PROPOSED SITE MODIFICATIONS

Amherst Development Park
6000 - 6040 N.Bailey Ave, Amherst, NY
BDC Property # 1723
SITE DEVELOPMENT DRAWINGS

INDEX OF DRAWINGS

DWG. #	DRAWING NAME	REVISION	DATE
C1.0	COVER SHEET	15	08.12.2025
C2.0	EXISTING SURVEY		
C3.00	DEMOLITION & EROSION CONTROL PLAN WEST	14	08.01.2025
C3.01	DEMOLITION & EROSION CONTROL PLAN EAST	14	08.01.2025
C3.10	DEMOLITION & EROSION CONTROL PLAN DETAILS	6	08.30.2024
C4.0	OVERALL SITE PLAN	15	08.12.2025
C4.10	DETAILED SITE PLAN WEST	15	08.12.2025
C4.11	DETAILED SITE PLAN EAST	14	08.01.2025
C4.20	CONSTRUCTION DETAILS	13	06.23.2025
C5.00	GRADING PLAN WEST	15	08.12.2025
C5.01	GRADING PLAN EAST	15	08.12.2025
C5.10	DRAINAGE PLAN WEST	15	08.12.2025
C5.11	DRAINAGE PLAN EAST	14	08.01.2025
C5.20	DRAINAGE DETAILS	12	05.16.2025
C5.21	DRAINAGE DETAILS	14	08.01.2025
C6.00	UTILITY PLAN WEST	15	08.12.2025
C6.01	UTILITY PLAN EAST	14	08.01.2025
C6.10	UTILITY DETAILS	7	12.03.2024
C7.0 - C7.4	LANDSCAPING PLANS	7	08.12.2025
C8.0	SITE LIGHTING PLAN	14	08.01.2025
C8.10	LIGHTING DETAILS	10	02.05.2025

OWNER/DEVELOPER:

NAME: BENDERSON DEVELOPMENT COMPANY, LLC
ADDRESS: 570 DELAWARE AVENUE, BUFFALO, NY 14202
CONTACT: DAVID ZUPPELLI
PHONE: 716 - 878 - 9683

BENDERSON DEVELOPMENT COMPANY, LLC
570 Delaware Ave.
Buffalo, New York 14202

SURVEYOR

NAME: COSTICH ENGINEERING
ADDRESS: 217 LAKE AVE ROCHESTER NY 14608
CONTACT: DAN HICKOK
PHONE: 585-485-3020

UTILITIES:

NATURAL GAS
NAME/TITLE: WILLIAM SCHNEIDER
COMPANY/DEPT: NATURAL FUEL GAS
ADDRESS: -
PHONE: 716 - 696 - 6460

TELEPHONE COMPANY
NAME/TITLE: JOHN HECKMAN
COMPANY/DEPT: VERIZON
ADDRESS: -
PHONE: 716 - 840 - 8603

ELECTRIC
NAME/TITLE: -
COMPANY/DEPT: NATIONAL GRID
ADDRESS: -
PHONE: -

DIG SAFELY NEW YORK
PHONE: 1 - 800 - 962 - 7962 OR (811)

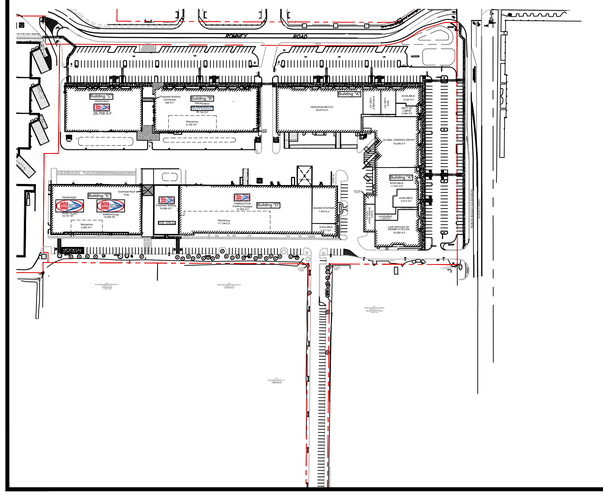
AGENCIES:

ENGINEERING DEPARTMENT
NAME/TITLE: JEFF BURROUGHS
COMPANY/DEPT: TOWN OF AMHERST, NY - ENGINEERING DPT
ADDRESS: 1100 NORTH FOREST RD, WILLIAMSVILLE, NY
PHONE: 716 - 631 - 7154 EX 7418

BUILDING & PLUMBING DEPARTMENT
NAME/TITLE: MARK BERKE
COMPANY/DEPT: TOWN OF AMHERST, NY - BUILDING DPT
ADDRESS: 5583 MAIN STREET, WILLIAMSVILLE, NY 14221
PHONE: 716 - 631 - 7080

PLANNING DEPARTMENT
NAME/TITLE: DAN HOWARD
COMPANY/DEPT: TOWN OF AMHERST, NY - PLANNING DPT
ADDRESS: 5583 MAIN STREET, WILLIAMSVILLE, NY 14221
PHONE: 716 - 631 - 7051

SITE LOCATION MAP 1:200



REGIONAL LOCATION MAP NTS

OFFICIAL TOWN USE ONLY

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No.	DATE	BY	REMARKS
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NORTH

811 Know what's below. Call before you dig.

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AREA: -

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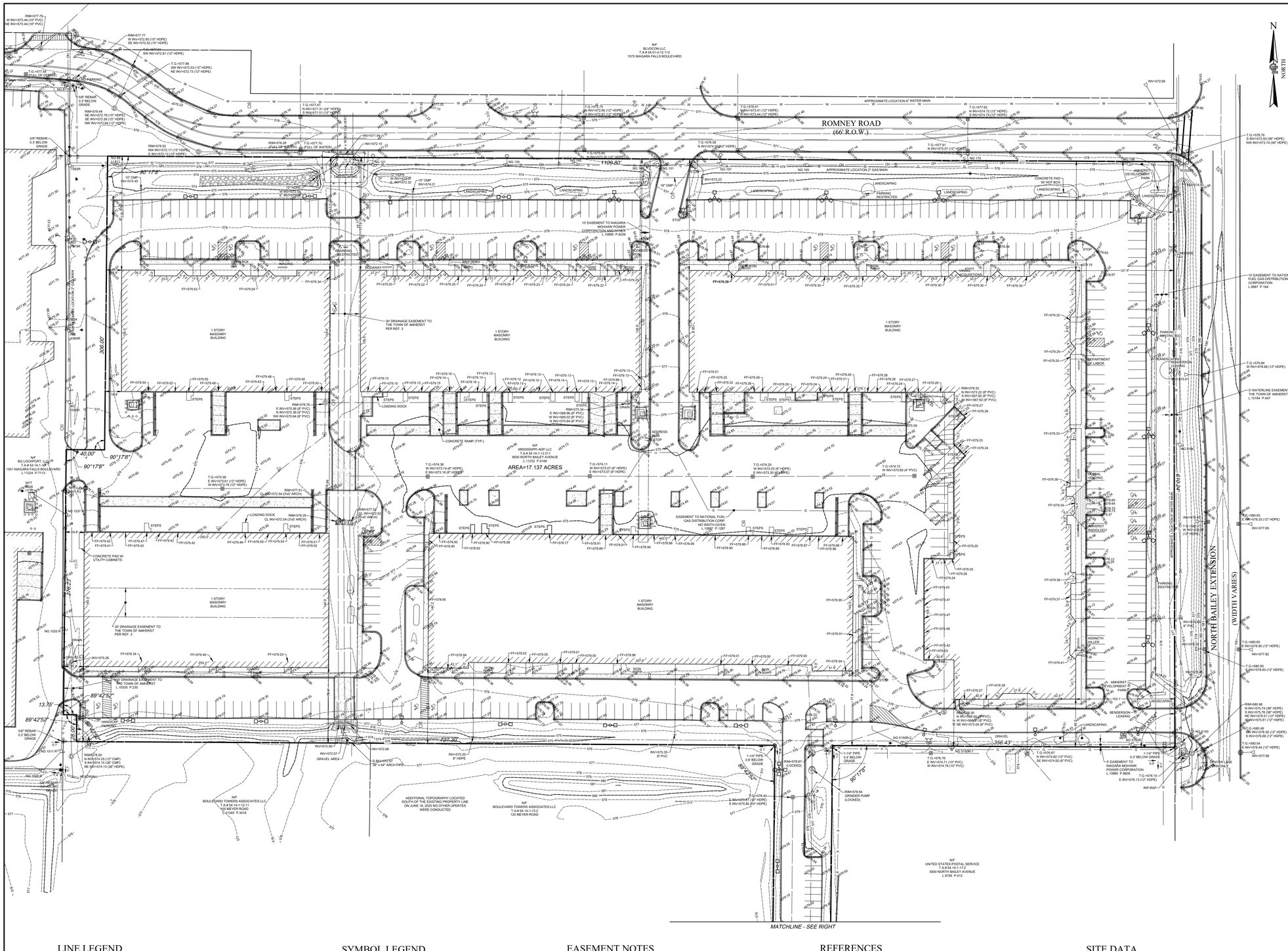
JAMES ALLEN RUMSEY
ARCHITECT
PREPARED FOR
BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

TITLE:
COVER SHEET

SCALE: NTS
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 11.16.2023
DRAWING NO.
C1.0


ROMNEY ROAD
(66' R.O.W.)
NORTH BAILEY EXTENSION
(WIDTH VARIES)
MEYER ROAD
(49.5' R.O.W.)
AREA=17.137 ACRES
1109.80'
906.00'
619.24'
737.30'
356.43'
262.25'
MATCHLINE - SEE LEFT
MATCHLINE - SEE RIGHT
N/F BUYCON LLC T.A.# 54.01-2-12.112 1575 NIAGARA FALLS BOULEVARD
N/F BG LOCKPORT, LLC T.A.# 54.14-1-53 1501 NIAGARA FALLS BOULEVARD L.11924 P.7113
N/F MISSISSIPPI ADP LLC T.A.# 54.14-1-12.211 6000 NORTH BAILEY AVENUE L.11232 P.9109
N/F BOULEVARD TOWERS ASSOCIATES LLC T.A.# 54.14-1-13.2 120 MEYER ROAD L.12345 P.3418
N/F BOULEVARD TOWERS ASSOCIATES LLC T.A.# 54.14-1-13.2 120 MEYER ROAD
N/F BOULEVARD TOWERS II LLC T.A.# 54.14-1-13.1 170 MEYER ROAD
N/F UNITED STATES POSTAL SERVICE T.A.# 54.14-1-17.2 5500 NORTH BAILEY AVENUE L.9795 P.412
N/F KAPSE SWAPNIL & PRAJAKTA GUNTOORKAR T.A.# 54.14-1-13.3 160 MEYER ROAD L.11332 P.3130
1 STORY MASONRY BUILDING
30' DRAINAGE EASEMENT TO THE TOWN OF AMHERST PER REF. 3
10' EASEMENT TO NIAGARA MOHAWK POWER CORPORATION AND MYNET L.10895 P.8239
10' EASEMENT TO NATIONAL FUEL GAS DISTRIBUTION CORPORATION L.9987 P.164
5' WATERLINE EASEMENT TO THE TOWN OF AMHERST L.10184 P.447
EASEMENT TO NATIONAL FUEL GAS DISTRIBUTION CORP. NO WIDTH GIVEN L.10662 P.1287
10' SANITARY SEWER EASEMENT TO THE TOWN OF AMHERST L.8904 P.344
5' EASEMENT TO NIAGARA MOHAWK POWER CORPORATION L.10890 P.8609
EASEMENT TO NEW YORK TELEPHONE COMPANY L.7594 P.555
ADDITIONAL TOPOGRAPHY LOCATED SOUTH OF THE EXISTING PROPERTY LINE ON JUNE 16, 2025 NO OTHER UPDATES WERE CONDUCTED
APPROXIMATE LOCATION 8" WATER MAIN
APPROXIMATE LOCATION 2" GAS MAIN
AMHERST DEVELOPMENT PARK
AMHERST DEVELOPMENT PARK
DEPARTMENT OF LABOR
OPTICAL LENSING
AMHERST RADIOLOGY
KENNETH MILLER
HENDERSON LEASING
GRAVEL
RIP-RAP
CONCRETE PAD W/ UTILITY CABINETS
CONCRETE RAMP (TYP.)
LOADING DOCK
ADDRESS SIGN
ENTRANCE
EXIT
DRIVE-UP ATM
DROP BOX
SIGN
HANDICAP PARKING
PARKING RESTRICTED
LANDSCAPING
CONCRETE PAD W/ HOT BOX
CENTER LANE MARKING
STOP
GRADE
INV=572.69
INV=571.94
INV=572.10
INV=572.59
INV=572.68
INV=572.57
INV=575.50
INV=575.39
INV=573.23
INV=574.21
INV=574.24
INV=574.38
INV=574.37
INV=574.36
INV=574.11
INV=574.07
INV=574.25
INV=574.72
INV=574.58
INV=575.26
INV=574.76
INV=574.67
INV=574.32
INV=574.33
INV=574.34
INV=574.35
INV=574.39
INV=574.40
INV=574.41
INV=574.42
INV=574.43
INV=574.44
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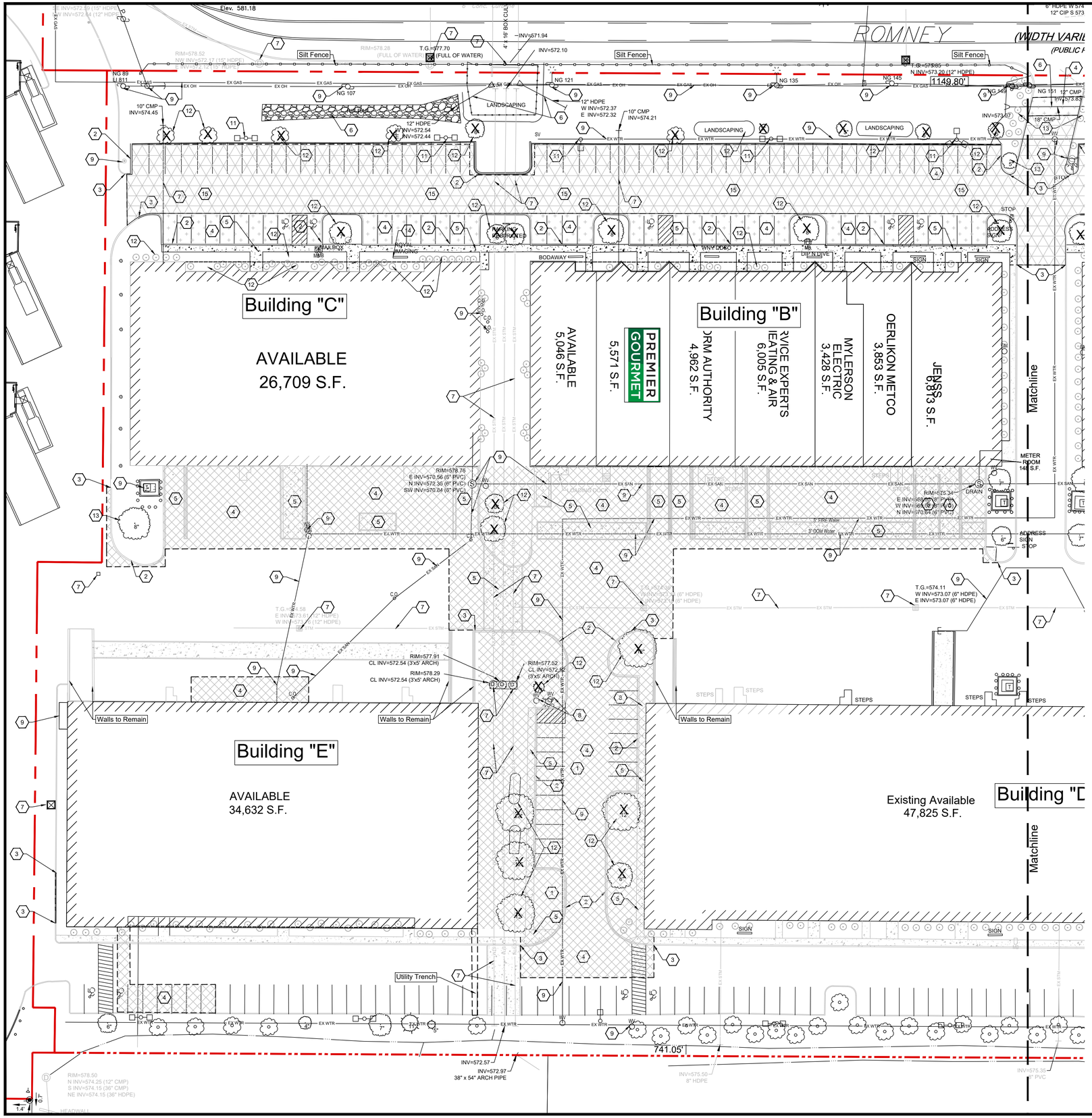

GENERAL NOTES:

1. INSTALL ALL MATERIALS TO MANUFACTURER'S RECOMMENDATIONS AND BEST STANDARDS OF TRADE INVOLVED.
2. SUBSTITUTIONS SHALL BE MADE ONLY WITH OWNER'S APPROVAL AND BE OF EQUIVALENT QUALITY TO WHAT IS SPECIFIED.
3. WORK SHALL BE COMPLETED IN STRICT ACCORDANCE WITH ALL LOCAL CODES AND OSHA SAFETY RULES AND REGULATIONS.
4. CONTRACTOR SHALL 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.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTION OF ANY EXISTING STRUCTURES TO REMAIN AND ANY FINISH MATERIAL INSTALLED WHILE WORKING ON OTHER COMPONENTS.
6. CONTRACTOR SHALL KEEP JOB FREE OF DEBRIS AND MAKE FINAL CLEANUP TO THE SATISFACTION OF OWNER.
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DEMOLITION LEGEND:

- Property Line
- EX ELEC — Existing Electric
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- EX SAN — Existing Sanitary
- EX STM — Existing Storm
- EX TC — Existing Telecoms
- Saw Cut Line
- Silt Fence/Sock
- Inlet Protection
- X — Tree Removal
- Existing area to be removed. Subbase to be recycled, reused to regarde area.
- Existing Asphalt Pavement to be Removed. Sub-base to be recycled, and reused to regrade area.
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3. Limits of Curb Removal.
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6. Existing Storm Drainage/CB to be removed.
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15. Existing Pavement Section to remain. Tie into New Pavement with Mill/Overlay

Project Disturbance
Sub-Surface Disturbance: 4.03 Acres
Surface Disturbance: 3.26 Acres
Total Disturbance: 7.29 Acres.

OFFICIAL TOWN USE ONLY

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No.	DATE	BY	REMARKS
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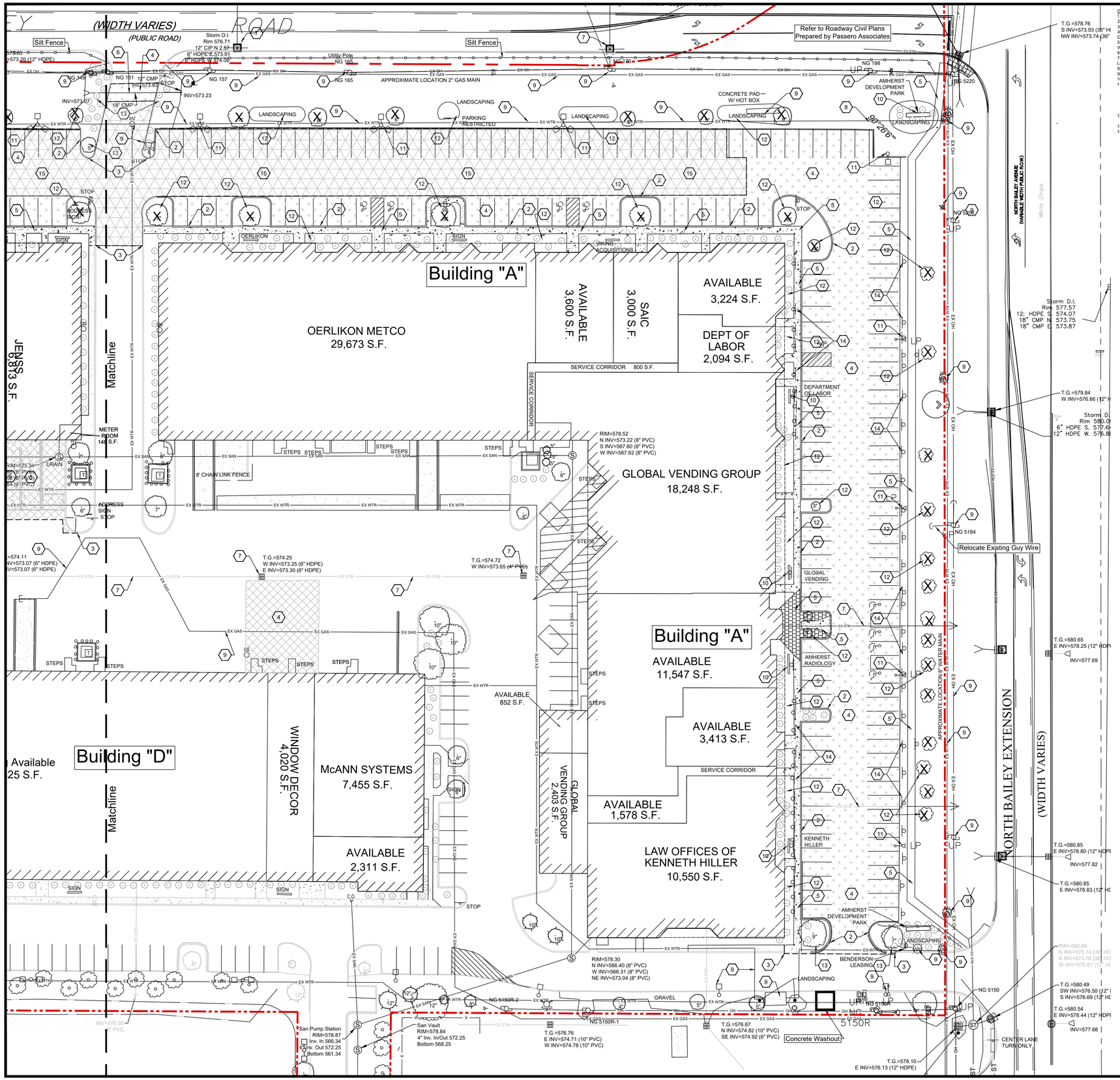
JAMES ALLEN RUMSEY
ARCHITECT
PREPARED FOR
BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

TITLE:
Demolition and Erosion Control Plan (West)

SCALE: 1:30
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 08.16.2023
DRAWING NO.: C3.00



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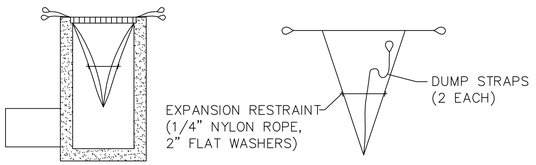
(716) 886-0211

SEAL

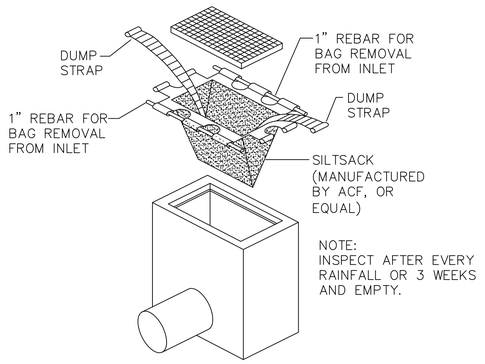
REGISTERED ARCHITECT JAMES ALLEN RUMSEY 037109 STATE OF NEW YORK

TITLE:
Demolition and Erosion Control Plan (East)

SCALE: 1:30
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 08.16.2023
DRAWING NO. C3.01

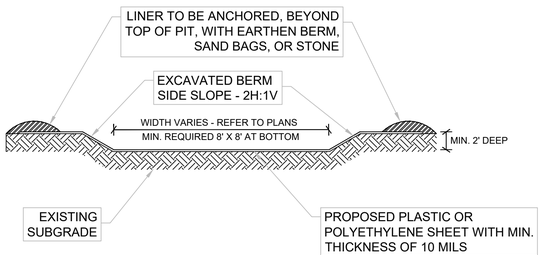


INSTALLATION DETAIL BAG DETAIL



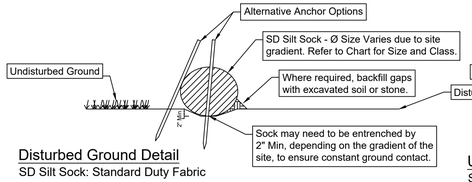
SILT SACK DETAIL

N.T.S.



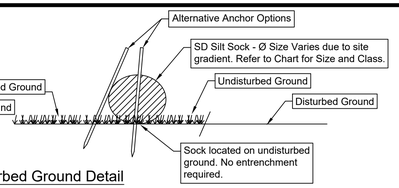
TYPICAL CONCRETE WASH OUT DETAIL

NOTES:
1. CONSTRUCT TO 2016 NYSDEC BLUE BOOK DESIGN CRITERIA



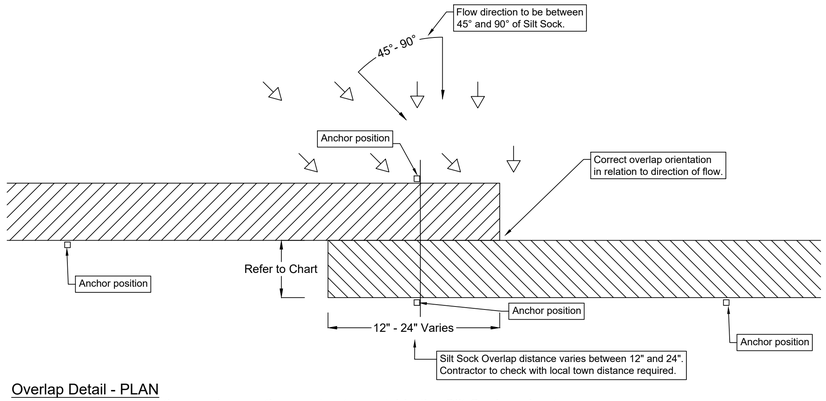
Disturbed Ground Detail

SD Silt Sock: Standard Duty Fabric



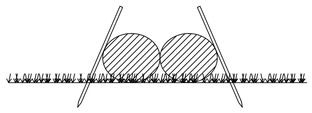
Undisturbed Ground Detail

SD Silt Sock: Standard Duty Fabric



Overlap Detail - PLAN

1) Anchors required at the overlap section are to stay outside the Silt Sock and not pierce through the material. See alternative anchor positons in details above.



Anchor at Overlaped Ends - SECTION

Size & Class Chart			
	Diameter		
Gradient	8"	12"	18"
0 - 2%	30	55	75
2.1 - 5%	25	40	55
5.1 - 10%	15	30	40
10.1 - 33%	10	15	20
> 33%	5	10	15

SD SILT SOCK DETAIL

SD Silt Sock: Standard Duty Fabric

Notes:

1 - Do not use sock below the normal watermark or perpendicular to flow in river and where the maximum incline is greater than 50%.
2 - Contractors should be aware of federal, state and local laws, rules regulations or permit requirements for the use of Silt Socks on site.
3 - Sock should be positioned on the outline of the area to be protected, but must be installed between 45° to 90° from directions of flow.
4 - Sock may be required to be entrenched a minimum of 2" on disturbed ground to ensure constant ground contact.
5 - All gaps and ruts must be backfilled with soil or sock material.
6 - Sock overlap should be in the direction of the flow. Overlap amount will be between 12" and 24". Contractor to check with local town for requirements.
7 - If sediment collects to 1/2 the height of the sock, then a second sock may be stacked immediately up slope of the original instead of removing the sediment.
8 - Sock joint is where two sock sections meet on a level grade, overlap and adjoining ends, tightening the ends together, and anchoring through each end. Where two sections meet on un-level ground, j-hook higher elevated end, anchor, and begin new section just below. Back fill any gaps.
9 - Sock should be inspected and repaired as needed.
10 - If ruts begin under the sock they should be backfilled with soil and compacted so that the ground and sock have continuous contact.
11 - If sock rolls out of place, the sock should be repositioned and secured with additional anchors.
12 - Tears in the Sock fabric may be repaired by wrapping a new piece of fabric over the sock and securing, or by place a second sock immediately up slope with the required overlap beyond deformation.
13 - A section of sock should be replaced whenever it has weakened to such an extent that the efficiency is reduced or diminished. Weakening can occur because the natural mesh fabric breaks down over time of from being moved/dragged on site.
14 - Sock should be replaced when sediment has built up and has been removed three times.
15 - All sediment in disturbed area next to sock must be removed and correctly disposed of before the sock can be removed.
16 - When removing, cut sock open and spread the filler material around. The netting should be removed from site.
17 - Sock should be installed before works commence on site.

OFFICIAL TOWN USE ONLY

DRAWING REVISIONS:

No.	DATE	BY	REMARKS
6	08.30.2024	DZ	Town Comments

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NORTH

811 Know what's below. Call before you dig.

PROPERTY NUMBER: #1723

AREA: -

Amherst Development Park
6000 - 6040 North Bailey Ave
Amherst, NY 14226

PROPOSED SITE MODIFICATIONS

CONSULTANT

JAMES ALLEN RUMSEY
ARCHITECT
PREPARED FOR
BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

TITLE: Demolition and Erosion Control Details

SCALE: NTS
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 08.16.2023

DRAWING NO. C3.10

TOWN OF AMHERST, NY ZONING ANALYSIS

	REQUIRED	PROVIDED
ZONED (RD)	R-D	R-D
MIN LOT AREA	1 AC	17.14 AC
MAX. BUILDING HEIGHT	65'	<30'
BUILDING SETBACKS:		
FRONT YARD	40'	102.3'
SIDE YARD	15'	16.7'
REAR YARD	15'	48.4'
PARKING / ROAD/AUX SETBACKS:		
FRONT - ROMNEY ROAD	25'	0.3'
FRONT - N BAILEY	25'	*0'
REAR YARD	10'	8.5'

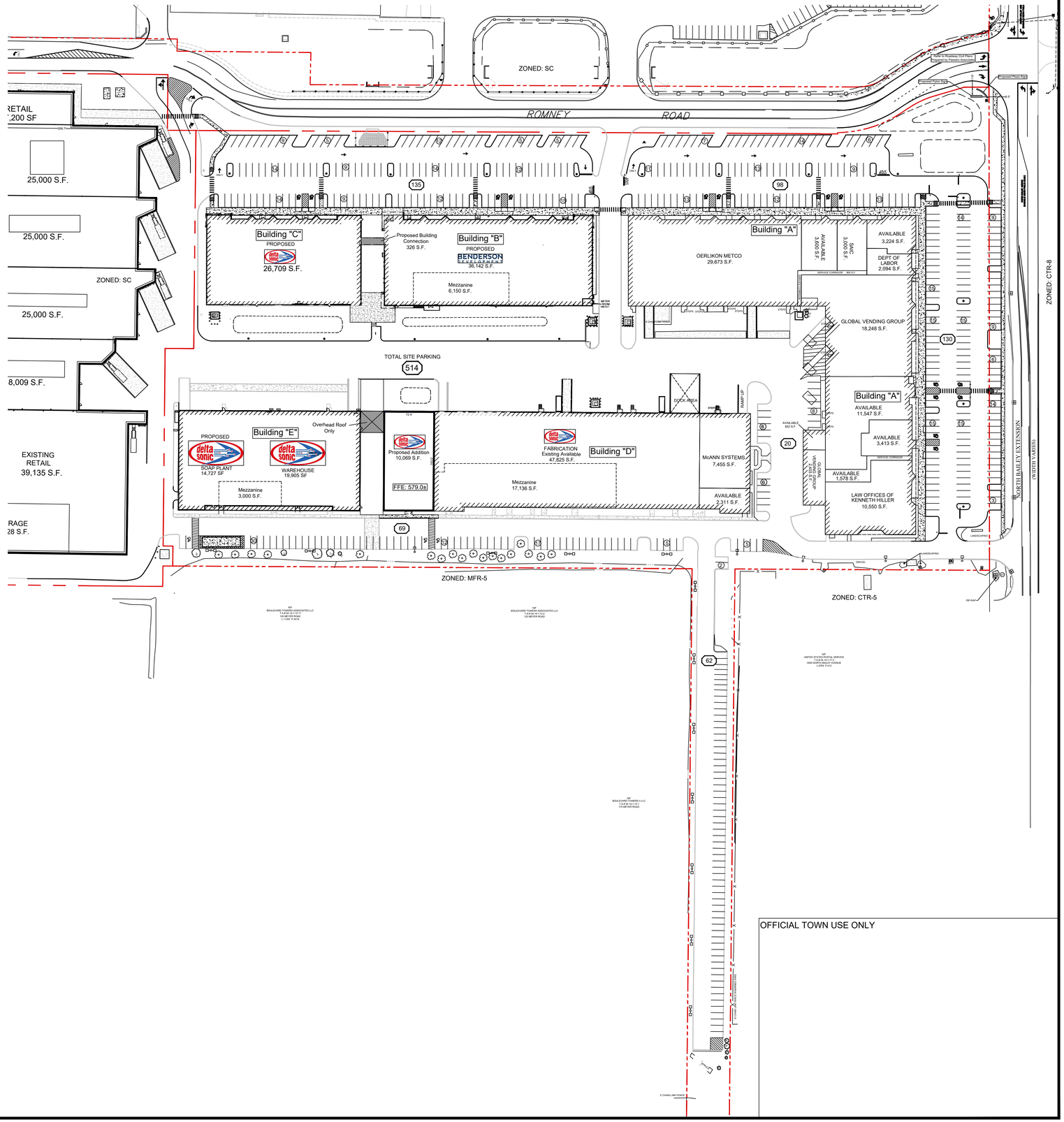
* Setback variance previously granted along North Bailey Road
- License Agreement along North Bailey has been previously granted
- Romney Road Pavement/Parking Setback - 14.5'
- N. Bailey Pavement/Parking Setback - 11.7'

PROPOSED PARKING ANAYLSIS

USE	CODE	S.F. USAGE	REQUIRED	PROVIDED
WAREHOUSE	1 / 1000 G.S.F.	197,020 GSF	197 Spaces	
OFFICE	1 / 200 N.S.F.	Bld A - 12,644 GSF * .85 = 10,748 NSF Bld B - 42,292 GSF * .80 = 33,834 NSF Bld C - 26,709 GSF * .90 = 24,038 NSF Total: 68,620 NSF	343 Spaces	
TOTAL			540 Spaces	514 Spaces*
STALL SIZE			9' X 19'	9' X 19'

*Refer alternative parking study for site required parking

Net Square Footage: Single Story, Single Tenant = 90% GSF
Multistory, Single Tenant = 80% GSF
Single Story, Multiple tenants = 85% GSF



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DRAWING REVISIONS:

No.	DATE	BY	REMARKS
13	06.23.2025	DZ	Town Comments
14	08.01.2025	DZ	Site Updates
15	08.12.2025	DZ	Site Updates
16	09.24.2025	DZ	Site Updates

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BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

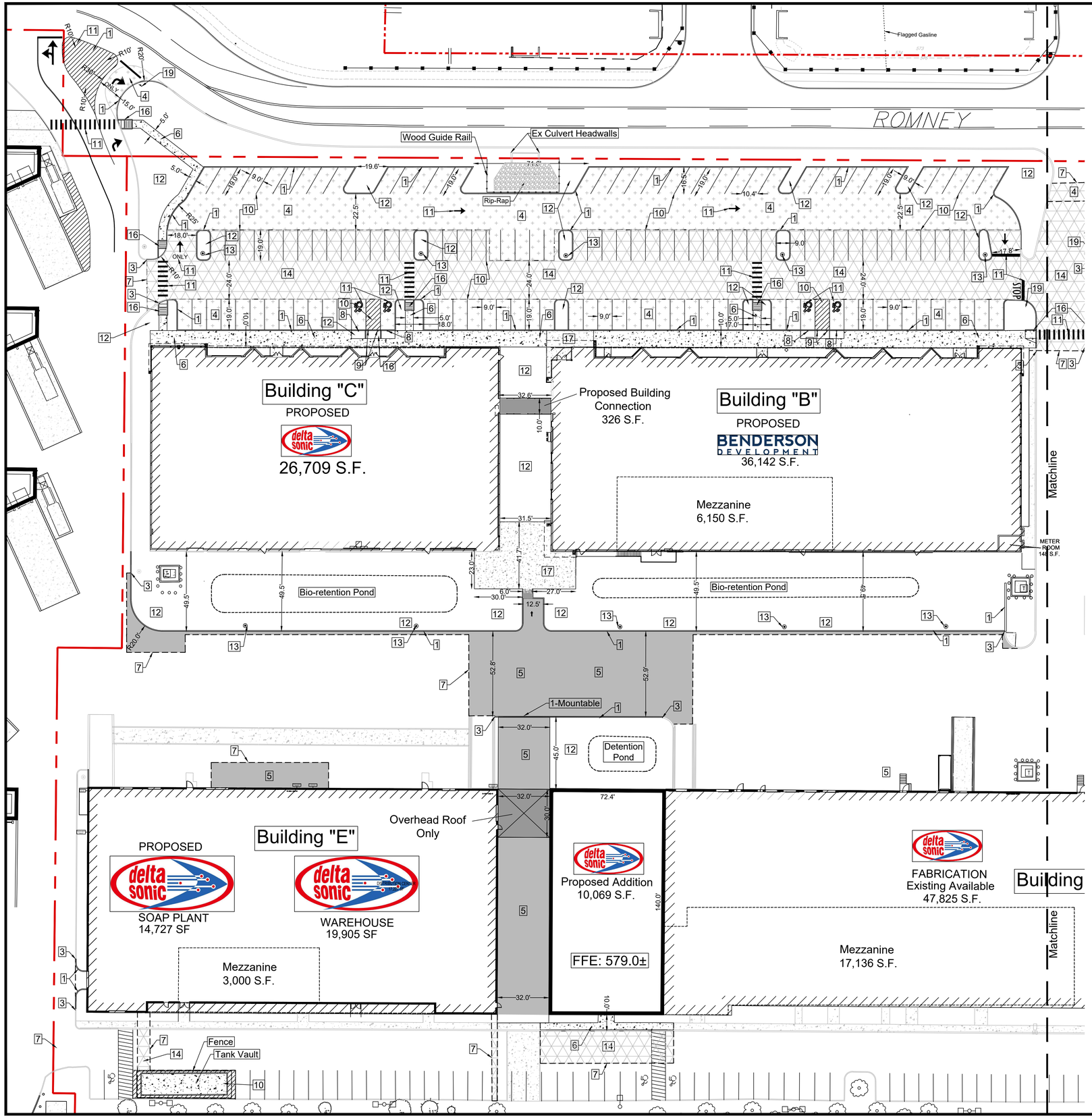
REGISTERED ARCHITECT JAMES ALLEN RUMSEY STATE OF NEW YORK

TITLE:

Overall Site Plan

SCALE: 1:70
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 03.12.2025

DRAWING NO. C4.0



GENERAL NOTES:

1. INSTALL ALL MATERIALS TO MANUFACTURER'S RECOMMENDATIONS AND BEST STANDARDS OF TRADE INVOLVED.
2. SUBSTITUTIONS SHALL BE MADE ONLY WITH OWNER'S APPROVAL AND BE OF EQUIVALENT QUALITY TO WHAT IS SPECIFIED.
3. WORK SHALL BE COMPLETED IN STRICT ACCORDANCE WITH ALL LOCAL CODES AND OSHA SAFETY RULES AND REGULATIONS.
4. CONTRACTOR SHALL 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.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTION OF ANY EXISTING STRUCTURES TO REMAIN AND ANY FINISH MATERIAL INSTALLED WHILE WORKING ON OTHER COMPONENTS.
6. CONTRACTOR SHALL KEEP JOB FREE OF DEBRIS AND MAKE FINAL CLEANUP TO THE SATISFACTION OF OWNER.
7. CONTRACTOR SHALL ASCERTAIN THE LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION SO THAT THIS WORK WILL NOT DISTURB EXISTING LINES AND/OR INSTALLATIONS EXCEPT AS DETAILED ON THE PLANS. COORDINATE ALL WORK WITH THE APPLICABLE UTILITY COMPANIES.
8. CONTRACTOR SHALL OBTAIN AND PAY FOR ALL REQUIRED PERMITS NECESSARY TO PERFORM THE WORK.
9. BUILDING DIMENSIONS ARE APPROXIMATE. REFER TO ARCHITECTURAL DRAWINGS FOR LAYOUT DIMENSIONS.
10. SIDEWALK DIMENSIONS ARE APPROXIMATE. REFER TO ARCHITECTURAL DRAWINGS FOR THE SIDEWALK PLAN .
11. CONCRETE SIDEWALK SEALERS: (REFER TO ARCHITECTURAL PLANS FOR LOCATION OF CONCRETE TYPES.)
    - 11.1. GREY CONCRETE SIDEWALKS SHALL HAVE CHEMMASTERS - SILENCURE WITHIN 2HRS AFTER FINAL FINISHING OF CONCRETE AND ALL BLEED WATER HAS DISSIPATED.
    - 11.2. EXPOSED AGGREGATE/STAMPED CONCRETE SIDEWALKS SHALL HAVE ONE (x1) COAT CHEMMASTERS - SILENCURE AS SOON AS CONCRETE HAS DRIED AFTER PRESSURE-WASHING THE RELEASE AGENT OFF. APRX 30 DAYS AFTER THIS (IF WEATHER PERMITS) APPLY ONE (x1) COAT OF CHEMMASTERS - POLYSEAL EZ.
12. LIGHTING FIXTURE ARROW SYMBOLS REFER TO THE DIRECTION THAT THE FIXTURES ARE REQUIRED TO FACE. SPECIFIC MOUNT BRACKETS WILL BE REQUIRED DEPENDING ON ORIENTATION AND FIXTURE COUNT.
13. CURB ISLAND DIMENSIONS ARE FROM INSIDE OF CURB TO INSIDE OF CURB.
14. CONTRACTOR TO PROVIDE NEW PAVEMENT THAT CONFORMS TO THE GRADING PLAN WHILE MAINTAINING, AS A MINIMUM, THE EXISTING STONE BASE. THE MEANS AND METHODS OF OBTAINING NEW GRADES IS LEFT UP TO THE CONTRACTOR AND CAN BE OBTAINED VIA SHIMMING THE PAVEMENT AND THEN A NEW TOP COAT, REMOVING EXISTING ASPHALT PAVEMENT AND REGRADING EXISTING STONE BASE, A COMBINATION OF THESE TWO OR ANOTHER METHOD OF THE CONTRACTORS CHOOSING. FINAL PAVEMENT WORK PLAN SHALL BE PROVIDED TO OWNER AND ENGINEER FOR REVIEW AND APPROVAL

SITE LEGEND:

- Property line
- 6" Curb (typ).
- Proposed sign & pole
- Proposed Concrete Pavement /Sidewalk
- Proposed Standard Duty Pavement (Refer to General Note #14)
- Proposed Heavy Duty Pavement
- Proposed Mill/Overlay Pavement (Refer to General Note #14)

* All curb radii are 3ft unless noted.
* Refer to General Notes, Concstruction Details and Architectural Plans for Concrete Sealer information.

SITE NOTES: #

1. Proposed 6" concrete Curb.
2. Proposed Flush Concrete Curb.
3. Match into Existing Curb or runout over 2'.
4. Proposed Standard Duty Pavement.
5. Proposed Heavy Duty Asphalt Pavement.
6. Proposed Concrete Pavement/Sidewalk.
7. Match into Existing Pavement.
8. Proposed "Handicapped Parking Only" sign.
9. Proposed "No Parking" sign.
10. 4" Yellow Pavement Stripe (at 2' c-c in no parking zones).
11. Proposed White Pavement symbol (stop bar, directional arrows, accessibility symbol, text)
12. Proposed Landscape Area.
13. Proposed Light Pole Base
14. Proposed Mill and Overlay Asphalt Pavement
15. Proposed 3' Wide Curb Opening
16. Proposed Curb Return Ramp
17. Proposed Paver Sidewalk/Patio
18. Proposed Board on Board Fence
19. Proposed STOP Sign
20. Proposed Do Not Enter Sign

NB: All curb Radii to be 3' unless otherwise noted.

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ARCHITECT
PREPARED FOR
BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

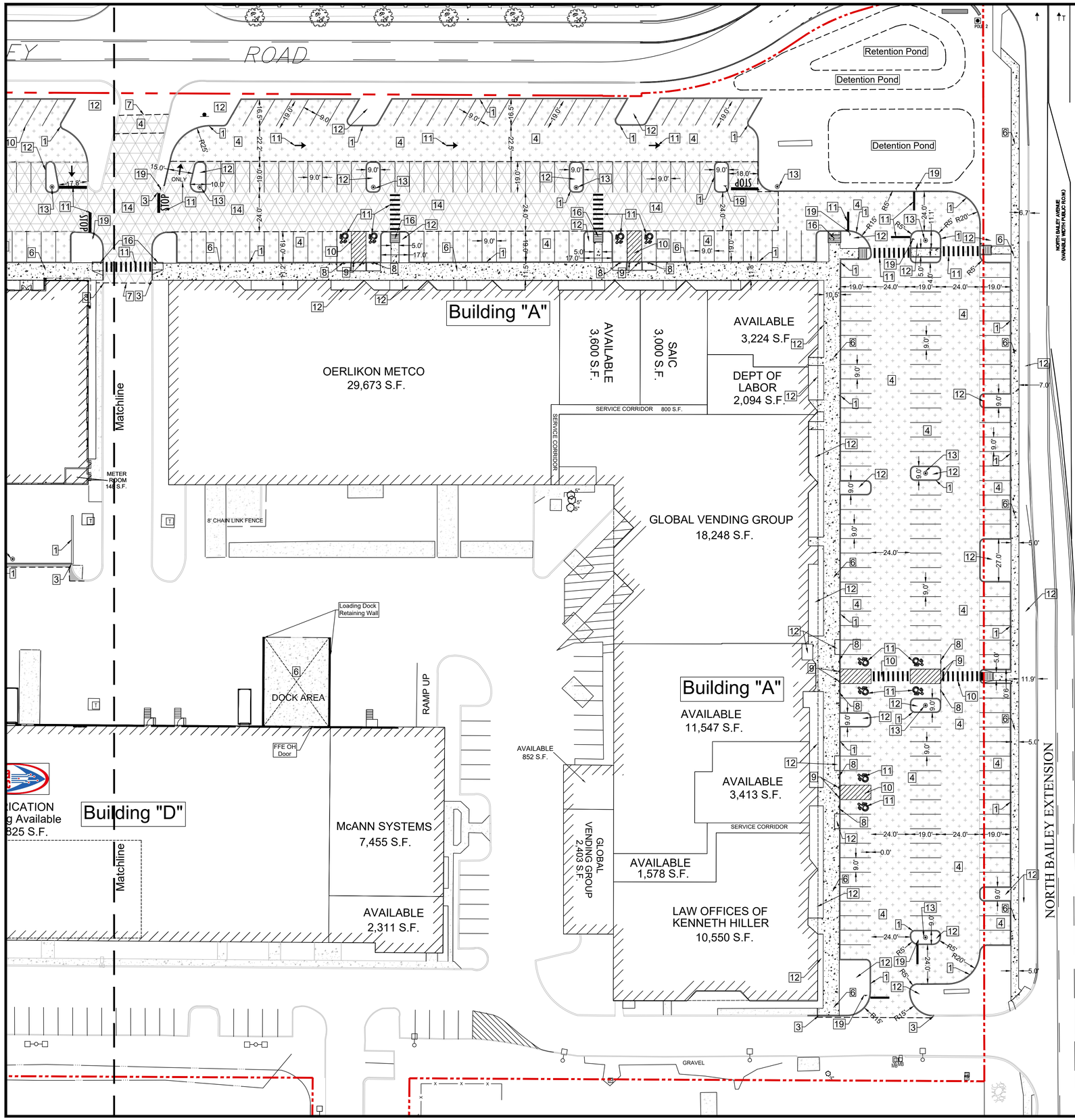
SEAL

REGISTERED ARCHITECT JAMES ALLEN RUMSEY 037105 STATE OF NEW YORK

TITLE:

Detailed Site Plan (West)

SCALE: 1:30
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 08.16.2023
DRAWING NO. C4.10



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SITE LEGEND:

- Property line
- 6" Curb (typ).
- Proposed sign & pole
- Proposed Concrete Pavement /Sidewalk
- Proposed Standard Duty Pavement (Refer to General Note #14)
- Proposed Heavy Duty Pavement
- Proposed Mill/Overlay Pavement (Refer to General Note #14)

* All curb radii are 3ft unless noted.
* Refer to General Notes, Concstruction Details and Architectural Plans for Concrete Sealer information.

Site Notes:

1. Proposed concrete Curb.
2. Proposed Flush Concrete Curb.
3. Match into Existing Curb or runout over 2'.
4. Proposed Standard Duty Pavement.
5. Proposed Heavy Duty Asphalt Pavement.
6. Proposed Concrete Pavement/Sidewalk.
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9. Proposed "No Parking" sign.
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12. Proposed Landscape Area.
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NB: All curb Radii to be 3' unless otherwise noted.

OFFICIAL TOWN USE ONLY

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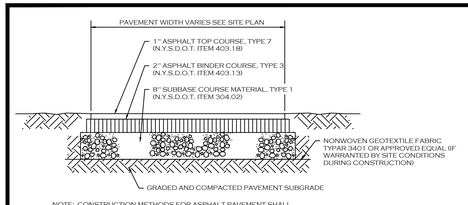
(716) 886-0211

SEAL

TITLE:

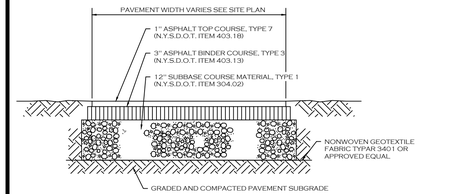
Detailed Site Plan (East)

SCALE: 1:30
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 08.16.2023
DRAWING NO.: C4.11



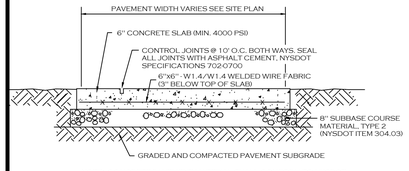
NOTE: CONSTRUCTION METHODS FOR ASPHALT PAVEMENT SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 401-3, WITH SUBBASE CONSTRUCTION METHODS CONFORMING TO NYSDOT STANDARD SPECIFICATION 304-3.

STANDARD DUTY ASPHALT SECTION



NOTE: CONSTRUCTION METHODS FOR ASPHALT PAVEMENT SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 401-3, WITH SUBBASE CONSTRUCTION METHODS CONFORMING TO NYSDOT STANDARD SPECIFICATION 304-3.

HEAVY DUTY ASPHALT SECTION



NOTE: CONCRETE PAVEMENT MATERIAL SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 501 AND CONSTRUCTION METHODS SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 502-3.

CONCRETE SIDEWALK SEALERS:
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1.1. GREY CONCRETE SIDEWALKS SHALL HAVE CHEMMASTERS - SILENCURE WITHIN 2HRS AFTER FINAL FINISHING OF CONCRETE AND ALL BLEED WATER HAS DISSIPATED.
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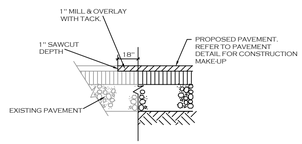
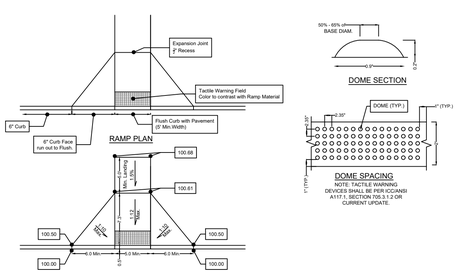
REFER TO ARCHITECTURAL PLANS FOR LOCATION OF CONCRETE TYPES FOR SIDEWALKS.

CONCRETE PAVEMENT (INC DUMPSTER)



PAVEMENT TRANSITION DETAIL
(ASPHALT PAVEMENT)



SIDEWALK CURB RAMP DETAIL

NOTES:
1. (1.0)% SIDEWALJG GRADES ARE FOR REPRESENTATION ONLY. REFER TO LAYOUT FOR PROPOSED GRADES.

NOTES:
1. CONCRETE SIDEWALK AND DRIVEWAY MATERIAL SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 501 AND CONSTRUCTION METHODS SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 608-3
2. BUTT JOINTS TO BE AT 5'-0" O.C. BOTH WAYS- SEE SPECIFICATIONS FOR FURTHER JOINT REQUIREMENTS NYSDOT 702-0700.

CONCRETE SIDEWALK SEALERS:
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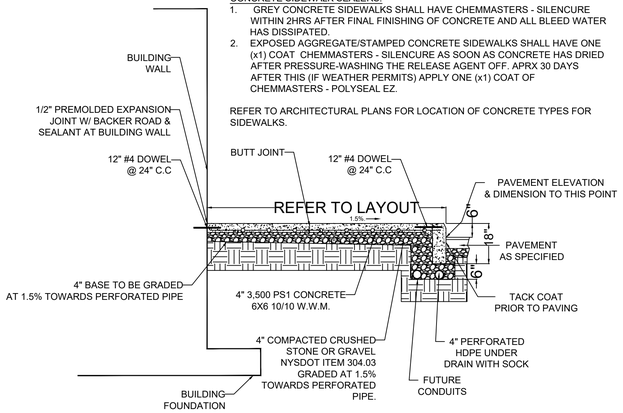
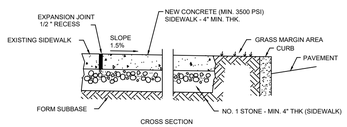
REFER TO ARCHITECTURAL PLANS FOR LOCATION OF CONCRETE TYPES FOR SIDEWALKS.



BUILDING SIDEWALK DETAIL

CONTRACTOR TO VERIFY WITH OWNER ON CURB DETAIL



NOTES:
1. CONTROL JOINTS TO BE AT 5'-0" O.C. BOTHWAYS - SEE SPECIFICATIONS FOR FURTHER JOINT REQUIREMENTS NYSDOT 702-0700.
2. CONCRETE SIDEWALK MATERIAL SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 501 AND CONSTRUCTION METHODS SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 608-3.

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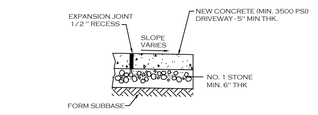
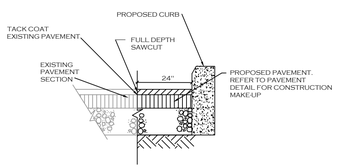
STANDARD CONCRETE SIDEWALK

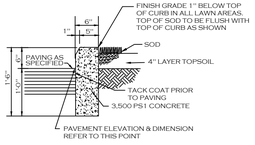


NOTES:
1. CONTROL JOINTS TO BE AT 10'-0" O.C. BOTHWAYS - SEE SPECIFICATIONS FOR FURTHER JOINT REQUIREMENTS NYSDOT 702-0700.
2. CONCRETE DRIVEWAY MATERIAL SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 501 AND CONSTRUCTION METHODS SHALL CONFORM TO NYSDOT STANDARD SPECIFICATION 608-3.

RPZ ENCLOSURE PAD

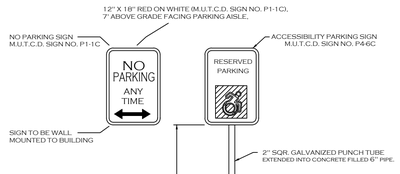


CURB AND PAVEMENT TRANISTION DETAIL

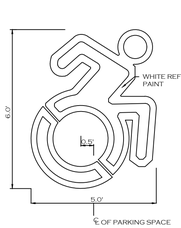


NOTE: CONTROL JOINTS TO BE 2" DEEP AT 15'-0" O.C. BOTHWAYS - SEE SPECIFICATIONS FOR FURTHER JOINT REQUIREMENTS NYSDOT 702-0700

TYPE "A" CONCRETE CURB

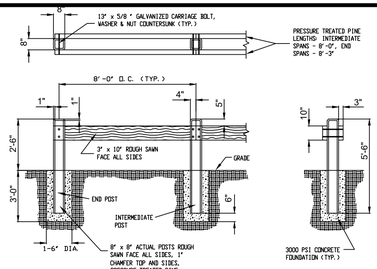


HANDICAP / NO PARKING SIGNS

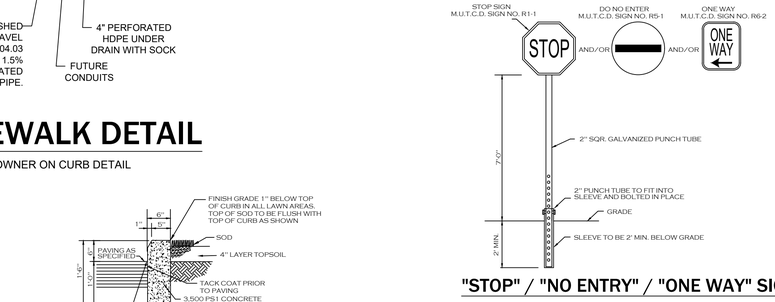


STOP BAR DETAIL

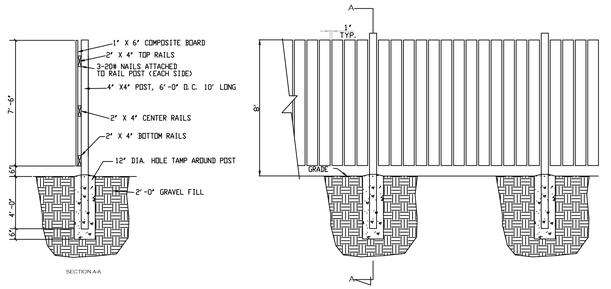
INTERNATIONAL ACCESSIBILITY SYMBOL



WOODEN GUIDE RAIL

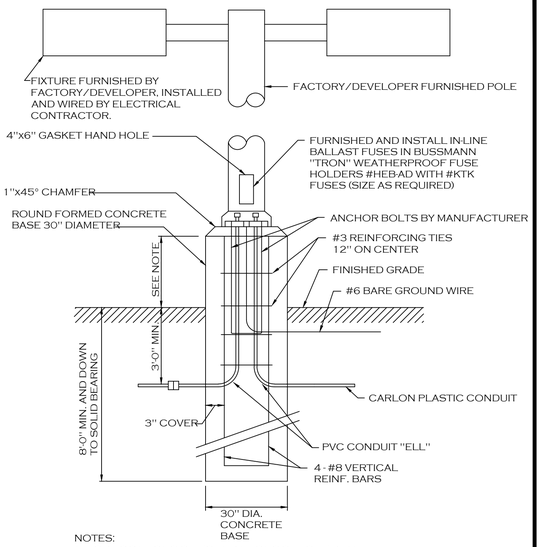


"STOP" / "NO ENTRY" / "ONE WAY" SIGNS



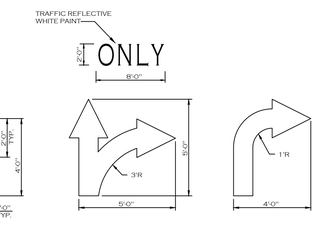
TYPICAL FENCE DETAIL
(Composite)

FENCE GATE NOTES:
1. GATE POST FOOTINGS TO BE MIN. 36" DEEP x (4x) POST DIAMETER, EXTEND POST TO WITHIN 6" OF BOTTOM.
2. GATE FRAMES TO BE 2" SQ. GALVANIZED STEEL, WEIGHING 2.60 LB/FT IN ACCORDANCE WITH ASTM F 900.
3. DOUBLE GATE LATCH TO BE FORKED TYPE CAPABLE OF RETAINING GATE IN CLOSED POSITION AND HAVE PROVISION FOR PAD LOCK. LATCH SHALL BE OPERABLE FROM EITHER SIDE OF GATE.
5. ALL HARDWARE TO BE HOT DIPPED GALVANIZED STEEL TO SUIT GATE SIZE.



NOTES:
1. FOR LOCATIONS OF FOUNDATIONS SEE SITE PLAN
2. FOR LIGHT FIXTURE ORDERING INFORMATION SEE SITE LIGHTING PLAN
3. LIGHT POLE BASE EXPOSURE ABOVE GRADE SHALL BE:
IN CURBED ISLANDS: 6" ABOVE TOP OF CURB ELEVATION
IN PAVEMENT: 30" ABOVE GRADE
IN NON-CURBED GRASS AREAS: 6" ABOVE GRADE

LIGHT POLE FOUNDATION



PAINTED TRAFFIC ARROWS

OFFICIAL TOWN USE ONLY

DRAWING REVISIONS:

No.	DATE	BY	REMARKS
13	06.23.2025	DZ	Town Comments

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PROPERTY NUMBER: #1723

AREA: -

Amherst Development Park
6000 - 6040 North Bailey Ave
Amherst, NY 14226

PROPOSED SITE MODIFICATIONS

CONSULTANT

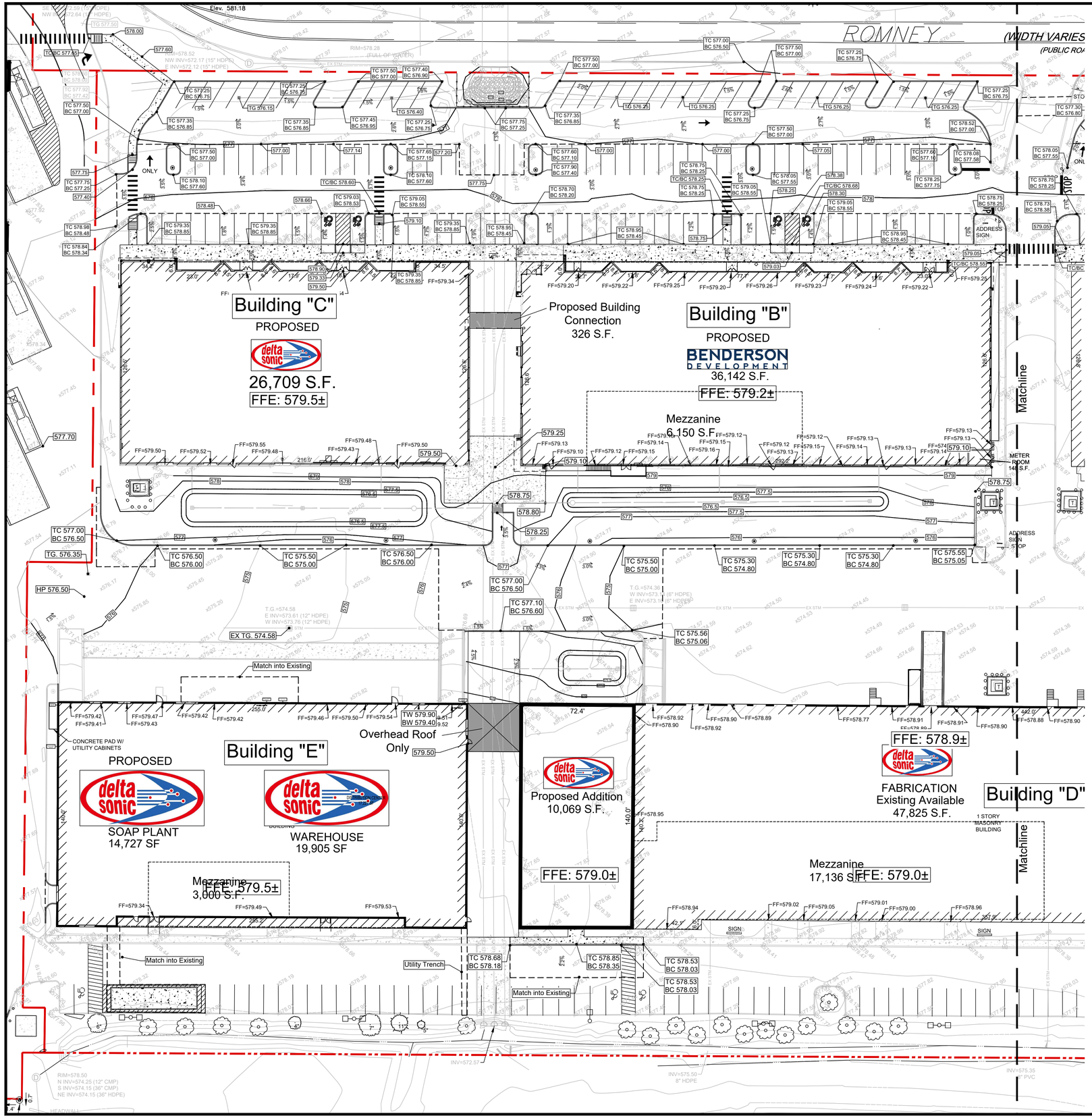
JAMES ALLEN RUMSEY
ARCHITECT
PREPARED FOR

BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

TITLE:
Construction Details

SCALE: NTS
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 08.16.2023
DRAWING NO.: C4.20



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- ### — Proposed Contour Line
- ##% — Slope Direction

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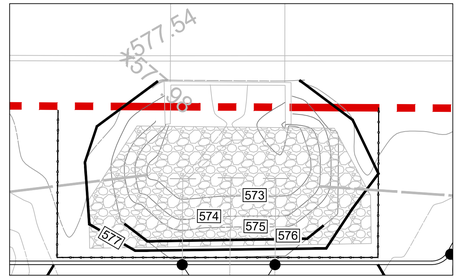

NORTH OPEN PIPE DITCH

OFFICIAL TOWN USE ONLY

DRAWING REVISIONS:

No.	DATE	BY	REMARKS
13	06.23.2025	DZ	Town Comments
14	08.01.2025	DZ	Site Updates
15	08.12.2025	DZ	Site Updates

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BENDERSON DEVELOPMENT
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(716) 886-0211

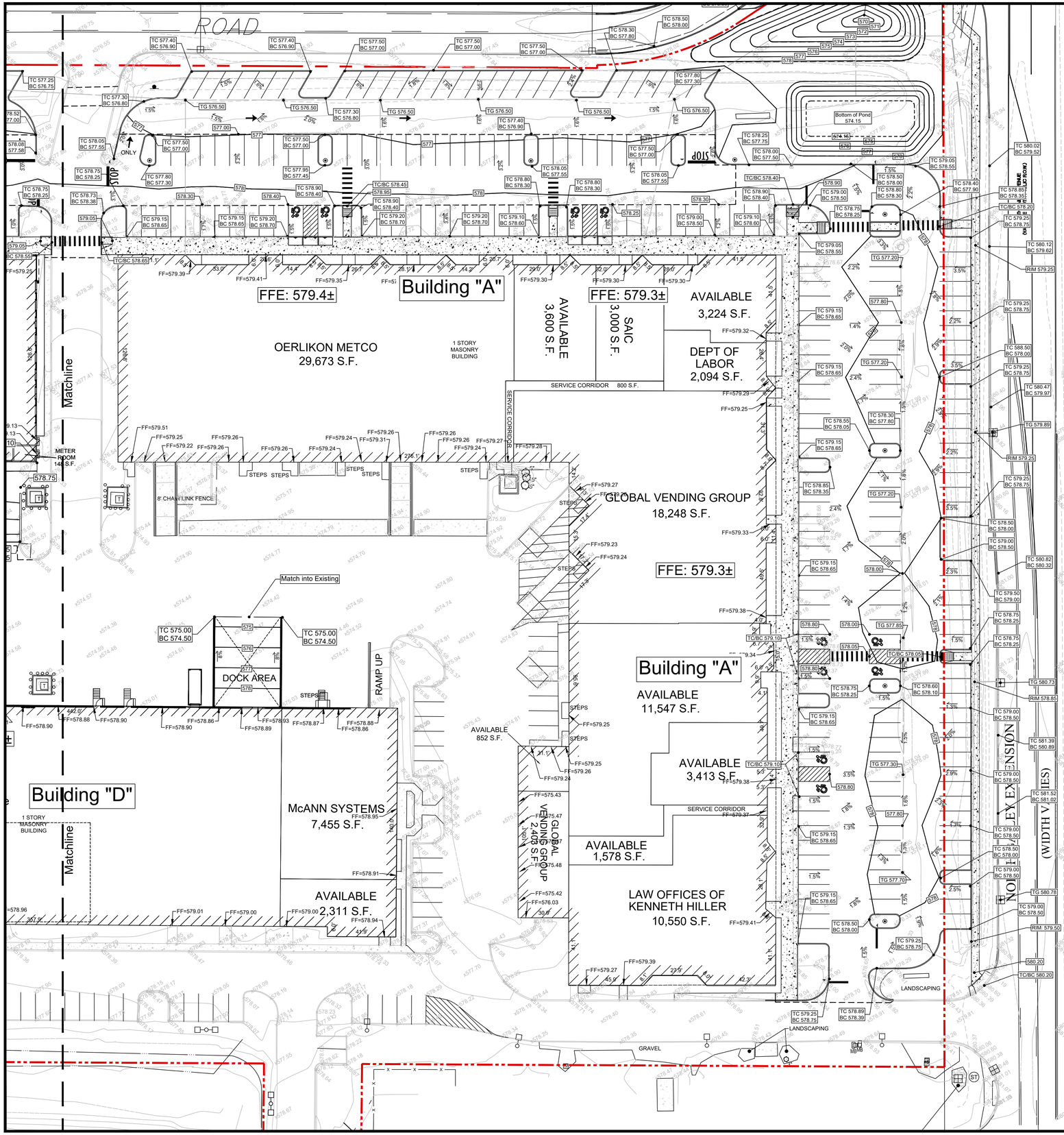
SEAL

REGISTERED ARCHITECT JAMES ALLEN RUMSEY STATE OF NEW YORK

TITLE:

Grading Plan (West)

SCALE: 1:30
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 11.08.2023
DRAWING NO.: C5.00



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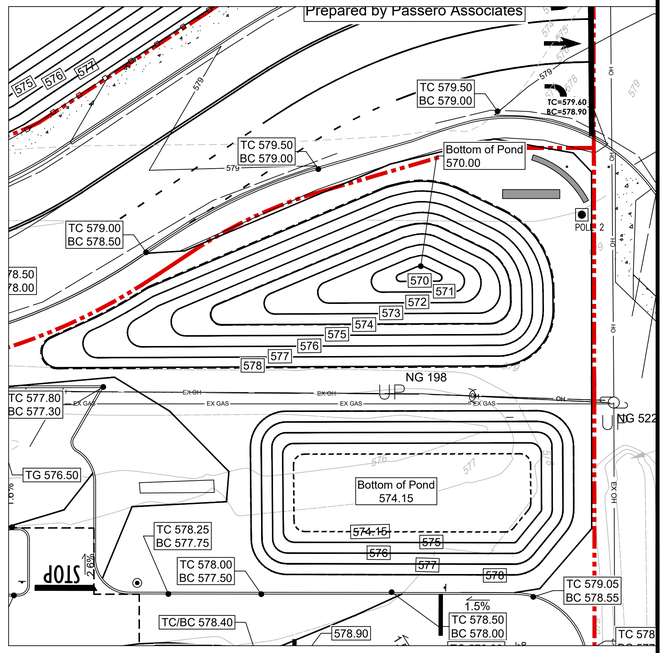

Off-site 1" = 20'

OFFICIAL TOWN USE ONLY

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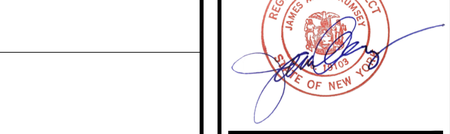


TITLE:

Grading Plan (East)

SCALE: 1:30

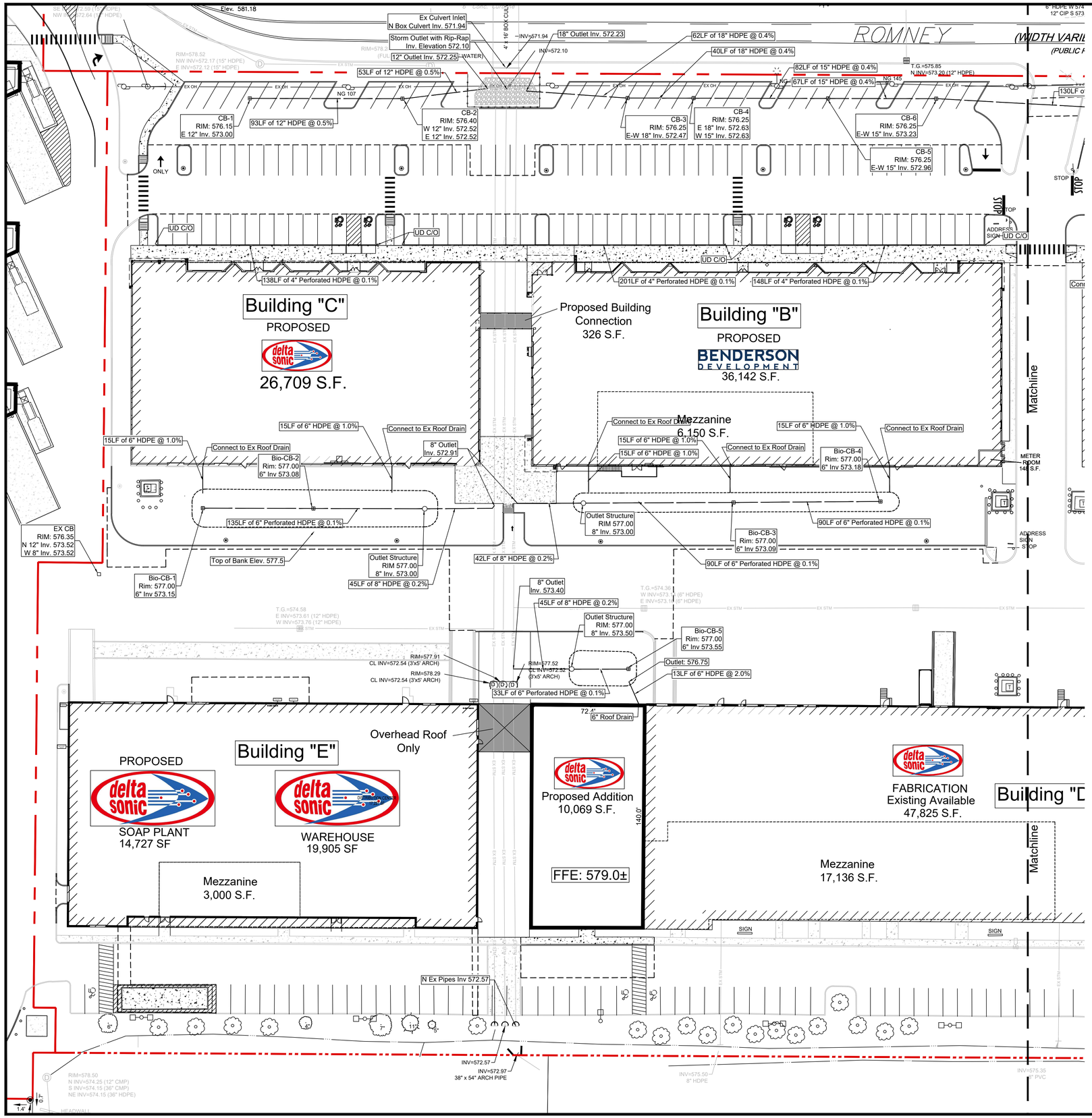
DRAWN BY: DMZ

CHECKED BY: MAO

DATE: 11.08.2023

DRAWING NO.

C5.01



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DRAINAGE LEGEND:

- PROPERTY LINE
- PROPOSED STORMWATER
- 6" CURB TYP.
- CO / WC — PROPOSED STORM CLEAN OUT / WYE CONNECTION
- CB - # — PROPOSED CATCH BASIN

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SEAL

REGISTERED ARCHITECT JAMES ALLEN RUMSEY 037109 STATE OF NEW YORK

TITLE:

Drainage Plan (West)

SCALE: 1:30

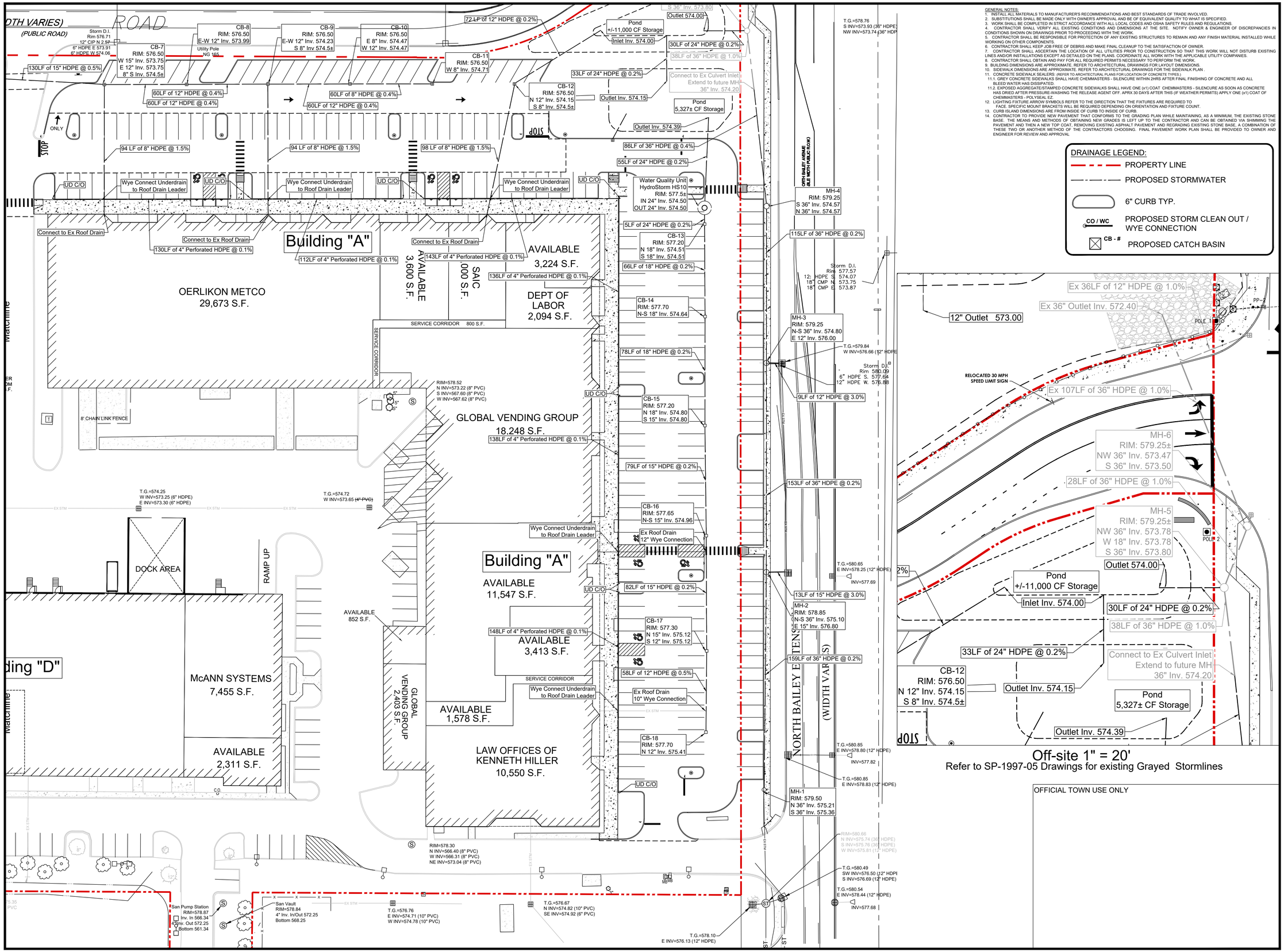
DRAWN BY: DMZ

CHECKED BY: MAO

DATE: 11.08.2023

DRAWING NO.

C5.10



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DRAINAGE LEGEND:

- PROPERTY LINE
- PROPOSED STORMWATER
- 6" CURB TYP.
- CO / WC — PROPOSED STORM CLEAN OUT / WYE CONNECTION
- CB - # — PROPOSED CATCH BASIN

Off-site 1" = 20'

Refer to SP-1997-05 Drawings for existing Grayed Stormlines

OFFICIAL TOWN USE ONLY

DRAWING REVISIONS:

No.	DATE	BY	REMARKS
13	06.23.2025	DZ	Town Comments
14	08.01.2025	DZ	Site Updates

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AREA: -

Amherst Development Park
6000 - 6040 North Bailey Ave
Amherst, NY 14226

PROPOSED SITE MODIFICATIONS

CONSULTANT

JAMES ALLEN RUMSEY
ARCHITECT
PREPARED FOR
BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

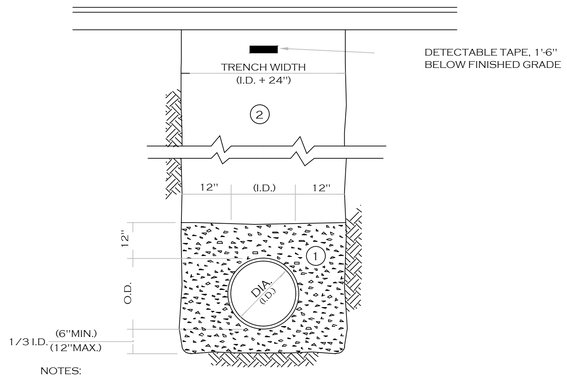
SEAL

REGISTERED ARCHITECT JAMES ALLEN RUMSEY 037109 STATE OF NEW YORK

TITLE:

Drainage Plan (East)

SCALE: 1:30
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 11.08.2023
DRAWING NO.: C5.11



NOTES:

A. PIPE INSTALLATION SHALL BE IN ACCORDANCE WITH MANUFACTURERS RECOMMENDATIONS.

B. TRENCHING OPERATIONS SHALL INCLUDE ALL NECESSARY DEWATERING.

C. TRENCH DETAILS ARE ONLY SHOWN FOR PURPOSES OF MATERIAL PLACEMENT AND MAXIMUM PAY LIMITS.

D. AN OSHA APPROVED MOVABLE PROTECTIVE TRENCH SHIELD SHALL BE USED IN ALL UNSHEETED TRENCH AREAS.

MATERIALS

PIPE BEDDING MATERIAL (NYSDOT 1985 EDITION)

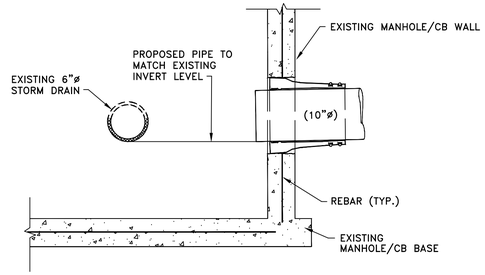
(1) NO. 1 CRUSHED STONE OR CRUSHED GRAVEL WITH A GRADATION CONFORMING WITH NYSDOT SECTION 703-02. THE MATERIAL SHALL BE WELL GRADED WITH NO PARTICLES LARGER THAN ONE INCH AND HAVING A MAXIMUM GRADATION MEETING THE LIMITS DESCRIBED IN THE SPECIFICATIONS. THE BEDDING SHALL BE COMPACTED IN 6" LIFTS WITH EQUIPMENT ACCEPTABLE TO THE PIPE MANUFACTURER.

NO SLAG SHALL BE ALLOWED FOR MATERIAL (1)

(2) TYPE 2 CRUSHED STONE OR CRUSHED GRAVEL WITH A GRADATION CONFORMING WITH NYSDOT SECTION 304-2.02 TYPE 2. THE MATERAIL SHALL BE WELL GRADED WITH NO PARTICLES LARGER THAN TWO INCHES AND HAVING A MAXIMUM GRADATION MEETING THE LIMITS DESCRIBED IN THE SPECIFICATIONS. THE BEDDING SHALL BE COMPACTED IN 6" LIFTS WITH EQUIPMENT ACCEPTABLE TO THE PIPE MANUFACTURER.

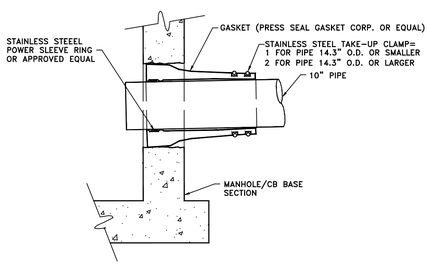
NO SLAG SHALL BE ALLOWED FOR MATERIAL (2)

TRENCH SECTION IN PAVED AREAS

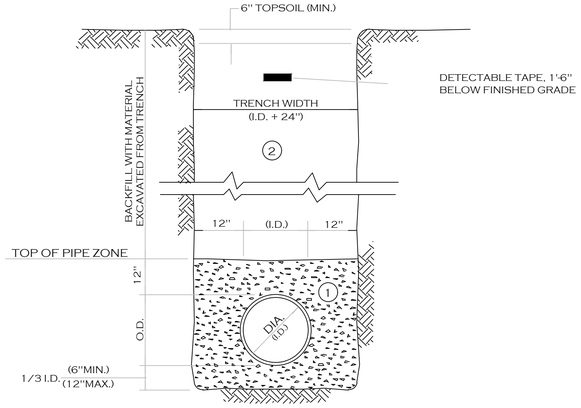


NOTES:

1. CORE DRILL ENTRANCE HOLE IN PRECAST MANHOLE BARREL, BASE AND/OR BENCH FOR REQUIRED PIPE CLEARANCE. PER MANUFACTURERS RECOMMENDATIONS.
2. DOES NOT APPLY TO HOUSE LATERALS.
3. WATERTIGHT PIPE TO MANHOLE BOOT SEAL REQUIRED FOR ALL CORE DRILLED ENTRANCE HOLES IN MANHOLE BARREL AS SHOWN BELOW.



CONNECTION TO EXISTING MANHOLE/CB



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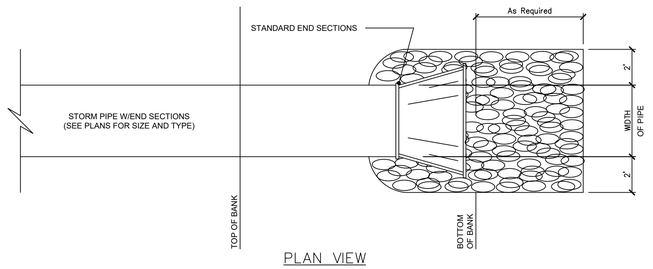
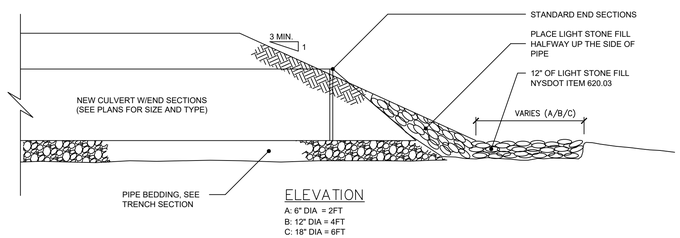
NO SLAG SHALL BE ALLOWED FOR MATERIAL (1)

(2) BACKFILL MATERIAL SHALL BE NATIVE SOIL CONTAINING NO UNSUITABLE MATERIAL COMPACTED IN 6" LIFTS.

TRENCH SECTION IN UNPAVED AREAS



PLAN VIEW

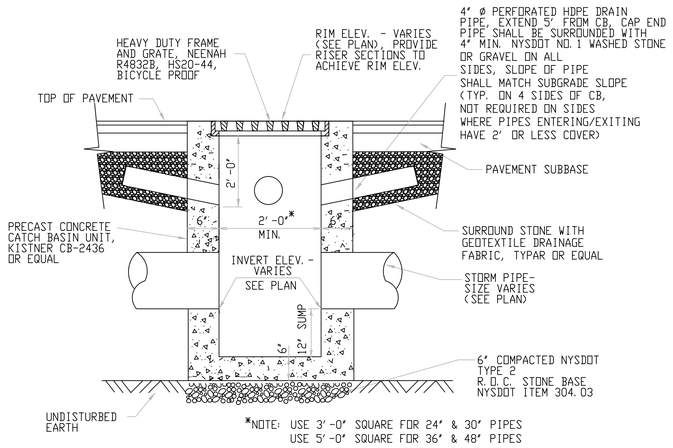


ELEVATION

A: 6" DIA = 2FT
B: 12" DIA = 4FT
C: 18" DIA = 6FT

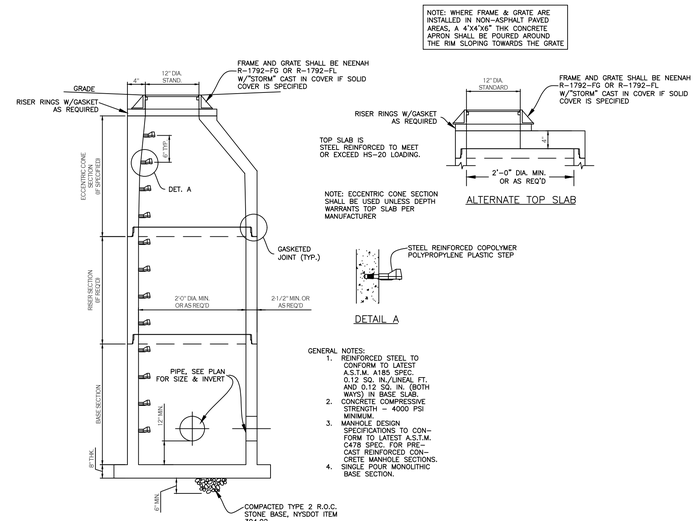
TYPICAL PIPE OUTLET W/END SECTION & RIP RAP

NOT TO SCALE



*NOTE: USE 3'-0" SQUARE FOR 24" & 30" PIPES
USE 5'-0" SQUARE FOR 36" & 48" PIPES

TYPICAL PRECAST CATCH BASIN



TYPICAL STORM MANHOLE DETAIL

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No.	DATE	BY	REMARKS
12	05.16.2025	DZ	Town Comments

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BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

TITLE:

Drainage Details

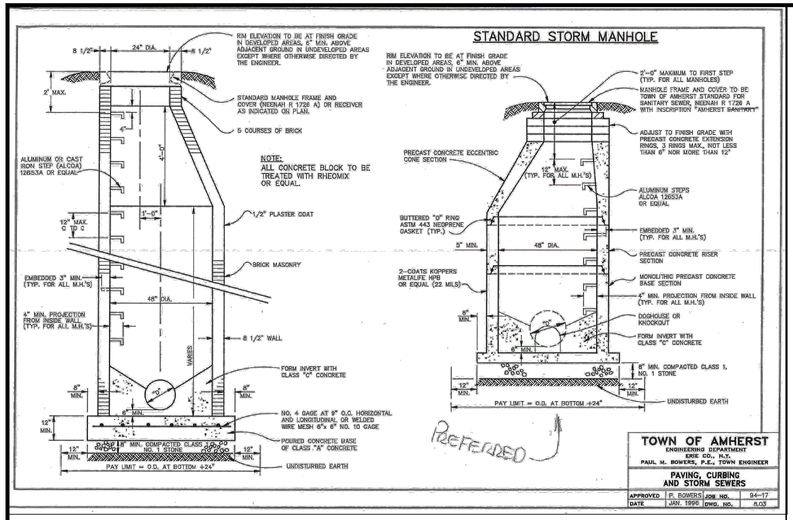
SCALE: NTS

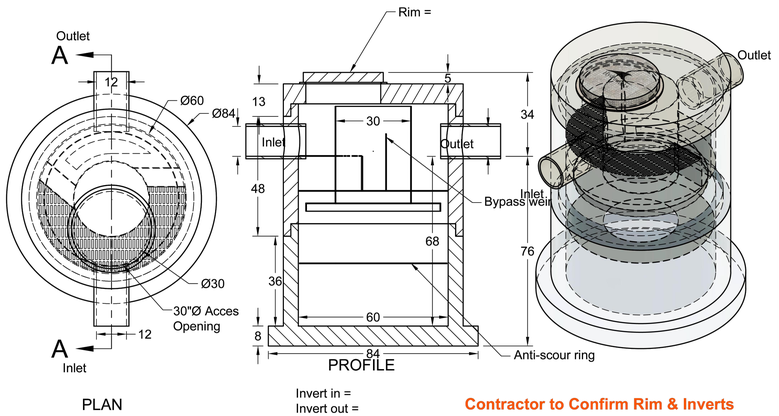
DRAWN BY: DMZ

CHECKED BY: MAO

DATE: 08.16.2023

DRAWING NO. C5.20





Invert in =
Invert out =

Contractor to Confirm Rim & Inverts

*Submit Shop drawings for Owner review and Approval

Independently tested & independently verified by NJCAT and ETV Canada

US Patent # 10,801,196
CDN Patent # 3,086,197

HydroStorm		
Project		
Location Amherst, NY		
Date	SCALE 1:30	REV 1.0

Hydroworks

Table 1. Hydroworks HS Separator Dimensions*

Model	Structure Inside Diam. (SID) (ft)	Structure Depth (ft)*	Sediment/ Sinking Trash Volume (ft^3)	Oil/Floating Trash Volume (gal)	Permanent Pool Wet Volume (gal)
HS 4	4	4	30	95	375
HS 5	5	5	60	165	730
HS 6	6	6	110	270	1265
HS 7	7	6.5	160	410	1870
HS 8	8	7	220	615	2630
HS 10	10	9	465	1130	5285
HS 12	12	11	835	1875	9035

*Dimensions vary with project requirements

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BENDERSON DEVELOPMENT
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(716) 886-0211

SEAL

TITLE:

Drainage Details

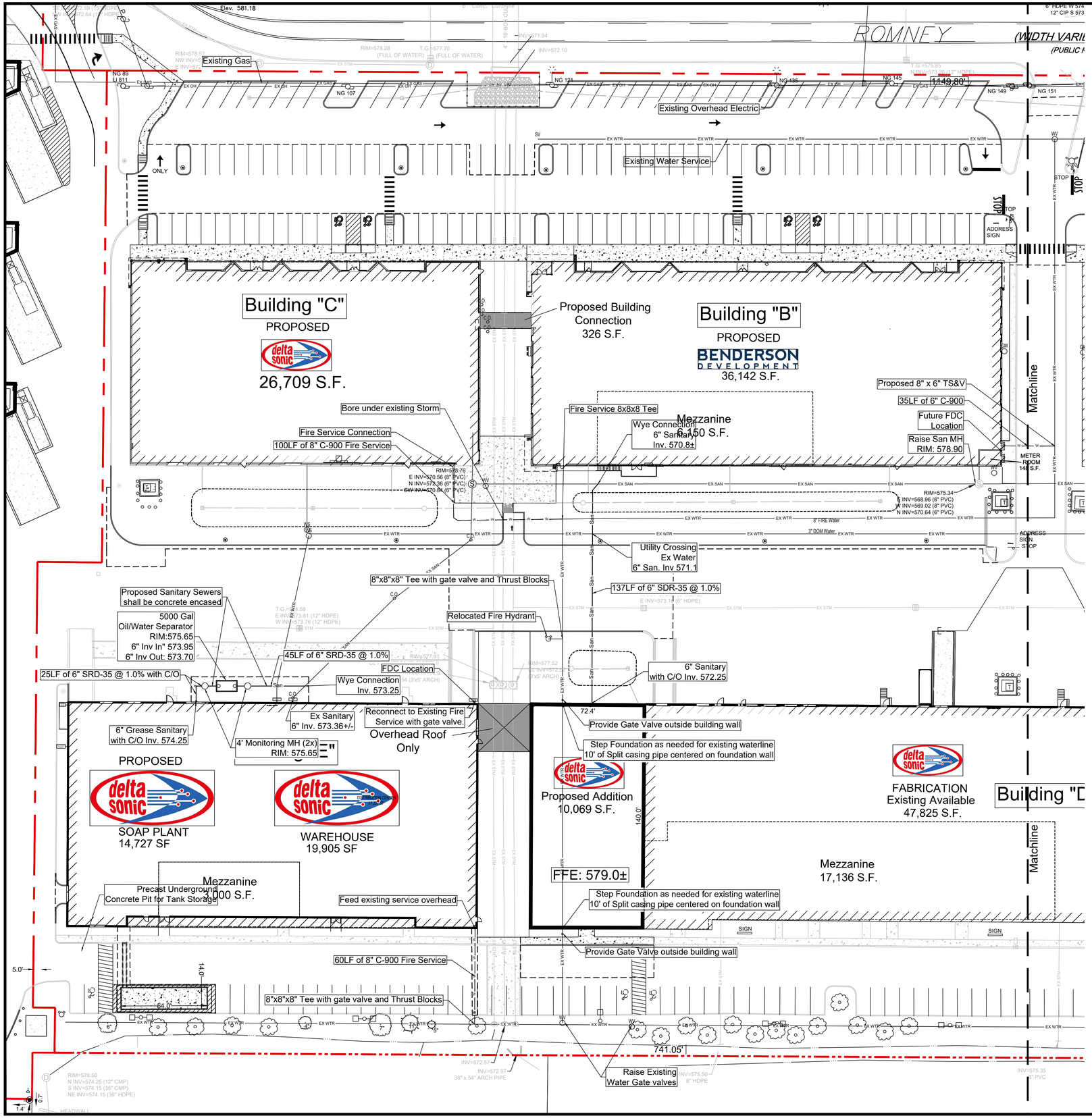
SCALE: NTS

DRAWN BY: DMZ

CHECKED BY: MAO

DATE: 08.30.2023

DRAWING NO. C5.21



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3. CONSTRUCTION SHALL CONFORM TO THE RULES AND REGULATIONS OF THE TOWN AND NEW YORK STATE CODES.
4. IF ANY PROPOSED SEWER LATERAL RUNS UNDER PAVED AREA AND HAS LESS THAN 4' COVER, CONCRETE ENCASEMENT IS REQUIRED. IF MORE THAN 4' COVER IS PROVIDED IN PAVED AREAS SELECT FILL IS REQUIRED.
5. THE CONTRACTOR MUST NOTIFY THE TOWN ENGINEER OFFICE AND THE PLUMBING INSPECTOR 24 HOURS IN ADVANCE OF CONSTRUCTION.
6. CLEANOUTS ARE REQUIRED EVERY 100' AND AT CHANGE IN DIRECTION.
7. ABANDONED SANITARY SEWER CONNECTIONS FROM THE SITE, IF ANY, REQUIRE PROOF OF A DISTRICT PERMIT FOR DISCONNECTION PRIOR TO THE NEW CONNECTION BEING MADE.

UTILITY NOTES:

1. PROVIDE FITTINGS AND BLOCKING AS NECESSARY AT ALL BENDS IN WATER LINES.
2. WHERE UTILITIES ARE INSTALLED IN EXISTING PAVEMENT, LANDSCAPED AREA ETC. ANY ITEMS REMOVED/DAMAGED SHALL BE REPLACED IN KIND.
3. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN ALL PERMITS NECESSARY: STATE, COUNTY, AND TOWN.
4. WATER MAINS TO HAVE MINIMUM 5FT COVER.
5. MAINTAIN A MINIMUM OF 3' CLEARANCE AROUND FIRE HYDRANTS.

OFFICIAL TOWN USE ONLY

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13	06.23.2025	DZ	Town Comments
14	08.01.2025	DZ	Site Updates
15	08.12.2025	DZ	Site Updates

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570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

TITLE:

Utility Plan (West)

SCALE: 1:30

DRAWN BY: DMZ

CHECKED BY: MAO

DATE: 08.16.2023

DRAWING NO.

C6.00

(WIDTH VARIES)
(PUBLIC ROAD)
ROAD
Utility Pole NG 165
NG 149
NG 151
NG 167
NG 165
NG 176
NG 198
NG 5220
APPROXIMATE LOCATION 4" GAS MAIN
Existing 8" Fire Water Service
Reconnect to existing 8" Site Fire Service
95LF of 8" D.I.
8" Gate Valve at PL by ECWA
Proposed 8" x 8" Cut-In Tee connection by ECWA
NG 5207
Relocated Existing Guy Wire
Adjust Water Valve to Grade
Relocated Existing Guy Wire
NG 5194
NG 5150
NG 5150R
NG 5150R-1
NG 5150R-2
Building "A"
OERLIKON METCO
29,673 S.F.
AVAILABLE
3,600 S.F.
SAIC
3,000 S.F.
AVAILABLE
3,224 S.F.
DEPT OF LABOR
2,094 S.F.
SERVICE CORRIDOR 800 S.F.
SERVICE CORRIDOR
Matchline
METER ROOM
140 S.F.
8' CHAIN LINK FENCE
RIM=578.52
N INV=573.22 (8" PVC)
S INV=567.60 (8" PVC)
W INV=567.62 (8" PVC)
GLOBAL VENDING GROUP
18,248 S.F.
DOCK AREA
RAMP UP
Ex Domestic Service
AVAILABLE
852 S.F.
Building "A"
AVAILABLE
11,547 S.F.
AVAILABLE
3,413 S.F.
SERVICE CORRIDOR
AVAILABLE
1,578 S.F.
GLOBAL VENDING GROUP
2,403 S.F.
LAW OFFICES OF KENNETH HILLER
10,550 S.F.
Building "D"
McANN SYSTEMS
7,455 S.F.
Matchline
Existing 3" Domestic Water Service
Future FDC Location
AVAILABLE
2,311 S.F.
FDC Location
Ex 3 Domestic Service
LANDSCAPING
65LF of 6" C-900
Existing 8" Fire Water Service
Proposed 8" x 6" TS&V
INV=575.35
6" PVC
San Pump Station
RIM=578.87
Inv. In 566.34
Inv. Out 572.25
Bottom 561.34
San Vault
RIM=578.84
4" Inv. In/Out 572.25
Bottom 568.25
RIM=578.30
N INV=566.40 (8" PVC)
W INV=566.31 (8" PVC)
NE INV=573.04 (8" PVC)
GRAVEL
LANDSCAPING
Existing Hot Box Enclosure
Ex 8 Fire Service
NORTH BAILEY AVENUE (VARIABLE WIDTH PUBLIC R/W)
NORTH BAILEY EXTENSION (WIDTH VARIES)
White Stone Sign
APPROXIMATE LOCATION 8" WATER MAIN
510
015
STOP
ONLY
UP
DN
POLE 1
POLE 2
RELOCATED 30 MPH SPEED LIMIT SIGN
6" SPRUCE

NE Off-site 1" = 20'

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1. THE CONTRACTOR IS ADVISED THAT A TRENCH SHIELD AND/OR SHORING DESIGNED IN ACCORDANCE WITH OSHA STANDARDS SHALL BE USED IN ALL OPEN TRENCH EXCAVATIONS.
2. ANY CONTRACTOR AND/OR PLUMBER PERFORMING WORKING IN A CONFINED SPACE (ie MANHOLES, WETWELLS, CHAMBERS) OWNED BY THE TOWN MUST CERTIFY TO THE TOWN THAT THEY HAVE THEIR OWN CONFINED SPACE ENTRY PROGRAM THAT MEETS OR EXCEEDS OSHA'S REGULATIONS. CERTIFICATION MUST BE NOTARIZED BY A NOTARY PUBLIC.
3. CONSTRUCTION SHALL CONFORM TO THE RULES AND REGULATIONS OF THE TOWN AND NEW YORK STATE CODES.
4. IF ANY PROPOSED SEWER LATERAL RUNS UNDER PAVED AREA AND HAS LESS THAN 4' COVER, CONCRETE ENCASEMENT IS REQUIRED. IF MORE THAN 4' COVER IS PROVIDED IN PAVED AREAS SELECT FILL IS REQUIRED.
5. THE CONTRACTOR MUST NOTIFY THE TOWN ENGINEER OFFICE AND THE PLUMBING INSPECTOR 24 HOURS IN ADVANCE OF CONSTRUCTION.
6. CLEANOUTS ARE REQUIRED EVERY 100' AND AT CHANGE IN DIRECTION.
7. ABANDONED SANITARY SEWER CONNECTIONS FROM THE SITE, IF ANY, REQUIRE PROOF OF A DISTRICT PERMIT FOR DISCONNECTION PRIOR TO THE NEW CONNECTION BEING MADE.

UTILITY NOTES:
1. PROVIDE FITTINGS AND BLOCKING AS NECESSARY AT ALL BENDS IN WATER LINES.
2. WHERE UTILITIES ARE INSTALLED IN EXISTING PAVEMENT, LANDSCAPED AREA ETC. ANY ITEMS REMOVED/DAMAGED SHALL BE REPLACED IN KIND.
3. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN ALL PERMITS NECESSARY: STATE, COUNTY, AND TOWN.
4. WATER MAINS TO HAVE MINIMUM 5FT COVER.
5. MAINTAIN A MINIMUM OF 3' CLEARANCE AROUND FIRE HYDRANTS.

OFFICIAL TOWN USE ONLY

NORTH

811 Know what's below. Call before you dig.

PROPERTY NUMBER: #1723
AREA: -

DRAWING REVISIONS:

No.	DATE	BY	REMARKS
10	02.05.2025	DZ	Town Comments
14	08.01.2025	DZ	Site Updates

SPECIAL INFORMATION:
ALL CONTRACTORS SHALL GUARANTEE THEIR WORK FOR A PERIOD OF ONE YEAR FROM THE DATE OF OWNERS ACCEPTANCE.
SHOP DRAWING SUBMITTALS ARE REQUIRED FOR ANY AND ALL STRUCTURES.

NOTICE
UNAUTHORIZED ALTERATIONS OF THIS DOCUMENT ARE IN VIOLATION OF SECTION #7209 OF THE STATE EDUCATION LAW.

Amherst Development Park
6000 - 6040 North Bailey Ave
Amherst, NY 14226

PROPOSED SITE MODIFICATIONS

CONSULTANT

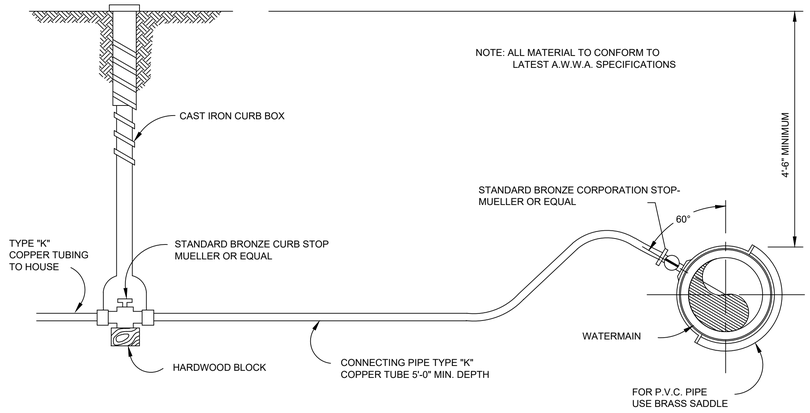
JAMES ALLEN RUMSEY
ARCHITECT
PREPARED FOR
BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

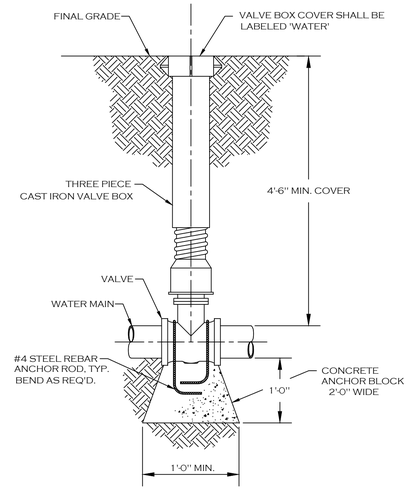
REGISTERED ARCHITECT JAMES ALLEN RUMSEY 016105 STATE OF NEW YORK

TITLE:
Utility Plan (East)

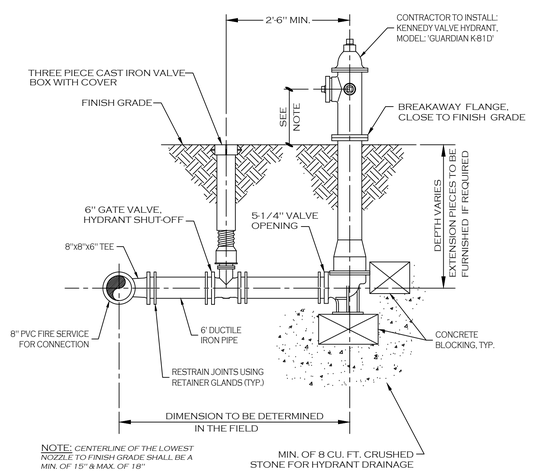
SCALE: 1:30
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 08.16.2023
DRAWING NO.: C6.01



TYPICAL WATER SERVICE LINE INSTALLATION

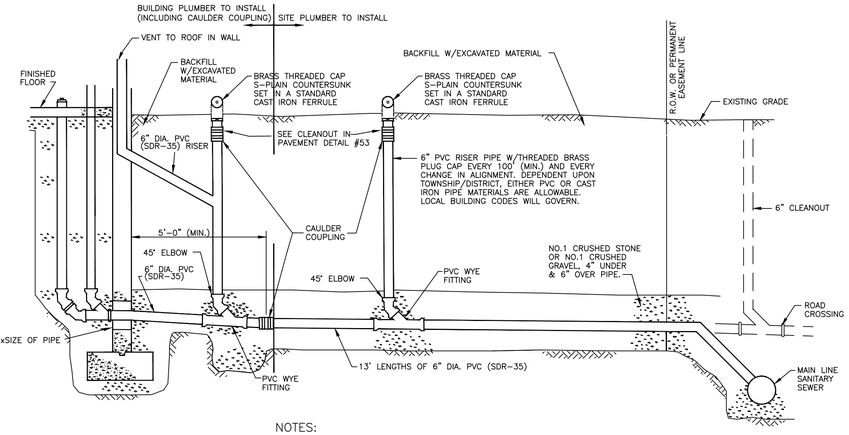


TYPICAL GATE VALVE DETAIL



NOTE: *CENTERLINE OF THE LOWEST NOZZLE TO FINISH GRADE SHALL BE A MIN. OF 15" & MAX. OF 18"*

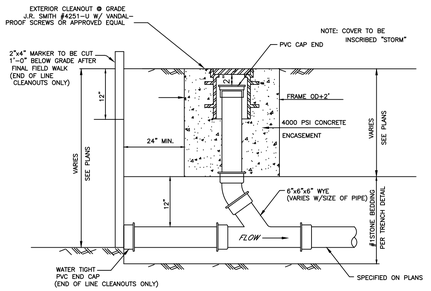
TYPICAL FIRE HYDRANT ASSEMBLY DETAIL



NOTES:

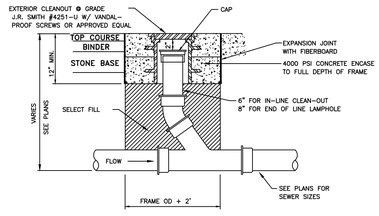
1. PVC PIPE MATERIAL SHALL BE MANUFACTURED IN ACCORDANCE WITH THE REQUIREMENTS OF THE LATEST ASTM SPECIFICATION D-3033/D-3034.
2. SELECT BACKFILL REQUIRED UNDER PAVED AREAS.
3. CONCRETE ENCASEMENT IF COVER DEPTH IS LESS THAN 4'-0" UNDER PAVED AREAS
4. MIN. DEPTH OF COVER 3'-0"
5. A GREASE SEPARATOR AND OIL SEPARATOR REQUIRED WHERE APPLICABLE.

TYPICAL COMMERCIAL SERVICE WITHOUT BASEMENT DETAIL (DOMESTIC)



CLEANOUT IN LANDSCAPED AREAS

NOT TO SCALE



CLEANOUT IN PAVED AREAS

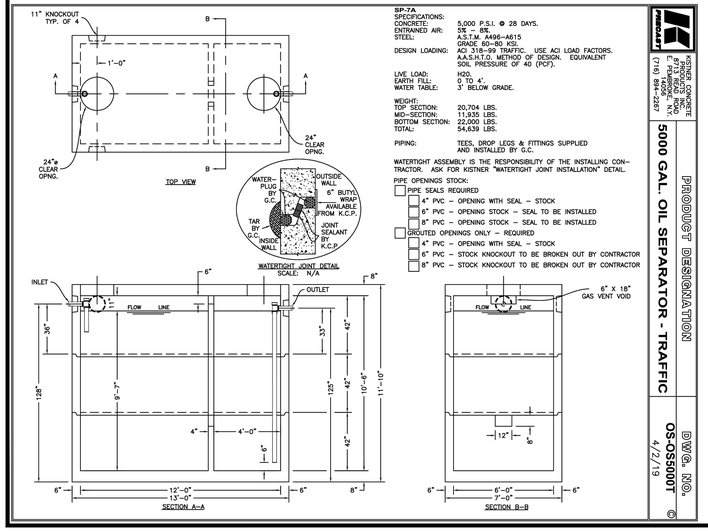
NOT TO SCALE

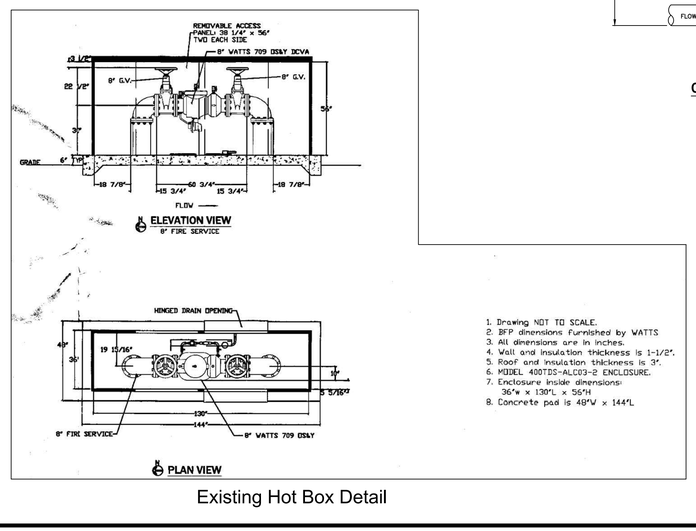
DIMENSION SCHEDULE								
PIPE SIZE	90° ELBOW		45° ELBOW		22.5° ELBOW		11.25° ELBOW	
	'H'	'L'	'H'	'L'	'H'	'L'	'H'	'L'
4"	1.5'	2.0'	1.0'	2.0'	1.0'	1.0'	1.0'	1.0'
6"	2.0'	2.5'	1.5'	2.0'	1.0'	1.5'	1.0'	1.5'
8"	2.5'	3.5'	2.0'	2.5'	1.5'	1.5'	1.0'	2.0'
10"	3.0'	4.5'	2.5'	3.0'	1.5'	3.0'	1.0'	2.5'
12"	3.5'	5.0'	3.0'	3.5'	2.5'	2.5'	1.5'	2.5'

DIMENSION SCHEDULE		
PIPE SIZE	TEE OR TAP SLEEVE	
—	'H'	'L'
4"	1.5'	1.0'
6"	1.5'	2.5'
8"	1.5'	3.5'
10"	2.5'	3.5'
12"	3.5'	3.5'

THRUST BLOCK SCHEDULE

WATER MAIN





1. Drawing NOT TO SCALE.
2. BFP dimensions furnished by WATTS
3. All dimensions are in inches.
4. Wall and insulation thickness is 1-1/2".
5. Roof and insulation thickness is 3".
6. MODEL 400TDS-ALC03-2 ENCLOSURE.
7. Enclosure inside dimensions: 36"w x 130"L x 55"H
8. Concrete pad is 48"W x 144"L

Existing Hot Box Detail

OFFICIAL TOWN USE ONLY

DRAWING REVISIONS:

No.	DATE	BY	REMARKS
7	12.03.2024	DZ	Town Comments
10	02.05.2025	DZ	Town Comments

SPECIAL INFORMATION:

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NORTH

811 Know what's below. Call before you dig.

PROPERTY NUMBER: #1723

AREA: -

Amherst Development Park
6000 - 6040 North Bailey Ave
Amherst, NY 14226

PROPOSED SITE MODIFICATIONS

CONSULTANT

JAMES ALLEN RUMSEY
ARCHITECT
PREPARED FOR
BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

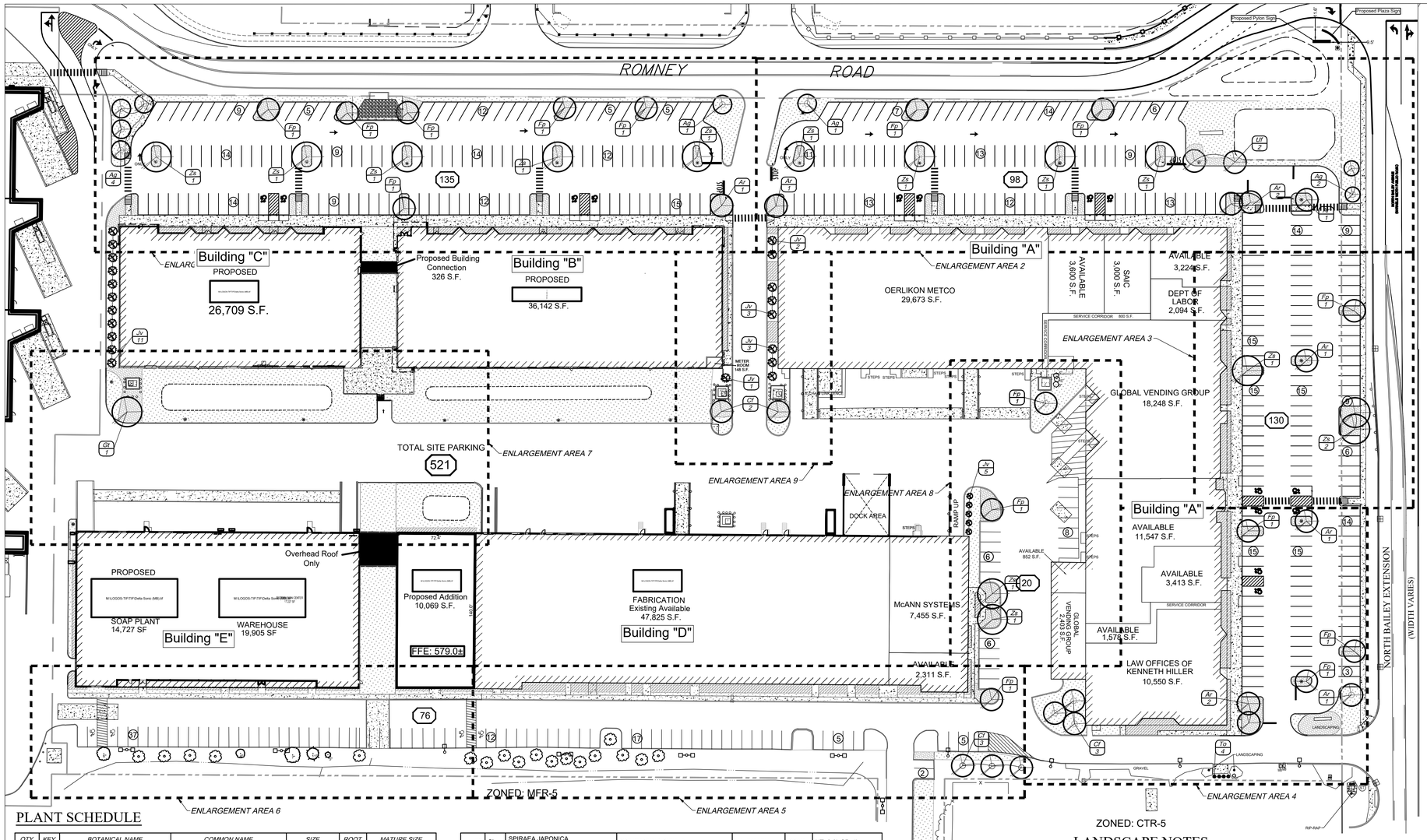
SEAL

REGISTERED ARCHITECT JAMES ALLEN RUMSEY 037109 STATE OF NEW YORK

TITLE:

Utility Details

SCALE: NTS
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 08.16.2023
DRAWING NO.: C6.10



PLANT SCHEDULE

QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE	ROOT	MATURE SIZE
EVERGREEN TREES						
25	Jv	JUNIPERUS VIRGINIANA 'EMERALD SENTINEL'	EASTERN RED CEDAR	6-8' HT.	BB	HT. 10-20', SP. 7-8'
4	To	THUJA OCCIDENTALIS 'SMARAGD'	EMERALD GREEN ARBORVITAE	6-8' HT.	BB	HT. 15', SP. 3-4'
ORNAMENTAL / DECIDUOUS TREES						
10	Ar	ACER RUBRUM 'FRANK JR.'	REDPOINTE RED MAPLE	2.5-3" CAL.	BB	HT. 45', SP. 30'
8	Ag	AMELANCHIER GRANDIFLORA 'AUTUMN BRILLIANCE'	AUTUMN BRILLIANCE SERVICEBERRY (ONE-BOLE)	1.75-2" CAL.	BB	HT. 15-25', SP. 15-25'
8	Cf	CORNUS FLORIDA	FLOWERING DOGWOOD (ONE-BOLE)	1.75-2" CAL.	BB	HT. 15-30', SP. 15-30'
16	Fp	CERCIS CANADENSIS 'FOREST PANSY'	FOREST PANSY REDBUD (ONE-BOLE)	1.75-2" CAL.	BB	HT. 20-30', SP 20-30'
1	Gt	GLEDITSIA TRIACANTHOS INERM.	THORNLESS HONEY LOCUST	2.5-3" CAL.	BB	HT. 60-80', SP. 60-80'
2	Uf	ULMUS 'FRONTIER'	FRONTIER ELM	2.5-3" CAL.	BB	HT. 40', SP. 30'
14	Zs	ZELKOVA SERRATA 'GREEN VASE'	GREEN VASE ZELKOVA	2.5-3" CAL.	BB	HT. 60', SP. 40'
SHRUBS						
179	Am	ARONIA MELANOCARPA	LOWSCAPE MOUND CHOKEBERRY	NO. 3 (24" MIN)	CONT.	HT. 1-2', SP. 1.5-2'
67	Ig	ILEX GLABRA 'STRONG BOX'	STRONGBOX INKBERRY HOLLY	HT. 24" MIN	BB	HT. 2-3', SP. 2-3'
22	Iv	ITEA VIRGINICA	VIRGINIA SWEETSPIRE	HT. 24" MIN	CONT.	HT. 3-5', SP. 4-6'
44	Ra	ROSA 'RADTKO'	DOUBLE KNOCKOUT ROSE	NO. 3 (24" MIN)	CONT.	HT. 2-5', SP. 6-8'
202	Rm	ROSA MEIGALPIO	RED DRIFT GROUNDCOVER ROSE	NO. 3 (24" MIN)	CONT.	HT. 1-1.5', SP. 2-2.5'
68	Sj	SPIRAEA JAPONICA 'GOLDMOUND'	GOLDMOUND SPIREA	HT. 24" MIN	CONT.	HT. 2-3', SP. 4'
74	Tx	TAXUS X MEDIA 'DENSIFORMIS'	DENSE SPREADING YEW	HT. 24" MIN	CONT.	HT. 3-4', SP. 4-6'
87	Vi	VIBURNUM CARLESII 'KOREAN SPICE'	KOREAN SPICE VIBURNUM	HT. 24" MIN	CONT.	HT. 3.5', SP. 4-5'
PERENNIALS & GRASSES						
171	Ca	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER'	FEATHER REED GRASS	NO. 2	CONT.	HT. 4-6', SP. 2'-3'
68	Ha	HAKONECHLOA MACRA 'ALL GOLD'	ALL GOLD JAPANESE FOREST GRASS	NO. 3	CONT.	HT. 1.5', SP. 1.5'
427	He	HEMEROCALLIS X 'HAPPY RETURNS'	HAPPY RETURNS DAYLILY	NO. 1	CONT.	HT. 1-1.5', SP. 1-1.5'
42	Ir	IRIS PALLIDA 'VARIEGATA'	VARIEGATED SWEET IRIS	BULB	CONT.	HT. 2', SP. 1'
226	Nf	NEPETA HYBRID 'CAT'S PAJAMAS'	CAT'S PAJAMA'S CATMINT	NO. 3	CONT.	HT. 18-20" SP. 18-20"
73	Pc	PANICUM VIRGATUM 'CHEYENNE SKY'	CHEYENNE SKY SWITCHGRASS	NO. 3	CONT.	HT. 2-3', SP. 1.5-2'
261	Pe	PENNISETUM ALOPECUROIDES 'LEMON SQUEEZE'	LEMON SQUEEZE FLOWERING FOUNTAIN GRASS	NO. 3	CONT.	HT. 2.5-3', SP. 2-2.5'
15	Pv	PANICUM VIRGATUM 'SHENANDOAH'	SHENANDOAH SWITCHGRASS	NO. 2	CONT.	HT. 3-4', SP. 3-4'
123	Ss	SEDUM 'AUTUMN JOY'	AUTUMN JOY STONE CROP SEDUM	NO. 2	CONT.	HT. 18-24", SP. 18-24"

ABBREVIATIONS:
BB=BALLED & BURLAPPED
BR=BARE ROOT
CAL.=CALIPER IN INCHES
CONT.=CONTAINER
HT.=HEIGHT
NO.#=GALLON SIZE
SP.=SPREAD

NOTES:
- CALIPER TO BE MEASURED 6" ABOVE GRADE
- PLANT SYMBOLS REPRESENT 2/3 MATURE SIZE

GREENSPACE CALCULATIONS

	EXISTING	REQUIRED	PROPOSED
TOTAL PARCEL AREA =	746,480 SF	--	(NO CHANGE)
TOTAL GREENSPACE AREA =	±182,069 SF(24.4%)	--	±95,175 SF (12.7%)

LANDSCAPE NOTES

1. LANDSCAPE CONTRACTOR SHALL SECURE CURRENT PLANS AND SPECIFICATIONS FOR PROPER CONSTRUCTION METHODS AND MATERIAL OF ALL LANDSCAPING PRIOR TO COMMENCING WORK.
2. ALL PLANTS SHALL MEET OR EXCEED THE MINIMUM REQUIREMENTS AS NOTED IN THE LATEST EDITION OF THE AMERICAN STANDARD FOR NURSERY STOCK, BY THE AMERICAN ASSOCIATION OF NURSERYMEN, ANSI Z60.1 (LATEST EDITION).
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIS OWN QUANTITY TAKEOFF.
4. THE CONTRACTOR SHALL PERFORM A ROUGH FIELD STAKEOUT OF ALL PLANT MATERIAL AND SHRUB-BEDS. CONTACT OWNER'S REPRESENTATIVE FOR INSPECTION AND APPROVAL. LOCATIONS SHOWN ON THE PLANS CONVEY DESIGN INTENT ONLY. ACTUAL LOCATIONS WILL BE AS DIRECTED BY THE LANDSCAPE ARCHITECT AT THE TIME OF INSTALLATION.
5. THE CONTRACTOR IS HEREBY NOTIFIED THAT UNDERGROUND UTILITIES EXIST. SHOULD LOCATION OF TREES BE WITHIN 5' OF UNDERGROUND UTILITIES, RELOCATE SAID TREES TO A MINIMUM OF 5' FROM BALL TO UTILITIES.
6. SHOULD LOCATION OF TREES BE WITHIN 20' OF OVERHEAD WIRES, RELOCATE SAID TREES TO A MINIMUM OF 20' FROM WIRES.
7. ALL TREES AND SHRUBS SHALL RECEIVE A 3" LAYER OF BLACK SHREDDED HARDWOOD BARK MULCH.
8. ALL PLANTS MUST BE HARDY UNDER CLIMATE CONDITIONS THAT EXIST AT THE PROJECT SITE AND GROWN AT A NURSERY AT THE SAME HARDINESS ZONE AS THE PROJECT LOCATION.
9. NO SUBSTITUTIONS SHALL BE PERMITTED WITHOUT PRIOR WRITTEN APPROVAL OF THE OWNER OR OWNER'S PROJECT LANDSCAPE ARCHITECT.
10. ANY PLANT WHICH DIES, TURNS BROWN, OR DEFOLIATES (PRIOR TO TOTAL ACCEPTANCE OF THE WORK) SHALL BE PROMPTLY REMOVED FROM THE SITE AND REPLACED WITH MATERIAL OF THE SAME SPECIES, QUANTITY , AND SIZE MEETING ALL PLANT LIST SPECIFICATIONS.
11. THE CONTRACTOR IS RESPONSIBLE FOR FULLY MAINTAINING ALL PLANT MATERIALS (INCLUDING, BUT NOT LIMITED TO WATERING, SPRAYING, MULCHING, FERTILIZING, AND REMOVAL OF STAKES AND GUYS) AND NEWLY ESTABLISHED LAWN AREAS UNTIL THE WORK IS ACCEPTED IN TOTAL BY THE OWNER.
12. ALL AREAS DISTURBED BY UTILITY INSTALLATION AND SITE GRADING ACTIVITY SHALL RECEIVE 6" APPROVED TOPSOIL (TO A COMPACTED DEPTH OF 6", UNLESS OTHERWISE SPECIFIED BY THE GOVERNING MUNICIPALITY) BE FINE GRADES, SEEDED, MULCHED, AND WATERED UNTIL A HEALTHY STAND OF GRASS IS OBTAINED.
13. ANY IRRIGATION COMPONENT DAMAGED DURING SITE OR LANDSCAPE RENOVATIONS MUST BE REPAIRED OR REPLACED TO THE SATISFACTION OF THE OWNER.
14. A ONE YEAR GUARANTEE SHALL BE PROVIDED ON ALL PLANT MATERIALS FROM THE DATE OF PROVISIONAL ACCEPTANCE.
15. PLANTING BACKFILL MIXTURE SHALL CONSIST OF 3 PARTS TOPSOIL AND 1 PART COMPOST THOROUGHLY MIXED. PLANTING SOIL DEPTH SHALL BE 3" MINIMUM, AND BE FREE FROM CONSTRUCTION DEBRIS AND FOREIGN MATERIALS.
16. STAKE TREES IMMEDIATELY AFTER PLANTING.
17. LOCATIONS OF EXISTING BURIED UTILITIES SHOWN ON THE PLANS ARE BASED UPON BEST AVAILABLE INFORMATION AND ARE TO BE CONSIDERED APPROXIMATE. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATIONS OF ALL UNDERGROUND UTILITIES WITHIN AND ADJACENT TO THE WORK AREA. IF ANY TREE IS LOCATED CLOSER THAN 5' TO AN UNDERGROUND UTILITY, IT SHALL BE RELOCATED TO A LOCATION THAT IS A MINIMUM OF 5' AWAY AS MEASURED FROM THE ROOTBALL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING ANY AND ALL DAMAGE TO UTILITIES, STRUCTURES, AND SITE APPURTENANCES, ETC., WHICH OCCURS AS A RESULT OF THE LANDSCAPE CONSTRUCTION.

No.	Revision/Issue	Date
06	Revised based on site plan changes	2025-05-21
05	Revised based on Town Comments	2025-02-05
04	Revised based on site plan changes	2024-12-10
03	Revised based on site plan changes	2024-11-26
02	Revised based on site plan changes	2024-10-14
01	Revised based on site plan changes	2024-08-21

Revisions

Notes & References

CONTRACTOR SHALL CONTACT "DIG SAFELY" NEW YORK @ 1-800-962-7962 FOR LOCATION OF ALL UTILITIES, AT LEAST 7 DAYS PRIOR TO BEGINNING CONSTRUCTION

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LEGEND

- AREAS TO RECEIVE 4-6" TOPSOIL AND PERMANENT LAWN HYDRO SEED MIX
- PARKING LOT LANDSCAPE AREAS
- FOUNDATION LANDSCAPE AREAS

NOTE:
ALL DISTURBED LAWN AREAS SHALL RECEIVE 4-6" TOPSOIL AND PERMANENT LAWN HYDROSEED MIX.

SEED MIX:

PURITY	%GERM	LBS/ACRE	%BY
'Pennfine' Perennial Rye Grass	85	35	85
'Pennlawn' Red Fescue	80	35	97
'Baron' and 'Midnight' Kentucky Bluegrass	80	30	85

SEEDING RATE: 6.0 POUNDS PER 1,000 SQUARE FEET

MULCH: STRAW OR WOOD FIBER MULCH APPLIED AT THE RATE OF TWO TONS PER ACRE

STARTING FERTILIZER: 5:10:10 AT 20 POUNDS PER 1,000 SQUARE FEET

FOR FALL OR EARLY WINTER, SEED WITH CERTIFIED "AROOSTOCK" WINTER RYE (CEREAL RYE) AT 100 POUNDS PER ACRE.

Applicant
BENDERSON DEVELOPMENT
570 DELAWARE AVE, BUFFALO, NY 14202
PHONE (716) 886-0211 FAX (716)-856-7791
WWW.BENDERSON.COM

PROJECT NO.: 1810

Landscape Architect's Seal

REGISTERED LANDSCAPE ARCHITECT SARAH COSTICH 002574 STATE OF NEW YORK

Landscape Architect
COSTICH ENGINEERING
• CIVIL ENGINEERING
• LAND SURVEYING
• LANDSCAPE ARCHITECTURE
217 LAKE AVENUE ROCHESTER, NY 14608 (585) 458-3020

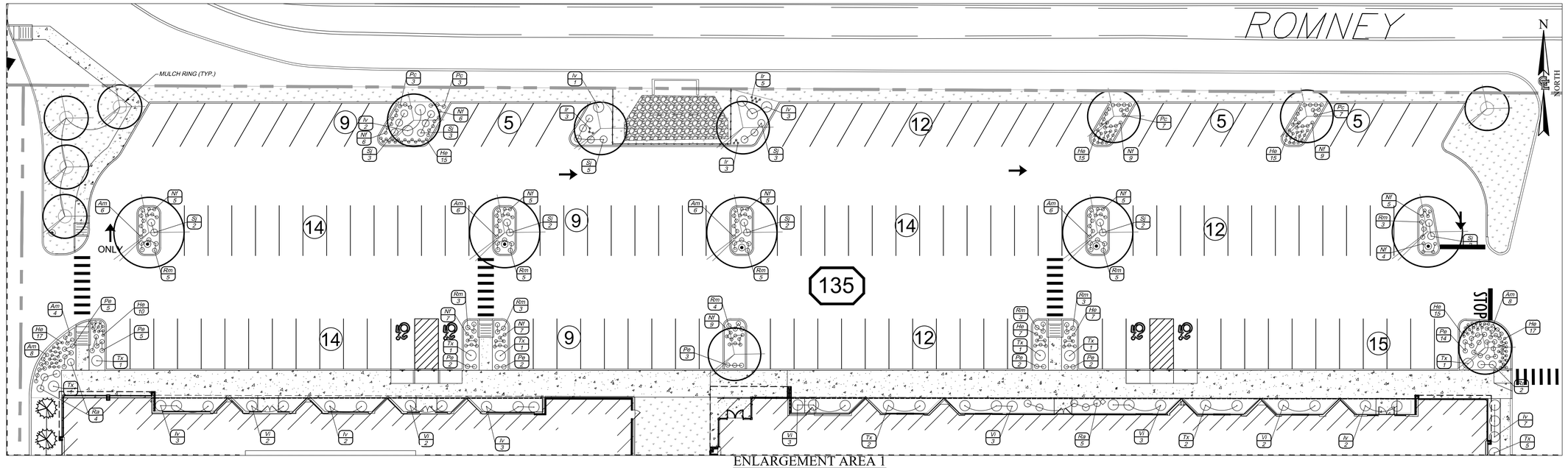
Project Name and Address

AMHERST DEVELOPMENT PARK - BUILDING ADDITIONS
6000-6040 N. Bailey Avenue
Amherst, New York 14226

Drawing Name

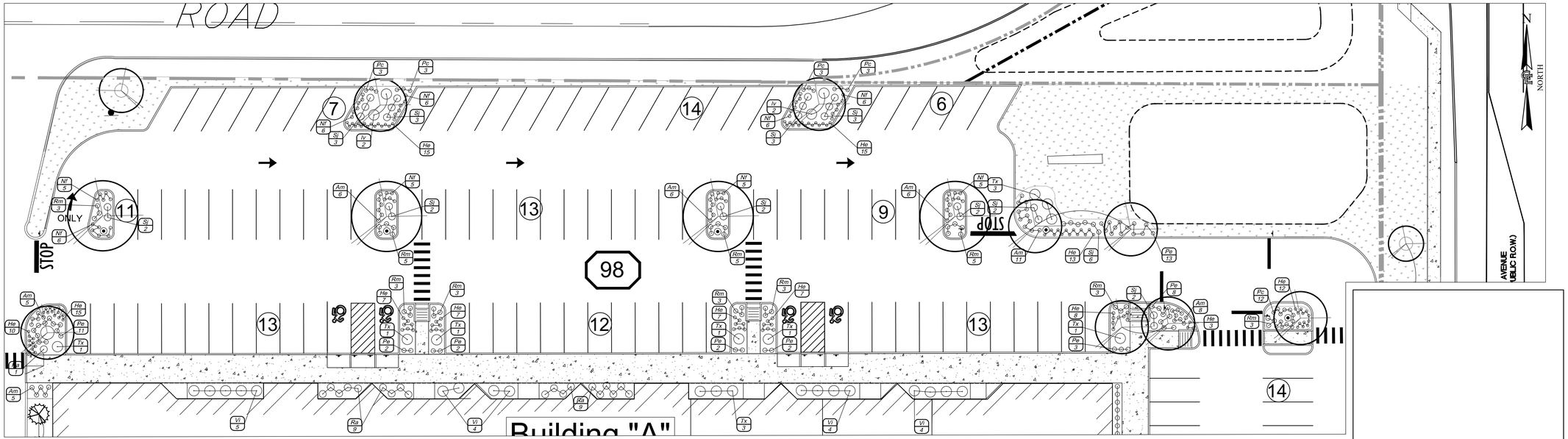
OVERALL LANDSCAPE PLAN

Sheet	Drawing Number
1 OF 5	C-7.0
Date: 08/12/2025	
Scale: 1"=50'	



ENLARGEMENT AREA 1

SCALE: 1" = 20'



ENLARGEMENT AREA 2

SCALE: 1" = 20'

Revisions				
		No.	Revision/Issue	Date
		06	Revised based on site plan changes	2025-05-21
		05	Revised based on Town Comments	2025-02-05
		04	Revised based on site plan changes	2024-12-10
		03	Revised based on site plan changes	2024-11-26
		02	Revised based on site plan changes	2024-10-14
		01	Revised based on site plan changes	2024-08-21

Notes & References

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Applicant

BENDERSON DEVELOPMENT
570 DELAWARE AVE, BUFFALO, NY 14202
PHONE (716) 856-0211 FAX (716) 856-7751
WWW.BENDERSON.COM

PROJECT NO.: 1810

Landscape Architect's Seal

REGISTERED LANDSCAPE ARCHITECT SARAH COSTICH 00257A STATE OF NEW YORK

Landscape Architect

COSTICH ENGINEERING
• CIVIL ENGINEERING
• LAND SURVEYING
• LANDSCAPE ARCHITECTURE
217 LAKE AVENUE ROCHESTER, NY 14608 (585) 458-3020

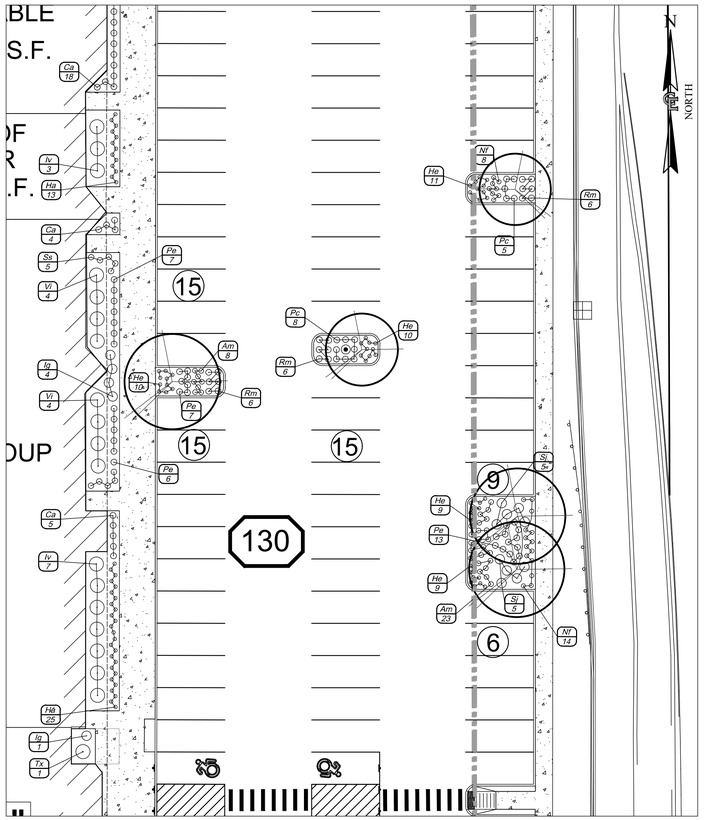
Project Name and Address

AMHERST DEVELOPMENT PARK - BUILDING ADDITIONS
6000-6040 N. Bailey Avenue
Amherst, New York 14226

Drawing Name

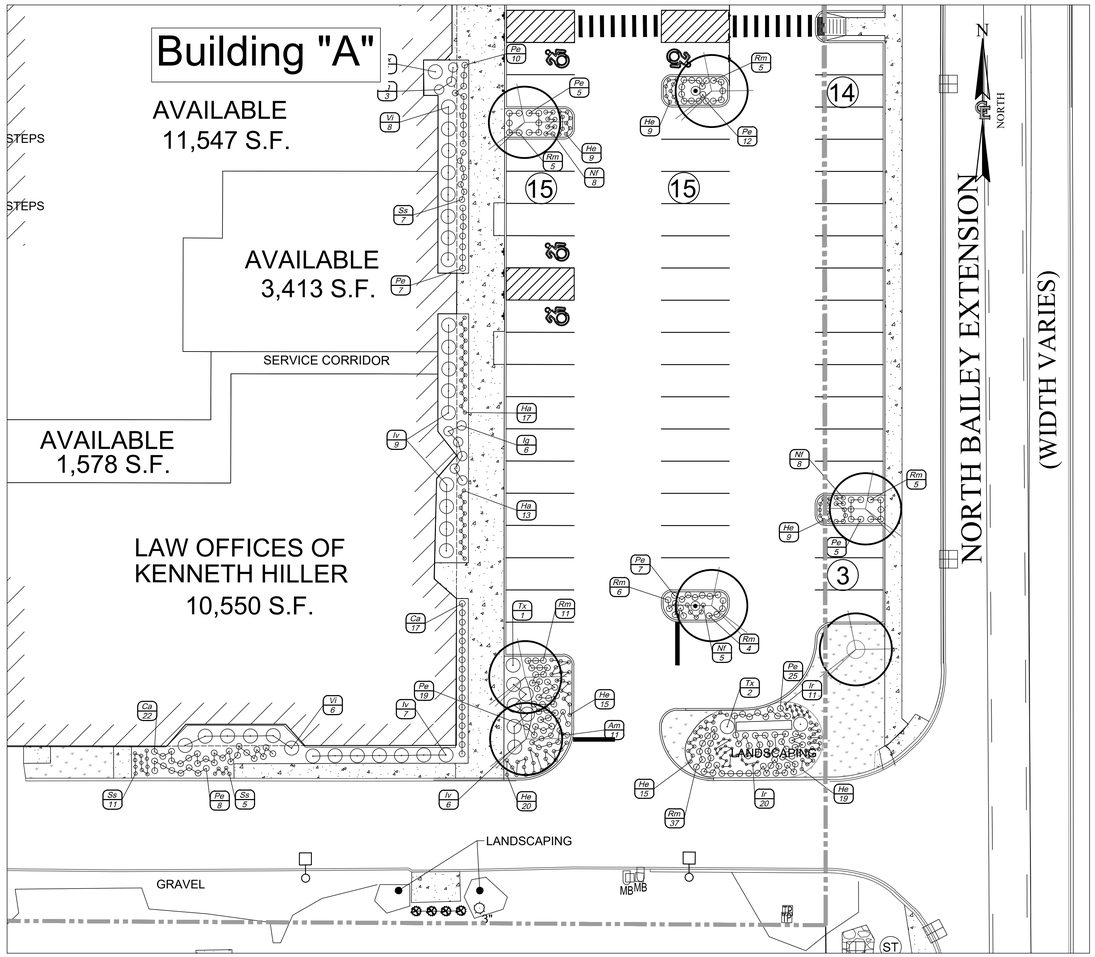
LANDSCAPE PLAN ENLARGEMENT AREAS

Sheet	Drawing Number
2 OF 5	C-7.1
Date: 08/12/2025	
Scale: 1"=20'	



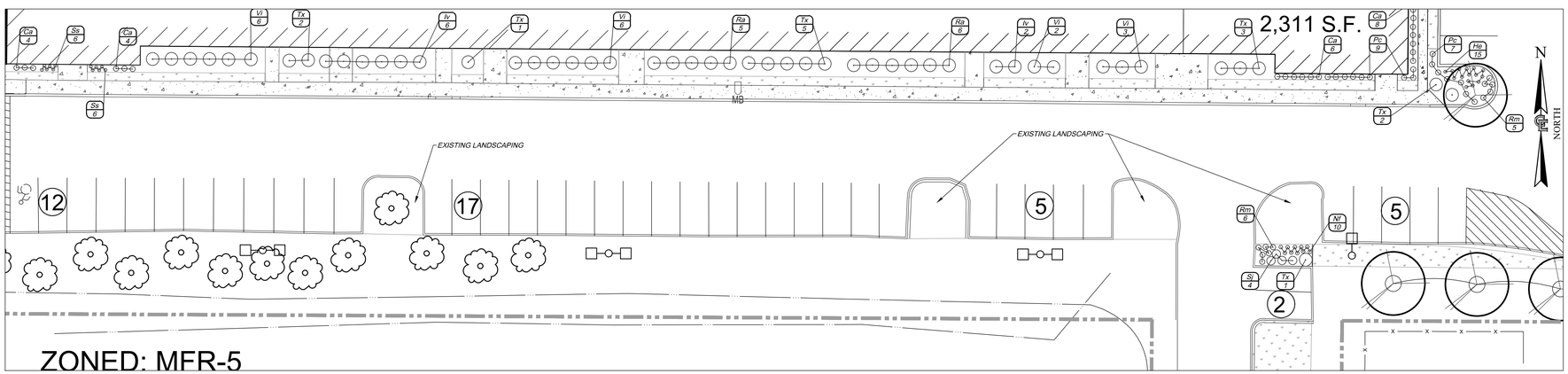
ENLARGEMENT AREA 3

SCALE: 1" = 20'



ENLARGEMENT AREA 4

SCALE: 1" = 20'



ENLARGEMENT AREA 5

SCALE: 1" = 20'

N
NORTH

No.	Revision/Issue	Date
06	Revised based on site plan changes	2025-05-21
05	Revised based on Town Comments	2025-02-05
04	Revised based on site plan changes	2024-12-10
03	Revised based on site plan changes	2024-11-26
02	Revised based on site plan changes	2024-10-14
01	Revised based on site plan changes	2024-08-21

Revisions

Notes & References

CONTRACTOR SHALL CONTACT "DIG SAFELY" NEW YORK @ 1-800-962-7962 FOR LOCATION OF ALL UTILITIES, AT LEAST 7 DAYS PRIOR TO BEGINNING CONSTRUCTION

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Applicant

BENDERSON DEVELOPMENT
570 DELAWARE AVE, BUFFALO, NY 14202
PHONE (716) 886-0211 FAX (716)-856-7791
WWW.BENDERSON.COM

PROJECT NO.: 1810

Landscape Architect's Seal

Landscape Architect

COSTICH ENGINEERING
• CIVIL ENGINEERING
• LAND SURVEYING
• LANDSCAPE ARCHITECTURE
217 LAKE AVENUE
ROCHESTER, NY 14608
(585) 458-3020

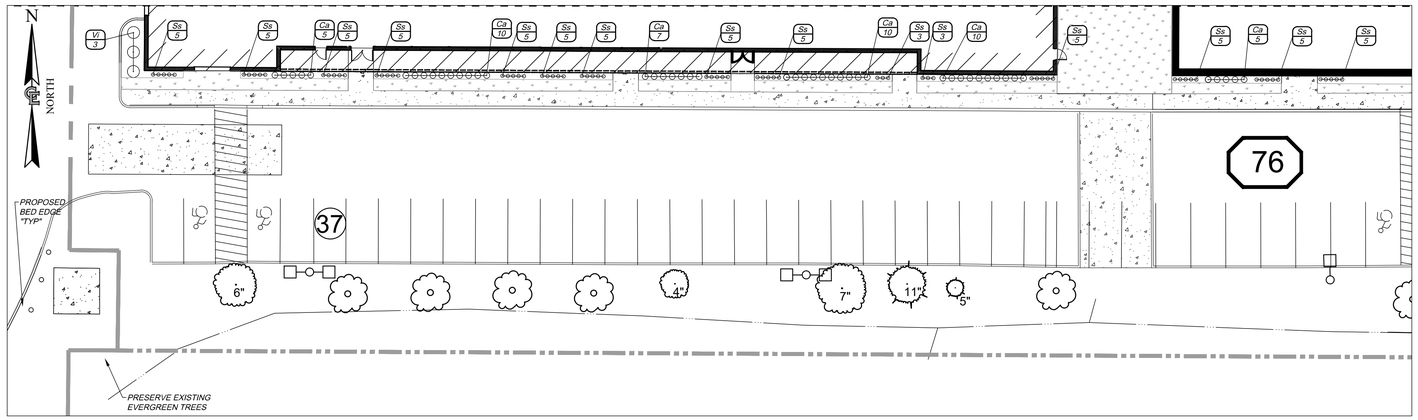
Project Name and Address

AMHERST
DEVELOPMENT PARK -
BUILDING ADDITIONS
6000-6040 N. Bailey Avenue
Amherst, New York 14226

Drawing Name

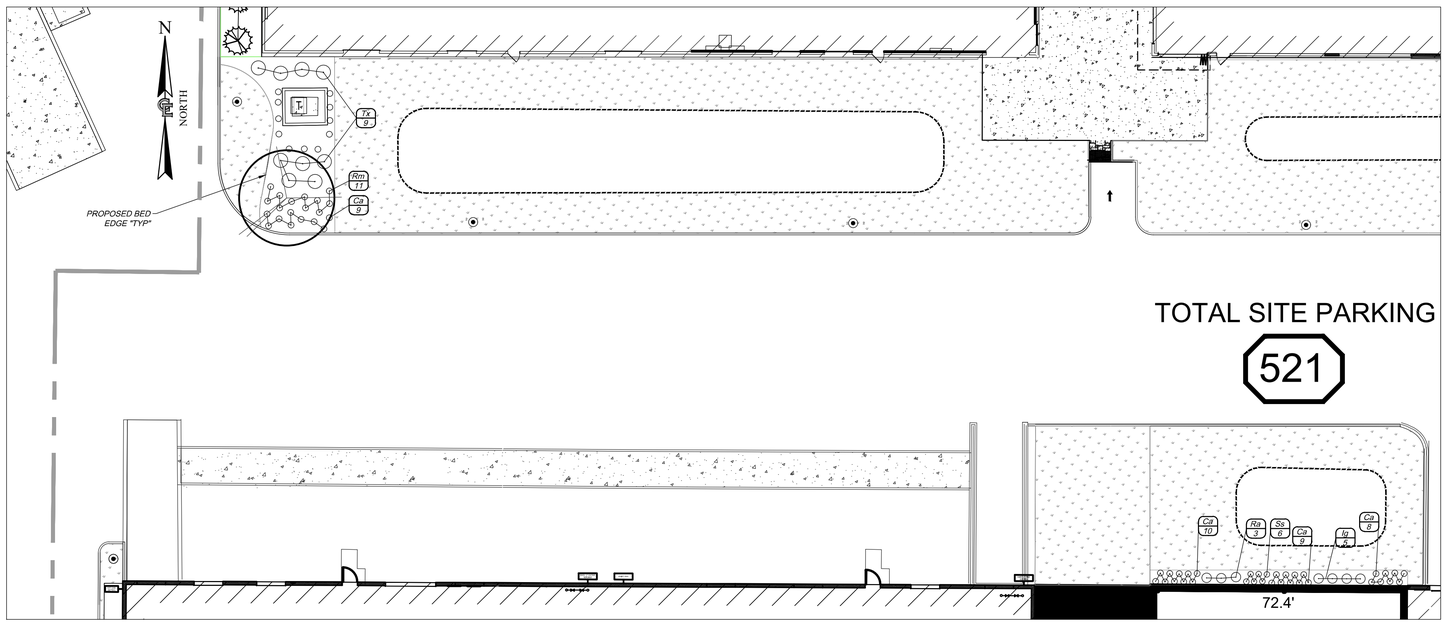
LANDSCAPE PLAN
ENLARGEMENT AREAS

Sheet	Drawing Number
3 OF 5	C-7.2
Date: 08/12/2025	
Scale: 1"=20'	



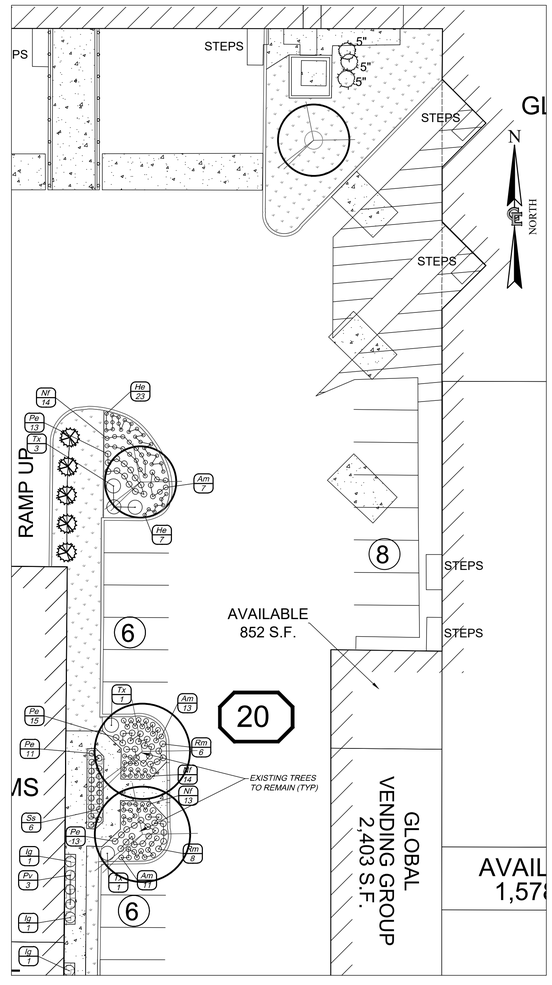
ENLARGEMENT AREA 6

SCALE: 1" = 20'



ENLARGEMENT AREA 7

SCALE: 1" = 20'



ENLARGEMENT AREA 8

SCALE: 1" = 20'

No.	Revision/Issue	Date
05	Revised based on site plan changes	2025-05-21
05	Revised based on Town Comments	2025-02-05
04	Revised based on site plan changes	2024-12-10
03	Revised based on site plan changes	2024-11-26
02	Revised based on site plan changes	2024-10-14
01	Revised based on site plan changes	2024-08-21

Revisions

Notes & References

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WWW.BENDERSON.COM

PROJECT NO.: 1810

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Landscape Architect

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• CIVIL ENGINEERING
• LAND SURVEYING
• LANDSCAPE ARCHITECTURE
217 LAKE AVENUE
ROCHESTER, NY 14608
(585) 458-3020

Project Name and Address

AMHERST DEVELOPMENT PARK - BUILDING ADDITIONS
6000-6040 N. Bailey Avenue
Amherst, New York 14226

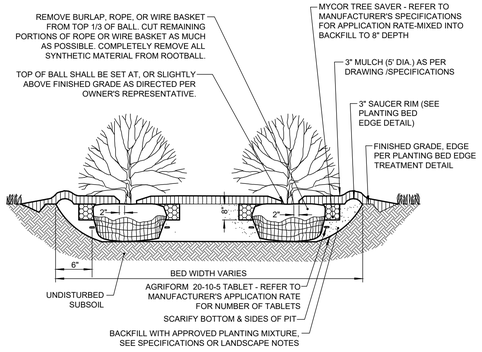
Drawing Name

LANDSCAPE PLAN ENLARGEMENT AREAS

Sheet	Drawing Number
4 OF 5	C-7.3
Date: 08/12/2025	
Scale: 1"=20'	

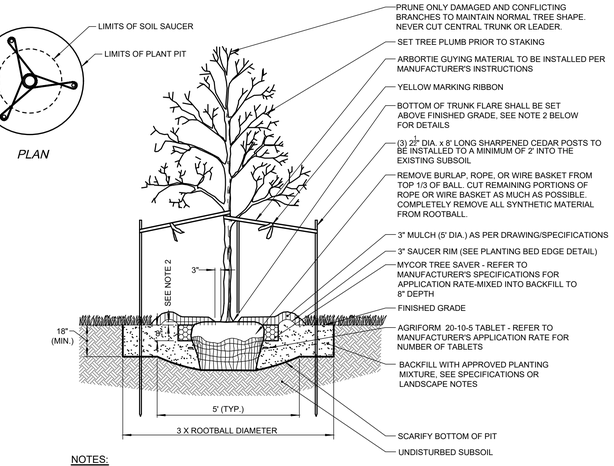
NOTES:

1. MAINTAIN A 2" MINIMUM RADIUS CLEAR OF MULCH AROUND THE TRUNK.
2. PLANTING BED DEPTH IN LAWN AREAS SHALL BE A MINIMUM OF 18" DEEP AND/OR AS DIRECTED BY THE OWNER'S REPRESENTATIVE.
3. ALL PLANTING BEDS SHALL BE FREE OF CONSTRUCTION DEBRIS.
4. IF BARE ROOT PLANT MATERIAL IS SPECIFIED IN THE PLANT SCHEDULE, SEE LANDSCAPE NOTES ON SHEET LA100 FOR ADDITIONAL INFORMATION.



SHRUB PLANTING DETAIL

NOT TO SCALE

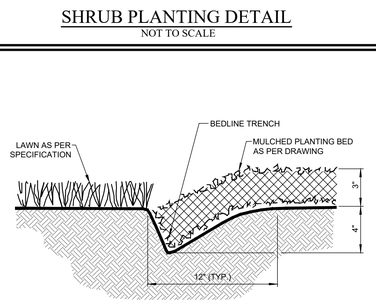


NOTES:

1. MAINTAIN A 3" MINIMUM RADIUS CLEAR OF MULCH AROUND THE TRUNK.
2. THE DISTANCE BETWEEN THE BOTTOM OF THE TRUNK FLARE AND THE FINISHED GRADE SHALL BE AS FOLLOWS:
   FOR SANDY OR LOAMY SOILS: 1"
   FOR CLAY OR POORLY DRAINED SOILS: 3"
   THE CONTRACTOR SHALL REVIEW THE APPROPRIATE PLANTING DEPTH WITH THE OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.
3. WHEN TAGGING TREES AT THE NURSERY, MARK THE NORTH SIDE OF THE TREE IN THE FIELD AND WHEN INSTALLING, ROTATE TREE TO FACE NORTH WHENEVER POSSIBLE
4. IF BARE ROOT PLANT MATERIAL IS SPECIFIED IN THE PLANT SCHEDULE, SEE LANDSCAPE NOTES ON SHEET LA100 FOR ADDITIONAL INFORMATION.

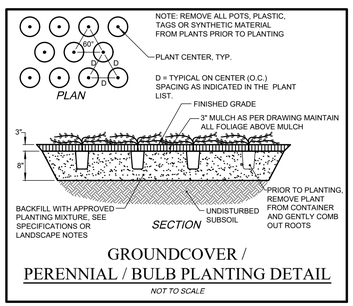
DECIDUOUS TREE PLANTING LESS THAN 4" CAL. DETAIL

NOT TO SCALE



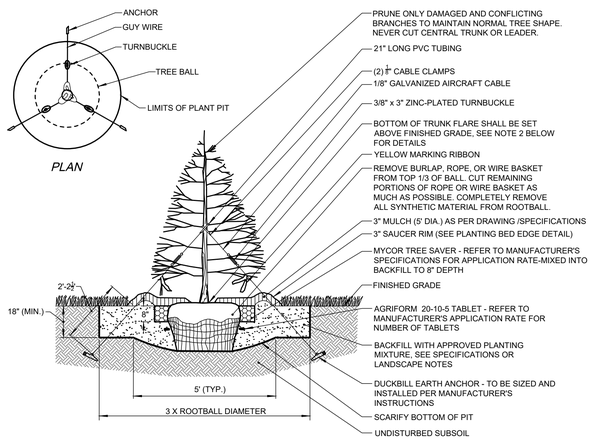
PLANTING BED EDGE TREATMENT DETAIL

NOT TO SCALE



GROUNDCOVER / PERENNIAL / BULB PLANTING DETAIL

NOT TO SCALE



NOTES:

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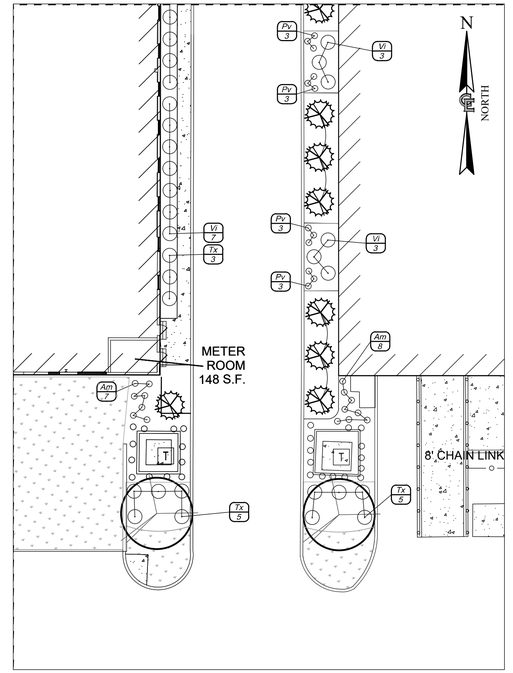
2. THE DISTANCE BETWEEN THE BOTTOM OF THE TRUNK FLARE AND THE FINISHED GRADE SHALL BE AS FOLLOWS:
   FOR SANDY OR LOAMY SOILS: 1"
   FOR CLAY OR POORLY DRAINED SOILS: 3"
   THE CONTRACTOR SHALL REVIEW THE APPROPRIATE PLANTING DEPTH WITH THE OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.
3. WHEN TAGGING TREES AT THE NURSERY, MARK THE NORTH SIDE OF THE TREE IN THE FIELD AND WHEN INSTALLING, ROTATE TREE TO FACE NORTH WHENEVER POSSIBLE
4. IF BARE ROOT PLANT MATERIAL IS SPECIFIED IN THE PLANT SCHEDULE, SEE LANDSCAPE NOTES ON SHEET LA100 FOR ADDITIONAL INFORMATION.

EVERGREEN TREE PLANTING DETAIL

NOT TO SCALE



ENLARGEMENT AREA 9

SCALE: 1" = 20'

No.	Revision/Issue	Date
05	Revised based on Town Comments	2025-02-05
04	Revised based on site plan changes	2024-12-10
03	Revised based on site plan changes	2024-11-26
02	Revised based on site plan changes	2024-10-14
01	Revised based on site plan changes	2024-08-21

Revisions

Notes & References

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Applicant

BENDERSON DEVELOPMENT
570 DELAWARE AVE, BUFFALO, NY 14202
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WWW.BENDERSON.COM

PROJECT NO: 1810

Landscape Architect's Seal

Landscape Architect

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• CIVIL ENGINEERING
• LAND SURVEYING
• LANDSCAPE ARCHITECTURE
217 LAKE AVENUE
ROCHESTER, NY 14608
(585) 458-3020

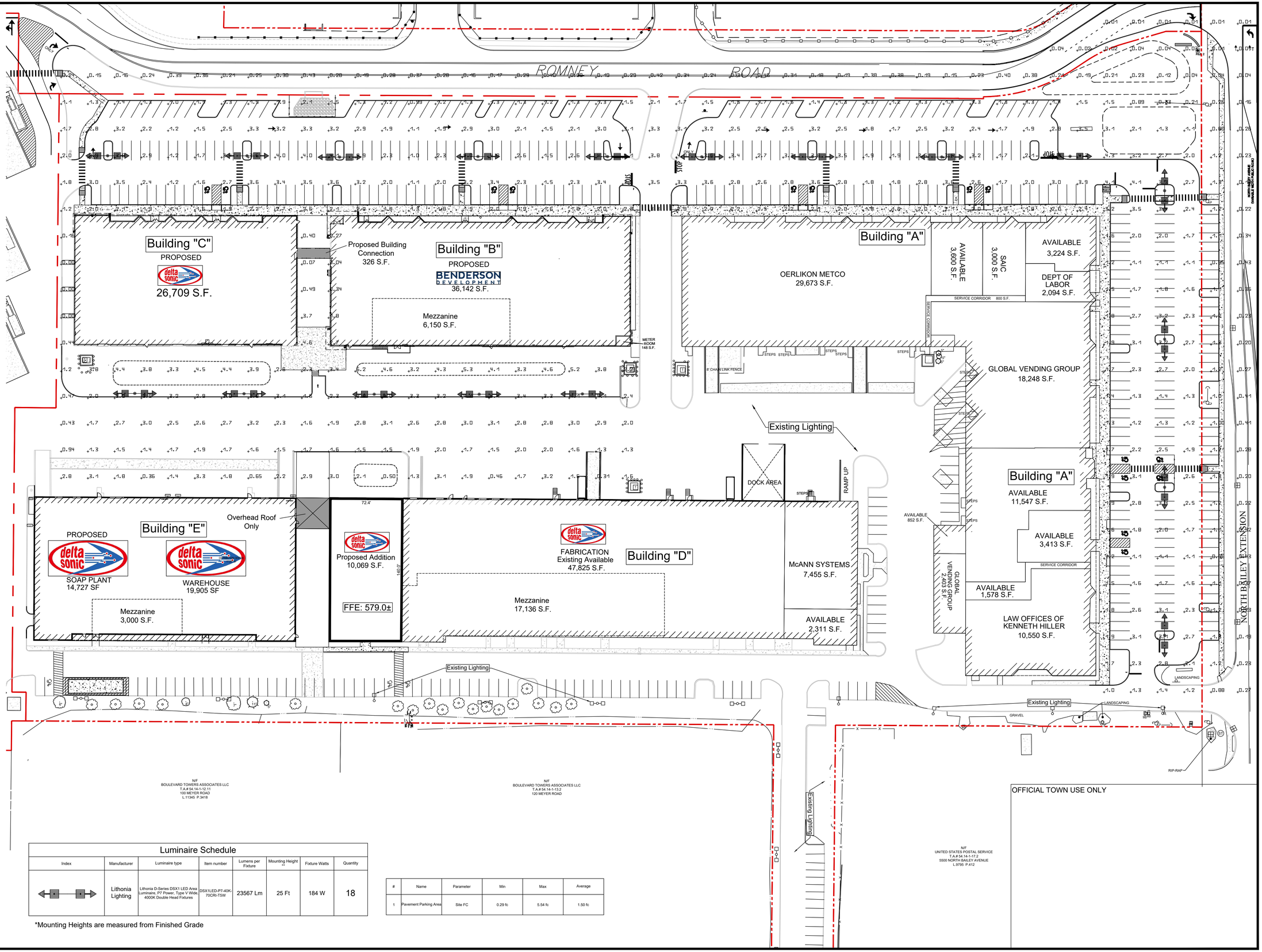
Project Name and Address

AMHERST DEVELOPMENT PARK - BUILDING ADDITIONS
6000-6040 N. Bailey Avenue
Amherst, New York 14226

Drawing Name

LANDSCAPE PLAN ENLARGEMENT AREAS & DETAILS

Sheet	Drawing Number
5 OF 5	C-7.4
Date: 08/12/2025	
Scale: 1"=20'	



Luminaire Schedule

Index	Manufacturer	Luminaire type	Item number	Lumens per Fixture	Mounting Height **	Fixture Watts	Quantity
A B	Lithonia Lighting	Lithonia D-Series DSX1 LED Area Luminaire, P7 Power, Type V Wide, 4000K Double Head Fixtures	DSX1LED-P7-40K-70CRI-T5W	23567 Lm	25 Ft	184 W	18

*Mounting Heights are measured from Finished Grade

#	Name	Parameter	Min	Max	Average
1	Pavement Parking Area	Site FC	0.29 fc	5.54 fc	1.50 fc

DRAWING REVISIONS:

No.	DATE	BY	REMARKS
14	08.01.2025	DZ	Site Updates

SPECIAL INFORMATION:

ALL CONTRACTORS SHALL GUARANTEE THEIR WORK FOR A PERIOD OF ONE YEAR FROM THE DATE OF OWNERS ACCEPTANCE.

SHOP DRAWING SUBMITTALS ARE REQUIRED FOR ANY AND ALL STRUCTURES.

NOTICE

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NORTH

811 Know what's below. Call before you dig.

PROPERTY NUMBER: #1723

AREA: -

Amherst Development Park
6000 - 6040 North Bailey Ave
Amherst, NY 14226

PROPOSED SITE MODIFICATIONS

CONSULTANT

JAMES ALLEN RUMSEY
ARCHITECT
PREPARED FOR
BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

REGISTERED ARCHITECT JAMES ALLEN RUMSEY 13705 STATE OF NEW YORK

TITLE:

Site Lighting Plan

SCALE: 1:70

DRAWN BY: DMZ

DRAWING NO.: C8.00

CHECKED BY: MAO

DATE: 08.16.2023

D-Series Size 1
LED Area Luminaire

Catalog Number

Notes

Type

Hit the Tab key or mouse over the page to see all interactive elements.

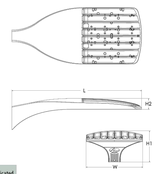
Introduction

The modern styling of the D-Series features a highly refined aesthetic that blends seamlessly with its environment. The D-Series offers the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. D-Series outstanding photometry aids in reducing the number of poles required in area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

Specifications

EPA:	0.69 ft² (0.06 m²)
Length:	32.71" (83.1 cm)
Width:	14.26" (36.2 cm)
Height H1:	7.88" (20.0 cm)
Height H2:	2.73" (6.9 cm)
Weight:	34 lbs (15.4 kg)



Design Select options indicated by this color background.

design select

Items marked by a shaded background qualify for the Design Select program and ship in 15 days or less. To learn more about Design Select, visit www.acuitybrands.com/designselect. *See ordering tree for details

Ordering Information

EXAMPLE: DSX1 LED P7 40K 70CRI T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED

Series

DSX1 LED

LEDs

Forward optics

P1	P6	
P2	P7	
P3	P8	
P4	P9	
P5		

Rotated optics

P10[1]	P12[1]
P11[1]	P13[1]

Color temperature[1]

(this section 70CRI only)

30K	3000K
40K	4000K
50K	5000K
27K	2700K
30K	3000K
35K	3500K
40K	4000K
50K	5000K

Color Rendering Index[1]

70CRI
70CRI
70CRI
80CRI
80CRI
80CRI
80CRI
80CRI

Distribution

AFR	Automotive front row
T1S	type I short
T2M	Type II medium
T3M	Type III medium
T3LG	Type III low glare[1]
T4M	Type IV medium
T4LG	Type IV low glare[1]
TFTM	Forward throw medium
T5M	Type V medium
T5LG	Type V low glare
T5W	Type V wide
BLC3	Type III backlight control[1]
BLC4	Type IV backlight control[1]
LCCO	Left corner cutoff[1]
RCCO	Right corner cutoff[1]

Voltage

MVOLT	(120V-277V)[4]
HVOLT	(347V-480V)[5,6]
XVOLT	(277V - 480V)[5,6]
120	[6,26]
208	[6,26]
240	[6,26]
277	[6,26]
347	[6,26]
480	[6,26]

Mounting

Shipped included

SPA	Square pole mounting (#3 drilling)
RPA	Round pole mounting (#3 drilling)
SPA5	Square pole mounting #5 drilling[9]
RPA5	Round pole mounting #5 drilling[9]
SPARN	Square narrow pole mounting #8 drilling[9]
WBA	Wall bracket[10]
MA	Mast arm adapter (mounts on 2 3/8" OD horizontal tenon)

Control options

Shipped installed

NLTAIR2 PIRHN	nLight AIR gen 2 enabled with bi-level motion / ambient sensor, 8-40' mounting height, ambient sensor enabled at 7fc [1,11,18,21]
PIR	High/low, motion/ambient sensor, 8-40' mounting height, ambient sensor enabled at 7fc [11,20,21]
PER	NEMA twist-lock receptacle only (controls ordered separate)[14]
PER5	Five-pin receptacle only (controls ordered separate)[14,21]
PER7	Seven-pin receptacle only (controls ordered separate)[14,21]
FAO	Field adjustable output[15,22]
BL30	Bi-level switched dimming, 30%[16,21]
BL50	Bi-level switched dimming, 50%[16,21]
DMG	0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately)[21]
DS	Dual switching[16,18,21]

Other options

Shipped installed

SPD20KV	20KV surge protection
HS	Houseside shield (black finish standard)[23]
L90	Left rotated optics[1]
R90	Right rotated optics[1]
CCE	Coastal Construction[23]
HA	50°C ambient operation[20]
BAA	Buy America(n) Act and/or Build America Buy America Qualified
SF	Single fuse (120, 277, 347V)[6]
DF	Double fuse (208, 240, 480V)[6]

Shipped separately

EGSR	External Glare Shield (reversible, field install required, matches housing finish)
BSDB	Bird Spikes (field install required)

Finish (required)

DDBXD	Dark Bronze
DBLXD	Black
DNAXD	Natural Aluminum
DWHXD	White
DDBTXD	Textured dark bronze
DBLBXD	Textured black
DNATXD	Textured natural aluminum
DWHGXD	Textured white

LITHONIA LIGHTING
COMMERCIAL OUTDOOR

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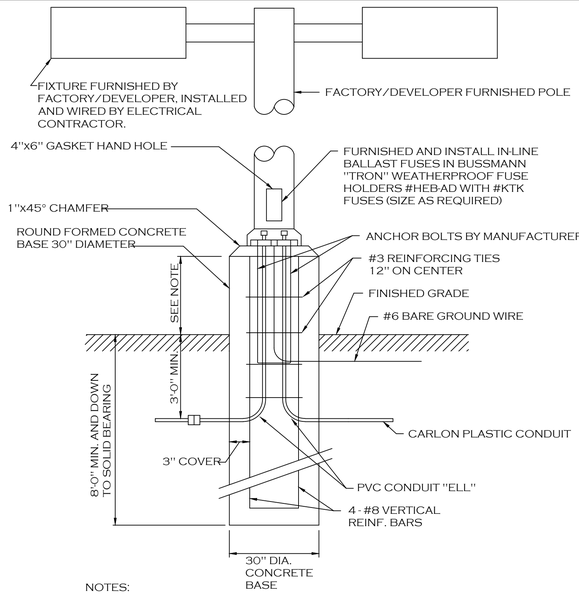
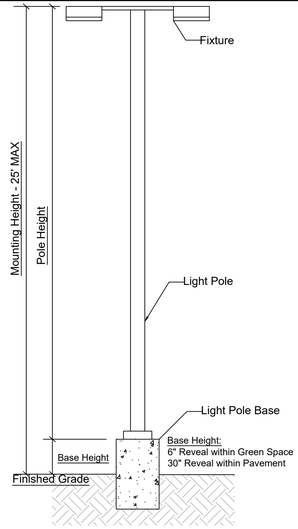
DSX1-LED
Rev. 04/29/25
Page 1 of 10



NOTES:
1. FOR LOCATIONS OF FOUNDATIONS SEE SITE PLAN
2. FOR LIGHT FIXTURE ORDERING INFORMATION SEE SITE LIGHTING PLAN
3. LIGHT POLE BASE EXPOSURE ABOVE GRADE SHALL BE:
   IN CURBED ISLANDS: 6" ABOVE TOP OF CURB ELEVATION
   IN PAVEMENT: 30" ABOVE GRADE
   IN NON-CURBED GRASS AREAS: 6" ABOVE GRADE

LIGHT POLE FOUNDATION



Light Pole Mounting

OFFICIAL TOWN USE ONLY

DRAWING REVISIONS:

No.	DATE	BY	REMARKS
1	12.13.2023	DZ	POND UPDATES
4	07.31.2024	DZ	Site Updates
10	02.05.2025	DZ	Town Comments
13	06.23.2025	DZ	Town Comments

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6000 - 6040 North Bailey Ave
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CONSULTANT

JAMES ALLEN RUMSEY
ARCHITECT
PREPARED FOR
BENDERSON DEVELOPMENT
570 DELAWARE AVE., BUFFALO, NY 14202
(716) 886-0211

SEAL

TITLE:
Lighting Details

SCALE: NTS
DRAWN BY: DMZ
CHECKED BY: MAO
DATE: 08.16.2023
DRAWING NO.
C8.10