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CONSULTING ENGINEERS D.P.C.

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WILLIAM J. HAUSER, P.E. (NY, NJ & PA)

**TOWN OF NEWBURGH
PLANNING BOARD
TECHNICAL REVIEW COMMENTS**

PROJECT: HUDSON ASSET
PROJECT NO.: 17-04
PROJECT LOCATION: 34-1-25.1
REVIEW DATE: 28 JULY 2017
MEETING DATE: 03 AUGUST 2017
PROJECT REPRESENTATIVE: TALCOTT ENGINEERING DESIGN

1. Representatives of this office, The Town of Newburgh Planning Board, and the Applicant field reviewed the subject's site with regard to evaluating comments received at the public hearing. The field review included a walk of the property line between the house under construction on lot 1 and the adjoining property to the south. The lot under construction has been finished, graded, and substantially revegetated to a grass lawn conditioned. An area along the south property has been left in an undisturbed manner to provide for screening between the two residential structures. It is noted the field review was undertaken immediately after a significant rainfall event the evening prior. No evidence of ponded water or impacts associated with runoff from the property were noted. Grading on the lot under construction directs stormwater to the rear of the parcel. Attached are photos of the area in question.
2. The field review included a walkthrough of the area on lot 5 where a culvert pipe is shown to exist. This culvert pipe does exist in the vicinity depicted on the plans however it is buried under debris. A new culvert pipe is proposed to be installed at this location allowing water to flow in the direction which it previously flowed.
3. The field review continued up the proposed private roadway in an area where a drainage swale was identified crossing into the property from the north. A new culvert is proposed at this location to convey storm water between proposed lot 3 and the existing structure on the private roadway. Improvements proposed along Union Avenue were also reviewed where storm water discharges in a easterly direction across Union Avenue then back in a westerly direction along the property line for lot 1. Drainage improvements are depicted on the plans in these areas. Runoff from the proposed improvements will be directed to the federal wetland areas on the lot and drainage improvements will serve to convey storm water flow through the parcel which

• Regional Office • 111 Wheatfield Drive • Suite 1 • Milford, Pennsylvania 18337 • 570-296-2765 •

currently ponds due to the condition of the existing culverts. A design report identifying pipe sizing for the proposed pipes should be received.

4. Orange County Planning Department comments are outstanding.

Respectfully submitted,

***McGoey, Hauser and Edsall
Consulting Engineers, D.P.C.***

Patrick J. Hines
Principal





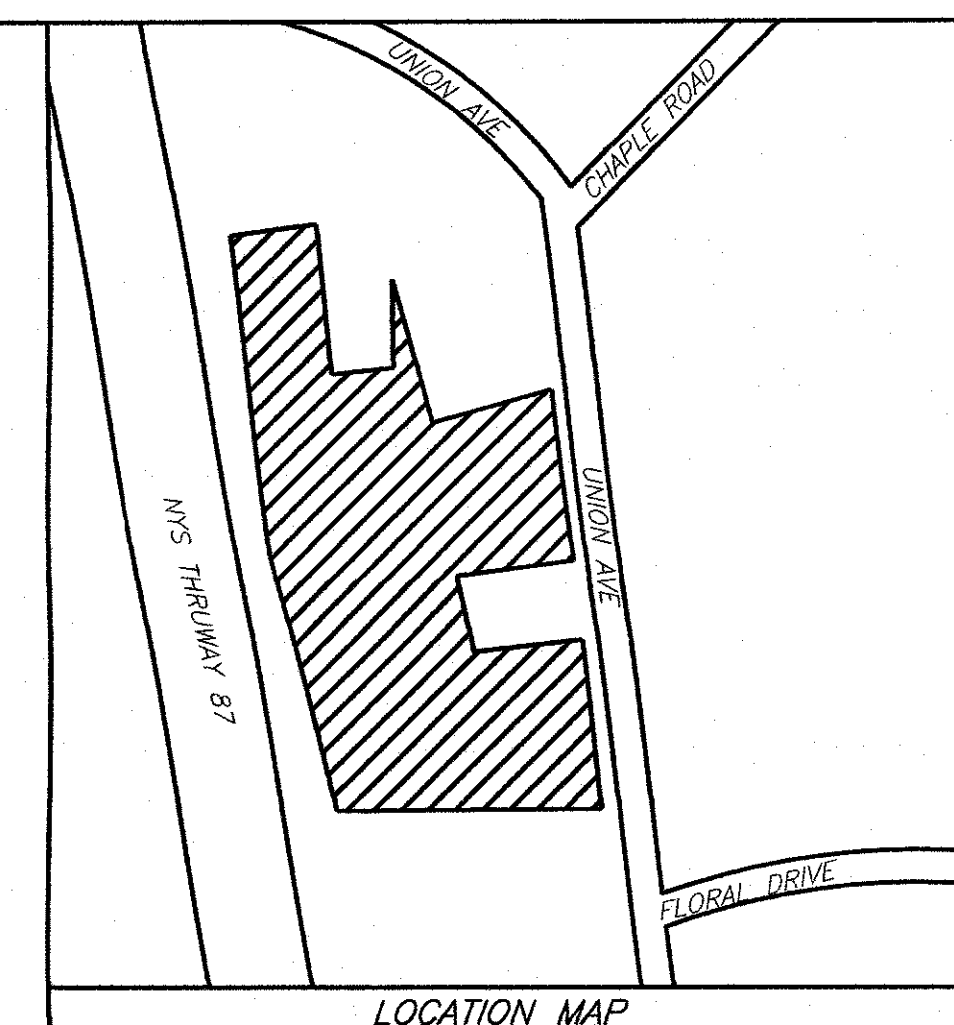
ZONING SCHEDULE

ZONE: R-2

	REQUIRED	LOT # 1 PROVIDED	LOT # 2 PROVIDED	LOT # 3 PROVIDED	LOT # 4 PROVIDED	LOT # 5 PROVIDED
MINIMUM LOT AREA w/ PUBLIC WATER or SEWER	17,500sf.	43,802sf.	44,130sf.	31,518sf.	34,782sf.	370,125sf. (RESIDUAL)
MINIMUM YARDS (feet)						
FRONT	40'	107'	40'MIN.	40'MIN.	40'MIN.	40'MIN.
REAR	40'	106'	40'MIN.	40'MIN.	40'MIN.	40'MIN.
SIDE						
ONE	15'	40'	15'MIN.	15'MIN.	15'MIN.	15'MIN.
BOTH	30'	111'	30'MIN.	30'MIN.	30'MIN.	30'MIN.
MINIMUM LOT WIDTH (feet)	100'	169'	187'	178'	178'	728'
MINIMUM LOT DEPTH (feet)	125'	256'	232'	175'	168'	837'
MAXIMUM LOT SURFACE COVERAGE (%)	30%	12%	30%MAX	30%MAX	30%MAX	30%MAX
MAXIMUM HEIGHT	35'	35'MAX.	35'MAX.	35'MAX.	35'MAX.	35'MAX.
MINIMUM BUILTABLE AREA	5,250sf.	24,498sf.	24,318sf.	6,294sf.	12,799sf.	257,767sf.

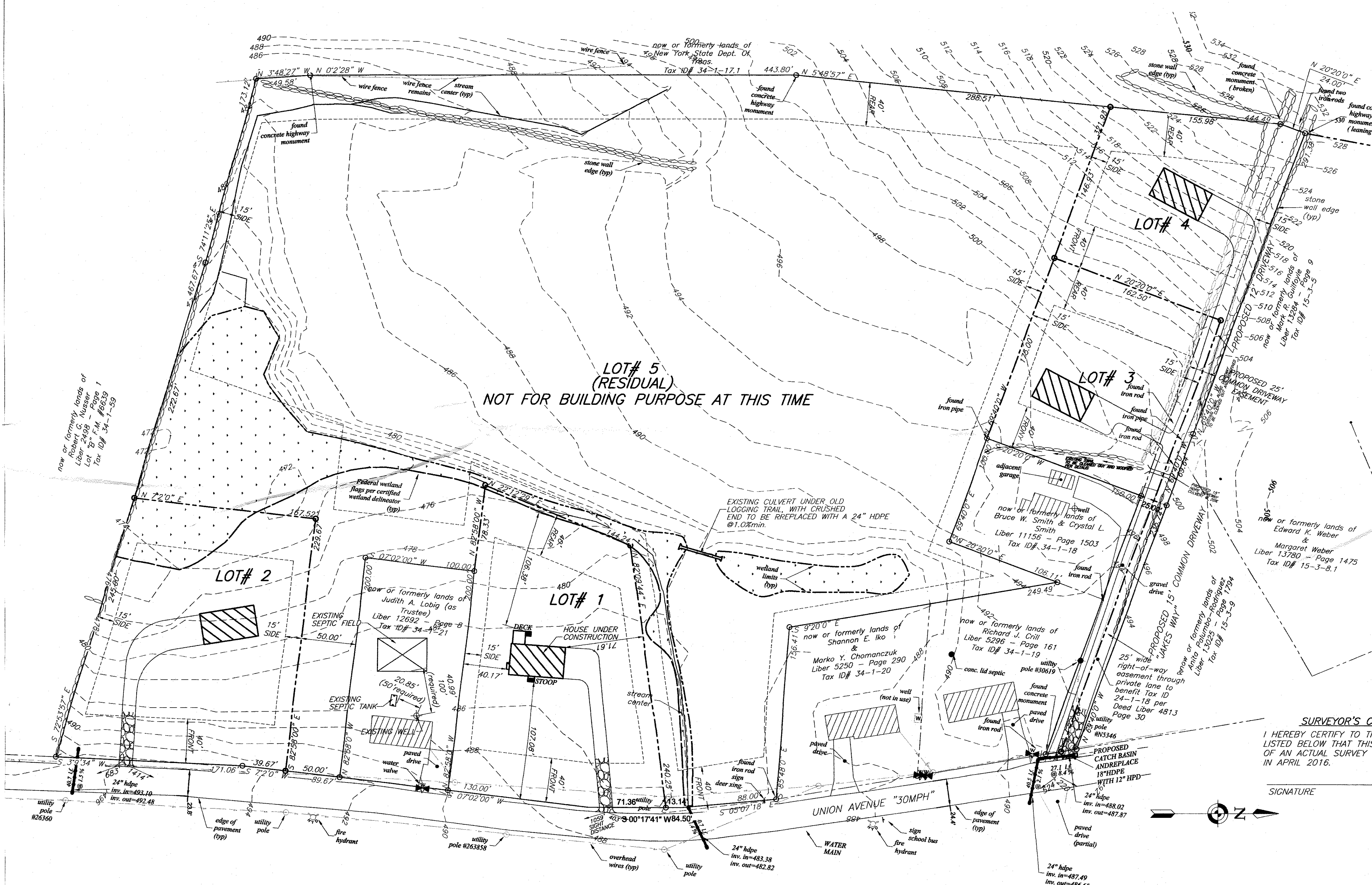
LOT NOTES:

1. LOT SPECIFIC PLOT PLANS FOR EACH LOT SHALL BE SUBMITTED WITH EACH BUILDING PERMIT APPLICATIONS AND FOUNDATIONS, WELLS AND SEPTIC FIELDS SHALL BE STAKED OUT PER PLOT PLANS BY A LICENSED SURVEYOR PRIOR TO CONSTRUCTION.
2. AN ASBUILT SURVEY AND CERTIFICATION SHALL BE PROVIDED TO THE TOWN OF NEWBURGH CODE ENFORCEMENT DEPARTMENT PRIOR TO ISSUANCE OF A CERTIFICATION OF OCCUPANCY.
3. TOWN BOARD APPROVED TO ALLOW 3 LOTS ON A COMMON DRIVEWAY ON 05/08/17.



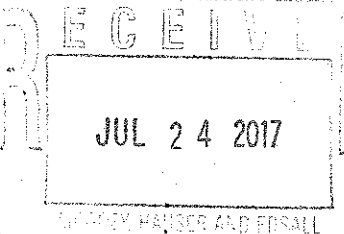
LEGEND

- PROPERTY LINE EXISTING
- PROPERTY LINE PROPOSED
- PROPERTY LINE ADJOINING
- - - EXISTING CONTOURS (2')
- - - EXISTING CONTOURS (10')
- - - CONTOURS PROPOSED (2')
- - - CONTOURS PROPOSED (10')
- - - EASEMENT
- - - SEWER LINE
- - - WATERLINE
- - - SETBACKS
- - - SILT FENCE
- - - FEDERAL WETLANDS
- - - WATER/POND/STREAM
- - - STABILIZED CONSTRUCTION ENTRANCE
- ⊕ FIRE HYDRANT
- ⊕ WATER VALVE
- ⊕ M.H. EXISTING MANHOLE
- ⊕ UTILITY POLE
- ⊕ CATCH BASIN
- SWALE
- STONEWALL
- ⊕ WELL EXISTING
- ⊕ WELL PROPOSED
- ⊕ HOUSE EXISTING
- ⊕ HOUSE PROPOSED (single family)
- ⊕ SEPTIC TANK
- ⊕ PUMP CHAMBER
- ⊕ CURTAIN DRAIN DISTRIBUTION BOX
- ⊕ LATERALS
- ⊕ TOE OF PAD
- ⊕ EXPANSION AREA



SURVEYOR'S CERTIFICATION:
 I HEREBY CERTIFY TO THE PARTIES OF INTEREST LISTED BELOW THAT THIS MAP SHOWS THE RESULTS OF AN ACTUAL SURVEY COMPLETED IN THE FIELD IN APRIL 2016.
 SIGNATURE _____ JONATHAN N. MILLEN, L.L.S.

RECORD OWNER'S CONSENT NOTE:
 THE UNDERSIGNED OWNERS OF THE PROPERTY HEREON STATE THAT THEY ARE FAMILIAR WITH THIS PLAN, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENT TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS PLAN IN THE OFFICE OF THE CLERK OF THE COUNTY OF ORANGE, IF SO REQUIRED.
 RECORD OWNER'S SIGNATURE _____ HUDSON ASSET HOMES, LLC
 4171 ALBANY POST ROAD
 HYDE PARK NY 12538



FEDERAL WETLANDS NOTE:
 FEDERAL WETLAND WERE LOCATED BY BIOLOGIST MICHAEL NOWICKI AND SURVEYED BY JONATHAN MILLEN LLS DURING MARCH 2016.

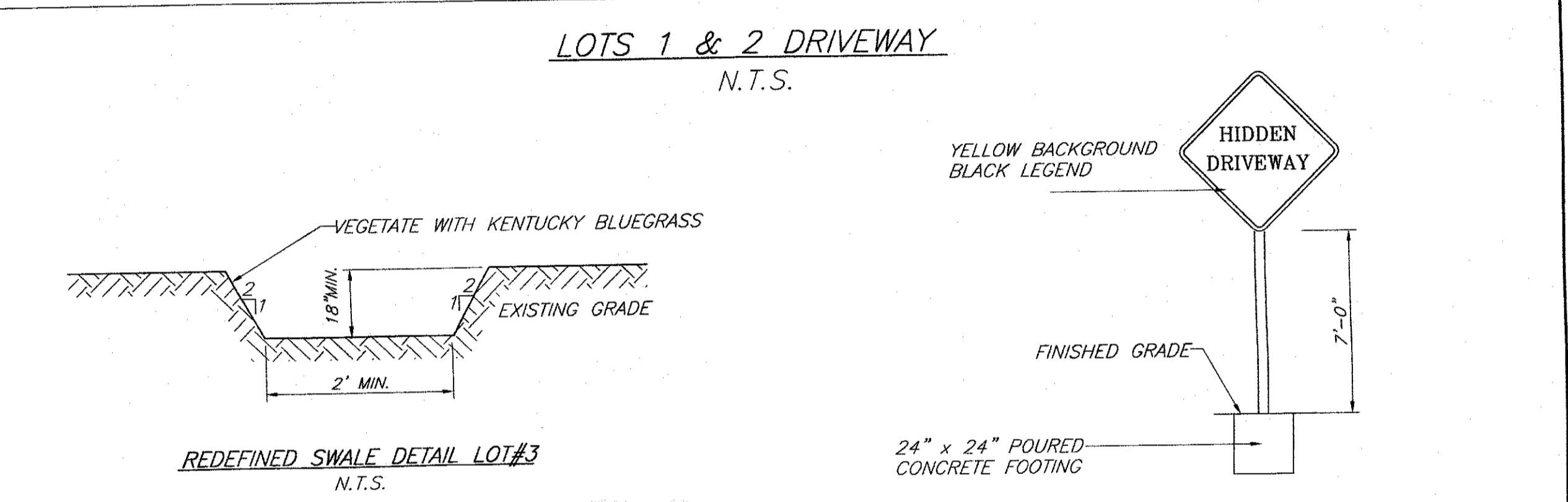
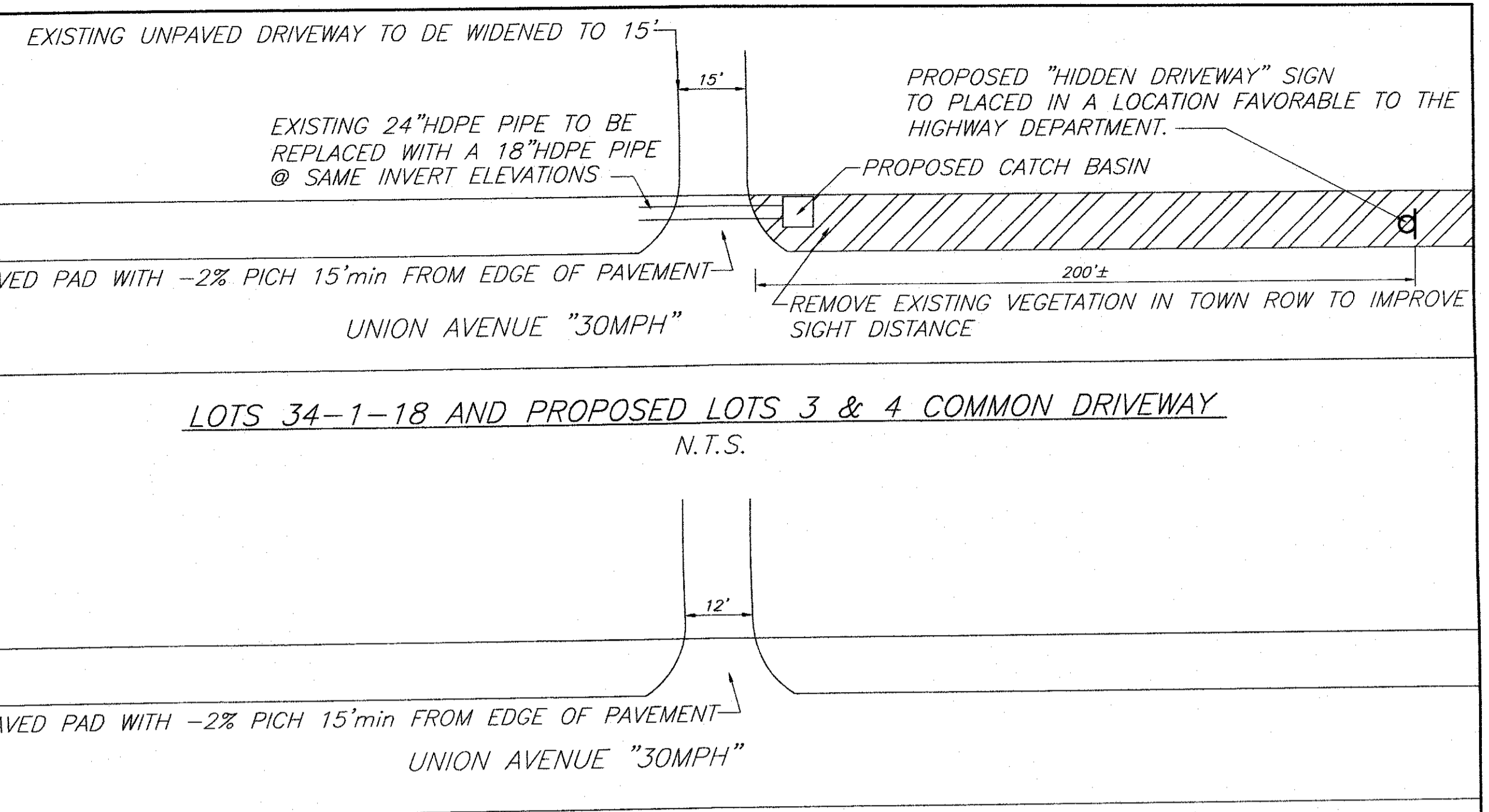
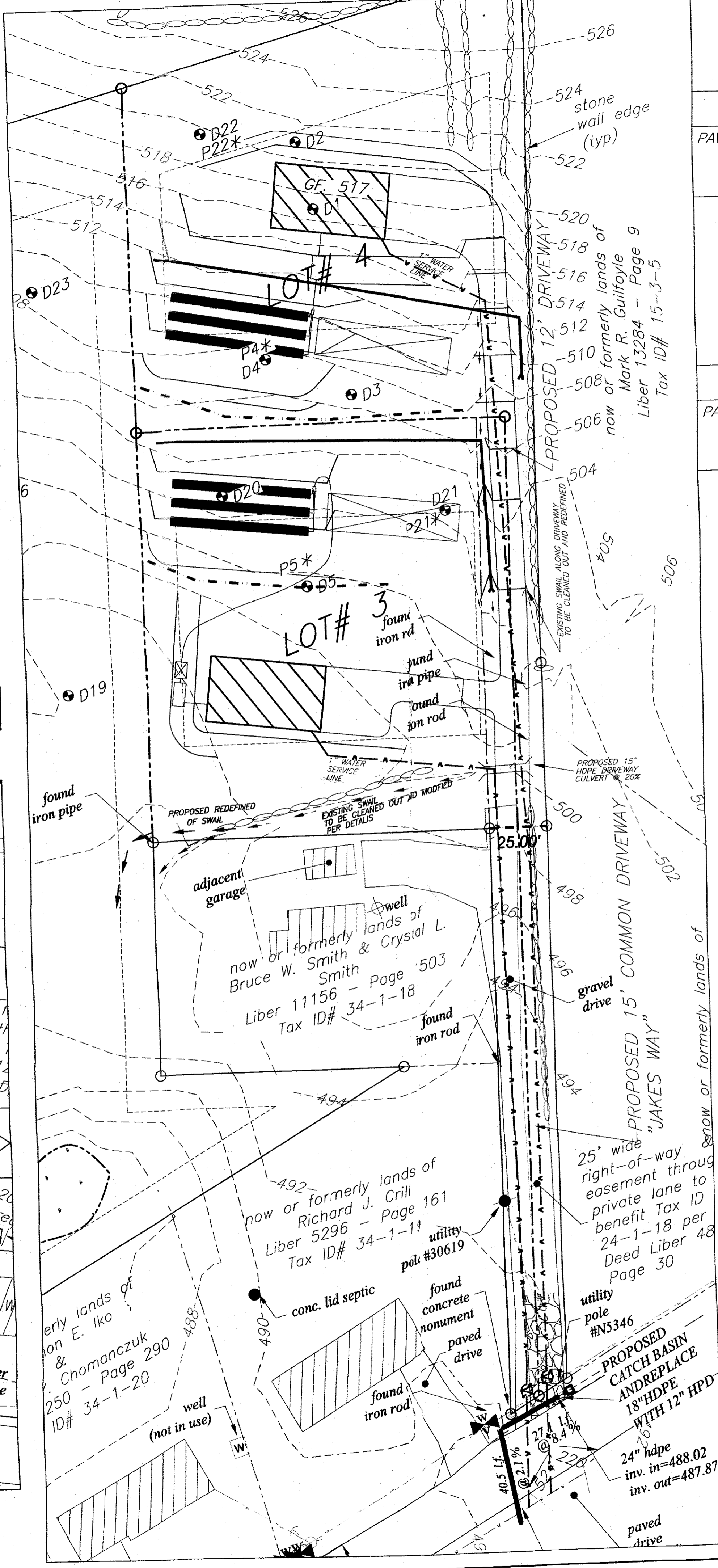
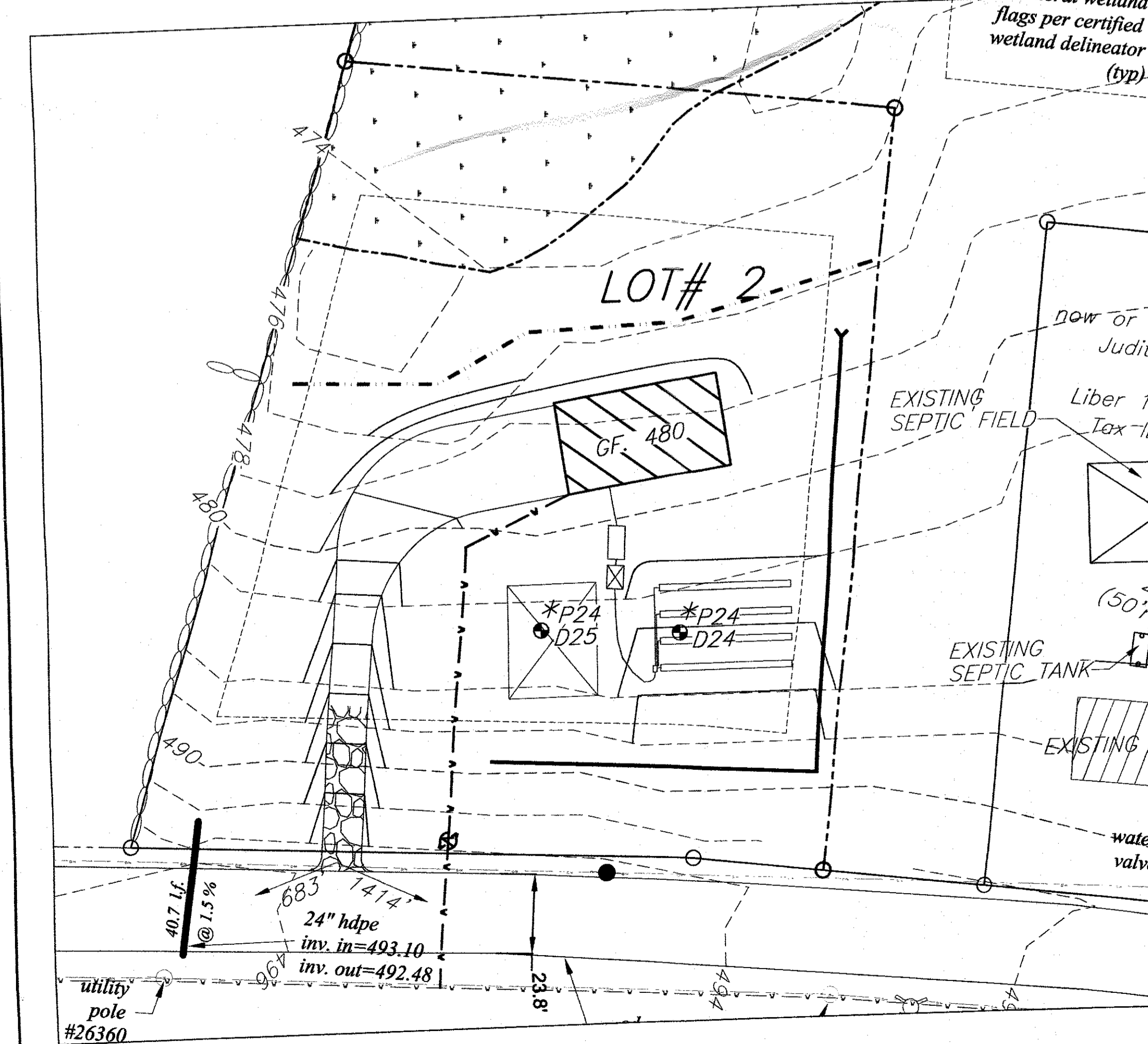
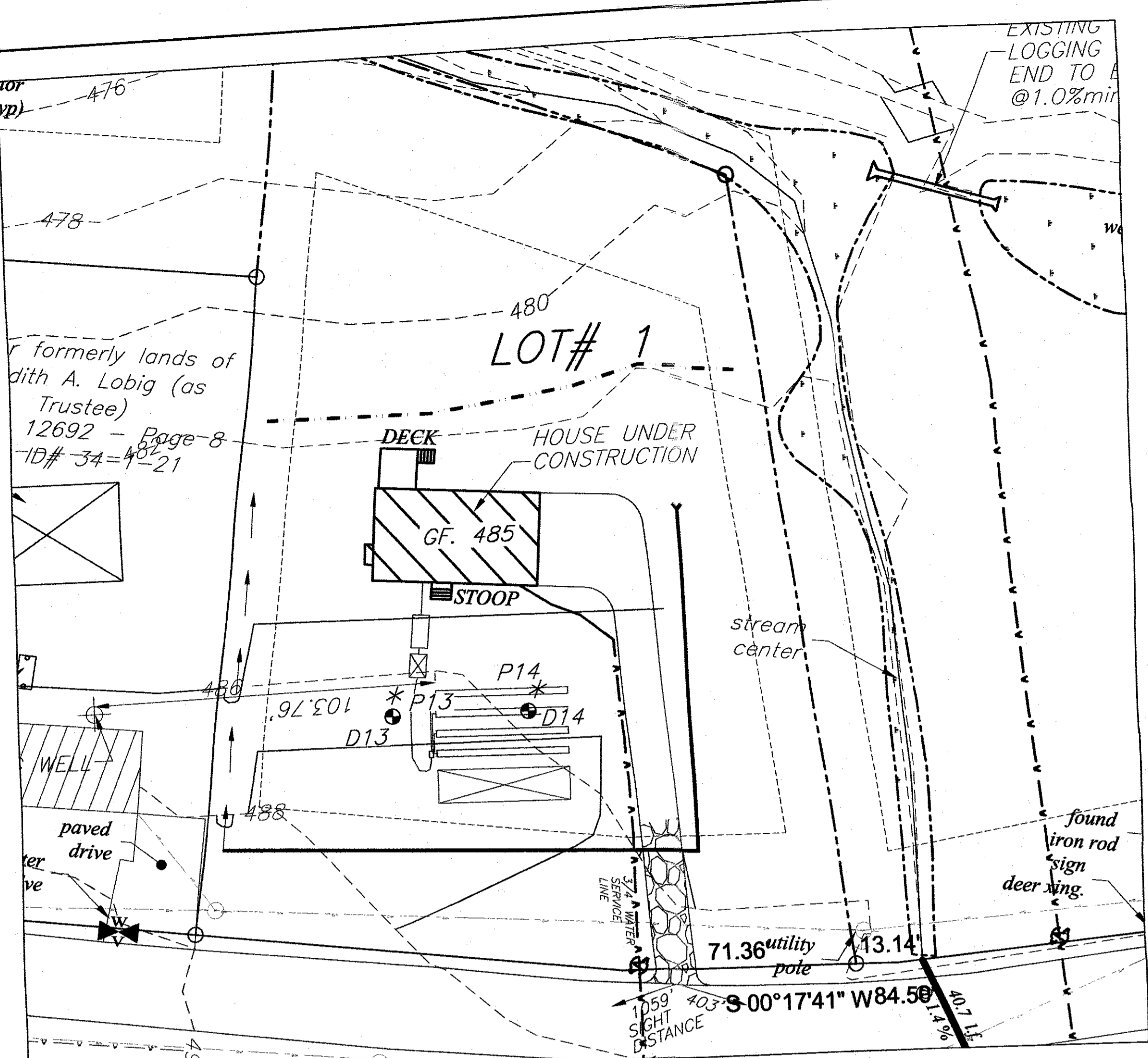
APPLICANT:
 HUDSON ASSET HOMES, LLC "MIKE MAHER"
 4171 ALBANY POST ROAD
 HYDE PARK NY 12538

REV.	DATE	BY	DESCRIPTION
3	07/21/17	RBM	REVISED PER PLANNING BOARD
2	05/26/17	RBM	ADDED SIGHT DISTANCE
1	05/04/17	RBM	REVISED PER PLANNING BOARD

SURVEYOR	ENGINEER	TALCOTT ENGINEERING DESIGN PLLC 1 GARDNERTOWN ROAD NEWBURGH, NY 12550 (945)-569-8400 (FAX)(945)-569-4583 TALCOTTDESIGN12@GMAIL.COM	
		PROPOSED SUBDIVISION ENTITLED HUDSON ASSET	
		UNION AVENUE, S-B-L: 34-1-25.1 TOWN OF NEWBURGH, ORANGE COUNTY, NY	
DATE: 01/20/17	SCALE: 1" = 50'	JOB NUMBER: 16022- MMR	SHEET NUMBER: 1 OF 6

WHETHER YOU'RE LAYING A FOUNDATION FOR A BUILDING OR PLANTING A TREE, YOU MUST FIRST CHECK FOR THE EXISTENCE OF UNDERGROUND UTILITY LINES AND CABLES. IF YOU OR YOUR CONTRACTOR DISRUPT ANY OF THESE LINES, THE RESULTS CAN BE DANGEROUS - AND COSTLY - TO EVERYONE. CALL BEFORE YOU DIG, TOLL FREE, 811

TOWN OF NEWBURGH PROJECT # 2017-04
 THIS SHEET IS INVALID AND VOID UNLESS ACCOMPANIED BY REMAINING SHEETS IN SET.



- LEGEND**
- PROPERTY LINE EXISTING
 - PROPERTY LINE PROPOSED
 - PROPERTY LINE ADJOINING
 - EXISTING CONTOURS (2')
 - EXISTING CONTOURS (10')
 - CONTOURS PROPOSED (2')
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 - HOUSE EXISTING
 - HOUSE PROPOSED (single family)
 - SEPTIC TANK PUMP CHAMBER
 - EXPANSION AREA
 - CURTAIN DRAIN DISTRIBUTION BOX
 - LATERALS
 - TOE OF PAD
 - PERCOLATION TEST DEEP TEST

TOWN OF NEWBURGH CERTIFICATION:
 "I HEREBY CERTIFY TO THE TOWN OF NEWBURGH THAT THE SEWERAGE SYSTEM DEPICTED ON THIS PLAN HAS BEEN DESIGNED IN ACCORDANCE WITH THE NEW YORK STATE PUBLIC HEALTH LAW AND ALL REGULATIONS PROMULGATED THEREUNDER."

TOWN OF NEWBURGH PROJECT # 2017-04
 THIS SHEET IS INVALID AND VOID UNLESS ACCOMPANIED BY REMAINING SHEETS IN SET.

REV.	DATE:	BY:	DESCRIPTION:
2	07/21/17	RBM	REVISED PER PLANNING BOARD
1	05/04/17	RBM	REVISED PER PLANNING BOARD

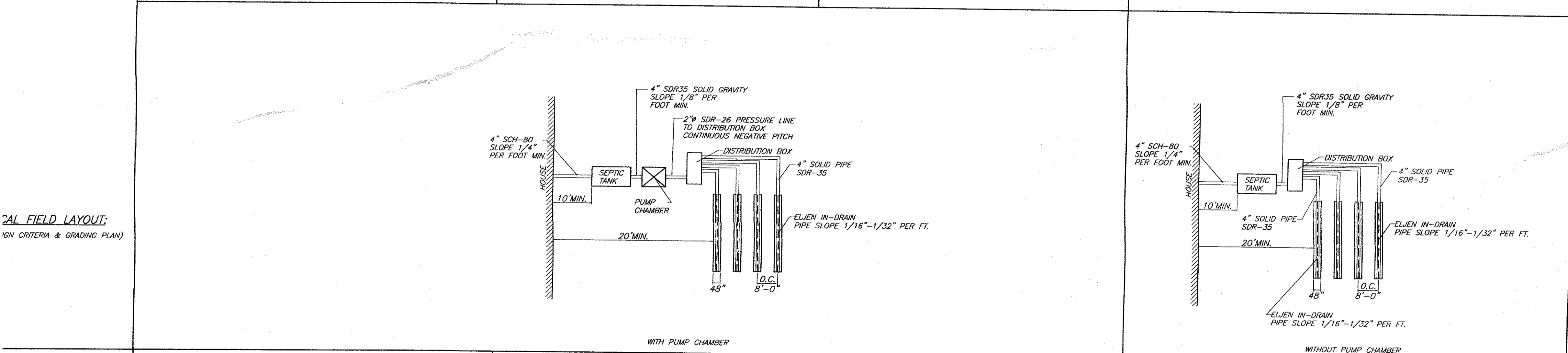
ENGINEER
 Talcott Engineering Design PLLC
 1 GARDNERTOWN ROAD
 NEWBURGH, NY 12550
 (845)-569-8400
 (FAX) (845)-569-4583
 TALCOTTEDESIGN12@GMAIL.COM

PROPOSED SUBDIVISION ENTITLED HUDSON ASSET
 UNION AVENUE, S-B-L: 34-1-25.1
 TOWN OF NEWBURGH, ORANGE COUNTY, NY

DATE: 01/20/17
 SCALE: 1" = 30'
 JOB NUMBER: 16022 - MMR
 SHEET NUMBER: 2 OF 6

LOT #	LOT 1	LOT 2	LOT 3	LOT 4
DEEP TEST DATA:	<p>Ⓢ D13 56" DEEP 03/15/16 0-5" TOP SOIL 5"-56" CLAY LOAM W/GRAVEL NO ROCK, WATER @ 53", MOTTLING @ 38"</p> <p>Ⓢ D14 60" DEEP 03/15/16 0-6" TOP SOIL 5"-60" CLAY LOAM NO ROCK, WATER @ BOTTOM, MOTTLING @ 34"</p>	<p>Ⓢ D24 60" DEEP 11/08/16 0-5" TOP SOIL 5"-48" GRAVELY CLAY LOAM NO ROCK, WATER @ 48", NO MOTTLING</p> <p>Ⓢ D25 44" DEEP 11/08/16 0-5" TOP SOIL 5"-44" GRAVELY CLAY LOAM NO ROCK, WATER @ 44", NO MOTTLING</p>	<p>Ⓢ D5 64" DEEP 03/15/16 0-5" TOP SOIL 5"-64" CLAY LOAM W/GRAVEL SOME MOTTLING NO ROCK, WATER @ 62", MOTTLING @ 32"</p> <p>Ⓢ D20 60" DEEP 04/22/16 0-8" TOP SOIL 8"-44" SILTY CLAY LOAM 44"-60" WET NO ROCK, WATER @ 60", MOTTLING @ 60"</p> <p>Ⓢ D21 54" DEEP 4/22/16 0-8" TOP SOIL 8"-54" SILTY LOAM W/GRAVEL NO ROCK, WATER, MOTTLING</p>	<p>Ⓢ D1 60" DEEP 03/15/16 0-8" TOP SOIL 8"-60" GRAVELY CLAY LOAM ROCK @ 60', NO WATER, MOTTLING</p> <p>Ⓢ D2 36" DEEP 03/15/16 0-4" TOP SOIL 4"-30" GRAVELY CLAY LOAM 30"-36" SILTY CLAY LOAM ROCK @ 36", NO WATER, MOTTLING</p> <p>Ⓢ D3 64" DEEP 03/15/16 0-5" TOP SOIL 5"-54" CLAY LOAM GRAVEL 54"-64" GRAVELY CLAY LOAM NO ROCK, WATER @ 60", MOTTLING @ 60"</p> <p>Ⓢ D4 70" DEEP 03/15/16 0-5" TOP SOIL 5"-54" GRAVELY CLAY LOAM 54"-70" GRAVELY CLAY LOAM WET NO ROCK, NO WATER, NO MOTTLING</p> <p>Ⓢ D22 58" DEEP 04/22/16 0-4" TOP SOIL 4"-58" SILTY LOAM ROCK @ 58", NO WATER, MOTTLING</p>

PERCOLATION DATA:	<p>* P13 12" DEEP 06/15/16</p> <table border="1"> <tr><td>1</td><td>2</td><td>3</td><td>4</td><td>5</td></tr> <tr><td>FINISH</td><td>12:40</td><td>1:11</td><td>1:50</td><td>2:26</td><td>3:06</td></tr> <tr><td>START</td><td>12:19</td><td>12:41</td><td>1:16</td><td>1:51</td><td>2:30</td></tr> <tr><td>TIME</td><td>:21</td><td>:30</td><td>:34</td><td>:35</td><td>:36</td></tr> </table> <p>STABILIZED PERCOLATION RATE: 35 MINUTES /INCH</p> <p>* P14 12" DEEP 06/15/16</p> <table border="1"> <tr><td>1</td><td>2</td><td>3</td><td>4</td><td>5</td><td>6</td></tr> <tr><td>FINISH</td><td>1:10</td><td>1:38</td><td>2:09</td><td>2:45</td><td>3:25</td><td>4:02</td></tr> <tr><td>START</td><td>12:47</td><td>1:11</td><td>1:39</td><td>2:11</td><td>2:50</td><td>3:26</td></tr> <tr><td>TIME</td><td>:23</td><td>:27</td><td>:30</td><td>:34</td><td>:35</td><td>:36</td></tr> </table> <p>STABILIZED PERCOLATION RATE: 35 MINUTES /INCH</p>	1	2	3	4	5	FINISH	12:40	1:11	1:50	2:26	3:06	START	12:19	12:41	1:16	1:51	2:30	TIME	:21	:30	:34	:35	:36	1	2	3	4	5	6	FINISH	1:10	1:38	2:09	2:45	3:25	4:02	START	12:47	1:11	1:39	2:11	2:50	3:26	TIME	:23	:27	:30	:34	:35	:36	<p>* P24 12" DEEP 11/08/16</p> <table border="1"> <tr><td>1</td><td>2</td><td>3</td><td>4</td></tr> <tr><td>FINISH</td><td>2:01</td><td>2:12</td><td>2:26</td><td>2:40</td></tr> <tr><td>START</td><td>1:54</td><td>2:02</td><td>2:13</td><td>2:27</td></tr> <tr><td>TIME</td><td>:07</td><td>:10</td><td>:13</td><td>:13</td></tr> </table> <p>STABILIZED PERCOLATION RATE: 13 MINUTES /INCH</p> <p>* P25 12" DEEP 11/08/16</p> <table border="1"> <tr><td>1</td><td>2</td><td>3</td><td>4</td><td>5</td></tr> <tr><td>FINISH</td><td>3:13</td><td>3:24</td><td>3:46</td><td>3:59</td><td>4:12</td></tr> <tr><td>START</td><td>3:09</td><td>3:13</td><td>3:35</td><td>3:46</td><td>3:46</td></tr> <tr><td>TIME</td><td>:04</td><td>:11</td><td>:11</td><td>:13</td><td>:13</td></tr> </table> <p>STABILIZED PERCOLATION RATE: 13 MINUTES /INCH</p>	1	2	3	4	FINISH	2:01	2:12	2:26	2:40	START	1:54	2:02	2:13	2:27	TIME	:07	:10	:13	:13	1	2	3	4	5	FINISH	3:13	3:24	3:46	3:59	4:12	START	3:09	3:13	3:35	3:46	3:46	TIME	:04	:11	:11	:13	:13	<p>* P5 12" DEEP 06/15/16</p> <table border="1"> <tr><td>1</td><td>2</td><td>3</td><td>4</td></tr> <tr><td>FINISH</td><td>11:43</td><td>12:20</td><td>1:12</td><td>2:09</td></tr> <tr><td>START</td><td>11:24</td><td>11:44</td><td>12:21</td><td>1:22</td></tr> <tr><td>TIME</td><td>:19</td><td>:36</td><td>:56</td><td>:56</td></tr> </table> <p>STABILIZED PERCOLATION RATE: 51 MINUTES /INCH</p> <p>* P21 12" DEEP 06/15/16</p> <table border="1"> <tr><td>1</td><td>2</td><td>3</td></tr> <tr><td>FINISH</td><td>10:31</td><td>11:14</td><td>11:57</td></tr> <tr><td>START</td><td>10:01</td><td>10:32</td><td>11:15</td></tr> <tr><td>TIME</td><td>:30</td><td>:42</td><td>:42</td></tr> </table> <p>STABILIZED PERCOLATION RATE: 42 MINUTES /INCH</p>	1	2	3	4	FINISH	11:43	12:20	1:12	2:09	START	11:24	11:44	12:21	1:22	TIME	:19	:36	:56	:56	1	2	3	FINISH	10:31	11:14	11:57	START	10:01	10:32	11:15	TIME	:30	:42	:42	<p>* P4 12" DEEP 06/15/16</p> <table border="1"> <tr><td>1</td><td>2</td><td>3</td><td>4</td></tr> <tr><td>FINISH</td><td>11:24</td><td>12:18</td><td>1:09</td><td>2:00</td></tr> <tr><td>START</td><td>11:02</td><td>11:26</td><td>12:19</td><td>1:10</td></tr> <tr><td>TIME</td><td>:22</td><td>:48</td><td>:50</td><td>:50</td></tr> </table> <p>STABILIZED PERCOLATION RATE: 50 MINUTES /INCH</p> <p>* P22 12" DEEP 06/15/16</p> <table border="1"> <tr><td>1</td><td>2</td><td>3</td><td>4</td></tr> <tr><td>FINISH</td><td>11:13</td><td>11:52</td><td>12:41</td><td>1:30</td></tr> <tr><td>START</td><td>10:46</td><td>11:14</td><td>11:53</td><td>12:42</td></tr> <tr><td>TIME</td><td>:27</td><td>:38</td><td>:48</td><td>:48</td></tr> </table> <p>STABILIZED PERCOLATION RATE: 48 MINUTES /INCH</p>	1	2	3	4	FINISH	11:24	12:18	1:09	2:00	START	11:02	11:26	12:19	1:10	TIME	:22	:48	:50	:50	1	2	3	4	FINISH	11:13	11:52	12:41	1:30	START	10:46	11:14	11:53	12:42	TIME	:27	:38	:48	:48
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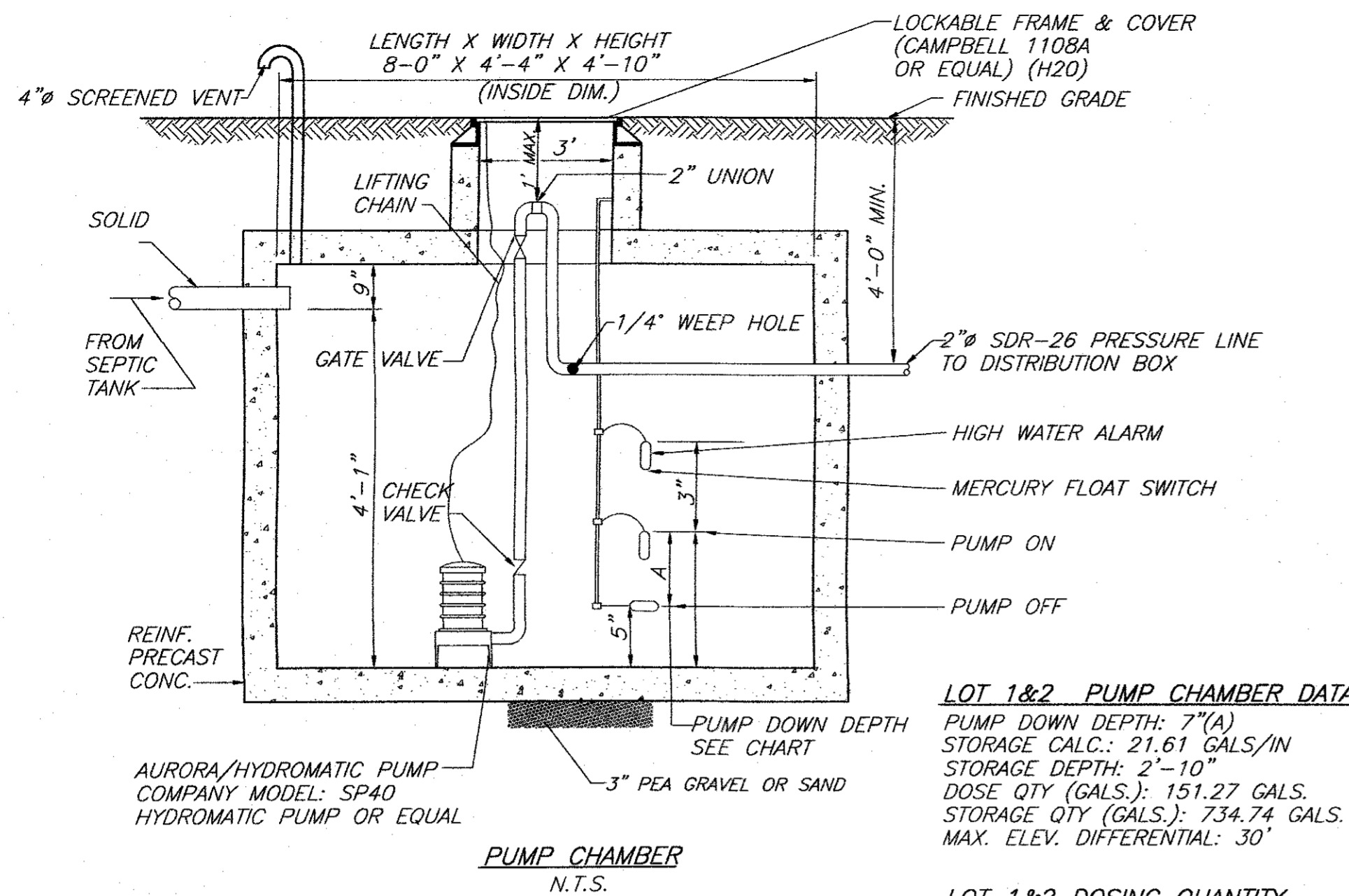
<p>DESIGN CRITERIA:</p> <ol style="list-style-type: none"> NO. OF BEDROOMS- 4 SEPTIC TANK DESIGN-1,250 GAL STABILIZED PERCOLATION RATE- 31-45 MIN FLOW RATE (GALS /DAY)- 440 DESIGN LENGTHS: ROWS OF 10 ELJEN UNITS(40'ROWS) = 40 units total(37units REQ'D) * SHALLOW FILL SYSTEM PUMP CHAMBER REQUIRED CURTAIN DRAIN REQUIRED <p>NOTE: HOUSE UNDER CONSTRUCTION</p>	<ol style="list-style-type: none"> NO. OF BEDROOMS- 4 SEPTIC TANK DESIGN-1,250 GAL STABILIZED PERCOLATION RATE- 16-20 MIN FLOW RATE (GALS /DAY)- 440 DESIGN LENGTHS: ROWS OF 10 ELJEN UNITS(60'ROWS) = 40 units total(27units REQ'D) * SHALLOW FILL SYSTEM PUMP CHAMBER REQUIRED CURTAIN DRAIN REQUIRED 	<ol style="list-style-type: none"> NO. OF BEDROOMS- 4 SEPTIC TANK DESIGN-1,250 GAL STABILIZED PERCOLATION RATE- 46-60 MIN FLOW RATE (GALS /DAY)- 440 DESIGN LENGTHS: ROWS OF 15 ELJEN UNITS(60'ROWS) = 45 units total(41units REQ'D) * SHALLOW FILL SYSTEM PUMP CHAMBER REQUIRED CURTAIN DRAIN REQUIRED 	<ol style="list-style-type: none"> NO. OF BEDROOMS- 4 SEPTIC TANK DESIGN-1,250 GAL STABILIZED PERCOLATION RATE- 60-45 MIN FLOW RATE (GALS /DAY)- 440 DESIGN LENGTHS: ROWS OF 15 ELJEN UNITS(60'ROWS) = 45 units total(41units REQ'D) * SHALLOW FILL SYSTEM PUMP CHAMBER REQUIRED CURTAIN DRAIN REQUIRED
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* SEWAGE DISPOSAL SYSTEMS MUST BE CONSTRUCTED USING THE "ELJEN B43 GSF TRENCH" AS MANUFACTURED BY ELJEN SYSTEMS. SEE ELJEN SYSTEMS NOTES AND DETAILS ON SHEET 5

TOWN OF NEWBURGH PROJECT # 2017-04
THIS SHEET IS INVALID AND VOID UNLESS ACCOMPANIED BY REMAINING SHEETS IN SET.

	<p>ENGINEER</p> <p>TALCOTT ENGINEERING DESIGN PLLC</p> <p>1 GARDNERTOWN ROAD NEWBURGH, NY 12550 (845)-569-8400 (FAX) (845)-569-4583 TALCOTTDDESIGN12@GMAIL.COM</p>
	<p>PROPOSED SUBDIVISION ENTITLED HUDSON ASSET UNION AVENUE, S-B-L: 34-1-25.1 TOWN OF NEWBURGH, ORANGE COUNTY, NY</p>
<p>DATE: 01/20/17</p>	<p>SCALE: N.T.S.</p>
<p>JOB NUMBER: 16022- MMR</p>	<p>SHEET NUMBER: 3 OF 6</p>

REV.	DATE	BY	DESCRIPTION
2	07/21/17	RBM	REVISED PER PLANNING BOARD
1	05/04/17	RBM	REVISED PER PLANNING BOARD



LOT 1&2 PUMP CHAMBER DATA
PUMP DOWN DEPTH: 7"(A)
STORAGE CALC.: 21.61 GALS./IN
STORAGE DEPTH: 2'-10"
DOSE QTY (GALS.): 151.27 GALS.
STORAGE QTY (GALS.): 734.74 GALS.
MAX. ELEV. DIFFERENTIAL: 30'

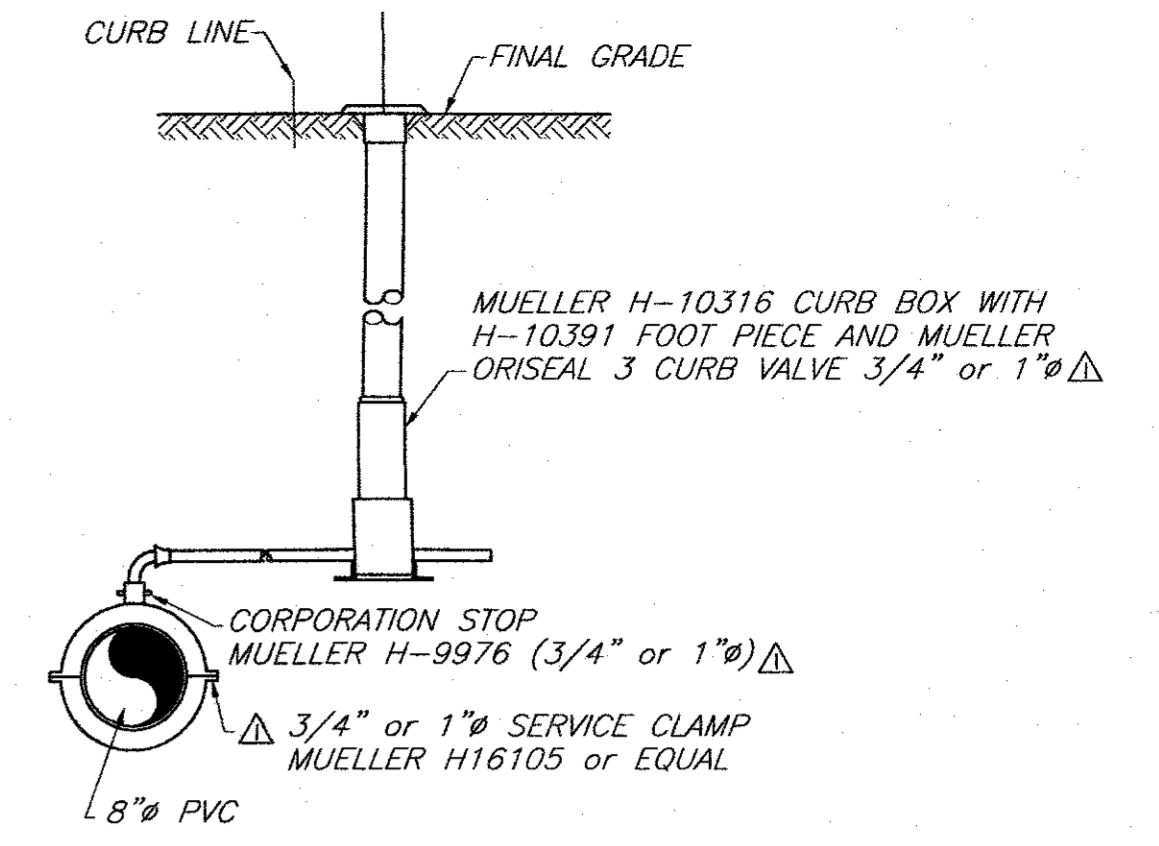
LOT 1&2 DOSING QUANTITY
FORCE MAIN: 40' X 0.163GAL/LF = 6.52 GAL.
ELJIN LATS: 40@3.5= 140.00 GAL.
146.52 GAL. TOTAL

LOT 3 PUMP CHAMBER DATA
PUMP DOWN DEPTH: 8"(A)
STORAGE CALC.: 21.61 GALS./IN
STORAGE DEPTH: 2'-9"
DOSE QTY (GALS.): 172.88 GALS.
STORAGE QTY (GALS.): 713.13 GALS.
MAX. ELEV. DIFFERENTIAL: 30'

LOT 3 DOSING QUANTITY
FORCE MAIN: 130' X 0.163GAL/LF = 21.19 GAL.
ELJIN LATS: 45@3.5= 157.50 GAL.
178.69 GAL. TOTAL

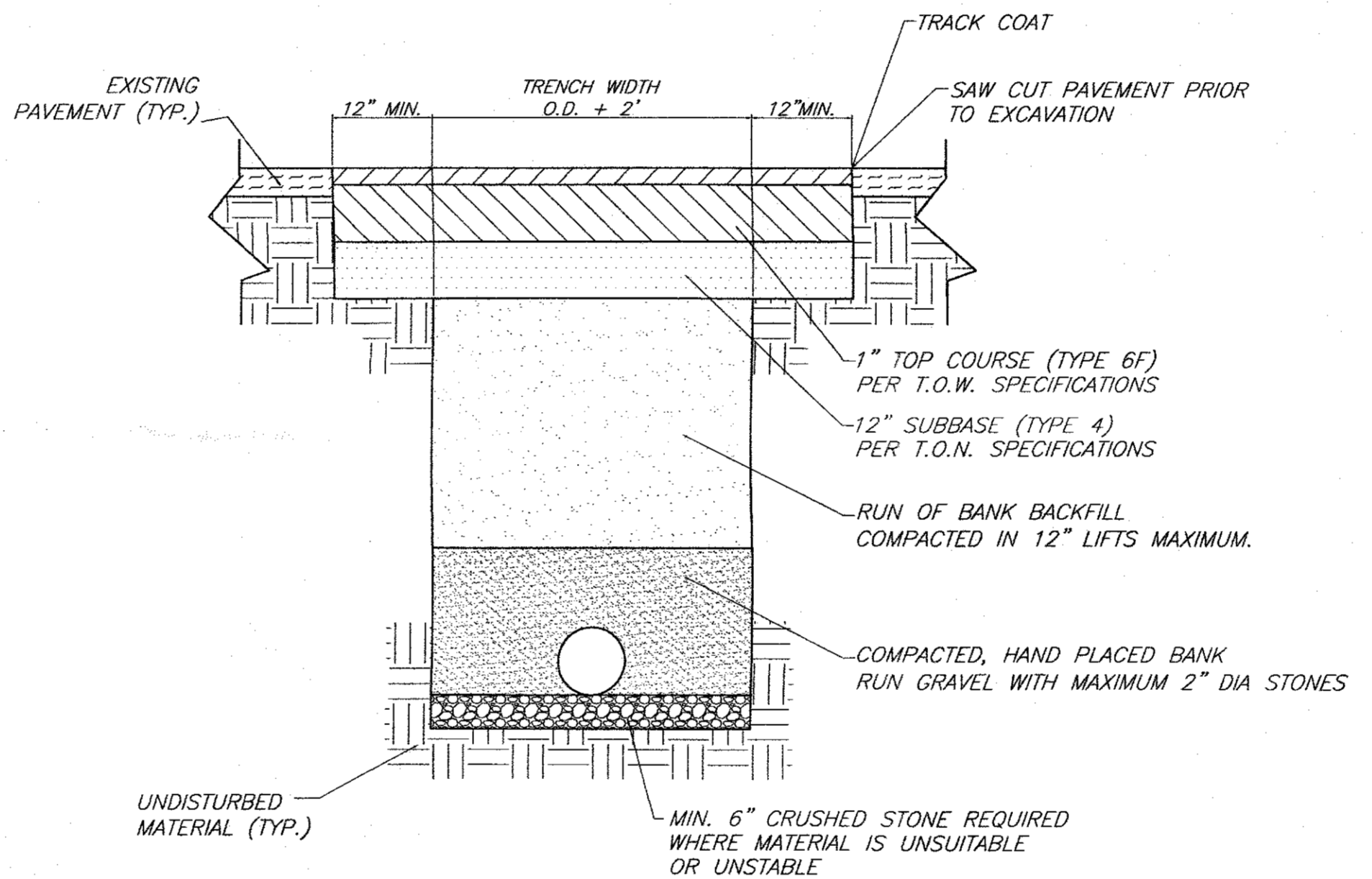
- TOWN OF NEWBURGH WATER SERVICE NOTES**
- CONSTRUCTION OF POTABLE WATER UTILITIES AND CONNECTION TO THE T.O.N. WATER SYSTEM REQUIRES A PERMIT FROM THE T.O.N. WATER DEPARTMENT. ALL WORK AND MATERIALS SHALL CONFORM TO THE REQUIREMENTS OF THE NYSDOH AND THE T.O.N.
 - ALL WATER SERVICE LINES FOUR (4) INCHES AND LARGER IN DIAMETER SHALL BE CEMENT LINED CLASS 52 DUCTILE IRON PIPE CONFORMING TO ANSI/AWWA C151/A21.51-91 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 BE INSTALLED WITH RETAINER GLANDS FOR JOINT RESTRAINT. RETAINER GLANDS SHALL BE EBBA IRON MEGALUG SERIES 1100 OR APPROVED EQUAL. THE USE OF A MANUFACTURED RESTRAINED JOINT PIPE IS ACCEPTABLE WITH PRIOR APPROVAL OF THE WATER DEPARTMENT.
 - ALL FITTINGS SHALL BE CAST IRON OR DUCTILE IRON, MECHANICAL JOINT, CLASS 250 AND CONFORM TO ANSI/AWWA C110/A21.10-87 FOR DUCTILE AND GRAY IRON FITTINGS OR ANSI/AWWA C153/A21.53-94 FOR DUCTILE IRON COMPACT FITTINGS.
 - ALL VALVES 4 TO 12 INCHES SHALL BE RESILIENT WEDGE GATE VALVES CONFORMING TO ANSI/AWWA C509 SUCH AS MUELLER MODEL A-2360-23 OR APPROVED EQUAL. ALL GATE VALVES SHALL OPEN LEFT (COUNTERCLOCKWISE).
 - TAPPING SLEEVE SHALL BE MECHANICAL JOINT SUCH AS MUELLER H-615 OR EQUAL. TAPPING VALVES 4 TO 12 INCHES SHALL BE RESILIENT WEDGE GATE VALVES CONFORMING TO ANSI/AWWA C509 SUCH AS MUELLER MODEL T-2360-19 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 T.O.N. 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. CORPORATION STOPS SHALL BE MUELLER H-15020 FOR 3/4 AND 1 INCH, MUELLER H-15000 OR B-25000 FOR 1 1/2 AND 2 INCH SIZES. CURB VALVES SHALL BE MUELLER H-1502-2 FOR 3/4 AND 1 INCH AND MUELLER B-25204 FOR 1 1/2 AND 2 INCH SIZES. CURB BOXES SHALL BE MUELLER H-10314 FOR 3/4 AND 1 INCH AND MUELLER H-10310 FOR 1 1/2 AND 2 INCH SIZES.
 - ALL PIPE INSTALLATION SHALL BE SUBJECT TO INSPECTION BY THE T.O.N. WATER DEPARTMENT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ALL INSPECTIONS AS REQUIRED WITH THE T.O.N. WATER DEPARTMENT.
 - THE WATER MAIN SHALL BE TESTED, DISINFECTED AND FLUSHED IN ACCORDANCE WITH THE T.O.N. REQUIREMENTS. ALL TESTING, DISINFECTION AND FLUSHING SHALL BE COORDINATED WITH THE T.O.N. WATER DEPARTMENT. PRIOR TO PUTTING THE WATER MAIN IN SERVICE SATISFACTORY SANITARY RESULTS FROM A CERTIFIED LAB MUST BE SUBMITTED TO THE T.O.N. WATER DEPARTMENT. THE TEST SAMPLES MUST BE COLLECTED BY A REPRESENTATIVE OF THE TESTING LABORATORY AND WITNESSED BY THE WATER DEPARTMENT.

- PUMP CHAMBER NOTES:**
- CONTRACTOR SHALL DETERMINE LENGTHS OF REQUIRED ELECTRICAL CABLE AND AVAILABLE VOLTAGE PRIOR TO ORDERING EQUIPMENT.
 - ALL WIRING SHALL CONFORM TO NATIONAL ELECTRICAL CODE & LOCAL CODE REQUIREMENTS.
 - THE POWER AND CONTROL WIRING SHALL BE MADE DIRECTLY TO THE CONTROL PANEL WITHOUT AND OUTSIDE SPLICES. CONTROL PANEL TO BE LOCATED INSIDE BASEMENT OF HOUSE AUDIBLE ALARMS AND FLASHING LIGHT.
 - A N.Y.S. PROFESSIONAL ENGINEER MUST CERTIFY TO THE CONSTRUCTION OF THE SYSTEM.
 - QUANTITY DOSED IS BASED UPON 3.5GAL/ELJEN UNIT AND 100% OF FORCE MAIN.
 - QUANTITY STORED IS BASED UPON (1) DAYS FLOW MINIMUM.
 - AS-BUILT MUST SHOW FORCE MAIN LOCATION.

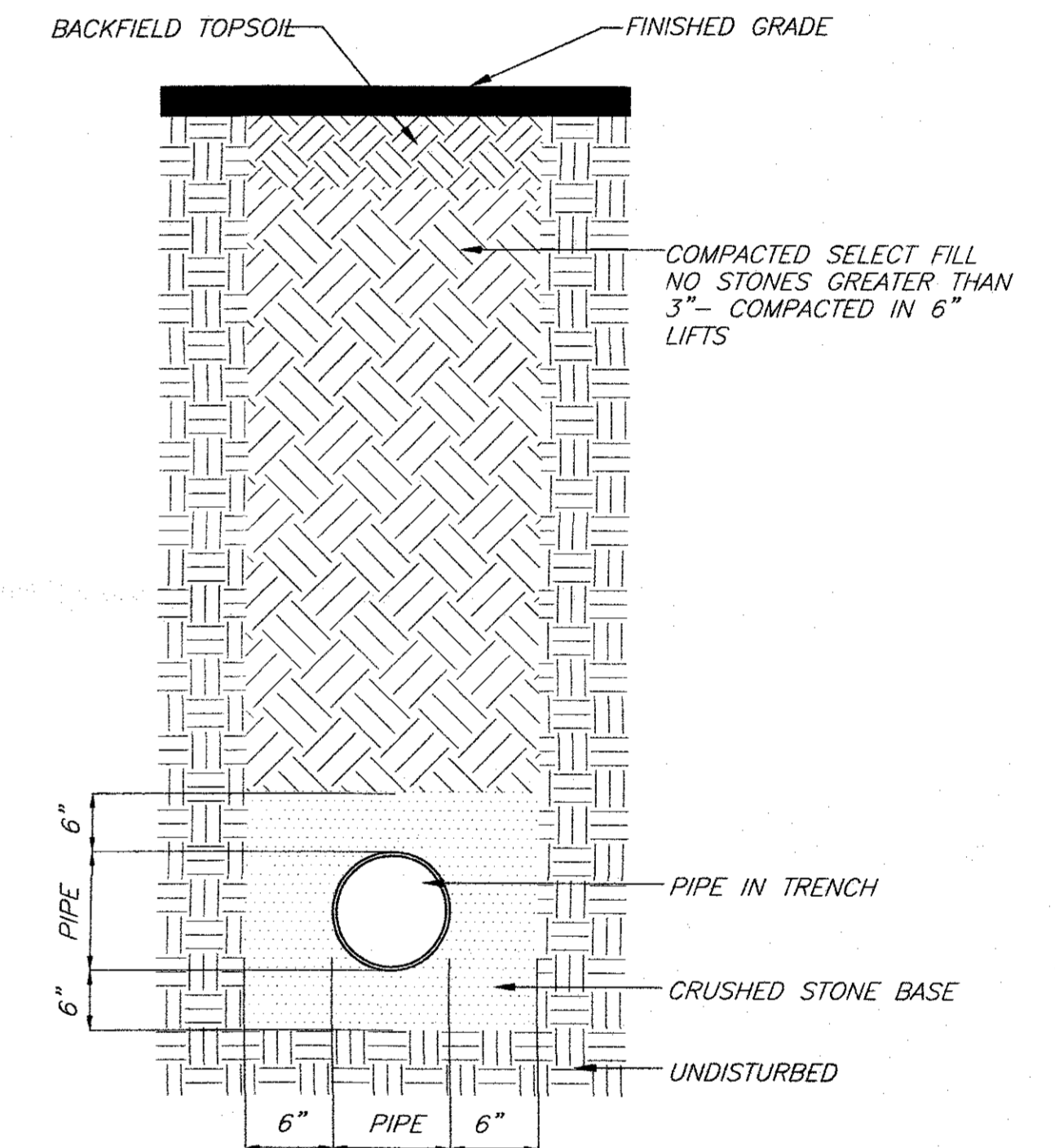


- NOTES**
- ALL WATER SERVICE LINES TO BE TYPE K COPPER PLACED AT 4'-6" min. DEPTH.
 - PROVIDED SLEEVES WHERE CURB BOX LIP WILL BE SET IN CONCRETE
 - THE FOLLOWING ACCESSORIES SHALL BE PROVIDED TO THE THE OWNER:
A. SIX (6) SPARE LIDS w/PLUG (MUELLER 89981)
B. TWO (2) PENTAGON KEYS (MUELLER H-10323)
C. TWO (2) SHUT-OFF KEYS (MUELLER H-10321)

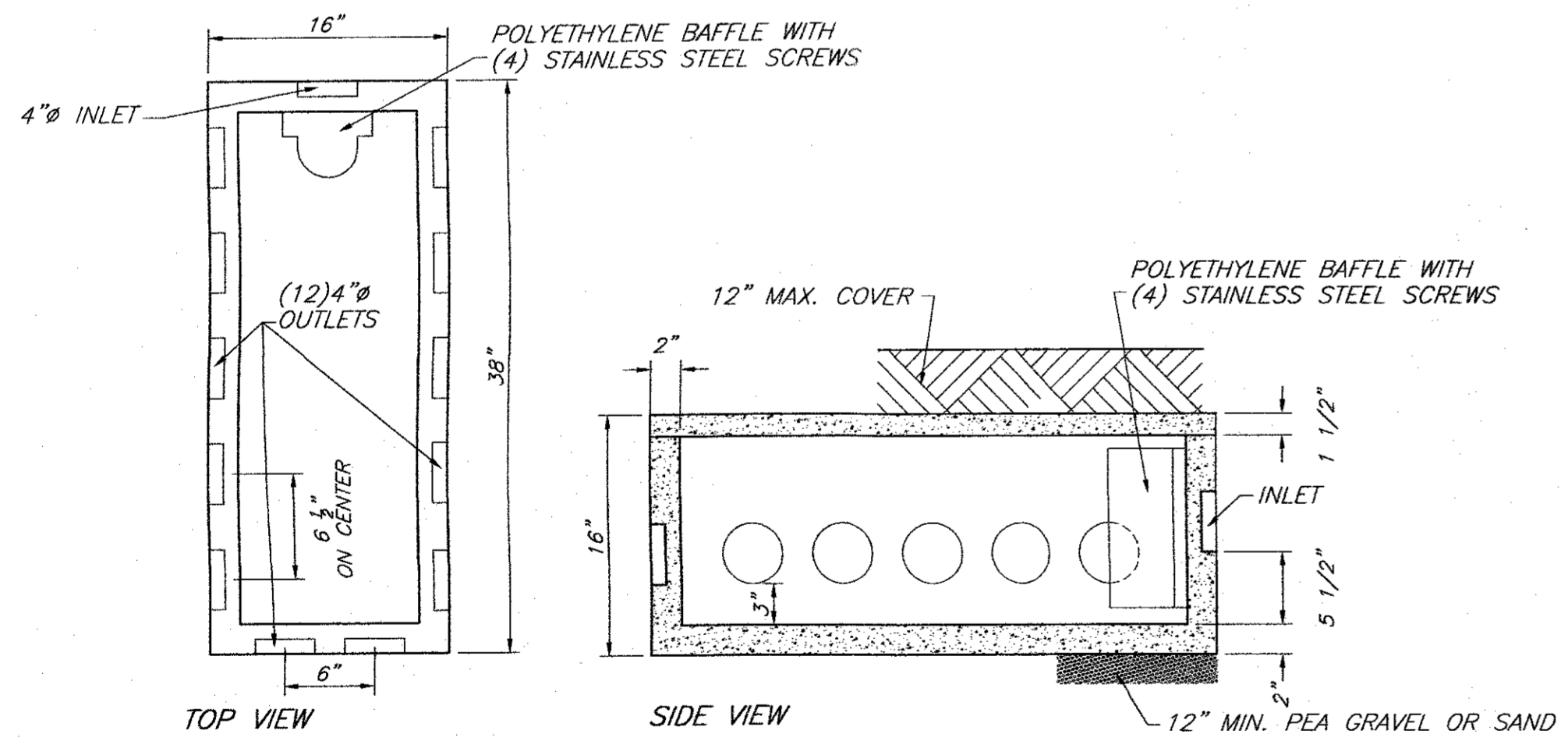
CURB STOP DETAIL
N.T.S.



TRENCH EXCAVATION AND BACKFILL (UNDER PAVEMENT)
N.T.S.



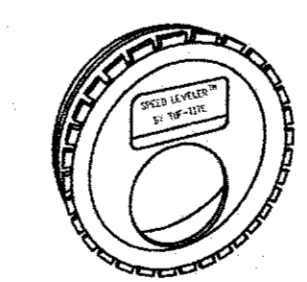
PIPE BEDDING DETAIL
NO SCALE



WOODARD'S 12 OUTLET DISTRIBUTION BOX OR EQUAL
N.T.S.

SPECIFICATIONS
CONCRETE MINIMUM STRENGTH- 4,000 PSI AT 28 DAYS
REINFORCEMENT- 6"x6" 10GA. WIRE MESH
AIR ENTRAPMENT- 5%
PIPE CONNECTION- POLYLOK SEAL (PATENTED)
LOAD RATING- 300PSF WEIGHT= 325 LBS.

- INSERT A SPEED LEVELER IN THE END OF ALL OUTLET PIPES IN THE DROPBOX.
 - ROTATE UNTIL EFFLUENT ENTERS ALL OUTLETS EQUALLY.
- WOODARD'S SPEED LEVELER FSL-4**
N.T.S.



REVISIONS			
REV.	DATE	BY	DESCRIPTION
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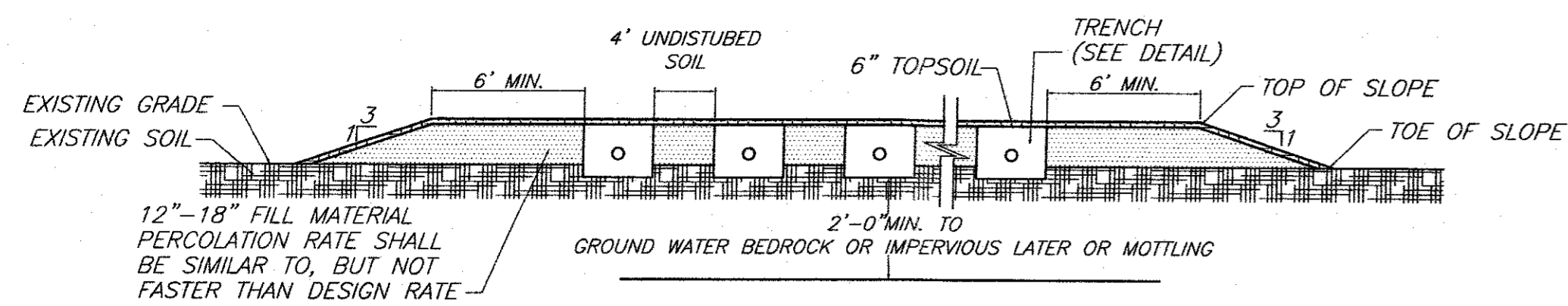
ENGINEER

TALCOTT ENGINEERING DESIGN PLLC
1 GARDNERTOWN ROAD
NEWBURGH, NY 12550
(845)-569-9400
(FAX) (845)-569-4583
TALCOTTDESIGN1@GMAIL.COM

**PROPOSED SUBDIVISION ENTITLED
HUDSON ASSET**
UNION AVENUE, S-B-L: 34-1-25.1
TOWN OF NEWBURGH, ORANGE COUNTY, NY

DATE: 01/20/17 SCALE: AS NOTED JOB NUMBER: 16022-MMR SHEET NUMBER: 4 OF 6

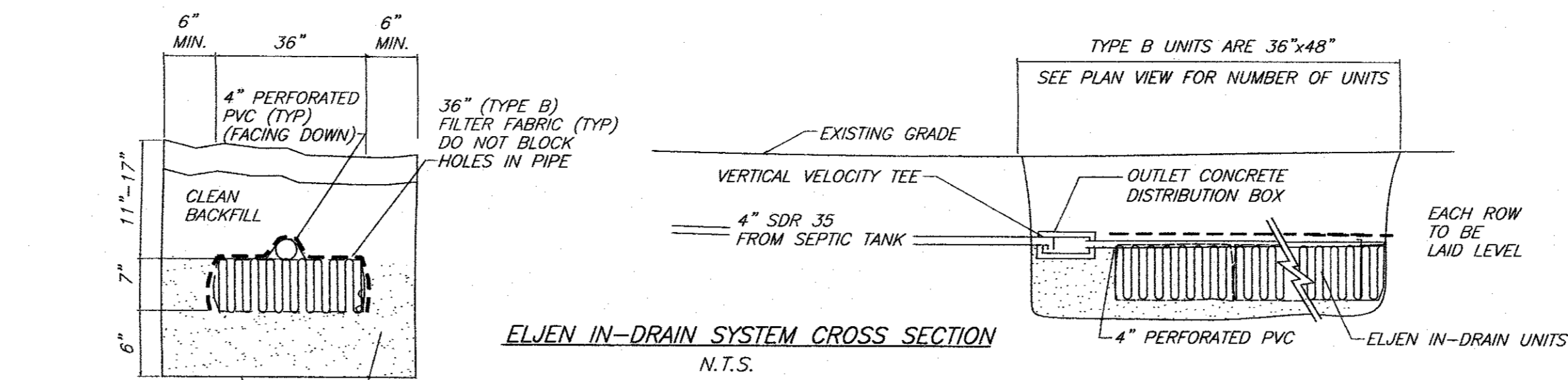
CHARLES T. BROWN, P.E.



SHALLOW SYSTEM DETAIL
N.T.S.

NOTES:

1. BOTTOM OF ALL TRENCHES SHALL NOT BE ABOVE ORIGINAL USABLE SOIL.
2. MAXIMUM DEPTH OF USABLE FILL PLUS 6" OF TOPSOIL SHALL NOT EXCEED 30".
3. MAXIMUM COVER OVER TRENCH AGGREGATE SHALL NOT EXCEED 12".

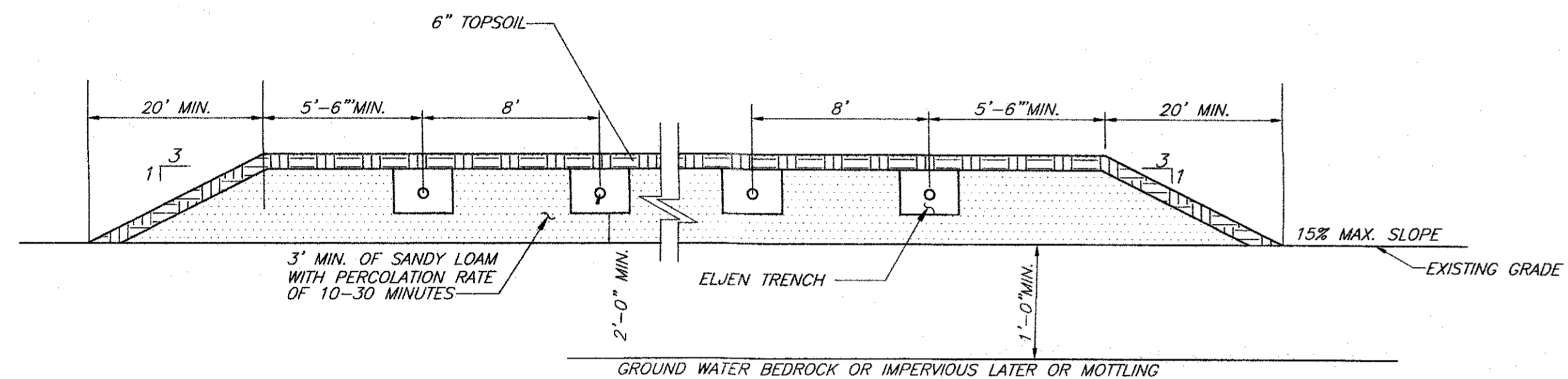


ELJEN IN-DRAIN SYSTEM CROSS SECTION
N.T.S.

ELJEN IN-DRAIN SYSTEM
N.T.S.

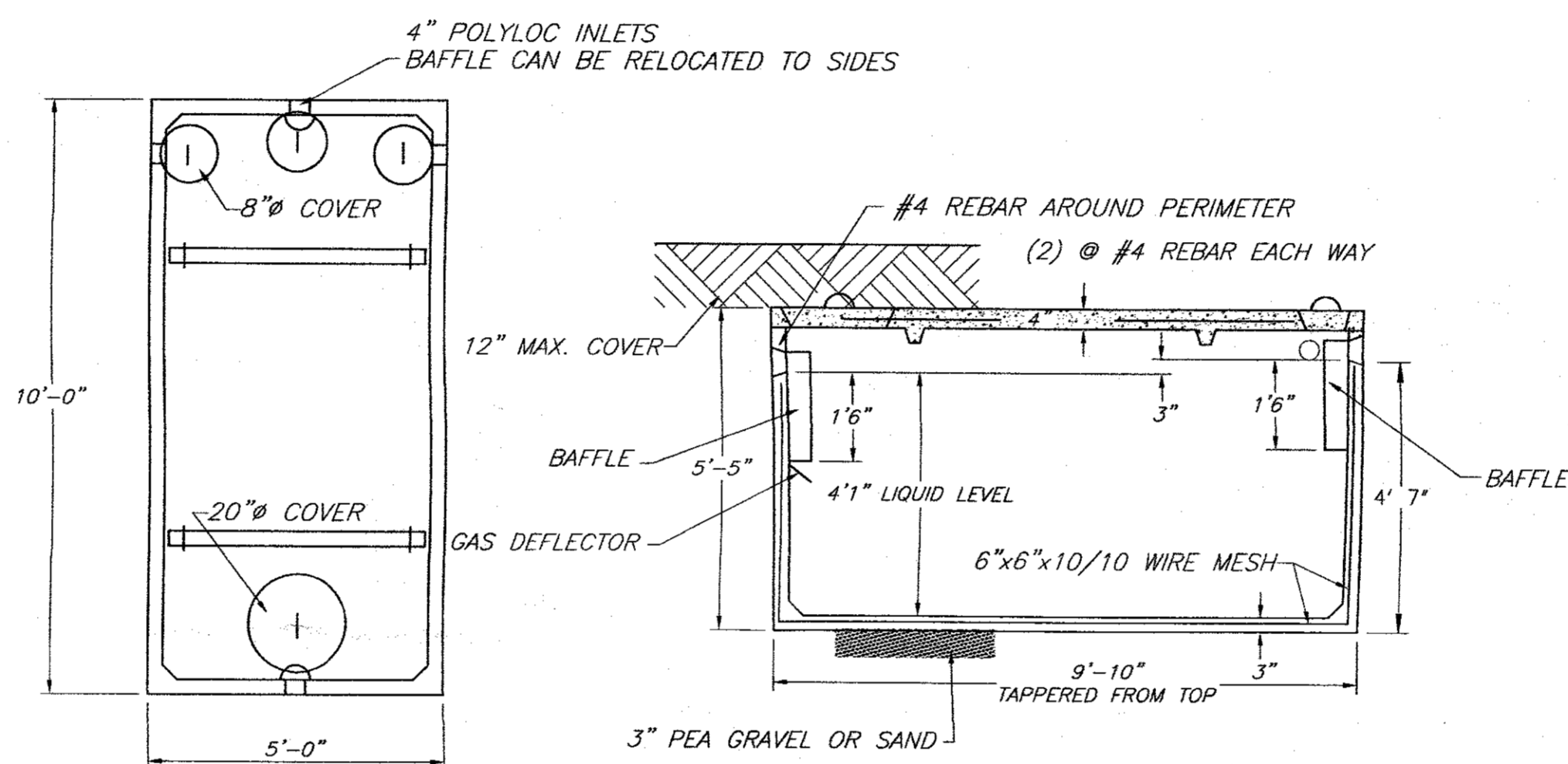
ASTM C33
SAND SPECIFICATION

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



RAISED SEPTIC SYSTEM GENERAL NOTES:

1. PERCOLATION RATE OF FILL MATERIAL SHALL BE BETWEEN 5 AND 30 MINUTES PER INCH BOTH AT THE BORROW PIT PRIOR TO EXCAVATION AND AFTER THE MATERIAL HAS BEEN PLACED.
2. FILL SHALL BE EITHER PLACED IN 8" LIFTS AND COMPACTED WITH A TRACK TYPE MACHINE OR ALLOWED TO SETTLE FOR 6 MONTHS MINIMUM AND A FREEZE THAW CYCLE.
3. FILL MATERIAL SHALL EXTEND 3'-6" BEYOND END OF LATERALS, EACH END.
4. FILL MATERIAL WILL NOT BE PLACED WHEN UNDERLYING SOIL HAVE HIGH MOISTURE CONTENT.
5. ALL TREES, STUMPS BRUSH, WEEDS ETC. SHALL BE CUT AT GRADE AND REMOVED. ALL LEAVES, LIMBS, AND BOULDERS ABOVE GRADE SHALL BE CAREFULLY REMOVED.
6. SITE SOILS MUST BE LEFT UNDISTURBED PRIOR TO PLACEMENT OF FILL.

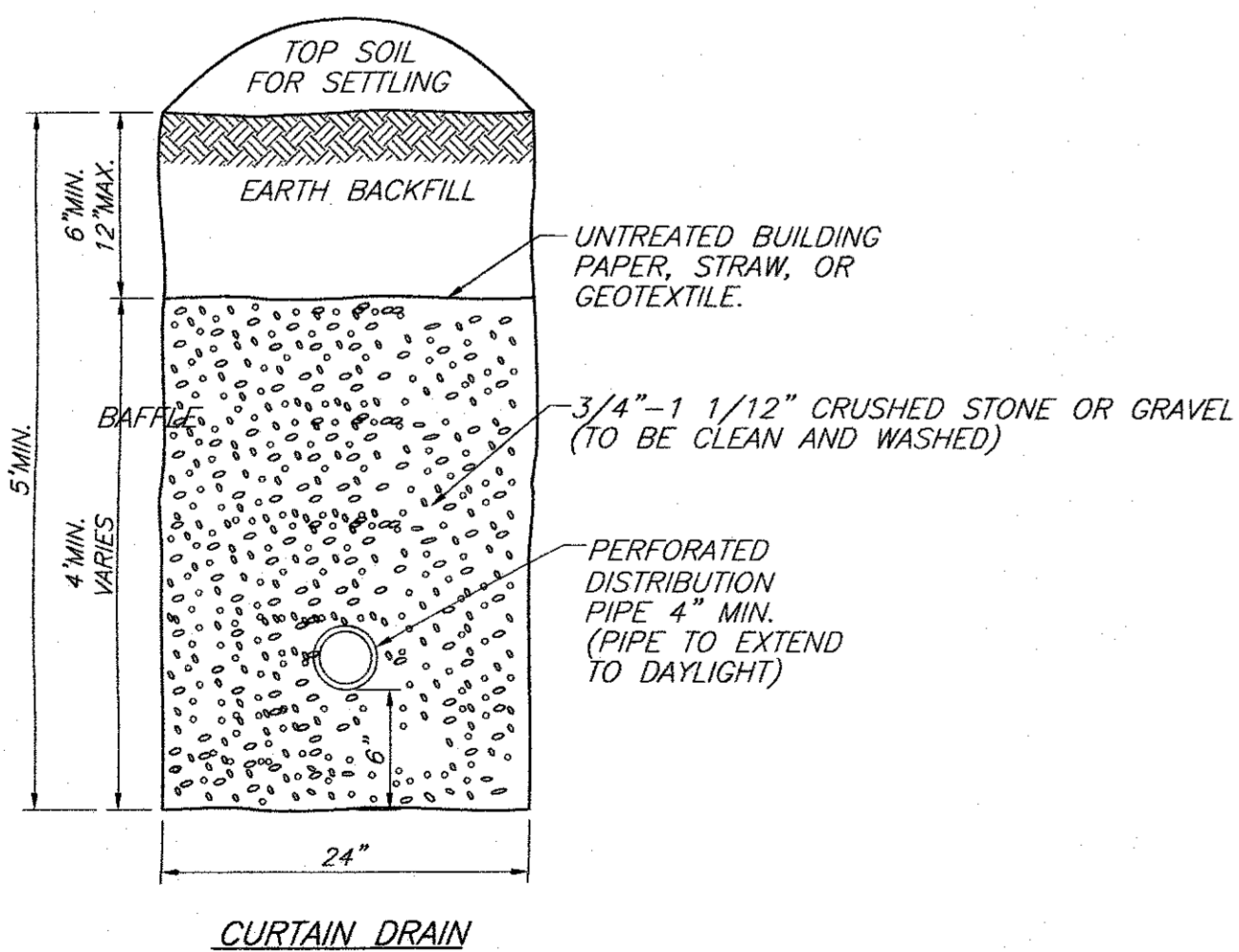
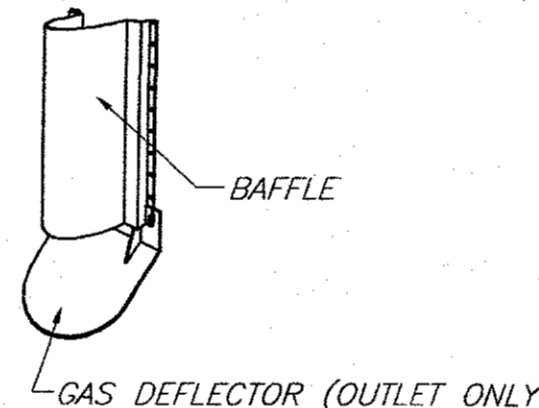


WOODWARD'S 1250gal. SEPTIC TANK OR EQUAL
N.T.S.

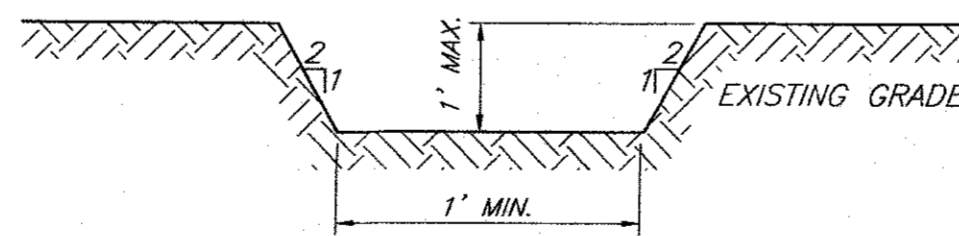
SPECIFICATIONS

CONCRETE MINIMUM STRENGTH- 4,000 PSI AT 28 DAYS
REINFORCEMENT- 6"x6" I.O.G.A. WWF, #4 REBAR
AIR ENTRAPMENT- 5%
CONSTRUCTION JOINT- BUTYL RUBBER - BASE CEMENT
PIPE CONNECTION- POLYLOC SEAL (PATENTED)
LOAD RATING- 300PSF WEIGHT = 9,500LBS

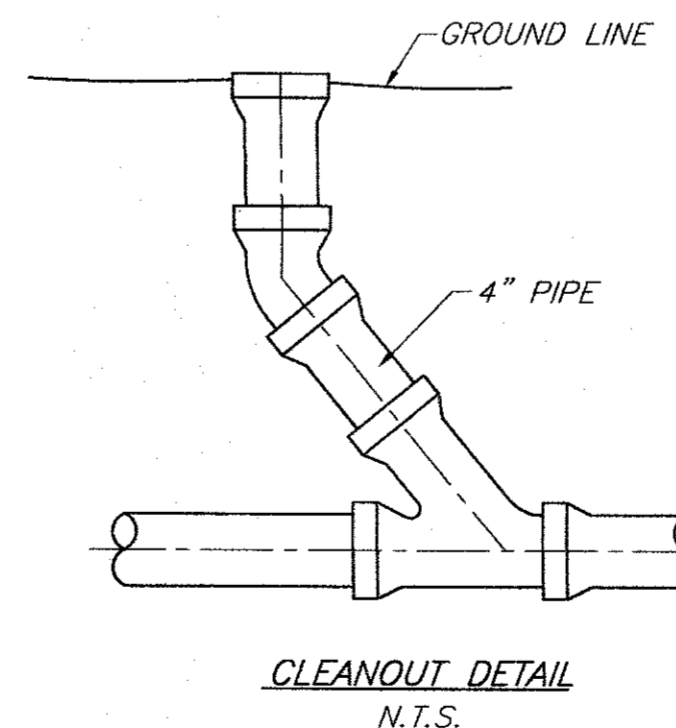
BAFFLE (DEFLECTOR ON OUTLET ONLY)



CURTAIN DRAIN



GRASS SWALE DETAIL
N.T.S.



CLEANOUT DETAIL
N.T.S.

TO BE INSTALLED BEFORE BEND AT ALL BEND LOCATIONS AND AT EVERY 75' OF STRAIGHT PIPE. (DO NOT USE WITH PUMP CHAMBER)

SEPTIC SYSTEM GENERAL NOTES:

1. ALL PORTIONS OF THE SEPTIC FIELD WILL BE A MINIMUM DISTANCE OF 200 FEET UP SLOPE AND 100 FEET DOWN SLOPE FROM ANY WELL.
2. SEPTIC TANK TO BE LOCATED A MINIMUM DISTANCE OF 10 FEET FROM ANY BUILDING OR PROPERTY LINE AND 50' FROM WELL.
3. CELLAR DRAINS, ROOF DRAINS OR FOOTING DRAINS SHALL NOT BE DISCHARGED IN OR INTO THE VICINITY OF ABSORPTION FIELD.
4. NO SWIMMING POOLS, DRIVEWAYS, OR STRUCTURES THAT MAY COMPACT THE SOIL SHALL BE CONSTRUCTED OVER ANY PORTION OF THE ABSORPTION FIELD.
5. NO TRENCHES TO BE INSTALLED IN WET SOIL.
6. RAKE SIDES AND BOTTOM OF TRENCH PRIOR TO PLACING GRAVEL IN ABSORPTION TRENCH.
7. GROUT ALL PIPE PENETRATIONS TO CONC. SEPTIC TANK & DISTRIBUTION BOX.
8. DISTRIBUTION LINES ARE TO BE CAPPED.
9. THE PERIMETER OF THE ABSORPTION FIELD SHOULD BE GRADED TO DIVERT SURFACE WATER.
10. ALL NEWLY DISTURBED AREAS SHALL BE IMMEDIATELY STABILIZED UPON CONSTRUCTION COMPLETION USING GRASS SEED & MULCH.
11. NO SEWAGE SYSTEM SHALL BE PLACED WITHIN 100' OF ANY WATER COURSE OR 35' DRAINAGE DITCH.
12. ALL LAUNDRY AND KITCHEN WASTES SHALL BE DISCHARGED INTO SEWAGE SYSTEM.
13. BENDS SHALL BE USED WHEN ENTRANCE OR EXIT FROM SEPTIC TANK IS NOT APPROXIMATELY STRAIGHT. IF BENDS ARE USED AT POINTS OTHER THAN ENTRANCE OR EXIT POINTS, THEN A CLEANOUT IS REQUIRED.
14. THE DESIGN AND LOCATION OF THE SANITARY FACILITIES SHALL NOT BE CHANGED WITHOUT RESUBMISSION FOR APPROVAL.
15. HEAVY EQUIPMENT SHALL BE KEPT OFF THE AREA OF THE ABSORPTION FIELDS EXCEPT DURING THE ACTUAL CONSTRUCTION. THERE SHALL BE NO UNNECESSARY MOVEMENT OF CONSTRUCTION EQUIPMENT IN THE ABSORPTION FIELD AREA BEFORE, DURING, OR AFTER CONSTRUCTION.
16. THIS SYSTEM WAS NOT DESIGNED TO ACCOMMODATE GARBAGE GRINDERS, JACUZZI TYPE SPA TUBS OVER 100 GALLONS, OR WATER CONDITIONERS. AS SUCH, THESE ITEMS SHALL NOT BE INSTALLED UNLESS THE SYSTEM IS REDESIGNED TO ACCOUNT FOR THESE.
17. THERE MUST BE AN UNINTERRUPTED POSITIVE SLOPE FROM THE SEPTIC TANK (OR ANY PUMPING OR DOSING CHAMBER) TO THE HOUSE, ALLOWING SEPTIC GASES TO DISCHARGE THROUGH THE STACK VENT.
18. THE PURCHASER OF THIS LOT SHALL BE PROVIDED WITH A COPY OF THE APPROVED PLANS AND AN ACCURATE AS-BUILT DRAWING OF ANY EXISTING SANITARY FACILITIES.
19. THE DESIGN ENGINEER WILL BE REQUIRED TO CERTIFY THE COMPLETED DISPOSAL FACILITY.
20. AN ASBUILT SURVEY AND CERTIFICATION SHALL BE PROVIDED TO THE TOWN OF NEWBURGH CODE ENFORCEMENT DEPARTMENT PRIOR TO ISSUANCE OF A CERTIFICATION OF OCCUPANCY.

STANDARD NOTES:

THE DESIGN, CONSTRUCTION AND INSTALLATION SHALL BE IN ACCORDANCE WITH THIS PLAN AND GENERALLY ACCEPTED STANDARDS IN EFFECT AT THE TIME OF CONSTRUCTION WHICH INCLUDE:

"APPENDIX 75-A, WASTE TREATMENT - INDIVIDUAL HOUSEHOLD SYSTEMS, NEW YORK STATE SANITARY CODE."
"WASTE TREATMENT HANDBOOK, INDIVIDUAL HOUSEHOLD SYSTEMS, NEW YORK STATE DEPARTMENT OF HEALTH."
"RURAL WATER SUPPLY, NEW YORK STATE DEPARTMENT OF HEALTH."
"PLANNING THE SUBDIVISION AS PART OF THE TOTAL ENVIRONMENT, NEW YORK STATE DEPARTMENT OF HEALTH."

"THIS PLAN IS APPROVED AS MEETING THE APPROPRIATE AND APPLIED TECHNICAL STANDARDS, GUIDELINES, POLICIES AND PROCEDURES FOR ARRANGEMENT OF SEWAGE DISPOSAL AND TREATMENT AND WATER SUPPLY FACILITIES."

ALL WELLS AND S.D.S. EXISTING OR APPROVED WITHIN 200' OF THE PROPOSED WELLS AND S.D.S. ARE SHOWN ON THIS PLAN ALONG WITH ANY OTHER ENVIRONMENTAL HAZARDS IN THE AREA THAT MAY AFFECT THE DESIGN AND FUNCTIONAL ABILITY OF THE S.D.S. AND WELL. IT SHALL BE DEMONSTRATED BY THE CONTRACTOR TO THE CERTIFYING ENGINEER THAT THE SEPTIC TANK IS SEALED, WATER TIGHT AND ACCEPTABLE FOR USE. IF IT IS IN FACT SEALED, WATERTIGHT AND ACCEPTABLE FOR USE. ALL PROPOSED WELLS AND SERVICE LINES ON THIS PLAN ARE ACCESSIBLE FOR INSTALLATION AND PLACEMENT. TRENCH BOTTOMS TO BE SET LEVEL AND PARALLEL TO EXISTING CONTOURS. MAXIMUM DEPTH OF USABLE FILL PLUS 6" OF TOPSOIL SHALL NOT EXCEED 30".

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DATE: 01/20/17 SCALE: AS NOTED JOB NUMBER: 16022- MMR SHEET NUMBER: 5 OF 6	REVISIONS <table border="1"> <thead> <tr> <th>REV.</th> <th>DATE</th> <th>BY</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>2</td> <td>07/21/17</td> <td>RBM</td> <td>REVISED PER PLANNING BOARD</td> </tr> <tr> <td>1</td> <td>05/04/17</td> <td>RBM</td> <td>REVISED PER PLANNING BOARD</td> </tr> </tbody> </table>	REV.	DATE	BY	DESCRIPTION	2	07/21/17	RBM	REVISED PER PLANNING BOARD	1	05/04/17	RBM	REVISED PER PLANNING BOARD
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VEGETATION REQUIREMENTS

- 1.) SITE PREPARATION
 - A. INSTALL NEEDED WATER AND EROSION CONTROL MEASURES AND BRING AREA TO BE SEEDED TO DESIRED GRADES USING A MINIMUM OF 4 IN. TOPSOIL.
 - B. PREPARE SEEDBED BY LOOSENING SOIL TO A DEPTH OF 4-6 INCHES.
 - C. LIME TO A PH OF 6.5
 - E. FERTILIZE AS PER SOIL TEST OR, IF FERTILIZER MUST BE APPLIED BEFORE SOIL TEST RESULTS ARE RECEIVED, APPLY 850 POUNDS OF 5-10-10 OR EQUIVALENT PER ACRE (20 LBS/1,000 SQ. FT.)
 - F. INCORPORATE LIME AND FERTILIZER IN TOP 2-4 INCHES OF TOPSOIL.
 - G. SMOOTH. REMOVE ALL STONES OVER 1 INCH IN DIAMETER, STICKS, AND FOREIGN MATTER FROM THE SURFACE. FIRM THE SEEDBED.
- 2.) PLANTING—SUNNY LOCATION. USE A CULTIPACKER TYPE SEEDER IF POSSIBLE. SEED TO A DEPTH OF 1/8 TO 1/4 INCH. IF SEED IS TO BE BROADCAST, CULTIPACK OR ROLL AFTER SEEDING. IF HYDROSEEDING, LIME AND FERTILIZER MAY BE APPLIED THROUGH THE SEEDER AND ROLLING IS NOT PRACTICAL. SEED USING THE FOLLOWING MIX AND RATES

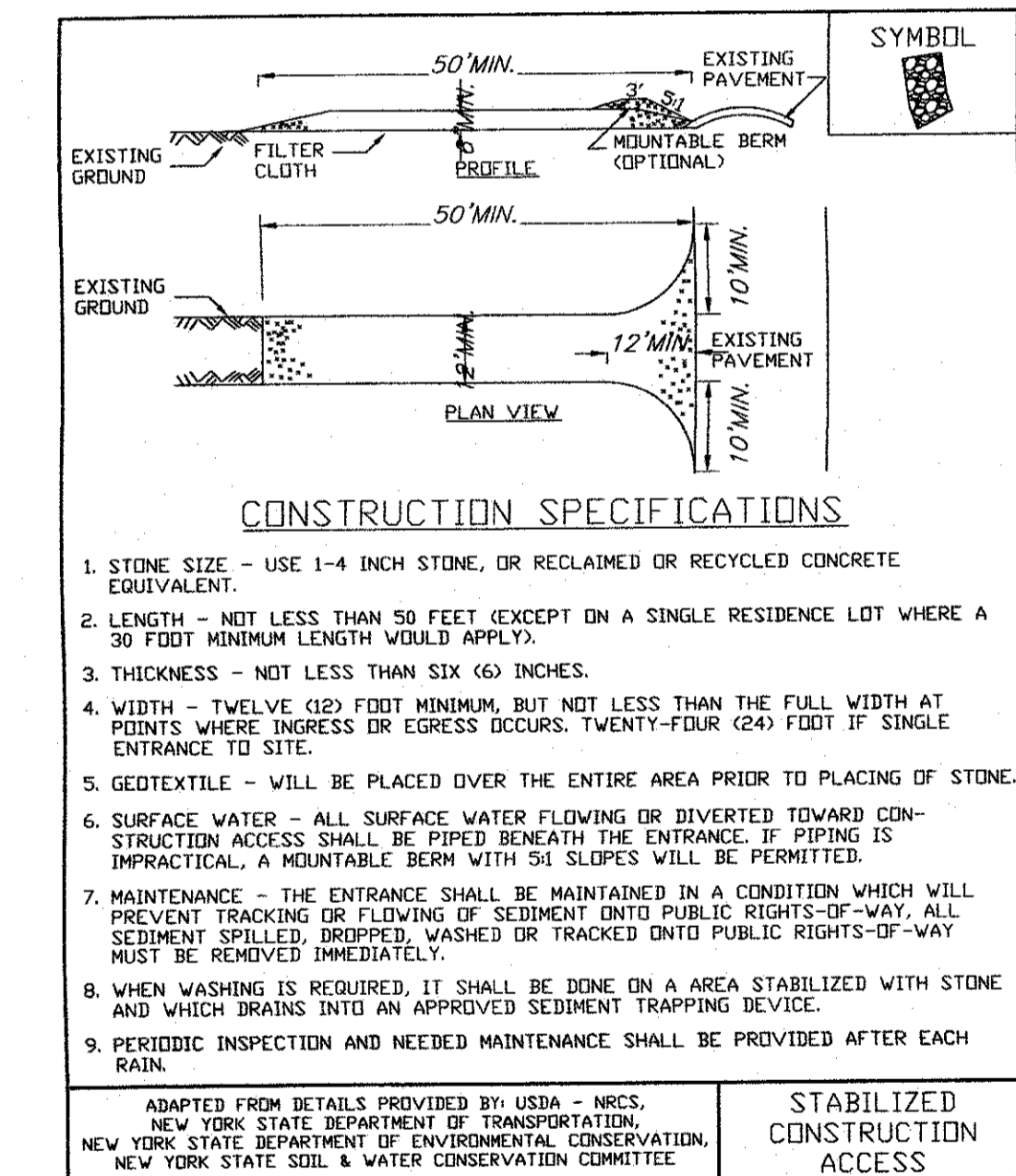
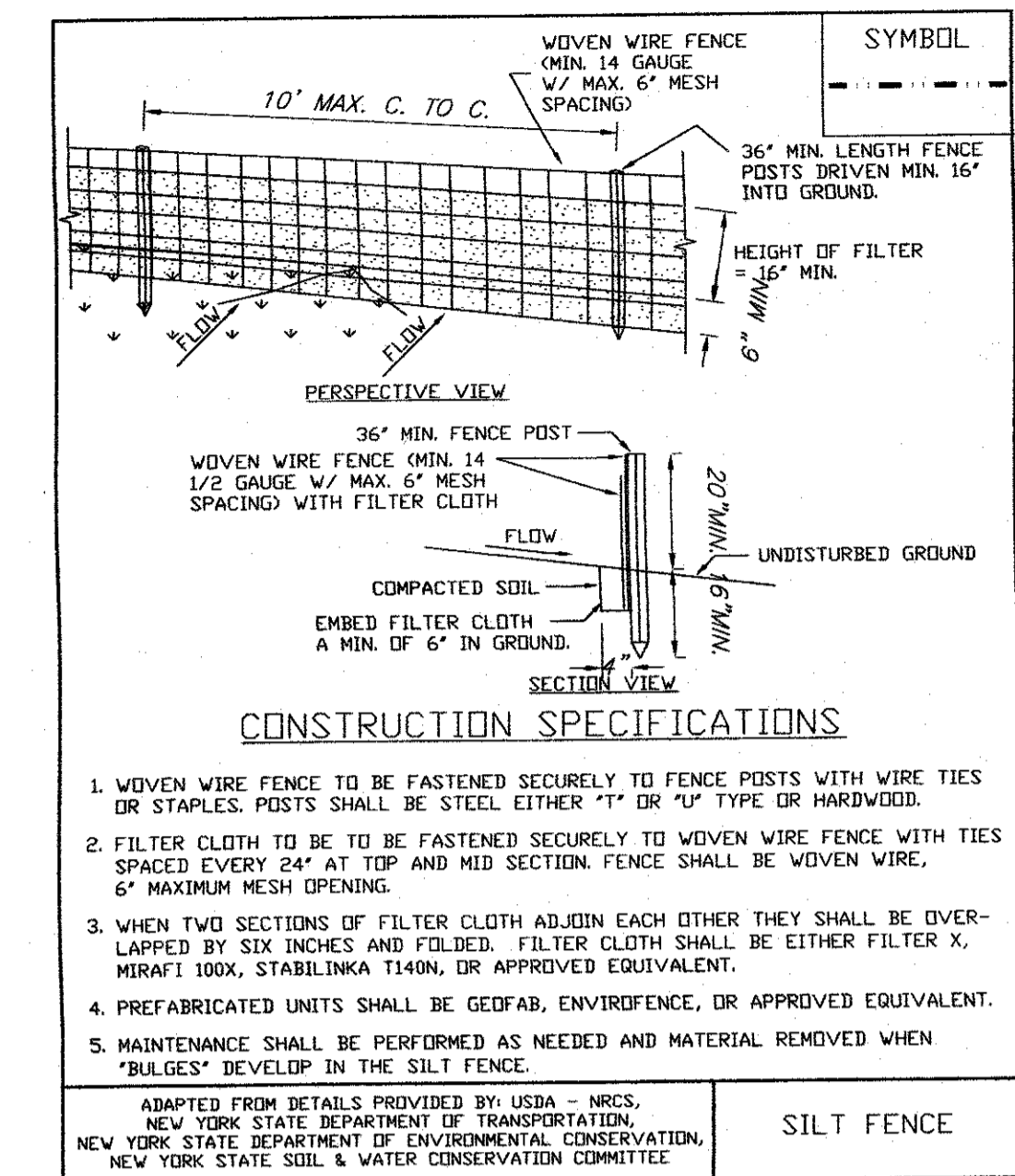
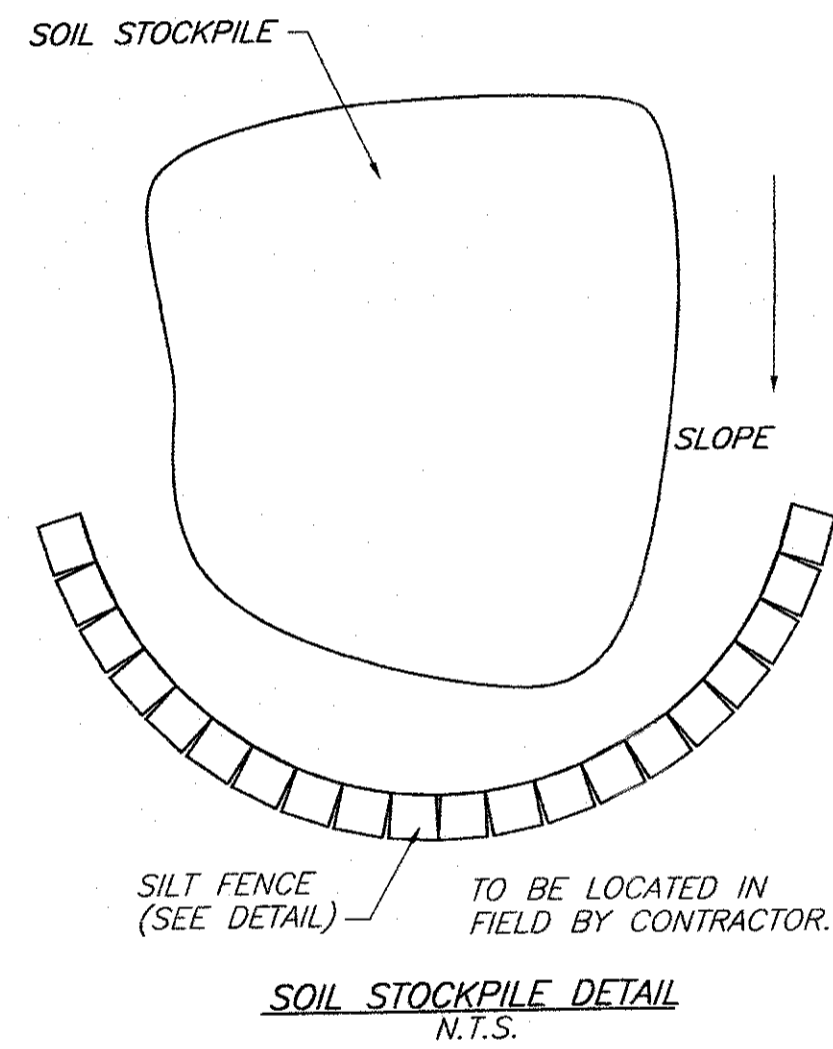
GRASS SEEDING CHART

SPECIES (% BY WEIGHT)	LBS./1,000SQ.FT	LBS./ACRE
65% KENTUCKY BLUEGRASS BLEND	2.0-2.6	85-114
20% PERENNIAL RYEGRASS	0.6-0.8	26-35
15% FINE FENSUUE	0.4-0.6	19-26
TOTAL	3.0-4.0	130-175
OR		
100% TALL FENSUUE, TURF-TYPE, FINE LEAF	3.4-4.6	150-200

- 3.) WHEN USING THE CULTIPACKER OR BROADCAST SEED METHOD, MULCH USING SMALL GRAIN STRAW, APPLIED AT A RATE OF 2 TONS PER ACRE; AND ANCHOR WITH A NETTING OR TACKIFIER. HYDROSEED APPLICATIONS SHOULD INCLUDE MULCH, FERTILIZER AND SEED. COMMON WHITE CLOVER CAN BE ADDED TO MIXTURES AT THE RATE OF 1-2 LBS/ACRE TO HELP MAINTAIN GREEN COLOR DURING THE DRY SUMMER PERIOD. HOWEVER, THEY WILL NOT WITHSTAND HEAVY TRAFFIC. FERTILIZING—FIRST YEAR, (SPRING SEEDLINGS) THREE TO FOUR WEEKS AFTER GERMINATION APPLY 1 POUND NITROGEN/1,000 SQUARE FEET USING A COMPLETE FERTILIZER WITH A 2-1-1 OR 4-1-3 RATIO OR AS RECOMMENDED BY SOIL TEST RESULTS. FOR SUMMER AND EARLY FALL SEEDINGS, APPLY AS ABOVE UNLESS AIR TEMPERATURES ARE ABOVE 85°F FOR EXTENDED PERIOD. WAIT UNTIL HEAT WAVE IS OVER TO FERTILIZE. FOR LATE FALL/ WINTER SEEDINGS, FERTILIZE IN SPRING. RESTRICT USE—NEW SEEDLINGS SHOULD BE PROTECTED FROM USE FOR ONE FULL YEAR TO ALLOW DEVELOPMENT OF A DENSE SOD WITH GOOD ROOT STRUCTURE

CONSTRUCTION SCHEDULE FOR EACH LOT

1. OBTAIN PLAN APPROVAL AND OTHER APPLICABLE PERMITS.
2. FLAG THE WORK LIMITS
3. HOLD PRE-CONSTRUCTION CONFERENCE AT LEAST ONE WEEK PRIOR TO STARTING CONSTRUCTION.
4. INSTALL TEMPORARY GRAVEL CONSTRUCTION ENTRANCE/EXIT.
5. INSTALL SILT FENCE
6. COMPLETE SITE CLEARING
7. ROUGH GRADE SITE, STOCKPILE TOPSOIL, INSTALL DRIVEWAY CULVERT
8. EXCAVATE FOR FOUNDATION
9. BUILD FOUNDATION
10. FRAME HOUSE
11. BACKFILL FOUNDATION
12. FINISH THE SLOPES AROUND BUILDINGS AS SOON AS ROUGH GRADING IS COMPLETE. LEAVE THE SURFACE SLIGHTLY ROUGHENED AND VEGETATE AND MULCH IMMEDIATELY.
13. COMPLETE FINAL GRADING FOR DRIVEWAY AND BUILDING.
14. AFTER THE SITE IS STABILIZED, REMOVE ALL TEMPORARY MEASURES AND INSTALL PERMANENT VEGETATION ON THE DISTURBED AREAS.
15. ESTIMATED TIME BEFORE FINAL STABILIZATION—9 MONTHS.



ENGINEER
 CHARLES T. BROWN, P.E.
 01/20/17

TOWN OF NEWBURGH PROJECT # 2017-04
 THIS SHEET IS INVALID AND VOID UNLESS ACCOMPANIED BY REMAINING SHEETS IN SET.
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PROPOSED SUBDIVISION ENTITLED HUDSON ASSET
 UNION AVENUE, S-B-L: 34-1-25.1
 TOWN OF NEWBURGH, ORANGE COUNTY, NY

REV.	DATE	BY	DESCRIPTION
3	07/21/17	RBM	REVISED PER PLANNING BOARD
2	06/09/17	RBM	REVISED PER PLANNING BOARD
1	05/04/17	RBM	REVISED PER PLANNING BOARD

DATE: 01/20/17 SCALE: AS NOTED JOB NUMBER: 16022- MMR SHEET NUMBER: 6 OF 6