Woodward Lake Subdivision

Woodward Lake Properties, LLC

Towns of Northampton and Mayfield

Fulton County, New York

Location Map

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No.	Description	Date
1		xx/xx/xx
	Revision Schedule	
	APA Review Set, Project #A2018-0123	01/24/20

Drawing Set Log

PRELIMINARY
01/24/20

CIVIL & ARCHITECTURAL ENGINEERING

STEVEN E. SMITH

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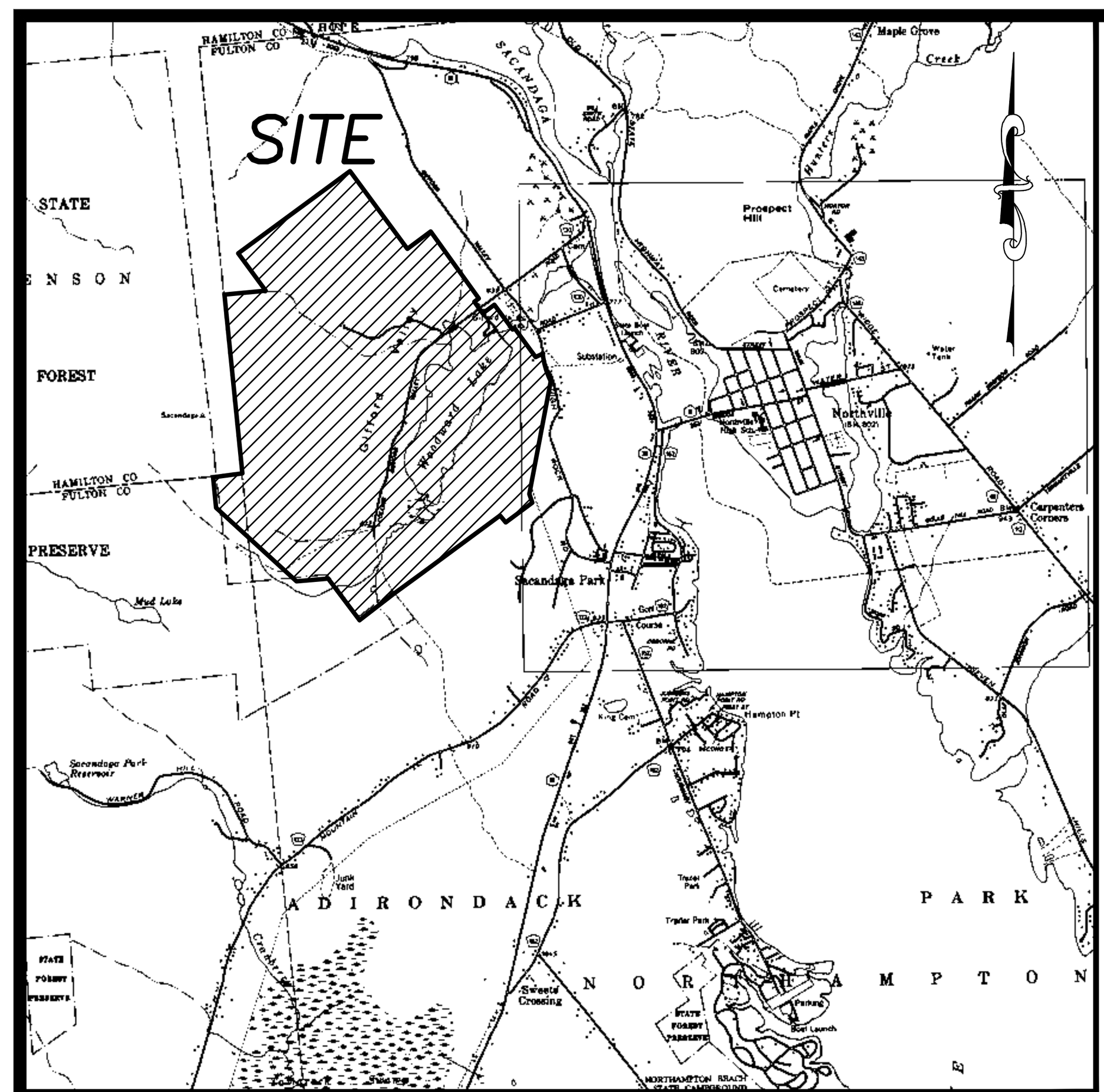
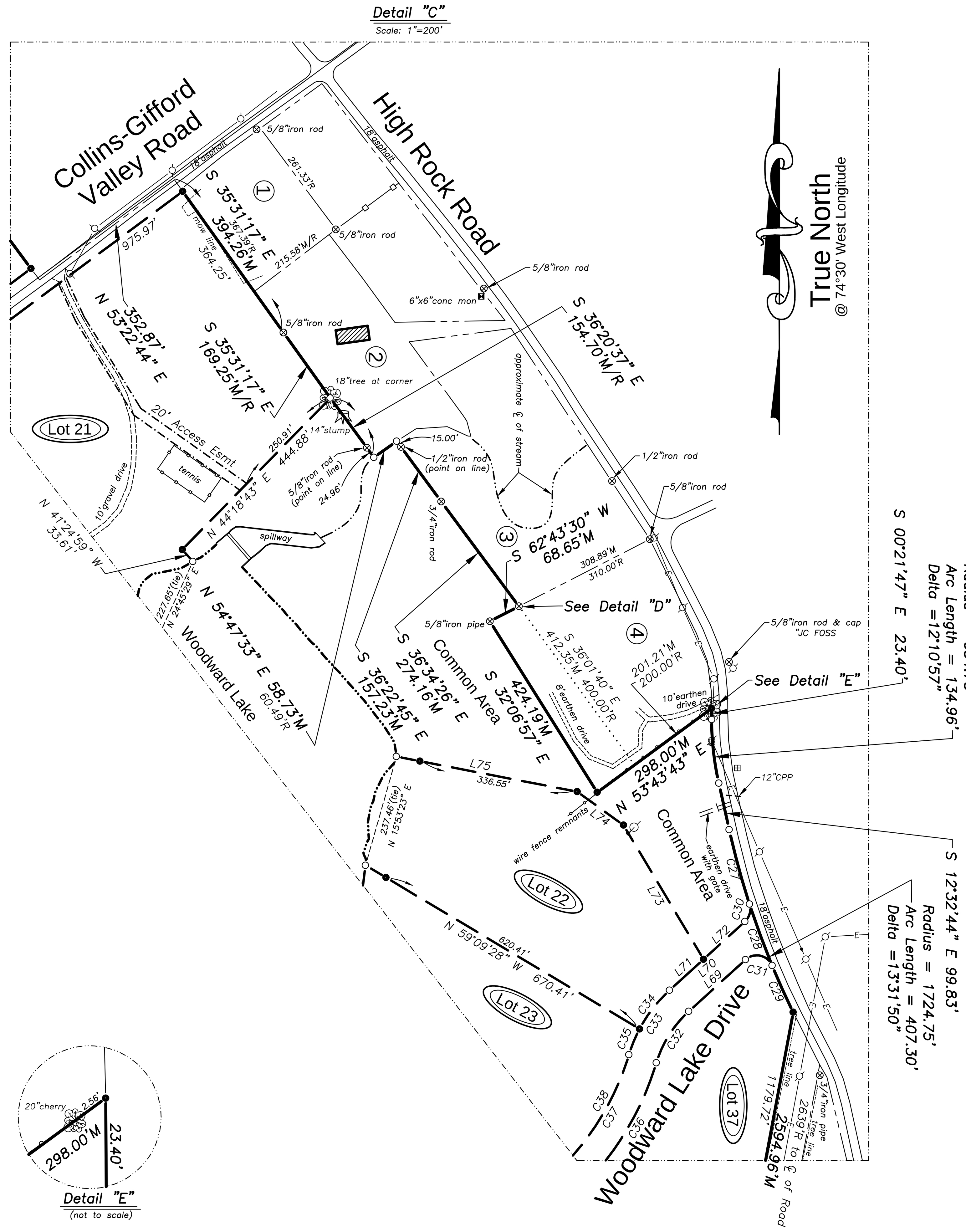
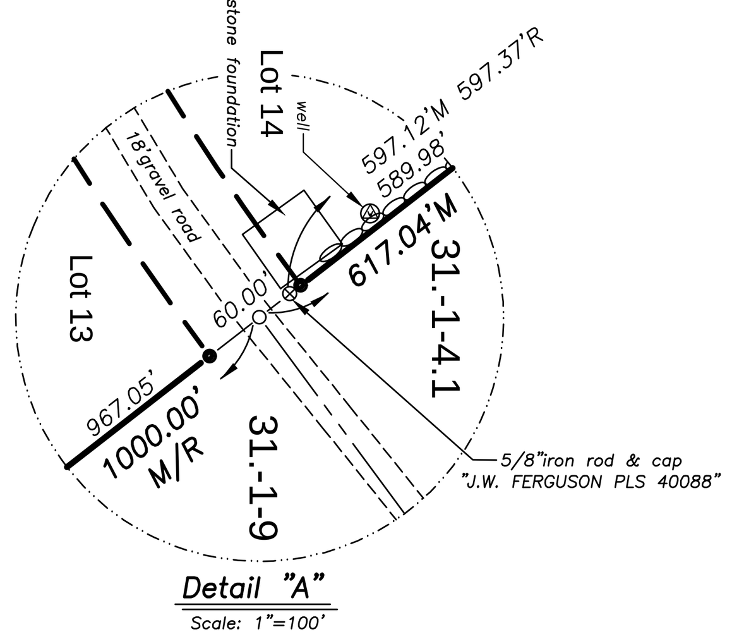
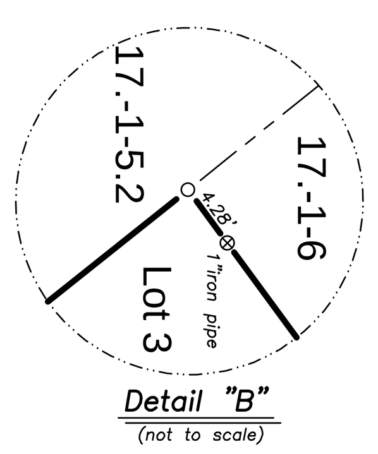
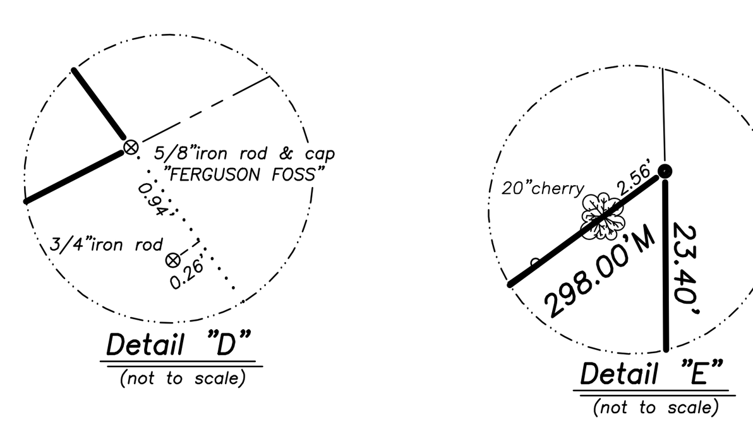
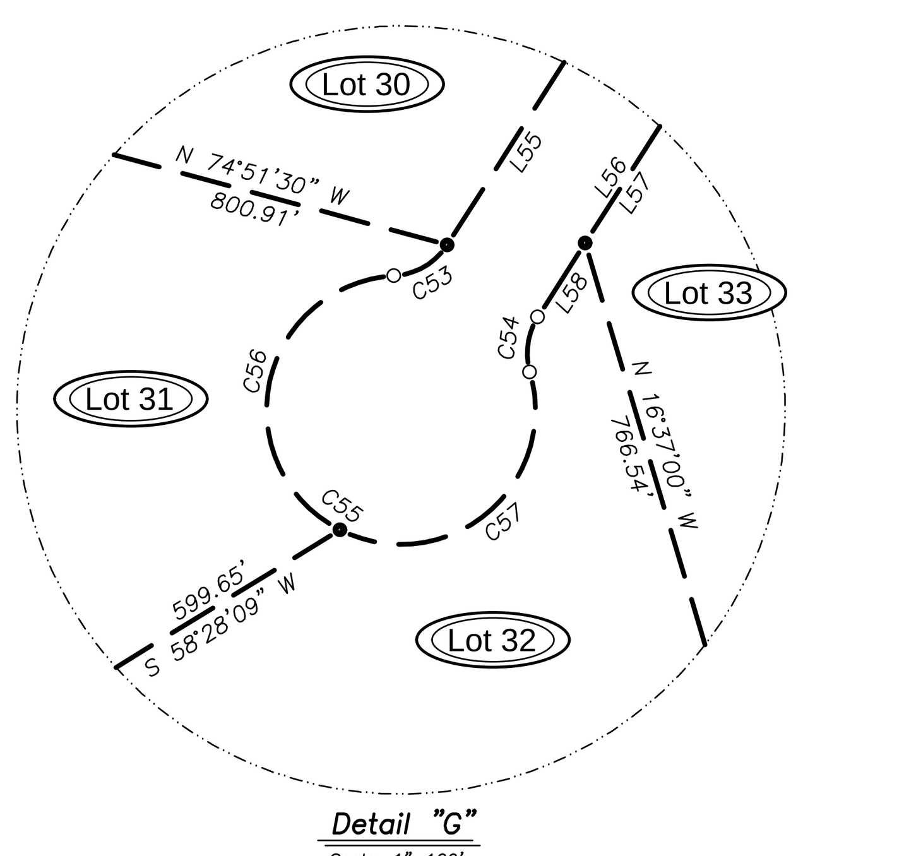


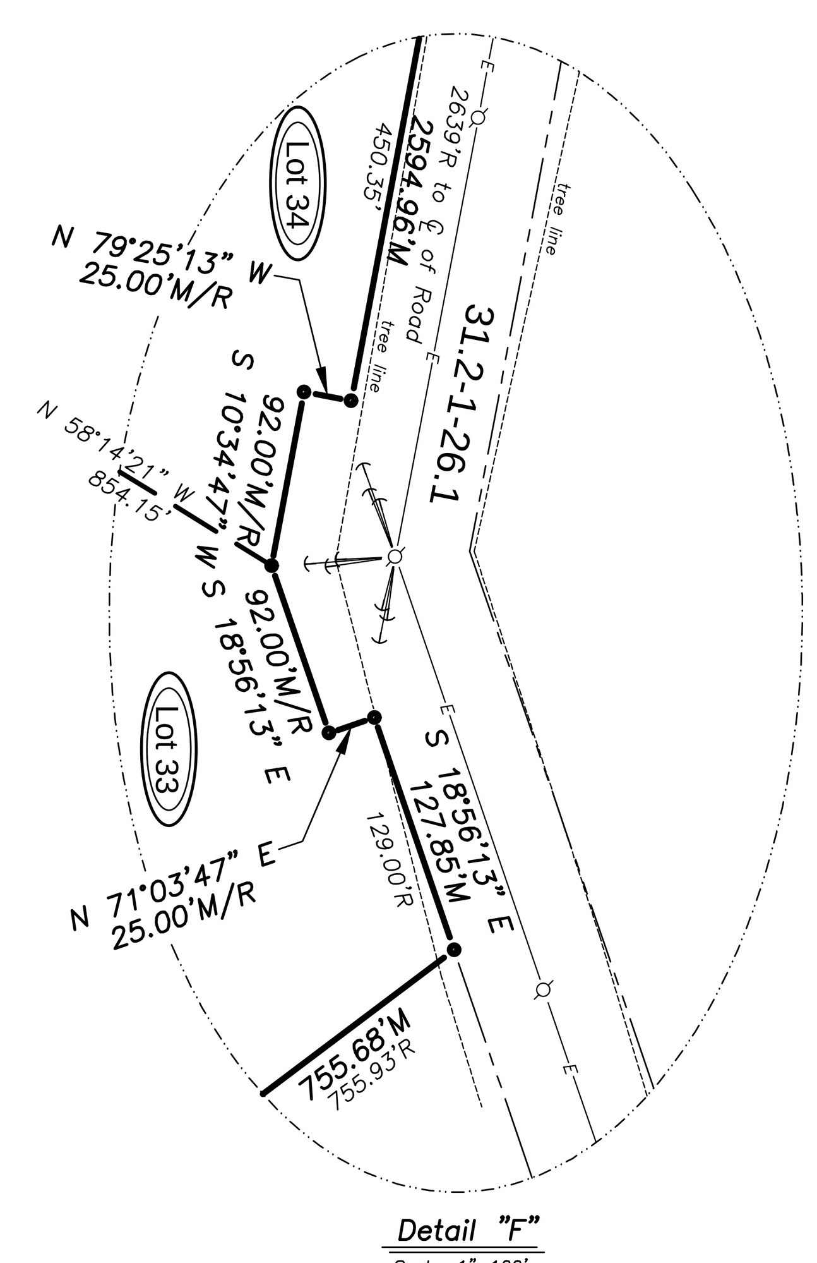












CURVE TABLE

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE
C1	455.00'	326.11'	41°03'54"
C2	395.00'	283.10'	41°03'54"
C3	355.00'	212.38'	34°16'39"
C4	355.00'	129.08'	20°49'59"
C5	355.00'	83.30'	13°26'39"
C6	295.00'	176.48'	34°16'39"
C7	295.00'	95.18'	18°29'11"
C8	295.00'	81.30'	15°47'27"
C9	1572.00'	281.43'	10°15'26"
C10	1512.00'	270.68'	10°15'26"
C11	1512.00'	158.87'	6°01'12"
C12	1512.00'	111.82'	4°14'14"
C13	1480.00'	258.04'	9°59'23"
C14	1480.00'	95.57'	3°41'59"
C15	1480.00'	162.47'	6°17'23"
C16	1420.00'	247.58'	9°59'23"
C17	1420.00'	162.43'	6°33'14"
C18	1420.00'	85.15'	3°26'09"
C19	670.00'	142.65'	12°11'56"
C20	730.00'	155.43'	12°11'56"
C21	730.00'	130.39'	10°14'02"
C22	730.00'	25.04'	1°57'54"
C23	770.00'	205.98'	15°19'38"
C24	830.00'	222.04'	15°19'38"
C25	1270.00'	296.19'	13°21'45"
C26	1330.00'	310.81'	13°23'22"
C27	1724.75'	162.30'	5°23'29"
C28	1724.75'	137.59'	4°34'15"
C29	1724.75'	107.41'	3°34'06"
C30	35.00'	40.06'	65°34'36"
C31	35.00'	67.11'	109°51'09"
C32	240.00'	129.26'	30°51'31"
C33	300.00'	161.58'	30°51'31"
C34	300.00'	103.12'	19°41'38"
C35	300.00'	58.46'	11°09'54"
C36	627.41'	298.71'	27°16'43"
C37	567.41'	270.15'	27°16'43"
C38	567.41'	251.26'	25°22'18"
C39	567.41'	18.88'	1°54'24"
C40	690.00'	229.39'	19°02'53"
C41	750.00'	249.34'	19°02'53"
C42	1570.00'	242.20'	8°50'19"
C43	1630.00'	251.45'	8°50'19"
C44	3280.00'	942.57'	16°27'54"
C45	3280.00'	501.61'	8°45'44"
C46	3280.00'	311.13'	5°26'05"
C47	3280.00'	129.83'	2°16'04"
C48	3220.00'	925.33'	16°27'54"
C49	3220.00'	102.83'	1°49'47"
C50	3220.00'	364.37'	6°29'00"
C51	3220.00'	251.63'	4°28'39"
C52	3220.00'	206.50'	3°40'28"
C53	35.00'	33.23'	54°23'49"
C54	35.00'	29.94'	49°00'35"
C55	70.00'	346.25'	283°24'25"
C56	70.00'	183.38'	150°05'56"
C57	70.00'	162.87'	133°18'29"
C58	1377.00'	218.87'	9°06'25"
C59	1317.00'	209.33'	9°06'25"
C60	370.00'	135.50'	20°59'00"
C61	430.00'	157.48'	20°59'00"

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 53°22'44" W	1637.89'
L2	S 53°22'44" W	1990.29'
L3	N 53°22'44" E	54.71'
L4	N 53°22'44" E	204.42'
L5	N 53°22'44" E	347.22'
L6	S 53°22'44" W	317.13'
L7	N 29°33'54" W	73.82'
L8	N 83°11'23" W	120.35'
L9	N 83°11'23" W	142.86'
L10	N 38°40'28" E	142.13'
L11	N 29°23'25" W	219.88'
L12	N 39°12'18" W	144.07'
L13	N 54°53'16" W	116.67'
L14	S 50°29'22" E	94.96'
L15	S 64°10'40" E	415.31'
L16	S 25°37'02" E	287.73'
L17	S 79°57'21" E	210.55'
L18	S 12°18'50" W	1383.76'
L19	S 12°18'50" W	1383.76'
L20	S 12°18'50" W	74.16'
L21	S 12°18'50" W	43.27'
L22	S 12°18'50" W	56.12'
L23	N 36°37'16" W	214.27'
L24	S 77°42'52" E	376.69'
L25	S 70°40'01" E	365.53'
L26	N 42°24'15" E	94.26'
L27	N 42°24'15" E	94.26'
L28	S 68°25'47" E	353.47'
L29	S 08°07'36" W	531.57'
L30	S 08°07'36" W	533.47'
L31	N 08°07'36" E	286.36'
L32	N 08°07'36" E	247.11'
L33	S 76°05'50" E	294.53'
L34	N 11°45'27" E	127.71'
L35	N 11°45'27" E	129.61'
L36	S 22°00'53" W	96.93'
L37	S 22°00'53" W	96.93'
L38	N 12°01'31" E	540.08'
L39	N 12°01'31" E	540.08'
L40	S 00°10'26" E	206.64'
L41	S 00°10'26" E	206.64'
L42	S 75°10'52" W	154.35'
L43	S 85°35'07" W	200.39'
L44	S 48°19'48" W	81.39'
L45	N 72°29'02" W	579.87'
L46	S 59°15'30" W	479.41'
L47	S 61°33'07" W	283.85'
L48	S 53°04'28" W	412.88'
L49	S 15°30'04" E	592.04'
L50	S 15°30'04" E	587.68'
L51	S 23°48'34" E	231.51'
L52	S 23°48'34" E	227.16'
L53	S 23°48'34" E	39.07'
L54	N 23°48'34" W	188.08'
L55	N 32°38'17" E	159.67'
L56	N 32°38'17" E	165.79'
L57	N 32°38'17" E	120.16'
L58	S 32°38'17" W	45.63'
L59	N 16°10'22" E	228.71'
L60	N 16°10'22" E	228.71'
L61	N 16°10'22" E	205.44'
L62	N 16°10'22" E	23.27'
L63	S 16°10'22" W	213.23'
L64	N 16°10'22" E	15.48'
L65	N 25°00'42" E	492.66'
L66	N 25°00'42" E	492.66'
L67	N 25°00'42" E	80.05'
L68	N 25°00'42" E	82.65'
L69	N 47°38'24" E	161.48'
L70	N 47°38'24" E	214.37'
L71	S 47°38'24" W	96.88'
L72	N 47°38'24" E	117.49'
L73	N 30°51'17" W	328.14'
L74	N 54°06'02" W	120.10'
L75	N 79°01'24" W	386.55'

LEGEND

Symbol	Meaning
●	5/8" Iron Rod Set, Capped "Lawson 050086"
⊕	Evidence Found, Labeled
○	Direction Change
■	Monument Found, Labeled
	Chain Link Fence
	Wire Fence Remnants
	Stone Wall
	Water Course/Edge Pond, Lake, River, Stream etc.
	Boundary Line
	Proposed New Division Line
	County Tax Parcel Line
	Deed Parcel Line
	Town/County Line
	Patent Line
	Utility Pole
	Guy Anchor
—E/T/C—	Utility Line, Electric/Telephone/Cable T.V.
	Water Well
	Underground Telephone Splice Box
℄	Centerline
CMP	Corrugated Metal Pipe
CPP	Corrugated Plastic Pipe
conc	Concrete
LP	Liquid Propane
	Deciduous Tree (blazed and/or wire fence remnants)
	Coniferous Tree (blazed and/or wire fence remnants)
17.-1-23	County Tax Map Parcel I.D. Number
	Test Well/Soil Boring
Lot 1	New Parcel – This Subdivision

MAP REFERENCES

1) "Haring Patent plotted per description given with search on Tract 450..."; Fulton County Records.

2) "Map showing Survey of Lands to be Acquired Pursuant to Section 3–0305 of the Environmental Cons. Law, Project Q–AFP..." by William A. Schafer, L.S., dated Sept. 4, 1979; Fulton County Filed Map.

3) "Survey Map of Lands of Harold W. & Madeline R. Gifford..." by John W. Ferguson, L.S., dated Feb. 3, 1993; Fulton County Filed Map.

4) "Survey Map of a Portion of Lands of Michael & Heather Hopkins..." by John W. Ferguson, L.S., dated May 10, 2010; Fulton County Filed Map.

NOTES

1) Subject to any statement of fact an up to date and accurate abstract of title may disclose.

2) Subject to the rights of the public over Collins–Gifford Valley Road, High Rock Road and Robert Sweet Road.

3) Subject to any utility easements of record.

4) Site may contain protected wetlands. Contact appropriate governmental agencies prior to any site work.

5) Underground features, facilities, structures and utilities have been located from available records, field locations of associated above ground structures, and any markings provided by the client. Therefore, these locations must be considered approximate. There may be other underground features, facilities, structures and utilities, the location or existence of which is not presently known. Location of underground features, facilities, utilities and structures are not certified.

6) In the event that there is a discrepancy between the contents of the signed and sealed hardcopy drawing and the corresponding digital drawing file, the hardcopy with an original stamp and signature shall be the controlling document. Be sure to compare the two documents before using the digital file.

7) Horizontal Datum is rigidly adjusted to the New York State Plane Coordinate System, 3101–East Zone

AREA SUMMARY

Lots 1 through 37 =	42,857,508 s.f.	=	983.873 Acres
Common Area =	7,436,967 s.f.	=	170.729 Acres
Collins–Gifford Valley Road =	460,280 s.f.	=	10.567 Acres
Woodward Lake Drive =	194,555 s.f.	=	4.466 Acres
Total =	**50,949,310 s.f.**	**=**	**1,169.635 Acres**

AREA SUMMARY (BY TOWN)

Town of Mayfield =	476,633 s.f.	=	10.942 Acres
Town of Northampton =	50,472,677 s.f.	=	1,158.693 Acres
Total =	**50,949,310 s.f.**	**=**	**1,169.635 Acres**

Preliminary Subdivision Plat
Woodward Lake

Req.: New York Land & Lakes Development, LLC

of Premises of

Woodward Lake Properties, LLC

~

17.-1-23, 31.-1-2, 31.2-1-25 & 31.-2-1
L 792 P 41, L 816 P 137 & L 889 P 291

being part of

Haring Patent
and
Morgan Lewis 1st & 2nd Patent

Towns of Northampton & Mayfield,
County of Fulton, State of New York

"Copies from the original of this survey map not marked with an original of the land surveyor's inked seal or embossed seal shall not be considered to be a valid true copy."

Alterations not conforming to section 7209, subdivision 2, of the State Education Law, are prohibited.

REVISIONS

No.	Date	Description

LSM

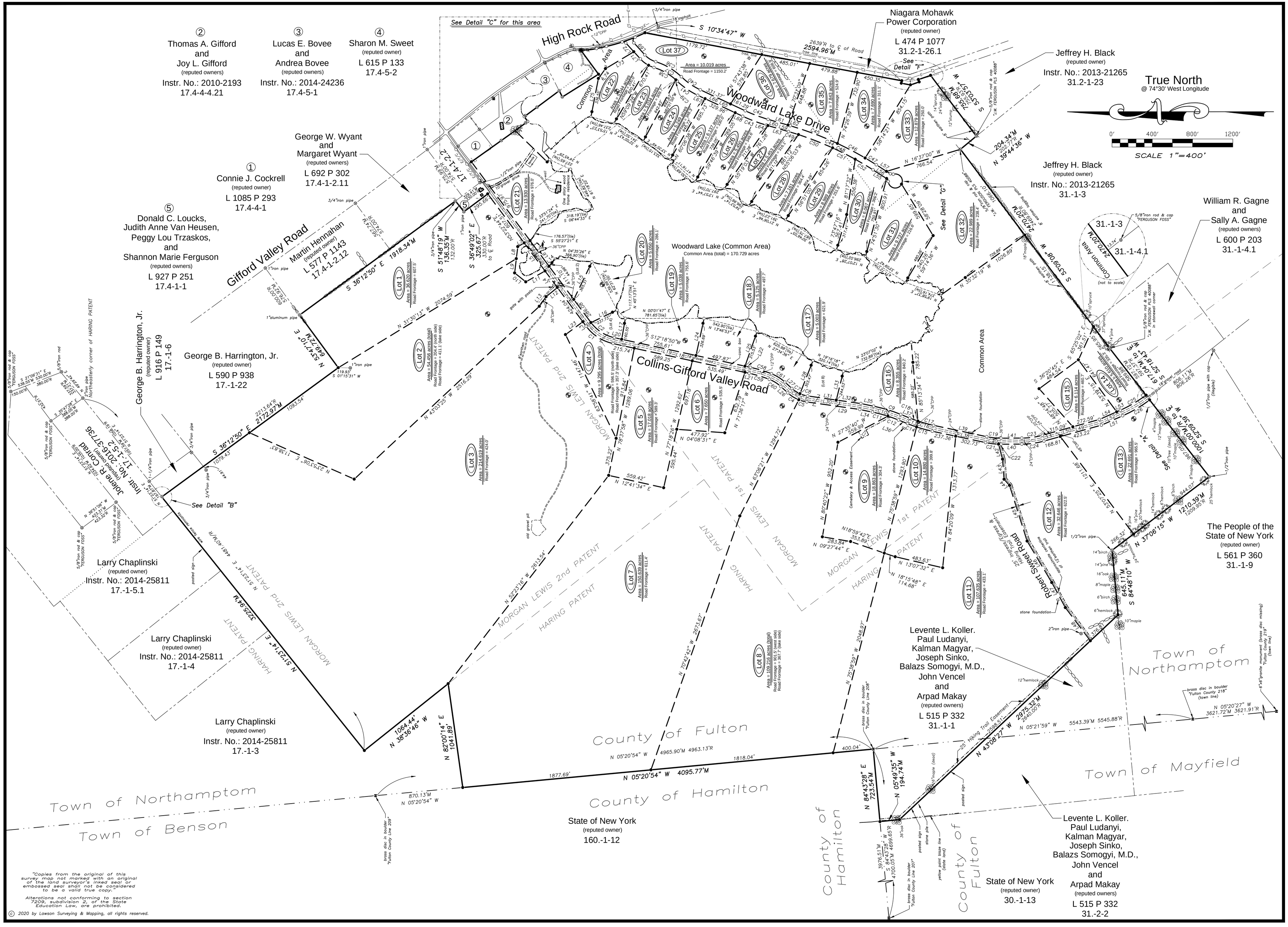
LAWSON SURVEYING & MAPPING

Boundary ~ Topographic ~ Control ~ Deformation ~ Construction ~ G.I.S. ~ Subdivision ~ G.P.S.

2959 County Route 8 ◆ Oneonta, New York 13820
Phone: (607) 432–3300
Facsimile: (607) 432–8313
www.lawsonsurvey.com

Robert J. Lawson, L.S.
N.Y.S. License No.: 050086

DATE: January 22, 2020
W.O. No.: 6711
SCALE: 1 inch = 400 feet
DRAWN BY: J.A.A.
CHECKED BY: R.J.L.
FIELD CHECKED BY: J.A.A.
DWG FILE: 6711.DWG
MAP No.: M 24–1166
SHEET No.: 1 of 2



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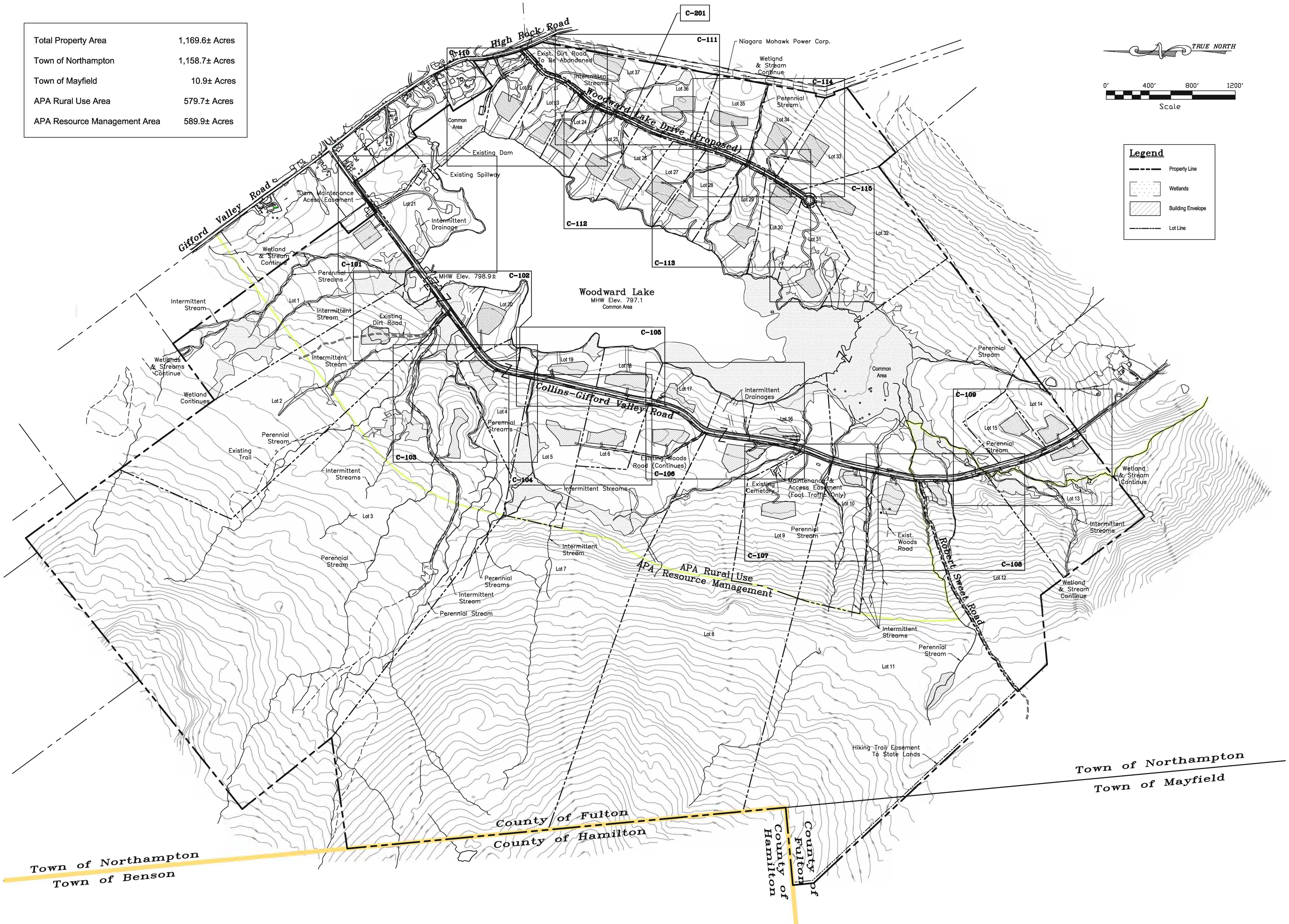
CHECKED BY:	R.J.L.
FIELD CHECKED BY:	J.A.A.
DWG FILE:	6711.DWG
MAP No.:	M 24-1166
SHEET No.:	2 of 2

Total Property Area	1,169.6± Acres
Town of Northampton	1,158.7± Acres
Town of Mayfield	10.9± Acres
APA Rural Use Area	579.7± Acres
APA Resource Management Area	589.9± Acres



TRUE NORTH

0′ 400′ 800′ 1200′

Scale

Legend

- Property Line
- Wetlands
- Building Envelope
- Lot Line

1 General Subdivision Plan and Site Plan Sheet Index
Scale: 1" = 400'

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Fulton County, NY

No.	Description	Date
		MM/DD/YY
	Revision Schedule	
	Construction Drawing	MM/DD/YY
	Agency Review Drawing	01/24/20
	Drawing Log	

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01/24/20

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General Subdivision Plan & Site Plan Sheet Index

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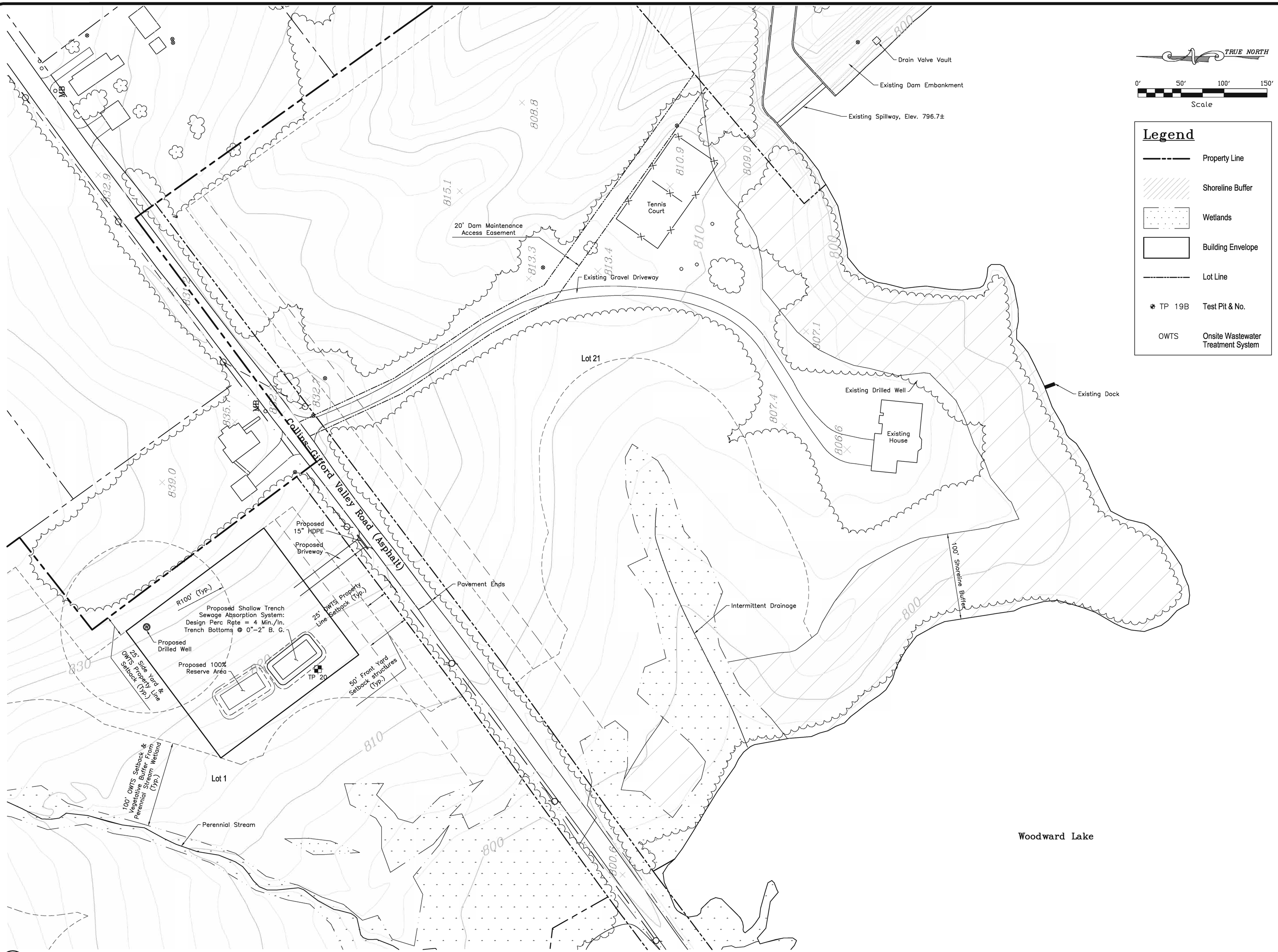

1 Site Plan Lots 1, 21
Scale: 1" = 50'

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APA Subdivision Application

Site Plans
Lots 1, 21

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TRUE NORTH

0′ 50′ 100′ 150′

Scale

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

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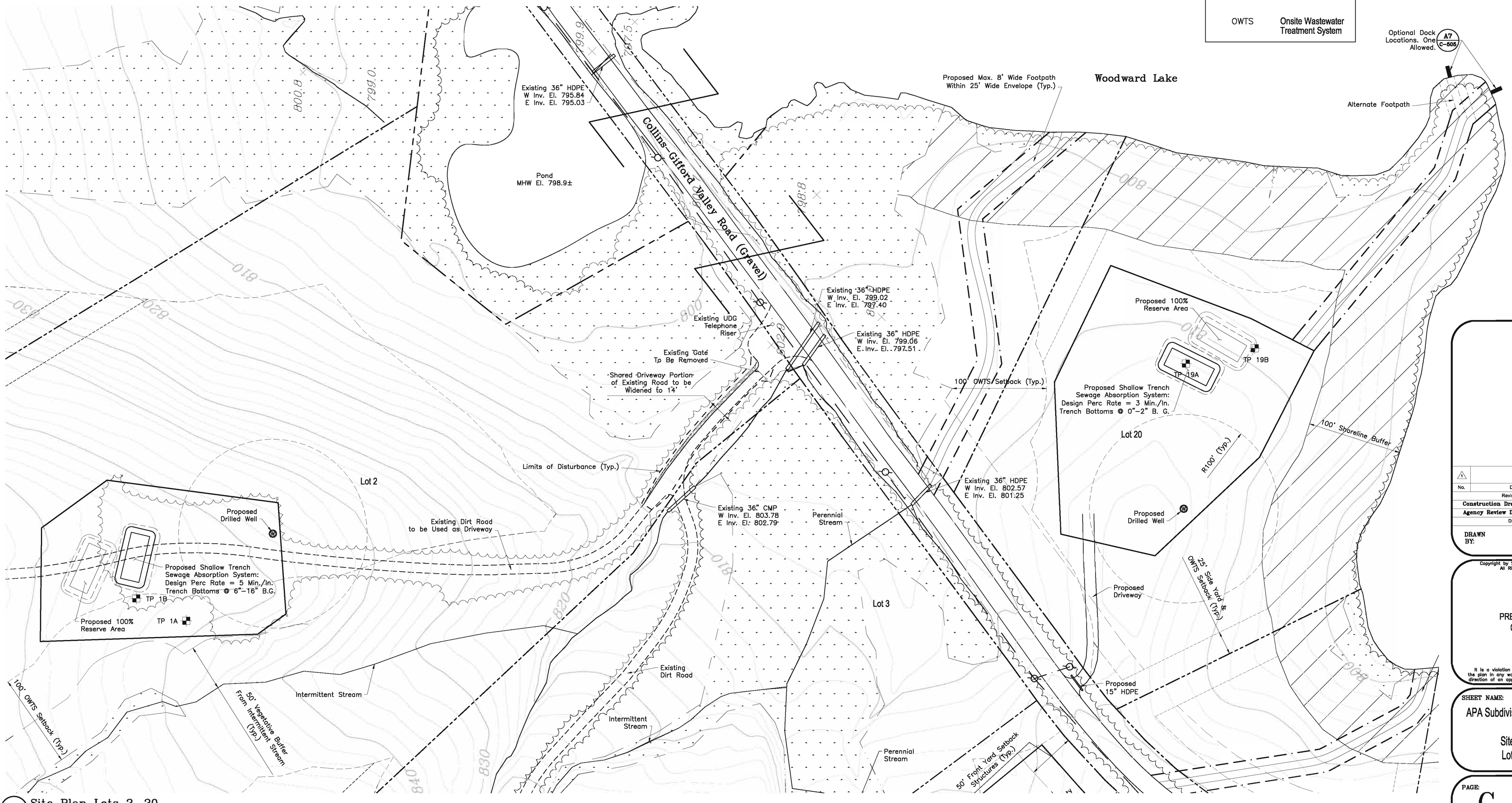

1 Site Plan Lots 2, 20
Scale: 1" = 50'

No.	Description	MM/DD/YY
	Revision Schedule	
	Construction Drawing	MM/DD/YY
	Agency Review Drawing	01/24/20
	Drawing Log	

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01/24/20

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Site Plans
Lots 2, 20

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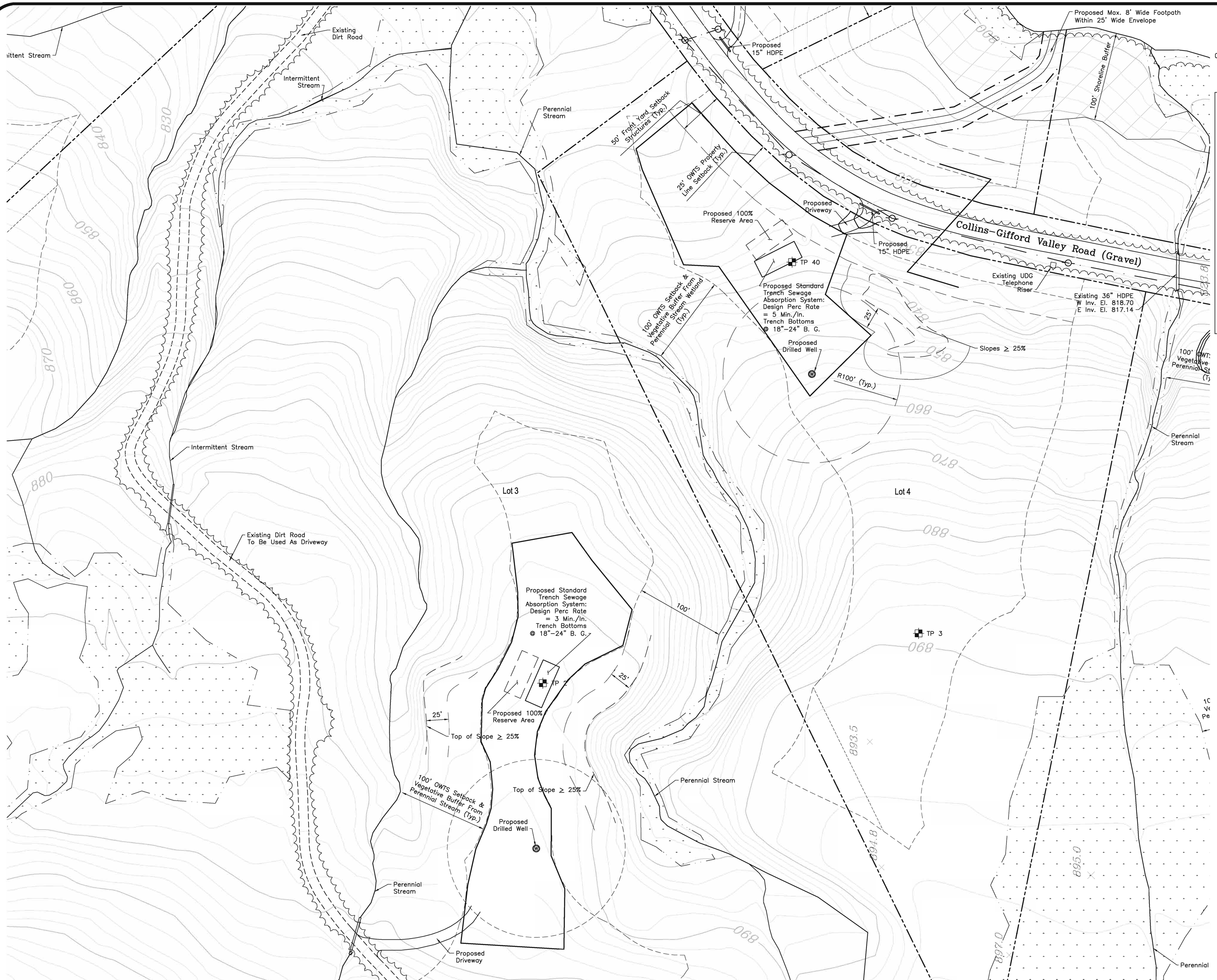

1 Site Plan Lots 3, 4
Scale: 1" = 50'

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Fulton County, NY

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Drawing Log		

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01/24/20

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APA Subdivision Application

Site Plans
Lots 3, 4

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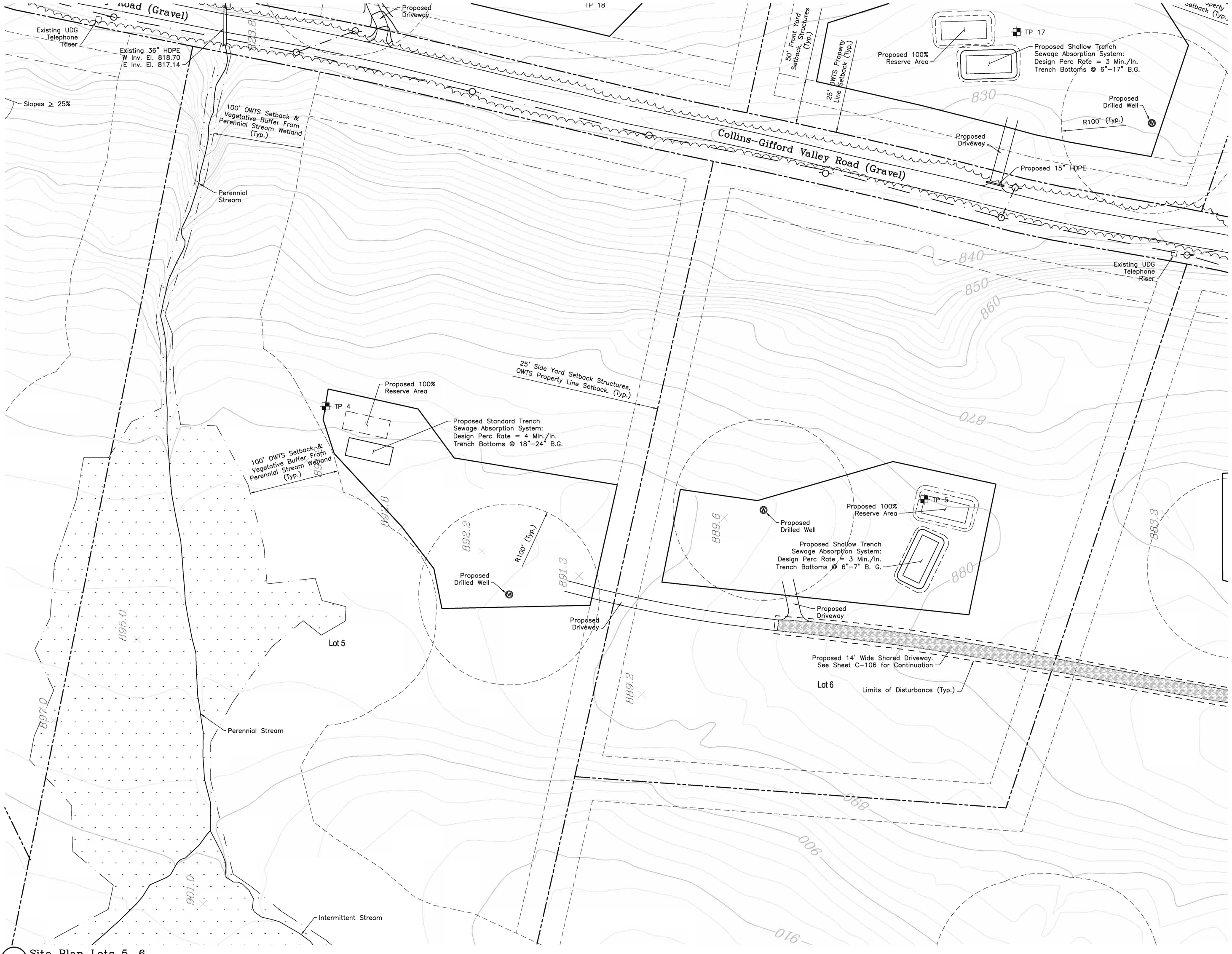

1 Site Plan Lots 5, 6
Scale: 1" = 50'

TRUE NORTH

0' 50' 100' 150'
Scale

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

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Fulton County, NY

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Agency Review Drawing	01/24/20

Drawing Log

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PRELIMINARY
01/24/20

SHEET NAME:
APA Subdivision Application

Site Plans
Lots 5, 6

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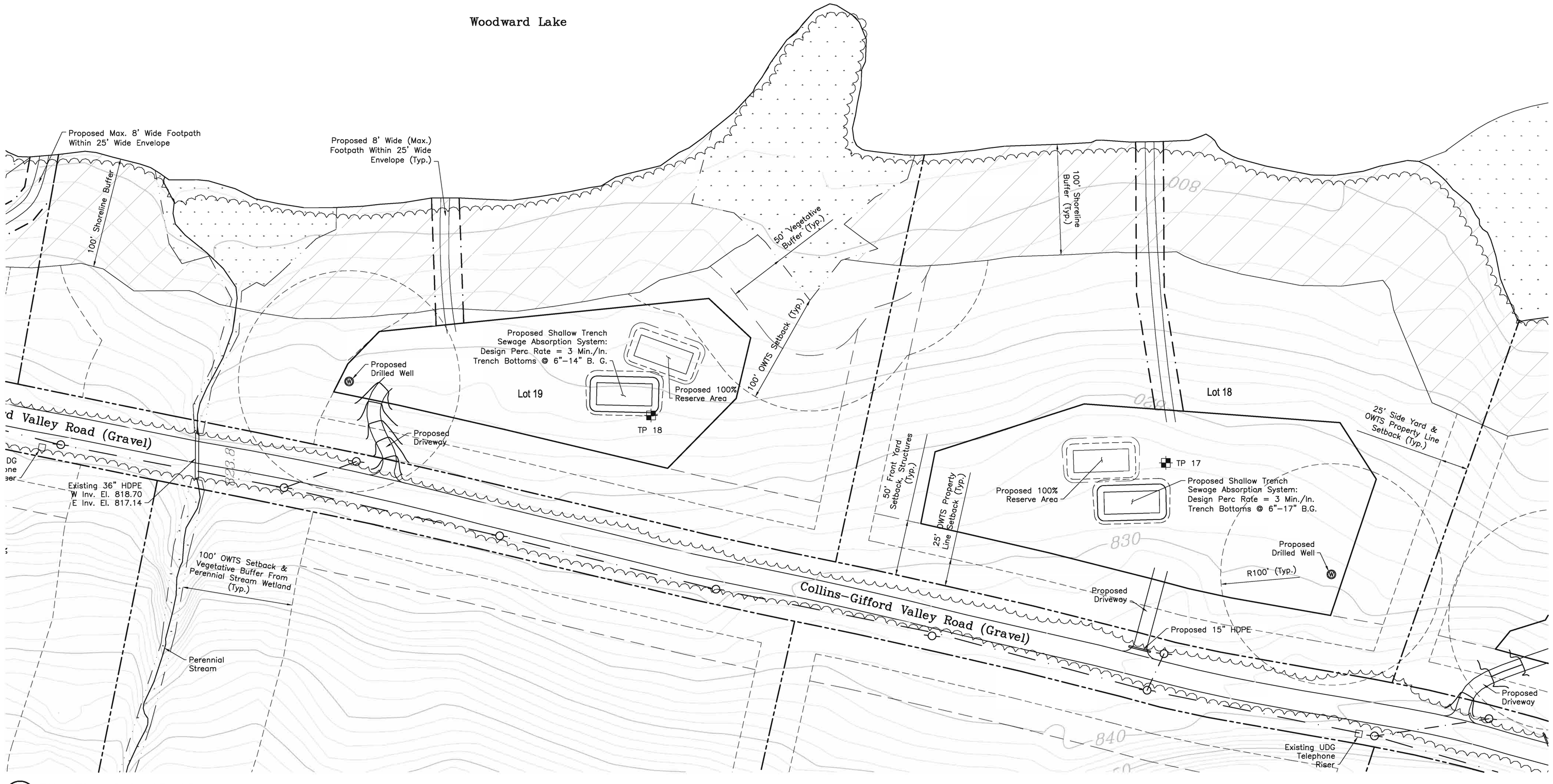
Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

TRUE NORTH

0′ 50′ 100′ 150′

Scale



1 Site Plan Lots 18, 19
Scale: 1" = 50'

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Agency Review Drawing	01/24/20

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Site Plans
Lots 18, 19

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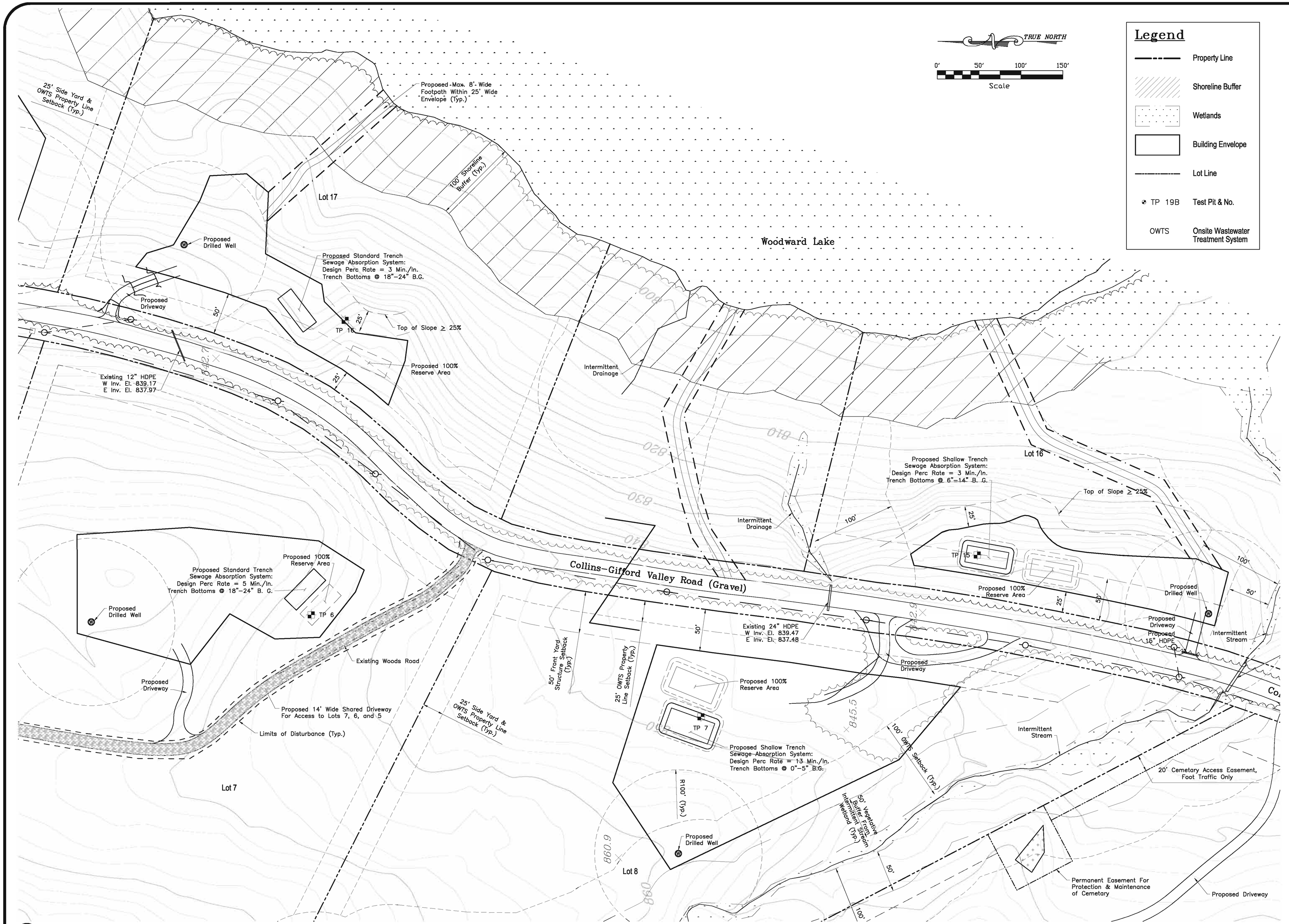

1 Site Plan Lots 7, 8, 16, 17
Scale: 1" = 50'

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GLOVERSVILLE, N.Y. 12078
(518) 725-1555

Woodward Lake Properties, LLC

Woodward Lake Subdivision
Towns of Northampton & Mayfield
Fulton County, NY

No.	Description	Date
1		MM/DD/YY
Revision Schedule		
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Agency Review Drawing		01/24/20
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01/24/20

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APA Subdivision Application

Site Plans
Lots 7, 8, 16, 17

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1 Site Plan Lots 9, 10
Scale: 1" = 50'

TRUE NORTH

0' 50' 100' 150'
Scale

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

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Site Plans
Lots 9, 10

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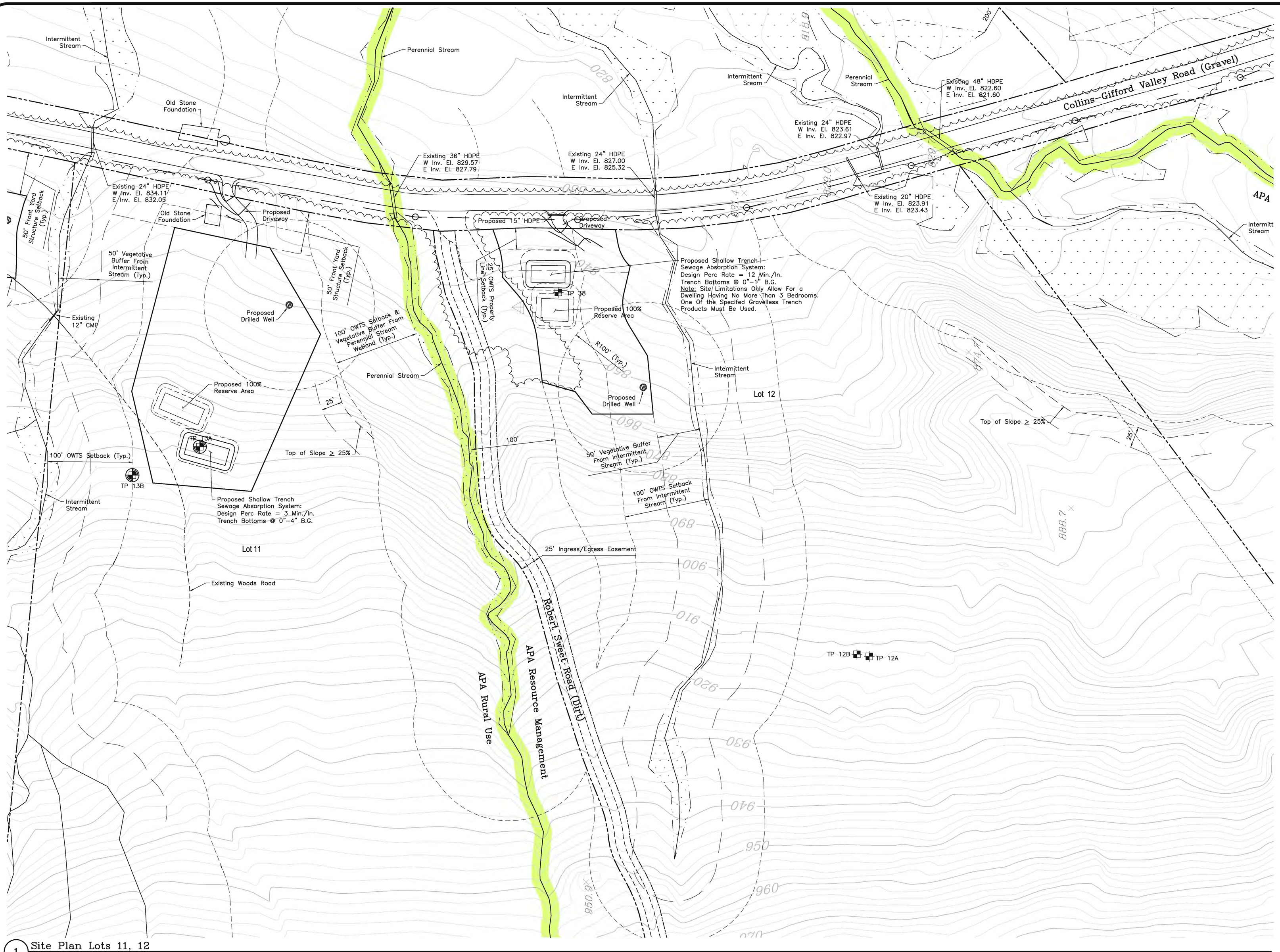

1 Site Plan Lots 11, 12
Scale: 1" = 50'

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TRUE NORTH

0' 50' 100' 150'
Scale

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

No.	Description	Date
		MM/DD/YY

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Site Plans
Lots 11, 12

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TRUE NORTH

0' 50' 100' 150'
Scale

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

Lot 14
Lot 15
Lot 13
Lot 12
Top of Slope ≥ 25%
Area With ≥ 25% Slopes
25'
TP 37
Proposed 100% Reserve Area
Proposed Drilled Well
R100' (Typ.)
25' Side Yard & OWTS Property Line Setback (Typ.)
Proposed Standard Trench Sewage Absorption System: Design Perc Rate = 2 Min./In. Trench Bottoms @ 18"-24" B. G.
Proposed Shallow Trench Sewage Absorption System: Design Perc Rate = 3 Min./In. Trench Bottoms @ 6"-11" B.G.
TP 10
Old Stone Foundation
Proposed Driveway
Proposed 15" HDPE
50' Front Yard Structure Setback (Typ.)
25' OWTS Property Line Setback (Typ.)
200' OWTS Setback For Perc Rates <3 Min./In.
Proposed Standard Trench Sewage Absorption System: Design Perc\ Rate = 3.5 Min./In. Trench Bottoms @ 18"-24" B.G.
TP 9
Proposed 100% Reserve Area
100' OWTS Setback
Collins-Gifford Valley Road (Gravel)
Intermittent Stream
Perennial Stream
Existing 48" HDPE
W Inv. El. 822.60
E Inv. El. 821.60
Existing 24" HDPE
W Inv. El. 823.61
E Inv. El. 822.97
Existing 20" HDPE
W Inv. El. 823.91
E Inv. El. 823.43
APA Rural Use
APA Resource Management
Wetland Continues
ed Shallow Trench
Absorption System:
Perc Rate = 12 Min./In.
Bottoms @ 0"-1" B.G.
Site/ Limitations Only Allow For a
g Having No More Than 3 Bedrooms.
the Specifed Gravelless Trench
ts Must Be Used.

1 Site Plan Lots 13, 14, 15
Scale: 1" = 50'

No.	Description	Date
1		MM/DD/YY
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Site Plans
Lots 13, 14, 15

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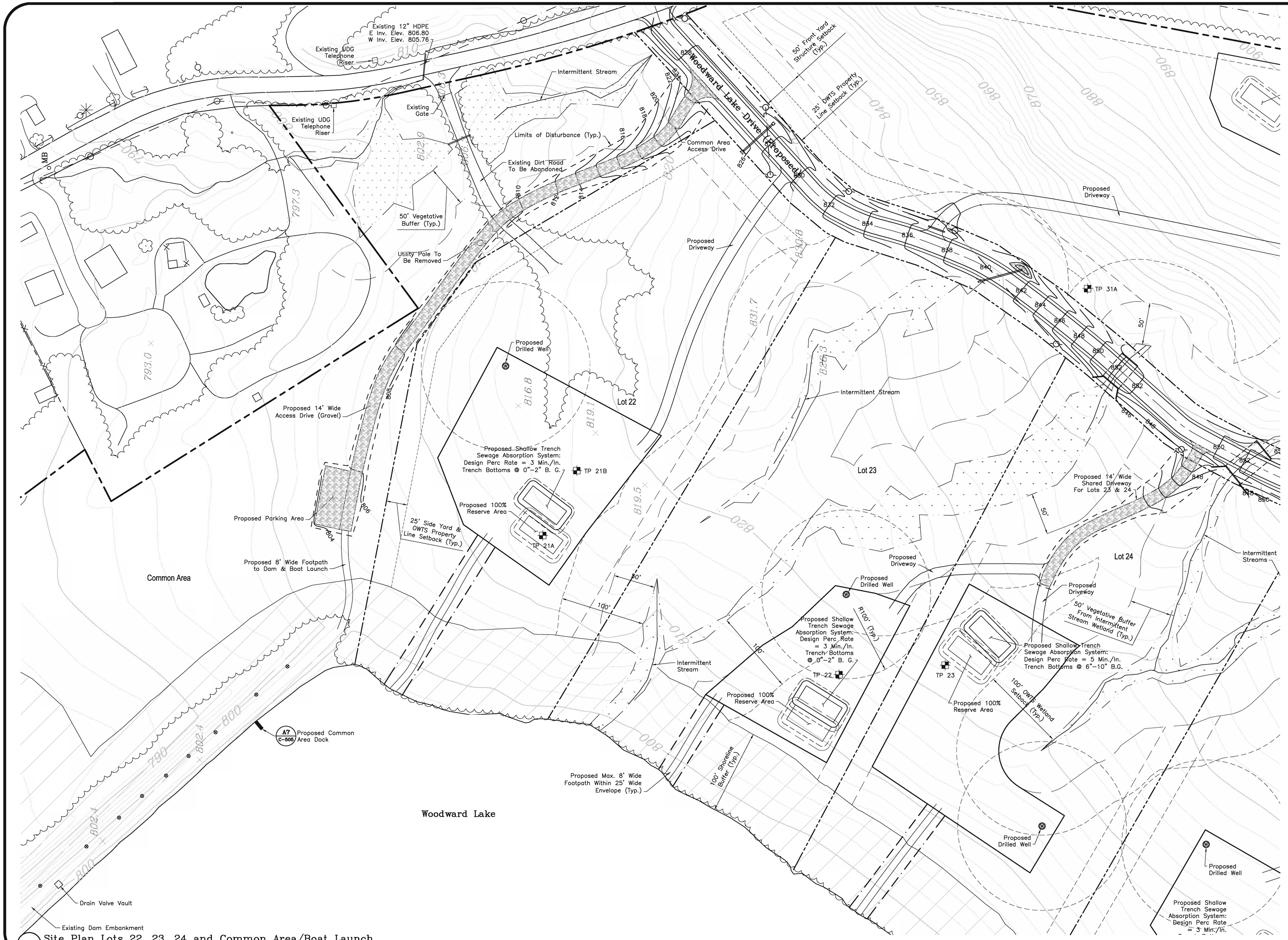

1 Site Plan Lots 22, 23, 24 and Common Area/Boat Launch
Scale: 1" = 50'

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TRUE NORTH

0' 50' 100' 150'
Scale

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

No.	Description	Date
		MM/DD/YY

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Site Plans Lots 22, 23, 24 & Common Area/Boat Launch

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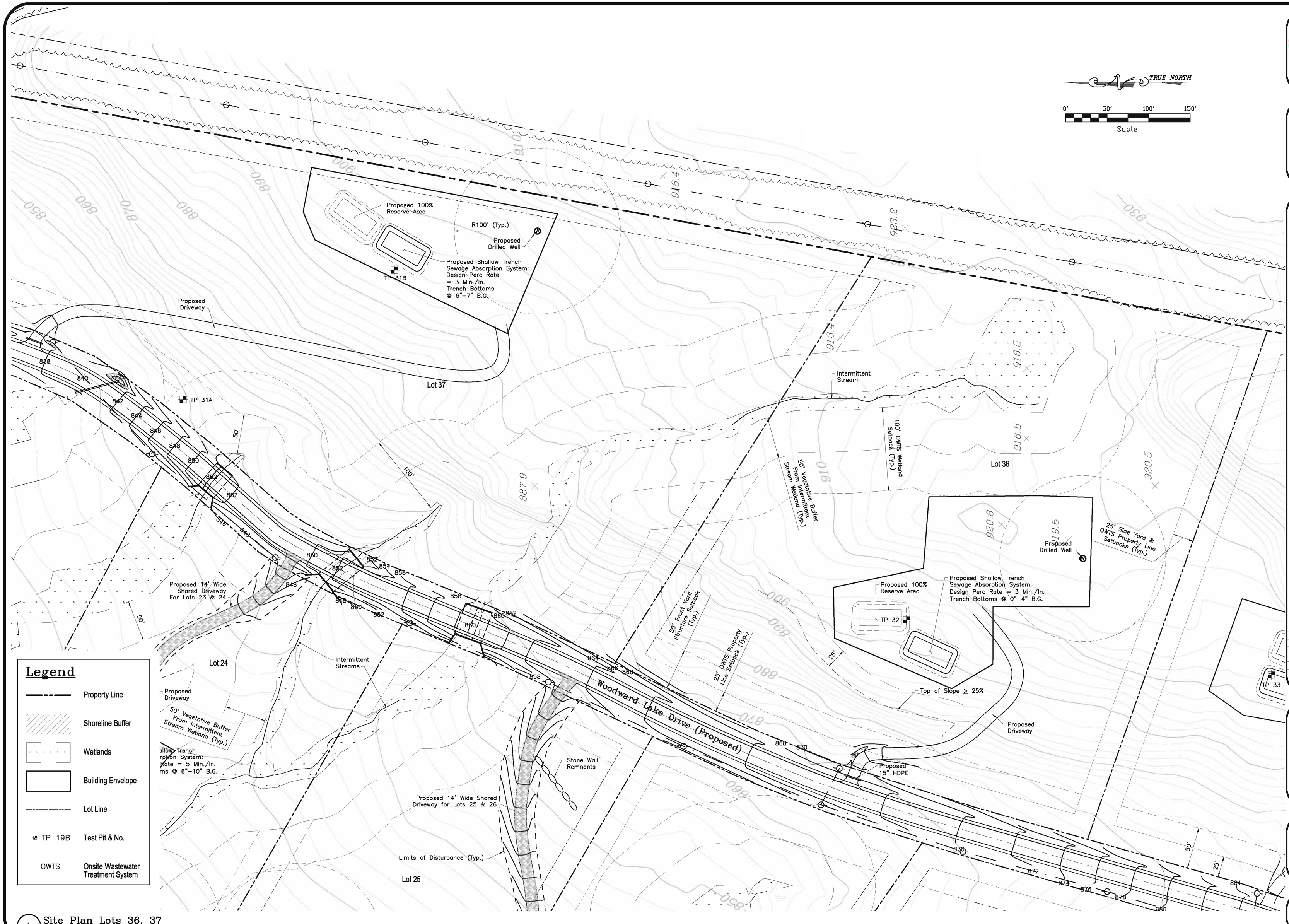

1 Site Plan Lots 36, 37
Scale: 1" = 50'

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	Construction Drawing	MM/DD/YY
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Site Plans
Lots 36, 37

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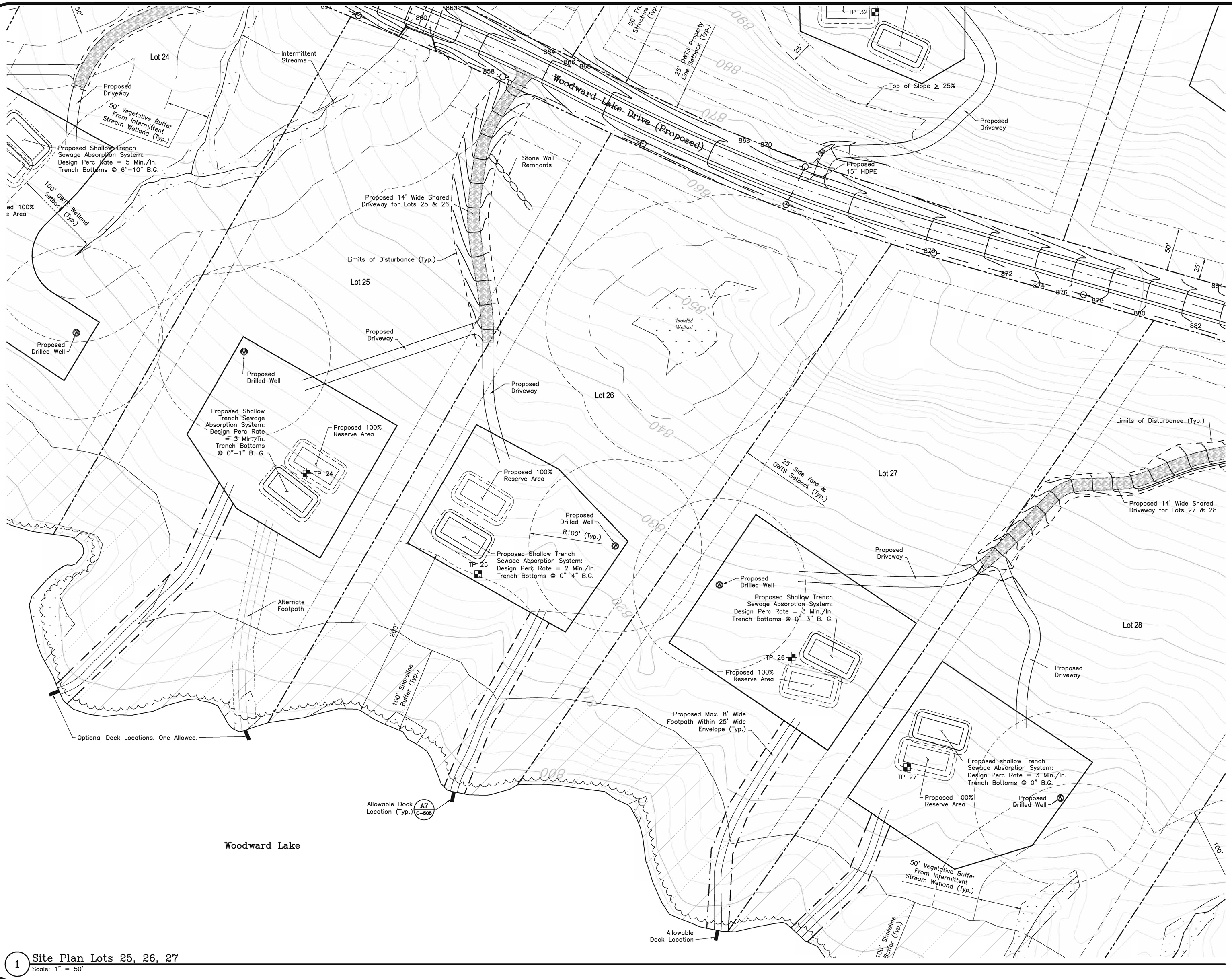

1 Site Plan Lots 25, 26, 27
Scale: 1" = 50'

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TRUE NORTH

0' 50' 100' 150'
Scale

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

No.	Description	Date
		MM/DD/YY
Revision Schedule		
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Site Plans
Lots 25, 26, 27

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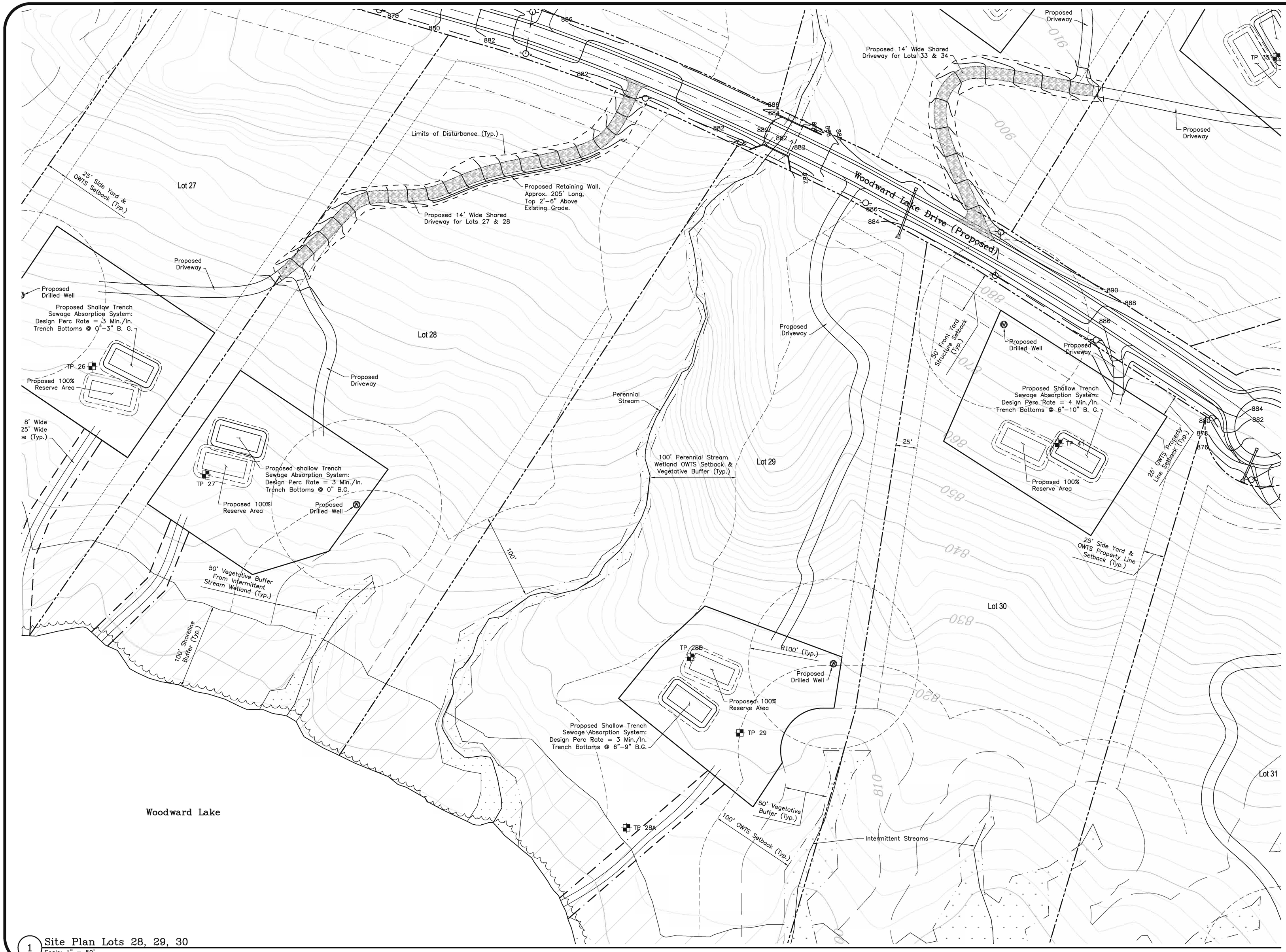

1 Site Plan Lots 28, 29, 30
Scale: 1" = 50'

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Fulton County, NY

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

No.	Description	Date
		MM/DD/YY
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Site Plans
Lots 28, 29, 30

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Towns of Northampton & Mayfield
Fulton County, NY

TRUE NORTH

0' 50' 100' 150'
Scale

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

Perennial Stream & Wetland Continue
25' Side Yard & OWTS Property Line Setbacks (Typ.)
Lot 35
Proposed 100% Reserve Area
Proposed Shallow Trench Sewage Absorption System: Design Perc Rate = 3 Min./In. Trench Bottoms @ 0"-4" B.G.
TP 33
Proposed Drilled Well
Perennial Stream
Proposed Drilled Well
R 100' (Typ.)
Lot 34
Proposed Shallow Trench Sewage Absorption System: Design Perc Rate = 3 Min./In. Trench Bottoms @ 0"-5" B. G.
TP 34
Proposed 100% Reserve Area
Proposed Driveway
100' Perennial Stream Wetland OWTS Setback & Vegetative Buffer (Typ.)
Proposed Driveway
Proposed Shallow Trench Sewage Absorption System: Design Perc Rate = 3 Min./In. Trench Bottoms @ 0"-3" B.G.
Proposed Drilled Well
TP 35
Proposed 100% Reserve Area
Lot 33
Proposed 14' Wide Shared Driveway for Lots 33 & 34
Proposed Driveway
Limits of Disturbance (Typ.)
Proposed Retaining Wall, Approx. 205' Long, Top 2'-6" Above Existing Grade.
Proposed 14' Wide Shared Driveway for Lots 27 & 28
Woodward Lake Drive (Proposed)
Lot 28
Proposed Driveway
50' Front Yard Structure Setback (Typ.)
Proposed Drilled Well
Proposed Driveway
Proposed Shallow Trench Sewage Absorption System:
Proposed Driveway
Perennial

1 Site Plan Lots 33, 34, 35
Scale: 1" = 50'

No.	Description	Date
		MM/DD/YY
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Site Plans
Lots 33, 34, 35

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1 Site Plan Lots 31, 32
Scale: 1" = 50'

TRUE NORTH

0' 50' 100' 150'
Scale

Legend

- Property Line
- Shoreline Buffer
- Wetlands
- Building Envelope
- Lot Line
- TP 19B — Test Pit & No.
- OWTS — Onsite Wastewater Treatment System

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Woodward Lake Subdivision
Towns of Northampton & Mayfield
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No.	Description	Date
1		MM/DD/YY

Revision Schedule

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Site Plans
Lots 31, 32

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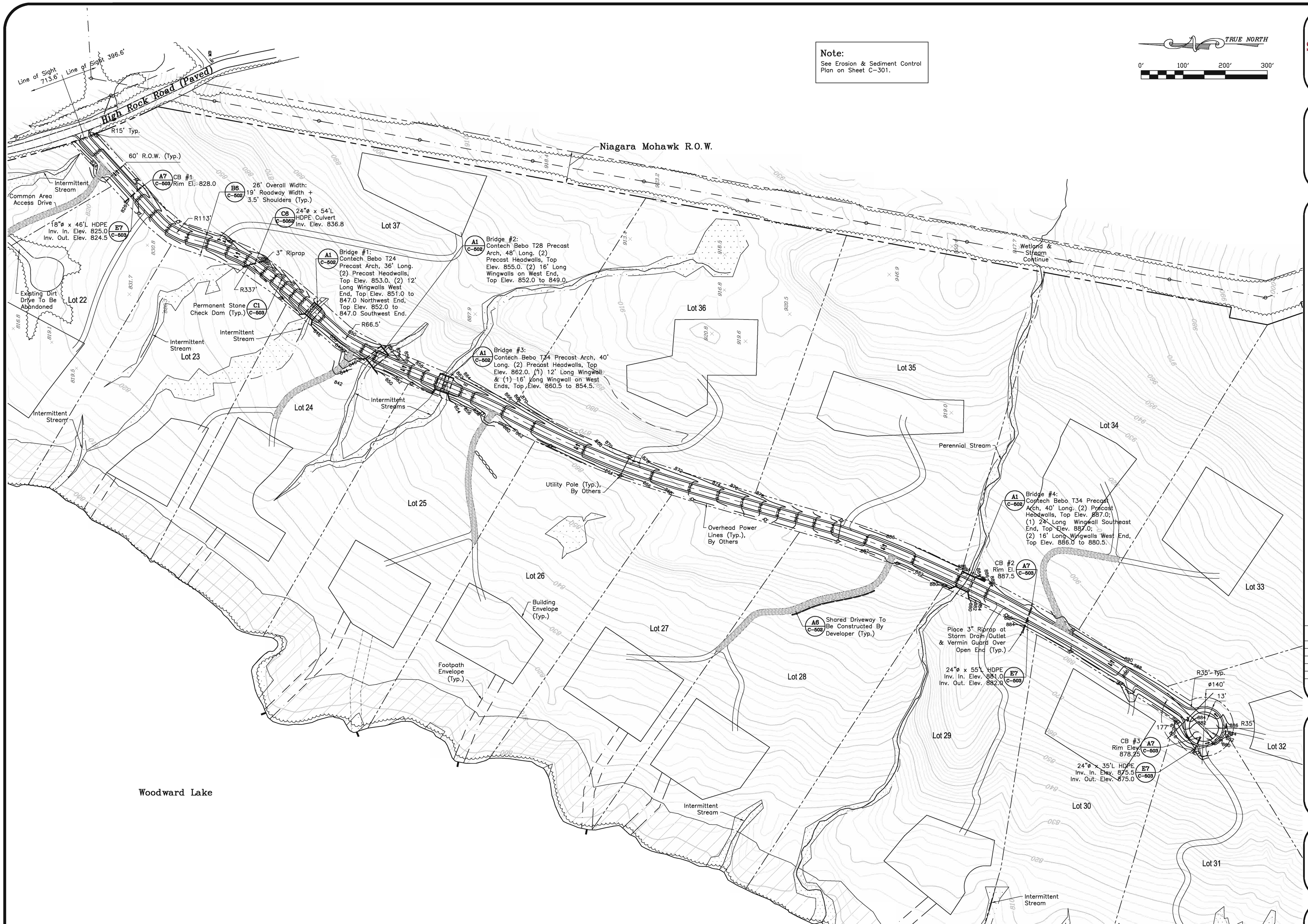

1 Woodward Lake Drive Plan
Scale: 1" = 100'

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Woodward Lake Subdivision
Towns of Northampton & Mayfield
Fulton County, NY

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		MM/DD/YY
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Woodward Lake Drive

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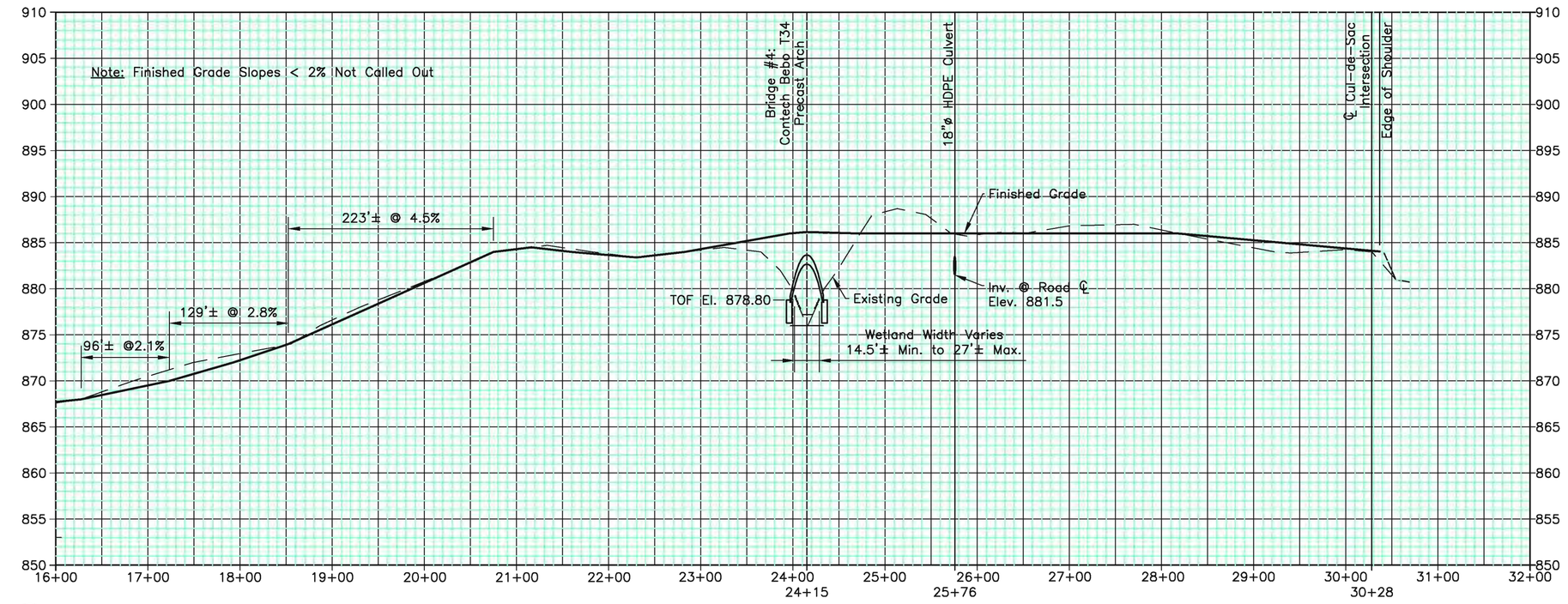
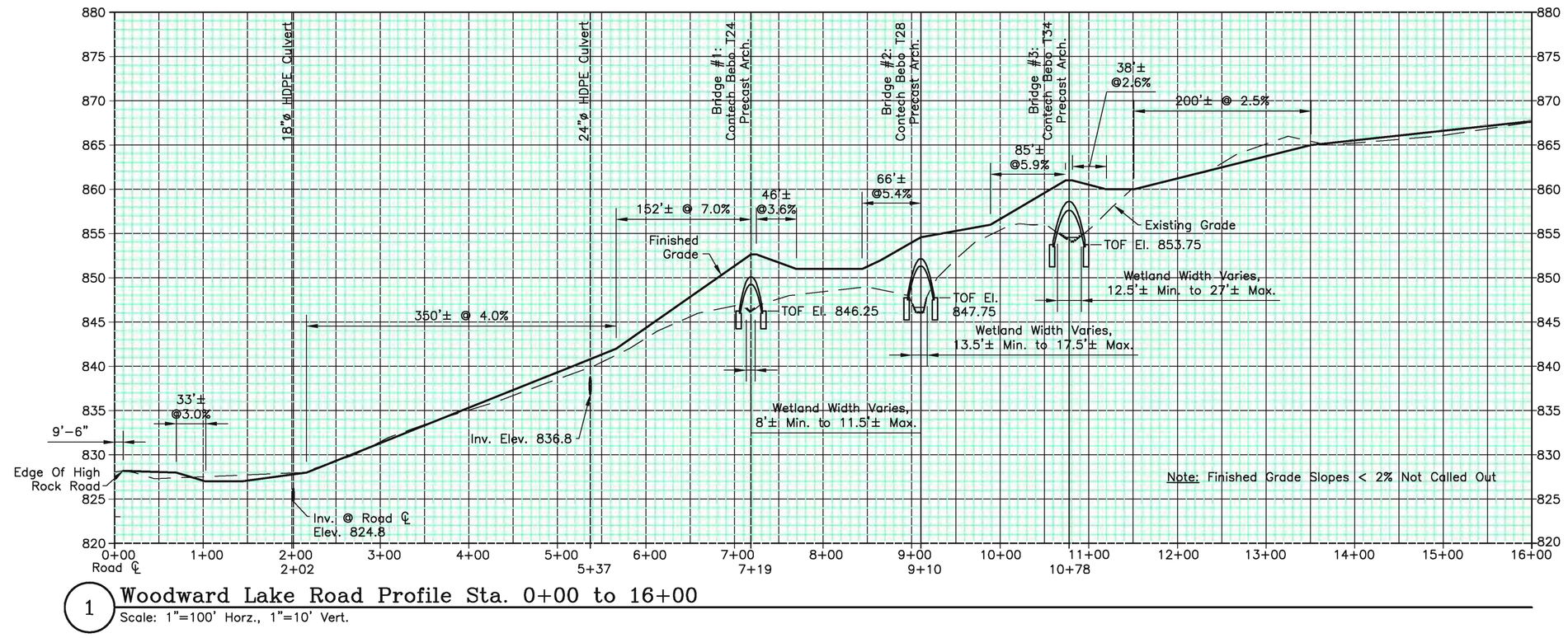


2 **Woodward Lake Road Profile Sta. 16+00 to Cul-de-Sac**
Scale: 1"=100' Horz., 1"=10' Vert.



1 **Woodward Lake Road Profile Sta. 0+00 to 16+00**
Scale: 1"=100' Horz., 1"=10' Vert.

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Fulton County, NY

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01/24/20

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Woodward Lake Road Centerline Profile

PAGE:
C-202

Phase 1

Phase 2

Phase 3

Note:
Common Area Access and Shared Driveways to be Constructed After Completion of Woodward Lake Drive.

TRUE NORTH

0′ 100′ 200′ 300′

High Rock Road (Paved)

E1 C-501 Stabilized Construction Entrance

Intermittent Stream

Common Area Access Drive

CB #1 Rim El. 828.0

E3 C-503 Temporary Catch Basin Protection (Typ.)

18"ø x 46'L HDPE Inv. In. Elev. 825.0 Inv. Out. Elev. 824.5

24"ø x 54'L HDPE Culvert Inv. Elev. 836.8

3" Riprap

C1 C-503 Permanent Stone Check Dams Where Ditch Bottom Slope ≥ 5% (Typ.)

E5 C-503 Temporary Reinforced Silt Fence Adjacent to Wetlands (Typ.)

F5 C-501 Temporary Haul Road, Min. 12' Wide (Typ. 4 Places)

50' Min.

Temporary Staging & Equipment Parking Area

Temporary Silt Fence (Typ.) C5 C-503

Bridge #1

Intermittent Stream

Intermittent Stream

Bridge #2

A1 C-501 Temporary Access Bridge (Typ. 3 Places)

C4 C-503 Biodegradable Coir Wattle, Typ. Between Bridge Supports & Wetland

Intermittent Streams

Bridge #3

Niagara Mohawk R.O.W.

26' Overall Width: 19' Roadway Width + 3.5' Shoulders (Typ.)

Limits of Disturbance (Typ.)

Overhead Power Lines (Typ.), By Others

Temporary Silt Fence (Typ.)

Shared Driveway To Be Constructed By Developer (Typ.)

Perennial Stream

Biodegradable Coir Wattle, Typ. Between Bridge Supports & Wetland

Temporary Access Bridge (Typ.)

Temporary Haul Road (Typ.)

Temporary Reinforced Silt Fence Adjacent to Wetlands (Typ.)

Stone Check Dam (Typ.)

Bridge #4

CB #2 With Temp. Protection Rim El. 887.5

Place 3" Riprap at Storm Drain Outlet & Vermin Guard Over Open End (Typ.)

24"ø x 55'L HDPE Inv. In. Elev. 881.0 Inv. Out. Elev. 882.0

Limits of Disturbance (Typ.)

CB #3 With Temp. Protection Rim Elev. 878.25

24"ø x 35'L HDPE Inv. In. Elev. 875.5 Inv. Out. Elev. 875.0

1 Woodward Lake Drive Plan
Scale: 1" = 100'

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Woodward Lake Drive
Erosion & Sediment Control Plan

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C-301

Site Plan Development Notes:

1. Typical Plans Are Provided For Illustrative Purposes Only, Including the Locations, Orientations, and Footprints of Structures. Driveway Locations and Site Grading Are Also Illustrative. Separation Criteria Are Provided for Guidance Concerning Site Development.
2. On Any Lot, All Residential and Accessory Structures, Onsite Wastewater Systems, and Wells Shall Be Located Within the Designated Building Envelope. Outbuilding Envelopes May Only Contain a Non–Residential Structure, Such As a Garage. Water and Wastewater Systems My Not Be Located In Outbuilding Envelopes.
3. Vegetative Clearing Shall Be Limited To Areas Required For Construction Of Structures, Driveway, Septic System, Stormwater Management Practices, and Landscaping. With Exception of Driveway, Clearing Shall Be Wholly Contained Within Building Envelopes. On Shoreline Lots, Clearing For Foot Paths Up To 6' Wide Permitted And Limited To Foot Path Envelopes Within Shoreline Buffers.
4. Roof Leaders, Foundation Drains, Cellar Drains, Backwash Drains, Etc. May Not Be Connected to the Sewage System and Shall Be Installed In Such a Manner That Drainage Is Directed Away From the Sewage Absorption Area. No Drain Shall Be Installed To Discharge Directly Into Any Stream Or Ditch, Nor Onto An Impervious Surface. Roof Leaders and Drains Shall Discharge Onto Vegetated Ground Only.

Separation Distances

The Following Table Lists the Minimum Required Horizontal Separation Distances From Wastewater System Components. New Systems Shall Be Staked Out, and Distances Shall Be Verified for Compliance, Prior to Construction.

SYSTEM COMPONENT	To Well	To Water Service Line	To Dwelling	To Property Line	To Wetland, Lake, or Stream	To Drainage or Ditch	To Top of Steep Slope (>25%)
House Sewer (Raw Sewage Line)	50'	10'	3'	25'	25'	---	---
Septic Tank	50'	10'	10'	25'	50'	10'	25'
Effluent Line	50'	10'	10'	25'	50'	10'	25'
Distribution Box	100'	10'	20'	25'	100' *	25'	25'
Absorption Field (See Notes Below)	100'	10'	20'	25'	100' *	25'	25'

Notes:

Measured From Nearest Trench Edge or End, Except For Systems Requiring the Placement of Fill Material Where the Trench Bottoms Are Higher Than 6" Below Existing Ground Surface, In Which Case Separation Distances Are Measured From the Toe of the Slope of the Fill.
Separation Distances Shall Also Be Measured From the Designated Reserve Area.

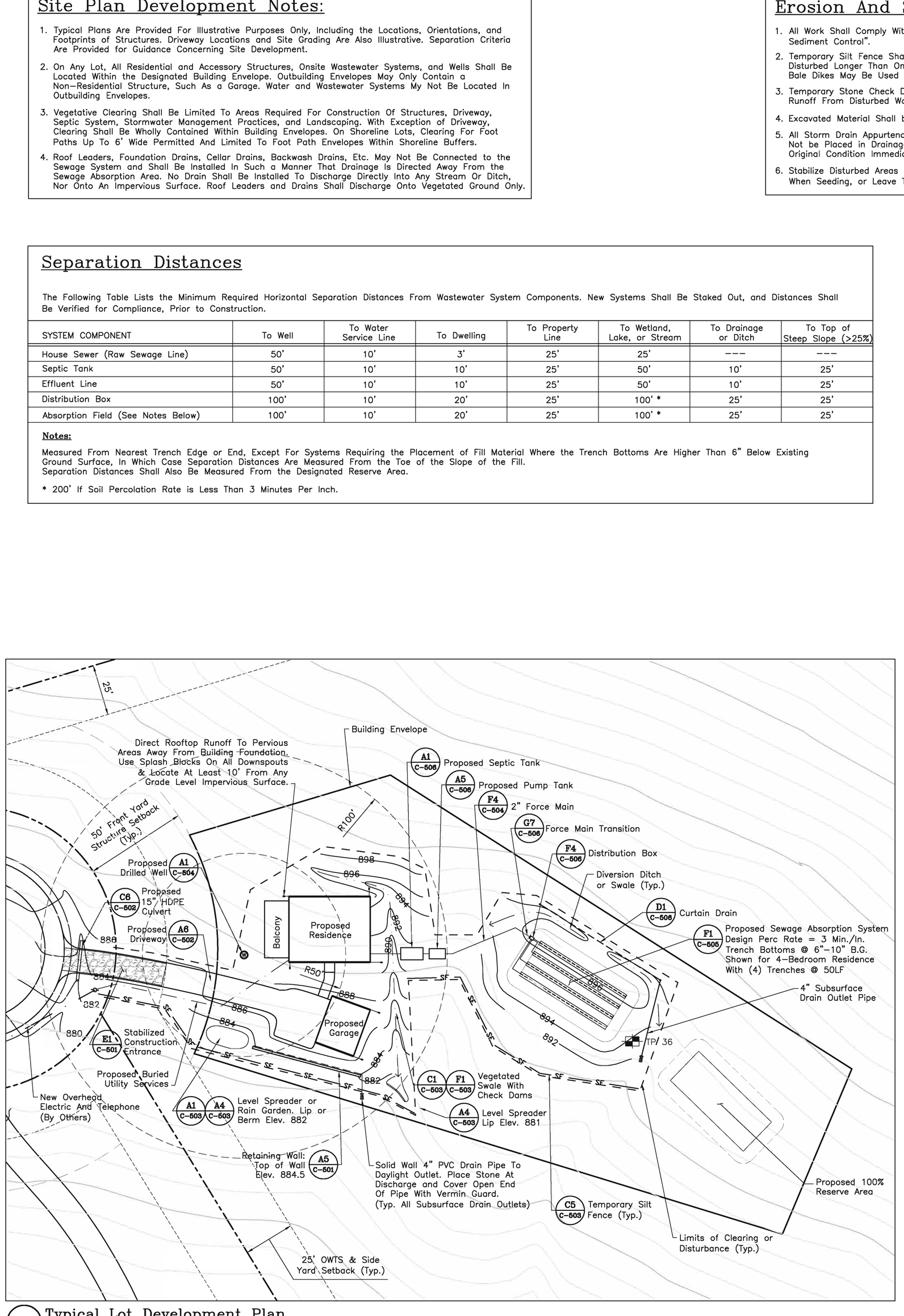
* 200' If Soil Percolation Rate is Less Than 3 Minutes Per Inch.

Erosion And Sediment Control

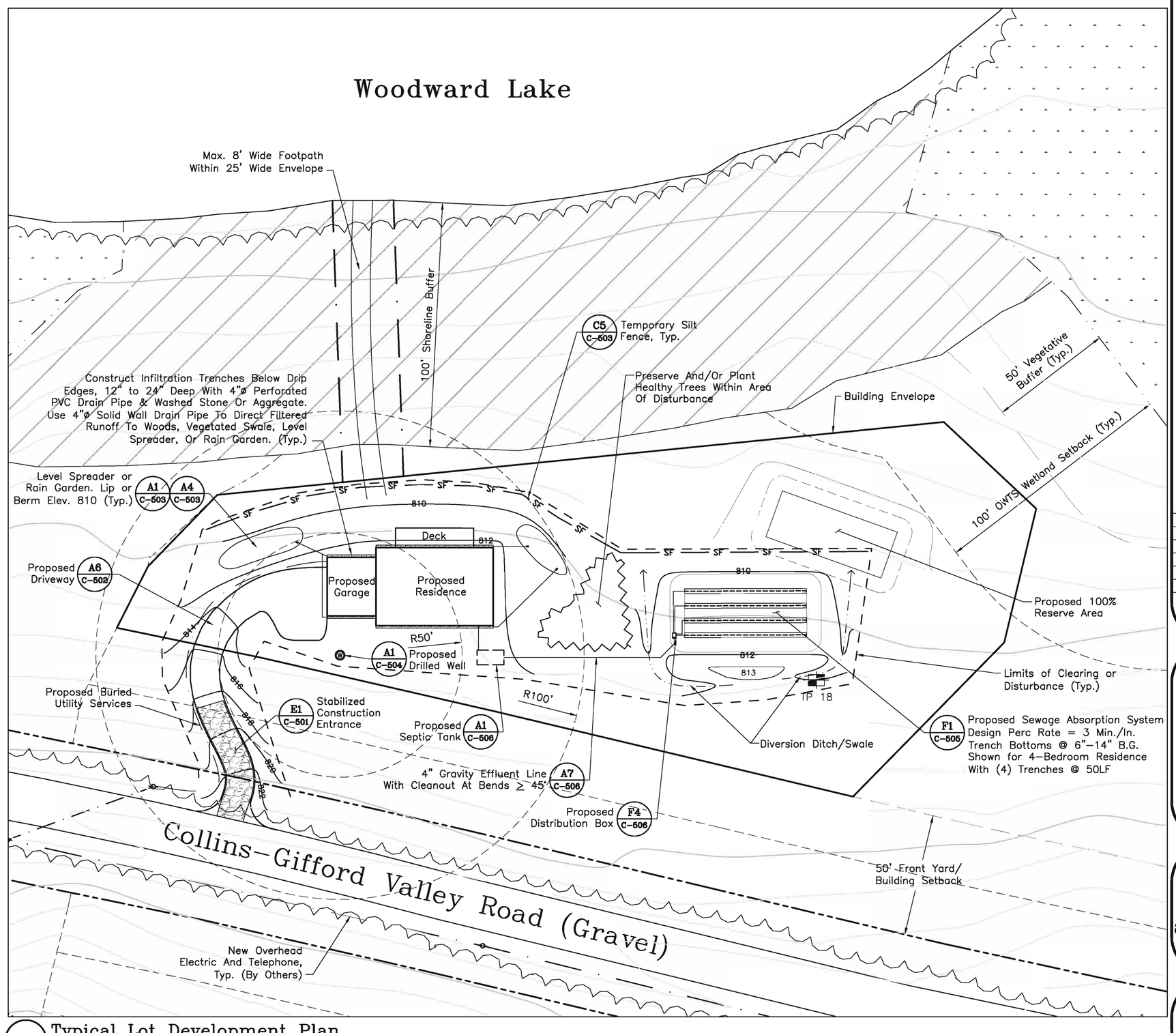
1. All Work Shall Comply With Applicable Provisions of NYS DEC "Standards and Specifications For Erosion and Sediment Control".
2. Temporary Silt Fence Shall be Placed Immediately Downgradient of Any Disturbed Area Intended to Remain Disturbed Longer Than One Working Day. Silt Fences Shall Be Installed Along Contours To Intercept Runoff. Straw Bale Dikes May Be Used In Lieu Of Silt Fence.
3. Temporary Stone Check Dams Shall be Installed in Areas of Concentrated Flow Which Are in the Path of Surface Runoff From Disturbed Work Areas.
4. Excavated Material Shall be Placed on Upslope Side of Excavation.
5. All Storm Drain Appurtenances, Ditches, Etc. Shall Remain Functional During Construction. Excavated Material May Not be Placed in Drainage Ditches. Ditches, Riprap, And Storm Drain Appurtenances Shall be Restored to Original Condition Immediately Following Construction.
6. Stabilize Disturbed Areas Intended to be Nonimpervious With Permanent Seeding. Use Mulches or Geotextiles When Seeding, or Leave Temporary Controls in Place Until Dense and Vigorous Cover (80%) is Established.

Stormwater Management

Lot Owner Is Responsible For Ensuring Installation And Maintenance Of Erosion & Sediment Controls During Construction On Their Lot, As Well As Installation And Long Term Maintenance Of Appropriate Stormwater Management Practices As Described In The Stormwater Pollution Prevention Plan For The Subdivision. Owner's Responsibilities Include Timely Filing Of A Notice Of Intent With The New York State Dept. Of Environmental Conservation Prior To Construction, and A Notice Of Termination Upon Conclusion. Owner Is Referred To The SWPPP For Instructions.



1 Typical Lot Development Plan
Scale: 1" = 30'



2 Typical Lot Development Plan
Scale: 1" = 30'

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Towns of Northampton & Mayfield
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No.	Description	Date
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SHEET NAME:
Typical Lot Development Plans; Site Development, E&SC, and Stormwater Management Notes; Separation Distances

PAGE:
C–401

Soil Profiles

(SHGW refers to Seasonal High Groundwater)

Test Pit #1A Date: 09/13/18 Slope: 2–5%
0" –18" Dk. Brown Loam, Root Layer to 5"
8" – 40" Orange–Brown Fine Sandy Loam
40" – 70" Gray Sand

40" SHGW (Few Mottles)

Test Pit #1B Date: 09/13/18 Slope: 0–2%
0" –9" Brown Sandy Loam
9" – 24" Orange–Brown Silty Sand/Fine Loamy Sand
24" – 33" Gray Sand
33" – 66" Stony Dk. Gray Gravelly Sand
66" Hardpan

24" SHGW (Mottles)

Test Pit #2 Date: 09/13/18 Slope: 0–2%
0" – 5" Dk. Brown Loamy Organic Layer
5" – 40" Orange–Brown Sand
40" – 72" Gray–Brown Gravelly, Stoney Sand

No Evidence of SHGW

Test Pit #3 Date: 09/13/18 Slope: 2–5%
0" – 12" Dk. Brown Loamy Organic Layer
12" – 29" Orange Silty Sand
29" – 72" Gray–Brown Dense Sand

29" SHGW (Mottles)

Test Pit #4 Date: 09/13/18 Slope: 2–5%
0" – 10" Dk. Brown Loamy Organic Layer
10" – 30" Orange–Brown Sandy Loam
30" – 72" Gray Fine Gravelly Sand, Somewhat Dense, Some Stones

No Evidence of SHGW

Test Pit #5 Date: 09/13/18 Slope: 2–5%
0" – 10" Dk. Brown Silt Loam, Organic Layer
10" – 31" Orange–Brown Fine Sandy Loam
31" – 74" Gray–Brown Dense Gravelly Sand with Rocks & Cobbles

31" SHGW (Mottles)

Test Pit #6 Date: 09/13/18 Slope: 8 – 10%
0" – 8" Dk. Brown Silt Loam, Organic Laye
8" – 29" Orange–Brown Silty Sand, Firm"
9" – 51" Lt. Brown Very Fine Sand
51" – 72" Gray–Brown Dense Gravelly Sand

51" SHGW (Mottles)

Test Pit #7 Date: 09/13/18 Slope: 4 – 7%
0" – 8" Dk Brown Silt Loam, Organic Layer
8" – 29" Orange–Brown Sandy Loam
29" – 38" Lt. Brown Gravelly Sand
38" – 62" Gray–Brown Dense Gravelly Sand, Stony/Shaley

29" SHGW (Mottles)

Test Pit #8 Date: 09/13/18 Slope: 5%
0" – 7" Dk. Brown Loam
7" – 24" Orange–Brown Gravelly Sand
24" – 29" Brown Very Stony Gravel
29" – 34" Brown Medium Sand
34" – 60" Gray–Brown Dense Stony Sand, Some Cobbles

24" SHGW (Mottles)

Test Pit #9 Date: 09/13/18 Slope: 0 – 2%
0" – 5" Dk. Brown Loam, Organic Layer
5" – 29" Orange–Brown Slightly Silty Sand, Some Gravel
29" – 41" Brown Medium Sand
41" – 48" Gray–Brown Very Fine Sand
48" – 72" Brown Silty Sand

48" SHGW (Mottles)

Test Pit #10 Date: 09/13/18 Slope: 0 – 2%
0" – 7" Dk. Brown Loam, Organic Layer
7" – 26" Orange–Brown Coarse Sand
26" – 35" Lt. Brown Medium to Coarse Sand
35" – 49" Orange–Brown Silty Sand, Somewhat Dense
49" – 59" Gray–Brown Very Fine Sand
59" – 75" Gray–Brown Stony Very Fine Sand

35" SHGW (Mottles)

Test Pit #11 Date: 09/14/18 Slope: 2 – 5%
0" – 7" Dk. Brown Loam, Organic Layer
7" – 32" Orange–Brown Silty Fine Sand
32" – 45" Lt. Brown Fine Sand
45" – 72" Gray–Brown Dense Stony Gravelly Sand

32" SHGW (Mottles)

Test Pit #12A Date: 09/14/18 Slope: 3 – 8%
0" – 6" Dk. Brown Loam, Organic Layer
6" – 26" Orange–Brown Sandy Loam
26" – 33" Dk. Orange–Brown Stony Sand
33" – 61" Gray–Brown Fine Sand with Rocks and Stones

26" SHGW (Mottles)
39" Groundwater Observed

Test Pit #12B Date: 09/14/18 Slope: 5 – 8%
0" – 6" Dk. Brown Loam, Organic Layer
6" – 24" Orange–Brown Medium Sand, Some Stones
24" – 70" Dk. Orange–Brown Dense Gravelly Sand with Stones, Rocks, & Cobbles
70" – 72" Gray–Brown Silty Fine Sand

24" SHGW (Mottles)

Test Pit #13A Date: 09/14/18 Slope: 6 – 8%
0" – 8" Dk. Brown Loam, Organic Layer
8" – 28" Orange–Brown Silty Sand
28" – 72" Gray–Brown Dense Fine Sand with Rocks and Stones

28" SHGW (Mottles)

Test Pit #13B Date: 09/14/18 Slope: 6 – 8%
0" – 8" Dk. Brown Loam, Organic Layer
8" – 37" Orange–Brown Silty Fine Sand
37" – 46" Lt. Brown Dense Gravelly Fine Sand
46" – 72" Gray–Brown Dense Fine Sand, Some Stones

37" SHGW (Mottles)

Test Pit #14 Date: 09/14/18 Slope: 5 – 8%
0" – 6" Dk. Brown Loam, Organic Layer
6" – 28" Dk. Brown Sandy Loam
28" – 36" Gray–Brown Dense Stony Sand
36" – 48" Hardpan

28" SHGW (Mottles)

Test Pit #15 Date: 09/14/18 Slope: 2 – 5%
0" – 7" Dk. Brown Sandy Loam, Organic Layer
7" – 38" Orange–Brown Fine Sand
38" – 72" Gray–Brown Very Gravelly Fine Sand, Somewhat Dense

38" SHGW (Mottles)

Test Pit #16 Date: 09/14/18 Slope: 2 – 5%
0" – 7" Dk. Brown Silt Loam, Organic Layer
7" – 42" Orange–Brown Silty Sand
42" – 72" Lt. Brown Fine Sand

No Evidence of SHGW

Test Pit #17 Date: 09/14/18 Slope: 2 – 5%
0" – 7" Dk. Brown Loam, Organic Layer
7" – 14" Dk. Brown Sandy Loam
14" – 41" Orange–Brown Silty Sand
41" – 72" Gray–Brown Dense Gravelly Sand, Some Stones

41" SHGW (Mottles)

Test Pit #18 Date: 09/14/18 Slope: 1 – 4%
0" – 8" Dk. Brown Silt Loam, Organic Layer
8" – 38" Orange–Brown Silty Sand
38" – 58" Gray–Brown Dense Gravelly Silty Sand, Some Rocks and Cobbles

38" SHGW (Mottles)

Test Pit #19A Date: 09/14/18 Slope: 6 – 8%
0" – 8" Dk. Brown Silt Loam, Organic Layer
8" – 12" Dk. Brown Loam
12" – 25" Orange–Brown Silt Loam
25" – 72" Lt. Brown Clay Loam

25" SHGW (Mottles)

Test Pit #19B Date: 09/14/18 Slope: 6 – 8%
0" – 7" Dk. Brown Silt Loam, Organic Layer
7" – 12" Dk. Brown Sandy Loam
12 – 26" Orange–Brown Sandy Loam
26" – 41" Lt. Brown Clay Loam, Mottled
41" – 53" Orange–Brown Medium Sand
53" – 72" Gray–Brown Very Fine Sand

26" SHGW (Mottles)

Test Pit #20 Date: 09/14/18 Slope: 8%
0" – 12" Dk. Brown Silt Loam, Organic Layer
12" – 26" Orange–Brown Silty Sand
26" – 48" Lt. Brown Dense Fine Silty Sand
48" – 72" Gray–Brown Very Fine Silty Sand

26" SHGW (Mottles)
66" Groundwater Observed

Test Pit #21A Date: 09/17/18 Slope: 3 – 6%
0" – 8" Dk. Brown Loam, Organic Layer
8" – 31" Orange–Brown Sandy Loam
31" – 62" Lt. Brown Dense Gravelly Silty Sand
62" – 73" Gray–Brown Very Fine Silty Sand

26" SHGW (Mottles)

Test Pit #21B Date: 09/19/18 Slope: 0 – 2%
0" – 8" Dk. Brown Loam, Organic Layer
8" – 34" Orange–Brown Very Fine Sand
34" – 48" Gray Fine Sand
48" Hardpan

27" SHGW (Mottles)

Test Pit #22 Date: 09/17/18 Slope: 6 –8%
0" – 12" Dk. Brown Sandy Loam, Organic Layer
12" – 31" Orange–Brown Sandy Loam
31" – 64" Gray–Brown Fine Sand, Some Gravel, Stones, and Cobbles

26" SHGW (Mottles)

Test Pit #23 Date: 09/17/18 Slope: 6 –8%
0" – 13" Dk. Brown Sandy Loam, Organic Layer
13" – 37" Orange–Brown Silty Sand
37" – 78" Lt. Brown Dense Medium to Fine Sand

34" SHGW (Mottles)

Test Pit #24 Date: 09/17/18 Slope: 2 – 5%
0" – 12" Dk. Brown Loam, Organic Layer
12" – 27" Dk. Orange–Brown Sandy Loam
27" – 52" Gray–Brown Dense Silty Sand
52" – 72" Gray Very Fine Sand

25" SHGW (Mottles)
61" Groundwater Observed

Test Pit #25 Date: 09/17/18 Slope: 1 – 3%
0" – 12" Black Silt Loam, Organic Layer
12" – 30" Dk. Orange–Brown Silty Sand
30" – 47" Lt. Brown Dense Bery Fine Sand
47" – 62" Gray–Brown Dense Fine Sand

28" SHGW (Mottles)

Test Pit #26 Date: 09/17/18 Slope: 2 – 5%
0" – 11" Dk. Brown Silt Loam, Organic Layer
11" – 31" Dk. Orange–Brown Sandy Loam
31" – 41" Lt. Orange–Brown Dense Gravelly Silty Sand
41" – 72" Gray Medium to Fine Sand

27" SHGW (Mottles)
53" Groundwater Observed

Test Pit #27 Date: 09/17/18 Slope: 1 – 4%
0" – 11" Dk. Brown Silt Loam, Organic Layer
11" – 25" Dk. Orange–Brown Silty Sand
25" – 30" Lt. Orange–Brown Dense Gravelly Silty Sand
30" – 66" Gray Fine Silty Sand

24" SHGW (Mottles)

Test Pit #28A Date: 09/17/18 Slope: 1 – 3%
0" – 8" Dk. Brown Silt Loam, Organic Layer
8" – 25" Orange–Brown Fine Sand
25" – 73" Lt. Brown Very Fine Sand, Mottled

25" SHGW (Mottles)
56" Groundwater Observed

Test Pit #28B Date: 09/17/18 Slope: 5 – 8%
0" – 8" Dk. Brown Silt Loam, Organic Layer
8" – 38" Orange–Brown Slightly Silty Sand
38" – 49" Orange–Brown Dense Gravelly Sand with Rocks and Cobbles
49" – 70" Lt. Brown Medium Sand

38" SHGW (Mottles)

Test Pit #29 Date: 09/17/18 Slope: 0 – 2%
0" – 13" Dk. Brown Silt Loam, Organic Layer
13." – 38" Orange–Brown Silty Sand
38" – 44" Orange–Brown Medium Sand
44" – 76" Lt. Brown Fine Sand

33" SHGW (Mottles)

Test Pit #30 Date: 09/17/18 Slope: 1 – 4%
0" – 9" Dk. Brown Loam, Organic Layer
9" – 19" Orange–Brown Slightly Silty Sand
19" – 36" Brown Coarse Sand
36" – 47" Lt. Brown Fine Sand
47" – 72" Gray–Brown Clayey Sand

26" SHGW (Mottles)

Test Pit #31A Date: 09/19/18 Slope: 5 –8%
0" – 10" Dk. Brown Loam, Organic Layer
10"" – 43" Orange–Brown Gravelly Silty Sand
43" – 72" Gray–Brown Dense Stony Silty Sand, Hardpan

31" SHGW (Mottles)
40" Seepage

Test Pit #31B Date: 09/19/18 Slope: 1 – 3%
0" – 8" Dk. Brown Loam, Organic Layer
8" – 34" Orange–Brown Slightly Silty Fine Sand
34" – 48" Gray–Brown Dense Stony Silty Sand, Hardpan

31" SHGW (Mottles)

Test Pit #32 Date: 09/19/18 Slope: 2 – 5%
0" – 12" Dk. Brown Loam, Organic Layer
12" – 28" Orange–Brown Silty Fine Sand
28" – 30" Gray–Brown Silty Very Fine Sand
30" – 52" Gray Dense Stony Silty Sand, Hardpan

28" SHGW (Mottles)

Test Pit #33 Date: 09/19/18 Slope: 5%
0" – 12" Dk. Brown Loam, Organic Layer, Some Cobbles
12" – 32" Orange–Brown Slightly Silty Fine Sand
32" – 40" Lt. Brown Gravelly Fine Sand
40" – 72" Gray–Brown Dense Stony Sand

28" SHGW (Mottles)

Test Pit #34 Date: 09/19/18 Slope: 7 – 8%
0" – 8" Dk. Brown Loam, Organic Layer
8" – 29" Dk. Orange–Brown Slightly Silty Fine Sand
29" – 34" Gray and Orange–Brown Gravelly Fine Sand
34" – 58" Gray Dense Stony Slightly Silty Fine Sand, Hardpan

29" SHGW (Mottles)

Test Pit #35 Date: 09/19/18 Slope: 7 – 8%
0" – 11" Dk. Brown Loam, Organic Layer, Some Cobbles
11" – 32" Orange–Brown Sandy Loam
32" – 50" Orange–Brown Dense Stony Gravelly Sand
50" – 65" Gray–Brown Fine Sand

27" SHGW (Mottles)

Test Pit #36 Date: 09/19/18 Slope: 5 – 8%
0" – 8" Dk. Brown Loam, Organic Layer
8" – 34" Orange–Brown Sandy Loam
34" – 51" Lt. Brown Silty Sand, Somewhat Dense
51" – 72" Lt. Orange–Brown Dense Gravelly Fine Sand

34" SHGW (Mottles)

Test Pit #37 Date: 06/24/19 Slope: 0 – 2%
0" – 9" Dk. Brown Loam, Root Zone
9" – 21" Orange–Brown Slightly Silty Sand
21" – 40" Med. Brown Gravelly Coarse Sand
40" – 72" Gray–Brown Very Fine Sand

No Evidence of SHGW

Test Pit #38 Date: 06/24/19 Slope: 2 – 5%
0" – 11" Dk. Brown Silt Loam, Root Zone
11" – 25" Orange–Brown Very Gravelly Coarse Sand
25" – 37" Orange–Brown Gravelly Med. Sand, Dense
37" – 72" Gray–Brown Very Fine Sand, Moist

25" SHGW (Mottles)
52" Groundwater Observed

Test Pit #39A Date: 06/24/19 Slope: 5 – 8%
0" – 11" Dk. Brown Loam, Root Zone
11" – 41" Dk. Brown Loam
41" – 50" Dk. Brown Gravelly Loam
50" – 64" Gray–Brown Med. Sand

41" No Mottling Observed
Groundwater Observed

Test Pit #39B Date: 06/24/19 Slope: 5 – 8%
0" – 11" Dk. Brown Loam, Root Zone
11" – 33" Dk. Orange–Brown Sandy Loam
33" – 42" Brown Silty Sand
42" – 66" Gray–Brown Sand, Dense

No Mottling Observed
33" Groundwater Observed

Test Pit #40 Date: 06/24/19 Slope: 2 – 5%
0" – 12" Dk. Brown Loam, Root Zone
12" – 24" Orange–Brown Silty Sand
24" – 33" Orange–Brown Fine Sand
33" – 45" Brown Gravelly Sand
45" – 53" Orange–Brown Very Fine Silty Sand
53" – 62" Orange–Brown Stony Sand, Dense
62" – 74" Gray–Brown Gravelly Coarse Sand, Dense

53" SHGW (Mottles)

Test Pit #41 Date: 06/24/19 Slope: 5 – 8%
0" – 11" Dk. Brown Silt Loam, Root Zone
11" – 25" Orange–Brown Silty Fine Sand, Some Rocks & Cobbles
34" – 66" Gray–Brown Med. Sand, Some Rocks

34" SHGW (Mottles)
34" Groundwater Observed

Perc Test Results & Soils Summary

Lot No.	Test Pit No.	Test Pit Depth	SHGW	Max. Slope of Existing Grade	Design Restriction	Absorption Trench System Allowable	Perc Test #1 Hole Depth	Perc Test #1 Stabilized Rate (min/in)	Perc Test #2 Hole Depth	Perc Test #2 Stabilized Rate (min/in)
1	20	72"	26"	8%	SHGW	Shallow	10"	3	10"	4
2	1A*	70"	40"	5%	SHGW	Shallow	24"	4	24"	5
2	1B	66"	24"	2%	SHGW	Shallow	24"	4	24"	5
3	2	72"	>48"	2%	None	Standard	24"	3	24"	3
4	40	74"	53"	8%	None	Standard	24"	4	24"	5
4	3**	72"	29"	5%	SHGW	Shallow	8"	3	8"	4
5	4	72"	>48"	5%	None	Standard	24"	3	24"	4
6	5	74"	31"	5%	SHGW	Shallow	10"	3	10"	3
7	6	72"	51"	10%	None	Standard	18"	5	24"	2½
8	7	62"	29"	7%	SHGW	Shallow	9"	13	11"	3
9	39A	64"	41"	8%	SHGW	Shallow	16"	5	16"	5
9	39B*	66"	33"	8%	SHGW	Shallow	16"	5	16"	5
9	14**	48"	28"	8%	SHGW	Shallow	6"	3	8"	4
10	8	60"	24"	5%	SHGW	Shallow	6"	3	8"	3
11	13A	72"	28"	8%	SHGW	Shallow	12"	3	12"	3
11	13B**	72"	37"	8%	SHGW	Shallow	n/a		n/a	
12	12A*	61"	26"	8%	SHGW	Shallow	8"	4	8"	4
12	12B	72"	24"	8%	SHGW	Shallow	8"	4	8"	4
12	38**	72"	25"	5%	SHGW	Shallow	12"	12	11"	12
13	9	72"	48"	2%	None	Standard	24"	3½	20"	3
14	10	75"	35"	2%	SHGW	Shallow	12"	3	12"	2
15	37	72"	>48"	2%	None	Standard	24"	2	24"	1
15	11**	72"	32"	5%	SHGW	Shallow	8"	3	8"	4
16	15	72"	38"	5%	SHGW	Shallow	13"	3	13"	2
17	16	72"	>48"	5%	None	Standard	24"	3	20"	2
18	17	72"	41"	5%	SHGW	Shallow	17"	3	18"	3
19	18	58"	38"	4%	SHGW	Shallow	14"	3	14"	3
20	19A	72"	25"	8%	SHGW	Shallow	7"	3	8"	3
20	19B*	72"	26"	8%	SHGW	Shallow	7"	3	8"	3
22	21A	73"	26"	6%	SHGW	Shallow	8"	3	8"	3
22	21B*	48"	27"	2%	SHGW	Shallow	8"	3	8"	3
23	22	64"	26"	8%	SHGW	Shallow	8"	3	8"	2
24	23	78"	34"	8%	SHGW	Shallow	10"	5	10"	3
25	24	72"	25"	5%	SHGW	Shallow	8"	3	8"	3
26	25	62"	28"	3%	SHGW	Shallow	7"	2	14"	2
27	26	72"	27"	5%	SHGW	Shallow	6"	3	7"	3
28	27	66"	24"	4%	SHGW	Shallow	7"	3	7"	3
29	28A**	73"	25"	3%	SHGW	Shallow	n/a		n/a	
29	28B	70"	38"	8%	SHGW	Shallow	12"	3	12"	3
29	29*	76"	33"	2%	SHGW	Shallow	10"	3	10"	2
30	41	66"	34"	8%	SHGW	Shallow	16"	4	14"	3
31	30	72"	26"	4%	SHGW	Shallow	8"	3	8"	3
32	36	72"	34"	8%	SHGW	Shallow	11"	3	11"	3
33	35	65"	27"	8%	SHGW	Shallow	8"	2	8"	3
34	34	58"	29"	8%	SHGW	Shallow	8"	3	8"	3
35	33	72"	28"	5%	SHGW	Shallow	8"	2	8"	3
36	32	52"	28"	5%	SHGW	Shallow	8"	3	8"	3
37	31A**	72"	31"	8%	SHGW	Shallow	n/a		n/a	
37	31B	48"	31"	3%	SHGW	Shallow	8"	3	8"	3

* Reserve
** Not Used

Absorption System Design Criteria

Lot No.	Design Perc Rate (min/in)	Trench Bottom Below Grade (max)	Lot No.	Design Perc Rate (min/in)	Trench Bottom Below Grade (max)
1	4	2"	19	3	14"
2	5	16"	20	3	2"
3	3	24"	22	3	2"
4	5	24"	23	3	2"
5	4	24"	24	5	10"
6	3	7"	25	3	1"
7	5	27"	26	2	4"
8	13	5"	27	3	3"
9	5	17"	28	3	0"
10	3	0"	29	3	9"
11	3	4"	30	4	10"
12	4	0"	31	3	2"
13	3.5	24"	32	3	10"
14	3	11"	33	3	3"
15	2	24"	34	3	5"
16	3	14"	35	3	4"
17	3	24"	36	3	4"
18	3	17"	37	3	7"

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Woodward Lake Properties, LLC

Woodward Lake Subdivision
Towns of Northampton & Mayfield
Fulton County, NY

No.	Description	Date
	Revision Schedule	
	Construction Drawing	MM/DD/YY
	Agency Review Drawing	01/24/20
	Drawing Log	

DRAWN BY: BCT

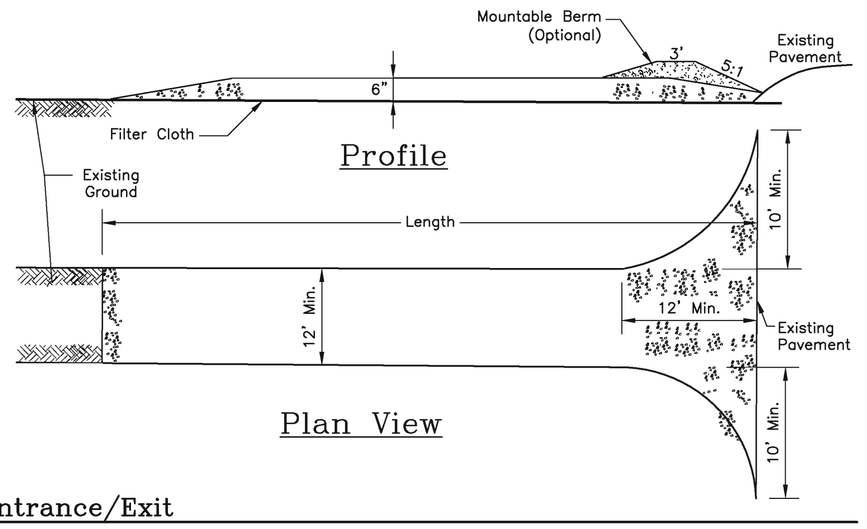
PRELIMINARY
01/24/20

SHEET NAME:
Soil Profiles,
Perc Test Results,
Absorption System Design Criteria

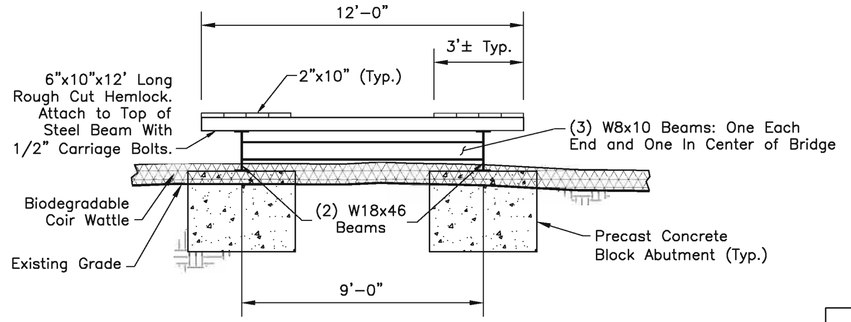
PAGE:
C–402

Construction Specifications

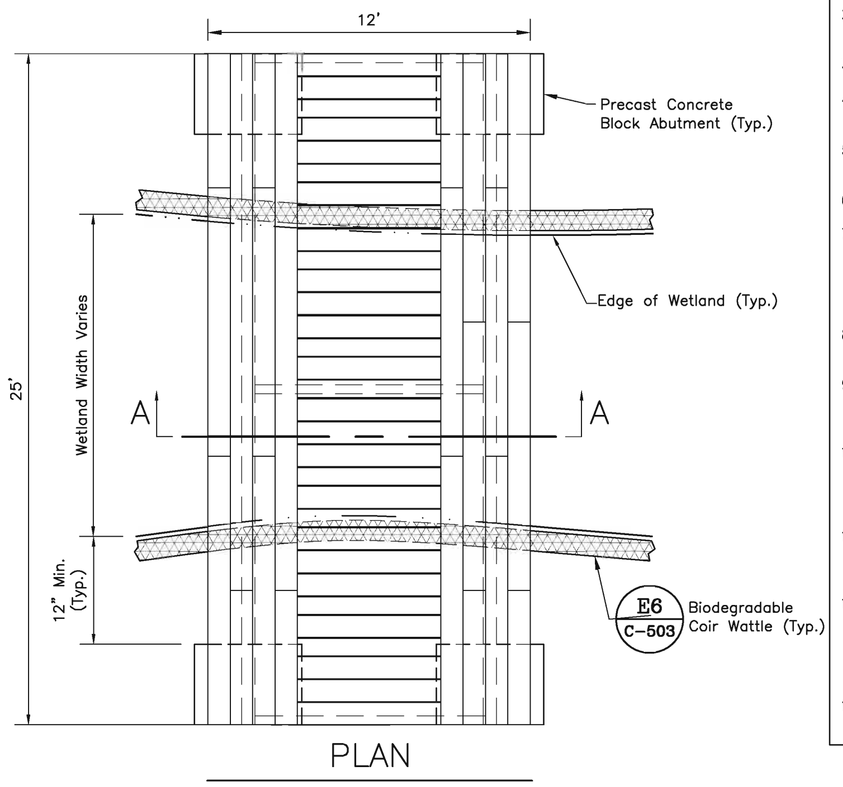
1. Stone Size – Use 1–4 Inch Stone, or Reclaimed or Recycled Concrete Equivalent.
2. Length – Not Less Than 50 Feet (Except on a Single Residence Lot Where a 30 Foot Minimum Length Is Allowed).
3. Thickness – Not Less Than 6 Inches.
4. Width – 12–Foot Minimum, But Not Less Than The Full Width at Points Where Ingress or Egress Occurs. 24–Foot if Single Entrance to Non–Residential Site.
5. Geotextile – Will be Placed Over The Entire Area Prior to Placing of Stone.
6. Surface Water – All Surface Water Flowing or Diverted Toward Construction Entrances Shall be Piped Beneath The Entrance, if Piping is Impractical, a Mountable Berm With 5:1 Slopes Will be Permitted.
7. Maintenance – The Entrance Shall be Maintained in a Condition Which Will Prevent Tracking or Flowing of Sediment Onto Public or Private Rights–of–Way. All Sediment Spilled, Dropped, Washed or Tracked Onto Public or Private Rights–of–Way Must Be Removed Immediately.
8. When Washing is Required, It Shall be Done on an Area Stabilized With Stone And Which Drains Into an Approved Sediment Trapping Device.
9. Periodic Inspection And Needed Maintenance Shall be Provided After Each Rain.



E1 Stabilized Construction Entrance/Exit
Scale: Not to Scale



SECTION A–A



PLAN

A1 Temporary Access Bridge Details
Scale: 1/4" = 1'–0"

Temporary Bridge Notes:

1. Temporary Bridge Shall Be Constructed and Installed Without Construction Equipment Working In the Wetland or Stream Channel.
2. Temporary Bridge Structure Shall Be Installed At or Above Bank Elevation to Prevent Entrapment of Floating Materials and Debris.
3. Abutments Shall Be Placed Parallel To, and On Stable Banks.
4. Bridge Shall Span Entire Stream Channel and/or Wetland Without Use of Intermediate Footing, Pier, or Other Intermediate Support.
5. Decking Shall be Butted Tightly to Prevent Any Soil Material Tracked Onto Bridge From Falling Into Waterway or Wetland Below.
6. Run Planking Shall Be Securely Fastened to the Length of the Span.
7. Bridge Shall Be Securely Anchored at Only One End Using Steel Cable or Chain. Acceptable Anchors Are Large Trees, Large Boulders, or Driven Steel Anchors. Anchoring Shall Be Sufficient to Prevent the Bridge From Floating Downstream and Possibly Causing an Obstructions to Flow.
8. All Areas Disturbed During Installation Shall Be Stabilized Within 14 Calendar Days.
9. Periodic Inspection Shall Be Performed by the User to Ensure That the Bridge, Streambed, Banks, and Wetlands Are Maintained and Not Damaged.
10. Maintenance Shall Be Performed as Needed to Ensure That the Structure Remains Clean and in Good Operating Condition. This Shall Include Removal and Disposal of Any Trapped Sediment or Debris. Sediment Shall Be Disposed of Outside the Floodplain and Stabilized.
11. When Temporary Bridge is No Longer Needed All Structures Including Abutments and Other Bridging Materials Shall Be Removed Within 14 Calendar Days.
12. Final Cleanup Shall Consist of Removal of Temporary Bridge, Protection of Banks and Wetlands, and Removal of All Construction Materials. All Removed Materials Shall Be Stored Outside of the Floodplain. Removal and Cleanup Shall Be Accomplished Without Construction 'Equipment Working in the Wetlands or Stream Channel.
13. All Areas Disturbed During Removal Shall Be Stabilized Within 14 Calendar Days.

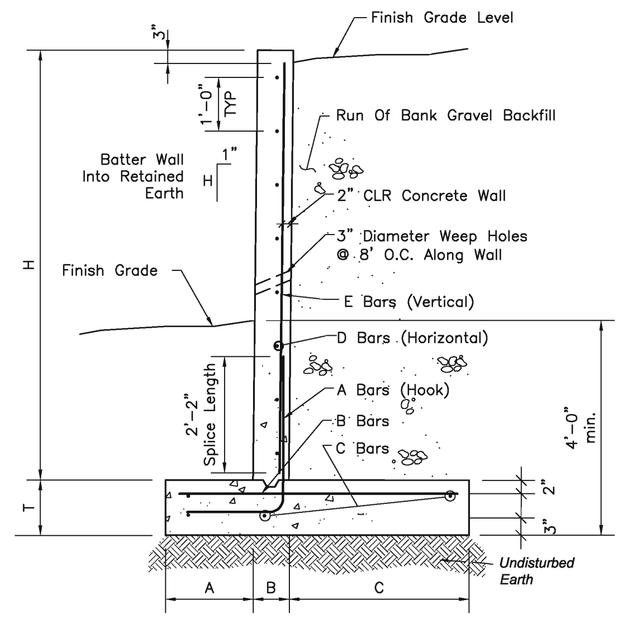
Temporary Haul Road & Staging Area Notes:

1. Clear and Strip Roadbed and Parking/Staging Areas of All Vegetation, Roots, and Other Objectionable Material.
2. Locate Staging/Parking Areas On Naturally Flat Areas As Available. Keep Grades Sufficient For Drainage, But Not More Than 2% to 3%.
3. Provide Surface Drainage and Divert Excess Runoff to Stabilized Areas.
4. Maintain Cut and Fill Slopes to 2:1 or Flatter and Stabilized With Vegetation As Soon As Grading is Accomplished.
5. Spread 6" Layer of Sub–base Material Evenly Over the Full Width of the Road and Smooth to Avoid Depressions.
6. Provide Appropriate Sediment Control Measures As Shown on the Plans to Prevent Sedimentation.

F5 Temporary Construction Access
Scale: 1/4" = 1'–0"

MIN. COMPRESSIVE STRENGTH CONCRETE 3,000 PSI						REINFORCING BAR TENSILE STRENGTH 60 KSI			
H	A	B	C	T	A BARS	B BARS	C BARS	D BARS	E BARS
5'–0"	6"	8"	1'–9"	1'–0"	#5@18"O.C.	#4@18"O.C.	(4) #4	#4@12"O.C.	#4@18"O.C.
6'–0"	8"	8"	2'–0"	1'–0"	#5@18"O.C.	#4@18"O.C.	(4) #4	#4@12"O.C.	#4@18"O.C.
7'–0"	1'–0"	8"	2'–2"	1'–0"	#5@18"O.C.	#4@18"O.C.	(4) #4	#4@12"O.C.	#4@18"O.C.
8'–0"	1'–1"	12"	2'–2"	1'–0"	#5@14"O.C.	#4@14"O.C.	(5) #4	#4@12"O.C.	#4@14"O.C.
9'–0"	1'–1"	12"	2'–9"	1'–0"	#5@14"O.C.	#4@14"O.C.	(5) #4	#4@12"O.C.	#4@14"O.C.
10'–0"	1'–4"	12"	3'–0"	1'–0"	#5@12"O.C.	#4@12"O.C.	(5) #4	#4@12"O.C.	#4@14"O.C.

Provide Vertical Control Joints In Wall At 25' O.C. (max.)



A5 Typica Retaining Wall Section
Scale: 1/2" = 1'–0"

Erosion & Sediment Control Plan Schedules

- Developer Shall Construct Woodward Lake Road, Common Area Access Road, and Shared Driveways.
- Woodward Lake Road Construction Shall Be Executed in Three (3) Consecutive Phases. Common Area Access Drive and Parking Area May Be Constructed After Completion of Phase 1. Shared Driveways Off Woodward Lake Road Shall Be Constructed After Full Completion of Woodward Lake Road. Shared Driveways Off Collins–Gifford Valley Road May Be Constructed at Any Time.
- No Soil Disturbing Activities Shall Take Place When Soils are Frozen or Saturated.

General Sequence of Road Construction:

- Construction Vehicles Are To Enter/Exit The Site Utilizing Only The Stabilized Construction Entrance.
- Stabilize Any Non–Paved Areas Made Bare For Construction Routes And Equipment Parking By Topping With Gravel.
- Install Temporary Sediment And Erosion Control Measures: Install Silt Fences Above Areas To Remain Undisturbed. Reinforced Silt Fences Shall Be Installed Adjacent to Wetland Areas to be Protected.
- Install Coir Wattles Along Wetland Edges Adjacent to Proposed Temporary Access Bridge Abutments.
- Stabilize All Disturbed Areas.
- Inspection By A Qualified Individual Certifying That All Sediment And Erosion Controls Are In Place, Must Be Conducted And Recorded Prior To Start Of Road Construction Work.
- Perform Clearing and Grubbing. Install Temporary Abutments and Access Bridge. Complete Temporary Haul Roads and Stabilize.
- Perform Site Work And Grading, Including Ditches/Swales. All Work Shall Be Smoothly Blended To Existing Grades. Install Storm Drains, Catch Basins, Permanent Stormwater Management Practices, and Construct Bridge Structures.
- Progressively Install Temporary Catch Basin Protection.
- Stabilize All Drainages, Swales, Ditches, and Bare Areas With Topsoil and Permanent Seeding. Use Mulches or Geotextiles When Seeding,
- Topsoil Shall Be Applied To A Minimum Depth Of 4" To Finished Grade In Vegetated Channels And Swales, 6" To Finished Grade In Other Disturbed Areas to Be Vegetated, And Shall Be Seeded And Mulched. In All Areas Where The Slope Is 5% Or More, The Mulch Shall Be Securely Anchored.
- Following Soil Disturbance Or Re–Disturbance, Temporary Or Permanent Stabilization Should Be Completed Within 14 Days.
- Remove Temporary Access Bridge and Abutments and Restore Temporary Access Road Areas. Temporary Bridge Should Be Re–Used In Successive Phases.
- Remove Temporary Controls And Restore And Stabilize The Areas They Occupied.
- Complete Final Grading And Stabilization.
- Apply Final Surface Treatments And Complete Landscaping After Construction Work is Completed.
- Maintain Temporary Control Measures Until Final Stabilization Is Achieved.

General Sequence of Access Drive Construction:

- Stabilize Areas Made Bare For Construction Routes And Equipment Parking By Topping With Gravel.
- Install Temporary Sediment And Erosion Control Measures: Install Stone Check Dams in Areas of Concentrated Flow Where Gradients Exceed 10%.
- Perform Clearing and Grubbing, Site Work, Grading, and Driveway Construction, Including Culverts, Ditches/Swales, and Retaining Walls. All Work Shall Be Smoothly Blended To Existing Grades.
- Stabilize All Drainages, Ditches/Swales, and Bare Areas With Topsoil and Permanent Seeding. Use Mulches or Geotextiles When Seeding.
- Topsoil Shall Be Applied To A Minimum Depth Of 4" To Finished Grade In Vegetated Channels And Swales, 6" To Finished Grade In Other Disturbed Areas to Be Vegetated, And Shall Be Seeded And Mulched. In All Areas Where The Slope Is 5% Or More, The Mulch Shall Be Securely Anchored.
- Following Soil Disturbance Or Re–Disturbance, Temporary Or Permanent Stabilization Should Be Completed Within 14 Days.
- Remove Temporary Controls And Restore And Stabilize The Areas They Occupied.
- Apply Final Surface Treatments.
- Maintain Temporary Control Measures Until Final Stabilization Is Achieved.

General Maintenance And Inspection:

- Remove Sediment Tracked Onto Public Streets Daily.
- Implement Dust Control When Needed.
- Inspect Sediment And Erosion Control Measures Every 7 Calendar Days. Maintain And/or Repair Measures As Needed For Proper Functioning.
- Remove Sediment and Debris Accumulations From Behind Silt Fencing, Check Dams, and Catch Basin Filters When Needed As Specified.
- Inspection Must Verify That All Practices Are Adequately Operational, Maintained Properly, And That Sediment Is Removed From All Control Structures When Required.
- All Inspection Records Are To Be Maintained On–Site.

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Woodward Lake Properties, LLC

Woodward Lake Subdivision
Towns of Northampton & Mayfield
Fulton County, NY

No.	Description	MM/DD/YY
	Revision Schedule	
	Construction Drawing	MM/DD/YY
	Agency Review Drawing	01/24/20
	Drawing Log	

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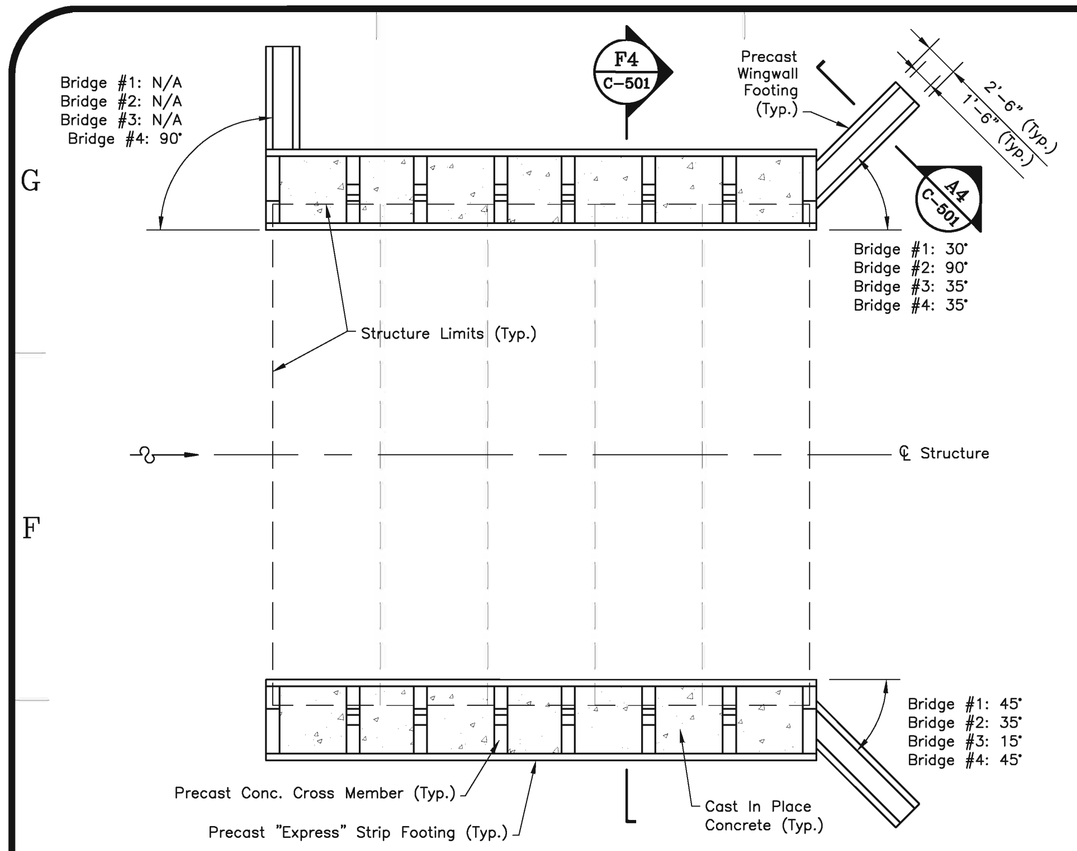
PRELIMINARY
01/24/20

SHEET NAME:
Temporary Construction Entrance, Bridges, and Roads; Typical Retaining Wall; Sequence of Construction Notes

PAGE:
C–501

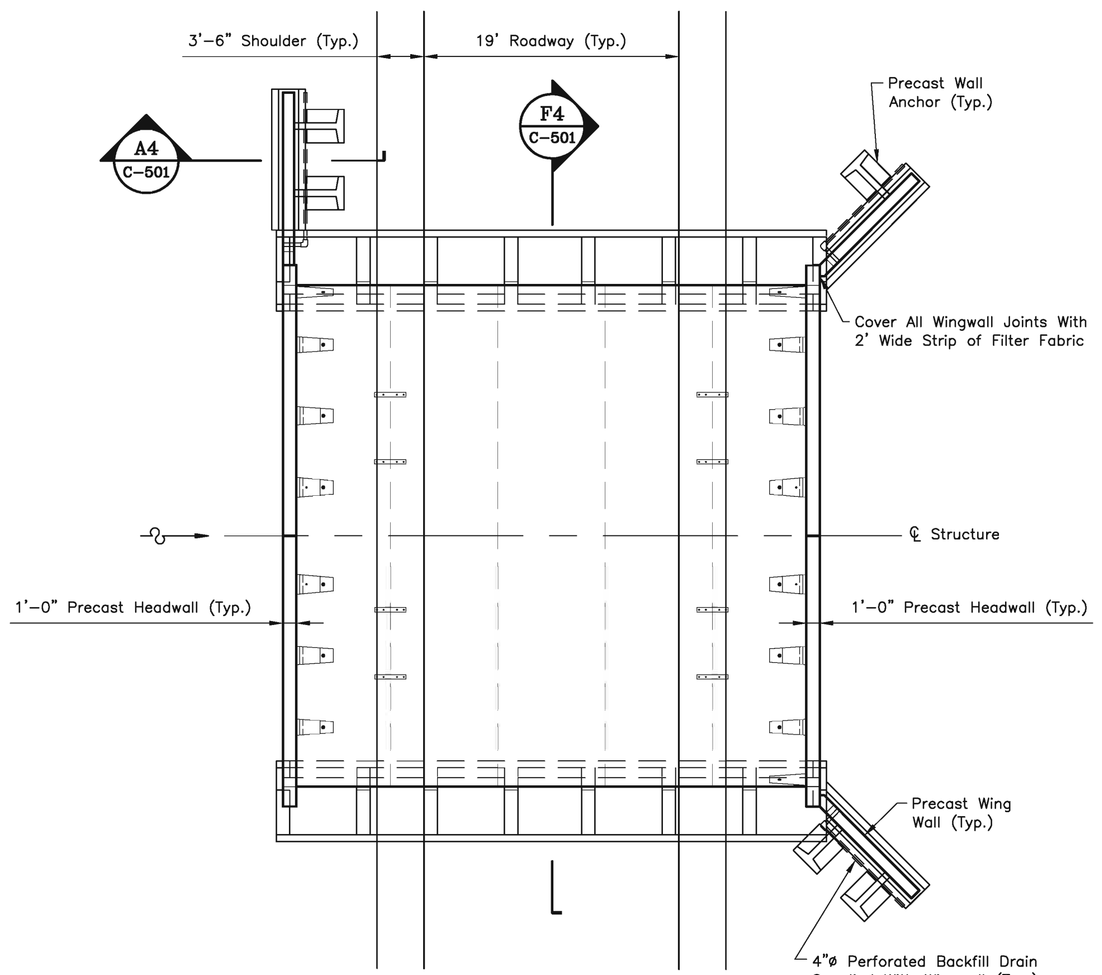


E1 Typical Bridge Foundation Plan
1/8" = 1'-0"

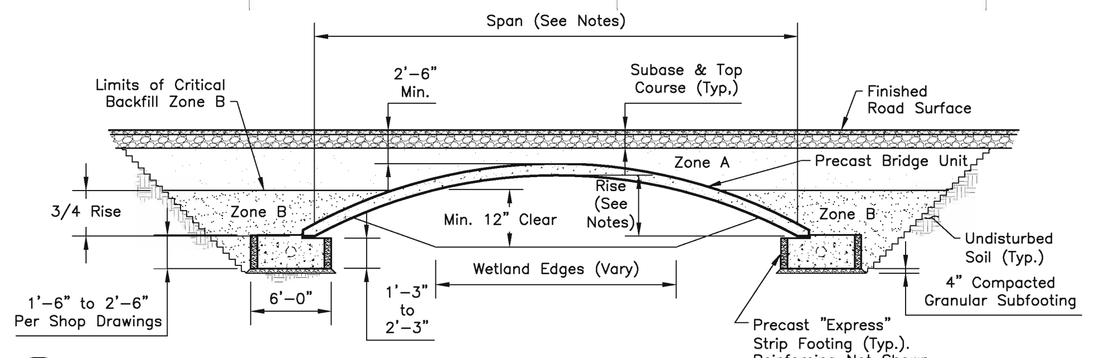
Notes:

1. Bridge Length and Alignment With Road May Differ From Example Shown. Refer to Plans.
2. Wing Walls and Foundations Are Shown For Example. Proposed Number, Lengths, and Angles of Wing Walls Differ. Refer to Plans. Refer to Profiles for Footing Elevations.
3. Table Below Provides Span, Rise, and Bridge Length Specifications For Each Proposed Bridge. All Bridges are Precast Structures as Manufactured by Contech Engineered Solutions LLC.

   Bridge #1: Bebo T24, 24' Span, 3'-2¼" Rise, 6 Units @ 6'L = 36'
   Bridge #2: Bebo T28, 28' Span, 3'-9" Rise, 6 Units @ 8'L = 48'
   Bridge #3: Bebo T34, 34' Span, 4'-0½" Rise, 5 Units @ 8'L = 40'
   Bridge #4: Bebo T34, 34' Span, 4'-0½" Rise, 5 Units @ 8'L = 40'



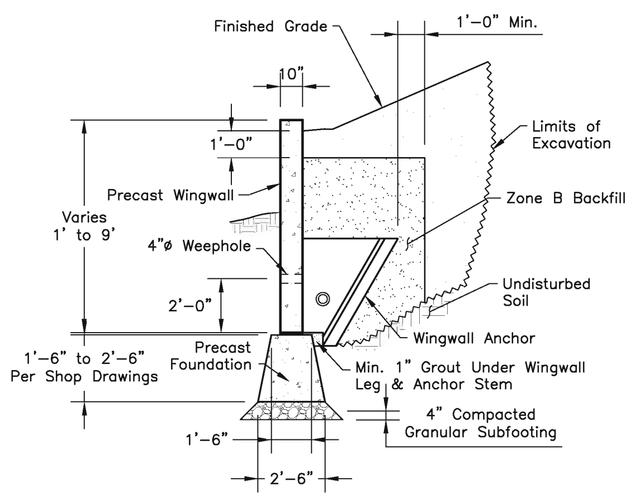
A1 Typical Bridge Plan
1/8" = 1'-0"



F4 Typical Bridge Section
1/8" = 1'-0"

Precast Reinforced Concrete Bridge Notes:

1. Precast Arch, Wingwall, and Foundation Units Shall Be Manufactured by Contech Engineering Solutions. Installation Shall Be In Accordance With the Manufacturer's Instructions and Specifications.
2. The Foundations for Precast Concrete Bridge Elements and Wingwalls Must Be Connected By Reinforcement to Form One Monolithic Body. Expansion Joints Shall Not Be Used.
3. Precast and Cast-In-Place Concrete For Express Foundations Shall Have a Minimum 28-Day Compressive Strength of 4000 PSI. Reinforcing Steel Shall Conform to ASTM A615 or A996, Grade 60.
4. Foundation Units Shall Be Set on a Minimum 4" Thick Base Layer of Compacted Granular Material the Full Width of the Foundation. Do Not Over Excavate Foundations Except Any Unsuitable Subsoil Shall Be Removed and Replaced With Well-Compacted Foundation Material.
5. Compacted Backfill Material Must Be Placed Up to the Top of the Precast Foundation Units on Both Sides Prior to Placing Cast-In-Place Concrete Portion of Foundations.
6. Concrete Surfaces Which Cast-In-Place Concrete Will Be Placed Against Shall Be Clean, Free of Laitance, Dirt, Standing Water, and Any Other Material That May Impair the Bond Between the Precast Concrete and Cast-In-Place Concrete.
7. Cast-In-Place Concrete Mix Used to Fill Foundation Shall Be Able to Flow Into Arch Shim Space or Non-Shrink Grout Shall Be Placed Under Arch Unit Leg at Foundation Cross Members Prior to Placement of Cast-In-Place Concrete.
8. The Bridge Units and Wingwalls Shall Be Set on Masonite or Steel Shims Measuring 6"x6" Minimum. A Minimum Gap of 1/2" Shall Be Provided Between the Footing and the Bottom of the Bridge's Vertical Legs or the Bottom of the Wingwall. Avoid Lateral Spreading of the Bridge Elements During and After Placement. A Sufficient Quantity of Hardwood Wedges Must Be Available and On Site. The Wedges Are Placed in the Key and Smaller Shims and Wedges Added Before Complete Release of the Precast Concrete Bridge Element From the Crane.
9. Joints Between Bridge Units and Between End Bridge Units and Headwalls Shall Be Sealed In Accordance With the Manufacturer's Specifications. Joints Between End Bridge Units and Wingwalls Shall Be Sealed With a 2' Strip of Filter Fabric. Any Lift Holes Shall Be Primed and Covered With a 9"x9" Square of Joint Wrap.
10. Grouting: Fill Bridge-Foundation Keyway With Cement Grout Having a Minimum 28-Day Compressive Strength of 3000 PSI. Vibratre As Required to Ensure Entire Key Around Bridge Element is Completely Filled.
11. Backfill: Do Not Perform Backfilling During Wet or Freezing Weather. Refer to Backfill Zone Notes on This Sheet For Required Backfill Properties. Dumping Is Not Allowed Any Nearer Than 3:1 Through the Bridge Key. Fill Must Be Placed and Compacted In Layers Not Exceeding 8". Maximum Difference In the Surface Levels of the Fill On Opposite Sides of Bridge Must Not Exceed 2'. Fill Behind Wingwalls Must Be Placed At Same Time As That of the Bridge Fill and Placed Progressively in Horizontal Layers Not Exceeding 8". Backfill of Zone B Shall Be Compacted to a Minimum Density of 95% Standard Proctor Per AASHTO T-99. Soil Within 12" of Concrete Surfaces Should Be Hand-Compacted. Elsewhere, Use of Rollers Is Acceptable. If Vibrating Roller-Conpactors Are Used, They Should Not Be Started or Stopped Within Zone B and the Vibration Frequency Should Be at Least 30 Revolutions/Second. Backfill Against a Waterproofed Surface Shall Be Placed Carefully to Avoid Damage to the Waterproofing Material.



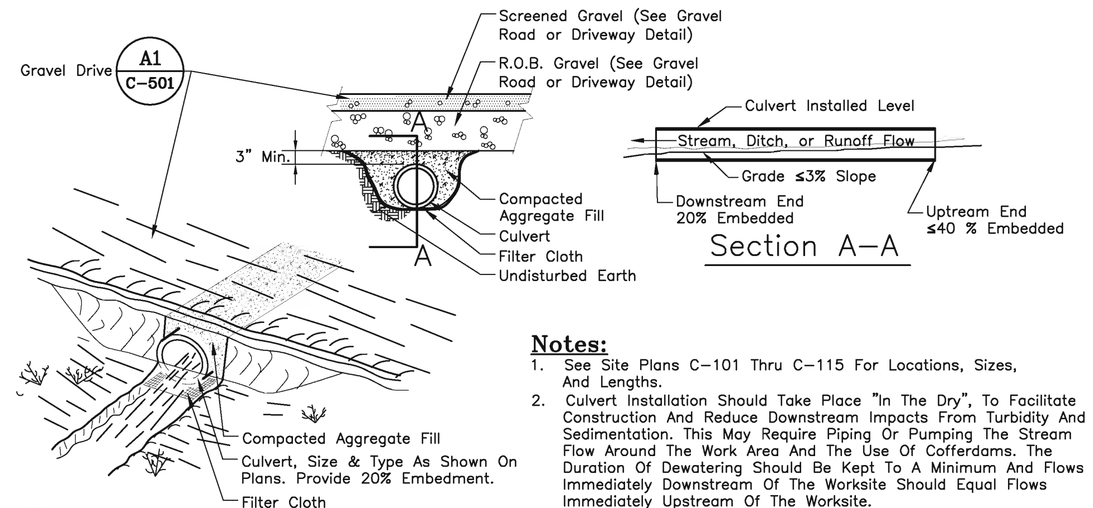
A4 Typical Wingwall Section
1/4" = 1'-0"

Backfill Zone Notes:

1. Undisturbed or In-Situ Soil: Natural Ground Must Be Sufficiently Stable to Allow Effective Support to the Precast Concrete Bridge Units. As a Guide, Existing Natural Ground Should Be of Similar Quality and Density to Zone B Material For Minimum Lateral Dimension of One Bridge Span Outside of Bridge Footing.
2. Zone A: Fill Material With Specifications and Compacting Procedures Equal to That For Normal Road Embankments.
3. Zone B: Critical Backfill. Generally, Soils Shall Be Reasonably Free of Organic Matter, and, Near Concrete Surfaces, Free of Stones Larger Than 3" Diameter. See Chart This Sheet For Acceptable Zone B Soils.
4. Zone C: Road Section of Gravel, Asphalt, or Concrete. Refer to Road Details.

Acceptable Soils For Use In Zone B Backfill

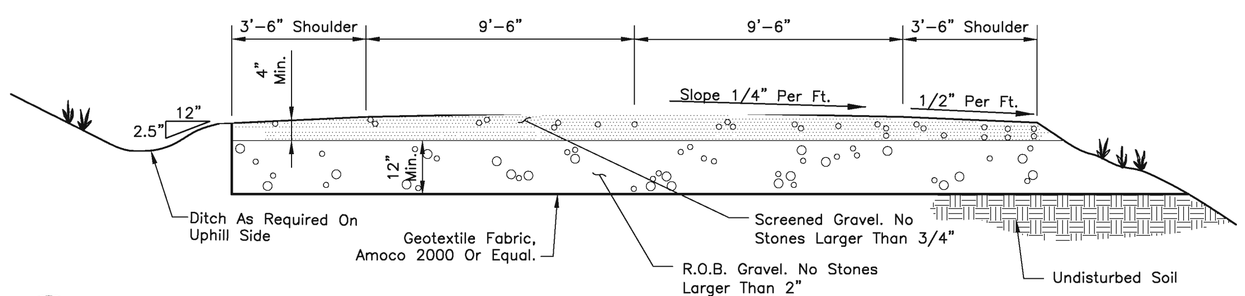
AASHTO Group	AASHTO Subgroup	Percent Passing US Sieve No. #10	#40	#200	Character of Fraction Passing No. 40 Sieve: Liquid Limit	Plasticity Index	Soil Description
A-1	A-1a	50 max	30 max	15 max		6 max	Largely Gravel But Can Include Sand & Fines
	A-1b		50 max	25 max		6 max	Gravelly Sand or Graded Sand, May Include Fines
A-2	A-2-4			35 max	40 max	10 max	Sands, Gravels With Low-Plasticity Silt Fines
	A-2-5			35 max	41 max	10 max	Sands, Gravels With Plastic Silt Fines
A-3			51 min	10 max		Non-Plastic	Fine Sands
A-4				36 min	40 max	10 max	Low-Compressiblity Silts



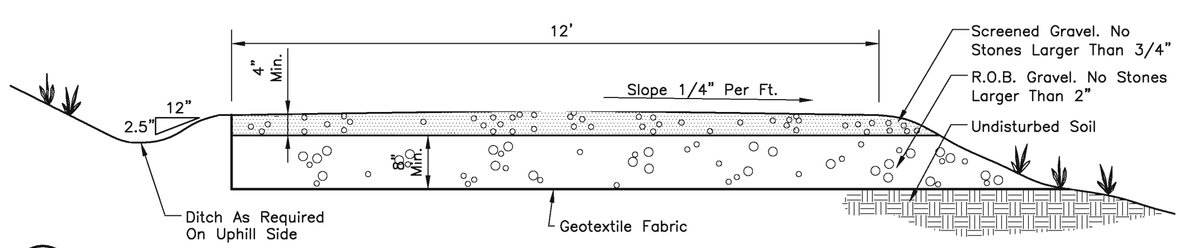
Notes:

1. See Site Plans C-101 Thru C-115 For Locations, Sizes, And Lengths.
2. Culvert Installation Should Take Place "In The Dry", To Facilitate Construction And Reduce Downstream Impacts From Turbidity And Sedimentation. This May Require Piping Or Pumping The Stream Flow Around The Work Area And The Use Of Cofferdams. The Duration Of Dewatering Should Be Kept To A Minimum And Flows Immediately Downstream Of The Worksite Should Equal Flows Immediately Upstream Of The Worksite.

C6 Typical Culvert Detail
Not To Scale



B6 Typical Gravel Road Section
Scale: N.T.S.



A6 Typical Gravel Driveway Section
Scale: 1/2" = 1'-0"

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No.	Description	Date
	Revision Schedule	
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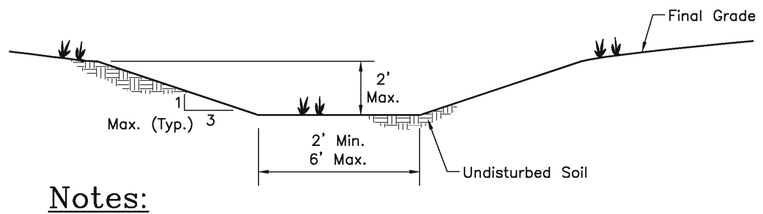
	Agency Review Drawing	01/24/20
	Drawing Log	

DRAWN BY:

PRELIMINARY
01/24/20

SHEET NAME:
Typical Bridge, Culvert, Road, & Driveway Details, Notes, & Specifications

PAGE:
C-502



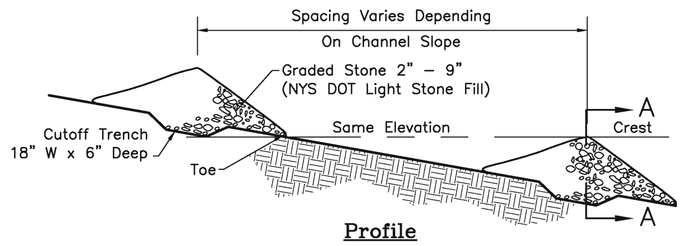
Notes:

Construct Swale After Final Grading Of Contributing and Adjacent Areas Have Been Completed. Remove All Brush, Stumps, and Objectionable Material. Shape Or Excavate Swale To Smooth Line, Grade, and Cross Section. On Slopes Greater Than 4%, Install 12" High Stone Check Dams Every 1' Drop In Bottom Elevation. Provide 4 Inches Topsoil. Remove All Stones and Debris That May Hinder Flow and Maintenance. Apply Seed Mixture; Roll Or Culti-Pack Seeds and Mulch Seed Bed. Anchor Mulch As Needed.

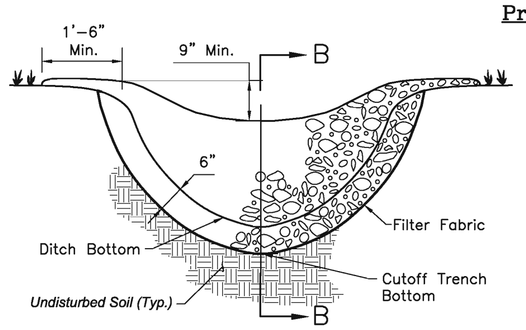
Recommended Seed Mixtures:

A. 0.68 lbs/1000sf Perennial Ryegrass, 0.45 lbs/1000sf Tall Fescue or Smooth Bromegrass, 0.05 lbs/1000sf Redtop
B. 0.60 lbs/1000sf Kentucky Bluegrass, 0.50 lbs/1000sf Creeping Red Fescue, 0.20 lbs/1000sf Perennial Ryegrass

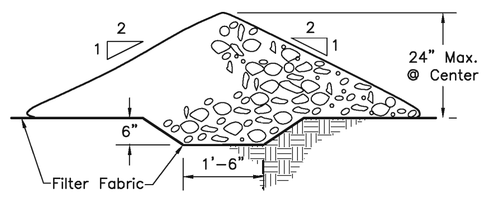
F1 **Typical Vegetated Swale Section**
Scale: 1/4" = 1'-0"



Profile



Section A-A

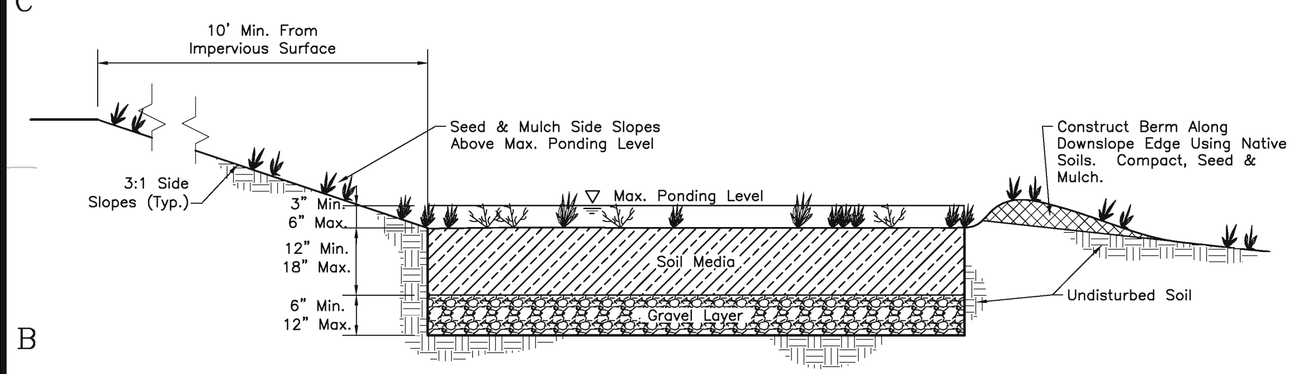


Section B-B

Construction Specifications

1. Stone Will Be Placed On A Filter Fabric Foundation To The Lines, Grades, And Locations Shown On The Plan.
2. Set Spacing Of Check Dams To Assume That The Elevations Of The Crest Of The Downstream Dam Is At The Same Elevation Of The Toe Of The Upstream Dam.
3. Extend The Stone A Minimum Of 1'-6" Beyond The Ditch Banks To Prevent Cutting Around The Dam.
4. Protect The Channel Downstream Of The Lowest Check Dam From Scour And Erosion With The Stone Or Liner As Appropriate.
5. Ensure That Channel Appurtenances Such As Culvert Entrances Below Check Dams Are Not Subject To Damage Or Blockage From Displaced Stones.

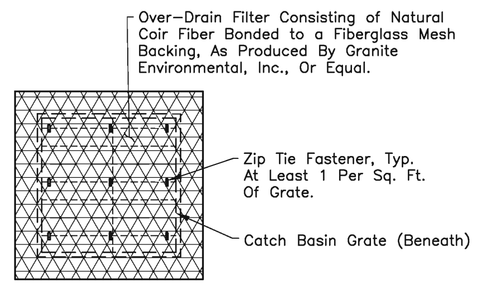
C1 **Check Dam Detail**
Not To Scale



Construction Notes:

1. Site Rain Gardens At Least 10' From Any Basement Foundation But As Close As Possible To Impervious Areas Intended To Be Treated, Generally Within 30'. Direct Runoff From Driveways And Other Impervious Surfaces To Rain Garden Through Shallow Swales Or Sheet Flow Across Across Short Distances. Rooftop Runoff May Be Directed To Area With Stone Placed At Point Of Discharge Into Rain Garden (If Possible, Direct Rooftop Runoff To Other Vegetated Or Pervious Areas Rather Than Rain Garden).
2. Surface Area Of A Rain Garden Should Not Exceed Loading Ratio of 5:1 (Impervious Drainage Area To Infiltration Area). Maximum Loading Ratio Is 10:1. Length To Width Ratio Of Garden Should Be Approximately 2:1 With Long Axis Perpendicular To Slope and Flow Path.
3. Excavate Proposed Garden To A Depth of 24", Then Backfill With Gravel, Followed By Soil Mix.
4. Gravel Shall Consist of Clean Washed 1½"-2" Diam. Stone.
5. Soil Media Shall Consist of 50%-70% Sand With Less Than 5% Clay Content, 50%-30% Topsoil With An Average 5% Organic Material Such As Leaf Compost Or Peat, Free of Stones, Roots & Woody Debric, and Animal Waste. Depth of Soil Media Should Be Approximately 4" Below the Bottom of the Deepest Root Ball.
6. Plant Container-Grown Plants With Well-Established Root Systems. Use Only Native Plant Species. Select a Mix Of Upland and Wetland Native Shrubs, Grasses, and Herbaceous Plant Material. Arrange In a Natural Configuration Starting From the More Upland Species At Outermost Zone To More Wetland Species At the Innermost Zone. After Planting, Apply a 2" Layer of Shredded Hardwood Mulch Or Leaf Compost - Avoid Wood Chips.

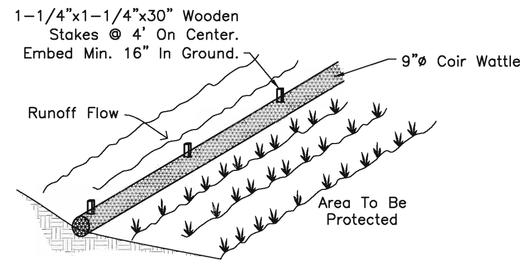
A1 **Typical Rain Garden Section**
Not To Scale



Specifications:

1. Sweep Sediment, Ice, Snow, Debris From Around Drain Area.
2. Trim Mat to Fit Size of Drain/Grate. Mat Should Extend Beyond Edge of Drain Cover or Rim At Least 1" On All Sides.
3. Place Mat On Grate Mesh Side Down. Position Filter So That It Completely Covers Grate With Overlap On All Sides.
4. Push Zip Ties Through Grate, Around Bar, and Back Up Through Filter. Insert Pointed Ends of Zip Tie Into Receiving Ends. Pull Free Ends of Ties To Tighten Filter To Grate. Cur Off Free Ends, Leaving a 1" Tail.
5. To Maintain, Sweep Debris and Sediment From Around Edges and Off The Top of The Filter As Needed.

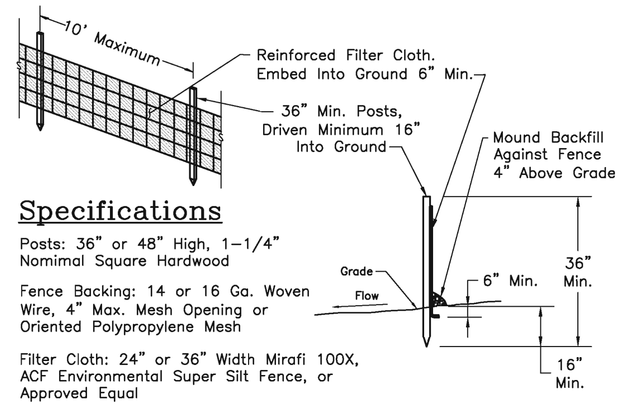
E3 **Catch Basin Protection Detail**
Not To Scale



Notes:

1. Coir Wattles Shall Consist of Coir Twine Exterior Netting With Knotted Junctions and Shall Have An Inner Core of Double Cleaned Unsorted Coir Fiber. Wattles Shall Be Biodegradable and As Produced By GEI Works or Equal.
2. Install by Placing Wattle In a Shallow Trench At Edge of Wetland or Area to Be Protected, and Stake at 4' O.C.
3. Maintenance Shall Be Performed As Needed And Material Removed When Sediment Accumulates to No More Than 3" Below the Top of the Wattle.

C4 **Typical Coir Wattle Detail**
Not To Scale



Specifications

Posts: 36" or 48" High, 1-1/4" Nominal Square Hardwood

Fence Backing: 14 or 16 Ga. Woven Wire, 4" Max. Mesh Opening or Oriented Polypropylene Mesh

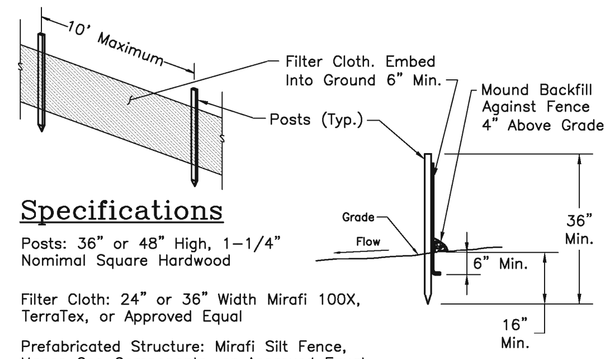
Filter Cloth: 24" or 36" Width Mirafi 100X, ACF Environmental Super Silt Fence, or Approved Equal

Prefabricated Structure: Mirafi Envirofence, Everbilt, or Approved Equal

Notes:

1. Reinforced Filter Cloth To Be Fastened Securely To Fence Posts With Wire Ties Or Staples.
2. When Two Sections Of Filter Cloth Adjoin Each Other They Shall Be Overlapped By 6" And Folded.
3. Maintenance Shall Be Performed As Needed And Material Removed When "Bulges" Develop In The Silt Fence.

E5 **Typical Reinforced Silt Fence Detail**
Not To Scale



Specifications

Posts: 36" or 48" High, 1-1/4" Nominal Square Hardwood

Filter Cloth: 24" or 36" Width Mirafi 100X, TerraTex, or Approved Equal

Prefabricated Structure: Mirafi Silt Fence, Hanes Geo Components, or Approved Equal

Notes:

- Filter Cloth To Be Fastened Securely To Posts With Staples.
- When Two Sections Of Filter Cloth Adjoin Each Other They Shall Be Overlapped By 6", Folded, and Stapled.
- Maintenance Shall Be Performed As Needed And Material Removed When "Bulges" Develop In The Silt Fence.

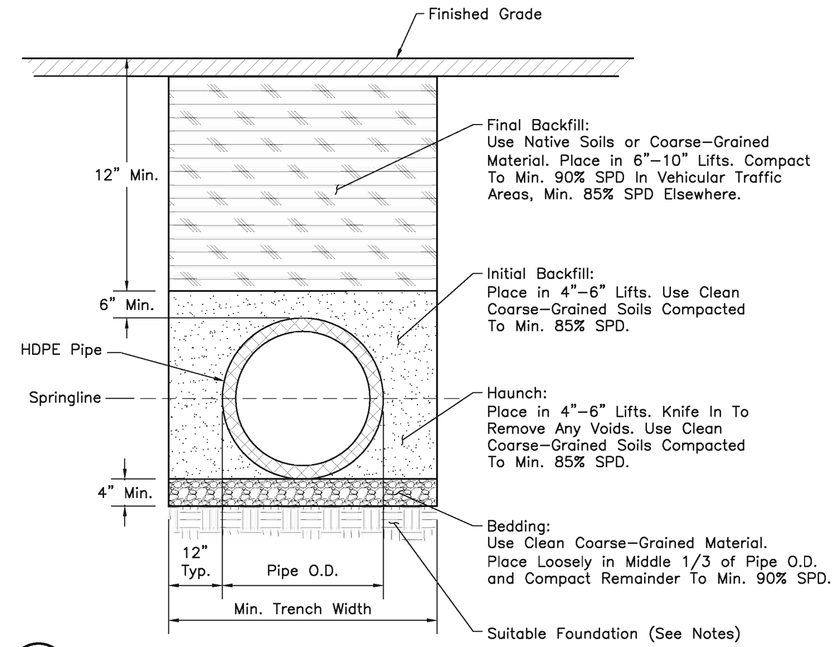
C5 **Typical Silt Fence Detail**
Not To Scale

Notes:

Select Soil Materials Which Will Minimize Migration of Adjacent Materials.

Any Unsuitable Subgrade Materials Shall Be Removed and Replaced with Suitable Foundation Material Consisting of Either Angular Crushed Stone/Rock or Clean Granular Soils. Place and Compact in 6" Max. Layers.

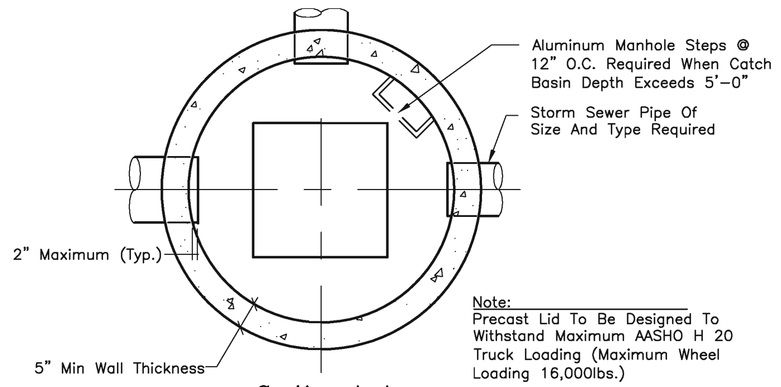
SPD Means Standard Proctor Density.



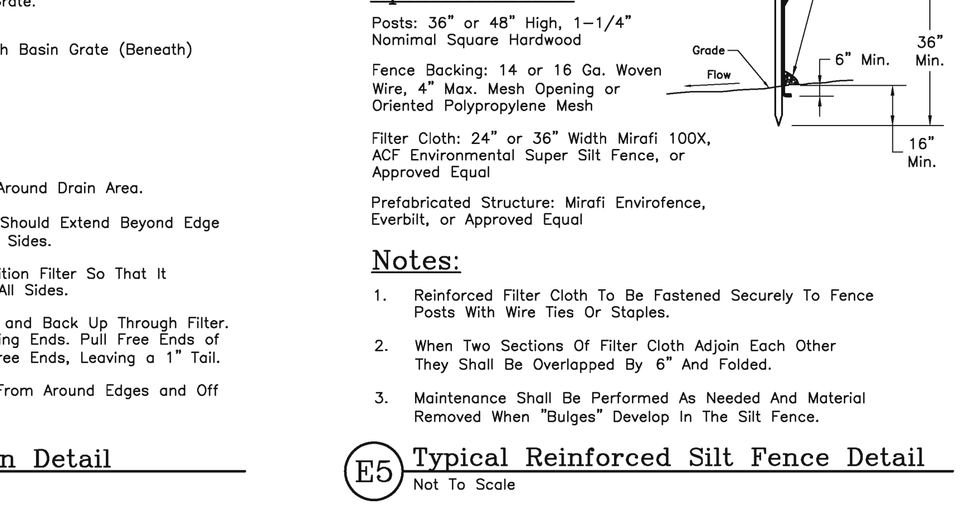
E7 **Typical HDPE Pipe Trench Detail**
Not To Scale

Sediment & Erosion Control Note:

Provide Filter Fabric Drop Inlet Protection Until Contributing Areas Are Stabilized. Set Top of Wood Frame/Fabric 6" Above Rim To Allow Water To Pass Over Top. Remove Sediment Accumulations When They Reach 3".



Section A-A



Cross Section A-A
Not To Scale

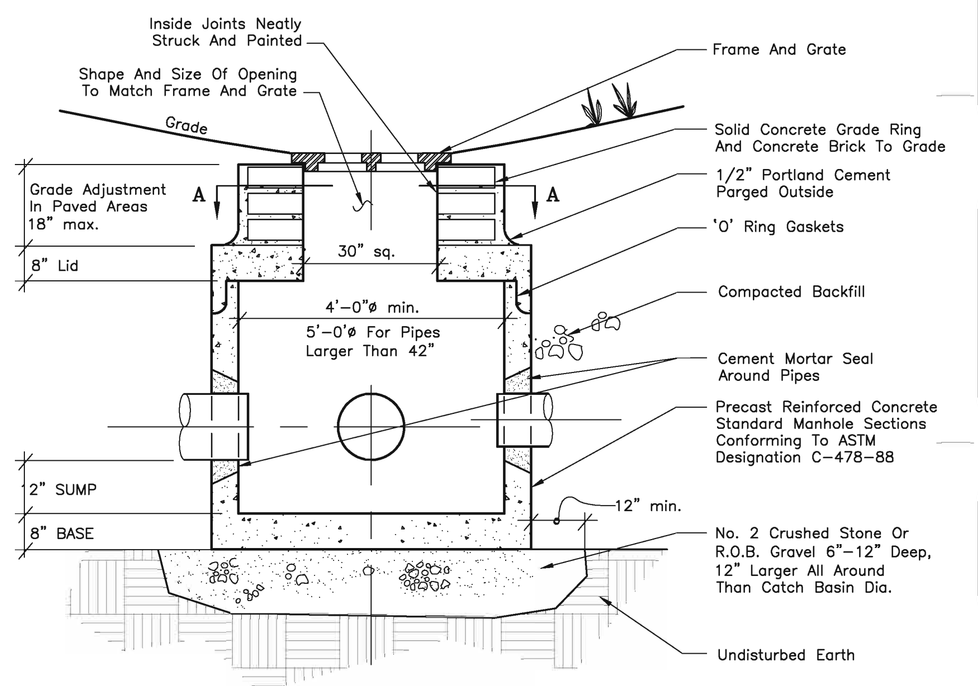
Plan View
Not To Scale

Flow Q(cfs)	Entrance Width E.W.(ft)	Depth D(ft)	Length L(ft)
0-10	10	0.5	10
10-20	16	0.6	20
20-30	24	0.7	30

Construction Specifications

1. The Matting Should Be A Minimum Of 5 Ft. Wide Extending 6 Inches Over The Weir And Buried 6 Inches Deep In A Vertical Trench On The Lower Edge. The Upper Edge Should Butt Against Smoothly Cut Sod And Be Securely Held In Place With Closely Spaced Heavy Duty Wire Staples At Least 12 Inches In Length.
2. Ensure That The Weir Is Level To Uniformly Spread Discharge.
3. The Weir Shall Be Placed In Undisturbed Soil Not Fill.
4. A 20-Foot Transition Section Will Be Constructed From The Diversion Channel Or Swale To The Spreader To Smoothly Blend The Different Dimension And Grades.
5. The Runoff Discharge Will Be Outleted Onto A Stabilized Vegetated Slope Not Exceeding 10%.
6. Seed And Mulch The Disturbed Area Immediately After Construction.

A4 **Level Spreader Details**
Not To Scale



A7 **Typical Precast Concrete Catch Basin Detail**
SCALE: 1/2" = 1'-0"

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Woodward Lake Properties, LLC

Woodward Lake Subdivision
Towns of Northampton & Mayfield
Fulton County, NY

No.	Description	Date
1		01/24/20
Revision Schedule		
Construction Drawing		MM/DD/YY
Agency Review Drawing		01/24/20
Drawing Log		

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PRELIMINARY
01/24/20

SHEET NAME:
Stormwater Management, Erosion & Sediment Control Details & Specifications

PAGE:
C-503

Septic System Maintenance

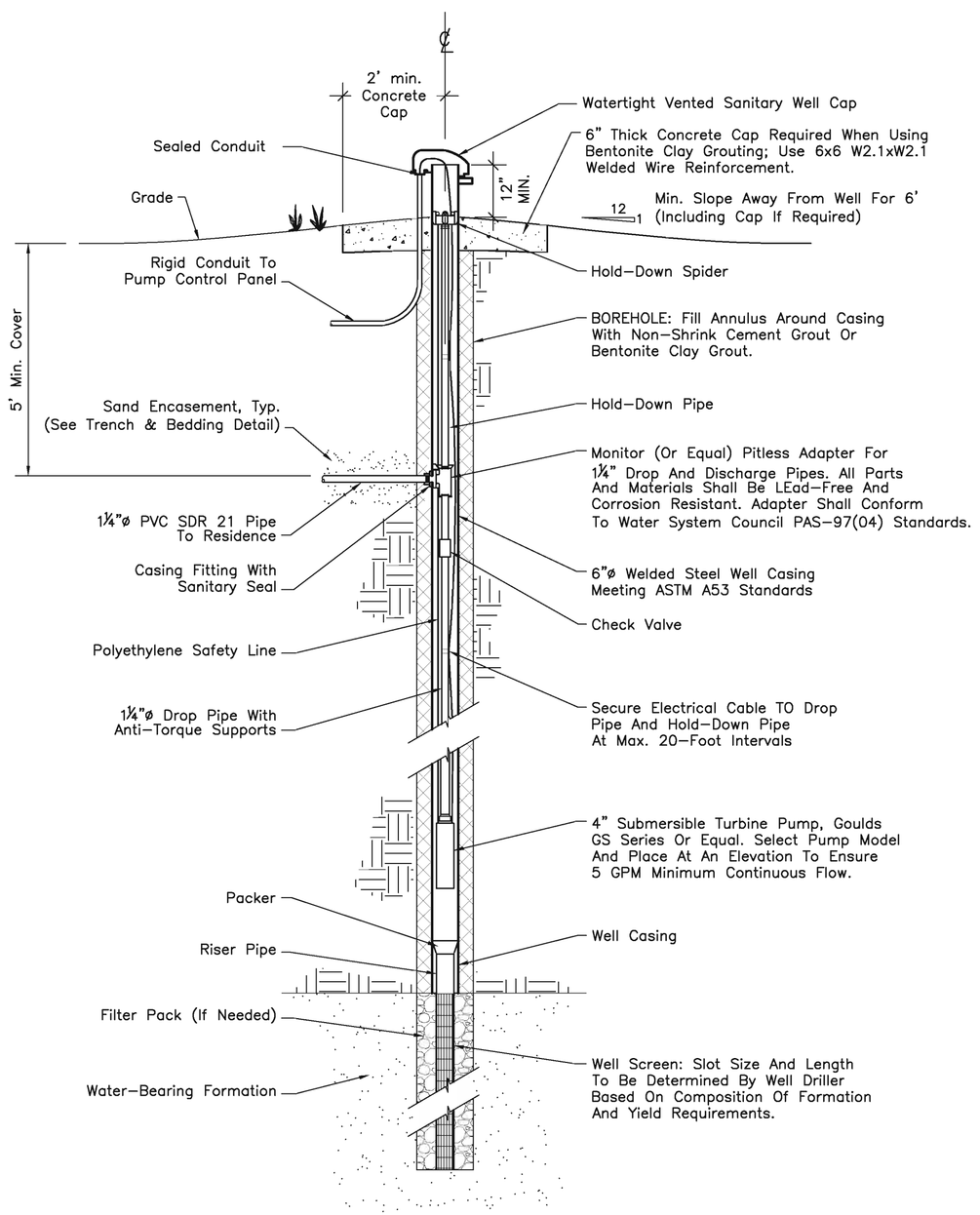
OPERATION
- Excessive use of detergents, laundry or kitchen wastes or household chemicals may be harmful.
- Septic tank additives are not recommended or necessary.
- Garbage grinders are not recommended. Increase the septic tank capacity and install an outlet filter, if one is used.
- Do not direct footing drains, downspouts or any stormwater runoff into or towards the system.
- Large volume discharges will upset the septic tank. Limit draining rate of hot tubs etc. to less than five gallons per minute.
- Do not burden the system with unnecessary flow. Check regularly for leaky fixtures and defective toilet valves.
- Avoid disposal of cigarette butts, disposable diapers, feminine hygiene products, plastic, trash, etc. into the system.
- Never permit vehicles or heavy equipment to pass over the absorption system.
- For Systems With Pumped Dosing:
  In The Event Of Pump Failure, Curtail Water Use To Minimize Discharge To The Septic And Pump Tanks. Approximately One Day Of Reserve Capacity Is Available Under Normal Usage Conditions. Upon Effecting Repairs, The Pump Must Be Operated Manually As Described Below, To Avoid Overloading The Absorption System. (This Does Not Apply To Resumption From A Power Outage During Which Little Or No Water Is Available).
- Manual Pump Operation Following Repair: From The Control Panel, Run The Pump Using The "HAND" Setting For 2 Minutes Then Shut It 'OFF'. Wait At Least 2 Hours, Then Run The Pump Another 2 Minutes. Repeat This Cycle, Allowing At Least 2 Hours Between Run Times. Once The Alarm Light Has Gone Out, Wait 2 Hours, Run A Final Manual Pump Cycle, Then Place The Pump Control To 'AUTO' To Resume Normal Automatic Operation. Minimize Water Use During This Procedure As It Could Result In Additional Cycle Requirements, Thus Prolonging The Operation.

INSPECTION & MAINTENANCE
Tip: Make a sketch with pen on a piece of duct tape showing the location, with dimensions, of your septic tank, pump tank, and absorption system with respect to the house. Tape it to the house sewer pipe where it exits the foundation.

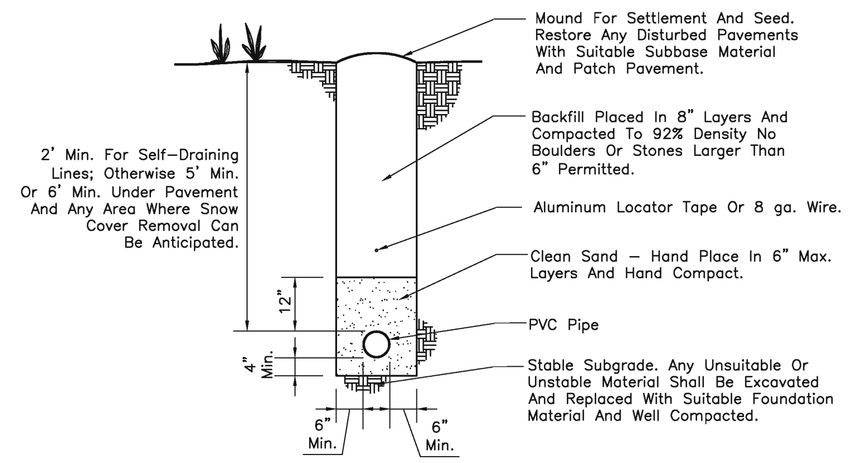
Septic Tank & Pumping System
- Pumping your septic tank at the right time is the single most important maintenance procedure. Solids flowing into the absortption facility leads to rapid clogging and premature failure, requiring the system to be replaced. The tank should be pumped every two to three years or whenever (1) the depth of sludge and scum exceeds 1/3 of the tank depth, or, (2) the bottom of the scum layer is within three inches of the bottom of the outlet baffle, or, (3) the top of the sludge layer is within ten inches of the bottom of the outlet baffle.
- Concrete baffles and tees may deteriorate over time and must be replaced. Inspect when the tank is pumped out.
- The tank must be replaced if there are leaks or cracks in the tank which cannot be repaired.
- Inspect and clean or replace the outlet filter regularly if one is used.
- Periodically inspect the pump and float switches, including the alarm function, for proper operation.
- The pump basin should be inspected at the time the septic tank is pumped out.

Distribution Device
- Inspect the distribution box annually to ensure equal flow to each lateral. The use of speed levelers aids proper distribution and is encouraged.

Absorption System
- Keep tree roots away from the immediate area of the absorption system.
- Keep swimming pools away from the absorption field.
- Do not pave over the absorption system.
- Increasing the size of the house may require increasing the size of the absorption system as well as other components of the system.
- Do not regrade or landscape such that surface water is directed toward the absorption system.



A1 Typical Drilled Well Detail
Scale: 1/2" = 1'-0"



NOTE:
Contractor Responsible For Trench Support. Trench Support Material To Be Removed In Such A Manner That Backfill Material For First Two Feet Above Pipe Will Be Compacted Against Undisturbed Earth.

D4 Typical Pipe Trench And Bedding Detail
Not To Scale

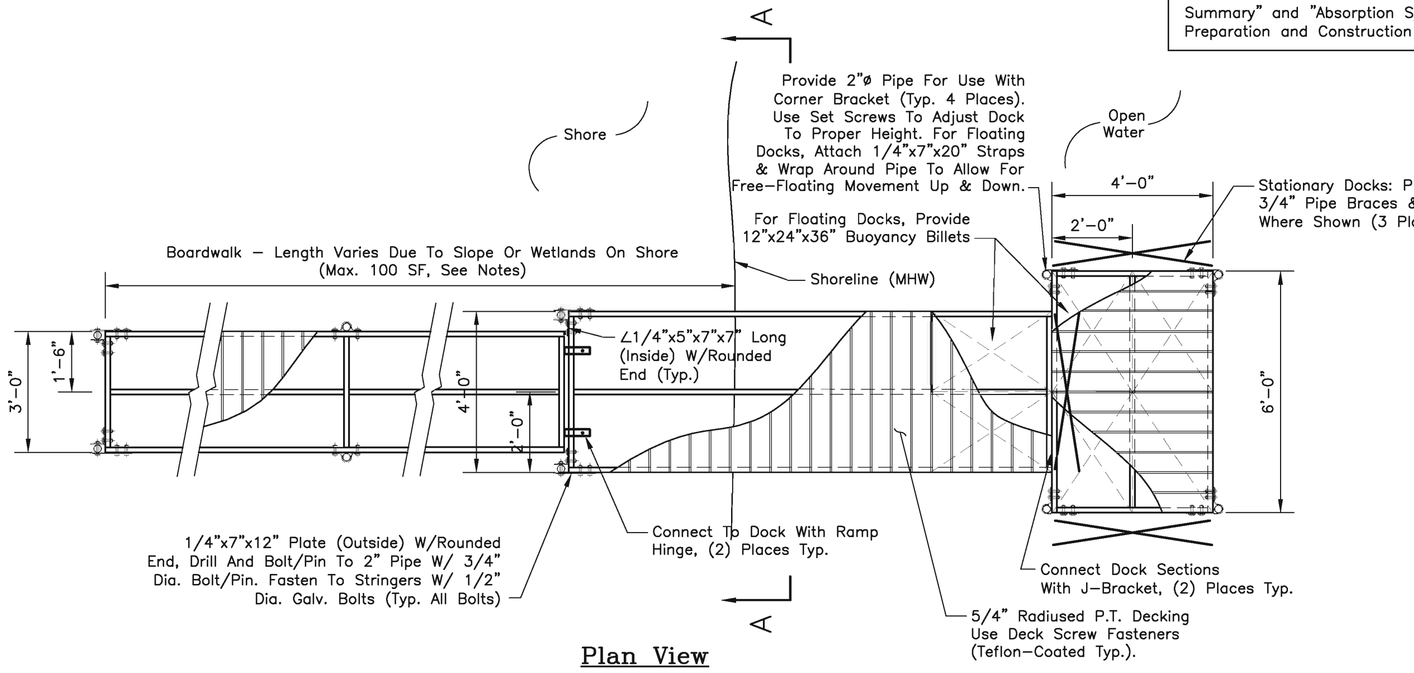
Water System Notes

Well Construction Shall Be In Accordance With Appendix 5-B of the New York State Sanitary Code.

The Well Shall Be Constructed by a Well Driller Registered With the NYS Dept. of Environmental Conservation.

The Well Must Yield a Minimum of 5 GPM. Disinfection, Pressure, and Leak Testing of the Well Shall Be Performed In Accordance With Current AWWA Procedures. A Water Sample Shall Be Analyzed for Bacteria by a NYSDOH Certified Laboratory. The Contractor Is Responsible for Sample Collection and Delivery to a Laboratory.

A Copy of the Well Driller's Log With Information Relating to Well Yield, Pump Location and Horsepower, and a Copy of the Lab Report Showing Satisfactory Water Supply Bacteriological Quality Shall Be Submitted to the Engineer.



Plan View

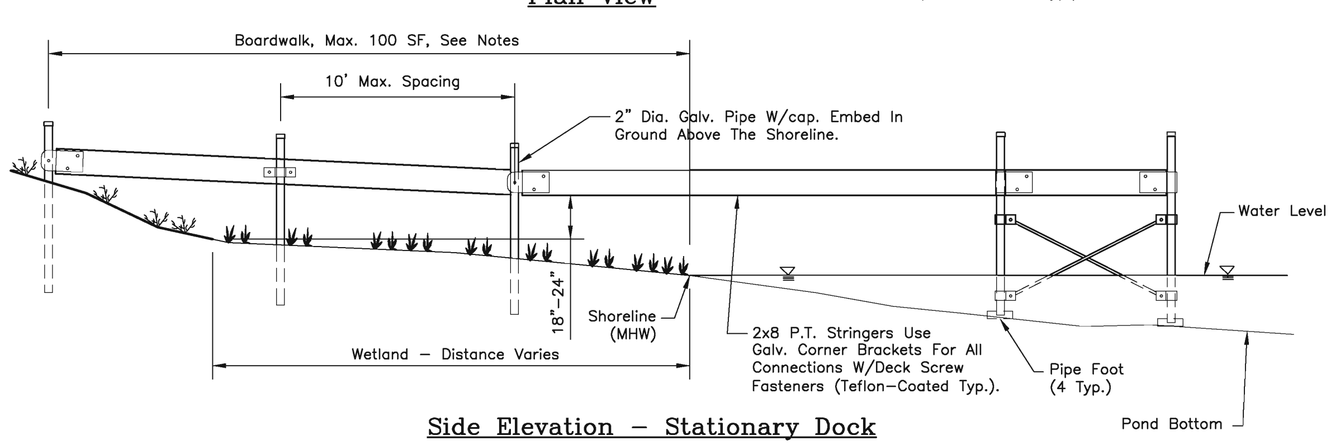
Notes:

Boardwalk Is That Contiguous Portion Of the Dock, Ramp, and/or Stairs Above Mean High Water That Cannot Be Used For Water Recreation (Generally, Those Portions Over Land; From the Shoreline In). In Accordance With APA Regulations, Within the 100' Shoreline Setback A Boardwalk Is a Structure And May Not Exceed 100 Sq. Ft. In Area, Either In Plan View Or Elevation (Face) View.

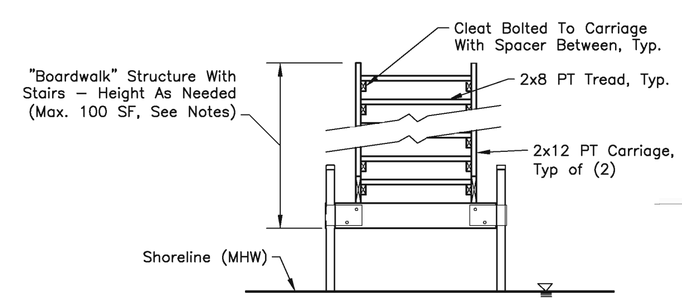
Materials Note:
All Hardware And Pipe Supplies Shown Can Be Obtained From GREAT NORTHERN DOCKS (www.greatnortherndocks.com)

Other Docks, Materials, and Configurations Are Acceptable Provided They Are In Compliance With Regulations.

Floating Docks Shall Not Be Permitted.



Side Elevation - Stationary Dock



Section A-A

A4 Typical Dock And Boardwalk Details
Scale: 3/8" = 1'-0"

General Notes

On Any Lot, All Proposed Structures, Septic System Components, and Well Location Shall Be Staked Out Prior To Construction. Verify That Separation Distances Meet Applicable Criteria. Separation Criteria Are Provided On the Typical Lot Development Sheet and Must Be Met Or Exceeded.

Install All Required Erosion and Sediment Controls Prior To Clearing Or Grading the Site. Refer To the Typical Lot Development Sheet For Guidance.

The Materials and Specifications Noted On the Plans Must Be Utilized Unless Alternates Are Accepted and Approved In Writing by the Design Engineer.

Follow All Manufacturers' Instructions for Component Installation Unless Otherwise Directed by the Design Engineer.

All Electrical Equipment Installed Must be New York State Board of Fire Underwriters Certified.

Sewage System Notes

Construction and Installation Shall Be In Accordance With The Rules, Regulations, and Standards of the Adirondack Park Agency and the New York State Dept. of Health As Set Forth In 10NYCRR Appendix 75-A. Where There Are Differences, the More Restrictive Shall Apply.

The Wastewater Treatment Systems Are Designed And Approved Based On The Installation Of Water Conserving Fixtures And A Design Flow Of 110 Gallons Per Day Per Bedroom. The Systems Are Not Designed To Accommodate Extreme Water Use Fixtures, Such As Jacuzzi-Type Spa Tubs Or Water Treatment Equipment. The Systems Are Designed To Accommodate Garbage Grinders. The Installation Of Garbage Grinders, Non-Conserving Water Fixtures Or Extreme Water Use Fixtures Is Contrary To The Approval Of These Wastewater Treatment Systems.

No Part of the Sewage Absorption System May Be Located Under Driveways, Access Roads, Nor Any Other Areas Receiving Vehicular Traffic.

Install Septic Tank, Pump Tank (If Applicable), and Distribution Box Level On A Bed Of Sand, Gravel, or Aggregate As Specified In The Details. Location Stakes Are To Be Placed Above All Below-Grade Access Covers. Where Access Covers Are More Than 12" Below Final Grade, Provide Extension Collars Over Openings To Bring Covers Within 12" Of Final Grade.

Piping:
- Raw Sewage Line shall be 4" SDR 35 PVC Sloped 1/4" per Foot, Min. A Clean-Out Should Be Installed On the Interior Side of the House Sewer; Otherwise a 2-Way Clean-Out Shall Be Installed On the Line 3' to 5'From the Foundation.
- Gravity Effluent Line Shall Be 4" SDR 35 PVC Sloped 1/8" per Foot, Min.
- Force Main Piping Shall Be 2"ø SDR 21 or Schedule 40 PVC. Force Main Shall Be Installed To Self Drain To Pump Basin. Install Force Main Prior To Setting Pump Tank To Ensure That Pipe Drains To Tank At Desired Level.
- Outlet Pipes Between Distribution Box and Laterals Shall Be Solid Wall 4" SDR 35 PVC Sloped 1/16" per Foot, Min. No Outlet Pipe Shall Be Less Than 2 Ft. in Length.
- Distribution Laterals Shall Be Perforated 4" SDR 35 or Schedule 40 PVC Pipe Sloped 1/16" to 1/32" per Foot. Laterals Shall Be of Equal Length; Ends Shall Be Capped.
- 90° Bends Are Not Permitted In Raw Sewage Or Gravity Effluent Lines; 45° Maximum. Two-Way Clean-outs Shall Be Installed Adjacent to Bends More Then 10' From an Access Point.
- Pipe Joints, Fittings, and Tank Connections Shall Be Made Watertight.

Only Infiltrator Quick4 Equalizer 36 Or ARC 24 Chambers May Be Used In Gravelless Absorption Trenches. Installation Shall Be In Accordance With the Manufacturer's Instructions. Infiltrator Laterals Shall Be of Equal Length With Ends Capped. An Inspection Port Shall Be Installed In the End Unit of Each Trench.

Location and Basic Configuration Of Absorption System For Each Lot Is Shown On the Site Plans. Absorption Field Is To Be Constucted With Distribution Lines Parallel To Original Ground Contours. Distribution Laterals May Be Curved to Follow Original Contours Provided That Trench Separation Requirements Are Met. Trench Bottoms Shall be Level Along Their Length and At Depths Below Existing Grade As Specified On The Site Plans and Which Comply With "Absorption System Design Criteria" Elsewhere On These Drawings.

Fill Material for Shallow Trench Installations Shall Have a Verified In Situ (at the Borrow Site) Perc Rate No Faster Than the Perc Rate Of the Native Soil. Refer to the "Perc Test Results & Soils Summary" and "Absorption System Design Criteria" Tables On These Drawings, As Well As "Site Preparation and Construction Notes" On the Detail Sheets.

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Woodward Lake Properties, LLC

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No.	Description	Date
1	Narrative	MM/DD/YY
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	Construction Drawing	MM/DD/YY
	Agency Review Drawing	01/24/20
	Drawing Log	

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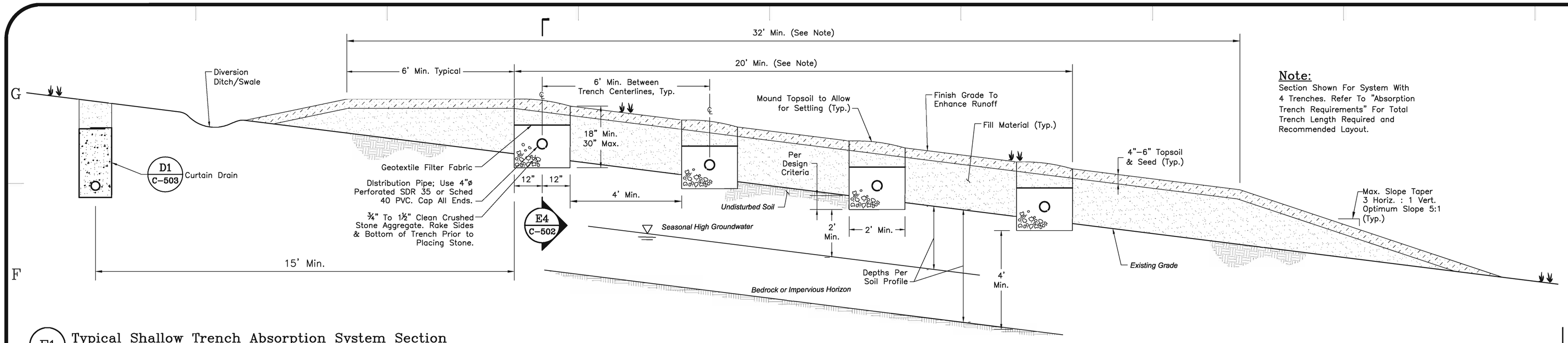
PRELIMINARY
01/24/20

It is a violation for any person to alter the plan in any way, unless acting under the direction of an appropriately licensed person.

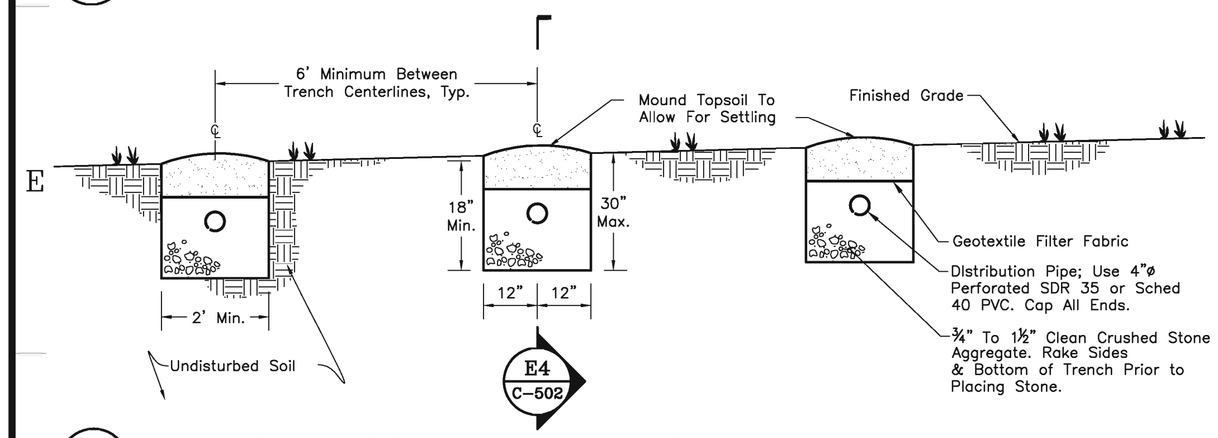
SHEET NAME:
Drilled Well, Pipe Installation, & Typical Dock Details; Water & Wastewater Notes; Septic System Maintenance

PAGE:
C-504

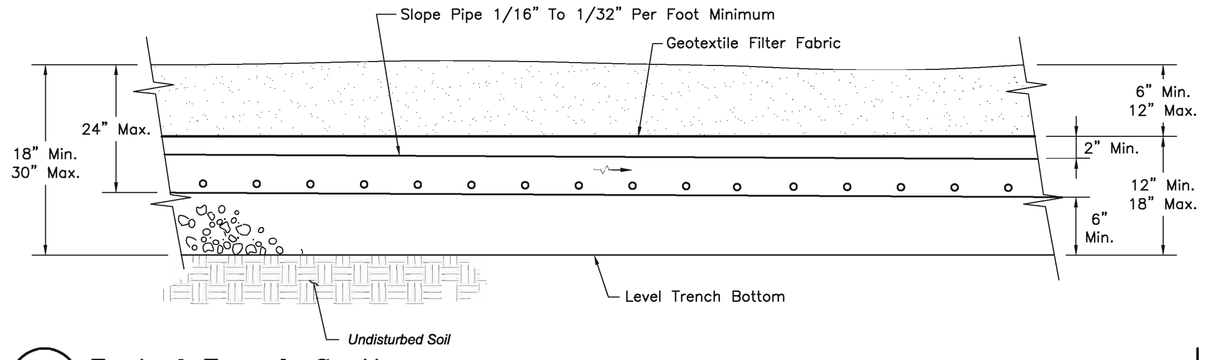


Note:
Section Shown For System With 4 Trenches. Refer To "Absorption Trench Requirements" For Total Trench Length Required and Recommended Layout.

F1 **Typical Shallow Trench Absorption System Section**
Scale: 1/2" = 1'–0"



E1 **Typical Standard Trench Absorption System Section**
Scale: 1/2" = 1'–0"



E4 **Typical Trench Section**
SCALE: 1/2" = 1'–0"

Site Preparation & Construction Notes

Construction Techniques Must Not Compromise Integrity of the System. Heavy Construction Equipment is Not Allowed Within the Area of the System.

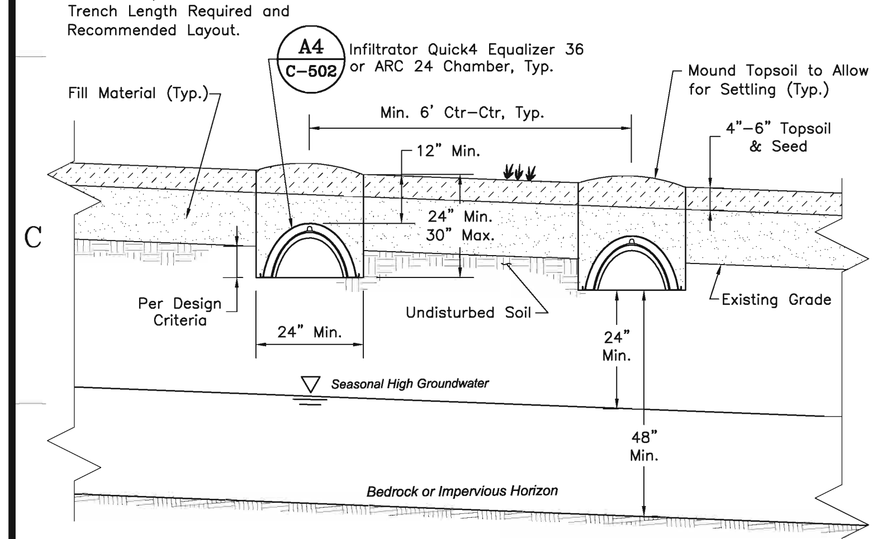
All Trees, Stumps, and Other Vegetation Within the Area Shall Be Cut At Grade and Removed. Root Structure Below Grade Should Not Be Removed. Boulders and Other Obstructions Above Grade Shall Also Be Removed. The Underlying Soil Shall Be Undisturbed – Rototilling Or Soil Scarification With Construction Equipment Is NOT Recommended.

For Standard Trench Installation, After Staking Locations, Excavate Trenches To Design Depth With Bottoms Level. Grade Trench Bottoms By Hand. Rake Bottoms and Sidewalls and Place At Least 6" of Aggregate In Trenches. Complete Trench Construction As Shown In the Details. After Backfilling and Allowing For Settlement, Seed Area For Grass.

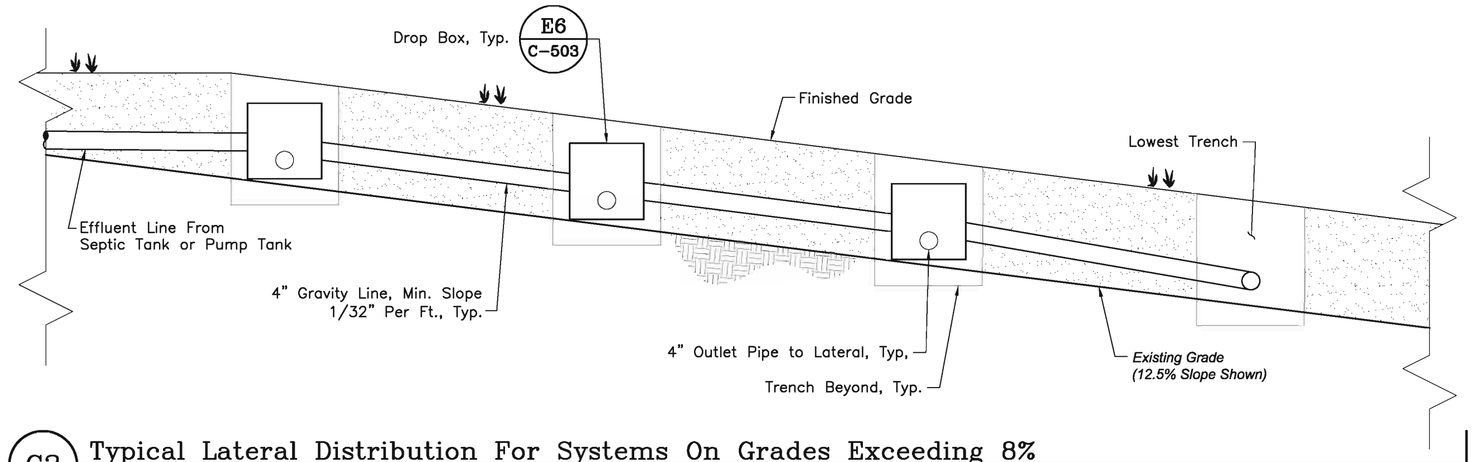
Fill Soil For Shallow Trench Systems Shall Have A Percolation Rate Similar To, But Not Faster Than, That Of the Existing Usable Soil. Use the Design Percolation Rate Provided in the "Absorption System Design Criteria" Table For Guidance. Provide a Sandy Loam Soil, With No Rocks, Cobbles or Other Unusable Materials. Verify the Compatability Of Fill Material Permeability With That of the Existing Usable Soil Through In Situ (at the Borrow Site) Perc Test Results for the Fill.

Place Fill On Site Immediately After Site Preparation. Grade Stakes May Be Used To Delineate the Limits of Fill and Prevent Over–Excavation of Absorption Trenches. Fill Material Shall Be Carefully Placed Within the Absorption Area. Place Fill in Shallow Lifts and Compact to Approximately the Same Density as the Undisturbed Borrow. Taper the Edges From at Least Six (6) Feet Beyond Any Trench to Original Grade as Shown in the Drawings. Construct a Diversion Ditch or Swale, and a Curtain Drain, on the Uphill Side of the Fill Material. Finish Site Grading to Prevent Surface Runoff From Entering the Fill. Construct the Shallow Trench System in the Fill Material and in Existing In Situ Soil as Shown. Note That Trench Bottoms Must be Level and a Minimum of 2' Above Observed Seasonal High Ground Water and/or 4' Above Impervious/Restrictive Soil Horizon. Upon Completion, Seed Fill and Disturbed Areas for Grass.

Note:
Refer To "Gravelless Absorption Trench Requirements" For Total Trench Length Required and Recommended Layout.



B1 **Typical Gravelless Shallow Trench Section**
Scale: 1/2" = 1'–0"



C3 **Typical Lateral Distribution For Systems On Grades Exceeding 8%**
Scale: 1/2" = 1'–0"

Absorption Trench Requirements

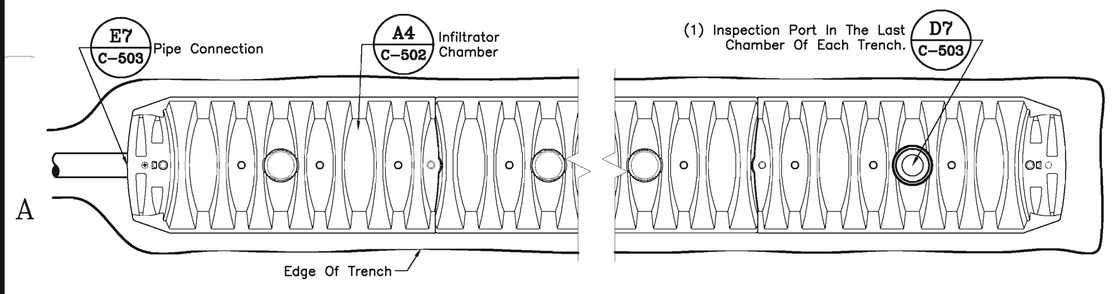
Conventional Pipe & Stone System Trenches

Design Perc Rate (min/in)	Number of Bedrooms 1 – 2 Total Trench Length Req'd	1 – 2 Recommended Layout	3 Total Trench Length Req'd	3 Recommended Layout	4 Total Trench Length Req'd	4 Recommended Layout
3–5	92 LF	2 @ 50 LF	138 LF	3 @ 50 LF	184 LF	4 @ 50 LF
6–7	110 LF	2 @ 55 LF	165 LF	3 @ 55 LF	220 LF	4 @ 55 LF
8–10	123 LF	3 @ 45 LF	184 LF	4 @ 50 LF	245 LF	5 @ 50 LF
11–15	138 LF	3 @ 50 LF	207 LF	4 @ 55 LF	275 LF	5 @ 55 LF
16–20	158 LF	3 @ 55 LF	236 LF	4 @ 60 LF	315 LF	6 @ 55 LF
21–30	184 LF	4 @ 50 LF	275 LF	5 @ 55 LF	367 LF	7 @ 55 LF
31–45	220 LF	4 @ 55 LF	330 LF	6 @ 55 LF	440 LF	8 @ 55 LF

Gravelless System Trenches

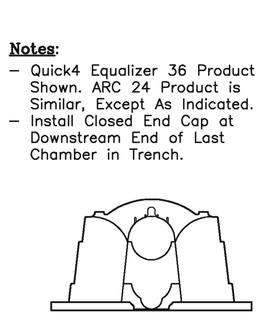
Design Perc Rate (min/in)	Number of Bedrooms 1 – 2 Total Trench Length Req'd	1 – 2 Recommended Layout	3 Total Trench Length Req'd	3 Recommended Layout	4 Total Trench Length Req'd	4 Recommended Layout
3–5	69 LF	2 @ 35 LF	104 LF	2 @ 55 LF	138 LF	3 @ 50 LF
6–7	83 LF	2 @ 45 LF	124 LF	3 @ 45 LF	165 LF	3 @ 55 LF
8–10	93 LF	2 @ 50 LF	138 LF	3 @ 50 LF	184 LF	4 @ 50 LF
11–15	104 LF	2 @ 55 LF	156 LF	3 @ 55 LF	207 LF	4 @ 55 LF
16–20	119 LF	2 @ 60 LF	177 LF	3 @ 60 LF	237 LF	4 @ 60 LF
21–30	138 LF	3 @ 50 LF	207 LF	4 @ 55 LF	276 LF	5 @ 60 LF
31–45	165 LF	3 @ 55 LF	248 LF	5 @ 50 LF	330 LF	6 @ 55 LF

Notes:
- All Recommended Layouts Are Based On Gravity–Dosed Systems Where No Trench May Be Longer Than 60 LF.
- For Pump Dosed Systems, Maximum Trench Length Permitted Is 100 LF.
- Recommended Layouts For Gravelless Trenches Are Based On Gravity–Dosed Systems and Effective Chamber Lengths of 5 Ft. Each.

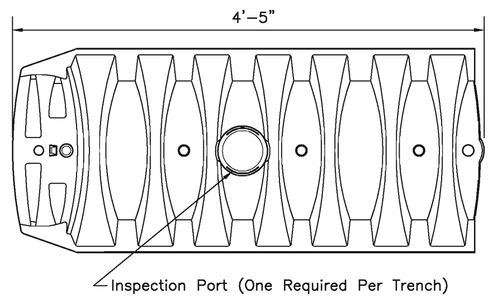


A1 **Typical Infiltrator Trench Plan**
Scale: 3/4" = 1'–0"

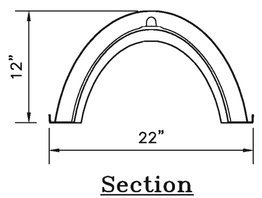
Notes:
- Quick4 Equalizer 36 Product Shown. ARC 24 Product is Similar, Except As Indicated.
- Install Closed End Cap at Downstream End of Last Chamber in Trench.



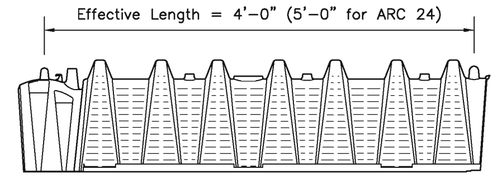
End Cap



Top View



Section



Chamber Profile

A4 **Infiltrator Chamber Details**
Scale: 1" = 1'–0"

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Drawing Log

DRAWN BY: BCT

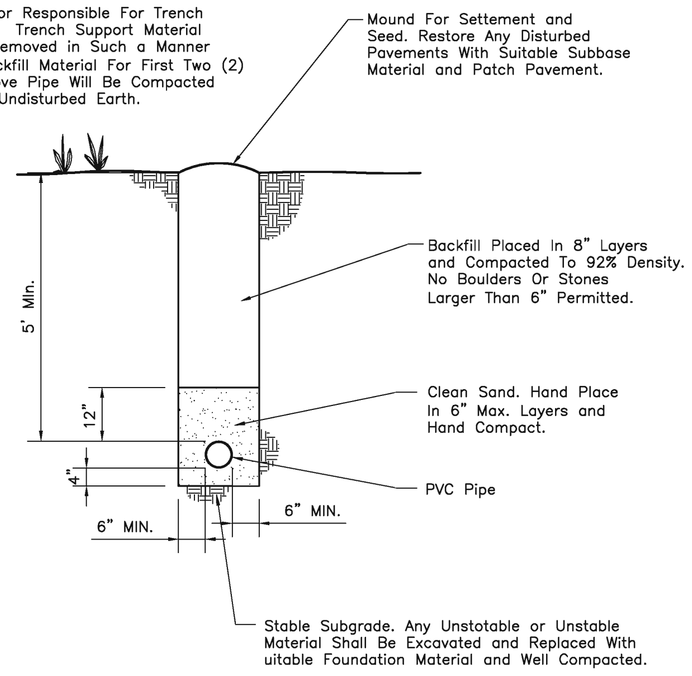
PRELIMINARY
01/24/20

SHEET NAME:
Onsite Wastewater System Absorption Trench Requirements, Sections, Details & Specifications

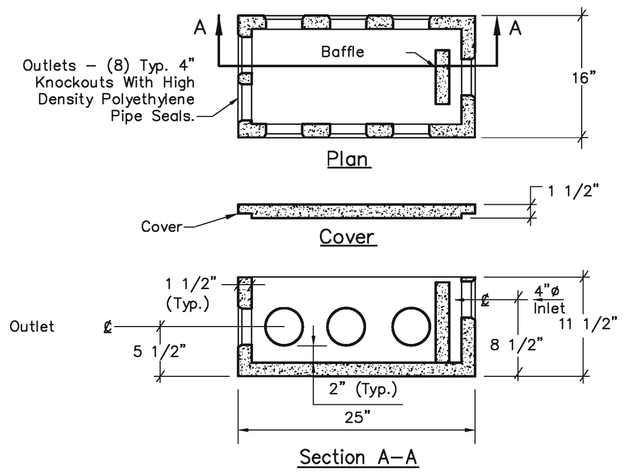
PAGE:
C–505

1 2 3 4 5 6 7 8 9

NOTE:
Contractor Responsible For Trench Support. Trench Support Material To Be Removed in Such a Manner That Backfill Material For First Two (2) Feet Above Pipe Will Be Compacted Against Undisturbed Earth.

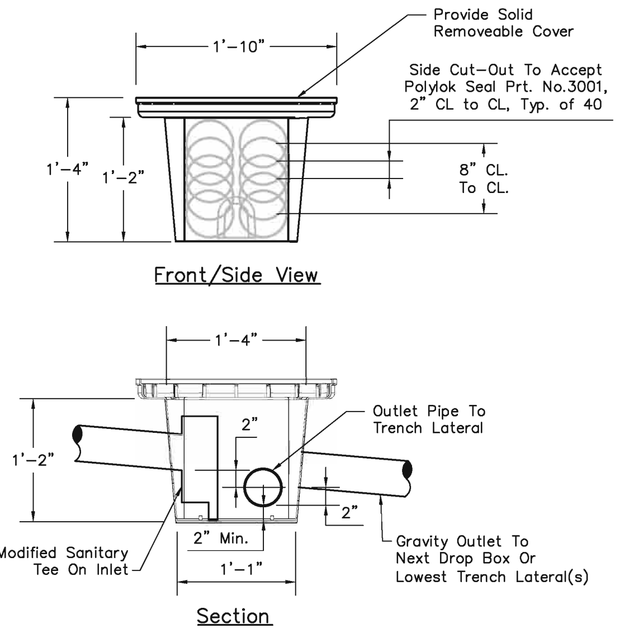


A7 Typical Sewage Line Trench Detail
Scale: 1/2" = 1'–0"



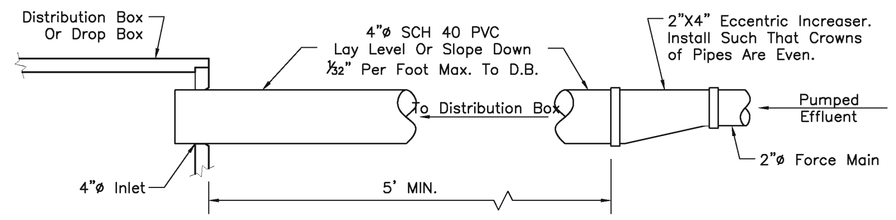
Notes:
- Fort Miller #2 (8–Outlet) Distribution Box Shown. Equivalent Products With Minimum Number of Outlets Required for Project Are Acceptable.
- Install Box On 12" Level Bed Of Clean Sand, Gravel, Or Aggregate.
- Use Liquid Leveler Inserts (Speed Levelers) At Each Outlet Used.
- Installed Box Must Be Watertight.

F4 Distribution Box Detail
Scale: 1" = 1'–0"

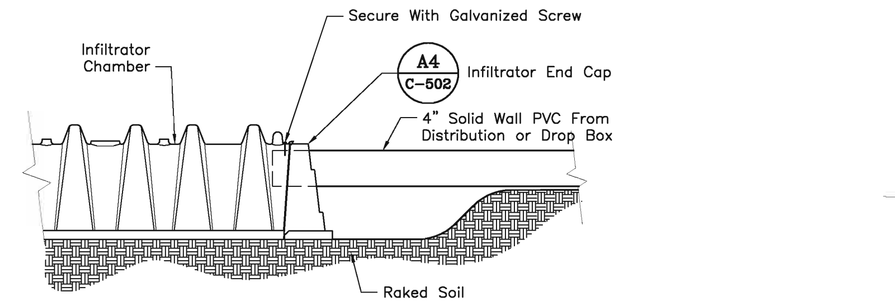


Notes:
- Polylock 20" HDPE Drop Box Shown. Equivalent Products With Minimum Number of Outlets Required for Project Are Acceptable.
- Install Box On 12" Level Bed Of Clean Sand, Gravel, Or Aggregate.
- Use Liquid Leveler Inserts (Speed Levelers) At Each Outlet Used.
- Installed Box Must Be Watertight.

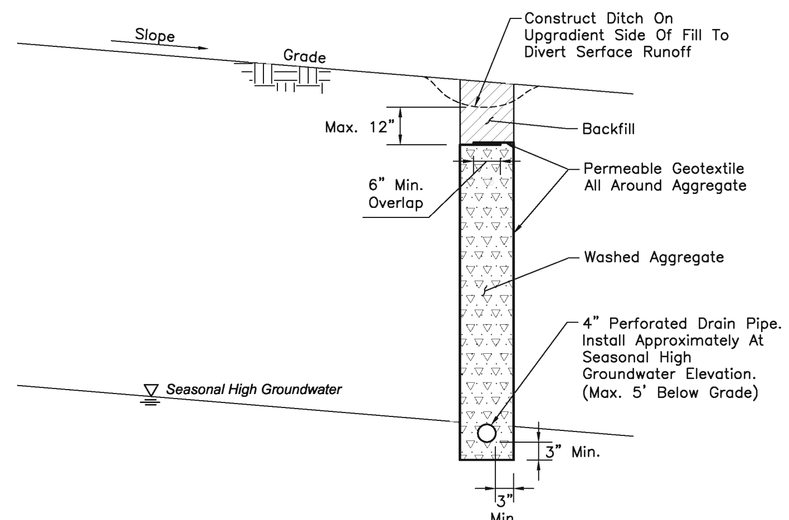
E6 Drop Box Detail
Scale: 1" = 1'–0"



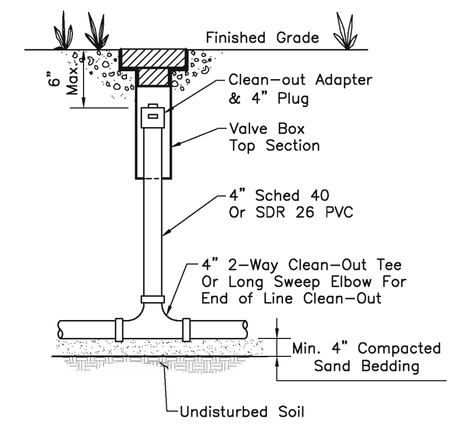
G7 Force Main To Distribution Box Detail (Profile View)
SCALE: 1" = 1'–0"



E7 Pipe to Chamber Connection Detail
Scale: 1" = 1'–0"



D1 Typical Curtain Drain Detail
Not To Scale



D4 Cleanout Detail
Not To Scale

Notes:
Provide a Nominal 1000–Gal. Precast Concrete Pump Basin to Meet the Volume Requirements Specified Below and Noted in the Detail. Tankage Shall Meet All Pertinent Standards of 10NYCRR Appendix 75–A. The Tank Shown in the Detail is Based on a Non–Traffic Type Septic Tank By Cranesville Block Company Installed in Reverse. Equivalent Tanks Are Acceptable.

Pump Basin Volume Requirements & Control Settings:

Working Volume (Gal.)
= {80%(±5%) Of Distribution Network Volume}
+ {Force Main Volume}
= {0.52(±0.03) x Total Length Of Laterals}
+ {0.16 x Length of Force Main}

Min. 24–Hour Reserve Capacity Required
= Design Flow (440 Gal. For 4–Bedroom)
Reserve Capacity Available
= Liquid Volume Available Above the High Level Alarm Switch Setting

Pump Shut–Off Level Shall Be Set 6" Above the Pump Base or As Required By The Pump Manufacturer.

High Level Alarm Switch Shall Be Set 3" Above the Pump On Level.

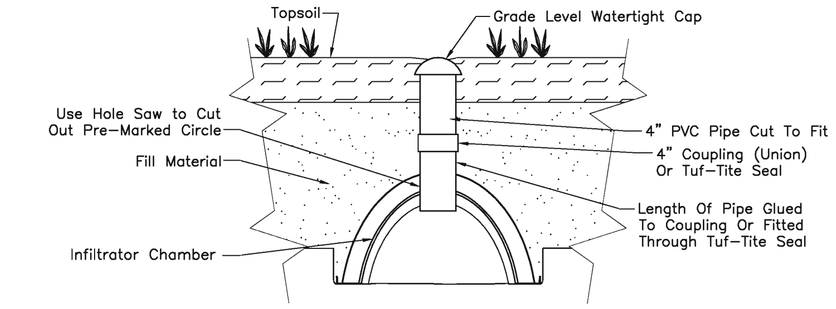
Provide One (1) Submersible Effluent Pump Capable of Pumping 30 to 50 GPM Uder the System Installation Conditions. Use "Goulds" Model 3871 EP04 or Equal If the Total Dynamic Head (TDH) Is Between 7 and 17 Feet (Generally If the Distribution Box Is Not More Than 10 Ft. Higher Than Grade At the Pump Tank). Use "Goulds" Model 3871 EP05 or Equal If the TDH Is Between 17 and 26 Feet (Generally If the Distribution Box Is Not More Than 19 Ft. Higher Than Grade At the Pump Tank). Consult the Engineer If Higher Heads Are Encountered. Pump Motor Shall Be 115 or 230V, 1 Phase, 60 Hz, With Built–In Overload and Automatic Reset. Provide Goulds Simplex Control Panel #S10020 (N1), or Equal, With Integral Alarm Warning and Three (3) Control Switches Model #A2–3. NOTE: If Panel Is To Be Mounted In a Damp or Exterior Location, Provide Panel #S10020 NEMA 4X (Weatherproof). Use Goulds FSB1 Stainless Steel Float Switch Mounting Bracket and Hardware, Or Secure Float Switch Cables To Vertical Pump Discharge Pipe With Floats In 90° Offset Planes.

Connect Pump For Easy Removal. Use Quick Disconnect and Position Pump So That It Is Removable From the Ground Surface. Locate Float Switches As Far Away From Inflow Pipe As Possible. Locate Control Panel and Alarm In Utility Area of Residence (Coordinate With Owner). No Splices or Electrical Connections May Be Made In The Pump Basin.

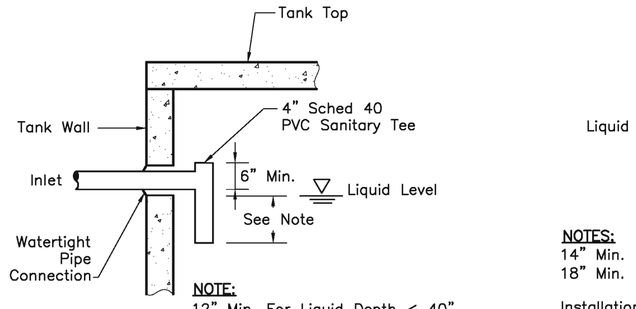
Provide 2" Ball Valve For Throttling. If Necessary, Set Valve To Limit Pump Discharge To An Average of Not More Than 45 GPM Over The Normal Operating Range (Working Volume). Contractor Shall Verify and Calibrate During Installation Testing.

Slope The Force Main Back Toward The Tank From The Distribution Box For Self Draining. Provide ¼" Weep Hole Above The Max. Liquid Level As Shown, or, If Pump Manufacturer Certifies Pump Will Not Be Damaged By Reverse Rotation, Check Valve May Be Omitted.

Note: All Basin Penetrations Are To Be Water–Tight. Access Extension Components Shall Be Set In Full Beds Of Cement Mortar Not Less Than ¾" Thick. Apply Waterproof Bitumastic Compound Over Mortar. Install Butyl Based Flexible Gasket Rings Beneath Manhole Frame. Use "A–Lok", "Kor–N–Seal", or "Link Seal" Flexible Connectors On All Pipe Connections.

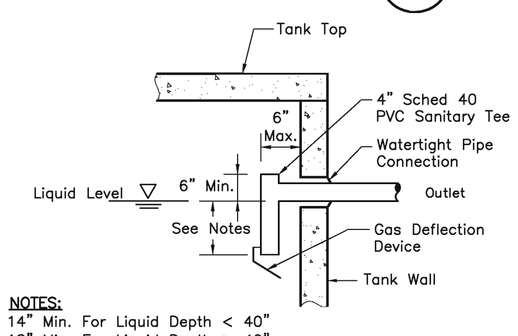


D7 Infiltrator Trench Inspection Port Detail
Scale: 1" = 1'–0"



NOTE:
12" Min. For Liquid Depth < 40"
16" Min. For Liquid Depth ≥ 40"

C1 Inlet Tee Detail
Not To Scale



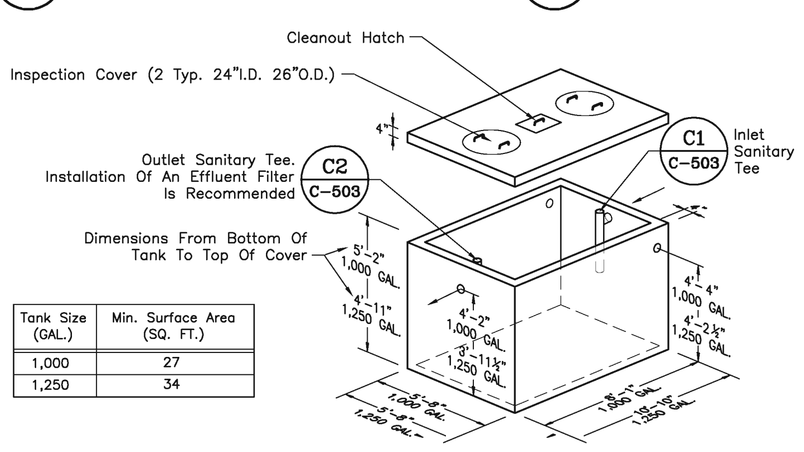
NOTES:
14" Min. For Liquid Depth < 40"
18" Min. For Liquid Depth ≥ 40"

Installation Of An Effluent Filter Is Recommended; Use "Zabel" Model A1800, Or Equal.

C2 Outlet Tee Detail
Not To Scale

Septic Tank Requirements

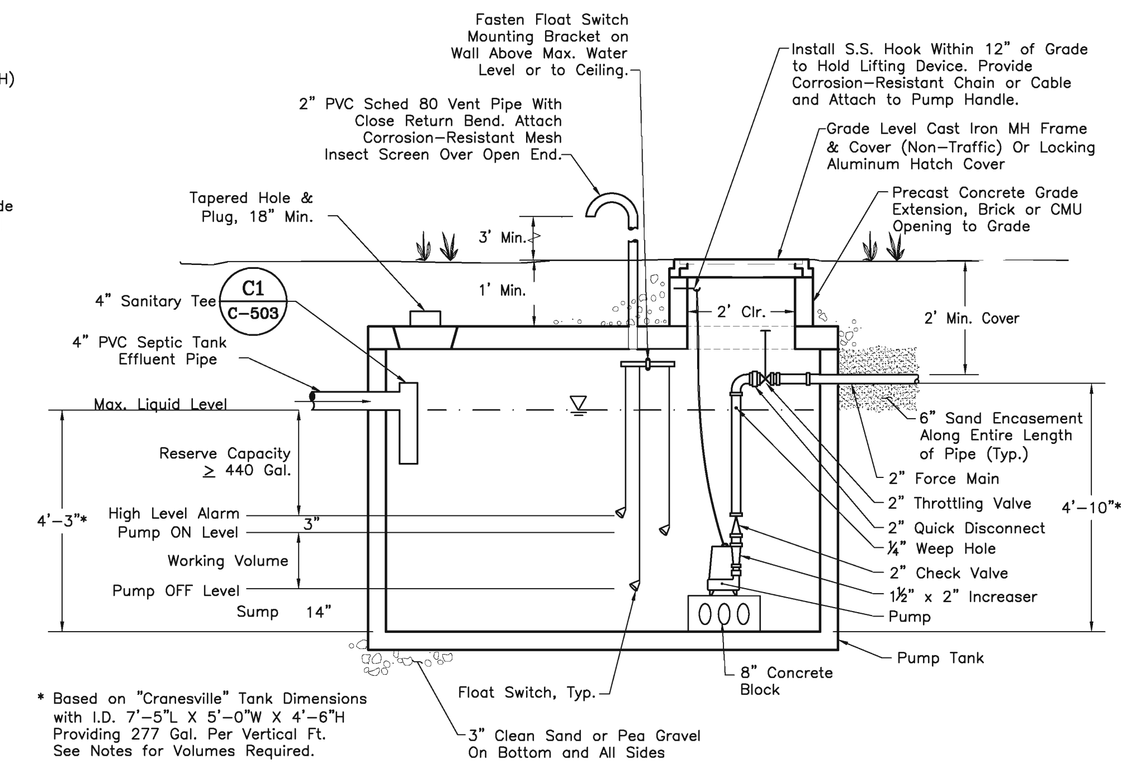
Number of Bedrooms	Minimum Capacity
1, 2, 3 4	1,000 Gal. 1,250 Gal.



Tank Size (GAL.)	Min. Surface Area (SQ. FT.)
1,000	27
1,250	34

Notes:
- Refer To "Septic Tank Requirements" Table For Minimum Capacity Required For Project.
- Provide A Seamless Precast Reinforced Concrete Tank Meeting All Pertinent Requirements Of 10 NYCRR Appendix 75–A.
- Concrete Shall Have A Minimum Compressive Strength Of 3,000 psi At 28 Days Set. Minimum Wall Thickness Shall Be 3". Tank Shall Be Fully Reinforced To Allow Support For 300 psf, Min.
- Tank Shown Is Manufactured By Cranesville Block Co. Equal Tanks Are Acceptable.
- Tank Shall Have At Least One Min. 20" I.D. Manhole Opening And Min. 8" I.D. Visual Access Openings Above The Inlet And Outlet Tees/Baffles. A Manhole Opening May Replace A Visual Access Opening.
- Install Tank On Minimum 3" Bed Of Clean Sand Or Pea Gravel, Or 5" Washed Aggregate. Excavation Hole Surrounding Tank Shall Also Be Filled With Sand, Pea Gravel, Or Aggregate.
- Tank Must Be Sealed And Watertight.

A1 Septic Tank Detail
SCALE: 1/4" = 1'–0"



* Based on "Cranesville" Tank Dimensions with I.D. 7'–5"L X 5'–0"W X 4'–6"H Providing 277 Gal. Per Vertical Ft. See Notes for Volumes Required.

A5 Typical Pump Tank Detail
Scale: 1/2" = 1'–0"

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Woodward Lake Properties, LLC

Woodward Lake Subdivision
Towns of Northampton & Mayfield
Fulton County, NY

No.	Description	Date
	Revision Schedule	
	Construction Drawing	MM/DD/YY
	Agency Review Drawing	01/24/20
	Drawing Log	

DRAWN BY: BCT

PRELIMINARY
01/24/20

SHEET NAME:
Onsite Wastewater System Septic Tank, Pump Tank, & Miscellaneous Details

PAGE:
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