-2 (RESIDENTIAL)

	PERMITTED	PROPOSED
LOT AREA	15,000 SF	15,679 SF
LOT WIDTH AT BUILDING LINE	100'	100'
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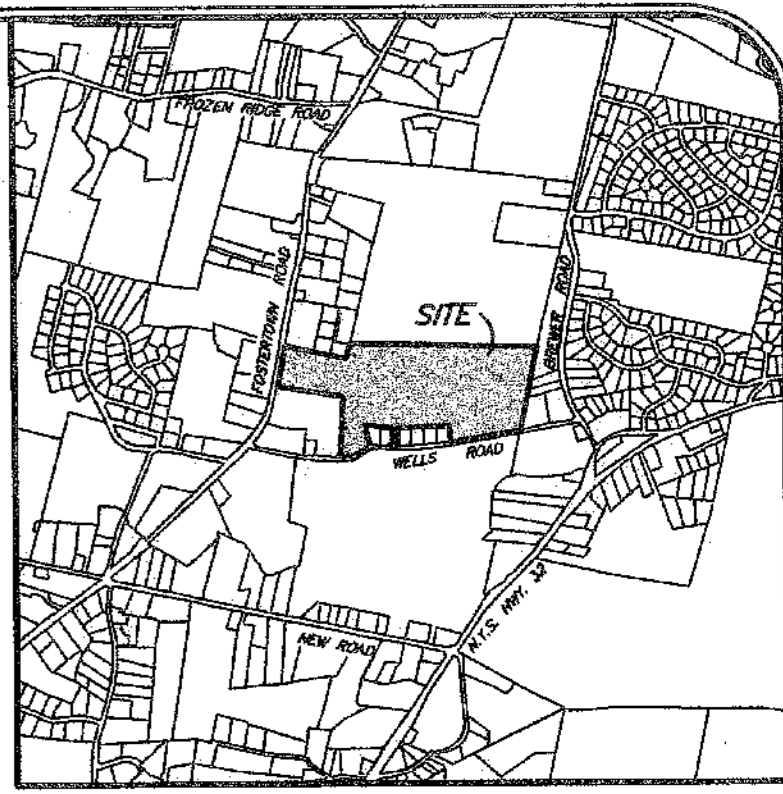
"NOT FOR REVIEW OR APPROVAL BY THE ORANGE COUNTY DEPARTMENT OF HEALTH"

NOTES:
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 JASON PITTINGARO N.Y.S. LIC. NO. 47418	DATE:	REVISION:	BY:	SHEET NO. 4 of 14 SCALE: 1" = 50' DATE: 10/05/08 DRAWING NAME: 200505.dwg JOB NO.: 2012010 DRAWN BY: PH	SUBDIVISION PLAN FOR ELM FARM TOWN OF NEWBURGH ORANGE COUNTY, NEW YORK 2142 Route 302 PO Box 42 Crowsville, NY 10918 phone: (845) 381-4541 fax: (845) 361-1045 E-mail: info@ecopc.com Web: www.ecopc.com
	12/28/06	INCLUDED IN SET			
	02/23/07	COUNTY ENTRANCE COMMENTS			
	01/18/08	ADD SHEET NOTE			
	03/07/08	OCDO COMMENTS			
	07/24/12	FOR PRELIMINARY APPROVAL			

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 P:\Projects\12010\200505\200505\200505_7-25-12.dwg 7/26/2012 11:06:25 AM EDT



LOCATION PLAN
SOURCE: TAX MAP
SCALE: 1" = 2000'



LEGEND

- EXISTING WATER MAIN
- - - EXISTING SEWER
- - - EXISTING DRAINAGE
- - - UTILITY POLE
- - - EXISTING TREELINE
- - - EXISTING DITCH
- - - PROPOSED STORM DRAINAGE
- - - PROPOSED WATER MAIN W/HYDRANT
- - - PROPOSED WATER SERVICE
- - - PROPOSED SEWER W/ MANHOLE
- - - PROPOSED SEWER FORCE MAIN
- - - PROPOSED PUMP STATION
- - - PROPOSED SEWER SERVICE
- - - PROPOSED GUIDE RAIL
- - - FEDERAL WETLAND BOUNDARY
- - - NYS DEC WETLAND BOUNDARY
- - - 100' DEC WETLAND ADJACENT AREA
- - - 100 YEAR FLOOD LINE
- - - K-CRETE ENCASEMENT

NOTES:

1. PROPOSED SEWER MAIN IS 8" PVC UNLESS OTHERWISE NOTED
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TABLE MINIMUM DIMENSIONS

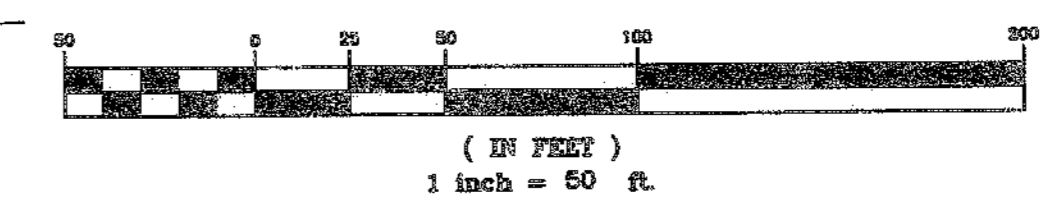
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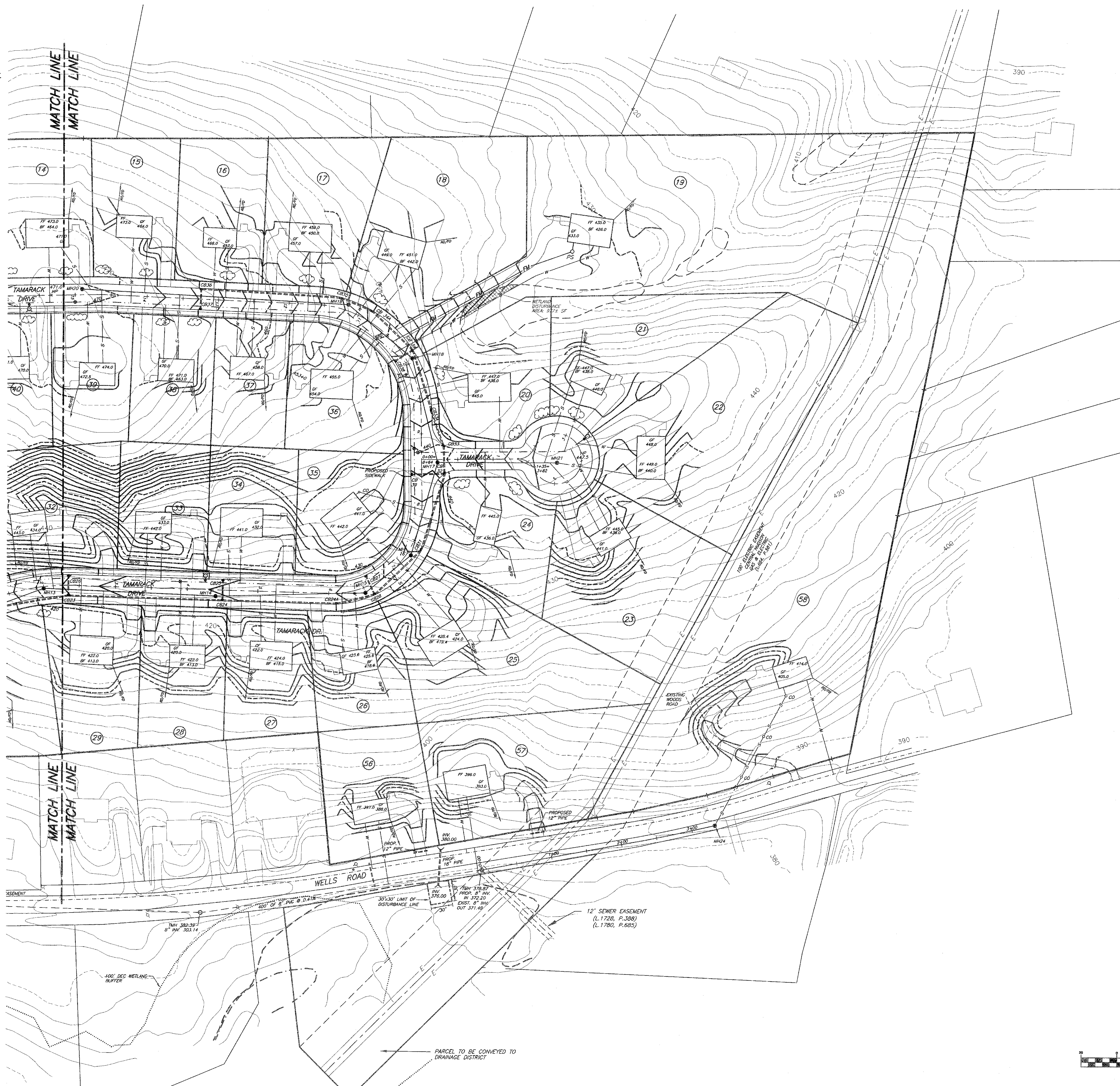
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GRAPHIC SCALE

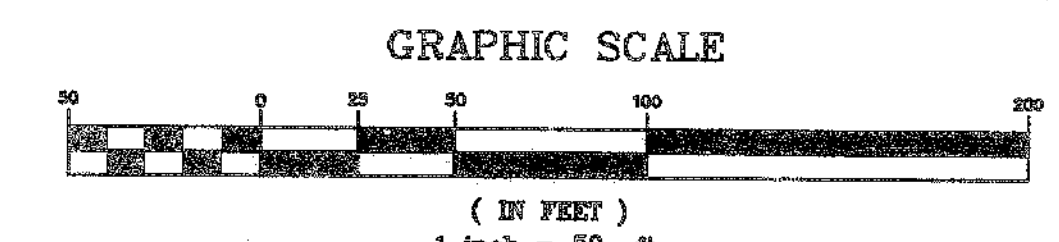


DATE: 12/29/06		REVISION:	B.I.	SUBDIVISION PLAN FOR	
06/25/07		COUNTY ENTRANCE COMMENTS		ELM FARM	
01/16/08		ADD SHEET NOTE		TOWN OF NEWBURGH	
03/07/08		ORCD COMMENTS		ORANGE COUNTY, NEW YORK	
07/24/12		FOR PRELIMINARY APPROVAL		2142 Route 302 PO Box 42 Circleville, NY 12019 phone: (845) 361-4541 Fax: (845) 361-1045 E-mail: info@kocpc.com Web: www.kocpc.com	
SHEET NO. 5 of 14		SCALE: 1" = 60'	DRAWING NAME: 200505.dwg	DATE: 10/05/06	
JOB NO.: 5012010		DRAWN BY: PH			



- LEGEND**
- EXISTING CONTOURS
 - PROPOSED CONTOURS
 - PROPOSED SPOT ELEVATION
 - EXISTING WATER MAIN
 - EXISTING SEWER
 - EXISTING DRAINAGE
 - UTILITY POLE
 - EXISTING TREELINE
 - EXISTING DITCH
 - PROPOSED STORM DRAINAGE
 - PROPOSED RIPRAP
 - PROPOSED WATER MAIN W/HYDRANT
 - PROPOSED WATER SERVICE
 - PROPOSED SEWER W/AMPHOLE
 - FM --- FM --- FM --- PROPOSED SEWER FORCE MAIN
 - PS --- PROPOSED PUMP STATION
 - S --- PROPOSED SEWER SERVICE
 - PROPOSED GUIDE RAIL
 - FEDERAL WETLAND BOUNDARY
 - NYS DEC WETLAND BOUNDARY
 - 100' DEC WETLAND ADJACENT AREA
 - 100 YEAR FLOOD LINE
 - EXISTING TREES TO REMAIN (SEE SHEET 14 OF 14 FOR STREET TREE LOCATION)
 - K-CRETE ENCASUREMENT

- NOTES:**
1. PROPOSED SEWER MAIN IS 8" PVC UNLESS OTHERWISE NOTED
 2. PROPOSED WATER MAIN IS 8" D.I. UNLESS OTHERWISE NOTED



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 RAJASHEKAR S. RAVILLA, P.E. N.Y.S. P.E. LIC. NO. 08048 JASON A. PITINO N.Y.S. LIC. NO. 08016	DATE: 12/29/06	REVISION:	BY:	SHEET NO. 6 of 14	GRADING AND UTILITY PLAN FOR ELM FARM TOWN OF NEWBURGH ORANGE COUNTY, NEW YORK 2142 Route 302 PO Box 42 Circleville, NY 10919 phone: (845) 361-4541 Fax: (845) 361-1045 E-mail: info@kpspc.com Web: www.kpspc.com
	06/25/07	COUNTY ENTRANCE COMMENTS		SCALE: 1" = 50'	
	07/16/08	ADD 'SHEET' NOTE		DATE: 10/03/08	
	03/07/08	OCDD COMMENTS		DRAWING NAME: 200505.dwg	
	07/24/12	FOR PRELIMINARY APPROVAL		JOB NO.: 5012010	DRAWN BY: PM



N38°59'11"E 1.99'

MATCH LINE
MATCH LINE

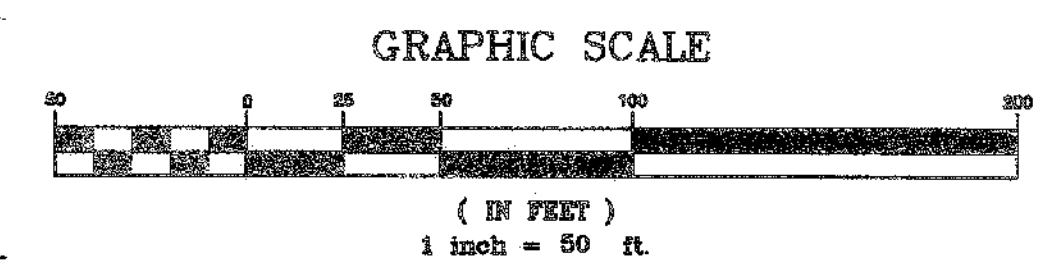
MATCH LINE
MATCH LINE

60 LF 36" HOPE @ 2.7%
CONCRETE PIPE TO BE INSTALLED
IN ALIGNMENT WITH THE EXISTING
DRAINAGE DITCH TO EXTEND 2 FT
BEYOND TOE OF SLOPE AT BOTH ENDS.
DRAINAGE DITCH TO BE CLEANED
AND GRADED ACROSS THE ENTIRE
PROJECT FRONTAGE TO INSURE
POSITIVE FLOW.

NOTES:
NO SITE PREPARATION OR CONSTRUCTION, INCLUDING UTILITY CONNECTIONS,
SHALL COMMENCE UNTIL A VALID HIGHWAY WORK PERMIT HAS BEEN SECURED
FROM ORANGE COUNTY DEPARTMENT OF PUBLIC WORKS UNDER SECTION 136
OF THE HIGHWAY LAW.

- LEGEND**
- EXISTING CONTOURS
 - PROPOSED CONTOURS
 - PROPOSED SPOT ELEVATION
 - EXISTING WATER MAIN
 - EXISTING SEWER
 - EXISTING DRAINAGE
 - UTILITY POLE
 - EXISTING TREELINE
 - EXISTING DITCH
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 - PROPOSED GUEDE RAIL
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 - NYS DEC WETLAND BOUNDARY
 - 100' DEC WETLAND ADJACENT AREA
 - 100 YEAR FLOOD LINE
 - EXISTING TREES TO REMAIN (SEE SHEET 14 OF 14 FOR STREET TREE LOCATION)
 - K --- C-RETE ENGAGEMENT

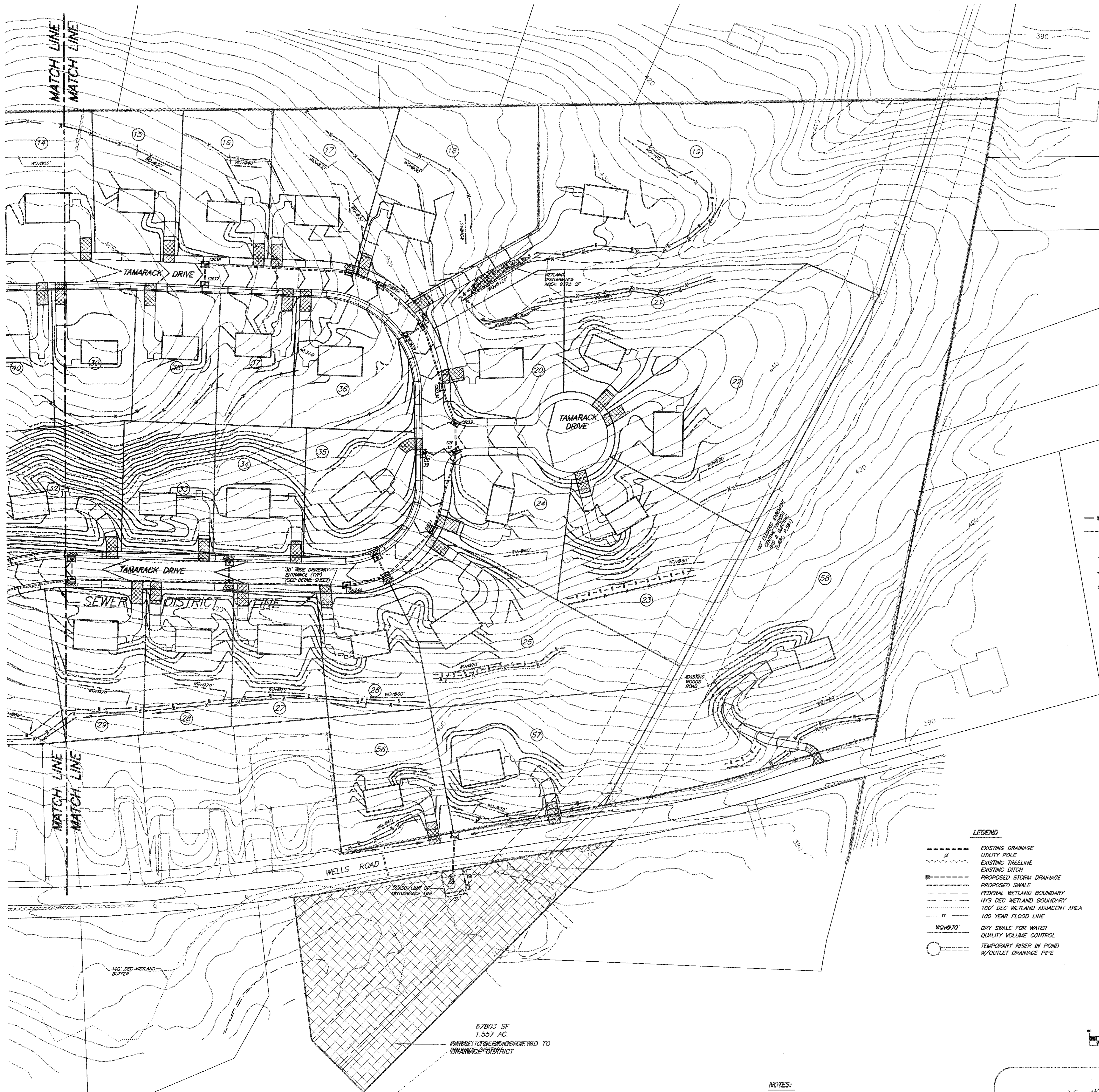
- NOTES:**
1. PROPOSED SEWER MAIN IS 8" PVC UNLESS OTHERWISE NOTED
 2. PROPOSED WATER MAIN IS 8" D.I. UNLESS OTHERWISE NOTED



UNAUTHORIZED ALTERATION OR ADDITION TO THIS PLAN BEARING A LICENSED PROFESSIONAL'S SEAL IS A VIOLATION OF SECTION 7206, SUB-DIVISION 2, OF THE ENGINEERING LAW.

THIS SHEET IS INCOMPLETE AND INVALID UNLESS ACCOMPANIED BY ALL SHEETS IN THE SET

		GRADING AND UTILITY PLAN FOR ELM FARM TOWN OF NEWBURGH ORANGE COUNTY, NEW YORK	
DATE: 12/29/06 COUNTY ENTRANCE COMMENTS: 08/28/07 ADD SHEET NOTE: 01/18/08 OCHS COMMENTS: 03/07/08 FOR PRELIMINARY APPROVAL: 07/24/12	REVISION: BY:	SHEET NO. 7 OF 14 SCALE: 1" = 50' DATE: 10/05/08 DRAWING NAME: 20005.dwg JOB NO: 5012010 DRAWN BY: PH	2142 Route 302 PO Box 42 Circleville, NY 10819 phone: (845) 381-4541 Fax: (845) 381-1045 E-mail: info@kscapc.com Web: www.kscapc.com
RAJASHEKHAR B. RAVALIA, P.E. N.Y.S. P.E. LIC. NO. 008845		JASON A. PITTINGARO N.Y.S. LIC. NO. 088186	



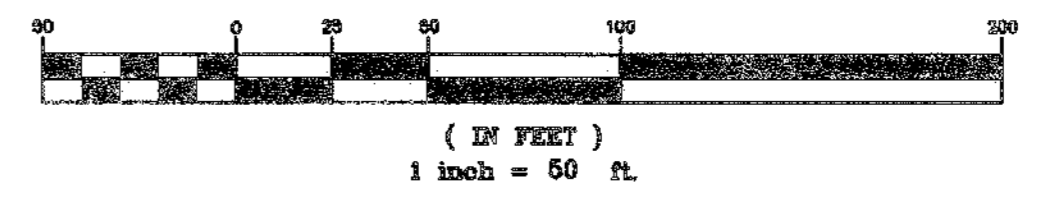
EROSION CONTROL NOTES AND LEGEND

- HAYBALE SILT BARRIER
 - FILTER CLOTH SILT BARRIER
 - SILT TRAPS, WHICH SHALL CONSIST OF SILT FENCE PLACED AROUND CATCH BASINS
 - TEMPORARY DIVERSION SWALE
 - PERMANENT DIVERSION SWALE
 - 1' x 1' 6"-9" RIP-RAP STONE, 9"± DEEP, PERMANENTLY INSTALLED.
- TEMPORARY COVER OF RYE GRASS OR MULCH SHALL BE APPLIED ON ALL DISTURBED LAND LEFT BARE FOR MORE THAN 7-14 DAYS. (1/2 LB. OF RYE GRASS PER 1000 S.F., OR 100 LBS. OF HAY OR STRAW PER 1000 S.F.)

LEGEND

- EXISTING DRAINAGE
- UTILITY POLE
- EXISTING TREE LINE
- EXISTING DITCH
- PROPOSED STORM DRAINAGE
- PROPOSED SWALE
- FEDERAL WETLAND BOUNDARY
- NY'S DEC WETLAND BOUNDARY
- 100' DEC WETLAND ADJACENT AREA
- 100 YEAR FLOOD LINE
- W/O#70' DRY SWALE FOR WATER QUALITY CONTROL
- QUALITY CONTROL
- TEMPORARY RISER IN POND
- W/OUTLET DRAINAGE PIPE

GRAPHIC SCALE



67803 SF
1.557 AC.
PROPOSED SWALE ADJACENT TO DRAINAGE DISTRICT

NOTES:

NO SITE PREPARATION OR CONSTRUCTION, INCLUDING UTILITY CONNECTIONS, SHALL COMMENCE UNTIL A VALID HIGHWAY WORK PERMIT HAS BEEN SECURED FROM ORANGE COUNTY DEPARTMENT OF PUBLIC WORKS UNDER SECTION 136 OF THE HIGHWAY LAW.

THIS SHEET IS INCOMPLETE AND INVALID UNLESS ACCOMPANIED BY ALL SHEETS IN THE SET

Jason A. Pitlingard

RAJESHKAR R. RAVILLA, P.E.
N.Y.S. P.E. LIC. NO. 058438

LEWIS T. POWELL, P.L.S.
N.Y.S. LIC. NO. 47418

JASON A. PITLINGARD
N.Y.S. LIC. NO. 089185

DATE	REVISION	BY
12/28/06	INCLUDED IN SET	
08/25/07	COUNTY ENTRANCE COMMENTS	
01/18/08	ADD 'SHEET' NOTE	
03/07/08	100' COMMENTS	
07/24/12	FOR PRELIMINARY APPROVAL	

SHEET NO. 8 of 14	STORMWATER POLLUTION PREVENTION PLAN FOR
SCALE: 1" = 50'	ELM FARM
DATE: 10/05/08	TOWN OF NEWBURGH
200903.dwg	ORANGE COUNTY, NEW YORK
JOB NO.: 5012010	2142 Route 302 PO Box 42
DRAWN BY: PM	Crodeville, NY 10018
	phone: (845) 381-1454
	Fax: (845) 381-1045
	E-mail: info@kscsp.com
	Web: www.kscsp.com

UNAUTHORIZED ALTERATION OR ADDITION TO THIS PLAN REQUIRES A LICENSED PROFESSIONAL'S SEAL. BE CONSIDERED TO BE VALID TRUE COPIES.



60 1/2" 30' HIRE @ 2.7%
 CONCRETE PIPE TO BE INSTALLED
 IN ALIGNMENT WITH THE EXISTING
 DRAINAGE DITCH
 PROPOSED CULVERT TO EXTEND 8' AT
 BEYOND TOP OF SLOPE AT BOTH ENDS
 DRAINAGE DITCH TO BE CLEANED
 AND GRASSED ACROSS THE ENTIRE
 PROJECT FRONTAGE TO INSURE
 POSITIVE FLOW

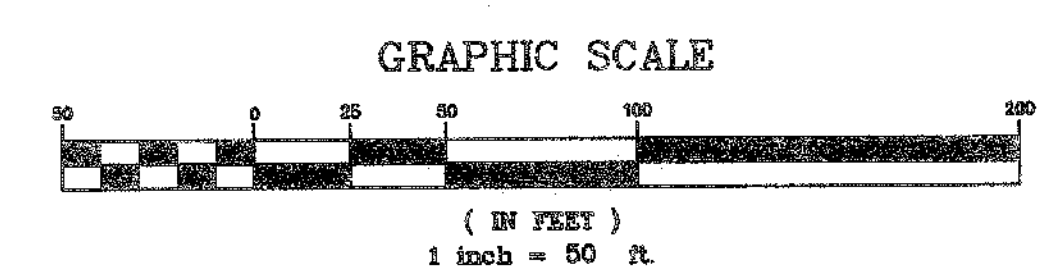
NOTES:
 NO SITE PREPARATION OR CONSTRUCTION, INCLUDING UTILITY CONNECTIONS,
 SHALL COMMENCE UNTIL A VALID HIGHWAY WORK PERMIT HAS BEEN SECURED
 FROM ORANGE COUNTY DEPARTMENT OF PUBLIC WORKS UNDER SECTION 1.36
 OF THE HIGHWAY LAW.

EROSION CONTROL NOTES AND LEGEND

- HAYBALE SILT BARRIER
- FILTER CLOTH SILT BARRIER
- SILT TRAPS, WHICH SHALL CONSIST OF SILT FENCE PLACED AROUND CATCH BASINS
- TEMPORARY DIVERSION SWALE
- PERMANENT DIVERSION SWALE
- 0"-8" RIP-RAP STONE, 9"± DEEP, PERMANENTLY INSTALLED.
- TEMPORARY COVER OF RYE GRASS OR MULCH SHALL BE APPLIED ON ALL
 DISTURBED LAND LEFT BARE FOR MORE THAN 7-14 DAYS. (1/2 LB. OF RYE
 GRASS PER 1000 S.F., OR 100 LBS. OF HAY OR STRAW PER 1000 S.F.)

LEGEND

- EXISTING DRAINAGE
- UTILITY POLE
- EXISTING TREELINE
- EXISTING DITCH
- PROPOSED STORM DRAINAGE
- PROPOSED SWALE
- FEDERAL WETLAND BOUNDARY
- 100' DEC WETLAND BOUNDARY
- 100' DEC WETLAND ADJACENT AREA
- 100 YEAR FLOOD LINE
- DRY SWALE FOR WATER
 QUALITY VOLUME CONTROL
- TEMPORARY RISER IN POND
 W/OUTLET DRAINAGE PIPE



UNAUTHORIZED ALTERATION OR ADDITION TO THIS PLAN BEARING A LICENSED
 PROFESSIONAL'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2,
 ONLY COPIES FROM THE ORIGINAL OF THIS PLAN MARKED WITH AN ORIGINAL
 PROFESSIONAL'S SEAL SHALL BE CONSIDERED TO BE VALID TIME COPIES.

THIS SHEET IS INCOMPLETE AND INVALID UNLESS
 ACCOMPANIED BY ALL SHEETS IN THE SET

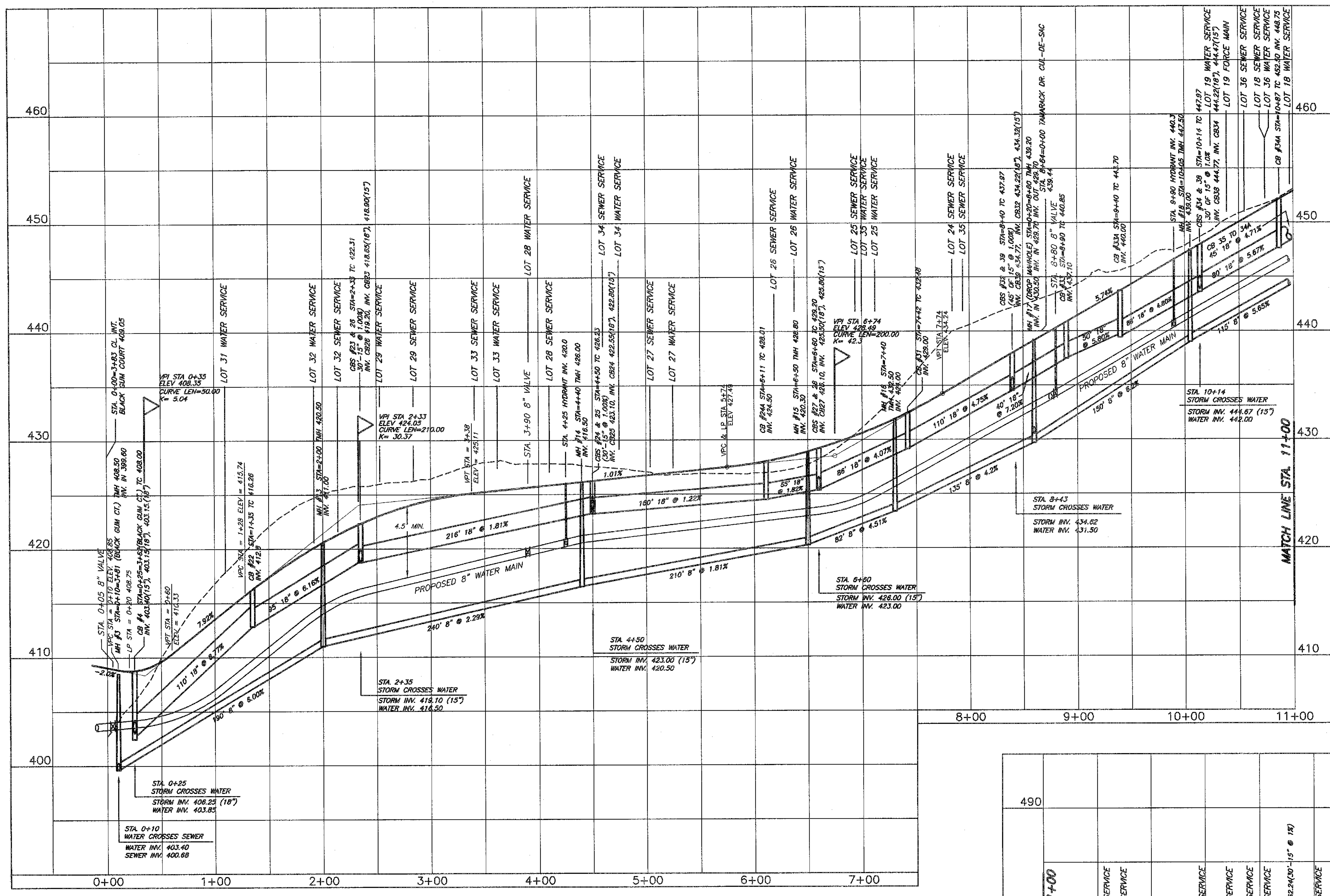
Rajashakar R. Ravilla
 RAJASHEKAR R. RAVILLA, P.E.
 N.Y.S. P.E. LIC. NO. 068436

DATE	REVISION	BY
12/28/08	INCLUDED IN SET	
08/25/07	COUNTY ENTRANCE COMMENTS	
07/18/08	ADD SHEET NOTE	
03/07/08	OGD COMMENTS	
07/24/12	FOR PRELIMINARY APPROVAL	

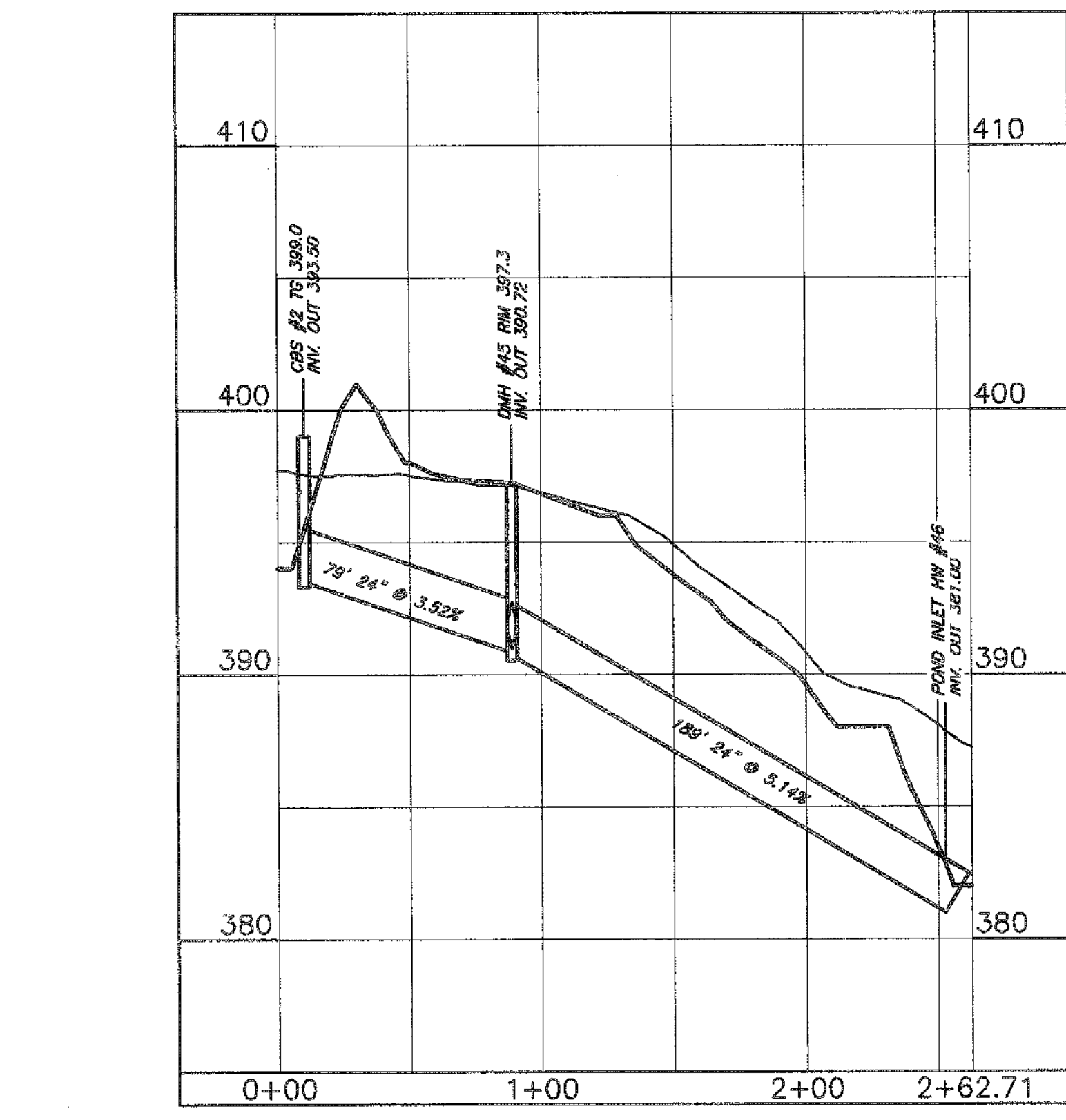
SHEET NO. 9 of 14
 SCALE: 1" = 50'
 DATE: 10/05/08 DRAWING NAME: 200505.dwg
 JOB NO.: 5012010 DRAWN BY: PM

**Engineering and
 Land Surveying, P.C.**

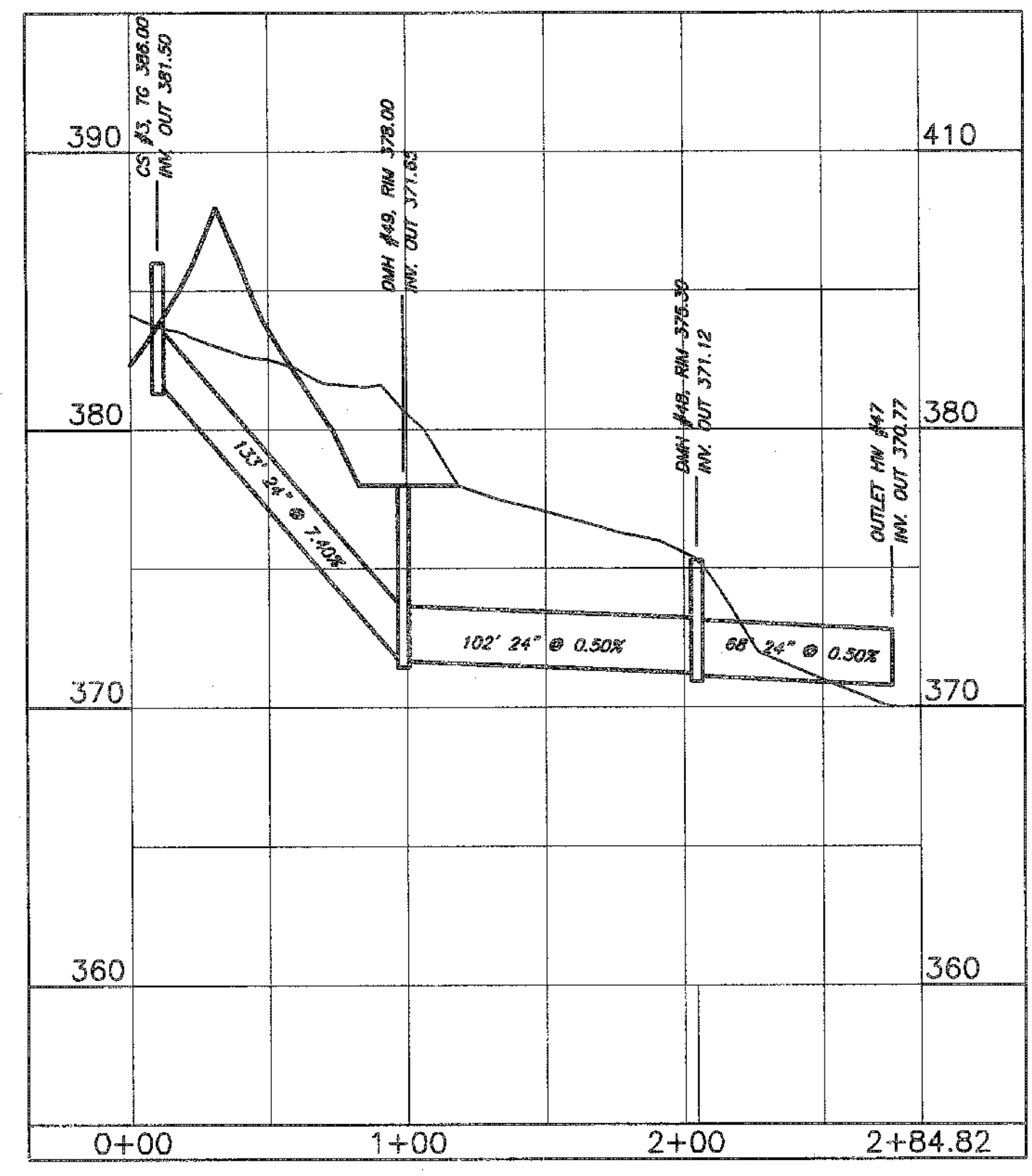
2142 Route 302 PO Box 42
 Circleville, NY 10919
 phone: (845) 391-4541
 Fax: (845) 391-1045
 E-mail: info@ecspc.com
 Web: www.ecspc.com



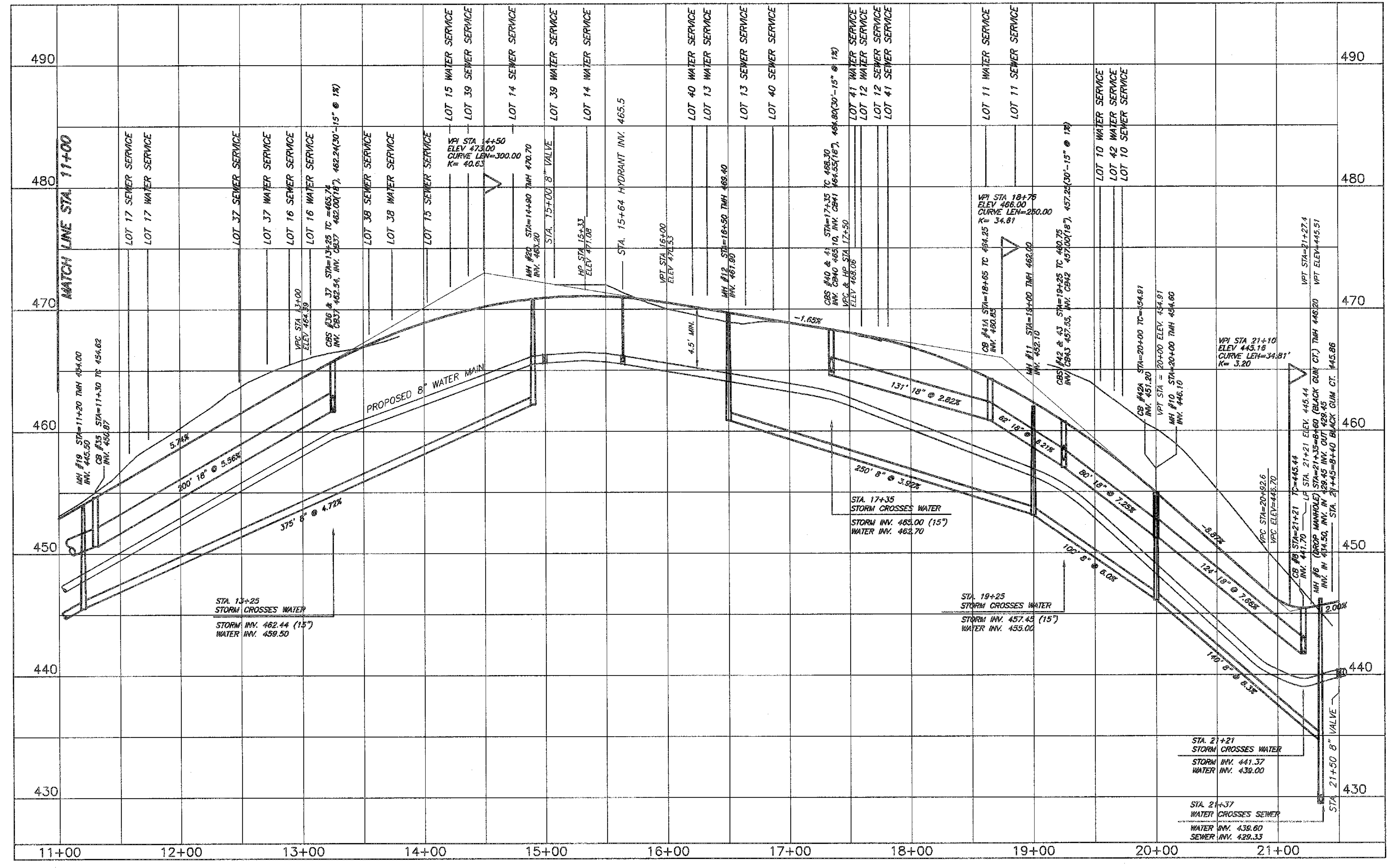
TAMARACK DRIVE



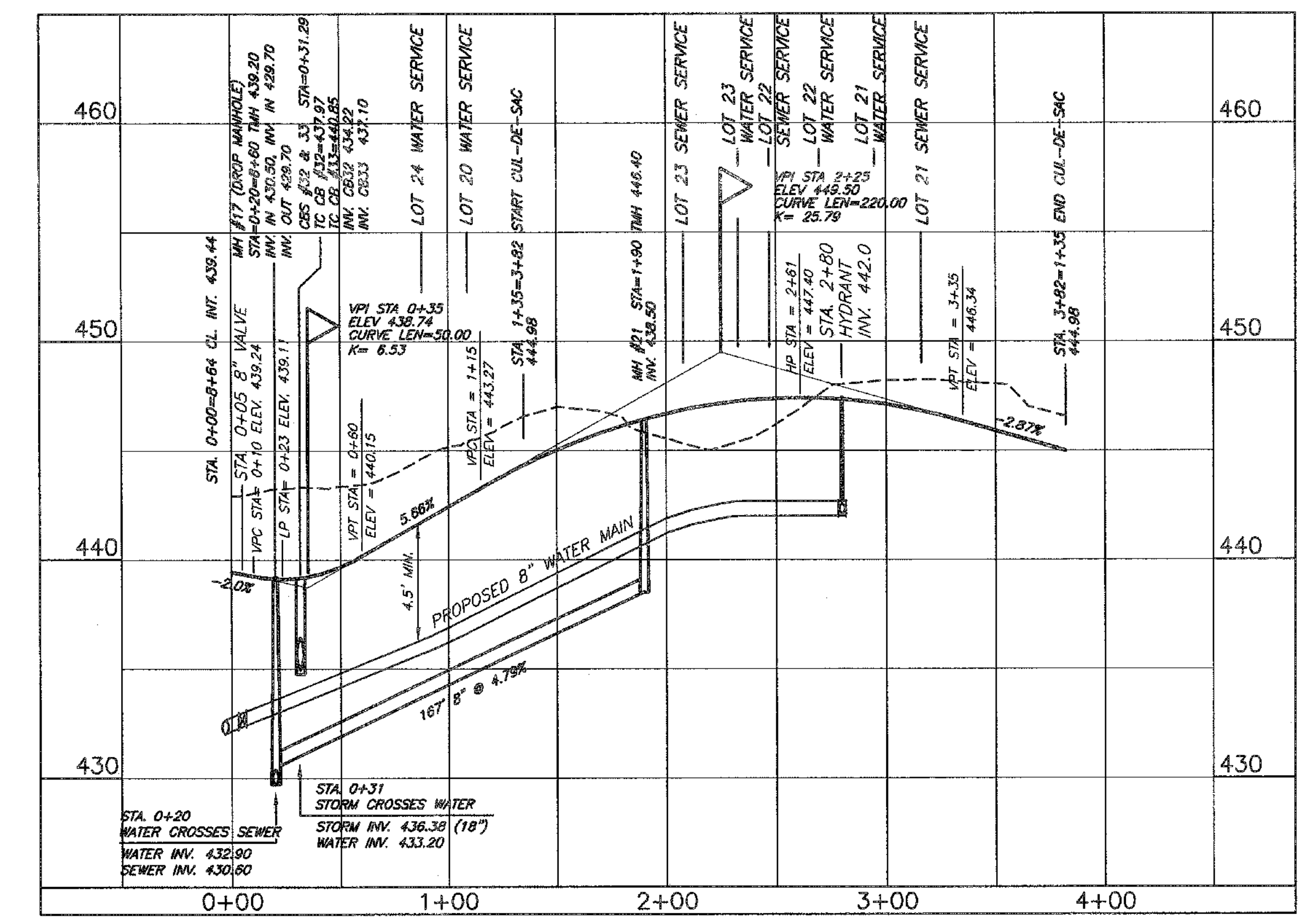
STORM WATER MANAGEMENT FROM BASIN #2 TO BASIN #3
SCALE: VERT. 1" = 5'
HORIZ. 1" = 50'



STORM WATER MANAGEMENT FROM POND #3 TO OUTFALL TO WETLANDS
SCALE: VERT. 1" = 5'
HORIZ. 1" = 50'



TAMARACK DRIVE

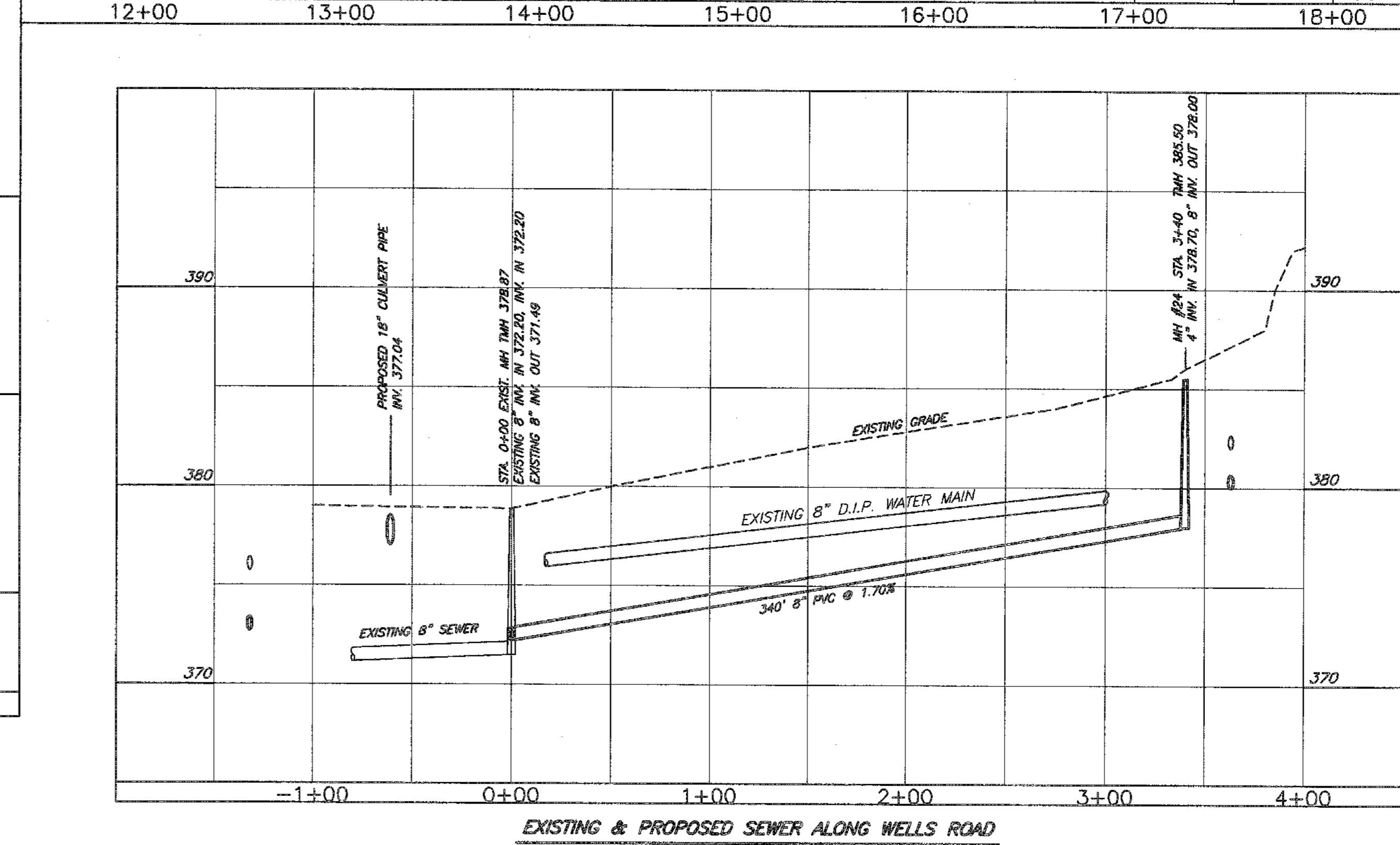
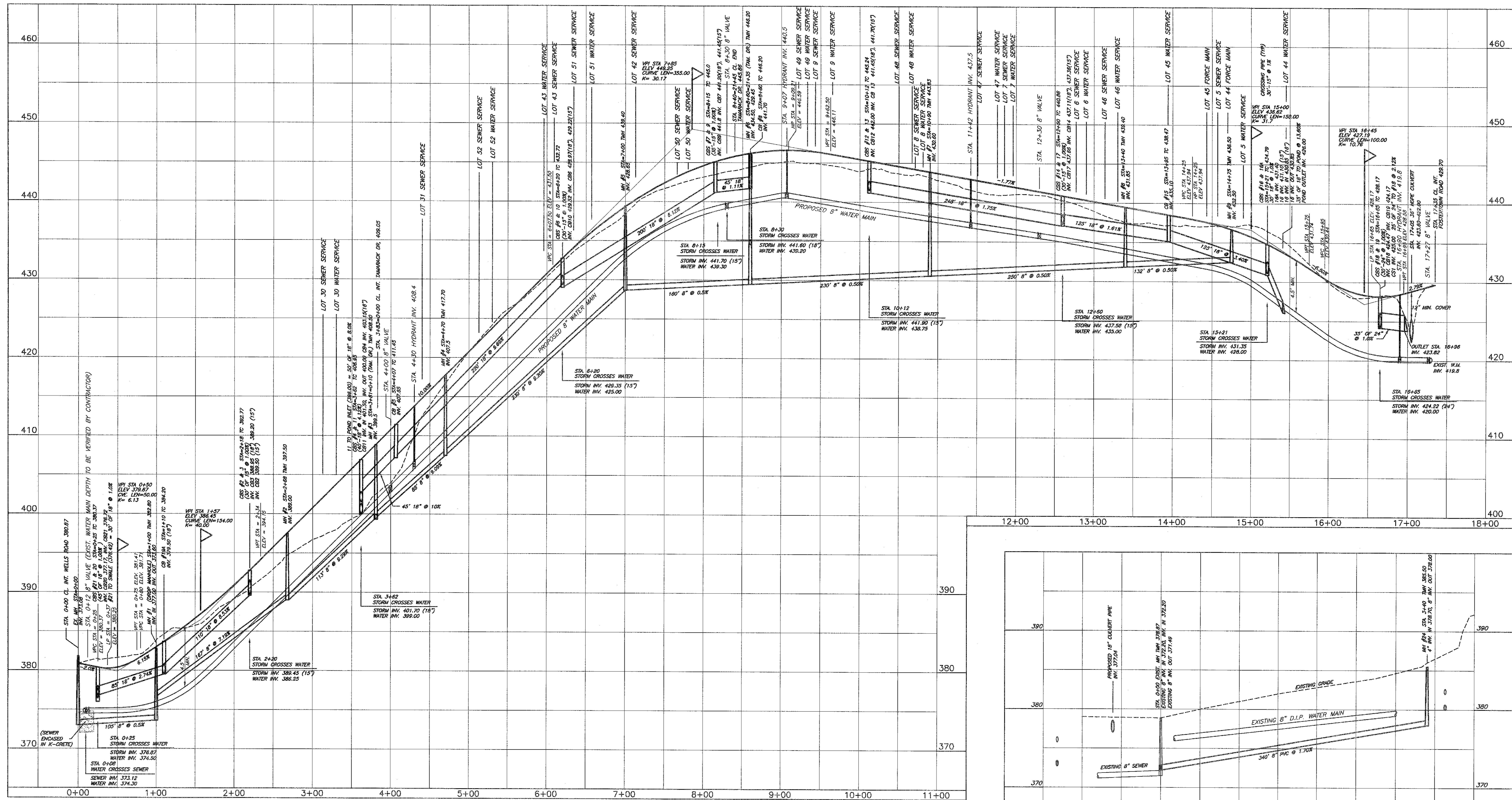


TAMARACK DRIVE CUL-DE-SAC

NOTES:
NO SITE PREPARATION OR CONSTRUCTION, INCLUDING UTILITY CONNECTIONS, SHALL COMMENCE UNTIL A VALID HIGHWAY WORK PERMIT HAS BEEN SECURED FROM ORANGE COUNTY DEPARTMENT OF PUBLIC WORKS UNDER SECTION 136 OF THE HIGHWAY LAW.

THIS SHEET IS INCOMPLETE AND INVALID UNLESS ACCOMPANIED BY ALL SHEETS IN THE SET

DATE: 12/28/09	REVISION: INCLUDED IN SET	BY: RAJABHAYAR R. RAVILLA, P.E.	SHEET NO. 10 OF 14 SCALE: VERT. 1" = 5' HORIZ. 1" = 50' DATE: 10/05/09 DRAWING NAME: 200505.000 JOB NO.: 0012010 DRAWN BY: PMW	ROAD PROFILES FOR ELM FARM TOWN OF NEWBURGH ORANGE COUNTY, NEW YORK 2142 Route 302 PO Box 42 Circleville, NY 10919 phone: (845) 381-1041 Fax: (845) 381-1045 E-mail: info@kscpp.com Web: www.kscpp.com
DATE: 02/25/07	REVISION: COUNTY ENTRANCE COMMENTS	BY: JASON A. PITINGARO		
DATE: 01/14/08	REVISION: ADD SHEET NOTE	BY: JASON A. PITINGARO		
DATE: 03/07/08	REVISION: OGD COMMENTS	BY: JASON A. PITINGARO		
DATE: 07/24/12	REVISION: FOR PRELIMINARY APPROVAL	BY: JASON A. PITINGARO		



BLACK GUM COURT

STORM DRAINAGE
 RCP - REINFORCED CONCRETE PIPE, TYPE II
 CMP - CORRUGATED METAL PIPE, FULLY COATED PAVED INVERT
 CPEP - CORRUGATED POLYETHYLENE PIPE ADS, N-12
 UNLESS OTHERWISE NOTED

STORM DRAINAGE
 RCP - REINFORCED CONCRETE PIPE, TYPE II
 CMP - CORRUGATED METAL PIPE, FULLY COATED PAVED INVERT
 CPEP - CORRUGATED POLYETHYLENE PIPE ADS, N-12
 UNLESS OTHERWISE NOTED

STORM DRAINAGE
 RCP - REINFORCED CONCRETE PIPE, TYPE II
 CMP - CORRUGATED METAL PIPE, FULLY COATED PAVED INVERT
 CPEP - CORRUGATED POLYETHYLENE PIPE ADS, N-12
 UNLESS OTHERWISE NOTED

NOTES:
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**** TAMARACK DRIVE ****

**** TAMARACK DRIVE ****

**** BLACK GUM COURT ****

**** BLACK GUM COURT ****

CBF	STATION	TOP CURB	INVERT	LENGTH	DI.	PERCENT SLOPE
37	11528	463.74	463.54	30'	18"	1.00
38	13523	463.74	463.50	30'	18"	1.00
39	11730	463.69	463.82	200'	18"	3.57
34	10287	462.80	468.75	65'	18"	4.71
32	10214	472.82	444.32	80'	18"	5.82
38	10214	472.82	444.77	30'	18"	1.00
31	10214	472.82	444.37	30'	18"	1.00
34	10214	472.82	444.32	68'	18"	4.80
33	8190	440.65	437.10	40'	18"	7.90
30	8040	437.97	434.22	40'	18"	8.80
30	8140	437.97	434.22	45'	18"	1.00
30	8140	437.97	434.22	30'	18"	1.00
30	8140	437.97	434.22	110'	18"	4.71
31	7142	432.58	428.00	80'	18"	4.92
20	6180	449.20	445.30	80'	18"	7.25
27	6180	449.20	448.10	30'	18"	1.00
20	6180	449.20	445.30	30'	18"	1.00
28	6180	449.20	445.30	55'	18"	1.82
24	6171	448.07	424.50	180'	18"	1.22
28	4250	426.23	422.55			

CBF	STATION	TOP CURB	INVERT	LENGTH	DI.	PERCENT SLOPE
38	6580	448.23	442.70	30'	18"	1.00
39	6580	448.23	442.90	30'	18"	1.00
24	6580	448.23	429.51	218'	18"	1.81
14	12180	440.88	437.11	348'	18"	1.25
18	13285	438.12	435.10	780'	18"	3.49
16	13521	434.79	430.85(18")	431(180)'	18"	1.00
23	12180	440.88	437.66	30'	18"	1.00
22	12180	440.88	437.66	30'	18"	1.00
14	13285	438.20	435.18	110'	18"	8.77
30	17535	458.30	455.10	30'	18"	1.00
41	17535	458.30	454.58	30'	18"	1.00
15	18145	445.83	440.85	131'	18"	3.62
42	18145	440.75	437.00	62'	18"	8.21
43	18145	440.75	437.58	30'	18"	1.00
42	18145	440.75	437.25	30'	18"	1.00
42	18145	440.75	437.00	80'	18"	7.25
38	20200	443.81	441.90	124'	18"	7.66

CBF	STATION	TOP CURB	INVERT	LENGTH	DI.	PERCENT SLOPE
13	10112	445.22	442.00	30'	18"	1.00
13	10112	445.22	441.20(18")	30'	18"	1.00
6	8520	432.72	428.21(18")	200'	18"	6.17
3	4407	411.45	407.65	230'	18"	8.68
4	3482	406.85	403.13	60'	18"	5.13
11	3482	406.85	403.38	60'	18"	5.13
3	4407	411.45	407.65	30'	18"	8.00
10	8120	432.72	428.38	30'	18"	1.00
6	8120	432.72	429.25	30'	18"	1.00
6	8118	445.00	441.60	38'	18"	1.00
7	8118	445.00	441.48	38'	18"	1.00
2	2118	389.77	389.50	30'	18"	1.00
3	2118	389.77	389.70(18")	30'	18"	1.00
18	11445	438.12	434.22	110'	18"	8.57
18	11445	438.12	434.22	30'	18"	1.00
17	11445	438.12	434.22	35'	18"	1.00
20	0200	480.37	477.12	60'	18"	8.74
21	0200	480.37	478.74	48'	18"	1.00
36	0200	480.37	478.54	30'	18"	1.00
34	0200	480.37	478.23	108'	18"	0.38

CONTINUED.

CBF	STATION	TOP CURB	INVERT	LENGTH	DI.	PERCENT SLOPE
2	2118	389.77	389.50	30'	18"	1.00
3	2118	389.77	389.70(18")	30'	18"	1.00
18	11445	438.12	434.22	110'	18"	8.57
18	11445	438.12	434.22	30'	18"	1.00
17	11445	438.12	434.22	35'	18"	1.00
20	0200	480.37	477.12	60'	18"	8.74
21	0200	480.37	478.74	48'	18"	1.00
36	0200	480.37	478.54	30'	18"	1.00
34	0200	480.37	478.23	108'	18"	0.38

DATE	REVISION	BY
12/28/08	INCLUDED IN SET	
06/25/07	COUNTY ENTRANCE COMMENTS	
01/16/05	ADD SHEET NOTE	
10/07/04	ORANGE COMMENTS	
07/24/12	FOR PRELIMINARY APPROVAL	

RAJESHKAR R. RAVILLA, P.E.
 N.Y.S. P.E. LIC. NO. 088439

LEWIS T. POWELL, P.E.
 N.Y.S. LIC. NO. 51413

JASON A. PITTSFORD
 N.Y.S. LIC. NO. 080185

DATE	BY
12/28/08	
06/25/07	
01/16/05	
10/07/04	
07/24/12	

SHEET NO. 11 OF 14
 SCALE: VERT. 1" = 4' HORIZ. 1" = 20'
 DRAWING NAME: TOWN OF NEWBURGH
 JOB NO.: 5012010
 DRAWN BY: PH

ROAD PROFILES
 FOR
 TOWN OF NEWBURGH
 ORANGE COUNTY, NEW YORK

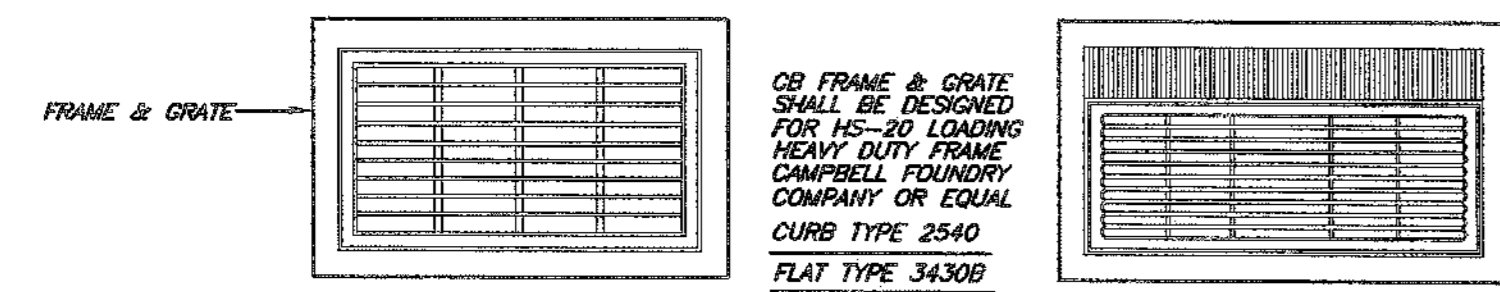
2142 Route 302 PO Box 42
 Crotchville, NY 10919
 Phone: (845) 361-4541
 Fax: (845) 361-1045
 E-mail: info@kccpc.com
 Web: www.kccpc.com

UNAUTHORIZED ALTERATION OR ADDITION TO THIS PLAN BEARING A LICENSED PROFESSIONAL'S SEAL IS A VIOLATION OF SECTION 7206, SUB-DIVISION 2.

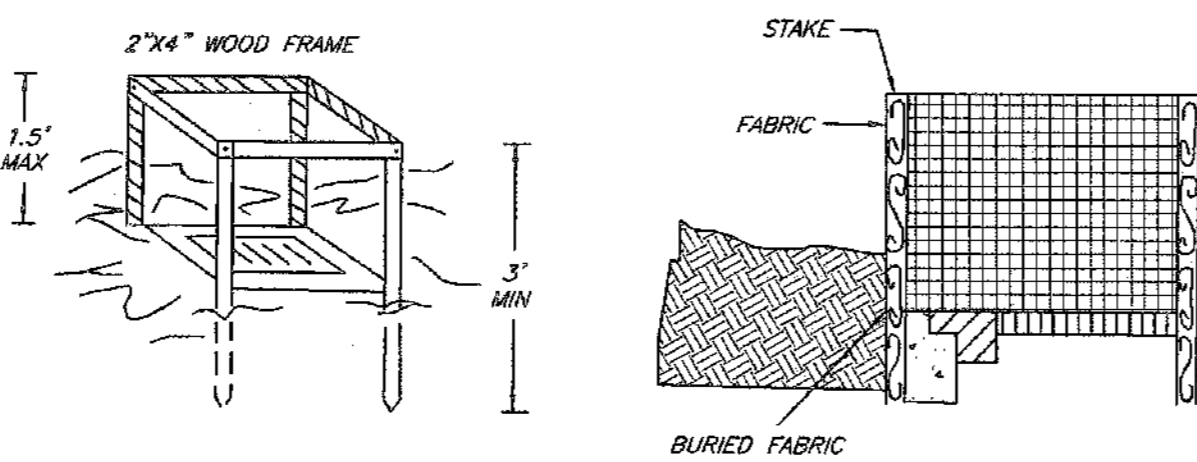
ONLY COPIES FROM THE ORIGINAL OF THIS PLAN MARKED WITH AN ORIGINAL PROFESSIONAL'S SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES.

P:\Projects\1210\200505\200505\200505.dwg 7/23/2012 3:08:33 PM EDT

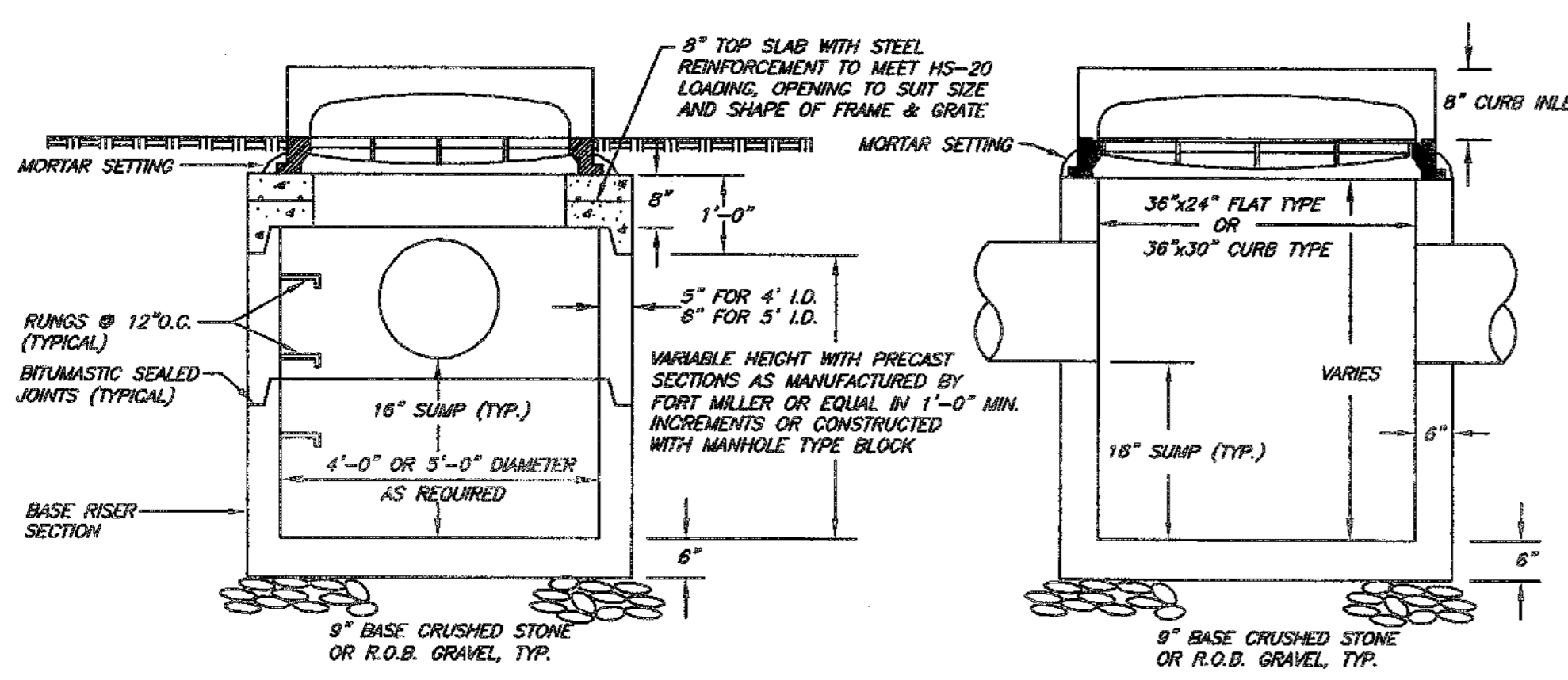
THIS SHEET IS INCOMPLETE AND INVALID UNLESS ACCOMPANIED BY ALL SHEETS IN THE SET



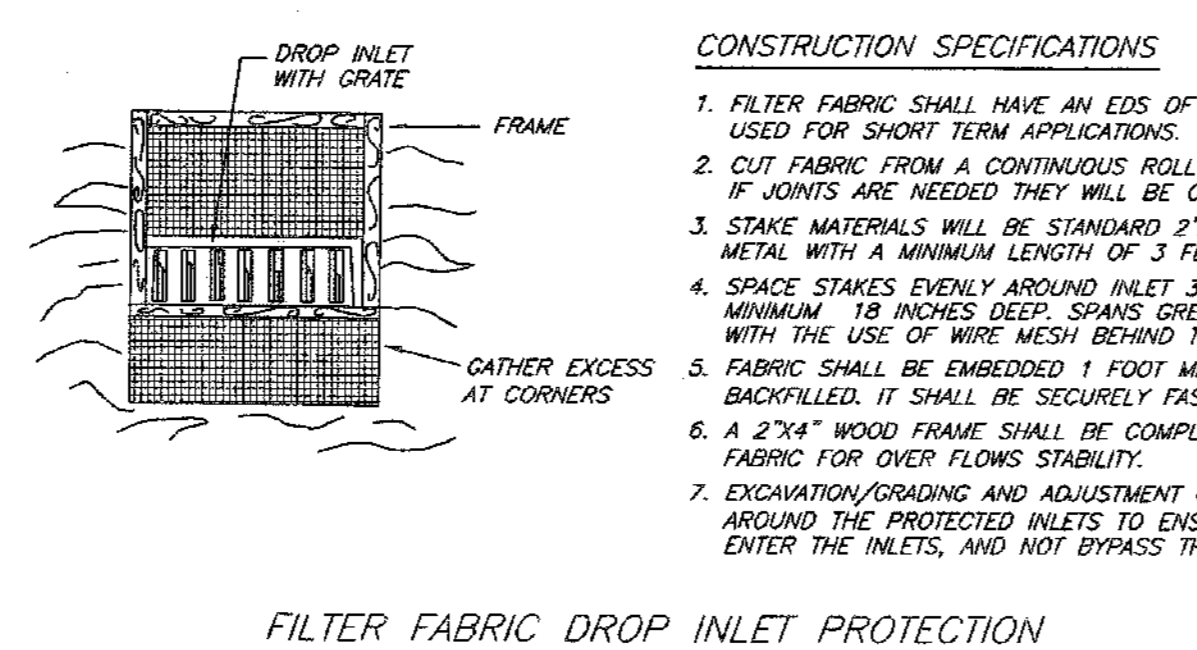
TYPICAL FRAMES & GRATES



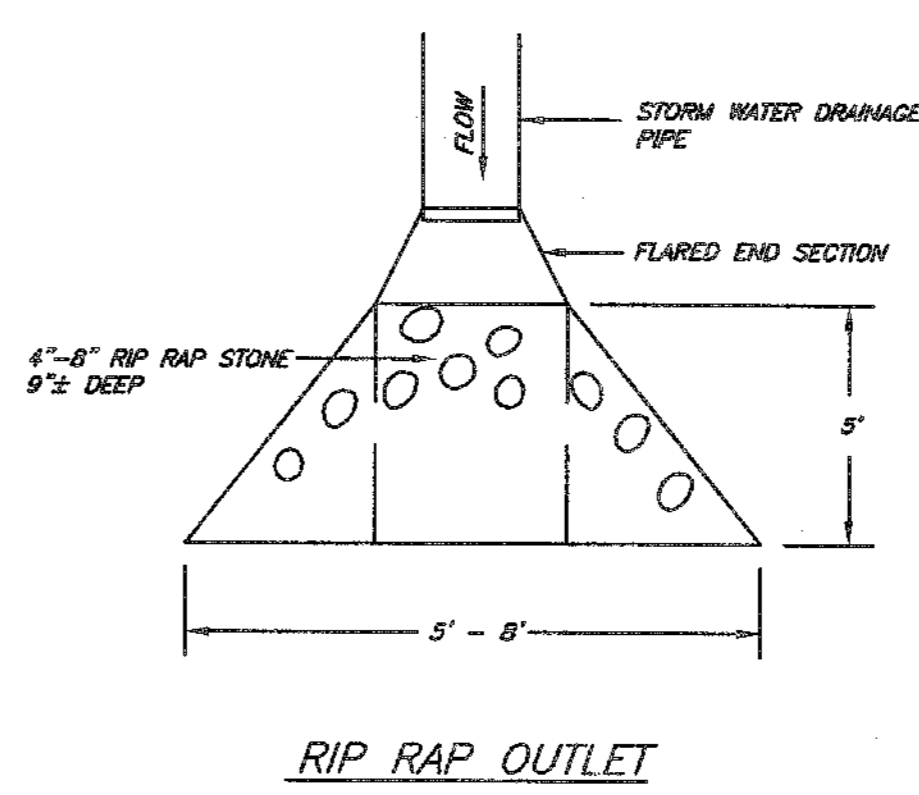
FILTER FABRIC DROP INLET PROTECTION



CATCH BASIN DETAIL

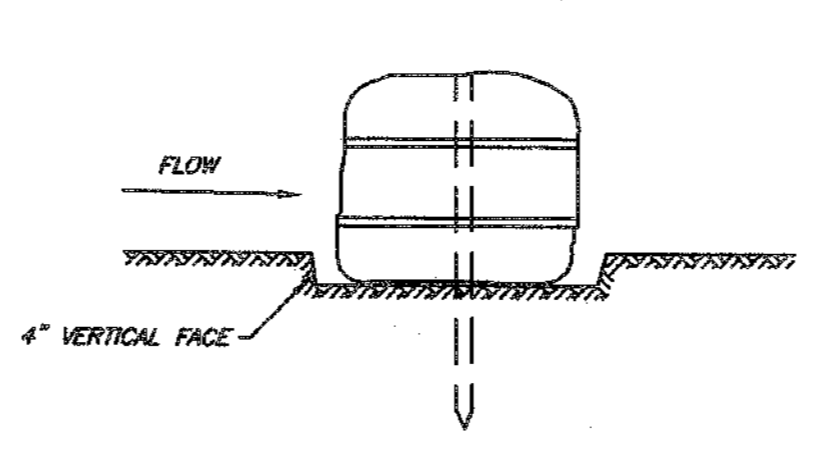


HAYBALE SILT BARRIER

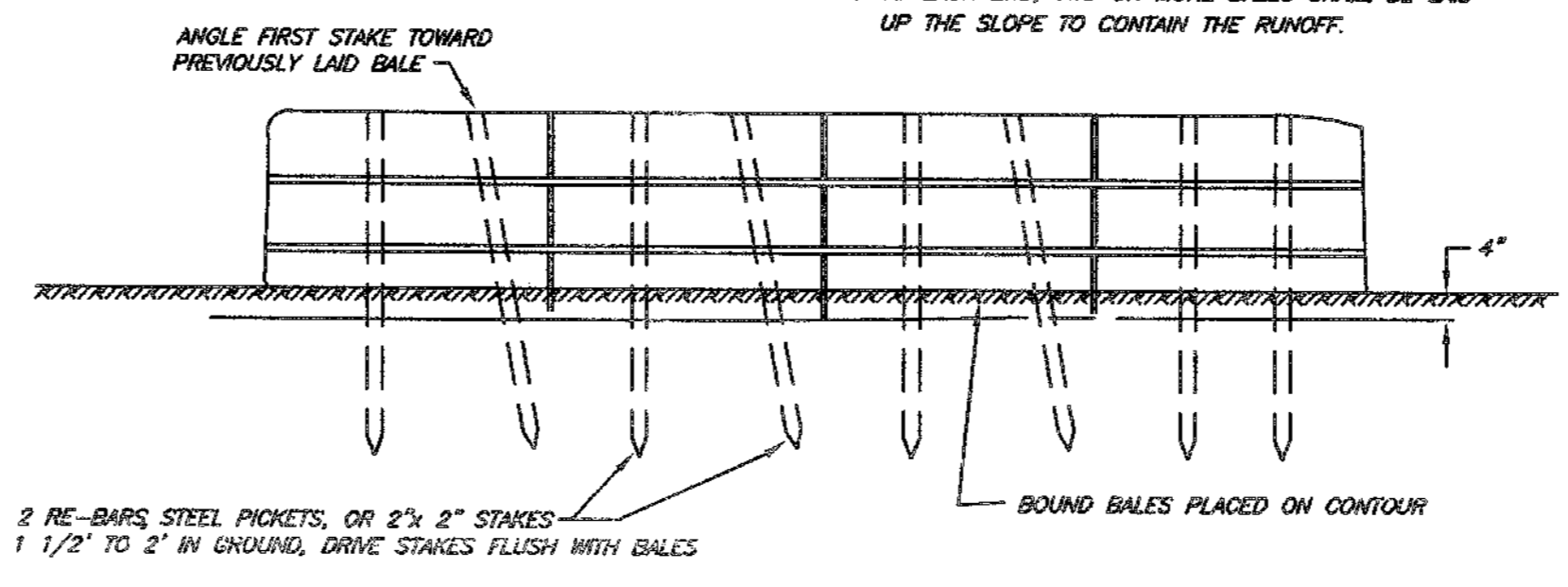


RIP RAP OUTLET

- CONSTRUCTION SPECIFICATIONS**
1. FILTER FABRIC SHALL HAVE AN LOS OF 10-25. BURLAP MAY BE USED FOR SHORT TERM APPLICATIONS.
 2. CUT FABRIC FROM A CONTINUOUS ROLL TO ELIMINATE JOINTS.
 3. IF JOINTS ARE NEEDED THEY WILL BE OVERLAPPED TO THE NEXT STAKE.
 4. STAKE MATERIALS WILL BE STANDARD 2"x4" WOOD OR EQUIVALENT METAL WITH A MINIMUM LENGTH OF 3 FEET.
 5. STAKE STAKES EVENLY AROUND INLET 3 FEET AWAY AND DRIVE A MINIMUM 18 INCHES DEEP. SPACES GREATER THAN 3 FEET MAY BE BRIDGED WITH THE USE OF WIRE MESH BEHIND THE FILTER FABRIC FOR SUPPORT.
 6. FABRIC SHALL BE EMBEDDED 1 FOOT MINIMUM BELOW GROUND AND BACKFILLED. IT SHALL BE SECURELY FASTENED TO THE STAKES AND FRAME.
 7. A 2"x4" WOOD FRAME SHALL BE COMPLETED AROUND THE CREST OF THE FABRIC FOR OVER FLOWS STABILITY.
 8. EXCAVATION/FOUNDATIONS AND ADJUSTMENT OF FRAME HEIGHT SHALL BE DONE AROUND THE PROTECTED INLETS TO ENSURE THAT FLOWS WILL POND AND ENTER THE INLETS, AND NOT BYPASS THEM.



SIDE VIEW



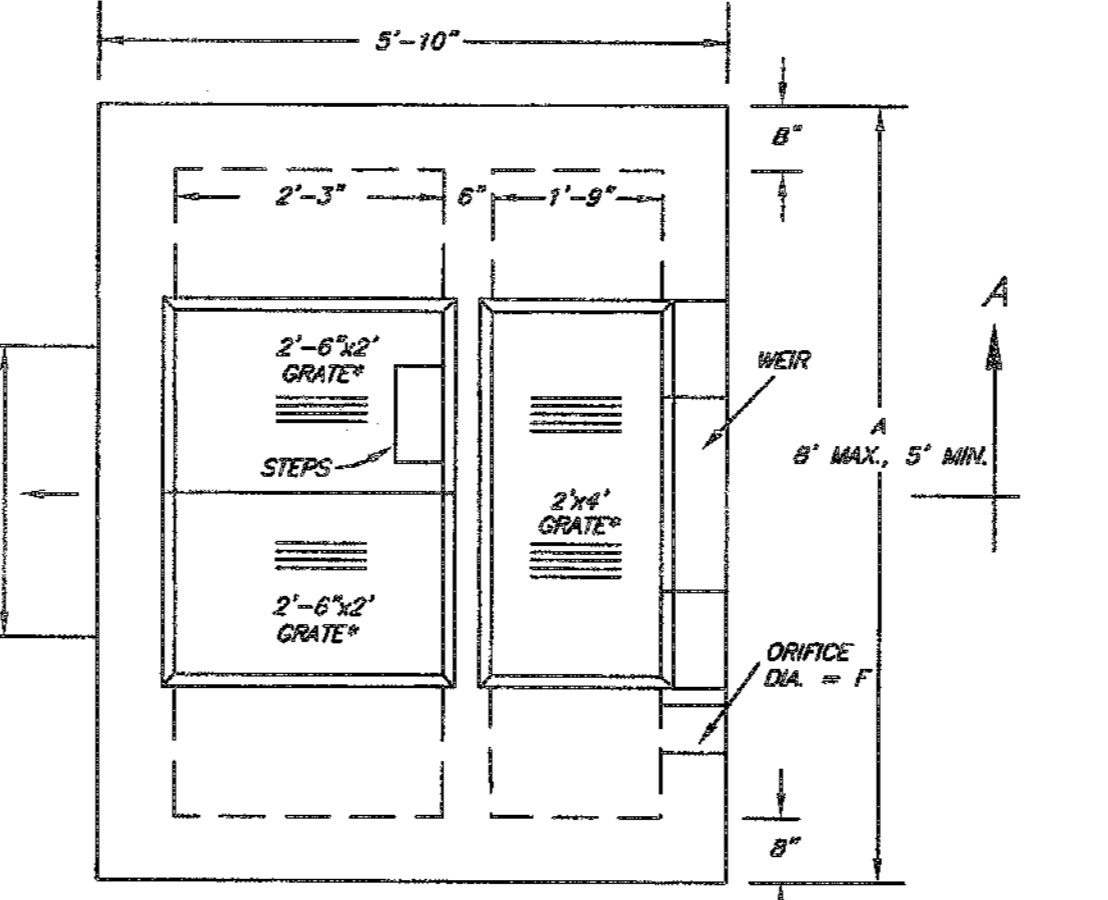
FRONT VIEW



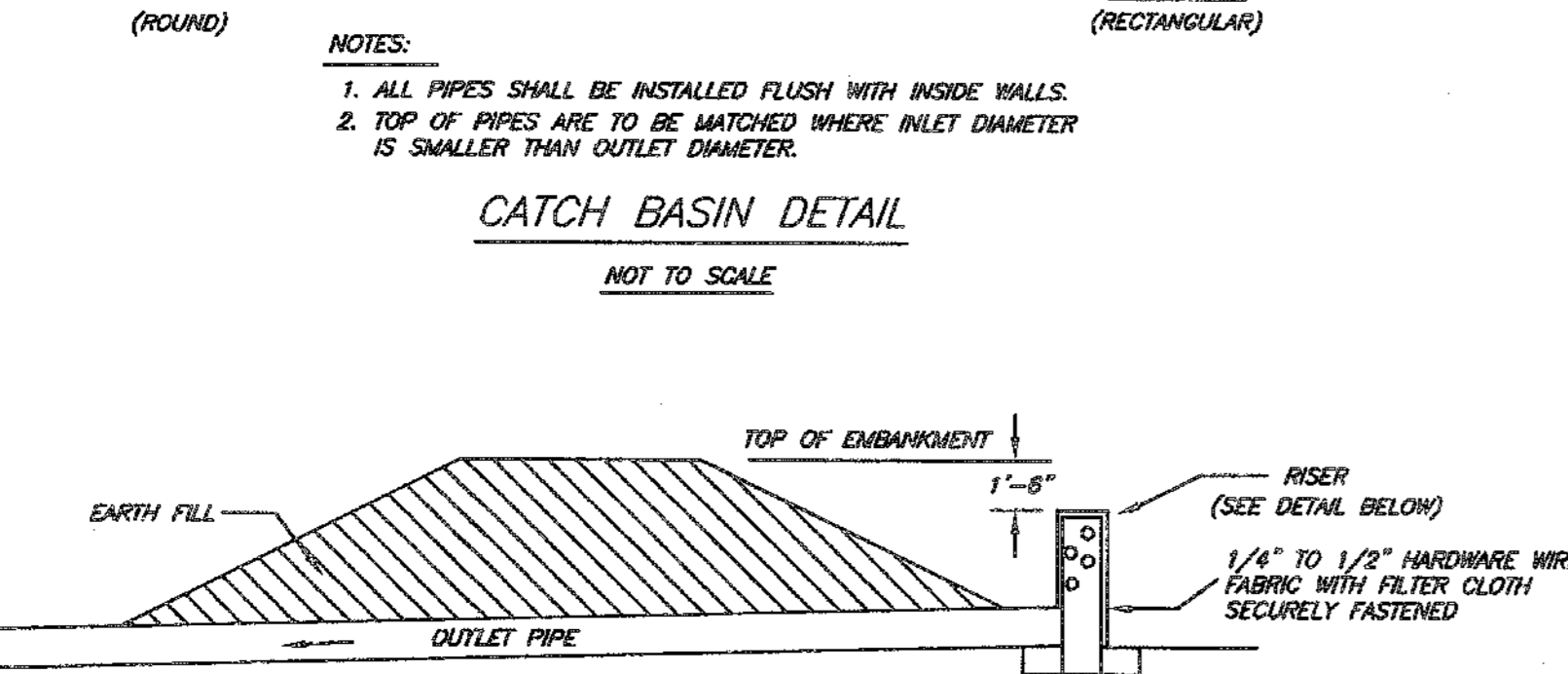
PLAN VIEW

CONTROL STRUCTURE DIMENSIONS

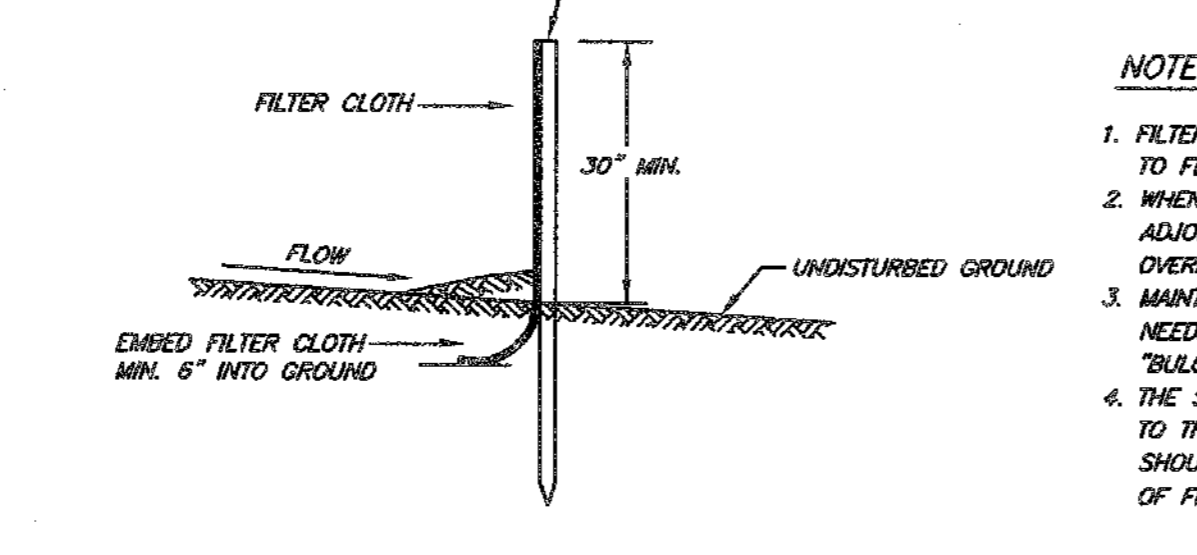
ITEM	DESCRIPTION	CS 1	CS 2	CS 3
A	STRUCTURE WIDTH	3'-0"	5'-6"	8'-6"
B	STRUCTURE HEIGHT	8'-0"	9'-2"	7'-2"
C	TOP GRATE ELEV.	429.30	359.00	386.00
D	STRUCTURE BOTTOM ELEV.	421.30	359.00	378.00
E	ORIFICE INVERT ELEV.	426.40	353.50	381.50
F	ORIFICE DIA. IN.	6"	8"	6"
G	WEIR CREST WIDTH	12"	12"	12"
H	WEIR TOP WIDTH	1'-0"	1'-0"	1'-0"
J	WEIR CHUTE INVERT ELEV.	428.50	398.50	383.00
K	ORIFICE PIPE DIA. IN.	24"	24"	24"
L	OUTLET PIPE INVERT ELEV.	425.00	353.50	381.50



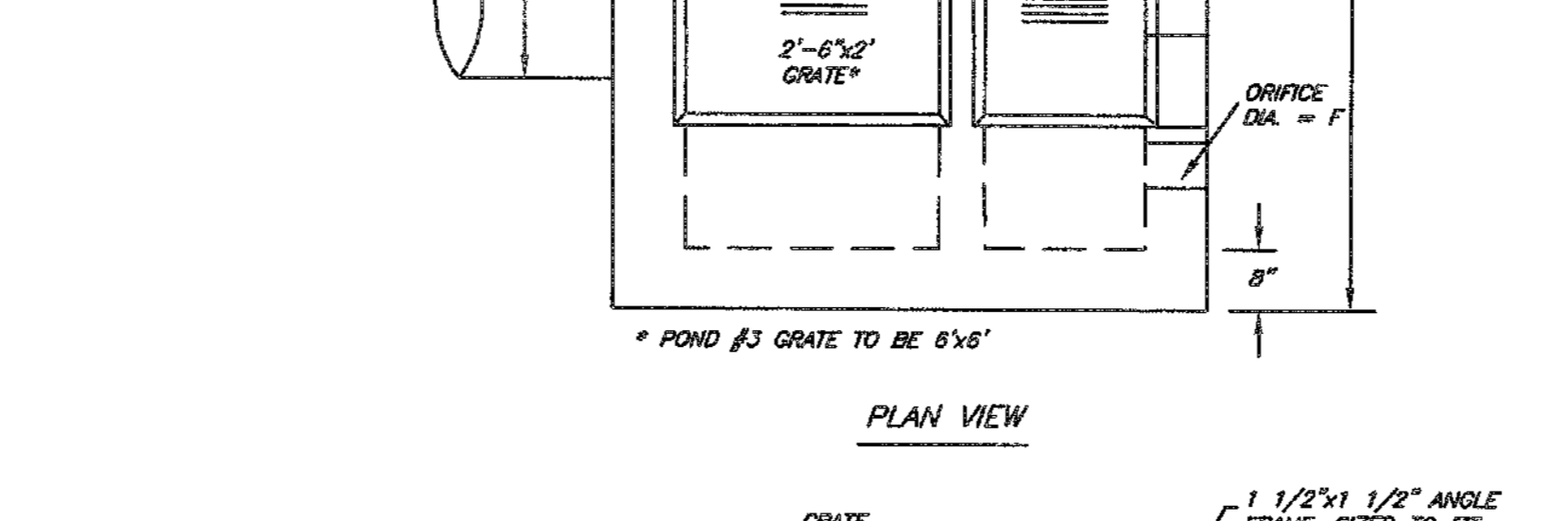
PLAN VIEW



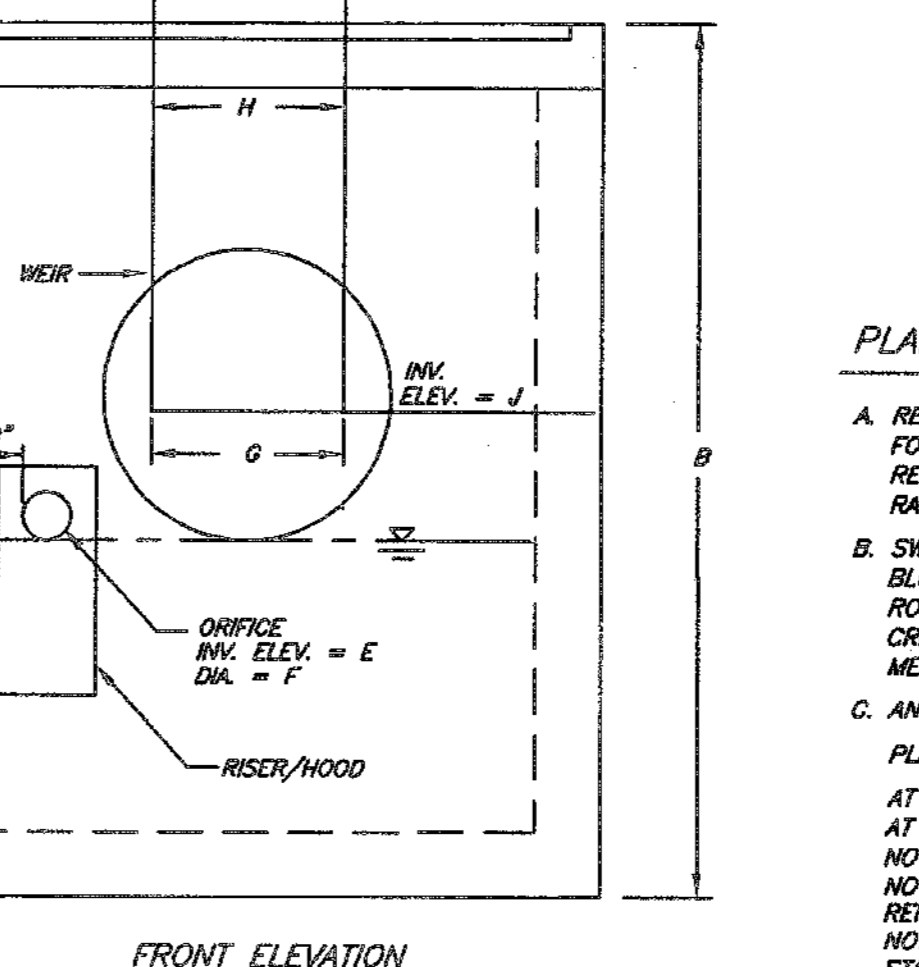
SEDIMENTATION TRAP WITH RISER



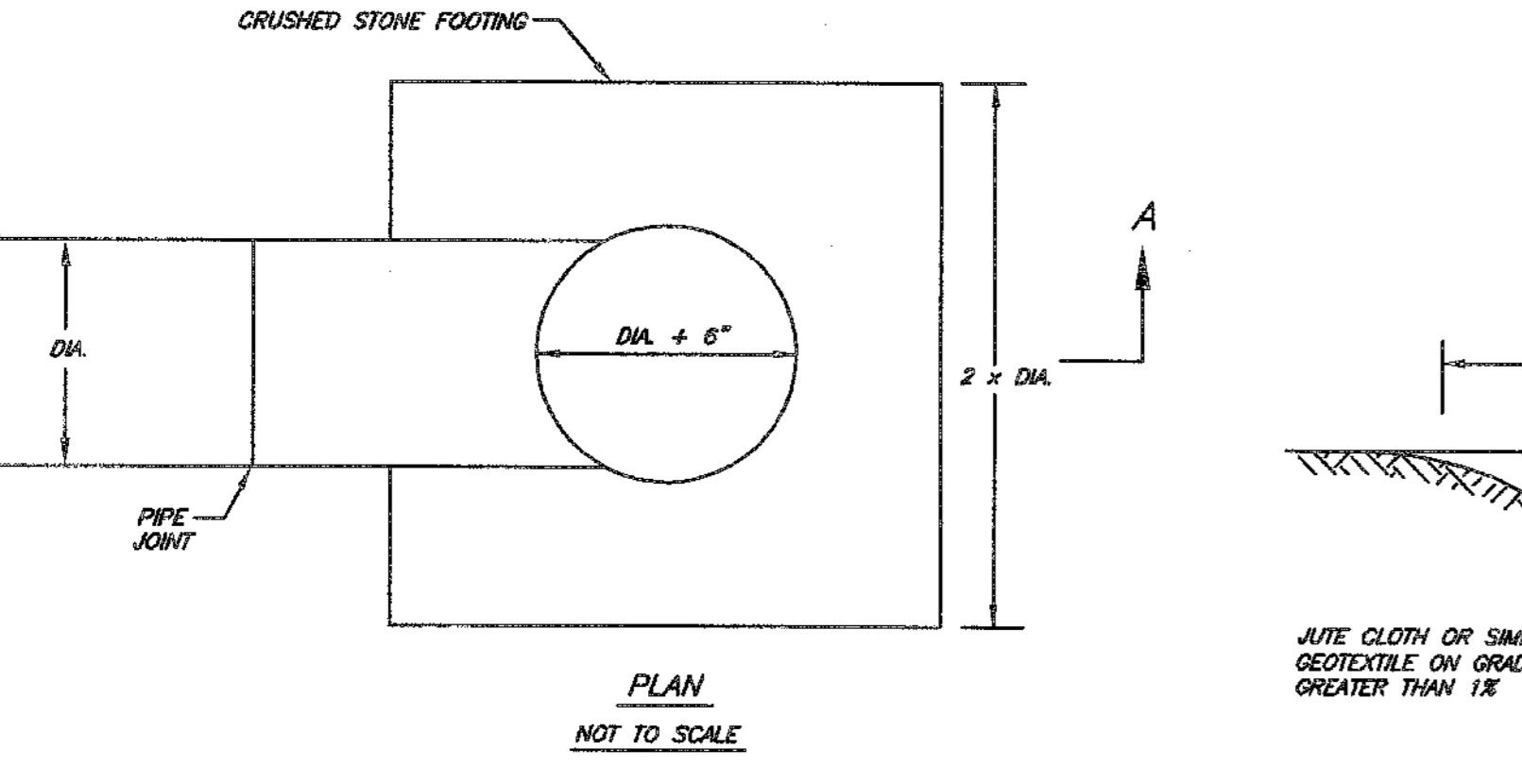
FILTER CLOTH SILT BARRIER



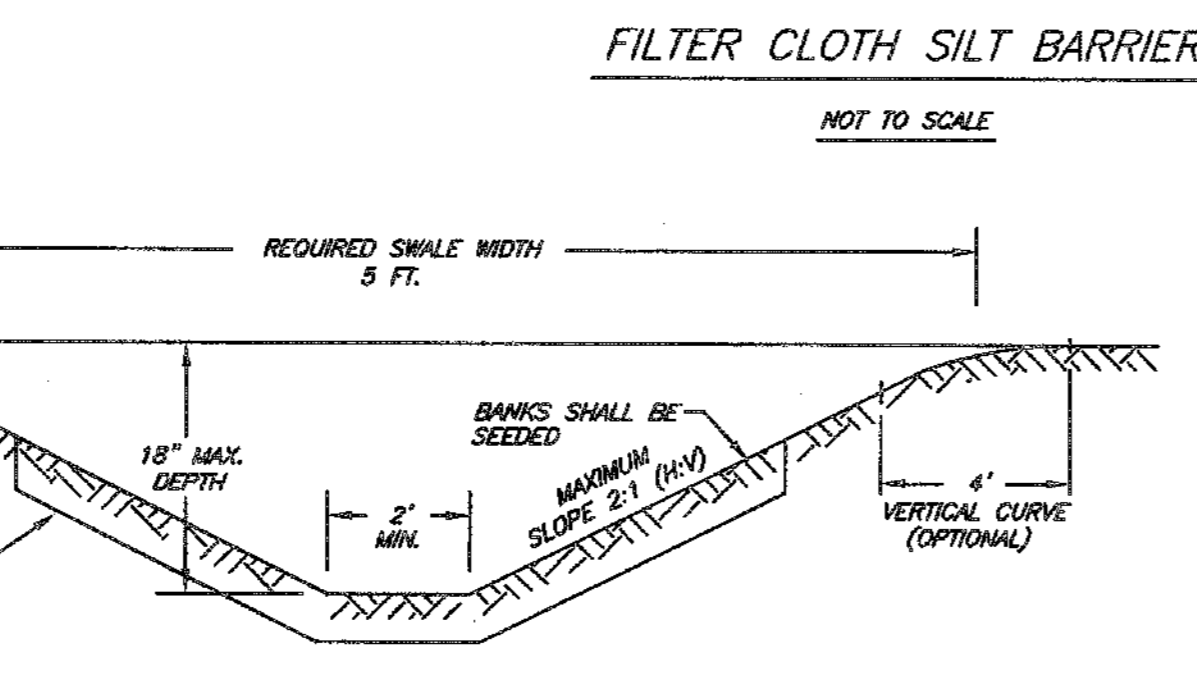
OUTLET CONTROL STRUCTURE FOR STORM WATER MANAGEMENT PONDS



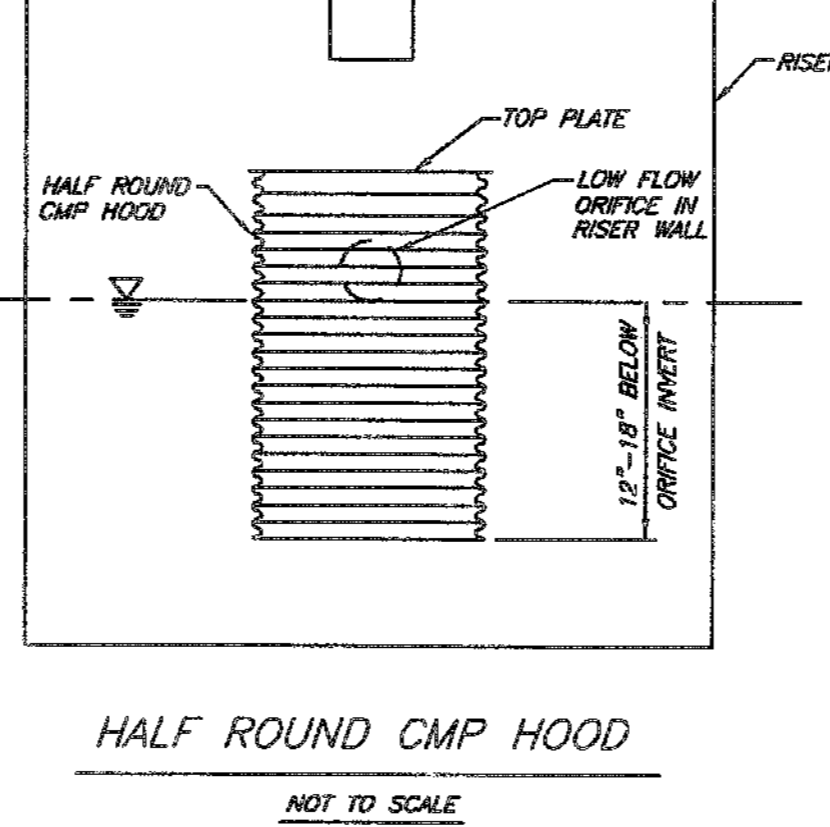
FRONT ELEVATION



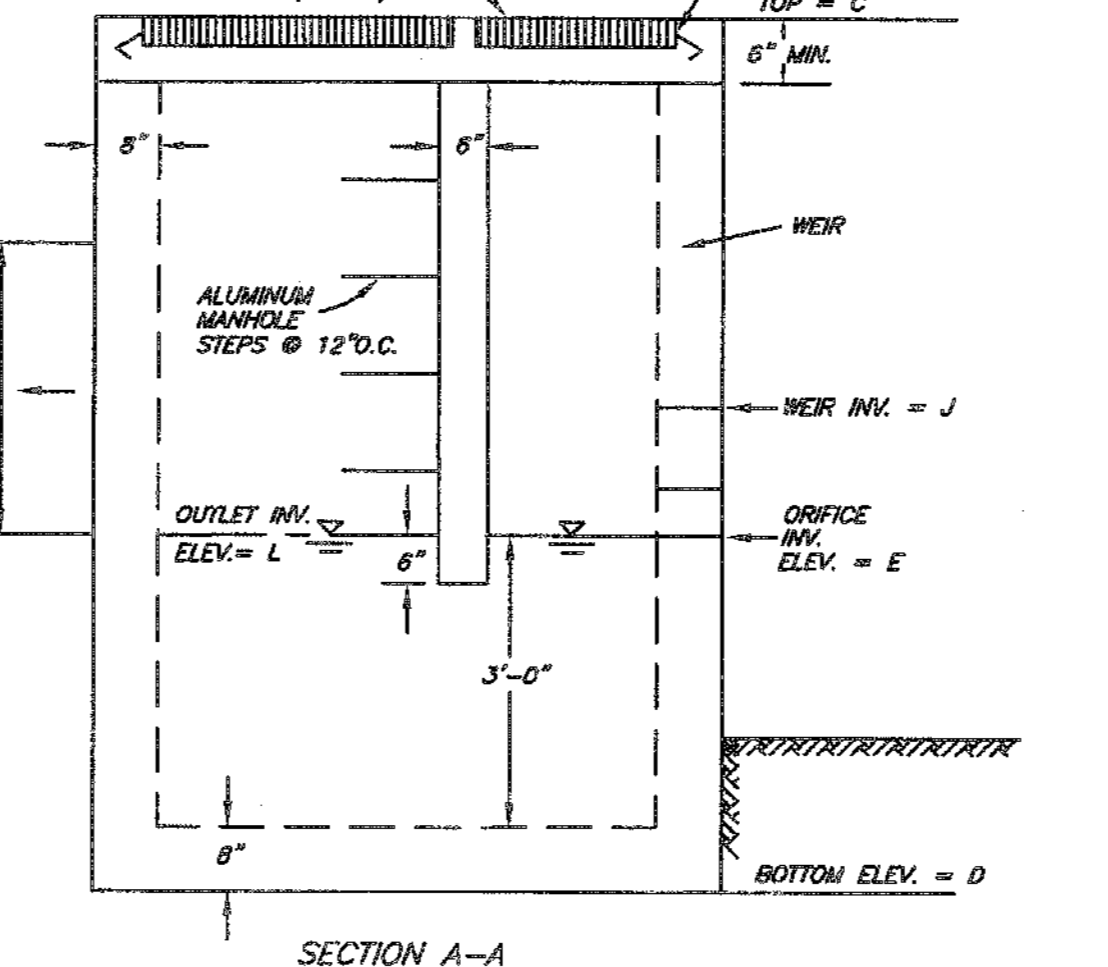
TEMPORARY RISER



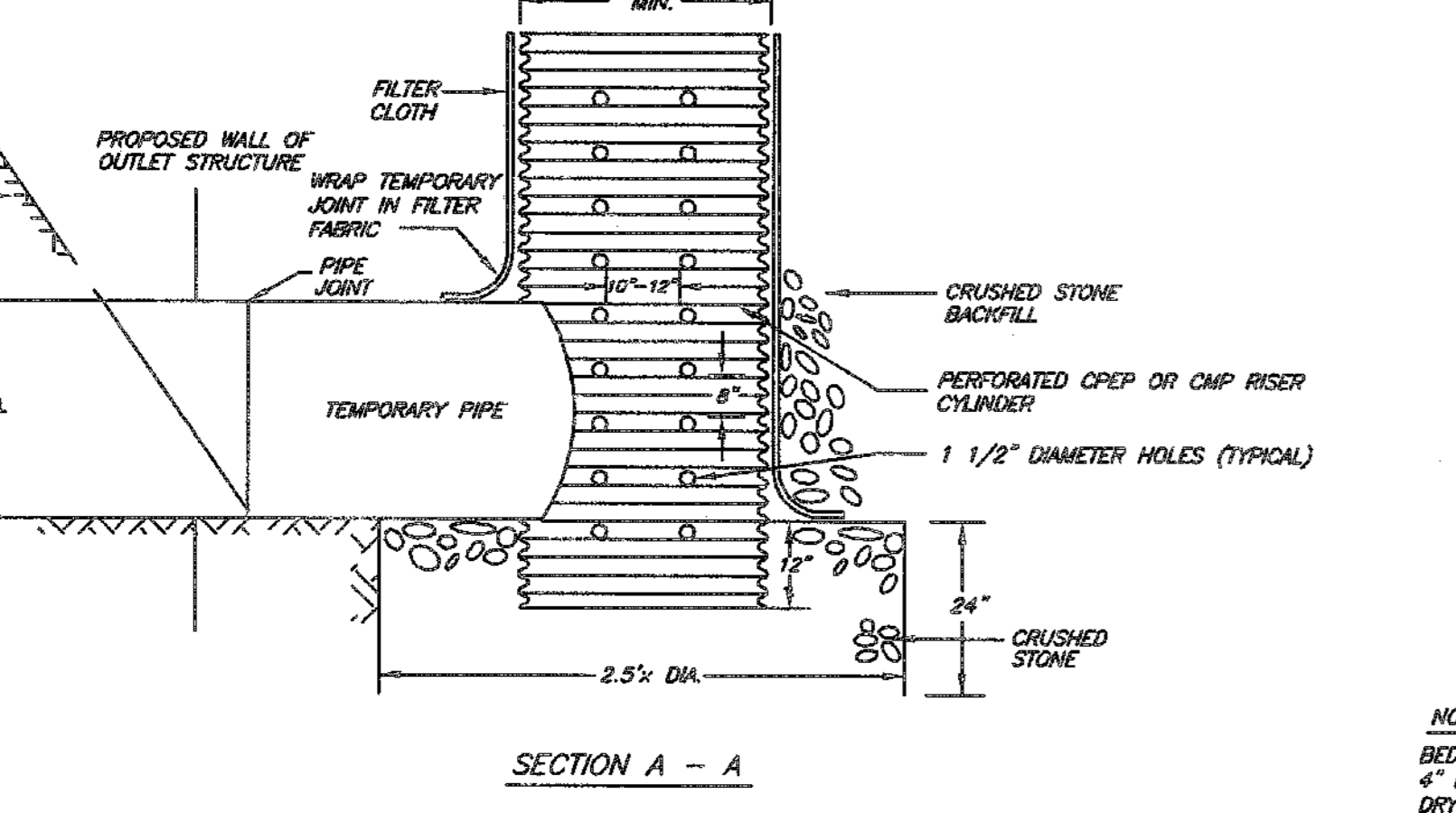
DIVERSION SWALE DETAIL



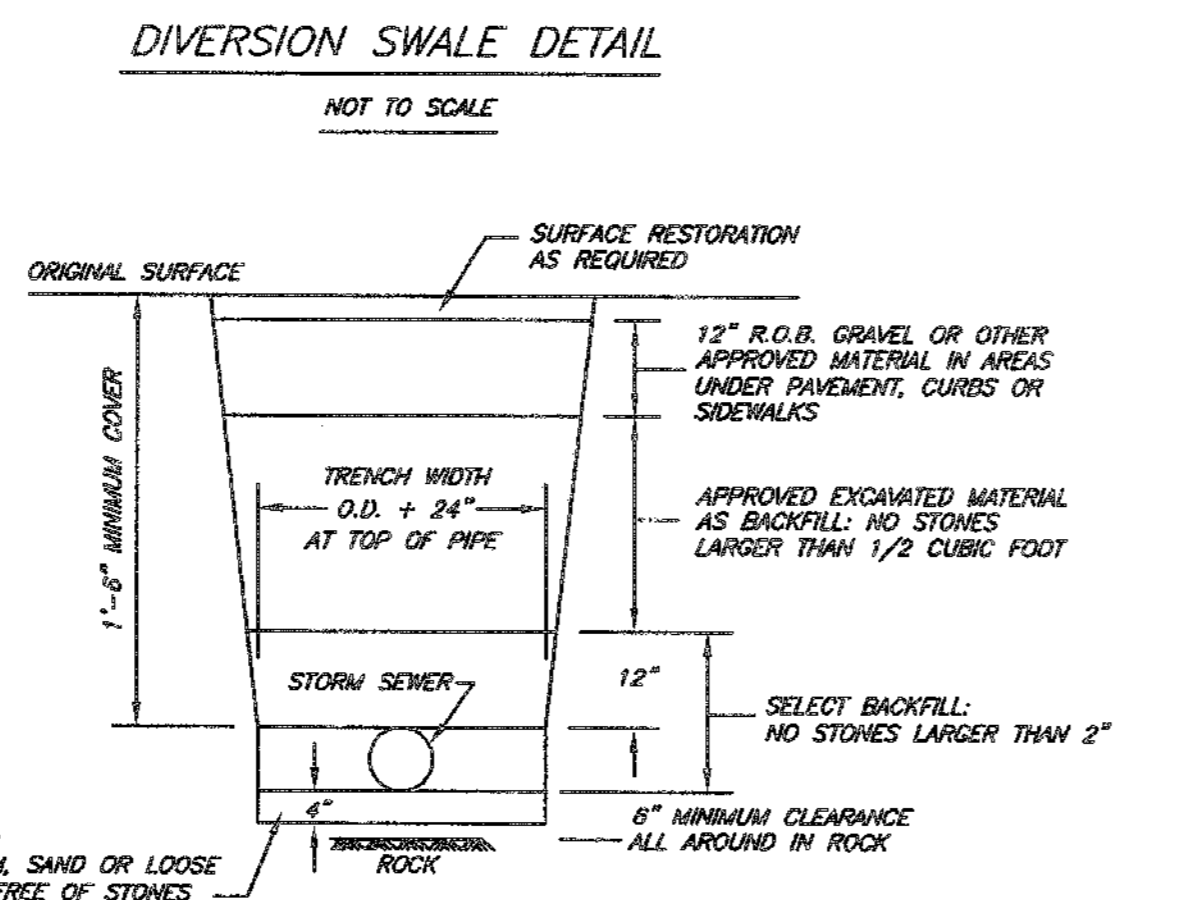
HALF ROUND CMP HOOD



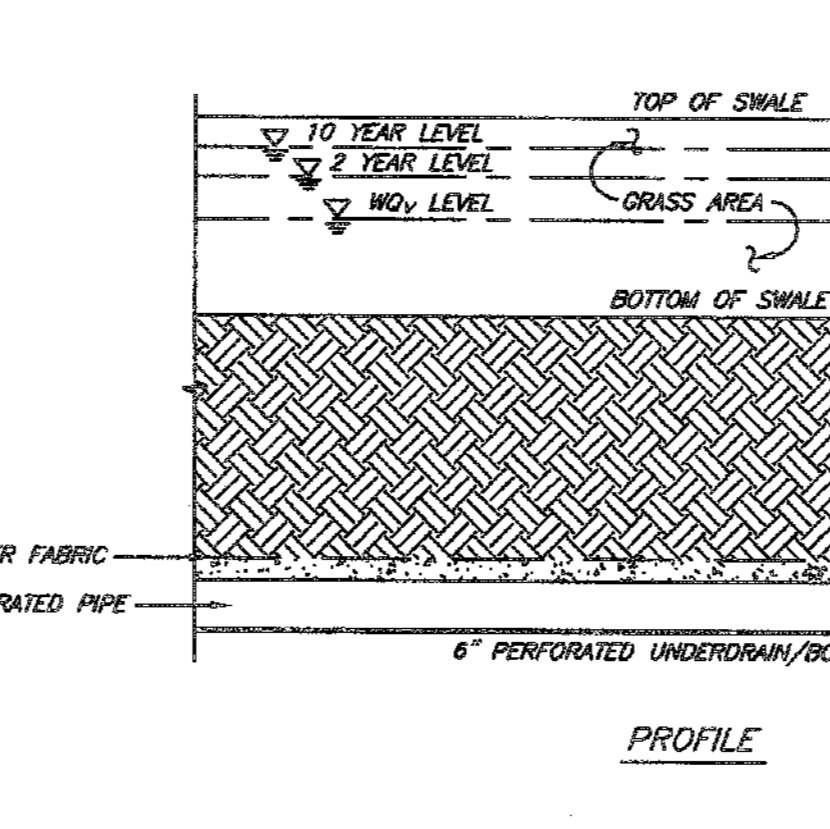
SECTION A-A



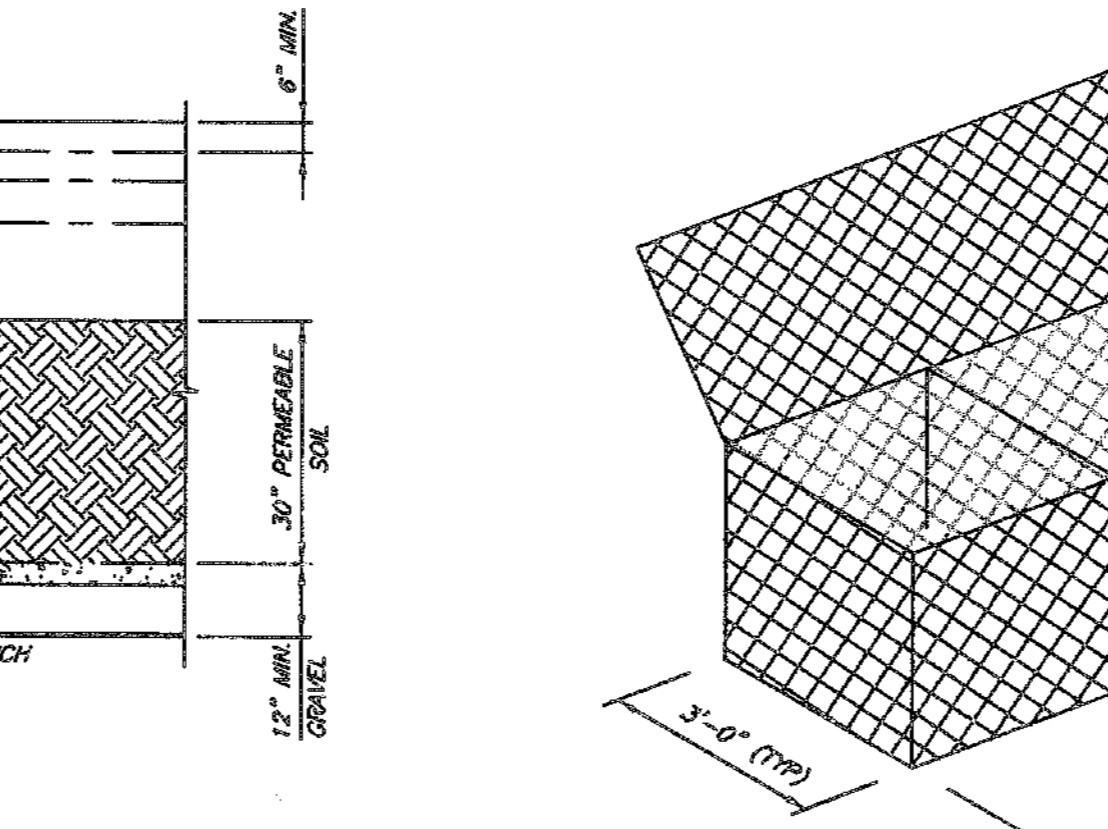
STABILIZED CONSTRUCTION ENTRANCE



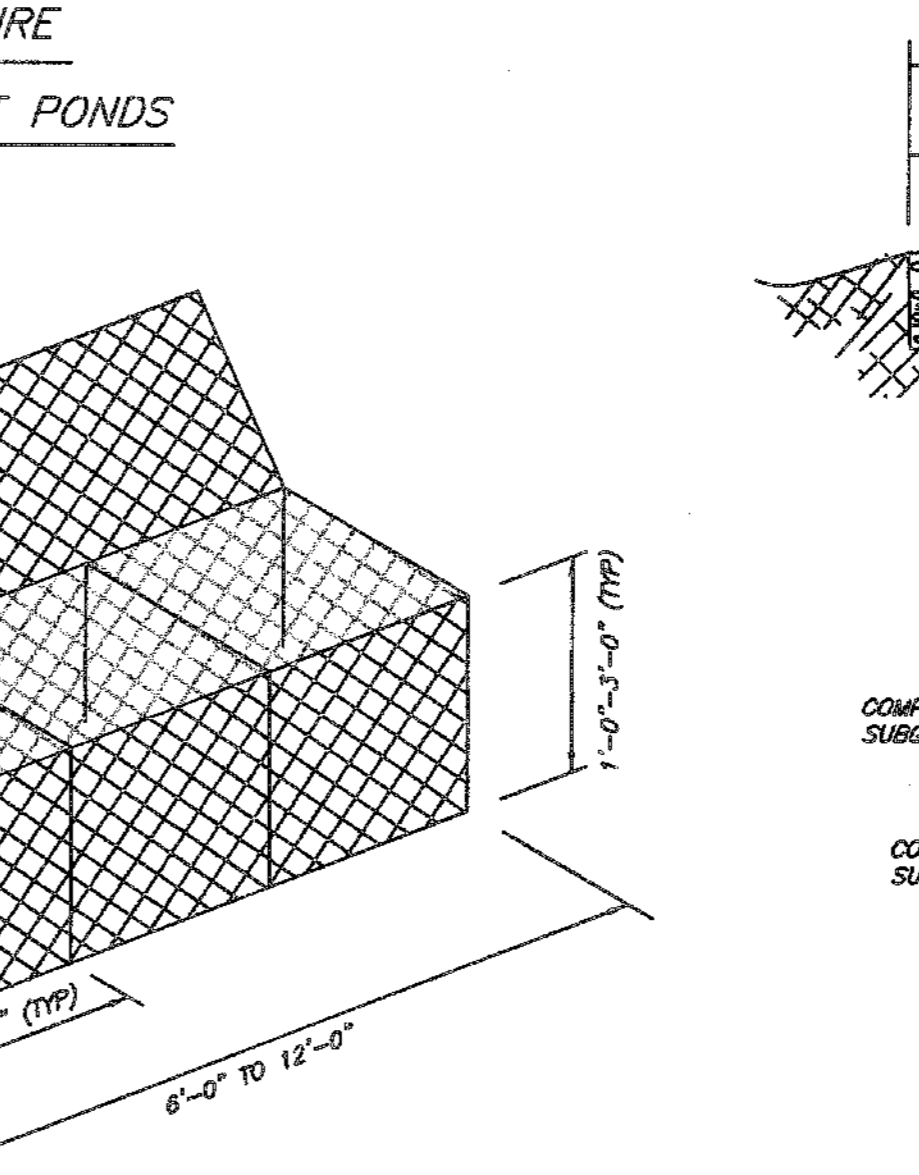
TRENCH DETAIL



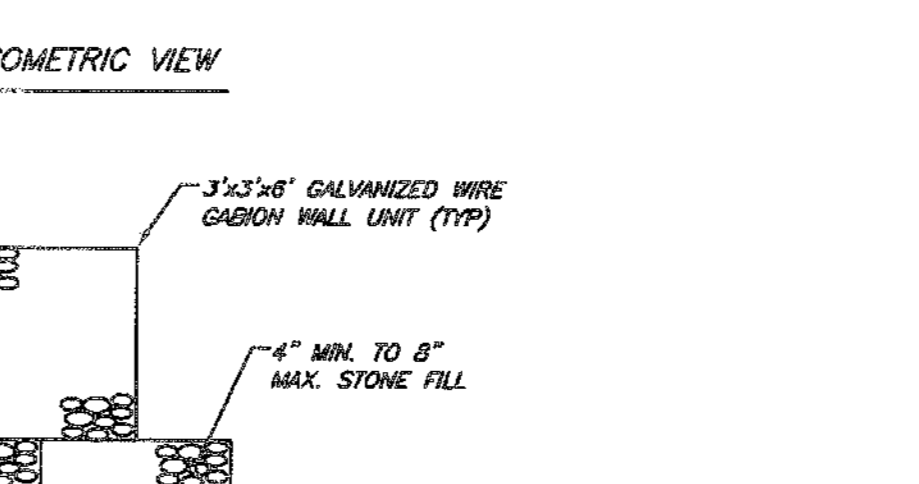
DRY SWALE SECTION FOR LAWN AREAS



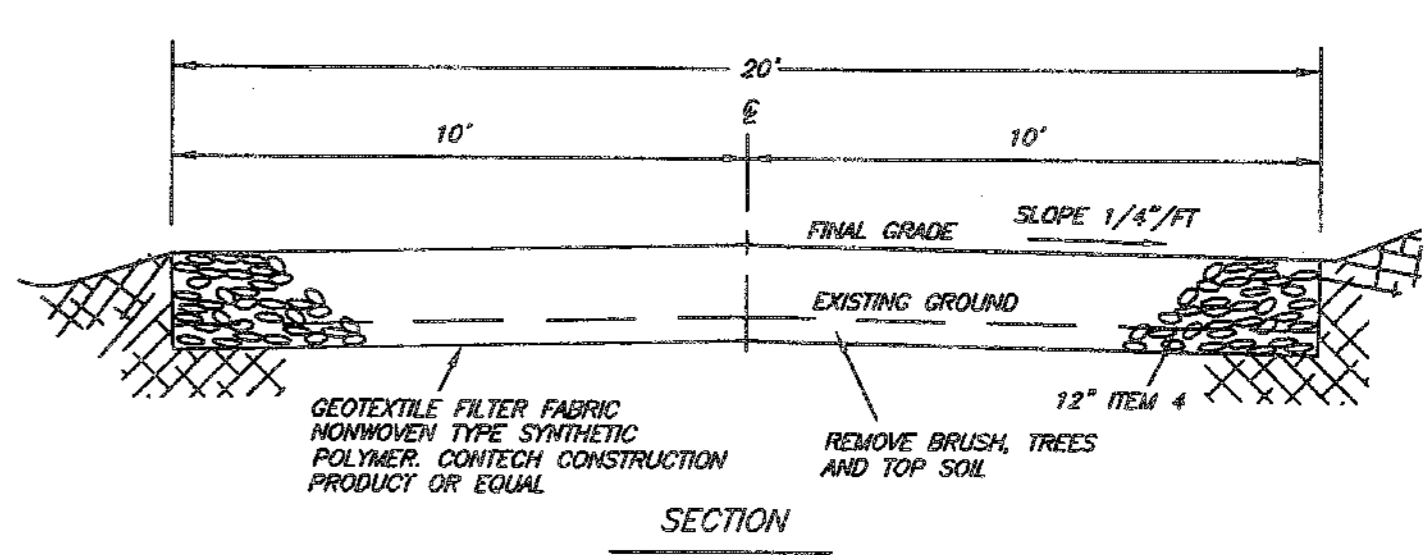
PROFILE



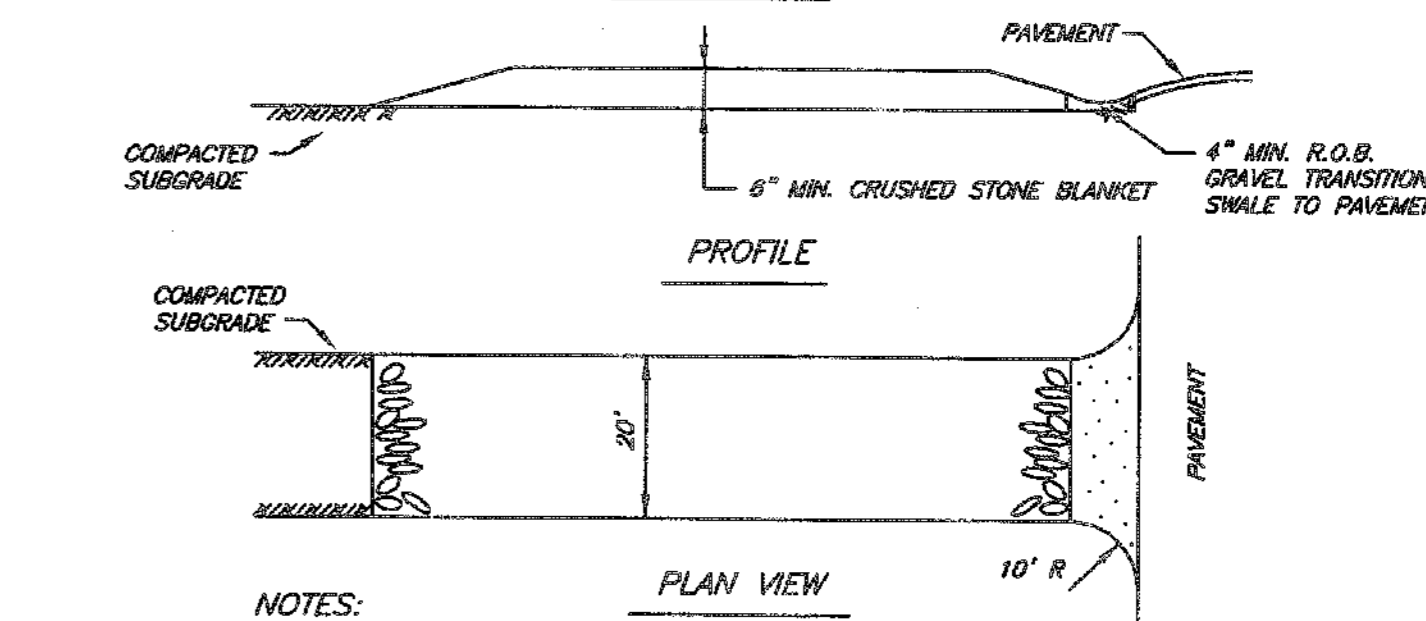
ISOMETRIC VIEW



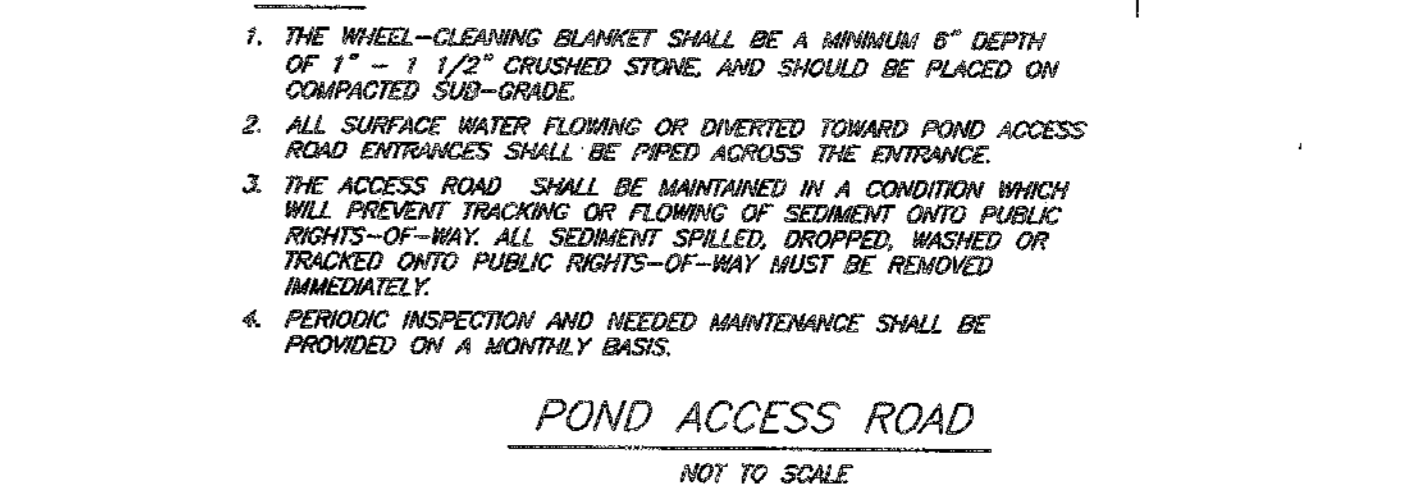
GABION WALL DETAIL



SECTION



PROFILE



PLAN VIEW



POND ACCESS ROAD

- NOTES:**
1. THE WHEEL-CLEANING BLANKET SHALL BE A MINIMUM 6" DEPTH OF 1" - 1 1/2" CRUSHED STONE, AND SHOULD BE PLACED ON COMPACTED 550-GRAD.
 2. ALL SURFACE WATER FLOWING OR DIVERTED TOWARD POND ACCESS ROAD ENTRANCES SHALL BE FILTERED ACROSS THE ENTRANCE.
 3. THE ACCESS ROAD SHALL BE MAINTAINED IN A CONDITION WHICH WILL ALLOW TRUCKS OR FLOWING OF SEDIMENT INTO PUBLIC RIGHTS-OF-WAY. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
 4. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED ON A MONTHLY BASIS.

IMPLEMENTATION SCHEDULE

1. BUILD THE INITIAL STABILIZED CONSTRUCTION ENTRANCES FOR BLACK OAK COURT AT POSTSTORM ROAD AND WELLS ROAD, AS WELL AS ORANGE LAKE AND OTHER ROAD ENTRIES.
2. CONTRACT HAY BALES AND SILT FENCES AS NEEDED TO PROTECT OFF-SITE AREAS AND PREVENT DISTURBED SITE SOILS FROM ON-SITE STORM WATER RUNOFF. ALSO, CONTRACT TEMPORARY DIVERSION SWALES.
3. CONSTRUCT STORM WATER MANAGEMENT BASINS WITH TEMPORARY OUTLET RISERS AND THE (RIP-RAPPED) OUTLETS.
4. CONSTRUCT SECTIONS OF MAIN STREETS.
5. CONSTRUCT THE OVERSEEN STABILIZED CONSTRUCTION ENTRANCE FOR EACH LOT, AS ENCOUNTERED.
6. STABILIZE INITIAL SOIL DISTURBANCE AREAS WITHIN 7 TO 14 DAYS OF SOIL EXPOSURE.
7. CONSTRUCT CATCH BASINS, UTILITY PIPING AND OTHER APPURTENANCES.
8. CONTRACT THE HOUSES, DRIVEWAYS, ET AL.
9. FINISH GRASS LAIN AND OTHER AREAS. FINAL SEEDING AND STABILIZATION.
10. REMOVE ANY CONSTRUCTION AND DEMOLITION DEBRIS FROM THE SITE.
11. DRY SWALES FOR EACH LOT OR FOR THE BELLS ROAD OUTCROPS SHALL BE CONSTRUCTED AFTER MOST OF THE CONTIGUOUS AREA IS VEGETATIVELY STABILIZED.

SEEDING PERMANENT VEGETATIVE COVER

1. APPLICATIONS ON GRADED OR CLEARED AREAS WHICH ARE SUBJECT TO EROSION WHERE SEEDING WILL HAVE A SUITABLE GROWING SEASON TO PRODUCE AN EROSION RESISTANT COVER.
2. METHODS AND MATERIALS
3. SITE PREPARATION
4. SEEDING
5. MAINTENANCE

STABILIZATION OF TOPSOIL STOCKPILE

ALL TOPSOIL STOCKPILES WILL BE COVERED WITH A POLYPROPYLENE FILM MEDICATED DOWN WITH OLD TIES OR APPROVED EQUAL.

A HAYBALE SILT BARRIER SHALL BE CONSTRUCTED AROUND THE TOPSOIL STOCKPILE. ALL HAYBALES SHALL BUT TOGETHER.

PLANTING SPECIFICATION FOR STORM WATER DRY SWALE PRACTICES

1. REED CANARY GRASS (*PHALARIS ARDENSIENSIS*)
2. FOWL MANNAGRASS (*GLYCYERIS STRATA*)
3. REDTOP (*AGROSTIS ALBA*)
4. RIVER BLUEGRASS (*POA TRIVIALIS*)
5. CRACK DOCK (*TRIPLOPSIS DANDYI*)
6. COMMON BENTGRASS (*AGROSTIS STOLONIFERA*)
7. MEADOW FORTAL (*ALCOPURUS ARDENSIENSIS*)
8. ANNUAL RYEGRASS (*LOLIA MULTIFLORA*)

PLANTING/SEEDING:

AT LEAST TWO SPECIES FROM LIST A @ AT 2 LBS/ACRE EACH AT LEAST THREE SPECIES FROM LIST B @ AT 2 LBS/ACRE EACH NO MORE THAN 20% OF SEEDING TO BE RYEGRASS (LIST C).

NO MORE THAN 3 LBS/ACRE EACH ON THE SURFACE AND SIDES OF EACH TRENCH.

REFILLANT AS NECESSARY. IF NOT SUFFICIENT GERMINATION WITHIN 30 DAYS NOT TO BE PLANTED BETWEEN NOVEMBER 1 AND APRIL 1. SURFACE TO BE STABILIZED WITH WIRE MESH OR EQUAL MATING BETWEEN NOVEMBER 1 AND APRIL 1.

THIS SHEET IS NOT FOR ORANGE COUNTY DEPARTMENT OF HEALTH REVIEW AND APPROVAL

TOWN OF NEWBURGH
ORANGE COUNTY, NEW YORK

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Engineering and Land Surveying, P.C.

DATE: 12/28/06
REVISION: 08/23/07
BY: SHEET NO. 12 OF 14
SCALE: AS SHOWN
DATE: 10/05/06
JOB NO.: 5012010
DRAWN BY: PK

STORMWATER POLLUTION PREVENTION PLAN DETAILS FOR ELM FARM

UNAUTHORIZED ALTERATION OR ADDITION TO THIS PLAN REQUIRES A LICENSED PROFESSIONAL'S SEAL IS A VIOLATION OF SECTION 7203, SUB-SECTION 2.

ONLY COPIES FROM THE ORIGINAL OF THIS PLAN MARKED WITH AN ORIGINAL PROFESSIONAL'S SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES.

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THIS SHEET IS INCOMPLETE AND INVALID UNLESS ACCOMPANIED BY ALL SHEETS IN THE SET

RAJASIEKHAR R. RAVILLA, P.E.
N.Y.S. P.E. LIC. NO. 088340

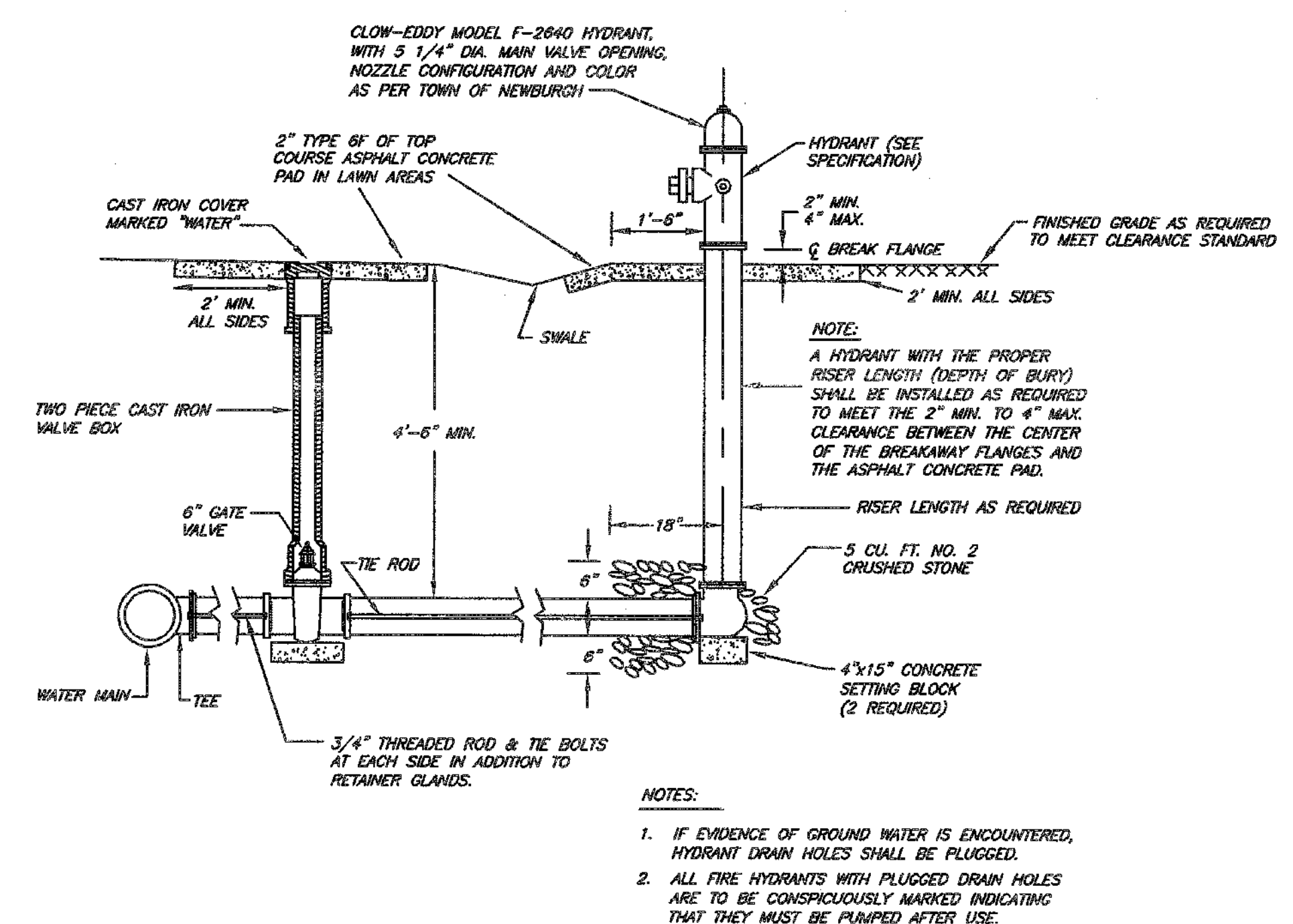
JASON A. PTINGARG
N.Y.S. P.E. LIC. NO. 080105

LEWIS F. POWELL, P.L.S.
N.Y.S. P.L.S. LIC. NO. 6118

9/12/08
03/07/08
07/24/12

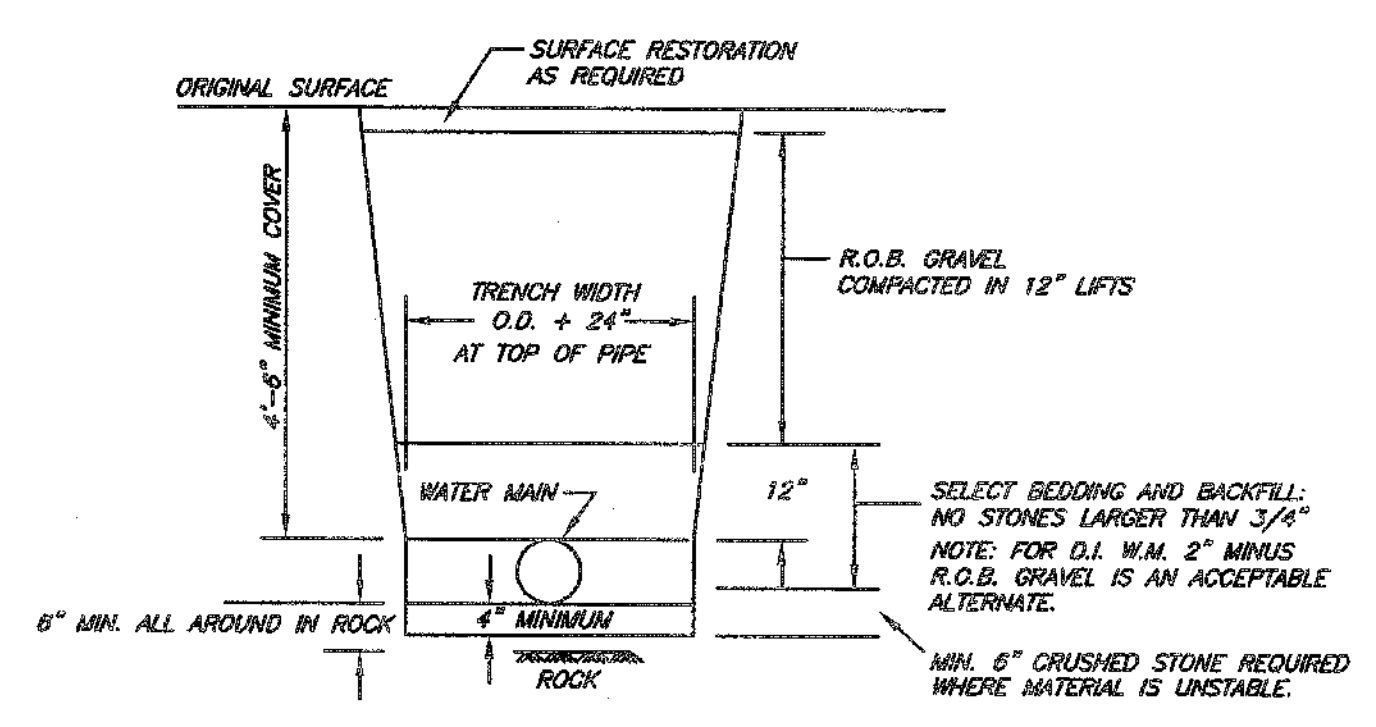
INCLUDED IN SET
COUNTY ENTRANCE COMMENTS
ADD SHEET NOTE
LOCAL COMMENTS
FOR PRELIMINARY APPROVAL

DATE: 10/05/06
DRAWING NAME: 200505.dwg
JOB NO.: 5012010
DRAWN BY: PK



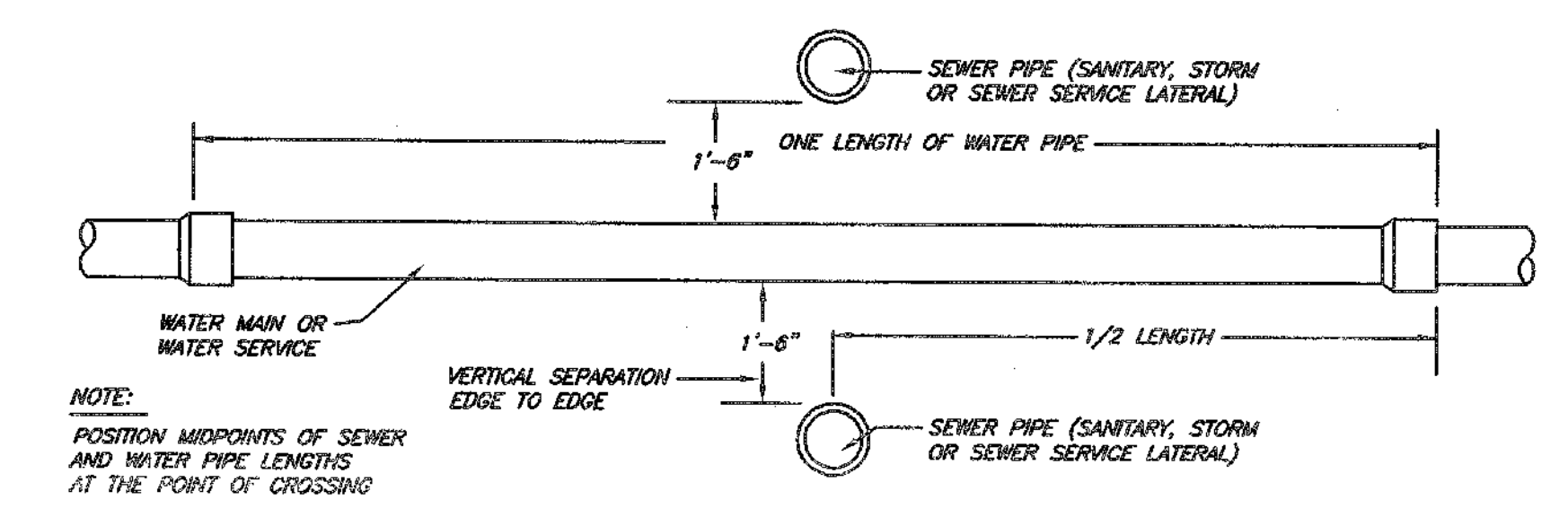
VALVE & HYDRANT DETAIL
NOT TO SCALE

NOT FOR REVIEW OR APPROVAL BY THE ORANGE COUNTY DEPARTMENT OF HEALTH

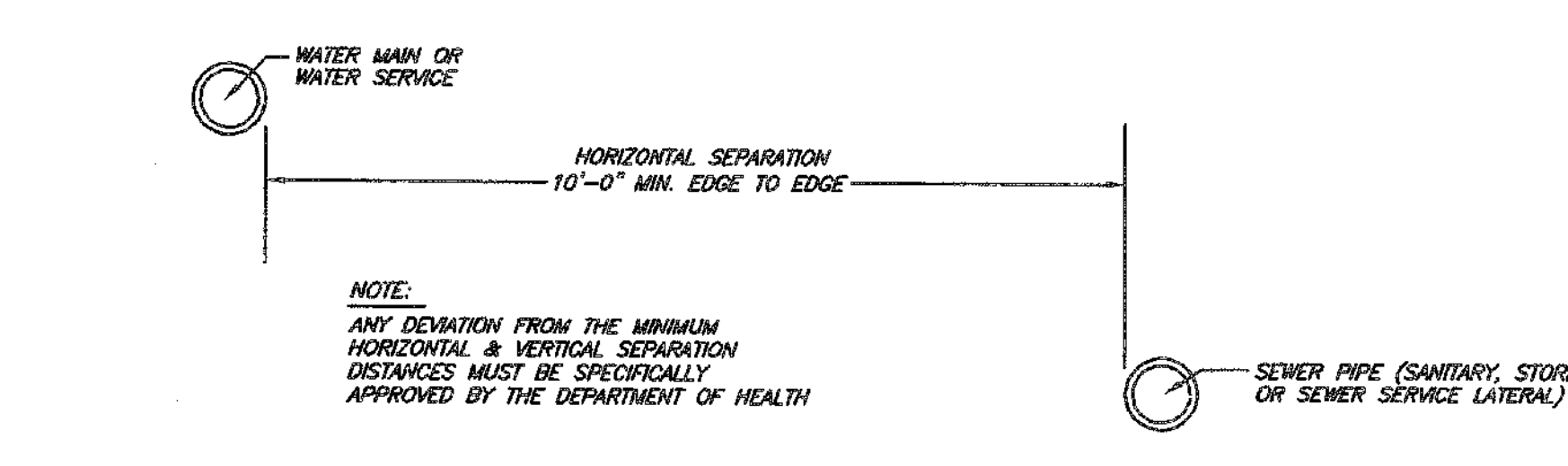


WATER MAIN TRENCH DETAIL (OUTSIDE PAVEMENT)
NOT TO SCALE

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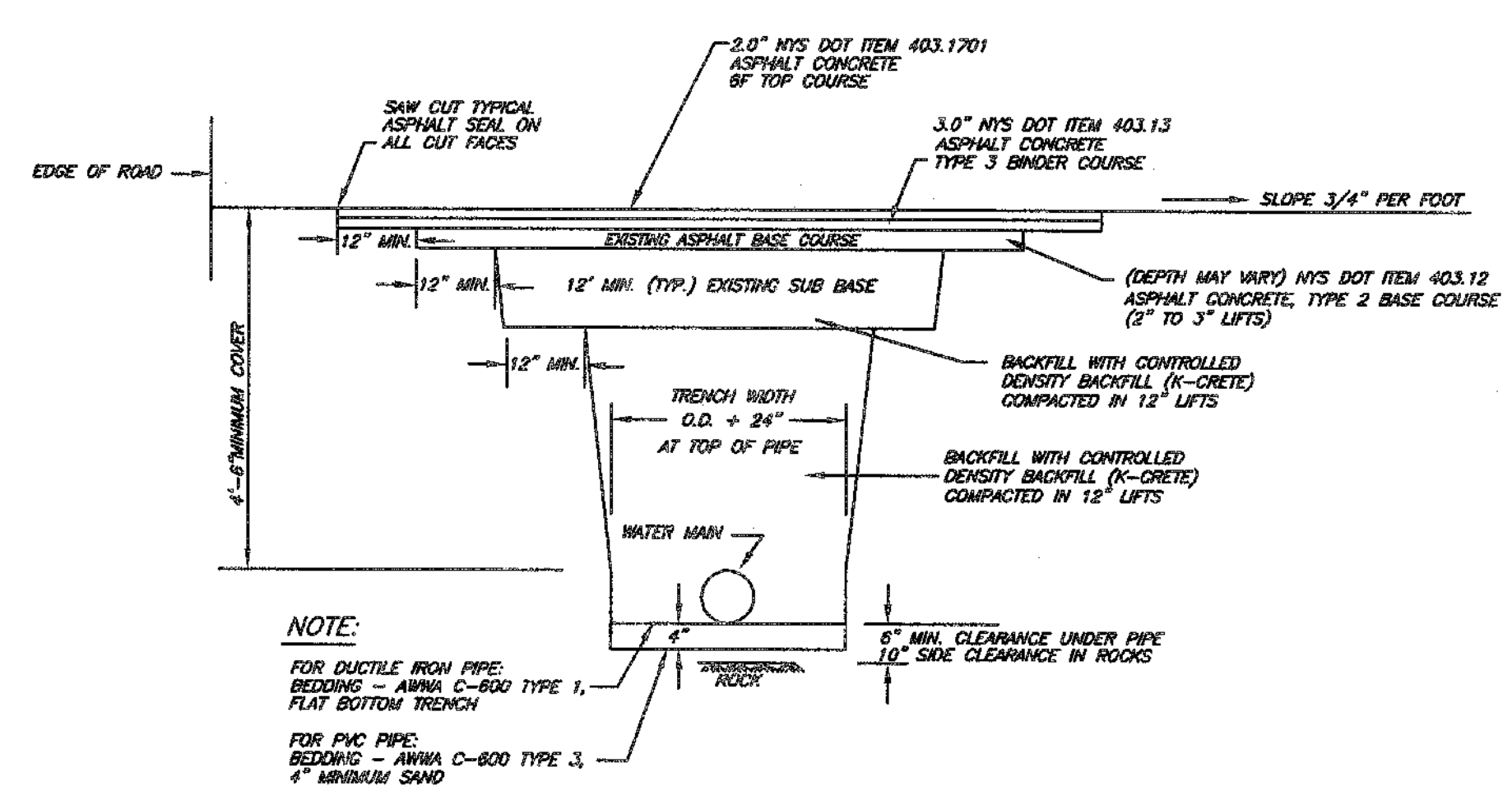


VERTICAL SEPARATION DETAIL
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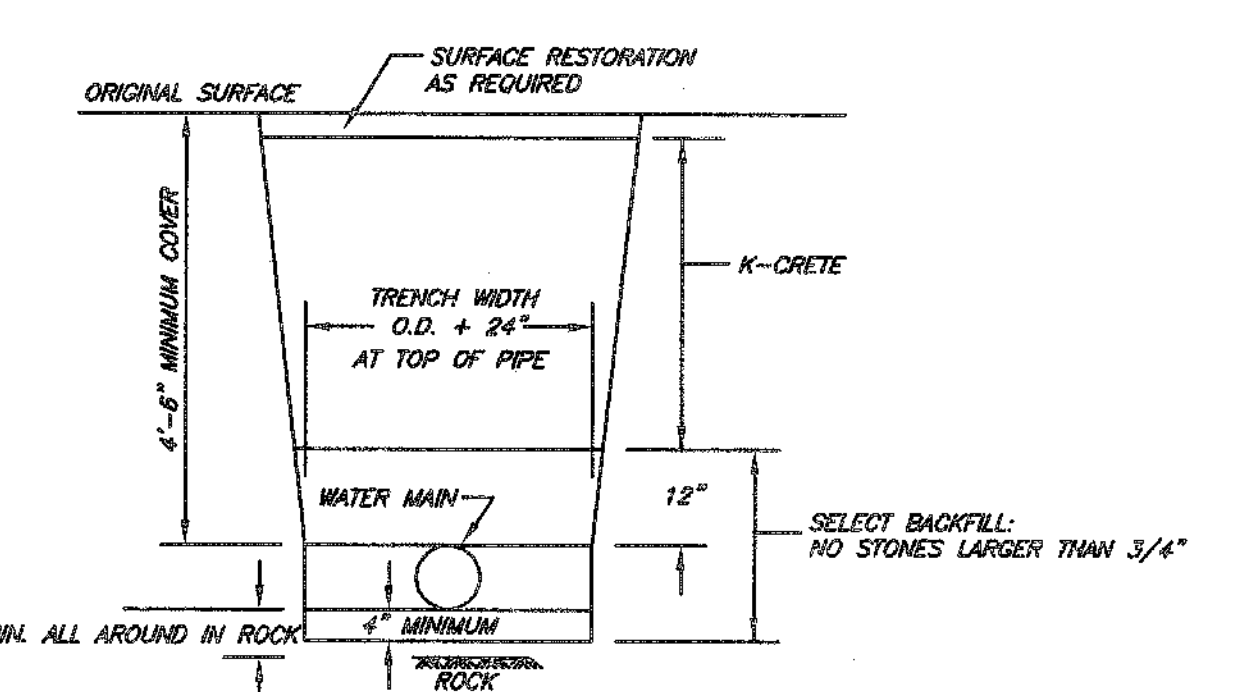
HORIZONTAL SEPARATION DETAIL
NOT TO SCALE

NOTE: ANY DEVIATION FROM THE MINIMUM HORIZONTAL & VERTICAL SEPARATION DISTANCES MUST BE SPECIFICALLY APPROVED BY THE DEPARTMENT OF HEALTH



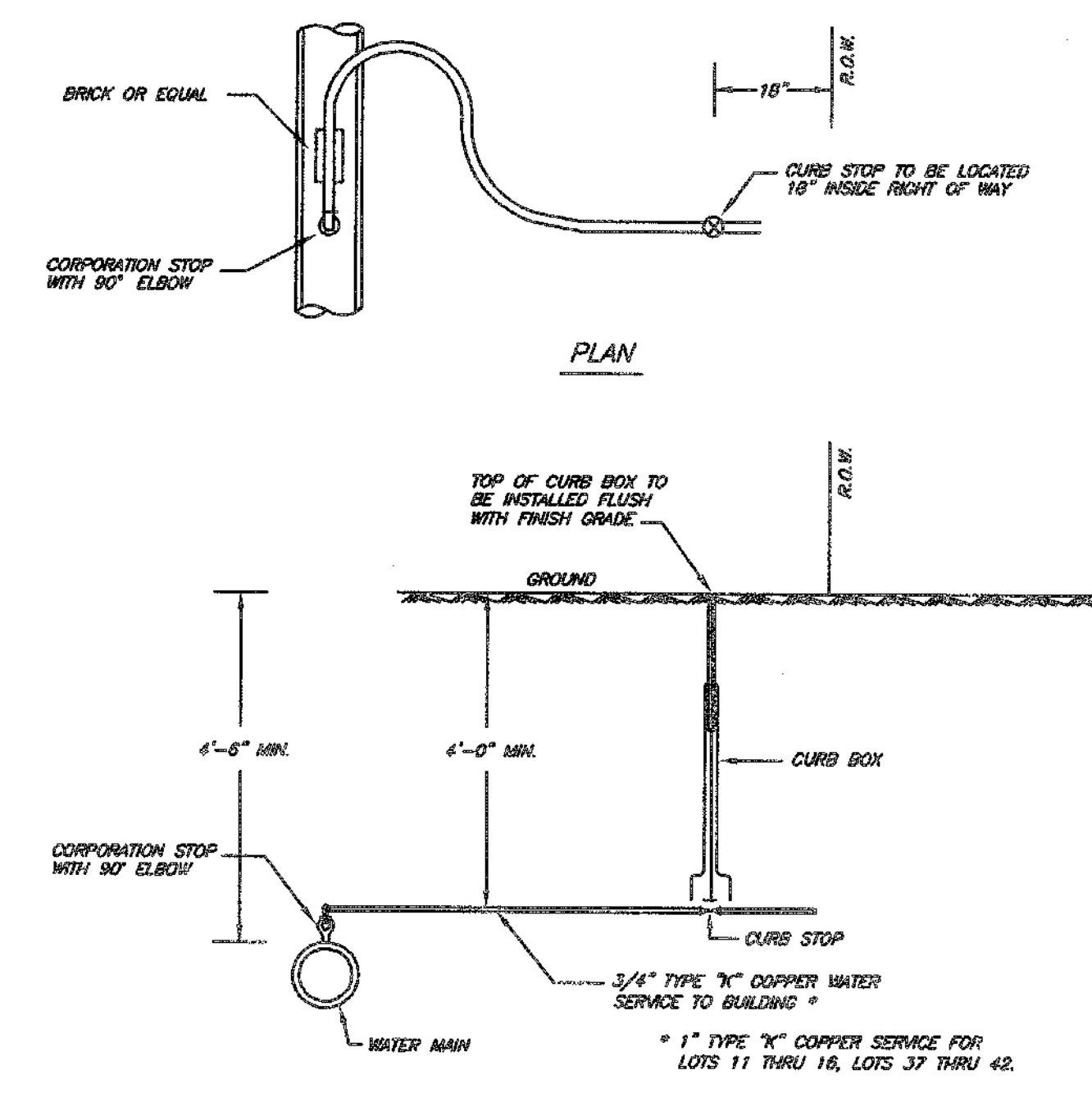
PAVEMENT REPLACEMENT DETAIL (COUNTY ROW ONLY)
NOT TO SCALE

NOT FOR REVIEW OR APPROVAL BY THE ORANGE COUNTY DEPARTMENT OF HEALTH



WATER TRENCH DETAIL IN EXISTING TOWN ROADS
NOT TO SCALE

NOT FOR REVIEW OR APPROVAL BY THE ORANGE COUNTY DEPARTMENT OF HEALTH



WATER SERVICE DETAIL
NOT TO SCALE

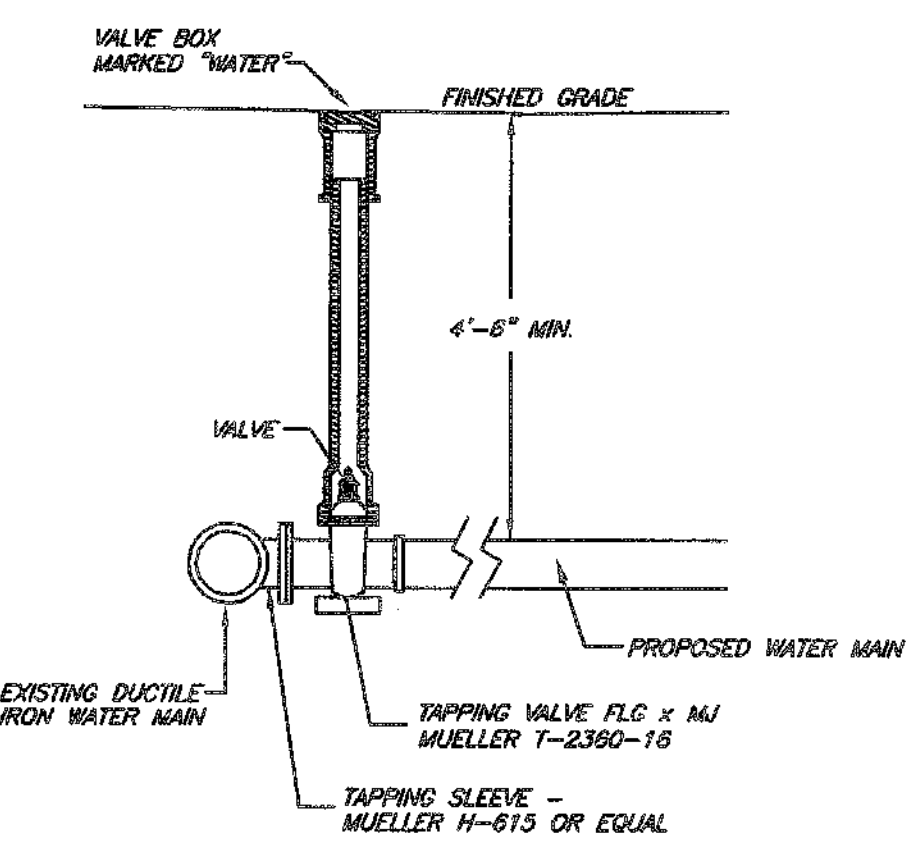
TEST PRESSURE AND THRUST RESTRAINT REQUIREMENTS

150 PSI	6"
90° BEND	30'
45° BEND	12'
22 1/2° BEND	6'
11 1/4° BEND	3'
6" TEE BRANCH RUN	14'
END THRUST	37'

- SOURCE: DPWA
USING TYPE 2 LAYING CONDITION: FLAT BOTTOM TRENCH; BACKFILL TO 1/2 PIPE LOOSELY CONSOLIDATED.
SOIL: COM-GRAN
1. LATERAL FEET OF RESTRAINED PIPE EACH SIDE OF BENDS.
2. LATERAL FEET ON BRANCH OF TEE.
3. LATERAL FEET FROM END CAP.
4. USE FOR WATER MAINS INSTALLED BELOW THE 435' INVERT ELEVATION.

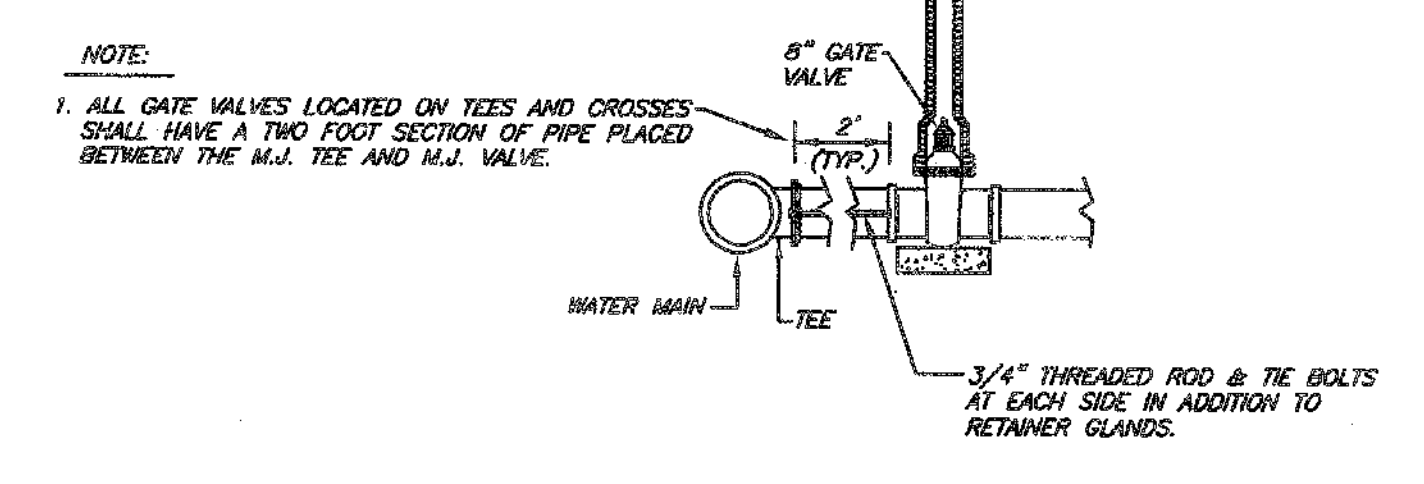
WATER SYSTEM NOTES

- CONSTRUCTION OF POTABLE WATER UTILITIES AND CONNECTION TO THE TOWN OF NEWBURGH WATER SYSTEM REQUIRES A PERMIT FROM THE TOWN OF NEWBURGH WATER DEPARTMENT. ALL REQUIREMENTS SHALL CONFORM TO THE REQUIREMENTS OF THE NEW YORK STATE DEPARTMENT OF HEALTH AND THE TOWN OF NEWBURGH.
- ALL WATER SERVICE LINES FOUR (4) INCHES AND LARGER IN DIAMETER SHALL BE CAST IRON, CLASS 50, DUCTILE IRON PIPE CONFORMING TO ANSI/AWWA C151/A21.51-01 OR LATER REVISION FOR DUCTILE IRON PIPE. JOINTS SHALL BE EITHER PUSH-ON OR MECHANICAL JOINT AS REQUIRED.
- THRUST RESTRAINT OF THE PIPE SHALL BE THROUGH THE USE OF JOINT RESTRAINT. THRUST BLOCKS ARE NOT ACCEPTABLE. JOINT RESTRAINT SHALL BE THROUGH THE USE OF MECHANICAL JOINT PIPE WITH RETAINER GLANDS. ALL FITTINGS AND VALVES SHALL ALSO BE INSTALLED WITH RETAINER GLANDS FOR JOINT RESTRAINT. RETAINER GLANDS SHALL BE INSTALLED WITH RETAINER GLANDS. 1100, OR APPROVED EQUAL. THE USE OF A MECHANICAL JOINT RESTRAINT JOINT PIPE IS ACCEPTABLE WITH PRIOR APPROVAL OF THE WATER DEPARTMENT.
- ALL FITTINGS SHALL BE CAST IRON OR DUCTILE IRON. MECHANICAL JOINT, CLASS 150 AND CONFORM TO ANSI/AWWA C151/A21.51-01 OR LATEST REVISION FOR DUCTILE IRON FITTINGS OR ANSI/AWWA C151/A21.51-01 OR LATEST REVISION FOR DUCTILE IRON COMPACT FITTINGS.
- ALL VALVES SHALL BE RESILIENT WEDGE, MECHANICAL JOINT GATE VALVES CONFORMING TO ANSI/AWWA C500 OR LATEST REVISION FROM AN AWWA C500-23 OR APPROVED EQUAL. ALL GATE VALVES SHALL OPEN LEFT (COUNTERCLOCKWISE).
- TAPPING SLEEVE SHALL BE MECHANICAL JOINT SUCH AS MUELLER H-813 OR EQUAL. TAPPING SLEEVE SHALL BE RESILIENT WEDGE GATE VALVES CONFORMING TO ANSI/AWWA C500 SUCH AS MUELLER MODEL T-2500-15 OR APPROVED EQUAL. ALL TAPPING SLEEVES AND VALVES SHALL BE TESTED TO 150 PSI MINIMUM. TESTING OF THE TAPPING SLEEVE AND VALVE MUST BE WITNESSED AND ACCEPTED BY THE TOWN OF NEWBURGH WATER DEPARTMENT PRIOR TO CUTTING INTO THE PIPE.
- ALL WATER SERVICE LINES TWO (2) INCHES IN DIAMETER AND SMALLER SHALL BE TYPE K COPPER TUBING. CONNECTIONS SHALL BE MUELLER H-1500 FOR 3/4 AND 1/2 INCH MUELLER H-1500 OR B-2500 FOR 1/2 OR 3/8 INCH SIZES. CURB VALVES SHALL BE MUELLER H-1501-2 FOR 3/4 AND 1/2 INCH AND MUELLER B-2500 FOR 1/2 AND 3/8 INCH SIZES. CURB BOXES SHALL BE MUELLER H-1012 FOR 3/4 AND 1/2 INCH AND MUELLER H-1010 FOR 1/2 AND 3/8 INCH SIZES.
- ALL PIPE INSTALLATION SHALL BE SUBJECT TO INSPECTION BY THE TOWN OF NEWBURGH WATER DEPARTMENT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ALL INSPECTIONS AS REQUIRED WITH THE TOWN OF NEWBURGH WATER DEPARTMENT.
- THE WATER MAIN SHALL BE TESTED, DISINFECTED AND FLUSHED IN ACCORDANCE WITH THE TOWN OF NEWBURGH REQUIREMENTS. ALL TESTING, DISINFECTING AND FLUSHING SHALL BE CONDUCTED WITH THE TOWN OF NEWBURGH WATER DEPARTMENT. PRIOR TO PUTTING THE WATER MAIN IN SERVICE, SATISFACTORY SANITARY RESULTS FROM A CONTINUAL 24 HOUR MUST BE SUBMITTED TO THE TOWN OF NEWBURGH WATER DEPARTMENT. THE TEST SAMPLES MUST BE COLLECTED BY A REPRESENTATIVE OF THE TESTING LABORATORY AND WITNESSED BY THE WATER DEPARTMENT.
- THRUST RESTRAINT SHALL BE PROVIDED BY THE RODS AND RETAINER GLANDS. THE LENGTH OF RESTRAINED PIPE SHALL BE DETERMINED BASED UPON WORKING PRESSURES, SOIL CONDITIONS AND DEPTH OF BURY ACCORDING TO DPWA STANDARDS. (SEE TABLE).
- PRESSURE AND LEAKAGE TESTS ARE REQUIRED AND SHALL BE DONE IN ACCORDANCE WITH AWWA C-831 STANDARDS.
- DISCONNECTS OF ALL NEW WORK SHALL BE DONE IN ACCORDANCE WITH AWWA C-831 STANDARDS.
- ALL WATER MAINS SHALL BE 8" CLASS 50, DUCTILE IRON PIPE UNLESS OTHERWISE NOTED.
- WHENEVER CONSTRUCTION IS NOT IN PROGRESS, ANY OPEN END OF THE PIPE SHALL BE CLOSED WITH AN ANNUAL PROOF, WATERPROOF PLUG.
- LOTS 15, 44 AND 45 SHALL HAVE A SOLID VALVE INSTALLED ON THE WATER LINE AND INTERLOCKED WITH THE PUMP CHAMBER HIGH WATER ALARM SO THAT THE VALVE WILL CLOSE WHEN THE HIGH WATER ALARM IS ACTIVATED.



WATER MAIN TAPPING DETAIL
NOT TO SCALE

NOT FOR REVIEW OR APPROVAL BY THE ORANGE COUNTY DEPARTMENT OF HEALTH



VALVE CONNECTION DETAIL
NOT TO SCALE

NOT FOR REVIEW OR APPROVAL BY THE ORANGE COUNTY DEPARTMENT OF HEALTH

- NOTES:
NO SITE PREPARATION OR CONSTRUCTION, INCLUDING UTILITY CONNECTIONS, SHALL COMMENCE UNTIL A VALID HIGHWAY WORK PERMIT HAS BEEN SECURED FROM ORANGE COUNTY DEPARTMENT OF PUBLIC WORKS UNDER SECTION 136 OF THE HIGHWAY LAW.

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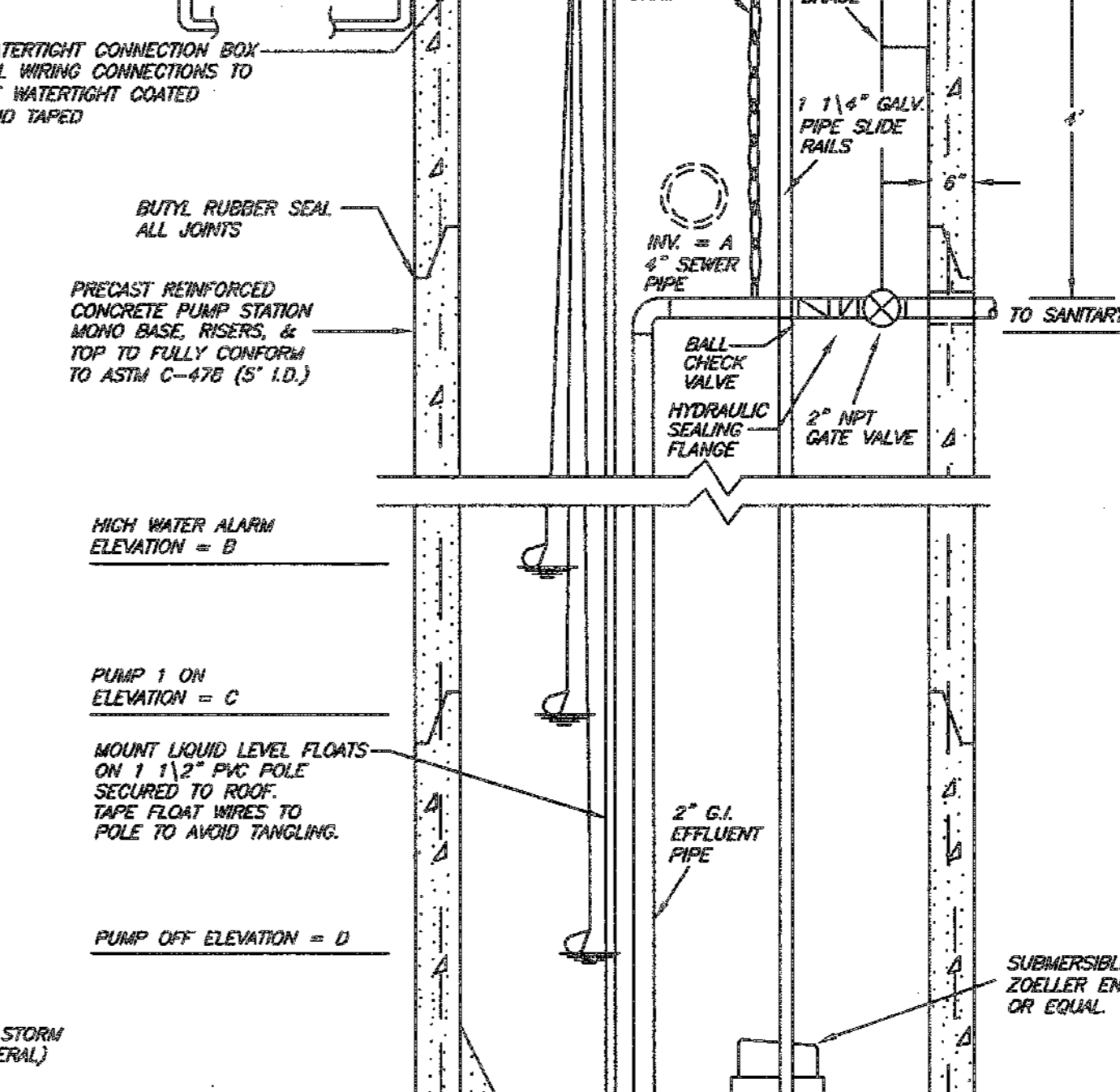
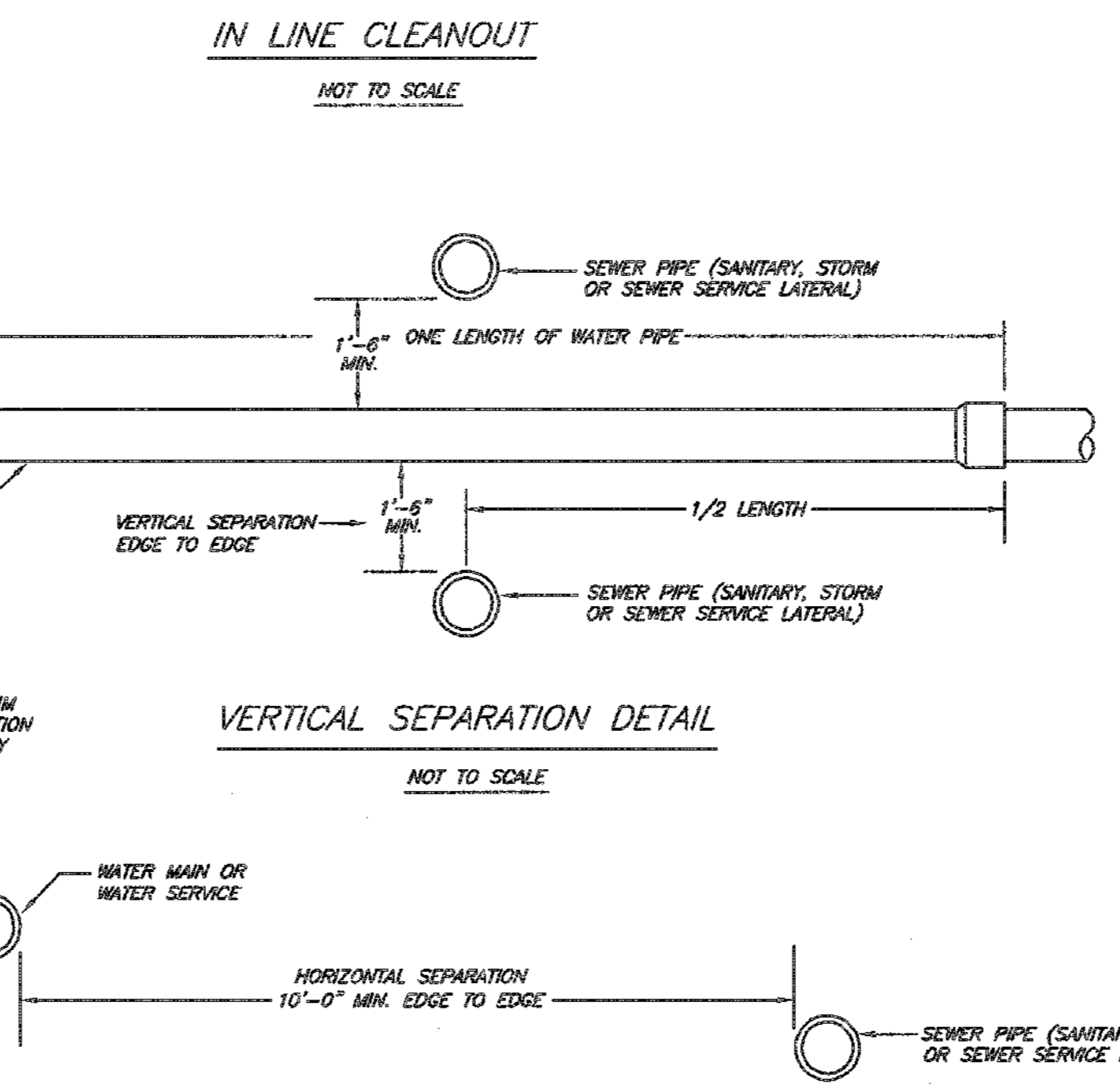
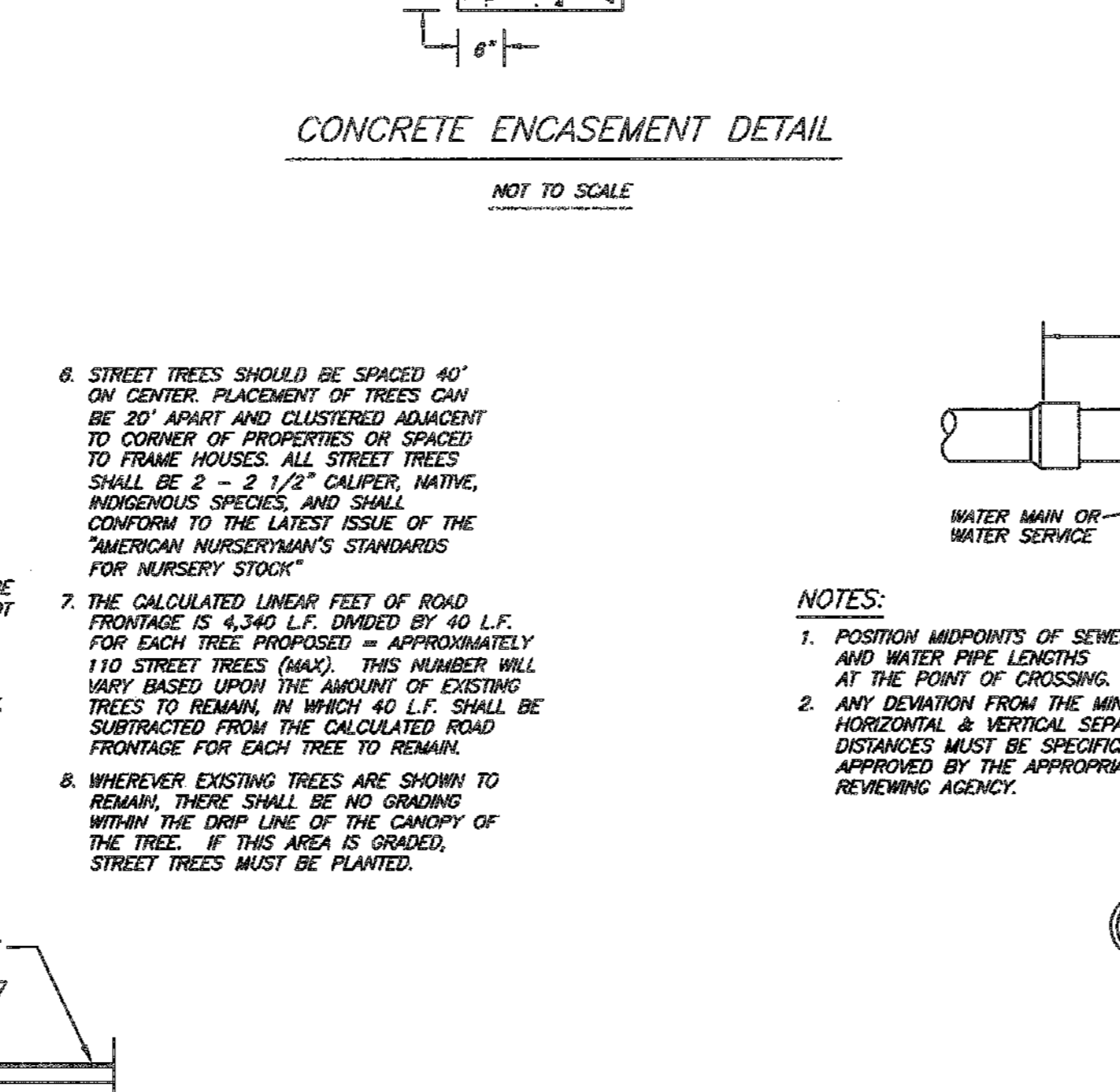
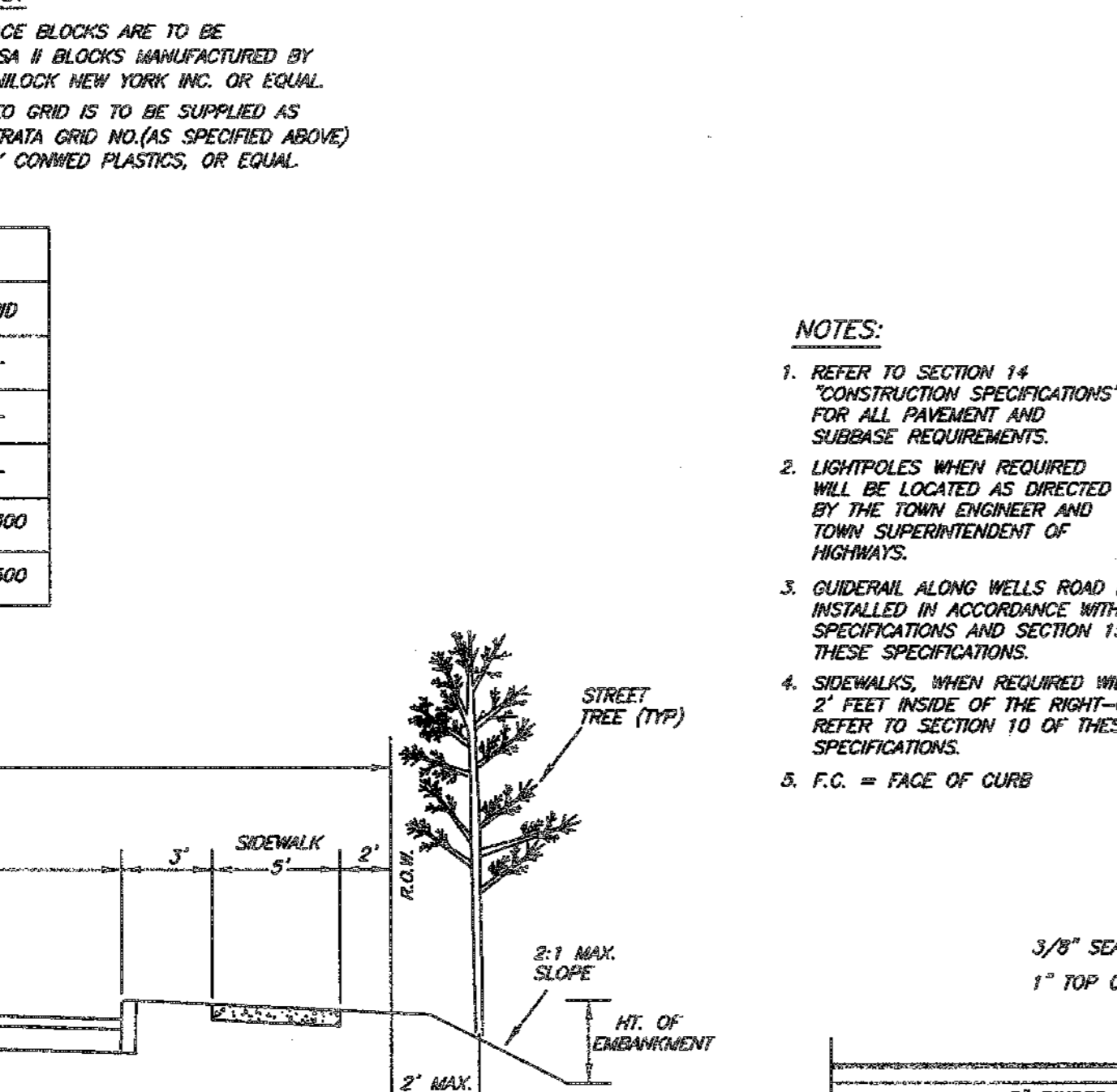
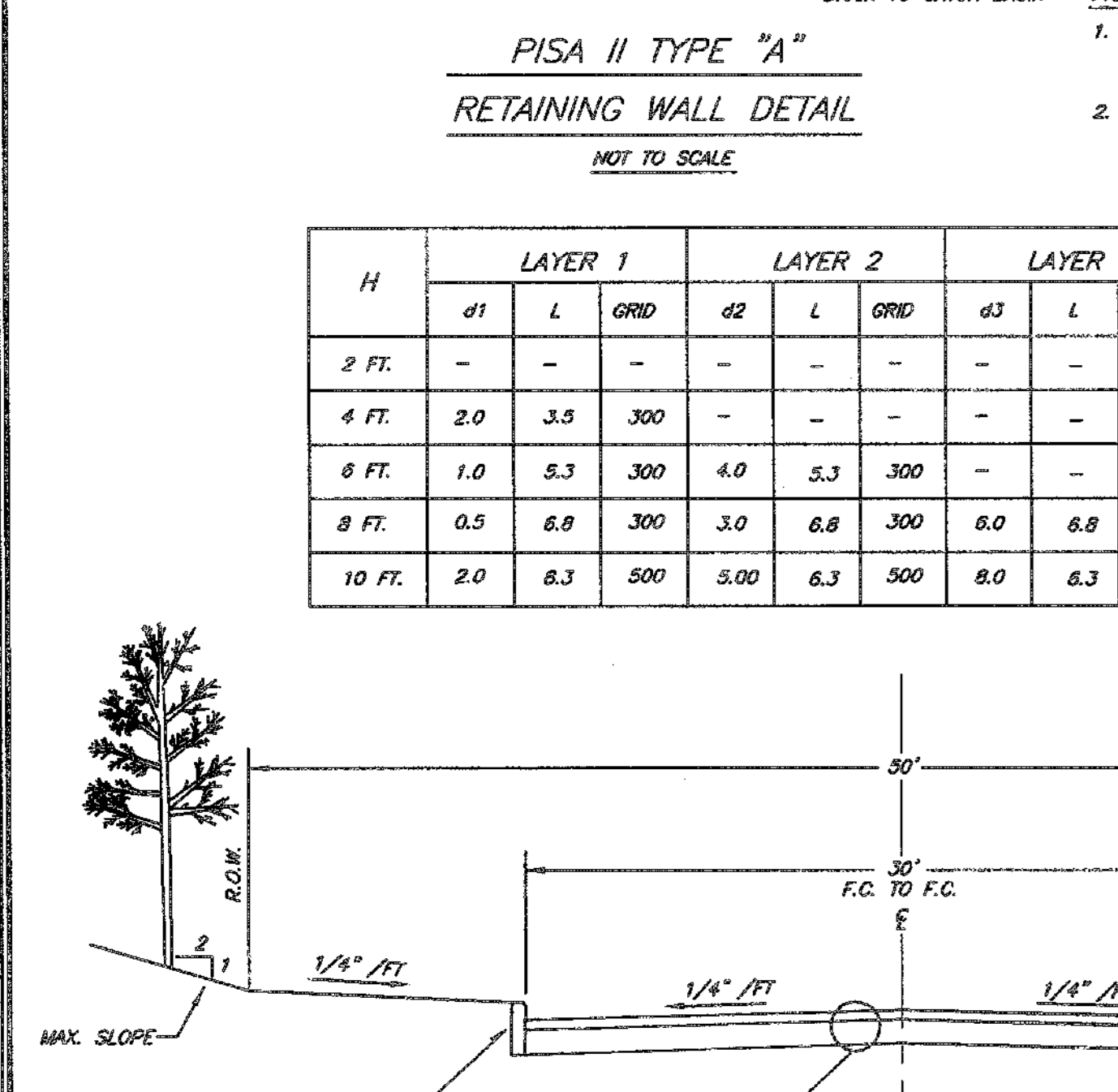
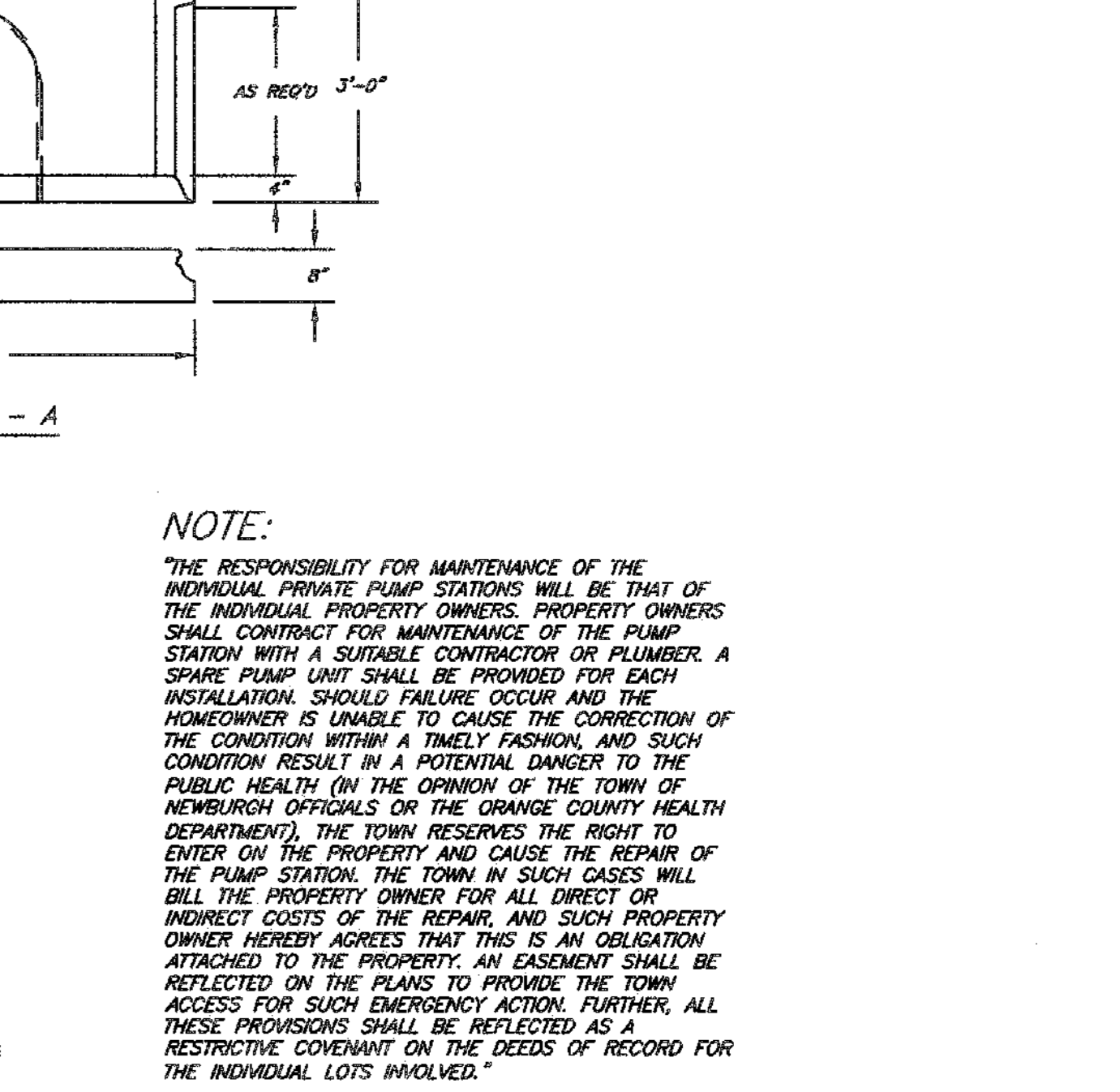
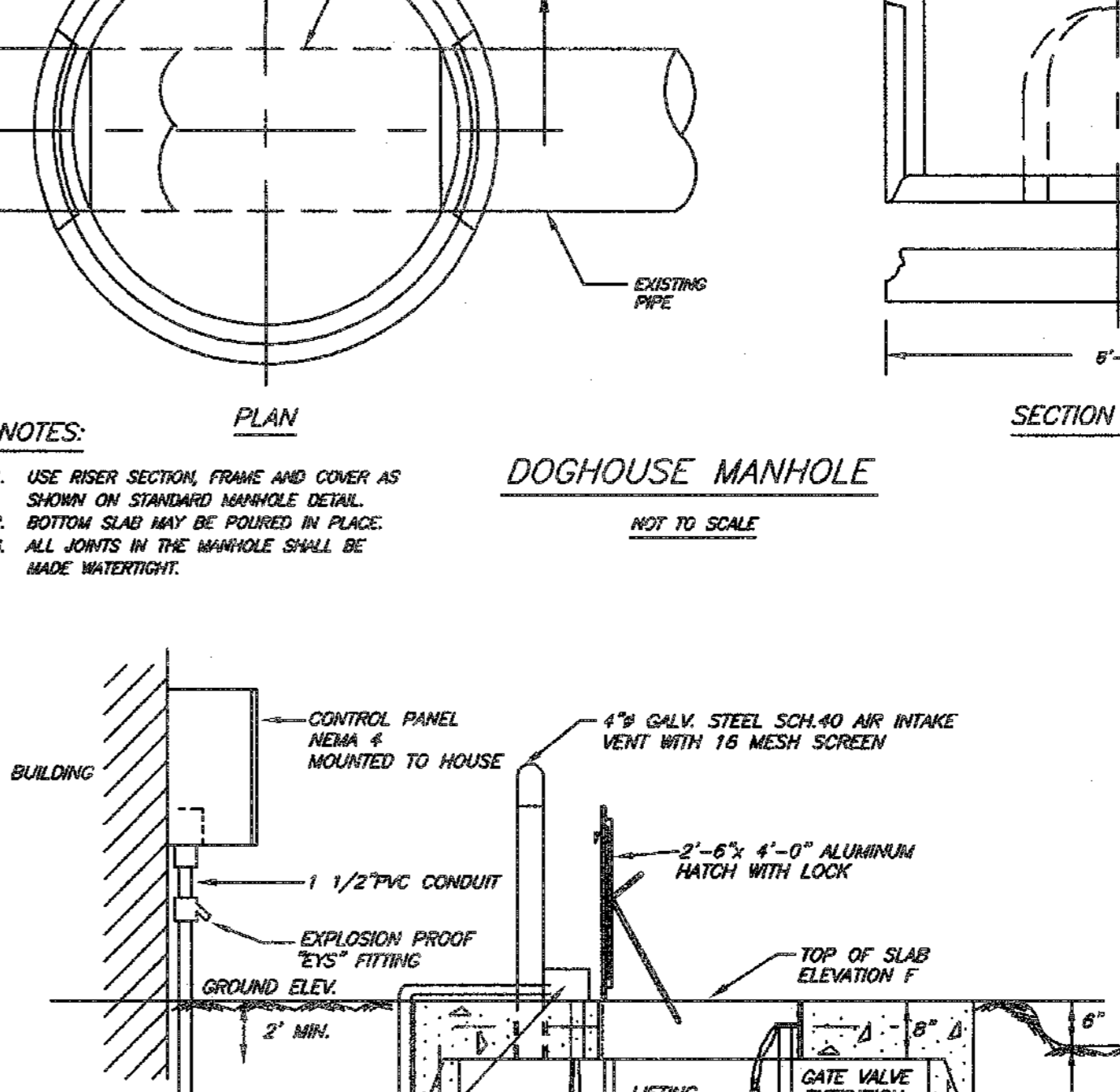
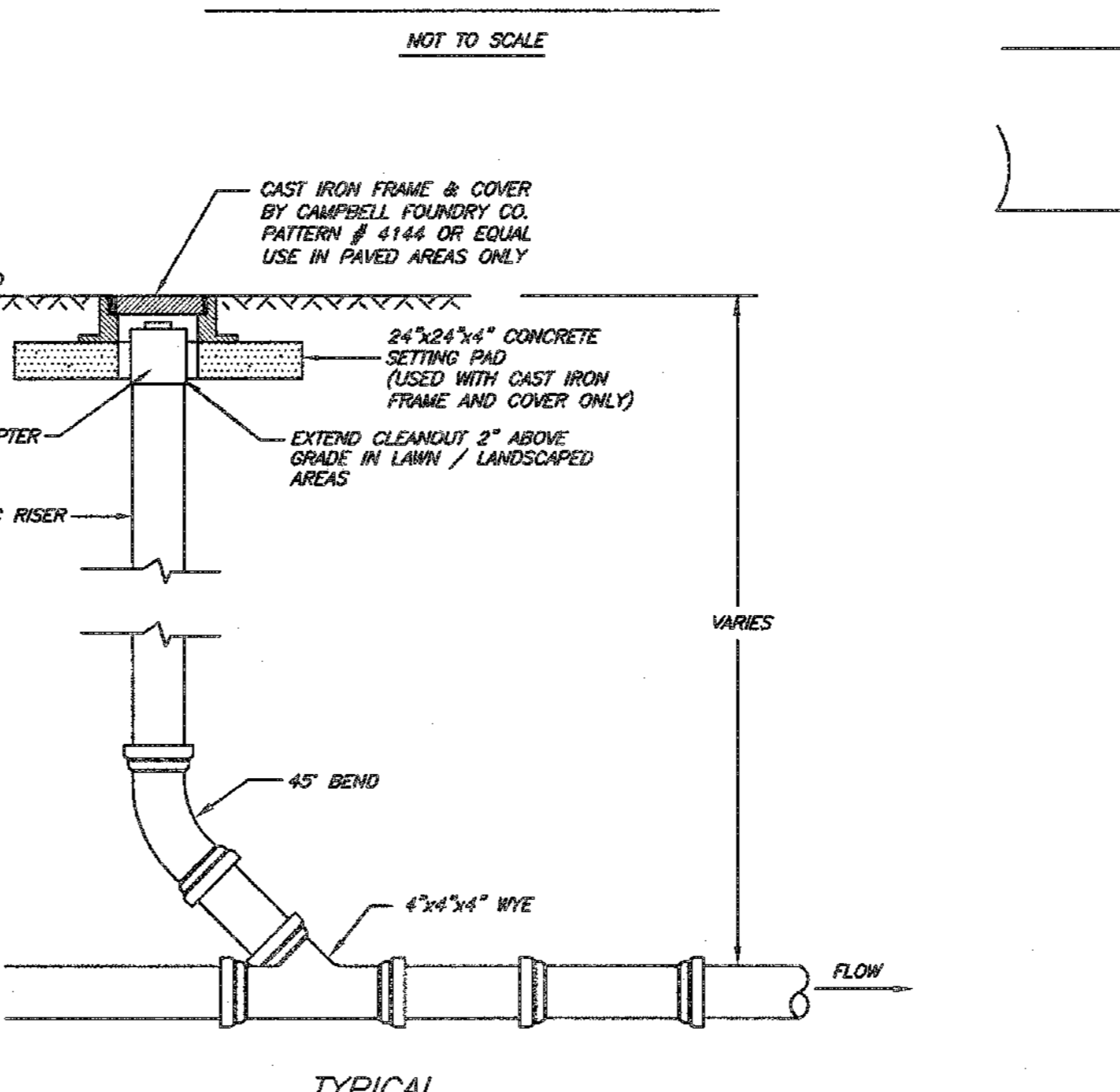
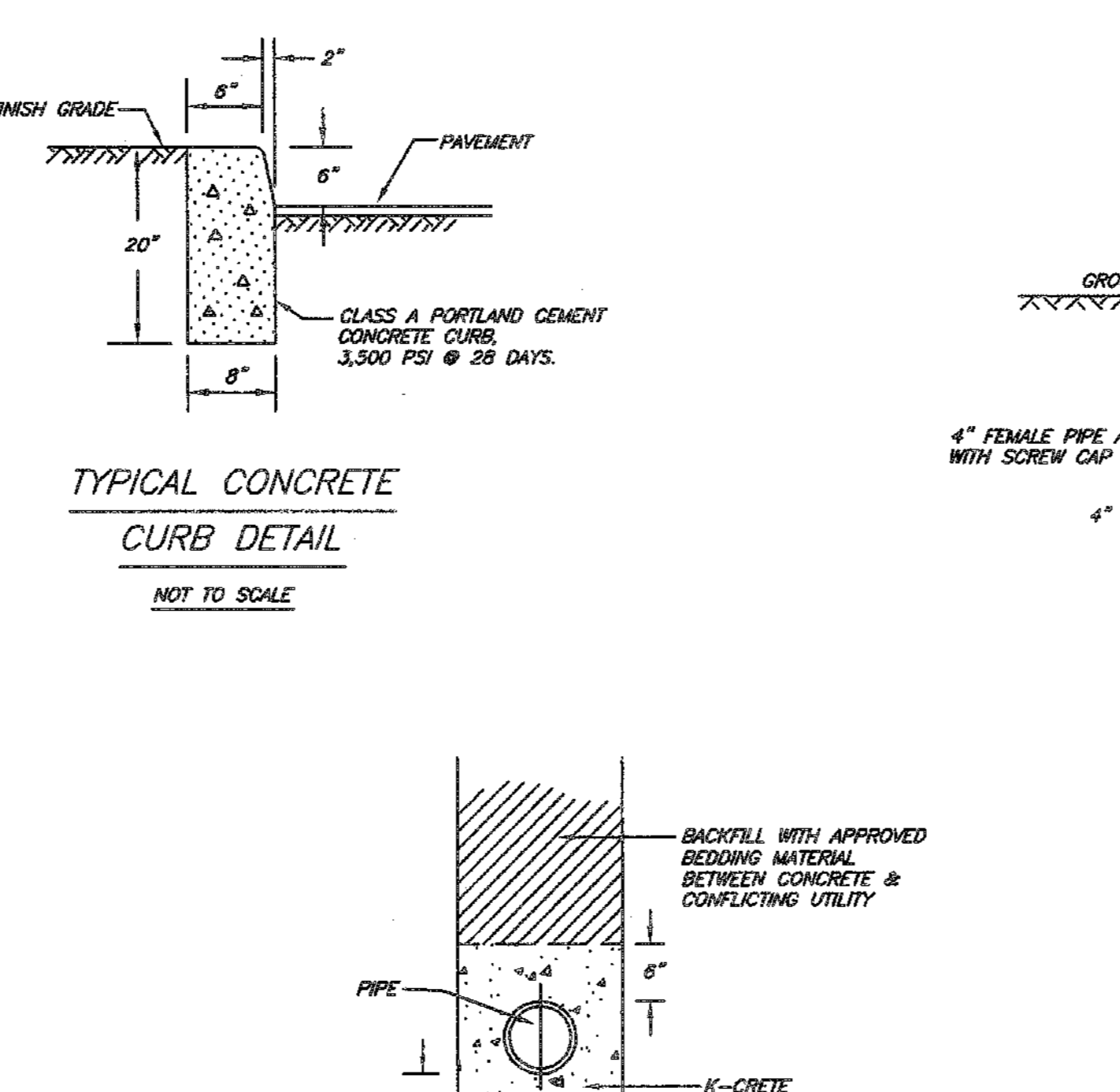
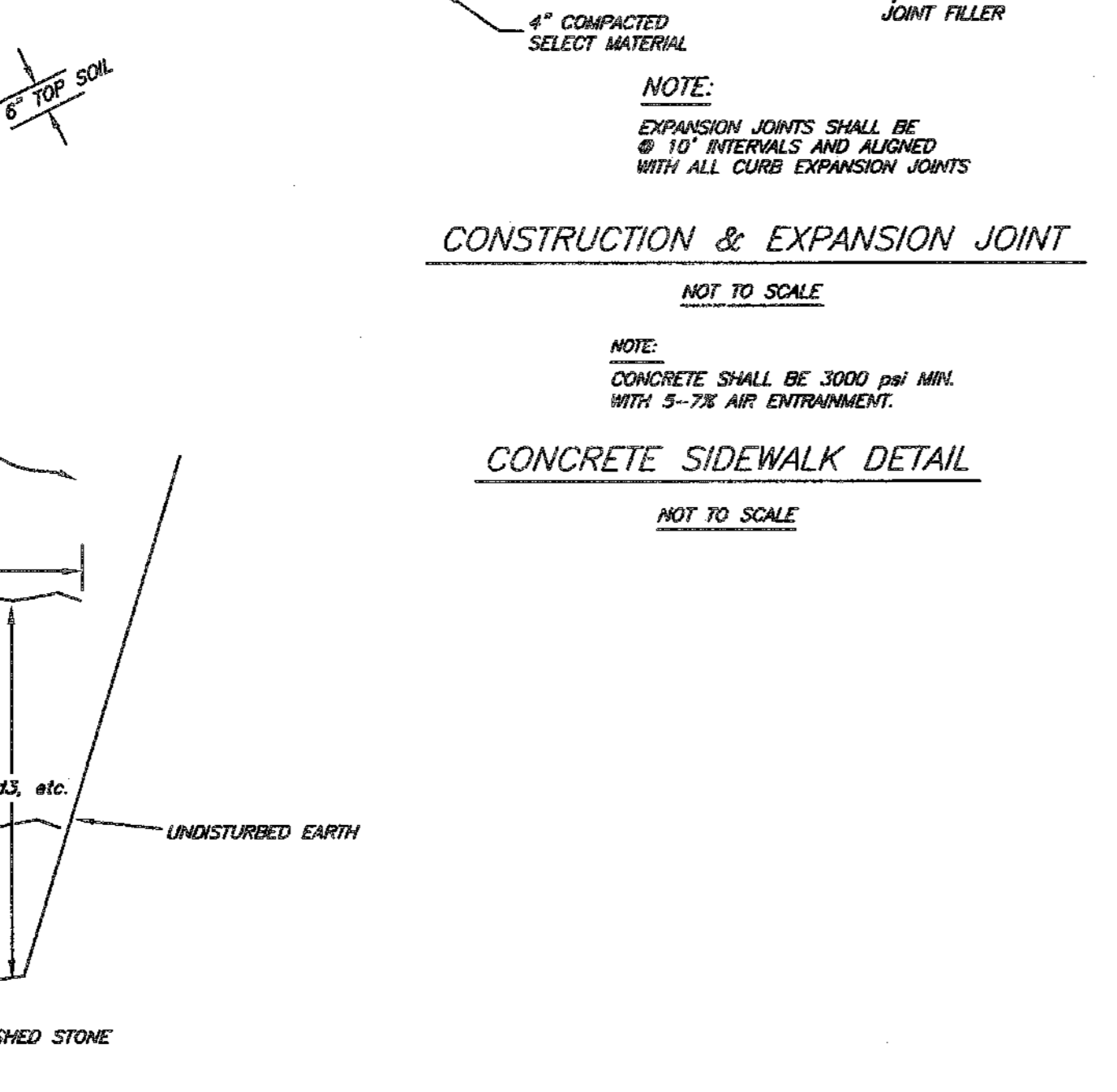
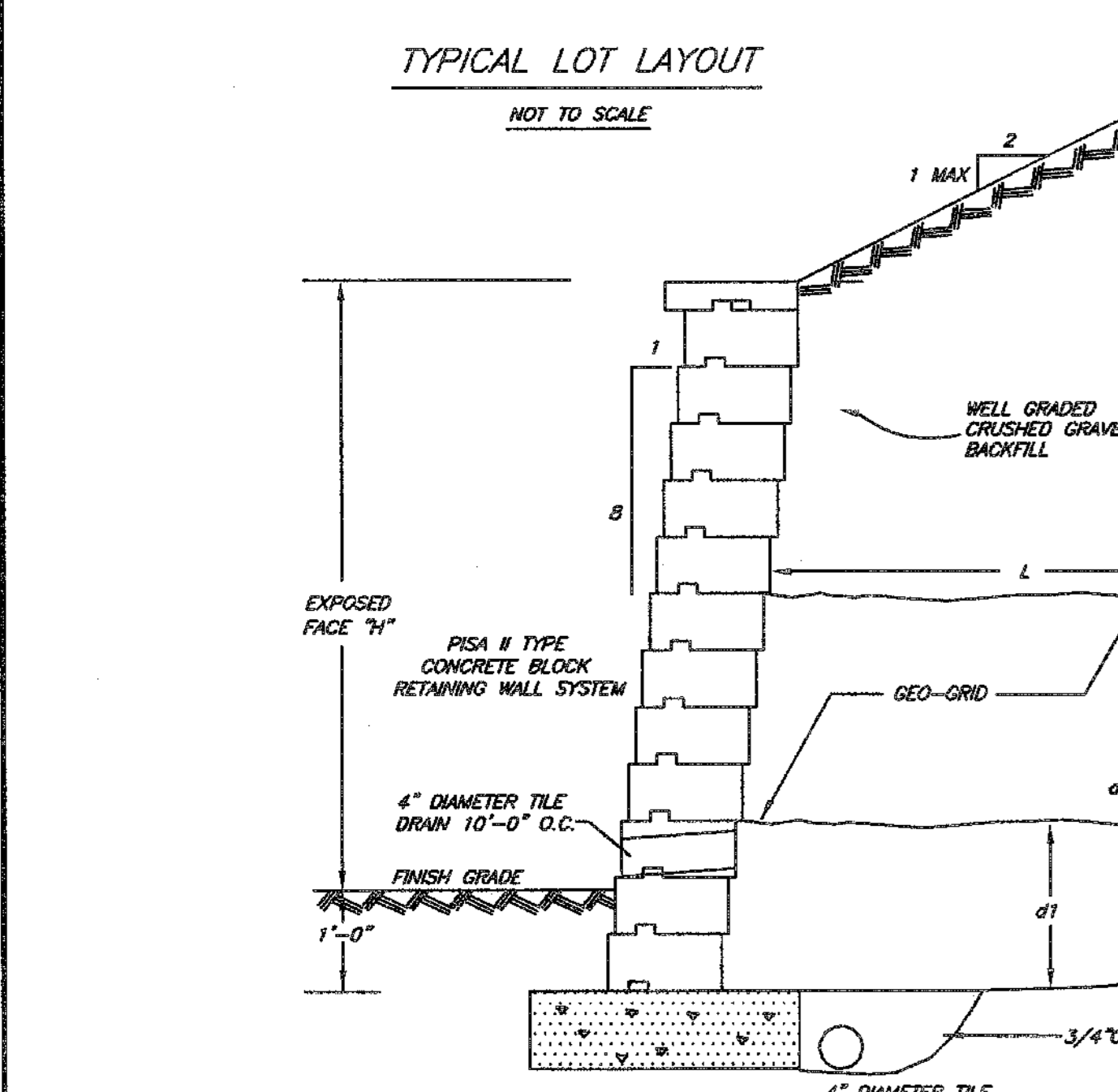
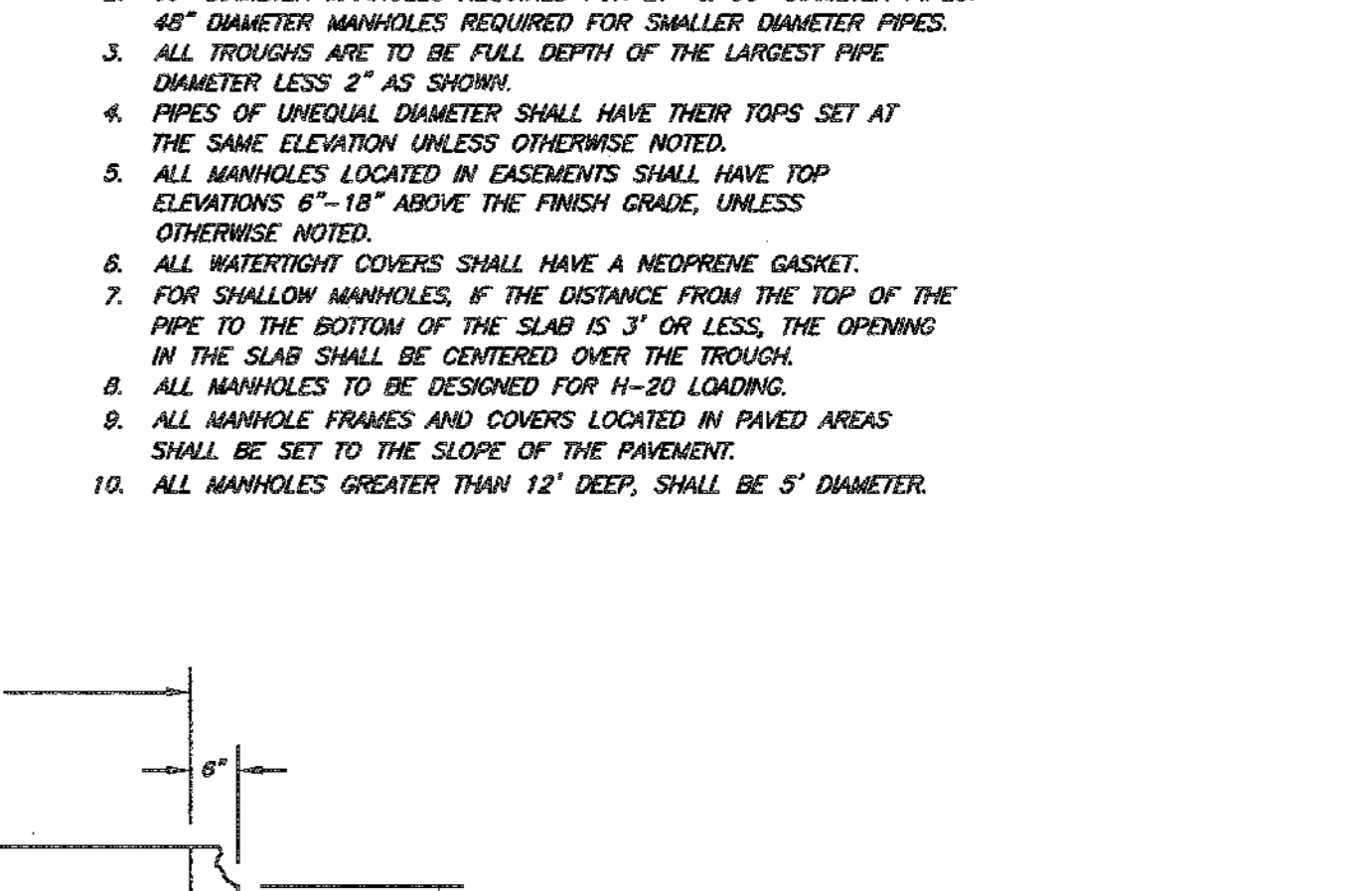
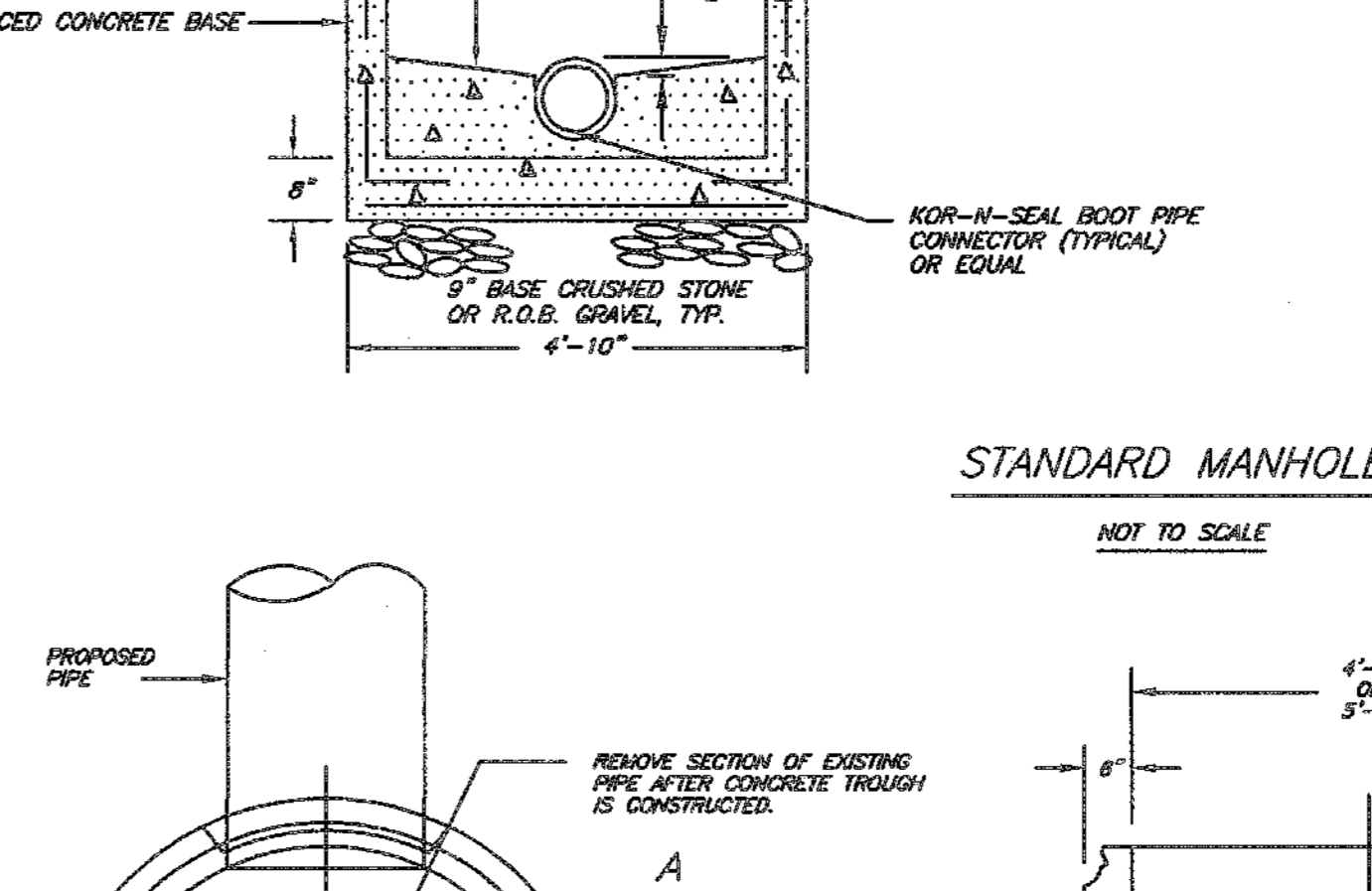
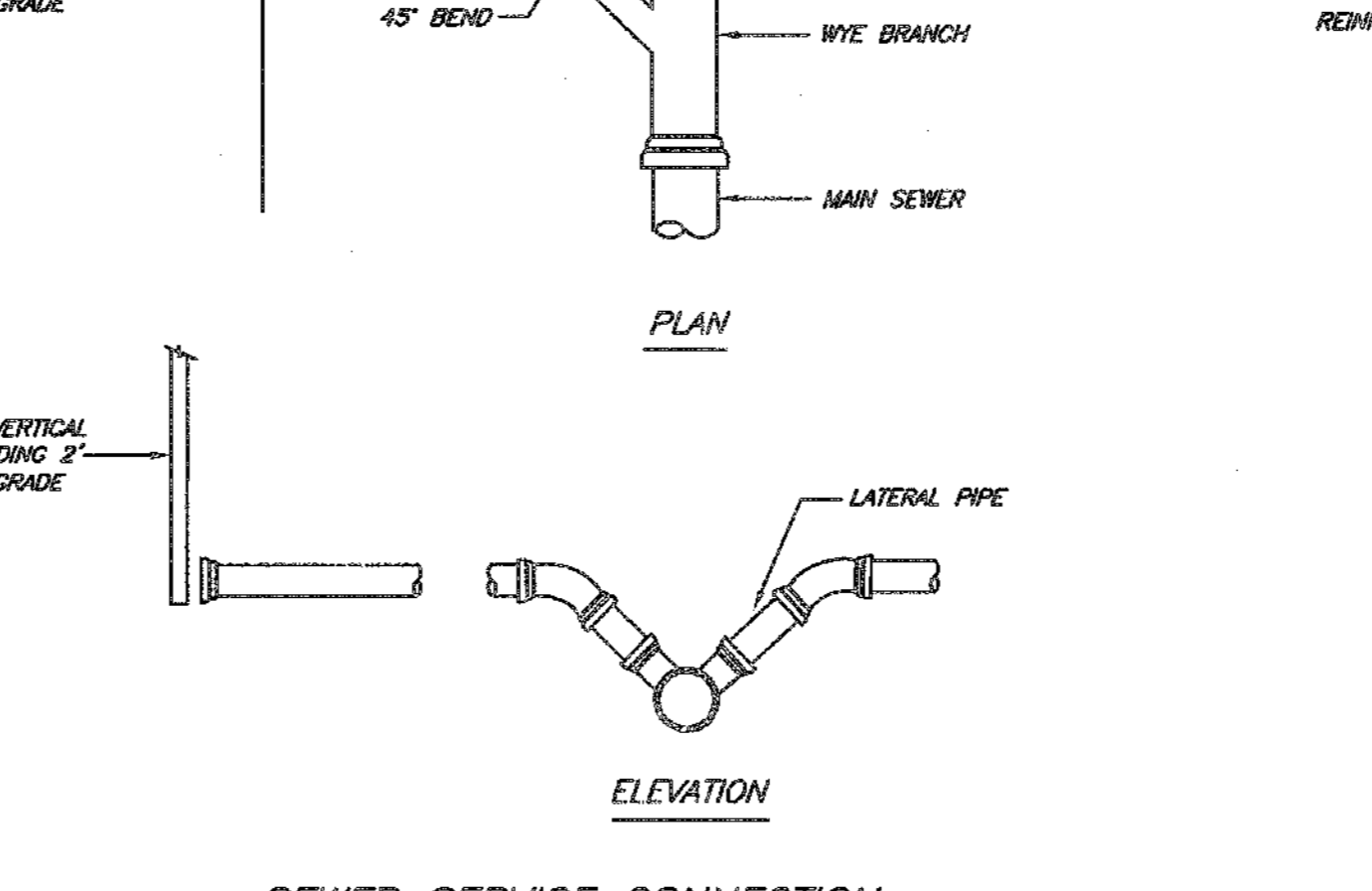
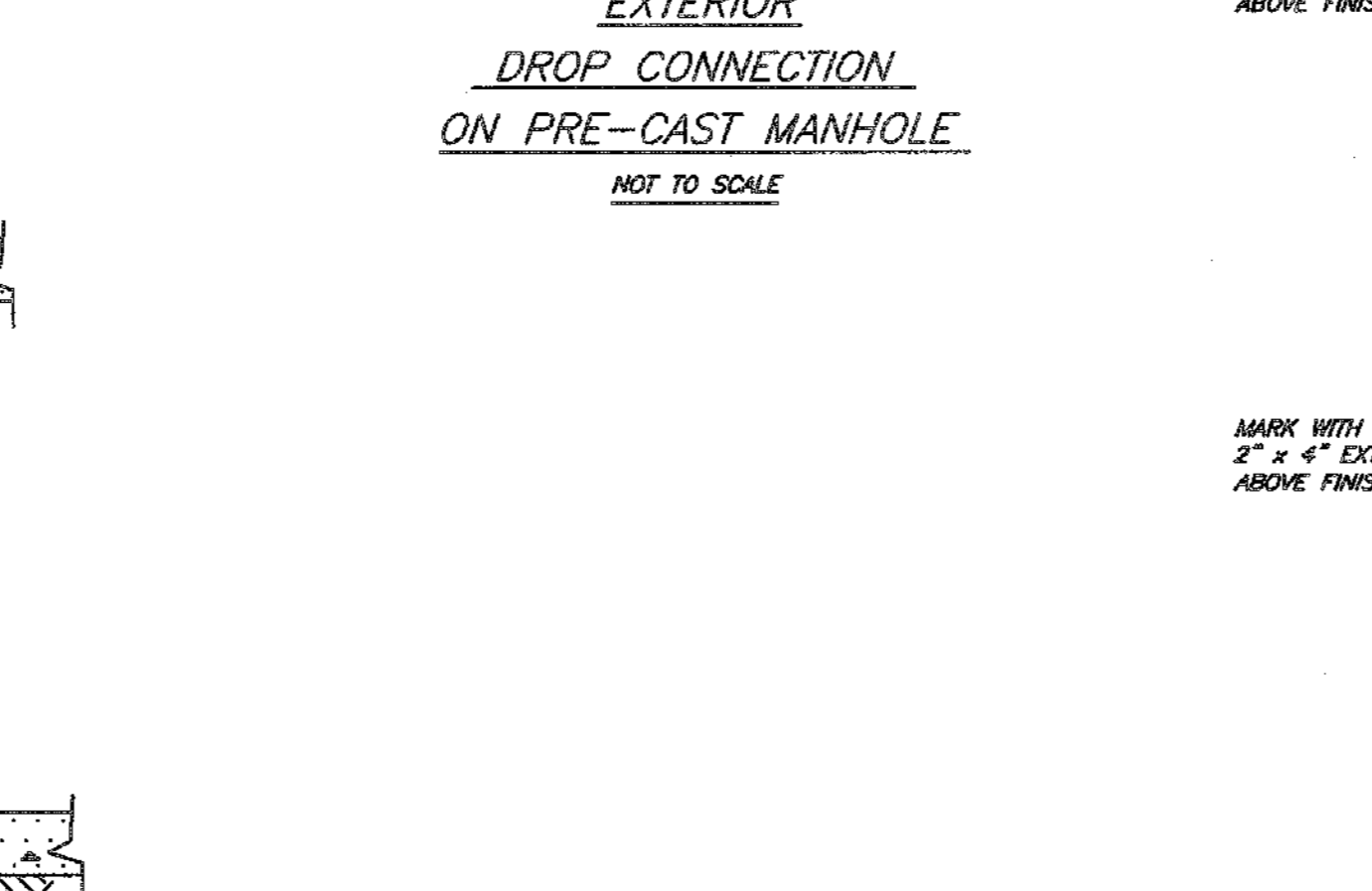
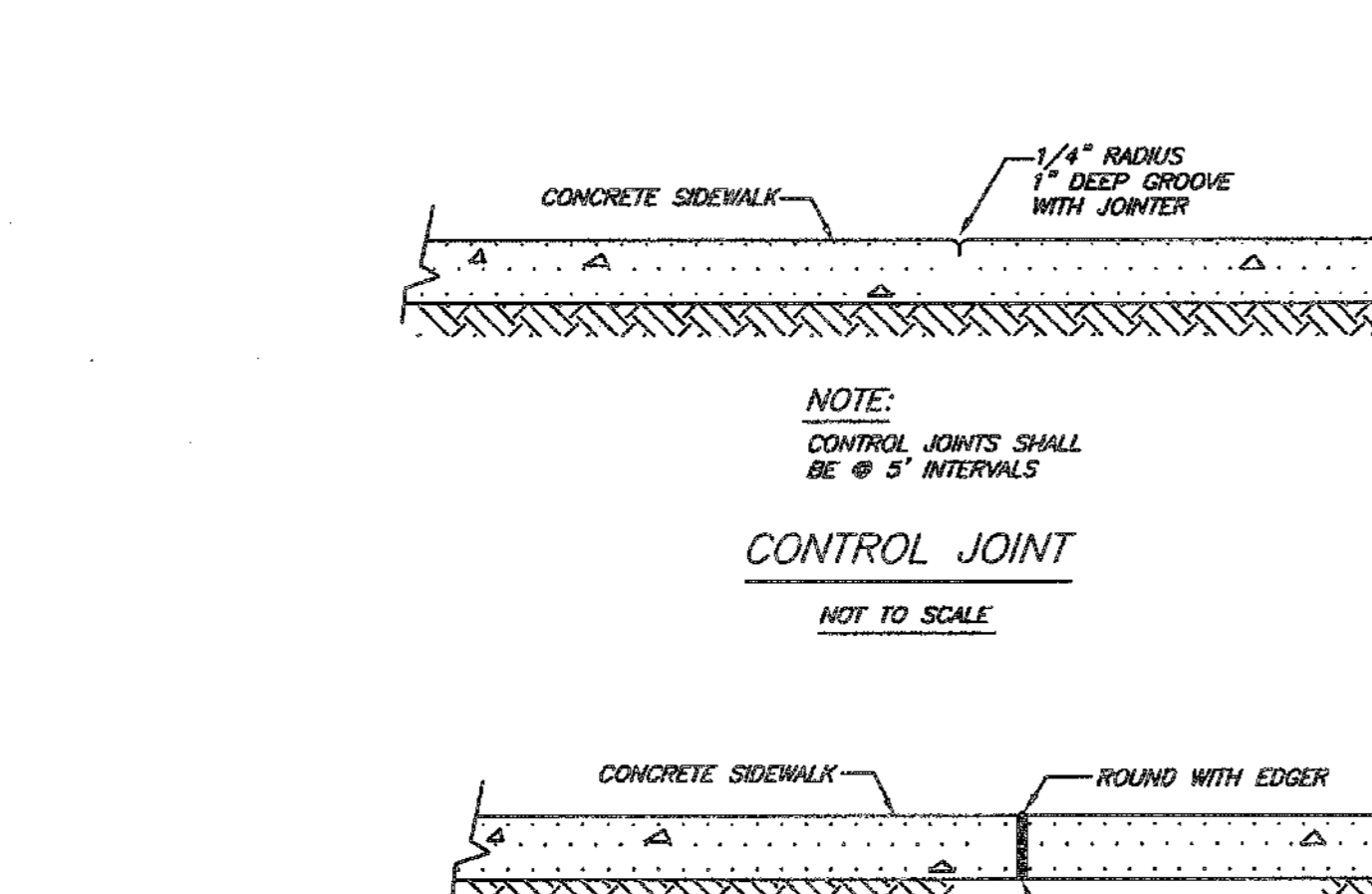
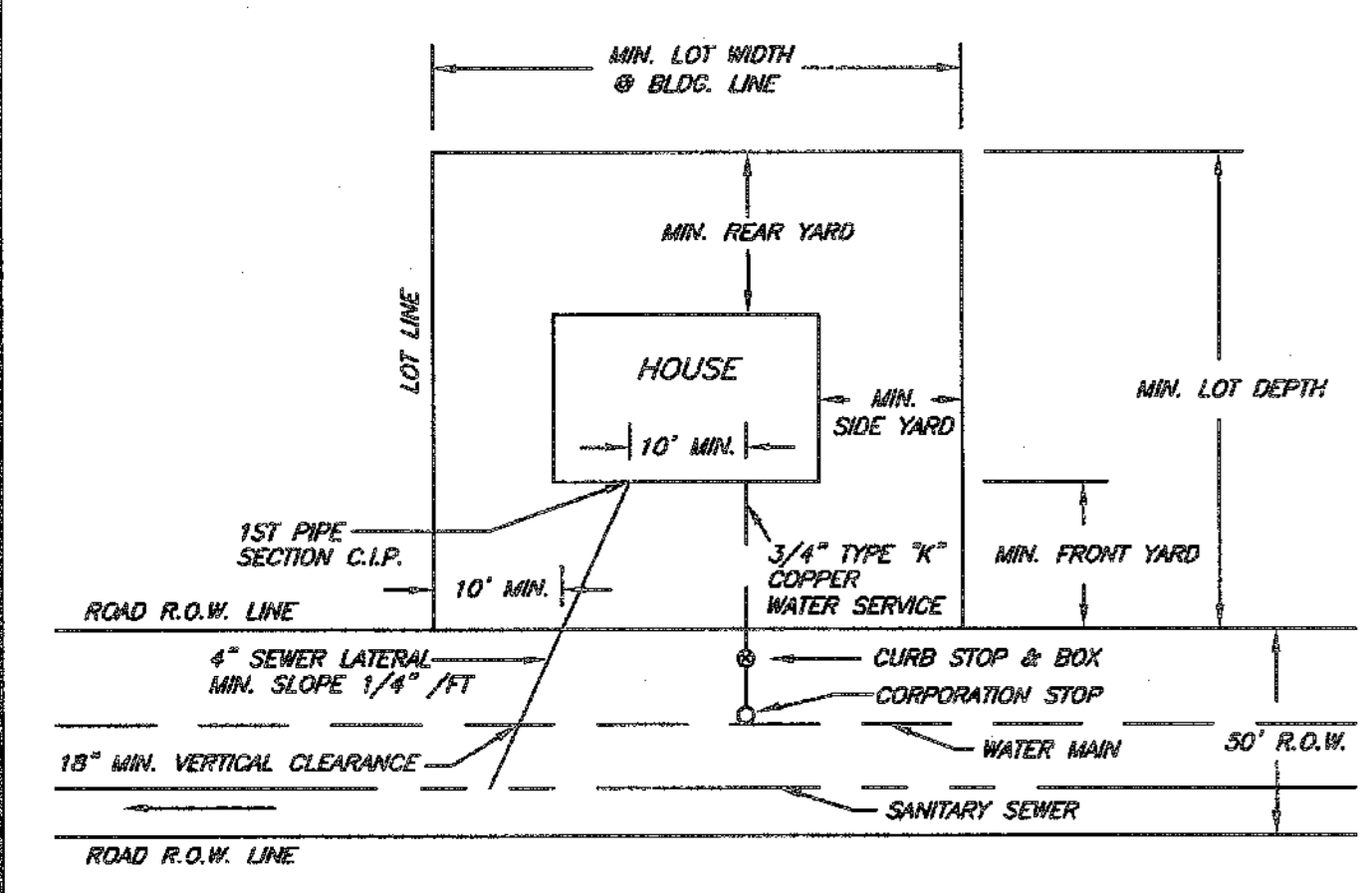
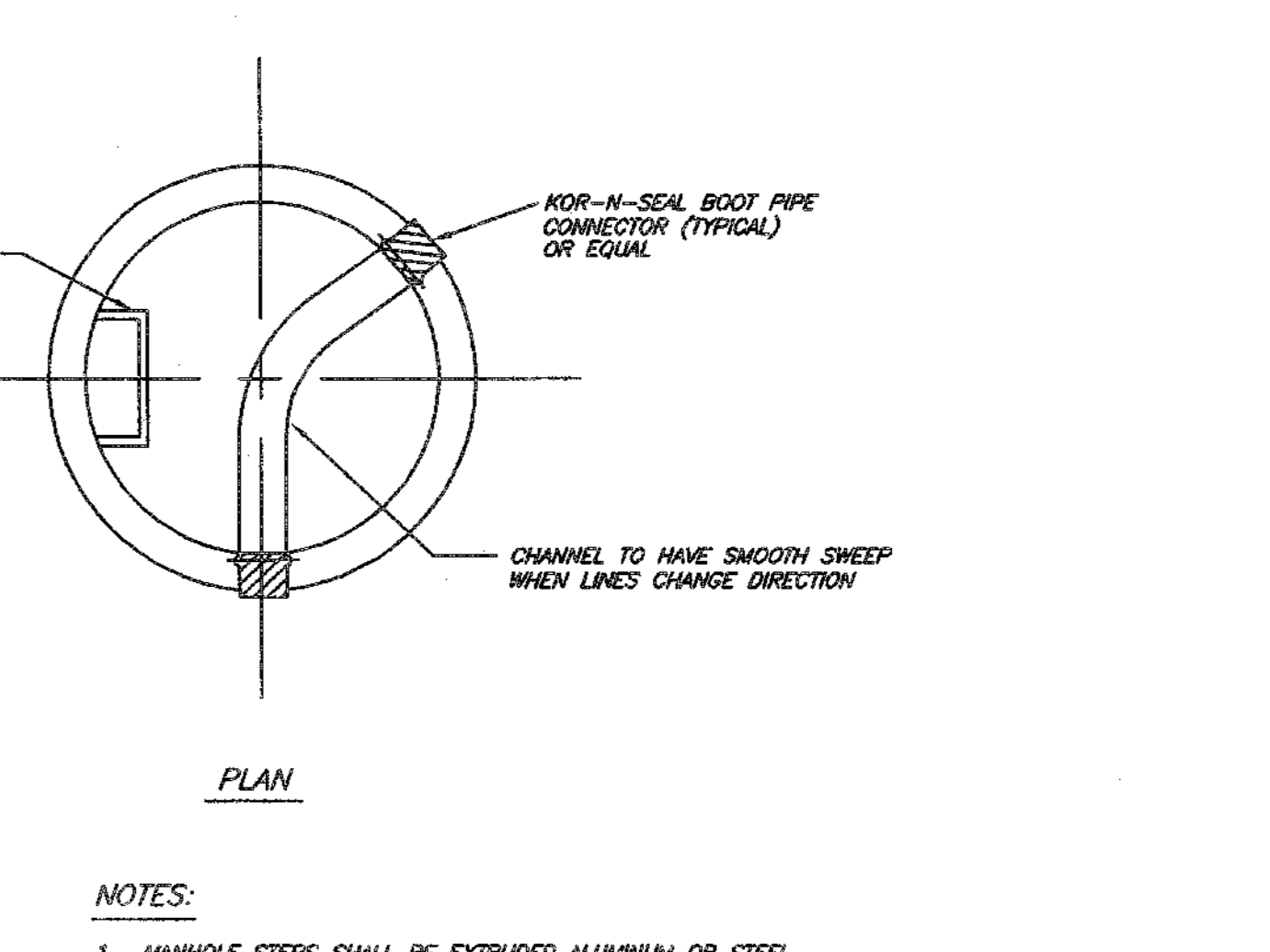
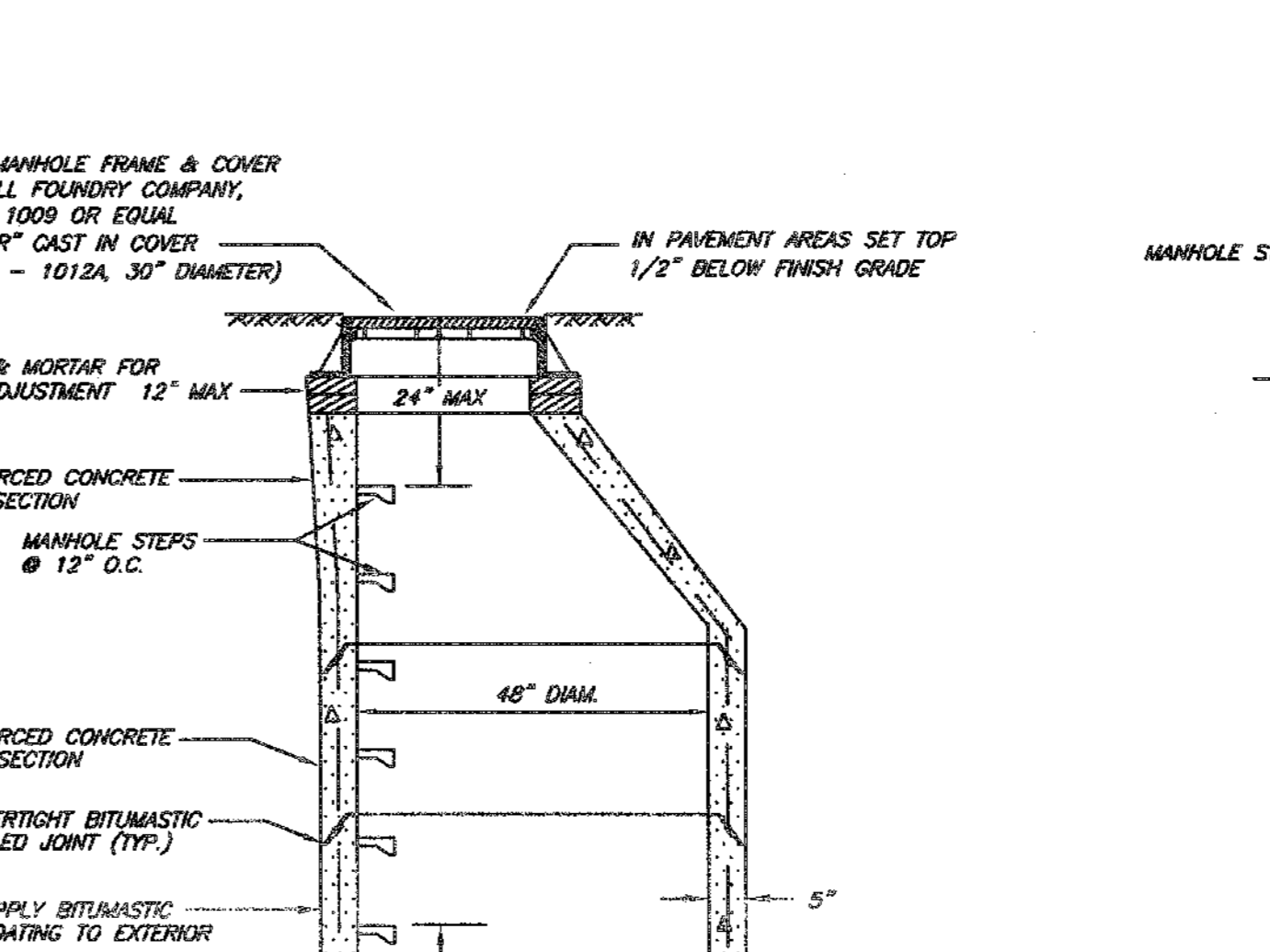
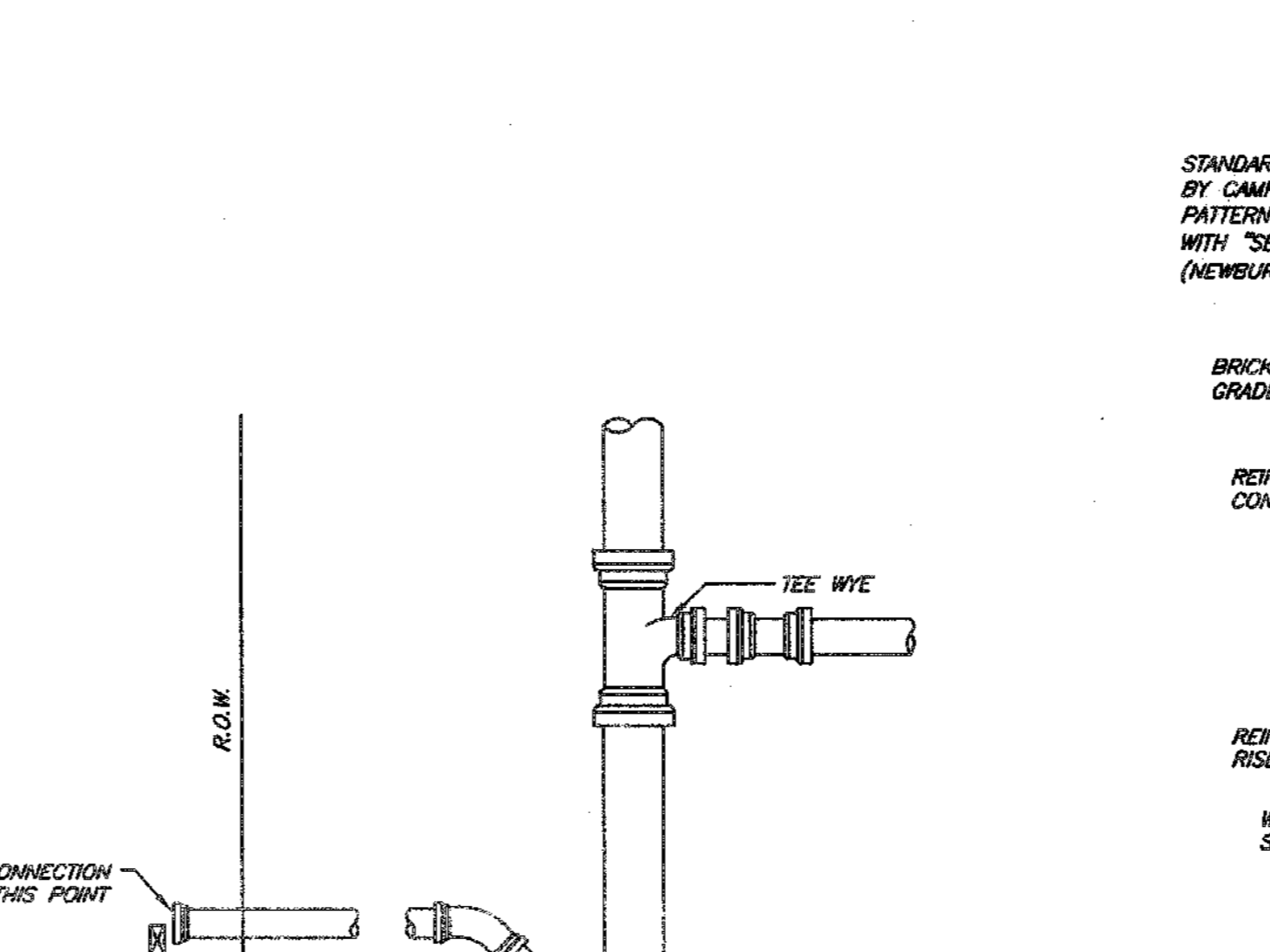
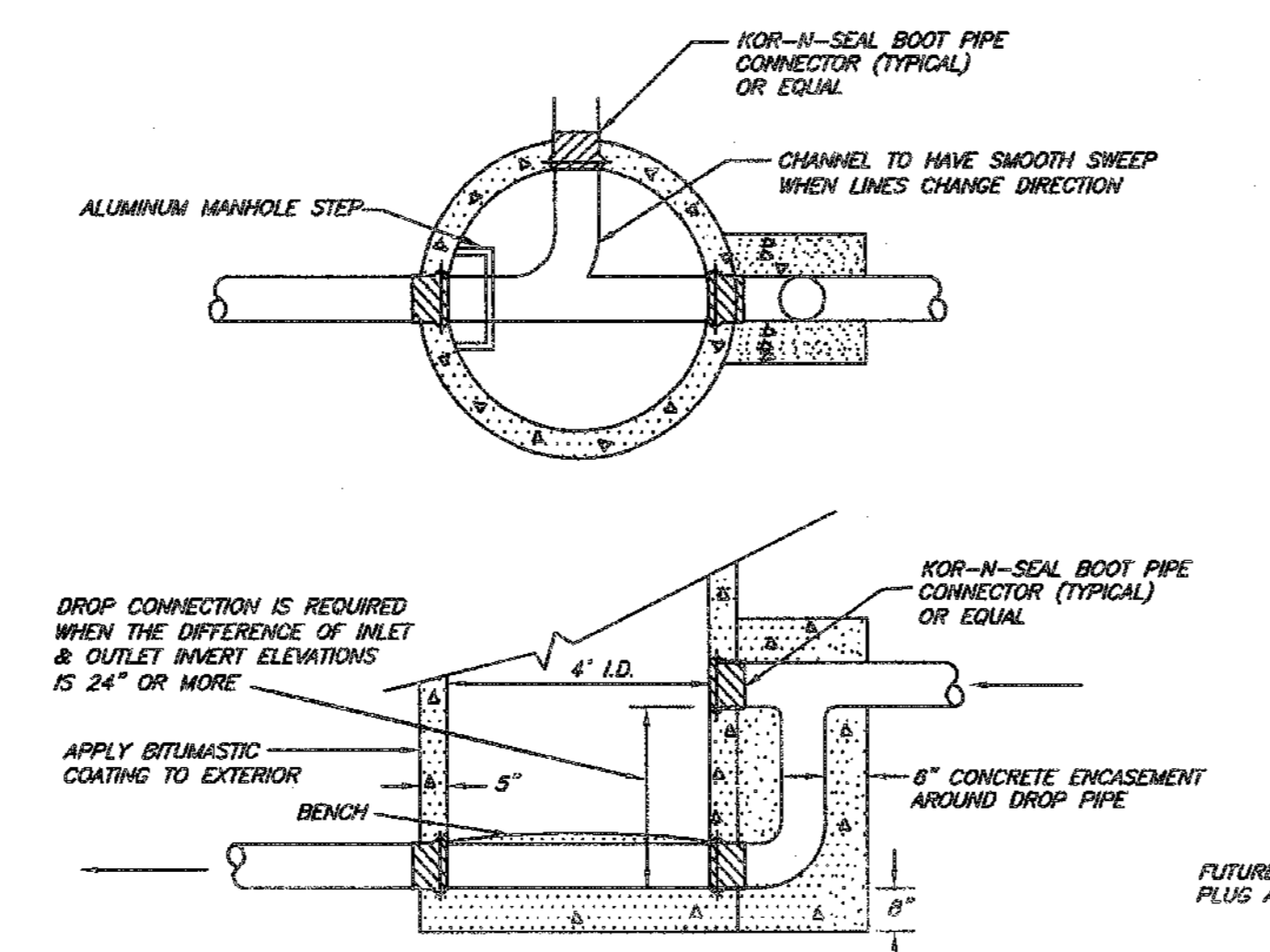
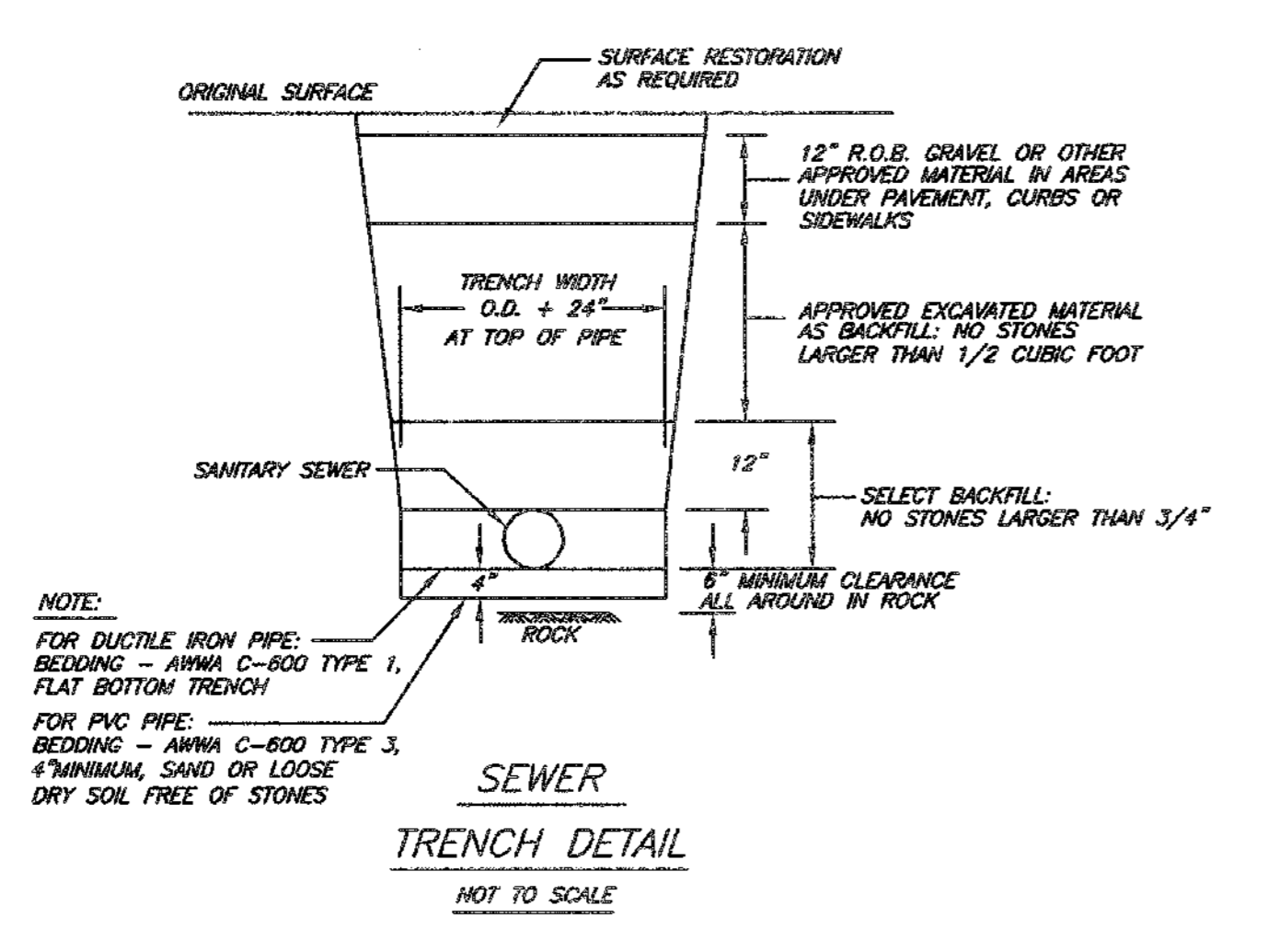
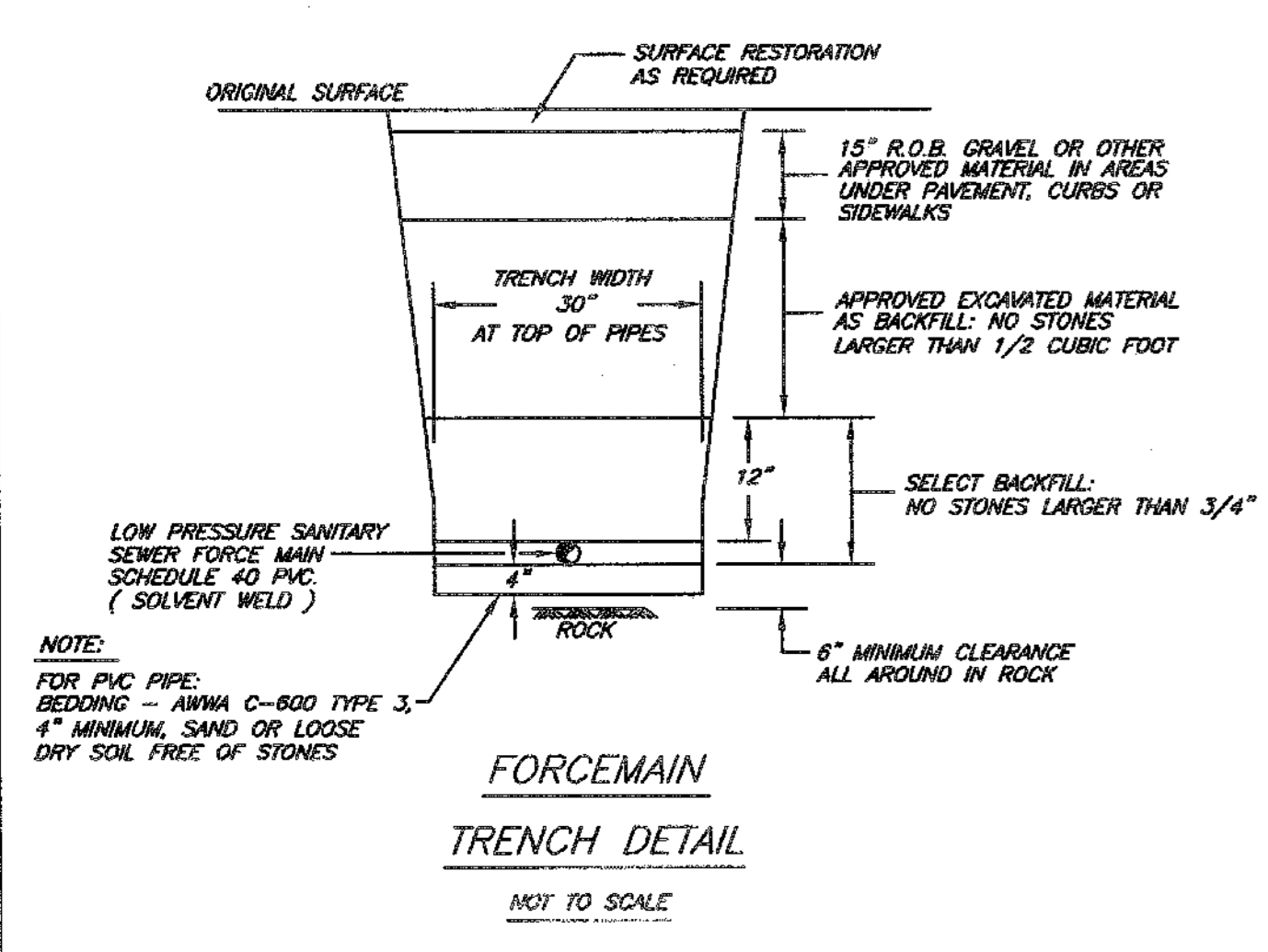
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DATE	REVISION	BY	SHEET NO. 13 OF 14	WATER DETAILS FOR ELM FARM TOWN OF NEWBURGH ORANGE COUNTY, NEW YORK
11/20/08	INCLUDED IN SET			
06/25/07	COUNTY ENTRANCE COMMENTS		SCALE: AS SHOWN	Engineering and Land Surveying, P.C.
01/18/08	ADD SHEET NOTE		DRAWING NAME:	
03/07/08	OGD COMMENTS		DATE: 10/05/06	
07/24/12	FOR PRELIMINARY APPROVAL		DRAWN BY: PM	

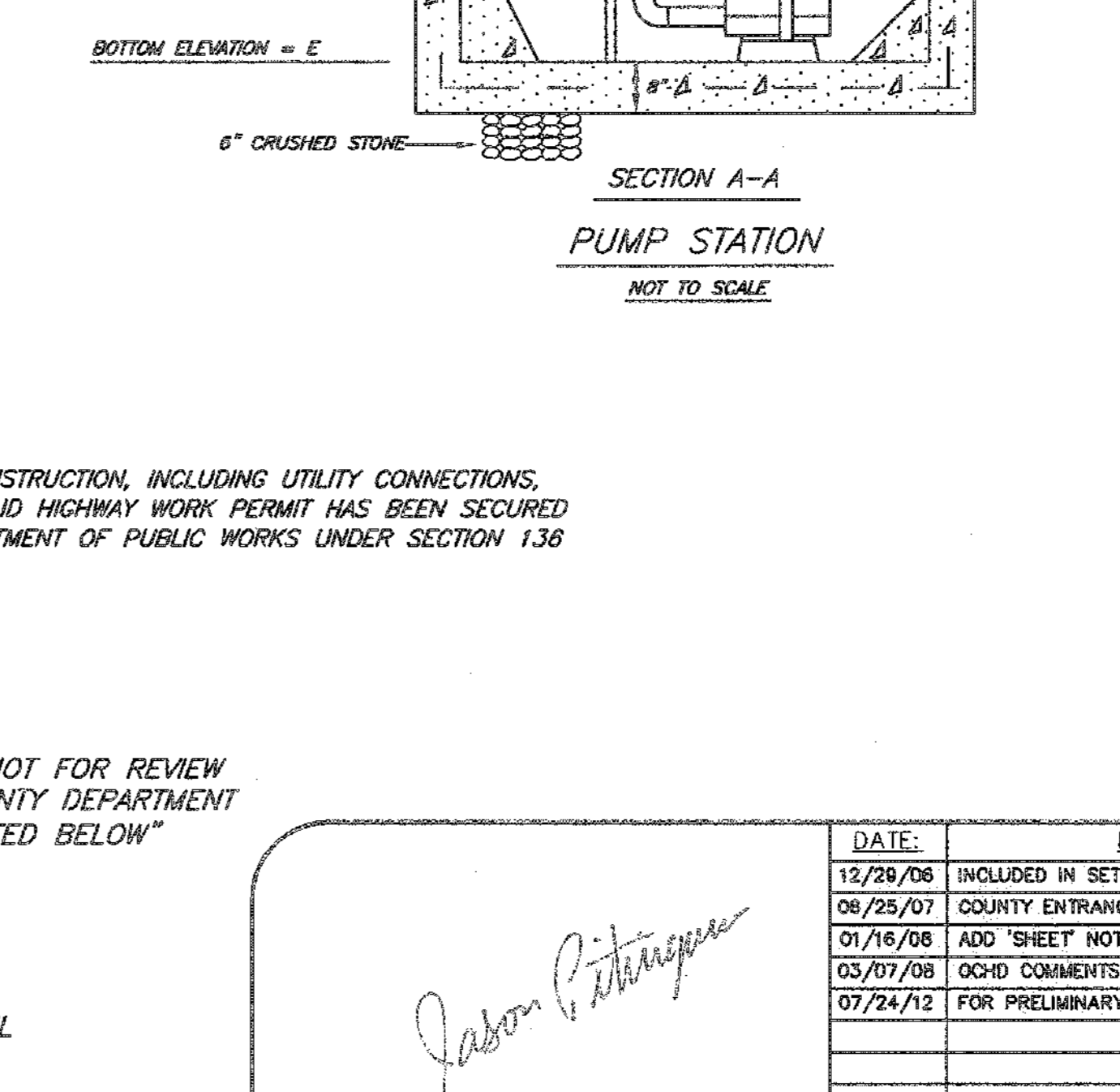
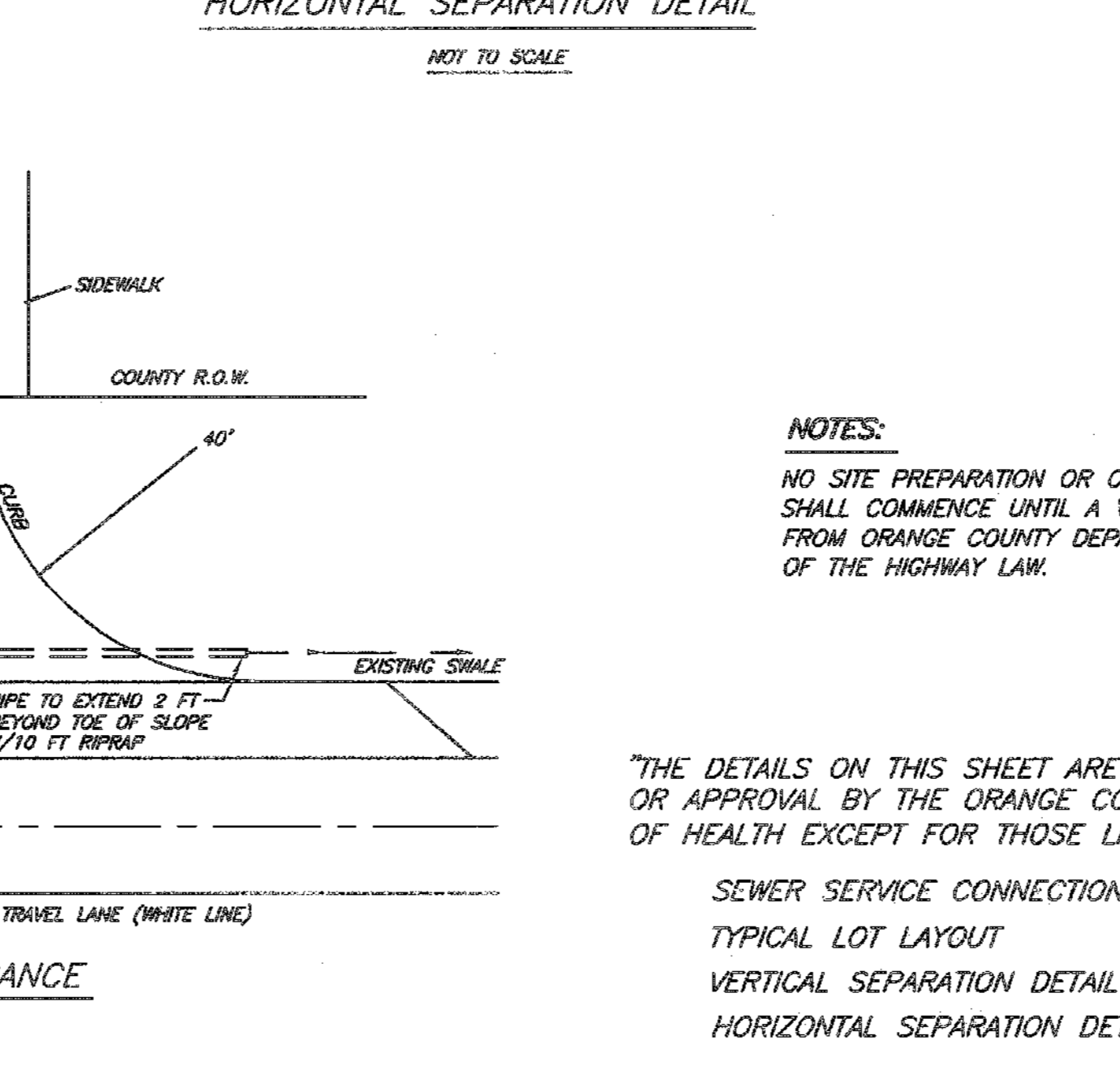
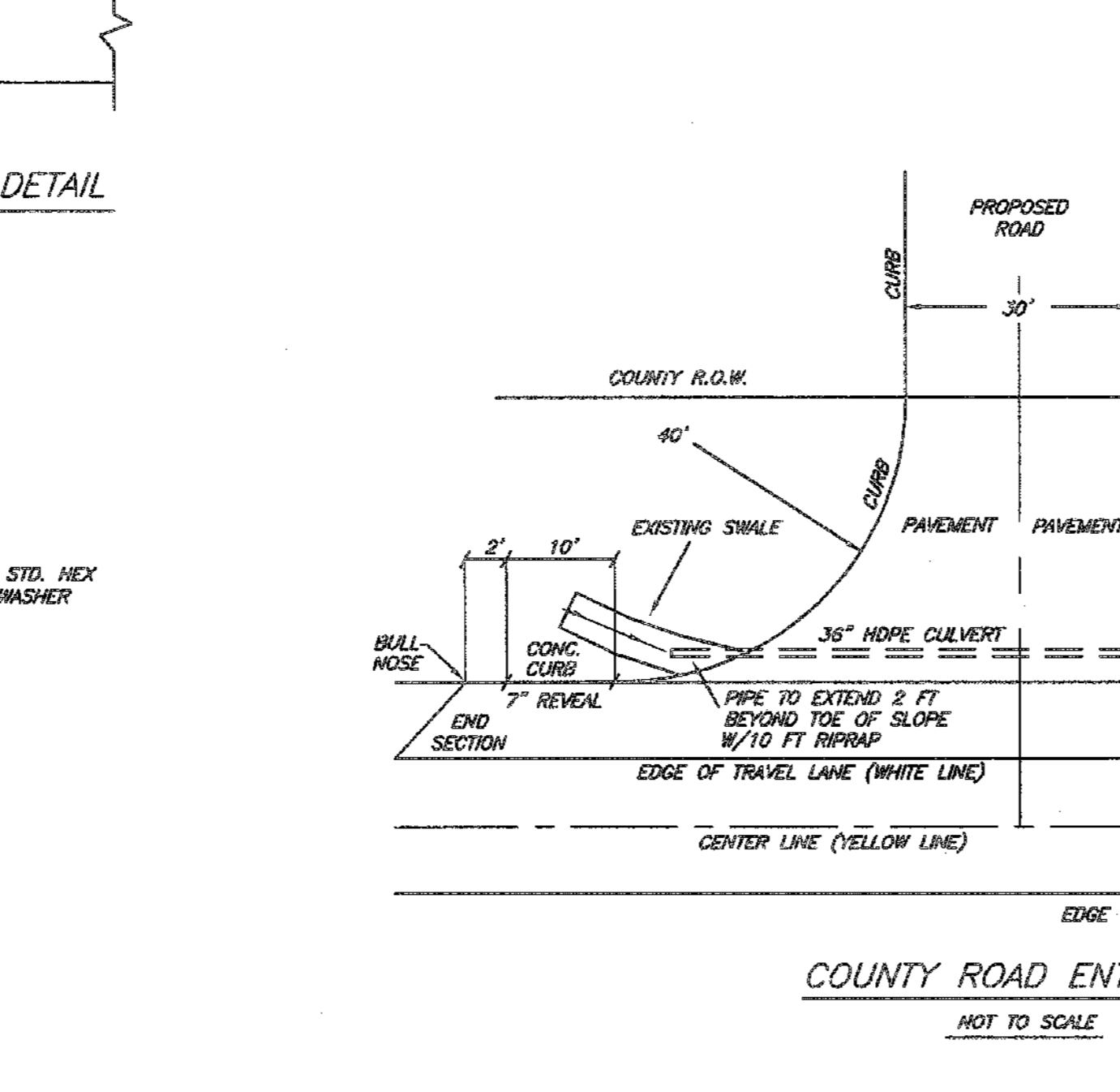
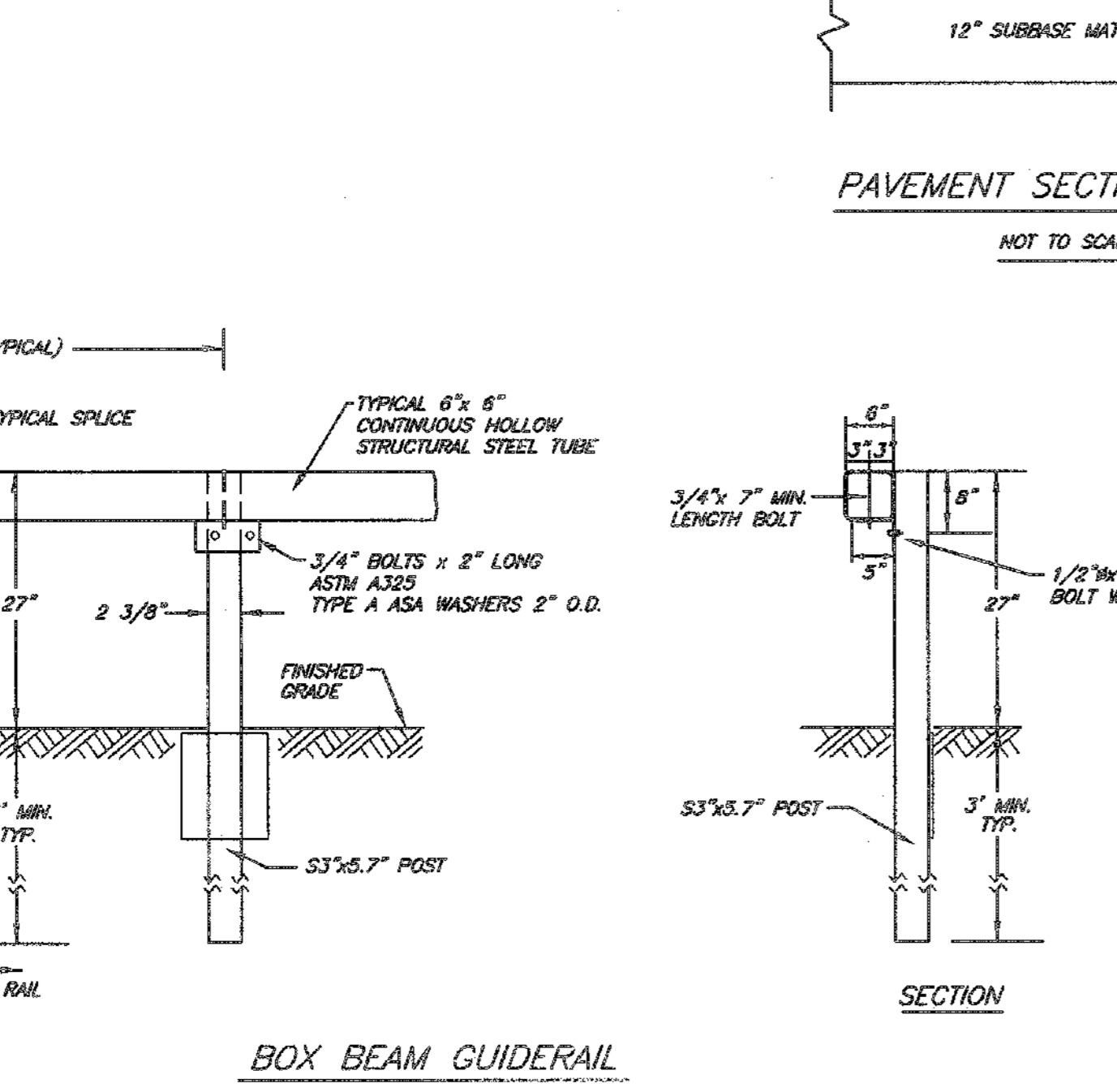
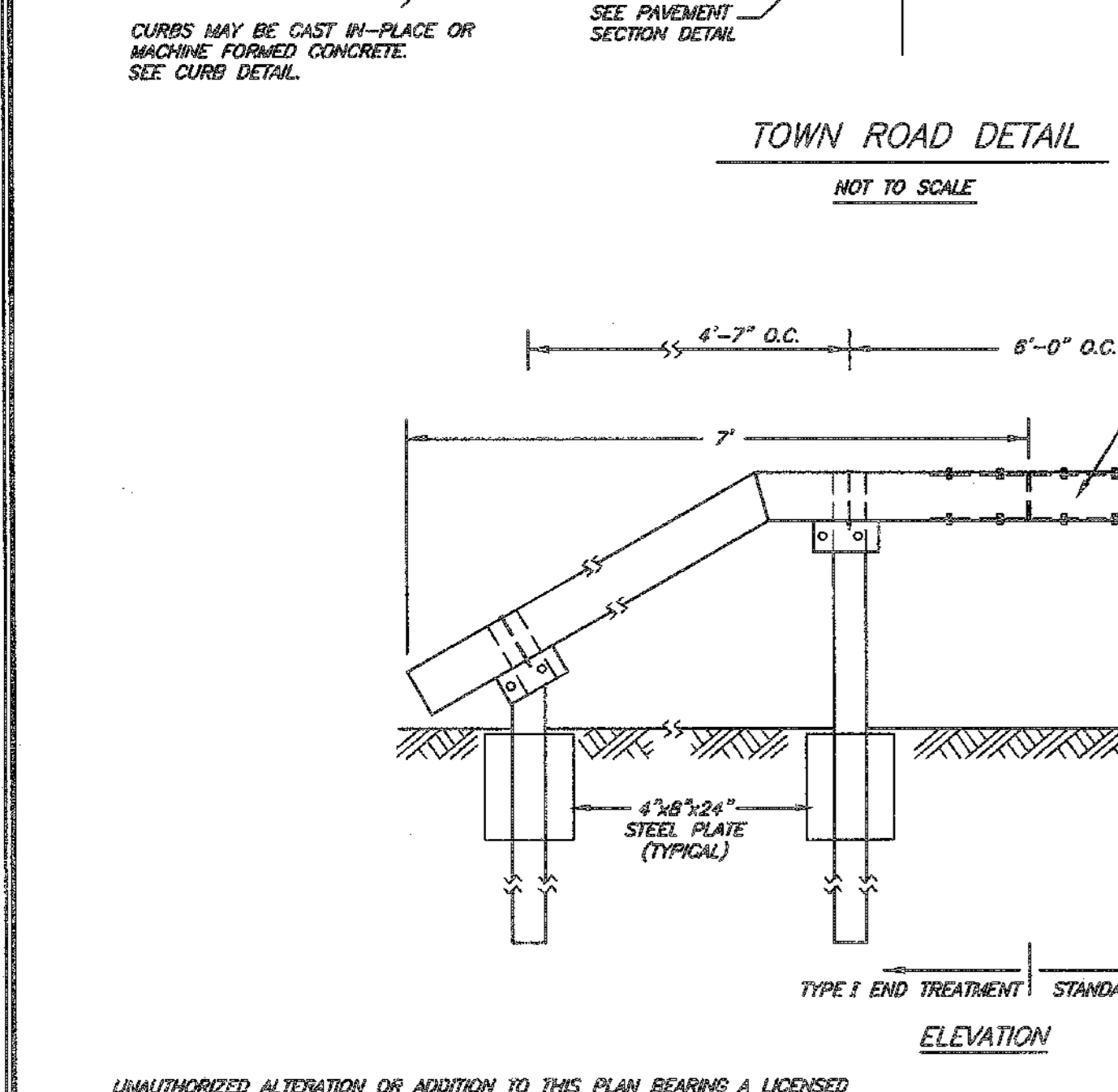
LEWIS T. POWELL, P.L.S. N.Y.S. LIC. NO. 67418
JASON A. PITINGARO N.Y.S. LIC. NO. 088168



PS STORAGE VOLUME
1 DAY STORAGE = 600gpm = 53.5 FT.³
53.5 FT.³ = 2.72 FT.
7 (2.5) FT.³

LOT 19	LOT 44	LOT 45
A 429.50	429.00	430.50
B 429.50	429.00	427.50
C 426.25	424.75	427.25
D 425.75	424.25	426.75
E 424.50	423.00	425.50
F 431.50	430.00	432.50

NOTES:
1. PUMP MODEL: ZOLLER - 3600 CONCRETE PUMP. ALL WIRING TO MEET NEC REQUIREMENTS.
2. PUMPS & FLOATS SHALL BE WPT DIRECTLY INTO THE CONTROL PANEL. NO SLOTTED OR JUNCTION BOXES SHALL BE PROVIDED INSIDE THE PUMP CHAMBER.



NOTES:
NO SITE PREPARATION OR CONSTRUCTION, INCLUDING UTILITY CONNECTIONS, SHALL COMMENCE UNTIL A VALID HIGHWAY WORK PERMIT HAS BEEN SECURED FROM ORANGE COUNTY DEPARTMENT OF PUBLIC WORKS UNDER SECTION 136 OF THE HIGHWAY LAW.

"THE DETAILS ON THIS SHEET ARE NOT FOR REVIEW OR APPROVAL BY THE ORANGE COUNTY DEPARTMENT OF HEALTH EXCEPT FOR THOSE LISTED BELOW"

SEWER SERVICE CONNECTION
TYPICAL LOT LAYOUT
VERTICAL SEPARATION DETAIL
HORIZONTAL SEPARATION DETAIL

DATE	REVISION	BY
12/29/06	INCLUDED IN SET	
08/25/07	COUNTY ENTRANCE COMMENTS	
07/18/08	ADD SHEET NOTE	
03/07/08	GOOD COMMENTS	
07/24/12	FOR PRELIMINARY APPROVAL	

SHEET NO. 14 OF 14
SCALE: AS SHOWN
DRAWING NAME: 200505.dwg
JOB NO.: 5012010
DRAWN BY: PM

MISCELLANEOUS DETAILS FOR ELM FARM TOWN OF NEWBURGH ORANGE COUNTY, NEW YORK

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Phone: (845) 381-1541
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E-mail: info@kcpco.com
Web: www.kcpco.com

Engineering and Land Surveying, P.C.

RAJASHEKHAR R. RAVILLA, P.E.
N.Y.S. P.E. LIC. NO. 088430

JASON A. PITINGARD
N.Y.S. LIC. NO. 42418

LEWIS T. POWELL, P.L.S.
N.Y.S. LIC. NO. 42418

THIS SHEET IS INCOMPLETE AND INVALID UNLESS ACCOMPANIED BY ALL SHEETS IN THE SET