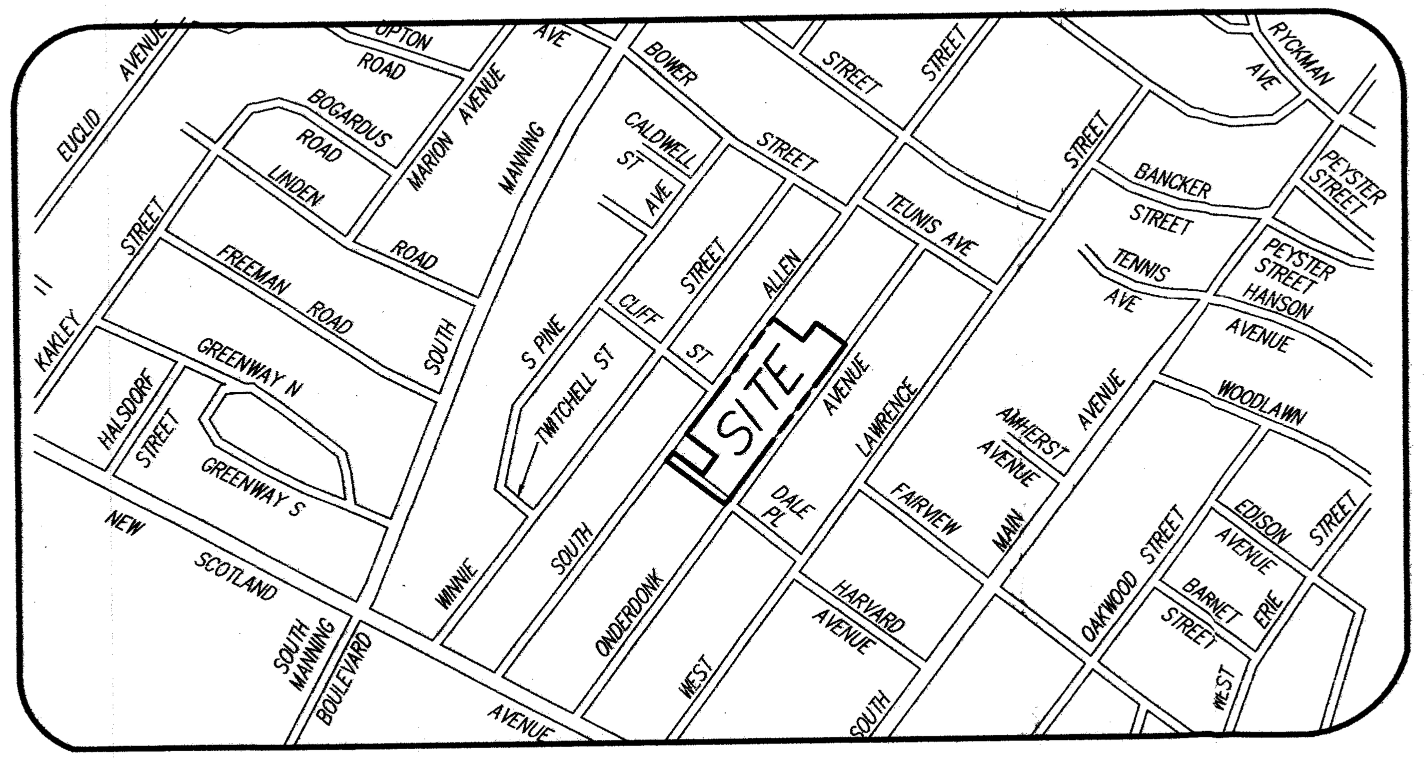


VICINITY MAP

MAP NOT TO SCALE

ZONING REQUIREMENTS TABLE

ZONE		R-3A Multifamily Garden Apartments
MAXIMUM COVERAGE		35%
SETBACKS	FRONT	20'
	SIDE	10' – 40 (both sides)
	REAR	25'
HEIGHT		2 1/2 STORIES 35' MAX.

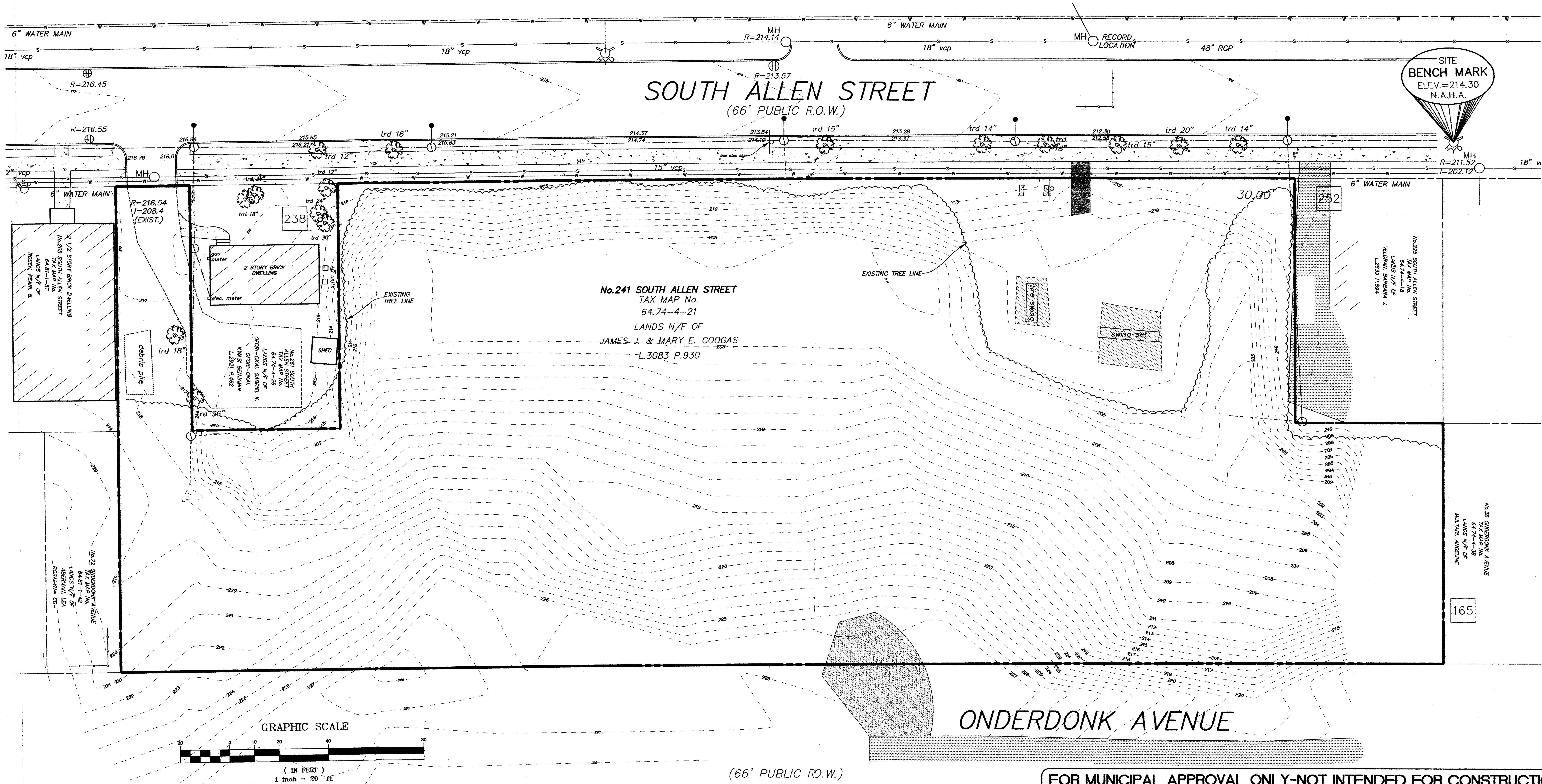
SITE COVERAGE STATISTICS EXISTING CONDITIONS

description	s.f.	acres	%
gross site area	94,920	2.179	100.00
impervious area	190	.004	.021
building coverage	0	0	0
pavement/sidewalk coverage	190	.004	.021
pervious area	94,730	2.174	99.79

LEGEND

WV	WATER VALVE	MH	MANHOLE
	HYDRANT		CATCHBASIN
GV	GAS VALVE		SIGN
	STREET LIGHT		FENCE LINE
	LIGHT POLE		OVERHEAD WIRE, UTILITY POLE & GUY WIRE
	CONCRETE		TRAFFIC FLOW ACCESS AREA
	PAVEMENT		WATER SHUT OFF

SHEET INDEX



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EXISTING CONDITIONS
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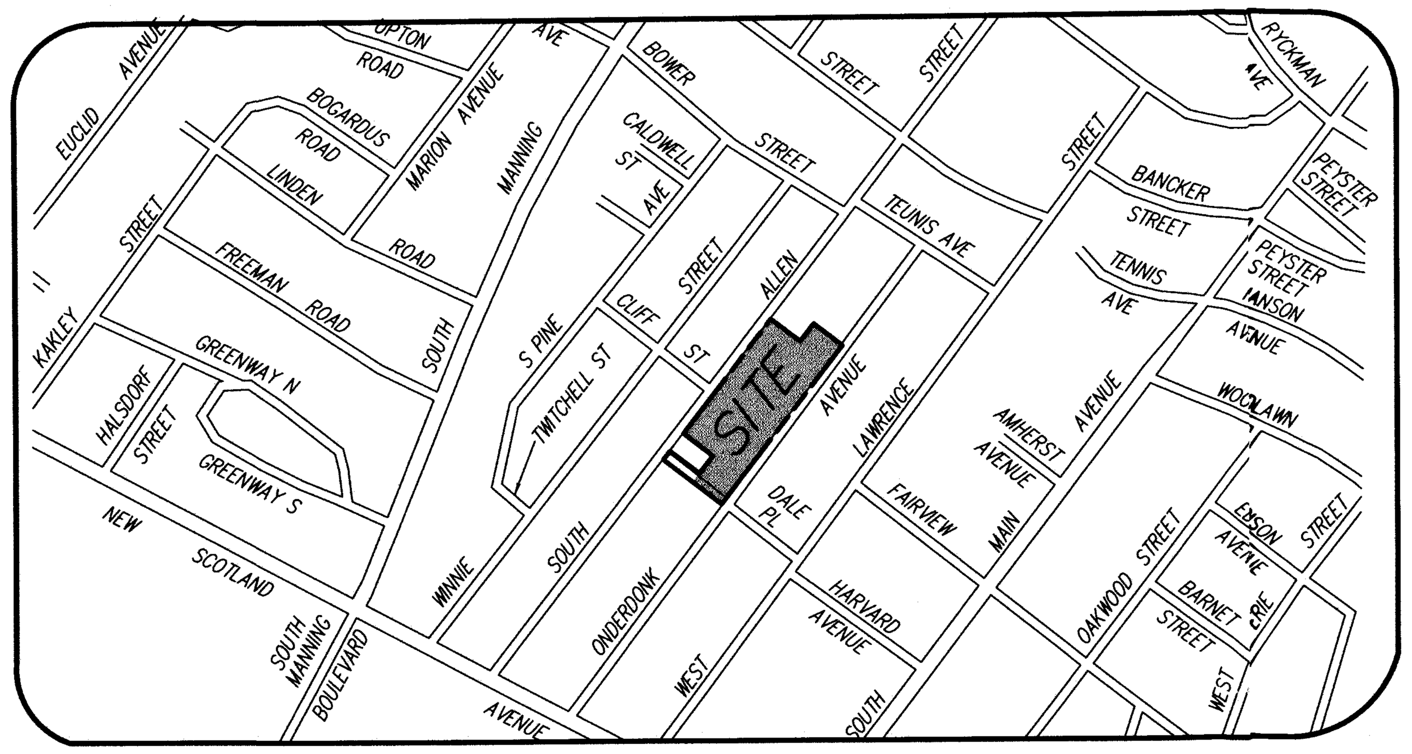
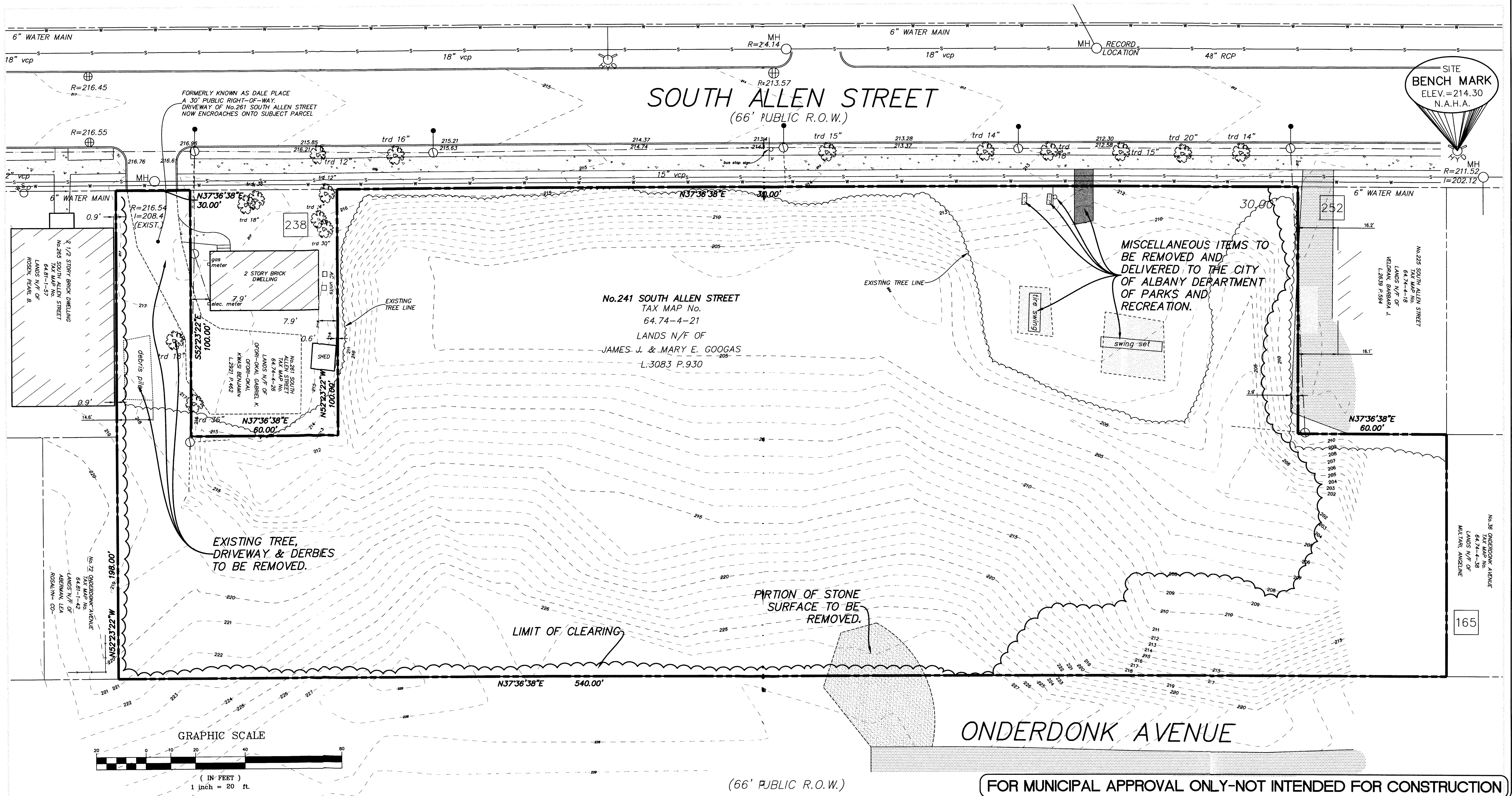
DATE	REMARKS
6-3-2014	GENERAL REVISIONS



VICINITY MAP

MAP NOT TO SCALE



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18 Locust S… Albany, New Yo…

DEMOLITION PLAN
THE ELEFTHERIA
241 SOUTH ALLEN STREET

SEEDING AND MULCHING NOTES FOR AREAS TO BE TREATED FTER GRADING:

1. SEED AREAS AFTER GRADING AT PROPER SEASO.
2. UTILIZE A SEED MIX OF 70% HARD FESCUE, 20%PERENNIAL RYEGRASS, 10% KENTUCKY BLUE (NASSAU OR CALLENGER). APPLY AT 4 LBS. PER 1000 S.F.
3. TREAT AREAS WITH FIBER MULCH.

SITE COVERAGE STATISTICS PROPOSED CONDITIONS

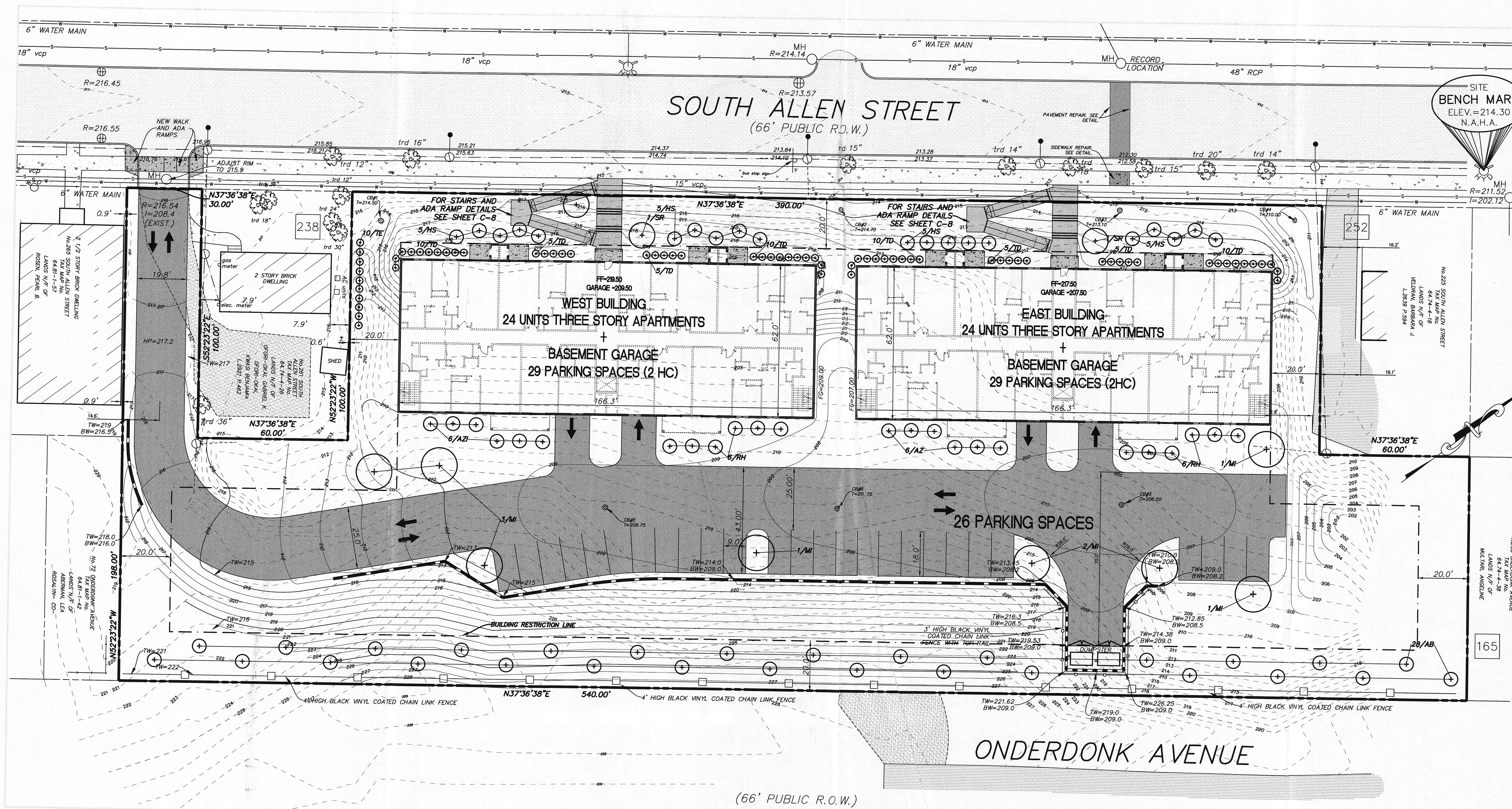
description	s.f.	acres	%
gross site area	94,920	2.179	100.00
impervious area	41,074	0.943	43.27
building coverage	20,624	0.473	21.73
pervious area	53,846	1.236	56.73
pavement/sidewalk coverage	20,450	0.469	21.54

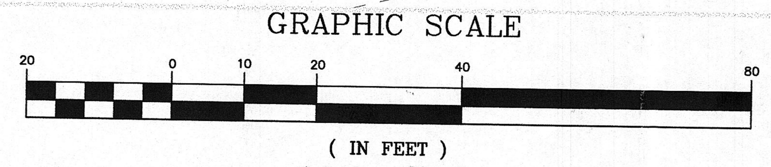
PLANT MATERIAL SCHEDULE

SYM	BOTANICAL NAME	COMMON NAMI	SIZE	AMT	COMMENTS
		SHRBS			
AZ	AZALEA POKHANENSIS	AZALEA	2' HT.	12	B & B
HS	HIBISCUS SINOSYRIACUS 'PINK GIANT'	ROSE OF SHARON 'PIK GIANT'	4'-5'	20	B & B
RH	RHODODENDRON 'P.J.M.'	P.J.M. RHODODENDRN	2 1/2' HT.	12	B & B
TD	TAXUS X MEDIA 'DENSIFORMIS'	DENSE SPREADING YW	24" HT.	60	B & B
TE	THUJA OCCIDENTALIS 'EMERALD GREEN'	EMERALD ARBORVITA	5'-6' HT.	10	B & B
		TREE			
AB	ABIES CONCOLOR	WHITE FIR	5'-6' HT.	28	B & B
MI	MALUS "INDIAN MAGIC"	INDIAN MAGIC CRABPPLE	2 1/2" CAL.	8	B & B
SR	SYRINGA RETICULATA	JAPANESE TREE LIAC	2"-2 1/2" CAL.	2	B & B

PARKING ANALYSIS TABLE

description	requirment	quantity	# required
APPARTMENTS	1.75/UNIT	48	84
total spaces provided			84





HERSHBERG & HERSHBERG

Consulting Engineers and Land Surveyors

18 Locust Street
Albany, New York 12203

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STATE OF NEW YORK
LICENSED PROFESSIONAL ENGINEER & LAND SURVEYOR
044226

REVISIONS

REMARKS	DATE
UNITS REDUCED TO 43	5/27/14
EAST BLDG. SANITARY LATERAL RELOCATED	8/7/14

SITE PLAN
THE ELEFTHERIA
241 SOUTH ALLEN STREET
ALBANY, NEW YORK

140093-1

DATE: 4/29/14 | CHK: DRH | BY: AS | SCALE: 1"=20' | FILE: 140093

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C-3

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STATE OF NEW YORK
DANIEL R. HERSHBERG
EXCELSIOR
044226
LICENSED PROFESSIONAL ENGINEER & LAND SURVEYOR

DATE	REMARKS
6/3/14	GENERAL REVISIONS
8/7/14	EAST BLDG. SANITARY LATERAL RELOCATED
9/9/14	WATER SERVICE REVISED
10/6/14	WATER SERVICE REVISED
10/6/14	CB# INVERT REVISED
12/5/14	WATER DPT. REVIEW LETTER 12/4/14

REVISIONS

UTILITY PLAN
THE ELEFTHERIA
241 SOUTH ALLEN STREET
ALBANY, NEW YORK

FILE: 140093 | SCALE: 1"=20' | BY: AS | CHK: DRH | DATE: 4/29/14 | 140093-1

C-4

TEMPORARY EROSION AND SEDIMENT CONTROL NOTES

1. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED IN ACCORDANCE WITH THE LATEST EDITION OF NEW YORK STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL." (aka: THE BLUE BOOK) EROSION CONTROL DEVICES SHALL BE INSTALLED PRIOR TO ANY CONSTRUCTION ACTIVITIES.

2. IT IS THE INTENT OF THESE PLANS AND NOTES TO BE USED AS A GUIDE BY THE CONTRACTOR TO ENSURE THAT NO ERODED MATERIAL MIGRATES FROM THE SITE OR ENTERS ANY WATER COURSE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT THIS GOAL IS MET, BY IMPLEMENTING THESE PLANS AND ANY ADDITIONAL MEANS THAT MAY BE NECESSARY. FURTHER MEASURES MAY BE REQUIRED BY THE CITY, VILLAGE, OR TOWN ENGINEER. WHILE MANY OF THE EROSION CONTROL DETAILS CONTAINED WITHIN THESE PLANS ARE TAKEN DIRECTLY FROM THE BLUE BOOK, THE CONTRACTOR SHOULD CONSIDER ANY OF THE DETAILS CONTAINED IN SECTION 7A OF THE BLUE BOOK AS ACCEPTABLE PRACTICE IN THE APPROPRIATE APPLICATION.

3. THE DEVELOPER/CONTRACTOR OR HIS BUILDER SHALL INSPECT AND MAINTAIN EROSION CONTROL MEASURES WEEKLY AND AFTER EACH RAINFALL EVENT THROUGH THE ENTIRE DEVELOPMENT PROCESS. TO ASSURE PROPER FUNCTION, SILTATION BARRIERS SHALL BE MAINTAINED IN GOOD CONDITION AND REINFORCED, EXTENDED, REPAIRED, RE-SEEDED AND PROTECTED FROM FURTHER EROSION. ALL SEDIMENT ACCUMULATED SHALL BE REMOVED AND CONTAINED IN APPROPRIATE SPOIL AREAS. WATER SHALL BE APPLIED TO NEWLY SEEDED AREAS AS NEEDED UNTIL GRASS COVER IS WELL ESTABLISHED. DURING THESE PERIODIC INSPECTIONS, THE FOLLOWING ITEMS SHOULD BE PAID PARTICULAR ATTENTION:

   A. THE BASIN INLET LOCATIONS SHALL BE INSPECTED FOR SILT ACCUMULATION CAUSED BY THE LACK OF ESTABLISHED SURROUNDING VEGETATION.
   B. CATCH BASINS SHALL BE CHECKED FOR SEDIMENT ACCUMULATION.
   C. RIP-RAP OUTLET PROTECTION SHALL ALSO BE CHECKED FOR SEDIMENT ACCUMULATION. IF SIGNIFICANT AMOUNTS OF SEDIMENT ACCUMULATE, RIP-RAP SHALL BE REMOVED AND REPLACED.
   D. STONE CHECK DAMS AND SILT FENCING SHALL BE INSPECTED REGULARLY FOR UNDERMINING AND DETERIORATION.
   E. SEEDED/MULCHED AREAS SHALL BE INSPECTED REGULARLY TO SEE THAT A GOOD STAND IS MAINTAINED. AREAS SHALL BE REPAIRED AS NECESSARY.

4. EROSION CONTROL DEVICES SHALL NOT BE REMOVED UNTIL THE CITY, VILLAGE OR TOWN ENGINEER HAS APPROVED FINAL STABILIZATION.

5. STONE CHECK DAMS AND SILT FENCE SHALL BE INSTALLED IN ACCORDANCE WITH PLAN AND DETAIL LOCATIONS AND AS DESCRIBED IN GP-0-10-001.

6. PRIOR TO CONSTRUCTION OF ANY PHASE, THE STABILIZED CONSTRUCTION ENTRANCES SHALL BE INSTALLED.

7. CONSTRUCTION TRAFFIC SHALL NOT CROSS STREAMS OR DITCHES EXCEPT AT SUITABLE CROSSING FACILITIES. EQUIPMENT SHALL NOT OPERATE, UNNECESSARILY,

8. EXISTING PAVEMENT AREAS SHALL BE CLEANED AT THE DIRECTION OF THE CITY, VILLAGE, OR TOWN ENGINEER.

9. WATER TRUCKS SHALL BE USED TO MINIMIZE DUST POLLUTION ON SITE, AND ON ADJACENT ROADWAYS ROADWAY AREAS AS DIRECTED BY THE CITY, VILLAGE, OR TOWN ENGINEER.

10. ANY WATER PUMPED AS A RESULT OF DEWATERING ACTIVITIES SHALL BE PUMPED INTO A DEWATERING PIT.

11. CONCRETE WASHOUT AREAS SHALL BE DESIGNATED BY THE DEVELOPER OR CONTRACTOR AND PROTECTED IN ACCORDANCE WITH GP-0-10-001.

12. ALL AREAS DISTURBED IN THE CONSTRUCTION PROCESS SHALL BE RE-SEEDED AS SOON AS PRACTICABLE. PARTICULAR CARE SHALL BE TAKEN TO RE-SEED DISTURBED SLOPES IN A TIMELY MANNER.

13. IT IS RECOMMENDED THAT ALL EROSION CONTROL DEVICES BE PLACED FOR THE ENTIRE PHASE AS SHOWN ON THE EROSION CONTROL PLAN. PLACEMENT MAY BE DONE, HOWEVER, TO SUIT CONSTRUCTION SEQUENCING AS APPROVED BY THE CITY, VILLAGE, OR TOWN ENGINEER.

14. STOCK PILES SHALL BE PROTECTED BY HAY BALE BERMS PER GP-0-10-001. THESE BERMS SHALL BE MAINTAINED IN GOOD CONDITION UNTIL SAID STOCK PILES ARE REMOVED AND STOCK PILING AREAS ARE PERMANENTLY STABILIZED.

15. STOCK PILES SHALL BE SEEDED UPON SUSPENSION OF WORK OR IF MATERIAL IS NOT TO BE USED WITHIN 14 DAYS, IN ACCORDANCE WITH GP-0-10-001.

16. IN NO CASE SHALL ERODIBLE MATERIALS BE STOCKPILED WITHIN 25 FEET OF ANY DITCH, STREAM OR OTHER SURFACE WATER BODY.

17. SILT FENCING SHALL BE INSTALLED AT THE DOWN GRADIENT PERIMETERS OF ALL SLOPES TO BE GRADED, PRIOR TO GRADING OPERATIONS.

18. SEDIMENT STILLING BASINS SHALL BE UTILIZED TO PREVENT OFF SITE EROSION.

19. THE STORMWATER DETENTION PONDS AND CUT-OFF SWALES SHALL BE COMPLETED PRIOR TO CONSTRUCTION OF ADJACENT AREAS.

20. WHERE NECESSARY, TEMPORARY GRADING WILL BE REQUIRED TO ROUTE STORMWATER TO CUT OFF SWALES AND DETENTION PONDS.

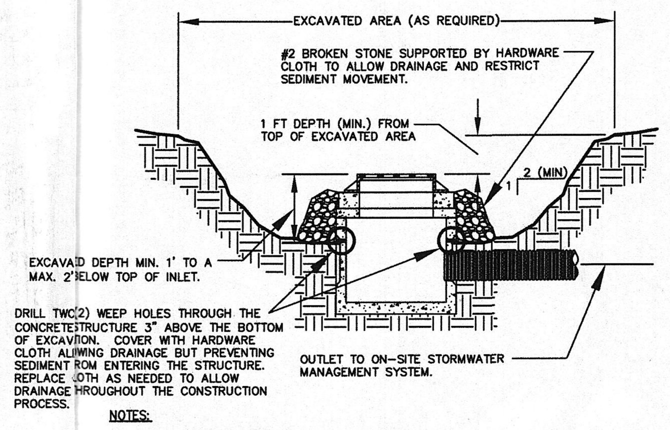
21. UPON INSTALLATION OF ANY CATCH BASIN, FILTER FABRIC SHALL BE PLACED UNDER THE GRATE AND SHALL REMAIN UNTIL THE DRAINAGE AREA IS STABILIZED.

22. CLEARING OPERATIONS SHALL BE LIMITED TO ACTIVE WORK AREAS.

23. CARE SHALL BE TAKEN TO PRESERVE AS MUCH EXISTING VEGETATION AS POSSIBLE AND HEALTHY TREES OF DESIRABLE SPECIES SHALL BE PROTECTED.

24. RIP-RAP OUTLET PROTECTION: RIP-RAP SHALL BE PROVIDED AT CULVERT LOCATIONS AS INDICATED ON THESE DRAWINGS. THE RIP-RAP SHALL PROTECT SIDE SLOPES FROM EROSION, AND SHALL BE ESTABLISHED AS THE CULVERT IS INSTALLED.

25. STORM INLET PROTECTION: IMMEDIATELY FOLLOWING COMPLETION OF ANY AND ALL OF THE PROPOSED STORM DRAIN INLETS, STORM DRAIN INLET PROTECTION SHALL BE CONSTRUCTED. THIS PROTECTION SHALL FUNCTION TO PREVENT SEDIMENT ENTRANCE INTO THE STORM DRAINS. PROTECTION SHALL BE MAINTAINED IN GOOD CONDITION UNTIL THE DRAINAGE AREAS HAVE BEEN PERMANENTLY STABILIZED.

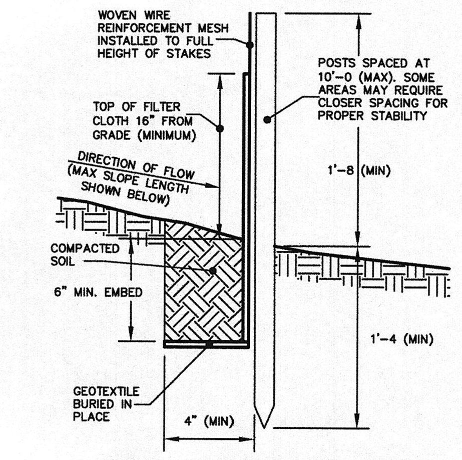


NOTES:

1. INSTALL INLET PROTECTION IN ACCORDANCE WITH THE "NEW YORK STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL", SECTION 7A FOR ALL STRUCTURES THAT WILL BE COLLECTING RUNOFF DURING CONSTRUCTION.
2. CLEAR THE AREA OF ALL DEBRIS THAT WILL HINDER EXCAVATION.
3. GRADE APPROACH TO THE INLET UNIFORMLY AROUND THE BASIN.
4. WEEP HOLES SHALL BE PROTECTED BY 2"ø STONE OR GRAVEL.
5. UPON STABILIZATION OF CONTRIBUTING DRAINAGE AREA, SEAL WEEP HOLES, FILL BASIN WITH STABLE SOIL TO FINAL GRADE, COMPACT IT PROPERLY AND STABILIZE WITH PERMANENT SEEDING.
6. THE MAXIMUM DRAINAGE AREA SHALL BE 1 ACRE.
7. THE STORAGE VOLUME OF THE EXCAVATED AREA SHALL BE 900 CUBIC FEET.
   EXAMPLES: A BASIN 22 FT WIDE BY 22 FT LONG BY 2 FT DEEP, OR
   A BASIN 30 FT WIDE BY 30 FT LONG BY 1 FT DEEP, OR
   A BASIN 13 FT WIDE BY 35 FT LONG BY 2 FT DEEP, ETC.

EXCAVATED DROP INLET PROTECTION

NOT TO SCALE



MAXIMUM ALLOWABLE SLOPE LENGTH

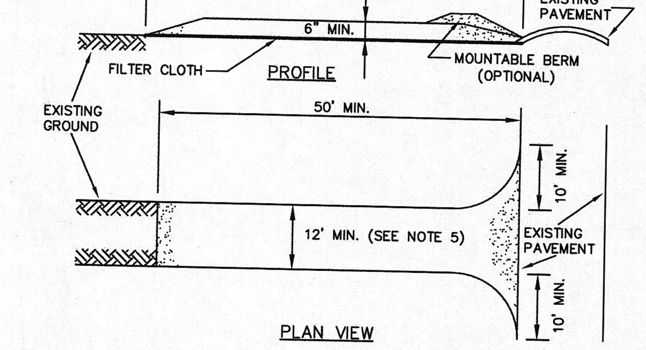
MAXIMUM ALLOWABLE SLOPE LENGTHS CONTRIBUTING RUNOFF TO A SECTION OF SILT FENCE SHALL BE AS FOLLOWS:

SLOPE STEEPNESS:	MAX. SLOPE LENGTH:
1:2	25 FT
1:3	50 FT
1:4	75 FT
1:5 OR FLATTER	100 FT

UNOTE: MAXIMUM DRAINAGE AREA FOR OVERLAND FLOW TO SILT FENCE SECTION SHALL NOT EXCEED 1/4 ACRE PER 100 FT OF FENCE. CONCENTRATED DISCHARGE OF SEDIMENT LADEN WATER SHALL NOT BE ALLOWED TO FLOW DIRECTLY TO THE FENCING.

SEDIMENT CONTROL FENCE INSTALLATION DETAIL

NOT TO SCALE

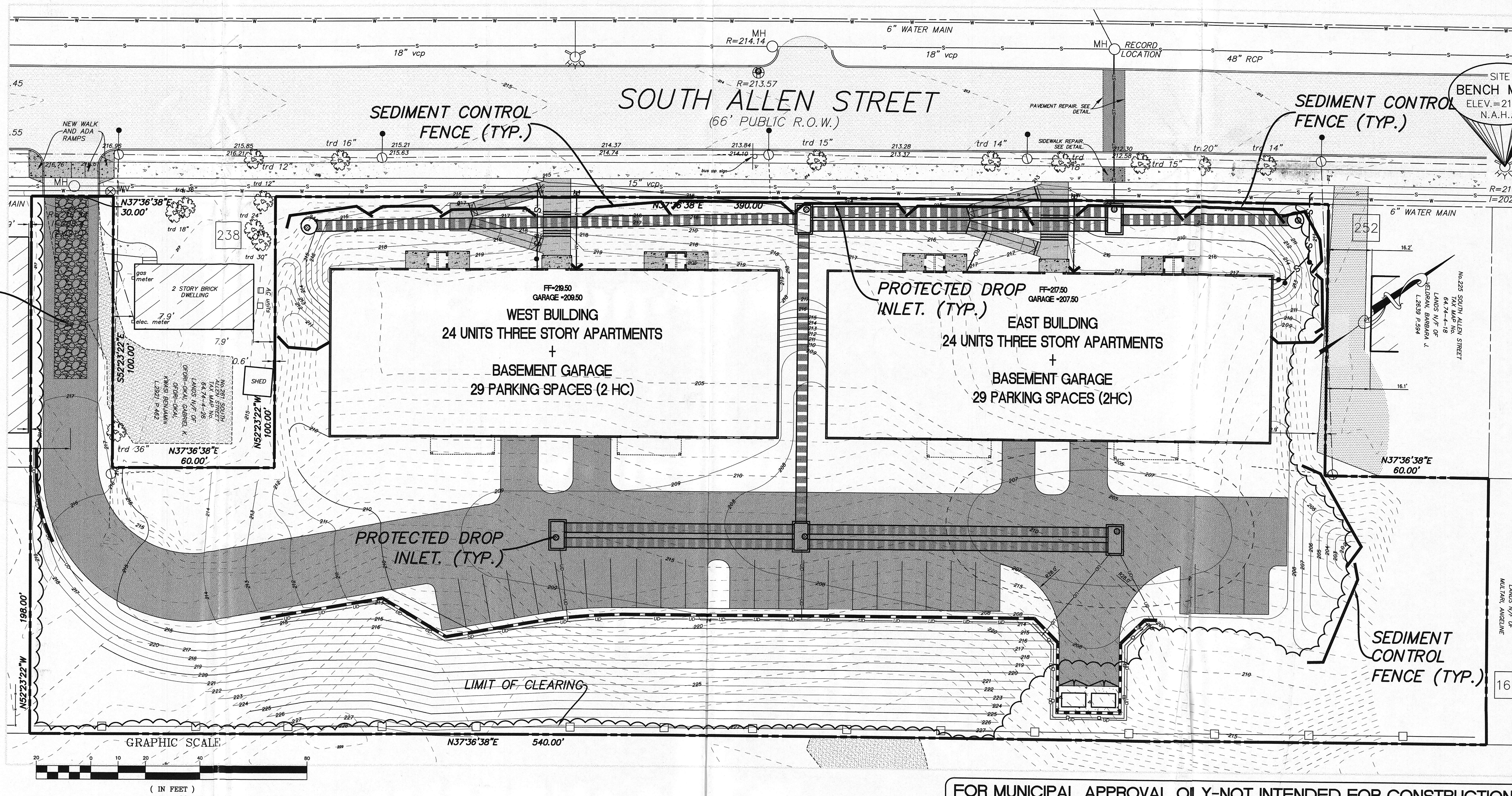


CONSTRUCTION SPECIFICATIONS

1. INSTALL CONSTRUCTION ENTRANCE IN ACCORDANCE WITH "NEW YORK STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL", SECTION 7A.
2. STONE SIZE -USE 2" STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
3. LENGTH - NOT LESS THAN 50 FEET {EXCEPT ON A SINGLE RESIDENCE LOT WHERE A 30 FOOT MINIMUM LENGTH WOULD APPLY).
4. THICKNESS- NOT LESS THAN (6) INCHES.
5. WIDTH - TWELVE (12) FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS. IF CONSTRUCTED AS THE ONLY ENTRANCE TO THE SITE, WIDTH SHALL BE TWENTY-FOUR (24) FEET.
6. STABILIZATION FABRIC - WILL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
7. SURFACE WATER - ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS 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 DR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. ALL SEDIMENT SPILLED, DROPPED. WASHED OR TRACKED ONTO PUBLIC 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 ONTO AN APPROVED SEDIMENT TRAPPING DEVICE.
9. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

STABILIZED CONSTRUCTION ENTRANCE DETAIL

NOT TO SCALE



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Albany, New York 12203

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STATE OF NEW YORK
DANIEL R. HERSHBERG
LICENSED PROFESSIONAL ENGINEER & LAND SURVEYOR
044226

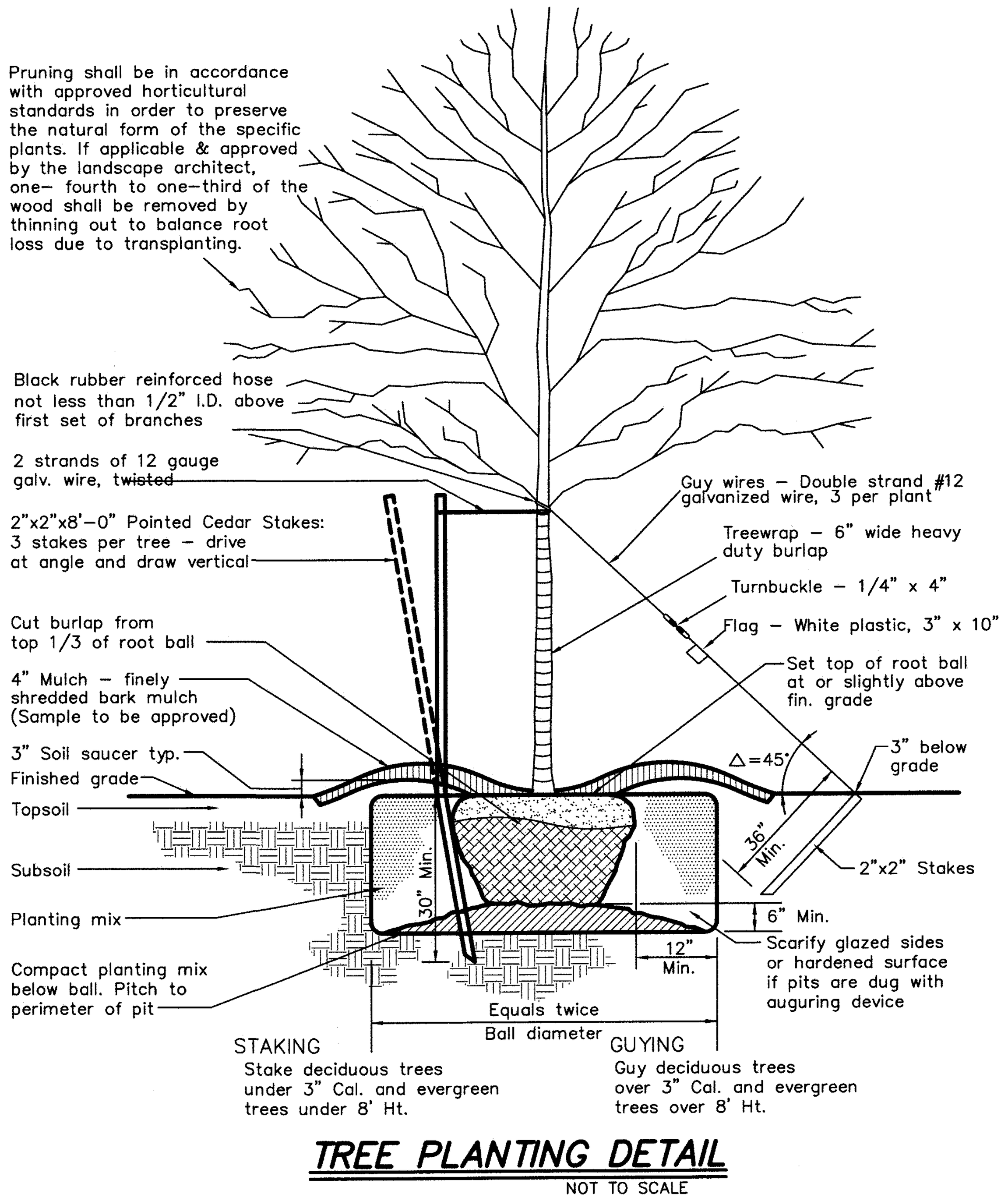
DATE	REMARKS
6/3/14	GENERAL REVISIONS
8/7/14	EAST BLDG. SANITARY LATERAL RELOCATED

REVISIONS

EROSION & SEDIMENT CONTROL PLAN & DETAILS
THE ELEFTHERIA
241 SOUTH ALLEN STREET
ALBANY, NEW YORK

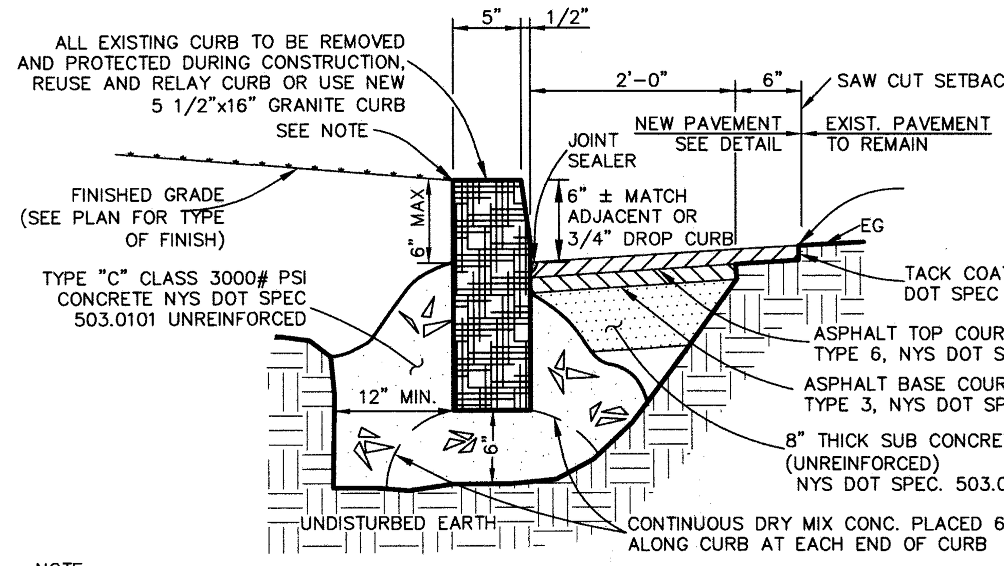
FILE: 140093 | SCALE: 1"=20' | BY: AS | CHK: DRH | DATE: 4/29/14 | 140093-1

C-5



TREE PLANTING DETAIL

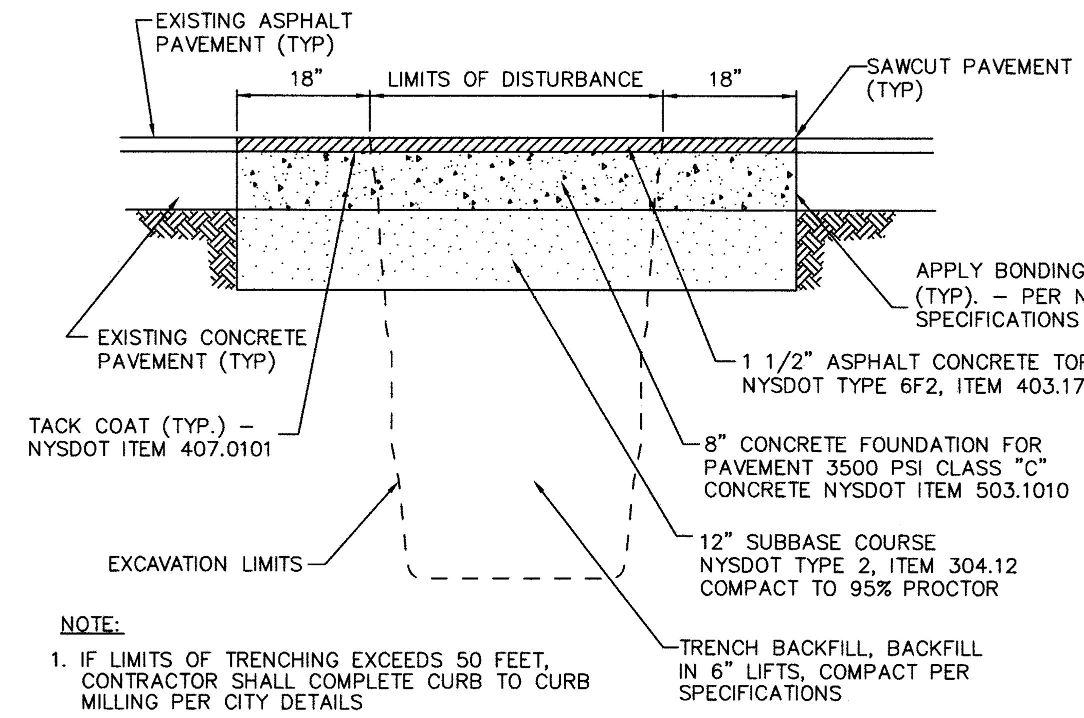
NOT TO SCALE



NOTE:
EXPANSION JOINT MATERIAL SHALL BE INSTALLED WHEN CURB IS SET AGAINST NEW OR EXISTING SIDEWALK AS ORDERED BY THE ENGINEER

NEW OR RELAY CURB DETAIL (CITY R.O.W.)

NOT TO SCALE



NOTE:

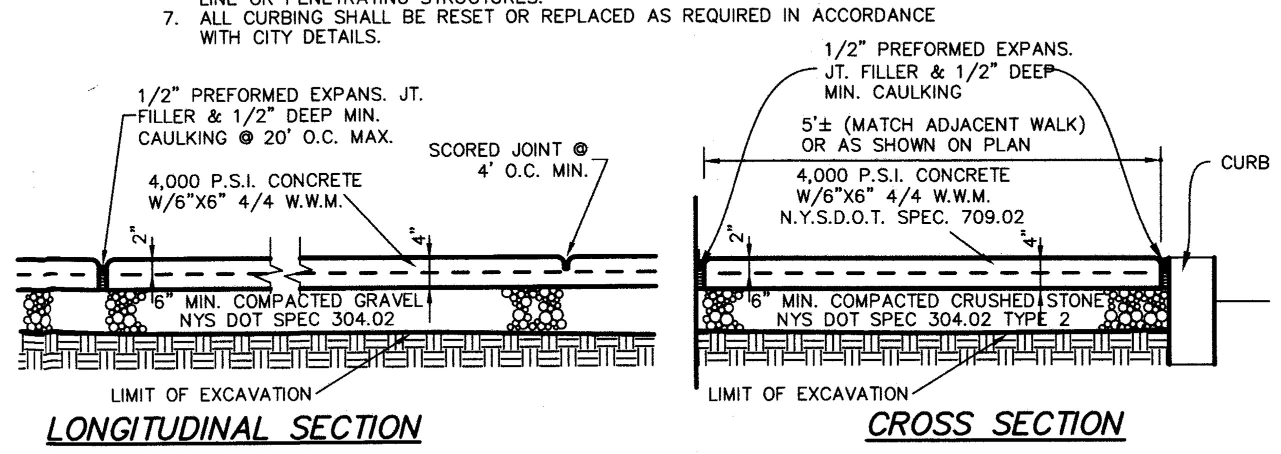
1. IF LIMITS OF TRENCHING EXCEEDS 50 FEET, CONTRACTOR SHALL COMPLETE CURB TO CURB MILLING PER CITY DETAILS
2. ALL PAVEMENT MARKINGS DISTURBED SHALL BE RESTORED TO THE SATISFACTION OF THE CITY
3. ALL JOINTS TO BE SEALED WITH ASPHALT EMULSION (AC-20) NYSDOT ITEM 702-0500

STREET RESTORATION CONCRETE PAVEMENT DETAIL SR-2

NOT TO SCALE

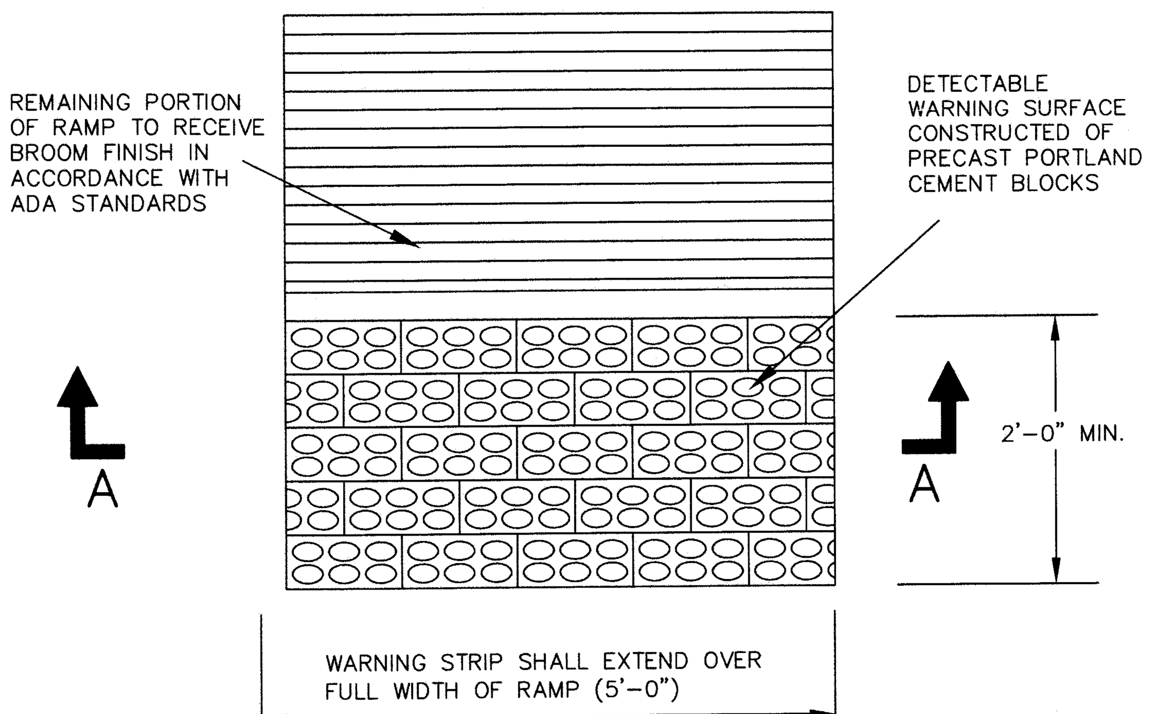
NOTES:

1. SIDEWALK SLOPE FROM BUILDING WALL TO CURB TO BE 1/4" PER FOOT
2. SIDEWALK FINISH TO BE MAGNESIUM FLOAT FINISH
3. CONCRETE WALK TO CONFORM TO CITY OF ALBANY ENGINEERING SPECIFICATIONS
4. CONCRETE USED SHALL HAVE AN AIR CONTENT OF 5% MIN. TO 7% MAX., AND A SLUMP OF THREE INCHES MIN. TO FIVE INCHES MAX.
5. ALL CONCRETE SIDEWALK REPLACEMENT SHALL BE TO FULL PANEL LIMITS. PARTIAL REPLACEMENTS WILL NOT BE ALLOWED.
6. EXPANSION JOINTS TO BE PLACED BETWEEN ADJACENT SLABS, AT BUILDING LINE OR PENETRATING STRUCTURES.
7. ALL CURBING SHALL BE RESET OR REPLACED AS REQUIRED IN ACCORDANCE WITH CITY DETAILS.

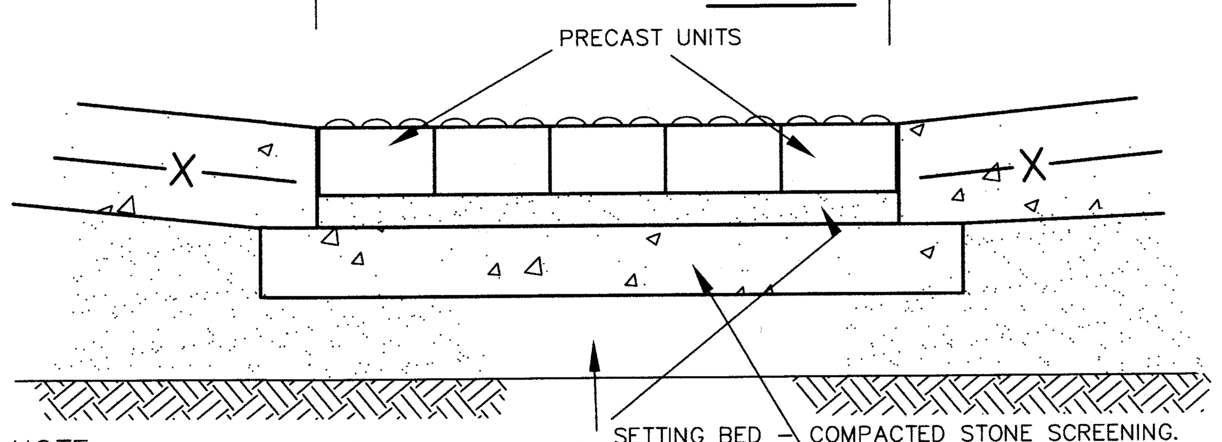


NEW CONCRETE WALK DETAIL

NOT TO SCALE



PLAN



NOTE:

1. THE COLOR OF THE DETECTABLE WARNING SURFACE SHALL BE DARK GRAY, MUNSELL BOOK NOTATION BG-PB. THIS COLOR IS THE CITY OF ALBANY STANDARD COLOR FOR DETECTABLE SURFACES.

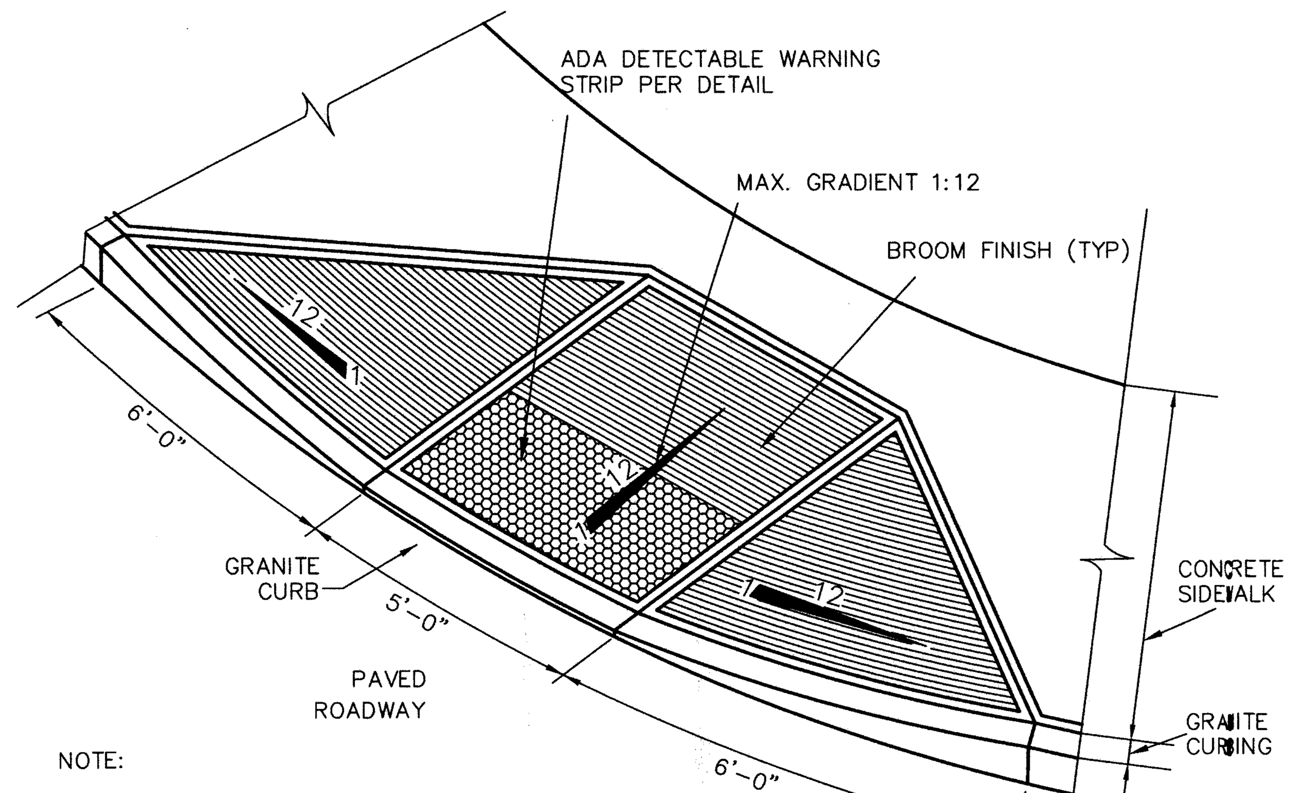
2. SEE STANDARD DETAILS FOR CURBS, SIDEWALK, AND SIDEWALK RAMP INSTALLATION.

3. INSTALLATION SHALL MEET ALL APPLICABLE ADA CODES AND STANDARDS.

SECTION A

ADA DETECTABLE WARNING STRIP DETAIL

NOT TO SCALE

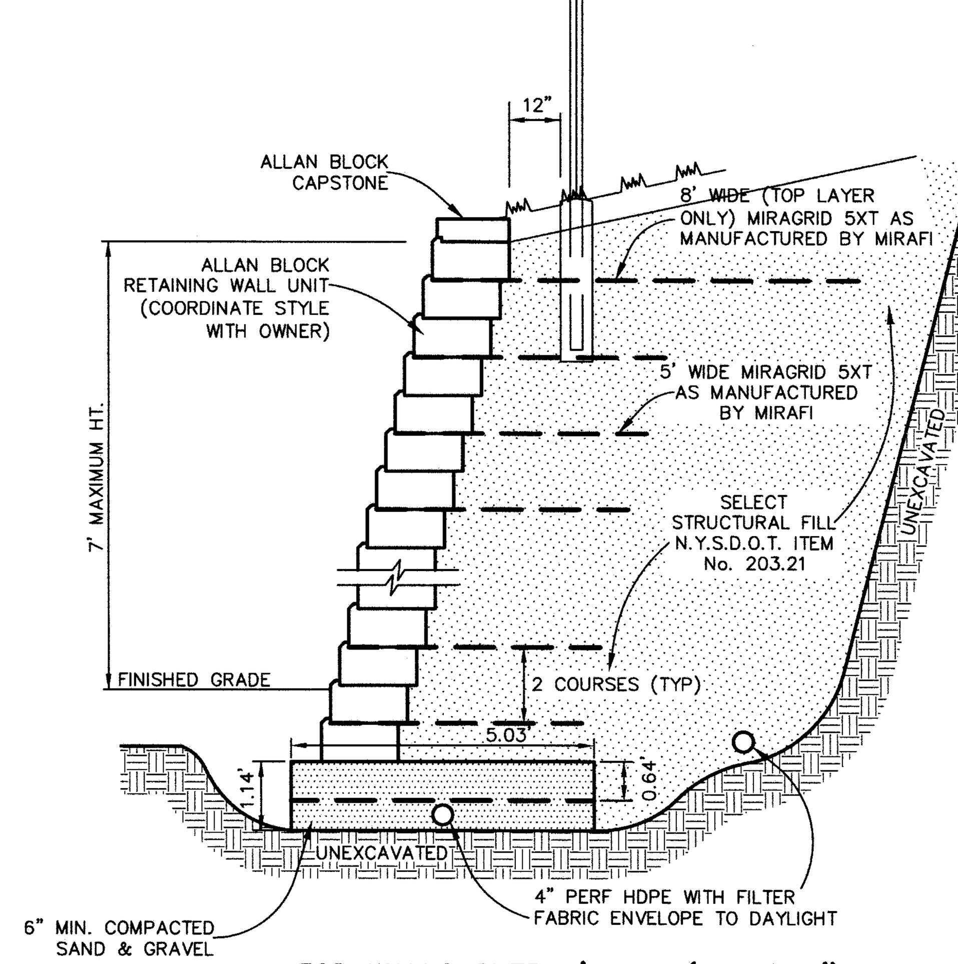


NOTE:

1. CURB SHALL BE FLUSH WITH PAVEMENT AT ROADWAY.
2. SEE STANDARD DETAILS FOR CURB AND SIDEWALK INSTALLATION.
3. INSTALLATION SHALL MEET ALL APPLICABLE ADA CODES AND STANDARDS.

SIDEWALK RAMP AT STREET CORNER DETAIL

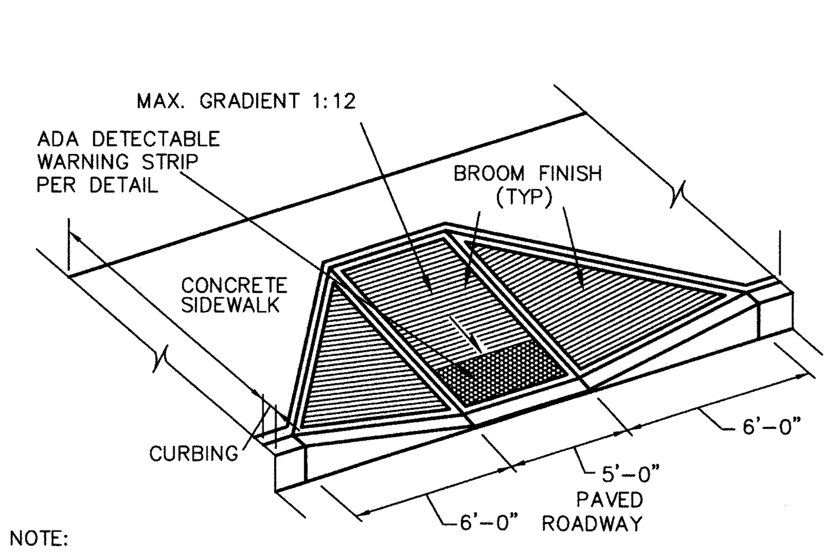
NOT TO SCALE



FOR WALLS OVER 4' HIGH (UP TO 7')

SEGMENTED BLOCK RETAINING WALL DETAIL

NOT TO SCALE

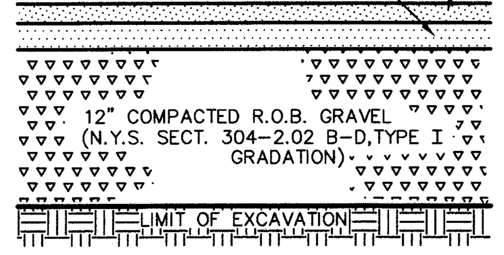


NOTE:

1. CURB SHALL BE FLUSH WITH PAVEMENT AT ROADWAY.
2. SEE STANDARD DETAILS FOR CURB AND SIDEWALK INSTALLATION.
3. INSTALLATION SHALL MEET ALL APPLICABLE ADA CODES AND STANDARDS.

SIDEWALK RAMP AT STREET DETAIL

NOT TO SCALE



PAVEMENT DETAIL (PARKING LOT)

NOT TO SCALE

GENERAL NOTES

1. ALL WORK SHALL BE DONE IN STRICT COMPLIANCE WITH ALL APPLICABLE NATIONAL, STATE AND LOCAL CODES, STANDARDS, ORDINANCES, RULES AND REGULATIONS.

2. EXISTING UTILITY INFORMATION SHOWN HEREON WAS OBTAINED FROM FIELD LOCATION WHERE POSSIBLE AND FROM RECORD DATA. THE LOCATION OF ALL UNDERGROUND UTILITIES ARE APPROXIMATE. ACTUAL LOCATION SHALL BE VERIFIED BY THE CONTRACTOR. CONTACT DIG SAFELY NEW YORK (1-800-962-7962) AND MUNICIPAL AGENCIES HAVING JURISDICTION 72 HOURS PRIOR TO ANY EXCAVATING AND/OR CONSTRUCTION TO HAVE UTILITIES MARKED ON SITE.

3. CONSTRUCTION OF WATER MAINS, STORM AND SANITARY SEWERS MUST BEGIN AT ITS POINT OF CONNECTION TO THE EXISTING WATER MAINS, SEWER OR AT THE LOWEST POINT IN THE SYSTEM. VALVES, HYDRANTS, RIMS, GRATES, INVERTS, CLEARANCES AND LOCATION AT CROSSINGS MUST BE VERIFIED PRIOR TO THE BEGINNING OF CONSTRUCTION. THE ENGINEER MUST BE NOTIFIED AT LEAST 24 HOURS IN ADVANCE OF ANY INSTALLATION SO THAT HE WILL BE ABLE TO PROVIDE SUPERVISION AS REQUIRED. THE CONTRACTOR MUST KEEP A RECORD OF ALL UNDERGROUND UTILITIES INSTALLED OR ENCOUNTERED SO THE ENGINEER WOULD BE ABLE TO USE THESE RECORDS FOR THE PREPARATION OF RECORD DRAWINGS AS REQUIRED BY THE LOCAL MUNICIPALITY.

4. ALL SANITARY SEWERS, STORM SEWERS, AND WATER MAINS AND APPURTENANCES TO BE CONSTRUCTED IN COMPLIANCE WITH THE LOCAL MUNICIPALITY'S CODES AND REGULATIONS GOVERNING THE INSTALLATION OF SUCH UTILITIES.

5. THE ENGINEER RESERVES THE RIGHT TO EXAMINE ANY WORK DONE ON THIS PROJECT AT ANY TIME TO DETERMINE THE CONFORMANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS OF THIS PROJECT, AS INTENDED AND INTERPRETED BY THE ENGINEER.

6. MISCELLANEOUS WORK NOT SPECIFICALLY SHOWN ON THE CONTRACT DRAWINGS SUCH AS PATCHING, BLOCKING, TRIMMING, ETC. SHALL BE PERFORMED AS REQUIRED TO MAKE THE WORK COMPLETE.

7. ALL DISTURBED AREA TO RECEIVE TOPSOIL AND SEED. EXCEPT AS OTHERWISE NOTED.

8. THE CONTRACTOR SHALL:

   A. VERIFY ALL CONDITIONS IN THE FIELD PRIOR TO COMMENCEMENT OF WORK AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
   B. EXAMINE THE SITE AND INCLUDE IN HIS WORK THE EFFECT OF ALL EXISTING CONDITIONS ON THE WORK.
   C. PROVIDE AND INSTALL ALL MATERIALS AND PERFORM ALL WORK IN ACCORDANCE WITH RECOGNIZED GOOD STANDARD PRACTICE.
   D. COMMENCE WORK IMMEDIATELY UPON AWARDING OF THE CONTRACT AND PROCEED DILIGENTLY AND CONTINUALLY TO COMPLETION OF ALL WORK.
   E. PROVIDE CERTIFICATE OF INSURANCE ACCEPTABLE TO THE OWNER PRIOR TO COMMENCEMENT OF THE WORK.
   F. HOLD THE OWNER HARMLESS AGAINST ANY AND ALL CLAIMS ARISING FROM WORK DONE BY THE CONTRACTOR ON THE SITE.

9. WATER MAINS AND HYDRANTS SHALL BE INSTALLED, TESTED AND ACCEPTED IN ACCORDANCE WITH LOCAL MUNICIPALITY RULES AND REGULATIONS.

10. SANITARY SEWERS SHALL BE INSTALLED AND ACCEPTED IN ACCORDANCE WITH THE ALBANY COUNTY HEALTH DEPARTMENT RULES AND REGULATIONS.

11. ALL BACKFILL USED IN TRENCHES EXCAVATED IN EXISTING ROADWAYS SHALL BE PLACED IN MAXIMUM SIX (6) INCH LIFTS AND COMPACTED BY MEANS OF A MECHANICAL COMPACTOR BETWEEN LIFTS.

12. WHEN BACKFILLING AROUND PROPOSED OR EXISTING STRUCTURES, MATERIAL SHALL BE PLACED IN MAXIMUM SIX (6) INCH LIFTS AND COMPACTED BY MEANS OF A COMPACTOR BETWEEN LIFTS.

13. SEWER MAINS IN RELATION TO WATER MAINS: WHERE POSSIBLE SEWERS SHALL BE LAID AT LEAST 10.0 FEET HORIZONTALLY FROM ANY EXISTING OR PROPOSED WATER MAIN. VERTICAL SEPARATION SHALL BE MAINTAINED TO PROVIDE A MINIMUM OF EIGHTEEN (18) INCHES BETWEEN THE SEWER AND WATER MAIN CROSSINGS. WHEN IMPOSSIBLE TO OBTAIN THE VERTICAL SEPARATION, DUCTILE IRON CLASS 52 OR POLYVINYL CHLORIDE (pvc) C1 160, SDR 26 PIPE SHALL BE USED FOR THE SEWER MAINS.

14. SEWER AND LATERAL "WYES" ARE SHOWN IN APPROXIMATE LOCATION. CONTRACTOR WILL VERIFY ALL LOCATIONS OF THE SEWER AND LATERALS IN THE FIELD. THE CONTRACTOR WILL INSTALL A NEW SEWER LATERAL LINE FROM EACH BUILDING TO THE EXISTING CITY SEWER. THE CONTRACTOR MAY USE THE EXISTING WYE BRANCH ON THE EXISTING SEWER IF THE LATERAL WYE IS WITHIN TWO (2) FEET + ABOVE STREAM OF THE NEW SEWER LATERALS FROM THE BUILDING. WHEN THE EXISTING WYE BRANCH CANNOT BE USED, THE CONTRACTOR WILL INSTALL A TAPPING SADDLE ON HE EXISTING SEWER MAIN.

15. EXISTING LEAD WATER SERVICES MAY NOT BE USED; WATER SERVICE WILL BE 4" DIP. ALL NEW WATER MAINS AND LATERALS WILL BE INSPECTED BY THE ALBANY WATER DEPARTMENT BEFORE BACKFILL.

16. EXISTING LATERALS MAY BE REUSED IF THEY HAVE BEEN TESTED FOR FLOW AND CAPACITY AND FOUND TO BE MEETING THE REQUIREMENTS OF THE LOCAL MUNICIPALITY DEPARTMENT OF HEALTH.

17. NEW REINFORCED CONCRETE SIDEWALKS: THE CONTRACTOR WILL INSTALL ALL NEW REINFORCED CONCRETE SIDEWALKS WITHIN THE CITY R.O.W. SHALL HAVE A CROSS PITCH OF 1/4" PER FOOT TOWARDS THE CURB AND/OR AWAY FROM BUILDINGS. NO VARIANCES AND/OR DEVIATION OF THE SLOPE WILL BE ALLOWED UNLESS PREVIOUSLY APPROVED BY THE CITY ENGINEER'S REPRESENTATIVE.

18. PROVIDE EROSION CONTROL MEASURES TO PREVENT EROSION OR DISPLACEMENT OF SOILS AND DISCHARGE OF SOIL BEARING WATER RUNOFF OR AIRBORNE DUST TO ADJACENT PROPERTIES AND WALKWAYS. THIS WILL INCLUDE BUT NOT LIMITED TO HAY BALES, SILTATION FENCES AND OTHER ACCEPTABLE METHODS OF EROSION CONTROL. THE INTENT OF THESE MEASURES IS TO INSURE THE PREVENTION OF SILTATION OF WATER COURSES DOWN STREAM FROM THIS PROJECT IN COMPLIANCE WITH THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION "GENERAL PERMIT FOR STORM WATER DISCHARGE ASSOCIATED WITH INDUSTRIAL ACTIVITY FROM CONSTRUCTION ACTIVITIES".

19. ALL VEHICLES HAULING MATERIAL SHALL BE EQUIPPED WITH CANVAS COVERS TO PREVENT DUST AND LOOSE MATERIAL FROM EXISTING THE VEHICLE.

20. THE CONTRACTOR IS RESPONSIBLE FOR THE IMPLEMENTATION AND CONFORMANCE TO THE "NEW YORK GUIDELINES FOR URBAN EROSION & SEDIMENT CONTROL" AS PREPARED BY THE U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE. THE CONTRACTOR IS RESPONSIBLE FOR INFORMING ALL CONSTRUCTION WORKERS INVOLVED IN THE SITE DEVELOPMENT OF THE IMPORTANCE AND ELEMENTS OF THE PLAN.

21. ALL DISTURBED AREAS SHALL BE SEEDED AND MULCHED PROMPTLY TO MINIMIZE EROSION POTENTIAL.

22. ALL EXISTING DRAINAGE MUST BE MAINTAINED.

23. FINISHED GRADES SHOWN HEREON DEPICT THE GRADE UPON COMPLETION OF CONSTRUCTION. FINISHED GRADES AT TIME OF RECLAMATION MAY BE LOWER DUE TO EXCAVATION FOR TOPSOIL, SUB-BASE MATERIAL AT ROADS, PARKING, CONCRETE SLABS, OR FLOOR SLABS.

24. CONTRACTOR SHALL USE DUST CONTROL MEASURES DURING CONSTRUCTION.

25. EXISTING GRANITE CURBS WHICH ARE TO BE REMOVED MAY BE REUSED IN LIEU OF NEW CURB IF IN THE OPINION OF THE ENGINEER THEY ARE SUITABLE FOR REUSE.

28. ALL LAYOUT TO BE PERFORMED BASED UPON ASSUMED COORDINATE SYSTEM WHICH IS UNIQUE TO THIS PROJECT.

29. CONTOUR ELEVATION AND SPOT ELEVATION ARE BASED UPON AN ASSUMED DATUM.

30. THE CONTRACTOR SHALL VERIFY THAT NO OTHER CONNECTIONS EXIST OTHER THAN SHOWN, CONCERNING SEWER LINES LABELED 'TO BE ABANDONED' OR 'TO BE REMOVED'. MOST EXISTING UTILITIES SHOWN HERE WERE TAKEN FROM OLD AND INCOMPLETE RECORD DRAWINGS. THE ENGINEER AND THE OWNER ARE NOT RESPONSIBLE FOR THE ACCURACY OF THIS INFORMATION, THE CONTRACTOR MUST VERIFY THESE CONDITION ON HIS OWN, PRIOR TO COMMENCEMENT OF WORK.

31. WHENEVER A PORTION OF EXISTING PAVEMENT IS TO BE REMOVED IT SHALL FIRST BE SAWCUT TO FULL DEPTH.

32. NO TREES SHALL BE REMOVED WITHOUT THE ENGINEER'S CONSENT.

33. SEWER LINES LABELED 'TO BE ABANDONED' OR 'TO BE REMOVED', CONTRACTOR SHALL VERIFY THAT NO OTHER CONNECTIONS EXIST OTHER THAN SHOWN.

34. SEEDING OF ALL CUT AND FILL AREAS SHALL BE DONE IMMEDIATELY AFTER CONSTRUCTION.

FOR MUNICIPAL APPROVAL ONLY-NOT INTENDED FOR CONSTRUCTION

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ALTERATION
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6/2/14
REMARKS
GENERAL REVISIONS
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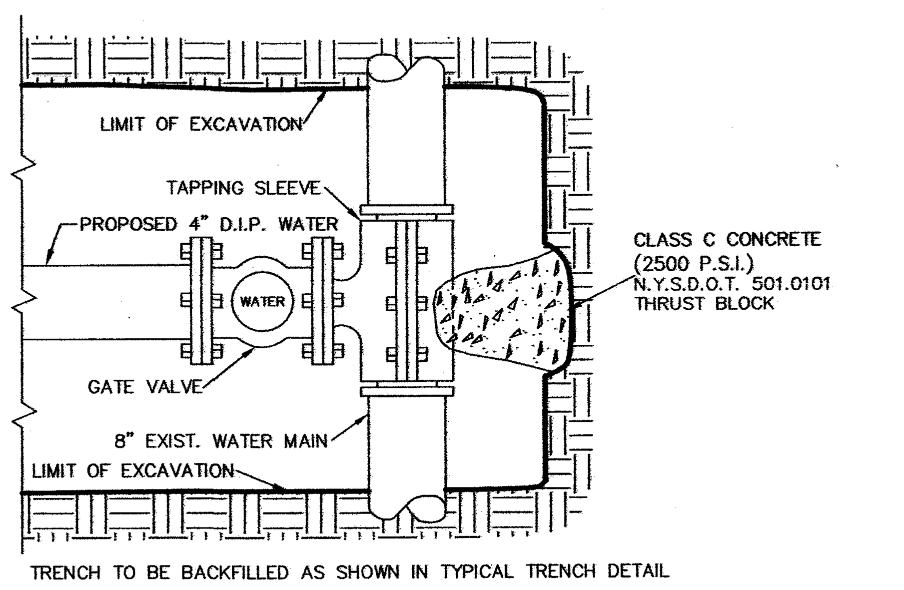
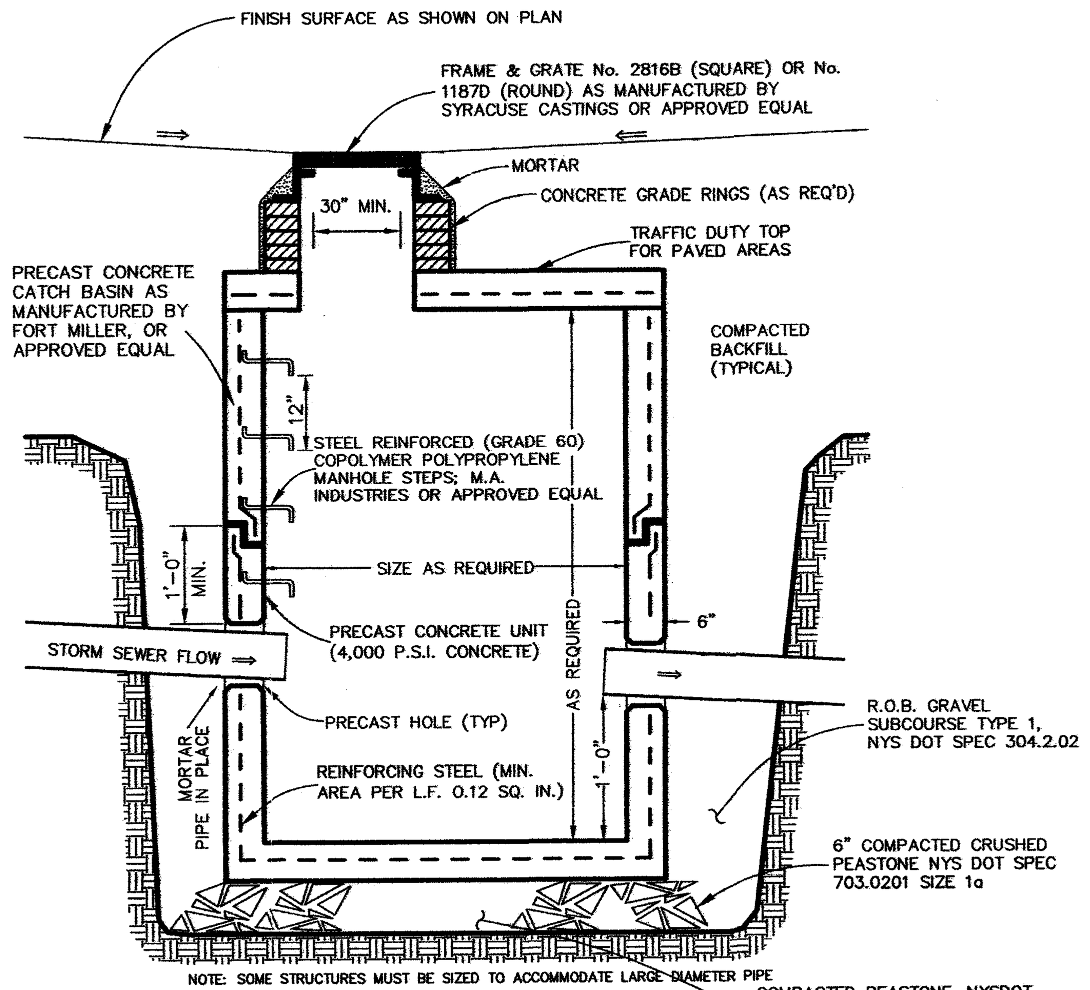
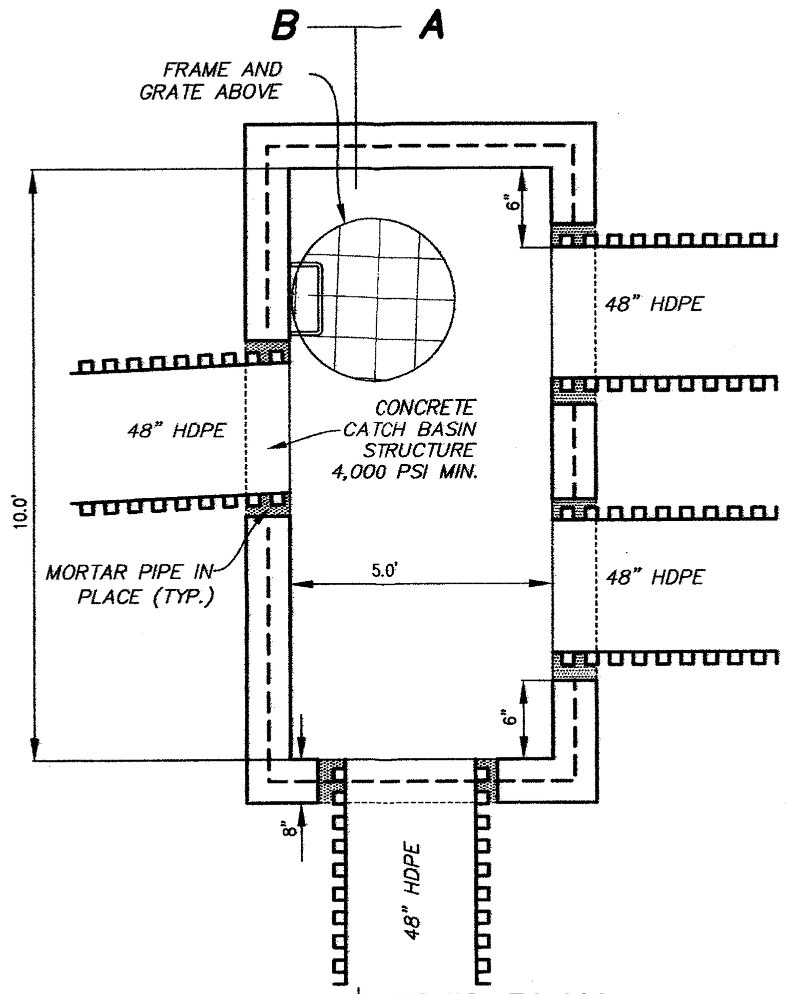
241 SOUTH ALLEN STREET



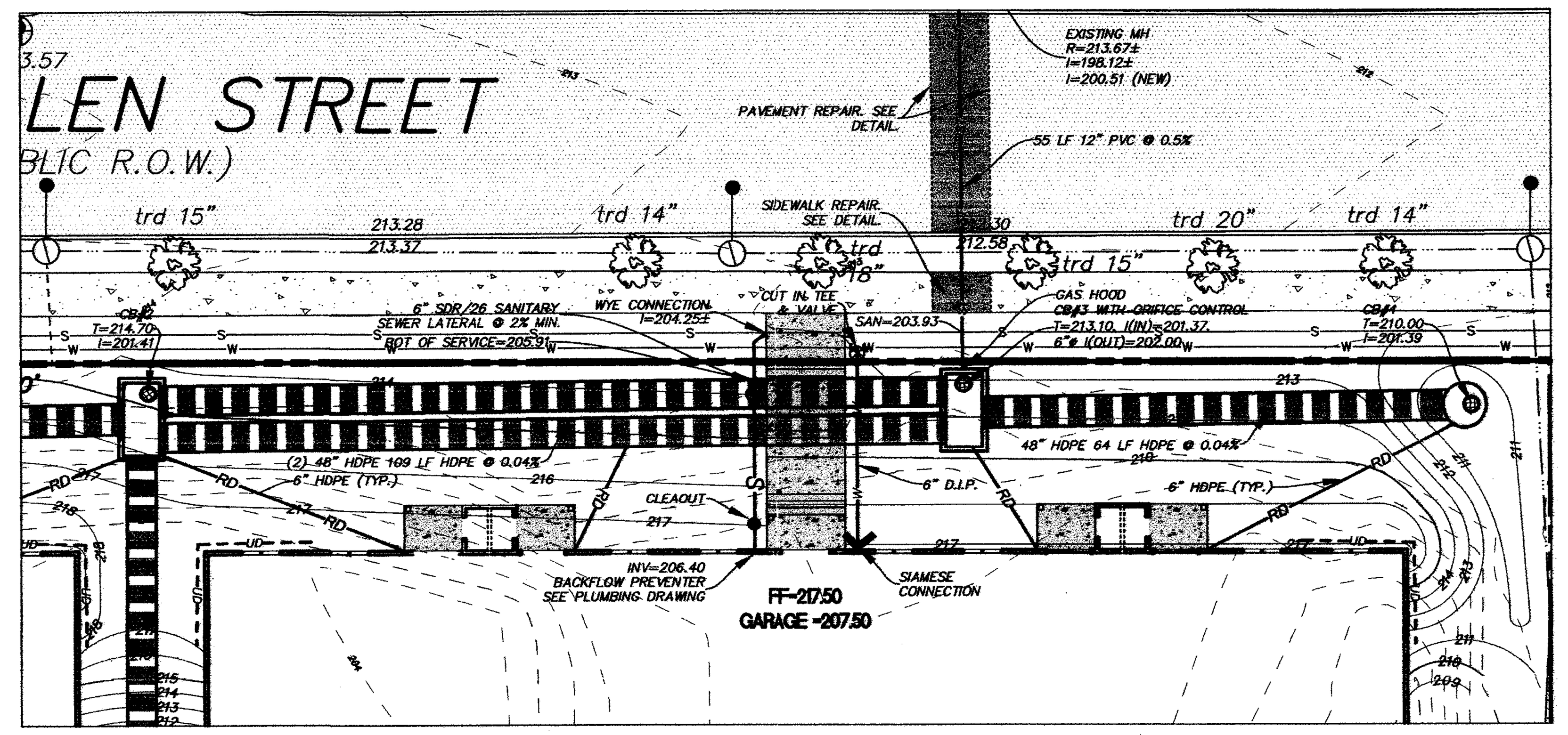
TAPPING VALVE & SLEEVE DETAIL
NOT TO SCALE



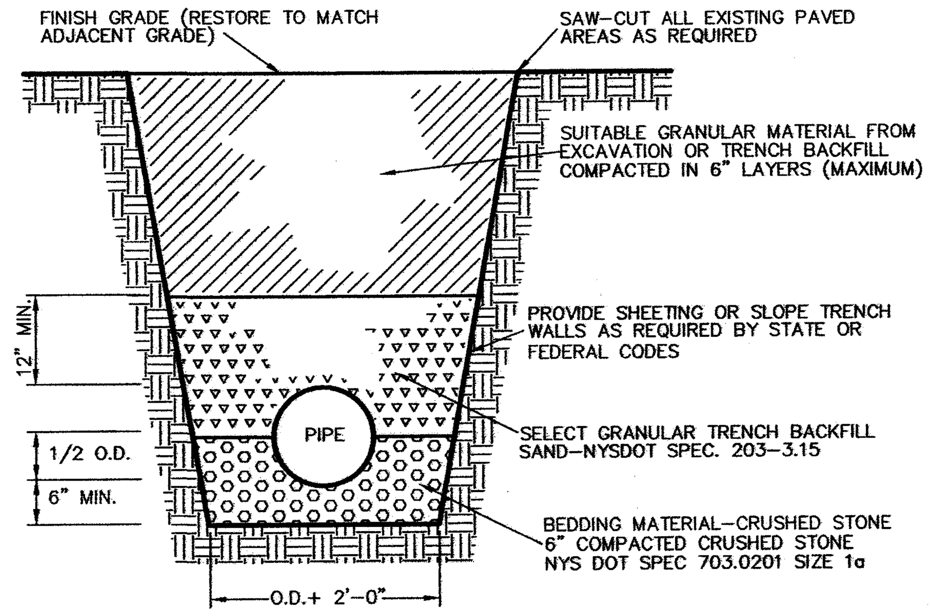
CATCH BASIN DETAIL
NOT TO SCALE



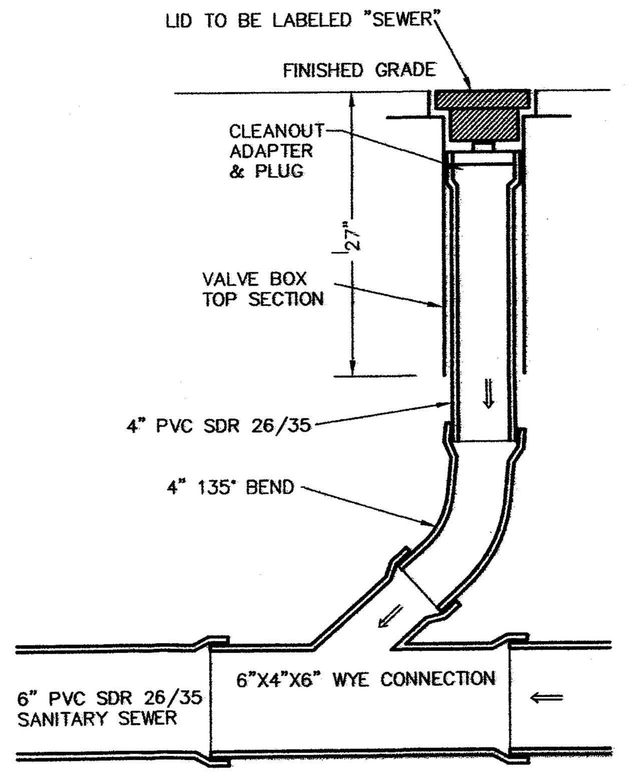
CB#2 PLAN
NOT TO SCALE



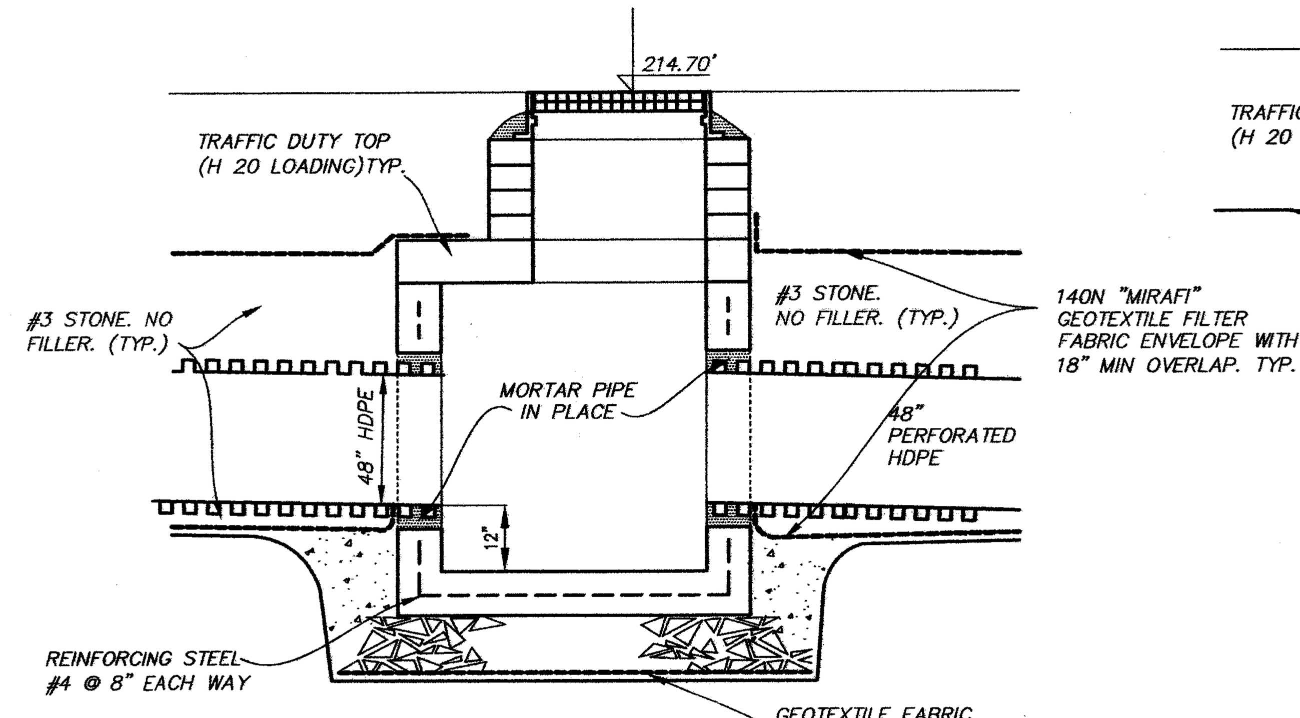
STORM STRUCTURES PLAN
SCALE: 1"=20'



TYPICAL TRENCH DETAIL
(OUTSIDE OF CITY R.O.W.)
NOT TO SCALE



SANITARY CLEANOUT DETAIL
NOT TO SCALE



CROSS SECTION
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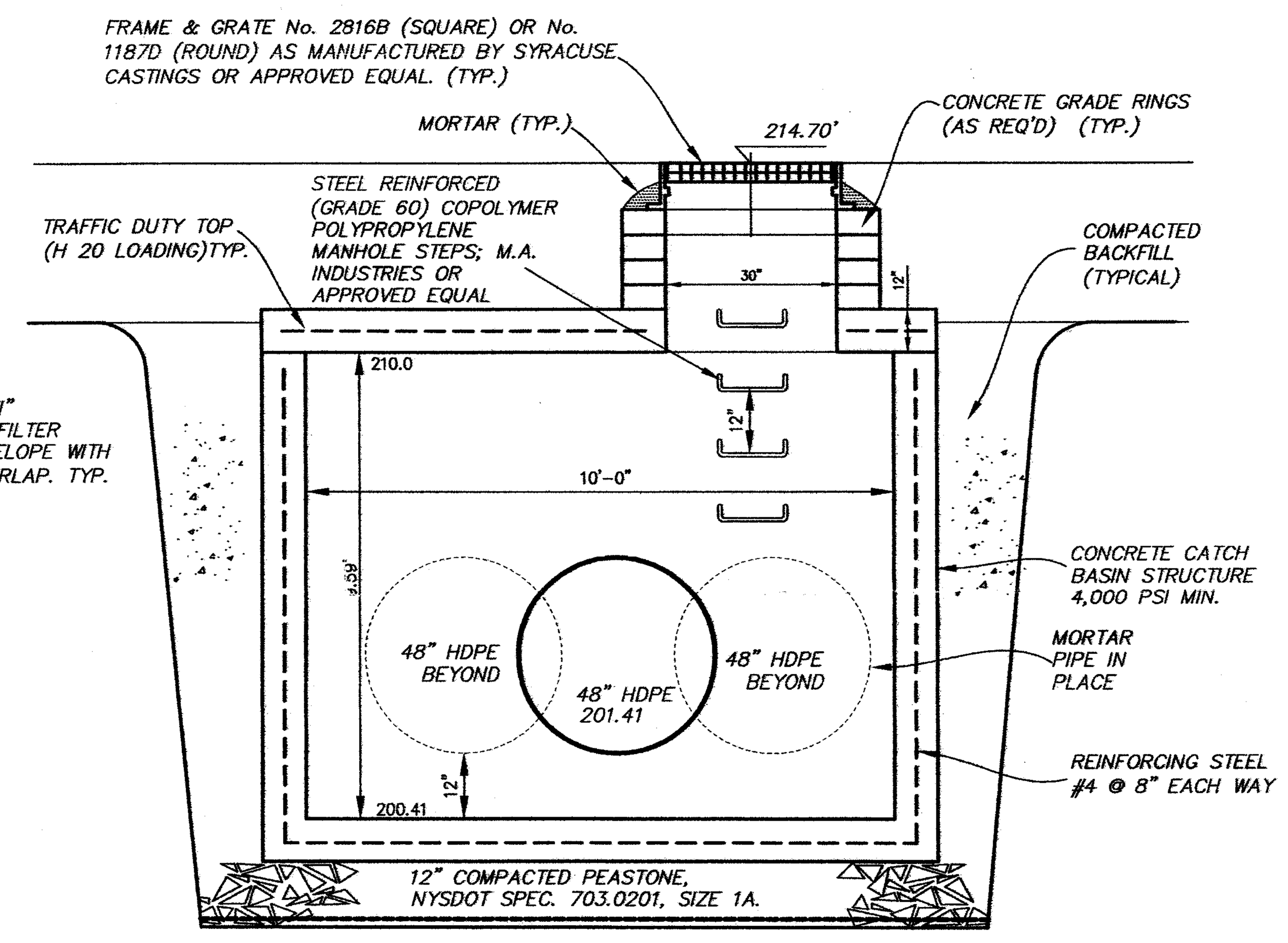
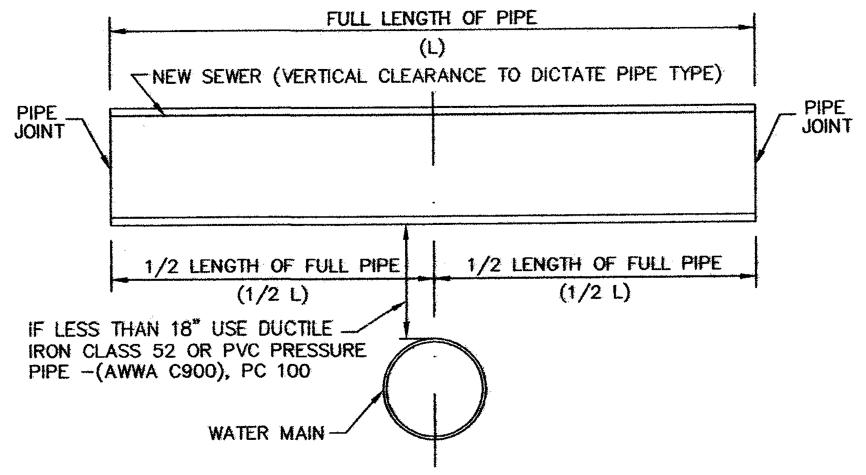
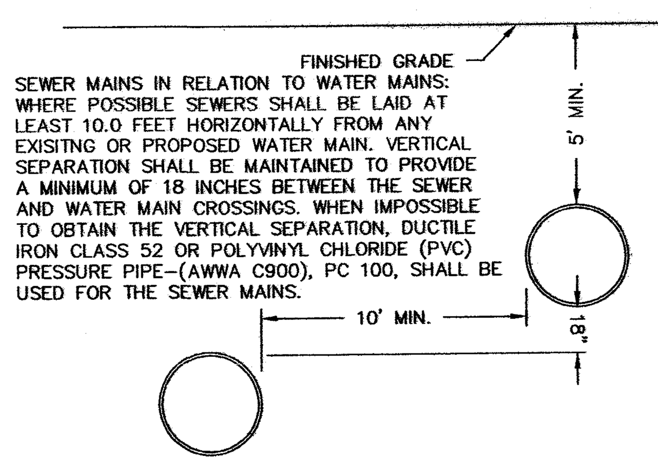


LONGITUDINAL SECTION CATCHBASIN #2
NOT TO SCALE

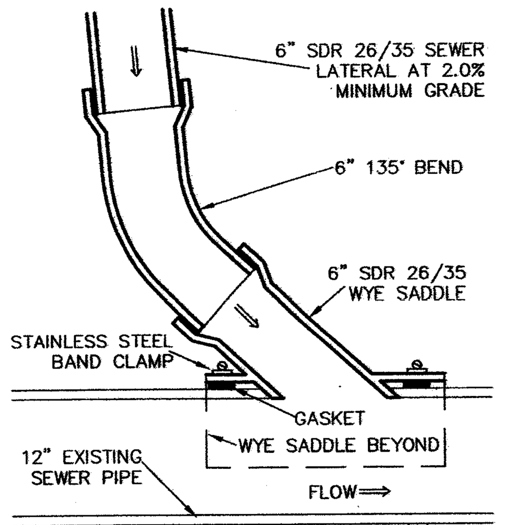


WATER & SEWER MAIN CROSSING

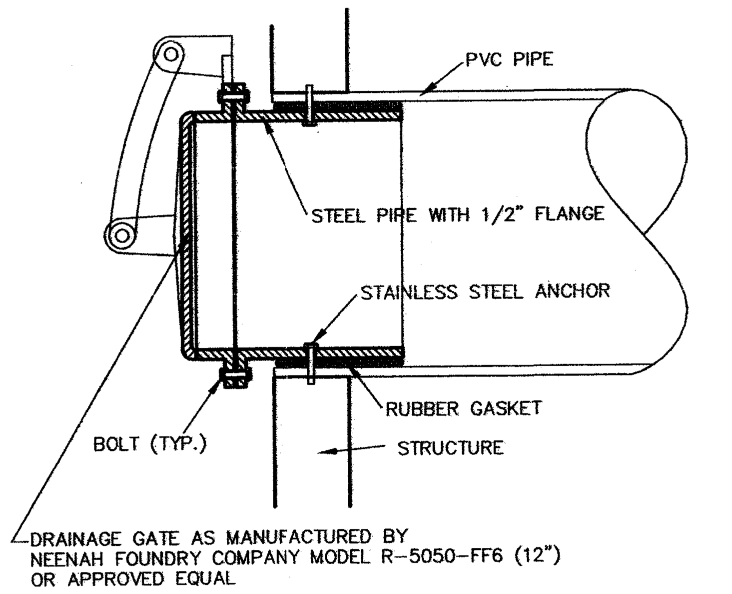


WATER & SEWER MAIN RUNNING PARALLEL

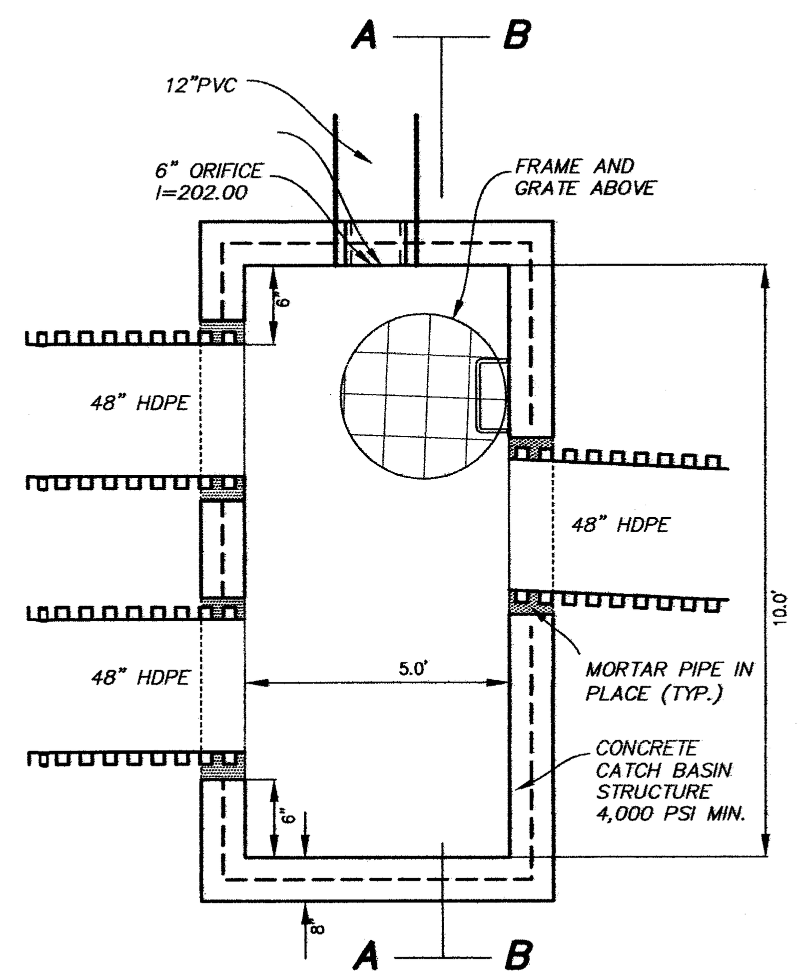
WATER & SEWER MAIN RELATION DETAIL
NOT TO SCALE



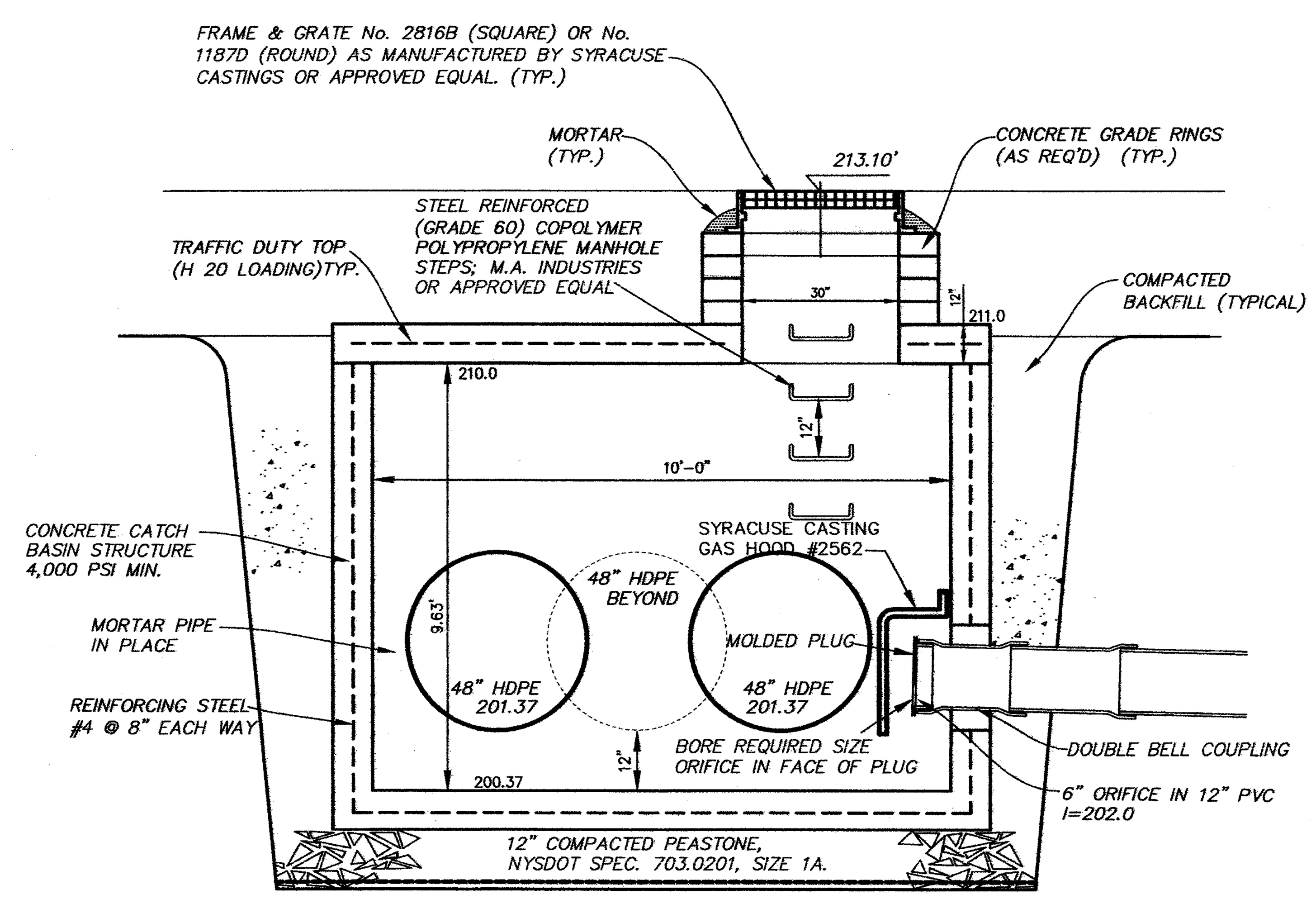
PLAN SECTION WYE CONNECTION DETAIL
NOT TO SCALE



STORM SEWER FLAP VALVE DETAIL
NOT TO SCALE



CB#3 PLAN
NOT TO SCALE



LONGITUDINAL SECTION CB #3
NOT TO SCALE

FOR MUNICIPAL APPROVAL ONLY-NOT INTENDED FOR CONSTRUCTION

HERSI
HERSI
Consulting
and Land
18 Locu
Albany, New

DATE
6-3-2014
REMARKS
GENERAL REVISIONS

DETAILS
THE ELEFTHERIA

LUMINAIRE SCHEDULE

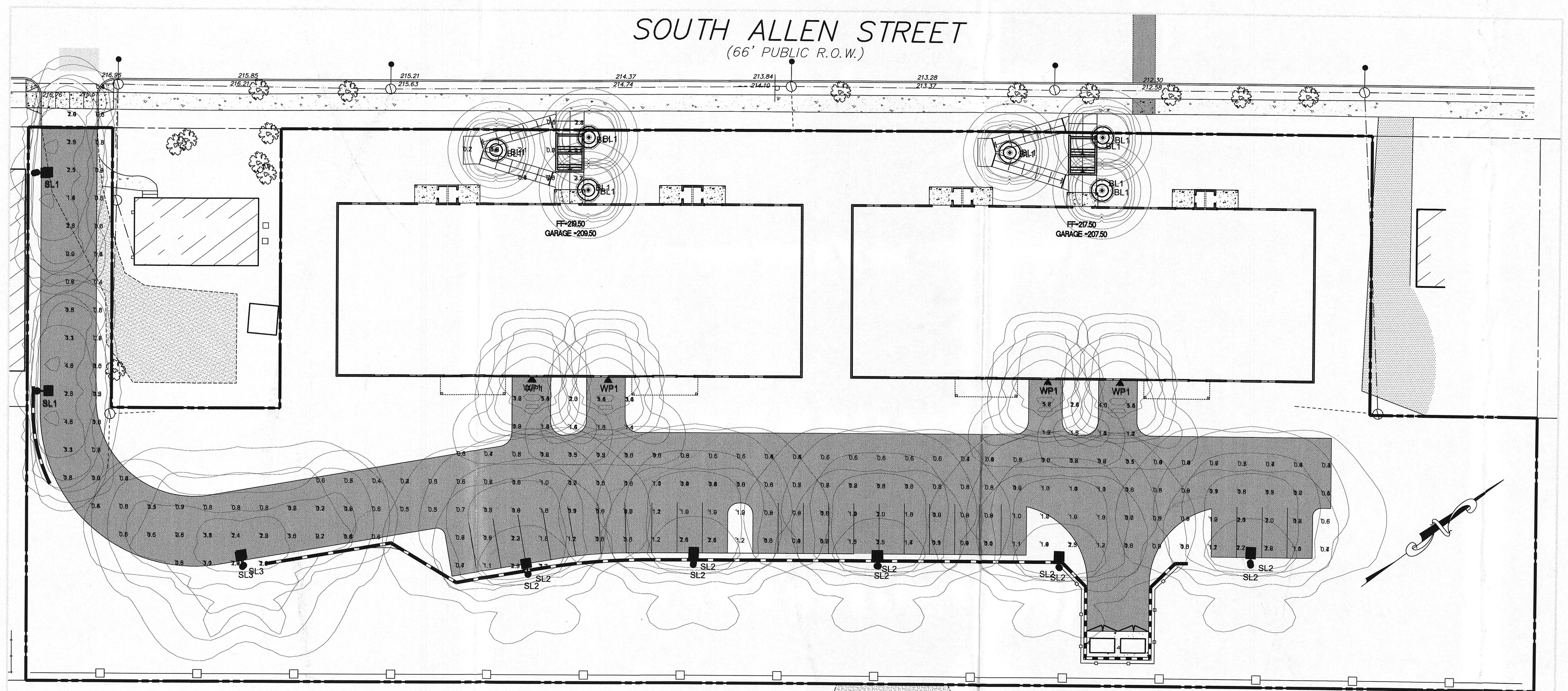
Symbol	Label	Qty	Catalog Number	Description	Lamp	File	Lumens	LLF	Watts
	SL1	2	LITHONIA: DSX0 LED 20C 530 40K T2M MVOLT SPA HS DDB SSS 14 4C DM19AS DDB	DSX0 LED WITH (1) 20 LED LIGHT ENGINE, TYPE T2M OPTIC, 4000K, @ 530mA WITH HOUSE SIDE SHIELD	LED	DSX0_LED_20C_530_40K_T2M_MVOLT_HS.ies	Absolute	0.90	35
	SL2	5	LITHONIA: DSX0 LED 20C 700 40K T4M MVOLT SPA DDB SSS 18 4C DM19AS DDB	DSX0 LED WITH (1) 20 LED LIGHT ENGINE, TYPE T4M OPTIC, 4000K, @ 700mA	LED	DSX0_LED_20C_700_40K_T4M_MVOLT.ies	Absolute	0.90	45
	SL3	1	LITHONIA: DSX0 LED 20C 700 40K T3M MVOLT SPA DDB SSS 18 4C DM19AS DDB	DSX0 LED WITH (1) 20 LED LIGHT ENGINE, TYPE T3M OPTIC, 4000K, @ 700mA	LED	DSX0_LED_20C_700_40K_T3M_MVOLT.ies	Absolute	0.90	45
	WP1	4	LITHONIA: WST LED 1 10A700/40K SR4 MVOLT	WST LED WITH 1 MODULE, 10 LED?s, 700mA DRIVER, 4000K COLOR TEMPERATURE, TYPE 4 LENS	Outdoor Wall Pack Luminaire to IES LM-79-08. LUMINAIRE OUTPUT: 1933 Lms.	WST_LED_1_10A700_40K_SR4_MVOLT.ies	Absolute	0.90	24.2
○	BL1	6	LITHONIA: KBA8 LED 16C 350 40K SYM MVOLT	KBA8 WITH 4 LIGHT BOARDS (16 LEDs), 350mA DRIVER, 4000K COLOR TEMP, AND SYMMETRIC OPTIC	LED	KBA8_LED_16C_350_40K_SYM_MVOLT.ies	Absolute	0.90	20

STATISTICS

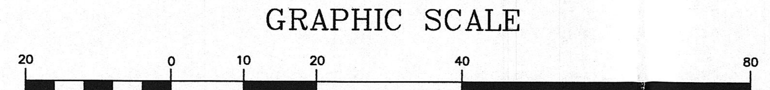
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
ENTRANCE & PARKING	+	1.0 fc	2.3 fc	0.4 fc	5.8:1	2.5:1
FRONT ENTRANCE	+	1.5 fc	5.2 fc	0.0 fc	N / A	N / A

NOTES

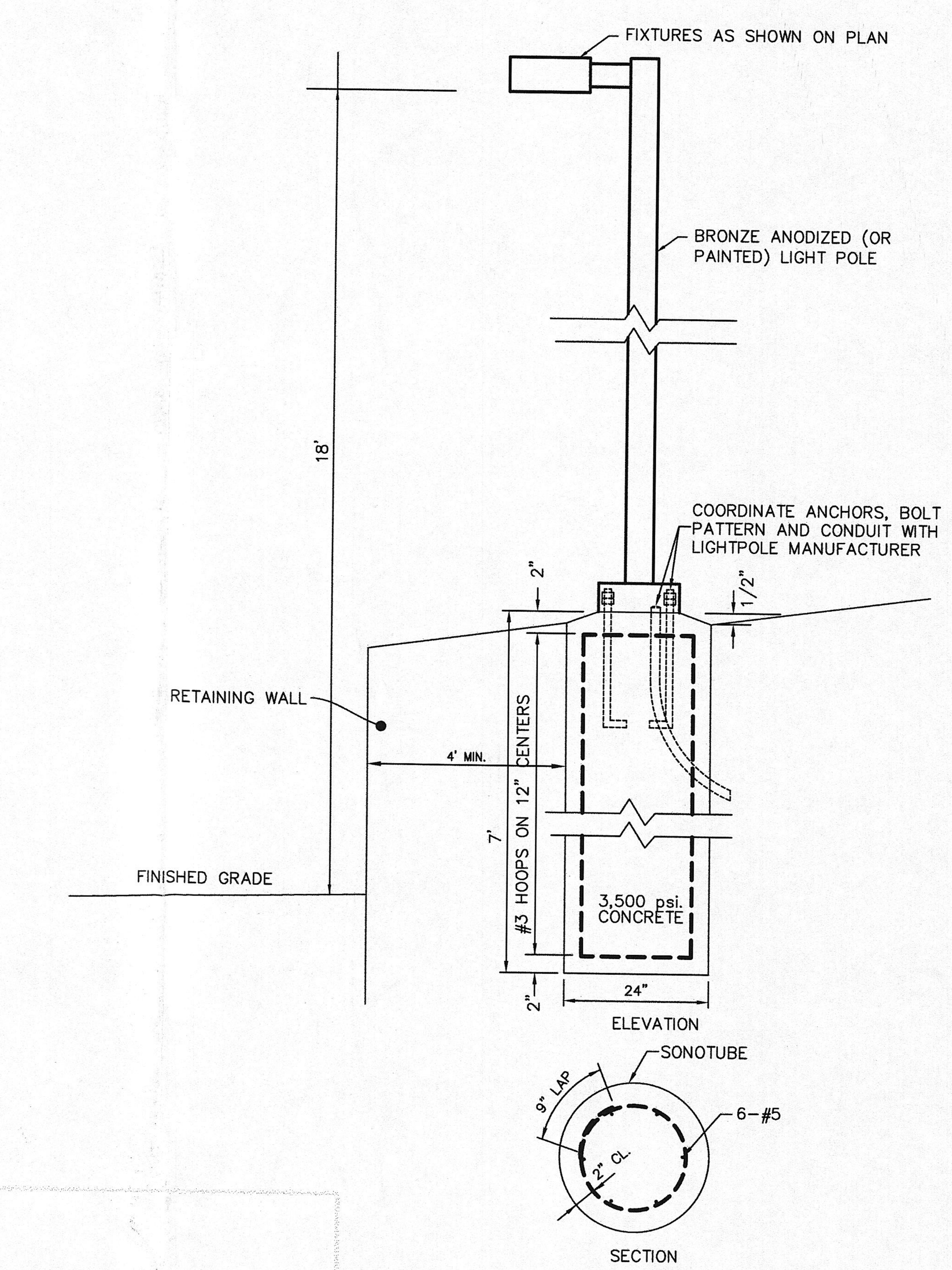
1. FIXTURE TYPE SL1 IS SHOWN MOUNTED 12' ABOVE GRADE.
2. FIXTURE TYPES SL2 & SL3 ARE SHOWN MOUNTED 18' ABOVE FINISHED GRADE.
3. FIXTURE TYPE WP1 IS SHOWN MOUNTED 12' ABOVE GRADE.
4. FIXTURE TYPE BL1 IS SHOWN MOUNTED 42" ABOVE FINISHED GRADE.



GRAPHIC SCALE

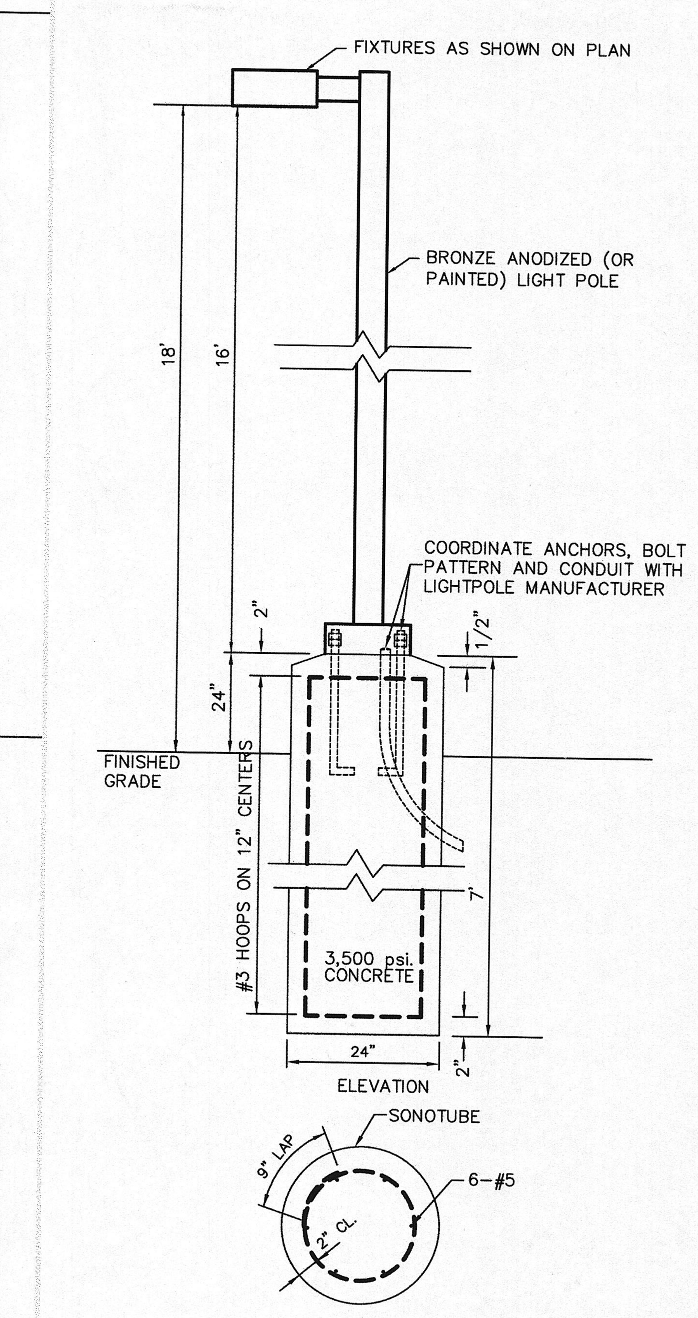


(IN FEET)
1 inch = 20 ft.



LIGHT POLE ABOVE RETAINING WALL DETAIL

NOT TO SCALE



LIGHT POLE ON GRADE DETAIL

NOT TO SCALE

FOR MUNICIPAL APPROVAL ONLY-NOT INTENDED FOR CONSTRUCTION

HERSHBERG & HERSHBERG
Consulting Engineers and Land Surveyors
18 Locust Street
Albany, New York 12203

DATE	REMARKS

REVISIONS

LIGHTING PLAN (LED)
THE ELEFTHERIA
241 SOUTH ALLEN STREET
ALBANY, NEW YORK

140093-1

DATE: 4/29/14 | CHK: DRH | BY: AS | SCALE: 1"=20' | FILE: 140093

C-9

LUMINAIRE SCHEDULE

Symbol	Label	Qty	Catalog Number	Description	Lamp	File	Lumens	LLF	Watts
	SL1	2	LITHONIA: KSF1 100M R3 TB SP04 HS DDB SSS 14 4C DM19 DDB	Specification Area Luminaire, 100W Metal Halide, R3 Reflector with houseside shield, Full Cutoff MEETS THE 'NIGHTTIME FRIENDLY' CRITERIA	ONE 100-WATT CLEAR E-17 METAL HALIDE, HORIZONTAL POSITION.	KSF1_100M_R3_HS.ies	8500	0.80	140
	SL2	5	LITHONIA: KSF1 150M R4SC TB SP04 DDB SSS 18 4C DM19 DDB	Specification Area Luminaire, 150W Metal Halide, R4SC Sharp Cutoff Reflector, Full Cutoff MEETS THE 'NIGHTTIME FRIENDLY' CRITERIA	ONE 150-WATT CLEAR BT-28 METAL HALIDE, HORIZONTAL POSITION.	KSF1_175M_R4SC_(PULSE_START).ies	11600	0.80	188
	SL3	1	LITHONIA: KSF1 150M R3 TB SP04 DDB SSS 18 4C DM19 DDB	Specification Area Luminaire, 150W Metal Halide, R3 Reflector, Full Cutoff MEETS THE 'NIGHTTIME FRIENDLY' CRITERIA	ONE 150-WATT CLEAR BT-28 METAL HALIDE, HORIZONTAL POSITION.	KSF1_175M_R3_(PULSE_START).ies	11600	0.80	188
	WP1	4	LITHONIA: WSTM 70M MD TB	MINIATURE TRAPEZOID ARCHITECURAL SCONCE, 70-WATT METAL HALIDE, MEDIUM DISTRIBUTION, HYDROFORM REFLECTOR CLEAR, FLAT GLASS LENS. MEETS THE 'NIGHTTIME FRIENDLY' CRITERIA	ONE 70-WATT CLEAR ED17 METAL HALIDE, HORIZONTAL POSITIONPOS.	WSTM_70M_MD.ies	5000	0.80	95
	BL1	6	LITHONIA: KBD8 70M LV TB	8 IN ROUND BOLLARD W/ LOUVERS	ONE 70-WATT CLEAR E-17 METAL HALIDE, VERTICAL BASE-DOWN POSITION.	KBD8_70M_LV.ies	5000	0.80	95

STATISTICS

Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
ENTRANCE & PARKING	+	1.3 fc	5.7 fc	0.2 fc	28.5:1	6.5:1
FRONT ENTRANCE	+	2.0 fc	4.5 fc	0.5 fc	9.0:1	4.0:1

NOTES

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2. FIXTURE TYPES SL2 & SL3 ARE SHOWN MOUNTED 18' ABOVE FINISHED GRADE.
3. FIXTURE TYPE WP1 IS SHOWN MOUNTED 12' ABOVE FINISHED GRADE.
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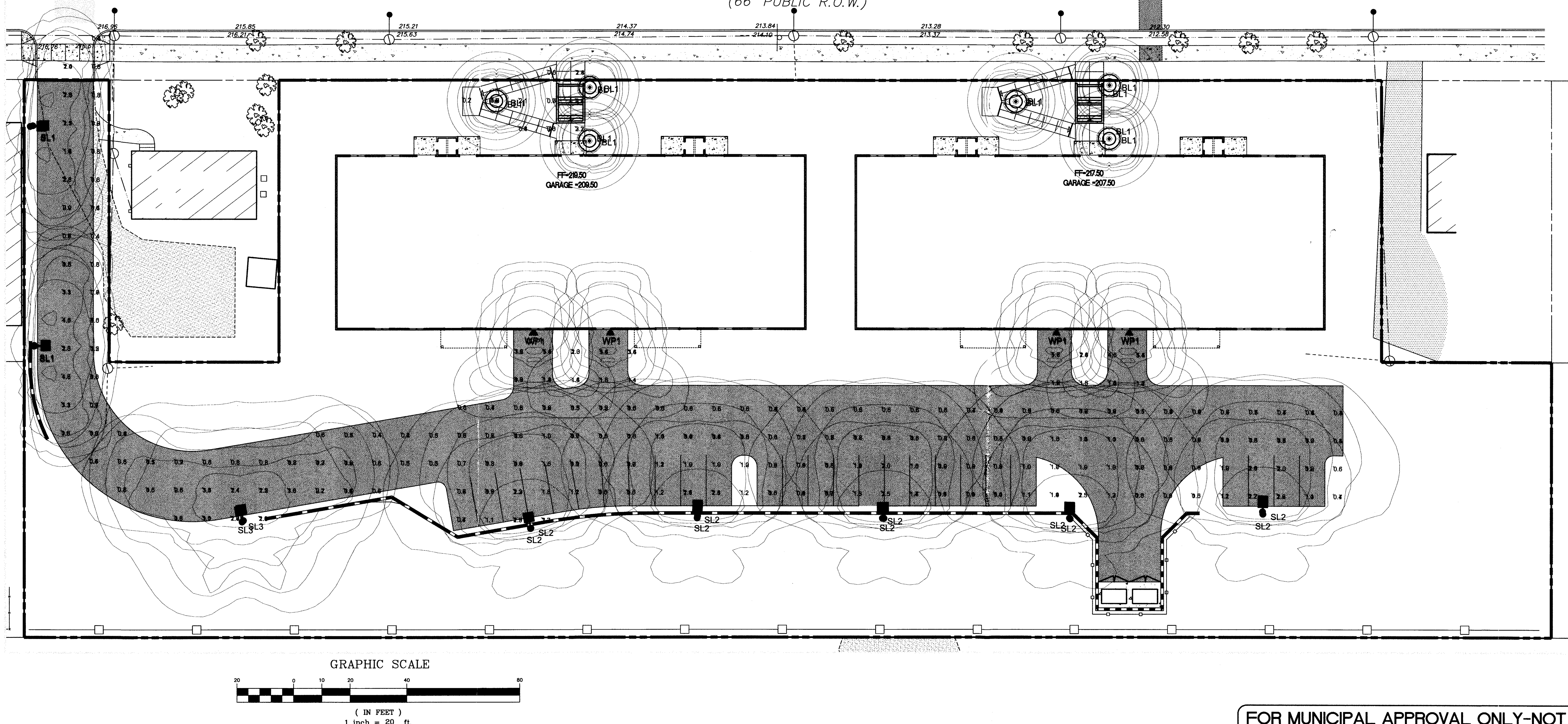
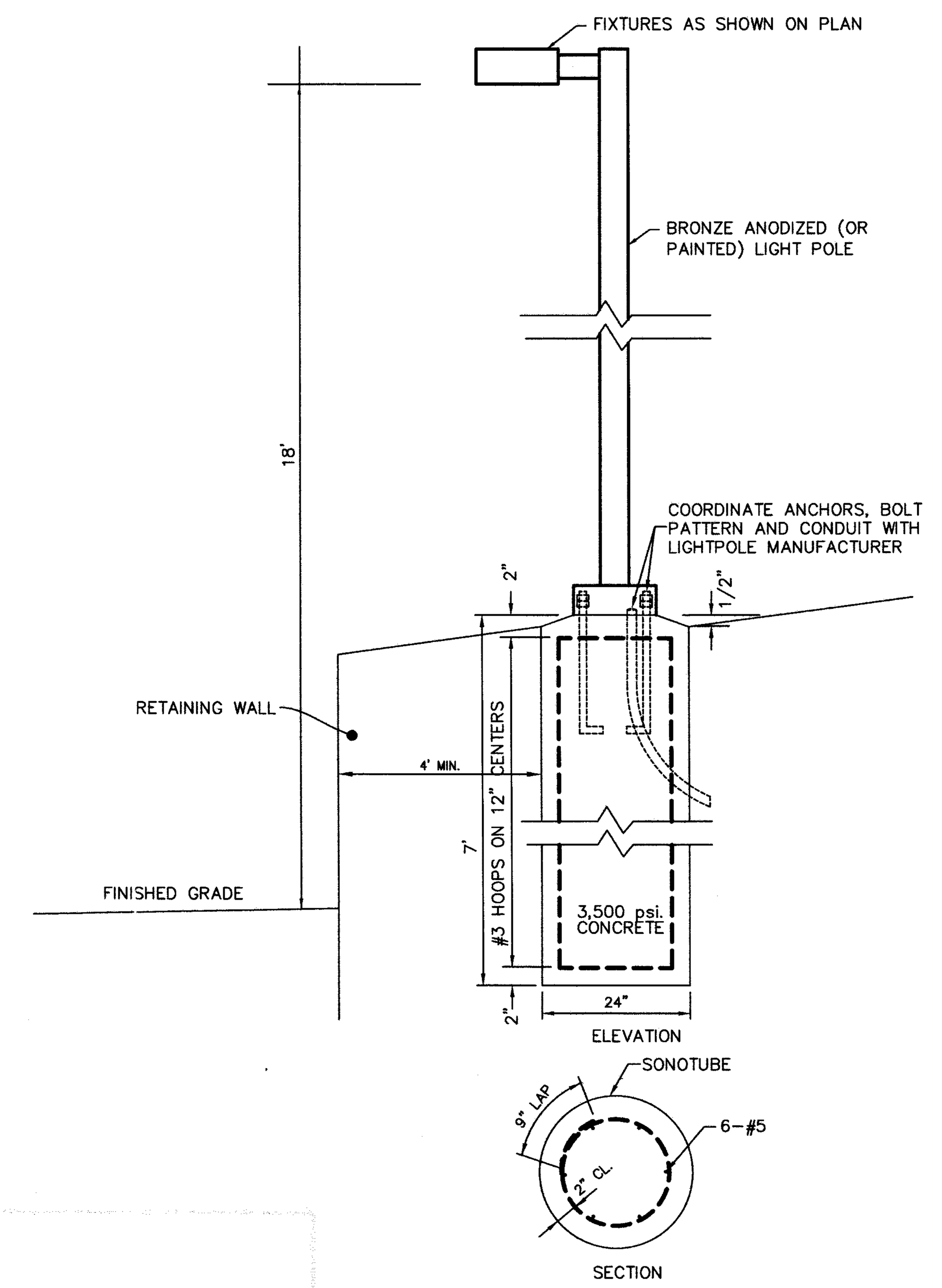
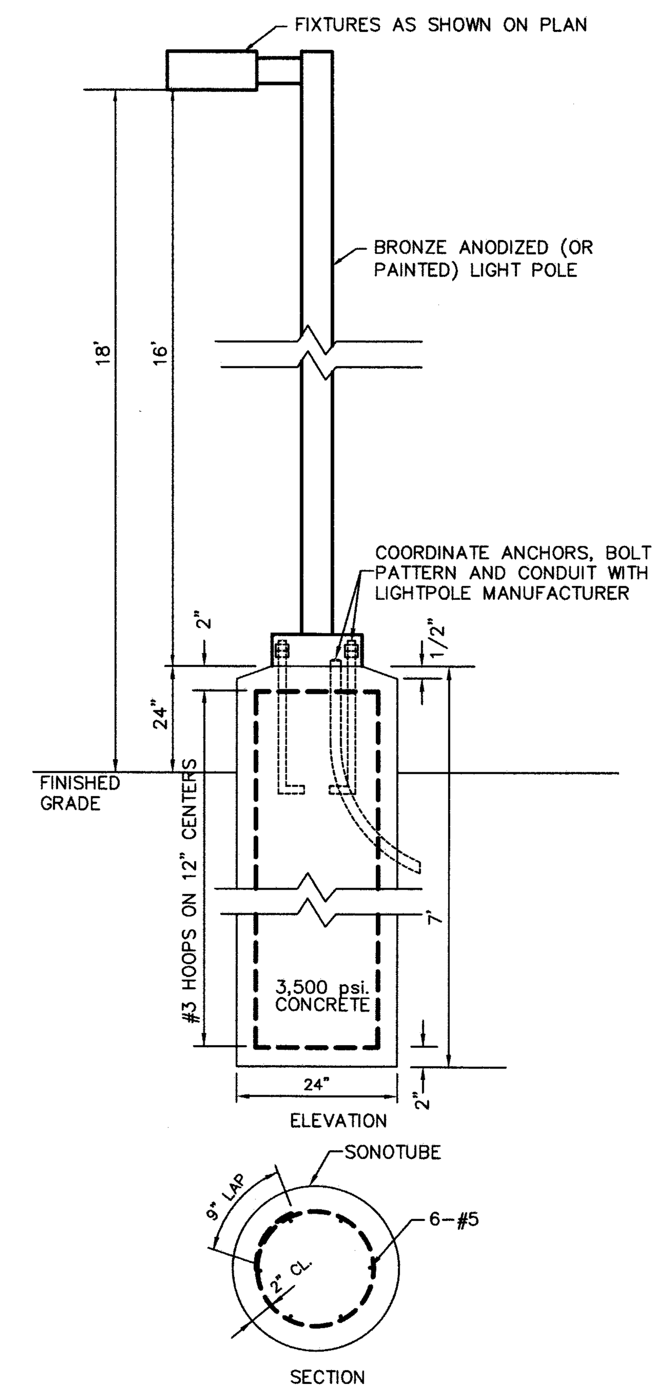




LIGHT POLE ABOVE RETAINING WALL DETAIL

NOT TO SCALE



LIGHT POLE ON GRADE DETAIL

NOT TO SCALE

FOR MUNICIPAL APPROVAL ONLY-NOT INTENDED FOR CONSTRUCTION

HERSHBE[...] & HERSHBE[...]
Consulting Eng[...] and Land Surv[...]
18 Locust St[...]
Albany, New York[...]

ALTERATION OF [...] DOCUMENT EXCEPT [...] LICENSED PROFES[...] ENGINEER OR L[...] SURVEYOR, IS IL[...]

DATE	REMARKS

REVISIONS

LIGHTING PLAN (METAL HALIDE)
THE ELEFTHERIA
241 SOUTH ALLEN STREET

C-1