

DLC NEW RESEARCH AND EDUCATION CENTER

SITE PLAN AND SPECIAL USE PERMIT

562 ROUTE 343
TOWN OF WASHINGTON, NY 12545
LAST REVISED: NOVEMBER 22, 2022

ISSUED FOR
PLANNING BOARD REVIEW
NOVEMBER 22, 2022

INDEX OF DRAWINGS				
PAGE NO.	REV	SHEET NO.	DATE	DESCRIPTION
1	1	G001	11/22/22	COVER SHEET
2	1	SV1	09/30/22	EXISTING CONDITIONS PLAN
3	1	C130	11/22/22	SITE PLAN
4	1	C190	11/22/22	LIGHTING PLAN
5	1	C530	11/22/22	SITE DETAILS

RECORD OWNER/APPLICANT:

DUTCHESS LAND CONSERVANCY
4289 ROUTE 82
MILLBROOK NY 12545

PROJECT SITE:

562 ROUTE 343
TOWN OF WASHINGTON,
DUTCHESS COUNTY,
NEW YORK, 12545

SITE CIVIL ENGINEER:

LABELLA ASSOCIATES
21 FOX STREET, POUGHKEEPSIE, NY 12601
PHONE: (845) 454-3980

TAX MAP INFORMATION:

TOWN OF WASHINGTON, DUTCHESS COUNTY
SECTION 135889 - 6864 - BLOCK 00 - LOT 664610-0000

AREA:

TOTAL PARCEL ACREAGE: 25.20 ACRES
PROJECT DISTURBED ACREAGE: 0.29 ACRES

BULK TABLE:

RS-10 ZONING DISTRICT	REQUIRED	EXISTING	PROVIDED
MINIMUM LOT SIZE			
AREA (ACRES)	10	25.2	25.2
WIDTH (FEET)	400	661.3	661.3
MINIMUM SETBACK (FEET)			
FRONT	100	236	236
SIDE	100	135	135
REAR	75	543.1	543.1
MAXIMUM BUILDING HEIGHT			
STORIES	2.5	2	2
FEET	35		
MAXIMUM LOT COVERAGE (%)	10	0.63%	1.63%
MINIMUM ROAD FRONTAGE (FEET)	400	1510.7	1510.7

PARKING SPACE REQUIREMENT CALCULATIONS

18 TOTAL SPACES PROVIDED.
18 TOTAL SPACES REQUIRED.
PER APPENDIX C OFF-STREET PARKING AND LOADING
SCHEDULE FOR EDUCATIONAL INSTITUTIONS, THERE ARE
TO BE ONE SPACE PER STAFF AND ONE SPACE PER
EVERY FOUR ADULT STUDENT SEATS.

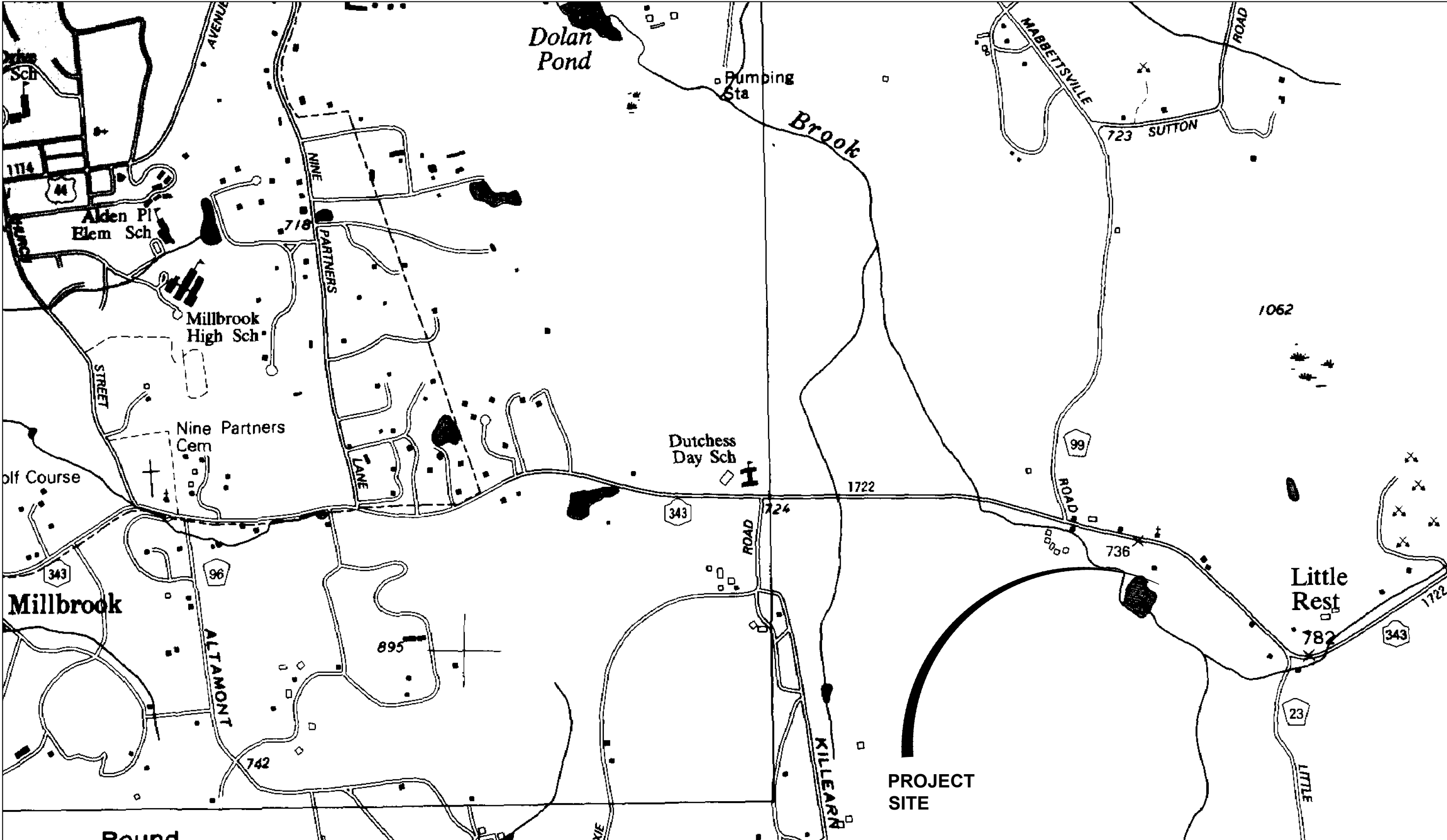
BREAKDOWN:

13 PARKING SPACES REQUIRED PER THE 13 STAFF
EMPLOYEES.

5 PARKING SPACES ARE REQUIRED FOR 20 PROPOSED
EDUCATIONAL SEATS.

OVERFLOW PARKING NOTE

IN ADDITION TO THE SPACES REFERENCED ABOVE,
ADDITIONAL AREAS HAVE BEEN CALLED OUT ON THE
SITE PLAN TO BE USED AS OVERFLOW PARKING IF EVER
NECESSARY.



LOCATION MAP

SCALE: 1:1000

DUTCHESS LAND CONSERVANCY

DUTCHESS LAND CONSERVANCY
PROJECT NO: 2224316

DLC NEW RESEARCH AND EDUCATION CENTER
562 ROUTE 343, TOWN OF WASHINGTON, 12545

TOWN OF WASHGINTON PLANNING BOARD
OWNER / APPLICANT SIGNATURES

THE UNDERSIGNED APPLICANT(S) FOR THE PROPERTY AND THE UNDERSIGNED OWNER(S) OF THE PROPERTY SHOWN
HEREIN CERTIFY THAT THEY ARE FAMILIAR WITH THIS MAP AND ITS NOTES AND ITS CONTENTS AS STATED HEREON
INCLUDING ALL CONDITIONS OF APPROVAL. THE APPLICANT AND THE OWNER UNDERSTAND THEIR OBLIGATION TO THE
TOWN TO KEEP THE PREMISE AS PER PLAN APPROVAL BY THE PLANNING BOARD UNTIL A NEW OR REVISED PLAN FOR
DEVELOPMENT OR USE OF THE SITE IS APPROVED BY THE PLANNING BOARD. THE APPLICANT AND THE OWNER
UNDERSTAND THEIR OBLIGATION TO THE TOWN NOT TO OCCUPY THE PREMISES BEFORE A CERTIFICATE OF OCCUPANCY
IS ISSUED BY THE TOWN FOR THE OCCUPANCY AS APPROVED HEREON.

OWNER

DATE

APPLICANT

DATE

TOWN OF WASHINGTON PLANNING BOARD
PLAN APPROVAL

THE PLAN OF DEVELOPMENT FOR THE PROPERTY AS DEPICTED HEREON WAS APPROVED BY A MAJORITY OF THE
MEMBERS OF THE TOWN OF WASHINGTON PLANNING BOARD AT A MEETING HELD ON _____, AND
THE CONDITIONS OF SITE PLAN APPROVAL HAVE BEEN SATISFIED OR ARRANGEMENTS HAVE BEEN MADE TO ENSURE
THE COMPLETION OF ANY OUTSTANDING OR INCOMPLETE CONDITIONS.

CHAIRMAN

DATE



LaBella

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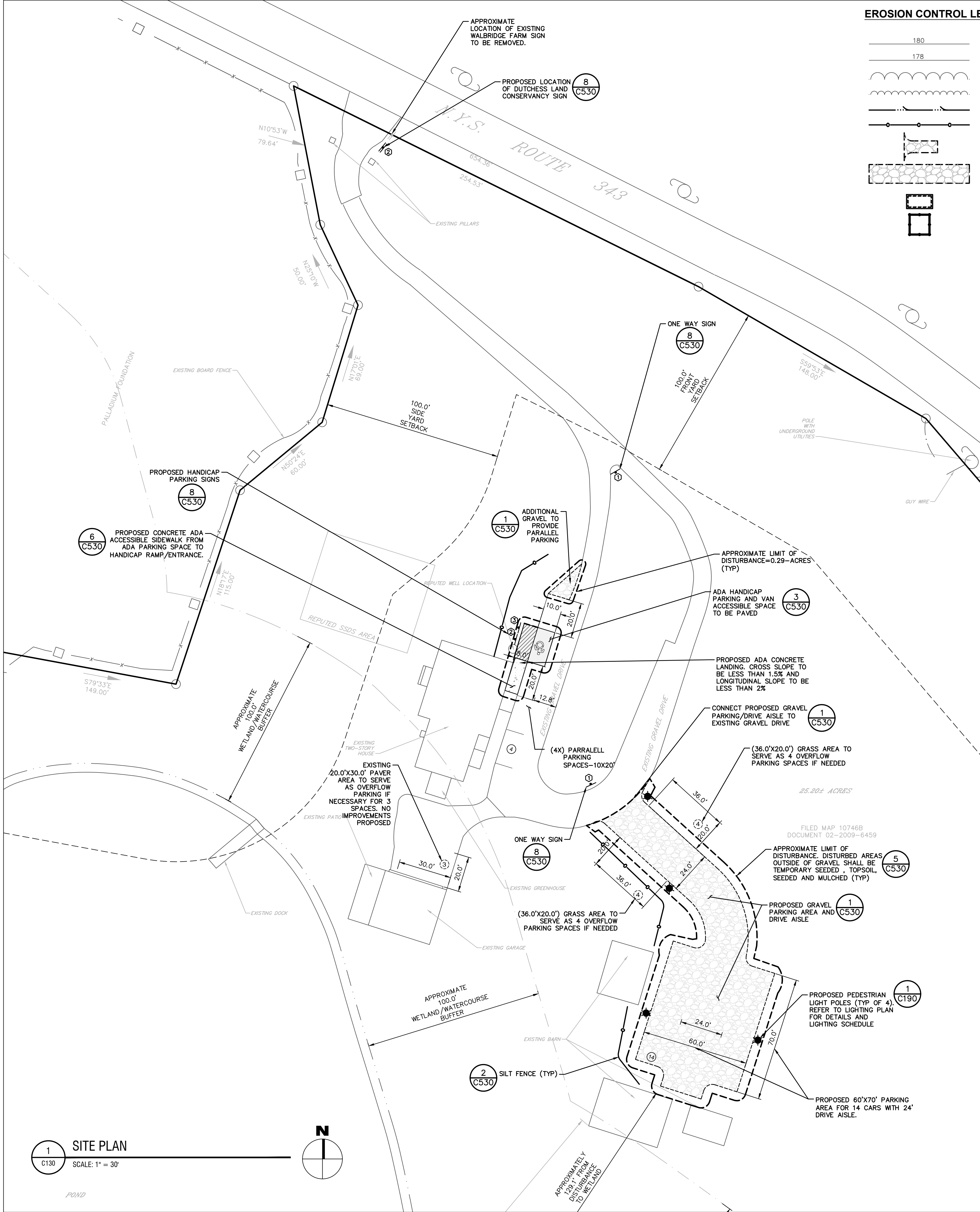
300 State Street, Suite 201
Rochester, NY 14614
585-454-6110
labellapc.com



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EROSION CONTROL LEGEND:

180

10 FT CONTOUR

178

2 FT CONTOUR

TREE LINE

SHRUB LINE

DRAINAGE SWALE

SILT FENCE

STABILIZED CONSTRUCTION ENTRANCE

RIPRAP

CONCRETE WASH OUT AREA

TREE PROTECTION

SETBACK LINE

PROPERTY LINE

BUILDING

PAVEMENT

ROAD CENTER LINE

SIDEWALK

CURB

WING GUTTER

GRAVEL DRIVEWAY

WORK LIMITS

GUIDERAIL

CHAIN LINK FENCE

CONCRETE SURFACE

ROAD LINING & STRIPING

GRAVEL SURFACE

2

5

25

SIGN

2 POSTED SIGN

BOLLARD

MAILBOX

PARKING COUNT

TOWN OF WASHINGTON DRIVEWAY NOTES:

FOR ALL PRIVATE DRIVEWAYS:

1. FINISHED GRADES FOR ALL PARTS OF THE DRIVEWAY SHALL NOT EXCEED 12 PERCENT

2. THE MINIMUM DRIVEWAY WIDTH SHALL NOT BE LESS THAN 16 FEET WITH A TRAVEL WAY WIDTH OF NOT LESS THAN 12 FEET

3. A DEVELOPED PLAN FOR THE DRIVEWAY TOGETHER WITH ROAD PROFILES NO OTHER INFORMATION AS MAY BE REQUIRED BY THE TOWN BUILDING INSPECTOR, SHALL ACCOMPANY PLANS FOR CONSTRUCTION ON THE PROPERTY AT THE TIME AN APPLICATION FOR A BUILDING PERMIT IS MADE. THE DEVELOPMENT PLAN AND PROFILES SHALL SHOW CONFORMITY OF THE PROPOSED DRIVEWAY CONSTRUCTION WITH THESE STANDARDS. THESE PLANS SHALL BE PREPARED BY A LICENSED PROFESSIONAL ENGINEER AND SHALL BEAR THE SEAL AND SIGNATURE OF SUCH ENGINEER

4. UPON COMPLETION, THE APPLICANT'S ENGINEER SHALL CERTIFY TO THE TOWN THAT THE DRIVEWAY HAS BEEN CONSTRUCTED IN ACCORDANCE WITH THE APPROVED PLANS AND WITH THESE SPECIFICATIONS. SUCH CERTIFICATION SHALL ACCOMPANY THE APPLICATION FOR ISSUANCE OF A CERTIFICATE OF OCCUPANCY FOR THE IMPROVEMENTS. SUCH CERTIFICATION SHALL BE IN THE FORM OF AN AS-BUILT SURVEY OF THE DRIVEWAY AND OTHER IMPROVEMENTS TO THE PROPERTY

5. THE DRIVEWAY CONSTRUCTION REQUIREMENTS AS SHOWN ON THE FINAL DEVELOPMENT PLAN OR PLAT APPROVED BY THE PLANNING BOARD SHALL BE REFERENCED IN THE DEED FOR THE PROPERTY UPON TRANSFER

FOR DRIVEWAYS IN EXCESS OF 500 LINEAR FEET

1. FINISHED GRADE FOR ALL PARTS OF THE DRIVEWAY SHALL NOT EXCEED 12 PERCENT

2. THE CLEARED AND GRADED WIDTH OF THE DRIVEWAY SHALL NOT BE LESS THAN 16 FEET, AND TRAVEL WAY WIDTH OF NOT LESS THEN 12 FEET AND 2-FOOT SHOULDERS TO EACH SIDE

3. SHOULDERS SHALL BE TOP SOILED, SEEDED WITH AN APPROPRIATE GRASS OR GRASS BLEND, AND MULCHED

4. PASSING TURNOUTS MEASURING NOT LESS THAN 40'X10' SHALL BE PLACED AT NOT MORE THAN FIVE HUNDRED FOOT INTERVALS ALONG THE LENGTH OF THE DRIVEWAY. THE PASSING TURNOUTS SHALL HAVE AN ADDITIONAL 2 FEET OF SHOULDER WIDTH

5. ALL ROOTS AND STUMPS SHALL BE GRUBBED, EXCAVATED AND REMOVED FROM THE TRAVEL WAY AND SHOULDERS

6. ALL UNSUITABLE AND UNSTABLE MATERIALS SHALL BE COMPLETELY EXCAVATED AND REMOVED AND ALL ROCKS OR BOULDERS LARGER THAN 6 INCHES SHALL BE EXCAVATED TO AT LEAST 8 INCHES BELOW FINISHED GRADE.

7. THE FOUNDATION COURSE OF THE DRIVEWAY SHALL BE A MINIMUM OF 6 INCHES OF CLEAN, RUN OF BANK GRAVEL

8. FINAL COURSE OF THE DRIVEWAY SHALL BE A MINIMUM OF 4 INCHES OF ITEM 4 OR PROCESSED GRAVEL

9. THE TRAVEL WAY, PASSING TURNOUTS, SHOULDERS AND FLOW LINE OF DRAINAGE DITCHES AND SWALES SHALL BE MAINTAINED IN SATISFACTORY CONDITION TO ASSURE SAFE AND CONTINUOUS, YEAR ROUND ACCESS FOR ALL VEHICLES

10. TREES AND SHRUBS SHALL BE TRIMMED AND MAINTAINED SO AS NOT TO HANG INTO OR OBSTRUCT THE TRAVEL WAY, PASSING TURNOUT AND SHOULDERS. OVERHEAD BRANCHES SHALL BE TRIMMED TO A HEIGHT OF NOT LESS THAN 13 FEET

11. A DEVELOPED PLAN FOR THE DRIVEWAY TOGETHER WITH ROAD PROFILES NO OTHER INFORMATION AS MAY BE REQUIRED BY THE TOWN BUILDING INSPECTOR, SHALL ACCOMPANY PLANS FOR CONSTRUCTION ON THE PROPERTY AT THE TIME AN APPLICATION FOR A BUILDING PERMIT IS MADE. THE DEVELOPMENT PLAN AND PROFILES SHALL SHOW CONFORMITY OF THE PROPOSED DRIVEWAY CONSTRUCTION WITH THESE STANDARDS. THESE PLANS SHALL BE PREPARED BY A LICENSED PROFESSIONAL ENGINEER AND SHALL BEAR THE SEAL AND SIGNATURE OF SUCH ENGINEER

12. UPON COMPLETION, THE APPLICANT'S ENGINEER SHALL CERTIFY TO THE TOWN THAT THE DRIVEWAY HAS BEEN CONSTRUCTED IN ACCORDANCE WITH THE APPROVED PLANS AND WITH THESE SPECIFICATIONS. SUCH CERTIFICATION SHALL ACCOMPANY THE APPLICATION FOR ISSUANCE OF A CERTIFICATE OF OCCUPANCY FOR THE IMPROVEMENTS. SUCH CERTIFICATION SHALL BE IN THE FORM OF AN AS-BUILT SURVEY OF THE DRIVEWAY AND OTHER IMPROVEMENTS TO THE PROPERTY

13. THE DRIVEWAY CONSTRUCTION REQUIREMENTS AS SHOWN ON THE FINAL DEVELOPMENT PLAN OR PLAT APPROVED BY THE PLANNING BOARD SHALL BE REFERENCED IN THE DEED FOR THE PROPERTY UPON TRANSFER

TOWN OF WASHINGTON EROSION CONTROL NOTES:

1. AT THE TIME OF APPLICATION FOR A BUILDING PERMIT, AND PRIOR TO ANY LAND CLEARING OR SITE PREPARATION WORK FOR CONSTRUCTION OF IMPROVEMENTS ON ANY OF THE LOTS AS APPROVED HEREIN AN EROSION AND SEDIMENT CONTROL PLAN SHALL BE PREPARED IN ACCORDANCE WITH SECTION 335 OF THE TOWN ZONING LAW AND SHALL E SUBMITTED TO THE PLANNING BOARD FOR REVIEW AND APPROVAL. NO BUILDING PERMIT SHALL BE ISSUED FOR ANY IMPROVEMENTS UNTIL THE EROSION AND SEDIMENT CONTROL PLAN HAS BEEN APPROVED

2. THE DISCHARGE, OWNER OR OPERATOR SHALL AT ALL TIMES COMPLY WITH THE NEW YORK STATE SPDES GENERAL PERMIT (GP-02-01) REQUIREMENTS. A COPY OF ANY COMPLETED NOTICE OF INTENT SUBMITTED TO THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION PURSUANT TO GP-02-01 SHALL BE SUBMITTED TO THE PLANNING BOARD

ADDITIONAL SITE PLAN NOTE:

1. THE EXISTING SEPTIC DISPOSAL SYSTEM TO SERVE PROPOSED CHANGE IN USE.

1 SITE PLAN

SCALE: 1" = 30'

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NOT FOR CONSTRUCTION

It is a violation of New York Education Law Article 145 Sec.7209, for any person, unless acting under the direction of a licensed architect, professional engineer, land surveyor, landscape architect or geologist to alter an item in any way. If an item bearing the seal of an architect, engineer, or land surveyor is altered; the altering architect, engineer, land surveyor, landscape architect or geologist shall affix to the item their seal and notation "altered by" followed by their signature and date of such alteration, and a specific description of the alteration.

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DUTCHESS LAND
CONSERVANCY

4289 ROUTE 82
MILLBROOK NY 12545

DLC RESEARCH
AND EDUCATIONAL CENTER

562 ROUTE 343
TOWN OF WASHINGTON, NEW YORK 12545

1	11/22/22	REVISED PER PLANNING BOARD COMMENTS
NO.	DATE:	DESCRIPTION:
Revisions		

PROJECT NUMBER: 2224316

DRAWN BY: KTB

REVIEWED BY: CPL

ISSUED FOR:
PB REVIEW - NOT FOR CONSTRUCTION

DATE: 10/18/2022

DRAWING NUMBER:

LIGHTING PLAN

DRAWING NUMBER:

C190

PHOTOMETRIC LEGEND:

---	PROPERTY LINE
---	BUILDING
x1.2	FOOT CANDLE VALUE AT GROUND PLANE
---	PHOTOMETRIC CONTOUR (F.C.)
★>	LIGHT POLE — POST TOP

LIGHTING NOTES:

- GRID NUMBERS SHOWN REPRESENT FOOTCANDLE VALUES AT GROUND PLANE.
- THE LIGHTING FIXTURES, SURFACE LOCATIONS AND ASSOCIATED PHOTOMETRIC VALUES ARE IDENTIFIED BY LBA. DETAILED DESIGN OF THE LIGHTING SPECIFICATIONS, FOUNDATION DESIGN, LIGHTING CONDUIT, WIRING, AND CONTROL CIRCUITRY SHALL BE BY OTHERS.
- IF DISCREPANCIES EXIST BETWEEN THE LIGHTING SCHEDULE AND LIGHTING PLAN, THE PLAN SHALL DICTATE.
- FOR ADDITIONAL LIGHTING NOTES AND LIGHTING DETAILS, SEE BELOW.

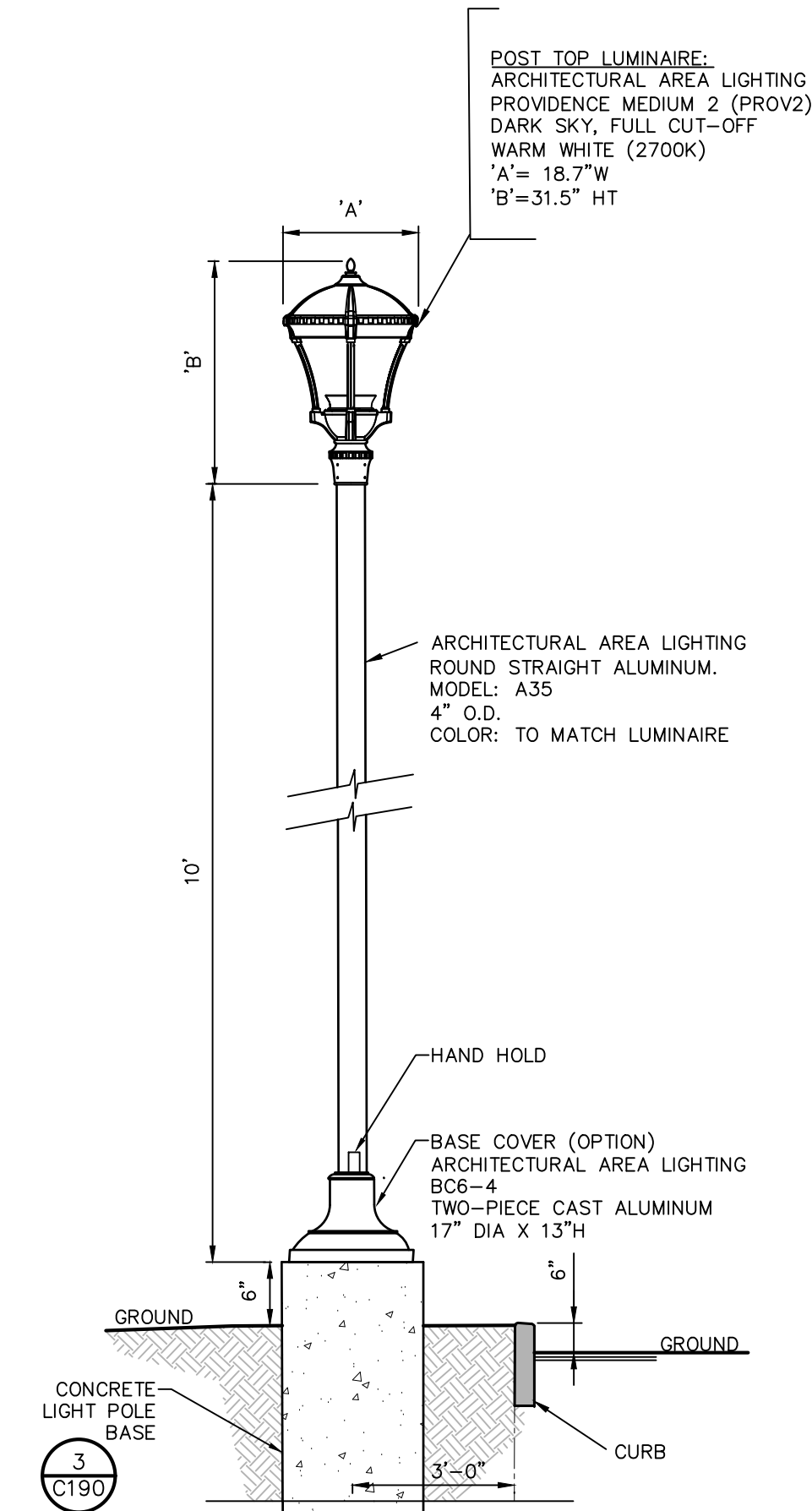
LIGHTING SCHEDULE

QUANTITY	DESIGNATION	MANUFACTURER	MODEL: CATALOG NUMBER	MOUNT HEIGHT *	LIGHTING TYPE	TOTAL LUMENS	WATTS	LIGHT TEMP.	FINISH
4	L01	ARCHITECTURAL AREA LIGHTING	PROV2-36L-325-3K7-3	14' 0"	LED	3781	37.8W	3000K	BLACK

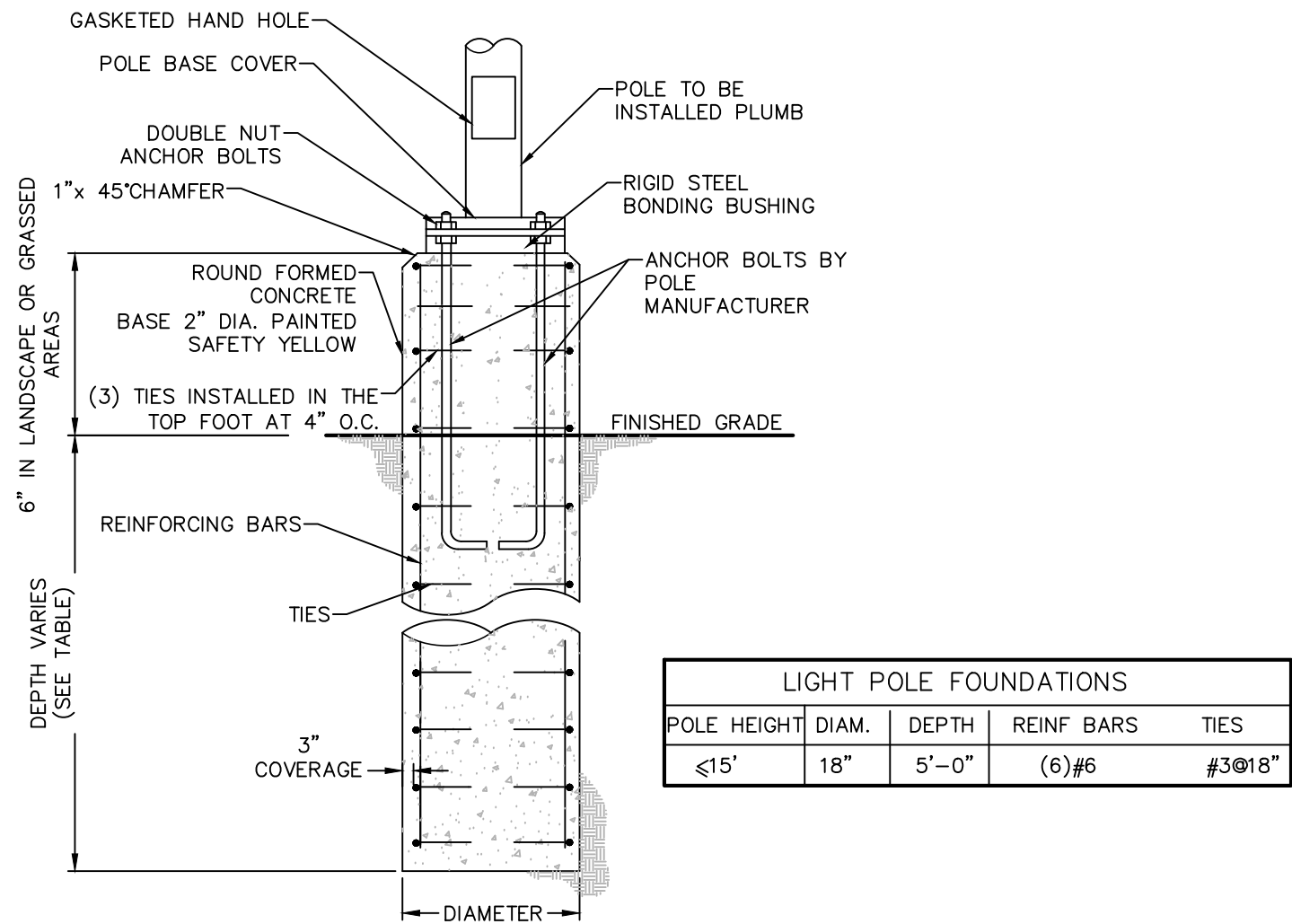
- * MOUNTING HEIGHT SHALL BE THE DISTANCE FROM THE TOP OF THE LUMINAIRE TO THE GROUND.
- ** CONTRACTOR TO SELECT STANDARD MOUNTING OPTION AND HOUSE SIDE SHIELDS FOR ALL FIXTURES

LIGHTING STATISTICS

	AVERAGE	MAXIMUM	MINIMUM	AVE/MIN RATIO
ENTIRE SITE TO PL	0.1 f.c.	3.1 f.c.	0.0 f.c.	N/A
GRAVEL ACCESS/PARKING AREA	1.0 f.c.	3.1 f.c.	0.0 f.c.	N/A

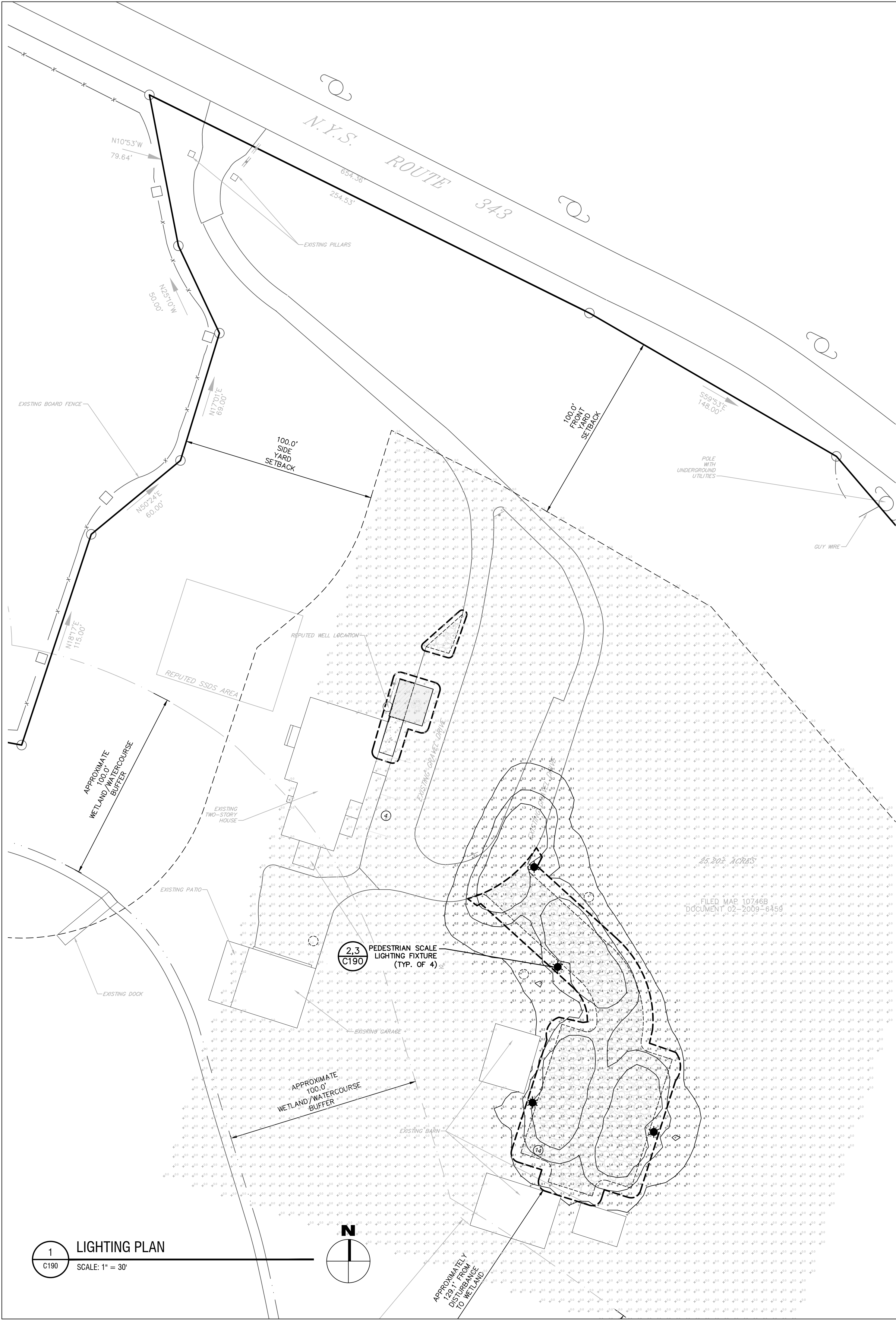


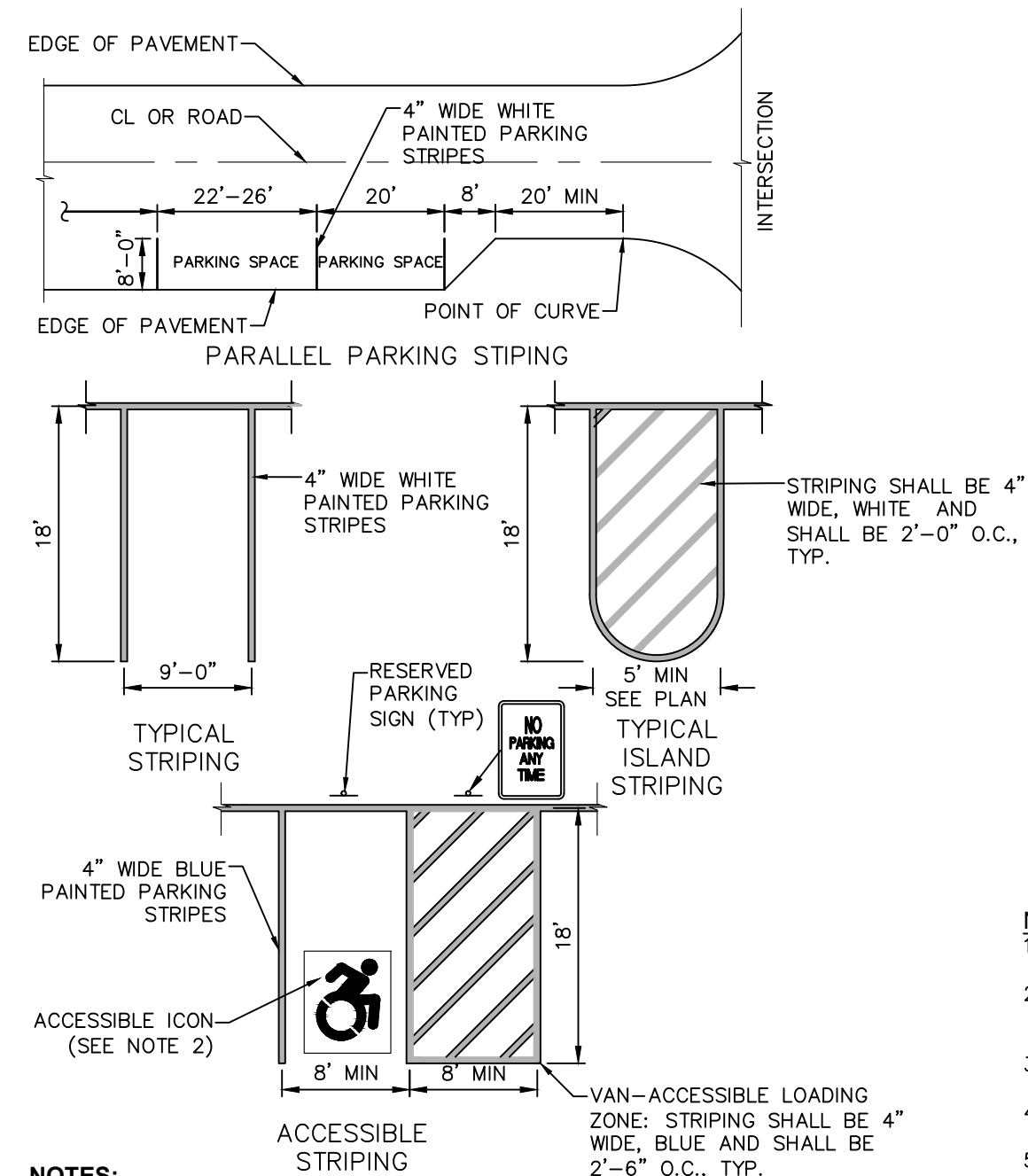
- NOTES:
- CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO THE ENGINEER FOR APPROVAL PRIOR TO INSTALLATION.
 - ALL EXCAVATIONS SHALL BE BACKFILLED WITH STRUCTURAL FILL AND COMPACTED TO 95% OF MAXIMUM MATERIAL DENSITY.
 - ELECTRICAL POWER SUPPLY, WIRE, AND CONDUIT BY OTHERS.
- PEDESTRIAN SCALE LIGHTING FIXTURE DETAIL
SCALE: NOT TO SCALE



- NOTES:
- CONDUITS AND GROUNDING SHALL BE AS REQUIRED BY THE ELECTRICAL DESIGN.
 - ALL CONCRETE SHALL BE 4,500 PSI @ 28 DAYS.
 - ALL REINFORCING STEEL SHALL BE GRADE 60.
 - DESIGNED FOR 90 MPH WIND WITH FIXTURE AREA OF 13 SF.
 - FOUNDATION DIAMETER AND REINFORCING CIRCLE SHALL BE COORDINATED WITH ANCHOR BOLT LIMITS.
 - FOUNDATIONS SHALL BE AUGURED INTO UNDISTURBED NATURAL SOIL OR COMPACTED FILL PER SITE GRADING PLANS.

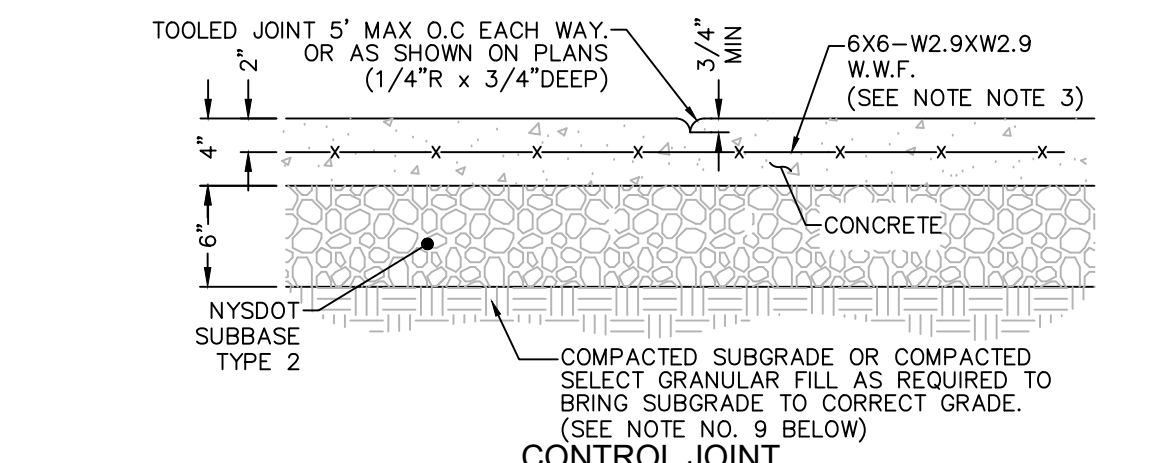
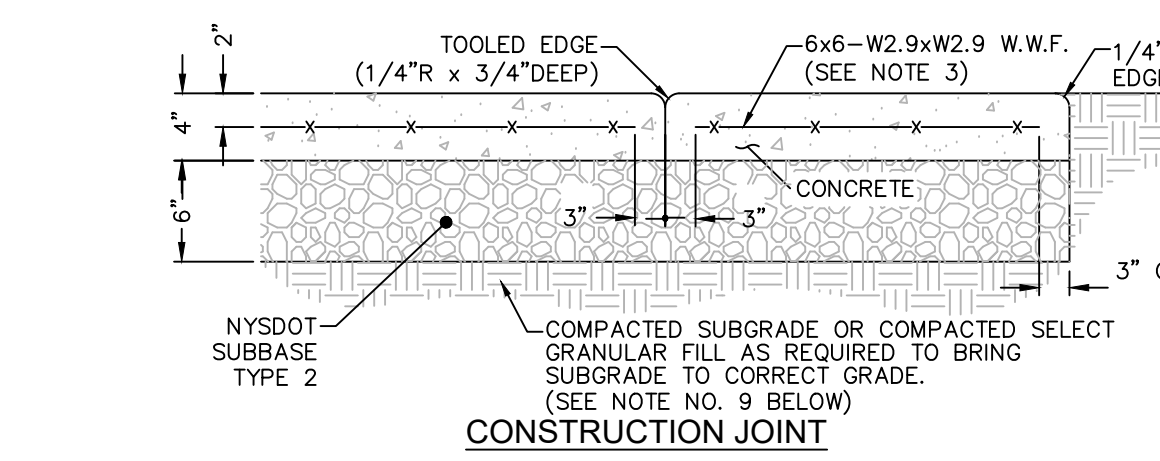
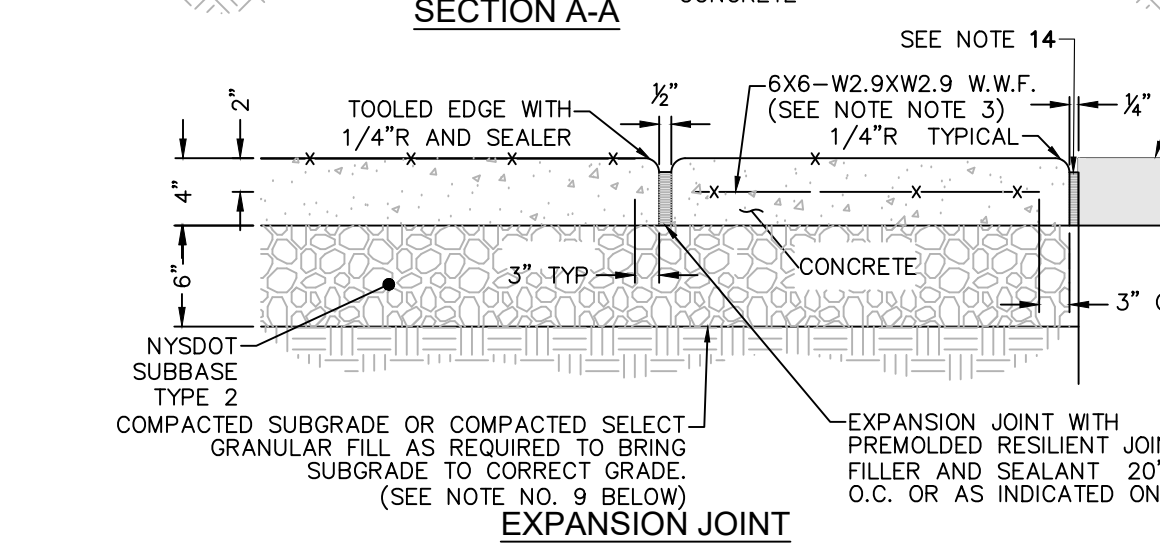
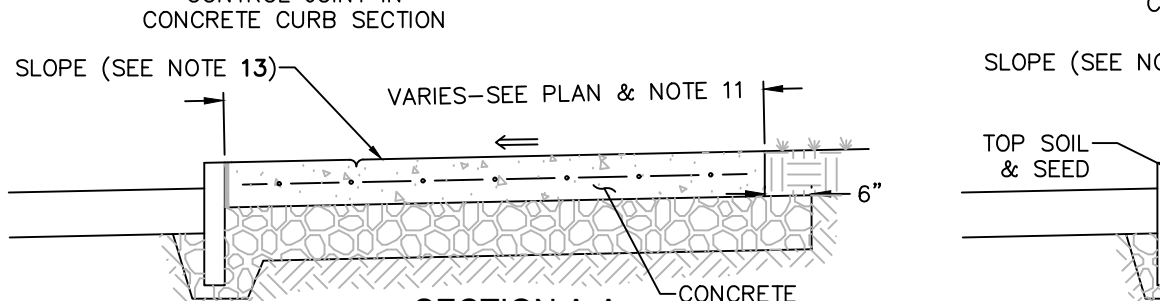
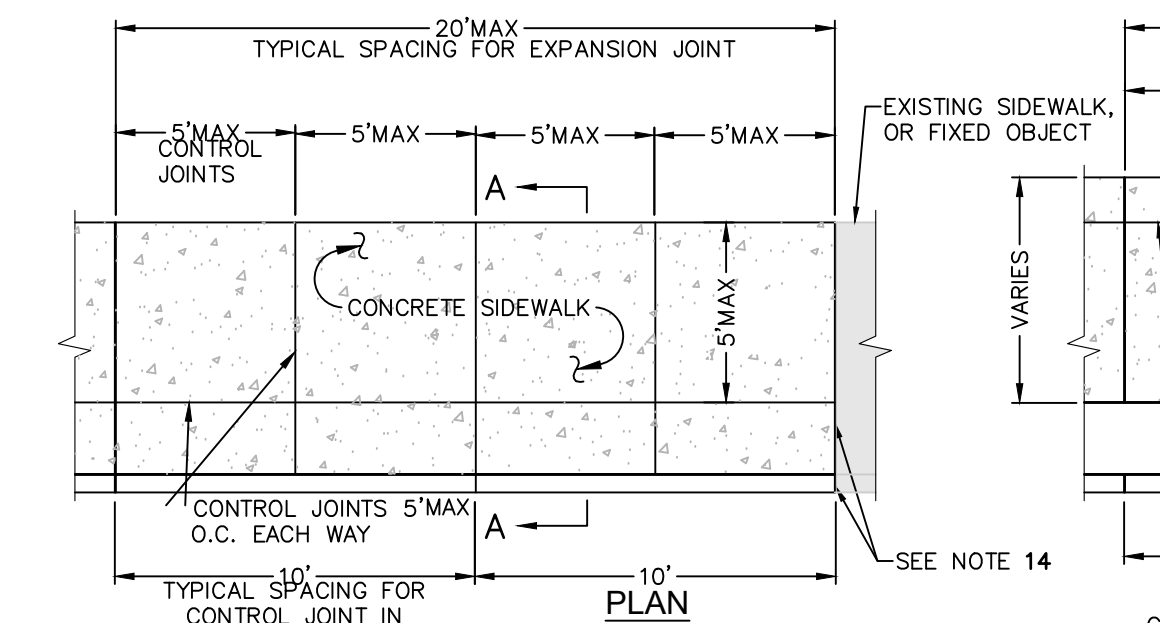
CONCRETE BASE FOR LIGHT POLE
SCALE: NOT TO SCALE



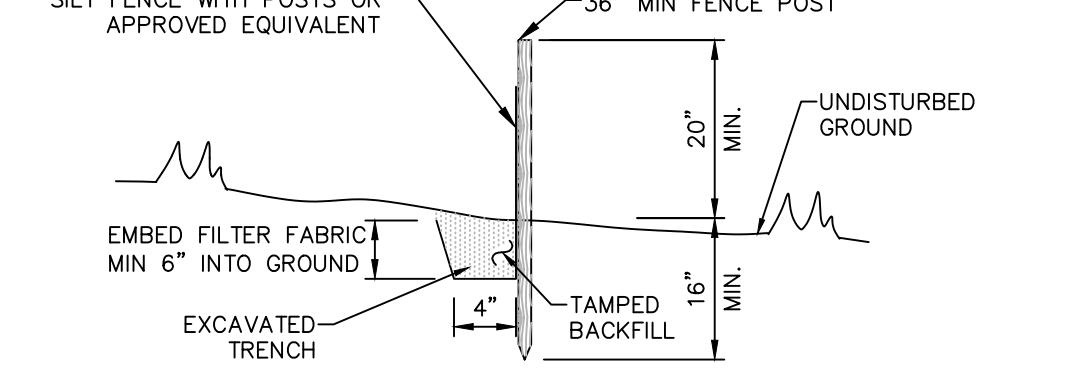
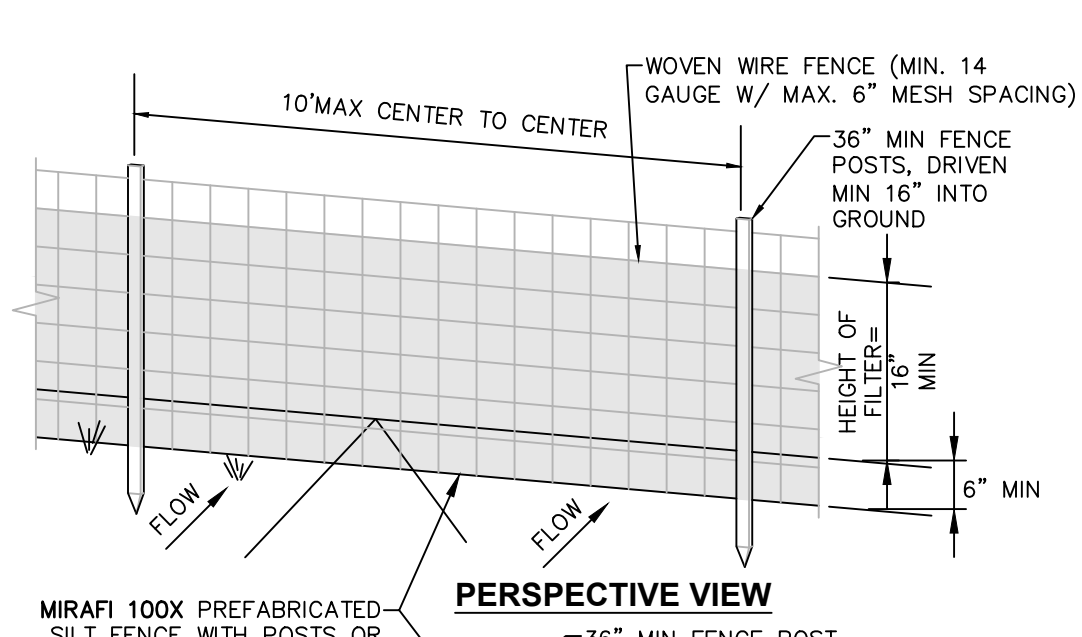


- NOTES:**
1. ALL DIMENSIONS SHALL BE IN ACCORDANCE WITH ADA STANDARD AND CURRENT ZONING AND SITE REGULATIONS.
 2. PAINTED ACCESSIBLE LOGO TO BE IN ACCORDANCE W/ NEW YORK STATE LAW.
 3. SLOPE OF PAVEMENT SURFACE IN ACCESSIBLE PARKING AREA SHALL NOT EXCEED 1.5% IN ANY DIRECTION.
 4. SEE PLAN FOR ACTUAL LOCATION OF SIGNAGE

7 PAVEMENT MARKING DETAIL PARKING STRIPING
SCALE: NOT TO SCALE

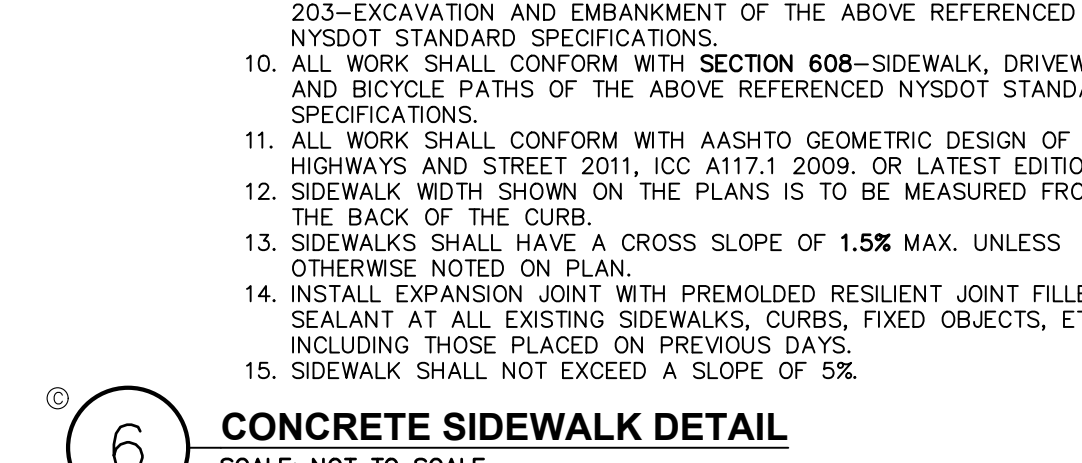
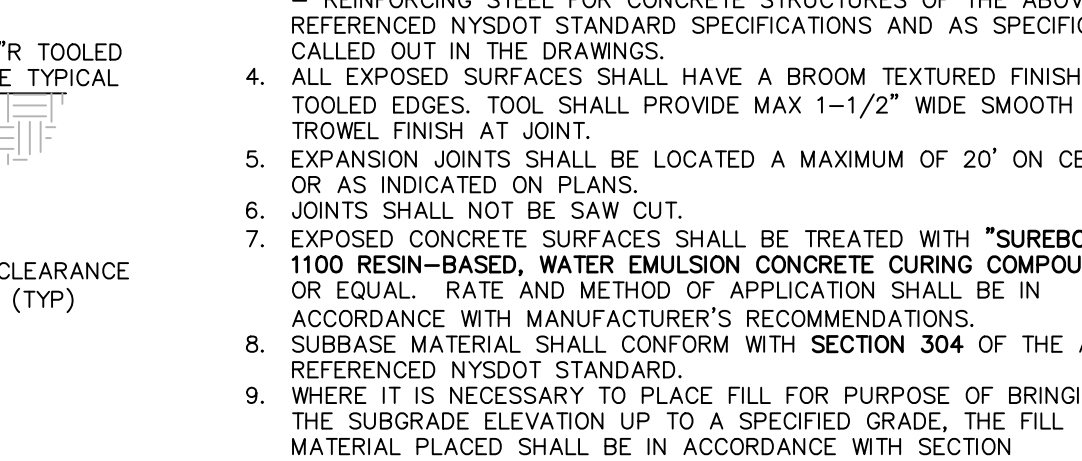
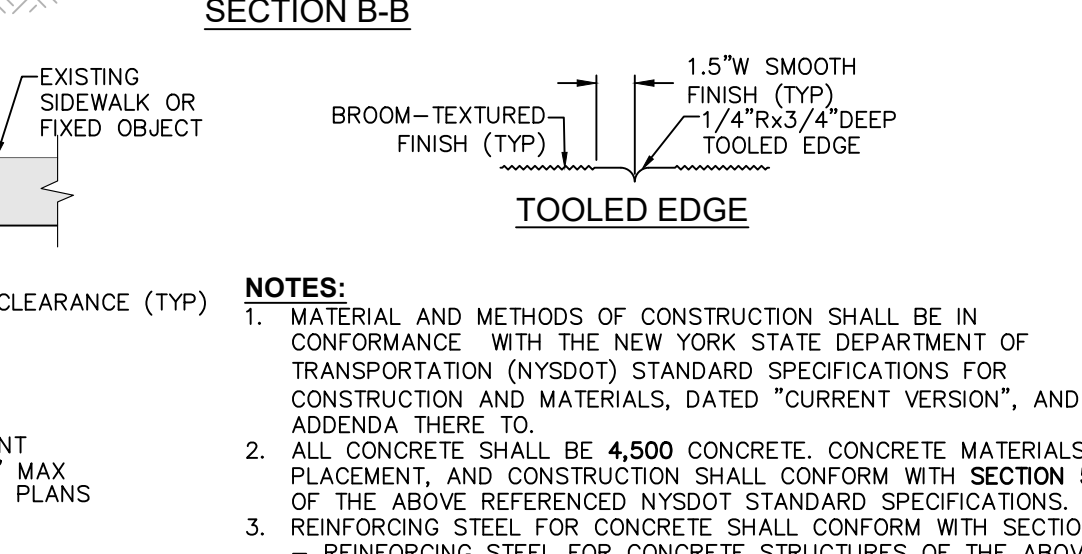
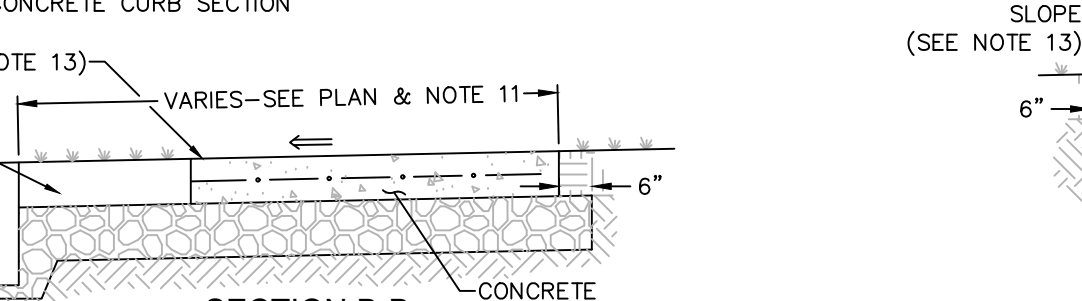
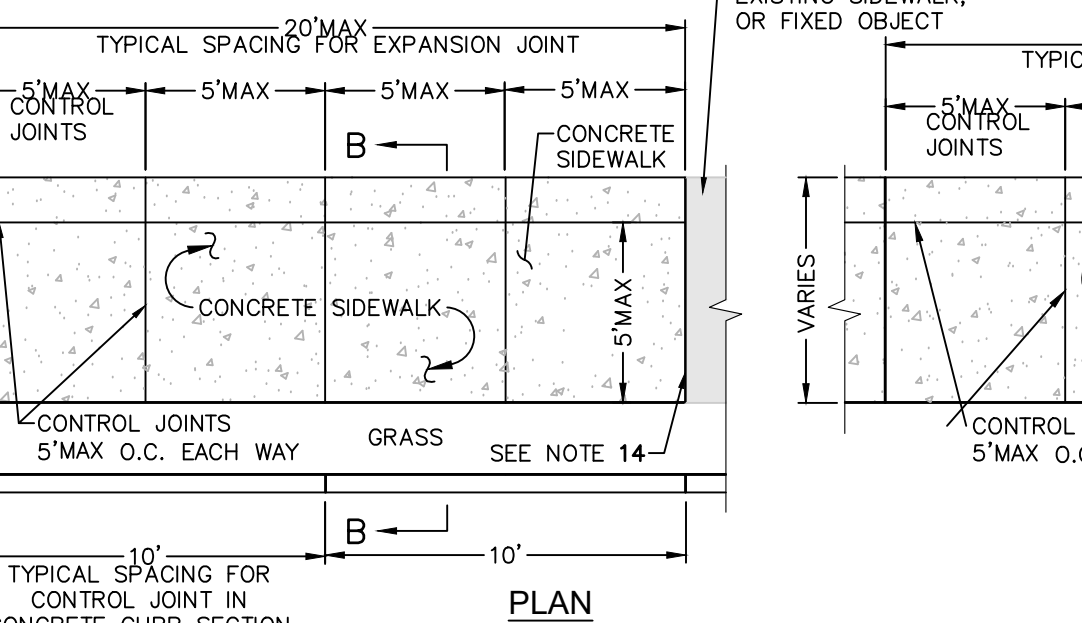


6 CONCRETE SIDEWALK DETAIL
SCALE: NOT TO SCALE

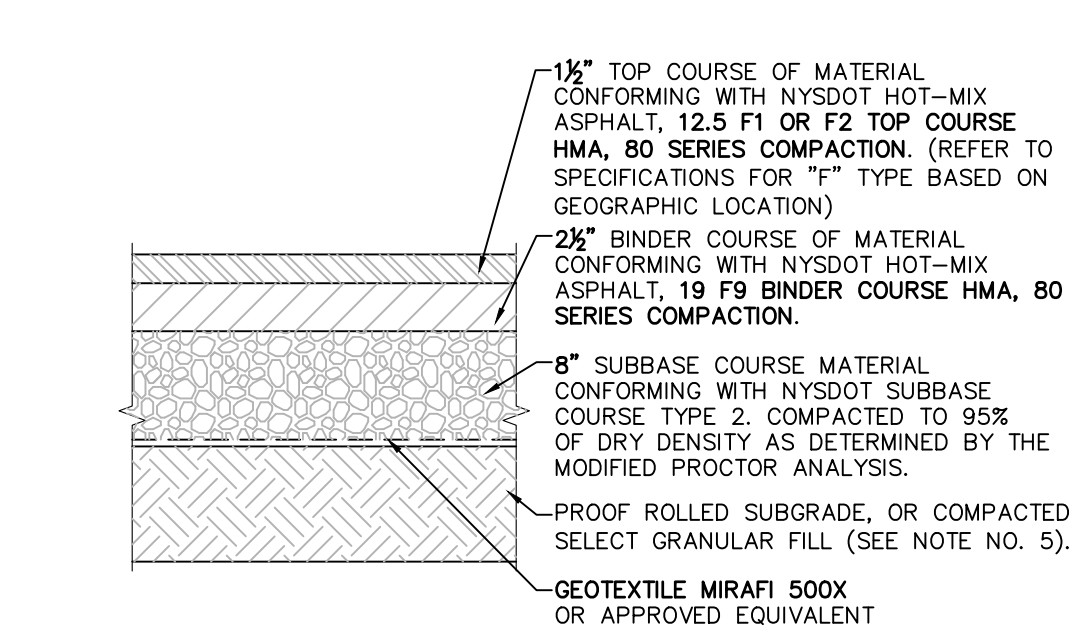


- NOTES:**
1. WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. POSTS SHALL BE STEEL "T" OR "U" TYPE OR HARDWOOD.
 2. FILTER FABRIC TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION. FENCE SHALL BE WOVEN WIRE, 6" MAX MESH OPENING.
 3. WHEN TWO SECTIONS OF FILTER FABRIC ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY 6" AND FOLDED.
 4. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIALS REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.
 5. MAXIMUM DRAINAGE AREA FOR OVERLAND FLOW TO A SILT FENCE SHALL NOT EXCEED 1/4 ACRE PER 100 FEET OF FENCE.
 6. SILT FENCE SHALL BE USED WHERE EROSION COULD OCCUR IN THE FORM OF SHEET EROSION.
 7. SILT FENCE SHALL NOT BE USED WHEN A CONCENTRATION OF WATER IS FLOWING TO THE BARRIER.
 8. MAXIMUM ALLOWABLE SLOPE LENGTHS CONTRIBUTING RUN-OFF TO A SILT FENCE ARE:

2 SILT FENCE INSTALLATION DETAIL
SCALE: NOT TO SCALE

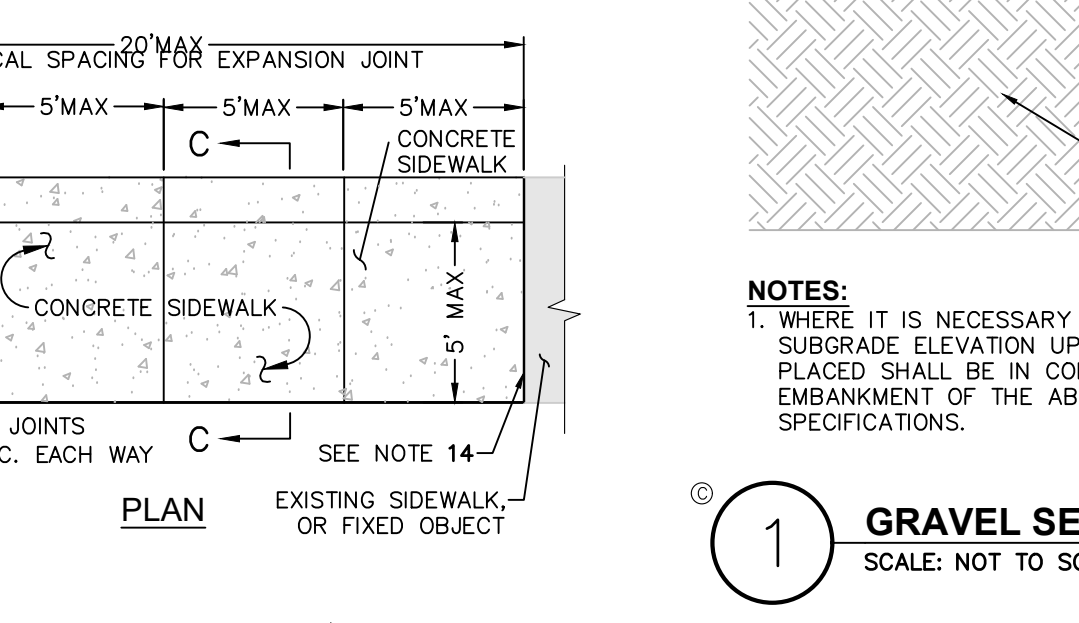


6 CONCRETE SIDEWALK DETAIL
SCALE: NOT TO SCALE

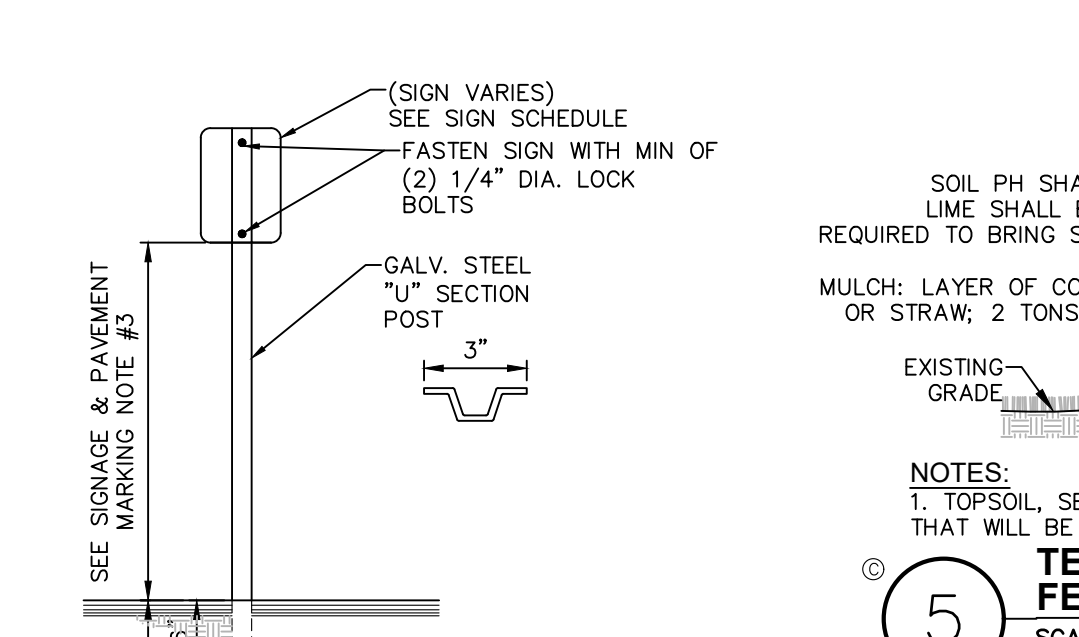


- NOTES:**
1. MATERIALS AND METHODS OF CONSTRUCTION SHALL BE IN CONFORMANCE WITH THE NEW YORK STATE DEPARTMENT OF TRANSPORTATION (NYSDOT) STANDARD SPECIFICATIONS FOR CONSTRUCTION AND MATERIALS, DATED "CURRENT VERSION", AND ALL ADDENDA THERE TO.
 2. SUBBASE MATERIAL SHALL CONFORM WITH SECTION 304 - SUBBASE COURSE OF THE ABOVE REFERENCED NYSDOT STANDARD SPECIFICATIONS AND THE TYPE CALLED OUT IN THESE DRAWINGS.
 3. HOT MIX ASPHALT (HMA) PAVEMENT SHALL CONFORM WITH SECTION 400-HOT MIX ASPHALT OF THE ABOVE REFERENCED NYSDOT STANDARD SPECIFICATIONS AND THE TYPE CALLED OUT IN THESE DRAWINGS. ALTHOUGH SECTION 400 IN ITS ENTIRETY IS REFERENCED, THE HOT MIX ASPHALT (HMA) PAVEMENT(S) SPECIFIED FOR THIS CONTRACT SHALL BE AS SPECIFIED UNDER SECTION 402-HOT MIX ASPHALT (HMA) PAVEMENTS.
 4. TACK COAT WHEN SPECIFIED OR CALLED OUT IN THESE DRAWINGS OR REQUIRED BY THE REFERENCED SPECIFICATIONS SHALL CONFORM WITH SECTION 407-TACK COAT OF THE ABOVE REFERENCED NYSDOT STANDARD SPECIFICATIONS.
 5. WHERE IT IS NECESSARY TO PLACE FILL FOR PURPOSES OF BRINGING THE SUBGRADE ELEVATION UP TO A SPECIFIED GRADE, THE FILL MATERIAL PLACED SHALL BE IN CONFORMANCE WITH SECTION 203-EXCAVATION AND EMBANKMENT OF THE ABOVE REFERENCED NYSDOT STANDARD SPECIFICATIONS.

3 PAVEMENT SECTION DETAIL
SCALE: NOT TO SCALE



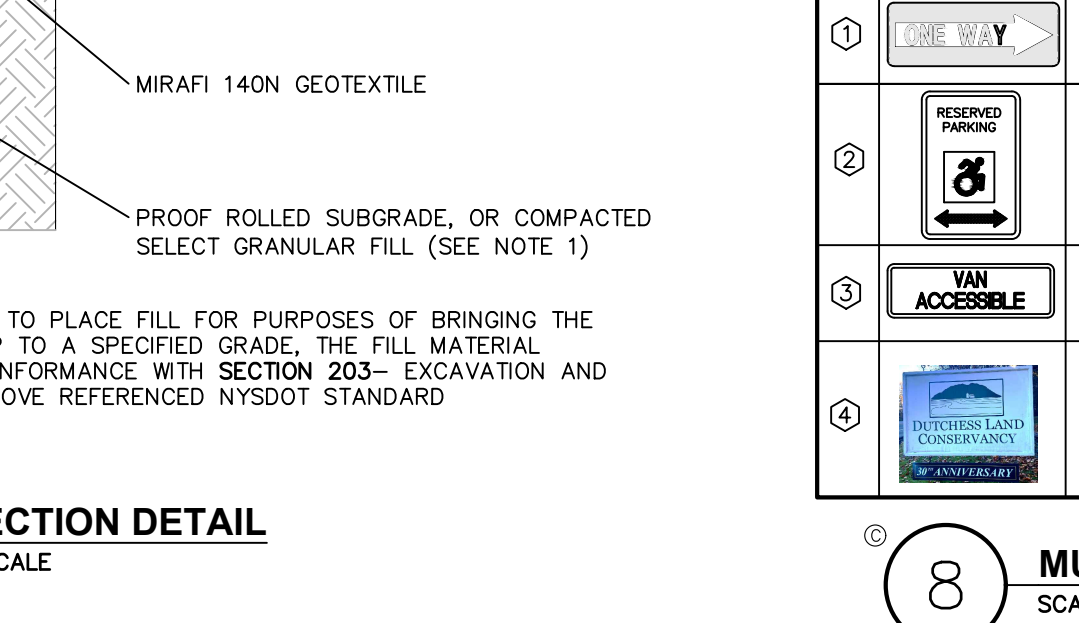
6 CONCRETE SIDEWALK DETAIL
SCALE: NOT TO SCALE



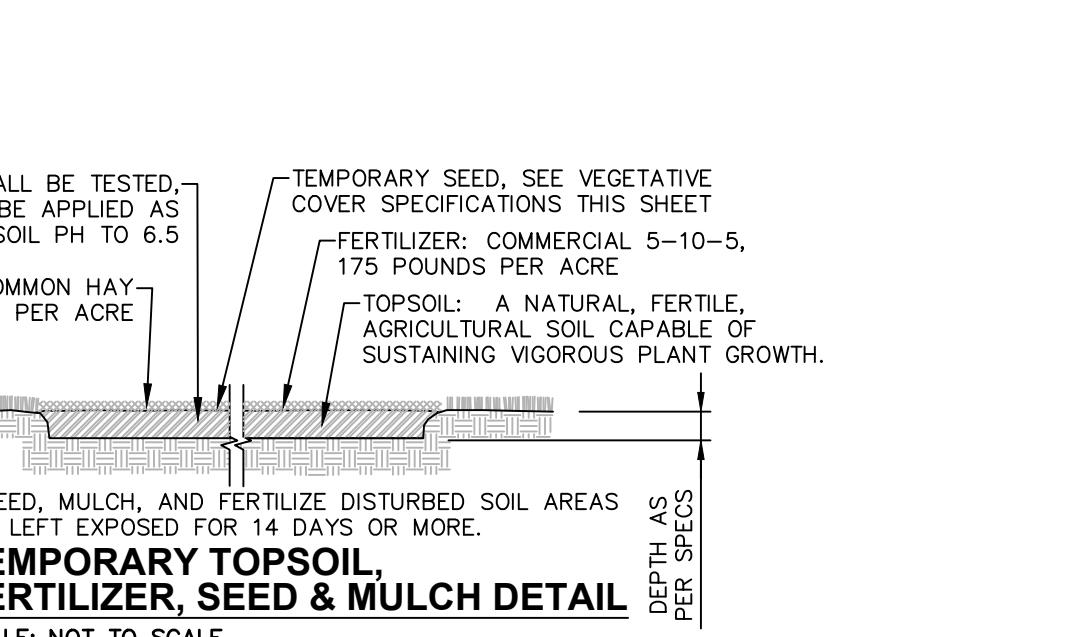
4 SINGLE POST SIGN MOUNTING DETAIL
SCALE: NOT TO SCALE



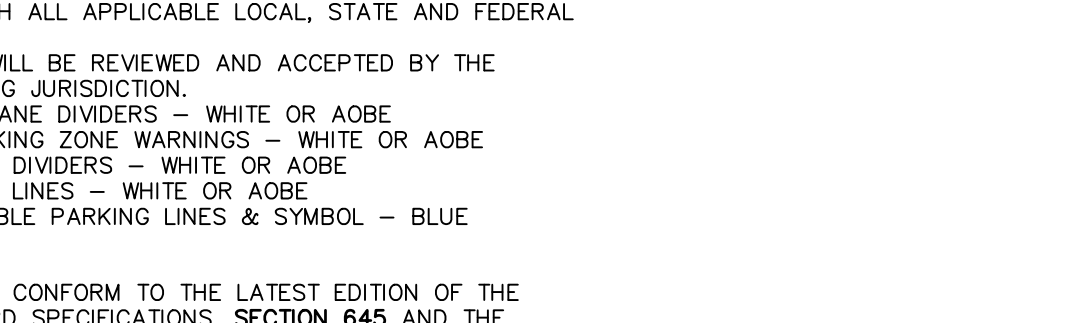
1 GRAVEL SECTION DETAIL
SCALE: NOT TO SCALE



1 GRAVEL SECTION DETAIL
SCALE: NOT TO SCALE



5 TEMPORARY TOPSOIL, FERTILIZER, SEED & MULCH DETAIL
SCALE: NOT TO SCALE



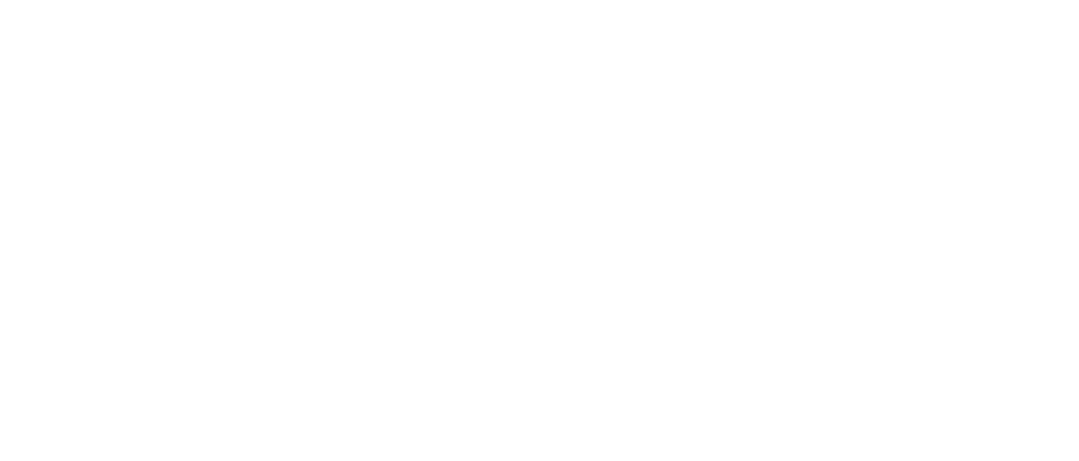
- STRIPING NOTES:**
1. ALL STRIPING SHALL CONFORM TO THE LATEST EDITION OF THE NYSDOT STANDARD SPECIFICATIONS, SECTION 640 AND THE "NATIONAL MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" - 2009 EDITION AND THE "NYS SUPPLEMENT."
 2. STRIPE PAVEMENT AS INDICATED ON THE PLANS AND/OR IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL REQUIREMENTS.
 3. STRIPING WORK WILL BE REVIEWED AND ACCEPTED BY THE AUTHORITY HAVING JURISDICTION.
 4. COLOR: DRIVE LANE DIVIDERS - WHITE OR AOE NO PARKING ZONE WARNINGS - WHITE OR AOE PARKING DIVIDERS - WHITE OR AOE WALKING LINES - WHITE OR AOE ACCESSIBLE PARKING LINES & SYMBOL - BLUE

SIGNAGE NOTES:

1. ALL SIGNS SHALL CONFORM TO THE LATEST EDITION OF THE NYSDOT STANDARD SPECIFICATIONS, SECTION 645 AND THE "NATIONAL MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" - 2009 EDITION AND THE "NYS SUPPLEMENT."
2. SIGN MOUNTING HEIGHT SHALL BE A MINIMUM OF 7'. MINIMUM MOUNTING HEIGHT MAY BE ADJUSTED ONLY IN ACCORDANCE WITH PROVISIONS OUTLINED IN THE "NATIONAL MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" - 2009 EDITION AND THE "NYS SUPPLEMENT."
3. SIGN POST SHALL BE IN ACCORDANCE W/ NYSDOT STANDARD SPECS SECTION 730.

8 MUTCD SIGN SCHEDULE
SCALE: NOT TO SCALE

MUTCD SIGN SCHEDULE						
SIGN NO.	SIGN	MUTCD NUMBER	MIN SIZE	BACK GRND	COLORS LEGEND	MOUNTING
1	ONE WAY	R6-1R	36"x12"	BLACK	WHITE	4 (C530)
2	RESERVED PARKING	NY R7-8D	12"x18"	WHITE/BLUE	GREEN/WHITE	4 (C530)
3	VAN ACCESSIBLE	R7-8P	12"x6"	WHITE	BLUE	4 (C530)
4	DUTCHESS LAND CONSERVANCY		36.25" X 24.25"	WHITE	GREEN	



1 GRAVEL SECTION DETAIL
SCALE: NOT TO SCALE

NOT FOR CONSTRUCTION

It is a violation of New York Education Law Article 145 Sec.7209, for any person, unless acting under the direction of a licensed architect, professional engineer, land surveyor, landscape architect or geologist to alter an item in any way. If an item bearing the seal of an architect, engineer, or land surveyor is altered; the altering architect, engineer, land surveyor, landscape architect or geologist shall affix to the item their seal and notation "altered by" followed by their signature and date of such alteration, and a specific description of the alteration.

DUTCHESS LAND CONSERVANCY
4289 ROUTE 82
MILLBROOK NY 12545

DLC RESEARCH AND EDUCATIONAL CENTER
562 ROUTE 343
TOWN OF WASHINGTON, NEW YORK 12545

1	11/22/22	REVISED PER PLANNING BOARD COMMENTS
NO.	DATE:	DESCRIPTION:

Revisions

PROJECT NUMBER: 2224316

DRAWN BY: KTB

REVIEWED BY: CPL

ISSUED FOR:
PB REVIEW - NOT FOR CONSTRUCTION

DATE: 10/18/2022

DRAWING NAME:

SITE DETAILS

DRAWING NUMBER:

C530