

CONSTRUCTION PACKAGE

SAW MILL LOFTS

SAW MILL RIVER ROAD

VILLAGE OF HASTINGS-ON-HUDSON

WESTCHESTER COUNTY, NEW YORK

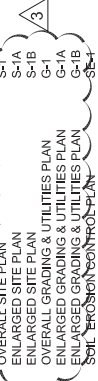
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- DEMOLITION PLAN AND TREE PRESERVATION PLAN
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- ENLARGED SITE PLAN
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- PLANTING PLAN
- PLANTING PLAN
- FINAL SUBDIVISION MAP

SHEET NO.

- EC-1
- DE-1
- S-1
- S-1A
- S-1B
- G-1
- G-1A
- G-1B
- S-E-1
- SA-1
- LA-1
- LI-1
- DT-1
- D-1
- D-2
- D-3
- D-4
- D-5
- PH-1
- WM-1
- WM-2
- DOT-1
- FF-1
- FF-2
- FF-3
- FF-4
- P-1
- P-2
- P-3



APPLICANT OWNER:
 GINSEBURG DEVELOPMENT COMPANIES, LLC
 SAW MILL LOFTS, LLC, SUITE 100
 100 SUMMIT LAKE DRIVE, SUITE 100
 VALHALLA, NY 10995
 PH: (914) 747-5800 FAX: (914) 747-1688

CIVIL AND GEOTECHNICAL ENGINEER:
 SESI CONSULTING ENGINEERS, P.C.
 12A MAPLE AVE.
 WESTCHESTER, NY 10800
 PH: (973) 808-9050 FAX: (973) 808-9099

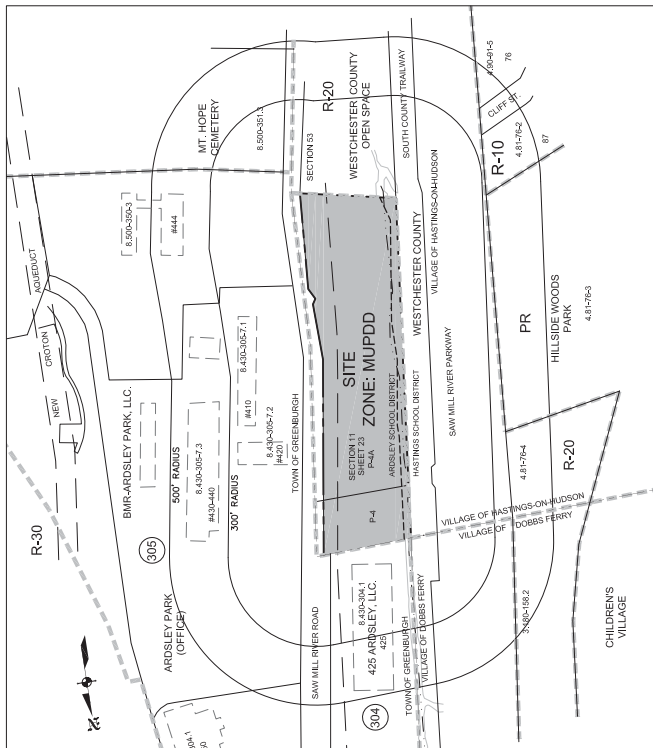
LANDSCAPE ARCHITECT:
 BERGERS & TROST
 448 TILDEN ROAD
 BEDFORD VILLAGE, NY 10506
 PH: (914) 234-9666 FAX: (914) 234-8882

SURVEYOR:
 CONTRACTORS LINE & GRADE SOUTH LLC
 9 NORTH GOODWIN AVE, SUITE #3
 WESTCHESTER, NY 10800
 PH: (914) 347-5141 FAX: (914) 347-3120

SESI SOILS / FOUNDATIONS
 CONSULTING ENGINEERS, P.C.
 ENVIRONMENTAL

DATE: 4/30/13 JOB NO. 8346

3	02 SITE	FINAL SUBDIVISION MAP	37
1	03 SITE	FINAL SUBDIVISION MAP	37
1	04 SITE	FINAL SUBDIVISION MAP	37
1	05 SITE	FINAL SUBDIVISION MAP	37
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1	29 SITE	FINAL SUBDIVISION MAP	37
1	30 SITE	FINAL SUBDIVISION MAP	37



VICINITY / ZONING MAP

- LEGEND**
- TOWN LINE
 - ZONE BOUNDARY
 - LOT LINE
 - MUPDD MIXED USE PLANNED DEVELOPMENT DISTRICT
 - PR PUBLIC PARK, RECREATION & PLAYGROUND ZONE
 - R-20 ONE FAMILY RESIDENTIAL ZONE (20,000 SF)
 - R-10 ONE FAMILY RESIDENTIAL ZONE (10,000 SF)
 - P-4 PARCEL NUMBER
 - 8,435,304.1 LOT NUMBER
 - 87 STREET NUMBER

NOTES:
 1. SITE LOCATED ON STATE ROUTE 94 AT MILE MARKERS 94.6793, 2012 AND 2013.
 2. SEE SEPARATE DRAWING FOR DETAILED ZONING MAP OF THE VILLAGE OF HASTINGS-ON-HUDSON WITH NYSDOT SPECIFICATIONS AND NYSDOT STANDARD SHEET 868-00.

NO.	REVISIONS	DATE	BY	DESCRIPTION
1	ISSUED FOR PERMITTING	4/30/13	AS	ISSUED FOR PERMITTING
2	ISSUED FOR PERMITTING	4/30/13	AS	ISSUED FOR PERMITTING
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29	ISSUED FOR PERMITTING	4/30/13	AS	ISSUED FOR PERMITTING
30	ISSUED FOR PERMITTING	4/30/13	AS	ISSUED FOR PERMITTING

REFERENCE:
 1. LOT INFORMATION TAKEN FROM OFFICIAL TAX MAPS OF THE VILLAGE OF HASTINGS-ON-HUDSON AND TOWN OF GREENBURGH.
 2. LOT INFORMATION TAKEN FROM OFFICIAL TAX MAPS OF THE VILLAGE OF HASTINGS-ON-HUDSON.
 3. LOT INFORMATION TAKEN FROM OFFICIAL TAX MAPS OF THE VILLAGE OF HASTINGS-ON-HUDSON.
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 29. LOT INFORMATION TAKEN FROM OFFICIAL TAX MAPS OF THE VILLAGE OF HASTINGS-ON-HUDSON.
 30. LOT INFORMATION TAKEN FROM OFFICIAL TAX MAPS OF THE VILLAGE OF HASTINGS-ON-HUDSON.



ANTHONY J. FILLO, P.E.
 PROFESSIONAL ENGINEER
 N.Y. LIC. NO. 084421

NO.	DATE	DESCRIPTION
1	11/19/15	FINAL PLAN
2	07/20/15	REVISED PLAN
3	07/20/15	REVISED PLAN
4	07/20/15	REVISED PLAN
5	07/20/15	REVISED PLAN
6	07/20/15	REVISED PLAN
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10	07/20/15	REVISED PLAN

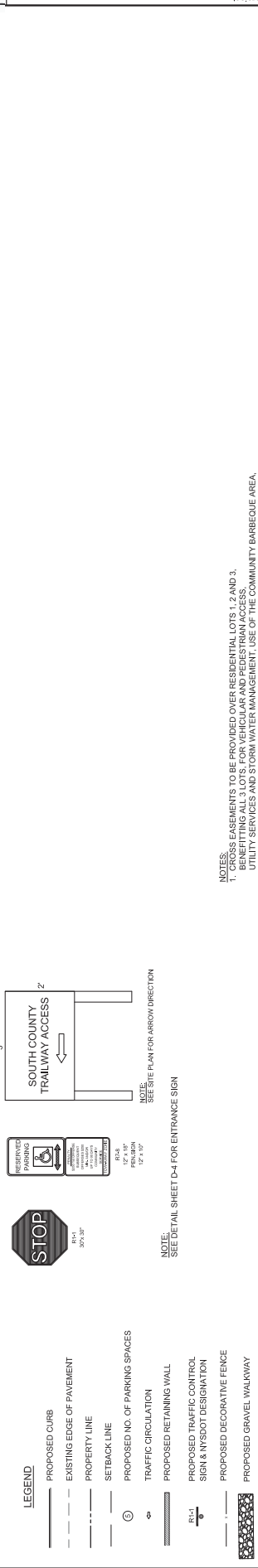
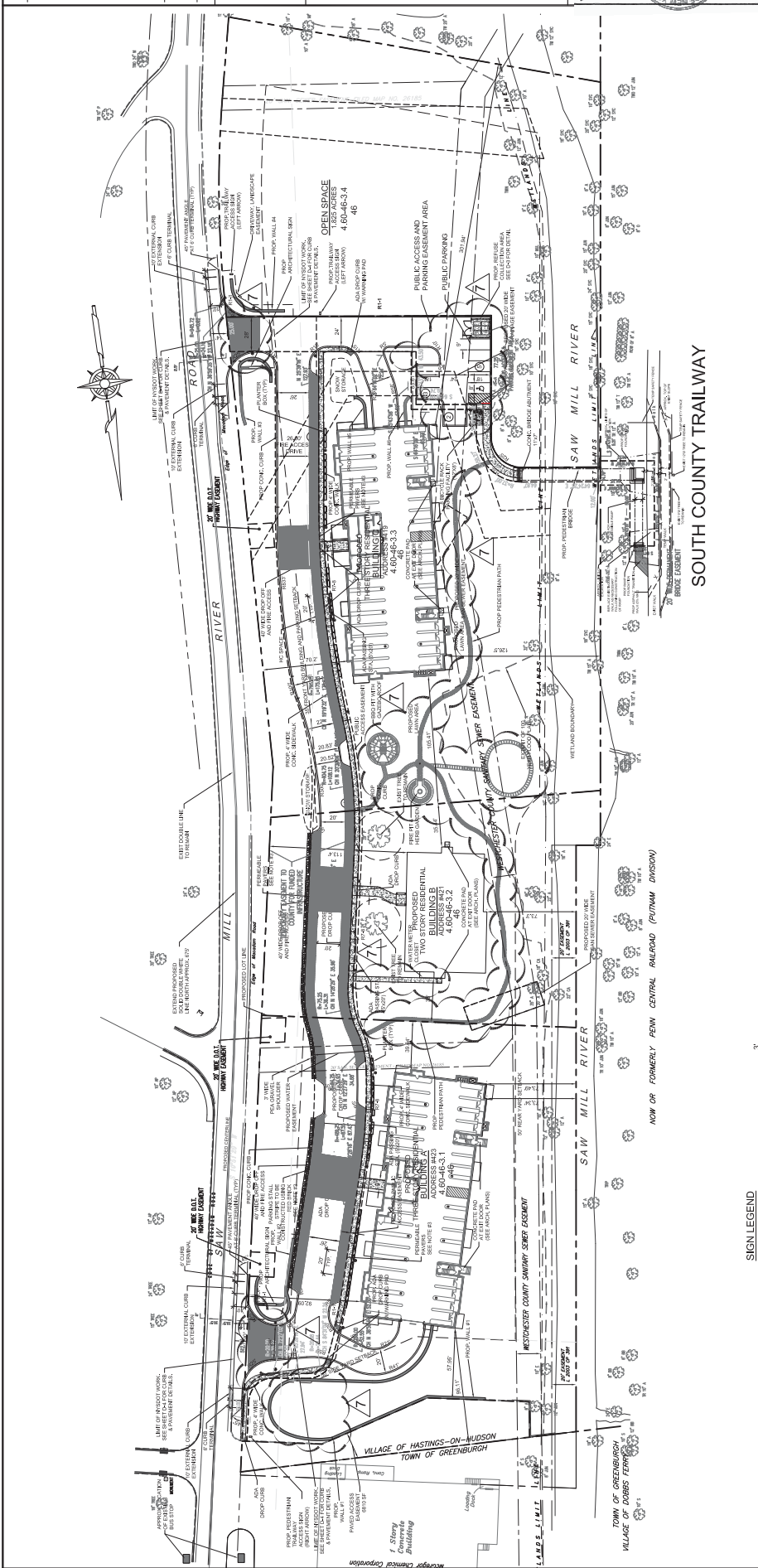
DATE: 4/20/15
SCALE: 1" = 40'
DATE: 11/19/15
DATE: 07/20/15
DATE: 07/20/15
DATE: 07/20/15
DATE: 07/20/15
DATE: 07/20/15
DATE: 07/20/15
DATE: 07/20/15
DATE: 07/20/15

SESI
SOILS / FOUNDATIONS
ENVIRONMENTAL
CONSULTING P.C.
12A MAPLE AVE. PINE BROOK, N.J. 07508 PH: 973-408-0050



OVERALL SITE PLAN
SECTION 11, SHEET 23, PARCELS 4 & 4A
HASTINGS - ON - HUDSON, WESTCHESTER COUNTY, NY
Project: 8346
Job No.: 8346
Drawing No.:

S-1
Scale 1" = 40'



LEGEND

- PROPOSED CURB
- EXISTING EDGE OF PAVEMENT
- PROPERTY LINE
- SETBACK LINE
- PROPOSED NO. OF PARKING SPACES
- TRAFFIC CIRCULATION
- PROPOSED RETAINING WALL
- PROPOSED TRAFFIC CONTROL SIGN & NYSDOT DESIGNATION
- PROPOSED DECORATIVE FENCE
- PROPOSED GRAVEL WALKWAY
- PROPOSED ADA CURB/ FLUSH CURB

NOTE: SEE DETAIL SHEET D-4 FOR ENTRANCE SIGN

NOTE: SEE SITE PLAN FOR ARROW DIRECTION

NOTE: SEE DETAIL SHEET D-4 FOR ENTRANCE SIGN

NOTE: SEE SITE PLAN FOR ARROW DIRECTION

NOTES:

- GROSS EASEMENTS TO BE PROVIDED OVER RESIDENTIAL LOTS 1, 2 AND 3, BENEFITING ALL 3 LOTS, FOR VEHICULAR AND PEDESTRIAN ACCESS, UTILITY SERVICES AND STORM WATER MANAGEMENT, USE OF THE COMMUNITY BARBEQUE AREA, OPEN SPACE AND TO THE PEDESTRIAN BRIDGE TO THE SOUTH COUNTY TRAILWAY.
- A NYSDOT PERMIT WILL BE REQUIRED FOR WORK IN THE STATE RIGHT-OF-WAY.
- AUTUMN BLEND ECO POROUS PAVERS SHALL BE USED FOR THE PARKING STRIP AND PEWTER BLEND ECO POROUS THE REMAINED POROUS PAVES AREA.

ZONE: MIXED USE PLANNED DEVELOPMENT DISTRICT (MUPDD)

REVISIONS:

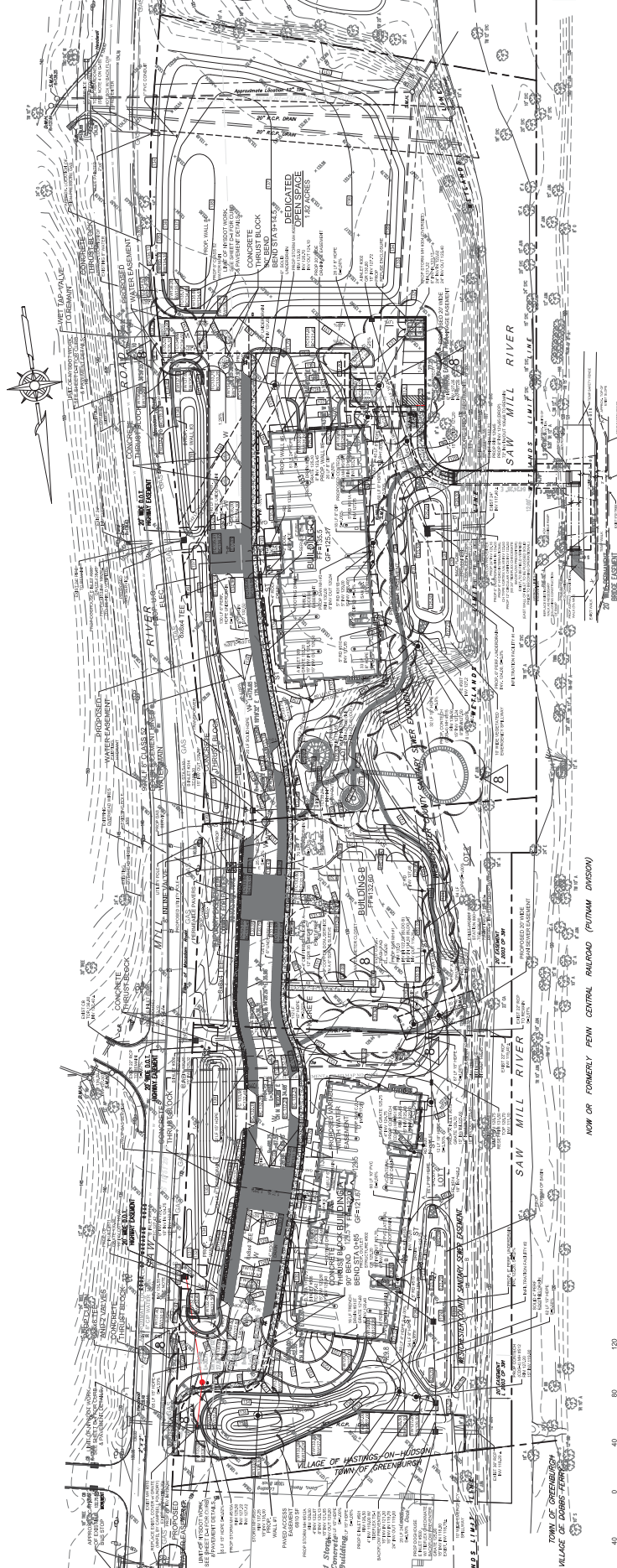
- EXISTING CONDITIONS & BOUNDARY ARE TAKEN FROM FILE ENTITLED "TOPOGRAPHIC SURVEY OF THE VILLAGE OF HASTINGS-ON-HUDSON, WESTCHESTER COUNTY, NY, LINE & GRADE DATED AUG. 18, 2004, LAST REVISED MAY 18, 2015, BY CONTRACTORS
- BOUNDARY ARE TAKEN FROM FILE ENTITLED "PRELIMINARY SUBMISSION MAP" PREPARED BY CONTRACTORS
- SURVEY ARE TAKEN FROM FILE ENTITLED "SUBDIVISION MAP FOR LOTS AT SAW MILL RIVER" PREPARED BY CONTRACTORS LINE & GRADE DATED DEC. 18, 2013, LAST REVISED JUNE 17, 2015.

1	17/09/18	REVISIONS	1	17/09/18	REVISIONS
2	17/09/18	REVISIONS	2	17/09/18	REVISIONS
3	17/09/18	REVISIONS	3	17/09/18	REVISIONS
4	17/09/18	REVISIONS	4	17/09/18	REVISIONS
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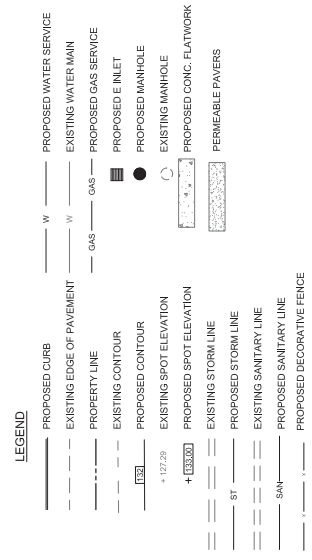
DATE: 4/30/15
 SCALE: 1" = 40'
 SHEET NO: 23
 PROJECT: SAW MILL LOTS
 CLIENT: HASTINGS-ON-HUDSON, WESTCHESTER COUNTY, NY
 DRAWING NO: 2326
 DRAWING TITLE: OVERALL GRADING & UTILITIES PLAN

SESI ENGINEERS P.C.
 ENVIRONMENTAL SITE DESIGN
 17A MAPLE AVE. PINE BROOK, N.J. 07068 PH: 973-808-9050

PROJECT: SAW MILL LOTS
 SECTION 11 SHEET 23, PARCELS 4 & 4A
 HASTINGS-ON-HUDSON, WESTCHESTER COUNTY, NY
 DRAWING NO: 2326
 DRAWING TITLE: OVERALL GRADING & UTILITIES PLAN

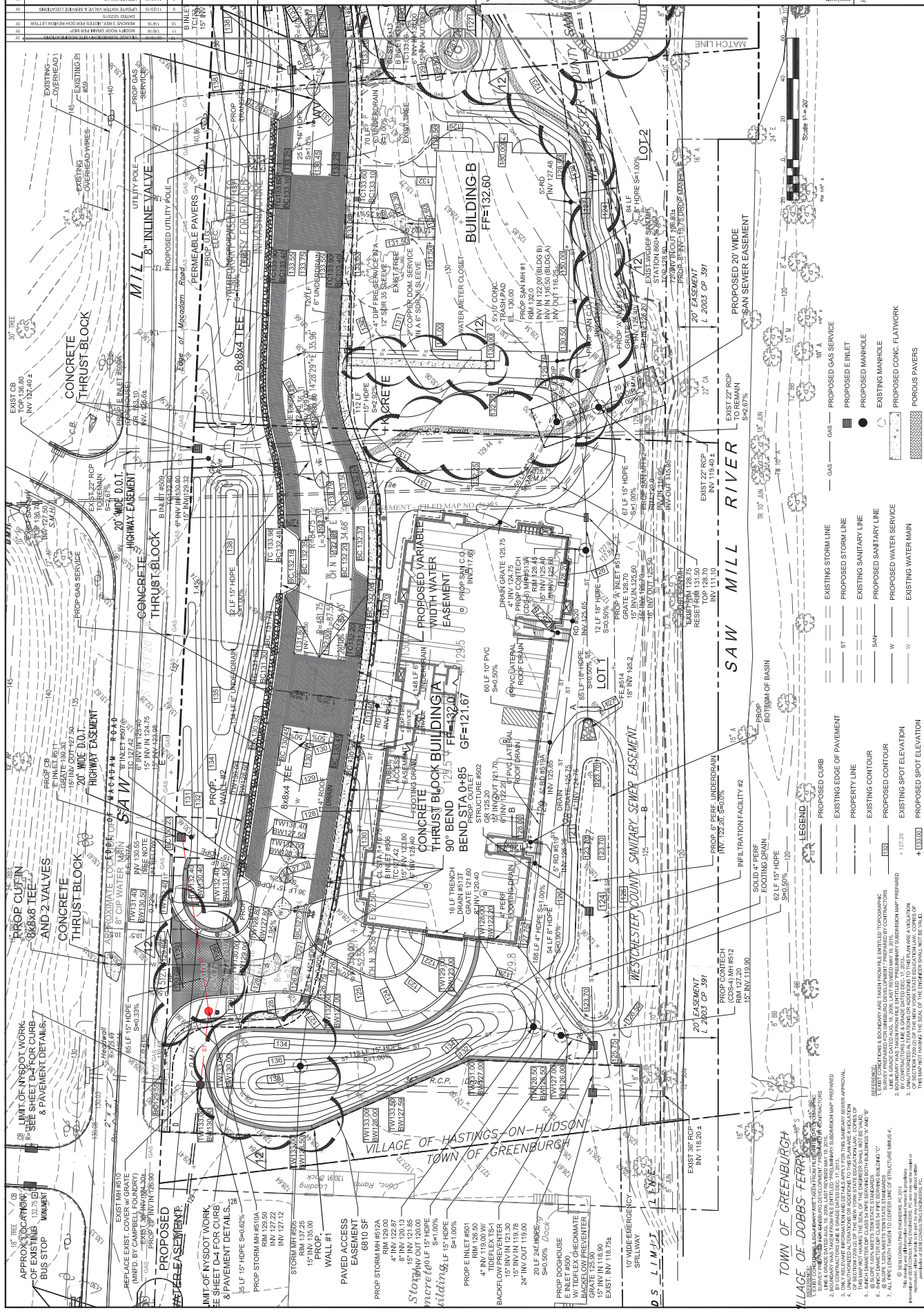


- NOTE:
 1. RIVER BANK SHALL BE PLANTED W/ NATIVE PLANTS NATIVE TO THE NORTHEAST U.S. & SUITED FOR THE ANTICIPATED HYDRAULIC CONDITION.
 2. ALL PIPE LENGTH ARE TO EDGE OF STRUCTURES NOT CENTER.
 3. ALL MANHOLES SHALL BE CONSTRUCTED WITH 6" OF TOP SOIL AND SEEDED WITH MEADOW SEED MIX.
 4. FLAILED END SECTION #607A SHALL BE CONSTRUCTED USING GALVANIZED END SECTION.



- REFERENCES:**
1. ALL UTILITIES SHOWN ARE BASED ON AVAILABLE RECORDS.
 2. SURVEY PREPARED FOR PRELIMINARY DEVELOPMENT. PREPARED BY CONTRACTORS.
 3. BOUNDARY WAS TAKEN FROM THE ENTITLED "PRELIMINARY SUBDIVISION MAP" PREPARED BY CONTRACTORS.
 4. ONLY RELEVANT FOUNDATION AND DETAILS ARE FOR THE SANITARY SEWER APPROVAL.
 5. ALL UTILITIES SHOWN ARE BASED ON RECORDS AND FIELD SURVEY DATA.
 6. ALL UTILITIES SHOWN ARE BASED ON RECORDS AND FIELD SURVEY DATA.
 7. ALL UTILITIES SHOWN ARE BASED ON RECORDS AND FIELD SURVEY DATA.

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NO.	DATE	DESCRIPTION
1	12/15/10	ISSUED FOR PERMITS
2	01/15/11	ISSUED FOR PERMITS
3	02/15/11	ISSUED FOR PERMITS
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98	01/15/19	ISSUED FOR PERMITS
99	02/15/19	ISSUED FOR PERMITS
100	03/15/19	ISSUED FOR PERMITS

Scale 1" = 40'

S-1

DATE: 08/21/2013

PROJECT: S-1

OVERALL SITE PLAN
 SECTION 11 WEST TO FACILITY 4 & A
 HAYNES - OAKHORN WASHINGTON COUNTY, IN
 S&W MILL LOTS

ANTHONY CARTILLO, P.E.
 REGISTERED PROFESSIONAL ENGINEER
 4715 S.W. 10TH STREET

SESI
 SOILS / FOUNDATIONS
 SITE DESIGN
 ENGINEERING
 10000 W. 10TH AVENUE
 SUITE 1000
 DENVER, CO 80202
 TEL: 303.733.8888 FAX: 303.733.8889

NO.	DATE	DESCRIPTION
1	08/21/2013	ISSUED FOR PERMIT
2	08/21/2013	ISSUED FOR PERMIT
3	08/21/2013	ISSUED FOR PERMIT
4	08/21/2013	ISSUED FOR PERMIT
5	08/21/2013	ISSUED FOR PERMIT
6	08/21/2013	ISSUED FOR PERMIT
7	08/21/2013	ISSUED FOR PERMIT
8	08/21/2013	ISSUED FOR PERMIT
9	08/21/2013	ISSUED FOR PERMIT
10	08/21/2013	ISSUED FOR PERMIT



ALL DIMENSIONS ARE IN FEET AND INCHES
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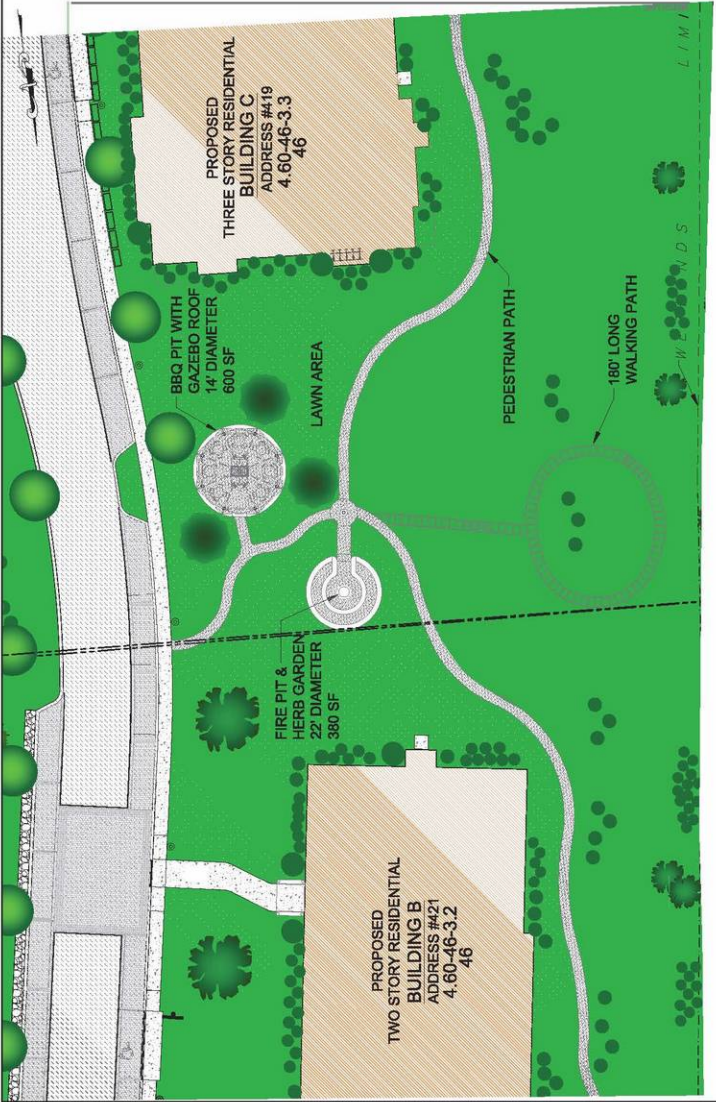
NO.	DATE	DESCRIPTION

SESI
 SOILS / FOUNDATIONS
 CONSULTING ENGINEERS
 SITE DESIGN
 15000 KYLE ROAD, SUITE 100, GREEN BROOK, NJ 07033
 PHONE: 908-466-4400
 FAX: 908-466-4401
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ANTHONY CASTILLO, P.E.
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 15000 KYLE ROAD, SUITE 100, GREEN BROOK, NJ 07033
 PHONE: 908-466-4400
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 WWW.SESI.COM

ENLARGED SITE PLAN
 SHEET NO. 11 OF 11
 HANSON - HOBEN ARCHITECTS LLP
 1000 WEST 21ST AVENUE, SUITE 400
 DENVER, CO 80202

SHEET NO. 11 OF 11
S-1C



ALL DIMENSIONS UNLESS OTHERWISE NOTED
 ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL RESIDENTIAL CODE BOOK AND THE INTERNATIONAL BUILDING CODE
 ALL UTILITIES SHOWN ARE BASED ON RECORD DRAWINGS AND FIELD SURVEY
 THE CLIENT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES
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