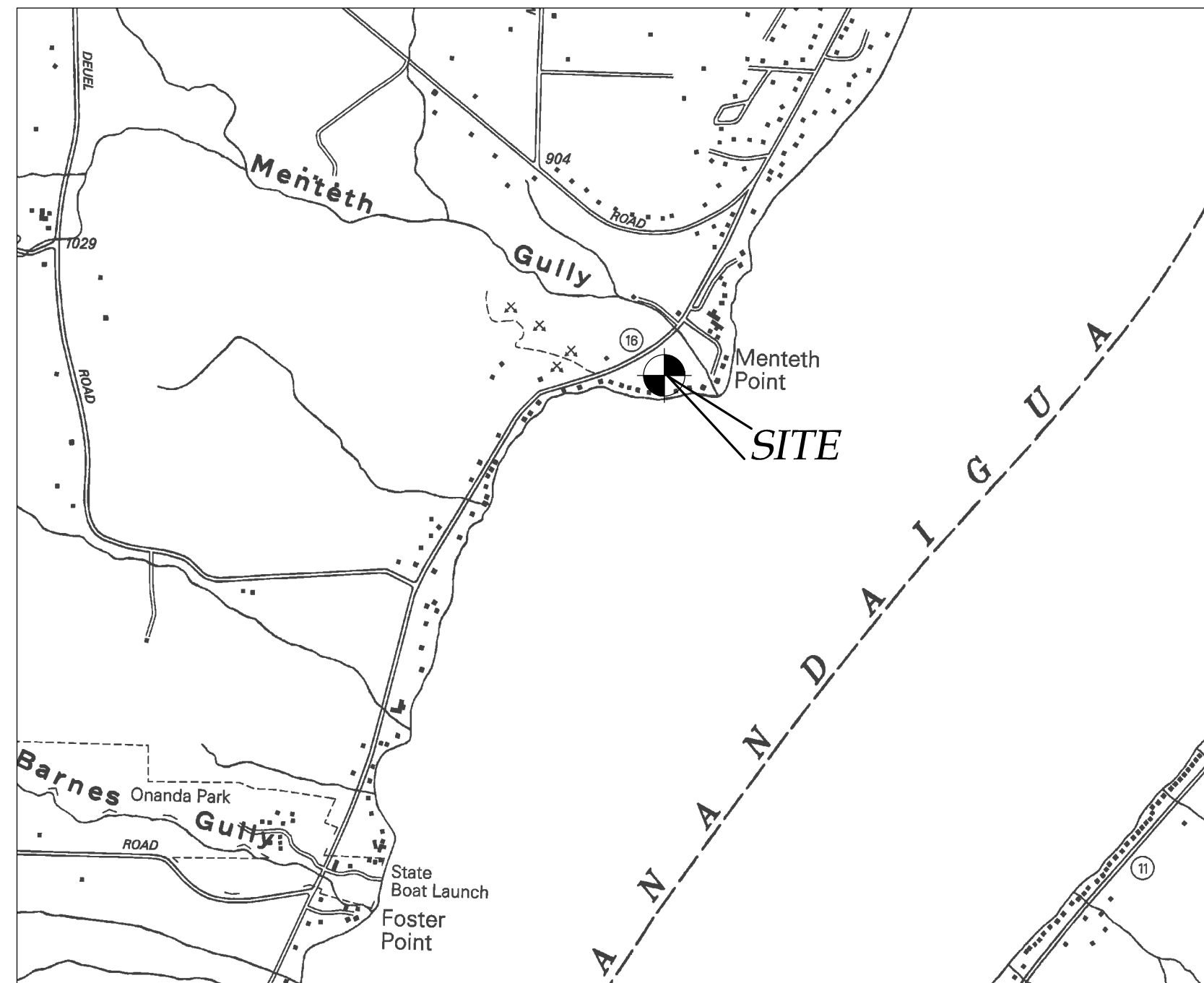


NEW RESIDENCE SITE PLAN FOR:
QUISISANA TRUST
4760 SOUTH MENTETH DR
TOWN OF CANANDAIGUA
COUNTY OF ONTARIO
STATE OF NEW YORK
FEBRUARY 1, 2022



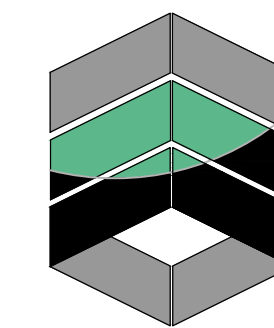
LOCATION MAP
NTS



AERIAL PHOTO
NTS



INDEX-
COVER
EX100 - EXISTING CONDITIONS
C100 - SITE PLAN
C500 - NOTES / DETAILS



MarksEngineering

MARKS ENGINEERING, P.C.
42 BEEMAN STREET
CANANDAIGUA, NY 14424
(585)905-0360
WWW.MARKSENGINEERING.COM

PREPARED FOR:
SARALINDA HOOKER

PROPERTY OWNER:
QUISISANA TRUST
5715 FORBES AVE
PITTSBURGH, PA 15217

REVISED

QUISISANA TRUST
4760 SOUTH MENTETH DR
TOWN OF CANANDAIGUA
COUNTY OF ONTARIO
NEW YORK

JOB #21-227
02/01/2022

ZONING:
RLD - RESIDENTIAL LAKE DISTRICT

MAXIMUM PRINCIPAL BUILDING HEIGHT - 25 FEET
MAXIMUM LOT COVERAGE - 30%
SETBACKS PRINCIPAL STRUCTURE:
FRONT - 55 FEET
REAR - 30 FEET
SIDE - 10 FEET

Monument

Benchmark

Utility pole

Hydrant

Light pole

PERC TEST

DEEP HOLE

LEGEND

EXISTING

PROPOSED

Utility Lines

R.O.W. line

Property line

Easement line

Centerline

Drainage

Fence Line

Contour Line

ABBREVIATIONS:

EX-EXISTING

OPP-CORRUGATED POLYETHYLENE PIPE

OC-ON CENTER

SICPP-SMOOTH INTERIOR CORRUGATED POLYETHYLENE PIPE

UG-UNDERGROUND

CONC-CONCRETE

CO-CLEAN, OUT

TYP-TYPICAL

R-RADIUS

BC-BOTTOM OF CURB

TC-TOP OF CURB

TW-TOP OF WALL

BW-BOTTOM OF WALL

BS-BOTTOM OF STAIRS

PERF-PERFORATED

MIN-MINIMUM

MAX-MAXIMUM

IN-INVERT

CB-CATCH BASIN

DI-DRAINAGE INLET

3 OVERALL MAP
1"=100'

2 EXISTING CONDITIONS
1"=20'

1 EXISTING CONDITIONS
1"=20'

MAP REFERENCE

1. FILED MAP NOS. 3054, 5306, 29993
2. SURVEY MAP PREPARED FOR THE ESTATE OF JEANETTE H. PAYNE BY ROCCO A. VENEZIA, DATED SEPTEMBER 18, 1990
3. ELEVATION DATUM: NAVD 29
4. HORIZONTAL DATUM: NAD83 NEW YORK CENTRAL
5. LIBER 1397, PAGE 517 OF DEEDS
6. PARCEL IS ZONED RESIDENTIAL LAKE DISTRICT
7. PARCEL IS LOCATED IN ZONES X AND A PER FEMA MAP NO. 3360598 0025C, DATED MARCH 3, 1997
8. ALL TREE SPECIES IDENTIFIED ARE BASED ON OWNER REPORT.

PRELIMINARY
NOT FOR CONSTRUCTION

REVISIONS AND APPROVALS	
NO	DATE / DESCRIPTION OF REVISION OR APPROVAL

NEW RESIDENCE SITE PLAN
QUISISAVA TRUST
SHOWING LAND IN:
4760 SOUTH MENTETH DR
TOWN OF CANANDAIGUA
STATE OF NEW YORK

DRAWING TITLE: EXISTING CONDITIONS	
DRAWN BY:	MCF
DESIGNED BY:	
CHECKED BY:	DMP
SCALE:	AS NOTED
JOB NO.:	21-227
DATE:	01/17/2022
TAX MAP#:	140.11-1-36.000

EX100

MARKS ENGINEERING

47 BEEMAN ST
CANANDAIGUA, NY 14424
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Phone: 585-905-9360
Fax: 585-485-6205

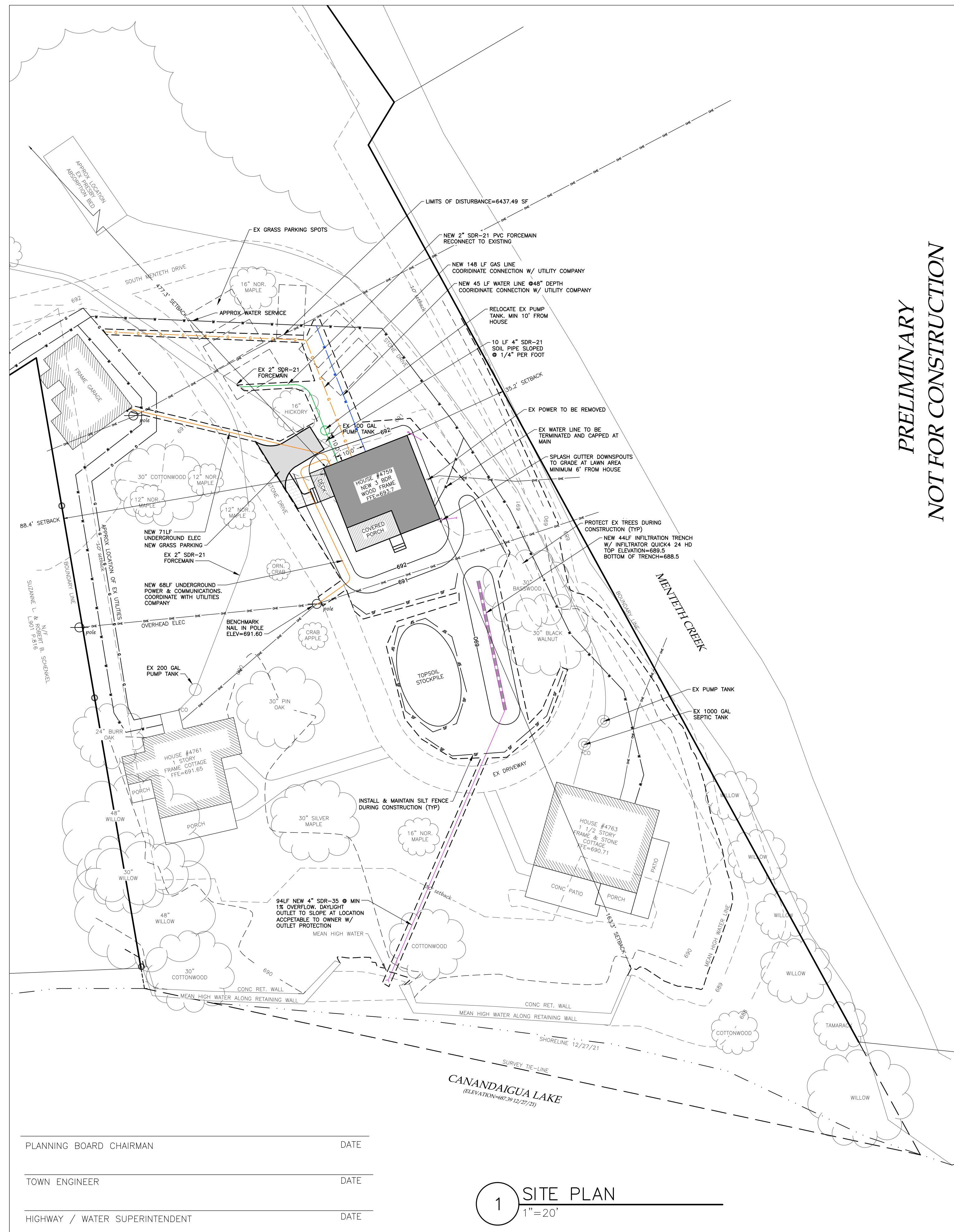
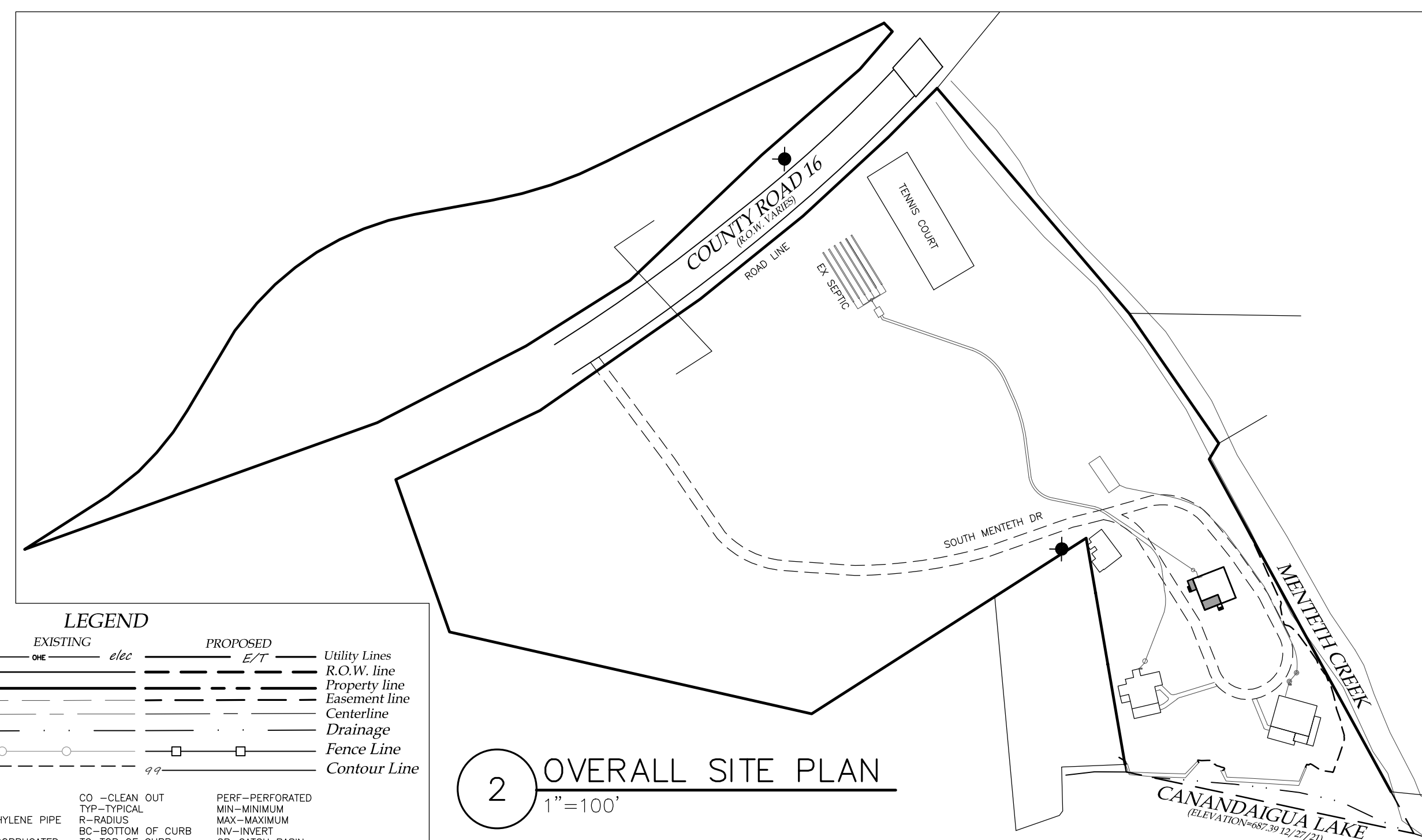
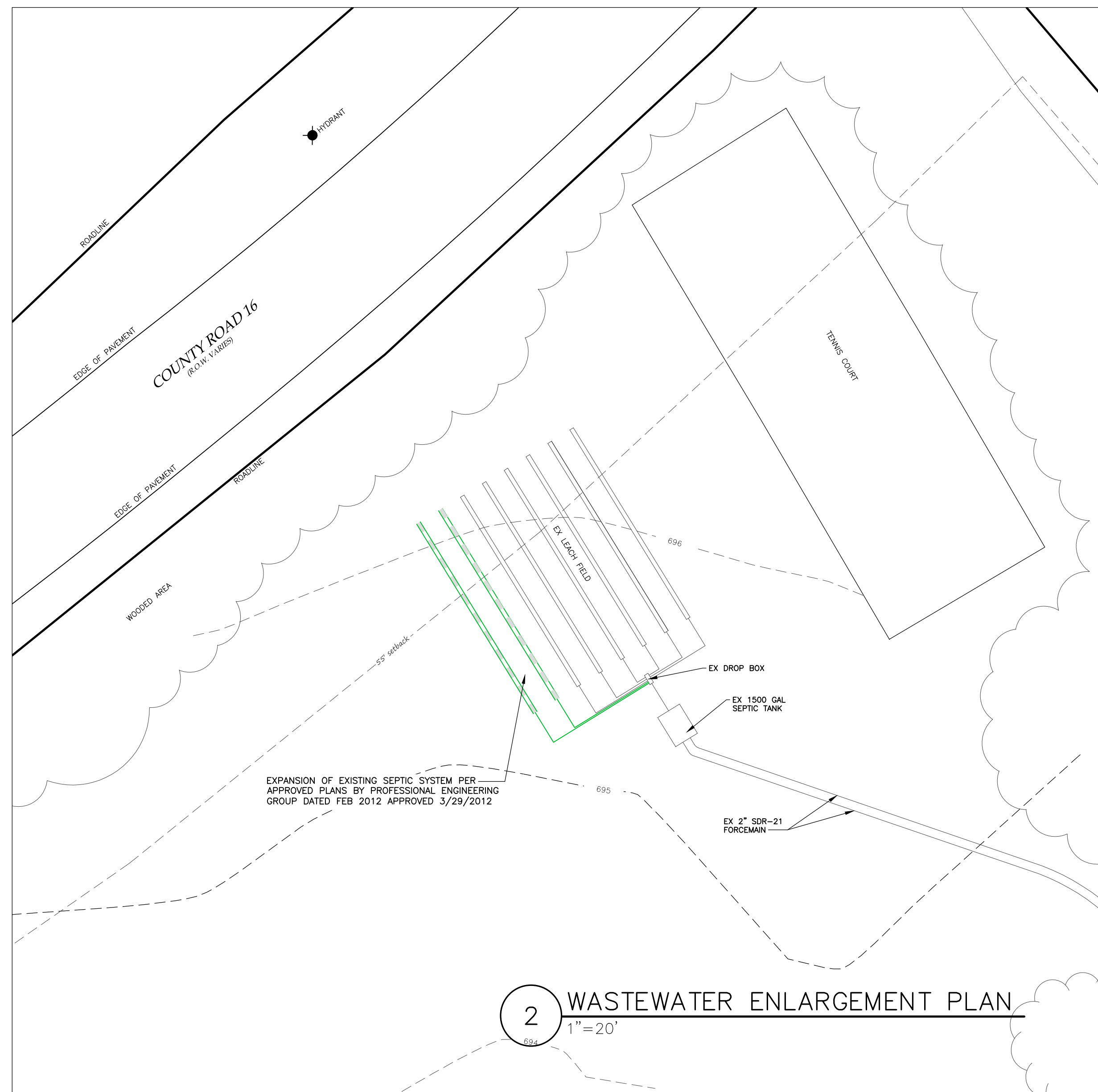
marksengineering.com

STATE OF NEW YORK
JANET M. BISHOP
Professional Engineer
No. 03182

STAMP

STAMP

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PRELIMINARY
NOT FOR CONSTRUCTION

[illegible]

NEW RESIDENCE SITE PLAN
QUISISANA TRUST
SHOWING LAND IN:
4760 SOUTH MENTETH DR
TOWN OF CANANDAIGUA

COUNTY OF ONTARIO

DRAWING TITLE: SITE PLAN	
DRAWN BY:	MCF
DESIGNED BY:	
CHECKED BY:	BAM
SCALE:	1"=20'
JOB NO.:	21-227
DATE:	02/01/2022
TAX MAP#:	140.11-1-36.000

CONSTRUCTION SEQUENCE:

1. STAKE LIMITS OF DISTURBANCE
2. INSTALL TEMPORARY EROSION CONTROL MEASURES IN ACCORDANCE WITH APPROVED SITE PLANS
3. THE CONTRACTOR SHALL SELECTIVELY REMOVE VEGETATION AND ROOTS AS REQUIRED.
4. PLACE SILT FENCE FOR STOCKPILE AREA
5. STRIP TOPSOIL
6. PLACE STONE SUBBASE, CONSTRUCT BUILDING AND INSTALL UTILITIES
7. MAINTAIN EROSION CONTROL PRACTICES AS NECESSARY, IF ADDITIONAL MEASURE ARE REQUIRED THESE SHALL BE PROVIDED AT THE EXPENSE OF THE OWNER OR CONTRACTOR.
8. IN THE EVENT THERE IS A SEDIMENT DISCHARGE OR FAILURE THE CONTRACTOR OR OWNER SHALL BE RESPONSIBLE FOR RESTORATION.
9. FINAL GRADE SEED AND MULCH DISTURBED AREAS AS SOON AS POSSIBLE.
10. REMOVE TEMPORARY EROSION CONTROLS AFTER AREAS ARE STABILIZED WITH VEGETATION, STONE OR ASPHALT.

UTILITY NOTES:

1. CONTRACTOR SHALL VERIFY LOCATION OF EXISTING SERVICE AND COORDINATE ALL WORK W/ UTILITY PROVIDERS. RELOCATE WATER AND SANITARY PIPING AS REQUIRED.
2. ELEC SERVICE AND COMMUNICATION SHALL MEET CURRENT NATIONAL ELECTRIC CODE.

GRADING NOTES:

1. CUT AND FILL SLOPES SHALL NOT EXCEED 3 ON 1.
2. CONSTRUCTION SHALL CONFORM TO THE TOWN OF CANANDAIGUA AND NYS CODES AND STANDARDS
3. SITE SHALL BE GRADED SUCH THAT THERE IS POSITIVE DRAINAGE AT A MINIMUM OF 2% AWAY FROM ANY BUILDINGS, STRUCTURES, DRIVEWAYS, AND SEPTIC SYSTEM.
4. TOPSOIL SHALL BE STRIPED OF AREAS PLANNED FOR CONSTRUCTION AND REAPPLIED AFTER GRADING IS FINISHED. ANY UNUSED TOPSOIL SHALL BE HAULED OFF SITE.

EROSION AND SEDIMENT CONTROL NOTES:

1. THE CONTRACTOR IS RESPONSIBLE FOR THE CONTROL OF EROSION AND SEDIMENTATION DURING CONSTRUCTION. SILT FENCE SHALL BE INSTALLED AND MAINTAINED AS NEEDED.
2. SOIL DISTURBANCES SHALL BE STABILIZED IMMEDIATELY. DISTURBED SOIL THAT WILL REMAIN LONGER THAN 3 DAYS SHALL BE TEMPORARILY STABILIZED WITHIN 1 DAYS. SOIL SHALL BE STABILIZED WITH TOWN OF CANANDAIGUA SPECIFIED GRASS SEED MIXTURE. GRASS SEED SHALL BE INSTALLED PER MANUFACTURES SPECIFICATIONS. MULCH STRAW APPLIED AT A RATE OF 2 BALES / 1000 SQFT OR SEED MIXTURE TO PROTECT SITE UNTIL SEED GERMINATES. HYDRO-SEED MAY BE INSTALLED AS AN ALTERNATE.
3. CONTRACTOR SHALL INSPECT THE SITE DAILY FOR SIGNS OF EROSION. IF ANY EROSION OR SEDIMENTATION OCCUR CONTRACTOR SHALL IMMEDIATELY PROVIDE PROPER CONTROLS TO STABILIZE THE SITE. ENGINEER WILL RECOMMEND CONTROLS IF REQUIRED.
4. SLOPE GREATER THAN 4 ON 1 AND GRASS SWALES SHALL BE STABILIZED WITH NORTH AMERICAN GREEN EROSION CONTORL BLANKETS S150BN OR EQUAL. BLANKETS SHALL BE INSTALLED AS PER MANUFACTURES SPECIFICATIONS AS REQUIRED.
5. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE IN STALLED IN ACCORDANCE WITH NYS STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENTATION CONTROLS.
6. INSTALL AND MAINTAIN TEMPORARY DIVERSION SWALES AS NEEDED TO CONTROL RUNOFF DURING CONSTRUCTION.
7. THE SITE SHALL BE COMPLETELY STABILIZED FOLLOWING CONSTRUCTION ACTIVITIES AND ALL TEMPORARY EROSION CONTROL DEVICES SHALL BE REMOVED AND DISPOSED OF PROPERLY.

SITE NOTES:

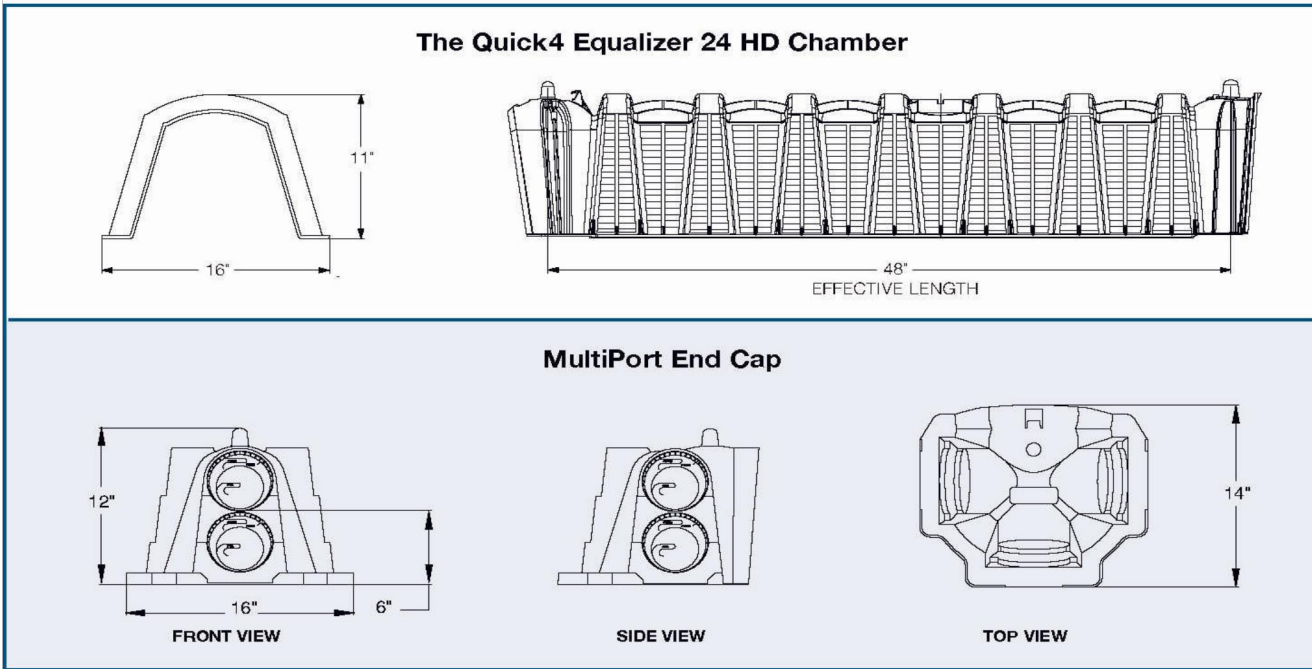
1. THE CONSTRUCTION SITE IS NOT WITHIN 100' OF A WETLAND AS DELINEATED BY NYS DEC. THERE ARE NOT NYS DEC DELINEATED OR APPARENT WETLANDS ON THE PROPERTY AS SHOWN.
2. THE CONSTRUCTION SITE IS WITHIN A 100 YEAR FLOODPLAIN AS DELINEATED BY FEMA MAP#360960 0005B DATED SEPTEMBER 29, 1989.
3. WATER SUPPLY: PUBLIC WATER
4. NYS SPDES PERMIT IS NOT REQUIRED FOR THESE CONSTRUCTION ACTIVITIES. DISTURBANCE SHALL BE LESS THAN ONE ACRE. IF THE CONTRACTOR OR OWNER AT ANY TIME PLAN DISTURB GREATER THAN AN ACRE THE ENGINEER SHALL BE NOTIFIED.
5. ALL NEW OUTDOOR LIGHTING ON SHALL HAVE APPROPRIATE SHIELDS AND CUT-OFF TO LIMIT ILLUMINATION OF OTHER PROPERTIES. ALL LIGHTS SHALL BE DARK SKY COMPLIANT.

BULK TABLE		
	PROPOSED	REQUIRED
ZONING/USE – PRINCIPAL	SINGLE FAMILY RESIDENTIAL	RESIDENTIAL LAKE DISTRICT – RLD
ZONING/USE – ACCESSORY	N/A	N/A
FRONT SETBACK	477.3'	55'
SIDE SETBACK	35.2'	10'
REAR SETBACK	163.3'	30'
BUILDING HEIGHT	23'10"	25'
MAX. LOT COVERAGE	4.9%	30%



QUICK4 EQUALIZER 24 HD

The Quick4® Equalizer® 24 HD Chamber



Quick4 Equalizer 24 HD Chamber Specifications

Size (W x L x H)	16" x 53" x 11" (41 cm x 135 cm x 28 cm)	Storage Capacity	20.8 gal (79 L)
Effective Length	48" (122 cm)	Invert Height	6" (15 cm) 9" (23 cm) & 10" (25 cm) with invert adapter

NYS HEALTH DEPARTMENT APPROVED

Conventional stone and pipe system

- Labor-intensive, lengthy installation.
- Dump truck needed for stone delivery.
- Stone hauling adds expense and time, increases soil compaction in leachfield site.
- Stone in trench reduces infiltrative capacity of system.
- System lacks easy inspection and monitoring of leachfield without digging up the yard.
- Geotextile required on top of stone.
- Overall increased cost.

Equalizer 24 Chamber System

- Easy assembly and installation by two people.
- Only a backhoe and pickup truck are required.
- Lightweight chambers can be delivered in one pickup truck load and hand-carried into position.
- SideWinder sidewall provides over twice the effective sidewall infiltrative surface area in the same trench length.
- Inspection port is provided for easy access to leachfield with no site disruption.
- Solid-topped chambers need no geotextile.
- Overall reduced cost.

INFILTRATOR (CHAMBERS)

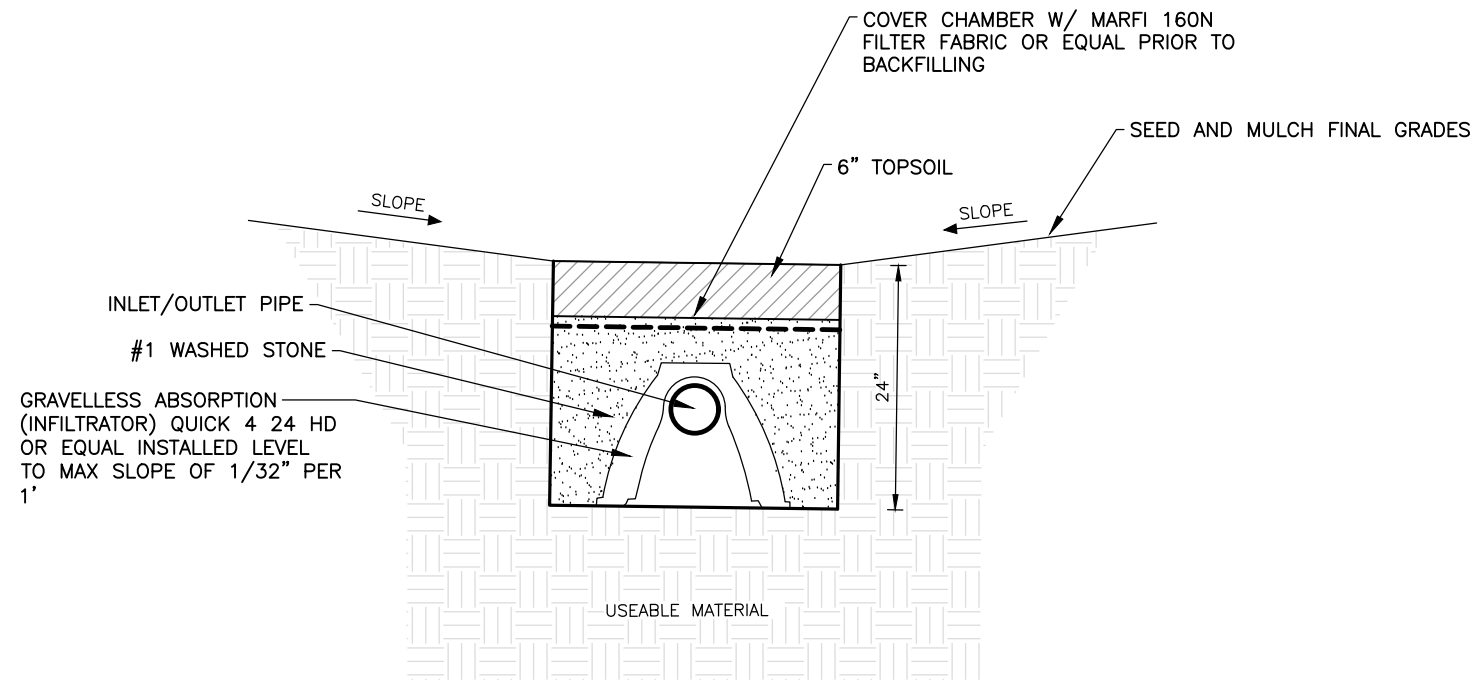
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CALL FOR PRICING

END CAPS

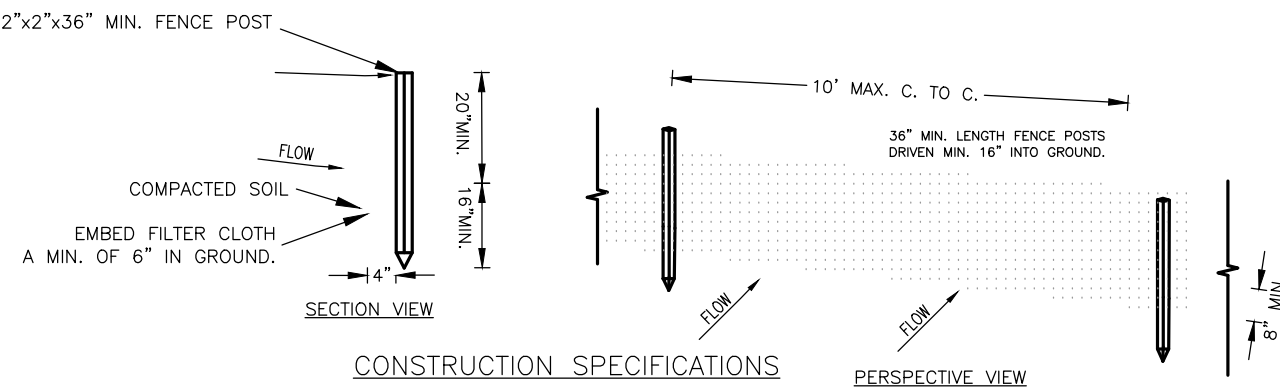
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1 TYPICAL INFILTRATION TRENCH DETAIL

NTS

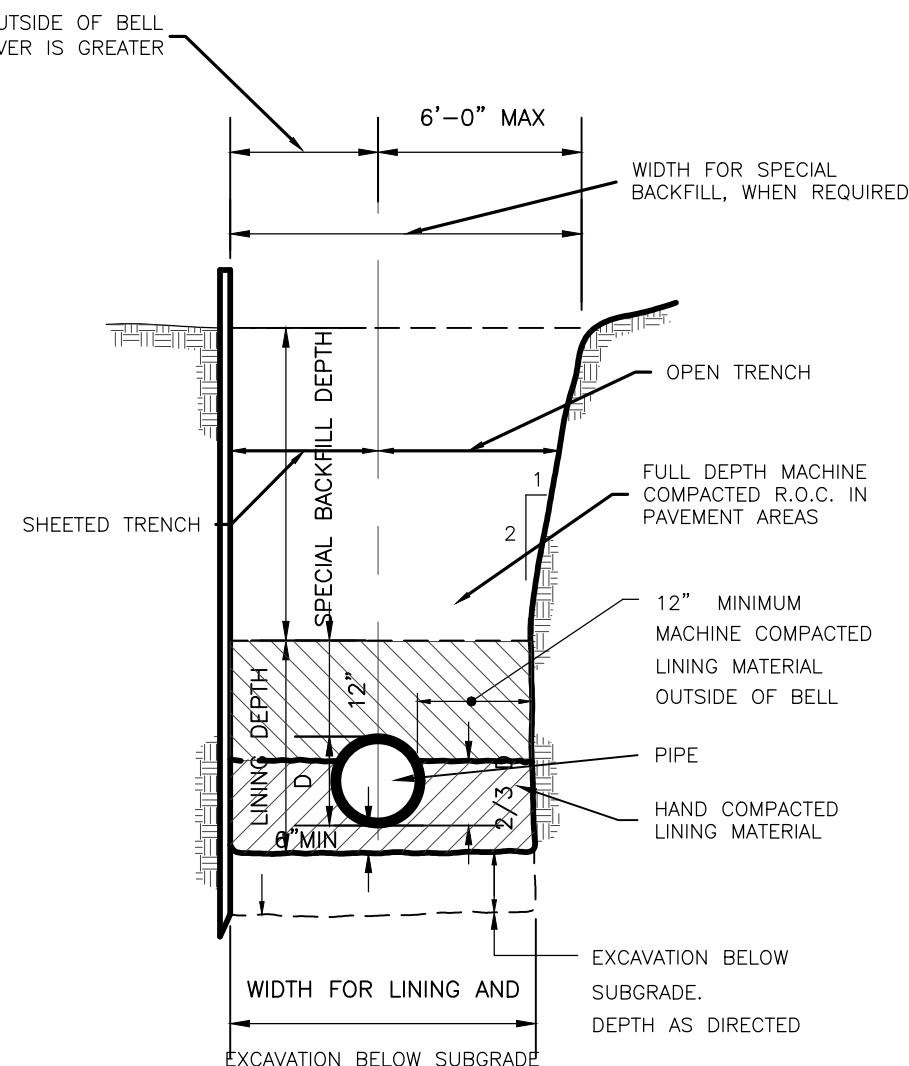


CONSTRUCTION SPECIFICATIONS

1. WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. POSTS SHALL BE STEEL EITHER "I" OR "U" TYPE OR HARDWOOD.
2. FILTER CLOTH TO BE TO BE FASTENED SECURELY TO POSTS WITH STAPLES.
3. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES AND FOLDED. FILTER CLOTH SHALL BE EITHER FILTER X, MIRAFI 100X, STABULINKA T140N, OR APPROVED EQUIVALENT.
4. PREFABRICATED UNITS SHALL BE GEOFAB, ENVIRONMENT, OR APPROVED EQUIVALENT.
5. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.

2 TYPICAL SILT FENCE DETAIL

NTS



3 UTILITY TRENCH DETAIL

NTS

LEGEND

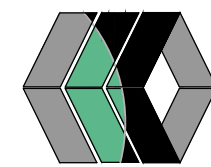
○ Iron pin or pipe found	EXISTING	PROPOSED	Utility Lines
⊙ Benchmark	OK	6" T	R.O.W. line
⊙ Utility pole			Property line
⊙ Hydrant			Easement line
⊙ Light pole			Centerline
PERC TEST			Drainage
DEEP HOLE			Fence Line
			Contour Line

ABBREVIATIONS:
EX-EXISTING
C.C.-ON CENTER
POLYETHYLENE PIPE
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PERF--PERFORATED
MIN-MINIMUM
MAX-MAXIMUM
INV-INVERT
CB-CATCH BASIN
MH-MANHOLE
DI-DRAINAGE INLET

MarksEngineering



STAMP

REVISIONS AND APPROVALS

NO	DATE	DESCRIPTION OF REVISION OR APPROVAL	BY

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C500