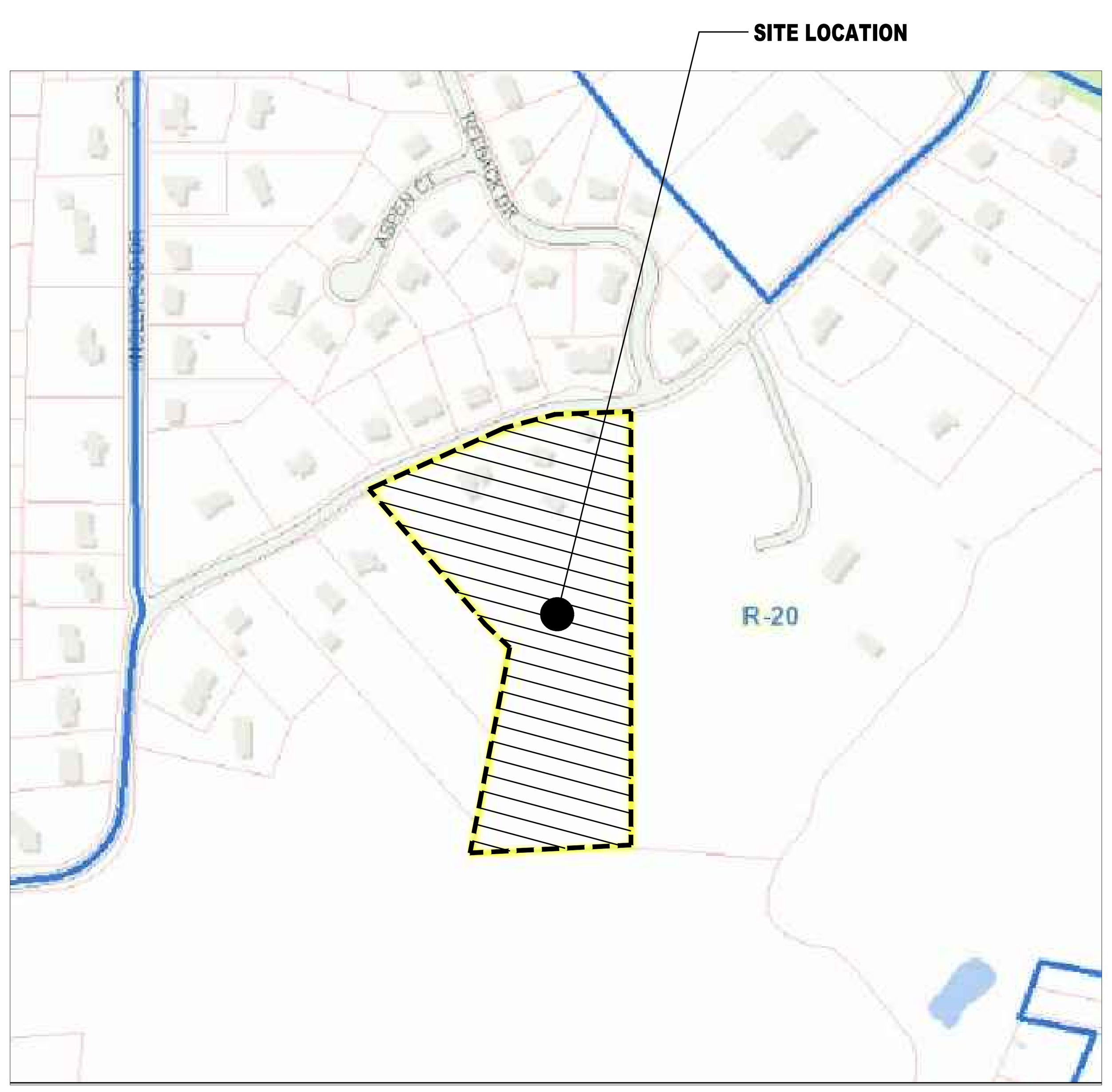
PROPOSED 9 LOT SUBDIVISION DEVELOPMENT:

RINALDI PROPERTY SUBDIVISION
39 STORMYTOWN ROAD
OSSINING, NEW YORK 10562

AERIAL MAP

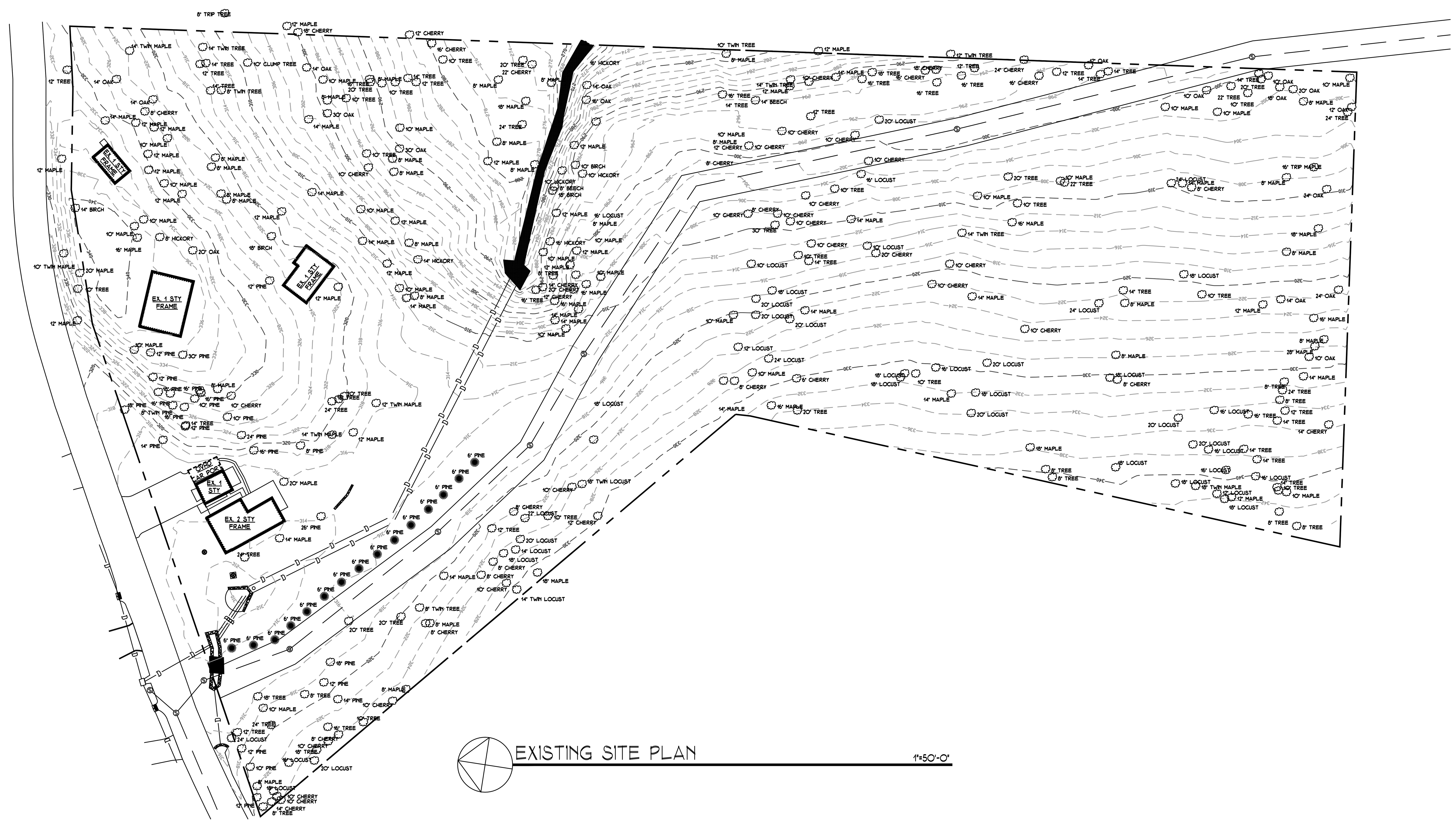
AERIAL MAP N.T.S.

LOCATION MAP



LOCATION MAP N.T.S.

EXISTING SITE PLAN



EXISTING SITE PLAN 1"=50'-0"

GENERAL NOTES

CODES: ALL WORK SHALL BE DONE IN ACCORDANCE WITH APPLICABLE RULES, REGULATIONS AND CODES OF AGENCIES HAVING JURISDICTION. ABSENT OTHER STANDARDS 2016 NYS UNIFORM CODE SUPPLEMENT IN CONJUNCTION WITH THE 2015 IRC AND THE 2016 NYS ENERGY SUPPLEMENT.
VERIFICATION: VERIFY ALL DIMENSIONS AND CONDITIONS ON SITE. REPORT DIFFERENCES FROM CONSTRUCTION DOCUMENTS TO OWNER AND ARCHITECT. CLAIMS FOR EXTRA PAYMENTS RESULTING FROM CONTRACTOR'S FAILURE TO DO SO WILL NOT BE APPROVED. ARCHITECT SHALL DECIDE ANY NECESSARY ADJUSTMENTS BETWEEN FIELD MEASUREMENTS AND DRAWINGS. A PRECONSTRUCTION MEETING SHALL BE SCHEDULED ON THE SITE WITH THE PROJECT MANAGER, OWNER, ARCHITECT, PRIOR TO THE COMMENCEMENT OF WORK. CONFIRM ALL SITE AND FOUNDATION DIMENSIONS WITH MODULAR PLANS PRIOR TO CONSTRUCTION.
DRAWINGS: BY SUBMITTING A BID OR STARTING WORK, CONTRACTOR AGREES THAT HE HAS EXAMINED THE DRAWINGS AND SPECIFICATIONS AND FOUND THEM ADEQUATE FOR PROPER COMPLETION OF PROJECT. CLAIMS FOR EXTRA CHARGES BECAUSE OF ALLEGED INADEQUATE DRAWINGS OR SPECIFICATIONS WILL NOT BE ALLOWED UNLESS NOTIFICATION WAS MADE IN WRITING TO ARCHITECT PRIOR TO SUBMISSION OR BEGINNING.
CONTRACTS: AIA DOCUMENTS A105 AND A205, STANDARD FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR, AND GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION-1993 SMALL PROJECTS EDITIONS.
UTILITY STAKEOUT: PRIOR TO DEMOLITION OR EXCAVATION, CONTRACTOR SHALL REQUEST FOR A CODE 53 UNDERGROUND UTILITY STAKE-OUT. 1-800-962-7962. CONTRACTOR WILL CONTACT THE UNDERGROUND LINES LOCATION SERVICES (CODE 753) PRIOR TO COMMENCING CONSTRUCTION.
USE OF PREMISES: CONTRACTOR SHALL STORE MATERIALS, DISPOSE OF DEBRIS, COORDINATE AND SCHEDULE ALL WORK IN COOPERATION WITH OWNER FOR MINIMUM DISRUPTION. MAINTAIN SAFE ACCESS TO ALL AREAS AT ALL TIMES.
PERMITS: OWNER SHALL SECURE AND PAY FOR ALL PERMITS, TESTS AND CERTIFICATES REQUIRED. ELECTRICAL AND PLUMBING CONTRACTORS SHALL APPLY FOR AND PAY FOR INDIVIDUAL PERMITS, INSPECTIONS AND APPROVALS AS REQUIRED. KEEP APPROVED PERMIT DRAWINGS ON JOB SITE.
CONTRACTOR WILL OBTAIN ALL NECESSARY PERMITS IF BLASTING IS REQUIRED.
LICENSE: CONTRACTOR MUST BE LICENSED BY WESTCHESTER COUNTY AND PROVIDE OWNER AND BUILDING DEPARTMENT A COPY OF CERTIFICATE NUMBER.
INSURANCE: PRIOR TO STARTING WORK, CONTRACTOR SHALL SUPPLY OWNER AND BUILDING DEPARTMENT WITH CERTIFICATES OF WORKMEN'S COMPENSATION INSURANCE, LIABILITY INSURANCE FOR BODILY INJURY, PROPERTY DAMAGE, AUTOMOTIVE AND OTHER INSURANCES REQUIRED BY LAW OR BY OWNER IN THE AMOUNTS AND TERMS SATISFACTORY TO THE OWNER TO RENDER THE OWNER HARMLESS IN CASE OF ACCIDENT TO PERSONS OR PROPERTY INVOLVED IN THIS PROJECT. MAINTAIN SUCH INSURANCE IN FULL FORCE DURING ENTIRE TIME OF CONSTRUCTION.
LATENT DEFECTS: NO RESPONSIBILITY IS ASSUMED BY ARCHITECT FOR INFORMATION SUPPLIED BY OTHERS AND RELIED UPON BY ARCHITECT TO BE ACCURATE FOR LATENT DEFECTS IN STRUCTURE IMPOSSIBLE TO DETECT WITHOUT SUBSTANTIAL PROBING OR TESTING.
SUPERVISION: ARCHITECT HAS NOT BEEN RETAINED BY THE OWNER TO PROVIDE OBSERVATION AND SUPERVISION OF CONSTRUCTION OPERATIONS AND CERTIFICATION OF PAYMENTS.
DEMOLITION:
PRIOR TO DEMOLITION COORDINATE AND STAKEOUT EXISTING UTILITIES AS REQUIRED. COORDINATE SHUT OFF AND REMOVALS WITH UTILITY COMPANIES.
1. CLEAR SITE AS REQUIRED.
2. REMOVE ALL DEBRIS FROM SITE TO A LEGAL DISPOSAL FACILITY. CONTRACTOR SHALL PAY FOR ALL NECESSARY DUMPSTERS AND CARTING FEE'S.
COOPERATION: CONTRACTORS AND SUBCONTRACTORS SHALL COORDINATE THEIR WORK WITH ADJACENT WORK AND COOPERATE WITH OTHER TRADES TO FACILITATE PROGRESS OF WORK. EACH TRADE SHALL AFFORD OTHER TRADES REASONABLE OPPORTUNITY FOR INSTALLATION OF THEIR WORK AND FOR TEMPORARY STORAGE OF THEIR TOOLS AND MATERIALS.
LANDSCAPE: ALL LAWN AREAS DAMAGED BY NEW CONSTRUCTION OR CONSTRUCTION OPERATIONS SHALL BE REPLACED AS ORIGINAL. LAWNS MAY BE SODDED OR SEEDED WITH BLUEGRASS AND/OR RYEGRASS TO ESTABLISH 98% OR BETTER COVER. REVIEW TREES AND SHRUB REMOVAL REQUIRED FOR CONSTRUCTION WITH OWNER PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR TYING UP PLANT MATERIAL IN THE WAY OF SITE ACCESS PRIOR TO CONSTRUCTION.
SEDIMENT AND EROSION CONTROL: SEDIMENT AND EROSION CONTROL MEASURES SHALL BE INSTALLED IN EACH AREA BEFORE ANY DEMOLITION AND ANY SUBSTANTIAL AMOUNT OF SITE PREPARATION, CLEARING AND GRUBBING, EXCAVATION AND FILLING SHALL BE STARTED.
ALL SEDIMENT AND EROSION CONTROL MEASURES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE WESTCHESTER COUNTY PUBLICATION BEST MANAGEMENT PRACTICES MANUAL-CONSTRUCTION RELATED ACTIVITIES, LATEST EDITION. ALL SEDIMENTATION AND EROSION CONTROL MEASURES SHALL BE INSPECTED AND MAINTAINED ON A DAILY BASIS TO ENSURE THEIR PROPERLY FUNCTIONING.
EROSION BLANKET SHALL BE 'WIENCO TEX' EROSION CONTROL MATS 6.3MM WT 400P OR EQUAL APPROVED. INSTALL AS PER MANUFACTURER SPEC'S

DRAWING LIST

T-1 TITLE SHEET
S-1 PROPOSED SITE PLAN & ZONING DATA
S-2 PROPOSED STEEP SLOPE PLAN, LEGEND AND ANALYSIS TABLE
S-3 PROPOSED STORM WATER MANAGEMENT PLAN, CRITERIA AND DETAILS.
S-4 PROPOSED LANDSCAPING PLAN, IMAGES, LEGENDS & NOTE AND DETAILS

ARQ. HT Design Group
ARCHITECTURE - PLANNING

100 EXECUTIVE BLVD, SUITE 204
OSSINING, NY 10562
PHONE: (914) 944-3377 FAX (866) 567-6240

JORGE B. HERNANDEZ R.A. A.I.A.
LICENSE NUMBER: 030424-1
CERTIFICATE NUMBER : 9697857
31 EASTVIEW DRIVE
NEW FAIRFIELD, CONNECTICUT 06812-000

REVISIONS	DATE	BY
PB COMMENTS	5/16/2018	JBH

DRAWING TITLE:
TITLE SHEET

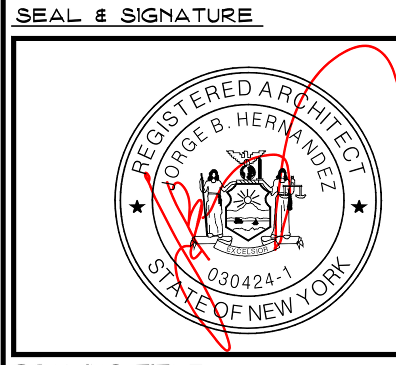
PROJECT:
RINALDI PROPERTY SUBDIVISION

PROJECT ADDRESS:
39 STORMYTOWN RD.
OSSINING,
N.Y. 10562

DOB EXAMINER SIGNATURE:

DOB BSCAN STICKER:

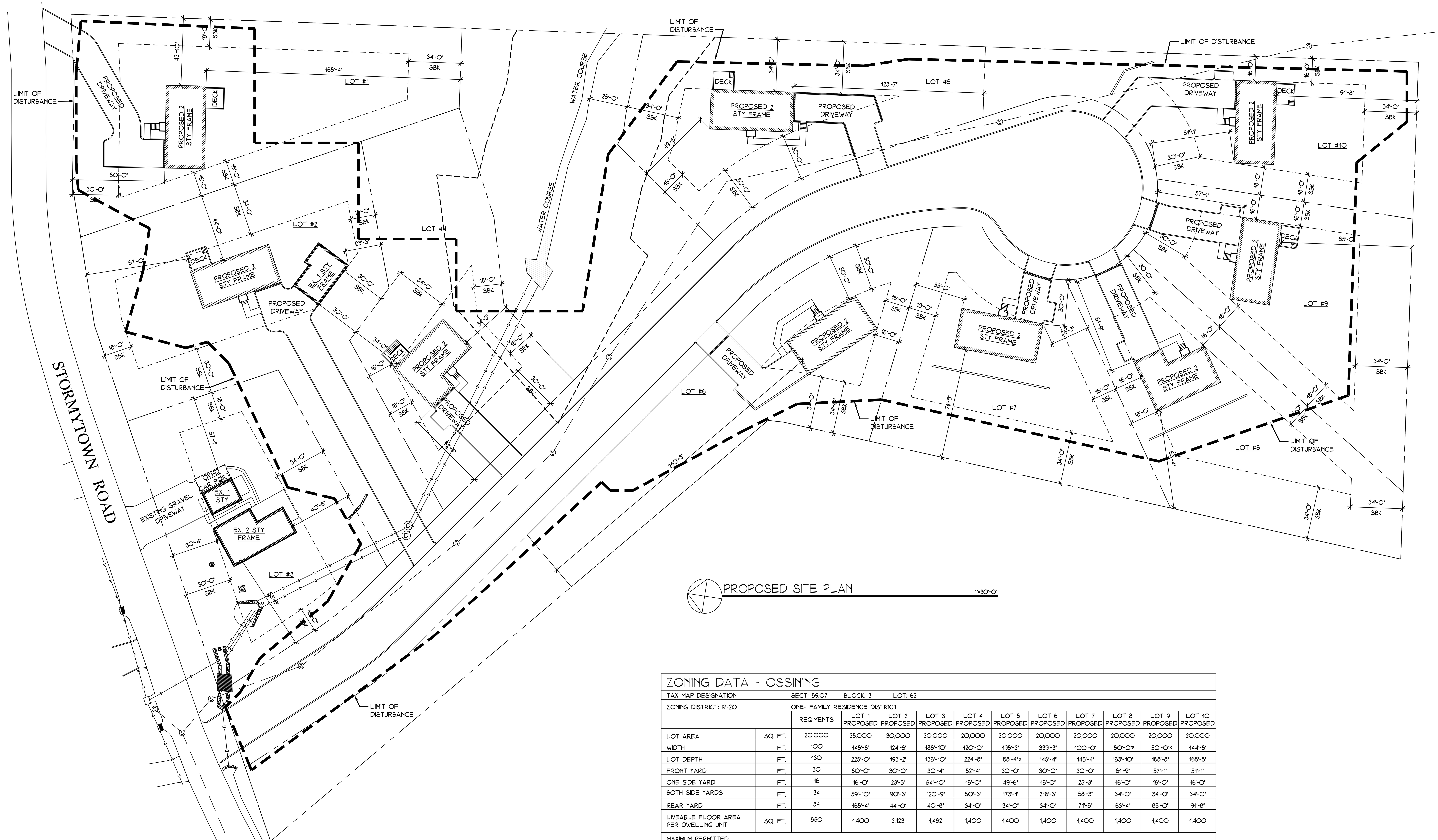
SEAL & SIGNATURE



DRAWING TITLE:

DATE:
2/19/2018
PROJECT NO:
18004
DRAWING BY:
PF SC
CHECKED BY:
JBH

DWG. NO:
T-1
CAD FILE NO:



PROPOSED SITE PLAN 1"=30'-0"

ZONING DATA - OSSINING

TAX MAP DESIGNATION: SECT: 89.07 BLOCK: 3 LOT: 62

ZONING DISTRICT: R-20 ONE- FAMILY RESIDENCE DISTRICT

		REQ'MENTS	LOT 1 PROPOSED	LOT 2 PROPOSED	LOT 3 PROPOSED	LOT 4 PROPOSED	LOT 5 PROPOSED	LOT 6 PROPOSED	LOT 7 PROPOSED	LOT 8 PROPOSED	LOT 9 PROPOSED	LOT 10 PROPOSED
LOT AREA	SQ. FT.	20,000	25,000	30,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000
WIDTH	FT.	100	145'-6"	124'-5"	186'-10"	120'-0"	195'-2"	339'-3"	100'-0"	50'-0"×	50'-0"×	144'-5"
LOT DEPTH	FT.	130	225'-0"	193'-2"	136'-10"	224'-8"	88'-4"×	145'-4"	145'-4"	163'-10"	168'-8"	168'-8"
FRONT YARD	FT.	30	60'-0"	30'-0"	30'-4"	52'-4"	30'-0"	30'-0"	30'-0"	61'-9"	57'-1"	51'-1"
ONE SIDE YARD	FT.	16	16'-0"	23'-3"	54'-10"	16'-0"	49'-6"	16'-0"	25'-3"	16'-0"	16'-0"	16'-0"
BOTH SIDE YARDS	FT.	34	59'-10"	90'-3"	120'-9"	50'-3"	173'-1"	216'-3"	58'-3"	34'-0"	34'-0"	34'-0"
REAR YARD	FT.	34	165'-4"	44'-0"	40'-8"	34'-0"	34'-0"	34'-0"	71'-8"	63'-4"	85'-0"	91'-8"
LIVEABLE FLOOR AREA PER DWELLING UNIT	SQ. FT.	850	1,400	2,123	1,482	1,400	1,400	1,400	1,400	1,400	1,400	1,400
MAXIMUM PERMITTED												
MAX. BUILDING HEIGHT	FT./STY	2.5/35	2/25	2/25 EXIST.	EXISTING	2/25	2/25	2/25	2/25	2/25	2/25	2/25
BUILDING COVERAGE	%	22	6%	7%	7%	7%	7%	7%	7%	7%	7%	7%
NOTE: AS PER #176-18(F) (1) AT LEAST 75% OF THE MINIMUM LOT AREA SHALL NOT HAVE WETLAND OR EXTREME SLOPES		75%	94%	91%	95%	75%	75%	100%	100%	100%	100%	100%

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NEW FAIRFIELD, CONNECTICUT 06812-000

REVISIONS	DATE	BY
PB COMMENTS	5/16/2018	JBH

DRAWING TITLE:
PROPOSED SITE PLAN & ZONING DATA

PROJECT:
RINALDI PROPERTY SUBDIVISION

PROJECT ADDRESS:
39 STORMYTOWN RD.
OSSINING,
N.Y. 10562

DOB EXAMINER SIGNATURE:

DOB BSCAN STICKER:

SEAL & SIGNATURE

REGISTERED ARCHITECT
JORGE B. HERNANDEZ
030424-1
STATE OF NEW YORK

DRAWING TITLE:

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2/19/2018

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18004

DRAWING BY:
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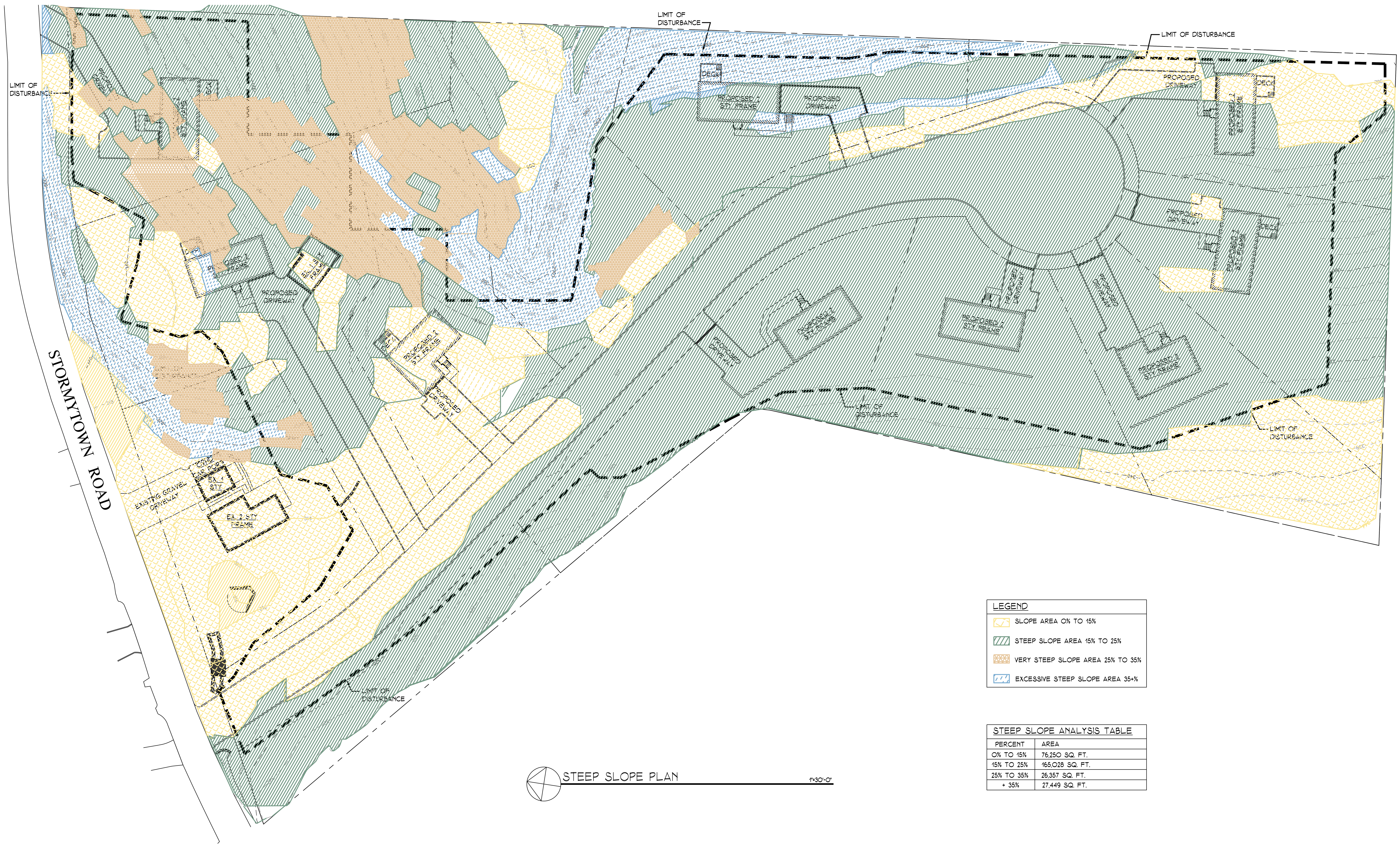
JBH

DWG. NO:
S-1

CAD FILE NO:



STEEP SLOPE PLAN 1"=30'-0"

LEGEND

- SLOPE AREA 0% TO 15%
- STEEP SLOPE AREA 15% TO 25%
- VERY STEEP SLOPE AREA 25% TO 35%
- EXCESSIVE STEEP SLOPE AREA 35+%

STEEP SLOPE ANALYSIS TABLE

PERCENT	AREA
0% TO 15%	76,250 SQ. FT.
15% TO 25%	165,028 SQ. FT.
25% TO 35%	26,357 SQ. FT.
+ 35%	27,449 SQ. FT.

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DRAWING TITLE:
PROPOSED STEEP SLOPE PLAN, LEGEND AND ANALYSIS TABLE

PROJECT:
RINALDI PROPERTY SUBDIVISION

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JORGE B. HERNANDEZ
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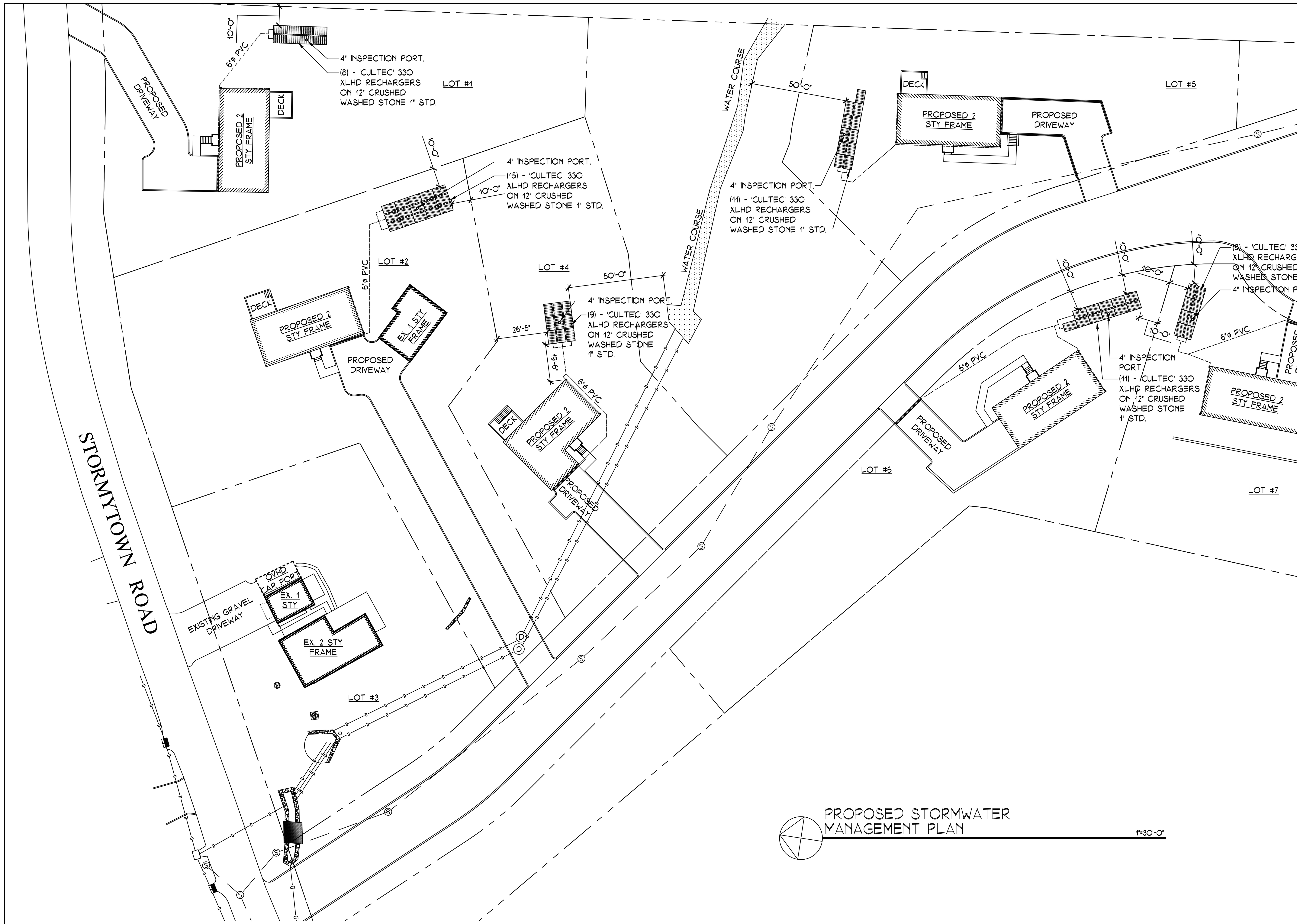
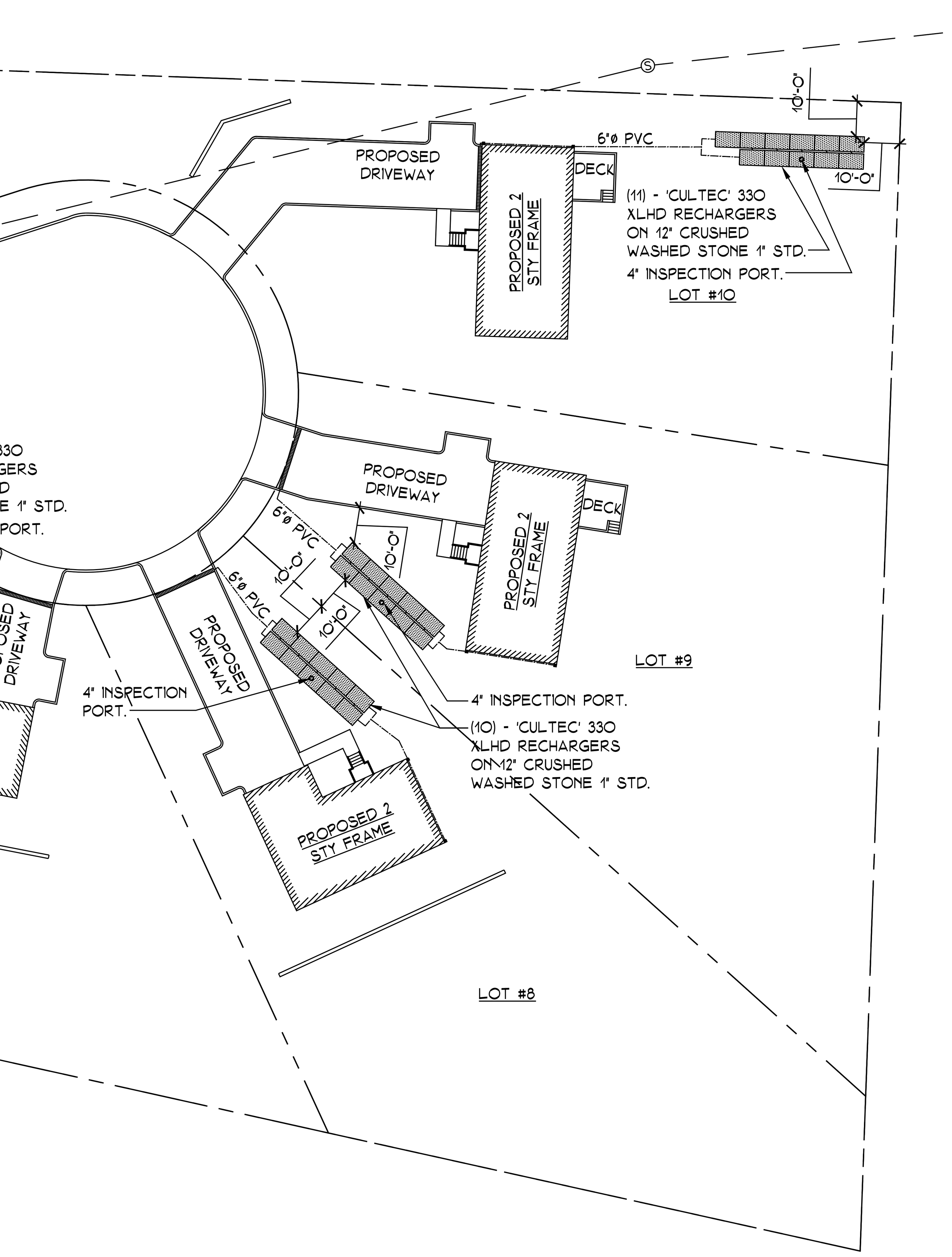
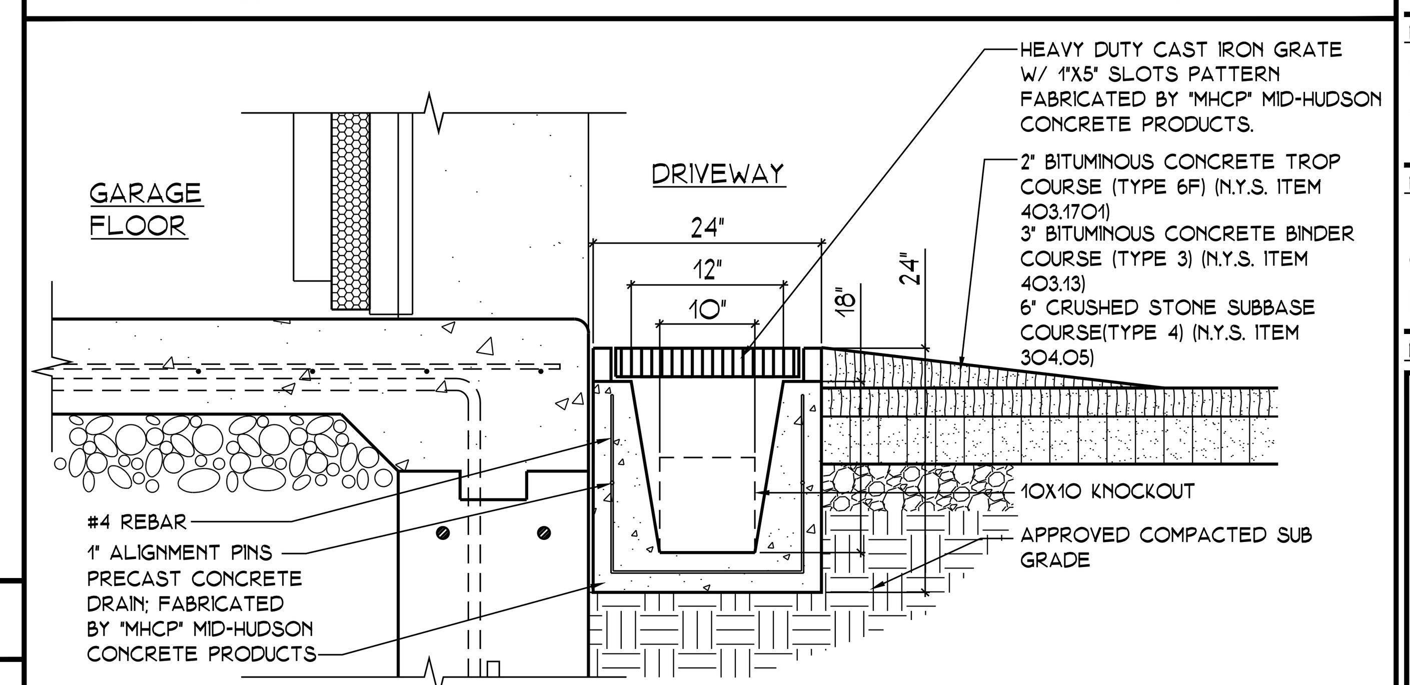
DWG. NO.:
S-2

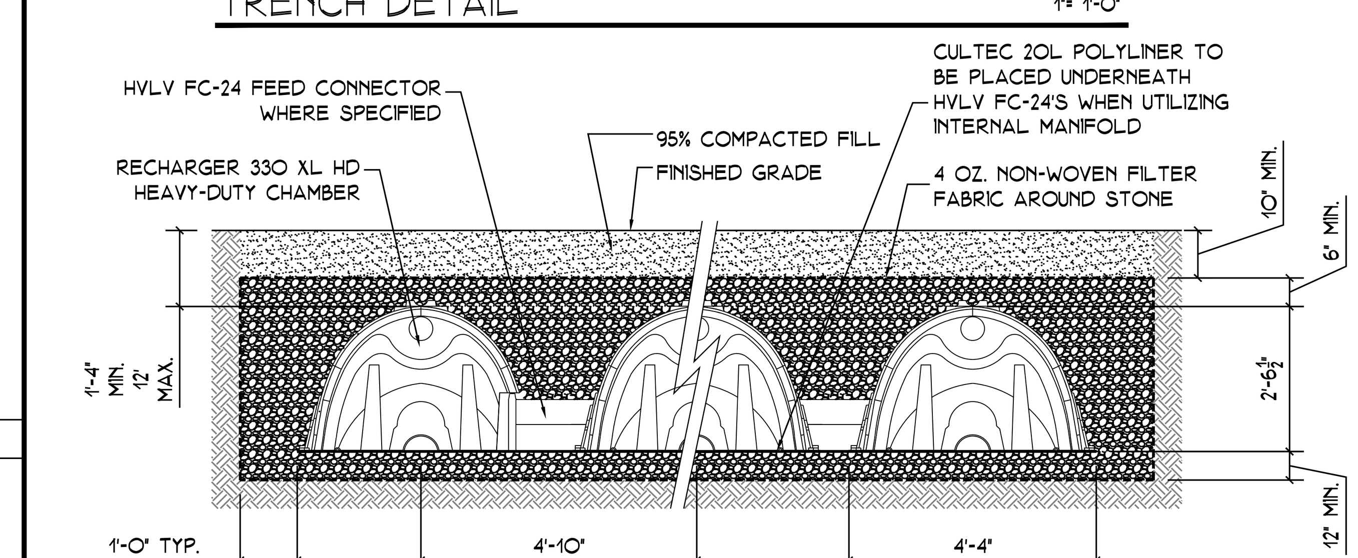
CAD FILE NO.:
3 OF 5

STORMWATER DETAILS



TRENCH DETAIL 1"= 1'-0"



GENERAL NOTES
RECHARGER 330XL HD BY CULTEC, INC. OF BROOKFIELD, CT.
STORAGE PROVIDED = 11.32 CF/FT PER DESIGN UNIT.
REFER TO CULTEC, INC.'S CURRENT RECOMMENDED INSTALLATION GUIDELINES.
USE RECHARGER 330XL HD HEAVY DUTY FOR TRAFFIC AND/OR HS-25 APPLICATIONS.

ALL RECHARGER 330XL HD HEAVY DUTY UNITS ARE MARKED WITH A COLOR STRIPE FORMED INTO THE PART ALONG THE LENGTH OF THE CHAMBER.
ALL RECHARGER 330XL HD CHAMBERS MUST BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS.

TYPICAL CROSS SECTION DETAIL NTS
@ CULTEC UNITS

DESIGN CRITERIA

SITE DISTURBANCE: SHALL NOT EXTEND BEYOND PROPERTY LIMITS OR AS NOTED ON SITE PLAN.
MODULAR: THE INSTALLATION OF FACTORY MANUFACTURED HOMES ON THE SITE MUST BE CERTIFIED BY AN ARCHITECT OR ENGINEER TO ENSURE THAT THERE IS NO DAMAGE TO THE STRUCTURAL INTEGRITY DURING TRANSIT OR DURING INSTALLATION.
CONTACT HIGHWAY DEPARTMENT PRIOR TO MODULAR HOME TRANSPORT. INFORMATION SHOWN ON SITE PLAN, HAS BEEN PREPARED BASED ON THE PROPOSED HOUSE PLANS PROVIDED BY THE MODULAR MANUFACTURER.
WATER RETENTION: CONNECT ALL RAIN LEADERS & AREA DRAINS TO CULTEC UNITS. OVERFLOW TO DAYLIGHT OR AS DIRECTED BY TOWN ENGINEER CONNECT FOOTING DRAINS TO CONCRETE DRYWELL, OVERFLOW TO DAYLIGHT OR AS DIRECTED BY TOWN ENGINEER.
GRADING
MATCH EXISTING GRADES ON PROPERTY AND AT SIDE PROPERTY LINES.
SOIL INFORMATION:
SOIL GROUP = CsD - CHATFIELD CHARLTON COMPLEX

LOT "1"

STORMWATER RUNOFF CALCULATION
HYDROLIGIC SOIL GROUP = "B"
RAINFALL INTENSITY = 25 YEAR STORM
POST CONSTRUCTION AREA = 2,362 SF. (ROOF & DRIVEWAY)

PRE-CONSTRCTION	CN	RUNOFF DEPTH
FOREST LAND FAIR	60	1.93 IN.
POST-CONSTRUCTION		
ROOF, DRIVEWAY	98	5.76 IN.
		△ 3.83 IN.

Vs=1. x AREA
Vs=(3.83 IN/12) x 2,362 SF. = 753.8 CF
ADDITIONAL STORM WATER RUNOFF = 754 CF
CHAMBER CAPACITY = 89.55 CF. (WITH 12" STONE BASE)
754 CF/89.55 CF = 8.4 UNITS
PROVIDE (8) CULTEC # 330 XLHD RECHARGERS.

LOT "2"

STORMWATER RUNOFF CALCULATION
HYDROLIGIC SOIL GROUP = "B"
RAINFALL INTENSITY = 25 YEAR STORM
POST CONSTRUCTION AREA = 4,222 SF. (ROOF & DRIVEWAY)

PRE-CONSTRCTION	CN	RUNOFF DEPTH
FOREST LAND FAIR	60	1.93 IN.
POST-CONSTRUCTION		
ROOF, DRIVEWAY	98	5.76 IN.
		△ 3.83 IN.

Vs=1. x AREA
Vs=(3.83 IN/12) x 4,222 SF. = 1,347.5 CF
ADDITIONAL STORM WATER RUNOFF = 1,348 CF
CHAMBER CAPACITY = 89.55 CF. (WITH 12" STONE BASE)
1,348 CF/89.55 CF = 15.0 UNITS
PROVIDE (15) CULTEC # 330 XLHD RECHARGERS.

LOT "4"

STORMWATER RUNOFF CALCULATION
HYDROLIGIC SOIL GROUP = "B"
RAINFALL INTENSITY = 25 YEAR STORM
POST CONSTRUCTION AREA = 2,560 SF. (ROOF & DRIVEWAY)

PRE-CONSTRCTION	CN	RUNOFF DEPTH
FOREST LAND FAIR	60	1.93 IN.
POST-CONSTRUCTION		
ROOF, DRIVEWAY	98	5.76 IN.
		△ 3.83 IN.

Vs=1. x AREA
Vs=(3.83 IN/12) x 2,560 SF. = 817.0 CF
ADDITIONAL STORM WATER RUNOFF = 817 CF
CHAMBER CAPACITY = 89.55 CF. (WITH 12" STONE BASE)
817 CF/89.55 CF = 9.12 UNITS
PROVIDE (9) CULTEC # 330 XLHD RECHARGERS.

LOT "5"

STORMWATER RUNOFF CALCULATION
HYDROLIGIC SOIL GROUP = "B"
RAINFALL INTENSITY = 25 YEAR STORM
POST CONSTRUCTION AREA = 3,105 SF. (ROOF AND DRIVEWAY)

PRE-CONSTRCTION	CN	RUNOFF DEPTH
FOREST LAND FAIR	60	1.93 IN.
POST-CONSTRUCTION		
ROOF, DRIVEWAY	98	5.76 IN.
		△ 3.83 IN.

Vs=1. x AREA
Vs=(3.83 IN/12) x 3,105 SF. = 991.0 CF
ADDITIONAL STORM WATER RUNOFF = 991 CF
CHAMBER CAPACITY = 89.55 CF. (WITH 12" STONE BASE)
991 CF/89.55 CF = 11.0 UNITS
PROVIDE (11) CULTEC # 330 XLHD RECHARGERS.

LOT "6"

STORMWATER RUNOFF CALCULATION
HYDROLIGIC SOIL GROUP = "B"
RAINFALL INTENSITY = 25 YEAR STORM
POST CONSTRUCTION AREA = 3,069 SF. (ROOF AND DRIVEWAY)

PRE-CONSTRCTION	CN	RUNOFF DEPTH
FOREST LAND FAIR	60	1.93 IN.
POST-CONSTRUCTION		
ROOF, DRIVEWAY	98	5.76 IN.
		△ 3.83 IN.

Vs=1. x AREA
Vs=(3.83 IN/12) x 3,069 SF. = 979.5 CF
ADDITIONAL STORM WATER RUNOFF = 980 CF
CHAMBER CAPACITY = 89.55 CF. (WITH 12" STONE BASE)
980 CF/89.55 CF = 10.9 UNITS
PROVIDE (11) CULTEC # 330 XLHD RECHARGERS.

LOT "7"

STORMWATER RUNOFF CALCULATION
HYDROLIGIC SOIL GROUP = "B"
RAINFALL INTENSITY = 25 YEAR STORM
POST CONSTRUCTION AREA = 2,220 SF. (ROOF AND DRIVEWAY)

PRE-CONSTRCTION	CN	RUNOFF DEPTH
FOREST LAND FAIR	60	1.93 IN.
POST-CONSTRUCTION		
ROOF, DRIVEWAY	98	5.76 IN.
		△ 3.83 IN.

Vs=1. x AREA
Vs=(3.83 IN/12) x 2,220 SF. = 708.5 CF
ADDITIONAL STORM WATER RUNOFF = 709 CF
CHAMBER CAPACITY = 89.55 CF. (WITH 12" STONE BASE)
709 CF/89.55 CF = 7.9 UNITS
PROVIDE (8) CULTEC # 330 XLHD RECHARGERS.

LOT "8"

STORMWATER RUNOFF CALCULATION
HYDROLIGIC SOIL GROUP = "B"
RAINFALL INTENSITY = 25 YEAR STORM
POST CONSTRUCTION AREA = 2,836 SF. (ROOF AND DRIVEWAY)

PRE-CONSTRCTION	CN	RUNOFF DEPTH
FOREST LAND FAIR	60	1.93 IN.
POST-CONSTRUCTION		
ROOF, DRIVEWAY	98	5.76 IN.
		△ 3.83 IN.

Vs=1. x AREA
Vs=(3.83 IN/12) x 2,836 SF. = 905.1 CF
ADDITIONAL STORM WATER RUNOFF = 905 CF
CHAMBER CAPACITY = 89.55 CF. (WITH 12" STONE BASE)
905 CF/89.55 CF = 10.1 UNITS
PROVIDE (10) CULTEC # 330 XLHD RECHARGERS.

LOT "9"

STORMWATER RUNOFF CALCULATION
HYDROLIGIC SOIL GROUP = "B"
RAINFALL INTENSITY = 25 YEAR STORM
POST CONSTRUCTION AREA = 2,665 SF. (ROOF AND DRIVEWAY)

PRE-CONSTRCTION	CN	RUNOFF DEPTH
FOREST LAND FAIR	60	1.93 IN.
POST-CONSTRUCTION		
ROOF, DRIVEWAY	98	5.76 IN.
		△ 3.83 IN.

Vs=1. x AREA
Vs=(3.83 IN/12) x 2,665 SF. = 850.5 CF
ADDITIONAL STORM WATER RUNOFF = 850.5 CF
CHAMBER CAPACITY = 89.55 CF. (WITH 12" STONE BASE)
850.5 CF/89.55 CF = 9.5 UNITS
PROVIDE (10) CULTEC # 330 XLHD RECHARGERS.

LOT "10"

STORMWATER RUNOFF CALCULATION
HYDROLIGIC SOIL GROUP = "B"
RAINFALL INTENSITY = 25 YEAR STORM
POST CONSTRUCTION AREA = 3,141 SF. (ROOF AND DRIVEWAY)

PRE-CONSTRCTION	CN	RUNOFF DEPTH
FOREST LAND FAIR	60	1.93 IN.
POST-CONSTRUCTION		
ROOF, DRIVEWAY	98	5.76 IN.
		△ 3.83 IN.

Vs=1. x AREA
Vs=(3.83 IN/12) x 3,141 SF. = 1,002.5 CF
ADDITIONAL STORM WATER RUNOFF = 1,003 CF
CHAMBER CAPACITY = 89.55 CF. (WITH 12" STONE BASE)
1,003 CF/89.55 CF = 11.2 UNITS
PROVIDE (11) CULTEC # 330 XLHD RECHARGERS.

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REVISIONS	DATE	BY
PB COMMENTS	5/16/2018	JBH

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PROPOSED STORM WATER MANAGEMENT PLAN, CRITERIA AND DETAILS

PROJECT:
RINALDI PROPERTY SUBDIVISION

PROJECT ADDRESS:
39 STORMYTOWN RD.
OSSINING,
N.Y. 10562

DOB EXAMINER SIGNATURE:

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STATE OF NEW YORK

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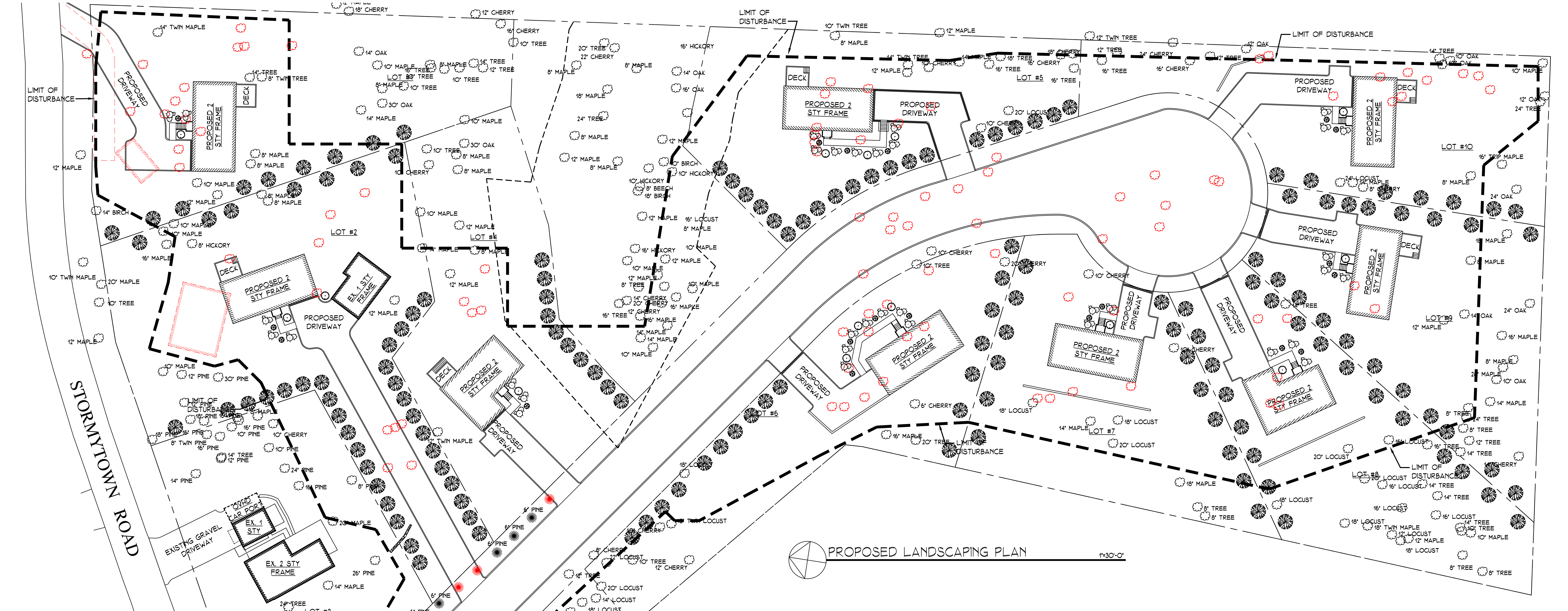
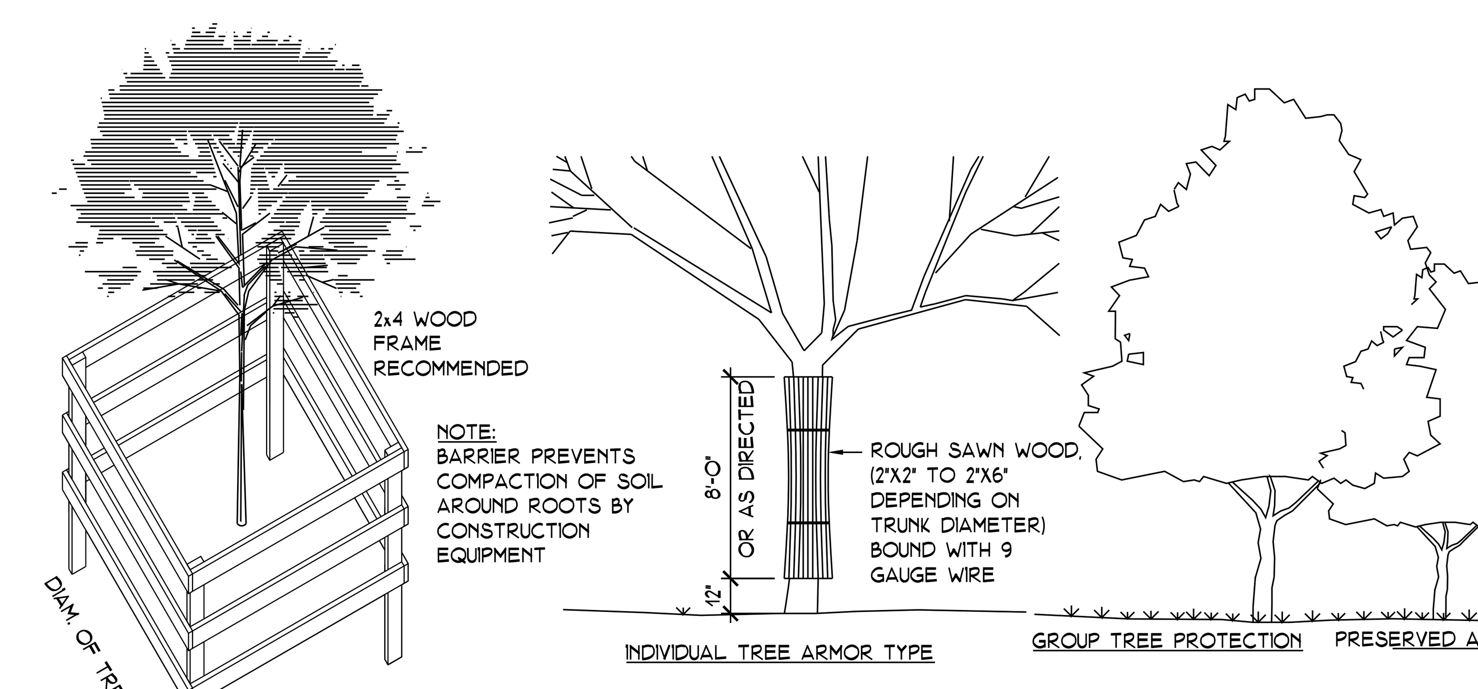
CAD FILE NO.: 4 OF 5



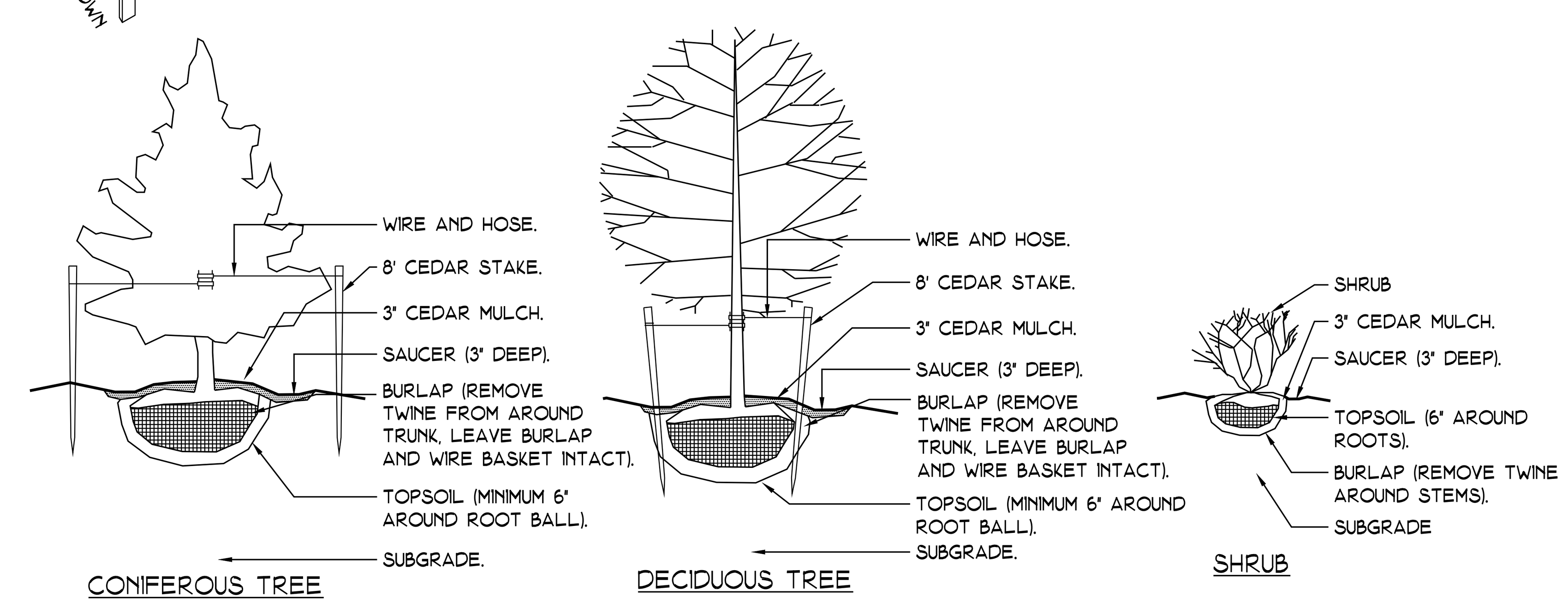
PROPOSED LANDSCAPING PLAN 1"=30'-0"

PLANTING DETAILS



NOTE:
ALL SEDIMENT AND EROSION CONTROL MEASURES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE WESTCHESTER COUNTY PUBLICATION BEST MANAGEMENT PRACTICES MANUAL-CONSTRUCTION RELATED ACTIVITIES, LATEST EDITION.

TREE PROTECTION DETAILS NTS



PLANTING DETAIL NTS

PLANTING IMAGES, LEGENDS & NOTE

FRAGANT SUMAC

MOUNTAIN SPIREA

NORTHERN BAYBERRY

EMERALD ARBORVITAE

PROPOSED PLANTING LEGEND

SYM.	KEY	SCIENTIFIC NAME	COMMON NAME	QTY.	SIZE
	EA	THUJA OCCIDENTIALIS	EMERALD ARBORVITAE	154	6" DIA.
	FS	RHUS AROMATICA	FRAGANT SUMAC	17	
	MS	SPIREA DENSIFLORA	MOUNTAIN SPIREA	14	
	NB	MYRICA PENSYLVANICA	NORTHERN BAYBERRY	34	

LEGEND

EXISTING PLANTING TO REMAIN

EXISTING PLANTING TO BE REMOVED

REPLACEMENT TREES REQUIREMENT

EXISTING TREES TO REMAIN = 248
EXISTING TREES TO BE REMOVED = 100

SECTION 183-12(G) MINIMUM REQUIREMENT OF THE REPLACEMENT OF 50 PERCENT OF THE TOTAL AGGREGATE DIAMETER OF TREES PROPOSED FOR REMOVAL WITH NEW TREES IN ACCORDANCE WITH A PLAN FOR TREE REPLACEMENT.

TOTAL AGGREGATE DIAMETER OF REMOVAL TREES = 1,350"
MINIMUM REQUIREMENT OF THE REPLACEMENT = 50%
TOTAL OF PROPOSED TREE PLANTING = 675"
PROPOSED TREE REPLACEMENT ON THE PLAN = 924"

ARQ. HT Design Group
ARCHITECTURE - PLANNING

100 EXECUTIVE BLVD, SUITE 204
OSSINING, NY 10562
PHONE: (914) 944-3377 FAX (866) 567-6240

JORGE B. HERNANDEZ R.A. A.I.A.
LICENSE NUMBER: 030424-1
CERTIFICATE NUMBER : 9697857
31 EASTVIEW DRIVE
NEW FAIRFIELD, CONNECTICUT 06812-000

REVISIONS	DATE	BY
PB COMMENTS	5/16/2018	JBH

DRAWING TITLE:
PROPOSED LANDSCAPING PLAN, IMAGES, LEGENDS & NOTE AND DETAILS

PROJECT:
RINALDI PROPERTY SUBDIVISION

PROJECT ADDRESS:
39 STORMYTOWN RD.
OSSINING,
N.Y. 10562

DOB EXAMINER SIGNATURE:

DOB BSCAN STICKER:

SEAL & SIGNATURE

REGISTERED ARCHITECT JORGE B. HERNANDEZ 030424-1 STATE OF NEW YORK

DRAWING TITLE:

DATE: 2/19/2018
PROJECT NO: 18004
DRAWING BY: PF SC
CHECKED BY: JBH
DWG. NO.: S-4
CAD FILE NO.: