

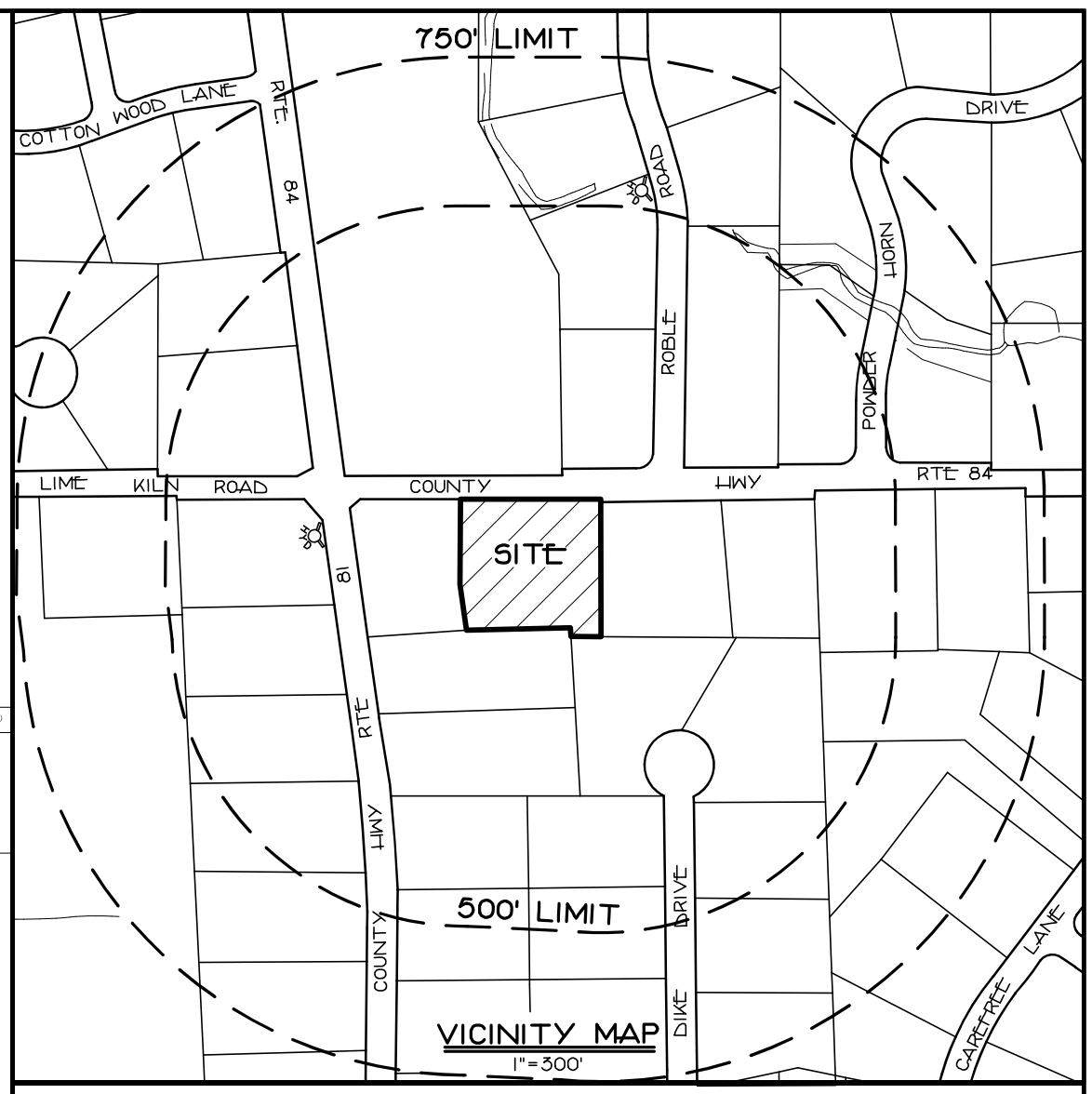
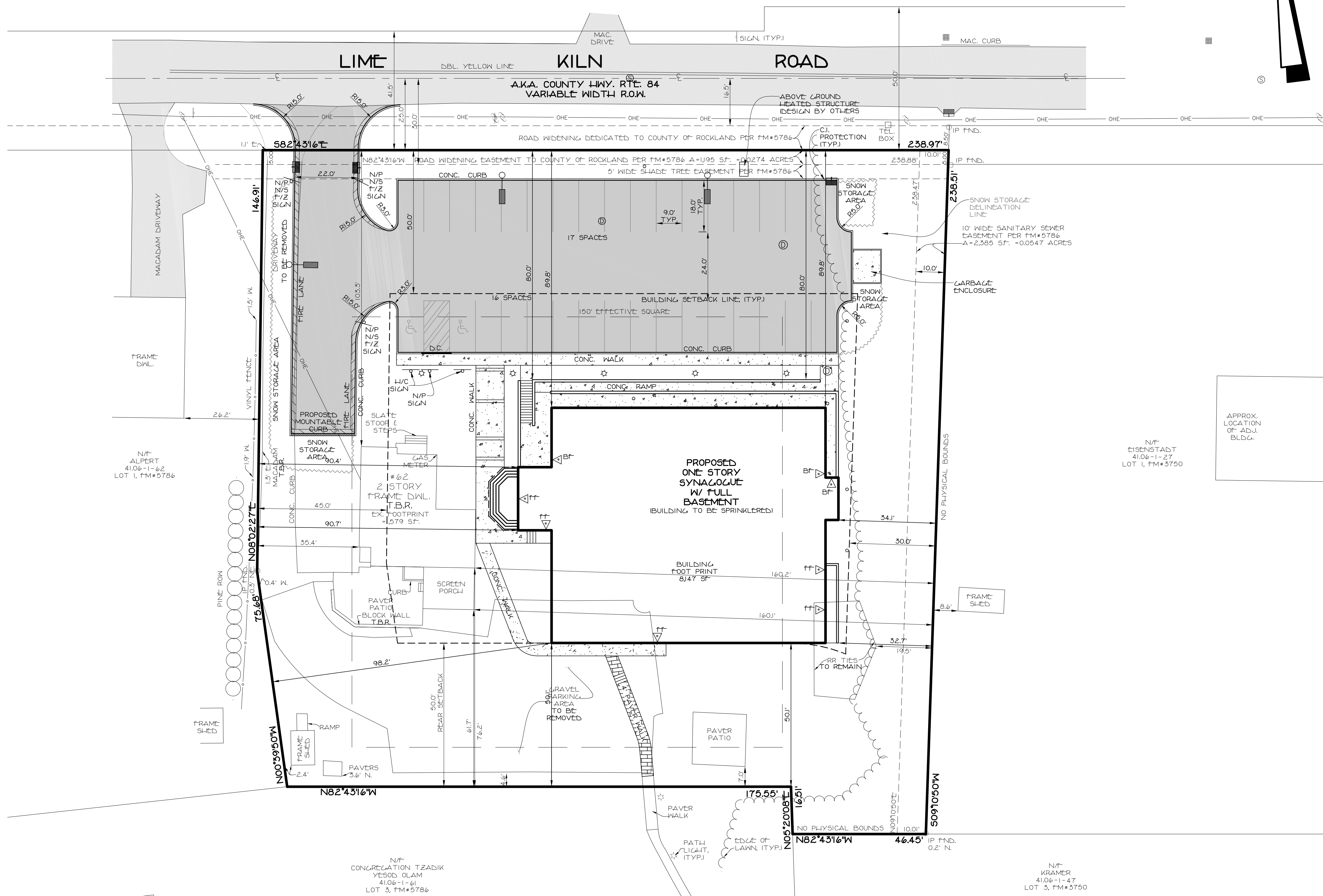
MAP REFERENCE:

BEING KNOWN AND DESIGNATED AS LOT 2 ON A CERTAIN MAP ENTITLED "SHEEHAN" FILED IN THE ROCKLAND COUNTY CLERK'S OFFICE ON AUGUST 16, 1985 AS MAP#5786.

"MINOR SUBDIVISION FOR JOHN LESKO" FILED IN THE ROCKLAND COUNTY CLERK'S OFFICE ON AUGUST 7, 1968 AS MAP#3750.

DEED REFERENCE:

2014/26969
2015/2363
2004/47754
2004/64337
2007/31308



- NOTES:
- THIS IS A SITE PLAN OF TAX LOT 41.06-1-26 AS SHOWN ON THE VILLAGE OF WESLEY HILLS TAX MAP.
 - GROSS LOT AREA: 52,872 SF = 1.2138 AC.
 - ZONE: R-50
 - EXISTING & PROPOSED USE: SYNAGOGUE
 - RECORD OWNER: ANSHEI CHESED
62 LIME KILN ROAD
WESLEY HILLS, NY 10901
 - APPLICANT: ANSHEI CHESED
62 LIME KILN ROAD
WESLEY HILLS, NY 10901
 - FIRE DISTRICT: MONSEY FIRE DISTRICT
 - SCHOOL DISTRICT: EAST RAMAPO CENTRAL SCHOOL DISTRICT
 - WATER SUPPLIED BY: WOLLA NORTH AMERICA
 - SEWER DISTRICT: BENEFITTED AREA #5
 - DATUM: USGS
 - ALL UTILITIES SHALL BE INSTALLED UNDERGROUND. ELECTRIC SERVICE SHALL BE IN CONDUIT OF NOT LESS THAN 2 INCH DIAMETER.
 - THERE ARE NO COVENANTS, DEED RESTRICTIONS, EASEMENTS OR OTHER RESERVATIONS OF LAND RELATING TO THIS SITE EXCEPT AS SHOWN ON THIS PLAN.
 - NO SIGNS OTHER THAN THOSE SHOWN ON THIS PLAN ARE PERMITTED WITHOUT PRIOR APPROVAL OF THE PLANNING BOARD. (TENANTS ARE TO BE ADVISED OF THIS CONDITION)
 - THE UNDERSIGNED OWNER AND/OR APPLICANT AS CONDITION OF APPROVAL OF THIS SITE PLAN HEREBY AGREES TO COMPLETE THE WITHIN SITE PLAN DEVELOPMENT PLAN AS DRAWN AND ALL IMPROVEMENTS SHOWN THEREON AS A CONDITION OF THE ISSUANCE OF A BUILDING PERMIT. THE APPLICANT/OWNER IS AWARE THAT NO CHANGES IN THIS PLAN MAY BE MADE UNLESS APPROVED BY THE PLANNING BOARD.

REVISIONS		APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE VILLAGE OF WESLEY HILLS, NY, ON THE DAY OF 20
REV: NEW ARCH PLANS - 6/12/2024		SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGE, ERRORS, MODIFICATION OR REVISION OF THIS PLAN AS APPROVED SHALL VOID THIS APPROVAL. SIGNED THIS DAY OF 20
REV: BULK TABLE, SNOW AREAS - 7/18/2024		
APPLICANT		DATE
OWNER		DATE
CHAIRMAN		
CLERK		

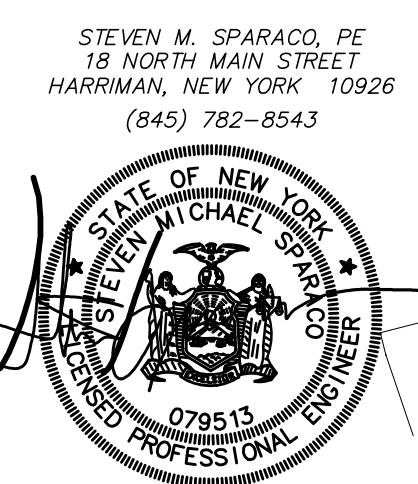
LEGEND	
EXISTING	PROPOSED
PROPERTY LINE	PROPERTY LINE
BUILDING SETBACK LINE	BUILDING SETBACK LINE
SAN SEWER MANHOLE	SAN SEWER MANHOLE
CLEAN-OUT	CLEAN-OUT
DRAINAGE MANHOLE	DRAINAGE MANHOLE
CATCH BASIN	CATCH BASIN
WATER VALVE	WATER VALVE
GAS VALVE	GAS VALVE
UTILITY POLE	UTILITY POLE
OVERHEAD ELECTRIC	OVERHEAD ELECTRIC
GUY WIRE	GUY WIRE

NET LOT AREA CALCULATIONS	
GROSS LOT AREA=52,872 SF.	
MINUS 75% OF SEWER EASEMENT AREA=2,385 SF.	
2,385 X .75=1,789	
MINUS 75% OF RD. WIDENING EASEMENT=1,195 SF.	
1,195 X .75=896	
52,872 - 2,385 - 1,195	
NET LOT AREA=50,187 SF.	
=1.1921 ACRES	

BULK TABLE											
ZONE:	MINIMUM LOT AREA	LOT FRONTAGE (FEET)	LOT WIDTH (FEET)	MINIMUM EFFECTIVE SQUARE	FRONT YARD (FEET)	SIDE YARD (FEET)	TOTAL SIDE YARD (FEET)	REAR YARD (FEET)	MAXIMUM BUILDING COVERAGE	MAXIMUM IMPERVIOUS SURFACE RATIO	MAXIMUM FRONT YARD IMPERVIOUS SURFACE RATIO
REQUIRED:	50,000	100	150	150	50	30	75	50	0.15	0.25	0.20
EXISTING:	50,187	239	239	150	103.3	35.4	195.5	61.7	1572 = 0.03	4546 = 0.09	1213 = 0.05
PROPOSED:	50,187	239	239	150	80	32	124	50	8147 = 0.16	24615 = 0.50	14057 = 0.65

* VARIANCES GRANTED JUNE 13, 2019 AS NOTED IN BULK TABLE ABOVE. AT THIS ZBA, A VARIANCE TO PERMIT 2 PRINCIPAL BUILDINGS ON A LOT AND TO PERMIT OFF-SITE PARKING WERE GRANTED AND A TOTAL OF 33 PARKING SPACES PROVIDED AFTER THE EXISTING DWELLING IS REMOVED.

** VARIANCE FOR A 0.20 MAXIMUM BUILDING COVERAGE WAS APPROVED AS WELL AS A VARIANCE FOR 0.56 MAXIMUM DEVELOPMENT COVERAGE ON 6-13-19 FROM THE ZBA, WHICH ARE LARGER THAN CURRENTLY PROPOSED.



AMENDED SITE PLAN
PLANIMETRIC PLAN
FOR
ANSHEI CHESED
LOCATED IN
VILLAGE OF WESLEY HILLS
TOWN OF RAMAPO
ROCKLAND COUNTY, NEW YORK

GRAPHIC SCALE: 1"=20'

SPARACO & YOUNGBLOOD, PLLC
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SPARACO@SPARACOENGINEERING.COM WBYLS1@GMAIL.COM

YB-3664
SEP. 01, 2023
1"=20'
1 OF 7

ALL UTILITIES ARE SHOWN IN AN APPROXIMATE WAY FROM AVAILABLE INFORMATION. THE CONTRACTOR SHALL CALL THE LOCAL UNDERGROUND FACILITIES PROTECTIVE ORGANIZATION TO HAVE ALL UNDERGROUND UTILITIES MARKED IN THE FIELD PRIOR TO ANY CLEARING OR ANY CONSTRUCTION. THE CONTRACTOR SHALL ALSO VERIFY THE LOCATION, SIZE AND INVERT OF ALL UTILITIES PRIOR TO ANY CONSTRUCTION. ANY UTILITY FOR WHICH NO EVIDENCE CAN BE SEEN ON THE SURFACE OF THE LANDS MAY NOT BE SHOWN ON THIS DRAWING.

16-NY-STATE PART 755
REQUIRES 2 WORKING DAYS NOTICE PRIOR TO START OF ANY UNDERGROUND WORK

1-800-962-7962

TAX LOT: SECTION 41.06, BLOCK 1, LOT 26

GENERAL NOTES:

- CONTRACTOR TO VERIFY LOCATION, SIZE AND INVERTS OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES AND HAVE ALL UTILITIES FIELD LOCATED BY RESPECTIVE UTILITY COMPANY AND SHALL ASSUME FULL RESPONSIBILITY AND SHALL BE SOLELY RESPONSIBLE FOR MAINTAINING CONTINUOUS UTILITY SERVICE AND REPAIRS TO ANY DAMAGE.
- ALL EXISTING OFF-SITE PAVEMENT, FENCES, CURBS, WALKS AND OTHER FACILITIES DISTURBED BY CONSTRUCTION SHALL BE RESTORED OR REPLACED BY THE CONTRACTOR AT NO ADDITIONAL COST.
- EXISTING UTILITIES & STRUCTURES THAT ARE TO BE REMOVED AND/OR REPLACED SHALL BE REMOVED AND LEGALLY DISPOSED OF BY THE CONTRACTOR.
- PROJECT SAFETY AND TRAFFIC MAINTENANCE ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- UTILITIES AND UTILITY STRUCTURES WHOSE LOCATIONS ARE UNKNOWN MAY BE AFFECTED BY THE PROPOSED WORK. UPON FINDING SUCH UTILITIES, THE CONTRACTORS RESPONSIBILITY SHALL BE TO NOTIFY THE OWNER AND MAINTAIN THE UTILITIES IN WORKING ORDER UNTIL THEIR DISPOSITION IS RESOLVED.
- CONTRACTOR TO COORDINATE WITH ALL COMPANIES TO ASSURE ADEQUATE SUPPLY AND SCHEDULING OF NEW SERVICE WHERE REQUIRED, TO FIT THE CONSTRUCTION SCHEDULING AND SEQUENCE TO ASSURE NO DAMAGE OR DISTURBANCE TO COMPLETED WORK.
- ALL NEW UTILITY SERVICE CONNECTIONS, INCLUDING LINES AND EQUIPMENT FOR PROVIDING POWER AND/OR COMMUNICATIONS, ARE TO BE INSTALLED UNDERGROUND.
- THE EXTENT OF THE CONSTRUCTION AND DISTURBANCE AREAS SHALL BE THE MINIMUM REQUIRED TO PERFORM THE CONTRACT WORK WITH AS MINIMAL EFFECT ON ADJACENT AREAS AS POSSIBLE.
- ALL NEW STORM DRAINAGE PIPING TO BE SMOOTH BORE CORRUGATED HIGH DENSITY POLYETHYLENE HDPE UNLESS OTHERWISE SPECIFIED.
- ROOF LEADERS (WHERE REQUIRED) TO BE 6" DIA. SLOPE PIPE AND WILL OUTLET TO DOWNSPOUTS ADJACENT TO THE PROPOSED BUILDINGS.
- ALL NEW WATER MAINS AND RELATED APPURTENANCES TO BE SPECIFIED BY ARCHITECTS MECHANICAL ENGINEER.
- ALL SANITARY HOUSE CONNECTIONS TO BE 6" DIA. CAST IRON WITH A MINIMUM GRADE OF 2% TO THE FIRST CLEAN OUT OUTSIDE THE BUILDING. BEYOND THE FIRST CLEAN OUT, SDR 35 PVC PIPE MAY BE USED IN LIEU OF CAST IRON.
- ANY SUBSTITUTIONS TO BE REQUESTED IN WRITING AND APPROVED BY THE DESIGN ENGINEER PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS WITH REGARDS TO DEMOLITION AND DISPOSAL OF EXISTING STRUCTURES.
- ANY EXISTING HOUSE CONNECTION PROPOSED TO BE ABANDONED MUST BE PLUGGED BETWEEN THE EDGE OF THE RIGHT-OF-WAY AND THE CURB LINE WITH A PERMANENT WATER TIGHT PLUG OR CAP ENCASED IN CONCRETE.
- WHERE FINISHED GRADE ELEVATION AT BUILDING WALL IS LESS THAN 24" BELOW THE FINISHED FLOOR CONSULT WITH ARCHITECT FOR CHANGES IN FOUNDATION AND SILL DESIGN.
- CONTRACTOR TO OBTAIN AND SUBMIT SHOP DRAWINGS FOR ALL STRUCTURES TO DESIGN ENGINEER FOR REVIEW AND APPROVAL BEFORE MANUFACTURING.
- RETAINING WALLS SHALL BE LESS THAN 4 FEET IN HEIGHT. RETAINING WALLS MORE THAN 4 FEET IN HEIGHT ARE REQUIRED TO BE DESIGNED BY A CERTIFIED STRUCTURAL ENGINEER.
- AN EXTERIOR CHECK VALVE SHALL BE PROVIDED ON THE SOIL LINE IF THE LOWEST FLOOR TO BE SERVICED IS BELOW THE UPSTREAM MANHOLE RIM ELEVATION.

EROSION CONTROL INFORMATION

EROSION AND SEDIMENT CONTROL PLAN - CONSTRUCTION SEQUENCE

- ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IN PLACE PRIOR TO ANY GRADING OPERATIONS AND INSTALLATION OF PROPOSED STRUCTURES AND/OR UTILITIES.
- ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL REMAIN IN PLACE AND BE MAINTAINED UNTIL CONSTRUCTION IS COMPLETED AND/OR STABILIZED.
- INSTALL STABILIZED CONSTRUCTION ENTRANCE AS INDICATED ON PLAN.
- INSTALL SILT FENCE DOWN SLOPE OF ALL AREAS TO BE DISTURBED AND DOWN SLOPE OF ALL AREAS DESIGNATED FOR TOPSOIL STOCKPILING.
- CONSTRUCT BERMS, TEMPORARY SHALES AND PIPES AS NECESSARY TO DIRECT RUNOFF TO TEMPORARY SEDIMENTATION ENTRAPMENT AREAS.
- CLEAR EXISTING TREES, VEGETATION AND EXISTING STRUCTURES FROM AREAS TO BE FILLED OR EXCAVATED. STRIP AND STOCKPILE TOPSOIL FROM AREAS TO BE DISTURBED. SEED STOCKPILED TOPSOIL WITH TEMPORARY RYE GRASS COVER.
- PERFORM EXCAVATION AND FILL TO BRING LAND TO DESIRED GRADE. ANY DISTURBED AREAS TO REMAIN BARE SHOULD BE SEEDDED WITH TEMPORARY RYE GRASS.
- INSTALL UNDERGROUND UTILITIES, MANHOLES AND CATCH BASINS, GRATES OF CURB AND FIELD INLETS SHOULD BE LEFT AT ELEVATIONS WHICH PERMIT PROPER COLLECTION OF SURFACE RUNOFF.
- INSTALL INLET PROTECTION AT CURB AND FIELD INLETS.
- CONSTRUCT CURBS AND INSTALL BASE AND BINDER COURSES OF PAVED AREAS. RAISE GRATES OF THE CURB AND FIELD INLETS ACCORDINGLY.
- COMPLETE THE GRADING.
- INSTALL SURFACE COURSE OF PAVEMENT. RAISE GRATES OF CURBS AND FIELD INLETS TO FINAL ELEVATION.
- UPON COMPLETION OF CONSTRUCTION ALL DISTURBED AREAS ARE TO BE SEEDDED WITH 1/2 LB. OF RYE GRASS PER 1000 SQUARE FEET OR DISTURBED AREA. ALL TEMPORARY DEVICES SHALL BE REMOVED AND THE AFFECTED AREAS REGRADED, PLANTED OR TREATED IN ACCORDANCE WITH THE APPROVED SITE PLANS.
- FOR INDIVIDUAL HOUSE & SEPTIC CONSTRUCTION FOLLOW STEPS #1 TO #13 WHERE APPLICABLE.
- BARE SOIL SHOULD BE SEEDDED WITHIN 14 DAYS OF EXPOSURE. WHENEVER CONSTRUCTION IS SUSPENDED OR COMPLETED, AREAS SHOULD BE SEEDDED DOWN OR MULCHED IMMEDIATELY. UPON COMPLETION, A PERENNIAL MIX NEEDS TO BE USED TO ENSURE CONTINUAL STABILIZATION.

STANDARD EROSION CONTROL NOTES

AN EROSION CONTROL SYSTEM WILL BE UTILIZED BY THE DEVELOPER TO MINIMIZE THE PRODUCTION OF SEDIMENT FROM THE SITE. METHODS TO BE UTILIZED WILL BE THOSE FOUND MOST EFFECTIVE FOR THE SITE AND SHALL INCLUDE ONE OR MORE OF THE FOLLOWING AS APPLICABLE:

- TEMPORARY SEDIMENTATION ENTRAPMENT AREAS SHALL BE PROVIDED AT KEY LOCATIONS TO INTERCEPT AND CLARIFY SILT LADEN RUNOFF FROM THE SITE. THESE MAY BE EXCAVATED OR MAY BE CREATED UTILIZING EARTHEN BERMS, RIP-RAP, CRUSHED STONE DAMS, OR OTHER SUITABLE MATERIALS. DIVERSION SHALES, BERMS, OR OTHER CHANNELIZATION SHALL BE CONSTRUCTED TO INSURE THAT ALL SILT LADEN WATERS ARE DIRECTED INTO THE ENTRAPMENT AREAS. WATERS SHALL BE COLLECTED PERIODICALLY DURING THE COURSE OF CONSTRUCTION. THE COLLECTED SILT SHALL BE DEPOSITED IN AREAS SAFE FROM FURTHER EROSION.
- ALL DISTURBED AREAS, EXCEPT ROADWAYS, WHICH WILL REMAIN UNFINISHED FOR MORE THAN 14 DAYS SHALL BE TEMPORARILY SEEDDED WITH 1/2 LB. OF RYE GRASS OR MULCHED WITH 100 LBS. OF STRAW OR HAY PER 1000 SQUARE FEET. ROADWAYS SHALL BE STABILIZED AS RAPIDLY AS PRACTICAL BY INSTALLATION OF THE BASE COURSE.
- SILT THAT LEAVES THE SITE IN SPITE OF THE REQUIRED PRECAUTIONS SHALL BE COLLECTED AND REMOVED AS DIRECTED BY APPROPRIATE MUNICIPAL AUTHORITIES.
- AT THE COMPLETION OF THE PROJECT, ALL TEMPORARY SILTATION DEVICES SHALL BE REMOVED AND THE AFFECTED AREAS REGRADED, PLANTED, OR TREATED IN ACCORDANCE WITH THE APPROVED SITE PLANS.
- PROVIDE INLET PROTECTION TO ALL INLETS ON SITE. (SEE DETAIL)

WATER MAIN SAFETY NOTES:

- WHEN WORKING AT OR NEAR A LIVE WATER MAIN EVERY EFFORT IS TO BE MADE TO MAINTAIN STABILITY.
- EXISTING THURST BLOCKS ARE NOT TO BE REMOVED UNLESS THE WATER MAIN HAS BEEN PROPERLY RESTRAINED USING MEANS ACCEPTABLE TO THE LOCAL WATER COMPANY OR DEPARTMENT.
- WHEN POSSIBLE, A WATER MAIN SHOULD BE TURNED OFF AND PRESSURE RELIEVED BEFORE EXPOSING MAIN.

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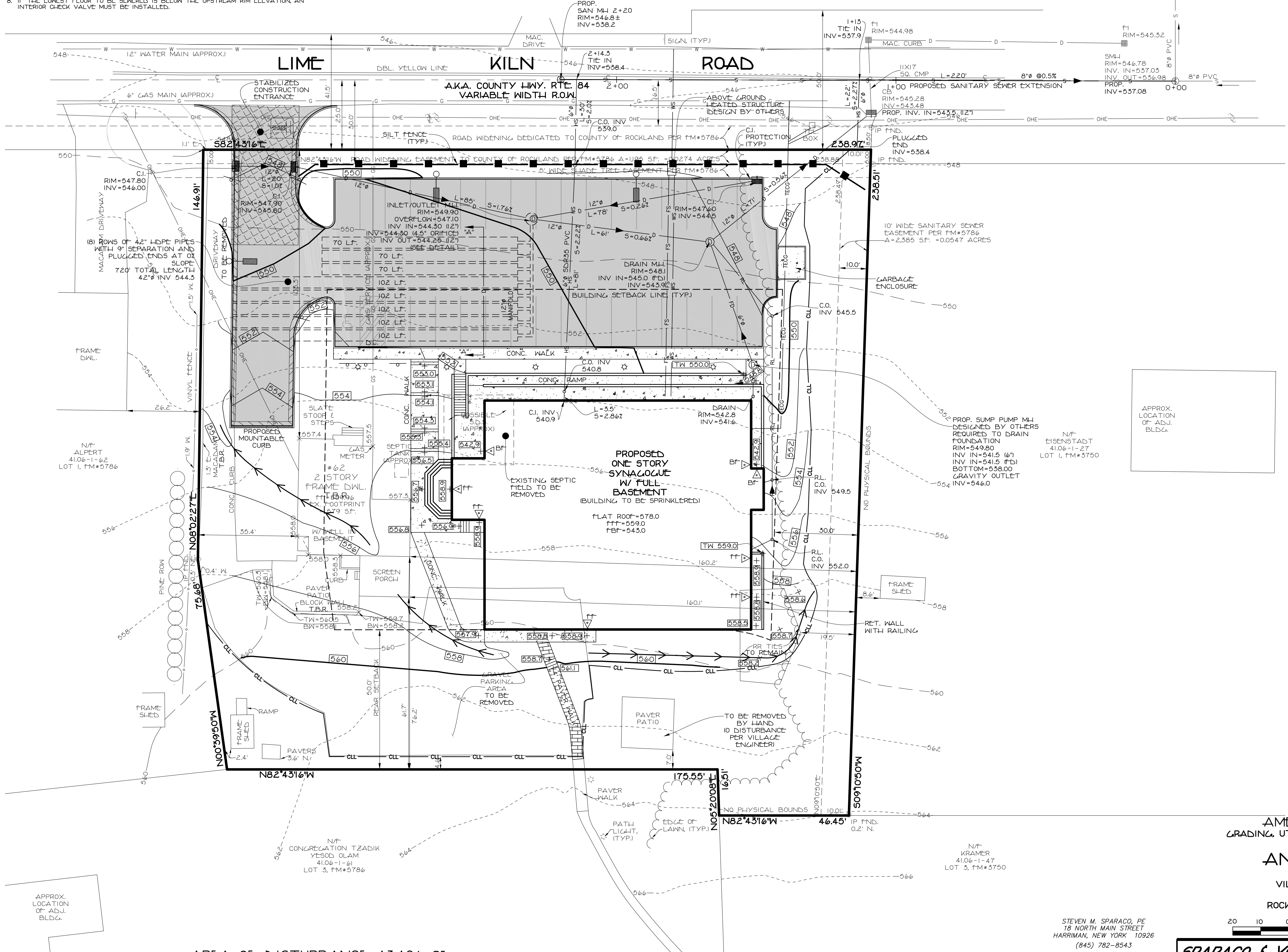
TOWN OF RAMAPO SEWER NOTES:

- SANITARY SEWER CONSTRUCTION SHALL CONFORM TO ALL ROCKLAND COUNTY SEWER DISTRICT NO. 1 STANDARDS AND SPECIFICATIONS. THIS INCLUDES BUT IS NOT LIMITED TO RELATIVE AIR VACUUM AND DEFLECTION OF ALL MAINLINE SEWER AND MANHOLE CONSTRUCTION.
- SANITARY SEWER INFILTRATION AND EXFILTRATION RATE SHALL NOT EXCEED 25 GALLONS PER 24 HOURS PER MILE PER NOMINAL DIAMETER IN INCHES.
- VACUUM TESTING OF MANHOLES SHALL BE CONDUCTED IN ACCORDANCE WITH TOWN OF RAMAPO GUIDELINES.
- THE TOWN OF RAMAPO, RCSD NO. 1 AND THE ROCKLAND COUNTY HEALTH DEPARTMENT SHALL RECEIVE AND APPROVE CERTIFICATION OF TEST RESULTS FROM A NYS LICENSED PROFESSIONAL ENGINEER BEFORE SEWERS ARE DEEMED COMPLETED.
- AN AS-BUILT SURVEY OF THE SEWER MAIN EXTENSION SHALL BE SUBMITTED TO THE TOWN OF RAMAPO, RCSD NO. 1 AND THE ROCKLAND COUNTY HEALTH DEPARTMENT UPON COMPLETION OF THIS PROJECT.
- ALL EXISTING UTILITIES ARE SHOWN IN AN APPROXIMATE LOCATION FROM AVAILABLE INFORMATION COLLECTED IN THE FIELD AND PREVIOUSLY DOCUMENTED. THE CONTRACTOR SHALL CALL THE LOCAL UNDERGROUND FACILITIES PROTECTIVE ORGANIZATION TO HAVE ALL UNDERGROUND UTILITIES MARKED IN THE FIELD PRIOR TO ANY CLEARING OR CONSTRUCTION. THE CONTRACTOR SHALL ALSO VERIFY THE LOCATION, SIZE AND ELEVATION OF ALL UTILITIES THAT MIGHT BE IN CONFLICT WITH SANITARY WORK BEING PROPOSED.
- ALL SEWER CONNECTIONS TO BE INSTALLED AT A MINIMUM OF 2.0% SLOPE.
- IF THE LOWEST FLOOR TO BE SERVED IS BELOW THE UPSTREAM RIM ELEVATION, AN INTERIOR CHECK VALVE MUST BE INSTALLED.

AVERAGE GRADE PLANE CALC.

554.0
560.0
558.0
557.9
2,220.4 / 4 = 555.1 AVERAGE GRADE

ROOF HEIGHT - AVERAGE GRADE = BUILDING HEIGHT
578.0 - 555.1 = 22.9

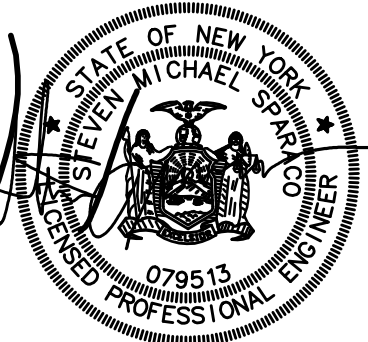


LEGEND		
EXISTING	PROPOSED	ITEMS
---	---	PROPERTY LINE
---	---	BUILDING SETBACK LINE
S	S	SANITARY SEWER
U-S	U-S	SEWER SERVICE
CO	CO	CLEAN-OUT
M	M	WATER MAIN
W-S	W-S	WATER SERVICE
FS	FS	FIRE SERVICE
W	W	WATER VALVE
U-S	U-S	GAS MAIN
U-S	U-S	GAS SERVICE
U-S	U-S	GAS VALVE
D	D	DRAIN PIPE
U	U	DRAINAGE MANHOLE
CI	CI	CATCH BASIN
RL	RL	ROOF LEADER
FD	FD	FOOTING DRAIN
U-E	U-E	UTILITY POLE
U-E	U-E	UNDERGROUND ELECTRIC
U-E	U-E	OVERHEAD ELECTRIC
560	560	10' CONTOUR INTERVAL
552	552	2' CONTOUR INTERVAL
552.5	552.5	SPOT GRADE
TH	TH	WALL & CURB ELEV.
SE	SE	CURB INLET PROTECTION
SE	SE	STABILIZED CONSTRUCTION ENTRANCE
SE	SE	SILT FENCE

AMENDED SITE PLAN
GRADING, UTILITIES & EROSION CONTROL PLAN
FOR
ANSHEI CHESÉD
LOCATED IN
VILLAGE OF WESLEY HILLS
TOWN OF RAMAPO
ROCKLAND COUNTY, NEW YORK
GRAPHIC SCALE



STEVEN M. SPARACO, PE
18 NORTH MAIN STREET
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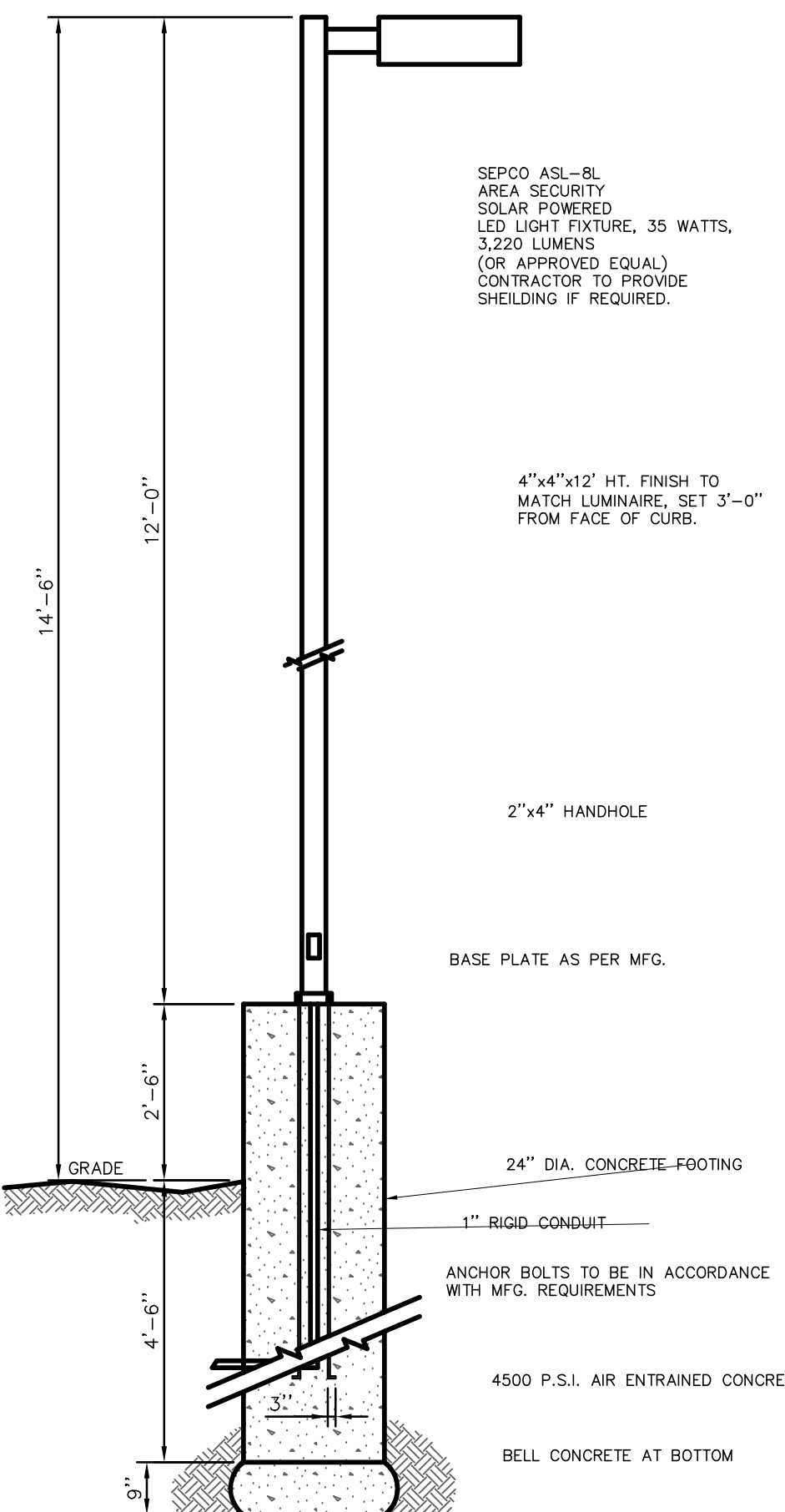


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2 OF 7

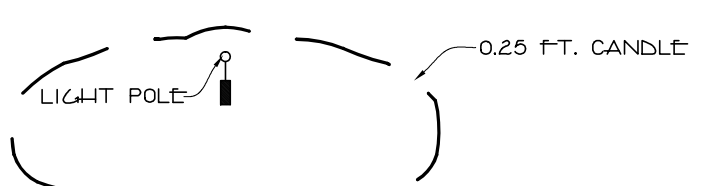
PLANTING NOTES:

- ALL PLANTING SHALL BE PLACED UNDER DIRECTION OF AN APPROPRIATE LICENSED DESIGN PROFESSIONAL. NOTIFY 48 HOURS PRIOR TO PLANTING.
- MULCH ALL PLANTED AREAS WITH A 4" DEPTH OF LIGORICE ROOT OR SUGAR CANE MULCH.
- STAKE ALL TREES WITH 2" CEDAR STAKES, RUBBER HOSE AROUND TREE 5' ABOVE GROUND AND TWISTED #10 GAUGE GALVANIZED WIRE.
- PLANT PITS SHALL BE 12" WIDER AND 6" DEEPER THAN THE ROOT BALL. REMOVE ALL EXISTING SOIL AND BACKFILL WITH A MIXTURE OF ONE PART PEAT-LUMUS TO FOUR PARTS TOPSOIL. ADD THREE YEAR RELEASE GROW FERTILIZER PACKETS (OR EQUAL) - ONE YEAR PER INCH OF THREE CALIPER OR PER 12" HEIGHT OR SHRUB.
- PROVIDE THE TOWN OF ORANGETOWN BUILDING INSPECTOR WITH A COPY OF THE STATE CERTIFICATE OF SOURCE FOR ALL PLANT MATERIALS. ALL PLANTS SHALL BE NURSERY GROWN.
- ALL PLANT MATERIALS SHALL CONFORM TO THE AMERICAN ASSOCIATION OF NURSERYMEN STANDARDS AND SHALL BE SUBJECT TO THE APPROVAL OF THE DESIGN PROFESSIONAL PRIOR TO PLANTING.
- GUARANTEE ALL PLANTS AND WORKMANSHIP FOR TWO PLANTING SEASONS.
- THAT ALL LANDSCAPING SHALL BE MAINTAINED ON A REGULAR BASIS AND REPLACED AS NEEDED AND AS SHOWN ON THE LANDSCAPING PLAN.



14' LUMINAIRE DETAIL

NOTE: LIGHT HEADS SHALL BE ADJUSTED AND CUT-OFFS INSTALLED TO PREVENT LIGHT FROM PROJECTING ON TO NEIGHBORING PROPERTIES AND R.O.W.

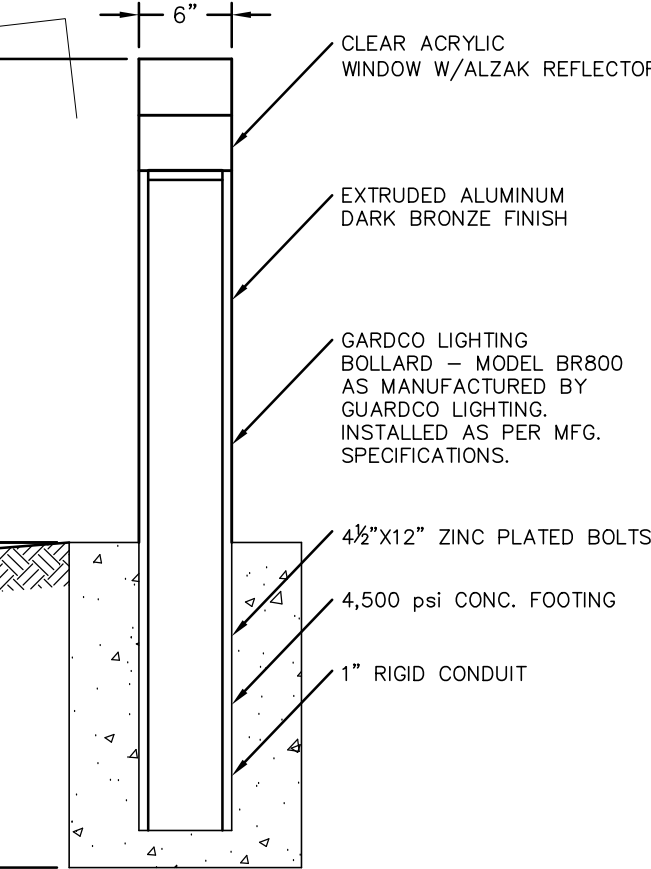


TYPICAL ISOLUX

N.T.S.

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16-NYCOR PART 755
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WWW.DIGSAFELYNEWYORK.COM
1-800-962-7962



BOLLARD DETAIL

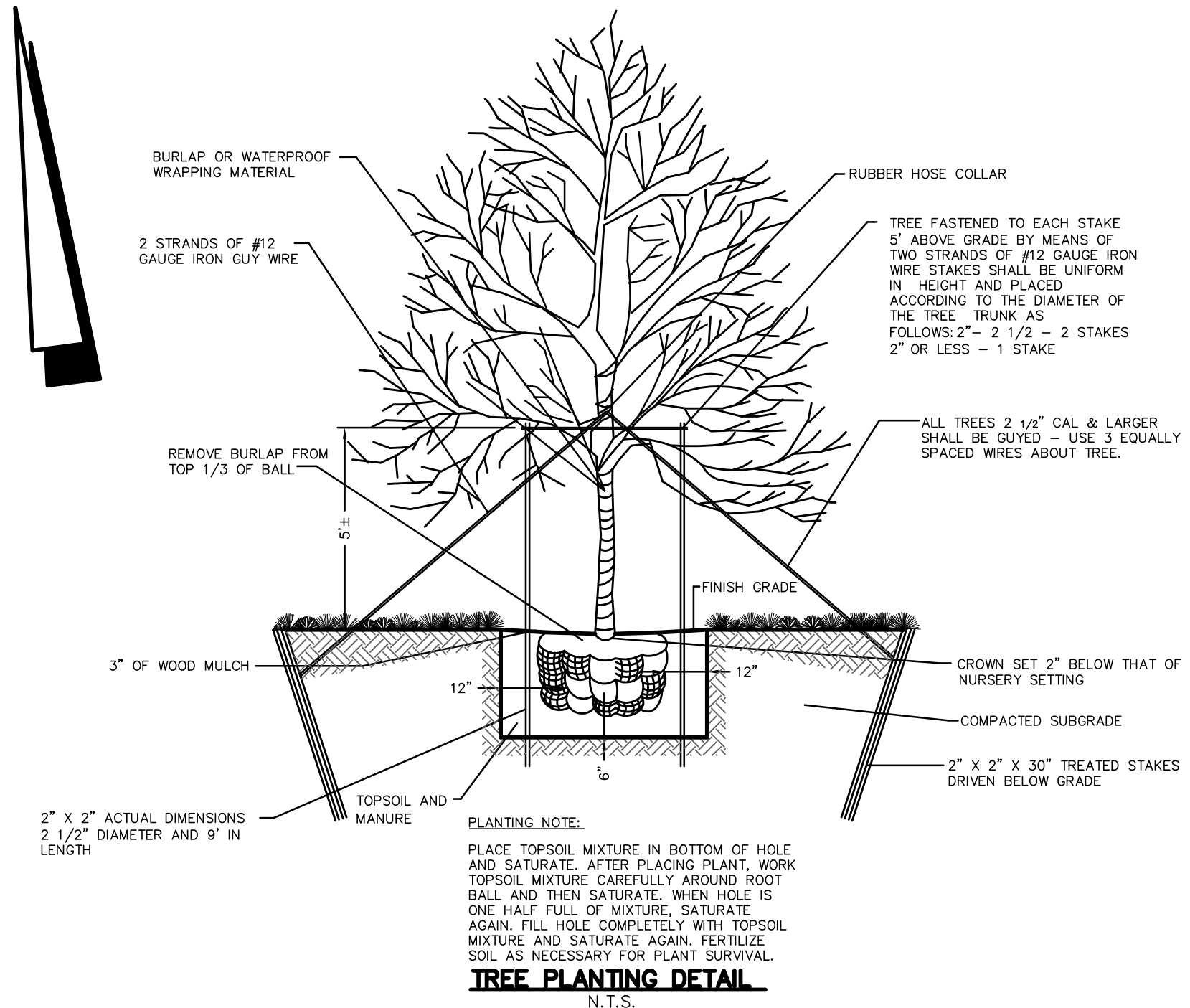
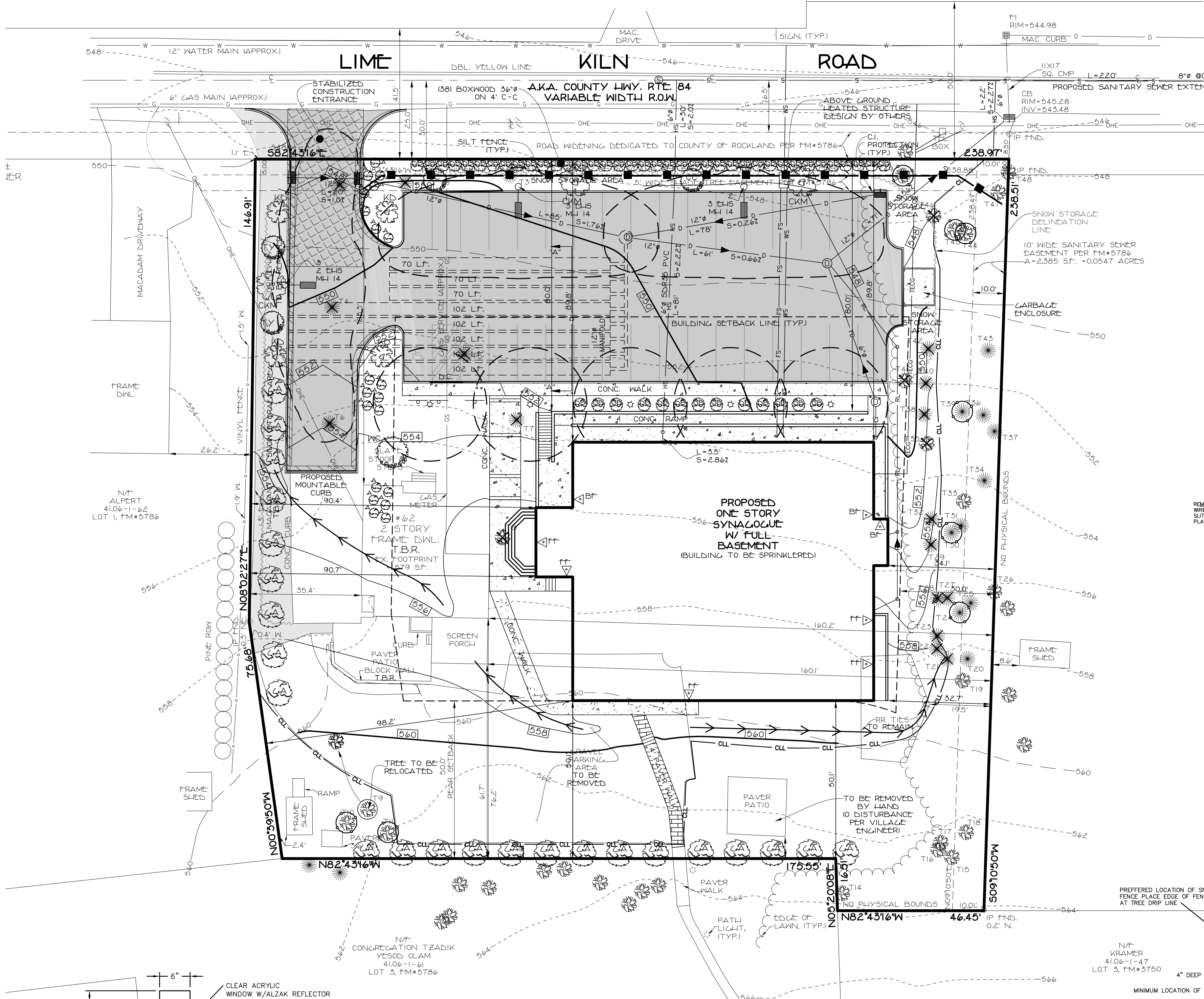
N.T.S.

LIGHTING LEGEND

- 3 SEPCO ASL AREA SECURITY SOLAR POWERED LED LIGHT FIXTURE (TYP) 14' HEIGHT 35 WATTS 3220 LUMENS
- 5 GARDCO LIGHTING BOLLARD - MODEL BR800 100W LPS 42" HEIGHT

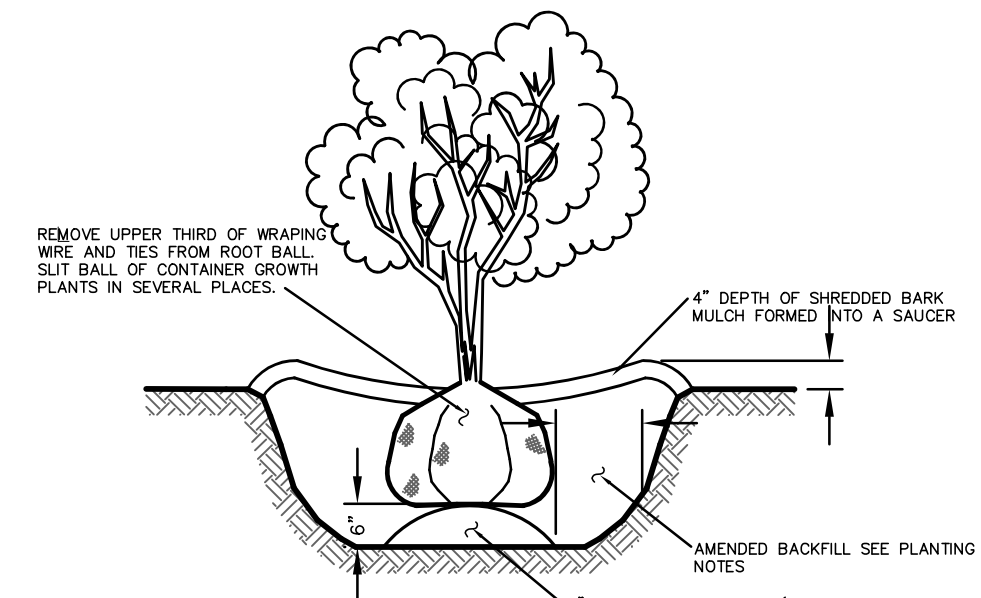
PLANTING SCHEDULE

KEY	COMMON NAME	BOTANICAL NAME	QTY.	SIZE	SPACING
CKM	CRIMSON KING MAPLE	ACER PLATANOIDES (LIMB TO 8' HIGHER)	3	2 1/2" B & B	AS SHOWN
CC	CANADIAN CHERRY	PRUNUS VIRGINIANA (LIMB TO 8' HIGHER)	2	2 1/2" B & B	AS SHOWN
A	AZALEA	RHODODENDRON TSUTSUSI	20	24" DIA. POTTED	AS SHOWN
BB	DWARF BOXWOOD	BUXUS SEMPERVIRENS	13	18" DIA. POTTED	AS SHOWN
TY	ENGLISH YEW	TAXUS BACATA	2	4' HGT. B & B	AS SHOWN
KD	KOUA DOGWOOD	CORNUS KOUA	4	2 1/2" B & B	AS SHOWN
CA	GIANT ARBORVITAE	THUJA OCCIDENTALIS	23	6' HGT. B & B	AS SHOWN
WC	WEeping CHERRY	PRUNUS SUBHIRTELLA 'PENDULA'	1	4' HGT. B & B	AS SHOWN



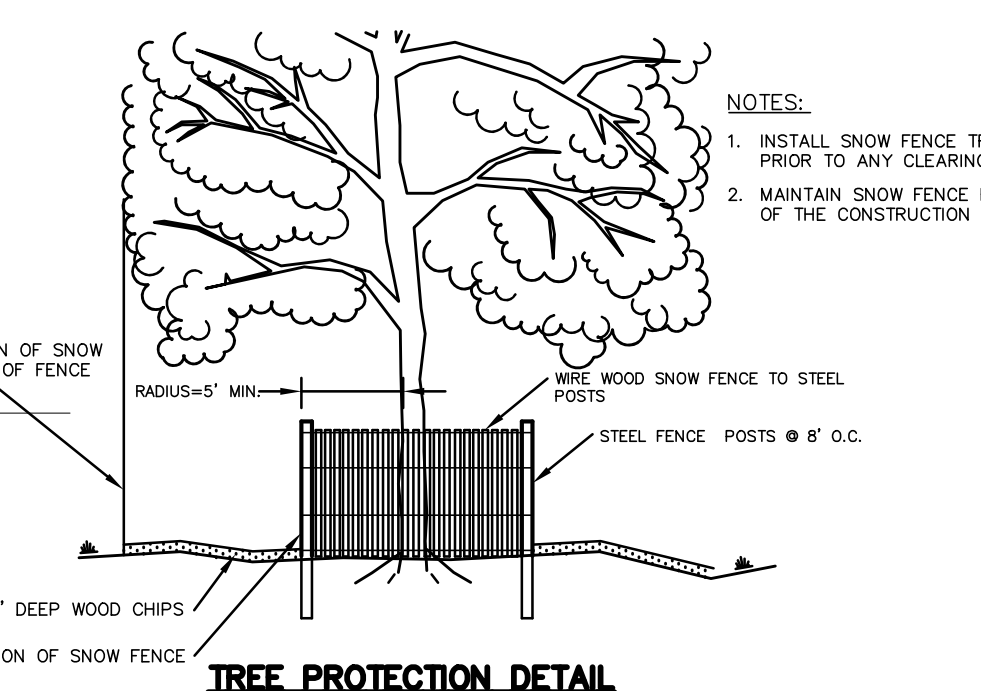
TREE PLANTING DETAIL

N.T.S.



SHRUB PLANTING DETAIL

N.T.S.



TREE PROTECTION DETAIL

N.T.S.

TREE LIST			
NO.	SPECIES	DIA. (INCHES)	T.B.R.
T1	SPRUCE	44	X
T2	SPRUCE	48	X
T3	SPRUCE	48	X
T4	SPRUCE	48	X
T5	SPRUCE	40	X
T6	SPRUCE	50	X
T7	SPRUCE	48	X
T8	BIRCH TRIPLE	12	X
T9	CHERRY ORN.	10	X
T10	BIRCH GROUP	8	
T11	BIRCH	8	
T12	ASH	40 REMOVED	
T13	CHERRY ORN.	30 REMOVED	
T14	CHERRY	16	
T15	LOCUST	10	
T16	LOCUST	12	
T17	LOCUST	8	
T18	CHERRY	8	
T19	CHERRY TWIG	10	
T20	PINE	20	
T21	PINE	12	X
T22	PINE	24	X
T23	PINE	24	X
T24	PINE	12	
T25	PINE	10	
T26	MAPLE	20	X
T27	PINE	20	X
T28	PINE	8	X
T29	SPRUCE	20	X
T30	SPRUCE	14	
T31	PINE	12	
T32	SPRUCE	50	X
T33	LICKORRY	12	
T34	PINE	8	
T35	OAK	20	X
T36	PINE	10	
T37	PINE	50	
T38	SPRUCE	24	X
T39	PINE	12	
T40	SPRUCE	24	X
T41	MAPLE	10	X
T42	SPRUCE	12	
T43	SPRUCE	30	
T44	LICKORRY	8	
T45	CHERRY	10	
T46	LICKORRY	14	
T47	WALNUT	10	
T48	LOCUST	12	
T49	MAPLE	16	
T50	MAPLE	8	

- PLANTING NOTES:
- EXCAVATE A HOLE THAT IS 6" WIDER ON EACH SIDE AND 6" DEEPER THAN ROOT.
 - REMOVE ANY STRING TIED AROUND TRUNK OR STEM, BUT LEAVE BURLAP IN TACT.
 - AMENDED BACKFILL: 4 PARTS TOPSOIL TO 1 PART EACH PEAT HUMUS & DEHYDRATED COW MANURE.
 - WHERE WIRE BASKET IS ALL THAT HOLDS ROOT BALL TOGETHER, CUT WIRES DO NOT REMOVE.
 - SET GROWN OF ROOT BALL 2" ABOVE FINISHED GRADE.
 - BUILD DEPRESSION AROUND PLANT AND FILL WITH MULCH.
 - FOR PLANTS NOT IN CONTAINERS OR BALLED, PRUNE BRANCHES BY 1/4, RETAIN NORMAL PLANT SHAPE.

- NOTES:
- INSTALL SNOW FENCE TREE PROTECTION PRIOR TO ANY CLEARING OR EXCAVATION.
 - MAINTAIN SNOW FENCE FOR THE DURATION OF THE CONSTRUCTION PERIOD.

- LEGEND
- TREE TO BE REMOVED
 - TREE TO BE PROTECTED

AMENDED SITE PLAN
PLANTING & LIGHTING PLAN
FOR
ANSHEI CHESD
LOCATED IN
VILLAGE OF WESLEY HILLS
TOWN OF RAMAPO
ROCKLAND COUNTY, NEW YORK
GRAPHIC SCALE

20 10 0 20 40 60

STEVEN M. SPARACO, PE
18 NORTH MAIN STREET
HARRIMAN, NEW YORK 10926
(845) 782-8543



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SPARACO@STEVESELINSKY.COM WYLS1@GMAIL.COM

YB-3664

SEP. 01, 2023

1"=20'

3 OF 7

TAX LOT: SECTION 41.06, BLOCK 1, LOT 26

MAP REFERENCE:

BEING KNOWN AND DESIGNATED AS LOT 2 ON A CERTAIN MAP ENTITLED "SHEEHAN" FILED IN THE ROCKLAND COUNTY CLERK'S OFFICE ON AUGUST 16, 1985 AS MAP#5786.

"MINOR SUBDIVISION FOR JOHN LESKO" FILED IN THE ROCKLAND COUNTY CLERK'S OFFICE ON AUGUST 7, 1968 AS MAP#3750.

DEED REFERENCE:

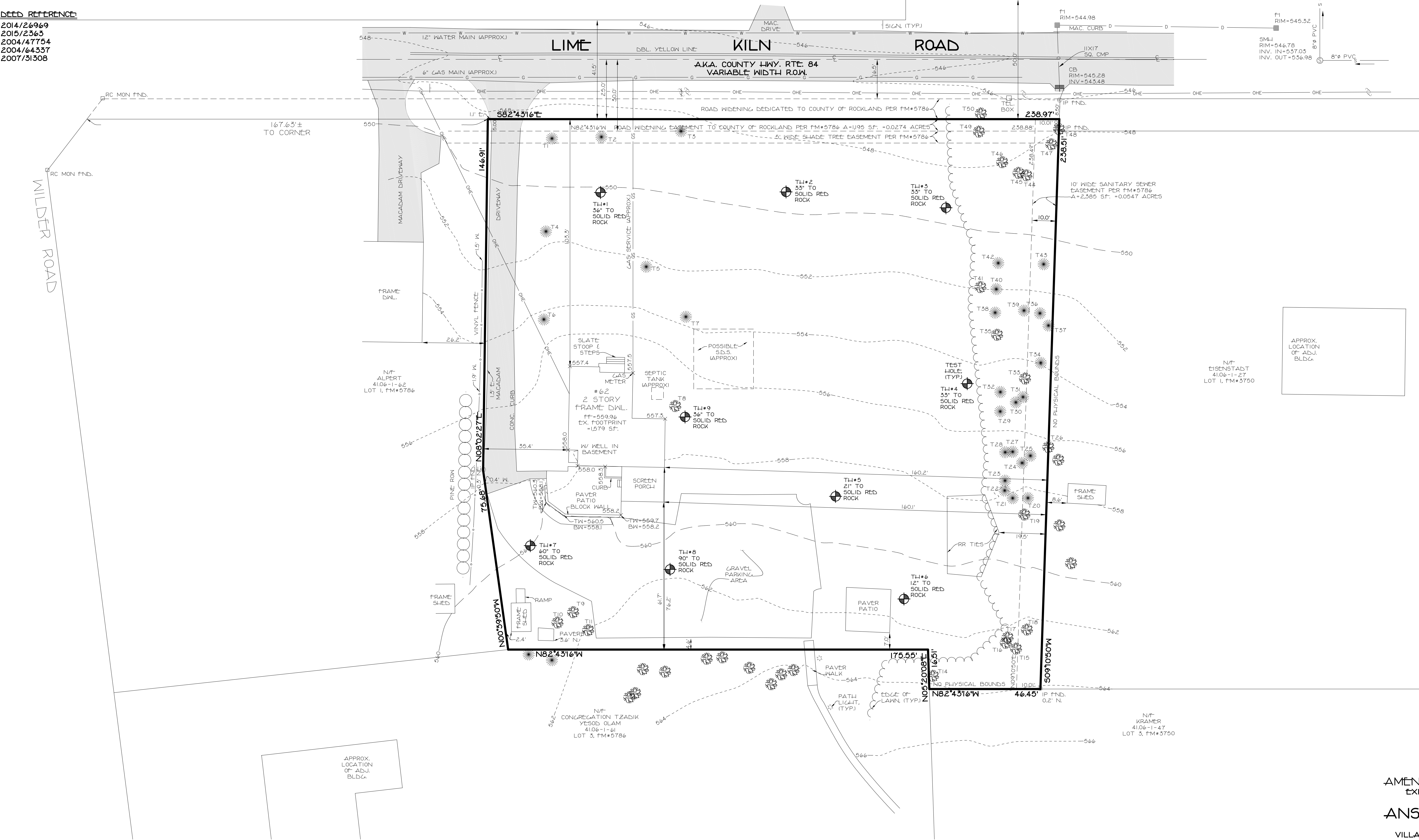
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2015/2363

2004/47754

2004/64337

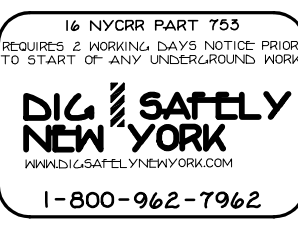
2007/31308



TREE LIST		
NO.	SPECIES	DIA. (INCHES)
T1	SPRUCE	44
T2	SPRUCE	48
T3	SPRUCE	48
T4	SPRUCE	48
T5	SPRUCE	40
T6	SPRUCE	50
T7	SPRUCE	48
T8	BIRCH TRIPLE	12
T9	CHERRY ORN.	10
T10	BIRCH GROUP	8
T11	BIRCH	8
T12	ASH	40 REMOVED
T13	CHERRY ORN.	30 REMOVED
T14	CHERRY	16
T15	LOCUST	10
T16	LOCUST	12
T17	LOCUST	8
T18	CHERRY	8
T19	CHERRY TWIN	10
T20	PINE	20
T21	PINE	12
T22	PINE	24
T23	PINE	24
T24	PINE	12
T25	PINE	10
T26	MAPLE	20
T27	PINE	20
T28	PINE	8
T29	SPRUCE	20
T30	SPRUCE	14
T31	PINE	12
T32	SPRUCE	30
T33	HICKORY	12
T34	PINE	8
T35	OAK	20
T36	PINE	10
T37	PINE	30
T38	SPRUCE	24
T39	PINE	12
T40	SPRUCE	24
T41	MAPLE	10
T42	SPRUCE	12
T43	SPRUCE	50
T44	HICKORY	8
T45	CHERRY	10
T46	HICKORY	14
T47	WALNUT	10
T48	LOCUST	12
T49	MAPLE	16
T50	MAPLE	8

AMENDED SITE PLAN
EXISTING CONDITIONS
FOR
ANSHEI CHESD
LOCATED IN
VILLAGE OF WESLEY HILLS
TOWN OF RAMAPO
ROCKLAND COUNTY, NEW YORK

ALL UTILITIES ARE SHOWN IN AN APPROXIMATE WAY FROM AVAILABLE INFORMATION. THE CONTRACTOR SHALL CALL THE LOCAL UNDERGROUND FACILITIES PROTECTIVE ORGANIZATION TO HAVE ALL UNDERGROUND UTILITIES MARKED IN THE FIELD PRIOR TO ANY CLEARING OR ANY CONSTRUCTION. THE CONTRACTOR SHALL ALSO VERIFY THE LOCATION, SIZE AND INVERT OF ALL UTILITIES PRIOR TO ANY CONSTRUCTION. ANY UTILITY FOR WHICH NO EVIDENCE CAN BE SEEN ON THE SURFACE OF THE LANDS MAY NOT BE SHOWN ON THIS DRAWING.



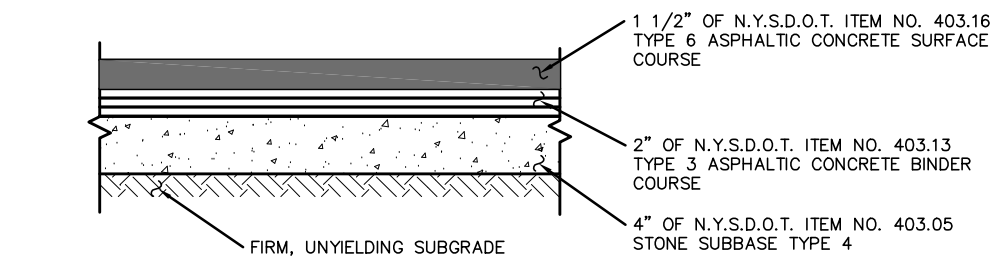
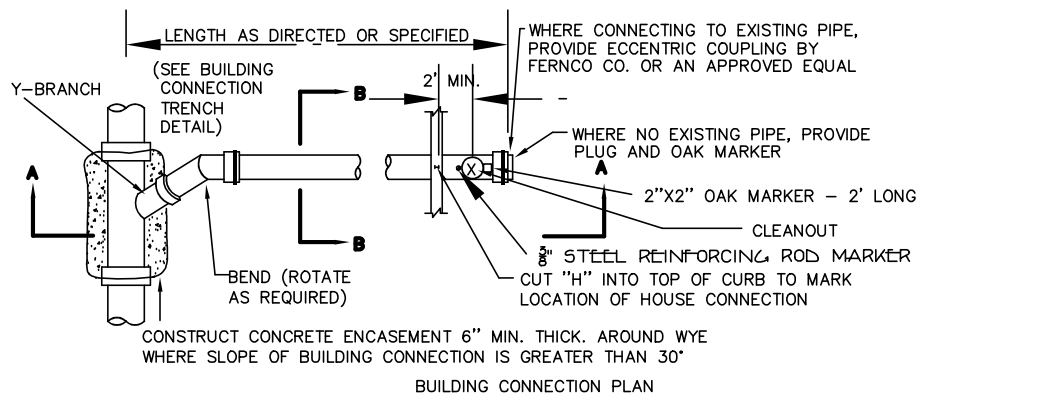
I HEREBY CERTIFY THAT THIS SITE PLAN WAS PREPARED BY ME AND WAS MADE FROM AN ACTUAL SURVEY COMPLETED BY ME ON: 7/28/15

UNAUTHORIZED ANY OTHER ADDITION TO THIS PLAN IS A VIOLATION OF THE NEW YORK STATE ENGINEERING LAW. COPIES OF THIS MAP NOT BEING MADE OR REPRODUCED BY ANY OTHER ENGINEER OR SURVEYOR.

George D. Langberg
GEORGE D. LANGBERG, PLS. #050911 ©

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SPARACO@SPARACOENGINEERING.COM WBYLS1@GMAIL.COM

YB-3664
SEP. 01, 2023
1"=20'
4 OF 7

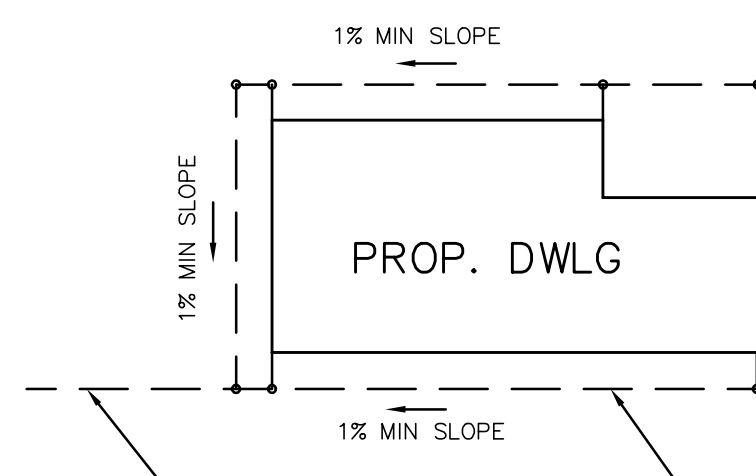


NOTES:

THIS SECTION TO BE UTILIZED AT PARKING LOTS FOR PASSENGER CAR PARKING AND AISLES ONLY. NOT FOR USE AT ROADS, DRIVEWAYS OR LOADING ZONES.

PAVEMENT SECTION- PARKING LOT

N.T.S.

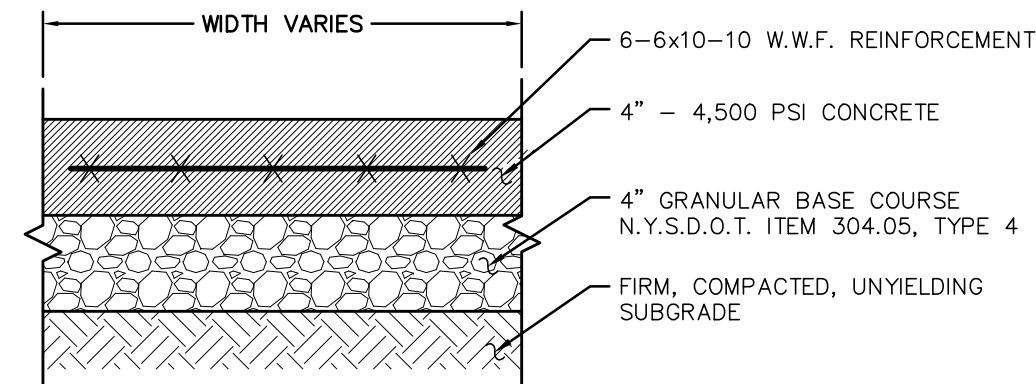


NOTES:

1. CONNECT ALL ROOF LEADERS TO 6" PVC SEE ARCHITECT PLAN FOR LEADER LOCATIONS

TYPICAL ROOF DRAIN SCHEMATIC

N.T.S.



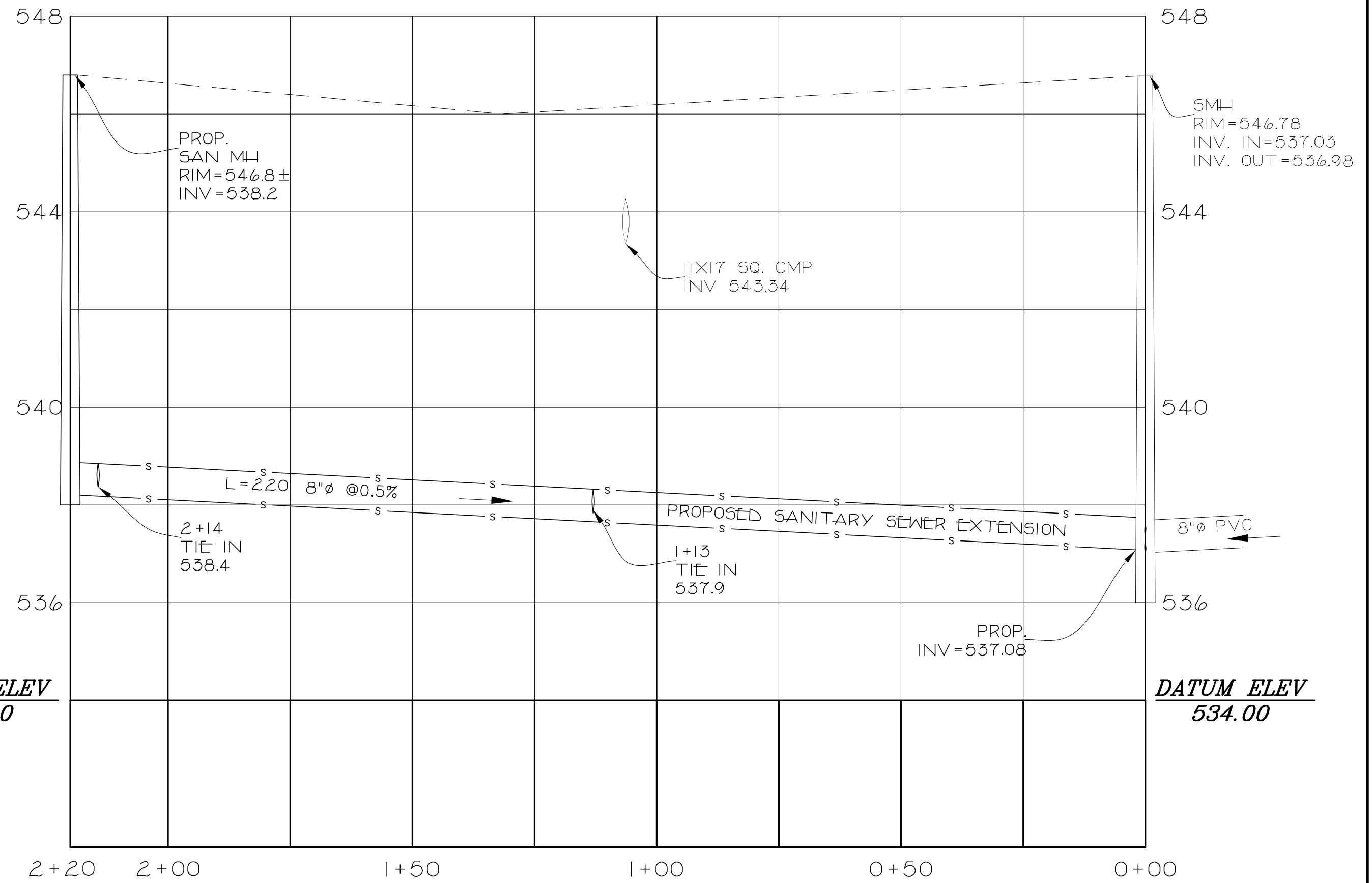
NOTES:

1. BROOM FINISH EACH SQUARE AT 90' TO PRECEDING SQUARE.
2. PLACE JOINTS EQUAL TO WALK WIDTH OR AS SHOWN ON PLAN.
3. INSTALL 1/2" PRE-MOLDED EXPANSION JOINT FILLER AT 24' O.C. MAX. AND AGAINST CONCRETE CURBS, BUILDINGS AND OTHER STRUCTURES.

CONCRETE SIDEWALK DETAIL

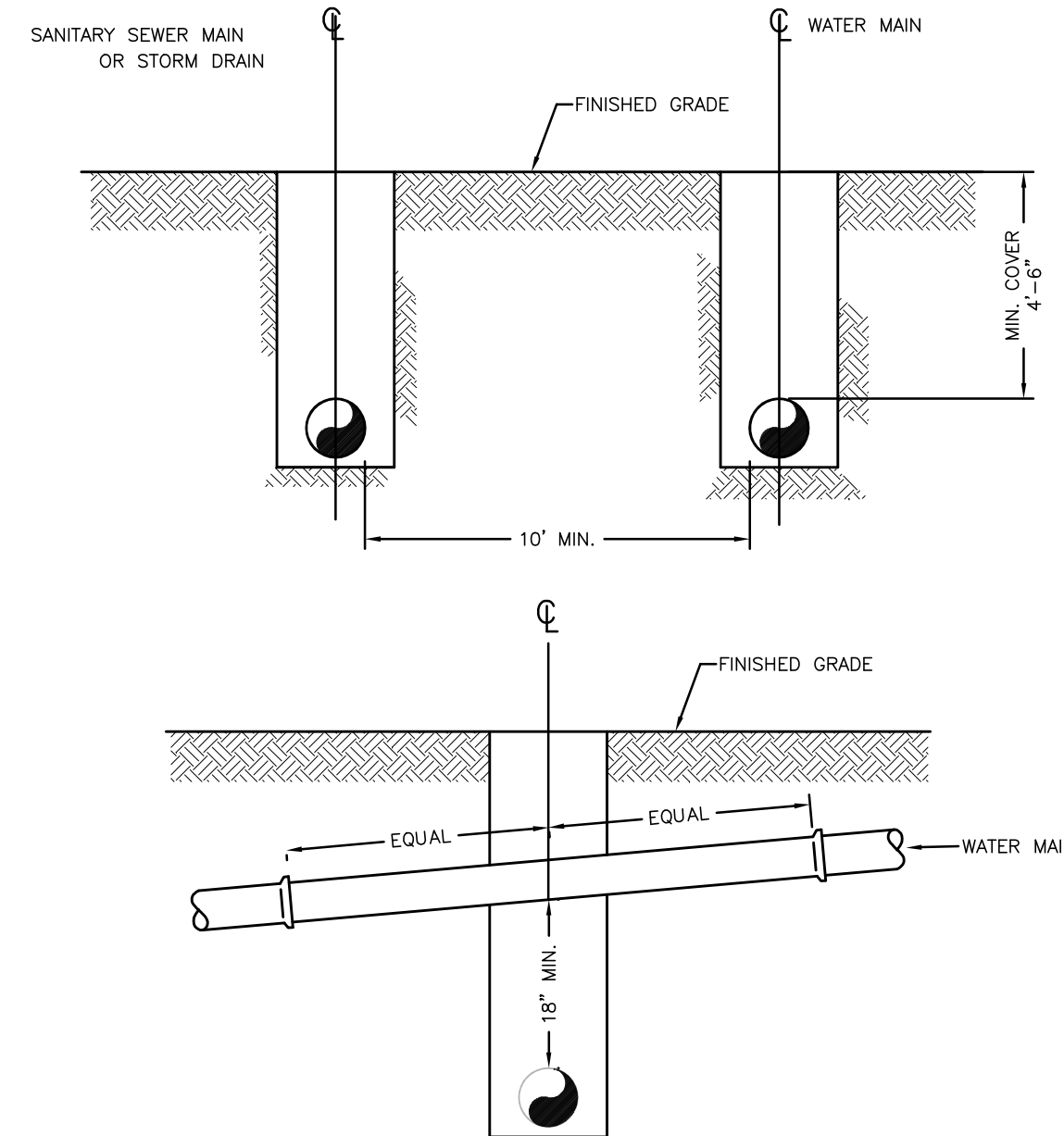
N.T.S.

DATUM ELEV
534.00



SEWER PROFILE IN LIME KILN ROAD

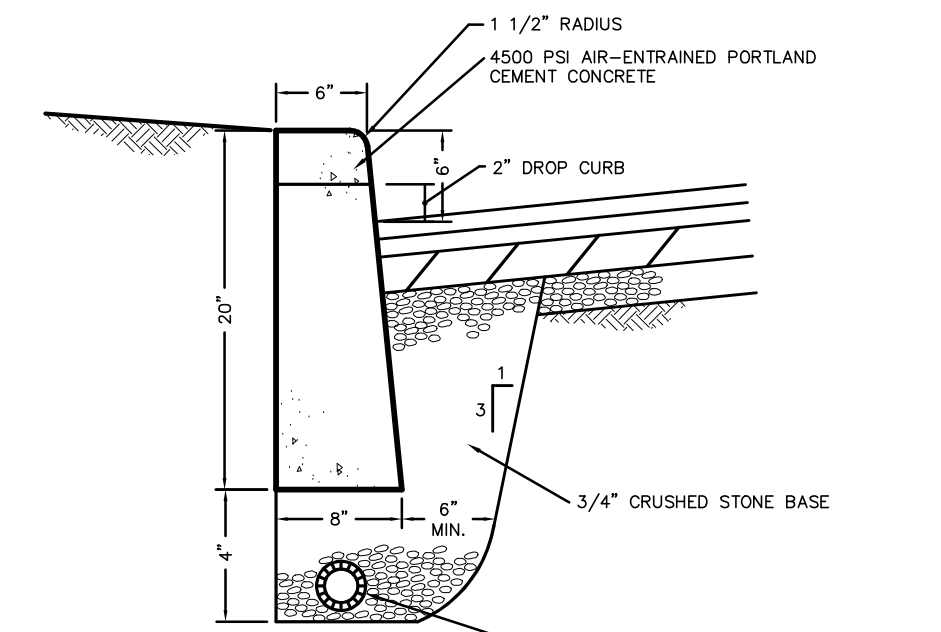
SCALE: H-1"=20', V-1"=2'



- AT LOCATIONS WHERE WATER AND SEWER/STORM MAINS CROSS:
- A MINIMUM 18 INCH VERTICAL SEPARATION SHALL BE MAINTAINED.
- A FULL LENGTH OF SEWER/STORM PIPE AND FULL LENGTH OF WATER PIPE SHALL BE LOCATED SO THAT ALL PIPE JOINTS ARE LOCATED AS FAR AS POSSIBLE FROM THE POINT OF CROSSING.

TYPICAL WATER & SEWER/STORM SEPARATION

N.T.S.

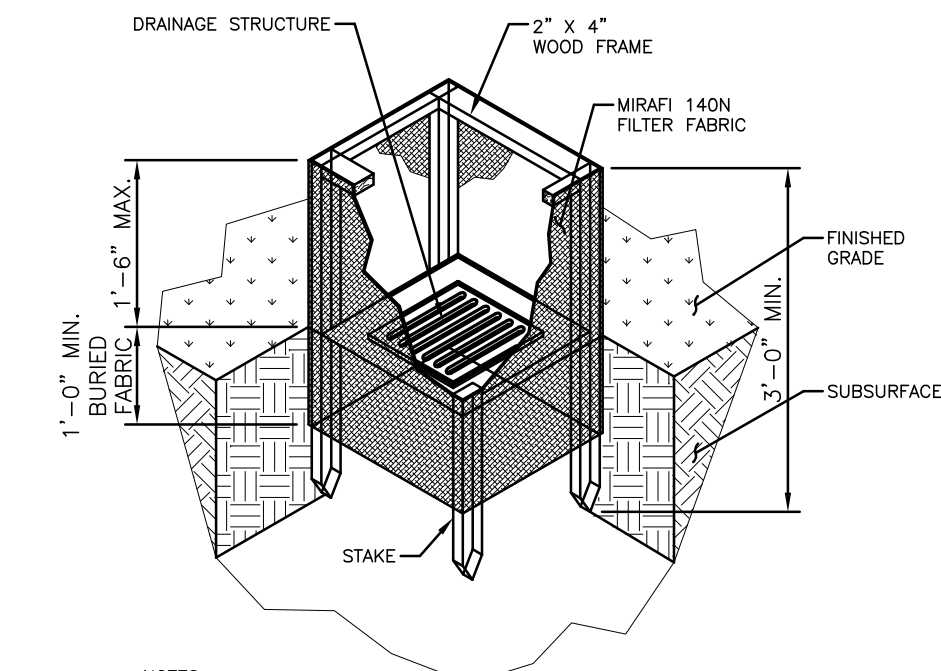


NOTES:

1. CURB SHALL BE CAST IN PLACE.
2. EXPANSION JOINTS OF 3/16" CELLULOSE OR SIMILAR MATERIAL SHALL BE PLACED AT TEN FOOT INTERVALS, TO FULL DEPTH OF CURB.
3. UNDERDRAIN MAY BE ELIMINATED IN PARKING LOTS AND OTHER NON-PUBLIC FACILITIES.

CURB DETAIL- CONCRETE

N.T.S.

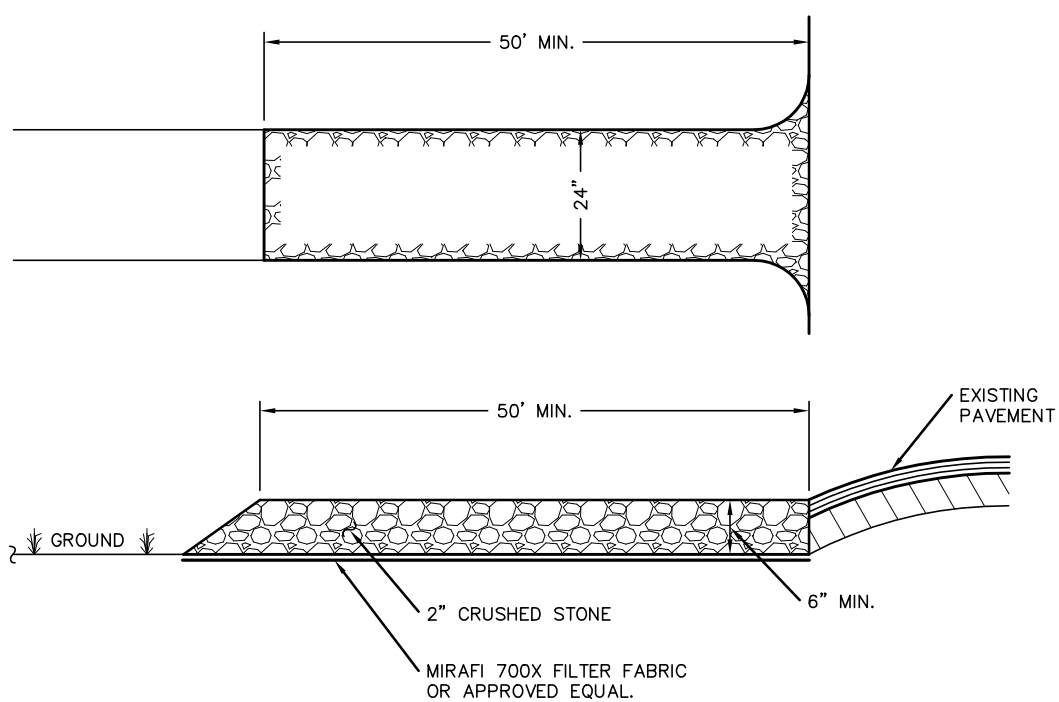


NOTES:

- FILTER FABRIC SHALL HAVE AN EOS OF 40-85. BURLAP MAY BE USED FOR SHORT TERM APPLICATIONS.
- CUT FABRIC FROM A CONTINUOUS ROLL TO ELIMINATE JOINTS. IF JOINTS ARE NEEDED THEY WILL BE OVERLAPPED TO THE NEXT STAKE.
- STAKE MATERIALS WILL BE STANDARD 2" X 4" WOOD OR EQUIVALENT METAL WITH A MINIMUM LENGTH OF 3 FEET.
- SPACE STAKES EVENLY AROUND INLET 3 FEET APART AND DRIVE A MINIMUM 18 INCHES DEEP. SPACES GREATER THAN 3 FEET MAY BE BRIDGED WITH THE USE OF WIRE MESH BEHIND THE FILTER FABRIC FOR SUPPORT.
- FABRIC SHALL BE EMBEDDED 1 FOOT MINIMUM BELOW GROUND AND BACKFILLED. IT SHALL BE SECURELY FASTENED TO THE STAKES AND FRAME.
- A 2" X 4" WOOD FRAME SHALL BE COMPLETED AROUND THE CREST OF THE FABRIC FOR OVER FLOW STABILITY.
- SYMBOL: [Symbol]

FIELD INLET PROTECTION DETAIL

N.T.S.

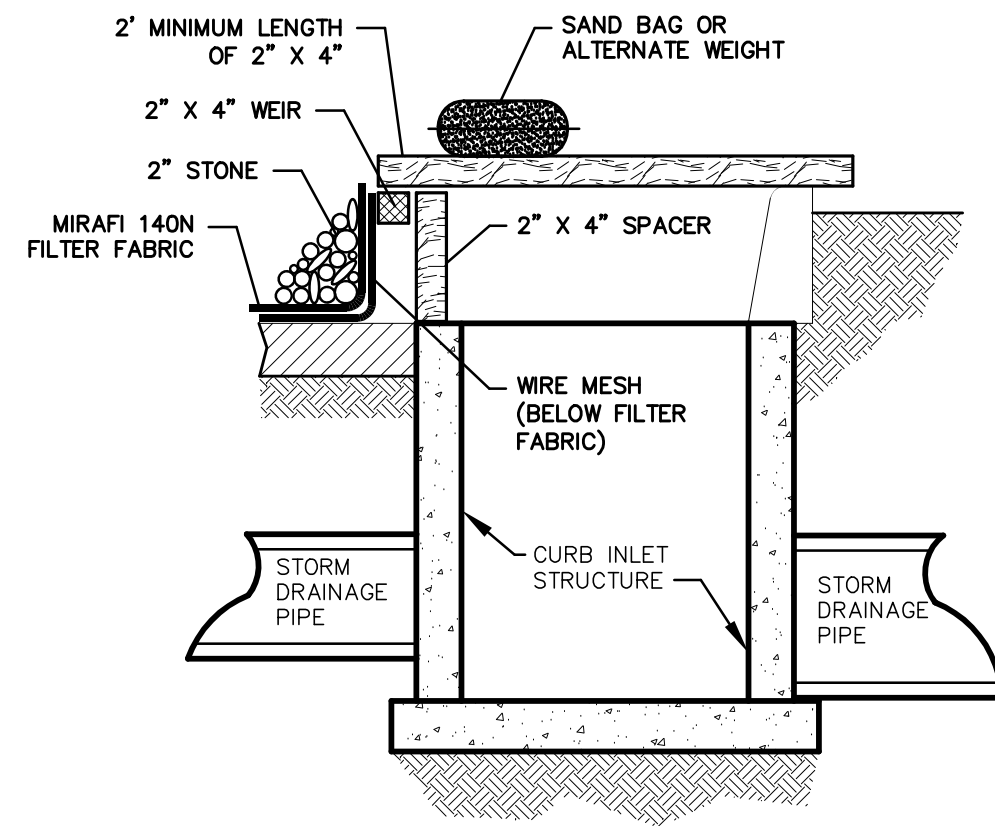


NOTES:

- ENTRANCE SHALL BE MAINTAINED AS CONDITIONS DEMAND TO PREVENT TRACKING OF SEDIMENT ONTO PUBLIC ROADS.

STABILIZED CONSTRUCTION ENTRANCE

N.T.S.

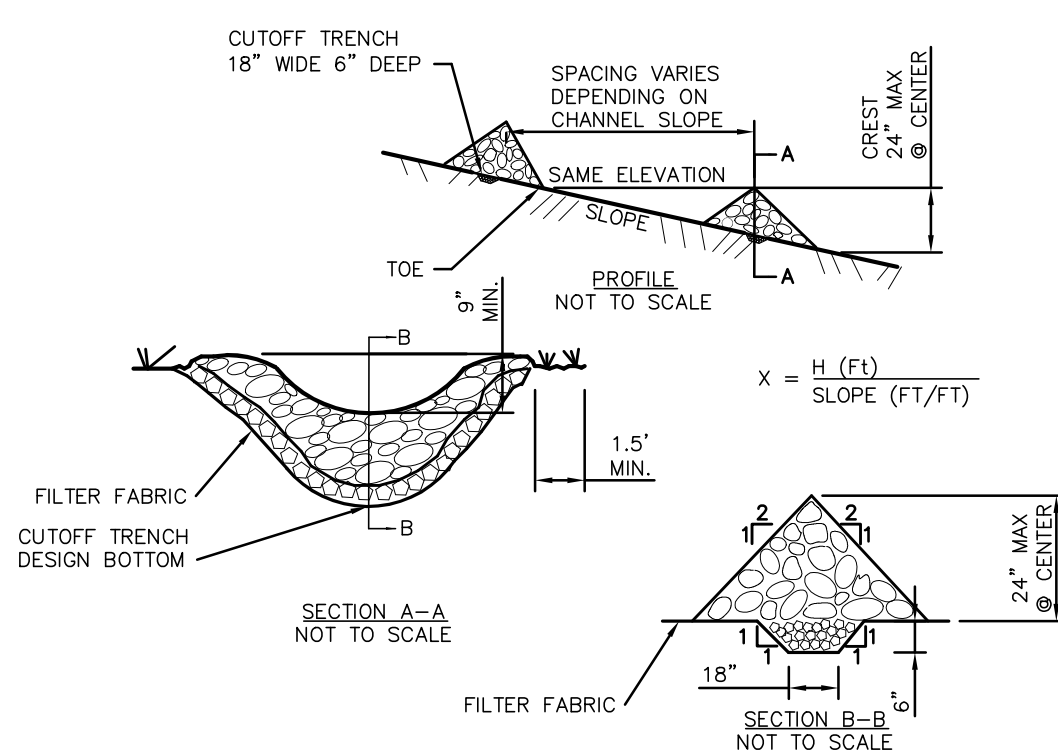


NOTES:

- FILTER FABRIC SHALL HAVE AN EOS OF 40-85.
- WOODEN FRAME SHALL BE CONSTRUCTED OF 2" X 4" CONSTRUCTION GRADE LUMBER.
- WIRE MESH ACROSS THROAT SHALL BE A CONTINUOUS PIECE 30 INCH MINIMUM WIDTH WITH A LENGTH 4 FEET LONGER THAN THE THROAT. IT SHALL BE SHAPED AND SECURELY NAILED TO A 2" X 4" WEIR.
- THE WEIR SHALL BE SECURELY NAILED TO 2" X 4" SPACERS 9 INCHES LONG SPACED NO MORE THAN 6 FEET APART.
- THE ASSEMBLY SHALL BE PLACED AGAINST THE INLET AND SECURED BY 2" X 4" ANCHORS 2 FEET LONG EXTENDING ACROSS THE TOP OF THE INLET AND HELD IN PLACE BY SAND BAGS OR ALTERNATE WEIGHTS.
- SYMBOL: [Symbol]

CURB INLET PROTECTION DETAIL

N.T.S.



CONSTRUCTION SPECIFICATIONS

- STONE WILL BE PLACED ON A FILTER FABRIC FOUNDATION TO THE LINES, GRADES AND LOCATIONS SHOWN IN THE PLAN.
- SET SPACING OF CHECK DAMS TO ASSUME THAT THE ELEVATIONS OF THE CREST OF THE DOWNSTREAM DAM IS AT THE SAME ELEVATION OF THE TOE OF THE UPSTREAM DAM.
- EXTEND THE STONE A MINIMUM OF 1.5 FEET BEYOND THE DITCH BANKS TO PREVENT CUTTING AROUND THE DAM.
- PROTECT THE CHANNEL DOWNSTREAM OF THE LOWEST CHECK DAM FROM SCOUR AND EROSION WITH STONE OR LINER AS APPROPRIATE.
- ENSURE THAT CHANNEL APPURTENANCES SUCH AS CULVERT ENTRANCES BEHIND CHECK DAMS ARE NOT SUBJECT TO DAMAGE OR BLOCKAGE FROM DISPLACED STONE.
- MAXIMUM DRAINAGE AREA 2 ACRES.
- SYMBOL: [Symbol]

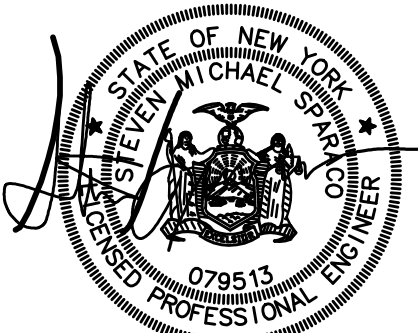
CHECK DAM

N.T.S.

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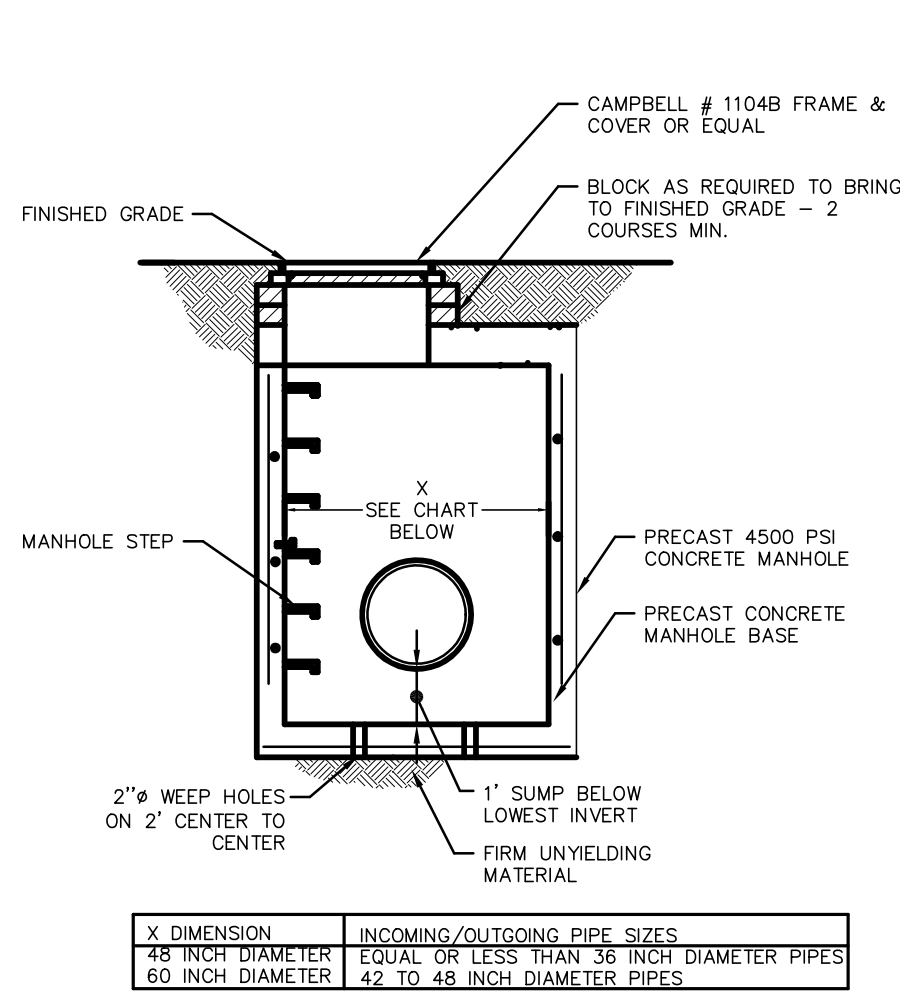
16-NYSD PART 755
REQUIRES 2 WORKING DAYS NOTICE PRIOR TO START OF ANY UNDERGROUND WORK
DIG SAFELY
NEW YORK
WWW.DIGSAFELYNEWYORK.COM
1-800-962-7962

STEVEN M. SPARACO, PE
18 NORTH MAIN STREET
HARRIMAN, NEW YORK 10926
(845) 782-8543



AMENDED SITE PLAN
DETAILS-1
FOR
ANSHEI CHESD
LOCATED IN
VILLAGE OF WESLEY HILLS
TOWN OF RAMAPO
ROCKLAND COUNTY, NEW YORK
GRAPHIC SCALE
20 10 0 20 40 60

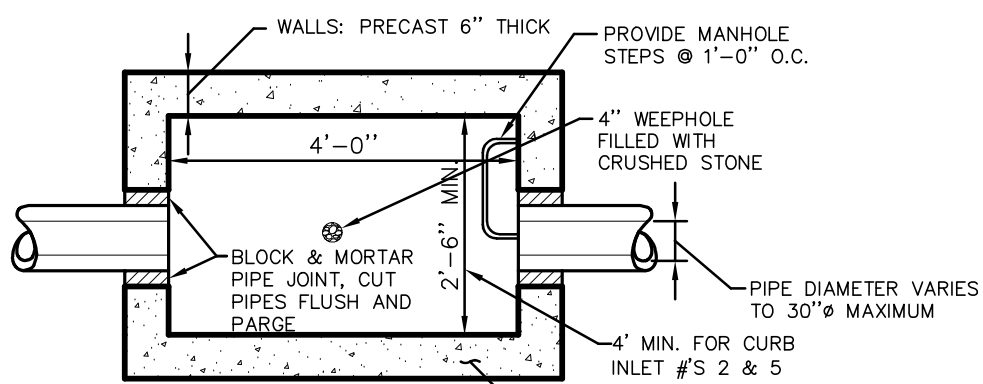
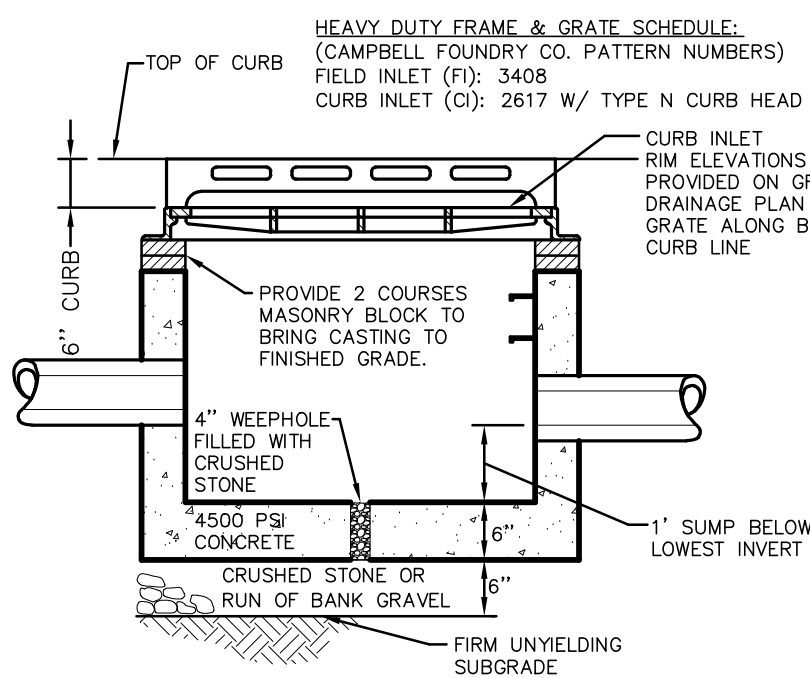
SPARACO & YOUNGBLOOD, PLLC CIVIL ENGINEERING • LAND SURVEYING SITE PLANNING 18 NORTH MAIN STREET P.O. BOX 818 HARRIMAN, N.Y. 10926 TEL: (845) 782-8543 FAX: (845) 782-5901 SPARACO@SPARACOENGINEERING.COM WBYLS1@GMAIL.COM		YB-3664 SEP. 01, 2023 AS NOTED 5 OF 7
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- NOTES:
- MANHOLE TO CONFORM TO A.S.T.M. C478 (LATEST REVISION).
 - PRECAST CONCRETE MANHOLES WITH RESILIENT SEALS AT JOINTS.
 - MANUFACTURER SHALL CERTIFY ALL COMPONENTS MANHOLE FOR HS20 LOADING.
 - RISER SECTION JOINTS SHALL BE FIELD-MORTARED.

DRAINAGE MANHOLE (DMH)

N.T.S.



- NOTES:
- SLOPE CASTINGS TO MATCH SLOPE OF FINISHED PAVEMENT GRADE.
 - MINIMUM STRENGTH CONCRETE 4500 PSI WALL THICKNESS 6" WITH ADEQUATE STEEL REINFORCEMENT TO WITHSTAND HS20 HIGHWAY LOAD AND SOIL LOADS.

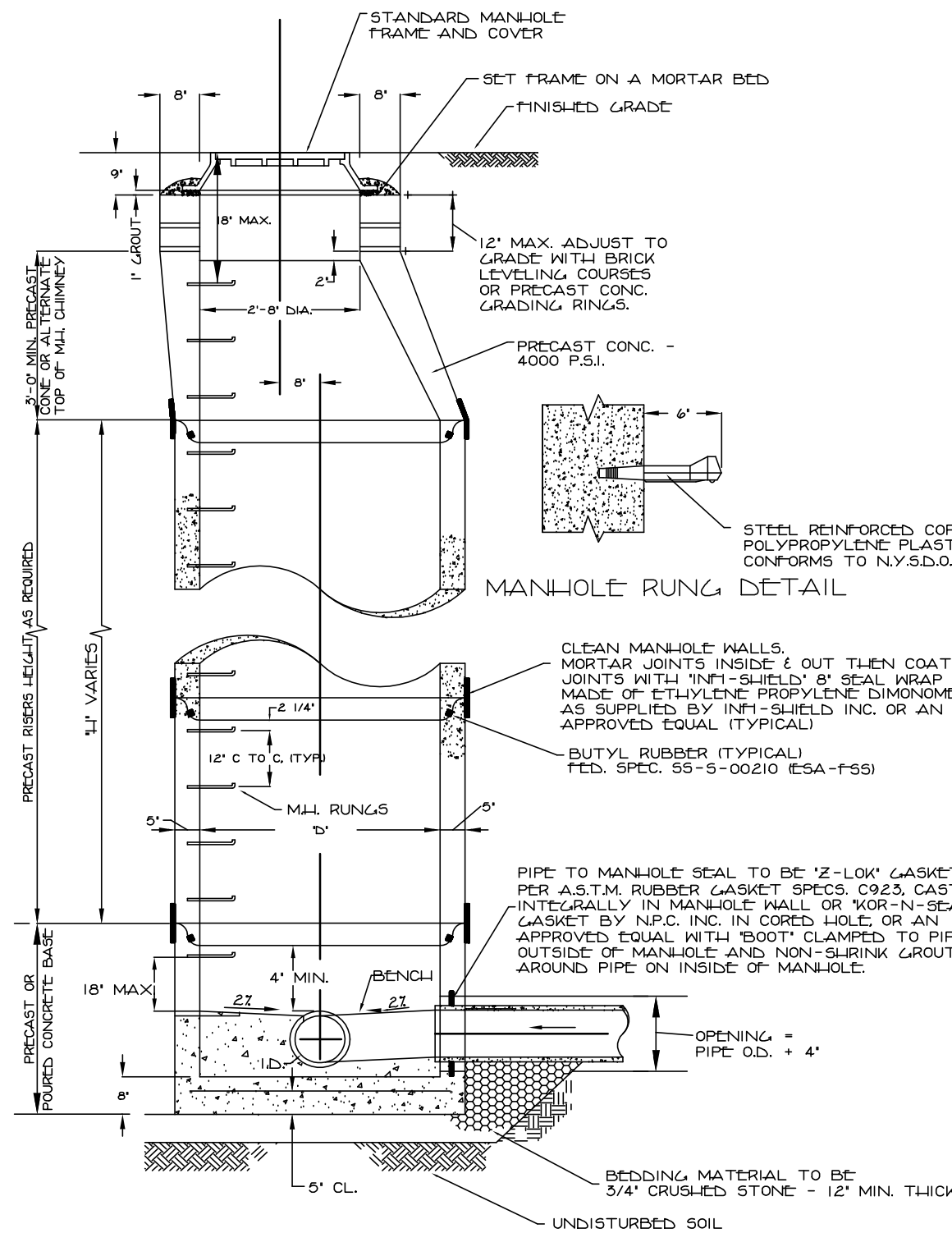
CATCH BASIN, CURB INLET (CI) WITH TYPE N HEAD & FIELD INLET (FI) DETAIL

N.T.S.

FIRE ZONE STRIPPING PAINT STRIPES WITH BRIGHT YELLOW EXTERIOR GRADE ROADWAY PAINT

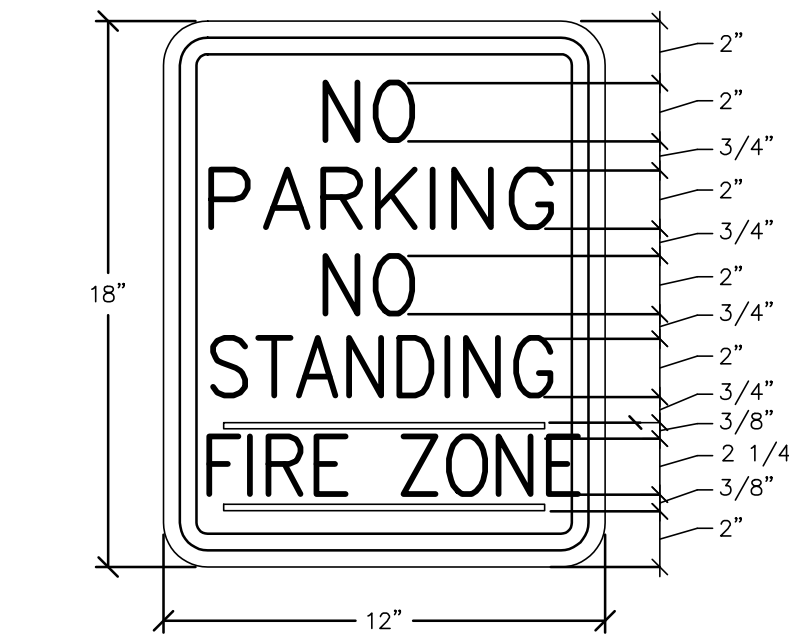
N.T.S.

DIAMETER OF MANHOLE	THRU PIPE
12"	12"
18"	18"
24"	24"
30"	30"
36"	36"
42"	42"
48"	48"



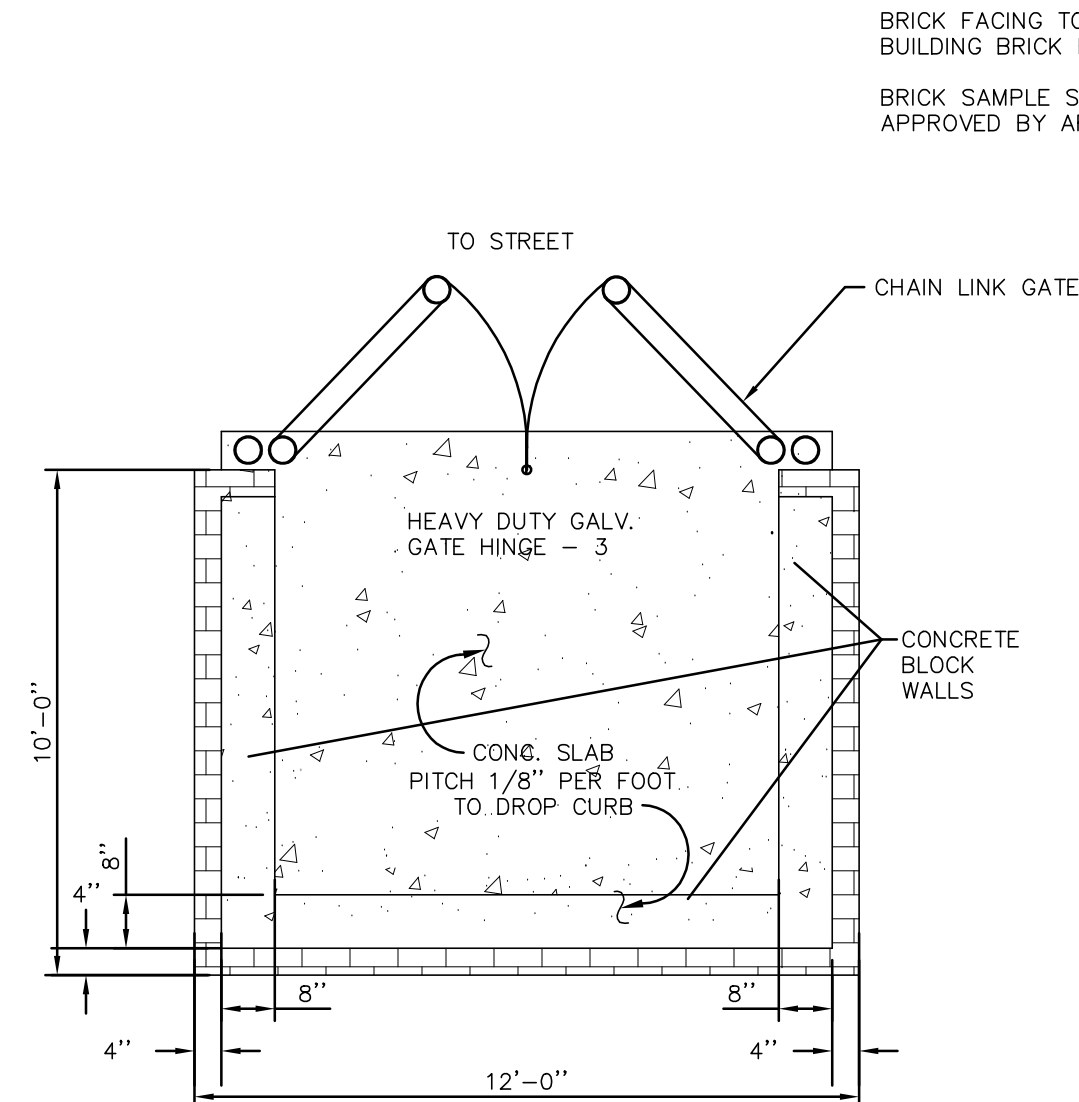
PRECAST STANDARD MANHOLE SECTION

N.T.S.



TYPICAL NO PARKING / NO STANDING / FIRE ZONE SIGN DETAIL

N.T.S.



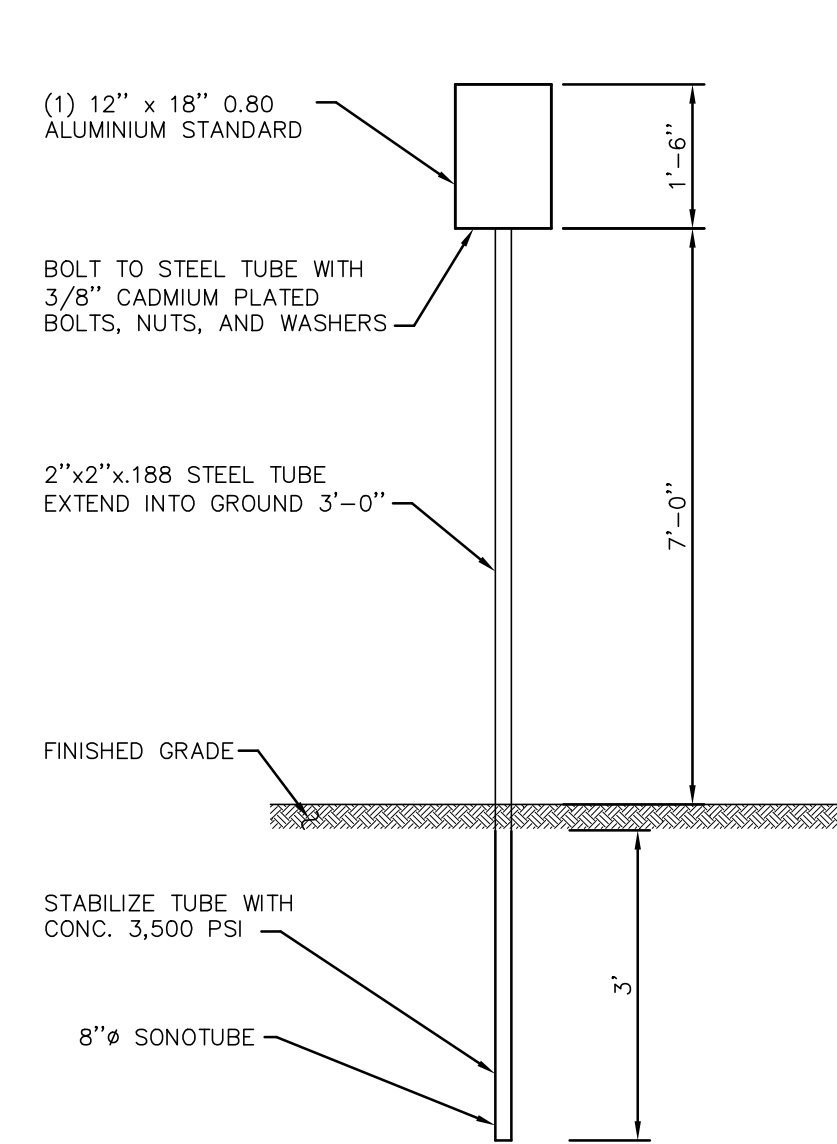
TYPICAL CROSS-SECTION

NOTES:

- ALL FASTENINGS SHALL BE GALVANIZED STEEL.
- SPLIT-FACE DECORATIVE BLOCK MAY BE USED IN LIEU OF BRICK-BLOCK COMBINATION. ARCHITECT SHALL APPROVE SAMPLE OF SPLIT-FACE BLOCK.

REFUSE CONTAINMENT STRUCTURE DETAILS

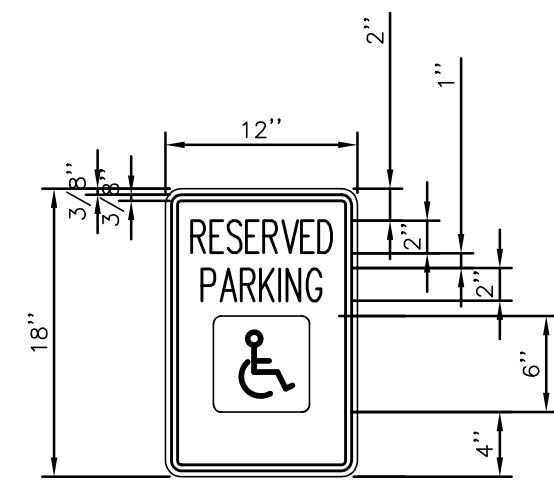
N.T.S.



- NOTES:
- PLACE SIGN 3' - 0" BEHIND CURB FACE

PARKING SIGN

N.T.S.

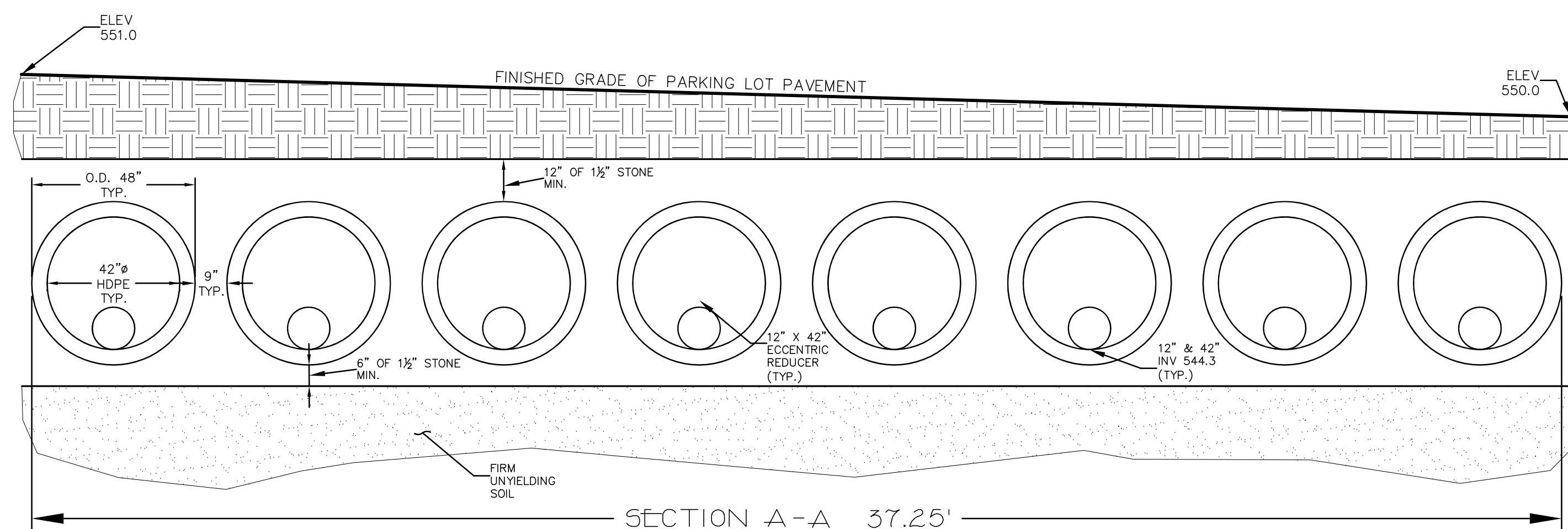


LETTERING AND BORDER - GREEN
WHITE SYMBOL ON BLUE
BACKGROUND BACKGROUND - WHITE

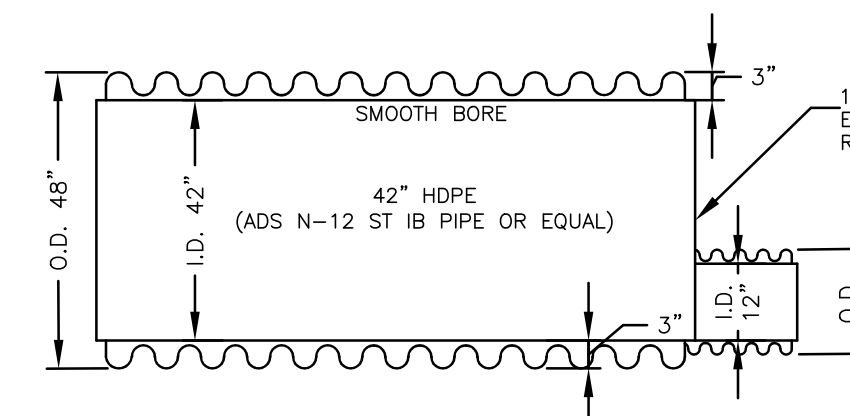
NOTES:

- HANDICAPPED PARKING SIGN SHALL CONFORM WITH CURRENT STATE AND LOCAL CODES AND REGULATIONS

HANDICAPPED SIGN



8 ROWS 42"Ø HDPE



SIDE VIEW

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AMENDED SITE PLAN
DETAILS-2
FOR
ANSHEI CHESD
LOCATED IN
VILLAGE OF WESLEY HILLS
TOWN OF RAMAPO
ROCKLAND COUNTY, NEW YORK
GRAPHIC SCALE

20 10 0 20 40 60

SPARACO & YOUNGBLOOD, PLLC CIVIL ENGINEERING • LAND SURVEYING SITE PLANNING 18 NORTH MAIN STREET P.O. BOX 818 HARRIMAN, NY 10926 TEL: (845) 782-8543 FAX: (845) 782-5901 SPARACO@SELSNY.COM WYLS1@GMAIL.COM		YB-3664
DATE	SEP. 01, 2023	
SCALE	A5 NOTED	
DWG #	6 OF 7	

