

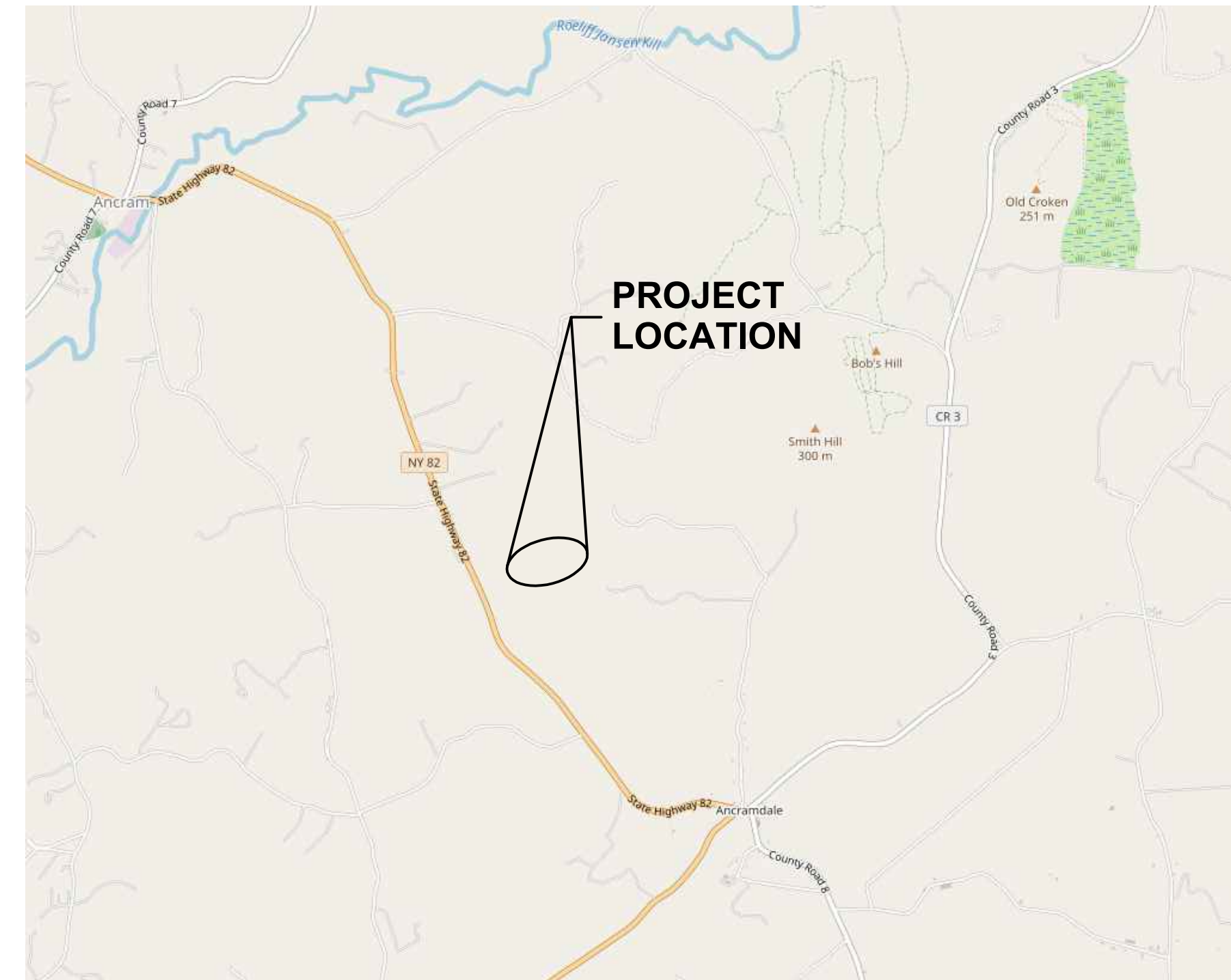


ANCRAM SOLAR
3333 ROUTE 82
ANCRAMDAL, NY 12503

SITE PLAN APPROVAL
SPECIAL USE PERMIT
SEPTEMBER 2025



1 PROJECT LOCATION MAP
N.T.S.



2 PROJECT LOCATION MAP
N.T.S.



Centerpointe Corporate Park
375 Essjay Road, Suite 200
Williamsville, NY 14221
www.wendelcompanies.com
p:716.688.0766 f:716.625.6825

Wendel Project No. 607153

DRAWING INDEX	
DRAWING NUMBER	DRAWING TITLE
G001	COVERSHEET
C101	EXISTING CONDITIONS PLAN
C102-C103	SITE PREPARATION AND EROSION AND SEDIMENT CONTROL PLAN
C104	SOIL CONDITIONS MAP
C200	OVERALL SITE LAYOUT PLAN
C201-C202	SITE LAYOUT PLAN
C203	INTERCONNECTION AND DRIVEWAY PLAN
C301-C302	GRADING AND DRAINAGE PLAN AND ACCESS ROAD PROFILE
C401	SITE LANDSCAPE PLAN
C402	LANDSCAPE ENLARGEMENT PLAN
C403	LANDSCAPE SITE DETAILS
C501-C503	SITE DETAILS

RIC ENERGY
Ancram PV, LLC
c/o RIC Development, LLC
17 State Street, Suite 2320
New York, NY 10004

ANCRAM SOLAR
3333 State Route 82
Ancramdale, NY 12503

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wendel
Centerpointe Corporate Park
375 Essjay Road, Suite 200
Williamsville, NY 14221
www.wendelcompanies.com
p:716.688.0766 f:716.625.6825
Wendel WD Architecture, Engineering, Surveying and
Landscape Architecture, P.C.

FOR PERMITTING
PURPOSES
09/08/25
NOT FOR CONSTRUCTION



NOTE:
THIS DOCUMENT, AND THE IDEAS AND DESIGNS INCORPORATED HEREIN, AS AN INSTRUMENT OF PROFESSIONAL SERVICE, IS THE PROPERTY OF THE ARCHITECT AND ENGINEER AND IS NOT TO BE USED IN WHOLE OR IN PART, FOR ANY OTHER PROJECT WITHOUT THE WRITTEN AUTHORIZATION OF THE ARCHITECT AND ENGINEER. UNAUTHORIZED ALTERATION OR ADDITION TO ANY SURVEY, DRAWING, DESIGN, SPECIFICATION, PLAN OR REPORT IS PROHIBITED IN ACCORDANCE WITH STATE LAW, CODE AND RULES.

NO.	REVISIONS	DATE
D	REVISED PER TOWN COMMENTS	09/08/2025
C	REVISED PER PLANNER & ENGINEER COMMENTS	05/19/2025
B	REVISED PER TOWN ZEO COMMENTS	1/23/2025
A	SITE PLAN APPROVAL/SUP SUBMISSION	11/20/2024

DWG. TITLE

COVERSHEET

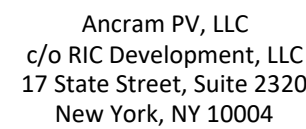
GENERIC SCALE BAR
SCALE BAR SHOWN IS TWO INCHES ON THE ORIGINAL DRAWING.
IF NOT TWO INCHES ON THIS SHEET, ADJUST ACCORDINGLY

DATE 09/08/2025
SCALE AS NOTED
DWN. NRF CHK. SAR
PROJ. No. 607153
DWG. No.

G001

3. THERE IS DIRECT ACCESS TO THE SUBJECT PROPERTY VIA NEW YORK STATE ROUTE 82, WHICH IS A PUBLIC RIGHT OF WAY.
2. THE ADDRESS OF THE SITE IS AS FOLLOWED: 3333 NEW YORK STATE ROUTE 82, ANCRAMDALDE, NEW YORK 12503.
3. THE LOCATION OF UTILITIES SHOWN ARE FROM OBSERVED EVIDENCE OR ABOVE GROUND APPURTENANCES ONLY. THE SURVEYOR WAS NOT PROVIDED WITH UNDERGROUND UTILITY PLANS OR SURFACE GROUND MARKINGS TO DETERMINE THE LOCATION OF ANY SUBTERRANEAN USES.
4. THERE WAS NO EVIDENCE OF RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.
5. AT THE TIME OF THIS SURVEY, THERE WAS NO INFORMATION MADE AVAILABLE TO THE SURVEYOR REGARDING PROPOSED CHANGES IN STREET RIGHT-OF-WAY LINES. THERE WAS NO EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.
6. ALL FIELD MEASUREMENTS MATCHED RECORD DIMENSIONS WITHIN THE PRECISION REQUIREMENTS OF ALTA/NSPS SPECIFICATIONS UNLESS OTHERWISE SHOWN.
7. BUILDING SQUARE FOOTAGE AS SHOWN ON THE SURVEY IS CALCULATED BY THE EXTERIOR FOOTPRINT OF ALL BUILDINGS AT GROUND LEVEL AND SHOULD BE USED FOR GENERAL PURPOSES ONLY. THIS CALCULATION DOES NOT DETERMINE GROSS FLOOR AREA AND SHOULD NOT BE USED FOR ANY PURPOSE IN WHICH A GROSS FLOOR AREA DETERMINATION IS REQUIRED.
8. THE TITLE LINES AND LINES OF ACTUAL POSSESSION ARE THE SAME.
9. THE PARCELS CONTAINED IN THE RECORD DESCRIPTION ARE CONTIGUOUS WITHOUT ANY GAPS, GORES, OR OVERLAYS.
10. AT THE TIME OF FIELD WORK, THERE WAS NO OBSERVABLE EVIDENCE OF SUBSTANTIAL AREAS OF REFUSE.
11. AT THE TIME OF SURVEY, THERE WAS NO EVIDENCE OF THE PROPERTY BEING USED AS A CEMETERY, BURIAL GROUND, OR GRAVE SITE.
12. AT THE TIME OF FIELDWORK, OWNERSHIP OF FENCING SHOWN HEREON IS UNKNOWN TO THE SURVEYOR.
13. ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (F.E.M.A.) FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NUMBER 36122A, DATED 06-05-1985, FOR THE TOWN OF ANCRAM, COLUMBIA COUNTY, NEW YORK, THIS PROPERTY DOES NOT LIE WITHIN A "500 YEAR FLOOD HAZARD ZONE".
14. FIELD DATUM: NAVD 1988; HORIZONTAL DATUM: NEW YORK STATE PLANE EAST ZONE 1983.
15. VERTICAL TOPOGRAPHIC AND BOUNDARY SURVEY PERFORMED BY PAUL JAMES OLSZEWSKI, P.L.S. IN SEPTEMBER 2024.

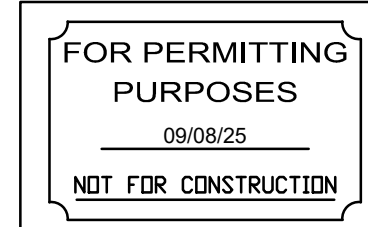
CONCRETE MONUMENT FOUND	
IRON PIPE FOUND	
IRON ROD FOUND	
IRON ROD SET	
UTILITY POLE	
VEGETATION LINE	
PROPERTY LINE	
SUB-PARCELS	
STONEWALL	



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NO.	REVISIONS	DATE

DWG. TITLE

0 1" 2"

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NOT TWO INCHES ON THIS SHEET, ADJUST ACCORDINGLY

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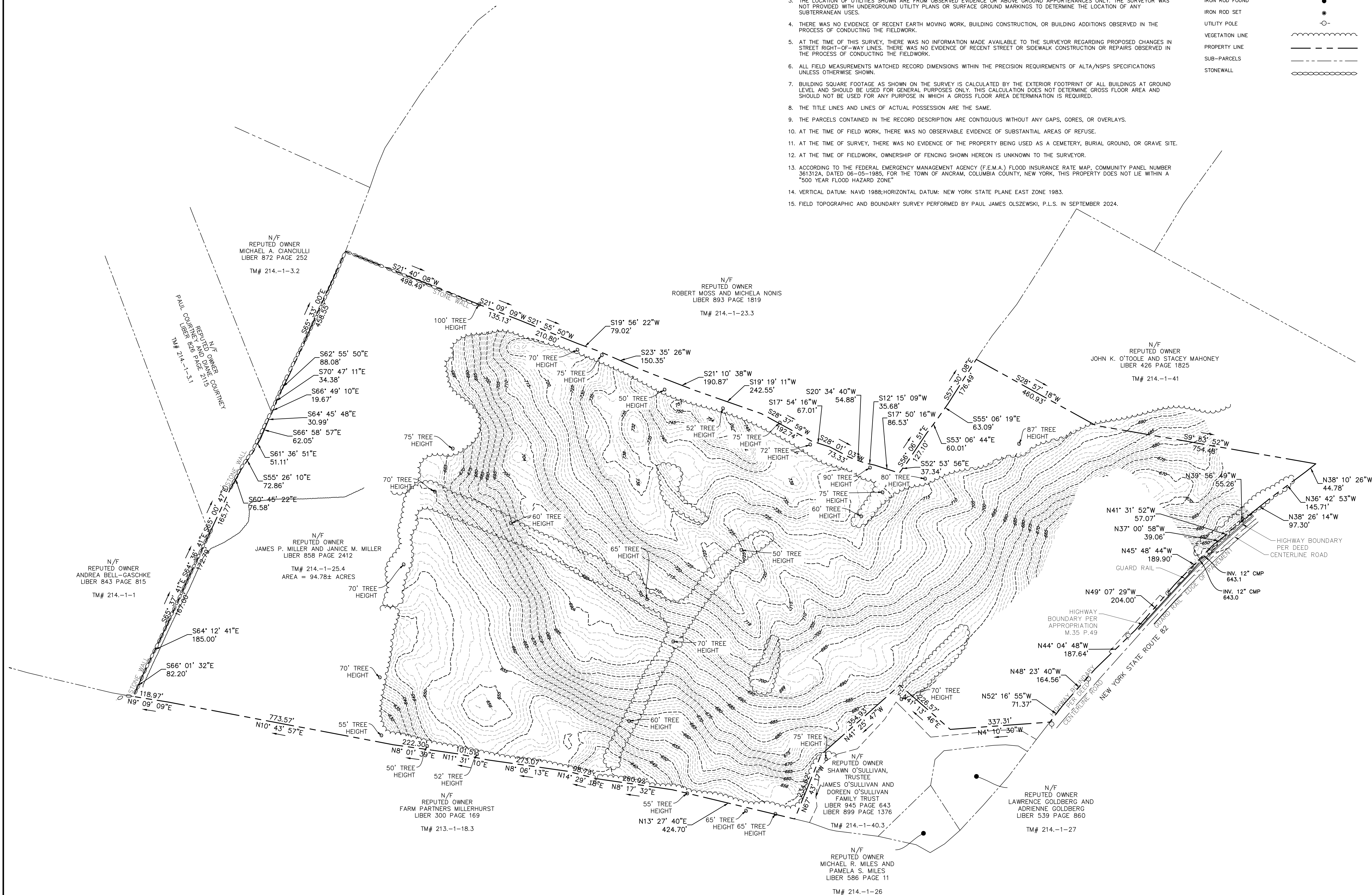
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DVN. KCS CHK SAR

PROJ. No. 607153

DV/G. No

C101



1 EXISTING CONDITIONS PLAN

GENERAL EROSION & SEDIMENT CONTROL NOTES:

- THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES (BMP'S) THROUGHOUT ALL PHASES OF CONSTRUCTION AS REQUIRED BY THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP). ADDITIONAL BMP'S NOT SHOWN ON THIS PLAN SHALL BE IMPLEMENTED AS REQUIRED BY SITE CONDITIONS AND AS DIRECTED BY THE QUALIFIED INSPECTOR AS A RESULT OF WEEKLY OR BIWEEKLY CONSTRUCTION DURATION INSPECTIONS.
- BMP'S AND OTHER REQUIRED CONTROLS SHALL CONFORM TO FEDERAL, STATE OR LOCAL REQUIREMENTS OR MANUAL OF PRACTICE, AS APPLICABLE. CONTRACTOR SHALL IMPLEMENT ADDITIONAL CONTROLS AS DIRECTED BY PERMITTING AGENCY OR OWNER.
- ALL WASH WATER (CONCRETE TRUCKS, VEHICLE CLEANING, EQUIPMENT CLEANING, ETC.) SHALL BE DETAINED AND PROPERLY TREATED OR DISPOSED.
- SUFFICIENT OIL AND GREASE ABSORBING MATERIALS SHALL BE MAINTAINED ON SITE OR READILY AVAILABLE TO CONTAIN AND CLEAN-UP FUEL OR CHEMICAL SPILLS AND LEAKS.
- DUST ON THE SITE SHALL BE CONTROLLED. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS FOR DUST SUPPRESSION OPERATIONS IS PROHIBITED.
- RUBBISH, TRASH, GARBAGE, LITTER OR OTHER SUCH MATERIALS SHALL BE DEPOSITED INTO SEALED CONTAINERS. MATERIALS SHALL BE PREVENTED FROM LEAVING THE PREMISES THROUGH THE ACTION OF WIND OR STORM WATER DISCHARGE INTO DRAINAGE DITCHES UNDERGROUND CONVEYANCE SYSTEMS OR WATERS OF THE STATE.
- ALL STORM WATER POLLUTION PREVENTION MEASURES PRESENTED ON THESE PLANS SHALL BE INITIATED AS SOON AS PRACTICABLE.
- ALL DENUDED AREAS THAT WILL BE INACTIVE FOR 14-DAYS OR MORE MUST BE TEMPORARILY STABILIZED WITH THE USE OF FAST-GERMINATING ANNUAL GRASS-GRAIN VARIETIES, STRAW-HAY MULCH, WOOD CELLULOSE FIBERS, TACKIFIERS, NETTING OR BLANKETS.
- DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY HAS PERMANENTLY STOPPED SHALL BE PERMANENTLY STABILIZED AS SHOWN ON THE PLANS. THESE AREAS SHALL BE SEEDED, SODDED AND/OR VEGETATED NO LATER THAN 14 DAYS AFTER THE LAST CONSTRUCTION ACTIVITY OCCURRING IN THESE AREAS. REFER TO THE GRADING PLAN.
- IF THE ACTION OF VEHICLES TRAVELING OVER THE GRAVEL CONSTRUCTION ENTRANCES IS NOT SUFFICIENT TO REMOVE THE MAJORITY OF DIRT OR MUD, THEN THE TIRES MUST BE WASHED BEFORE THE VEHICLES ENTER A PUBLIC ROAD. IF WASHING IS USED, PROVISIONS MUST BE MADE TO INTERCEPT THE WASH WATER AND TRAP THE SEDIMENT BEFORE IT IS CARRIED OFF THE SITE. ONLY USE INGRESS/EGRESS LOCATIONS AS PROVIDED.
- ALL MATERIALS SPILLED, DROPPED, WASHED OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED IMMEDIATELY.
- CONTRACTORS OR SUBCONTRACTORS WILL BE RESPONSIBLE FOR REMOVING ACCUMULATED SEDIMENT IN ROADSIDE DRAINAGE SYSTEMS AS WELL AS ANY SEDIMENT THAT MAY HAVE COLLECTED IN THE ON-SITE STORM SEWER DRAINAGE SYSTEM IN CONJUNCTION WITH THE STABILIZATION OF THE SITE.
- ON-SITE SOIL STOCKPILES AND BORROW AREAS SHALL BE PROTECTED FROM EROSION AND SEDIMENTATION THROUGH IMPLEMENTATION OF BEST MANAGEMENT PRACTICES.
- SLOPES SHALL BE LEFT IN A ROUGHENED CONDITION DURING THE GRADING PHASE TO REDUCE RUNOFF VELOCITIES AND EROSION.
- THE GENERAL CONTRACTOR IS TO DESIGNATE/IDENTIFY AREAS ON THE PLANS (IF DIFFERENT FROM THOSE CURRENTLY SHOWN) INSIDE OF THE LIMITS OF DISTURBANCE FOR WASTE DISPOSAL AND DELIVERY AND MATERIAL STORAGE.
- AREAS TO BE FILLED SHALL BE CLEARED AND STRIPPED OF TOPSOIL PRIOR TO PLACEMENT OF FILL.
- ALL FILLS SHALL BE COMPACTED AS REQUIRED TO REDUCE EROSION, SLIPPAGE, SETTLEMENT, SUBSIDENCE OR OTHER RELATED PROBLEMS.
- ALL WATER PUMPED FROM EXCAVATIONS (DEWATERING) MUST PASS THROUGH A SEDIMENT TRAPPING DEVICE BEFORE BEING DISCHARGED FROM THE SITE. THESE DEVICES INCLUDE, BUT ARE NOT LIMITED TO, SEDIMENT BAGS, PORTABLE SEDIMENT TANKS AND SEDIMENT TRAPS.

SEQUENCE OF CONSTRUCTION:

- CONDUCT A PRE-CONSTRUCTION MEETING. INSTALL STABILIZED CONSTRUCTION ENTRANCES/EXIT(S) AND IDENTIFY LOCATION OF PROJECT SWPPP.
- INSTALL PERIMETER CONTROLS (SILT FENCE / SILT SOCK) ON THE SITE. CLEAR ONLY TO THOSE AREAS NECESSARY TO INSTALL PERIMETER CONTROLS.
- STABILIZE ANY EXISTING DISTURBED AREAS WITHIN THE PROPERTY THAT ARE OUTSIDE THE LIMITS OF CONSTRUCTION DISTURBANCE.
- ENGAGE A QUALIFIED PROFESSIONAL TO PERFORM AN INITIAL SITE INSPECTION AND ASSESSMENT. IMPLEMENT ANY ADDITIONAL CONTROLS RECOMMENDED IN SAID INSPECTION.
- ENGAGE A QUALIFIED INSPECTOR TO CONDUCT CONSTRUCTION DURATION INSPECTIONS ACCORDING TO THE SWPPP.
- CLEAR AND GRUB SITE WITHIN LIMITS OF CONSTRUCTION.
- STRIP AND STOCKPILE TOPSOIL.
- INSTALL TEMPORARY CONSTRUCTION ACCESS ROAD(S).
- BEGIN ROUGH GRADING AND MASS EXCAVATION ACTIVITIES.
- BEGIN INSTALLATION OF SOLAR ARRAYS.
- INSTALL STORM SEWERS, STORMWATER MANAGEMENT PRACTICES, AND OTHER REQUIRED UTILITIES.
- INSTALL AND MAINTAIN ALL PRACTICES IN CONFORMANCE WITH THE PLANS, DETAILS, AND PROJECT SWPPP.
- TEMPORARILY SEED, THROUGHOUT CONSTRUCTION, DENUDED AREAS THAT WILL BE INACTIVE FOR 14 DAYS OR MORE.
- INSTALL SOLAR PANELS.
- REMOVE TEMPORARY ACCESS ROADS AND APPLY SOIL RESTORATION PRACTICES PER SECTION 5.1.6 OF THE SWDM.
- INSTALL PERVIOUS GRAVEL ROADWAY.
- PERMANENTLY STABILIZE AREAS AS THEY ARE BROUGHT TO FINAL GRADE.
- COMPLETE FINAL GRADING AND INSTALL LANDSCAPE PLANTINGS.
- RESTORE SOIL IN ACCORDANCE WITH SECTION 5.1.6 OF THE STORMWATER MANAGEMENT DESIGN MANUAL. FULL SOIL RESTORATION IS REQUIRED IN AREAS OF CUT OR FILL AND IN AREAS THAT HAVE BEEN IMPACTED BY CONSTRUCTION EQUIPMENT.
- OBTAIN CONCURRENCE WITH THE CONSTRUCTION MANAGER (CM) THAT THE SITE HAS BEEN FULLY STABILIZED THEN:
 - REMOVE ALL REMAINING TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES.
 - STABILIZE ANY AREAS DISTURBED BY THE REMOVAL OF BMP'S
 - ASK THE CM TO CONTACT THE QUALIFIED INSPECTOR TO COMPLETE FINAL SITE INSPECTION AND REPORT ACCORDING TO THE SWPPP. VERIFY THAT CONSTRUCTION IS COMPLETE AND THAT THE SITE HAS ACHIEVED FINAL STABILIZATION. COMPLETE THE NOTICE OF TERMINATION (NOT) AND SUBMIT TO NYSDEC DIVISION OF WATER TO CLOSE THE PERMIT.

NOTES TO THE CONTRACTOR:

- ALL SOIL EROSION & SEDIMENT CONTROL MEASURES ARE TO BE INSTALLED IN CONFORMANCE WITH THE PROJECT DETAILS & SPECIFICATIONS CONTAINED WITHIN THE LATEST REVISION OF THE PROJECT STORMWATER POLLUTION PREVENTION PLAN (SWPPP). CONTRACTOR TO UTILIZE THE FOLLOWING EROSION CONTROL MEASURES AS NECESSARY AND AS DIRECTED BY A QUALIFIED INSPECTOR (OR QUALIFIED PROFESSIONAL) TO MINIMIZE SOIL EROSION AND SEDIMENT REMOVAL: SILT FENCE OR SILT SOCKS, CONSTRUCTION ENTRANCE, CHECK DAMS, SEDIMENT TRAPS, AND DUST CONTROL (WATERING).
- IMMEDIATELY DENOTE THE LOCATIONS OF THE FOLLOWING ITEMS ON THE SITE PLANS AFTER THEY ARE IMPLEMENTED AND INSTALLED AND NOTE ANY CHANGES IN LOCATION AS THEY OCCUR THROUGHOUT THE CONSTRUCTION PROCESS: TRAILERS, LAY DOWN AREAS, PORTA-POTTIES, WHEEL WASHES, CONCRETE WASHOUTS, MASON'S AREA, FUEL AND MATERIAL STORAGE CONTAINERS, SOLID WASTE CONTAINERS, ETC.
- THE CONTRACTOR MAY ADJUST OR RELOCATE EROSION AND SEDIMENT CONTROL MEASURES AS NECESSARY THROUGHOUT CONSTRUCTION. CHANGES TO THESE MEASURES MUST BE IMMEDIATELY DENOTED IN THE PROJECT SWPPP AND ON THE SITE PLANS. CHANGES MADE TO THESE MEASURES MUST PROVIDE EQUAL OR GREATER MITIGATION TO THE AREA WHICH SAID MEASURES ARE INTENDED TO PROTECT ON THE SITE PLANS. THE CONTRACTOR MUST TAKE WHATEVER MEANS NECESSARY TO PREVENT SEDIMENT FROM LEAVING THE PROJECT SITE.
- CONTRACTOR IS RESPONSIBLE FOR LOCATING A NEARBY LAYDOWN AND PARKING AREA ON-SITE. THE LAYDOWN AREA MUST AVOID WETLANDS, WETLAND BUFFERS, AND OTHER NATURAL RESOURCES. BEFORE DEMOBILIZATION, CONTRACTOR SHALL RESTORE THE LAYDOWN AREA TO EXISTING CONDITIONS.

INSPECTION FREQUENCY:

- AS REQUIRED BY THE GENERAL PERMIT, FOR CONSTRUCTION SITES WHERE SOIL DISTURBANCE ACTIVITIES ARE ON-GOING, THE QUALIFIED INSPECTOR SHALL CONDUCT A SITE INSPECTION AT LEAST ONCE EVERY SEVEN (7) CALENDAR DAYS.
- FOR CONSTRUCTION SITES WHERE SOIL DISTURBANCE ACTIVITIES ARE ON-GOING AND THE OWNER OR OPERATOR HAS RECEIVED AUTHORIZATION IN ACCORDANCE WITH PART II.D.3 TO DISTURB GREATER THAN FIVE (5) ACRES OF SOIL AT ANY ONE TIME, THE QUALIFIED INSPECTOR SHALL CONDUCT AT LEAST TWO (2) SITE INSPECTIONS EVERY SEVEN (7) CALENDAR DAYS. THE TWO (2) INSPECTIONS SHALL BE SEPARATED BY A MINIMUM OF TWO (2) FULL CALENDAR DAYS.

BEST MANAGEMENT PRACTICE MAINTENANCE:

- ALL BEST MANAGEMENT PRACTICES (INCLUDING EROSION AND SEDIMENT CONTROLS) SHOWN ON THIS PLAN, AND AS DESCRIBED IN THE STORM WATER POLLUTION PREVENTION PLAN, SHALL BE MAINTAINED IN FULLY FUNCTIONAL CONDITION UNTIL NO LONGER REQUIRED FOR A COMPLETED PHASE OF WORK OR UNTIL FINAL STABILIZATION OF THE SITE. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE CHECKED BY A QUALIFIED INSPECTOR IN ACCORDANCE WITH THE CONTRACT DOCUMENTS OR THE APPLICABLE PERMIT, WHICHEVER IS MORE STRINGENT, AND REPAIRED IN ACCORDANCE WITH THE FOLLOWING:
- ALL SEEDED AREAS SHALL BE CHECKED REGULARLY SO THAT A GOOD STAND IS MAINTAINED. AREAS SHOULD BE FERTILIZED, WATERED, AND RESEEDED AS NEEDED.
 - SILT FENCE / SILT SOCK SHALL BE REPAIRED TO ITS ORIGINAL CONDITIONS IF DAMAGED. SEDIMENT SHALL BE REMOVED WHEN IT REACHES ONE-HALF THE HEIGHT OF THE SILT FENCE OR SOCK (OR LESS IF IT INTERFERES WITH THE FUNCTIONALITY OF THE PRACTICE).
 - THE CONSTRUCTION ENTRANCES/EXITS SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF MUD ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE CONSTRUCTION EXITS AS CONDITIONS DEMAND.
 - PRIOR TO LEAVING THE SITE, ALL VEHICLES SHALL BE CLEANED OF DEBRIS. ANY DEBRIS AND/OR SEDIMENT REACHING PUBLIC STREETS SHALL BE CLEANED IMMEDIATELY BY A METHOD OTHER THAN FLUSHING.

TEMPORARY VEGETATION SEED MIX:

IF SEASON IS SPRING, SUMMER, OR EARLY FALL; SEED WITH RYEGRASS (ANNUAL OR PERENNIAL) AT 30 LBS. PER ACRE (APPROX. 1 LB. PER 1,000 SQUARE FEET).

IF SEASON IS LATE FALL OR EARLY WINTER; SEED WITH CERTIFIED 'AROSTOOK' WINTER RYE (CEREAL RYE) AT 100 LBS. PER ACRE (APPROX. 2.5 LBS. PER 1,000 SQUARE FEET).

PHASING:

- A TYPICAL PHASING PLAN HAS BEEN PREPARED WHICH IDENTIFIES THE APPROXIMATE DISTURBED AREA PER PHASE. IF ANY CHANGES ARE MADE TO THIS PHASING PLAN, IT MUST BE NOTED IN THE SWPPP AND UPDATED ON THE SITE PHASING PLAN. REFER TO FIGURE IN APPENDIX A OF THE PROJECT SWPPP.

SITE PREP NOTES:

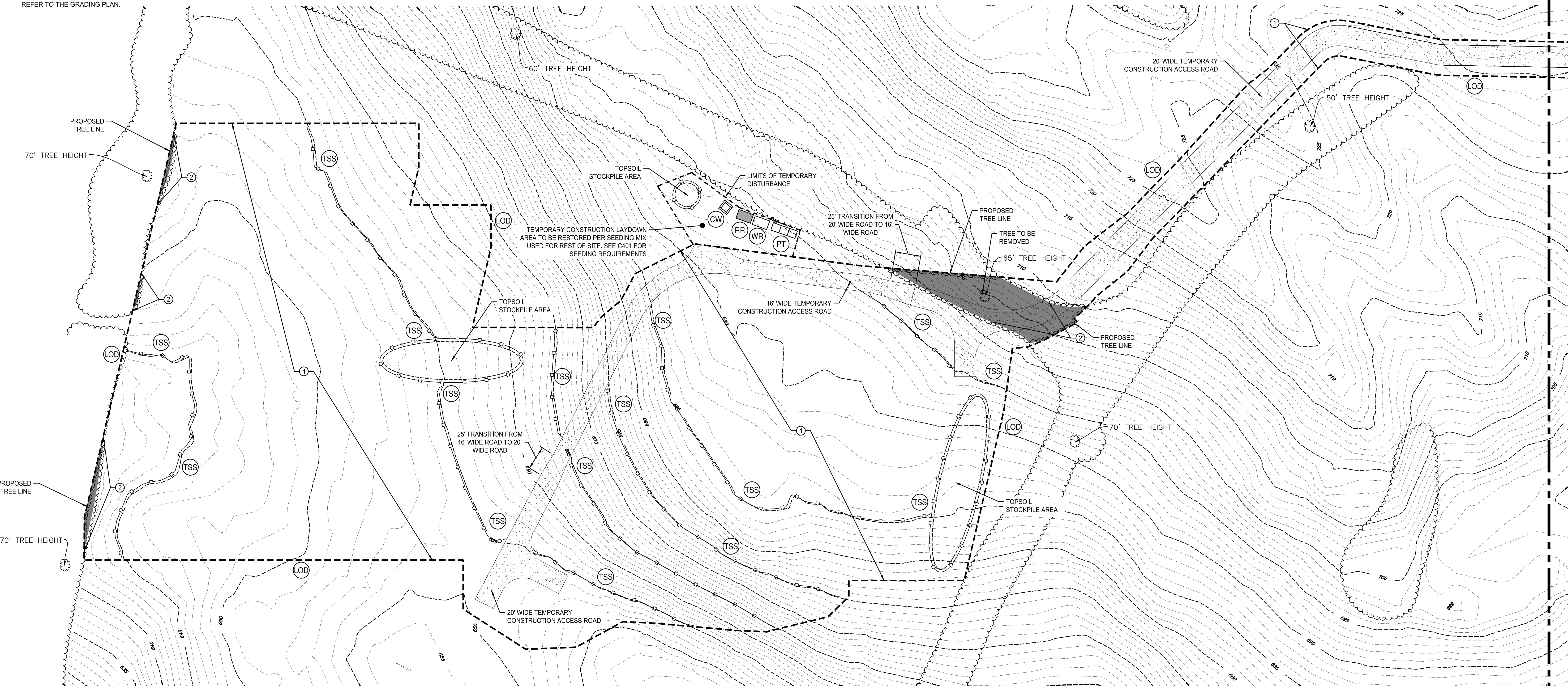
- SITE CLEARING AND GRUBBING TO EXTENTS OF LIMITS OF DISTURBANCE.
- REMOVE TREES, CLEAR AND GRUB UNDERSTORY VEGETATION.

LEGEND

PROPERTY LINE	---
SUB-PARCELS	- - - - -
EDGE OF VEGETATION/WOODS	~~~~~
STONEWALL	o-o-o-o-o-o-o-o

SYMBOL LEGEND

---	LOD	= LIMITS OF DISTURBANCE = 9.45 ACRES
- - - - -		= LIMITS OF TEMPORARY DISTURBANCE = 0.13 ACRES
o-o-o-o-o-o-o-o	TSS	= TEMPORARY 12" COMPOST FILTER SOCK; RE: 5, C501.
~~~~~	CE	= TEMPORARY STABILIZED CONSTRUCTION ENTRANCE; RE: 1, C501.
---	CW	= TEMPORARY CONCRETE WASHOUT; RE: 6, C501.
- - - - -	WR	= TEMPORARY WASTE RECEPTACLE
o-o-o-o-o-o-o-o	RR	= TEMPORARY RECYCLABLE MATERIALS RECEPTACLE
---	PT	= TEMPORARY PORTABLE TOILETS
~~~~~		= TEMPORARY CONSTRUCTION ACCESS ROAD; RE: 4, 501.
---		= TREE CLEARING LIMITS (APPROX. 0.22 ACRES)



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5. DUST ON THE SITE SHALL BE CONTROLLED. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS FOR DUST SUPPRESSION OPERATIONS IS PROHIBITED.
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9. DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY HAS PERMANENTLY STOPPED SHALL BE PERMANENTLY STABILIZED AS SHOWN ON THE PLANS. THESE AREAS SHALL BE SEEDED, SOODED AND/OR VEGETATED NO LATER THAN 14 DAYS AFTER THE LAST CONSTRUCTION ACTIVITY OCCURRING IN THESE AREAS. REFER TO THE GRADING PLAN.
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13. ON-SITE SOIL STOCKPILES AND BORROW AREAS SHALL BE PROTECTED FROM EROSION AND SEDIMENTATION THROUGH IMPLEMENTATION OF BEST MANAGEMENT PRACTICES.
14. SLOPES SHALL BE LEFT IN A ROUGHENED CONDITION DURING THE GRADING PHASE TO REDUCE RUNOFF VELOCITIES AND EROSION.
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16. AREAS TO BE FILLED SHALL BE CLEARED AND STRIPPED OF TOPSOIL PRIOR TO PLACEMENT OF FILL.
17. ALL FILLS SHALL BE COMPACTED AS REQUIRED TO REDUCE EROSION, SLIPPAGE, SETTLEMENT, SUBSIDENCE OR OTHER RELATED PROBLEMS.
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1. CONDUCT A PRE-CONSTRUCTION MEETING, INSTALL STABILIZED CONSTRUCTION ENTRANCES/EXIT(S) AND IDENTIFY LOCATION OF PROJECT SWPPP.
2. INSTALL PERIMETER CONTROLS (SILT FENCE / SILT SOCK) ON THE SITE. CLEAR ONLY TO THOSE AREAS NECESSARY TO INSTALL PERIMETER CONTROLS.
3. STABILIZE ANY EXISTING DISTURBED AREAS WITHIN THE PROPERTY THAT ARE OUTSIDE THE LIMITS OF CONSTRUCTION DISTURBANCE.
4. ENGAGE A QUALIFIED INSPECTOR TO PERFORM AN INITIAL SITE INSPECTION AND ASSESSMENT. IMPLEMENT ANY ADDITIONAL CONTROLS RECOMMENDED IN SAID INSPECTION.
5. ENGAGE A QUALIFIED INSPECTOR TO CONDUCT CONSTRUCTION DURATION INSPECTIONS ACCORDING TO THE SWPPP.
6. CLEAR AND GRUB SITE WITHIN LIMITS OF CONSTRUCTION.
7. STRIP AND STOCKPILE TOPSOIL.
8. INSTALL TEMPORARY CONSTRUCTION ACCESS ROAD(S).
9. BEGIN ROUGH GRADING AND MASS EXCAVATION ACTIVITIES.
10. BEGIN INSTALLATION OF SOLAR ARRAYS.
11. MAINTAIN ALL STORM SEWER FLOWWATER MANAGEMENT PRACTICES, AND OTHER REQUIRED UTILITIES.
12. INSTALL AND MAINTAIN ALL PRACTICES IN CONFORMANCE WITH THE PLANS, DETAILS, AND PROJECT SWPPP.
13. TEMPORARILY SUSPEND THROUGHOUT OF CONSTRUCTION, DENUED AREAS THAT WILL BE INACTIVE FOR 14 DAYS OR MORE.
14. INSTALL SOLAR PLANTS.
15. REMOVE TEMPORARY ACCESS ROADS AND APPLY SOIL RESTORATION PRACTICES PER SECTION 5.1.6 OF THE SWDM.
16. INSTALL PERVIOUS SURFACE COVERINGS.
17. PERMANENTLY STABILIZE AREAS AS THEY ARE BROUGHT TO FINAL GRADE.
18. COMPLETE FINAL GRADING AND INSTALL LANDSCAPE PLANTINGS.
19. RESTORE SOIL IN ACCORDANCE WITH SECTION 5.1.6 OF THE STORMWATER MANAGEMENT DESIGN MANUAL. FILL SOIL RESTORATION IS REQUIRED IN AREAS OF EROSION OR AREAS THAT HAVE BEEN IMPACTED BY CONSTRUCTION EQUIPMENT.
20. OBTAIN CONCURRENCE WITH THE CONSTRUCTION MANAGER (CM) THAT THE SITE HAS BEEN FULLY STABILIZED THEN:
 - a. REMOVE ALL REMAINING TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES.
 - b. STABILIZE ANY AREAS DISTURBED BY THE REMOVAL OF BMP'S.
 - c. ASK THE CM TO CONTACT THE QUALIFIED INSPECTOR TO COMPLETE FINAL SITE INSPECTION AND REPORT ACCORDING TO THE SWPPP.VERIFY THAT CONSTRUCTION IS COMPLETE AND THAT THE SITE HAS RECEIVED FINAL INSPECTION. COMPLETE THE NOTICE OF TERMINATION (NOTT) AND SUBMIT TO NYSDEC DIVISION OF WATER TO CLOSE THE PERMIT.

1. ALL SOIL, EROSION & SEDIMENT CONTROL MEASURES ARE TO BE INSTALLED IN CONFORMANCE WITH THE PROJECT DETAILS & SPECIFICATIONS CONTAINED WITHIN THE LATEST REVISION OF THE PROJECT STORMWATER POLLUTION PREVENTION PLAN (SWPPP). CONTRACTOR TO UTILIZE THE FOLLOWING EROSION CONTROL MEASURES AS NECESSARY AND AS DIRECTED BY A QUALIFIED INSPECTOR AND/OR QUALIFIED PROFESSIONAL TO MINIMIZE SOIL EROSION AND SEDIMENT REMOVAL: SILT FENCE OR SILT SOCKS, CONSTRUCTION ENTRANCE, CHECK DAMS, SEDIMENT TRAPS, AND DUST CONTROL (WATERING).
2. IMMEDIATELY DENOTE THE IMPLEMENTATION OF THE FOLLOWING ITEMS ON THE SITE PLANS AFTER THEY ARE COMPLETED AND INSTALLED. NOTE ANY CHANGES IN LOCATION AS THEY OCCUR THROUGHOUT THE CONSTRUCTION PROCESS: TRAILERS, LAY DOWN AREAS, PORTA-POTTIES, WHEEL WASHES, CONCRETE WASHOUTS, MASON'S AREA, FUEL AND MATERIAL STORAGE CONTAINERS, SOLID WASTE CONTAINERS, ETC.
3. THE CONTRACTOR MAY ADJUST OR RELOCATE EROSION AND SEDIMENT CONTROL MEASURES AS NECESSARY THROUGHOUT CONSTRUCTION. CHANGES TO THESE MEASURES MUST BE IMMEDIATELY DENOTED IN THE PROJECT SWPPP AND ON THE SITE PLANS. CHANGES MADE TO THESE MEASURES MUST PROVIDE EQUAL OR GREATER MITIGATION TO THE AREA WHERE THE MEASURES WERE INTENDING TO BE LOCATED ON THE SITE PLANS. THE CONTRACTOR MUST TAKE WHATEVER MEANS NECESSARY TO PREVENT SEDIMENT FROM LEAVING THE PROJECT SITE.
4. CONTRACTOR IS RESPONSIBLE FOR LOCATING A NEARBY LAYDOWN AND PARKING AREA ON-SITE. THE LAYDOWN AREA MUST AVOID WETLANDS, WETLAND BUFFERS, AND OTHER NATURAL RESOURCES. BEFORE DEMOBILIZATION, CONTRACTOR SHALL RESTORE THE LAYDOWN AREA TO EXISTING CONDITIONS.

1. AS REQUIRED BY THE GENERAL PERMIT, FOR CONSTRUCTION SITES WHERE SOIL DISTURBANCE ACTIVITIES ARE ON-GOING, THE QUALIFIED INSPECTOR SHALL CONDUCT A SITE INSPECTION AT LEAST ONCE EVERY SEVEN (7) CALENDAR DAYS.
2. FOR CONSTRUCTION SITES WHERE SOIL DISTURBANCE ACTIVITIES ARE ON-GOING AND THE OWNER OR OPERATOR HAS RECEIVED AUTHORIZATION IN ACCORDANCE WITH PART II.D.3 TO DISTURB GREATER THAN FIVE (5) ACRES OF SOIL AT ANY ONE TIME, THE QUALIFIED INSPECTOR SHALL CONDUCT AT LEAST TWO (2) SITE INSPECTIONS EVERY SEVEN (7) CALENDAR DAYS. THE TWO (2) INSPECTIONS SHALL BE SEPARATED BY A MINIMUM OF TWO (2) FULL CALENDAR DAYS.

ALL BEST MANAGEMENT PRACTICES (INCLUDING EROSION AND SEDIMENT CONTROLS) SHOWN ON THIS PLAN, AND AS DESCRIBED IN THE STORM WATER POLLUTION PREVENTION PLAN, SHALL BE MAINTAINED IN FULLY FUNCTIONAL CONDITION UNTIL, NO LONGER REQUIRED FOR A COMPLETED PHASE OF WORK OR UNTIL FINAL STABILIZATION OF THE SITE. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE CHECKED BY A QUALIFIED INSPECTOR IN ACCORDANCE WITH THE CONTRACT DOCUMENTS OR THE APPLICABLE PERMIT, WHICHEVER IS MORE STRINGENT, AND REPAIRED IN ACCORDANCE WITH THE FOLLOWING:

1. ALL SEEDED AREAS SHALL BE CHECKED REGULARLY SO THAT A GOOD STAND IS MAINTAINED. AREAS SHOULD BE FERTILIZED, WATERED, AND RESEED AS NEEDED.
2. SILT FENCE / SILT SOCK SHALL BE REPAIRED TO ITS ORIGINAL CONDITIONS IF DAMAGED. SEDIMENT SHALL BE REMOVED WHEN IT REACHES ONE-HALF THE HEIGHT OF THE SILT FENCE OR SOCK (OR LESS IF IT INTERFERES WITH THE FUNCTIONALITY OF THE PRACTICE).
3. THE CONSTRUCTION ENTRANCES/EXITS SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF MUD ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE CONSTRUCTION EXITS AS CONDITIONS DEMAND.

IF SEASON IS SPRING, SUMMER, OR EARLY FALL; SEED WITH RYEGRASS (ANNUAL OR PERENNIAL) AT 30 LBS. PER ACRE (APPROX. 1 LB. PER 1,000 SQUARE FEET).

IF SEASON IS LATE FALL OR EARLY WINTER; SEED WITH CERTIFIED 'AROOSTOOK' WINTER RYE (CEREAL RYE) AT 100 LBS. PER ACRE (APPROX. 2.5 LBS. PER 1,000 SQUARE FEET).

1. A TYPICAL PHASING PLAN HAS BEEN PREPARED WHICH IDENTIFIES THE APPROXIMATE DISTURBED AREA PER PHASE. IF ANY CHANGES ARE MADE TO THIS PHASING PLAN, IT MUST BE NOTED IN THE SWPPP AND UPDATED ON THE SITE PHASING PLAN. REFER TO FIGURE IN APPENDIX A OF THE PROJECT SWPPP.

1. SITE CLEARING AND GRUBBING TO EXTENTS OF LIMITS OF DISTURBANCE.
2. REMOVE TREES, CLEAR AND GRUB UNDERSTORY VEGETATION.

PROPERTY LINE	
SUB-PARCELS	
EDGE OF VEGETATION/WOODS	
STONEWALL	

 = LIMITS OF DISTURBANCE
 = 9.45 ACRES

 = LIMITS OF TEMPORARY DISTURBANCE = 0.13 ACRES

 = TEMPORARY 12" COMPOST FILTER SOCK; RE: 5, C501.

 = TEMPORARY STABILIZED CONSTRUCTION ENTRANCE
 RE: 1, C501.

 = TEMPORARY CONCRETE WASHOUT; RE: 6, C501.

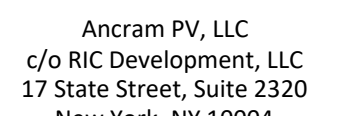
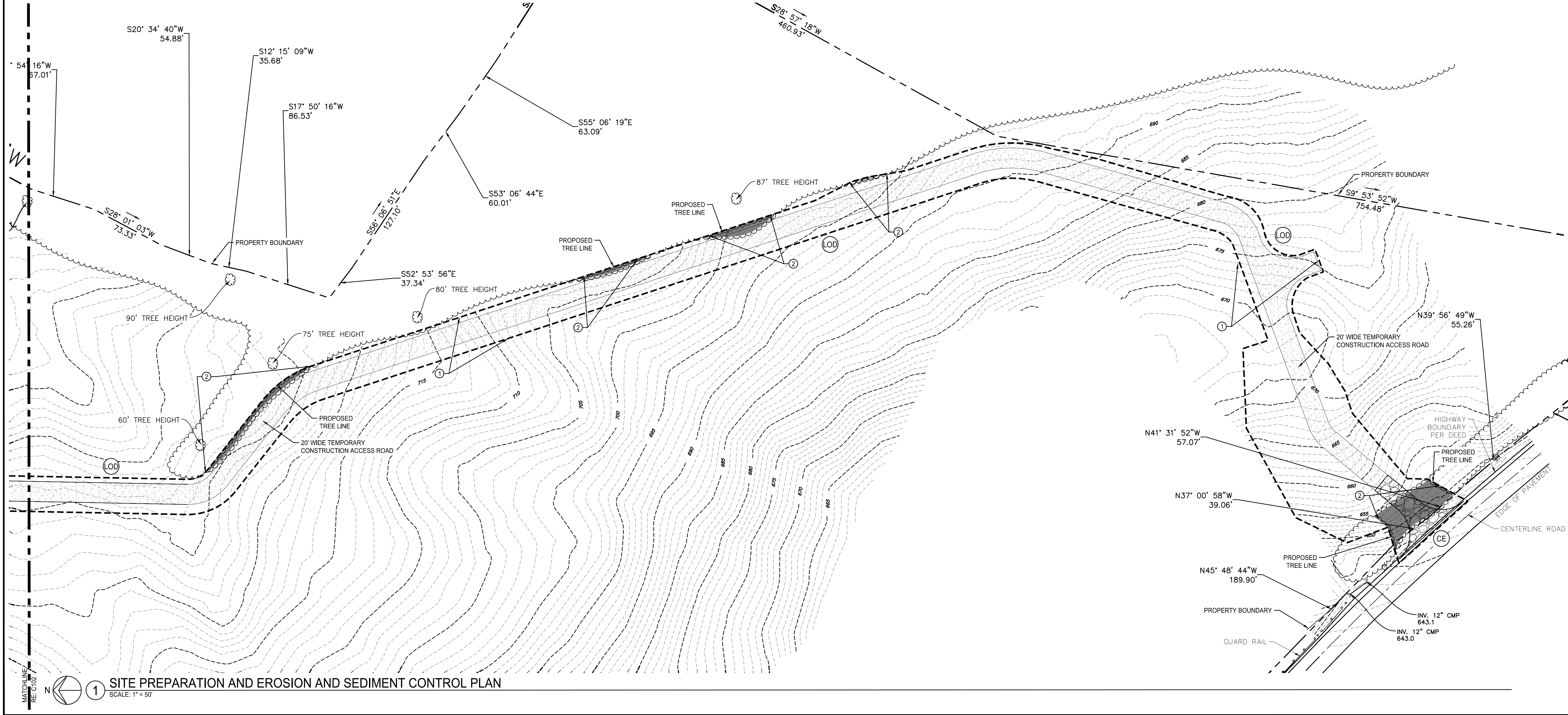
 = TEMPORARY WASTE RECEPTACLE

 = TEMPORARY RECYCLABLE MATERIALS RECEPTACLE

 = TEMPORARY PORTABLE TOILETS

 = TEMPORARY CONSTRUCTION ACCESS ROAD; RE: 4, 501.

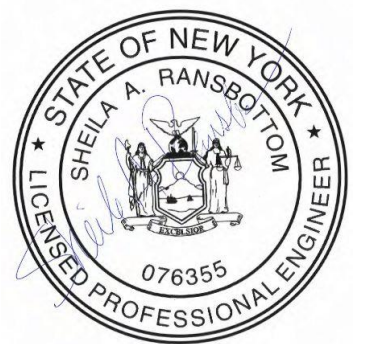
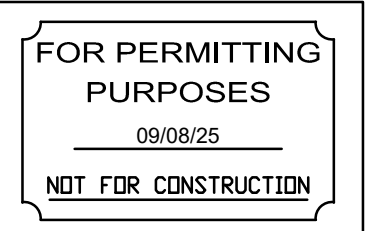
 = TREE CLEARING LIMITS (APPROX. 0.22 ACRES)



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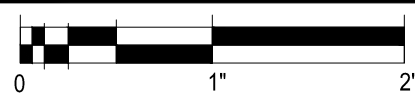


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D	REVISED PER TOWN COMMENTS	09/08/2025
C	REVISED PER PLANNER & ENGINEER COMMENTS	05/19/2025
B	REVISED PER TOWN ZEO COMMENTS	1/23/2025
A	SITE PLAN APPROVAL/SUP SUBMISSION	11/20/2024
NO.	REVISIONS	DATE

DWG. TITLE

SITE PREPARATION AND EROSION AND SEDIMENT CONTROL PLAN



GENERIC SCALE BAR
SCALE BAR SHOWN IS TWO INCHES ON THE ORIGINAL DRAWING.
IF NOT TWO INCHES ON THIS SHEET, ADJUST ACCORDINGLY

DATE 09/08/2025

SCALE AS NOTED

DWN. KCS CHK. SAR

PROJ. No. 607153

DWG. No. _____

0100

C103

C103

GENERAL NOTES:

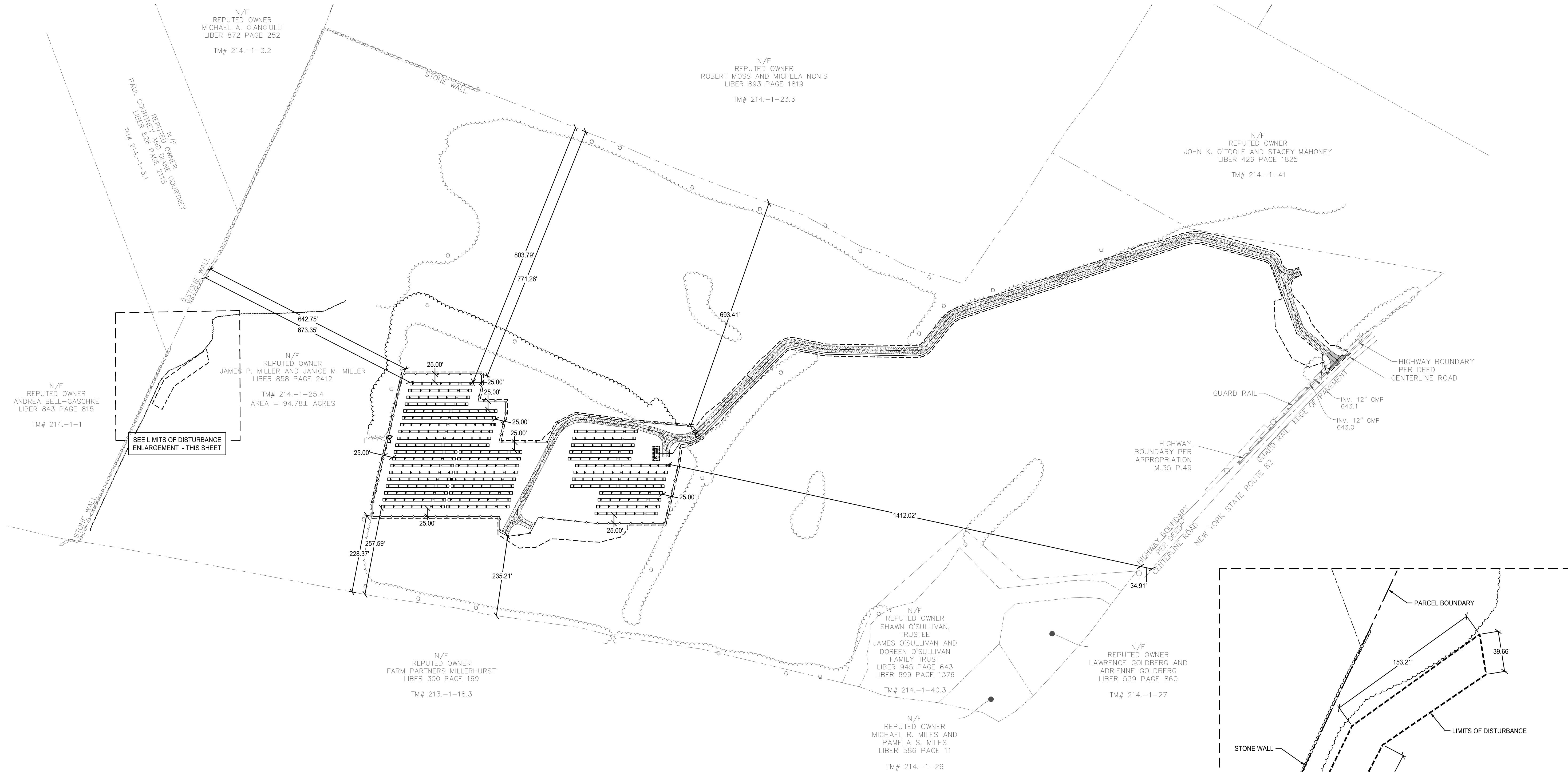
1. THIS DRAWING IS TO SHOW THE ENTIRE PARCEL ON WHICH THE PROJECT SITE IS LOCATED. SEE SHEETS C201 AND C202 FOR ENLARGED SITE PLAN. SEE SHEET C203 FOR INTERCONNECTION AND DRIVEWAY INFORMATION.

LEGEND:

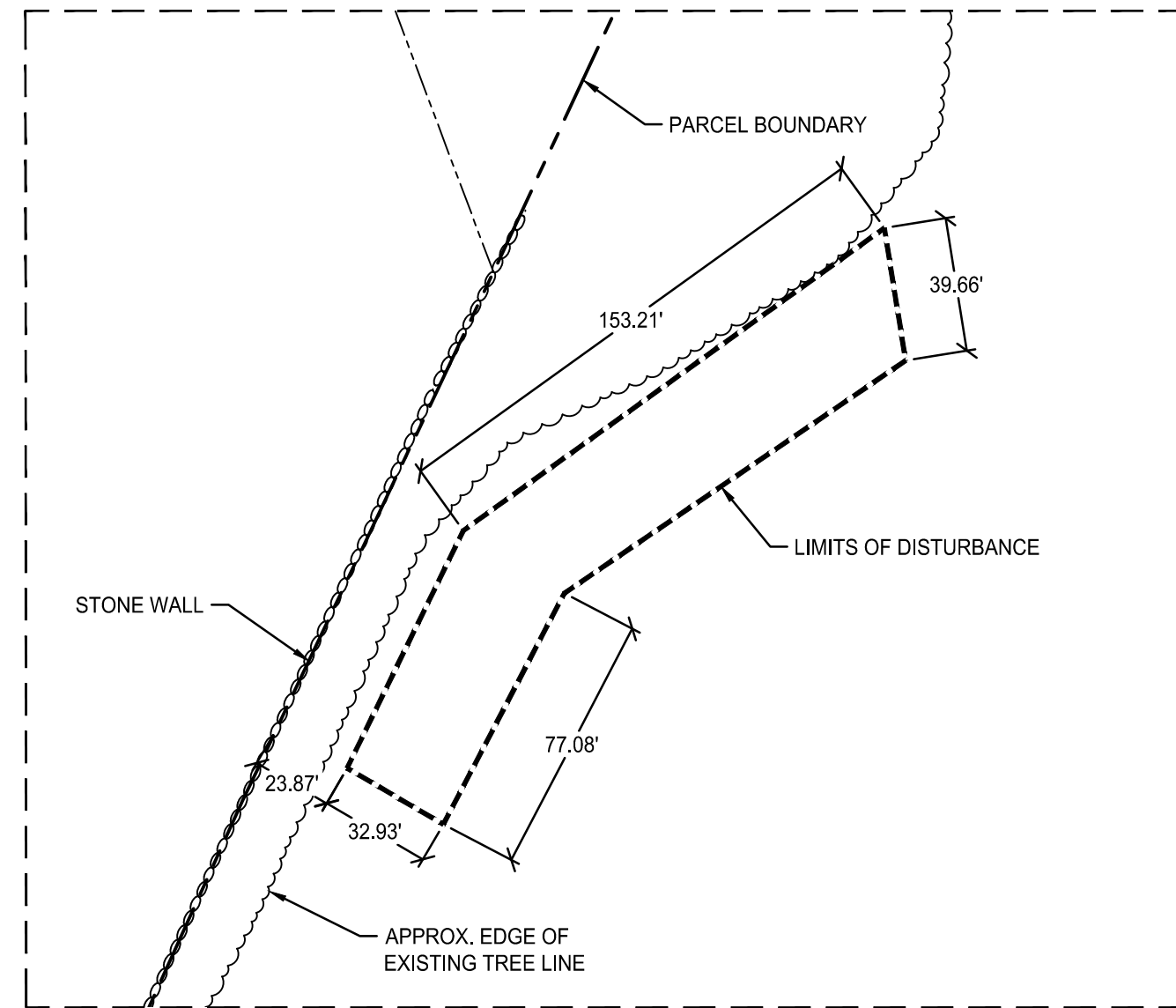
LIMITED USE PERVIOUS ACCESS ROAD	
IMPERVIOUS ACCESS ROAD ENTRANCE	
ACCESS ROAD CENTERLINE	
PROPERTY LINE	
EDGE OF VEGETATION/WOODS	
LIMITS OF DISTURBANCE	
PROPOSED WILDLIFE FRIENDLY FENCE	

SITE DATA SUMMARY

PROPERTY LOCATION: 3333 STATE ROUTE 82 ANCRAMDALE, COLUMBIA COUNTY, NEW YORK		
LOT AREA:	94.78 AC.	
CURRENT ZONING:	AG - AGRICULTURE DISTRICT	
EXISTING USE:	AGRICULTURAL FIELD (CORN)	
PROPOSED USE:	SOLAR FACILITY	
LOT REQUIREMENTS:	REQUIRED	PROPOSED
FRONT SETBACK (MIN.)	50 FT	1446.93 FT
EAST SIDE SETBACK (MIN.)	100 FT	803.79 FT
WEST SIDE SETBACK (MIN.)	100 FT	257.59 FT
REAR SETBACK (MIN.)	100 FT	673.35 FT
LOT WIDTH AT FRONT SETBACK (MIN.)	50 FT	1349.06 FT
MAXIMUM STRUCTURE HEIGHT:	15 FT	12 FT



1 OVERALL SITE LAYOUT PLAN
SCALE: 1" = 150'



2 LIMITS OF DISTURBANCE ENLARGEMENT
SCALE: 1" = 50'



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New York, NY 10004

ANCRAM SOLAR

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NO.	REVISIONS	DATE
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A	SITE PLAN APPROVAL/SUP SUBMISSION	11/20/2024

DWG. TITLE

OVERALL SITE LAYOUT PLAN



SCALE BAR SHOWN IS TWO INCHES ON THE ORIGINAL DRAWING. IF NOT TWO INCHES ON THIS SHEET, ADJUST ACCORDINGLY.

DATE	09/08/2025
SCALE	AS NOTED
DWN.	KCS
CHK.	SAR
PROJ. No.	607153
DWG. No.	

C200

NYSDAM GUIDELINES:

1. TOPSOIL SAMPLING, STOCKPILING, SPREADING, SEEDING AND SITE RESTORATION IS TO BE PERFORMED IN ACCORDANCE WITH THE NYS DEPARTMENT OF AGRICULTURE & MARKETS GUIDELINES FOR SOLAR ENERGY PROJECTS CONSTRUCTION MITIGATION, REVISED 10/18/2019.
2. TOPSOIL SHALL BE STRIPPED AND STOCKPILED SEPARATELY FOR ALL OPEN-CUT TRENCHING OPERATIONS.
3. THE CONTRACTOR SHALL NOTIFY DIG SAFELY NEW YORK (UDIG NY OR CALL 811) PRIOR TO CONSTRUCTION.
4. ALL BURIED UTILITIES LOCATED WITHIN THE GENERATION FACILITY'S SECURITY FENCE MUST HAVE A MINIMUM DEPTH OF 18" COVER IF BURIED IN A CONDUIT AND A MINIMUM DEPTH OF 24" OF COVER IF DIRECTLY BURIED.
5. THERE SHALL BE A DESIGNATED ENVIRONMENTAL MONITOR ON SITE WHENEVER CONSTRUCTION OR RESTORATION WORK IS OCCURRING ON AGRICULTURAL LAND. COORDINATION WITH THE NYSDAM, DIVISION OF LAND AND WATER RESOURCES, IS REQUIRED TO DEVELOP A SCHEDULE FOR INSPECTIONS AND ENSURE COMPLIANCE WITH THE DEPARTMENT'S CURRENT GUIDELINES.

GENERAL NOTES:

1. ACCESS DRIVE ALIGNMENTS AND TURNAROUND LAYOUT WERE DESIGNED USING THE 2020 INTERNATIONAL FIRE CODE APPENDIX D FIRE APPARATUS ACCESS ROAD GUIDELINES.
2. THE LIMITED USE PERVIOUS ACCESS ROAD IS NOT TO BE USED DURING CONSTRUCTION. UPON COMPLETION OF CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR REMOVING THE TEMPORARY CONSTRUCTION ACCESS ROAD AND DECOMPACTING THE SUBGRADE SOILS PRIOR TO THE INSTALLATION OF THE LIMITED USE PERVIOUS ACCESS ROAD.
3. THE LIMIT OF DISTURBANCE SHOWN ON THESE PLANS IS ± 9.45 ACRES AND ENCOMPASSES THE PROJECT'S PROPOSED FEATURES. THESE FEATURES INCLUDE: THE PERVIOUS ACCESS ROAD AND ASSOCIATED GRADING, CONCRETE TRANSFORMER PADS, UNDERGROUND COLLECTION LINE, SOLAR ARRAY POLE FOUNDATIONS, AND FENCE POST FOUNDATIONS.
4. SOILS ON-SITE WILL BE RE-SEEDDED AND AMENDED TO THEIR ORIGINAL CONDITION AFTER DECOMMISSIONING.
5. ANY EXISTING TILE DRAIN LOCATIONS ARE TO BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL REPAIR AND/OR REPLACE ANY DAMAGED DRAIN TILES DUE TO CONSTRUCTION OF THE PROJECT.
6. PRIME FARMLAND AND FARMLAND OF STATEWIDE IMPORTANCE THAT ARE EXCAVATED DURING CONSTRUCTION WILL REMAIN ON-SITE PER NYSDAM REQUIREMENTS. ALL NYSDAM REQUIREMENTS MUST BE MET.

LEGEND:

- LIMITED USE PERVIOUS ACCESS ROAD
- IMPERVIOUS ACCESS ROAD ENTRANCE
- ACCESS ROAD CENTERLINE
- PROPERTY LINE
- EDGE OF VEGETATION/WOODS
- LIMITS OF DISTURBANCE
- PROPOSED WILDLIFE FRIENDLY FENCE

SITE IMPROVEMENT NOTES:

1. LIMITED USE PERVIOUS ACCESS ROAD; RE. DETAILS 1, 2, AND 3 ON DRAWING C503.
2. WILDLIFE FRIENDLY FENCE; RE. DETAIL 1, C502.
3. WILDLIFE FRIENDLY GATE; RE. DETAIL 1, C502.
4. SOLAR ARRAY MODULE, TYP; RE. DETAIL 2, C501.
5. TRANSFORMER PAD; RE. DETAIL 7, C501.

SITE DATA SUMMARY

PROPERTY LOCATION: 3333 STATE ROUTE 82 ANCRAMDAL, COLUMBIA COUNTY, NEW YORK		
LOT AREA:	94.78 AC.	
CURRENT ZONING:	AG - AGRICULTURE DISTRICT	
EXISTING USE:	AGRICULTURAL FIELD (CORN)	
PROPOSED USE:	SOLAR FACILITY	
LOT REQUIREMENTS:	REQUIRED	PROPOSED
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WEST SIDE SETBACK (MIN.)	100 FT	257.59 FT
REAR SETBACK (MIN.)	100 FT	673.35 FT
LOT WIDTH AT FRONT SETBACK (MIN.)	50 FT	1349.06 FT
MAXIMUM STRUCTURE HEIGHT:	15 FT	12 FT

PROJECT DETAILS

LAT	42.030644
LONG	-73.606538
ILR	1.4
SYSTEM SIZE (DC)	1,343 kW
SYSTEM SIZE (AC)	957 kW
MODULE TYPE	Q.TRON XL-G2-BFG (635 W)
QUANTITY	2,116 (92 strings)
MODULES PER STRING	23
INVERTER TYPE	Sungrow SG350HX
QUANTITY	3
SOLAR TRACKER TYPE	TRACKER 1P
DIMENSIONS OF THE TRACKER (3 strings & 2 strings) (LxWxH)	(3s) 273'-8" x 8'-1" x 5'-8" (2s) 184'-3" x 8'-1" x 5'-8"
TILT ANGLE	$\pm 60^\circ$
PITCH	20'
FENCE LENGTH	2,825'
ACCESS ROAD LENGTH	3,026'
TOTAL MV LINE LENGTH	2,395'
TOTAL AREA OF DISTURBANCE	9.45 AC
ADDRESS	3333 State Route 82, Ancramdale, NY 12503



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ANCRAM SOLAR

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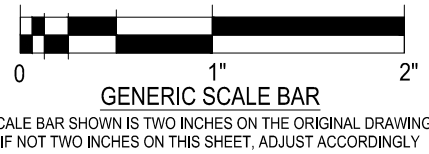


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D	REVISED PER TOWN COMMENTS	09/08/2025
C	REVISED PER PLANNER & ENGINEER COMMENTS	05/19/2025
B	REVISED PER TOWN ZEO COMMENTS	1/23/2025
A	SITE PLAN APPROVAL/SUP SUBMISSION	11/20/2024
NO.	REVISIONS	DATE

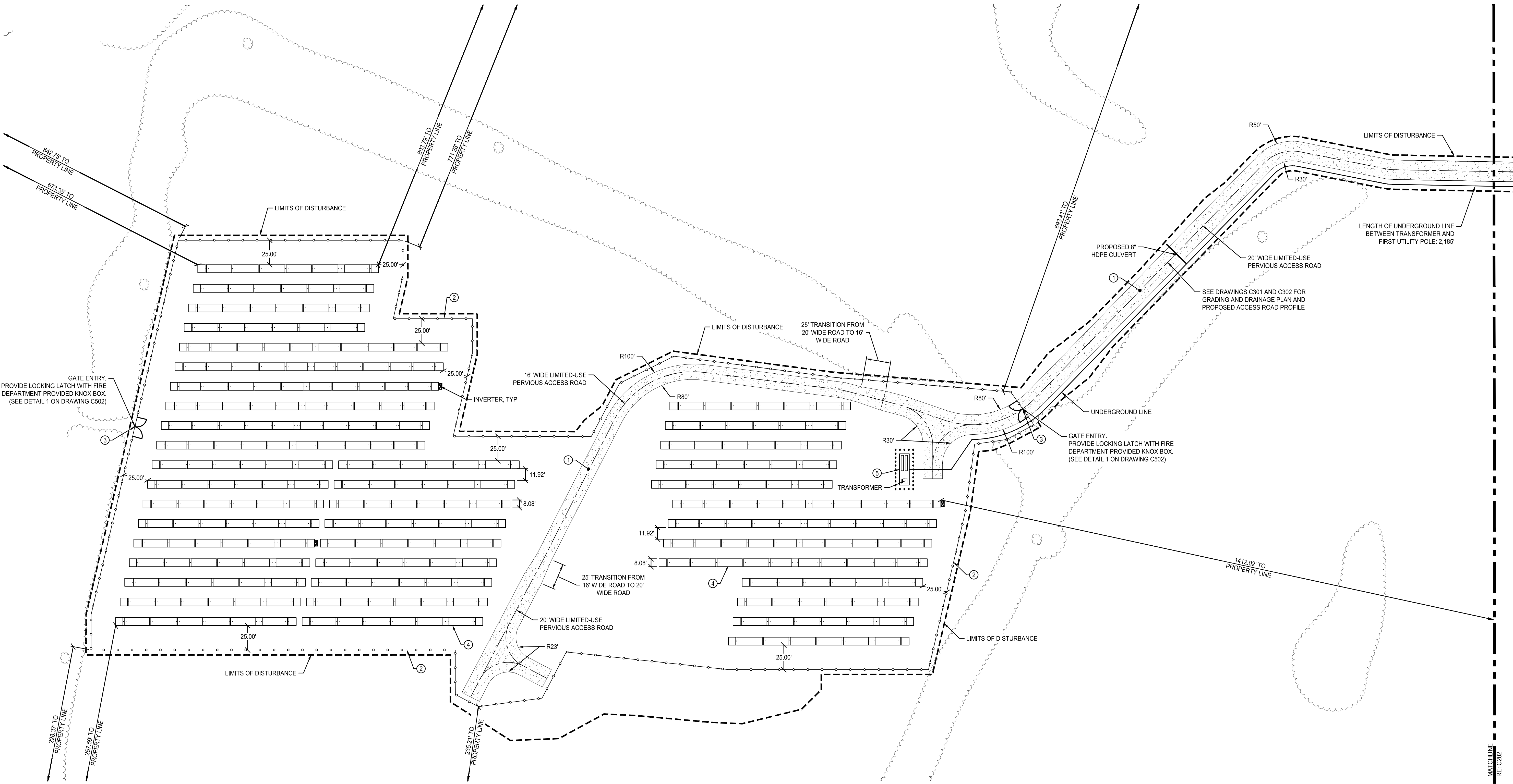
DWG. TITLE

SITE LAYOUT PLAN



DATE	09/08/2025		
SCALE	AS NOTED		
DWN.	KCS	CHK.	SAR
PROJ. No.	607153		
DWG. No.			

C201



1 SITE LAYOUT PLAN
SCALE: 1" = 50'

NYSDAM GUIDELINES:

1. TOPSOIL SAMPLING, STOCKPILING, SPREADING, SEEDING AND SITE RESTORATION IS TO BE PERFORMED IN ACCORDANCE WITH THE NYS DEPARTMENT OF AGRICULTURE & MARKETS GUIDELINES FOR SOLAR ENERGY PROJECTS CONSTRUCTION MITIGATION, REVISED 10/18/2019.
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4. ALL BURIED UTILITIES LOCATED WITHIN THE GENERATION FACILITY'S SECURITY FENCE MUST HAVE A MINIMUM DEPTH OF 18" COVER IF BURIED IN A CONDUIT AND A MINIMUM DEPTH OF 24" OF COVER IF DIRECTLY BURIED.
5. THERE SHALL BE A DESIGNATED ENVIRONMENTAL MONITOR ON SITE WHENEVER CONSTRUCTION OR RESTORATION WORK IS OCCURRING ON AGRICULTURAL LAND. COORDINATION WITH THE NYSDAM, DIVISION OF LAND AND WATER RESOURCES, IS REQUIRED TO DEVELOP A SCHEDULE FOR INSPECTIONS AND ENSURE COMPLIANCE WITH THE DEPARTMENT'S CURRENT GUIDELINES.

GENERAL NOTES:

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LEGEND:

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- IMPERVIOUS ACCESS ROAD ENTRANCE
- ACCESS ROAD CENTERLINE
- PROPERTY LINE
- EDGE OF VEGETATION/WOODS
- LIMITS OF DISTURBANCE
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SITE IMPROVEMENT NOTES:

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5. TRANSFORMER PAD; RE: DETAIL 7, C501.

SITE DATA SUMMARY

PROPERTY LOCATION: 3333 STATE ROUTE 82
ANCRAMDAL, COLUMBIA COUNTY, NEW YORK

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EXISTING USE: AGRICULTURAL FIELD (CORN)

PROPOSED USE: SOLAR FACILITY

LOT REQUIREMENTS:	REQUIRED	PROPOSED
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MAXIMUM STRUCTURE HEIGHT: 15 FT 12 FT

PROJECT DETAILS

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SYSTEM SIZE (AC)	957 kW
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INVERTER TYPE	Sungrow SG350HX
QUANTITY	3
SOLAR TRACKER TYPE	TRACKER 1P
DIMENSIONS OF THE TRACKER (3 strings & 2 strings) (LxWxH)	(3s) 273'-8" x 8'-1" x 5'-8" (2s) 184'-3" x 8'-1" x 5'-8"
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FENCE LENGTH	2,825'
ACCESS ROAD LENGTH	3,026'
TOTAL MV LINE LENGTH	2,395'
TOTAL AREA OF DISTURBANCE	9.45 AC
ADDRESS	3333 State Route 82, Ancramdale, NY 12503



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PURPOSES
09/08/25
NOT FOR CONSTRUCTION

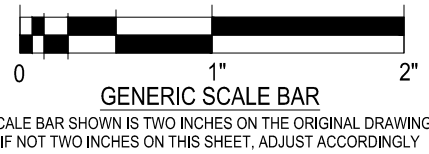


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B	REVISED PER TOWN ZEO COMMENTS	1/23/2025
A	SITE PLAN APPROVAL/SUP SUBMISSION	11/20/2024

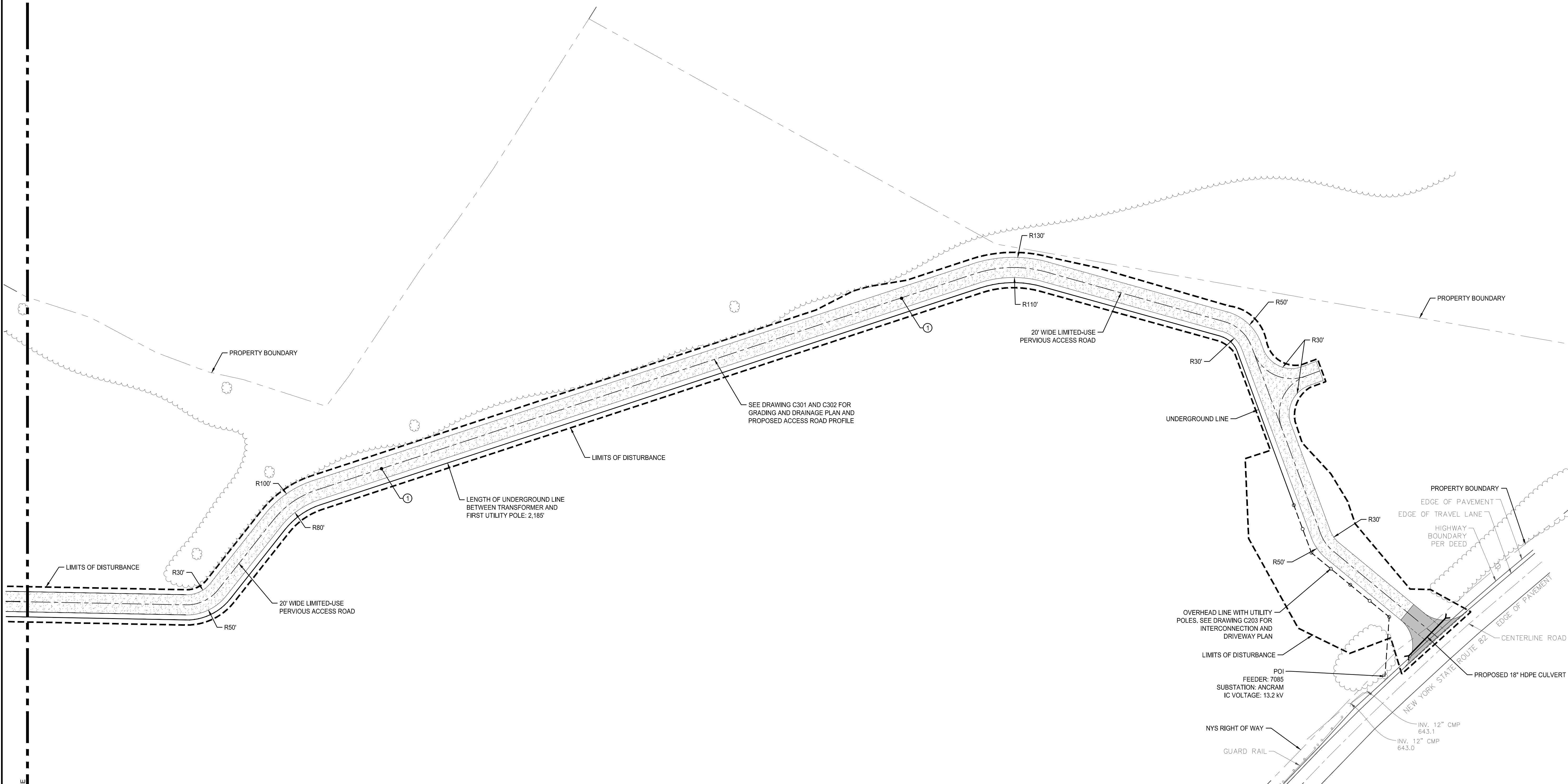
DWG. TITLE

SITE LAYOUT PLAN



DATE	09/08/2025
SCALE	AS NOTED
DWN.	KCS
PROJ. No.	607153
DWG. No.	

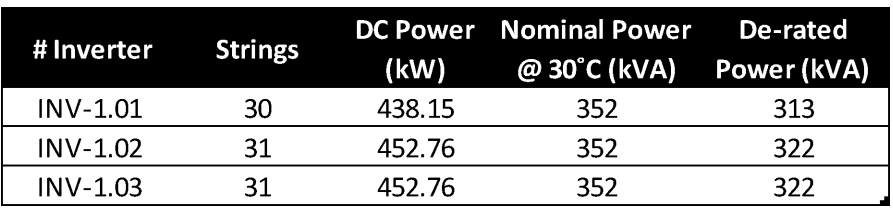
C202



MATCHLINE
RE: C201



1 SITE LAYOUT PLAN
SCALE: 1" = 50'



LIMITED USE PERVIOUS ACCESS ROAD	
IMPERVIOUS ACCESS ROAD ENTRANCE	
ACCESS ROAD CENTERLINE	
PROPERTY LINE	
EDGE OF VEGETATION/WOODS	
LIMITS OF DISTURBANCE	
PROPOSED UNDERGROUND LINE	
PROPOSED OVERHEAD LINE	
PROPOSED UTILITY POLE	
EXISTING UTILITY POLE	

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NO.	REVISIONS	DATE

DWS, TITL

GENERIC SCALE BAR

SCALE BAR SHOWN IS TWO INCHES ON THE ORIGINAL DRAWING.
IF NOT TWO INCHES ON THIS SHEET, ADJUST ACCORDINGLY

DATE	09/08/2025		
SCALE	AS NOTED		
DWN.	KCS	CHK.	SAR
PROJ. No.	607153		

DWG. No.

C203

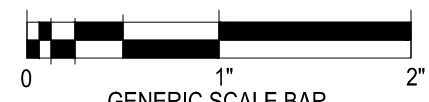
ANCRAM SOLAR

3333 State Route 82
Ancramdale, NY 12503SITE PLAN APPROVAL
SPECIAL USE PERMITCenterpointe Corporate Park
375 Esjay Road, Suite 200
Williamsville, NY 14221
www.wendelcompanies.com
p:716.688.0766 f:716.625.6825Wendel WD Architecture, Engineering, Surveying and
Landscape Architecture, P.C.FOR PERMITTING
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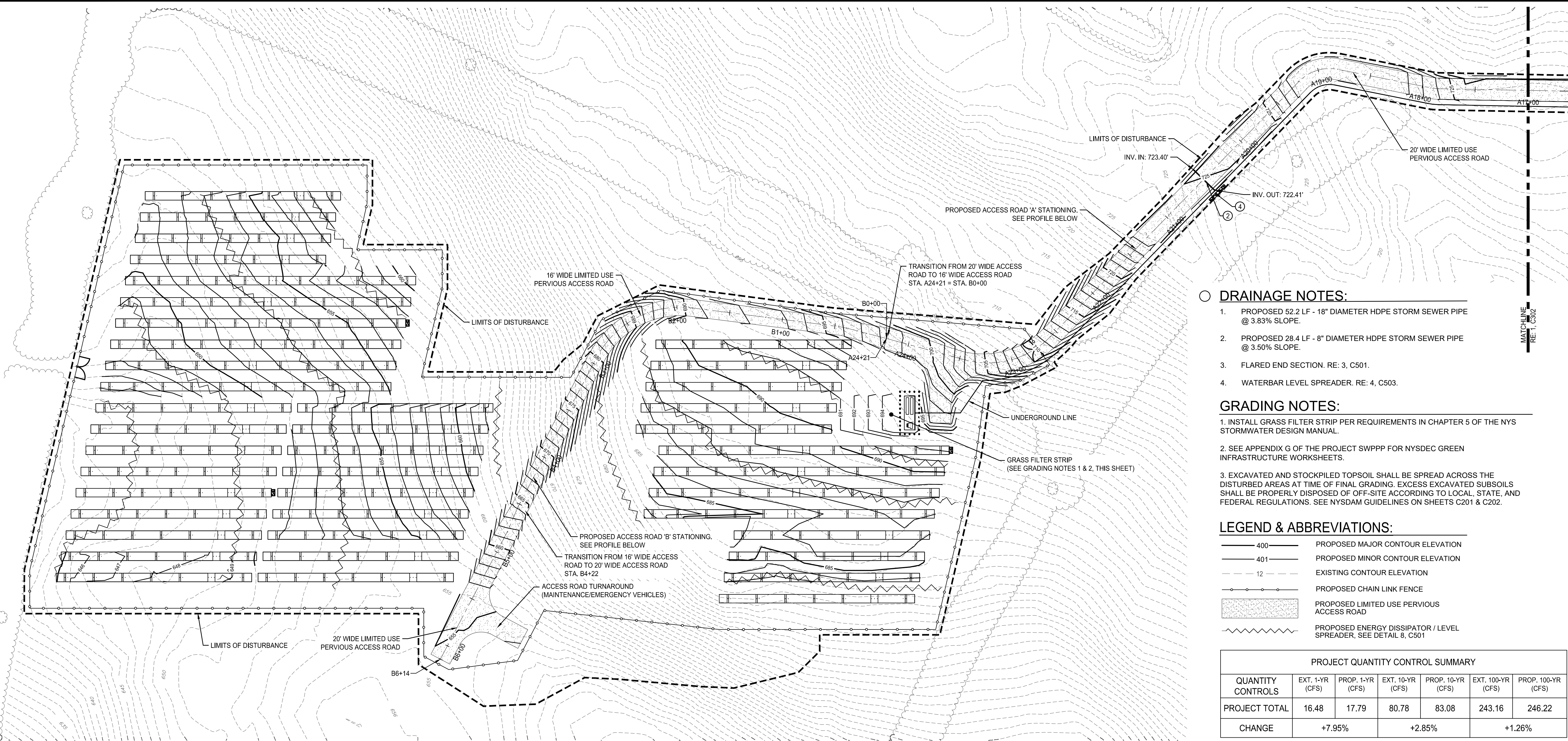
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DWG. TITLE

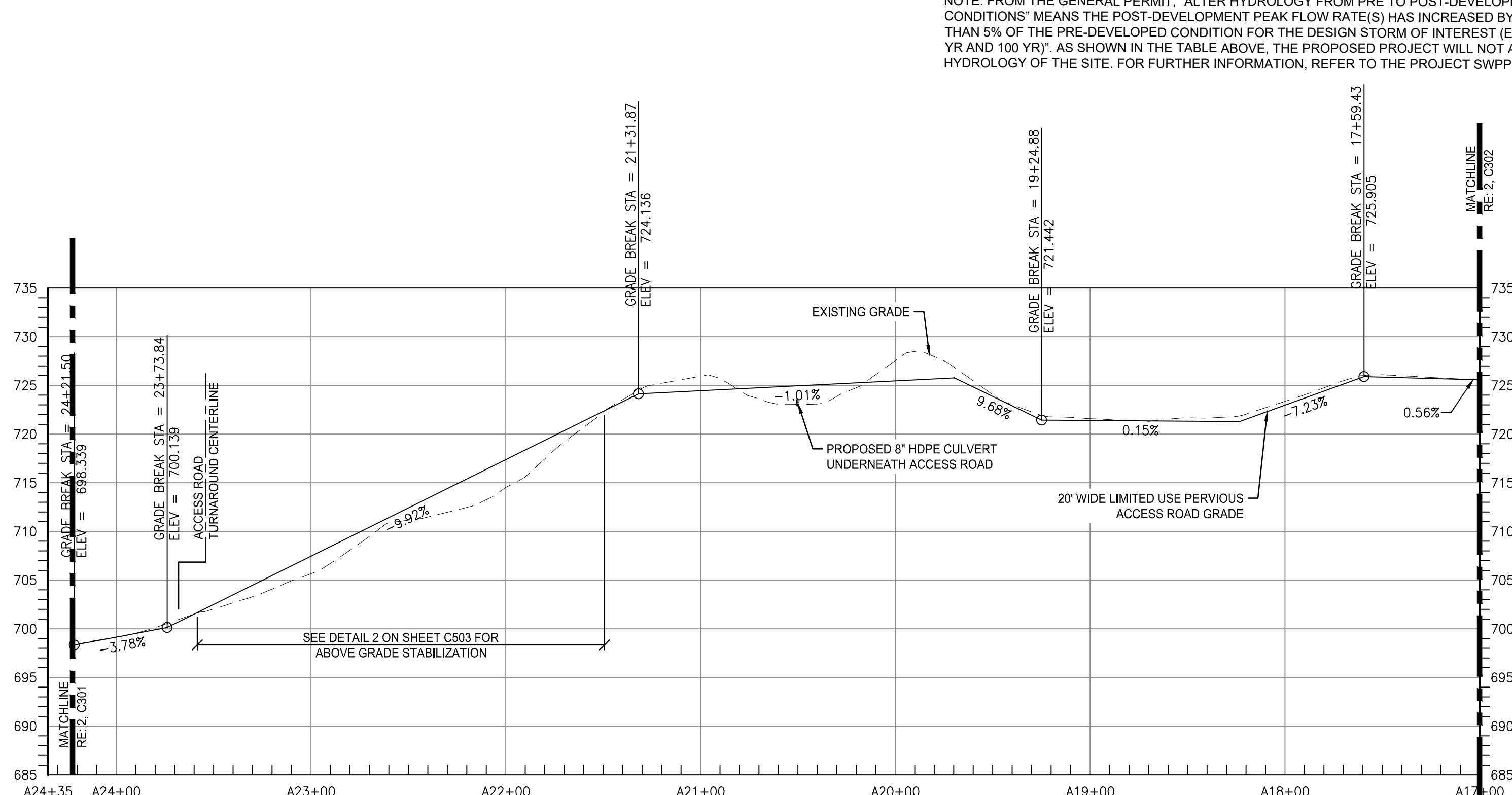
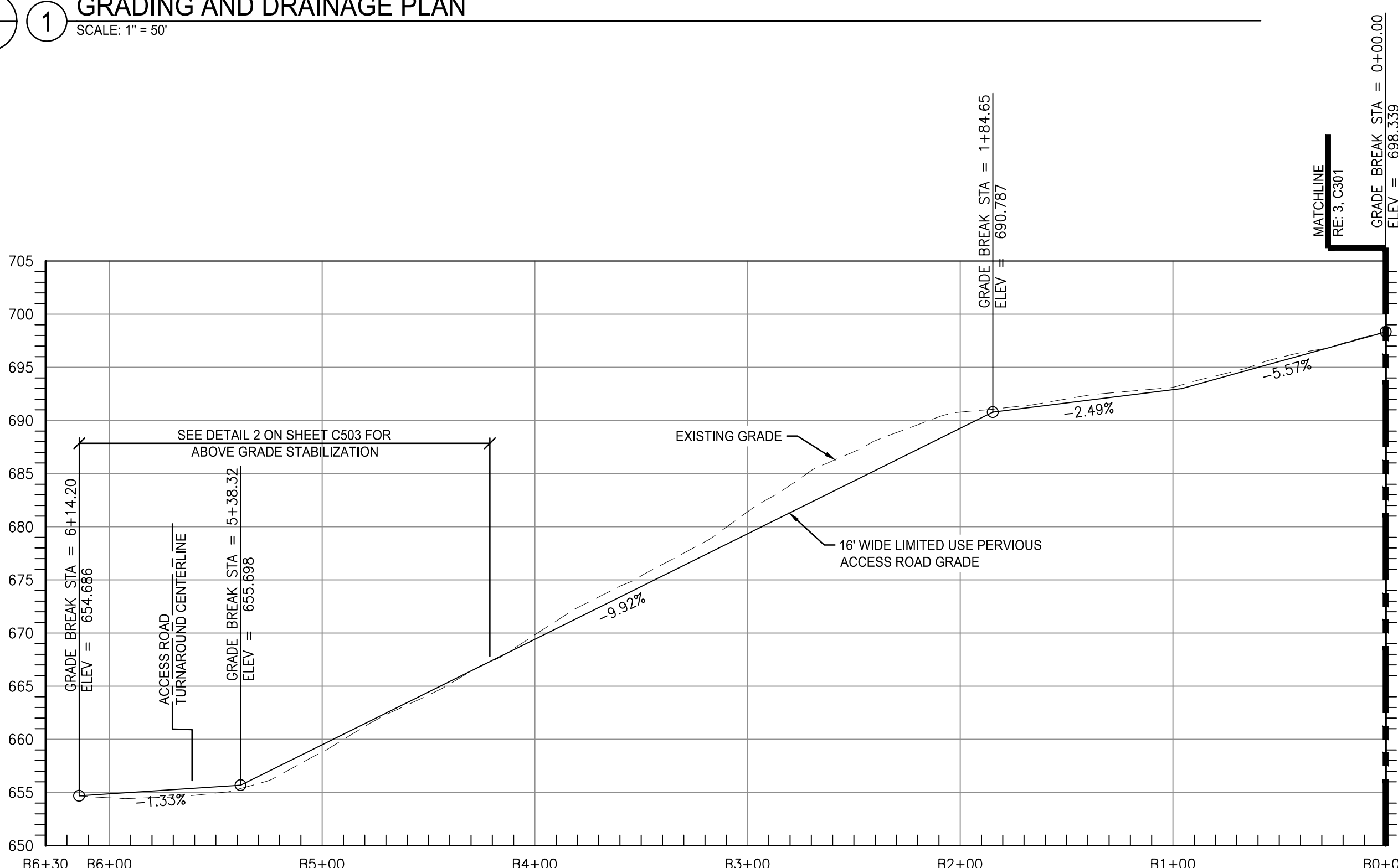
GRADING AND DRAINAGE
PLAN AND ACCESS
ROAD PROFILE

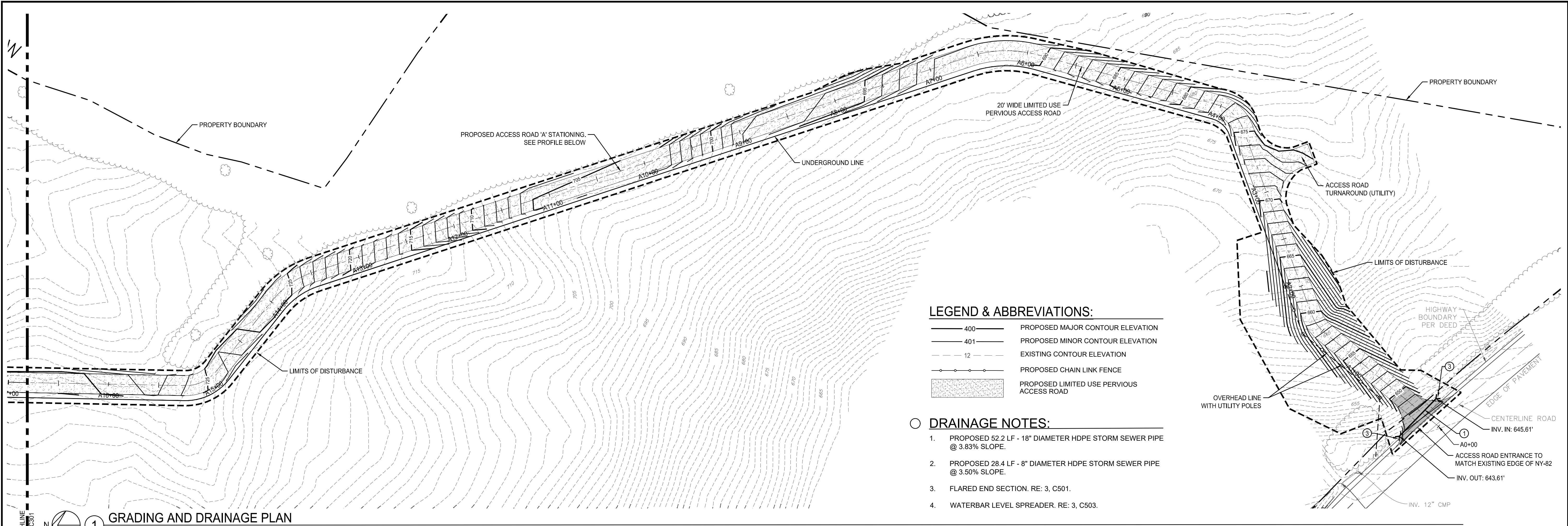
DATE	09/08/2025
SCALE	AS NOTED
DWN.	NRF
CHK.	SAR
PROJ. No.	607153
DWG. No.	

C301



NOTE: FROM THE GENERAL PERMIT, "ALTER HYDROLOGY FROM PRE TO POST-DEVELOPMENT CONDITIONS" MEANS THE POST-DEVELOPMENT PEAK FLOW RATE(S) HAS INCREASED BY MORE THAN 5% OF THE PRE-DEVELOPED CONDITION FOR THE DESIGN STORM OF INTEREST (E.G. 10 YR AND 100 YR). AS SHOWN IN THE TABLE ABOVE, THE PROPOSED PROJECT WILL NOT ALTER HYDROLOGY OF THE SITE. FOR FURTHER INFORMATION, REFER TO THE PROJECT SWPPP.

1 GRADING AND DRAINAGE PLAN
SCALE: 1" = 50'



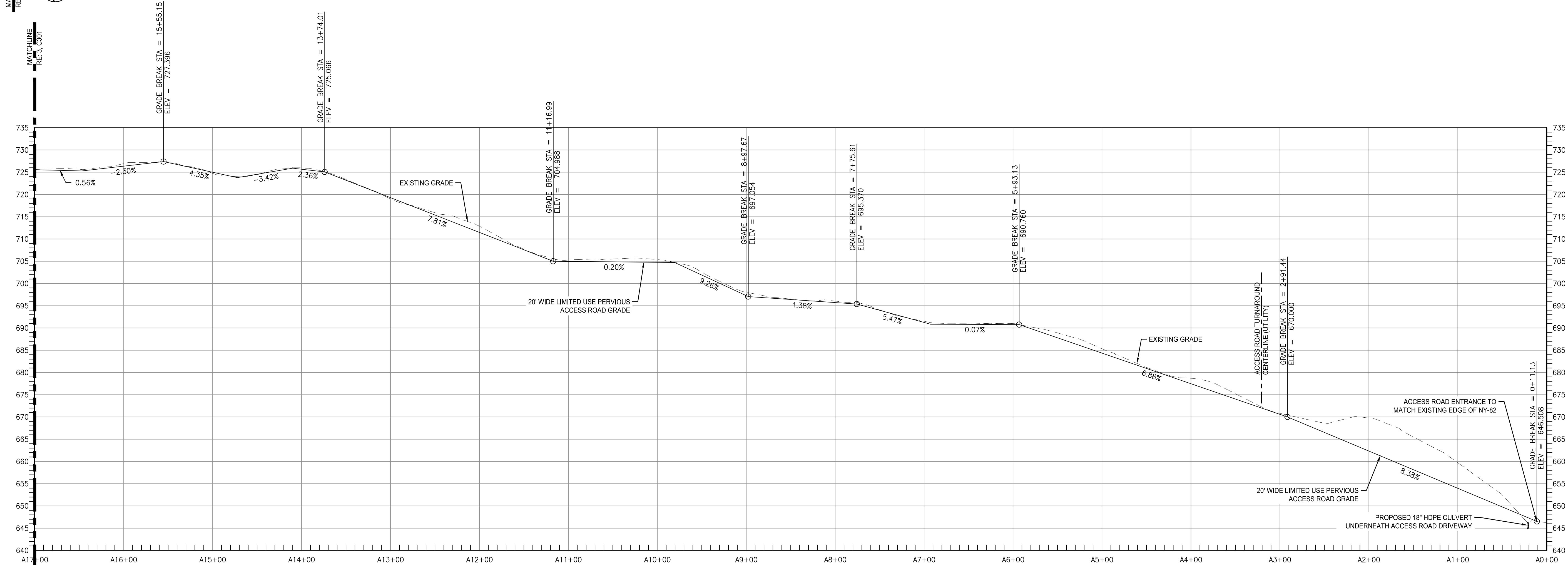
LEGEND & ABBREVIATIONS:

- 400 PROPOSED MAJOR CONTOUR ELEVATION
- 401 PROPOSED MINOR CONTOUR ELEVATION
- 12 EXISTING CONTOUR ELEVATION
- PROPOSED CHAIN LINK FENCE
- PROPOSED LIMITED USE PERVIOUS ACCESS ROAD

DRAINAGE NOTES:

- PROPOSED 52.2 LF - 18" DIAMETER HDPE STORM SEWER PIPE @ 3.83% SLOPE.
- PROPOSED 28.4 LF - 8" DIAMETER HDPE STORM SEWER PIPE @ 3.50% SLOPE.
- FLARED END SECTION. RE: 3, C501.
- WATERBAR LEVEL SPREADER. RE: 3, C503.

1 GRADING AND DRAINAGE PLAN
SCALE: 1" = 50'



2 ACCESS ROAD PROFILE 'A' - STA. A00+00 TO STA. A17+00
SCALE: H: 1"=60'
V: 1"=10'

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DWG. TITLE

**GRADING AND DRAINAGE
PLAN AND ACCESS
ROAD PROFILE**

C402 PLANT SCHEDULE:

QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE & SPECIFICATIONS	HEIGHT AT PLANTING	5 Yr. HEIGHT	10 Yr. HEIGHT	20 Yr. HEIGHT
TREES								
3	AR	<i>Acer rubrum</i>	red maple	2 ½" Caliper	7' MIN.	12' - 15' HEIGHT	20' - 30' HEIGHT	30' - 50' HEIGHT
11	PS	<i>Pinus strobus</i>	eastern white pine	7' Min. Height	7' MIN.	12' - 17' HEIGHT	25' - 35' HEIGHT	40' - 60' HEIGHT
2	QR	<i>Quercus rubra</i>	northern red oak	2 ½" Caliper	7' MIN.	12' - 15' HEIGHT	25' - 35' HEIGHT	40' - 60' HEIGHT
19	TC	<i>Tsuga canadensis</i>	Canadian hemlock	7' Min. Height	7' MIN.	12' - 15' HEIGHT	20' - 30' HEIGHT	30' - 50' HEIGHT

LANDSCAPE NOTES:

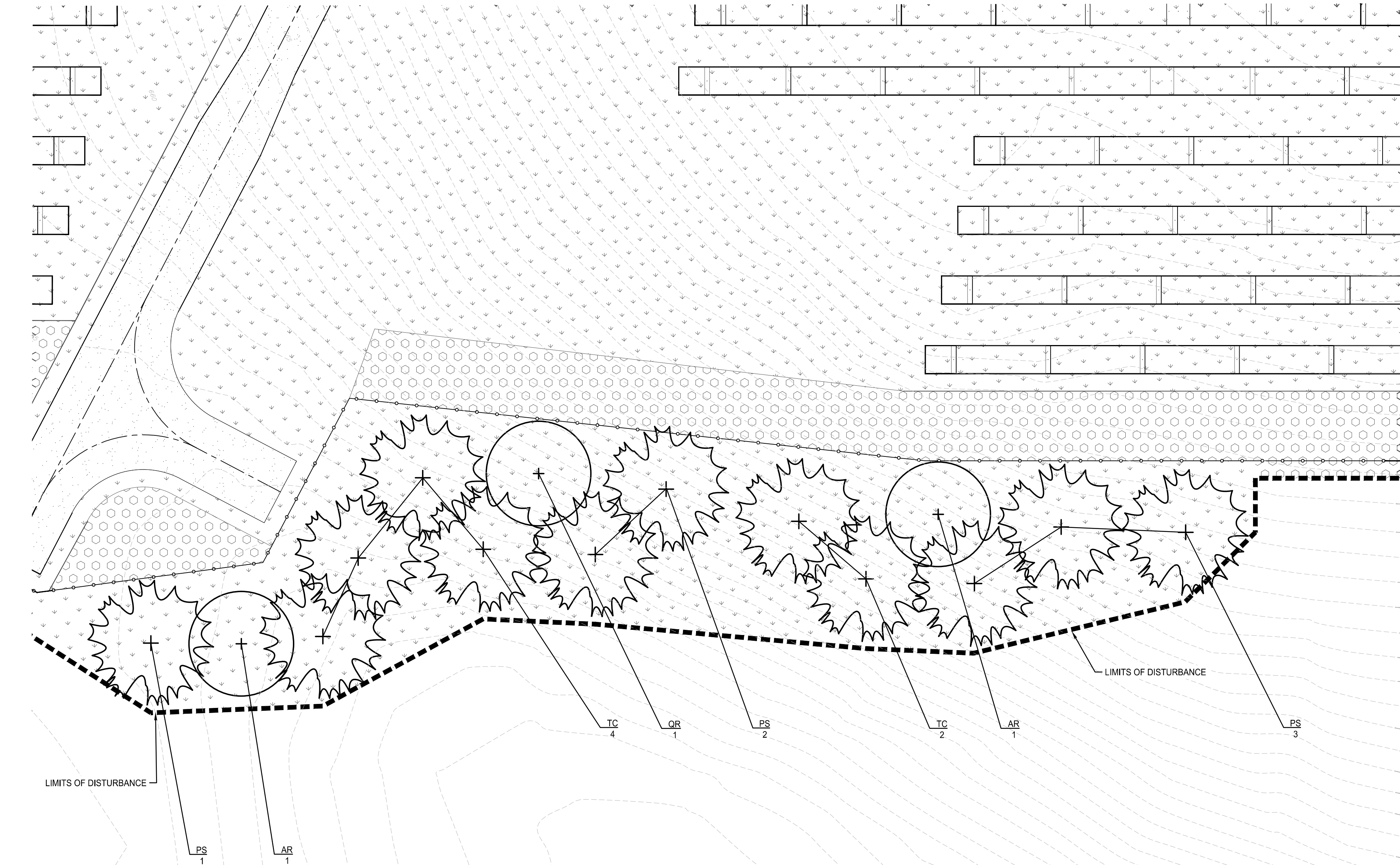
- CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL QUANTITIES ON THE PLAN PRIOR TO BIDDING.
- UNLESS OTHERWISE SPECIFIED, ALL DISTURBED AREAS SHALL RECEIVE MIN. 4" TOPSOIL, BE FINE GRADED, AND SEEDED. FOLLOW ALL SEED SUPPLIER'S RECOMMENDATIONS FOR SITE PREPARATION, APPLICATION, AND ESTABLISHMENT OF SEED.
- POLLINATOR SEED MIX SHALL BE "NORTHEAST SOLAR POLLINATOR 3" MIX" (ITEM No. ERNMX-612) BY ERNST SEEDS, OR ACCEPTABLE EQUIVALENT.
- TURF RESTORATION SEED MIX SHALL BE "LOW GROW FESCUE" BY PREFERRED SEED, OR ACCEPTABLE EQUIVALENT.
- CONTRACTOR SHALL INSPECT AND MAINTAIN ALL PLANTINGS INCLUDING GRASSES AND PERENNIALS FOR THE ENTIRETY OF THE GUARANTEE PERIOD: 18 MONTHS. AT THE END OF THE GUARANTEE PERIOD OWNER SHALL TRIM ONCE PER YEAR IN SPRING TO MANAGE WOODY GROWTH. TRIM PREVIOUS YEAR'S GROWTH TO 2" HEIGHT BEFORE NEW SPRING GROWTH REACHES 2" HEIGHT.
- PLANT PIT BACKFILL FOR TREES AND SHRUBS SHALL BE PLANTING SOIL MIX. REFER TO SPECIFICATIONS FOR PLANTING SOIL MIX COMPOSITION.
- ALL PLANT MATERIAL SHALL BE WELL-FORMED AND DEVELOPED IN GOOD CONDITION, HEALTHY AND DISEASE FREE, AND BE TYPICAL OF THE SPECIES. PLANTS SHALL COMPLY WITH ACCEPTABLE STANDARDS AS SET FORTH IN THE LATEST EDITION OF THE "AMERICAN STANDARD FOR NURSERY STOCK" PUBLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN. REFER TO SPECIFICATIONS FOR ADDITIONAL INFORMATION.
- ALL PLANT LOCATIONS ARE APPROXIMATE. ADJUSTMENTS MAY BE NECESSARY TO AVOID CONFLICTS. INFORM LANDSCAPE ARCHITECT OF POTENTIAL CONFLICTS AND COORDINATE WITH LANDSCAPE ARCHITECT TO ADJUST PLANT LOCATIONS AS NECESSARY.

LEGEND:

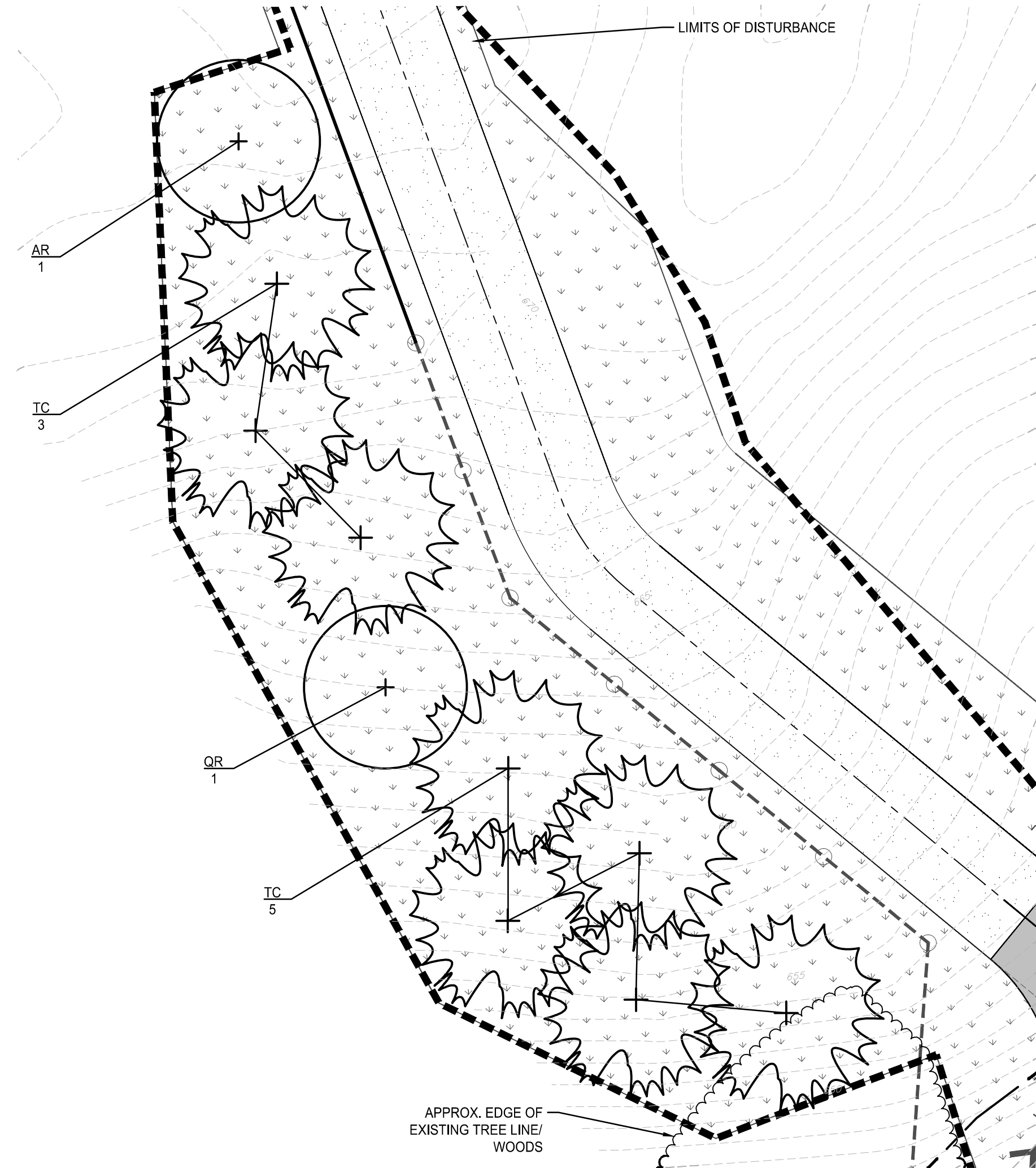
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IMPERVIOUS ACCESS ROAD ENTRANCE	
ACCESS ROAD CENTERLINE	
PROPERTY LINE	
EDGE OF VEGETATION/WOODS	
LIMITS OF DISTURBANCE	
PROPOSED WILDLIFE FRIENDLY FENCE	

LANDSCAPE LEGEND:

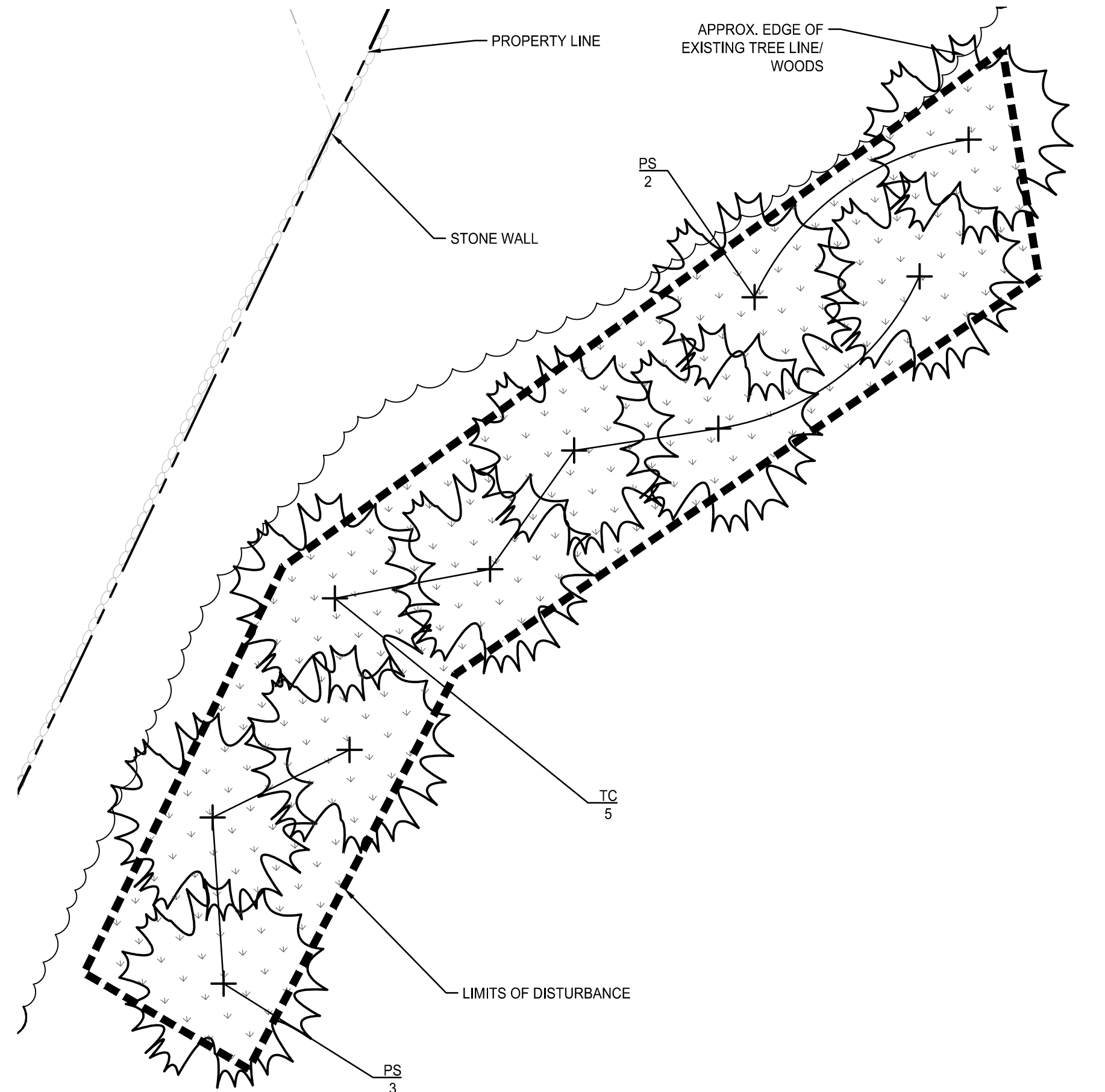
POLLINATOR SEED MIX PER LANDSCAPE NOTES	
TURF RESTORATION SEED MIX PER LANDSCAPE NOTES	
DECIDUOUS TREE	
EVERGREEN TREE	



1 LANDSCAPE ENLARGEMENT PLAN 1
SCALE: 1" = 20'



3 LANDSCAPE ENLARGEMENT PLAN 3
SCALE: 1" = 20'

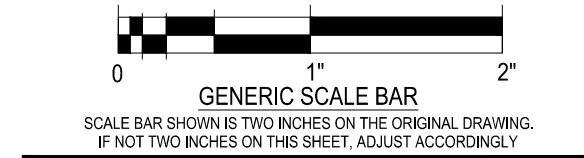


2 LANDSCAPE ENLARGEMENT PLAN 2
SCALE: 1" = 20'

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DWG. TITLE

**LANDSCAPE
ENLARGEMENT PLAN**



DATE	09/08/2025
SCALE	AS NOTED
DWN.	BD1
CHK.	DLK
PROJ. No.	607153
DWG. No.	

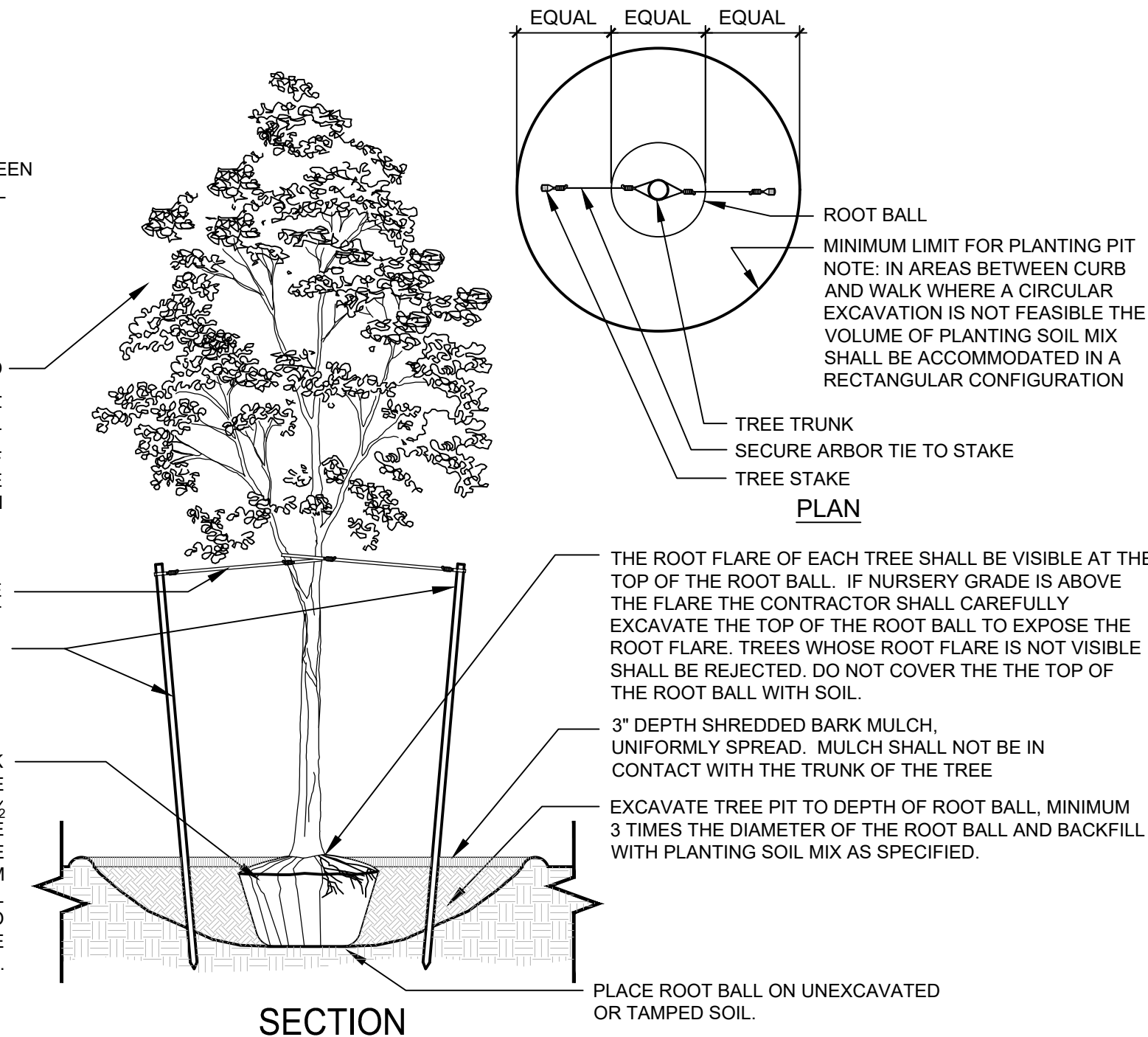
NOTES:

1. ALL PLANTING MUST BE GUARANTEED FOR EIGHTEEN (18) MONTHS FROM INITIAL ACCEPTANCE.

PRUNE ONLY DAMAGED BRANCHES MAINTAINING NORMAL TREE SHAPE. NEVER CUT CENTRAL LEADER AND DO NOT REMOVE THE TERMINAL BUDS OF BRANCHES THAT EXTEND TO THE EDGE OF THE CROWN

ARBOR TIE OR ACCEPTABLE EQUIVALENT
WOODEN TREE STAKES (2 MIN), 2-1/2" O.D., CEDAR OR APPROVED EQUIVALENT, EQUALLY SPACED.

REMOVE ALL ROPE FROM TRUNK AND TOP OF BALL. REMOVE BURLAP FROM THE TOP (HALF) 1/2 OF THE ROOT BALL. WHEN A WIRE BASKET IS PRESENT THE WIRE BASKET SHALL BE REMOVED FROM THE TOP HALF OF THE ROOT BALL OR AS MUCH AS POSSIBLE TO PRESERVE THE INTEGRITY OF THE ROOT BALL.



1 TREE PLANTING
NTS

NOTES:

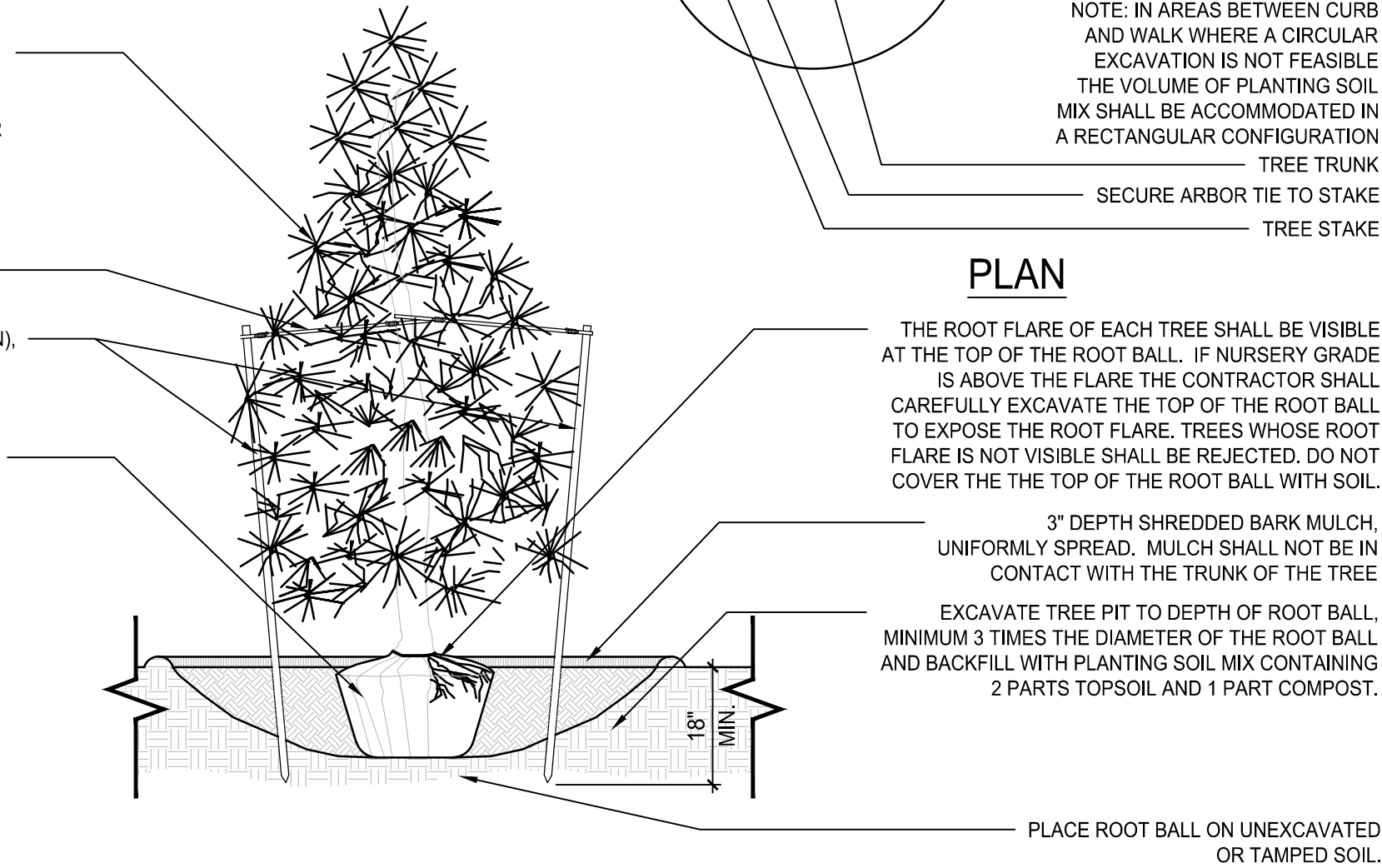
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ARBOR TIE OR ACCEPTABLE EQUIVALENT

WOODEN TREE STAKES (2 MIN), 2-1/2" O.D., CEDAR OR APPROVED EQUIVALENT, EQUALLY SPACED.

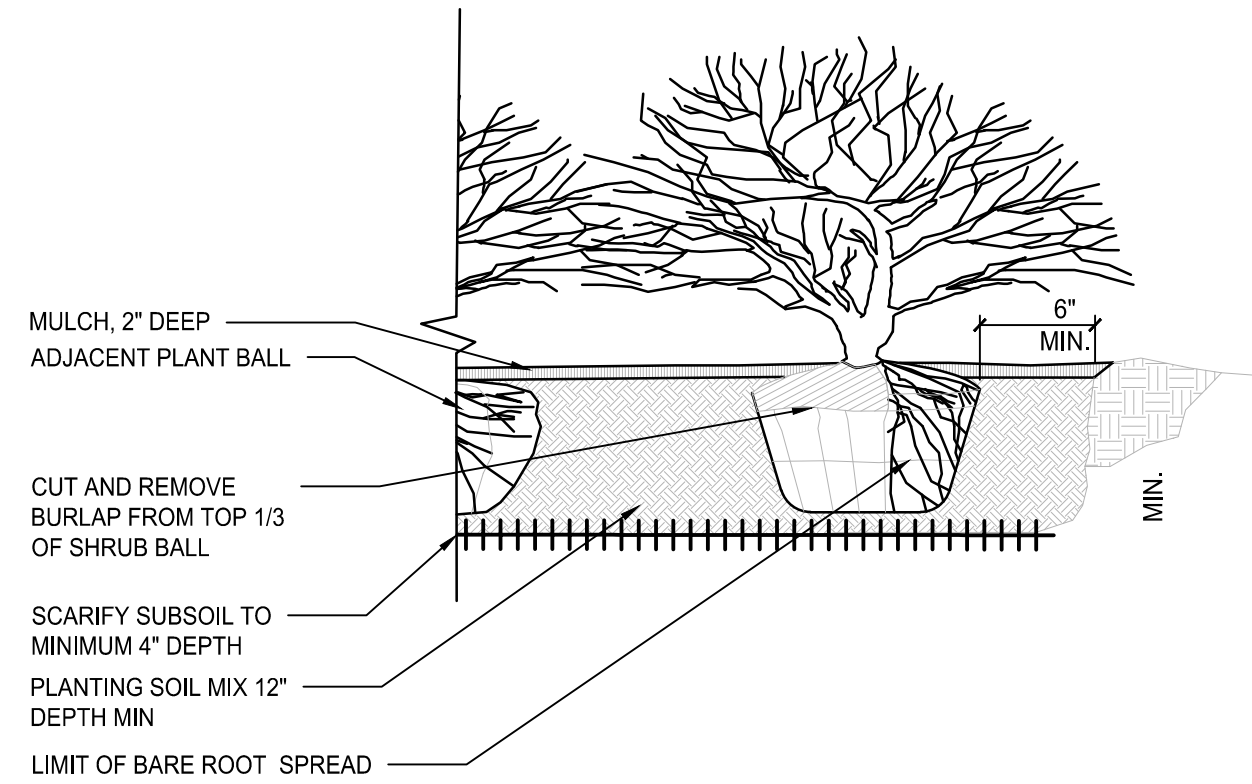
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2 EVERGREEN TREE PLANTING
NTS

NOTES:

- * SHRUB SHALL BEAR SAME RELATION TO FINISHED GRADE AS IT BORE TO PREVIOUSLY EXISTING GRADE.
* PRUNE ONLY DAMAGED BRANCHES MAINTAINING NORMAL SHRUB FORM



3 SHRUB PLANTING
NTS

ANCRAM SOLAR

3333 State Route 82
Ancramdale, NY 12503

SITE PLAN APPROVAL
SPECIAL USE PERMIT



Centerpointe Corporate Park
375 Esjay Road, Suite 200
Williamsville, NY 14221
www.wendelcompanies.com
p:716.688.0766 f:716.625.6825

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DWG. TITLE

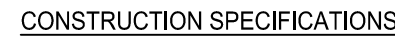
LANDSCAPE
SITE DETAILS



GENERIC SCALE BAR
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IF NOT TWO INCHES ON THIS SHEET, ADJUST ACCORDINGLY

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SCALE	AS NOTED
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CHK.	DLK
PROJ. No.	607153

DWG. No.

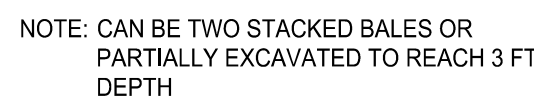


- 1 TEMPORARY STABILIZED CONSTRUCTION
ENTRANCE DETAIL



- ## CONSTRUCTION SPECIFICATIONS

1. LOCATE WASHOUT STRUCTURE A MINIMUM OF 50 FEET AWAY FROM OPEN CHANNELS, STORM DRAIN INLETS, SENSITIVE AREAS, WETLANDS, BUFFERS AND WATER COURSES AND AWAY FROM CONSTRUCTION TRAFFIC.
2. SIZE WASHOUT STRUCTURE FOR VOLUME NECESSARY TO CONTAIN WASH WATER AND SOLIDS AND MAINTAIN AT LEAST 4 INCHES OF FREEBOARD. TYPICAL DIMENSIONS ARE 10 FEET X 10 FEET X 3 FEET DEEP.
3. PREPARE SOIL BASE FREE OF ROCKS OR OTHER DEBRIS THAT MAY CAUSE TEARS OR HOLES IN THE LINER. LINER MUST BE 1/8" OR THICKER UV RESISTANT, IMPERMEABLE SHEETING, FREE OF HOLES AND TEARS OR OTHER DEFECTS THAT COMPROMISE IMPERMEABILITY OF THE MATERIAL.
4. PROVIDE A SIGN FOR THE WASHOUT IN CLOSE PROXIMITY TO THE FACILITY.
5. KEEP CONCRETE WASHOUT STRUCTURE WATER TIGHT. REPLACE IMPERMEABLE LINER IF DAMAGED (E.G., RIPPED OR PUNCTURED). EMPTY OR PUNCTURED WASHOUT STRUCTURE THAT IS 75 PERCENT FULL, AND DISPOSE OF ACCUMULATED MATERIAL PROPERLY. DO NOT REUSE PLASTIC LINER. WET-VACUUM STORED LIQUIDS THAT HAVE NOT EVAPORATED AND DISPOSE OF IN AN APPROVED MANNER. PRIOR TO FORECASTED RAINSTORMS, REMOVE LIQUIDS OR COVER STRUCTURE TO PREVENT OVERFLOWS. REMOVE HARDENED SOLIDS WHEN BROKEN. REMOVE ALL DEBRIS AND MAINTAIN RUNOFF DIVERSION AROUND EXCAVATED WASHOUT STRUCTURE UNTIL STRUCTURE IS REMOVED.



WASHOUT STRUCTURE WITH STRAW BALES



NOTE: FINAL GRADING OF EQUIPMENT PADS WILL BE DETERMINED IN DETAILED DESIGN AND COORDINATED WITH THE ELECTRICAL DESIGN.



Ancram PV, LLC
c/o RIC Development, LLC
17 State Street, Suite 2320
New York, NY 10004

ANCRAM SOLAR

3333 State Route 82
Ancramdale, NY 12503

SITE PLAN APPROVAL SPECIAL USE PERMIT

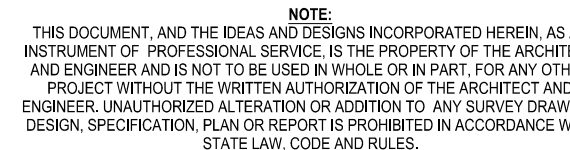


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09/08/25

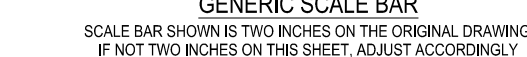
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DWG, TITL

SITE DETAILS



DATE 09/08/2025

SCALE AS NOTED

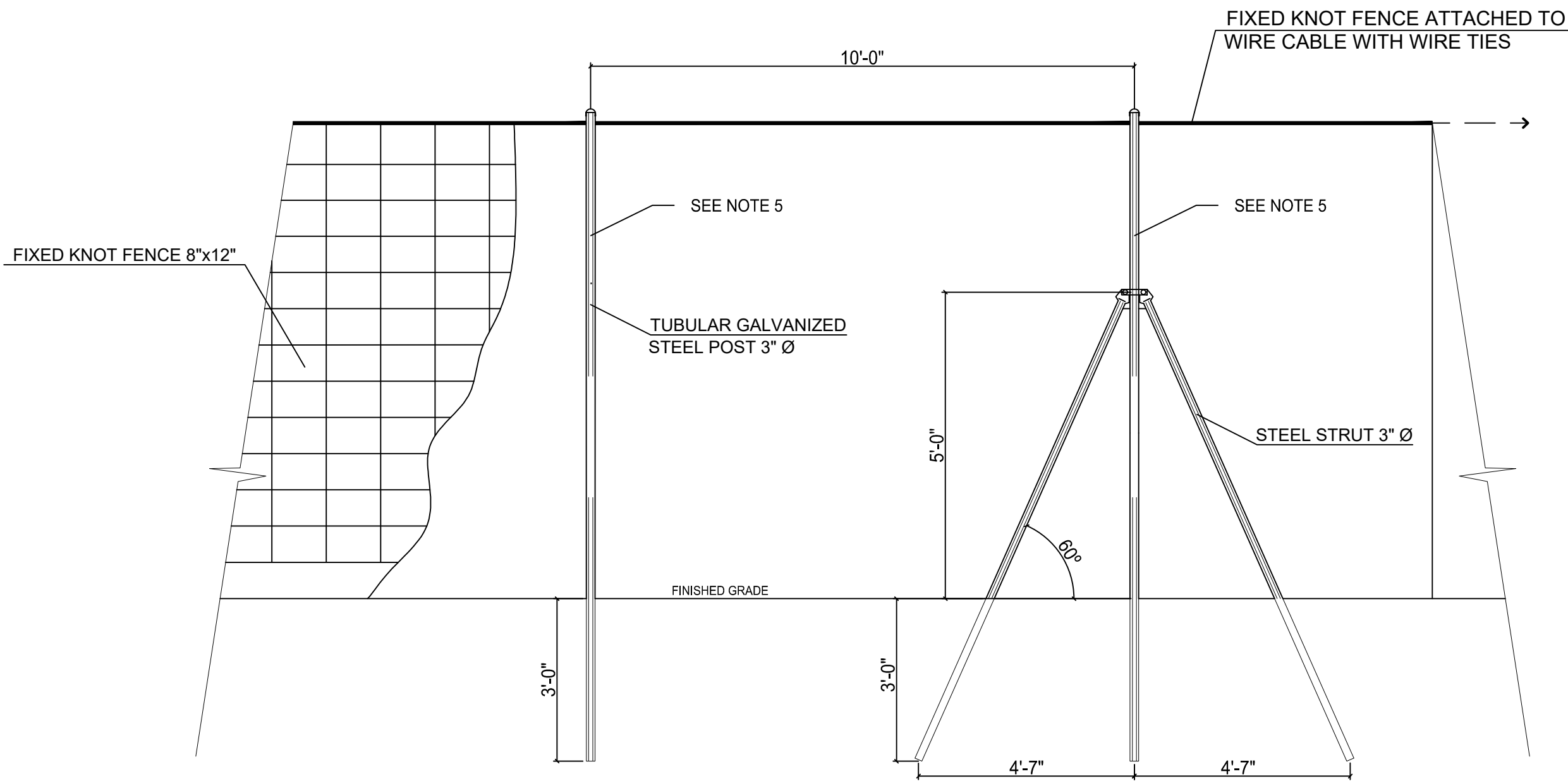
DWN. SWK CHK. SA

PROJ. No. 607153

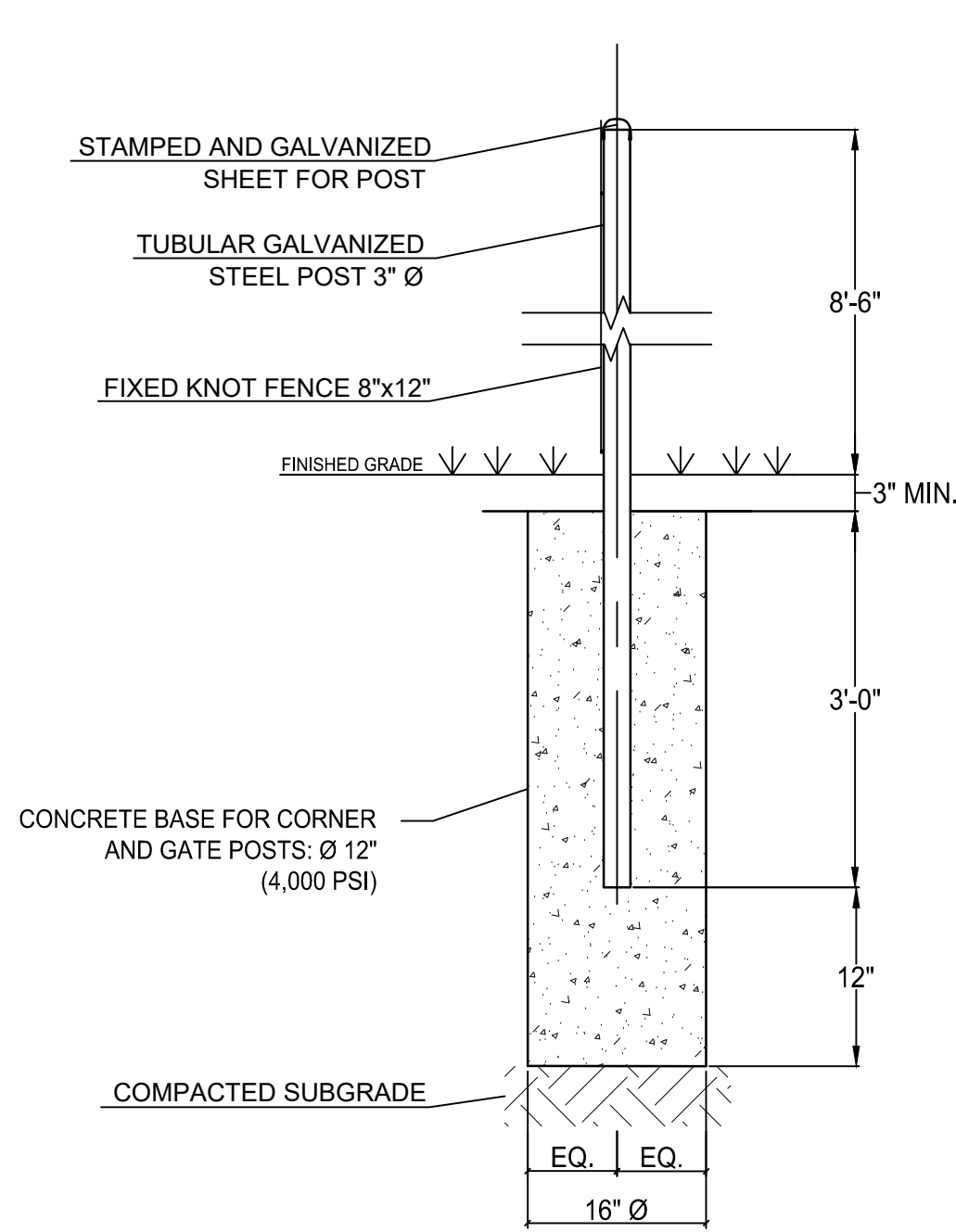
DV/G. No

C501

WILDLIFE FRIENDLY FENCE ELEVATION VIEW



WILDLIFE FRIENDLY FENCE PROFILE VIEW



- FENCE WARNING SIGNS. NOTES:
1. SIGNS SHALL CONFORM TO THE 2013 OSHA AND ANSI REQUIREMENTS.
 2. SIGNS SHALL BE 20" WIDE BY 14" HIGH.
 3. SIGNS SHALL HAVE A MOUNTING HEIGHT BETWEEN 45 TO 66 INCHES.
 4. SIGN PANELS SHALL BE 10 GAUGE ALUMINUM WITH HIGH VISIBILITY REFLECTIVE SHEETING.
 5. SIGNS SHALL BE PLACED ON GATE AND ALONG FENCE LINE AS REQUESTED BY OWNER.

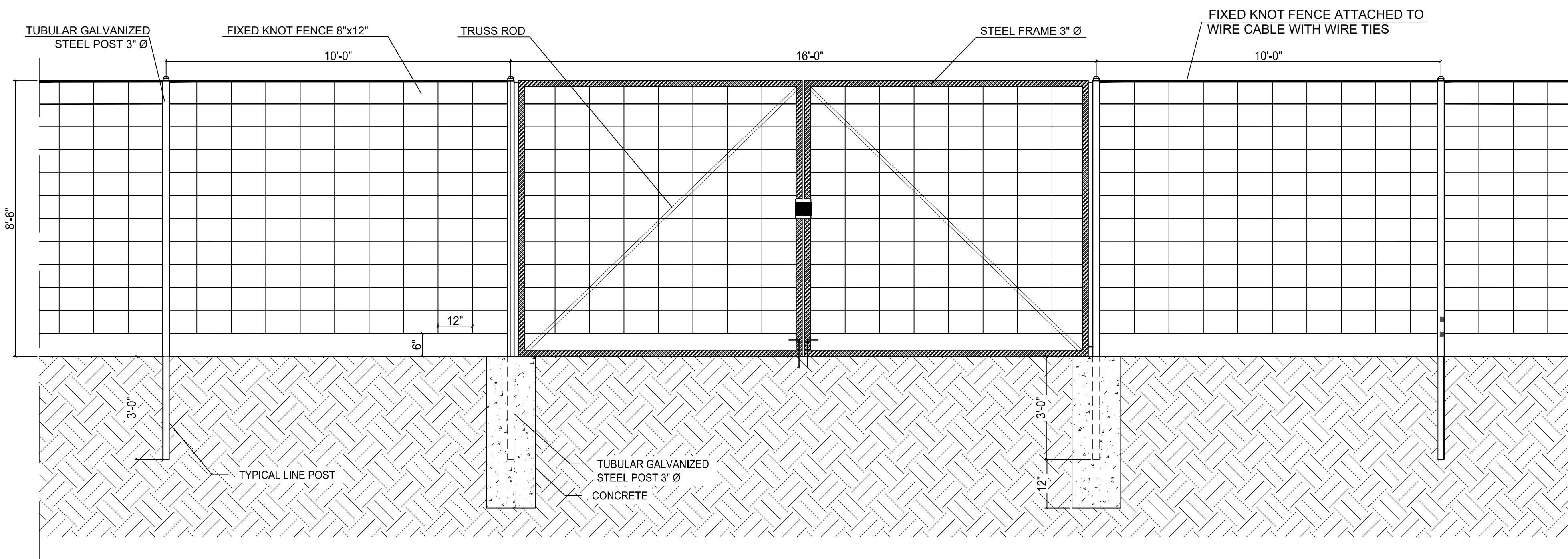
ADDRESS: 3333 STATE ROUTE 82
ANCRAMDAL, NY 12503

SITE OWNER: XXXX
SITE OWNER PHONE NUMBER: XXXX

O & M COMPANY: XXXX
O & M COMPANY PHONE NUMBER: XXXX

CONTACT PLATE

GATE FRONTAL VIEW



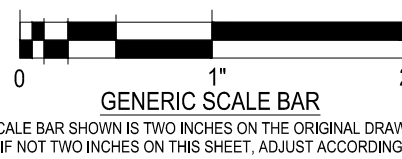
- NOTES:
1. PROVIDE LATCHING DEVICES TO HOLD GATES IN OPEN POSITION.
 2. IF ROCK IS ENCOUNTERED WHEN SETTING POSTS, DRILL HOLES 4 INCHES LARGER IN DIAMETER THAN POSTS AND BACKFILL TO GRADE WITH CLASS "B" CONCRETE.
 3. PROVIDE LOCKING LATCH WITH FIRE DEPARTMENT PROVIDED KNOX BOX.
 4. PER ARTICLE 691.11 OF THE NATIONAL ELECTRICAL CODE, LARGE SCALE PHOTOVOLTAIC (PV) PROJECTS ABOVE 5,000 KW (5 MW) REQUIRE THE PERIMETER FENCE TO BE GROUNDED.
 5. REGULAR FENCE POSTS SHALL BE INSTALLED EVERY 10 FT, AND POSTS WITH STRUTS EVERY 90 FT.
 6. THE FENCING DEPICTED IN THESE PLANS AND DETAILS IS NOT DESIGNED TO ACCOMMODATE ADDITIONAL WIND LOADING SUCH AS THE ADDITION OF SCREENING MATERIAL. IF SCREENING "SLATS" OR OTHER TEXTILE SCREENING MATERIAL IS TO BE ADDED TO THE FENCE, THE FENCING SYSTEM MUST BE REDESIGNED AND APPROVED BY THE OWNER AND ENGINEER.
 7. THE FENCE SHALL HAVE AN APPROPRIATE HEIGHT TO PROVIDE SCREENING WHILE ALLOWING SMALL ANIMAL PASSAGE.
 8. GAPS OR OPENINGS SHALL BE INCORPORATED IN THE FENCE DESIGN TO FACILITATE THE MOVEMENT OF SMALL MAMMALS AND REPTILES.
 9. IF NEEDED, A BERM OF VEGETATIVE SCREENING SHALL BE INTEGRATED ALONGSIDE THE FENCE USING NATIVE PLANT SPECIES TO PROVIDE SCREENING FROM ADJACENT PROPERTIES TO ATTRACT AND SUPPORT LOCAL WILDLIFE.
 10. SHARP EDGES OR PROTRUSIONS THAT COULD HARM ANIMALS SHALL BE REMOVED FROM THE FENCE.

1 WILDLIFE FRIENDLY FENCE WITH GATE DETAIL
SCALE: N.T.S.

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DWG. TITLE

SITE DETAILS



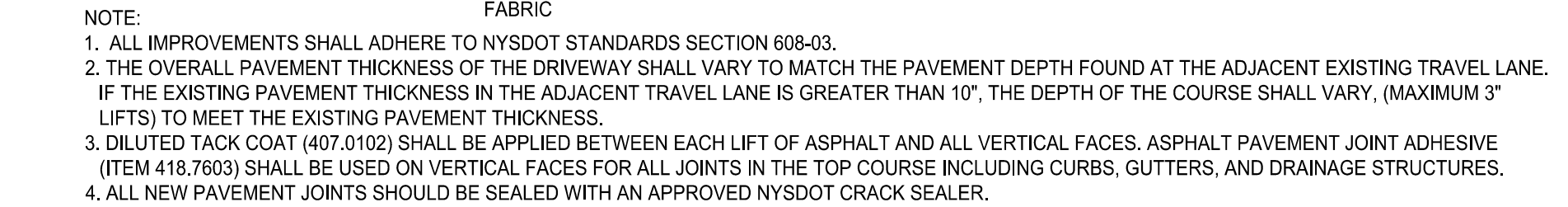
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PROJ. No.	607153
DWG. No.	

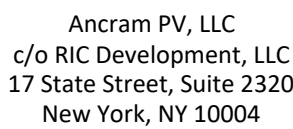
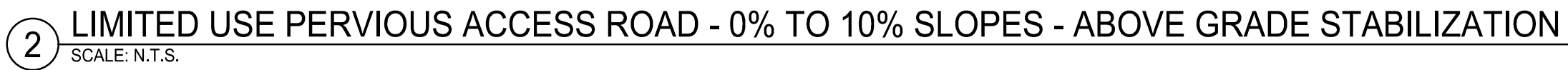
1. USE OF THIS DETAIL/CRITERION IS LIMITED TO ACCESS ROADS USED ON AN OCCASIONAL BASIS ONLY (I.E. PROVIDE ACCESS FOR MOWING, EQUIPMENT REPAIR OR MAINTENANCE, ETC.).

- ### GEOGRID MATERIAL NOTES:

1. THE GEGRID, OR COMPARABLE PRODUCT, IS INTENDED FOR USE FOR ALL CONDITIONS, IN ORDER TO ASSIST IN MATERIAL SEPARATION FROM NATIVE SOILS AND PRESERVE ACCESS LOADS.
2. GRAVEL FILL MATERIAL SHALL CONSIST OF 1-4" CLEAN, DURABLE, SHARP-ANGLED CRUSHED STONE OF UNIFORM QUALITY, MEETING THE SPECIFICATIONS OF NYSDOT ITEM 703-02, SIZE DESIGNATION 3-6 OF TABLE 703-4. STONE MAY BE PLACED IN FRONT OF, AND SPREAD WITH, A TRACKED VEHICLE. GRAVEL SHALL NOT BE COMPACTED.
3. GEGRID SHALL BE MIRAFI BXG110 OR APPROVED EQUAL. GEGRID SHALL BE DESIGNED BASED ON EXISTING SOIL CONDITIONS AND PROPOSED HAUL ROAD SLOPES.
4. IF MORE THAN ONE ROLL WIDTH IS REQUIRED, ROLLS SHOULD OVERLAP A MINIMUM OF SIX INCHES.
5. REFER TO MANUFACTURER'S SPECIFICATION FOR PROPER TYPING AND CONNECTIONS.
6. LIMITED USE PERVIOUS ACCESS ROAD SHALL BE TOP DRESSED AS REQUIRED WITH ONLY 1-4" CRUSHED STONE MEETING NYSDOT ITEM 703-02 SPECIFICATIONS.



3 NYSDOT DRIVEWAY ENTRANCE ASPHALT SECTION WITHIN PAVEMENT LENGTH
SCALE: N.T.S.

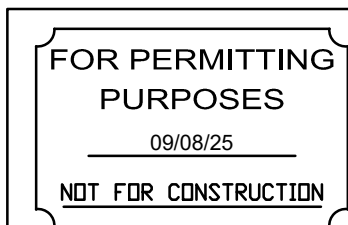


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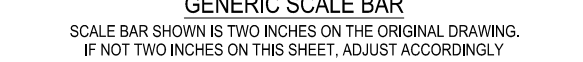


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D	REVISED PER TOWN COMMENTS	09/08/2025
C	REVISED PER PLANNER & ENGINEER COMMENTS	05/19/2025
B	REVISED PER TOWN ZEO COMMENTS	1/23/2025
A	SITE PLAN APPROVAL/SUP SUBMISSION	11/20/2024
NO.	REVISIONS	DATE

DWS, TITL

SITE DETAILS



DATE 09/08/2025

SCALE AS NOTED

DWN. SWK CHK. SAF

PROJ. No. 607153

DWG. No

C503