OWNER CHAIM KAY MIDBROOK REALTY 988 EAST 14TH STREET BROOKLYN, NY 11230

APPLICANT
CANNA REMEDIES, LLC
PACHTER, GREGORY & RAFFALDINI
100 VILLAGE GREEN, SUITE 200
LINCOLNSHIRE, IL 60069

PROJECT CONSULTANTS:

SITE ENGINEER:

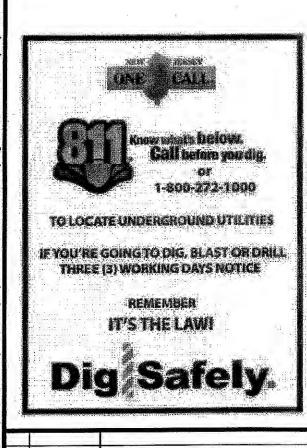
ACT ENGINEERS INC. WBE

1 WASHINGTON BOULEVARD
SUITE 3
ROBBINSVILLE, NJ 08691

PROJECT ARCHITECT
RYAN WELTY
RGW ARCHITECTURE
3520 SPRUCE DRIVE
NORTHAMPTON, PA 18067

PROJECT ATTORNEY

DINO SPADACCINI, ESQ.
THE SPADACCINI LAW FIRM, LLC
98 FRANKLIN CORNER ROAD
LAWRENCEVILLE, NJ 08648

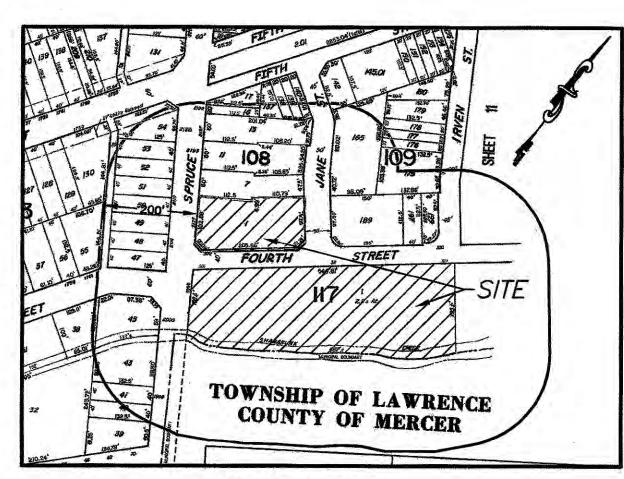


PRELIMINARY AND FINAL SITE PLAN

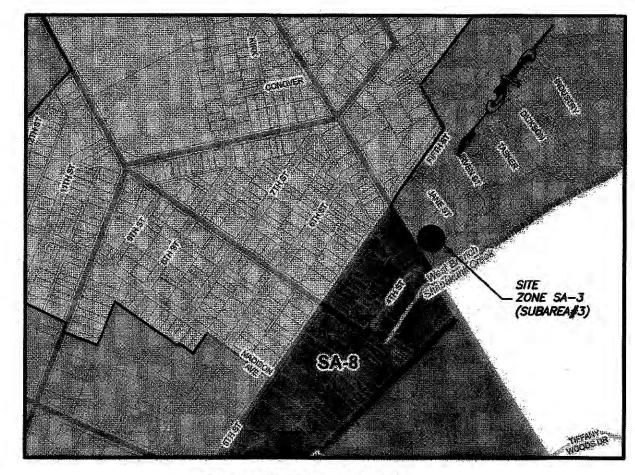
CANNA REMEDIES, LLC

BLOCK 117, LOT 1
BLOCK 108, LOT 1
EWING TOWNSHIP,
MERCER COUNTY, NEW JERSEY

TAX MAP SHEET # 5



TAX MAP
SCALE: 1"=600'



ZONING MAP
SCALE: 1"=600'

SHEET INDEX					
SHT.NO.	DRAWING TITLE	DATE:			
1	COVER SHEET	12/19/22			
2	INFORMATION SHEET	12/19/22			
3	DEMOLITION PLAN	12/19/22			
4	SITE LAYOUT AND GRADING PLAN	12/19/22			
5	LANDSCAPE AND LIGHTING PLAN	12/19/22			
6	LANDSCAPE AND LIGHTING NOTES AND DETAILS	12/19/22			
7	CONSTRUCTION DETAILS	12/19/22			
8	CONSTRUCTION DETAILS	12/19/22			
9	SOIL EROSION AND SEDIMENT CONTROL PLAN	12/19/22			
10	SOIL EROSION AND SEDIMENT CONTROL NOTES AND DETAILS	12/19/22			

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Township Planner	Date
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Preliminary Date:	
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Chariman	Date
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Secretary	Date

ALL INFORMATION CONTAINED

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HE WORK WAS CONTRACTED

NOT BE DISTRIBUTED, REUSED,

UPON FOR ANY OTHER

THE WRITTEN CONSENT OF ACT

IS, INC.

ROBERT E. KORKUCH



COVER SHEET
FOR
CANNA REMEDIES, LLC
LOT 1 BLOCK 117 AND LOT 1 BLOCK 108
SITUATED IN

MERCER COUNTY

CADD FILE
F-COVER
220916-0
220916-0
CHECKED BY
JR
SCALE
AS NOTED
DATE
12/19/2
ACT ENGINEERS, INC.
SHEET
1 OF 10

NEW JERSEY

LEGEND EXISTING PROPOSED PROPERTY LINE ADJACENT PROPERTY LINE R.O.W. LINE AND INCOMES ASSESSMENT OF THE PROPERTY AND ADDRESS OF THE PROPERTY OF THE PROP EASEMENT LINE ANTHORNE CHICAGO CONTRACTOR AND ANTHORNE ANTHORNE CENTER LINE TREE LINE \sim EDGE OF PAVEMENT LINE Opposition of the second secon CONCRETE CURB FENCE LINE and the X comment X comments X comments X processes —x—x—x—x— ELECTRIC LINE W. Michigan Company GAS LINE WATER LINE According to the property of t TELEPHONE LINE OVERHEAD WIRES was the second s _____ OHW _____ STORM SEWER LINE SANITARY SEWER LINE _____s ____ which was a second of the second seco _ _ _ -101- _ _ CONTOUR LINE GUIDE RAIL MONUMENT FND. IRON PIPE FND. CAPPED PIN FND. IRON PIN FND. P.K. FND. STONE FND CAPPED PIN SET P.K. SET UTILITY POLE UTILITY POLE W/LIGHT LIGHT POLE FIRE HYDRANT WATER VALVE GAS VALVE CURB INLET CATCH BASIN STORM MANHOLE SANITARY MANHOLE WATER MANHOLE TELEPHONE MANHOLE MANHOLE (UNKNOWN TYPE) LAWN HYDRANT CLEANOUT FLAG POLE MAILBOX WETLANDS FLAG XA 100 XA 100 TREE BUSH CONCRETE TRAFFIC SIGNAL CONCRETE DRAINAGE FLOW

CERTIFIED 200' RADIUS OWNERS LIST

CERTIFIED LIST AS PROVIDED BY XXXXXXXXX TOWNSHIP DATED XXXXXXXXXXXXXXXX BLOCK LOT OWNER: PROPERTY ADDRESS:

TO BE PROVIDED

ZONING AND DESIGN STANDARDS

SA-3 - (SUBAREA 3)SPRUCE STREET SMALL BUSINESS DISTRICT

FRONTAGE ON SPRUCE STREET (BLOCK 108, LOT 1)

PRINCIPAL BUILDING	REQUIRED	EXISTING	PROVIDED
MINIMUM REQUIREMENTS			
LOT AREA: SF	17,500	25,501±	25,501±
BUILD TO LINE: FT	10-15	N/A	N/A
SIDE YARD: FT	5	0.48*	0.48*
REAR YARD: FT	10	N/A	N/A
ACCESSORY BUILDING			
DISTANCE TO SIDE LOT LIN	NE: FT 5	N/A	N/A
DISTANCE TO REAR LOT LI	NE: FT 5	N/A	N/A
MAXIMUM REQUIREMENTS			
HEIGHT: STORY OR FT	1 1/2 OR 20	< 1 1/2	< 1 1/2
IMPERVIOUS COVERAGE: %	75	94*	86*
FLOOR AREA RATIO:	0.50	.69*	.69*

ALL OTHER PROPERTY EXCEPT SPRUCE STREET (BLOCK 117, LOT 1)

PRINCIPAL BUILDING	REQUIRED	EXISTING	PROVIDED
MINIMUM REQUIREMENTS			
LOT AREA (CORNER): SF	8,000	104,055±	104,055±
LOT WIDTH: FT	80	544.81	544.81
SETBACK: FT	10-15	>15	>15
SIDE YARD: FT	5	>5	>5
REAR YARD: FT	5	>5	>5
ACCESSORY BUILDING			
DISTANCE TO SIDE LOT LINE:	FT 5	N/A	N/A
DISTANCE TO REAR LOT LINE	: FT 5	N/A	N/A
MAXIMUM REQUIREMENTS			
HEIGHT: STORY OR FT	1 1/2 OR 20	N/A	N/A
IMPERVIOUS COVERAGE: %	65	37	19
FLOOR AREA RATIO:	0.50	N/A	N/A

* EXISTING NON—CONFORMING

PARKING CRITERIA

REQUIRED PROPOSED 50 SPACES 52 SPACES CANNA REMEDIES: 23 SPACES 23 SPACES TENANT #2: (APPROX.)

TOTAL: 75 SPACES

CANNABIS RETAIL BUSINESS (CONDITIONAL USE)

SITE USE

GENERAL NOTES

- 1. IF THIS DOCUMENT DOES NOT CONTAIN THE RAISED IMPRESSION SEAL OF THE PROFESSIONAL, IT IS NOT AN AUTHORIZED ORIGINAL AND MAY HAVE BEEN ALTERED.
- THIS SET OF PLANS HAS BEEN PREPARED FOR THE PURPOSE OF MUNICIPAL AND AGENCY REVIEW AND APPROVAL. THIS SET OF PLANS SHALL NOT BE UTILIZED FOR CONSTRUCTION UNTIL ALL CONDITIONS OF APPROVAL HAVE BEEN SATISFIED ON THE DRAWINGS AND EACH DRAWING HAS BEEN REVISED TO INDICATE "ISSUED FOR CONSTRUCTION".
- 3. CONTRACTORS ARE REQUIRED TO NOTIFY ENGINEER (ACT) IMMEDIATELY (AND PRIOR TO CONSTRUCTION OR ORDERING OF ANY MATERIALS) OF ANY PLAN/SPECIFICATION DISCREPANCIES, LAYOUT/ELEVATION DISCREPANCIES, CONFLICTS, APPARENT ERRORS, OMISSIONS OR OF ANY OTHER INFORMATION CONTAINED HEREIN WHICH THE CONTRACTOR FEELS IS UNCLEAR AS TO INTENT. ENGINEER WILL PROVIDE CLARIFICATION AND, IF NECESSARY, CORRECTIONS AS REQUIRED FOR PERFORMANCE OF CONTRACTOR'S WORK.
- CONTRACTORS ARE REQUIRED TO NOTIFY THE ENGINEER IMMIEDIATELY IF ANY FIELD CONDITIONS ENCOUNTERED ARE MATERIALLY DIFFERENT FROM THOSE REPRESENTED HEREON.
- 5. UNDERGROUND ENCROACHMENTS, IF ANY HAVE NOT BEEN SHOWN.
- 6. UNDERGROUND UTILITIES SHOWN HEREON WERE LOCATED FROM MARK--OUTS PRESENT AT THE TIME OF SURVEY AND ANY UTILITIES READILY VISIBLE AT THE GROUND SURFACE. NO STATEMENT IS BEING MADE OR IMPLIED HEREON NOR SHOULD IT BE ASSUMED OR CONSTRUED THAT ANY STATEMENT IS BEING MADE AS TO THE ACCURACY AND\OR COMPLETENESS OF SAID MARK-OUTS.
- ENGINEER IS NOT RESPONSIBLE FOR SITE SAFETY MEASURES TO BE EMPLOYED DURING CONSTRUCTION. ENGINEER HAS NO CONTRACTUAL DUTY TO CONTROL SITE SAFETY METHODS OR MEANS OF THE WORK, JOB SITE RESPONSIBILITIES, OR TO SUPERVISE SAFETY AND DOES NOT VOLUNTARILY ASSUME ANY SUCH DUTY OR
- 8. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE UNITED STATES OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) CURRENT RULES AND REGULATIONS.
- 9. ALL CONSTRUCTION SHOWN HEREIN SHALL BE IN ACCORDANCE WITH THE PLANS AND DETAILS AS SHOWN, MUNICIPAL DETAILS AND STANDARDS AS APPLICABLE AND THE NJDOT "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" LATEST EDITION, IN THIS HIERARCHY.
- 10. THE CONTRACTOR SHALL PROVIDE AND MAINTAIN TRAFFIC CONTROL DEVICES FOR PROTECTION OF VEHICLES AND PEDESTRIANS CONSISTING OF DRUMS, BARRIERS, SIGNS, LIGHTS, FENCES AND UNIFORMED TRAFFIC CONTROLLERS AS REQUIRED, TO PROTECT PEDESTRIANS AND TO DIRECT VEHICULAR TRAFFIC. ALL SUCH TRAFFIC CONTROL DEVICES SHALL BE IN ACCORDANCE WITH THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
- 11. ALL EXISTING PAVEMENT WHICH IS TO BE DISTURBED SHALL BE SAW CUT OR MILLED TO PROVIDE A CLEAN
- 12. THE CONTRACTOR SHALL SUBMIT FOR AND OBTAIN ALL REQUIRED CONSTRUCTION AND ROAD OPENING
- 13. THE CONTRACTOR SHALL RESTORE ANY UTILITY STRUCTURE, PIPE, UTILITY, PAVEMENT, CURB, SIDEWALK, MAILBOX, OR LANDSCAPED AREA DISTURBED DURING CONSTRUCTION TO THEIR ORIGINAL CONDITION OR
- 14. EXISTING UTILITY VALVE COVERS, FRAMES, GRATES, ETC. WHICH ARE AFFECTED BY CONSTRUCTION SHALL BE RESET TO PROPOSED FINISHED GRADE AS REQUIRED.
- 15. EASEMENTS (IF ANY) SHOWN HEREIN ARE FOR THE USE, ACCESS AND MAINTENANCE OF FEATURES AND FACILITIES WITHIN THE EASEMENT. NO STORAGE OF MATERIALS OR EQUIPMENT, RE-GRADING, OR CONSTRUCTION SHALL BE ALLOWED WITHIN ANY EASEMENT WITHOUT THE WRITTEN CONSENT OF THE ENTITY CONTROLLING SUCH EASEMENT.
- 16. UNLESS STIPULATED OTHERWISE ALL PROPOSED SIGNAGE AND PAVEMENT MARKINGS SHALL BE IN ACCORDANCE WITH THE CURRENT EDITION OF THE M.U.T.C.D., (MANUAL ON UNIFORM TRAFFIC CONTROL
- 17. CONTRACTOR PROPOSED SUBSTITUTIONS TO SPECIFIED MATERIALS MAY BE ALLOWED ONLY WHERE NOTED AS "OR EQUAL", IF APPROVED BY THE DESIGN ENGINEER. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR REQUESTING SUCH SUBSTITUTION TO SUPPLY SHOP DRAWINGS, MATERIAL PRODUCT DATA SHEETS OR MANUFACTURER CUT SHEETS FOR ANY OR ALL PROPOSED SUBSTITUTIONS.
- 18. THE MUNICIPAL ENGINEER AND REGIONAL SOIL CONSERVATION DISTRICT SHALL BE NOTIFIED IN WRITING AT LEAST 72 HOURS BEFORE ANY LAND DISTURBANCE.
- 19. ALL SIDEWALKS SHALL HAVE POSITIVE PITCH. HOWEVER, NO SIDEWALK LONGITUDINAL SLOPE SHALL BE GREATER THAN 20:1 (5%). NO SIDEWALK CROSS SLOPE SHALL BE GREATER THAN 50:1 (2%).
- 20. SIDEWALKS, CURBS, AND PAVEMENTS SHALL BE CONSTRUCTED ON MATERIAL FREE OF ORGANICS, STONES LARGER THAN 2-1/2", AND OTHER UNSUITABLE MATERIALS. SHOULD SUBSURFACE MATERIAL BE UNSUITABLE, IT SHALL BE REMOVED AND REPLACED WITH APPROVED FILL MATERIAL COMPACTED TO 95% MODIFIED
- 21. ALL EXISTING TREES AND SHRUBS TO BE PRESERVED ON SITE SHALL BE PROTECTED AGAINST CONSTRUCTION DAMAGE BY SNOW FENCING. ALL FENCING SHALL BE PLACED OUTSIDE THE INDIVIDUAL TREE CANOPY. ALL TREES TO REMAIN SHALL BE IDENTIFIED IN THE FIELD PRIOR TO COMMENCEMENT OF CONSTRUCTION, GRADING OR CLEARING. CONTRACTOR TO USE EXTREME CARE OF EXISTING PLANT MATERIAL DURING CONSTRUCTION.
- 22. CONTRACTORS PERFORMING WORK ALONG EXISTING ROADWAYS SHALL PROVIDE SIGNAGE IN ACCORDANCE WITH THE M.U.T.C.D. TO BOTH DIRECT TRAFFIC AND PROTECT PEDESTRIANS FROM CONSTRUCTION TRAFFIC.
- 23. THE HORIZONTAL DATUM FOR THIS PROJECT IS THE NEW JERSEY STATE PLANE COORDINATE SYSTEM, NOTH AMERICAN DATUM OF 1983 (N.J.S.P.C.S. NAD 83).
- 24. THE VERTICAL DATUM FOR THIS PROJECT IS THE NATIONAL GEODETIC VERTICAL DATUM OF 1929 (NGVD 29).

PARKING AND PAVING NOTES

PARKING

- 1. A MINIMUM CLEARANCE OF TWO FEET SHALL BE MAINTAINED BETWEEN THE FACE OF CURB AND ANY PART OF A TRAFFIC SIGN OR LIGHT POLE.
- 2. DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.
- 3. ALL SPOT GRADES IN PAVED AREAS ARE TOP OF PAVEMENT UNLESS OTHERWISE NOTED.
- 4. IN ADA ACCESSIBLE PARKING STALLS THE SLOPE SHALL NOT EXCEED 2.0% IN ANY DIRECTION.
- 5. CONNECTION OF NEW CURB TO EXISTING CURB SHALL BE MADE AT AN EXISTING JOINT.
- 6. ALL CURBING IS TO BE 3" FACE UNLESS OTHERWISE NOTED. CURBS AT ACCESSIBLE RAMPS ARE TO BE INSTALLED FLUSH WITH THE PAVEMENT SURFACE.

GRADING NOTES

EWING TOWNSHIP

OTHERWISE NOTED.

DRAINAGE AND UTILITY NOTES

UTILITY AND DRAINAGE STRUCTURES.

C-443, RUBBER COMPRESSION GASKETS.

1. THE CONTRACTOR SHALL VERIFY THE HORIZONTAL LOCATION AND GRATE AND INVERT ELEVATION OF ALL EXISTING

2. POLYVINYL CHLORIDE PIPE (PVC) FOR STORM AND SANITARY PIPING SHALL HAVE BUILT-IN RUBBER GASKET

3. ALL REINFORCED CONCRETE PIPE (RCP) SHALL CONFORM TO THE REQUIREMENTS OF ASTM C-76; ALL RCP

4. HIGH DENSITY POLYETHYLENE (HDPE) STORM SEWER 12" OR GREATER IN DIAMETER SHALL BE HI-Q SURE-LOK

5. DUCTILE IRON PIPE SHALL CONFORM TO AWWA C151 FOR CLASS 52 WITH CEMENT LINING IN ACCORDANCE WITH

GASKETS SHALL BE MADE OF POLYISOPRENE MEETING THE REQUIREMENTS OF ASTM F477.

STORM PIPE SHALL BE PUSH ON JOINT WITH RUBBER GASKET.

GRADES USING A PIPE LASER OR OTHER ACCURATE METHOD.

THE UTILITY COMPANY OWNING OR OPERATING SUCH UTILITY.

SANITARY SEWER CROSSINGS WITH CONCRETE ENCASEMENT.

PROPOSED FINISHED GRADE AS REQUIRED.

POINT AND WORKING UPHILL.

15. MINIMUM COVER ON ALL WATER PIPES SHALL BE 42" TO TOP OF PIPE.

AT EXISTING UTILITY OR PIPE CONNECTION POINT.

INSPECTIONS, AND DEMOLITION.

PLUMBING ENGINEER.

JOINTS. PVC SHALL CONFORM TO ASTM D-3034 (SDR35) WITH COMPRESSION JOINTS AND MOLDED FITTINGS.

PVC SHALL BE INSTALLED IN ACCORDANCE WITH THE DETAILS; ASTM-D2321 AND MANUFACTURERS RECOMMENDED

SHALL BE CLASS III UNLESS OTHERWISE NOTED. JOINTS SHALL CONFORM TO THE REQUIREMENTS OF ASTM

10.8 PIPE AS MANUFACTURED BY HANCOR INC. OR APPROVED EQUAL. HDPE PIPE SHALL HAVE SMOOTH INTERIOR AND CORRUGATED EXTERIOR AND SHALL MEET THE REQUIREMENTS OF AASHTO M294, TYPE S. PIPE

SECTIONS SHALL BE JOINED WITH BELL-AND-SPIGOT JOINT MEETING THE REQUIREMENTS OF AASHTO M294. THE

BELL SHALL BE AN INTEGRAL PART OF THE PIPE AND PROVIDE AND PROVIDE A MINIMUM PULL-APART STRENGTH

OF 400 POUNDS. THE JOINT SHALL BE WATERTIGHT ACCORDING TO THE REQUIREMENTS OF ASTM D3212.

AWWA C104 AND ASPHALTIC COATING IN ACCORDANCE WITH AWWA C151. FOR WATER MAINS AND SERVICES 3"

ID AND LARGER, JOINTS SHALL BE MADE WITH CONCRETE THRUST BLOCKS OR WITH MEGALUG RETAINER GLANDS

OR RODDING TO EXTEND A MINIMUM OF 2 PIPE LENGTHS IN EITHER DIRECTION FROM FITTINGS AND ELBOWS (40

FT MINIMUM). ALL OTHER JOINTS SHALL BE PUSH ON WITH RUBBER GASKETS (TYTON). USE OF OTHER TYPES

OF RETAINER GLANDS SHALL REQUIRE USE WITH CLASS 53 OR GREATER DUCTILE IRON PIPE. DUCTILE IRON

FOR BUILDING CONNECTIONS FOR EXACT LOCATIONS WHERE UTILITIES ARE TO EXIT/ENTER THE BUILDING.

CONTRACTOR SHALL SUPPLY AND INSTALL PIPE ADAPTERS AS NECESSARY AT BUILDING CONNECTION POINT OR

INSTALLATIONS AND CONNECTIONS. THE CONTRACTOR SHALL COORDINATE WORK TO BE PERFORMED BY THE

VARIOUS UTILITY COMPANIES AND SHALL PAY ALL FEES FOR CONNECTIONS, DISCONNECTIONS, RELOCATIONS,

6. THIS PLAN DETAILS UTILITY EXTENSIONS UP TO 5' FROM THE BUILDING FACE. REFER TO DRAWINGS BY OTHERS

7. THE CONTRACTOR SHALL ARRANGE FOR AND COORDINATE WITH THE RESPECTIVE UTILITY COMPANIES FOR SERVICE

8. ALL PROPOSED STORM AND SANITARY CONVEYANCE PIPING SHALL BE LAID ON STRAIGHT ALIGNMENTS AND EVEN

9. SEWERS CONVEYING SANITARY FLOW OR INDUSTRIAL FLOW SHALL BE SEPARATED FROM WATER MAINS BY A

DISTANCE OF AT LEAST 10 FEET HORIZONTALLY. IF SUCH LATERAL SEPARATION IS NOT POSSIBLE. THE PIPES SHALL BE IN SEPARATE TRENCHES WITH THE SEWER AT LEAST 18 INCHES BELOW THE BOTTOM OF THE WATER

MAIN. WHERE APPROPRIATE SEPARATION FROM A WATER MAIN IS NOT POSSIBLE, THE SEWER SHALL BE

ENCASED IN CONCRETE, OR CONSTRUCTED OF DUCTILE IRON PIPE USING MECHANICAL OR SLIP-ON JOINTS FOR A DISTANCE OF AT LEAST 10 FEET ON EITHER SIDE OF THE CROSSING. IN ADDITION, ONE FULL LENGTH OF SEWER

PIPE SHOULD BE LOCATED SO BOTH JOINTS WILL BE AS FAR FROM THE WATER LINE AS POSSIBLE. WHERE A

WATER MAIN CROSSES UNDER A SEWER, ADEQUATE STRUCTURAL SUPPORT FOR THE SEWER SHALL BE PROVIDED.

REQUIRED AS PART OF THE WORK SHOWN HEREIN SHALL BE DONE IN ACCORDANCE WITH THE REQUIREMENTS OF

10. SANITARY SEWERS SHALL BE INSTALLED A MINIMUM OF 3 FEET BELOW PROPOSED GRADE TO TOP OF PIPE.

WITH THE APPROPRIATE UTILITY COMPANY AND/OR THE LOCAL MUNICIPALITIES' REQUIREMENTS.

11. ANY WORK INVOLVING THE ABANDONMENT, REMOVAL OR RELOCATION OF ANY UTILITY COMPANY FACILITIES

12. ALL UTILITY CONSTRUCTION IS SUBJECT TO INSPECTION FOR APPROVAL PRIOR TO BACKFILLING, IN ACCORDANCE

13. A ONE-FOOT MINIMUM CLEARANCE BETWEEN WATER, GAS, ELECTRICAL, AND TELEPHONE LINES AND STORM

14. THE PROPOSED DOMESTIC AND FIRE WATER LINE SIZES SHALL BE VERIFIED WITH THE PLUMBING PLANS AND

16. CONTRACTOR SHALL PROVIDE ALL BENDS, FITTINGS, ADAPTERS, ETC., AS REQUIRED FOR PIPE CONNECTIONS TO

17. MANHOLE RIMS AND CATCH BASIN GRATES SHALL BE SET TO ELEVATIONS SHOWN. SET ALL EXISTING MANHOLE

18. PIPE TRENCH DETAILS SHOWN HEREIN ARE INTENDED TO SHOW MINIMUM DIMENSIONS AND DESIGN INTENT. IN ALL

19. SITE CONTRACTOR SHALL COORDINATE INSTALLATION OF CONDUIT AND CABLES FOR SITE LIGHTING WITH THE

20. CONTRACTOR SHALL COORDINATE INSTALLATION FOR ELECTRICAL SERVICES TO PYLON SIGNS AND SITE LIGHTING

21. ALL EXISTING AND PROPOSED STORM WATER MANAGEMENT ELEMENTS INCLUDING DETENTION/RETENTION BASINS, PIPES, INLETS/CATCH BASINS, AND MANHOLES SHALL BE CLEANED AND REPAIRED AS NECESSARY AFTER STABILIZATION OF ALL DISTURBED AREAS AND PRIOR TO TURNING THE SITE OVER TO THE OWNER. PARTIAL

22. ALL STORM DRAINAGE AND SANITARY SEWER FACILITIES SHALL BE INSTALLED BEGINNING FROM THE LOWEST

23. ALL DRAINAGE, UTILITIES, CONDUITS ETC. SHALL BE PLACED SO AS NOT TO INTERFERE WITH EXISTING ROOT

24. COVER AND CLEARANCE REQUIREMENTS FOR ALL PIPING SHALL BE VERIFIED PRIOR TO AND MAINTAINED

25. ROOF DRAIN SIZES AND LOCATIONS ARE APPROXIMATE AND SHALL BE VERIFIED WITH THE ARCHITECTURAL PLANS. ANY REVISIONS SHALL BE APPROVED BY THE SITE ENGINEER PRIOR TO CONSTRUCTION.

26. ALL PIPE LENGTHS ARE MEASURED FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE. ALL INVERT

27. ALL ABANDONED PIPES AND STRUCTURES ARE TO BE REMOVED AND DISPOSED OF BY THE CONTRACTOR UNLESS

SYSTEMS OF PLANT MATERIALS AND/OR INSTALLATION OF NEW MATERIAL.

ELEVATIONS ARE AT THE INSIDE FACE OF THE STRUCTURE WALL.

OCCUPATION OF ANY BUILDINGS OR PORTIONS OF THE SITE SHALL NOT RELIEVE THE CONTRACTOR FROM THIS

CASES, THE CONTRACTOR SHALL EMPLOY SHEETING, BRACING AND STABILIZATION OF THE TRENCH EXCAVATION IN

ACCORDANCE WITH OSHA OR OTHER APPLICABLE STANDARDS. EXISTING UTILITY VALVE COVERS, FRAMES,

GRATES, ETC., (IF ANY) WHICH ARE AFFECTED BY CONSTRUCTION SHOWN HEREON SHALL BE RE-SET TO

RIMS AND VALVE COVERS TO BE RAISED OR LOWERED FLUSH WITH FINAL GRADE AS NECESSARY.

BUILDING STUB OUTS, INCLUDING ROOF/FOOTING DRAIN CONNECTIONS TO ROOF LEADERS AND TO STORM

SEWERS SHALL BE PROVIDED. A SIX-INCH MINIMUM CLEARANCE SHALL BE MAINTAINED BETWEEN STORM AND

- 1. EXISTING CONTOURS AND SPOT ELEVATIONS WERE OBTAINED FROM AERIAL TOPOGRAPHY AND ARE ASSUMED ACCURATE TO ONE HALF OF THE CONTOUR INTERVAL
- 2. PROPOSED CONTOURS AND SPOT ELEVATIONS ON THE PLANS INDICATE FINISHED GRADE, UNLESS OTHERWISE
- 3. "TC" INDICATES TOP OF CURB ELEVATION AT THE BACK OF CURB AND "BC" INDICATES THE TOP OF PAVEMENT ELEVATION AT THE FACE OF CURB.
- 4. THE SUITABILITY OF EXCAVATED MATERIAL FOR FILL OR BACKFILL SHALL BE DETERMINED BY THE ENGINEER.
- 5. THE CONTRACTOR SHALL REMOVE ALL EXCESS, UNSUITABLE, OR CONTAMINATED SOILS, VEGETATION, AND DEBRIS AND DISPOSE IN ACCORDANCE WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS.

6. ALL LANDSCAPED ISLANDS SHALL BE CROWNED/BERMED AT A SLOPE OF 2.5% IN ALL DIRECTIONS UNLESS

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ROBERT E. KORKUCH NEW JERSEY PROFESSIONAL ENGINEER LIC. NO. 24GE03268100



CIVIL ENGINEERING O LAND SURVEYING O ENVIRONMENTAL PERMITTIN

NEW JERSEY CERTIFICATE of AUTHORIZATION No. 24GA27936900

CANNA REMEDIES, LLC LOT 1 BLOCK 117 AND LOT 1 BLOCK 108

SITUATED IN MERCER COUNTY

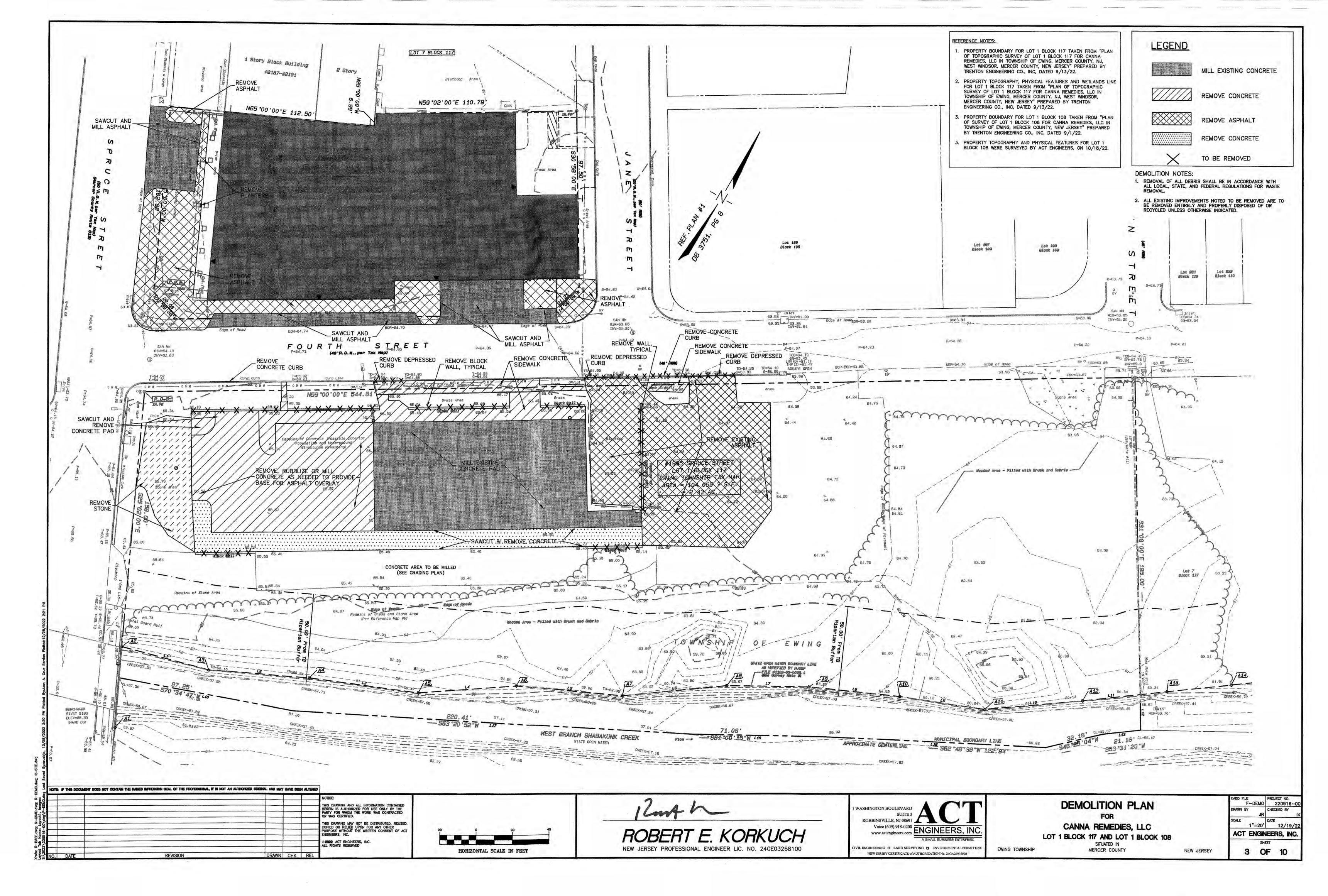
INFORMATION SHEET

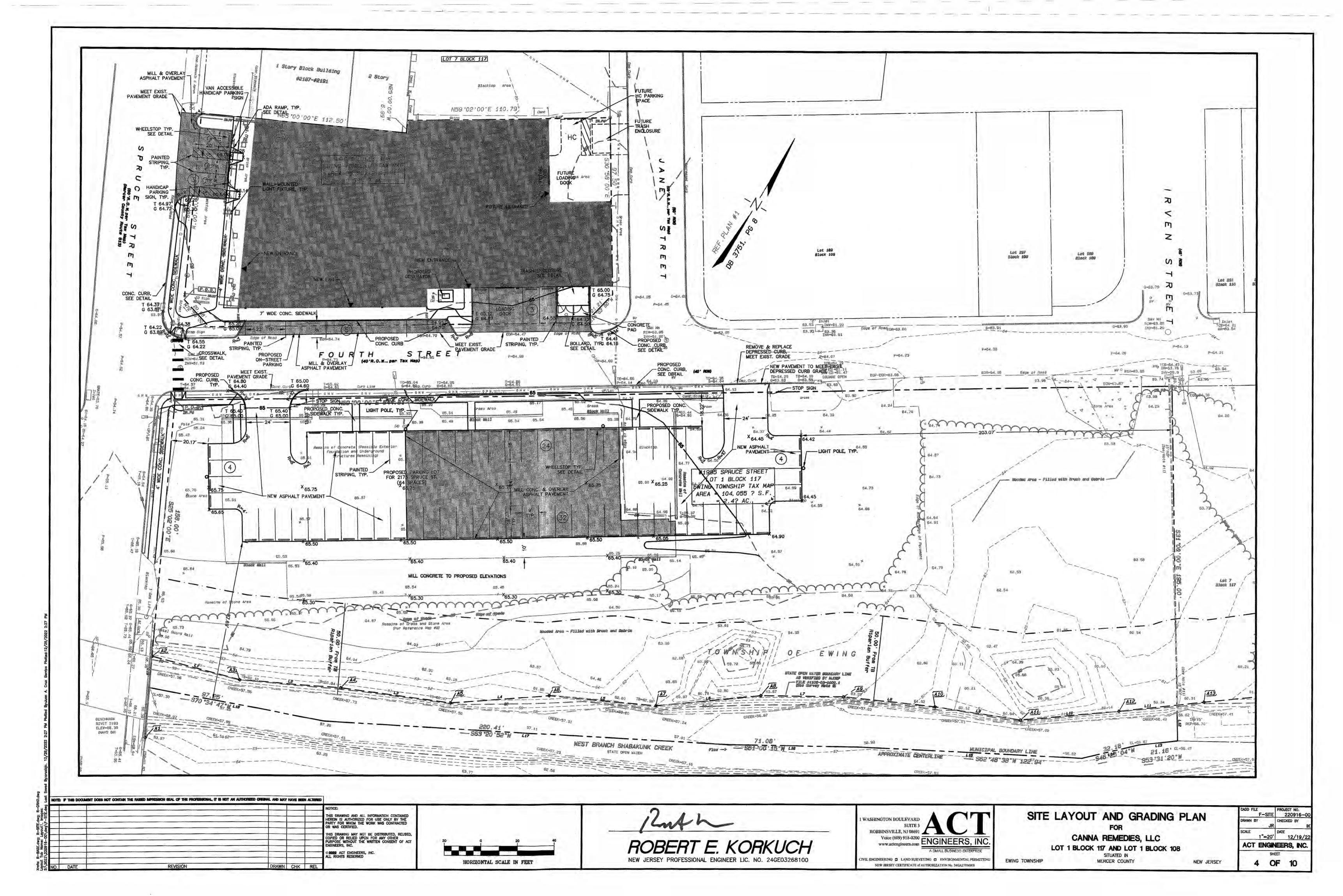
AS NOTED 12/19/2 ACT ENGINEERS, INC NEW JERSEY

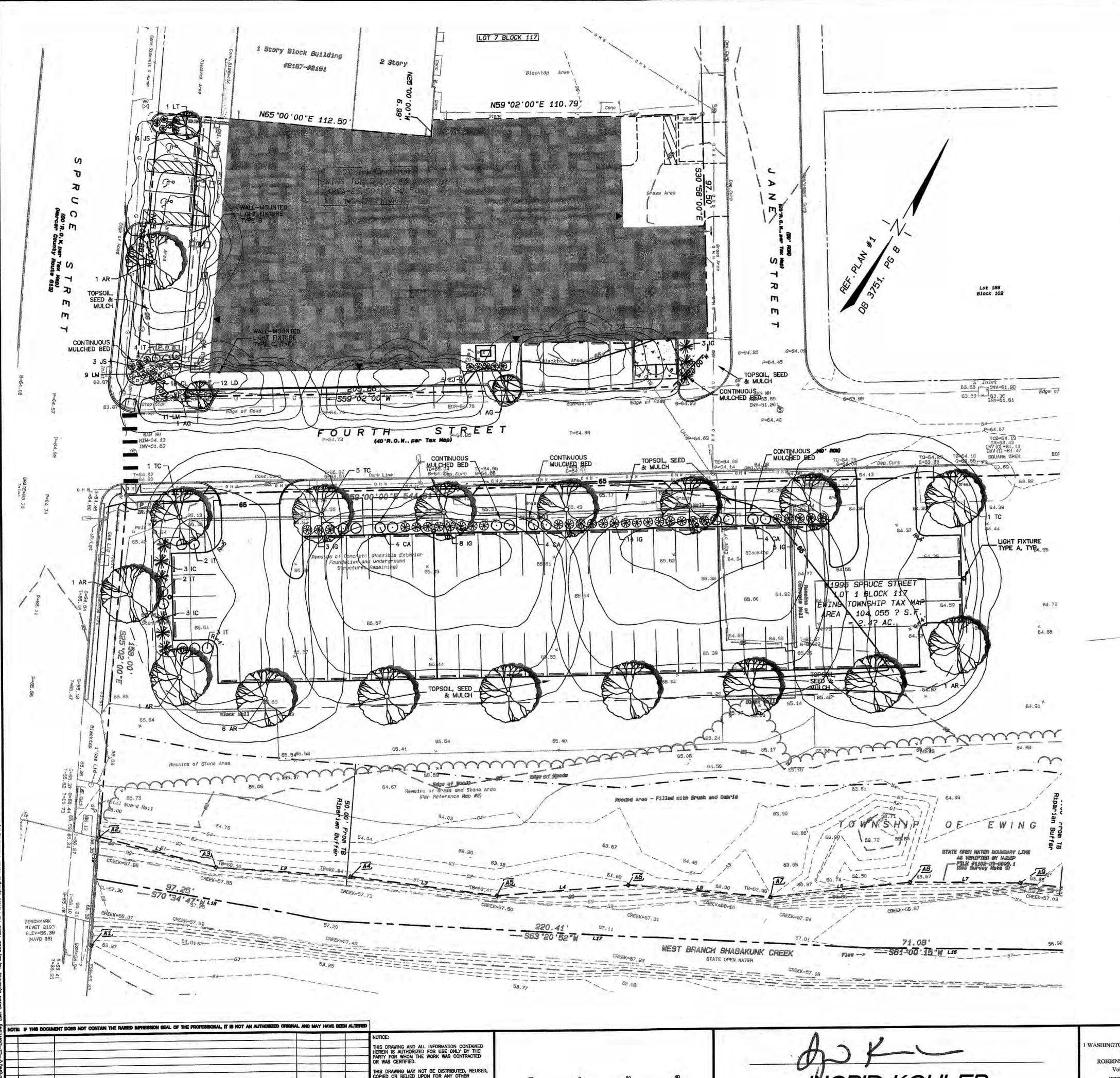
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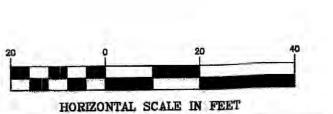
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Sym	Qty	Botanical Name	Common Name	Size	Remark
	taggi palang sa manasana na manasana na sa	SHADE TREES			
AR	10	Acer rubrum 'Octorber Glory'	October Glory Red Maple	2.5"-3" cal.	B&B
TC	7	Tilia cordata 'Greenspire'	Greenspire Littleleaf Linden	2.5"-3" cal.	B&B
	or the factor of the control of the state of	ORNAMENTAL TREES			A CONTRACTOR OF THE PROPERTY O
AC	2	Amelanchier x grandiflora 'Autumn Brilliance'	Apple Serviceberry	4'-5' ht. (clump)	B&B
LT	1	Lagerstroemía indica 'Tonto'	Tonto Crape Myrtle	4'-5' ht.	B&B
	THE PERSON NAMED AND ADDRESS OF THE PERSON	SHRUBS			
CA	12	Clethra alnifolia	Summersweet	2'-2.5' ht.	# 3 container
EJ	5	Euonymus japonicus 'Green Spire'	Green Spire Euonymus	2.5'-3' ht.	# 3 container
IC .	9	llex crenata 'Steeds'	Steeds Holly	3'-4' ht.	# 5 container
IG	30	llex glabra 'Compacta'	Compact Inkberry	2'-2.5' ht.	# 3 containe
IT	11	Itea virginica 'Sprich'	Little Henry Virginia Sweetspire	2'-2.5' ht.	# 3 container
JS	9	Juniperus sargentii	Sargent Juniper	18"-24" ht.	#3 container
600 00 00 00 00 00 00 00 00 00 00 00 00	erreggi, money given, mily en un jurique i money en esperantique	PERENNIALS/ORNAMENTAL GRASSES		4124	
CL	18	Coreopsis lanceolata 'Baby Gold'	Thread-leaf tickseed		#2 container
LD	12	Leucanthemum 'Darling Daisy'	Dwarf Shasta Daisy	and the second s	#2 container
LM	20	Liriope muscari 'Big Blue'	Big Blue Liriope	Anna - and	#2 container



INGRID KOHLER

WASHINGTON BOULEVARD Voice (609) 918-0200 ENGINEERS, INC. VIL ENGINEERING

LAND SURVEYING

ENVIRONMENTAL PERMITTING

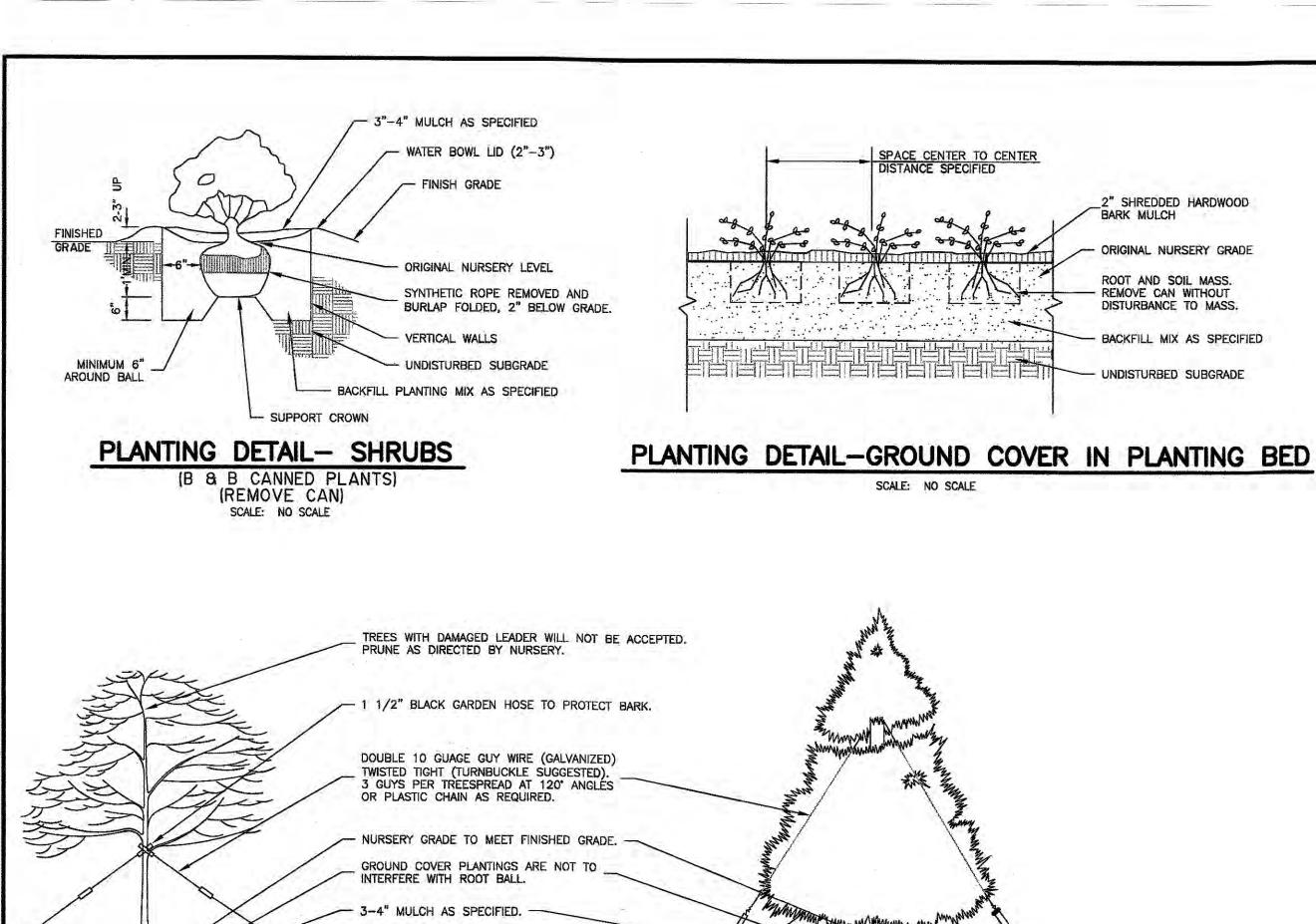
NEW JERSEY CERTIFICATE of AUTHORIZATION No. 24GA27936900

LANDSCAPE AND LIGHTING PLAN

CANNA REMEDIES, LLC LOT 1 BLOCK 117 AND LOT 1 BLOCK 108 SITUATED IN MERCER COUNTY EWING TOWNSHIP

	F 10
	VEERS, INC.
SCALE 1"=20'	DATE 12/19/22
DRAWN BY JR	CHECKED BY
CADD FILE F-LS-LIGHT	PROJECT NO. 220916-00

NEW JERSEY



SOIL RIM TO BE BROKEN IN WINTER.

STAKE WITH 3'-0" MIN. CEDAR STAKES AND NOTCH TO ACCEPT GUY WIRE STAKES OUTSIDE

REMOVE ALL SYNTHETIC ROPING MATERIAL AND FOLD BURLAP BELOW (2" MIN) NURSERY GRADE.

TREE SIZE

1 1/2" CAL. 2"-2 1/2" CAL 2 1/2"-4" CAL. 4"-60" CAL.

NOTE: CONTRACTOR SHALL

OF THE GUARANTEED

PERIOD. ALL PLANTINGS

MUST BE GUARANTEED FOR ONE FULL GROWING SEASON FROM THE TIME OF FINAL ACCEPTANCE.

DRIVE STAKE AT SLIGHT ANGLE -DRAWN VERTICAL

NOTE:
TOP HALF OF ALL WIRE BASKETS SHALL BE REMOVED FROM ALL PLANT MATERIAL ROOT BALLS.

REMOVE STAKING, GUYING AND WRAP AT THE END

2 @ 6'

2 @ 7' 2 @ 8'x 2 1/2"

2 @ 10'

TREE PLANTING DETAIL- EVERGREEN & ORNAMENTAL TREES

PRUNE DAMAGED AND CONFLICTING BRANCHES,

MAINTAIN NORMAL TREE SHAPE. CENTRAL TRUNK
LEADER NEVER TO BE CUT.

- 1 1/2" BLACK GARDEN HOSE TO PROTECT BARK.

NOTE: GUYS ON MULTISTEM TREES TO BE MADE ON HEAVIEST BRANCHES OF THE PLANT.

REMOVE ALL ROPE FROM TRUNK AND TOP OF BALL. FOLD BURLAP BELOW GRADE.

VERTICAL STAKES 5' O.C. CEDAR OR APPROVED EQUAL

TOP OF BALL/NURSERY GRADE TO BE LEVEL WITH FINISH GRADE.

3" SHREDDED HARDWOOD BARK MULCH

BACKFILL PLANTING MIXTURE AS SPECIFIED.

UNIFORMLY SPREAD.

UNDISTURBED SUBGRADE

NOTE: CONTRACTOR SHALL PARTIAL FILL WITH WATER A REPRESENTATIVE NUMBER OF PITS IN EACH AREA OF PROJECT

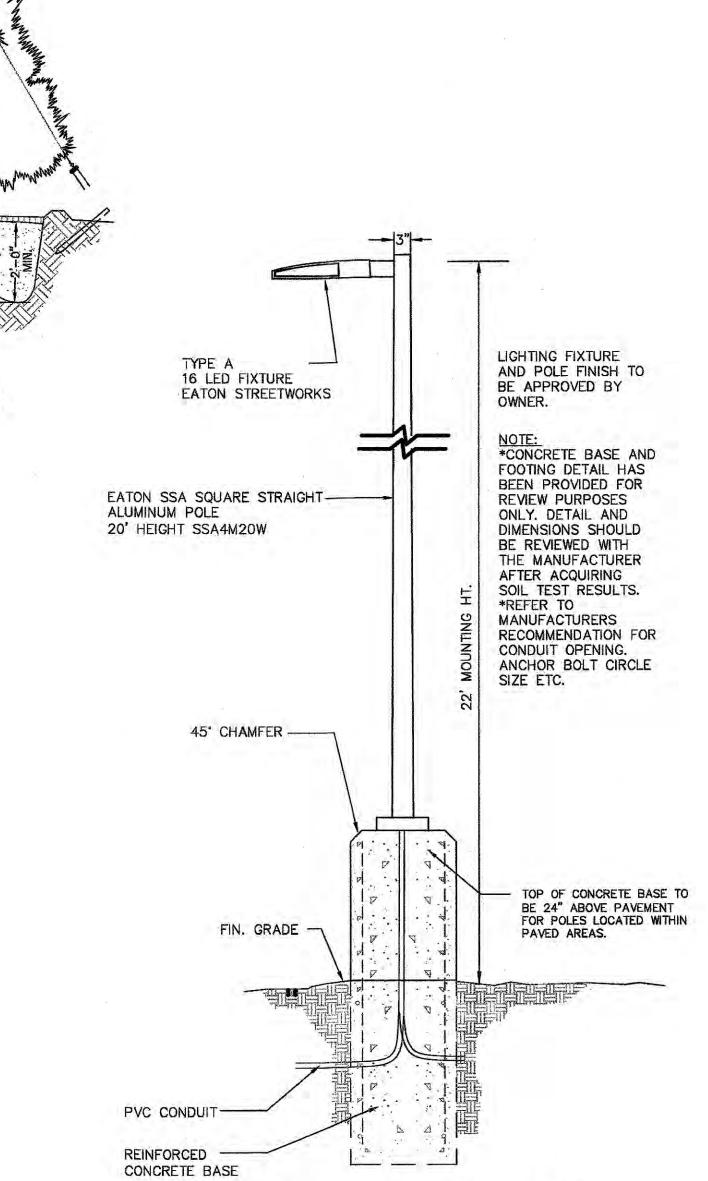
PERCOLATION. IF PERCOLATION DOES NOT OCCUR, MEASURES MUST

PRIOR TO PLANTING TO DETERMINE IF THERE IS ADEQUATE

BE TAKEN TO ASSURE PROPER DRAINAGE BEFORE PLANTING.

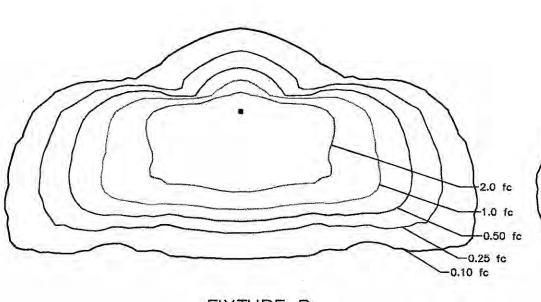
- 3" SAUCER RIM.

- 14 GAUGE WIRE TWISTED TIGHT (TURNTABLE SUGGESTED)

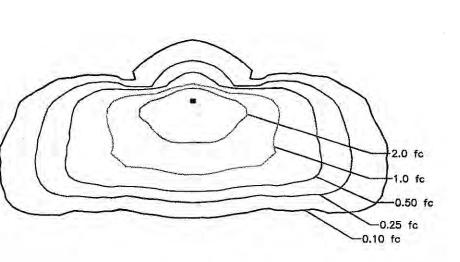


LIGHT POLE AND BASE DETAIL

FIXTURE A EATON STREETWORKS GALLEON LED POLE-MOUNTED LUMINAIRE TYPE IV SPILL LIGHT ELIMINATOR OPTICS 22' FIXTURE MOUNTING HEIGHT



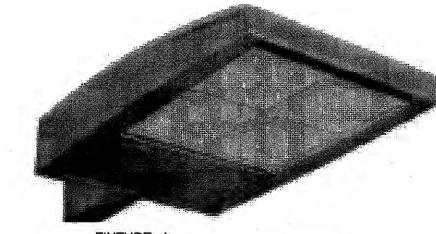
FIXTURE B COOPER LIGHTING/MCGRAW-EDISON IMPACT ELITE TRAPEZOID LED WALL-MOUNTED LUMINAIRE TYPE 3 SPILL LIGHT ELIMINATOR OPTICS 10' FIXTURE MOUNTING HEIGHT

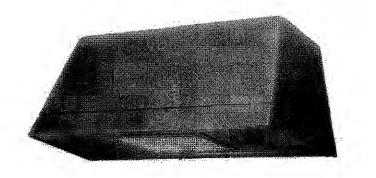


FIXTURE C COOPER LIGHTING/MCGRAW-EDISON IMPACT ELITE TRAPEZOID LED WALL-MOUNTED LUMINAIRE TYPE 3 SPILL LIGHT ELIMINATOR OPTICS 9' FIXTURE MOUNTING HEIGHT

PHOTOMETRICS

Symbol	Label	Qty	Catalog Number	Description	Lamp	File	Lumens	LLF	Watts
0	Α	4	GAN-AF-02-LED-U-SL4	GALLEON AREA AND ROADWAY LUMINAIRE (2) 70 CRI, 3000K, 1050mA LIGHTSQUARES WITH 16 LEDS EACH AND TYPE IV SPILL LIGHT ELIMINATOR OPTICS	LED (32)	GAN-AF-02-LED-U-SL4.ies	Absolute	0.91	59.0
	В	1	IST-SA1D-730-U-SL3	IMPACT ELITE LED TRAPEZOID LUMINAIRE (1) 70 CRI, 3000K, 800mA LIGHTSQUARE WITH 16 LEDS AND TYPE III SPILL LIGHT ELIMINATOR OPTICS	LED (16)	IST-SA1D-730-U-SL3.ies	Absolute	0.91	45.2
	С	3	IST-SA1A-730-U-SL3	MPACT ELITE LED TRAPEZOID LUMINAIRE (1) 70 CRI, 3000K, 350mA LIGHTSQUARE WITH 16 LEDS AND TYPE III SPILL LIGHT ELIMINATOR OPTICS	LED (16)	IST-SA1A-730-U-SL3.ies	Absolute	0.91	20.1





FIXTURE A EATON STREETWORKS GALLEON AREA LED MOUNTING HEIGHT 22' POLE MOUNTED LED FIXTURE SCALE: NO SCALE

FIXTURES B&C
COOPER LIGHTING/MCGRAW-EDISON IMPACT ELITE TRAPEZOID WALL LED, MOUNTING HEIGHTS 9' & 10' WALL MOUNTED FIXTURE NO SCALE

OTE	F THIS DOCUMENT DOES NOT CONTAIN THE RAISED IN	PRESSION SEAL OF THE PROFESSIONAL, IT IS NOT AN	AUTHORIZED ORIGINAL AND MAY	HAVE BEE	CERETLA I	
						NOTICE: THIS DRAWING AND ALL INFORMATION CONTAINED HEREIN IS AUTHORIZED FOR USE ONLY BY THE PARTY FOR WHOM THE WORK WAS CONTRACTED OR WAS CERTIFIED. THIS DRAWING MAY NOT BE DISTRIBUTED, REUSED, COPIED OR RELIED UPON FOR ANY OTHER PURPOSE WITHOUT THE WRITTEN CONSENT OF ACT ENGINEERS, INC. © 2022 ACT ENGINEERS, INC. ALL RIGHTS RESERVED
	DATE	REVISION	DRAWN	CHK	RFI	

ROBERT E. KORKUCH NEW JERSEY PROFESSIONAL ENGINEER LIC. NO. 24GE03268100



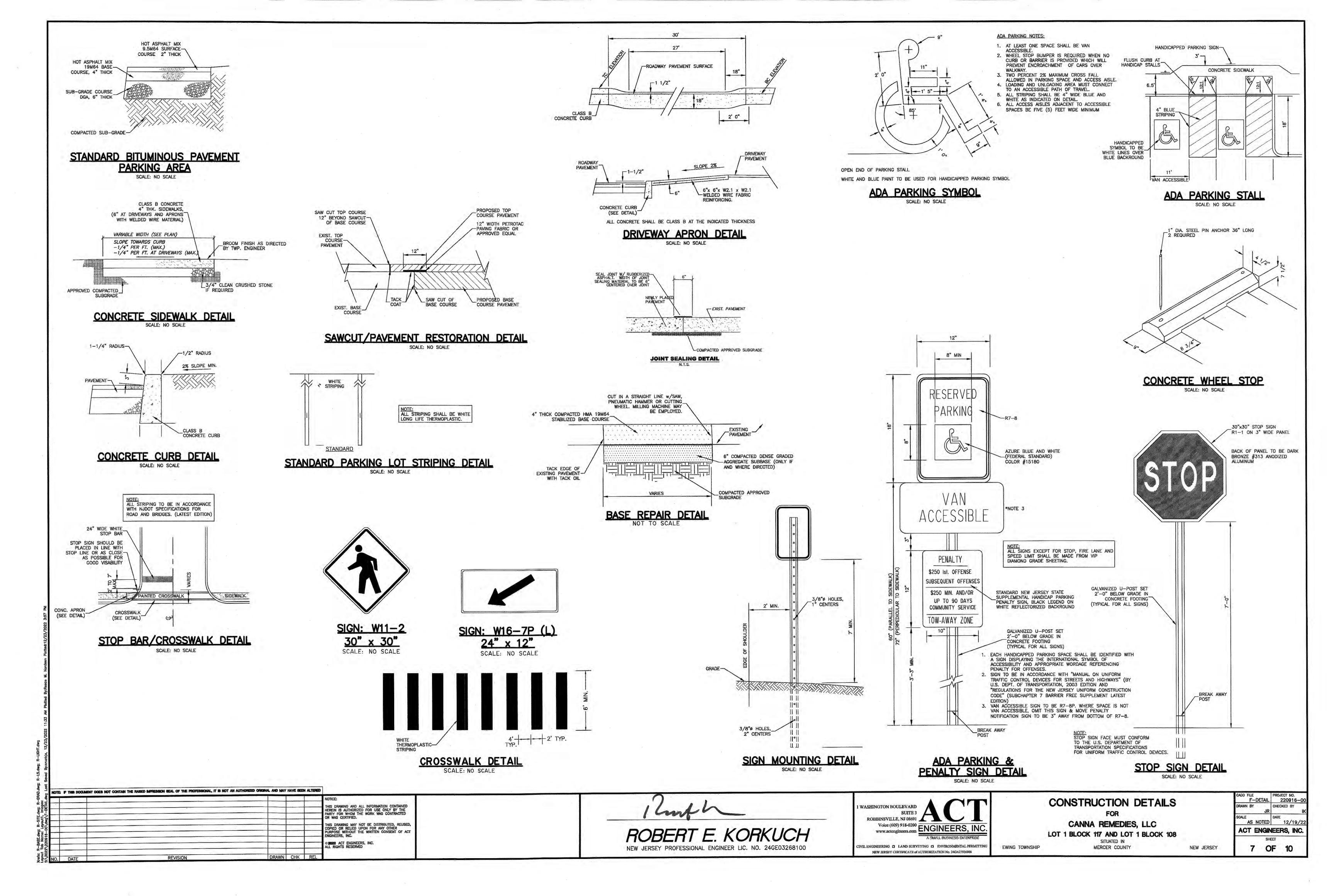
LANDSCAPE-LIGHTING NOTES AND CANNA REMEDIES, LLC LOT 1 BLOCK 117 AND LOT 1 BLOCK 108 SITUATED IN

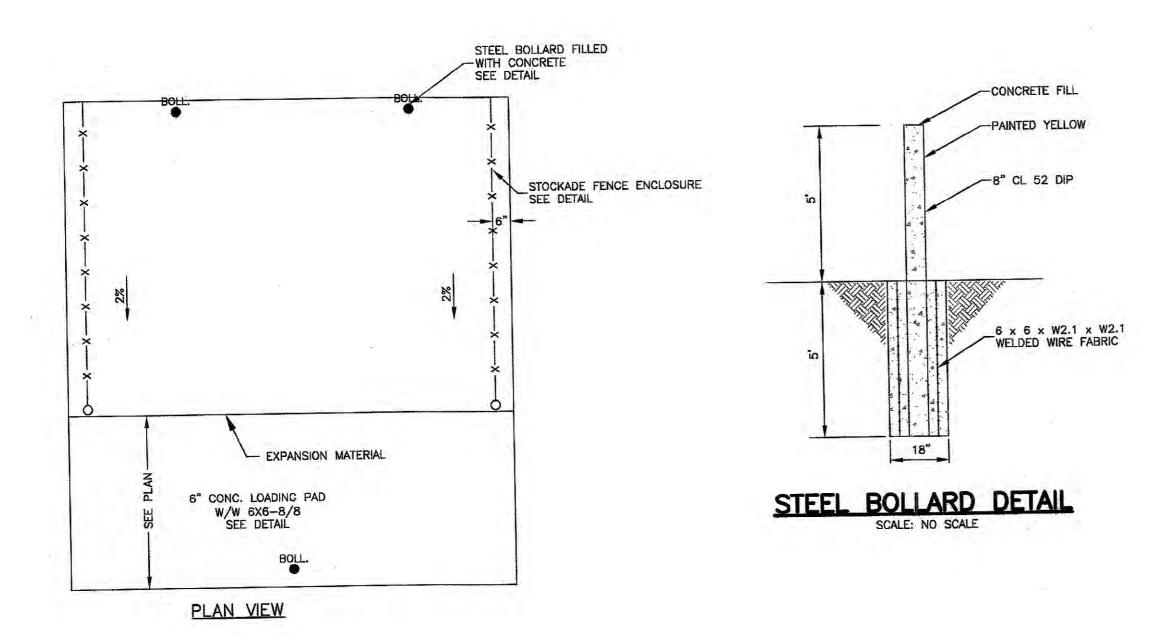
MERCER COUNTY

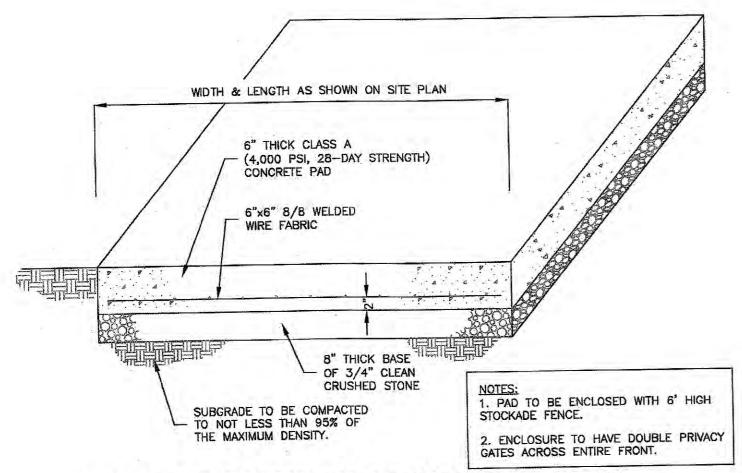
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DETAILS	DRAWN BY	CHECKED
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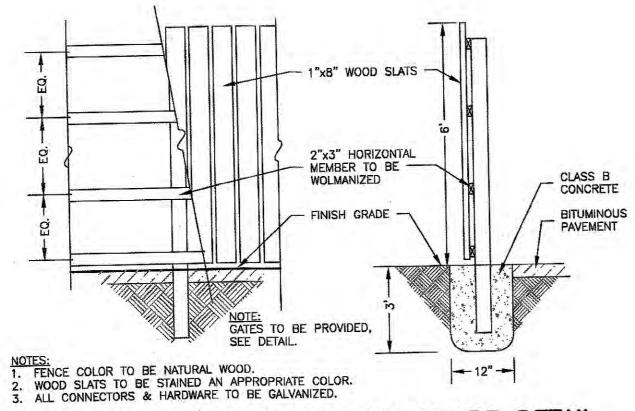
EWING TOWNSHIP







CONCRETE TRASH ENCLOSURE PAD DETAIL
SCALE: NO SCALE



STOCKAGE FENCE TRASH ENCLOSURE DETAIL
SCALE: NO SCALE

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DATE	REVISION	DRAWN	CHK	REL	





CONSTRUCTION DETAILS
FOR
CANNA REMEDIES, LLC
LOT 1 BLOCK 117 AND LOT 1 BLOCK 108
SITUATED IN
MERCER COUNTY

CADD FILE
F-DETAIL

PROJECT NO.
220916-00

DRAWN BY
CHECKED BY
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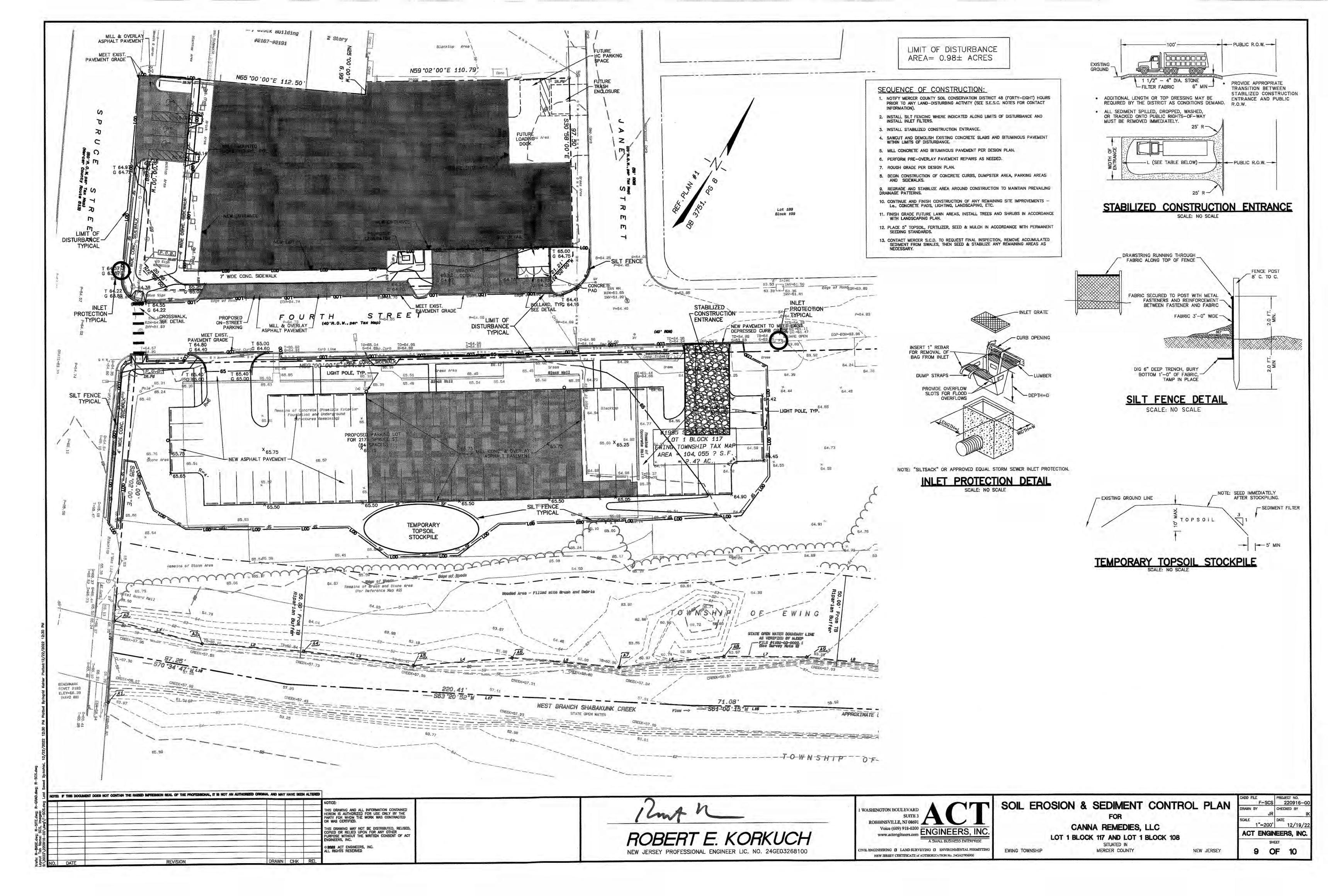
SCALE
AS NOTED
DATE
AS NOTED
12/19/22

ACT ENGINEERS, INC.

SHEET

NEW JERSEY

8 OF 10



- A. GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING. ALL GRADING SHOULD BE DONE IN ACCORDANCE WITH STANDARD FOR LAND GRADING.
- B. IMMEDIATELY PRIOR TO SEEDING AND TOPSOIL APPLICATION, THE SUBSOIL SHALL BE EVALUATED FOR COMPACTION IN ACCORDANCE WITH THE STANDARD FOR LAND GRADING.
- C. TOPSOIL SHOULD BE HANDLED ONLY WHEN IT IS DRY ENOUGH TO WORK WITHOUT DAMAGING THE SOIL STRUCTURE. A UNIFORM APPLICATION TO A DEPTH OF 5 INCHES (UNSETTLED) IS REQUIRED ON ALL SITES. TOPSOIL SHALL BE AMENDED WITH ORGANIC MATTER. AS NEEDED. IN ACCORDANCE WITH THE STANDARD FOR TOPSOILING.
- D. INSTALL NEEDED EROSION CONTROL PRACTICES OR FACILITIES SUCH AS DIVERSIONS, GRADE STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENT BASINS, AND WATERWAYS.

SEEDBED PREPARATION

- A. UNIFORMLY APPLY GROUND LIMESTONE AND FERTILIZER TO TOPSOIL WHICH HAS BEEN SPREAD AND FIRMED, ACCORDING TO SOIL TEST RECOMMENDATIONS SUCH AS OFFERED BY RUTGERS CO-OPERATIVE EXTENSION. SOIL SAMPLE MAILERS ARE AVAILABLE FROM THE LOCAL RUTGERS COOPERATIVE EXTENSION OFFICES, FERTILIZER SHALL BE APPLIED AT THE RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER 1,000 SQUARE FEET OF 10-10-10 OR EQUIVALENT WITH 50% WATER INSOLUBLE NITROGEN UNLESS A SOIL TEST INDICATES OTHERWISE AND INCORPORATED INTO THE SURFACE 4 INCHES. IF FERTILIZER IS NOT INCORPORATED, APPLY ONE-HALF RATE APPLICATION OF THE SAME FERTILIZER WITHIN 3 TO 5
- B. WORK LIME AND FERTILIZER INTO THE TOPSOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES WITH A DISC, SPRING-TOOTH HARROW, OR OTHER SUITABLE EQUIPMENT. THE FINAL HARROWING OR DISKING OPERATION SHOULD BE ON THE GENERAL CONTOUR. CONTINUE TILLAGE UNTIL A REASONABLE UNIFORM SEEDBED IS PREPARED.
- C. HIGH ACID PRODUCING SOIL. SOILS HAVING A PH OF 4 OR LESS OR CONTAINING IRON SULFIDE SHALL BE COVERED WITH A MINIMUM OF 12 INCHES OF SOIL HAVING A PH OF 5 OR MORE BEFORE INITIATING SEEDBED REPARATION. SEE STANDARD FOR MANAGEMENT OF HIGH ACID-PRODUCING SOILS FOR SPECIFIC REQUIREMENTS

- A. SELECT A MIXTURE FROM THE TABLE BELOW OR USE A MIXTURE RECOMMENDED BY RUTGERS COOPERATIVE EXTENSION OR NATURAL RESOURCES CONSERVATION SERVICE WHICH IS APPROVED BY THE SOIL CONSERVATION DISTRICT. SEED GERMINATION SHALL HAVE BEEN TESTED WITHIN 12 MONTHS OF THE PLANTING DATE. NO SEED SHALL BE ACCEPTED WITH A GERMINATION TEST DATE MORE THAN 12 MONTHS OLD UNLESS RETESTED.
 - 1. SEEDING RATES SPECIFIED ARE REQUIRED WHEN A REPORT OF COMPLIANCE IS REQUESTED PRIOR TO ACTUAL ESTABLISHMENT OF PERMANENT VEGETATION. UP TO 50% REDUCTION IN RATES MAYBE USED WHEN PERMANENT VEGETATION IS ESTABLISHED PRIOR TO A REPORT OF COMPLIANCE INSPECTION. THESE RATES APPLY TO ALL METHODS OF SEEDING. ESTABLISHING PERMANENT VEGETATION MEANS 80% VEGETATIVE COVERAGE WITH THE SPECIFIED SEED MIXTURE FOR THE SEEDED AREA AND MOWED ONCE.
- B. CONVENTIONAL SEEDING IS PERFORMED BY APPLYING SEED UNIFORMLY BY HAND, CYCLONE (CENTRIFUGAL) SEEDER, DROP SEEDER, DRILL OR CULTIPACKER SEEDER. EXCEPT FOR DRILLED, HYDROSEEDED OR CULTIPACKED SEEDINGS, SEED SHALL BE INCORPORATED INTO THE SOIL WITHIN 24 HOURS OF SEEDBED PREPARATION TO A DEPTH OF 1/4 TO 1/2 INCH, BY RAKING OR DRAGGING. DEPTH OF SEED PLACEMENT MAY BE 1/4 INCH DEEPER ON COARSE-TEXTURED SOIL.
- C. AFTER SEEDING, FIRMING THE SOIL WITH A CORRUGATED ROLLER WILL ASSURE GOOD SEED-TO-SOIL CONTACT, RESTORE CAPILLARITY, AND IMPROVE SEEDLING EMERGENCE. THIS IS THE PREFERRED METHOD. WHEN PERFORMED ON THE CONTOUR, SHEET EROSION WILL BE MINIMIZED AND WATER CONSERVATION ON SITE WILL BE MAXIMIZED.
- D. HYDROSEEDING IS A BROADCAST SEEDING METHOD USUALLY INVOLVING A TRUCK, OR TRAILER-MOUNTED TANK, WITH AN AGITATION SYSTEM AND HYDRAULIC PUMP FOR MIXING SEED, WATER AND FERTILIZER AND PRAYING THE MIX ONTO THE PREPARED SEEDBED. MULCH SHALL NOT BE INCLUDED IN THE TANK WITH SEED. SHORT-FIBERED MULCH MAY BE APPLIED WITH A HYDROSEEDER FOLLOWING SEEDING. HYDROSEEDING IS NOT A PREFERRED SEEDING METHOD BECAUSE SEED AND FERTILIZER ARE APPLIED TO THE SURFACE AND NOT INCORPORATED INTO THE SOIL. WHEN POOR SEED TO SOIL CONTACT OCCURS, THERE IS A REDUCED SEED GERMINATION AND GROWTH.

SEEDING RATES AND DATES

NORMAL MIX (3/1-4/30 & 8/15-11/15)

PERENNIAL RYEGRASS KENTUCKY BLUEGRASS TALL FESCUE (TURF-TYPE)

SEEDING RATE: 200 LBS./ACRE.

SHADY MIX (3/1-4/30 & 8/15-11/15)

CREEPING RED FESCUE CHEWINGS FESCUE PERENNIAL RYEGRASS TALL FESCUE

2. TEMPORARY VEGETATIVE COVER

- A. GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDED PREPARATION, SEEDING, MULCH APPLICATION, AND MULCH ANCHORING, ALL GRADING SHOULD BE DONE IN ACCORDANCE WITH STANDARD FOR LAND GRADING.
- B. INSTALL NEEDED EROSION CONTROL PRACTICES OR FACILITIES SUCH AS DIVERSIONS, GRADE STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENT BASINS, AND
- C. IMMEDIATELY PRIOR TO SEEDING, THE SURFACE SHOULD BE SCARIFIED 6" TO 12" WHERE THERE HAS BEEN SOIL COMPACTION. THIS PRACTICE IS PERMISSIBLE ONLY WHERE THERE IS NO GANDER TO UNDERGROUND UTILITIES (CABLES, IRRIGATION SYSTEMS, ETC.).

SEEDBED PREPARATION

- A. APPLY GROUND LIMESTONE AND FERTILIZER ACCORDING TO SOIL TEST RECOMMENDATIONS SUCH AS OFFERED BY RUTGERS CO-OPERATIVE EXTENSION. SOIL SAMPLE MAILERS ARE AVAILABLE FROM THE LOCAL RUTGERS COOPERATIVE EXTENSION OFFICES. FERTILIZER SHALL BE APPLIED AT THE RATE OF 500 POUNDS PER ACRE OR 11 POUNDS PER 1,000 SQUARE FEET OF 10-20-10 OR EQUIVALENT WITH 50% water insoluble nitrogen unless a soil test indicates otherwise. Apply Limestone at THE RATE OF 2 TONS/ACRE UNLESS SOIL TESTING INDICATES OTHERWISE. CALCIUM CARBONATE IS THE FOUIVALENT AND STANDARD FOR MEASURING THE ABILITY OF LIMING MATERIALS TO NEUTRALIZE SOIL ACIDITY AND SUPPLY CALCIUM AND MAGNESIUM TO GRASSES AND LEGUMES.
- B. WORK LIME AND FERTILIZER INTO THE TOPSOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES WITH A DISC. SPRING-TOOTH HARROW, OR OTHER SUITABLE EQUIPMENT. THE FINAL HARROWING OR DISKING OPERATION SHOULD BE ON THE GENERAL CONTOUR. CONTINUE TILLAGE UNTIL A REASONABLE
- C. INSPECT SEEDBED JUST BEFORE SEEDING. IF TRAFFIC HAS LEFT THE SOIL COMPACTED, THE AREAS MUST BE RETILLED IN ACCORDANCE WITH THE ABOVE.
- D. SOILS HIGH IN SULFIDES OR HAVING A PH OF 4 OR LESS REFER TO STANDARD FOR MANAGEMENT OF HIGH ACID PRODUCING SOILS.

2. TEMPORARY VEGETATIVE COVER (CONTINUED)

- A. SELECT A MIXTURE FROM THE TABLE BELOW.
- B. CONVENTIONAL SEEDING. APPLY SEED UNIFORMLY BY HAND, CYCLONE (CENTRIFUGAL) SEEDER, DROP SEEDER, DRILL OR CULTIPACKER SEEDER. EXCEPT FOR DRILLED, HYDROSEEDED OR CULTIPACKED SEEDINGS, SEED SHALL BE INCORPORATED INTO THE SOIL WITHIN 24 HOURS OF SEEDBED PREPARATION TO A DEPTH OF 1/4 TO 1/2 INCH, BY RAKING OR DRAGGING, DEPTH OF SEED PLACEMENT MAY BE 1/4 INCH DEEPER ON COARSE-TEXTURED SOIL.
- C. AFTER SEEDING, FIRMING THE SOIL WITH A CORRUGATED ROLLER WILL ASSURE GOOD SEED-TO-SOIL CONTACT, RESTORE CAPILLARITY, AND IMPROVE SEEDLING EMERGENCE. THIS IS THE PREFERRED METHOD. WHEN PERFORMED ON THE CONTOUR, SHEET EROSION WILL BE MINIMIZED AND WATER
- D. HYDROSEEDING IS A BROADCAST SEEDING METHOD USUALLY INVOLVING A TRUCK, OR TRAILER-MOUNTED TANK, WITH AN AGITATION SYSTEM AND HYDRAULIC PUMP FOR MIXING SEED, WATER AND FERTILIZER AND PRAYING THE MIX ONTO THE PREPARED SEEDBED. MULCH SHALL NOT BE INCLUDED IN THE TANK WITH SEED. SHORT-FIBERED MULCH MAY BE APPLIED WITH A HYDROSEEDER FOLLOWING SEEDING. HYDROSEEDING IS NOT A PREFERRED SEEDING METHOD BECAUSE SEED AND FERTILIZER ARE APPLIED TO THE SURFACE AND NOT INCORPORATED INTO THE SOIL. WHEN POOR SEED TO SOIL CONTACT OCCURS, THERE IS A REDUCED SEED GERMINATION AND GROWTH.

OPTIMUM SEEDING DATE 1 SPECIES (INCHES) 2 PERENNIAL RYEGRASS 3/1-5/15 OR 8/15-10/1 1.0 3/1-5/15 OR 8/15-10/1 BARLEY 3/1-5/15 OR 8/15-10/1

- 1. MAY BE PLANTED THROUGHOUT SUMMER IF SOIL MOISTURE IS ADEQUATE OR CAN BE IRRIGATED.
- 2. TWICE THE DEPTH FOR SANDY SOILS.

STANDARD FOR TOPSOIL

TOPSOILING ENTAILS THE DISTRIBUTION OF SUITABLE QUALITY SOIL ON AREAS TO BE VEGETATED.

TO IMPROVE THE SOIL MEDIUM FOR PLANT ESTABLISHMENT AND MAINTENANCE.

GROWTH AND ESTABLISHMENT OF A VIGOROUS VEGETATIVE COVER ID FACILITATED BY TOPSOIL, PREVENTING SOIL LOSS BY WIND AND RAIN OFFSITE AND INTO STREAMS AND OTHER STORMWATER CONVEYANCES.

TOPSOIL SHOULD BE USED WHERE SOILS ARE TO BE DISTURBED AND WILL BE REVEGETATED.

METHOD AND MATERIALS

TOPSOIL SHOULD BE FRIABLE AND LOAMY, FREE OF DEBRIS, OBJECTIONABLE WEEDS AND STONES, AND CONTAIN NO TOXIC SUBSTANCE OR ADVERSE CHEMICAL OR PHYSICAL CONDITION THAT MAY BE HARMFUL TO PLANT GROWTH. SOLUBLE SALTS SHOULD NOT BE EXCESSIVE (CONDUCTIVITY LESS THAN 0.5 MILLIMHOS PER CENTIMETER. MORE THAN 0.5 MILLIMHOS MAY DESICCADE SEEDLINGS AND ADVERSELY IMPACT GROWTH). IMPORTED TOPSOIL SHALL HAVE A MINIMUM ORGANIC MATTER CONTENT OF 2.75 PERCENT. ORGANIC MATTER CONTENT MAY BE RAISED BY ADDITIVES.

TOPSOIL SUBSTITUTE IS A SOIL MATERIAL WHICH MAY HAVE BEEN AMENDED WITH SAND, SILT, CLAY, ORGANIC MATER, FERTILIZER OR LIME AND HAS THE APPEARANCE OF TOPSOIL SUBSTITUTES MAY BE UTILIZED ON SITES WITH INSUFFICIENT TOPSOIL FOR ESTABLISHING PERMANENT VEGETATION. ALL TOPSOIL SUBSTITUTE MATERIALS SHALL MEET THE REQUIREMENTS OF TOPSOIL NOTED ABOVE. SOIL TESTS SHALL BE PERFORMED TO DETERMINE THE COMPONENTS OF SAND, SILT, CLAY, ORGANIC SALTS, SOLUABLE SALTS AND PH LEVEL.

II. STRIPPING AND STOCKPILING

- A. FIELD EXPLORATION SHOULD BE MADE TO DETERMINE WHETHER QUANTITY AND OR QUALITY OF SURFACE SOIL JUSTIFIES STRIPPING.
- B. STRIPPING SHOULD BE CONFINED TO THE IMMEDIATE CONSTRUCTION AREA.
- C. WHERE FEASIBLE, LIME MAY BE APPLIED BEFORE STRIPPING AT A RATE DETERMINED BY SOIL TESTS TO BRING THE SOIL PH TO 6.5.
- D. A 4-6 INCH STRIPPING DEPTH IS COMMON, BUT MAY VARY DEPENDING ON THE PARTICULAR SOIL.
- E. STOCKPILES OF TOPSOIL SHOULD BE SITUATED SO AS NOT TO OBSTRUCT NATURAL DRAINAGE OR CAUSE OFF-SITE ENVIRONMENTAL DAMAGE.
- F. STOCKPILES SHOULD BE VEGETATED IN ACCORDANCE WITH STANDARDS PREVIOUSLY DESCRIBED HEREIN; SEE STANDARDS FOR PERMANENT (PG 4-1) OR TEMPORARY (PG 7.1) VEGETATIVE COVER FOR SOIL STABILIZATION. WEEDS SHOULD NOT BE ALLOWED TO GROW ON STOCKPILES.

III. SITE PREPARATION

- A. GRADE AT THE ONSET OF THE OPTIMAL SEEDING PERIOD SO AS TO MINIMIZE THE DURATION AND AREA OF EXPOSURE OF DISTURBED SOIL TO EROSION. IMMEDIATELY PROCEED TO ESTABLISH VEGETATIVE COVER IN ACCORDANCE WITH THE SPECIFIED SEED MIXTURE. TIME IS OF THE ESSENCE.
- B. GRADE AS NEEDED AND FEASIBLE TO PERMIT THE USE OF CONVENTIONAL EQUIPMENT FOR SEEDBED PREPARATION, SEEDING, MULCH APPLICATION AND ANCHORING, AND MAINTENANCE.
- C. AS GUIDANCE AND IDEAL CONDITIONS, SUBSOIL SHOULD BE TESTED FOR LIME REQUIREMENT. LIMESTONE, IF NEEDED, SHOULD BE APPLIED TO BRING SOIL TO A PH OF APPROXIMATELY 6.5 AND INCORPORATED INTO SOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES.
- D. PRIOR TO TOPSOILING, THE SUBSOIL SHALL BE IN COMPLIANCE WITH THE STANDARDS OF LAND GRADING, PG. 19-1.
- E. EMPLOY NEEDED EROSION CONTROL PRACTICES SUCH AS DIVERSIONS, GRADE STABILIZATION STRUCTURES, CHANNEL STABILIZATION MEASURES, SEDIMENTATION BASINS, AND WATERWAYS. SEE STANDARDS 11THROUGH 42.

IV. APPLYING TOPSOIL

- A. TOPSOIL SHOULD BE HANDLED ONLY WHEN ITS IS DRY ENOUGH TO WORK WITHOUT DAMAGING SOIL STRUCTURE; I.E., LESS THAN FIELD CAPACITY (SEE GLOSSARY).
- B. A UNIFORM APPLICATION TO AN AVERAGE DEPTH OF 5.0 INCHES, MINIMUM OF 4 INCHES, FIRMED IN PLACE IS REQUIRED. ALTERNATE DEPTHS MAY BE CONSIDERED WHERE SPECIAL REGULATORY AND/OR INDUSTRY DESIGN STANDARDS ARE APPROPRIATE SUCH AS ON GOLF COURSES, SPORTS FIELD, LANDFILL CAPPING, ETC.. SOIL WITH A PH OF 4.0 OR LESS OR CONTAINING IRON SULFIDE SHALL BE COVERED WITH A MINIMUM DEPTH OF 12 INCHES OF SOIL HAVING A PH OF 5.0 OR MORE, IN ACCORDANCE WITH THE STANDARDS FOR MANAGEMENT OF HIGH ACID PRODUCING SOIL (PG 1-1)
- C. PURSUANT TO THE REQUIREMENTS IN SECTION 7 OF THE STANDARD FOR PERMANENT VEGETATIVE STABILIZATION, THE CONTRACTOR IS RESPONSIBLE TO ENSURE THAT PERMANENT VEGETATIVE COVER BECOMES ESTABLISHED ON AT LEAST 80% OF THE SOILS TO BE STABILIZED AND VEGETATION. FAILURE TO ACHIEVE THE MINIMUM COVERAGE MAY REQUIRE ADDITIONAL WORK TO BE PERFORMED BY THE CONTRACTOR TO INCLUDE SOME OR ALL OF THE FOLLOWING: SUPPLEMENTAL SEEDING, RE-APPLICATION OF LIME AND FERTILIZERS, AND/OR THE ADDITION OF ORGANIC MATTER (I.E. COMPOST) AS A TOP DRESSING. SUCH ADDITIONAL MEASURES SHALL BE BASED ON SOIL TESTS SUCH AS THOSE OFFERED BY RUTGERS COOPERATIVE EXTENSION SERVICES OR OTHER APPROVED LABORATORY QUALIFIED TO TEST SOIL SAMPLES OF AGRONOMIC PROPERTIES.

IV. APPLYING TOPSOIL

- A. TOPSOIL SHOULD BE HANDLED ONLY WHEN ITS IS DRY ENOUGH TO WORK WITHOUT DAMAGING SOIL STRUCTURE; I.E., LESS THAN FIELD CAPACITY (SEE GLOSSARY).
- B. A UNIFORM APPLICATION TO A DEPTH OF 5 INCHES (UNSETTLED) IS RECOMMENDED. SOILS WITH A PH OF 4.0 OR LESS OR CONTAINING IRON SULFIDE SHALL BE COVERED WITH A MINIMUM DEPTH OF 12 INCHES OF SOIL HAVING A PH OF 5.0 OR MORE.

V. MULCHING

- MULCHING IS REQUIRED ON ALL SEEDING. MULCH WILL INSURE AGAINST EROSION BEFORE GRASS IS ESTABLISHED AND WILL PROMOTE FASTER AND EARLIER ESTABLISHMENT. (THE EXISTENCE OF SATISFACTORY PERMANENT VEGETATION AT THE TIME OF PROJECT OR UNIT COMPLETION SHALL BE DEEMED AS COMPLIANCE WITH THIS MULCH REQUIREMENTS.
- A. MULCH MATERIAL SHOULD BE UNROTTED SMALL GRAIN STRAW, HAY FREE OF SEEDS, OR SALT HAY TO BE APPLIED AT A RATE OF 1-1/2 TO 2 TONS PER ACRE (70 TO 90 POUNDS PER 1,000 SQUARE FEET), EXCEPT THAT WHERE A CRIMPER IS USED INSTEAD OF A LIQUID MULCH-BINDER (TACKIFYING OR ADHESIVE AGENT), THE RATE OF APPLICATION MUST BE DOUBLED THE LOWER RATE. MULCH
- B. SPREAD UNIFORMLY BY HAND OR MECHANICALLY SO THAT APPROXIMATELY 75% TO 95% OF THE SOIL SURFACE WILL BE COVERED. FOR UNIFORM DISTRIBUTION OF HAND-SPREAD MULCH, DIVIDE AREA INTO APPROXIMATELY 1,000 SQUARE FEET SECTIONS AND DISTRIBUTE 70 TO 90 POUNDS, WITHIN EACH
- MULCH ANCHORING SHOULD BE ACCOMPLISHED IMMEDIATELY AFTER PLACEMENT TO MINIMIZE LOSS BY WIND OR WATER. THIS MAY BE DONE BY ONE OF THE FOLLOWING METHODS, DEPENDING UPON THE SIZE OF THE AREA, STEEPNESS OF SLOPE, AND COST.

PEG AND TWINE - DRIVE 8 TO 10 INCH WOODEN PEGS TO WITHIN 2 TO 3 INCHES OF THE SOIL SURFACE EVERY 4 FEET IN ALL DIRECTIONS. STAKE MAY BE DRIVEN BEFORE OR AFTER APPLYING MULCH. SELURE MULCH TO SOIL SURFACE BY STRETCHING TWINE BETWEEN PEGS IN A CRISS-CROSS AND A SQUARE PATTERN. SECURE TWINE NETTING AROUND EACH PEG WITH TWO OR MORE ROUND

MULCH NETTINGS - STAPLE PAPER, JUTE, COTTON, OR PLASTIC NETTINGS TO THE SOIL SURFACE. USE A DEGRADABLE NETTING IN AREAS TO BE MOWED.

CRIMPER (MULCH ANCHORING TOOL) - A TRACTOR DRAWN IMPLEMENT, SOMEWHAT LIKE A DISC-HARROW, ESPECIALLY DESIGNED TO PUSH OR CUT SOME OF THE BROADCAST LONG FIBER MULCH 3 TO 4 INCHES INTO THE SOIL SO AS TO ANCHOR IT AND LEAVE PART STANDING UPRIGHT. THIS TECHNIQUE IS LIMITED TO AREAS TRAVERSABLE BY A TRACTOR, WHICH MUST OPERATE ON THE CONTOUR OF SLOPE. STRAW MULCH RATE MUST BE 3 TONS PER ACRES. NO TACKIFYING OR ADHESIVE

LIQUID MULCH-BINDER - MAY BE USED TO ANCHOR SALT HAY, HAY OR STRAW MULCHES.

- A. APPLICATION SHOULD BE HEAVIER AT EDGES WHERE WIND CATCHES THE MULCH, IN VALLEYS, AND AT CRESTS OF BANKS. REMAINDER OF AREA SHOULD BE UNIFORM IN APPEARANCE
- B. USE ONE OF THE FOLLOWING:

CHOPPER-BLOWER MUST NOT GRIND THE MATERIAL.

- 1. EMULSIFIED ASPHALT (SS-1, CSS-1, CMS-2, MS-2, RS-1, RS-2, CRS-1, AND CRS-2). APPLY 0.04 GAL/SQ./YD. OR 194 GAL./ACRE ON FLAT SLOPES LESS THAN 8 FEET HIGH. ON SLOPES 8 FEET OR MORE HIGH, USE 0.075 GAL./SY. YD. OR 363 GAL./ACRE.
- 2. SYNTHETIC OR ORGANIC BINDERS BINDERS SUCH AS CURASOL, DCA-70, PETRO-SET, AND TERRA-TRACK MAY BE USED AT RATES RECOMMENDED BY THE MANUFACTURER TO ANCHOR
- NOTE: ALL NAMES GIVEN ABOVE ARE REGISTERED TRADE NAMES. THIS DOES NOT CONSTITUTE A RECOMMENDATION OF THESE PRODUCTS TO THE EXCLUSION OF OTHER PRODUCTS.
- C. WOOD FIBER OR PAPER-FIBER MULCH AT THE RATE OF 1,500 POUNDS PER ACRE MAY BE APPLIED BY A HYDROSEEDER. USE IS LIMITED TO FLATTER SLOPES AND DURING OPTIMUM SEEDING PERIODS IN SPRING AND FALL.

- ANY OF THE FOLLOWING MAY BE USED:
- A. SPRINKLING SITE IS SPRINKLED UNTIL SURFACE IS WET.
- B. MULCHING ON SITE WHERE DIFFICULT TO VEGETATE.
- C. CALCIUM CHLORIDE SPREAD AT RATE THAT WILL KEEP SOIL MOIST BUT NOT CAUSE POLLUTION OR PLANT DAMAGE.

SWEEP STREET OF SEDIMENT AFTER EACH WORK DAY.

SOIL EROSION AND SEDIMENT CONTROL NOTES:

- 1. THE MERCER COUNTY SOIL CONSERVATION DISTRICT SHALL BE NOTIFIED 48 HOURS PRIOR TO STARTING LAND DISTURBANCE ACTIVITY. NOTICE MAY BE MAILED, FAXED OR EMAILED TO: MCSCD, 590 HUGHES DRIVE, HAMILTON SQUARE, NJ 08690
- PHONE: 609-586-9603 FAX: 609-586-1117 EMAIL: PAULS1MERCER@AOL.COM
 2. IF APPLICABLE TO THIS PROJECT, THE OWNER SHOULD BE AWARE OF HIS OR HER OBLIGATION TO FILE FOR A NJPDES CONSTRUCTION ACTIVITY STORMWATER 5G3 PERMIT (NJG0088323) VIA THE NJDEP ONLINE PERMITTING SYSTEM (WWW.NJ.GOV/DEP/ONLINE) AND TO MAINTAIN THE ASSOCIATED BEST MANAGEMENT PRACTICES AND STORMWATER POLLUTION PREVENTION PLAN SELF-INSPECTION LOGBOOK ONSITE AT ALL TIMES. THIS PERMIT MUST BE FILED PRIOR TO THE START OF SOIL DISTURBANCE. THE ONLINE APPLICATION PROCESS WILL REQUIRE ENTRY OF AN SCD CERTIFICATION CODE, WHICH IS PROVIDED BY THE SOIL CONSERVATION DISTRICT UPON CERTIFICATION OF THE SOIL EROSION AND SEDIMENT
- CONTROL PLAN. 3. THE MERCER COUNTY SOIL CONSERVATION DISTRICT SHALL BE NOTIFIED OF ANY CHANGES IN OWNERSHIP.
- 4. ANY CHANGES TO THE CERTIFIED SOIL EROSION AND SEDIMENT CONTROL PLAN, INCLUDING AN INCREASE IN THE LIMIT OF DISTURBANCE, WILL REQUIRE THE SUBMISSION OF REVISED SOIL EROSION AND SEDIMENT CONTROL PLANS TO THE DISTRICT FOR RECERTIFICATION. THE REVISED PLANS MUST MEET ALL CURRENT STATE SOIL EROSION & SEDIMENT CONTROL

ANY MAJOR SOIL DISTURBANCES, OR IN THEIR PROPER SEQUENCE AS OUTLINED WITHIN THE

- STANDARDS. 5. A COPY OF THE CERTIFIED SOIL EROSION AND SEDIMENT CONTROL PLAN SHALL BE
- MAINTAINED ON SITE AT ALL TIMES. 6. ALL SOIL EROSION AND SEDIMENT CONTROL PRACTICES SHALL BE INSTALLED PRIOR TO
- SEQUENCE OF CONSTRUCTION ON THE CERTIFIED SOIL EROSION AND SEDIMENT CONTROL PLAN, AND MAINTAINED UNTIL PERMANENT PROTECTION IS ESTABLISHED. 7. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CURRENT STANDARDS FOR SOIL EROSION AND SEDIMENT CONTROL IN NJ. IF LANGUAGE CONTAINED WITHIN ANY OTHER PERMIT FOR THIS PROJECT IS MORE RESTRICTIVE THAN (BUT NOT CONTRADICTORY TO) WHAT IS CONTAINED WITHIN THESE NOTES OR ON THE CERTIFIED SOIL EROSION AND SEDIMENT CONTROL PLAN, THEN THE MORE RESTRICTIVE PERMIT REQUIREMENTS SHALL BE
- 8. THE STANDARD FOR STABILIZED CONSTRUCTION ACCESS REQUIRES THE INSTALLATION OF A 11/2"TO 21/2" CLEAN STONE TRACKING PAD AT ALL CONSTRUCTION DRIVEWAYS IMMEDIATELY AFTER INITIAL SITE DISTURBANCE, WHETHER IDENTIFIED ON THE CERTIFIED PLAN OR NOT. THE WIDTH SHALL SPAN THE FULL WIDTH OF EGRESS, AND LENGTH SHALL BE 50 FT. OR MORE, DEPENDING ON SITE CONDITIONS AND AS REQUIRED BY THE STANDARD. THIS SHALL INCLUDE INDIVIDUAL LOT ACCESS POINTS WITHIN RESIDENTIAL SUBDIVISIONS. IF THE EGRESS IS TO A COUNTY ROAD, THEN A 20 FT. LONG PAVED TRANSITION SHALL BE PROVIDED BETWEEN THE EDGE OF PAVEMENT AND THE STONE ACCESS PAD.

9. A SUB-BASE COURSE WILL BE APPLIED IMMEDIATELY FOLLOWING ROUGH GRADING AND INSTALLATION OF IMPROVEMENTS IN ORDER TO STABILIZE STREETS, ROADS, DRIVEWAYS AND PARKING AREAS. IN AREAS WHERE NO UTILITIES ARE PRESENT, THE SUB-BASE SHALL BE INSTALLED WITHIN 15 DAYS OF PRELIMINARY GRADING, PROVIDED THAT ALL OTHER REQUIREMENTS RELATED TO DETENTION BASINS, SWALES AND THE SEQUENCE OF

CONSTRUCTION HAVE BEEN MET.

10. ANY DISTURBED AREAS THAT WILL BE LEFT EXPOSED MORE THAN 14 DAYS AND NOT SUBJECT TO CONSTRUCTION ACTIVITY WILL IMMEDIATELY RECEIVE TEMPORARY STABILIZATION. IF THE SEASON PREVENTS ESTABLISHMENT OF A TEMPORARY VEGETATIVE COVER, OR IF THE AREA IS NOT TOPSOILED, THEN THE DISTURBED AREAS WILL BE MULCHED WITH STRAW, OR EQUIVALENT MATERIAL, AT A RATE OF TWO (2) TONS PER ACRE, ACCORDING TO STATE STANDARDS. SLOPED AREAS IN EXCESS OF 3H: 1V SHALL BE PROVIDED WITH EROSION CONTROL BLANKETS. CRITICAL AREAS SUBJECT TO EROSION (I.E. STEEP SLOPES, ROADWAY EMBANKMENTS, ENVIRONMENTALLY SENSITIVE AREAS) WILL RECEIVE TEMPORARY STABILIZATION IMMEDIATELY AFTER INITIAL DISTURBANCE OR ROUGH

11. ANY STEEP SLOPES (I.E. SLOPES GREATER THAN 3:1) RECEIVING PIPELINE OR UTILITY INSTALLATION WILL BE BACKFILLED AND STABILIZED DAILY, AS THE INSTALLATION

- 12. PERMANENT VEGETATION SHALL BE SEEDED OR SODDED ON ALL EXPOSED AREAS WITHIN TEN (10) DAYS AFTER FINAL GRADING AND TOPSOILING. ALL AGRONOMIC REQUIREMENTS CONTAINED WITHIN THE STANDARDS AND ON THE CERTIFIED PLAN SHALL BE EMPLOYED. MULCH WITH BINDER, IN ACCORDANCE WITH THE STANDARDS, SHALL BE USED ON ALL SEEDED AREAS. SAVE ALL TAGS AND/OR BAGS USED FOR SEED, LIME AND FERTILIZER AND PROVIDE THEM TO THE DISTRICT INSPECTOR TO VERIFY THAT MIXTURES AND RATES
- MEET THE STANDARDS. 13. AT THE TIME WHEN THE SITE PREPARATION FOR PERMANENT VEGETATIVE STABILIZATION IS GOING TO BE ACCOMPLISHED, ANY SOIL THAT WILL NOT PROVIDE A SUITABLE ENVIRONMENT TO SUPPORT ADEQUATE VEGETATIVE GROUND COVER, SHALL BE REMOVED OR TREATED IN SUCH A WAY THAT WILL PERMANENTLY ADJUST THE SOIL CONDITIONS AND RENDER IT SUITABLE FOR VEGETATIVE GROUND COVER. IF THE REMOVAL OR TREATMENT OF THE SOIL WILL NOT PROVIDE SUITABLE CONDITIONS, THEN NON-VEGETATIVE MEANS OF PERMANENT
- GROUND STABILIZATION WILL HAVE TO BE EMPLOYED. 14. DURING THE COURSE OF CONSTRUCTION, SOIL COMPACTION MAY OCCUR WITHIN HAUL ROUTES, STAGING AREAS AND OTHER PROJECT AREAS, IN ACCORDANCE WITH THE STANDARD FOR TOPSOILING, COMPACTED SURFACES SHOULD BE SCARIFIED 6" TO 12" MMEDIATELY PRIOR TO TOPSOIL APPLICATION. THIS WILL HELP ENSURE A GOOD BOND BETWEEN THE TOPSOIL AND SUBSOIL. THIS PRACTICE IS PERMISSIBLE ONLY WHERE THERE IS NO DANGER TO UNDERGROUND UTILITIES (CABLES, IRRIGATION SYSTEMS, ETC.).
- 15. PRIOR TO SEEDING, TOPSOIL SHALL BE WORKED TO PREPARE A PROPER SEEDBED. THIS SHALL INCLUDE RAKING OF THE TOPSOIL AND REMOVAL OF DEBRIS AND STONES, ALONG WITH OTHER REQUIREMENTS OF THE STANDARD FOR PERMANENT VEGETATIVE COVER FOR SOIL STABILIZATION. 16. IN ACCORDANCE WITH THE STANDARD FOR MANAGEMENT OF HIGH ACID PRODUCING SOILS, ANY SOIL HAVING A PH OF 4 OR LESS OR CONTAINING IRON SULFIDES SHALL BE BURIED
- WITH LIMESTONE IN ACCORDANCE WITH THE STANDARD AND BE COVERED WITH A MINIMUM OF 12" OF SOIL HAVING A PH OF 5 OR MORE PRIOR TO TOPSOIL APPLICATION AND SEEDBED PREPARATION. IF THE AREA IS TO RECEIVE TREE OR SHRUB PLANTINGS, OR IS LOCATED ON A SLOPE, THEN THE AREA SHALL BE COVERED WITH A MINIMUM OF 24" OF SOIL HAVING A PH OF 5 OR MORE. 17. MULCHING TO THE STANDARDS IS REQUIRED FOR OBTAINING A CONDITIONAL REPORT OF
- COMPLIANCE, CONDITIONAL ROC'S ARE ONLY ISSUED WHEN THE SEASON PROHIBITS SEEDING. PERMANENT STABILIZATION MUST THEN BE COMPLETED DURING THE OPTIMUM SEEDING SEASON IMMEDIATELY FOLLOWING THE CONDITIONAL ROC, OR THE COMPLETION OF WORK IN A GIVEN AREA.
- 18. HYDROSEEDING IS A TWO-STEP PROCESS. THE FIRST STEP INCLUDES SEED, FERTILIZER, LIME, ETC., ALONG WITH MINIMAL AMOUNTS OF MULCH TO PROMOTE CONSISTENCY, GOOD SEED-TO-SOIL CONTACT, AND GIVE A VISUAL INDICATION OF COVERAGE. UPON COMPLETION OF THE SEEDING OPERATION, HYDROMULCH SHOULD BE APPLIED AT A MINIMUM RATE OF 1500 LBS. PER ACRE IN SECOND STEP. THE USE OF HYDRO-MULCH, AS OPPOSED TO STRAW, IS LIMITED TO OPTIMUM SEEDING DATES AS LISTED IN THE STANDARDS. THE USE OF HYDROMULCH ON SLOPED AREAS IS DISCOURAGED.
- ONTO PAVED SURFACES SHALL BE IMMEDIATELY REMOVED. 20. THE DEVELOPER SHALL BE RESPONSIBLE FOR REMEDIATING ANY EROSION OR SEDIMENT PROBLEMS THAT ARISE AS A RESULT OF ONGOING CONSTRUCTION, AND FOR EMPLOYING ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES AT THE REQUEST OF THE MERCER

19. THE CONTRACTOR IS RESPONSIBLE FOR KEEPING ALL ADJACENT ROADS CLEAN DURING LIFE

OF THE CONSTRUCTION PROJECT. ALL SEDIMENT WASHED, DROPPED, TRACKED OR SPILLED

- COUNTY SOIL CONSERVATION DISTRICT. 21. CONDUIT OUTLET PROTECTION MUST BE INSTALLED AT ALL REQUIRED OUTFALLS PRIOR TO THE DRAINAGE SYSTEM BECOMING OPERATIONAL. 22. ALL DETENTION / RETENTION BASINS MUST BE FULLY CONSTRUCTED (INCLUSIVE OF ALL STRUCTURAL COMPONENTS AND LINERS) AND PERMANENTLY STABILIZED PRIOR TO PAVING OR PRIOR TO THE ADDITION OF ANY IMPERVIOUS SURFACES. PERMANENT STABILIZATION INCLUDES, BUT MAY NOT BE LIMITED TO: TOPSOIL, SEED, STRAW MULCH AND BINDERS OR EROSION CONTROL BLANKETS ON ALL SEEDING, ALL AGRONOMIC REQUIREMENTS AS
- FLOW CHANNELS, CONDUIT OUTLET PROTECTION, EMERGENCY SPILLWAYS, AND LAP RING 23. THE RIDING SURFACE OF ALL UTILITY TRENCHES WITHIN PAVED AREAS SHALL BE 3/4" CLEAN STONE OR BASE PAVEMENT UNTIL SUCH TIME AS FINAL PAVEMENT HAS BEEN
- INSTALLED. TEMPORARY SOIL RIDING SURFACES ARE PROHIBITED. 24. ALL CONSTRUCTION DEWATERING (TRENCHES, EXCAVATIONS, ETC.) MUST BE DONE THROUGH AN INLET OR OUTLET FILTER IN ACCORDANCE WITH THE STANDARD FOR DEWATERING OR AS DEPICTED ON THE CERTIFIED SOIL EROSION AND SEDIMENT CONTROL PLAN. DISCHARGE LOCATIONS FOR THE DEWATERING OPERATION MUST CONTAIN PERENNIAL VEGETATION OR

SPECIFIED ON THE CERTIFIED SOIL EROSION AND SEDIMENT CONTROL PLAN. INSTALLATION F THE OUTFLOW CONTROL STRUCTURES AND DISCHARGE STORM DRAINAGE PIPING, LOW

- 25. ALL SWALES OR CHANNELS THAT WILL RECEIVE RUNOFF FROM PAVED SURFACES MUST BE PERMANENTLY STABILIZED PRIOR TO THE INSTALLATION OF PAVEMENT. IF THE SEASON PROHIBITS THE ESTABLISHMENT OF PERMANENT STABILIZATION. THE SWALES OR CHANNELS MAY BE TEMPORARILY STABILIZED IN ACCORDANCE WITH THE STANDARDS. 26. NJSA 4: 24-39 ET SEQ. REQUIRES THAT NO CERTIFICATE OF OCCUPANCY OR TEMPORARY
- CERTIFICATE OF OCCUPANCY BE ISSUED BY THE MUNICIPALITY BEFORE THE PROVISIONS OF THE CERTIFIED SOIL EROSION AND SEDIMENT CONTROL PLAN HAVE BEEN SATISFIED. THEREFORE, ALL SITE WORK FOR SITE PLANS AND ALL WORK AROUND INDIVIDUAL LOTS IN SUBDIVISIONS MUST BE COMPLETED BEFORE THE DISTRICT ISSUES A REPORT OF COMPLIANCE OR CONDITIONAL REPORT OF COMPLIANCE, WHICH MUST BE FORWARDED TO THE MUNICIPALITY PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY OR TEMPORARY CERTIFICATE OF OCCUPANCY, RESPECTIVELY.

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NEW JERSEY CERTIFICATE of AUTHORIZATION No. 24GA27936900

CANNA REMEDIES, LLC LOT 1 BLOCK 117 AND LOT 1 BLOCK 108

SOIL EROSION & SEDIMENT CONTROL NOTES

SITUATED IN MERCER COUNTY

NEW JERSEY

AS NOTED 12/19/22 act engineers, inc 10 OF 10

F-SCS 220916-00

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EWING TOWNSHIP