

BUILDING LAYOUT:

Building #:	Building Area (S.F.)	Number of Offices/Bathrooms	Office Area (S.F.)	Bathroom Area (S.F.)	Storage Area (S.F.)	Parking Provided
Building 1	7,000	6	480.00	292.50	6,227.50	6 + 5
Building 2	12,000	9	720.00	438.75	10,841.25	11 + 8
Building 3	11,984	8	640.00	390.00	10,954.00	11 + 7
Totals:	30,984	23	1,840.00	1,121.25	28,022.75	28 + 20 = 48

PROPOSED HYDRAULIC LOADING FOR PROJECT:

USE:	TOTAL AREA (S.F.)	OFFICE SPACE (S.F.)	STORAGE SPACE (S.F.)	NUMBER OF EMPLOYEES	HYDRAULIC LOADING (GPD)	DESIGN FLOW (GPD)
BUILDING #1 OFFICE SPACE	7,000	480	6,520	6	15 GPD/EMPLOYEE	90
BUILDING #2 OFFICE SPACE	12,000	720	11,280	9	15 GPD/EMPLOYEE	135
BUILDING #3 OFFICE SPACE	11,984	640	11,344	8	15 GPD/EMPLOYEE	120
TOTAL	30,984	1,840	29,144	23	345*10.8 LOW FLOW = 276	345

276/0.8 APPLICATION RATE = 345 SAY 350 L.F.
TRENCH LENGTH = 350/2 = 175*0.75 INFILTRATOR SAVING = 131.25 L.F., SAY 150
3 LATERALS @ 50 L.F. EACH
SEPTIC TANK SIZE: 1,500 GALLON CONCRETE SEPTIC TANK

PHASING:

THE PROJECT IS BEING PROPOSED TO BE PHASED INTO 3 PHASES:

PHASE 1: BUILDING #1 (7,000 S.F.), ASSOCIATED PARKING AND THE ACCESS ROAD (32,248.77 S.F.) TOTAL: 39,248.77 S.F.
PHASE 2: BUILDING #2 (12,000 S.F.) AND ASSOCIATED PARKING (26,316.67 S.F.) TOTAL: 38,316.67 S.F.
PHASE 3: BUILDING #3 (11,984 S.F.) AND ASSOCIATED PARKING (17,259.70 S.F.) TOTAL: 29,243.70 S.F.

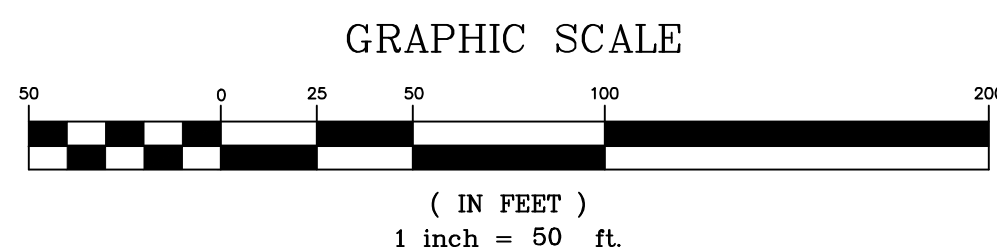
NOTES:

- THE BUILDING CORNERS SHALL BE STAKED OUT IN THE FIELD PRIOR TO THE POURING OF THE FOUNDATIONS AS BUILDINGS ARE LOCATED AT THE SIDE AND REAR YARD SETBACKS.
- BUILDING NOTES:
 - HOT WATER - DEMAND RESPONSIVE "ON-DEMAND" ENERGY COMPLIANT ELECTRIC WATER HEATERS FOR EACH UNIT.
 - HEAT/AC - ENERGY COMPLIANT - AIR CONDITIONERS AND COLD - CLIMATE HEAT PUMPS WITH TWO OR MORE STAGES OF CONTROL.
 - BUILDING FACADE AND LANDSCAPE LIGHTING SHALL AUTOMATICALLY SHUT OFF.
 - BUILDING/WAREHOUSE TO BE INSULATED IN ITS ENTIRETY TO COMPLY WITH ZONE 6 INTERNATIONAL ENERGY CONSERVATION CODE TO INCLUDE INSULATED METAL OVERHEAD DOORS AND GLASS PANELS.

LANDS NOW OR FORMERLY JOSEPH P. RUSSO SECTION 103.1, BLOCK 1, LOT 2.1 LIBER 1312 PAGE 877 2011-2019 ROUTE 9W

LANDS NOW OR FORMERLY JOSEPH P. RUSSO SECTION 103.1, BLOCK 1, LOT 2.1 LIBER 1312 PAGE 877 2011-2019 ROUTE 9W

LANDS NOW OR FORMERLY SH REAL ESTATE HOLDING CORP. SECTION 103.1, BLOCK 2, LOT 81 LIBER 7167 PAGE 72 2030-2032 ROUTE 9W



LEGEND

- UTILITY POLE
- OVERHEAD UTILITY LINES
- ANCHOR
- CULVERT
- STONEWALL
- PROPOSED PVC - SCH. 80 ELECTRIC/TELECOMMUNICATION CONDUIT BANK
- PROPOSED WATER MAIN
- PROPOSED SANITARY SEWER
- PROPOSED STORM DRAIN LINE
- PHASE 1 WORK
- PHASE 2 WORK
- PHASE 3 WORK

General Notes

UNAUTHORIZED ALTERATIONS OR ADDITIONS TO THIS DRAWING IS A VIOLATION OF SECTION 7209(2) OF NYS EDUCATION LAW.

9	PLANS SUBMITTED FOR 02/18/25 PM MEETING	02/04/25
8	ADDED OFFSITE TOPO	01/16/25
7	TOWN ENGINEER'S COMMENTS	12/8/24
6	TOWN ENGINEER'S COMMENTS	11/8/24
5	FIRE DEPARTMENT COMMENTS	8/28/24
4	TOWN ENGINEER'S COMMENTS	8/3/24
3	REVISED PLANS FROM CONV STORAGE TO FLEX STORAGE	5/18/24
2	REMOVED GAS MAIN FROM PLAN PER CHG&E REQUEST	3/21/24
1	ADDITION OF UTILITIES AND UTILITY NOTES	3/4/24
No.	Revision/Issue	Date

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PROPOSED PHASING PLAN FOR
OFFICE/WAREHOUSE FACILITY
for
TERRAFLEX 101, LLC
2021-2025 ROUTE 9W
MARLBOROUGH, NY 12542

Project c:\john\23-10\ ROUTE 9W SELF STORAGE SITE PLAN.DWG	Sheet C-3
Date 07-24-23	
Scale AS NOTED	