PRELIMINARY SITE PLAN

FOR

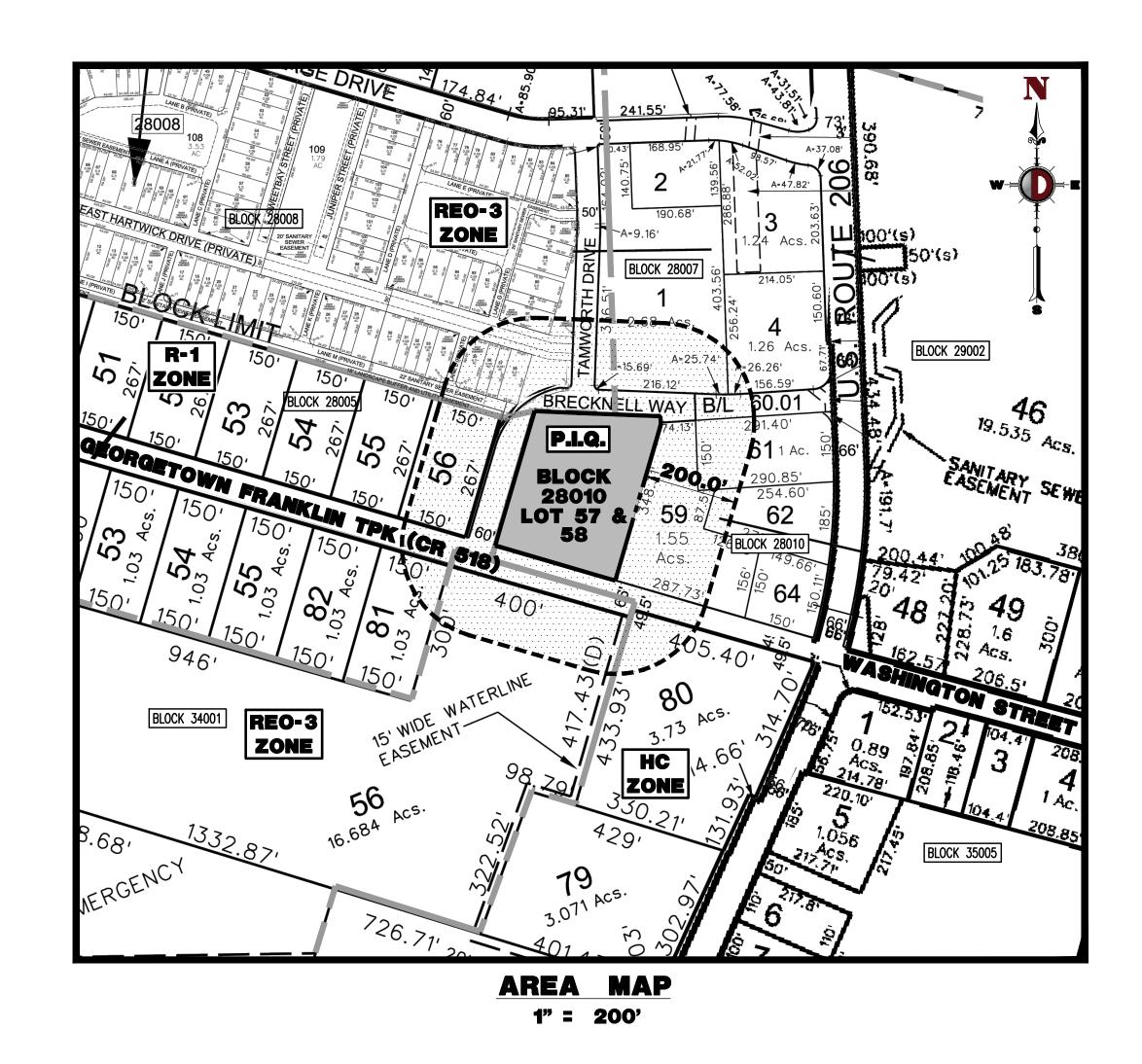
MALVERN SCHOOL PROPERTIES, LP PROPOSED DAY SCHOOL AND MEDICAL OFFICE

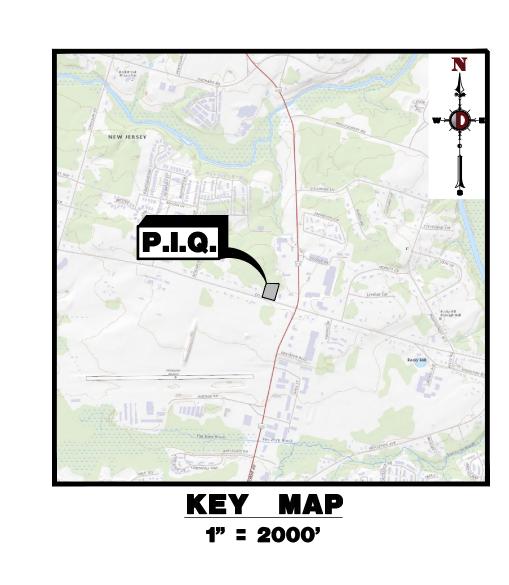
BLOCK 28010, LOT 57 & 58; TAX MAP SHEET #55 - LATEST REV. DATED 2020-2021 982 GEORGETOWN-FRANKLIN TURNPIKE

TOWNSHIP OF MONTGOMERY
SOMERSET COUNTY, NEW JERSEY

200' PROPERTY OWNERS LIST

PROPERTY OWNER	BLOCK	<u>LOT</u>	ALSO TO BE NOTIFIED:
MALLELA, PURUSHOTHAM R & H A 63 HARTWICK DRIVE SKILLMAN, NJ 08558	28003	56	TOWNSHIP OF MONTGOMERY CLERK'S OFFICE 100 COMMUNITY DR SKILLMAN, NJ 08558
VILLAGE WALK 1330, LLOC 219 NASSAU STREET PRINCETON, NJ 08542	28007	1	SOMERSET COUNTY PLANNING BOARD PO BOX 3000 SOMERVILLE, NJ 08876
VILLAGE SHOPPES AT MONTGOMERY 219 NASSAU STREET PRINCETON, NJ 08542	LLC 28007	4	NJ DEPARTMENT OF TRANSPORTATION 1035 PARKWAY AVE, CN600 TRENTON, NJ 08625
SHARBELL PLAINSBORO INC 1 WASHINGTON BLVD ROBBINSVILLE, NJ 08691	28008	35	COMCAST CABLE 100 RANDOLPH ROAD SOMERSET, NJ 08873
SHARBELL PLAINSBORO INC 1 WASHINGTON BLVD ROBBINSVILLE, NJ 08691	28008	36	NEW JERSEY AMERICAN WATER ATTN: DONNA SHORT, GIS SUPERVISON 1025 LAURAL OAK RD
SHARBELL PLAINSBORO INC 1 WASHINGTON BLVD ROBBINSVILLE, NJ 08691	28008	37	VOORHEES, NJ 08043 CENTURY LINK
SHARBELL PLAINSBORO INC 1 WASHINGTON BLVD ROBBINSVILLE, NJ 08691	28008	38	ATTN: BOB O'CONNER 256 PAUL ST BELVIDERE, NJ 07823
SHARBELL PLAINSBORO INC 1 WASHINGTON BLVD ROBBINSVILLE, NJ 08691	28008	91	PUBLIC SERVICE ELECTRIC & GAS MANAGER-CORPORATE-PROPERTIES 80 PARK PLAZA- T6B NEWARK, NJ 07102
SHARBELL PLAINSBORO INC 1 WASHINGTON BLVD ROBBINSVILLE, NJ 08691	28008	108	DEPARTMENT OF PUBLIC WORKS TOWNSHIP OF MONTGOMERY 100 COMMUNITY DRIVE
SHARBELL PLAINSBORO INC 1 WASHINGTON BLVD ROBBINSVILLE, NJ 08691	28008	110	SKILLMAN, NJ 08558 ATTN: ARTUR VILLANO, SUPERINTENDA
K.T CORPORATION 7 HOUSTEN COURT MARTINSVILLE, NJ 08836 TOWNSHIP OF MONTGOMERY	28010	59	
100 COMMUNITY DRIVE SKILLMAN, NJ 08558	28010	60.01	
AMERICAN REALTY ASSOC 0/0 PRC	. INNKEEPER		
1600 HIGHWAY 34 NEPTUNE, NJ 07753	28010	61	
AMERICAN REALTY ASSOC 0/0 PRC 1600 HIGHWAY 34	. INNKEEPER		
NEPTUNE, NJ 07753	28010	62	
PRINCETON PROMENADE, LLC 1115 HOWELL MILL RD NW ATLANTA, GA 30318	34001	56	
PRINCETON PROMENADE, LLC 1115 HOWELL MILL RD NW ATLANTA, GA 30318	34001	80	
PRINCETON PROMENADE, LLC 1115 HOWELL MILL RD NW ATLANTA, GA 30318	34001	81	

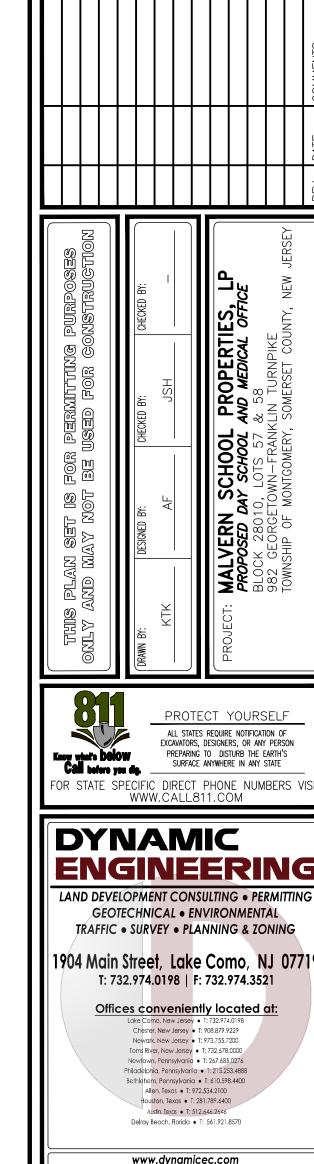




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ZONING BOADJUSTMENT	
APPROVED AT THE ZONING BOARD OF ADJUSTMENT OF THE TOW	NSHIP OF MONTGOMERY, SOMERSET COUNTY, NEW J
CHAIRPERSON	DATE
CHAIRPERSON SECRETARY	DATE

<u>OV</u>	/NER C	<u>ERTIFICA</u>	TION
I CERTIFY THAT I AM THE	OWNER OF LOTS 57 & 5	8 BLOCK 28010 AND CONSENT	TO THE FILING OF THIS APPLICATION
PROPERTY OWNER			DATE



JACQUELYN GIORDANG

PROFESSIONAL ENGINEER NEW JERSEY LICENSE No. 53558

COVER SHEET

4447-22-01334

04/28/2023

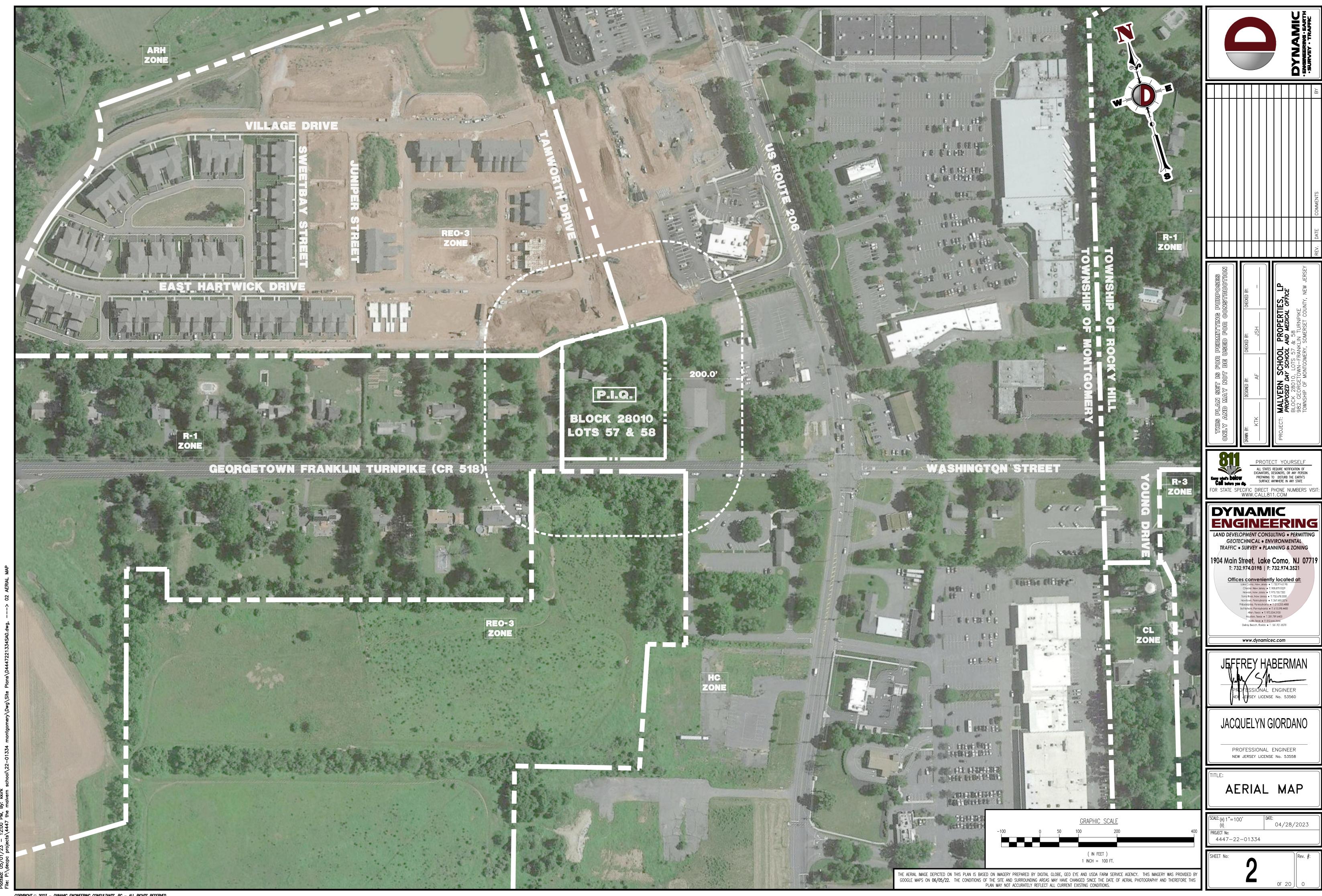
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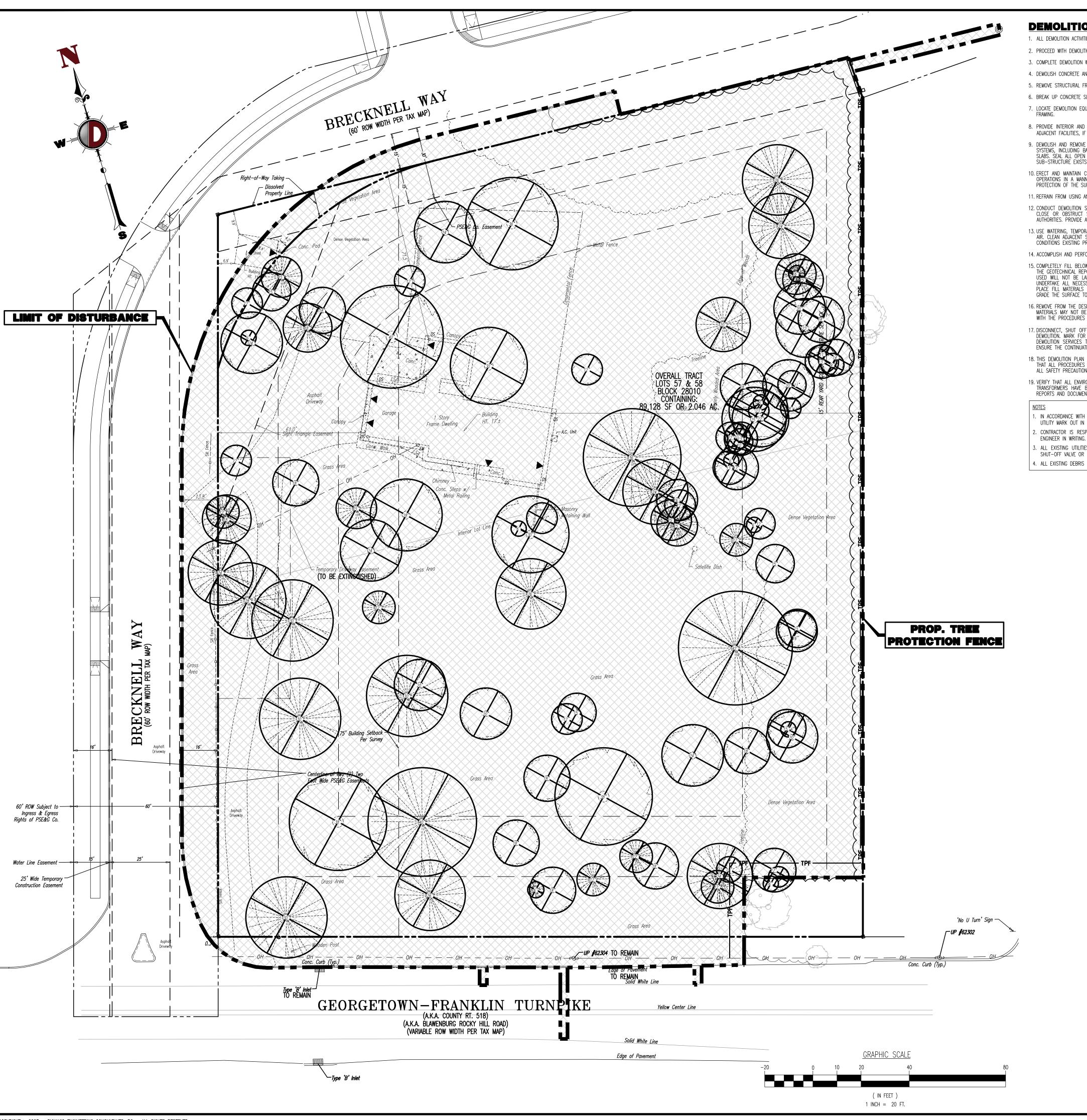
DYNAMIC ENGINEERING CONSULTANTS, P.C.

1904 MAIN STREET

LAKE COMO, NJ 07719

WWW.DYNAMICEC.COM

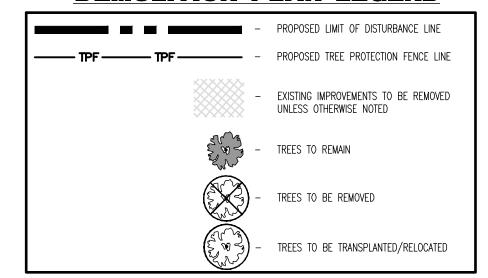




DEMOLITION NOTES

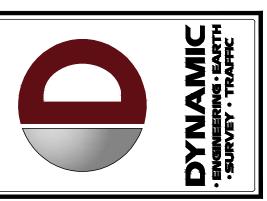
- 1. ALL DEMOLITION ACTIVITIES ARE TO BE PERFORMED IN STRICT ADHERENCE TO ALL FEDERAL, STATE AND LOCAL REGULATIONS.
- 2. PROCEED WITH DEMOLITION IN A SYSTEMATIC MANNER, FROM THE TOP OF THE STRUCTURE(S) TO THE GROUND.
- 3. COMPLETE DEMOLITION WORK ABOVE EACH FLOOR OR TIER BEFORE DISTURBING ANY OF THE SUPPORTING MEMBERS OF THE LOWER LEVELS.
- 4. DEMOLISH CONCRETE AND MASONRY IN SMALL SECTIONS.
- 5. REMOVE STRUCTURAL FRAMING MEMBERS AND LOWER THEM TO THE GROUND.
- 6. BREAK UP CONCRETE SLABS-ON-GRADE, UNLESS OTHERWISE DIRECTED BY OWNER.
- 7. LOCATE DEMOLITION EQUIPMENT THROUGHOUT THE STRUCTURE AND REMOVE MATERIALS SO AS TO NOT IMPOSE EXCESSIVE LOADS ON SUPPORTING WALLS, FLOORS, OR
- 8. PROVIDE INTERIOR AND EXTERIOR SHORING, BRACING AND SUPPORTS TO PREVENT MOVEMENT, SETTLEMENT OR COLLAPSE OF STRUCTURES TO BE DEMOLISHED (AND ADJACENT FACILITIES, IF APPLICABLE).
- 9. DEMOLISH AND REMOVE ALL FOUNDATION WALLS, FOOTINGS AND OTHER MATERIALS WITHIN THE AREA OF THE DESIGNATED FUTURE BUILDING. ALL OTHER FOUNDATION SYSTEMS, INCLUDING BASEMENTS, SHALL BE DEMOLISHED TO A DEPTH OF NOT LESS THAN ONE FOOT BELOW PROPOSED PAVEMENT OR, BREAK BASEMENT FLOOR SLABS. SEAL ALL OPEN UTILITY LINES WITH CONCRETE. CONTRACTOR TO REVIEW STRUCTURE PRIOR TO DEMOLITION TO DETERMINE IF BASEMENT, CRAWL SPACE OR ANY SUB—STRUCTURE EXISTS. ANY SUB—STRUCTURE, INCLUDING BASEMENTS SHALL BE REMOVED IN ITS ENTIRETY OR AS DIRECTED BY OWNER.
- 10. ERECT AND MAINTAIN COVERED PASSAGEWAYS IN ORDER TO PROVIDE SAFE PASSAGE FOR PERSONS AROUND THE AREA OF DEMOLITION. CONDUCT ALL DEMOLITION OPERATIONS IN A MANNER THAT WILL PREVENT DAMAGE AND PERSONAL INJURY TO STRUCTURES, ADJACENT BUILDINGS AND ALL PERSONS. PLACE THE SAFETY AND PROTECTION OF THE SURROUNDING COMMUNITY AND PROPERTY AT THE HIGHEST PRIORITY.
- 11. REFRAIN FROM USING ANY EXPLOSIVES WITHOUT PRIOR WRITTEN CONSENT OF OWNER AND APPLICABLE GOVERNMENTAL AUTHORITIES.
- 12. CONDUCT DEMOLITION SERVICES IN SUCH A MANNER TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, WALKS AND OTHER ADJACENT FACILITIES. DO NOT CLOSE OR OBSTRUCT STREETS, WALKS, OR OTHER OCCUPIED FACILITIES WITHOUT PRIOR WRITTEN PERMISSION OF OWNER AND ANY APPLICABLE GOVERNMENTAL AUTHORITIES. PROVIDE ALTERNATE ROUTES AROUND CLOSED OR OBSTRUCTED TRAFFIC WAYS, IF REQUIRED BY APPLICABLE GOVERNMENTAL REGULATIONS.
- 13. USE WATERING, TEMPORARY ENCLOSURES AND OTHER SUITABLE METHODS, AS NECESSARY TO LIMIT THE AMOUNT OF DUST AND DIRT RISING AND SCATTERING IN THE AIR. CLEAN ADJACENT STRUCTURES AND IMPROVEMENTS OF ALL DUST AND DEBRIS CAUSED BY THE DEMOLITION OPERATIONS. RETURN ALL ADJACENT AREAS TO THE CONDITIONS EXISTING PRIOR TO THE START OF WORK.
- 14. ACCOMPLISH AND PERFORM THE DEMOLITION IN SUCH A MANNER AS TO PREVENT THE UNAUTHORIZED ENTRY OF PERSONS AT ANY TIME.
- 15. COMPLETELY FILL BELOW GRADE AREAS AND VOIDS RESULTING FROM THE DEMOLITION OF STRUCTURES AND FOUNDATIONS WITH SOIL MATERIALS IN ACCORDANCE WITH THE GEOTECHNICAL REPORT, CONSISTING OF STONE, GRAVEL AND SAND, FREE FROM DEBRIS, TRASH, FROZEN MATERIALS, ROOTS AND OTHER ORGANIC MATTER. STONES USED WILL NOT BE LARGER THAN 6 INCHES IN DIMENSION. MATERIAL FROM DEMOLITION MAY NOT BE USED AS FILL. PRIOR TO PLACEMENT OF FILL MATERIALS, UNDERTAKE ALL NECESSARY ACTION IN ORDER TO ENSURE THAT AREAS TO BE FILLED ARE FREE OF STANDING WATER, FROST, FROZEN MATERIAL, TRASH, DEBRIS. PLACE FILL MATERIALS IN HORIZONTAL LAYERS NOT EXCEEDING 6 INCHES IN LOOSE DEPTH AND COMPACT EACH LAYER AT PLACEMENT TO 95% OPTIMUM DENSITY. GRADE THE SURFACE TO MEET ADJACENT CONTOURS AND TO PROVIDE SURFACE DRAINAGE.
- 16. REMOVE FROM THE DESIGNATED SITE, AT THE EARLIEST POSSIBLE TIME, ALL DEBRIS, RUBBISH, SALVAGEABLE ITEMS, HAZARDOUS AND COMBUSTIBLE SERVICES. REMOVED MATERIALS MAY NOT BE STORED, SOLD OR BURNED ON THE SITE. REMOVAL OF HAZARDOUS AND COMBUSTIBLE MATERIALS SHALL BE ACCOMPLISHED IN ACCORDANCE WITH THE PROCEDURES AS AUTHORIZED BY THE FIRE DEPARTMENT OR OTHER APPROPRIATE REGULATORY AGENCIES AND AUTHORITIES.
- 17. DISCONNECT, SHUT OFF AND SEAL IN CONCRETE ALL UTILITIES SERVING THE STRUCTURE(S) TO BE DEMOLISHED BEFORE THE COMMENCEMENT OF THE DESIGNATED DEMOLITION. MARK FOR POSITION ALL UTILITY DRAINAGE AND SANITARY LINES AND PROTECT ALL ACTIVE LINES. CLEARLY IDENTIFY BEFORE THE COMMENCEMENT OF DEMOLITION SERVICES THE REQUIRED INTERRUPTION OF ACTIVE SYSTEMS THAT MAY AFFECT OTHER PARTIES, AND NOTIFY ALL APPLICABLE UTILITY COMPANIES TO
- 18. THIS DEMOLITION PLAN IS INTENDED TO IDENTIFY THOSE EXISTING CONDITIONS WHICH ARE TO BE REMOVED. IT IS NOT INTENDED TO PROVIDE DIRECTION OTHER THAN THAT ALL PROCEDURES ARE TO BE IN ACCORDANCE WITH STATE, FEDERAL, LOCAL, AND JURISDICTIONAL REQUIREMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SAFETY PRECAUTIONS NECESSARY.
- 19. VERIFY THAT ALL ENVIRONMENTAL CONCERNS INCLUDING BUT NOT LIMITED TO ASBESTOS, LEAD BASED PAINT, HAZMAT MATERIALS, UNDERGROUND STORAGE TANKS, AND TRANSFORMERS HAVE BEEN REMOVED PRIOR TO COMMENCEMENT OF DEMOLITION ACTIVITIES. THESE ARE NOT SHOWN ON THE PLANS. REFER TO ENVIRONMENTAL REPORTS AND DOCUMENTS FOR LOCATIONS AND DISPOSAL PROCEDURES.
- 1. IN ACCORDANCE WITH STATE LAW, THE CONTRACTOR SHALL BE REQUIRED TO CALL THE BOARD OF PUBLIC UTILITIES ONE CALL DAMAGE PROTECTION SYSTEM OR UTILITY MARK OUT IN ADVANCE OF ANY EXCAVATION.
- 2. CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL EXISTING SITE IMPROVEMENTS AND UTILITIES. ALL DISCREPANCIES SHALL BE IDENTIFIED TO THE
- 3. ALL EXISTING UTILITIES TO BE ABANDONED SHALL BE DISCONNECTED AND CAPPED AT THE MAIN FOR WATER, AT THE CLEAN-OUT FOR SEWER AND THE SHUT-OFF VALVE OR MAIN FOR GAS IN ACCORDANCE WITH MUNICIPAL AND LOCAL UTILITY REQUIREMENTS.
- 4. ALL EXISTING DEBRIS SHALL BE REMOVED BY CONTRACTOR IN ACCORDANCE WITH MUNICIPAL AND LOCAL UTILITY COMPANY REQUIREMENTS.

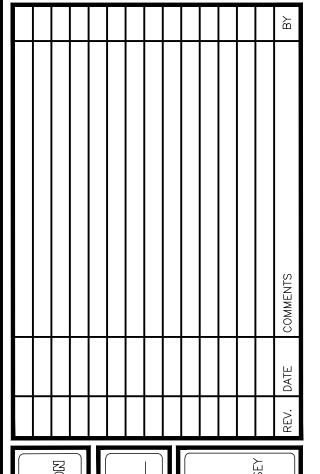
DEMOLITION PLAN LEGEND



TREE REMOVAL CHART

TREE SIZE (CALIPER) – TBR	QUANTITY
6"	8
8"	1
9"	1
10"	3
11"	2
12"	15
13"	3
14"	1
15"	10
16"	3
17"	2
18"	11
20"	6
22"	1
23"	2
24"	8
25"	1
26"	3
28"	2
30"	6
36"	2
38"	2
40"	2
42"	1
TOTAL	96







ENGINEERING

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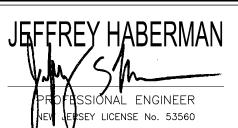
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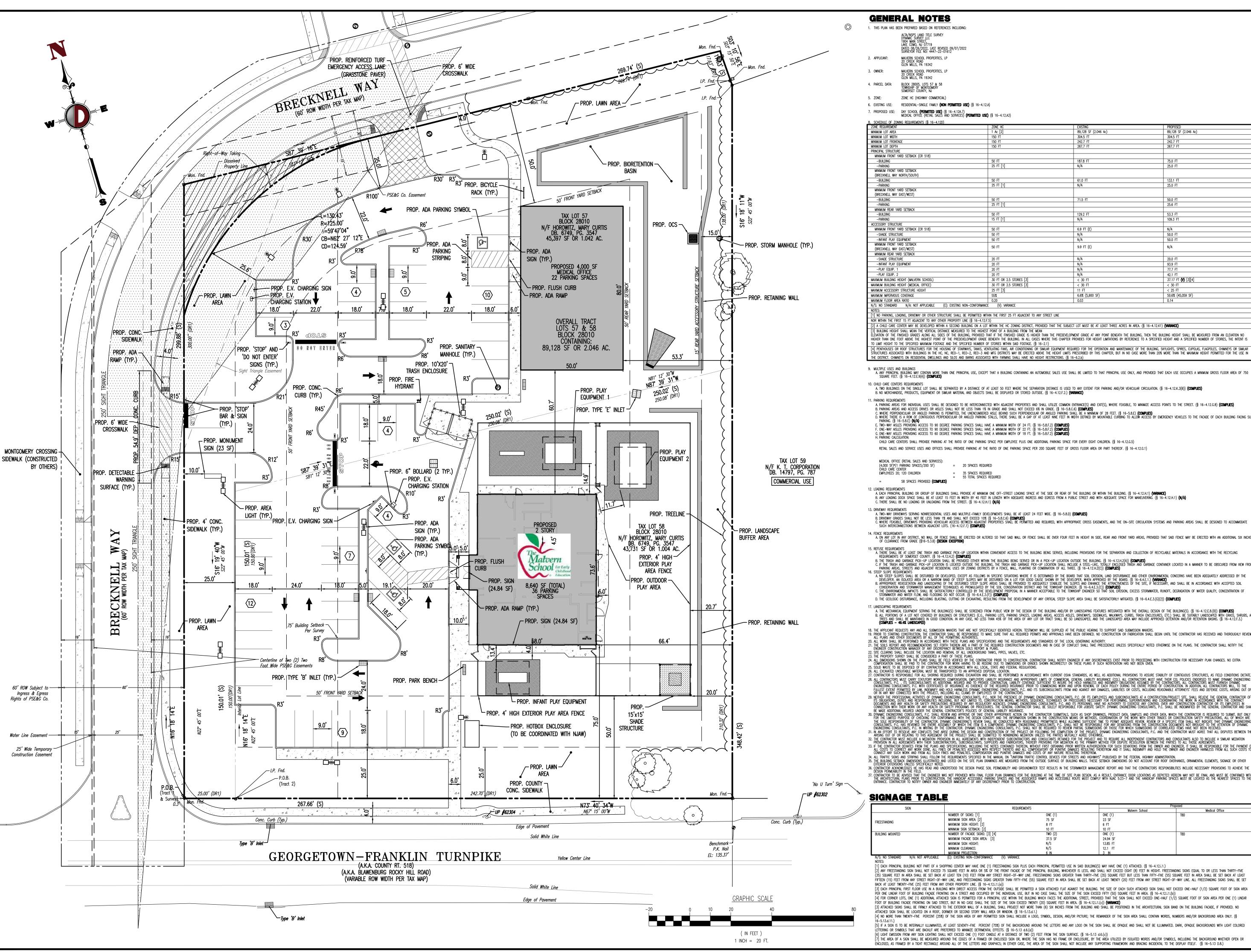
JACQUELYN GIORDANC

PROFESSIONAL ENGINEER NEW JERSEY LICENSE No. 53558

DEMOLITION AND TREE REMOVAL PLAN

04/28/2023 PROJECT No: 4447-22-01334

0F 20



GENERAL NOTES

1. THIS PLAN HAS BEEN PREPARED BASED ON REFERENCES INCLUDING:

ALTA/NSPS LAND TITLE SURVEY DYNAMIC SURVEY LLC 1904 MAIN STREET, LAKE COMO, NJ 07719 DATED 08/26/2022, LAST REVISED 09/07/2022 SURVEYOR FILE NO: 4447-22-01612

MALVERN SCHOOL PROPERTIES, LP 20 CREEK ROAD GLEN MILLS, PA 19342 MALVERN SCHOOL PROPERTIES, LP

GLEN MILLS, PA 19342

ZONE HC (HIGHWAY COMMERCIAL) 6. EXISTING USE: RESIDENTIAL-SINGLE FAMILY (NON PERMITTED USE) (§ 16-4.12.A)

MINIMUM FRONT YARD SETBACK (CR 518) MINIMUM FRONT YARD SETBACK (CR 5 50 FT 9.9 FT (E) MAXIMUM BUILDING HEIGHT (MALVERN SCHOOL 30 FT OR 2.5 STORIES MAXIMUM BUILDING HEIGHT (MEDICAL OFFICE) 30 FT OR 2.5 STORIES

NO PARKING, LOADING, DRIVEWAY OR OTHER STRUCTURE SHALL BE PERMITTED WITHIN THE FIRST 25 FT ADJACENT TO ANY STREET LINE

DR WITHIN THE FIRST 15 FT ADJACENT TO ANY OTHER PROPERTY LINE (§ 16-4.12.F.5) A CHILD CARE CENTER MAY BE DEVELOPED WITHIN A SECOND BUILDING ON A LOT WITHIN THE HC ZONING DISTRICT, PROVIDED THAT THE SUBJECT LOT MUST BE AT LEAST THREE ACRES IN AREA. (§ 16-4.12.K1) (VARIANCE

BUILDING HEIGHT SHALL MEAN THE VERTICAL DISTANCE MEASURED TO THE HIGHEST POINT OF A BUILDING FROM THE MEAN OF BOLIDING HEIGHT STALL MEAN THE VERTICAL DISTANCE MEASURED TO THE HIGHEST POINT OF A BUILDING FROM THE MEAN LEVATION OF THE FINEHED FROM THE FINEHED FROM AN ELEVATION NO LICYATION OF THE FINEHED FROM AN ELEVATION AND ISHER THAN THE PREDEVELOPMENT GRADE AT ANY POINT BENEATH THE BUILDING, THEN THE BUILDING, PROVIDED THAT IF EINSHED FROM AN ELEVATION NO IGHER THAN ONE FOOT ABOVE THE HIGHEST POINT OF THE PREDEVELOPMENT GRADE BENEATH THE BUILDING. IN ALL CASES WHERE THIS CHAPTER PROVIDES FOR HEIGHT LIMITATIONS BY REFERENCE TO A SPECIFIED HEIGHT AND A SPECIFIED NUMBER OF STORIES, THE INTENT IS LIMIT HEIGHT TO THE SPECIFIED MAXIMUM FOOTAGE AND THE SPECIFIED NUMBER OF STORIES WITHIN SAID FOOTAGE. (§ 16-2.1) PENTHOUSES OR ROOF STRUCTURES FOR THE HOUSING OF STAIRWAYS, TANKS, VENTILATING FANS, AIR CONDITIONING OR SIMILAR EQUIPMENT REQUIRED FOR THE OPERATION AND MAINTENANCE OF THE BUILDING, SKYLIGHTS, SPIRES, CUPOLAS, FLAGPOLES, CHIMNEYS OR SIMILAR

6.6% (5,900 SI

50.6% (45,059 SF)

MOLIFIE USES AND BUILDINGS AND FORMAGE THAN ONE PRINCIPAL USE, EXCEPT THAT A BUILDING CONTAINING AN AUTOMOBILE SALES USE SHALL BE LIMITED TO THAT PRINCIPAL USE ONLY, AND PROVIDED THAT EACH USE OCCUPIES A MINIMUM GROSS FLOOR AREA OF 750 SQUARE FEET. (§ 16-4.12.E.9(A)) (COMPLES)

A. TWO BUILDINGS ON THE SINGLE LOT SHALL BE SEPARATED BY A DISTANCE OF AT LEAST 50 FEET WHERE THE SEPARATION DISTANCE IS USED TO ANY EXTENT FOR PARKING AND/OR VEHICULAR CIRCULATION. (§ 16-4.12.K.3(8)) (COMPLES) B. NO MERCHANDISE, PRODUCTS, EQUIPMENT OR SIMILAR MATERIAL AND OBJECTS SHALL BE DISPLAYED OR STORED OUTSIDE. (§ 16-4.12.F.2.) (VARIANCE)

1. PARKING REQUIREMENTS

A. PARKING AREAS FOR INDIVIDUAL USES SHALL BE DESIGNED TO BE INTERCONNECTED WITH ADJACENT PROPERTIES AND SHALL UTILIZE COMMON ENTRANCE(S) AND EXIT(S), WHERE FEASIBLE, TO MINIMIZE ACCESS POINTS TO THE STREET. (§ 16-4.12.G.8) (COMPLIES)

B. PARKING AREAS AND ACCESS DRIVES OR AISLES SHALL NOT BE LESS THAN 1% IN GRADE AND SHALL NOT EXCEED 6% IN GRADE. (§ 16-5.8.C.6) (COMPLIES)

C. WHERE PERPENDICULAR OR ANGLED PARKING IS PERMITTED, THE UNENCUMBERED AISLE BEHIND SUCH PERPENDICULAR OR ANGLED PARKING SHALL BE A MINIMUM OF 28 FEET. (§ 16-5.8.E.) (COMPLIES)

D. WHERE THERE IS A ROW OF CONTIGUOUS PERPENDICULAR OR ANGLED PARKING STALLS, THERE SHALL BE A GAP OF AT LEAST NINE FEET IN WIDTH DEFINED BY MOUNTABLE CURBING TO ALLOW ACCESS BY EMERGENCY VEHICLES TO THE FACADE OF EACH BUILDING FACING SUCH PARKING. (§ 16-5.8.E.) (IV/A)

E. TWO-WAY AISLES PROVIDING ACCESS TO 90 DEGREE PARKING SPACES SHALL HAVE A MINIMUM WIDTH OF 24 FT. (§ 16-5.8.F.2) (COMPLIES)

F. ONE-WAY AISLES PROVIDING ACCESS TO 90 DEGREE PARKING SPACES SHALL HAVE A MINIMUM WIDTH OF 18 FT. (§ 16-5.8.F.2) (COMPLIES)

H. PARKING CALCULATION:

CHILD CAPE CENTERS SHALL PROVIDE PARKING AT THE RATIO OF ONE PARKING SPACE FOR EMPLOYEE PLIES ONE ADDITIONAL PARKING SPACE FOR EVERY FIGHT CHILDREN (§ 16-4.12.G.5)

CHILD CARE CENTERS SHALL PROVIDE PARKING AT THE RATIO OF ONE PARKING SPACE PER EMPLOYEE PLUS ONE ADDITIONAL PARKING SPACE FOR EVERY EIGHT CHILDREN. (§ 16-4.12.6.5)

RETAIL SALES AND SERVICE USES AND OFFICES SHALL PROVIDE PARKING AT THE RATIO OF ONE PARKING SPACE PER 200 SQUARE FEET OF GROSS FLOOR AREA OR PART THEREOF. (§ 16-4.12.G.1)

MEDICAL OFFICE (RETAIL SALES AND SERVICES): = 20 SPACES REQUIRED (4,000 SF)*(1 PARKING SPACES/200 SF)
CHILD CARE CENTER EMPLOYEES 20; 120 CHILDREN

A. EACH PRINCIPAL BUILDING OR GROUP OF BUILDINGS SHALL PROVIDE AT MINIMUM ONE OFF-STREET LOADING SPACE AT THE SIDE OR REAR OF THE BUILDING OR WITHIN THE BUILDING. (§ 16-4.12.H.1) (WARMANCE B. ANY LOADING DOCK SPACE SHALL BE AT LEAST 15 FEET IN WIDTH BY 40 FEET IN LENGTH WITH ADEQUATE INGRESS AND EGRESS FROM A PUBLIC STREET AND WITH ADEQUATE SPACE FOR MANEUVERING. (\$ 16-4.12.H.1) (N/A

A. TWO-WAY DRIVEWAYS SERVING NONRESIDENTIAL USES AND MULTIPLE-FAMILY DEVELOPMENTS SHALL BE AT LEAST 24 FEET WIDE. (§ 16-5.8.D) (COMPLES)

B. DRIVEWAY GRADES SHALL NOT BE LESS THAN 1% AND SHALL NOT EXCEED 10% (\$ 16-5.8.C.6) (COMPLES)

C. WHERE FEASIBLE, DRIVEWAYS PROVIDING VEHICULAR ACCESS BETWEEN ADJACENT PROPERTIES SHALL BE DESIGNED TO ACCOMMODATE SUCH INTERCONNECTIONS BETWEEN ADJACENT LOTS. (16-4.12.F.1) (COMPLES)

FENCE REQUIREMENTS
A. ON ANY LOT IN ANY DISTRICT, NO WALL OR FENCE SHALL BE ERECTED OR ALTERED SO THAT SAID WALL OR FENCE SHALL BE OVER FOUR FEET IN HEIGHT IN SIDE, REAR AND FRONT YARD AREAS, PROVIDED THAT SAID FENCE MAY BE ERECTED WITH AN ADDITIONAL SIX INCHES
OF CLEARANCE FROM GRADE (§16-5.3.B) (DESIGN EXCEPTION)

15. REFUSE REQUIREMENTS

A. THERE SHALL BE AT LEAST ONE TRASH AND CARBAGE PICK—UP LOCATION WITHIN CONVENIENT ACCESS TO THE BUILDING BEING SERVED, INCLUDING PROVISIONS FOR THE SEPARATION AND COLLECTION OF RECYCLABLE MATERIALS IN ACCORDANCE WITH THE RECYCLING REQUIREMENTS OF SOMERSET COUNTY. (§ 16—4.12.H.2.) (COMPLES)

B. THE TRASH AND GARBAGE PICK—UP LOCATION IS LECATED OUTSIDE THE BUILDING, THE TRASH AND GARBAGE PICK—UP LOCATION IS LOCATED OUTSIDE THE BUILDING, THE TRASH AND GARBAGE PICK—UP LOCATION SHALL INCLUDE A STEEL—LIKE, TOTALLY ENCLOSED TRASH AND GARBAGE CONTAINER LOCATED IN A MANNER TO BE OBSCURED FROM VIEW FROM PARKING AREAS, STREETS AND ADJACENT RESIDENTIAL USES OR ZONING DISTRICTS BY A FENCE, WALL, PLANTING OR COMBINATION OF ALL THREE. (§ 16—4.12.H.2(C)) (COMPLES)

16. STEEP SLOPE REQUIREMENTS

A. NO STEEP SLOPES SHALL BE DISTURBED OR DEVELOPED, EXCEPT AS FOLLOWS IN SPECIFIC SITUATIONS WHERE IT IS DETERMINED BY THE BOARD THAT SOIL EROSION, LAND DISTURBANCE AND OTHER ENVIRONMENTAL CONCERNS HAVE BEEN ADEQUATELY ADDRESSED BY THE DEVELOPER. AN ISOLATED AREA OR A NARROW BAND OF STEEP SLOPES MAY BE DISTURBED ON A LOT FOR GOOD CAUSE SHOWN BY THE DEVELOPER, WHEN APPROVED BY THE BOARD. (§ 16—6.4.E.1.) (VARIANCE)

B. APPROPRIATE REVEGETATION AND LANDSCAPING OF THE DISTURBED STEEP SLOPE SAY BE DISTURBED ON A LOT FOR GOOD CAUSE SHOWN BY THE DEVELOPER, WHEN APPROVED BY THE BOARD. (§ 16—6.4.E.1.) (VARIANCE)

C. THE ENVIRONMENTAL IMPACTS SHALL BE SATISFACTORILY CONTROLLED BY THE SOIL CONSERVATION DISTRICT AND THE TOWNSHIP ENGINEER SET THAT SOIL EROSION, EXCESS STORMWATER, RUNOFF, DEGRADATION OF WATER QUALITY, CONCENTRATION OF STORMWATER MAND WATER FLOW, AND FLOODING DO NOT OCCUR. (§ 16—6.4.E.3.(F)) (COMPLES)

D. THE GEOLOGIC DISTRIBRANCE, INCLIDING BO NOT OCCUR. (§ 16—6.4.E.3.(F)) (COMPLES)

A. THE MECHANICAL EQUIPMENT SERVING THE BUILDING(S) SHALL BE SCREENED FROM PUBLIC VIEW BY THE DESIGN OF THE BUILDING AND/OR BY LANDSCAPING FEATURES INTEGRATED WITH THE OVERALL DESIGN OF THE BUILDING(S). (§ 16-4.12.E.B.(B)) (COMPLES)

B. ALL PORTIONS OF A LOT NOT COVERED BY BUILDINGS OR STRUCTURES (E.G., PARKING LOTS, PARKING SPACES, LOADING AREAS, ACCESS AISLES, DRIVEWAYS, SIDEWALKS, WALKWAYS, CURBS, TRASH ENCLOSURES, ETC.) SHALL BE SUITABLY LANDSCAPED WITH GRASS, SHRUBS, AN TREES AND SHALL BE MAINTAINED IN GOOD CONDITION. IN ANY CASE, NO LESS THAN 45% OF THE AREA OF ANY LOT OR TRACT SHALL BE SO LANDSCAPED, AND THE LANDSCAPED AREA MAY INCLUDE APPROVED DETENTION AND/OR RETENTION BASINS. (§ 16-4.12.F.3.)

(COMPLES - 49.4% LANDSCAPED)

18. THE APPLICANT REQUESTS ANY AND ALL SUBMISSION WAIVERS THAT ARE NOT SPECIFICALLY IDENTIFIED HEREIN. TESTIMONY WILL BE SUPPLIED AT THE PUBLIC HEARING TO SUPPORT SAID SUBMISSION WAIVERS.

19. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE TO MAKE SURE THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED AND THOROUGHLY REVIEWED ALL PLANS AND OTHER DOCUMENTS BY ALL OF THE PERMITTING AUTHORITIES. 20. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE REQUIREMENTS AND STANDARDS OF THE LOCAL COVERNING AUTHORITY.

21. THE SOLIS REPORT AND RECOMMEDIATIONS CET FORTH THEREIN ARE A PART OF THE REQUIRED CONSTRUCTION DOCUMENTS AND IN CASE OF CONFLICT SHALL TAKE PRECEDENCE UNLESS SPECIFICALLY NOTED OTHERWISE ON THE PLANS. THE CONTRACTOR SHALL NOTIFY THE ENGINEER CONSTRUCTION MANAGER OF ANY DISCREPANCY BETWEEN SOILS REPORT & PLANS.

ENGINEER CONSTITUTION MANAGER OF ANY DISCREMENT DELIVERY STATE OF THE PROPERTY SURVEY SHALL INCLUDE THE LOCATION AND REMOVAL OF ALL UNDERGROUND TANKS, PIPES, VALVES, ETC.
THE PROPERTY SURVEY SHALL BE CONSIDERED A PART OF THESE PLANS. 4. ALL DIMENSIONS SHOWN ON THE PLANS SHALL BE FIELD VERPIEED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY ENGINEER IF ANY DISCREPANCIES EXIST PRIOR TO PROCEEDING WITH CONSTRUCTION FOR NECESSARY PLAN CHANGES. NO EXTRA COMPENSATION SHALL BE PLAN TO THE PLANS SHALL BE FIELD VERPIEED BY THE CONTRACTOR FOR WORK HAVING TO BE REDONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN. 25. SOLID WASTE TO BE DISPOSED OF BY CONTRACTOR IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS.
26. ALL EXCAVATED UNSUITABLE MATERIAL MUST BE TRANSPORTED TO AN APPROVED DISPOSAL LOCATION.
27. CONTRACTOR IS RESPONSIBLE FOR ALL SHORING REQUIRED DURING EXCAVATION AND SHALL BE PERFORMED IN ACCORDANCE WITH CURRENT OSHA STANDARDS, AS WELL AS ADDITIONAL PROVISIONS TO ASSURE STABILITY OF CONTIGUOUS STRUCTURES, AS FIELD CONDITIONS DICTATE.

28. ALL CONTRACTORS MUST CARRY STATUTORY WORKERS COMPENSATION, ENDORSED TO NAME PYNAMIC ENGINEERING CONSULTANTS, P.C. ITS SUBCONSULTANTS AS ADDITIONAL INSURED AND TO PROVIDE CONTRACTUAL LIABILITY INSURANCE (ADJ. ALL CONTRACTORS MUST HAVE THEIR CG. POLICIES ENDORSED TO NAME PYNAMIC ENGINEERING CONSULTANTS, P.C. ITS SUBCONSULTANTS AS ADDITIONAL INSURED AND TO PROVIDE CONTRACTUAL LIABILITY INSURANCE HE HOLD HARMLESS AND INDEMNITY OBLIGATIONS ASSUMED BY THE CONTRACTORS MUST FURNISH DYNAMIC ENGINEERING CONSULTANTS, P.C. WITH CERTIFICATES OF INSURANCE AS EVIDENCE OF THE REQUIRED INSURANCE PRIOR TO COMMENCING WORK AND UPON RENEWAL OF EACH POLICY DURING THE ENTIRE PERIOD OF CONSTRUCTION. IN ADDITION, AND HOLD HARMLESS DYNAMIC ENGINEERING CONSULTANTS, P.C. AND ITS SUBCONSULTANTS FROM AND AGAINST ANY DAMAGES, LIABILITY INSURANCE MICE AND THE PROJECT, INCLUDING ALL CONTRACTORS.

ON IN ANY WAY CONNECTED WITH THE PROJECT, INCLUDING ALL CLAIMS BY EMPLOYEES OF THE CONTRACTORS. OR IN ANY WAY CONNECTED WITH THE PROJECT, INCLUDING ALL CLAIMS BY EMPLOYEES OF THE CONTRACTORS.

29. NETHER THE PROFESSIONAL ACTIVITIES OF DYNAMIC ENGINEERING CONSULTANTS, P.C., OR ITS EMPLOYEES AND SUBCONSULTANTS AT A CONSTRUCTION/PROJECT SITE. SHALL RELIEVE THE GENERAL CONTRACTOR OF ITS OBLIGATIONS, DUTIES AND RESPONSIBILITIES INCLUDING, BUT NOT LIMITED TO, CONSTRUCTION MEANS, METHODS, SEQUENCE, TECHNIQUES OR PROCEDURES NECESSARY FOR PERFORMING, SUPERINTENDING AND COORDINATING THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS AND ANY HEALTH OR SAFETY PRECAUTIONS REQUIRED BY ANY REGULATORY AGENCIES. DYNAMIC ENGINEERING CONSULTANTS, P.C. AND ITS PERSONNEL HAVE NO AUTHORITY TO EXERCISE ANY CONSTRUCTION CONTRACTOR OR PROCEDURES. THE GENERAL CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR JOBSITE SAFETY. DYNAMIC ENGINEERING CONSULTANTS, P.C. AND SHALL BE MADE ADDITIONAL INSURED UNDER THE GENERAL CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR JOBSITE SAFETY. DYNAMIC ENGINEERING CONSULTANTS AT A CONSTRUCTION CONTRACTOR'S POLICIES OF GENERAL LIABILITY INSURANCE.

TO SUBJECT CONTINUES OF CHECKING CONSULTANTS, P.C. SHALL REVIEW AND APPROVE OR TAKE OTHER APPROPRIATE ACTION ON THE CONTRACTOR SUBMITTALS, SUCH AS SHOP DRAWINGS, PRODUCT DATA, SAMPLES AND OTHER DATA, WHICH THE CONTRACTOR IS REQUIRED TO SUBMIT, BUT ONLY FOR THE LIMITED PURPOSE OF CHECKING FOR CONFORMANCE WITH THE DESIGN CONCEPT AND THE INFORMATION SHOWN IN THE CONSTRUCTION MEANS OR METHODS, COORDINATION OF THE WORK WITH OTHER TRADES OR CONSTRUCTION SAFETY PRECAUTIONS, ALL OF WHICH ARE FOR THE LIMITED PURPOSE OF CHECKING FOR CONFORMANCE WITH THE DESIGN CONCEPT AND THE INFORMATION SHOWN IN THE CONSTRUCTION MEANS OR METHODS, COORDINATION OF THE WORK WITH OTHER TRADES OR CONSTRUCTION SAFETY PRECAUTIONS, ALL OF WHICH ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR. DYNAMIC ENGINEERING'S REVIEW SHALL BE COMPONENT. DYNAMIC ENGINEERING CONSULTANTS, P.C. SHALL NOT BE RESPONSIBILE FOR ANY DEVALUANCE FOR THE CONSTRUCTION DOCUMENTS NOT BEAUGHT TO THE ATTENTION OF DYNAMIC ENGINEERING CONSULTANTS, P.C. IN WRITING BY THE CONTRACTOR. DYNAMIC ENGINEERING CONSULTANTS, P.C. SHALL NOT BE RESPONSIBLE FOR ANY DONFLICTS THAT ARISE DURING THE DESIGN AND CONSTRUCTION OF THE PROJECT OF FOLLOWING THE COMPLETION OF THE PROJECT SHALL BE SUBMITTED TO NONBINDING MEDIATION UNLESS THE PARTIES MUTUALLY AGREE OTHERWISE.

32. THE CONTRACTOR MUST INCLUDE A MEDIATION PROVISION IN ALL AGREEMENTS WITH INDEPENDENT SUBCONSULTANTS, SUPPLIERS AND FORDITON PROVISION IN ALL AGREEMENTS WITH INDEPENDENT SUBCONSULTANTS, SUPPLIERS AND FABRICATORS, HEREBY PROVIDING FOR MEDIATION FOR SUCH DEVALUES FROM THE PLANS AND SPECIFICATIONS, INCLUDING THE NOTES CONTAINED THEREOF OR THE PROJECT OF DIALL DIAL PROVIDING PROVISION FROM THE PARTIES TO ALL THOSE AGREEMENTS.

33. IF THE CONTRACTOR DEVALES FROM THE PLANS AND SPECIFICATIONS, INCLUDING THE NOTES CONTAINED THEREON, WITHOUT FIRST DISTAINING PRIOR WEDIATION FOR SUCH DEVALTIONS FROM THE PARTIES TO ALL THOSE AGREEMENTS.

34. ALL TRAFFIC SIGNS AND STREPING SHALL BILL SHAP ENDIAGRES AND CONSTITUTIVE BANGES FROM ALL SUCH COSTS TO CONNECT ANY WORK AND FROM ALL SUCH FINES AND PENALTIES, SPECIFIED IN THE MANUAL ON "WINFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAY'S "PUBLISHED BY THE FEDERAL HIGHWAY ADMINISTRATION.

34. ALL TRAFFIC SIGNS AND STRIPING SHALL FOLLOW THE REQUIREMENTS SPECIFIED IN THE MANUAL ON "UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS" PUBLISHED BY THE FEDERAL HIGHWAY ADMINISTRATION.

35. THE BUILDING SETBACK DIMENSIONS ILLUSTRATED AND LISTED ON THE SITE PLAN DRAWINGS ARE MEASURED FROM THE OUTSIDE SURFACE OF BUILDING WALLS. THESE SETBACK DIMENSIONS DO NOT ACCOUNT FOR ROOF OVERHANGS, ORNAMENTAL ELEMENTS, SIGNAGE OR OTHER EXTERIORS EXTENSIONS UNLESS SPECIFICALLY NOTED. 36. CONTRACTOR ACKNOWLEDGES HE HAS READ AND UNDERSTOOD THE DESIGN PHASE SOIL PERMEABILITY AND GROUNDWATER TEST RESULTS IN THE STORMWATER MANAGEMENT REPORT AND THAT THE CONTRACTORS RESPONSIBILITIES INCLUDE NECESSARY PROVISIONS TO ACHIEVE THE DESIGN PERMEABILITY IN THE FIELD.

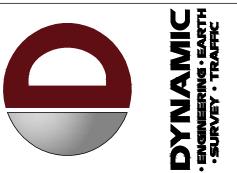
SIGNAGE TABLE

//	SIGN	REQUIREMENTS		Pro	Proposed	
//	SIGN	'	REQUIREMENTS	Malvern School	Medical Office	
		NUMBER OF SIGNS: [1]	ONE (1)	ONE (1)	TBD	
	FREESTANDING	MAXIMUM SIGN AREA: [2]	75 SF	23 SF		
	FREESTANDING	MAXIMUM SIGN HEIGHT: [2]	8 FT	6 FT		
		MINIMUM SIGN SETBACK: [2]	10 FT	10 FT		
	BUILDING MOUNTED	NUMBER OF FACADE SIGNS: [3] [4]	TWO (2)	ONE (1)	TBD	
		MAXIMUM FACADE SIGN AREA: [3]	37.5 SF	24.94 SF		
		MAXIMUM SIGN HEIGHT:	N/S	13.85 FT		
		MINIMUM CLEARANCE:	N/S	12.1 FT		
		MAXIMUM PROJECTION:	6 IN	3 IN		

EACH PRINCIPAL BUILDING NOT PART OF A SHOPPING CENTER MAY HAVE ONE (1) FREESTANDING SIGN PLUS EACH PRINCIPAL PERMITTED USE IN SAID BUILDING(S) MAY HAVE ONE (1) ATTACHED. (§ 16-4.12.i.1.) 2] ANY FREESTANDING SIGN SHALL NOT EXCEED 75 SQUARE FEET IN AREA OR 5% OF THE FRONT FACADE OF THE PRINCIPAL BUILDING, WHICHEVER IS LESS, AND SHALL NOT EXCEED EIGHT (8) FEET IN HEIGHT. FREESTANDING SIGNS EQUAL TO OR LESS THAN THIRTY-FIVE 35) Square feet in area shall be set back at least ten (10) feet from any street right-of-way line. Freestanding signs greater than thirty-five (35) square feet but less than fifty-five (55) square feet in area shall be set back at least FIFTEEN (15) FEET FROM ANY STREET RIGHT-OF-WAY LINE, AND FREESTANDING SIGNS GREATER THAN FIFTY-FIVE (55) SQUARE FEET IN AREA SHALL BE SET BACK AT LEAST TWENTY (20) FEET FROM ANY STREET RIGHT-OF-WAY LINE, AND FREESTANDING SIGNS SHALL BE SET BACK AT LEAST TWENTY-FIVE (25) FEET FROM ANY OTHER PROPERTY LINE. (§ 16-4.12.i.1.(a)) BACK ALL EAST TWENTE-FIVE (2.3) FEEL FROM ANY OTHER PROPERTY LINE. (§ 10-4.12.1.1.(U))

[3] EACH PIROS FLOOR USE IN A BUILDING WITH DIRECT ACCESS FROM THE OUTSIDE SHALL BE PERMITTED A SIGN ATTACHED FLAT AGAINST THE BUILDING. THE SIZE OF EACH SUCH ATTACHED SIGN SHALL NOT EXCEED ONE—HALF (1/2) SQUARE FOOT OF SIGN AREA
PER ONE LINEAR FOOT OF BUILDING FAÇADE FRONTING ON A STREET AND OCCUPIED BY THE INDIVIDUAL USE, BUT IN NO CASE SHALL THE SIZE OF THE SIGN EXCEED FIFTY (50) SQUARE FEET IN AREA. (§ 16-4.12.1.1.(b)) 4] FOR CORNER LOTS, ONE (1) ADDITIONAL ATTACHED SIGN IS PERMITTED FOR A PRINCIPAL USE WITHIN THE BUILDING WHICH FACES THE ADDITIONAL STREET, PROVIDED THAT THE SIGN SHALL NOT EXCEED ONE—HALF (1/2) SQUARE FOOT OF SIGN AREA PER ONE (1) LINEAR FOOT OF BUILDING FACADE FRONTING ON SAID STREET, BUT IN NO CASE SHALL THE SIZE OF THE SIGN EXCEED TWENTY (20) SQUARE FEET IN AREA. (8) 16-4.12.1.1.(c)) (VARANCE)

[3] ATTACHED SIGNS SHALL BE FIRMLY ATTACHED TO THE EXTERIOR WALL OF A BUILDING, SHALL PROJECT NOT MORE THAN (6) SIX INCHES FROM THE BUILDING AND SHALL BE POSITIONED IN THE ARCHITECTURAL SIGN BAND ON THE BUILDING FACADE, IF PROVIDED. NO ATTACHED SIGN SHALL BE LOCATED ON A ROOF, DORMER OR SECOND STORY WALL AREA OR WINDOW. (§ 16-5.13.d.1.) [4] NO MORE THAN TWENTY-FIVE PERCENT (25%) OF THE SIGN AREA OF ANY PERMITTED SIGN SHALL INCLUDE A LOGO, SYMBOL, DESIGN, AND/OR PICTURE; THE REMAINDER OF THE SIGN AREA SHALL CONTAIN WORDS, NUMBERS AND/OR BACKGROUND AREA ONLY. (§ [5] IF A SIGN IS TO BE INTERNALLY ILLUMINATED, AT LEAST SEVENTY—FIVE PERCENT (75%) OF THE BACKGROUND AROUND THE LETTERS AND ANY LOGO ON THE SIGN SHALL BE OPAQUE AND SHALL NOT BE ILLUMINATED, DARK, OPAQUE BACKGROUNDS WITH LIGHT COLORED





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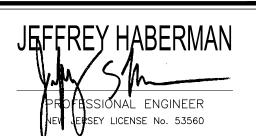
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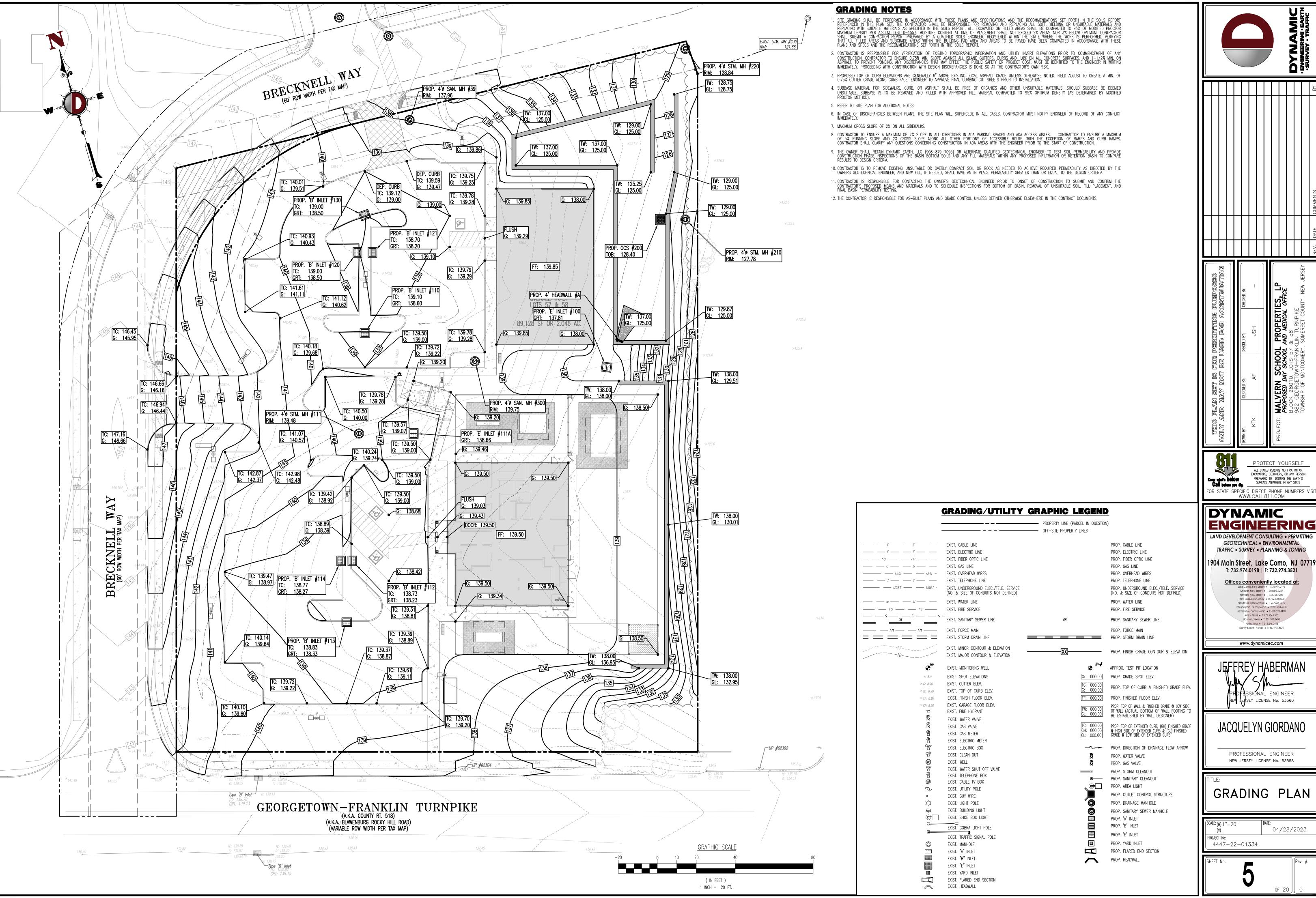


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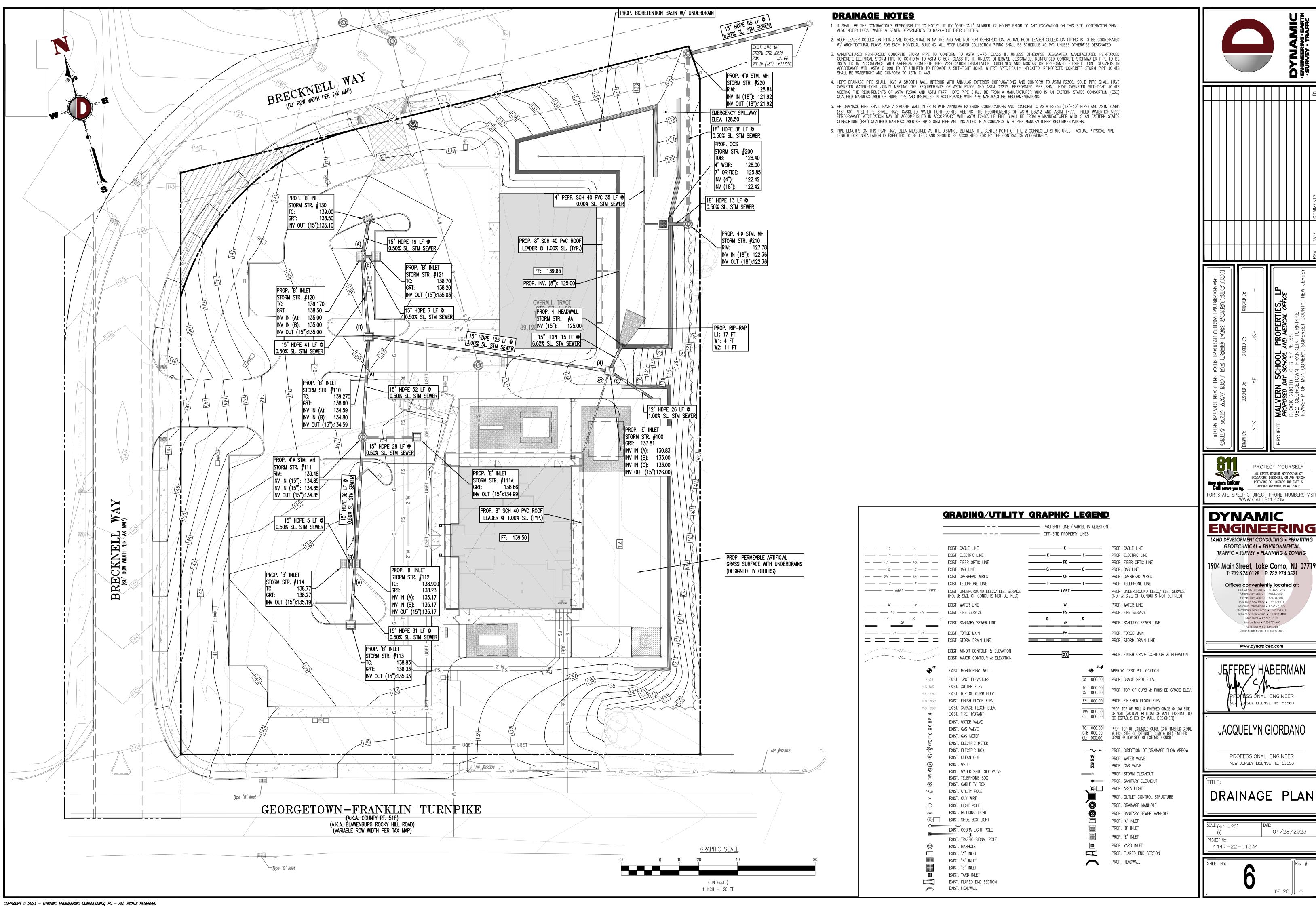
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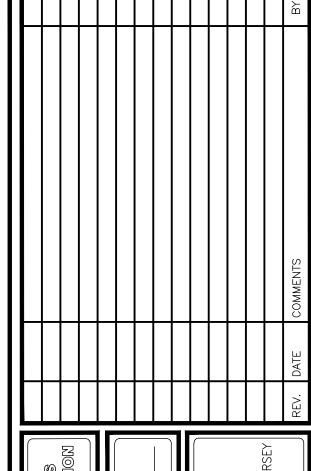
SITE PLAN

04/28/2023 PROJECT No: 4447-22-01334



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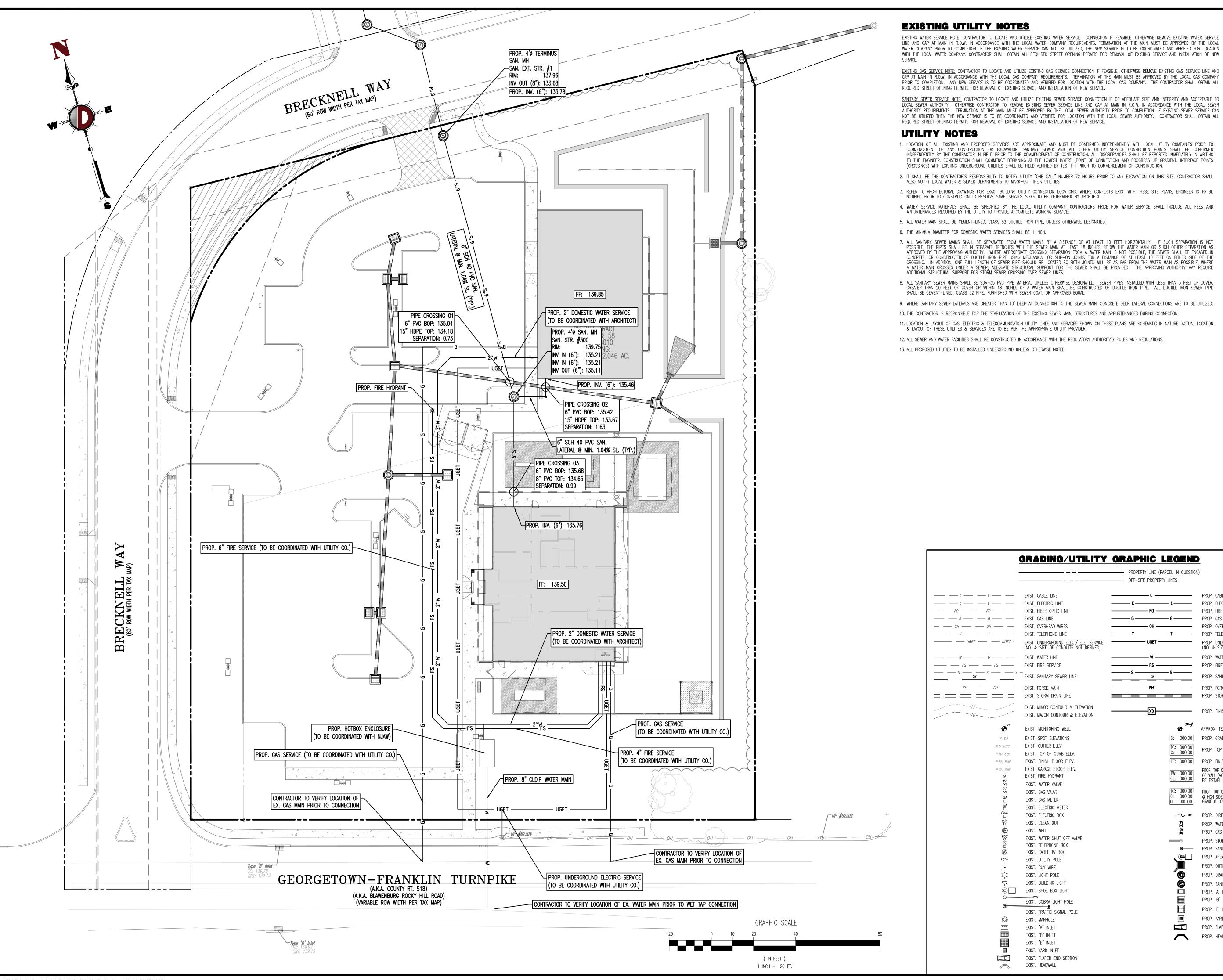


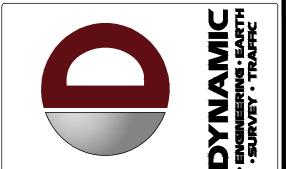


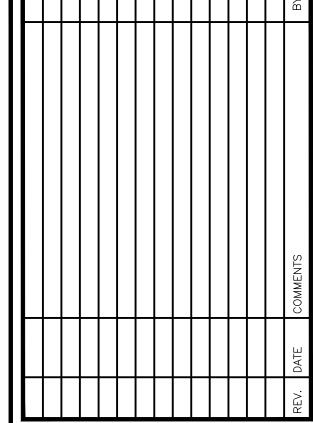
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PROP. ELECTRIC LINE

G PROP. GAS LINE

— **OH** — PROP. OVERHEAD WIRES

PROP. UNDERGROUND ELEC./TELE. SERVICE (NO. & SIZE OF CONDUITS NOT DEFINED)

PROP. FIRE SERVICE

PROP. FORCE MAIN PROP. STORM DRAIN LINE

G: 000.00

PROP. WATER LINE

PROP. FIBER OPTIC LINE

PROP. SANITARY SEWER LINE

PROP. FINISH GRADE CONTOUR & ELEVATION

TW: 000.00 GL: 000.00 PROP. TOP OF WALL & FINISHED GRADE @ LOW SIDE OF WALL (ACTUAL BOTTOM OF WALL FOOTING TO BE ESTABLISHED BY WALL DESIGNER)

TC: 000.00
GH: 000.00
GL: 000.00
GRADE @ LOW SIDE OF EXTENDED CURB & (GL) FINISHED GRADE @ LOW SIDE OF EXTENDED CURB

PROP. DIRECTION OF DRAINAGE FLOW ARROW

PROP. OUTLET CONTROL STRUCTURE

PROP. SANITARY SEWER MANHOLE

PROP. WATER VALVE

PROP. GAS VALVE

PROP. AREA LIGHT

PROP. 'A' INLET

PROP. 'B' INLET

PROP. 'E' INLET PROP. YARD INLET

PROP. HEADWALL

PROP. SANITARY CLEANOUT

PROP. STORM CLEANOUT

PROP. DRAINAGE MANHOLE

PROP. FLARED END SECTION

PROP. TOP OF CURB & FINISHED GRADE ELEV.

APPROX. TEST PIT LOCATION

G: 000.00 PROP. GRADE SPOT ELEV.

FF: 000.00 PROP. FINISHED FLOOR ELEV.

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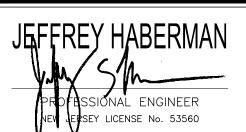
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JACQUELYN GIORDANC

PROFESSIONAL ENGINEER NEW JERSEY LICENSE No. 53558

UTILITY PLAN

	(SCALE: (H) 1"=20'	DATE:
	(V).	04/28/2023
	PROJECT No:	
	4447-22-01334	

0F 20

BRECKNELL WAY (60' ROW WIDTH PER TAX MAP) B B B B B ∠3 CAR 5 POMD -OVERALL/TRACT LOTS 57 & 58 BLOCK 28010 CONTAINING: 89,128 SF OR/2.046 AC. 2 CCA ¬ K <u>type</u> Plants 5 POMD -2 CCA — GEORGETOWN—FRANKLIN TURNPIKE (A.K.A. COUNTY RT. 518) (A.K.A. BLAWENBURG ROCKY HILL ROAD) SEEDING SPECIFICATIONS 1. PRIOR TO SEEDING, AREA IS TO BE TOPSOILED, FINE GRADED, AND RAKED OF ALL DEBRIS (VARÍABLE ROW WIDTH PER TAX MAP) LARGER THAN 2" DIAMETER. 2. PRIOR TO SEEDING, CONSULT MANUFACTURER'S RECOMMENDATIONS AND INSTRUCTIONS 3. SEEDING RATES: PERENNIAL RYEGRASS 1/2 LB/1,000 SQ FT KENTUCKY BLUEGRASS 1 LB/1,000 SQ FT RFD_FFSCUF 1 1/2 LBS/1,000 SQ FT SPREADING FESCUE 1 1/2 LBS/1,000 SQ FT FERTILIZER (20:10:10) 14 LBS/1,000 SQ FT MULCH SEE SHEET 15 OF 20 FOR LANDSCAPE PLAN DETAILS 90 LBS/1,000 SQ FT (IN FEET) 4. GERMINATION RATES WILL VARY AS TO TIME OF YEAR FOR SOWING. CONTRACTOR TO IRRIGATE SEEDED AREA UNTIL AN ACCEPTABLE STAND OF COVER IS ESTABLISHED BY OWNER. 1 INCH = 20 FT.

THIS PLAN TO BE UTILIZED FOR LANDSCAPE PURPOSES ONLY

LANDSCAPE SCHEDULE

<u>KEY</u>	<u>QTY</u>	BOTANICAL NAME	<u>COMMON NAME</u>	<u>SIZE</u>	<u>REMA</u>
SHADE TE	REE(S)				
ARF	4	ACER RUBRUM 'FRANKSRED'	RED SUNSET MAPLE	2 1/2-3" CAL.	B+
CCA	6	CARPINUS CAROLINIANA		2 1/2-3" CAL.	B+
GTIN	5		SUNBURST THORNLESS HONEYLOCUST		
	5	LIQUIDAMBAR STYRACIFLUA 'ROTUNDILOBA'	SEEDLESS SWEETGUM	•	
UAP		LILANIC AMEDICANA 'DDINCETON'	PRINCETON AMERICAN ELM		
UAP	$\frac{6}{26}$	ULMUS AMERICANA PRINCETUN	PRINCETON AMERICAN ELM	2 1/2-3" CAL.	B+
	TAL TREE(S)				
MSC	2	MAGNOLIA STELLATA 'CENTENNIAL'	CENTENNIAL MAGNOLIA	2-2 1/2" CAL.	B+
MSRS	$\frac{1}{3}$	MAGNOLIA STELLATA 'ROYAL STAR'	ROYAL STAR MAGNOLIA	5-6'	B+
FVFRGRFF	EN TREE(S)				
JVB	12	JUNIPERUS VIRGINIANA 'BURKII'	BURKII RED CEDAR	6-8'	B+
JVC	28	JUNIPERUS VIRGINIANA 'CORCORCOR'		6-8'	B+
				6–7'	
PM	6	PSEUDOTSUGA MENZIESII	DOUGLAS FIR		B+
PSF	6			6-8'	B+
TOE	22			6-8'	B+
TPG	10 84	THUJA PLICATA 'GREEN GIANT'	GREEN GIANT ARBORVITAE	7–8'	B+
<u>EVERGRE</u> E	EN SHRUB(S)				
AXGR	9	ABELIA X GRANDIFLORA 'RADIANCE'	RADIANCE AELIA	24-30"	#3
BNGI	44			18-24"	
IGS	27		SHAMROCK INKBERRY HOLLY		#3
JCSG	11				#3 B4
PLOL	8				#3
PLS	3	PRUNUS LAUROCERASUS 'SCHIPKAENSIS'	SKIP CHERRYLAUREL		
TON	20			12–18"	"
TPA	9 131	THUJA PLICATA 'SMNTPGF'	'FLUFFY' ARBORVITAE	5-6'	B+
DECIDUOL	JS SHRUB(S)				
AAB	14	ARONIA MELANOCARPA 'UCONNAM165'	'LOW SCAPE MOUND' CHOKEBERRY	18-24"	#3
CAR	18	CLETHRA ALNIFOLIA 'ROSEA'	PINK SUMMERSWEET CLETHRA	24-30"	" #3
CO	13	CEPHALANTHUS OCCIDENTALIS	BUTTON BUSH	18-24"	#3
HAA	7	HYDRANGEA ABORESCENS 'ANNABELLE'	'ANABELLE' HYDRANGEA	30-36"	#5
HAW	29	HYDRANGEA ABORESCENS 'NCHA5'	'INVINCIBELLE WEE WHITE' HYDRANGEA	18-24 "	#3 #3
IV	11	ITEA VIRGINICA 'HENRY'S GARNET'	GARNET SWEETSPIRE	24-30"	#5 "5
IVWR	8	ILEX VERTICILLATA 'WINTER RED'	WINTER RED WINTERBERRY HOLLY	30-36"	#5 "
LB	17	LINDERA BENZOIN	SPICEBUSH	30-36"	#5
MP	16	MYRICA PENSYLVANICA	NORTHERN BAYBERRY	30-36"	#5
POMD	19 152	PHYSOCARPUS OPULIFOLIUS	NINE BARK 'DIABOLO'	30-36"	#5
GROUND					
RAGL	19	RHUS AROMATICA "GRO-LOW"	GRO-LOW SUMAC	1 GAL.	CONTA
PERENNIA		OTACONO DISTORDA		0.00	
LEAR	3	STACHYS BYZANTINA	LAMBS EAR	2 GAL.	CONT
ROM	$\frac{24}{27}$	ROSA 'MEIRIFTDAY'	'OSO EASY DOUBLE PINK' ROSE	2 GAL.	CONT
<u>OR</u> NAMEN	TAL GRASS(ES				
CAKF	24	CALAMAGROSTIS ARUNDINACEA 'KARL FOERSTER'	FEATHER RFFD GRASS	2 GAL.	CONT
PVHM	29	PANICUM VIRGATUM 'HEAVY METAL'	HEAVY METAL SWITCH GRASS	2 GAL.	CONT
PVI	43	PANICUM VIRGATUM PANICUM VIRGATUM	SWITCH GRASS	2 GAL.	CONTA
		PANICUM VIRGATUM 'SHENANDOAH'			
PVS	19 115	PANICUM VIRGATUM SHENANDUAH	SUEINAINDUAH SWIICH GKASS	2 GAL.	CONT
	110				

PLANTING NOTES

PLANI MAIERIAL SHALL BE FUKNISHED AND INSIALLED AS INDICATED; INCLUDING ALL LABOR, MATERIALS, PLANTS, EQUIPMENT, INCIDENTALS, AND CLEAN-UP.
THE CONTRACTOR SHALL BE RESPONSIBLE FOR PLANTING AT CORRECT GRADES AND ALIGNMENT. LAYOUT TO BE APPROVED BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
PLANTS SHALL BE TYPICAL OF THEIR SPECIES AND VARIETY; HAVE NORMAL GROWTH HABITS; WELL DEVELOPED BRANCHES, DENSELY FOLLATED, VIGOROUS ROOT SYSTEMS AND BE FREE FROM DEFECTS AND INJURIES.
CONTRACTOR SHALL REPORT ANY SOIL OR DRAINAGE CONDITIONS CONSIDERED DETIMENTIAL TO THE GROWTH OF PLANT MATERIAL.
ALL PLANT MATERIAL SHALL BE GUARANTEED BY THE CONTRACTOR TO BE IN VIGOROUS GROWING CONDITION. PROVISION SHALL BE MADE FOR A GROWTH GUARANTEE OF AT LEAST TWO (2) YEARS FROM THE DATE OF ACCEPTANCE FOR TREES AND SHRUBS. REPLACEMENTS SHALL BE MADE AT THE BEGINNING OF THE FIRST SUCCEEDING PLANTING SEASON. ALL REPLACEMENTS SHALL HAVE A GUARANTEE EQUIA. TO THAT STATED ABOVE.
INSOFAR AS IT IS PRACTICABLE, PLANT MATERIAL SHALL BE PLANTED ON THE DAY OF DELIVERY. IN THE EVENT THIS IS NOT POSSIBLE, THE CONTRACTOR SHALL PROTECT STOCK NOT PLANTED. PLANTS SHALL NOT REMAIN UNPLANTED FOR LONGER THAN A THREE DAY PERIOD AFTER DELIVERY. ANY PLANTS NOT INSTALLED DURING THIS PERIOD WILL BE REJECTED.

6. INSIGHAR AS IT S PRACTICABLE, PLANT MATERIAL SHALL BE IN ACCORDANCE WITH ANS TOOL SHALL BE PLANTED DUTING STREAM OF ROOTS, AND SIZE OF PAUTS, STREAD OF ROOTS, AND SIZE OF PAUTS, STREAD OF ROOTS, AND SIZE OF PAUTS, STREAD OF ROOTS, AND SIZE OF PAUTS STALL BE IN ACCORDANCE WITH ANS TOOL BE AS SHOWN ON PLANTING MATERIAL STREAM OF ROOTS, AND SIZE OF PAUTS STALL BE IN ACCORDANCE WITH AND SIZE OF PAUTS STALL BE PLANTED IN AMENDED TOP-SOIL. THAT IS THOROUGHLY MATERIAL STREAM OF ROOTS, AND SIZE OF PAUTS STALL BE IN ACCORDANCE WITH AND SIZE OF PAUTS STALL BE PLANT STALL NOT BE BOUND WITH WIRE OR ROPE AT ANY TIME SO AS TO DAMAGE THE SHARK OR BREAK BRANCHES, PLANTS STALL BE PLANT IN THE STALL BE SPRAYED WITH WILL-PRUF OR EQUAL AS PER MANUFACTURERS' INSTRUCTIONS.

9. PLANTS STALL BE PLANTED IN STALL BE PLANT WITH THE PLANT MATERIAL BE SPRAYED WITH WILL-PRUF OR EQUAL AS PER MANUFACTURERS' INSTRUCTIONS IN ACCORDANCE WITH ACCORDANCE WITH A STALL NOT BE BOUND WITH WILL-PRUF OR EQUAL AS PER MANUFACTURERS' INSTRUCTIONS IN ACCORDANCE WITH A STALL BE PLANT WITH THE GROUND SUFFACE WILL BE ESTABLISHED. LOCATE PLANT IN THE CENTER OF THE PIT.

12. SET ALL PLANTS PLUMB AND STRAIGHT, AS PLANT OF THE PLANT WITH THE GROWN OF THE PLANT WITH THE CONTROL OF THE PLANT WITH THE PLANT WITH THE PLANT WITH THE CONTROL OF THE PLANT WITH THE PLANT WIT

<u>DATES</u> 3/15 TO 12/15

3/15 TO 6/15 FURTHERMORE, THE FOLLOWING TREE VARIETIES SHALL NOT BE PLANTED DURING THE FALL PLANTING SEASON DUE TO THE HAZARDS ASSOCIATED WITH DIGGING THESE TREES IN THIS SEASON.

ANY PLANTINGS INSTALLED IN CONFLICT WITH THIS REQUIREMENT MUST RECEIVE THE WRITTEN APPROVAL BY THE MUNICIPAL ENGINEER OR LANDSCAPE ARCHITECT, PRIOR TO PLANTING, FAILURE TO COMPLY WITH THESE REQUIREMENTS WILL REQUIRE THE REMOVAL OF THE PLANTING IN QUESTION. THIS REQUIREMENT DOES NOT APPLY TO SEEDING OR SODDING OR PLANTINGS SPECIFICALLY FOR SOIL STABILIZATION PURPOSES. THE PLANTING ASSOCIATED WITH ANY LOT GIVEN A CERTIFICATE OF OCCUPANCY OUTSIDE THESE PERIODS SHALL BE PROVIDED DURING THE PREVIOUS OR NEXT APPROPRIATE SEASON.

19. ALL DISTURBED AREAS TO BE TREATED WITH TOPSOIL SEED SOD STABILIZATION METHOD.

PLANTING SPECIFICATIONS

SCOPE OF WORK
A. THIS WORK SHALL CONSIST OF PERFORMING, CLEARING AND SOIL PREPARATION, FINISH GRADING, PLANTING AND DRAINAGE, INCLUDING ALL LABOR, MATERIALS, TOOLS, EQUIPMENT, AND ANY OTHER APPURTENANCES NECESSARY FOR THE COMPLETION OF THIS PROJECT.

2. MATERIALS
A. GENERAL — ALL MATERIALS SHALL MEET OR EXCEED SPECIFICATIONS AS OUTLINED IN THE STATE DEPARTMENT OF TRANSPORTATION (D.O.T.) MANUAL OF ROADWAY AND BRIDGE CONSTRUCTION (LATEST EDITION) OR APPROVED EQUAL.
B. PLANTS — ALL PLANTS SHALL BE HEALTHY OR NORMAL GROWTH, WELL ROOTED, FREE FROM DISEASE AND INSECTS.
C. TOPSOIL — LOANY SLT, HAVING AN ORGANIC CONTENT NOT LESS THAN 5%, PH RANGE BETWEEN 4.5 — 7, BE FREE OF DEBRIS, ROCKS LARGER THAN TWO INCHES (2"), WOOD, ROOTS, VEGETABLE MATTER AND CLAY CLODS.
D. MULCH — FOUR (4") INCHES DOUBLE SHREDDED HARDWOOD BARK MULCH.
3. FERTILIZER AND SOIL CONDITIONER — PLANTED AREAS
A. ORGANIC FERTILIZER — SHALL BE PROCESSED SEWER SLUDGE WITH MINIMAL CONTENT OF 1% NITROGEN AND 2% PHOSPHORIC ACID, EQUAL TO 'NITROHUMIS'.
B. ORGANIC FERTILIZER AND SOIL CONDITIONER — SHALL BE 'GRO— POWER' AND ORGANIC BASE MATERIALS COMPRISED OF DECOMPOSED ANIMAL AND VEGETABLE MATTER AND COMPOSTED TO SUPPORT BACTERIAL CULTURES, CONTAINING NO POULTRY OR HUMAN WASTE. GUARANTEED ANALYSIS (5—3—1): NITROGEN 5%. PHOSPHATE 3%, POTASH 1%. 50% HUMBS AND 15% THUME ADD 15% THUME ACIDS.
A. LANDSCAPPE WORK SHALL COMMENCE AS SOON AS THOSE PORTIONS OF THE SITE ARE AVAILABLE CONTRACTOR TO LITELIZE WOODWAYANDER AS LANDSCAPPE WORK SHALL COMMENCE AS SOON AS THOSE PORTIONS OF THE SITE ARE AVAILABLE CONTRACTOR TO LITELIZE WOODWAYANDED IN DESCRIPTION OF THE SITE ARE AVAILABLE CONTRACTOR TO LITELIZE WOODWAYANDER AS LANDSCAPPE WORK SHALL COMMENCE AS SOON AS THOSE PORTIONS OF THE SITE ARE AVAILABLE CONTRACTOR TO LITELIZE WOODWAYANDER AS LADDED TO SUPPORT BACTERIAL COLUMNIC AND LITELIZE WOODWAYANDER AS LADDED TO LITELIZE WOODWAYANDER AS LADDED TO SUPPORT BACTERIAL COLUMNIC AND LITELIZE WOODWAYANDER AS LADDED TO LITELIZE WOODWAYANDER TO LITELIZE WOODWAYANDER TO LITELIZE WOODWAYAND

4. GENERAL WURK PRUCEDURES
A LANDSCAPE WORK SHALL COMMENCE AS SOON AS THOSE PORTIONS OF THE SITE ARE AVAILABLE. CONTRACTOR TO UTILIZE WORKMANLIKE STANDARDS IN PERFORMING ALL LANDSCAPE CONSTRUCTION. THE SITE IS TO BE LEFT IN A CLEAN STATE AT THE END OF EACH DAY'S WORK. ALL DEBRIS, MATERIALS, AND TOOLS SHALL BE PROPERLY STOCKPILED OR DISPOSED OF. ALL PAVED SURFACES SHALL BE SWEPT CLEAN AT THE END OF EACH DAY'S WORK.

5. WEEDING
A. BEFORE AND DURING PRELIMINARY GRADING AND FINISH GRADING, ALL WEEDS AND GRASSES SHALL BE DUG OUT BY THE ROOTS AND DISPOSED OF AT THE CONTRACTOR'S EXPENSE.
6. TOPSOLUTION

6. TOPSOILING

A. CONTRACTOR TO PROVIDE A 4" THICK TOPSOIL LAYER IN ALL PLANTING AREAS. TOPSOIL SHOULD BE SPREAD OVER A PREPARED SURFACE IN A UNIFORM LAYER TO PRODUCE A 4" UNSETTLED THICKNESS. TOPSOIL PRESENT AT THE SITE, IF ANY, MAY BE USED TO SUPPLEMENT TOTAL AMOUNT REQUIRED. CONTRACTOR TO FURNISH AN ANALYSIS OF ON-SITE TOPSOIL UTILIZED IN ALL PLANTING AREAS. ADJUST ph AND NUTRIENT LEVELS AS REQUIRED TO ENSURE AN ACCEPTABLE GROWING MEDIUM.

7. SOIL CONDITIONING:

A. CULTIVATE ALL AREAS TO BE PLANTED TO A DEPTH OF 6". ALL DEBRIS EXPOSED FROM EXCAVATION AND CULTIVATION SHALL BE DISPOSED OF AT THE CONTRACTOR'S EXPENSE. SPREAD EVENLY IN ALL PLANTING AREAS AND TILL (2 DIRECTIONS) INTO TOP 4" WITH THE FOLLOWING PER 1,000 SQ. FT.:

2.0 POUNDS (GRO.—POWER' 10 POUNDS AGRICULTURAL CYPSUM 20 POUNDS INTROFORM (COURSE) 38—0—0 BLUE CHIP

SOIL MODIFICATIONS:

A. THOROUGHLY TILL ORGANIC MATTER INTO THE TOP O TO A COURSE OF THE COURSE AND THE CONTRACTOR'S EXPENSE. THOROUGHLY TILL ORGANIC MATTER INTO THE TOP O TO A COURSE OF THE COURSE OF

THOROUGHLY TILL ORGANIC MATTER INTO THE TOP 6 TO 12 IN. OF MOST PLANTING SOILS TO IMPROVE THE SOIL'S ABILITY TO RETAIN WATER AND NUTRIENTS. USE COMPOSTED BARK, RECYCLED YARD WASTE OR PEAT MOSS. ALL PRODUCTS SHOULD BE COMPOSTED TO A DARK COLOR AND BE FREE OF PIECES WITH IDENTIFIABLE LEAF OR WOOD STRUCTURE. AVOID MATERIAL WITH A pH HIGHER THAN 7.5. SINCULDING MALETANE MILET A PTI HIGHEN THAN 7.55.

3. MODIFY HEAVY CLAY OR SILT (MORE THAN 40% CLAY OR SILT) BY ADDING COMPOSTED PINE BARK (UP TO 30% BY VOLUME) AND/OR GYPSUM. COARSE SAND MAY BE USED IF ENOUGH IS ADDED TO BRING THE SAND CONTENT TO MORE THAN 60% OF THE TOTAL MIX. IMPROVE DRAINAGE IN HEAVY SOILS BY PLANTING ON RAISED MOUNDS OR BEDS AND INCLUDING SUBSURFACE DRAINAGE LINES. B. MODIFY HEAVY CLAY OR SILT (MORE THAN 40% CLAY OR SILT) BY ADDING COMPOSTED PINE BARK (UP TO 30% BY VOLUME) AND/OR GYPSUM. COARSE SAND MAY BE USED IF ENOUGH IS ADDED TO BRING THE SAND CONTENT TO MORE THAN 60% OF THE TOTAL MIX. IMP AND INCLIDINGS SUBSURFACE BRAININGE LINES.

8. MODIFY EXTREMELY SANDY SOLIS (MORE THAN 85% SAND) BY ADDING ORGANIC MATTER AND/OR DRY, SHREDDED CLAY LOAM UP TO 30% OF THE TOTAL MIX.

8. PUNITION.

8. PUNITION.

8. PARTING PISS AND SHRUBS AT THEIR INTENDED LOCATIONS AS PER THE PLANS AND SECURE THE APPROVAL OF THE LANDSCAPE ARCHITECT BEFORE EXCAVATING PITS, MAKING NECESSARY ADJUSTMENTS AS DIRECTED.

1. PART FICAT MOSS BY VOLUME

1. PART FOR MOSS BY VOLUME

1. PART FOR MOSS BY VOLUME

1. PART FOR MOSS BY VOLUME

1. PART STORSOIL BY VOLUME

1. PART STO

INISH GRADING /
ALL AREAS WILL BE RECEIVED BY THE CONTRACTOR AT SUBSTANTIALLY PLUS/MINUS 1 FOOT OF FINISH GRADE.
B. ALL LAWN AND PLANTING AREAS SHALL BE GRADED TO A SMOOTH, EVEN AND UNIFORM PLANE WITH NO ABRUPT CHANGE OF SURFACE, UNLESS OTHERWISE DIRECTED BY LANDSCAPE ARCHITECT. SOIL AREAS ADJACENT TO THE BUILDINGS SHALL SLOPE AWAY.
B. ALL PLANTING AREAS SHALL BE GRADED AND MAINTAINED TO ALLOW FREE FLOW OF SURFACE WATER.

A. CONTRACTOR SHALL GUARANTEE ALL PLANTS FOR A PERIOD OF ONE (1) YEAR FROM ACCEPTANCE OF JOB. OWNER TO SECURE A MAINTENANCE BOND FROM THE CONTRACTOR FOR TEN PERCENT (10%) OF THE VALUE OF THE LANDSCAPE INSTALLATION WHICH WILL BE RELEASED AT THE COMMENCEMENT OF THE GUARANTEE PERIOD AND PASSE FINAL INSPECTION BY THE OWNER OR OWNERS REPRESENTATIVE.

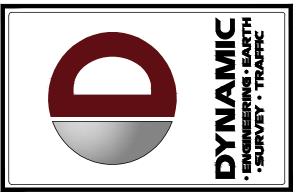
12. CLEANUP

A. UPON THE COMPLETION OF ALL PLANTING WORK AND BEFORE FINAL ACCEPTANCE, THE CONTRACTOR SHALL REMOVE ALL MATERIAL, EQUIPMENT, AND DEBRIS RESULTING FROM HIS WORK. ALL PAVED AREAS SHALL BE BROOM CLEANED AND THE SITE LEFT IN A NEAT AND ACCEPTABLE CONDITION AS APPROVED BY THE OWNER'S AUTHORIZED REPRESENTATIVE.

B. MAINTAIN TREES, SHRUBS AND OTHER PLANTS BY PRUNING, CULTIVATING AND WEEDING AS REQUIRED FOR HEALTHY GROWTH. RESTORE PLANTING SAUCERS. TIGHTEN AND REPAIR STAKE AND GUY SUPPORTS AND SHRUBS TO PROPER GRADES OR VERTICAL POSITION AS REQUIRED. RESTORE OR REPLACE DAMAGED WRAPPINGS. SPRAY WITH HERBICIDE AS REQUIRED TO KEEP TREES AND SHRUBS FREE OF INSECTS AND DISEAS.

C. MAINTAIN LAWNS BY WAITERING, FERTILIZING, WEEDING, MOWING, TRIMMING, AND OTHER OPERATIONS SUCH AS ROLLING, REGRADING AND REPLANTING AS REQUIRED TO ESTABLISH A SMOOTH, ACCEPTABLE LAWN, FREE OF ERODED OR BARE AREAS.

13. MAINTENANCE (ALTERNATE BID) COST PER MONTH AFTER INITIAL 90—DAY MAINTENANCE PERIOD.



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JEKSEY				
	REV. DATE	DATE	COMMENTS	ВУ



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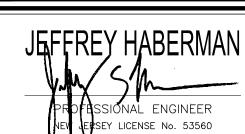
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JACQUELYN GIORDANO

PROFESSIONAL ENGINEER

LANDSCAPE PLAN

NEW JERSEY LICENSE No. 53558

	SCALE: (H) 1"=20'	DATE:
	(V).	04/28/2023
	PROJECT No:	
SSES A	4447-22-01334	

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GENERAL NOTES

1. THIS LIGHTING PLAN ILLUSTRATES ILLUMINATION LEVELS CALCULATED FROM LABORATORY DATA TAKEN UNDER CONTROLLED CONDITIONS IN ACCORDANCE WITH ILLUMINATING ENGINEERING SOCIETY OF NORTH AMERICA (IESNA) APPROVED METHODS. ACTUAL SITE ILLUMINATION LEVELS AND PERFORMANCE OF LUMINARIES MAY VARY DUE TO VARIATIONS IN WEATHER, ELECTRICAL VOLTAGE, TOLERANCE IN LAMPS, AND OTHER RELATED VARIABLE FIELD CONDITIONS.

2. ALL EXISTING CONDITIONS LIGHTING LEVELS ARE REPRESENTATIVE OF AN APPROXIMATION UTILIZING LABORATORY DATA FOR SIMILAR FIXTURES AND/OR ACTUAL FIELD MEASUREMENTS TAKEN WITH A LIGHT METER. DUE TO FACTORS SUCH AS FIXTURE MAINTENANCE, EQUIPMENT TOLERANCES, WEATHER CONDITIONS, ETC., ACTUAL LIGHTING

4. ALL WIRING METHODS AND EQUIPMENT CONSTRUCTION SHALL CONFORM TO THE CURRENT NATIONAL ELECTRICAL CODE.

6. THIS PLAN IS PREPARED SPECIFICALLY TO ANALYZE THE LIGHTING LEVELS GENERATED BY THE PROPOSED ON-SITE LIGHTING ONLY. EXISTING LIGHT FIXTURES BEYOND THE EXTENTS OF THIS DEVELOPMENT/PROPERTY ARE NOT MODELED IN THIS DESIGN, AND MAY ALTER ACTUAL LIGHT LEVELS AT THE PROPERTY LINES.

	STATISTICAL AREA SUMMARY								
LABEL	AVERAGE	MAXIMUM	MINIMUM	AVG./MIN.	MAX./MIN.	DESCRIPTION			
PAVEMENT AREA	1.00	2.50	0.30	3.33	8.33	LIGHT LEVELS WITHIN PAVEMENT AREA			
INTERSECTIONS	1.00	1.70	0.60	1.67	2.83	LIGHT LEVELS AT DRIVEWAY INETERSECTIONS			

	LIGHTING LUMINAIRE SCHEDULE								
SYMBOL	QUANTITY	LABEL	MOUNTING HEIGHT	ARRANGEMENT	LIGHT LOSS FACTOR	MANUFACTURER	DESCRIPTION	TEMPERATURE	IES FILE
	4	A1	18 FT	SINGLE	1.000	COOPER LIGHTING SOLUTIONS	MEDIUM TYPE 4 WALL MOUNTED LIGHT	3000K	MEM-E01-LED-E-U-T4-7030
	7	A1 B2B	18 FT	BACK-TO-BACK	1.000	COOPER LIGHTING SOLUTIONS	MEDIUM TYPE 4 WALL MOUNTED LIGHT	3000K	MEM-E01-LED-E-U-T4-7030
早	3	W1	12 FT	SINGLE	1.000	COOPER LIGHTING SOLUTIONS	MEDIUM TYPE 4 WALL MOUNTED LIGHT	3000K	MEM-E01-LED-E-U-T4-7030

(IN FEET) 1 INCH = 20 FT.

THE CALCULATIONS SHOWN WERE MADE UTILIZING ACCEPTED PROCEDURES OF THE ILLUMINATING ENGINEERING SOCIETY OF NORTH AMERICA. VARIATIONS IN LAMP OUTPUT, BALLAST OUTPUT, LINE VOLTAGE, DIRT DEPRECIATION, AND OTHER FACTORS MAY AFFECT ACTUAL RESULTS. UNLESS OTHERWISE STATED, ALL RESULTS ARE MAINTAINED VALUES, UTILIZING ACCEPTED LIGHT LOSS FACTORS (LLF).

ALL STATES REQUIRE NOTIFICATION OF EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN ANY STATE Know what's DelOW
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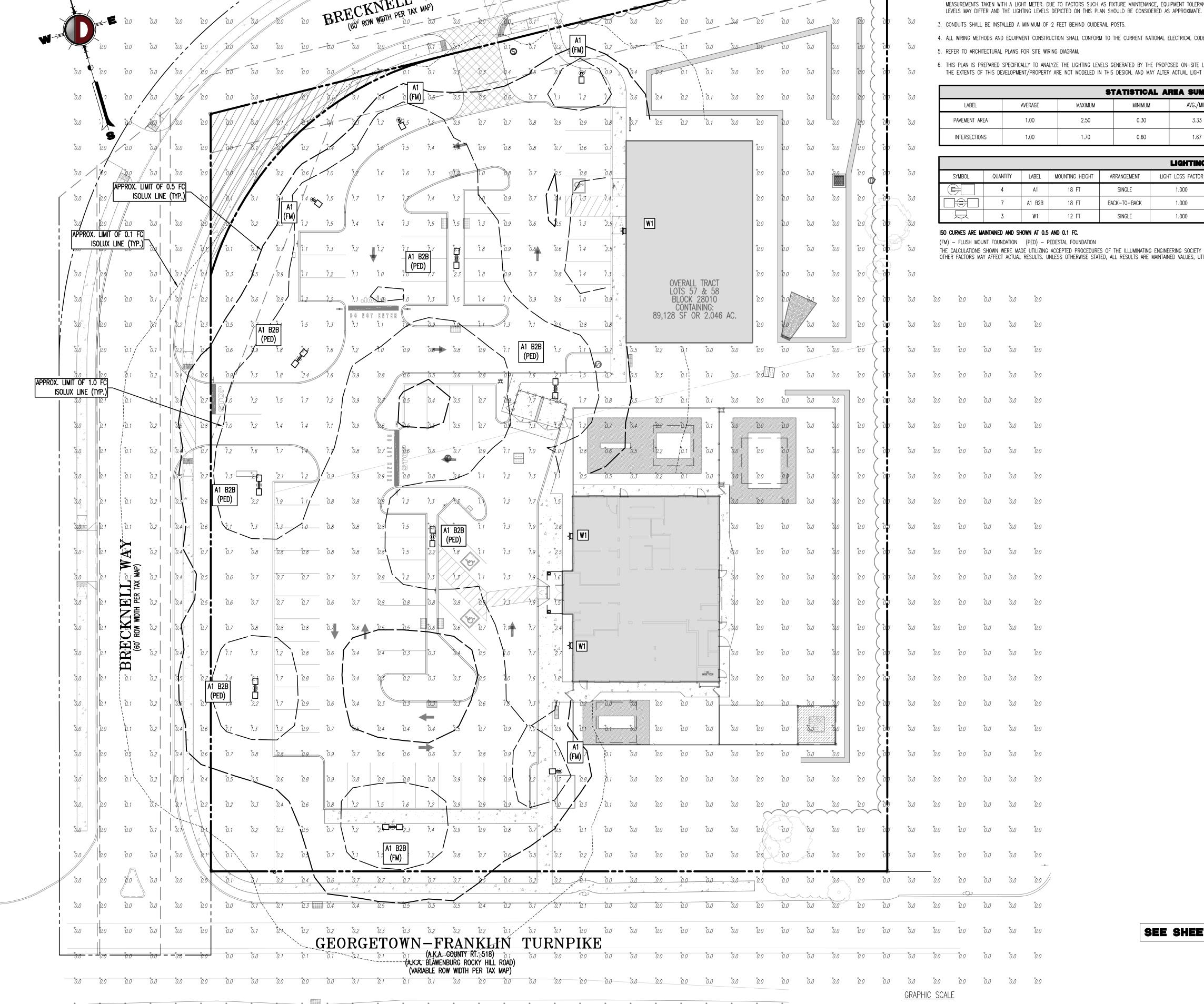
JACQUELYN GIORDANC

LIGHTING PLAN

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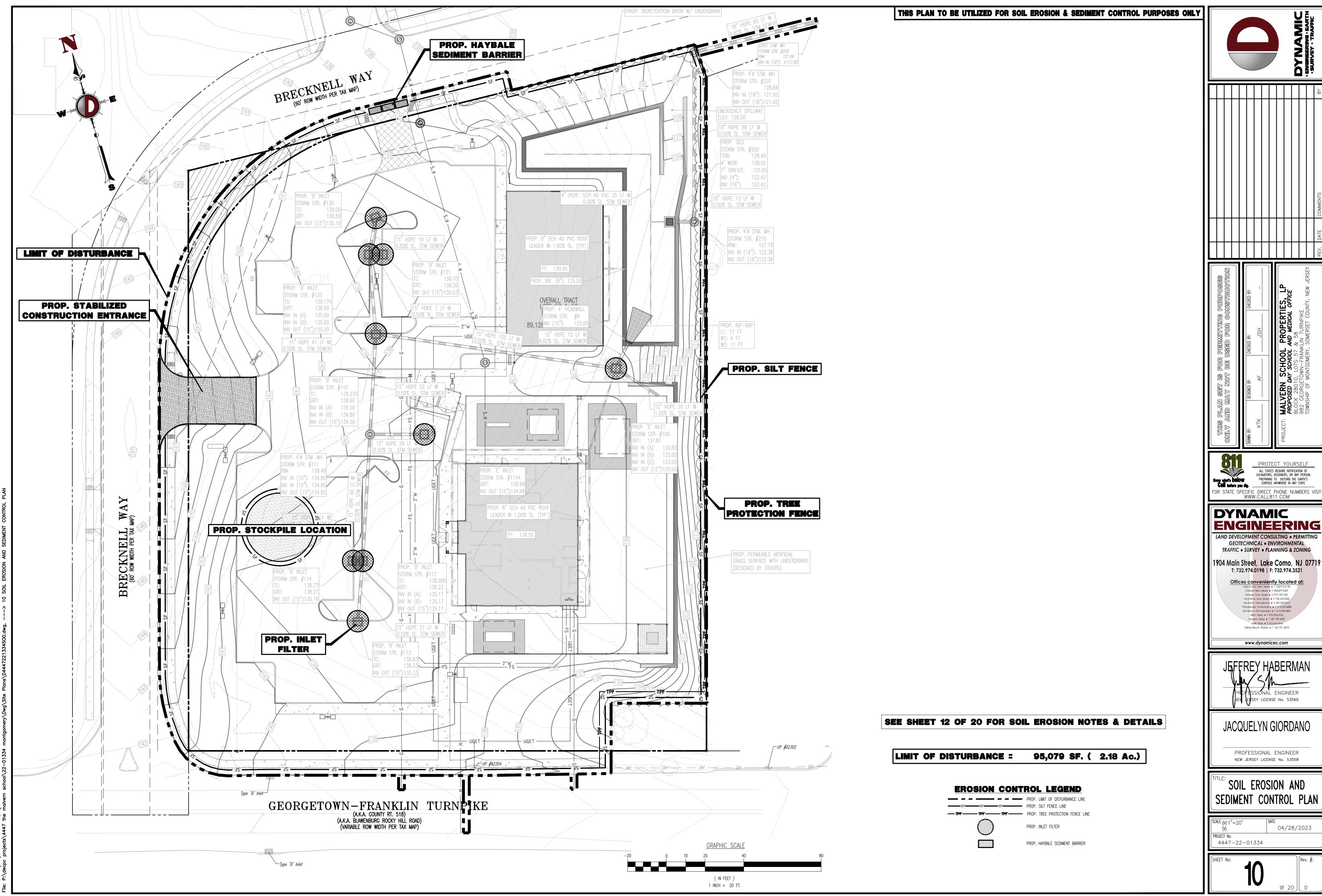
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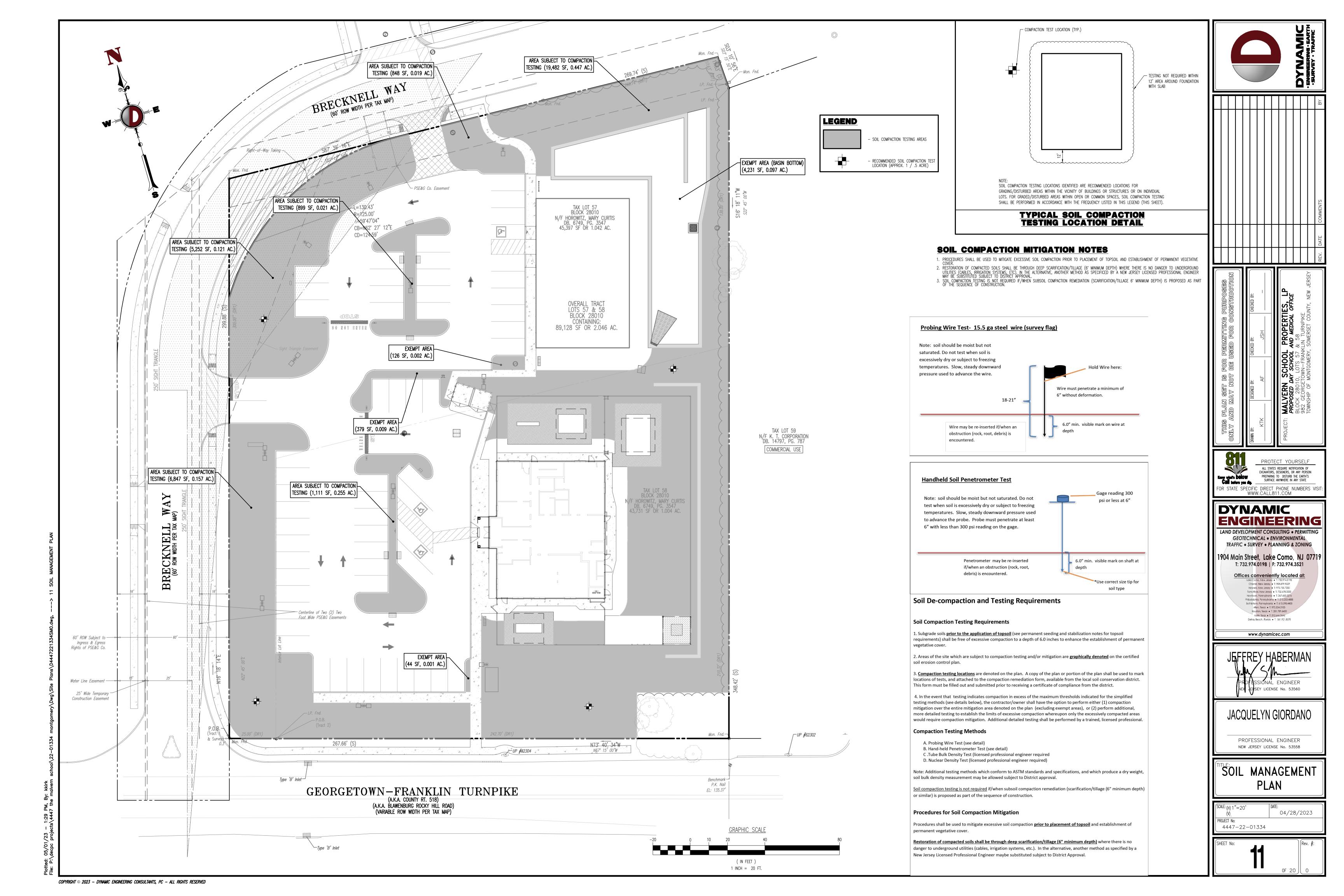


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PERMANENT VEGETATION SHALL BE SEEDED OR SODDED ON ALL EXPOSED AREAS WITHIN TEN (10) DAYS AFTER FINAL GRADING. MULCH WILL BE USED FOR PROTECTION UNTIL SEEDING IS ESTABLISHED. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE NJ STATE STANDARDS FOR SOIL EROSION AND SEDIMENT CONTROL IN NEW JERSEY, 7TH FDITION LAST REVISED JANUARY 2014

A SUB-BASE COURSE WILL BE APPLIED IMMEDIATELY FOLLOWING ROUGH GRADING AND INSTALLATION OF IMPROVEMENTS IN ORDER TO STABILIZE

MULCHES - SEE STANDARDS FOR STABILIZATION WITH MULCHES ONLY STREETS, ROADS, DRIVEWAYS AND PARKING AREAS. IN AREAS WHERE NO UTILITIES ARE PRESENT, THE SUB-BASE SHALL BE INSTALLED WITHIN 15

VEGETATIVE COVER, PERMANENT VEGETATIVE COVER, AND PERMANENT STABILIZATION

IMMEDIATELY FOLLOWING INITIAL DISTURBANCE OR ROUGH GRADING ALL CRITICAL AREAS SUBJECT TO EROSION (I.E.: STEEP SLOPES, ROADWAY SPRAY-ON ADHESIVES - ON MINERAL SOILS (NO EFFECTIVE ON MOCK SOILS). KEEP TRAFFIC OFF THESE AREAS. EMBANKMENTS) WILL RECEIVE A TEMPORARY SEEDING IN COMBINATION WITH STRAW MULCH OR A SUITABLE EQUIVALENT, AT A RATE OF TWO (2) TONS PER ACRE. ACCORDING TO THE NJ STATE STANDARDS.

ANY STEEP SLOPES RECEIVING PIPELINE INSTALLATION WILL BE BACKFILLED AND STABILIZED DAILY, AS THE INSTALLATION PROCEEDS (I.E.: SLOPES

GREATER THAT 3:1) TRAFFIC CONTROL STANDARDS REQUIRE THE INSTALLATION OF A 50'X30'X6'PAD OF 1 $\frac{1}{2}$ " OR 2" STONE, AT ALL CONSTRUCTION DRIVEWAYS, IMMEDIATELY AFTER INITIAL SITE DISTURBANCE THE SOMERSET-UNION SOIL CONSERVATION DISTRICT SHALL BE NOTIFIED IN WRITING 48 HOURS IN ADVANCE OF ANY LAND DISTURBING ACTIVITY AT THE TIME WHEN THE SITE PREPARATION FOR PERMANENT VEGETATIVE STABILIZATION IS GOING TO BE ACCOMPLISHED, ANY SOIL THAT WILL NOT

PROVIDE A SUITABLE ENVIRONMENT TO SUPPORT ADEQUATE VEGETATIVE GROUND COVER, SHALL BE REMOVED OR TREATED IN SUCH A WAY THAT USED BEFORE SOIL BLOWING STARTS. BEGIN PLOWING ON WINDWARD SIDE OF SITE. CHISEL-TYPE PLOWS SPACED ABOUT 12 INCHES APART, WILL PERMANENTLY ADJUST THE SOIL CONDITIONS AND RENDER IT SUITABLE FOR VEGETATIVE GROUND COVER. IF THE REMOVAL OR TREATMENT AND SPRING TOOTHED HARROWS ARE EXAMPLES OF EQUIPMENT WHICH MAY PRODUCE THE DESIRED EFFECT. OF THE SOIL WILL NOT PROVIDESUITABLE CONDITIONS, NON-VEGETATIVE MEANS OF PERMANENT GROUND STABILIZATION WILL HAVE TO BE EMPLOYED. TOPSOIL SHOULD BE HANDLED ONLY WHEN IT IS DRY ENOUGH TO WORK WITHOUT DAMAGING THE SOIL STRUCTURE. A UNIFORM SPRINKLING - SITE IS SPRINKLED UNTIL THE SURFACE IS WET. APPLICATION TO A DEPTH OF 5 INCHES (UNSETTLED) IS REQUIRED ON ALL SITES. IN THAT NJSA 4:24-39 ET SEQ., REQUIRES THAT NO CERTIFICATE OF OCCUPANCY BE ISSUED BEFORE THE PROVISIONS OF THE CERTIFIED PLAN

BARRIERS - SOLID BOARD FENCES, SNOW FENCES, BURLAP FENCES, CRATE WALLS, BALES OF HAY, AND SIMILAR MATERIAL CAN BE USED TO FOR SOIL EROSION AND SEDIMENT CONTROL HAVE BEEN COMPLIED WITH FOR PERMANENT MEASURES, ALL SITE WORK FOR SITE PLANS AND ALL CONTROL AIR CURRENTS AND SOIL BLOWING.

WORK AROUND INDIVIDUAL LOTS IN SUBDIVISIONS, WILL HAVE TO BE COMPLETED PRIOR TO THE DISTRICT ISSUING A REPORT OF COMPLIANCE FOR THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY BY THE MUNICIPALITY. CONDUIT OUTLET PROTECTION MUST BE INSTALLED AT ALL REQUIRED OUTFALLS PRIOR TO THE DRAINAGE SYSTEM BECOMING OPERATIONAL. ANY CHANGES TO THE CERTIFIED SOIL EROSION AND SEDIMENT CONTROL PLAN WILL REQUIRE THE SUBMISSION OF REVISED SOIL EROSION AND

USE OTHER PRACTICES TO PREVENT WASHING INTO STREAMS OR ACCUMULATION AROUND PLANTS.

SEDIMENT CONTROL PLANS TO THE DISTRICT FOR RE-CERTIFICATION. THE REVISED PLANS MUST MEET ALL CURRENT NJ STATE SOIL EROSION & SEDIMENT CONTROL STANDARDS THE SOMERSET-UNION SOIL CONSERVATION DISTRICT SHALL BE NOTIFIED OF ANY CHANGES IN OWNERSHIP.

MULCHING TO THE NJ STANDARDS IS REQUIRED FOR OBTAINING A CONDITIONAL REPORT OF COMPLIANCE. CONDITIONALS ARE ONLY ISSUED WHEN STANDARD FOR TEMPORARY VEGETATIVE THE SEASON PROHIBITS SEEDING. CONTRACTOR IS RESPONSIBLE FOR KEEPING ALL ADJACENT ROADS CLEAN DURING LIFE OF CONSTRUCTION PROJECT.

THE DEVELOPER SHALL BE RESPONSIBLE FOR REMEDIATING ANY EROSION OR SEDIMENT PROBLEMS THAT ARISE AS A RESULT OF ONGOING CONSTRUCTION AT THE REQUEST OF THE SOMERSET-UNION SOIL CONSERVATION DISTRICT. HYDRO SEEDING IS A TWO- STEP PROCESS. THE FIRST STEP INCLUDES SEED, FERTILIZER, LIME, ETC., ALONG WITH MINIMAL AMOUNTS OF MULCH TO PROMOTE CONSISTENCY, GOOD SEED TO SOIL CONTACT, AND GIVE A VISUAL INDICATION OF COVERAGE. UPON COMPLETION OF SEEDING OPERATION, HYDRO-MULCH SHOULD BE APPLIED AT A RATE OF 1500 LBS. PER ACRE IN SECOND STEP. THE USE OF HYDRO-MULCH, AS OPPOSED TO STRAW, IS LIMITED TO OPTIMUM SEEDING DATES AS LISTED IN THE NJ STANDARDS.

STANDARD FOR PERMANENT VEGETATIVE COVER FOR SOIL STABILIZATION

A. GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDBED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING, ALL GRADING SHOULD BE DONE IN ACCORDANCE WITH STANDARD FOR LAND GRADING. B. IMMEDIATELY PRIOR TO SEEDING AND TOPSOIL APPLICATION, THE SUBSOIL SHALL BE EVALUATED FOR COMPACTION IN ACCORDANCE WITH THI . TOPSOIL SHOULD BE HANDLED ONLY WHEN IT IS DRY ENOUGH TO WORK WITHOUT DAMAGING THE SOIL STRUCTURE. A UNIFORM APPLICATION TO

A DEPTH OF 5 INCHES (UNSETTLED) IS REQUIRED ON ALL SITES. TOPSOIL SHALL BE AMENDED WITH ORGANIC MATTER, AS NEEDED, IN INSTALL NEEDED EROSION CONTROL PRACTICES OR FACILITIES SUCH AS DIVERSIONS, GRADE-STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENT BASINS, AND WATERWAYS.

SEEDBED PREPARATION

A. UNIFORMLY APPLY GROUND LIMESTONE AND FERTILIZER TO TOPSOIL WHICH HAS BEEN SPREAD AND FIRMED, ACCORDING TO SOIL TEST 3. SEEDING RECOMMENDATIONS SUCH AS OFFERED BY RUTGERS CO-OPERATIVE EXTENSION SOIL SAMPLE MAILERS ARE AVAILABLE FROM THE LOCAL RUTGERS A. TEMPORARY VEGETATIVE STABILIZATION GRASSES, SEEDING RATES, DATES AND DEPTHS COOPERATIVE EXTENSION OFFICES (HTTP://NJAES.RUTGERS.EDU/COUNTY/) FERTILIZER SHALL BE APPLIED AT THE RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER 1,000 SQUARE FEET OF 10-10-10 OR EQUIVALENT WITH 50% WATER INSOLUBLE NITROGEN UNLESS A SOIL TEST INDICATES OTHERWISE AND INCORPORATED INTO THE SURFACE 4

INCHES. IF FERTILIZER IS NOT INCORPORATED, APPLY ONE—HALF THE RATE DESCRIBED ABOVE DURING SEEDBED PREPARATION AND REPEAT ANOTHER ONE-HALF RATE APPLICATION OF THE SAME FERTILIZER WITHIN 3 TO 5 WEEKS AFTER SEEDING. 3. WORK LIME AND FERTILIZER INTO THE TOPSOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES WITH A DISC, SPRING-TOOTH HARROW, OR OTHER SUITABLE EQUIPMENT. THE FINAL HARROWING OR DISKING OPERATION SHOULD BE ON THE GENERAL CONTOUR. CONTINUE TILLAGE UNTIL A REASONABLE UNIFORM SEEDBED IS PREPARED. . HIGH ACID PRODUCING SOIL. SOILS HAVING A PH OF 4 OR LESS OR CONTAINING IRON SULFIDE SHALL BE COVERED WITH A MINIMUM OF 12 INCHES OF SOIL HAVING A PH OF 5 OR MORE BEFORE INITIATING SEEDBED REPARATION. SEE STANDARD FOR MANAGEMENT OF HIGH ACID-PRODUCING SOILS FOR SPECIFIC REQUIREMENTS

A. PERMANENT VEGETATIVE MIXTURES & PLANTING RATES

GENERAL LAWN AREAS (SCD MIX 13 FROM TABLE 4)

(1) HARD FESCUE AND/OR CHEWING FESCUE AND/OR STRONG CREEPING RED FESCUE - 175 LBS/ACRE

PERENNIAL RYEGRASS -45 LBS/ACRE 1 LBS/1000 SQ.F KENTUCKY BLUEGRASS (BLEND) – 45 LBS/ACRE 1 LBS/1000 SQ.FT BASIN AREAS (SCD MIX 9 FROM TABLE 4)

(1) DEER TONGUE -WILD RYE (ELYMUS) -15 LBS/ACRE 0.35 LBS/1000 SQ.FT SWITCHGRASS -25 LBS/ACRE 0.60 LBS/1000 SQ.FT

CONVENTIONAL SEEDING IS PERFORMED BY APPLYING SEED UNIFORMLY BY HAND, CYCLONE (CENTRIFUGAL) SEEDER, DROP SEEDER, DRILL OR CULTIPACKER SEEDER. EXCEPT FOR DRILLED, HYDROSEEDED OR CULTIPACKED SEEDINGS, SEED SHALL BE INCORPORATED INTO THE SOIL WITHIN 4 HOURS OF SEEDBED PREPARATION TO A DEPTH OF 1/4 TO 1/2 INCH, BY RAKING OR DRAGGING. DEPTH OF SEED PLACEMENT MAY BE 1/4 NCH DEEPER ON COARSE-TEXTURED SOIL.

AFTER SEEDING, FIRMING THE SOIL WITH A CORRUGATED ROLLER WILL ASSURE GOOD SEED-TO-SOIL CONTACT, RESTORE CAPILLARITY IMPROVE SEEDLING EMERGENCE. THIS IS THE PREFERRED METHOD. WHEN PERFORMED ON THE CONTOUR, SHEET ERÓSION WILL BE MINIMIZED AND NATER CONSERVATION ON SITE WILL BE MAXIMIZED.

. HYDROSEEDING IS A BROADCAST SEEDING METHOD USUALLY INVOLVING A TRUCK, OR TRAILER-MOUNTED TANK, WITH AN AGITATION SYSTEM AND HYDRAULIC PUMP FOR MIXING SEED. WATER AND FERTILIZER AND SPRAYING THE MIX ONTO THE PREPARED SEEDBED. MULCH SHALL NOT BE INCLUDED IN THE TANK WITH SEED. SHORTFIBERED MULCH MAY BE APPLIED WITH A HYDROSEEDER FOLLOWING SEEDING. (ALSO SEE SECTION 4-MULCHING BELOW). HYDROSEEDING IS NOT A PREFERRED SEEDING METHOD BECAUSE SEED AND FERTILIZER ARE APPLIED TO THE SURFACE AND NOT INCORPORATED INTO THE SOIL. WHEN POOR SEED TO SOIL CONTACT OCCURS, THERE IS A REDUCED SEED GERMINATION AND GROWTH.

MULCHING IS REQUIRED ON ALL SEEDING. MULCH WILL PROTECT AGAINST EROSION BEFORE GRASS IS ESTABLISHED AND WILL PROMOTE FASTER AND EARLIER ESTABLISHMENT. THE EXISTENCE OF VEGETATION SUFFICIENT TO CONTROL SOIL EROSION SHALL BE DEEMED COMPLIANCE WITH THIS

A. STRAW OR HAY. UNROTTED SMALL GRAIN STRAW, HAY FREE OF SEEDS, APPLIED AT THE RATE OF 1.5 TO 2 TONS PER ACRE (70 TO 90 POUNDS PER 1,000 SQUARE FEET), EXCEPT THAT WHERE A CRIMPER IS USED INSTEAD OF A LIQUID MULCH—BINDER (TACKIFYING OR ADHESIVE AGENT) THE RATE OF APPLICATION IS 3 TONS PER ACRE. MULCH CHOPPER—BLOWERS MUST NOT GRIND THE MULCH. HAY MULCH IS NOT RECOMMENDED FOR ESTABLISHING FINE TURF OR LAWNS DUE TO THE PRESENCE OF WEED SEED.

APPLICATION. SPREAD MULCH UNIFORMLY BY HAND OR MECHANICALLY SO THAT APPROXIMATELY 85% OF THE SOIL SURFACE WILL BE COVERED. FOR UNIFORM DISTRIBUTION OF HAND-SPREAD MULCH, DIVIDE AREA INTO APPROXIMATELY 1,000 SQUARE FEET SECTIONS AND DISTRIBUTE 70 TO 90 POUNDS WITHIN EACH SECTION.

ANCHORING SHALL BE ACCOMPLISHED IMMEDIATELY AFTER PLACEMENT TO MINIMIZE LOSS BY WIND OR WATER. THIS MAY BE DONE BY ONE OF IHE FOLLOWING METHODS IN ACCORDANCE WITH THE STATE STANDARDS, DEPENDING UPON THE SIZE OF THE AREA, STEEPNESS OF SLOPES, AND . PEG AND TWINE

2. MULCH NETTINGS . CRIMPER MULCH ANCHORING COULTER TOOL

LIQUID MULCH-BINDERS

B. WOOD-FIBER OR PAPER-FIBER MULCH - SHALL BE MADE FROM WOOD, PLANT FIBERS OR PAPER CONTAINING NO GROWTH OR GERMINATION SEQUENCE OF CONSTRUCTION: INHIBITING MATERIALS, USED AT THE RATE OF 1,500 POUNDS PER ACRE (OR AS RECOMMENDED BY THE PRODUCT MANUFACTURER) AND MAY BE APPLIED BY A HYDROSEEDER. MULCH SHALL NOT BE MIXED IN THE TANK WITH SEED. USE IS LIMITED TO FLATTER SLOPES AND DÚRING OPTIMUM PHASE 1: INSTALL STONE ANTI-TRACKING PAD AND OTHER SOIL EROSION SEEDING PERIODS IN SPRING AND FALL.

. PELLETIZED MULCH - COMPRESSED AND EXTRUDED PAPER AND/OR WOOD FIBER PRODUCT, WHICH MAY CONTAIN CO-POLYMERS, TACKIFIERS, FENCING.
FERTILIZERS, AND COLORING AGENTS. THE DRY PELLETS, WHEN APPLIED TO A SEEDED AREA AND WATERED, FORM A MULCH MAT. PELLETIZED PHASE 2: CLEAR AND ROUGH GRADE FOR NEW BUILDING SITE AND OTHER MULCH SHALL BE APPLIED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. MULCH MAY BE APPLIED BY HAND OR MECHANICAL SPREADER AT THE RATE OF 60-75 LBS/1,000 SQUARE FEET AND ACTIVATED WITH 0.2 TO 0.4 INCHES OF WATER. THIS MATERIAL HAS BEEN FOUND TO BE BENEFICIAL FOR USE ON SMALL LAWN OR RENOVATION AREAS, SEEDED AREAS WHERE WEEDSEED FREE MULCH IS DESIRED, OR ON SITES WHERE STRAW MULCH AND TACKIFIER AGENT ARE NOT PRACTICAL OR DESIRABLE. APPLYING THE FULL 0.2 TO 0.4 INCHES OF WATER AFTER

PHASE 3: EXCAVATION, CONSTRUCTION, AND STABILIZATION OF DETENTION BASIN(S), EXCAVATE AND INSTALL UNDERGROUND PIPING AND DRAINAGE STRICTURES. SPREADING PELLETIZED MULCH ON THE SEED BED IS EXTREMELY IMPORTANT FOR SUFFICIENT ACTIVATION AND EXPANSION OF THE MULCH TO

STANDARD FOR STABILIZATION WITH MULCH ONLY

A. GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDBED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING. ALL GRADING SHOULD BE DONE IN ACCORDANCE WITH STANDARDS FOR LAND GRADING. B. INSTALL NEEDED EROSION CONTROL PRACTICES OR FACILITIES SUCH AS DIVERSIONS, GRADE STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENT BASINS, AND WATERWAYS. SEE STANDARDS 11 THROUGH 42.

A. UNROTTED SMALL-GRAIN STRAW, AT 2.0 TO 2.5 TONS PER ACRE, IS SPREAD UNIFORMLY AT 90 TO 115 POUNDS PER 1,000 SQUARE FEET AND ANCHORED WITH A MULCH ANCHORING TOOL, LIQUID MULCH BINDERS, OR NETTING TIE DOWN. OTHER SUITABLE MATERIALS MAY BE USED IF APPROVED BY THE SOIL CONSERVATION DISTRICT. THE APPROVED RATES ABOVE HAVE BEEN MET WHEN THE MULCH COVERS THE GROUND COMPLETELY UPON VISUAL INSPECTION, I.E. THE SOIL CANNOT BE SEEN BELOW THE MULCH.

B. SYNTHETIC OR ORGANIC SOIL STABILIZERS MAY BE USED UNDER SUITABLE CONDITIONS AND IN QUANTITIES AS RECOMMENDED BY THE

C. WOOD-FIBER OR PAPER-FIBER MULCH AT THE RATE OF 1,500 POUNDS PER ACRE (OR ACCORDING TO THE MANUFACTURER'S REQUIREMENTS) MAY BE APPLIED BY A HYDROSFEDER. D. MULCH NETTING, SUCH AS PAPER JUTE, EXCELSIOR, COTTON, OR PLASTIC, MAY BE USED.

WOODCHIPS APPLIED UNIFORMLY TO A MINIMUM DEPTH OF 2 INCHES MAY BE USED. WOODCHIPS WILL NOT BE USED ON AREAS WHERE FLOWING WATER COULD WASH THEM INTO AN INLET AND PLUG IT. F. GRAVEL, CRUSHED STONE, OR SLAG AT THE RATE OF 9 CUBIC YARDS PER 1,000 SQ. FT. APPLIED UNIFORMLY TO A MINIMUM DEPTH OF 3

INCHES MAY BE USED. SIZE 2 OR 3 (ASTM C-33) IS RECOMMENDED. MULCH ANCHORING - SHOULD BE ACCOMPLISHED IMMEDIATELY AFTER PLACEMENT OF HAY OR STRAW MULCH TO MINIMIZE LOSS BY WIND OR WATER. THIS MAY BE DONE BY ONE OF THE FOLLOWING METHODS IN ACCORDANCE WITH THE STATE STANDARDS, DEPENDING UPON THE SIZE OF THE AREA AND STEEPNESS OF SLOPES.

B. MULCH NETTINGS . CRIMPER MULCH ANCHORING COULTER TOOL

. LIQUID MULCH-BINDERS

STANDARD FOR DUST CONTROL

THE CONTROL OF DUST ON CONSTRUCTION SITES AND ROADS.

TO PREVENT BLOWING AND MOVEMENT OF DUST FROM EXPOSED SOIL SURFACES. REDUCE ON-AND OFF- SITE DAMAGE AND HEALTH HAZARDS, AND IMPROVE TRAFFIC SAFETY

THE FOLLOWING METHODS SHOULD BE CONSIDERED FOR CONTROLLING DUST:

	WATER DILLUTION	TYPE OF NOZZLE	APPLY GALLONS/ACRE
ANIONIC ASPHALT	7:1	COARSE SPRAY	1,200
EMULSION			
LATEX EMULSION	12.5:1	FINE SPRAY	235
RESIN IN WATER	4:1	FINE SPRAY	300
TILLAGE - TO ROUGHEN SURFACE A	ND BRING CLODS TO THE SURFACE	THIS IS A TEMPORARY EMERGENCY M	FASURE WHICH SHOULD BE

CALCIUM CHLORIDE - SHALL BE IN THE FORM OF LOOSE, DRY GRANULES OR FLAKES FINE ENOUGH TO FEED THROUGH COMMONLY USED SPREADERS AT A RATE THAT WILL KEEP SURFACE MOIST BUT NOT CAUSE POLLUTION OR PLANT DAMAGE. IF USED ON STEEPER SLOPES, THEN

STONE - COVER SURFACE WITH CRUSHED STONE OR COARSE GRAVEL.

COVER FOR SOIL STABILIZATION

A. GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDBED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING. ALL GRADING SHOULD BE DONE IN ACCORDANCE WITH STANDARDS FOR LAND GRADING, PG. 19-. INSTALL NEEDED EROSION CONTROL PRACTICES OR FACILITIES SUCH AS DIVERSIONS, GRADE STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENT BASINS, AND WATERWAYS. SEE STANDARDS 11 THROUGH 42. C. IMMEDIATELY PRIOR TO SEEDING, THE SURFACE SHOULD BE SCARIFIED 6" TO 12" WHERE THERE HAS BEEN SOIL COMPACTION. THIS PRACTICE IS PERMISSIBLE ONLY WHERE THERE IS NO DANGER TO UNDERGROUND UTILITIES (CABLES, IRRIGATION SYSTEMS, ETC.).

A. APPLY GROUND LIMESTONE AND FERTILIZER ACCORDING TO SOIL TEST RECOMMENDATIONS SUCH AS OFFERED BY RUTGERS CO-OPERATIVE EXTENSION, SOIL SAMPLE MAILERS ARE AVAILABLE FROM THE LOCAL RUTGERS COOPERATIVE EXTENSION OFFICES.

FERTILIZER SHALL BE APPLIED AT THE RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER 1,000 SQUARE FEET OF 10-20-10 OR EQUIVALENT WITH 50% WATER INSOLUBLE NITROGEN UNLESS A SOIL TEST INDICATES OTHERWISE. CALCIUM CARBONATE IS THE EQUIVALENT AND STANDARD FOR MEASURING THE ABILITY OF LIMING MATERIALS TO NEUTRALIZE SOIL ACIDITY AND SUPPLY CALCIUM AND MAGNESIUM TO GRASSES AND LEGUMES. B. WORK LIME AND FERTILIZER INTO THE SOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES WITH A DISC, SPRINGTOOTH HARROW, OR OTHER SUITABLE EQUIPMENT. THE FINAL HARROWING OR DISKING OPERATION SHOULD BE ON THE GENERAL CONTOUR. CONTINUE TILLAGE UNTIL A REASONABLE UNIFORM SEEDBED IS PREPARED. C. INSPECT SEEDBED JUST BEFORE SEEDING. IF TRAFFIC HAS LEFT THE SOIL COMPACTED, THE AREA MUST BE RETILED IN ACCORDANCE WITH THE D. SOILS HIGH IN SULFIDES OR HAVING A PH OF 4 OR LESS REFER TO STANDARD FOR MANAGEMENT OF HIGH ACID PRODUCING SOILS, PG. 1-1.

- COOL SEASON GRASSES: (1) PERENNIAL RYEGRASS - 100 LBS / ACRE; PLANT BETWEEN MARCH 1 AND MAY 15 BETWEEN AUGUST 15 AND OCTOBER 1; AT A DEPTH OF (2) SPRING OATS - 86 LBS / ACRE; PLANT BETWEEN MARCH 1 AND MAY 15 BETWEEN AUGUST 15 AND OCTOBER 1; AT A DEPTH OF 1.0 3) WINTER BARLEY — 96 LBS / ACRE; PLANT BETWEEN AUGUST 15 AND OCTOBER 1; AT A DEPTH OF 1.0 INCHES.

(4) ANNUAL RYEGRASS - 100 LBS / ACRE; PLANT BETWEEN MARCH 1 AND JUNE 15 BETWEEN AUGUST 1 AND SEPTEMBER 15; AT A DEPTH OF 0.5 INCHES (5) WINTER CEREAL RYE - 112 LBS / ACRE; PLANT BETWEEN AUGUST 1 AND NOVEMBER 15; AT A DEPTH OF 1.0 INCHES.

(1) PEARL MILLET - 20 LBS / ACRE; PLANT BETWEEN MAY 15 AND AUGUST 15; AT A DEPTH OF 1.0 INCHES.

(2) MILLET (GERMAN OR HUNGARIAN) - 30 LBS / ACRE: PLANT BETWEEN MAY 15 AND AUGUST 15: AT A DEPTH OF 1.0 INCHES. B. CONVENTIONAL SEEDING. APPLY SEED UNIFORMLY BY HAND, CYCLONE (CENTRIFUGAL) SEEDER, DROP SEEDER, DRILL OR CULTIPACKER SEEDER. EXCEPT FOR DRILLED, HYDROSEEDED OR CULTIPACKED SEEDINGS, SEED SHALL BE INCORPORATED INTO THE SOIL, TO A DEPTH OF 1/4 TO 1/2

INCH, BY RAKING OR DRAGGING. DEPTH OF SEED PLACEMENT MAY BE 1/4 INCH DEEPER ON COARSE TEXTURED SOIL. HYDROSEEDING IS A BROADCAST SEEDING METHOD USUALLY INVOLVING A TRUCK OR TRAILER MOUNTED TANK, WITH AN AGITATION SYSTEM AND HYDRAULIC PUMP FOR MIXING SEED, WATER AND FERTILIZER AND SPRAYING THE MIX ONTO THE PREPARED SEEDBED. MULCH SHALL NOT BE INCLUDED IN THE TANK WITH SEED. SHORT FIBERED MULCH MAY BE APPLIED WITH A HYDROSEEDER FOLLOWING SEEDING. (ALSO SEE SECTION IV MULCHING) HYDROSEEDING IS NOT A PREFERRED SEEDING METHOD BECAUSE SEED AND FERTILIZER ARE APPLIED TO THE SURFACE AND NOT INCORPORATED INTO THE SOIL. POOR SEED TO SOIL CONTACT OCCURS REDUCING SEED GERMINATION AND GROWTH. HYDROSEEDING MAY BE USED FOR AREAS TOO STEEP FOR CONVENTIONAL EQUIPMENT TO TRAVERSE OR TOO OBSTRUCTED WITH ROCKS, STUMPS, ETC.). AFTER SEEDING, FIRMING THE SOIL WITH A CORRUGATED ROLLER WILL ASSURE GOOD SEED—TO—SOIL CONTACT, RESTORE CAPILLARITY, SEEDLING EMERGENCE. THIS IS THE PREFERRED METHOD. WHEN PERFORMED ON THE CONTOUR, SHEET EROSION WILL BE MINIMIZED AND WATER

MULCHING IS REQUIRED ON ALL SEEDING. MULCH WILL INSURE AGAINST EROSION BEFORE GRASS IS ESTABLISHED AND WILL PROMOTE FASTER AND EARLIER ESTABLISHMENT. THE EXISTENCE OF VEGETATION SUFFICIENT TO CONTROL SOIL EROSION SHALL BE DEEMED COMPLIANCE WITH THIS

A. STRAW OR HAY. UNROTTED SMALL GRAIN STRAW, HAY FREE OF SEEDS, APPLIED AT THE RATE OF 1-1/2 TO 2 TONS PER ACRE (70 TO 90 POUNDS PER 1,000 SQUARE FEET), EXCEPT THAT WHERE A CRIMPER IS USED INSTEAD OF A LIQUID MÜLCH-BINDER (TACKIFYING OR ADHESIVE AGENT), THE RATE OF APPLICATION IS 3 TONS PER ACRE. MULCH CHOPPER-BLOWERS MUST NOT GRIND THE MULCH. HAY MULCH IS NOT RECOMMENDED FOR ESTABLISHING FINE TURF OR LAWNS DUE TO THE PRESENCE OF WEED SEED.

APPLICATION. SPREAD MULCH UNIFORMLY BY HAND OR MECHANICALLY SO THAT APPROXIMATELY 95% OF THE SOIL SURFACE WILL BE COVERED. FOR UNIFORM DISTRIBUTION OF HAND-SPREAD MULCH, DIVIDE AREA INTO APPROXIMATELY 1,000 SQUARE FEET SECTIONS AND DISTRIBUTE 70 TO

ANCHORING SHALL BE ACCOMPLISHED IMMEDIATELY AFTER PLACEMENT TO MINIMIZE LOSS BY WIND OR WATER. THIS MAY BE DONE BY ONE OF THE FOLLOWING METHODS IN ACCORDANCE WITH THE STATE STANDARDS, DEPENDING UPON THE SIZE OF THE AREA, STEEPNESS OF SLOPES, AND COST.

2. MULCH NETTINGS 3. CRIMPER MULCH ANCHORING COULTER TOOL

4. LIQUID MULCH-BINDERS

B. WOOD-FIBER OR PAPER-FIBER MULCH. SHALL BE MADE FROM WOOD, PLANT FIBERS OR PAPER CONTAINING NO GROWTH OR GERMINATION INHIBITING MATERIALS, USED AT THE RATE OF 1,500 POUNDS PER ACRE (OR AS RECOMMENDED BY THE PROJECT MANUFACTURER) AND MAY BE APPLIED BY A HYDROSEEDER. THIS MULCH SHALL NOT BE MIXED IN THE TANK WITH SEED. USE IS LIMITED TO FLATTER SLOPES AND DURING OPTIMUM SEEDING PERIODS IN SPRING AND FALL.

C. PELLETIZED MULCH. COMPRESSED AND EXTRUDED PAPER AND/OR WOOD FIBER PRODUCT, WHICH MAY CONTAIN CO-POLYMERS, TACKIFIERS FERTILIZERS AND COLORING AGENTS. THE DRY PELLETS, WHEN APPLIED TO A SEEDED AREA AND WATERED, FORM A MULCH MAT. PELLETIZED MULCH SHALL BE APPLIES IN ACCORDANCE WITH THE MANUFACTURERS RECOMMENDATIONS. MULCH MAY BE APPLIED BY HAND OR MECHANICAL SPREADER AT THE RATE OF 60-75 LBS./1,000 SQUARE FEET AND ACTIVATED WITH 0.2 TO 0.4 INCHES OF WATER. THIS MATERIAL HAS BEEN FOUND TO BE BENEFICIAL FOR USE ON SMALL LAWN OR RENOVATION AREAS, SEEDED AREAS WHERE WEED-SEED FREE MULCH IS DESIRED OR ON SITES WHERE STRAW MULCH AND TACKIFIER AGENT ARE NOT PRACTICAL OR DESIRABLE.

APPLYING THE FULL 0.2 TO 0.4 INCHES OF WATER AFTER SPREADING PELLETIZED MULCH ON THE SEED BED IS EXTREMELY IMPORTANT FOR SUFFICIENT ACTIVATION AND EXPANSION OF THE MULCH TO PROVIDE SOIL COVERAGE.

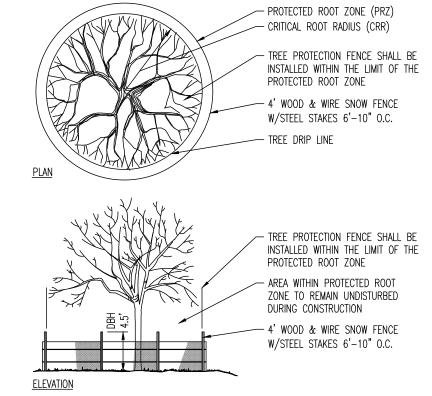
AND SEDIMENT CONTROL MEASURES INCLUDING DOWN SLOPE PERIMETER HAYBALES, SILT FENCING AND TREE PROTECTION

STRUCTURES REQUIRING EXCAVATION. DRAINAGE STRUCTURES.

PHASE 4: EXCAVATE FOR BUILDING FOUNDATION. PHASE 5: COMPLETE BUILDING CONSTRUCTION.

PHASE 6: EXCAVATE AND INSTALL ON-SITE IMPROVEMENTS INCLUDING CURBING, UNDERGROUND PIPING, AND DRAINAGE STRUCTURES. PHASE 7: FINAL GRADING ON SITE PHASE 8: INSTALL PAVING, CONCRETE, AND FINAL VEGETATION INCLUDING

SEEDING AND LANDSCAPING PHASE 9: REMOVE SOIL EROSION AND SEDIMENT CONTROL MEASURES INCLUDING DOWN SLOPE PERIMETER HAYBALES, SILT FENCING AND TREE PROTECTION FENCING.



ESTIMATE A TREE'S PROTECTED ROOT ZONE (PRZ) BY CALCULATING THE CRITICAL ROOT RADIUS (CRR) 1. MEASURE THE DBH (DIAMETER OF TREE AT BREAST HEIGHT, 4.5' ABOVE GROUND ON THE UPHILL SIDE OF TREE) IN INCHES. 2. MULTIPLY MEASURED DBH BY 1.5 OR 1.0. EXPRESS THE RESULT IN FEET

DBH x 1.5: CRITICAL ROOT RADIUS FOR OLDER, UNHEALTHY, OR SENSITIVE SPECIES. DBH x 1.0: CRITICAL ROOT RADIUS FOR YOUNGER, HEALTHY OR TOLERANT SPECIES.

> TREE PROTECTION DURING SITE CONSTRUCTION DETAIL



2 RE-BARS, STEEL PICKETS OR 2"x 2" STAKES 1 1/2' TO -

DRAINAGE AREA NO MORE THAN 1/4 AC. PER 100 FEE

OF STRAW BALE DIKE FOR SLOPES LESS THAN 25%

. Bales shall be placed at the top of a slope or on the contour and in a row with ends tightly abutting

THE ADJACENT BALES.

2. EACH BALE SHALL BE PLACED SO THE BINDINGS ARE HORIZONTAL.

3. BALES SHALL BE SECURELY ANCHORED IN PLACE BY EITHER TWO STAKES OR RE—BARS DRIVEN THROUGH THE BALE.
THE FIRST STAKE IN EACH BALE SHALL BE DRIVEN TOWARD THE PREVIOUSLY LAID BALE AT AN ANGLE TO FORCE THE
BALES TOGETHER. STAKES SHALL BE DRIVEN FLUSH WITH THE BALE.

4. INSPECTION SHALL BE FREQUENT AND REPAIR REPLACEMENT SHALL BE PROMPTLY AS NEEDED.

5. BALES SHALL BE REMOVED WHEN THEY HAVE SERVED THEIR USEFULNESS SO AS NOT TO BLOCK OR IMPEDE STORM

HAYBALE SEDIMENT BARRIER DETAIL

NOT TO SCALE

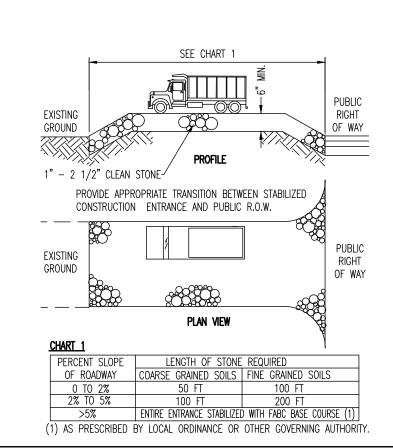
2' IN GROUND, DRIVE STAKES FLUSH WITH BALES

ANGLE FIRST STAKE TOWARD

PREVIOUSLY LAID BALE

BOUND BALES PLACED -

ON CONTOUR



STABILIZED CONSTRUCTION ENTRANCE NOT TO SCALE

4" MIN. SECTION A-A PAVFMFN' GEOTEXTILE TUBE AND/OR BAGS 3/4" CLEAN STONE TO SEAL

(TYP.) (AS REQUIRED) FILLED WITH 3/4" CLEAN STONE PLAN VIEW 1. GEOTEXTILE TO BE WOVEN POLYPROPYLENE PRODUCT 117F, BY SYNTHETIC INDUSTRIES INC., OR TERRATEX SC, BY WFBTFC INC., OR APPROVED FOUAL. 2. 3/4" CLEAN STONE CORE SHALL BE COMPLETELY CONTAINED WITHIN GEOTEXTILE. SEAMS SHALL BE SEWN OR CLOSED BY SUITABLE MECHANICAL MEANS TO PREVENT LEAKAGE OF STONE.

WHERE NO CURB IS PRESENT, BARRIER SHALL COMPLETELY ENCIRCLE THE DRAIN INLET.

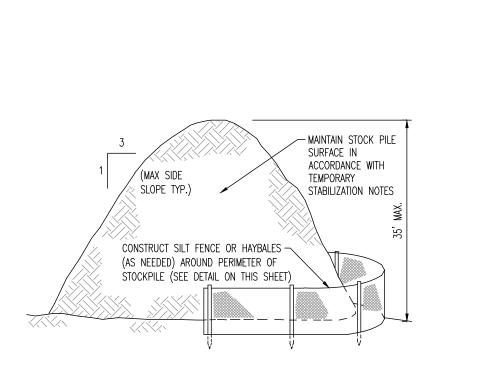
INLET GRATE OPENING IS TO BE KEPT CLEAR OF OBSTRUCTIONS AT ALL TIMES. 5. THE PROTECTION DEVICE WILL BE DESIGNED TO CAPTURE OR FILTER RUNOFF FROM THE 1 YEAR, 24 HOUR STORM OTHER METHODS THAT ACCOMPLISH THE PURPOSE OF STORM SEWER INLET PROTECTION MAY BE USED IF APPROVED BY THE SOIL CONSERVATION DISTRICT. INSPECTIONS SHALL BE FREQUENT. MAINTENANCE, REPAIR, AND REPLACEMENT SHALL BE MADE PROMPTLY, A NEEDED. THE BARRIER SHALL BE REMOVED WHEN THE ARÉA DRAINING TOWARDS THE INLET HAS BEEN STABILIZED

> INLET FILTER, TYPE 1 NOT FOR USE WITHIN NJDOT RIGHT-OF-WAY

— CURB OPENING FOR REMOVAL OF BAG FROM INLET DUMP STRAP (TYP.) PROVIDE FOR FLOOD OVERFLOW DUMP STRAPS FOR REMOVAL OF 1/4" NYLON ROPE, BAG FROM INLET " FLAT WASHERS) INLET FILTER BAG DETAIL

INLET FILTER, TYPE 2 ACCEPTABLE FOR USE WITHIN NUDOT RIGHT-OF-WAY

INLET FILTER COMBINED DETAIL



TEMPORARY STOCKPILE DETAIL

ANCHOR STAKES ~

(AS NEEDED)

1. GEOTEXTILE TO BE WOVEN POLYPROPYLENE PRODUCT 117F, BY SYNTHETIC INDUSTRIES INC., OR TERRATEX SC, BY WEBTEC INC., OR APPROVED EQUAL.

6. THE PROTECTION DEVICE WILL BE DESIGNED TO CAPTURE OR FILTER RUNOFF FROM THE 1 YEAR, 24 HOUR STORM EVENT AND SHALL SAFELY CONVEY

HIGHER FLOWS DIRECTLY INTO THE STORM SEWER SYSTEM. WHERE SLOPE REQUIRES, AN EARTHEN BERM SHALL BE INSTALLED TO DIRECT STORM FLOW

7. OTHER METHODS THAT ACCOMPLISH THE PURPOSE OF STORM SEWER INLET PROTECTION MAY BE USED IF APPROVED BY THE SOIL CONSERVATION DISTRICT

8. INSPECTIONS SHALL BE FREQUENT. MAINTENANCE, REPAIR, AND REPLACEMENT SHALL BE MADE PROMPTLY, AS NEEDED. THE BARRIER SHALL BE REMOVED

3. ANCHOR STAKES OF WOOD OR METAL SHALL BE INSTALLED WHERE REQUIRED BY FIELD CONDITIONS TO PREVENT MOVEMENT OF BARRIER.

PREVENT LEAKAGE OF STONE.

4. BARRIER SHALL COMPLETELY ENCIRCLE THE DRAIN INLET.

5. GRATE OPENING IS TO BE KEPT CLEAR OF OBSTRUCTIONS AT ALL TIMES.

WHEN THE AREA DRAINING TOWARDS THE INLET HAS BEEN STABILIZED.

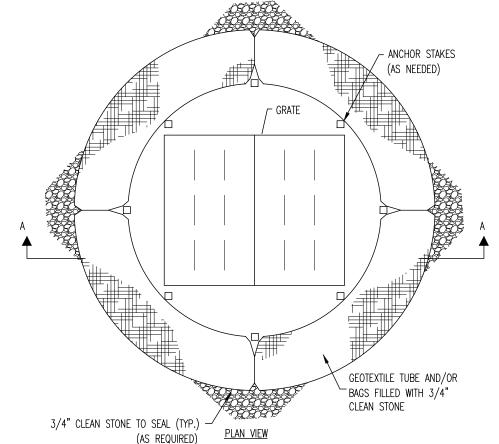
2. 3/4" CLEAN STONE CORE SHALL BE COMPLETELY CONTAINED WITHIN GEOTEXTILE. SEAMS SHALL BE SEWN OR CLOSED BY SUITABLE MECHANICAL MEANS TO

WOOD OR METAL FENCE POSTS SPACED 8'-0" O.C. - DRAWSTRING RUNNING THROUGH FABRIC ALONG - FABRIC SECURED TO POST WITH METAL FASTENERS AND TOP OF FENCE. REINFORCEMENT BETWEEN FASTENER AND FABRIC ↓ DRAWSTRING RUNNING THROUGH FABRIC ALONG TOP OF FENCE. UNDISTURBED GROUND __DIG 6" WIDE AND 6" DEEP TRENCH, BURY BOTTOM 1'-0" OF FILTER FABRIC, TAMP IN PLACE 1. PLACE SILT FENCE AT LOCATIONS AS SHOWN ON THE SOIL EROSION AND SEDIMENT CONTROL PLAN. 2. THE SLOPE OF THE LAND FOR AT LEAST 30 FEET ADJACENT TO ANY SILT FENCE SHALL NOT EXCEED 5 PERCENT

. SILT FENCE SHALL BE INSTALLED SO WATER CANNOT BYPASS THE FENCE AROUND THE SIDES. 4. INSPECTION SHALL BE FREQUENT AND REPAIR OR REPLACEMENT SHALL BE MADE AS PROMPTLY AS POSSIBLE 5. SILT FENCE SHALL REMAIN IN PLACE FOR THE DURATION OF THE PROJECT UNLESS OTHERWISE INSTRUCTED BY THE TOWNSHIP ENGINEER OR SOIL 6. THE BARRIER SHALL BE REMOVED WHEN THE CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED SO AS NOT TO BLOCK OR IMPEDE STORM 7. FENCE POSTS SHALL BE SPACED 8 FEET CENTER-TO-CENTER OR CLOSER. THEY SHALL EXTEND AT LEAST 2 FEET INTO THE GROUND AND EXTEND AT LEAST 2 FEET ABOVE GROUND, POSTS SHALL BE CONSTRUCTED OF HARDWOOD A MIN. DIAMETER THICKNESS OF 1 1/2 INCHES. 8. A METAL FENCE WITH 6 INCH OR SMALLER OPENINGS AND AT LEAST 2 FEET HIGH MAY BE UTILIZED, FASTENED TO THE FENCE POSTS, TO PROVIDE REINFORCEMENT AND SUPPORT TO THE GEOTEXTILE FABRIC WHERE SPACE FOR OTHER PRACTICES IS LIMITED AND HEAVY SEDIMENT LOADING IS EXPECTED. 9. A GEOTEXTILE FABRIC, RECOMMENDED FOR SUCH USE BY THE MANUFACTURER, SHALL BE BURIED AT LEAST 6 INCHES DEEP IN THE GROUND.

THE FABRIC SHALL EXTEND AT LEAST 2 FEET ABOVE GROUND. FABRIC MUST BE SECURELY FASTENED TO THE POSTS USING A SYSTEM CONSISTING OF METAL FASTENERS (NAILS OR STAPLES) AND HIGH STRENGTH REINFORCEMENT MATERIAL (NYLON WEBBING, GROMMETS, WASHERS ETC.) PLACED BETWEEN THE FASTENER AND THE GEOTEXTILE FABRIC. THE FASTENING SYSTEM SHALL RESIST TEARING AWAY FROM THE POST. THE FABRIC SHALL INCORPORATE A DRAWSTRING IN THE TOP PORTION OF THE FENCE FOR ADDED STRENGTH.

SILT FENCE DETAIL

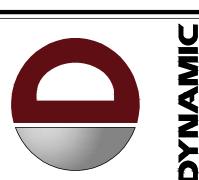


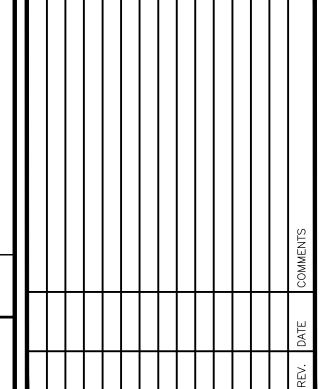
CONTROL NOTES AND DETAIL CALE: (H) NOT TO

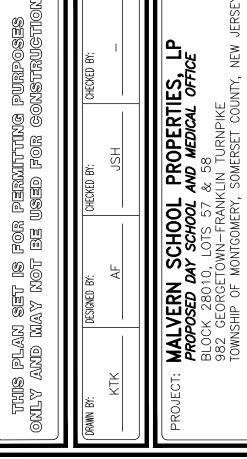
04/28/2023 (V) SCALE 4447-22-01334

TYPE 'E' AND YARD INLET FILTER DETAIL

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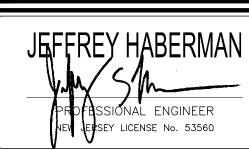


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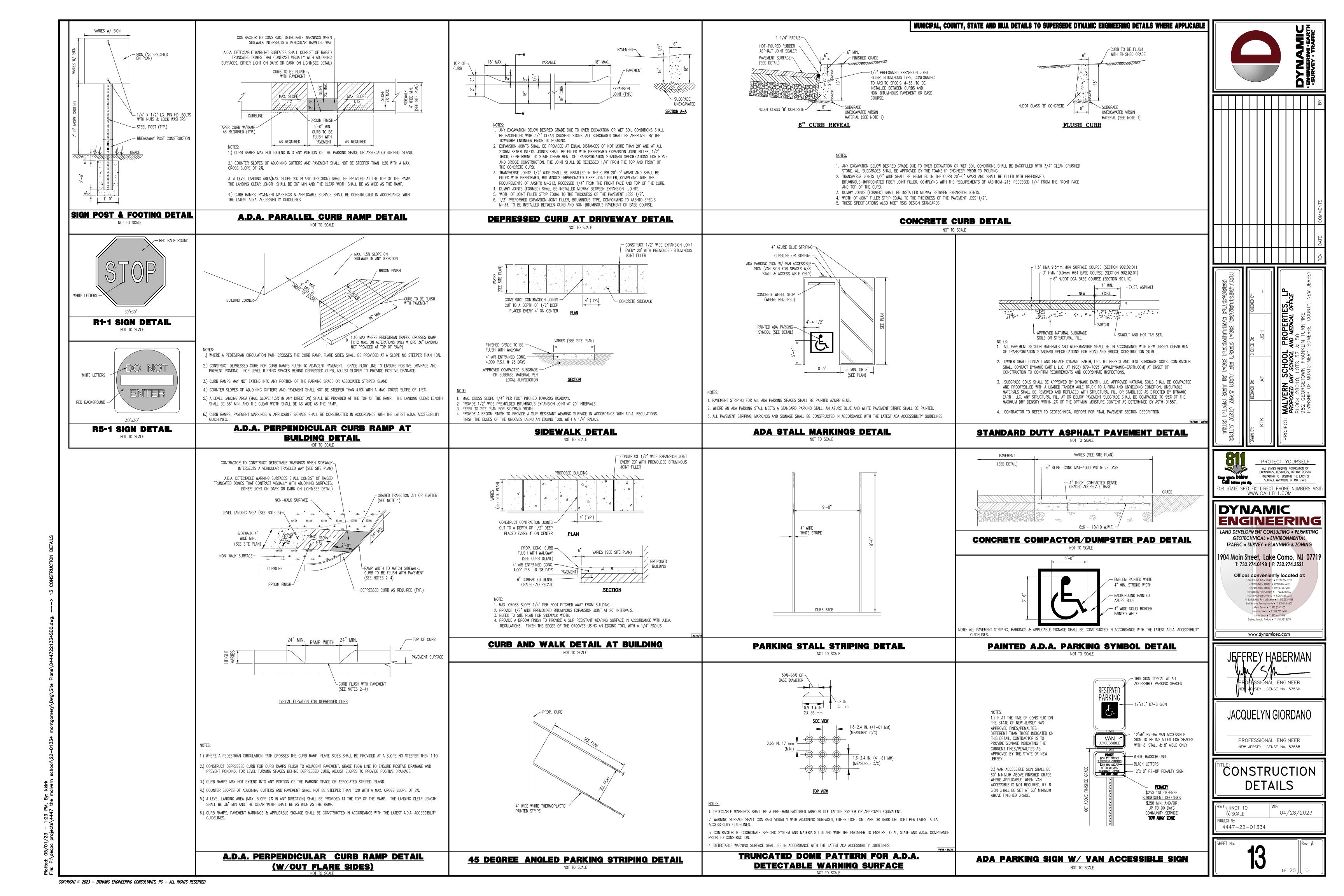
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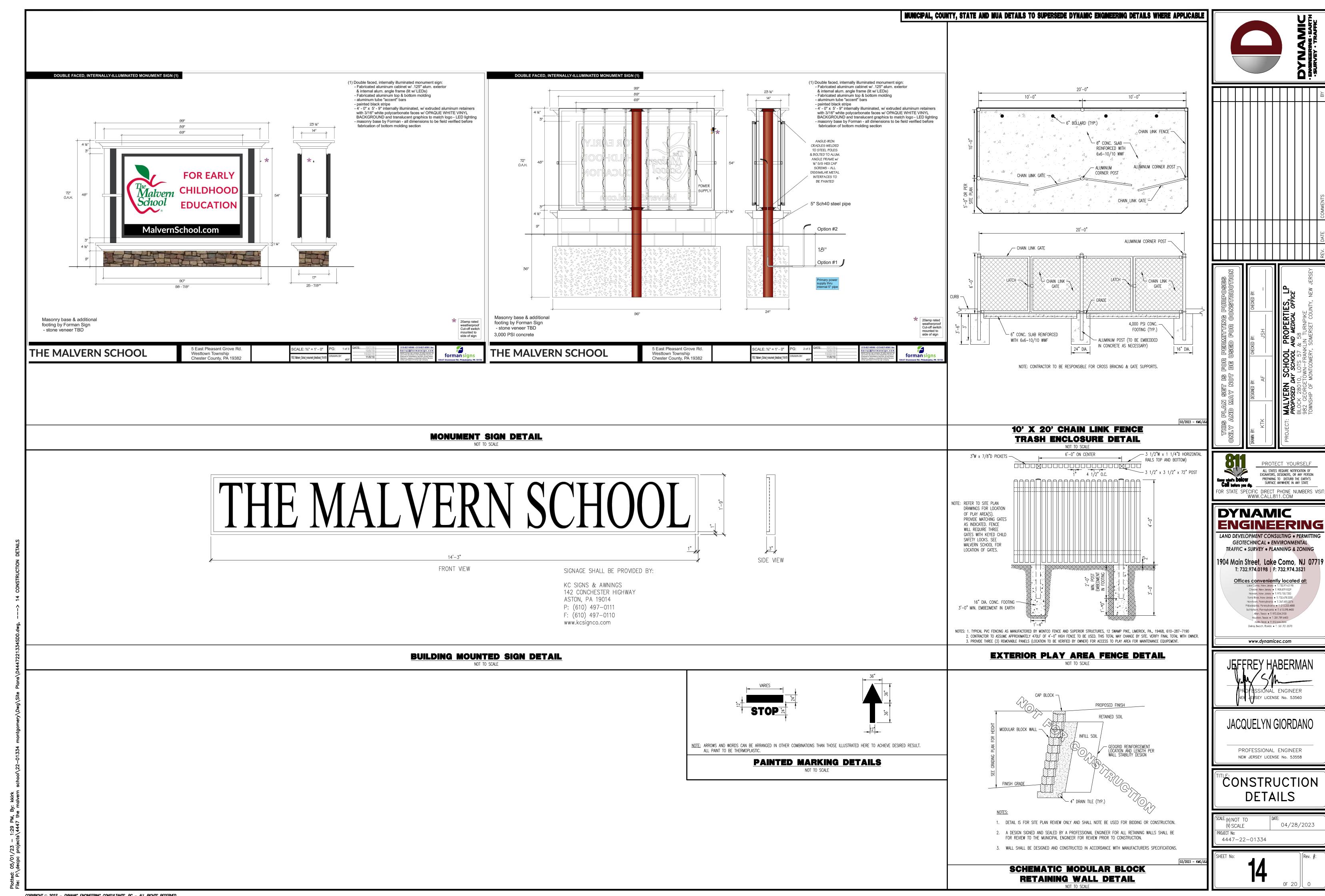


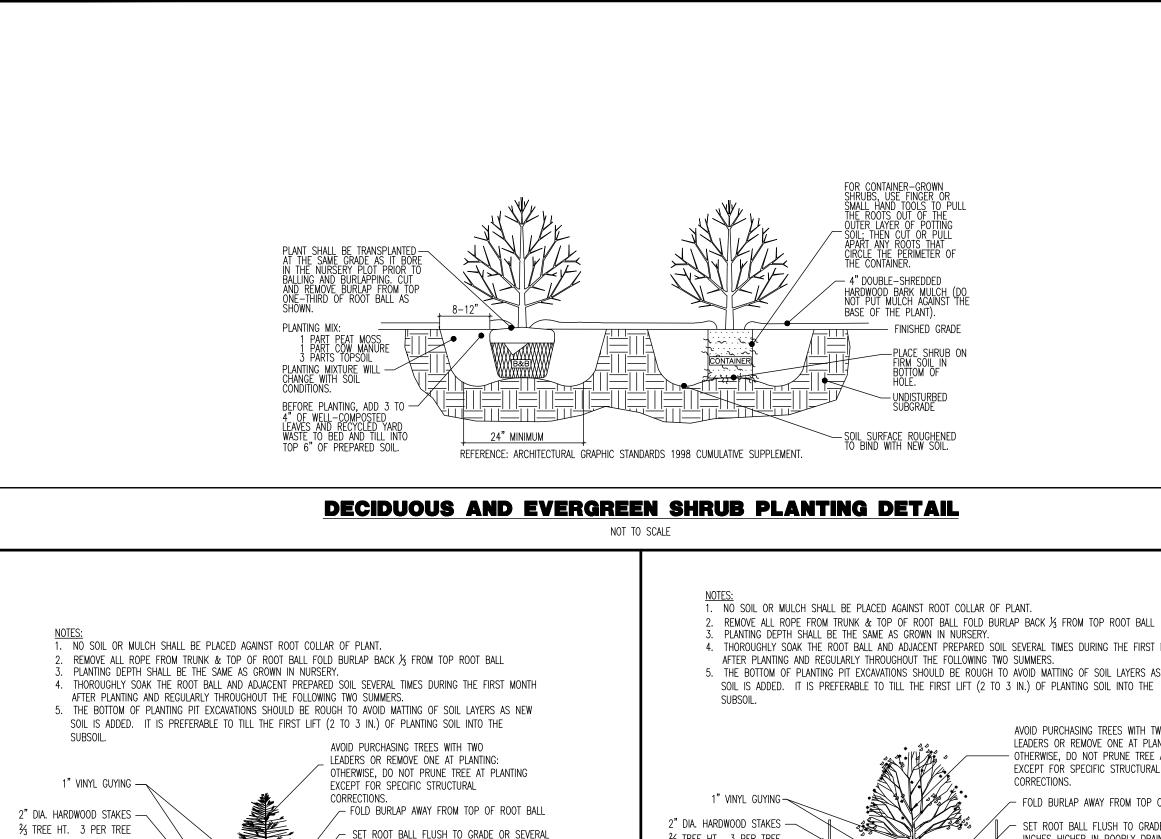
JACQUELYN GIORDAN(

PROFESSIONAL ENGINEER NEW JERSEY LICENSE No. 53558

SOIL EROSION AND SEDIMENT







REFERENCE: ARCHITECTURAL GRAPHIC STANDARDS 1998 CUMULATIVE SUPPLEMENT. EVERGREEN TREE PLANTING DETAIL

INTO TOP 6" OF PREPARED SOIL.

CUT BANDS OF WIRE BASKET AND FOLD AWAY FROM

- 4" BARK MULCH (DO NOT PLACE MULCH IN CONTACT WITH

BEFORE PLANTING ADD 3 TO 4" OF WELL-COMPOSTEI

THE LEAVES OR RECYCLED YARD WASTE TO BED AND TILL

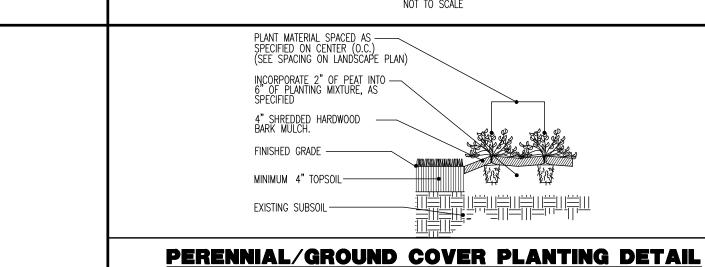
INCHES HIGHER IN POORLY DRAINING SOILS.

- 4" BUILT-UP EARTH SAUCER

TREE TRUNK)

TOP OF ROOT BALL

— SET ROOT BALL ON FIRM PAD IN BOTTOM OF HOLE



TREE TRUNK BARRIERS. TO PROTECT PLANTS FROM BUCKS RUBBING THEIR ANTLERS, WHICH BREAKS BRANCHES AND STRIPS BARK OFF TRUNKS. A DEER TRUNK BARRIER FENCE SHOULD BE AT LEAST 4 FEET HIGH, PLACED FAR ENOUGH OUT FROM THE PLANT TO PREVENT DEER FROM ACCESSING THE PLANT AND CAUSING DAMAGE, AND BE FIRMLY STAKED TO THE GROUND, PRIOR TO INSTALLATION, REMOVE ALL GRASS AND WEEDS WITHIN THE BARRIER BY SPRAYING WITH HERBICIDE. A 2-FOOT HIGH BAND OF CHICKEN W CAN BE ADDED TO THE BOTTOM TO EXCLUDE RABBITS. USE WOODEN OR METAL STAKES TO HOLD THE CAGE UPRIGHT AND USE TENT STAKES TO FIRMLY FASTEN THE CAGE TO THE GROUND.

PREPARED SOIL FOR TREES -

1 PART PEAT MOSS

3 PARTS TOPSOIL

UNDISTURBED-

SUBGRADE

1 PART COW MANURE

DIG WIDE SHALLOW HOLE -

TAMP SOIL SOLIDLY AROUND -

WITH TAMPED SIDES

BASE OF ROOT BALL

DEER PROTECTION FENCING DETAIL

REMOVE ALL ROPE FROM TRUNK & TOP OF ROOT BALL FOLD BURLAP BACK 1/3 FROM TOP ROOT BALL 4. THOROUGHLY SOAK THE ROOT BALL AND ADJACENT PREPARED SOIL SEVERAL TIMES DURING THE FIRST MONTH 5. THE BOTTOM OF PLANTING PIT EXCAVATIONS SHOULD BE ROUGH TO AVOID MATTING OF SOIL LAYERS AS NEW SOIL IS ADDED. IT IS PREFERABLE TO TILL THE FIRST LIFT (2 TO 3 IN.) OF PLANTING SOIL INTO THE AVOID PURCHASING TREES WITH TWO LEADERS OR REMOVE ONE AT PLANTING: OTHERWISE, DO NOT PRUNE TREE AT PLANTING EXCEPT FOR SPECIFIC STRUCTURAL - FOLD BURLAP AWAY FROM TOP OF ROOT BALL 2" DIA. HARDWOOD STAKES -- SET ROOT BALL FLUSH TO GRADE OR SEVERAL ⅓ TREE HT. 3 PER TREE INCHES HIGHER IN POORLY DRAINING SOILS. - 4" BUILT-UP EARTH SAUCER PREPARED SOIL FOR TREES - 4" BARK MULCH (DO NOT PLACE MULCH IN CONTACT WITH 1 PART PEAT MOSS TREE TRUNK) 1 PART COW MANURE BEFORE PLANTING ADD 3 TO 4" OF WELL-COMPOSTED 3 PARTS TOPSOIL LEAVES OR RECYCLED YARD WASTE TO BED AND TILL UNDISTURBED INTO TOP 6" OF PREPARED SOIL. SUBGRADE DIG WIDE SHALLOW HOLE — CUT BANDS OF WIRE BASKET AND FOLD AWAY FROM WITH TAMPED SIDES TOP OF ROOT BALL TAMP SOIL SOLIDLY AROUND --SET ROOT BALL ON FIRM PAD IN BOTTOM OF HOLE BASE OF ROOT BALL REFERENCE: ARCHITECTURAL GRAPHIC STANDARDS 1998 CUMULATIVE SUPPLEMENT. **DECIDUOUS TREE PLANTING DETAIL** NOT TO SCALE

DESCRIPTION The EPIC Collection delivers custom luminaire flexibility with high quality, yet availability expectations of standard specification grade product. The EPIC Collection can be dressed to suit any application.

injection-molded acrylic. Optics are with 10kV/10kA common -

application spacing. AccuLED Optic and IP66 enclosure rating and

precisely designed to shape the

technology, creates consistent

distributions with the scalability

to meet customized application

requirements, Offered Standard in

4000K (+/- 275K) CCT and nominal

70 CRI, Optional 3000K CCT and

5000K CC. For the ultimate level

of spill light control, an optional

house-side shield accessory can

optics, maximizing efficiency and

Collection delivers world class LED optical and performance solutions to Date

SPECIFICATION FEATURES

the decorative luminaire marketplace.

Construction TOP: Cast aluminum top housing attaches to cast aluminum mounting arm hub with four stainless steel fasteners. One-piece silicone gasket between mounting hub and top casting seals out moisture and contaminants. (See the mounting accessories section for a full selection of mounting arms. (Only these arms are compatible with the Epic luminaire). MIDSECTION: Continuous silicone gaskets seal construction and stainless steel

DIMENSIONS

COOPER

be field or factory installed. The lens to top casting and shade. The house-side shield is designed to mid section features cast aluminum seamlessly integrate with the SL2, SL3 or SL4 optics. assembly. SHADES: Heavy gauge precision spun aluminum shades Electrical LED drivers mount to die-cast offer superior surface finish and consistency in form DOORERAME aluminum back housing for optimal graphite metallic. RAL and custom Die-cast aluminum 1/8" thick door heat sinking, operation efficacy, and doorframe seal to underside of and prolonged life. Standard shade with a thick wall continuous drivers feature electronic universal silicone gasket. Mounting hub

See configurations for more detailed information.

Recognizing evolving environmental and legislative trends, the EPIC

voltage (120-277V 50/60Hz), 347V ships attached to mounting arm. 60Hz or 480V 60Hz operation, greater than 0.9 power factor, less that 20% harmonic distortion, and Choice of twelve patented, highis suitable for operation in -40°C efficiency AccuLED Optic™ to 40°C ambient environments.

and other domestic preference requirements. Warranty Five-year warranty.

and differential – mode surge

protection. LightBARs feature

maintain greater than 95% lumen

maintenance at 60,000 hours per

IESNA TM-21. Occupancy sensor

and dimming options available.

Housing is finished in five-stage

paint, 2.5 mil nominal thickness

fade and wear. LightBAR™ cover

may be specified to match finish

of luminaire housing. Standard

color matches available. Consult

brochure for a complete selection

Options to meet Buy American

colors include black, bronze,

grev, white, dark platinum and

Outdoor Architectural Colors

for superior protection against

plates are standard white and

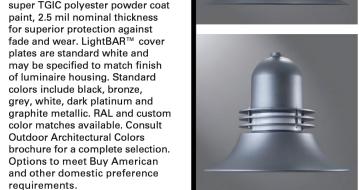
technology manufactured from All fixtures are shipped standard Maximum Height

Maximum Width

Effective Projected Area: (Sq. Ft.) 0.94 SHIPPING DATA Approximate Net Weight: 5 lbs. [20 kgs.]

November 19, 2021 2:19 PM

Streetworks



CEM/MEM EPIC MEDIUM LED

Solid State LED DECORATIVE AREA LUMINAIRE IFHI

1 - 4 LightBARs

CERTIFICATION DATA IP66 LlahtBARs LM79 / LM80 Compliant G Vibration Tested

SO 9001

ENERGY DATA Electronic LED Driver <20% Total Harmonic Distortion 120-277V 50/60Hz, 347V/60Hz, 40°C Minimum Temperature 0°C Ambient Temperature Ratin Sample Number: CEM-E04-LED-E1-T2-FL-GM E01=(1) 21 LED LightBARs C12 LightBARs C13 Light State Light Emitting Diodes LightBARS C14 Light State C15 LightBARS C15 Light Emitting Diodes Light Light Light State C15 Lig Product Family 1 Mid Section Type | Shade Type | Color 5 CEM=Epic Classical SN=Straight R=Solid Rings Narrow **SW**=Straight T4=Type IV BK=Black Medium BAA-CEM= Epic Classical SL2=Type II w/Spill Contro Wide BL=Bell SL3=Type III w/Spill Control Platinur SL4=Type IV w/Spill Control 5MQ=Type V Square Medium GM=Graphite Metallic F02=(2) 7 LED LightBARs F03=(3) 7 LED LightBARs F04=(4) 7 LED LightBAR 5WQ=Type V Square Wide GN=Hartford 5XQ=Type V Square Extra Wide Green **WH**=White RW=Rectangular Wide Agreements Ac SLL=90° Spill Light Eliminator Left SLR=90° Spill Light Eliminator Right Medium, Buy American Act TAA-MEM = Epic Moderr Options (Add as Suffix) Accessories (Order Separately) 13, 20

OA/RA1016=NEMA Twistlock Photocontrol - Multi-Tap

OA/RA1027=NEMA Twistlock Photocontrol - 480V

MUNICIPAL, COUNTY, STATE AND MUA DETAILS TO SUPERSEDE DYNAMIC ENGINEERING DETAILS WHERE APPLICABLE

OA/RA1201=NEMA Twistlock Photocontrol - 347V 8030=80 CRI / 3000K CCT LCF=LightBAR Cover Plate Matches Housing MS-LXX=Motion Sensor for ON/OFF Operation

BHSS-07=Field Installed House Side Shield for MS/X-LXX=Motion Sensor for Bi-Level

"F" LightBARs 13, 15 Switching 9
PMXX=Pendant Mount (XX=Pendant Length in IOMSP=Parallel 10kV MOV Surge Protective Device 20MSP=Parallel 20kV MOV Surge Protective Device 20K=Series 20kV UL 1449 Surge Protective

ORDERING INFORMATION

N=Nostalgic Finial ¹⁷
R=NEMA Twistlock Photocontrol Receptacle ¹⁸
PER7=NEMA 7-PINTwistlock Photocontrol Receptacle ¹ Mounting Accessories (Order Separately) SA6150-XX=Bishop Wall Mount Arm SA6151-XX=Bishop Wall Mount Arm with Cross Rod SA6152-XX=Traditional Wall Mount Arm SA6152-XX=I raditional Wall Mount Arm
SA6153-XX=Traditional Wall Mount Arm with 45° Strap
SA6154-XX=Bishop Single Pole Mount Arm
SA6155-XX=Bishop Single Pole Mount Arm with Cross Rod
SA6156-XX=Bishop Twin Pole Mount Arm
SA6157-XX=Bishop Twin Pole Mount Arm with Cross Rods
SA6158-XX=Traditional Single Pole Mount Arm
SA6158-XX=Traditional Single Pole Mount Arm Single Pole Mount Arm
SA6158-XX=Traditional Single Pole Mount Arm Single Pole M SA6158-XX=Traditional Single Pole Mount Arm
SA6159-XX=Traditional Single Pole Mount Arm with Rounded Upper Bar
SA6160-XX=Traditional Single Pole Mount Arm with Rounded Lower Bar ¹⁴
SA6161-XX=Traditional Single Pole Mount Arm with 45° Upper Bar
SA6162-XX=Traditional Single Pole Mount Arm with 45° Lower Bar ¹⁴
SA6163-XX=Traditional Single Pole Mount Arm with 45° Upper Strap
SA6165-XX=Traditional Twin Pole Mount Arm
SA6165-XX=Traditional Twin Pole Mount Arm with Bounded Upper Page
SA6165-XX=Traditional Twin Pole Mount Arm with Bounded Upper Page
SA6165-XX=Traditional Twin Pole Mount Arm with Bounded Upper Page
SA6165-XX=Traditional Twin Pole Mount Arm with Bounded Upper Page
SA6165-XX=Traditional Twin Pole Mount Arm with Bounded Upper Page
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SA6165-XX=Traditional Twin Pole Mount Arm with Bounded Upper Page
SA6165-XX=Traditional Single Pole Mount Arm with SA6165-XX=Traditional Twin Pole Mount Arm with SA6165-XX=Traditional Twin Pole Mount Arm with SA6165-XX=Traditional Single Pole Mount Arm with SA6165-XX=Traditional S SA6166-XX=Traditional Twin Pole Mount Arm with Rounded Upper Bars SA6167-XX=Traditional Twin Pole Mount Arm with Rounded Lower Bars * SA6168-XX=Traditional Twin Pole Mount Arm with 45° Upper Bars SA6168-XX=Traditional Twin Pole Mount Arm with 45° Lower Bars * SA6170-XX=Traditional Twin Pole Mount Arm with 45° Upper Straps SA6171-XX=Mast Arm Adapter SA6101-XX=Bishop Wall Mount Arm
SA6102-XX=Bishop Wall Mount Arm
SA6102-XX=Traditional Wall Mount Arm
SA6104-XX=Traditional Wall Mount Arm
SA6104-XX=Traditional Wall Mount Arm with 45° Strap SA6105-XX=Bishop Single Pole Mount Arm SA6105-XX=Bishop Single Pole Mount Arm
SA6106-XX=Bishop Single Pole Mount Arm with Cross Rod
SA6107-XX=Bishop Twin Pole Mount Arm
SA6108-XX=Bishop Twin Pole Mount Arm with Cross Rods
SA6109-XX=Traditional Single Pole Mount Arm
SA6110-XX=Traditional Single Pole Mount Arm with Rounded Upper Bar SA6111-XX=Traditional Single Pole Mount Arm with Rounded Lower Bar SA6112-XX=Traditional Single Pole Mount Arm with 45° Upper Bar SA6113-XX=Traditional Single Pole Mount Arm with 45° Lower Bar ¹⁴
SA6114-XX=Traditional Single Pole Mount Arm with 45° Upper Strap
SA6116-XX=Traditional Twin Pole Mount Arm
SA6117-XX=Traditional Twin Pole Mount Arm with Rounded Upper Bars

1. Arm not included. Order separately. See accessories

4. Only for use with 480V Wye systems. Per NEC, not for use with ungrounded systems, impedance grounded systems or corner grounded systems (commonly known as Three Phase Three Wire Delta, Three Phase High Leg Delta and Three Phase Corner Grounded Delta systems).

SA6118-XX=Traditional Twin Pole Mount Arm with Rounded Lower Bars

SA6119-XX=Traditional Twin Pole Mount Arm with 45° Upper Bars SA6120-XX=Traditional Twin Pole Mount Arm with 45° Upper Bars
SA6121-XX=Traditional Twin Pole Mount Arm with 45° Lower Bars ¹⁴
SA6121-XX=Traditional Twin Pole Mount Arm with 45° Upper Straps
SA6122-XX=Mast Arm Adapter

5. Custom and RAL color matching available upon request. Consult your lighting representative at Cooper Lighting Solutions for more information.
6. Low-level output varies by bar count. Consult factory. Requires quantity of two or more LightBARs.
7. Consult customer service for lead times and multiplier.
8. Sensor mounted to the luminaire. Available in E01-E04 and F01-F04 configurations. Replace "XX" with mounting height in feet for proper lens selection, (e.g., MS-L25). Consult factory for additional information.

9. Sensor mounted to the luminaire. Available in E02-E04 and F02-F04 configurations. Replace "X" with number of LightBARs operating in low output mode and replace XX with mounting height in feet for proper lens selection, (e.g., MS/3-L25). Maximum four bars in low output mode. Consult factory for additional information. selection, (e.g., Maximum rour pars in low output mode. Consult ractory for additional information.

10. Pendant mount option "PMXX" must be used with Invive Pendant mount kit only. Includes pendant pipe, swivel hangar and canopy cover. Other pendant lengths can be specified in inches (XX). Minimum pendant length is 9-1/2". For lengths above 48", consult your lighting representative at Cooper Lighting Solutions for more information.

11. Only for use with SL2, SL3 and SL4 distributions.

12. Dimming leads provide for external 0-10V control system (by others).

13. Replace XX with color suffix.

14. Only available with traditional arms.

15. One required for each LightBAR.
16. Add as suffix to mounting accessory. Example: VA6106-BK-R.
17. Not available with finials, pendant mount "PM48" or bishop wall mounts.
18. Requires use of 4" O.D. round straight pole.

19. Only product configurations with these designated prefixes are built to be compliant with the Buy American Act of 1933 (BAA) or Trade Agreements Act of 1979 (TAA), respectively. Please refer to

<u>DOMESTIC PREFERENCES</u> website for more information. Components shipped separately may be separately analyzed under domestic preference requirements.

20. Accessories sold separately will be separately analyzed under domestic preference requirements. Consult factory for further information.

(() COOPER

November 19, 2021 2:19 PM

CEM/MEM EPIC MEDIUM LED



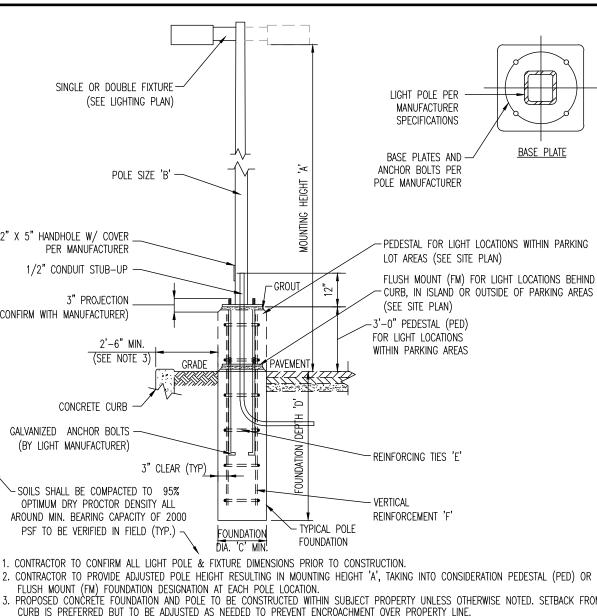
2. CONTRACTOR TO PROVIDE ADJUSTED POLE HEIGHT RESULTING IN MOUNTING HEIGHT 'A', TAKING INTO CONSIDERATION PEDESTAL (PED) OR FLUSH MOUNT (FM) FOUNDATION DESIGNATION AT EACH POLE LOCATION. 3. PROPOSED CONCRETE FOUNDATION AND POLE TO BE CONSTRUCTED WITHIN SUBJECT PROPERTY UNLESS OTHERWISE NOTED. SETBACK FROM CURB IS PREFERRED BUT TO BE ADJUSTED AS NEEDED TO PREVENT ENCROACHMENT OVER PROPERTY LINE. 4. BASE PLATE & ANCHOR BOLTS PER POLE MANUFACTURER. LARGER FOOTING DIAMETER AND/OR ALTERNATE ARRANGEMENT OF REINFORCING STEEL MAY BE REQUIRED TO ACCOMMODATE ANCHOR BOLT CONFIGURATION. CONTRACTOR RESPONSIBLE TO COORDINATE DIMENSIONAL

LIGHT POLE FOUNDATION SCHEDULE			
MOUNTING HEIGHT ABOVE GRADE 'A'	18'-20'		
POLE DIA. 'B'	6" SQUARE (OR PER MANUFACTURER)		
# OF FIXTURES	SINGLE OR DOUBLE		
FOUNDATION DIAMETER 'C'	18" DIA. ROUND		
FOUNDATION DEPTH 'D'	5.5'		
REINFORCING TIES 'E'	#4 @ 12" O.C.		
VEDTICAL DENIESDOCKIENT (C)	(6) #6 BARS FQUALLY		

2. ALL CONCRETE SHALL HAVE A SLUMP OF NO GREATER THAN 4" TO WITHIN A TOLERANCE OF 1".

4. REINFORCING FRAMEWORK AND PLACEMENT OF CONCRETE SHALL COMPLY WITH GOOD CONSTRUCTION PRACTICES AND BE IN ACCORDANCE WITH ALL LOCAL GOVERNING CODES AND REGULATIONS AS WELL AS THE ACI AND UNIFORM BUILDING CODE.

AREA LIGHT FOUNDATION DETAIL



ESSIONAL ENGINEER JERSEY LICENSE No. 53560

EXCAVATORS, DESIGNERS, OR ANY PERSON

PREPARING TO DISTURB THE EARTH'S

SURFACE ANYWHERE IN ANY STATE

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JACQUELYN GIORDANO

PROFESSIONAL ENGINEER NEW JERSEY LICENSE No. 53558 CONSTRUCTION

DETAILS 04/28/2023 (V) SCALE

4447-22-01334

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2 1/2" X 5" HANDHOLE W/ COVER _ (CONFIRM WITH MANUFACTURER) NOTE: 1. CONTRACTOR TO CONFIRM ALL LIGHT POLE & FIXTURE DIMENSIONS PRIOR TO CONSTRUCTION.

REQUIREMENTS FOR BASE PLATE, ANCHOR BOLTS & REINFORCING STEEL PRIOR TO CONSTRUCTION.

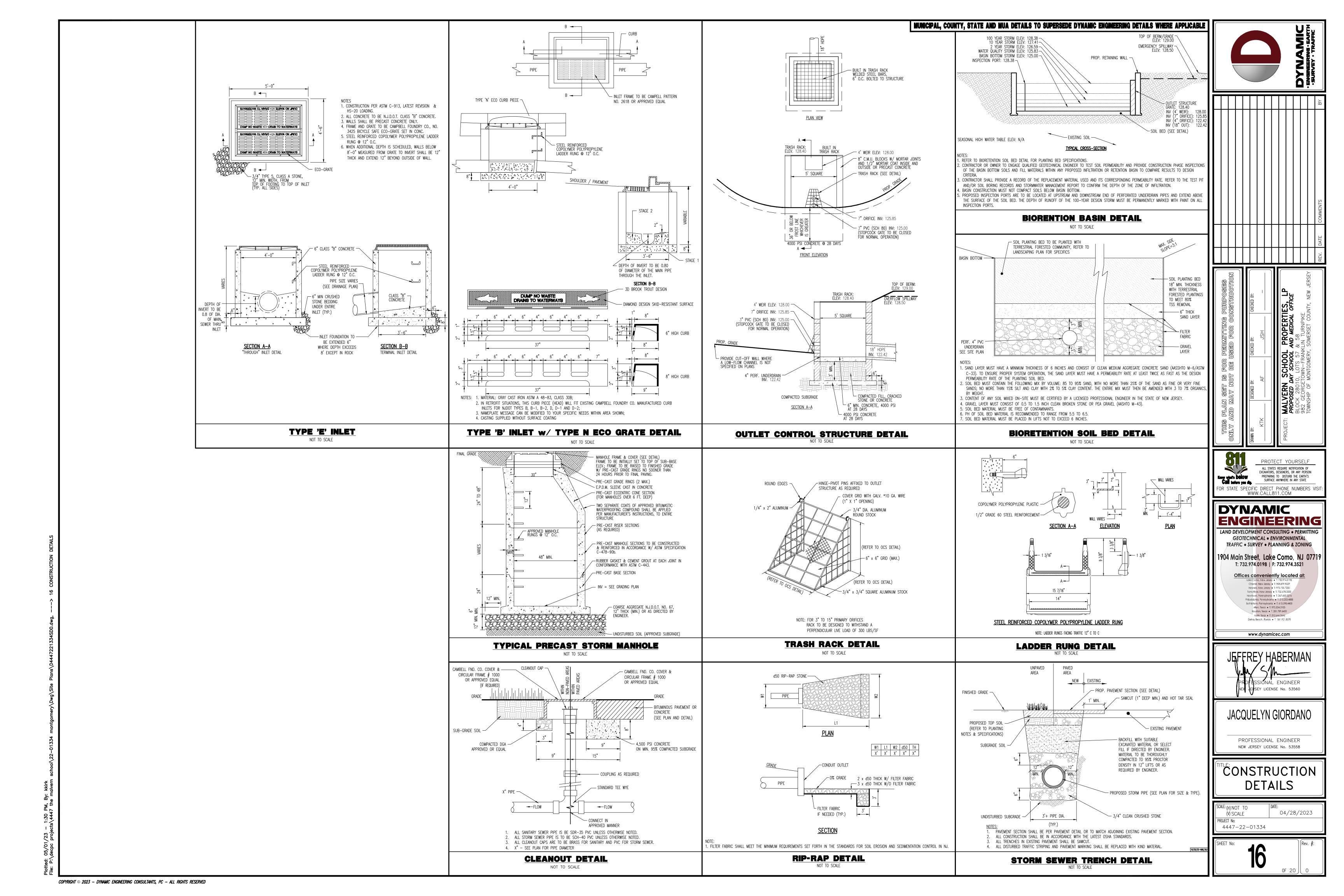
LIGHT POLE FOUNDATION SCHEDULE		
MOUNTING HEIGHT ABOVE GRADE 'A'	18'-20'	
POLE DIA. 'B'	6" SQUARE (OR PER MANUFACTURER)	
# OF FIXTURES	SINGLE OR DOUBLE	
FOUNDATION DIAMETER 'C'	18" DIA. ROUND	
FOUNDATION DEPTH 'D'	5.5'	
REINFORCING TIES 'E'	#4 @ 12" O.C.	
VERTICAL REINFORCEMENT 'F'	(6) #6 BARS EQUALLY SPACED	

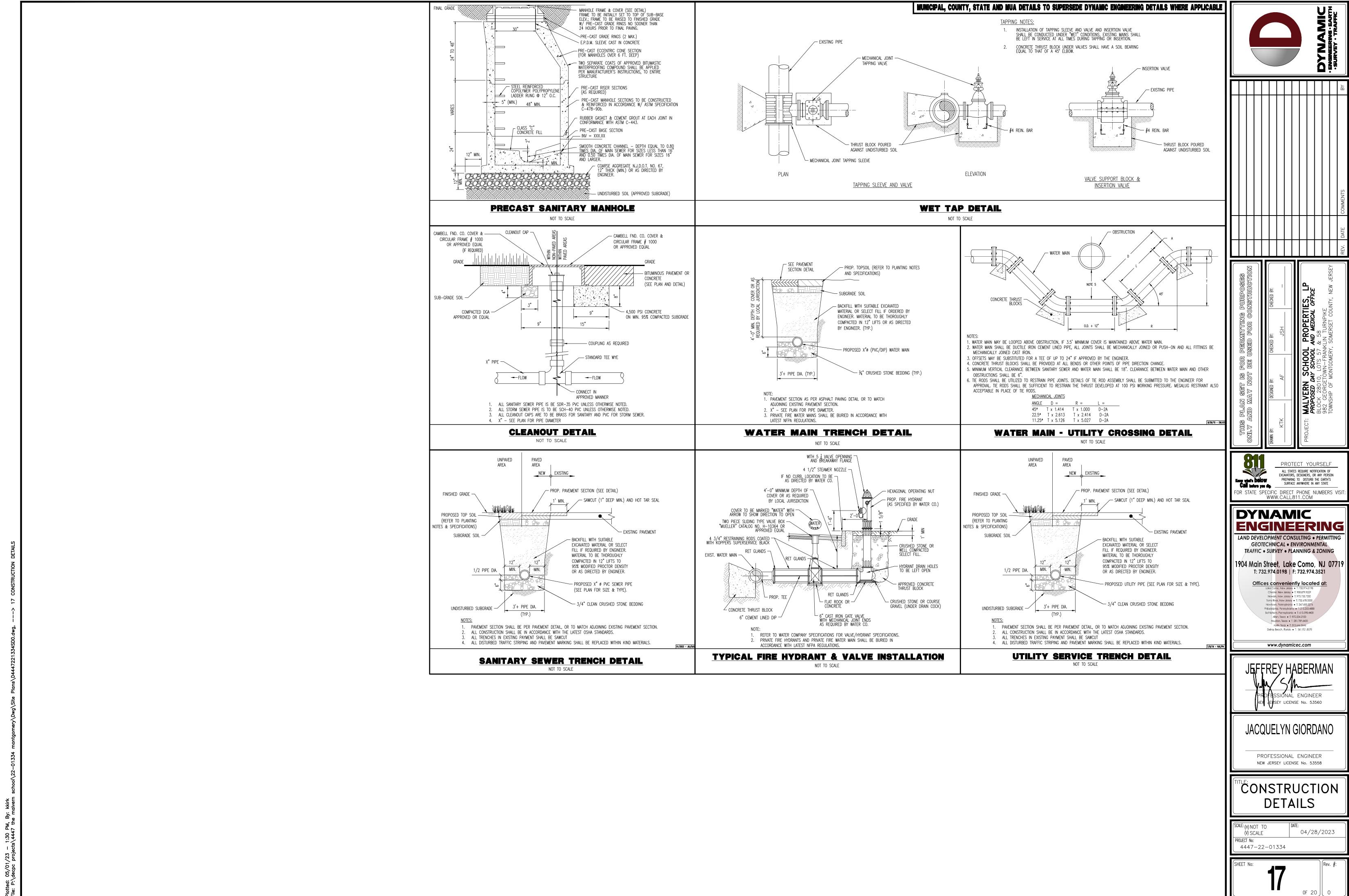
1. FOOTING DESIGN BASED ON ASSUMED MAXIMUM ALLOWABLE SOILS BEARING CAPACITY OF 2,000 PSF. CONTRACTOR RESPONSIBLE TO VERIFY ADEQUACY OF ASSUMED BEARING CAPACITY PRIOR TO CONSTRUCTION. ENGINEER TO BE NOTIFIED IF INCONSISTENCIES EXIST. 2. SUBGRADE TO BE FREE OF ORGANICS AND BE SUITABLE, COMPACTED MATERIAL.

1. CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 4,000 PSI AT 28 DAYS WITH A MINIMUM CEMENT CONTENT OF 600 POUNDS PECUBIC YARD FOR ALL FOOTINGS.

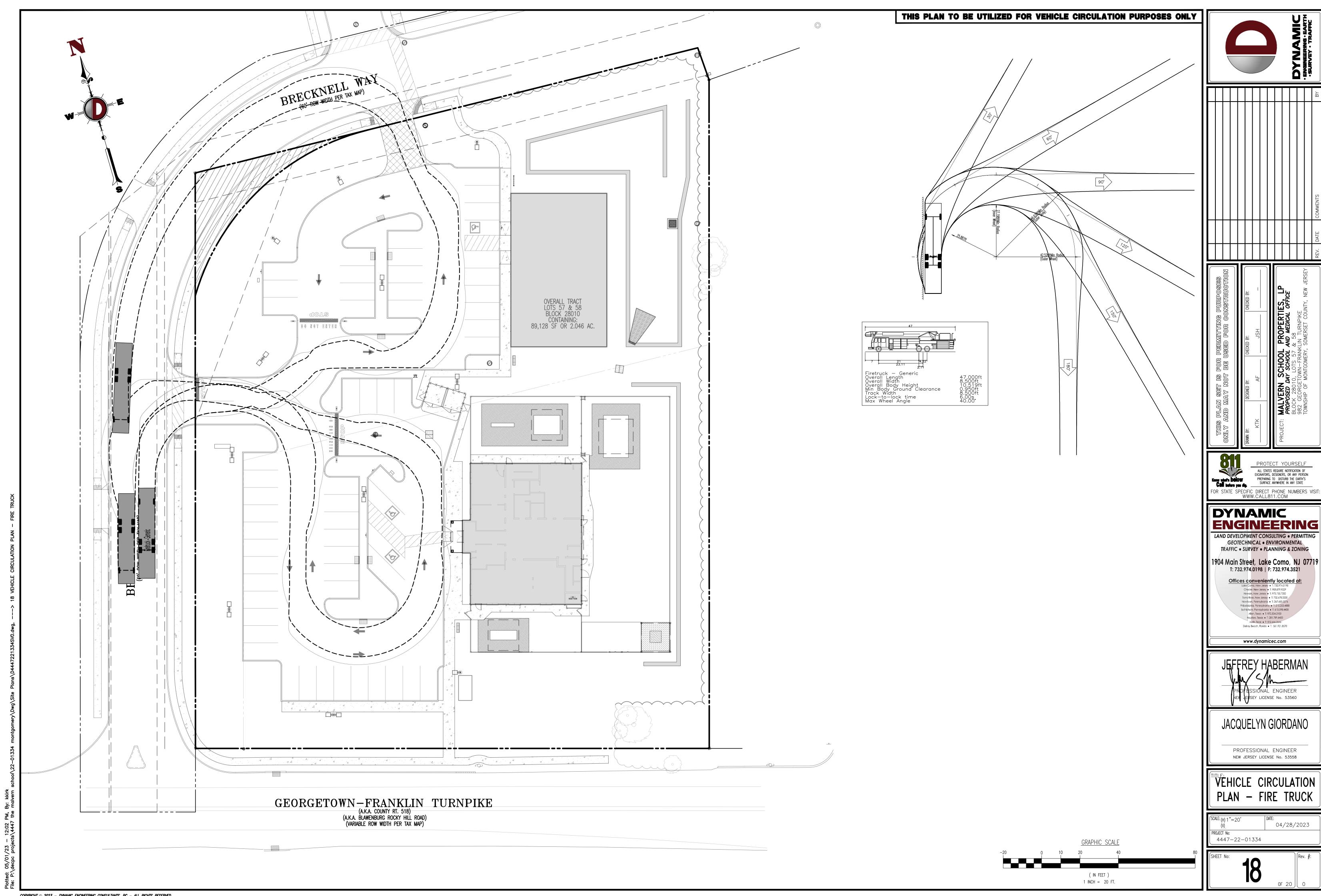
3. ALL EXPOSED CONCRETE SHALL BE AIR-ENTRAINED (WITHIN 1% TOLERANCE), CONFORMING TO ASTM C260.

NOT TO SCALE

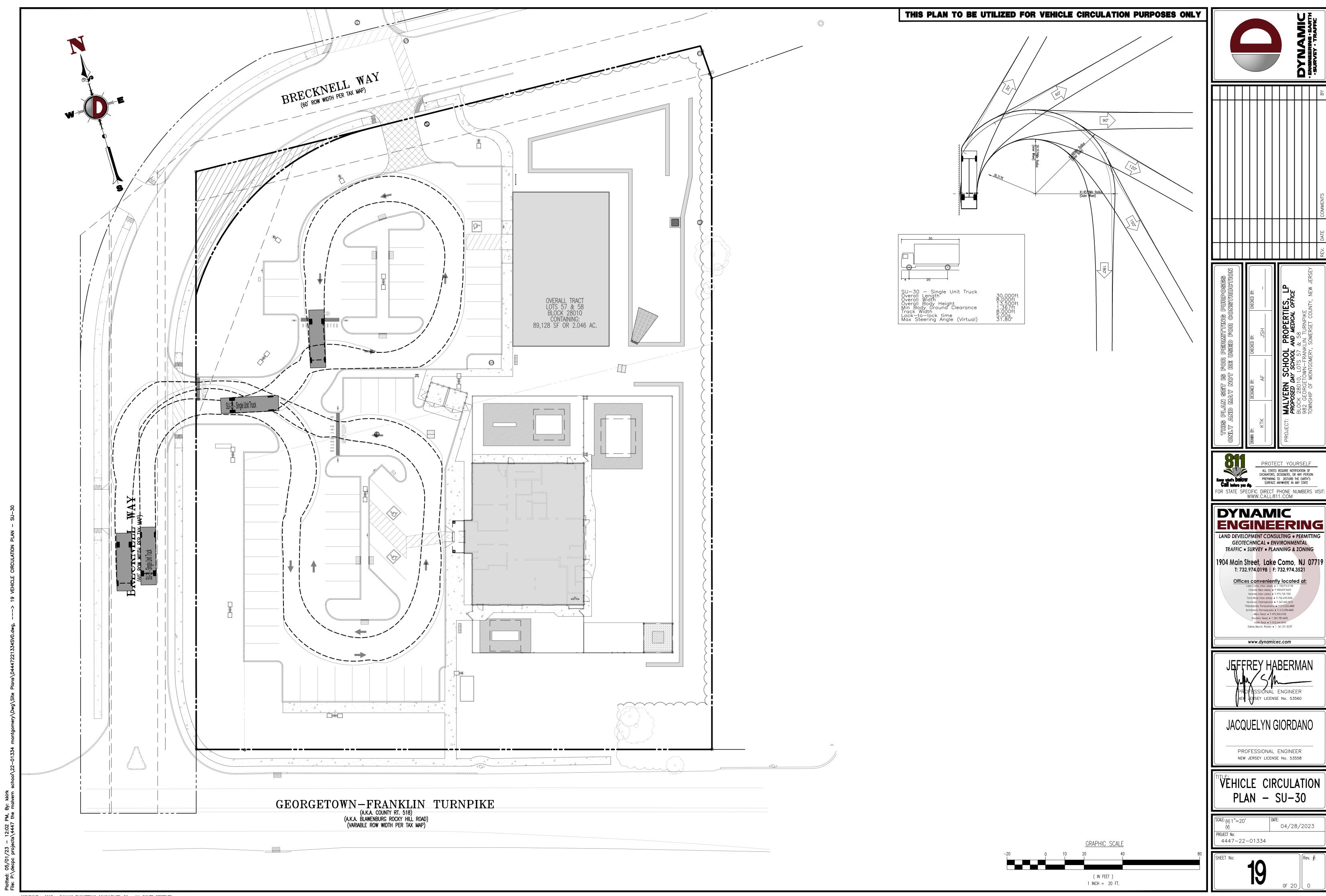




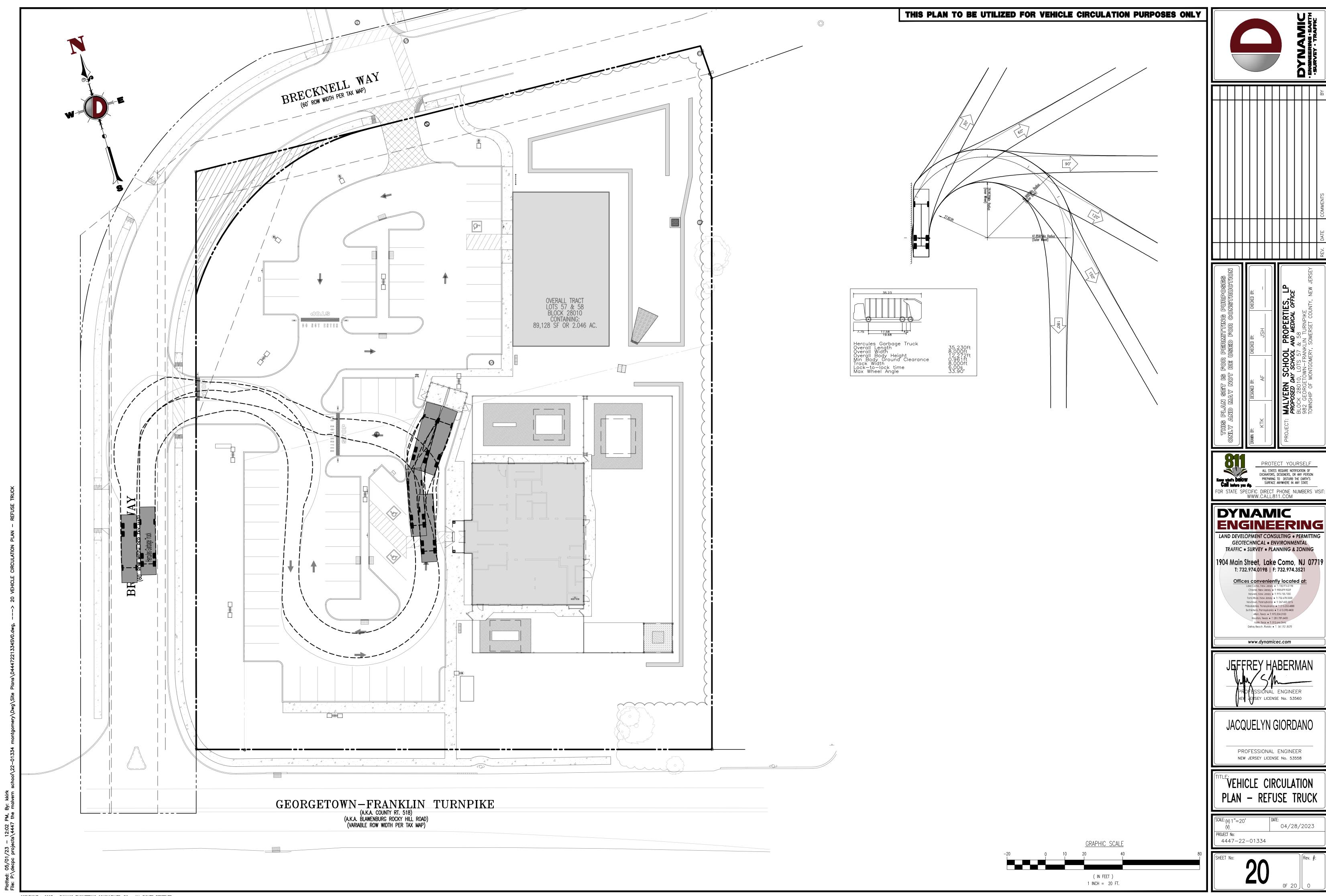
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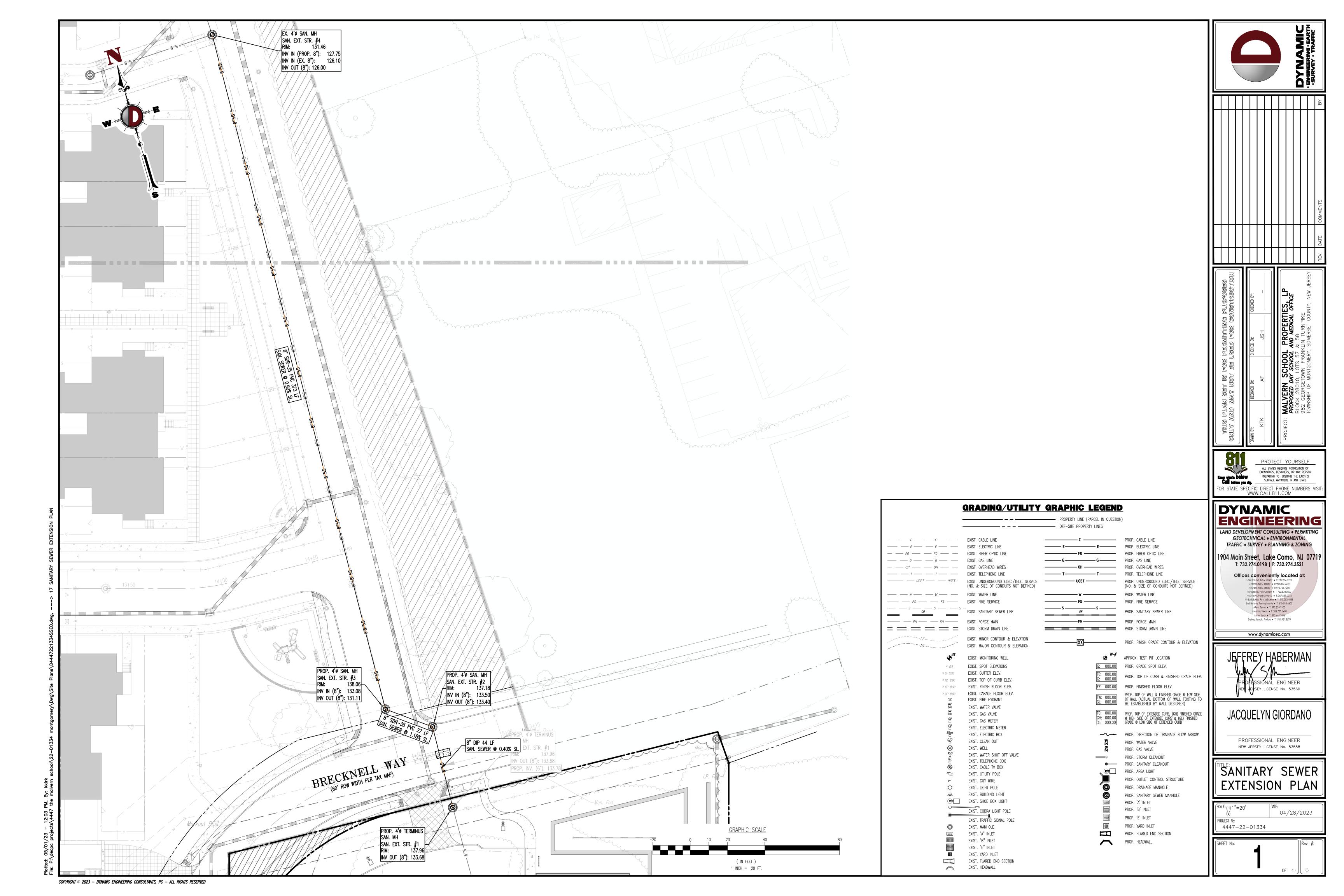
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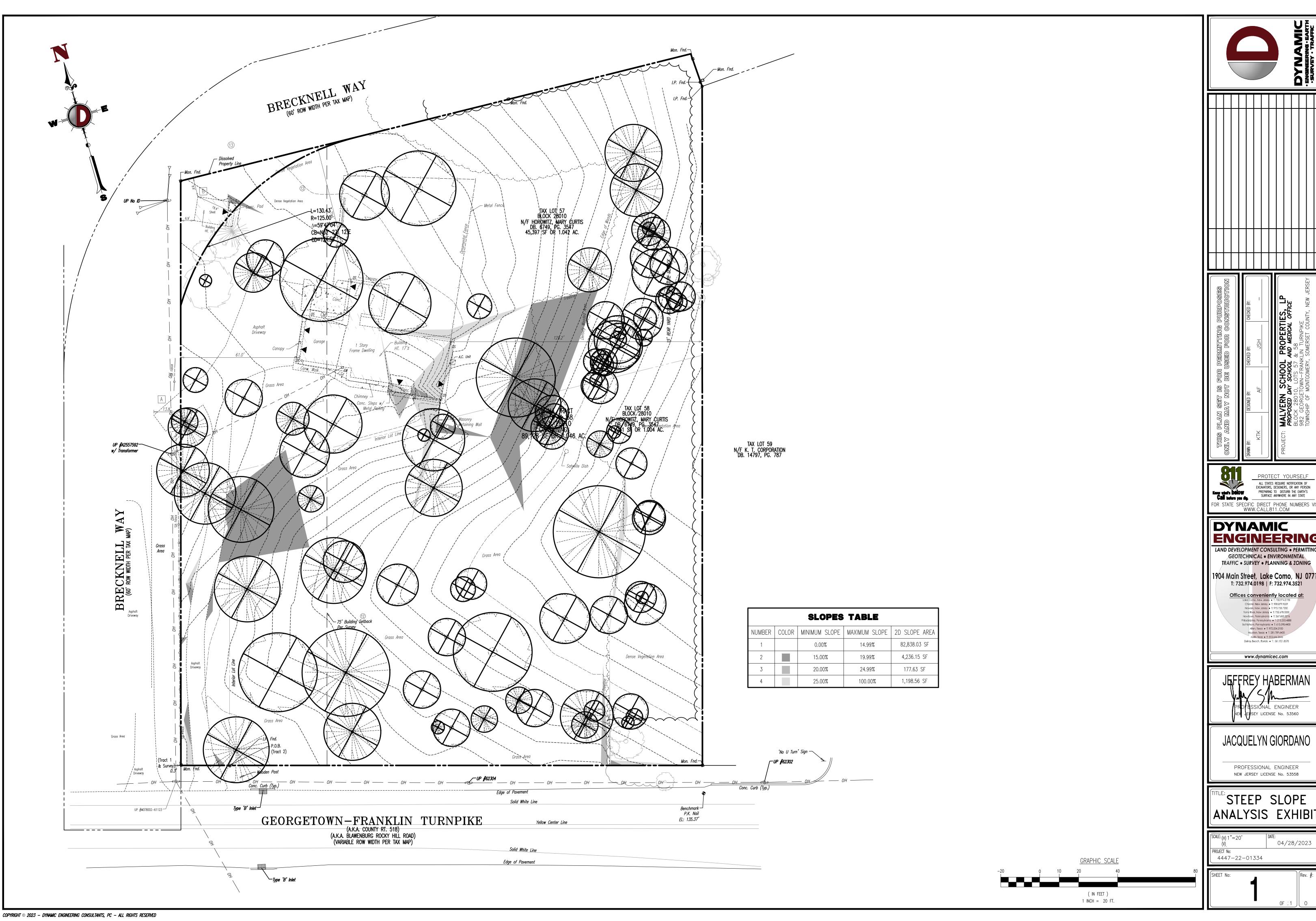


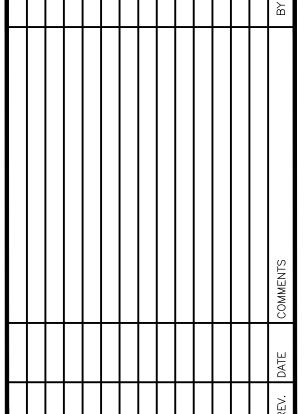
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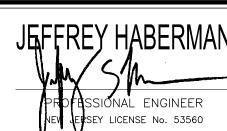
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STEEP SLOPE ANALYSIS EXHIBIT

04/28/2023 4447-22-01334

OF :1 |