



CONSULTING ENGINEERS, D.P.C.

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PATRICK J. HINES

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Principal Emeritus:
RICHARD D. McGOEY, P.E. (NY & PA)

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

PROJECT: SERVISS
PROJECT NO.: 21-07
PROJECT LOCATION: SECTION 14, BLOCK 1, LOT 48
REVIEW DATE: 30 APRIL 2021
MEETING DATE: 6 MAY 2021
PROJECT REPRESENTATIVE: TALCOTT ENGINEERING

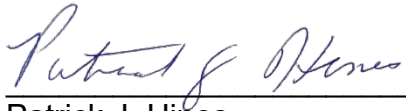
1. Comments from the Highway Superintendent should be received regarding the driveway access.
2. Location map at 1-inch = 2,000 scale should be provided for reference of the lot location.
3. The Bulk Table should be updated identifying R-2 Zone identifying that the project is proposing to be connected to Town water.
4. Location of the water service should be depicted on the plan sheets.
5. Driveway grading should depict -2% from Union Avenue into the site. Appropriate culverts must be provided along the entrance drive.
6. Appropriate grading should be provided to retain runoff from the driveway on the proposed lot. Currently grading would allow drainage to flow onto adjoining lot.
7. The subdivision of this parcel from the parent parcel will restrict future access to the site from the 50-foot-wide spurt existing to Union Avenue.
8. A review of the tax records identify that a corporation and an LLC are the record owners of the property. Application identifies an individual as the owner, this should be further clarified.
9. County Planning referral is required as the property is located within 500-feet of the NYS Thruway corridor.
10. The application requires that all existing houses, accessory structures, wells and septic on

and within 200-feet of the parcel to be subdivided must be shown.

11. The applicant's representative is requested to address provisions for a shared driveway serving the proposed Lot #2, and continuing to serve proposed Lot #1. The current layout could result in three (3) driveways being located within 75-feet.
12. The applicant is requested to coordinate with the water department regarding the size of the service lateral for the project.
13. Revised (2015) water system notes should be added to the plans. **Copy of the revised water notes are attached.**

Respectfully submitted,

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



Patrick J. Hines
Principal

PJH/dns

TOWN OF NEWBURGH
WATER SYSTEM NOTES FOR SITE PLANS

1. "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 work and materials shall conform to the requirements of the NYSDOH and the Town of Newburgh."
2. 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 for Ductile Iron Pipe, latest revision. Joints shall be either push-on or mechanical joint as required.
3. 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 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.
4. All fittings shall be cast iron or ductile iron, mechanical joint, class 250 and conform to ANSI\AWWA C110\A21.10 for Ductile and Gray Iron Fittings or ANSI\AWWA C153\A21.53 for Ductile Iron Compact Fittings, latest revision.
5. 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).
6. 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 Town of Newburgh Water Department prior to cutting into the pipe.

Original 12-06-96
Revised 04-24-02
Revised 01-2015

TOWN OF NEWBURGH
WATER SYSTEM NOTES FOR SITE PLANS

7. All hydrants shall be Clow-Eddy F-2640 conforming to AWWA Standard C-502, latest revision. All hydrants shall include a 5 ¼ inch main valve opening, two 2 ½ inch diameter NPT hose nozzles, one 4 inch NPT steamer nozzle, a 6 inch diameter inlet connection and a 1 ½ inch pentagon operating nut. All hydrants shall open left (counter-clockwise). Hydrants on mains to be dedicated to the Town shall be Equipment Yellow. Hydrants located on private property shall be Red.
8. All water service lines two (2) inches in diameter and smaller shall be type K copper tubing. Corporation stops shall be Mueller H-15020N for ¾ and 1 inch, Mueller H-15000N or B-25000N for 1 ½ and 2 inch sizes. Curb valves shall be Mueller H-1502-2N for ¾ and 1 inch and Mueller B-25204N for 1 ½ and 2 inch sizes. Curb boxes shall be Mueller H-10314N for ¾ and 1 inch and Mueller H-10310N for 1 ½ and 2 inch sizes.
9. 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.
10. The water main shall be tested, disinfected and flushed in accordance with the Town of Newburgh requirements. All testing, disinfection and flushing shall be coordinated with the Town of Newburgh Water Department. Prior to putting the water main in service satisfactory sanitary results from a certified lab 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.
11. The final layout of the proposed water and/or sewer connection, including all materials, size and location of service and all appurtenances, is subject to the review and approval of the Town of Newburgh Water and/or Sewer Department. No permits shall be issued for a water and/or sewer connection until a final layout is approved by the respective Department.

Original 12-06-96
Revised 04-24-02
Revised 01-2015

Talcott Engineering

DESIGN, PLLC

1 GARDNERTOWN ROAD ~ NEWBURGH, NY 12550
(845) 569-8400 ~ (fax) (845) 569-4583

Town of Newburgh
Planning Board
21 Hudson Valley Professional Plaza
Newburgh, NY 12550

April 9, 2021

Attn: John Ewasutyn, Chairman

Re: Project Narrative
2 Lot Subdivision for Serviss
1298 Union Avenue
Town Project No. 2021-07
S-B-L: 14-1-48
Job No. 20244-HSS
Zone: R-2

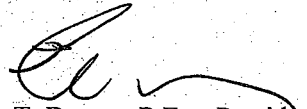
2 Lot Subdivision for Serviss PROJECT NARRATIVE

The subject parcel is a 40.4-acre lot with an existing single-family residence, owned by Harry Serviss, located at 1298 Union Avenue. The property is located in the R-2 (Residential) Zone. The existing residence is serviced by Town water and septic and is accessed via Union Avenue, a Town road.

The proposal is to subdivide the lot to create one new single family building lot. The new lot will be serviced by Town water and septic system and be accessed from Union Avenue and will be 0.80-acre.

Attached please find 12 sets of prints, applications, and EAF Short Forms along with checks for \$750.00 for application fee, \$150.00 for the Public Hearing, and \$2,000.00 for escrow. I will deliver one set to Pat Hines and deliver one set to Dominic Cordisco, Esq.

Respectfully yours,



Charles T. Brown, P.E. – President
Talcott Engineering Design, PLLC

PC; Harry Service, Owner
Pat Hines, w/enc
Dominic Cordisco, w/enc

Short Environmental Assessment Form

Part 1 - Project Information

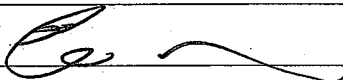
Instructions for Completing

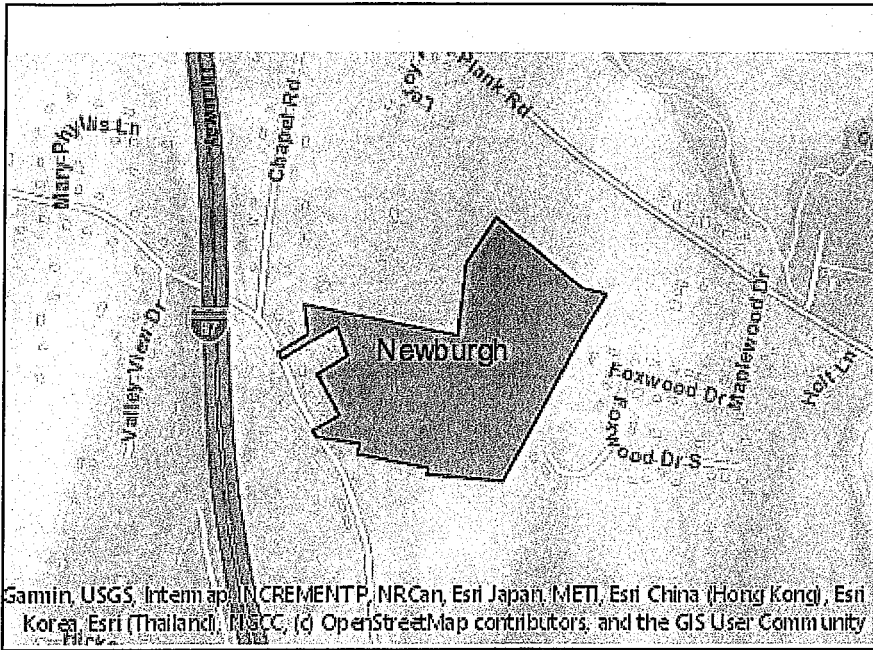
Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

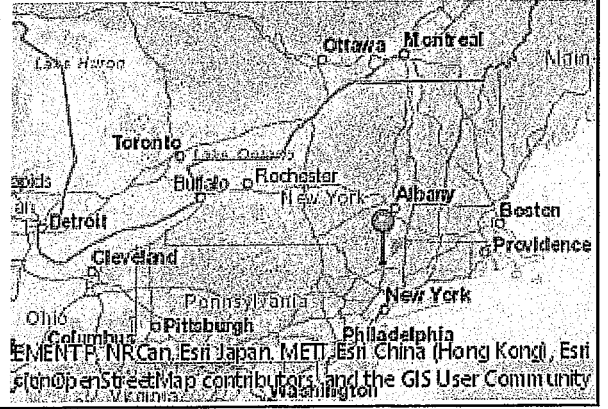
Part 1 – Project and Sponsor Information				
Name of Action or Project: SERVISS 2 LOT SUBDIVISION TED #20244-HSS				
Project Location (describe, and attach a location map): 1298 UNION AVE., NEWBURGH, NY 12550				
Brief Description of Proposed Action: SUBDIVIDE A BUILDING LOT FOR A SINGLE FAMILY HOME OFF OF AN EXISTION 40.40 ACRE PARCEL CONTAINING AN EXISTING SINGLE FAMILY HOME. NEW LOT WILL BE SERVICED BY TOWN WATER AND AN ON SITE INDIVIDUAL SUBSURFACE SEWERAGE DISPOSAL SYSTEM. NEW LOT WILL BE ACCESSED BY A DRIVEWAY TO UNION AVE., A TOWN ROAD.				
Name of Applicant or Sponsor: HARRY SERVISS		Telephone: 845-590-8110 E-Mail: HARRYSERVISS@GMAIL.COM		
Address: 1298 UNION AVE.				
City/PO: NEWBURGH		State: NY	Zip Code: 12550	
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval:			NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		40.40 acres		
b. Total acreage to be physically disturbed?		0.46 acres		
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		138.4 acres		
4. Check all land uses that occur on, are adjoining or near the proposed action:				
5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban) <input checked="" type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify): <input type="checkbox"/> Parkland				

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?	NO	YES	
If Yes, identify: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation services available at or near the site of the proposed action?			
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?			
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements?	NO	YES	
If the proposed action will exceed requirements, describe design features and technologies: _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply?	NO	YES	
If No, describe method for providing potable water: _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities?	NO	YES	
If No, describe method for providing wastewater treatment: _____ SUBSURFACE SEWERAGE DISPOSAL SYSTEM	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?			
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?			
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____			

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input checked="" type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor/name: <u>CHARLES T BROWN, PE</u> Date: <u>3-30-2021</u>		
Signature:  Title: <u>PROJECT ENGINEER</u>		



Disclaimer: The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting the EAF Workbooks. Although the EAF Mapper provides the most up-to-date digital data available to DEC, you may also need to contact local or other data sources in order to obtain data not provided by the Mapper. Digital data is not a substitute for agency determinations.



Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	No
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	No
Part 1 / Question 20 [Remediation Site]	No

**TOWN OF NEWBURGH
APPLICATION FOR
SUBDIVISION/SITE PLAN REVIEW**

**RETURN TO: Town of Newburgh Planning Board
308 Gardnertown Road
Newburgh, New York 12550**

DATE RECEIVED: _____ **TOWN FILE NO:** 2021-07
(Application fee returnable with this application)

1. **Title of Subdivision/Site Plan (Project name):**
SERVISS 2 LOT SUBDIVISION

2. **Owner of Lands to be reviewed:**
Name HARRY SERVISS
Address 1298 UNION AVE.
NEWBURGH, NY 12550
Phone 845-590-8110

3. **Applicant Information (If different than owner):**
Name (SAME)
Address _____

Representative CHARLES T BROWN, PE/TALCOTT ENGINEERING
Phone 845-569-8400
Fax 845-569-4583
Email TALCOTTDESIGN12@GMAIL.COM

4. **Subdivision/Site Plan prepared by:**
Name CHARLES T BROWN, PE/TALCOTT ENGINEERING
Address 1 GARDNERTOWN ROAD
NEWBURGH, NY 12550
Phone/Fax 845-569-8400/845-569-4583

5. **Location of lands to be reviewed:**
1298 UNION AVE., NEWBURGH, NY 12550

6. **Zone** R-2 **Fire District** CRONOMER VALLEY
Acreeage 40.40 **School District** NEWBURGH

7. **Tax Map: Section** 14 **Block** 1 **Lot** 48

8. Project Description and Purpose of Review:

Number of existing lots 1 Number of proposed lots 2
Lot line change N/A
Site plan review N/A
Clearing and grading N/A
Other N/A

PROVIDE A WRITTEN SINGLE PAGE DESCRIPTION OR NARRATIVE OF THE PROJECT

9. Easements or other restrictions on property:

(Describe generally) NONE

10. The undersigned hereby requests approval by the Planning Board of the above identified application and scheduling for an appearance on an agenda:

Signature [Signature] Title Manager

Date: 8-15-21

NOTE: If property abuts and has its access to a County or State Highway or road, the following information must be placed on the subdivision map or site plan: entrance location, entrance profile, sizing of pipe (minimum length of pipe to be 24 feet).

TOWN OF NEWBURGH PLANNING BOARD

SERVISS 2 LOT SUBDIVISION

PROJECT NAME

CHECKLIST FOR MAJOR/MINOR SUBDIVISION AND/OR SITE PLAN

I. The following items shall be submitted with a COMPLETED Planning Board Application Form.

1. X Environmental Assessment Form As Required
2. X Proxy Statement
3. X Application Fees
4. X Completed Checklist (Automatic rejection of application without checklist)

II. The following checklist items shall be incorporated on the Subdivision Plat or Site Plan prior to consideration of being placed on the Planning Board Agenda. Non-submittal of the checklist will result in application rejection.

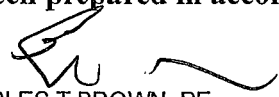
1. X Name and address of applicant
2. N/A Name and address of owner (if different from applicant)
3. X Subdivision or Site Plan and Location
4. X Tax Map Data (Section-Block-Lot)
5. X Location map at a scale of 1" = 2,000 ft. or less on a tax map or USCGS map base only with property outlined
6. X Zoning table showing what is required in the particular zone and what applicant is proposing. A table is to be provided for each proposed lot
7. X Show zoning boundary if any portion of proposed site is within or adjacent to a different zone
8. X Date of plan preparation and/or plan revisions
9. X Scale the plan is drawn to (Max 1" = 100')
10. X North Arrow pointing generally up

11. Surveyor,s Certification
12. Surveyor's seal and signature
13. Name of adjoining owners
14. Wetlands and 100 ft. buffer zone with an appropriate note regarding D.E.C. or A.C.O.E. requirements
15. Flood plain boundaries
16. Certified sewerage system design and placement by a Licensed Professional Engineer must be shown on plans in accordance with Local Law #1 1989
17. Metes and bounds of all lots
18. Name and width of adjacent streets; the road boundary is to be a minimum of 25 ft. from the physical center line of the street
19. N/A Show existing or proposed easements (note restrictions)
20. Right-of-way width and Rights of Access and Utility Placement
21. N/A Road profile and typical section (minimum traveled surface, excluding shoulders, is to be 18 ft. wide)
22. Lot area (in sq. ft. for each lot less than 2 acres)
23. Number of lots including residual lot
24. Show any existing waterways
25. N/A A note stating a road maintenance agreement is to be filed in the County Clerk's Office where applicable
26. Applicable note pertaining to owners review and concurrence with plat together with owner's signature
27. Show any improvements, i.e. drainage systems, water lines, sewer lines, etc.
28. Show all existing houses, accessory structures, wells and septic systems on and within 200 ft. of the parcel to be subdivided
29. Show topographical data with 2 or 5 ft. contours on initial submission (PARTIAL)

- 30. N/A Indicate any reference to a previous subdivision, i.e. filed map number, date and previous lot number
- 31. N/A If a private road, Town Board approval of name is required, and notes on the plan that no town services will be provided and a street sign (per town specs) is to be furnished and installed
- 32. N/A Number of acres to be cleared or timber harvested
- 33. N/A Estimated or known cubic yards of material to be excavated and removed from the site
- 34. N/A Estimated or known cubic yards of fill required
- 35. N/A The amount of grading expected or known to be required to bring the site to readiness
- 36. N/A Type and amount of site preparation which falls within the 100 ft. buffer strip of wetlands or within the Critical Environmental Area. Please explain in sq. ft. or cubic yards.

- 37. N/A Any amount of site preparation within a 100 year floodplain or any water course on the site. Please explain in sq. ft. or cubic yards.

The plan for the proposed subdivision or site has been prepared in accordance with this checklist.


 By: CHARLES T BROWN, PE
Licensed Professional

Date: 3-30-2021

This list is designed to be a guide ONLY. The Town of Newburgh Planning Board may require additional notes or revisions prior to granting approval.

Prepared 8/11/05
STATEMENT TO APPLICANTS

FEE ACKNOWLEDGEMENT

The town of Newburgh Municipal Code sets forth the schedule of fees for applications to the Planning Board. The signing of this application indicates your acknowledgement of responsibility for payment of these fees to the Planning Board for review of this application, including, but not limited to escrow fees for professional services (planner/consultant, engineering, legal), public hearing and site inspection. Applicant's submissions and resubmissions are not complete and will not be considered by the planning board or placed upon its agenda unless all outstanding fees have been paid. Fees incurred after the stamping of plans will remain the responsibility of the applicant prior to approval of a building permit or certificate of occupancy. Fee schedules are available from the Planning Board Secretary and are on the Town's website.

Henry Servis
APPLICANT'S NAME (printed)

[Signature]
APPLICANTS SIGNATURE

2-15-21
DATE

Note: if the property abuts and has access to a County or State Highway or road, the following information must be place on the subdivision map: entrance location, entrance profile, sizing of drainage pipe (minimum length of pipe to be twenty-four (24) feet).

PROXY

(OWNER) HARRY TERVISS, DEPOSES AND SAYS THAT HE/SHE
RESIDES AT 1298 UNION AVE, NEWBURGH
IN THE COUNTY OF ORANGE
AND STATE OF NEW YORK

AND THAT HE/SHE IS THE OWNER IN FEE OF 1298 UNION AVE,
NEWBURGH - 5/8/6 14-1-48

WHICH IS THE PREMISES DESCRIBED IN THE FOREGOING
APPLICATION AS DESCRIBED THEREIN TO THE TOWN OF NEWBURGH
PLANNING BOARD AND CHARLES T. BROWN TRACOTE ENGINEERING IS AUTHORIZED
TO REPRESENT THEM AT MEETINGS OF SAID BOARD.

DATED: 2-15-21


OWNERS SIGNATURE

Harry Terviss III
OWNERS NAME (printed)

NAMES OF ADDITIONAL
REPRESENTATIVES

Harry Terviss
WITNESS' SIGNATURE

Harry Terviss JR
WITNESS' NAME (printed)

PLANNING BOARD DISCLAIMER STATEMENT
TO APPLICANTS

The applicant is advised that the Town of Newburgh Municipal Code, which contains the Town's Zoning Law, is subject to amendment. Submission of an application to this Board does not grant the applicant any right to continued review under the Code's current standards and requirements. It is possible that the applicant will be required to meet changed standards or new Code requirements made while the application is pending.

An approval by this Board does not constitute permission, nor grant any right to connect to or use municipal services such as sewer, water or roads. It is the applicant's responsibility to apply for and obtain the Town of Newburgh and other agency approvals not within this Board's authority to grant.

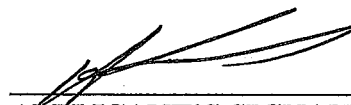
The applicant hereby acknowledges, consents, and agrees to the above.

2-15-21

DATED

Harry Semss

APPLICANT'S NAME (printed)



APPLICANT'S SIGNATURE

**DISCLOSURE ADDENDUM STATEMENT TO APPLICATION,
PETITION AND REQUEST**

Mindful of the provisions of Section 809 of the General Municipal Law of the State of New York, and of the Penal provisions thereof as well, the undersigned applicant states that no State Officer, Officer or Employee of the Town of Newburgh, or Orange County, has any interest, financial or otherwise, in this application or with, or in the applicant as defined in said Statute, except the following person or persons who is or are represented to have only the following type of interest, in the nature and to the extent hereinafter indicated:

 X **NONE**

 NAME, ADDRESS, RELATIONSHIP OR INTEREST
(financial or otherwise)

This disclosure addendum statement is annexed to and made a part of the petition, application and request made by the undersigned applicant to the following Board or Officer of the Town of Newburgh.

 TOWN BOARD

 X **PLANNING BOARD**

 ZONING BOARD OF APPEALS

 ZONING ENFORCEMENT OFFICER


 BUILDING INSPECTOR

 OTHER

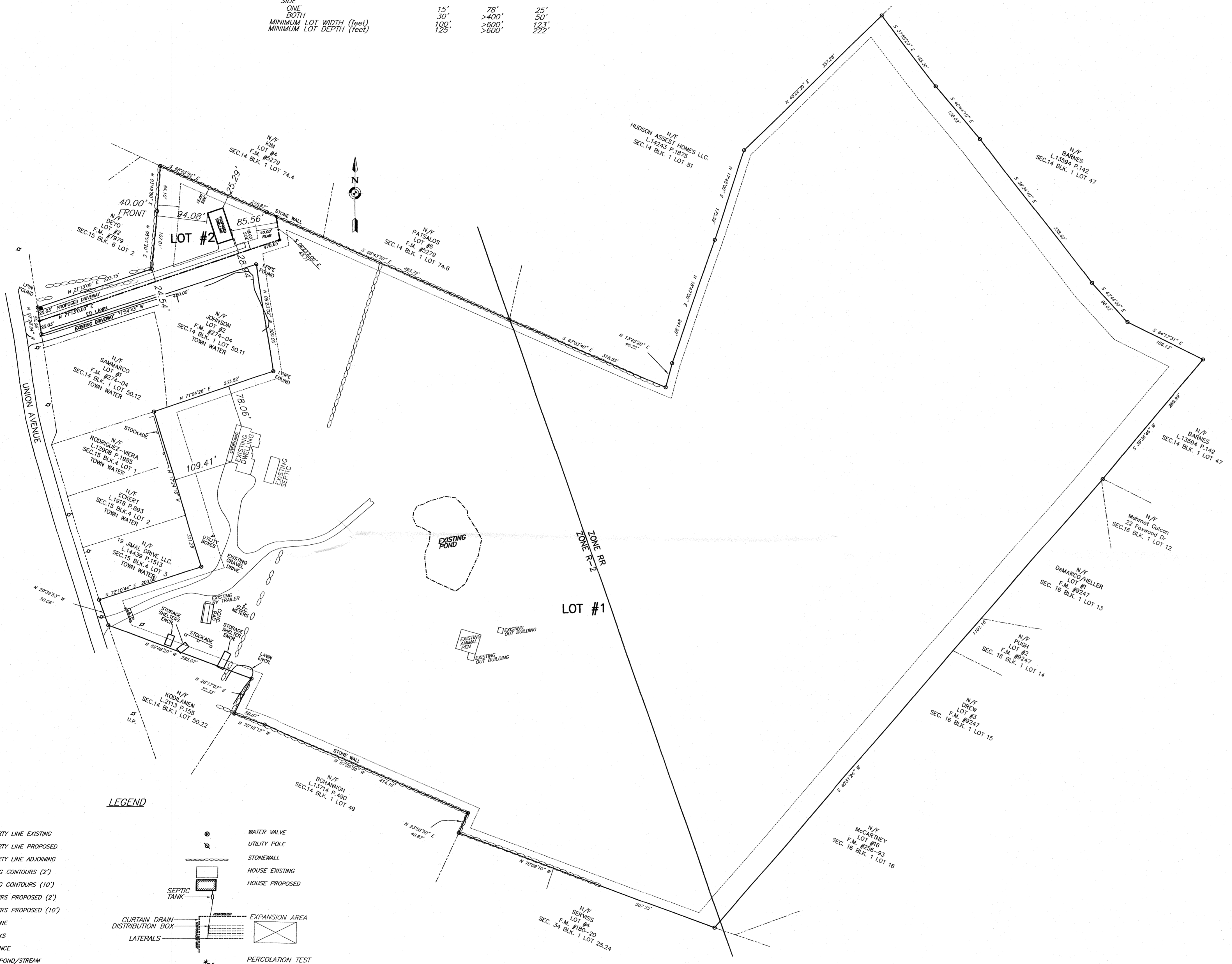
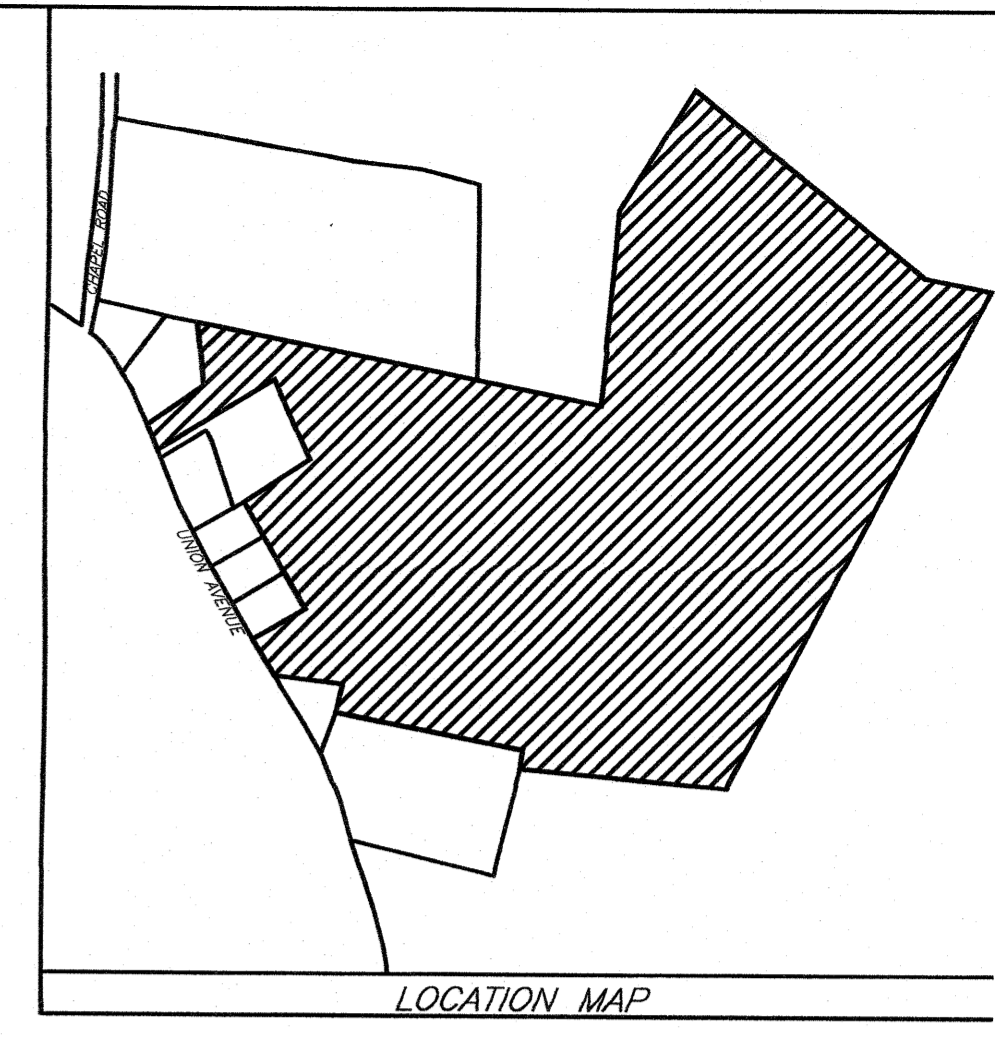
 3/30/2021
DATED

INDIVIDUAL APPLICANT

CORPORATE OR PARTNERSHIP APPLICANT

BY:  Manser
(Pres.) (Partner) (Vice-Pres.)
(Sec.) (Treas.)

ZONING SCHEDULE	REQUIRED	LOT # 1 PROVIDED	LOT # 2 PROVIDED
ZONE: R-2			
MINIMUM LOT AREA w/ PUBLIC WATER or SEWER	17,500sf.	1,727,077sf.	34,957sf.
MINIMUM YARDS (feet)			
FRONT	40'	109'	94'
REAR	40'	>1,600'	85'
SIDE			
ONE	15'	78'	25'
BOTH	30'	>400'	50'
MINIMUM LOT WIDTH (feet)	100'	>800'	123'
MINIMUM LOT DEPTH (feet)	125'	>800'	222'



- LOT NOTES:**
- LOT SPECIFIC PLOT PLAN'S FOR LOT 2 SHALL BE SUBMITTED WITH THE BUILDING PERMIT APPLICATION AND FOUNDATION, WELL AND SEPTIC FIELD SHALL BE STAKED OUT PER SITE PLAN BY A LICENSED SURVEYOR PLAN PRIOR TO CONSTRUCTION.
 - AN ASBUILT SURVEY AND CERTIFICATION SHALL BE PROVIDED TO THE TOWN OF NEWBURGH CODE ENFORCEMENT DEPARTMENT PRIOR TO ISSUANCE OF A CERTIFICATION OF OCCUPANCY.

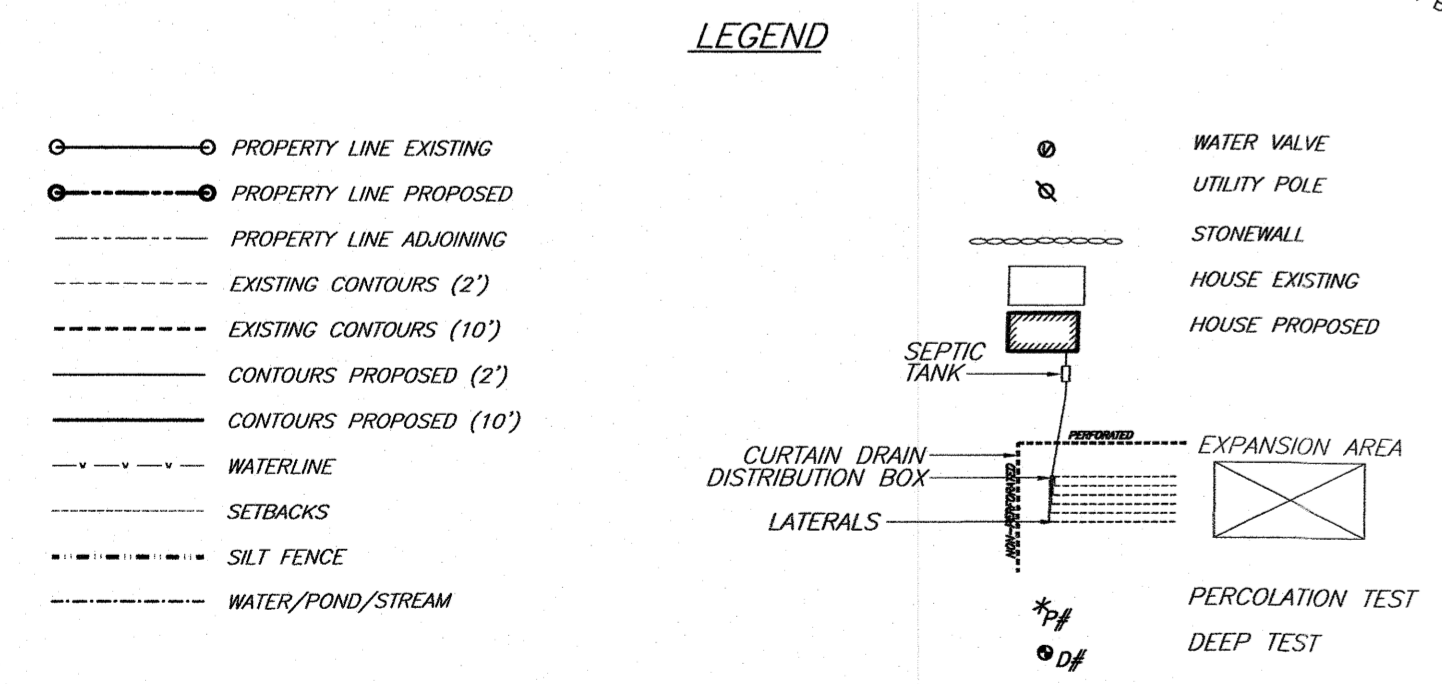
RECORD OWNER'S CONSENT NOTE:
 THE UNDERSIGNED OWNERS OF THE PROPERTY HEREON STATE THAT THEY ARE FAMILIAR WITH THIS PLAN, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENT TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS PLAN IN THE OFFICE OF THE CLERK OF THE COUNTY OF ORANGE, IF SO REQUIRED.

RECORD OWNER'S SIGNATURE: _____
 HUDSON VALLEY ICE TEAM
 HARRY SERVISS
 1298 UNION AVENUE
 NEWBURGH, NY 12550

APPLICANT:
 HARRY SERVISS
 1298 UNION AVENUE
 NEWBURGH, NY 12550

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 DECEMBER 2020

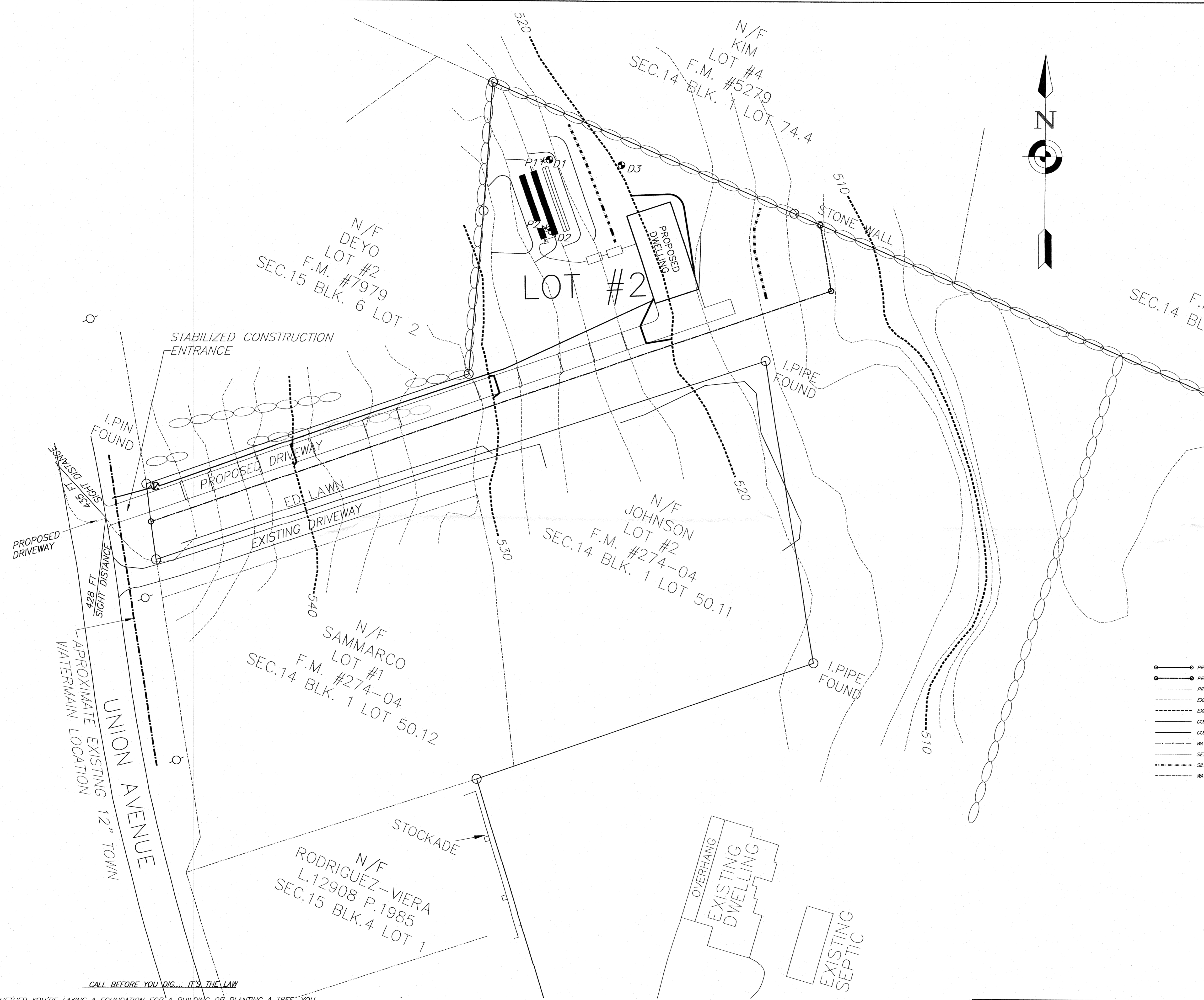
SIGNATURE: _____ JAMES A. DILLIN, PLS



CALL BEFORE YOU DIG... IT'S THE LAW
 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

THIS SHEET IS INVALID AND VOID UNLESS ACCOMPANIED BY REMAINING SHEETS IN SET.

SURVEYOR	ENGINEER	TALCOTT ENGINEERING DESIGN PLLC 1 GARDNERTOWN ROAD NEWBURGH, NY 12550 (845)-569-8400 (FAX)(845)-569-4583 TALCOTTDESIGN12@GMAIL.COM
		PROPOSED 2 LOT SUBDIVISION ENTITLED SERVISS 1298 UNION AVENUE, 14-1-48 TOWN OF NEWBURGH, ORANGE COUNTY, NY
DATE: 04/01/2021	SCALE: 1"=100'	JOB NUMBER: 20244-HHS
REVISIONS REV.: DATE: BY: DESCRIPTION:		SHEET NUMBER: 1 OF 4



DEEP TEST DATA:

- D1 70" DEEP 10/07/2021
0-7" TOP SOIL
7"-14" CLAY LOAM w/ GRAVEL
14"-70" SILTY CLAY LOAM
MOTTLING @ 30", NO WATER, NO ROCK
- D2 70" DEEP 10/07/2021
0-7" TOP SOIL
7"-14" CLAY LOAM w/ GRAVEL
14"-70" SILTY CLAY LOAM
MOTTLING @ 30", NO WATER, NO ROCK
- D3 78" DEEP 10/07/2021
0-6" TOP SOIL
6"-78" CLAY LOAM w/ GRAVEL
MOTTLING @ 20", NO WATER, NO ROCK

PERCOLATION DATA:

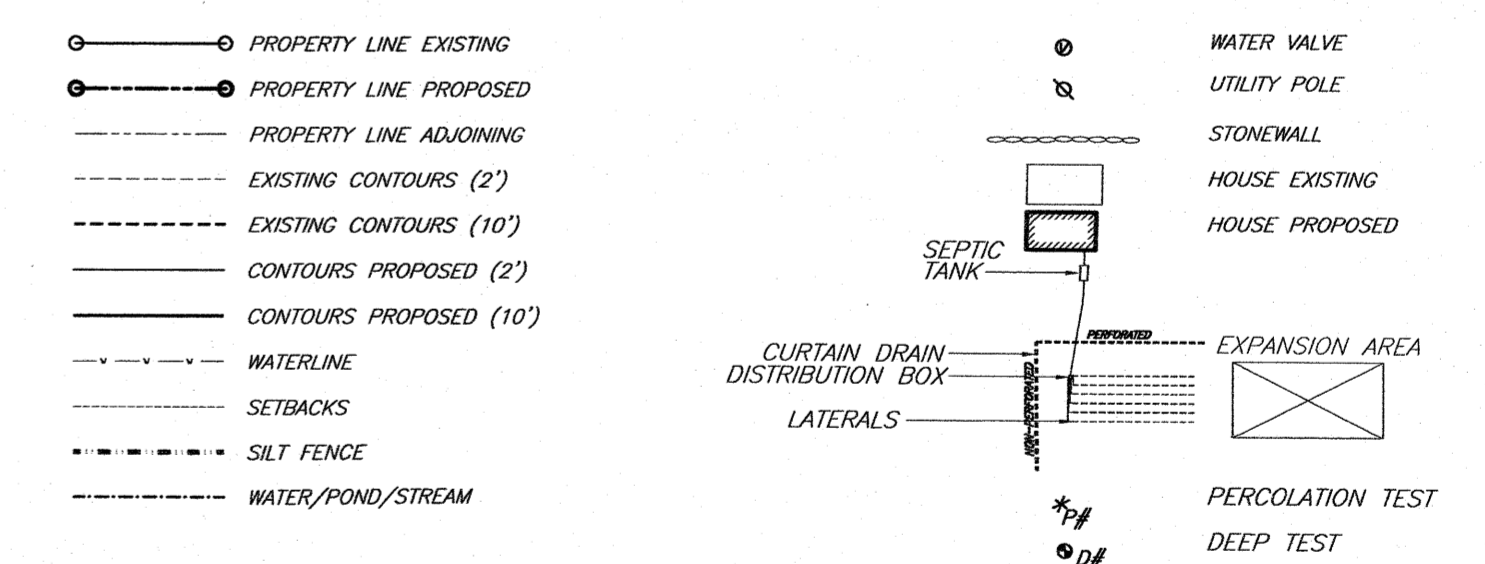
- * P1 12" DEEP 10/07/2021
RUN TIME 2.15 3.09 3.29 3.53 3.59 4.10 4.16
STABILIZED PERCOLATION RATE: 5 MINUTES /INCH
- * P2 12" DEEP 10/07/2021
RUN TIME 3.36 3.53 5.33 5.24 7.17 7.01
STABILIZED PERCOLATION RATE: 8 MINUTES /INCH

SEPTIC DESIGN CRITERIA:

1. NO. OF BEDROOMS- 4
2. SEPTIC TANK DESIGN-1,250 GAL
3. STABILIZED PERCOLATION RATE- 8-10 MIN
4. FLOW RATE (GALS /DAY)- 440
5. DESIGN LENGTHS:
2 ROWS OF 11 ELJEN UNITS(40'ROWS)
= 22 units; total/88LF (80LF REQ'D) *
6. SHALLOW FILL SYSTEM
7. PUMP CHAMBER REQUIRED
8. CURTAIN DRAIN REQUIRED

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 3

LEGEND

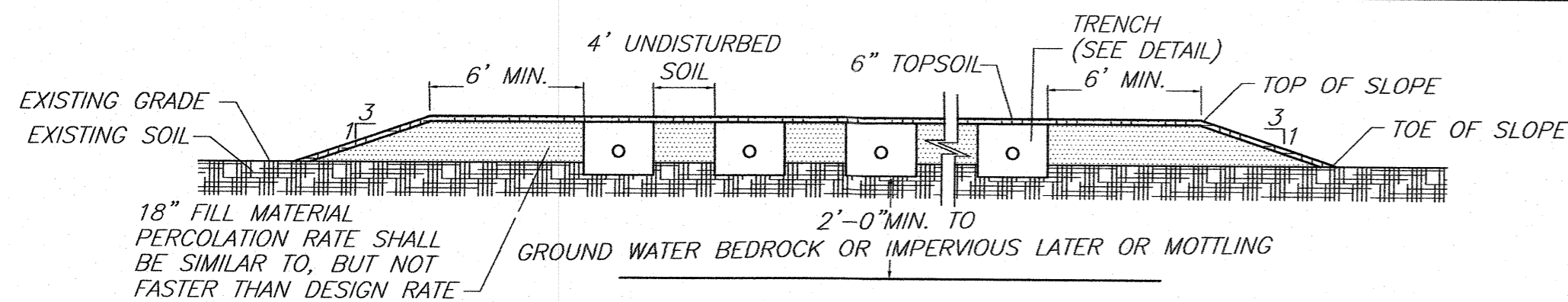


CALL BEFORE YOU DIG... IT'S THE LAW

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

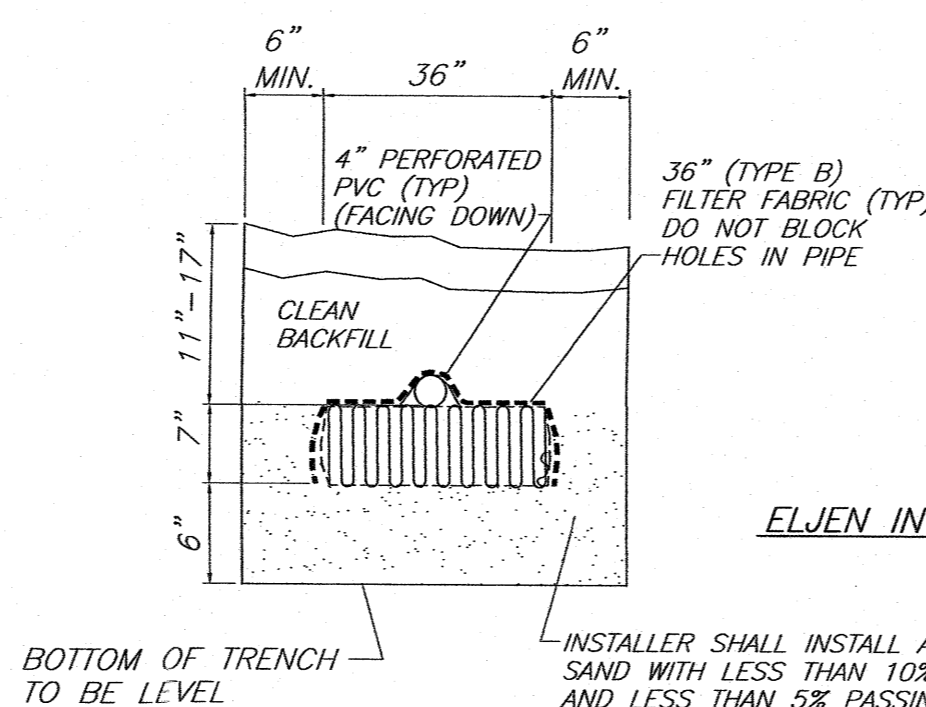
	ENGINEER TALCOTT ENGINEERING DESIGN PLLC 1 GARDNERTOWN ROAD NEWBURGH, NY 12550 (845)-569-8400 (FAX)(845)-569-4583 TALCOTTDESIGN12@GMAIL.COM								
	PROPOSED 2 LOT SUBDIVISION ENTITLED SERVISS 1298 UNION AVENUE, 14-1-48 TOWN OF NEWBURGH, ORANGE COUNTY NY								
DATE: 04/01/2021 SCALE: 1"=30' JOB NUMBER: 20244-HSS SHEET NUMBER: 2 OF 4	REVISIONS <table border="1"> <thead> <tr> <th>REV.</th> <th>DATE</th> <th>BY</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	REV.	DATE	BY	DESCRIPTION				
REV.	DATE	BY	DESCRIPTION						



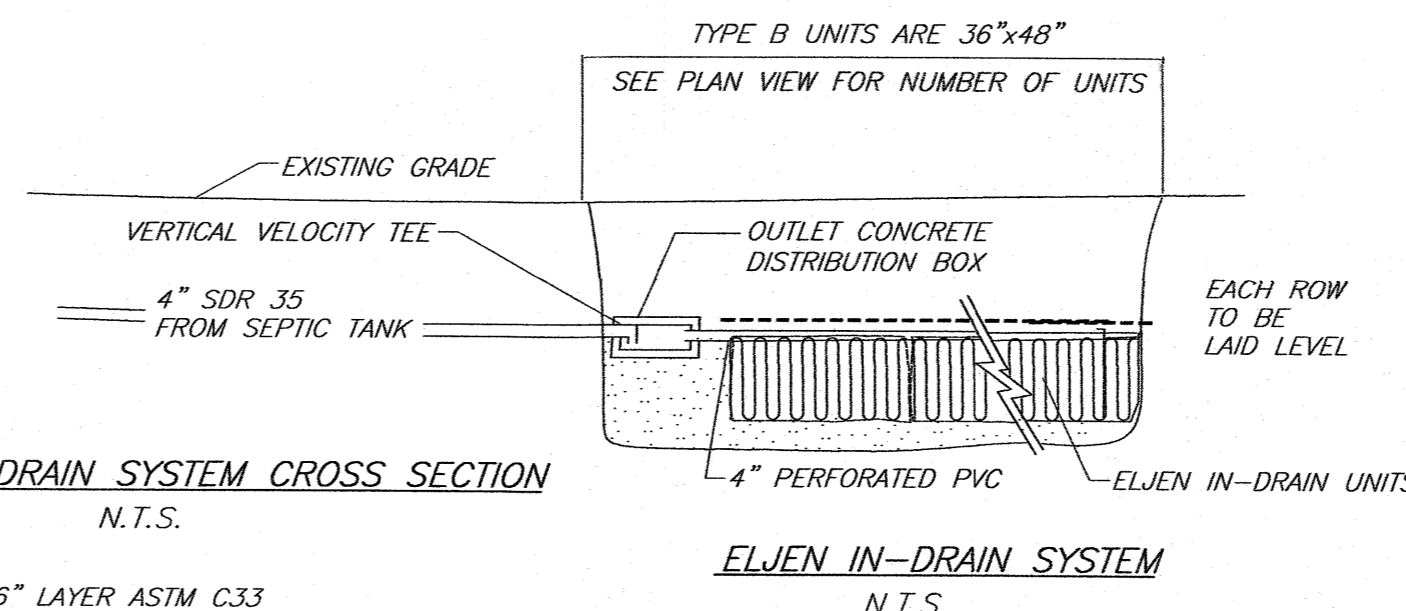
SHALLOW SYSTEM DETAIL
N.T.S.

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.

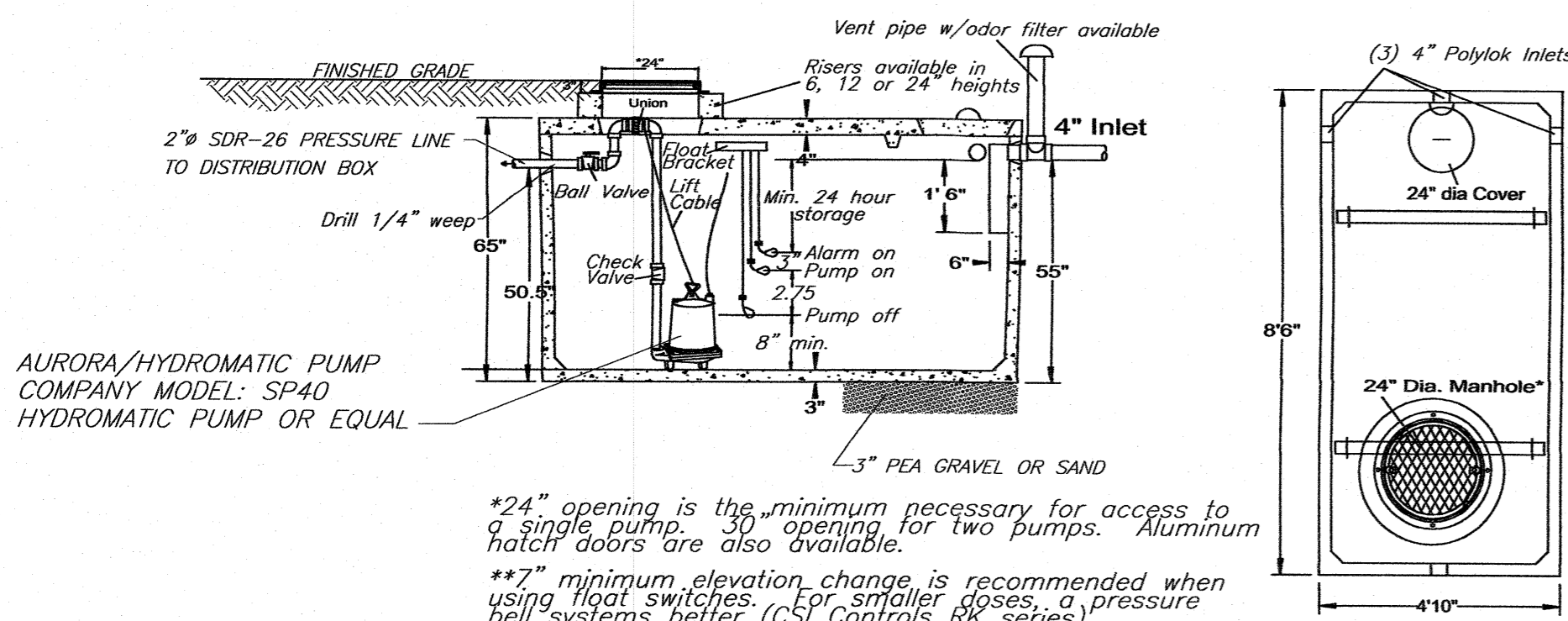
DOSING QUANTITY

FORCE MAIN: 40' X 0.163 GAL/LF = 6.53 GAL.
 LATS.: 100% X 88LF X 0.653 GAL/LF = 57.47 GAL.
 63.99 GAL. TOTAL

CHAMBER DATA

PUMP DOWN DEPTH: 2.75'(A)
 STORAGE CALC.: 21.6 GALS./IN
 STORAGE DEPTH: 13.75"
 DOSE QTY (GALS.): 58.4 GALS.
 STORAGE QTY (GALS.): 1,042 GALS.
 MAX. ELEV. DIFFERENTIAL: 20"

SIEVE SIZE	SIEVE SQUARE OPENING SIZE	SPECIFICATIONS PERCENT PASSING (WET SIEVE)
0.375"	9.5mm	100.0-100.0
#4	4.75mm	95.0-100.0
#6	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



*24" opening is the minimum necessary for access to of single pump. 30" opening for two pumps. Aluminum hatch doors are also available.
 **7" minimum elevation change is recommended when using float switches. For siftable doses, a pressure bell systems better (CSI Controls RK series).

WOODARD'S GT1000 PUMP CHAMBER SPECIFICATIONS

Concrete Min. Strength: 4,000 psi at 28 days
 Reinforcement: W/M & Rebar
 Air Entrapment: 6%
 Pipe Connection: Polylok Seal or Pipe Boots
 Volume: PC-4x4 = 300 gallons
 Load Rating: 300 psf

Model	A	B	C	D	E	Gallons per hour	
GT-1000	8'-6"	4'-10"	10'-0"	65"	50.5"	55"	21.6

WOODARD'S 1250gal. SEPTIC TANK OR EQUAL

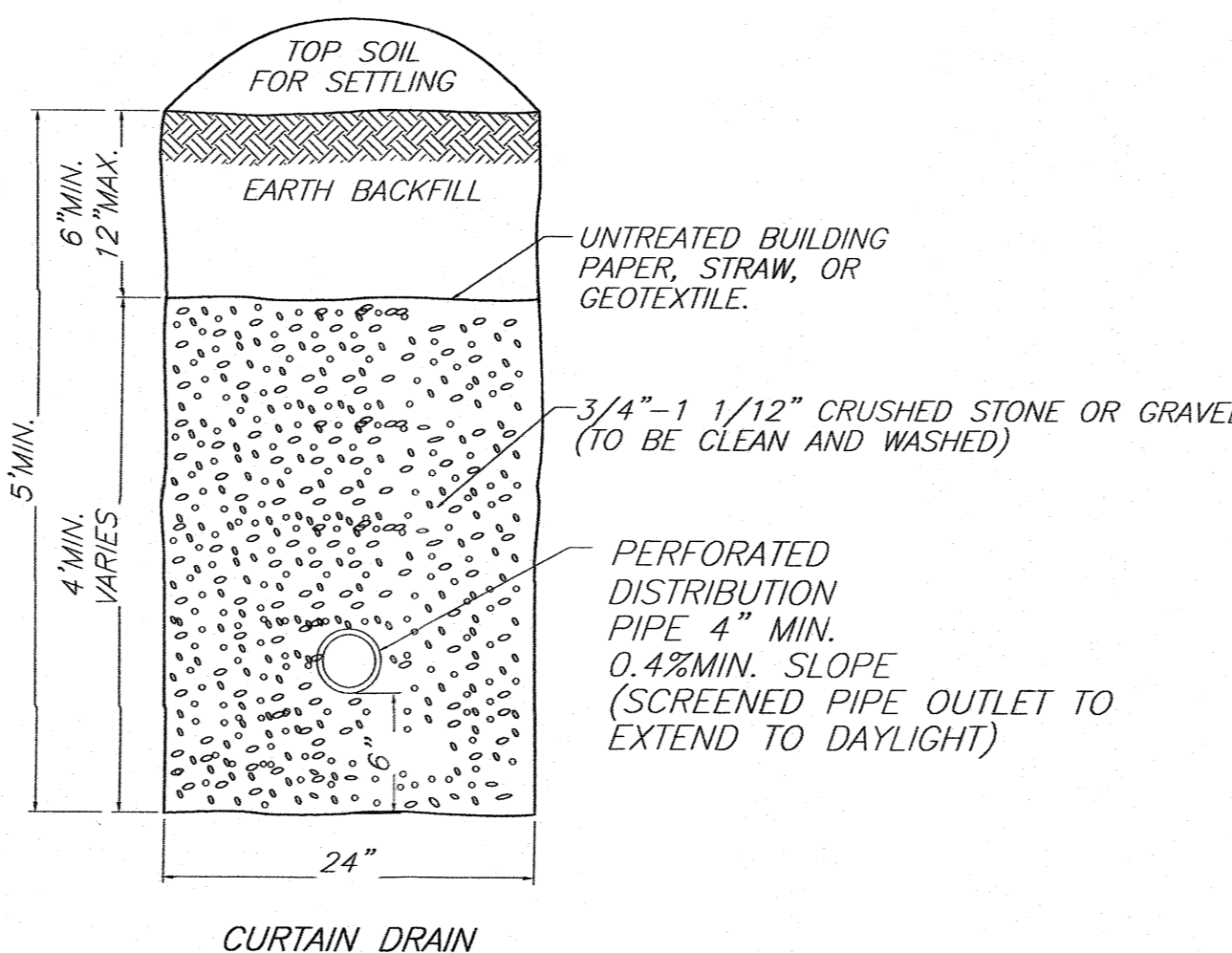
N.T.S.

SPECIFICATIONS

CONCRETE MINIMUM STRENGTH- 4,000 PSI AT 28 DAYS
 REINFORCEMENT- 6"x6"10GA. WWF, #4 REBAR
 AIR ENTRAPMENT- 5%
 CONSTRUCTION JOINT- BUTYL RUBBER - BASE CEMENT PIPE CONNECTION- POLYLOK SEAL (PATENTED)
 LOAD RATING- 300PSF WEIGHT = 9,500LBS

1. INSERT A SPEED LEVELER IN THE END OF ALL OUTLET PIPES IN THE DROPBOX.
2. ROTATE UNTIL EFFLUENT ENTERS ALL OUTLETS EQUALLY.

WOODARD'S SPEED LEVELER FSL-4
N.T.S.



CURTAIN DRAIN

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. THIS SHALL REQUIRE, AS A MINIMUM, THE FILLING OF THE TANK WITH WATER TO OBSERVE 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".

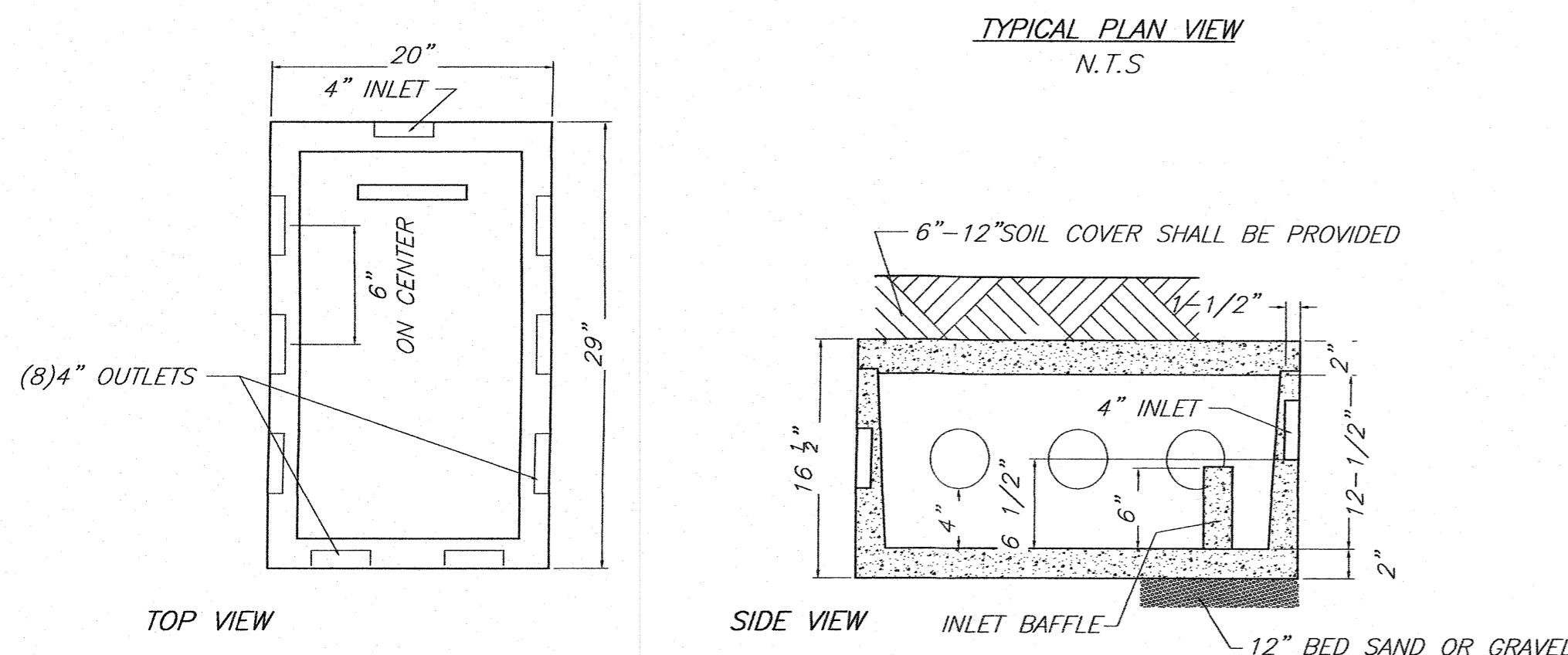
TOWN OF NEWBURGH PROJECT #
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REV.	DATE	BY	DESCRIPTION

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	PROPOSED 2 LOT SUBDIVISION ENTITLED SERVISS 1298 UNION AVENUE, 14-1-48 TOWN OF NEWBURGH, ORANGE COUNTY NY
DATE: 04/01/2021 SCALE: NTS JOB NUMBER: 20244-HSS SHEET NUMBER: 3 OF 4	CHARLES T. BROWN, P.E.

WOODARD'S PRECAST 8 OUTLET DISTRIBUTION BOX
N.T.S.

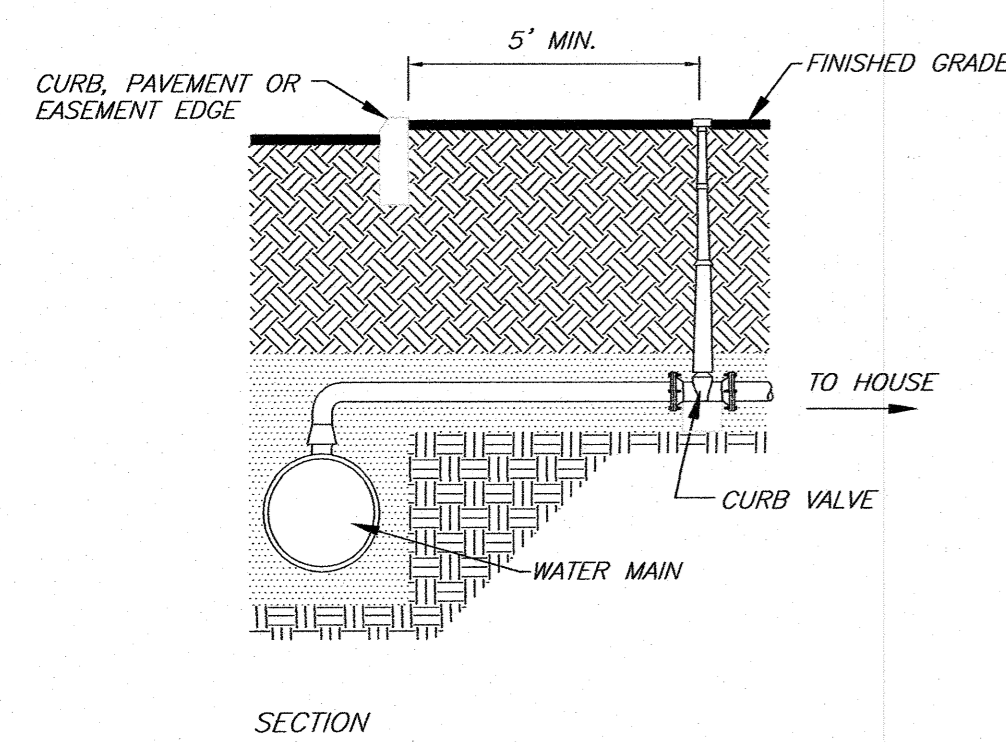
SPECIFICATIONS
 CONCRETE MINIMUM STRENGTH- 4,000 PSI AT 28 DAYS
 REINFORCEMENT- FIBER
 AIR ENTRAPMENT- 5%
 PIPE CONNECTION: POLYLOK SEAL (PATENTED)
 LOAD RATING- 300 PSF WEIGHT= 290 lbs



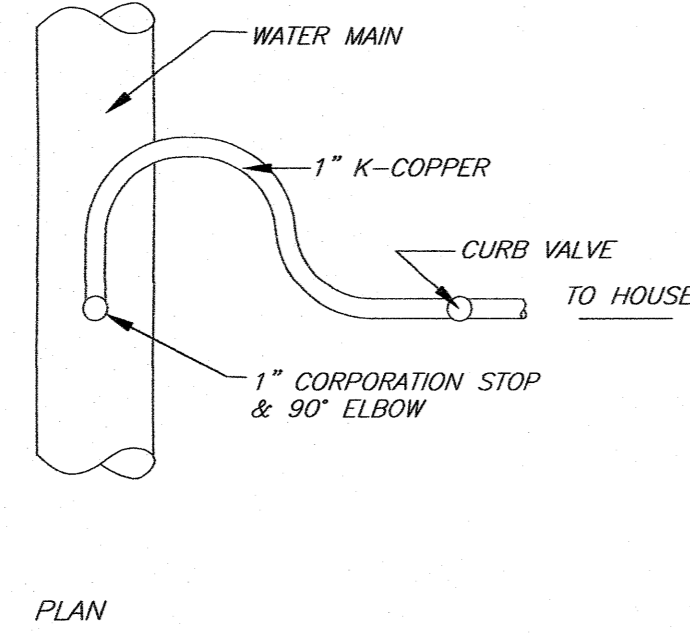
TOP VIEW

SIDE VIEW

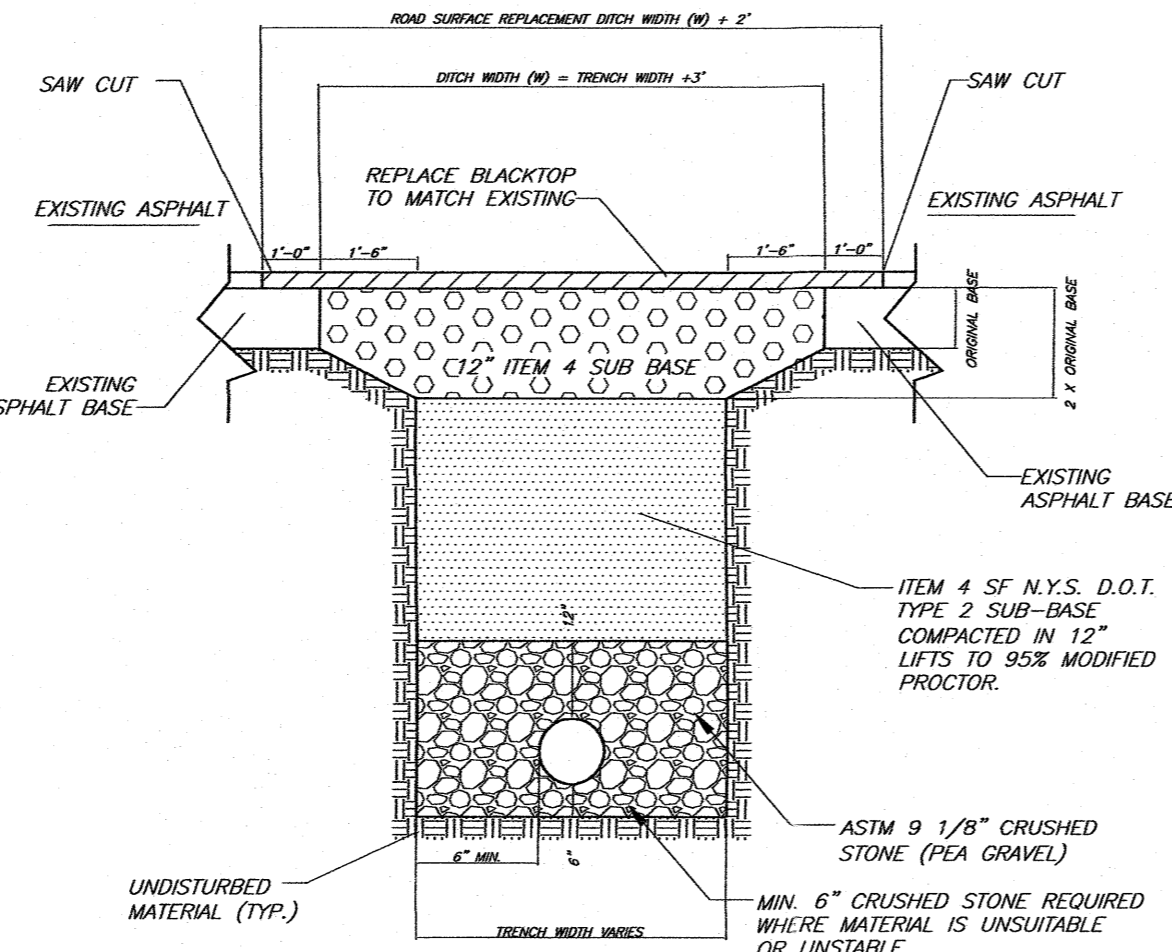
TYPICAL PLAN VIEW
N.T.S.



WATER SERVICE CONNECTION DETAIL
N.T.S.

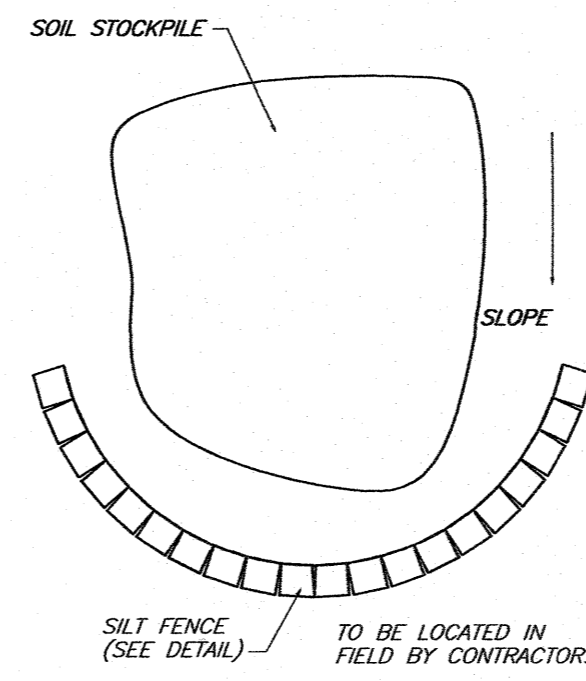


PLAN

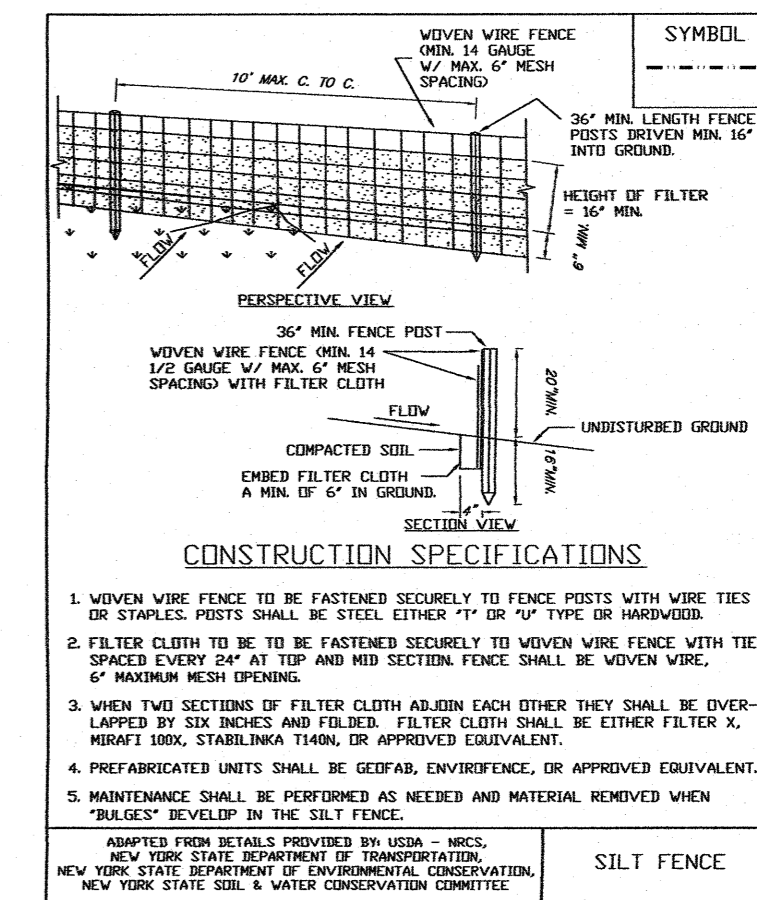


1. ROAD PLATES MUST BE ON-SITE FOR ALL ROAD CUTS IN EXCESS OF 1/4 OF THE ROAD WIDTH.
2. VIBRATORY TYPE COMPACTOR MUST BE ON-SITE PRIOR TO COMMENCEMENT OF ROAD CUT.
3. ALL FLAG PERSONNEL MUST BE ON-SITE PRIOR TO COMMENCEMENT OF ROAD CUT.
4. ALL LOOSE OR BROKEN BLACKTOP MUST BE REMOVED.

FLEXIBLE PAVEMENT DETAIL AND TRENCH LIMITS
N.T.S.



SOIL STOCKPILE DETAIL
N.T.S.



CONSTRUCTION SPECIFICATIONS
SILT FENCE

TOWN OF NEWBURGH WATER SERVICE NOTES

1. "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."
2. 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.
3. 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 MEGALUC SERIES 1100 OR APPROVED EQUAL. THE USE OF A MANUFACTURED RESTRAINED JOINT PIPE IS ACCEPTABLE WITH PRIOR APPROVAL OF THE WATER DEPARTMENT.
4. 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.
5. 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).
6. 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.
7. 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.
8. 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.
9. 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.

VEGETATION REQUIREMENTS

- 1.) SITE PREPARATION
 - A. INSTALL NEEDED WATER AND EROSION CONTROL MEASURES AND BRING AREA TO BE SEEDING 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:

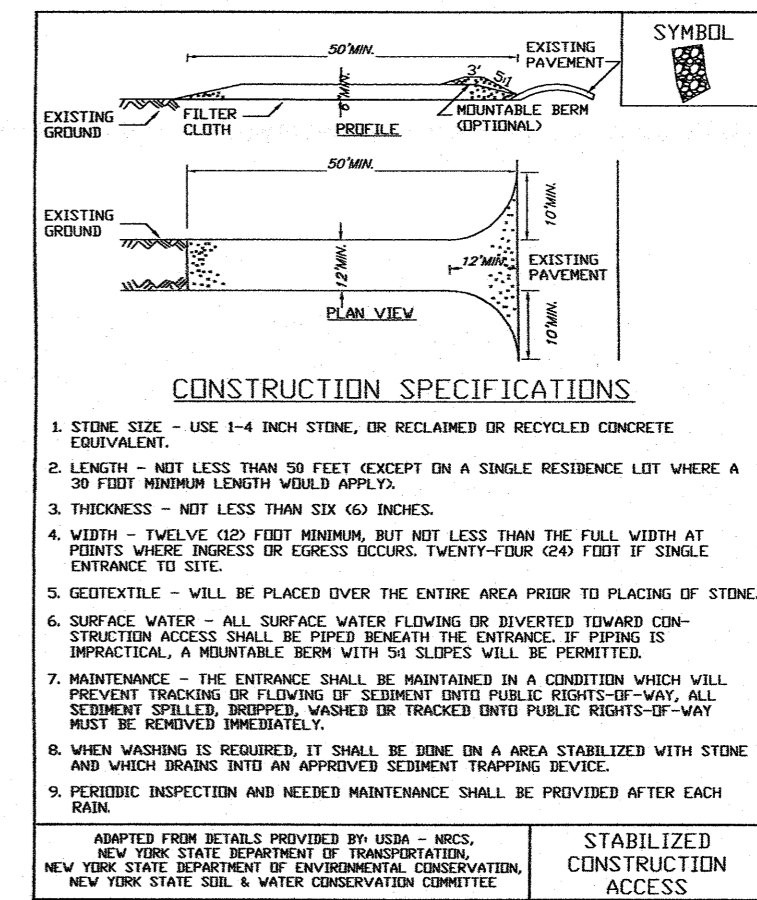
GRASS SEEDING CHART

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 FESCUE	0.4-0.6	19-26
TOTAL	3.0-4.0	130-175
OR		
100% TALL FESCUE, 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 TACKLER. 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 SEEDINGS) 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.



CONSTRUCTION SPECIFICATIONS
STABILIZED CONSTRUCTION ACCESS

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

REVISIONS			
REV. NO.	DATE:	BY:	DESCRIPTION:

	ENGINEER TALCOTT ENGINEERING DESIGN PLLC 1 GARDNERTOWN ROAD NEWBURGH, NY 12550 (845)-569-8400 (FAX)(845)-569-4583 TALCOTTDESIGN12@GMAIL.COM		
	PROPOSED 2 LOT SUBDIVISION ENTITLED SERVISS 1298 UNION AVENUE, 14-1-48 TOWN OF NEWBURGH, ORANGE COUNTY NY		
DATE 04/01/2021	SCALE NTS	JOB NUMBER 20244-HSS	SHEET NUMBER 4 OF 4