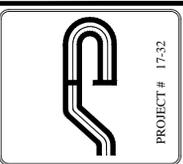


NOTE:
 1. THIS IS NOT A SURVEY. ALL SURVEY INFORMATION SHOWN ON THIS PLAN HAS BEEN TAKEN FROM SURVEY MAP PREPARED BY BAXTER LAND SURVEYING, DATED 8/25/03. TOPOGRAPHIC INFORMATION OBTAINED FROM WESTCHESTER COUNTY GIS DATABASE AND SHOULD BE VERIFIED AT TIME OF CONSTRUCTION. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR ITS ACCURACY.



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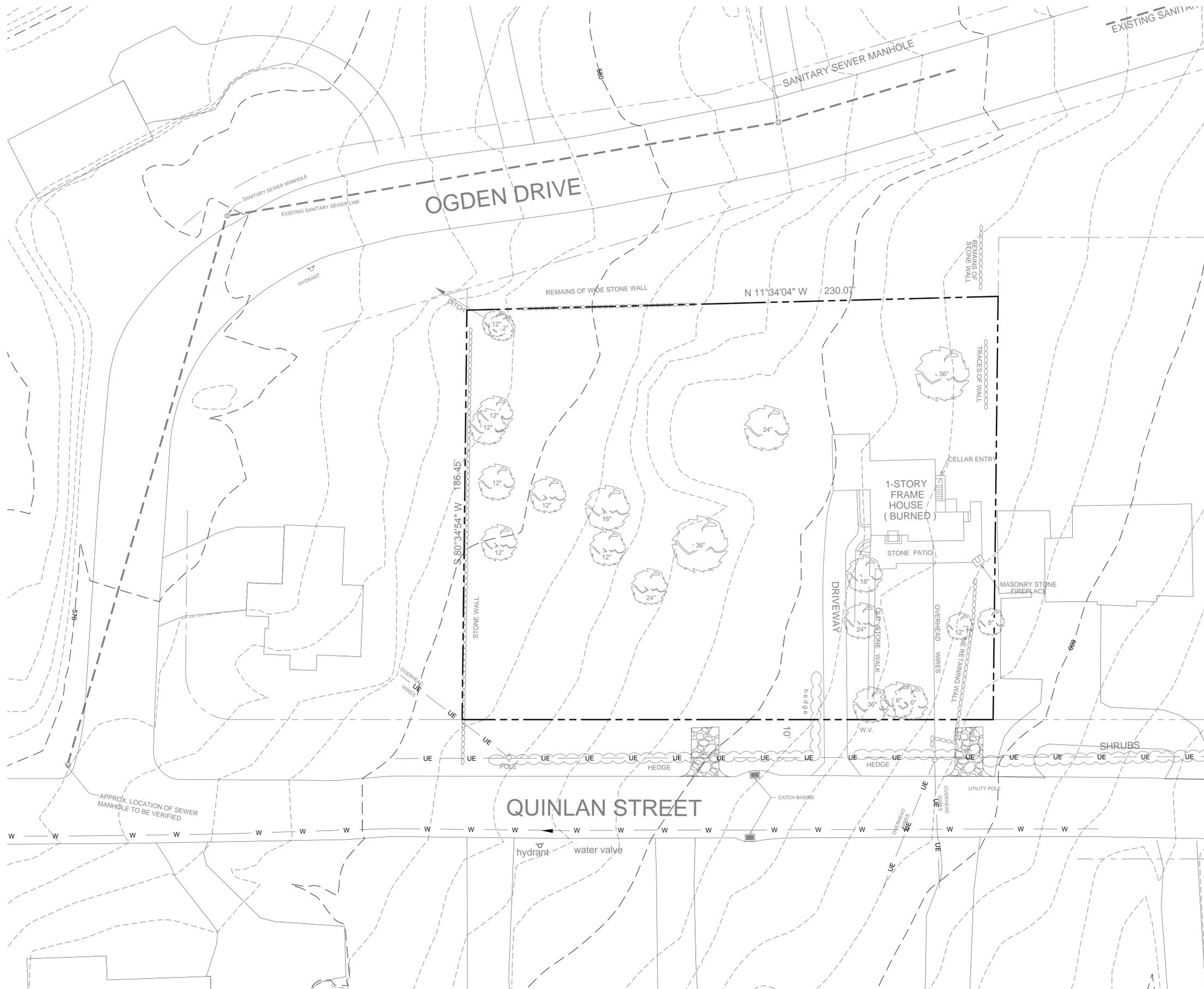
No.	Date	Comments
1.	11-28-17	Town Comm.
2.	1-8-18	Town Comm.

SCALE: 1" = 20'
 DRAWN BY: MD
 DATE: 8-21-17

**PRELIMINARY
 SUBDIVISION
 PLAN**

PROPOSED SUBDIVISION
 PREPARED FOR
Angelo Gallinelli
 2777 Quinlan Street
 Town of Yorktown
 Westchester County, NY

Sheet 2 of 8



LEGEND

- 222 EXISTING GRADING
- X 222.8 EXISTING SPOT GRADE
- PROPERTY LINE / RIGHT OF WAY
- EXISTING STONE WALL
- EXISTING WATER LINE
- EXISTING FIRE HYDRANT
- EXISTING SANITARY LINE
- EXISTING DRAINAGE INLET



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NOTE:
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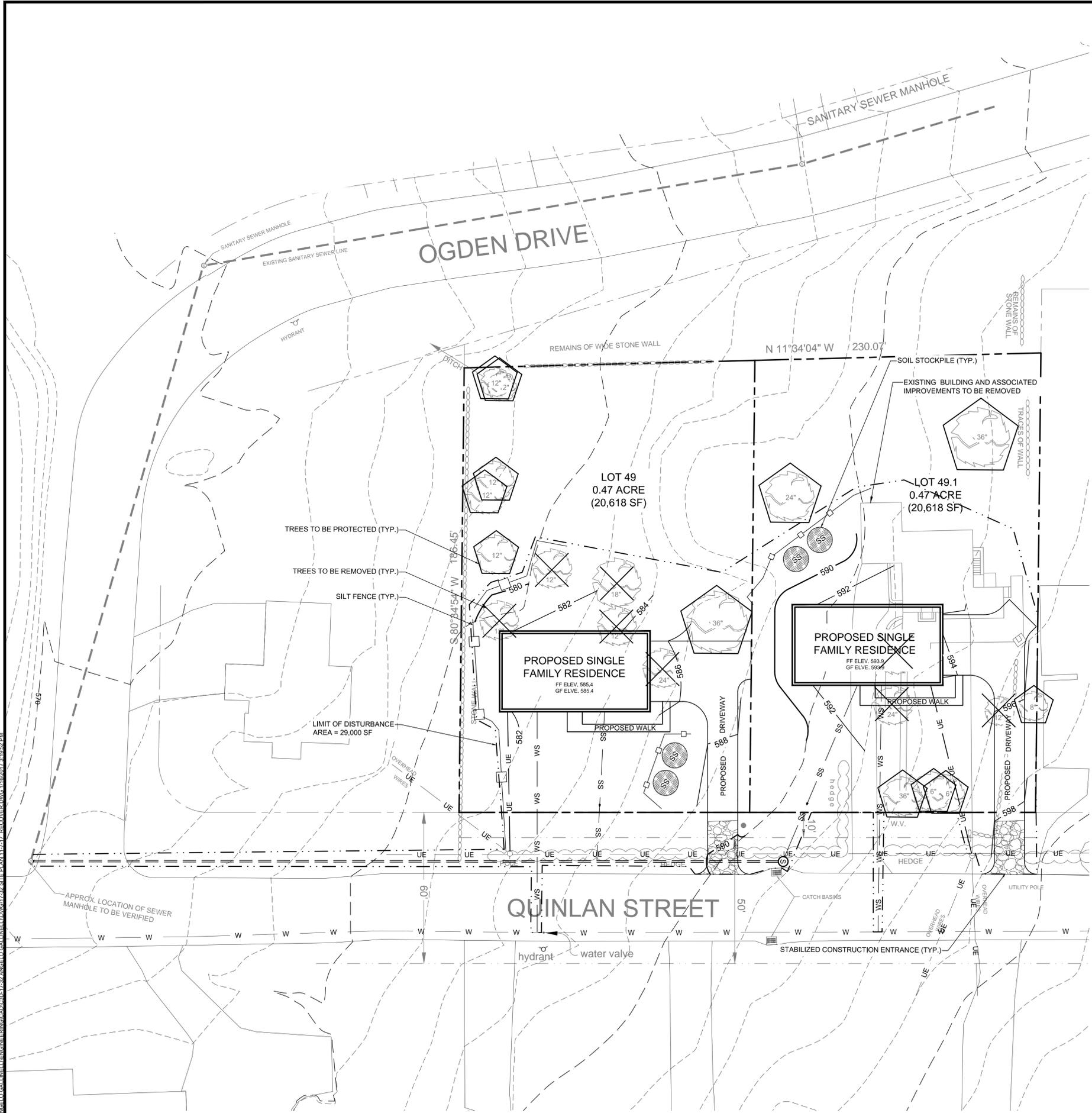
Revisions:	No.	Date	Comments
	1.	11-8-17	Town Comm.
	2.	1-8-18	Town Comm.

SCALE: 1" = 20'
 DRAWN BY: MD
 DATE: 8-21-17

EXISTING CONDITIONS PLAN

PROPOSED SUBDIVISION
 PREPARED FOR
Angelo Gallinelli
 2777 Quinlan Street
 Yorktown, NY
 Westchester County, NY

PROJECT # 17-32
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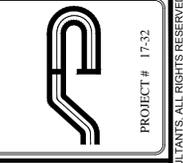
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LEGEND

- 222 EXISTING GRADING
- 222.8 EXISTING SPOT GRADE
- 200 PROPOSED GRADING
- PROPERTY LINE / RIGHT OF WAY
- PROPOSED DRIVEWAY CENTERLINE
- PROPOSED CURB
- EXISTING STONE WALL
- EXISTING WATER LINE
- EXISTING FIRE HYDRANT
- EXISTING SANITARY LINE
- EXISTING DRAINAGE INLET
- PROPOSED WATER SERVICE CONNECTION
- PROPOSED SEWER SERVICE CONNECTION
- PROPOSED FOOTING DRAIN
- PROPOSED ROOF DRAIN
- PROPOSED UNDERGROUND ELECTRIC SERVICE
- PROPOSED SOIL STOCKPILES
- PROPOSED SILT FENCE
- PROPOSED STABILIZED CONSTRUCTION ENTRANCE
- EXISTING TREE TO BE PROTECTED
- EXISTING TREE TO BE REMOVED



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	2.	1-28-18	Town Comm.

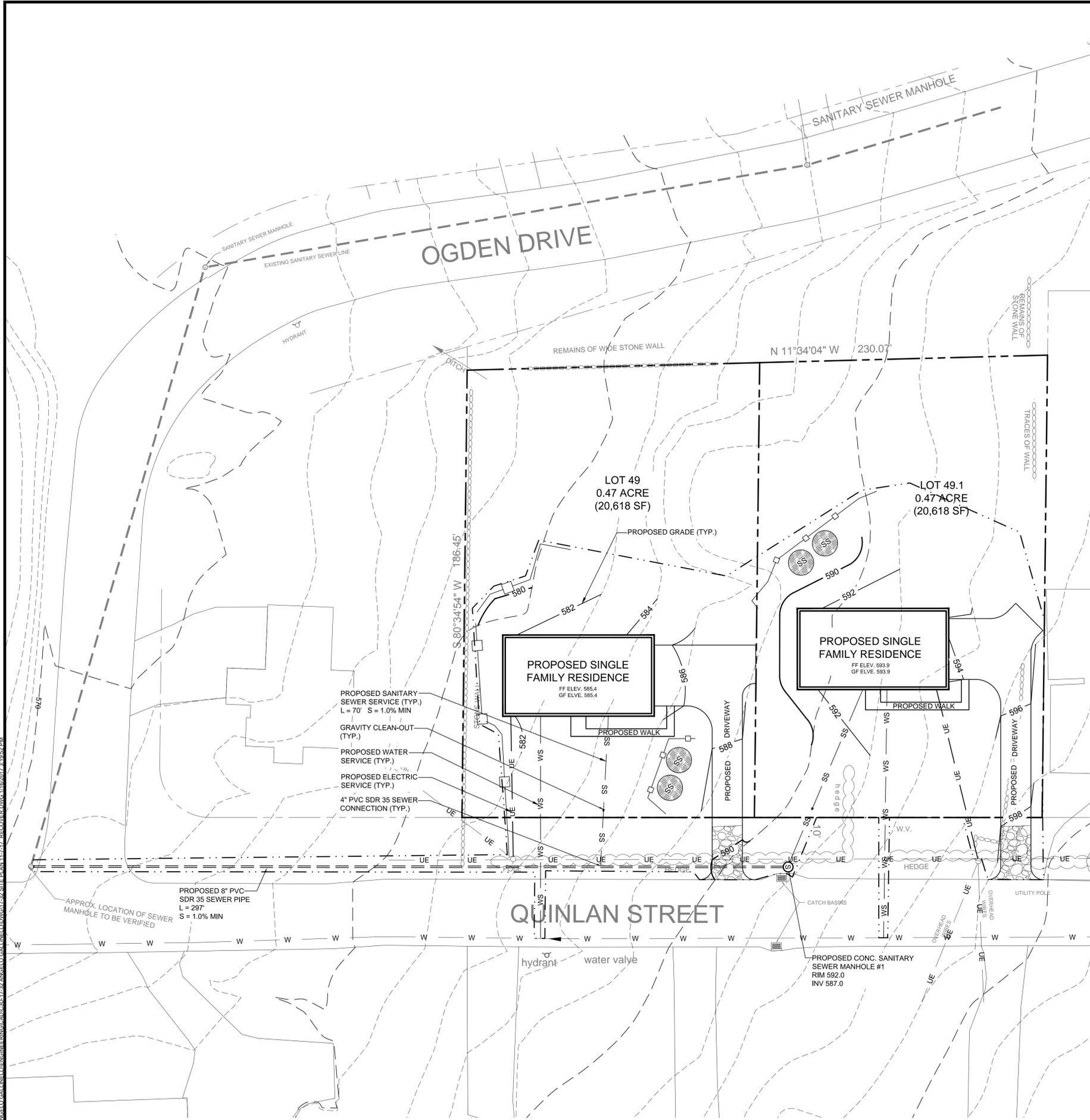
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DRAWN BY:	MD
DATE:	8-21-17

**EROSION
 SEDIMENT
 CONTROL
 SITE PLAN**

PROPOSED SUBDIVISION
 PREPARED FOR
Angelo Gallinelli
 2777 Quinlan Street
 Yorktown, NY 10598
 Westchester County, NY

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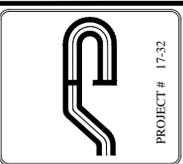
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LEGEND

	222	EXISTING GRADING
	222.8	EXISTING SPOT GRADE
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		PROPOSED WATER SERVICE CONNECTION
		PROPOSED SEWER SERVICE CONNECTION
		PROPOSED FOOTING DRAIN
		PROPOSED ROOF DRAIN
		PROPOSED UNDERGROUND ELECTRIC SERVICE



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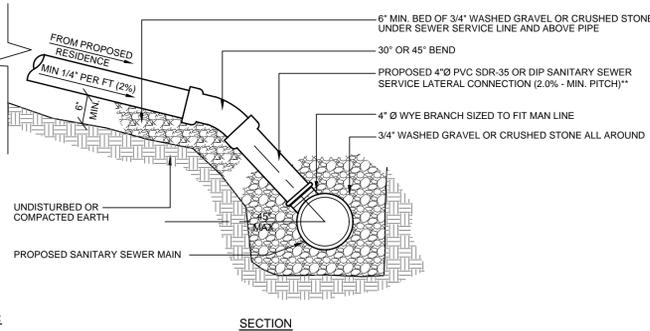
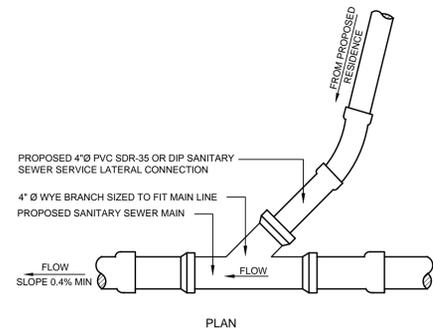
No.	Date	Comments
1.	11-28-17	Town Comm.
2.	1-28-18	Town Comm.

SCALE: 1" = 20'
 DRAWN BY: MD
 DATE: 8-21-17

PRELIMINARY SUBDIVISION IMPROVEMENT PLAN

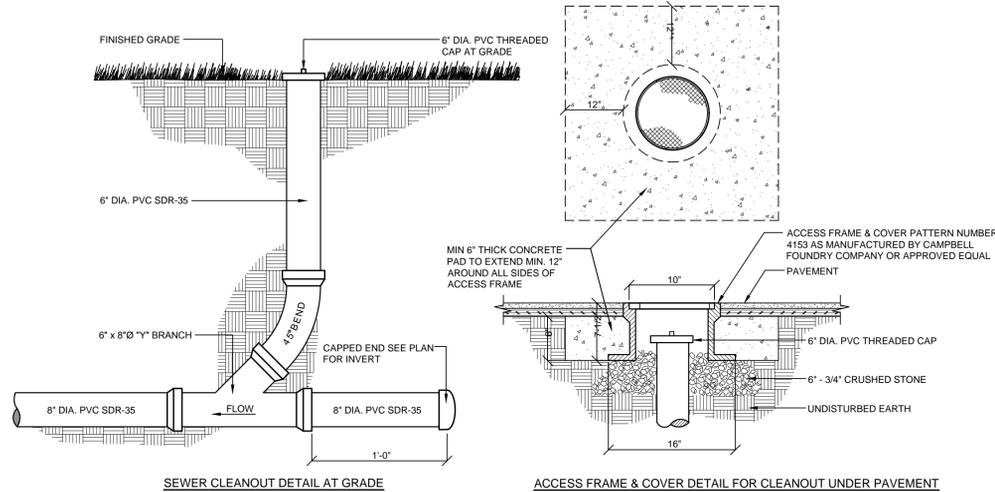
PROPOSED SUBDIVISION PREPARED FOR
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 Westchester County, NY

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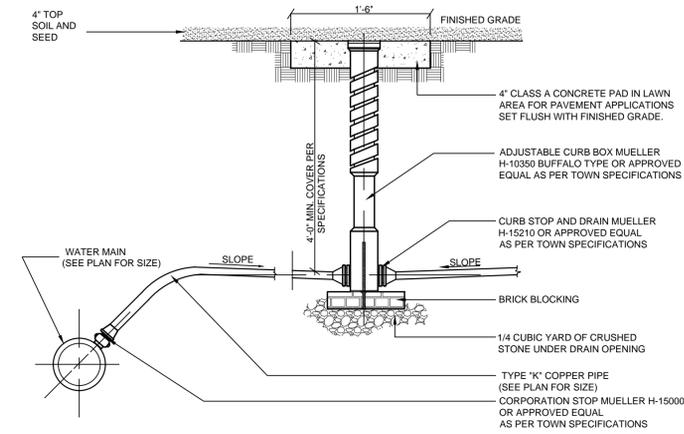
- NOTES:**
1. PROVIDE CLEANOUT AS REQUIRED (SEE DETAIL).
 2. CONTRACTOR TO FOLLOW MANUFACTURER'S INSTALLATION GUIDE.
 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL PERSONS DURING CONSTRUCTION FROM HARM IN ACCORDANCE WITH ALL APPLICABLE CODES, RULES & REGULATIONS, STANDARDS AND GOOD PRACTICES.
 4. CONTRACTOR TO NOTIFY TOWN OF CORTLANDT 48 HOURS IN ADVANCE FOR TRENCH INSPECTION.
 5. ALL FITTINGS TO BE WHITE H.D. AS MANUFACTURED BY GPK PRODUCTS INC. OR APPROVED EQUAL.
 6. FOR BACKFILLING REQUIREMENTS OF SEWER SERVICE SEE "SEWER MAIN/SEWER SERVICE TRENCH DETAIL".
 7. **LOT 6-USE 6" PVC SDR 23 (1.0% MIN. PITCH)

S-1 SEWER CONNECTION TO PROPOSED MAIN-LINE DETAIL
NOT TO SCALE

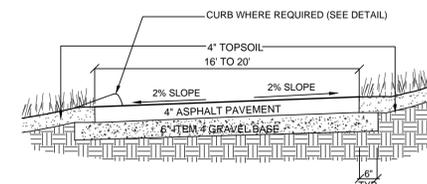


- NOTES:**
1. Clean-outs shall be spaced at minimum 50 ft intervals and/or at all changes in vertical and horizontal alignment.
 2. All fittings to be white H.D. As manufactured by GPK Products Inc. or approved equal.

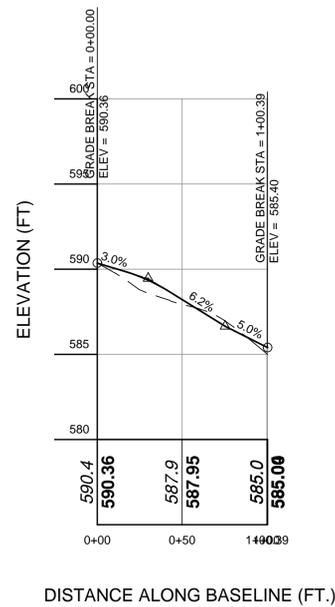
S-2 GRAVITY SEWER LATERAL CLEAN-OUT DETAIL
NOT TO SCALE



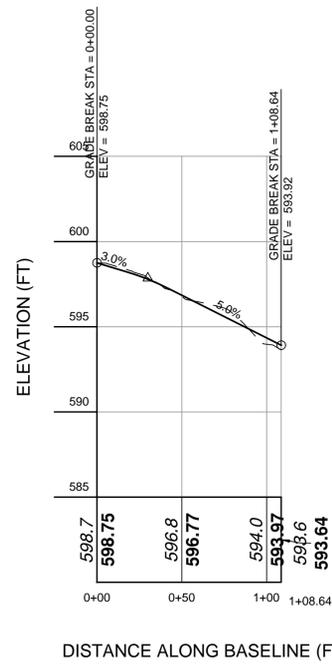
W-1 WATER SERVICE CONNECTION DETAIL
NOT TO SCALE



R-1 COMMON DRIVEWAY (ASPHALT) DETAIL
NOT TO SCALE



LOT 49 DRIVEWAY
VERT. SCALE: 1" = 5
HORIZ. SCALE: 1" = 50



LOT 49.1 DRIVEWAY
VERT. SCALE: 1" = 5
HORIZ. SCALE: 1" = 50

GENERAL NOTES:

1. THE ENGINEER WHOSE SEAL APPEARS HEREON IF NOT RETAINED FOR SUPERVISION OF CONSTRUCTION, IS NOT RESPONSIBLE FOR CONSTRUCTION AND THEREFORE ASSUMES NO RESPONSIBILITY FOR CONSTRUCTION PRACTICES, PROCEDURES, AND RESULTS THEREFROM.
2. THE ENGINEER SHALL NOT BE HELD RESPONSIBLE OR HELD ACCOUNTABLE FOR THE INTEGRITY OF ANY STRUCTURES CONSTRUCTED OR UNDER CONSTRUCTION PRIOR TO THE APPROVAL OF THE PLANS.
3. ALL WORK IS TO BE IN ACCORDANCE WITH THE YORKTOWN TOWN CODE AND NEW YORK STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL.
4. ALL CONDITIONS, LOCATIONS, AND DIMENSIONS SHALL BE FIELD VERIFIED AND THE ENGINEER SHALL BE IMMEDIATELY NOTIFIED OF ANY DISCREPANCIES.
5. ALL CHANGES MADE TO THE PLANS SHALL BE APPROVED BY THE ENGINEER WHOSE SEAL APPEARS ON THESE DRAWINGS. ANY SUCH CHANGES SHALL BE FILED AS AMENDMENTS TO THE STORMWATER POLLUTION PREVENTION PLAN.
6. ALL WRITTEN DIMENSIONS ON THE DRAWINGS SHALL TAKE PRECEDENCE OVER ANY SCALED DIMENSIONS.
7. IT IS THE CONTRACTOR'S RESPONSIBILITY TO CALL IN A "CODE 753" PRIOR TO CONSTRUCTION FOR UNDERGROUND UTILITY LOCATIONS.
8. SUBSTRUCTURES AND THEIR ENCROACHMENTS BELOW GRADE, IF ANY, ARE NOT SHOWN.
9. ANY PROPOSED ELECTRIC AND/OR TELEPHONE SERVICE LINES ARE TO BE PLACED UNDERGROUND.
10. THE DESIGN ENGINEER DISCLAIMS ANY LIABILITY FOR DAMAGE OR LOSS INCURRED DURING OR AFTER CONSTRUCTION.
11. ALL CONDITIONS, LOCATIONS AND DIMENSIONS SHALL BE FIELD VERIFIED BY THE CONTRACTOR AND THE OWNER/ENGINEER NOTIFIED IN WRITING OF ANY DISCREPANCIES PRIOR TO THE START OF WORK. THE OWNER/ENGINEER WILL EVALUATE THE SITUATION AND MODIFY THE PLAN AS NECESSARY.

CONTRACTOR RESPONSIBILITIES:

1. ALL WORK ON THE PROJECT SHALL BE PERFORMED IN A WORKMAN LIKE MANNER AND SHALL BE IN ACCORDANCE WITH THE STANDARDS OF THE INDUSTRY. THE OWNER WILL BE THE SOLE JUDGE OF THE ACCEPTABILITY OF THE WORK. MATERIALS AND WORK DEEMED UNACCEPTABLE WILL BE REMOVED AND REDONE AT THE SOLE COST AND RESPONSIBILITY OF THE CONTRACTOR.
2. THE CONTRACTOR SHALL BE RESPONSIBLE TO PROTECT HIS WORK AND WILL BE HELD RESPONSIBLE FOR CONSEQUENTIAL DAMAGES DUE TO HIS ACTIVITIES. THE CONTRACTOR SHALL BE RESPONSIBLE TO THE OWNER FOR THE ACTS AND OMISSIONS OF HIS EMPLOYEE, AND THEIR AGENTS AND EMPLOYEES, AND ANY OTHER PERSONS PERFORMING ANY OF THE WORK UNDER A SEPARATE CONTRACT WITH THE CONTRACTOR.
3. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROPERLY SHORE EXISTING UTILITIES IF REQUIRED BY CONSTRUCTION.
4. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE TOWN ENGINEER IN ADVANCE OF HIS WORK OR AS THE INSPECTOR DEEMS APPROPRIATE.
5. ALL CONDITIONS, LOCATIONS AND DIMENSIONS SHALL BE FIELD VERIFIED BY THE CONTRACTOR AND THE OWNER/ENGINEER NOTIFIED IN WRITING OF ANY DISCREPANCIES PRIOR TO THE START OF WORK. THE OWNER/ENGINEER WILL EVALUATE THE SITUATION AND MODIFY THE PLAN AS NECESSARY.
6. ALL CHANGES MADE TO THIS PLAN SHALL BE APPROVED BY THE ENGINEER WHOSE SEAL APPEARS ON THESE DRAWINGS. ANY UNAUTHORIZED ALTERATION OR ADDITIONS TO THIS DRAWING IS A VIOLATION OF SECTION 7209 (2) OF THE NEW YORK STATE EDUCATION LAW.
7. THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK USING HIS BEST SKILL AND ATTENTION. HE SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES AND FOR COORDINATING ALL PORTIONS OF THE WORK UNDER THIS CONTRACT.
8. THE CONTRACTOR SHALL BE RESPONSIBLE TO THE OWNER FOR THE ACTS AND OMISSIONS OF HIS EMPLOYEES, SUBCONTRACTORS, AND THEIR AGENTS AND EMPLOYEES, AND ANY OTHER PERSONS PERFORMING ANY OF THE WORK UNDER A CONTRACT WITH THE CONTRACTOR.
9. THE CONTRACTOR SHALL VERIFY ALL SUBSTRUCTURES ENCOUNTERED DURING CONSTRUCTION.
10. THE CONTRACTOR SHALL SECURE & PAY FOR A BUILDERS RISK POLICY TO COVER THE PERIOD OF CONSTRUCTION. THE ENGINEER & OWNER SHALL BE NAMED AS ADDITIONAL INSURED. ALL CONTRACTORS EMPLOYED AT THE SITE SHALL BE COVERED BY WORKMAN'S COMPENSATION.

GENERAL CONSTRUCTION NOTES:

1. THE CONTRACTOR SHALL REQUEST A BENCH MARK FROM THE SURVEYOR IN THE SAME DATUM AS THE DESIGN PLANS.
2. FINISHED GRADES SHALL BE OF SUCH ELEVATION THAT THE GROUND WILL SLOPE AWAY FROM IT IN ALL DIRECTIONS.
3. CONSTRUCTION ACTIVITY SHALL BE LIMITED FROM 8:00 A.M. TO 6 P.M., AND NO CONSTRUCTION ACTIVITY SHALL OCCUR ON SUNDAYS OR LEGAL NEW YORK STATE HOLIDAYS. WHERE BLASTING IS NECESSARY, IT SHALL OCCUR FROM MONDAY THROUGH FRIDAY BETWEEN THE HOURS OF 8:00 A.M. AND 6:00 P.M. NO BLASTING SHALL OCCUR ON HOLIDAYS, SATURDAY OR SUNDAY. ALL BLASTING SHALL ALSO BE COMPLETED IN ACCORDANCE WITH THE TOWN OF YORKTOWN AND NEW YORK STATE BLASTING ORDINANCES.
4. ANY SOIL THAT IS UNSUITABLE FOR DEVELOPMENT OF BUILDINGS OR ROADWAYS SHALL BE REMOVED FROM AREAS TO BE DEVELOPED AND SHALL BE DISPOSED OF WITHIN THE SITE IN NEW EMBANKMENTS WHERE STRUCTURAL LOADING, I.E. A BUILDING OR ROADWAY, WILL NOT TAKE PLACE. WHEN CONSTRUCTION IS PROPOSED TO OCCUR IN SPECIFIC AREAS WHERE SOILS ARE OF QUESTIONABLE SUITABILITY, THE OWNER SHALL RETAIN A SOILS ENGINEER TO EVALUATE AND PREPARE A DESIGN FOR THE CONDITION.
5. ROCK CUT STABILITY IS TO BE FIELD VERIFIED BY A GEOTECHNICAL ENGINEER AND SHALL BE MODIFIED IF REQUIRED.
6. ALL DEMOLITION DEBRIS SHALL BE REMOVED FROM THE SITE AND DISPOSED OF IN ACCORDANCE WITH FEDERAL, STATE, OR LOCAL STANDARDS. IF NECESSARY THE REMOVAL SHALL BE DONE BY A CONTRACTOR LICENSED TO REMOVE AND DISPOSE OF VARIOUS MATERIALS.

GENERAL STORM DRAINAGE & UTILITY NOTES

1. ALL UTILITIES, INCLUDING ELECTRIC LINES, TELEPHONE LINES SHALL BE LOCATED UNDERGROUND AND SHALL BE INSTALLED IN ACCORDANCE WITH THE REQUIREMENTS OF THE TOWN OF YORKTOWN AND THE UTILITY COMPANIES HAVING JURISDICTION.
2. EACH BUILDING CONSTRUCTED HEREON SHALL BE OF SUCH AN ELEVATION THAT THE GROUND WILL SLOPE AWAY FROM IT IN ALL DIRECTIONS. IN THE EVENT THAT THIS IS NOT FEASIBLE, THE CONTRACTOR SHALL INSTALL TYPICAL YARD DRAINS AS REQUIRED AND CONNECT THEM TO THE STORM DRAINAGE SYSTEM OR AS DIRECTED BY THE PROJECT ENGINEER.
3. ROOF LEADERS AND FOOTING DRAINS SHALL EMPTY INTO THE STORM DRAINAGE SYSTEM OR DISCHARGE DIRECTLY TO STORMWATER MANAGEMENT SYSTEMS IF GRADES PERMIT, AND CONNECTION TO THE STORM SYSTEM IS NOT FEASIBLE, FOOTING DRAINS ONLY MAY DISCHARGE TO DAYLIGHT. FOOTING DRAINS SHALL EXTEND A MINIMUM OF 30 FT. FROM THE REAR FACE OF THE BUILDING WHEN POSSIBLE. UNDER NO CIRCUMSTANCES SHALL THE DISCHARGE OF GROUND WATER OR STORM WATER, EITHER BY GRAVITY OR BY PUMPING, BE DISCHARGED TO ANY SANITARY SEWER SYSTEM.



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Revisions:	No.	Date	Comments
	1	11-28-17	Town Comm.
	2	1-8-18	Town Comm.

SCALE: N/A
DRAWN BY: MID
DATE: 8-21-17

DETAILS

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PREPARED FOR
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2777 Quinlan Street
Yorktown
Westchester County, NY

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