

1 EXISTING CONDITIONS (PLAN VIEW)
SCALE: 1" = 100'

3 SITE SPECIFIC NOTES

1. SURVEY & TOPOGRAPHIC INFORMATION SHOWN HEREON WAS TAKEN FROM A COMBINATION OF NYSGIS AERIAL IMAGERY, & NYSGIS TOPOGRAPHY (DATUM NAVD-1929). NO FORMAL SURVEY BY A LAND SURVEYOR HAS YET BEEN PREPARED.
2. ADDITIONAL INFORMATION SHOWN HEREON IS ALSO TAKEN FROM FIELD OBSERVATIONS BY TEED ENGINEERING, PLLC ON 03/16/2026.

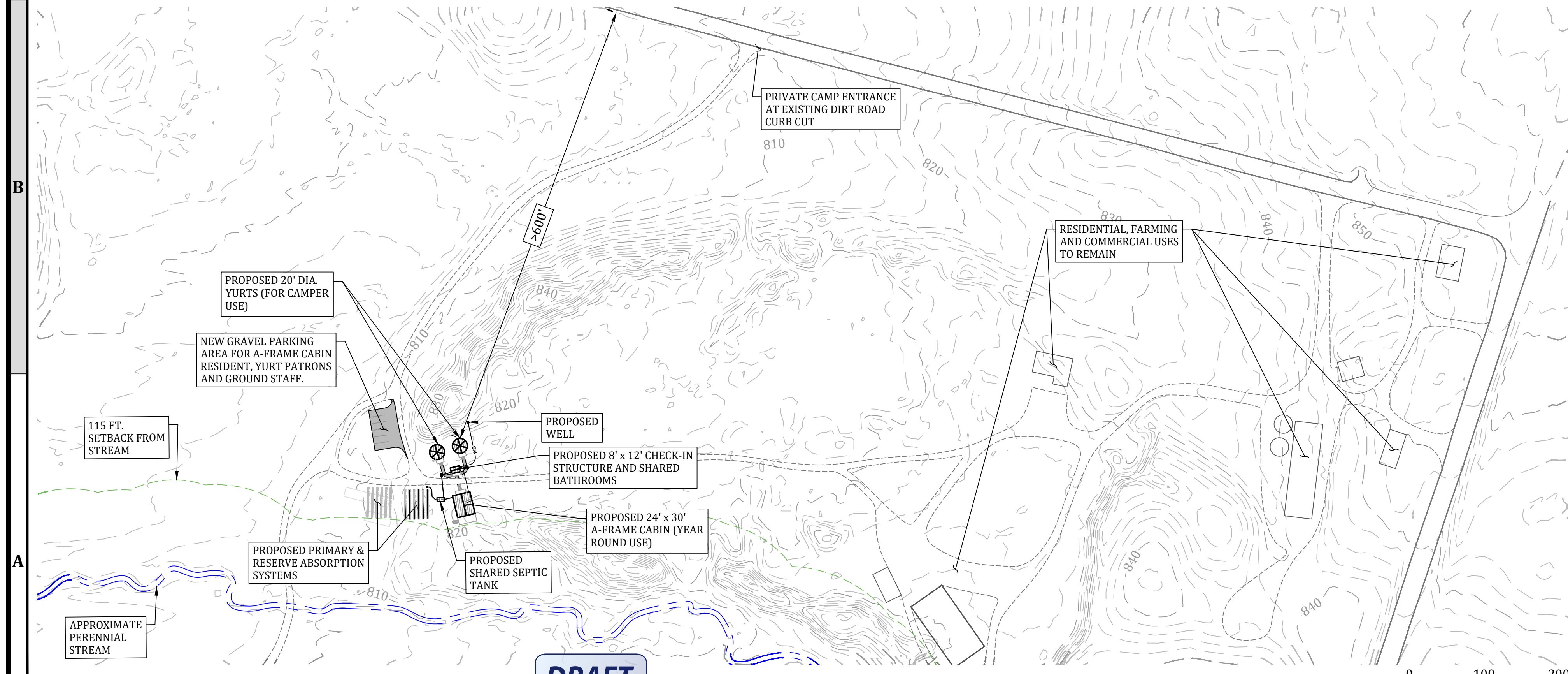
4 TEED ENGINEERING, PLLC STANDARD NOTES

1. THERE SHALL BE NO MODIFICATION TO ANY ASPECT OF THIS PLAN WITHOUT FIRST CONTACTING TEED ENGINEERING, PLLC FOR APPROVAL. IF UNFORESEEN SUBSURFACE CONDITIONS ARE ENCOUNTERED, WORK SHALL BE STOPPED AND NECESSARY MODIFICATIONS SHALL BE DISCUSSED AND APPROVED BY TEED ENGINEERING, PLLC. A PRE-CONSTRUCTION MEETING SHALL BE HELD WITH TEED ENGINEERING, PLLC BEFORE CONSTRUCTION BEGINS.
2. TEED ENGINEERING, PLLC MAKES NO REPRESENTATION OR CERTIFICATIONS AS TO THE INTEGRITY, LOCATION OR EXISTENCE OF SUBSURFACE STRUCTURES OR SOIL CONDITIONS UNLESS EXPLICITLY STATED ON THIS PLAN.
3. IT IS THE OWNER AND CONTRACTOR'S RESPONSIBILITY TO PLACE IMPROVEMENTS ON MATERIAL WITH A SUITABLE BEARING CAPACITY AND TO VERIFY THE QUANTITY OF MATERIALS TO BE REMOVED OR DELIVERED TO THE SITE TO SUCCESSFULLY COMPLETE THIS PROJECT.
4. ALL UNDERGROUND CONSTRUCTION SHALL BE INSPECTED BY TEED ENGINEERING, PLLC PRIOR TO BACKFILLING.
5. IT IS THE OWNER AND CONTRACTOR'S RESPONSIBILITY TO OBTAIN ANY AND ALL LOCAL PERMITS REQUIRED FOR COMPLETION OF THIS PROJECT.
6. THE MATERIALS AND SPECIFICATIONS NOTED ON THE PLANS MUST BE UTILIZED UNLESS ALTERNATIVES ARE ACCEPTED AND APPROVED IN WRITING BY TEED ENGINEERING, PLLC.
7. FOLLOW ALL MANUFACTURER INSTRUCTIONS FOR COMPONENT INSTALLATION UNLESS OTHERWISE DIRECTED BY TEED ENGINEERING, PLLC.
8. PRIOR TO EXCAVATING, ALL UNDERGROUND UTILITIES MUST BE LOCATED BY THE APPROPRIATE UTILITY AGENCY.
9. EROSION & SEDIMENT CONTROLS TO BE INSTALLED PER NYSDEC STANDARDS.



7 AREA MAP
1" = 500'

LIST OF SHEETS					
INCLUDED	SHEET NO.	OF	TOT. SHEETS	SHEET ID	SHEET NAME
+	1	OF	2	CI101	COVER SHEET
+	2	OF	2	CU121	SITE PLAN



2 OVERALL PROPOSED SITE PLAN (PLAN VIEW)
SCALE: 1" = 100'

APPLICANT INFORMATION
Tonelwin Farm, Inc.
523 N. Betrand Street, Unit 301
Knoxville, TN 37917

OWNER CONSENT
The undersigned representative of this property hereon states that they are familiar with the contents of this plan set and hereby consent to all said terms and conditions as stated herein.

Signature **DRAFT**
Printed Name & Title

APPROVAL BLOCK
DRAFT

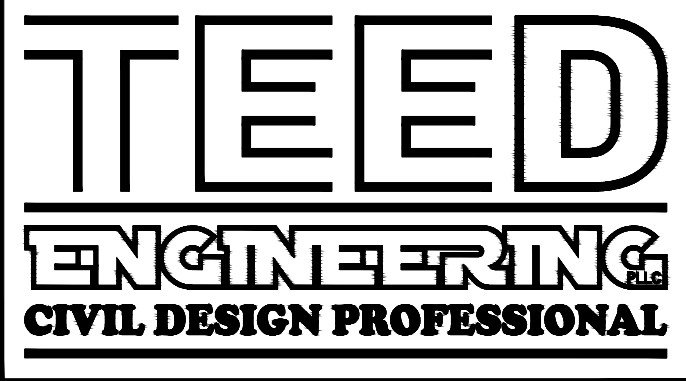


6 LOCATION MAP
1" = 500'

TEED ENGINEERING, PLLC
NYSDOE COA # 002116
UNTIL 10/31/2026



PROFESSIONAL CERTIFICATION:
STATE OF NEW YORK
DRAFT
JAMES W. TEED, JR.
094633



TEED ENGINEERING, PLLC
55 MANSION STREET #535
POUGHKEEPSIE, NY 12601
PHONE: (845) 418-5461
EMAIL: JIM@TEEDENGINEERING.COM

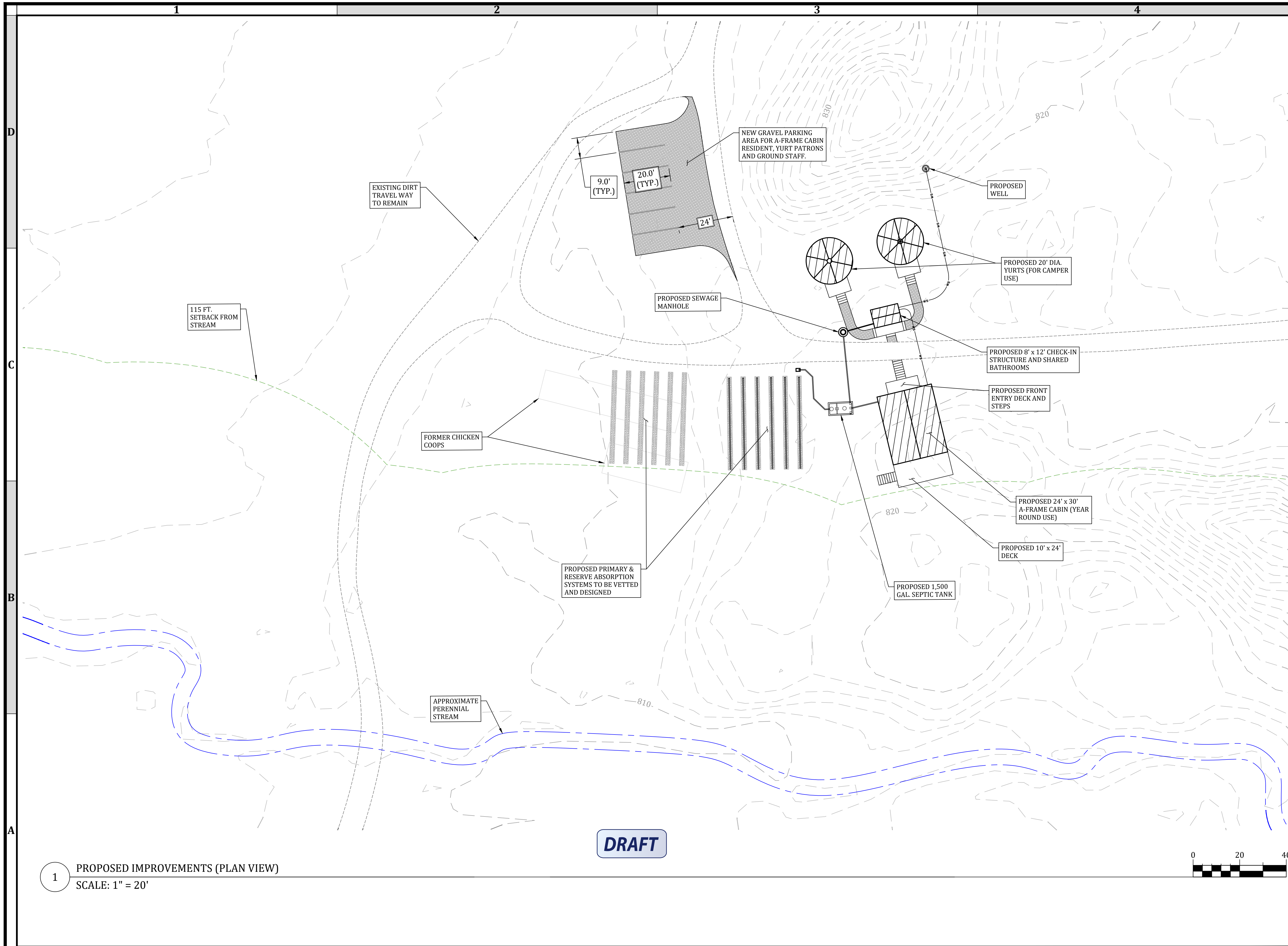
MARK	#	DESCRIPTION	DATE
	1	SKETCH SUBMISSION	05/18/2026

SHEET TITLE:
COVER SHEET

PROJECT NAME AND ADDRESS:
TONELWIN FARM, INC.
4377 ROUTE 44
MILLBROOK (WASHINGTON), NY 12545

TAX MAP ID: 135889-6966-00-329681-0000
SCALE: **AS SHOWN** PROJECT NO.: **2510002**
SHEET NO.: **1 OF 2** SHEET ID.: **CI001**

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1 PROPOSED IMPROVEMENTS (PLAN VIEW)
SCALE: 1" = 20'

DRAFT



6 LOCATION MAP
1" = 5000'

TEED ENGINEERING, PLLC
NYSDOE COA # 021016
UNTIL 10/31/2026

SCAN HERE

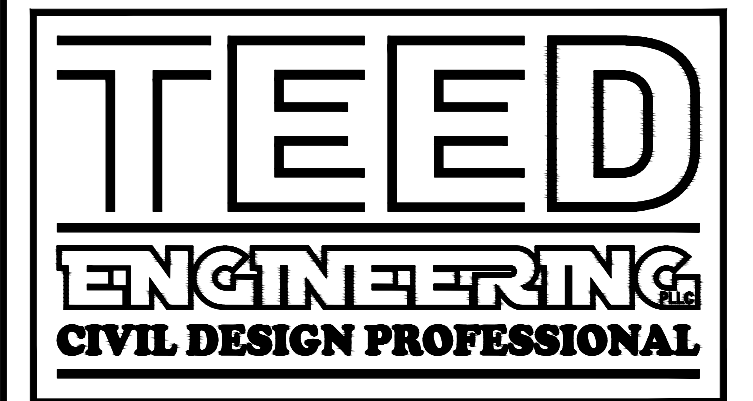


PROFESSIONAL CERTIFICATION:

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WARNING: IT IS A VIOLATION OF NEW YORK STATE EDUCATION LAW, TITLE VII, ARTICLE 145, SECTION 7209 FOR ANY PERSON, UNLESS HE OR SHE IS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR, TO ALTER AN ITEM IN ANY WAY. IF AN ITEM BEARING THE SEAL OF AN ENGINEER OR LAND SURVEYOR IS ALTERED, THE ALTERING ENGINEER OR LAND SURVEYOR SHALL AFFIX TO THE ITEM HIS OR HER SEAL AND THE NOTATION "ALTERED BY" FOLLOWED BY HIS OR HER SIGNATURE AND THE DATE OF SUCH ALTERATION, AND A SPECIFIC DESCRIPTION OF THE ALTERATION.



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EMAIL: JIM@TEEDENGINEERING.COM

4			
3			
2			
1	SKETCH SUBMISSION	05/18/2026	
MARK	#	DESCRIPTION	DATE

SHEET TITLE:
SITE PLAN

PROJECT NAME AND ADDRESS:
TONELWIN FARM, INC.
4377 ROUTE 44
MILLBROOK (WASHINGTON), NY 12545

TAX MAP ID.: 135889-6966-00-329681-0000

SCALE: AS SHOWN	PROJECT NO.: 2510002
SHEET NO.: 2 OF 2	SHEET ID.: CS101

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