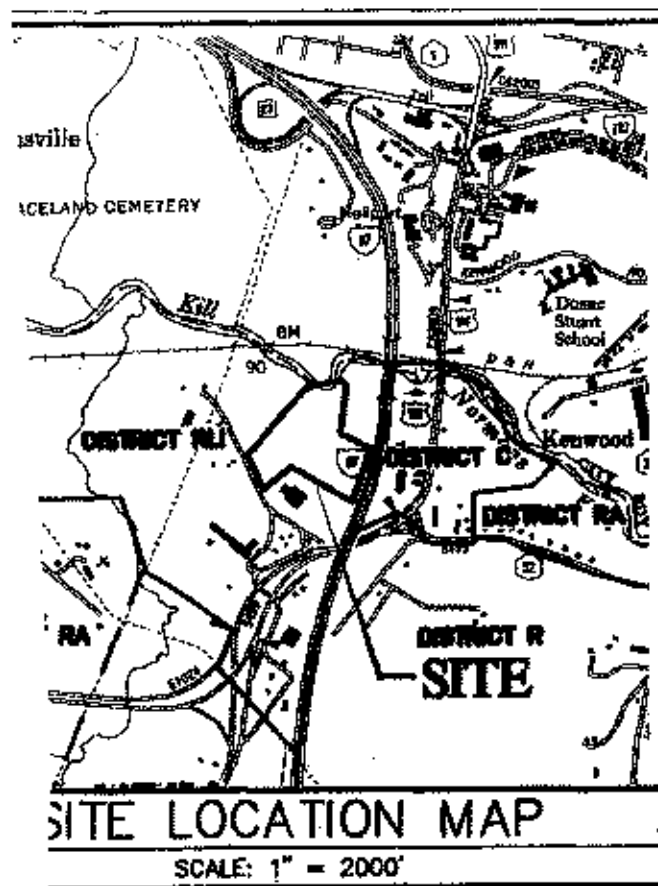




LEGEND

- PROPERTY LINE
- UTILITY POLE
- PROPOSED HYDRANT
- PROPOSED SANITARY SEWER MANHOLE
- PROPOSED STORMWATER CATCH BASIN
- PROPOSED WATER LINE
- EXISTING WATER LINE
- PROPOSED SANITARY SEWER W/MANHOLE
- PROPOSED UNDERGROUND ELEC. TEL. CABLE

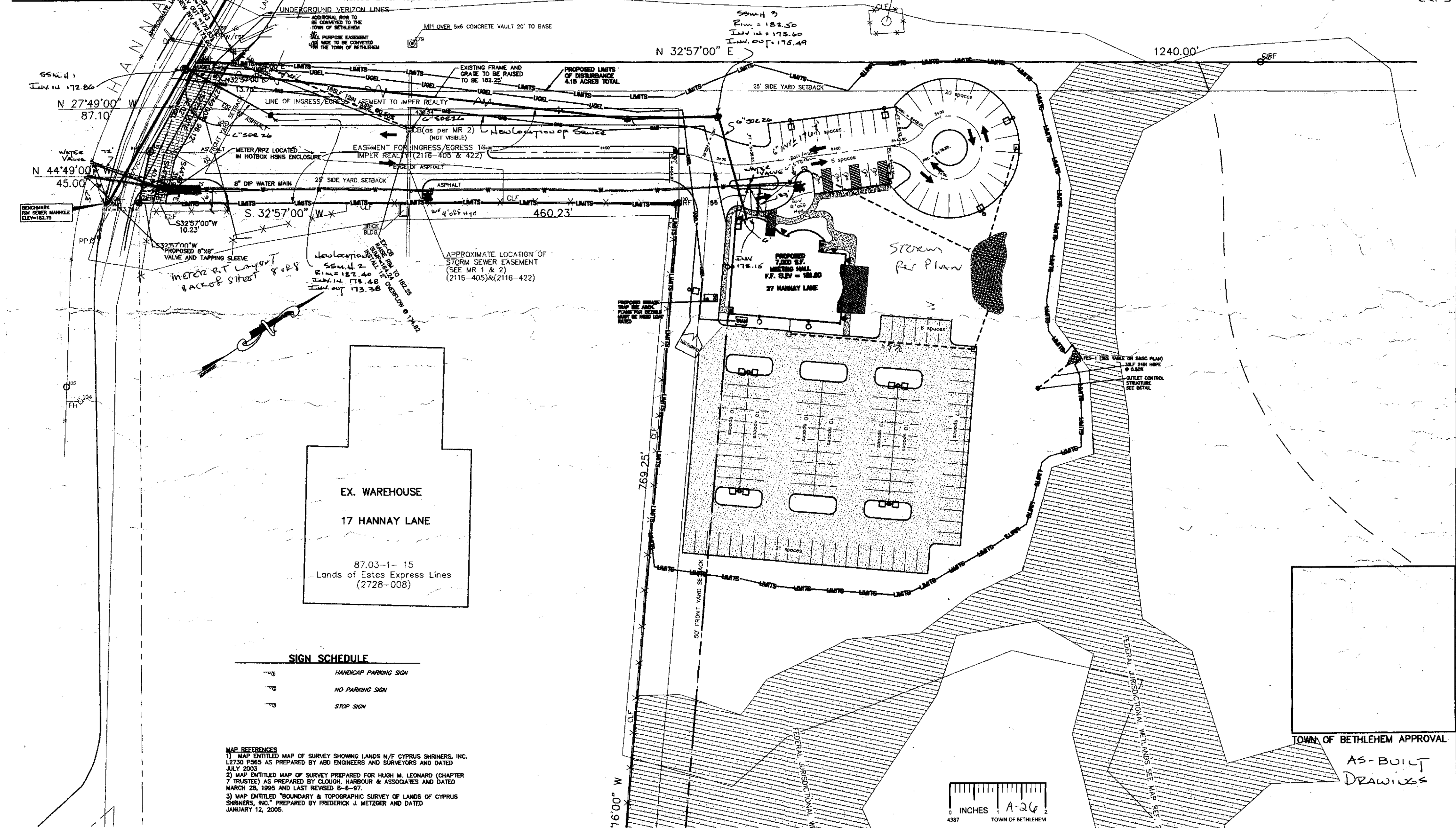
GENERAL NOTES

- IT IS THE INTENT OF THESE PLANS TO BE IN STRICT CONFORMANCE WITH ALL TOWN OF BETHLEHEM, COUNTY OF ALBANY, STATE OF NEW YORK, AND APPLICABLE FEDERAL RULES REGULATIONS AND LAWS. IF CONFLICTS ARE NOTED BETWEEN THE ABOVE, AND THESE PLANS, IT SHALL BE BROUGHT TO THE ATTENTION OF THE DESIGN ENGINEER AND THE TOWN ENGINEER.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS, GRADES, ELEVATIONS, AND MATERIALS GIVEN ON THE PLANS.
- IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO REPAIR ANY DAMAGE DONE OUTSIDE OF THE PROJECT AREA OR LIMITS OF CLEARING.
- EXCESS BUILDING MATERIAL AND CLEARING DEBRIS SHALL BE DISPOSED OF OFF SITE.
- UNDERGROUND UTILITIES IF SHOWN HEREON ARE BASED ON VISIBLE PHYSICAL EVIDENCE. THEY SHOULD BE CONSIDERED SCHEMATIC ONLY AND ARE SHOWN TO DEPICT GENERAL UTILITY CONNECTIONS RATHER THAN EXACT UNDERGROUND LOCATIONS.
- SURVEY BASE MAPPING HAS BEEN PROVIDED BY OTHERS BRETT L. STEENBURGH, P.E., LLC MAKES NO CERTIFICATION AS TO THE ACCURACY AND COMPLETENESS OF SAID MAPPING.
- CONFLICTS SHOWN ON PLANS OR BETWEEN THE PLANS AND SPECIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER, OWNER REPRESENTATIVE AND/OR ENGINEER.
- SNOW SHALL BE FLOWED INTO BANKS ALONG THE ROADWAYS, PARKING AREAS AND SIDEWALKS. IF THERE IS NOT ENOUGH STORAGE AVAILABLE, SNOW SHALL BE PLACED IN UNDEVELOPED UPLAND AREAS.
- SNOWFALL ACCUMULATIONS GREATER THAN 4" SHALL BE REMOVED FROM ALL PARKING AREAS AND SIDEWALKS WITHIN 48 HOURS.
- ALL LIGHTING SHALL BE SHIELDED AND/OR PLACED IN SUCH A MANNER TO PREVENT OFF-SITE ILLUMINATION.
- ALL DEVELOPMENT SHALL MEET ALL NYS BUILDING AND FIRE CODES.
- THE SUBJECT PARCEL IS WITHIN THE TOWN BETHLEHEM WATER AND SEWER DISTRICTS.

SITE STATISTICS

PARCEL AREA - 17.36 ACRES
EXISTING ZONE - R1
BUILDING SETBACKS
FRONT - 50'
SIDE - 25'
REAR - 50'
PROPOSED
PROPOSED USE - PRIVATE CLUB / FRATERNITY
FLOOR AREA - 7,000 S.F.
PARKING REQUIREMENTS - 1 SPACE PER 50 S.F.
TOTAL PARKING REQUIRED - 140 SPACES
PARKING PROVIDED - 140 SPACES

NOTE: 48 HOURS PRIOR TO ANY CONSTRUCTION ACTIVITIES, THE CONTRACTOR SHALL CONTACT THE U.P.F.O. TO LOCATE ALL UNDERGROUND UTILITIES. 1-800-962-7962



SIGN SCHEDULE

- HANDICAP PARKING SIGN
- NO PARKING SIGN
- STOP SIGN

MAP REFERENCES
1) MAP ENTITLED MAP OF SURVEY SHOWING LANDS W/F CYPRUS SHRINERS, INC. L2730 P565 AS PREPARED BY AGD ENGINEERS AND SURVEYORS AND DATED JULY 2003
2) MAP ENTITLED MAP OF SURVEY PREPARED FOR HUGH M. LEONARD (CHAPTER 7 TRUSTEE) AS PREPARED BY CLOUGH, HARBOUR & ASSOCIATES AND DATED MARCH 28, 1995 AND LAST REVISED 8-6-97.
3) MAP ENTITLED "BOUNDARY & TOPOGRAPHIC SURVEY OF LANDS OF CYPRUS SHRINERS, INC." PREPARED BY FREDERICK J. METZGER AND DATED JANUARY 12, 2005.

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SITE PLAN
CYPRUS SHRINERS
HANNAY LANE

COUNTY OF ALBANY
TOWN OF BETHLEHEM
CHECKED BY: BLS
JOB NO.
SCALE: 1"=40'
DATE: MARCH 8, 2007
SHEET 2 OF 8