

**BULK REQUIREMENTS**  
**GC ZONE**  
**\*\* USE GROUP "n"**

|                                                     | MINIMUM REQUIRED | PROPOSED    |
|-----------------------------------------------------|------------------|-------------|
| LOT AREA (SF.)                                      | 36,154.8         | 36,154.8    |
| LOT WIDTH (FT.)                                     | 100              | 154         |
| FRONT SETBACK (SF.)                                 | 40               | 51          |
| FRONT YARD (FT.)                                    | 15               | 51          |
| SIDE SETBACK (FT.)                                  | 20               | 14 (EXIST.) |
| TOTAL SIDE SETBACK (FT.)                            | 50               | 14 (EXIST.) |
| SIDE YARD (FT.)                                     | 10               | 14 (EXIST.) |
| SIDE YARD WITHIN 25' OF RESIDENCE DISTRICT BOUNDARY | 20               | 14 (EXIST.) |
| REAR SETBACK (FT.)                                  | 40               | 14 (EXIST.) |
| REAR YARD (FT.)                                     | 10               | 14 (EXIST.) |
| REAR YARD WITHIN 25' OF RESIDENCE DISTRICT BOUNDARY | 20               | 14 (EXIST.) |
| STREET FRONTAGE (FT.)                               | 100              | 234         |
| FLOOR AREA RATIO (F.A.R.)                           | 0.2              | 0.30        |
| LOT DEPTH (FT.)                                     | 200              | 213         |
| LIVABLE FLOOR AREA/ DWELLING UNIT (SF.)             | N/A              | N/A         |
| LOT AREA/ DWELLING UNIT (SF.)                       | N/A              | N/A         |
| BEDROOMS/ACRE OF LOT AREA                           | N/A              | N/A         |
| DEVELOPMENT COVERAGE (%)                            | N/A              | N/A         |
| BUILDING COVERAGE (%)                               | 60               | <60         |
| BUILDING HEIGHT (FT.)                               | 35               | <35         |

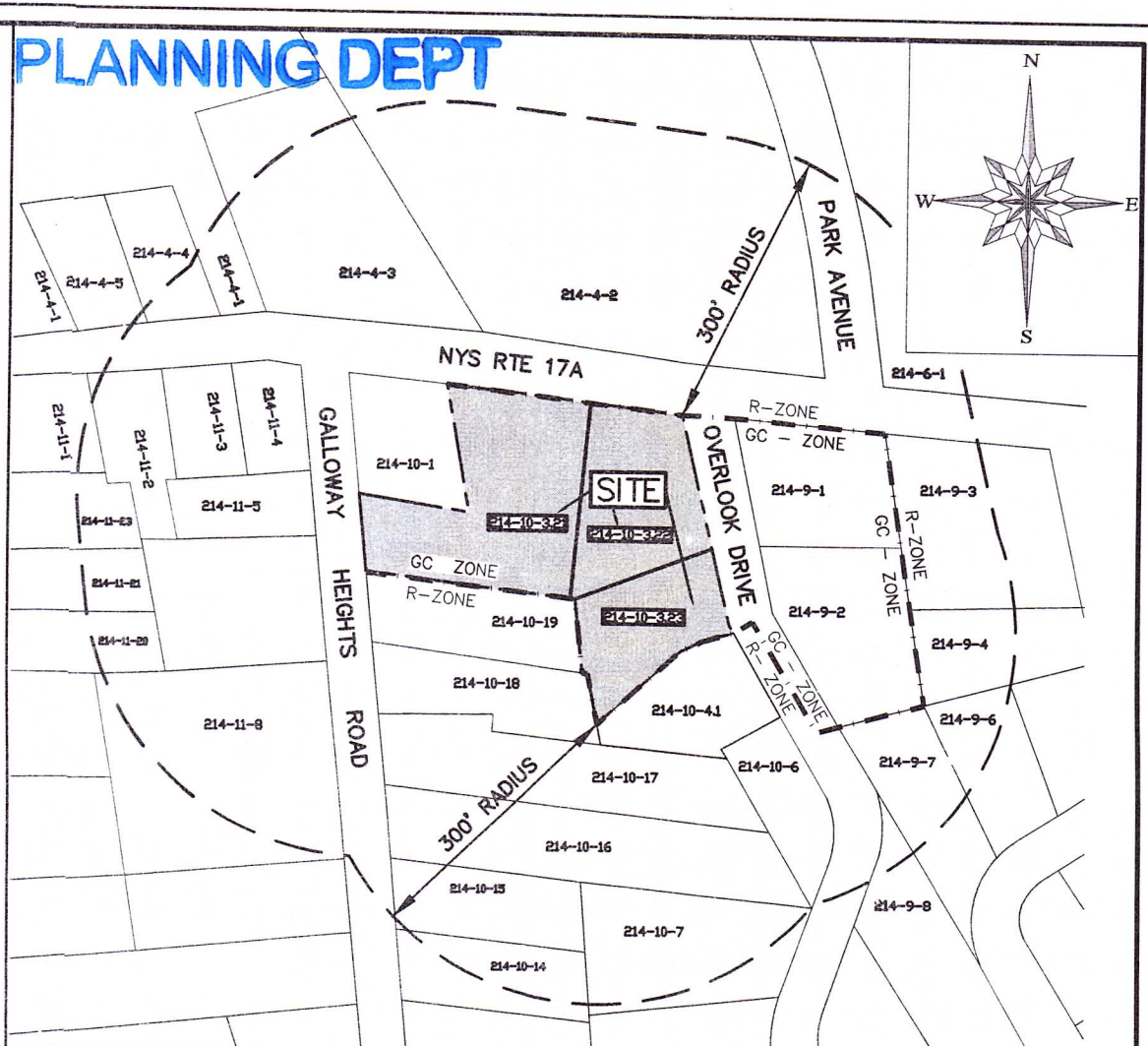
**BULK REQUIREMENTS**  
**GC ZONE**  
**\*\* USE GROUP "k"**

|                                                     | MINIMUM REQUIRED | PROPOSED |
|-----------------------------------------------------|------------------|----------|
| LOT AREA (SF.)                                      | 5,600            | 16,117.2 |
| LOT WIDTH (FT.)                                     | 50               | 96       |
| FRONT SETBACK (SF.)                                 | NO E 1           | NOTE 1   |
| FRONT YARD (FT.)                                    | N/A              | N/A      |
| SIDE SETBACK (FT.)                                  | 10               | 34       |
| TOTAL SIDE SETBACK (FT.)                            | 10               | 34       |
| SIDE YARD (FT.)                                     | 10               | 34       |
| SIDE YARD WITHIN 25' OF RESIDENCE DISTRICT BOUNDARY | N/A              | N/A      |
| REAR SETBACK (FT.)                                  | 10               | 68       |
| REAR YARD (FT.)                                     | 10               | 68       |
| REAR YARD WITHIN 25' OF RESIDENCE DISTRICT BOUNDARY | N/A              | N/A      |
| STREET FRONTAGE (FT.)                               | 50               | 242      |
| FLOOR AREA RATIO (F.A.R.)                           | N/A              | N/A      |
| LOT DEPTH (FT.)                                     | 50               | 134      |
| LIVABLE FLOOR AREA/ DWELLING UNIT (SF.)             | N/A              | N/A      |
| LOT AREA/ DWELLING UNIT (SF.)                       | N/A              | N/A      |
| BEDROOMS/ACRE OF LOT AREA                           | N/A              | N/A      |
| DEVELOPMENT COVERAGE (%)                            | 100              | <100     |
| BUILDING COVERAGE (%)                               | N/A              | N/A      |
| BUILDING HEIGHT (FT.)                               | 40               | <40      |

**BULK REQUIREMENTS**  
**GC ZONE**  
**\*\* USE GROUP "j"**

|                                                     | MINIMUM REQUIRED | PROPOSED |
|-----------------------------------------------------|------------------|----------|
| LOT AREA (SF.)                                      | 5,000            | 22,215.6 |
| LOT WIDTH (FT.)                                     | 50               | 82       |
| FRONT SETBACK (SF.)                                 | NOTE 1           | NOTE 1   |
| FRONT YARD (FT.)                                    | N/A              | N/A      |
| SIDE SETBACK (FT.)                                  | 10               | 0.00     |
| TOTAL SIDE SETBACK (FT.)                            | 10               | 57.8     |
| SIDE YARD (FT.)                                     | 10               | 0.00     |
| SIDE YARD WITHIN 25' OF RESIDENCE DISTRICT BOUNDARY | 10               | 0.00     |
| REAR SETBACK (FT.)                                  | 10               | 0.00     |
| REAR YARD (FT.)                                     | 10               | 0.00     |
| REAR YARD WITHIN 25' OF RESIDENCE DISTRICT BOUNDARY | 20               | 0.00     |
| STREET FRONTAGE (FT.)                               | 50               | 82       |
| FLOOR AREA RATIO (F.A.R.)                           | 0.40             | <0.40    |
| LOT DEPTH (FT.)                                     | 50               | 137      |
| LIVABLE FLOOR AREA/ DWELLING UNIT (SF.)             | 60               | >60      |
| LOT AREA/ DWELLING UNIT (SF.)                       | N/A              | N/A      |
| BEDROOMS/ACRE OF LOT AREA                           | N/A              | N/A      |
| DEVELOPMENT COVERAGE (%)                            | 80               | <80      |
| BUILDING COVERAGE (%)                               | 40               | <40      |
| BUILDING HEIGHT (FT.)                               | 40               | <40      |

NOTE 1 - THE REQUIRED FRONT SETBACK NEED NOT BE GREATER THAN THE AVERAGE OF THE NEAREST NEIGHBORING STRUCTURES LOCATED ON THE SAME SIDE OF THE STREET WITHIN 30 FEET OF THE PROPOSED BUILDING.  
\* - LOT AREA SHALL BE DEFINED IN § 145-18(f) FOR COLUMNS 2, 15, 15A, 19 AND 20 PER LOCAL LAW #1 OF 2001.  
\*\* - 100% DEVELOPMENT COVERAGE PERMITTED ONLY WHEN PROJECT INCORPORATES A "GREEN ROOF".



**LOCATION MAP**  
SCALE: 1" = 200'

**PARKING CALCULATIONS:**

| USE                                           | SPACES REQUIRED                        |
|-----------------------------------------------|----------------------------------------|
| <b>BUILDING 1</b>                             |                                        |
| PERSONAL SERVICE / KARATE GYMNASIUM / FITNESS | 2,500 S.F. / 4.0 PER 1,000 = 10 SPACES |
| <b>BUILDING 2</b>                             |                                        |
| RESTAURANT                                    | 2,500 S.F. / 12 PER 1,000 = 30 SPACES  |
| <b>BUILDING 3</b>                             |                                        |
| OFFICE                                        | 4,896 S.F. / 3.6 PER 1,000 = 18 SPACES |
| APARTMENTS                                    | 4 UNITS / 2 PER UNIT = 8 SPACES        |
| <b>TOTAL</b>                                  | <b>100 SPACES REQUIRED</b>             |
|                                               | <b>TOTAL = 85 SPACES PROVIDED</b>      |

**HOURS OF OPERATION:**

|                                               |                              |
|-----------------------------------------------|------------------------------|
| PERSONAL SERVICE / KARATE GYMNASIUM / FITNESS | 6am to 8pm @ 7 days a week   |
| RESTAURANT                                    | 24 hours @ 7 days a week     |
| OFFICE                                        | 11am to 12am @ 7 days a week |
|                                               | 8am to 5pm @ 5 days a week   |

**GENERAL NOTES:**

- VILLAGE OF WARWICK TAX MAP DESIGNATION: SEC. 214 BLK. 10 LOTS 3.21, 3.22 & 3.23
- TOTAL AREA OF PARCEL: 1.74 ACRES PER TAX MAPS.
- ENTIRE PARCEL IS LOCATED IN THE GC ZONING DISTRICT.
- TOTAL NUMBER OF LOTS: 1 - EXISTING
- BOUNDARY INFORMATION SHOWN HEREON IS BASED ON A MAP ENTITLED: "PRELIMINARY SITE PLAN FOR GALLOWAY ROAD ASSOCIATES, LLC" DATED OCTOBER 3, 2001, LAST REVISED FEBRUARY 8, 2002, AND A MAP ENTITLED: "TOPOGRAPHIC SURVEY FOR GALLOWAY ROAD ASSOCIATES, LLC" DATED MAY 4, 2004 & REVISED MAY 12, 2004 BY JOHN A. MCGLOIN, PLS NO. 49689.
- AREA OF DISTURBANCE = 1.74 ACRES.
- NO WORK WITHIN THE STATE RIGHT OF WAY SHALL COMMENCE UNTIL THE APPLICANT HAS RECEIVED A NYS DOT HIGHWAY WORK PERMIT FOR THE ENTRANCES, EXITS AND SIDEWALKS AS DEPICTED ON THE PLAN.
- CONSTRUCTION HOURS AT THE PROJECT SITE SHALL BE LIMITED TO THE HOURS OF 7:00 A.M. AND 7:00 P.M. ON WEEKDAYS AND 8:00 A.M. AND 7:00 P.M. ON WEEKENDS. THERE SHALL BE NO CONSTRUCTION ON SUNDAYS.
- NO PARTIAL OR TEMPORARY CERTIFICATES OF OCCUPANCY/USE SHALL BE ISSUED FOR ANY STRUCTURE WITHIN THE PROJECT UNLESS ALL OF THE UN-BUILT PUBLIC AND PRIVATE IMPROVEMENTS LOCATED WITHIN THE OVERALL PLAN HAVE BEEN CONSTRUCTED TO COMPLETION.
- THE ISSUANCE OF CERTIFICATES OF OCCUPANCY FOR ANY STRUCTURE TO BE BUILT WITHIN THE PROJECT AREA IS CONDITIONED UPON THE REVIEW OF SITE LIGHTING FACILITIES BY THE VILLAGE ENGINEER. LIGHT SHIELD SHALL BE INSTALLED IF IT IS DETERMINED THAT THEY ARE NEEDED TO PREVENT EXCESSIVE LIGHT SPILLING ONTO ADJACENT PROPERTIES INCLUSIVE OF STATE HIGHWAY 17A.
- BUILDING #3 ALLOWS USE OF THE SECOND FLOOR OF THE BUILDING FOR EITHER OR BOTH RESIDENTIAL APARTMENTS AND/OR BUSINESS OFFICES.

APPROVED FOR FILING:

| OWNERS | DATE |
|--------|------|
|        |      |

APPROVED AS A FINAL SITE PLAN BY A RESOLUTION OF THE PLANNING BOARD OF THE VILLAGE OF WARWICK ON NOVEMBER 20th 2014.

**ORIGINAL**

|                    |         |
|--------------------|---------|
| <i>[Signature]</i> | 3/17/17 |
| CHAIRMAN           | DATE    |
| <i>[Signature]</i> | 3/17/17 |
| VILLAGE ENGINEER   | DATE    |

**WARWICK COMMERCIAL PROPERTIES**

VILLAGE OF WARWICK, ORANGE COUNTY, NEW YORK

**AMENDED SITE PLAN**

**KIRK ROTHER, P.E.**  
CONSULTING ENGINEER, PLLC  
5 Saint Stephens Lane, Warwick, NY 10990  
(845) 988-0620

**RECORD OWNER**  
Galloway Road Assoc LLC  
60-62 Galloway Road  
Warwick, N.Y. 10990

**RECORD APPLICANT**  
Warwick Commercial Properties, LLC  
1512 Route 17A  
Warwick, N.Y. 10990

| DATE     | REVISIONS                               |
|----------|-----------------------------------------|
| 03-01-17 | ADD NOTES PER FINAL APPROVAL COMMENTS   |
| 01-26-17 | ADD NEW VARIANCES                       |
| 01-09-17 | REV. AMENDED SITE PLAN SHEETS 1,3,9     |
| 12-12-16 | REV. PER VILLAGE ENGINEER COMMENTS      |
| 12-01-16 | REV. AMENDED SITE PLAN                  |
| 11-16-16 | REV. AMENDED SITE PLAN                  |
| 11-02-16 | REV. BUILDING #3                        |
| 02-24-15 | REV. PER FINAL APPROVAL COMMENTS        |
| 12-15-14 | REV. PER VILLAGE ENGINEER COMMENTS      |
| 11-11-14 | REV. PER VILLAGE ENGINEER COMMENTS      |
| 11-04-14 | REV. PER P.B. MEETING/ENGINEER COMMENTS |
| 11-04-14 | REV. PER MTNG W/ VILLAGE ENGINEER       |
| 10-30-14 | REV. PER VILLAGE ENGINEER COMMENTS      |
| 10-17-14 | REV. PER VILLAGE ENGINEER COMMENTS      |
| 08-13-14 | REV. PER VILLAGE ENGINEER COMMENTS      |
| 08-06-14 | GENERAL REVISIONS                       |
| 06-12-14 | INITIAL PREPARATION                     |

| DATE | REVISIONS |
|------|-----------|
|      |           |

UNAUTHORIZED ALTERATIONS OR ADDITIONS TO A DOCUMENT BEARING THE SEAL OF A LICENSED PROFESSIONAL ENGINEER IS A VIOLATION OF SECTION 7209, SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW. REPRODUCTIONS OF THIS PLAN WHICH DO NOT BEAR THE ORIGINAL SEAL OF A LICENSED PROFESSIONAL ENGINEER SHALL BE CONSIDERED INVALID.

KIRK ROTHER, P.E. N.Y.S. Lic. No. 070903

| D.O.T. SHEET # | D.E.C. SHEET # | D.C.H.S. SHEET # | SHEET # |
|----------------|----------------|------------------|---------|
| N.A.           | N.A.           | N.A.             | 1 OF 9  |

CAD # 14115  
REV. BLDG #3  
14115  
AS SHOWN

**DETERMINATION OF THE ZONING BOARD OF APPEALS OF THE VILLAGE OF WARWICK, NEW YORK**

WHEREAS, WARWICK COMMERCIAL PROPERTIES LLC has applied to this Board for a variance of the Bulk Area Requirements of the Code, and

WHEREAS, a public hearing on this application was held at 77 Main Street, Warwick, New York on 1/17/17, and

WHEREAS, at said hearing(s) all interested persons were given an opportunity to be heard, the Board finds as follows:

**FINDINGS OF FACT**

- Applicant is the contract purchaser for property owned by Galloway Road Assoc. LLC and located at 2 Overlook Drive, Warwick, New York, designated on the Village tax map as Section 214 Block 10 Lot 3.23.
- The application has been made for a variance of the Zoning Law to allow construction of a building designated as "Proposed Building #3" as shown on an amended site plan for the applicant with the following variances requested (required/proposed): side setback (ft) 100.00; side yard (ft) 100.00; side yard within 25' of residence district boundary 150.00; rear setback (ft) 100.00; rear yard (ft) 100.00; rear yard within 25' of residence district boundary 200.00.
- The applicant had been granted essentially the same variances by Resolution made on 3/19/14 which included an extension of the variances for 12 months, the variances thereby being good until 3/18/16. In addition to construction being delayed, the site plan has required amendment in order to comply with a 20 foot clearance for placement of an electrical transformer required by O&S.
- An inspection of the site, and the evidence and testimony as summarized from the meeting(s) show that:
- A. An undesirable change will not be produced in the character of the neighborhood and a detriment to nearby properties will not be created by the granting of the area variances. There has been no change since the previous decision and the additional variances will have no effect upon the neighborhood or nearby properties.
- B. The benefit sought by the applicant cannot be achieved by some method, feasible for the applicant to pursue, other than the variances.
- C. The requested variances are numerically substantial.
- D. The proposed variances will not have an adverse effect or impact upon the physical or the environmental conditions in the neighborhood or district.
- E. The alleged difficulty was self-created.
- F. These area variances should be granted based upon a consideration of the benefit to the applicant as weighed against the detriment to the health, safety and welfare of the neighborhood or community by such grant.
- G. The minimum variances necessary and adequate and at the same time, will preserve and protect the character of the neighborhood and the health, safety and welfare of the community have been requested.
4. The proposed action is an Unlisted action and will not result in any significant adverse environmental impact for the reasons hereinbefore set forth.

**RESOLUTION**

NOW, THEREFORE, BE IT RESOLVED, that it is determined, based on the information and analysis presented to the Board, that the proposed action will not result in any significant adverse environmental impact.

The foregoing resolution was submitted by John MacDonald and seconded by Wes Barley

For the Resolution Against Resolution Abstaining Absent

|                      |   |   |   |
|----------------------|---|---|---|
| John Grane, Chairman | X |   |   |
| John Prego           |   | X |   |
| Wes Barley           |   |   | X |
| Matthew Blaskovich   |   |   | X |
| John MacDonald       | X |   |   |
| Sandy Melting        | X |   |   |

NOW, THEREFORE, BE IT RESOLVED, that the application for a variance of the Bulk Area Requirements of the Code to allow construction of building designated as "Proposed Building #3" as shown on an amended site plan for the applicant with the following variances requested (required/proposed): side setback (ft) 100.00; side yard (ft) 100.00; side yard within 25' of residence district boundary 150.00; rear setback (ft) 100.00; rear yard (ft) 100.00; rear yard within 25' of residence district boundary 200.00 be granted.

The foregoing resolution was submitted by John Grane and seconded by Wes Barley

For Resolution Against Resolution Abstaining Absent

|                      |   |   |   |
|----------------------|---|---|---|
| John Grane, Chairman | X |   |   |
| John Prego           |   | X |   |
| Wes Barley           | X |   |   |
| Matthew Blaskovich   |   |   | X |
| John MacDonald       | X |   |   |
| Sandy Melting        | X |   |   |

Dated: Warwick, New York  
January 17, 2017

*[Signature]*  
JOHN GRANE, Chairman

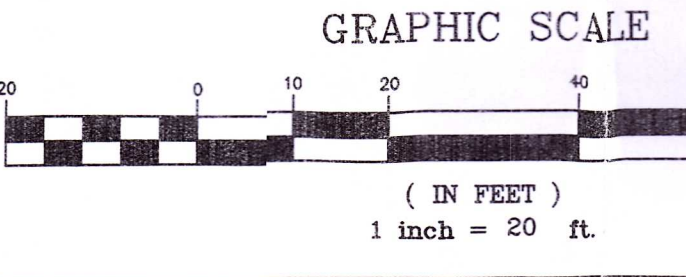
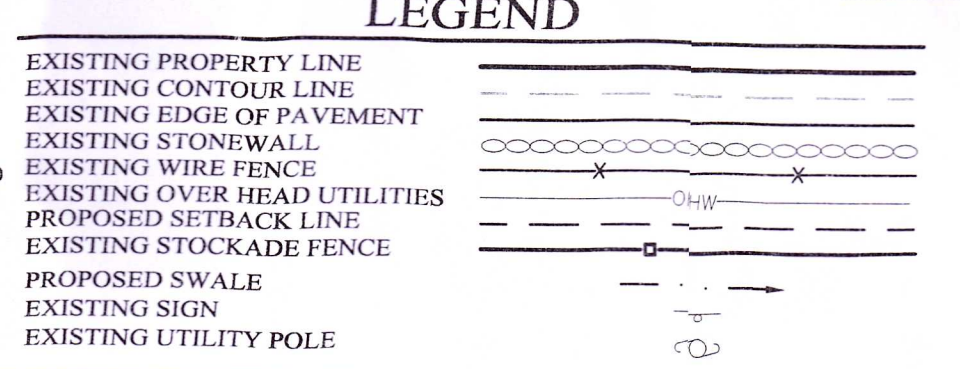
Unless construction is commenced and diligently pursued within 6 months of the date of the granting of a variance, such variance shall become null and void. (N.Y. 145-152.)

Construction cannot commence until a building permit is issued.

REVISED SHAPE OF BUILDING #3 AND ASSOCIATED BIO-RETENTION AREA

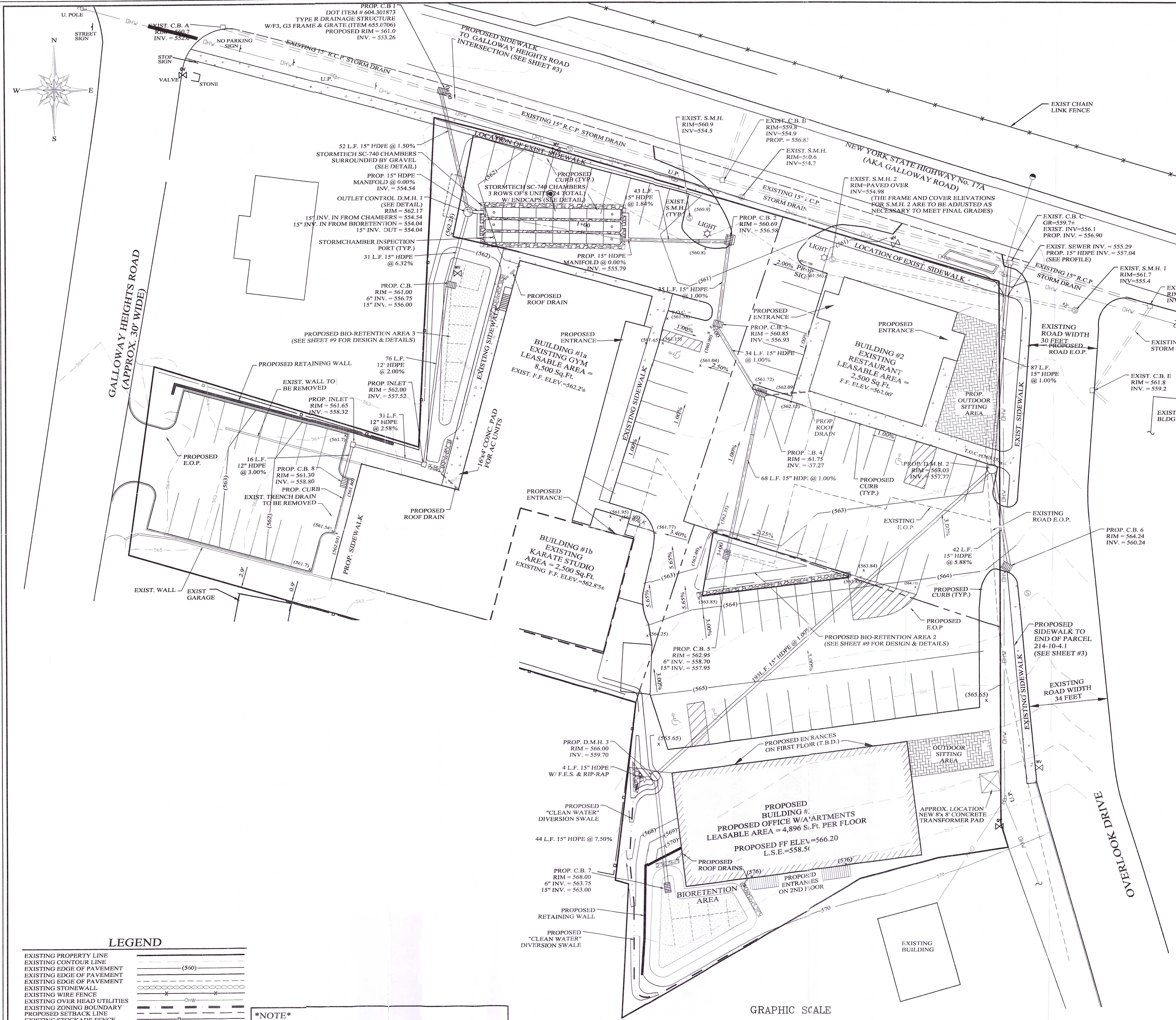
**SHEET INDEX**

|          |                                    |
|----------|------------------------------------|
| SHEET #1 | - SITE PLAN                        |
| SHEET #3 | - GRADING & DRAINAGE PLAN          |
| SHEET #9 | - BIORETENTION AREA PLAN & DETAILS |



A USE AND MAINTENANCE AGREEMENT AND CROSS EASEMENTS TO THE BENEFIT OF THE THREE LOTS FOR THE PURPOSE OF PARKING, ACCESS, EGRESS, AND THE INSTALLATION, MAINTENANCE REPAIR OF UTILITIES (SEWER, WATER, ELECTRIC, GAS, CABLE, TELEPHONE, STORMWATER AND ANY OTHER UTILITY) AND SHALL BE RECORDED IN THE ORANGE COUNTY CLERK'S OFFICE.

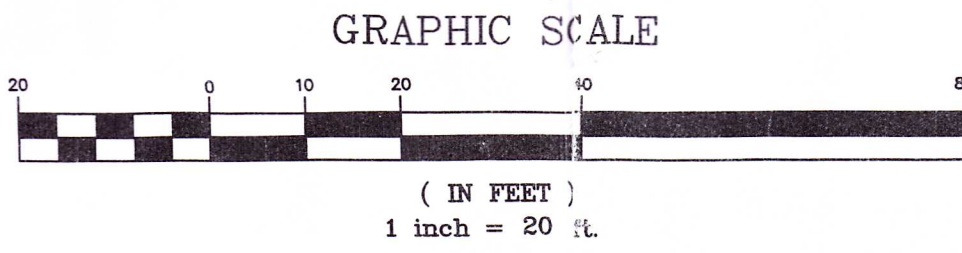




**LEGEND**

|                              |             |
|------------------------------|-------------|
| EXISTING PROPERTY LINE       | ---         |
| EXISTING CONTOUR LINE        | ---(560)--- |
| EXISTING EDGE OF PAVEMENT    | =====       |
| EXISTING EDGE OF PAVEMENT    | -----       |
| EXISTING STONEWALL           | ---X---X--- |
| EXISTING WIRE FENCE          | ---X---X--- |
| EXISTING OVER HEAD UTILITIES | ---X---X--- |
| EXISTING ZONING BOUNDARY     | ---X---X--- |
| PROPOSED SETBACK LINE        | ---X---X--- |
| EXISTING STOCKADE FENCE      | ---X---X--- |
| PROPOSED SWALE               | ---X---X--- |
| EXISTING SIGN                | ---X---X--- |
| EXISTING UTILITY POLE        | ---X---X--- |

**\*NOTE\***  
CONTACT UNDERGROUND FACILITIES PROTECTION ORGANIZATION 3 DAYS PRIOR TO CONSTRUCTION @ "DIG SAFELY N.Y. 800-962-7952 or 811".



APPROVED FOR FILING:

|        |      |
|--------|------|
| OWNERS | DATE |
|--------|------|

APPROVED AS A FINAL SITE PLAN BY A RESOLUTION OF THE PLANNING BOARD OF THE VILLAGE OF WARWICK ON NOVEMBER 20th 2014.

|                  |      |
|------------------|------|
| CHAIRMAN         | DATE |
| VILLAGE ENGINEER | DATE |

**WARWICK COMMERCIAL PROPERTIES**  
VILLAGE OF WARWICK, ORANGE COUNTY, NEW YORK  
PROJECT TITLE

**GRADING & DRAINAGE PLAN**

**\*AMENDED SITE PLAN GRADING BUILDING #3**

|          |                                     |
|----------|-------------------------------------|
| 01-09-17 | REV. AMENDED SITE PLAN SHEETS 1,3,9 |
| 02-24-15 | REV. PER FINAL APPROVAL COMMENTS    |
| 12-15-14 | REV. PER VILLAGE ENGINEER COMMENTS  |
| 11-11-14 | REV. PER VILLAGE ENGINEER COMMENTS  |
| 11-04-14 | REV. PER MTNG W/ VILLAGE ENGINEER   |
| 10-30-14 | REV. PER VILLAGE ENGINEER COMMENTS  |
| 10-17-14 | REV. PER VILLAGE ENGINEER COMMENTS  |
| 08-13-14 | REV. PER VILLAGE ENGINEER COMMENTS  |
| 08-06-14 | INITIAL PREPARATION                 |






**KIRK ROTHER, P.E.**  
CONSULTING ENGINEER, PLLC  
5 Saint Stephens Lane, Warwick, NY 10990  
(845) 988-0620

|             |           |                   |                        |        |
|-------------|-----------|-------------------|------------------------|--------|
| DATE        | REVISIONS | KIRK ROTHER, P.E. | N.Y.S. Lic. No. 079053 | DATE   |
| N.A.        | N.A.      | N.A.              | N.A.                   | N.A.   |
| CAD # 14115 | PROJECT # | SCALE             |                        | 3 OF 9 |
| rev bldg #3 | 14115     | AS SHOWN          |                        |        |

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| SYMBOL                                                                              | PLANT NAME        | SCIENTIFIC NAME             | SIZE                       | SPACING    |
|-------------------------------------------------------------------------------------|-------------------|-----------------------------|----------------------------|------------|
|  | Tupelo            | <i>Nyssa sylvatica</i> vari | B & B<br>5' - 6' IN HEIGHT | 10' O.C. 1 |
|  | Red-Osier Dogwood | <i>Cornus stolonifera</i>   | 2 GAL.                     | 4' O.C. 23 |
|  | Sweet Pepperbush  | <i>Clethra alnifolia</i>    | 2 GAL.                     | 6' O.C. 4  |
|  | Fox Sedge         | <i>Carex vulpinoidea</i>    | 2 GAL.                     | 2' O.C. 17 |
|  | MULCH             |                             |                            | 35 C.Y.    |

1. A DENSE AND VIGOROUS VEGETATIVE COVER SHALL BE ESTABLISHED OVER THE CONTRIBUTING PERVIOUS DRAINAGE AREAS BEFORE RUNOFF CAN BE ACCEPTED.
2. LANDSCAPING SHALL FOLLOW THE APPROVED PLANS OR A PLAN MUST BE PROVIDED BY A LANDSCAPE ARCHITECT FOR ALL BIORETENTION AREAS.
3. PLANT MATERIALS SHALL CONFORM TO THE AMERICAN STANDARD NURSERY STOCK, PUBLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN, AND SHOULD BE SELECTED FROM CERTIFIED, REPUTABLE NURSERIES.
4. SILT/SEDIMENT SHALL BE REMOVED FROM THE FILTER BED WHEN ACCUMULATION EXCEEDS ONE INCH.
5. WHEN WATER POND ON THE SURFACE OF THE FILTER BED FOR MORE THAN 48 HOURS THE TOP FEW INCHES OF DISCOLORED MATERIAL SHALL BE REMOVED IN AN ACCEPTABLE MANNER (I.E., LANDFILL) AND REPLACED WITH FRESH MATERIAL.
6. AREAS DEVOID OF MULCH SHALL BE RE-MULCHED ANNUALLY.
7. DEAD OR DISEASED PLANTS SHALL BE REMOVED AND REPLACED AS NECESSARY.
8. GRASS AROUND BIORETENTION AREA SHALL BE MOWED A MINIMUM OF 3 TIMES PER YEAR TO MAINTAIN A MAXIMUM HEIGHT OF 12".
9. FILTER BED AREA SHALL BE INSPECTED FOR SAND BLOW-UP FOLLOWING THE SPRING MELT EVENT.
10. THE MULCH LAYER SHOULD BE STANDARD LANDSCAPE STYLE, SINGLE OR DOUBLE, SHREDED HARDWOOD MULCH OR CHIPS. THE MULCH LAYER SHOULD BE WELL AGED (STOCKPILED OR STORED FOR AT LEAST 12 MONTHS), UNIFORM IN COLOR, AND FREE OF OTHER MATERIALS, SUCH AS WEED SEEDS, SOIL, OR LIMESTONE. MULCH SHALL BE SHED TO A MAXIMUM DEPTH OF THREE INCHES. GRASS CLIPPINGS SHOULD NOT BE USED AS A MULCH MATERIAL.

|                                                                                                                            |        |
|----------------------------------------------------------------------------------------------------------------------------|--------|
| APPROVED FOR FILING:                                                                                                       |        |
| OWNERS                                                                                                                     | DATE   |
| APPROVED AS A FINAL SITE PLAN BY A RESOLUTION<br>OF THE PLANNING BOARD OF THE VILLAGE OF<br>WARWICK ON NOVEMBER 20th 2014. |        |
| CHAIRMAN                                                                                                                   | DATE   |
| <i>Dickson</i>                                                                                                             | 3/1/17 |
| VILLAGE ENGINEER                                                                                                           | DATE   |

VILLAGE OF WARWICK, ORANGE COUNTY, NEW YORK  
PROJECT TITLE

## DRAWING TITLE

(845) 988-0620

|          |                                     |
|----------|-------------------------------------|
|          |                                     |
|          |                                     |
|          |                                     |
| 01-09-17 | REV. AMENDED SITE PLAN SHEETS 1,3,9 |
| 02-24-15 | REV. PER FINAL APPROVAL COMMENTS    |
| 11-11-14 | INITIAL PREPARATION                 |
| DATE     | REVISIONS                           |

|                |                 |                  |         |
|----------------|-----------------|------------------|---------|
| D.O.T. SHEET # | D.E.C. SHEET #  | O.C.H.D. SHEET # | SHEET # |
| N.A.           | N.A.            | N.A.             | 9 OF 9  |
| CAD # 14115    | PROJECT # 14115 | SCALE AS SHOWN   |         |