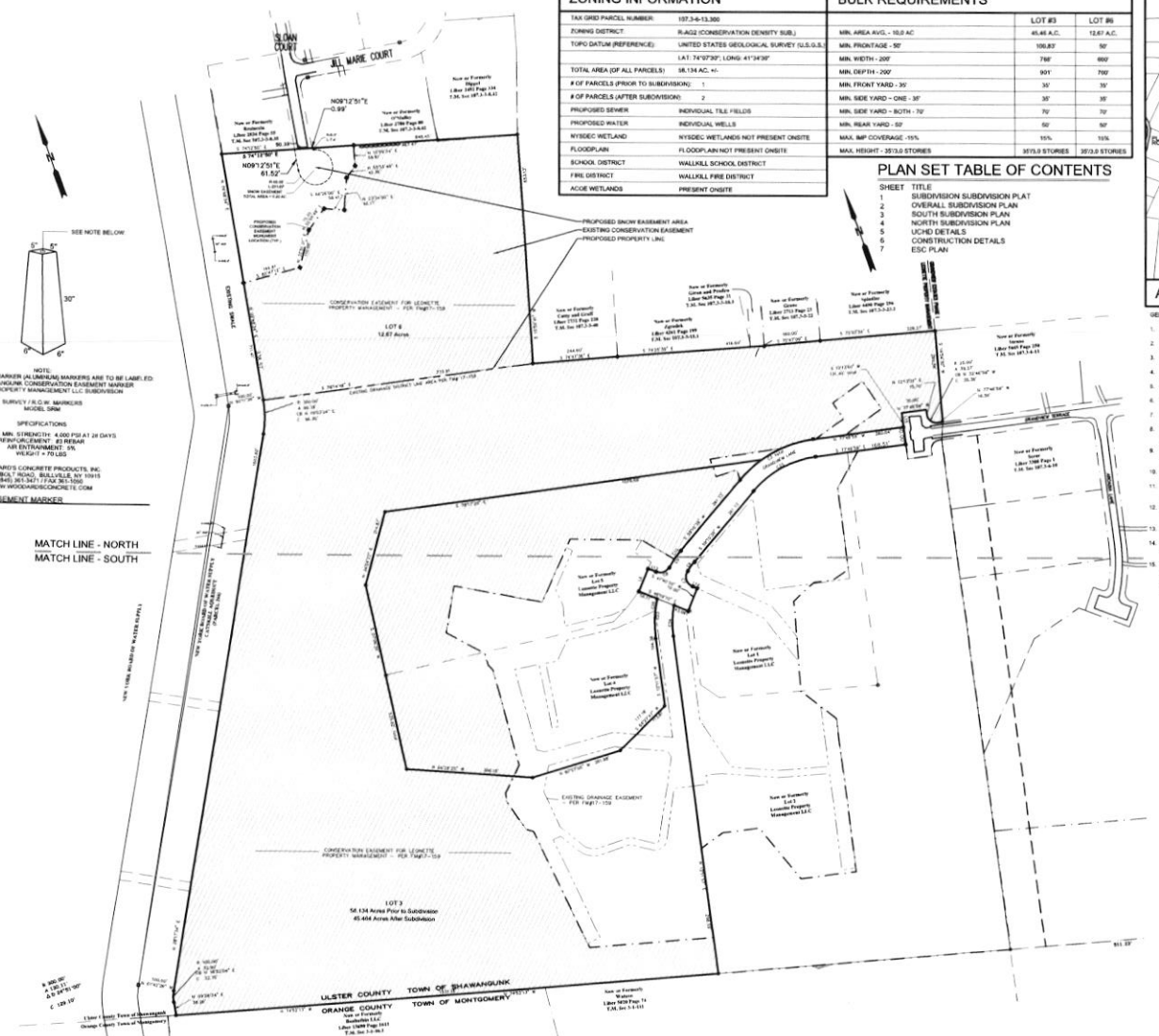



NOTE:
2" DOMED CONCRETE MARKER (ALUMINUM) MARKERS ARE TO BE LABELED:
TOWN OF SHAWANGUNK CONSERVATION EASEMENT MARKER
LEONETTE PROPERTY MANAGEMENT LLC SUBDIVISION

SURVEY / R.O.W. MARKERS
MODEL SRM

SPECIFICATIONS
CONCRETE MIN. STRENGTH: 4,000 PSI AT 28 DAYS
REINFORCEMENT: #3 REBAR
AIR ENTRAINMENT: 5%
WEIGHT: ± 70 LBS

WOODARD'S CONCRETE PRODUCTS, INC.
629 LYBOLT ROAD, BULLVILLE, NY 10915
(845) 361-3471 / FAX 361-1050
WWW.WOODARDSCONCRETE.COM

CONSERVATION EASEMENT MARKER

## ZONING INFORMATION

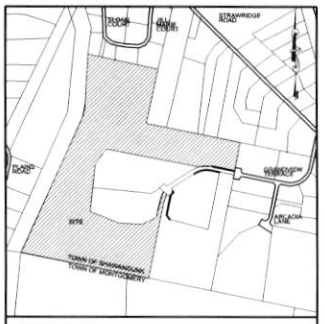
| | |
|---|---|
| TAX GRID PARCEL NUMBER: | 107.3-6-13.300 |
| ZONING DISTRICT: | R-AG2 (CONSERVATION DENSITY SUB.) |
| TOPO DATUM (REFERENCE): | UNITED STATES GEOLOGICAL SURVEY (U.S.G.S.) |
| | LAT: 74°07'30", LONG: 41°34'30" |
| TOTAL AREA (OF ALL PARCELS) | 58.134 AC. +/- |
| # OF PARCELS (PRIOR TO SUBDIVISION): | 1 |
| # OF PARCELS (AFTER SUBDIVISION): | 2 |
| PROPOSED SEWER | INDIVIDUAL TILE FIELDS |
| PROPOSED WATER | INDIVIDUAL WELLS |
| NYSDEC WETLAND | NYSDEC WETLANDS NOT PRESENT ONSITE |
| FLOODPLAIN | FLOODPLAIN NOT PRESENT ONSITE |
| SCHOOL DISTRICT | WALLKILL SCHOOL DISTRICT |
| FIRE DISTRICT | WALLKILL FIRE DISTRICT |
| ACOE WETLANDS | PRESENT ONSITE |

## BULK REQUIREMENTS

| | LOT #3 | LOT #6 |
|---|---|---|
| MIN. AREA AVG. - 10.0 AC | 45.46 A.C. | 12.67 A.C. |
| MIN. FRONTAGE - 50' | 100.83' | 50' |
| MIN. WIDTH - 200' | 788' | 660' |
| MIN. DEPTH - 200' | 901' | 700' |
| MIN. FRONT YARD - 35' | 35' | 35' |
| MIN. SIDE YARD – ONE - 35' | 35' | 35' |
| MIN. SIDE YARD – BOTH - 70' | 70' | 70' |
| MIN. REAR YARD - 50' | 50' | 50' |
| MAX. IMP COVERAGE -15% | 15% | 15% |
| MAX. HEIGHT - 35'/3.0 STORIES | 35'/3.0 STORIES | 35'/3.0 STORIES |

## PLAN SET TABLE OF CONTENTS


| SHEET | TITLE |
|---|---|
| 1 | SUBDIVISION SUBDIVISION PLAT |
| 2 | OVERALL SUBDIVISION PLAN |
| 3 | SOUTH SUBDIVISION PLAN |
| 4 | NORTH SUBDIVISION PLAN |
| 5 | UCHD DETAILS |
| 6 | CONSTRUCTION DETAILS |
| 7 | ESC PLAN |


AREA MAP
SCALE: 1" = 750'




LOCATION MAP
SCALE: 1" = 2000'

GENERAL NOTES

1. ALL LARGE AND HEALTHY TREES (GREATER THAN 12" CALIPER) SHALL BE PRESERVED IN ALL CASES WHERE THEIR REMOVAL IS NOT CRUCIAL TO THE CONSTRUCTION OF THE SUBDIVISION.
2. BLASTING IS PROHIBITED.
3. UTILITIES - ALL UTILITIES ARE TO BE INSTALLED UNDERGROUND. NO STREET LIGHTING IS PROPOSED.
4. LIMITS OF SITE DISTURBANCE - AS AN INTEGRAL PART OF THE APPROVAL OF THIS PLAN, THE LIMIT OF DISTURBANCE LINE DEPICTED ON THIS PLAN SHALL NOT BE EXCEEDED.
5. NO FURTHER SUBDIVISION IS ALLOWED FOR ANY OF THE LOTS.
6. ALL NOTES FROM FILED MAP 17-159 REMAIN IN EFFECT.
7. THE PARCEL IS SUBJECT TO A CONSERVATION EASEMENT ON FILE WITH THE TOWN AND ULSTER COUNTY CLERKS OFFICE.
8. EROSION CONTROL - SITE DISTURBANCE TO BE LIMITED TO ONLY THE NECESSARY GRADING OF COMMON DRIVEWAYS, HOUSE LOCATIONS, INDIVIDUAL DRIVEWAYS AND AREAS AS DETAILED ON THIS PLAN. REFER TO THE EROSION AND SEDIMENT CONTROL PLAN FOR DETAILS, PHASING, AND CONSTRUCTION SEQUENCING.
9. FOOTING ROOF LEADER DRAINS - FOOTING DRAINS FROM ALL HOUSES (WHERE HOUSES ARE SITUATED DIRECTLY UPGRADIENT FROM SEWAGE DISPOSAL SYSTEMS) ARE TO BE DIRECTED AWAY FROM THESE SYSTEMS. WHERE POSSIBLE, FOOTING AND ROOF LEADER DRAINS TO BE DIRECTED TO DRAINAGE SYSTEM.
10. THE INTENT OF THE SNOW EASEMENT TURNAROUND AREA IS TO REMAIN PRIVATE AND MAINTAINED BY THE PARCEL OWNER.
11. THE CONSERVATION EASEMENT SHOWN ON THIS SHEET IS SUBJECT TO RESTRICTIONS AS OUTLINE BY DOCUMENTATION ON FILE WITH THE U.C. CLERKS OFFICE AND THE TOWN PLANNING DEPARTMENT. THE AREA IS TO BE RETAINED AS PROTECTED OPEN SPACE.
12. THE PARCEL OWNERS OF LOTS #3 AND LOT #6 ARE SUBJECT TO RESTRICTIONS ON USE, AS SET FORTH IN THE CONSERVATION EASEMENT APPROVED BY THE TOWN BOARD AND RECORDED IN THE OFFICE OF THE ULSTER COUNTY.
13. THE PARCEL OWNERS OF LOTS #3 THROUGH LOT #6 ARE SUBJECT TO THE OPERATION AND MAINTENANCE PROCEDURES FOR SWPPP FACILITIES SHOWN ON THE SUBDIVISION PLAT.
14. A CONSERVATION EASEMENT BASELINE REPORT HAS BEEN PREPARED AND ONFILE WITH THE PLANNING BOARD FOR LOTS #3 - #6. THE APPLICANT/PARCEL OWNER IS RESPONSIBLE FOR ALL REQUIREMENTS OUTLINED IN THE REPORT. AN ADDENDUM IN THE SAME FORMAT SHALL BE PREPARED FOR LOT #6 PRIOR TO THE ISSUANCE OF A C.O. FOR LOT #6.
15. THE APPLICANT MUST ARRANGE FOR THE REQUIRED CONSTRUCTION INSPECTIONS OF THE SNOW EASEMENT TURNAROUND WITH THE HIGHWAY SUPERINTENDENT. THE APPLICANT'S ENGINEER MUST SUBMIT A CERTIFICATION LETTER TO THE TOWN BUILDING INSPECTOR THAT THE SNOW EASEMENT AREA, CONSERVATION EASEMENT MONUMENTS, AND STORMWATER MANAGEMENT SYSTEMS HAVE BEEN CONSTRUCTED/INSTALLED IN ACCORDANCE WITH THE APPROVED PLANS. THE TOWN ENGINEER AND THE HIGHWAY SUPERINTENDENT WILL INSPECT THE COMPLETED SNOW EASEMENT AREA AND STORMWATER MANAGEMENT SYSTEM AND PROVIDE THEIR WRITTEN APPROVAL PRIOR TO ISSUANCE OF THE CERTIFICATE OF OCCUPANCY FOR LOT #6 ON THIS SUBDIVISION.

## PLAN SET GENERAL LEGEND

PROPOSED HOUSE FF: 885
EXISTING/APPROVED SEWAGE DISPOSAL SYSTEM (SDS)
LOT DESIGNATION
FD — FOOTING DRAIN
RL — ROOF LEADER
CATCHBASIN
DRAINAGE PIPE
EXISTING WELL
SEPTIC TANK
PROPOSED WELL
STONEWALL
FEDERAL WETLAND FLAG LOCATION
FEDERAL WETLAND BOUNDARY
LIMIT OF DISTURBANCE
PROPOSED BUILDING SETBACKS
RIP RAP LOCATION
GRASS SWALE
322 PROPOSED SPOT ELEVATION
DISTRIBUTION BOX
CONVENTIONAL PRIMARY SDS
CONVENTIONAL EXPANSION SDS
PROPOSED SILT FENCE
EXISTING TRAIL SYSTEM
EXISTING TRAIL SYSTEM TO BE ABANDONED
CONSERVATION EASEMENT BOUNDARY OUTLINE
CONSERVATION EASEMENT MONUMENT LOCATION

| | |
|---|---|
| OWNER INFORMATION: | JOHN LEONETTE<br>40 GRANDVIEW LANE<br>WALLKILL, NY 12589 |
| ZONE CLASSIFICATION | RAG-2 |
| ACTION: | RESIDENTIAL SUBDIVISION |
| TAX MAP PARCEL NO | 107.3-6-13.300 |
| TOTAL DISTURBANCE | 0.00 AC |
| TOPOGRAPHIC DATUM | U.S.G.S. |
| TOTAL ACREAGE | 58.30 AC. |
| WATER SUPPLY | PROPOSED WELL |
| SEWAGE DISPOSAL | INDIVIDUAL DWTS |
| FEMA: | NO FLOODPLAINS ONSITE |
| WETLANDS | WETLANDS ONSITE PER FM 17-159 |

IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW FOR ANY PERSONS TO ALTER THESE PLANS, SPECIFICATIONS, OR REPORTS IN ANY WAY, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR.

BRIAN STOKOSA, PE
STATE OF NEW YORK
BRIAN J. STOKOSA
090436
PROFESSIONAL ENGINEER

NOVEMBER 4, 2026
Project No. 2026.425
License No. 083970


DAY STOKOSA
ENGINEERING P.C.
3 Van Wyck Lane
Wappingers Falls, New York 12590
(845) 223-3202


PROJECT
LEONETTE PROPERTY MANAGEMENT LLC
LOT #3 SUBDIVISION
Town of Shawangunk — Ulster County, New York
DRAWING
Subdivision Plat

| SCALE | DRAWN BY | DRAWING No. |
|---|---|---|
| AS NOTED | BJS | 1 |
| DATE | CHECKED BY | 1 of 7 |
| 7.18.26 | BJS | |

# SUBDIVISION PLAT

SCALE: 1 = 140'

CONSERVATION MEASURES FOR THE INDIANA BAT AND NORTHERN LONG-EARED BAT

IMPLEMENTING TREE CLEARING FOR SITE CONSTRUCTION DURING TIMEFRAMES WHEN BATS ARE NOT RESIDENT ON THE SITE OCTOBER 1 - TO MARCH 31 FOR SITE CONSTRUCTION AND ACTIVITIES; KEEPING POTENTIAL FORAGING HABITAT CORRIDORS-HABITATS REMAIN INTACT EXCEPT FOR THE IMPACTED ACRES;LIGHTING ON THE SITE WILL USE TOWN OF SHAWANGUNK PLANNING BOARD APPROVED LIGHT FIXTURES THAT HAVE TOPS THAT DIRECT LIGHT DOWN TO MINIMIZE LIGHT POLLUTION AND NOT INTERFERE WITH POTENTIAL BAT FORAGING ACTIVITIES;IMPLEMENTING SOIL CONSERVATION AND DUST CONTROL BEST MANAGEMENT PRACTICES, SUCH AS WATERING DRY DISTURBED SOIL AREAS TO KEEP DUST DOWN, AND USING STAKED, RECESSED SILT FENCE AND ANTI-TRACKING PADS TO PREVENT EROSION AND SEDIMENTATION IN SURFACE WATERS ON THE SITE. PRIOR TO CLEARING, THE LIMITS OF PROPOSED CLEARING WILL BE CLEARLY DEMARCATED ON THE SITE WITH ORANGE CONSTRUCTION FENCING (OR SIMILAR) TO PREVENT INADVERTENT OVERCLEARING OF THE PROPERTY, AND;STORMWATER POND/S AND OTHER WATERCOURSES ONSITE WILL NOT BE MAINTAINED WITH ANY CHEMICALS THAT MIGHT ADVERSELY AFFECT BATS OR INSECT POPULATIONS ON WHICH THEY MAY FEED.

## SURVEY CERTIFICATION

I HEREBY CERTIFY THAT THIS BOUNDARY AND TOPO SURVEY WAS PREPARED BY ME AND WAS MADE FROM AN ACTUAL FIELD SURVEY COMPLETED IN 2025.

GARY RICH, N.Y.S.L.L.S. #050354 — SEAL

## OWNER CONSENT BLOCK

THE UNDERSIGNED OWNER OF THIS PROPERTY HEREON STATES THAT HE IS FAMILIAR WITH THIS MAP, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENTS TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS MAP WITH THE OFFICE OF THE ULSTER COUNTY CLERK.

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD

## PLANNING BOARD SIGNATURE BLOCK

APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE TOWN OF SHAWANGUNK, NEW YORK ON THE _____ DAY OF _____ 20 SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION, ANY CHANGE, ERASURE, MODIFICATION OR REVISION OF THIS PLAN, AS APPROVED SHALL VOID THIS APPROVAL.

TOWN OF SHAWANGUNK PLANNING BOARD SIGNED THIS _____ DAY OF _____ 20 _____

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD




OVER ALL SUBDIVISION PLAN
SCALE 1 = 140

## PLAN SET GENERAL LEGEND

- PROPOSED HOUSE
- EXISTING/APPROVED SEWAGE DISPOSAL SYSTEM (SDS)
- LOT DESIGNATION
- FD — FOOTING DRAIN
- RL — ROOF LEADER
- CATCHBASIN
- DRAINAGE PIPE
- EXISTING WELL
- SEPTIC TANK
- PROPOSED WELL
- STONEWALL
- FEDERAL WETLAND FLAG LOCATION
- FEDERAL WETLAND BOUNDARY
- LIMIT OF DISTURBANCE
- PROPOSED BUILDING SETBACKS
- RIP RAP LOCATION
- GRASS SWALE
- PROPOSED SPOT ELEVATION
- DISTRIBUTION BOX
- CONVENTIONAL PRIMARY SDS
- CONVENTIONAL EXPANSION SDS
- PROPOSED SILT FENCE
- EXISTING TRAIL SYSTEM
- EXISTING TRAIL SYSTEM TO BE ABANDONED
- CONSERVATION EASEMENT BOUNDARY OUTLINE
- CONSERVATION EASEMENT MONUMENT LOCATION

IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW FOR ANY PERSONS TO ALTER THESE PLANS, SPECIFICATIONS, OR REPORTS IN ANY WAY, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR.

BRIAN STOKOSA, PE

NOVEMBER 4, 2026

License No. 083970

DAY STOKOSA
ENGINEERING P.C.
3 Van Wyck Lane
Wappingers Falls, New York 12590
(845) 223-3202

Project No. 2026.425

LEONETTE PROPERTY MANAGEMENT LLC
LOT #3 SUBDIVISION
Town of Shawangunk — Ulster County, New York

Sheet Title: Overall Subdivision Plan

| DATE | DRAWN BY | SHEET NO. |
|---|---|---|
| AS NOTED | BJS | 2 |
| JOB | CHECKED | 2 of 7 |
| 7.18.26 | BJS | |

### OWNER CONSENT BLOCK

THE UNDERSIGNED OWNER OF THIS PROPERTY HEREON STATES THAT HE IS FAMILIAR WITH THIS MAP, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENTS TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS MAP WITH THE OFFICE OF THE ULSTER COUNTY CLERK.

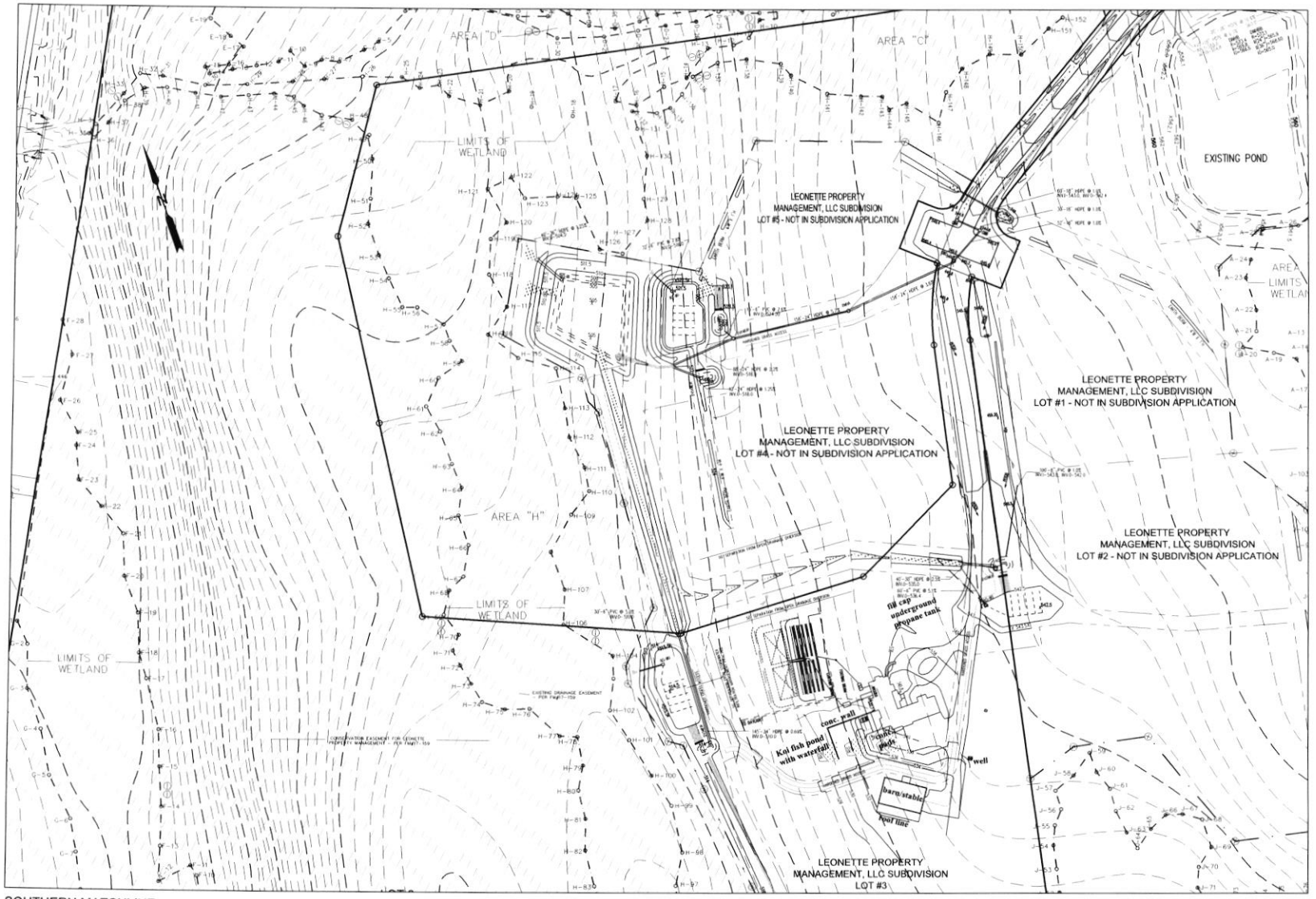
CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD

### PLANNING BOARD SIGNATURE BLOCK

APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE TOWN OF SHAWANGUNK, NEW YORK ON THE _____ DAY OF _____, 20 SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGE, ERASURE, MODIFICATION OR REVISION OF THIS PLAN, AS APPROVED SHALL VOID THIS APPROVAL.

TOWN OF SHAWANGUNK PLANNING BOARD SIGNED THIS _____ DAY OF _____, 20 _____

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD




SOUTHERN MATCHLINE

SCALE: 1 = 80

## PLAN SET GENERAL LEGEND

- PROPOSED HOUSE (F.F. 105.5)
- EXISTING/APPROVED SEWAGE DISPOSAL SYSTEM (SDS)
- LOT DESIGNATION
- FD FOOTING DRAIN
- RL ROOF LEADER
- CATCHBASIN
- DRAINAGE PIPE
- EXISTING WELL
- SEPTIC TANK
- PROPOSED WELL
- STONEWALL
- FEDERAL WETLAND FLAG LOCATION
- FEDERAL WETLAND BOUNDARY
- LIMIT OF DISTURBANCE
- PROPOSED BUILDING SETBACKS
- RIP RAP LOCATION
- GRASS SWALE
- PROPOSED SPOT ELEVATION
- DISTRIBUTION BOX
- CONVENTIONAL PRIMARY SDS
- CONVENTIONAL EXPANSION SDS
- PROPOSED SILT FENCE
- EXISTING TRAIL SYSTEM
- EXISTING TRAIL SYSTEM TO BE ABANDONED
- CONSERVATION EASEMENT BOUNDARY OUTLINE
- CONSERVATION EASEMENT MONUMENT LOCATION

IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW FOR ANY PERSONS TO ALTER THESE PLANS, SPECIFICATIONS, OR REPORTS IN ANY WAY, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR.

### OWNER CONSENT BLOCK

THE UNDERSIGNED OWNER OF THIS PROPERTY HEREON STATES THAT HE IS FAMILIAR WITH THIS MAP, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENTS TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS MAP WITH THE OFFICE OF THE ULSTER COUNTY CLERK.

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD

### PLANNING BOARD SIGNATURE BLOCK

APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE TOWN OF SHAWANGUNK, NEW YORK ON THE _____ DAY OF _____, 20 SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGE, ERASURE, MODIFICATION OR REVISION OF THIS PLAN, AS APPROVED SHALL VOID THIS APPROVAL.

TOWN OF SHAWANGUNK PLANNING BOARD SIGNED THIS _____ DAY OF _____, 20 _____

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD

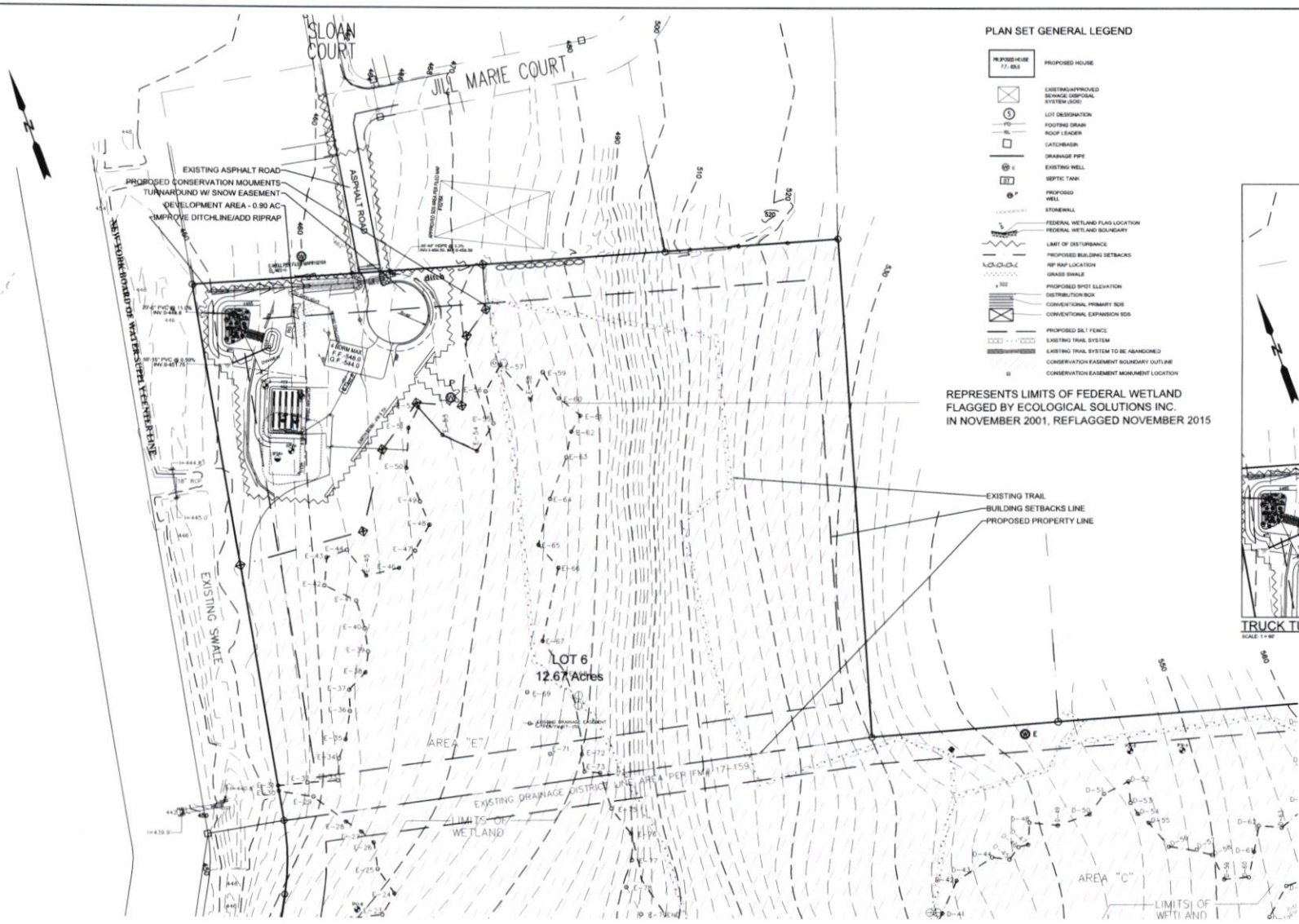
BRIAN STOKOSA, PE
NOVEMBER 4, 2026
License No. 083970

DAY STOKOSA
ENGINEERING P.C.
3 Van Wyck Lane
Wappingers Falls, New York 12590
(845) 223-3202

PROJECT: LEONETTE PROPERTY MANAGEMENT LLC
LOT #3 SUBDIVISION
Town of Shawangunk — Ulster County, New York

SHEET: Southern Matchline Plan

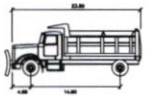
| SCALE | DRAWN BY | SHEET NO. |
|---|---|---|
| AS NOTED | BJS | 3 |
| DATE | CHECKED BY | 3 of 7 |
| 7.16.26 | BJS | |



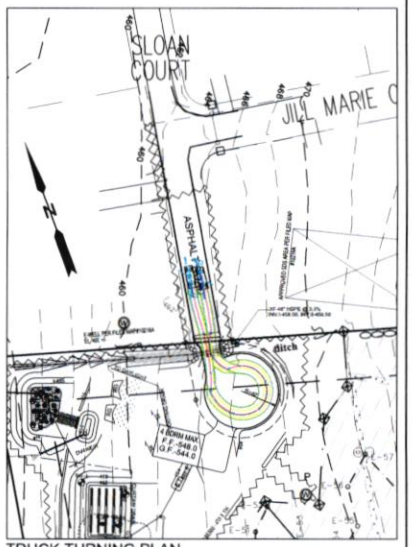

## PLAN SET GENERAL LEGEND

- PROPOSED HOUSE
- EXISTING/APPROVED SEWAGE DISPOSAL SYSTEM (SDS)
- LOT DESIGNATION
- FOOTING DRAIN
- ROOF LEADER
- CATCHBASIN
- DRAINAGE PIPE
- EXISTING WELL
- SEPTIC TANK
- PROPOSED WELL
- STONEWALL
- FEDERAL WETLAND FLAG LOCATION
- FEDERAL WETLAND BOUNDARY
- LIMIT OF DISTURBANCE
- PROPOSED BUILDING SETBACKS
- RIP RAP LOCATION
- GRASS SWALE
- PROPOSED SPOT ELEVATION
- DISTRIBUTION BOX
- CONVENTIONAL PRIMARY SDS
- CONVENTIONAL EXPANSION SDS
- PROPOSED SILT FENCE
- EXISTING TRAIL SYSTEM
- EXISTING TRAIL SYSTEM TO BE ABANDONED
- CONSERVATION EASEMENT BOUNDARY OUTLINE
- CONSERVATION EASEMENT MONUMENT LOCATION

REPRESENTS LIMITS OF FEDERAL WETLAND FLAGGED BY ECOLOGICAL SOLUTIONS INC. IN NOVEMBER 2001, REFLAGGED NOVEMBER 2015



2014 Single Axle Plow Truck




TRUCK TURNING PLAN
SCALE: 1 = 60'

NORTHERN MATCHLINE
SCALE: 1 = 60'

IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW FOR ANY PERSONS TO ALTER THESE PLANS, SPECIFICATIONS, OR REPORTS IN ANY WAY, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR.

BRIAN STOKOSA, PE
NOVEMBER 4, 2026
2026.425
License No. 083970


DAY STOKOSA
ENGINEERING P.C.
3 Van Wyck Lane
Wappingers Falls, New York 12590
(845) 223-3202


LEONETTE PROPERTY MANAGEMENT LLC
LOT #3 SUBDIVISION
Town of Shawangunk — Ulster County, New York

Northern Matchline Plan

| SCALE | DRAWN BY | DRAWING No. |
|---|---|---|
| AS NOTED | BJS | 4 |
| DATE | CHECKED BY | 4 of 7 |
| 7.18.26 | BJS | |

### OWNER CONSENT BLOCK

THE UNDERSIGNED OWNER OF THIS PROPERTY HEREON STATES THAT HE IS FAMILIAR WITH THIS MAP, IT'S CONTENTS AND ITS LEGENDS AND HEREBY CONSENTS TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS MAP WITH THE OFFICE OF THE ULSTER COUNTY CLERK.

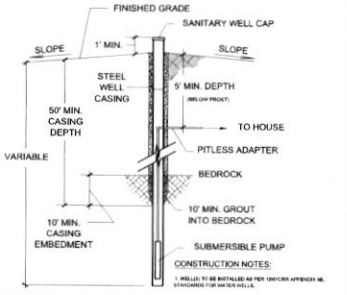
CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD

### PLANNING BOARD SIGNATURE BLOCK

APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE TOWN OF SHAWANGUNK, NEW YORK ON THE _____ DAY OF _____, 20 _____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGE, ERASURE, MODIFICATION OR REVISION OF THIS PLAN, AS APPROVED, SHALL VOID THIS APPROVAL.

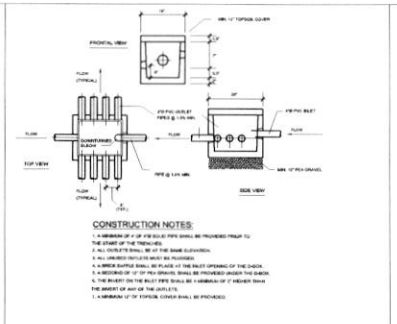
TOWN OF SHAWANGUNK PLANNING BOARD SIGNED THIS _____ DAY OF _____, 20 _____

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD



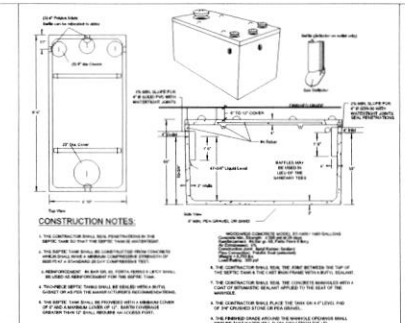

TYPICAL WELL DETAIL

NOT TO SCALE



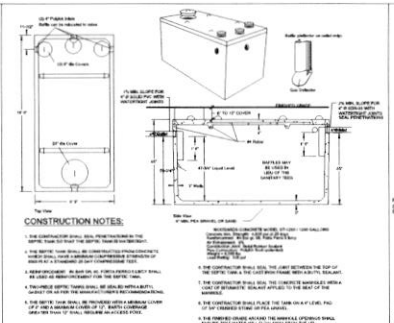

TYPICAL DISTRIBUTION BOX

NOT TO SCALE



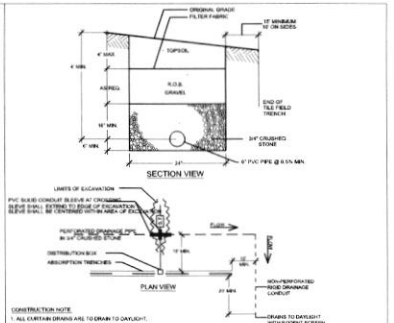

TYPICAL 1,000 GALLON SEPTIC TANK DETAIL

NOT TO SCALE



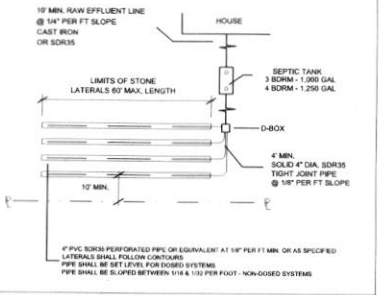

TYPICAL 1,250 GALLON SEPTIC TANK DETAIL

NOT TO SCALE



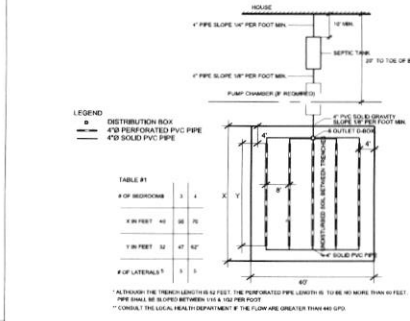

CURTAIN DRAIN DETAIL

NOT TO SCALE

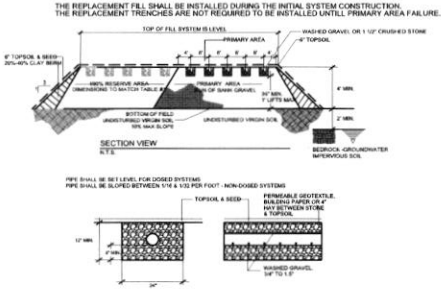



TYPICAL LATERAL LAYOUT

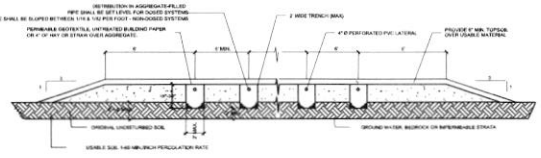
NOT TO SCALE




TYPICAL UC FILL SYSTEM DESIGN - PRIMARY & 100% RESERVE AREA




TYPICAL UC FILL SYSTEM CROSS SECTION - PRIMARY & EXPANSION AREA



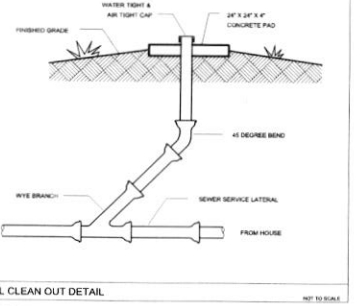

CONSTRUCTION NOTES:

1. BOTTOM OF ALL TRENCHES SHALL NOT BE ABOVE ORIGINAL USABLE SOIL AND TRENCHES SHOULD PREFERABLY BE AT LEAST 4' BELOW GRADE.
2. USABLE FILL SHALL HAVE A PERCOLATION RATE SIMILAR TO BUT NOT FASTER THAN THE USABLE SOIL PERCOLATION RATE.
3. MINIMUM DEPTH OF USABLE FILL PLUS SIX INCHES OF TOPSOIL SHALL NOT EXCEED 30 INCHES.
4. TRENCH BOTTOMS SHALL BE LEVEL. TRENCHES SHALL BE PARALLEL TO GROUND CONTOURS.
5. ON SLOPED SITES, A DIVERSION DITCH SHALL BE CONSTRUCTED UPHILL FROM THE FILL TO PREVENT SURFACE RUNOFF FROM ENTERING THE FILL.
6. FILL SHALL EXTEND AT LEAST SIX FEET BEYOND ENDS OF TRENCHES BEFORE STARTING 1 ON 3 EDGES OF FILL.

TYPICAL SHALLOW TRENCH SYSTEM

FILL NOTES

1. PERCOLATION RATE OF FILL MATERIAL SHALL BE BETWEEN 2 AND 10 MINUTES PER INCH BOTH AT THE BORROW PIT PRIOR TO EXCAVATION AND AFTER THE MATERIAL HAS BEEN PLACED AND ALLOWED TO NATURALLY SETTLE FOR 30 DAYS.
2. FILL MATERIAL WILL NOT BE PLACED WHEN UNDERLYING SOILS HAVE HIGH MOISTURE CONTENT.
3. ALL TREES, STUMPS, BRUSH, WEEDS, ETC., SHALL BE CUT AT GRADE AND REMOVED. ALL LEAVES, LIMBS, AND BOULDERS ABOVE GRADE SHALL BE CAREFULLY REMOVED.
4. SITE SOILS MUST BE LEFT UNDISTURBED PRIOR TO THE PLACEMENT OF FILL.
5. PERCOLATION RATE OF UNDISTURBED VIRGIN SOIL SHALL BE BETWEEN 1-60 MINUTES PER INCH SHALL EXTEND A MINIMUM OF 10 FEET BEYOND THE TOE OF BERMS.




TYPICAL CLEAN OUT DETAIL

NOT TO SCALE

## TILE FIELD SCHEDULE

| LOT NUMBER | TILE FIELD LENGTH FOR 3 BEDROOM | TILE FIELD LENGTH FOR 4 BEDROOM | FILL REQUIRED | TRENCH WIDTH | LATERAL SPACING | DROP BOX | CURTAIN DRAIN | DISPOSAL SYSTEM | MIN. RAW INVERT | SEPTIC TANK SIZE 3 BEDROOM | SEPTIC TANK SIZE 4 BEDROOM | No. & LENGTH OF LATERALS 3 BEDROOM | No. & LENGTH OF LATERALS 4 BEDROOM | LOT NUMBER |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 3 | EXISTING HOUSE IS CONSTRUCTED AND OCCUPIED | | | | | | | | | | | | | 3 |
| 6 | 230 L.F. | 310 L.F. | 4'-0" | 2'-0" | 6'-0" | NO | YES | UC FILL | 464.20 | 1,000 | 1,250 | 5 LATS @ 47' E.A. | 5 LATS @ 62' E.A. | 6 |

### DEEP TEST PITS

DEEPS WERE WITNESSED BY JEFFREY DEHORNE (UCHD) & BRIAN J. STOKOSA, P.E.

| LOT NO. | T.H. NO. | DEPTH | DATE | ROCK | WATER | MOTTLED SOIL DEPTH | RESULTS |
|---|---|---|---|---|---|---|---|
| 6 | #1 | 48" | 9-7-16 | NONE | NONE | NONE | 4" TOPSOIL, 4"-41" SILT LOAM |
| 6 | #2 | 48" | 9-7-16 | NONE | NONE | 24" | 8" TOPSOIL, 8"-48" SILT LOAM |

### PERCOLATION TEST DATA

ALL PERCOLATION TESTS WERE PERFORMED ON THE DATES OF LISTED BELOW. ALL TEST HOLES WERE PRESOAKED 24 HOURS IN ADVANCE.

| Lot # | PT# | DEPTH | DATE | RUNS (MIN/INCH) 1 | 2 | 3 | 4 | 5 | DESIGN |
|---|---|---|---|---|---|---|---|---|---|
| 6 | #1 | 28" | 9/9/16 | 7 | 11 | 16 | 16 | -- | |
| 6 | #2 | 28" | 9/9/16 | 6 | 13 | 22 | 22 | -- | 21-30 MIN |

SITE SPECIFIC NOTES

1. A PRE-CONSTRUCTION MEETING MUST BE SCHEDULED AT THE SITE WITH THE OWNER OR DEVELOPER AND A REPRESENTATIVE FROM THE ULSTER COUNTY HEALTH DEPARTMENT PRIOR TO INSTALLATION OF THE WELL AND SEWAGE DISPOSAL SYSTEM TO DISCUSS APPROVED ARRANGEMENTS FOR WATER SUPPLY AND SEWAGE DISPOSAL.
2. IF A SEPTIC TANK IS DELIVERED TO THE SITE IN SECTIONS, IT SHALL BE DEMONSTRATED BY THE CONTRACTOR TO THE UCHD FIELD INSPECTOR AND/OR CERTIFYING ENGINEER THAT THE TANK IS SEALED, WATERTIGHT AND ACCEPTABLE FOR USE. THIS SHALL REQUIRE, AS A MINIMUM, THE FILLING OF THE TANK WITH WATER TO OBSERVE IF IT IS SEALED, WATERTIGHT AND ACCEPTABLE FOR USE.
3. THE HOUSES SHALL BE SET AT SUCH AN ELEVATION AS TO INSURE GRAVITY FEED TO THE SEWAGE DISPOSAL SYSTEM AND MAINTAINING PROPER COVER OVER ALL PIPING.
4. THE NEW HOUSE LOCATION SHALL MEET ALL MIN. REQUIREMENTS AS SET FORTH BY THE TOWN OF NEW PALTZ ZONING ORDINANCE. THE TOWN ZONING OFFICE SHALL BE CONSULTED TO INSURE CONFORMITY WITH ALL APPLICABLE ZONING REQUIREMENTS PRIOR TO CONSTRUCTION.

NOTES:

1. NO LOTS SHALL BE SUBDIVIDED.
2. NO MORE THAN A SINGLE FAMILY DWELLING PER LOT.
3. NO ROOF, CELLAR OR FOOTING DRAINS TO BE DISCHARGED INTO SEWAGE DISPOSAL SYSTEM.
4. ALL TREES MUST BE CUT FROM THE TILE FIELD AREAS.
5. NO BASEMENT FIXTURES ARE PERMITTED WITHOUT SPECIAL SEWAGE DESIGN.
6. ALL SANITARY DISPOSAL SYSTEMS ARE SUBJECT TO ALL RULES AND REGULATIONS AS SET FORTH FOR THE PROTECTION OF THE NEW YORK CITY WATER SHED AREA.
7. NO DRIVEWAYS, ROADWAYS OR PARKING AREAS SHALL BE CONSTRUCTED OVER ANY PORTION OF THE SANITARY DISPOSAL SYSTEM.
8. NO COMPONENT PART OF THE SEWAGE DISPOSAL SYSTEM SHALL BE LOCATED OR MAINTAINED WITH 100 FEET OF ANY SPRING, RESERVOIR, BROOK, MARSH OR ANY OTHER BODY OF WATER.
9. WATER SAVING FIXTURES SHALL BE INSTALLED.
10. WELL TO BE CONSTRUCTED PER NYSDOH APPENDIX 5B, "STANDARDS FOR WATER WELLS", LATEST EDITION.

UCDOH NOTES:

1. **THE PROCESSED APPLICATION WILL BE VALID FOR A PERIOD OF FIVE (5) YEARS FROM RECEIPT BY THE UCDOH.**
2. **IN ACCORDANCE WITH THE STATE EDUCATION LAW, PLANS FOR RESIDENTIAL (INDIVIDUAL) SUBSURFACE SEWAGE DISPOSAL SYSTEMS MUST BE PREPARED BY A DESIGN PROFESSIONAL (PROFESSIONAL ENGINEER OR REGISTERED ARCHITECT) LICENSED TO PRACTICE IN NEW YORK STATE BY THE STATE EDUCATION DEPARTMENT (SED).**
3. **NEW YORK STATE DEPARTMENT OF HEALTH'S (NYSOH) STANDARD 10NYCRR APPENDIX 75-A, "WASTEWATER TREATMENT STANDARDS – RESIDENTIAL ONSITE SYSTEMS", AND THE UCDOH SANITARY CODE SHALL APPLY TO ALL RESIDENTIAL (INDIVIDUAL) SUBSURFACE SEWAGE DISPOSAL SYSTEMS DESIGNED AND CONSTRUCTED IN ULSTER COUNTY.**
4. **THE UCDOH RECOMMENDS THAT THESE STANDARDS BE USED IN CONJUNCTION WITH THE NYSOH "RESIDENTIAL ON-SITE WASTEWATER TREATMENT SYSTEM DESIGN HANDBOOK", LATEST EDITION.**
5. **THIS HANDBOOK AND NYSDOH APPENDIX 75-A APPLY TO SYSTEMS DISCHARGING RESIDENTIAL WASTEWATER FLOWS OF 1,000 GALLONS PER DAY (GPD) OR LESS FROM YEAR-ROUND AND SEASONAL DWELLINGS.**

### OWNER CONSENT BLOCK

THE UNDERSIGNED OWNER OF THIS PROPERTY HEREON STATES THAT HE IS FAMILIAR WITH THIS MAP, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENTS TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS MAP WITH THE OFFICE OF THE ULSTER COUNTY CLERK.

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD

### PLANNING BOARD SIGNATURE BLOCK

APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE TOWN OF SHAWANGUNK, NEW YORK ON THE _____ DAY OF _____, 20 SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGE, ERASURE, MODIFICATION OR REVISION OF THIS PLAN, AS APPROVED SHALL VOID THIS APPROVAL.

TOWN OF SHAWANGUNK PLANNING BOARD SIGNED THIS _____ DAY OF _____, 20 _____

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD

IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW FOR ANY PERSONS TO ALTER THESE PLANS, SPECIFICATIONS, OR REPORTS IN ANY WAY. UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR.

BRIAN STOKOSA, PE
NOVEMBER 4, 2026
License No. 083970

DAY STOKOSA
ENGINEERING P.C.
3 Van Wyck Lane
Wappingers Falls, New York 12590
(845) 223-3202

Project No. 2026.425

PROJECT
LEONETTE PROPERTY MANAGEMENT LLC
LOT #3 SUBDIVISION
Town of Shawangunk — Ulster County, New York

SHEET TITLE
Ulster County Health Department Details

| SCALE | DESIGN BY | DRAWING # |
|---|---|---|
| AS NOTED | BJS | 5 |
| DATE | CHECK BY | SHEET # |
| 7.18.26 | BJS | 5 of 7 |

BIORETENTION - PLANTING SOIL BED CHARACTERISTICS

THE PLANTING SOIL SHOULD BE A SANDY LOAM, LOAMY SAND, LOAM (USDA), OR A LOAM/SAND MIX (SHOULD CONTAIN A MINIMUM 35 TO 60% SAND, BY VOLUME). THE CLAY CONTENT FOR THESE SOILS SHOULD BY LESS THAN 25% BY VOLUME. SOILS SHOULD FALL WITHIN THE SM, OR ML CLASSIFICATIONS OF THE UNIFIED SOIL CLASSIFICATION SYSTEM (USCS). A SOIL PERMEABILITY OF AT LEAST 1.0 FEET PER DAY (0.5"/HR) IS REQUIRED (A CONSERVATIVE VALUE OF 0.5 FEET PER DAY IS USED FOR DESIGN). THE SOIL SHOULD BE FREE OF STONES, STUMPS, ROOTS, OR OTHER WOODY MATERIAL OVER 1" IN DIAMETER. BRUSH OR SEEDS FROM NOXIOUS WEEDS. PLACEMENT OF THE PLANTING SOIL SHOULD BE IN LIFTS OF 12 TO 18", LOOSELY COMPACTED (TAMPED LIGHTLY WITH A DOZER OR BACKHOE BUCKET). THE SPECIFIC CHARACTERISTICS ARE PRESENTED IN TABLE H.2.

TABLE H.2 PLANTING SOIL CHARACTERISTICS

| PARAMETER | VALUE |
|---|---|
| PH RANGE | 5.2 TO 7.00 |
| ORGANIC MATTER | 1.5 TO 4.0% |
| MAGNESIUM | 35 LBS. PER ACRE, MINIMUM |
| PHOSPHORUS (P205) | 75 LBS. PER ACRE, MINIMUM |
| POTASSIUM (K2O) | 85 LBS. PER ACRE, MINIMUM |
| SOLUBLE SALTS | 500 PPM |
| CLAY | 10 TO 25% |
| SILT | 30 TO 55% |
| SAND | 35 TO 60% |

MULCH LAYER - THE MULCH LAYER SHOULD BE STANDARD LANDSCAPE STYLE, SINGLE OR DOUBLE, SHREDDED HARDWOOD MULCH OR CHIPS. THE MULCH LAYER SHOULD BE WELL AGED (STOCKPILED OR STORED FOR AT LEAST 12 MONTHS), UNIFORM IN COLOR, AND FREE OF OTHER MATERIALS, SUCH AS WEED SEEDS, SOIL, ROOTS, ETC. THE MULCH SHOULD BE APPLIED TO A MAXIMUM DEPTH OF THREE INCHES. GRASS CLIPPINGS SHOULD NOT BE USED AS A MULCH MATERIAL.

PLANTING PLAN GUIDANCE

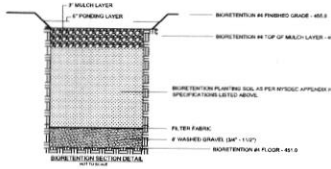
PLANT MATERIAL SELECTION SHOULD BE BASED ON THE GOAL OF SIMULATING A TERRESTRIAL FORESTED COMMUNITY OF NATIVE SPECIES. BIORETENTION SIMULATES AN ECOSYSTEM CONSISTING OF AN UPLAND-ORIENTED COMMUNITY DOMINATED BY TREES, BUT HAVING A DISTINCT COMMUNITY, OR SUB-CANOPY OF UNDERSTORY TREES, SHRUBS AND HERBACEOUS MATERIALS. THE INTENT IS TO ESTABLISH A DIVERSE, DENSE PLANT COVER TO TREAT STORMWATER RUNOFF AND WITHSTAND URBAN STRESSES FROM INSECT AND DISEASE INFESTATIONS, DROUGHT, TEMPERATURE, WIND, AND EXPOSURE.

PLANT MATERIAL GUIDANCE

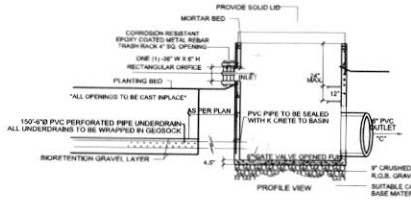
PLANT MATERIALS SHOULD CONFORM TO THE AMERICAN STANDARD NURSERY STOCK, PUBLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN, AND SHOULD BE SELECTED FROM CERTIFIED, REPUTABLE NURSERIES. PLANTING SPECIFICATIONS SHOULD BE PREPARED BY THE DESIGNER AND SHOULD INCLUDE A SEQUENCE OF CONSTRUCTION, A DESCRIPTION OF THE CONTRACTOR'S RESPONSIBILITIES, A PLANTING SCHEDULE AND INSTALLATION SPECIFICATIONS, INITIAL MAINTENANCE, AND A WARRANTY PERIOD AND EXPECTATIONS OF PLANT SURVIVAL. TABLE H.4 PRESENTS SOME TYPICAL ISSUES FOR PLANTING SPECIFICATIONS.

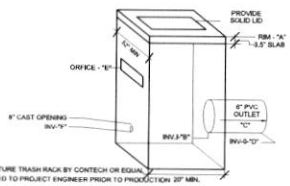
TABLE H.4 PLANTING SPECIFICATION ISSUES FOR BIORETENTION AREAS

| SPECIFICATION | ELEMENT ELEMENTS |
|---|---|
| SEQUENCE OF CONSTRUCTION | 1. THE AREA FOR BIORETENTION PRACTICES SHALL BE STAKED BY A NYSLS PRIOR TO CONSTRUCTION.<br>2. BIORETENTION MATERIAL SHALL BE APPROVED BY THE TOWN AND PROJECT ENGINEER PRIOR TO INSTALLATION.<br>3. EACH LAYER OF SOIL AND FILTER FABRIC SHALL BE DOCUMENTATED DURING CONSTRUCTION VIA SITE PHOTO.<br>4. ANY AMENDMENTS TO THE FACILITY SHALL BE APPROVED BY THE TOWN ENGINEER PRIOR TO CONSTRUCTION. |
| CONSTRUCTION SEQUENCE | 1. INSTALL TEMPORARY SEDIMENT CONTROL AS SHOWN ON THE PLANS.<br>2. COMPLETE SITE GRADING. IF APPLICABLE, CONSTRUCT CURB CUTS OR GUTTER FLOW ENTRANCE BUT PROVIDE PROTECTION SO THAT DRAINAGE IS PROHIBITED FROM ENTERING CONSTRUCTION AREA. BIO RETENTION AREAS SHOULD BE CONSTRUCTED ONCE A MAJORITY OF THE CONSTRUCTION SITE HAS BEEN STABILIZED TO AVOID SEDIMENT INTO THE AREA.<br>3. STABILIZE GRADING WITHIN THE LIMIT OF DISTURBANCE EXCEPT WITHIN THE BIORETENTION AREA.<br>4. EXCAVATE BIORETENTION TO PROPOSED INVERT DEPTH AND SCARIFY THE EXISTING SOIL SURFACES. DO NOT COMPACT IN-SITU SOIL.<br>5. BACKFILL BIORETENTION AREA WITH AMENDED SOIL AS SHOWN ON PLANS AND SPECIFICATIONS. OVERFILLING IS RECOMMENDED TO ACCOUNT FOR SETTLEMENT. LIGHT HAND TAMPING IS ACCEPTABLE IF NECESSARY.<br>6. PREWASH THE PLANTING SOIL PRIOR TO PLANTING VEGETATION TO AID IN SETTLEMENT.<br>7. COMPLETE FINAL GRADING TO ACHIEVE PROPOSED DESIGN ELEVATIONS, LEAVING SPACE FOR UPPER LAYER OF MULCH.<br>8. PLANT VEGETATION ACCORDING TO PLANTING PLAN.<br>9. MULCH AND INSTALL EROSION PROTECTION AT SURFACE ENTRANCE WHERE NECESSARY. |
| CONTRACTOR'S RESPONSIBILITIES | 1. THE CONTRACTOR SHALL WATER THE PLANTS AS REQUIRED WHEN DELIVERED TO THE SITE.<br>2. PLANTS SHALL BE DELIVERED TO AN AREA NOT SUBJECT TO CONSTRUCTION EQUIPMENT.<br>3. THE PLANTS SHALL BE ORDERED AND DELIVERED TO THE SITE WITHIN A WEEK FROM ANTICIPATED PLANTING TO AVOID WATERING AND HEALTH ISSUES. |
| PLANTING SCHEDULE | 1. REFER TO THE PLANTING PLAN FOR PLANTING SCHEDULE AND LOCATION<br>2. PLANTS SHOULD BE INSTALLED IN THE SPRING.<br>3. PLANTS TO BE FERTILIZED AS PER PLANT RECOMMENDATIONS<br>4. PLANTS SHALL BE IMMEDIATELY WATERED AFTER INSTALLATION DAILY FOR A MIN OF 14 DAYS, OR AS NEEDED BASED UPON WEATHER CONDITIONS.<br>5. ACCESS TO THE PLANTING AREAS SHOULD BE DISCOURAGED AFTER PLANTING. |
| MAINTENANCE | 1. MULCHING FREQUENCY - ANNUALLY - SPRING SEASON<br>2. REMOVAL AND REPLACEMENT OF DEAD AND DISEASED VEGETATION - ANNUALLY - SPRING SEASON<br>3. WATERING - AFTER INITIAL INSTALLATION - ONCE PER DAY FOR 14 DAYS<br>4. WATERING - AFTER VEGETATION ESTABLISHMENT - ONCE PER 7 DAYS OR AS NEEDED<br>5. REPAIR AND REPLACEMENT OF STANDS AND WIRES - AS REQUIRED |
| WARRANTY | 1. CONTRACTOR SHOULD PROVIDE A ONE-YEAR 80% CARE AND REPLACEMENT WARRANTY FOR ALL PLANTING BEGINNING AFTER INSTALLATION AND INSPECTION OF ALL PLANTS.<br>2. PLANTS SHOULD BE ESTABLISHED AND IN GOOD CONDITION AFTER 1 YEAR PERIOD. |

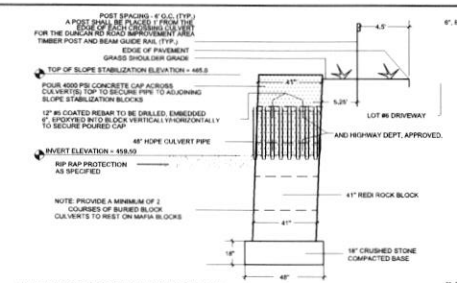


BIORETENTION SECTION DETAIL
NOT TO SCALE



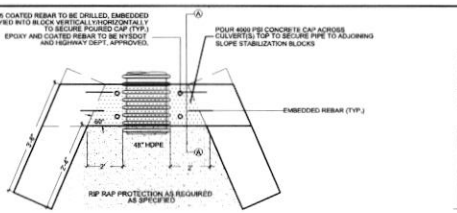




**BIORETENTION OUTLET CONTROL STRUCTURE(S)**
NOT TO SCALE

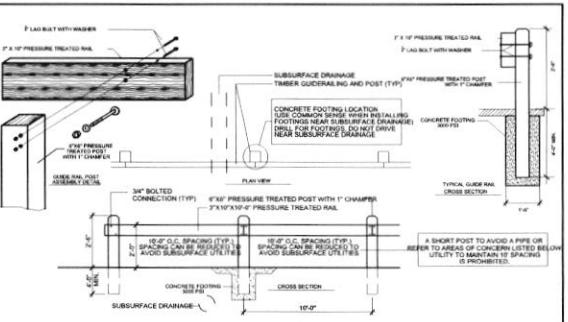


ALL UTILITIES & CROSSING CULVERTS SHALL BE MARKED/FLAGGED PRIOR TO GUIDERAIL INSTALLATION.

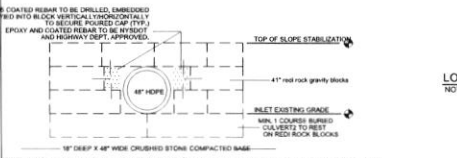
SECTION -A



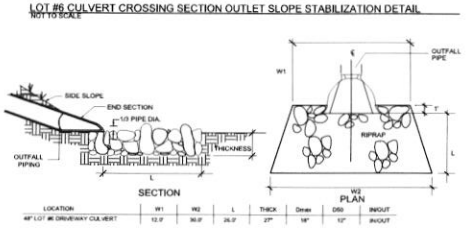
LOT #6 CULVERT CROSSING INLET SLOPE STABILIZATION PLAN VIEW DETAIL
NOT TO SCALE



LOT #6 CULVERT CROSSING TIMBER GUIDE RAIL DETAIL
NOT TO SCALE

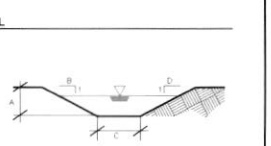


LOT #6 CULVERT CROSSING INLET SLOPE STABILIZATION ELEVATION VIEW
NOT TO SCALE




| LOCATION | W1 | W2 | L | THICK | Dmax | D50 | IN/OUT |
|---|---|---|---|---|---|---|---|
| 48" LOT #6 DRIVEWAY CUL-VERT | 12.0' | 30.0' | 24.0' | 27" | 18" | 12" | IN/OUT |

LOT #6 CULVERT CROSSING SECTION OUTLET SLOPE STABILIZATION DETAIL
NOT TO SCALE




| A (FEET) | B (FEET) | C (FEET) | D (FEET) | AVG. SLOPE | LINING | d50 | Dmax | Thickness |
|---|---|---|---|---|---|---|---|---|
| 2.0 | 3 | 4.0 | 2 | 1.0% | RIP RAP | 27" | 18" | 14" |

RIPRAP OUTFALL SIZING REQUIREMENTS
NOT TO SCALE

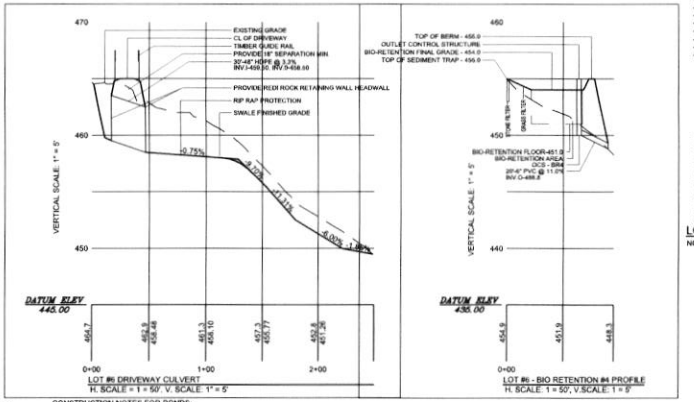



## BIORETENTION PLANTING SCHEDULE

| SYMBOL | COMMON NAME | SCIENTIFIC NAME | CONTAINER | REMARKS |
|---|---|---|---|---|
| | CARDINAL FLOWER | LOBELIA CARDINALI | CONTAINER | NURSERY GROWN, PLANT IN SPRING OF YEAR |
| | BLACK ASH | FRAXINUS NIGRA | CONTAINER | NURSERY GROWN, PLANT IN SPRING OF YEAR |
| | BUTTONBUSH | CEPAHLANTHUS OCCIDENTALIS | CONTAINER | NURSERY GROWN, PLANT IN SPRING OF YEAR |
| | ELDERBERRY | SAMBUCUS CANADENSIS | CONTAINER | NURSERY GROWN, PLANT IN SPRING OF YEAR |
| | ARROWWOOD VIBURNUM | VIBURNIUM DENTATUM | CONTAINER | NURSERY GROWN, PLANT IN SPRING OF YEAR |
| sps | SHADOWBUSH | AMELANCHIER | CONTAINER | NURSERY GROWN, PLANT IN SPRING OF YEAR |

BIORETENTION OCS #4
RIM EL. A - 456.0
INV. IN. B - 451.0
DIA AND % C - 20'@11%
INV. OUT D - 448.80
ORIFICE E - 454.5
(1-36"X6")
ORIFICE F - 451.0

CONSTRUCTION NOTES:
1. LADDER RUNGS TO CONFORM TO NYSDOT SPEC. 725-02.01.
2. ALL PIPES SHALL BE FIRMLY PARGED IN PLACE , BOTH INSIDE & OUTSIDE.
3. BASE & RISER SECTIONS SHALL BE PRECAST & MONOLITHICALLY POURED.
4. INSIDE DIMENSIONS SHALL REMAIN CONSTANT FROM TOP TO BOTTOM AND SHALL MATCH THE FRAME OPENING OF THE GRATE.
5. SHALL CONFORM TO ASTM C-478 SPECIFICATION CURRENT EDITION AND SHALL HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 4000 PSI.
6. PROVIDE PROPER LIP AND/OR ANCHORING IN CASES OF HIGH GROUND WATER TO PREVENT FLOTATION.
7. TRASH RACK TO HAVE A MIN. 4" SQUARE OPENING, BARS AND CORROSION RESISTANT.
8. ALL TRASH RACKS SHALL BE HINGED TO HAVE THE ABILITY TO BE OPENED.
9. VALVING TO BE VALTERRA A85 GATE VALVE OR EQUAL.




CONSTRUCTION NOTES FOR PONDS:

1. POND AREAS SHALL BE CLEARED, GRUBBED AND STRIPPED OF TOPSOIL. ALL TREES, VEGETATION, ROOTS AND OTHER OBJECTIONABLE MATERIALS SHALL BE REMOVED. THE TOPSOIL SHALL BE STOCKPILED IN AN APPROPRIATE AREA AND SURROUNDED BY SILT FENCE.
2. FILL MATERIAL FOR THE CENTER OF AN EMBANKMENT SHALL CONFORM TO UNIFIED SOIL CLASSIFICATION GC, SC, CH OR CL, AND MUST HAVE AT LEAST 30% PASSING THE #200 SIEVE. AREAS ON WHICH FILL IS TO BE PLACED SHALL BE SCARIFIED. FILL SHALL BE PLACED IN MAXIMUM 6" THICK (BEFORE COMPACTION) LAYERS WHICH ARE TO BE CONTINUOUS OVER THE ENTIRE LENGTH OF THE FILL.
3. THE MOVEMENT OF THE HAULING AND SPREADING EQUIPMENT OVER THE FILL SHALL BE CONTROLLED SO THAT THE ENTIRE SURFACE OF EACH LIFT SHALL BE TRAVERSED BY NOT LESS THAN ONE TREAD TRACK OF HEAVY EQUIPMENT OR COMPACTION SHALL BE ACHIEVED BY A MINIMUM OF FOUR COMPLETE PASSES OF A SHEEPSFOOT, RUBBER TIRED OR VIBRATORY ROLLER. 4. THE OUTLET CULVERT SHALL BE INSTALLED CONCURRENTLY WITH FILL PLACEMENT AND NOT EXCAVATED INTO THE EMBANKMENT.
5. BACKFILL ADJACENT TO PIPES OR STRUCTURES SHALL BE PLACED IN LAYERS NOT TO EXCEED FOUR INCHES IN THICKNESS AND COMPACTED BY HAND TAMPERS OR OTHER MANUALLY DIRECTED COMPACTION EQUIPMENT.
6. A 4-INCH LAYER OF TOPSOIL SHALL BE PLACED ON ALL DISTURBED AREAS AND SHALL BE STABILIZED BY SEEDING, LIMING, FERTILIZING AND MULCHING IN ACCORDANCE WITH LOCAL NATURAL RESOURCES CONSERVATION SERVICE (NRCS) STANDARDS AND SPECIFICATIONS.
7. ROCK RIPRAP SHALL MEET THE REQUIREMENTS OF THE NEW YORK STATE DEPARTMENT OF TRANSPORTATION (NYSDOT). GEOTEXTILE SHALL BE PLACED UNDER ALL RIPRAP AND SHALL MEET THE REQUIREMENTS OF THE NYSDOT.
8. POND LANDSCAPING ALONG THE SIDE SLOPES AND WITHIN SHALLOW AREAS OF THE POOL ITSELF USING WETLAND PLANTS IS ENCOURAGED. THE LOCAL NRCS OFFICE CAN BE CONTACTED FOR GUIDANCE.
9. CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER THAT EROSION WILL BE CONTROLLED AND WATER AND AIR POLLUTION MINIMIZED. THIS SHALL BE ACCOMPLISHED BY IMPLEMENTING APPROPRIATE EROSION AND SEDIMENT CONTROL MEASURES AS DESCRIBED IN THE NEW YORK STATE GUIDELINES FOR URBAN EROSION AND SEDIMENT CONTROL.
10. THE CONTRACTOR SHALL REFER TO THE STORMWATER POLLUTION PREVENTION PLAN FOR A TYPICAL CONSTRUCTION INSPECTION CHECKLIST.

STORMWATER TREATMENT FACILITY RESTRICTIONS

THE PROPOSED STORMWATER TREATMENT FACILITIES SHALL NOT BE SUBJECTED TO ANY ARTIFICIAL DYES, COLORING, INSECTICIDE, OR ALGAECIDE SUCH AS COPPER SULFATE OR AS RECOMMENDED BY THE ACOE AND U.S. FISH AND WILDLIFE SERVICE.

SWALE NOTES:

VEGETATIVE REQUIREMENTS
- STRIP VEGETATION, SOIL AND DEBRIS FROM SWALE BY HAND WHERE POSSIBLE
- AMEND SOIL AS NEEDED WITH FERTILIZER AND LIME
- PROVIDE 4 INCHES OF TOPSOIL
- REMOVE ALL STONES AND DEBRIS THAT MAY HINDER FLOW AND MAINTENANCE
- APPLY RECOMMENDED SEED MIXES (OR SOD) PER TABLE 5.9
- ROLL OR CULTI-PACK SEEDS AND MULCH SEED BED. ANCHOR MULCHING AS NEEDED
- WATER AS NEEDED

| MIXTURES | TABLE 5.9 RATE PER ACRE POUNDS | RATE PER 1,000 SQUARE FEET (POUNDS) |
|---|---|---|
| A PERENNIAL RYEGRASS<br>TALL FESCUE OR SMOOTH BROMEGRASS<br>RED TOP | 30<br>20<br>5 | 0.68<br>0.45<br>0.05 |
| | OR | |
| B KENTUCKY BLUEGRASS<br>CREEPING RED FESCUE<br>PERENNIAL RYEGRASS | 25<br>20<br>10 | 0.60<br>0.50<br>0.20 |

MAINTENANCE REQUIREMENTS
- FERTILIZE AND LIME AS NEEDED TO MAINTAIN DENSE VEGETATION.
- MOW AS REQUIRED DURING THE GROWING SEASON TO MAINTAIN GRASS HEIGHTS AT 4 INCHES TO 6 INCHES.
- REMOVE ANY SEDIMENT OR DEBRIS BUILDUP BY HAND IF POSSIBLE IN THE BOTTOM OF THE CHANNEL WHEN THE DEPTH REACHES 2 INCHES.
- INSPECT FOR POOLS OF STANDING WATER REGRADE TO RESTORE DESIGN GRADE AND REVEGETATE.
- REPAIR RILLS IN CHANNEL BOTTOM WITH COMPACTED TOPSOIL, ANCHORED WITH MESH OR FILTER FABRIC, SEED AND MULCH.
- USE OF HEAVY EQUIPMENT FOR MOWING AND REMOVING PLANTS/DEBRIS SHOULD BE AVOIDED TO MINIMIZE SOIL COMPACTION. DISTURBED AREAS SHOULD BE STABILIZED WITH SEED AND MULCH, OR REVETMENT, AS NECESSARY.

LOT#6 RIP RAP SWALE DETAIL
NOT TO SCALE

IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW FOR ANY PERSONS TO ALTER THESE PLANS, SPECIFICATIONS, OR REPORTS IN ANY WAY. UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR.

### OWNER CONSENT BLOCK

THE UNDERSIGNED OWNER OF THIS PROPERTY HEREBY STATES THAT HE IS FAMILIAR WITH THIS MAP, IT'S CONTENTS AND ITS LEGENDS AND HEREBY CONSENTS TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS MAP WITH THE OFFICE OF THE ULSTER COUNTY CLERK.

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD

### PLANNING BOARD SIGNATURE BLOCK

APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE TOWN OF SHAWANGUNK, NEW YORK ON THE _____ DAY OF _____, 20____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGE, ERASURE, MODIFICATION OR REVISION OF THIS PLAN, AS APPROVED SHALL VOID THIS APPROVAL.

TOWN OF SHAWANGUNK PLANNING BOARD SIGNED THIS _____ DAY OF _____, 20____

CHAIRMAN OF THE TOWN OF SHAWANGUNK PLANNING BOARD

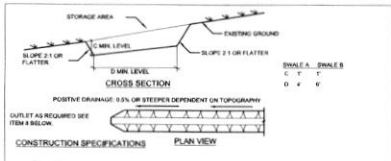

BRIAN STOKOSA, PE
LICENSED PROFESSIONAL ENGINEER
NOVEMBER 4, 2026
License No. 083970

DAY STOKOSA
ENGINEERING P.C.
3 Van Wyck Lane
Wappingers Falls, New York 12590
(845) 223-3202


PROJECT
LEONETTE PROPERTY MANAGEMENT LLC
LOT #3 SUBDIVISION
Town of Shawangunk — Ulster County, New York

SHEET
Construction Details

| DATE | DESIGN | DRAWING |
|---|---|---|
| AS NOTED | BJS | 6 |
| CHECKED | CHECKED | |
| 7.18.26 | BJS | 5 of 7 |

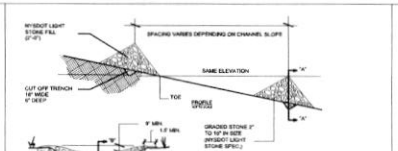



1. ALL TEMPORARY SWALES SHALL HAVE UNINTERRUPTED POSITIVE GRADE TO AN OUTLET.
2. DIVERTED RUNOFF FROM AN UNDISTURBED AREA SHALL OUTLET DIRECTLY INTO AN UNDISTURBED STABILIZED AREA AT NON-EROSIVE VELOCITY.
3. ALL TREES, BRUSH, STUMPS, OBSTRUCTIONS, AND OTHER OBJECTIONABLE MATERIAL SHALL BE REMOVED AND DISPOSED OF SO AS NOT TO INTERFERE WITH THE PROPER FUNCTIONING OF THE SWALE.
4. THE SWALE SHALL BE EXCAVATED OR SHAPED TO LINE, GRADE, AND CROSS SECTION AS REQUIRED TO MEET THE CRITERIA SPECIFIED HEREIN AND BE FREE OF BANK PROJECTIONS OR OTHER IRREGULARITIES WHICH WILL IMPEDE NORMAL FLOW.
5. FILLS SHALL BE COMPACTED BY EARTH MOVING EQUIPMENT.
6. ALL EARTH REMOVED AND NOT NEEDED FOR CONSTRUCTION SHALL BE PLACED SO THAT IT WILL NOT INTERFERE WITH THE FUNCTIONING OF THE SWALE.
7. STABILIZATION SHALL BE AS PER THE FLOW CHANNEL STABILIZATION CHART BELOW

| TYPE OF TREATMENT | CHANNEL GRADE | A(S AC. OR LESS) | B(S AC. -15AC) |
|---|---|---|---|
| 1 | 0.5-3.0% | SEED AND STRAW MULCH | SEED AND STRAW MULCH |
| 2 | 3.1-6.0% | SEED AND STRAW MULCH | SEED USING JUTE OR EXCELSIOR |
| 3 | 5.1-8.0% | SEED WITH JUTE OR EXCELSIOR, SOD, RECYCLED CONCRETE EQUIVALENT | LINED WITH 4-8" RIP-RAP OR |
| 4 | 8.1-20 % | LINED WITH 4-8" RIP-RAP | ENGINEERED DESIGN |

9. PERIODIC INSPECTION AND REQUIRED MAINTENANCE MUST BE PROVIDED AFTER EACH RAIN EVENT.

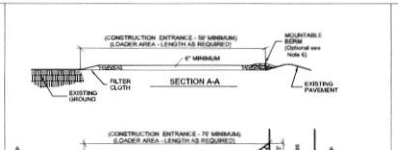
## TEMPORARY SWALE DETAIL
NOT TO SCALE




CONSTRUCTION SPECIFICATIONS

1. STONE WILL BE PLACED ON A FILTER FABRIC FOUNDATION TO THE LINES, GRADES AND LOCATIONS SHOWN ON THIS PLAN.
2. SET SPACING OF CHECK DAMS TO ASSURE THAT THE ELEVATION OF THE CREST OF THE DOWN STREAM DAM IS AT THE SAME ELEVATION OF THE TOE OF THE UPSTREAM DAM.
3. EXTEND THE STONE A MINIMUM OF 1.5 FEET BEYOND THE DITCH BANKS TO PREVENT RUTTING AROUND THE DAM.
4. PROTECT THE CHANNEL DOWNSTREAM OF THE LOWEST CHECK DAM FROM SCOUR AND EROSION WITH STONE OR LINER AS APPROPRIATE.
5. ENSURE THE CHANNEL APPURTENANCES SUCH AS CULVERT ENTRANCES BELOW CHECK DAMS ARE NOT SUBJECT TO DAMAGE OR BLOCKAGE FROM DISPLACED STONES.
6. CHECK DAMS SHALL BE INSPECTED AFTER EACH RUNOFF EVENT AND ALL DAMAGE THAT OCCURS SHALL BE CORRECTED IMMEDIATELY.
7. REMOVE SEDIMENT ACCUMULATION BEHIND THE CHECK DAM AS REQUIRED TO ALLOW CHANNEL TO DRAIN THROUGH THE STONE CHECK DAM AND PREVENT LARGE FLOWS FROM CARRYING SEDIMENT OVER THE DAM.

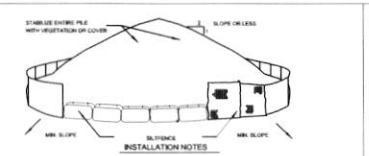
## TYPICAL CHECK DAM DETAIL
NOT TO SCALE




NOTES

1. STONE SIZE - USE 2" min. STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
2. LENGTH - AS REQUIRED, BUT NOT LESS THAN 50 FEET.
3. THICKNESS - NOT LESS THAN SIX (6) INCHES.
4. WIDTH - 10 FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS. 25 FOOT MINIMUM IF A TURNING RADIUS IS REQUIRED.
5. FILTER CLOTH - WILL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
6. SURFACE WATER - ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM WITH 5:1 SLOPES WILL BE PERMITTED.
7. MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OF FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURE USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DRIPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
8. WASHING - WHEELS SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC RIGHTS-OF-WAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE.
9. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

## CONSTRUCTION ENTRANCE DETAIL
NOT TO SCALE




1. AREA CHOSEN FOR STOCKPILING OPERATIONS SHALL BE DRY AND STABLE.
2. MAXIMUM SLOPE OF STOCKPILE SHALL BE 1:2.
3. UPON COMPLETION OF SOIL STOCKPILING, EACH PILE SHALL BE SURROUNDED WITH EITHER SILT FENCING OR STRAWBALES, THEN STABILIZED WITH VEGETATION

1. T-POST SHOULD BE PLACED A MAXIMUM OF 10 FEET APART
2. VERTICAL STRAND OF FENCE SHOULD BE SANDWICHED BETWEEN FLAT SIDE OF T-POST AND 1"X2" WOOD SLAT
3. WIRE TIES OR PLASTIC CABLE TIES CAN THEN BE USED TO SECURE THE SLAT AND FENCE STRAND TO THE T-POST

1. TO CONNECT FENCE SECTIONS, OVERLAP 2 STRAND SECTION FROM EACH END AND WEAVE A 1"X2" SLAT THROUGH THE OVERLAPPED STRANDS
2. FENCE SHOULD BE TENSIONED BY HAND ONLY DO NOT USE MECHANICAL TENSIONERS.

ORANGE CONSTRUCTION FENCE DETAIL

## STOCKPILE & FENCING DETAIL
NOT TO SCALE




## INDIVIDUAL LOT GRADING WHILE IN CONSTRUCTION PHASE DETAIL
NOT TO SCALE

IN ORDER FOR ANY PLAN TO OPERATE AS IT WAS ORIGINALLY INTENDED, IT MUST BE MAINTAINED PROPERLY. FOLLOWING THE COMPLETION OF CONSTRUCTION ACTIVITIES, THE PARCEL OWNER SHALL ASSUME RESPONSIBILITY FOR MAINTENANCE OF STRUCTURES AND SWF FACILITIES LOCATED WITHIN THE PARCEL BOUNDARIES. THE FOLLOWING MEASURES HAVE BEEN IMPLEMENTED IN THE OVERALL DESIGN:

| STORMWATER MANAGEMENT PRACTICE | RESPONSIBLE MAINTENANCE ENTITY | RESPONSIBLE MAINTENANCE CONTACT INFO | INSPECTION FREQUENCY | MAINTENANCE REQUIRED | GENERAL NOTES |
|---|---|---|---|---|---|
| SWALE | INDIVIDUAL PARCEL OWNER | INDIVIDUAL PARCEL OWNER | ANNUALLY OR, AFTER EACH EVENT WHERE 3.9in OF RAINFALL IS EXCEEDED IN A 24-HR PERIOD | COVERING, INSPECTION, CLEANING, REMOVE DEBRIS FROM STONE | ALL DEBRIS AND LITTER SHALLD BE COLLECTED AND REMOVED FROM THE FRENCH DRAIN STONE SURFACE. OUTLET SHALLD BE CHECKED TO ENSURE FREE FLOW. DEBRIS AND BLOCKAGES SHALL BE REMOVED. |
| EROSION SEDIMENT CONTROL MEASURE | RESPONSIBLE ENTITY | INSPECTION FREQUENCY | MAINTENANCE REQUIRED | | |
| SILT FENCE | CONTRACTOR | MINIMUM WEEKLY AND AFTER STORM EVENTS | REPLACEMENT WHEN TORN OR OTHERWISE DAMAGED MATERIAL REMOVED WHEN BULGING | | |
| CONSTRUCTION ENTRANCE | CONTRACTOR | MINIMUM WEEKLY AND AFTER STORM EVENTS | TOPDRESS STONE IF EVIDENCE OF TRACKING OUTSIDE CONSTRUCTION AREA. FULL REPLACEMENT IF TOPDRESSING NO LONGER EFFECTIVE | | |
| STONE CHECK DAM | CONTRACTOR | MINIMUM WEEKLY AND AFTER STORM EVENTS | RESHAPE AND/OR REPLACE STONE AS REQUIRED. REMOVE BUILT UP DEBRIS AND SEDIMENT | | |

ADDITIONAL SITE SPECIFIC CONSTRUCTION NOTES:

1. ALL EROSION CONTROL MEASURES AS SHOWN ON THE ORIGINAL APPROVED PLAN SHALL BE CLOSELY FOLLOWED.
2. THE USE OF TEMPORARY CHAIN LINK FENCE IS ENCOURAGED TO PREVENT UNAUTHORIZED ACCESS TO THE CONSTRUCTION AREA.
3. THE CONTRACTOR SHALL CONTACT THE ENGINEER, THE TOWN OR LOCKPORT PLANNING OFFICE
4. BACKGROUND INFORMATION ABOUT THE SCOPE OF THIS PROJECT, INCLUDING LOCATION, TYPE AND SIZE OF PROJECT.
5. A COMPARISON OF PRE/POST DEVELOPMENT RUNOFF VALUES.
6. LONG TERM MAINTENANCE OF DRAINAGE FACILITIES.
7. PERTINENT NYS EROSION AND SEDIMENT CONTROL MEASURES SPECIFICATIONS FROM THE "BLUE BOOK"

SEEDING NOTES:

1.EXPOSED SLOPES AND ALL DISABED AREAS SHALL BE SEEDED WITH THE FOLLOWING
SPRING SEED MIX AS REQUIRED

STEEP SLOPES (3:1)

TEMPORARY SEEDING:
SUMMER SEASON - GERMAN MILLET @ 40 LBS PER ACRE
WINTER SEASON - RYE GRASS @ 120 LBS PER ACRE

PERMANENT SEEDING - (SPRING/FALL)
TALL FESCUE @ 130 LBS PER ACRE
FLOWERSPEED @ 15 LBS PER ACRE
KANSAS RED @ 20 LBS PER ACRE
RYE GRASS @ 40 LBS PER ACRE

4. GRASS SEED MIX MAY BE APPLIED BY EITHER MECHANICAL OR HYDROSEEDING METHODS. HYDROSEEDING SHALL BE PERFORMED IN ACCORDANCE WITH THE MANUFACTURER'S SYSTEM OF N.Y. STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL.
5. MISSED AREAS SHALL BE MULCHED AS REQUIRED

MID-SUMMER, LATE FALL OR WINTER
APPLY AT A RATE OF 90 LBS/1,000 SQ.FT. GRAIN STRAW. COVER WITH NETTING AND STAPLE TO THE SLOPE.

SPRING OR EARLY FALL
APPLY AT A RATE OF 45 LBS/1,000 SQ.FT. WOOD FIBER IN A HYDRO SEEDER SLURRY.

DESCRIPTION OF EROSION CONTROL PRACTICES

*TEMPORARY SWALE* - A TEMPORARY EXCAVATED DRAINAGE WAY. THE PURPOSE OF A TEMPORARY SWALE IS TO PREVENT RUNOFF FROM ENTERING DISTURBANCE AREAS BY INTERCEPTING AND DIVERTING IT TO A STABILIZED OUTLET.

*SILT FENCE* - A TEMPORARY BARRIER OF GEOTEXTILE FABRIC (FILTER CLOTH) USED TO INTERCEPT SEDIMENT LADEN RUNOFF FROM SMALL DRAINAGE AREAS OF DISTURBED SOIL. THE PURPOSE OF A SILT FENCE IS TO REDUCE RUNOFF VELOCITY AND EFFECT DEPOSITION OF TRANSPORTED SEDIMENT (LOAD). LIMITS IMPOSED BY ULTIMATE STABILITY OF THE FABRIC WILL DICTATE THE MAXIMUM TERRACE TIME INTERVAL BETWEEN SILT FENCE.

*CHECK DAM - SMALL TEMPORARY* - STONE DAMS CONSTRUCTED ACROSS A DRAINAGE WAY. THE PURPOSE IS TO REDUCE EROSION IN A DRAINAGE CHANNEL BY REDUCTING THE VELOCITY OF FLOW IN THE CHANNEL.

*STABILIZED CONSTRUCTION ENTRANCE* - A STABILIZED PAD OF AGGREGATE UNDERLAIN WITH FILTER CLOTH LOCATED AT ANY POINT WHERE TRAFFIC WILL BE ENTERING OR LEAVING A CONSTRUCTION SITE TO OR FROM A PUBLIC RIGHT OF WAY, STREET, ALLEY, SIDEWALK OR PARKING. THE PURPOSE OF A STABILIZED CONSTRUCTION ENTRANCE IS TO REDUCE OR ELIMINATE THE TRACKING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY BY VEHICLES.

*DUST CONTROL* - THE CONTROL OF DUST RESULTING FROM LAND-DISTURBING ACTIVITIES. THE PURPOSE IS TO PREVENT SURFACE AND AIR MOVEMENT OF DUST FROM DISTURBED SOIL SURFACES THAT MAY CAUSE OFF-SITE DAMAGE, HEALTH HAZARDS, AND TRAFFIC SAFETY PROBLEMS.

*ROCK OUTLET PROTECTION* - A SECTION OF ROCK PROTECTION PLACED AT THE OUTLET END OF THE CULVERTS, CONDUITS, OR CHANNELS. THE PURPOSE OF THE ROCK OUTLET PROTECTION IS TO REDUCE THE DEPTH, VELOCITY, AND ENERGY OF THE WATER, SUCH THAT THE FLOW WILL NOT ERODE THE RECEIVING DOWNSTREAM ROCK. SEE EROSION CONTROL PLAN FOR FURTHER DETAIL.

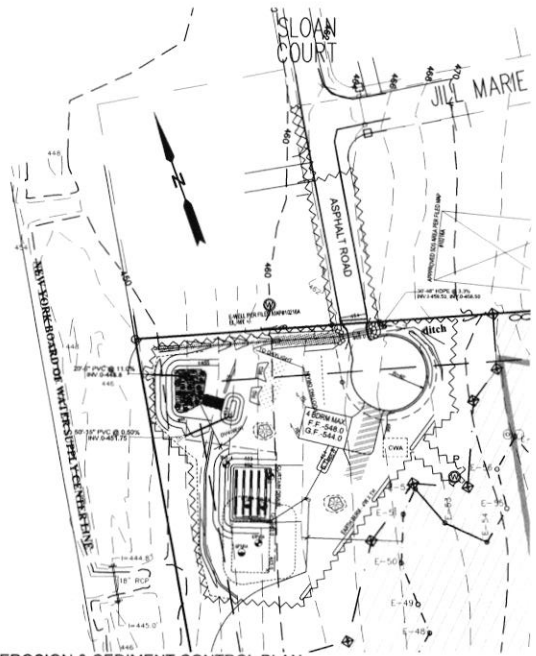
PRE-CONSTRUCTION SEQUENCE

1. SUBMIT W.O.I. TO BUREAU OF WATER PERMITS, ALBANY NY.
2. RECEIVE NOTICE/AUTHORIZATION TO PROCEED.
3. HOLD A PRE-CONSTRUCTION MEETING WITH THE SITE ENGINEER, TOWN ENGINEER, CONTRACTOR, EROSION CONTROL INSPECTOR AND SUBCONTRACTOR(S). PLACE A COPY OF THE SWPPP REPORT ON SITE ALONG WITH A COPY OF THE INSPECTOR'S LOGBOOK CONTAINING COPIES OF THE WEEKLY INSPECTIONAL APPLICANT'S EROSION & SEDIMENT CONTROL INSPECTION AGENT SHALL BE A "QUALIFIED PROFESSIONAL" AND CONDUCT AN INSPECTION ON A WEEKLY BASIS)

CONSTRUCTION SCHEDULE

CONSTRUCTION SEQUENCE

1. **INSTALL AND STABILIZE TEMPORARY EROSION & SEDIMENT CONTROL MEASURES AS SHOWN ON THE SWPPP PLAN.**
2. **INSTALL TEMPORARY DIVERSION SWALES AND PERMANENT BERMS AS NECESSARY TO DIVERT RUNOFF AWAY FROM CONSTRUCTION.**
3. **INSTALL ROW IMPROVEMENTS PER PLAN. CAPTURE FINAL IMPROVEMENTS WA UPDATED AS-BUILT. (NOW SHALL INSPECT AND ACCEPT.**
4. **BEGIN REMAINING SITE GRADING, DRIVEWAY GRADE CONSTRUCTION AND FOUNDATION EXCAVATION.**
5. **ROUGH CUT DRIVEWAY AND PARKING AREA TO SUB-GRADE.**
6. **POUR CONCRETE FOOTINGS AND FOUNDATIONS FOR PROPOSED BUILDINGS.**
7. **INSTALL REMAINING SITE UTILITIES AND/OR INFRASTRUCTURE (INCLUDING SEWAGE AND WATER.**
8. **TYPSOIL, SOD AND MULCH ALL DISTURBED AREAS THAT HAVE OBTAINED FINISHED GRADE ELEVATIONS.**
9. **SEED AND MULCH ALL DISTURBED AREAS THAT WILL NOT BE RE-DISTURBED FOR AT LEAST 14 DAYS.**
10. **FINALIZE BUILDING CONSTRUCTION.**
11. **FINALIZE DRIVEWAY CONSTRUCTION AND FINAL SURFACE TREATMENT**
12. **ONCE ALL MAJOR SITE DISTURBANCE ACTIVITIES HAVE CEASED AND THE SITE HAS ACHIEVED FINAL STABILIZATION, FILE NOI-NOT, AND NOI OF TERMINATING WITH NYSDEC.**
13. **TERMINATE EROSION CONTROL INSPECTIONS.**




## EROSION & SEDIMENT CONTROL PLAN
SCALE: 1 = 60'

LANDGRADING SPECIFICATIONS

1. ALL GRADED OR DISTURBED AREAS INCLUDING BORROW SITES SHALL BE PROTECTED DURING CLEARING AND CONSTRUCTION IN ACCORDANCE WITH THE APPROVED SEDIMENT CONTROL PLAN (SCP). THESE ARE PERMANENT (STAND ED).
2. ALL SEDIMENT CONTROL PRACTICES AND MEASURES SHALL BE CONSTRUCTED AND MAINTAINED IN ACCORDANCE WITH THE APPROVED SEDIMENT CONTROL PLAN AND THE STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL IN NEW YORK STATE.
3. TOPSOIL REQUIRED FOR THE ESTABLISHMENT OF VEGETATION SHALL BE STOCKPILED IN AMOUNT NECESSARY TO COMPLETE FINISHED GRADING OF ALL EXPOSED AREAS.
4. ALL SOIL AND ROCK STOCKPILES (LOAMED, GRUBBED, AND STRIPPED) OF TOPSOIL TO REMOVE TREES, VEGETATION ROOTS OR OTHER OBJECTS OR DEBRIS.
5. AREAS WHICH ARE TO BE TOPSOILED SHALL BE SCARIFIED TO A MINIMUM DEPTH OF FOUR INCHES PRIOR TO PLACEMENT OF TOPSOIL.
6. ALL FILLS SHALL BE COMPACTED AS REQUIRED TO REDUCE EROSION, SLIPPAGE, SETTLEMENT, SUBSIDENCE OR OTHER PROBLEMS. FILLS PLACED ON SLOPES STEEPER THAN 3:1 SHALL BE BENCHED AS SHOWN ON PLANS AND CONSTRUCTED, ETC. SHALL BE COMPACTED IN ACCORDANCE WITH LOCAL REQUIREMENTS OR CODE.
7. ALL FILL TO BE PLACED AND COMPACTED IN LAYERS NOT TO EXCEED 8 INCHES IN THICKNESS.
8. EXCEPT FOR APPROVED LANDFILLS, FILL MATERIAL SHALL BE FREE OF FROZEN PARTICLES, BRUSH, ROOTS, SOD, OR OTHER FOREIGN OR OTHER OBJECTIONABLE MATERIALS THAT WOULD INTERFERE WITH OR PREVENT CONSTRUCTION OF SATISFACTORY FILLS.
9. FROZEN MATERIALS OR SOFT, MUCKY OR HIGHLY COMPRESSIBLE MATERIALS SHALL NOT BE INCORPORATED IN FILLS.
10. FILL SHALL NOT BE PLACED ON SATURATED OR FROZEN SURFACES.
11. ALL CUT AND FILL SLOPES SHALL BE PROTECTED AGAINST EROSION AT THE CONCLUSION OF EACH STAGE OF DEVELOPMENT.
12. DIVERSIONS, SLOPE DRAINS (INCLUDING FLUMES), CONSTRUCTION SWALES, ETC. SHALL BE INSTALLED IN ACCORDANCE WITH THE STANDARD AND SPECIFICATIONS FOR SUBSURFACE DRAINS (IF OTHERWISE SPECIFIED).
13. ALL GRADED AREAS SHALL BE PERMANENTLY STABILIZED IMMEDIATELY FOLLOWING FINISHED GRADING.
14. STOCKPILES, BORROW AREAS AND SPOIL AREAS SHALL BE SHOWN ON THE PLANS AND SHALL BE SUBJECT TO THE SAME EROSION AND SEDIMENT CONTROL MEASURES.
15. ALL DISTURBED AREAS THAT WILL REMAIN EXPOSED FOR MORE THAN 30 DAYS SHALL BE STABILIZED WITH TEMPORARY OR PERMANENT SEEDING OR SHEET MULCH OR THEIR EQUIVALENT.

EROSION AND SEDIMENT CONTROL MEASURES:

1. ALL EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE IN STRICT COMPLIANCE WITH NEW YORK STATE STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL, AUGUST 2005.
2. ALL EARTH DISTURBANCE SHALL BE CONDUCTED IN SUCH A MANNER THAT EFFECTIVE EROSION AND SEDIMENT CONTROL MEASURES WILL BE IN OPERATION PRIOR TO OR DURING THE EARTH DISTURBANCE.
3. AS MUCH AS IS PRACTICAL, EXISTING VEGETATION SHALL BE PRESERVED. FOLLOWING THE COMPLETION OF CONSTRUCTION ACTIVITIES IN ANY PORTION OF THE SITE, PERMANENT VEGETATION SHALL BE ESTABLISHED ON ALL EXPOSED SOILS.
4. SITE PREPARATION ACTIVITIES SHALL BE PLANNED TO MINIMIZE THE SCOPE AND DURATION OF SOIL DISRUPTION.
5. ALL-WEATHER, STAKED CONSTRUCTION ENTRANCE SHALL BE ESTABLISHED AND "ROUTES OF CONVENIENCE" SHALL BE AVOIDED. STABILIZED CONSTRUCTION ENTRANCE SHALL BE INSTALLED AT ALL POINTS OF ENTRY ONTO THE PROJECT SITE.
6. SEEDED AREAS TO BE MULCHED WITH STRAW OR HAY MULCH IN ACCORDANCE WITH VEGETATIVE COVER SPECIFICATIONS.
7. THE CONTRACTOR IS RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ALL EROSION AND SEDIMENT CONTROL MEASURES THROUGHOUT THE COURSE OF CONSTRUCTION.
8. THE CONTRACTOR IS RESPONSIBLE FOR CONTROLLING DUST BY SPRINKLING EXPOSED SOIL AREAS WITH WATER AS NEEDED. THE CONTRACTOR SHALL ALSO CONTROL DUST CAUSED BY HIS CONSTRUCTION ACTIVITIES.
9. SEDIMENT TRAPS, SEDIMENT BASINS, DIVERSION DITCHES AND SILT FENCES SHALL BE CONSTRUCTED BEFORE ANY LAND TIME DURING THE COURSE OF WORK, APPLY TEMPORARY SOIL STABILIZATION PRACTICES SUCH AS MULCHING, SEEDING, AND SPRAYING (ANTI-) STRUCTURAL MEASURES (BACK-UP, SEDIMENT TRAPS) SHALL BE INSTALLED IN DISTURBED AREAS BEFORE DISTURBANCE BEGINS. PROBLEMS DEVELOP, WATER SHALL BE DIVERTED AWAY FROM DISTURBED AREAS. BUT INSIDE EXCESSIVE SPRAYING, WHICH WOULD CREATE RUNOFF AND EROSION PROBLEMS.
10. WHEN ALL DISTURBED AREAS ARE STABILIZED, ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED.

## GENERAL LEGEND

- PROPOSED HOUSE LOCATION
- DISTURBANCE LIMITS
- FDRL — 4" PVC FOOTING DRAIN/ROOF LEADER
- PROPOSED SILT FENCING
- CHECK DAM LOCATION
- CONSTRUCTION ENTRANCE
- TEMPORARY SOIL STOCKPILE WITH SILT FENCING EROSION CONTROL
- CWA — CONCRETE WASHOUT AREA




CONSTRUCTION SPECIFICATIONS

1) WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. FOOTS SHALL BE STEEL EITHER 1.00 LI TYPE OR HARDWOOD.

2) A FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION.

3) WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES AND FOLDED.

4) PREFABRICATED UNITS SHALL BE GEOFAB, ENVIROFENCE, OR APPROVED EQUIVALENT.

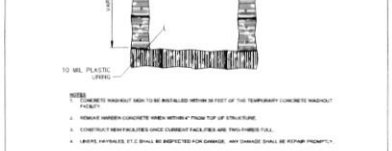
5) MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.

1. MAX. ALLOWABLE SLOPE LENGTH CONTRIBUTING RUNOFF TO A SILT FENCE IS AS SLOPE ARE:

| SLOPE STEEPNESS | MAXIMUM LENGTH |
|---|---|
| 2:1 | 25 |
| 3:1 | 50 |
| 4:1 | 75 |
| 5:1 OR FLATTER | 100 |

2. MAX. DRAINAGE AREA FOR OVERLAND FLOW TO A SILT FENCE SHALL NOT EXCEED ¼ ACRE PER 100' OF FENCE WITH MAXIMUM PONDING DEPTH OF 1.0' BEHIND THE FENCE

## SILT FENCING DETAIL
NOT TO SCALE




NOTES

1. CONCRETE WASHOUT SIGN TO BE INSTALLED WITHIN 30 FEET OF THE TEMPORARY CONCRETE WASHOUT FACILITY.
2. REMOVE HARDEN CONCRETE WHEN WITHIN 4" FROM TOP OF STRUCTURE.
3. CONSTRUCT NEW FACILITIES ONCE CURRENT FACILITIES ARE TWO-THIRDS FULL.
4. LINERS, HAYBALES, ETC SHALL BE INSPECTED FOR DAMAGE. ANY DAMAGE SHALL BE REPAIR PROMPTLY.

## TEMPORARY CONCRETE WASHOUT DETAIL
NOT TO SCALE

SPDES PERMIT COVERAGE

THE NOI SHALL BE SUBMITTED TO THE NYSDEC TO OBTAIN THE SPDES GENERAL PERMIT GP-0-25-001. THIS MUST BE DONE PRIOR TO THE COMMENCEMENT OF CONSTRUCTION ACTIVITY. STANDARD PERMIT CONDITIONS CAN BE FOUND IN THE APPENDIX OF THIS REPORT. A COPY OF THE NOI AND A BRIEF DESCRIPTION OF THIS PROJECT SHALL BE POSTED AT THE CONSTRUCTION SITE IN A PROMINENT PLACE FOR PUBLIC VIEWING. THE OPERATOR MUST CERTIFY IN THE PERMIT AND SHALL BE RESPONSIBLE FOR IMPLEMENTING THE PROVISIONS OF THE SWPPP AND ENSURING THAT ALL CONTRACTORS AND SUBCONTRACTORS WHO PERFORM PROFESSIONAL SERVICES AT THE SITE PROVIDE CERTIFICATION OF SWPPP. SAID CONTRACTORS AND SUBCONTRACTORS ASSOCIATED WITH THE PROJECT MUST COMPLY WITH THE TERMS OF THE SWPPP. A CERTIFICATION STATEMENT THAT MUST BE SIGNED BY THE CONTRACTORS AND SUBCONTRACTORS CAN BE FOUND IN THE APPENDIX OF THE REPORT. ANY PERMIT NONCOMPLIANCE CONSTITUTES A VIOLATION OF THE CLEAN WATER ACT AND THE ENVIRONMENTAL CONSERVATION LAW AND IS GROUNDS FOR AN ENFORCEMENT ACTION AGAINST EITHER THE OPERATOR OR THE CONTRACTOR/SUBCONTRACTOR.

FOR STORMWATER RUNOFF FROM CONSTRUCTION ACTIVITIES WHERE THE OPERATOR CHANGES (I.E. TRANSFER OF OWNERSHIP OR RESPONSIBILITY) FOR STORMWATER CHANGES, A NOTICE OF TRANSFER (NOT) MUST BE SUBMITTED TO THE DEPARTMENT BY THE OPERATOR OF THE GP-0-25-001 PERMIT. THE PURCHASER MUST SUBMIT A NOI AND NOTIFY THE NEW OPERATOR OF THE REQUIREMENT TO SUBMIT A NEW NOI TO OBTAIN COVERAGE UNDER GP-0-25-001. THE NEW OPERATOR MUST ALSO REVIEW AND SIGN THE EXISTING SWPPP AND MODIFY THE SWPPP AS REQUIRED BY THE PERMIT.

UPON OBTAINING COVERAGE UNDER GP-0-25-002, THE CONTRACTOR SHALL FOLLOW ALL MEASURES IDENTIFIED IN THE CONSTRUCTION SEQUENCING SCHEDULE. THE OPERATOR SHALL RETAIN A COPY OF THE SWPPP AT THE CONSTRUCTION SITE FROM THE DATE OF INITIATION OF CONSTRUCTION ACTIVITIES TO THE DATE OF FINAL STABILIZATION. OF UTMOST IMPORTANCE, THE CONSTRUCTION SHALL NOT MIGRATE OUT OF THE AREA OF POTENTIAL EFFECT (APE) AS DELINEATED ON THE PLAN SET. CONSTRUCTION FENCE SHALL BE PROVIDED ALONG THE APE TO ENSURE THAT DISTURBANCE LIMITS ARE NOT EXCEEDED. THE LOCATION OF THE CONSTRUCTION FENCE SHALL BE STAKED OUT BY A LAND SURVEYOR. FURTHER, AT NO POINT SHALL DISTURBANCE EXCEED FIVE (5) ACRES AT ANY ONE TIME WITHOUT WRITTEN APPROVAL FROM THE NYSDEC. THE OPERATOR SHALL HAVE A QUALIFIED PROFESSIONAL (A PERSON KNOWLEDGEABLE IN THE PRINCIPLES AND PRACTICE OF EROSION AND SEDIMENT CONTROLS, SUCH AS A PROFESSIONAL ENGINEER, CERTIFIED PROFESSIONAL IN EROSION AND SEDIMENT CONTROL, OR SUB. SCIENTIST) CONDUCT AN ASSESSMENT OF THE SITE PRIOR TO COMMENCEMENT OF CONSTRUCTION AND CERTIFY IN AN INSPECTION REPORT THAT THE APE HAS BEEN CLEAR