

FINAL PLANS - SECTION 9C for LAKEWOOD MEADOWS SUBDIVISION

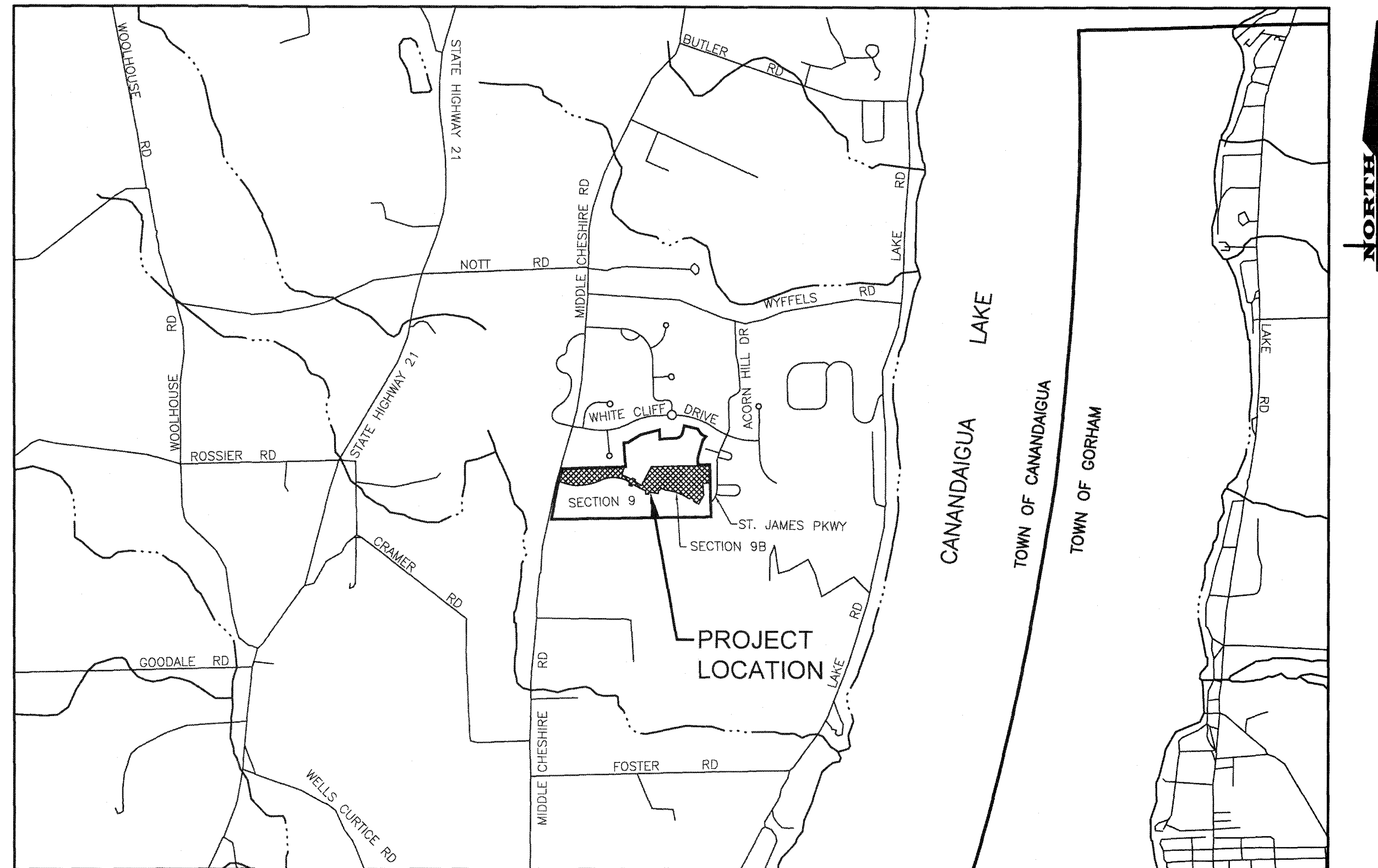
ST. JAMES PARKWAY

SITUATE IN:

TOWN OF CANANDAIGUA - ONTARIO COUNTY - STATE OF NEW YORK

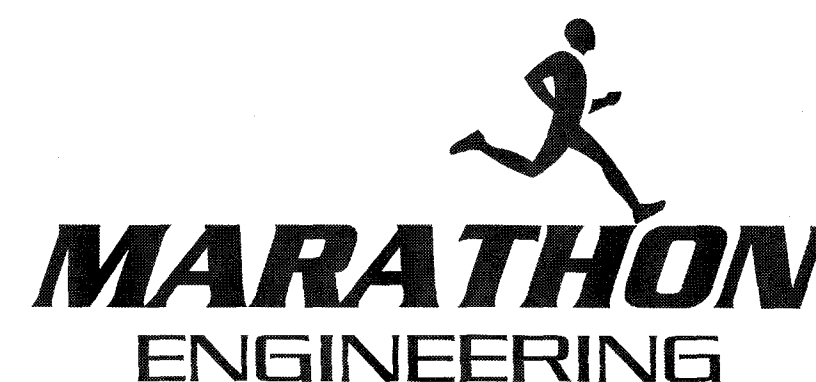
AMENDED PRELIMINARY OVERALL CONDITIONS OF APPROVAL (09/17/2014)

1. A LETTER OF CREDIT ESTIMATE IN FAVOR OF THE TOWN OF CANANDAIGUA IS TO BE PROVIDED AND ACCEPTED BY THE TOWN BOARD PRIOR TO ISSUANCE OF BUILDING PERMITS.
2. THE TITLE OF THE DRAWING IS TO READ "AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9."
3. THE AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 APPROVAL WITH CONDITIONS AS SPECIFIED IS VALID FOR A PERIOD OF 180 DAYS FROM TODAY AND SHALL EXPIRE UNLESS AN EXTENSION IS REQUESTED BY THE APPLICANT AND APPROVED BY THE PLANNING BOARD AT A LATER DATE WITH A SEPARATE RESOLUTION.
4. ONCE ALL CONDITIONS OF THE AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 APPROVAL HAVE BEEN MET AND SHOWN ON REVISED DRAWINGS INCLUDING THE REVISION DATES, AND ALL REQUIRED SIGNATURES ARE AFFIXED TO THE SUBDIVISION PLANS, THE PLANNING BOARD CHAIRPERSON'S SIGNATURE SHALL BE AFFIXED AND THE MAPS FILED IN THE TOWN DEVELOPMENT OFFICE AND TOWN CLERK WITHIN 180 DAYS FROM TODAY.
5. THE PLANNING BOARD DETERMINES THAT PARKLAND IS NOT A CONDITION OF AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 APPROVAL.
6. THE PLANNING BOARD DETERMINES THAT A PARK AND RECREATION FEE IN THE AMOUNT TO BE DETERMINED BY THE TOWN BOARD ON AN ANNUAL BASIS IS TO BE PAID AT THE TIME OF THE APPLICATION BUILDING PERMITS.
7. THE SUBDIVISION PLANS ARE TO BE REVISED TO LABEL WHETHER OR NOT THE EXISTING BARN'S ALONG MIDDLE CHESHIRE ROAD ARE TO REMAIN OR BE REMOVED.
8. THE MINIMUM SETBACKS ARE TO BE THE FOLLOWING:
 - FRONT SETBACK = 20'
 - REAR SETBACK = 10'
 - SIDE SETBACK = 6' (PATIO HOMES ONLY)
9. A NOTE IS TO BE ADDED TO THE PRELIMINARY SUBDIVISION PLANS THAT STATES THAT THE APPLICANT IS REQUIRED TO FILE SUBDIVISION AND DEED RESTRICTIONS CONCERNING ACCESSORY STRUCTURES WITH THE FINAL SUBDIVISION PLANS. COPIES OF THESE RESTRICTIONS ARE TO BE FILED WITH THE TOWN OF CANANDAIGUA TOWN HALL.
10. THE PROPOSED TRAIL LOCATIONS ARE TO BE SHOWN IN THE AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 PLANS.
11. A NOTE IS TO BE ADDED TO THE PRELIMINARY SUBDIVISION PLANS THAT STATES THAT THE PROPOSED TRAIL IS TO BE INSTALLED BY THE DEVELOPER TO THE LIMITS AS SHOWN ON THE FINAL SUBDIVISION PLANS. THE DEVELOPER WILL BE RESPONSIBLE FOR MAINTENANCE OF THE TRAIL UNTIL SUCH TIME THAT IT IS CONVEYED TO THE HOME OWNERS ASSOCIATION, AT WHICH TIME THE HOA WILL ASSUME MAINTENANCE RESPONSIBILITIES.
12. A NOTE IS TO BE ADDED TO THE PRELIMINARY SUBDIVISION PLANS THAT STATES THAT THE PROPOSED OPEN SPACE AREAS ARE TO BE MAINTAINED BY THE DEVELOPER UNTIL SUCH TIME THAT THE HOME OWNERS ASSOCIATION (HOA) IS ESTABLISHED AND THE PROPERTIES ARE TRANSFERRED. THE OPEN SPACE MAINTENANCE TO BE AS SPECIFIED IN THE HOA DOCUMENTS ON FILE WITH THE TOWN OF CANANDAIGUA.
13. A NOTE IS TO BE ADDED TO THE PRELIMINARY SUBDIVISION PLANS THAT STATES THAT ANY DEVIATION OF HOUSE PAD ELEVATIONS MORE THAN 12 INCHES SHALL BE APPROVED BY THE PLANNING BOARD.
14. THE AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 PLANS ARE TO BE DESIGNED TO MEET THE TOWN OF CANANDAIGUA RIDGELINE DEVELOPMENT GUIDELINES.
15. THE AMENDED SUBDIVISION PLANS ARE TO PROVIDE A SECTION VIEW PLAN CONTAINING A PLAN VIEW AND SECTION VIEWS FROM THE CENTERLINE OF MIDDLE CHESHIRE ROAD LOOKING TOWARDS THE DEVELOPMENT AS PROVIDED WITH THE APPROVED 2007 PRELIMINARY SUBDIVISION PLANS FOR LAKEWOOD MEADOWS SECTION 9 & 10.
16. IF ANY EXISTING STRUCTURES INCLUDING THE BARN'S AND SHED ALONG MIDDLE CHESHIRE ROAD ARE TO REMAIN OR BE RELOCATED, THEY ARE TO BE LABELED AS SUCH AND THE PROPOSED LOCATIONS IDENTIFIED ON THE AMENDED SUBDIVISION PLANS.
17. A NOTE IS TO BE ADDED TO THE AMENDED SUBDIVISION PLANS STATING THAT THE ALL OPEN SPACE AREAS, INCLUDING STORMWATER MANAGEMENT FACILITIES AND THE MAINTENANCE RESPONSIBILITIES OF THESE AREAS WILL BE TRANSFERRED TO THE EXISTING HOA.
18. MORRELL BUILDERS ARE TO SET UP A MEETING WITH THE EXISTING HOA AND PROVIDE WRITTEN NOTICE TO THE TOWN DEVELOPMENT OFFICE REGARDING THE DATE IN WHICH THIS MEETING WILL TAKE PLACE PRIOR TO THE PLANNING BOARD CHAIRMAN SIGNING THE AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 PLANS.
19. THE CONSERVATION EASEMENTS ASSOCIATED WITH SECTION 6 OF LAKEWOOD MEADOWS SUBDIVISION ARE TO BE TRANSFERRED TO THE TOWN OF CANANDAIGUA PRIOR TO THE PLANNING BOARD CHAIRMAN SIGNING THE AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 PLANS.
20. A MAXIMUM OF 81 UNITS (66 TOWNHOUSES AND 15 PATIO HOMES) ARE TO BE PROVIDED ON THE AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 PLANS.
21. THE AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 PLANS ARE REQUIRED TO PROVIDE A MINIMUM OPEN SPACE AREA OF 43.2 ACRES FOR SECTION 9 AND A MINIMUM OF 183.6 ACRES OF TOTAL OPEN SPACE FOR SECTIONS 1-9 OF LAKEWOOD MEADOWS.
22. THE PROPOSED ENTRANCE DRIVE TO SECTION 9 OF LAKEWOOD MEADOWS OFF OF MIDDLE CHESHIRE ROAD IS TO BE APPROVED BY THE TOWN HIGHWAY SUPERINTENDENT PRIOR TO SIGNATURES BEING AFFIXED TO THE AMENDED PRELIMINARY OVERALL SUBDIVISION PLAT LAKEWOOD MEADOWS SECTION 9 PLANS.



LOCATION MAP

NOT TO SCALE



39 CASCADE DRIVE
ROCHESTER, NY 14614
PHONE 585-458-7770
www.marathoneng.com

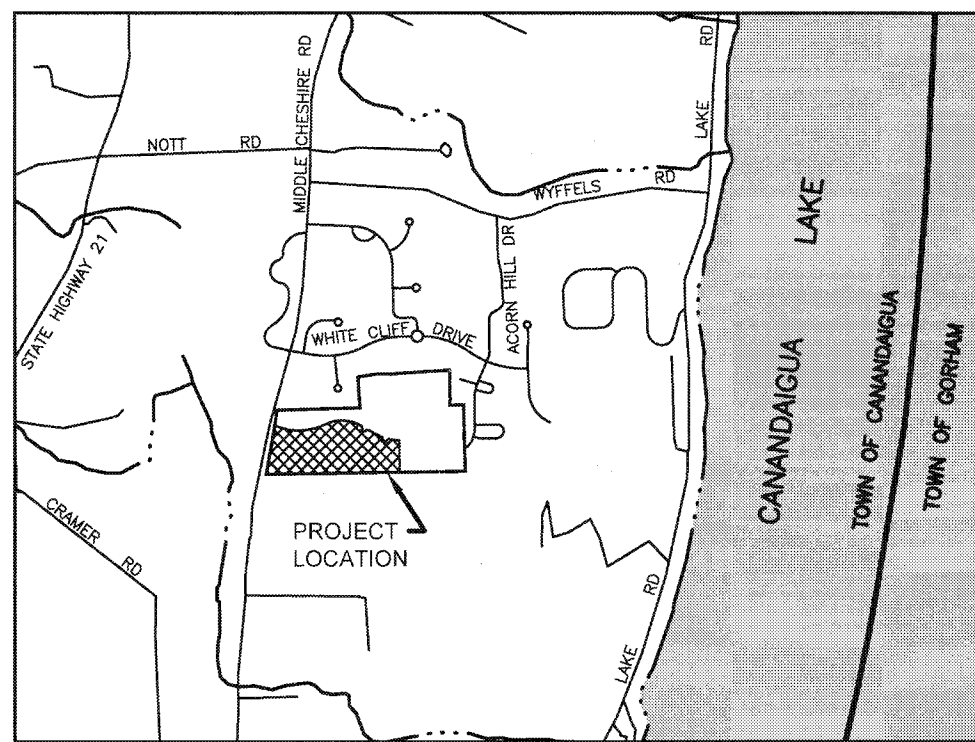
LIST OF DRAWINGS

SHEET No.	DWG. No.	DESCRIPTION
1	COVER	COVER SHEET
2	SV0.1	OVERALL PLAN
3	SV1.0	SUBDIVISION PLAT SHEET 1
4	SV1.1	SUBDIVISION PLAT SHEET 2
5	C0.1	NOTES, LEGEND & ABBREVIATIONS
6	C1.0	EXISTING CONDITIONS PLAN
7	C3.0	UTILITY PLAN
8	C4.0	GRADING PLAN
9	C4.1	EROSION CONTROL PLAN
10	C4.2	EROSION CONTROL DETAILS
11	C6.0	PROFILE
12	C7.0	SIGHT LINE SECTION VIEW
13	C8.0	LANDSCAPING PLAN
14	C8.1	DEEP HOLE SOILS DATA
15	C9.0	CONSTRUCTION DETAILS
16	C9.1	CONSTRUCTION DETAILS
17	C9.2	CONSTRUCTION DETAILS

APPLICANT:

S & J MORRELL, INC.
1501 PITTSFORD-VICTOR ROAD, STE. 100
VICTOR, NY 14564

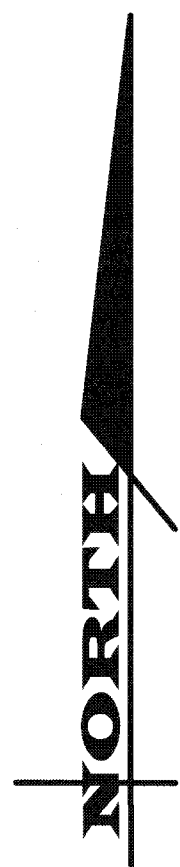
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LOCATION MAP

NOT TO SCALE

SYMBOL	DESCRIPTION
	CENTERLINE AND STATIONING
	PROPERTY LINE & FOUND IRON PIN/PIPE
	RIGHT-OF-WAY
	ADJOINER PARCEL LINE
	EASEMENT LINE
	FENCE
	CONSERVATION AREA MARKER



K & P ASSOCIATES, LTD
T.A. No. 126.00-1-500.210
3950 MIDDLE CHESHIRE RD

APPROVED BY: NEW YORK STATE DEPARTMENT OF HEALTH

APPROVED BY:

TOWN ENGINEER
DATE:

APPROVED BY:

PLANNING BOARD CHAIRPERSON
DATE:

APPROVED BY:

TOWN HIGHWAY & WATER SUPERINTENDENT
DATE:

LAKEWOOD MEADOWS
SECTION 9B
O.C.C.O. MAP No. 35223 & No. 35224

N/F
S & J MORRELL, INC.
T.A. No. 112.19-1-500.310
ST JAMES PKWY

N/F
S & J MORRELL, INC.
T.A. No. 112.19-1-500.210
ST JAMES PKWY
AREA: 28.988 AC.

ST. JAMES PARKWAY

(60' R.O.W.)

NATURAL CONSERVATION AREA TO BE
DEED RESTRICTED PRIOR TO THE
CONVEYANCE TO THE H.O.A.
AREA=18.455 AC.

NOTES:

- ALL IMPROVEMENTS SHALL BE IN ACCORDANCE WITH THE MOST RECENT STANDARDS AND SPECIFICATIONS OF THE TOWN OF CANANDAIGUA AND THE APPROPRIATE WATER/SEWER AGENCIES. THE APPLICANT WILL FILE SUBDIVISION DEED RESTRICTIONS REGARDING ACCESSORY STRUCTURES. COPIES OF THESE RESTRICTIONS ARE ON FILE IN THE CANANDAIGUA TOWN HALL.
- THE CODE ENFORCEMENT OFFICER HAS THE AUTHORITY TO APPROVE THE LOCATION OF ALL CONSERVATION EASEMENT COVENANT AREAS WITH BE FILED WITH THE DEED(S) TRANSFERRING OWNERSHIP TO THE H.O.A. COPIES OF THE EASEMENT AREAS WILL BE FILED IN THE TOWN HALL.

APPROVAL OF THIS SUBDIVISION BY NYSDOH IS GRANTED ON CONDITION:

- THAT THE PROPOSED FACILITIES FOR WATER SUPPLY AND SEWAGE COLLECTION AND/OR TREATMENT SHALL BE INSTALLED IN CONFORMITY WITH SAID PLANS
- THAT NO LOT OR REMAINING LAND SHALL BE SUBDIVIDED WITH OUT PLANS FOR SUCH RESUBDIVISION BEING SUBMITTED TO AND APPROVED BY THE NYSDOH GENEVA DISTRICT OFFICE.
- THE PLAN APPROVAL IS LIMITED TO 5 YEARS FROM THE APPROVAL DATE. TIME EXTENSIONS FOR PLAN APPROVAL MAY BE GRANTED BY THE NYSDOH GENEVA DISTRICT OFFICE BASED UPON DEVELOPMENT FACTS AND THE REALTY SUBDIVISION REGULATIONS IN EFFECT AT THAT TIME. A NEW PLAN SUBMISSION MAY BE REQUIRED TO OBTAIN A TIME EXTENSION.
- THAT THE APPROVED PLANS MUST BE FILED WITH THE ONTARIO COUNTY CLERK PRIOR TO OFFERING LOTS FOR SALE AND WITHIN 90 DAYS OF THE DATE OF PLAN APPROVAL
- THAT ALL LOCAL AND STATE AGENCY RULES AND REGULATIONS SHALL BE COMPLIED WITH.

REFERENCES:

- A PLAN ENTITLED "LANDS OF HENRY J. HOWELL EST." PREPARED BY DOUGLAS P. WALLACE, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #2150.
- A PLAN ENTITLED "LANDS OF ROBERT H. AND MARGRET L. WYFFELS," PREPARED BY DOUGLAS P. WALLACE, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #2359.
- A PLAN ENTITLED "LANDS TO BE CONVEYED BY EDWARD T. JR. & ANN P. WALDORF," PREPARED BY DOUGLAS P. WALLACE, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #4400.
- A PLAN ENTITLED "WYFFELS SUBDIVISION, SECTION 2 LOT NO. 7," PREPARED BY GOWDY AND HUNT SURVEYING ENGINEERING, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #8907.
- A PLAN ENTITLED "WYFFELS SUBDIVISION, SECTION 2 LOT NO. 8," PREPARED BY GOWDY AND HUNT SURVEYING ENGINEERING, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #8965.
- A PLAN ENTITLED "WYFFELS SUBDIVISION, SECTION 2 LOT NO. 6," PREPARED BY GOWDY AND HUNT SURVEYING ENGINEERING, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #8163.
- A PLAN ENTITLED "LAND TO BE CONVEYED TO WILLIAM J. & JOAN L. DANAHER," PREPARED BY DOUGLAS P. WALLACE, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #11107.
- A PLAN ENTITLED "PLAN OF THE LANDS TO BE CONVEYED BY BARBARA H. WYFFELS," PREPARED BY DAVID A. FREELAND, LS NO. 49172, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #12296.
- A PLAN ENTITLED "PLAN OF LAND OF DAVID & CAROL J. HAGADORN," PREPARED BY LU FREELAND-PARRINELLO, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #16422.
- A PLAN ENTITLED "PLAN OF LAND OF DAVID & CAROL J. HAGADORN," PREPARED BY LU FREELAND-PARRINELLO, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #20379.
- A PLAN ENTITLED "RESUBDIVISION OF LOTS 1, 2, 3, 4, 8 & 9 OF THE LANDINGS," PREPARED BY WARREN R. MCGRALL, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #22018.
- A PLAN ENTITLED "PROPERTY TO BE CONVEYED BY MADELINE STINARDO, 3905 MIDDLE CHESHIRE ROAD," PREPARED BY JAMES M. LEON LS NO. 49225, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #24909.
- A PLAN ENTITLED "LANDS OF EDMUND VIELE, SUBDIVISION PLAT PARCELS A & B," PREPARED BY LU ENGINEERS, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #26492-1 & #26492-2.
- A PLAN ENTITLED "WATERFORD POINT, SECTION 1, FINAL SUBMISSION PLAT," PREPARED BY BME ASSOCIATES, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #27047.
- A PLAN ENTITLED "WATERFORD POINT, SECTION 2, FINAL SUBMISSION PLAT," PREPARED BY BME ASSOCIATES, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #27409.
- A PLAN ENTITLED "WATERFORD POINT SUBDIVISION, SECTION 1, EASEMENT MAP," PREPARED BY BME ASSOCIATES, HAVING A DRAWING NUMBER 2066A-09 AND DATED MAY 16, 2002.
- A PLAN ENTITLED "FINAL PLAT, VIELE SUBDIVISION ON LANDS OF EDMUND VIELE," PREPARED BY FREELAND-PARRINELLO, LAND SURVEYORS AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #27868.
- A PLAN ENTITLED "LAKEWOOD MEADOWS SECTION 2 SUBDIVISION PLAT" AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #29188.
- A PLAN ENTITLED "LAKEWOOD MEADOWS SECTION 3 SUBDIVISION PLAT" AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #29326.
- A PLAN ENTITLED "MAP OF A SURVEY PREPARED FOR JAMES R. ERDLE, SR. & GERALD B. ERDLE & GENEVIEVE CHRISTIANSEN" PREPARED BY VENEZIA ASSOCIATES SURVEY WITH A SURVEY DATE OF OCTOBER 31, 1997.
- STEWART TITLE INSURANCE COMPANY ABSTRACT No. 8639/LAKEWOODMDS/SEC 5, LAST DATED NOVEMBER 10, 2014.
- A PLAN ENTITLED "FINAL PARCEL ANNEXATION MAP, LANDS TO BE ANNEXED TO S&J MORRELL" AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #34308.
- A PLAN ENTITLED "LAKEWOOD MEADOWS SECTION 9A SUBDIVISION PLAT" AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #34508.
- PLANS ENTITLED "LAKEWOOD MEADOWS SECTION 9B SUBDIVISION PLAT," SHEETS 1 AND 2, AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #35223 & MAP #35224.
- A PLAN ENTITLED "LAKEWOOD MEADOWS SECTION 9B LOT LINE ADJUSTMENT MAP" AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #35550.

N/F
LAD ENTERPRISES OF CANANDAIGUA LLC
T.A. No. 126.00-1-5110
4025 MIDDLE CHESHIRE ROAD

PART OF TOWN LOT 70, TOWNSHIP 9, RANGE 3 OF THE PHELPS AND GORHAM PURCHASE

SURVEY NOTES:

- THE HORIZONTAL DATUM AS SHOWN HEREON IS REFERENCED TO THE NEW YORK STATE PLANE COORDINATE SYSTEM, TRANSVERSE MERCATOR PROJECTION, CENTRAL ZONE.
- PARCEL BENEFITED BY A RIGHT-OF-WAY FOR ORDINARY PURPOSES OF INGRESS AND EGRESS ON ACORN HILL PER LIBER 871 OF DEEDS, PAGE 287.
- PARCEL SUBJECT TO COVENANTS, RESTRICTIONS AND EASEMENTS PER LIBER 641 OF DEEDS, PAGE 109.
- PARCEL SUBJECT TO AN EASEMENT TO ROCHESTER GAS AND ELECTRIC CORPORATION PER LIBER 385 OF DEEDS, PAGE 352.
- PARCEL SUBJECT TO A UTILITY EASEMENT TO THE TOWN OF CANANDAIGUA AND CANANDAIGUA LAKE COUNTY SEWER DISTRICT PER LIBER 1096 OF DEEDS, PAGE 312.
- CONSERVATION EASEMENT TO THE TOWN OF CANANDAIGUA PER REFERENCE NUMBER 15.
- PARCEL SUBJECT TO NO-BUILD AGREEMENT PER LIBER 761 OF DEEDS, PAGE 243.
- PARCEL SUBJECT TO A POLE LINE EASEMENT TO RG&E PER LIBER 392 OF DEEDS, PAGE 146.
- PARCEL SUBJECT TO A UTILITY EASEMENT TO ROCHESTER TELEPHONE CORPORATION PER LIBER 651 OF DEEDS PAGE 712.
- FARM NOTE: THE PROPERTY WHICH IS THE SUBJECT OF THIS SUBDIVISION IS LOCATED WITHIN AN AGRICULTURAL DISTRICT CONTAINING FARM OPERATION. RESIDENTS SHOULD BE AWARE THAT SUCH FARM OPERATIONS MAY GENERATE DUST, ODOR, SMOKE, NOISE, VIBRATION AND OTHER ACTIVITIES WHICH MAY NOT BE COMPATIBLE WITH RESIDENTIAL USE OF THE PROPERTY.
- NO BUILDING PERMIT MAY BE ISSUED UNTIL FINAL SITE PLAN APPROVAL HAS BEEN GRANTED AND THE FINAL PLAN SIGNED BY THE PLANNING BOARD FOR ANY PROPOSED DEVELOPMENT IN ACCORDANCE WITH LOCAL LAW 4 OF 2007.
- PROPOSED USE: SINGLE FAMILY DWELLINGS
- REQUESTED LOT STANDARDS:

TOWN HOME LOTS	
LOT SIZE:	3,500 SF ±
MINIMUM WIDTH @ SETBACK:	N/A
LOT DEPTH:	94' ±
MAXIMUM BUILDING COVERAGE:	N/A
MAXIMUM BUILDING HEIGHT:	36' (9A & 9B), 30' (9C)
SETBACKS	
FRONT	20' (FROM ROAD R.O.W.)
SIDE	6' (NON-COMMON LOT LINES ONLY)
REAR	10'
MIN BLDG. SEPARATION	40'
14. SECTION 9C AREA:	28.988± ACRES
OPEN SPACE:	25.797± ACRES
No OF LOTS:	23

CERTIFICATIONS LISTED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE G.V.L.S.A.

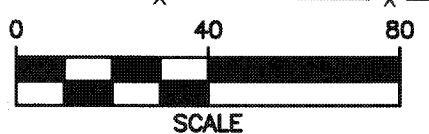
UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2, OR THE NEW YORK STATE EDUCATION LAW.

WE, GROVER & BATES ASSOCIATES DO HEREBY CERTIFY THAT THIS MAP WAS MADE FROM NOTES OF A FIELD SURVEY COMPLETED ON DECEMBER 3, 2014.

JAMES E. BATES, Jr. LICENSE No. 49464

GROVER & BATES ASSOCIATES
406 WEST SPRUCE STREET
EAST ROCHESTER, NEW YORK
360-381-0021

OWNER T.A. No. 112.19-1-500.210
S & J MORRELL, INC.
1501 PITTSFORD VICTOR ROAD,
SUITE 100
VICTOR, NY 14564



MATCH LINE (SEE SHEET SV1.1)

MARATHON ENGINEERING
ROCHESTER LOCATION
39 CASCADE DRIVE
ROCHESTER, NY 14614
585-458-7770
ITHACA LOCATION
840 HANSHAW RD, STE 12
ITHACA, NY 14850
607-241-2917
www.marathoneng.com

FINAL PLANS - SECTION 9C for LAKEWOOD MEADOWS SUBDIVISION

STATE OF NEW YORK
ONTARIO COUNTY
ST. JAMES PARKWAY

JOB NO: 0551-16
SCALE: 1" = 40'
DRAWN: RJT/CMF
DESIGNED: RJT
DATE: 06/22/18

REVISIONS

DATE	BY	REVISION
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IF A VIOLATION OF NEW YORK STATE EDUCATION LAW, ARTICLE 136, SECTION 136(4) OR ANY PROVISION THEREOF, IS FOUND TO HAVE OCCURRED, THE PROFESSIONAL ENGINEER OR LAND SURVEYOR IS REQUIRED TO REPORT THE VIOLATION TO THE STATE OF NEW YORK DEPARTMENT OF EDUCATION, DIVISION OF PROFESSIONAL ENGINEERING AND LAND SURVEYING.

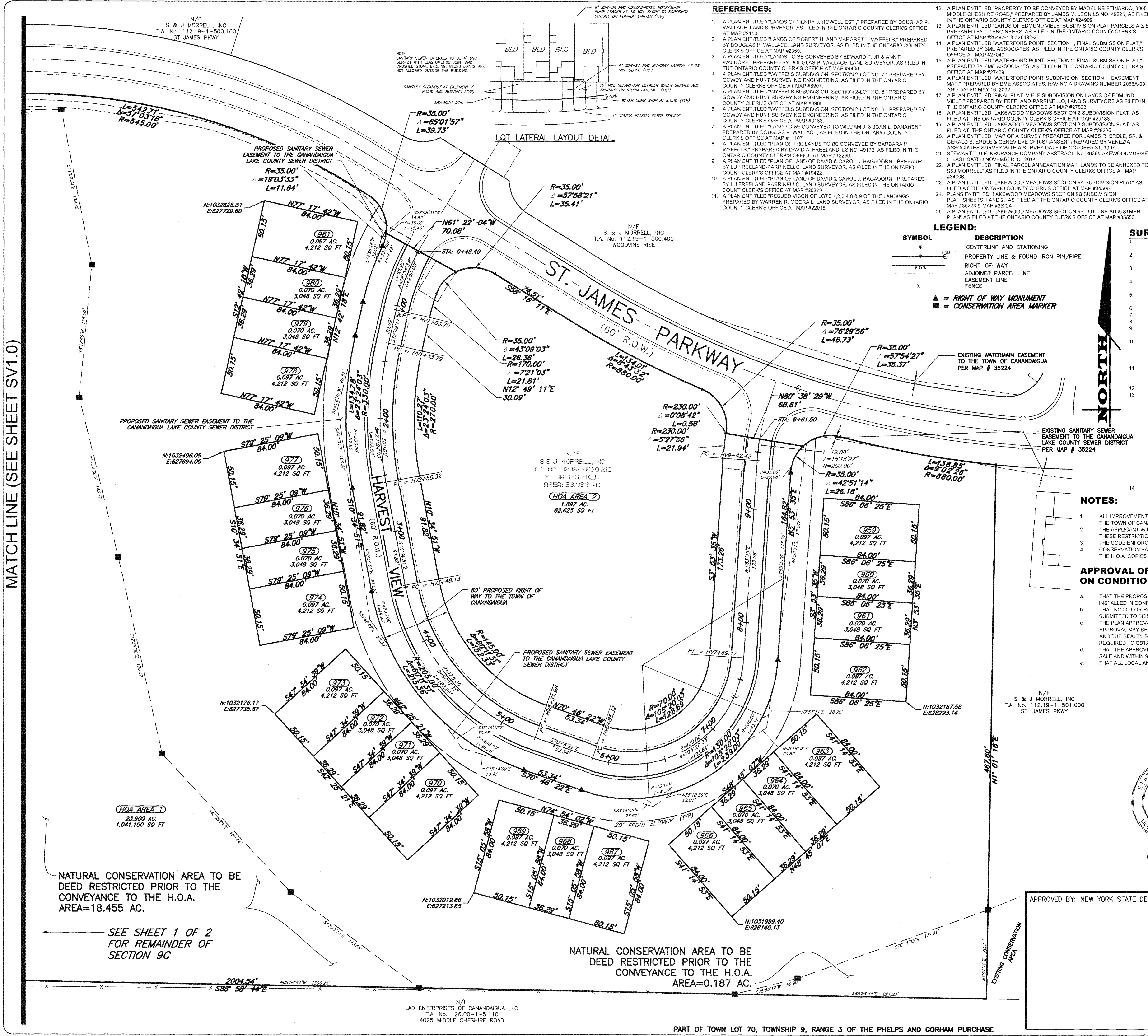
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DRAWING TITLE:
SUBDIVISION PLAT
SHEET 1

3 of 17
SHEET No: SV1.0
0551-16
JOB No: DRAWING No:

MATCH LINE (SEE SHEET SV1.0)



REFERENCES:

1. A PLAN ENTITLED "LANDS OF HENRY J. HOWELL EST." PREPARED BY DOUGLAS P. WALLACE, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #2150.
2. A PLAN ENTITLED "LANDS OF ROBERT H. AND MARGRET L. WYFFELS," PREPARED BY DOUGLAS P. WALLACE, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #2359.
3. A PLAN ENTITLED "LANDS TO BE CONVEYED BY EDWARD T. JR. AND ANN P. WALDORF," PREPARED BY DOUGLAS P. WALLACE, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #4400.
4. A PLAN ENTITLED "WYFFELS SUBDIVISION, SECTION 2-LT NO. 7," PREPARED BY GONDY AND HUNT SURVEYING ENGINEERING, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #8907.
5. A PLAN ENTITLED "WYFFELS SUBDIVISION, SECTION 2-LT NO. 8," PREPARED BY GONDY AND HUNT SURVEYING ENGINEERING, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #8865.
6. A PLAN ENTITLED "WYFFELS SUBDIVISION, SECTION 2-LT NO. 6," PREPARED BY GONDY AND HUNT SURVEYING ENGINEERING, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #9183.
7. A PLAN ENTITLED "LAND TO BE CONVEYED TO WILLIAM J. & JOAN L. DANAEH," PREPARED BY DOUGLAS P. WALLACE, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #11107.
8. A PLAN ENTITLED "PLAN OF THE LANDS TO BE CONVEYED BY BARBARA H. WYFFELS," PREPARED BY DAVID A. FREELAND, L.S. NO. 49172, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #12286.
9. A PLAN ENTITLED "PLAN OF LAND OF DAVID & CAROL J. HAGADORN," PREPARED BY LU FREELAND-PARRINELLO, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #20378.
10. A PLAN ENTITLED "PLAN OF LAND OF DAVID & CAROL J. HAGADORN," PREPARED BY LU FREELAND-PARRINELLO, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #20378.
11. A PLAN ENTITLED "RESUBDIVISION OF LOTS 1, 2, 3, 4, 8 & 9 OF THE LANDINGS," PREPARED BY WARREN R. MCGILL, LAND SURVEYOR, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #22018.
12. A PLAN ENTITLED "PROPERTY TO BE CONVEYED BY MADELINE STINARDO, 3905 MIDDLE CHESHIRE ROAD," PREPARED BY JAMES M. LEON L.S. NO. 48225, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #24809.
13. A PLAN ENTITLED "LANDS OF EDMUND VIELE, SUBDIVISION PLAT PARCELS A & B," PREPARED BY LU ENGINEERS, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #24809.
14. A PLAN ENTITLED "WATERFORD POINT, SECTION 1, FINAL SUBMISSION PLAT," PREPARED BY BME ASSOCIATES, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #27047.
15. A PLAN ENTITLED "WATERFORD POINT, SECTION 2, FINAL SUBMISSION PLAT," PREPARED BY BME ASSOCIATES, AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #27047.
16. A PLAN ENTITLED "WATERFORD POINT SUBDIVISION, SECTION 1, EASEMENT MAP," PREPARED BY BME ASSOCIATES, HAVING A DRAWING NUMBER 2056A-09 AND DATED MAY 16, 2002.
17. A PLAN ENTITLED "FINAL PLAT, VIELE SUBDIVISION ON LANDS OF EDMUND VIELE," PREPARED BY FREELAND-PARRINELLO, LAND SURVEYORS AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #27868.
18. A PLAN ENTITLED "LAKEWOOD MEADOWS SECTION 2 SUBDIVISION PLAT" AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #29188.
19. A PLAN ENTITLED "LAKEWOOD MEADOWS SECTION 3 SUBDIVISION PLAT" AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #29188.
20. A PLAN ENTITLED "MAP OF A SURVEY PREPARED FOR JAMES R. EROLE, SR. & GERALD B. EROLE & GENEVEVE CHRISTIANSEN" PREPARED BY VENEZIA ASSOCIATES SURVEY WITH A SURVEY DATE OF OCTOBER 31, 1987.
21. STEWART TITLE INSURANCE COMPANY ABSTRACT NO. 8639/LAKEWOODMEADOWS/SEC 5, LAST DATED NOVEMBER 10, 2014.
22. A PLAN ENTITLED "FINAL PARCEL ANNEXATION MAP, LANDS TO BE ANNEXED TO S&J MORRELL," AS FILED IN THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #34305.
23. A PLAN ENTITLED "LAKEWOOD MEADOWS SECTION 9A SUBDIVISION PLAT" AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #34506.
24. PLANS ENTITLED "LAKEWOOD MEADOWS SECTION 8B SUBDIVISION PLAT" SHEETS 1 AND 2, AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #35223 & MAP #35224.
25. A PLAN ENTITLED "LAKEWOOD MEADOWS SECTION 9B LOT LINE ADJUSTMENT PLAT" AS FILED AT THE ONTARIO COUNTY CLERK'S OFFICE AT MAP #35550.

LEGEND:

SYMBOL	DESCRIPTION
	CENTERLINE AND STATIONING
	PROPERTY LINE & FOUND IRON PIN/PIPE
	RIGHT-OF-WAY
	ADJOINER PARCEL LINE
	EASEMENT LINE
	FENCE
	▲ = RIGHT OF WAY MONUMENT
	■ = CONSERVATION AREA MARKER

NOTES:

1. ALL IMPROVEMENTS SHALL BE IN ACCORDANCE WITH THE MOST RECENT STANDARDS AND SPECIFICATIONS OF THE TOWN OF CANANDAIGUA AND THE APPROPRIATE WATER/SEWER AGENCIES.
2. THE APPLICANT WILL FILE SUBDIVISION DEED RESTRICTIONS REGARDING ACCESSORY STRUCTURES, COPIES OF THESE RESTRICTIONS ARE ON FILE IN THE CANANDAIGUA TOWN HALL.
3. THE CODE ENFORCEMENT OFFICER HAS THE AUTHORITY TO APPROVE THE LOCATION OF ALL CONSERVATION EASEMENT COVENANT AREAS WITH BE FILED WITH THE DEED(S) TRANSFERRING OWNERSHIP TO THE H.O.A. COPIES OF THE EASEMENT AREAS WILL BE FILED IN THE TOWN HALL.
4. APPROVAL OF THIS SUBDIVISION BY NYSDOH IS GRANTED ON CONDITION:
 - a. THAT THE PROPOSED FACILITIES FOR WATER SUPPLY AND SEWAGE COLLECTION AND/OR TREATMENT SHALL BE INSTALLED IN CONFORMITY WITH SAID PLANS.
 - b. THAT NO LOT OR REMAINING LAND SHALL BE SUBDIVIDED WITH OUT PLANS FOR SUCH RESUBDIVISION BEING SUBMITTED TO BEING SUBMITTED TO AND APPROVED BY THE NYSDOH GENEVA DISTRICT OFFICE.
 - c. THE PLAN APPROVAL IS LIMITED TO 5 YEARS FROM THE APPROVAL DATE. TIME EXTENSIONS FOR PLAN APPROVAL MAY BE GRANTED BY THE NYSDOH GENEVA DISTRICT OFFICE BASED UPON DEVELOPMENT FACTS AND THE REALTY SUBDIVISION REGULATIONS IN EFFECT AT THAT TIME. A NEW PLAN SUBMISSION MAY BE REQUIRED TO OBTAIN A TIME EXTENSION.
 - d. THAT THE APPROVED PLANS MUST BE FILED WITH THE ONTARIO COUNTY CLERK PRIOR TO OFFERING LOTS FOR SALE AND WITHIN 90 DAYS OF THE DATE OF PLAN APPROVAL.
 - e. THAT ALL LOCAL AND STATE AGENCY RULES AND REGULATIONS SHALL BE COMPLIED WITH.

APPROVAL OF THIS SUBDIVISION BY NYSDOH IS GRANTED ON CONDITION:

- a. THAT THE PROPOSED FACILITIES FOR WATER SUPPLY AND SEWAGE COLLECTION AND/OR TREATMENT SHALL BE INSTALLED IN CONFORMITY WITH SAID PLANS.
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- d. THAT THE APPROVED PLANS MUST BE FILED WITH THE ONTARIO COUNTY CLERK PRIOR TO OFFERING LOTS FOR SALE AND WITHIN 90 DAYS OF THE DATE OF PLAN APPROVAL.
- e. THAT ALL LOCAL AND STATE AGENCY RULES AND REGULATIONS SHALL BE COMPLIED WITH.

CERTIFICATIONS LISTED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE G.V.L.S.A.

UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2, OR THE NEW YORK STATE EDUCATION LAW.

WE, GROVER & BATES ASSOCIATES DO HEREBY CERTIFY THAT THIS MAP WAS MADE FROM NOTES OF A FIELD SURVEY COMPLETED ON DECEMBER 3, 2014.

JAMES E. BATES, Jr. LICENSE No. 49464

GROVER & BATES ASSOCIATES
406 WEST SPRUCE STREET
EAST ROCHESTER, NEW YORK
583-381-0021

OWNER T.A. No. 112.19-1-500.210
S & J MORRELL, INC.
1501 PITTSFORD VICTOR ROAD,
SUITE 100
VICTOR, NY 14564

APPROVED BY: NEW YORK STATE DEPARTMENT OF HEALTH

APPROVED BY:

TOWN ENGINEER

DATE:

APPROVED BY:

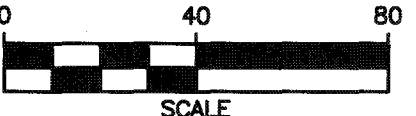
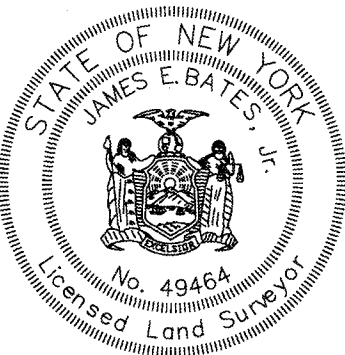
PLANNING BOARD CHAIRPERSON

DATE:

APPROVED BY:

TOWN HIGHWAY & WATER SUPERINTENDENT

DATE:



MARATHON ENGINEERING
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ITHACA, NY 14850
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FINAL PLANS - SECTION 9C for LAKEWOOD MEADOWS SUBDIVISION

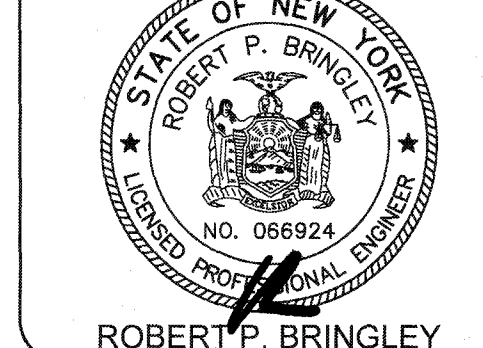
JOB NO: 0551-16
SCALE: 1" = 40'
DRAWN: RJT/CMF
DESIGNED: RJT
DATE: 06/22/18

REVISIONS

DATE BY REVISION

DATE	BY	REVISION

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ROBERT P. BRINGLEY

DRAWING TITLE:
SUBDIVISION PLAT
SHEET 2

4 of 17

SHEET No: SV1.1

0551-16

JOB No: DRAWING No:

STATE OF NEW YORK
ONTARIO COUNTY
TOWN OF CANANDAIGUA
ST. JAMES PARKWAY

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- 1. UTILITY -** THE NOTES AND INFORMATION PROVIDED ON THIS SHEET ARE APPLICABLE TO ALL "C" SERIES DRAWINGS. THE "C" SERIES DRAWINGS COVER SITE RELATED IMPROVEMENTS OUTSIDE THE BUILDING ENVELOPE. THE BUILDING ENVELOPE INCLUDES ALL AREA WITHIN 5' OUTSIDE OF THE BUILDING'S EXTERIOR WALL.
- 2. MAPPING -** THE EXISTING UNDERGROUND UTILITIES WERE PLOTTED BASED ON RECORD MAPPING SUPPLIED BY OTHERS. THE ENGINEER MAKES NO WARRANTY AS TO THE LOCATION, SIZE, TYPE, ELEVATION, AND/OR NUMBER OF EXISTING UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE HORIZONTAL AND VERTICAL LOCATION OF UTILITIES IN THE VICINITY OF THE NEW INFRASTRUCTURE.
- 3. STAKEOUT -** THE CONTRACTOR SHALL NOTIFY DIG SAFELY NEW YORK (1-800-962-7962) FOR A UTILITY STAKEOUT 48 HOURS BEFORE COMMENCING WORK. STAKEOUT OF PRIVATE UTILITIES SHALL BE COORDINATED WITH THE OWNER.
- 4. PROPERTY PROTECTION -** THE CONTRACTOR IS RESPONSIBLE FOR DAMAGE TO EXISTING PAVEMENT, CURBS, WALKS, LAWNS, TREES, ETC. CAUSED BY THEIR CONSTRUCTION OPERATIONS. ALL DAMAGE SHALL BE REPAIRED OR REPLACED BY THE CONTRACTOR TO THE OWNER'S SATISFACTION AT NO ADDITIONAL EXPENSE.
- 5. ACCESS -** THE CONTRACTOR SHALL PROVIDE SATISFACTORY VEHICULAR ACCESS TO ALL ADJOINING PROPERTIES. PRIVATE ROADWAYS, PARKING FACILITIES, AND PUBLIC STREETS DURING CONSTRUCTION.
- 6. SITE SAFETY -** PRIOR TO AND THROUGHOUT CONSTRUCTION, THE CONTRACTOR SHALL POST SIGNAGE IN CONFORMANCE WITH THE REQUIREMENTS OF THE LOCAL MUNICIPALITY AND OCCUPATIONAL HEALTH AND SAFETY ACT (OHSA). JOB SAFETY AND MAINTENANCE AND PROTECTION OF TRAFFIC IS THE RESPONSIBILITY OF THE CONTRACTOR.
- 7. EXCAVATIONS -** ALL EXCAVATIONS SHALL BE BACKFILLED/BARRICADED TO THE SATISFACTION OF THE OWNER'S REPRESENTATIVE AT THE CONCLUSION OF EACH WORKING DAY.
- 8. MAINTENANCE -** PUBLIC STREETS, PRIVATE DRIVES AND PARKING FACILITIES SHALL BE KEPT FREE OF FOREIGN MATERIALS. ALL AREAS SHALL BE SWEEP CLEAN AT THE END OF EACH WORKING DAY AND/OR AS DIRECTED BY THE OWNER'S ON-SITE REPRESENTATIVE.
- 9. CONSTRUCTION STORAGE -** STORAGE OF EQUIPMENT AND MATERIALS SHALL BE WITHIN A SPECIFIED AND SECURED AREA AS DETERMINED IN CONTRACT DOCUMENTS OR AS SPECIFIED BY THE OWNER'S ON-SITE REPRESENTATIVE.
- 10. PERMIT(S) -** PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL OBTAIN THE NECESSARY PERMITS FROM THE APPLICABLE MUNICIPALITY OR AGENCY. THE CONTRACTOR IS RESPONSIBLE FOR ALL BONDS AND INSURANCES AND THE OWNER IS RESPONSIBLE FOR PERMIT FEES UNLESS OTHERWISE STATED IN THE OWNER/ CONTRACTOR AGREEMENT.

1. STAKEOUT - THE CONSTRUCTION STAKEOUT SHALL BE PERFORMED BY A LICENSED LAND SURVEYOR USING CONTRACT PROVIDED ON THESE PLANS. ANY DISCREPANCIES SHALL BE REPORTED TO THE DESIGN ENGINEER (PRIOR TO THE INSTALLATION OF IMPROVEMENTS) FOR COORDINATION AND CLARIFICATION

2. DEMOLITION - CLEARING AND GRUBBING SHALL BE LIMITED TO THE SITE BOUNDARIES OR WITHIN THE "WORK LIMIT LINE" AS DEFINED ON THE PLAN. TREES AND OBJECTS DESIGNATED FOR REMOVAL SHALL BE COORDINATED AND FIELD VERIFIED WITH PROJECT ON-SITE REPRESENTATIVE. ALL MATERIALS SHALL BE LEGALLY DISPOSED OF OFF-SITE OR RETURNED TO OWNER AS DIRECTED BY CONTRACT DOCUMENTS. ALL ITEMS NOT SPECIFICALLY CALLED OUT TO BE REMOVED SHALL REMAIN

3. COORDINATION - THE CONTRACTOR SHALL COORDINATE INSTALLATION OF UTILITY WORK WITH OTHER SITE UTILITIES (E. GAS, ELECTRIC, LIGHTING, COMMUNICATIONS) TO AVOID POTENTIAL INSTALLATION CONFLICTS.

4. STAGING - AS DEFINED BY THE CONTRACT DOCUMENTS THE CONTRACTOR SHALL CONSTRUCT A SECURE STAGING AREA FOR STORAGE OF EQUIPMENT, MATERIALS, EMPLOYEE PARKING AND OFFICE SPACE. IF THE AREAMETHOD IS NOT SPECIFICALLY DEFINED ON THE DOCUMENTS THEN IT SHALL BE COORDINATED WITH THE OWNER'S ON-SITE REPRESENTATIVE.

5. CLOSE-OUT - THE CONTRACTOR'S WORK SCOPE INCLUDES BUT IS NOT LIMITED TO THE FOLLOWING AT PROJECT CLOSE-OUT TO THE SATISFACTION OF OWNER'S ON-SITE REPRESENTATIVE:

- REMOVAL OF ANY CONSTRUCTION DEBRIS
- CLEANING PAVEMENT AND WALKWAY SURFACES.
- RESTORATION OF ALL DISTURBED GRASS AND LANDSCAPED AREAS
- PROVIDING BONDS, GUARANTEES, CERTIFICATIONS, ETC. AS REQUIRED BY CONTRACT DOCUMENTS.
- PROVIDING A RECORD DRAWING
- COMPLETION OF FINAL PUNCH LIST ITEMS.

6. CONSTRUCTION ENTRANCE & PARKING - INITIALLY, CONSTRUCTION EQUIPMENT, TRUCKS, EMPLOYEES OF THE SUB-CONTRACTORS, ETC. WILL USE THE ENTRANCE OFF WYFFELS ROAD TO ACCESS THE SITE. THE ROAD IS TO BE KEPT CLEAN FOR THE RESIDENTS WHO LIVE THERE. PROVIDE A PARKING AREA FOR VEHICLES OTHER THAN THE PUBLIC ROAD FOR EMPLOYEES WORKING ON THE SITE.

AFTER THE ST. JAMES PARKWAY CONNECTION IS MADE TO MIDDLE CHESHIRE ROAD, CONSTRUCTION EQUIPMENT, TRUCKS, EMPLOYEES OF THE SUB-CONTRACTORS, ETC. WILL USE THIS ENTRANCE TO ACCESS THE CONSTRUCTION SITE.

ABBREVIATIONS					
ABBR.		TERM	ABBR.		TERM
AC	ACRE		LS	LUMP SUM	
A.C.B.E.	AS ORDERED BY ENGINEER		L.T.	LEFT	
ASPH.	ASPHALT		MB	MAILBOX	
AZ.	AZIMUTH		M.O.	MIDDLE ORDNATE	
B	BASELINE		MON.	MONUMENT OR MONTH	
BM	BENCHMARK		MCGS	MONROE COUNTY GEODETIC SURVEY	
C	CENTERLINE		M.H.	MANHOLE	
C.L.F.	CHAIN LINKED FENCE		NEC.	NECESSARY	
C.O.	CLEAN-OUT		N.L.C.	NOT-IN-CONTRACT	
CONC.	CONCRETE		N.T.S.	NOT TO SCALE	
CSP	CORRUGATED POLYETHYLENE PIPE		N/E	NOW OR FORMERLY	
CSS	CORRUGATED STEEL PIPE		PAV.T.	PAVEMENT	
COW	COVER		P.E.	POLYETHYLENE PIPE	
CB	CURB BOX		PPF	PERFORATED POLYETHYLENE PIPE	
CU	CUBIC YARD		PC	POINT OF CURVATURE	
C	CURVE OF CURVE		PI	POINT OF INTERSECTION	
DIA.	DIAMETER		PT	POINT OF TANGENCY	
D	DROP INLET		PVC	POINT OF VERTICAL CURVATURE	
D.I.P.	DIPPLE IRON PIPE		DM	POINT OF VERTICAL INTERSECTION	
E.A.	EACH		P.V.I.	POINT OF VERTICAL TANGENCY	
E.C.H.	ENGINEER IN CHARGE		PP	POWER POLE	
ELEV.	ELEVATION		R	PROPERTY LINE	
EP	EDGE OF PAVEMENT		R	RADIUS	
FF	FINISH FLOOR = FINISH FLOOR ELEVATION		GCP	REINFORCED CONCRETE PIPE	
F	FIELD INLET		RGCE	ROCHESHER GAS AND ELECTRIC	
FR	FRAME		R.O.W.	RIGHT-OF-WAY	
FR	FINISH PAD = GARAGE FLOOR ELEVATION		RT.	RIGHT	
G	GALLON		RTG	ROCHESTER TELEPHONE COMPANY	
GAL.	GALLON		SA	SANITARY SEWER	
GR	GRAVEL		ST.	STORM SEWER	
G.R.	GRADE RAIL		STA.	STATION	
HCL	HORIZONTAL CONTROL LINE		STY.	STORY	
HYD.	HYDRANT		SY	SQUARE YARD	
INV.	INVERT		T	TANGENT DISTANCE	
IR	IRON PIPE OR IRON PIN		TGL	THEORETICAL GRADE LINE	
L	LENGTH OR LENGTH OF CURVE		TYP.	TYPICAL	
L	LINE NEAR FEET		V	VERTICAL CURVE	
LP	LIGHT POST (PRIVATE)		W.P.D.	WATKINS PIPE	
			A	VERTICAL ANGLE	

1. STORM

1.1 REGULATIONS - STORM SEWERS AND APPURTENANCES SHALL BE CONSTRUCTED IN CONFORMANCE WITH THE LATEST REGULATIONS OF THE MUNICIPALITY.

1.2 MATERIALS - THE CONTRACTOR MAY USE THE FOLLOWING PIPE MATERIAL FOR THE MAIN SEWER AS ALLOWED BY THE MUNICIPALITY, PROVIDING THAT THE ROUGHNESS COEFFICIENT (N' FACTOR) IS 0.013 OR BETTER.

- REINFORCED CONCRETE PIPE (RCP), CLASS III
- HIGH DENSITY CORRUGATED POLYETHYLENE PIPE (PE), AASHTO M-29, TYPE S, ASTM M-3350

1.3 ROOF DRAINAGE ALL ROOF DRAINAGE AND SUMP PUMPS SHALL BE DISCONNECTED TO THE REAR OF THE LOT AS SHOWN IN THE PLANS.

1.4 TESTING - UPON COMPLETION OF SYSTEM INSTALLATION, THE MAIN SEWER SYSTEM AND LEADS TO STRUCTURES SHALL BE FLUSHED AND LAMPED TO THE SATISFACTION OF THE MUNICIPALITY.

2.1 SPECIFICATIONS - WATER MAINS AND APPURTENANCES TO BE CONSTRUCTED IN ACCORDANCE WITH THE REGULATIONS AND SPECIFICATIONS OF THE TOWN OF CANANDAIGUA WATER DEPARTMENT AND NYSDOH.

2.2 MATERIAL:

- WATER MAIN(S) SHALL BE 8" DR-14 PLASTIC.
- WATER SERVICE(S) SHALL BE 1-INCH CTS200 FROM THE WATER MAIN TO THE CURB BOX AND 1-INCH FROM THE CURB BOX TO THE METER.
- WATER METER(S) SHALL BE LOCATED ON THE INTERIOR OF EXTERIOR WALLS IMMEDIATELY UPON SERVICE ENTRANCE INTO THE BUILDING(S) ON METERED SERVICES REQUIRING A 1 1/2-INCH OR LARGER METER A BYPASS AROUND THE METER IS REQUIRED
- ALL GATE VALVES SHALL HAVE STAINLESS STEEL BODY AND BONNET BOLTS.
- ALL WATERMAIN MATERIALS AND GATE VALVES ARE TO BE MUELLER AND ALL CAST IRON FITTINGS ARE TO BE TYLER
- HYDRANTS ARE TO BE PAINTED RED.

- **PRESSURE** - THE WATER MAIN SHALL BE PRESSURE/LEAKAGE TESTED IN ACCORDANCE WITH THE MINIMUM REQUIREMENTS OF THE AWWA STANDARD C805 (LATEST REVISION) OR IN ACCORDANCE WITH MORE STRINGENT REQUIREMENTS IMPOSED BY THE CANADAGUWA WATER DEPARTMENT.
- **HEALTH SAMPLE**
 - THE WATER MAIN SHALL BE DISINFECTED EQUAL TO AWWA STANDARD SPECIFICATIONS, DESIGNATION C-651, BY USING THE CONTINUOUS FEED METHOD. AFTER FLUSHING AND DISINFECTION THE WATER MAIN, WATER SAMPLES SHALL BE COLLECTED FROM THE MAIN BY THE TOWN OF CANADAGUWA WATER DEPARTMENT AND RESULTS PROVIDED TO NYSOHD.
 - TWO CONSECUTIVE DAYS OF ACCEPTABLE BACTERIOLOGICAL SAMPLE RESULTS ARE REQUIRED. FIRE HYDRANTS ARE NOT ACCEPTABLE FOR APPROPRIATE APPRAISAL AND NOTIFICATION BY THE HEALTH DEPARTMENT MUST BE RECEIVED BEFORE THE MAIN IS PLACED IN SERVICE.

- WATER MAINS AND ALL WATER SERVICE LINES SHALL HAVE A MINIMUM OF FIVE FEET OF COVER FROM FINISHED GRADE IN LAWN AREAS AND A MINIMUM OF SIX FEET OF COVER FROM FINISHED GRADE IN PAVED AREAS.
- TRACER WIRE IS TO BE PLACED WITH THE WATERMAIN AND LOOPED AT THE FIRE HYDRANTS.
- MINIMUM VERTICAL SEPARATION BETWEEN WATER MAINS AND SEWER PIPELINES SHALL BE 18 INCHES MEASURED FROM THE OUTSIDE OF THE PIPES AT THE POINT OF CROSSING. ONE FULL STANDARD LAYING LENGTH OF WATER MAIN SHALL BE CENTERED UNDER OR OVER THE SEWER SO THAT BOTH JOINTS WILL BE AS FAR FROM THE SEWER AS POSSIBLE. IN ADDITION, WHEN THE WATER MAIN PASSES UNDER A SEWER, ADEQUATE STRUCTURAL SUPPORT (COMPACTED SELECTED FILL) SHALL BE PROVIDED FOR THE SEWER TO PREVENT EXCESSIVE DEFLECTIONS OF JOINTS AND SETTLING OF THE SEWER ON THE WATER MAIN. MINIMUM HORIZONTAL SEPARATION BETWEEN PARALLEL WATER MAINS AND SEWER PIPES (INCLUDING MANHOLES AND VAULTS) SHALL BE 10 FEET MEASURED FROM THE OUTSIDE OF THE PIPES, MANHOLES, OR VAULTS.
- FIRE HYDRANT WEEP HOLES (DRAINS) SHALL BE PLUGGED WHEN GROUND WATER IS ENCOUNTERED WITHIN SEVEN FEET OF THE FINISHED GRADE.
- ALL MECHANICAL JOINT FITTINGS (TEES, BENDS, PLUGS, ETC.) SHALL BE BACKED WITH 2500 PSI CONCRETE THRUST BLOCKS.
- THERE ARE NO KNOWN SOIL CHARACTERISTICS REQUIRING SPECIAL INSTALLATION MEASURES (WRAPPING PIPE, ETC.) IF CONTRACTOR ENCOUNTERS SOILS DURING INSTALLATION THAT MAY REQUIRE SPECIAL INSTALLATION MEASURES NOT INCLUDED IN THIS DOCUMENT, THE CONTRACTOR SHALL CONTACT THE ENGINEER FOR OBSERVATION AND INSTALLATION DIRECTION.
- THE TOWN OF CANANDAIGUA WATER SUPERINTENDANT IS TO BE CONTACTED TO INSPECT WATERMAIN MATERIALS PRIOR TO INSTALLATION.

2.6 DISINFECTION -

- THE WATER MAIN SHALL BE DISINFECTED EQUAL TO AWWA STANDARD FOR DISINFECTING WATER MAINS DESIGNATION C651 (LATEST REVISION). FOLLOWING DISINFECTION, THE WATER MAIN SHALL BE FLUSHED UNTIL THE CHLORINE CONCENTRATION IN THE WATER LEAVING THE MAIN IS NO HIGHER THAN THAT GENERALLY PREVAILING IN THE SYSTEM.
- ALL WATER MAIN FITTINGS NOT RECEIVING 24-HOUR CHLORINE DISINFECTION CONTACT TIME MUST BE SWAB DISINFECTED 30 MINUTES PRIOR TO INSTALLATION.

2.7 SAMPLING - THE SAMPLING POINT(S) MUST BE DECONTAMINATED BY FLAMING

- FIRE HYDRANTS ARE NOT ACCEPTABLE SAMPLING POINTS

SAMPLING SHALL NOT BE PERFORMED PRIOR TO RECEIPT FROM A NEW YORK STATE LICENSED OR REGISTERED DESIGN PROFESSIONAL, ENGINEER, ARCHITECT OR LAND SURVEYOR WITH A SPECIAL EXEMPTION UNDER SECTION 7208(b) OF THE EDUCATION LAW; CERTIFYING THAT THE WATER SUPPLY IMPROVEMENTS, TESTING AND DISINFECTION PROCEDURES WERE COMPLETED IN ACCORDANCE WITH THE APPROVED PLANS, REPORTS, SPECIFICATIONS AND ANY APPROVED AMENDMENTS. SAMPLES SHALL BE COLLECTED FOR FREE CHLORINE RESIDUAL, TOTAL COLIFORM, ESCHERICHIA COLI (E. COLI) AND TURBIDITY.

- THE WATER MAIN SHALL NOT BE PLACED INTO SERVICE UNTIL SO AUTHORIZED BY THE NEW YORK STATE DEPT. OF HEALTH
- TOWN OF CANANDAIGUA WATER DEPARTMENT WILL COLLECT SAMPLES

1. PREPARATION - PRIOR TO START OF EARTHWORK OPERATIONS THE CONTRACTOR SHALL COMPLETE THE FOLLOWING APPLICABLE ITEMS AS DEFINED BY CONTRACT DOCUMENTS.

- **SITE DEMOLITION** - REMOVAL AND DISPOSAL OFF-SITE IN A LEGAL MANNER, STRUCTURES, UTILITIES, PAVEMENTS, ETC.
- **CLEARING AND GRUBBING** - REMOVAL AND DISPOSAL OFF-SITE IN A LEGAL MANNER, TREES, BRUSH, STUMPS, ETC.
- **TOSPOIL STRIPPING** - STRIP AND STOCKPILE TOSPOIL FOR REUSE. EXCESS TOSPOIL MAY BE REMOVED FROM SITE WITH APPROVAL BY OWNER AND MUNICIPALITY.

2. RESPONSIBILITY - THE CONTRACTOR IS RESPONSIBLE FOR:

- **ESTIMATE** - COMPLETION OF A QUANTITY TAKEOFF TO DETERMINE THE VOLUME OF CUT, FILL, AND TOSPOIL. COMPARE AND COORDINATE WITH INFORMATION PROVIDED BY THE DESIGN ENGINEER.
- **GRADE TOLERANCES** - ESTABLISHING DESIGN SUBGRADE ELEVATIONS TO WITHIN ONE TENTH OF ONE FOOT (0.10') ON PAVEMENT AREAS (INCLUDING WALKS) AND TO WITHIN THIRTY-THREE HUNDRETHS OF ONE FOOT (0.33') FOR ALL REMAINING AREAS.
- **COMPACTION** - ACHIEVING THE SPECIFIED MINIMUM COMPACTION VALUES FOR EMBANKMENT/FILL AREAS. THE TERMS "FILL" AND "EMBANKMENT" ARE INTERCHANGEABLE.
- **CUTS** - ONCE EXCAVATIONS ARE SHAPED TO THE DESIGN GRADIES THE AREAS SHALL BE PROTECTED TO ASSURE THAT THE INTEGRITY OF MATERIAL IS NOT COMPROMISED BY CONSTRUCTION VEHICLES AND/OR IMPROPER DRAINAGE. AREAS DETERMINED BY CONTRACTOR TO BE NOT SUITABLE FOR SUBGRADE PLACEMENT SHALL BE IMMEDIATELY REPORTED TO THE ENGINEER/PUBLISHED TO OWNER'S REPRESENTATIVE. STABILIZATION MEASURES FOR CUT AREAS MAY BE CONSIDERED BY OWNER'S REPRESENTATIVE AS A CHANGE TO THE BASE CONTRACT.

THE TOWN OF CANANDAIGUA HAS THE FOLLOWING ADDITIONAL REQUIREMENTS:

- METHODS AND EQUIPMENT PROPOSED FOR COMPACTION SHALL BE SUBJECT TO THE APPROVAL OF THE TOWN. COMPACTION BY ROLLING OR OPERATING HEAVY EQUIPMENT OVER FILL AREAS SHALL BE CONDUCTED IN A MANNER BY WHICH DAMAGE TO EXISTING UTILITIES AND STRUCTURES SHALL BE AVOIDED. ANY PIPE OR STRUCTURE DAMAGED THEREBY SHALL BE REPLACED OR REPAIRED AS DIRECTED BY THE TOWN AT THE EXPENSE OF THE DEVELOPER.
- FIELD DENSITY TESTS MAY BE ORDERED BY THE TOWN AS NECESSARY AND WILL BE PAID FOR BY THE DEVELOPER.
- THE DEVELOPER SHALL FURNISH ALL NECESSARY SAMPLES FOR LABORATORY TESTS AND SHALL PROVIDE ASSISTANCE AND COOPERATION DURING FIELD TESTS. THE DEVELOPER SHALL PLAN HIS OPERATIONS TO ALLOW ADEQUATE TIME FOR LABORATORY TESTS AND TO PERMIT TAKING OF FIELD DENSITY TESTS DURING COMPACTION.
- ANY AREAS FOUND TO BE BELOW REQUIRED COMPACTION DENSITIES SHALL BE REMOVED AND REPLACED WITH NEW MATERIAL, AT THE DEVELOPER'S EXPENSE. THE METHODS OF OPERATION AND/OR THE BACKFILL MATERIALS SHALL BE CHANGED TO MEET REQUIRED COMPACTIONS.
- INADEQUATE COMPACTION SHALL BE CAUSE FOR THE TOWN TO ISSUE A STOP WORK ORDER ON A PROJECT.

5. PROOF ROLLING - THE TOWN OF CANANDAIGUA HIGHWAY DEPARTMENT SHALL BE NOTIFIED PRIOR TO A PROOF ROLL (I.E. LOADED TEN WHEELER) OF SUBGRADE AREAS BEING PERFORMED PRIOR TO PLACEMENT OF SUBBASE MATERIALS. AREAS THAT "FAIL" SHALL BE REMOVED AND REPLACED TO ACHIEVE A PASSING SUBGRADE.

7. DEWATERING - THE CONTRACTOR IS RESPONSIBLE FOR ALL DEWATERING PRACTICES INCLUDING DRYING OF MATERIAL TO ACCOMPLISH COMPACTION IN FILL AREAS AND DEMONSTRATING SUITABILITY OF SUBGRADE

- CONTRACTOR IS RESPONSIBLE FOR DEWATERING THE EXISTING POND PRIOR TO EXCAVATION/GRADING TO PROPOSED GRADES SHOWN ON THE PLANS. DEWATERING OUTFLOW SHALL BE PUMPED TO A STONE FILTER EXITING TO THE EXISTING OUTFALL SWALE

EROSION CONTROL

1. CERTIFICATION - THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP), WHICH INCLUDES THE "GRADING PLAN," "EROSION CONTROL PLAN," "EROSION CONTROL NOTES," ALONG WITH THE "DRAINAGE REPORT," DEFINES AND MEETS THE REQUIREMENTS OF THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION (NYSDEC) LATEST STORM WATER REGULATIONS.

3. INSPECTION - EROSION CONTROL (EC) MEASURES INSTALLED AND MAINTAINED BY THE SITE WORK CONTRACTOR ARE SUBJECT TO THE REVIEW AND APPROVAL OF THE MUNICIPALITY, DESIGN ENGINEER, NYSDCE, AND OWNER'S REPRESENTATIVE. IMMEDIATE ACTION BY THE CONTRACTOR SHALL BE TAKEN IF ADDITIONAL OR CORRECTIVE MEASURES ARE REQUIRED BY ANY ONE OF THESE CITED REVIEWERS. EROSION CONTROL MEASURES NOT SPECIFICALLY SHOWN ON CONTRACT DRAWINGS (I.E., STRAW BALES, COLLARS, FABRICS, ETC.) SHALL BE INSTALLED AS WARRANTED BY FIELD CONDITIONS, AND AS DIRECTED BY THE AFOREMENTIONED REVIEWERS.

5. PRE-CONSTRUCTION - THE APPROPRIATE EROSION CONTROL MEASURES AS DEFINED BY THE CONSTRUCTION DOCUMENTS SHALL BE INSTALLED PRIOR TO THE START OF ANY CONSTRUCTION ACTIVITIES.

7. SLOPES - UPON COMPLETION OF GRADING, SLOPES WITH A GRADIENT OF ONE FOOT VERTICAL TO THREE FEET HORIZONTAL (1 ON 3) OR GREATER SHALL BE: TOPSOILED, SEED, FERTILIZED, MULCHED AND STABILIZED WITH AN EROSION CONTROL BLANKET. RILLS SHALL BE IMMEDIATELY ADDRESSED AND STABILIZED AS NEEDED WITH JUTE MESH

9. OPERATION & MAINTENANCE - THROUGHOUT THE PERIOD OF CONSTRUCTION AND PRIOR TO ESTABLISHING FINAL GROUND COVER THE SITE CONTRACTOR IS RESPONSIBLE FOR THE OPERATION AND MAINTENANCE OF THE TEMPORARY EROSION CONTROL MEASURES. FOR EXAMPLE, THE SILTATION FACILITIES SHALL BE RE-EXCAVATED WHEN THE VOLUME (3600 CUBIC FEET/DISTURBED ACRE) IS REDUCED BY ONE-HALF OR MORE OF ITS SPECIFIED CAPACITY AND/OR THE MATERIAL IS WITHIN ONE FOOT OF THE DISCHARGE POINT.

11. TOWN OF CANANDAIGUA REQUIREMENTS -

OBSERVATION OF THE SITE BY A LICENSED PROFESSIONAL OR A CERTIFIED PERSONS IN EROSION AND SEDIMENT CONTROL (CPESC) UNTIL SUCH TIME THAT THE MASS GRADING OF THAT SECTION OR PHASE IS COMPLETED AND ALL STORMWATER MANAGEMENT COMPONENTS OF THE SWPPP ARE INSTALLED AND FUNCTIONING.

- DEVELOPMENT WITHIN THE CANANDAIGUA LAKE WATERSHED THAT WILL DISTURB MORE THAN 5-ACRES AT ONE TIME SHALL BE REQUIRED TO COORDINATE THE REGULAR STORMWATER OBSERVATIONS (REQUIRED BY SPDES GENERAL PERMIT) WITH THE WATERSHED INSPECTOR AND THE WATERSHED PROGRAM MANAGER

1. SEWER PERMITS AND PERMITS FOR WORK WITHIN ONTARIO COUNTY HIGHWAY RIGHTS OF WAY MUST BE PURCHASED IN ADVANCE AT THE ONTARIO COUNTY PUBLIC WORKS OFFICE LOCATED AT 2962 COUNTY ROAD 48 IN THE TOWN OF HOPEWELL. CALL 386-598-4000 FOR INFORMATION.
2. THE SANITARY SEWER SHALL BE DESIGNED TO PROVIDE SERVICE IN ACCORDANCE WITH THE MOST RECENT STANDARDS AND SPECIFICATIONS OF THE CANADAGUAWA LAKE COUNTY SEWER DISTRICT, N.Y.S. DEPARTMENT OF ENVIRONMENTAL CONSERVATION, N.Y.S. DEPARTMENT OF HEALTH, THE LATEST EDITION OF RECOMMENDED STANDARDS FOR WASTEWATER FACILITIES AND ANY OTHER AGENCIES HAVING JURISDICTION.
3. THE SANITARY SEWER MAIN GRAVITY PIPE SHALL BE 8" DIA. OR LARGER P.V.C. CLASS SDR-35 OR SDR-21 WITH 4" MINIMUM WALL THICKNESS. THE PIPE SHALL BE 4" DIA. MINIMUM. JOINTS, ACTUAL FIELD JOINTS, JOINT CONDITIONS MAY REQUIRE ADDITIONAL PIPE OR BACKFILL REINFORCEMENT. THE SANITARY SEWER MAIN WILL BE DESIGNED BY THE DEVELOPER'S ENGINEER. FIELD CHANGES MUST BE APPROVED BY THE SEWER DISTRICT.
4. THE SANITARY SEWER IS DESIGNED TO PROVIDE GRAVITY SERVICE TO ALL ADJACENT BUILDING BASEMENTS. EXCEPTIONS HAVE BEEN APPROVED BY THE SEWER DISTRICT AND ARE CLEARLY NOTED ON THE UTILITY PLAN. BASEMENT FLOOR FINISHES MUST BE SHOWN ON THE SANITARY SEWER PROFILE FOR EACH LOT THAT WILL NOT BE SERVED BY GRAVITY LATERALS.
5. THE CONTRACTOR SHALL LOCATE, MARK AND PRESERVE ANY RIGHT OF WAY MONUMENTS OR SURVEY CONTROL IN THE AREA OF CONSTRUCTION.
6. UTILITY LOCATIONS SHOWN ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL DETERMINE EXACT LOCATION OF UTILITIES, EXCAVATE TO EXPOSE UTILITIES AND RECORD NECESSARY. THE AREA OF CONSTRUCTION BEFORE COMMENCING CONSTRUCTION, CONTACT U.P.O. AT 1-800-982-7862 AT LEAST 72 HOURS PRIOR TO CONSTRUCTION.
7. THE SANITARY SEWER SHALL BE LOCATED AT A MINIMUM HORIZONTAL DISTANCE OF 10' FROM ANY EXISTING OR PROPOSED WATER MAIN (AS MEASURED FROM THE OUTSIDE OF THE SEWER TO THE OUTSIDE OF THE WATER MAIN). BASEMENTS WITH FINISH FLOOR ELEVATIONS 10' OR MORE BELOW FINISH GRADE, THE VERTICAL SEPARATION SHALL BE 18" (MEASURED OUT-TO-OUT). THE CROSSING SHALL BE ARRANGED SO THAT THE SEWER JOINTS WILL BE EQUIDISTANT AND AS FAR AS POSSIBLE FROM THE WATER MAIN JOINTS.
8. A LETTER OF CREDIT, OR ENGINEER APPROVED EQUIVALENT, FOR AN AMOUNT EQUAL TO THE ESTIMATED COST OF CONSTRUCTION, INSPECTION, RECORD DRAWINGS, DEDICATION DOCUMENTS AND RELATED EXPENSES FOR THE SANITARY SEWER SYSTEM SHALL BE SUBMITTED TO THE SEWER DISTRICT. THE LETTER OF CREDIT OR THE COMMISSIONER OF PUBLIC WORKS BEFORE A PERMIT IS ISSUED OR SEWER CONSTRUCTION MAY COMMENCE.
9. THE CONTRACTOR SHALL PROVIDE THE DISTRICT WITH SHOP DRAWINGS AND MATERIAL SPECIFICATIONS THAT HAVE BEEN PRE-APPROVED BY THE DESIGN ENGINEER BEFORE A PERMIT WILL BE ISSUED.
10. THE DEVELOPER IS RESPONSIBLE FOR THE PREPARATION OF ALL REQUIRED EASEMENT MAPS AND DESCRIPTIONS. THE SUBMISSION OF THE PROJECT TO THE SEWER DISTRICT FOR REVIEW AND RECORDATION OF THE EASEMENT DOCUMENTS BEING SIGNED BY THE COMMISSIONER AND RECORDED IN THE COUNTY CLERK'S OFFICE.
11. THE CONTRACTOR IS RESPONSIBLE FOR COMPLIANCE WITH OSHA REQUIREMENTS IN ALL ASPECTS OF CONSTRUCTION, PAYING PARTICULAR ATTENTION TO REQUIREMENTS FOR OPEN TRENCH AND CONFINED SPACE. ENTRY INTO ANY DISTRICT STRUCTURE MUST COMPLY WITH ALL DISTRICT AND OSHA APPROVED PROCEDURES FOR CONFINED SPACE ENTRY.
12. WHEN SANITARY SEWER CONSTRUCTION ACTIVITIES BEGIN, THE CONTRACTOR SHALL PLUG THE MAIN AT THE CONNECTING MANHOLE. PLUGS SHALL NOT BE REMOVED UNTIL THE COMPLETED SEWER LINE IS TESTED AND APPROVED FOR USE.
13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING SANITARY FLOWS AT ALL TIMES BY METHODS ACCEPTABLE TO THE DEVELOPER'S ENGINEER AND THE SEWER DISTRICT.
14. THE SEWER LINE SHALL BE LAID USING A PIPE LAYER. GRADE SHALL BE CHECKED EVERY 100 FEET USING A SURVEYOR'S LEVEL TO INSURE THE CORRECT GRADE IS BEING MAINTAINED.
15. FLOOR DRAINS IN THE BASEMENT OR GARAGE ARE TO BE CONNECTED TO THE SANITARY SEWER. FLOOR DRAINS DO NOT INCLUDE FOUNDATION OR FOOTER DRAINS INSTALLED TO INTERCEPT UNCONTAMINATED GROUND WATER. ALL DISCHARGES TO THE SEWER LINE SHALL BE THROUGH THE EXISTING OR NEWLY INSTALLED VERTICAL SEWER LINE. SEWER USE LAWF. FOUNDATION AND FOOTER DRAINS SHALL BE CONSTRUCTED IN A MANNER THAT WILL PROHIBIT GROUND WATER FROM DRAINING INTO THE SANITARY SEWER PIPE CRAWL.
16. OPENINGS IN EXISTING MANHOLES SHALL BE MADE WITH A CORE SAW. A RUBBER, WATER-TIGHT PIPE-TO-MANHOLE BOOT/ ADAPTER OR OTHER DISTRICT APPROVED CONNECTOR CONFORMING TO ASTM C-923, SHALL BE USED TO MAKE THE EXISTING MANHOLE OPENING TIGHT TO THE EXISTING MANHOLE.
17. THE CONTRACTOR SHALL PERFORM ALL EXISTING MANHOLE MODIFICATION OPERATIONS IN SUCH A MANNER TO ENSURE NO DEBRIS OR CONSTRUCTION MATERIALS ENTER THE SANITARY SEWER SYSTEM.
18. THE CONTRACTOR SHALL EXERCISE CAUTION WHEN PERFORMING EXISTING MANHOLE MODIFICATION OPERATIONS. ANY DAMAGE TO THE EXISTING LBS, BARREL OR ANY OTHER PART OF THE STRUCTURE SHALL BE REPLACED AND THE DAMAGE TO THE CANADAGUAWA LAKE COUNTY SEWER DISTRICT REPRESENTATIVE AT CONTRACTOR'S EXPENSE.
19. EXISTING MANHOLES THAT ARE MODIFIED IN ANY MANNER SHALL BE SUBJECT TO VACUUM TESTING PER DISTRICT REQUIREMENTS.
20. CONNECTIONS REQUIRING OPENINGS IN ASBESTOS CEMENT PIPE WILL BE DESIGNED, INSPECTED AND CERTIFIED BY THE DESIGN ENGINEER OR REPRESENTATIVE THEREOF.
21. ALL NEW ENTERING OPENINGS OR USE IN PREPARING RECORD DRAWINGS SHALL HAVE A FLEXIBLE WATER-TIGHT JOINT NO LESS THAN 1 FOOT AND NO GREATER THAN 3 FEET FROM THE OUTSIDE WALL OF THE MANHOLE.
22. MANHOLES DEEPER THAN 14' FEET, LESS THAN 5 FEET IN DEPTH, OR HAVING THREE OR MORE PIPE CONNECTIONS SHALL HAVE A MINIMUM INSIDE DIAMETER OF 5 FEET.
23. ANY EXCAVATION NOT BACKFILLED BY THE END OF THE WORKDAY SHALL BE FENCED, BARRICADED AND LIGHTED FOR SAFETY AND ACCESS TO THE EXCAVATION.
24. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF EXISTING SANITARY MAINS, STRUCTURES AND APPURTENANCES, IF ANY, NEEDED TO COMPLETE THE WORK.
25. EXISTING LATERALS TO BE DISCONNECTED MUST BE PERMANENTLY PLUGGED OR CAPPED AT THE EASEMENT OR RIGHT OF WAY LINE UNDER THE DIRECTION OF THE CANADAGUAWA LAKE COUNTY SEWER DISTRICT SUPERVISOR. THE CONTRACTOR IS REQUIRED TO OBTAIN A PERMIT PRIOR TO PERFORMING THE WORK. THE LOCATION OF THE PLUG AND PLUG SHAPE AND PLUGGING METHODS SHALL BE SHOWN ON THE UTILITY PLAN.
26. LATERAL, CLEAN OUTS WILL BE PROVIDED AT THE RIGHT OF WAY LINE OR SANITARY SEWER EASEMENT LINE, WHICHEVER IS FURTHERST FROM THE SEWER MAIN, AND EVERY 90 LINEAR FEET THEREAFTER.
27. THE CONTRACTOR SHALL TAKE AND RECORD FIELD MEASUREMENTS TO ALL WYES, CLEAN OUTS AND LATERAL PLUGS AS WELL AS LENGTHS OF RISERS AND DEPTHS AT LATERAL PLUGS. THE INFORMATION WILL BE GIVEN TO THE DISTRICT SUPERVISOR AND USED IN PREPARING RECORD DRAWINGS.
28. FOLLOWING PROJECT COMPLETION AND 30 DAYS AFTER THE BACKFILL HAS BEEN IN PLACE THE FOLLOWING TESTS SHALL BE PERFORMED ON GRAVITY SANITARY SEWER MAIN:
 - a. INFILTRATION/EX-FILTRATION TESTS ON SEWER MAIN AND MANHOLES. AIR PRESSURE TESTING FOR SEWER MAINS AND VACUUM TESTING FOR MANHOLES IS RECOMMENDED. TESTS ON MANHOLES MAY BE PERFORMED ONLY AFTER MANHOLE BENCHES AND WVERTS ARE COMPLETE.
 - b. A DEFLECTION TEST USING A RIGID BALL OR MANDREL HAVING A DIAMETER OF 5% OF THE INSIDE DIAMETER OF THE PIPE. MECHANICAL PULLING DEVICES WILL NOT BE USED.
 - c. THE SEWER LINE WILL BE TELEVIEWED AND LAMPED AFTER ALL OTHER TESTS ARE COMPLETE. A GOOD QUALITY COPY OF THE DVD OR VIDEO-TAPE AND RELATED RECORDS WILL BE SUBMITTED FOR EVALUATION TO CANADAGUAWA LAKE COUNTY SEWER DISTRICT. PRIOR TO TELEVIEWING THE SEWER LINE SHALL BE RE-TESTED AND RE-TEST RESULTS AND NOTES SHALL BE SHOWN ON THE UTILITY PLAN. THE PLUG AT THE CONNECTING MANHOLE PRIOR TO FLUSHING OPERATION, PROVIDED/DOWNSTREAM SCREENS OR OTHER DEVICES TO PREVENT DEBRIS FROM ENTERING THE COUNTY'S SEWER SYSTEM. SECTIONS OF PIPE REPAIRED OR RE-FLUSHED WILL BE RE-TESTED UNTIL ACCEPTABLE.
29. UPON PROJECT COMPLETION AND RE-TEST APPROVED, THE DEVELOPER'S ENGINEER WILL SUBMIT RECORD DRAWINGS ON MYLAR AND IN ELECTRONIC FORMAT, TIED TO NAD83 HORIZONTAL AND NAVD 83 VERTICAL DATUM. THE DRAWINGS WILL SHOW ACTUAL FIELD MEASURED LOCATIONS, LENGTHS, ELEVATIONS AND TYPES OF PIPE AND APPURTENANCES, INCLUDING WYES AND LATERALS, AS WELL AS PROFILES, EASEMENTS AND ANY OTHER RELATED INFORMATION REQUESTED BY THE DISTRICT. MYLAR DRAWINGS WILL BE STAMPED/SIGNED AND SIGNED BY A PROFESSIONAL ENGINEER OR SURVEYOR. THE DISTRICT SUPERVISOR WILL REVIEW THE DRAWINGS, AND ON STANDARD SIZED DRAWINGS NO SMALLER THAN 11" X 17" AND NO LARGER THAN 24" X 36". PROJECT MONUMENTATION AND PERMANENT BENCHMARKS SHALL BE SHOWN WITH COORDINATE AND/or ELEVATION INFORMATION.
30. THE DEVELOPER IS RESPONSIBLE FOR PROVIDING EASEMENT MAPS AND DESCRIPTIONS AND SEWER DEDICATION DOCUMENTS. MAPS WILL BE RECORDED WITH DEDICATION DOCUMENTS IN THE ONTARIO COUNTY CLERK'S OFFICE, AND THEREFORE NEED TO BE SUBMITTED ON LEGAL SIZE (8 1/2" X 14") PAPER.
31. PRIOR TO RELEASING THE RETAINAGE FROM THE ORIGINAL LETTER OF CREDIT, A MAINTENANCE BOND FOR A MINIMUM OF 10% OF THE TOTAL SANITARY SEWER-RELATED COST OF THE PROJECT IN FAVOR OF THE CANADAGUAWA LAKE COUNTY SEWER DISTRICT WILL BE REQUIRED. THE DEVELOPER'S ENGINEER WILL ADVISE THE BOND WILL EXPIRE NO SOONER THAN ONE YEAR FROM THE DATE OF DEDICATION OF THE SEWER, OR THE RELEASE DATE OF THE RETAINAGE FROM THE LETTER OF CREDIT, WHICHEVER OCCURS LAST.

JOB NO: 0551-16
SCALE: N/A
DRAWN: RJT
DESIGNED: RPB
DATE: 06/22/18

DATE	BY	REVISION

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DRAWING TITLE:
NOTES, LEGEND &
ABBREVIATIONS

5 of 17 SHEET No:		C0.1
0551-16 JOB No:		
		DRAWING No:

NOTE: SEE DRAWING NO. C1.0 FOR LEGEND.

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LEGEND:	
EXISTING	PROPOSED



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FINAL PLANS - SECTION 9C
for
LAKEWOOD MEADOWS SUBDIVISION
ST. JAMES PARKWAY
ONTARIO COUNTY
TOWN OF CANANDAIGUA
STATE OF NEW YORK

JOB NO: 0551-16
SCALE: 1" = 120'
DRAWN: RJT
DESIGNED: RJT
DATE: 12/18/14

REVISIONS
DATE BY REVISION

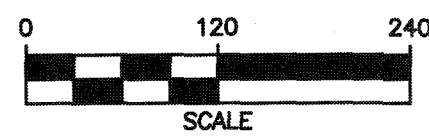
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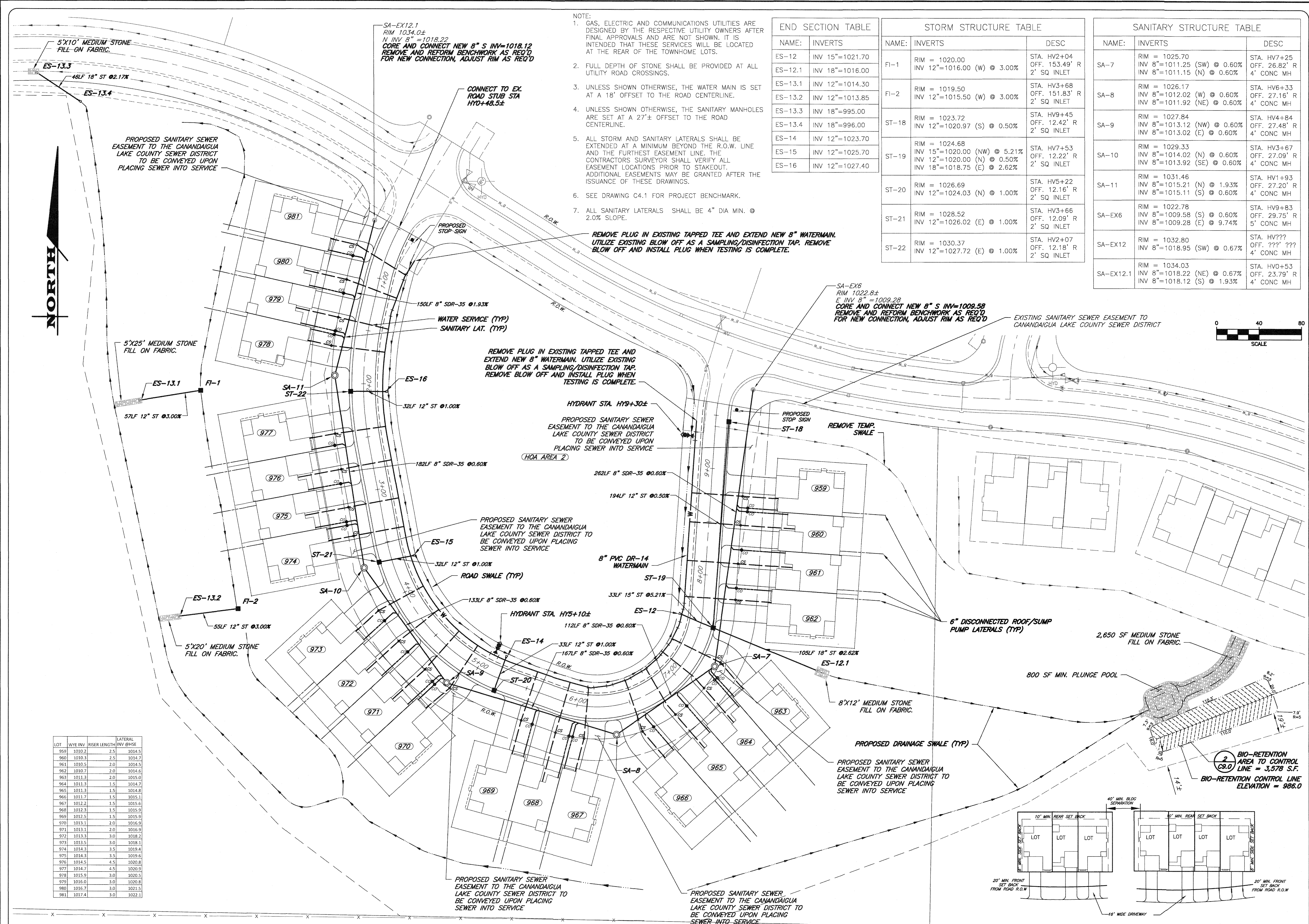
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STATE OF NEW YORK
ROBERT P. BRINGLEY
LICENSED PROFESSIONAL ENGINEER
NO. 056924
ROBERT P. BRINGLEY

DRAWING TITLE:
EXISTING CONDITIONS PLAN
6 of 17
SHEET No: **C1.0**
0551-16
JOB No: DRAWING No:

DRAWING INCLUDED FOR REFERENCE FROM PRELIMINARY OVERALL, AND HAS NOT BEEN UPDATED WITH NEW CONSTRUCTION OR OWNERSHIP.

APPROVED BY:
TOWN ENGINEER
DATE:
APPROVED BY:
PLANNING BOARD CHAIRPERSON
DATE:
APPROVED BY:
TOWN HIGHWAY & WATER SUPERINTENDENT
DATE:





LOT	WYE INV	RISE	LENGTH	LATERAL	INV @ HSE
959	1010.2	2.5			1014.5
960	1010.3	2.5			1014.7
961	1010.5	2.0			1014.5
962	1010.7	2.0			1014.6
963	1011.3	2.0			1015.0
964	1011.3	1.5			1014.7
965	1011.3	1.5			1014.8
966	1011.7	1.5			1015.1
967	1012.2	1.5			1015.6
968	1012.3	1.5			1015.9
969	1012.5	1.5			1015.9
970	1013.1	2.0			1016.5
971	1013.1	2.0			1016.9
972	1013.3	3.0			1018.2
973	1013.5	3.0			1018.1
974	1014.3	3.5			1019.4
975	1014.3	3.5			1019.6
976	1014.5	4.5			1020.8
977	1014.7	4.5			1020.9
978	1015.9	3.0			1020.5
979	1016.0	3.0			1020.8
980	1016.7	3.0			1021.5
981	1017.4	3.0			1022.2

- NOTE:
1. GAS, ELECTRIC AND COMMUNICATIONS UTILITIES ARE DESIGNED BY THE RESPECTIVE UTILITY OWNERS AFTER FINAL APPROVALS AND ARE NOT SHOWN. IT IS INTENDED THAT THESE SERVICES WILL BE LOCATED AT THE REAR OF THE TOWNHOME LOTS.
 2. FULL DEPTH OF STONE SHALL BE PROVIDED AT ALL UTILITY ROAD CROSSINGS.
 3. UNLESS SHOWN OTHERWISE, THE WATER MAIN IS SET AT A 18" OFFSET TO THE ROAD CENTERLINE.
 4. UNLESS SHOWN OTHERWISE, THE SANITARY MANHOLES ARE SET AT A 27"± OFFSET TO THE ROAD CENTERLINE.
 5. ALL STORM AND SANITARY LATERALS SHALL BE EXTENDED AT A MINIMUM BEYOND THE R.O.W. LINE AND THE FURTHEST EASEMENT LINE. THE CONTRACTOR SURVEYOR SHALL VERIFY ALL EASEMENT LOCATIONS PRIOR TO STAKEOUT. ADDITIONAL EASEMENTS MAY BE GRANTED AFTER THE ISSUANCE OF THESE DRAWINGS.
 6. SEE DRAWING C4.1 FOR PROJECT BENCHMARK.
 7. ALL SANITARY LATERALS SHALL BE 4" DIA MIN. @ 2.0% SLOPE.

END SECTION TABLE	
NAME:	INVERTS
ES-12	INV 15"=1021.70
ES-12.1	INV 18"=1016.00
ES-13.1	INV 12"=1014.30
ES-13.2	INV 12"=1013.85
ES-13.3	INV 18"=995.00
ES-13.4	INV 18"=996.00
ES-14	INV 12"=1023.70
ES-15	INV 12"=1025.70
ES-16	INV 12"=1027.40

STORM STRUCTURE TABLE		
NAME:	INVERTS	DESC
FI-1	RIM = 1020.00 INV 12"=1016.00 (W) @ 3.00%	STA. HV2+04 OFF. 153.49' R 2' SQ INLET
FI-2	RIM = 1019.50 INV 12"=1015.50 (W) @ 3.00%	STA. HV3+68 OFF. 151.83' R 2' SQ INLET
ST-18	RIM = 1023.72 INV 12"=1020.97 (S) @ 0.50%	STA. HV9+45 OFF. 12.42' R 2' SQ INLET
ST-19	RIM = 1024.68 INV 15"=1020.00 (NW) @ 5.21% INV 12"=1020.00 (N) @ 0.50% INV 18"=1018.75 (E) @ 2.62%	STA. HV7+53 OFF. 12.22' R 2' SQ INLET
ST-20	RIM = 1026.69 INV 12"=1024.03 (N) @ 1.00%	STA. HV5+22 OFF. 12.16' R 2' SQ INLET
ST-21	RIM = 1028.52 INV 12"=1026.02 (E) @ 1.00%	STA. HV3+66 OFF. 12.09' R 2' SQ INLET
ST-22	RIM = 1030.37 INV 12"=1027.72 (E) @ 1.00%	STA. HV2+07 OFF. 12.18' R 2' SQ INLET

SANITARY STRUCTURE TABLE		
NAME:	INVERTS	DESC
SA-7	RIM = 1025.70 INV 8"=1011.25 (SW) @ 0.60% INV 8"=1011.15 (N) @ 0.60%	STA. HV7+25 OFF. 26.82' R 4' CONC MH
SA-8	RIM = 1026.17 INV 8"=1012.02 (W) @ 0.60% INV 8"=1011.92 (NE) @ 0.60%	STA. HV6+33 OFF. 27.16' R 4' CONC MH
SA-9	RIM = 1027.84 INV 8"=1013.12 (NW) @ 0.60% INV 8"=1013.02 (E) @ 0.60%	STA. HV4+84 OFF. 27.48' R 4' CONC MH
SA-10	RIM = 1029.33 INV 8"=1014.02 (N) @ 0.60% INV 8"=1013.92 (SE) @ 0.60%	STA. HV3+67 OFF. 27.09' R 4' CONC MH
SA-11	RIM = 1031.46 INV 8"=1015.21 (N) @ 1.93% INV 8"=1015.11 (S) @ 0.60%	STA. HV1+93 OFF. 27.20' R 4' CONC MH
SA-EX6	RIM = 1022.78 INV 8"=1009.58 (S) @ 0.60% INV 8"=1009.28 (E) @ 9.74%	STA. HV9+83 OFF. 29.75' R 5' CONC MH
SA-EX12	RIM = 1032.80 INV 8"=1018.95 (SW) @ 0.67%	STA. HV??? OFF. ???' ??? 4' CONC MH
SA-EX12.1	RIM = 1034.03 INV 8"=1018.22 (NE) @ 0.67% INV 8"=1018.12 (S) @ 1.93%	STA. HV0+53 OFF. 23.79' R 4' CONC MH

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FINAL PLANS - SECTION 9C
for
LAKEWOOD MEADOWS SUBDIVISION

STATE OF NEW YORK
TOWN OF CANANDAIGUA
ST. JAMES PARKWAY
ONTARIO COUNTY

JOB NO: 0551-16
SCALE: 1" = 40'
DRAWN: RJT
DESIGNED: RJT
DATE: 06/22/18

REVISIONS		
DATE	BY	REVISION

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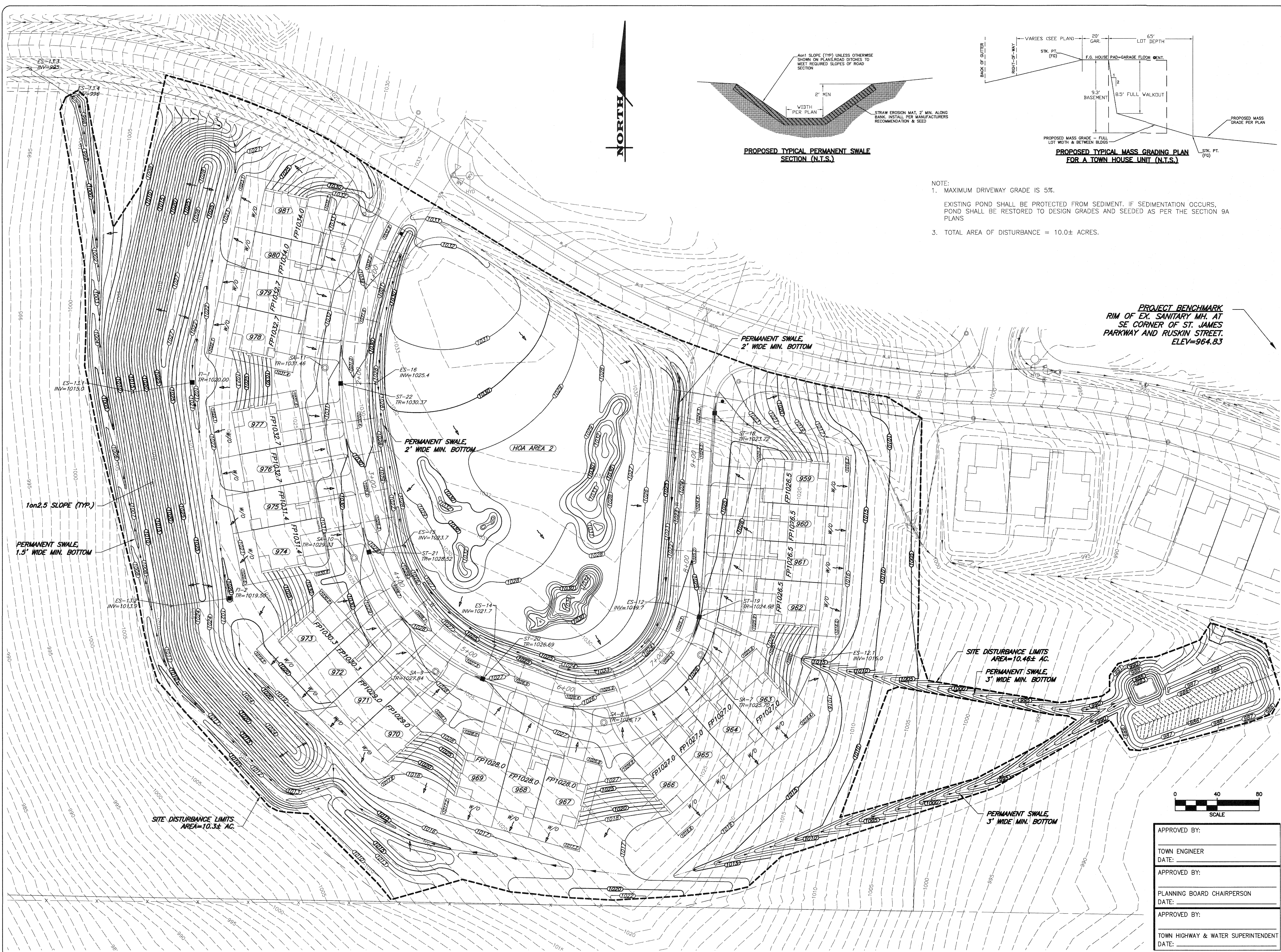
DRAWING TITLE:
UTILITY PLAN

7 of 17	C3.0
SHEET No:	
0551-16	
JOB No:	DRAWING No:

APPROVED BY:	APPROVED BY:	APPROVED BY:
TOWN HIGHWAY & WATER SUPERINTENDENT	PLANNING BOARD CHAIRPERSON	TOWN ENGINEER
DATE: _____	DATE: _____	DATE: _____

NOTE:
THE BUILDING SHOWN IS REPRESENTATIVE OF A TYPICAL UNIT. EACH BUILDING IS DESIGNED INDIVIDUALLY AND VARIATIONS FROM THIS UNIT WILL OCCUR, BUT EACH BUILDING WILL MEET THE LOT REQUIREMENTS.

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REVISIONS
DATE BY REVISION

IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW ARTICLE 14, SECTION 205 FOR ANY PERSON, UNDER ANY TITLE, TO BE THE DESIGNER OF A GRADING, RETAINING WALL, OR OTHER STRUCTURE, WITHOUT BEING A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR. IF ANY PERSON BEARS THE SEAL OF A PROFESSIONAL ENGINEER OR LAND SURVEYOR, IT SHALL BE THE RESPONSIBILITY OF THAT PERSON TO OBTAIN THE NECESSARY EDUCATION, TRAINING, AND EXPERIENCE TO BE ABLE TO DESIGN SUCH STRUCTURES. THE DESIGNER SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF SUCH STRUCTURES. THE DESIGNER SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF SUCH STRUCTURES. THE DESIGNER SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF SUCH STRUCTURES.

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STATE OF NEW YORK
ROBERT P. BRINGLEY
LICENSED PROFESSIONAL ENGINEER
NO. 086924
ROBERT P. BRINGLEY

DRAWING TITLE:
GRADING PLAN

8 of 17
SHEET No: C4.0
0551-16
JOB No: DRAWING No:

TOWN HIGHWAY

TEMPORARY SEDIMENT BASINS					
BASIN ID	DRAINAGE AREA (AC)	BASIN AREA	DEPTH	REQUIRED VOLUME (C.F.)	PROVIDED VOLUME (C.F.)
'A'	19	30'± X 60'±, 1,800 S.F. MIN.	4.0 FT. MIN.	6,840	7,200±

	APPROVED BY: _____ PLANNING BOARD CHAIRPERSON DATE: _____
APPROVED BY: _____ TOWN ENGINEER DATE: _____	APPROVED BY: _____ TOWN HIGHWAY & WATER SUPERINTENDENT DATE: _____



FINAL PLANS - SECTION 9C
for
LAKEWOOD MEADOWS
SUBDIVISION

TOWN OF CANANDAIGUA
ST. JAMES PARKWAY
ONTARIO COUNTY
STATE OF NEW YORK

JOB NO: 0551-16
SCALE: AS SHOWN
DRAWN: RJT
DESIGNED: RPB
DATE: 06/22/18

[illegible]

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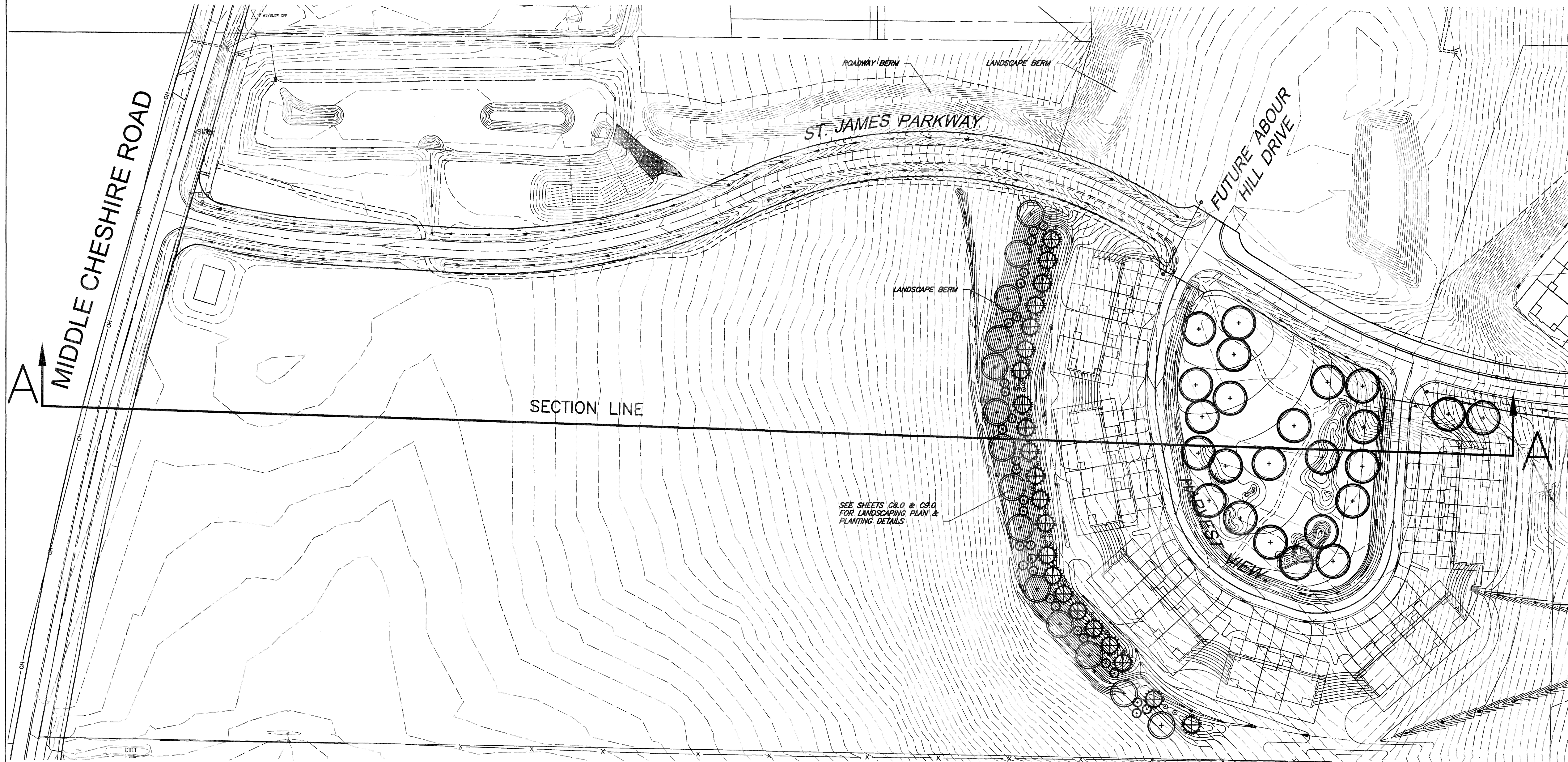
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PROFILE

11 of 17
SHEET No:
0551-16
JOB No:

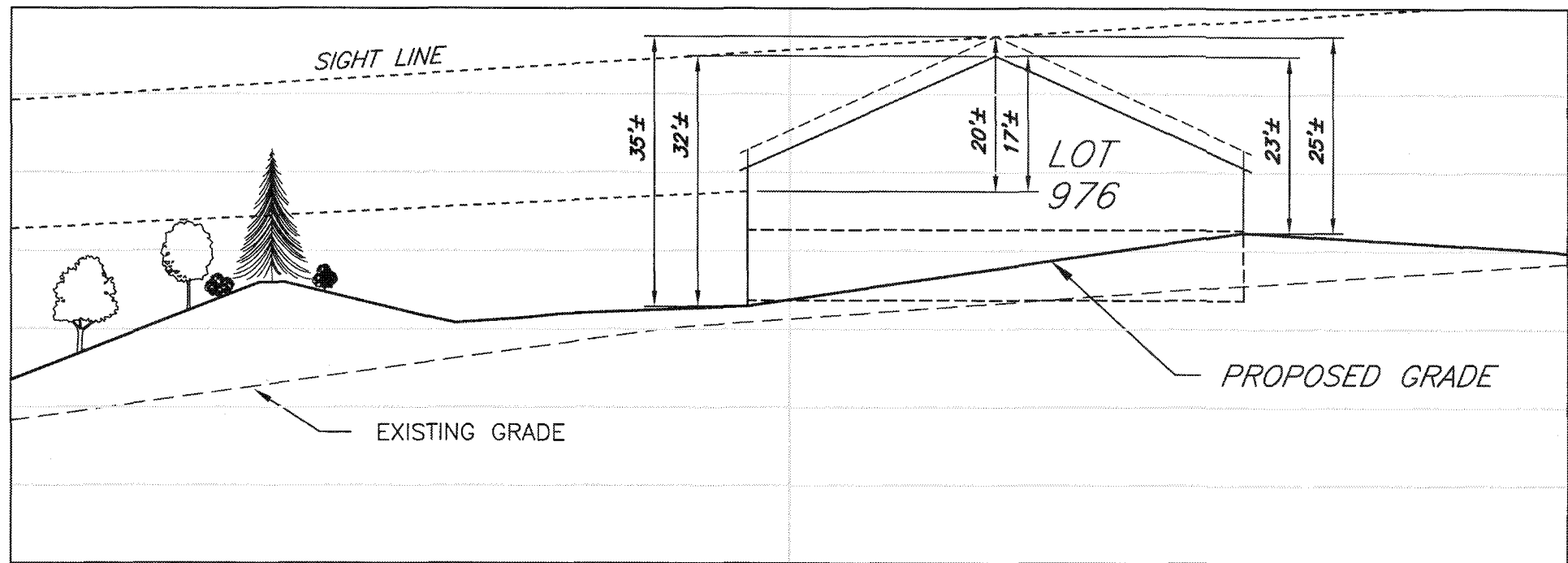
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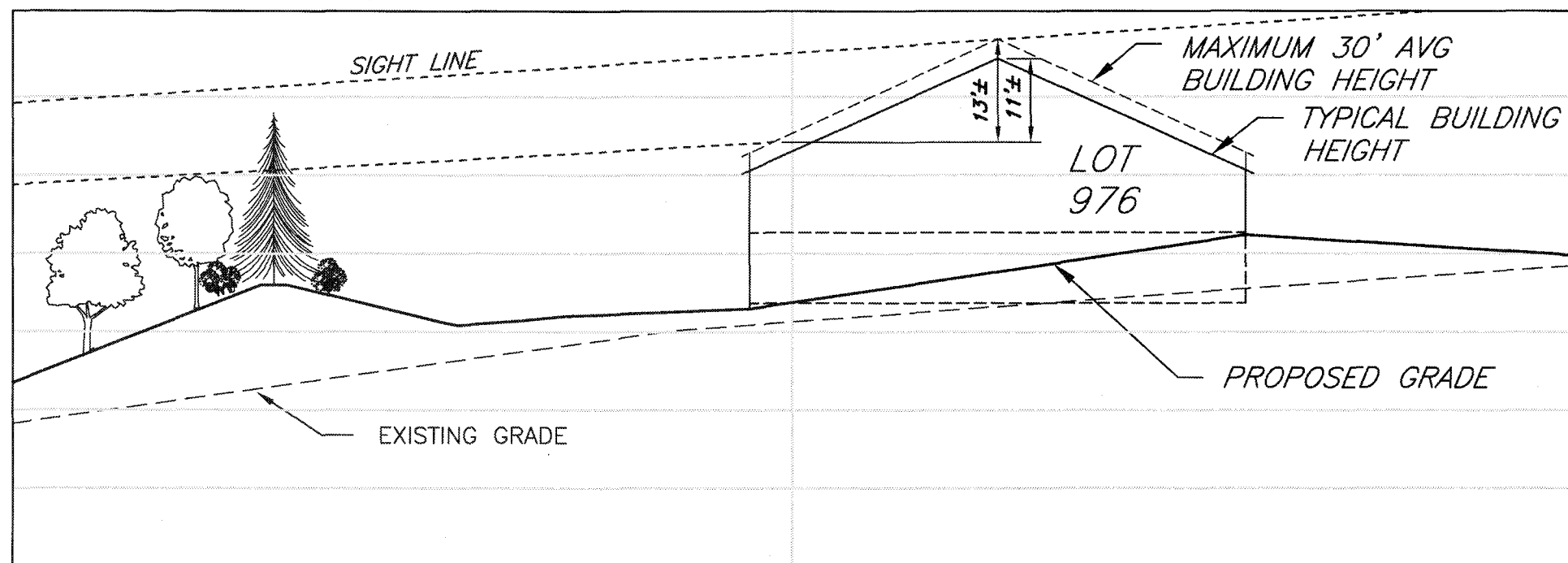
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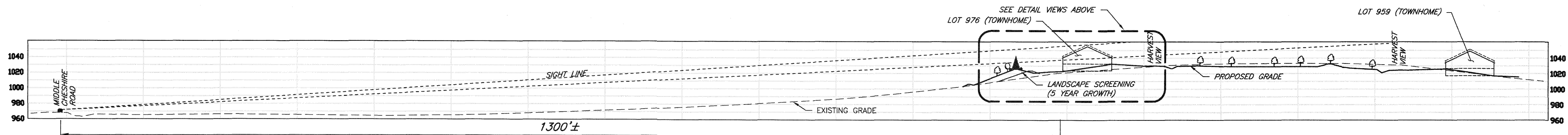
PLAN VIEW
SCALE: 1" = 80'



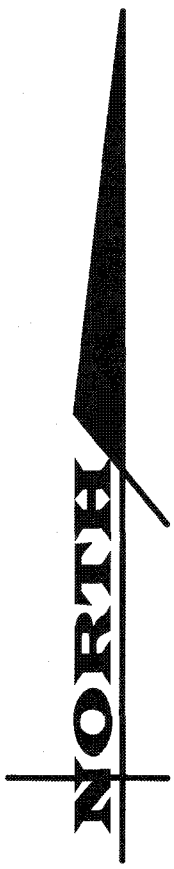
DETAIL VIEW (5 YEAR GROWTH)
SCALE: 1" = 20' H, 1" = 20' V



DETAIL VIEW (10 YEAR GROWTH)
SCALE: 1" = 20' H, 1" = 20' V



SECTION VIEW A-A (5 YEAR GROWTH)
SCALE: 1" = 80' H, 1" = 80' V



NOTE:
THIS PLAN SHOWS THE PLAN AND SECTIONS PRESENTED TO, AND APPROVED BY, THE TOWN OF CANANDAIGUA PLANNING BOARD AT THE JANUARY 27, 2015 MEETING TO DEMONSTRATE COMPLIANCE WITH THE RIDGELINE DEVELOPMENT GUIDELINES. MINOR ADJUSTMENT TO THIS PLAN HAVE BEEN MADE TO REFLECT THE FINAL PLANS WITHIN THIS SET.

APPROVED BY:	
TOWN ENGINEER	
DATE:	
APPROVED BY:	
PLANNING BOARD CHAIRPERSON	
DATE:	
APPROVED BY:	
TOWN HIGHWAY & WATER SUPERINTENDENT	
DATE:	

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FINAL PLANS - SECTION 9C
for
LAKEWOOD MEADOWS
SUBDIVISION

STATE OF NEW YORK

ST. JAMES PARKWAY
ONTARIO COUNTY

TOWN OF CANANDAIGUA

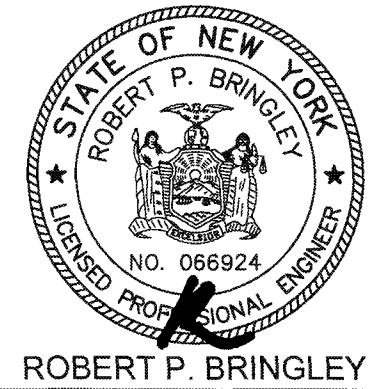
JOB NO: 0551-16
SCALE: 1" = 40'
DRAWN: RJT
DESIGNED: RJT
DATE: 06/22/18

REVISIONS

DATE	BY	REVISION
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IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW ARTICLE 142, SECTION 2205 FOR ANY PERSON, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR, TO ALTER IN ANY WAY, AN INSTRUMENT THE SEAL OF A PROFESSIONAL ENGINEER OR LAND SURVEYOR IF AN INSTRUMENT THE SEAL OF A PROFESSIONAL ENGINEER OR LAND SURVEYOR IS ATTACHED TO THE INSTRUMENT OR LAND SURVEYOR SHALL VIOLATE THE FIRM, THEIR SEAL AND THE INSTRUMENT, VIOLATED BY FOLLOWING BY THEIR SIGNATURE AND THE DATE OF SUCH ALTERATION, AND A SPECIFIC DESCRIPTION OF THE ALTERATION.

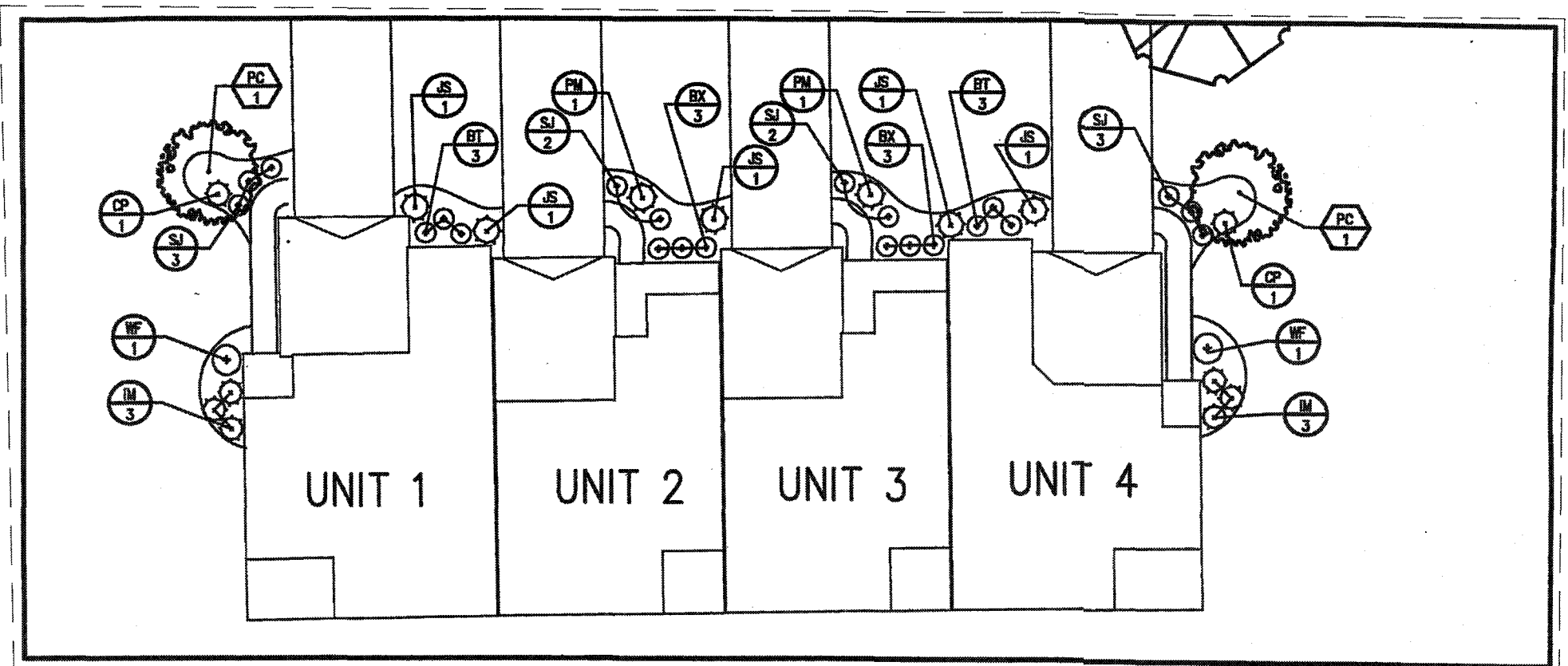
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DRAWING TITLE:
SIGHT LINE
SECTION VIEW

12 of 17	C7.0
SHEET No:	
JOB No:	
0551-16	DRAWING No:

1. **GARANTEE** - THE AGREEMENT BETWEEN THE OWNER AND CONTRACTOR SHALL DEFINE THE REQUIREMENTS, MAINTENANCE, AND TIME TO ESTABLISH NEW TURF AND LANDSCAPING ACCEPTANCE BY THE OWNER.
2. **TOPSOIL** - PLACE A MINIMUM OF 6 INCHES (REQUIRED) OF TOPSOIL ON ALL DISTURBED SURFACES. FINE GRADE TO ESTABLISH THE DESIGN ELEVATIONS AND DRAINAGE PATTERNS. OBTAIN OWNER'S REPRESENTATIVE APPROVAL PRIOR TO SEEDING. TILL OR LOOSEN COMPACTED TOPSOIL PRIOR TO SEEDING. MULCH OR INSTALL MATTING MATTING TO ENSURE GROWTH.
3. **SEED**:
 - SEE DRAWING C4.3 FOR TEMPORARY SEEDING MIXTURE WITHIN THE RIGHT-OF-WAY.
 - SEE DRAWING C4.3 FOR PERMANENT SEED MIXTURE WITHIN THE RIGHT-OF-WAY.
 - LAWN AREAS SHALL BE HYDROSEED WITH AN APPROVED, SEED MIXTURE, MULCH, AND FERTILIZER. THE APPLICATION RATE SHALL BE DETERMINED BY CONTRACTOR TO ESTABLISH A STANDY OF GRASS. THE CONTRACTOR SHALL SUBMIT MATERIAL AND APPLICATION SPECIFICATIONS TO THE OWNER'S REPRESENTATIVE FOR APPROVAL PRIOR TO APPLICATION.
 - SEE BIORETENTION DETAIL OF DRAWING C8.0 FOR BIO-RETENTION SEED MIXTURE
 - FOR AREAS DISTURBED IN THE SWMF:
 - AQUATIC BENCH, PREFERRED SEED 'HARVEST SELECT' COMBINATION OBLIGATE/FACULTATIVE WETLAND MIXTURE, OR APPROVED EQUAL
 - BANKING ABOVE AQUATIC BENCH, PREFERRED SEED 'SELECT RIPARIAN ZONE MIXTURE' OR APPROVED EQUAL
4. **TREE PLANTING** - ALL TREE PLANTING LOCATIONS SHALL BE MARKED IN THE FIELD AND APPROVED BY BOTH THE TOWN OF CANANDAIGUA WATER & HIGHWAY SUPERINTENDENT AND THE ONTARIO COUNTY SEWER DEPARTMENT.
5. **PHOSPHOROUS**:
 - NO PHOSPHORUS SHALL BE USED AT PLANTING TIME UNLESS SOIL TESTING HAS BEEN COMPLETED AND TESTED BY A HORTICULTURAL TESTING LAB AND THE SOIL TESTS SPECIFICALLY INDICATE A PHOSPHORUS DEFICIENCY THAT IS HARMFUL OR WILL PREVENT NEW LAWNS AND PLANTINGS FROM ESTABLISHING PROPERLY.
 - IF SOIL TESTS INDICATE A PHOSPHORUS DEFICIENCY THAT WILL IMPACT PLANT AND LAWN ESTABLISHMENT, PHOSPHORUS SHALL BE APPLIED AT THE MINIMUM RECOMMENDED LEVEL PRESCRIBED IN THE SOIL TEST FOLLOWING ALL NYSDEC REGULATIONS AND GUIDELINES.



TOWNHOME LANDSCAPE DETAIL (TYPICAL)
SCALE: 1" = 20'

TOWNHOME FOUNDATION/BUILDING PLANT MATERIALS LIST

4-LINER FEU BLOC, QTY	2-LINER FEU BLOC, QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE	ROOT	COMMENTS
		SHRUBS					
		6 BX	Buxus x 'Green Velvet'	Green Velvet Boxwood	3 gal.	Cont.	
		6 BT	Berberis buxifolia var. 'discolora' 'Green Penny'	Green Penny Japanese Barberry	3 gal.	Cont.	
		6 CP	Campanula patula 'White Angel'	Gold Folia Camass	3 gal.	Cont.	
		6 IM	Illex interspersa (Blue Princess)	Blue Princess Blue Holly (R)	3 gal.	Cont.	
		5 2 J	Juniperus scopulorum 'Witchita Blue'	Witchita Blue Juniper	5 gal.	Cont.	
		2 DM	Desmodium illinoense	Red Top Clover	3 gal.	Cont.	
		10 6 SJ	Scirpus japonicus 'Little Princess'	Little Princess Sedge	3 gal.	Cont.	
		2 WF	Wetland florido	Old Fashioned Wetland	3 gal.	Cont.	
		TREES					
		2 1 PC	Pyrus calleryana 'Cleveland Select'	Cleveland Select Callery Pear	2" cal.	B&B	

APPROVED BY: _____	APPROVED BY: _____	APPROVED BY: _____
TOWN ENGINEER _____	PLANNING BOARD CHAIRPERSON _____	TOWN HIGHWAY & WATER SUPERINTENDENT _____
DATE: _____	DATE: _____	DATE: _____

LANDSCAPING SCHEDULE						
KEY	BOTANICAL NAME	COMMON NAME	QTY.	SIZE	ROOT	REMARKS
AR	ACER RUBRUM 'RED SUNSET'	RED SUNSET MAPLE	15	2 1/2 - 3" CALIPER	B&B	
AS	ACER SACCHARUM	SUGAR MAPLE	17	2 1/2 - 3" CALIPER	B&B	
BN	BETULA NIGRA	RIVER BIRCH	12	8' HT.	B&B	Bio-retention
CS	CORNUS SERICEA 'CARDINAL'	RED TWIG DOGWOOD	4	30"-36" HT.	#3 CONT.	Bio-retention
JS	JUNIPERUS CHINENSIS 'SEA GREEN'	SEA GREEN JUNIPER	16	18-24" SPR	#3 CONT.	
MA	MALUS 'ADIRONDACK'	ADIRONDACK CRABAPPLE	16	2" CALIPER	B&B	
PA	PICEA ABIES	NORWAY SPRUCE	22	6-7' HT	B&B	
PC	PYRUS CALL. 'CLEVELAND SELECT'	CLEVELAND SELECT PEAR	13	2 1/2 - 3" CALIPER	B&B	
PV	PANICUM VIRGATUM	SWITCHGRASS	22	#2 CONT.	CLUMP	Bio-retention
QR	QUERCUS RUBRA	NORTHERN RED OAK	6	2 1/2 - 3" CALIPER	B&B	
RA	RHUS AROM. 'GRO-LOW'	GRO-LOW SUMAC	11	18-24" SPR	#3 CONT.	

**FINAL PLANS - SECTION 9C
for
LAKEWOOD MEADOWS
SUBDIVISION**

STATE OF NEW YORK

ST. JAMES PARKWAY
ONTARIO COUNTY

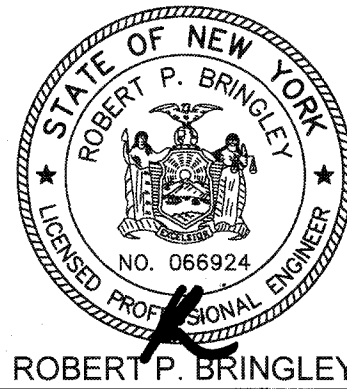
TOWN OF CANANDAIGUA

JOB NO: 0551-16
SCALE: 1" = 40'
DRAWN: RJT
DESIGNED: RJT
DATE: 06/22/18

REVISIONS		
DATE	BY	REVISION

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DRAWING TITLE:
LANDSCAPING
PLAN

13 of 17
SHEET No:
0551-16
JOB No:

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DEEP TEST HOLE DATA 5/8/15 % 5/21/15			
ID	DEPTH	RESULTS	COMMENT
TP-1	0"-16"	TOPSOIL	MINOR WATER SEEPAGE AT 44". NO BEDROCK. NO MINERALS.
	16"-36"	CLAY WITH MIXED GRAVEL	
	36"-96"	CLAY WITH SMALL (3"-6") ROCKS	
TP-2	0"-16"	TOPSOIL	MINOR WATER SEEPAGE. NO BEDROCK. NO MINERALS.
	16"-48"	CLAY	
	48"-96"	CLAY/SAND MIX WITH SMALL (2"-6") ROCKS	
TP-3	0"-18"	TOPSOIL	NO WATER. NO BEDROCK. NO MINERALS.
	18"-96"	CLAY WITH LARGE (6"-8") ROCKS	
	0"-12"	TOPSOIL	
TP-4	12"-24"	CLAY	NO WATER. NO BEDROCK. NO MINERALS.
	24"-96"	SANDY LOAM W/ CLAY & SMALL (3"-6") ROCKS	
	0"-6"	TOPSOIL	
TP-5	6"-24"	CLAY	NO WATER. NO BEDROCK. NO MINERALS.
	24"-96"	SANDY LOAM W/ CLAY	
	0"-12"	TOPSOIL	
TP-6	12"-24"	SANDY LOAM W/ CLAY	NO WATER. NO BEDROCK. NO MINERALS.
	24"-96"	CLAY WITH SMALL (3"-6") ROCKS	
	0"-9"	TOPSOIL	
TP-7	9"-96"	CLAY WITH LARGE ROCKS	NO WATER. NO BEDROCK. NO MINERALS.

APPROVED BY:

TOWN ENGINEER

DATE:

APPROVED BY:

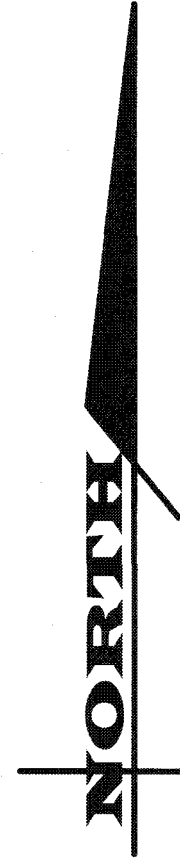
PLANNING BOARD CHAIRPERSON

DATE:

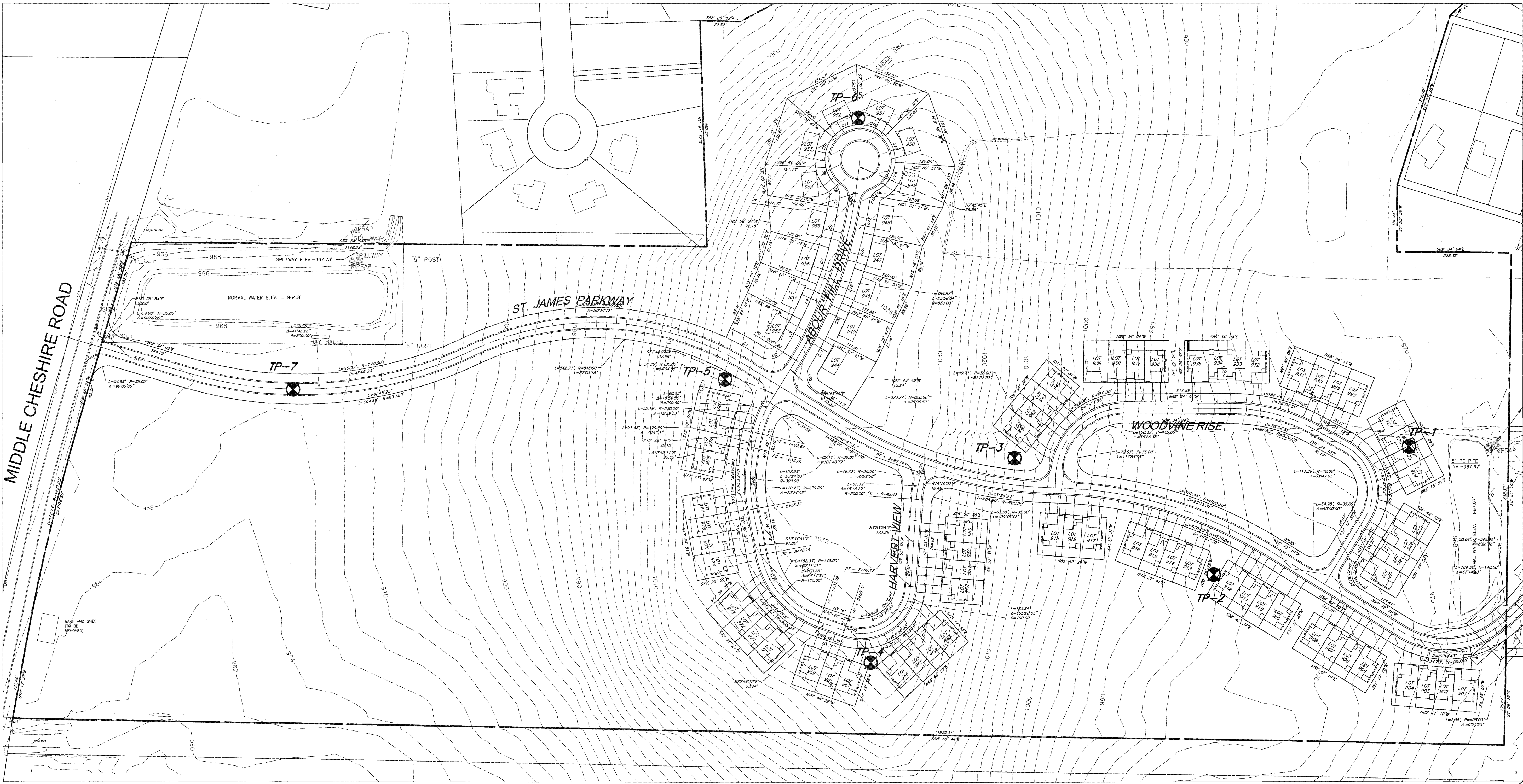
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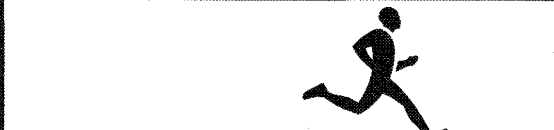
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DATE:



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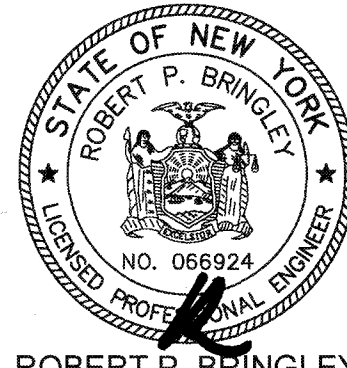
FINAL PLANS - SECTION 9C
for
LAKEWOOD MEADOWS
SUBDIVISION

STATE OF NEW YORK
TOWN OF CANANDAIGUA
ONTARIO COUNTY
ST. JAMES PARKWAY

JOB NO: 0551-16
SCALE: 1" = 100'
DRAWN: RJT
DESIGNED: RJT
DATE: 5/5/15

REVISIONS
DATE BY REVISION
05/12/15 RJT
05/22/15 RJT
ISSUED FOR BID
DEEP HOLE DATA

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ROBERT P. BRINGLEY

DRAWING TITLE:
DEEP HOLE SOILS
DATA

14 of 17
SHEET No: C8.1
0551-16
JOB No
DRAWING No:

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TOWN OF CANANDAIGUA SPECIFICATIONS FOR WATERMAIN MATERIALS

3.5 WATER MAINS

- A. DUCTILE IRON (DI) PIPE SHALL CONFORM TO AWWA C-151/A21.51 AND THE MINIMUM ALLOWABLE THICKNESS SHALL BE CLASS 52. PIPE SHALL BE CEMENT LINED IN ACCORDANCE WITH AWWA C-104/A21.4 AND SHALL HAVE RUBBER GASKET PUSH-ON JOINT IN ACCORDANCE WITH AWWA C-111/A21.11. IF SOIL CONDITIONS WARRANT, POLYETHYLENE WRAP SHALL BE REQUIRED.
- B. POLYVINYL CHLORIDE (PVC) PIPE SHALL MEET SPECIFICATIONS OF AWWA C-900 MADE FROM PVC COMPOUND 12454-B (ASTM D1784) WITH GASKET JOINTS MEETING ASTM D3139
- C. MOLECULARLY ORIENTED POLYVINYL CHLORIDE (PVCO) PIPE PVCO SHALL MEET SPECIFICATIONS OF AWWA C-909 MADE FROM PVC COMPOUND 12454-B (ASTM D1784) WITH GASKET JOINTS MEETING ASTM D3139
- D. HIGH-DENSITY POLYETHYLENE (HDPE) PIPE SHALL MEET SPECIFICATIONS OF AWWA C-906 MADE FROM COMPOUND 345464-C (ASTM D3350) WITH FITTINGS TO BE USED WILL BE IN ACCORDANCE WITH THE MATERIAL'S SPECIFICATION.
- E. FITTINGS.
- (1) DUCTILE IRON SHALL MEET AWWA C-153/A21.53 SPECIFICATIONS, MINIMUM CLASS 350, WITH MECHANICAL OR PUSH-ON JOINT, EXCEPT FOR HYDRANT BRANCHES WHICH SHALL BE MECHANICAL JOINT.
- (2) FITTINGS SHALL BE CEMENT LINED IN ACCORDANCE WITH AWWA C-104/A21.4.
- (3) BOLTS AND NUTS SHALL BE HIGH-STRENGTH, LOW ALLOY STEEL WITH A BLUE FLUOROPOLYMER COATING, AND CONFORM TO THE REQUIREMENTS OF AWWA C-111/A21.11. BIRMINGHAM FASTENER 'COR-BLUE' OR APPROVED EQUAL.
- (4) ALL JOINTS SHALL CONFORM TO THE REQUIREMENTS OF AWWA C-111/A21.11.
- (5) ALL APPENDAGES WILL BE TYLER FITTINGS ONLY NO SUBSTITUTION.

F. APPURTENANCES.

- (1) DETECTOR TAPE SHALL BE BLUE IN COLOR, SIX INCHES (6") WIDE DETECTABLE MARKER TAPE AS MANUFACTURED BY TERRA TAPE OR EQUAL, SHALL BE INSTALLED ALONG MAIN LINE WATER MAIN (12" ABOVE TOP OF PIPE).
- (2) TRACER WIRE SHALL BE SOLID COPPER WIRE (#8 GAUGE MINIMUM) INSULATED WITH HIGH DENSITY POLYETHYLENE PER ASTM D-1248 ATTACHED TO THE PIPE AT 5 FOOT INTERVALS WITH PLASTIC TIES WITH A MINIMUM OF 150# TENSILE STRENGTH. WIRE SHALL BE ATTACHED TO ALL CAST FITTINGS, HYDRANTS AND VALVE BOXES TO MAKE A CONTINUOUS TRACEABLE SYSTEM.

3.6 HYDRANTS

- A. HYDRANTS SHALL BE MANUFACTURED IN ACCORDANCE WITH AWWA C-502.
- B. HYDRANTS SHALL BE MUELLER SUPER CENTURION MODEL 250 5-1/2 BURY THREE NOZZLE MODEL A, OR TOWN APPROVED EQUAL, MANUFACTURED FOR 5 FOOT BURY WITH BREAKAWAY FLANGE CONSTRUCTION AND 6 INCH MECHANICAL JOINT INLET.
- C. THEY SHALL OPEN LEFT AND BE PAINTED RED BODIES.
- D. HYDRANTS SHALL BE THREE-WAY WITH TWO 2-1/2 INCH HOSE NOZZLES AND ONE 4-1/2 INCH PUMPER CONNECTION, ALL WITH NATIONAL STANDARD THREADS. MAIN VALVE OPENINGS SHALL BE 5-1/4 INCH WITH THE TOTAL UNIT CONSISTING OF THE TEE, GUARD VALVE, HYDRANT AND ADAPTORS. (SEE APPENDIX V).

3.7 FLUSHING HYDRANT - BLOWOFF

- A. SHALL BE 2 INCH SELF-DRAINING, NON-FREEZING WITH 5 FOOT BURY, WITH ALL BRONZE PARTS DESIGNED TO CONNECT TO A 2 INCH MAIN LINE OUTLET AS MANUFACTURED BY GIL INDUSTRIES, INC., MODEL SLIM LINE 2, OR APPROVED EQUAL.

3.8 GATE VALVE AND BOX

- A. GATE VALVES SHALL CONFORM TO AWWA C-509 OR LATEST REVISION AND SHALL HAVE NON-RIISING STEMS; "O" RING PACKING, AND OPEN LEFT. THEY SHALL BE OF THE 350 PSI TEST CLASS WITH A MINIMUM WORKING PRESSURE OF 250 PSI. VALVES SHALL BE MANUFACTURED BY MUELLER CO., MODEL 2360, OR TOWN APPROVED EQUAL, WITH MJ ENDS, A 2" SQUARE OPERATING NUT.
- B. VALVE BOXES SHALL BE BIBBY-STE-CROIX MODEL NUMBER VB3000 SERIES, OR APPROVED EQUAL, TWO-PIECE SCREW-TYPE, CAST-IRON CONSTRUCTION, VALVE BOX, WITH A 5-1/4 INCH INSIDE DIAMETER AND COVERS MARKED "WATER".
- C. IF THE VALVES ARE BURIED DEEP THEY MUST HAVE A VALVE BOX EXTENSION.

3.9 TAPPING SLEEVE AND VALVE

- A. ALL VALVES SHALL HAVE MECHANICAL JOINT ENDS AND BE FURNISHED WITH SUFFICIENT QUANTITIES OF ACCESSORIES. FOR CAST/DUCTILE IRON PIPE AND PVC PIPE TS&V SHALL BE MUELLER H-615 SLEEVE WITH A T-2360-16 TAPPING VALVE, OR TOWN APPROVED EQUAL. FOR AC PIPE TS&V SHALL BE MUELLER H-619 WITH T-2360-16 TAPPING VALVE OR TOWN APPROVED EQUAL.

3.10 ANCHORING FITTINGS

- A. ANCHORING PIPE IN ACCORDANCE WITH ANSI-A21.4, OR LATEST REVISION, SHALL BE EMPLOYED TO ANCHOR ALL HYDRANTS TO GATE VALVES. THE ANCHORING PIPE SHALL BE COAL TAR COATED, CEMENT LINED AND PROVIDED WITH A ROTATING GLAND. THERE SHOULD BE A MINIMUM 18 INCHES BETWEEN HYDRANT AND GATE VALVE. THESE ANCHORING PIPES SHALL BE MANUFACTURED BY THE TYLER COMPANY, MODEL 5-19B, OR APPROVED EQUAL.

3.11 BUTTERFLY VALVES

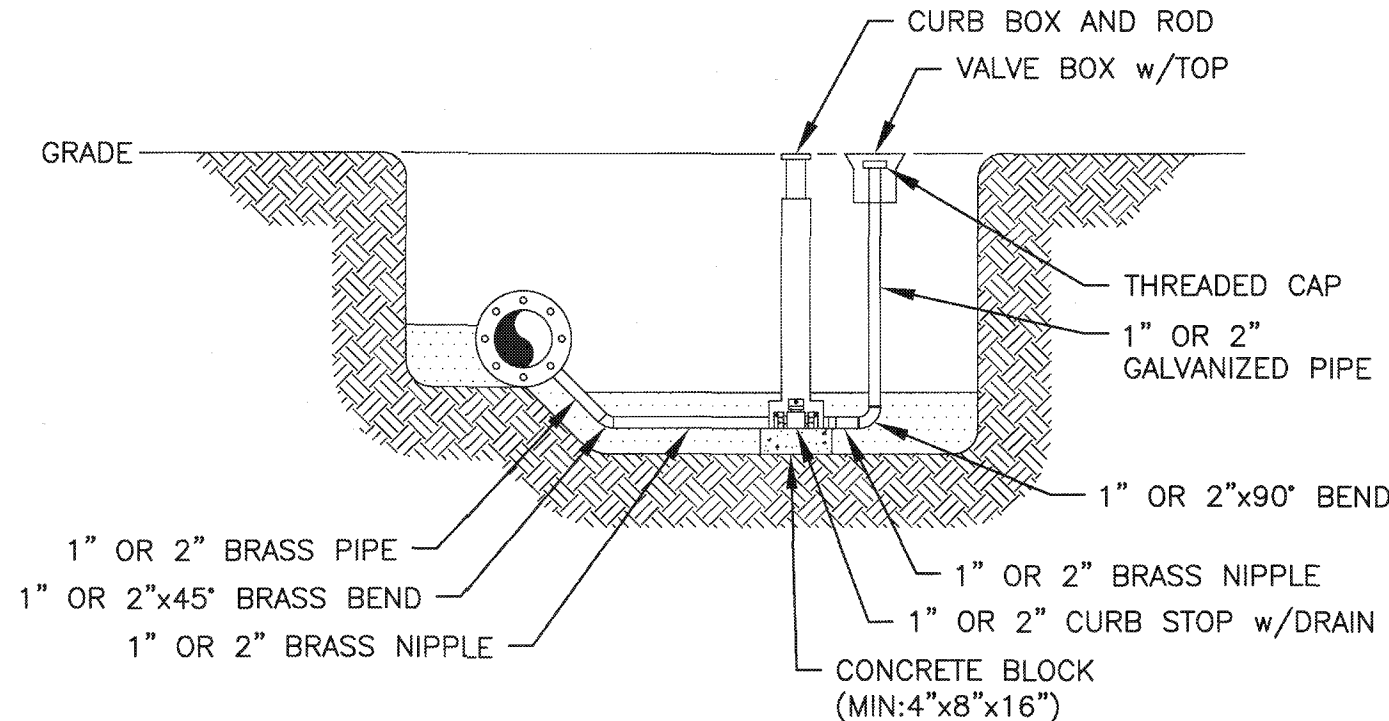
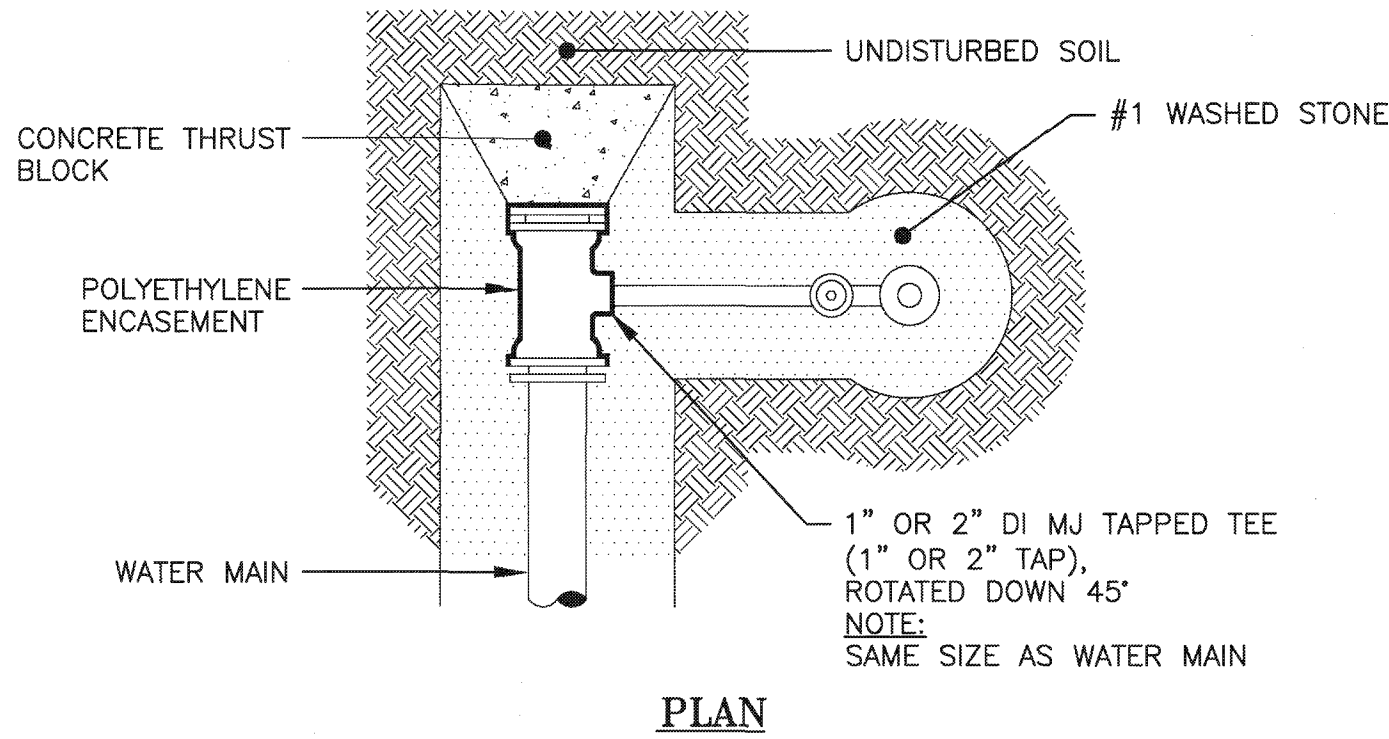
- A. ALL VALVES GREATER THAN 12" IN DIAMETER SHALL BE BUTTERFLY TYPE. ALL BUTTERFLY VALVES SHALL CONFORM TO AWWA C-504, OR LATEST REVISION.

3.12 RESTRAINTERS

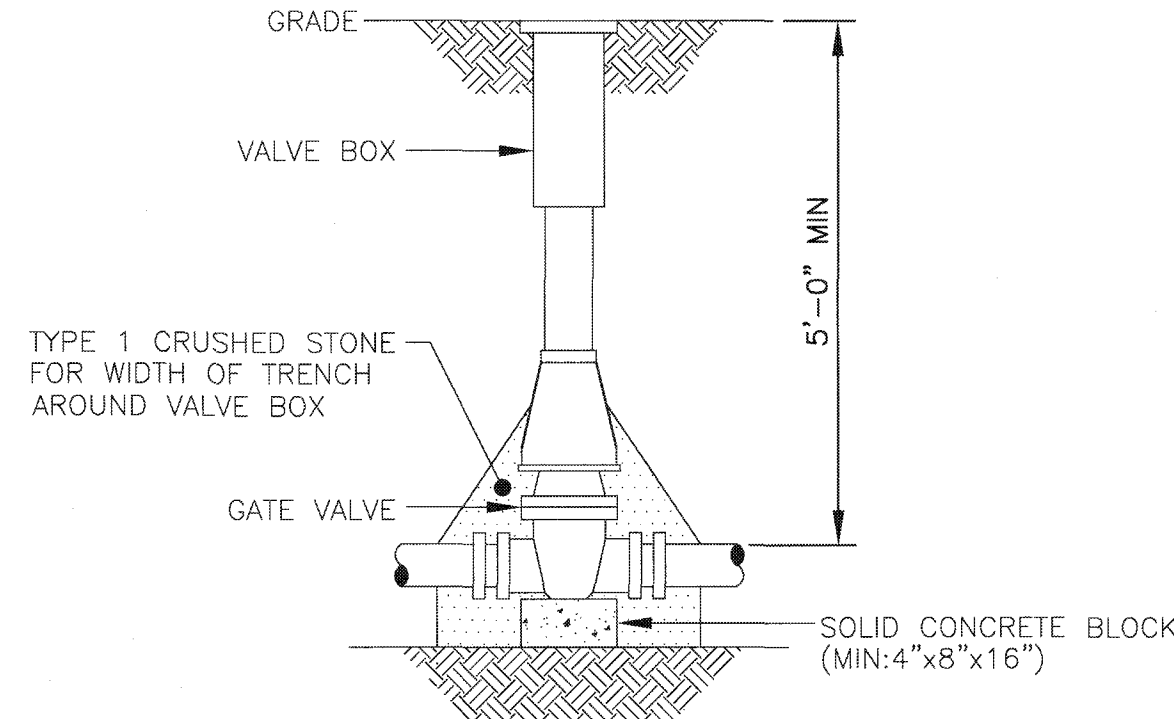
- A. SHALL BE MANUFACTURED OF HIGH STRENGTH DUCTILE IRON PIPE AND INCORPORATE A FULL 360 DEGREE SUPPORT AROUND THE PIPE. THEY SHALL BE AS MANUFACTURED BY UNI-FLANGE SERIES 1300, 1350, 1390, OR APPROVED EQUAL, DEPENDING ON THE SPECIFIC USE.

3.13 WATER SERVICE MATERIAL

- A. CORPORATION STOP SHALL BE CAST BRASS WITH "O" RING SEALS, MUELLER H-15008 (3/4", 2").
- B. SERVICE SADDLE SHALL BE DOUBLE STRAP STAINLESS STEEL, MUELLER BR 2S0899 100
- C. CURB STOPS SHALL HAVE CAST BRASS BODIES WITH "O" RING SEALS, COMPRESSION TYPE, MUELLER H/HICH15209 (3/4", 2").
- D. CURB BOXES SHALL BE TWO (2) PIECE BOXES WITH A SLIDE TYPE EXTENSION, A CAST IRON ARCH PATTERN LOWER SECTION, A ONE (1) PIECE CAST IRON LID AND A STAINLESS STEEL STATIONARY SHUT-OFF ROD, MUELLER H-10314 (3/4"), H-10310 (2").
- E. WATER SERVICE PIPE SHALL BE TYPE "K" COPPER, MINIMUM 200 PSI WORKING PRESSURE, ALL ACCORDING TO ASTM B-88. PLASTIC TYPE CTS200 IS ALSO ALLOWED WITH TRACER WIRE.
- F. PLASTIC PIPE SHALL BE COPPER TUBE SIZE (CTS) POLYETHYLENE ASTM D-2737, PE4710 HDPE PER AWWA C-901 ON A MINIMUM BASIS OF 200 PSI (ONLY USED FROM CURB BOX TO UNIT AND A #10 GAUGE COPPER TRACER WIRE SHALL BE INCLUDED FROM THE CURB BOX TO THE STRUCTURE)



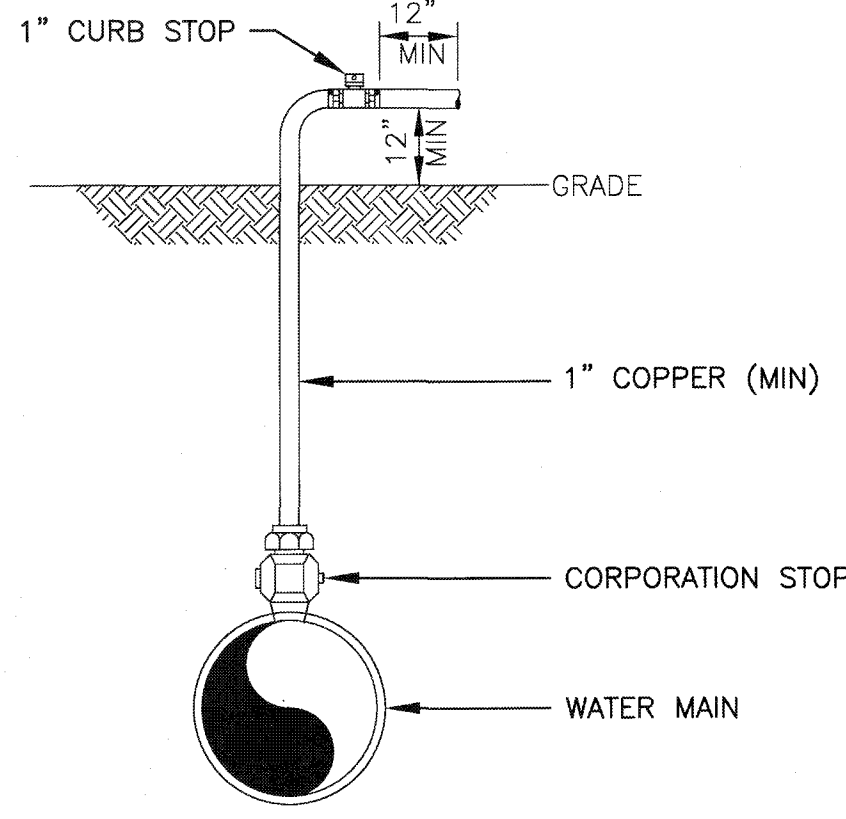
ELEVATION
TAPPED TEE w/1" OR 2" BLOW-OFF
NOT TO SCALE



NOTE:

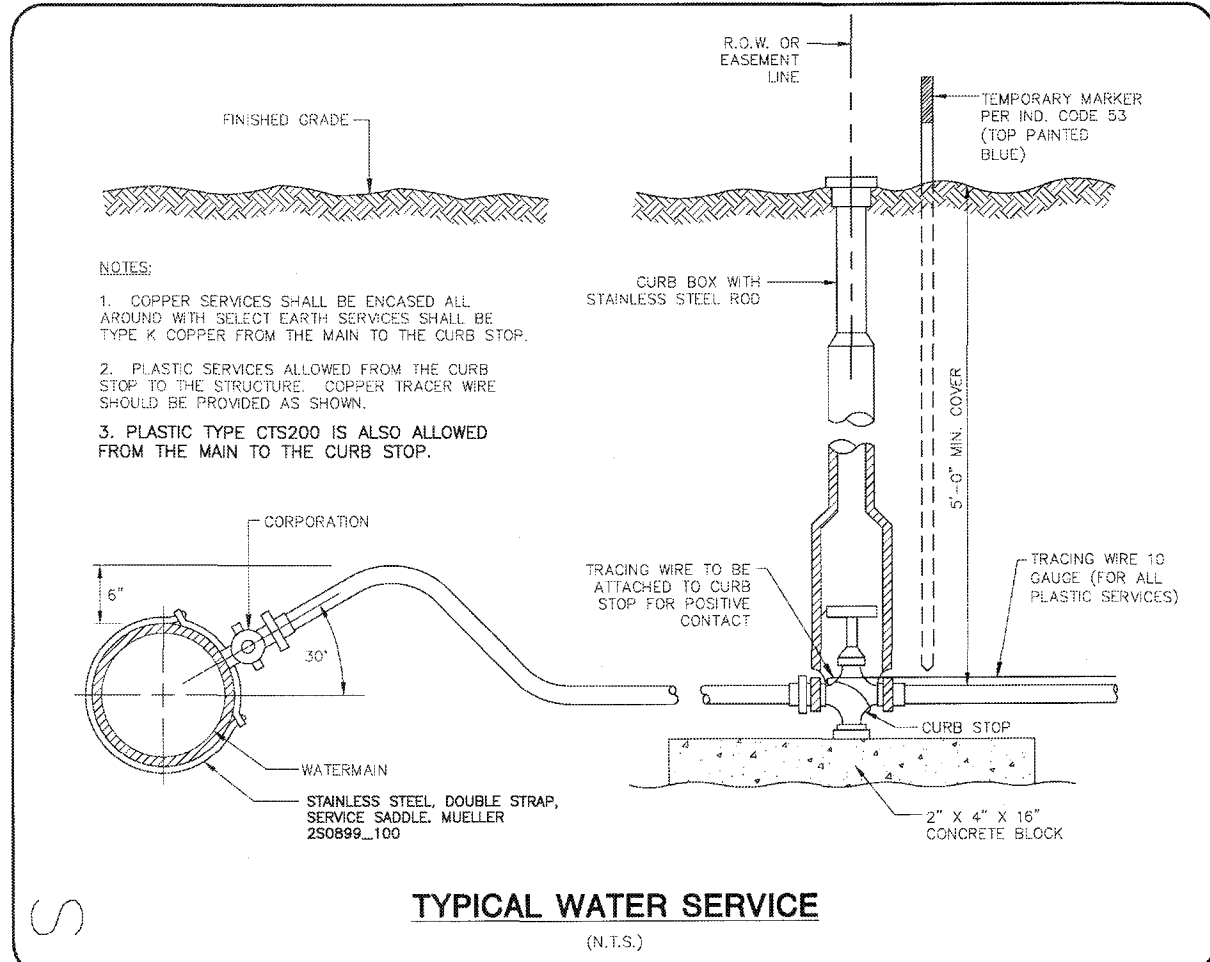
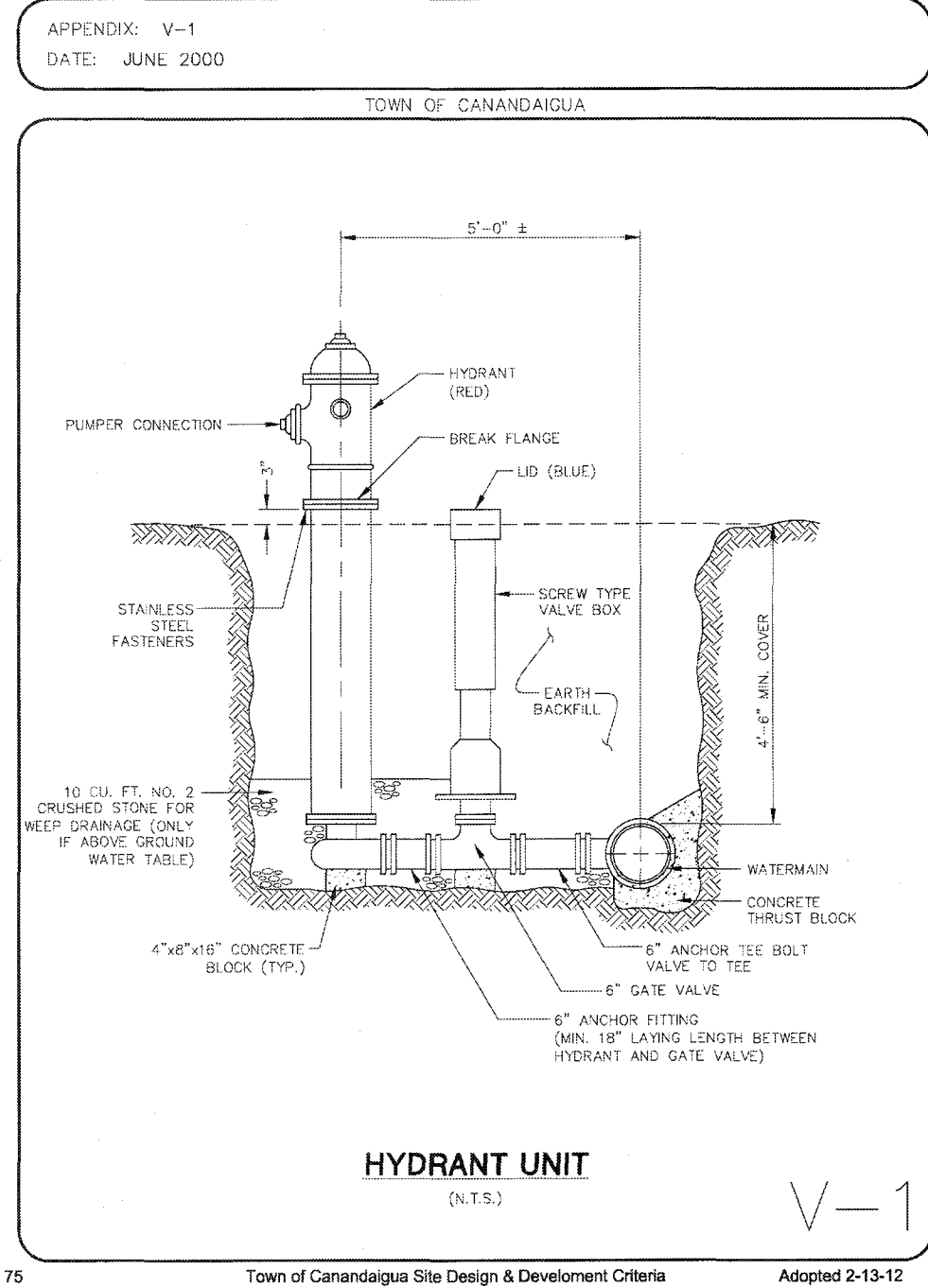
1. VALVE BOX SHALL BE CENTERED ON VALVE AND SET ON COMPACTED BACKFILL.
2. VALVE SHALL NOT SUPPORT VALVE BOX.
3. ALL BODY AND BONNET BOLTS SHALL BE STAINLESS STEEL.
4. ALL VALVES SHALL BE OPEN LEFT EXCEPT VALVES 12" AND SMALLER INSTALLED IN THE TOWN OF WEBSTER (WHICH SHALL BE OPEN RIGHT).

VALVE
NOT TO SCALE



NOTE: IMMEDIATELY PRIOR TO THE AUTHORITY PLACING WATER MAIN/WATER SERVICE INTO SERVICE THE CONTRACTOR IS REQUIRED TO REMOVE ALL CORPORATIONS ASSOCIATED WITH TEMPORARY FACILITIES SUCH AS SAMPLING/DISINFECTION TAPS AND REPLACE WITH A THREADED BRASS PLUG. THE INSTALLATION OF THE PLUG MUST BE WITNESSED BY A WATER AUTHORITY REPRESENTATIVE.

DISINFECTION/SAMPLING TAP
NOT TO SCALE



APPENDIX: U-2
DATE: JUNE 2000

TOWN OF CANANDAIGUA

NOTES:

1. ALL DIMENSIONS ARE IN FEET.
2. BEARING AREAS ARE BASED ON ALLOWABLE SOIL BEARING PRESSURE OF 3000 PSF.
3. HEIGHT OF THRUST BLOCK SHOULD BE EQUAL TO OR LESS THAN 1/2 THE DEPTH FROM THE GROUND SURFACE TO THE BASE OF THE BLOCK.
4. ALL THRUST BLOCKS SHALL CURE A MINIMUM OF SEVEN (7) DAYS BEFORE ANY PRESSURE TESTS ARE CONDUCTED.

PIPE SIZE (INCHES)	WORKING PRESSURE (PSI)	TEE OR PLUG		90° BEND		45° BEND		22-1/2° BEND	
		L	D	L	D	L	D	L	D
4	150	1.50	0.67	1.50	0.67	1.50	0.67	1.50	0.67
	250	1.50	0.67	1.67	0.75	1.50	0.67	1.50	0.67
6	150	1.67	0.75	2.00	1.00	1.50	0.67	1.50	0.67
	250	2.00	1.25	2.00	1.50	1.75	1.00	1.50	0.67
8	150	2.00	1.25	2.00	1.50	1.75	1.00	1.50	0.67
	250	2.25	1.75	3.00	2.00	2.00	1.50	1.67	1.00
10	150	2.00	1.75	2.50	2.00	1.75	1.50	1.67	1.00
	250	3.00	2.00	3.67	2.50	2.50	2.00	1.75	1.50
12	150	2.50	2.00	3.00	2.50	2.25	1.75	1.75	1.25
	250	3.67	2.50	4.00	3.00	3.00	2.33	2.00	1.75
14	150	3.00	2.33	4.00	2.50	2.75	2.00	2.00	1.50
	250	4.00	3.00	5.00	3.50	3.75	2.67	2.50	2.00
16	150	3.75	2.67	5.00	3.00	3.00	2.50	2.25	1.75
	250	5.00	3.25	6.00	3.50	4.00	3.00	3.25	2.00
18	150	4.00	3.00	5.50	3.25	3.67	2.50	2.50	2.00
	250	6.00	3.33	7.00	4.00	5.00	3.25	3.50	2.50
20	150	5.00	3.00	6.00	3.50	4.00	2.75	3.00	2.00
	250	6.50	4.00	8.00	4.50	6.00	3.25	4.00	2.50
24	150	6.00	3.33	7.00	4.25	5.00	3.25	3.67	2.50
	250	8.00	4.50	9.00	5.50	6.50	4.00	5.00	3.00

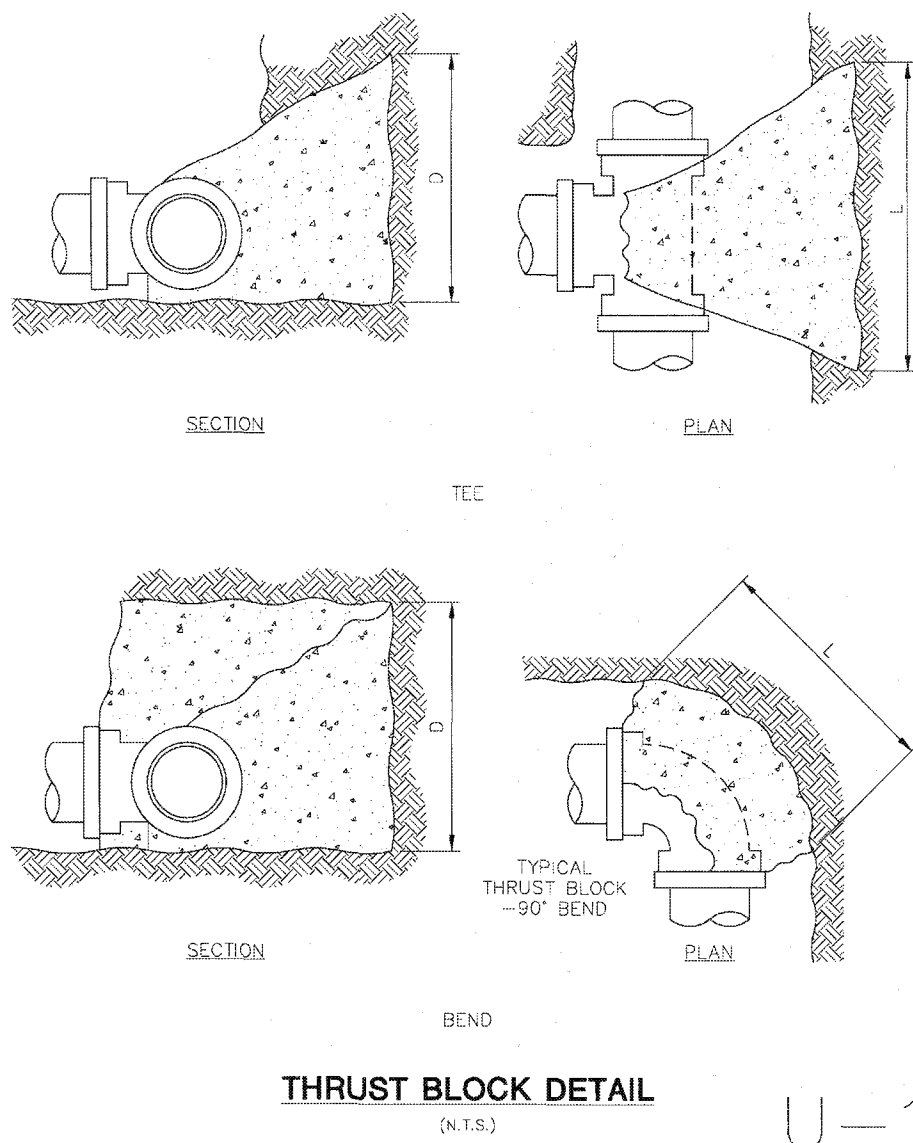
THRUST BLOCK DETAIL
(N.T.S.)

U-2

Town of Canandaigua Site Design & Development Criteria Adopted 2-13-12

APPENDIX: U-1
DATE: JUNE 2000

TOWN OF CANANDAIGUA



THRUST BLOCK DETAIL
(N.T.S.)

U-1

Town of Canandaigua Site Design & Development Criteria Adopted 2-13-12

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FINAL PLANS - SECTION 9C
for
LAKEWOOD MEADOWS SUBDIVISION
TOWN OF CANANDAIGUA
ST. JAMES PARKWAY
ONTARIO COUNTY
STATE OF NEW YORK

JOB NO: 0551-16
SCALE: AS SHOWN
DRAWN: RJT
DESIGNED: RPB
DATE: 06/22/18

REVISIONS
DATE BY REVISION

DATE	BY	REVISION

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STATE OF NEW YORK
ROBERT P. BRINGLEY
NO. 066924
PROFESSIONAL ENGINEER

DRAWING TITLE:
CONSTRUCTION DETAILS
17 of 17
SHEET No: **C9.2**
0551-16
JOB No: DRAWING No: