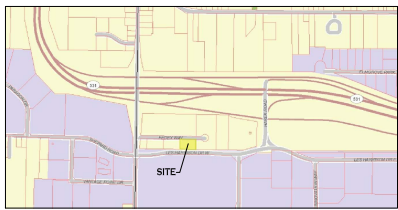
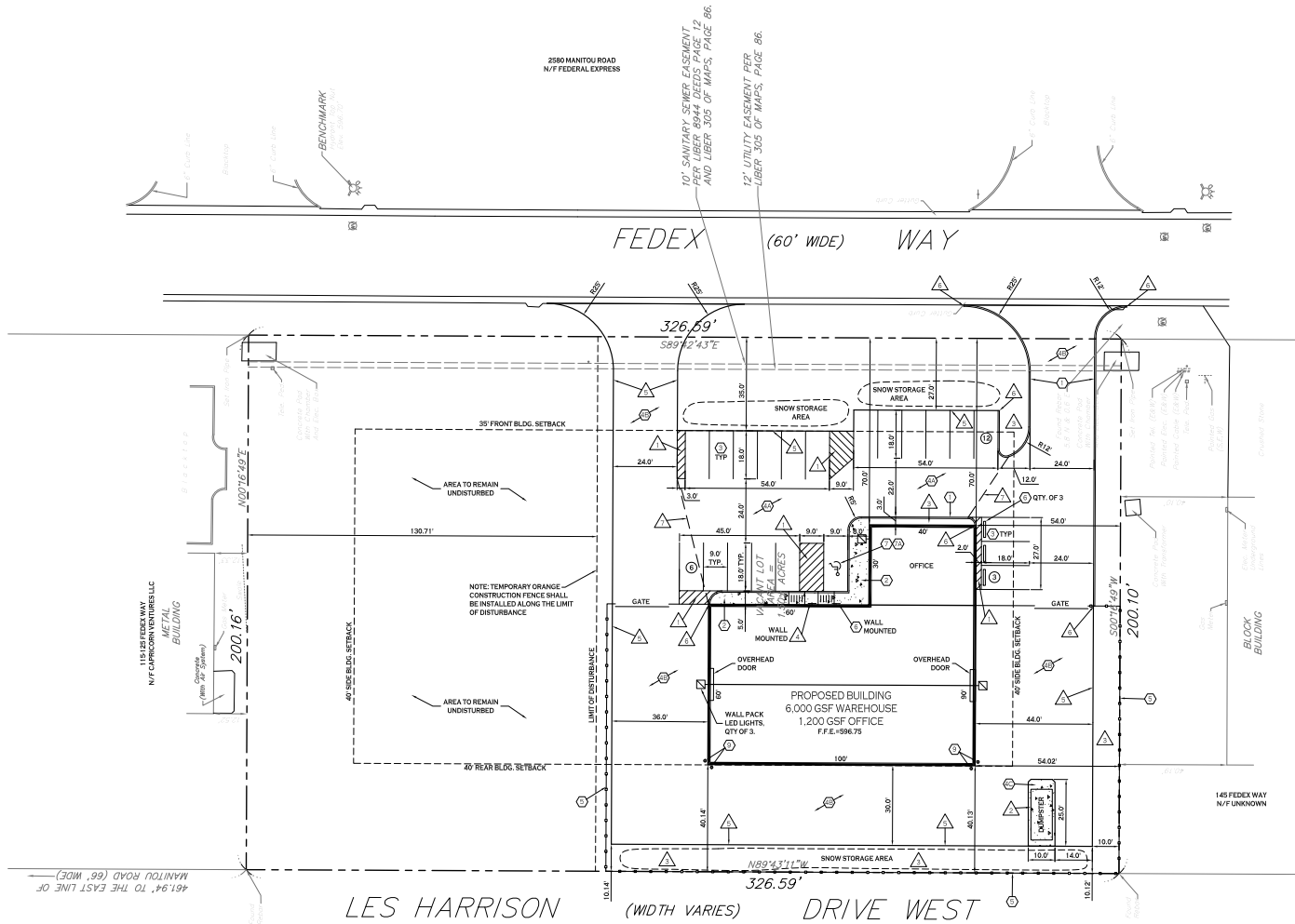


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LOCATION MAP
 SCALE: NONE

SITE PLAN
 SCALE: 1"=20'

- DETAIL LEGEND** SEE SITE DETAIL SHEET
- ① CONCRETE CURB
 - ② CONCRETE SIDEWALK
 - ③ 30' PARKING STALL
 - ④ STANDARD DUTY ASPHALT
 - ⑤ STANDARD DUTY ASPHALT
 - ⑥ CONCRETE ON SLAB
 - ⑦ HIGH CHAIN LINK FENCE WITH PRIVACY SLATS
 - ⑧ HANDICAPPED PARKING SIGN
 - ⑨ HANDICAPPED PAVEMENT MARKINGS
 - ⑩ INTERNATIONAL HANDICAP SYMBOL
 - ⑪ PRECAST PARKING BUMPERS
 - ⑫ PIPE BOLLARD

- NOTE LEGEND**
- ▲ 4" WIDE YELLOW PAVEMENT STRIPES @ 2' O.C. @ 45° TO PARKING LINES
 - ▲ DUMPSTER ON CONCRETE PAD
 - ▲ LANDSCAPED AREA - SEE LANDSCAPE PLAN. IF NO PLANTINGS, INSTALL TOPSOIL & SEED
 - ▲ INSTALL "NO PARKING" SIGN, M.U.T.C.D. SIGN NO. P1-1C
 - ▲ EDGE OF PAVEMENT
 - ▲ R/UNT CURB IN 2' OR MATCH EXISTING CURB
 - ▲ LIMIT OF HEAVY DUTY ASPHALT PAVEMENT

SITE DATA

SITE AREA = 1.50 ACRES (0.9 ACRES OF DISTURBANCE THIS PHASE)
 ZONED G1 (GENERAL INDUSTRIAL)
 BUILDING: 7,200 GSF WAREHOUSE, OFFICE BUILDING (25' HIGH)
 8,000 SF WAREHOUSE, 1,200 SF OFFICES

SETBACKS - BUILDING	REQUIRED	PROPOSED
FRONT	35 FT	70.0 FT MIN.
SIDE	40 FT	54.0 FT MIN.
REAR	40 FT	40.13 FT MIN.

SETBACKS - PARKING	REQUIRED	PROPOSED
FRONT	35 FT	27.0 FT MIN.
SIDE	10 FT	10.0 FT MIN.
REAR	10 FT	10.12 FT MIN.

GREENSPACE

TOTAL SITE	NONE	0.81 AC (OVERALL)
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PARKING (9' x 18' SPACES)
 SEE CALCULATION BELOW

REAR	21	22
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BUILDING HEIGHT

REAR	50 FT	25 FT
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PARKING CALCULATION: * VARIANCE REQUIRED

OFFICE: REDD PARKING = 1 SPACE / 200 GSF
 REDD PARKING = 1200 / 200 = 6 SPACES

WAREHOUSE: REDD PARKING = 1 SPACE / 400 GSF
 REDD PARKING = 8000 / 400 = 20 SPACES

REDD PARKING = 6 + 16 = 22 SPACES **REQD.**

- NOTES**
- ALL RADI SHALL BE 3'0" UNLESS OTHERWISE NOTED.
 - ALL DISTURBED AREAS SHALL HAVE 4" MIN. OF TOPSOIL AND SEED.
 - ALL DIMENSIONS FROM PROPERTY LINES SHALL BE MEASURED PERPENDICULAR TO THE PROPERTY LINE.
 - CENTER ENTRANCE SIDEWALKS ON DOOR OPENINGS.
 - BUILDING DIMENSIONS ARE APPROXIMATE. REFER TO ARCHITECTURAL DRAWINGS FOR LAYOUT DIMENSIONS.

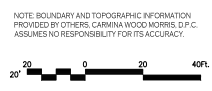
- GENERAL NOTES**
- INSTALL ALL MATERIALS TO MANUFACTURER'S RECOMMENDATIONS AND BEST STANDARDS OF TRADE INVOLVED.
 - SUBSTITUTIONS SHALL BE MADE ONLY WITH OWNER'S APPROVAL AND BE OF EQUIVALENT QUALITY TO WHAT IS SPECIFIED.
 - WORK SHALL BE COMPLETED IN STRICT ACCORDANCE WITH ALL LOCAL CODES AND OSHA SAFETY RULES AND REGULATIONS.
 - VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS AT THE SITE. NOTIFY OWNER'S ENGINEER OF DISCREPANCIES IN CONDITIONS SHOWN ON DRAWINGS PRIOR TO PROCEEDING WITH THE WORK.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTION OF ANY EXISTING STRUCTURES TO REMAIN AND ANY FINISH MATERIAL INSTALLED WHILE WORKING ON OTHER COMPONENTS.
 - CONTRACTOR SHALL KEEP JOB FREE OF DEBRIS AND MAKE FINAL CLEANUP TO SATISFACTION OF OWNER.
 - CONTRACTOR SHALL ASCERTAIN THE LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION SO THAT THIS WORK WILL NOT DISTURB EXISTING LINES AND/OR INSTALLATIONS. COORDINATE ALL WORK WITH THE APPLICABLE UTILITY COMPANIES.
 - CONTRACTOR SHALL OBTAIN AND PAY FOR ALL REQUIRED PERMITS NECESSARY TO PERFORM THE WORK.

SITE LEGEND

PROPERTY LINE	---
PROPOSED CURB	---
PROPOSED SIDEWALK / CONCRETE PAD	---
NUMBER OF PARKING SPACES	②
PROPOSED SIGN	▲
PROPOSED WALL MOUNTED FIXTURES	■

TOWN OF GATES SITE PLAN APPROVAL

PLANNING BOARD CHAIRMAN	DATE
TOWN ENGINEER	DATE
FIRE MARSHAL	DATE
DIRECTOR OF PUBLIC WORKS	DATE



REVISIONS:

No.	Description	Date
1	Rev per Town Comment	2/28/16

PROJECT NAME:
 New Construction
Proposed Office/Warehouse
 135 Fedex Way
 Town of Gates, New York

Issued for Construction: xx.xx.xx
 Municipality Submission: 14/16
 Drawn by: C. Wood
 Scale: As Noted

DRAWING NAME:
 Site Plan

DRAWING NO.:
C-100
 Project no.: 15.152