

CERTIFICATIONS/APPROVALS

MUNICIPALITY

THIS PLAN IS HEREBY APPROVED BY THE PLANNING BOARD
OF THE TOWNSHIP WEST ORANGE, NEW JERSEY

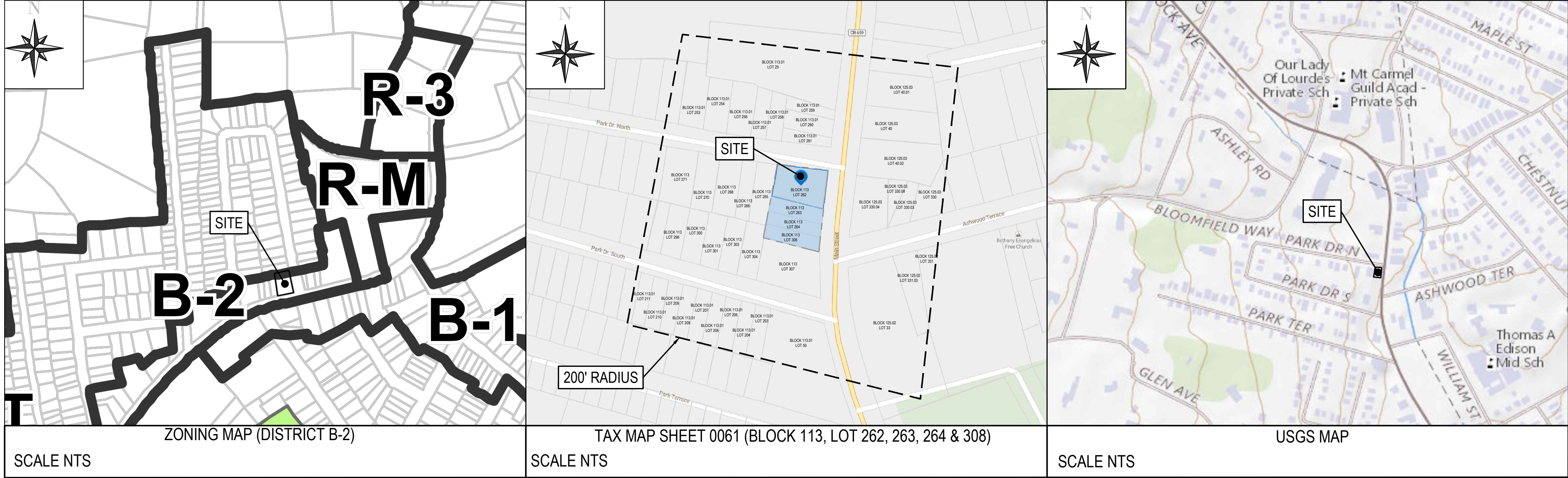
DATE _____ TOWNSHIP CHAIRMAN _____

DATE _____ TOWNSHIP SECRETARY _____

DATE _____ TOWNSHIP ENGINEER _____

I HEREBY CERTIFY THAT I AM THE PRESENT OWNER OF THE
REFERENCED PROPERTY AND THAT I CONSENT TO THE FILING
OF THIS PRELIMINARY SITE PLAN WITH THE PLANNING BOARD OF THE
TOWNSHIP WEST ORANGE

DATE _____ NAME _____



UTILITIES
VERIZON 235 PROSPECT AVE WEST ORANGE, NJ 07052
COMCAST 495 PROSPECT AVE, SUITE 509 WEST ORANGE, NJ 07052
DEPARTMENT OF PUBLIC WORKS 25 LAKESIDE AVE. WEST ORANGE, NJ 07052
PUBLIC SERVICE ELECTRIC & GAS MANAGER-CORPORATE PROPERTIES 80 PARK PLAZA - T6B NEWARK, NJ 07102

GENERAL NOTES:

- OWNER/APPLICANT: 410 MAIN ST HOLDINGS LLC
6 EMMA LANE
JACKSON, NJ
- LOCATION AND TYPE OF UTILITIES SHOWN HERE-ON ARE FOR GENERAL INFORMATION AND PLANNING PURPOSES ONLY. THEY ARE DERIVED FROM FIELD LOCATION AND UTILITY MAP LOCATION. PRIOR TO ANY EXCAVATION, CONTACT THE WEST ORANGE PUBLIC WORKS DEPARTMENT, VERIZON TELEPHONE COMPANY AND PSEG FOR EXACT LOCATION AND DEPTH.
- TOTAL SITE AREA: 11,934 SQ OR 0.274 ACRES.
- ALL ELEVATIONS SHOWN ARE BASED ON DATUM NAVD88.
- NO CERTIFICATION IS MADE AS TO THE LOCATION OF UNDERGROUND UTILITIES SUCH AS ELECTRIC, GAS, TELEPHONE, WATER, ETC. THIS SURVEY REPRESENTS ABOVE GROUND CONDITIONS.

SITE PLAN FOR
PROPOSED 3 STORY BUILDING WITH PARKING AT GROUND FLOOR
AT
410 MAIN STREET, WEST ORANGE

BLOCK 113, LOTS 262, 263, 264 & 308, TAX MAP SHEET 0061
WEST ORANGE, NJ

PREPARED BY
SMBT CONSULTANTS
293 RT. 18 SOUTH, #D-152 EAST BRUNSWICK, NJ 08816

200' PROPERTY OWNERS LIST BLOCK: 113 LOT: 262, 263, 264, & 308 TOWNSHIP OF WEST ORANGE, NEW JERSEY		
BLOCK	LOT	PROPERTY OWNER ADDRESS
113	265	FARLEY, MATTHEW 43 BIRCHWOOD AVENUE WEST ORANGE, NJ 07052
113	263	BURKE, WILLIAM JR & AGNES 308 SECOND ST HACKETTSTOWN, NJ 07874
113	261	412 MAIN STREET WEST ORANGE LLC 6 NORTHFIELD AVE WEST ORANGE, NJ 07052
125.03	40.02	JOSAPHAT, RONALD & ESTIVENE, FRANTZ 1342 SPRINGFIELD AVENUE IRVINGTON, NJ 07111
125.03	330.04	OUTDOOR SYSTEMS, INC. 185 U. S. HIGHWAY 46 FAIRFIELD, NJ 07004

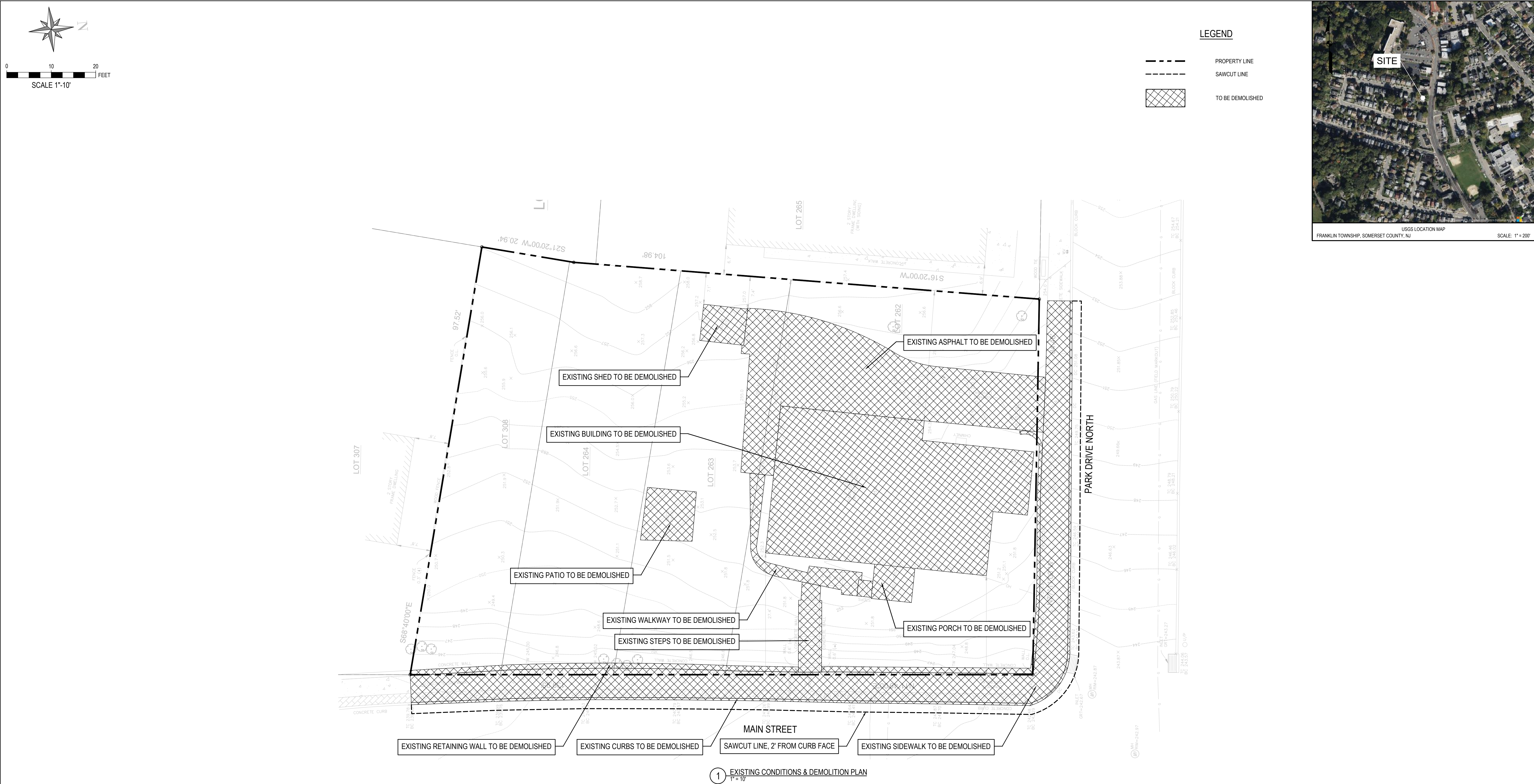
PLAN INDEX	
SHEET No.	TITLE
1	COVER SHEET
2	EXISTING CONDITION & DEMOLITION PLAN
3	SITE PLAN
4	GRADING PLAN
5	UNDERGROUND PARKING GRADING PLAN
6	STORMWATER MANAGEMENT PLAN
7	SITE CONSTRUCTION DETAILS
8	EROSION & SEDIMENT CONTROL PLAN
9	EROSION & SEDIMENT CONTROL DETAILS
10	STORMWATER MANAGEMENT DETAILS
11	UTILITIES PLAN
12	LANDSCAPE PLAN
13	LIGHTING PLAN

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DRILL, OR BLAST – STOP CALL
811 Undergound Utilities
Call Center
811 OR
1-800-272-1000

ISSUED FOR PERMIT APPLICATION

				PROPOSED 3-STORY APARTMENT BUILDING				DESIGNED BY: AR		DRAWN BY: DP	
				410 MAIN ST, WEST ORANGE, NJ				CHECKED BY: AR		APPROVED BY: AR	
						COVER SHEET		CIVIL & STRUCTURAL ENGINEERS 293 RT. 18 SOUTH, #D-152 EAST BRUNSWICK, NJ 08816 TEL: 347-762-8364 FAX 201-753-9251 ALIG@SMBTCONSULTANTS.COM CERTIFICATE OF AUTHORIZATION NO.: 24GA28353100		N.J. PROFESSIONAL ENGINEER LIC. NO. 53255	
				DWG: C1		SHEET: 1					
				DATE: 1/16/2024		SCALE: NOT TO SCALE					
NO.	DESCRIPTION	DATE	BY	DATE: 1/16/2024		SCALE: NOT TO SCALE					



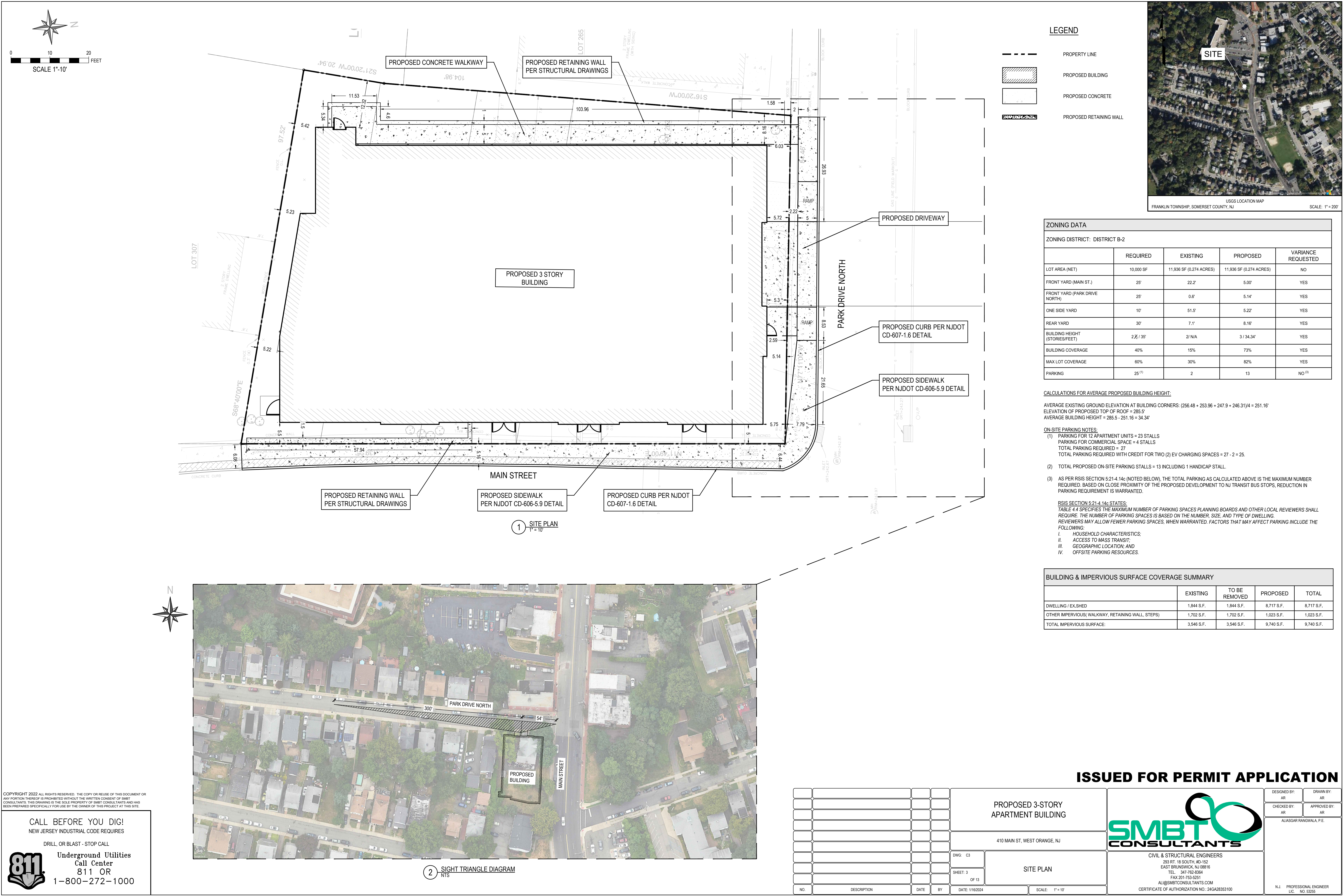
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				PROPOSED 3-STORY APARTMENT BUILDING				DESIGNED BY: AR		DRAWN BY: AR	
				410 MAIN ST, WEST ORANGE, NJ				CHECKED BY: AR		APPROVED BY: AR	
				EXISTING CONDITIONS & DEMOLITION PLAN		CIVIL & STRUCTURAL ENGINEERS 283 RT. 18 SOUTH, #D-152 EAST BRUNSWICK, NJ 08816 TEL. 347-762-8364 FAX 201-753-5251 ALIG@SMBTCONSULTANTS.COM		N.J. PROFESSIONAL ENGINEER LIC. NO. 5325			
				DWG: C2 SHEET: 2 OF 13		CERTIFICATE OF AUTHORIZATION NO.: 24GA28353100					
				DATE: 1/16/2024		SCALE: 1" = 10'					
				NO. DESCRIPTION DATE BY							



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LEGEND

- PROPERTY LINE
- PROPOSED BUILDING
- PROPOSED CONCRETE
- PROPOSED RETAINING WALL

ZONING DATA

ZONING DISTRICT: DISTRICT B-2

	REQUIRED	EXISTING	PROPOSED	VARIANCE REQUESTED
LOT AREA (NET)	10,000 SF	11,936 SF (0.274 ACRES)	11,936 SF (0.274 ACRES)	NO
FRONT YARD (MAIN ST.)	25'	22.2'	5.00'	YES
FRONT YARD (PARK DRIVE NORTH)	25'	0.6'	5.14'	YES
ONE SIDE YARD	10'	51.5'	5.22'	YES
REAR YARD	30'	7.1'	8.16'	YES
BUILDING HEIGHT (STORIES/FEET)	2 1/2 / 35'	2 / N/A	3 / 34.34'	YES
BUILDING COVERAGE	40%	15%	73%	YES
MAX LOT COVERAGE	60%	30%	82%	YES
PARKING	25 ⁽¹⁾	2	13	NO ⁽²⁾

CALCULATIONS FOR AVERAGE PROPOSED BUILDING HEIGHT:

AVERAGE EXISTING GROUND ELEVATION AT BUILDING CORNERS: (256.48 + 253.96 + 247.9 + 246.31)/4 = 251.16'
ELEVATION OF PROPOSED TOP OF ROOF = 285.5'
AVERAGE BUILDING HEIGHT = 285.5 - 251.16 = 34.34'

ON-SITE PARKING NOTES:

- PARKING FOR 12 APARTMENT UNITS = 23 STALLS
PARKING FOR COMMERCIAL SPACE = 4 STALLS
TOTAL PARKING REQUIRED = 27
TOTAL PARKING REQUIRED WITH CREDIT FOR TWO (2) EV CHARGING SPACES = 27 - 2 = 25.
- TOTAL PROPOSED ON-SITE PARKING STALLS = 13 INCLUDING 1 HANDICAP STALL.
- AS PER RSIS SECTION 5.21-4.14c (NOTED BELOW), THE TOTAL PARKING AS CALCULATED ABOVE IS THE MAXIMUM NUMBER REQUIRED. BASED ON CLOSE PROXIMITY OF THE PROPOSED DEVELOPMENT TO NJ TRANSIT BUS STOPS, REDUCTION IN PARKING REQUIREMENT IS WARRANTED.

RSIS SECTION 5.21-4.14c STATES:

TABLE 4.4 SPECIFIES THE MAXIMUM NUMBER OF PARKING SPACES PLANNING BOARDS AND OTHER LOCAL REVIEWERS SHALL REQUIRE. THE NUMBER OF PARKING SPACES IS BASED ON THE NUMBER, SIZE, AND TYPE OF DWELLING. REVIEWERS MAY ALLOW FEWER PARKING SPACES, WHEN WARRANTED. FACTORS THAT MAY AFFECT PARKING INCLUDE THE FOLLOWING:

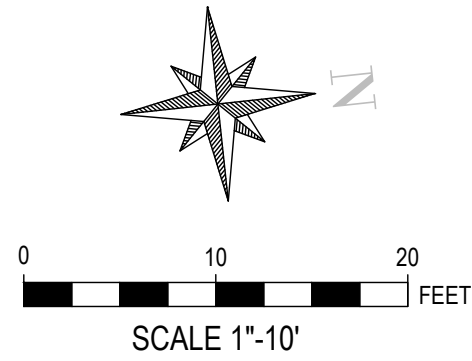
- HOUSEHOLD CHARACTERISTICS;
- ACCESS TO MASS TRANSIT;
- GEOGRAPHIC LOCATION; AND
- OFFSITE PARKING RESOURCES.

BUILDING & IMPERVIOUS SURFACE COVERAGE SUMMARY

	EXISTING	TO BE REMOVED	PROPOSED	TOTAL
DWELLING / EX.SHED	1,844 S.F.	1,844 S.F.	8,717 S.F.	8,717 S.F.
OTHER IMPERVIOUS (WALKWAY, RETAINING WALL, STEPS)	1,702 S.F.	1,702 S.F.	1,023 S.F.	1,023 S.F.
TOTAL IMPERVIOUS SURFACE:	3,546 S.F.	3,546 S.F.	9,740 S.F.	9,740 S.F.

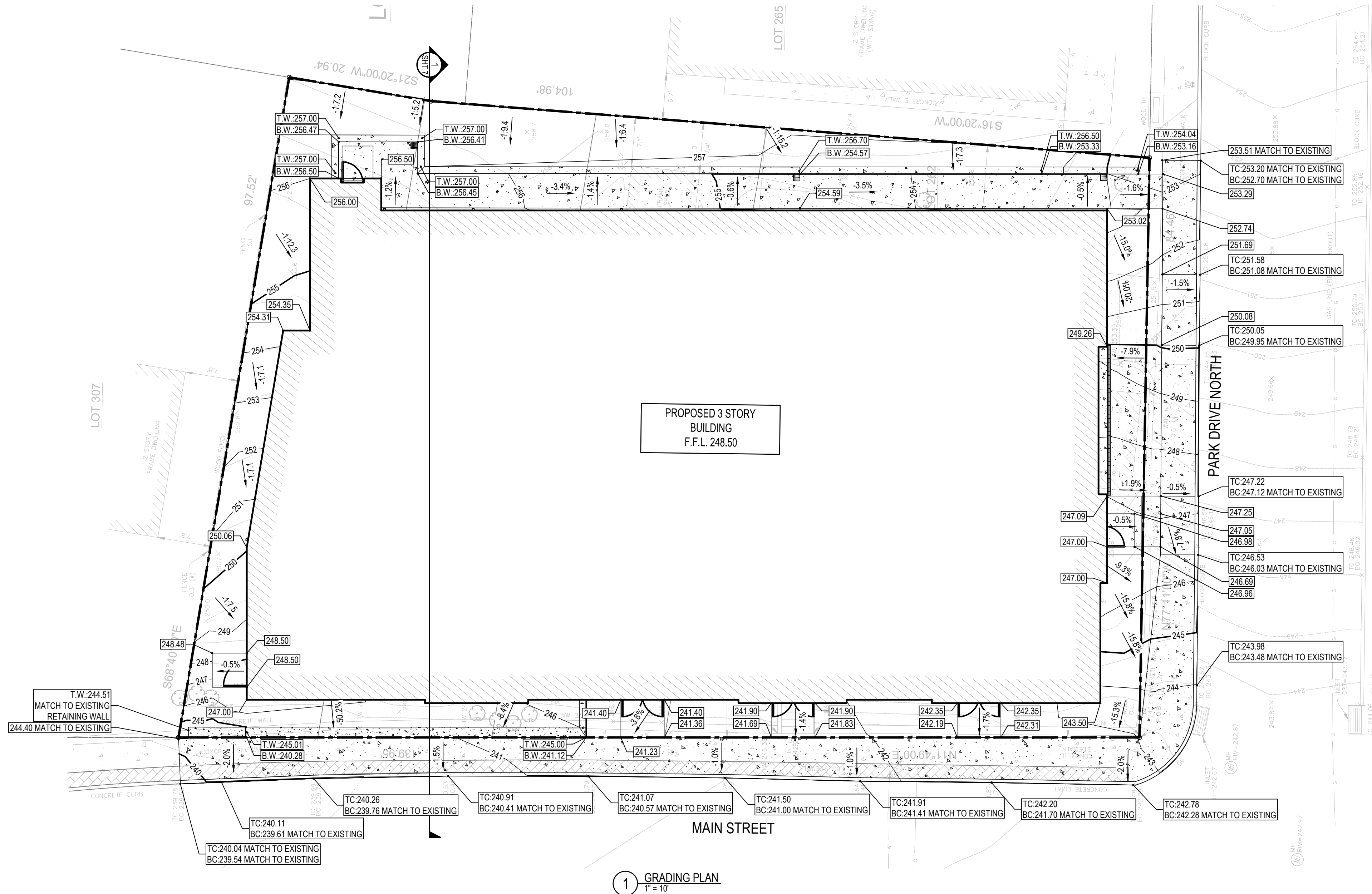
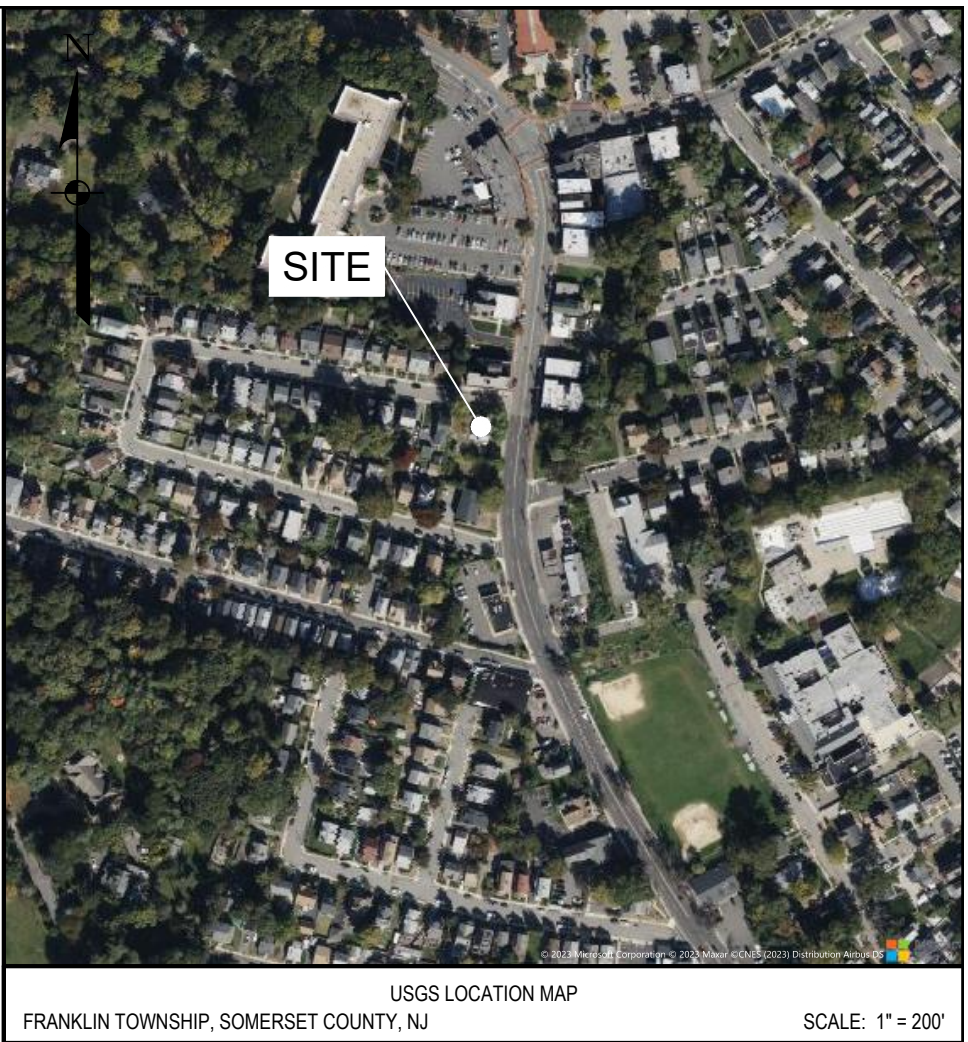
ISSUED FOR PERMIT APPLICATION

PROPOSED 3-STORY APARTMENT BUILDING				DESIGNED BY: AR CHECKED BY: AR	
410 MAIN ST. WEST ORANGE, NJ				APPROVED BY: AR ALIASGAR RANGWALA, P.E.	
SITE PLAN				N.J. PROFESSIONAL ENGINEER LIC. NO. 5325	
DWG: C3 SHEET: 3 OF 13 DATE: 1/16/2024 SCALE: 1" = 10'				CIVIL & STRUCTURAL ENGINEERS 283 RT. 18 SOUTH, #D-152 EAST BRUNSWICK, NJ 08816 TEL. 347-762-8364 FAX 201-753-5251 ALIASGAR@SMBTCONSULTANTS.COM CERTIFICATE OF AUTHORIZATION NO.: 24GA283533100	



LEGEND

- PROPERTY LINE
- PROPOSED BUILDING
- PROPOSED CONCRETE
- PROPOSED RETAINING WALL
- T.C. TOP OF CURB
- B.C. BOTTOM OF CURB
- T.W. TOP OF WALL
- B.W. BOTTOM OF WALL

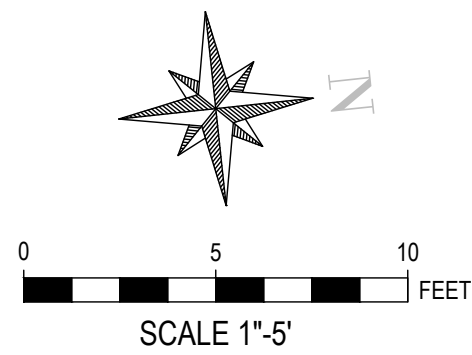


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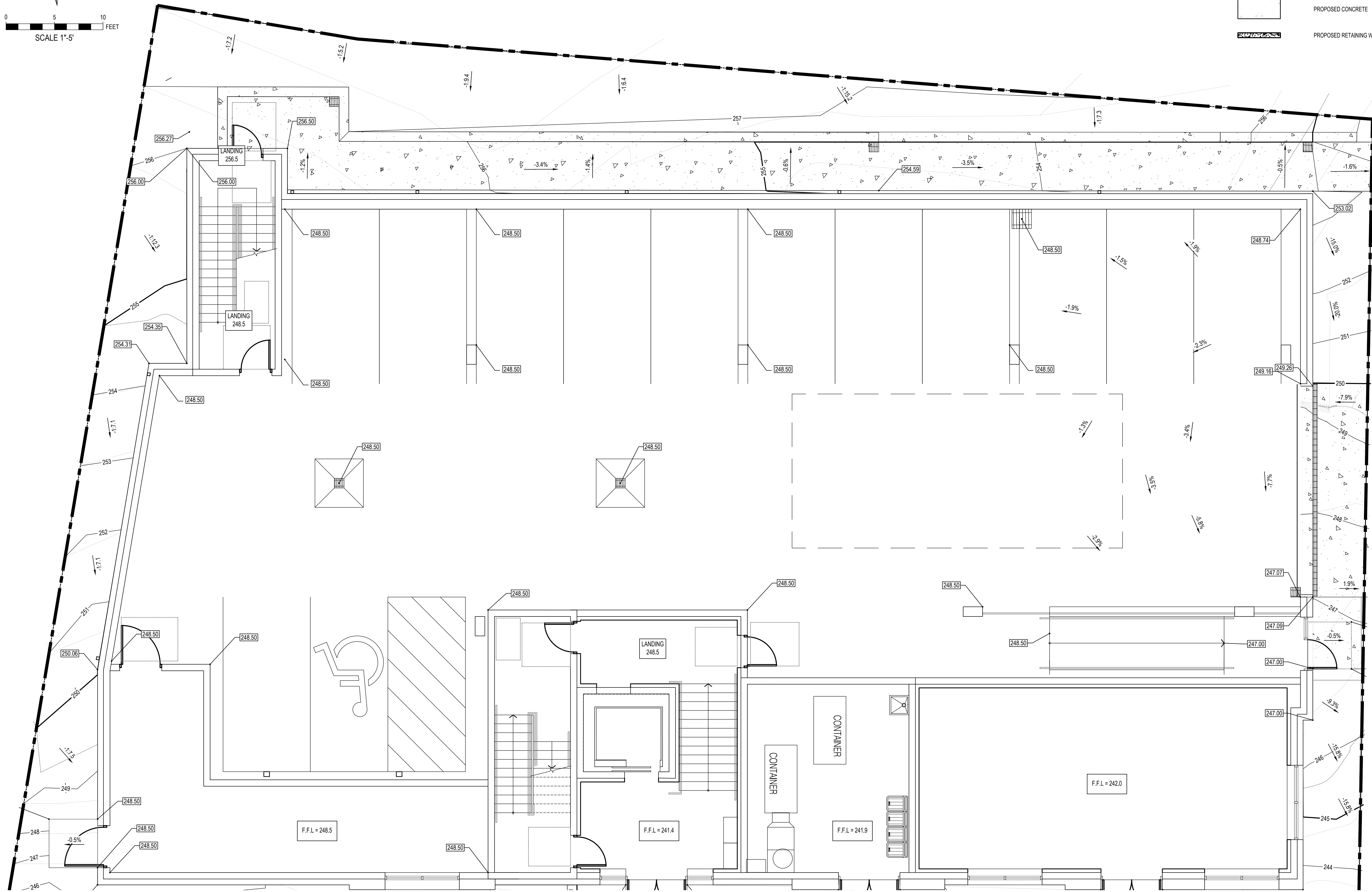
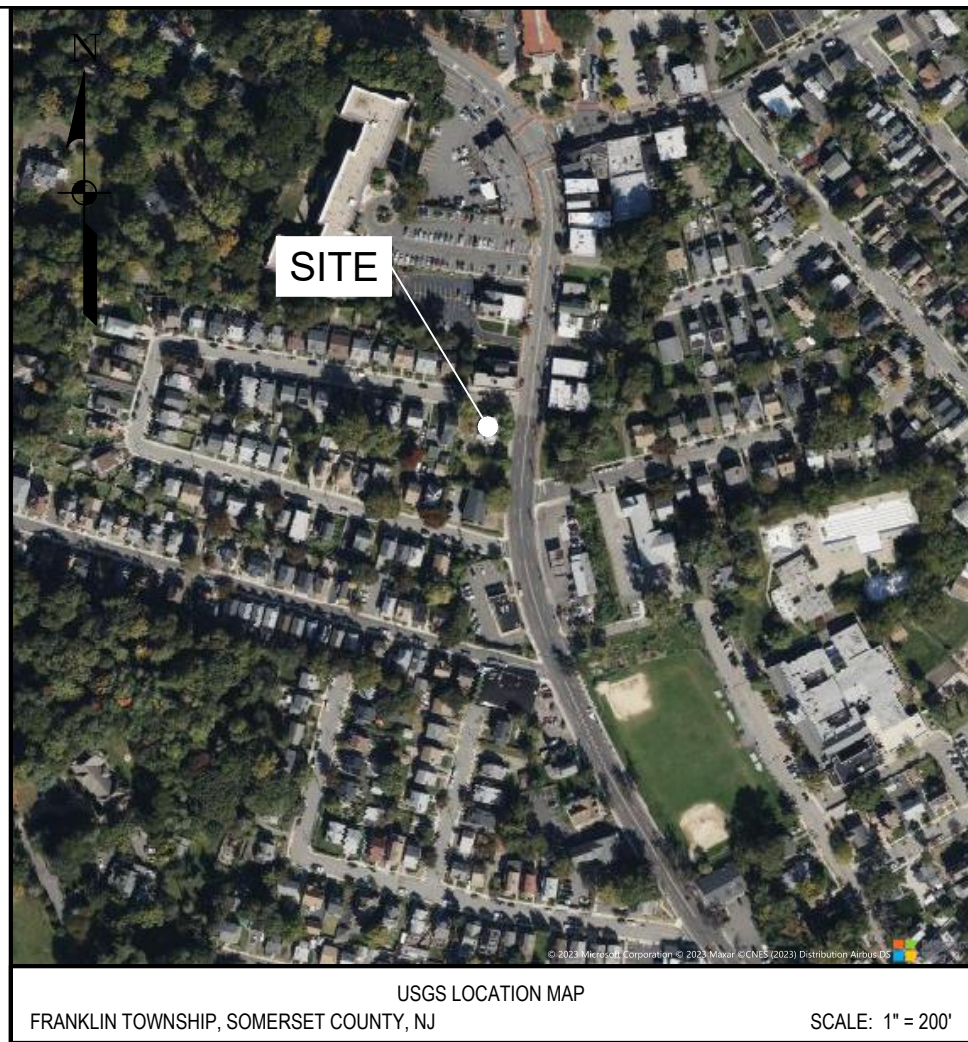
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PROPOSED 3-STORY APARTMENT BUILDING				410 MAIN ST. WEST ORANGE, NJ		SMBT CONSULTANTS		DESIGNED BY: AR		DRAWN BY: AR							
								CHECKED BY: AR		APPROVED BY: AR							
NO.				DESCRIPTION		DATE		BY		DATE: 1/16/2024		SCALE: 1" = 10'		CIVIL & STRUCTURAL ENGINEERS 283 RT. 18 SOUTH, #D-152 EAST BRUNSWICK, NJ 08816 TEL. 347-762-8364 FAX 201-753-5251 ALIASGAR@SMBTCONSULTANTS.COM CERTIFICATE OF AUTHORIZATION NO.: 24GA28353100		N.J. PROFESSIONAL ENGINEER LIC. NO. 5325	



LEGEND

- PROPERTY LINE
- PROPOSED CONCRETE
- PROPOSED RETAINING WALL



1 UNDERGROUND PARKING GRADING PLAN
1" = 5'

ISSUED FOR PERMIT APPLICATION

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PROPOSED 3-STORY APARTMENT BUILDING			
410 MAIN ST. WEST ORANGE, NJ			
UNDERGROUND PARKING GRADING PLAN			
DWG: C5			
SHEET: 5			
OF 13			
DATE: 1/16/2024			
SCALE: 1" = 5'			
NO.	DESCRIPTION	DATE	BY

SMBT CONSULTANTS

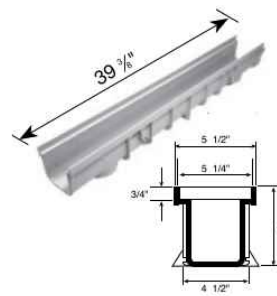
CIVIL & STRUCTURAL ENGINEERS
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EAST BRUNSWICK, NJ 08816
TEL. 347-762-8364
FAX 201-753-8251
ALIG@SMBTCONSULTANTS.COM
CERTIFICATE OF AUTHORIZATION NO: 24GA2833100

DESIGNED BY: AR
CHECKED BY: AR
APPROVED BY: AR
ALIASGAR RANGWALA, P.E.

N.J. PROFESSIONAL ENGINEER
LIC. NO. 5325



An aerial photograph of a residential neighborhood in Franklin Township, Somerset County, NJ. A large, light-colored building is labeled 'SITE' with a white arrow pointing to it. The area is densely packed with houses and streets. A baseball field is visible in the lower right quadrant. The image is oriented with North at the top. A scale bar at the bottom right indicates a scale of 1" = 200'. The text 'USGS LOCATION MAP' is centered at the bottom, and 'FRANKLIN TOWNSHIP, SOMERSET COUNTY, NJ' is at the bottom left.



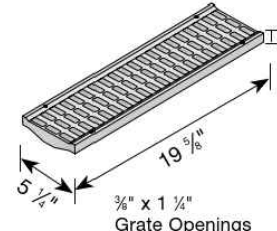
Part No.	Description	Color	Pkg Qty	Wt. Ea. (lbs.)	Product Class	Specifications
800	5" x 1 Meter Deep Profile Channel Drain	Light Gray	10	4.00	25IN	5" wide Deep Profile Channel Drain with interlocking joints, integrated side and bottom outlet Knockouts. Polypropylene.

Part No.	Description	Color	Pkg. Qty.	Wt. Ea. (lbs.)	Product Class	Specifications
813	5" Deep Profile End Cap/3" S&D Hub & 4" S&D SPT Knockout End Outlet	Light Gray	10	0.40	25IN	5" wide Deep Profile End Cap/End Outlet. PVC.
812	5" Deep Profile End Cap	Light Gray	10	0.13	25IN	5" wide Deep Profile End Cap. PVC.
861	5" Deep Profile Grate & Channel Drain 90° Elbow	Light Gray	1	3.44	25IN	
862	5" Deep Profile Grate & Channel Drain 45° Elbow	Light Gray	1	3.44	25IN	
PSRC-864	Quik-Turn™ 5" Deep Radius Coupling Provides a 6 degree bend left or right	Light Gray	9	0.30	25IN	

Part No.	Description	Color	Pkg. Qty.	Wt. Ea. (lbs.)	Product Class	Specifications
814	5" x 20" Light Traffic Channel Grade	Light Gray	10	1.16	25IN	5" wide Structural Foam Polyethylene Traffic Channel Grade with UV inhibitors. Open surface area 23.52 square inches per foot. 71.95 GPM per foot.
815	5" x 20" Light Traffic Channel Grade	Green	10	1.16	25IN	
816	5" x 20" Light Traffic Channel Grade	Black	10	1.16	25IN	
817	5" x 20" Light Traffic Channel Grade	Sand	10	1.16	25IN	
818	5" x 20" Light Traffic Channel Grade	Brick Red	10	1.16	25IN	
819	5" x 20" Light Traffic Channel Grade	White	10	1.16	25IN	
824	5" x 20" Galvanized Steel Light Traffic Channel Grade	Galvanized Steel	10	1.14	25IN	2 ft. Galvanized Steel Channel Grade. Open surface area 19.32 square inches per foot. 56.1 GPM per foot.



Requires #829 screws.
(see page 79). ADA Compliant.



2 CHANNEL DRAIN SPECIFICATIONS

1 STORMWATER MANAGEMENT PLAN
1" = 10'

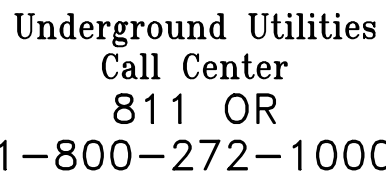
STORMWATER NOTES:

1. CONTRACTOR TO FIELD VERIFY POSSIBILITY OF CONNECTION TO EXISTING CATCH BASIN PRIOR TO CONSTRUCTION. IF ANY DISCREPANCY OCCURS THAT AFFECTS THE DESIGN, CONTACT ENGINEER OF PROJECT TO PROVIDE A SITE VISIT AND DESIGN UPDATE.
2. HDPE PIPES TO BE CORRUGATED DOUBLE WALL

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PROPOSED 3-STORY
APARTMENT BUILDING

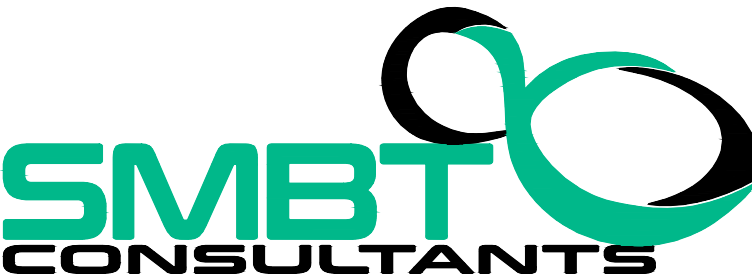
410 MAIN ST, WEST ORANGE, N.J.

STORMWATER MANAGEMENT PLAN

DWG: C6

OF 13

SCALE: 1" = 10'



CIVIL & STRUCTURAL ENGINEERS

293 RT. 18 SOUTH, #D-152

EAST BRUNSWICK, NJ 08816

TEL. 347-762-8364

FAX 201-753-5251

ALIG@SMBTCONSULTANTS.COM

CERTIFICATE OF AUTHORIZATION NO.: 24

DESIGNED BY:

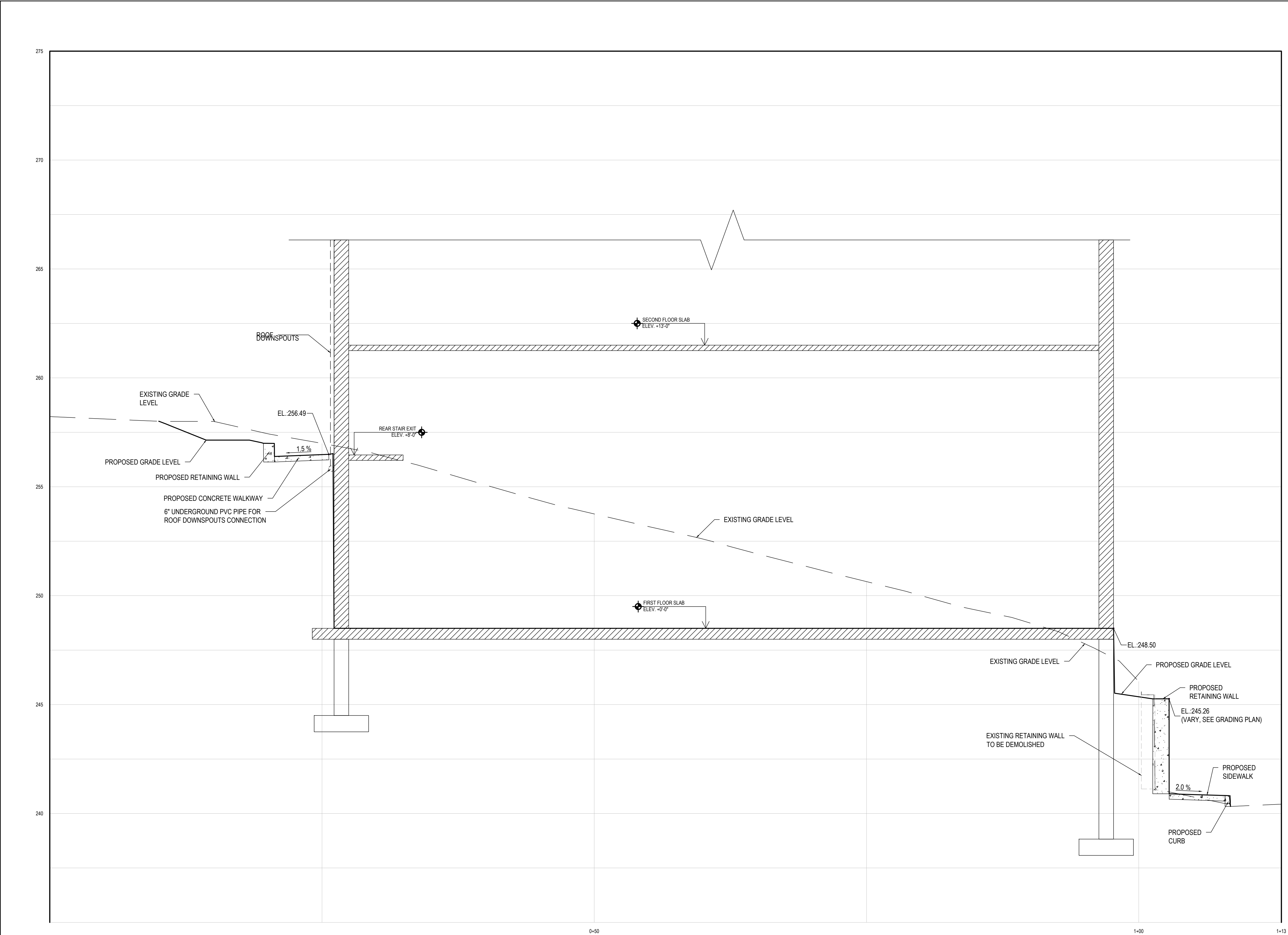
AR

CHECKED BY:

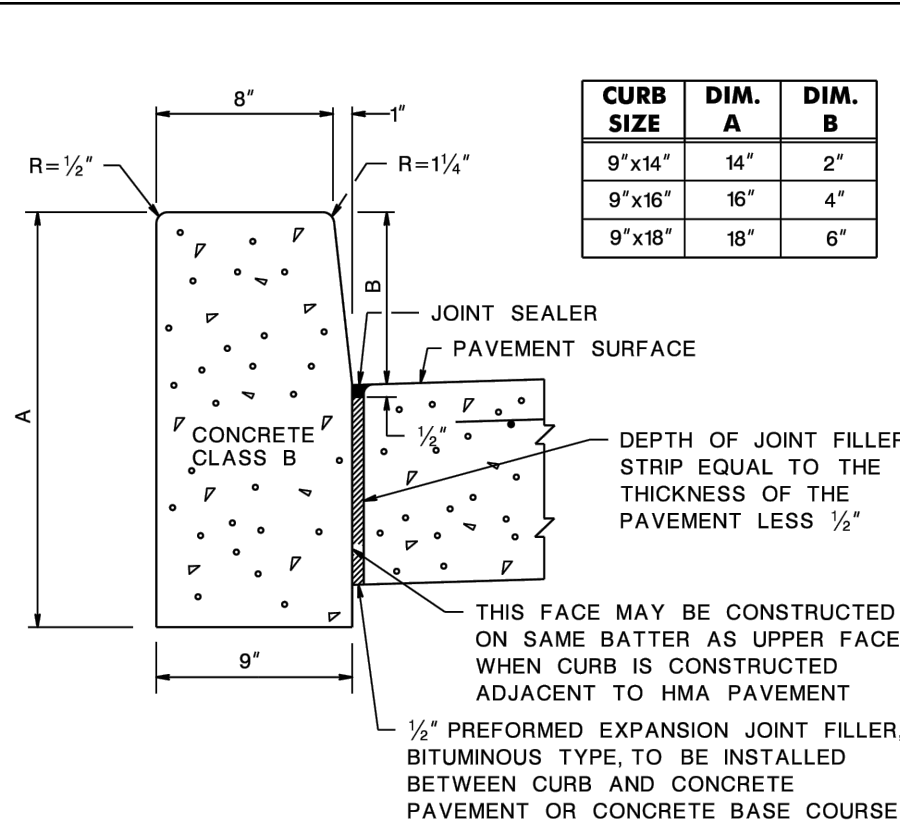
AR

ALIASGAR RANGWALA, P.E.

N.J.



1 SITE CONSTRUCTION DETAILS
VER. 1" = 2'
HOR. 1" = 5'



6 CONCRETE CURB DETAIL
NTS

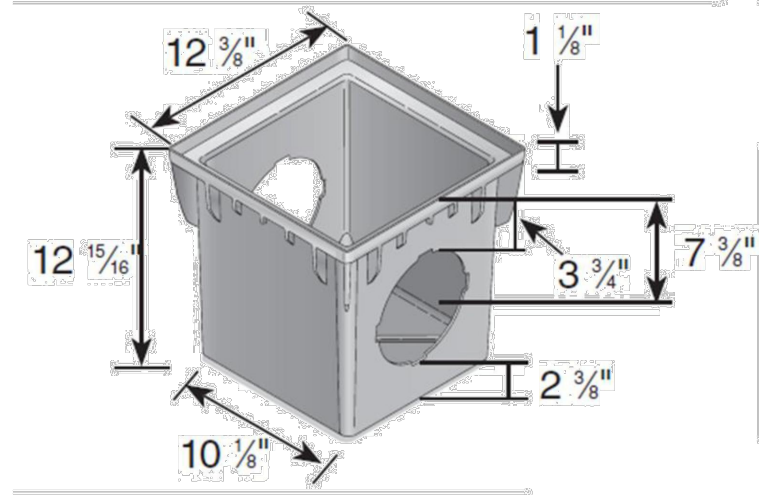


851 N. Harvard Avenue P.O. Box 339 Lindsay, CA 93247
559.962.9888 phone 800.997.9949 toll free www.ndsgro.com

12" CATCH BASIN
Part #: 1200, 1203, 1207

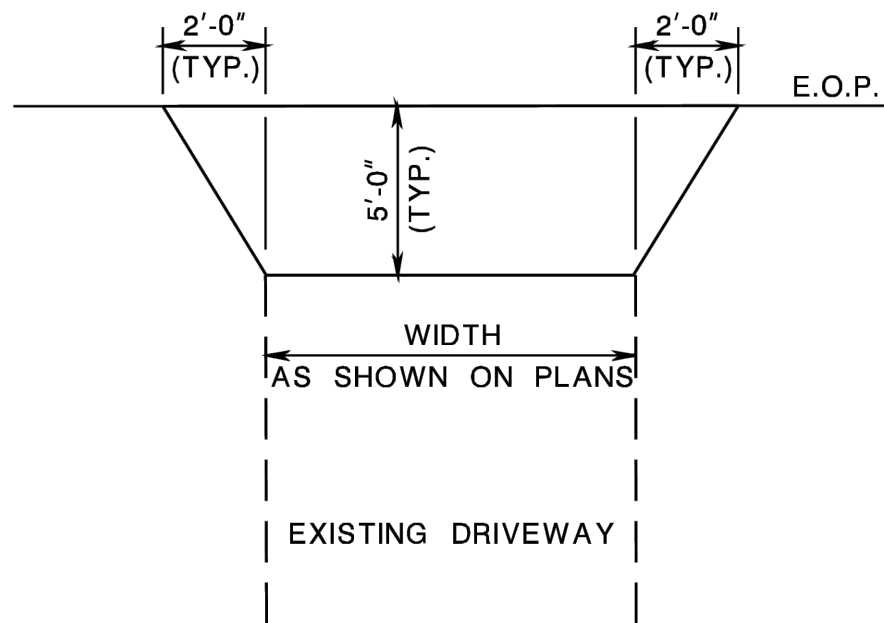
GRATE CAPACITIES		
Grate Number(s)	Description	Flow Rate with 1/2" Head
1210, 1211, 1212, 1212S	12" x 12" Square Grate	155.28 GPM
1211*	12" x 12" Square Grate	157.79 GPM
1213	12" x 12" Square Cast Iron Grate	113.80 GPM
1215	12" x 12" Square Galvanized Steel Grate	348.07 GPM
1280, 1290	12' x 12" Atrium Grate	154.79 GPM
1218, 1218S, 1218GR, 1218GY	12" Botanical Plastic	74.77 GPM
1218CI	12" Botanical Cast Iron	76.60 GPM
1224, 1224S, 1224GR, 1224GY	12" Wave Plastic	78.53 GPM
1224CI	12" Wave Cast Iron	78.31 GPM

OUTLET FLOW CAPACITIES	
Part #	Flow Rate per Outlet
1242, 1243	78.10
1245	Top: 70.49 GPM Middle: 76.30 GPM Bottom: 83.41 GPM
1266	247.12 GPM
1889	238.20 GPM

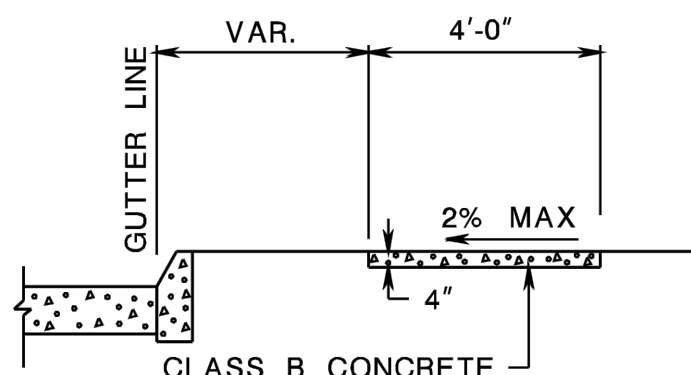


3 of 7

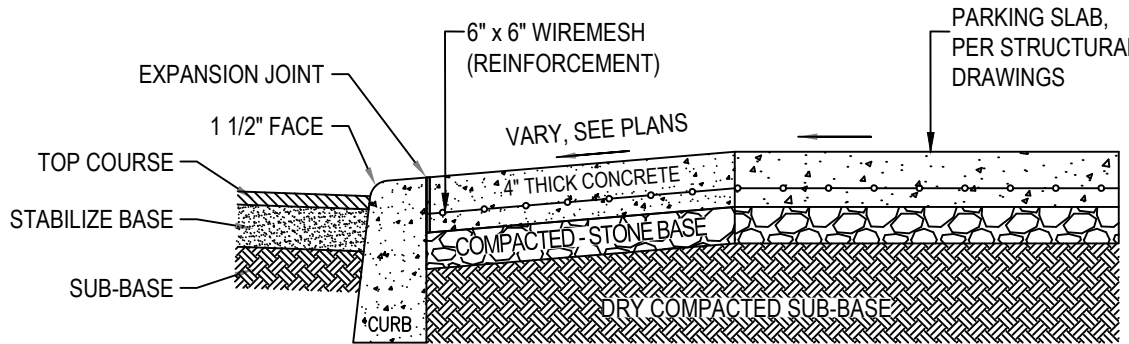
2 CATCH BASIN SPECIFICATIONS
NTS



3 DRIVEWAY DETAIL
NTS



4 CONCRETE SIDEWALK DETAIL
NTS



NOTE:
1. USE 4000 P.S.I. CONCRETE TO MEET N.J.D.O.T. STANDARDS.

5 CONCRETE DRIVEWAY APRON DETAIL
NTS

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PROPOSED 3-STORY
APARTMENT BUILDING

410 MAIN ST. WEST ORANGE, NJ

SITE CONSTRUCTION DETAILS

DWG: C7

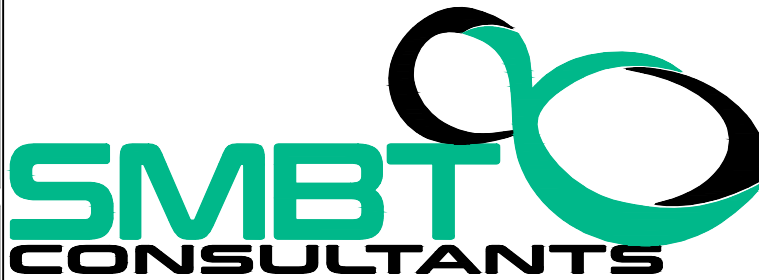
SHEET: 7

OF 13

DATE: 1/16/2024

SCALE: AS SHOWN

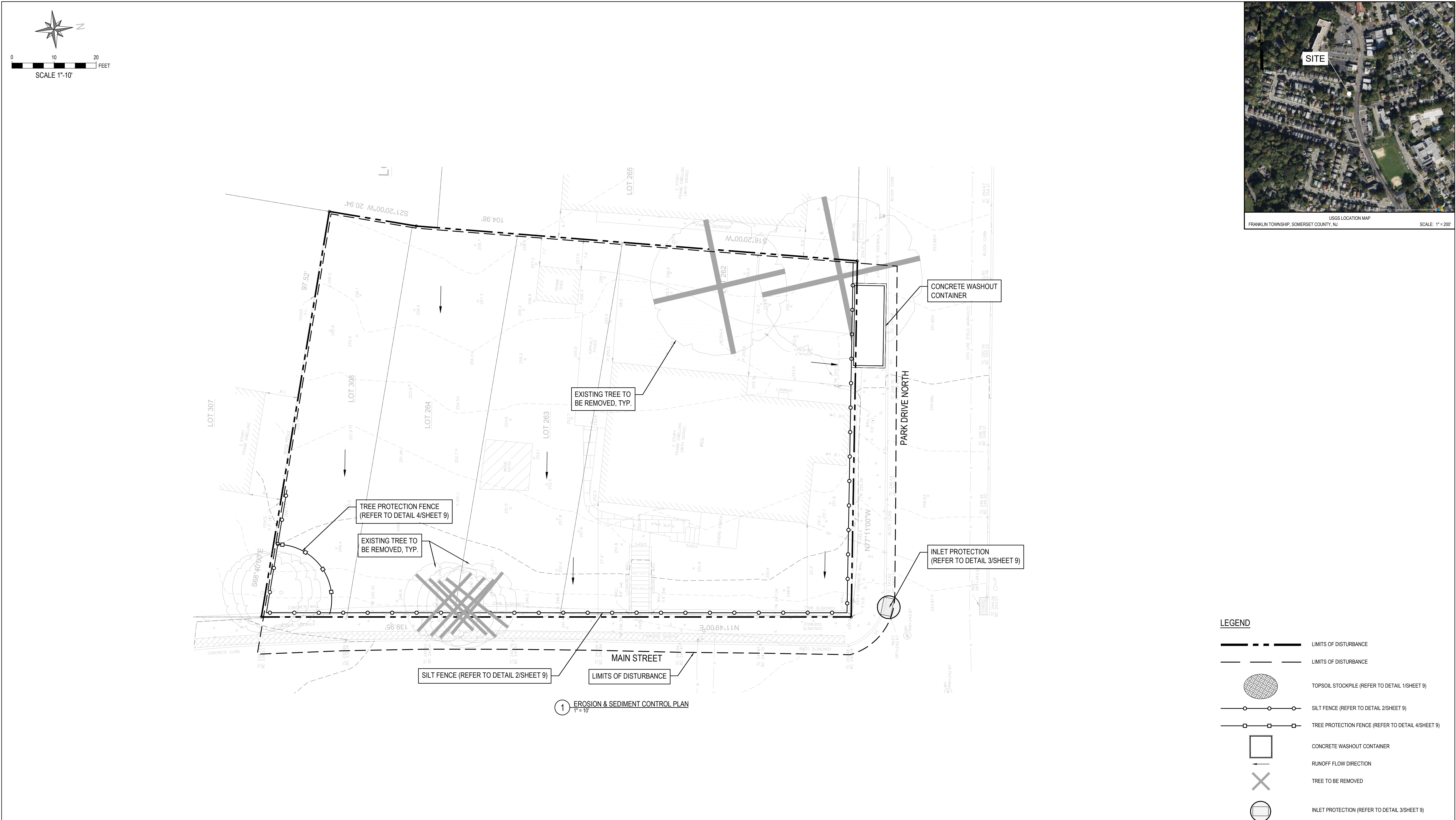
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CERTIFICATE OF AUTHORIZATION NO.: 24GA28353100

DESIGNED BY: AR
DRAWN BY: AR
CHECKED BY: AR
APPROVED BY: AR
ALIASGAR RANGWALA, P.E.

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LIC. NO. 5325



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1-800-272-1000

				PROPOSED 3-STORY APARTMENT BUILDING				DESIGNED BY: AR		DRAWN BY: AR	
				410 MAIN ST. WEST ORANGE, NJ				CHECKED BY: AR		APPROVED BY: AR	
				EROSION & SEDIMENT CONTROL PLAN		CIVIL & STRUCTURAL ENGINEERS 283 RT. 18 SOUTH, #D-152 EAST BRUNSWICK, NJ 08816 TEL. 347-762-8364 FAX 201-753-5251 ALIG@SMBTCONSULTANTS.COM CERTIFICATE OF AUTHORIZATION NO.: 24GA28353100		N.J. PROFESSIONAL ENGINEER LIC. NO. 5325			
NO.		DESCRIPTION		DATE		BY		DATE: 1/16/2024		SCALE: 1" = 10'	

GENERAL NOTES FOR SOIL EROSION AND SEDIMENT CONTROL PLANS

- ALL SOIL EROSION AND SEDIMENT CONTROL PRACTICES ON THIS PLAN WILL BE CONSTRUCTED IN ACCORDANCE WITH THE **NEW JERSEY STANDARDS FOR SOIL EROSION AND SEDIMENT CONTROL 17TH EDITION LAST REVISED JULY 2017, EFFECTIVE DECEMBER 2017**. THESE MEASURES WILL BE INSTALLED PRIOR TO ANY MAJOR SOIL DISTURBANCE OR IN THEIR PROPER SEQUENCE AND MAINTAINED UNTIL PERMANENT PROTECTION IS ESTABLISHED.
- SOIL TO BE EXPOSED OR STOCKPILED FOR A PERIOD OF GREATER THAN 14 DAYS, AND NOT UNDER ACTIVE CONSTRUCTION, MAY BE REQUIRED TO BE TEMPORARILY MULCHED, AND SEEDED OR OTHERWISE PROVIDED WITH VEGETATIVE COVER AS PER APPENDIX A3. THIS TEMPORARY COVER SHALL BE MAINTAINED UNTIL SUCH TIME WHEREBY PERMANENT RESTABILIZATION IS ESTABLISHED.
- SEEDING DATES: THE FOLLOWING SEEDING DATES ARE RECOMMENDED TO BEST ESTABLISH PERMANENT VEGETATIVE COVER WITHIN MOST LOCATIONS IN THE HEPSCD: **SPRING - 3/1-5/15 AND FALL - 8/15 - 10/1**
- SEDIMENT FENCES ARE TO BE PROPERLY TRENCHED AND MAINTAINED UNTIL PERMANENT VEGETATIVE COVER IS ESTABLISHED
- ALL STORM DRAINAGE INLETS SHALL BE PROTECTED BY ONE OF THE PRACTICES ESTABLISHED IN THE STANDARDS, AND PROTECTION SHALL REMAIN UNTIL PERMANENT STABILIZATION HAS BEEN ESTABLISHED. STORM DRAINAGE OUTLET POINTS SHALL BE PROTECTED AS REQUIRED BEFORE THEY BECOME FUNCTIONAL.
- MULCH MATERIALS SHALL BE UN-ROTTED SMALL GRAIN STRAW APPLIED AT THE RATE OF 70 TO 90 POUNDS PER 1,000 SQUARE FEET AND ANCHORED WITH A MULCH ANCHORING TOOL, LIQUID MULCH BINDERS, OR NETTING TIE DOWN. OTHER SUITABLE MATERIALS MAY BE USED IF APPROVED BY THE SOIL CONSERVATION DISTRICT.
- ALL EROSION CONTROL DEVICES SHALL BE PERIODICALLY INSPECTED, MAINTAINED AND CORRECTED BY THE CONTRACTOR. ANY DAMAGE INCURRED BY EROSION SHALL BE RECTIFIED IMMEDIATELY.
- THE HUDSON-ESSEX-PASSAIC SOIL CONSERVATION DISTRICT WILL BE NOTIFIED IN WRITING AT LEAST 48 HOURS PRIOR TO ANY SOIL DISTURBING ACTIVITIES. FAX - (862) 333-4507 OR EMAIL - INFORMATION@HEPSCD.ORG
- THE APPLICANT MUST OBTAIN A DISTRICT ISSUED REPORT-OF-COMPLIANCE PRIOR TO APPLYING FOR THE CERTIFICATE OF OCCUPANCY OR TEMPORARY CERTIFICATE OF OCCUPANCY FROM THE RESPECTIVE MUNICIPALITY, NJ, DCA OR ANY OTHER CONTROLLING AGENCY. CONTACT THE DISTRICT AT 862-333-4505 TO REQUEST A FINAL INSPECTION, GIVING ADVANCED NOTICE UPON COMPLETION OF THE RESTABILIZATION MEASURES. A PERFORMANCE DEPOSIT MAY BE POSTED WITH THE DISTRICT WHEN WINTER WEATHER OR SNOW COVER PROHIBITS THE PROPER APPLICATION OF SEED, MULCH, FERTILIZER OR HYDRO-SEED.**
- PAVED ROADWAYS MUST BE KEPT CLEAN AT ALL TIMES. DO NOT UTILIZE A FIRE OR GARDEN HOSE TO CLEAN ROADS UNLESS THE RUNOFF IS DIRECTED TO A PROPERLY DESIGNED AND FUNCTIONING SEDIMENT BASIN. WATER PUMPED OUT OF THE EXCAVATED AREAS CONTAINS SEDIMENTS THAT MUST BE REMOVED PRIOR TO DISCHARGING TO RECEIVING BODIES OF WATER USING REMOVABLE PUMPING STATIONS, SUMP PITS, PORTABLE SEDIMENTATION TANKS AND/OR SILT CONTROL BAGS.
- ALL SURFACES HAVING LAWN OR LANDSCAPING AS FINAL COVER ARE TO BE PROVIDED TOPSOIL PRIOR TO RE-SEEDING, SODDING OR PLANTING. A DEPTH OF 5.0 INCHES, FIRMED IN PLACE, IS **REQUIRED**, AS PER THE STANDARDS FOR TOPSOILING AND LAND GRADING, EFFECTIVE DECEMBER 2017.
- ALL PLAN REVISIONS MUST BE SUBMITTED TO THE DISTRICT FOR PROPER REVIEW AND APPROVAL.
- A CRUSHED STONE WHEEL CLEANING TRACKING-PAD IS TO BE INSTALLED AT ALL SITE EXITS USING 2 1/2 - 1" CRUSHED ANGULAR STONE (ASTM 2 OR 3) TO A MINIMUM LENGTH OF 50 FEET AND MINIMUM DEPTH OF 6". ALL DRIVEWAYS MUST BE PROVIDED WITH CRUSHED STONE UNTIL PAVING IS COMPLETE.
- STEEP SLOPES INCURRING DISTURBANCE MAY REQUIRE ADDITIONAL STABILIZATION MEASURES. THESE "SPECIAL" MEASURES SHALL BE DESIGNED BY THE APPLICANT'S ENGINEER AND BE APPROVED BY THE SOIL CONSERVATION DISTRICT.
- THE HUDSON-ESSEX-PASSAIC SOIL CONSERVATION DISTRICT SHALL BE NOTIFIED, IN WRITING, FOR THE SALE OF ANY PORTION OF THE PROJECT OR FOR THE SALE OF INDIVIDUAL LOTS. NEW OWNERS' INFORMATION SHALL BE PROVIDED. ADDITIONAL MEASURES DEEMED NECESSARY BY DISTRICT OFFICIALS SHALL BE IMPLEMENTED AS CONDITIONS WARRANT.**

AGRONOMIC RECOMMENDATIONS

- SEED, FERTILIZE, LIME AND TOPSOIL (IF REQUIRED) ALL SCALPED AREAS IMMEDIATELY AFTER FINISHED GRADING IS COMPLETED. LIME AND FERTILIZE RECOMMENDATIONS ARE AS FOLLOWS OR ACCORDING TO RESULTS OF SOIL TESTS:
- FERTILIZER TO BE APPLIED AT THE RATE OF 500 LBS. PER ACRE, 10-20-10.
 - TEMPORARY SEEDING:
 - LIME: 2 TONS PER ACRE GROUND AREA
 - FERTILIZER: 500 LBS. PER ACRE 10-20-10
 - SEED: USE THE FOLLOWING SEED MIXTURE(S) AND RATES BASED ON TIME OF YEAR:
 - EARLY SPRING/LATE SUMMER TO EARLY FALL
 - 100 % PERENNIAL RYEGRASS
 - RATE = 100 LBS/ACRE
 - LATE FALL
 - 100 % CEREAL RYE
 - RATE = 112 LBS/ACRE
 - MID-SUMMER
 - 40 % PEARL MILLET
 - 40 % MILLET (GERMAN OR HUNGARIAN)
 - 20 % WEEPING LOVEGRASS
 - RATE = 100 LBS/ACRE
 - PERMANENT SEEDING: (TO BE APPLIED DURING PERIODS OF 3/01 - 11/15, TEMPORARY SEEDING TO BE APPLIED ALL OTHER TIMES OF THE YEAR)
 - LIME: 2 TONS PER ACRE GROUND AREA
 - FERTILIZER: 500 LBS. PER ACRE 10-20-10
 - SEED: LAWNS - QUALITY SUN AND SHADE
 - 45 % PERENNIAL RYEGRASS*
 - 20 % CHEWING FESCUE
 - 20 % CREEPING RED FESCUE
 - 15 % KENTUCKY BLUEGRASS
 - (* INCLUDE AT LEAST TWO DIFFERENT VARIETIES IN MIX)
 - RATE = 200 LBS/ACRE

MINIMUM STABILIZATION REQUIREMENTS

- SITE PREPARATION:**
 - GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDBED PREPARATION, SEEDING, MULCH APPLICATION AND ANCHORING AND MAINTENANCE. ALL GRADING SHOULD BE DONE IN ACCORDANCE WITH STANDARDS FOR LAND GRADING.
 - INSTALL NEEDED EROSION CONTROL PRACTICES AND FACILITIES SUCH AS DIVERSIONS, GRADE STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENT BASINS AND WATERWAYS.
- SEEDBED PREPARATION:**
 - APPLY LIMESTONE AND FERTILIZER ACCORDING TO SOIL TEST RECOMMENDATIONS SUCH AS THOSE OFFERED BY RUTGERS UNIVERSITY SOIL TESTING LABORATORY. SOIL SAMPLE MAILERS ARE AVAILABLE FROM THE LOCAL COOPERATIVE EXTENSION SERVICE OFFICE. IF SOIL TESTING IS NOT FEASIBLE ON SMALL OR VARIABLE SITE OR WHERE TIMING IS CRITICAL, FERTILIZER MAY BE APPLIED AT THE RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER 1,000 SQUARE FEET OF 10-20-10 OR EQUIVALENT WITH 50% WATER INSOLUBLE NITROGEN UNLESS A SOIL TEST INDICATES OTHERWISE. APPLY LIMESTONE AS FOLLOWS:

SOIL TEXTURE	TONS/ACRE	LBS./1,000 SQ. FT.
CLAY, CLAY LOAM AND HIGH ORGANIC SOIL	3	135
SANDY LOAM, LOAM, SILT LOAM	2	90
LOAMY SAND, SAND	1	45

PULVERIZED DOLOMITIC LIMESTONE IS PREFERRED FOR MOST SOILS SOUTH OF THE NEW BRUNSWICK-TRENTON LINE.
 - WORK LIME AND FERTILIZER INTO SOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES WITH A DISC, SPRINGTOOTH HARROW OR OTHER SUITABLE EQUIPMENT. THE FINAL HARROWING OR DISCING OPERATION SHOULD BE ON THE GENERAL CONTOUR. CONTINUE TILLAGE UNTIL A REASONABLE UNIFORM, FINE SEEDBED IS PREPARED. ALL BUT CLAY OR SILTY SOILS AND COARSE SANDS SHOULD BE ROLLED TO FIRM THE SEEDBED WHEREVER FEASIBLE.
 - REMOVE FROM THE SURFACE ALL STONES 2 INCHES OR LARGER IN ANY DIMENSION. REMOVE ALL OTHER DEBRIS, SUCH AS WIRE, CABLE, TREE ROOTS, PIECES OF CONCRETE, CLODS, LUMPS OR OTHER UNSUITABLE MATERIAL
 - INSPECT SEEDBED JUST BEFORE SEEDING. IF TRAFFIC HAS LEFT THE SOIL COMPACTED, THE AREA MUST BE RETILLED AND FIRMED AS ABOVE.

ACID SOIL CONDITIONS
SOILS HAVING A PH OF 4 OR LESS OR CONTAINING IRON SULFIDE SHALL BE COVERED WITH A MINIMUM OF 12 INCHES OF SOIL HAVING A PH OF 5 OR MORE BEFORE SEEDBED PREPARATION. THE ADDED SOIL SHALL BE LIMED AS ABOVE.

- SEEDING**
 - SEE AGRONOMIC RECOMMENDATIONS OR USE MIXTURE RECOMMENDED BY THE COOPERATIVE EXTENSION SERVICE OR SOIL CONSERVATION SERVICE WHICH IS APPROVED BY THE SOIL CONSERVATION DISTRICT.
 - APPLY SEED UNIFORMLY BY HAND, CYCLONE (CENTRIFUGAL) SEEDER, DROP SEEDER, DRILL, CULTIPACKER SEEDER OR HYDROSEEDER. THE LATTER MAY BE JUSTIFIABLE FOR LARGE, STEEP AREAS WHERE CONVENTIONAL VEHICLES CANNOT TRAVEL. MULCH SHALL NOT BE INCLUDED IN THE TANK WITH THE SEED. EXCEPT FOR DRILLED, HYDROSEEDED OR CULTIPACKED SEEDINGS, SEED SHALL BE INCORPORATED INTO THE SOIL, TO A DEPTH OF 1/4 TO 1/2 INCH, BY RAKING OR DRAGGING. DEPTH OF SEED PLACEMENT MAY BE 1/2 INCH DEEPER ON COARSE TEXTURED SOIL.
 - AFTER SEEDING, FIRING THE SOIL WITH A CORRUGATED ROLLER WILL ASSURE GOOD SEED-TO-SOIL CONTACT, RESTORE CAPILLARITY AND IMPROVE SEEDLING EMERGENCE. THIS IS THE PREFERRED METHOD. WHEN PERFORMED ON THE CONTOUR, SHEET EROSION WILL BE MINIMIZED AND WATER CONSERVATION ON SITE WILL BE MAXIMIZED.

- MULCHING**

MULCHING IS REQUIRED ON ALL SEEDING. MULCH WILL INSURE AGAINST EROSION BEFORE GRASS IS ESTABLISHED AND WILL PROMOTE FASTER AND EARLIER ESTABLISHMENT. (THE EXISTENCE OF SATISFACTORY PERMANENT VEGETATION AT THE TIME OF PROJECT OR UNIT COMPLETION SHALL BE DEEMED AS COMPLIANCE WITH THIS MULCHING REQUIREMENT).

- MULCH MATERIALS SHOULD BE UNROTTED SMALL GRAINS OF STRAW, HAY FREE OF SEEDS OR SALT HAY TO BE APPLIED AT THE RATE OF 1-1/2 TO 2 TONS PER ACRE (70 TO 90 POUNDS PER 1,000 SQUARE FEET), EXCEPT THAT WHERE A CRIMPER IS USED INSTEAD OF A LIQUID MULCH-BINDER (TACKIFYING OR ADHESIVE AGENT), THE RATE OF APPLICATION MUST BE DOUBLE THE LOWER RATE. MULCH CHOPPER-BLOWERS MUST NOT GRIND THE MATERIAL.
- SPREAD UNIFORMLY BY HAND OR MECHANICALLY SO THAT APPROXIMATELY 75 PERCENT TO 95 PERCENT OF THE SOIL SURFACE WILL BE COVERED. FOR UNIFORM DISTRIBUTION OF HAND-SPREAD MULCH, DIVIDE AREA INTO APPROXIMATELY 1,000 SQUARE FEET SECTIONS AND DISTRIBUTE 70 TO 90 POUNDS WITHIN EACH SECTION.
- MULCH ANCHORING SHOULD BE ACCOMPLISHED IMMEDIATELY AFTER PLACEMENT TO MINIMIZE LOSS BY WIND OR WATER. THIS MAY BE DONE BY ONE OF THE FOLLOWING METHODS, DEPENDING UPON THE SIZE OF THE AREA, STEEPNESS OF SLOPES AND COSTS.
 - PEG AND TWINE - DRIVE 8 TO 10 INCH WOODEN PEGS TO WITHIN 2 TO 3 INCHES OF THE SOIL SURFACE EVERY 4 FEET IN ALL DIRECTIONS. STAKES MAY BE DRIVEN BEFORE OR AFTER APPLYING MULCH. SECURE MULCH TO SOIL SURFACE BY STRETCHING TWINE BETWEEN PEGS IN A CRISS-CROSS AND A SQUARE PATTERN. SECURE TWINE AROUND EACH PEG WITH TWO OR MORE ROUND TURNS.
 - MULCH NETTINGS - STAPLE PAPER, JUTE, COTTON OR PLASTIC NETTINGS TO THE SOIL SURFACE. USE A DEGRADABLE NETTING IN AREAS TO BE MOWED.
 - CRIMPER (MULCH ANCHORING TOOL) - A TRACTOR-DRAWN IMPLEMENT, SOMEWHAT LIKE A DISC-HARROW, ESPECIALLY DESIGNED TO PUSH OR CUT SOME OF THE BROADCAST LONG FIBER MULCH 3 TO 4 INCHES INTO THE SOIL SO AS TO ANCHOR IT AND LEAVE PART STANDING UPRIGHT. THIS TECHNIQUE IS LIMITED TO AREAS TRAVERSABLE BY A TRACTOR, WHICH MUST OPERATE ON THE CONTOUR OF SLOPES. STRAW MULCH RATE MUST BE 3 TONS PER ACRE. NO TACKIFYING OR ADHESIVE AGENT IS REQUIRED.
 - LIQUID MULCH-BINDERS - MAYBE USED TO ANCHOR SALT HAY, HAY OR STRAW MULCHES.
 - APPLICATIONS SHOULD BE HEAVIER AT EDGES WHERE WIND CATCHES THE MULCH. IN VALLEYS AND AT CRESTS OF BANKS, REMAINDER OF AREA SHOULD BE UNIFORM IN APPEARANCE.
 - USE OF THE FOLLOWING:
 - a.a** EMULSIFIED ASPHALT - (SS-1, CSS-1, CMS-2, MS-2, RS-1, RS-2, CRS-1 AND CRS-2), APPLY 0.04 GAL./SQ. YD. OR 194 GAL./ACRE ON FLAT SLOPES LESS THAN 8 FEET OR MORE HIGH, USE 0.075 GAL./SQ. YD. OR 363 GAL./ACRE.
 - a.b** CUTBACK ASPHALT - RAPID CURING (RC-70, RC-250 AND RC-800) OR MEDIUM CURING (MC-250 OR MC-800), APPLY 0.04 GAL./SQ. YD. OR 194 GAL./ACRE ON FLAT AREAS AND ON SLOPES LESS THAN 8 FEET HIGH. ON SLOPES 8 FEET OR MORE HIGH, USE 0.075 GAL./SQ. YD. OR 363 GAL./ACRE.
 - a.c** SYNTHETIC OR ORGANIC BINDERS - BINDERS SUCH AS CURASOL, DCA-70, PETRO-SET AND TERRA-TACK MAY BE USED AT RATES RECOMMENDED BY THE MANUFACTURER TO ANCHOR MULCH MATERIALS.
- WOOD-FIBER OR PAPER-FIBER MULCH AT THE RATE OF 1,500 POUNDS PER ACRE MAY BE APPLIED BY A HYDROSEEDER. USE IS LIMITED TO FLATTER SLOPES AND DURING OPTIMUM SEEDING PERIODS IN SPRING AND FALL.

NOTE: ALL NAMES GIVEN ABOVE ARE REGISTERED TRADE NAMES. THIS DOES NOT CONSTITUTE A RECOMMENDATION OF THESE PRODUCTS TO THE EXCLUSION OF OTHER PRODUCTS.

V. IRRIGATION (WHERE FEASIBLE)

IF SOIL MOISTURE IS DEFICIENT AND MULCH IS NOT USED, SUPPLY NEW SEEDINGS WITH ADEQUATE WATER (A MINIMUM OF 1/4 INCH TWICE A DAY UNTIL VEGETATION IS WELL ESTABLISHED). THIS IS ESPECIALLY TRUE WHEN SEEDINGS ARE MADE IN ABNORMALLY DRY OR HOT WEATHER OR ON DROUGHTY SITES.

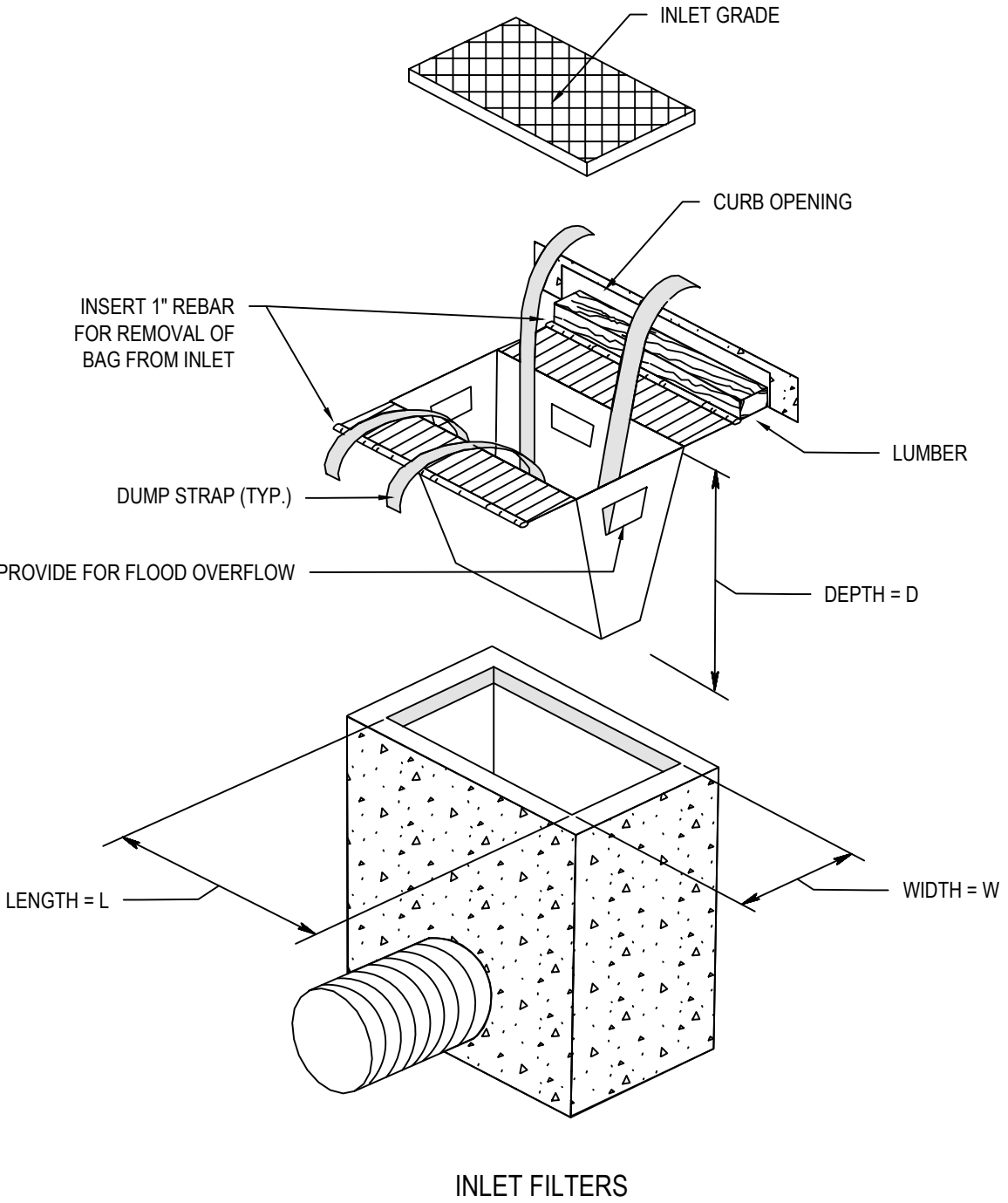
VI. TOPDRESSING*

- SPRING SEEDINGS WILL REQUIRE AN APPLICATION OF FERTILIZER SUCH AS 10-10-10 OR EQUIVALENT AT 400 POUNDS PER ACRE OR 10 POUNDS PER 1,000 SQUARE FEET BETWEEN SEPTEMBER 1 AND OCTOBER 15.
- FALL SEEDINGS WILL REQUIRE THE ABOVE BETWEEN MARCH 15 AND MAY 1.
- MIXTURES DOMINATED BY WEEPING LOVEGRASS OR LEGUMES MAY NOT NEED TOPDRESSING.
- BERMUDAGRASS SHOULD BE TOPDRESSED BEFORE AUGUST 15.

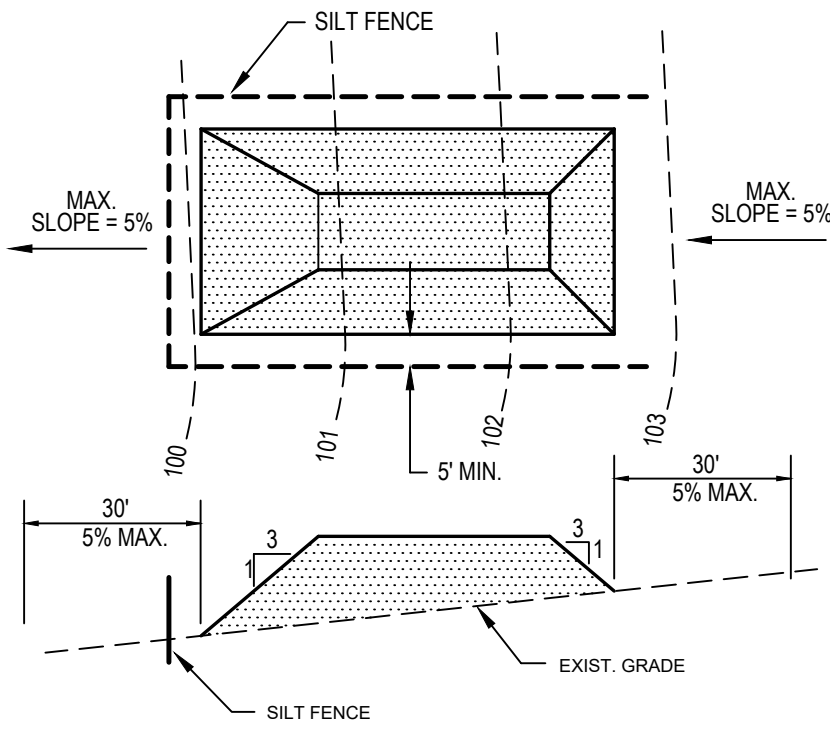
*IF SLOW RELEASE NITROGEN (300 POUNDS 38-0-0 PER ACRE OR EQUIVALENT) IS USED IN ADDITION TO SUGGESTED FERTILIZER, THIS FOLLOW-UP OF TOPDRESSING IS NOT MANDATORY).

SEQUENCE OF CONSTRUCTION

- INSTALL ALL SOIL EROSION AND SEDIMENT CONTROL MEASURES AS SHOWN ON PLANS.
- INSTALL TIRE WASHING SYSTEM AS SHOWN ON PLANS.
- STRIP, STOCKPILE AND STABILIZE TOPSOIL AT LOCATIONS AS SHOWN ON PLANS.
- ROUGH GRADE SITE.
- CONSTRUCT ALL ONSITE UTILITIES. SOIL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE INSTALLED AS CONSTRUCTION PROGRESSES.
- CONSTRUCT STRUCTURE(S). SOIL EROSION SEDIMENT CONTROL DEVICES SHALL BE INSTALLED AS CONSTRUCTION PROGRESSES.
- FINE GRADE AND STABILIZE ALL DISTURBED AREAS IN ACCORDANCE WITH THE MINIMUM STABILIZATION REQUIREMENTS.
- CLEAN AND REGRADE.
- STABILIZE ANY REMAINING DISTURBED AREAS.
- REMOVE ALL SOIL EROSION AND SEDIMENT CONTROL DEVICES.
- INSTALL F.A.B.C. TOP COURSE PAVING AND/OR STONE SURFACE COURSE FOR DRIVEWAY.



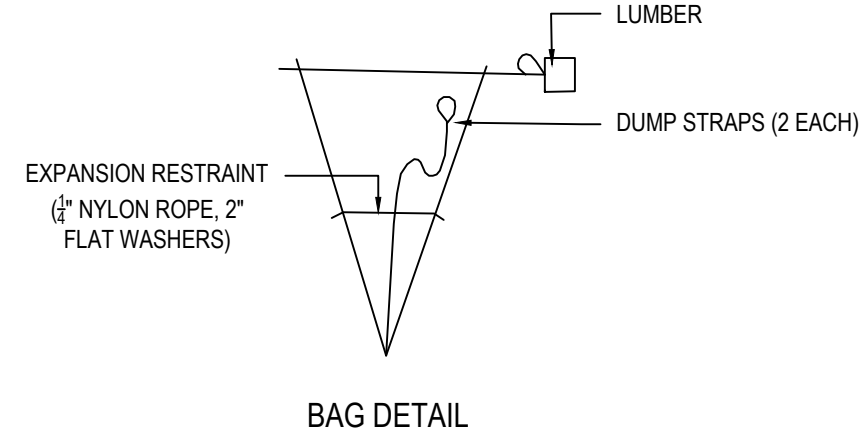
3 INLET PROTECTION DETAIL
NTS



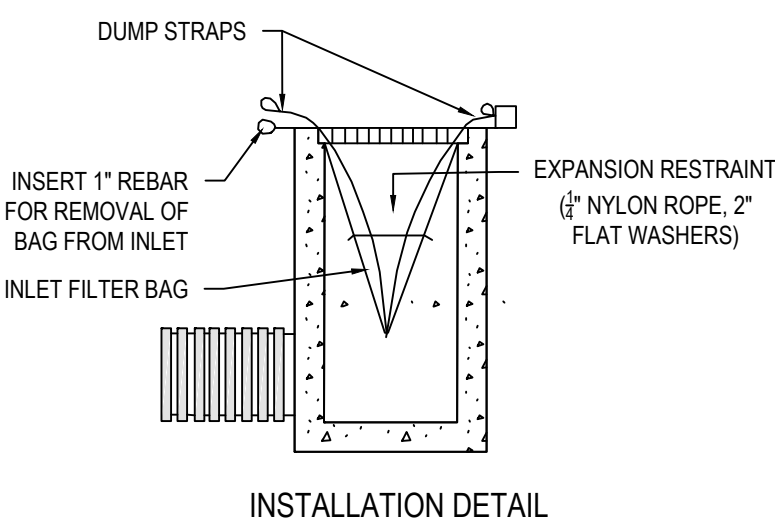
NOTES

- PLACE STOCKPILES AT LOCATIONS AS SHOWN ON THE SOIL EROSION AND SEDIMENT CONTROL PLAN.
- ALL SIDE SLOPES SHALL BE 3 TO 1 OR FLATTER.
- STOCKPILE SHALL RECEIVE A VEGETATIVE COVER IN ACCORDANCE WITH MINIMUM STABILIZATION REQUIREMENTS.
- SILT FENCE SHALL BE INSTALLED AS DETAILED HEREON.

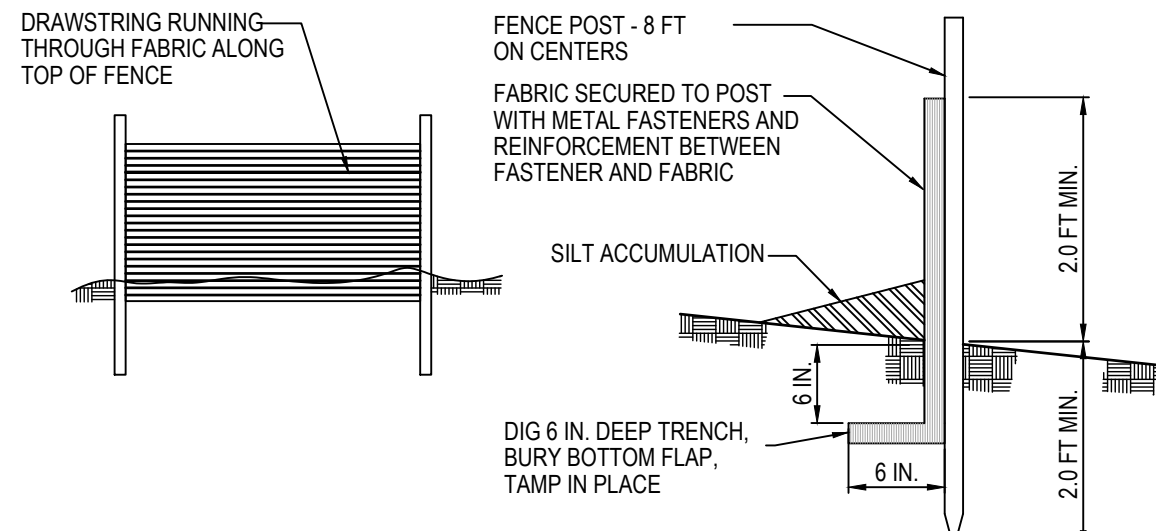
1 TOPSOIL STOCKPILE
NTS



BAG DETAIL



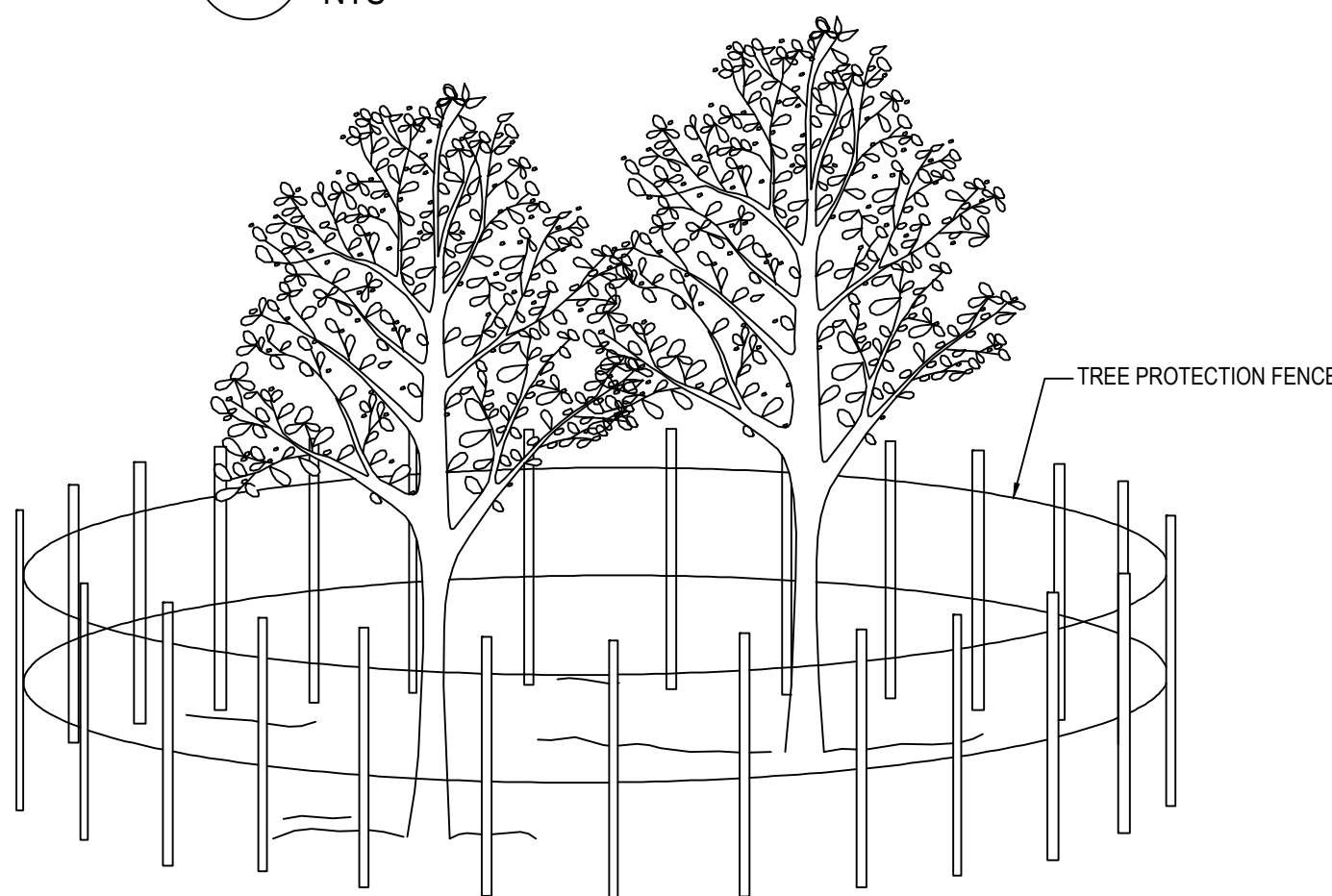
INSTALLATION DETAIL



NOTES

- PLACE SILT FENCE AT LOCATIONS AS SHOWN ON THE SOIL EROSION AND SEDIMENT CONTROL PLAN.
- THE SLOPE OF THE LAND FOR AT LEAST 30 FEET ADJACENT TO ANY SILT FENCE SHALL NOT EXCEED 5%.
- SILT FENCE SHALL BE INSTALLED SO WATER CANNOT BYPASS THE FENCE AROUND IT'S ENDS.
- INSPECTION SHALL BE FREQUENT AND REPAIR OR REPLACEMENT SHALL BE MADE AS PROMPTLY AS POSSIBLE.

2 SILT FENCE CONSTRUCTION AND INSTALLATION DETAIL
NTS



NOTE

PLACE FENCE A MINIMUM OF 1'-0" OUTSIDE DRIP LINE OF EXISTING TREE.

4 TREE PROTECTION DETAIL
NTS

ISSUED FOR PERMIT APPLICATION

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CALL BEFORE YOU DIG!
NEW JERSEY INDUSTRIAL CODE REQUIRES

DRILL, OR BLAST - STOP CALL



Underground Utilities
Call Center
811 OR
1-800-272-1000

				PROPOSED 3-STORY APARTMENT BUILDING				DESIGNED BY: AR		DRAWN BY: AR	
				410 MAIN ST, WEST ORANGE, NJ				CHECKED BY: AR		APPROVED BY: AR	
				EROSION & SEDIMENT CONTROL DETAILS		CIVIL & STRUCTURAL ENGINEERS 283 RT. 18 SOUTH, #D-152 EAST BRUNSWICK, NJ 08816 TEL. 347-762-8364 FAX 201-753-8251 ALIG@SMBTCONSULTANTS.COM CERTIFICATE OF AUTHORIZATION NO.: 24GA28353100		ALIASGAR RANGWALA, P.E.			
				DWG: C9				N.J. PROFESSIONAL ENGINEER LIC. NO. 63255			
				SHEET: 9 OF 13							
				DATE: 1/16/2024		SCALE: NOT TO SCALE					
				NO.		DESCRIPTION		DATE		BY	

SC-310 STORMTECH CHAMBER SPECIFICATIONS

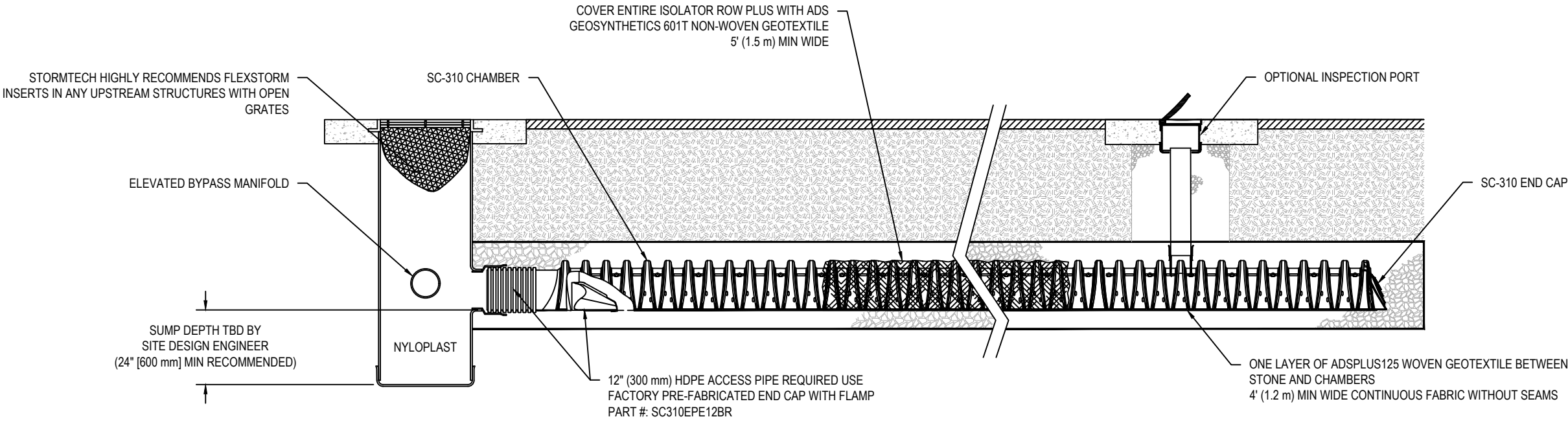
1. CHAMBERS SHALL BE STORMTECH SC-310.
2. CHAMBERS SHALL BE ARCH-SHAPED AND SHALL BE MANUFACTURED FROM VIRGIN, IMPACT-MODIFIED POLYPROPYLENE OR POLYETHYLENE COPOLYMERS.
3. CHAMBERS SHALL MEET THE REQUIREMENTS OF ASTM F2922 (POLETHYLENE) OR ASTM F2418 (POLYPROPYLENE), "STANDARD SPECIFICATION FOR CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
4. CHAMBER ROWS SHALL PROVIDE CONTINUOUS, UNOBSTRUCTED INTERNAL SPACE WITH NO INTERNAL SUPPORTS THAT WOULD IMPEDE FLOW OR LIMIT ACCESS FOR INSPECTION.
5. THE STRUCTURAL DESIGN OF THE CHAMBERS, THE STRUCTURAL BACKFILL, AND THE INSTALLATION REQUIREMENTS SHALL ENSURE THAT THE LOAD FACTORS SPECIFIED IN THE AASHTO LRFD BRIDGE DESIGN SPECIFICATIONS, SECTION 12.12, ARE MET FOR: 1) LONG-DURATION DEAD LOADS AND 2) SHORT-DURATION LIVE LOADS, BASED ON THE AASHTO DESIGN TRUCK WITH CONSIDERATION FOR IMPACT AND MULTIPLE VEHICLE PRESENCES.
6. CHAMBERS SHALL BE DESIGNED, TESTED AND ALLOWABLE LOAD CONFIGURATIONS DETERMINED IN ACCORDANCE WITH ASTM F2787 "STANDARD PRACTICE FOR STRUCTURAL DESIGN OF THERMOPLASTIC CORRUGATED WALL STORMWATER COLLECTION CHAMBERS". LOAD CONFIGURATIONS SHALL INCLUDE: 1) INSTANTANEOUS (<1 MIN) AASHTO DESIGN TRUCK LIVE LOAD ON MINIMUM COVER 2) MAXIMUM PERMANENT (75-YR) COVER LOAD AND 3) ALLOWABLE COVER WITH PARKED (1-WEEK) AASHTO DESIGN TRUCK.
7. REQUIREMENTS FOR HANDLING AND INSTALLATION:
- TO MAINTAIN THE WIDTH OF CHAMBERS DURING SHIPPING AND HANDLING, CHAMBERS SHALL HAVE INTEGRAL, INTERLOCKING STACKING LUGS.
 - TO ENSURE A SECURE JOINT DURING INSTALLATION AND BACKFILL, THE HEIGHT OF THE CHAMBER JOINT SHALL NOT BE LESS THAN 2".
 - TO ENSURE THE INTEGRITY OF THE ARCH SHAPE DURING INSTALLATION, a) THE ARCH STIFFNESS CONSTANT SHALL BE GREATER THAN OR EQUAL TO 400 LBS/FT². THE ASD IS DEFINED IN SECTION 6.2.8 OF ASTM F2418. AND b) TO RESIST CHAMBER DEFORMATION DURING INSTALLATION AT ELEVATED TEMPERATURES (ABOVE 73° F/ 23° C), CHAMBERS SHALL BE PRODUCED FROM REFLECTIVE GOLD OR YELLOW COLORS.
8. ONLY CHAMBERS THAT ARE APPROVED BY THE SITE DESIGN ENGINEER WILL BE ALLOWED. UPON REQUEST BY THE SITE DESIGN ENGINEER OR OWNER, THE CHAMBER MANUFACTURER SHALL SUBMIT A STRUCTURAL EVALUATION FOR APPROVAL BEFORE DELIVERING CHAMBERS TO THE PROJECT SITE AS FOLLOWS:
- THE STRUCTURAL EVALUATION SHALL BE SEALED BY A REGISTERED PROFESSIONAL ENGINEER.
 - THE STRUCTURAL EVALUATION SHALL DEMONSTRATE THAT THE SAFETY FACTORS ARE GREATER THAN OR EQUAL TO 1.96 FOR DEAD LOAD AND 1.75 FOR LIVE LOAD, THE MINIMUM REQUIRED BY ASTM F2787 AND BY SECTIONS 3 AND 12.12 OF THE AASHTO LRFD BRIDGE DESIGN SPECIFICATIONS FOR THERMOPLASTIC PIPE.
 - THE TEST DERIVED CREEP MODULUS AS SPECIFIED IN ASTM F2922 SHALL BE USED FOR PERMANENT DEAD LOAD DESIGN EXCEPT THAT IT SHALL BE THE 75-YEAR MODULUS USED FOR DESIGN.
9. CHAMBERS AND END CAPS SHALL BE PRODUCED AT AN ISO 9001 CERTIFIED MANUFACTURING FACILITY.

IMPORTANT - NOTES FOR THE BIDDING AND INSTALLATION OF THE SC-310 SYSTEM

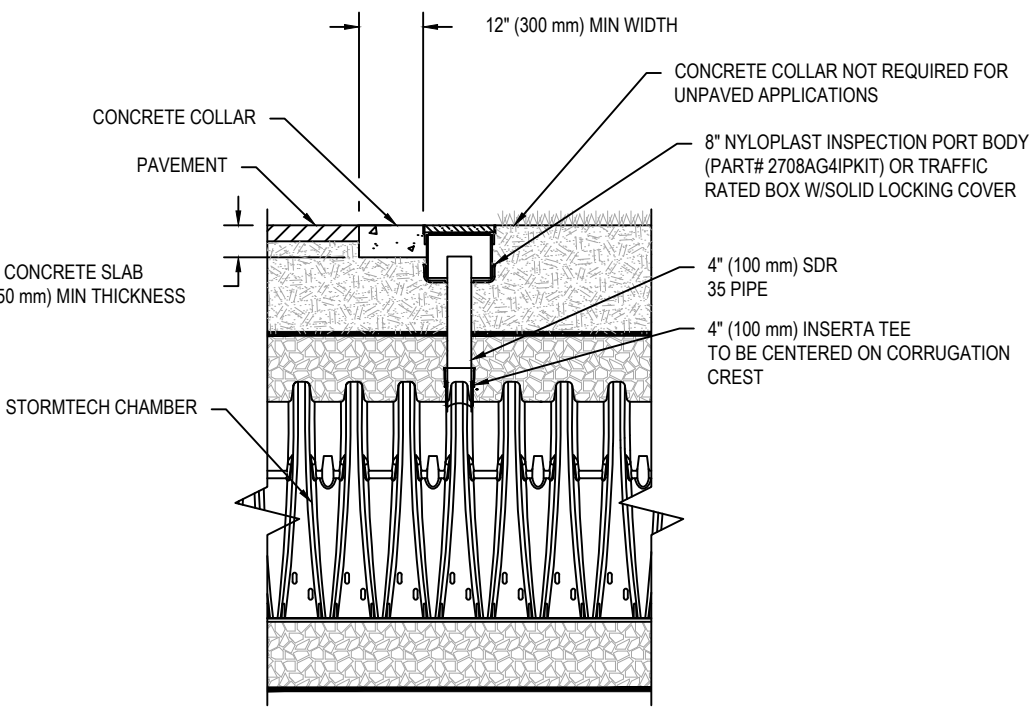
1. STORMTECH SC-310 CHAMBERS SHALL NOT BE INSTALLED UNTIL THE MANUFACTURER'S REPRESENTATIVE HAS COMPLETED A PRE-CONSTRUCTION MEETING WITH THE INSTALLERS.
2. STORMTECH SC-310 CHAMBERS SHALL BE INSTALLED IN ACCORDANCE WITH THE "STORMTECH SC-310/SC-740/DC-780 CONSTRUCTION GUIDE".
3. CHAMBERS ARE NOT TO BE BACKFILLED WITH A DOZER OR AN EXCAVATOR SITUATED OVER THE CHAMBERS. STORMTECH RECOMMENDS 3 BACKFILL METHODS:
- STONESHOOTER LOCATED OFF THE CHAMBER BED.
 - BACKFILL AS ROWS ARE BUILT USING AN EXCAVATOR ON THE FOUNDATION STONE OR SUBGRADE.
 - BACKFILL FROM OUTSIDE THE EXCAVATION USING A LONG BOOM HOE OR EXCAVATOR.
4. THE FOUNDATION STONE SHALL BE LEVELED AND COMPACTED PRIOR TO PLACING CHAMBERS.
5. JOINTS BETWEEN CHAMBERS SHALL BE PROPERLY SEATED PRIOR TO PLACING STONE.
6. MAINTAIN MINIMUM 8" (150 mm) SPACING BETWEEN THE CHAMBER ROWS.
7. EMBEDMENT STONE SURROUNDING CHAMBERS MUST BE A CLEAN, CRUSHED, ANGULAR STONE 3/4" (20-50 mm).
8. THE CONTRACTOR MUST REPORT ANY DISCREPANCIES WITH CHAMBER FOUNDATION MATERIALS BEARING CAPACITIES TO THE SITE DESIGN ENGINEER.
9. ADS RECOMMENDS THE USE OF "FLEXSTORM CATCH IT" INSERTS DURING CONSTRUCTION FOR ALL INLETS TO PROTECT THE SUBSURFACE STORMWATER MANAGEMENT SYSTEM FROM CONSTRUCTION SITE RUNOFF.

NOTES FOR CONSTRUCTION EQUIPMENT

1. STORMTECH SC-310 CHAMBERS SHALL BE INSTALLED IN ACCORDANCE WITH THE "STORMTECH SC-310/SC-740/DC-780 CONSTRUCTION GUIDE".
2. THE USE OF CONSTRUCTION EQUIPMENT OVER SC-310 & SC-740 CHAMBERS IS LIMITED:
- NO EQUIPMENT IS ALLOWED ON BARE CHAMBERS.
 - NO RUBBER TIRED LOADERS, DUMP TRUCKS, OR EXCAVATORS ARE ALLOWED UNTIL PROPER FILL DEPTHS ARE REACHED IN ACCORDANCE WITH THE "STORMTECH SC-310/SC-740/DC-780 CONSTRUCTION GUIDE".
 - WEIGHT LIMITS FOR CONSTRUCTION EQUIPMENT CAN BE FOUND IN THE "STORMTECH SC-310/SC-740/DC-780 CONSTRUCTION GUIDE".
3. FULL 36" (900 mm) OF STABILIZED COVER MATERIALS OVER THE CHAMBERS IS REQUIRED FOR DUMP TRUCK TRAVEL OR DUMPING.
- USE OF A DOZER TO PUSH EMBEDMENT STONE BETWEEN THE ROWS OF CHAMBERS MAY CAUSE DAMAGE TO THE CHAMBERS AND IS NOT AN ACCEPTABLE BACKFILL METHOD. ANY CHAMBERS DAMAGED BY THE "DUMP AND PUSH" METHOD ARE NOT COVERED UNDER THE STORMTECH STANDARD WARRANTY.
- CONTACT STORMTECH AT 1-888-892-2694 WITH ANY QUESTIONS ON INSTALLATION REQUIREMENTS OR WEIGHT LIMITS FOR CONSTRUCTION EQUIPMENT.



SC-310 ISOLATOR ROW PLUS DETAIL

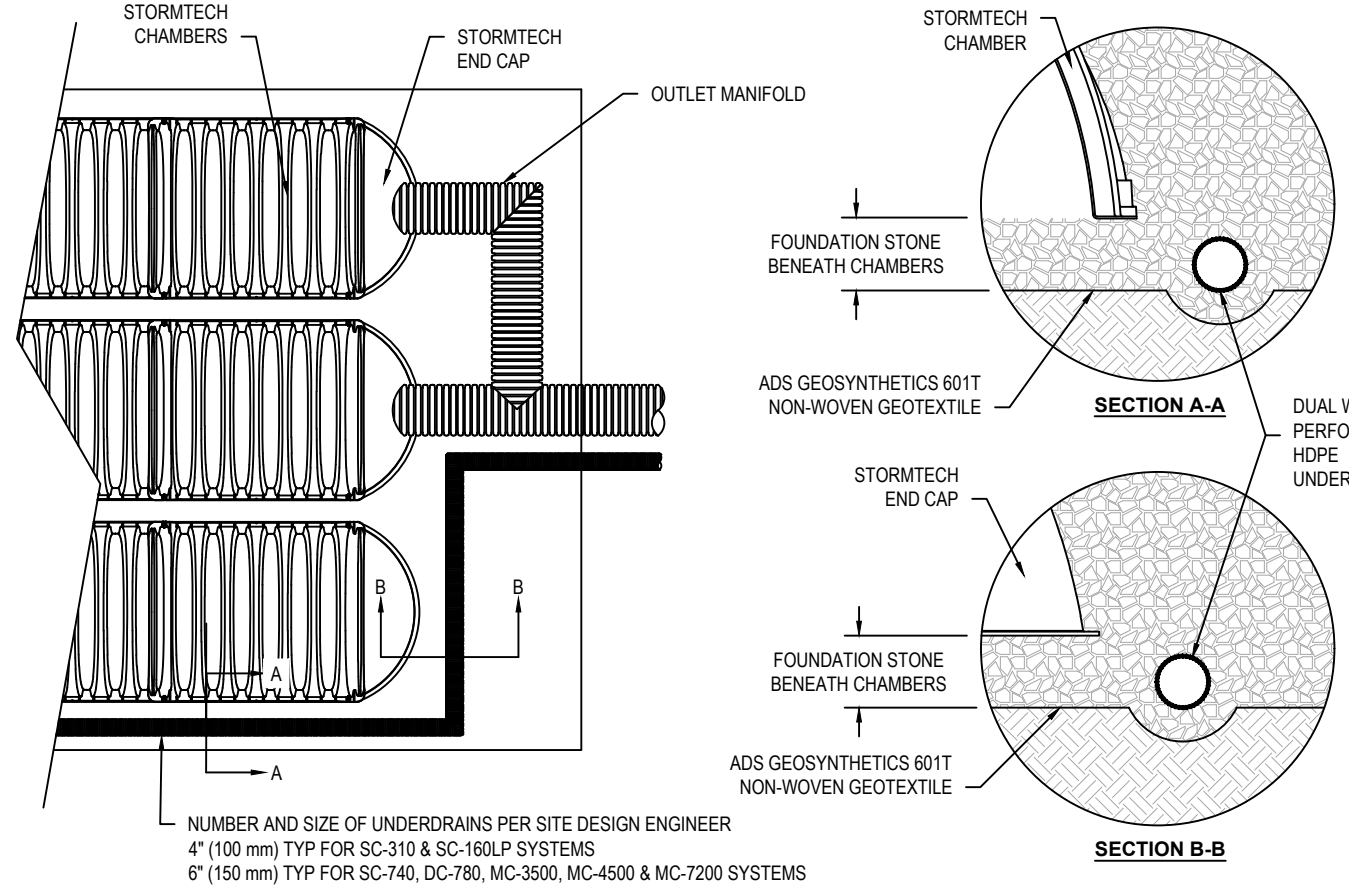


INSPECTION & MAINTENANCE

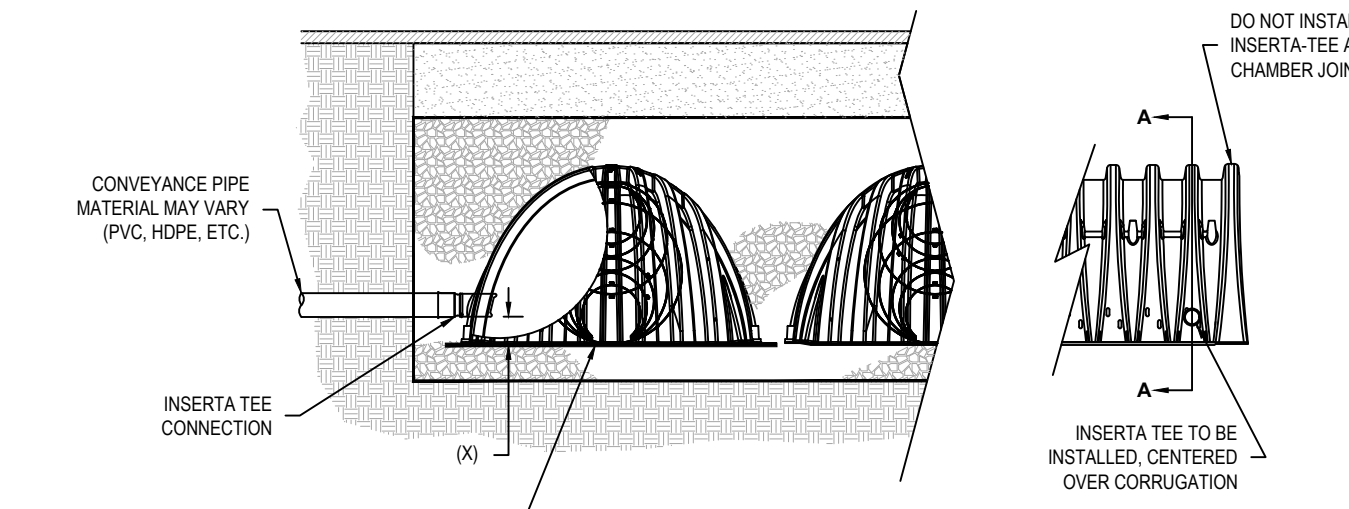
- STEP 1) INSPECT ISOLATOR ROW PLUS FOR SEDIMENT
- A. INSPECTION PORTS (IF PRESENT)
- A.1. REMOVE OPEN END NYLOPLAST INLINE DRAIN
- A.2. REMOVE AND CLEAN FLEXSTORM FILTER IF INSTALLED
- A.3. USING A FLASHLIGHT AND STADIA ROD, MEASURE DEPTH OF SEDIMENT AND RECORD ON MAINTENANCE LOG
- A.4. LOWER A CAMERA INTO ISOLATOR ROW PLUS FOR VISUAL INSPECTION OF SEDIMENT LEVELS (OPTIONAL)
- A.5. IF SEDIMENT IS AT OR ABOVE 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.
- B. ALL ISOLATOR ROW PLUS ROWS
- B.1. REMOVE COVER FROM STRUCTURE AT UPSTREAM END OF ISOLATOR ROW PLUS
- B.2. USING A FLASHLIGHT, INSPECT DOWN THE ISOLATOR ROW PLUS THROUGH OUTLET PIPE
- i) MIRRORS ON POLES OR CAMERAS MAY BE USED TO AVOID A CONFINED SPACE ENTRY
- ii) FOLLOW OSHA REGULATIONS FOR CONFINED SPACE ENTRY IF ENTERING MANHOLE
- IF SEDIMENT IS AT OR ABOVE 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.
- B.3.
- STEP 2) CLEAN OUT ISOLATOR ROW PLUS USING THE JETVAC PROCESS
- A. A FIXED CULVERT CLEANING NOZZLE WITH REAR FACING SPREAD OF 45° (1.1 m) OR MORE IS PREFERRED
- B. APPLY MULTIPLE PASSES OF JETVAC UNTIL BACKFLUSH WATER IS CLEAN
- C. VACUUM STRUCTURE SUMP AS REQUIRED
- STEP 3) REPLACE ALL COVERS, GRATES, FILTERS, AND LIDS; RECORD OBSERVATIONS AND ACTIONS.
- STEP 4) INSPECT AND CLEAN BASINS AND MANHOLES UPSTREAM OF THE STORMTECH SYSTEM.

NOTES

1. INSPECT EVERY 6 MONTHS DURING THE FIRST YEAR OF OPERATION. ADJUST THE INSPECTION INTERVAL BASED ON PREVIOUS OBSERVATIONS OF SEDIMENT ACCUMULATION AND HIGH WATER ELEVATIONS.
2. CONDUCT JETTING AND VACTORING ANNUALLY OR WHEN INSPECTION SHOWS THAT MAINTENANCE IS NECESSARY.



UNDERDRAIN DETAIL



CHAMBER	MAX DIAMETER OF INSERTA TEE	HEIGHT FROM BASE OF CHAMBER (X)
SC-310	6" (150 mm)	4" (100 mm)
SC-740	10" (250 mm)	4" (100 mm)
DC-780	10" (250 mm)	4" (100 mm)
MC-3500	12" (300 mm)	6" (150 mm)
MC-4500	12" (300 mm)	8" (200 mm)
MC-7200	12" (300 mm)	8" (200 mm)

INSERTA TEE FITTINGS AVAILABLE FOR SDR 26, SDR 35, SCH 40 IPS GASKETED & SOLVENT WELD, N-12, HP STORM, C-900 OR DUCTILE IRON

INSERTA-TEE SIDE INLET DETAIL

SC-310 TECHNICAL SPECIFICATIONS

NOMINAL CHAMBER SPECIFICATIONS

SIZE (W X H X INSTALLED LENGTH)	14" CUBIC FEET (0.42 m ³)	34.0" X 16.0" X 85.4" (864 mm X 406 mm X 2169 mm)
CHAMBER STORAGE	31.0 CUBIC FEET (0.88 m ³)	
MINIMUM INSTALLED STORAGE* WEIGHT	35.0 lbs. (16.8 kg)	

*ASSUMES 6" (152 mm) ABOVE, BELOW, AND BETWEEN CHAMBERS

PRE-FAB STUB AT BOTTOM OF END CAP WITH FLAMP END WITH "BR"
PRE-FAB STUBS AT BOTTOM OF END CAP FOR PART NUMBERS ENDING WITH "B"
PRE-FAB STUBS AT TOP OF END CAP FOR PART NUMBERS ENDING WITH "T"
PRE-CORED END CAPS END WITH "PC"

PART #	STUB	A	B	C
SC310EPE08T / SC310EPE08TPC	6" (150 mm)	9.6" (244 mm)	5.6" (147 mm)	—
SC310EPE08B / SC310EPE08BPC	6" (150 mm)	—	—	0.5" (13 mm)
SC310EPE08T / SC310EPE08TPC	8" (200 mm)	11.9" (302 mm)	3.5" (89 mm)	—
SC310EPE08B / SC310EPE08BPC	8" (200 mm)	—	—	0.6" (15 mm)
SC310EPE10T / SC310EPE10TPC	10" (250 mm)	12.7" (323 mm)	1.4" (36 mm)	—
SC310EPE10B / SC310EPE10BPC	10" (250 mm)	—	—	0.7" (18 mm)
SC310EPE12B	12" (300 mm)	13.5" (343 mm)	—	0.9" (23 mm)
SC310EPE12BR	12" (300 mm)	13.5" (343 mm)	—	0.9" (23 mm)

ALL STUBS, EXCEPT FOR THE SC310EPE12B ARE PLACED AT BOTTOM OF END CAP SUCH THAT THE OUTSIDE DIAMETER OF THE STUB IS FLUSH WITH THE BOTTOM OF THE END CAP. FOR ADDITIONAL INFORMATION CONTACT STORMTECH AT 1-888-892-2694.

* FOR THE SC310EPE12B THE 12" (300 mm) STUB LIES BELOW THE BOTTOM OF THE END CAP APPROXIMATELY 0.25" (6 mm). BACKFILL MATERIAL SHOULD BE REMOVED FROM BELOW THE N-12 STUB SO THAT THE FITTING SITS LEVEL.

NOTE: ALL DIMENSIONS ARE NOMINAL.

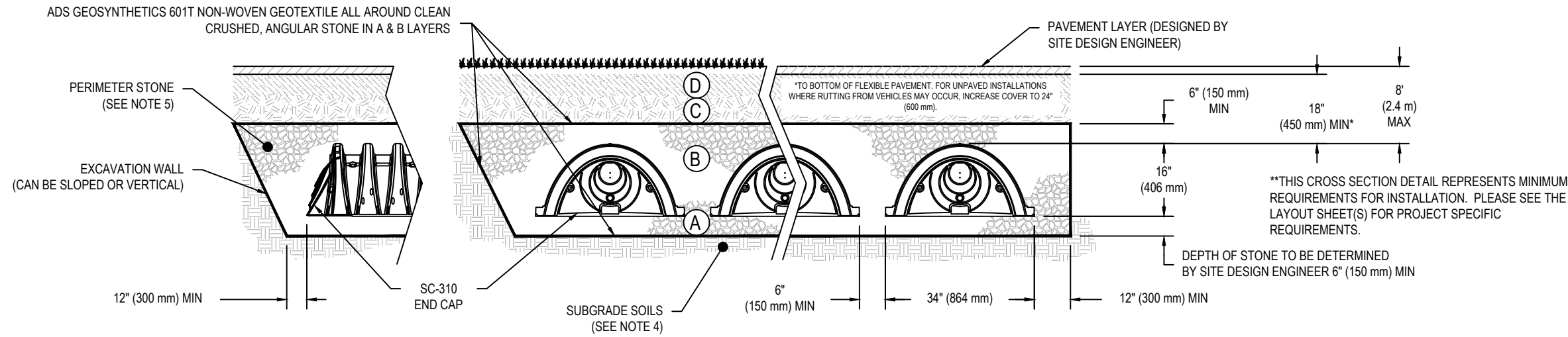
4" PVC INSPECTION PORT DETAIL (SC SERIES CHAMBER)

ACCEPTABLE FILL MATERIALS: STORMTECH SC-310 CHAMBER SYSTEMS

MATERIAL LOCATION	DESCRIPTION	AASHTO MATERIAL CLASSIFICATIONS	COMPACTION / DENSITY REQUIREMENT
D	FINAL FILL: FILL MATERIAL FOR LAYER 'D' STARTS FROM THE TOP OF THE 'C' LAYER TO THE BOTTOM OF FLEXIBLE PAVEMENT OR UNPAVED FINISHED GRADE ABOVE. NOTE THAT PAVEMENT SUBBASE MAY BE PART OF THE 'D' LAYER.	N/A	PREPARE PER SITE DESIGN ENGINEER'S PLANS. PAVED INSTALLATIONS MAY HAVE STRINGENT MATERIAL AND PREPARATION REQUIREMENTS.
C	INITIAL FILL: FILL MATERIAL FOR LAYER 'C' STARTS FROM THE TOP OF THE EMBEDMENT STONE ('B' LAYER) TO 18" (450 mm) ABOVE THE TOP OF THE CHAMBER. NOTE THAT PAVEMENT SUBBASE MAY BE A PART OF THE 'C' LAYER.	AASHTO M145 ¹ A-1, A-2.4, A-3 OR AASHTO M43 ¹ 3, 357, 4, 467, 5, 56, 57, 6, 67, 68, 7, 78, 8, 89, 9, 10	BEGIN COMPACTIONS AFTER 12" (300 mm) OF MATERIAL OVER THE CHAMBERS IS REACHED. COMPACT ADDITIONAL LAYERS IN 6" (150 mm) MAX LIFTS TO A MIN. 95% PROCTOR DENSITY FOR WELL GRADED MATERIAL, AND 95% RELATIVE DENSITY FOR PROCESSED AGGREGATE MATERIALS. ROLLER GROSS VEHICLE WEIGHT NOT TO EXCEED 12,000 lbs (53 kN). DYNAMIC FORCE NOT TO EXCEED 20,000 lbs (89 kN).
B	EMBEDMENT STONE: FILL SURROUNDING THE CHAMBERS FROM THE FOUNDATION STONE ('A' LAYER) TO THE 'C' LAYER ABOVE.	AASHTO M43 ¹ 3, 357, 4, 467, 5, 56, 57	NO COMPACTION REQUIRED.
A	FOUNDATION STONE: FILL BELOW CHAMBERS FROM THE SUBGRADE UP TO THE FOOT (BOTTOM) OF THE CHAMBER.	AASHTO M43 ¹ 3, 357, 4, 467, 5, 56, 57	PLATE COMPACT OR ROLL TO ACHIEVE A FLAT SURFACE. ^{1,3}

PLEASE NOTE:

1. THE LISTED AASHTO DESIGNATIONS ARE FOR GRADATIONS ONLY. THE STONE MUST ALSO BE CLEAN, CRUSHED, ANGULAR. FOR EXAMPLE, A SPECIFICATION FOR #4 STONE WOULD STATE: "CLEAN, CRUSHED, ANGULAR NO. 4 (AASHTO M43) STONE".
2. STORMTECH COMPACTION REQUIREMENTS ARE MET FOR 'A' LOCATION MATERIALS WHEN PLACED AND COMPACTED IN 6" (150 mm) (MAX) LIFTS USING TWO FULL COVERAGES WITH A VIBRATORY COMPACTOR.
3. WHERE INFILTRATION SURFACES MAY BE COMPROMISED BY COMPACTION, FOR STANDARD DESIGN LOAD CONDITIONS, A FLAT SURFACE MAY BE ACHIEVED BY RAKING OR DRAGGING WITHOUT COMPACTION EQUIPMENT. FOR SPECIAL LOAD DESIGNS, CONTACT STORMTECH FOR COMPACTION REQUIREMENTS.
4. ONCE LAYER 'C' IS PLACED, ANY SOIL MATERIAL CAN BE PLACED IN LAYER 'D' UP TO THE FINISHED GRADE. MOST PAVEMENT SUBBASE SOILS CAN BE USED TO REPLACE THE MATERIAL REQUIREMENTS OF LAYER 'C' OR 'D' AT THE SITE DESIGN ENGINEER'S DISCRETION.



NOTES:

1. CHAMBERS SHALL MEET THE REQUIREMENTS OF ASTM F2922 (POLYETHYLENE) OR ASTM F2418 (POLYPROPYLENE), "STANDARD SPECIFICATION FOR CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
2. SC-310 CHAMBERS SHALL BE DESIGNED IN ACCORDANCE WITH ASTM F2787 "STANDARD PRACTICE FOR STRUCTURAL DESIGN OF THERMOPLASTIC CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
3. THE SITE DESIGN ENGINEER IS RESPONSIBLE FOR ASSESSING THE BEARING RESISTANCE (ALLOWABLE BEARING CAPACITY) OF THE SUBGRADE SOILS AND THE DEPTH OF FOUNDATION STONE WITH CONSIDERATION FOR THE RANGE OF EXPECTED SOIL MOISTURE CONDITIONS.
4. PERIMETER STONE MUST BE EXTENDED HORIZONTALLY TO THE EXCAVATION WALL FOR BOTH VERTICAL AND SLOPED EXCAVATION WALLS.
5. REQUIREMENTS FOR HANDLING AND INSTALLATION:
- TO MAINTAIN THE WIDTH OF CHAMBERS DURING SHIPPING AND HANDLING, CHAMBERS SHALL HAVE INTEGRAL, INTERLOCKING STACKING LUGS.
 - TO ENSURE A SECURE JOINT DURING INSTALLATION AND BACKFILL, THE HEIGHT OF THE CHAMBER JOINT SHALL NOT BE LESS THAN 2".
 - TO ENSURE THE INTEGRITY OF THE ARCH SHAPE DURING INSTALLATION, a) THE ARCH STIFFNESS CONSTANT AS DEFINED IN SECTION 6.2.8 OF ASTM F2922 SHALL BE GREATER THAN OR EQUAL TO 400 LBS/FT². AND b) TO RESIST CHAMBER DEFORMATION DURING INSTALLATION AT ELEVATED TEMPERATURES (ABOVE 73° F/ 23° C), CHAMBERS SHALL BE PRODUCED FROM REFLECTIVE GOLD OR YELLOW COLORS.

SC-310 CROSS SECTION DETAIL

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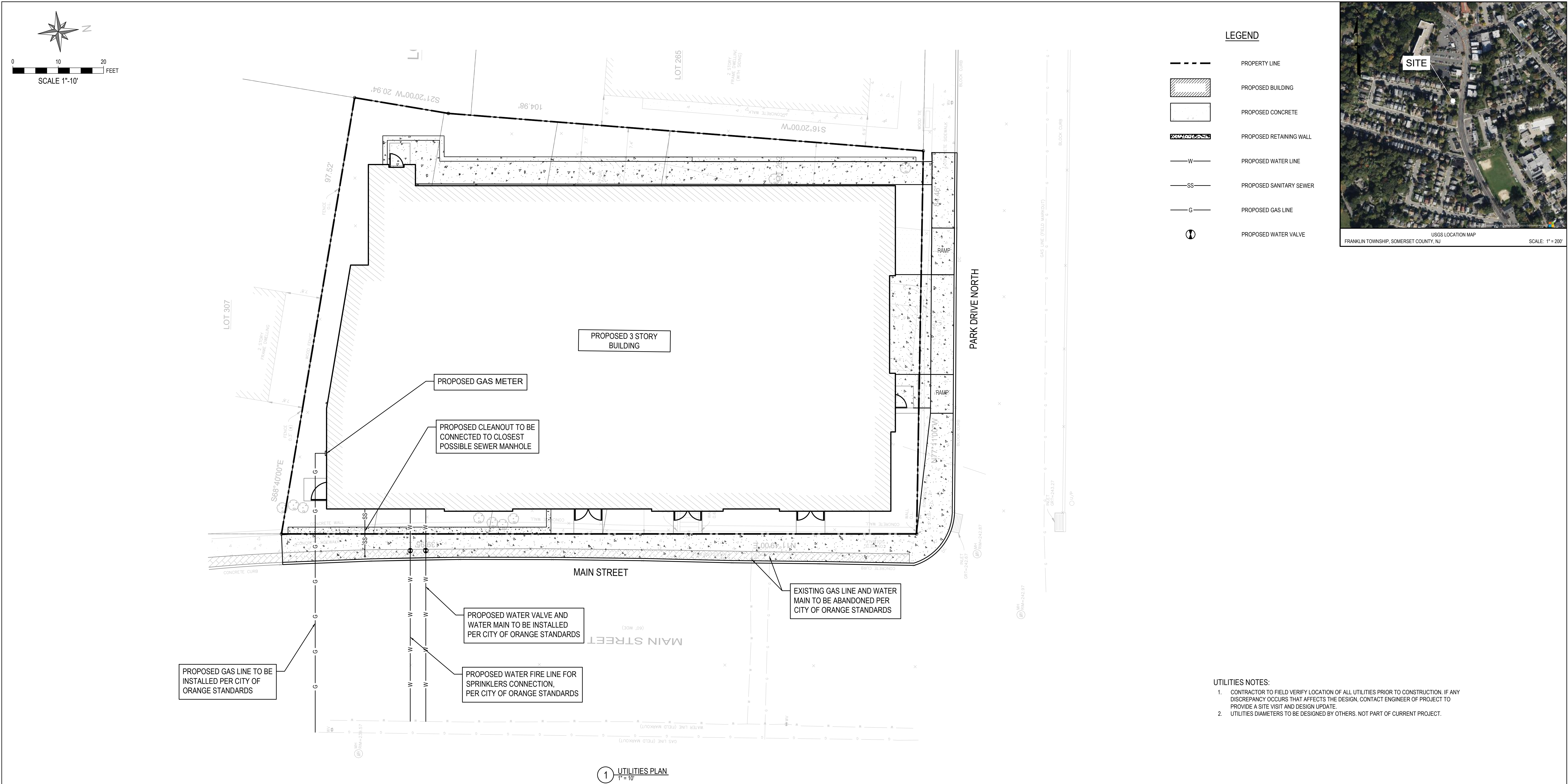
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PROPOSED 3-STORY APARTMENT BUILDING			
410 MAIN ST, WEST ORANGE, NJ			
DWG: C10		STORMWATER MANAGEMENT DETAILS	
SHEET: 10 OF 13			
NO.	DESCRIPTION	DATE	BY
DATE: 1/16/2024		SCALE: NOT TO SCALE	

ISSUED FOR PERMIT APPLICATION	
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CHECKED BY: AR	APPROVED BY: AR
ALIASGAR RANGWALA, P.E.	
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N.J. PROFESSIONAL ENGINEER LIC. NO. 5325	



- UTILITIES NOTES:
1. CONTRACTOR TO FIELD VERIFY LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION. IF ANY DISCREPANCY OCCURS THAT AFFECTS THE DESIGN, CONTACT ENGINEER OF PROJECT TO PROVIDE A SITE VISIT AND DESIGN UPDATE.
 2. UTILITIES DIAMETERS TO BE DESIGNED BY OTHERS. NOT PART OF CURRENT PROJECT.

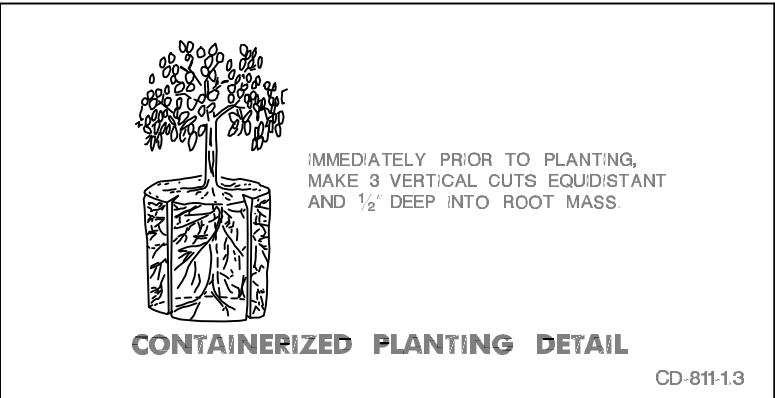
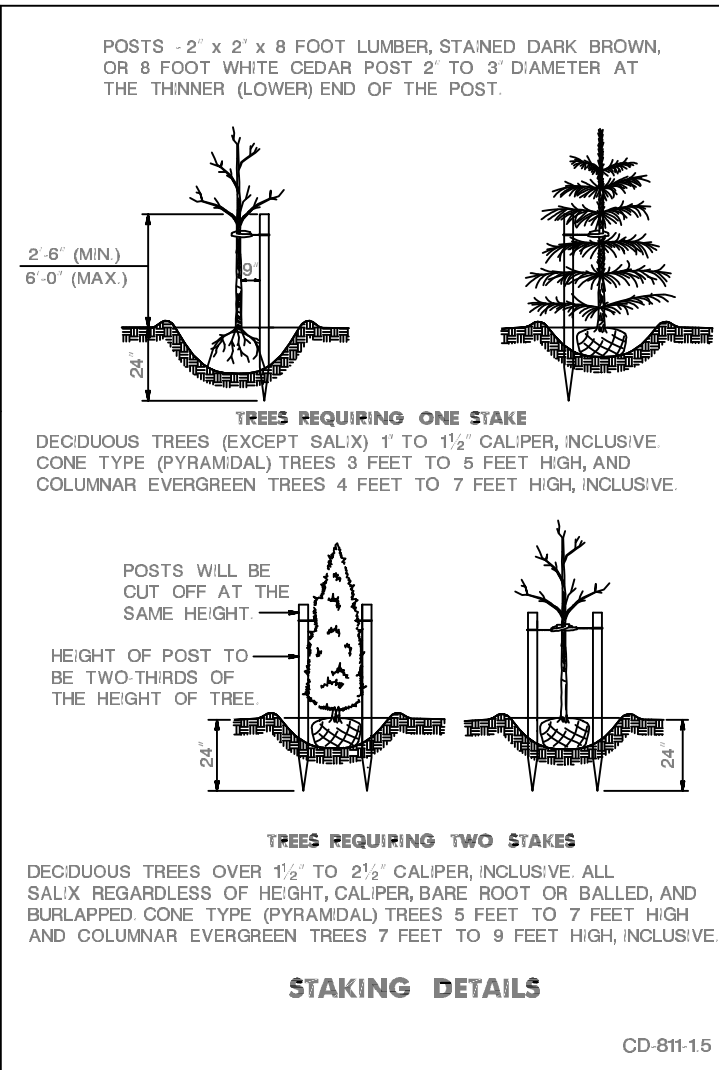
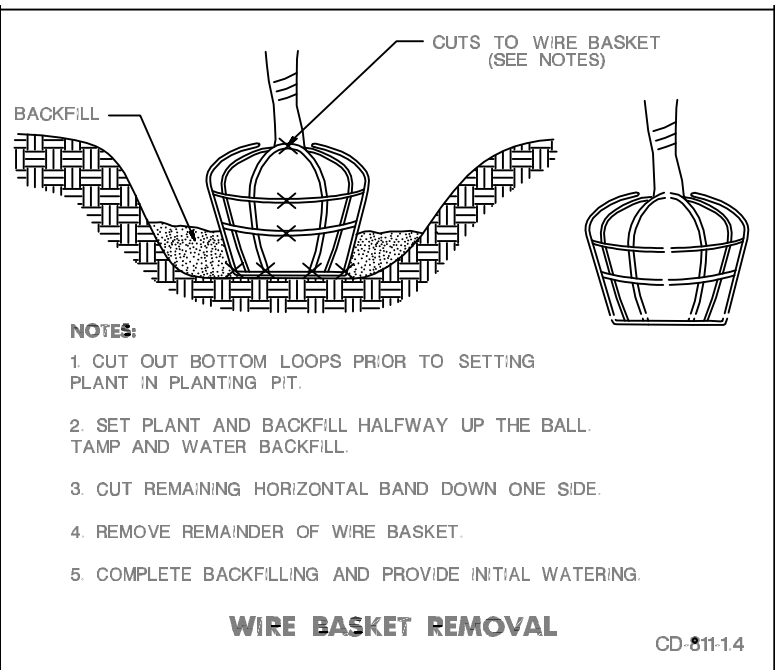
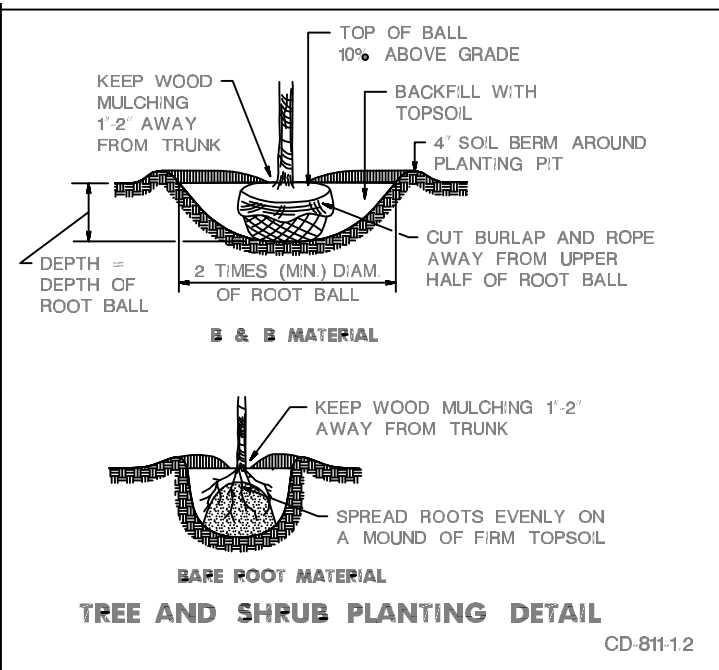
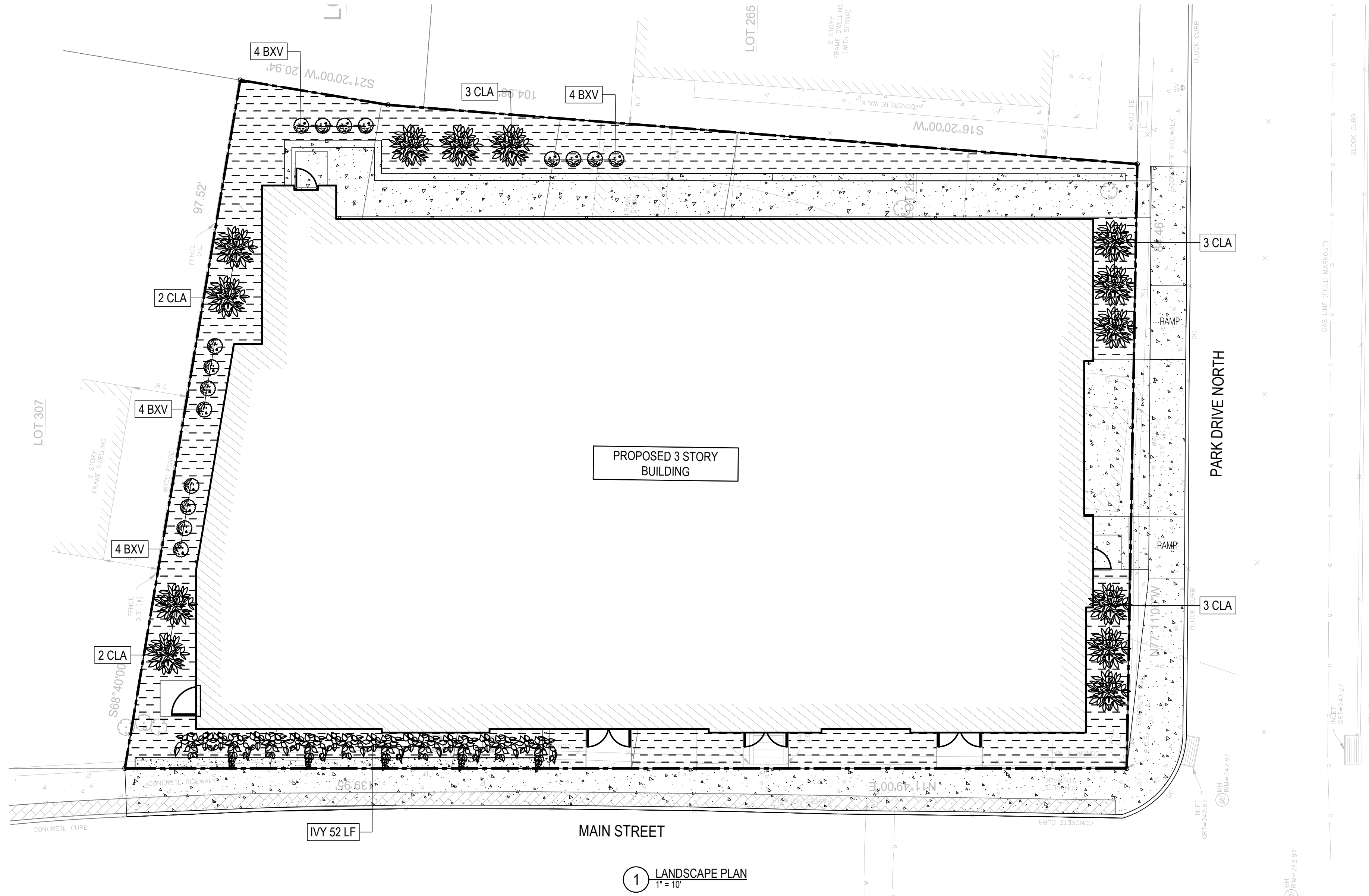
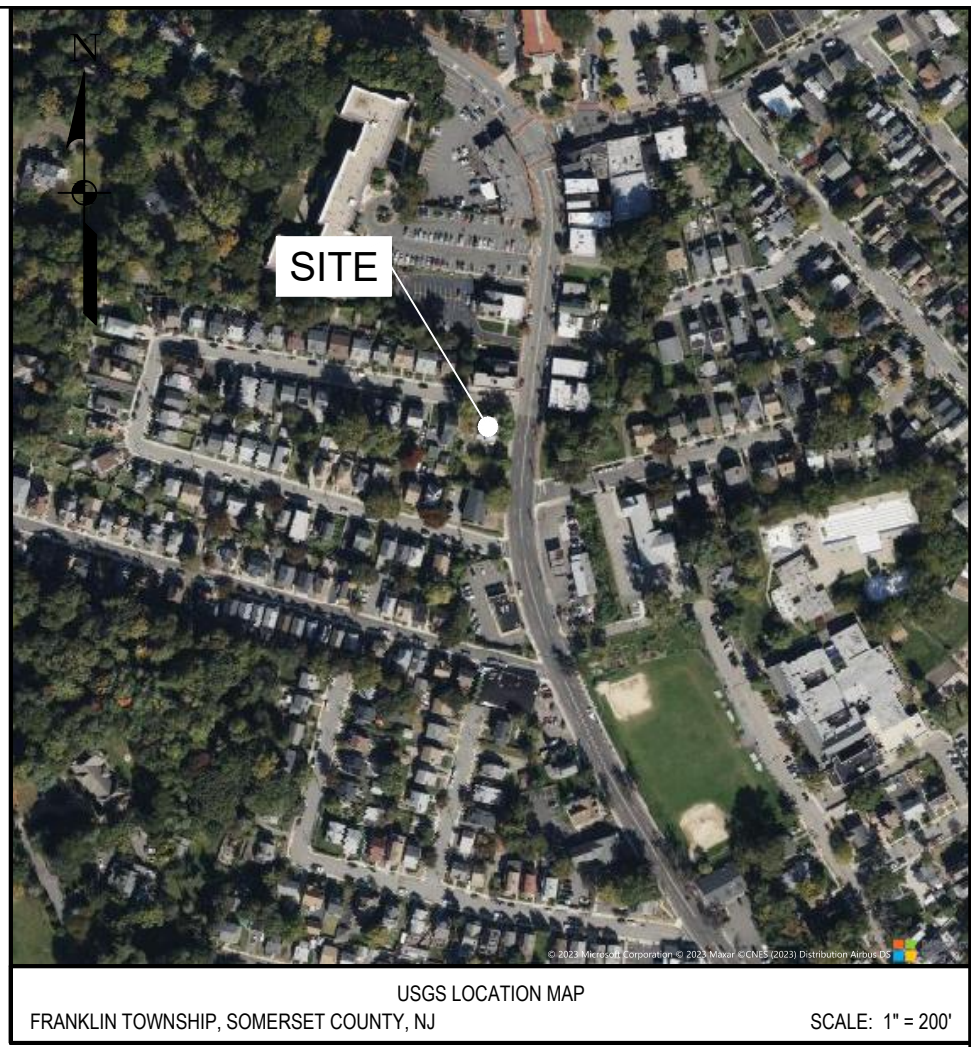
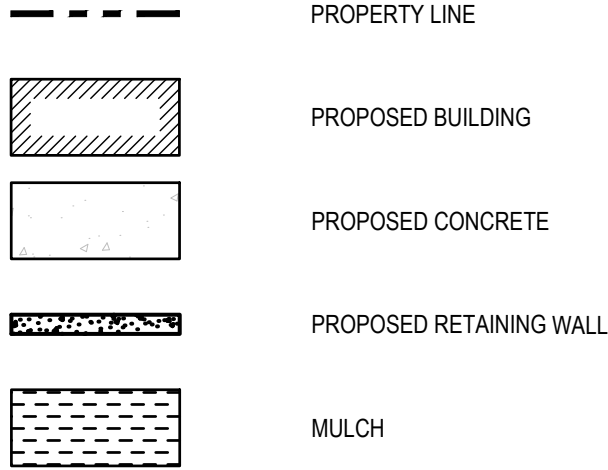
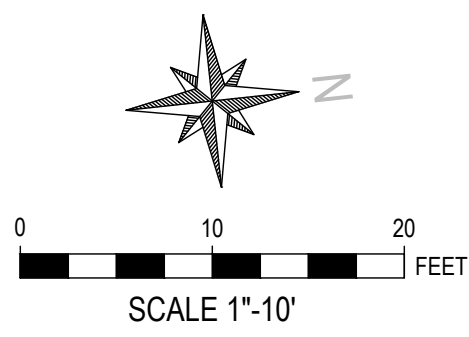
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				DWG: C11		UTILITIES PLAN		SMBT CONSULTANTS CIVIL & STRUCTURAL ENGINEERS 283 RT. 18 SOUTH, #D-152 EAST BRUNSWICK, NJ 08816 TEL: 347-762-8364 FAX 201-753-5251 ALIASGAR@SMBTCONSULTANTS.COM CERTIFICATE OF AUTHORIZATION NO.: 24GA28353100			
				SHEET: 11 OF 13							
NO.		DESCRIPTION		DATE	BY	DATE: 1/16/2024		SCALE: 1" = 10'		N.J. PROFESSIONAL ENGINEER LIC. NO. 5325	



GENERAL LANDSCAPING AND SEEDING NOTES:

1. ALL AREAS DISTURBED BY CONSTRUCTION ACTIVITIES WHERE NO OTHER SURFACE TREATMENT IS SPECIFIED SHALL BE SEEDED WITH AUTUMN BENTGRASS (APB ECOTYPE) AT 30 LBS/ACRE.
2. CONTRACTOR SHALL ADJUST PLANT LOCATIONS AS NECESSARY BASED ON LOCATIONS OF UTILITY STRUCTURES. CONTRACTOR SHALL LAYOUT PLANT MATERIALS AND ENGINEER SHALL APPROVE LAYOUT PRIOR TO INSTALLATION.
3. PLANT MATERIAL SHALL BE INSPECTED UPON DELIVERY. PLANT MATERIAL THAT DOES NOT MEET THE SPECIFICATIONS FOR SIZE AND HEALTH SHALL BE REJECTED AND REPLACED AT CONTRACTOR'S EXPENSE.
4. CONTRACTOR SHALL MAINTAIN PLANT MATERIALS FOR A PERIOD OF ONE YEAR FOLLOWING COMPLETION OF PLANT INSTALLATION. DEAD OR DAMAGED MATERIAL SHALL BE REPLACED DURING THE APPROPRIATE GROWING SEASON OR AS DIRECTED BY ENGINEER.
5. PLANT SPECIES IN PLUG/TUBELING FORM TO BE PLANTED ALONG EAST AND WEST TRAILS ARE TO BE LAYED OUT IN FIELD IN DRIFTS. PLUGS/ TUBELING ARE TO BE INSTALLED FIRST AND THEN IMMEDIATELY OVERSEEDDED WITH SPECIFIED SEED MIX. BEACHGRASS PLUGS ARE NOT TO BE OVERSEEDDED.

ISSUED FOR PERMIT APPLICATION

PLANT SCHEDULE								
FINAL QUANTITY	SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	CONTAINER	SPACING	SPREAD	COMMENTS
SHRUBS AND GROUNDCOVER								
44	BXW	BUXUS SEMPERVIRENS	AMERICAN BOXWOOD	3'-4" HT.	3 GAL. CONT.	3'-5" O.C.	1'-2'	
13	CLA	CLETHRA ALNIFOLIA	CLETHRA ALNIFOLIA (SUMMERSWEET)	1'-2" HT.	3 GAL. CONT.	4'-6" O.C.	4'-6"	
	IVY	HEDERA HELIX	ENGLISH IVY	3'-4" HT.		1'-2" O.C.	2'-3'	
MULCH								
-	-	MULCH	SHREDDED HARDWOOD MULCH	-		0.27 CU FT/SQ.FT.		

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				DWG: C12											
				LANDSCAPE PLAN				CIVIL & STRUCTURAL ENGINEERS 293 RT. 18 SOUTH, #D-152 EAST BRUNSWICK, NJ 08816 TEL. 347-762-8364 FAX 201-755-9251 ALU@SMBTCONSULTANTS.COM CERTIFICATE OF AUTHORIZATION NO. : 24GA28353100				N.J. PROFESSIONAL ENGINEER LIC. NO. 53255			
				SHEET: 12											
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NO.		DESCRIPTION		DATE		BY		DATE: 1/16/2024		SCALE: 1" = 10'					

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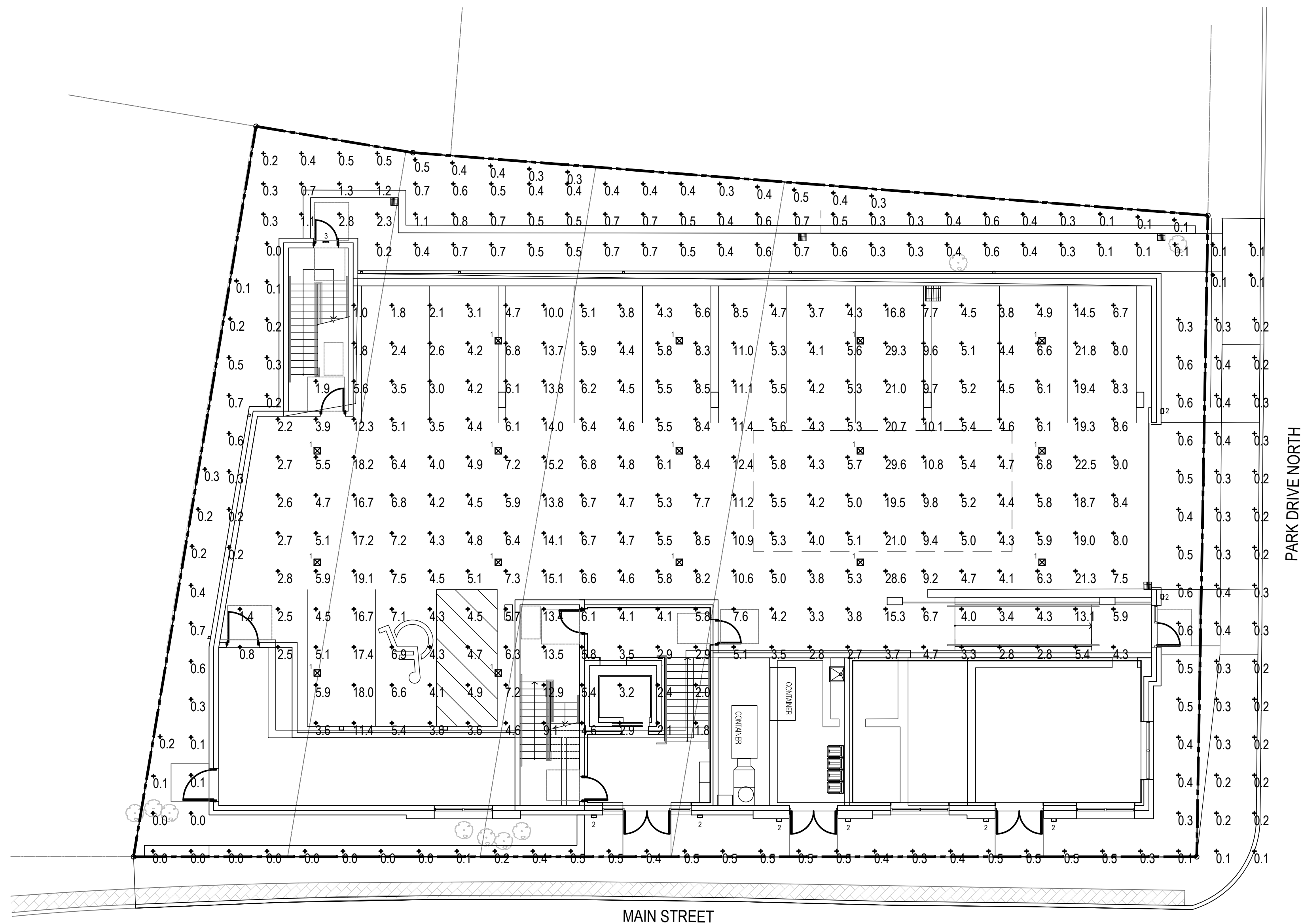
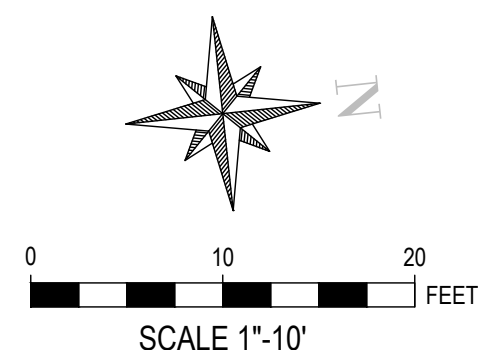


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LIC. NO. 53255



1 LIGHTING PLAN
1" = 10'



Luminaries list (Building 2, Storey 1)							
Index	Article name	Item number	Fitting	Luminous flux	Maintenance factor	Connected load	Quantity
1	G3 LED Garage Luminaire, 16 LED's, 4000K CCT, TYPE 5SG OPTIC,	G3-SQ-A01-740	1x (1) PRECISION LIGHT ARRAY(S) DRIVEN AT 400mA	3181 lm	0.90	22.9 W	16
2	Harbor Exterior - Cross Bars 2Z"	SPI Optical # 9912 Operating at 120v AC and 60 Hz	126x	1518 lm	0.80	22 W	8
3	Full cutoff wall pack	LWS-MFC-25-DB-1-27	1x LED	2862 lm	0.80	23.9 W	1

#	Name	Parameter	Min	Max	Average	Mean/Min	Max/Min
1	Garage	Perpendicular illuminance (Adaptive)	1.01 fc	10.8 fc	6.78 fc	6.69	10.68
2	Outdoor	Perpendicular illuminance (Adaptive)	0.1 fc	2.8 fc	0.56 fc	5.6	28

NOTE: OUTDOOR LIGHTS SHALL MAINTAIN 50% DIMMING

LEGEND

- PROPERTY LINE
 PROPOSED CONCRETE
 PROPOSED RETAINING WALL

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