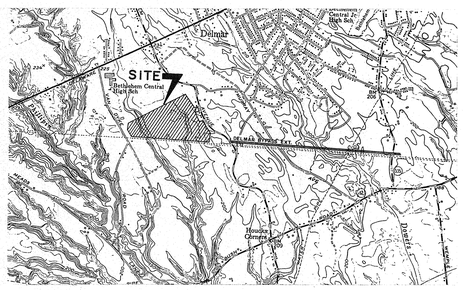
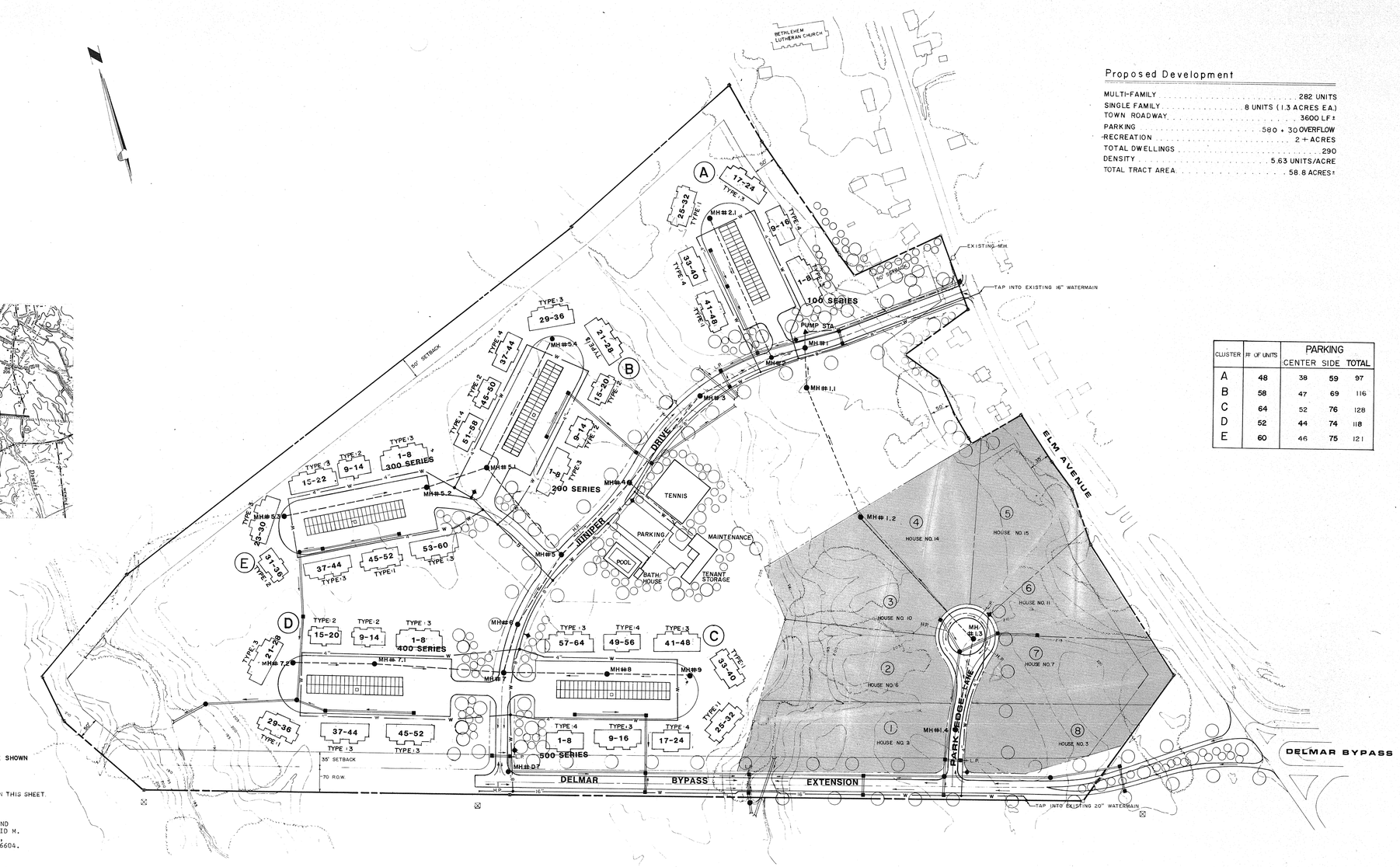




Proposed Development

MULTI-FAMILY	282 UNITS
SINGLE FAMILY	8 UNITS (1.3 ACRES EA.)
TOWN ROADWAY	3600 LF±
PARKING	580 + 30 OVERFLOW
RECREATION	2 + ACRES
TOTAL DWELLINGS	290
DENSITY	5.63 UNITS/ACRE
TOTAL TRACT AREA	58.8 ACRES±

CLUSTER	# OF UNITS	PARKING		
		CENTER	SIDE	TOTAL
A	48	38	59	97
B	58	47	69	116
C	64	52	76	128
D	52	44	74	118
E	60	46	75	121

NOTES: 1) ALL SANITARY SEWER MAINS ARE 8" PVC SDR 35 UNLESS OTHERWISE SHOWN ON BUILDING LAYOUT

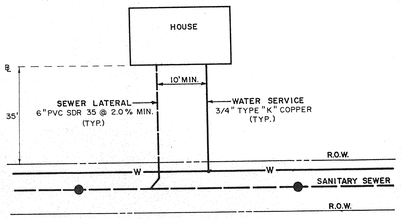
2) SANITARY SEWER FORCE MAIN IS 4" DUCTILE IRON CLASS 52

3) ALL PUBLIC WATER MAINS ARE DUCTILE IRON CLASS 52, SIZE SHOWN ON THIS SHEET.

4) BOUNDARY LINE AND EASEMENT INFORMATION MORE FULLY SHOWN AND DESCRIBED ON MAP ENTITLED "JUNIPER FIELDS", LANDS OF DAVID M. & ROBIN B. SIEGAL, PREPARED BY ABD ENGINEERS & SURVEYORS, FILED IN ALBANY COUNTY CLERK'S OFFICE DRAWER #172, MAP #6604.

LEGEND

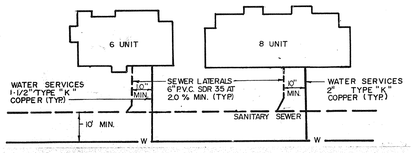
- CATCHBASIN & STORM SEWER & STORM MANHOLE
- CULVERT
- MANHOLE & SANITARY SEWER
- PUMP STATION & FORCE MAIN
- W — WATER MAIN
- FIRE HYDRANT
- L.P. — LOW POINT OF ROADWAY SAG
- H.P. — HIGH POINT OF ROADWAY CREST
- SINGLE FAMILY RESIDENTIAL



TYPICAL SINGLE FAMILY LOT UTILITY LAYOUT

NOT TO SCALE

NOTE: NO ROOF DRAINS OR FLOOR DRAINS SHALL CONNECT TO SANITARY SEWER



TYPICAL MULTIFAMILY BUILDING UTILITY LAYOUT

NOT TO SCALE

NOTE: NO ROOF DRAINS OR FLOOR DRAINS SHALL CONNECT TO SANITARY SEWER

JUNIPER FIELDS

TOWN OF BETHLEHEM, NEW YORK

100 50 0 100 250

APPROXIMATE SCALE

0 INCHES 1 2

2324 7/17 TOWN OF BETHLEHEM

REVISION #2	4-29-87	SEE NOTE NO. 1
REVISION #3	6-24-87	UNIT PLACEMENT
REVISION #4	8-12-87	PARKING
REVISION #5	8-19-87	DUMPSTER

NOTES: 1) REVISIONS MADE TO COMPLY WITH TOWN OF BETHLEHEM REVIEW

PLANS REVISED 8"

ABD ENGINEERS & SURVEYORS
530 Franklin Street Schenectady, N.Y. 12305

REVISION #1 MARCH 1987
TO MEET TOWN OF BETHLEHEM REVIEW LETTER

PLANNING BOARD
TOWN OF BETHLEHEM
ALBANY COUNTY, NEW YORK

This plat APPROVED subject to such conditions as are stated in Building Project Approval (B/P/A)

No. 198-1 dated MAR 29 1988
No. 198 B

Title CHAIRMAN

Date MAR 30 1988

ALBANY COUNTY DEPARTMENT OF HEALTH

This is to certify that the proposed arrangements for water supply and sewerage for Juniper Fields, Town of Bethlehem are approved subject to the conditions listed in letter of this date, and in accordance with Article X of the Albany County Sanitary Code. Consent is hereby given for the filing of this map in the Office of the Albany County Clerk.

Date FEB 24 1988 Commissioner of Health

By Dir. Environmental Health Services

PLANNED RESIDENCE DISTRICT NO. 10
OF THE
TOWN OF BETHLEHEM
ALSO KNOWN AS

JUNIPER FIELDS

N/F LANDS OF DAVID M. & ROBIN B. SIEGAL

COUNTY OF ALBANY	STATE OF NEW YORK
FEBRUARY 27, 1987	SCALE : 1"=100' ±

CHA CLOUGH, HARBOUR & ASSOCIATES
ENGINEERS & PLANNERS

MAP BY:	LIC. NO.:	MAP NO.: SHEET NO.: 1 of 22