

SOURCE: US TOPOGRAPHIC 7.5-MINUTE SERIES NEWBURGH QUADRANGLE DATED 2019.
US TOPOGRAPHIC 7.5-MINUTE SERIES CORNWALL-ON-HUDSON QUADRANGLE DATED 2019.

KEY MAP

PRELIMINARY & FINAL MAJOR SITE PLAN

FOR



PROPOSED CAR WASH

TAX MAP SECTION 96, BLOCK 96 LOTS 4 & 5

1229 NY-300

TOWNSHIP OF NEWBURGH, ORANGE COUNTY, NY

APPLICANT
SPARK CAR WASH LLC
30 MAPLE STREET SUITE 2
SUMMIT NJ 07901
BOB.VALLARIO@SPARKCARWASH.COM

OWNER
POMARICO PROPERTIES, LLC
1229 NY-300
NEWBURGH, NY 12550

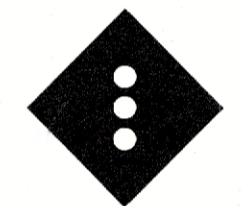
LITTLE BRICK HOUSE PROPERTIES, LLC
1227 NY-300
NEWBURGH, NY 12550

ATTORNEY
JENNIFER M. PORTER
CHIESA SHAHINIEN & GIANTOSMASI PC
105 EISENHOWER PARKWAY
ROSELAND, NJ 07068
JPORTER@CSGLAW.COM
973-530-2071

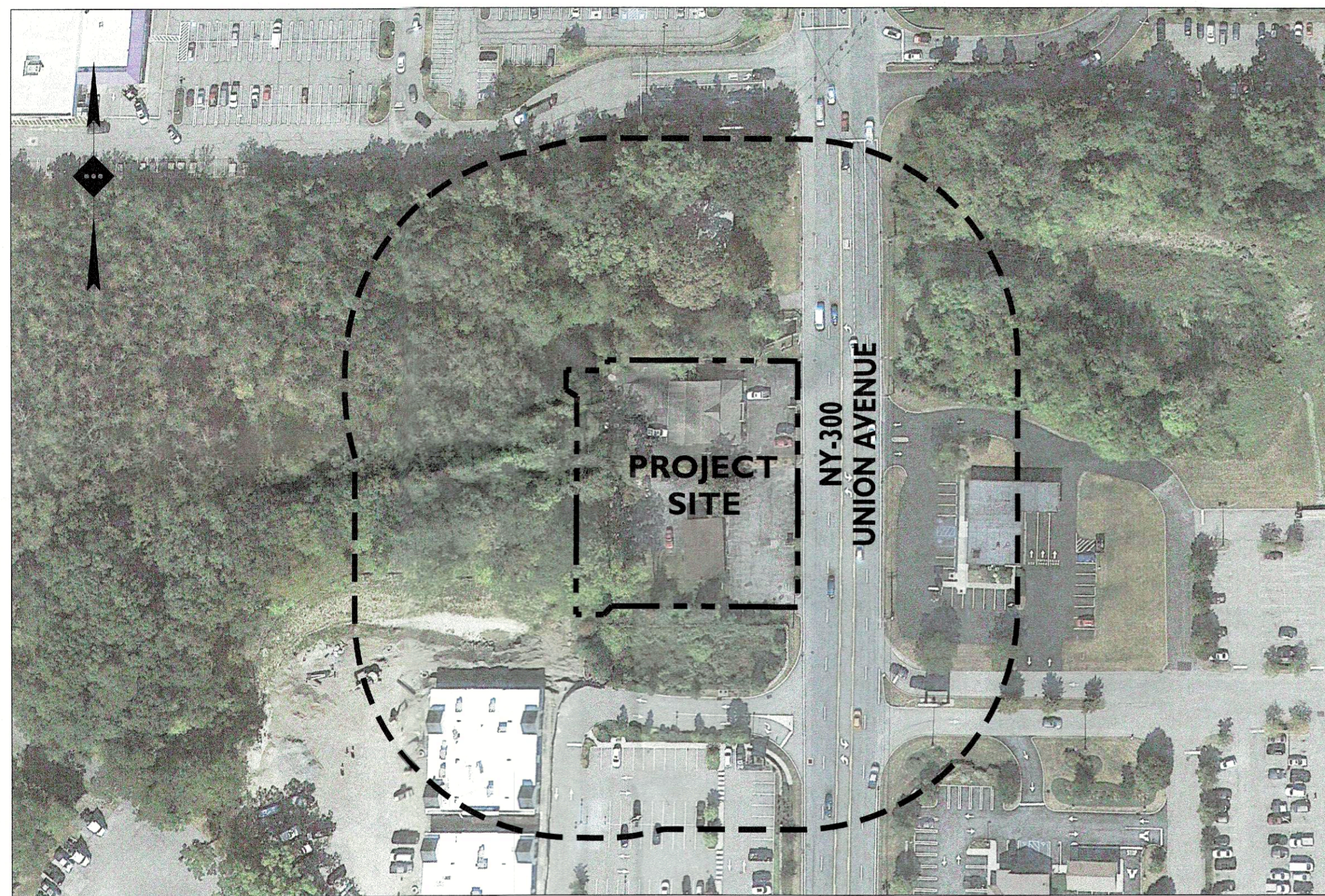
ISSUE	DATE	BY	DESCRIPTION
I	05/10/2024	OK	NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

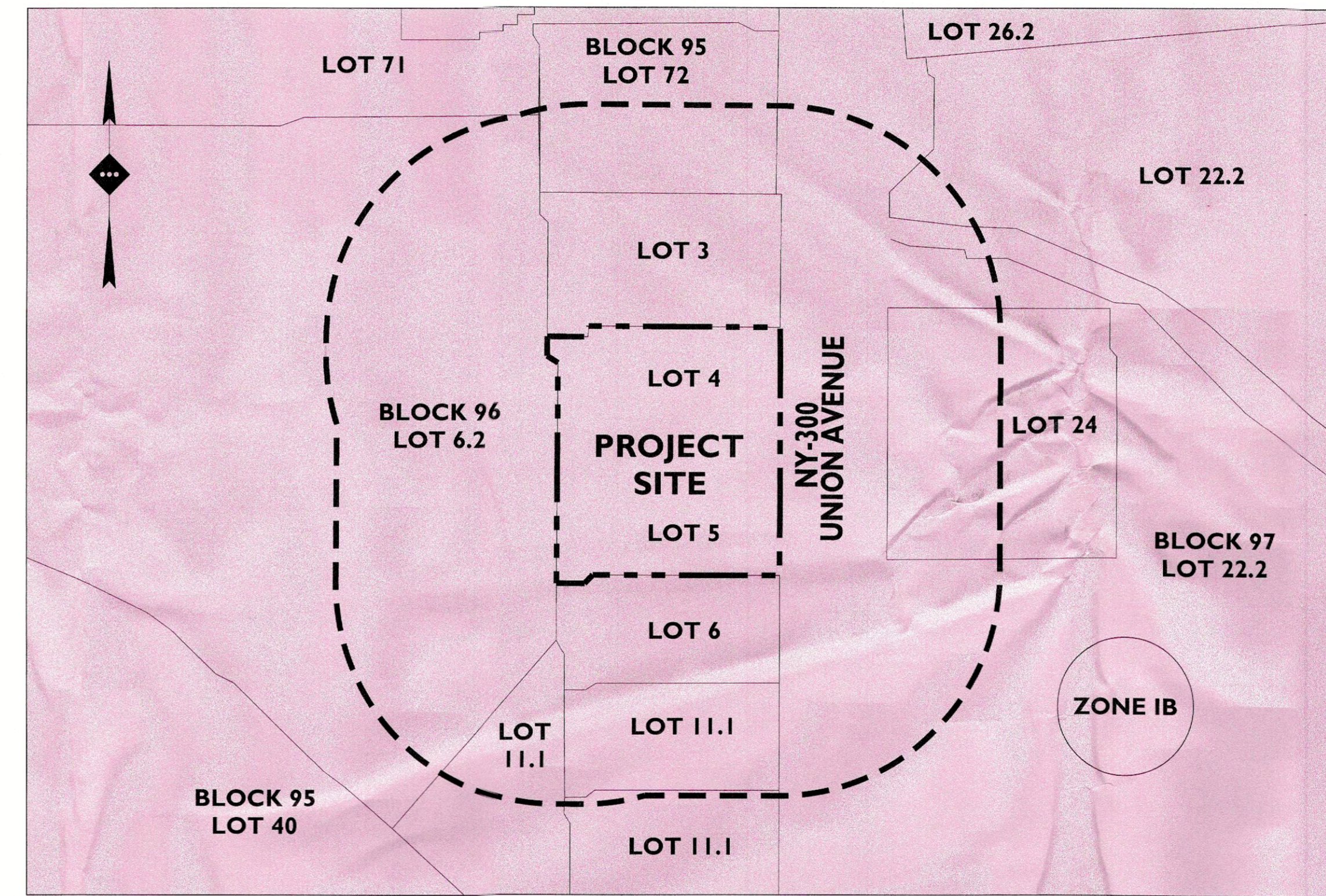


Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddeng.com
15 Spring Street, Princeton, NJ 08542
Phone 609.362.6900



SOURCE: GOOGLE EARTH PRO DATED SEPTEMBER 2023

AERIAL MAP



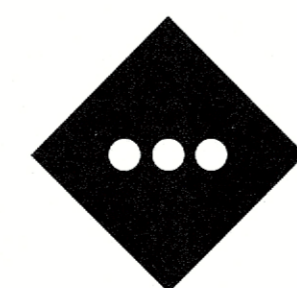
SOURCE: ORANGE COUNTY PARCEL VIEWER, TOWN OF NEWBURGH TAX MAP SECTION 95, 96 & 97.

TAX / ZONING MAP

PLANS PREPARED BY:



Know what's below
Call before you dig.



STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Salem, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddeng.com

15 Spring Street, Princeton, NJ 08542
Phone 609.362.6900

PLAN REFERENCE MATERIALS:

- THIS PLAN SET REFERENCES THE FOLLOWING DOCUMENTS INCLUDING, BUT NOT LIMITED TO:
 - ALTA/NSPS LAND TITLE SURVEY FROM CONTROL POINT ASSOCIATES DATED OCTOBER 2023.
 - WETLAND ASSESSMENT FROM ECOSCIENCES, INC DATED OCTOBER 2023.
 - AERIAL MAP FROM GOOGLE EARTH PRO DATED SEPTEMBER 2023.
 - US TOPOGRAPHIC 7.5 MINUTE SERIES NEWBURGH & CORNWALL-ON-HUDSON QUADRANGLE DATED 2019.
- LALL REFERENCE MATERIAL LISTED ABOVE SHALL BE CONSIDERED A PART OF THIS PLAN SET AND ALL INFORMATION CONTAINED WITHIN THESE MATERIALS SHALL BE UTILIZED IN CONJUNCTION WITH THIS PLAN SET. THE CONTRACTOR IS RESPONSIBLE TO OBTAIN A COPY OF EACH REFERENCE AND REVIEW IT THOROUGHLY PRIOR TO THE START OF CONSTRUCTION.

SHEET INDEX

DRAWING TITLE	SHEET #
COVER SHEET	C-1
EXISTING CONDITIONS PLAN	C-2
DEMOLITION PLAN	C-3
SITE PLAN	C-4
GRADING PLAN	C-5
STORMWATER MANAGEMENT PLAN	C-6
UTILITY PLAN	C-7
LIGHTING PLAN	C-8
SOIL EROSION & SEDIMENT CONTROL PLAN	C-9
LANDSCAPING PLAN	C-10-C-11
CONSTRUCTION DETAILS	C-12-C-18

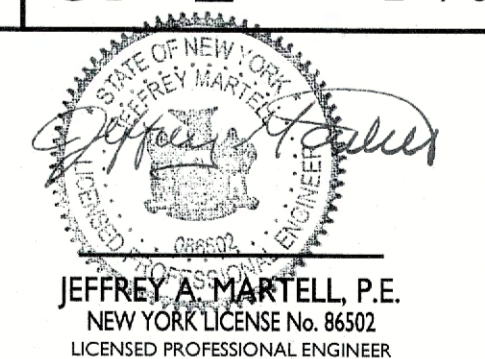
PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC

PROPOSED CAR WASH



BLOCK 96, LOTS 4 & 5
1229 NY-300
TOWN OF NEWBURGH
ORANGE COUNTY, NY



STONEFIELD
engineering & design

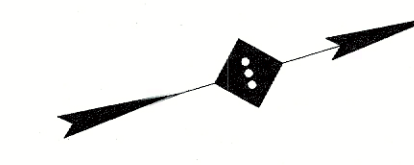
SCALE: AS SHOWN | PROJECT ID: NYC-220349

TITLE:

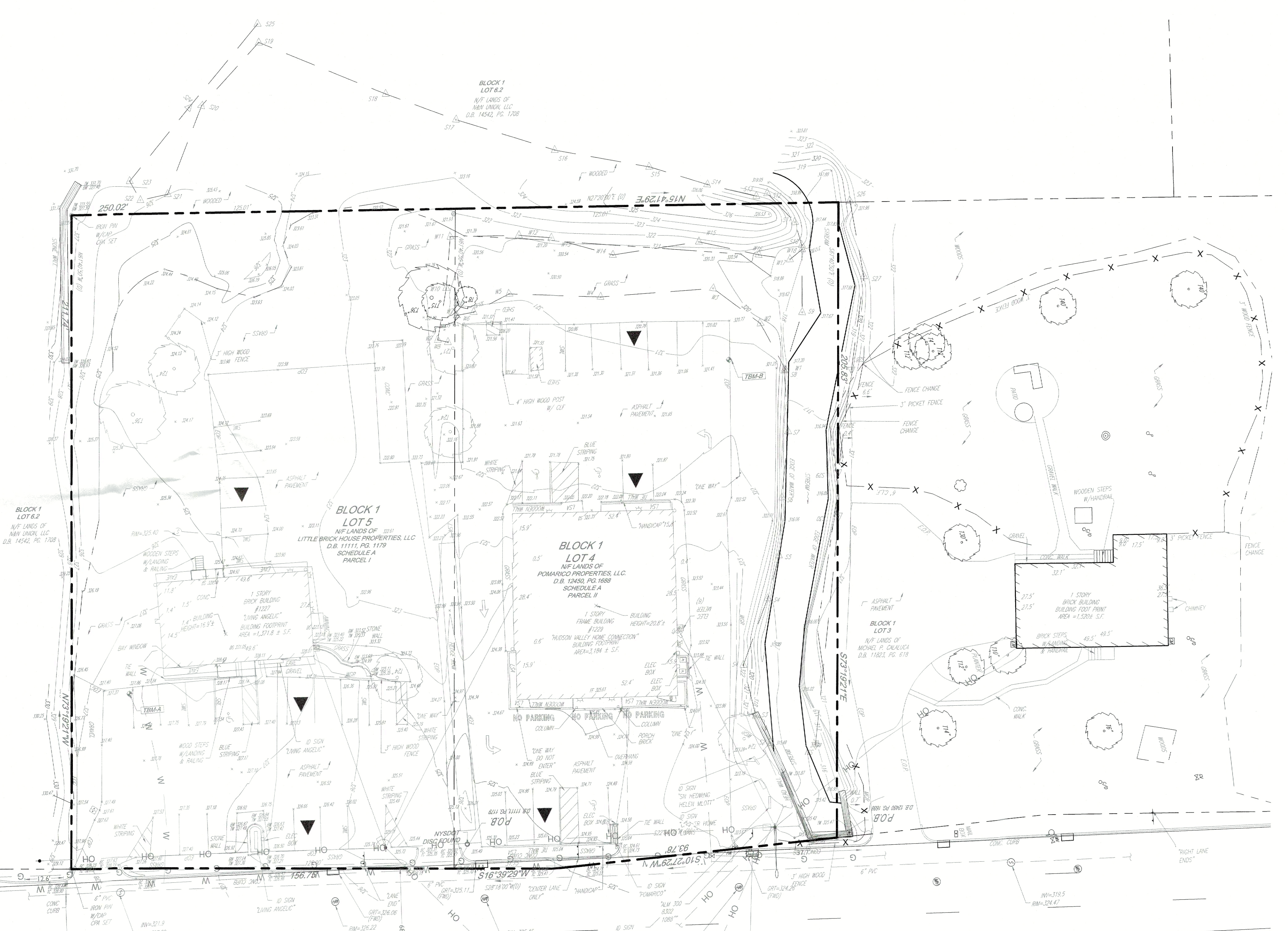
COVER SHEET

DRAWING:

C-1

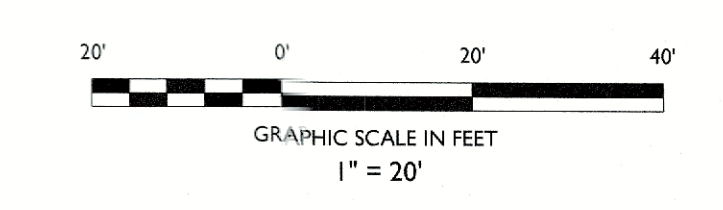


SYMBOL	DESCRIPTION
---	PROPERTY LINE
- - - -	ADJOINING LOT LINE
- · - · -	INTERNAL LOT LINE
- - - -	BUILDING SETBACK LINE
[Hatched Box]	BUILDING
[Dashed Line]	CONCRETE SIDEWALK / MAT
[Solid Line]	CONCRETE CURB
[Symbol]	SIGNS / BOLLARDS
[Symbol]	AREA LIGHT
[Symbol]	RETAINING WALL
[Symbol]	CHAINLINK FENCE
[Symbol]	BUILDING ENTRANCE
[Symbol]	MAJOR CONTOUR
[Symbol]	MINOR CONTOUR
[Symbol]	GRADE SPOT SHOT
[Symbol]	TOP OF CURB / BOTTOM OF CURB SPOT SHOT
[Symbol]	TOP OF WALL / BOTTOM OF WALL SPOT SHOT
[Symbol]	UNDERGROUND GAS LINE
[Symbol]	UNDERGROUND WATER LINE
[Symbol]	UNDERGROUND ELECTRIC, CABLE & TELEPHONE SERVICE
[Symbol]	UNDERGROUND SANITARY LATERAL
[Symbol]	STORMWATER INLETS
[Symbol]	STORMWATER MANHOLES



UNION AVENUE
 (A.K.A. N.Y.S. ROUTE 300)
 (VARIABLE WIDTH R.O.W.)
 (ASPHALT ROADWAY)
 (TWO WAY TRAFFIC)

SURVEY NOTES:
 1. THE SURVEY LISTED WITHIN THE PLAN REFERENCES ON THE COVER SHEET SHALL BE CONSIDERED A PART OF THIS PLAN SET AND ALL INFORMATION CONTAINED WITHIN THE SURVEY AND ASSOCIATED DOCUMENTS SHALL BE UTILIZED IN CONJUNCTION WITH THIS PLAN SET. THE CONTRACTOR IS RESPONSIBLE TO OBTAIN A COPY OF THE SURVEY AND REVIEW IT THOROUGHLY PRIOR TO THE START OF CONSTRUCTION.



DATE	BY	DESCRIPTION
05/10/2024	OK	NYS DOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
 engineering & design

Rutherford, NJ • New York, NY • Boston, MA
 Princeton, NJ • Tampa, FL • Detroit, MI
 www.stonefielddg.com

15 Spring Street, Princeton, NJ 08542
 Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
 PROPOSED CAR WASH

BLOCK 96, LOTS 4 & 5
 TOWN OF NEWBURGH
 ORANGE COUNTY, NY

SPARK
 CAR WASH

JEFFREY A. MARTELE P.E.
 NEW YORK LICENSE NO. 86502
 LICENSED PROFESSIONAL ENGINEER

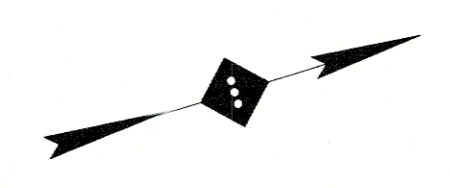
STONEFIELD
 engineering & design

SCALE: 1" = 20' PROJECT ID: NYC-220349

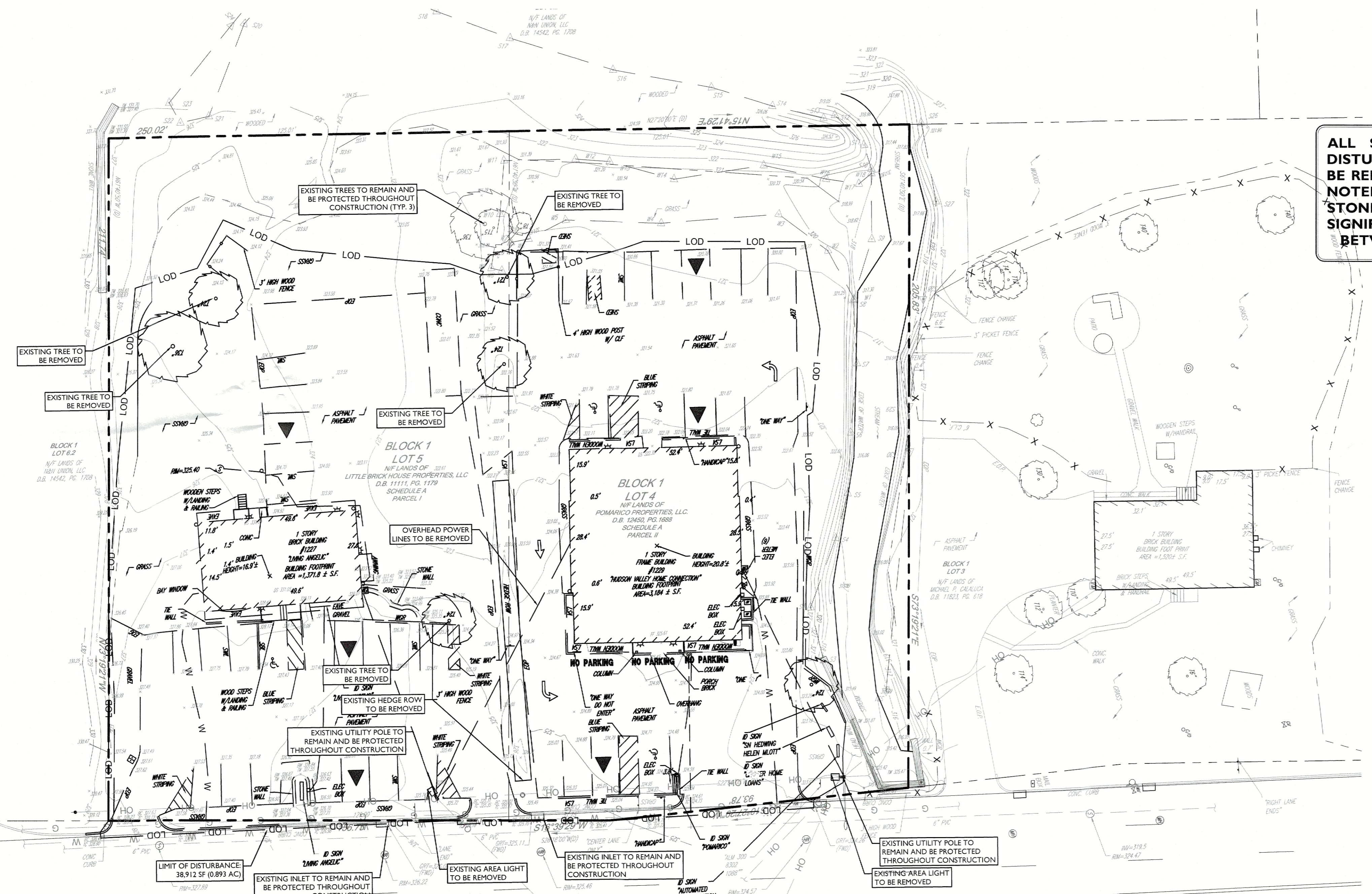
TITLE:
EXISTING CONDITIONS PLAN

DRAWING:
C-2

Z:\LIC\2023\NYC\220349\SPARK_CAR_WASH - 1224 - NY DOT - TOWN OF NEWBURGH - NY\CAD\DWG\01\TOP_BJ.DWG



SYMBOL	DESCRIPTION
---	FEATURE TO BE REMOVED / DEMOLISHED
---	LOD
---	LIMIT OF DISTURBANCE

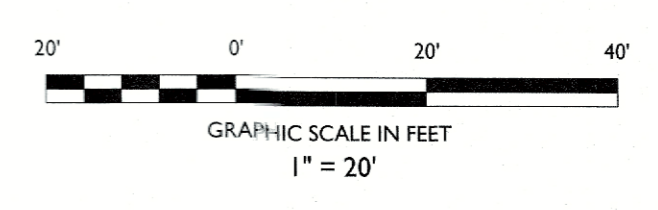


ALL SITE FEATURES WITHIN THE LIMIT OF DISTURBANCE INDICATED ON THIS PLAN ARE TO BE REMOVED / DEMOLISHED UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL NOTIFY STONEFIELD ENGINEERING & DESIGN, L.L.C. IF SIGNIFICANT DISCREPANCIES ARE DISCOVERED BETWEEN THIS PLAN AND FIELD CONDITIONS



**Know what's below
Call before you dig.**

- DEMOLITION NOTES**
1. THE WORK REFLECTED ON THE DEMOLITION PLAN IS TO PROVIDE GENERAL INFORMATION TOWARDS THE EXISTING ITEMS TO BE DEMOLISHED AND/OR REMOVED. THE CONTRACTOR IS RESPONSIBLE TO REVIEW THE ENTIRE PLAN SET AND ASSOCIATED REPORTS/REFERENCE DOCUMENTS INCLUDING ALL DEMOLITION ACTIVITIES AND INCIDENTAL TASKS NECESSARY TO COMPLETE THE SITE IMPROVEMENTS.
 2. THE CONTRACTOR IS RESPONSIBLE TO DETERMINE THE MEANS AND METHODS OF DEMOLITION ACTIVITIES.
 3. EXPLOSIVES SHALL NOT BE USED UNLESS WRITTEN CONSENT FROM BOTH THE OWNER AND ANY APPLICABLE GOVERNING AGENCY IS OBTAINED. BEFORE THE START OF ANY EXPLOSIVE PROGRAM, THE CONTRACTOR IS RESPONSIBLE TO OBTAIN ALL LOCAL, STATE AND FEDERAL PERMITS. ADDITIONALLY, THE CONTRACTOR WILL BE RESPONSIBLE FOR ALL SEISMIC TESTING AS REQUIRED AND ANY DAMAGES AS THE RESULT OF SAID DEMOLITION PRACTICES.
 4. ALL DEMOLITION ACTIVITIES SHALL BE PERFORMED IN ACCORDANCE WITH LOCAL STATE AND FEDERAL CODES. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING ALL UTILITIES ARE DISCONNECTED IN ACCORDANCE WITH THE UTILITY AUTHORITY'S REQUIREMENTS PRIOR TO STARTING THE DEMOLITION OF ANY STRUCTURE. ALL EXCAVATIONS ASSOCIATED WITH DEMOLISHED STRUCTURES OR REMOVED TANKS SHALL BE BACKFILLED WITH SUITABLE MATERIAL AND COMPACTED TO SUPPORT SITE AND BUILDING IMPROVEMENTS. A GEOTECHNICAL ENGINEER SHOULD BE PRESENT DURING BACKFILLING ACTIVITIES TO OBSERVE AND CERTIFY THAT BACKFILL MATERIAL WAS COMPACTED TO A SUITABLE CONDITION.
 5. DEMOLISHED DEBRIS SHALL NOT BE BURIED ON SITE. ALL WASTE/DEBRIS GENERATED FROM DEMOLITION ACTIVITIES SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REQUIREMENTS. THE CONTRACTOR IS RESPONSIBLE TO MAINTAIN ALL RECORDS OF THE DISPOSAL TO DEMONSTRATE COMPLIANCE WITH THE ABOVE REGULATIONS.



ISSUE	DATE	BY	DESCRIPTION
I	05/10/2024	OK	NYS DOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

SPARK
CAR WASH

BLOCK 96, LOTS 4 & 5
1229 NY-300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

STATE OF NEW YORK
SEAL OF THE STATE ENGINEER

JEFFREY S. MARTELL, P.E.
NEW YORK LICENSE NO. 86502
LICENSED PROFESSIONAL ENGINEER

STONEFIELD
engineering & design

SCALE: 1" = 20' PROJECT ID: NYC-220349

TITLE:
DEMOLITION PLAN

DRAWING:
C-3

Z:\NYC\2023\NYC-220349\SPARK_CAR_WASH_1229_NY-300_TOWN_OF_NEWBURGH_NY\CAD\DWG\03-DEM.DWG

LAND USE AND ZONING			
BLOCK 96, LOTS 4 & 5			
INTERCHANGE BUSINESS (IB)			
PROPOSED USE	REQUIRED	EXISTING	PROPOSED
CAR WASH	PERMITTED USE (WITH D-1)		
MINIMUM LOT AREA	40,000 SF	52,987 SF	52,987 SF
MINIMUM LOT WIDTH	150 FT	250.0 FT	250.0 FT
MINIMUM LOT DEPTH	150 FT	205.8 FT	205.8 FT
MINIMUM FRONT YARD SETBACK	50 FT	51.30 FT	129.9 FT
MINIMUM REAR YARD SETBACK	60 FT	99.1 FT	44.4 FT (V)
MINIMUM SIDE YARD SETBACK (ONE)	30 FT	N/A	40.5 FT
MINIMUM SIDE YARD SETBACK (BOTH)	80 FT	27.6 FT (EN)	111.4 FT
MAXIMUM LOT BUILDING COVERAGE	20%	8.6% (4,536 SF)	9.14% (4,841 SF)
MAXIMUM BUILDING HEIGHT	40 FT	20.8 FT	33 FT
MAXIMUM LOT SURFACE COVERAGE	80%	57.8% (30,618 SF)	50.8% (26,955 SF)

(V) VARIANCE
(EN) EXISTING NON-CONFORMITY

SUPPLEMENTARY REGULATIONS APPLICABLE TO CERTAIN USES		
CODE SECTION	REQUIRED	PROPOSED
	ENTRANCE AND EXIT DRIVEWAYS SHALL HAVE AN UNRESTRICTED WIDTH OF NOT LESS THAN 25 FT AND NOT MORE THAN 50 FT. SHALL BE LOCATED NOT NEARER THAN 10 FT FROM ANY PROPERTY LINE AND SHALL BE SO LAID OUT AS TO AVOID THE NECESSITY OF ANY VEHICLE BACKING OUT ACROSS ANY PUBLIC RIGHT-OF-WAY.	DRIVEWAY: 25 FT DRIVEWAY FROM PROPERTY LINE: 1.8 FT (V)
	NO BUILDING PERMIT SHALL BE ISSUED FOR ANY SUCH ESTABLISHMENT WITHIN A DISTANCE OF 200 FT OF ANY SCHOOL, CHURCH, HOSPITAL, PUBLIC ASSEMBLY.	COMPLIES
	BEFORE THE PLANNING BOARD SHALL APPROVE THE PLANS FOR A CAR WASH OR MOTOR VEHICLE SERVICE STATION, THE BOARD SHALL CONSIDER THE POTENTIAL INTERFERENCE WITH OR DANGER TO TRAFFIC ON ALL ADJUTING STREETS.	COMPLIES
	APPROPRIATE PLANS SHALL BE PREPARED TO PROVIDE FOR THE ENVIRONMENTALLY SOUND DISPOSAL OR RECYCLING OF WASTEWATER, OIL AND GASOLINE PRODUCTS OR DISCHARGE.	COMPLIES

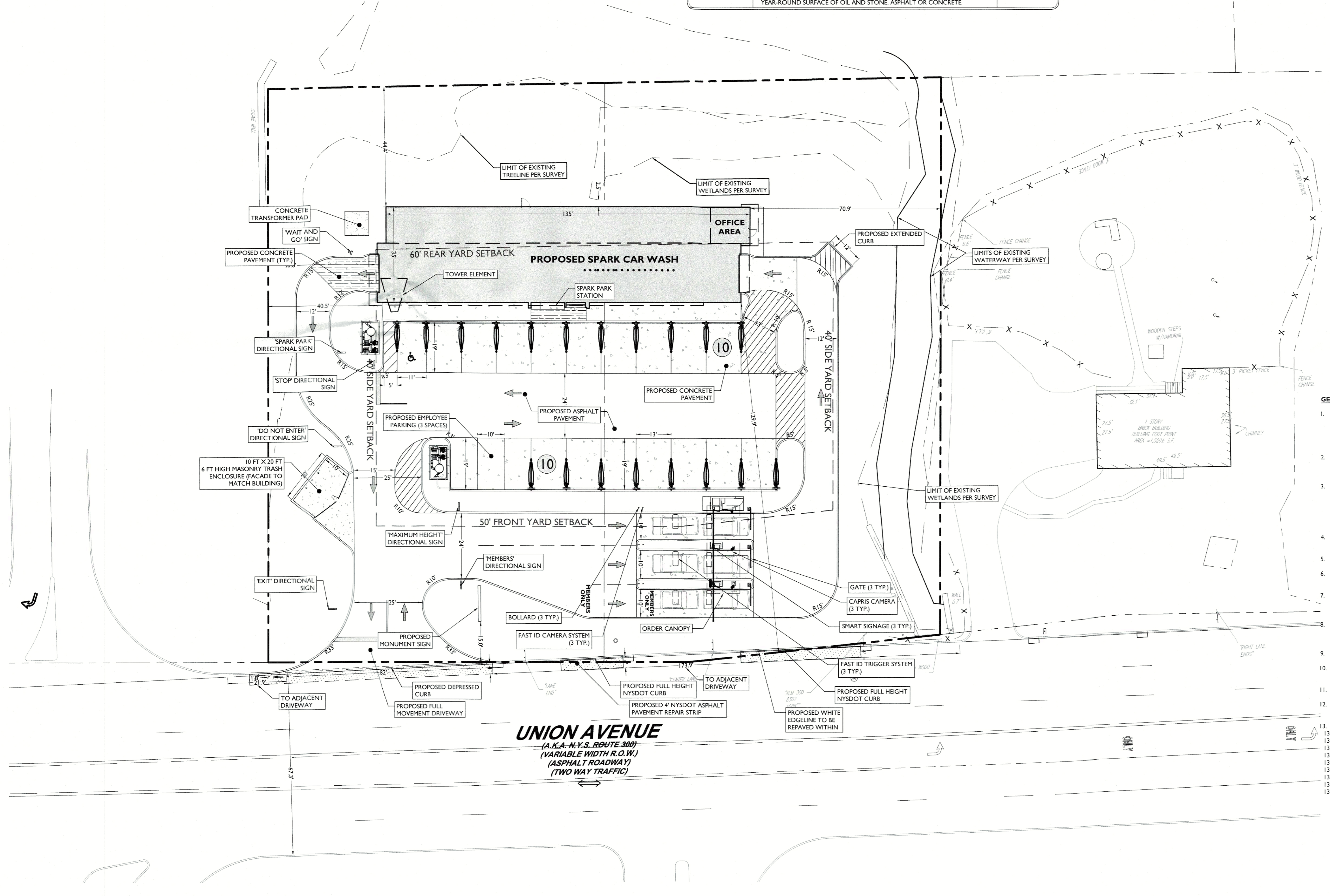
(V) VARIANCE

OFF-STREET PARKING REQUIREMENTS		
CODE SECTION	REQUIRED	PROPOSED
	SUFFICIENT PARKING SPACES FOR ALL VEHICLES STORED OR BEING SERVICED AT ANY 1 PERIOD OF TIME PLUS A MINIMUM OF 5 ADDITIONAL SPACES.	COMPLIES 17 VACUUM 3 EMPLOYEE COMPLIES
	THE PLANNING BOARD'S DETERMINATION OF THE MINIMUM REQUIRED NUMBER OF PARKING SPACES FOR ANY USE SHALL INCLUDE ALL SPACES REQUIRED BY STATE LAW TO SERVE HANDICAPPED PERSONS.	COMPLIES
	IN ADDITION TO THE MINIMUM REQUIRED NUMBER OF OFF-STREET PARKING SPACES, THE PLANNING BOARD MAY REQUIRE A RESERVE AREA, UP TO 20% OF THE REQUIRED OFF-STREET PARKING, TO MEET POTENTIAL FUTURE DEMAND. THIS AREA SHALL NOT REDUCE THE MAXIMUM PERMITTED PERCENT OF LOT COVERAGE, MUST BE GRADED AND AVAILABLE FOR PARKING BUT DOES NOT NEED SURFACING UNTIL REQUIRED BY A RECONSIDERATION OF MINIMUM PARKING SPACES BY THE PLANNING BOARD.	TBD
	PARKING FOR HANDICAPPED DRIVERS, PARKING AREAS AND PARKING GARAGES SHALL PROVIDE PARKING SPACES FOR HANDICAPPED DRIVERS WITH DIMENSIONS, LOCATIONS AND NUMBER AS REQUIRED BY APPLICABLE PROVISIONS OF THE NEW YORK STATE UNIFORM FIRE PREVENTION AND BUILDING CODE.	COMPLIES
	PARKING SPACE SIZE: THE MINIMUM PARKING SPACE WIDTH SHALL BE 9 FT. AND THE MINIMUM LENGTH SHALL BE 18 FT. EACH SPACE SHALL BE DELINEATED ON THE SURFACE OF THE PARKING AREA BY 2 PAINTED LINES PARALLEL TO THE LONGEST DIMENSION OF THE SPACE, EACH OF WHICH LINES SHALL BE 4 INCHES IN WIDTH AND BEGINNING 8 INCHES AND ENDING 12 INCHES INSIDE BOTH DIVIDING LINES OF THE SPACE.	COMPLIES
	UNOBSTRUCTED ACCESS TO AND FROM A STREET SHALL BE PROVIDED, SUCH ACCESS SHALL CONSIST OF AT LEAST TWO LANES OF 10 FT WIDTH APIECE.	TWO LANES, 12.5 FT APIECE
	SURFACE: ALL OPEN PARKING AREAS SHALL BE CONSTANTLY MAINTAINED SO AS TO PREVENT POTHOLES AND TO RETAIN THE CLARITY OF ALL REQUIRED MARKING. THEY SHALL ALSO BE PROPERLY DRAINED WITH A DUSTLESS SURFACE. ALL PARKING AREAS IN REGULAR USAGE SHALL BE PAVED WITH A YEAR-ROUND SURFACE OF OIL AND STONE, ASPHALT OR CONCRETE.	COMPLIES

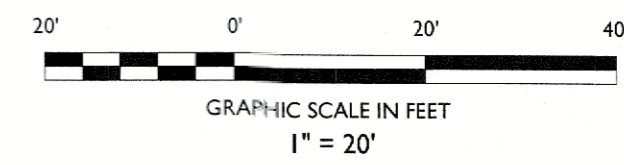
SIGNAGE REQUIREMENTS		
CODE SECTION	REQUIRED	PROPOSED
	NO FREESTANDING SIGN SHALL BE LOCATED LESS THAN 15 FEET AWAY FROM ANY FRONT OR SIDE PROPERTY LINE OR A DISTANCE EQUAL TO THE HEIGHT OF SAID SIGN, WHICHEVER IS GREATER.	15.0 FT
	IF THERE IS FREESTANDING SIGN ON THE SITE, THEN 1 SF OF SIGN AREA PER LINEAR FOOT OF BUILDING WALL THAT FRONTS ON A STREET IS ALLOWED. 135 FT x 1 SFPT = 135 SF PERMITTED	56.74 SF
	THERE IS NO LIMIT ON THE NUMBER OF SUCH SIGNS ON A SITE SO LONG AS THEIR AGGREGATE SQUARE FOOTAGE IS WITHIN THE TOTAL ALLOWABLE AREA LIMIT.	COMPLIES
	THE MAXIMUM AGGREGATE SIGN AREA SHALL BE 250 SF, WITH NO INDIVIDUAL SIGN FACE EXCEEDING 150 SF.	SPARK PARK SIGN: 8.8 SF TOWER SIGN: 73.5 SF (2) BUILDING SIGN: 15.8 SF AGGREGATE: 171.6 SF
	THE MAXIMUM HEIGHT SHALL NOT EXCEED EXCEED THE MAXIMUM PERMITTED BUILDING HEIGHT IN THE DISTRICT IN WHICH THE PROPERTY IS LOCATED: 40 FT.	33.0 FT

SYMBOL	DESCRIPTION
---	PROPERTY LINE
---	SETBACK LINE
---	SAWCUT LINE
---	PROPOSED CURB
---	PROPOSED DEPRESSED CURB
---	PROPOSED FLUSH CURB
---	PROPOSED MOUNTABLE CURB
---	PROPOSED EXTENDED CURB
---	PROPOSED SIGNS / BOLLARDS
---	PROPOSED CONCRETE
---	PROPOSED AREA LIGHT
---	PROPOSED RETAINING WALL
---	PROPOSED HANDRAIL
---	PROPOSED CHAINLINK FENCE
---	PROPOSED BOARD-ON-BOARD FENCE
---	PROPOSED GUIDERAIL
---	PROPOSED BUILDING DOORS

- GENERAL NOTES**
- THE CONTRACTOR SHALL VERIFY AND FAMILIARIZE THEMSELVES WITH THE EXISTING SITE CONDITIONS AND THE PROPOSED SCOPE OF WORK (INCLUDING DIMENSIONS, LAYOUT, ETC.) PRIOR TO INITIATING THE IMPROVEMENTS IDENTIFIED WITHIN THESE DOCUMENTS. SHOULD ANY DISCREPANCY BE FOUND BETWEEN THE EXISTING SITE CONDITIONS AND THE PROPOSED WORK THE CONTRACTOR SHALL NOTIFY STONEFIELD ENGINEERING & DESIGN, LLC PRIOR TO THE START OF CONSTRUCTION.
 - THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS AND ENSURE THAT ALL REQUIRED APPROVALS HAVE BEEN OBTAINED PRIOR TO THE START OF CONSTRUCTION. COPIES OF ALL REQUIRED PERMITS AND APPROVALS SHALL BE KEPT ON SITE AT ALL TIMES DURING CONSTRUCTION.
 - ALL CONTRACTORS WILL, TO THE FULLEST EXTENT PERMITTED BY LAW, INDEMNIFY AND HOLD HARMLESS STONEFIELD ENGINEERING & DESIGN, LLC AND ITS SUB-CONSULTANTS FROM AND AGAINST ANY DAMAGES AND LIABILITIES INCLUDING ATTORNEY'S FEES ARISING OUT OF CLAIMS BY EMPLOYEES OF THE CONTRACTOR IN ADDITION TO CLAIMS CONNECTED TO THE PROJECT AS A RESULT OF NOT CARRYING THE PROPER INSURANCE FOR WORKERS COMPENSATION, LIABILITY INSURANCE, AND LIMITS OF COMMERCIAL GENERAL LIABILITY INSURANCE.
 - THE CONTRACTOR SHALL NOT DEVIATE FROM THE PROPOSED IMPROVEMENTS IDENTIFIED WITHIN THIS PLAN SET UNLESS APPROVAL IS PROVIDED IN WRITING BY STONEFIELD ENGINEERING & DESIGN, LLC.
 - THE CONTRACTOR IS RESPONSIBLE TO DETERMINE THE MEANS AND METHODS OF CONSTRUCTION.
 - THE CONTRACTOR SHALL NOT PERFORM ANY WORK OR CAUSE DISTURBANCE ON A PRIVATE PROPERTY NOT CONTROLLED BY THE PERSON OR ENTITY WHO HAS AUTHORIZED THE WORK WITHOUT PRIOR WRITTEN CONSENT FROM THE OWNER OF THE PRIVATE PROPERTY.
 - THE CONTRACTOR IS RESPONSIBLE TO RESTORE ANY DAMAGED OR UNDERMINED STRUCTURE OR SITE FEATURE THAT IS IDENTIFIED TO REMAIN ON THE PLAN SET. ALL REPAIRS SHALL USE NEW MATERIALS TO RESTORE THE FEATURE TO ITS EXISTING CONDITION AT THE CONTRACTOR'S EXPENSE.
 - CONTRACTOR IS RESPONSIBLE TO PROVIDE THE APPROPRIATE SHOP DRAWINGS, PRODUCT DATA, AND OTHER REQUIRED SUBMITTALS FOR REVIEW. STONEFIELD ENGINEERING & DESIGN, LLC WILL REVIEW THE SUBMITTALS IN ACCORDANCE WITH THE DESIGN INTENT AS REFLECTED WITHIN THE PLAN SET.
 - THE CONTRACTOR IS RESPONSIBLE FOR TRAFFIC CONTROL IN ACCORDANCE WITH MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.
 - THE CONTRACTOR IS REQUIRED TO PERFORM ALL WORK IN THE PUBLIC RIGHT-OF-WAY IN ACCORDANCE WITH THE APPROPRIATE GOVERNING AUTHORITY AND SHALL BE RESPONSIBLE FOR THE PROCUREMENT OF STREET OPENING PERMITS.
 - THE CONTRACTOR IS REQUIRED TO RETAIN AN OSHA CERTIFIED SAFETY INSPECTOR TO BE PRESENT ON SITE AT ALL TIMES DURING CONSTRUCTION & DEMOLITION ACTIVITIES.
 - SHOULD AN EMPLOYEE OF STONEFIELD ENGINEERING & DESIGN, LLC, BE PRESENT ON SITE AT ANY TIME DURING CONSTRUCTION, IT DOES NOT RELIEVE THE CONTRACTOR OF ANY OF THE RESPONSIBILITIES AND REQUIREMENTS LISTED IN THE NOTES WITHIN THIS PLAN SET.
 - THE FOLLOWING NYSDOT STANDARD SHEETS FOR WZTC APPLY:
 - 619-04: PORTABLE TEMPORARY WOODEN SIGN SUPPORT
 - 619-05: WORK ZONE TRAFFIC CONTROL GENERAL NOTES
 - 619-11: WORK ZONE TRAFFIC CONTROL LEGENDS AND NOTES
 - 619-12: SIGN TABLE
 - 619-01: TEMPORARY CONCRETE BARRIER
 - 619-02: TYPE III CONSTRUCTION BARRICADES
 - 619-22: SHOULDER CLOSURE EXPRESSWAY/FREEWAY
 - 619-50: SIDEWALK DETOUR OR DIVERSION
 - 619-51: CROSSWALK CLOSURE AND PEDESTRIAN DETOUR



UNION AVENUE
(A.K.A. N.Y.S. ROUTE 300)
(VARIABLE WIDTH R.O.W.)
(ASPHALT ROADWAY)
(TWO WAY TRAFFIC)



DATE	DESCRIPTION
05/10/2024	OK NYS DOT PHASE II SUBMISSION
	BY
	DATE
	ISSUE

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

BLOCK 96, LOTS 4 & 5
1229 NY 300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

JEFFREY R. MARTELL, P.E.
NEW YORK LICENSE NO. 86502
LICENSED PROFESSIONAL ENGINEER

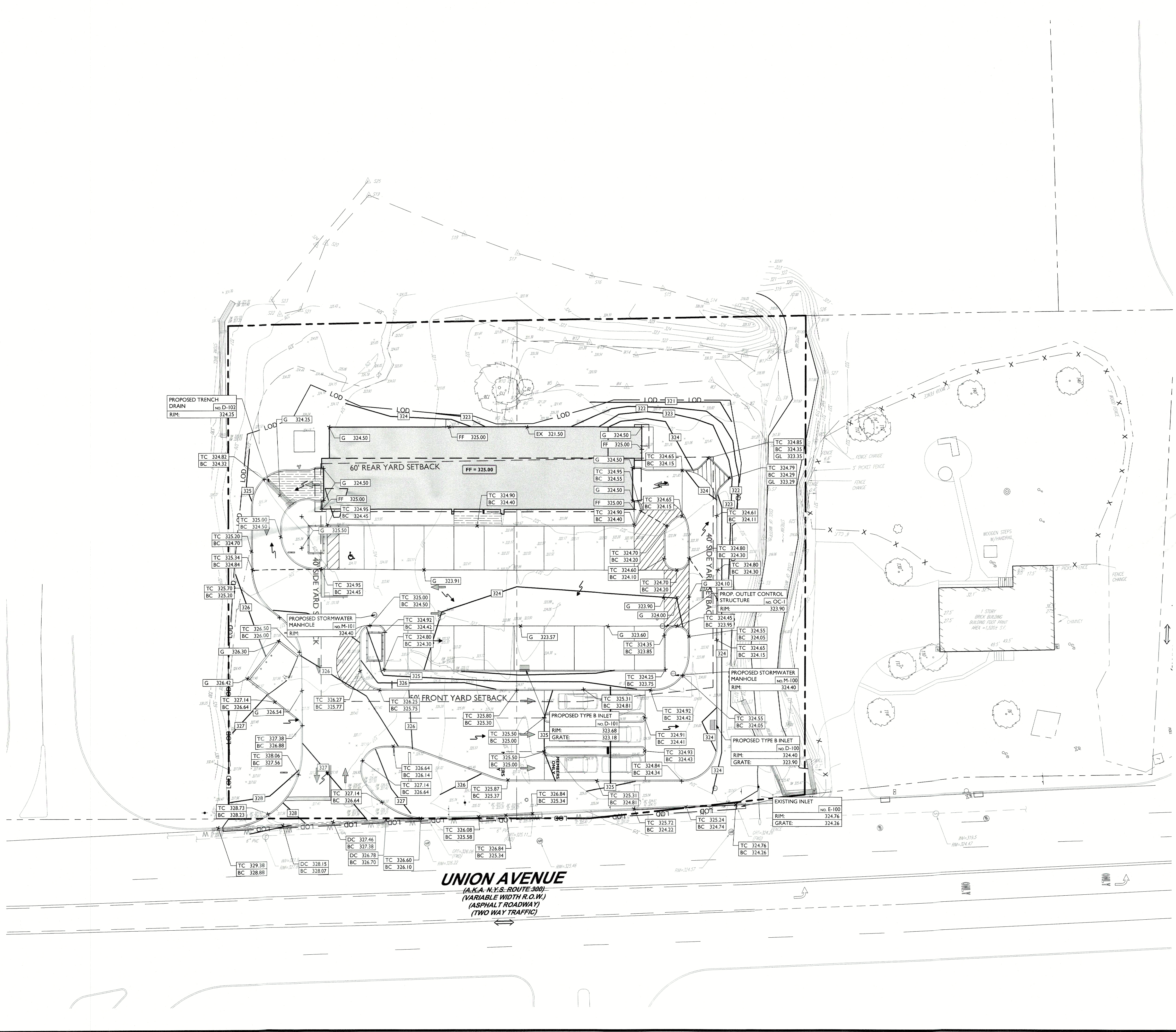
STONEFIELD
engineering & design

SCALE: 1" = 20' PROJECT ID: NYC-220349

TITLE: SITE PLAN

DRAWING: C-4

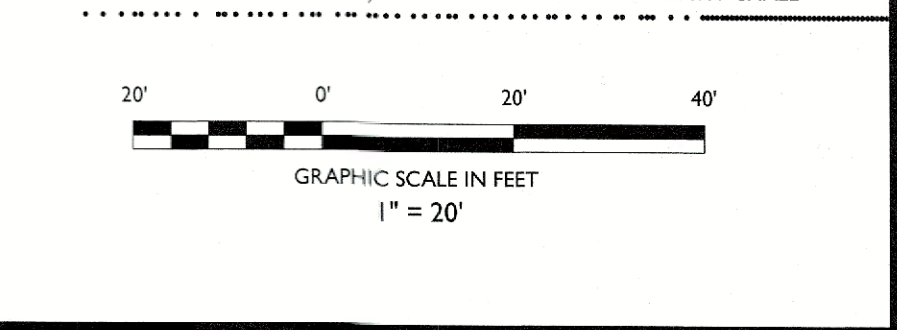
Z:\LIC\NYC\2023\NYC 220349 SPARK CAR WASH - 1229 NY 300, TOWN OF NEWBURGH, NY\CAD\PROJECTS\2024\04\20240420



SYMBOL	DESCRIPTION
---	PROPERTY LINE
---	PROPOSED GRADING CONTOUR
---	PROPOSED GRADING RIDGELINE
---	PROPOSED DIRECTION OF DRAINAGE FLOW
X G 100.00	PROPOSED GRADE SPOT SHOT
X TC 100.50 BC 100.00	PROPOSED TOP OF CURB / BOTTOM OF CURB SPOT SHOT
X FC 100.00	PROPOSED FLUSH CURB SPOT SHOT
X DC 100.12 BC 100.00	PROPOSED DEPRESSED CURB / BOTTOM OF CURB SPOT SHOT
X TW 102.00 BW 100.00	PROPOSED TOP OF WALL / BOTTOM OF WALL SPOT SHOT

- GRADING NOTES**
- ALL SOIL AND MATERIAL REMOVED FROM THE SITE SHALL BE DISPOSED OF IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REQUIREMENTS. ANY GROUNDWATER DE-WATERING PRACTICES SHALL BE PERFORMED UNDER THE SUPERVISION OF A QUALIFIED PROFESSIONAL ENGINEER. THE CONTRACTOR IS REQUIRED TO OBTAIN ALL NECESSARY PERMITS FOR THE DISCHARGE OF DE-WATERED GROUNDWATER. ALL SOIL IMPORTED TO THE SITE SHALL BE CERTIFIED CLEAN FILL. CONTRACTOR SHALL MAINTAIN RECORDS OF ALL FILL MATERIALS BROUGHT TO THE SITE.
 - THE CONTRACTOR IS REQUIRED TO PROVIDE TEMPORARY AND/OR PERMANENT SHORING WHERE REQUIRED DURING EXCAVATION ACTIVITIES INCLUDING BUT NOT LIMITED TO UTILITY TRENCHES TO ENSURE THE STRUCTURAL INTEGRITY OF NEARBY STRUCTURES AND STABILITY OF THE SURROUNDING SOILS.
 - PROPOSED TOP OF CURB ELEVATIONS ARE GENERALLY 4 INCHES TO 7 INCHES ABOVE EXISTING GRADES UNLESS OTHERWISE NOTED. THE CONTRACTOR WILL SUPPLY ALL STAKEOUT CURB GRADE SHEETS TO STONEFIELD ENGINEERING & DESIGN, LLC. FOR REVIEW AND APPROVAL PRIOR TO POURING.
 - THE CONTRACTOR IS RESPONSIBLE TO SET ALL PROPOSED UTILITY COVERS AND RESET ALL EXISTING UTILITY COVERS WITHIN THE PROJECT LIMITS TO PROPOSED GRADE IN ACCORDANCE WITH ANY APPLICABLE MUNICIPAL, COUNTY, STATE AND/OR UTILITY AUTHORITY REGULATIONS.
 - MINIMUM SLOPE REQUIREMENTS TO PREVENT PONDING SHALL BE AS FOLLOWS:
 ** CURB GUTTER: 0.50%
 ** CONCRETE SURFACES: 1.00%
 ** ASPHALT SURFACES: 1.00%
 6. A MINIMUM SLOPE OF 1.00% SHALL BE PROVIDED AWAY FROM ALL BUILDINGS. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE FROM THE BUILDING IS ACHIEVED AND SHALL NOTIFY STONEFIELD ENGINEERING & DESIGN, LLC. IF THIS CONDITION CANNOT BE MET.
 7. FOR PROJECTS WHERE BASEMENTS ARE PROPOSED, THE DEVELOPER IS RESPONSIBLE TO DETERMINE THE DEPTH TO GROUNDWATER AT THE LOCATION OF THE PROPOSED STRUCTURE. IF GROUNDWATER IS ENCOUNTERED WITHIN THE BASEMENT AREA, SPECIAL CONSTRUCTION METHODS SHALL BE UTILIZED AND REVIEWED/APPROVED BY THE CONSTRUCTION CODE OFFICIAL. IF SUMP PUMPS ARE UTILIZED, ALL DISCHARGES SHALL BE CONNECTED DIRECTLY TO THE PUBLIC STORM SEWER SYSTEM WITH APPROVAL FROM THE GOVERNING STORM SEWER AUTHORITY.

- ADA NOTES**
- THE CONTRACTOR SHALL MAINTAIN A MAXIMUM 2.00% SLOPE IN ANY DIRECTION WITHIN THE ADA PARKING SPACES AND ACCESS AISLES.
 - THE CONTRACTOR SHALL PROVIDE COMPLIANT SIGNAGE AT ALL ADA PARKING AREAS IN ACCORDANCE WITH STATE GUIDELINES.
 - THE CONTRACTOR SHALL MAINTAIN A MAXIMUM 5.00% RUNNING SLOPE AND A MAXIMUM OF 2.00% CROSS SLOPE ALONG WALKWAYS WITHIN THE ACCESSIBLE PATH OF TRAVEL (SEE THE SITE PLAN FOR THE LOCATION OF THE ACCESSIBLE PATH). THE CONTRACTOR IS RESPONSIBLE TO ENSURE THE ACCESSIBLE PATH OF TRAVEL IS 36 INCHES WIDE OR GREATER UNLESS INDICATED OTHERWISE WITHIN THE PLAN SET.
 - THE CONTRACTOR SHALL MAINTAIN A MAXIMUM 2.00% SLOPE IN ANY DIRECTION AT ALL LANDINGS. LANDINGS INCLUDE, BUT ARE NOT LIMITED TO, THE TOP AND BOTTOM OF AN ACCESSIBLE RAMP, AT ACCESSIBLE BUILDING ENTRANCES, AT AN AREA IN FRONT OF A WALK-UP PATH, AND AT TURNING SPACES ALONG THE ACCESSIBLE PATH OF TRAVEL. THE LANDING AREA SHALL HAVE A MINIMUM CLEAR AREA OF 60 INCHES BY 60 INCHES UNLESS INDICATED OTHERWISE WITHIN THE PLAN SET.
 - THE CONTRACTOR SHALL MAINTAIN A MAXIMUM 0.33% RUNNING SLOPE AND A MAXIMUM 2.00% CROSS SLOPE ON ANY CURB RAMPS ALONG THE ACCESSIBLE PATH OF TRAVEL. WHERE PROVIDED, CURB RAMP FLARES SHALL NOT HAVE A SLOPE GREATER THAN 1000% IF A LANDING AREA IS PROVIDED AT THE TOP OF THE RAMP. FOR ALTERATIONS, A CURB RAMP FLARE SHALL NOT HAVE A SLOPE GREATER THAN 8.33% IF A LANDING AREA IS NOT PROVIDED AT THE TOP OF THE RAMP. CURB RAMPS SHALL NOT RISE MORE THAN 6 INCHES IN ELEVATION WITHOUT A HANDRAIL. THE CLEAR WIDTH OF A CURB RAMP SHALL BE NO LESS THAN 36 INCHES WIDE.
 - ACCESSIBLE RAMPS WITH A RISE GREATER THAN 6 INCHES SHALL CONTAIN COMPLIANT HANDRAILS ON BOTH SIDES OF THE RAMP AND SHALL NOT RISE MORE THAN 4 INCHES IN ELEVATION WITHOUT A LANDING AREA BETWEEN RAMP RUNS. LANDING AREAS SHALL ALSO BE PROVIDED AT THE TOP AND BOTTOM OF THE RAMP.
 - A SLIP RESISTANT SURFACE SHALL BE CONSTRUCTED ALONG THE ACCESSIBLE PATH AND WITHIN ADA PARKING AREAS.
 - THE CONTRACTOR SHALL ENSURE A MAXIMUM OF 4 INCHES VERTICAL CHANGE IN LEVEL ALONG THE ACCESSIBLE PATH, WHERE A CHANGE IN LEVEL BETWEEN 4 INCHES AND 6 INCHES EXISTS, CONTRACTOR SHALL ENSURE THAT THE TOP 1-INCH CHANGE IN LEVEL IS BEVELED WITH A SLOPE NOT STEEPER THAN 1 UNIT VERTICAL AND 2 UNITS HORIZONTAL (2:1 SLOPE).
 - THE CONTRACTOR SHALL ENSURE THAT ANY OPENINGS (GAPS OR HORIZONTAL SEPARATIONS) ALONG THE ACCESSIBLE PATH SHALL



DATE	ISSUE	BY	DESCRIPTION
05/10/2024	OK		NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

BLOCK 96, LOTS 4 & 5
1229 NY-300
SPARK CAR WASH LLC
ORANGE COUNTY, NY

STATE OF NEW YORK
OFFICE OF STATE ENGINEERING
AND SURVEYING

JEFFREY MARTELL, P.E.
NEW YORK LICENSE NO. 86502
LICENSED PROFESSIONAL ENGINEER

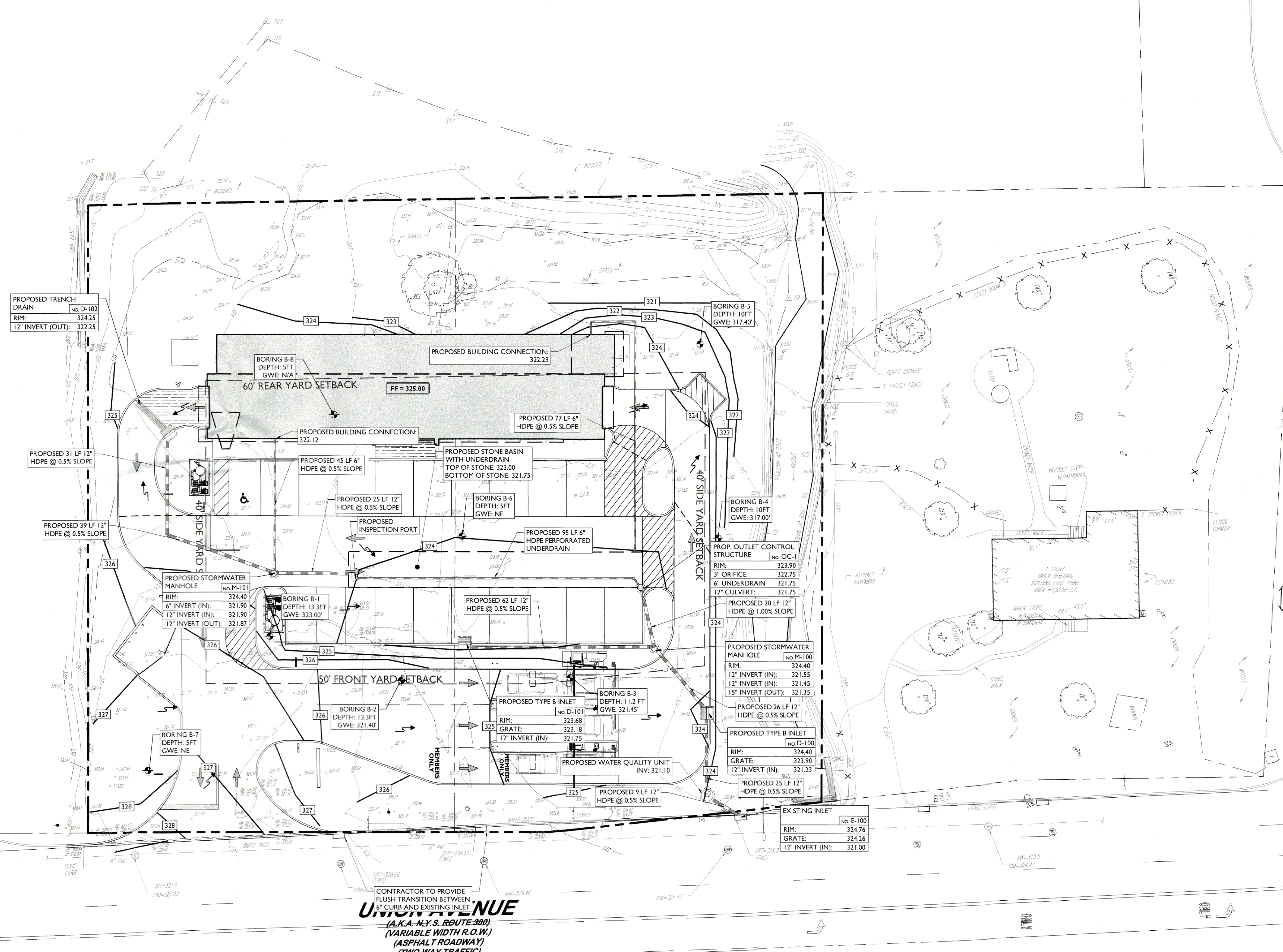
STONEFIELD
engineering & design

SCALE: 1" = 20' PROJECT ID: NYC-22049

TITLE: GRADING PLAN

DRAWING: C-5

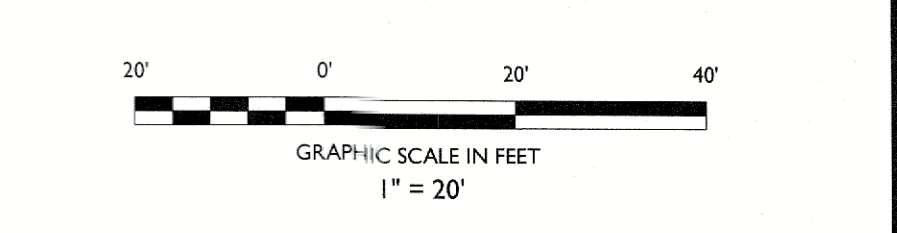
Z:\LICENSING\2024\NY\SPARK CAR WASH - 1229 NY-300 - TOWN OF NEWBURGH, NY\CAD\DWG\SPARK CAR WASH - GRADING.DWG



SYMBOL	DESCRIPTION
---	PROPERTY LINE
100	PROPOSED GRADING CONTOUR
---	PROPOSED GRADING RIDGELINE
←	PROPOSED DIRECTION OF DRAINAGE FLOW
X G 100.00	PROPOSED GRADE SPOT SHOT
X TC 100.50 BC 100.00	PROPOSED TOP OF CURB / BOTTOM OF CURB SPOT SHOT
X FC 100.00	PROPOSED FLUSH CURB SPOT SHOT
X DC 100.12 BC 100.00	PROPOSED DEPRESSED CURB / BOTTOM OF CURB SPOT SHOT
X TW 102.00 BW 100.00	PROPOSED TOP OF WALL / BOTTOM OF WALL SPOT SHOT

- GRADING NOTES**
- ALL SOIL AND MATERIAL REMOVED FROM THE SITE SHALL BE EXPOSED OF IN ACCORDANCE WITH LOCAL STATE AND FEDERAL REQUIREMENTS. ANY GROUNDWATER DE-WATERING PRACTICES SHALL BE PERFORMED UNDER THE SUPERVISION OF A QUALIFIED PROFESSIONAL. THE CONTRACTOR IS REQUIRED TO OBTAIN ALL NECESSARY PERMITS FOR THE DISCHARGE OF DE-WATERED GROUNDWATER. ALL SOIL IMPORTED TO THE SITE SHALL BE CERTIFIED CLEAN FILL. CONTRACTOR SHALL MAINTAIN RECORDS OF ALL FILL MATERIALS BROUGHT TO THE SITE.
 - THE CONTRACTOR IS REQUIRED TO PROVIDE TEMPORARY AND/OR PERMANENT SHORING WHERE REQUIRED DURING EXCAVATION ACTIVITIES INCLUDING BUT NOT LIMITED TO UTILITY TRENCHES TO ENSURE THE STRUCTURAL INTEGRITY OF NEARBY STRUCTURES AND STABILITY OF THE SURROUNDING SOILS.
 - PROPOSED TOP OF CURB ELEVATIONS ARE GENERALLY 4 INCHES TO 7 INCHES ABOVE EXISTING GRADES UNLESS OTHERWISE NOTED. THE CONTRACTOR WILL SUPPLY ALL STAKEOUT CURB GRADE SHEETS TO STONEFIELD ENGINEERING & DESIGN, LLC. FOR REVIEW AND APPROVAL PRIOR TO POURING CURBS.
 - THE CONTRACTOR IS RESPONSIBLE TO SET ALL PROPOSED UTILITY COVERS AND RESET ALL EXISTING UTILITY COVERS WITHIN THE PROJECT LIMITS TO PROPOSED GRADE IN ACCORDANCE WITH ANY APPLICABLE MUNICIPAL, COUNTY, STATE AND/OR UTILITY AUTHORITY REGULATIONS.
 - MINIMUM SLOPE REQUIREMENTS TO PREVENT PONDING SHALL BE AS FOLLOWS:
 •• CURB GUTTER: 0.50%
 •• CONCRETE SURFACES: 1.00%
 •• ASPHALT SURFACES: 1.00%
 A MINIMUM SLOPE OF 1.00% SHALL BE PROVIDED AWAY FROM ALL BUILDINGS. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE FROM THE BUILDING IS ACHIEVED AND SHALL NOTIFY STONEFIELD ENGINEERING & DESIGN, LLC. IF THE CONDITION CANNOT BE MET.
 - FOR PROJECTS WHERE BASEMENTS ARE PROPOSED, THE DEVELOPER IS RESPONSIBLE TO DETERMINE THE DEPTH TO GROUNDWATER AT THE LOCATION OF THE PROPOSED STRUCTURE. IF GROUNDWATER IS ENCOUNTERED WITHIN THE BASEMENT AREA, SPECIAL CONSTRUCTION METHODS SHALL BE UTILIZED AND REVIEWED/APPROVED BY THE CONSTRUCTION CODE OFFICIAL. IF SUMP PUMPS ARE UTILIZED, ALL DISCHARGES SHALL BE CONNECTED DIRECTLY TO THE PUBLIC STORM SEWER SYSTEM WITH APPROVAL FROM THE GOVERNING STORM SEWER SYSTEM AUTHORITY.

- ADA NOTES**
- THE CONTRACTOR SHALL MAINTAIN A MAXIMUM 2.00% SLOPE IN ANY DIRECTION WITHIN THE ADA PARKING SPACES AND ACCESS AISLES.
 - THE CONTRACTOR SHALL PROVIDE COMPLIANT SIGNAGE AT ALL ADA PARKING AREAS IN ACCORDANCE WITH STATE GUIDELINES.
 - THE CONTRACTOR SHALL MAINTAIN A MAXIMUM 5.00% RUNNING SLOPE AND A MAXIMUM OF 2.00% CROSS SLOPE ALONG WALKWAYS WITHIN THE ACCESSIBLE PATH OF TRAVEL (SEE THE SITE PLAN FOR THE LOCATION OF THE ACCESSIBLE PATH). THE CONTRACTOR IS RESPONSIBLE TO ENSURE THE ACCESSIBLE PATH OF TRAVEL IS 36 INCHES WIDE OR GREATER UNLESS INDICATED OTHERWISE WITHIN THE PLAN SET.
 - THE CONTRACTOR SHALL MAINTAIN A MAXIMUM 2.00% SLOPE IN ANY DIRECTION AT ALL LANDINGS. LANDINGS INCLUDE, BUT ARE NOT LIMITED TO, THE TOP AND BOTTOM OF AN ACCESSIBLE RAMP. AT ACCESSIBLE BUILDING ENTRANCES AT AN AREA IN FRONT OF A WALK-UP PATH, AND AT TURNING SPACES ALONG THE ACCESSIBLE PATH OF TRAVEL, THE LANDING AREA SHALL HAVE A MINIMUM CLEAR AREA OF 60 INCHES BY 60 INCHES UNLESS INDICATED OTHERWISE WITHIN THE PLAN SET.
 - THE CONTRACTOR SHALL MAINTAIN A MAXIMUM 8.33% RUNNING SLOPE AND A MAXIMUM 2.00% CROSS SLOPE ON ANY CURB RAMPS ALONG THE ACCESSIBLE PATH OF TRAVEL. WHERE PROVIDED, CURB RAMP FLARES SHALL NOT HAVE A SLOPE GREATER THAN 1000% IF A LANDING AREA IS PROVIDED AT THE TOP OF THE RAMP. FOR ALTERATIONS, A CURB RAMP FLARE SHALL NOT HAVE A SLOPE GREATER THAN 8.33% IF A LANDING AREA IS NOT PROVIDED AT THE TOP OF THE RAMP. CURB RAMPS SHALL NOT RISE MORE THAN 6 INCHES IN ELEVATION WITHOUT A HANDRAIL. THE CLEAR WIDTH OF A CURB RAMP SHALL BE NO LESS THAN 36 INCHES WIDE.
 - ACCESSIBLE RAMPS WITH A RISE GREATER THAN 6 INCHES SHALL CONTAIN COMPLIANT HANDRAILS ON BOTH SIDES OF THE RAMP AND SHALL NOT RISE MORE THAN 4 INCHES WITHOUT A HANDRAIL. LANDING AREAS SHALL ALSO BE PROVIDED AT THE TOP AND BOTTOM OF THE RAMP. A SLIP RESISTANT SURFACE SHALL BE CONSTRUCTED ALONG THE ACCESSIBLE PATH AND WITHIN ADA PARKING AREAS.
 - THE CONTRACTOR SHALL ENSURE A MAXIMUM OF 4 INCHES VERTICAL CHANGE IN LEVEL ALONG THE ACCESSIBLE PATH, WHERE A CHANGE IN LEVEL BETWEEN 4 INCHES AND 6 INCHES EXISTS, CONTRACTOR SHALL ENSURE THAT THE TOP 4 INCH CHANGE IN LEVEL IS REVEALED WITH A SLOPE NOT STEEPER THAN 1 UNIT VERTICAL AND 2 UNITS HORIZONTAL (2:1 SLOPE).
 - THE CONTRACTOR SHALL ENSURE THAT ANY OPENINGS (GAPS OR HORIZONTAL SEPARATIONS) ALONG THE ACCESSIBLE PATH SHALL



DATE	ISSUE	BY	DESCRIPTION
05/10/2024	OK		NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone: 609-362-6900

SPARK CAR WASH LLC
PROPOSED CAR WASH

PRELIMINARY & MAJOR SITE PLAN SET

BLOCK 96, LOTS 4 & 5
1229 NY-300
SPARK CAR WASH
ORANGE COUNTY, NY

STATE OF NEW YORK
SEAL OF THE STATE ENGINEER
JEFFREY A. MARTELL, P.E.
NEW YORK LICENSE NO. 85502
LICENSED PROFESSIONAL ENGINEER

STONEFIELD
engineering & design

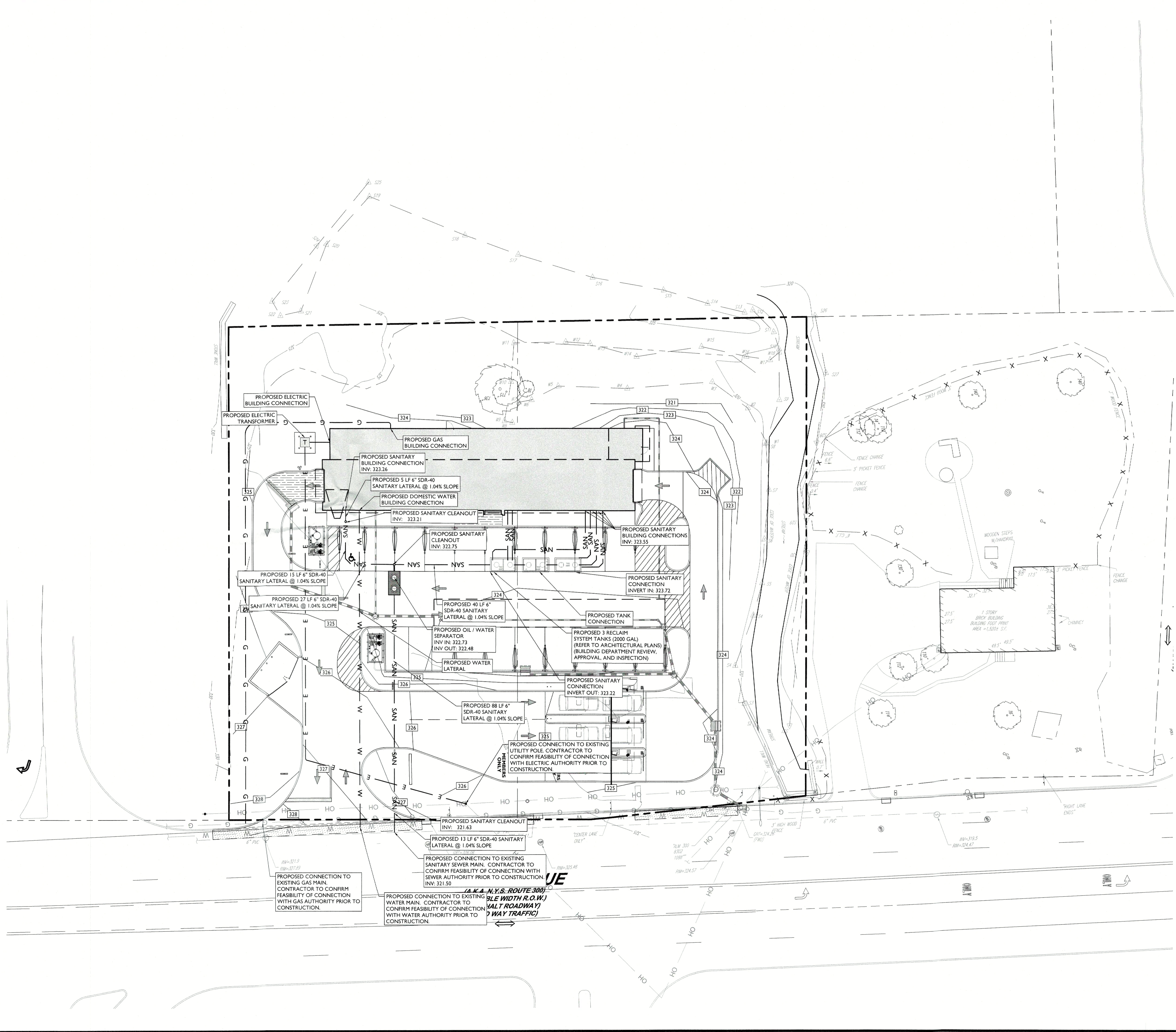
SCALE: 1" = 20' PROJECT ID: NYC-210349

TITLE:
**STORMATER
MANAGEMENT PLAN**

DRAWING:
C-6

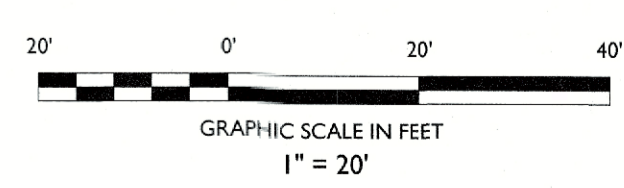
Z:\LIC\NYC\2023\NYC-210349\SPARK CAR WASH - 1229 NY-300 - TOWN OF HUNTERDON - NYC\CAD\DWG\SPARK CAR WASH - 1229 NY-300 - TOWN OF HUNTERDON - NYC\CAD\DWG

Z:\LIC\NYC\2024\NYC-2024-038149 SPARK CAR WASH - 1227 NY 300 TOWN OF NEWBURGH - NY\CAD\DWG\UTIL-DWG



SYMBOL	DESCRIPTION
---	PROPERTY LINE
— SAN —	PROPOSED SANITARY LATERAL
— W —	PROPOSED DOMESTIC WATER SERVICE
— E/T/C —	PROPOSED ELECTRICAL/DATA CONDUITS
— T/C —	PROPOSED DATA CONDUITS
— E —	PROPOSED ELECTRIC CONDUITS
— OH —	PROPOSED OVERHEAD WIRES
— G —	PROPOSED GAS LINE
⊗	PROPOSED VALVE
⊥	PROPOSED WATER TEE / BEND
⊕	PROPOSED FIRE HYDRANT
⊕	PROPOSED FIRE DIRECT CONNECTION (FDC)
⊕	PROPOSED SANITARY MANHOLE / CLEANOUT
⊕	PROPOSED UTILITY POLE
⊕	PROPOSED TRANSFORMER ON CONCRETE PAD WITH BOLLARDS

- DRAINAGE AND UTILITY NOTES**
1. THE CONTRACTOR IS REQUIRED TO CALL THE APPROPRIATE AUTHORITY FOR NOTICE OF CONSTRUCTION/EXCAVATION AND TO MARK OUT PRIOR TO THE START OF CONSTRUCTION IN ACCORDANCE WITH STATE LAW. CONTRACTOR IS REQUIRED TO CONFIRM THE HORIZONTAL AND VERTICAL LOCATION OF UTILITIES IN THE FIELD. SHOULD A DISCREPANCY EXIST BETWEEN THE FIELD LOCATION OF A UTILITY AND THE LOCATION SHOWN ON THE PLAN SET OR SURVEY, THE CONTRACTOR SHALL NOTIFY STONEFIELD ENGINEERING & DESIGN, LLC IMMEDIATELY IN WRITING.
 2. THE CONTRACTOR IS RESPONSIBLE TO PROTECT AND MAINTAIN IN OPERATION ALL UTILITIES NOT DESIGNATED TO BE REMOVED.
 3. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY DAMAGE TO ANY EXISTING UTILITY IDENTIFIED TO REMAIN WITHIN THE LIMITS OF THE PROPOSED WORK DURING CONSTRUCTION.
 4. A MINIMUM HORIZONTAL SEPARATION OF 10 FEET IS REQUIRED BETWEEN ANY SANITARY SEWER SERVICE AND ANY WATER LINES IF THIS SEPARATION CANNOT BE PROVIDED, A CONCRETE ENCASEMENT SHALL BE UTILIZED FOR THE SANITARY SEWER SERVICE AS APPROVED BY STONEFIELD ENGINEERING & DESIGN, LLC.
 5. ALL WATER LINES SHALL BE VERTICALLY SEPARATED ABOVE SANITARY SEWER LINES BY A MINIMUM DISTANCE OF 18 INCHES. IF THIS SEPARATION CANNOT BE PROVIDED, A CONCRETE ENCASEMENT SHALL BE UTILIZED FOR THE SANITARY SEWER SERVICE AS APPROVED BY STONEFIELD ENGINEERING & DESIGN, LLC.
 6. THE CONTRACTOR TO PERFORM A TEST PIT PRIOR TO CONSTRUCTION (RECOMMEND 30 DAYS PRIOR) AT LOCATIONS OF EXISTING UTILITY CROSSINGS FOR WATER AND SANITARY SEWER CONNECTION IMPROVEMENTS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY STONEFIELD ENGINEERING & DESIGN, LLC IN WRITING.
 7. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING GAS, ELECTRIC AND TELECOMMUNICATION CONNECTIONS WITH THE APPROPRIATE GOVERNING AUTHORITY.
 8. CONTRACTOR SHALL START CONSTRUCTION OF ANY GRAVITY SEWER AT THE LOWEST INVERT AND WORK UP-GRADE.
 9. THE CONTRACTOR IS RESPONSIBLE TO MAINTAIN A RECORD SET OF PLANS REFLECTING THE LOCATION OF EXISTING UTILITIES THAT HAVE BEEN CAPPED, ABANDONED, OR RELOCATED BASED ON THE DEMOLITION/REMOVAL ACTIVITIES REQUIRED IN THIS PLAN SET. THIS DOCUMENT SHALL BE PROVIDED TO THE OWNER FOLLOWING COMPLETION OF WORK.
 10. THE CONTRACTOR IS RESPONSIBLE TO MAINTAIN A RECORD OF THE AS-BUILT LOCATIONS OF ALL PROPOSED UNDERGROUND INFRASTRUCTURE. THE CONTRACTOR SHALL NOTE ANY DISCREPANCIES BETWEEN THE AS-BUILT LOCATIONS AND THE LOCATIONS DEPICTED WITHIN THE PLAN SET. THIS RECORD SHALL BE PROVIDED TO THE OWNER FOLLOWING COMPLETION OF WORK.



ISSUE	DATE	BY	DESCRIPTION
OK	05/10/2024		NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

BLOCK 96, LOTS 4 & 5
1229 NY-300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

SPARK
CAR WASH

STATE OF NEW YORK
SEAL OF THE STATE ENGINEER





JEFFREY A. HARTIG, P.E.
NEW YORK LICENSE NO. 36501
LICENSED PROFESSIONAL ENGINEER



STONEFIELD
engineering & design

SCALE: 1" = XX' PROJECT ID: NYC-120349

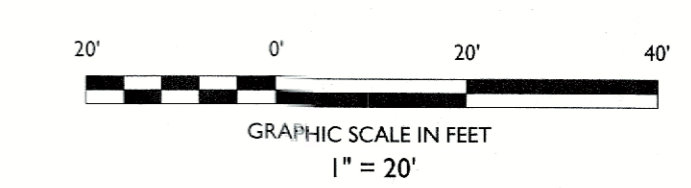
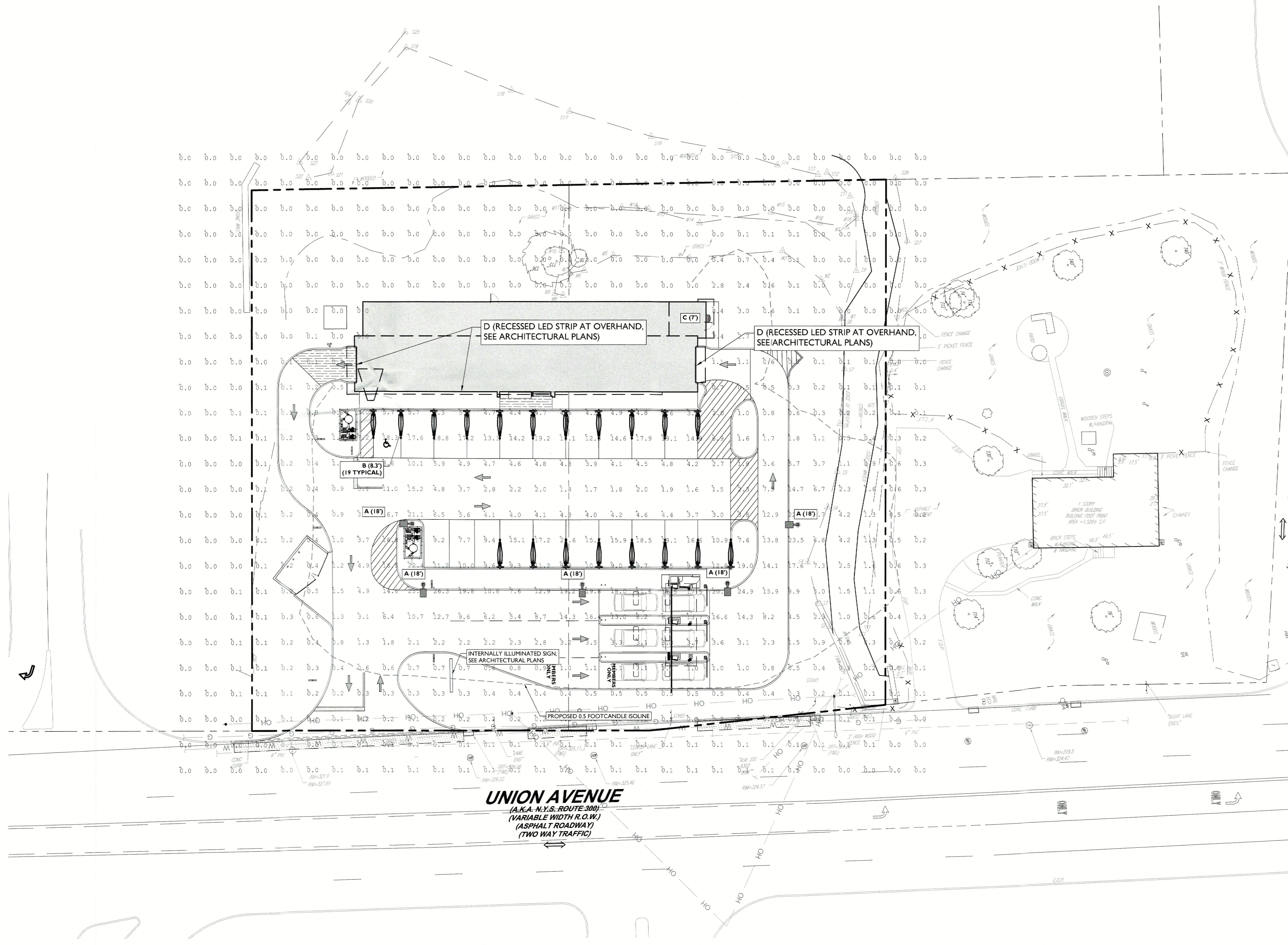
TITLE:
UTILITY PLAN

DRAWING:
C-7

PROPOSED LUMINAIRE SCHEDULE								
SYMBOL	LABEL	QUANTITY	SECURITY LIGHTING	DISTRIBUTION	LLF	MANUFACTURER	CONTROL	IES FILE
	A	5	MIRANDA MEDIUM - MRM OUTDOOR LED AREA LIGHT - 24 LED	FTA	0.9	LSI LIGHTING	PHOTOCELL	MRM-LED-24L-SIL-FTA-40-70CRI.ies
	B	19	GPX LED LINEAR LUMINAIRE - 40K	N/A	0.9	G&G LIGHTING	N/A	GPX6-SO-40K.ies
	C	1	LSI LIGHTING MIRADA MEDIUM WALL SCONCE (XWM) - 40 LED	N/A	0.9	LSI LIGHTING	N/A	XWM-FT-LED-04L-40.ies
	D	N/A	SOLID STATE LUMINAIRES SOLUTIONS OF LIGHTING - LED STRIP	N/A	0.9	SOLID STATE	N/A	SSL-LSSL-5165-400-LUMENS.IES

SYMBOL	DESCRIPTION
-----	PROPOSED CALCULATION AREA
-----	PROPOSED ISOMETRIC LINE
A (XX)	PROPOSED LIGHTING FIXTURE (MOUNTING HEIGHT)
XX	PROPOSED LIGHTING INTENSITY (FOOTCANDLES)
	PROPOSED AREA LIGHT
	PROPOSED BUILDING MOUNTED LIGHT

- GENERAL LIGHTING NOTES**
- THE LIGHTING LEVELS DEPICTED WITHIN THE PLAN SET ARE CALCULATED UTILIZING DATA OBTAINED FROM THE LISTED MANUFACTURER. ACTUAL ILLUMINATION LEVELS AND PERFORMANCE OF ANY PROPOSED LIGHTING FIXTURE MAY VARY DUE TO UNCONTROLLABLE VARIABLES SUCH AS WEATHER, VOLTAGE SUPPLY, LAMP TOLERANCE, EQUIPMENT SERVICE LIFE AND OTHER VARIABLE FIELD CONDITIONS.
 - WHERE APPLICABLE, THE EXISTING LIGHT LEVELS DEPICTED WITHIN THE PLAN SET SHALL BE CONSIDERED APPROXIMATE. THE EXISTING LIGHT LEVELS ARE BASED ON FIELD OBSERVATIONS AND THE MANUFACTURER'S DATA OF THE ASSUMED OR MOST SIMILAR LIGHTING FIXTURE MODEL.
 - UNLESS NOTED ELSEWHERE WITHIN THIS PLAN SET, THE LIGHT LOSS FACTORS USED IN THE LIGHTING ANALYSIS ARE AS FOLLOWS:
 • LIGHT EMITTING DIODES (LED): 0.90
 • HIGH PRESSURE SODIUM: 0.72
 • METAL HALIDE: 0.72
 - THE CONTRACTOR SHALL NOTIFY STONEFIELD ENGINEERING & DESIGN, LLC IN WRITING, PRIOR TO THE START OF CONSTRUCTION, OF ANY PROPOSED LIGHTING LOCATIONS THAT CONFLICT WITH EXISTING/PROPOSED DRAINAGE, UTILITY, OR OTHER IMPROVEMENTS. THE CONTRACTOR IS RESPONSIBLE TO PREPARE A WIRING PLAN AND PROVIDE ELECTRIC SERVICE TO ALL PROPOSED LIGHTING FIXTURES. THE CONTRACTOR IS REQUIRED TO PREPARE AN AS-BUILT PLAN OF WIRING AND PROVIDE COPIES TO THE OWNER AND STONEFIELD ENGINEERING & DESIGN, LLC.



NO.	DATE	BY	DESCRIPTION
1	05/10/2024	OK	NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

BLOCK 64, LOTS 4 & 5
1229 NY 300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

JEFFREYA MARTEL, P.E.
NEW YORK LICENSE No. 86502
LICENSED PROFESSIONAL ENGINEER

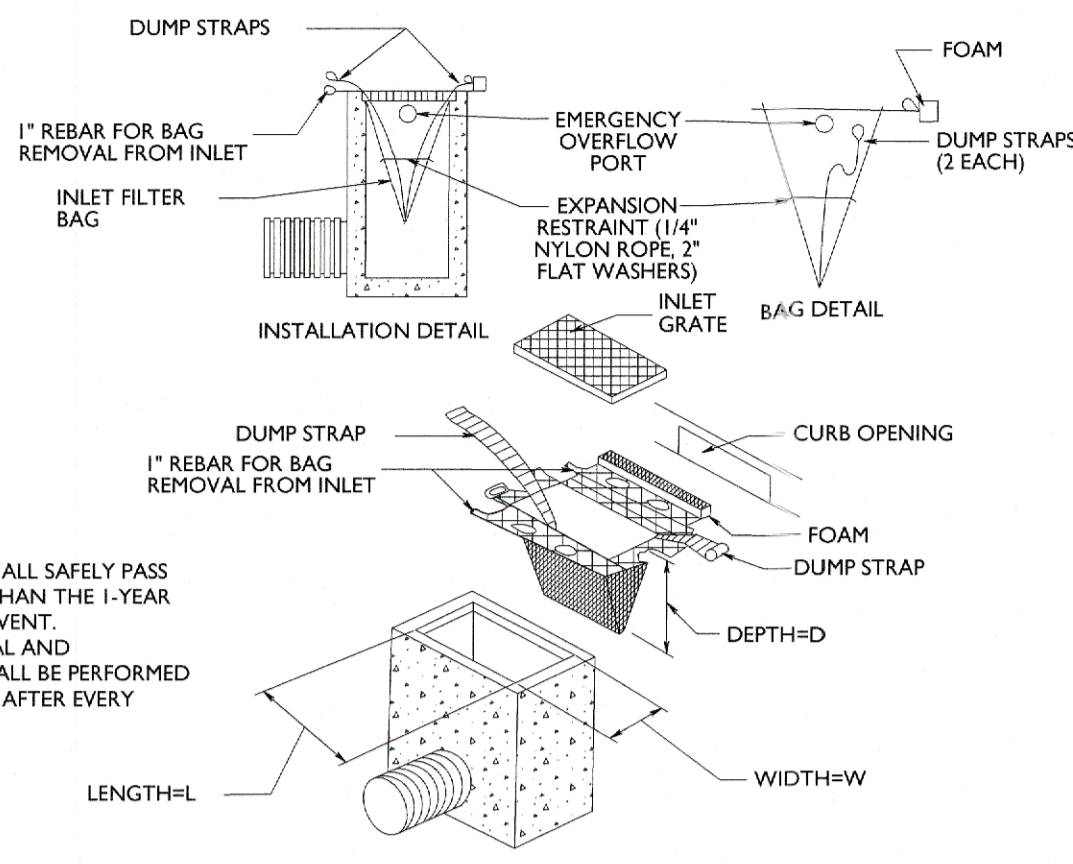
STONEFIELD
engineering & design

SCALE: 1" = 20' PROJECT ID: NYC-220349

TITLE:
LIGHTING PLAN

DRAWING:
C-8

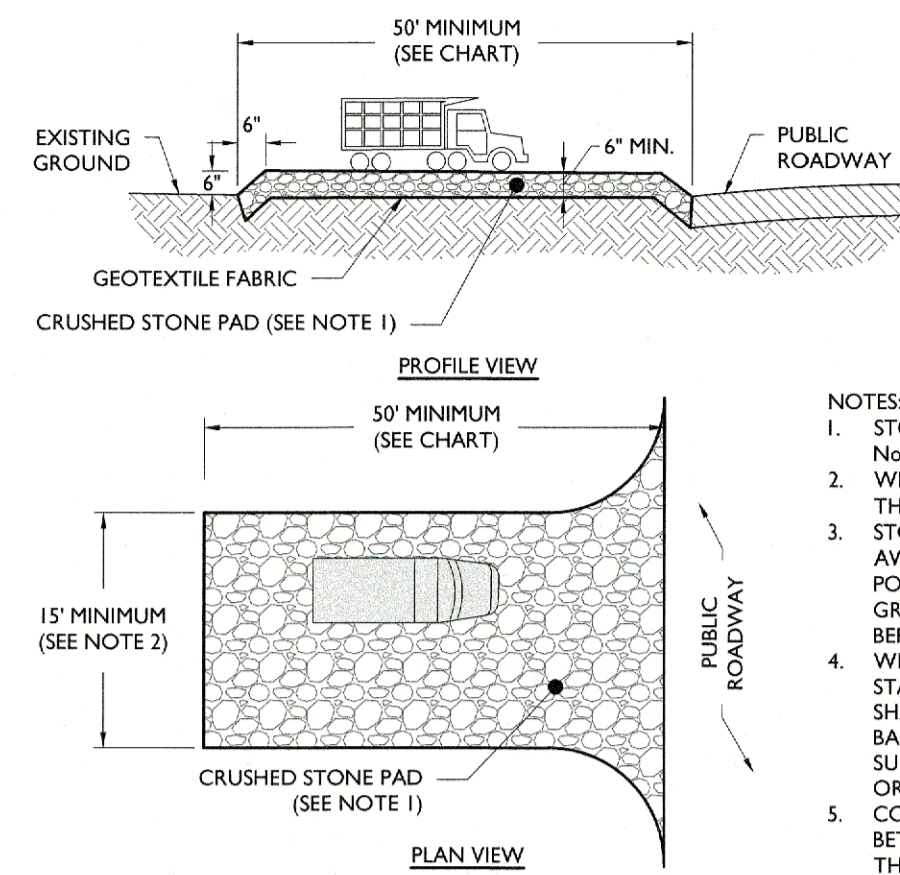
Z:\LIC\2023\NYC 220349 SPARK CAR WASH - 1229 NY 300 TOWN OF NEWBURGH\NYC\ADD\CONTRUB\02 LIGHTING



INLET FILTER BAG DETAIL

NOT TO SCALE

- NOTES:
1. THE FILTER BAG SHALL SAFELY PASS FLOWS GREATER THAN THE 1-YEAR 24-HOUR STORM EVENT.
 2. SEDIMENT REMOVAL AND MAINTENANCE SHALL BE PERFORMED FREQUENTLY AND AFTER EVERY STORM EVENT.

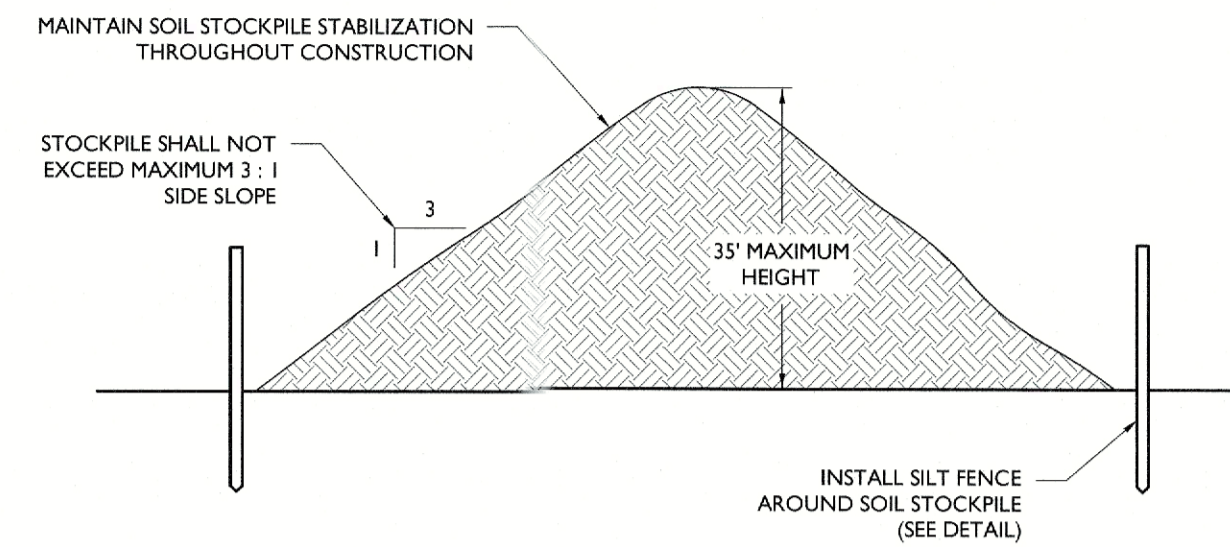


STABILIZED CONSTRUCTION ACCESS DETAIL

NOT TO SCALE

SLOPE OF PUBLIC ROADWAY	LENGTH OF STONE REQ'D	
	COARSE GRAINED SOILS	FINE GRAINED SOILS
0% TO 2%	50 FEET	100 FEET
2% TO 5%	100 FEET	200 FEET
> 5%	SEE NOTE 4	

- NOTES:
1. STONE SHALL BE ASTM C-33, SIZE No. 3 (2.5" TO 1.5") OR No. 3 (1" TO 1") CLEAN CRUSHED ANGULAR STONE.
 2. WIDTH SHALL BE 15' MINIMUM OR THE FULL WIDTH OF THE ACCESS POINT, WHICHEVER IS GREATER.
 3. STORMWATER FROM UP-SLOPE AREAS SHALL BE DIVERTED AWAY FROM THE STABILIZED PAD, WHERE POSSIBLE. AT POORLY DRAINED LOCATIONS, SUBSURFACE DRAINAGE GRAVEL FILTER OR GEOTEXTILE SHALL BE INSTALLED BEFORE THE STABILIZED CONSTRUCTION ENTRANCE.
 4. WHERE THE SLOPE OF THE ROADWAY EXCEEDS 5%, A STABILIZED BASE OF HOT MIX ASPHALT BASE COURSE SHALL BE INSTALLED. THE TYPE AND THICKNESS OF THE BASE COURSE AND USE OF DENSE GRADED AGGREGATE SUB-BASE SHALL BE AS PRESCRIBED BY LOCAL MUNICIPAL ORDINANCE OR GOVERNING AUTHORITY.
 5. CONTRACTOR SHALL PROVIDE A SMOOTH TRANSITION BETWEEN THE STABILIZED CONSTRUCTION ACCESS AND THE PUBLIC ROADWAY.



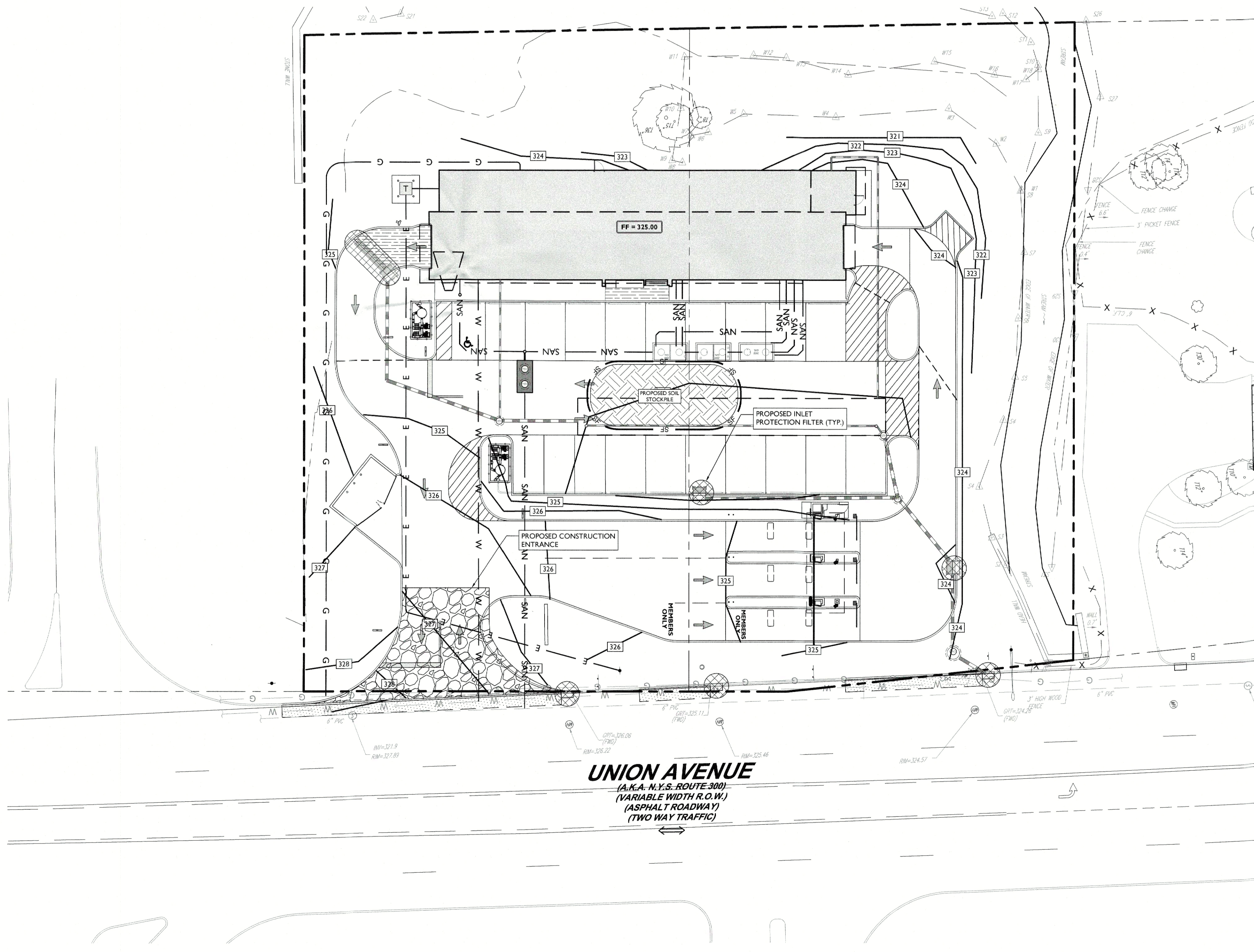
SOIL STOCKPILE DETAIL

NOT TO SCALE

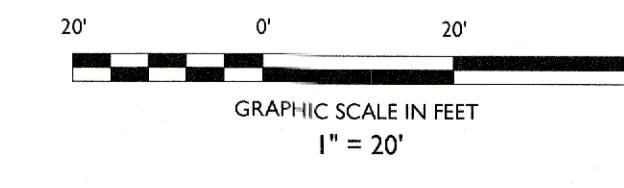
- NOTES:
1. STOCKPILES SHALL BE SITUATED SO AS NOT TO OBSTRUCT NATURAL DRAINAGE OR CAUSE OFF-SITE ENVIRONMENTAL DAMAGE.
 2. STOCKPILES SHALL BE STABILIZED IN ACCORDANCE WITH THE STANDARDS FOR PERMANENT OR TEMPORARY VEGETATIVE COVER FOR SOIL STABILIZATION, AS APPROPRIATE (SEE SOIL EROSION NOTES).

SYMBOL	DESCRIPTION
---	PROPERTY BOUNDARY
- - -	ADJACENT PROPERTY BOUNDARY
---	PROPOSED LIMIT OF DISTURBANCE
---	PROPOSED SILT FENCE
---	PROPOSED TREE PROTECTION FENCE
[Symbol]	PROPOSED STOCKPILE & EQUIPMENT STORAGE
[Symbol]	PROPOSED STABILIZED CONSTRUCTION ENTRANCE
[Symbol]	PROPOSED INLET PROTECTION FILTER

- SOIL EROSION AND SEDIMENT CONTROL NOTES**
1. THE CONTRACTOR IS RESPONSIBLE FOR SOIL EROSION AND SEDIMENT CONTROL IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REQUIREMENTS.
 2. THE CONTRACTOR IS RESPONSIBLE FOR DUST CONTROL IN COMPLIANCE WITH LOCAL, STATE, AND FEDERAL AIR QUALITY STANDARDS.
 3. THE CONTRACTOR IS RESPONSIBLE TO INSPECT ALL SOIL EROSION AND SEDIMENT CONTROL MEASURES WEEKLY AND AFTER A PRECIPITATION EVENT GREATER THAN 1 INCH. THE CONTRACTOR SHALL MAINTAIN AN INSPECTION LOG ON SITE AND DOCUMENT CORRECTIVE ACTION TAKEN THROUGHOUT THE COURSE OF CONSTRUCTION AS REQUIRED.



UNION AVENUE
(A.K.A. N.Y.S. ROUTE 300)
(VARIABLE WIDTH R.O.W.)
(ASPHALT ROADWAY)
(TWO WAY TRAFFIC)



DATE	BY	DESCRIPTION
08/10/2024	OK	NYSDOT PHASE II SUBMISSION
		ISSUE

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

BLOCK 96, LOTS 4 & 5
1229 NY-300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

SPARK
CAR WASH

JEFFREY A. MARTELLI P.E.
NEW YORK LICENSE NO. 86502
LICENSED PROFESSIONAL ENGINEER

STONEFIELD
engineering & design

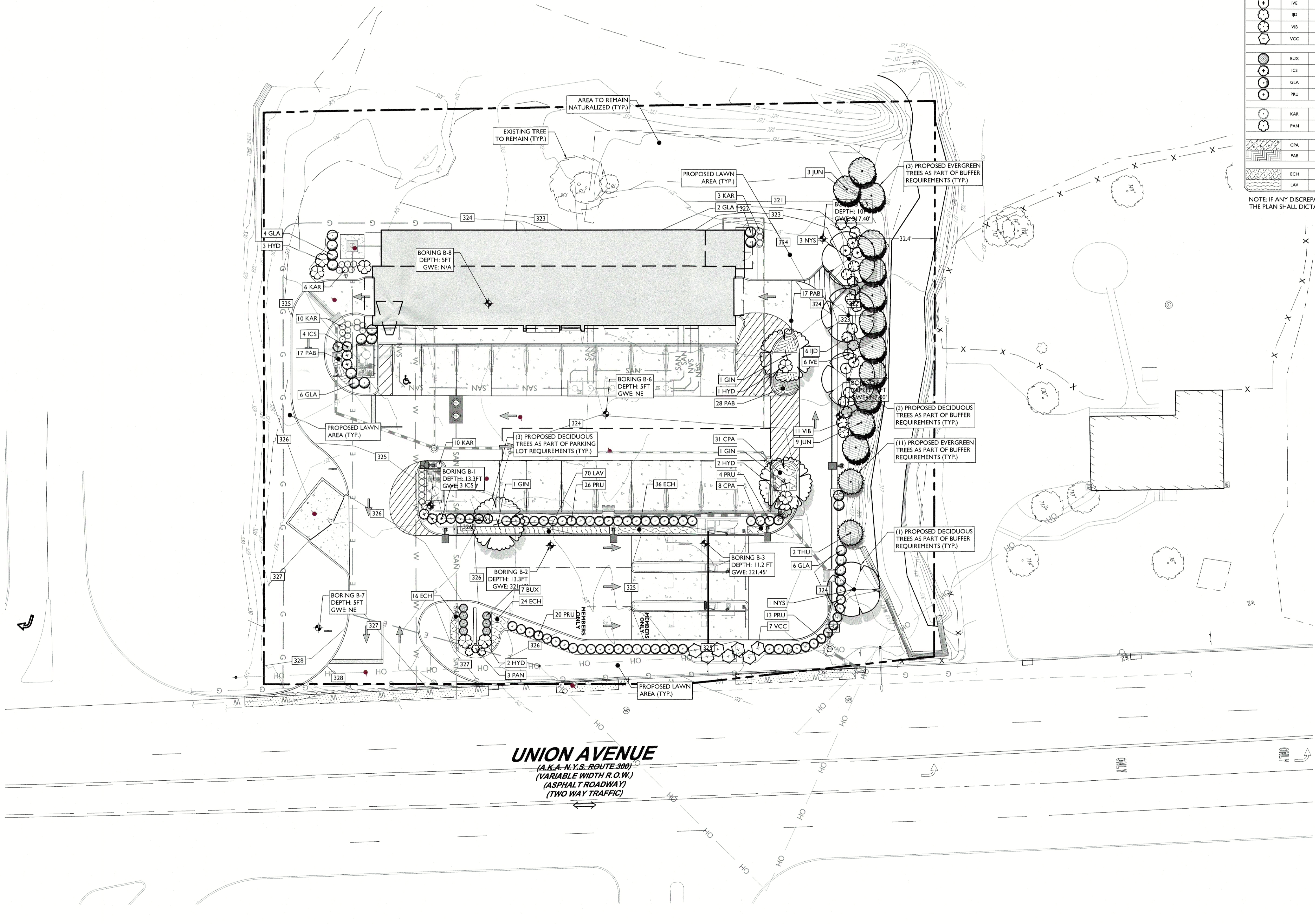
SCALE: 1" = 20' PROJECT ID: NYC-220349

TITLE:
SOIL EROSION & SEDIMENT CONTROL PLAN

DRAWING:
C-9

Z:\CLIENTS\NYC\220349 SPARK CAR WASH - 1227 NY 300 TOWN OF NEWBURGH, NY\CAD\DWG\TOPUP-RB-02.DWG

LANDSCAPING AND BUFFER REQUIREMENTS		
CODE SECTION	REQUIRED	PROPOSED
.....	PARKING LOT LANDSCAPE 5% OF PARKING LOT TO BE LANDSCAPED (19,973 SF)(0.05) = 999 SF (1) TREE PER 8 PARKING SPACES (20 SPACES)(8) = 3 TREES	2,012 SF 3 TREES
.....	BUFFER STRIPS AND SCREENING NO USE OR STRUCTURE PERMITTED WITHIN THE BUFFER AREA MINIMUM BUFFER STRIP: 1B TO RESIDENTIAL USE WITHIN 1B ZONE: 30 FT 30-FT BUFFER AREA: 7 EVERGREEN TREES, 15 SHRUBS, & 2 TREES PER 100 LF BUFFER WIDTH: 205 LF EVERGREEN TREES: 14 REQUIRED TREES (205 LF)(100) = 2.05 * (7) = 14 REQUIRED TREES DECIDUOUS TREES: 4 REQUIRED TREES (205 LF)(100) = 2.05 * (2) = 4 REQUIRED TREES SHRUBS: 14 REQUIRED SHRUBS (205 LF)(100) = 2.05 * (15) = 30 REQUIRED SHRUBS	COMPLIES 32.4 FT 14 TREES 4 TREES 30 SHRUBS



PLANT SCHEDULE						
SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONTAINER
DECIDUOUS TREES						
	GRN	3	GINKGO BILOBA 'AUTUMN GOLD'	AUTUMN GOLD HAINDENHAR TREE	25' - 3' CAL	888
	NYA	4	NYSSA SYLVATICA	TURELO	25' - 3' CAL	888
EVERGREEN TREES						
	JUN	12	JUNIPERUS VIRGINIANA	EASTERN REDCEDAR	6' - 7' HT	888
	THU	2	THUJA X 'GREEN GIANT'	GREEN GIANT ARBORVITAE	6' - 7' HT	888
SHRUBS						
	HYD	8	HYDRANGEA MACROPHYLLA 'ENDLESS SUMMER'	BALMER HYDRANGEA	24' - 30'	POT
	IVE	6	ILEX VERTICILLATA	WINTERBERRY	24' - 30'	POT
	ID	6	ILEX VERTICILLATA 'JM DANDY'	JM DANDY WINTERBERRY	24' - 30'	POT
	VIB	11	VIBURNUM ACERIFOLIUM	MARLELAF VIBURNUM	24' - 30'	POT
	VCC	7	VIBURNUM CARLESII 'CATYUGA'	CATYUGA KOREANSPICE VIBURNUM	24' - 30'	POT
EVERGREEN SHRUBS						
	BUX	7	BUXUS MICROPHYLLA 'JAPONICA WINTER GEM'	WINTER GEM JAPANESE BOXWOOD	24' - 30'	POT
	ICS	7	ILEX CRENATA 'STEED'	STEEDS JAPANESE HOLLY	36' - 42'	POT
	GLA	18	ILEX GLABRA 'COMPACTA'	COMPACT INKBERRY	24' - 30'	POT
	PRU	43	PRUNUS LAUROCERASUS 'OTTO LUYKEN'	OTTO LUYKEN ENGLISH LAUREL	24' - 30'	POT
GRASSES						
	KAR	29	CALAMAGROSTIS X ACUTIFLORA 'KARL FORBSTER'	KARL FORBSTER FEATHER REED GRASS	3 GAL	POT
	PAN	3	PANICUM VIRGATUM 'SHENANDOAH'	SHENANDOAH SWITCH GRASS	3 GAL	POT
	CPA	39	CAREX PENDULICARPA	PENNSYLVANIA SEDGE	1 GAL	POT, 1" D.C.
	PAB	42	PENNISETUM ALOPECUROIDES 'LITTLE BUNNY'	LITTLE BUNNY FOUNTAIN GRASS	1 GAL	POT, 1" D.C.
PERENNIALS						
	ECH	76	ECHINACEA PURPUREA 'KIPS KNEE HIGH'	KIPS KNEE HIGH CONEFLOWER	1 GAL	POT, 1" D.C.
	LAV	70	LAVANDULA ANGSTIFOLIA 'HIDCOTE'	HIDCOTE ENGLISH LAVENDER	1 GAL	POT, 1" D.C.

NOTE: IF ANY DISCREPANCIES OCCUR BETWEEN AMOUNTS SHOWN ON THE LANDSCAPE PLAN AND WITHIN THE PLANT LIST, THE PLAN SHALL DICTATE.



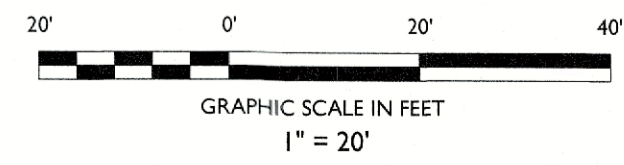
Know what's below
Call before you dig.

IRRIGATION NOTE:

IRRIGATION CONTRACTOR TO PROVIDE A DESIGN FOR AN IRRIGATION SYSTEM SEPARATING PLANTING BEDS FROM LAWN AREA PRIOR TO CONSTRUCTION. DESIGN IS TO BE SUBMITTED TO THE PROJECT LANDSCAPE DESIGNER FOR REVIEW AND APPROVAL WHERE POSSIBLE. DRIP IRRIGATION AND OTHER WATER CONSERVATION TECHNIQUES SUCH AS RAIN SENSORS SHALL BE IMPLEMENTED. CONTRACTOR TO VERIFY MAXIMUM ON SITE DYNAMIC WATER PRESSURE AVAILABLE MEASURED IN PSI. PRESSURE REDUCING DEVICES OR BOOSTER PUMPS SHALL BE PROVIDED TO MEET SYSTEM PRESSURE REQUIREMENTS. DESIGN TO SHOW ALL VALVES, FIRING HEADS, BACKFLOW PREVENTION, METERS, CONTROLLERS, AND SLEEVES WITHIN HARDSCAPE AREAS.

LANDSCAPING NOTES

1. THE CONTRACTOR SHALL RESTORE ALL DISTURBED GRASS AND LANDSCAPED AREAS TO MATCH EXISTING CONDITIONS UNLESS INDICATED OTHERWISE WITHIN THE PLAN SET.
2. THE CONTRACTOR SHALL RESTORE ALL DISTURBED LAWN AREAS WITH A MINIMUM 4 INCH LAYER OF TOPSOIL AND SEED.
3. THE CONTRACTOR SHALL RESTORE MULCH AREAS WITH A MINIMUM 3 INCH LAYER OF MULCH.
4. THE MAXIMUM SLOPE ALLOWABLE IN LANDSCAPE RESTORATION AREAS SHALL BE 3 FEET HORIZONTAL TO 1 FOOT VERTICAL (3:1 SLOPE) UNLESS INDICATED OTHERWISE WITHIN THE PLAN SET.
5. THE CONTRACTOR IS REQUIRED TO LOCATE ALL SPRINKLER HEADS IN AREA OF LANDSCAPING DISTURBANCE PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL RELOCATE SPRINKLER HEADS AND LINES IN ACCORDANCE WITH OWNER'S DIRECTION WITHIN AREAS OF DISTURBANCE.
6. THE CONTRACTOR SHALL ENSURE THAT ALL DISTURBED LANDSCAPED AREAS ARE GRADED TO MEET FLUSH AT THE ELEVATION OF WALKWAYS AND TOP OF CURB ELEVATIONS EXCEPT UNLESS INDICATED OTHERWISE WITHIN THE PLAN SET. NO ABRUPT CHANGES IN GRADE ARE PERMITTED IN DISTURBED LANDSCAPING AREAS.



DATE	BY	DESCRIPTION
05/02/2024	OK	NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

SPARK
CAR WASH

BLOCK 96, LOTS 4 & 5
1229 NY-300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

STATE OF NEW YORK
OFFICE OF STATE ARCHITECT

Jeffrey A. Martell, P.E.
NEW YORK LICENSE NO. 8650
LICENSED PROFESSIONAL ENGINEER

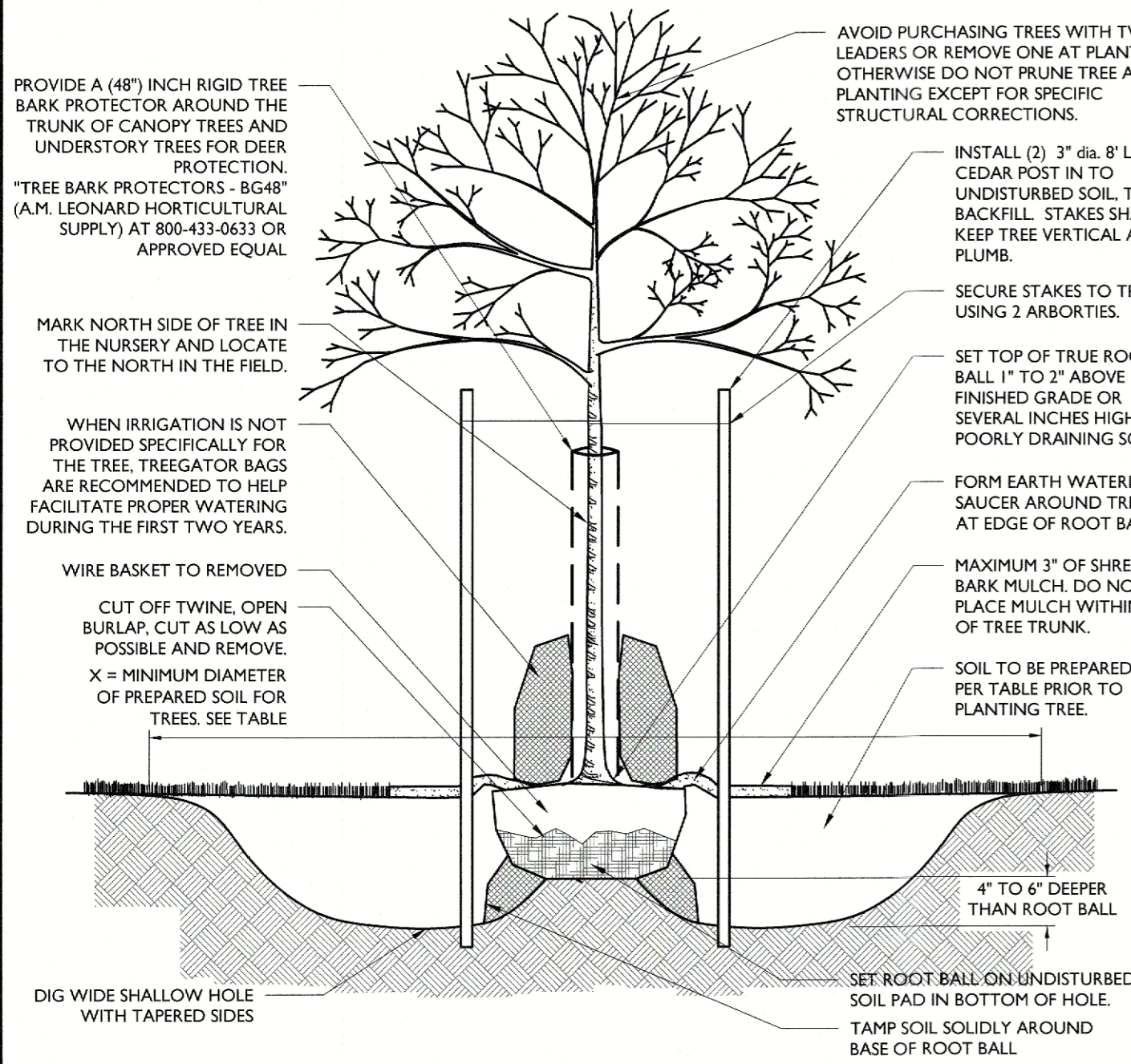
STONEFIELD
engineering & design

SCALE: 1" = 20' PROJECT ID: NYC-220349
TITLE:
LANDSCAPING PLAN
DRAWING:
C-10

Z:\LIC\NYC220349\CAD\SPARK CAR WASH - 1229 NY-300, TOWN OF NEWBURGH, NY\CADD\LOT\LANDSCAPING

NOTES:

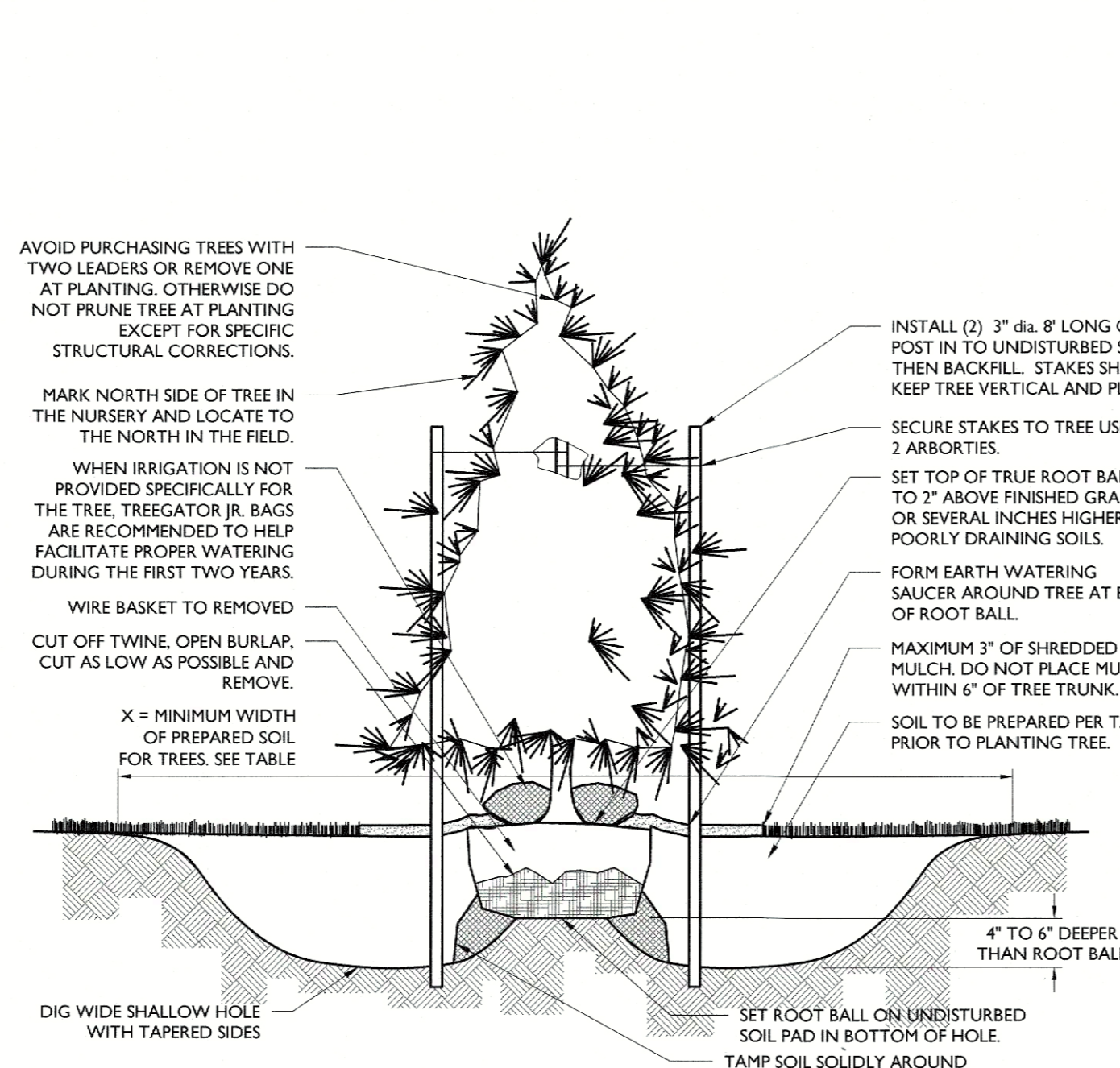
- 1. FOR CONTAINER-GROWN TREES, USE FINGERS OR SMALL HAND TOOLS TO PULL THE ROOTS OUT OF THE OUTER LAYER OF POTTING SOIL...



DECIDUOUS TREE PLANTING DETAIL

NOTES:

- 1. FOR CONTAINER-GROWN TREES, USE FINGERS OR SMALL HAND TOOLS TO PULL THE ROOTS OUT OF THE OUTER LAYER OF POTTING SOIL...



CONIFEROUS TREE PLANTING DETAIL

GENERAL LANDSCAPING NOTES:

- 1. THE LANDSCAPE CONTRACTOR SHALL FURNISH ALL MATERIALS AND PERFORM ALL WORK IN ACCORDANCE WITH THESE SPECIFICATIONS...

PROTECTION OF EXISTING VEGETATION NOTES:

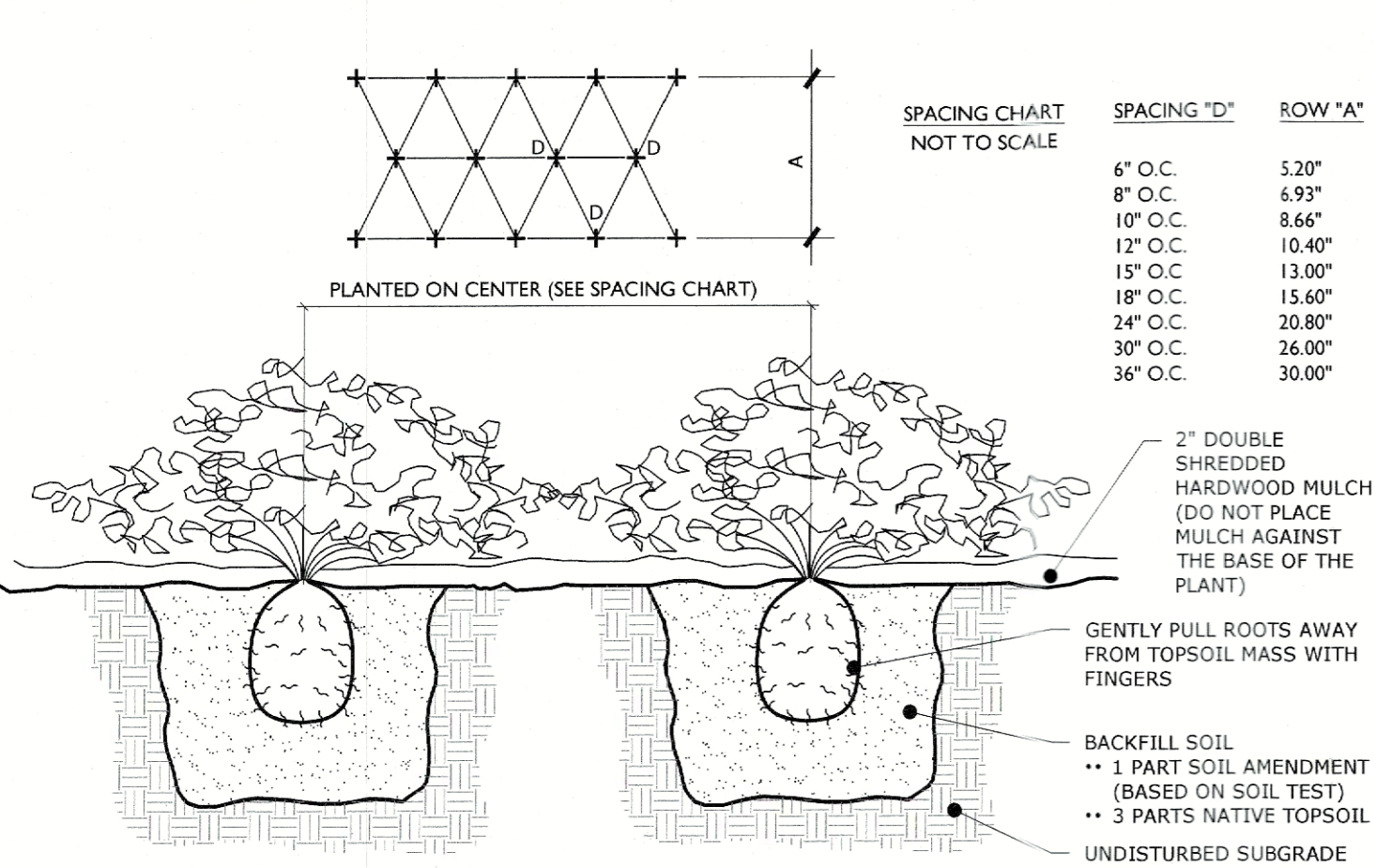
- 1. BEFORE COMMENCING WORK, ALL EXISTING VEGETATION WHICH COULD BE IMPACTED AS A RESULT OF THE PROPOSED CONSTRUCTION ACTIVITIES MUST BE PROTECTED...

SOIL PREPARATION AND MULCH NOTES:

- 1. LANDSCAPE CONTRACTOR SHALL OBTAIN A SOIL TEST OF THE IN-SITU TOPSOIL BY A CERTIFIED SOIL LABORATORY PRIOR TO PLANTING...

NOTES:

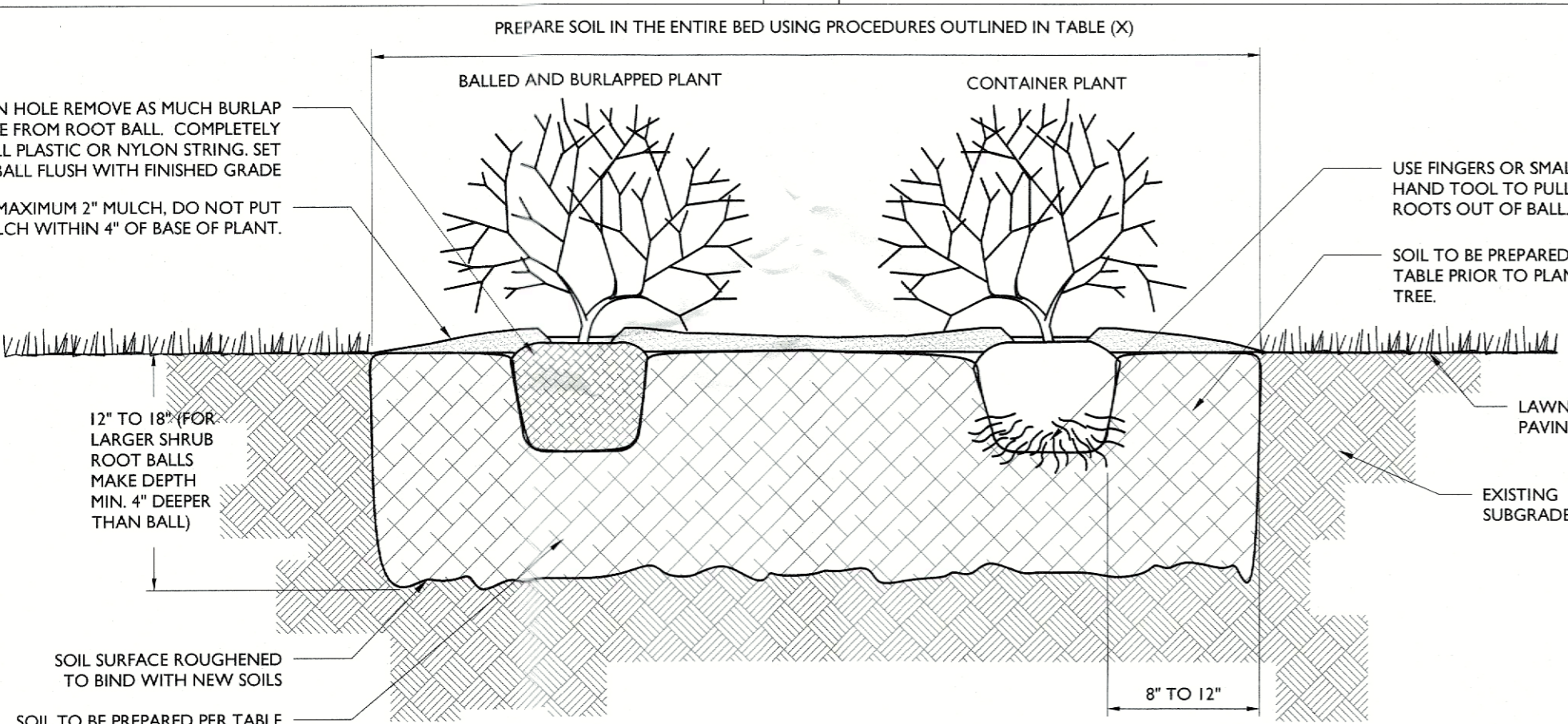
- 1. THOROUGHLY SOAK THE GROUND COVER, ROOT BALL AND ADJACENT PREPARED SOIL SEVERAL TIMES DURING THE FIRST MONTH AFTER PLANTING...



GROUND COVER/PERENNIAL/ANNUAL PLANTING DETAIL

NOTES:

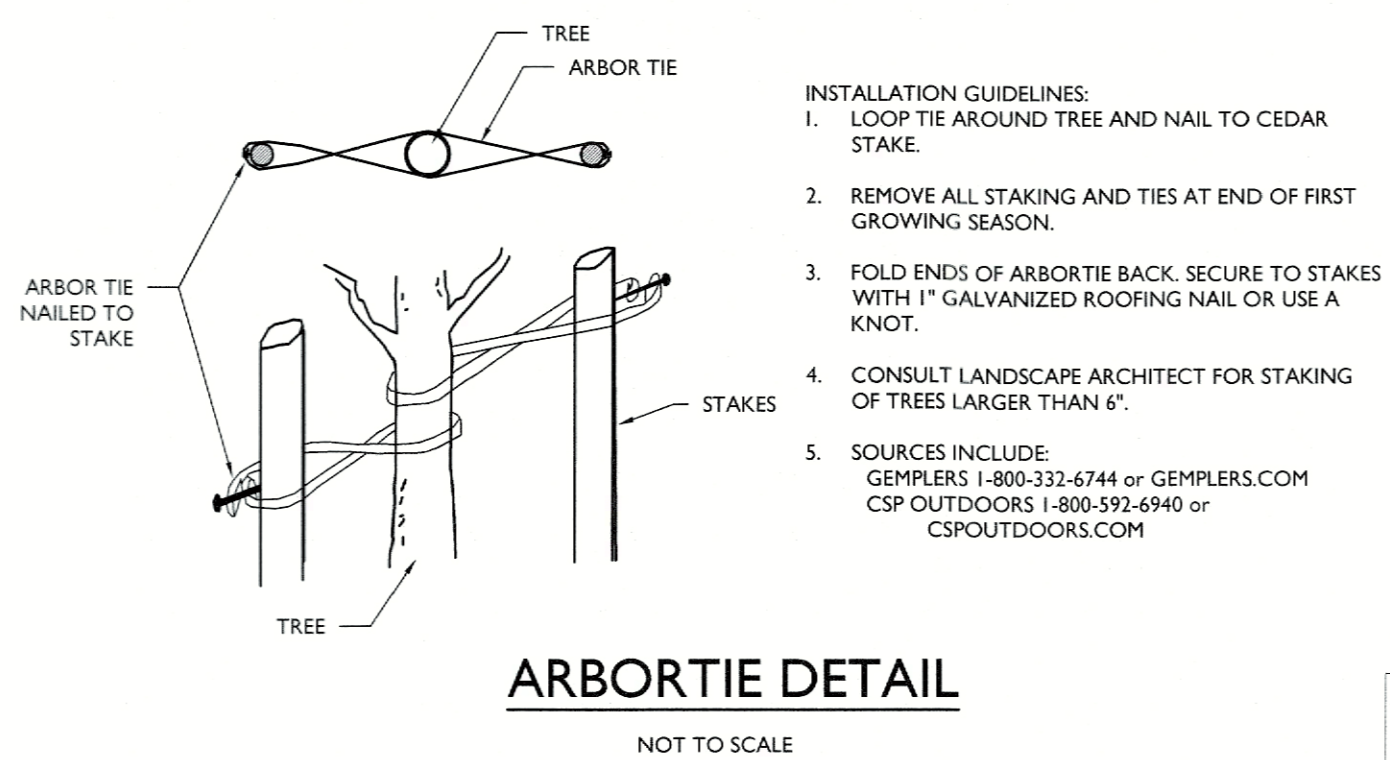
- 1. FOR THE CONTAINER-GROWN SHRUBS, USE FINGERS OR SMALL HAND TOOL TO PULL THE ROOTS OUT OF THE OUTER LAYER OF POTTING SOIL...



DECIDUOUS AND EVERGREEN SHRUB PLANTING DETAIL

NOTES:

- 1. TREE SAVER - A DRY GRANULAR MYCORRHIZAL FUNGI INOCULANT THAT IS MIXED IN THE BACKFILL WHEN PLANTING TREES AND SHRUBS...



ARBOR TIE DETAIL

IRRIGATION DURING ESTABLISHMENT

Table with columns: SIZE AT PLANTING, IRRIGATION FOR VITALITY, IRRIGATION FOR SURVIVAL. Rows include <2" CALIPER, 2"-4 CALIPER, 4" CALIPER.

TABLE NOTES:

- 1. AT EACH IRRIGATION, APPLY TWO TO THREE GALLONS PER INCH TRUNK CALIPER TO THE ROOT BALL SURFACE...

PLANT QUALITY AND HANDLING NOTES:

- 1. ALL PLANT MATERIAL SHALL CONFORM TO THE AMERICAN STANDARD FOR NURSERY STOCK (ANSI Z60.1-2004) OR LATEST REVISION AS PUBLISHED BY THE AMERICAN NURSERY AND LANDSCAPE ASSOCIATION...

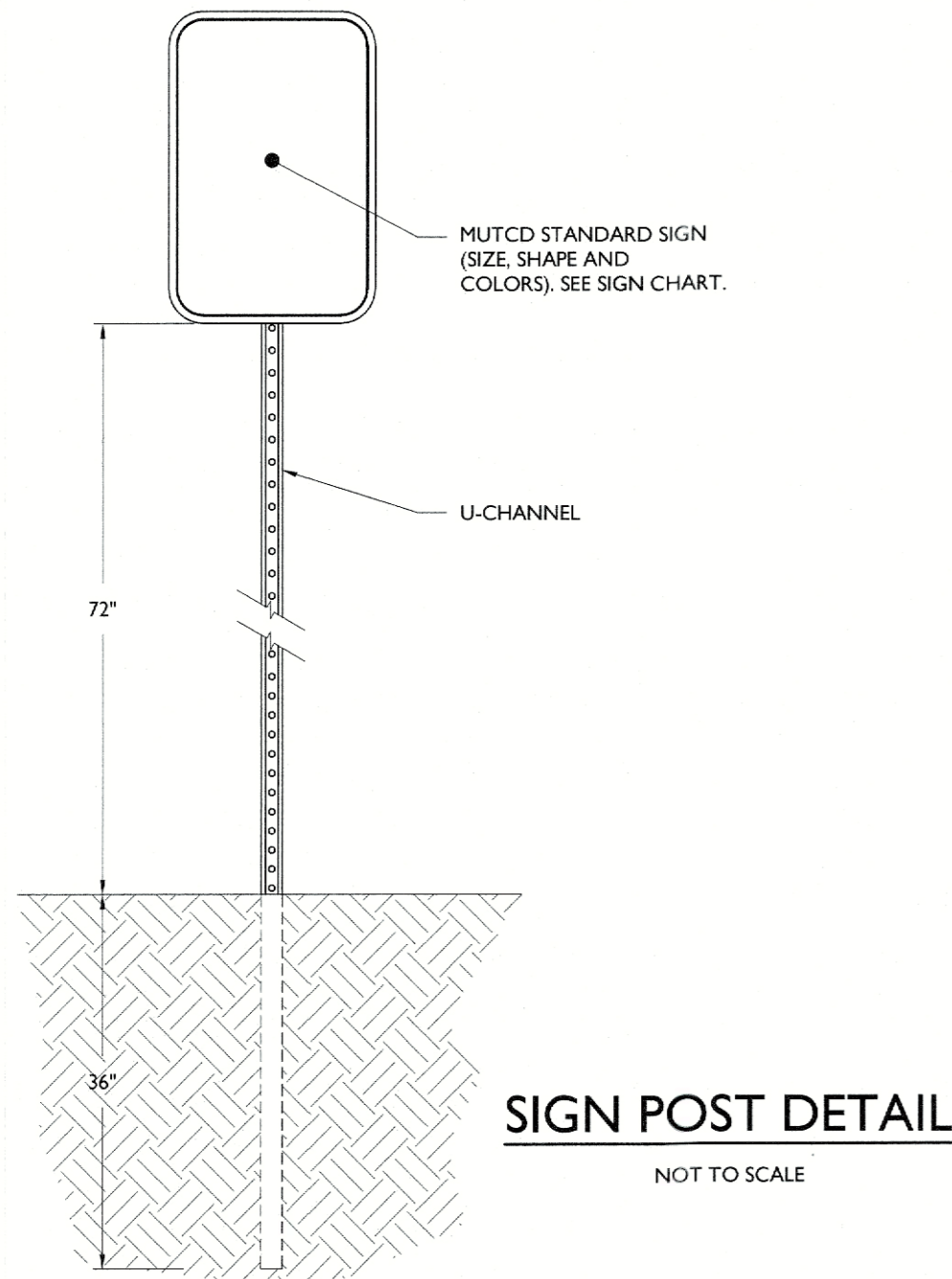
PLANT MATERIAL GUARANTEE NOTES:

- 1. THE LANDSCAPE CONTRACTOR SHALL GUARANTEE ALL PLANT MATERIAL FOR A PERIOD OF ONE YEAR (1 YR) FROM APPROVAL OF THE LANDSCAPE INSTALLATION...

LAWN (SEED OR SOD) NOTES:

- 1. SEED MIXTURE SHALL BE FRESH, CLEAN, NEW CROP SEED. SOD SHALL BE STRONGLY ROOTED, UNIFORM IN THICKNESS, AND FREE OF WEEDS, DISEASE, AND PESTS...

Vertical sidebar containing Stonefield engineering & design logo, Spark Car Wash LLC logo, and project information including address and contact details.



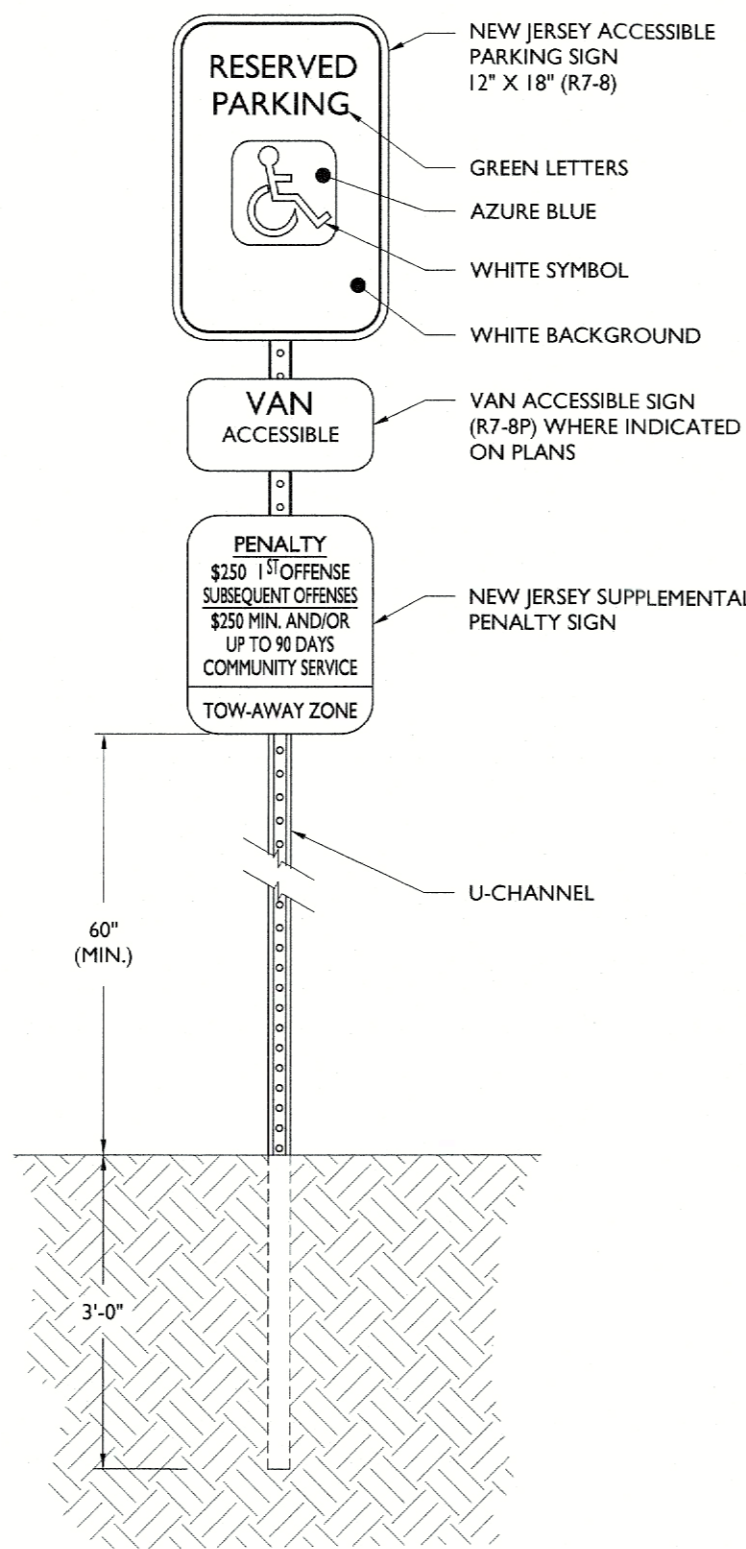
SIGN POST DETAIL
NOT TO SCALE

M.U.T.C.D. NUMBER	TEXT	COLOR		SIZE OF SIGN (WIDTH X HEIGHT)	TYPE OF MOUNT
		LEGEND	BACKGROUND		
STOP SIGN (R1-1)		WHITE	RED	36"x36"	GROUND
DO NOT ENTER (RS-1)		RED	WHITE	30"x30"	GROUND

NOTE:
1. ALL SIGNS SHALL BE IN ACCORDANCE WITH THE FEDERAL HIGHWAY ADMINISTRATION (FHWA) MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), EXCEPT AS NOTED.
2. ALL SIGNS SHALL BE MOUNTED AS TO NOT OBSTRUCT THE SHAPE OF "STOP" (R1-1) AND "YIELD" (R1-2) SIGNS.

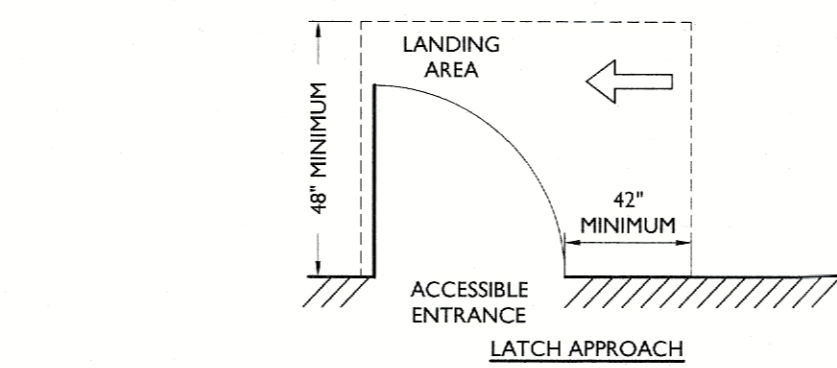
SIGN DATA TABLE
NOT TO SCALE

1



ACCESSIBLE PARKING SIGN DETAIL
NOT TO SCALE

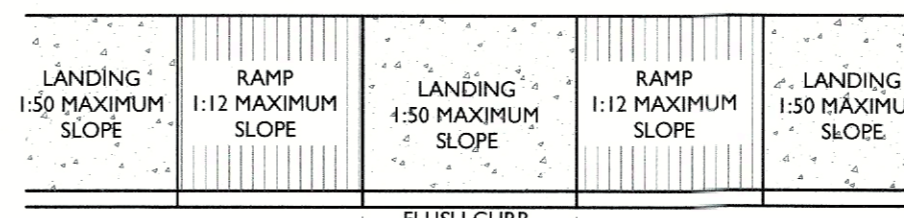
2



ACCESSIBLE ENTRANCE LANDING DETAIL
NOT TO SCALE

NOTES:
1. MAXIMUM SLOPE ON LANDING SHALL BE 1:50 IN ALL DIRECTIONS.
2. DIMENSIONS SHOWN HERE ARE THE MINIMUM DIMENSIONS REQUIRED FOR AN ADA COMPLIANT LANDING AT THE ACCESSIBLE ENTRANCE. REFER TO SITE PLAN FOR SITE SPECIFIC DIMENSIONS THAT MAY SPECIFY A LARGER LANDING AREA.
3. CONTRACTOR SHALL CONTACT THE ENGINEER BEFORE CONSTRUCTION IF THE ACCESSIBLE ENTRANCE ON SITE DOES NOT MATCH THE SCENARIO SHOWN ABOVE.

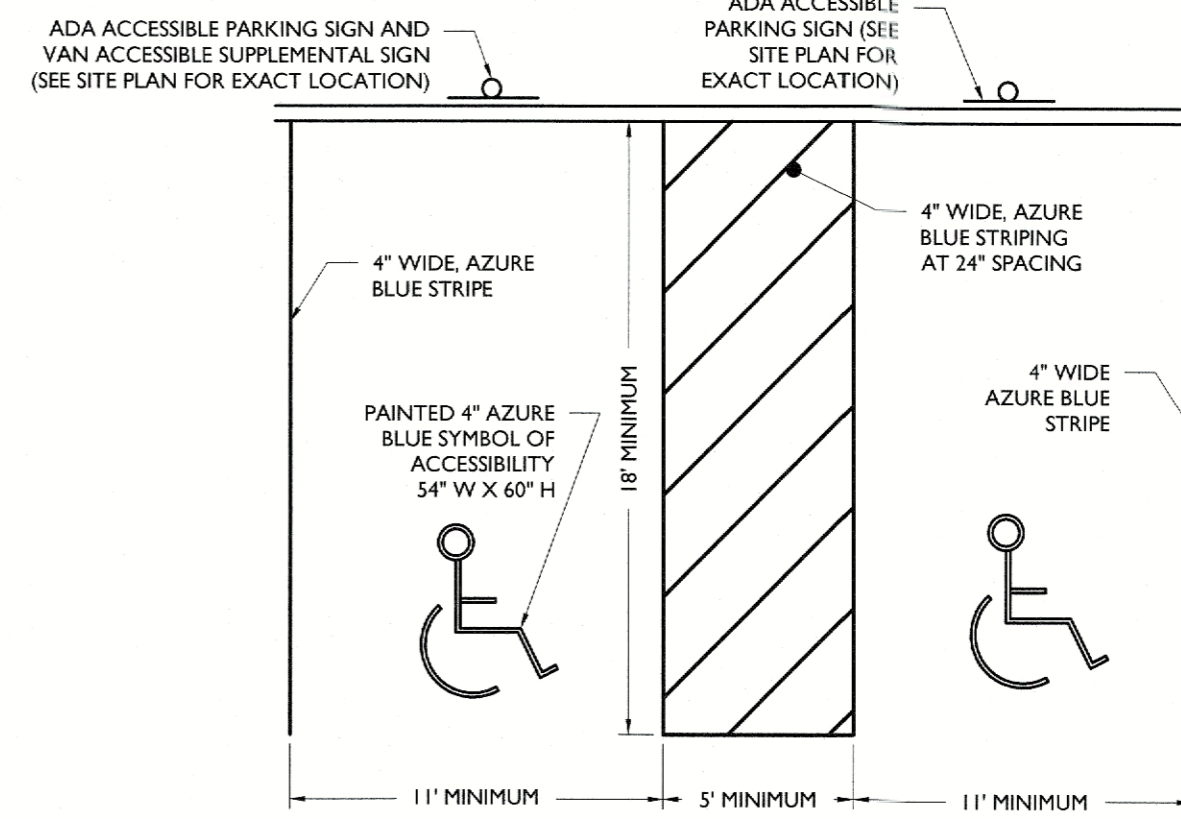
3



TRANSITION RAMP DETAIL
NOT TO SCALE

NOTES:
1. CROSS SLOPE ON RAMP SHALL NOT EXCEED 2%.
2. A FLUSH CURB SHALL HAVE A MINIMUM WIDTH OF 36". SEE PLAN FOR EXACT WIDTH.
3. RAMP SHALL HAVE A MAXIMUM RISE OF 6" WITHOUT A HANDRAIL.

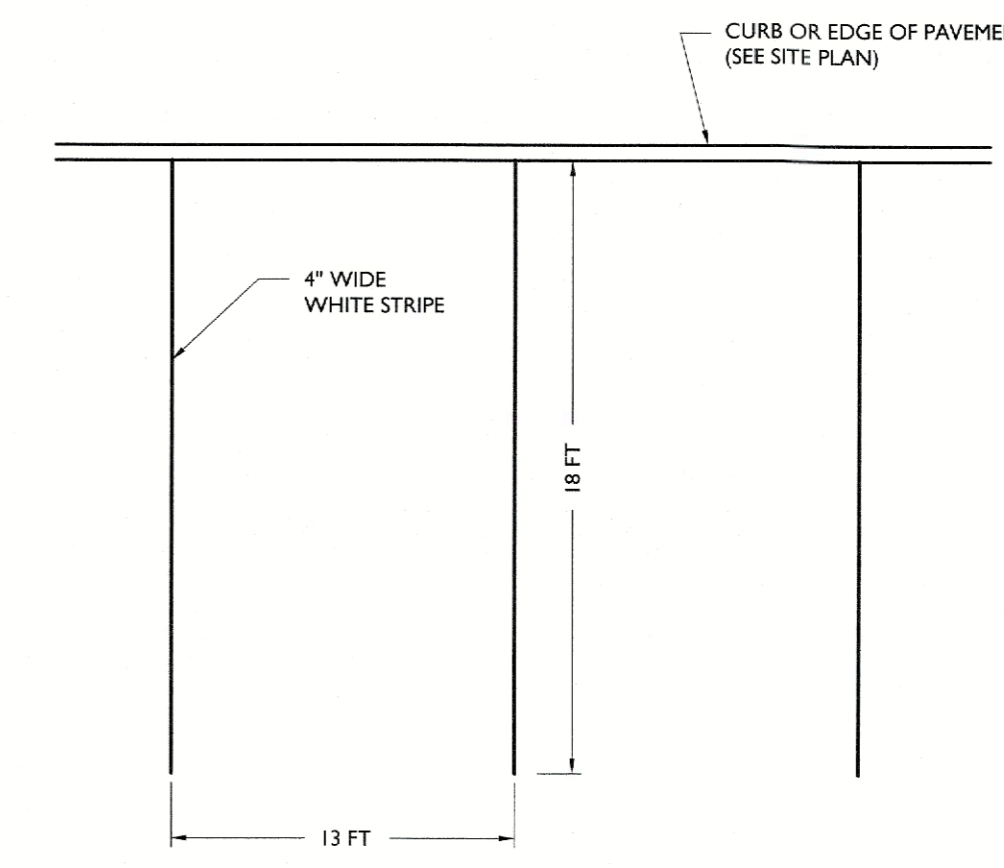
5



ACCESSIBLE PARKING STALL MARKINGS
NOT TO SCALE

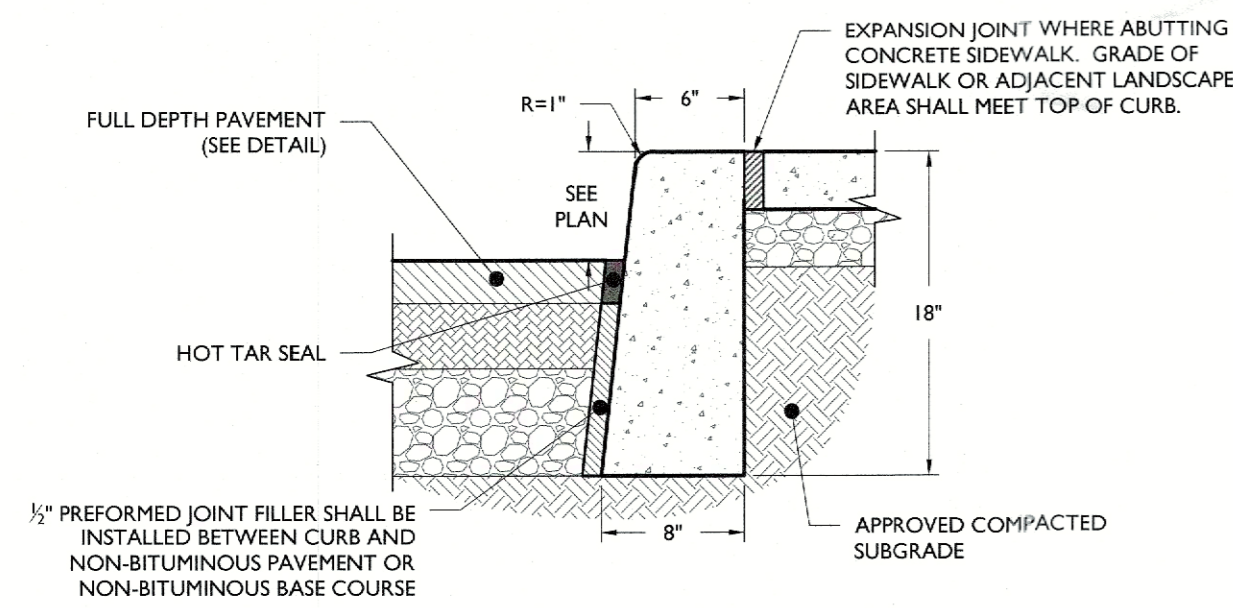
NOTE:
1. PARKING STALL MARKINGS ARE TO BE MEASURED FROM CENTER OF MARKING TO CENTER OF MARKING.

4



PARKING STALL MARKINGS
NOT TO SCALE

6



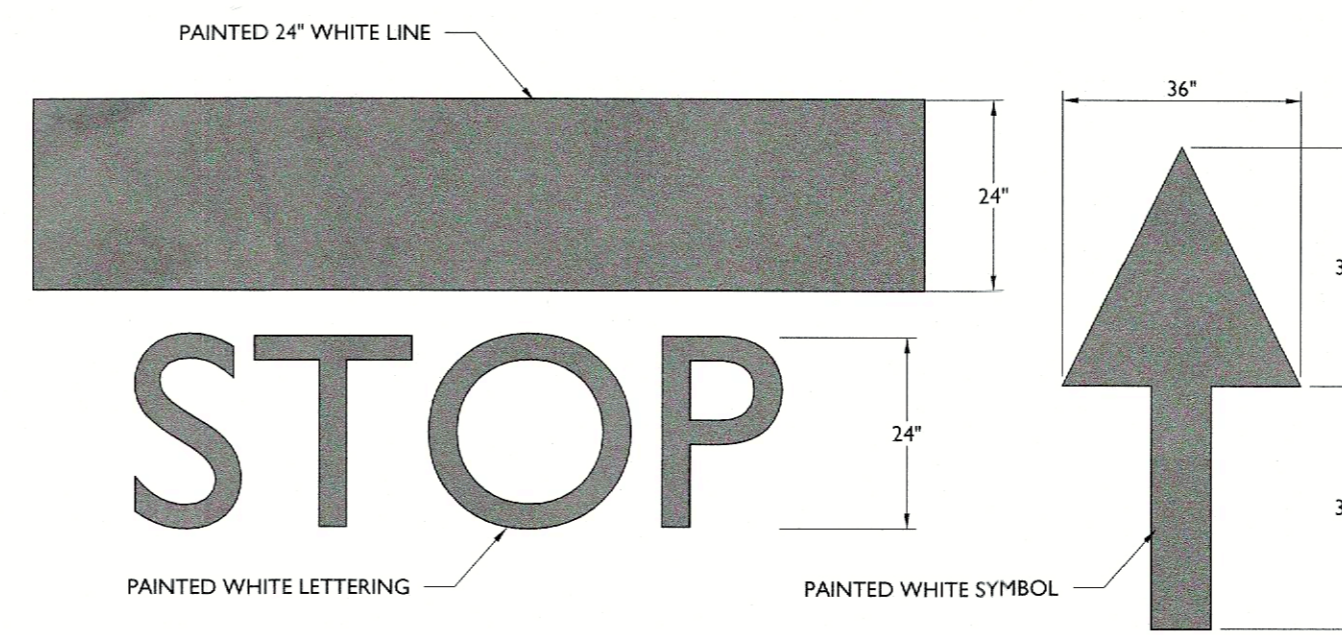
CONCRETE CURB DETAIL
NOT TO SCALE

NOTES:
1. CONCRETE SHALL BE 3500 PSI AT 28 DAYS, AIR-ENTRAINED.
2. TRANSVERSE EXPANSION JOINTS SHALL BE PROVIDED AT 20 FOOT INTERVALS WITH PRE-MOLDED, BITUMINOUS JOINT FILLER, RECESSED 1/2" FROM SURFACE.
3. HALF DEPTH CONTRACTION JOINTS SHALL BE PROVIDED AT 10 FOOT INTERVALS.
4. 18" CURB DEPTH SHALL BE MAINTAINED AT DEPRESSED OR FLUSH CURBED AREAS.

7

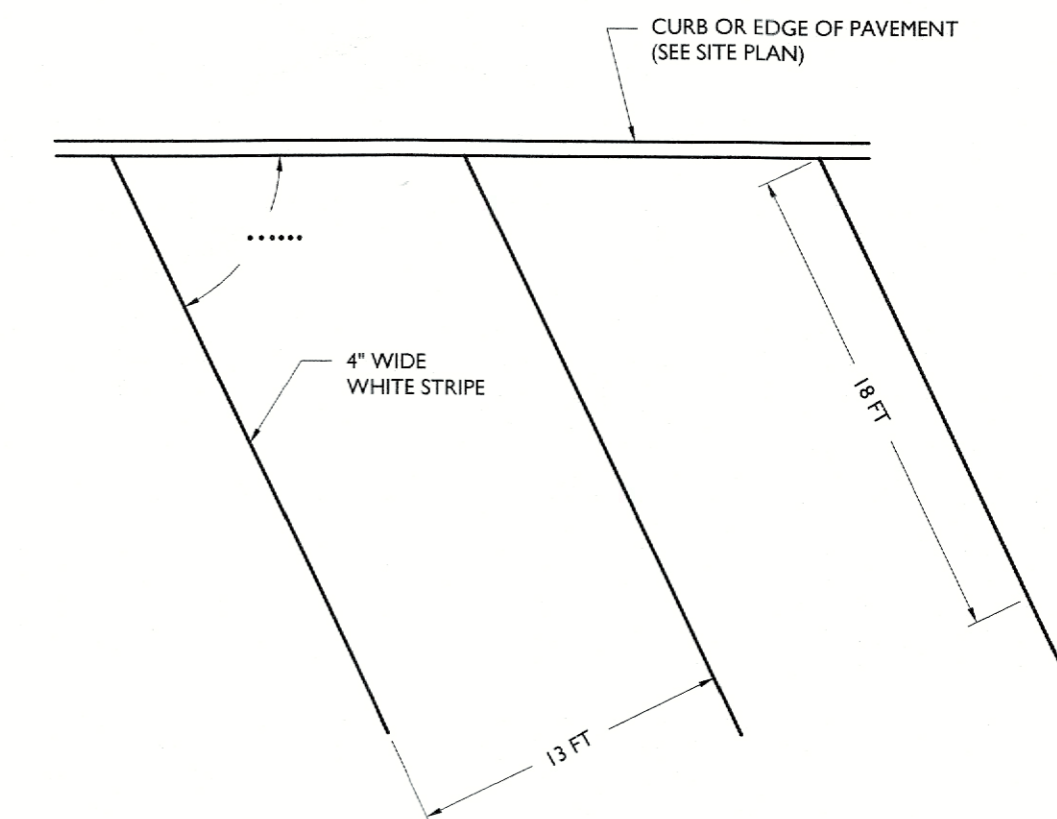
PAVEMENT STRIPING & MARKINGS NOTES:
1. ALL SIGNING AND STRIPING IN EXISTING CONDITION IN CONFLICT WITH THE PROPOSED DESIGN PLAN SHALL BE REMOVED.
2. ALL PROPOSED SIGNING AND STRIPING SHALL CONFORM TO THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) PUBLISHED BY THE FEDERAL HIGHWAY ADMINISTRATION.
3. PAVEMENT STRIPING AND MARKINGS SHALL BE INSTALLED IN CONFORMANCE WITH ALL APPLICABLE LOCAL, COUNTY AND STATE REQUIREMENTS.
4. UNLESS OTHERWISE SPECIFIED, ALL STRIPING AND MARKINGS IN THE PUBLIC RIGHT-OF-WAY SHALL BE OF THERMOPLASTIC PAINT OR PREFORMED THERMOPLASTIC MARKINGS.
5. UNLESS OTHERWISE SPECIFIED, ON SITE PARKING STALL STRIPING, FIRE LANE STRIPING AND DIRECTIONAL ARROWS SHALL BE EPOXY PAINT. ON SITE STOP BARS, "DO NOT ENTER" BARS, AND ASSOCIATED LETTERING SHALL BE THERMOPLASTIC PAINT OR PREFORMED THERMOPLASTIC MARKINGS.

8



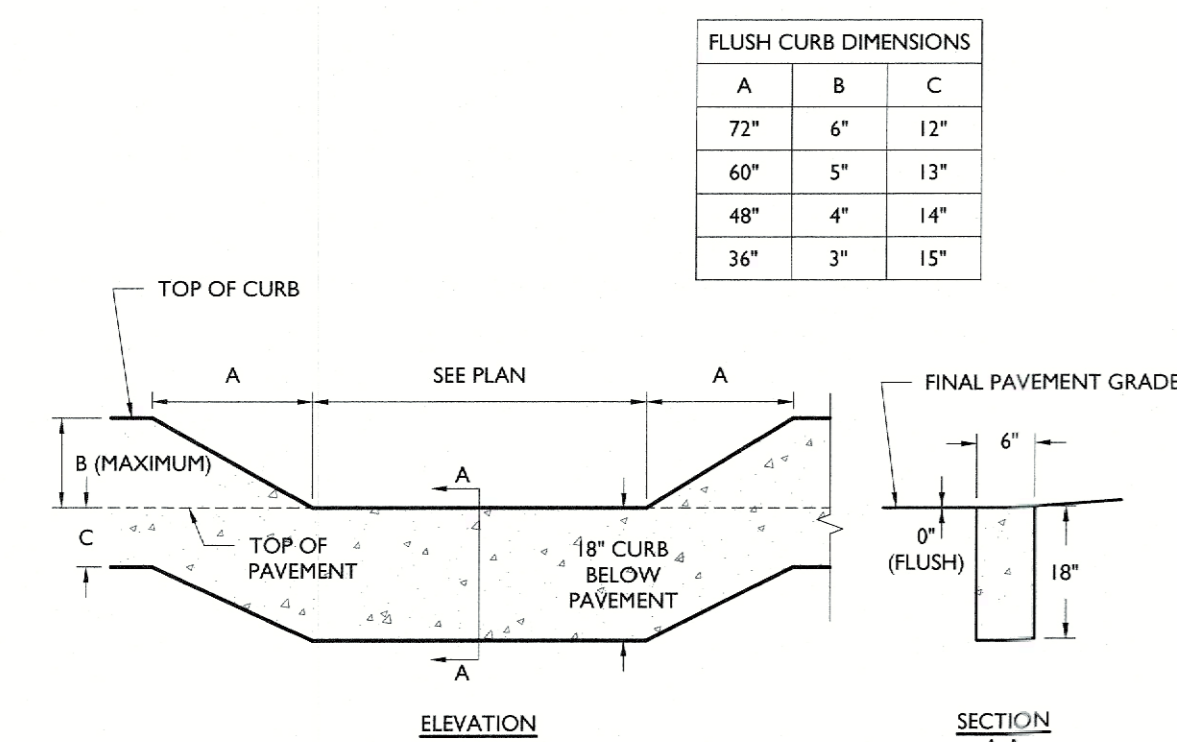
STOP BAR & ARROW DETAILS
NOT TO SCALE

9



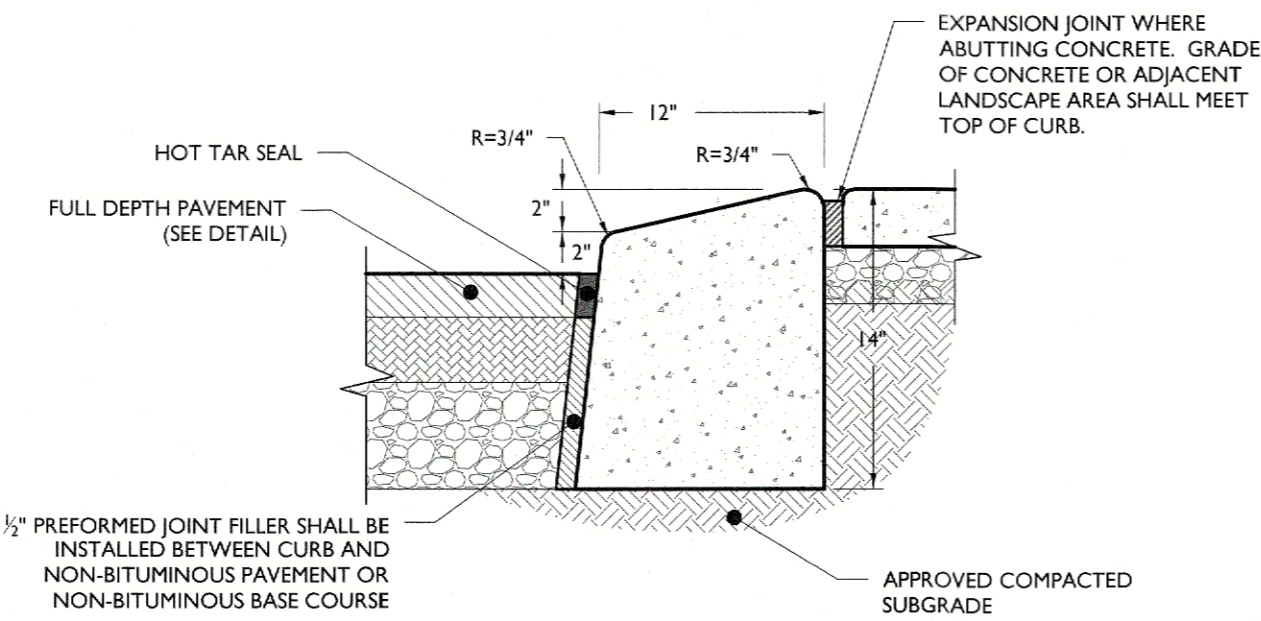
ANGLED PARKING STALL MARKINGS
NOT TO SCALE

10



FLUSH CURB DETAIL
NOT TO SCALE

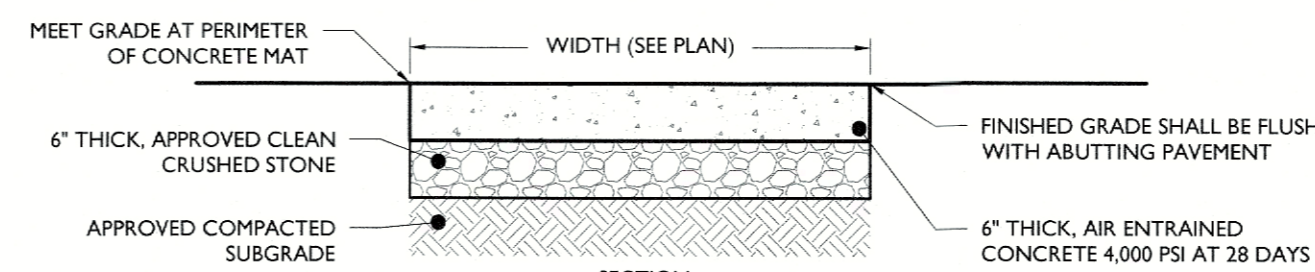
11



MOUNTABLE CONCRETE CURB DETAIL
NOT TO SCALE

NOTES:
1. CONCRETE SHALL BE 3500 PSI AT 28 DAYS, AIR-ENTRAINED.
2. TRANSVERSE EXPANSION JOINTS SHALL BE PROVIDED AT 20 FOOT INTERVALS WITH PRE-MOLDED, BITUMINOUS JOINT FILLER, RECESSED 1/2" FROM SURFACE.
3. HALF DEPTH CONTRACTION JOINTS SHALL BE PROVIDED AT 10 FOOT INTERVALS.
4. 18" CURB DEPTH SHALL BE MAINTAINED AT DEPRESSED OR FLUSH CURBED AREAS.

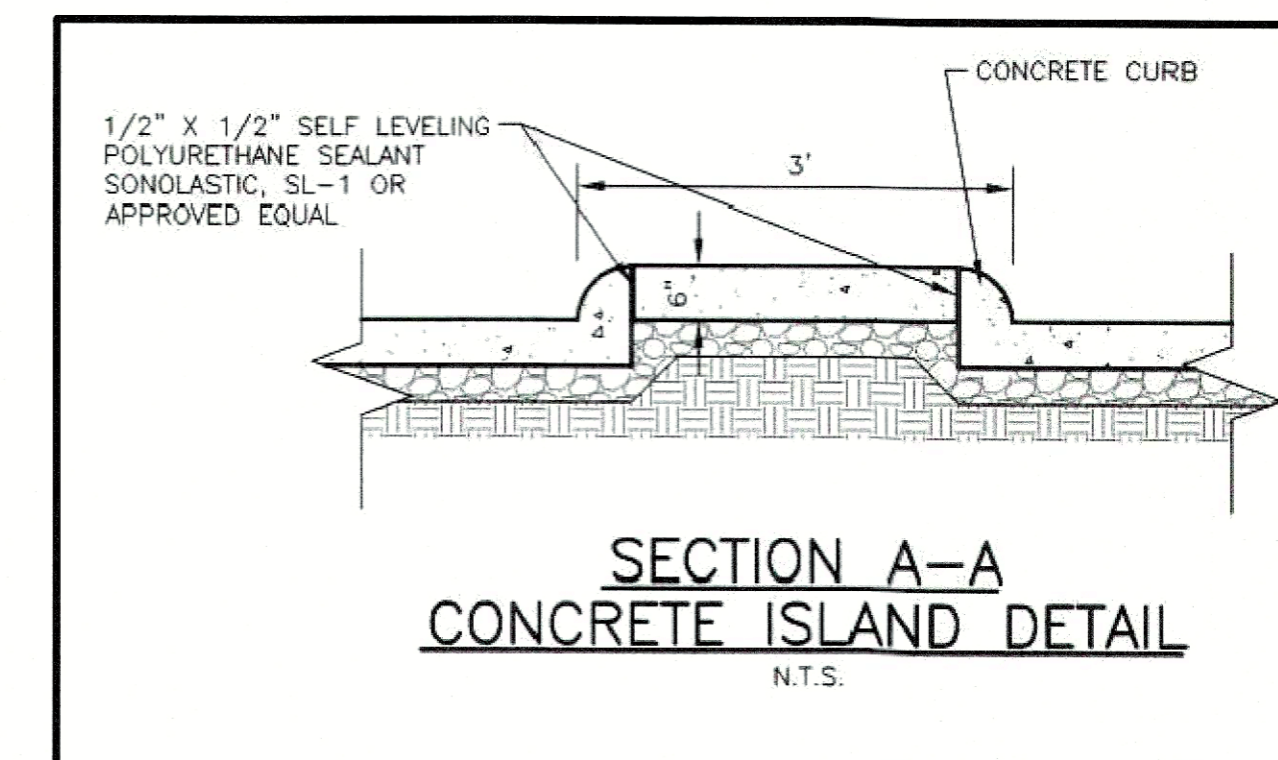
12



6" CONCRETE PAVEMENT
NOT TO SCALE

NOTES:
1. 1/2" EXPANSION JOINTS WITH WATER SEAL SHALL BE PROVIDED AT 12' INTERVALS WITH PRE-MOLDED, BITUMINOUS JOINT FILLER, RECESSED 1/2" FROM THE SURFACE. LONGITUDINAL REBAR TO BE CUT AT EXPANSION JOINTS.
2. 1" DEEP BY 1/2" WIDE, TOOLED CONTRACTION JOINTS SHALL BE PROVIDED AT MID-POINT BETWEEN EXPANSION JOINTS OR 6' INTERVALS MAX.
3. CONCRETE SHALL RECEIVE BROOK FINISH.
4. ALL EXPOSED CORNERS TO HAVE 12" CHAMFER.
5. REFER TO GEOTECHNICAL REPORT FOR FINAL PAVEMENT AND AGGREGATE SUBBASE DEPTHS.

13



SECTION A-A CONCRETE ISLAND DETAIL
N.T.S.

CONCRETE ISLAND DETAIL
NOT TO SCALE

14

NO.	DATE	ISSUE	BY	DESCRIPTION
1	05/10/2024	OK		NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

BLOCK 96, LOTS 4 & 5
TOWN OF NEWBURGH
ORANGE COUNTY, NY

JEFFREY S. MARKELL, P.E.
NEW YORK LICENSE No. 36592
LICENSED PROFESSIONAL ENGINEER

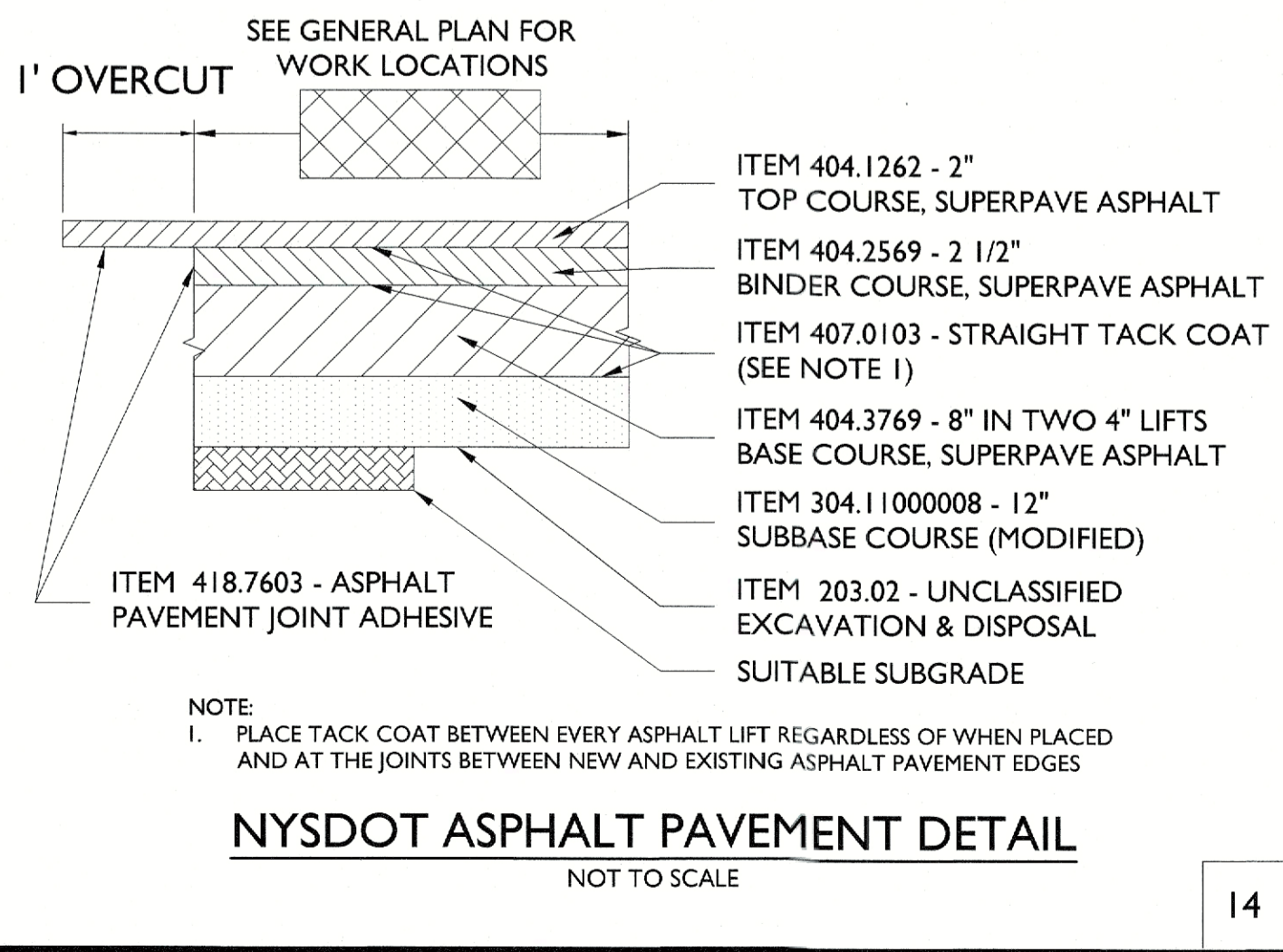
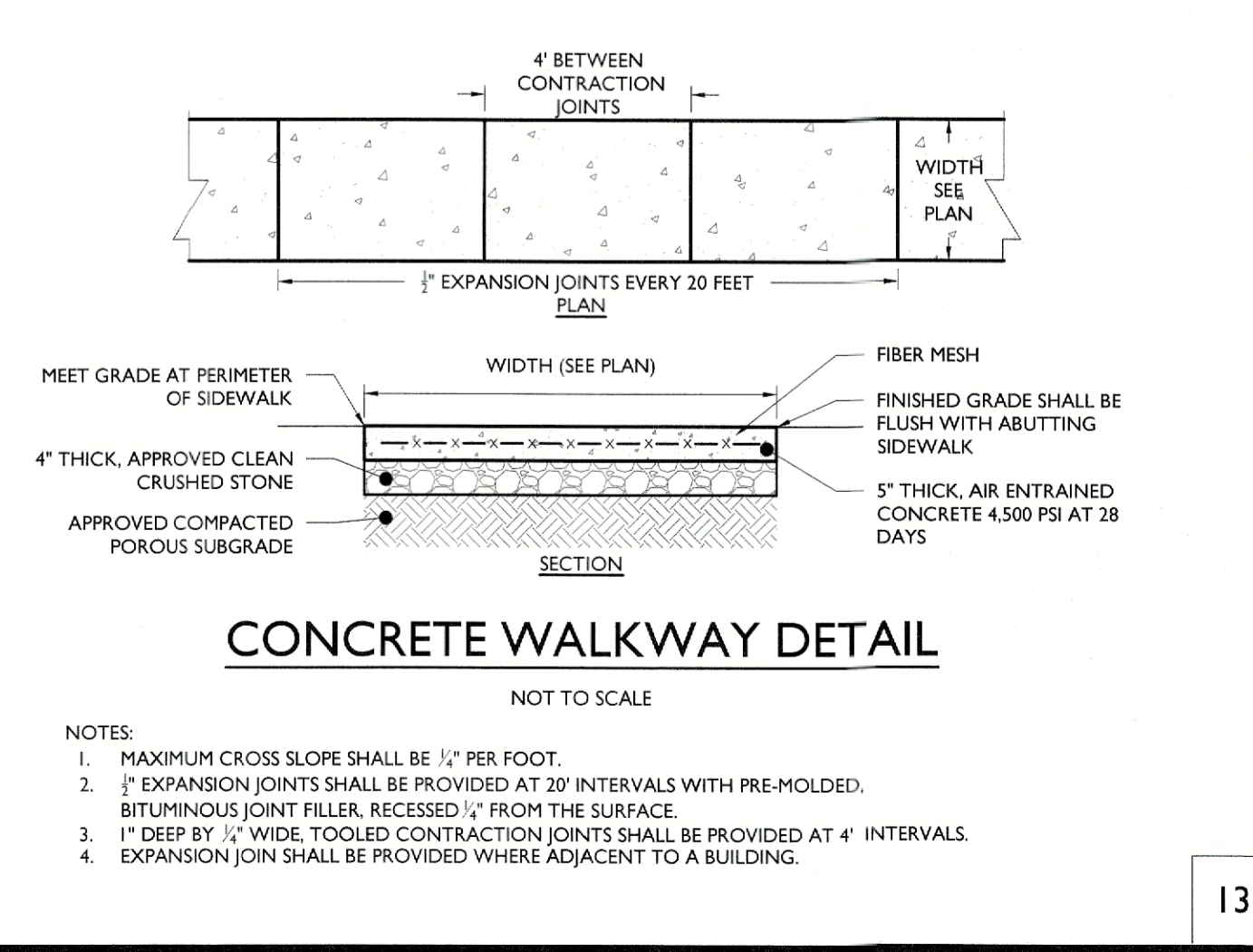
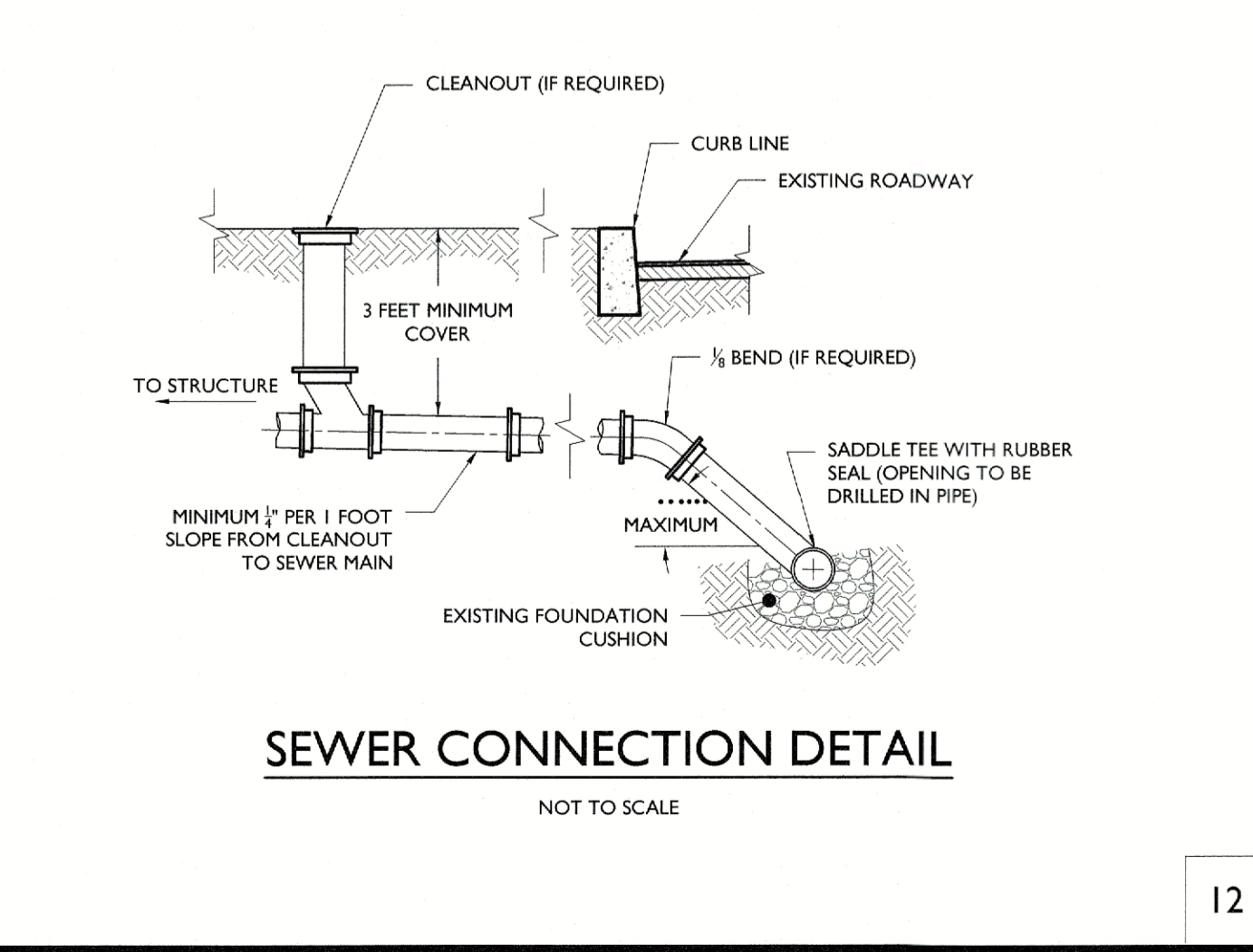
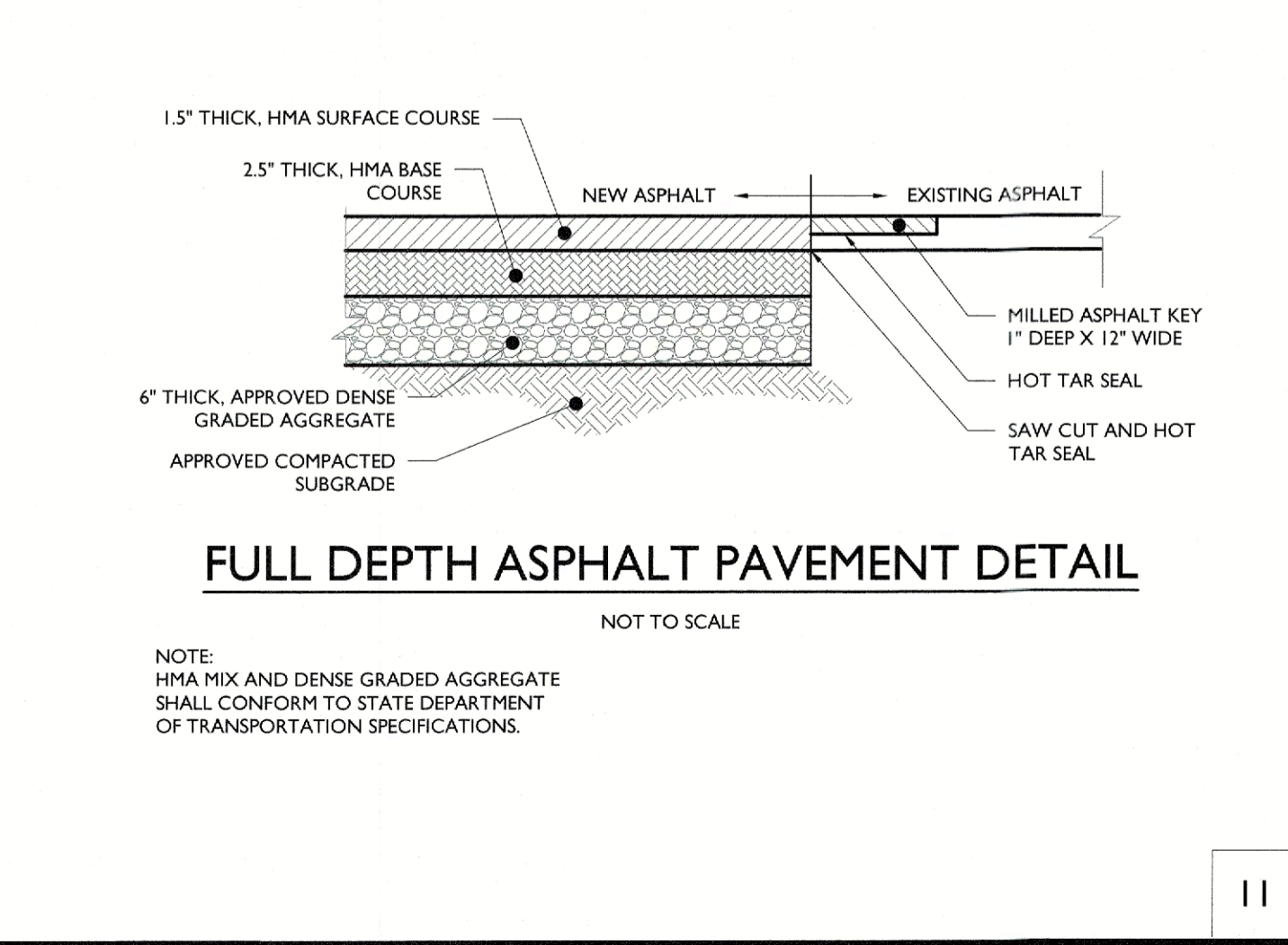
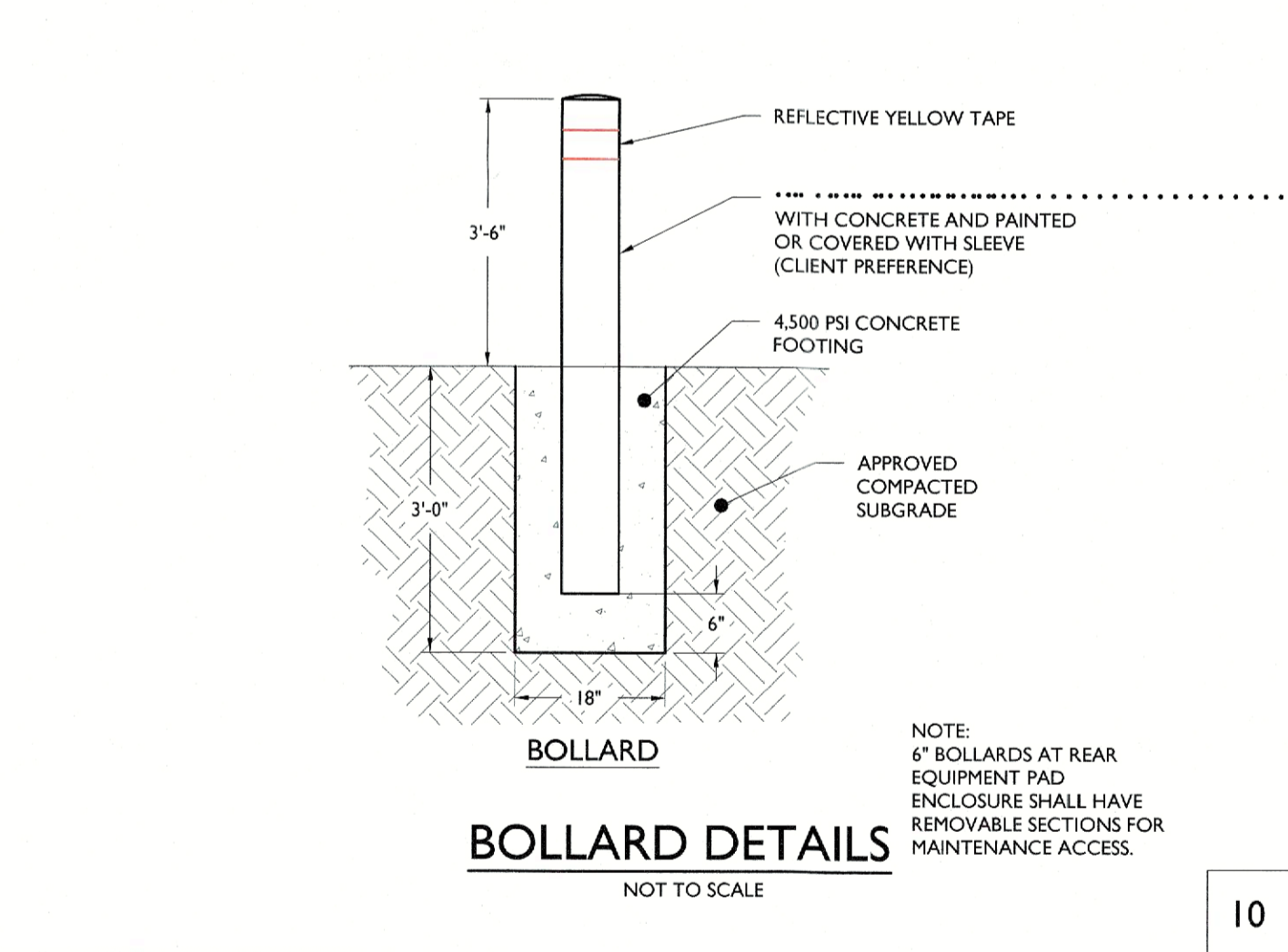
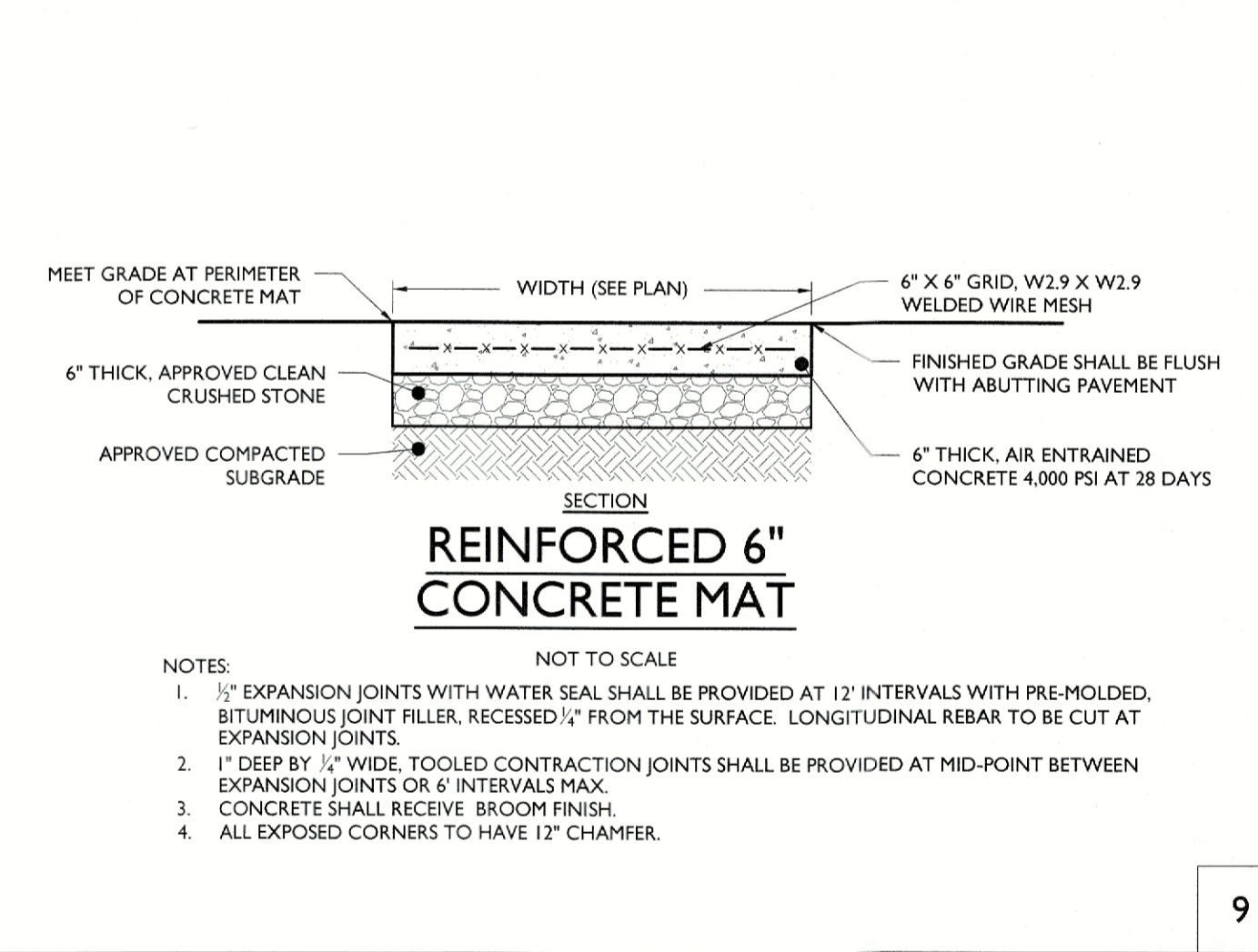
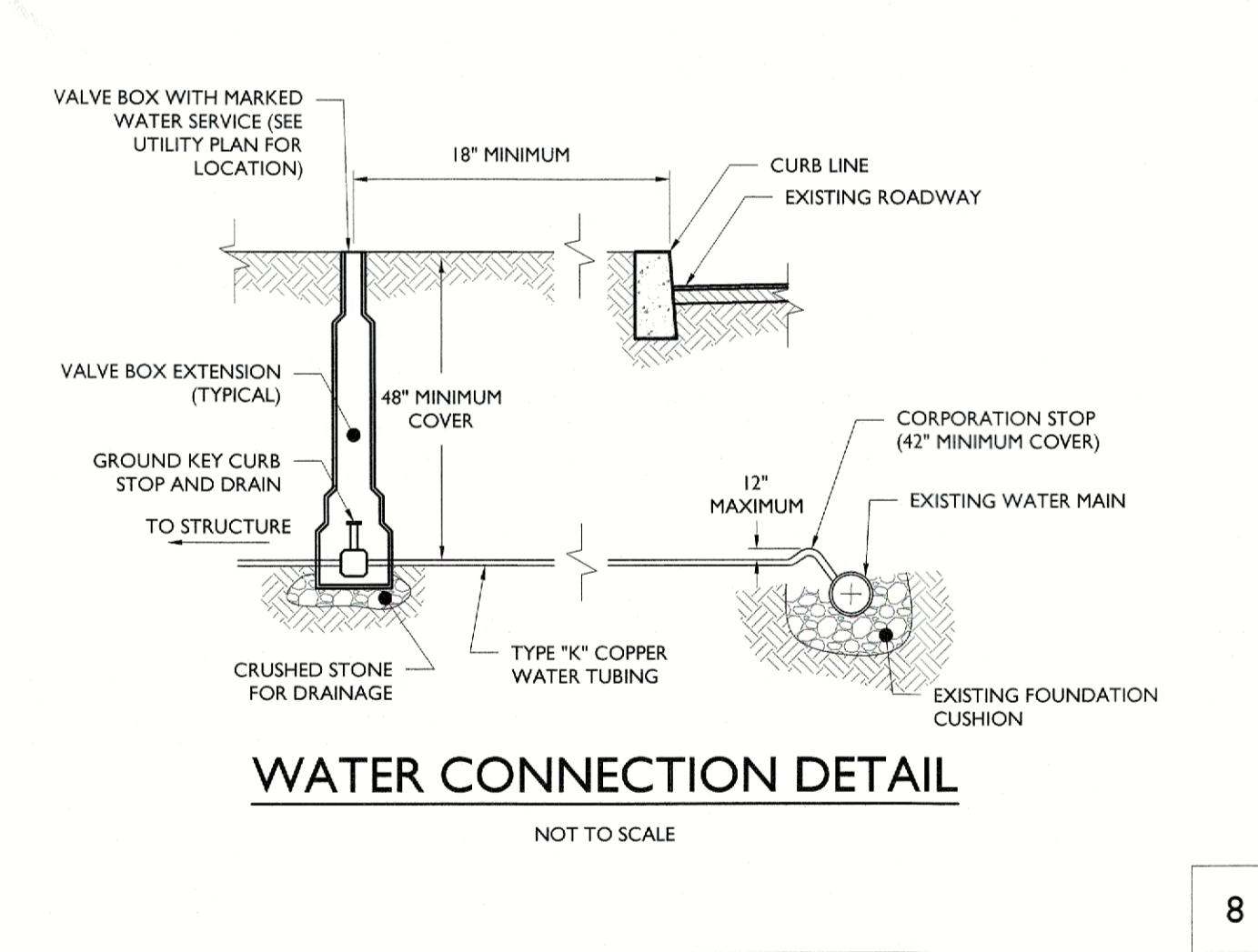
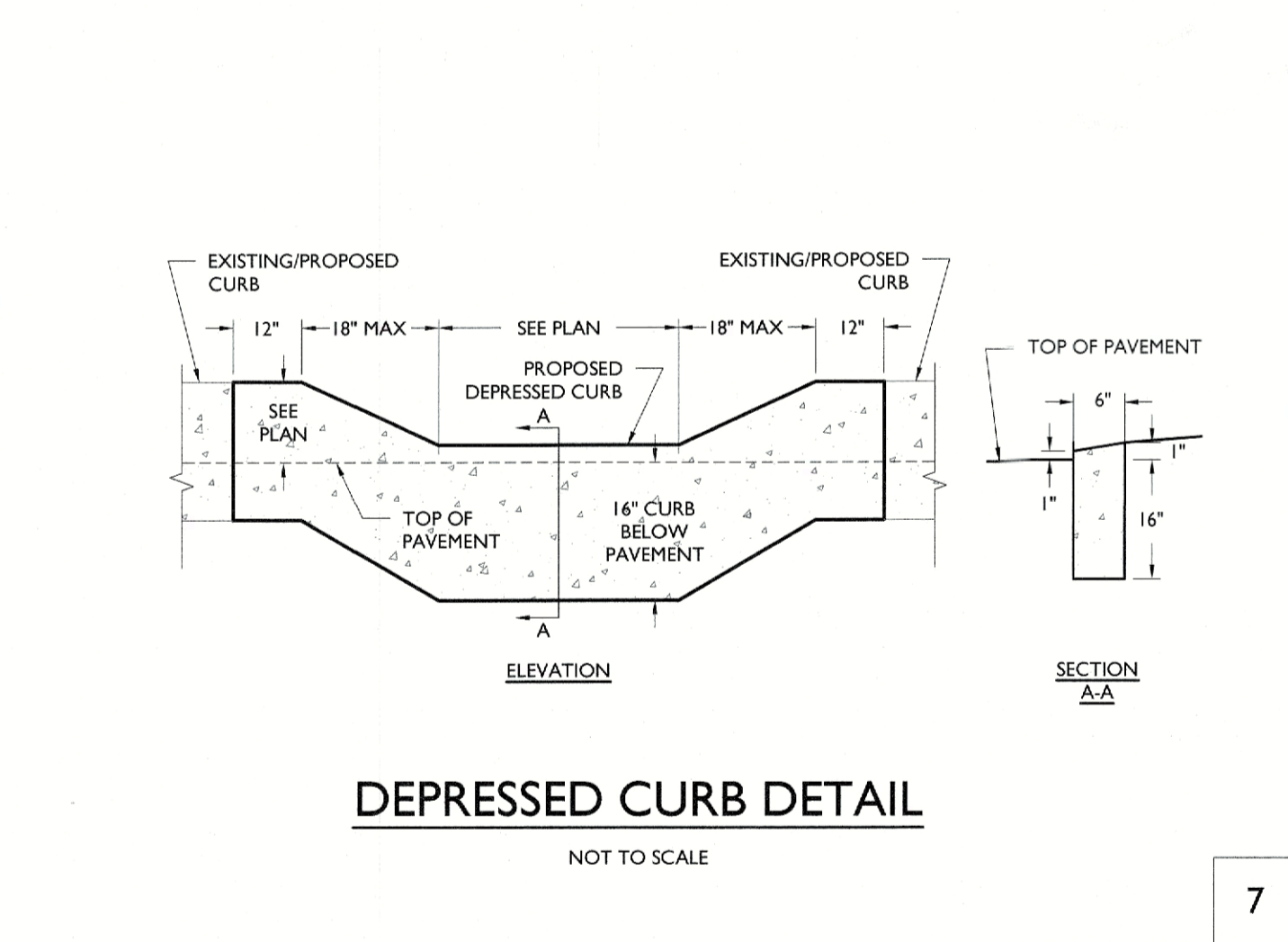
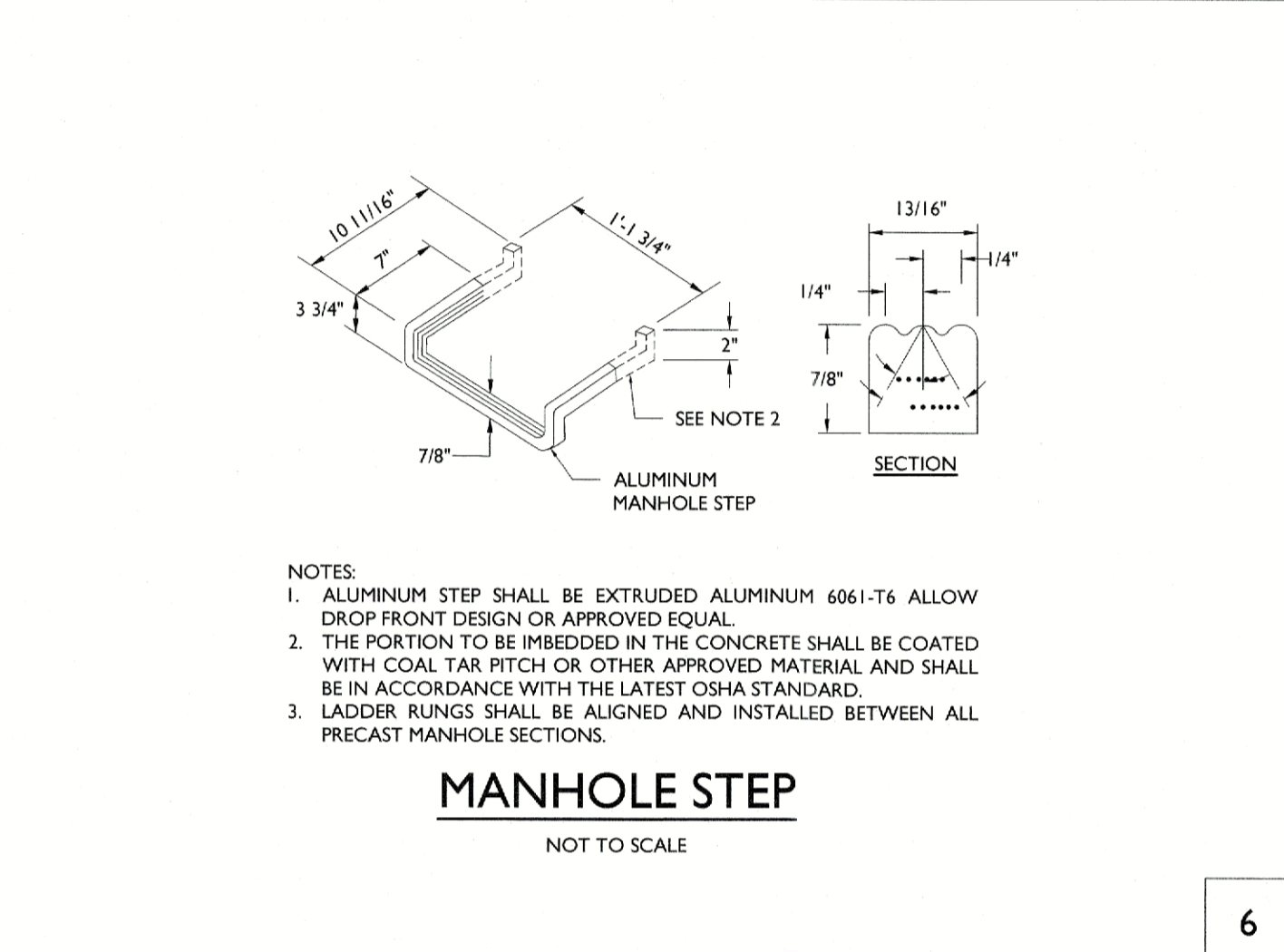
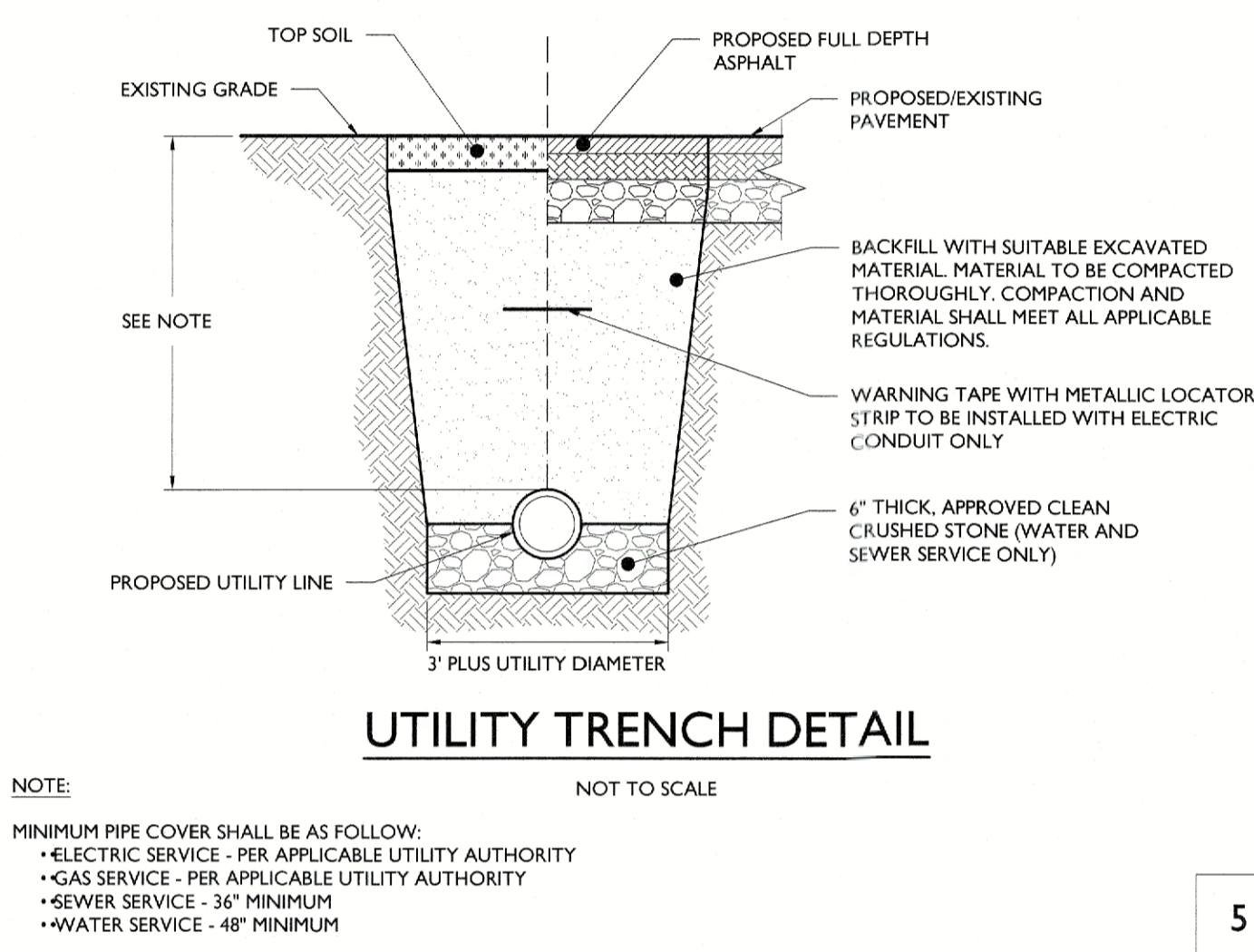
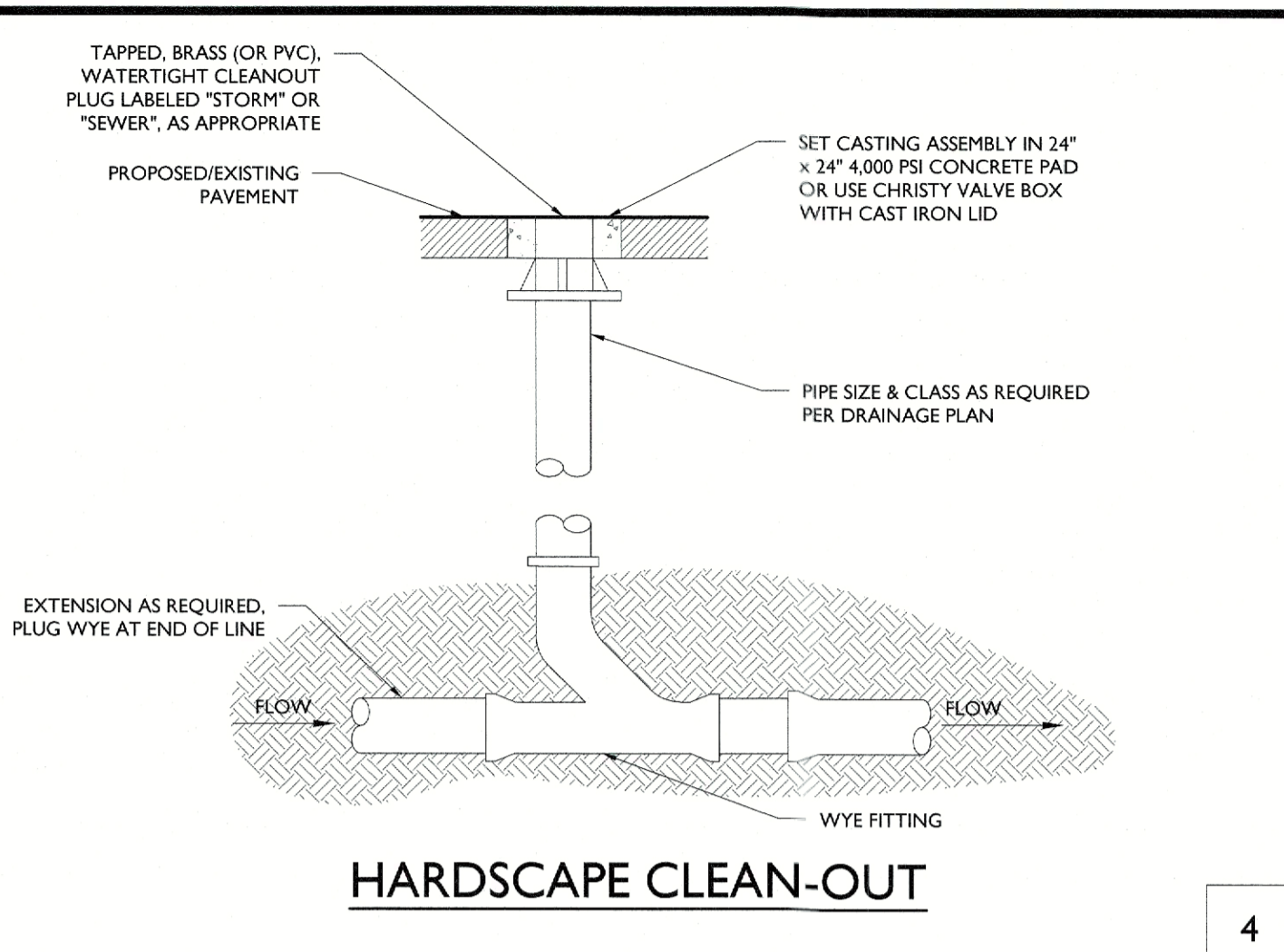
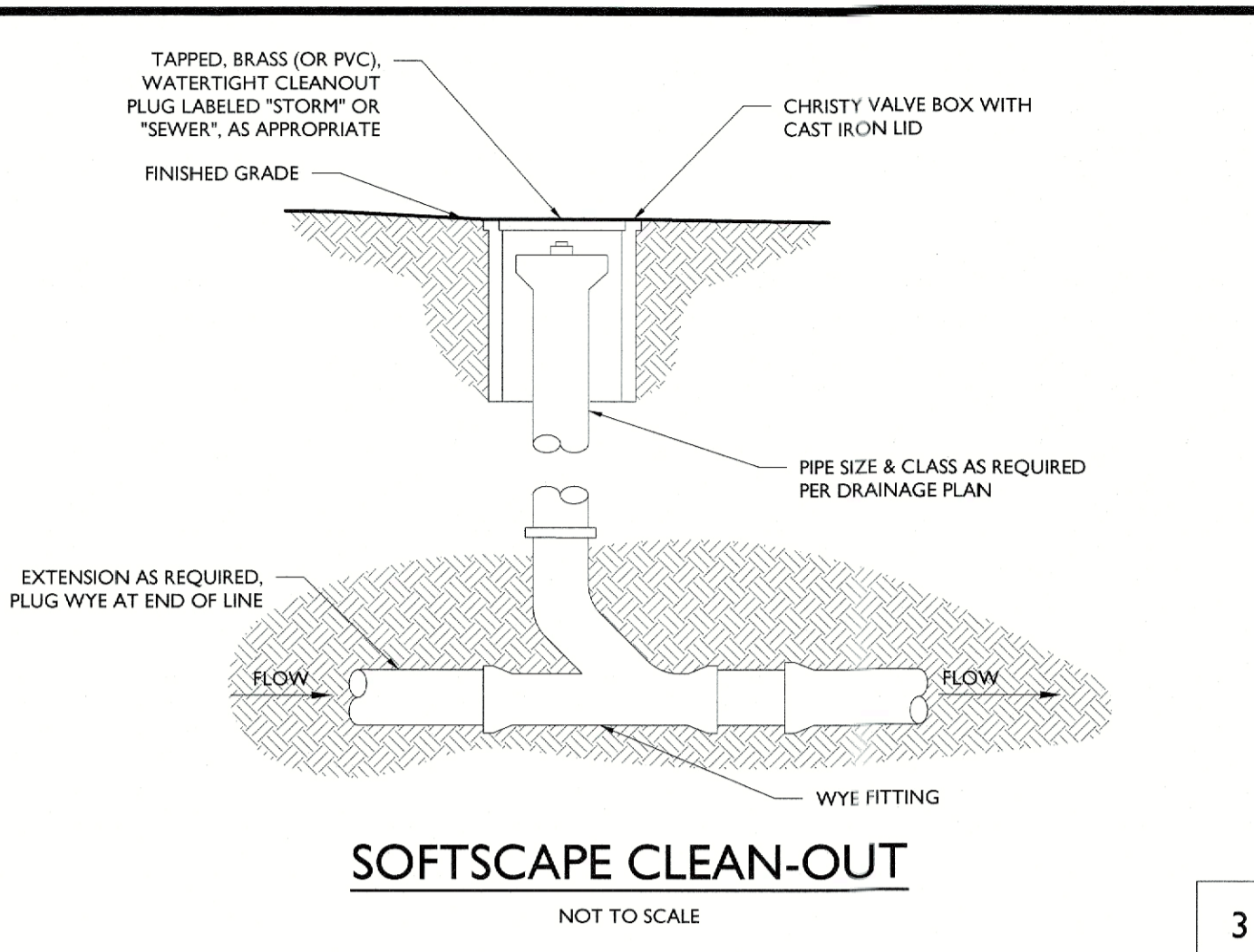
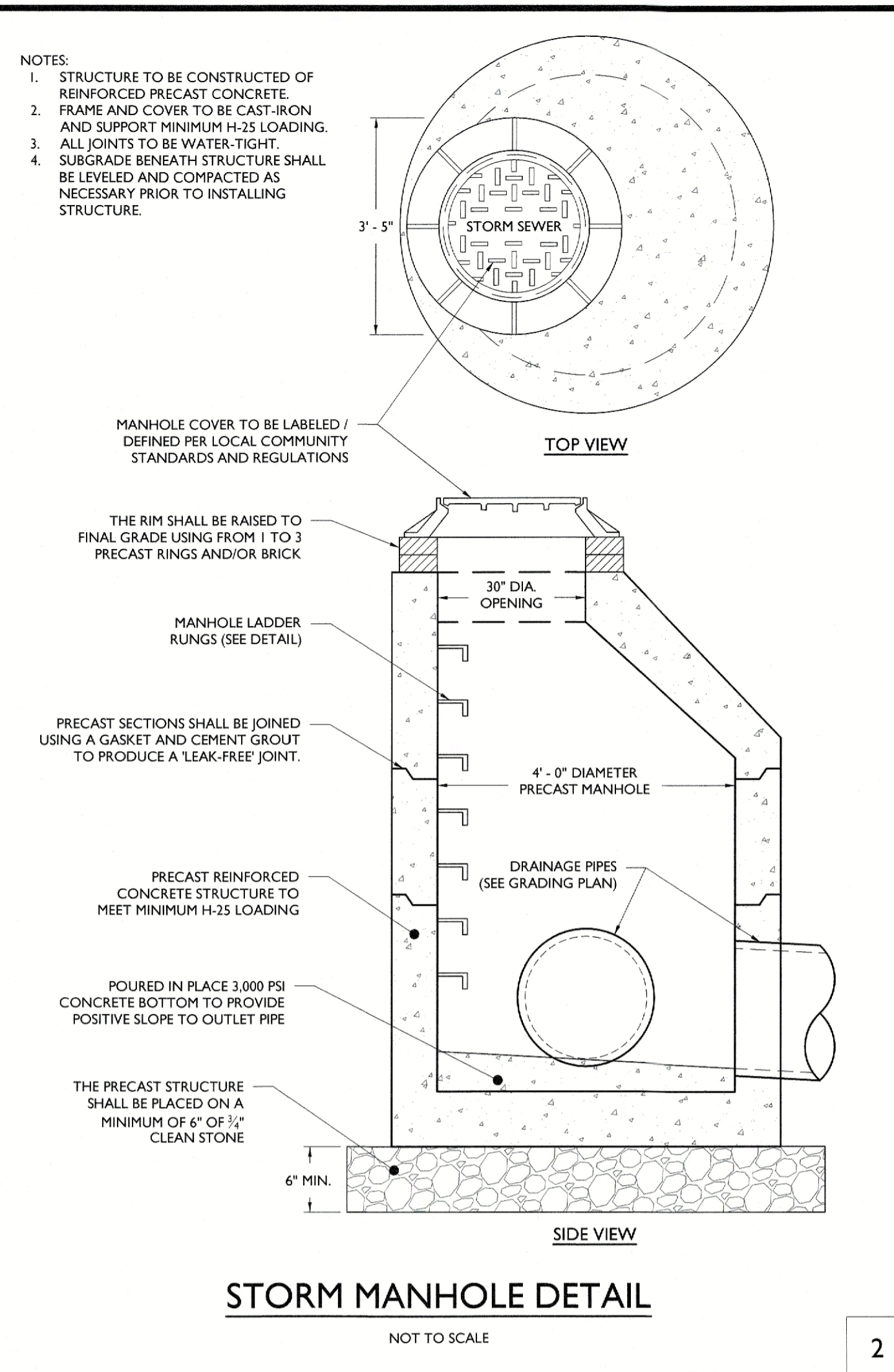
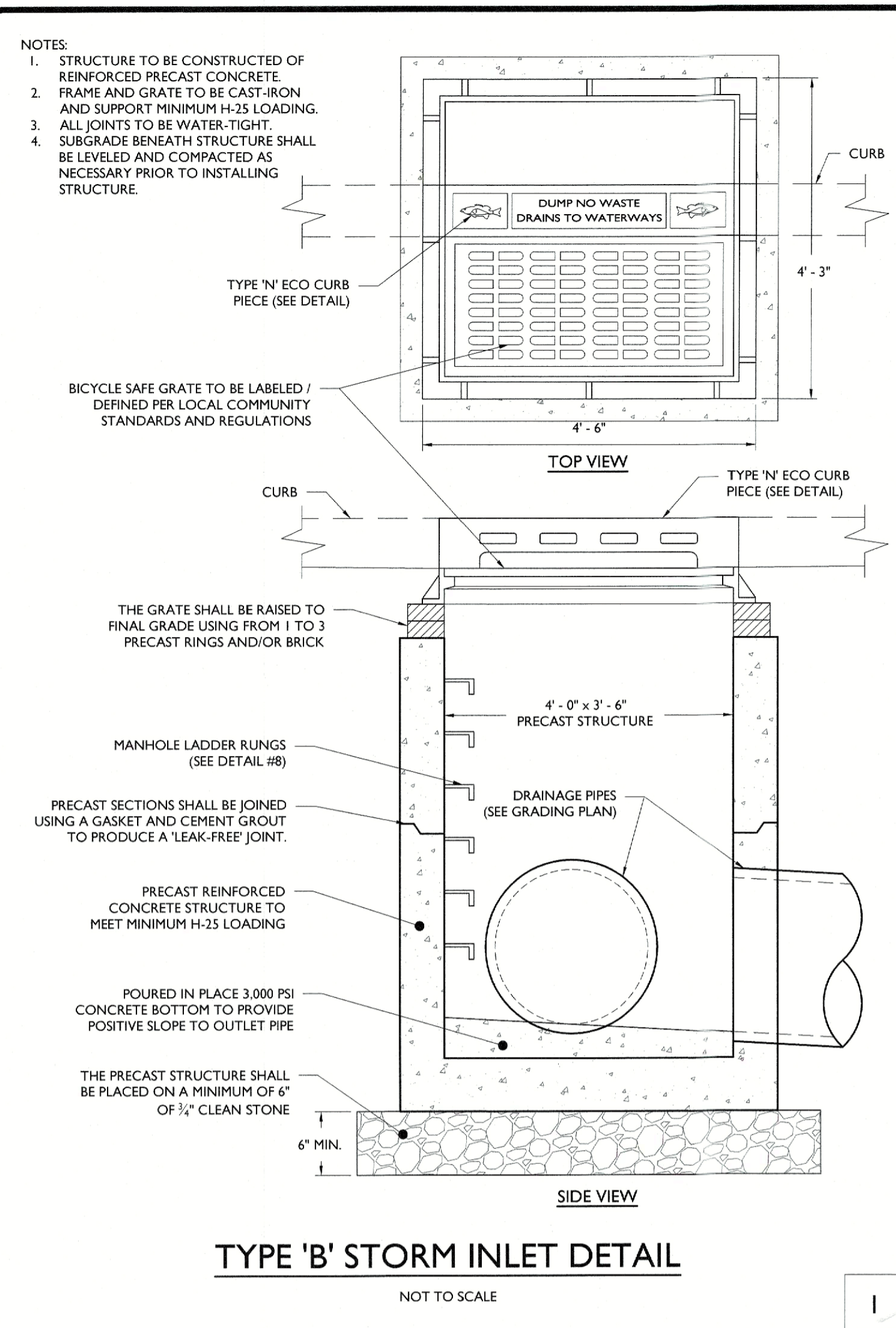
STONEFIELD
engineering & design

SCALE: 1" = XX' PROJECT ID: NYC-220349

TITLE:
CONSTRUCTION DETAILS

DRAWING:
C-12

Z:\CONTRACTS\2023\SPARK CAR WASH - 12251 NY 200 - TOWN OF NEWBURGH, NY\CADD\DWG\01-01-24\DWG



ISSUE	DATE	BY	DESCRIPTION
1	08/10/2024	OK	NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

SPARK
CAR WASH

BLOCK 96, LOTS 4 & 5
1229 NY-300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

STONEFIELD
engineering & design

SCALE: 1" = XX' PROJECT ID: NYC-220349

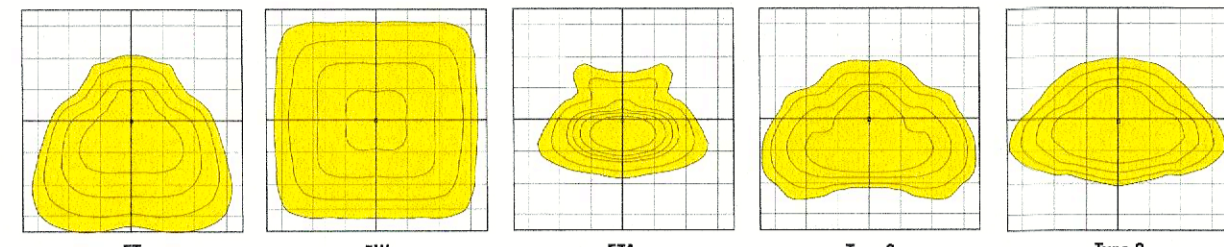
TITLE: **CONSTRUCTION DETAILS**

DRAWING: **C-13**

Z:\LICENSING\2024\NYC-220349\SPARK CAR WASH - 1229 NY-300, TOWN OF NEWBURGH, NY\CADD\DWG\08.DWG

LSI Mirada Medium - MRM Outdoor LED Area Light

Performance (Cont.)
All published luminaire photometric testing performed to IESNA LM-79 standards. ISO footcandle plots below demonstrate the Mirada (MRM) light patterns only. Not for total fixture output. For complete specifications and IES files, see website.



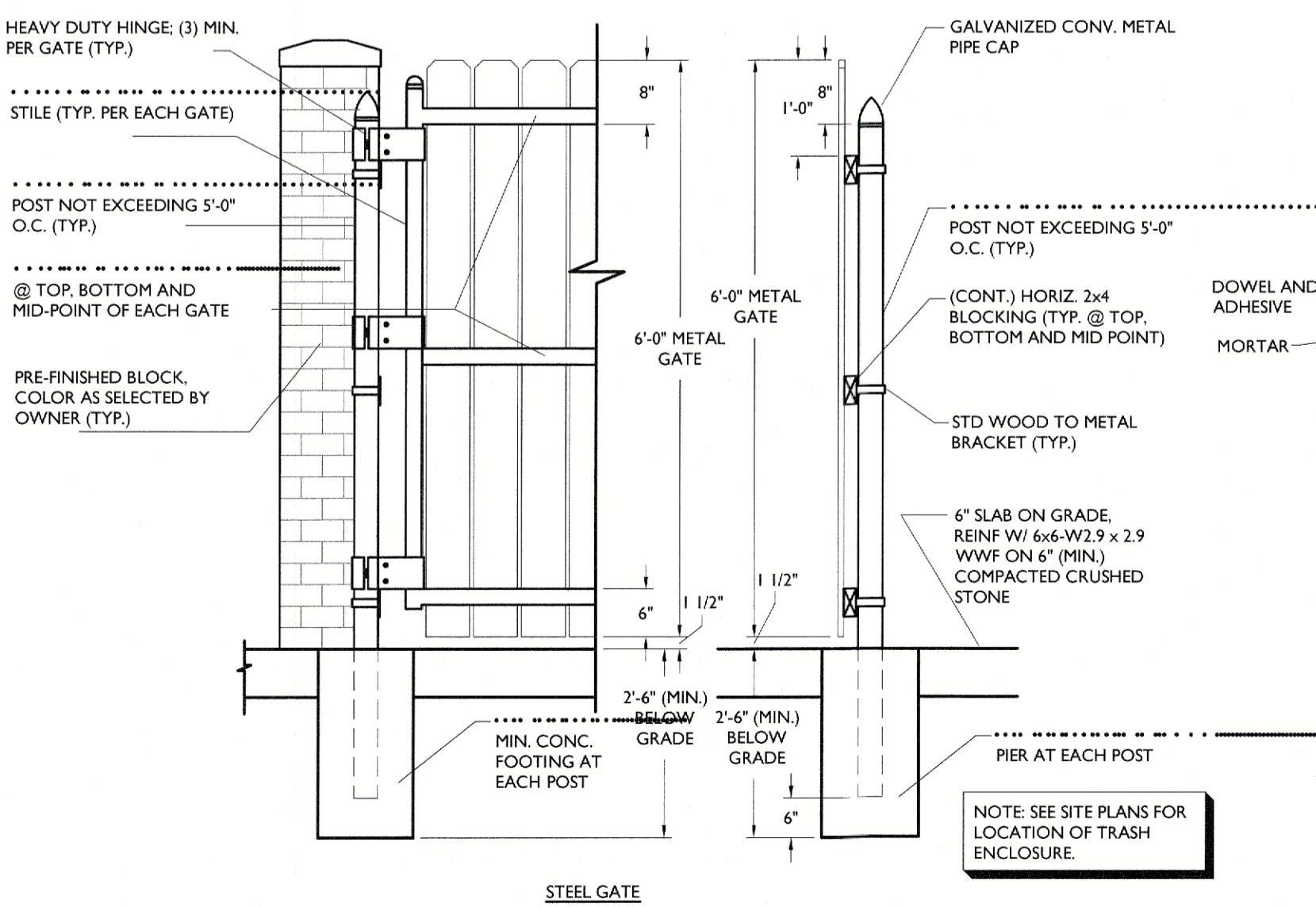
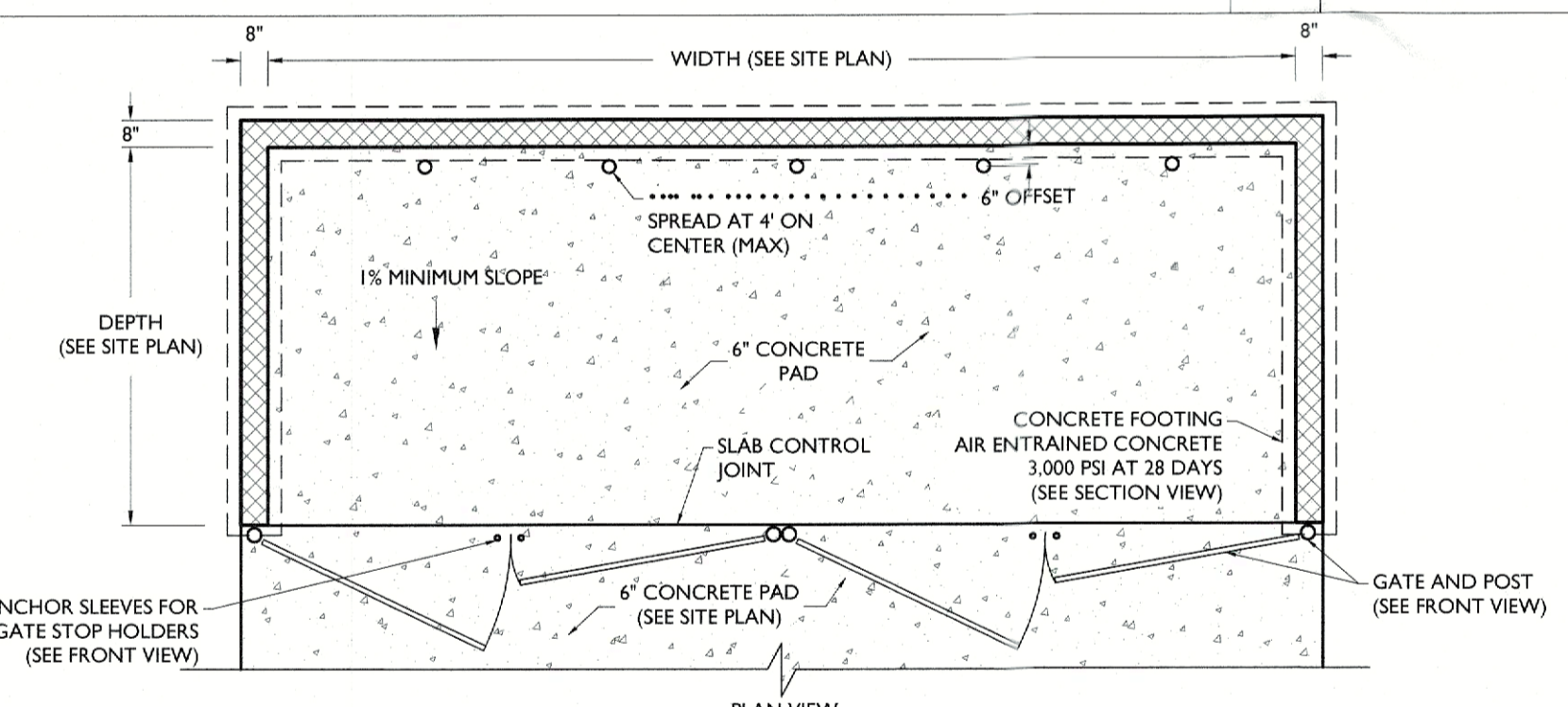
Ordering Guide
TYPICAL ORDER EXAMPLE: **MRM LED 36L SIL FTA UNV DIM 50 70CRI ALSCS04 BRZ IL**

Luminaire Profile	Light Source	Lumen Package*	Light Output	Distribution	Orientation†	Voltage	Driver
MRM Mirada	LED	2L - 2,000 lms 8L - 8,000 lms 12L - 12,000 lms 18L - 18,000 lms 24L - 24,000 lms 36L - 36,000 lms 42L - 42,000 lms	2 - Type 2 3 - Type 3 4 - Forward Throw	SIL - Silhouette 8 - Type 3 SW - Type 5 Wide FTA - Forward Throw	(Blank) - Standard L - Outlets recessed right 90 HW - High Voltage (347-489V)	UNV - Universal Voltage (120V-277V) HW - High Voltage (347-489V)	DMR - 9-10V Dimming (8-10%)

LSI Industries Inc. 10000 Alliance Rd. Cincinnati, OH 45242 • www.lsi-industries.com • (513) 372-3200 • LSI Industries Inc. All Rights Reserved. 1/29/20

FIXTURE 'A' SPECIFICATIONS

NOT TO SCALE



TRASH / RECYCLE ENCLOSURE DETAIL

NOT TO SCALE

G&G INDUSTRIAL LIGHTING
T 800.285.6780 E sales@ggled.net
www.ggled.net

UL LISTED DIRECT AC DRIVERLESS

GPX DRIVERLESS LINEAR

Low-Profile, Driverless Linkable IP67 LED Linear Luminaire

Product Features
Maintenance-Free Driverless Design
Connects directly to AC line voltage without an LED driver or electrolytic capacitors, for extreme reliability and lifetime. Requires zero maintenance.
Easy to Install Quick-Connect Cabling
Convenient push-and-click connectors and cabling make GPX Series fixtures easy to install and daisy chain.
Coextruded Copolyester/Aluminum Housing
Our patented process combines copolyester and aluminum together with no seals or gaskets. The result is a single piece enclosure with excellent heat-sinking characteristics for long lifetime.
Superior Chemical & UV Resistance
Seamless polymer outer shell provides IP67 ingress protection and is specialized for superior chemical resistance. An additional protective coating is available which integrates a UV inhibitor and UV blocker for outdoor applications.

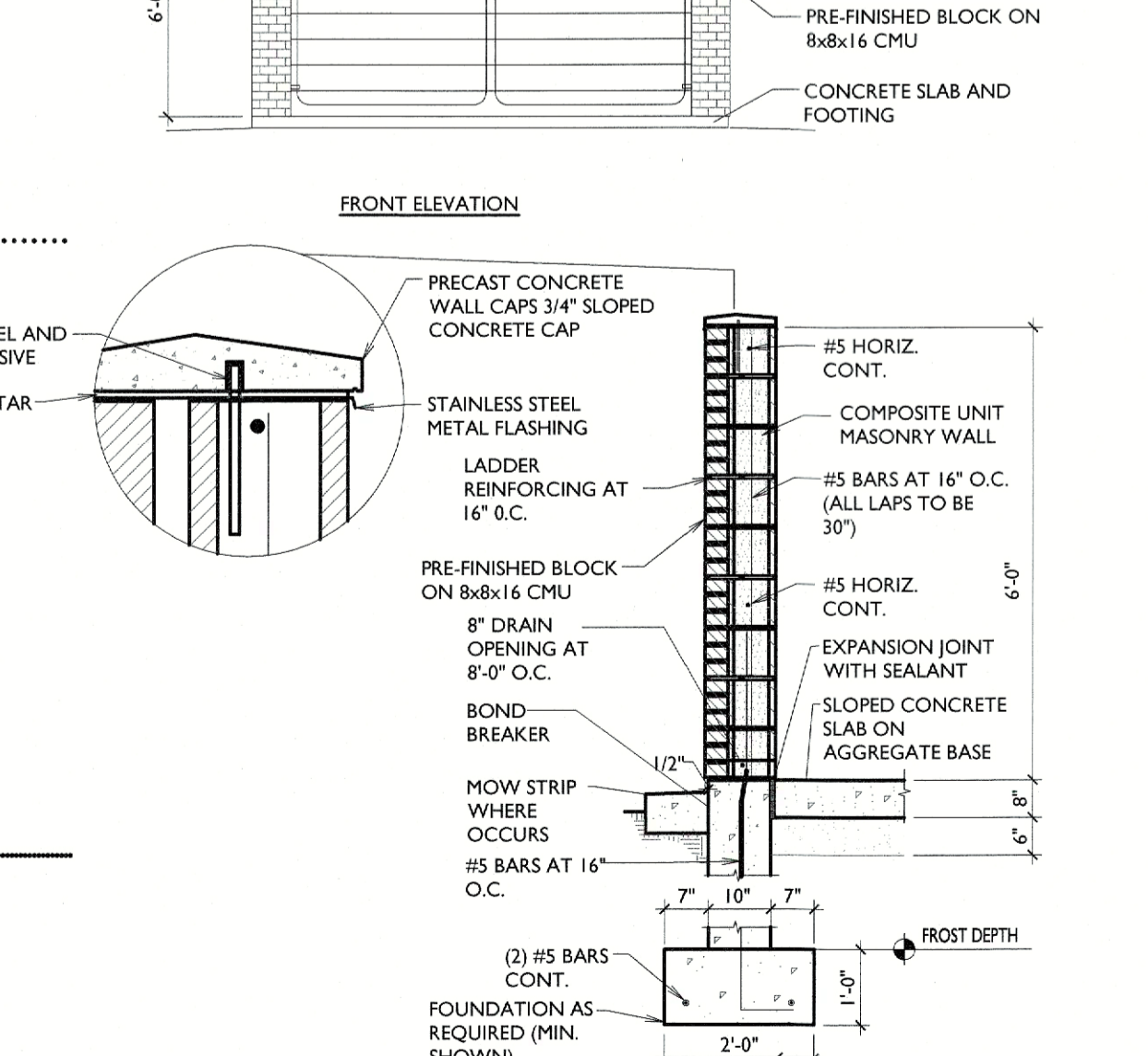
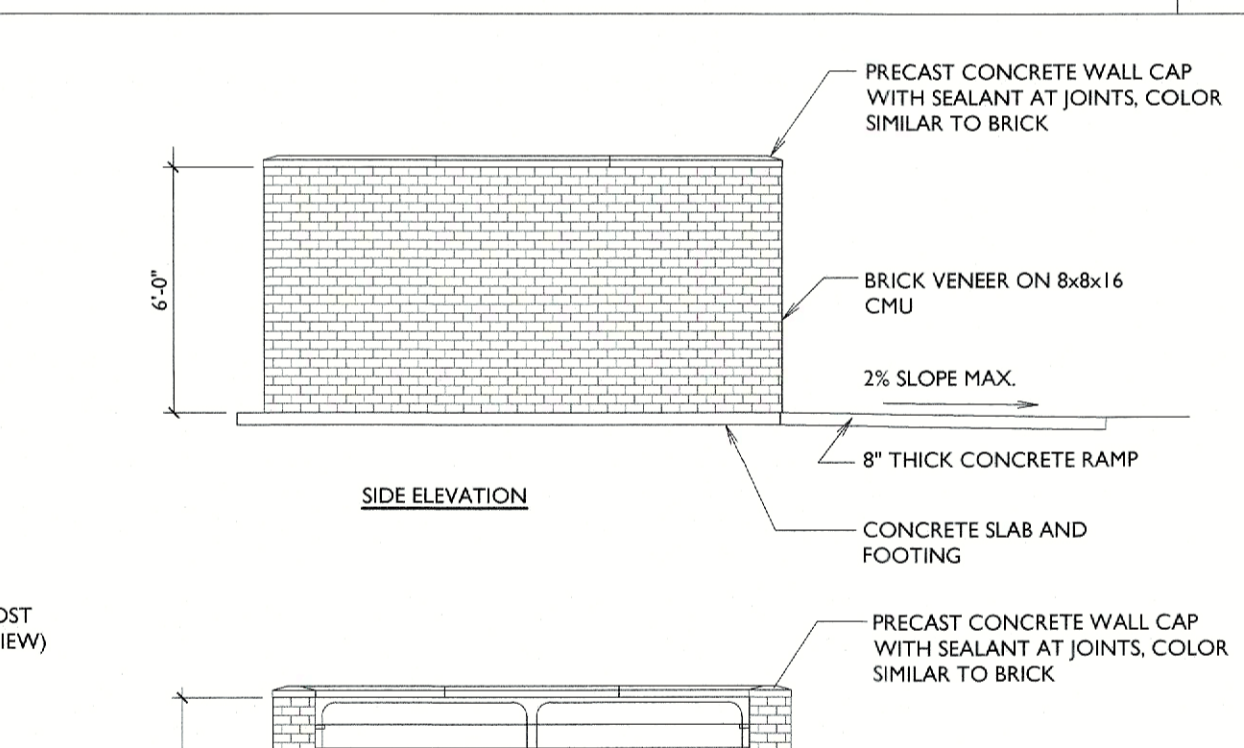
Ordering Information

Product	Length	Lumen Output	Color Temp.	Lens Diffusion	UV Protection	Through Wind	Voltage
GPX 2	30"	3,000 lms	27-3000K	Blank	UV-300	Blank	120V
GPX 4	48"	4,800 lms	27-3000K	Blank	UV-300	Blank	120V
GPX 6	72"	7,200 lms	27-3000K	Blank	UV-300	Blank	120V
GPX 8	96"	9,600 lms	27-3000K	Blank	UV-300	Blank	120V

STRONG. SIMPLE. COMPACT.

FIXTURE 'B' SPECIFICATIONS

NOT TO SCALE



TRASH / RECYCLE ENCLOSURE DETAIL

NOT TO SCALE

LSI Mirada Wall Sconce - XWM Outdoor LED Wall Sconce

Ordering Guide
TYPICAL ORDER EXAMPLE: **XWM 2 LED 03L 27 UE BRZ ALSC**

Luminaire Profile	Distribution	LED Technology	Lumen Package*	Color Temp.	Voltage	Finish	Controls (Choose One)	Options
XWM - Mirada Wall Sconce	2 - Type 2 3 - Type 3 4 - Forward Throw	LED	2L - 2,000 lms 4L - 4,000 lms 6L - 6,000 lms 8L - 8,000 lms 12L - 12,000 lms	27-3000K 40-4000K 50-5000K 57-5700K 90-9000K	UE - Universal Voltage (120V-277V) HW - High Voltage (347-489V)	BRZ - Bronze BLK - Black GPT - Graphite MSV - Metallic Silver WHT - White PLP - Platinum Plus SVC - Satin Vents Green	Wired/Remote Controls ALSC01 - At-Link Sconce Control System with 8-12 Motion Sensor† ALSC02 - At-Link Sconce Control System with 12-20 Motion Sensor† ALSC03 - At-Link Sconce Control System with 12-20 Motion Sensor†	BB - Battery Backup CHMB - Cold Weather Battery Heating XPM - Pole Mounting Bracket

Accessory Ordering Information

Description	Order Number	Description	Order Number
XWM SW BLK - Surface Wiring Box (Available in black only)	SWP04BLK	DFK08 - Double Fusing	DFK08P
F4120 - Single Fusing	FK02P	DFK40 - Double Fusing	DFK40P
F4120 - Single Fusing	FK02P	DFK40 - Double Fusing	DFK40P
F4120 - Single Fusing	FK02P	DFK40 - Double Fusing	DFK40P



FIXTURE 'C' SPECIFICATIONS

NOT TO SCALE

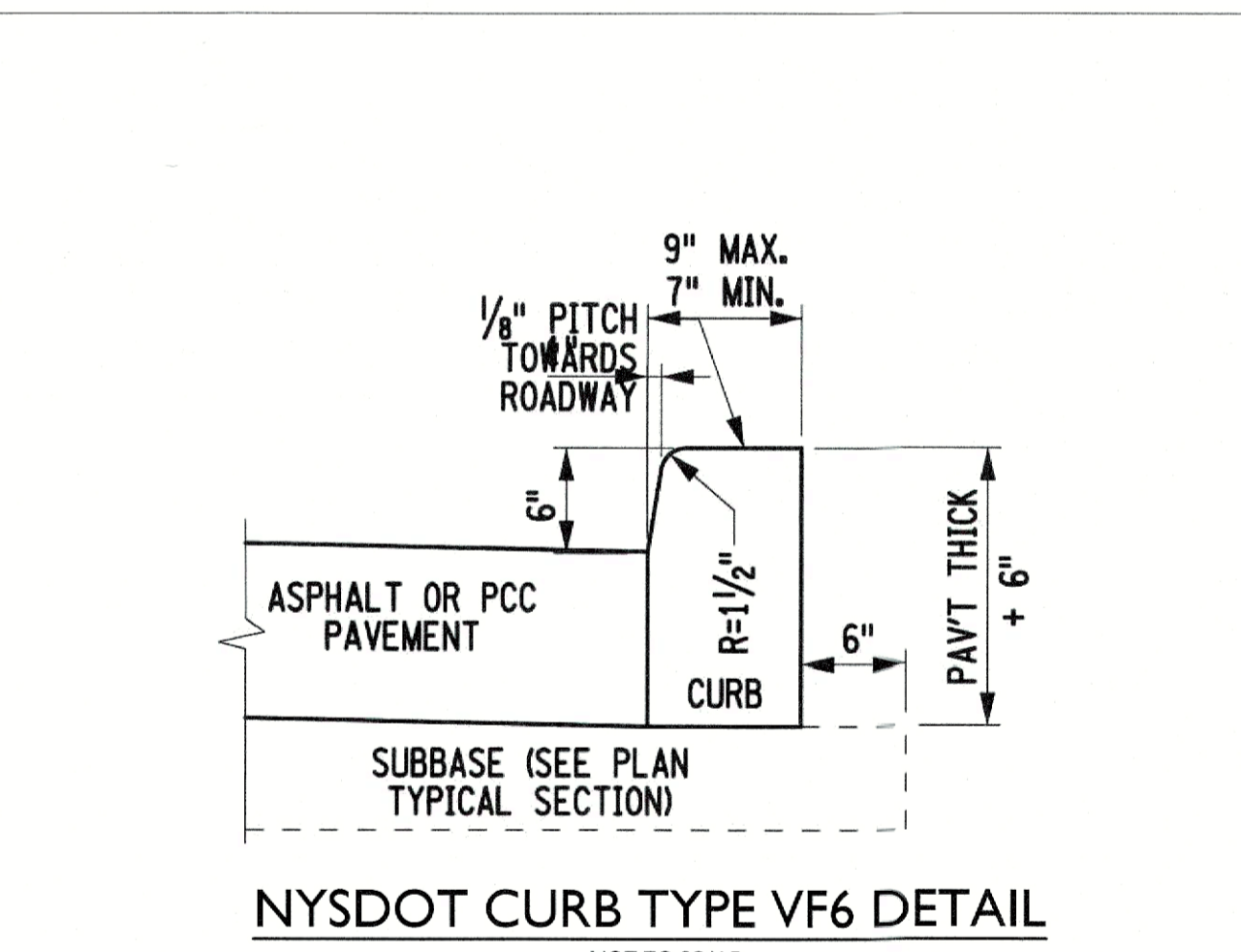


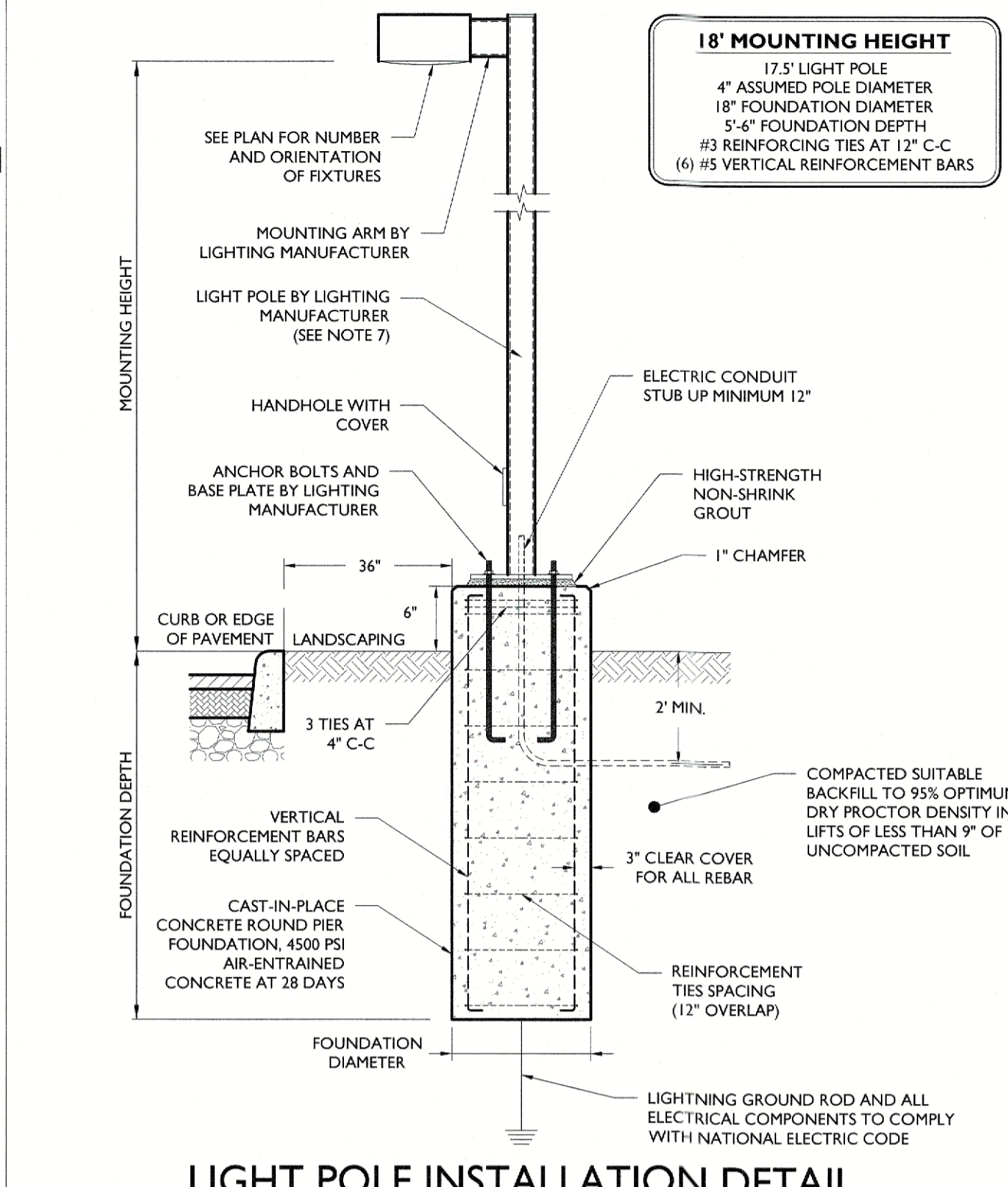
TABLE 8 TAPER METHOD VALUES

DRIVEWAY CLASSIFICATION	TAPER (1:1')	LAYOUT DISTANCE
RESIDENTIAL	1:2	28'
MINOR COMMERCIAL	1:1 1/2	41'

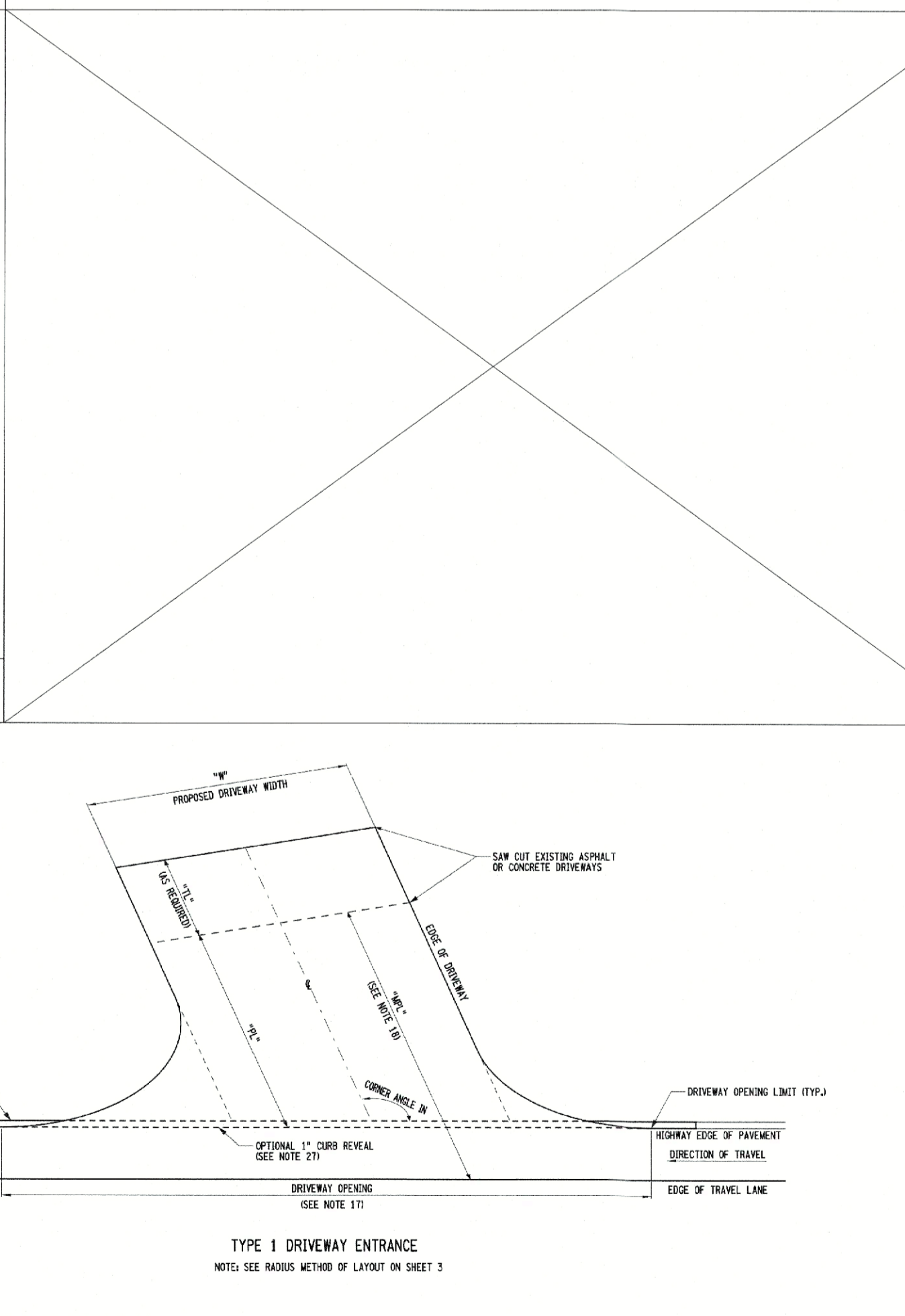
LAYOUT DISTANCE IS MEASURED FROM THE INSIDE EDGE OF OUTERMOST TRAVEL LANE, TO THE LAYOUT LINE.

NYSDOT DRIVEWAY TYPE I DETAIL

NOT TO SCALE



- NOTES:**
- MINIMUM SOIL BEARING PRESSURE OF 1500 PSF, SOIL FRICTION ANGLE OF 30 DEGREES, AND SOIL DRY UNIT WEIGHT OF 120 PCF SHALL BE CONFIRMED IN THE FIELD BY A QUALIFIED PROFESSIONAL.
 - CAST-IN-PLACE CONCRETE SHALL BE CONSOLIDATED USING VIBRATOR.
 - ALL REBAR TO BE NEW GRADE 60 STEEL.
 - PRE-CAST PILES ACCEPTABLE UPON WRITTEN APPROVAL OF SHOP DRAWING BY ENGINEER.
 - CONCRETE TO BE INSTALLED A MINIMUM OF 7 DAYS PRIOR TO INSTALLING LIGHT POLE. POURED CONCRETE MIX REQUIRED TO OBTAIN 80% OF DESIGN STRENGTH PRIOR TO INSTALLING LIGHT POLE.
 - CONCRETE SHALL HAVE A MAXIMUM SLUMP OF 4" (WITHIN 1" TOLERANCE).
 - POLE SHALL BE RATED FOR 10 MPH HIGHER THAN MAXIMUM WIND SPEED 33FT ABOVE GROUND FOR THE AREA BASED ON ANSI/ASCE 7-93.
 - POUR TO BE TERMINATED AT A FORM.
 - WORK SHALL CONFORM TO ACI BEST PRACTICES FOR APPROPRIATE TEMPERATURE AND WEATHER CONDITIONS.
 - CONTRACTOR TO TEMPORARILY SUPPORT ADJACENT SOIL AND STRUCTURES DURING EXCAVATION IF REQUIRED.



NYSDOT DRIVEWAY TYPE I DETAIL

NOT TO SCALE

NO.	DATE	ISSUE	BY	DESCRIPTION
1	05/10/2024	OK		INTSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

SPARK CAR WASH LLC

PRELIMINARY & MAJOR SITE PLAN SET

PROPOSED CAR WASH

BLOCK 96, LOTS 4 & 5
11219 NY-300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

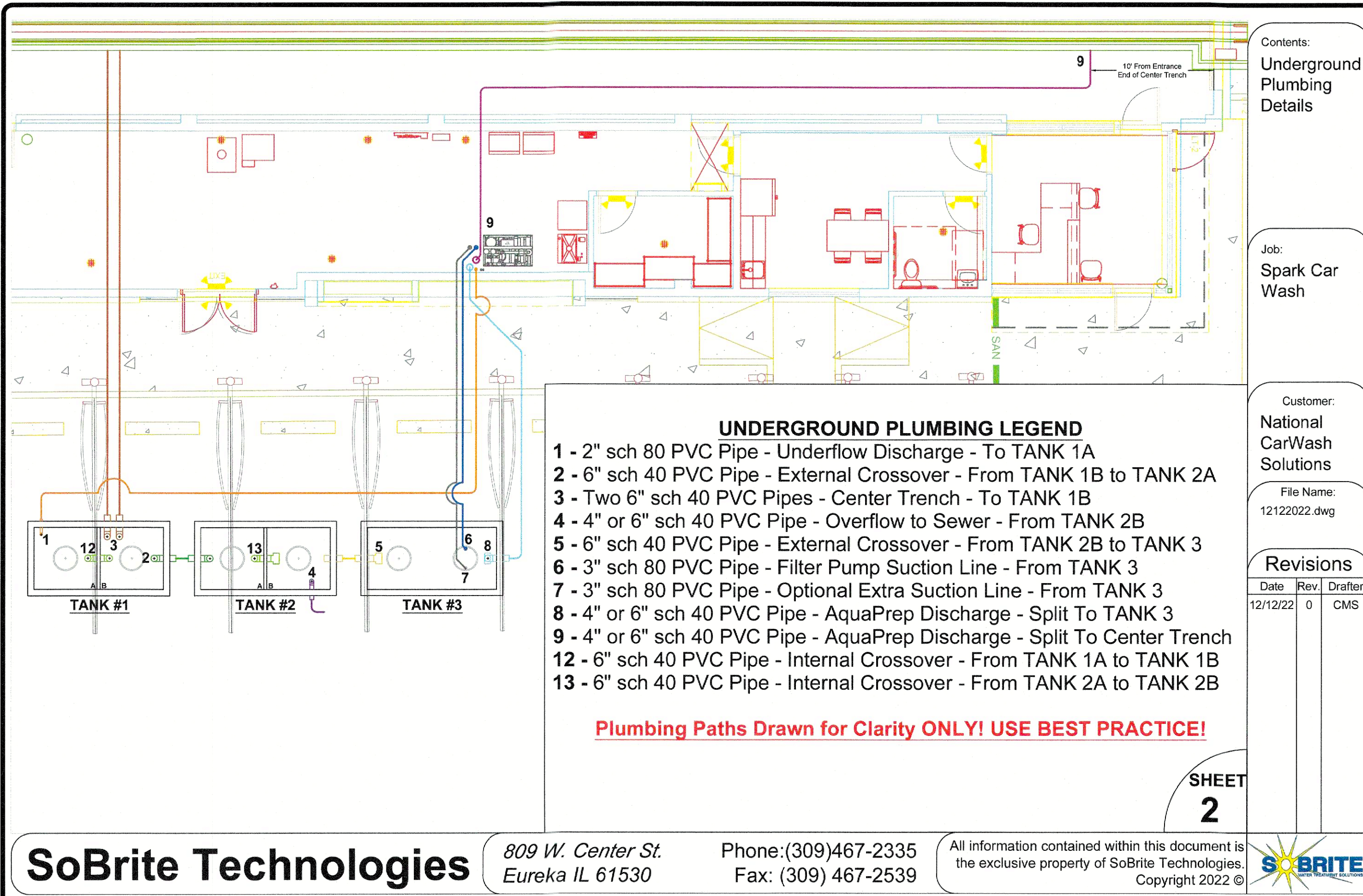
JEFFREY H. MARTELL, P.E.
NEW YORK LICENSE NO. 8650
LICENSED PROFESSIONAL ENGINEER

STONEFIELD engineering & design

SCALE: 1" = XX' PROJECT ID: NYC-220349

TITLE: **CONSTRUCTION DETAILS**

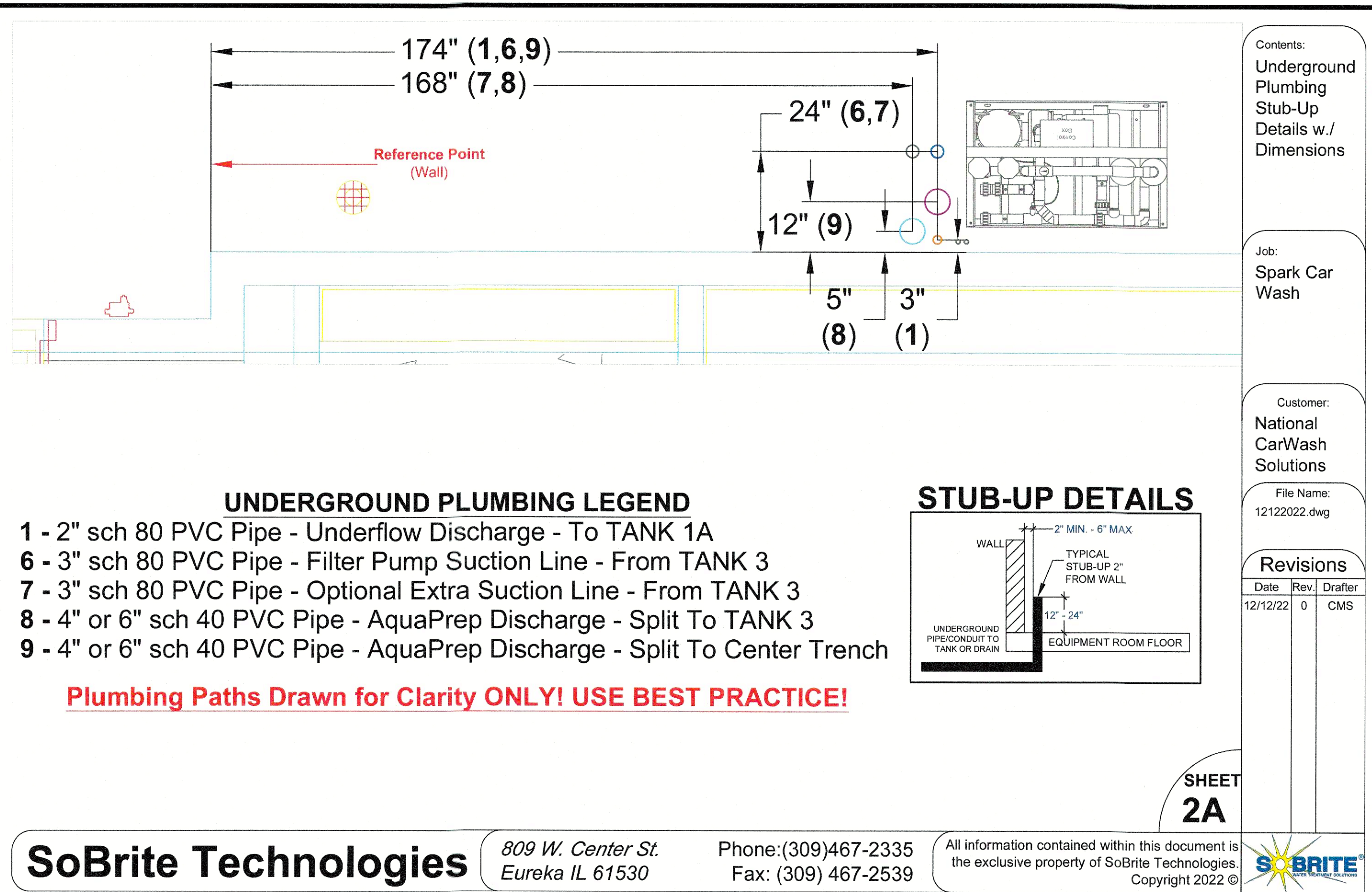
DRAWING: **C-14**



SoBrite Technologies 809 W. Center St. Eureka IL 61530 Phone:(309)467-2335 Fax: (309) 467-2539

All information contained within this document is the exclusive property of SoBrite Technologies. Copyright 2022 ©

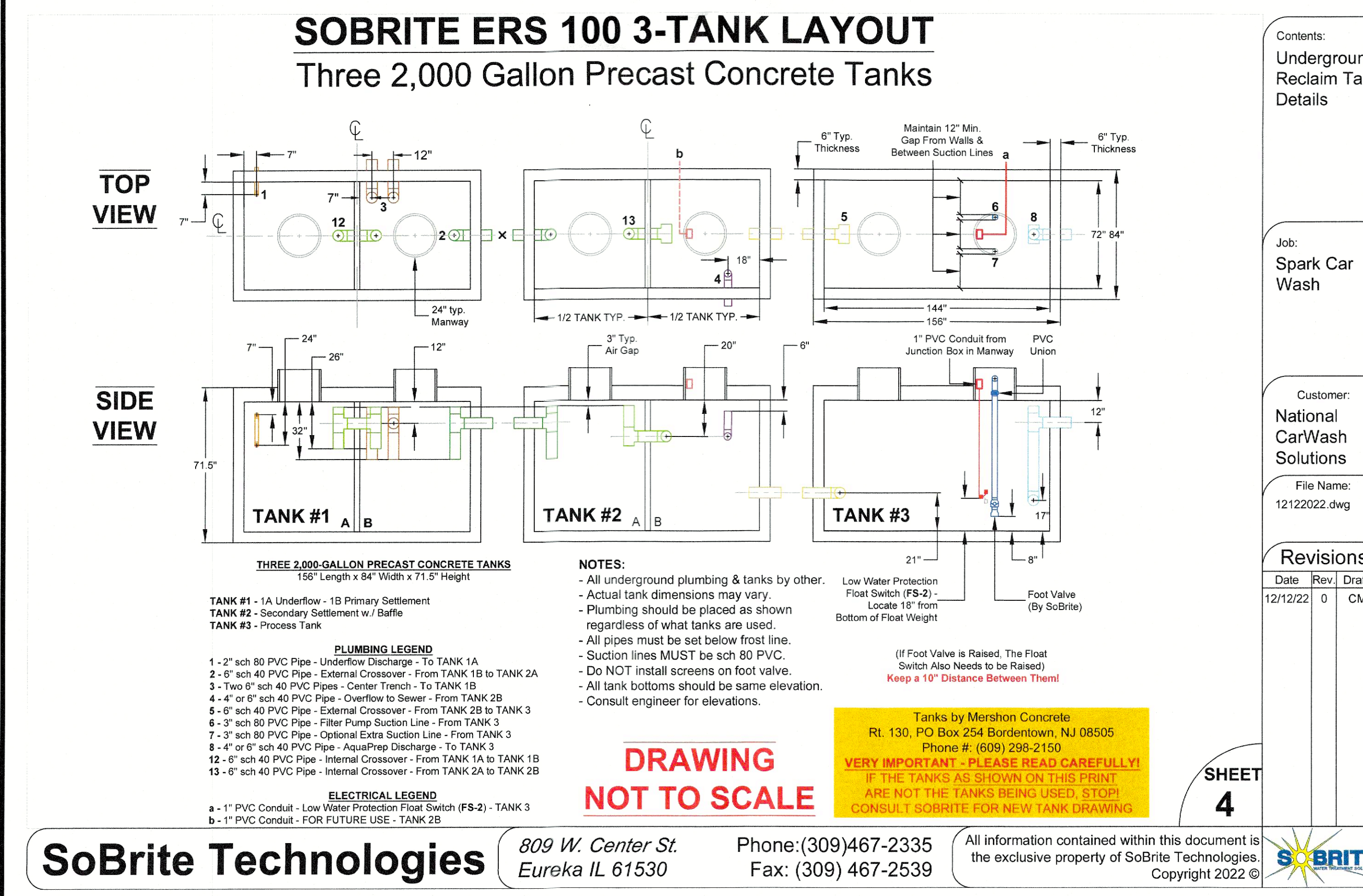
SoBrite



SoBrite Technologies 809 W. Center St. Eureka IL 61530 Phone:(309)467-2335 Fax: (309) 467-2539

All information contained within this document is the exclusive property of SoBrite Technologies. Copyright 2022 ©

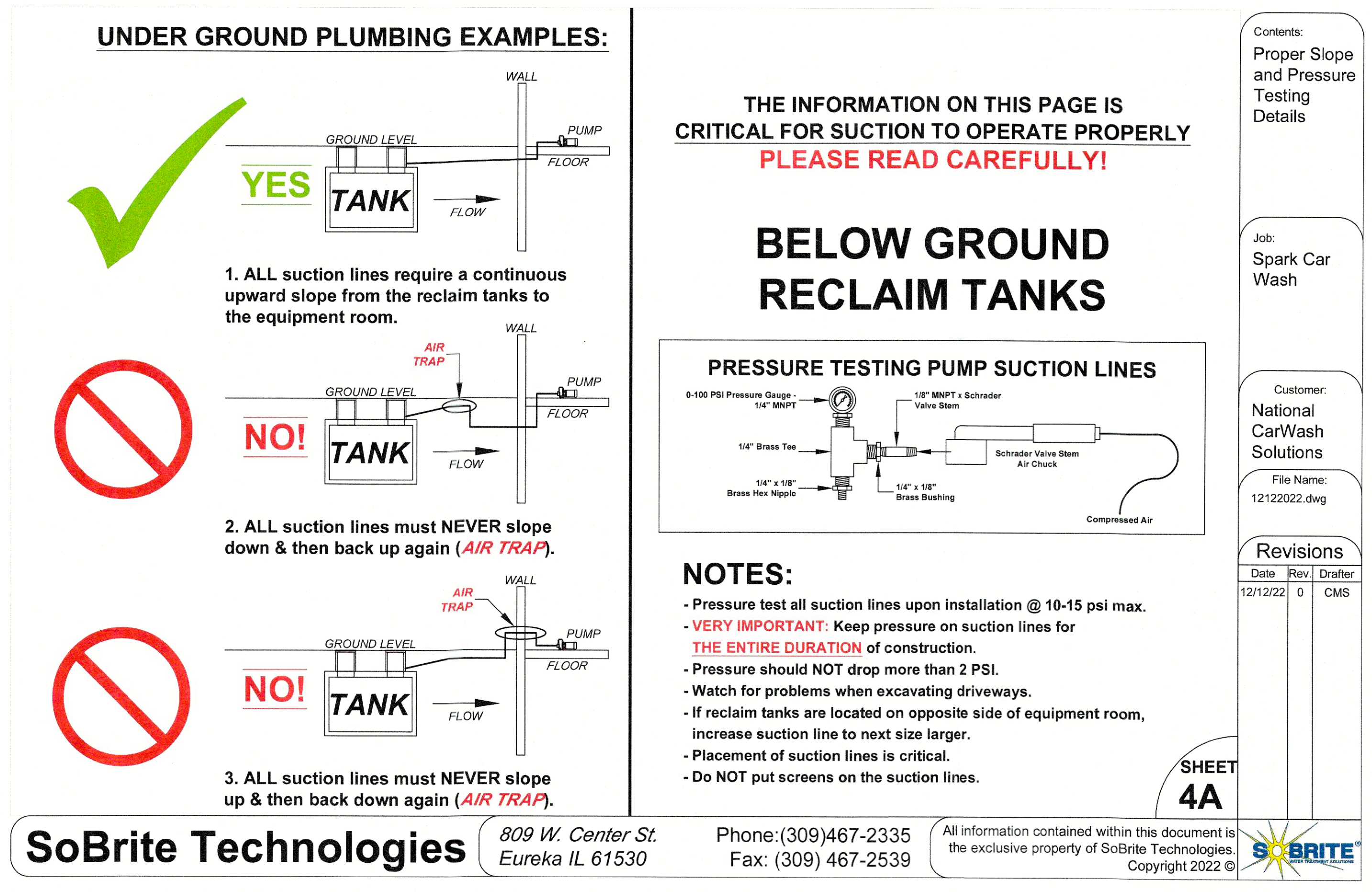
SoBrite



SoBrite Technologies 809 W. Center St. Eureka IL 61530 Phone:(309)467-2335 Fax: (309) 467-2539

All information contained within this document is the exclusive property of SoBrite Technologies. Copyright 2022 ©

SoBrite



SoBrite Technologies 809 W. Center St. Eureka IL 61530 Phone:(309)467-2335 Fax: (309) 467-2539

All information contained within this document is the exclusive property of SoBrite Technologies. Copyright 2022 ©

SoBrite

DATE	ISSUE	BY	DESCRIPTION
05/10/2024	OK		NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD engineering & design
Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH

BLOCK 96, LOTS 4 & 5
1229 NY-300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

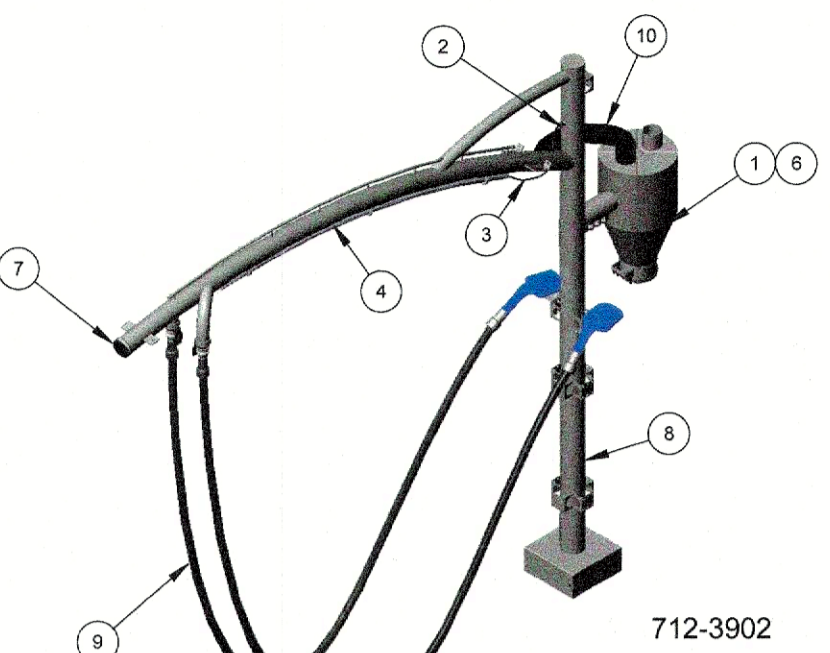
STONEFIELD engineering & design

SCALE: 1" = XX' PROJECT ID: NYC-220149

TITLE: CONSTRUCTION DETAILS

DRAWING: C-15

**L3 ARCH - DOUBLE DROP ASSEMBLY
(36 TOTAL REQUIREMENTS)**



712-3902

**L3 ARCH - SINGLE DROP ASSEMBLY
(0 TOTAL REQUIREMENTS)**

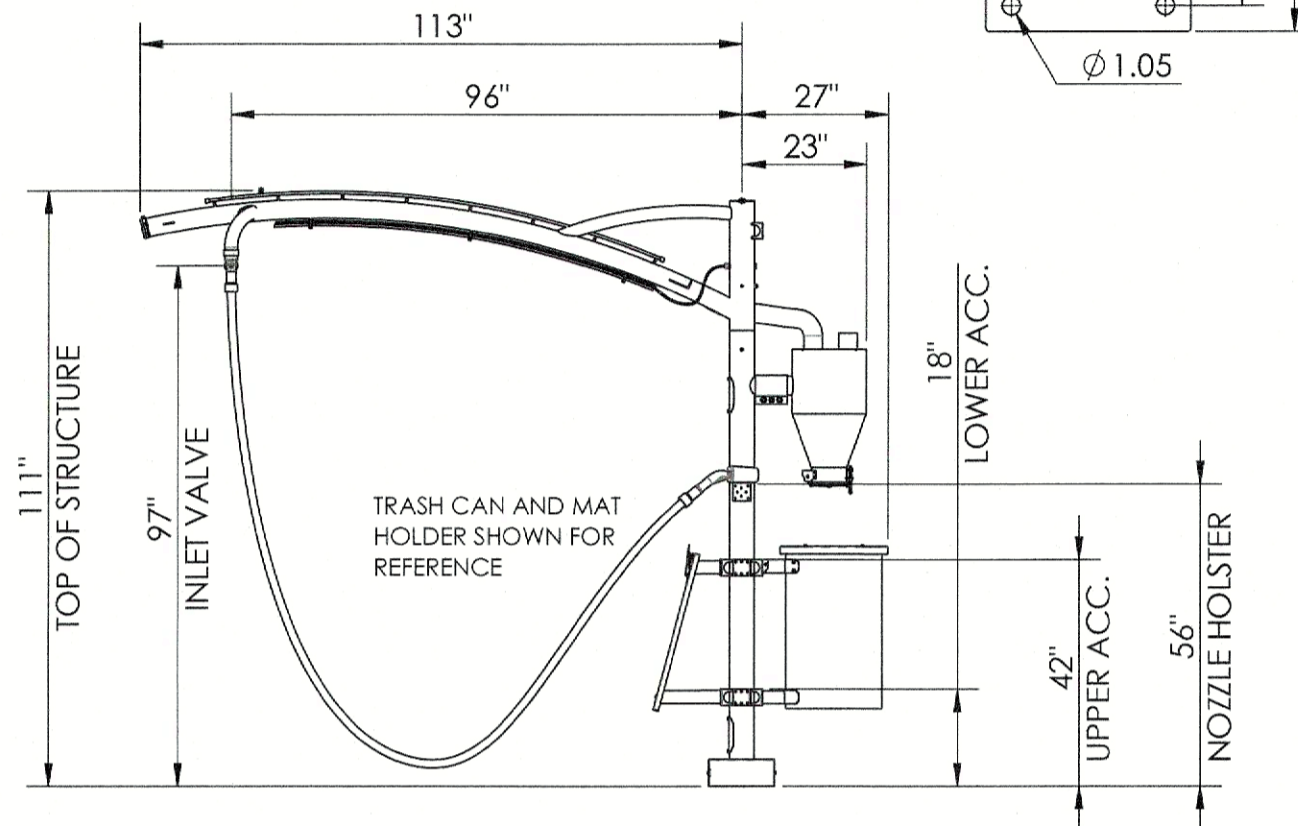
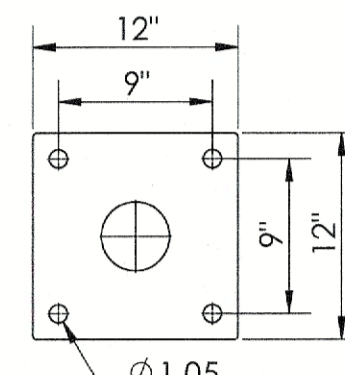


712-3901

ITEM NO.	PART NUMBER	DESCRIPTION	712-3901 / QTY.	712-3902 / QTY.
1	370-39301	SS MINI SEPARATOR - 14X25 - REAR POST MOUNT - OH - ARCH	1	1
2	418-00001	STRAIN RELIEF CORD GRIP - PLASTIC - FOR 0.20 - 0.472	1	1
3	418-00001	10' LED POWER CORD FOR USE TB LEADS W/ P/N 431-XXXXX	1	1
4	431-6000X	6' LED 2650 LUMENS TB W/ INTEGRATED DRIVER	1	1
5	517-6822	ABS PLUG THREADED 2	1	-
6	522-5431	STEEL COUPLING COMPRESSION 3.5IN OD X 6IN	1	1
7	543-9023	JIM CAP 3IN	1	1
8	712-39000	L3 ARCH FINAL ASSEMBLY	1	1
9	802-110XX	VACUUM HOSE KIT 1.5IN X 15FT - FOR DETAILS REFER TO INVOICE	1	2
10	848-341XX	HOSE VACUUM 3IN - FOR DETAILS REFER TO INVOICE	1	1

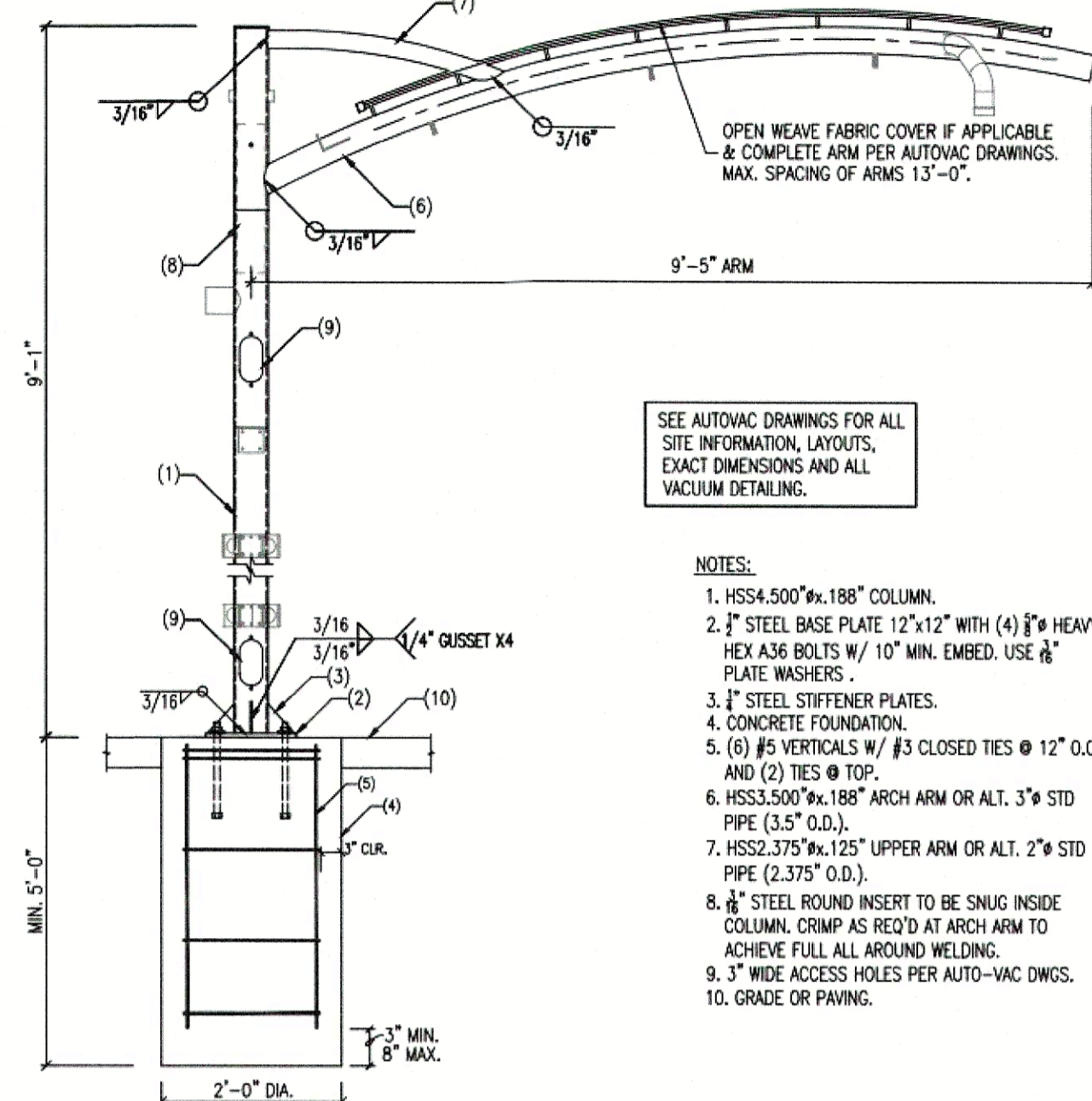
NOTES: UNLESS OTHERWISE SPECIFIED
1. COLORS AND ACCESSORIES REFLECTED ARE FOR REPRESENTATION PURPOSES ONLY. REFER TO INVOICE FOR SPECIFIC REQUIREMENTS.

L3 BASE PLATE



PROJECT NO: AVIQ29817
PROJECT ADDRESS:
CLIENT APPROVAL:
DRAWN BY: RC
CHECKED BY: A
DATE: 08/10/2024
PROJECT TITLE: L3 ARCH FINAL ASSEMBLY - SS MINI SEPARATOR 14X25 - OH
PART NUMBER: 712-3901 / 712-3902

009



SEE AUTOVAC DRAWINGS FOR ALL SITE INFORMATION, LAYOUTS, EXACT DIMENSIONS AND ALL VACUUM DETAILING.

- NOTES:
- HSS4.500"x1.188" COLUMN.
 - 3" STEEL BASE PLATE, 12"x12" WITH (4) #4 HEAVY HEX A36 BOLTS W/ 10" MIN. EMBED. USE #4 PLATE WASHERS.
 - 1" STEEL STIFFENER PLATES.
 - CONCRETE FOUNDATION.
 - (6) #5 VERTICALS W/ #3 CLOSED TIES @ 12" O.C. AND (2) TIES @ TOP.
 - HSS3.500"x1.188" ARCH ARM OR ALT. 3" STD PIPE (3.5" O.D.).
 - HSS2.375"x1.125" UPPER ARM OR ALT. 2" STD PIPE (2.375" O.D.).
 - STEEL ROUND INSERT TO BE SNUG INSIDE COLUMN. CRIMP AS REQ'D AT ARCH ARM TO ACHIEVE FULL ALL AROUND WELDING.
 - 3" WIDE ACCESS HOLES PER AUTO-VAC DWGS.
 - GRADE OR PAVING.

GENERAL STRUCTURAL NOTES:

CODE: INTERNATIONAL BUILDING CODE, 2018 EDITION.

LOADS: SEISMIC: NOT CRITICAL. WIND: 115-MPH (EXP. C). FABRIC DEAD LOAD: 1-PSF. ROOF LIVE LOAD: 5-PSF.

FOUNDATIONS: SEE SOILS REPORT BY: NAVA GEOTECHNICAL, G-17-152 DESIGN SOIL BEARING PRESSURE: 2500 PSF. FOOTINGS SHALL BEAR ON FIRM, UNDISTURBED SOIL.

CONCRETE: MINIMUM 28 DAY STRENGTH TO BE 3000 PSI. MAXIMUM SLUMP: 5 IN. TYPE II -V. MECHANICALLY VEBRATE ALL CONCRETE WHEN PLACED.

REINFORCING: ASTM A-615 GRADE 60 (Fy=60 KSI) CLEAR CONCRETE COVERAGE AS FOLLOWS: CAST AGAINST EARTH: 3 IN.

STRUCTURAL STEEL: FABRICATED AND ROLLED SHAPES U.N.O. ASTM A36 (Fy = 36 KSI) ROUND HSS: ASTM A500 (Fy = 42 KSI) PIPE: ASTM A53 OR: 10' DETAILING, FABRICATION AND CONSTRUCTION PER LATEST AISC MANUAL. FINISH PER AUTOVAC. ANCHOR BOLTS TO BE ASTM A36 EQUIV. OR F1554-36. PIPE FLANGE BOLTS TO BE GRADE 5 OR EQUAL.

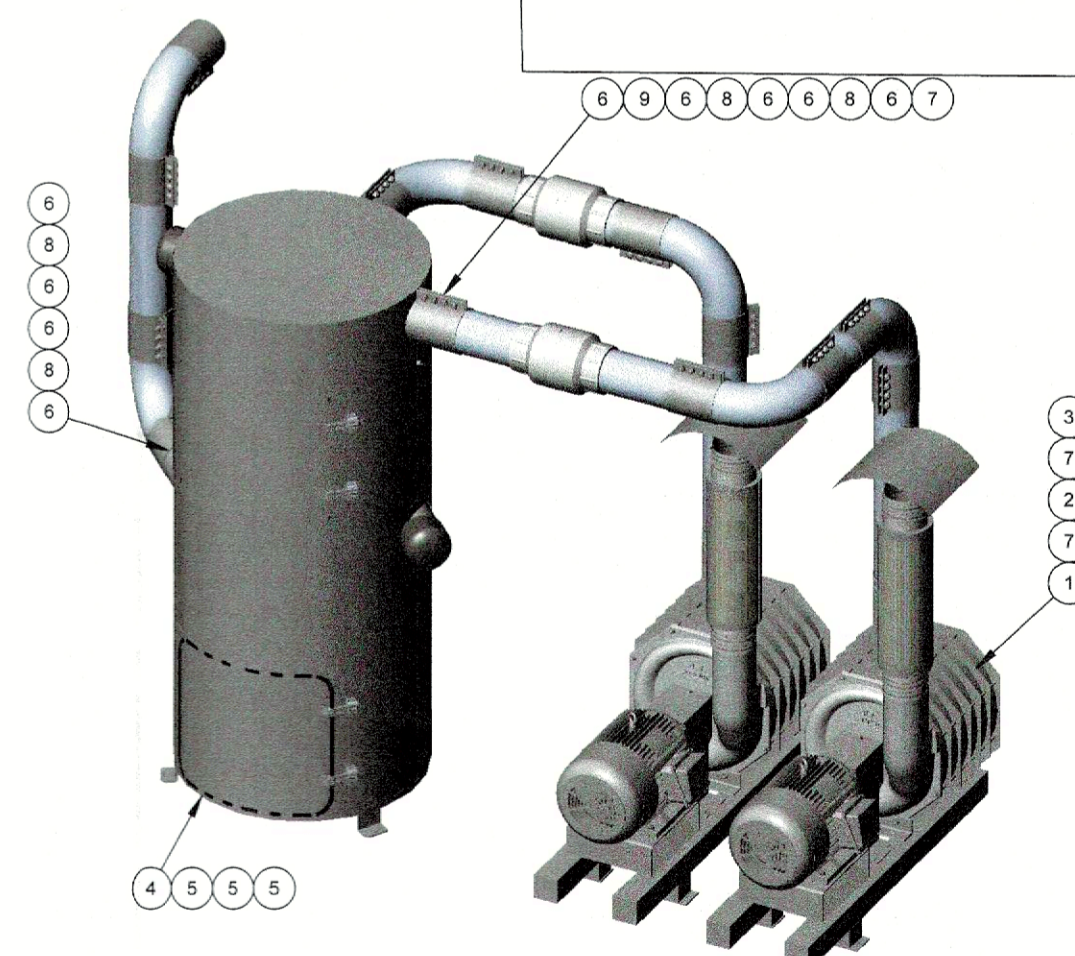
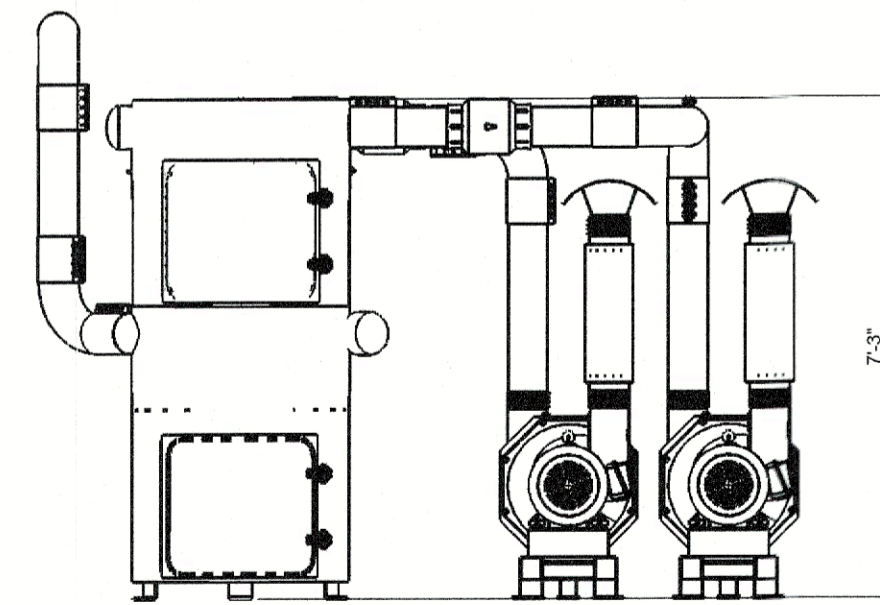
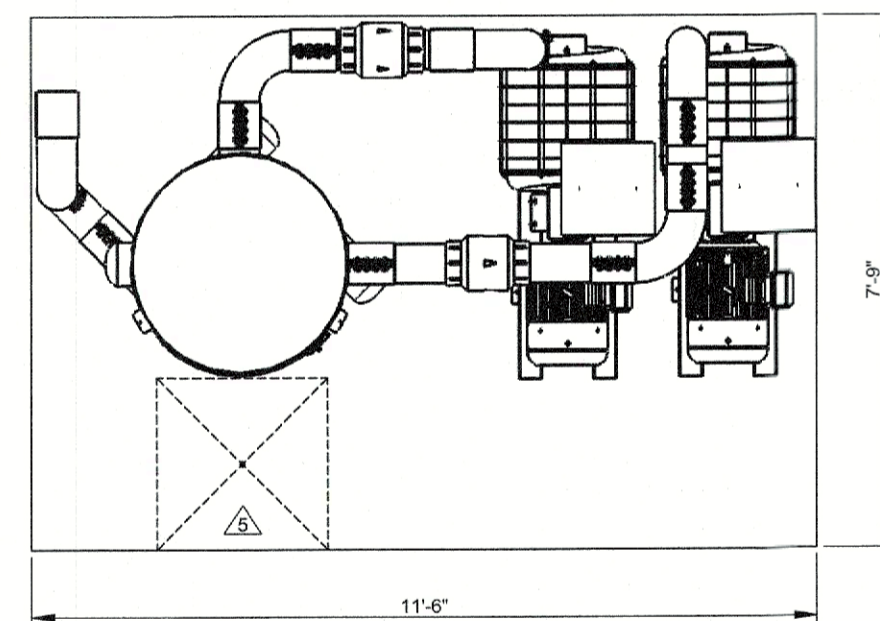
WELDING: PER LATEST AWS STANDARDS BY CERTIFIED WELDERS. USE E70 SERIES UNLESS NOTED OTHERWISE.

THE INFORMATION ON THIS PAGE HAS BEEN DESIGNED AND ANALYZED BY A STRUCTURAL ENGINEER. HOWEVER, THIS INFORMATION IS PROVIDED FOR REFERENCE ONLY. STRUCTURAL ENGINEERING SHOULD BE COMPLETED BY A LICENSED STRUCTURAL ENGINEER IN THE MUNICIPALITY OF THE JOB SITE. THIS INFORMATION IS NOT TO BE USED ON OTHER PROJECTS WITHOUT OUR CONSENT.

PROJECT TITLE: L3 VACUUM ARCH AND FOOTING DETAIL
PROJECT NO:
CLIENT APPROVAL:
DRAWN BY: ER
CHECKED BY: A
DATE: 08/10/2024
PROJECT ADDRESS:
PROJECT NO: AVIQ29817
PROJECT ADDRESS:
CLIENT APPROVAL:
DRAWN BY: ER
CHECKED BY: A
DATE: 08/10/2024
PROJECT ADDRESS:

010

VACUUM EQUIPMENT 2 DETAILS



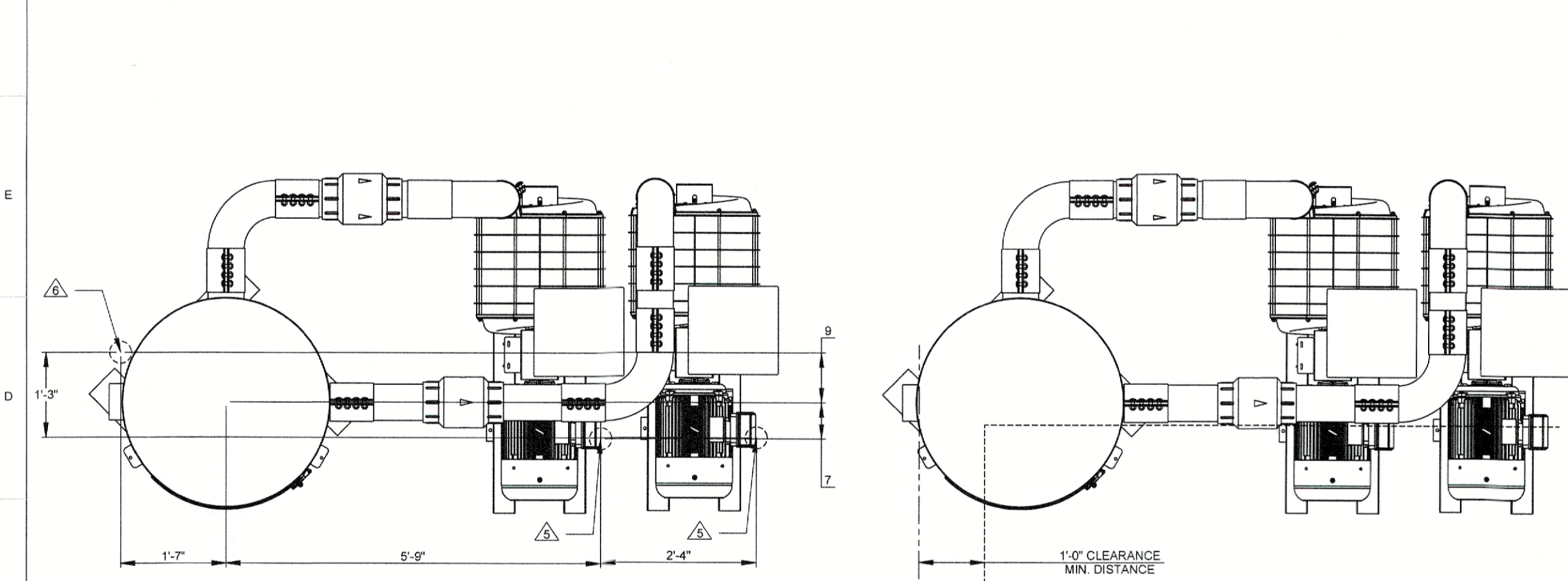
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	214-564001	TURBINE 600 SERIES 25HP - 6STG STANDARD	2
2	284-000001	EXHAUST MUFFLER BIN	2
3	284-000002	MUFFLER RAIN CAP BIN	2
4	311-32501	SS FILTER SEPARATOR, 38X34 600 SERIES (3) IN-OUT	1
5	513-2096	ABS CAP HUB BIN	3
6	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	13
7	532-2096	SS NO-HUB COUPLING BIN	6
8	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	6
9	842-36001	SWING CHECK VALVE BIN	2
10	952-325213	ALUMINUM TUBE 6063-T1 6.625 12FT @.109IN	2

- NOTES: UNLESS OTHERWISE SPECIFIED
- ALL DIMENSIONS TO BE FIELD VERIFIED
 - UNDERGROUND PIPE TO BE SUPPLIED BY OTHERS (SBO)
 - REFER TO INVOICE FOR ELECTRICAL REQUIREMENTS
 - IF THE EQUIPMENT IS IN AN ENCLOSED ROOM, REFER TO VACUUM SYSTEM EQUIPMENT DESIGN NOTES UNDER DISCLAIMER INFORMATION
 - 30" X 30" DIRT BUCKET CLEARANCE
 - A VFD MOTOR CONTROL PACKAGE IS HIGHLY RECOMMENDED FOR EVERY VACUUM EQUIPMENT UNIT. UNITS WITHOUT A VFD MAY EXPERIENCE OVERHEATING AND WILL REQUIRE A RELIEF VALVE - CONSULT FACTORY FOR DETAILS

PROJECT NO: AVIQ29817
PROJECT ADDRESS:
CLIENT APPROVAL:
DRAWN BY: RC
CHECKED BY: A
DATE: 08/10/2024
PROJECT TITLE: SS 84X38 SEPARATOR - (2) 25HP - RIGHT ELECTRICAL DETAILS
PART NUMBER: 842-36001

019

VACUUM EQUIPMENT ELECTRICAL DETAILS



- NOTES: UNLESS OTHERWISE SPECIFIED
- ALL DIMENSIONS TO BE FIELD VERIFIED; PROVIDED MEASUREMENTS ARE FOR REFERENCE ONLY
 - CONDUIT TO BE SUPPLIED BY OTHERS (SBO)
 - REFER TO INVOICE FOR ELECTRICAL REQUIREMENTS
 - IF THE EQUIPMENT IS IN AN ENCLOSED ROOM, REFER TO VACUUM SYSTEM EQUIPMENT DESIGN NOTES UNDER DISCLAIMER INFORMATION
 - RECOMMENDED TURBINE MOTOR CONDUIT LOCATION
 - RECOMMENDED TRANSDUCER CONDUIT LOCATION
 - VFD UNITS COME STANDARD WITH 12' OF TRANSDUCER CABLE - ADDITIONAL CABLE CAN BE PURCHASED IF REQUIRED (403-10002)

PROJECT TITLE: SS 84X38 SEPARATOR - (2) 25HP - RIGHT ELECTRICAL DETAILS
PROJECT NO:
CLIENT APPROVAL:
DRAWN BY: NF
CHECKED BY: A
DATE: 08/10/2024
PROJECT ADDRESS:

020

VACUUM SYSTEM DETAILS

NOT TO SCALE

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

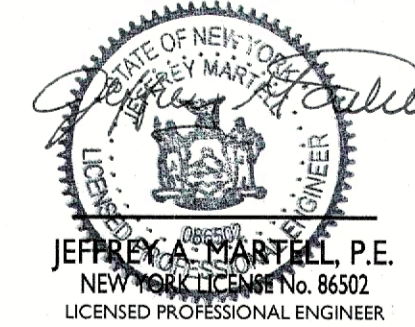
Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com
15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH



BLOCK 96, LOTS 4 & 5
1229 NY-300
TOWN OF NEWBURGH
ORANGE COUNTY, NY

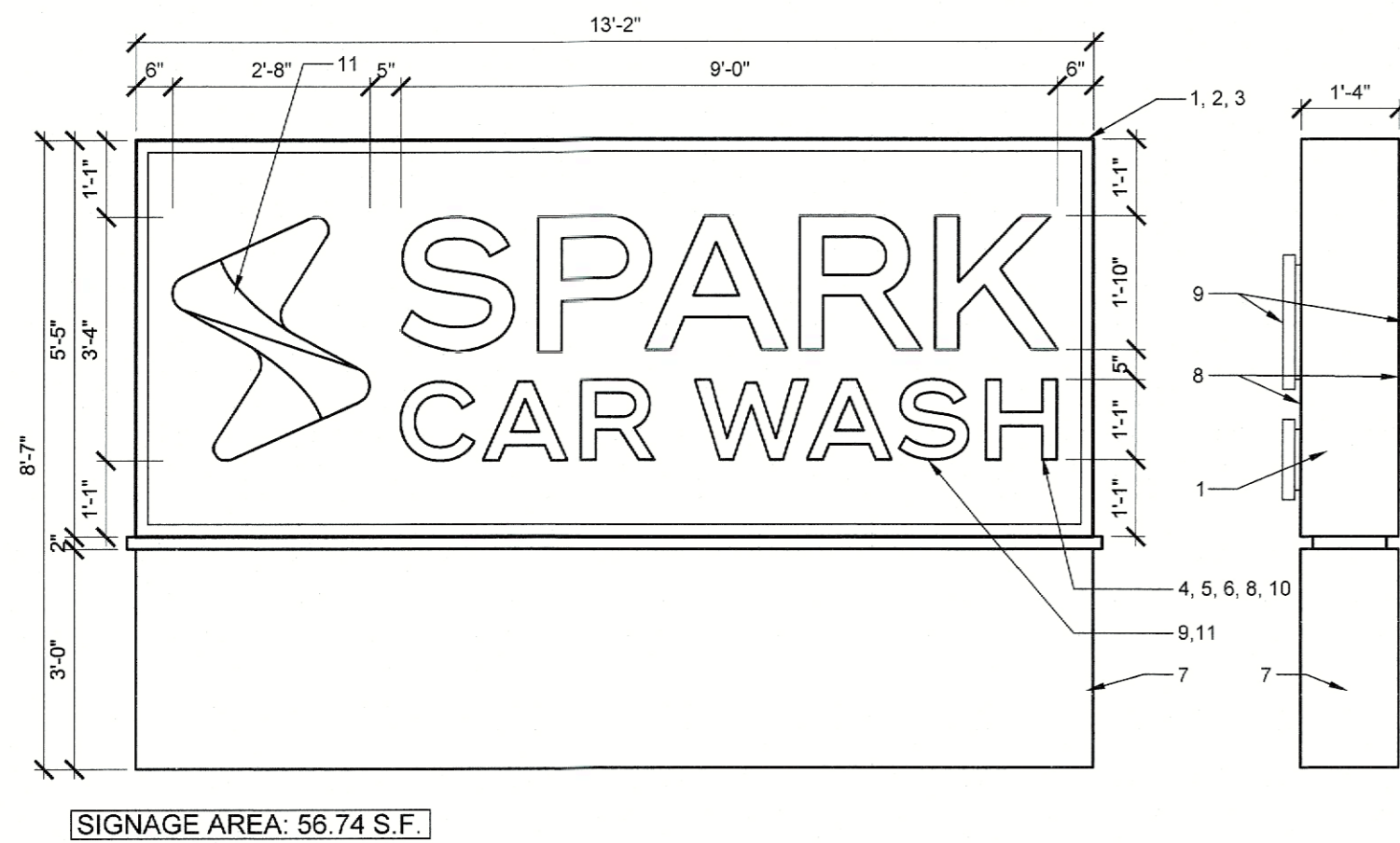


STONEFIELD
engineering & design

SCALE: 1" = XX' PROJECT ID: NYC-220147

TITLE: CONSTRUCTION DETAILS

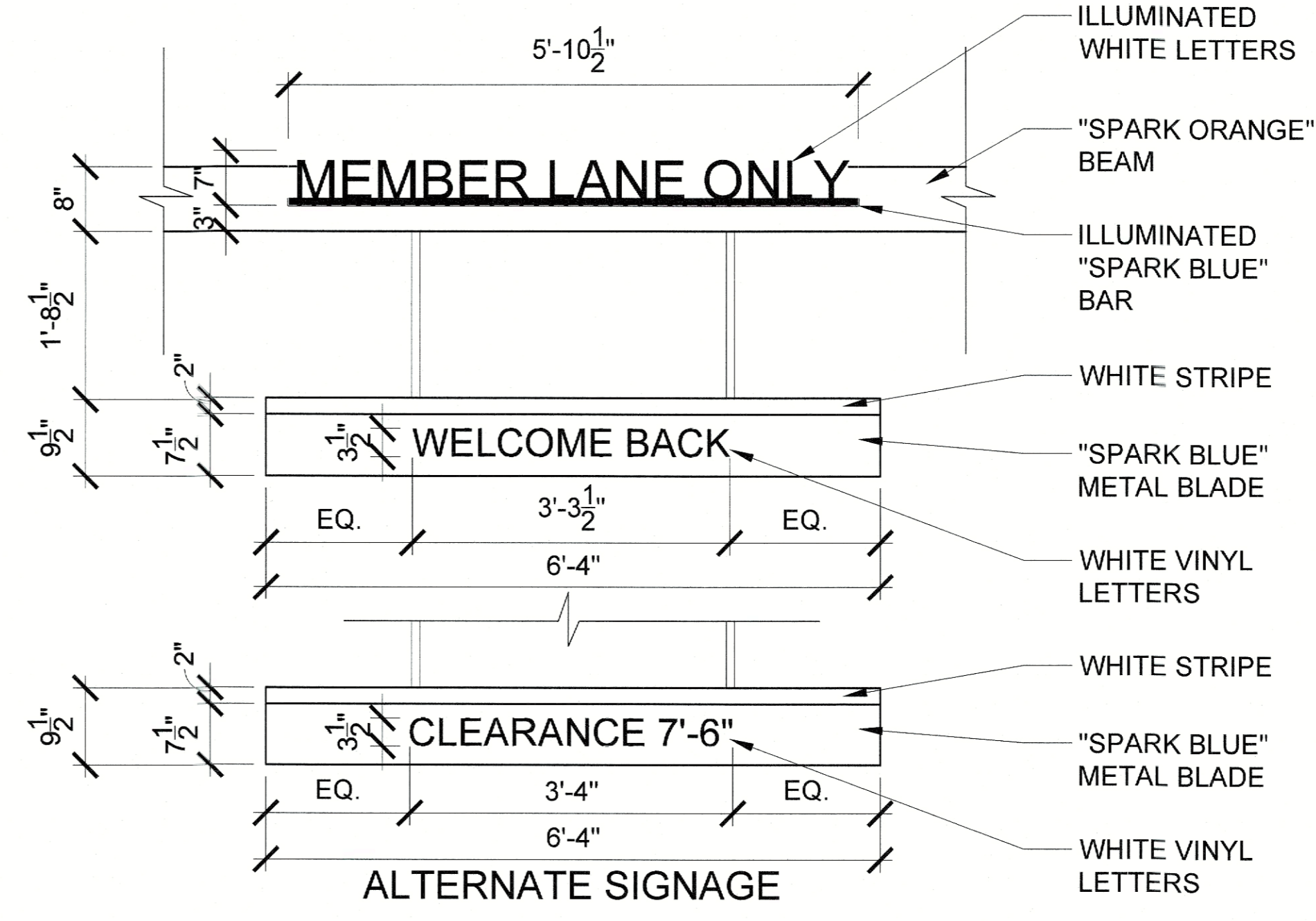
DRAWING: C-16



SIGNAGE AREA: 66.74 S.F.

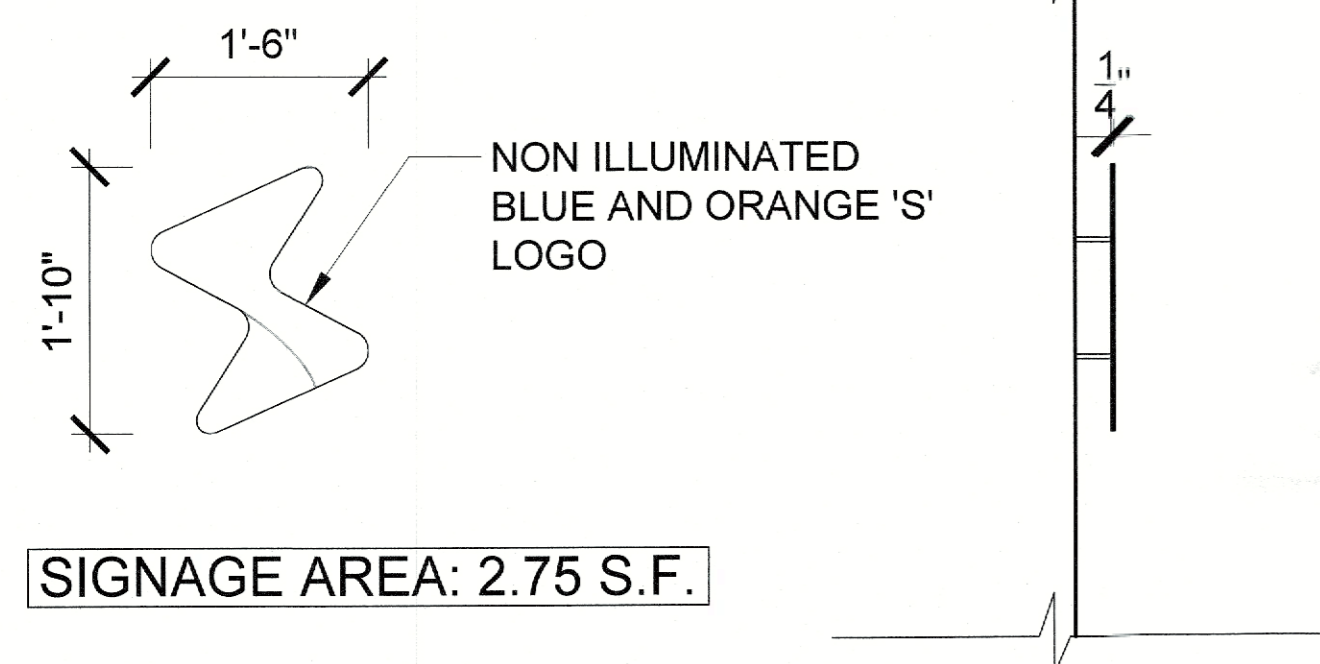
FREESTANDING SIGN DETAIL

1



'CLEARANCE' & 'MEMBERS ONLY' SIGN DETAIL

2

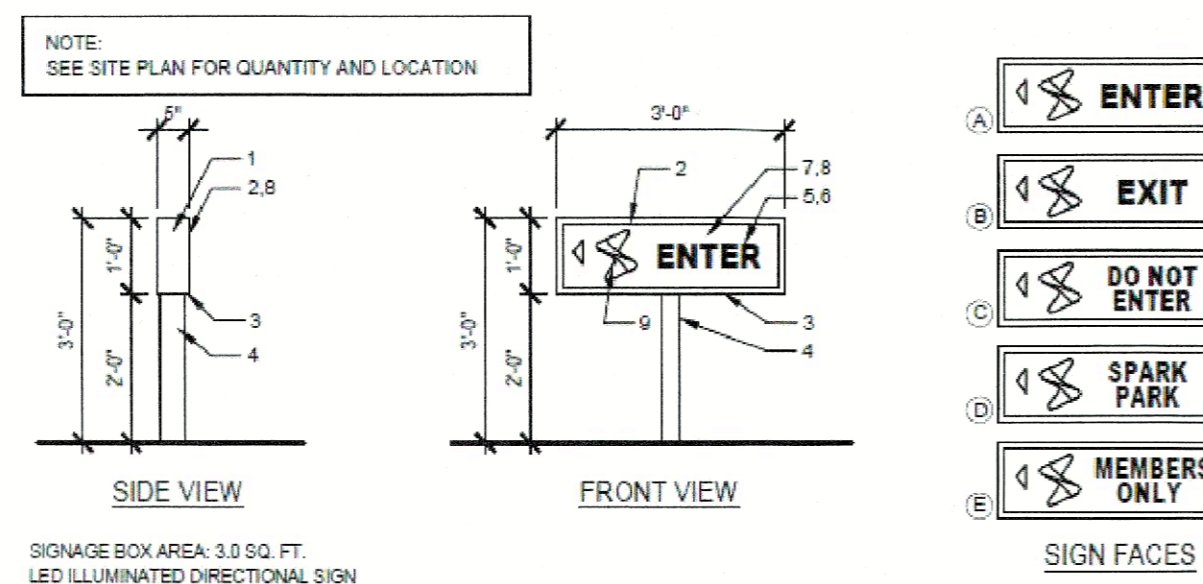


SIGNAGE AREA: 2.75 S.F.

GENERAL NOTES:	ADDITIONAL NOTES:
<ol style="list-style-type: none"> .04" x 5" ALUMINUM RETURNS - BLACK 1" TRIM CAP - BLACK .060" ALUMINUM BACKING WHITE LED LIGHTING REMOTE POWER SUPPLY, AS REQUIRED 1/4" DRAIN HOLES (LETTERS AND RACEWAY) FASTENERS AS REQUIRED BY LOCAL JURISDICTION 3/16" THICK ACRYLIC FACE LOGO IS FULL COLOR PRINTED ON FIRST-SURFACE TRANSLUCENT VINYL PRIMARY ELECTRICAL LISTED BUSHING 	FONT: LIBRE FRANKLIN

SPARK LOGO (KIOSK) SIGN DETAIL

3

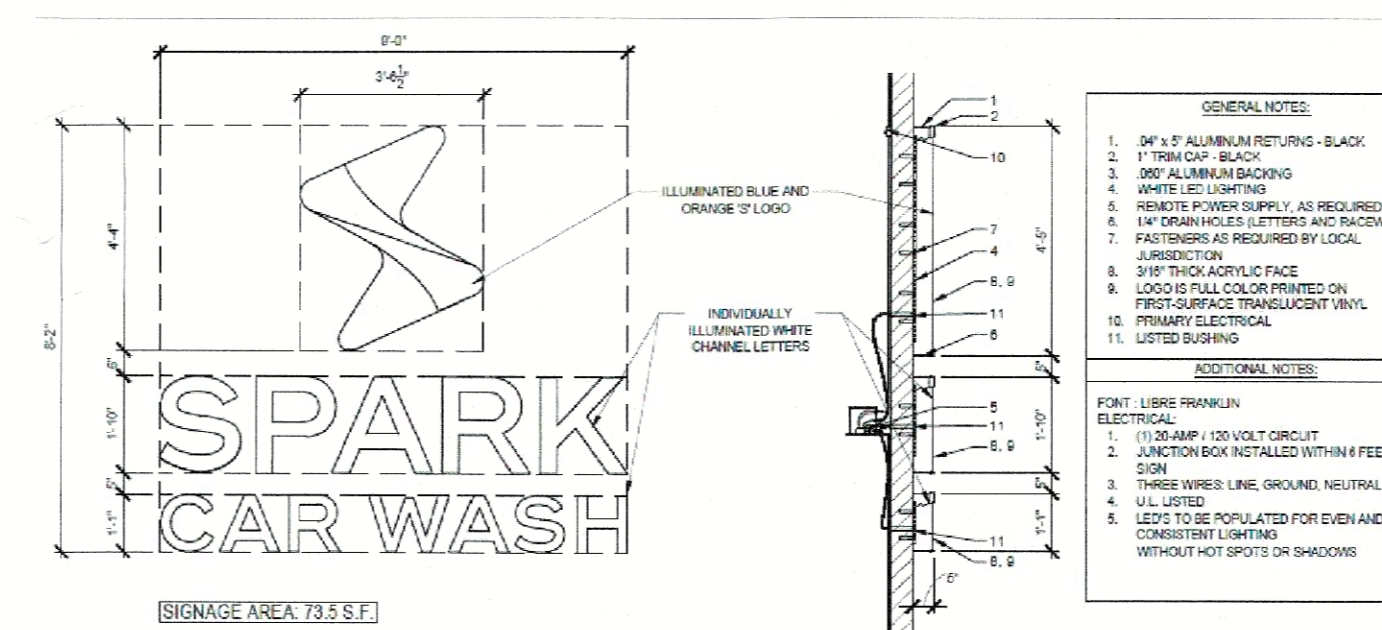


SIGNAGE BOX AREA: 3.0 SQ. FT.
LED ILLUMINATED DIRECTIONAL SIGN

GENERAL NOTES:	ADDITIONAL NOTES:
<ol style="list-style-type: none"> 2" X 1" X .063" ALUMINUM SPACE FRAME 1" ALUMINUM RETAINER 1" X 1" X 1/8" ALUMINUM ANGLE 4" X 4" X .075" SQUARE TUBE SUPPORT PAINTED BLACK 06 TETRA MAX 7100K WHITE LEDS (OR OE REPLACEMENT EQUIVALENT) LED POWER SUPPLIES, AS REQUIRED 1/8" CLEAR SOLAR GRADE POLY CARBONATE FACE 2ND SURFACE BACKGROUND COLOR TO BE SPARK BLUE (PMS 3036) 3M TO BE SPARK'S BLUE AND ORANGE LOGO 	<ol style="list-style-type: none"> ARTWORK FONT: LIBRE FRANKLIN EXTERIOR FINISH PAINTED BLACK INTERIOR FINISH PAINTED REFLECTIVE WHITE RETAINERS / FACE REMOVABLE FOR SERVICE ACCESS ELECTRICAL: (1) 20 AMP / 120 VOLT CIRCUIT U.L. LISTED

DIRECTIONAL SIGN DETAIL

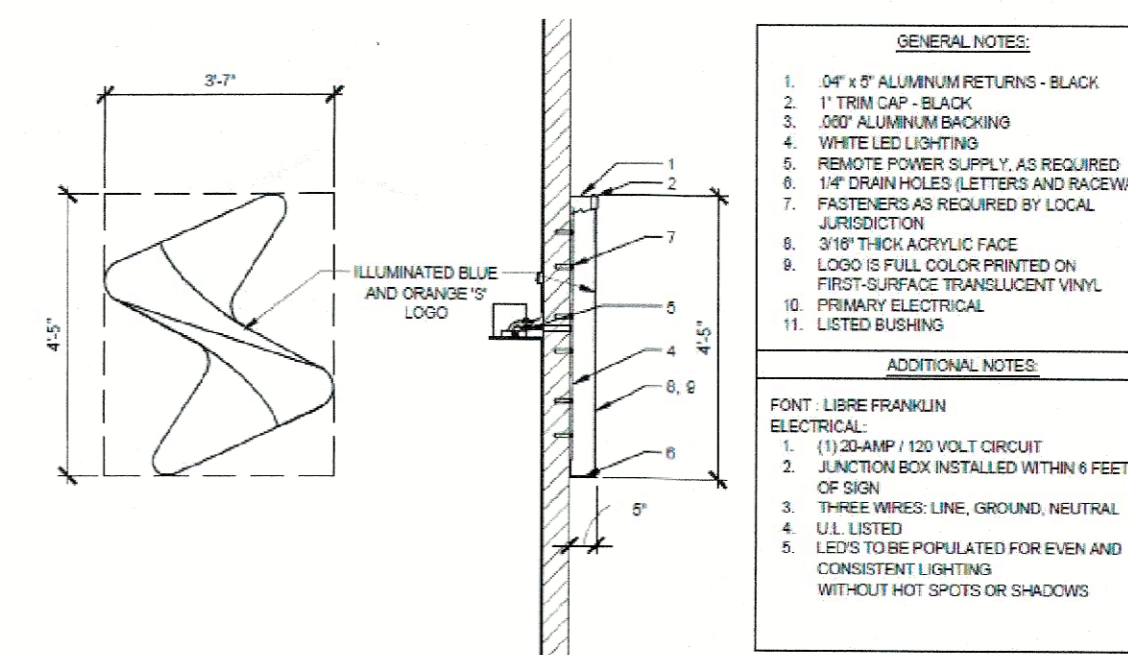
4



SIGNAGE AREA: 73.5 S.F.

TOWER SIGN DETAIL

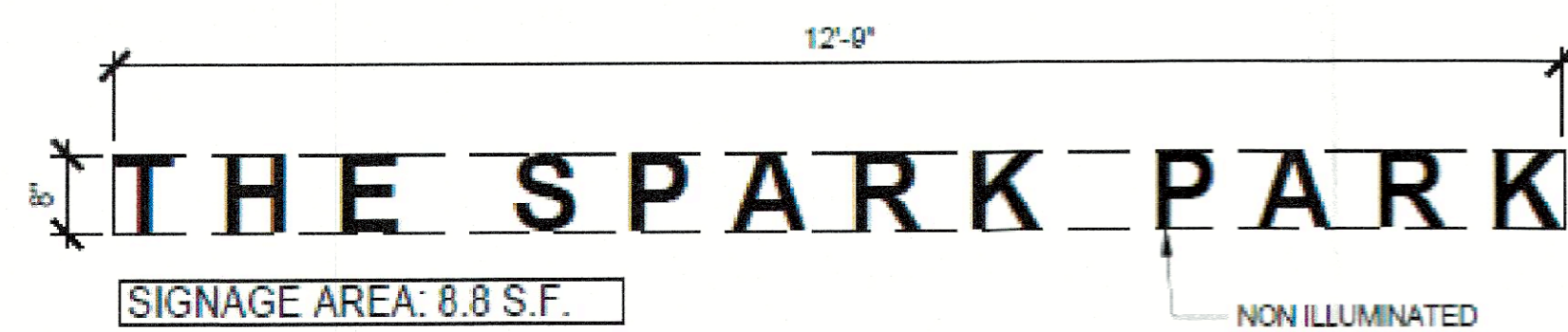
5



SIGNAGE AREA: 16.8 S.F.

BUILDING SIGN DETAIL

6



SIGNAGE AREA: 8.8 S.F.

NON ILLUMINATED VINYL SIGN

SPARK PARK SIGN DETAIL

7

NO.	DATE	BY	DESCRIPTION
1	05/10/2024	OK	NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
engineering & design

Rutherford, NJ • New York, NY • Boston, MA
Princeton, NJ • Tampa, FL • Detroit, MI
www.stonefielddesign.com
15 Spring Street, Princeton, NJ 08542
Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC
PROPOSED CAR WASH



BLOCK 96, LOTS 4 & 5
1229 NY 300
TOWN OF NEWBURGH
ORANGE COUNTY, NY



STONEFIELD
engineering & design

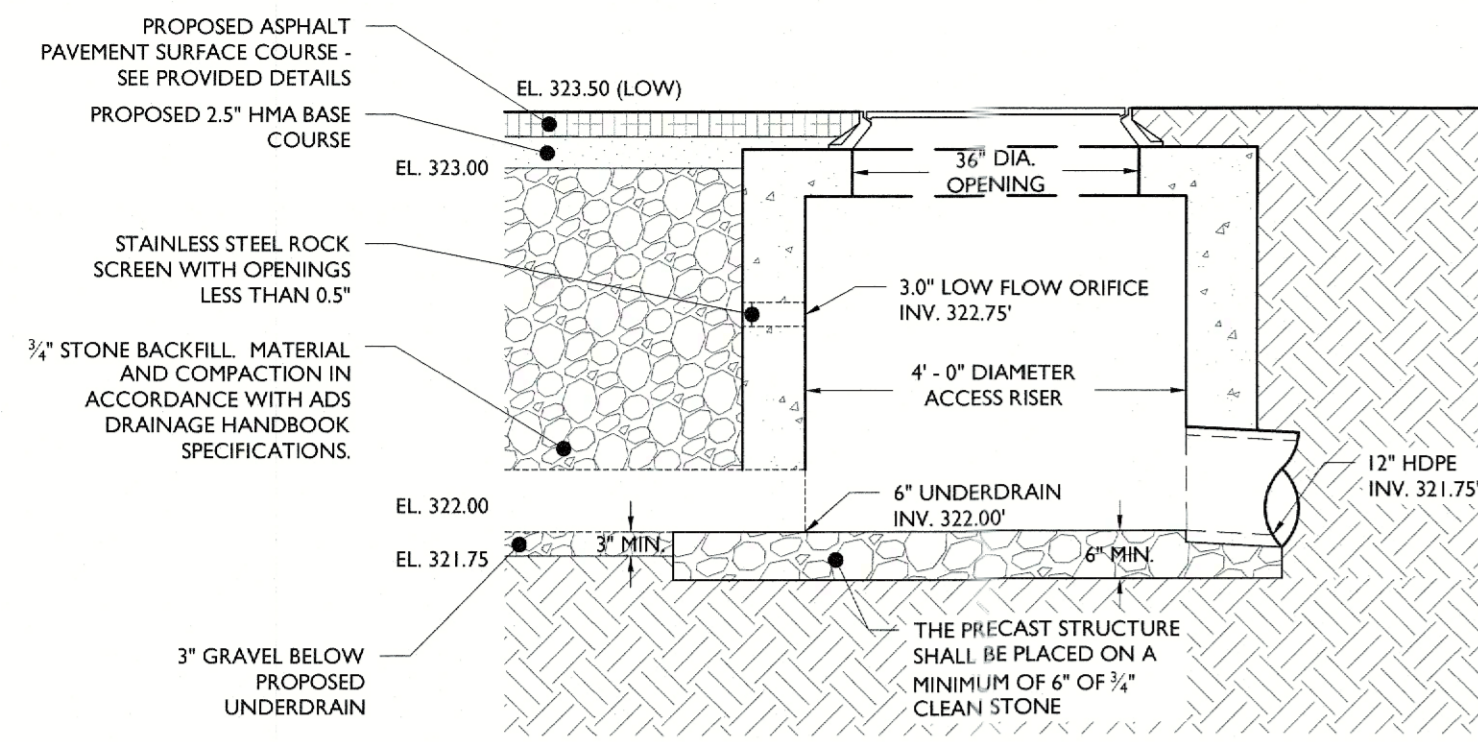
SCALE: 1" = XX' PROJECT ID: NYC-220349

TITLE:
CONSTRUCTION DETAILS

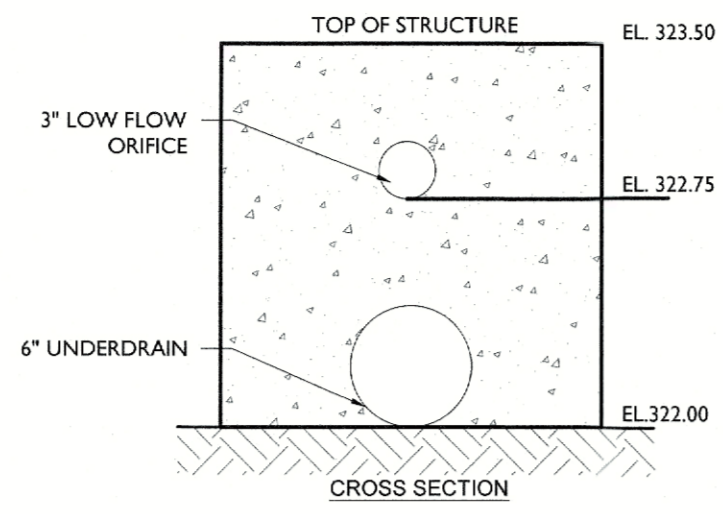
DRAWING:

C-17

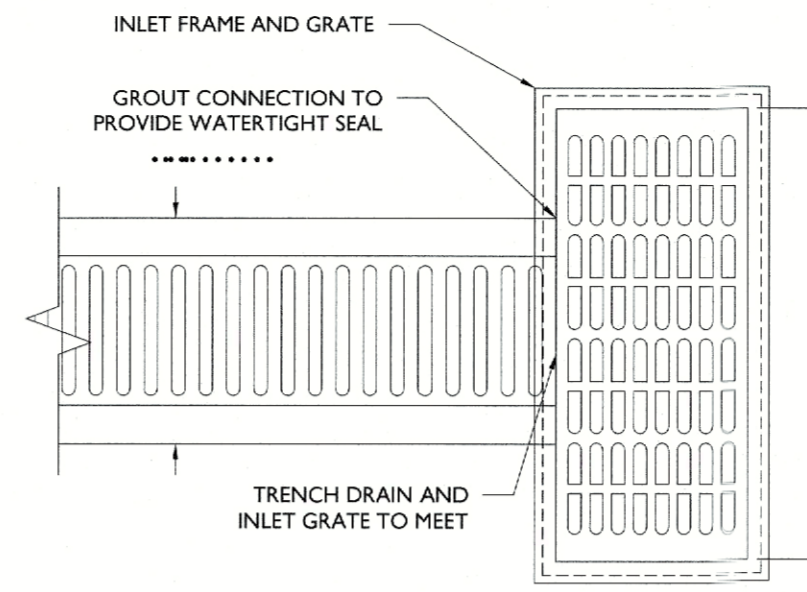
Z:\NYC\2023\NYC-220349 SPARK CAR WASH - 1229 NY 300 TOWN OF NEWBURGH NY\CD\PROJ\1229_051024.DWG



STONE BASIN WITH UNDERDRAIN DETAIL

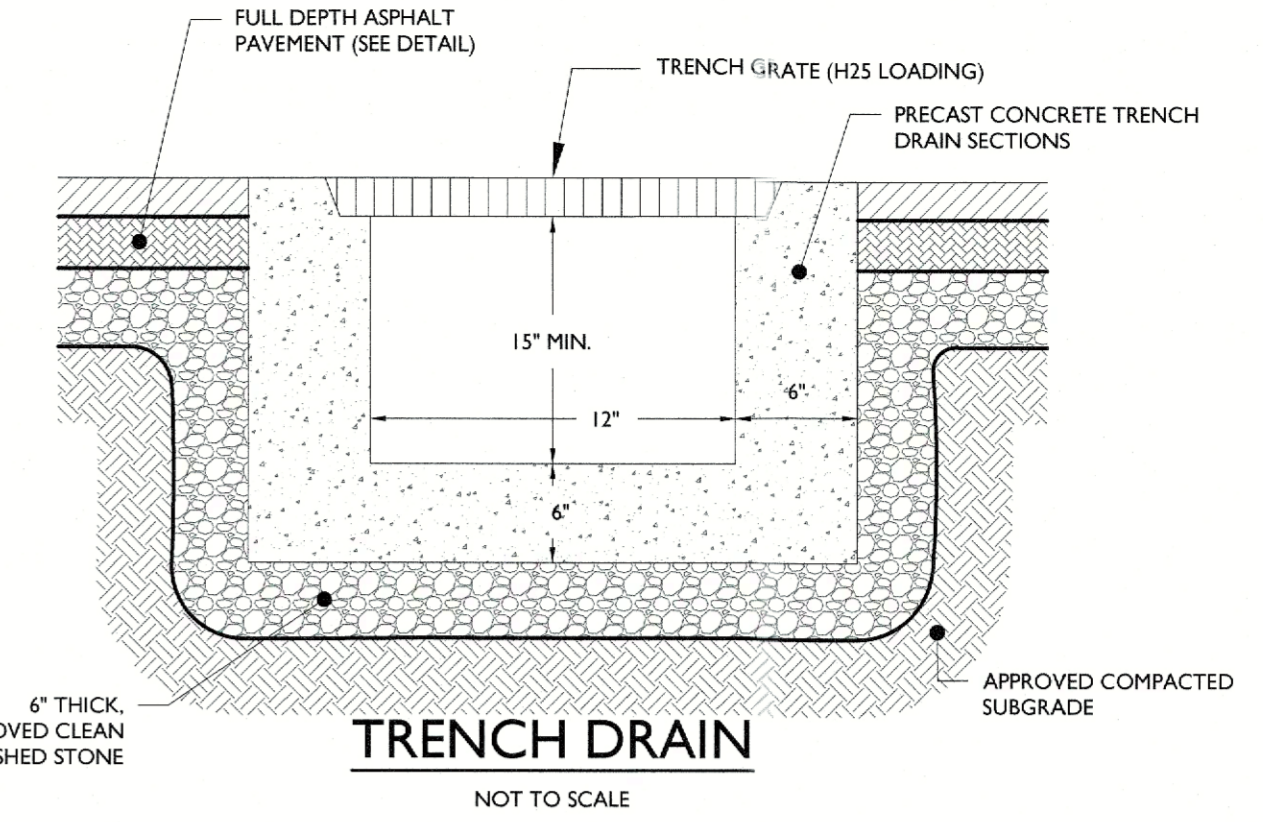


NOTE:
 1. STRUCTURE SHALL SUPPORT H25 LOADING.
 2. STRUCTURE TO BE CONSTRUCTED OF REINFORCED PRECAST CONCRETE.
 3. ALL JOINTS TO BE WATER-TIGHT.



TRENCH DRAIN AND INLET CONNECTION DETAIL

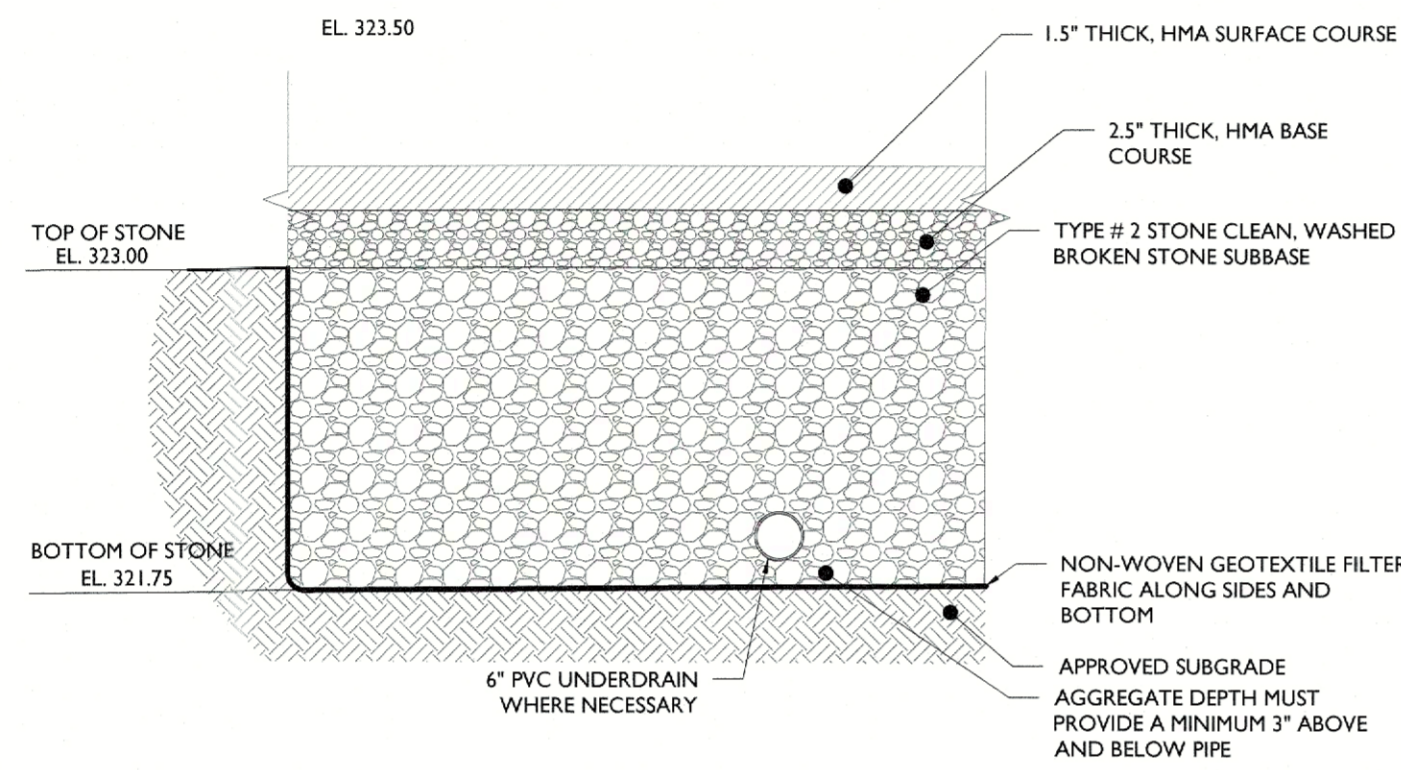
NOT TO SCALE



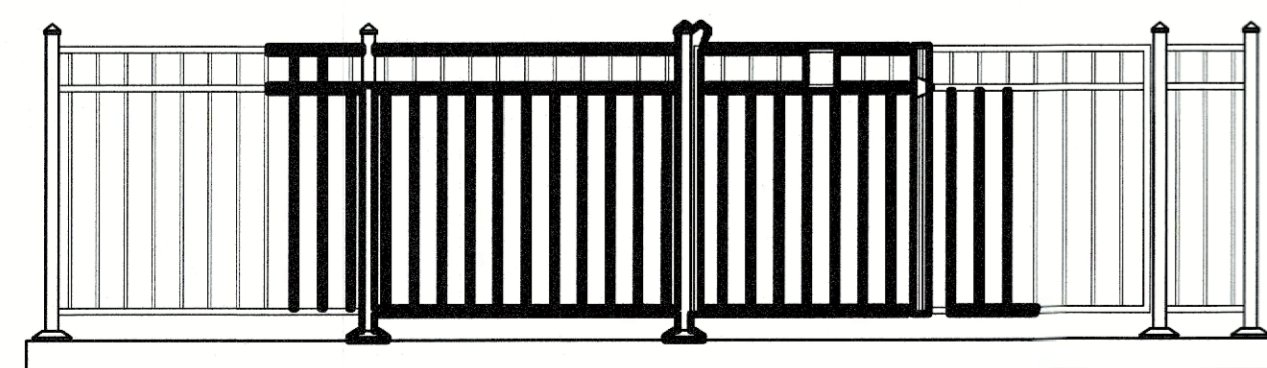
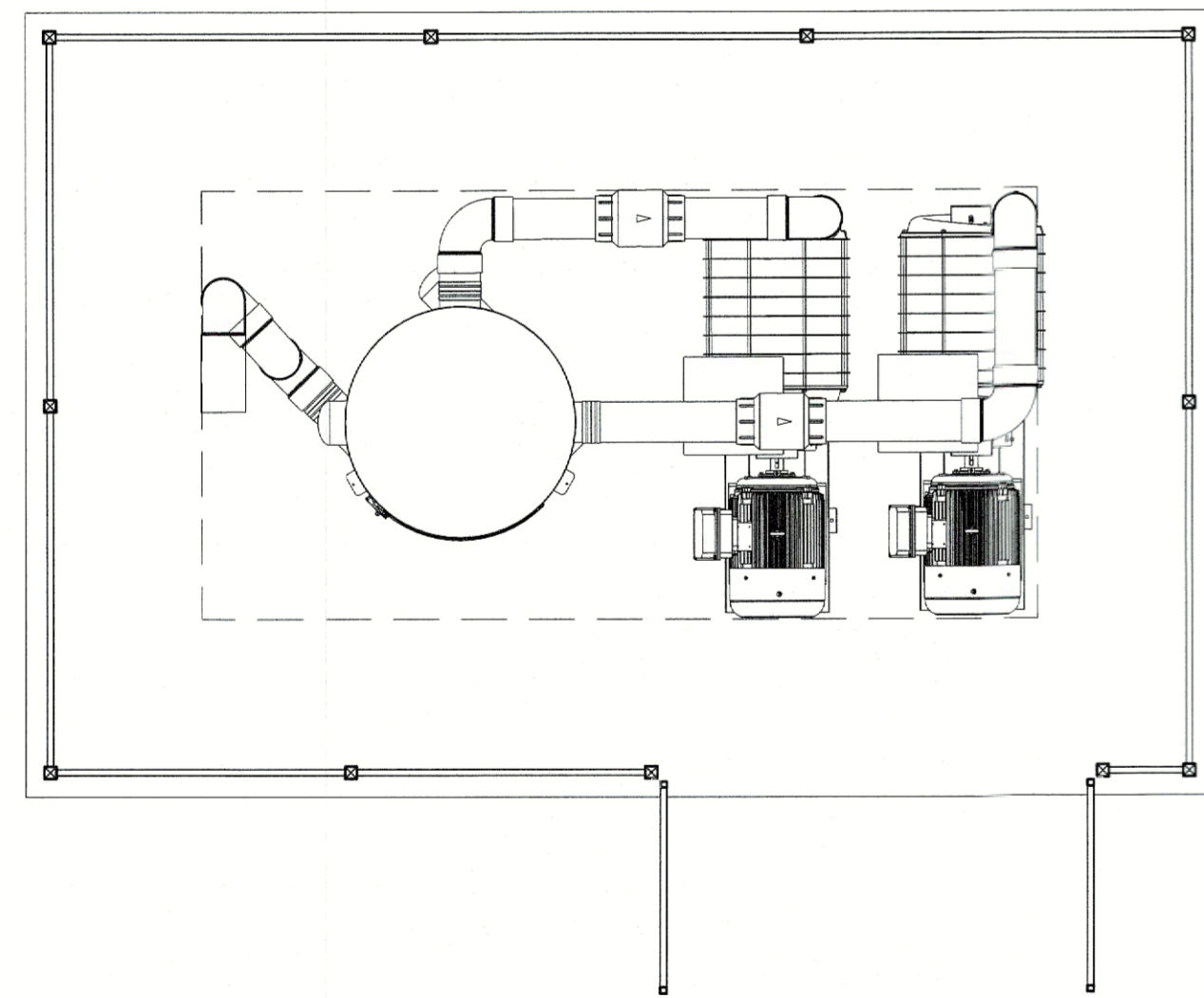
TRENCH DRAIN

NOT TO SCALE

NOTE:
 1. SEE DRAINAGE PLAN FOR DIRECTION OF INTERNAL DRAINAGE FLOWS. INTERNAL DEPTH TO VARY TO PROVIDE 0.5% SLOPE IN DIRECTION NOTED ON PLAN.



1



VACUUM PRODUCER ENCLOSURE DETAIL

NOT TO SCALE

4

Z:\NYC\2023\NYC 2024 SPARK CAR WASH - 1223 NYC 200 TOWN OF NEWBURGH\NYCAD\DWG\1223.DWG

NO.	DATE	BY	DESCRIPTION
1	05/10/2024	OK	NYSDOT PHASE II SUBMISSION

NOT APPROVED FOR CONSTRUCTION

STONEFIELD
 engineering & design

Rutherford, NJ • New York, NY • Boston, MA
 Princeton, NJ • Tampa, FL • Detroit, MI
 www.stonefielddesign.com

15 Spring Street, Princeton, NJ 08542
 Phone: 609.362.6900

PRELIMINARY & MAJOR SITE PLAN SET

SPARK CAR WASH LLC

PROPOSED CAR WASH

BLOCK 96, LOTS 4 & 5
 TOWN OF NEWBURGH
 ORANGE COUNTY, NY

SPARK CAR WASH

JEFFREY A. MARTELL, P.E.
 NEW YORK LICENSE NO. 86502
 LICENSED PROFESSIONAL ENGINEER

STONEFIELD
 engineering & design

SCALE: 1" = XX' PROJECT ID: NYC-220349

TITLE:
CONSTRUCTION DETAILS

DRAWING:
C-18