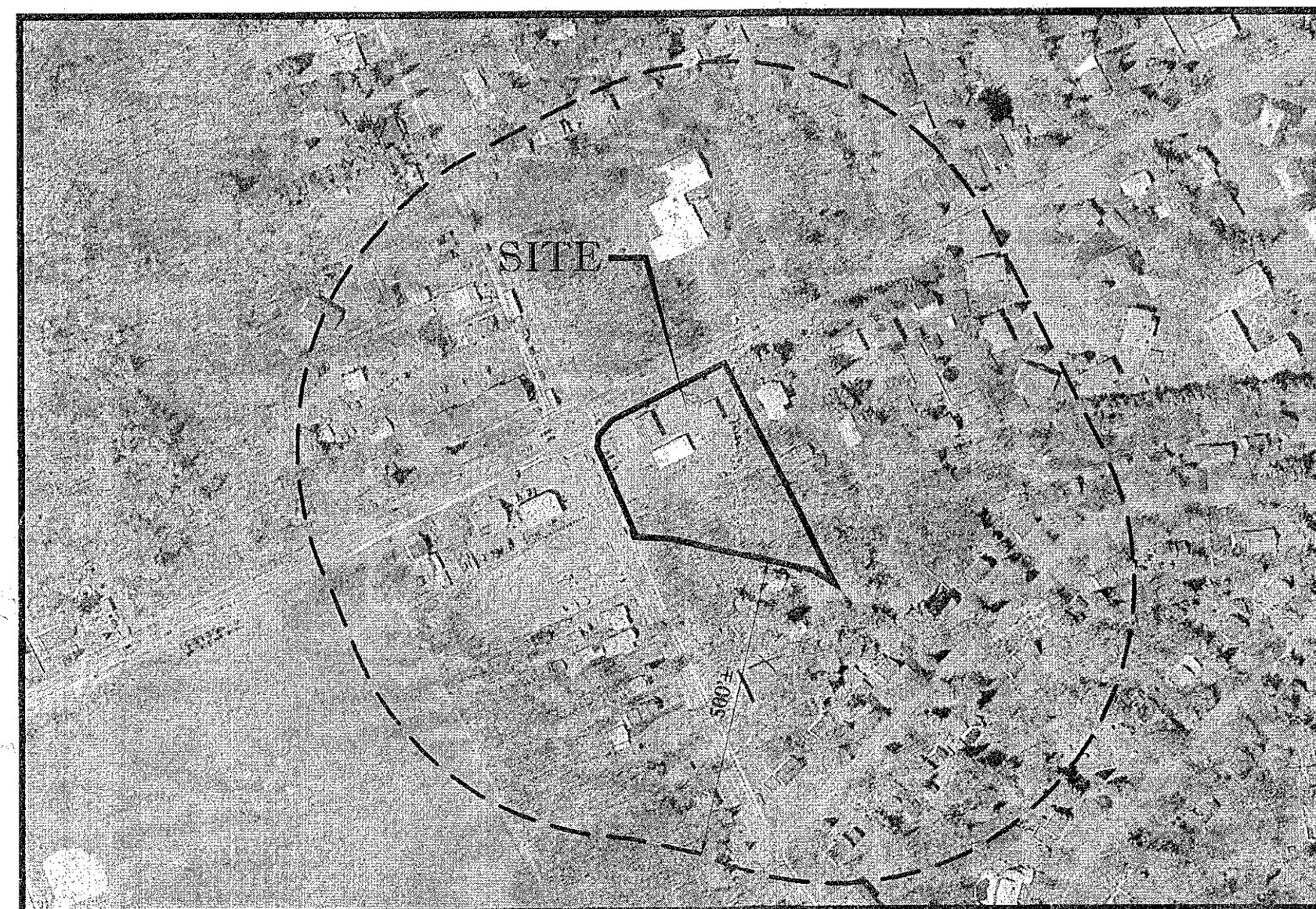


SITE DEVELOPMENT PLANS

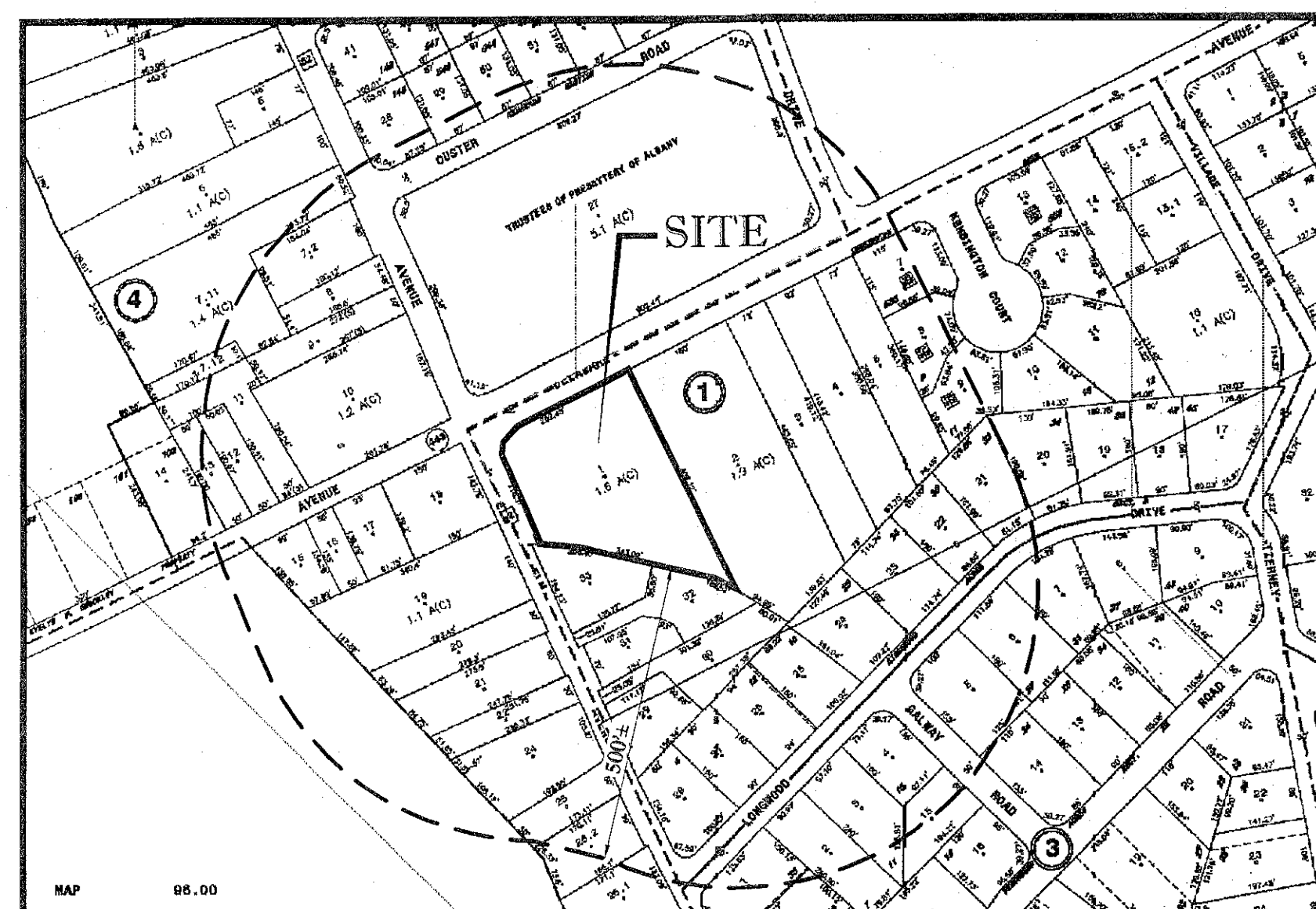
FOR:

DELMAR HOLDINGS

LOCATION OF SITE:
594 DELAWARE AVENUE
TOWN OF BETHLEHEM
ALBANY COUNTY, NEW YORK
TAX MAP SECTION 82.19 - BLOCK 1 - LOT 1

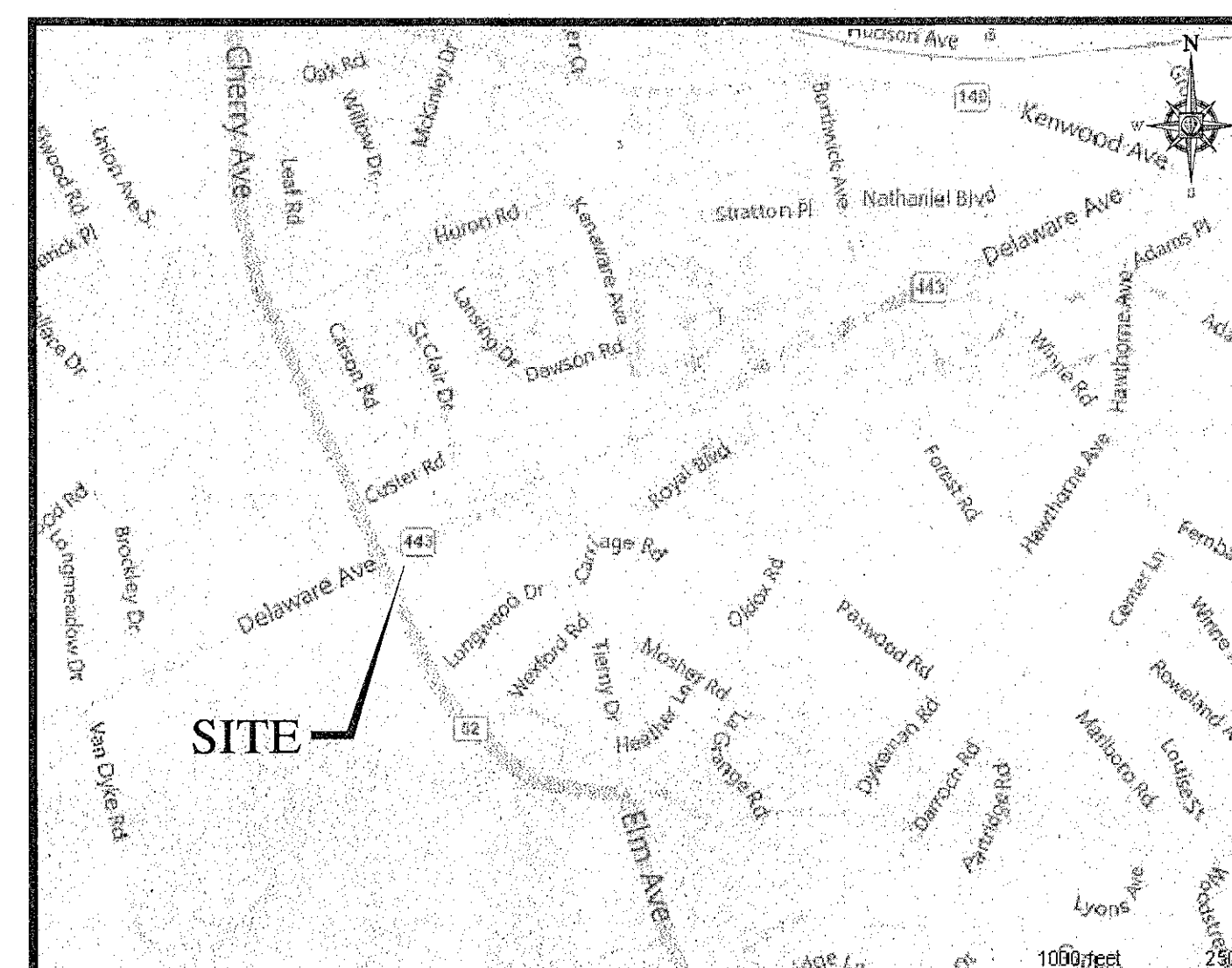


AERIAL PHOTO
SCALE: N.T.S.

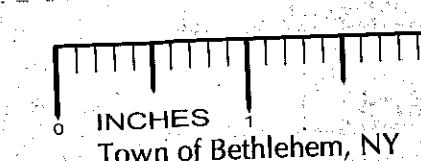


NOTE: TAX MAP INFORMATION IS APPROXIMATE AND BASED ON ALBANY COUNTY TAX MAP DATA.

TAX MAP
SCALE: N.T.S.



SITE LOCATION MAP
SCALE: N.T.S.

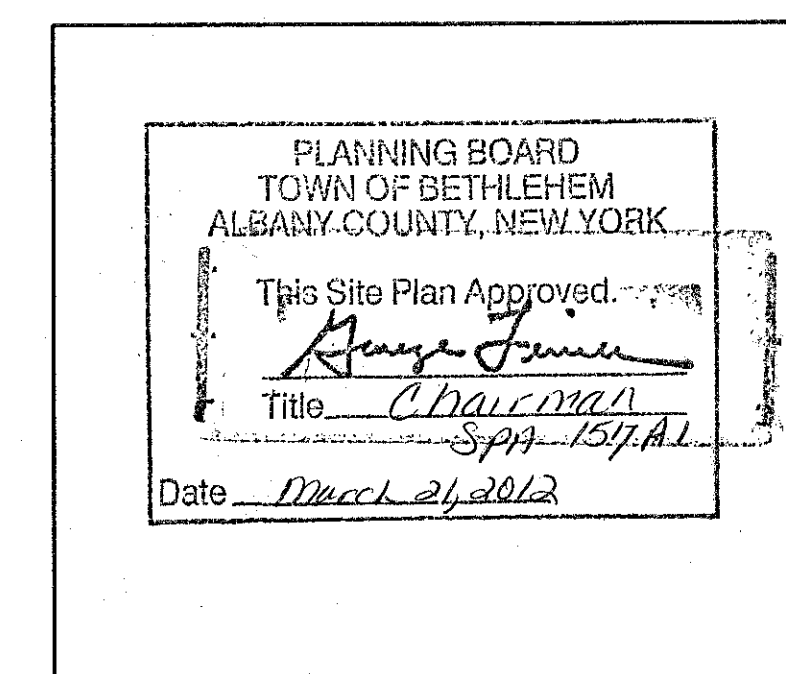


PREPARED BY

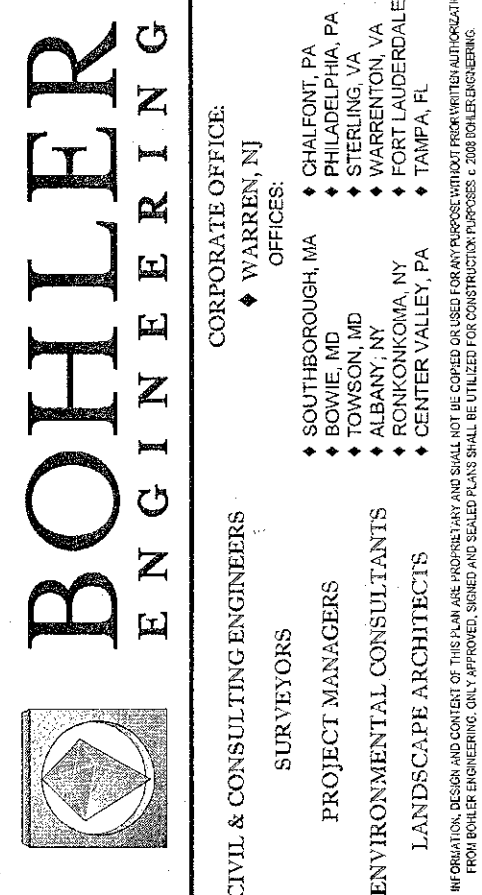


SHEET TITLE	SHEET NUMBER
COVER SHEET	1 OF 10
GENERAL NOTES	2 OF 10
EXISTING CONDITIONS / DEMO PLAN	3 OF 10
SITE PLAN	4 OF 10
GRADING & DRAINAGE PLAN	5 OF 10
EROSION & SEDIMENT CONTROL PLAN	6 OF 10
LIGHTING PLAN	7 OF 10
LANDSCAPE PLAN	8 OF 10
SITE DETAILS	9 OF 10
SITE DETAILS II	10 OF 10
CANOPY ELEVATIONS	1 OF 1
SURVEY (BY OTHERS)	1 OF 1
VALERO CONVENIENCE STORE FRONT ELEVATION (BY OTHERS)	1 OF 1
VALERO CONVENIENCE STORE EAST/WEST SIDE ELEVATION (BY OTHERS)	1 OF 1
VALERO CONVENIENCE STORE REAR ELEVATION (BY OTHERS)	1 OF 1

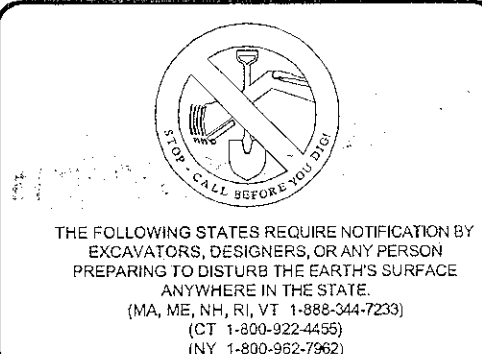
DRAWING INDEX



TOWN OF BETHLEHEM APPROVAL AREA

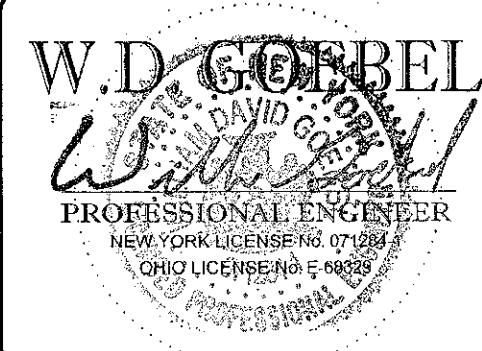


REV	DATE	COMMENT	BY
1	07/28/11	REVISED PER TOWN COMMENTS	SMV
2	08/29/11	REVISED PER TOWN COMMENTS	BR
3	09/14/11	REVISED PER TOWN & DOT COMMENTS	SH
4	10/26/11	REVISED PER PLANNING COMMENTS	SH
5	11/10/11	REVISED PER TOWN ENG. COMMENTS	SH
6	01/09/12	FOR TOWN APPROVAL	SH
7	02/01/12	PER CLIENT COMMENTS	SH
8	02/13/12	FOR TOWN APPROVAL	SH
9			



PROJECT No.:	B100149
DRAWN BY:	SG
CHECKED BY:	CEP
DATE:	5/6/11
SCALE:	AS SHOWN
CAD I.D.:	B100149SS10

PROPOSED
CONVENIENCE
STORE
MODIFICATIONS
— FOR —
DELMAR
HOLDINGS
594 DELAWARE AVENUE
TOWN OF BETHLEHEM
ALBANY COUNTY, NY

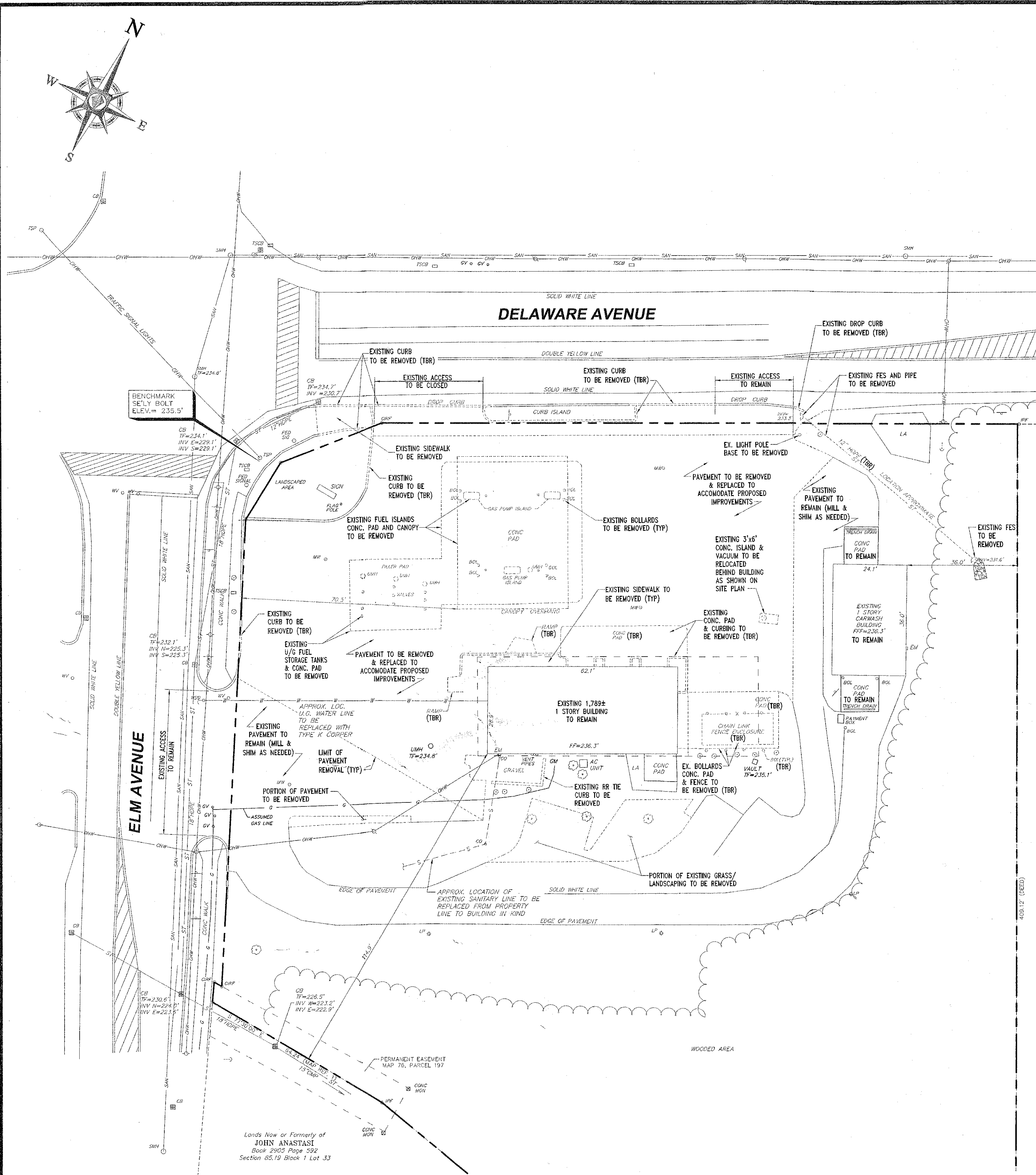


SHEET TITLE:	COVER SHEET
SHEET NUMBER:	1 OF 10
REV. #	8

FILE

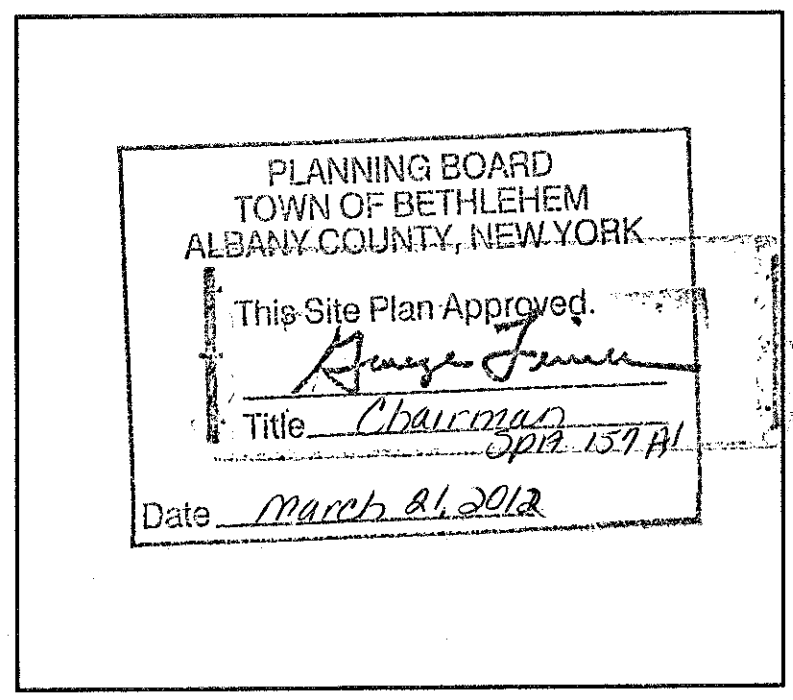
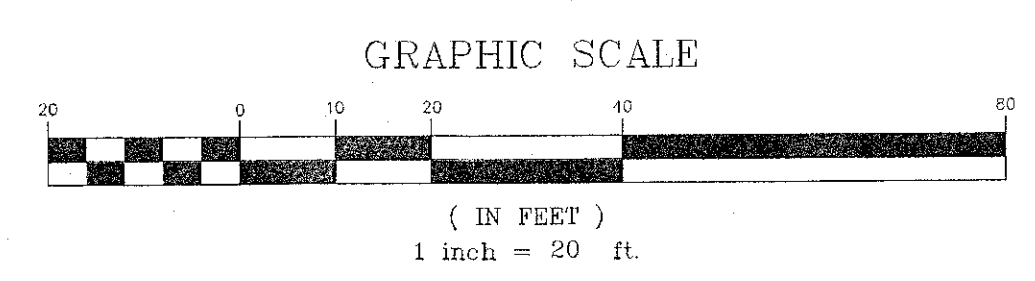
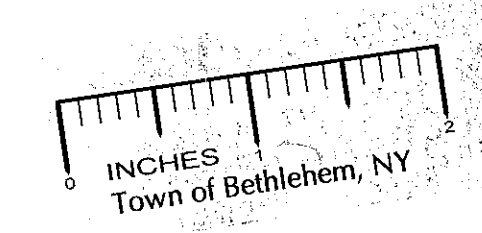
ANY PERSON IS PROHIBITED FROM ALTERING ANYTHING ON THESE DRAWINGS AND/OR THE ACCOMPANYING SPECIFICATIONS, UNLESS IT IS UNDER THE WRITTEN DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OF THE FIRM. IN THE EVENT SUCH ALTERATIONS ARE MADE, THE PROFESSIONAL ENGINEER OF THE FIRM MUST SIGN, SEAL, DATE, AND DESCRIBE THE FULL EXTENT OF THE ALTERATION ON THE DRAWINGS AND/OR IN THE SPECIFICATIONS. (NYS EDUCATION LAW SECTION 2202-2)

SPA 157 A1



ANY PERSON IS PROHIBITED FROM ALTERING ANYTHING ON THESE DRAWINGS AND/OR THE ACCOMPANYING SPECIFICATIONS, UNLESS IT IS UNDER THE WRITTEN DIRECTION OF A LICENSED PROFESSIONAL ENGINEER OF THE FIRM. IN THE EVENT SUCH ALTERATIONS ARE MADE, THE PROFESSIONAL ENGINEER OF THE FIRM MUST SIGN, SEAL, DATE, AND DESCRIBE THE FULL EXTENT OF THE ALTERATION ON THE DRAWINGS AND/OR IN THE SPECIFICATIONS. (NYS EDUCATION LAW SECTION 2209-2)

REFER TO GENERAL NOTES SHEET FOR THIS SHEET NOTES



TOWN OF BETHLEHEM APPROVAL AREA

BOHLER ENGINEERING

CORPORATE OFFICE:
WARREN, NJ

OFFICES:
CHAPLHART, PA
SOUTHBRIDGE, MA
TOMSON, MD
TOMSON, VA
KINGSTOWN, NY
CENTRAL VALLEY, PA
TAMPA, FL

CIVIL & CONSULTING ENGINEERS
SURVEYORS
PROJECT MANAGERS
ENVIRONMENTAL CONSULTANTS
LANDSCAPE ARCHITECTS

REVISIONS				
REV	DATE	COMMENT	BY	
1	07/28/11	REVISED PER TOWN COMMENTS	BMV	
2	08/29/11	REVISED PER TOWN COMMENTS	BR	
3	09/14/11	REVISED PER TOWN & DOT COMMENTS	SH	
4	10/26/11	REVISED PER PLANNING COMMENTS	SH	
5	11/10/11	REVISED PER TOWN ENG. COMMENTS	SH	
6	01/08/12	FOR TOWN APPROVAL	SH	
7	02/01/12	PER CLIENT COMMENTS	SH	
8	02/13/12	FOR TOWN APPROVAL	SH	
9				

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE:
(NYS REG. NO. 1-888-344-7233)
(NYS REG. NO. 1-800-622-4100)
(NYS REG. NO. 1-800-962-7825)

PERMIT SET

PROJECT No.: B100149
DRAWN BY: SG
CHECKED BY: CEB
DATE: 08/11
SCALE: AS SHOWN
CAD ID: B100149S10

PROPOSED CONVENIENCE STORE MODIFICATIONS

FOR

DELMAR HOLDINGS

594 DELAWARE AVENUE
TOWN OF BETHLEHEM
ALBANY COUNTY, NY

BOHLER ENGINEERING

5 COMPUTER DRIVE WEST SUITE 203
ALBANY NY, 12205
Phone: (518) 438-9900
Fax: (518) 438-0900
www.BohlerEngineering.com

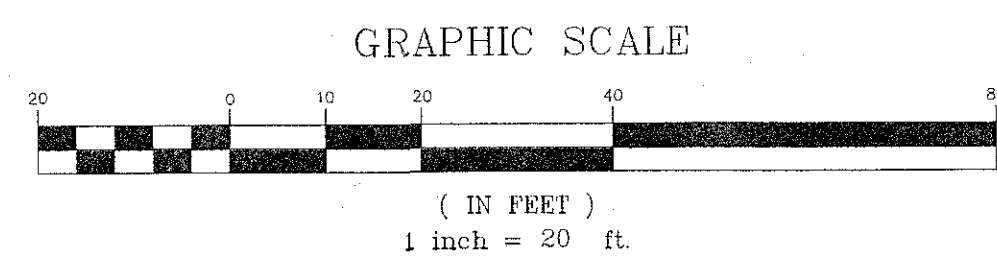
W.D. GOEBEL

PROFESSIONAL ENGINEER

SHEET TITLE:
EXISTING CONDITIONS/ DEMO PLAN

SHEET NUMBER:
3
OF 10

REV. 8



NOT TO SCALE

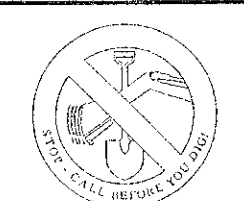
1. ALL UTILITIES TO BE INSTALLED IN ACCORDANCE WITH TOWN STANDARD DETAILS AND SPECIFICATIONS. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL OBTAIN THESE TWO DOCUMENTS FOR USE ON THE JOB.
2. ALL ELEVATIONS SHOWN ARE ON USGS ELEVATION BASE.
3. PRIOR TO ANY WORK IN THE TOWN RIGHT-OF-WAY, THE CONTRACTOR SHALL OBTAIN A HIGHWAY WORK PERMIT FROM THE TOWN HIGHWAY SUPERINTENDENT.
4. PRIOR TO ANY WORK IN THE STATE RIGHT-OF-WAY, A HIGHWAY WORK PERMIT FROM THE NEW YORK STATE DEPARTMENT OF TRANSPORTATION IS REQUIRED.
5. PRIOR TO ANY WORK ON SANITARY SEWER AND WATER, THE CONTRACTOR SHALL OBTAIN THE NECESSARY PERMITS FROM THE TOWN DEPARTMENT OF PUBLIC WORKS.
6. ALL CONTROLLED FILL SHALL BE CERTIFIED BY A LICENSED SOILS ENGINEER, THAT PLACEMENT OF THE MATERIAL WAS DONE IN A MANNER SUITABLE FOR THE CONSTRUCTION OF THE ROAD. THE INSTALLATION OF WATER, WASTE, STORM SEWERS, AND SANITARY DRAINAGES, TO THIS END, NO FILL SHALL BE PLACED IN AREAS IDENTIFIED ON THESE PLANS AS CONTROLLED FILL AREAS UNTIL THE CERTIFYING SOILS ENGINEER HAS BEEN CONSULTED.
7. FOR PROJECTS WITH PRESERVED FEDERAL WETLANDS, THE TOWN HAS NO CONTROL OVER AND ACCEPTS NO RESPONSIBILITY FOR THE FUTURE DRAINAGE PROBLEMS THAT COULD OCCUR IN THESE AREAS. THIS PERTAINS WHETHER SUCH PROBLEMS ARE A RESULT OF LEAVING THE AREAS AS THEY PRESENTLY EXIST, OR A RESULT OF FUTURE LOT OWNERS FILLING IN AND AROUND THE AREAS WITHOUT REGARD FOR LOCAL DRAINAGE PATTERNS.
8. THE CONTRACTOR SHALL CALL THE U.F.P.D. (1-800-962-7962) THREE WORKING DAYS PRIOR TO ANY EXCAVATION TO HAVE UNDERGROUND UTILITIES LOCATED IN THE FIELD.
9. NO SUMP PUMP, ROOF DRAINS, CELLAR DRAINS, OR FOOTING DRAINS SHALL BE CONNECTED TO THE SANITARY SEWER SYSTEM.
10. LIMITS OF CLEARING AND GRADING ARE TO BE MARKED IN THE FIELD AND SILT FENCING INSTALLED PRIOR TO COMMENCEMENT OF THE SITE WORK.

SITE STATISTICS						
	EXISTING			PROPOSED		
	S.F.	ACRES	% COV.	S.F.	ACRES	% COV.
TOTAL LOT AREA	73,789	1.68	100	73,078	1.68	100
TOTAL BUILDING AREA	1,768	0.04	2.4	2,451	0.06	3.4
TOTAL PAVEMENT/ CONC. AREA	26,528	0.61	36.3	25,719	0.59	35.1
TOTAL OPEN/ LANDSCAPE AREA	44,761	1.03	61.3	44,908	1.03	61.5

TOWN OF BETHLEHEM APPROVAL AREA

REVISIONS

REV	DATE	COMMENT	BY
1	07/28/11	REVISED PER TOWN COMMENTS	SMV
2	08/29/11	REVISED PER TOWN COMMENTS	BR
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6	01/09/12	FOR TOWN APPROVAL	SH
7	02/01/12	PER CLIENT COMMENTS	SH
8	02/13/12	FOR TOWN APPROVAL	SH
9			



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ANYWHERE IN THE STATE.
(MA, ME, NH, RI, VT 1-888-344-7233)
(CT 1-800-622-4455)
(NY 1-800-962-7952)

PERMIT
SET

PROJECT No.:	B100149
DRAWN BY:	SG
CHECKED BY:	CEB
DATE:	5/6/11
SCALE:	AS SHOWN
CAD I.D.:	B100149SS10

PROJECT:

PROPOSED
CONVENIENCE
STORE
MODIFICATIONS

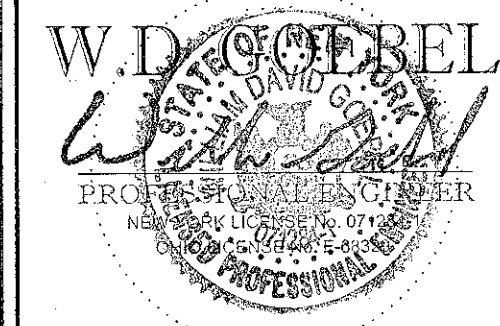
— FOR —

DELMAR
HOLDINGS

594 DELAWARE AVENUE
TOWN OF BETHLEHEM
ALBANY COUNTY, NY



**5 COMPUTER DRIVE WEST SUITE 203
ALBANY NY, 12205**
Phone: (518) 438-9900
Fax: (518) 438-0900
www.BohlerEngineering.com



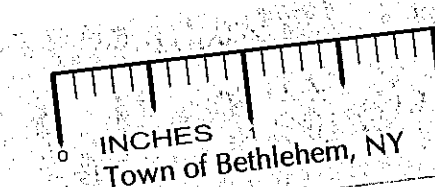
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SITE PLAN

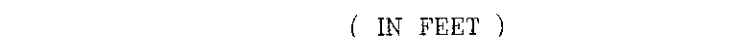
SHEET NUMBER:

4
OF 10

REV. 8



GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.

SHEET TITLE:	GRADING & DRAINAGE PLAN
SHEET NUMBER:	5 OF 10
REV. 8	

[illegible]

REV. 8

Technical drawing showing the typical canopy light detail with dimensions:

- FRONT VIEW:** Overall width is $21\text{--}1/2"$. The mounting plate width is $19\text{--}1/8"$. The mounting plate height is $4\text{--}1/2"$. The mounting plate is labeled "MOUNTING PLATE".
- BOTTOM VIEW:** Shows the mounting plate dimensions: width is $19\text{--}1/8"$ and height is $4\text{--}1/2"$. The label "BOTTOM" is centered below the view.
- SIDE VIEW:** Shows the mounting plate height is $4\text{--}1/2"$. The label "SIDE" is centered below the view.
- DETAILS:**
 - The mounting plate is labeled "MOUNTING PLATE".
 - The lens is labeled "FLAT LENS".
 - The lens is labeled "LSI RICHMOND LIGHT FIXTURE".
 - The lens dimensions are $9\text{--}1/2"$ (width) and $11\text{--}15/16"$ (height).

TYPICAL CANOPY LIGHT DETAIL

1. THIS LIGHTING PLAN EXCEPTS PROPOSED SUSTAINED ILLUMINATION LEVELS CALCULATED USING DATA PROVIDED BY THE NOTED MANUFACTURER, ACTUAL, SUSTAINED SITE ILLUMINATION LEVELS AND PERFORMANCE OF LUMINAIRES MAY VARY DUE TO VARIATIONS IN WEATHER, ELECTRICAL VOLTAGE, TOLERANCE IN LAMPS, THE SERVICE LIFE OF EQUIPMENT AND LUMINAIRES AND OTHER RELATED VARIABLE FIELD CONDITIONS.
2. THE LIGHT LOSS FACTORS USED IN THESE LIGHTING CALCULATIONS ARE 0.80 FOR ALL HIGH PRESSURE SODIUM LUMINAIRES AND 0.72 FOR ALL METAL HALIDE LUMINAIRES UNLESS OTHERWISE SPECIFIED, THESE FACTORS ARE INDICATIVE OF TYPICAL LIGHTING INDUSTRY MODELING STANDARDS.
3. THE LIGHTING VALUES AND CALCULATION POINTS DEPICTED ON THIS PLAN ARE ALL ANALYZED ON A HORIZONTAL GEOMETRIC PLANE AT ELEVATION ZERO (GROUND LEVEL) UNLESS OTHERWISE NOTED.
4. THE LUMINAIRES, LAMPS AND LENSES SHALL BE REGULARLY INSPECTED/MAINTAINED TO INSURE THAT THEY FUNCTION PROPERLY. THIS WORK MAY INCLUDE, BUT IS NOT LIMITED TO, VISUAL INSPECTIONS, CLEANING OF LENSES, AND RELAMPING (IF NECESSARY) AT LEAST ONCE EVERY SIX (6) MONTHS.
5. WHERE APPLICABLE, THE EXISTING CONDITION LIGHT LEVELS ILLUSTRATED ARE REPRESENTATIVE OF AN APPROXIMATION UTILIZING LABORATORY DATA FOR SIMILAR FIXTURES. UNLESS ACTUAL FIELD MEASUREMENTS ARE MADE WITH A LIGHT METER DUE TO FACTORS SUCH AS FIXTURE MAINTENANCE, EQUIPMENT TOLERANCES, WEATHER CONDITIONS, ETC., ACTUAL LIGHT LEVELS MAY DIFFER. EXISTING LIGHT LEVELS DEPICTED ON THIS PLAN SHOULD BE CONSIDERED APPROXIMATE.
6. THIS LIGHTING PLAN IS INTENDED TO SHOW THE LOCATIONS AND TYPE OF LUMINAIRES. POWER SYSTEM, CONDUITS, WIRING AND OTHER ELECTRICAL COMPONENTS ARE THE RESPONSIBILITY OF THE ARCHITECT AND/OR LIGHTING CONTRACTOR AS INDICATED IN THE CONSTRUCTION CONTRACT DOCUMENTS. THESE ITEMS SHALL BE INSTALLED AS REQUIRED BY STATE AND LOCAL REGULATIONS. CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLATION OF LIGHTING FIXTURES AND APPURTENANCES IN ACCORDANCE WITH ALL APPLICABLE BUILDING AND ELECTRICAL CODES.
7. ANY LIGHT LOCATIONS THAT CONFLICT WITH DRAINAGE, UTILITIES, OR OTHER STRUCTURES SHALL BE BROUGHT TO THE ATTENTION OF THE DESIGNER BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION.
8. WHEN A BANK ATM IS INCLUDED IN THE PLAN, THE LIGHTING DESIGN REPRESENTS BOHLER'S UNDERSTANDING AND INTERPRETATION OF THE REGULATORY LIGHTING LEVELS INTENDED BY PUBLISHED STANDARDS.
9. LIGHTING CONTRACTOR TO COORDINATE WITH THE PROJECT ARCHITECT REGARDING POWER SOURCE FROM WITHIN THE BUILDING, AND TIMING DEVICES NECESSARY TO MEET THE DESIGN INTENT.
10. THE LIGHTING CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE CONTRACTOR REQUIREMENTS INDICATED IN THE SITE PLAN, INCLUDING BUT NOT LIMITED TO GENERAL NOTES, GRADING AND UTILITY NOTES, SITE SAFETY, AND GOVERNMENTAL REGULATIONS.

REVISIONS			
REV	DATE	COMMENT	BY
1	07/28/11	REVISED PER TOWN COMMENTS	SMV
3	08/29/11	REVISED PER TOWN COMMENTS	BR
3	09/14/11	REVISED PER TOWN & DOT COMMENTS	SH
4	10/26/11	REVISED PER PLANNING COMMENTS	SH
5	11/10/11	REVISED PER TOWN ENG. COMMENTS	SH
6	01/09/12	FOR TOWN APPROVAL	SH
7	02/01/12	PER CLIENT COMMENTS	SH
8	02/13/12	FOR TOWN APPROVAL	SH
9			



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(CT 1-800-922-4455)
(NY 1-800-962-7962)

PERMIT
SET

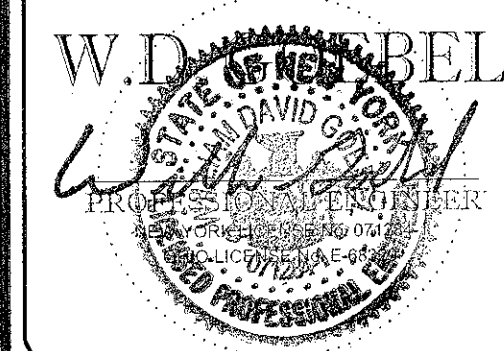
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DRAWN BY:	SG
CHECKED BY:	CEB
DATE:	9/27/10
SCALE:	AS SHOWN
CAD I.D.:	B100149SS10

PROPOSED
CONVENIENCE
STORE
MODIFICATIONS
— FOR —
DELMAR
HOLDINGS

594 DELAWARE AVENUE
TOWN OF BETHLEHEM
ALBANY COUNTY, NY



5 COMPUTER DRIVE WEST SUITE 20
ALBANY NY, 12205
Phone: (518) 438-9900
Fax: (518) 438-0900
www.BohlerEngineering.com



SHEET TITLE:

**LIGHTING
PLAN**

SHEET NUMBER:

7

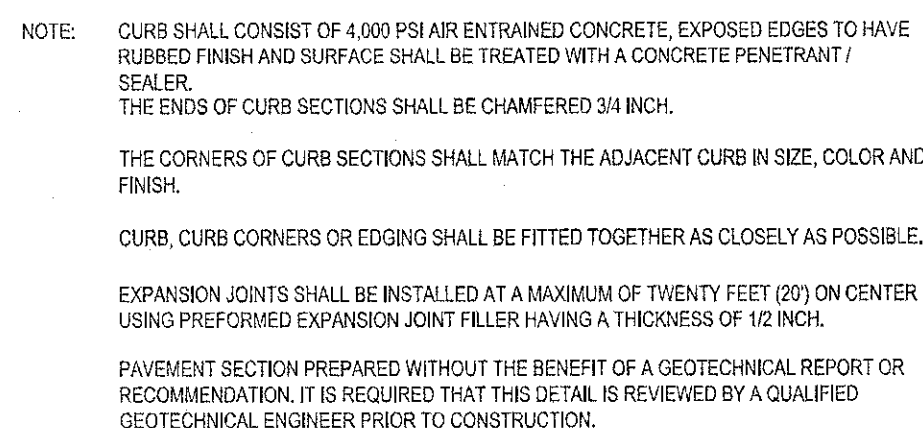
OF 10

REV. 8

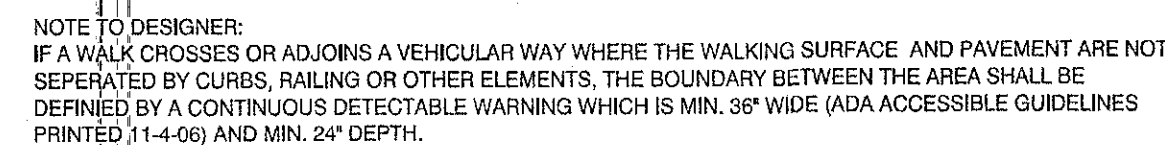
THIS PLAN TO BE UTILIZED FOR
LIGHTING PURPOSES ONLY

GRAPHIC SCALE

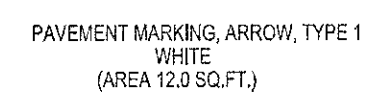
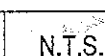
(IN FEET)
1 inch = 20 ft.



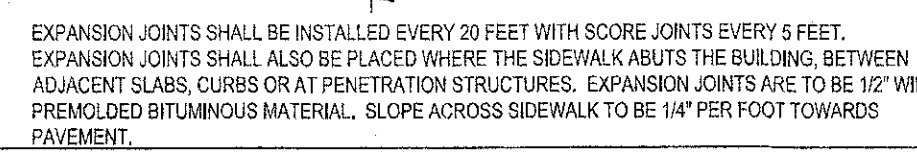
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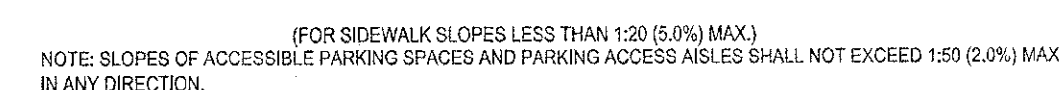
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N.T.S.



N.T.S

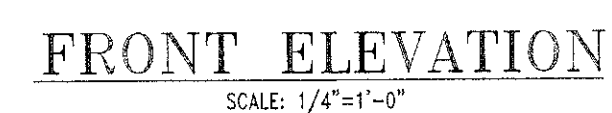


594 DELAWARE AVENUE
TOWN OF BETHLEHEM
ALBANY COUNTY, NY

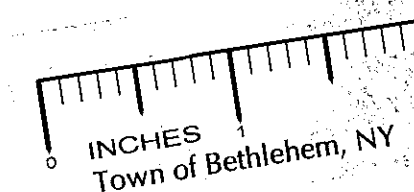


TOWN OF BETHLEHEM APPROVAL AREA


REV. 8



SCALE: 1/4"=1'-0"



PROPOSED SIGN AREA -
SUBJECT TO REVIEW AND
APPROVAL BY PLANNING BOARD
STAFF PRIOR TO THE ISSUANCE OF
A BUILDING PERMIT


BOHLER
ENGINEERING

WATVIL & CONSULTING ENGINEERS

SURVEYORS

PROJECT MANAGERS

ENVIRONMENTAL CONSULTANTS

LANDSCAPE ARCHITECTS

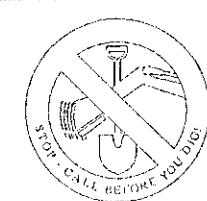
CORPORATE OFFICE:
♦ WARREN NJ

OFFICES:

- ♦ SOUTH BOROUGHS, MA
- ♦ CHAMFORT, PA
- ♦ PHILADELPHIA, PA
- ♦ STERLING, VA
- ♦ FORT LAUDERDALE, FL
- ♦ TAMPA, FL
- ♦ BENKONOMA, NY
- ♦ SOUTH VALLEY, PA

WE ARE CURRENTLY ACCEPTING QUALIFIED PROFESSIONALS FOR ALL POSITIONS AND HAVE AN OPEN POSITION IN THE NEW YORK CITY AREA.

REVISIONS		
REV	DATE	COMMENT
1	02/13/12	FOR TOWN APPROVAL
2		
3		
4		
5		
6		
7		
8		
9		



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(MA, ME, NH, RI, VT 1-888-344-7233)
(CT 1-800-922-4455)

PERMIT
SET

PROJECT No.:	B1001
DRAWN BY:	
CHECKED BY:	C
DATE:	12/16
SCALE:	AS SHOWN
CAD I.D.:	B100149SS

PROJECT:
PROPOSED
CONVENIENCE
STORE
MODIFICATION

_____ FOR _____

DELMAR
HOLDINGS

594 DELAWARE AVENUE
TOWN OF BETHLEHEM
ALBANY COUNTY, NY



5 COMPUTER DRIVE WEST SUITE 203
ALBANY NY, 12205
Phone: (518) 438-9900
Fax: (518) 438-0900
www.BohlerEngineering.com

W.D. GOEBEL
 STATE OF NEW YORK
 PROFESSIONAL ENGINEER
 LICENSE NO. 071264
 EXPIRATION DATE 12/31/15

SHEET TITLE:

CANOPY ELEVATIONS

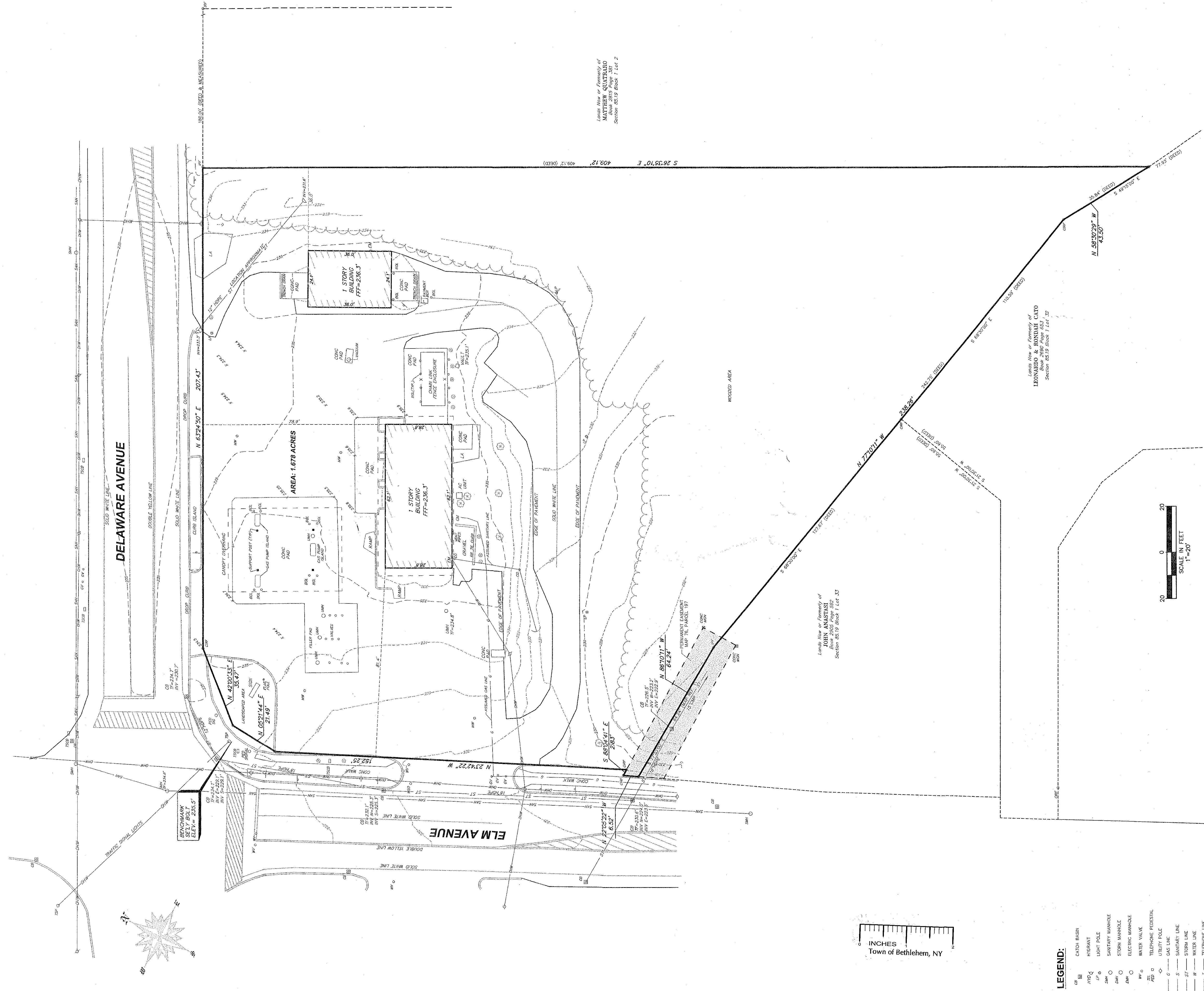
SHEET NUMBER:

1
OF

REV

THIS PLAN IS NOT INTENDED FOR
CONSTRUCTION PURPOSES

TOWN OF BETHLEHEM APPROVAL AREA



GENERAL NOTES:

NORTH IS ORIENTED TO MAP REFERENCE 2.

VERTICAL DATUM IS FROM MAP REFERENCE 3.

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

ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S INKED SEAL OR HIS EMBOSSED SEAL, SHALL BE CONSIDERED TO BE VALID TRUE COPIES.

SURVEYED FROM RECORD DESCRIPTION AND AS IN POSSESSION, SUBJECT TO COVENANTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND AGREEMENTS OF RECORD.

PUBLIC MAY HAVE FOR HIGHWAY USE.

UNDERGROUND FACILITIES AND STRUCTURES SHOWN HEREON WERE TAKEN FROM DATA OBTAINED FROM PREVIOUS MAPS AND RECORD DRAWINGS. ALL ABOVE GROUND STRUCTURES AND FACILITIES WERE FIELD SURVEYED. UNLESS OTHERWISE NOTED, THERE MAY BE OTHER UNDERGROUND UTILITIES, THE EXISTENCE OF WHICH ARE NOT KNOWN OR CERTIFIED BY THE UNDERSIGNED. THE SIZE AND LOCATION OF ALL UNDERGROUND UTILITIES AND STRUCTURES MUST BE VERIFIED BY THE UNDERSIGNED OR A LICENSED PROFESSIONAL ENGINEER PRIOR TO CONDUCTING TEST BORINGS, EXCAVATION AND CONSTRUCTION.

TAX PARCEL NUMBER:

TOWN OF BETHLEHEM, ALBANY COUNTY, NEW YORK
SEC. 82.19 - BLK. 1 - LOT 1


DEED REFERENCES:

1. ANDREA ACKERMAN TO DELMAR HOLDINGS, LLC, DATED AUGUST 12, 2009 AND RECORDED IN THE ALBANY COUNTY CLERKS OFFICE IN DEED BOOK 2857 AT PAGE 102.
2. JOSEPH J. LAFALCE TO JOHN ANASTASI, DATED NOVEMBER 9, 2007 AND RECORDED IN THE ALBANY COUNTY CLERKS OFFICE IN DEED BOOK 2805, PAGE 392.
3. MARY CURRAN LUSIER TO LENNARDO AND REEHAH CATO, DATED SEPTEMBER 4, 2001 AND RECORDED IN THE ALBANY COUNTY CLERKS OFFICE IN DEED BOOK 2690, PAGE 653.

MAP REFERENCES:

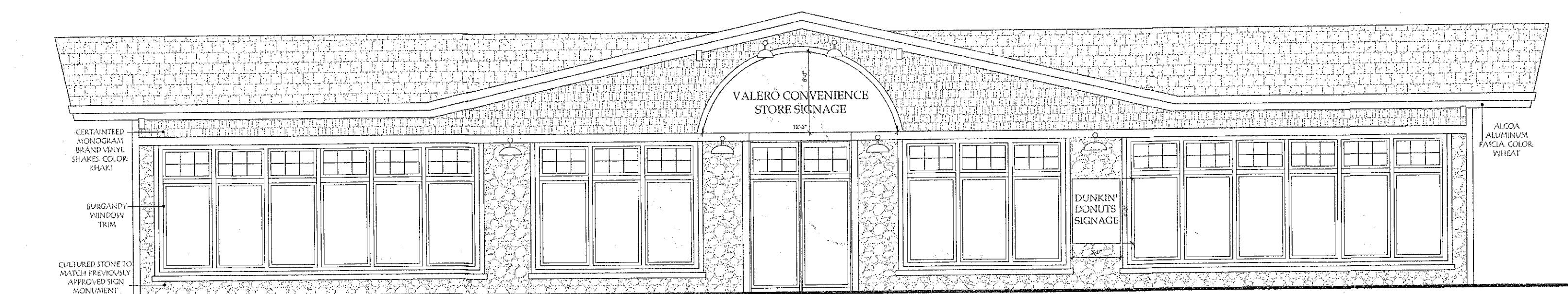
1. "BOUNDARY & TOPOGRAPHIC SURVEY MAP OF LANDS NOW OR FOREVER JOSEPH J. LA FALCE," PREPARED BY V.P. AUSFELD, DATED OCTOBER 16, 2006.
2. "LANDS TO BE CONVEYED BY JOSEPH J. LA FALCE TO ALBANY COUNTY," MAP NO. 74-18-100, PREPARED BY V.P. AUSFELD, DATED APRIL 20, 2001, PREPARED BY THE CLOUGH HARBOR, ON FILE AT ALBANY COUNTY HIGHWAY DEPARTMENT.
3. "ALBANY COUNTY ROUTE 52 DELMAR BYPASS TO HENWOOD AVENUE-DRAINAGE PLANS" SHEET NO. 117 OF 154, DATED NOVEMBER 2002, PREPARED BY CLOUGH HARBOR, ON FILE AT THE ALBANY COUNTY HIGHWAY DEPARTMENT.

ELM AVENUE & DELAWARE AVENUE
BOUNDARY & TOPOGRAPHIC SURVEY
OF THE LANDS OF
DELMAR HOLDINGS, LLC

DATE:		Ausfeld & Waldroff Land Surveyors LLP 514 State Street, Schenectady, N.Y. 12305 Phone: (518) 346-1595 Fax: (518) 770-1655
REVISION:	TOWN OF BETHLEHEM	PROJECT NO:
	SCALE: 1"=20'	SEPTEMBER 22, 2010
	DRAWN BY:	ALBANY COUNTY, N.Y.



VINCENT P. AUSFELD P.L.S.
LICENSE #00697
www.vpsllp.com

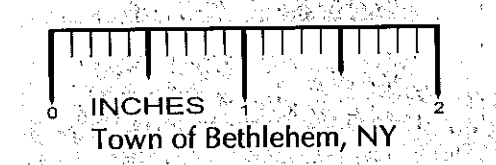


VALERO CONVENIENCE STORE FRONT ELEVATION

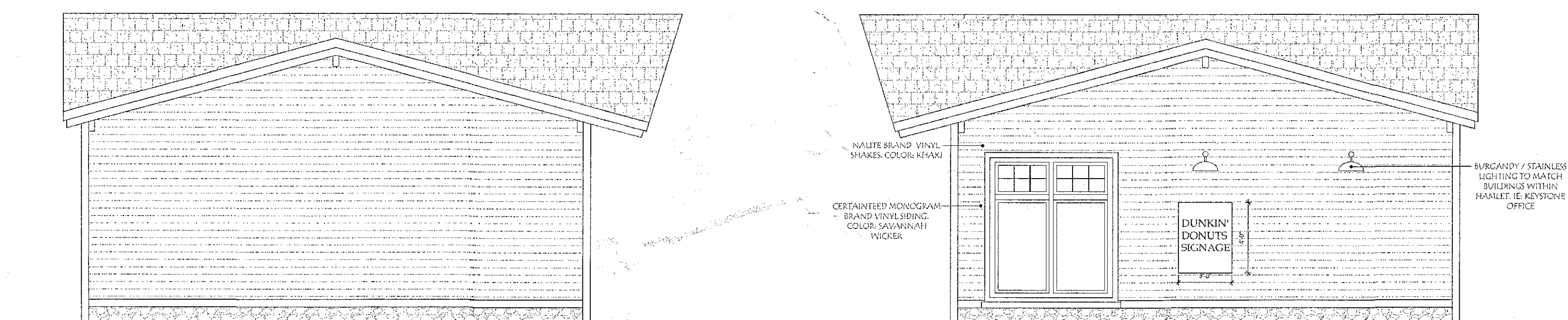
594 DELAWARE AVENUE
DELMAR, NEW YORK

SCALE: 3/16" = 1'-0"

PREPARED BY: KEYSTONE BUILDERS, LLC
ISSUED TO TOWN: 10/26/2011



PLANNING BOARD TOWN OF BETHLEHEM ALBANY COUNTY, NEW YORK
This Site Plan Approved:
<i>George J. Juma</i>
Title <i>Chairman</i>
SPA 157A1
Date <i>March 21, 2012</i>



VALERO CONVENIENCE EAST SIDE ELEVATION

594 DELAWARE AVENUE
DELMAR, NEW YORK

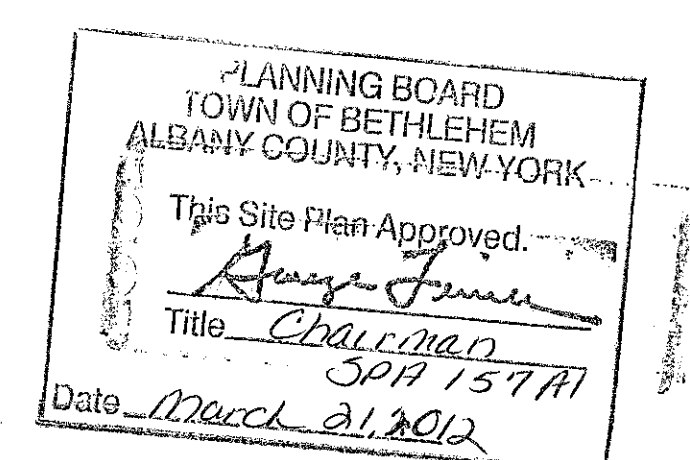
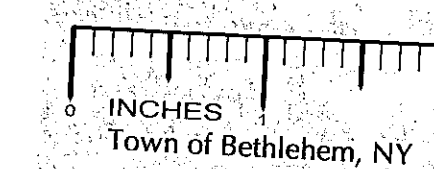
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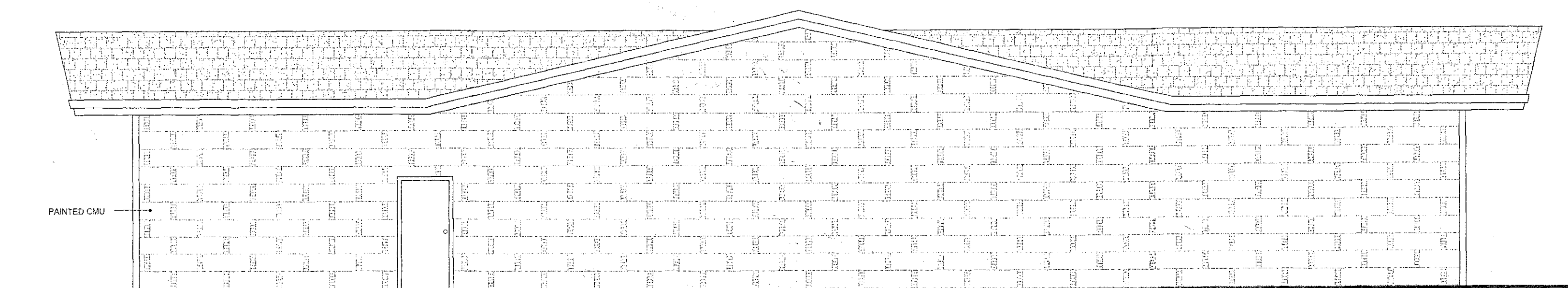
VALERO CONVENIENCE STORE WEST SIDE ELEVATION

594 DELAWARE AVENUE
DELMAR, NEW YORK

SCALE: 3/16" = 1'-0"

PREPARED BY: KEYSTONE BUILDERS, LLC
ISSUED TO TOWN: 10/26/2011



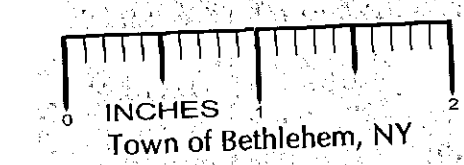


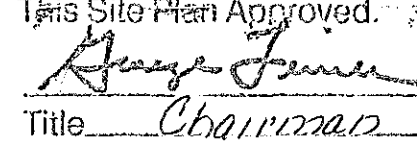
VALERO CONVENIENCE STORE REAR ELEVATION

594 DELAWARE AVENUE
DELMAR, NEW YORK

SCALE: 3/16" = 1'-0"

PREPARED BY: KEYSTONE BUILDERS, LLC
ISSUED TO TOWN: 10/26/2011



PLANNING BOARD
TOWN OF BETHLEHEM
ALBANY COUNTY, NEW YORK
This Site Plan Approved: 
Title: Chairman
Date: March 21, 2012
SPA 157A1