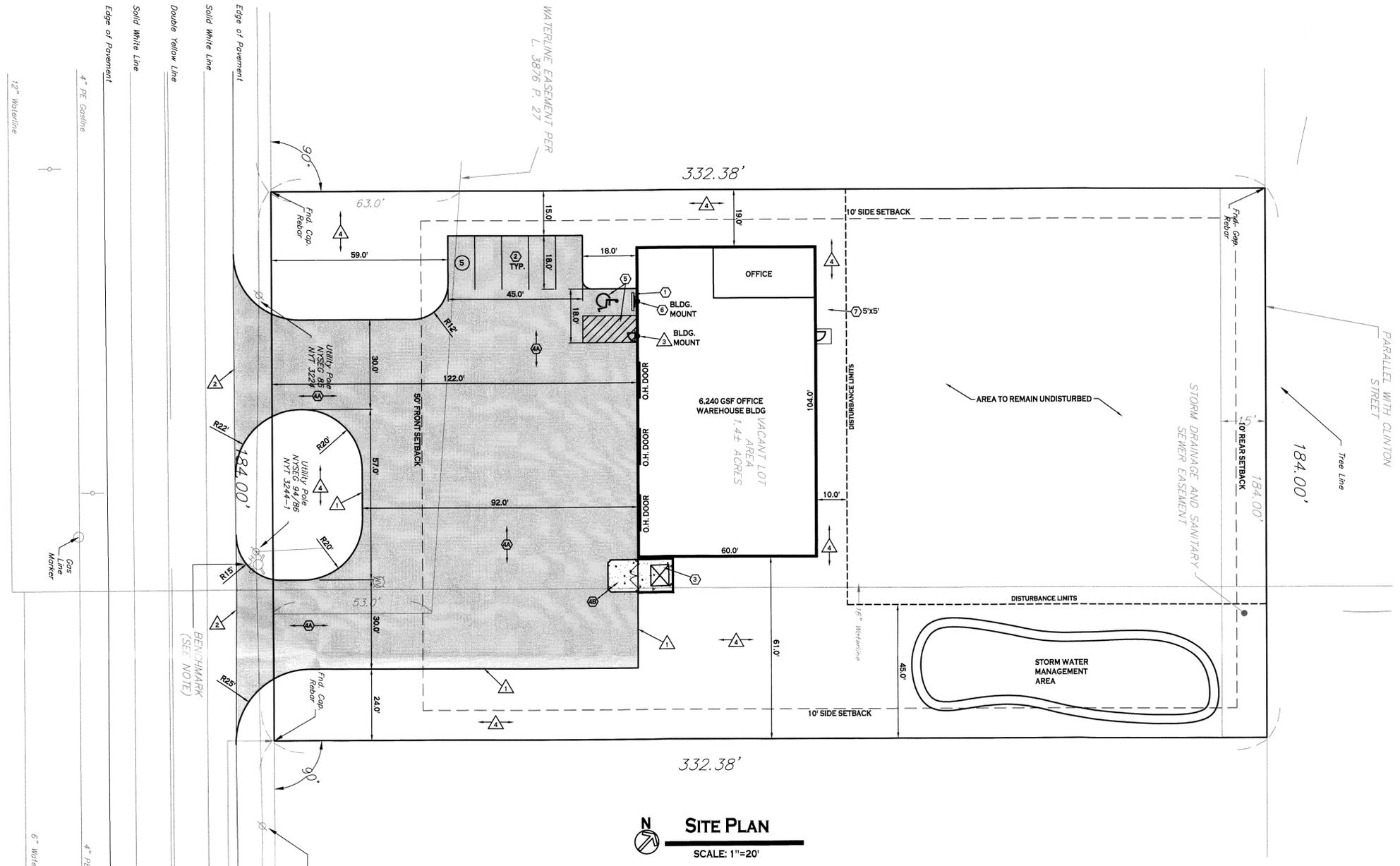
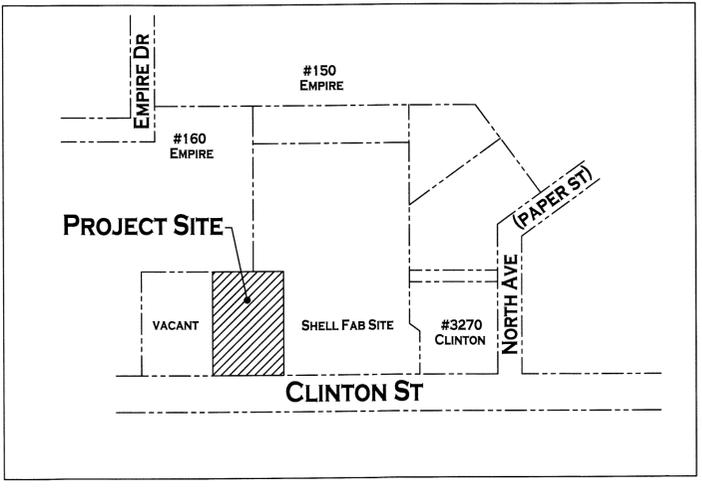


Carmina Wood Morris PC
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CLINTON STREET (WIDTH VARIES) (N.Y. ROUTE 354, STATE HIGHWAY 371)



SITE PLAN
 SCALE: 1"=20'



LOCATION MAP
 SCALE: NTS

- 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 & 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.

- DETAIL LEGEND SEE SITE DETAIL SHEET**
- ① PRECAST PARKING BUMPER
 - ② 90° PARKING STALL
 - ③ DUMPSTER ENCLOSURE
 - ④ STANDARD DUTY ASPHALT
 - ⑤ EXTERIOR SLAB ON GRADE
 - ⑥ HANDICAPPED PAVEMENT MARKINGS
 - ⑦ HANDICAPPED PARKING SIGN
 - ⑧ CONCRETE SIDEWALK

- NOTE LEGEND**
- △ EDGE OF PAVEMENT
 - △ MATCH EX. EDGE OF PAVEMENT, SAWCUT AS REQ'D TO ACHIEVE SQUARE EDGETO MATCH
 - △ INSTALL "NO PARKING" SIGN, M.U.T.C.D. SIGN NO. R7-1C
 - △ LANDSCAPED AREA - SEE LANDSCAPE PLAN, IF NO PLANTINGS, INSTALL TOPSOIL & SEED

SITE LEGEND

PROPERTY LINE	---
PROPOSED CURB	====
PROPOSED SIDEWALK / CONCRETE PAD	▨
NUMBER OF PARKING SPACES	⊕
PROPOSED SIGN	⬇
PROPOSED LIGHT POLE	★
PROPOSED ASPHALT PAVEMENT	▨

NOTE: BOUNDARY AND TOPOGRAPHIC INFORMATION PROVIDED BY OTHERS, CARMINA WOOD MORRIS, P.C. ASSUMES NO RESPONSIBILITY FOR ITS ACCURACY.



SITE DATA		
SITE AREA = 1.4 AC (DISTURBANCE AREA = 0.95 AC)		
ZONED: M-1 (MANUFACTURING DISTRICT)		
DESCRIPTION: 6,240 GSF OFFICE/WAREHOUSE BUILDING (595 SF OFFICE)		
SETBACKS - BUILDING	REQUIRED	PROVIDED
FRONT:	50 FT	122.0 FT MIN.
SIDE:	10 FT	19.0 FT MIN.
REAR:	10 FT	> 10 FT
SETBACKS - PARKING		
FRONT:	10 FT	59.0 FT MIN.
SIDE:	NONE	15.0 FT MIN.
REAR:	NONE	N/A
GREENSPACE		
TOTAL SITE:	NONE	N/A
INTERIOR PARKING LOT (5%):	N/A (< 10 SPACES)	N/A
PARKING (8' x 19')		
# OF SPACES - SEE CALCULATION BELOW	6	6
MAX. BUILDING HEIGHT	40 FT	26 FT

* WHEN PARKING IS LOCATED IN FRONT OF BLDG

PARKING CALCULATION:
 MANUFACTURING, STORAGE OR OTHER INDUSTRIAL FLOOR AREA:

1 SPACE FOR EACH 1,000 SQUARE FEET OF GROSS FLOOR AREA USED FOR SUCH PURPOSES, BUT SHALL NOT BE LESS THAN 1 SPACE FOR EACH 2 EMPLOYEES AND NEED NOT BE MORE THAN 1 FOR EACH 1.5 EMPLOYEES

= 6,240 SF / 1000 = 6 SPACES



REVISIONS: No. Description Date

PROJECT NAME:
 New Construction
Proposed Office/Warehouse
 3254 Clinton Street
 West Seneca, New York

Issued for Construction: xx.xx.xx
 Municipality Submission: 6/15/16
 Drawn by: C. Wood
 Scale: As Noted

DRAWING NAME:
 Site Plan

DRAWING NO.
C-100
 Project no.: 16.xxx