

Zoning Data

Village Of Dobbs Ferry

Zone: OF-2

Use: Single Family Residence

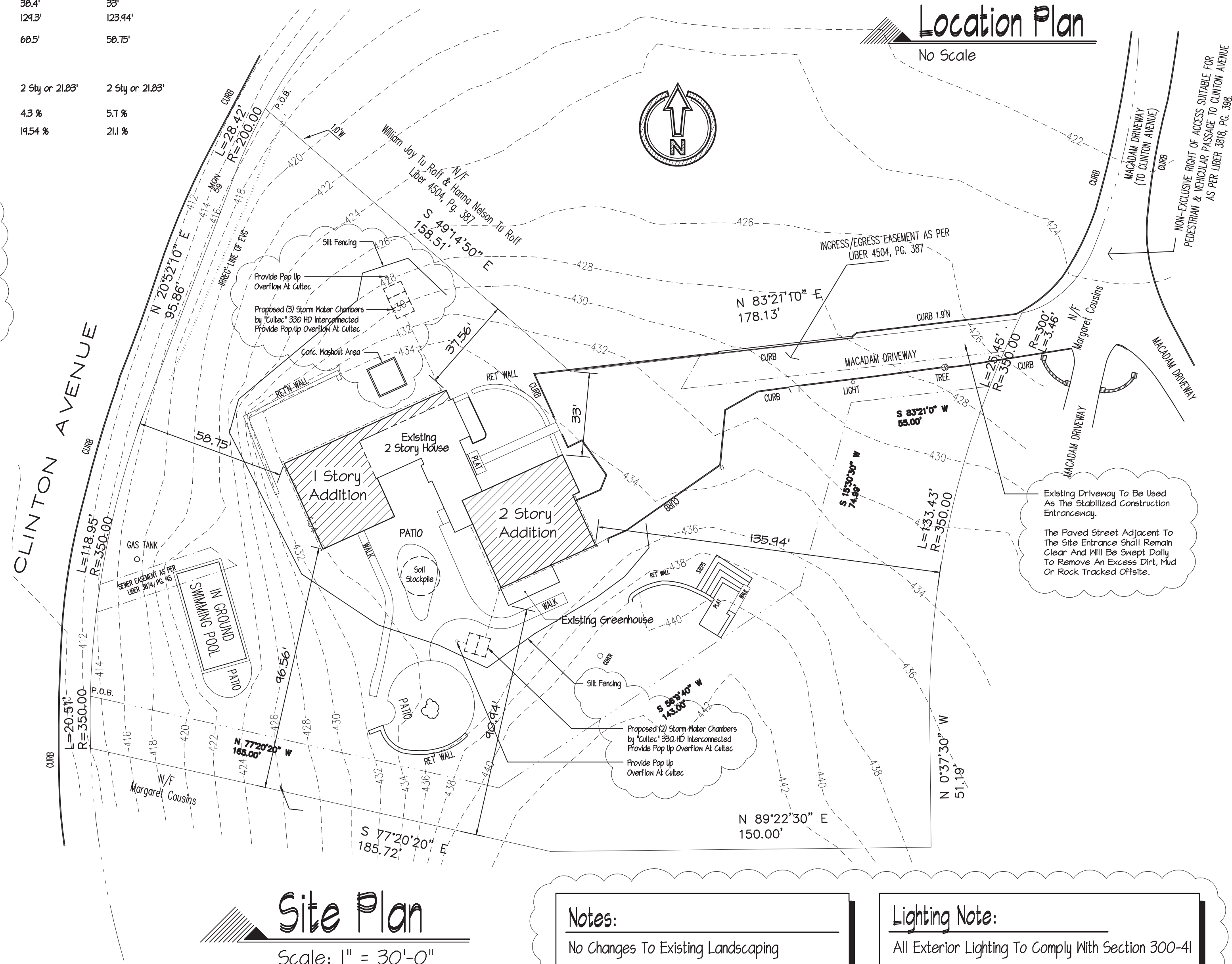
	Required By Code	Existing	Provided
Lot Area	20,000 sf	68,854.21 sf	68,854.21 sf
Set Backs			
Front	30'	148.3'	135.94'
Side	20'	38.4'	33'
Total of Both	50'	124.3'	123.94'
Rear	25'	68.5'	58.75'
Building Hgt	2 1/2 Sty or 35'	2 Sty or 21.83'	2 Sty or 21.83'
Building Coverage	18 %	4.3 %	5.7 %
Impervious Surface	40 %	19.54 %	21.1 %

Storm Water Run-off Calculation For Addition

Runoff for 100 Year Storm Rainfall = 8.40"
Additional 1.5 SGFT. = 1075 sf
Area x 8.40" / 12 = Cubic feet of run-off
1075 x (8.40" / 12) = 753 Cubic ft

*Cultec® 330 Heavy Duty Recharger w/ 12" Gravel
172 Cubic ft of storage capacity
Size: 30" High x 90" Length x 52" Wide*

753 / 172 = 4.4 Units Required
5 Units Provided for Storm Water



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Site Plan For

231 Clinton Avenue
Dobbs Ferry, NY

Town Comments I/17/23

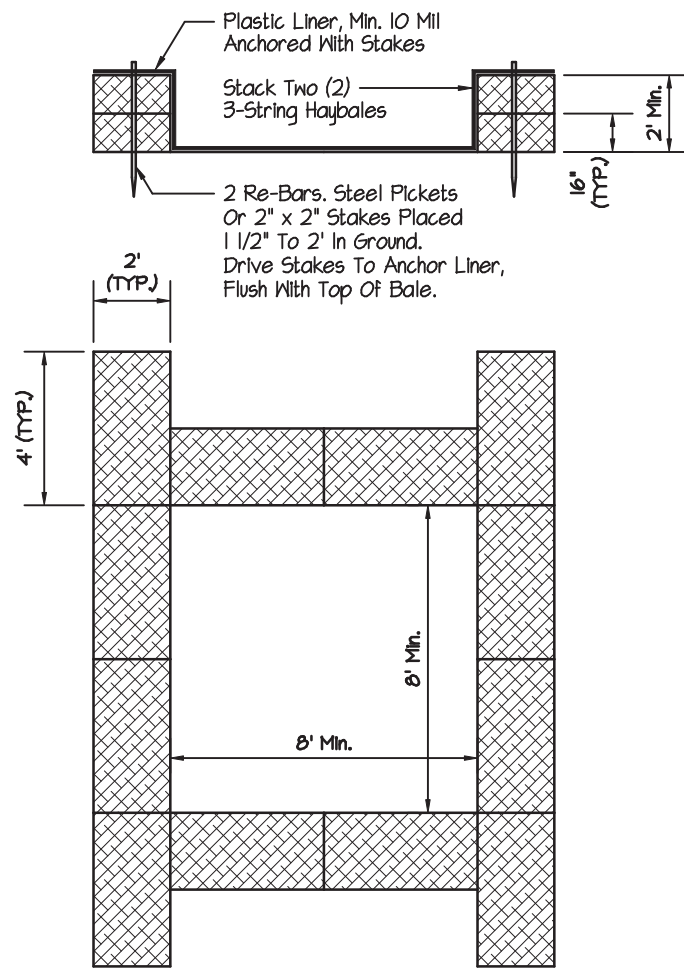
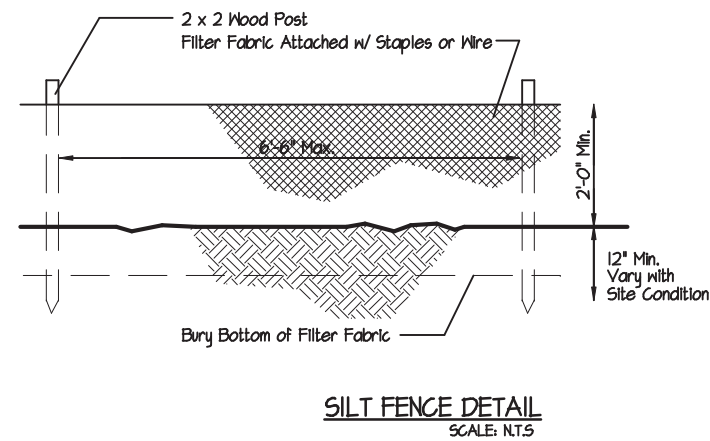
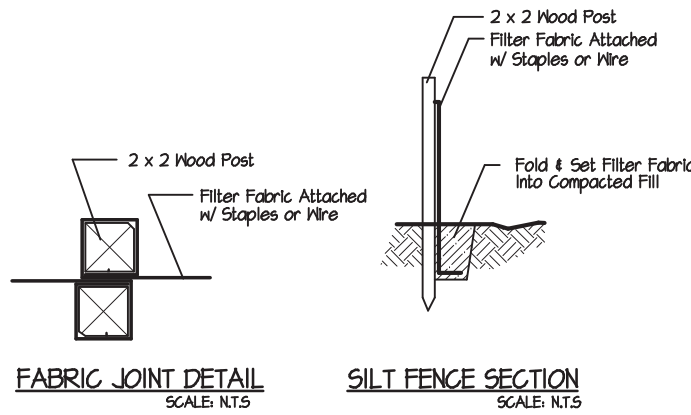
Revision Date

Date Nov. 18, 2022

Job No 222-118

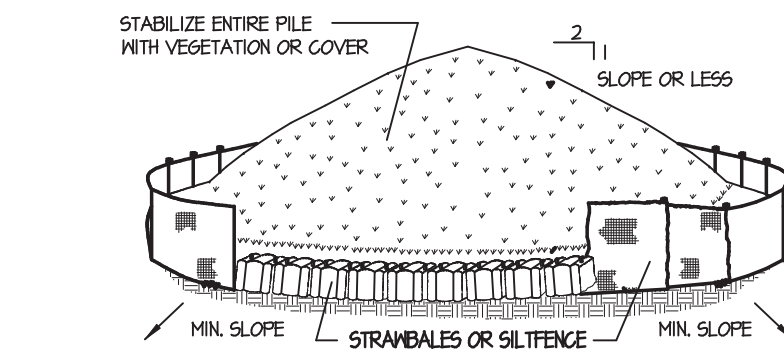
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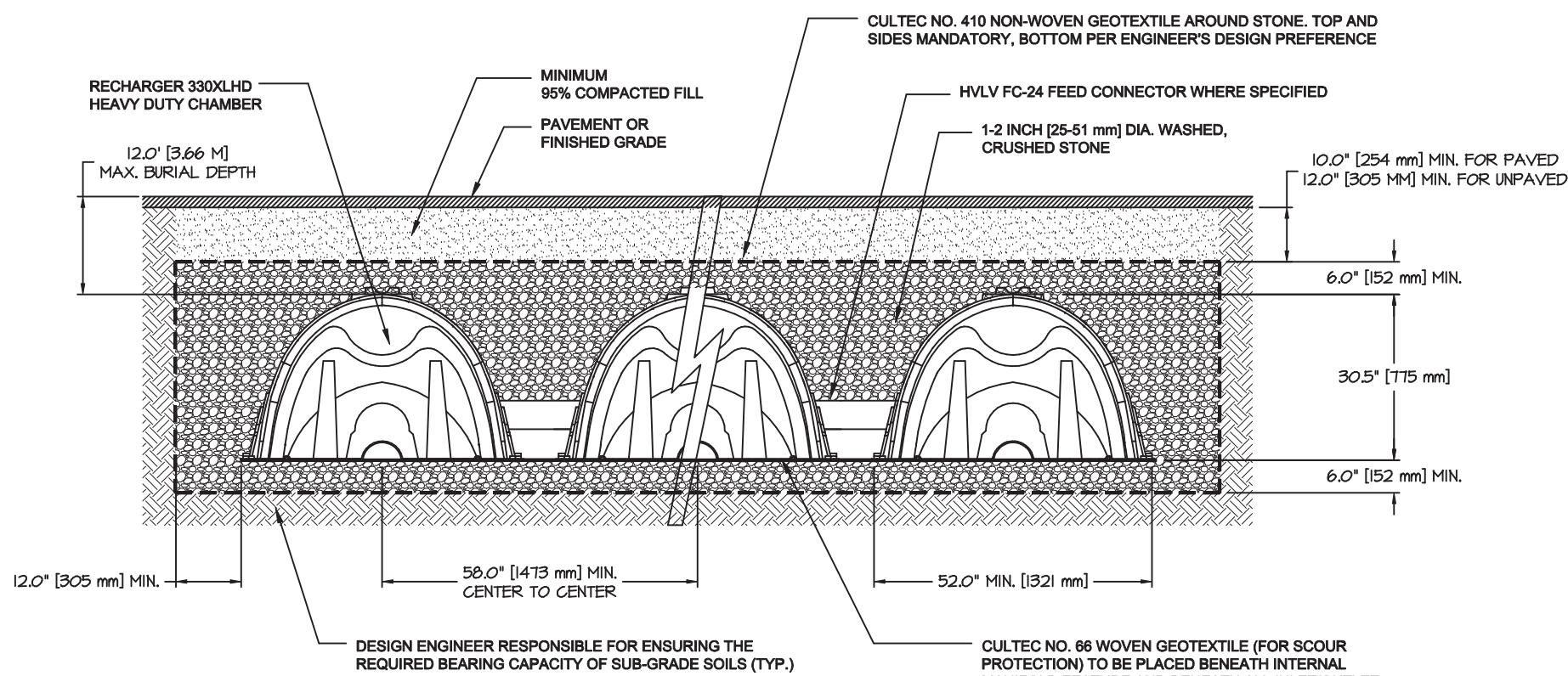
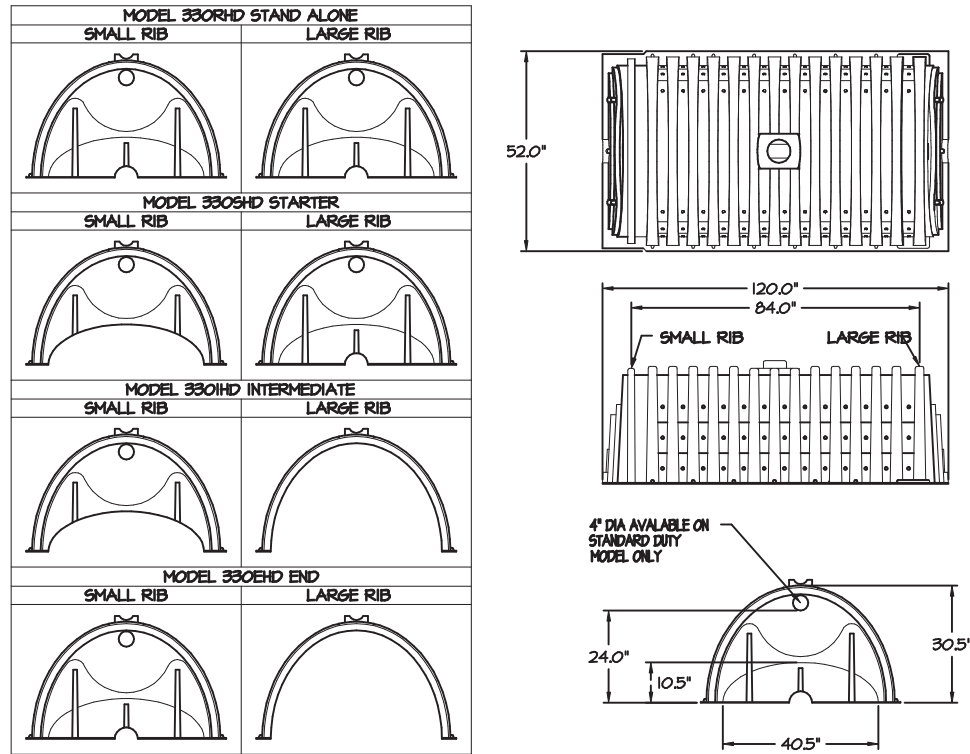
Notes:
1. Minimum Size Shall Be 8 Feet By 8 Feet At Bottom, 2 Feet Deep.

CONCRETE WASHOUT DETAIL
SCALE: N.T.S.



INSTALLATION NOTES
1. AREA CHOSEN FOR STOCKPILING OPERATIONS SHALL BE DRY AND STABLE.
2. MAXIMUM SLOPE OF STOCKPILE SHALL BE 1:2.
3. UPON COMPLETION OF SOIL STOCKPILING, EACH PILE SHALL BE SURROUNDED WITH EITHER SILT FENCING OR STRAMBALES, THEN STABILIZED WITH VEGETATION OR COVERED.
4. SEE SPECIFICATIONS FOR INSTALLATION OF SILT FENCE.

SOIL STOCKPILING DETAIL
SCALE: N.T.S.



GENERAL NOTES
RECHARGER 330XL HD BY CULTEC, INC. OF BROOKFIELD, CT.
STORAGE PROVIDED = 11.32 CF/FT [1.05 m³/m] PER DESIGN UNIT.
REFER TO CULTEC, INC.'S CURRENT RECOMMENDED INSTALLATION GUIDELINES.
THE CHAMBER WILL BE DESIGNED TO WITHSTAND TRAFFIC LOADS WHEN INSTALLED ACCORDING TO CULTEC'S RECOMMENDED INSTALLATION INSTRUCTIONS

ALL RECHARGER 330XL HD HEAVY DUTY UNITS ARE MARKED WITH A COLOR STRIPE FORMED INTO THE PART ALONG THE LENGTH OF THE CHAMBER.
ALL RECHARGER 330XL HD CHAMBERS MUST BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS

CULTEC RECHARGER 330XLHD HEAVY DUTY TYPICAL CROSS SECTION
SCALE: N.T.S.

Erosion Control Notes:

- All Sediment & Erosion Control Measures Shall be Done In Accordance With any and all Federal, State & Local Regulations. A Pre-Construction Meeting Shall take Place Before Construction Commences with the Environmental Code Enforcement Officer Prior to Any Construction. The Perimeter of Any Areas to be Graded or Disturbed in Any Manner Shall be Marked With Orange Construction Fencing.
- Sediment Barriers (Silt Fence, Hay Barriers, Etc.) Should be Installed Prior to Any Soil Disturbance of the Contributing Drainage Area Above Them. Mulch Netting Shall be Used to Anchor Mulch in all Areas With Slopes Greater Than 15%. After October 1 st the Same Applies for all Slopes Greater Than 8%. Install Silt Fence at Toe of Slope to Filter Silt From Runoff. See Silt Fence Detail.
- All Erosion Control Structures will be Inspected, Replaced and/or Repaired Every 7 Days and Immediately Following any Significant Rainfall or Snow Melt or When no Longer Serviceable Due to Sediment Accumulation or Decomposure. Sediment Deposits Should be Removed After Each Storm Event. They Must be Removed When Deposits Reach Approximately One-Half the Height of the Barrier. Sediment Control Devices Shall Remain in Place and be Maintained by the Contractor Until Areas Upslope are Stabilized by Turf. All Erosion Control Measures Shall be Inspected Prior to Any Significant Storm Event.
- No Slopes, Either Permanent or Temporary, Shall be Steeper Than Two to One (2 to 1).
- If Final Seeding of the Disturbed Areas is not Completed 45 Days Prior to the First Killing Frost, Use Temporary Mulch (Dormant Seeding May be Attempted as Well) to Protect the Site and Delay Seeding Until the Next Recommended Seeding Period.
- Temporary Seeding of Disturbed Areas That Have Not Been Final Graded Shall be Completed 45 Days Prior to the First Killing Frost to Protect From Spring Runoff.
- During the Construction Phase, Intercepted Sediment will be Returned to the Site and Regraded Onto Open Areas. All Temporary Erosion Control Measures Shall be Removed Once the Site is Stabilized.
- Wetlands Will be Protected With Hay Bales and/or Silt Fence Installed at the Edge of the Wetland or the Boundary of Wetland Disturbance. All Areas Within 100 Feet of a Flagged Wetland or Stream Shall Have an Exposure Window of Not More Than 7 Days. All Areas Within 100 Feet of a Flagged Wetland or Stream Shall follow Appropriate Erosion Control Measures Prior to Each Storm, if Not Being Actively Worked.

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