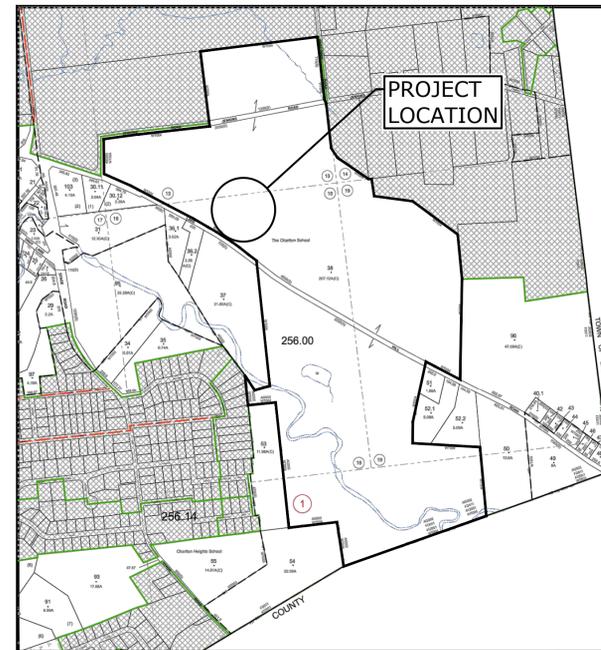


TOWN OF CHARLTON, NY THE CHARLTON SCHOOL PHASE 1A IMPROVEMENTS

PRELIMINARY PLAN SET SEPTEMBER 2023

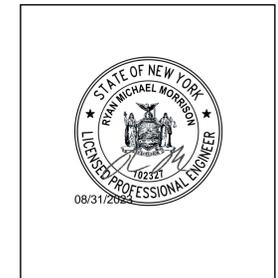
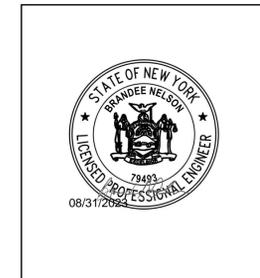
LIST OF DRAWINGS		
SHEET NO.	DRAWING NO.	DRAWING TITLE
GENERAL		
1	C-001	COVER SHEET
2	C-002	GENERAL NOTES, LEGEND & ABBREVIATIONS
CIVIL / LANDSCAPE ARCHITECT		
3	C-100	EXISTING CONDITIONS PLAN
4	C-200	DEMOLITION PLAN
5	L-100	PHASE 1A OVERALL LAYOUT & MATERIALS PLAN
6	L-101	LAYOUT & MATERIALS PLAN ENLARGEMENT QUADRANGLE
7	L-102	LAYOUT & MATERIALS PLAN ENLARGEMENT MAINTENANCE BUILDING
8	L-400	PHASE 1A OVERALL PLANTING PLAN
9	L-500	PHASE 1A LANDSCAPE DETAILS
10	SL-1	SITE LIGHTING PHOTOMETRIC CALCULATION
11	C-300	SITE GRADING & DRAINAGE PLAN
12	C-301	EROSION & SEDIMENT CONTROL PLAN
13	C-302	EMERGENCY VEHICLE TURNING MOVEMENT PLAN
14	C-400	UTILITY PLAN
15	C-501	SITE DETAILS - 1
16	C-502	SITE DETAILS - 2
17	C-503	SITE DETAILS - 3
18	C-504	SITE DETAILS - 4
ARCHITECT		
19	A201	STUDENT DORMITORY - EXTERIOR ELEVATIONS
20	A202	STUDENT DORMITORY - EXTERIOR ELEVATIONS
21	A203	MAINTENANCE BUILDING - EXTERIOR ELEVATIONS
22	A204	MAINTENANCE BUILDING - EXTERIOR ELEVATIONS



LOCATION MAP
SCALE: 1" = 2000'
SOURCE: TAX MAP 256.00
TOWN OF CHARLTON
SARATOGA COUNTY, NEW YORK

PREPARED BY:

Tighe & Bond



PREPARED FOR:

THE CHARLTON SCHOOL
PO BOX 47
322 LAKE HILL ROAD
BURNT HILLS, NY 12027

THIS DOCUMENT IS INCOMPLETE AND IS
RELEASED TEMPORARILY FOR PROGRESS
REVIEW ONLY. IT IS NOT INTENDED FOR
BIDDING OR CONSTRUCTION PURPOSES.

**NOT FOR CONSTRUCTION
COMPLETE SET 22 SHEETS**

LEGEND

DESCRIPTION	EXISTING	PROPOSED
PROPERTY LINE	-----	-----
EASEMENT LINE	-----	-----
SAWCUT	-----	-----
INTERMEDIATE CONTOURS	-----	-----
INDEX CONTOURS	----- 25 -----	-----
STORM DRAIN	---SD---	---SD---
GRAVITY SANITARY SEWER	---SS---	---SS---
WATER SERVICE	---W---	---W---
UNDERGROUND ELECTRIC	---E---	---E---
OVERHEAD ELECTRIC	---OE---	---OE---
TELEPHONE SERVICE	---T---	---T---
COMMUNICATIONS SERVICE	---T-C---	---T-C---
GAS SERVICE	---G---	---G---
OVERHEAD UTILITY (UNSPECIFIED)	---OHW---	---OHW---
CURB	=====	=====
EDGE OF PAVEMENT	-----	-----
SIDEWALK	-----	-----
FENCE - WOOD POST	-----	-----
STORM DRAIN STRUCTURES	MANHOLE (M) CATCH BASIN (CB)	
SANITARY SEWER MANHOLE		HYDRANT (H)
WATER SERVICE STRUCTURES	HYDRANT (H)	
ELECTRIC SERVICE STRUCTURES	UTILITY CO. POLE (P) MANHOLE (M) LIGHT (L)	
TELECOMMUNICATIONS MANHOLE		
TREELINE	~~~~~	~~~~~
TREE	EVERGREEN (EG) DECIDUOUS (DC)	EVERGREEN (EG) DECIDUOUS (DC)

LEGEND

DEMOLITION / GEOTECHNICAL	
UTILITY TO BE ABANDONED	#####
UTILITY OR SITE ITEM TO BE DEMOLISHED	xxxxxxxxxxxxxxxxxxxxxxxxxxxx
ASPHALT PAVEMENT DEMOLITION	
BUILDING DEMOLITION	
TREE CLEARING	

ABBREVIATIONS

ABDN(D)	ABANDON(ED)	NITC	NOT IN THIS CONTRACT
BIT	BITUMINOUS	NTS	NOT TO SCALE
BLDG	BUILDING	N/A	NOT APPLICABLE
CB	CATCH BASIN	N/F	NOW OR FORMERLY
CO	CLEAN OUT	OC	ON CENTER
CONC	CONCRETE	OCS	OUTLET CONTROL STRUCTURE
DI	DUCTILE IRON PIPE	OH	OVERHEAD
DIA	DIAMETER	PERF	PERFORATED
DMH	DRAIN MANHOLE	PVC	POLYVINYLCHLORIDE
E	EAST	PVMT	PAVEMENT
EL/ELEV	ELEVATION	R	RADIUS
ELEC	ELECTRIC	R&D	REMOVE & DISPOSE
EMH	ELECTRIC MANHOLE	R&R	REMOVE & REPLACE
EOP	EDGE OF PAVEMENT	RD	ROOF DRAIN
EXIST	EXISTING	REV	REVISION
FES	FLARED END SECTION	ROW	RIGHT OF WAY
FF	FINISH FLOOR	SAN	SANITARY
G	GAS	SCH	SCHEDULE
HDPE	HIGH DENSITY POLYETHYLENE	SF	SQUARE FOOT
HMA	HOT MIX ASPHALT	SMH	SEWER MANHOLE
HYD	HYDRANT	STA	STATION
IN	INCHES	STRM	STORM
INV	INVERT	TEL	TEL-DATA
LP	LIGHT POLE	TP	TEST PIT
MAX	MAXIMUM	TYP	TYPICAL
MH	MANHOLE	UP	UTILITY POLE
MIN	MINIMUM	W	WATER
MISC	MISCELLANEOUS	WG	WATER GATE
MON	MONUMENT	WV	WATER VALVE
N	NORTH		

BASE MAP NOTES

- THE EXISTING CONDITIONS INFORMATION SHOWN ON THE DRAWINGS IS BASED ON THE FOLLOWING:
 - DRAWINGS TITLED "MAP OF A TOPOGRAPHICAL SURVEY MADE FOR THE CHARLTON SCHOOL", PREPARED BY VAN DUSEN & STEVES LAND SURVEYORS, AND DATED FEBRUARY 17, 2020.
 - DRAWINGS TITLED "TOPOGRAPHIC SURVEY OF A PORTION OF CHARLTON SCHOOL", PREPARED BY AUSFELD & WALDRUFF LAND SURVEYORS LLP, AND DATED APRIL 25, 2008.
 - FIELD OBSERVATIONS OF SEPTIC ABSORPTION AREAS PERFORMED BY TIGHE & BOND AND ODORLESS SANITARY CLEANERS ON AUGUST 4, 2020.
 - FIELD SURVEY WORK COMPLETED BY VAN DUSEN & STEVES LAND SURVEYORS IN JULY 2023.
- HORIZONTAL DATUM: NAD83
- VERTICAL DATUM: NAVD88

GENERAL NOTES

- NOTIFY UDIG NY AT 1-800-962-7962 AND OTHER UTILITY OWNERS IN THE AREA NOT ON THE UDIG NY LIST AT LEAST 72 HOURS PRIOR TO ANY DIGGING, TRENCHING, ROCK REMOVAL, DEMOLITION, BORING, BACKFILLING, GRADING, LANDSCAPING, OR ANY OTHER EARTH MOVING OPERATIONS.
- LOCATIONS OF EXISTING UTILITIES ARE APPROXIMATE. IN ADDITION, SOME UTILITIES MAY NOT BE SHOWN. DETERMINE THE EXACT LOCATION OF UTILITIES BY TEST PIT OR OTHER METHODS, AS NECESSARY TO PREVENT DAMAGE TO UTILITIES AND/OR INTERRUPTIONS IN UTILITY SERVICE. PERFORM TEST PIT EXCAVATIONS AND OTHER INVESTIGATIONS TO LOCATE UTILITIES, AND PROVIDE THIS INFORMATION TO THE ENGINEER, PRIOR TO CONSTRUCTING THE PROPOSED IMPROVEMENTS. LOCATE ALL EXISTING UTILITIES TO BE CROSSED BY HAND EXCAVATION.
- NOT ALL OF THE UTILITY SERVICES TO BUILDINGS ARE SHOWN. THE CONTRACTOR SHALL ANTICIPATE THAT EACH PROPERTY HAS SERVICE CONNECTIONS FOR THE VARIOUS UTILITIES.
- BOLD TEXT AND LINES INDICATE PROPOSED WORK. LIGHT TEXT AND LINES INDICATE APPROXIMATE EXISTING CONDITIONS.
- TIGHE & BOND ASSUMES NO RESPONSIBILITY FOR ANY ISSUES, LEGAL OR OTHERWISE, RESULTING FROM CHANGES MADE TO THESE DRAWINGS WITHOUT WRITTEN AUTHORIZATION FROM TIGHE & BOND.
- EXCAVATE ADDITIONAL TEST PITS TO LOCATE EXISTING UTILITIES AS DIRECTED OR APPROVED BY THE ENGINEER.
- NOTIFY THE ENGINEER OF ANY UTILITIES IDENTIFIED DURING CONSTRUCTION THAT ARE NOT SHOWN ON THE DRAWINGS OR THAT DIFFER IN SIZE OR MATERIAL.
- THE CONTRACTOR IS RESPONSIBLE FOR SITE SAFETY; COORDINATION WITH THE OWNER, ALL SUBCONTRACTORS, AND WITH OTHER CONTRACTORS WORKING WITHIN THE LIMITS OF WORK, THE MEANS AND METHODS OF CONSTRUCTING THE PROPOSED WORK.
- OBTAIN, PAY FOR AND COMPLY WITH PERMITS, NOTICES AND FEES NECESSARY TO COMPLETE THE WORK. ARRANGE AND PAY FOR NECESSARY INSPECTIONS AND APPROVALS FROM THE JURISDICTIONAL AUTHORITIES.
- SHORE UTILITY TRENCHES WHERE FIELD CONDITIONS DICTATE AND/OR WHERE REQUIRED BY LOCAL, STATE AND FEDERAL HEALTH AND SAFETY CODES.
- FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO CONSTRUCTION. IF FIELD CONDITIONS ARE OBSERVED THAT VARY SIGNIFICANTLY FROM THOSE SHOWN ON THE DRAWINGS, IMMEDIATELY NOTIFY THE ENGINEER IN WRITING FOR RESOLUTION OF THE CONFLICTING INFORMATION.
- PROTECT AND MAINTAIN ALL UTILITIES IN THE AREAS UNDER CONSTRUCTION DURING THE WORK. LEAVE ALL PIPES AND STRUCTURES WITHIN THE LIMITS OF THE CONTRACT IN A CLEAN AND OPERABLE CONDITION AT THE COMPLETION OF THE WORK. TAKE ALL NECESSARY PRECAUTIONS TO PREVENT SAND AND SILT FROM DISTURBED AREAS FROM ENTERING THE DRAINAGE SYSTEM.
- NOTIFY THE ENGINEER IN WRITING OF ANY CONFLICT, ERROR, AMBIGUITY, OR DISCREPANCY WITH THE PLANS OR BETWEEN THE PLANS AND ANY APPLICABLE LAW, REGULATION, CODE, STANDARD SPECIFICATION, OR MANUFACTURER'S INSTRUCTIONS.
- THE CONTRACTOR IS RESPONSIBLE FOR SUPPORT OF EXISTING UTILITIES AND REPAIR OR REPLACEMENT COSTS OF UTILITIES DAMAGED DURING CONSTRUCTION, WHETHER ABOVE OR BELOW GRADE. REPLACE DAMAGED UTILITIES IMMEDIATELY AT NO ADDITIONAL COST TO THE OWNER AND AT NO COST TO THE PROPERTY OWNER.
- TAKE NECESSARY MEASURES AND PROVIDE CONTINUOUS BARRIERS OF SUFFICIENT TYPE, SIZE, AND STRENGTH TO PREVENT ACCESS TO ALL WORK AND STAGING AREAS AT THE COMPLETION OF EACH DAYS WORK.
- NO OPEN TRENCHES WILL BE ALLOWED OVER NIGHT. THE USE OF ROAD PLATES TO PROTECT THE EXCAVATION WILL BE CONSIDERED UPON REQUEST, BUT BACKFILLING IS PREFERRED.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL NECESSARY TRAFFIC CONTROL/SAFETY DEVICES TO ENSURE SAFE VEHICULAR AND PEDESTRIAN ACCESS THROUGH THE WORK AREA, OR FOR SAFELY IMPLEMENTING DETOURS AROUND THE WORK AREA. PERFORM TRAFFIC CONTROL IN ACCORDANCE WITH THE CONTRACTOR'S APPROVED TRAFFIC CONTROL PLAN.
- MAINTAIN EMERGENCY ACCESS TO ALL PROPERTIES WITHIN THE PROJECT AREA AT ALL TIMES DURING CONSTRUCTION.
- WHEN WORKING IN THE ROAD, PROVIDE THE OWNER AND LOCAL FIRE/POLICE/SCHOOL AUTHORITIES A DETAILED PLAN OF APPROACH INDICATING METHODS OF PROPOSED TRAFFIC ROUTING ON A DAILY BASIS. PROVIDE COORDINATION TO ENSURE COMMUNICATION AND COORDINATION BETWEEN THE OWNER, CONTRACTOR AND LOCAL FIRE/POLICE/SCHOOL AUTHORITIES THROUGHOUT THE CONSTRUCTION PERIOD.
- REMOVE AND DISPOSE OF ALL CONSTRUCTION-RELATED WASTE MATERIALS AND DEBRIS IN STRICT ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL LAWS.
- THE TERM "DEMOLISH" USED ON THE DRAWINGS MEANS TO REMOVE AND DISPOSE OF IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REQUIREMENTS.
- THE TERM "ABANDON" USED ON THE DRAWINGS MEANS TO LEAVE IN PLACE AND TAKE APPROPRIATE MEASURES TO DECOMMISSION AS SPECIFIED OR NOTED ON THE DRAWINGS.
- ALL PROPOSED WORK MAY BE ADJUSTED IN THE FIELD BY THE OWNER'S PROJECT REPRESENTATIVE TO MEET EXISTING CONDITIONS.
- REFER TO LANDSCAPE ARCHITECTURE PLANS PREPARED BY WAGNER HODGSON LANDSCAPE ARCHITECTURE FOR LAYOUT PLAN AND DETAILS.
- REFER TO THE GEOTECHNICAL EVALUATION PREPARED BY TIGHE & BOND AND DATED AUGUST 1, 2023.

SURFACE RESTORATION NOTES

- ALL PAVEMENT DAMAGED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPLACED IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
 - ACCESSIBLE PARKING STALL AND PASSENGER LOADING ZONE (ANY DIRECTION) SLOPE < 2.0%
 - LONGITUDINAL SLOPE ALONG ACCESSIBLE ROUTES < 5.0%
 - CROSS SLOPE ALONG ACCESSIBLE ROUTES < 2.0%
- PROTECT PROJECT FEATURES (E.G., WALLS, FENCES, MAIL BOXES, SIGNS, SIDEWALKS, CURBING, STAIRS, WALKWAYS, TREES, ETC.) FROM DAMAGE DURING CONSTRUCTION, INCLUDING PROVIDING TEMPORARY SUPPORTS, WHEN APPROPRIATE.
- IF REMOVAL OF PROJECT FEATURES IS REQUIRED IN ORDER TO PERFORM THE PROPOSED WORK, REMOVE THOSE SITE FEATURES ONLY UPON APPROVAL OF ENGINEER. REPLACE ALL REMOVED PROJECT FEATURES; NEW ITEMS SHALL BE EQUAL OR BETTER IN QUALITY AND CONDITION TO THE ITEMS REMOVED.
- EXISTING SURVEY MONUMENTS DISTURBED BY THE CONTRACTOR SHALL BE REPLACED BY A LAND SURVEYOR LICENSED IN THE STATE IN WHICH THE WORK IS PERFORMED AT NO ADDITIONAL COST TO THE OWNER.
- COORDINATE THE ADJUSTMENT OF EXISTING UTILITY STRUCTURES WITH EACH RESPONSIBLE UTILITY OWNER PRIOR TO RECONSTRUCTION AND/OR PAVING OPERATIONS. RAISE ALL STRUCTURES TO FINISHED GRADES PRIOR TO THE END OF THE CONSTRUCTION SEASON AND PRIOR TO FINISHED PAVING.
- REPAIR DISTURBED PAVED SURFACES AT THE END OF EACH WORK WEEK, UNLESS OTHERWISE APPROVED/REQUIRED BY THE OWNER.
- PLACE TEMPORARY BITUMINOUS CONCRETE PAVEMENT AT DISTURBED PORTLAND CEMENT CONCRETE SIDEWALKS AND DRIVEWAYS AT THE END OF EACH WORK WEEK, UNLESS OTHERWISE APPROVED/REQUIRED BY THE OWNER.
- TRANSFER ALL TEMPORARY BENCHMARKS, AS NECESSARY.
- ACCOMMODATE PEDESTRIAN TRAFFIC WHERE A SIDEWALK IS TO BE CLOSED FOR SAFETY. "SIDEWALK CLOSED HERE" SIGNS SHALL BE USED AT THE NEAREST SAFE INTERSECTION. SEE TRAFFIC CONTROL DETAILS FOR SIGN INFORMATION.
- RESTORE ALL AREAS DISTURBED BY THE CONTRACTOR BEYOND THE PAYLINE LIMITS TO ORIGINAL CONDITIONS AT NO ADDITIONAL COST TO THE OWNER.
- REGRADE ALL UNPAVED AREAS DISTURBED BY THE WORK AS REQUIRED. REPAIR/REPLACE PAVED SURFACES DISTURBED BY THE WORK IN-KIND, UNLESS OTHERWISE NOTED. RESTORE SURFACES TO EXISTING OR PROPOSED CONDITIONS AS INDICATED ON THE DRAWINGS.
- PROVIDE A SMOOTH, FLUSH TRANSITION BETWEEN ALL NEW AND EXISTING PAVEMENTS AND WALKING SURFACES.

EROSION CONTROL AND RESOURCE AREA PROTECTION NOTES

- PROVIDE ALL EROSION CONTROL MEASURES SHOWN, SPECIFIED, REQUIRED BY PERMIT, AND/OR REQUIRED BY THE ENGINEER PRIOR TO ANY CONSTRUCTION OR IMMEDIATELY UPON REQUEST. MAINTAIN SUCH CONTROL MEASURES UNTIL FINAL SURFACE TREATMENTS ARE IN PLACE AND/OR UNTIL PERMANENT VEGETATION IS ESTABLISHED. INSPECT AFTER EACH RAINSTORM AND DURING MAJOR STORM EVENTS TO CONFIRM THAT ALL SEDIMENTATION AND EROSION CONTROL MEASURES REQUIRED ARE IN PLACE AND EFFECTIVE.
- INSTALL SILT SACKS OR OTHER APPROVED SEDIMENTATION BARRIERS IN/AT ALL CATCH BASINS IN THE PROJECT AREA.
- COMPACT, STABILIZE, AND LOAM AND SEED SIDE SLOPES, SHOULDER AREAS AND DISTURBED VEGETATED AREAS IN ACCORDANCE WITH THE CONTRACT DOCUMENTS AND AS REQUIRED BY PERMITS. GRADE SIDE SLOPES, SHOULDER AREAS AND DISTURBED VEGETATED AREAS TO A MAXIMUM SLOPE OF 3 HORIZONTAL TO 1 VERTICAL (3H:1V), WHERE POSSIBLE. PROVIDE BIODEGRADABLE EROSION CONTROL BLANKETS TO PREVENT EROSION WHERE SLOPES ARE STEEPER THAN 3H:1V.
- SETTLE OR FILTER ALL SILT-LADEN WATER FROM DEWATERING ACTIVITIES IN A SEDIMENTATION OR FILTER BAG TO REMOVE SEDIMENTS PRIOR TO RELEASE USING A SEDIMENTATION OR FILTER BAG LOCATED DOWN-GRADIENT OF THE DEWATERED AREA.
- REMOVE AND PROPERLY DISPOSE OF SILT TRAPPED AT BARRIERS IN UPLAND AREAS OUTSIDE BUFFER ZONES. REMOVE MATERIALS DEPOSITED IN ANY TEMPORARY SETTLING BASINS AT THE COMPLETION OF THE PROJECT. RESTORE ALL DISTURBED AREAS TO THEIR PRECONSTRUCTION CONDITION.
- SWEEP, COLLECT, REMOVE AND DISPOSE OF ANY SEDIMENT TRACKED ONTO PUBLIC RIGHT-OF-WAYS AT THE END OF EACH DAY.
- LOAM AND SEED ALL DISTURBED VEGETATED AREAS TO ESTABLISH COVER AND STABILIZATION AS SOON AS POSSIBLE FOLLOWING DISTURBANCE.
- MAINTAIN AN ADDITIONAL SUPPLY OF EROSION CONTROL MEASURES ON-SITE FOR EMERGENCY REPAIRS.
- STORE FUEL, OIL, PAINT, OR OTHER HAZARDOUS MATERIALS IN A SECONDARY CONTAINER AND REMOVE TO A SECURE LOCKED AND COVERED AREA DURING NON-WORK HOURS.
- PROVIDE A SUPPLY OF ABSORBENT SPILL RESPONSE MATERIALS SUCH AS BOOMS, BLANKETS, AND OIL ABSORBENT MATERIALS AT THE CONSTRUCTION SITE AT ALL TIMES TO CLEAN UP POTENTIAL SPILLS OF HAZARDOUS MATERIALS. IMMEDIATELY REPORT SPILLS OF HAZARDOUS MATERIALS TO THE STATE ENVIRONMENTAL AGENCY AND THE MUNICIPALITY WHERE THE WORK IS OCCURRING.

ZONING SCHEDULE SUMMARY		
TAX PARCEL NUMBER: 256.1-38		
TOTAL SITE AREA: 267.1 AC		
CURRENT ZONING: R/A RESIDENTIAL/AGRICULTURE		
ZONING REQUIREMENTS	REQUIRED	PROVIDED
MINIMUM LOT AREA	2 AC	267.1 AC
MINIMUM LOT WIDTH	200'	393.4'
MINIMUM LOT FRONTAGE	200'	4650.0'
MAX. HEIGHT OF DWELLING	40'	< 40'
MINIMUM SETBACK DIMENSIONS:		
FRONT YARD SETBACK	60'	80.4'
TOTAL TWO SIDE YARDS SETBACK	100'	3343.0'
SIDE YARD SETBACK	40'	1264.3'
REAR YARD SETBACK	50'	1470.0'
NOTE: THE TAX PARCEL BOUNDARY WAS USED IN THE CALCULATION OF SOME OF THE ZONING INFORMATION		

NOT FOR CONSTRUCTION

Sheet

USE OF ARCHITECTS DOCUMENTS

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR USE SOLELY WITH RESPECT TO THIS PROJECT AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN OR CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
ARCHITECTURE
from your perspective

418 BRADWAY SARATOGA SPRINGS, NY
P 518.580.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Tighe & Bond
SERVICES PROVIDED IN NEW YORK BY T&B ENGINEERING AND LANDSCAPE ARCHITECTURE, P.C.
UNAUTHORIZED ALTERATIONS TO THIS DOCUMENT IS A VIOLATION OF SECTION 205 OF THE NEW YORK STATE EDUCATION LAW.

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBORESIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
47 W MARKET ST., SUITE 2
RHINEBOK, NY 12572
845.516.5800

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0728

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

PHASE 1A IMPROVEMENTS

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No | Description | Date

PROGRESS: SCHEMATIC DESIGN | DESIGN DEVELOPMENT | CONSTRUCTION DOCUMENTS

Project Number 2234

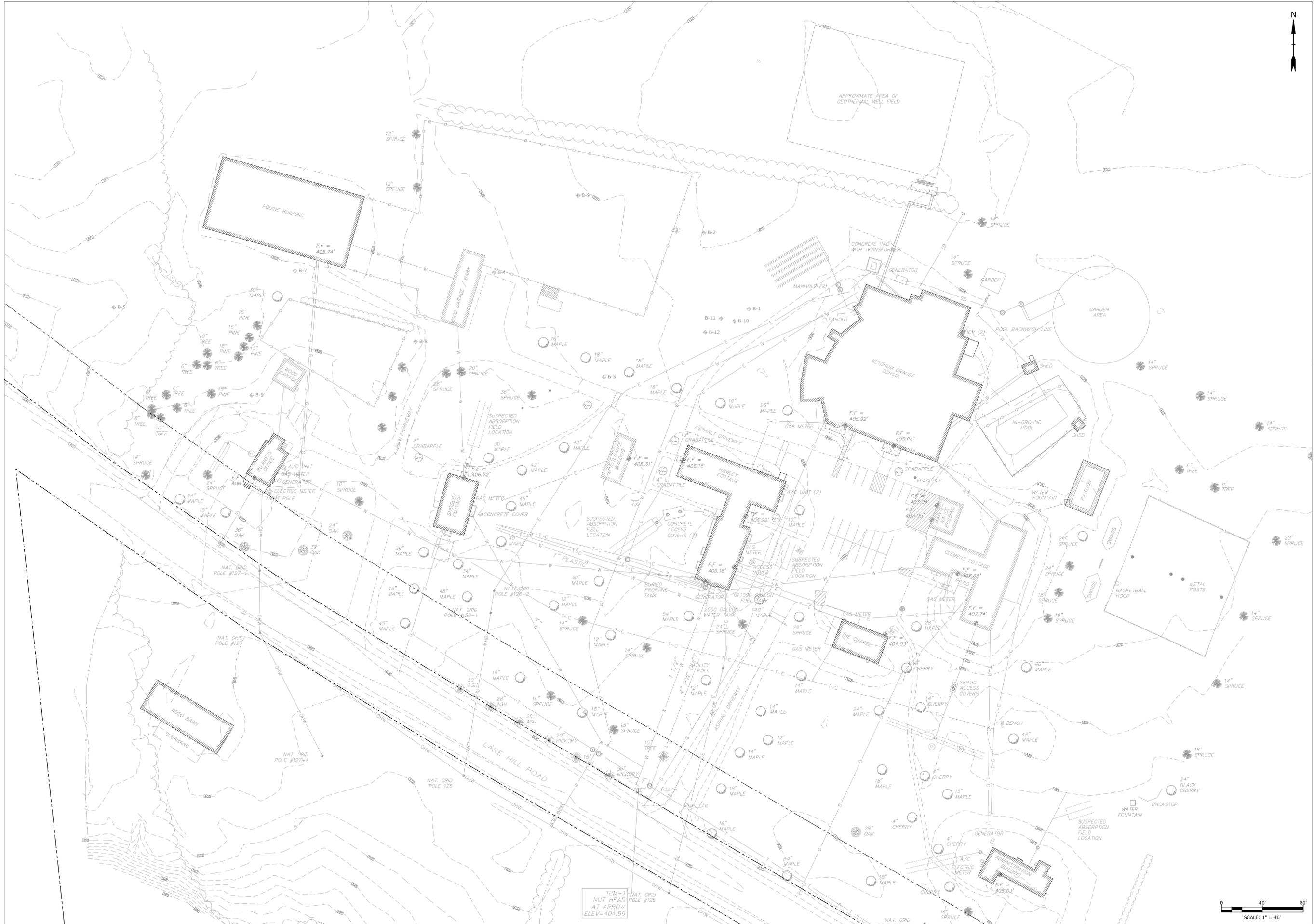
Drawn by CJR/RQL

Checked by BKN

Date 09/01/23

GENERAL NOTES, LEGEND & ABBREVIATIONS

C-001



NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS
 THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR THE SOLE USE WITH RESPECT TO THIS PROJECT AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN OR CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
 from your perspective
 ARCHITECTURE

468 BROADWAY SARATOGA SPRINGS, NY
 P 518.883.8888

OWNER:
 THE CHARLTON SCHOOL
 322 LAKE HILL RD
 BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK
 BY T&B ENGINEERING AND
 LANDSCAPE ARCHITECTURE, P.C.

GENERAL CONTRACTOR
 LECHASE CONSTRUCTION SERVICES, LLC
 220 HARBOURSIDE DR. SUITE 301
 SCHENECTADY, NY 12305
 518.388.9200

LANDSCAPE ARCHITECT
 WAGNER HODGSON LANDSCAPE
 ARCHITECTURE
 430 WARREN ST.
 HUDSON, NY 12534
 518.567.1791

SITE / CIVIL ENGINEER
 TIGHE & BOND
 47 W MARKET ST., SUITE 2
 RHINEBECK, NY 12572
 845.516.5800

STRUCTURAL ENGINEER
 SB ENGINEERING, PLLC
 900 RT. 146
 CLIFTON PARK, NY 12065
 518.724.0758

MEP ENGINEER
 HUSTON ENGINEERING, LLC
 500 FEDERAL ST. #400
 TROY, NY 12180
 518.326.0369

**PHASE 1A
 IMPROVEMENTS**

322 LAKE HILL RD,
 BURNT HILLS, NY 12027

No.	Description	Date

PROGRESS	DESIGN	CONSTRUCTION
SCHEMATIC DESIGN	DESIGN DEVELOPMENT	DOCUMENTS

Project Number 2234

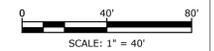
Drawn by CJR/RQL

Checked by BKN

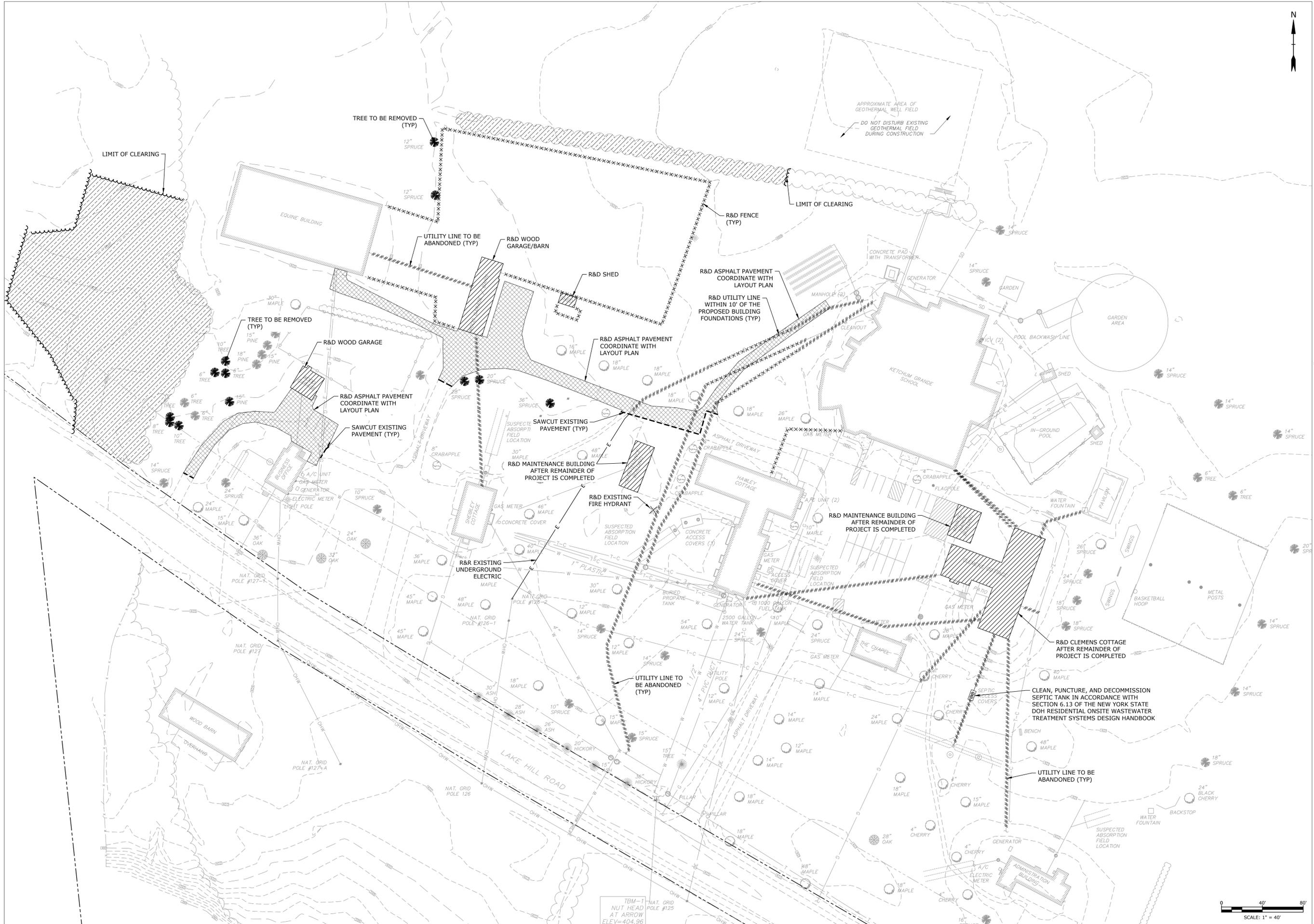
Date 09/01/23

EXISTING
 CONDITIONS
 PLAN

C-100



TBM-1
 NUT HEAD
 AT ARROW
 ELEV=404.96



NOT FOR CONSTRUCTION

USE OF ARCHITECTS' DOCUMENTS
 THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR THE SOLE USE OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN & CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
 from your perspective
 ARCHITECTURE

468 BROADWAY SARATOGA SPRINGS, NY
 P 518.880.8888

OWNER:
 THE CHARLTON SCHOOL
 322 LAKE HILL RD
 BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK
 BY T&B ENGINEERING AND
 LANDSCAPE ARCHITECTURE, P.C.

GENERAL CONTRACTOR
 LECHASE CONSTRUCTION SERVICES, LLC
 220 HARBOURSIDE DR. SUITE 301
 SCHENECTADY, NY 12305
 518.388.9200

LANDSCAPE ARCHITECT
 WAGNER HODGSON LANDSCAPE
 ARCHITECTURE
 430 WARREN ST.
 HUDSON, NY 12534
 518.567.1791

SITE / CIVIL ENGINEER
 TIGHE & BOND
 47 W MARKET ST. SUITE 2
 RHINEBECK, NY 12572
 845.516.5800

STRUCTURAL ENGINEER
 SB ENGINEERING, PLLC
 900 RT. 146
 CLIFTON PARK, NY 12065
 518.724.0728

MEP ENGINEER
 HUSTON ENGINEERING, LLC
 500 FEDERAL ST. #400
 TROY, NY 12180
 518.326.0369

**PHASE 1A
 IMPROVEMENTS**

322 LAKE HILL RD,
 BURNT HILLS, NY 12027

No.	Description	Date

PROGRESS	DESIGN	CONSTRUCTION
SCHEMATIC DESIGN	DESIGN DEVELOPMENT	DOCUMENTS

Project Number 2234

Drawn by CJR/RQL

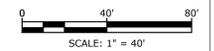
Checked by BKN

Date 09/01/23

**DEMOLITION
 PLAN**

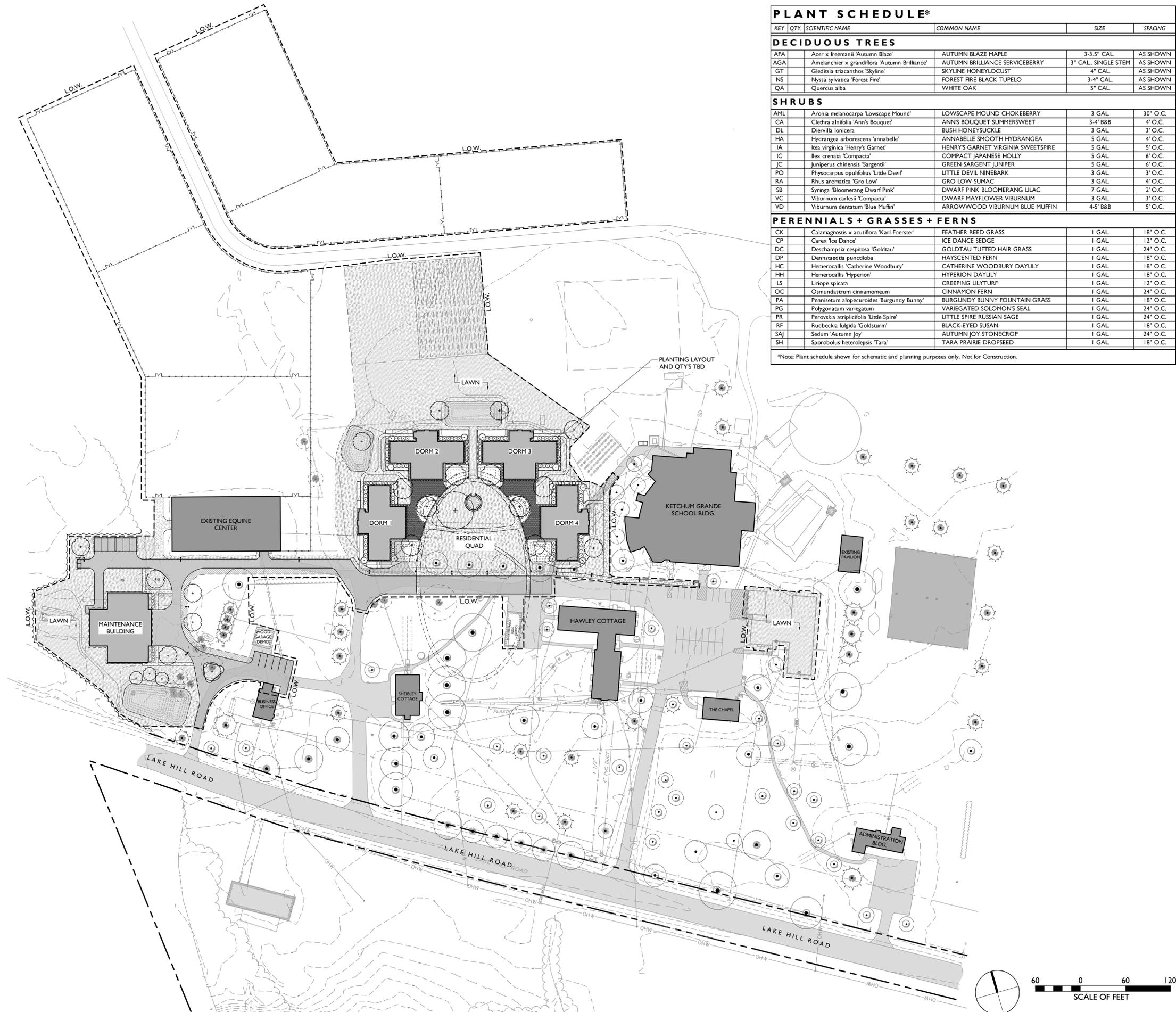
C-200

7/5/2023 11:56:15 AM



TBM-1
 NUT HEAD
 AT ARROW
 ELEV=404.96

- LEGEND**
- LIMIT OF WORK (L.O.W.)
 - SHRUBS, PERENNIALS, GROUNDCOVERS
 - PADDOCK FENCE
 - TREELINE
 - BOLLARD PATH LIGHT
 - LIGHT POLE
 - ASPHALT ROAD PAVEMENT
 - BIORETENTION SEED MIX
 - LAWN
 - UNIT PAVERS
 - CONCRETE WALK
 - STONEDUST PATH
 - TREE TO BE REMOVED
 - EXISTING DECIDUOUS TREE TO REMAIN
 - EXISTING CONIFEROUS TREE TO REMAIN
 - PROPOSED TREE



PLANT SCHEDULE*

KEY	QTY.	SCIENTIFIC NAME	COMMON NAME	SIZE	SPACING
DECIDUOUS TREES					
AFA		Acer x freemani 'Autumn Blaze'	AUTUMN BLAZE MAPLE	3-3.5" CAL	AS SHOWN
AGA		Amelanchier x grandiflora 'Autumn Brilliance'	AUTUMN BRILLIANCE SERVICEBERRY	3" CAL, SINGLE STEM	AS SHOWN
GT		Gleditsia triacanthos 'Skyline'	SKYLINE HONEYLOCUST	4" CAL	AS SHOWN
NS		Nyssa sylvatica 'Forest Fire'	FOREST FIRE BLACK TUPELO	3-4" CAL	AS SHOWN
QA		Quercus alba	WHITE OAK	5" CAL	AS SHOWN
SHRUBS					
AML		Aronia melanocarpa 'Lowscape Mound'	LOWSCAPE MOUND CHOKEBERRY	3 GAL.	30" O.C.
CA		Clethra alnifolia 'Ann's Bouquet'	ANN'S BOUQUET SUMMERSWEET	3-4" B&B	4' O.C.
DL		Diervilla lonicera	BUSH HONEYSUCKLE	3 GAL.	3' O.C.
HA		Hydrangea arborescens 'Annabelle'	ANNABELLE SMOOTH HYDRANGEA	5 GAL.	4' O.C.
IA		Itea virginica 'Henry's Garnet'	HENRY'S GARNET VIRGINIA SWEETSPIRE	5 GAL.	5' O.C.
IC		Ilex crenata 'Compacta'	COMPACT JAPANESE HOLLY	5 GAL.	6' O.C.
JC		Juniperus chinensis 'Sargentii'	GREEN SARGENT JUNIPER	5 GAL.	6' O.C.
PO		Physocarpus opulifolius 'Little Devil'	LITTLE DEVIL NINEBARK	3 GAL.	3' O.C.
RA		Rhus aromatica 'Gro Low'	GRO LOW SUMAC	3 GAL.	4' O.C.
SB		Syringa 'Bloomerang Dwarf Pink'	DWARF PINK BLOOMERANG LILAC	7 GAL.	2' O.C.
VC		Viburnum carlesii 'Compacta'	DWARF MAYFLOWER VIBURNUM	3 GAL.	3' O.C.
VD		Viburnum dentatum 'Blue Muffin'	ARROWWOOD VIBURNUM BLUE MUFFIN	4-5" B&B	5' O.C.
PERENNIALS + GRASSES + FERNS					
CK		Calamagrostis x acutiflora 'Karl Foerster'	FEATHER REED GRASS	1 GAL.	18" O.C.
CP		Carex 'Ice Dance'	ICE DANCE SEDGE	1 GAL.	12" O.C.
DC		Deschampsia cespitosa 'Goldtau'	GOLDTAU TUFTED HAIR GRASS	1 GAL.	24" O.C.
DP		Dennstaedtia punctiloba	HAYSCENTED FERN	1 GAL.	18" O.C.
HC		Hemerocallis 'Catherine Woodbury'	CATHERINE WOODBURY DAYLILY	1 GAL.	18" O.C.
HH		Hemerocallis 'Hyperion'	HYPERION DAYLILY	1 GAL.	18" O.C.
LS		Liriope spicata	CREeping LILYTURF	1 GAL.	12" O.C.
OC		Osmundastrum cinnamomeum	CINNAMON FERN	1 GAL.	24" O.C.
PA		Pennisetum alopecuroides 'Burgundy Bunny'	BURGUNDY BUNNY FOUNTAIN GRASS	1 GAL.	18" O.C.
PG		Polygonatum variegatum	VARIEGATED SOLOMON'S SEAL	1 GAL.	24" O.C.
PR		Perovskia atriplicifolia 'Little Spire'	LITTLE SPIRE RUSSIAN SAGE	1 GAL.	24" O.C.
RF		Rudbeckia fulgida 'Goldsturm'	BLACK-EYED SUSAN	1 GAL.	18" O.C.
SAJ		Sedum 'Autumn Joy'	AUTUMN JOY STONECROP	1 GAL.	24" O.C.
SH		Sporobolus heterolepis 'Tara'	TARA PRAIRIE DROPSSEED	1 GAL.	18" O.C.

*Note: Plant schedule shown for schematic and planning purposes only. Not for Construction.

NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS:
 THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR USE SOLELY WITH RESPECT TO THIS PROJECT, AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN & CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
 from your perspective
 ARCHITECTURE

468 BROADWAY, SARATOGA SPRINGS, NY 12858-8888

OWNER:
 THE CHARLTON SCHOOL
 322 LAKE HILL RD.
 BURNT HILLS, NY 12027

WHLA
 WAGNER HODGSON

Consultant Logo

GENERAL CONTRACTOR
 LECHASE CONSTRUCTION SERVICES, LLC
 220 HARBORSIDE DR., SUITE 301
 SCHENECTADY, NY 12305
 518.388.9200

LANDSCAPE ARCHITECT
 WAGNER HODGSON LANDSCAPE ARCHITECTURE
 430 WARREN ST.
 HUDSON, NY 12534
 518.567.1791

SITE / CIVIL ENGINEER
 TIGHE & BOND
 53 SOUTHAMPTON RD.
 WESTFIELD, MA 01085
 413.562.1600

STRUCTURAL ENGINEER
 SB ENGINEERING, PLLC
 900 RT. 146
 CLIFTON PARK, NY 12065
 518.724.0733

MEP ENGINEER
 HUSTON ENGINEERING, LLC
 500 FEDERAL ST. #400
 TROY, NY 12180
 518.326.0369

STUDENT DORMITORY

322 LAKE HILL RD.
 BURNT HILLS, NY 12027

No. | Description | Date

PROGRESS:
 SCHEMATIC DESIGN | DESIGN DEVELOPMENT | CONSTRUCTION DOCUMENTS

Project Number 2234, 23-329 (WHLA)

Drawn by SF

Checked by DB/JF

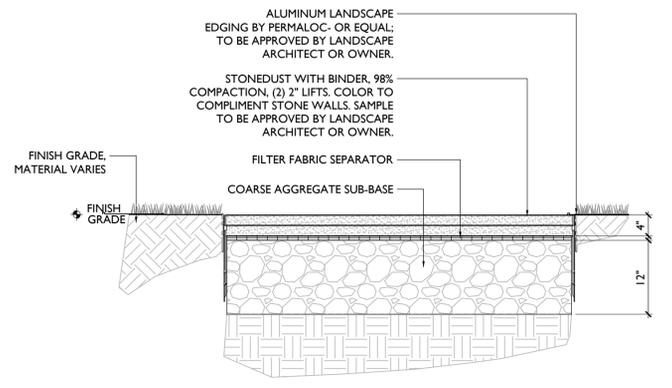
Date 09/01/23

PHASE 1A

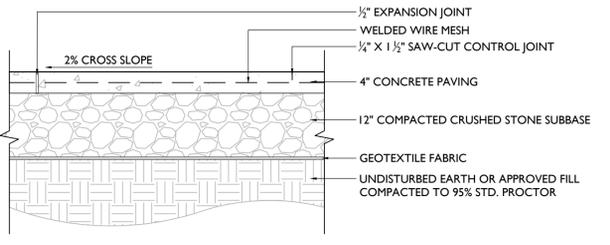
OVERALL PLANTING PLAN

L-400

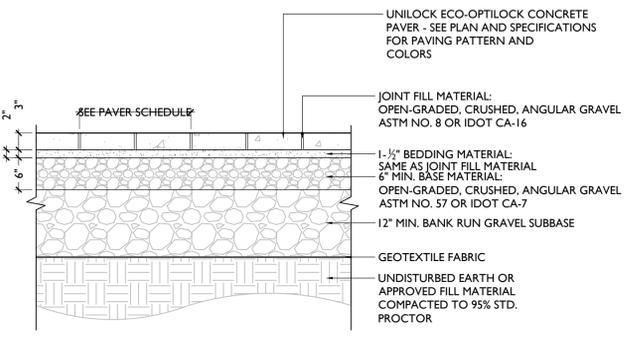
Printed 8/30/2023 4:15 PM



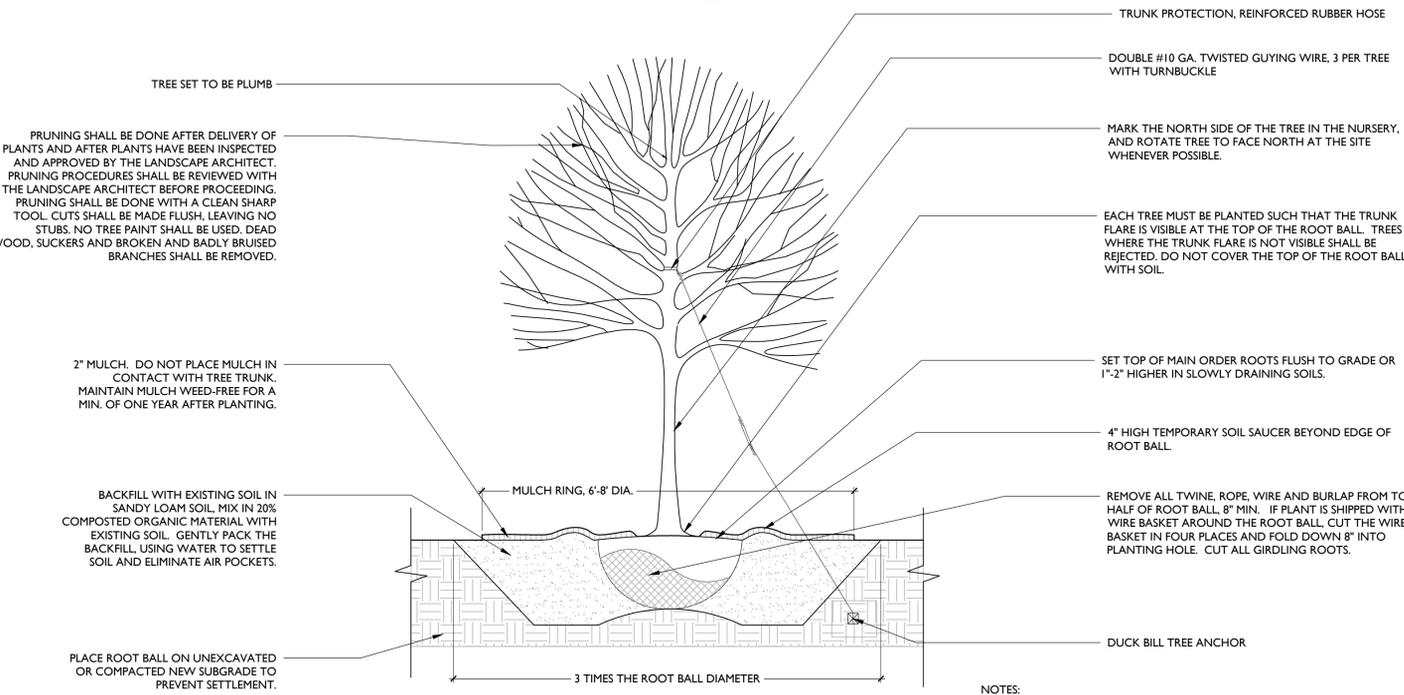
3 STONEDUST PAVING
3/4" = 1'-0"



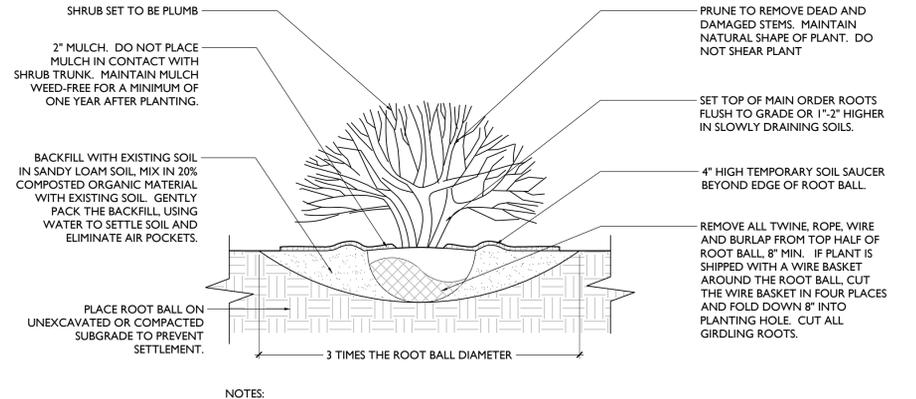
2 CONCRETE WALKWAY PAVING
3/4" = 1'-0"



1 CONCRETE UNIT PAVERS
3/4" = 1'-0"

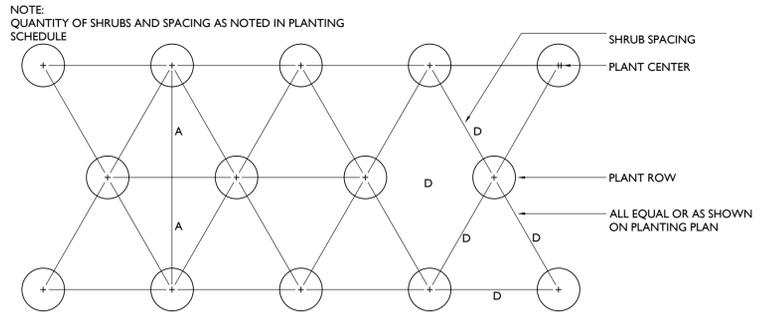


4 DECIDUOUS TREE PLANTING
NTS

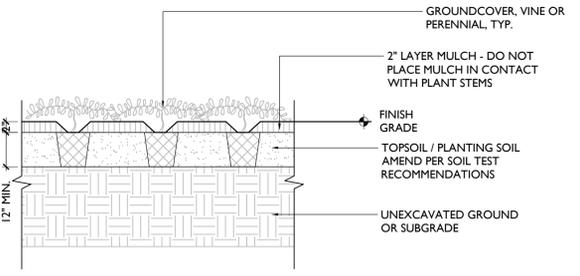


5 SHRUB PLANTING
NTS

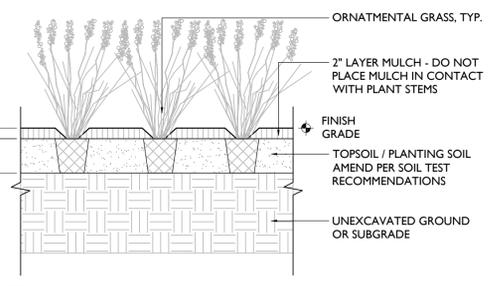
SPACING "D"	ROW "A"	NUMBER OF PLANTS/SQ.FT.
48" O.C.	41.52"	0.07
36" O.C.	31.20"	0.12
24" O.C.	20.76"	0.28
18" O.C.	15.59"	5
12" O.C.	10.39"	1.15



8 SPACING CHART
NTS

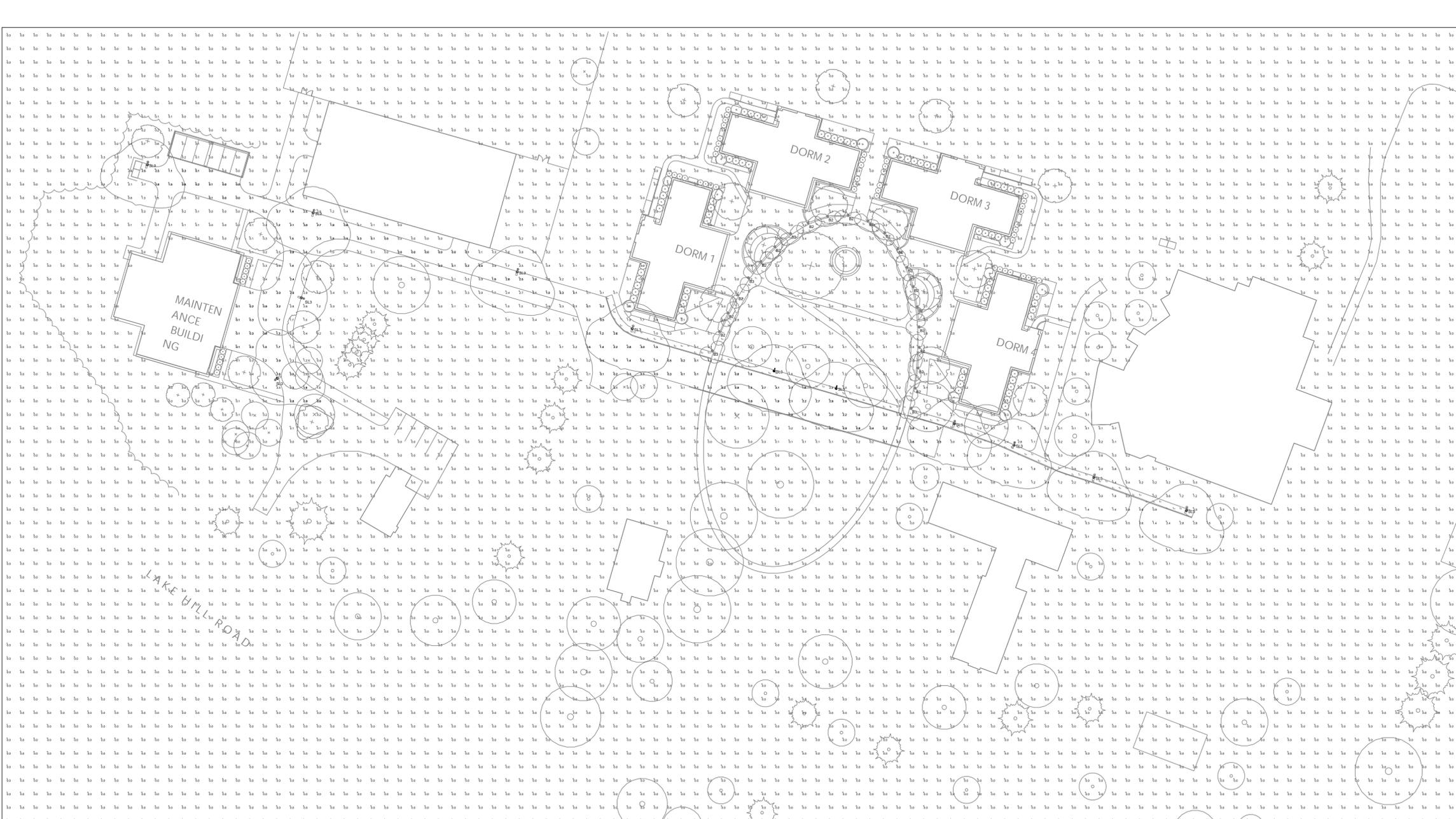


7 GROUND COVER PLANTING
NTS



6 GRASS PLANTING
NTS

FILE PATH: U:\23-329 CHARLTON SCHOOL QUADRANGLE\WHLA\CAD\SHETS\400_DETAIL.DWG



JOB NAME: THE CHARLTON SCHOOL
 APEX LIGHTING SOLUTIONS
 WORKPLANE/CALC PLANE: AT FINISH GRADE
 MOUNTING HEIGHT: SEE LUMINAIRE SCHEDULE
 APPS: LED
 SALES: TC

Luminaire Schedule							
Qty	Label	Arrangement	Lumens	Input Watts	LLF	BUG Rating	Description
18	B2	Single	798	14.1	0.900	B0-U0-G1	SELUX IBL-3.5-2Q90MU-30-BK-UNV
4	B3	Single	1580	20.48	0.900	B1-U0-G0	SELUX IBL-3.5-3Q-30-BK-UNV
12	SL3	Single	5004	48.72	0.900	B1-U0-G1	SELUX BPL-R3-1-5G530-30-20-BK-UNV / MOUNTED TO 16FT POLE

Calculation Summary						
Label	Grid Height	Avg	Max	Min	Avg/Min	Max/Min
DRIVE LANES	0	1.05	3.1	0.0	N.A.	N.A.
SIDEWALKS	0	3.53	29.4	0.1	35.30	294.00
SITE	0	0.07	17.4	0.0	N.A.	N.A.

GENERAL DISCLAIMER:

Calculations have been performed according to IES standards and good practice. Some differences between measured values and calculated results may occur due to tolerances in calculation methods, testing procedures, component performance, measurement techniques and field conditions such as voltage and temperature variations. Input data used to generate the attached calculations such as room dimensions, reflectances, furniture and architectural elements significantly affect the lighting calculations. If the real environment conditions do not match the input data, differences will occur between measured values and calculated values.

* LLF Determined Using Current Published Lamp Data

NOTE TO REVIEWER:

Total Light Loss Factor (LLF) applied at time of design is determined by applying the Lamp Lumen Depreciation (LLD) from current lamp manufacturer's catalog, a Luminaire Dirt Depreciation Factor (LDD) based on IES recommended values and a Ballast Factor (BF) from current ballast specification sheets. Application of an incorrect Light Loss Factor (LLF) will result in forecasts of performance that will not accurately depict actual results.

For proper comparison of photometric layouts, it is essential that you insist all designers use correct Light Loss Factors.



20-30 BEAVER ROAD, WETHERSFIELD, CT 06109
 TELEPHONE 860.632.8766 / WWW.APEXLIGHTING.COM

PROJECT TITLE:

THE CHARLTON SCHOOL

DRAWING TITLE:

SITE LIGHTING
 PHOTOMETRIC CALCULATION

SCALE : 1"=40'-0"

DATE: 8/30/23

DRAWN BY: LED

SHEET:

SL-1



NOT FOR CONSTRUCTION

USE OF ARCHITECT'S DOCUMENTS

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR THE SOLE USE OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN OR CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
from your perspective
ARCHITECTURE

468 BROADWAY, SARATOGA SPRINGS, NY
P 518.880.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK
BY T&B ENGINEERING AND
LANDSCAPE ARCHITECTURE, P.C.

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBORSIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE
ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
47 W MARKET ST., SUITE 2
RHINEBECK, NY 12572
845.516.5800

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0728

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

**PHASE 1A
IMPROVEMENTS**

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No.	Description	Date

PROGRESS	DESIGN	CONSTRUCTION
SCHEMATIC DESIGN	DEVELOPMENT	DOCUMENTS

Project Number 2234

Drawn by CJR/RQL

Checked by BKN

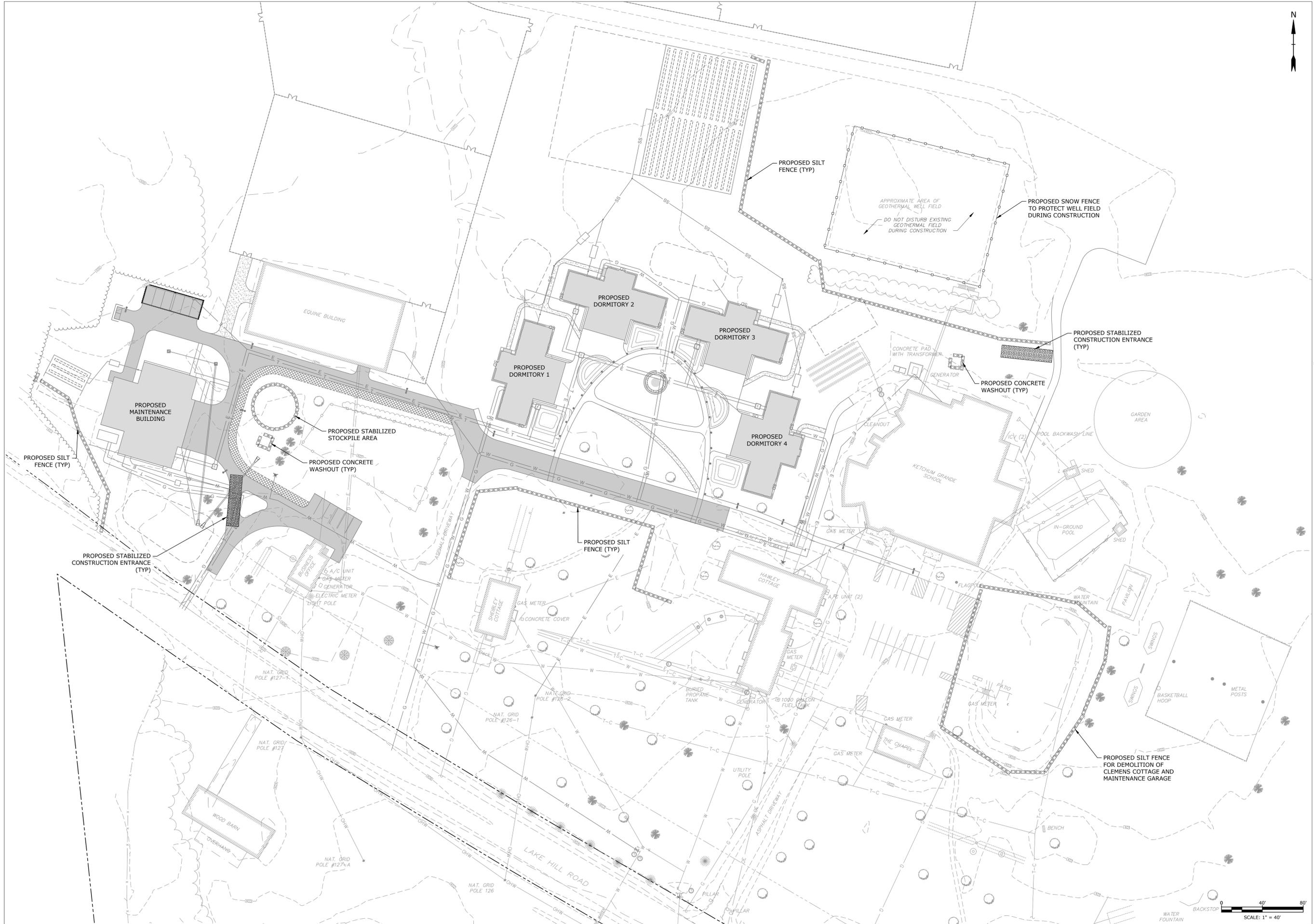
Date 09/01/23

**SITE GRADING &
DRAINAGE PLAN**

C-300

7/5/2023 11:56:15 AM





NOT FOR CONSTRUCTION

USE OF ARCHITECT'S DOCUMENTS

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR THE SOLE USE OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN & CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
from your perspective
 ARCHITECTURE

468 BROADWAY SARATOGA SPRINGS, NY
 P 518.580.8888

OWNER:
 THE CHARLTON SCHOOL
 322 LAKE HILL RD
 BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK
 BY T&B ENGINEERING AND
 LANDSCAPE ARCHITECTURE, P.C.

GENERAL CONTRACTOR
 LECHASE CONSTRUCTION SERVICES, LLC
 220 HARBORSIDE DR. SUITE 301
 SCHENECTADY, NY 12305
 518.388.9200

LANDSCAPE ARCHITECT
 WAGNER HODGSON LANDSCAPE
 ARCHITECTURE
 430 WARREN ST.
 HUDSON, NY 12534
 518.567.1791

SITE / CIVIL ENGINEER
 TIGHE & BOND
 47 W MARKET ST. SUITE 2
 RHINEBECK, NY 12572
 845.516.5800

STRUCTURAL ENGINEER
 SB ENGINEERING, PLLC
 900 RT. 146
 CLIFTON PARK, NY 12065
 518.724.0738

MEP ENGINEER
 HUSTON ENGINEERING, LLC
 500 FEDERAL ST. #400
 TROY, NY 12180
 518.326.0369

PHASE 1A
 IMPROVEMENTS

322 LAKE HILL RD,
 BURNT HILLS, NY 12027

No.	Description	Date

PROGRESS	DESIGN	CONSTRUCTION
SCHEMATIC DESIGN	DESIGN DEVELOPMENT	CONSTRUCTION DOCUMENTS

Project Number 2234

Drawn by CJR/RQL

Checked by BKN

Date 09/01/23

EROSION &
 SEDIMENT
 CONTROL PLAN

C-301

NOTES

- DESIGN VEHICLE REPRESENTS TOWN OF CHARLTON FIRE DEPARTMENT APPARATUS BASED ON COMMUNICATION WITH FIRE CHIEF.

NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR THE SOLE USE OF THE ARCHITECT. THE ARCHITECT SHALL REMAIN THE OWNER OF THE ARCHITECT'S INTELLECTUAL PROPERTY AND SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN & CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
ARCHITECTURE
from your perspective

468 BROADWAY SARATOGA SPRINGS, NY
P 518.880.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK
BY T&B ENGINEERING AND
LANDSCAPE ARCHITECTURE, P.C.

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBORSIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE
ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
47 W MARKET ST. SUITE 2
RHINEBECK, NY 12572
845.516.5800

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0725

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

**PHASE 1A
IMPROVEMENTS**

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No.	Description	Date

PROGRESS	DESIGN	CONSTRUCTION

Project Number 2234

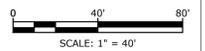
Drawn by CJR/RQL

Checked by BKN

Date 09/01/23

EMERGENCY
VEHICLE TURNING
MOVEMENT PLAN

C-302





NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR THE SOLE USE OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN OR CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
from your perspective
ARCHITECTURE

468 BROADWAY SARATOGA SPRINGS, NY
P 518.580.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK
BY T&B ENGINEERING AND
LANDSCAPE ARCHITECTURE, P.C.

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBOURSIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE
ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
47 W MARKET ST., SUITE 2
RHINEBECK, NY 12572
845.516.8800

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0738

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

PHASE 1A
IMPROVEMENTS

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No.	Description	Date

PROGRESS	DESIGN	CONSTRUCTION
SCHEMATIC DESIGN	DESIGN DEVELOPMENT	DOCUMENTS

Project Number 2234

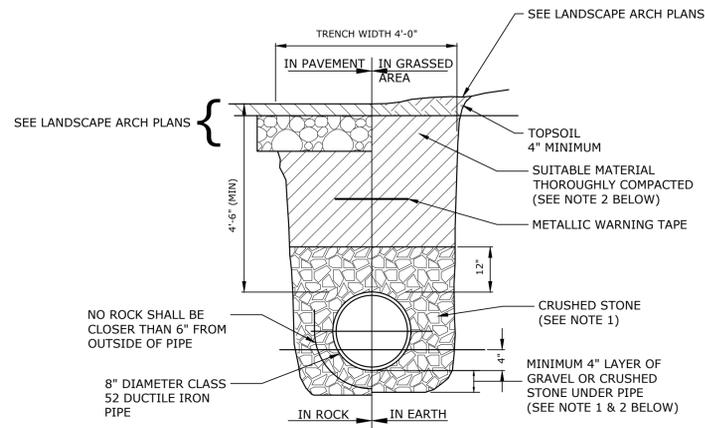
Drawn by CJR/RQL

Checked by BKN

Date 09/01/23

UTILITY PLAN

C-400

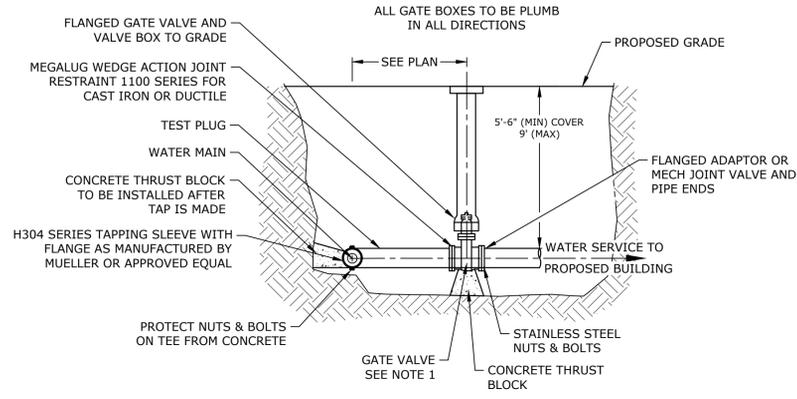


NOTES

1. A WATERSTOP OF DEAD SAND SHALL BE PLACED AT ALL JOINTS AND FITTINGS TO A DISTANCE OF TWELVE (12") INCHES BEYOND EACH JOINT (IN BOTH DIRECTIONS). THE DEAD SAND IS TO BE PLACED TO THE SAME HEIGHT AS THE GRAVEL OR STONE BEDDING PLACED BETWEEN THE WATERSTOPS.
2. COMPACTION METHODS SHALL ATTAIN 95% OF MAXIMUM DRY DENSITY AT OPTIMUM MOISTURE CONTENT AS DETERMINED IN ACCORDANCE WITH ASTM D698, METHOD C.

TYPICAL WATER TRENCH

DETAIL	1
NO SCALE	-



NOTES

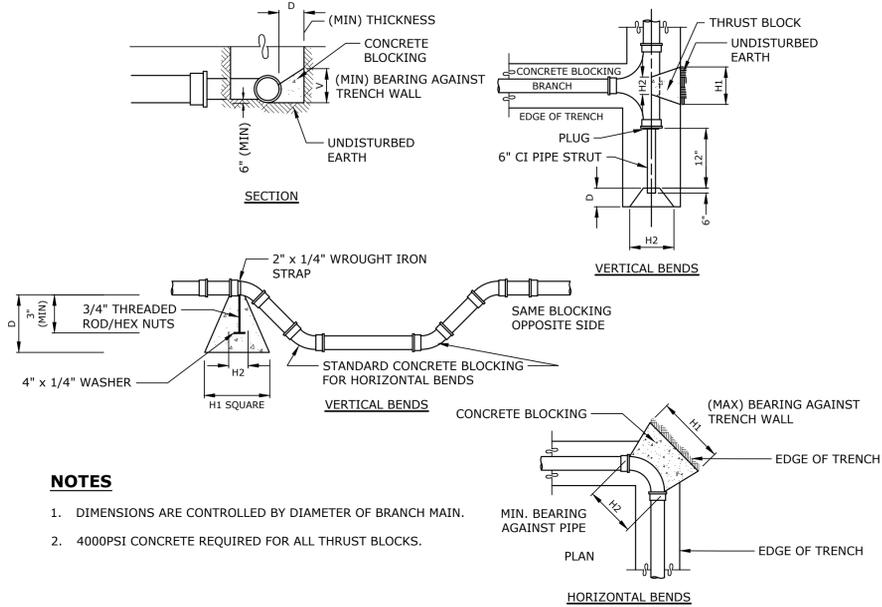
1. GATE VALVE SHALL BE MODEL A-2362 RWGV FLXFL, AS MANUFACTURED BY MUELLER WATER PRODUCTS, INC., OR APPROVED EQUAL.
2. THE TRENCH IS TO BE DEWATERED AND IN COMPLIANCE WITH OSHA REQUIREMENTS FOR TRENCH EXCAVATION. THE WET TAP TO BE PERFORMED BY A CONTRACTOR APPROVED BY THE TOWN FOR THIS PURPOSE.

WATER SERVICE CONNECTION

DETAIL	2
NO SCALE	-

VALVE BOX DETAIL

DETAIL	3
NO SCALE	-



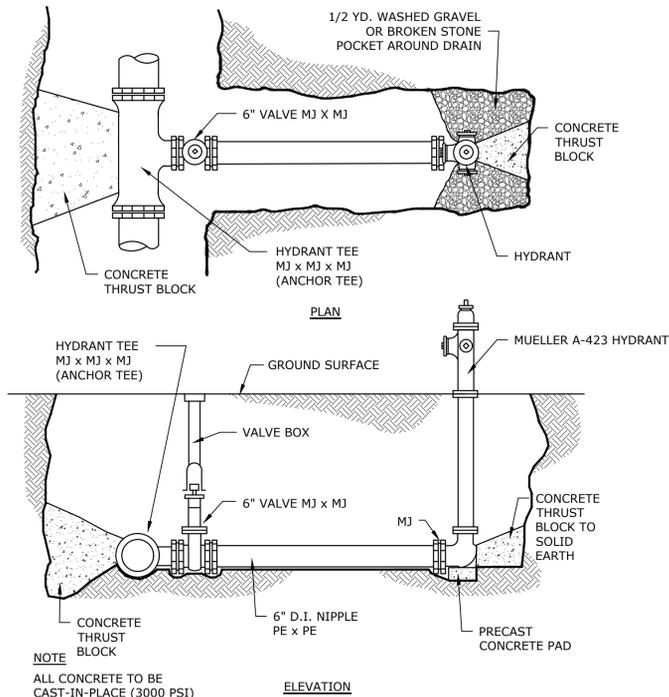
NOTES

1. DIMENSIONS ARE CONTROLLED BY DIAMETER OF BRANCH MAIN.
2. 4000PSI CONCRETE REQUIRED FOR ALL THRUST BLOCKS.

PIPE SIZE (H)	TEES, CROSSES & PLUGS				90° BENDS				45° BENDS				22-1/2° BENDS				11-1/4° BENDS								
	H1	H2	V	D	CU. FT.	H1	H2	V	D	CU. FT.	H1	H2	V	D	CU. FT.	H1	H2	V	D	CU. FT.					
6"Ø	24"	16"	18"	18"	3.50	30"	16"	18"	18"	4.05	24"	10"	16"	18"	3.20	24"	10"	16"	18"	3.20	24"	10"	16"	18"	3.20
8"Ø	36"	18"	18"	18"	5.05	39"	18"	24"	18"	7.30	30"	11"	18"	18"	3.95	24"	11"	18"	18"	3.45	24"	11"	16"	18"	3.40
12"Ø	54"	30"	24"	24"	13.4	54"	32"	36"	24"	18.15	42"	18"	24"	24"	9.60	24"	18"	24"	24"	6.60	24"	18"	21"	24"	6.10

THRUST RESTRAINTS

DETAIL	4
NO SCALE	-

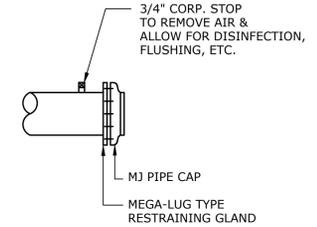
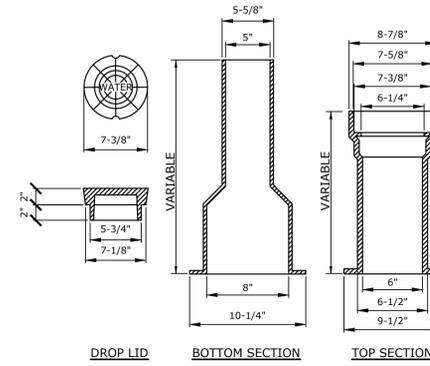


NOTES

1. ALL CONCRETE TO BE CAST-IN-PLACE (3000 PSI)
2. ALL MJ JOINTS SHALL HAVE RETAINER GLANDS
3. CARE SHALL BE TAKEN TO SHIELD HYDRANT BASE DRAIN HOLES DURING PLACEMENT OF THE CONCRETE THRUST BLOCK. DRAIN HOLES SHALL BE VERIFIED AS OPEN AND FREE OF OBSTRUCTIONS PRIOR TO BACKFILLING.
4. CARE SHALL BE TAKEN TO SHIELD ALL MECHANICAL JOINT GLANDS AND BOLTS DURING PLACEMENT OF CONCRETE THRUST BLOCK. ALL BOLTS AND GLANDS SHALL BE FREE AND UNOBSTRUCTED BEFORE BACKFILLING.
5. HYDRANT SHALL BE SET PLUMB. VERTICAL HYDRANT EXTENSIONS SHALL BE USED AS NECESSARY TO PROPERLY LOCATE THE BREAKAWAY FLANGE PER MANUFACTURERS RECOMMENDATIONS.
6. POLYETHYLENE SHEETING SHALL BE PLACED OVER THE FITTING AND/OR HYDRANT BASE TO PREVENT DIRECT CONTACT OF CONCRETE WITH THE FITTING.

TYPICAL HYDRANT TRENCH

DETAIL	5
NO SCALE	-



DIP WATER MAIN CAPPING DETAIL

DETAIL	6
NO SCALE	-

NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR THE SOLE USE WITH RESPECT TO THIS PROJECT AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN OR CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
from your perspective
ARCHITECTURE

468 BROADWAY SARATOGA SPRINGS, NY
P 518.580.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK BY T&B ENGINEERING AND LANDSCAPE ARCHITECTURE, P.C.
UNAUTHORIZED ALTERATIONS TO THIS DOCUMENT IS A VIOLATION OF SECTION 2009 OF THE NEW YORK STATE EDUCATION LAW.

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBORSIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
47 W MARKET ST. SUITE 2
RHINEBECK, NY 12572
845.516.5800

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0738

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

PHASE 1A IMPROVEMENTS

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No.	Description	Date
-----	-------------	------

PROGRESS:	DESIGN:	CONSTRUCTION:
SCHEMATIC DESIGN	DEVELOPMENT	DOCUMENTS

Project Number 2234

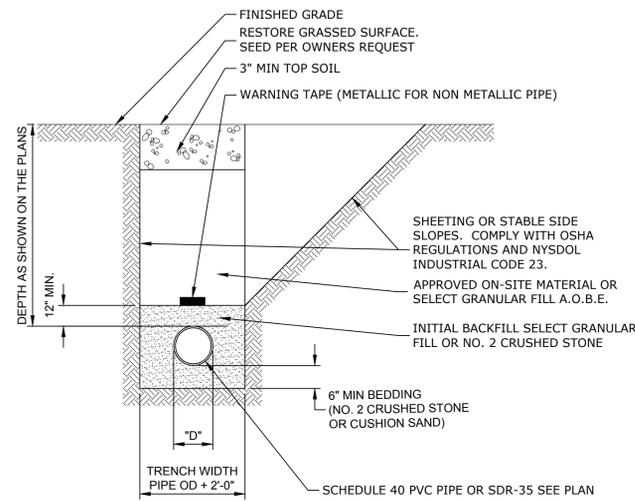
Drawn by CJR/RQL

Checked by BKN

Date 09/01/23

SITE DETAILS - 1

C-501

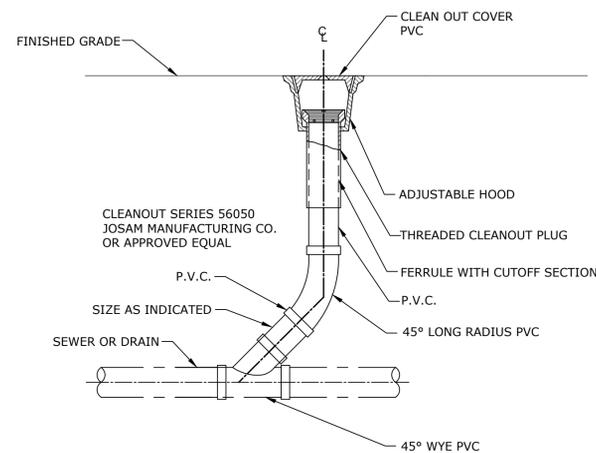


NOTES

1. COMPACT ALL BACKFILL TO 95% PROCTOR (ASTM D1557).

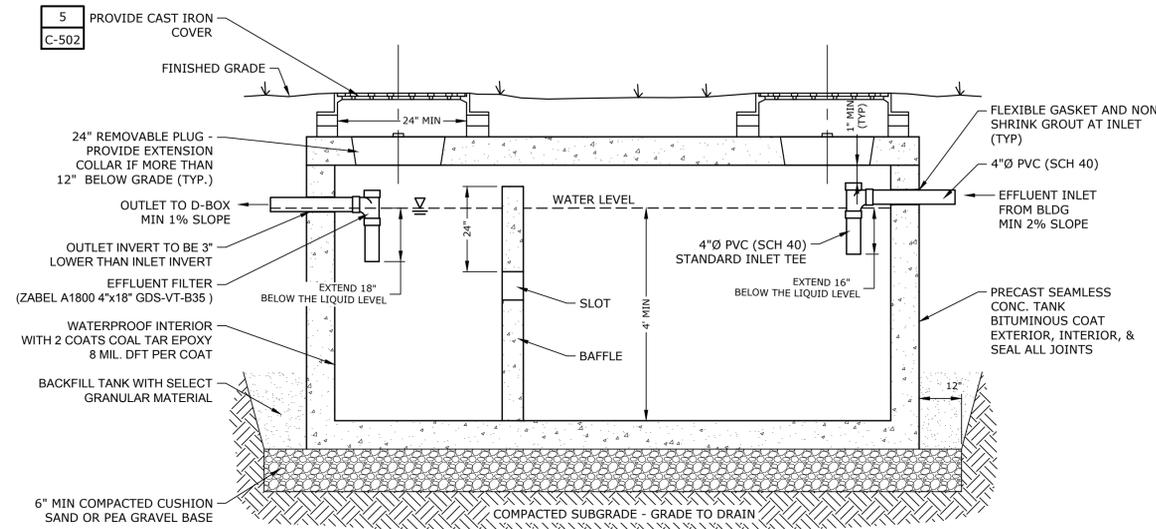
TYPICAL SANITARY TRENCH

DETAIL	1
NO SCALE	-



PVC CLEANOUT

DETAIL	4
NO SCALE	-



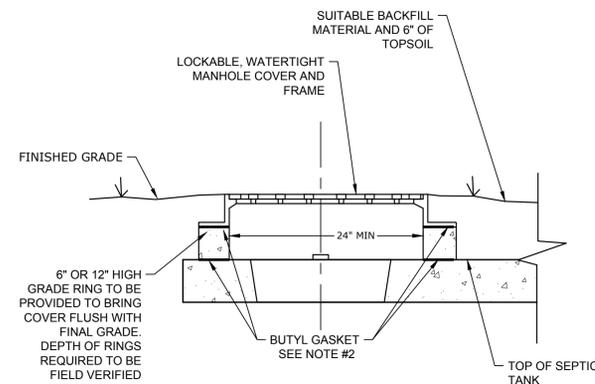
NOTES

1. SEPTIC TANK TO BE LHV PRECAST OR APPROVED EQUAL, PRECAST CONCRETE 4000 PSI @ 28 DAYS.
2. WATERPROOF EXTERIOR INCLUDING RISERS; WATER TEST FOR LEAKS PRIOR TO BACKFILL.
3. EFFLUENT FILTER SHALL BE CERTIFIED NSF STANDARD 46.
4. EFFLUENT FILTER SHALL BE SERVICED CONSISTENT WITH MANUFACTURERS RECOMMENDATIONS. EVERY 2 TO 5 YEARS BY A CERTIFIED SEPTIC TANK PUMPER OR INSTALLER.
5. THERE SHALL BE A MINIMUM OF ONE INCH CLEARANCE BETWEEN THE UNDERSIDE OF THE TOP OF THE TANK AND THE TOP OF ALL BAFFLES, PARTITION AND/OR TEES TO PERMIT VENTING OF TANK GASES.

SEPTIC TANK DIMENSIONS						
SIZE	LENGTH	WIDTH	HEIGHT	A	B	
1000 GAL	8'-1"	5'-8"	4'-8"	4'-2"	3'-11"	
1250 GAL	10'-4"	5'-8"	4'-8"	4'-2"	3'-11"	

PRECAST CONCRETE SEPTIC TANK

DETAIL	2
NO SCALE	-

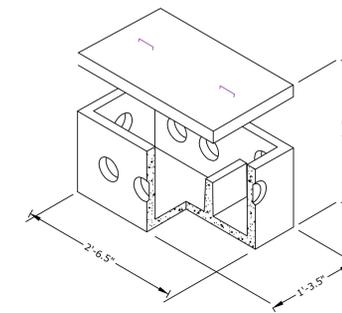


NOTES

1. MANHOLE COVER AND FRAME IS TO BE 24\"/>
2. BUTYL GASKET TO BE PROVIDED BETWEEN ALL ELEMENTS THAT ARE NOT ALREADY WATER TIGHT. GASKET SHALL BE PROVIDED BETWEEN GRADE RING AND TOP OF TANK AND BETWEEN CAST IRON FRAME AND GRADE RING.

MANHOLE FRAME AND COVER

DETAIL	5
NO SCALE	-

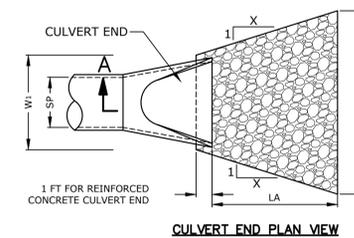


NOTES

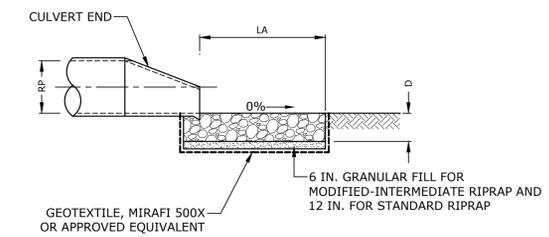
1. DISTRIBUTION BOX DETAIL AND SPECIFICATIONS SHOWN PER "5 OUTLET BAFFLE BOX", MANUFACTURED BY OLD CASTLE.
2. SPEED LEVELERS ARE TO BE PROVIDED ON EVERY OUTLET.
3. CONCRETE: 4,000 PSI MINIMUM AFTER 28 DAYS.
4. BAFFLE SHALL BE PRECAST WITH DISTRIBUTION BOX
5. DISTRIBUTION BOX SHOULD BE SET ON 12\"/>

PRECAST CONCRETE DISTRIBUTION BOX

DETAIL	3
NO SCALE	-



CULVERT END PLAN VIEW



SECTION A-A CULVERT END AND ENDWALL

FLARED END SECTION W/ RIP RAP APRON

DETAIL	6
NO SCALE	-

NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR USE SOLELY WITH RESPECT TO THIS PROJECT AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN & CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
from your perspective
ARCHITECTURE

468 BROADWAY SARATOGA SPRINGS, NY
P 518.580.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK BY T&B ENGINEERING AND LANDSCAPE ARCHITECTURE, P.C.

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBORSIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
47 W MARKET ST. SUITE 2
RHINEBECK, NY 12572
845.516.5800

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0728

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

PHASE 1A IMPROVEMENTS

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No.	Description	Date
-----	-------------	------

PROGRESS	DESIGN	CONSTRUCTION
SCHEMATIC DESIGN	DEVELOPMENT	DOCUMENTS

Project Number 2234

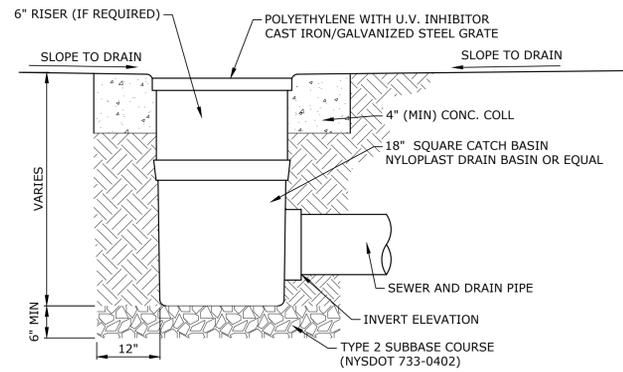
Drawn by CJR/RQL

Checked by BKN

Date 09/01/23

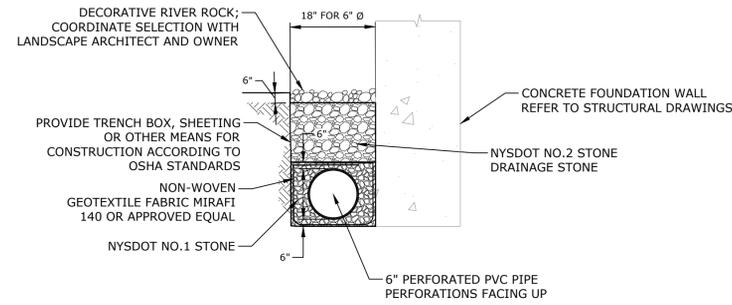
SITE DETAILS - 2

C-502



YARD DRAIN

DETAIL	1
NO SCALE	-

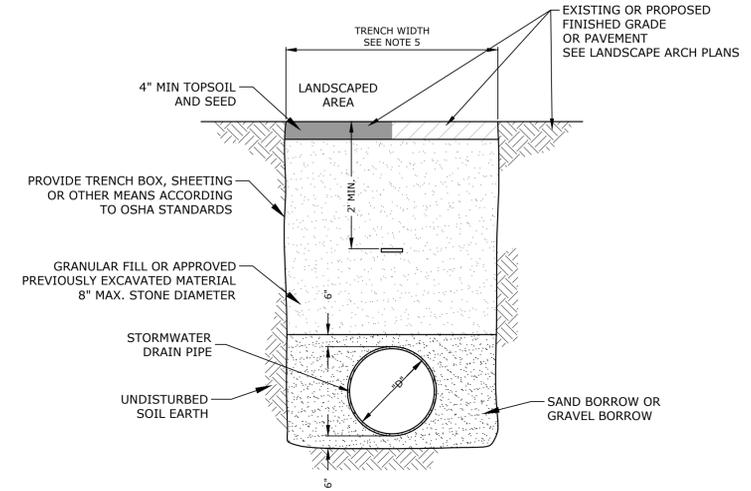


NOTES

1. SEE SITE GRADING AND DRAINAGE PLAN FOR PIPE SIZE AND TYPE.
2. PROVIDE 1' MINIMUM COVER FOR STORMWATER PIPES.
3. COMPACT ALL BACKFILL MATERIAL WITH VIBRATORY PLATE EQUIPMENT (MINIMUM TWO PASSES) TO A MINIMUM DENSITY OF 95 PERCENT OF THE STANDARD PROCTOR DENSITY AS DETERMINED BY ASTM D698.
4. PLACE BACKFILL MATERIAL IN MAXIMUM ONE FOOT LIFTS.
5. FOR PIPES LESS THAN 24" IN DIAMETER THE TRENCH WIDTH SHALL BE 3.0'. FOR PIPES 24" IN DIAMETER AND GREATER, TRENCH WIDTH SHALL BE THE PIPE DIAMETER + 2.0'.

DRIP EDGE

DETAIL	2
NO SCALE	-

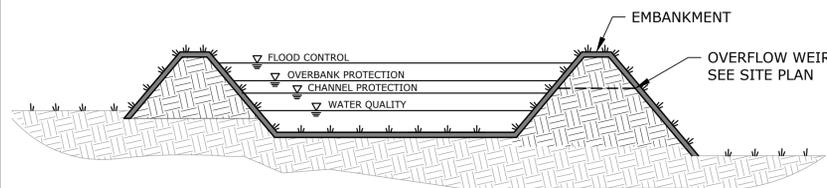


NOTES

1. SEE UTILITY PLAN FOR PIPE SIZE AND TYPE.
2. PROVIDE 1' MINIMUM COVER FOR STORMWATER PIPES.
3. COMPACT ALL BACKFILL MATERIAL WITH VIBRATORY PLATE EQUIPMENT (MINIMUM TWO PASSES) TO A MINIMUM DENSITY OF 95 PERCENT OF THE STANDARD PROCTOR DENSITY AS DETERMINED BY ASTM D698.
4. PLACE BACKFILL MATERIAL IN MAXIMUM ONE FOOT LIFTS.

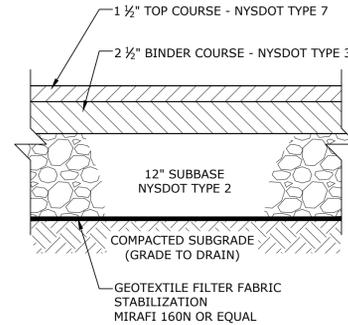
TYPICAL STORMWATER TRENCH

DETAIL	3
NO SCALE	-



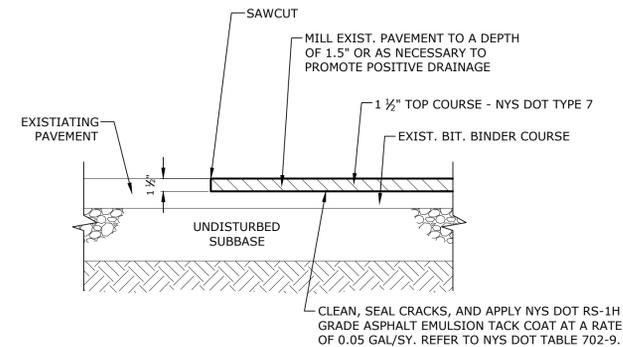
INFILTRATION BASIN PROFILE

DETAIL	4
NO SCALE	-



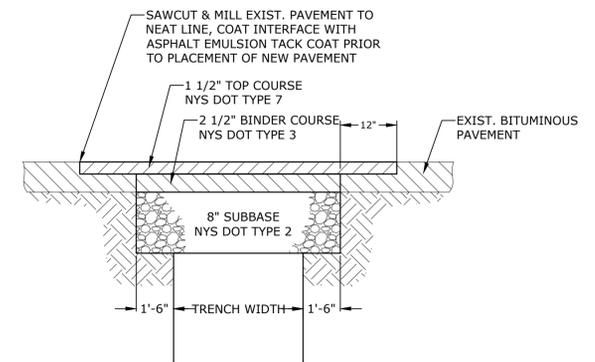
BITUMINOUS CONCRETE PAVEMENT

DETAIL	5
NO SCALE	-



PAVEMENT OVERLAY

DETAIL	6
NO SCALE	-



TRENCH REPAIR

DETAIL	7
NO SCALE	-

- NOTES:**
1. ALL BITUMINOUS CONCRETE, SUBBASE NYS DOT TYPE 2, AND LIQUID BITUMEN SHALL CONFORM TO THE MATERIALS, EQUIPMENT AND SPECIFICATION REQUIREMENTS IN CTDOT FROM 816, INCLUDING ALL ADDENDA.
 2. THE CONTRACTOR SHALL MAINTAIN A MINIMUM 15' WIDE TRAVEL WAY AT ROAD CROSSINGS AT ALL TIMES DURING CONSTRUCTION. THE USE OF STEEP PLATES IS PERMITTED.

NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR THE CLIENT AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN & CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
from your perspective
ARCHITECTURE

468 BRADWAY SARATOGA SPRINGS, NY
P 518.580.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK
BY T&B ENGINEERING AND
LANDSCAPE ARCHITECTURE, P.C.

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBORSIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE
ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
47 W MARKET ST. SUITE 2
RHINEBECK, NY 12572
845.516.5800

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0728

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

PHASE 1A IMPROVEMENTS

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No.	Description	Date
-----	-------------	------

PROGRESS	DESIGN	CONSTRUCTION
SCHEMATIC DESIGN	DEVELOPMENT	DOCUMENTS

Project Number 2234

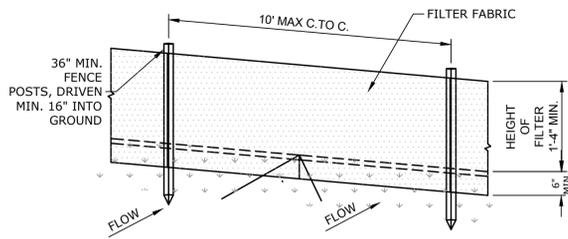
Drawn by CJR/RQL

Checked by BKN

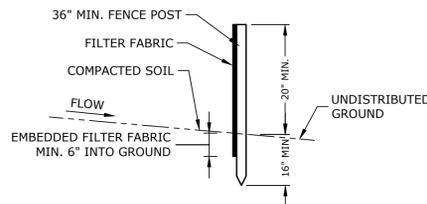
Date 09/01/23

SITE DETAILS - 3

C-503



PERSPECTIVE VIEW

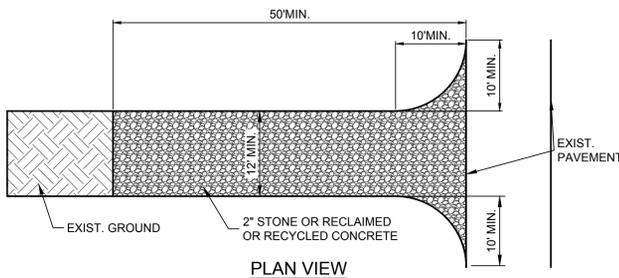
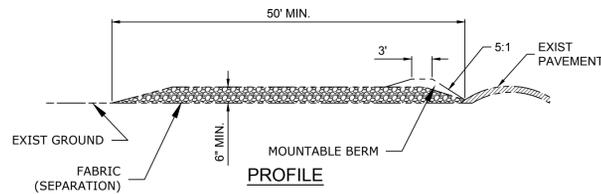


NOTES

1. POSTS: STEEL EITHER "T" OR "U" TYPE OR SOUND HARDWOOD WITH A CROSS SECTIONAL AREA EQUAL TO 3.0 SQUARE INCHES
2. FILTER FABRIC: TENCATE MIRAFI 100X OR APPROVED EQUAL.
3. SILT FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES.
4. WHEN TWO SECTIONS OF FILTER FABRIC ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES AND FOLDED.
5. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.
6. TYPES OF SILT FENCE AS SHOWN IN THE SILT FENCE SLOPE TABLE ARE AS DEFINED BY THE NEW YORK STATE STANDARDS AND SPECIFICATION FOR EROSION AND SEDIMENT CONTROL DATED NOVEMBER 2016 OR CURRENT.

SILT FENCE

DETAIL	5
NO SCALE	-

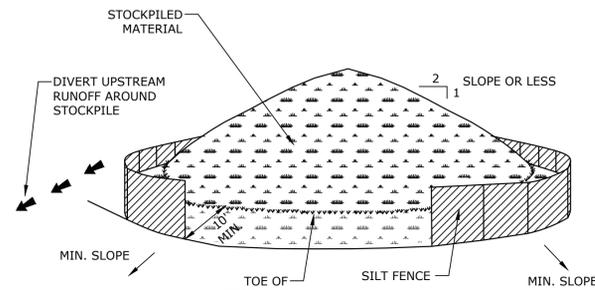


NOTES

1. STONE SIZE - USE 2" STONE, OR RECLAIMED OR RECYCLED CONCRETE OR EQUIVALENT.
2. LENGTH - NOT LESS THAN 50 FEET.
3. THICKNESS - NOT LESS THAN 6 INCHES.
4. WIDTH - TWELVE (12') FEET MINIMUM. BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS. TWENTY-FOUR (24') FOOT IF SINGLE ENTRANCE TO SITE.
5. FILTER FABRIC (SEPARATION) - WILL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
6. SURFACE WATER - ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM WITH 5:1 SLOPES WILL BE PERMITTED.
7. MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT-OF-WAY. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHT-OF-WAY MUST BE REMOVED IMMEDIATELY.
8. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE AND WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.
9. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

STABILIZED CONSTRUCTION ENTRANCE

DETAIL	4
NO SCALE	-

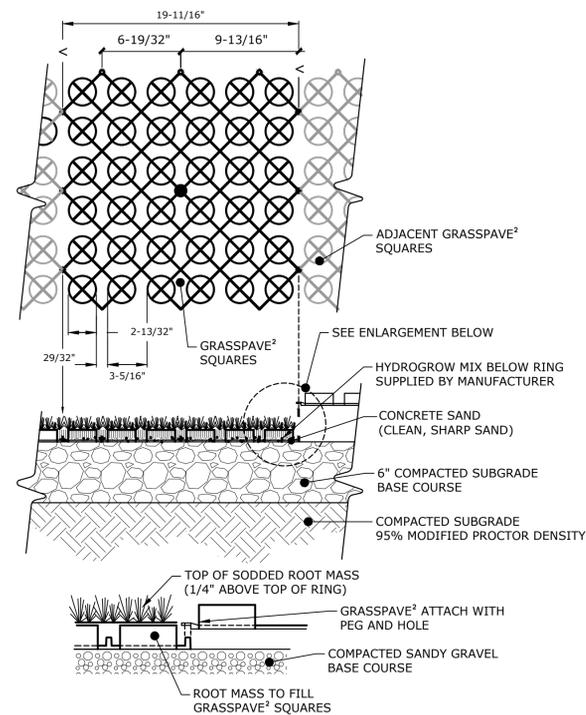


NOTES

1. AREA CHOSEN FOR STOCKPILING OPERATIONS SHALL BE DRY AND STABLE.
2. MAXIMUM SLOPE OF STOCKPILE SHALL BE 2H:1V.
3. SILT FENCE TO EXTEND AROUND ENTIRE PERIMETER OF STOCKPILE OR TO EXTEND AROUND DOWNSTREAM PORTION IF STOCKPILE IS ON SLOPE.
4. TOPSOIL AND FILL THAT IS TO REMAIN STOCKPILE ON-SITE FOR PERIODS GREATER THAN 14 DAYS SHALL BE STABILIZED BY SEEDING. PRIOR TO SEEDING, THE STOCKPILE TOPSOIL MATERIALS SHALL BE GRADED AS NEEDED TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING. IN NO CASE SHALL MATERIALS BE STOCKPILED WITHIN 25 FEET OF ANY DITCH, STREAM OR OTHER SURFACE WATER.

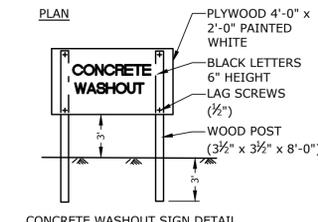
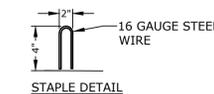
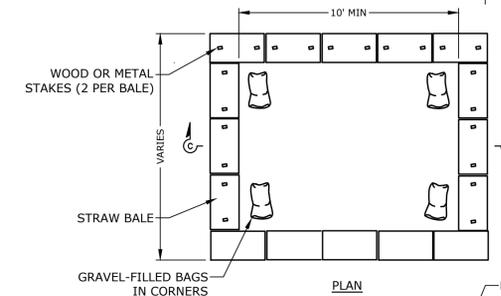
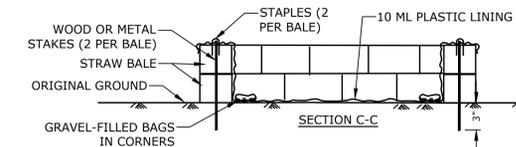
STABILIZED STOCKPILE AREA

DETAIL	2
NO SCALE	-



REINFORCED TURF MAT

DETAIL	5
NO SCALE	-



CONCRETE WASHOUT

DETAIL	3
NO SCALE	-

NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR THE SOLE USE OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHTS. THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN OR CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
ARCHITECTURE
from your perspective

468 BROADWAY SARATOGA SPRINGS, NY P 518.580.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Tighe & Bond

SERVICES PROVIDED IN NEW YORK BY T&B ENGINEERING AND LANDSCAPE ARCHITECTURE, P.C.
UNAUTHORIZED ALTERATIONS TO THIS DOCUMENT IS A VIOLATION OF SECTION 2009 OF THE NEW YORK STATE EDUCATION LAW.

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBORSIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
47 W MARKET ST. SUITE 2
RHINEBECK, NY 12572
845.516.5800

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0728

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

PHASE 1A IMPROVEMENTS

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No | Description | Date

PROGRESS: SCHEMATIC DESIGN | DESIGN DEVELOPMENT | CONSTRUCTION DOCUMENTS

Project Number 2234

Drawn by CJR/RQL

Checked by BKN

Date 09/01/23

SITE DETAILS - 4

C-504

NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS:

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR USE ONLY WITH RESPECT TO THIS PROJECT AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHT(S). THE OWNER SHALL NOT REUSE OR REPRINT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN & CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
from your perspective
ARCHITECTURE

468 BROADWAY SARATOGA SPRINGS, NY
P 518.888.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Consultant Logo

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBOURSIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
53 SOUTHAMPTON RD.
WESTFIELD, MA 01085
413.562.1600

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0733

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

STUDENT DORMITORY

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No.	Description	Date

PROGRESS:	DESIGN DEVELOPMENT	CONSTRUCTION DOCUMENTS
SCHEMATIC DESIGN		

Project Number 2234

Drawn by PU/NV

Checked by BB

Date 08.16.23

EXTERIOR ELEVATIONS

A201

8/16/2023 2:36:21 PM



1 SOUTH ELEVATION
1/4" = 1'-0"



2 NORTH ELEVATION
1/4" = 1'-0"

USE OF ARCHITECTS DOCUMENTS:
 THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR USE SOLELY WITH RESPECT TO THIS PROJECT AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHT(S). THE OWNER SHALL NOT REUSE OR REPRINT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN & CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.



468 BROADWAY SARATOGA SPRINGS NY P 518 880 8888

OWNER:
 THE CHARLTON SCHOOL
 322 LAKE HILL RD
 BURNT HILLS, NY 12027

GENERAL CONTRACTOR
 LECHASE CONSTRUCTION SERVICES, LLC
 220 HARBORSIDE DR. SUITE 301
 SCHEENECTADY, NY 12305
 518 388 9200

LANDSCAPE ARCHITECT
 WAGNER HODGSON LANDSCAPE ARCHITECTURE
 430 WARREN ST.
 HUDSON, NY 12534
 518 567 1791

SITE / CIVIL ENGINEER
 TIGHE & BOND
 53 SOUTHAMPTON RD.
 WESTFIELD, MA 01085
 413 562 1600

STRUCTURAL ENGINEER
 SB ENGINEERING, PLLC
 900 RT. 146
 CLIFTON PARK, NY 12065
 518 724 0733

MEP ENGINEER
 HUSTON ENGINEERING, LLC
 500 FEDERAL ST. #400
 TROY, NY 12180
 518 326 0369

STUDENT DORMITORY

322 LAKE HILL RD,
 BURNT HILLS, NY 12027

No.	Description	Date
-----	-------------	------

PROGRESS:	DESIGN:	CONSTRUCTION:
SCHEMATIC DESIGN	DEVELOPMENT	DOCUMENTS

Project Number 2234

Drawn by PU/IV

Checked by BB

Date 08.16.23

EXTERIOR ELEVATIONS



1 EAST ELEVATION
 1/4" = 1'-0"



2 WEST ELEVATION
 1/4" = 1'-0"

NOT FOR CONSTRUCTION

USE OF ARCHITECTS DOCUMENTS:

THESE DOCUMENTS PREPARED BY THE ARCHITECT ARE INSTRUMENTS OF SERVICE FOR USE SOLELY WITH RESPECT TO THIS PROJECT, AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT. THE ARCHITECT SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHT(S). THE OWNER SHALL NOT REUSE OR PERMIT THE REUSE OF THESE DOCUMENTS INCLUDING ANY DESIGN & CONSTRUCTION DEVELOPMENT, CHANGES OR ALTERATIONS TO THESE DOCUMENTS, WITHOUT THE WRITTEN ACKNOWLEDGEMENT AND AUTHORIZATION OF THE ARCHITECT.

BALZER TUCK
from your perspective
ARCHITECTURE

468 BROADWAY SARATOGA SPRINGS, NY P 518.580.8888

OWNER:
THE CHARLTON SCHOOL
322 LAKE HILL RD
BURNT HILLS, NY 12027

Consultant Logo

GENERAL CONTRACTOR
LECHASE CONSTRUCTION SERVICES, LLC
220 HARBORSIDE DR. SUITE 301
SCHENECTADY, NY 12305
518.388.9200

LANDSCAPE ARCHITECT
WAGNER HODGSON LANDSCAPE ARCHITECTURE
430 WARREN ST.
HUDSON, NY 12534
518.567.1791

SITE / CIVIL ENGINEER
TIGHE & BOND
53 SOUTHAMPTON RD.
WESTFIELD, MA 01085
413.562.1600

STRUCTURAL ENGINEER
SB ENGINEERING, PLLC
900 RT. 146
CLIFTON PARK, NY 12065
518.724.0733

MEP ENGINEER
HUSTON ENGINEERING, LLC
500 FEDERAL ST. #400
TROY, NY 12180
518.326.0369

MAINTENANCE BUILDING

322 LAKE HILL RD,
BURNT HILLS, NY 12027

No.	Description	Date

PROGRESS:	DESIGN	CONSTRUCTION
SCHEMATIC DESIGN	DEVELOPMENT	DOCUMENTS

Project Number 2234

Drawn by PU/NV

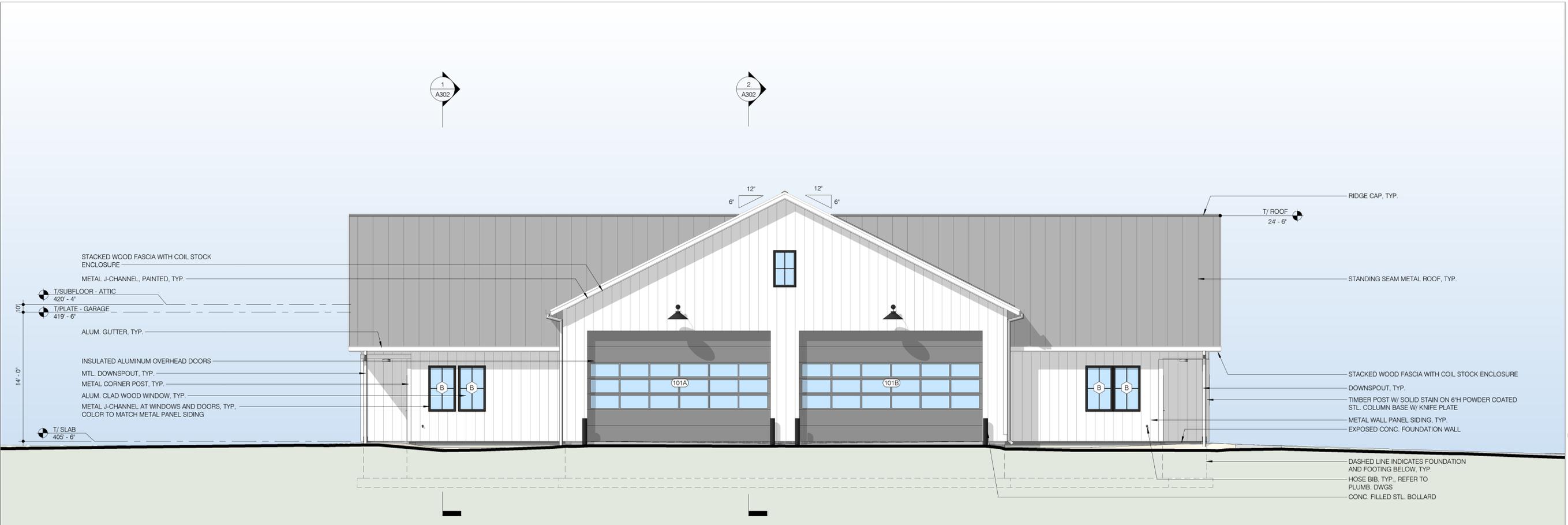
Checked by BB

Date 08.16.23

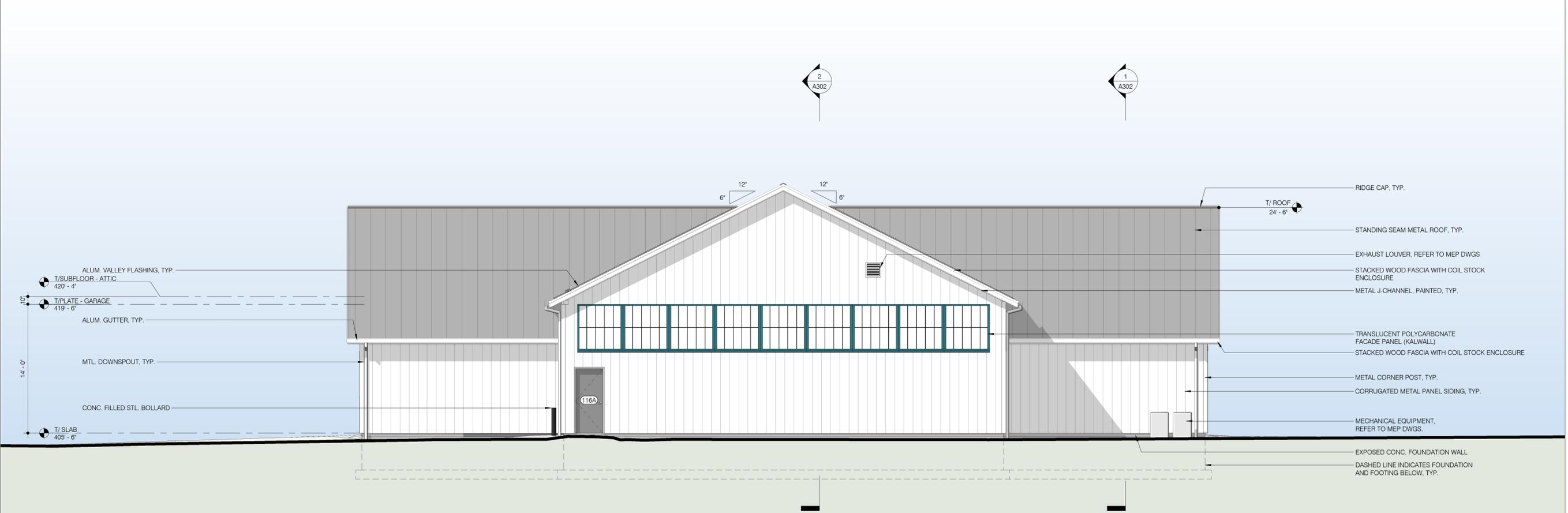
EXTERIOR ELEVATIONS

A203

8/16/2023 1:14:43 PM



1 SOUTH ELEVATION
3/16" = 1'-0"



2 NORTH ELEVATION
3/16" = 1'-0"



1 EAST ELEVATION
3/16" = 1'-0"



2 WEST ELEVATION
3/16" = 1'-0"