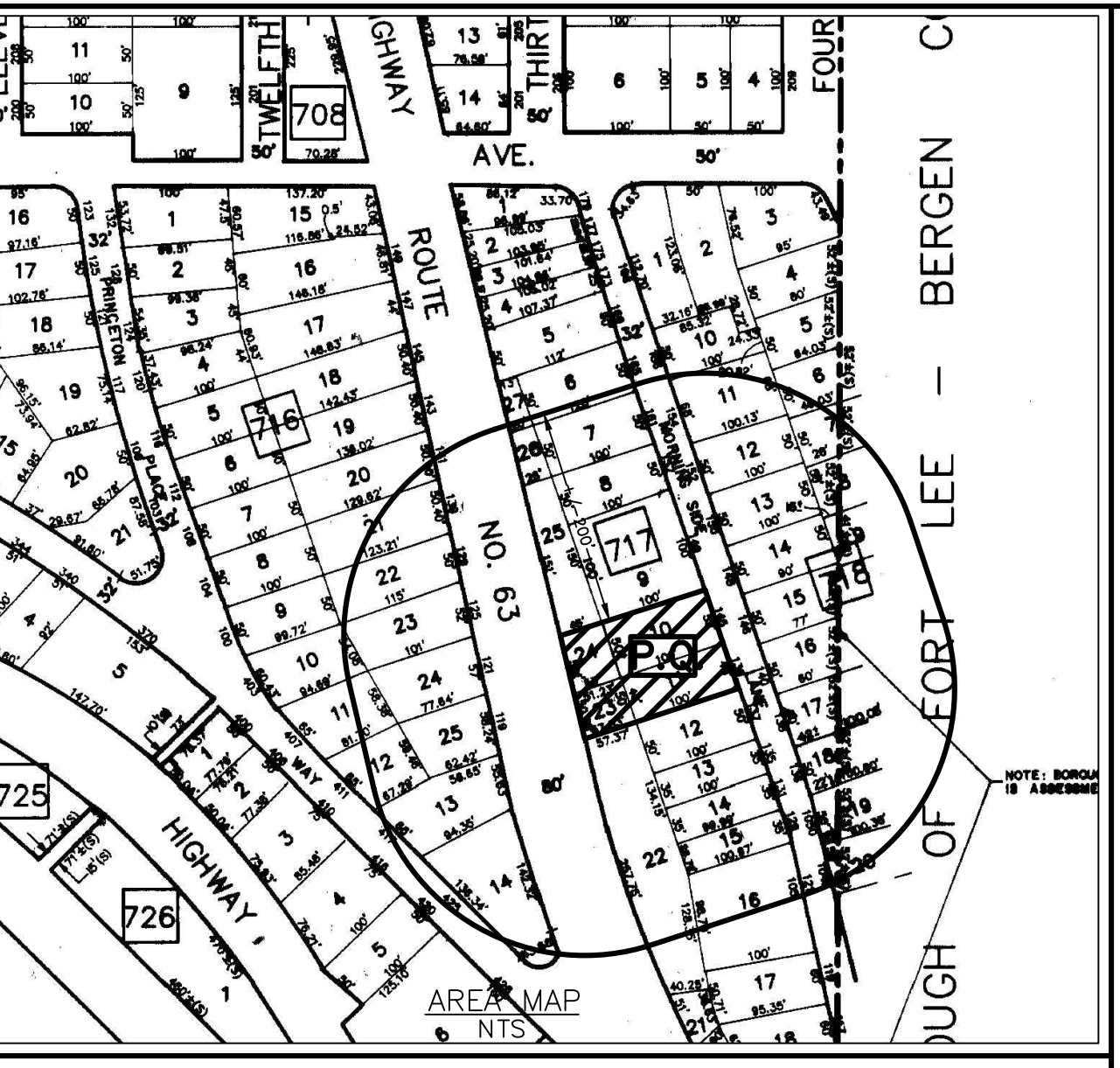


- CONSTRUCTION SEQUENCE:**
1. INSTALL ALL SOIL EROSION AND SEDIMENT CONTROL DEVICES AS PER PLAN, INCLUDING SILT FENCE, AND WHEEL CLEANING BLANKET PER PLAN.
 2. EXCAVATE AND INSTALL FOUNDATION.
 3. CONSTRUCT UTILITY CONNECTIONS.
 4. COMPLETE BUILDING CONSTRUCTION.
 5. INSTALL LANDSCAPING.
 6. CONDUCT SOIL COMPACTION TESTING AND REMEDIATE SUBSOIL (SCARIFICATION/TILLAGE TO A MINIMUM DEPTH OF 6") IF NECESSARY.
 7. UNIFORMLY APPLY TOPSOIL TO AN AVERAGE DEPTH OF 5", MINIMUM OF 4" FIRMED IN PLACE.
 8. APPLY SOIL/FERTILIZER SEED AS PER LANDSCAPE PLAN.
 9. REMOVE ALL SECC DEVICES UPON FINAL STABILIZATION.
- BERGEN COUNTY SOIL CONSERVATION DISTRICT SOIL EROSION AND SEDIMENT CONTROL NOTES**
1. All soil erosion and sediment control practices will be installed in accordance with the Standards for Soil Erosion and Sediment Control in New Jersey (NJ Standards), and will be installed in proper sequence and maintained until permanent stabilization is established.
 2. Any disturbed area that will be left exposed for more than thirty (30) days and not subject to construction traffic shall immediately receive a temporary seeding and mulching. If the season prohibits temporary seeding, the disturbed area will be mulched with unrotted straw at a rate of 2 tons per acre anchored by approved methods (i.e. peg and twine, mulch netting, or liquid mulch binder).
 3. Immediately following initial disturbance or rough grading, all critical areas subject to erosion will receive a temporary seeding in combination with straw mulch or a suitable equivalent, at a rate of 2 tons per acre, according to the NJ Standards.
 4. Stabilization Specifications:
 - A. Temporary Seeding and Mulching:
 - Ground Limestone - Applied uniformly according to soil test recommendations.
 - Fertilizer - Apply 11 lbs. /1,000 sq ft of 10-20-10 or equivalent with 50% water insoluble nitrogen (unless a soil test indicates otherwise) worked into the soil to a minimum of 4".
 - Seed - perennial ryegrass 100 lbs./acre (2 lbs./1,000 sq ft) or other approved seed; plant between March 1 and May 15 or between August 15 and October 1.
 - Mulch - Unrotted straw or hay at a rate of 70 to 90 lbs./1,000 sq ft applied to achieve 95% soil surface coverage. Mulch shall be anchored by approved methods (i.e. peg and twine, mulch netting, or liquid mulch binder).
 - B. Permanent Seeding and Mulching:
 - Topsoil - A uniform application to an average depth of 5", minimum of 4" firmed in place worked into the soil to a minimum of 4".
 - Fertilizer - Apply 11 lbs. /1,000 sq ft of 10-10-10 or equivalent with 50% water insoluble nitrogen (unless a soil test indicates otherwise) worked into the soil to a minimum of 4".
 - Seed - Turf type tall fescue (blend of 3 cultivars) 350 lbs./acre (8 lbs./1,000 sq ft) or other approved seed; plant between March 1 and October 1.
 - Mulch - Unrotted straw or hay at a rate of 70 to 90 lbs./1,000 sq ft applied to achieve 95% soil surface coverage. Mulch shall be anchored by approved methods (i.e. peg and twine, mulch netting, or liquid mulch binder).
 5. The site shall at all times be graded and maintained such that all stormwater runoff is diverted to soil erosion and sediment control facilities.
 6. Soil erosion and sediment control measures will be inspected and maintained on a regular basis, including after every storm event.
 7. Stockpiles are not to be located within 50' of a floodplain, slope, roadway or drainage facility. The base of all stockpiles shall be contained by a haybale sediment barrier or silt fence.
 8. A crushed stone, vehicle wheel-cleaning blanket will be installed wherever a construction access road intersects any paved roadway. Said blanket will be composed of 1" - 2" crushed stone, 6" thick, will be at least 30' x 100' and should be underlain with a suitable synthetic sediment filter fabric and maintained.
 9. Maximum side slopes of all exposed surfaces shall not exceed 3:1 unless otherwise approved by the District.
 10. Driveways must be stabilized with 1" - 2" crushed stone or subbase prior to individual lot construction.
 11. All soil washed, dropped, spilled or tracked outside the limit of disturbance or onto public right-of-ways, will be removed immediately. Paved roadways must be kept clean at all times.
 12. Catch basin inlets will be protected with an inlet filter designed in accordance with Section 28-11 of the NJ Standards.
 13. Storm drainage outlets will be stabilized, as required, before the discharge points become operational.
 14. Dewatering operations must discharge directly into a sediment control bag or other approved filter in accordance with Section 14-1 of the NJ Standards.
 15. Dust shall be controlled via the application of water, calcium chloride or other approved method in accordance with Section 16-1 of the NJ Standards.
 16. Trees to remain after construction are to be protected with a suitable fence installed at the drip line or beyond in accordance with Section 9-1 of the NJ Standards.
 17. The project owner shall be responsible for any erosion or sedimentation that may occur below stormwater outfalls or off-site as a result of construction of the project.
 18. Any revision to the certified Soil Erosion and Sediment Control Plan must be submitted to the District for review and approval prior to implementation in the field.
 19. A copy of the certified Soil Erosion and Sediment Control Plan must be available at the project site throughout construction.
 20. The Bergen County Soil Conservation District must be notified in writing at least 48 hours prior to any land disturbance; Bergen County SCD, 700 Kinderkamack Road, Suite 106, Oradell, NJ 07649. Tel: 201-261-4407; Fax 201-261-7573.
 21. The Bergen County Soil Conservation District may request additional measures to minimize on- or off-site erosion problems during construction.
 22. The owner must obtain a District issued report of compliance prior to the issuance of any certificate of occupancy. The District requires at least one week's notice to facilitate the scheduling of all report of compliance inspections. All site work must be completed, including temporary/permanent stabilization of all exposed areas, prior to the issuance of a report of compliance by the District. **Revised 12/7/17**



BUILDING HEIGHT CALCULATIONS

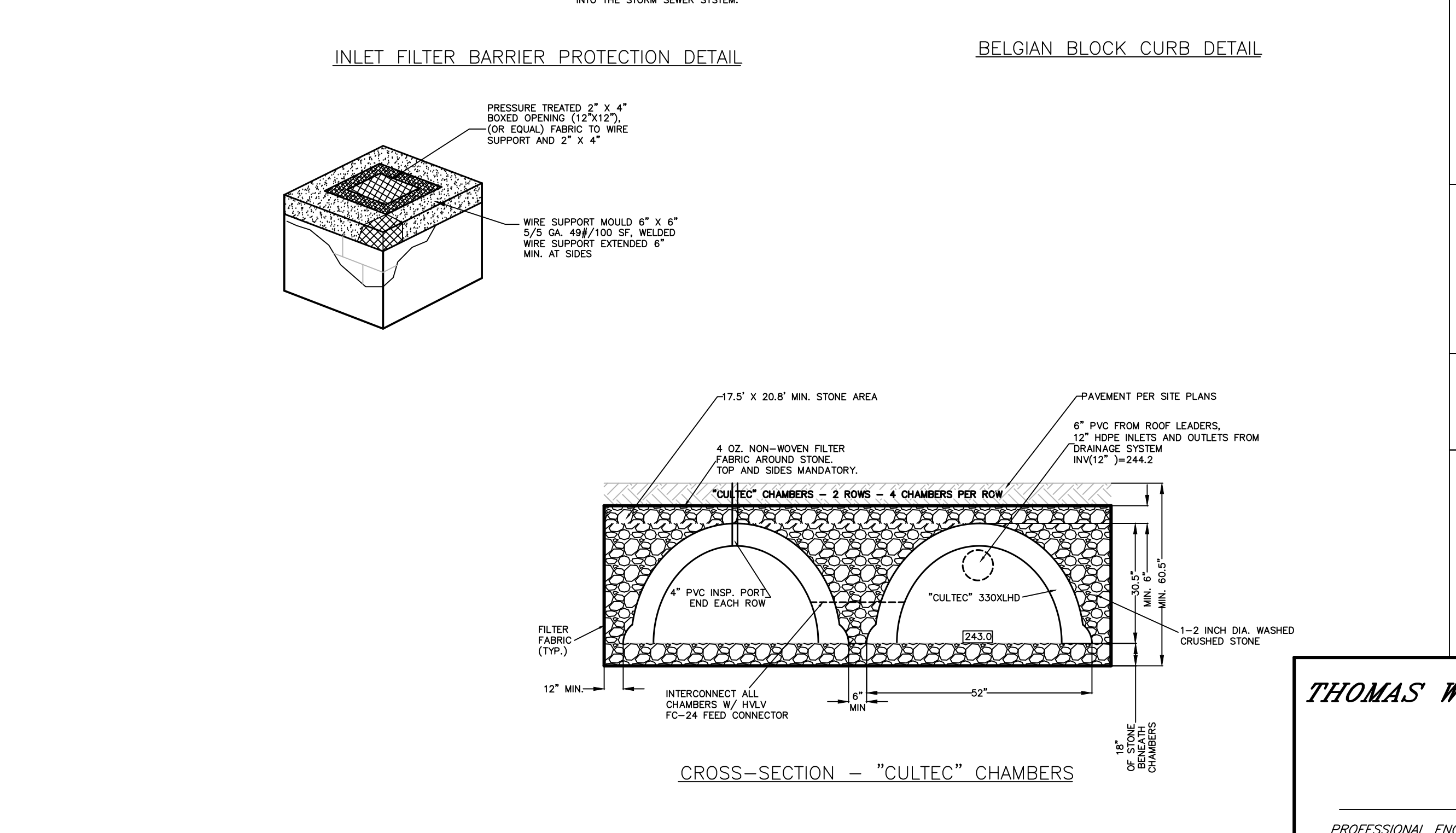
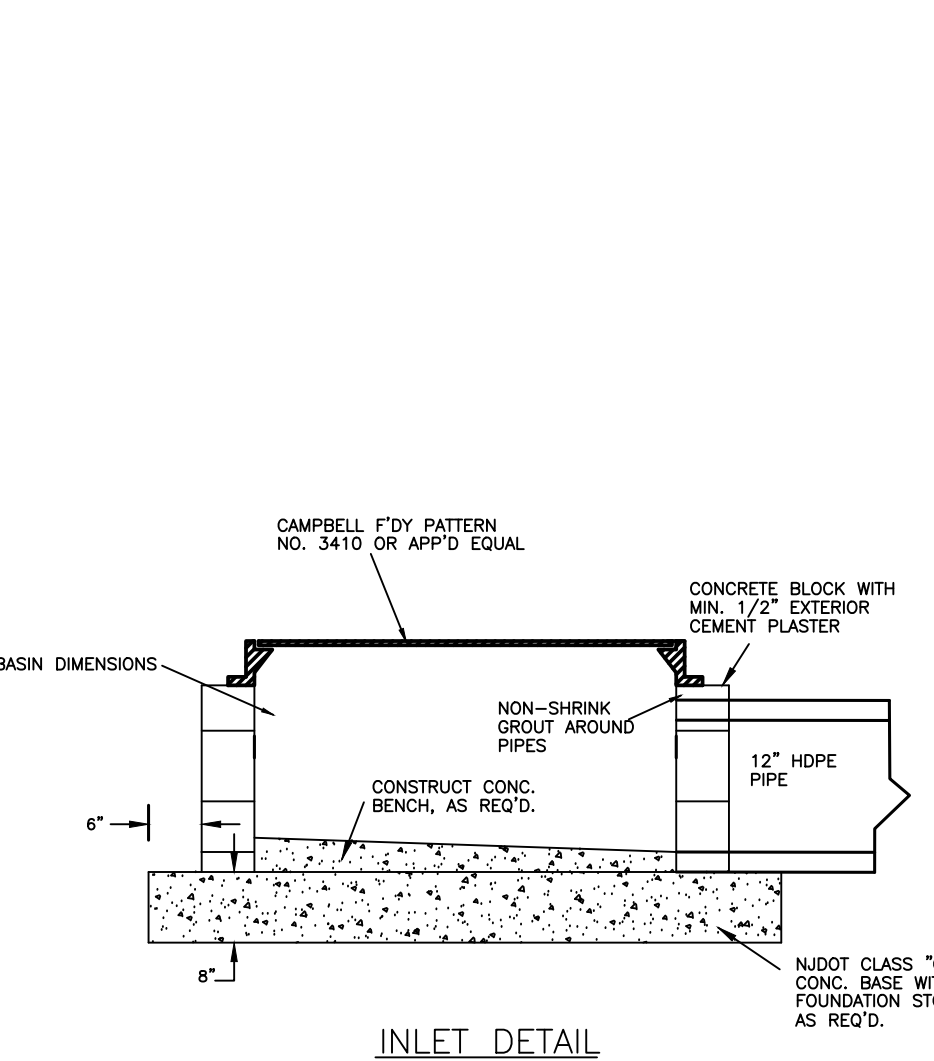
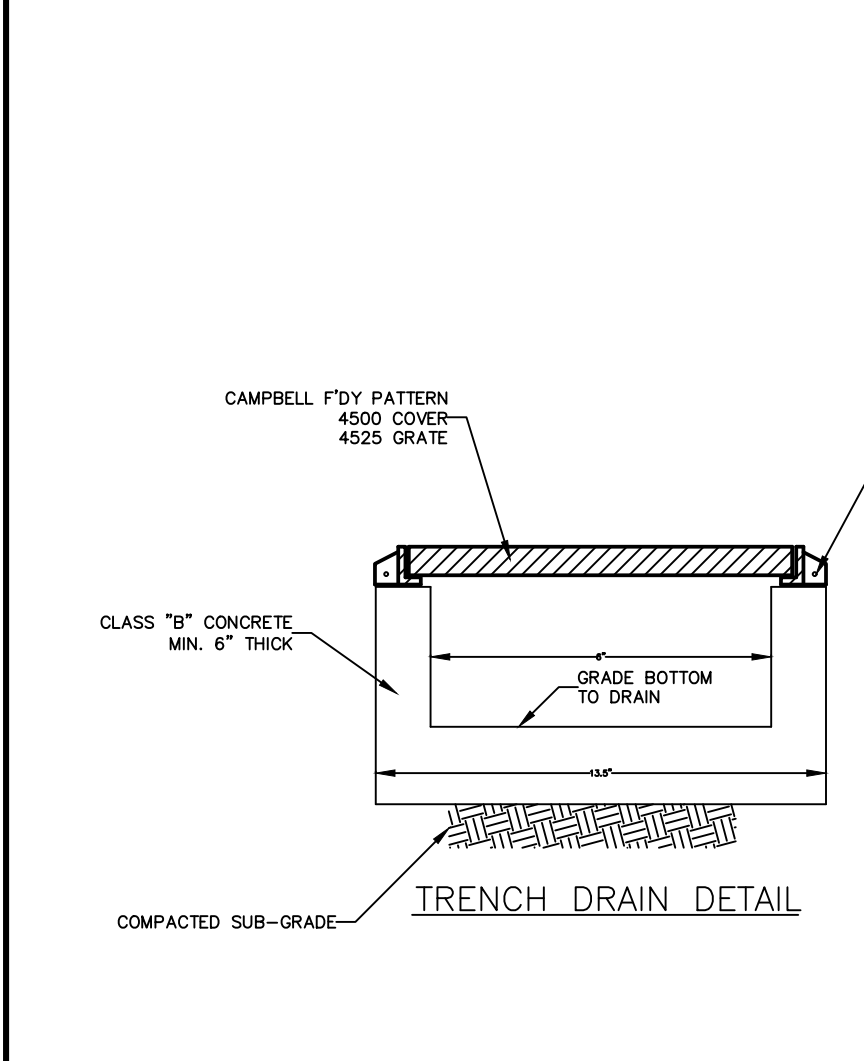
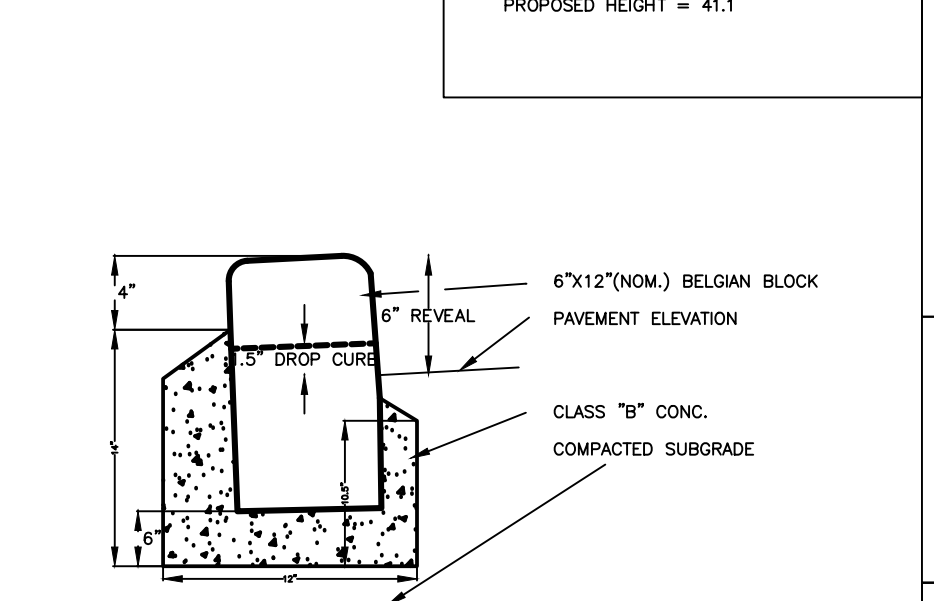
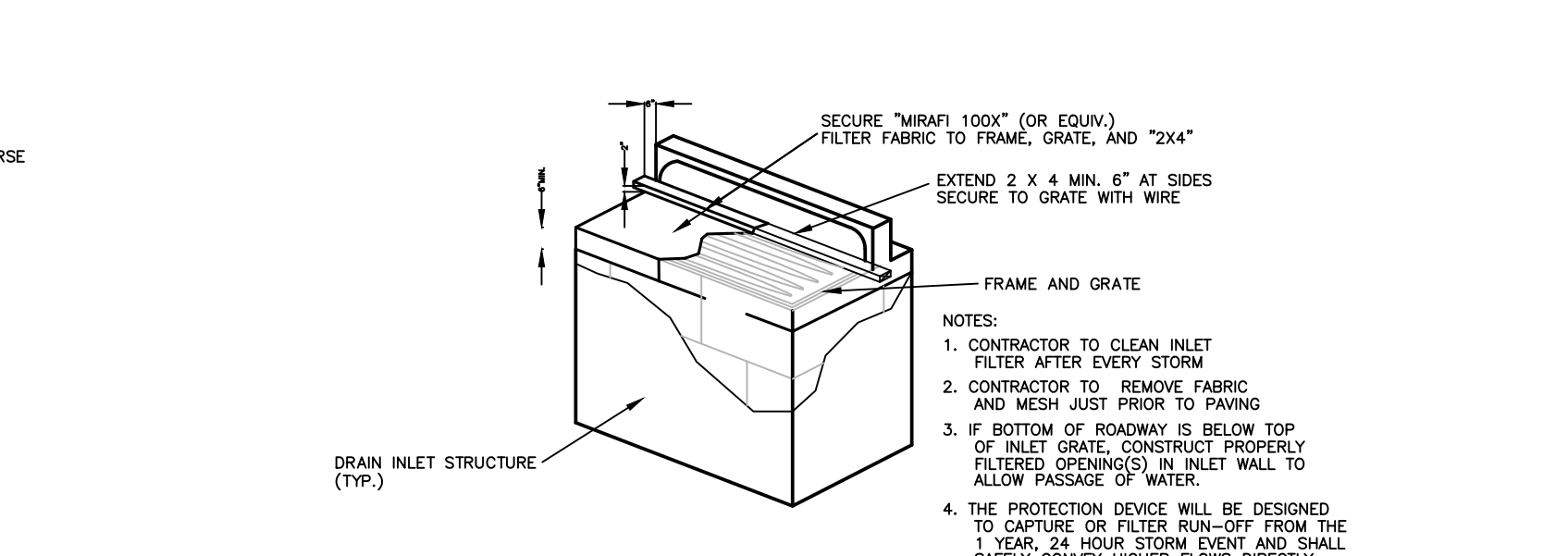
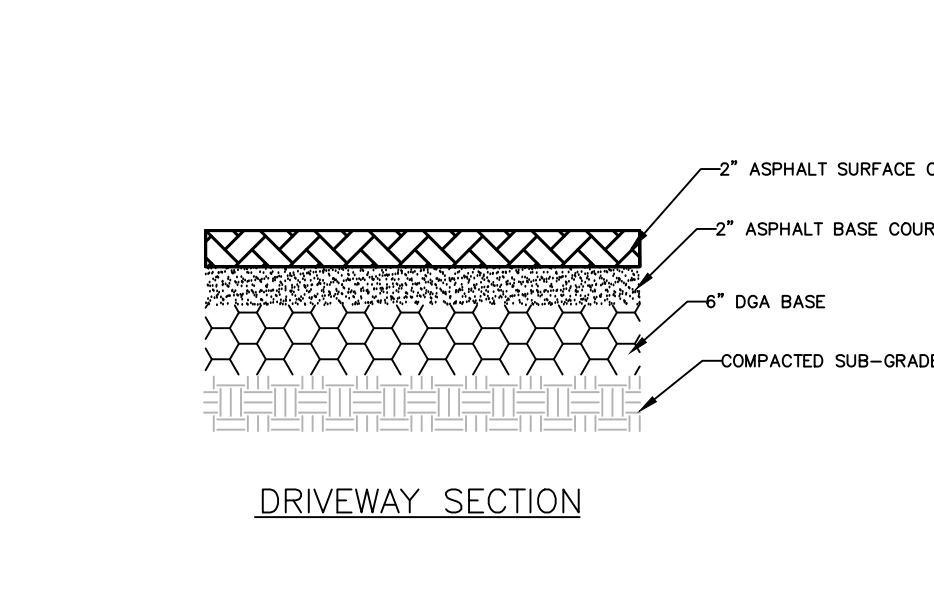
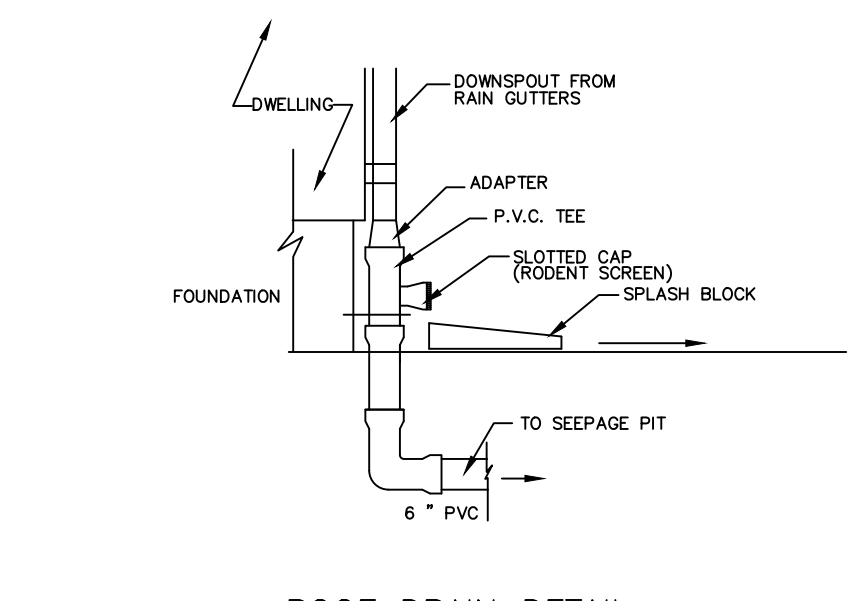
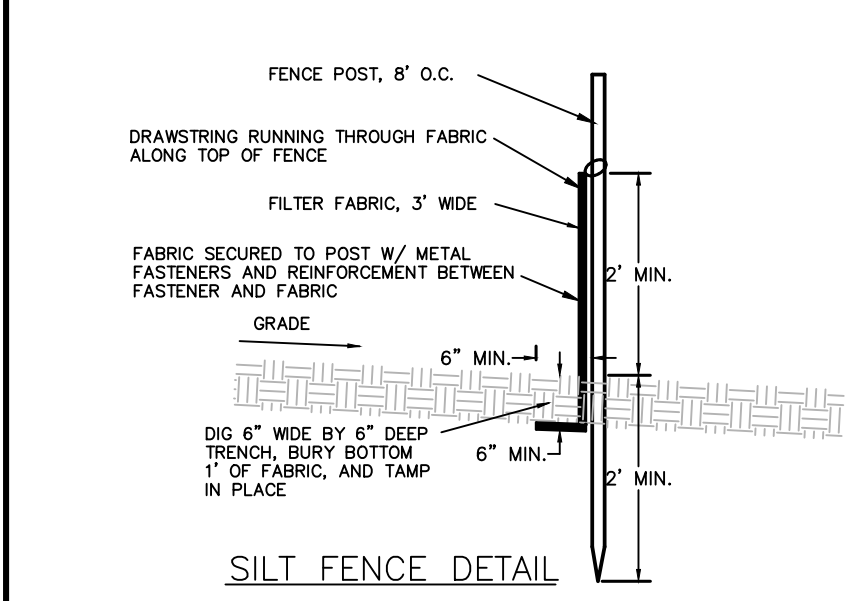
FRONT BUILDING	AVG. FINISHED GRADE = 252.3	PROPOSED MID-ROOF = 291.5	PROPOSED HEIGHT = 39.2
REAR BUILDING	AVG. FINISHED GRADE = 240.4	PROPOSED MID-ROOF = 281.5	PROPOSED HEIGHT = 41.1

- NOTES:**
1. PROPERTY KNOWN AS LOTS 10 AND 11 BLOCK 717 AS SHOWN ON THE CURRENT TAX MAPS OF THE BOROUGH OF PALISADES PARK.
 2. APPLICANT/OWNER: CHUNG
 3. ZONE = AA RESIDENTIAL
 4. TOTAL AREA OF LOT: 15,118 SF
 5. IMPROVEMENTS ON OR UNDER THE LANDS ARE NOT VISIBLE MAY NOT BE SHOWN.
 6. THERE ARE NO EXISTING OR PROPOSED CONVEYANCES OR DEED RESTRICTIONS.
 7. VARIANCE REQUIRED: (SEE ZONING CHART)
 8. THE PROPOSED DWELLINGS WILL UTILIZE THE EXISTING SERVICES FOR THE LOT, IF POSSIBLE. THE LOCATION OF THE EXISTING UTILITIES SHOWN ARE APPROXIMATE AND SHALL BE VERIFIED IN THE FIELD BY THE CONTRACTOR OR OWNER PRIOR TO CONSTRUCTION.
 9. SURVEY INFORMATION SHOWN HEREON HAS BEEN TAKEN FROM A SURVEY PREPARED BY JOSEPH F. BARBERI, PLS DATED 11/10/19.
 10. BASED ON SOIL LOG AND VISUAL INSPECTION OF SITE SOILS, DETENTION SYSTEM WILL FUNCTION AS BEHIND.
 11. BOROUGH ENGINEER'S OFFICE MUST WITNESS SOIL TESTS FOR PROPOSED DETENTION SYSTEM LOCATIONS.
 12. EXISTING SEWER CONNECTION SHALL BE PROPERLY CAPPED IF NOT USED. ONLY ONE (1) SEWER CONNECTION IN STREET SHALL BE ALLOWED, WITH CLEAN-OUT AT ROW, AND SEPARATE SERVICES TO EACH UNIT.

DRAINAGE CALCULATIONS
(SEE SEPARATE DESIGN PLAN)

EARTHWORK CALCULATIONS

COMBINED BUILDING AREA = 7,405 SF	AVG. CUT = 3'	CUT = 823 CY
DETENTION SYSTEM = 364 SF	AVG. CUT = 5'	CUT = 67 CY
NET EXPORT = 890 CY		



REVISION NO.	DATE	DESCRIPTION	REVISION NO.	DATE	DESCRIPTION

THOMAS W. SKRABLE, P.E.
PROFESSIONAL ENGINEER, NJ 36679, NY 75377
PROFESSIONAL PLANNER, NJ 5204

SOIL EROSION AND SEDIMENT CONTROL PLAN
PROPOSED TOWNHOMES
"CHUNG"
BLOCK 717 LOTS 10-11
#139 AND #145 MORNINGSIDE LANE
BOROUGH OF PALISADES PARK
BERGEN COUNTY NEW JERSEY

DATE: 8/31/20

THOMAS W. SKRABLE, P.E., P.P., C.M.E.
CONSULTING ENGINEER
65 RAMAPO VALLEY ROAD, SUITE 213, MAHWAH, NJ
201-529-5010

DRAWN BY: T.S.
SURVEYED BY: J.B.
DESIGNED BY: T.S.
CHECKED BY: T.S.
D'WG NO. 19138PPO
JOB NO. 19-138
SHEET 1 OF 1
1" = 20' H