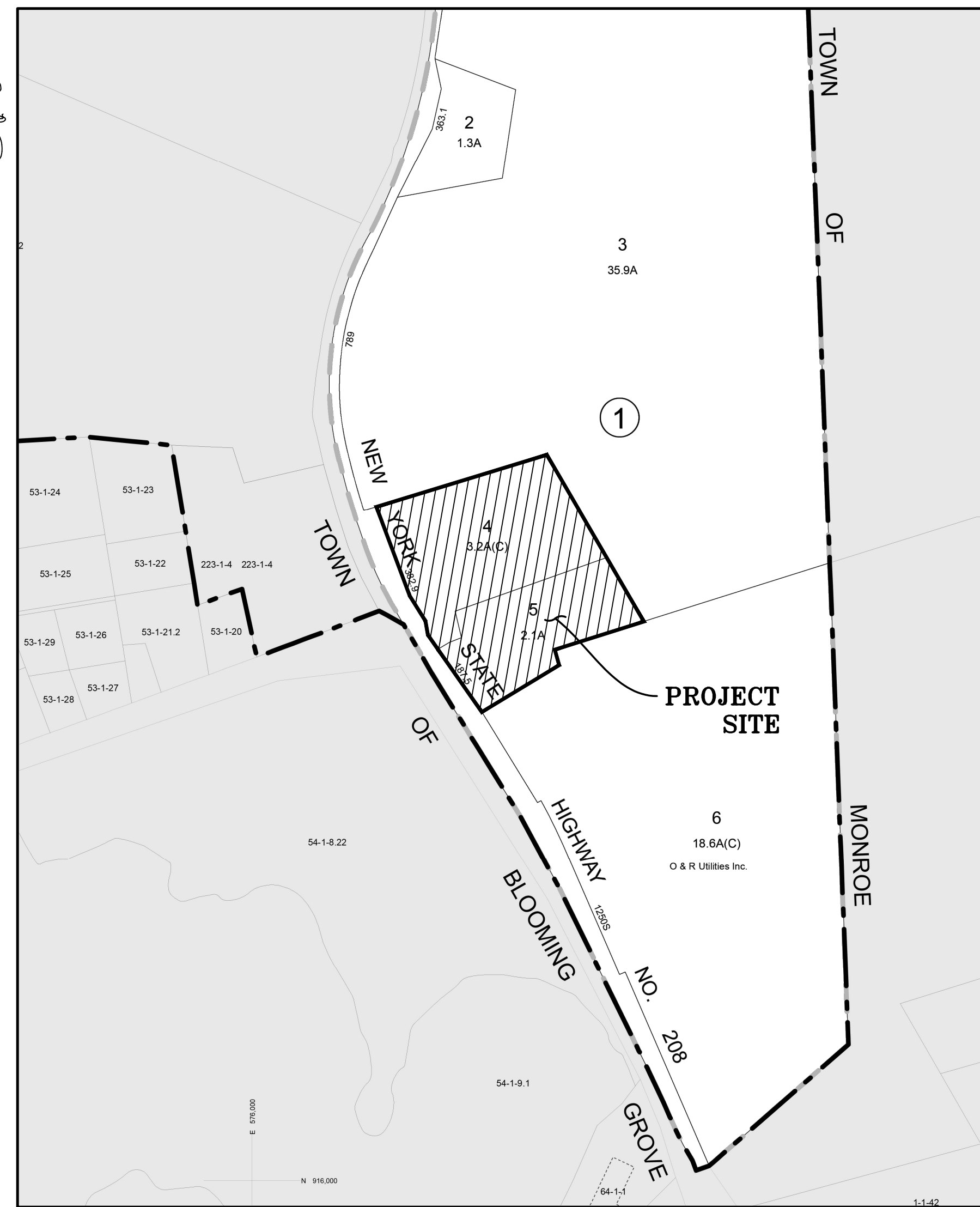


SITE PLAN FOR 520 - 530 ROUTE 208 VILLAGE OF SOUTH BLOOMING GROVE, ORANGE COUNTY, NY.



LOCATION MAP
SCALE: 1"=400'
SOURCE: ORANGE COUNTY GIS

TAX MAP NUMBER

SECTION: 224
BLOCK: 1
LOT: 4, 5

DEED REFERENCE

S.B.L: 224-1-4 S.B.L: 224-1-5
LIBER: 13217 LIBER: 15428
PAGE: 555 PAGE: 827

TOTAL TRACT AREA

S.B.L: 224-1-4 S.B.L: 224-1-5
140,845.45± S.F. 91,062.73± S.F.
=3.23± ACRES =2.09± ACRES

OWNER & APPLICANT

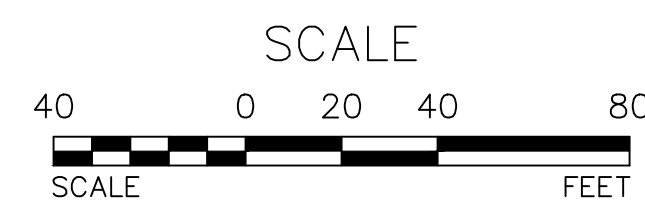
S.B.L: 224-1-4 S.B.L: 224-1-5
YOEL WAGSCHAL 520 ROUTE 208 LLC
9 KINGSVILLE DR 9 DALLAS DRIVE
MONROE NY 10950 MONROE, NY 10950

DRAWING LIST

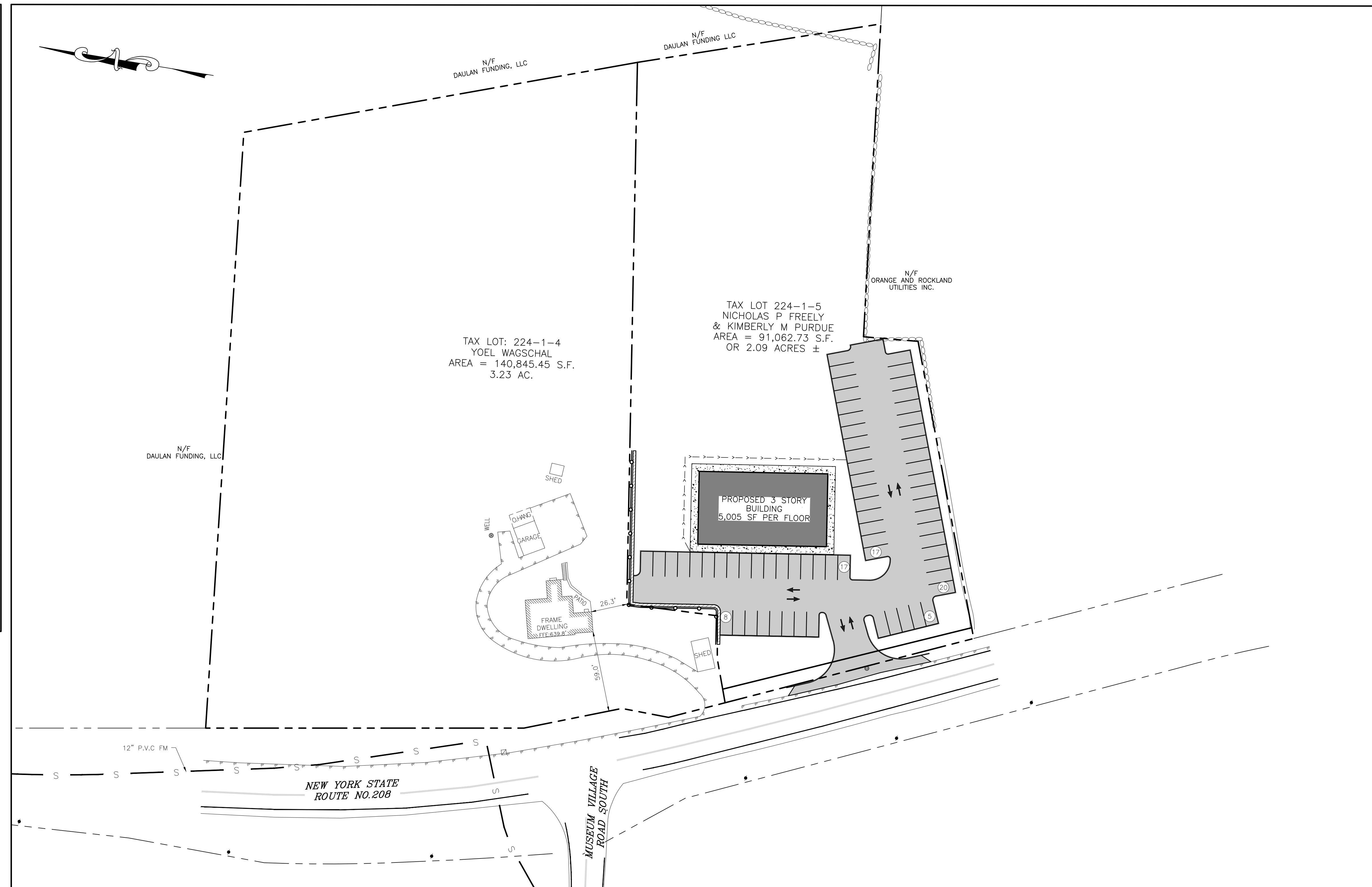
SHEET #	SHEET TITLE	ORIGINAL DATE / LAST REVISED DATE
01 OF 05	TITLE SHEET	12-14-23 / 01-23-25
02 OF 05	EXISTING CONDITIONS MAP	12-14-23 / 01-23-25
03 OF 05	DEMOLITION PLAN	12-14-23 / 01-23-25
04 OF 05	SITE PLAN	12-14-23 / 01-23-25
05 OF 05	GRADING PLAN	12-14-23 / 01-23-25

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UDIG NY MUST BE CONTACTED PRIOR TO ANY EXCAVATION OR DEMOLITION



TITLE SHEET

SCALE: 1"=40'

REVISION	BY	DATE	DESCRIPTION
3	MM	1-23-25	REVISED SITE PLAN
2	MM	5-6-24	ADDITION OF PROPOSED SITE UTILITIES
1	MM	1-9-24	PER CDRC & PB MTGS

THIS SHEET IS NOT VALID WITHOUT ALL OF THE SHEETS THAT COMPRISE THE SET

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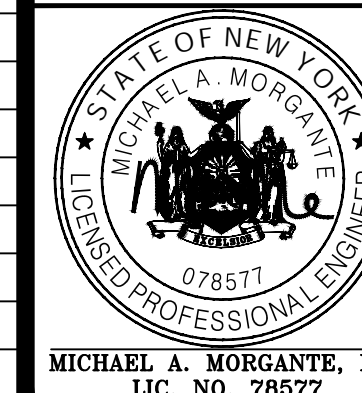
OWNER'S CONSENT NOTE:

THE UNDERSIGNED OWNERS OF THE PROPERTY HEREON STATE THAT THEY ARE FAMILIAR WITH THIS PLAN, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENT TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON AND TO THE FILING OF THIS PLAN IN THE OFFICE OF THE CLERK OF THE COUNTY OF ORANGE, IF SO REQUIRED.

SIGNATURE OF OWNER(S) _____ DATE _____

SIGNATURE OF OWNER(S) _____ DATE _____

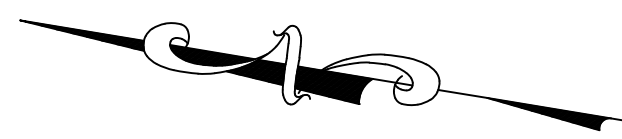
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WWW.ARDENCONSULTING.NET



SITE PLAN FOR
520 - 530 ROUTE 208
VILLAGE OF SOUTH BLOOMING GROVE
ORANGE COUNTY, N.Y.

TITLE SHEET

JOB#: 23-010
SCALE: AS NOTED
DATE: 12-14-23
DRAWN: MM
CHECKED: MM
SHEET NO. 01 of 05



LEGEND:

	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	EXISTING EDGE OF PAVEMENT
	EXISTING PROPERTY LINE
	EXISTING ADJACENT PROPERTY LINE
	EXISTING CONCRETE
	EXISTING CHAINLINK FENCE
	EXISTING STONE WALL
	EXISTING ROCK WALL
	EXISTING UTILITY POLE
	EXISTING BUILDING
	EXISTING WELL
	EXISTING GAS MANHOLE
	EXISTING SOIL BOUNDARY & LABEL



NOTE:
 CERTIFICATIONS ON THIS BOUNDARY SURVEY MAP SIGNIFY THAT THE MAP WAS PREPARED IN ACCORDANCE WITH THE CURRENT EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS, INC. THE CERTIFICATION IS NOT ON EXPRESSED OR IMPLIED WARRANTY OR GUARANTEE, IT IS PURELY A STATEMENT OF PROFESSIONAL OPINION BASED ON KNOWLEDGE, INFORMATION AND EXISTING FIELD EVIDENCE AND DOCUMENTARY EVIDENCE AVAILABLE. THE CERTIFICATION IS LIMITED TO PERSONS FOR WHOM THE BOUNDARY SURVEY MAP IS PREPARED, TO THE TITLE COMPANY, TO THE GOVERNMENTAL AGENCY, AND TO THE LENDING INSTITUTION LISTED ON THIS BOUNDARY SURVEY MAP. MY ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW, EXCEPT AS PER SUBDIVISION 2. ALL CERTIFICATIONS HEREON ARE VALID FOR THIS MAP AND COPIES THEREOF ONLY IF SAID MAP OR COPIES BEAR THE INKED OR IMPRESSED SEAL OF THE SURVEYOR WHOSE ORIGINAL SIGNATURE APPEARS HEREON.

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EXISTING CONDITIONS MAP
 SCALE: 1"=30'



REVISION	BY	DATE	DESCRIPTION
3	MM	1-23-25	REVISED SITE PLAN
2	MM	5-6-24	ADDITION OF PROPOSED SITE UTILITIES
1	MM	1-9-24	PER CDCR & PB MTGS

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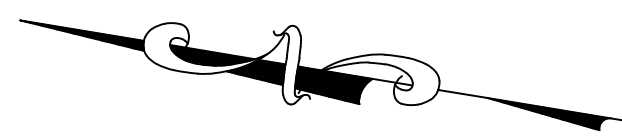
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SITE PLAN FOR
 520 - 530 ROUTE 208
 VILLAGE OF SOUTH BLOOMING GROVE
 ORANGE COUNTY, N.Y.

EXISTING CONDITIONS MAP

JOB#: 23-010
 SCALE: AS NOTED
 DATE: 12-14-23
 DRAWN: MM
 CHECKED: MM
 SHEET NO. 02 of 05

MICHAEL A. MORGANTE, P.E.
 LIC. NO. 78577



LEGEND:

	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	EXISTING EDGE OF PAVEMENT
	EXISTING PROPERTY LINE
	EXISTING ADJACENT PROPERTY LINE
	EXISTING CONCRETE
	EXISTING CHAINLINK FENCE
	EXISTING STONE WALL
	EXISTING ROCK WALL
	EXISTING UTILITY POLE
	EXISTING BUILDING
	EXISTING WELL
	EXISTING GAS MANHOLE
	EXISTING ENTITY TO BE REMOVE



NOTE:
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DEMOLITION PLAN
 SCALE: 1"=30'



REVISION	BY	DATE	DESCRIPTION
3	MM	1-23-25	REVISED SITE PLAN
2	MM	5-6-24	ADDITION OF PROPOSED SITE UTILITIES
1	MM	1-9-24	PER CDCR & PB MTGS

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SITE PLAN FOR
 520 - 530 ROUTE 208
 VILLAGE OF SOUTH BLOOMING GROVE
 ORANGE COUNTY, N.Y.

DEMOLITION PLAN

JOB#: 23-010
 SCALE: AS NOTED
 DATE: 12-14-23
 DRAWN: MM
 CHECKED: MM
 SHEET NO. 03 of 05

MICHAEL A. MORGANTE, P.E.
 LIC. NO. 78577



DEEP TEST PIT OBSERVATIONS:

PERFORMED BY ARDEN CONSULTING ENGINEERS, PLLC ON 05/08/2024

PIT NO.	DEPTH	DESCRIPTION
11	0'-8" 8'-25" 25'-36"	TOPSOIL ORANGE GRAVELLY SILTY LOAM TAN GRAVELLY SILTY LOAM W/ SOME CLAY, SAND & COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -36" ROCK REFUSAL @ 36"
12	0'-8" 8'-27" 27'-37"	TOPSOIL ORANGE GRAVELLY SILTY LOAM / COBBLE TAN GRAVELLY SILTY LOAM W/ SOME CLAY, SAND & COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -36" ROCK REFUSAL @ 37"
14	0'-8" 8'-26" 26'-74"	TOPSOIL ORANGE GRAVELLY SILTY LOAM / COBBLE TAN GRAVELLY SILTY LOAM W/ SOME CLAY, SAND & COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -44" ROCK REFUSAL @ 74"
15	0'-8" 8'-24" 24'-48"	TOPSOIL ORANGE GRAVELLY SILTY LOAM / COBBLE TAN GRAVELLY SILTY LOAM W/ SOME CLAY, SAND & COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -48" ROCK REFUSAL @ 48"
16	0'-8" 8'-27" 27'-36"	TOPSOIL ORANGE GRAVELLY SILTY LOAM / COBBLE TAN GRAVELLY SILTY LOAM W/ SOME CLAY, SAND & COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -36" ROCK REFUSAL @ 36"
17	0'-8" 8'-24" 24'-48"	TOPSOIL RED GRAVELLY SILTY LOAM RED / BROWN GRAVELLY SILTY LOAM W/ SOME CLAY NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -44" ROCK REFUSAL @ 48"
18	0'-8" 8'-25" 25'-53"	TOPSOIL RED GRAVELLY SILTY LOAM RED / BROWN GRAVELLY SILTY LOAM W/ SOME CLAY NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -48" ROCK REFUSAL @ 53"
19	0'-8" 8'-26" 26'-36"	TOPSOIL ORANGE GRAVELLY SILTY LOAM / COBBLE TAN GRAVELLY SILTY LOAM W/ SOME CLAY, SAND & COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -36" ROCK REFUSAL @ 36"
110	0'-8" 8'-24" 24'-36"	TOPSOIL ORANGE GRAVELLY SILTY LOAM / COBBLE TAN GRAVELLY SILTY LOAM W/ SOME CLAY, SAND & COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -36" ROCK REFUSAL @ 36"
111	0'-8" 8'-24"	TOPSOIL ORANGE GRAVELLY SILTY LOAM / COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -24" ROCK REFUSAL @ 24"
112	0'-8" 8'-26" 26'-36"	TOPSOIL ORANGE GRAVELLY SILTY LOAM / COBBLE TAN GRAVELLY SILTY LOAM W/ SOME CLAY, SAND & COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -36" ROCK REFUSAL @ 36"
113	0'-8" 8'-24" 24'-30"	TOPSOIL ORANGE GRAVELLY SILTY LOAM / COBBLE TAN GRAVELLY SILTY LOAM W/ SOME CLAY, SAND & COBBLE NO WATER NO SEEPAGE NO MOTTLING ROOTS @ -30" ROCK REFUSAL @ 30"

LEGEND:

	650-	EXISTING MAJOR CONTOUR
		EXISTING MINOR CONTOUR
		EXISTING EDGE OF PAVEMENT
		EXISTING PROPERTY LINE
		EXISTING ADJACENT PROPERTY LINE
		EXISTING CONCRETE
		EXISTING CHAINLINK FENCE
		EXISTING STONE WALL
		EXISTING ROCK WALL
		EXISTING UTILITY POLE
		EXISTING BUILDING
		EXISTING WELL
		EXISTING GAS MANHOLE
		PROPOSED EDGE OF PAVEMENT & CURB
		PROPOSED BUILDING
		PROPOSED WALL
	630	PROPOSED CONTOURS MAJOR
	630	PROPOSED CONTOURS MINOR
		PROPOSED SIDEWALK
		PROPOSED SPLIT RAIL FENCE
		PROPOSED SWALE

STORMWATER INFILTRATION TEST RESULTS

PERFORMED BY ARDEN CONSULTING ENGINEERS, PLLC ON 05/08/2024

HOLE#	RESULTS
111	5" IPH
112	6" IPH
114	5" IPH
115	5" IPH
116	7" IPH
117	6" IPH
118	7" IPH
119	6" IPH
1110	8" IPH
1111	7" IPH
1112	8" IPH
1113	9" IPH

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GRADING PLAN
SCALE: 1"=30'

REVISION	BY	DATE	DESCRIPTION
3	MM	1-23-25	REVISED SITE PLAN
2	MM	5-6-24	ADDITION OF PROPOSED SITE UTILITIES
1	MM	1-9-24	PER CDRC & PB MTGS

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ORANGE COUNTY, N.Y.

GRADING PLAN

Job#: 23-010
Scale: AS NOTED
Date: 12-14-23
Drawn: MM
Checked: MM
Sheet No. 05 of 05

MICHAEL A. MORGANTE, P.E.
LIC. NO. 78577

