

OWNER/APPLICANT:
LADIES AUXILIARY OF WATER MILL
P.O. BOX 63
WATER MILL, NY 11976

SITE DATA:
SITE ADDRESS: 41 OLD MILL ROAD
WATER MILL, NY 11976
LOT AREA: ±6,871 S.F. (±0.158 ACRES) TO SHORE LINE
ZONING DISTRICT: R-40

ZONING NOTES:
THE SUBJECT PARCEL IS LOCATED WITHIN THE RESIDENTIAL DISTRICT (R-40) AND IS SUBJECT TO THE FOLLOWING DIMENSIONAL REGULATIONS:

MINIMUM LOT SIZE: 40,000 S.F.
LOT COVERAGE MAXIMUM: 20%
LOT WIDTH MINIMUM: 150 FEET
HEIGHT MAXIMUM: 2 STORIES/32 FEET

YARD, PRINCIPAL BUILDING
FRONT YARD: 60 FEET
SIDE YARD, MINIMUM FOR 1: 20 FEET
SIDE YARD, TOTAL FOR BOTH: 60 FEET
REAR YARD: 70 FEET

YARDS, ACCESSORY BUILDINGS
MINIMUM DISTANCE FROM STREET: 70 FEET
MINIMUM DISTANCE FROM SIDE & REAR YARD LINES: 20 FEET

SANITARY NOTES:

- CONTRACTOR TO FURNISH ALL ITEMS IN ACCORDANCE WITH HYDRO-ACTION AND SCDSH STANDARDS.
- ENGINEERING TO BE NOTIFIED IN ADVANCE FOR TREATMENT TANK TO BE INSPECTED AND CERTIFIED. TREATMENT TANK TO BE FILLED WITH CLEAN WATER AND ALLOWED TO SIT FOR 24 HOURS FOR ENGINEER TO VERIFY WATER TIGHTNESS PRIOR TO BACKFILL.
- THREE (3) YEAR MAINTENANCE AND SERVICE CONTRACT TO BE PROVIDED BY MANUFACTURER.
- THE DESIGN ENGINEER SHALL OBSERVE THE OWTS PRIOR TO BACKFILL AND DURING SYSTEM STARTUP.
- AN EXECUTED OPERATION AND MAINTENANCE CONTRACT SHALL BE PROVIDED TO THE SCDSH.
- A GARBAGE GRINDER SHALL NOT BE INSTALLED UPSTREAM OF THE OWTS.
- A 2" VENT SHALL BE PROVIDED FROM THE OWTS TO THE BUILDING AND CONNECT TO THE BUILDING VENTING SYSTEM WITHIN THE STRUCTURE. WHERE IT IS NOT PRACTICAL TO VENT THE SYSTEM TO THE RESIDENCE ROOF, A VENT PIPE MAY BE PIPED TO THE EXTERIOR SIDE OF THE RESIDENCE AND TERMINATE A MINIMUM OF 18" ABOVE GRADE. THESE VENT PIPES SHALL BE LOCATED A MINIMUM OF 3' FROM ANY WINDOW OR DOORWAY AND MUST TERMINATE WITH A CARBON FILTER DEVICE. ALL VENT PIPES MUST HAVE A MINIMUM DIAMETER OF 2".
- CONTRACTOR SHALL CONFIRM INVERT ELEVATION OF SANITARY AT A POINT OF CONNECTION PRIOR TO COMMENCEMENT OF CONSTRUCTION. CONTRACTOR SHALL NOTIFY DESIGN ENGINEER OF ANY DISCREPANCIES IN THE INVERT ELEVATIONS.
- TUFF-TITE EF-4 EFFLUENT FILTER ON OUTLET PIPE SHALL BE DIRECTLY UNDER ACCESS COVER FOR MAINTENANCE.
- OWTS SHALL BE TESTED FOR WATER TIGHTNESS AFTER INSTALLATION USING A METHOD APPROVED BY THE MANUFACTURER.
- THERMOPLASTIC RISER COVERS WEIGHING LESS THAN 60 LBS. SHALL HAVE A SECONDARY COVER OR SUPPORT DEVICE INSTALLED BENEATH THEM.

SANITARY SEWER DESIGN FLOW CALCULATIONS
1. CALCULATION METHOD (POPULATION DENSITY EQUIVALENT)

THE SUBJECT PROPERTY IS 0.158 ACRES IN SIZE, LOCATED WITHIN A HYDROGEOLOGIC GROUNDWATER MANAGEMENT ZONE IV AND WILL BE SERVED BY PUBLIC WATER.

TOTAL LOT AREA: 0.158 ACRES

THE POPULATION DENSITY EQUIVALENT FOR THE SUBJECT PROPERTY MAY BE CALCULATED AS FOLLOWS:

POPULATION DENSITY EQUIVALENT = 0.158 ACRES X 600 GPD/ACRE = 94.8 GPD

SANITARY SYSTEM

STRUCTURE USE	FLOOR AREA (S.F.)	DENSITY LOAD		KITCHEN/GRAY LOAD		HYDRAULIC LOAD	
		GPD/SF	FLOW (GPD)	GPD/OCCUPANT	FLOW (GPD)	GPD/SF	FLOW (GPD)
EXISTING MILL BUILDING (MUSEUM W/O MEETING ROOMS)	2,035.0	0.03	61.1	N/A	N/A	0.03	61.1
EXISTING STORAGE BUILDING (STORAGE)	191.0	0.04	7.6	N/A	N/A	0.04	7.6
EXISTING POTTERY BUILDING (GENERAL INDUSTRIAL)	532.0	0.04	21.3	N/A	N/A	0.04	21.3
TOTAL PROPOSED			90.0		N/A		90.0

PROPOSED SIZING OF SEWAGE DISPOSAL SYSTEM:

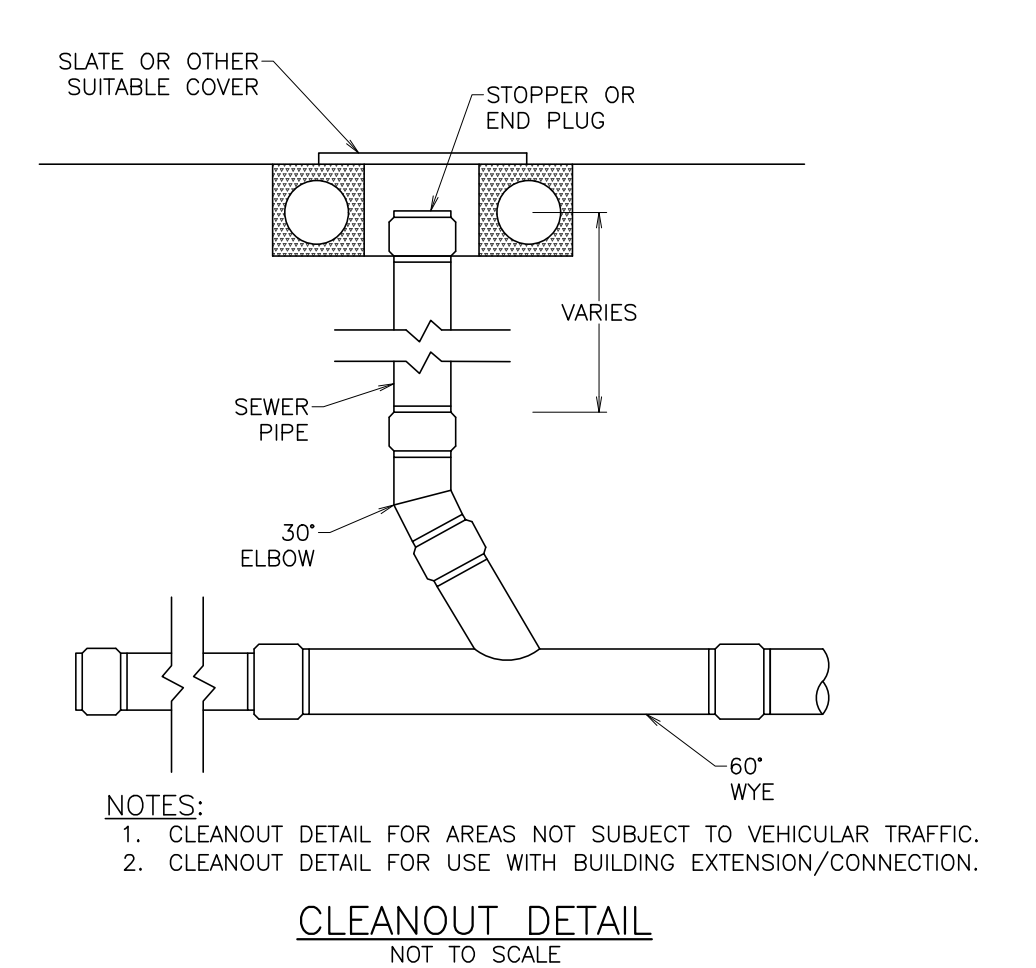
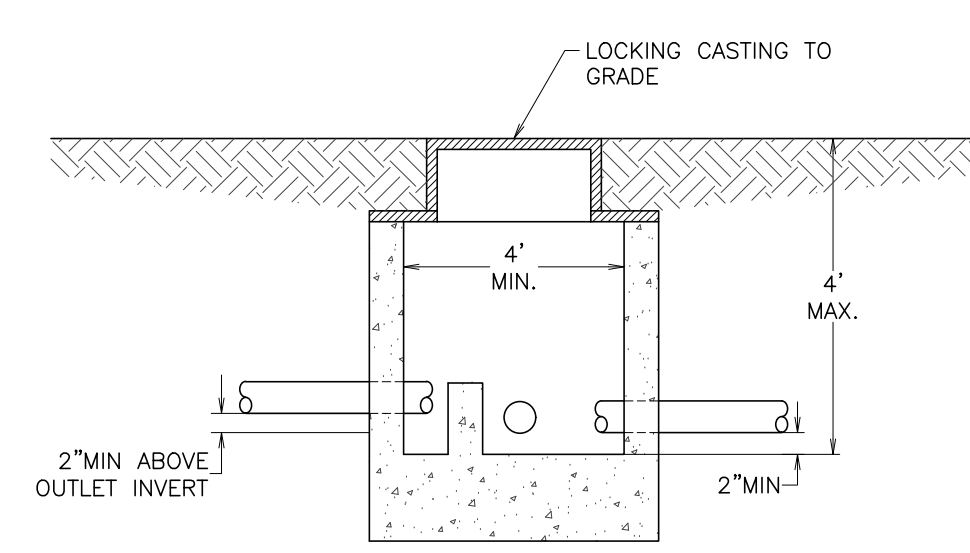
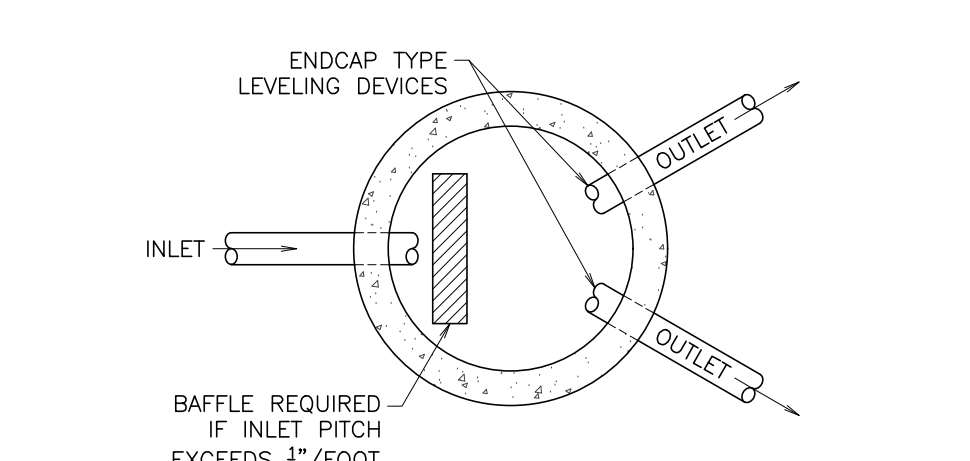
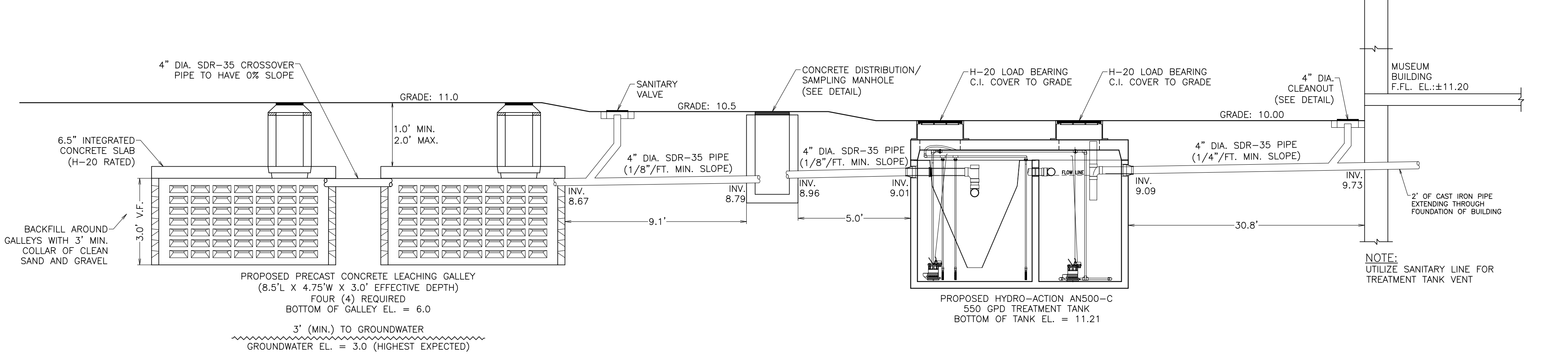
A. TREATMENT TANK
THE SEPTIC TANK IS REQUIRED TO PROVIDE A MINIMUM VOLUME CAPACITY FOR A ONE (1) DAY DESIGN FLOW COMPUTES AS FOLLOWS:
90.0 GPD X 1 DAY = 90.0 GALLONS
USE ONE (1) HYDRO-ACTION AN500-C = 500.0 GALLONS

B. LEACHING POOLS
THE MINIMUM QUANTITY AND SIZE OF THE LEACHING POOLS REQUIRED IS BASED ON THE TOTAL DESIGN FLOW AND A WEIGHTED SIDEWALL LEACHING AREA RATE OF 1.5 GALLONS/S.F. THEREFORE, 90.0 GPD / 1.5 GALLONS/S.F. = 60.0 S.F. OF SIDEWALL. USE 300 S.F. (MINIMUM) REQUIRED: 300 S.F. / 26.5 S.F./V.F. OF A LEACHING GALLEY = 11.3 V.F. PROVIDE: FOUR (4) 4.75'W X 8.5'L X 3' DEEP LEACHING GALLEYS = 12.0 V.F.

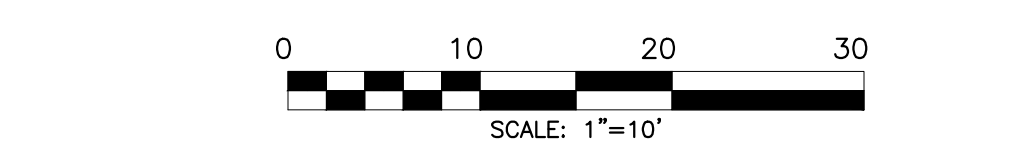
C. PROPOSED SANITARY SYSTEM
TREATMENT TANK: ONE (1) HYDRO-ACTION AN500-C = 500.0 GALLONS
LEACHING GALLEYS: FOUR (4) 4.75'W X 8.5'L X 3' DEEP LEACHING GALLEYS = 12.0 V.F.

NOTES:

- THE EXISTING SITE FEATURES, CONDITIONS AND FLOOD ZONE BOUNDARIES AS SHOWN ARE BASED UPON THE MAP OF PROPERTY PREPARED BY SQUIRES, HOLDEN, WEISENBACHER, & SMITH LAST DATED JUNE 6, 2006.
- ELEVATIONS AND CONTOURS SHOWN HEREON ARE REFERENCED TO NATIONAL GEODETIC VERTICAL DATUM OF 1929 (NGVD 29).
- LOCATION OF EXISTING UNDERGROUND UTILITIES TO BE VERIFIED BY OTHERS.
- THERE ARE NO NEIGHBORING WELLS WITHIN 150 FEET OF THE PROPOSED SANITARY SYSTEM.
- THERE ARE NO GEOTHERMAL WELLS PROPOSED FOR THIS PROJECT.
- THERE ARE SURFACE WATERS/WETLANDS LOCATED WITHIN 300 FEET OF PROPERTY.



NOTES:
1. CLEANOUT DETAIL FOR AREAS NOT SUBJECT TO VEHICULAR TRAFFIC.
2. CLEANOUT DETAIL FOR USE WITH BUILDING EXTENSION/CONNECTION.



DATE	BY	DESCRIPTION	APPRVD
REVISIONS			
LADIES AUXILIARY OF WATER MILL			
P.O. BOX 63 WATER MILL, NY 11976			
COMMERCIAL SANITARY IMPROVEMENT PROJECT			
41 OLD MILL ROAD, WATER MILL, NY 11976 TAX MAP NO.: 0900-114.00-02.00-008.000			
SITE PLAN			
THE RAYNOR GROUP, P.E. & L.S., PLLC SURVEYORS CIVIL ENGINEERS SITE PLANNERS DEERFIELD GREEN WATER MILL, NY 11976 (631)26-7600			
DESIGNED BY: VAG	SCALE: 1"=10'	DWG. NO.	
DRAWN BY: KWK	DATE: 02/20/2024	C-1	
APPROVED BY: VAG	FILE NO.: 3749		