



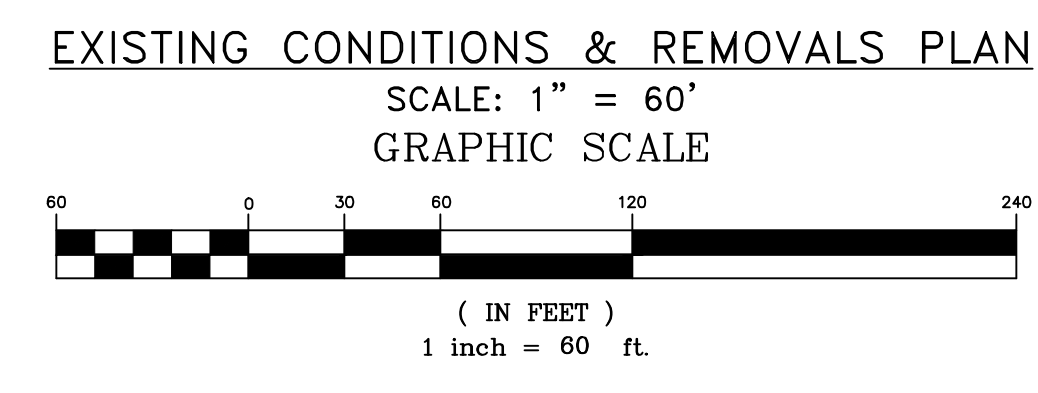
- MAP REFERENCES:**
1. EXISTING PLANIMETRIC INFORMATION FOR THE OVERALL SITE WAS TAKEN FROM A MAP PREPARED BY TEC LAND SURVEYING P.C. IN MAY OF 2019.
 2. MAP ENTITLED "N&S AIR CONDITIONING" PREPARED BY BARGER, CAMPBELL, GRAY & RAILING AND DATED JANUARY 29, 1987.
 3. MAP ENTITLED "N&S SUPPLY CORP. SEWER PLAN" PREPARED BY RICHARD BARGER AND DATED OCTOBER 19, 1971.
 4. MAP ENTITLED "SEPTIC SYSTEM - N&S SUPPLY CORP. PREPARED BY WILLIAM A. SCULLY AND DATED JUNE 10, 1967.

REPUTED SDS LOCATION PER N&S SUPPLY SEWER PLAN APPROVED AND DATED 11/24/1971. 5 LATERALS @ 25 LF/LATERAL WITH 600 GALLON METAL SEPTIC TANK.

EXISTING AREA WITHIN NEW LOTLINE FOR LOT 1 TO BE SCARIFIED, ADD TOPSOIL & SEED TO ESTABLISH VEGETATION.

REPUTED SDS LOCATION PER N&S AIR CONDITIONING SEWAGE DISPOSAL SYSTEM PLAN APPROVED AND DATED 07/24/1987. 5 LATERALS @ 58 LF/LATERAL WITH CONCRETE SEPTIC TANK.

REPUTED LOCATION OF SDS PER MAP ENTITLED "SEPTIC SYSTEM - N&S SUPPLY CORP." DATED JUNE 10, 1967.



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WAYNE NUSSBICKEL AND/OR WILLIAM WIRZ
 NUSSBICKEL BROTHERS REALTY CO. DATE _____

DRAWN BY: CMB				CHECKED BY: DGK			
REVISIONS:				REVISIONS:			
NO.	DATE	DESCRIPTION	BY	NO.	DATE	DESCRIPTION	BY
1	01/28/20	PER PLANNING BOARD COMMENTS	DGK				

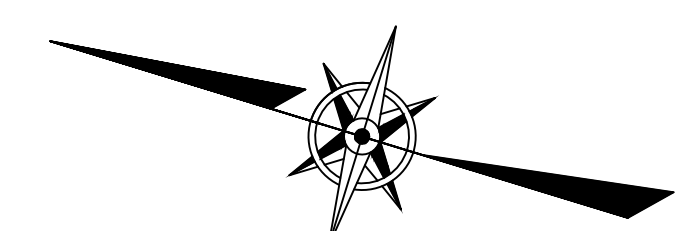
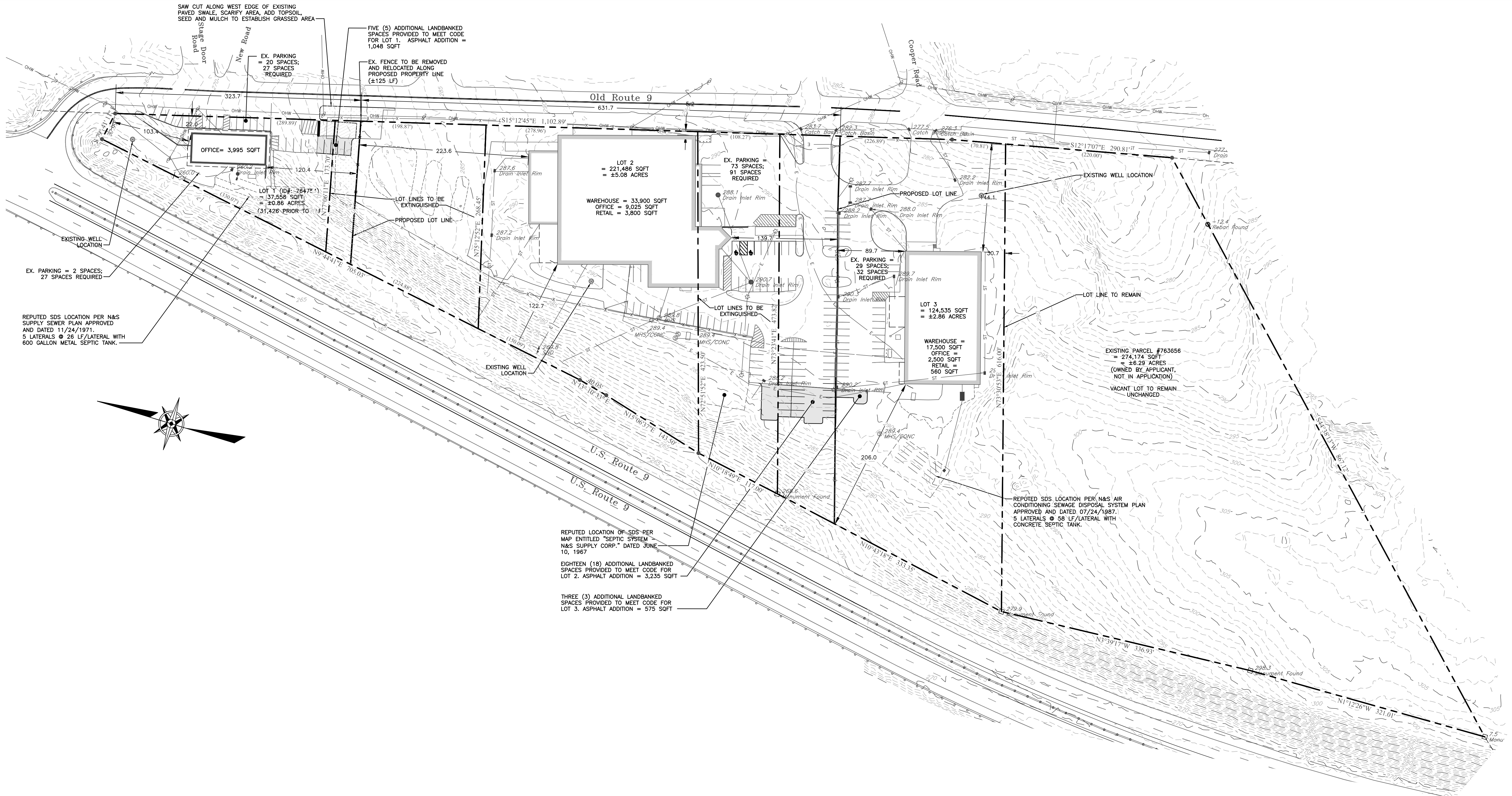
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 AT
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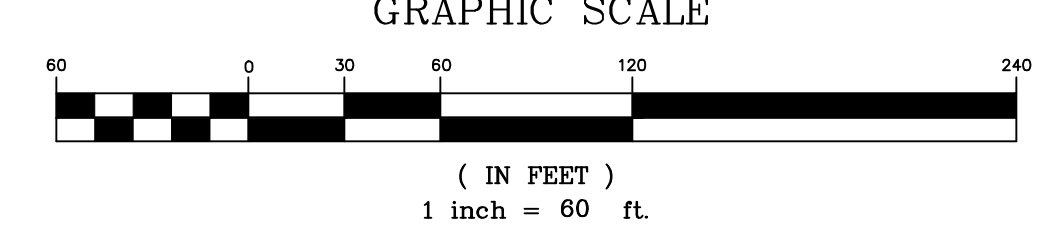
HUDSON LAND DESIGN
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 PROFESSIONAL ENGINEERING P.C.
 174 MAIN ST., BEACON, NEW YORK 12508
 13 CHAMBERS ST., NEWBURGH, NEW YORK 12550
 PH: 845-440-6926
 F: 845-440-6637

EXISTING CONDITIONS & REMOVALS PLAN
NUSSBICKEL BROTHERS REALTY CO.
 OLD ROUTE 9
 TOWN OF WAPPINGER
 DUTCHESS COUNTY, NEW YORK
 TAX ID: 6156-02-764754, 764724, 765714, & 765692

JOB #: 2019-015
 DATE: 12/21/19
 SCALE: 1" = 60'
 TITLE: XC-1
 SHEET: 2 OF 5



SITE PLAN
SCALE: 1" = 60'
GRAPHIC SCALE

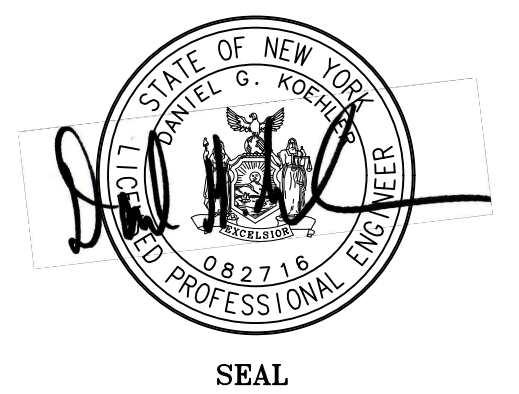


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WAYNE NUSSBICKEL AND/OR WILLIAM WRZ
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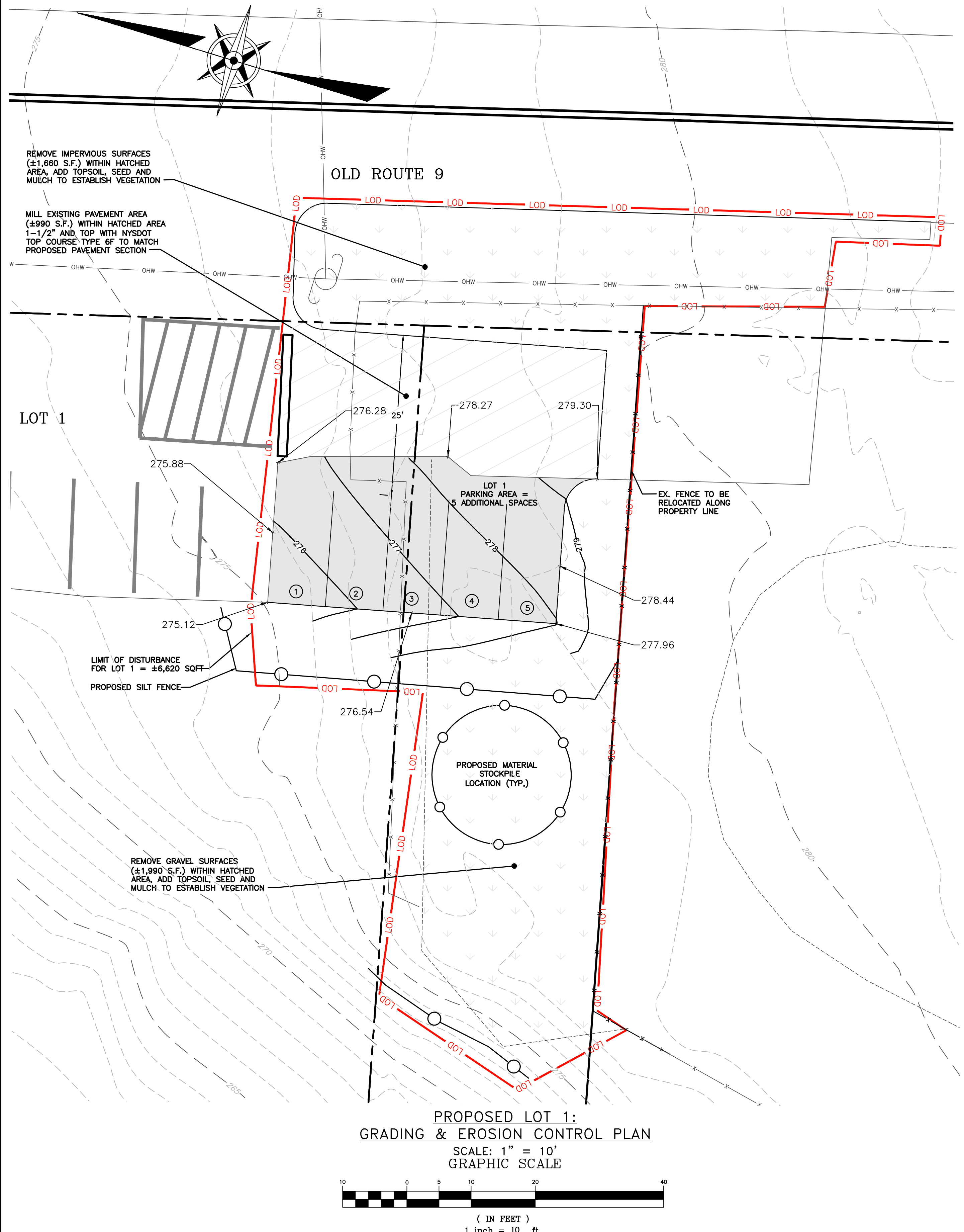
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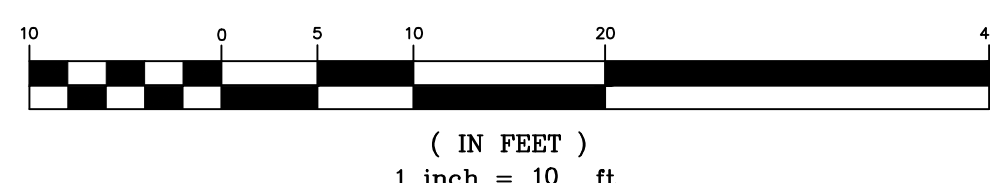
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SITE PLAN
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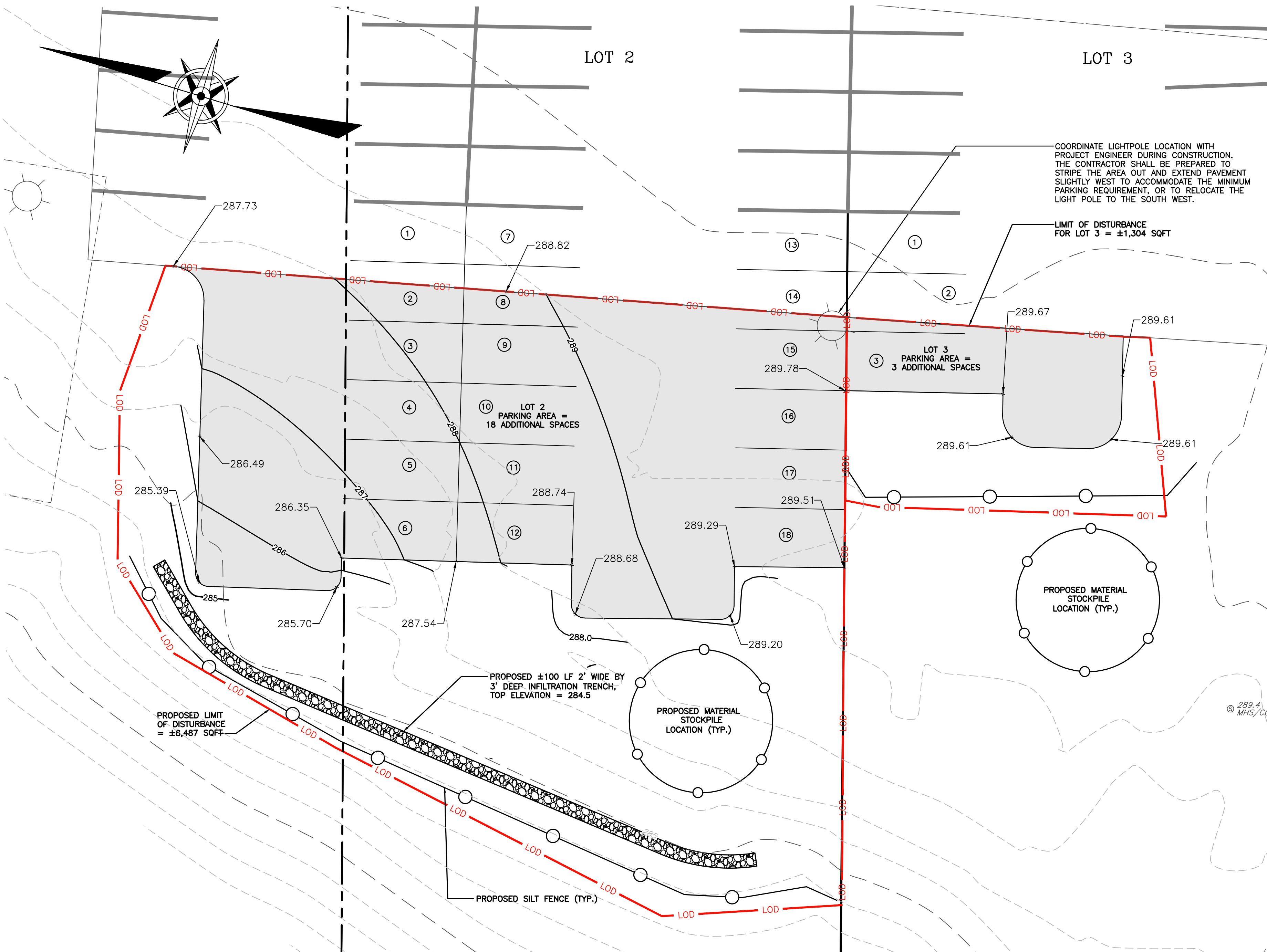
JOB #: 2019-015
DATE: 12/21/19
SCALE: 1" = 60'
TITLE: SP-1
SHEET: 3 OF 5



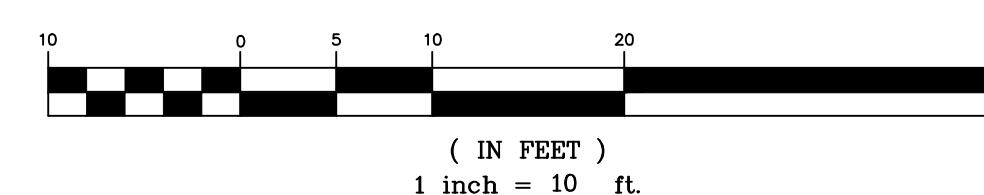
**PROPOSED LOT 1:
GRADING & EROSION CONTROL PLAN**
SCALE: 1" = 10'
GRAPHIC SCALE



CONSTRUCTION NOTE:
1. REFER TO THE SITE SPECIFIC NOTES ON THE COVER SHEET FOR A DELINEATION OF IMPROVEMENTS AS PART OF THE SITE PLAN THAT SHALL BE BUILT UPON RECEIPT OF APPROVAL AND THAT SHALL BE BUILT AS PART OF FUTURE NEED FOR LANDBANKED PARKING.



**PROPOSED LOT 2 AND 3:
GRADING & EROSION CONTROL PLAN**
SCALE: 1" = 10'
GRAPHIC SCALE



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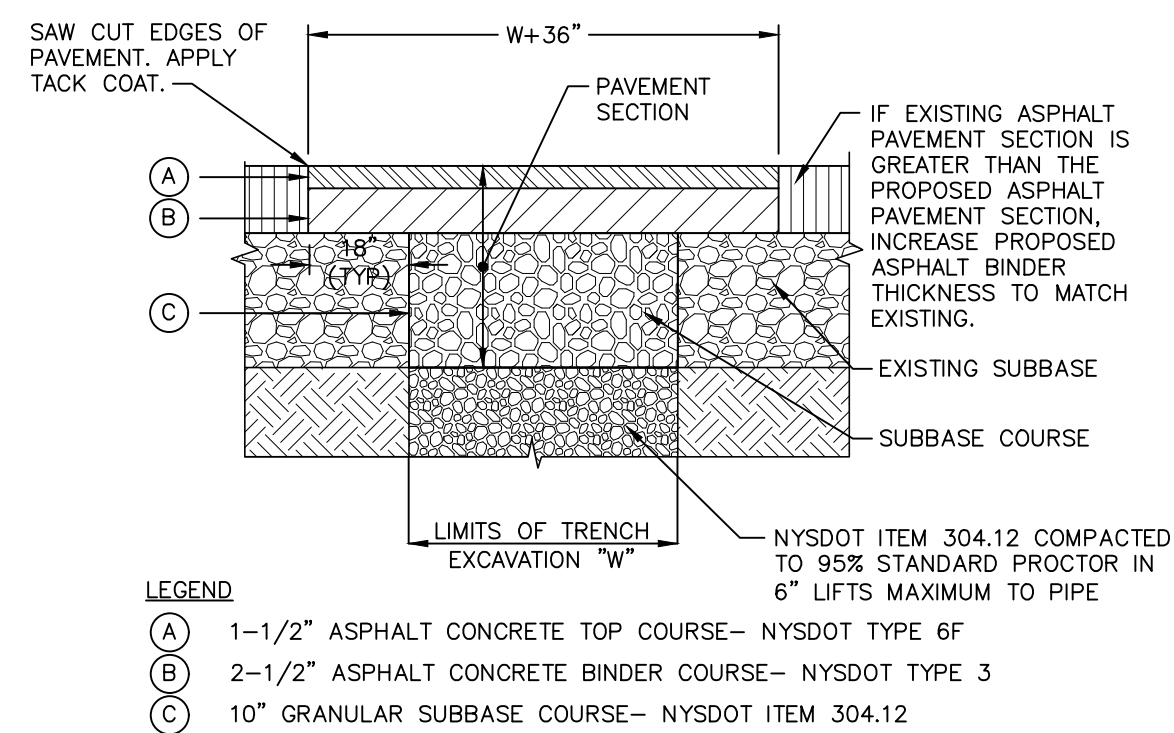


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GRADING & EROSION CONTROL PLAN
NUSSBICKEL BROTHERS REALTY CO.

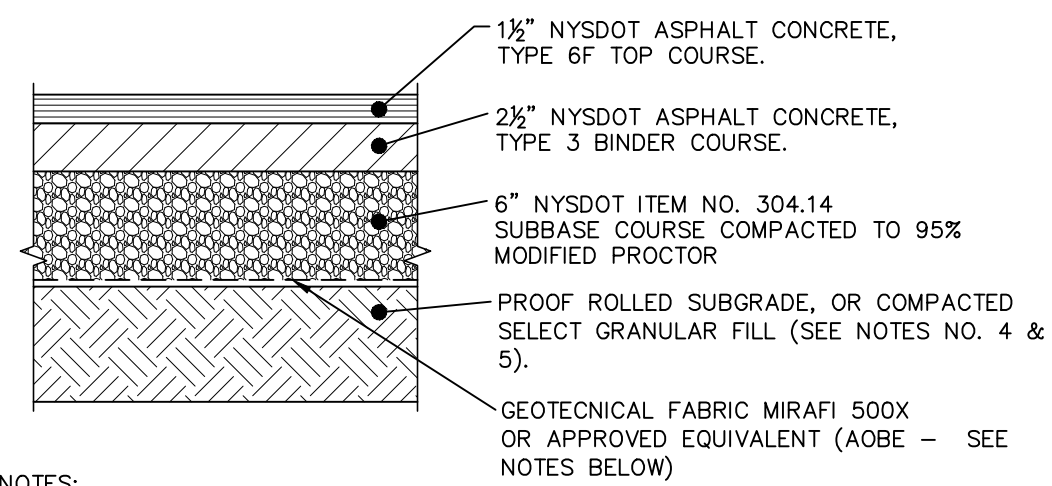
OLD ROUTE 9
TOWN OF WAPPINGER
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JOB #: 2019-015
DATE: 12/21/19
SCALE: 1" = 10'
TITLE: GEC-1
SHEET: 4 OF 5



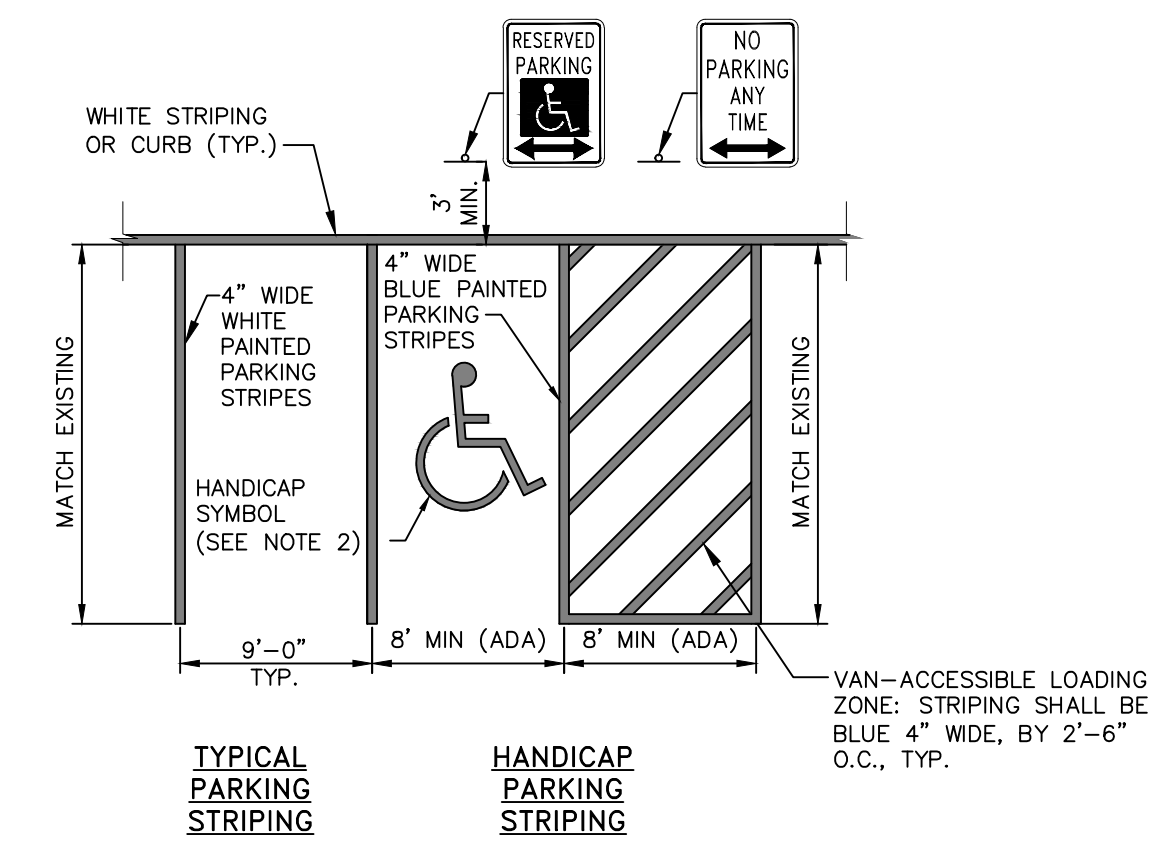
- NOTES:**
1. SAW CUT MIN. 18" BEYOND EXCAVATION WITH SMOOTH EDGES. 18" JOINT BETWEEN EXISTING AND NEW TOP COURSE TO BE MILLED. JOINT TO BE SEALED WITH POLYMER MODIFIED SEALER.
 2. FURNISH, PLACE, AND COMPACT SUBBASE.
 3. TACK COAT IN ACCORDANCE WITH NYSDOT STANDARD SPEC.
 4. FURNISH AND PLACE ASPHALT CONCRETE PAVEMENT AS SPECIFIED.

PAVEMENT RESTORATION DETAIL
NOT TO SCALE



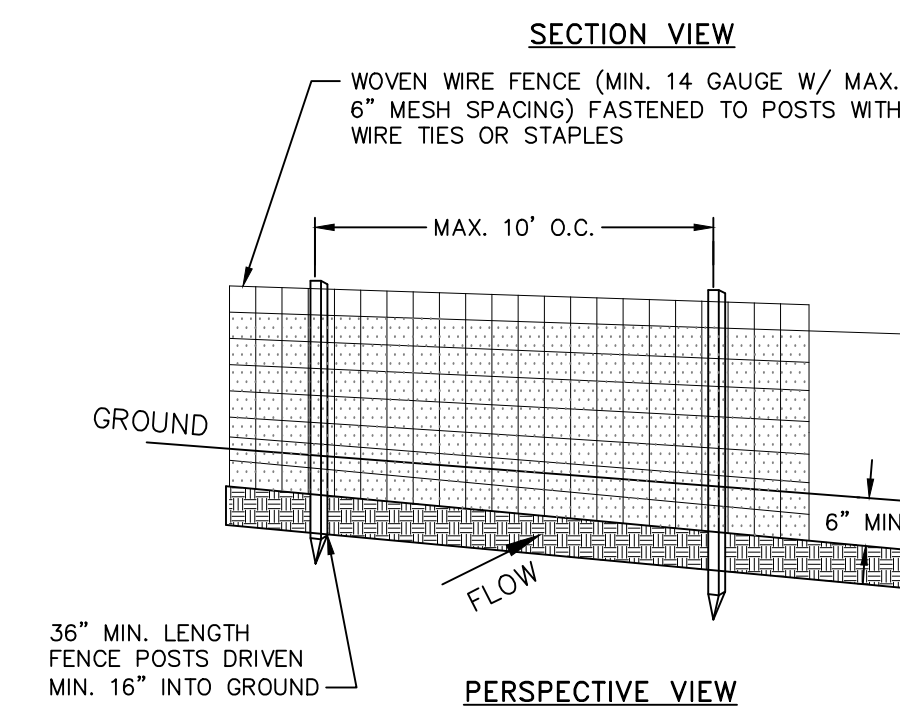
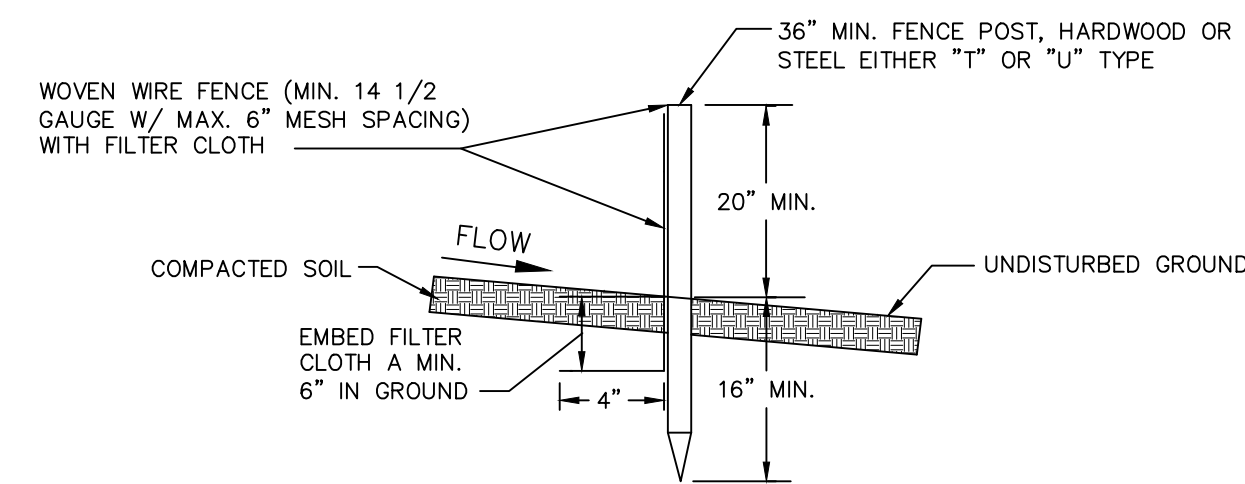
- NOTES:**
1. MATERIALS AND METHODS OF CONSTRUCTION SHALL BE IN CONFORMANCE WITH THE NEW YORK STATE DEPARTMENT OF TRANSPORTATION (NYSDOT) STANDARD SPECIFICATIONS FOR CONSTRUCTION AND MATERIALS, DATED JANUARY 2, 2002.
 2. SUBGRADE SHALL NOT INCLUDE FROZEN MATERIALS, DEBRIS, ORGANIC MATERIALS, LARGE STONES OR OTHER UNSUITABLE MATERIALS.
 3. TACK COAT WHEN SPECIFIED OR CALLED OUT IN THESE DRAWINGS OR REQUIRED BY THE REFERENCED SPECIFICATIONS SHALL CONFORM WITH SECTION 407-TACK COAT OF THE ABOVE REFERENCED NYSDOT STANDARD SPECIFICATIONS.
 4. WHERE IT IS NECESSARY TO PLACE FILL FOR PURPOSES OF BRINGING THE SUBGRADE ELEVATION UP TO A SPECIFIED GRADE, THE FILL MATERIAL PLACED SHALL BE IN CONFORMANCE WITH SECTION 203-EXCAVATION AND EMBANKMENT OF THE ABOVE REFERENCED NYSDOT STANDARD SPECIFICATIONS.
 5. IF UNSUITABLE SOILS ARE ENCOUNTERED DURING CONSTRUCTION, THE CONTRACTOR SHALL CONTACT THE ENGINEER FOR POSSIBLE MODIFICATIONS TO THE PAVEMENT DETAIL.

PAVEMENT SECTION DETAIL
NOT TO SCALE



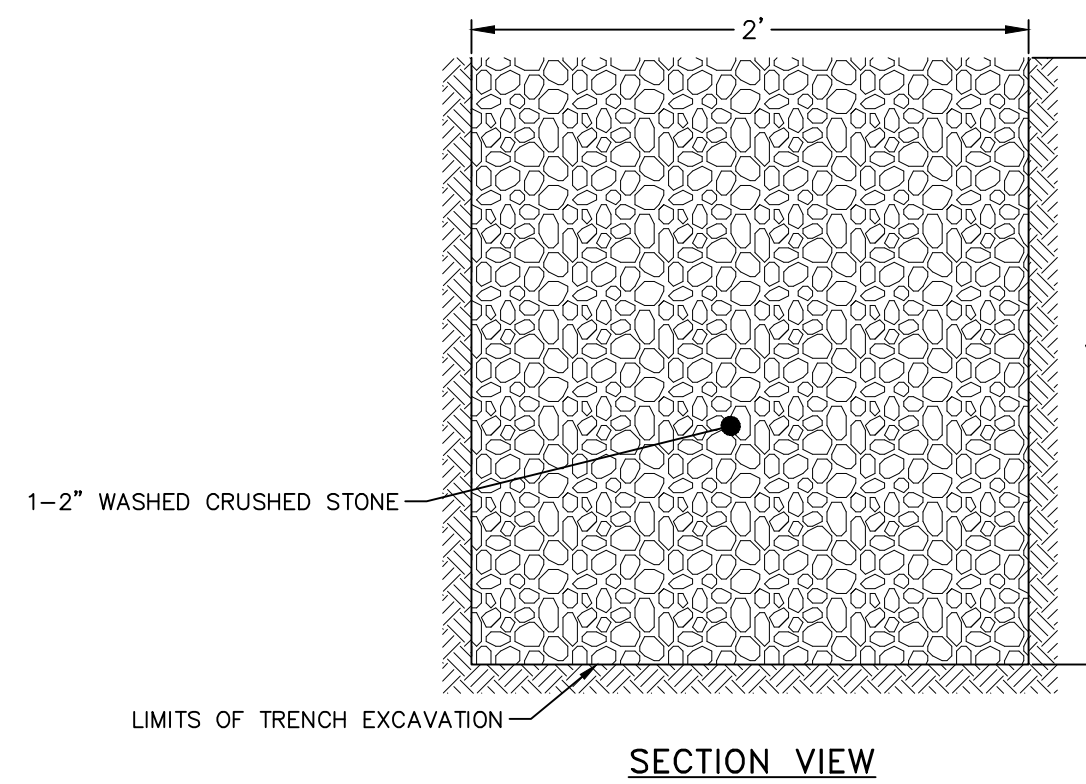
- NOTES:**
1. ALL DIMENSIONS SUBJECT TO CURRENT MUNICIPALITY ZONING AND SITE REGULATIONS.
 2. PAINTED HANDICAP SYMBOL TO BE IN ACCORDANCE WITH NYSDOT AND ADA STANDARDS.
 3. IF PARKING ABUTS A SIDEWALK, THEN THE REGULATORY SIGNS SHALL BE PLACED BEHIND THE SIDEWALK.

PARKING AND STRIPING DETAIL
NOT TO SCALE

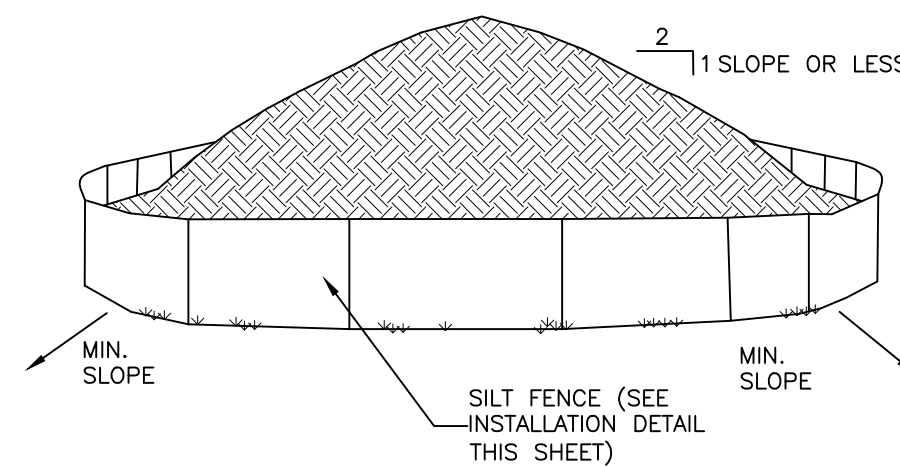


- NOTES:**
1. FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION.
 2. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVER-LAPPED BY SIX INCHES AND FOLDED. FILTER CLOTH SHALL BE EITHER FILTER X, MIRAFI 100X, STABILINKA T140N OR APPROVED EQUAL.
 3. PREFABRICATED UNITS SHALL BE GEOFAB, ENVIROFENCE OR APPROVED EQUAL.
 4. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.

SILT FENCE DETAIL
NOT TO SCALE

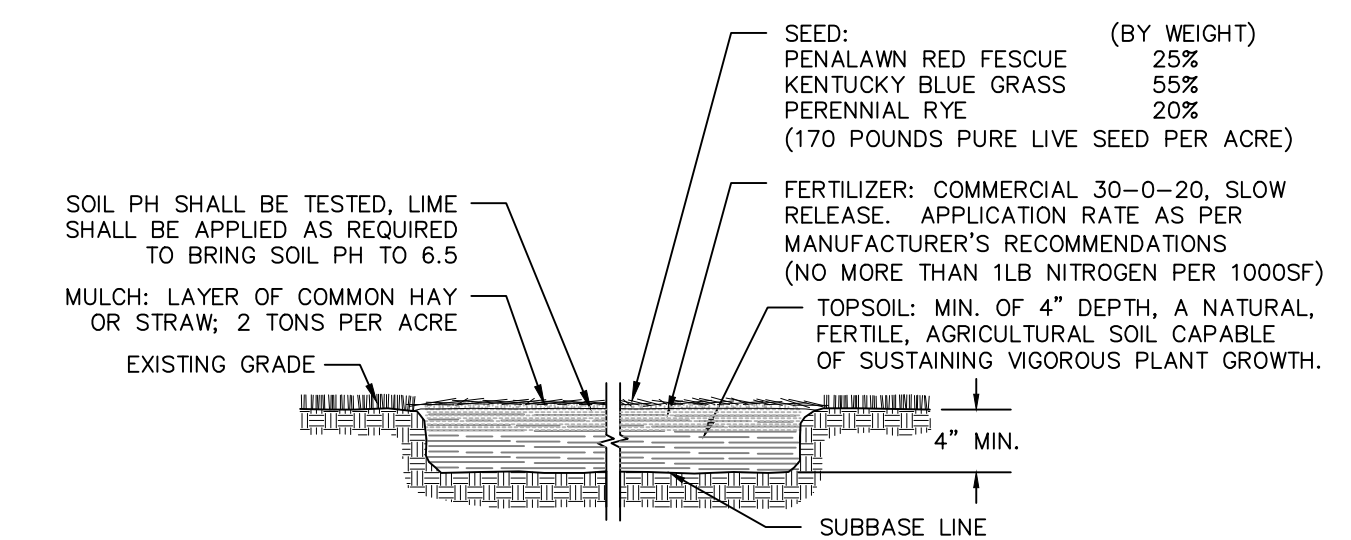


- NOTES:**
1. SEE PLANS FOR LOCATION.
 2. TOP OF THE DOWNHILL SIDE SHALL BE RELATIVELY UNIFORM TO ALLOW FOR SHEET OVERFLOW (LEVEL SPREADING) FOR LARGER STORM EVENTS.
- STONE INFILTRATION TRENCH DETAIL**
NOT TO SCALE



- NOTES:**
1. AREA CHOSEN FOR STOCKPILING OPERATIONS SHALL BE DRY AND STABLE.
 2. EACH PILE SHALL BE SURROUNDED WITH SILT FENCING, THEN STABILIZED WITH VEGETATION OR COVERED.

TEMPORARY SOIL STOCKPILE DETAIL
NOT TO SCALE



TOPSOIL SEED, FERTILIZER AND MULCH DETAIL
NOT TO SCALE

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SCALE: NTS
TITLE: CD-1
SHEET: 5 OF 5