

Date: March 28, 2025--9:53am Keystone Consulting Engineers, Inc. West Office -- USER: jrogers

PRELIMINARY/FINAL PLAN

1763 BROADWAY MINOR SUBDIVISION

1763 BROADWAY, BETHLEHEM, PA 18105

SALISBURY TOWNSHIP, LEHIGH COUNTY, PENNSYLVANIA

MARCH 28, 2025

RECORD OWNER/APPLICANT

GREEN HAMMER PROPERTIES LLC
1230 TWEED AVENUE
ALLENTOWN, PA 18103

SITE DATA

RECORD OWNER: GREEN HAMMER PROPERTIES, LLC
PROPERTY ADDRESS: 1763 BROADWAY BETHLEHEM, PA 18105
TAX ASSESSMENT PARCEL I.D.: 641678957563
INSTRUMENT NO.: 2023024923
LOT AREA: 18,750 S.F. OR 0.43 AC.
WATER: PUBLIC
SANITARY SEWER: PUBLIC
ZONING DISTRICT: MEDIUM DENSITY RESIDENTIAL R-4

MEDIUM DENSITY RESIDENTIAL R-4 DISTRICT AREA, YARD AND HEIGHT RESTRICTIONS					
	SINGLE FAMILY DETACHED		TWIN		
	REQUIRED	PROVIDED (LOT 1)	REQUIRED	PROVIDED (LOT 2)	PROVIDED (LOT 3)
MAXIMUM PERMITTED					
BUILDING HEIGHT	35 FEET	< 35 FEET	35 FEET	< 35 FEET	< 35 FEET
STORIES	2.5	2	2.5	2	2
LOT COVERAGE	60%	28%	60%	34%	34%
BUILDING COVERAGE	35%	12%	35%	15%	15%
MINIMUM REQUIREMENTS					
LOT AREA	6,000 SQUARE FEET	8,750 SQUARE FEET	4,500 SQUARE FEET	5,000 SQUARE FEET	5,000 SQUARE FEET
LOT WIDTH AT STREET LINE	25 FEET	70 FEET	25 FEET	40 FEET	40 FEET
AT BUILDING SETBACK	50 FEET	70 FEET	40 FEET	40 FEET	40 FEET
BUILDING SETBACK LINE--FRONT	25 FEET	40 FEET	25 FEET	35 FEET	35 FEET
SIDE YARD	6 FEET	14.63 FEET	6 FEET	19.50 FEET	19.50 FEET
TOTAL	18 FEET	32.96 FEET	18 FEET	19.50 FEET	19.50 FEET
REAR YARD	35 FEET	56.95 FEET	35 FEET	54 FEET	54 FEET

ONE CALL NOTE:

THE APPLICANT IS RESPONSIBLE FOR JOINING THE PA ONE CALL SYSTEM AND IS RESPONSIBLE FOR MARKING OF ALL UNDERGROUND UTILITIES PRIOR TO THE UTILITIES BEING FORMALLY ACCEPTED BY AND DEDICATED TO THE TOWNSHIP.



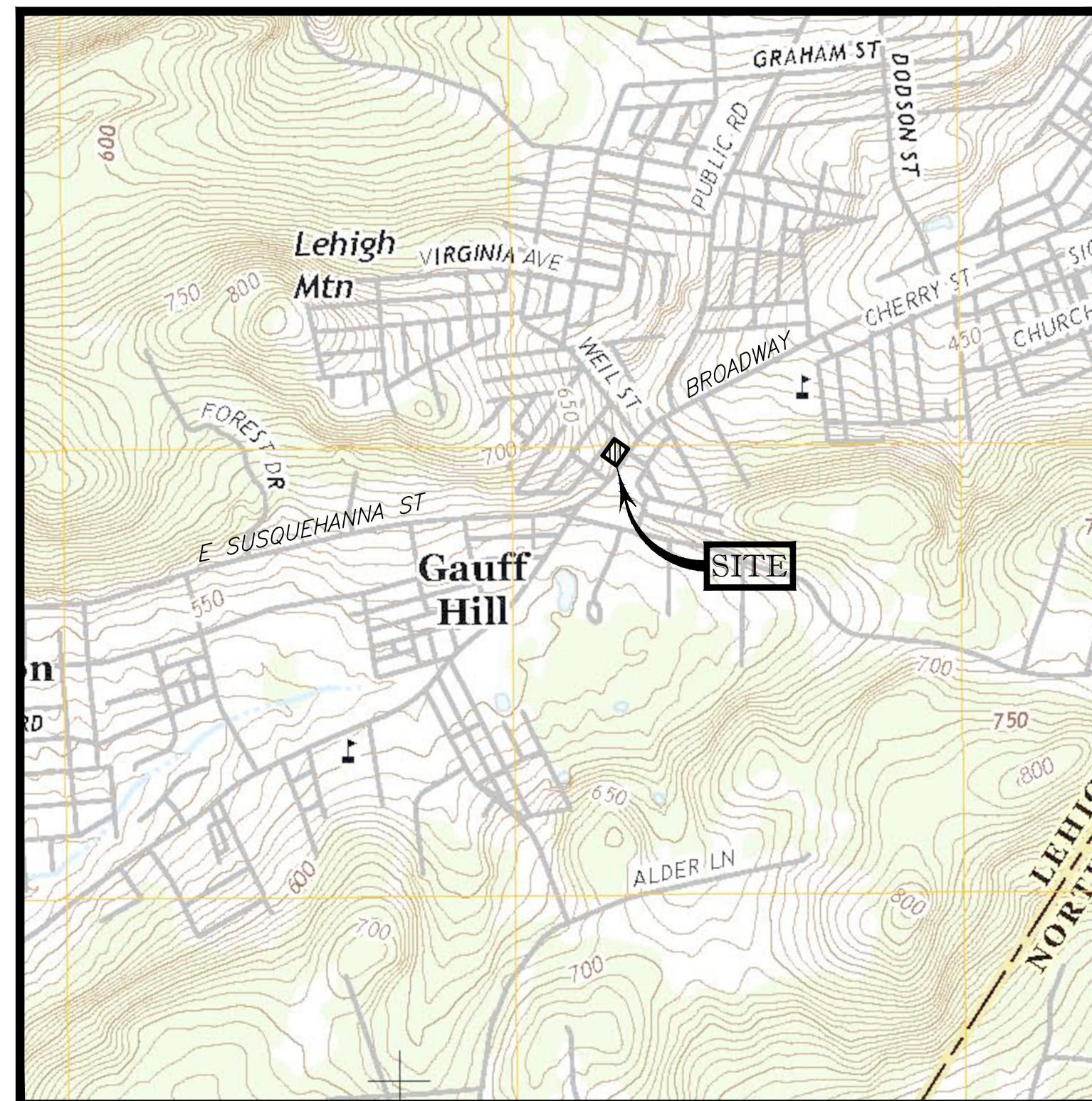
DIAL 8-1-1 OR 1-800-242-1776 NOT LESS THAN 3 BUSINESS DAYS NOR MORE THAN 10 BUSINESS DAYS PRIOR TO THE START OF EXCAVATION.

PENNSYLVANIA ONE CALL SYSTEM SERIAL NUMBER
20232991298-000

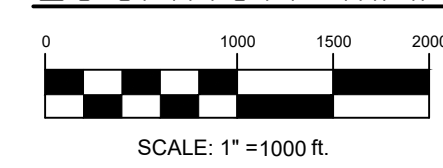
PENNSYLVANIA ONE CALL SYSTEM FINAL DESIGN SERIAL NUMBER
0000000000-000

KEYSTONE CONSULTING ENGINEERS, INC., HAS PREPARED THESE TOPOGRAPHIC DRAWINGS FOR THE PURPOSE OF THE DESIGN OF THE SUBDIVISION OR LAND DEVELOPMENT IMPROVEMENTS SHOWN. PURSUANT TO THE REQUIREMENTS OF PA ACT 287 OF 1974, AS AMENDED, KEYSTONE CONSULTING ENGINEERS, INC., HAS:

1. REQUESTED THE LINE AND FACILITY INFORMATION FROM A ONE CALL SYSTEM NOT LESS THAN TEN NOR MORE THAN NINETY WORKING DAYS BEFORE FINAL DESIGN IS TO BE COMPLETED.
2. SHOWN UPON THE DRAWINGS THE POSITION AND TYPE OF EACH FACILITY OWNER'S LINE, DERIVED PURSUANT TO THE REQUEST MADE, INCLUDING THE FACILITY OWNER'S NAME, OFFICE ADDRESS AND TELEPHONE NUMBER AS SHOWN ON THE LIST MAINTAINED BY THE ONE-CALL SYSTEM;
3. MADE A REASONABLE EFFORT IN PREPARATION OF THE CONSTRUCTION DRAWINGS TO AVOID DAMAGE TO AND MINIMIZE INTERFERENCE WITH THE FACILITY OWNER'S FACILITIES IN THE CONSTRUCTION AREA BY MAINTAINING AN EIGHTEEN-INCH CLEARANCE OF THE FACILITY OWNER'S FACILITIES;
4. SHOWN UPON THE DRAWINGS THE SERIAL NUMBER AND DATE OF THE ONE CALL NOTICE. KEYSTONE CONSULTING ENGINEERS, INC., MAKES NO REPRESENTATION, ASSURANCE OR GUARANTEE THAT THE INFORMATION OBTAINED AS NOTED ABOVE AND ILLUSTRATED HEREON ACCURATELY DEPICTS FIELD CONDITIONS. ALL CONTRACTORS PERFORMING ACTUAL EXCAVATION OR DEMOLITION WORK ON THIS SITE ARE HEREBY ALERTED TO THE CONTRACTOR'S RESPONSIBILITY TO CONTACT THE ONE-CALL SYSTEM AS REQUIRED BY ACT 287, AS AMENDED.



LOCATION MAP



PENNDOT PERMIT REFERENCES

A PENNDOT HIGHWAY OCCUPANCY PERMIT FOR LOT NO. 1 IS REQUIRED PURSUANT TO SECTION 420 OF THE ACT OF JUNE 1, 1945 (P.L. 1242, NO. 428), KNOWN AS THE "STATE HIGHWAY LAW," BEFORE DRIVEWAY ACCESS TO A STATE HIGHWAY IS PERMITTED. ACCESS TO THE STATE HIGHWAY SHALL BE ONLY AS AUTHORIZED BY A PENNDOT HIGHWAY OCCUPANCY PERMIT. NO BUILDING PERMITS, ZONING PERMITS OR CERTIFICATES OF OCCUPANCY SHALL BE ISSUED FOR SAID LOT UNTIL SUCH TIME AS A PENNDOT HIGHWAY OCCUPANCY PERMIT HAS BEEN SECURED AND FILED WITH THE TOWNSHIP. THE TOWNSHIP SHALL NOT BE HELD LIABLE FOR DAMAGES TO PERSONS OR PROPERTY ARISING OUT OF ISSUANCE OR DENIAL OF A HIGHWAY OCCUPANCY PERMIT BY THE PA. DEPARTMENT OF TRANSPORTATION, PURSUANT TO SECTION 508 OF THE PA. MUNICIPALITIES PLANNING CODE.

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THE ABOVE PLAN AND SURVEY TO BE CORRECT IN ALL ITS DETAILS.

DATE _____ DOUGLAS HARWICK, PLS SU075503
KEYSTONE CONSULTING ENGINEERS, INC.
2870 EMERICK BOULEVARD, BETHLEHEM PA, 18020

ENGINEER'S CERTIFICATION

I, JONATHAN M. ROGERS, A LICENSED PROFESSIONAL ENGINEER OF THE COMMONWEALTH OF PENNSYLVANIA, DO HEREBY CERTIFY THE ABOVE PLAN AND SURVEY TO BE CORRECT IN ALL ITS DETAILS.

JONATHAN M. ROGERS, P.E. 092322,
KEYSTONE CONSULTING ENGINEERS, INC.
5012 MEDICAL CENTER CIRCLE, SUITE 1
ALLENTOWN, PA 18106

OWNER'S STATEMENT

I/WE, THE OWNER(S) OF THIS PLAT OF LAND BEING DULY SWORN ACCORDING TO LAW, DEPOSE AND STATE THAT I AM/WE ARE THE SOLE OWNER(S) OF THIS PROPERTY IN PEACEFUL POSSESSION OF IT AND THAT THERE ARE NO SUITS PENDING AFFECTING THE TITLE OF SAME, AND THAT I/WE HEREBY DEDICATE TO THE TOWNSHIP OF SALISBURY FOR PUBLIC USE ALL THE ROAD RIGHTS-OF-WAY, UTILITY EASEMENTS AND RIGHT-OF-WAY OF PUBLIC IMPROVEMENTS SUCH AS SEWER LINES AND STORM DRAINAGE FACILITIES AS SHOWN ON THIS SUBDIVISION PLAN. I/WE DO FURTHER DEPOSE AND STATE THAT I/WE HAVE COMPLIED WITH ALL THE REQUIREMENTS AND PROVISIONS OF THE SALISBURY TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AND SHALL SAVE THE TOWNSHIP HARMLESS AND INDEMNIFY THE TOWNSHIP OF SALISBURY AGAINST ANY LIABILITY OR LOSS RESULTING FROM THE SUBDIVISION OF THIS PLAT FOR WHATEVER REASONS PRESENT OR FUTURE.

NAME OF OWNER _____ NAME OF OWNER _____

SWORN AND SUBSCRIBED BEFORE ME THIS DAY ____ DAY OF _____, 20____.

NOTARY PUBLIC _____

SHEET INDEX	
* SHEET 1 OF 8	TITLE SHEET
* SHEET 2 OF 8	RECORD/SUBDIVISION PLAN
SHEET 3 OF 8	EXISTING FEATURES/DEMOLITION PLAN
SHEET 4 OF 8	GRADING AND DRAINAGE PLAN
SHEET 5 OF 8	UTILITY PLAN
SHEET 6 OF 8	CONSTRUCTION DETAILS
SHEET 7 OF 8	EROSION AND SEDIMENTATION CONTROL PLAN
SHEET 8 OF 8	EROSION AND SEDIMENTATION CONTROL DETAILS

* DENOTES PLAN TO BE RECORDED

SALISBURY TOWNSHIP ENGINEER REVIEW

CLOSURE REVIEWED BY THE SALISBURY TOWNSHIP ENGINEER

DATE

SALISBURY TOWNSHIP PLANNING COMMISSION APPROVAL

APPROVED BY THE SALISBURY TOWNSHIP PLANNING COMMISSION

CHAIRMAN DATE

SECRETARY DATE

LEHIGH VALLEY PLANNING COMMISSION REVIEW

REVIEWED BY THE LEHIGH VALLEY PLANNING COMMISSION OF LEHIGH AND NORTHAMPTON COUNTIES.

LVPC STAFF PERSON RESPONSIBLE FOR REVIEW DATE

RECORDER OF DEEDS

RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS LEHIGH COUNTY, PENNSYLVANIA ON _____ 20 IN MAP BOOK VOLUME PAGE _____

LEHIGH COUNTY RECORDER OF DEEDS

Site Design By:

KEYSTONE CONSULTING ENGINEERS

www.KCEinc.com

Civil Engineers & Surveyors

5012 Medical Center Circle
Suite 1, Allentown, PA 18106
610-395-0971 (P)
610-391-8942 (F)

East Office: Bethlehem, West Office: Allentown, North Office: Kresgeville.

w:\2023\CW23-123-1763 Broadway_Twin_Development, Bethlehem, PA, Lehigh County - Land Development\Drawings\CW-23-123 Plot Layout.dwg ->RECORD Date: March 28, 2025 - 9:53am Keystone Consulting Engineers, Inc. West Office - USER: jrogers

LEGEND

SANDED TEXT INDICATES EXISTING
UPRIGHT TEXT INDICATES PROPOSED

- IRON PIN FOUND
- IRON PIPE FOUND
- CONCRETE MONUMENT FOUND
- UTILITY POLE
- GUY WIRE
- STORM MANHOLE
- STORM INLET
- SANITARY CLEANOUT
- SANITARY MANHOLE
- WATER VALVE
- WATER MANHOLE
- FIRE HYDRANT
- WATER SERVICE
- WATER METER
- SIGN
- MAILBOX
- AREA LIGHT
- PINE TREE
- DECIDUOUS TREE
- BUSH
- BOLLARD
- GATE POST
- PARKING COUNT

BOUNDARY

ZONING BOUNDARY

LEGAL RIGHT-OF-WAY

ULTIMATE RIGHT-OF-WAY

REQUIRED RIGHT-OF-WAY

EASEMENT LINE

ADJOINER PROPERTY LINE

ADJOINER PROPERTY LINE

BUILDING RESTRICTION LINE

EDGE OF PAVEMENT

CURB

FENCE

TREELINE

CONTOUR

GAS LINE

OHW

OVERHEAD WIRES

S

SANITARY SEWER

E

ELECTRIC LINE

W

WATER LINE

STORM SEWER

D.Y.L.

DOUBLE YELLOW LINE

E.O.P.

EDGE OF PAVEMENT

E.O.S.

EDGE OF STONE

PROPOSED LEGEND

BOUNDARY

10 PARKING COUNT

385 CONTOUR

STORM SEWER

FLARED END SECTION

STORM MANHOLE

UTILITY POLE

GAS LINE

OHW

OVERHEAD WIRES

S

SANITARY MANHOLE

S

SANITARY SEWER

T

TELEPHONE LINE

⊕

ELECTRIC MANHOLE

⊕

ELECTRIC LINE

⊕

FIRE HYDRANT

W

WATER LINE

LPSS

LOW PRESSURE SANITARY SEWER

DEPRESSED CURB

RETAINING WALL

PAVEMENT

BUILDING

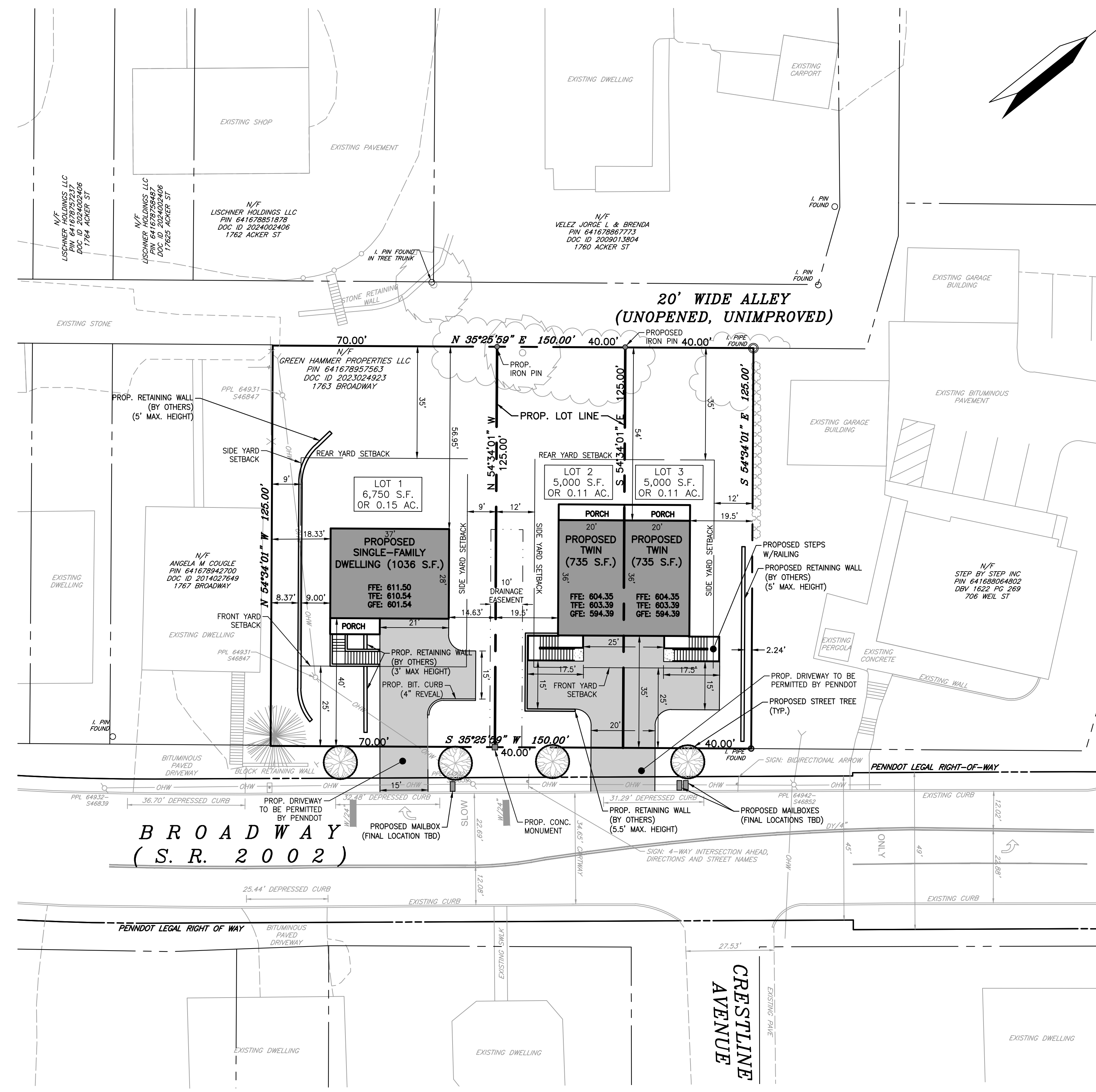
CONCRETE SIDEWALK

CURB ELEVATION

SPOT ELEVATION

LANDSCAPE PLAN LEGEND

LARGE TREE



RECREATION CONTRIBUTION NOTE

THE APPLICANT SHALL BE REQUIRED TO PROVIDE MONETARY COMPENSATION PER DWELLING UNIT TO THE TOWNSHIP FOR RECREATION PURPOSES.

LANDSCAPE CALCULATIONS:

STREET TREES (KWANZAN CHERRY/PRUNUS SERRULATA KWANZAN):

REQUIRED:
STREET TREES MINIMUM SPACING OF 30'-40'
ALONG STREET RIGHTS-OF-WAY

PROVIDED:
4 STREET TREES PROVIDED

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ZONING DISTRICT: MEDIUM DENSITY RESIDENTIAL R-4

MEDIUM DENSITY RESIDENTIAL R-4 DISTRICT AREA, YARD AND HEIGHT RESTRICTIONS

MAXIMUM PERMITTED	SINGLE FAMILY DETACHED		TWIN		
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SURVEY NOTES

- THIS PLAN IS BASED UPON A FIELD SURVEY CONDUCTED AS OF NOVEMBER 1, 2023 BY KEYSTONE CONSULTING ENGINEERS INC. USING A TRIMBLE S-5 ROBOTIC TOTAL STATION AND A TRIMBLE R-8 GPS WITH KEYNET AND REPRESENTS A RETRACEMENT AND TOPOGRAPHIC SURVEY OF LANDS NOW OR FORMERLY OF GREEN HAMMER PROPERTIES, LLC.
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- THE EXISTENCE AND LOCATIONS OF UNDERGROUND UTILITIES ON THE SITE SHALL BE VERIFIED BY THE CONTRACTOR IN ACCORDANCE WITH PA ACT 187 AND 121 PRIOR TO COMMENCING ANY EXCAVATION WORK.
- PROPERTY OWNER NAME, DEED AND TAX PARCEL IDENTIFIER INFORMATION AS SHOWN IS BASED UPON LEHIGH COUNTY TAX MAP RECORDS AS OF NOVEMBER 2023 AND IS SUBJECT TO THE ACCURACIES OR INACCURACIES THEREOF.
- PROPOSED DRIVEWAY TO BE PERMITTED BY PENNDOT
- PROPOSED MAILBOX (FINAL LOCATION TBD)
- PROPOSED CONC. MONUMENT
- PROPOSED RETAINING WALL (5.5' MAX. HEIGHT)
- PROPOSED STREET TREE (TYP.)
- PROPOSED PERGOLA
- PROPOSED DRIVEWAY TO BE PERMITTED BY PENNDOT
- PROPOSED MAILBOXES (FINAL LOCATIONS TBD)
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- PROPOSED PERGOLA

811

DIAL 8-1-1 OR 1-800-242-1776 NOT LESS THAN 3 BUSINESS DAYS NOR MORE THAN 10 BUSINESS DAYS PRIOR TO THE START OF EXCAVATION.

PENNSYLVANIA ONE CALL SYSTEM SERIAL NUMBER: 20232991298-000

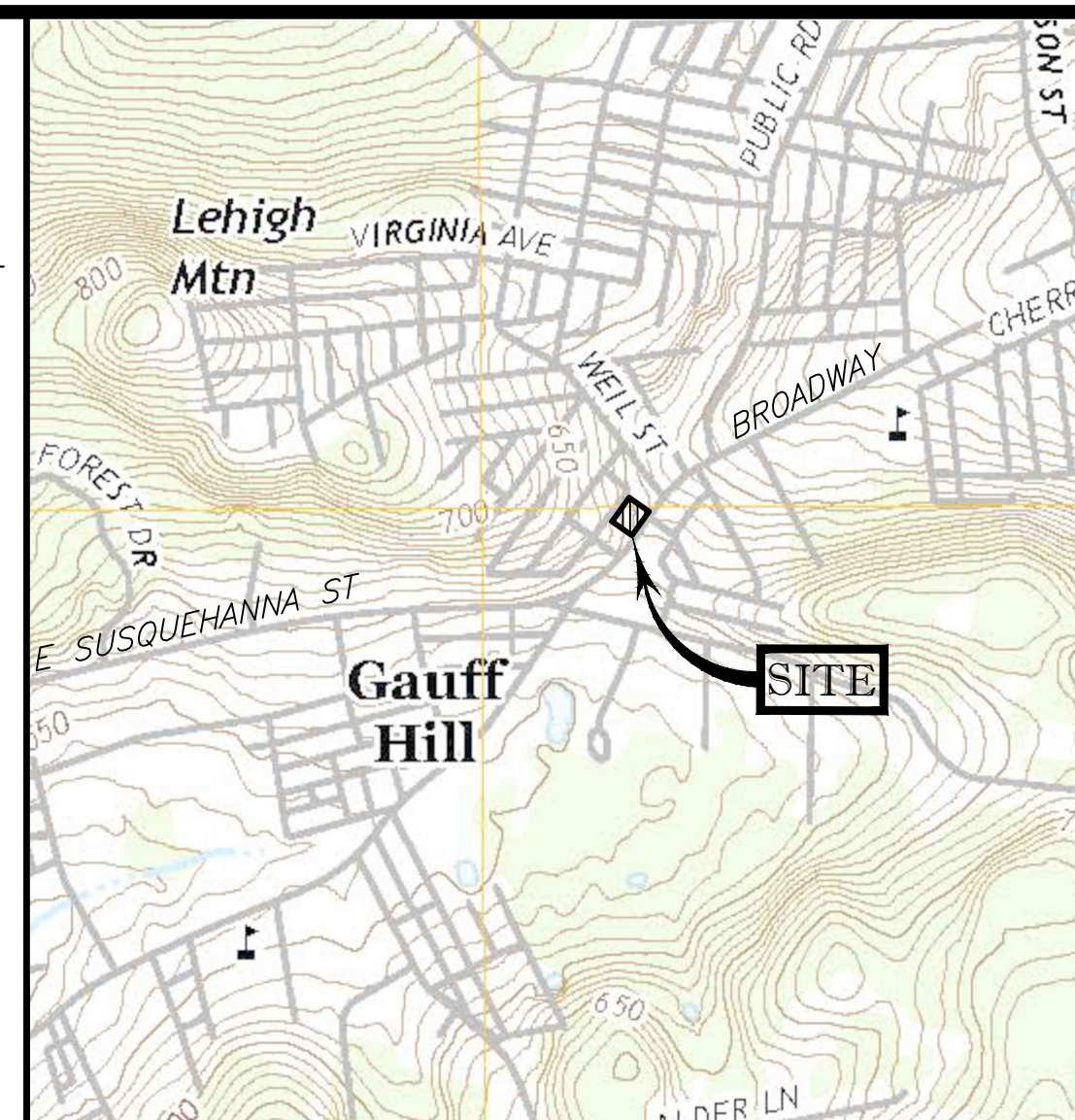
PENNSYLVANIA ONE CALL SYSTEM FINAL DESIGN SERIAL NUMBER: 0000000000-000

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GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.



KEYSTONE CONSULTING ENGINEERS, INC.
Engineering firm of choice since 1972

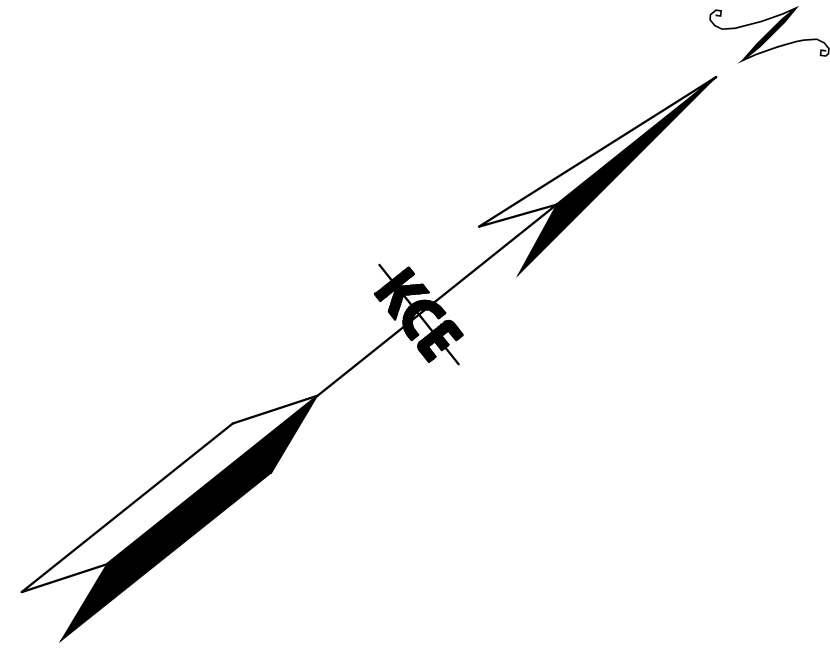
5012 MEDICAL CENTER CIRCLE, SUITE 1, ALLENTOWN, PA 18106 610-395-0971
East Office: Bethlehem, West Office: Allentown, North Office: Kresgeville
www.kceinc.com

RECORD/SUBDIVISION PLAN

1763 BROADWAY MINOR SUBDIVISION
1763 BROADWAY
BETHLEHEM, PA 18015

SALISBURY TOWNSHIP
LEHIGH COUNTY, PENNSYLVANIA

DESIGNED BY: JMR, RL
DRAWN BY: JMR
CHECKED BY: JMR
DATE: 03/28/2025
SCALE: 1" = 20'
JOB NUMBER: CW-23-123
SHEET: 2 OF 8

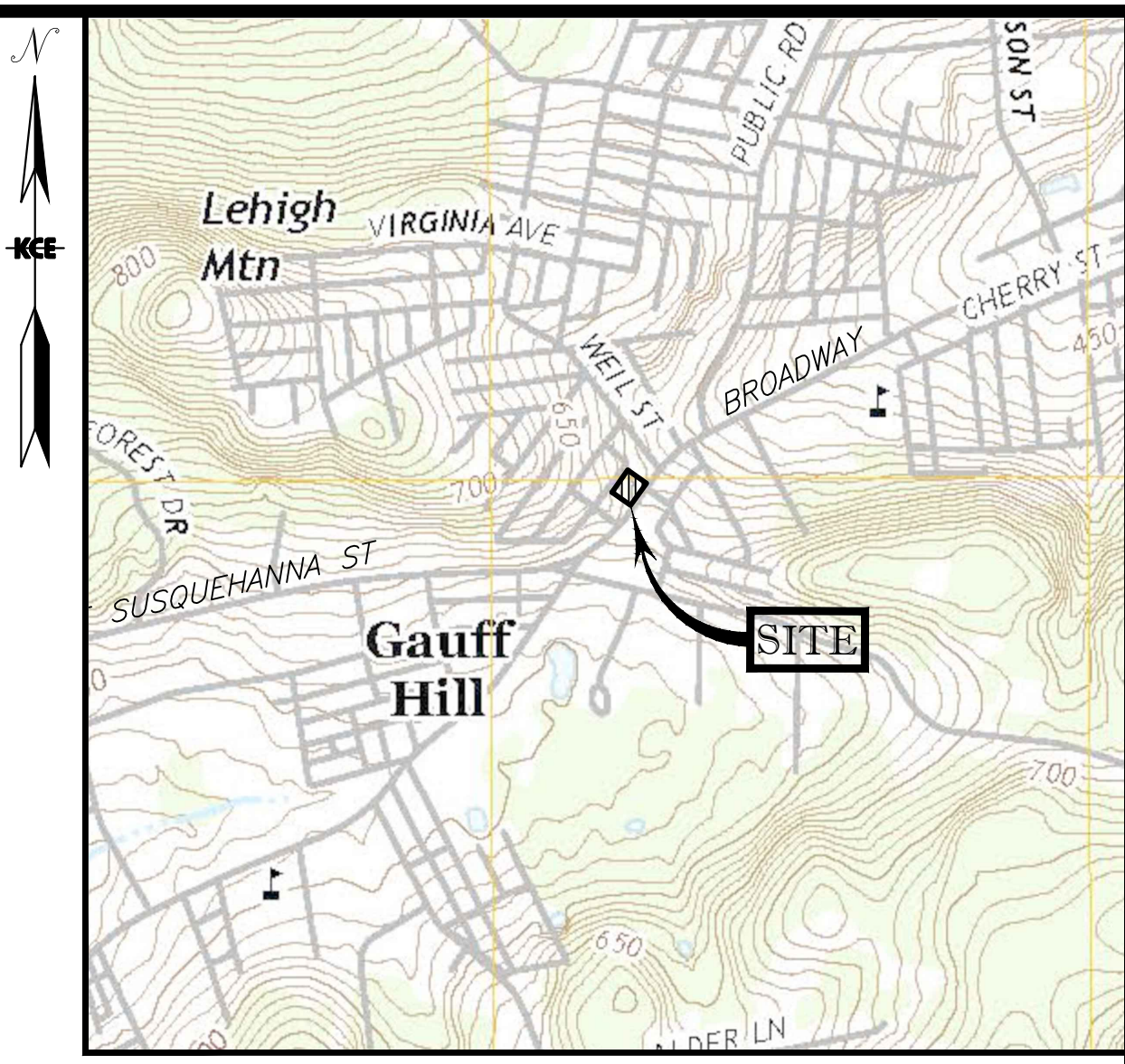


LEGEND

	SAVED TEXT INDICATES EXISTING
	UPRIGHT TEXT INDICATES PROPOSED
	IRON PIN FOUND
	IRON PIPE FOUND
	CONCRETE MONUMENT FOUND
	UTILITY POLE
	GUY WIRE
	STORM INLET
	SANITARY MANHOLE
	WATER VALVE
	FIRE HYDRANT
	SIGN
	MAILBOX
	PINE TREE
	DECIDUOUS TREE
	BUSH
	BOLLARD
	GATE POST
	BOUNDARY
	LEGAL RIGHT-OF-WAY
	EASEMENT LINE
	ADJOINER PROPERTY LINE
	BUILDING RESTRICTION LINE
	EDGE OF PAVEMENT
	CURB
	FENCE
	GUIDERAIL
	TREE LINE
	CONTOUR
	GAS LINE
	OVERHEAD WIRES
	SANITARY SEWER
	ELECTRIC LINE
	WATER LINE
	STORM SEWER
	D.Y.L. DOUBLE YELLOW LINE
	S.W.L. SOLID WHITE LINE
	E.O.P. EDGE OF PAVEMENT
	C.L.F. CHAIN LINK FENCE



PROJECT BENCHMARK
 ELEV. = 600.41 (NAVD 88 DATUM)
 MANHOLE LOCATED ON THE SOUTHWEST
 CORNER OF THE PROJECT.



LOCATION MAP - ALLENTOWN EAST QUADRANGLE
 1"=1000'

SLOPE ZONE LEGEND

	<=8%
	8% - 12%
	12% - 15%
	15% - 25%
	>25%

SURVEY NOTES

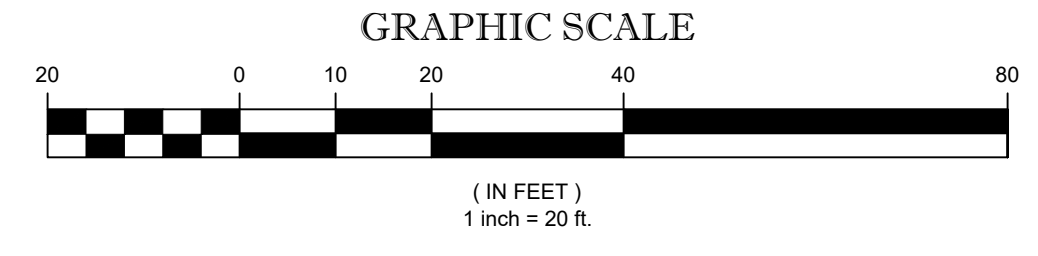
- THIS PLAN IS BASED UPON A FIELD SURVEY CONDUCTED AS OF NOVEMBER 1, 2023 BY KEYSTONE CONSULTING ENGINEERS, INC. USING A TRIMBLE S-5 ROBOTIC TOTAL STATION AND A TRIMBLE R-8 GPS WITH KEYNET AND REPRESENTS A RE-TRACED AND TOPOGRAPHIC SURVEY OF LANDS NOW OR FORMERLY OF GREEN HAMMER PROPERTIES, LLC.
- UTILITY LOCATIONS DEPICTED HEREON ARE APPROXIMATE AND ARE BASED ON FIELD LOCATION OF OBVIOUS ABOVE-GROUND EVIDENCE. UNDERGROUND LINES WHOSE PRESENCE IS NOT IMPLIED ON THE SURFACE BY MARKINGS OR STRUCTURES MAY NOT HAVE BEEN SHOWN. THIS PLAN DOES NOT GUARANTEE THAT ADDITIONAL UTILITIES DO NOT EXIST.
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- PROPERTY OWNER NAME, DEED AND TAX PARCEL IDENTIFIER INFORMATION AS SHOWN IS BASED UPON LEHIGH COUNTY TAX MAP RECORDS AS OF NOVEMBER 2023 AND IS SUBJECT TO THE ACCURACIES OR INACCURACIES THEREOF.
- Lines as shown with bearings and distances or curve information indicate lines measured by this survey. Lines without any geometric annotation may have been plotted using record information and are intended for general site orientation only.
- BEARINGS AND COORDINATES AS SHOWN HEREON ARE BASED ON PA SOUTH ZONE STATE PLANE COORDINATE SYSTEM IN US FEET. DISTANCES AS SHOWN ARE GROUND MEASUREMENTS (NO GRID SCALE FACTOR HAS BEEN APPLIED).
- ELEVATIONS AND CONTOURS AS SHOWN HEREON ARE BASED UPON GPS OBSERVATIONS USING A TRIMBLE R-8 WITH KEYNET AND ARE ACCURATE WITHIN 0.15' OF USGS NORTH AMERICAN VERTICAL DATUM OF 1988.
- THIS SURVEY AND PLAN HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH AND IS THEREFORE SUBJECT TO ANY EASEMENTS OR OTHER PERTINENT FACTS WHICH SUCH MIGHT DISCLOSE.

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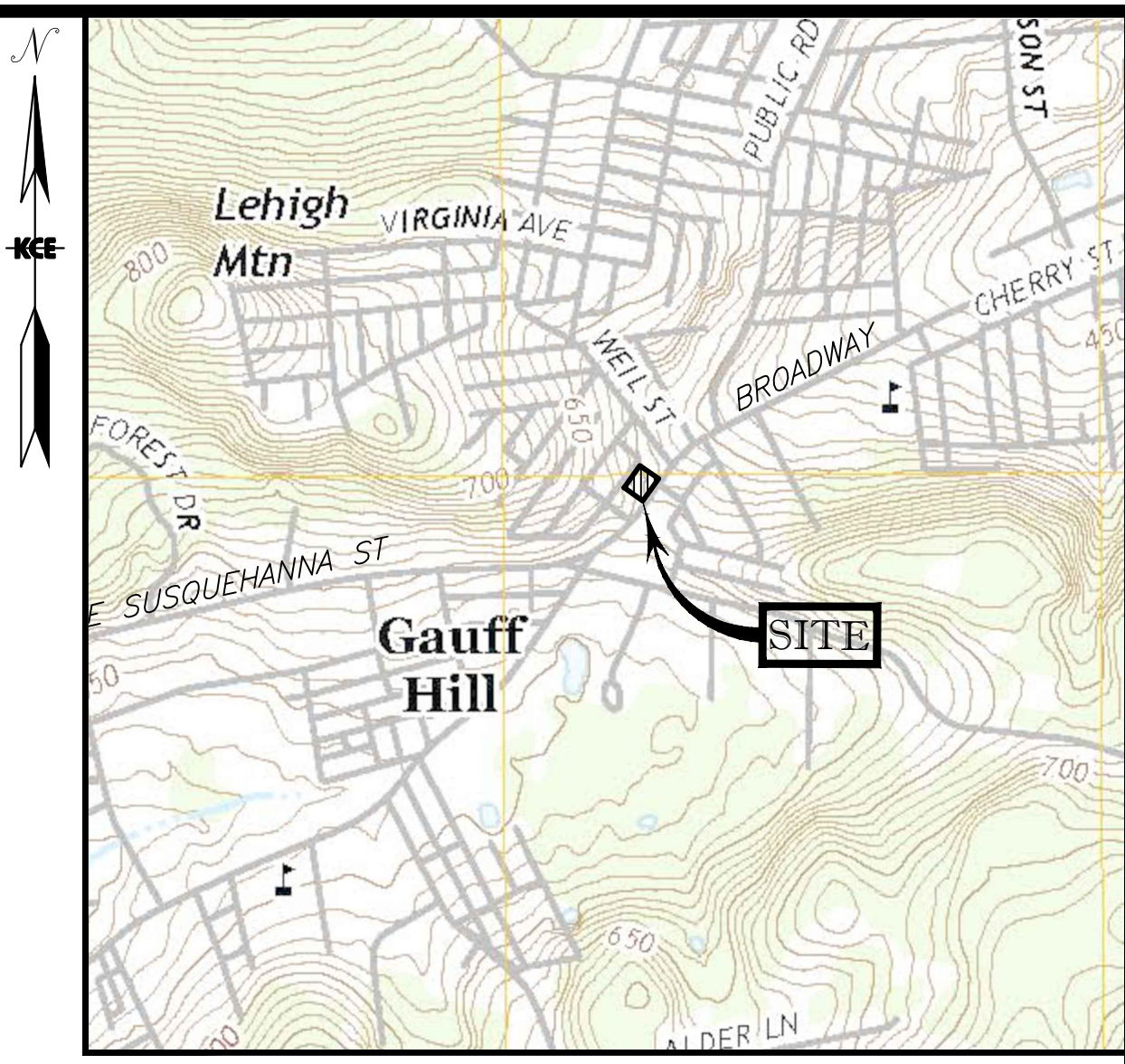
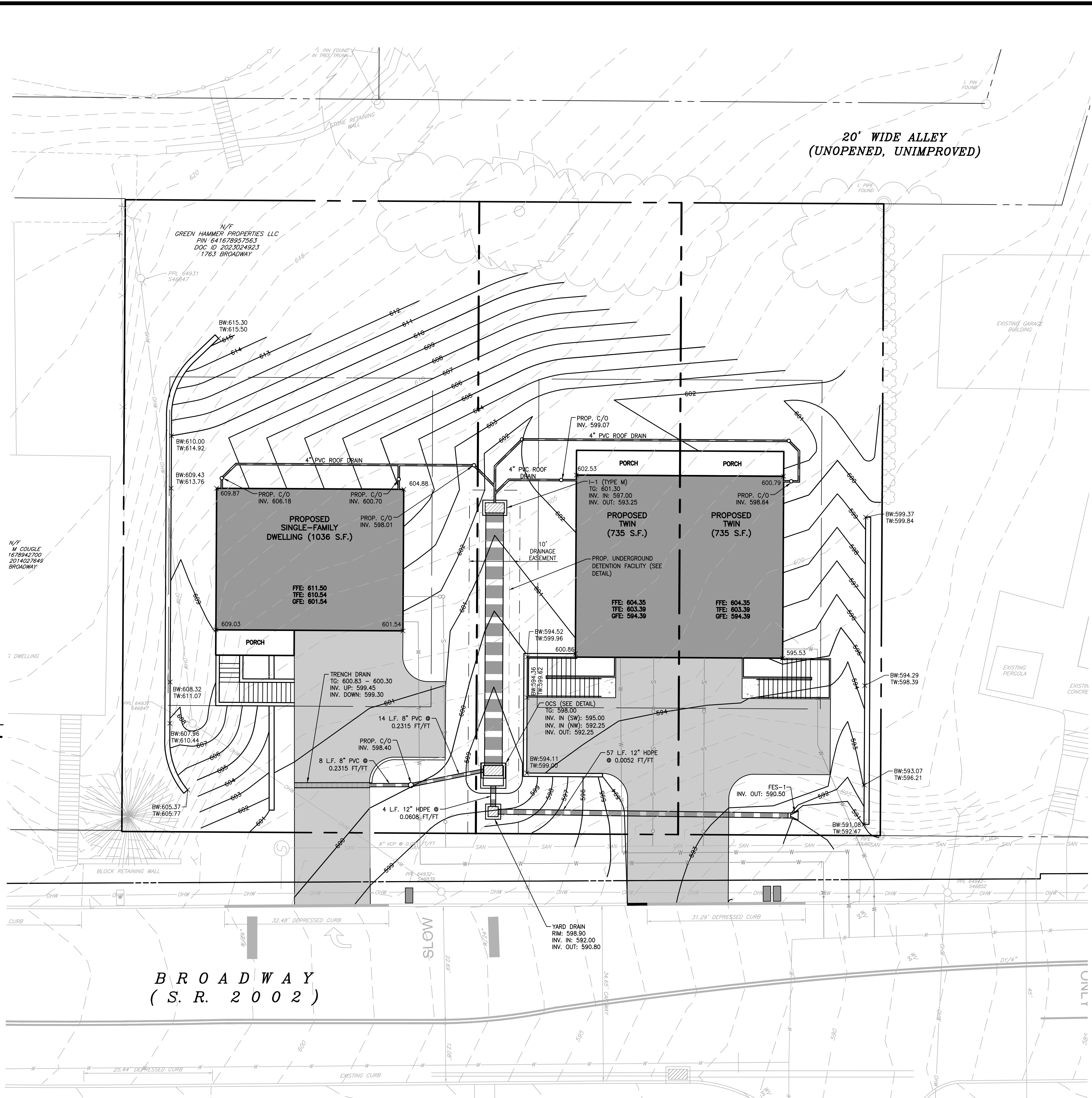
EXISTING FEATURES AND DEMOLITION PLAN
1763 BROADWAY MINOR SUBDIVISION
 1763 BROADWAY
 BETHLEHEM, PA 18015
 SALISBURY TOWNSHIP
 LEHIGH COUNTY, PENNSYLVANIA

DESIGNED BY:	REVISIONS
JMR, RL	BY DATE
CHECKED BY:	
JMR	
DATE:	
03/28/2025	
SCALE:	
1" = 20'	
JOB NUMBER:	
CW-23-123	
SHEET:	
3 OF 8	

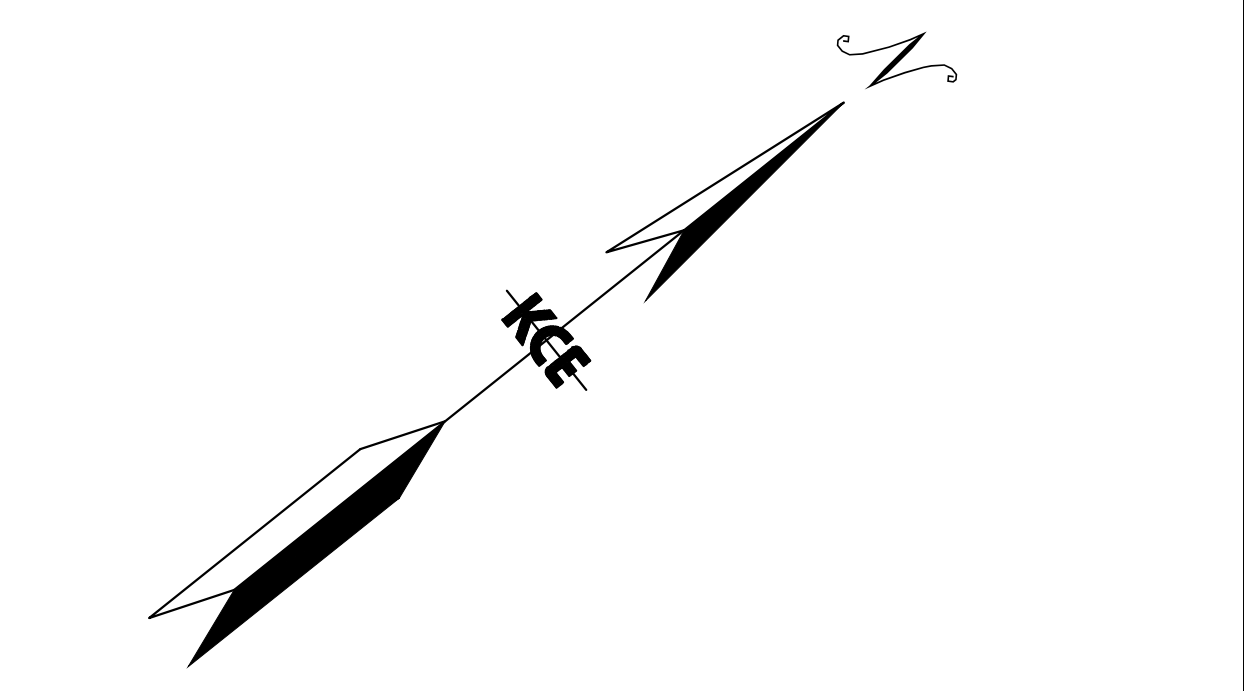
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LEGEND	
	SLANTED TEXT INDICATES EXISTING
	UPRIGHT TEXT INDICATES PROPOSED
	IRON PIN FOUND
	IRON PIPE FOUND
	CONCRETE MONUMENT FOUND
	UTILITY POLE
	GUY WIRE
	STORM MANHOLE
	STORM INLET
	SANITARY CLEANOUT
	SANITARY MANHOLE
	WATER VALVE
	WATER MANHOLE
	FIRE HYDRANT
	WATER SERVICE
	WATER METER
	SIGN
	MAILBOX
	AREA LIGHT
	PINE TREE
	DECIDUOUS TREE
	BUSH
	BOLLARD
	GATE POST
	PARKING COUNT
	BOUNDARY
	ZONING BOUNDARY
	LEGAL RIGHT-OF-WAY
	ULTIMATE RIGHT-OF-WAY
	REQUIRED RIGHT-OF-WAY
	EASEMENT LINE
	ADJOINER PROPERTY LINE
	BUILDING RESTRICTION LINE
	EDGE OF PAVEMENT
	CURB
	FENCE
	TREELINE
	100 CONTOUR
	GAS LINE
	OHW OVERHEAD WIRES
	SANITARY SEWER
	ELECTRIC LINE
	WATER LINE
	STORM SEWER
	D.Y.L. DOUBLE YELLOW LINE
	E.O.P. EDGE OF PAVEMENT
	E.O.S. EDGE OF STONE

PROPOSED LEGEND	
	PARKING COUNT
	CONTOUR
	STORM SEWER
	FLARED END SECTION
	STORM MANHOLE
	UTILITY POLE
	GAS LINE
	OHW OVERHEAD WIRES
	SANITARY MANHOLE
	SANITARY SEWER
	TELEPHONE LINE
	ELECTRIC MANHOLE
	ELECTRIC LINE
	FIRE HYDRANT
	WATER LINE
	LPSS LOW PRESSURE SANITARY SEWER
	DEPRESSED CURB
	RETAINING WALL
	PAVEMENT
	BUILDING
	CONCRETE SIDEWALK
	TC CURB ELEVATION
	BC SPOT ELEVATION



LOCATION MAP - ALLENTOWN EAST QUADRANGLE
1" = 1000'



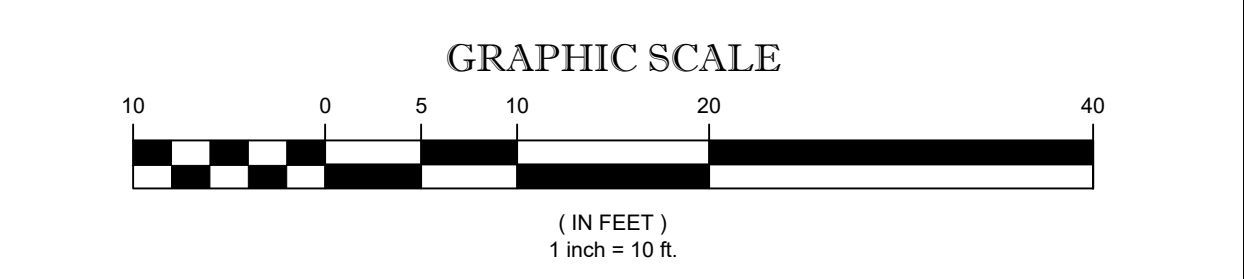
811 DIAL 8-1-1 OR 1-800-242-1776 NOT LESS THAN 3 BUSINESS DAYS NOR MORE THAN 10 BUSINESS DAYS PRIOR TO THE START OF EXCAVATION.

PENNSYLVANIA ONE CALL SYSTEM SERIAL NUMBER
20232991298-000

PENNSYLVANIA ONE CALL SYSTEM FINAL DESIGN SERIAL NUMBER
0000000000-000

KEYSTONE CONSULTING ENGINEERS, INC. HAS PREPARED THESE TOPOGRAPHIC DRAWINGS FOR THE PURPOSE OF THE DESIGN OF THE SUBDIVISION OR LAND DEVELOPMENT IMPROVEMENTS SHOWN. PURSUANT TO THE REQUIREMENTS OF PA ACT 287 OF 1974, AS AMENDED, KEYSTONE CONSULTING ENGINEERS, INC., HAS:

- REQUESTED THE LINE AND FACILITY INFORMATION FROM A ONE CALL SYSTEM NOT LESS THAN TEN NOR MORE THAN NINETY WORKING DAYS BEFORE FINAL DESIGN IS TO BE COMPLETED.
- SHOWN UPON THE DRAWINGS THE POSITION AND TYPE OF EACH FACILITY OWNER'S LINE, DERIVED PURSUANT TO THE REQUEST MADE, INCLUDING THE FACILITY OWNER'S NAME, OFFICE ADDRESS AND TELEPHONE NUMBER AS SHOWN ON THE LIST MAINTAINED BY THE ONE-CALL SYSTEM;
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KEYSTONE CONSULTING ENGINEERS

GRADING & DRAINAGE PLAN

1763 BROADWAY MINOR SUBDIVISION

1763 BROADWAY
BETHLEHEM, PA 18015

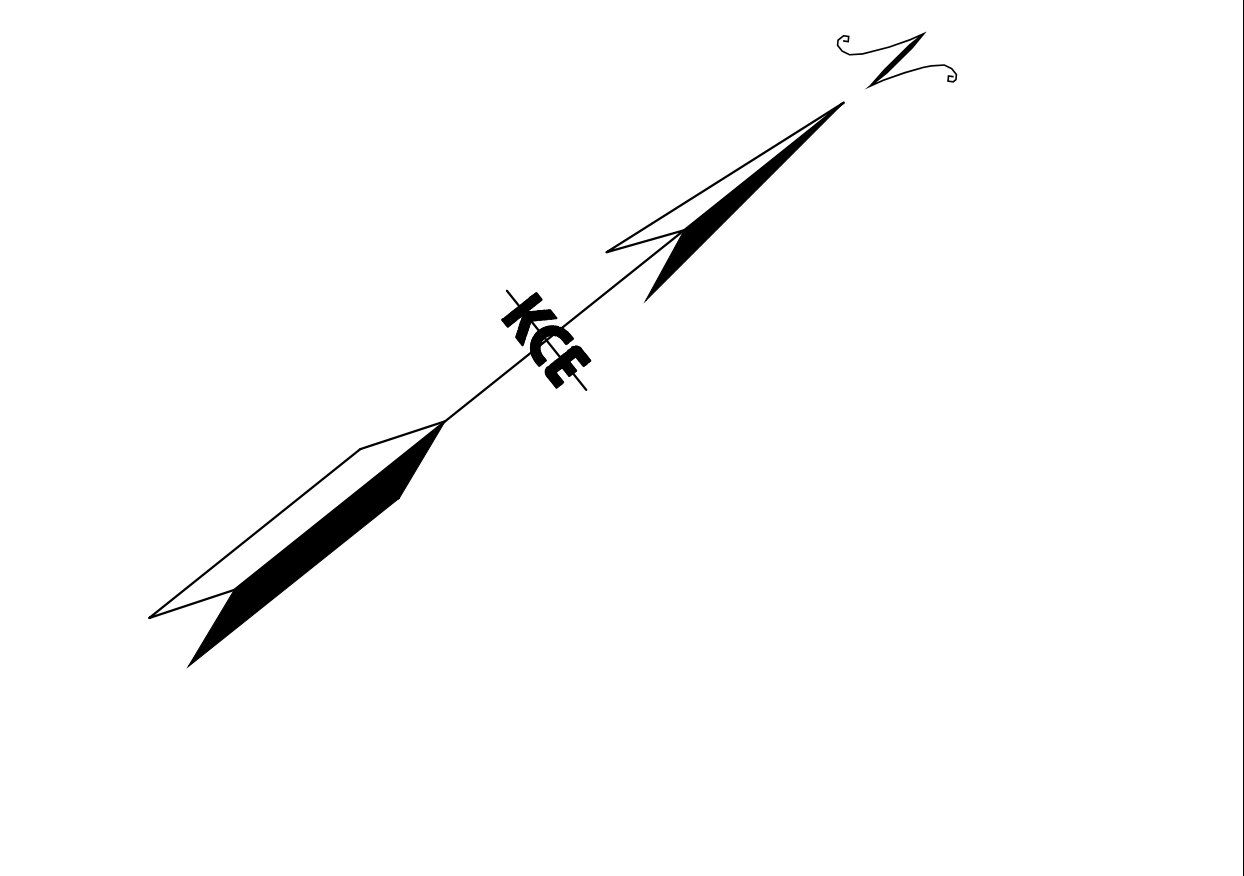
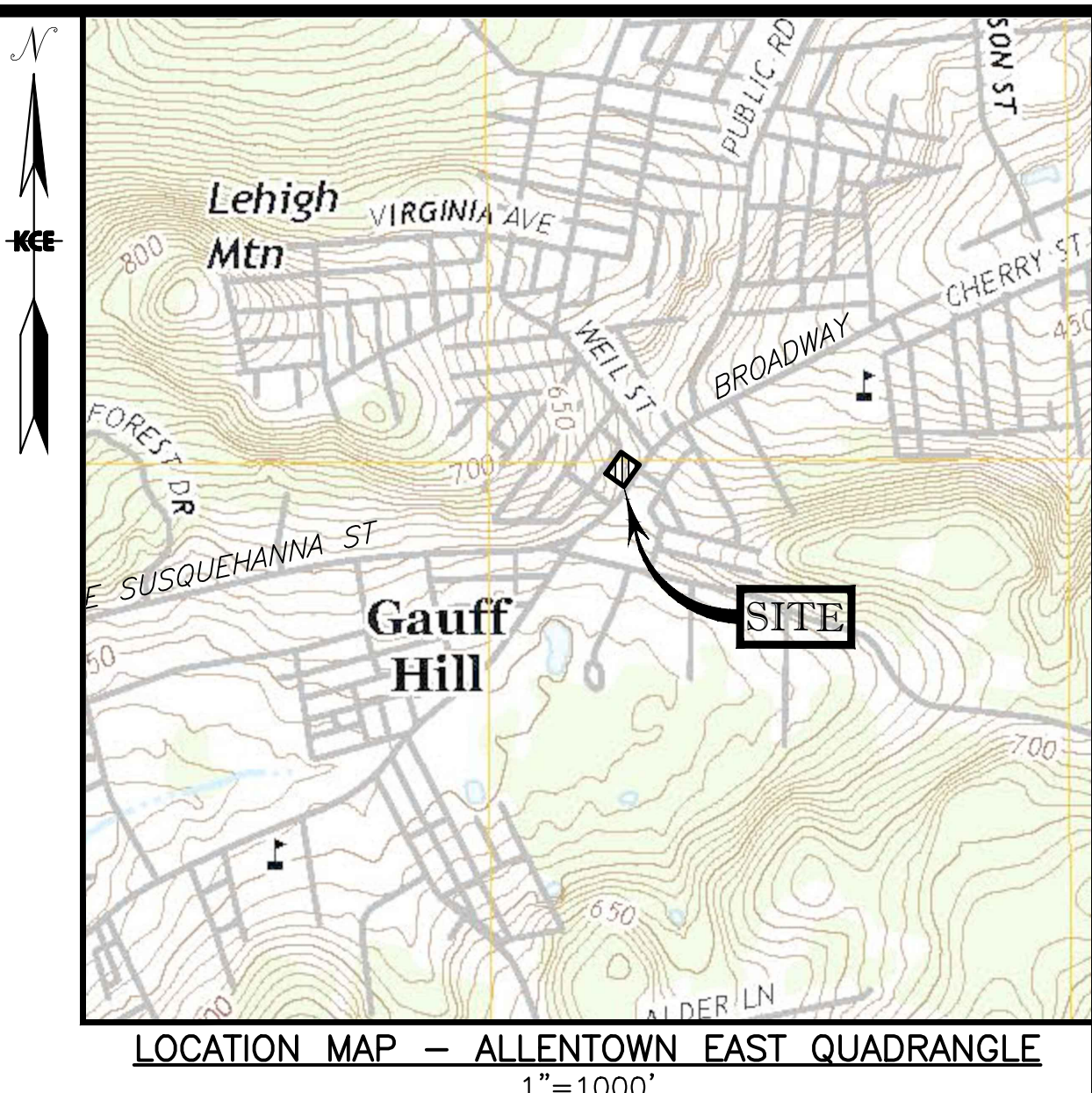
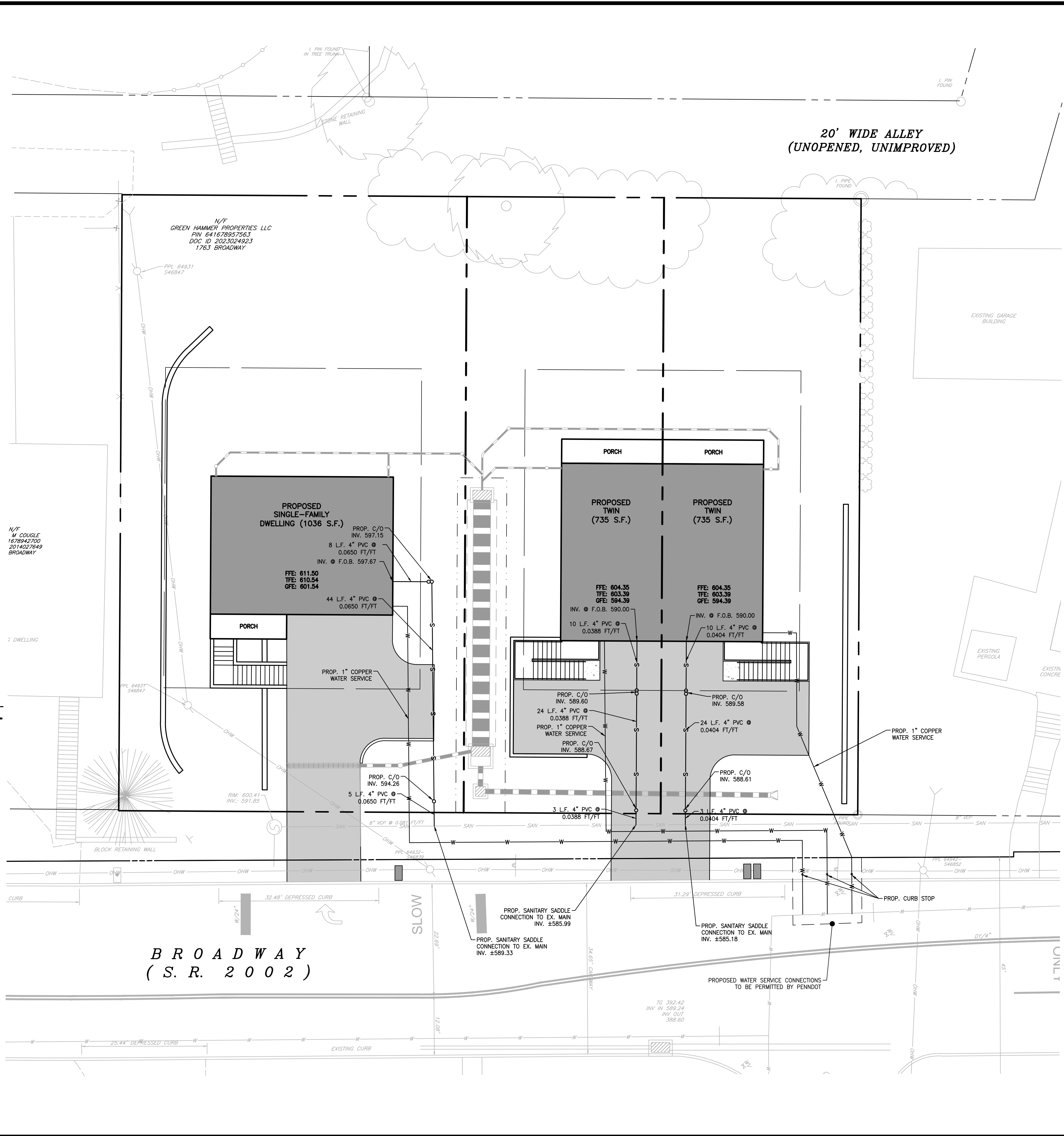
SALISBURY TOWNSHIP
LEHIGH COUNTY, PENNSYLVANIA

DESIGNED BY:	DATE:
JMR, RL	
DRAWN BY:	
JMR	
CHECKED BY:	
JMR	
DATE:	03/28/2025
SCALE:	1" = 10'
JOB NUMBER:	CW-23-123
SHEET:	4 OF 8

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LEGEND	
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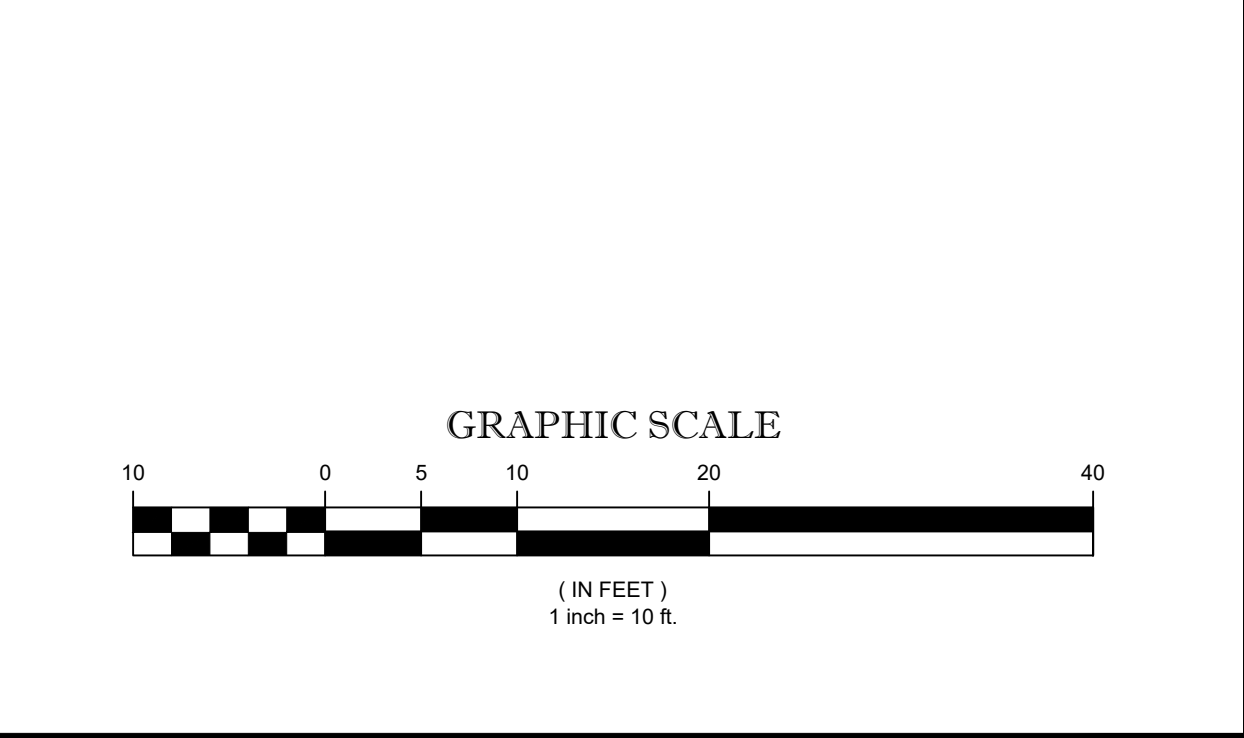


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UTILITY PLAN

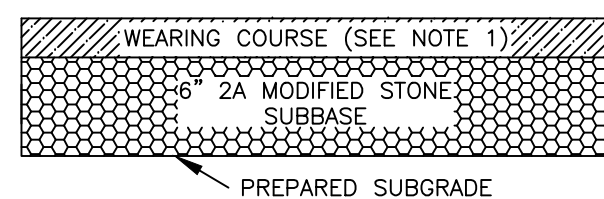
1763 BROADWAY
 BETHLEHEM, PA 18015

KEYSTONE CONSULTING ENGINEERS

SALISBURY TOWNSHIP
 LEHIGH COUNTY, PENNSYLVANIA

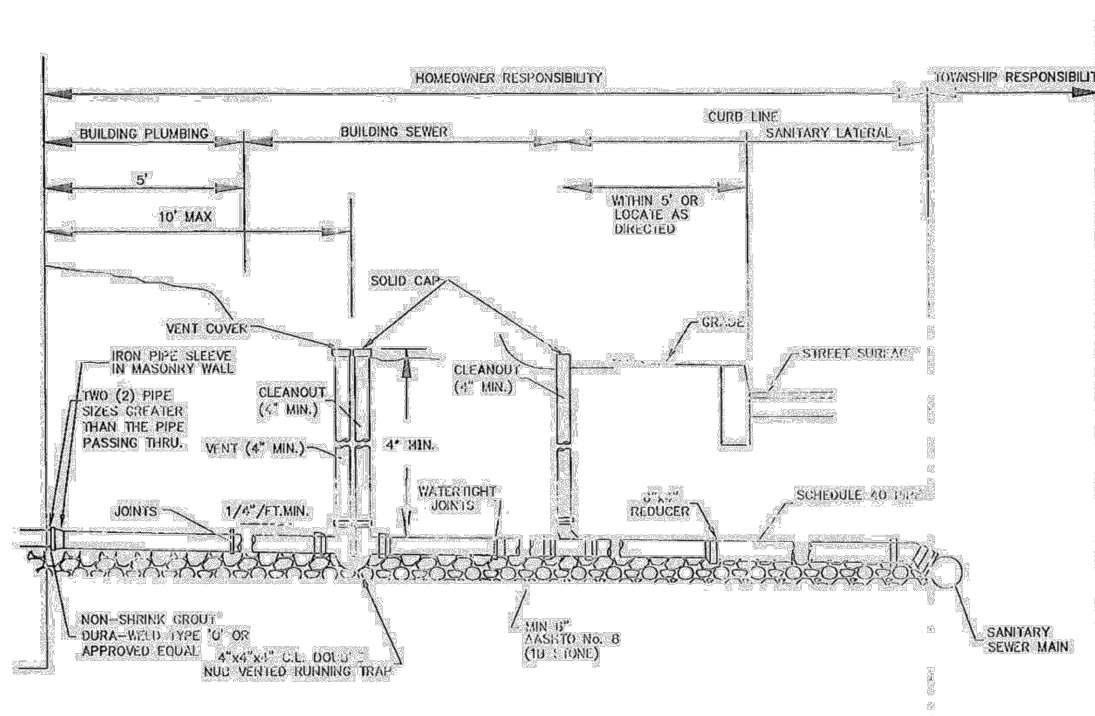
DESIGNED BY:	DATE:
JMR, RL	
DRAWN BY:	
JMR	
CHECKED BY:	
JMR	
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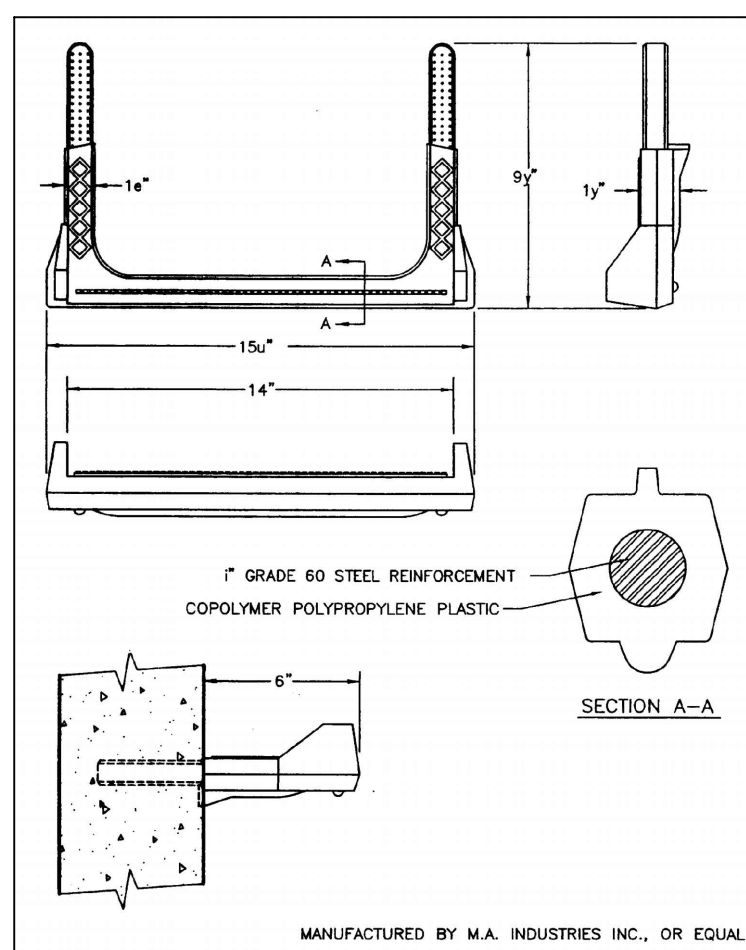
NOTES:
1. SUPERPAVE ASPHALT MIXTURE DESIGN, 9.5mm, PG 64-22.
WEARING COURSE, 0 TO 0.3 MILLION ESAL'S, SRL L, 3" DEPTH.

ONSITE PAVEMENT CROSS-SECTION (OUTSIDE PENNDOT JURISDICTION) N.T.S.

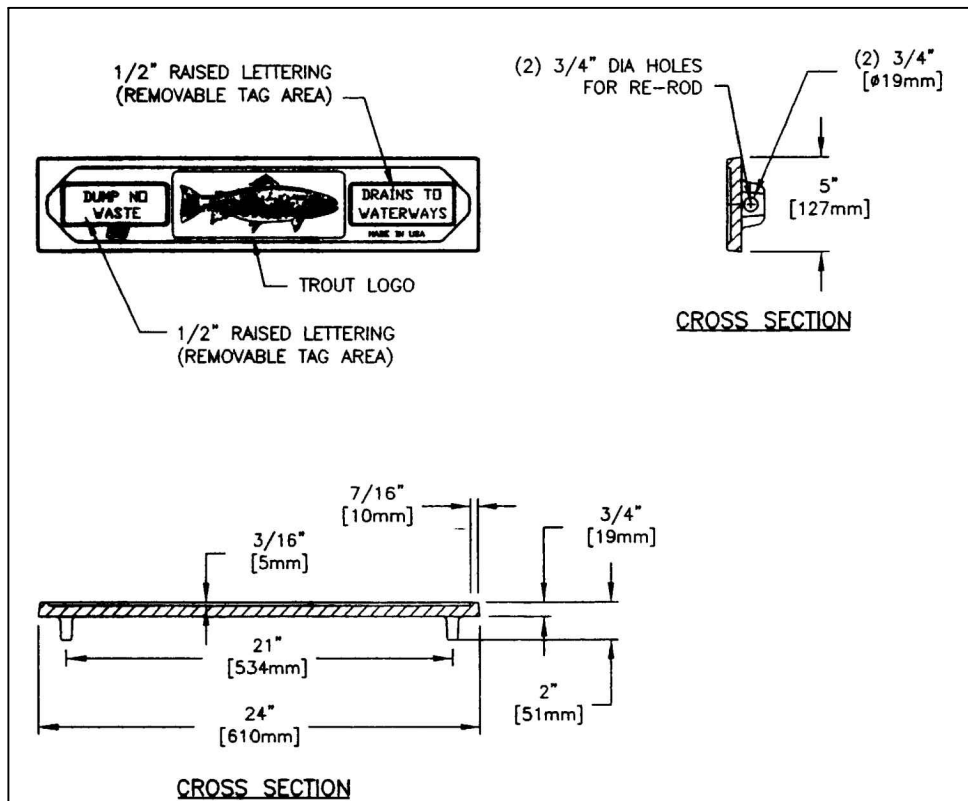


NOTE:
SCHEDULE 40 SOLID WALL PVC PIPE OR HEAVIER WITH AN INTEGRAL BELL, CASKETS JOINT, OR SPIGOT JOINT, FITTINGS SCHEDULE AND JOINTS SHALL CONFORM TO THE SAME REQUIREMENTS AS THE PIPE. ANY SOLUTION CEMENTS USED SHALL CONFORM TO THE ASTM STANDARDS FOR THE MATERIAL BEING USED. PVC PIPE AND FITTINGS MEETING THE REQUIREMENTS OF ASTM CODE SECTION D3034, SDR 35 (EXTRA STRENGTH) ARE ALSO ACCEPTABLE FOR BUILDING SEWER MATERIAL.

SANITARY LATERAL CONNECTION DETAIL N.T.S.

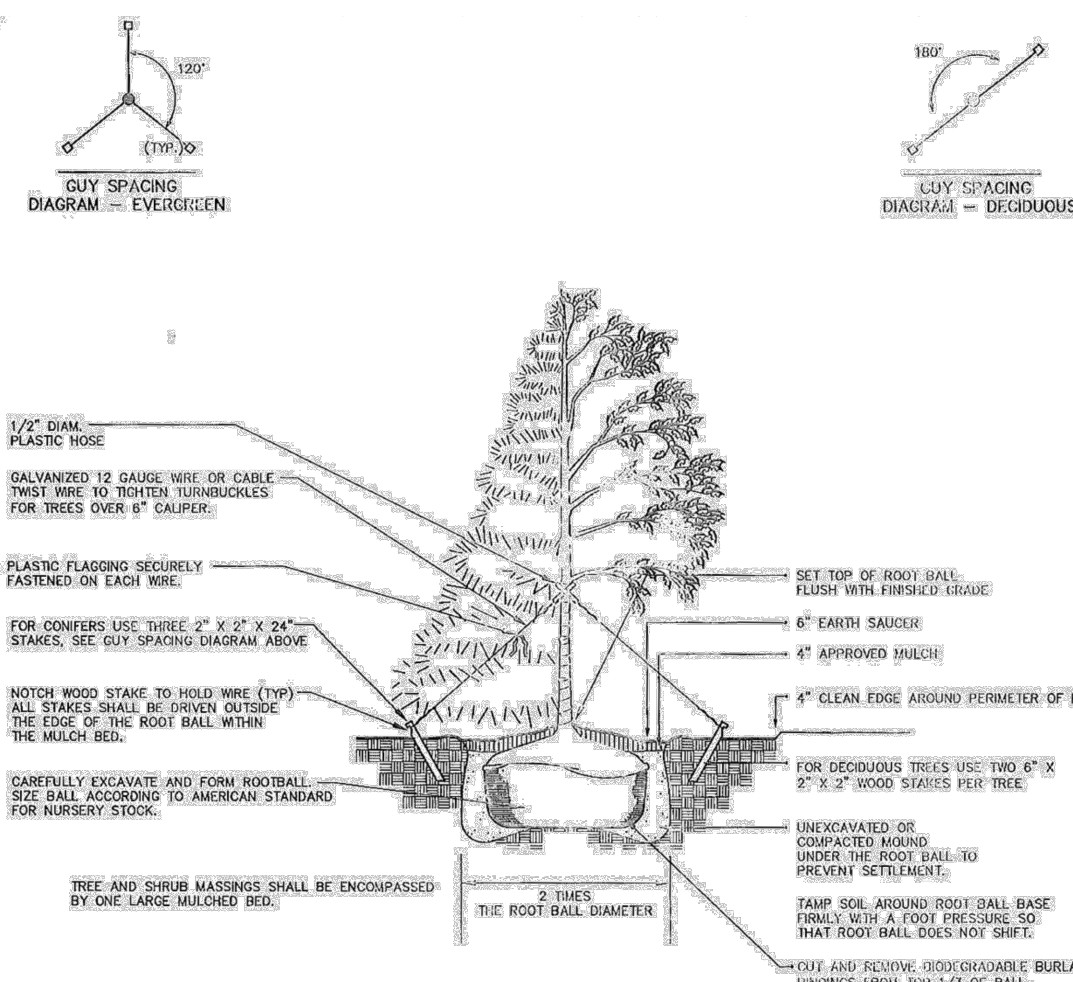


PLASTIC MANHOLE STEP N.T.S.



NOTES:
1. ALL STORM SEWER INLETS THAT DRAIN IMMEDIATELY INTO WATERS OF THE COMMONWEALTH SHALL HAVE A TROUT LOGO PLATE INSTALLED.
2. ALL STORM SEWER INLET TOPS SHALL CONTAIN A WARNING THAT NO DUMPING IS PERMITTED, THE FACILITY DRAINS TO WATERWAYS, AND A REPRESENTATION OF A TROUT. THIS WARNING SHALL BE IN COMPLIANCE WITH THE CURRENT WOOD STORMWATER REQUIREMENTS. THE WARNING PLATE SHALL BE AN EMBEDDED METAL PLATE. FOR STORM SEWER INLET TOPS, C-TYPE AND M-TYPE SEWER INLETS MUST BE AS MANUFACTURED BY EAST JORDAN IRON WORKS, ITEM NUMBER 0070151 OR EQUAL, AS APPROVED BY THE TOWNSHIP ENGINEER.

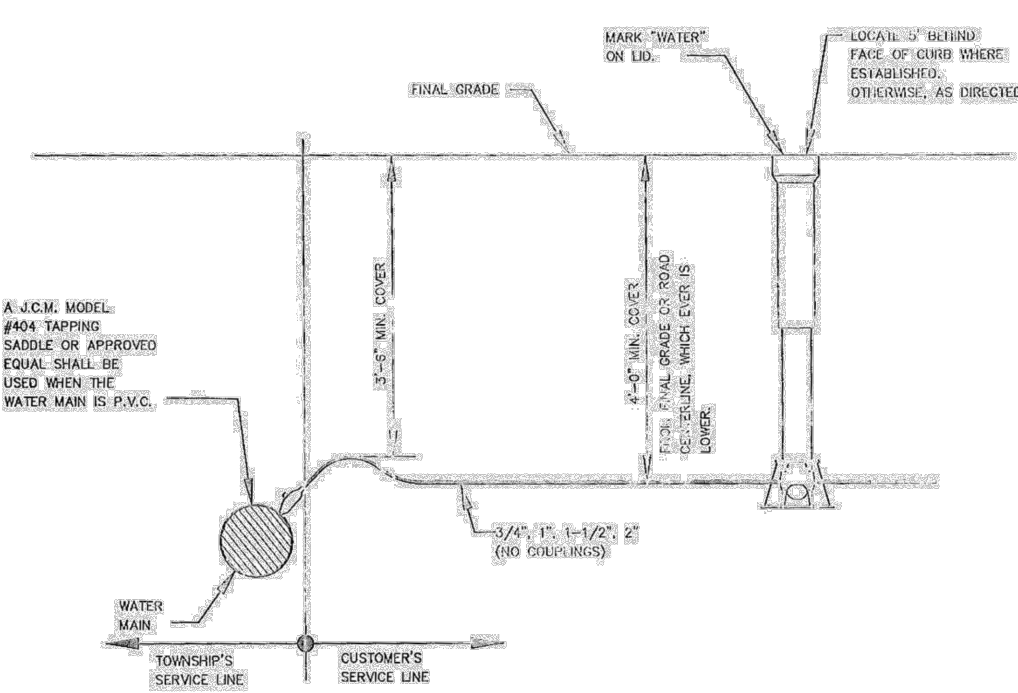
TROUT LOGO PLATE N.T.S.



NOTES:
1. REMOVE PLASTIC, PAPER, OR FIBER POTS FROM CONTAINERIZED PLANT MATERIAL. PULL ROOTS OUT OF THE ROOT MAT, AND CUT CIRCLING ROOTS WITH A SHARP KNIFE. LOOSEN THE POTTING MEDIUM AND SHAKE AWAY FROM THE ROOT MAT. IMMEDIATELY AFTER ISOLATING THE CONTAINER, INSTALL THE PLANT SUCH THAT THE ROOTS DO NOT DRY OUT. PACK PLANTING MIX AROUND THE EXPOSED ROOTS WHILE PLANTING AND WATER THOROUGHLY WHEN SOAK OF THE BACKFILL IS PLACED. IF WATER DOES NOT INFILTRATE, CONSULT WITH THE LANDSCAPE ARCHITECT BEFORE PROCEEDING. IF THE WATER INFILTRATES WITHIN 30 MINUTES, COMPLETE THE BACKFILL AND FORM A SAUCER AROUND THE TREE. WATER AGAIN.
2. ALL TREES SHALL BE STAKED PER THE STAKING DETAIL ABOVE. CONTRACTOR SHALL MAINTAIN THE STAKING FOR A PERIOD OF NO LESS THAN 1 YEAR. RE-STAKE AND ADJUST TREES AS NEEDED DURING THIS TIME PERIOD.

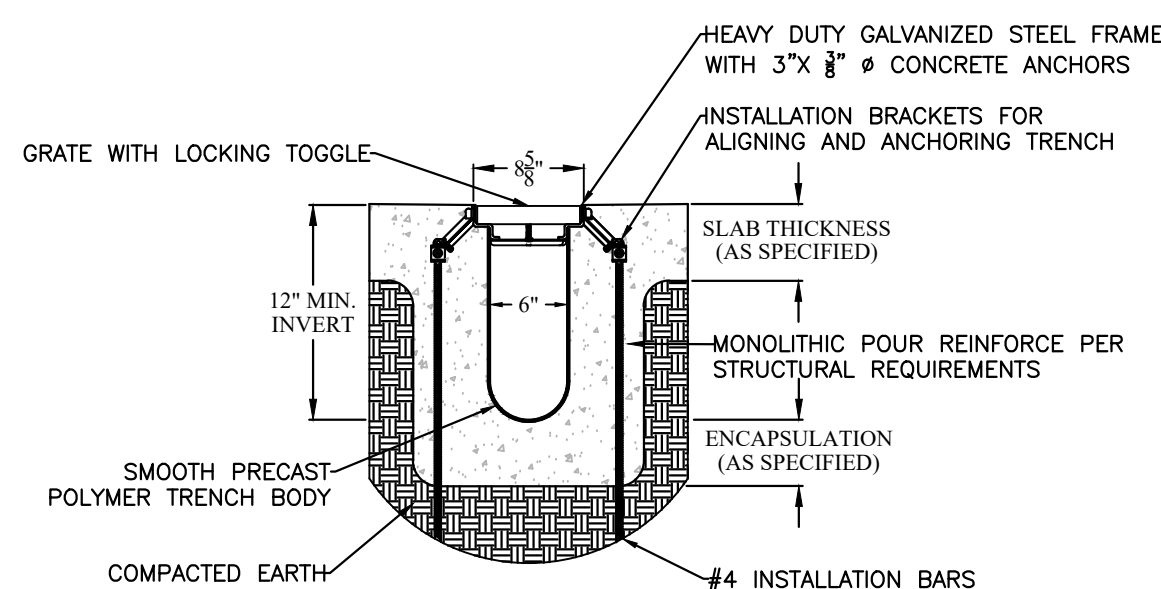
TREE PLANTING N.T.S.

LIST OF MATERIALS:
CONCRETE STAKING - TYPE X (SEE NOTE 3)
COMPOSITION STOP - FORD #18000-04, MILLER #20000 OR APPROVED EQUAL.
CURB STOP - MILLER #20000 (EQUAL) OR EQUAL.
CURB BOX - MILLER & TAYLOR #6001-B WITH FOOT PIECE; #6000 OR APPROVED EQUAL.



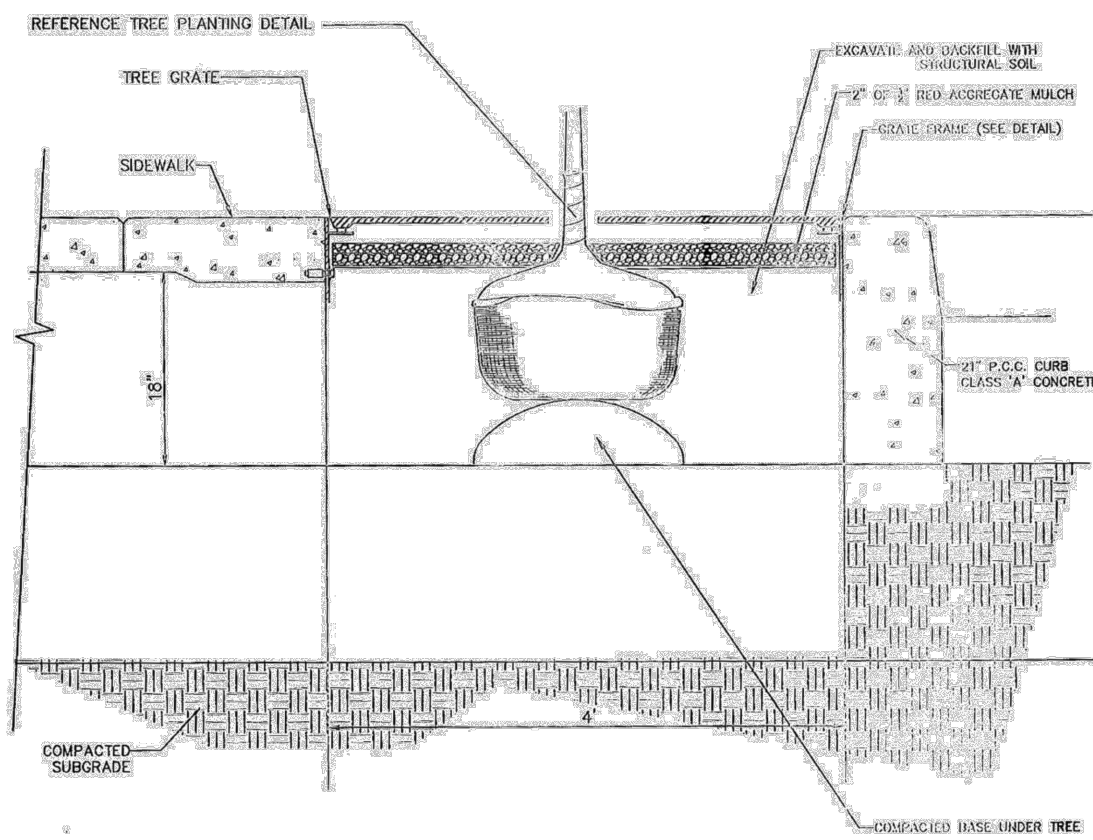
NOTES:
1. SERVICE LINE SHALL HAVE A MIN. 4" BEDDING OF LIMESTONE SCREENINGS AND SHALL BE BACKFILLED TO A MINIMUM 12" OVER PIPE WITH LIMESTONE SCREENINGS.
2. AN EXTENSION ROD AND GUIDE RING SHALL BE INSTALLED ON CURB STOPS DEEPER THAN 5 FT. THE TOP OF AN EXTENSION ROD SHALL BE NO DEEPER THAN 5 FT.
3. WHERE CLOSED EXCAVATION IS REQUIRED OR DEEMED NECESSARY, THE SERVICE LINE SHALL BE INSTALLED WITH A SCHEDULE 40 PVC CASING AND BE POLYETHYLENE PRESSURE TUBING, CLASS 160, CONFORMING TO A.W.W.A. C-901 SPECIFICATIONS, LATEST REVISION.

SMALL SERVICE CONNECTION N.T.S.



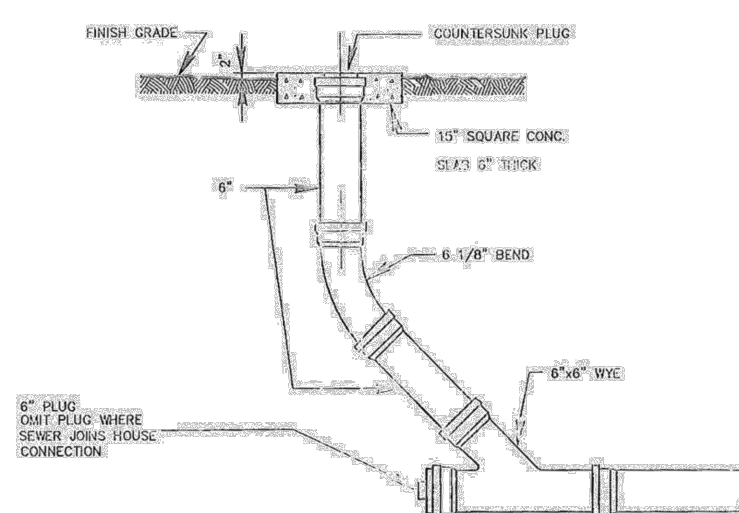
NOTES:
1. STANDARD SLOPE IS 0.5% UNLESS OTHERWISE SPECIFIED.
2. REINFORCE ACCORDING TO STRUCTURAL REQUIREMENTS.
3. TRENCH DRAIN MUST BE 1/8" BELOW FINISHED CONCRETE GRADE.

TYPICAL DTPF6-HDGS15ZSA TRENCH SECTION



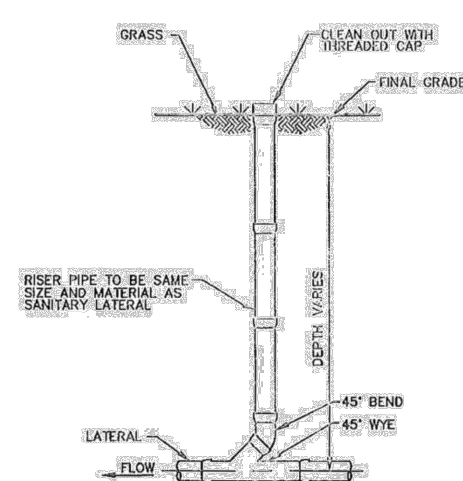
NOTES:
1. EXTEND STRUCTURAL SOIL B' BEYOND THE TREE PIT, UNDER THE SURROUNDING SIDEWALK.

STREET TREE PLANTING N.T.S.

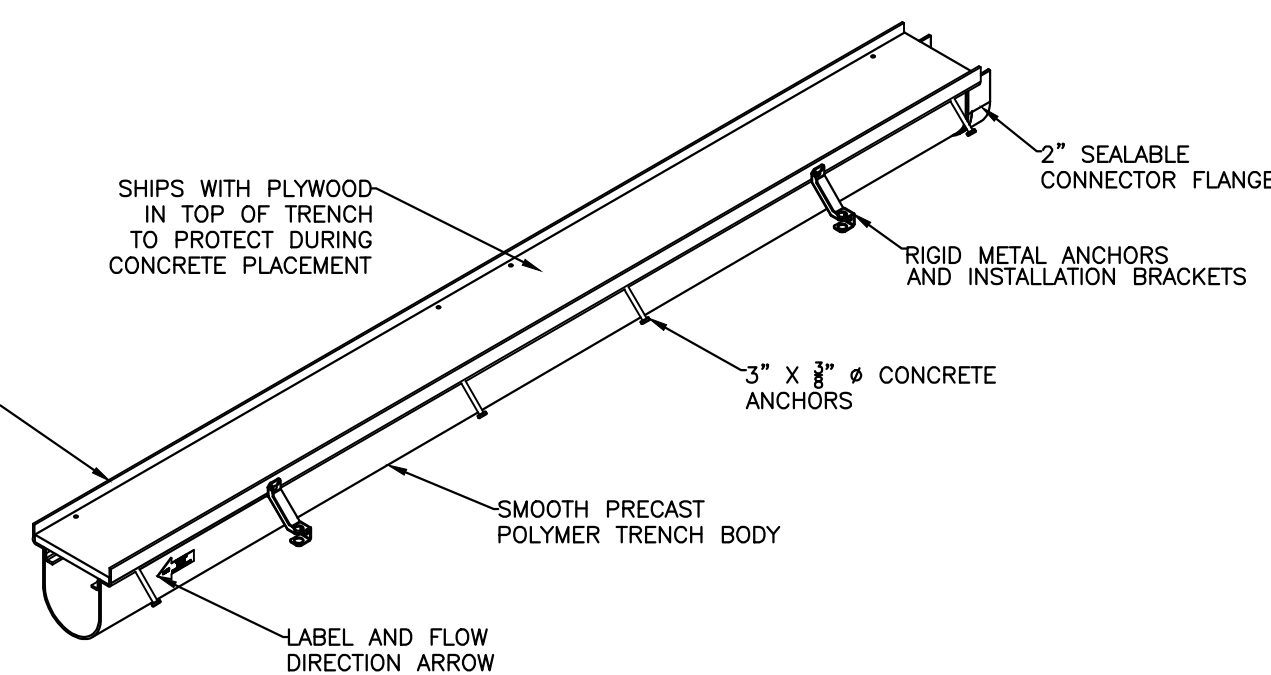


NOTE:
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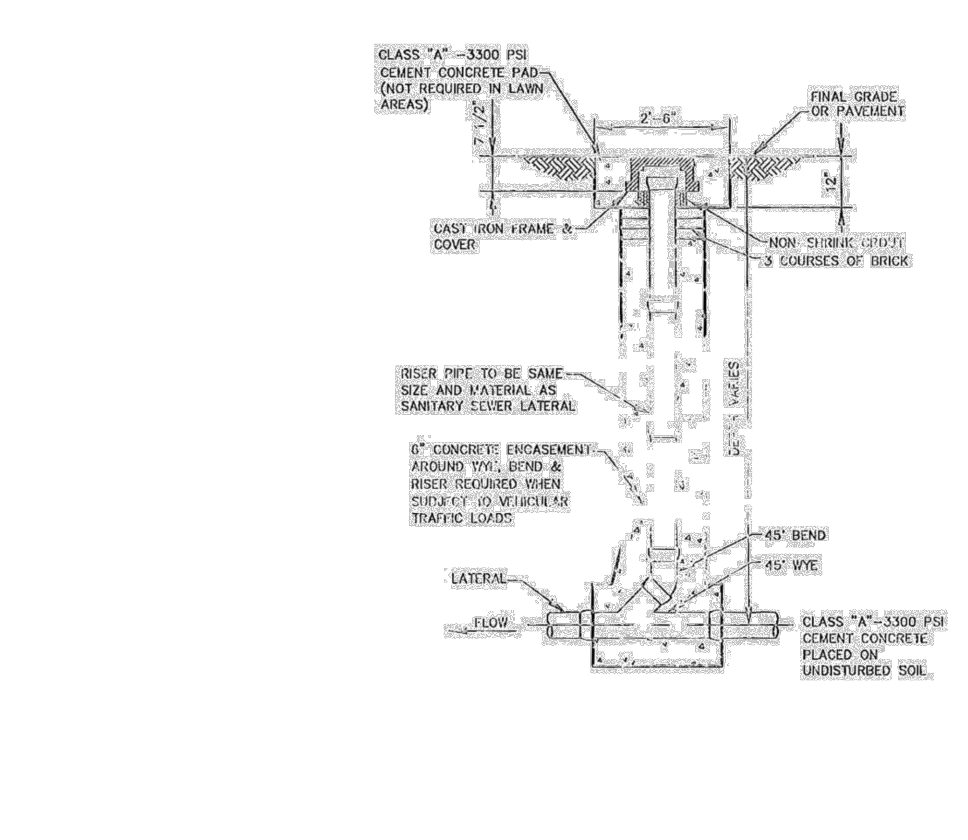
CLEAN-OUT TO GRADE N.T.S.



SANITARY SEWER CLEAN-OUT (IN GRASS) N.T.S.

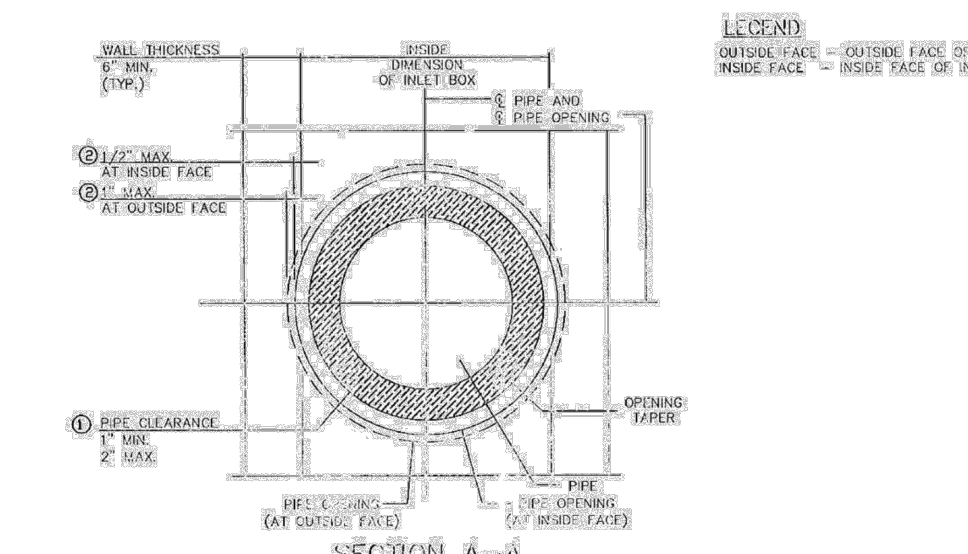
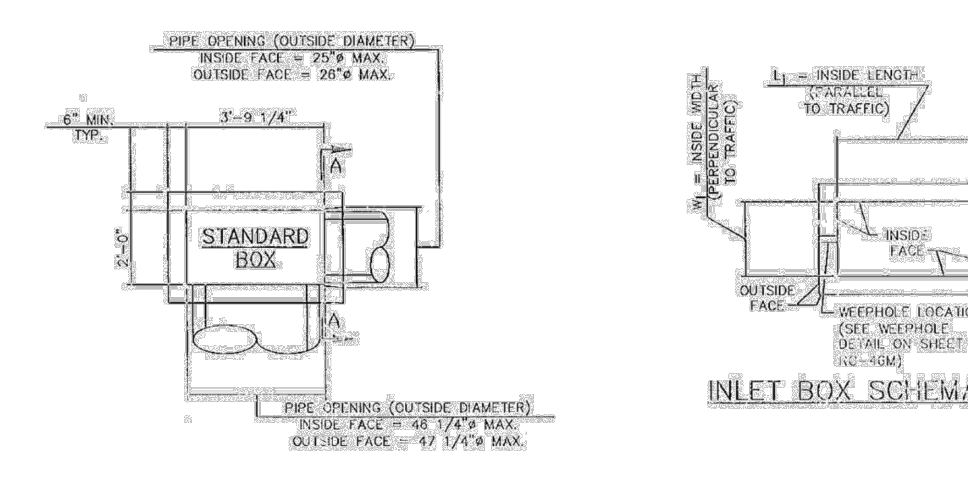


TYPICAL DTPF-HDBP15ZSA TRENCH ISOMETRIC



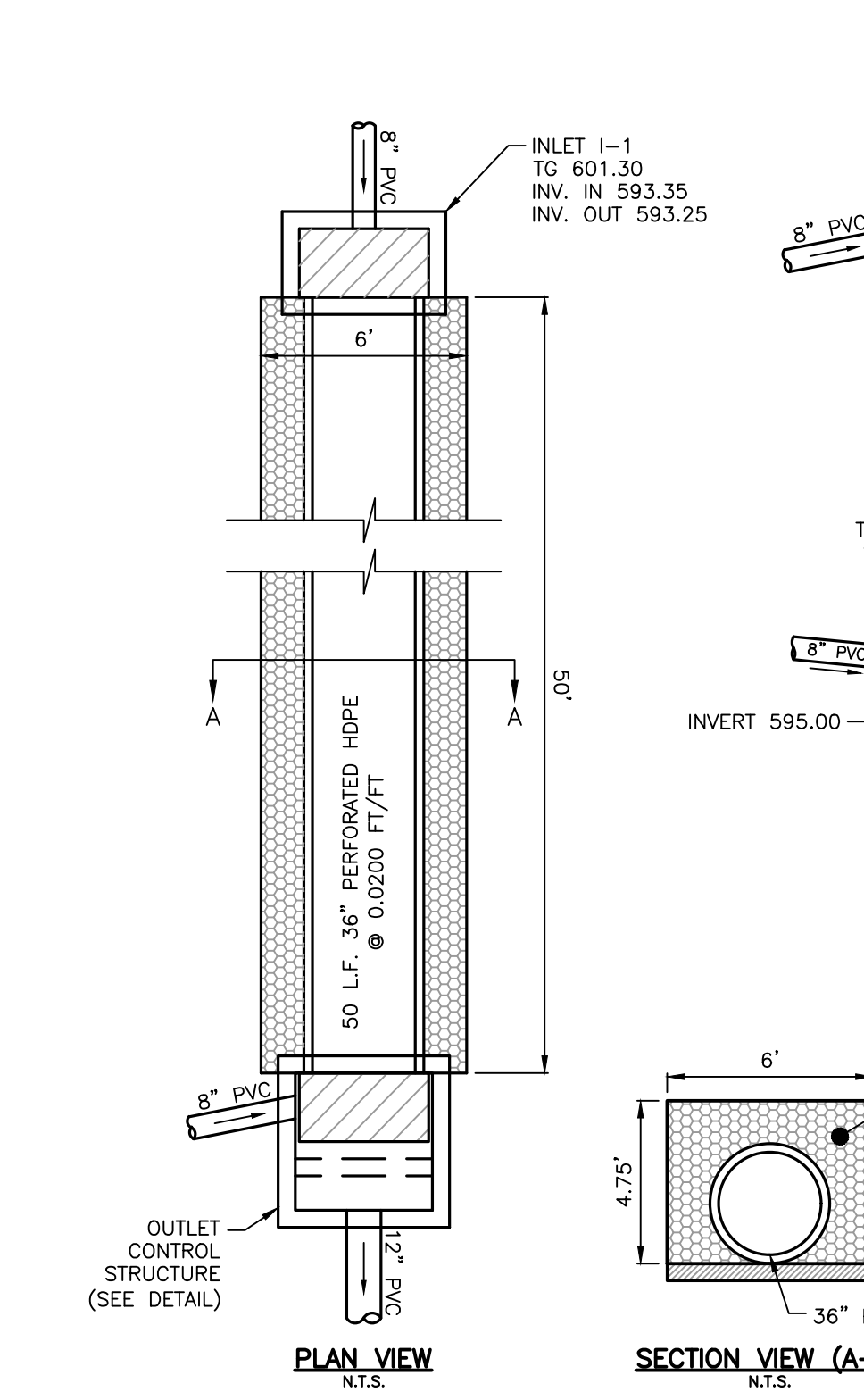
NOTES:
1. VERTICAL PIPE OF CLEAN-OUT SHALL BE PLUGGED WITH APPROVED WATER-TIGHT PLUG AS DIRECTED BY THE ENGINEER.
2. CLEAN-OUTS ARE REQUIRED EVERY 50 FT. FOR 4\"/>

SANITARY SEWER CLEAN-OUT (IN PAVEMENT) N.T.S.



NOTES:
1. FOR ADDITIONAL NOTES, SEE SHEETS 1-3, OF PENNDOT PUBLICATION RC-46M.
2. FOR PIPE LOCATION AND PIPE OPENING NOTES, SEE SHEET 2, OF PENNDOT PUBLICATION RC-46M.

INLET BOX N.T.S.



UNDERGROUND DETENTION BASIN DETAIL N.T.S.

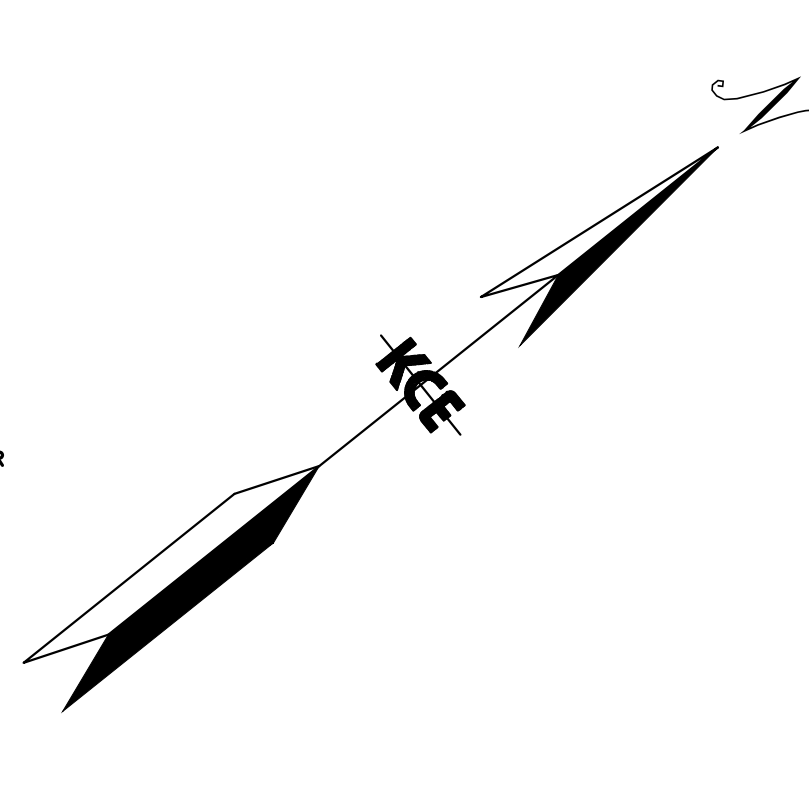
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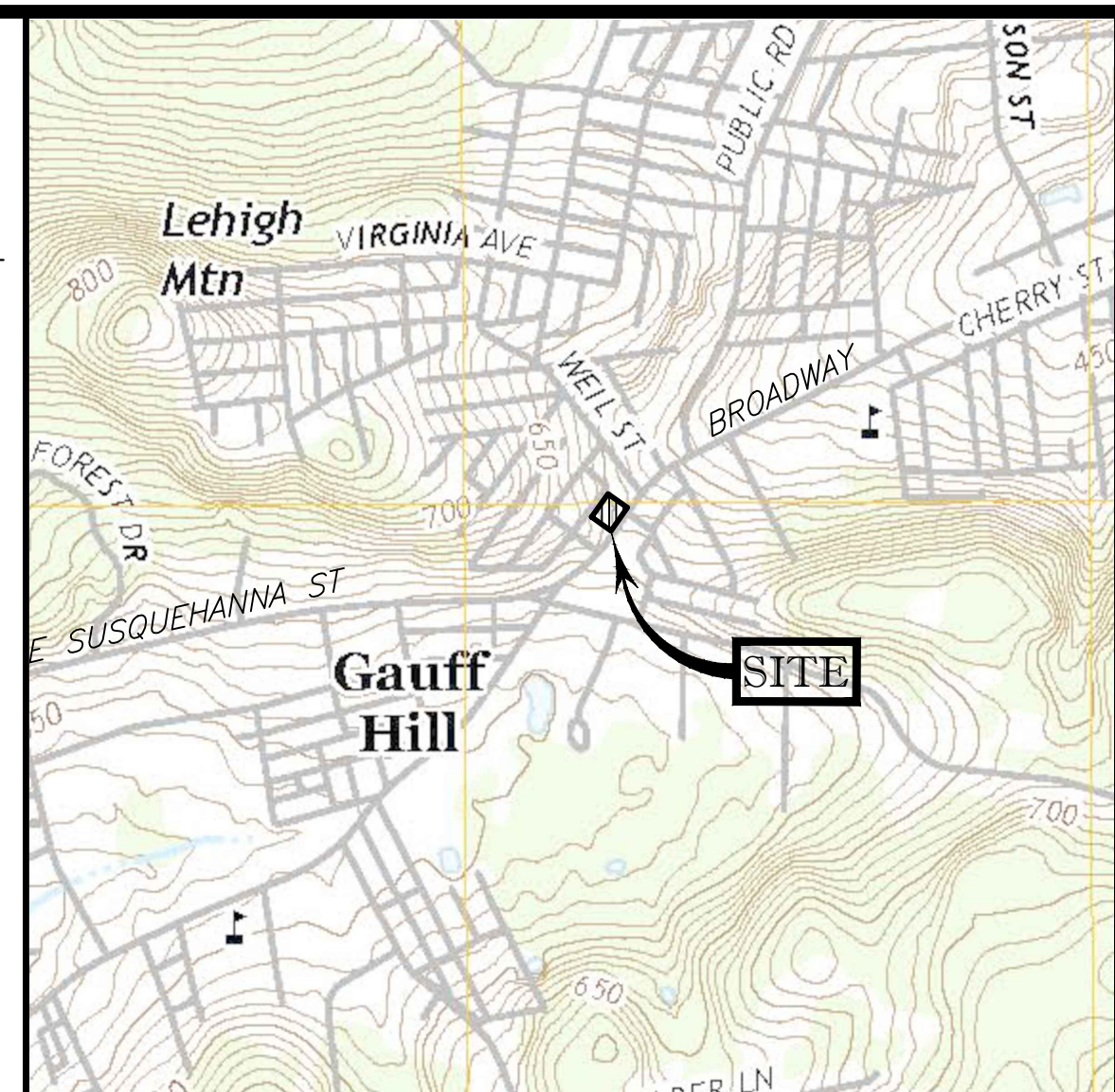
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DRAWN BY:	RL
CHECKED BY:	JMR
DATE:	03/28/2025
SCALE:	N.T.S.
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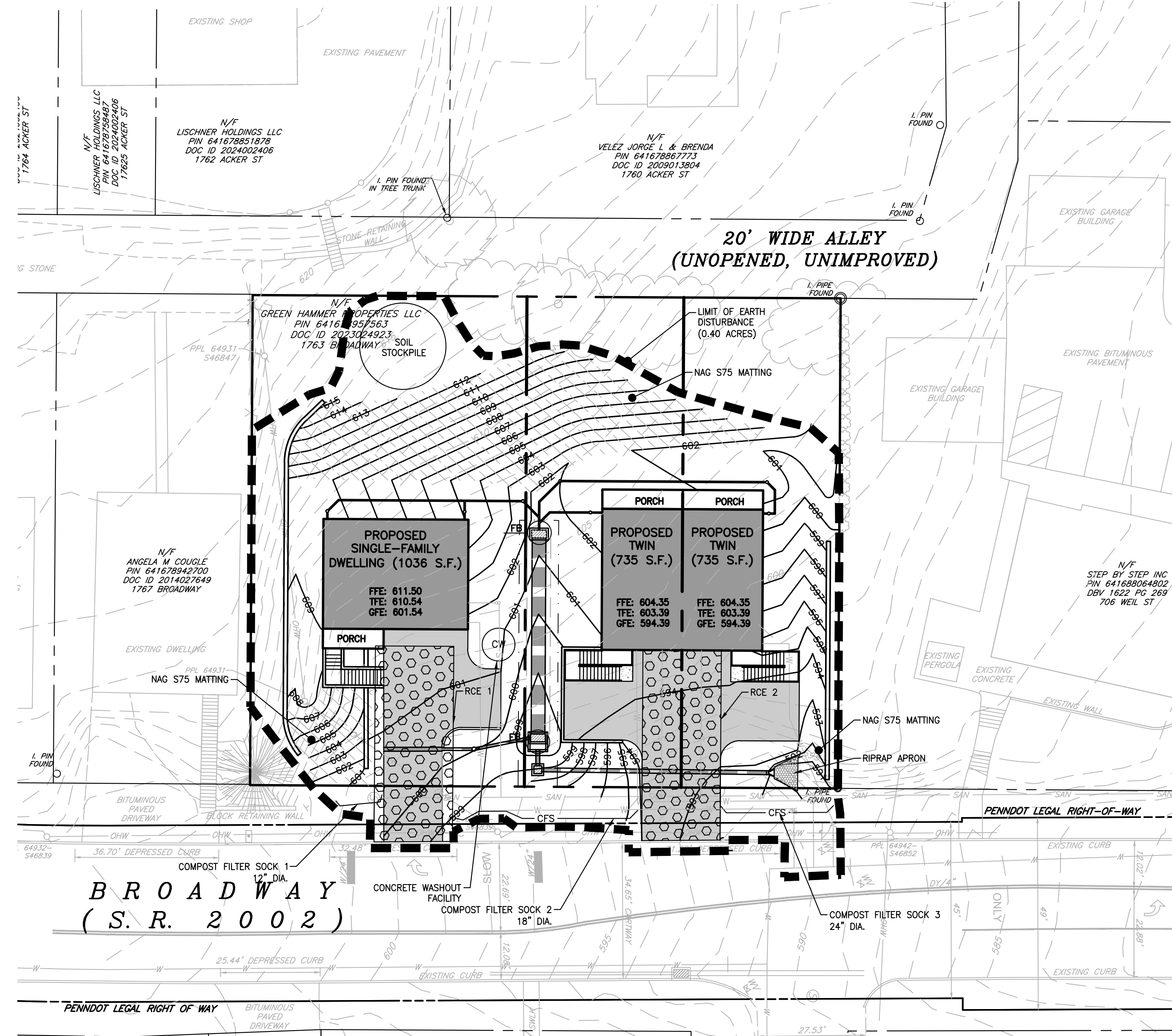
- STANDARD EROSION AND SEDIMENT CONTROL PLAN NOTES:**
- ALL EARTH DISTURBANCES, INCLUDING CLEARING AND GRUBBING AS WELL AS CUTS AND FILLS SHALL BE DONE IN ACCORDANCE WITH THE APPROVED E&S PLAN. A COPY OF THE APPROVED DRAWINGS (STAMPED, SIGNED AND DATED BY THE REVIEWING AGENCY) MUST BE AVAILABLE AT THE PROJECT SITE AT ALL TIMES. THE REVIEWING AGENCY SHALL BE NOTIFIED OF ANY CHANGES TO THE APPROVED PLAN PRIOR TO IMPLEMENTATION OF THOSE CHANGES. THE REVIEWING AGENCY MAY REQUIRE A WRITTEN SUBMITTAL OF THOSE CHANGES FOR REVIEW AND APPROVAL AT ITS DISCRETION.
 - AT LEAST 7 DAYS PRIOR TO STARTING ANY EARTH DISTURBANCE ACTIVITIES, INCLUDING CLEARING AND GRUBBING, THE OWNER AND/OR OPERATOR SHALL NOTIFY ALL CONTRACTORS, THE LANDOWNER, APPROPRIATE MUNICIPAL OFFICIALS, THE E&S PLAN PREPARER, THE PCSM PLAN PREPARER, THE LICENSED PROFESSIONAL RESPONSIBLE FOR OVERSIGHT OF CRITICAL STAGES OF IMPLEMENTATION OF THE PCSM PLAN, AND A REPRESENTATIVE FROM THE LOCAL CONSERVATION DISTRICT TO AN ON-SITE PRECONSTRUCTION MEETING.
 - AT LEAST 3 DAYS PRIOR TO STARTING ANY EARTH DISTURBANCE ACTIVITIES, OR EXPANDING INTO AN AREA PREVIOUSLY UNMARKED, THE PENNSYLVANIA ONE CALL SYSTEM INC. SHALL BE NOTIFIED AT 1-800-242-1776 FOR THE LOCATION OF EXISTING UNDERGROUND UTILITIES.
 - ALL EARTH DISTURBANCE ACTIVITIES SHALL PROCEED IN ACCORDANCE WITH THE SEQUENCE PROVIDED ON THE PLAN DRAWINGS. DEVIATION FROM THAT SEQUENCE MUST BE APPROVED IN WRITING FROM THE LOCAL CONSERVATION DISTRICT BY THE DEPARTMENT PRIOR TO IMPLEMENTATION.
 - AREAS TO BE FILLED ARE TO BE CLEARED, GRUBBED, AND STRIPPED OF TOPSOIL TO REMOVE TREES, VEGETATION, ROOTS AND OTHER OBJECTIONABLE MATERIAL.
 - CLEARING, GRUBBING, AND TOPSOIL STRIPPING SHALL BE LIMITED TO THOSE AREAS DESCRIBED IN EACH STAGE OF THE CONSTRUCTION SEQUENCE. GENERAL SITE CLEARING, GRUBBING AND TOPSOIL STRIPPING MAY NOT COMMENCE IN ANY STAGE OR PHASE OF THE PROJECT UNTIL THE E&S BMPs SPECIFIED BY THE BMP SEQUENCE FOR THAT STAGE OR PHASE HAVE BEEN INSTALLED AND ARE FUNCTIONING AS DESCRIBED IN THIS E&S PLAN.
 - AT NO TIME SHALL CONSTRUCTION VEHICLES BE ALLOWED TO ENTER AREAS OUTSIDE THE LIMIT OF DISTURBANCE BOUNDARIES SHOWN ON THE PLAN MAPS. THESE AREAS MUST BE CLEARLY MARKED AND FENCED OFF BEFORE CLEARING AND GRUBBING OPERATIONS BEGIN.
 - TOPSOIL REQUIRED FOR THE ESTABLISHMENT OF VEGETATION SHALL BE STOCKPILED AT THE LOCATION(S) SHOWN ON THE PLAN MAP(S) IN THE AMOUNT NECESSARY TO COMPLETE THE FINISH GRADING OF ALL EXPOSED AREAS THAT ARE TO BE STABILIZED BY VEGETATION. EACH STOCKPILE SHALL BE PROTECTED IN THE MANNER SHOWN ON THE PLAN DRAWINGS. STOCKPILE HEIGHTS SHALL NOT EXCEED 35 FEET. STOCKPILE SLOPES SHALL BE 2H:1V OR FLATTER.
 - IMMEDIATELY UPON DISCOVERING UNFORESEEN CIRCUMSTANCES POSING THE POTENTIAL FOR ACCELERATED EROSION AND/OR SEDIMENT POLLUTION, THE OPERATOR SHALL IMPLEMENT APPROPRIATE BEST MANAGEMENT PRACTICES TO MINIMIZE THE POTENTIAL FOR EROSION AND SEDIMENT POLLUTION AND NOTIFY THE LOCAL CONSERVATION DISTRICT AND/OR THE REGIONAL OFFICE OF THE DEPARTMENT.
 - ALL BUILDING MATERIALS AND WASTES SHALL BE REMOVED FROM THE SITE AND RECYCLED OR DISPOSED OF IN ACCORDANCE WITH THE DEPARTMENT'S SOLID WASTE MANAGEMENT REGULATIONS AT 25 PA. CODE 280.1 ET SEQ., 271.1, AND 287.1 ET SEQ. NO BUILDING MATERIALS OR WASTES OR UNUSED BUILDING MATERIALS SHALL BE BURNED, BURIED, DUMPED, OR DISCHARGED AT THIS SITE.
 - ALL OFF-SITE WASTE AND BORROW AREAS MUST HAVE AN E&S PLAN APPROVED BY THE LOCAL CONSERVATION DISTRICT OR THE DEPARTMENT FULLY IMPLEMENTED PRIOR TO BEING ACTIVATED.
 - THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT ANY MATERIAL BROUGHT ON SITE IS CLEAN FILL. FORM FP-001 MUST BE RETAINED BY THE PROPERTY OWNER FOR ANY FILL MATERIAL AFFECTED BY A SPILL OR RELEASE OF A REGULATED SUBSTANCE BUT QUALIFYING AS CLEAN FILL DUE TO ANALYTICAL TESTING.
 - ALL PUMPING OF WATER FROM ANY WORK AREA SHALL BE DONE ACCORDING TO THE PROCEDURE DESCRIBED IN THIS PLAN, OVER UNDISTURBED VEGETATED AREAS. ALL PUMPING OF SEDIMENT LADEN WATER SHALL BE THROUGH A SEDIMENT CONTROL BMP, SUCH AS A PUMPED WATER FILTER BAG DISCHARGING OVER NON-DISTURBED AREAS.
 - VEHICLES AND EQUIPMENT MAY NEITHER ENTER DIRECTLY NOR EXIT DIRECTLY FROM LOTS (SPECIFY LOT NUMBERS) ONTO (SPECIFY ROAD NAMES). VEHICLES AND EQUIPMENT MAY ONLY ENTER AND EXIT THE CONSTRUCTION SITE VIA A STABILIZED ROCK CONSTRUCTION ENTRANCE.
 - UNTIL THE SITE IS STABILIZED, ALL EROSION AND SEDIMENT BMPs SHALL BE MAINTAINED PROPERLY. MAINTENANCE SHALL INCLUDE INSPECTIONS OF ALL EROSION AND SEDIMENT BMPs AFTER EACH RAINFALL EVENT AND ON A WEEKLY BASIS. THE OPERATOR WILL MAINTAIN AND MAKE AVAILABLE TO LEHIGH COUNTY CONSERVATION DISTRICT WRITTEN INSPECTION LOGS OF ALL THOSE INSPECTIONS. ALL PREVENTATIVE AND REMEDIAL MAINTENANCE WORK, INCLUDING CLEAN OUT, REPAIR, REPLACEMENT, REGRADE, RESEEDING, REMULCHING AND RETENING MUST BE PERFORMED IMMEDIATELY. IF THE E&S BMPs FAIL TO PERFORM AS EXPECTED, REPLACEMENT BMPs, OR MODIFICATIONS OF THOSE INSTALLED WILL BE REQUIRED.
 - A LOG SHOWING DATES THAT E&S BMPs WERE INSPECTED AS WELL AS ANY DEFICIENCIES FOUND AND THE DATES THEY WERE CORRECTED SHALL BE MAINTAINED ON THE SITE AND BE MADE AVAILABLE TO REGULATORY AGENCY OFFICIALS AT THE TIME OF INSPECTION.
 - SEDIMENT TRACKED ONTO ANY PUBLIC ROADWAY OR SIDEWALK SHALL BE RETURNED TO THE CONSTRUCTION SITE BY THE END OF EACH WORK DAY AND DISPOSED IN THE MANNER DESCRIBED IN THIS PLAN. IN NO CASE SHALL THE SEDIMENT BE WASHED, SHOVELED, OR SWEEPED INTO ANY ROADSIDE DITCH, STORM SEWER, OR SURFACE WATER.
 - ALL SEDIMENT REMOVED FROM BMPs SHALL BE DISPOSED OF IN THE MANNER DESCRIBED ON THE PLAN DRAWINGS. SEDIMENT REMOVED FROM BMPs SHALL BE DISPOSED OF IN LANDSCAPED AREAS OUTSIDE OF STEEP SLOPES, WETLANDS, FLOODPLAINS OR DRAINAGE SWALES AND IMMEDIATELY STABILIZED, OR PLACED IN TOPSOIL STOCKPILES.
 - AREAS WHICH ARE TO BE TOPSOILED SHALL BE SCARIFIED TO A MINIMUM DEPTH OF 3 TO 5 INCHES - 6 TO 12 INCHES ON COMPACTED SOILS - PRIOR TO PLACEMENT OF TOPSOIL. AREAS TO BE VEGETATED SHALL HAVE A MINIMUM 4 INCHES OF TOPSOIL IN PLACE PRIOR TO SEEDING AND MULCHING. FILL OUTSLOPES SHALL HAVE A MINIMUM OF 2 INCHES OF TOPSOIL.
 - ALL FILLS SHALL BE COMPACTED AS REQUIRED TO REDUCE EROSION, SLPPAGE, SETTLEMENT, SUBSIDENCE OR OTHER RELATED PROBLEMS. FILL INTENDED TO SUPPORT BUILDINGS, STRUCTURES AND CONDUITS, ETC. SHALL BE COMPACTED IN ACCORDANCE WITH LOCAL REQUIREMENTS OR CODES.
 - ALL EARTHEN FILLS SHALL BE PLACED IN COMPACTED LAYERS NOT TO EXCEED 9 INCHES IN THICKNESS.
 - FILL MATERIALS SHALL BE FREE OF FROZEN PARTICLES, BRUSH, ROOTS, SOD, OR OTHER FOREIGN OR OBJECTIONABLE MATERIALS THAT WOULD INTERFERE WITH OR PREVENT CONSTRUCTION OF SATISFACTORY FILLS.
 - FROZEN MATERIALS OR SOFT, MUCKY, OR HIGHLY COMPRESSIBLE MATERIALS SHALL NOT BE INCORPORATED INTO FILLS.
 - FILL SHALL NOT BE PLACED ON SATURATED OR FROZEN SURFACES.
 - SEEPS OR SPRINGS ENCOUNTERED DURING CONSTRUCTION SHALL BE HANDLED IN ACCORDANCE WITH THE STANDARD AND SPECIFICATION FOR SUBSURFACE DRAIN OR OTHER APPROVED METHOD.
 - ALL GRADED AREAS SHALL BE PERMANENTLY STABILIZED IMMEDIATELY UPON REACHING FINISHED GRADE. CUT SLOPES IN COMPETENT BEDROCK AND ROCK FILLS NEED NOT BE VEGETATED. SEEDED AREAS WITHIN 50 FEET OF A SURFACE WATER, OR AS OTHERWISE SHOWN ON THE PLAN DRAWINGS, SHALL BE BLANKETED ACCORDING TO THE STANDARDS OF THIS PLAN.
 - IMMEDIATELY AFTER EARTH DISTURBANCE ACTIVITIES CEASE IN ANY AREA OR SUBAREA OF THE PROJECT, THE OPERATOR SHALL STABILIZE ALL DISTURBED AREAS, DURING NON-GERMINATING MONTHS, MULCH OR OTHER PROTECTIVE BLANKETING SHALL BE APPLIED AS DESCRIBED IN THE PLAN. AREAS NOT AT FINISHED GRADE, WHICH WILL BE REACTIVATED WITHIN 1 YEAR, MAY BE STABILIZED IN ACCORDANCE WITH THE TEMPORARY STABILIZATION SPECIFICATIONS. THOSE AREAS WHICH WILL NOT BE REACTIVATED WITHIN 1 YEAR SHALL BE STABILIZED IN ACCORDANCE WITH THE PERMANENT STABILIZATION SPECIFICATIONS.
 - PERMANENT STABILIZATION IS DEFINED AS A MINIMUM UNIFORM, PERENNIAL 70% VEGETATIVE COVER OR OTHER PERMANENT NON-VEGETATIVE COVER WITH A DENSITY SUFFICIENT TO RESIST ACCELERATED EROSION. CUT AND FILL SLOPES SHALL BE CAPABLE OF RESISTING FAILURE DUE TO SLUMPING, SLIDING, OR OTHER MOVEMENTS.
 - EROSION AND SEDIMENT BMPs MUST BE CONSTRUCTED, STABILIZED, AND FUNCTIONAL BEFORE SITE DISTURBANCE BEGINS WITHIN THE TRIBUTARY AREAS OF THOSE BMPs. E&S BMPs SHALL REMAIN FUNCTIONAL AS SUCH UNTIL ALL AREAS TRIBUTARY TO THEM ARE PERMANENTLY STABILIZED OR UNTIL THEY ARE REPLACED BY ANOTHER BMP APPROVED BY THE LOCAL CONSERVATION DISTRICT OR THE DEPARTMENT.
 - UPON COMPLETION OF ALL EARTH DISTURBANCE ACTIVITIES AND PERMANENT STABILIZATION OF ALL DISTURBED AREAS, THE OWNER AND/OR OPERATOR SHALL CONTACT THE LOCAL CONSERVATION DISTRICT FOR AN INSPECTION PRIOR TO REMOVAL/CONVERSION OF THE E&S BMPs.
 - AFTER FINAL SITE STABILIZATION HAS BEEN ACHIEVED, TEMPORARY EROSION AND SEDIMENT BMPs MUST BE REMOVED OR CONVERTED TO PERMANENT POST CONSTRUCTION STORMWATER MANAGEMENT BMPs. AREAS DESTROYED DURING REMOVAL OR CONVERSION OF THE BMPs SHALL BE STABILIZED IMMEDIATELY IN ORDER TO ENSURE RAPID REVEGETATION OF DISTURBED AREAS, SUCH REMOVAL/CONVERSIONS ARE TO BE DONE ONLY DURING THE GERMINATING SEASON.
 - UPON COMPLETION OF ALL EARTH DISTURBANCE ACTIVITIES AND PERMANENT STABILIZATION OF ALL DISTURBED AREAS, THE OWNER AND/OR OPERATOR SHALL CONTACT THE LOCAL CONSERVATION DISTRICT TO SCHEDULE A FINAL INSPECTION.
 - FAILURE TO CORRECTLY INSTALL E&S BMPs, FAILURE TO PREVENT SEDIMENT-LADEN RUNOFF FROM LEAVING THE CONSTRUCTION SITE OR FAILURE TO TAKE IMMEDIATE CORRECTIVE ACTION TO RESOLVE FAILURE OF E&S BMPs MAY RESULT IN ADMINISTRATIVE, CIVIL, AND/OR CRIMINAL PENALTIES BEING INSTITUTED BY THE DEPARTMENT AS DEFINED IN SECTION 802 OF THE CLEAN STREAMS LAW. THE CLEAN STREAMS LAW PROVIDES FOR UP TO \$10,000 PER DAY IN CIVIL PENALTIES, UP TO \$10,000 IN SUMMARY CRIMINAL PENALTIES, AND UP TO \$25,000 IN MISDEMEANOR CRIMINAL PENALTIES FOR EACH VIOLATION.
 - IN THE EVENT OF SINKHOLE DISCOVERY A PROFESSIONAL GEOLOGIST OR ENGINEER WILL BE CONTACTED CONCERNING MITIGATION. ADDITIONALLY, THE LEHIGH COUNTY CONSERVATION DISTRICT WILL BE MADE AWARE OF THE SINKHOLE DISCOVERY IMMEDIATELY.
 - THE OPERATOR SHALL ASSURE THAT THE APPROVED EROSION AND SEDIMENT CONTROL PLAN IS PROPERLY AND COMPLETELY IMPLEMENTED.
 - THE CONTRACTOR IS ADVISED TO BECOME THOROUGHLY FAMILIAR WITH THE PROVISIONS OF THE APPENDIX 64, EROSION CONTROL RULES AND REGULATIONS, TITLE 25, PART 1, DEPARTMENT OF ENVIRONMENTAL PROTECTION, SUBPART C, PROTECTION OF NATURAL RESOURCES, ARTICLE III, WATER RESOURCES, CHAPTER 102, EROSION CONTROL.
 - STRAW MULCH SHALL BE APPLIED IN LONG STRANDS, NOT CHOPPED OR FINELY BROKEN
 - EROSION CONTROL BLANKETING SHALL BE INSTALLED ON ALL SLOPES 3H:1V OR STEEPER WITHIN 50 FEET OF A SURFACE WATER AND ON ALL OTHER DISTURBED AREAS SPECIFIED ON THE PLAN MAPS AND/OR DETAIL SHEETS.
 - FILL MATERIAL FOR EMBANKMENTS SHALL BE FREE OF ROOTS, OR OTHER WOODY VEGETATION, ORGANIC MATERIAL, LARGE STONES, AND OTHER OBJECTIONABLE MATERIALS. THE EMBANKMENT SHALL BE COMPACTED IN MAXIMUM 9" LAYERED LIFTS AT 95% DENSITY.



- SEQUENCE OF CONSTRUCTION:**
- AT LEAST 3 DAYS PRIOR TO STARTING ANY EARTH DISTURBANCE ACTIVITIES, OR EXPANDING INTO AN AREA PREVIOUSLY UNMARKED, THE PENNSYLVANIA ONE CALL SYSTEM INC. SHALL BE NOTIFIED AT 1-800-242-1776 FOR THE LOCATION OF EXISTING UNDERGROUND UTILITIES.
 - PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL MARK THE LIMITS OF CONSTRUCTION IN THE FIELD (I.E. FLAGGING, STAKES, ORANGE CONSTRUCTION FENCE, ETC.), THROUGHOUT CONSTRUCTION, THE CONTRACTOR SHALL SWEEP ANY TRACKED SEDIMENT AND RETURN TO THE SITE AT THE END OF EACH WORKDAY.
 - THE CONTRACTOR SHALL INSTALL THE COMPOST FILTER SOCKS, THE CONCRETE WASHOUT FACILITY, AND THE ROCK CONSTRUCTION ENTRANCES.
 - THE CONTRACTOR SHALL PERFORM CLEARING & GRUBBING WITHIN THE DISTURBED AREA. TOPSOIL SHALL BE STRIPPED AND STOCKPILED IN THE DESIGNATED TOPSOIL STOCKPILE.
 - THE CONTRACTOR SHALL INSTALL THE UNDERGROUND UTILITIES. INSTALL INLET FILTERS IMMEDIATELY FOLLOWING INLET CONSTRUCTION.
 - INSTALL THE RIPRAP APRON AFTER CONSTRUCTION OF FES-1. THE CONTRACTOR SHALL BRING THE SITE TO ROUGH GRADE.
 - THE CONTRACTOR SHALL BEGIN CONSTRUCTION OF THE DWELLINGS.
 - UPON ACHIEVEMENT OF SUBGRADE ELEVATIONS, TOPSOIL SHALL BE SPREAD ON AREAS TO REMAIN VEGETATED. THESE AREAS SHALL IMMEDIATELY RECEIVE PERMANENT SEEDING AND STABILIZATION IN ACCORDANCE WITH THE SEEDING AND SOIL SUPPLEMENTS SCHEDULE.
 - UPON PERMANENT STABILIZATION OF THE SITE (MINIMUM 70% UNIFORM PERENNIAL VEGETATIVE COVER), THE CONTRACTOR SHALL REMOVE ALL TEMPORARY EROSION AND SEDIMENT CONTROL BMPs. ANY ACCUMULATED SEDIMENT SHALL BE DISPOSED OF IN LANDSCAPE AREAS OUTSIDE OF STEEP SLOPES, WETLANDS, FLOODPLAINS, OR DRAINAGE SWALE AND IMMEDIATELY STABILIZED. ANY AREA DISTURBED FROM THE REMOVAL OF THE E&S BMPs SHALL IMMEDIATELY RECEIVE PERMANENT STABILIZATION IN ACCORDANCE WITH THE SEEDING AND SOIL SUPPLEMENTS SCHEDULE.



LOCATION MAP - ALLENTOWN EAST QUADRANGLE
1"=1000'

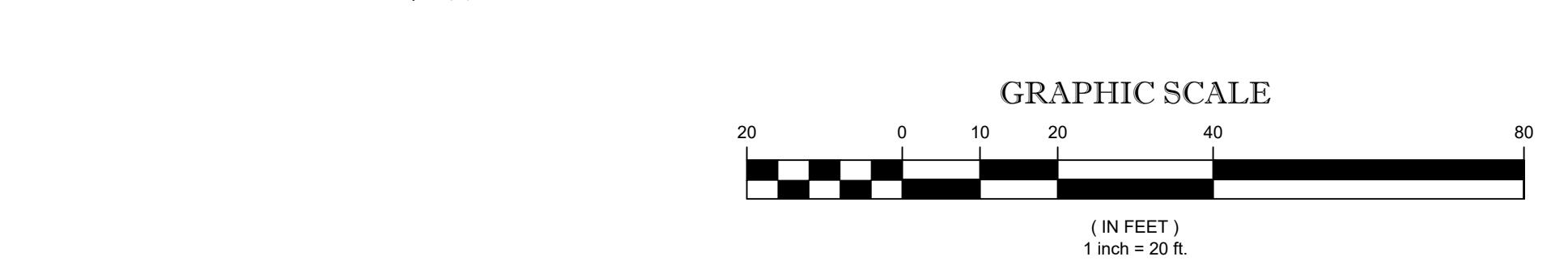


PROPOSED LEGEND

(10)	PARKING COUNT
365	CONTOUR
[Symbol]	STORM SEWER
[Symbol]	FLARED END SECTION
[Symbol]	STORM MANHOLE
[Symbol]	UTILITY POLE
[Symbol]	GAS LINE
[Symbol]	OVERHEAD WIRES
[Symbol]	SANITARY MANHOLE
[Symbol]	SANITARY SEWER
[Symbol]	TELEPHONE LINE
[Symbol]	ELECTRIC MANHOLE
[Symbol]	ELECTRIC LINE
[Symbol]	FIRE HYDRANT
[Symbol]	WATER LINE
[Symbol]	LPSS - LOW PRESSURE SANITARY SEWER
[Symbol]	DEPRESSED CURB
[Symbol]	RETAINING WALL
[Symbol]	PAVEMENT
[Symbol]	BUILDING
[Symbol]	CONCRETE SIDEWALK
[Symbol]	CURB ELEVATION
[Symbol]	SPOT ELEVATION

LEGEND

[Symbol]	IRON PIN FOUND
[Symbol]	IRON PIPE FOUND
[Symbol]	CONCRETE MONUMENT FOUND
[Symbol]	UTILITY POLE
[Symbol]	GUY WIRE
[Symbol]	STORM INLET
[Symbol]	SANITARY MANHOLE
[Symbol]	WATER VALVE
[Symbol]	FIRE HYDRANT
[Symbol]	SIGN
[Symbol]	MAILBOX
[Symbol]	PINE TREE
[Symbol]	DECIDUOUS TREE
[Symbol]	BUSH
[Symbol]	BOLLARD
[Symbol]	GATE POST
[Symbol]	BOUNDARY
[Symbol]	LEGAL RIGHT-OF-WAY
[Symbol]	EASEMENT LINE
[Symbol]	ADJOINER PROPERTY LINE
[Symbol]	BUILDING RESTRICTION LINE
[Symbol]	EDGE OF PAVEMENT
[Symbol]	CURB
[Symbol]	FENCE
[Symbol]	GUIDERAIL
[Symbol]	TREELINE
[Symbol]	100
[Symbol]	CONTOUR
[Symbol]	GAS LINE
[Symbol]	OVERHEAD WIRES
[Symbol]	SANITARY SEWER
[Symbol]	ELECTRIC LINE
[Symbol]	WATER LINE
[Symbol]	STORM SEWER
[Symbol]	D.Y.L.
[Symbol]	S.W.L.
[Symbol]	SOLID WHITE LINE
[Symbol]	E.O.P.
[Symbol]	EDGE OF PAVEMENT
[Symbol]	C.L.F.
[Symbol]	CHAIN LINK FENCE



E&S LEGEND

[Symbol]	LIMIT OF EARTH DISTURBANCE (0.40 ACRES)
[Symbol]	COMPOST FILTER SOCK
[Symbol]	FILTER BAG INLET PROTECTION
[Symbol]	CONCRETE WASHOUT FACILITY
[Symbol]	ROCK CONSTRUCTION ENTRANCE
[Symbol]	RIPPRAP APRON
[Symbol]	NAG S75 MATTING (OR EQUAL)

811

DIAL 8-1-1 OR 1-800-242-1776 NOT LESS THAN 3 BUSINESS DAYS NOR MORE THAN 10 BUSINESS DAYS PRIOR TO THE START OF EXCAVATION.

PENNSYLVANIA ONE CALL SYSTEM SERIAL NUMBER 20232991298-000

PENNSYLVANIA ONE CALL SYSTEM FINAL DESIGN SERIAL NUMBER 0000000000-000

KEYSTONE CONSULTING ENGINEERS, INC. HAS PREPARED THESE TOPOGRAPHIC DRAWINGS FOR THE PURPOSE OF THE DESIGN OF THE SUBDIVISION OR LAND DEVELOPMENT IMPROVEMENTS SHOWN. PURSUANT TO THE REQUIREMENTS OF PA ACT 287 OF 1974, AS AMENDED, KEYSTONE CONSULTING ENGINEERS, INC., HAS:

- REQUESTED THE LINE AND FACILITY INFORMATION FROM A ONE CALL SYSTEM NOT LESS THAN TEN NOR MORE THAN NINETY WORKING DAYS BEFORE FINAL DESIGN IS TO BE COMPLETED.
- SHOWN UPON THE DRAWINGS THE POSITION AND TYPE OF EACH FACILITY OWNER'S LINE, DERIVED PURSUANT TO THE REQUEST MADE, INCLUDING THE FACILITY OWNER'S NAME, OFFICE ADDRESS AND TELEPHONE NUMBER AS SHOWN ON THE LIST MAINTAINED BY THE ONE-CALL SYSTEM.
- MADE A REASONABLE EFFORT IN PREPARATION OF THE CONSTRUCTION DRAWINGS TO AVOID DAMAGE TO AND MINIMIZE INTERFERENCE WITH THE FACILITY OWNER'S FACILITIES IN THE CONSTRUCTION AREA BY MAINTAINING AN EIGHTEEN-INCH CLEARANCE OF THE FACILITY OWNER'S FACILITIES.
- SHOWN UPON THE DRAWINGS THE SERIAL NUMBER AND DATE OF THE ONE CALL NOTICE, KEYSTONE CONSULTING ENGINEERS, INC., MAKES NO REPRESENTATION, ASSURANCE OR GUARANTEE THAT THE INFORMATION OBTAINED AS NOTED ABOVE AND ILLUSTRATED HEREON ACCURATELY DEPICTS FIELD CONDITIONS. ALL CONTRACTORS PERFORMING ACTUAL EXCAVATION OR DEMOLITION WORK ON THIS SITE ARE HEREBY ALERTED TO THE CONTRACTOR'S RESPONSIBILITY TO CONTACT THE ONE-CALL SYSTEM AS REQUIRED BY ACT 287, AS AMENDED.

SOILS DATA:

THE FOLLOWING INFORMATION WAS TAKEN FROM THE NRCS WEB SOIL SURVEY ON MARCH 26, 2024.

THE ENTIRE SITE IS COMPRISED OF Uhd - URBAN LAND - GLADSTONE COMPLEX, 8 TO 25 PERCENT SLOPES, HSG NOT RATED

SOILS	LIMITATIONS (IF ENCOUNTERED)	RESOLUTION #
GLADSTONE	1. CUTBANKS MAY CAVE	1.
	2. CORROSIVE TO CONCRETE	2.
	3. EASILY ERODIBLE	3.
	4. HYDRIC/HYDRIC INCLUSIONS	4.
	5. SLOW PERCOLATION	5. & 6.
	6. SUBJECT TO FROST ACTION	7.
	7. SUBJECT TO SHRINK-SWELL	7.

- SOIL RESOLUTIONS:**
- ALL APPLICABLE OSHA STANDARDS AND REGULATIONS MUST BE IMPLEMENTED AT ALL TIMES.
 - PROPER BEDDING AND BACKFILL SHALL BE PROVIDED FOR UNDERGROUND CONCRETE AND/OR STEEL.
 - MAINTAIN EXISTING VEGETATION WHEREVER POSSIBLE.
 - AVOID DISTURBANCE TO WETLANDS.
 - DEWATERING SHALL BE PERFORMED IN ACCORDANCE WITH THE APPROVED EROSION & SEDIMENT CONTROL PLAN.
 - PROVIDE POSITIVE DRAINAGE THROUGHOUT CONSTRUCTION.
 - SUITABLE STONE BASE SHALL BE PLACED BENEATH IMPERVIOUS SURFACES.

KEYSTONE CONSULTING ENGINEERS, INC.
Engineering firm of choice since 1972

EROSION AND SEDIMENTATION CONTROL PLAN
1763 BROADWAY MINOR SUBDIVISION
1763 BROADWAY
BETHLEHEM, PA 18015

DESIGNED BY: JMR, RL
DRAWN BY: JMR
CHECKED BY: JMR
DATE: 03/28/2025
SCALE: 1" = 20'
JOB NUMBER: CW-23-123
SHEET: 7 OF 8

5012 MEDICAL CENTER CIRCLE, SUITE 1, ALLENTOWN, PA 18106 610-395-0971
East Office: Bethlehem, West Office: Allentown, North Office: Kresgeville
www.kceinc.com

SALESBURY TOWNSHIP
LEHIGH COUNTY, PENNSYLVANIA

SEEDING AND SOIL SUPPLEMENTS

THE FOLLOWING SPECIFICATIONS ARE IN ACCORDANCE WITH PENNDOT PUBLICATION #408, SECTION 804.

TEMPORARY SEED MIXTURE

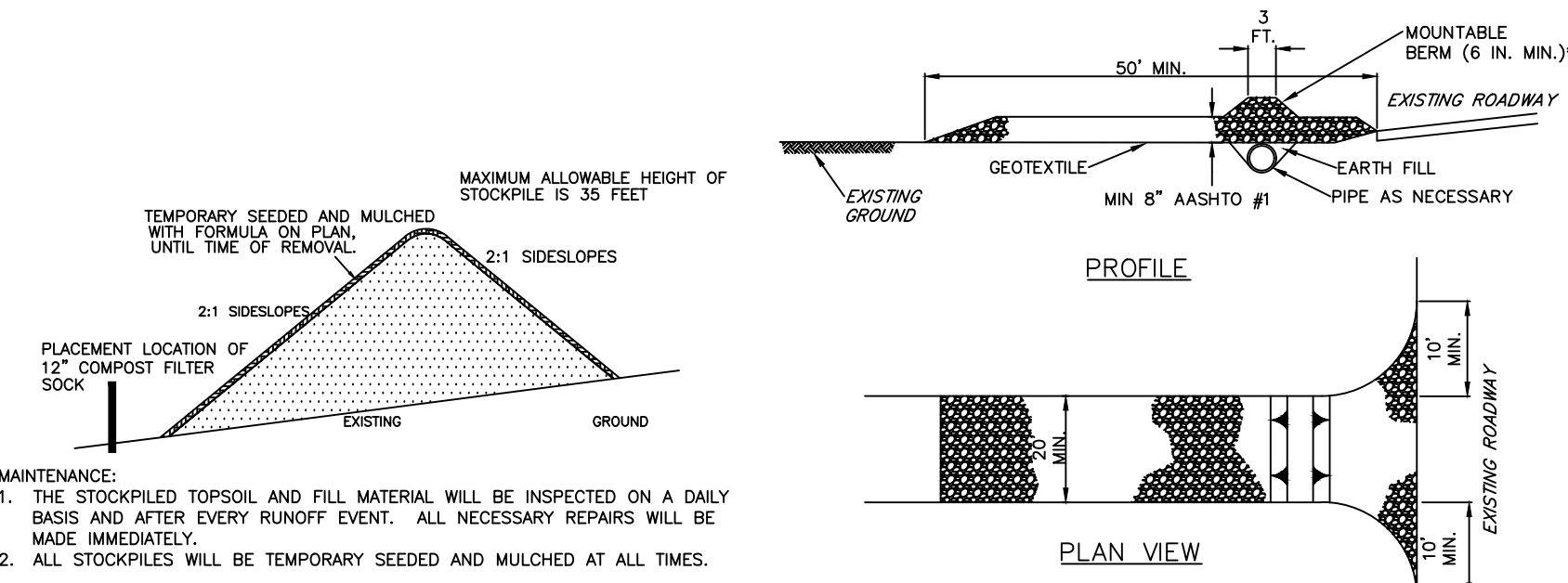
SEED TYPE	% BY WEIGHT	MINIMUM PURITY %	MINIMUM GERMINATION %	MAX % WEED SEED	SEEDING RATE LB./1000 SY (LB./ACRE)
(PENNDOT FORMULA T)					
OATS (AVENA SATIVA)	100	97	85	0.1	6 (30)
CEREAL RYE (SECALE CEREALE)	100	97	85	0.1	6 (30)

- APPLY STRAW MULCH (SEE MULCH APPLICATION RATES TABLE)
- APPLY PULVERIZED AGRICULTURAL LIMESTONE AT A RATE OF 410 LB./1000 SY
- APPLY 10-20-20 AT A RATE OF 140 LB./1000 SY
- APPLY 38-0-0 UREAFORM FERTILIZER AT A RATE OF 50 LB./1000 SY
- SEEDING SEASON DATES: MARCH 15 TO OCTOBER 15

PERMANENT SEED MIXTURE

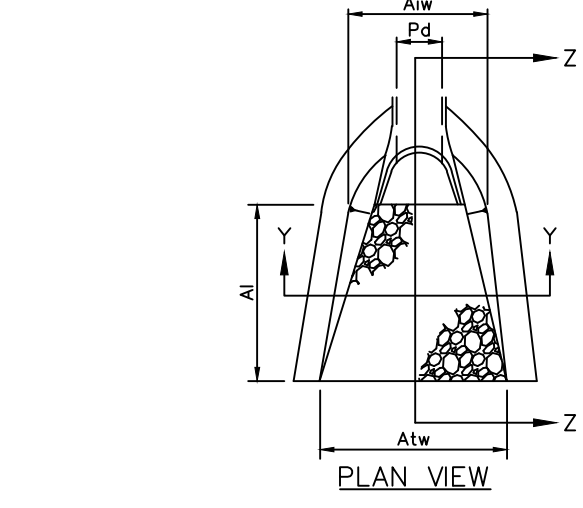
SEED TYPE	% BY WEIGHT	MINIMUM PURITY %	MINIMUM GERMINATION %	MAX % WEED SEED	SEEDING RATE LB./1000 SY (LB./ACRE)
(PENNDOT FORMULA B RESIDENTIAL MIX)					
PERENNIAL RYEGRASS MIXTURE (LOLIUM PERENNE) A COMBINATION OF IMPROVED CERTIFIED VARIETIES WITH NO ONE VARIETY EXCEEDING 50% OF THE TOTAL RYEGRASS COMPONENT.	20	97	90	0.1	8.5 (42.5)
CREeping RED FESCUE OR CHEWINGS FESCUE (FESTUCA RUBRA OR SSP COMMUTATA) (IMPROVED AND CERTIFIED)	30	97	85	0.1	12.5 (62.5)
KENTUCKY BLUEGRASS MIXTURE (POA PRATENSIS) A COMBINATION OF IMPROVED CERTIFIED VARIETIES WITH NO ONE VARIETY EXCEEDING 50% OF THE TOTAL BLUEGRASS COMPONENT	50	97	80	0.15	21.0 (105)

- REFER TO STANDARD EROSION & SEDIMENT CONTROL PLAN NOTE #19 REGARDING TOPSOIL PLACEMENT (AREAS TO BE VEGETATED SHALL HAVE A MINIMUM 4 INCHES TOPSOIL PRIOR TO SEEDING AND MULCHING.
- MULCH IN ACCORDANCE WITH THE MULCH APPLICATION RATES TABLE.
- APPLY PULVERIZED AGRICULTURAL LIMESTONE AT A RATE OF 2,480 LB./1000 SY
- APPLY 10-20-20 AT A RATE OF 140 LB./1000 SY
- APPLY 38-0-0 UREAFORM FERTILIZER AT A RATE OF 50 LB./1000 SY
- SEEDING SEASON DATES: MARCH 15 TO JUNE 1; AUGUST 1 TO OCTOBER 15



TOPSOIL STOCKPILE DETAIL

NOT TO SCALE



STANDARD CONSTRUCTION DETAIL #3-1

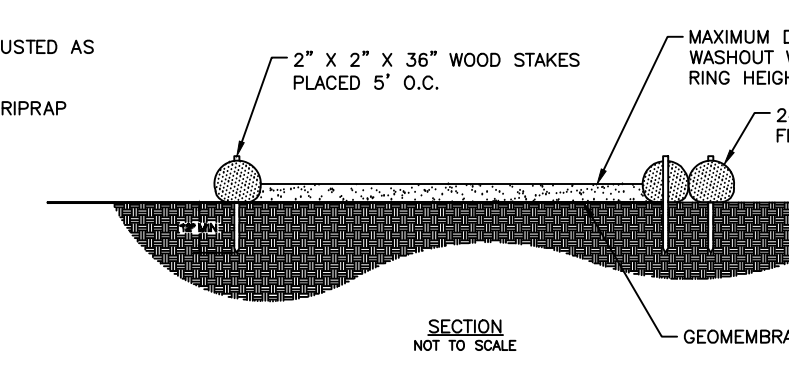
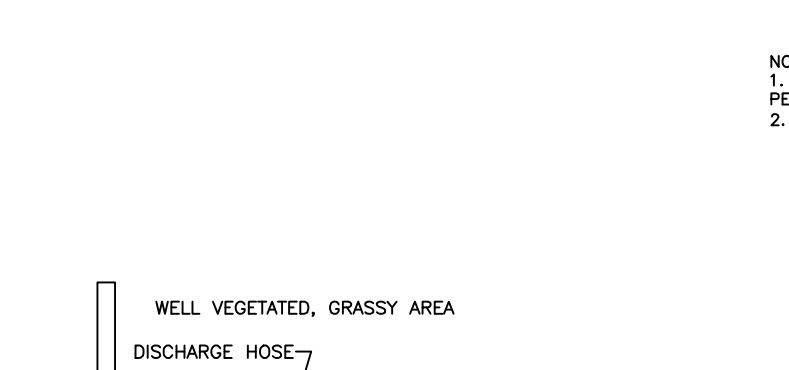
NOT TO SCALE

OUTLET NO.	PIPE DIA (IN)	RIPRAP SIZE (IN)	APRON THICK. (IN)	APRON LENGTH (FT)	TERMINAL WIDTH (FT)
RES-1	12	3	9	6	3

- NOTES: ALL APRONS SHALL BE CONSTRUCTED TO THE DIMENSIONS SHOWN. TERMINAL WIDTHS SHALL BE ADJUSTED AS NECESSARY TO MATCH RECEIVING CHANNELS.
- ALL APRONS SHALL BE INSPECTED AT LEAST WEEKLY AND AFTER EACH RUNOFF EVENT. DISPLACED RIPRAP WITHIN THE APRON SHALL BE REPLACED IMMEDIATELY.

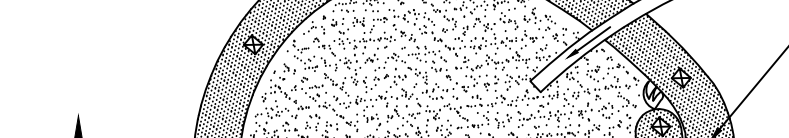
STANDARD CONSTRUCTION DETAIL #9-1

NOT TO SCALE



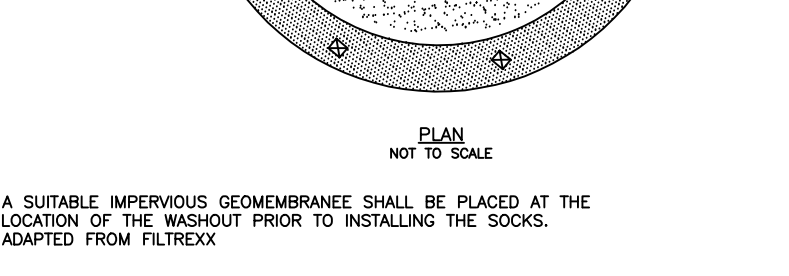
STANDARD CONSTRUCTION DETAIL #3-18

NOT TO SCALE



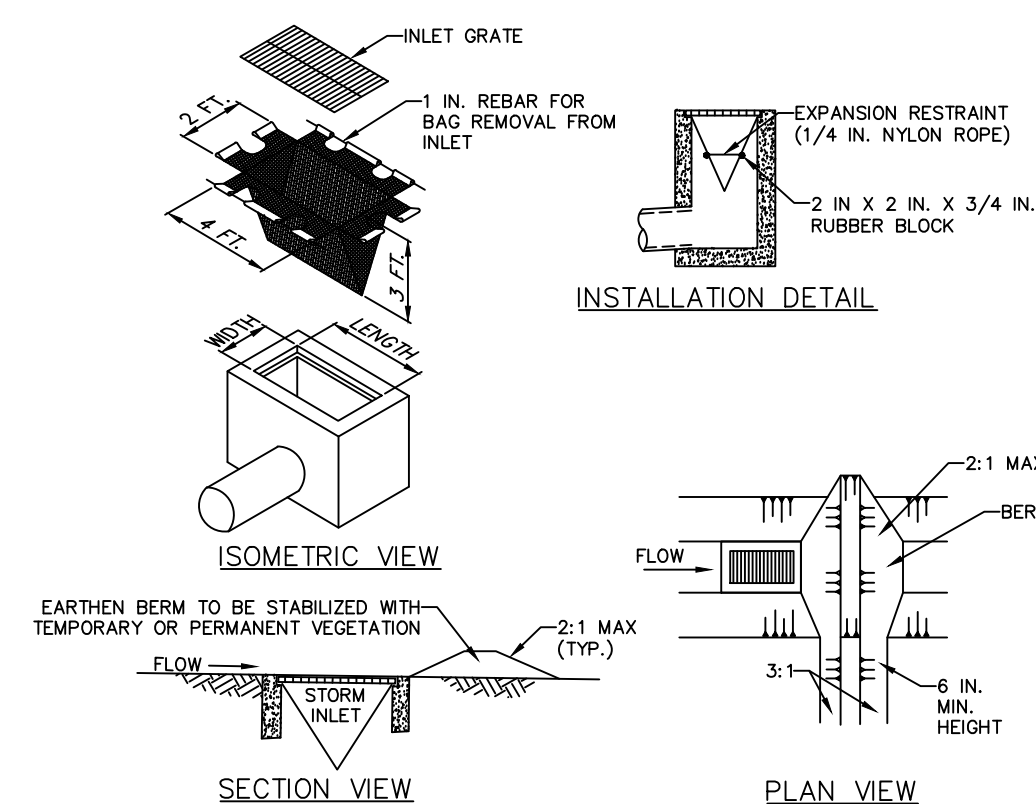
STANDARD CONSTRUCTION DETAIL #11-1

NOT TO SCALE



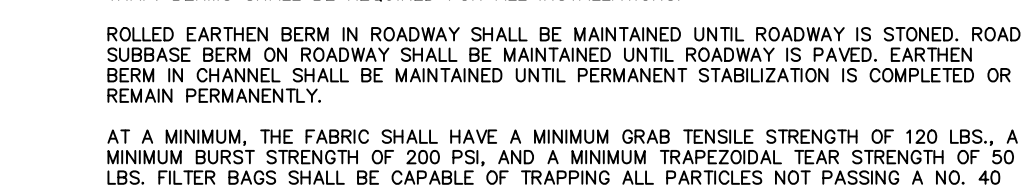
STANDARD CONSTRUCTION DETAIL #3-16

NOT TO SCALE



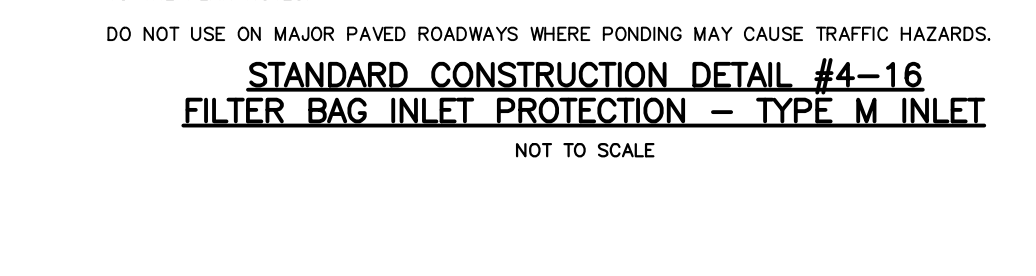
STANDARD CONSTRUCTION DETAIL #4-16

NOT TO SCALE



STANDARD CONSTRUCTION DETAIL #3-16

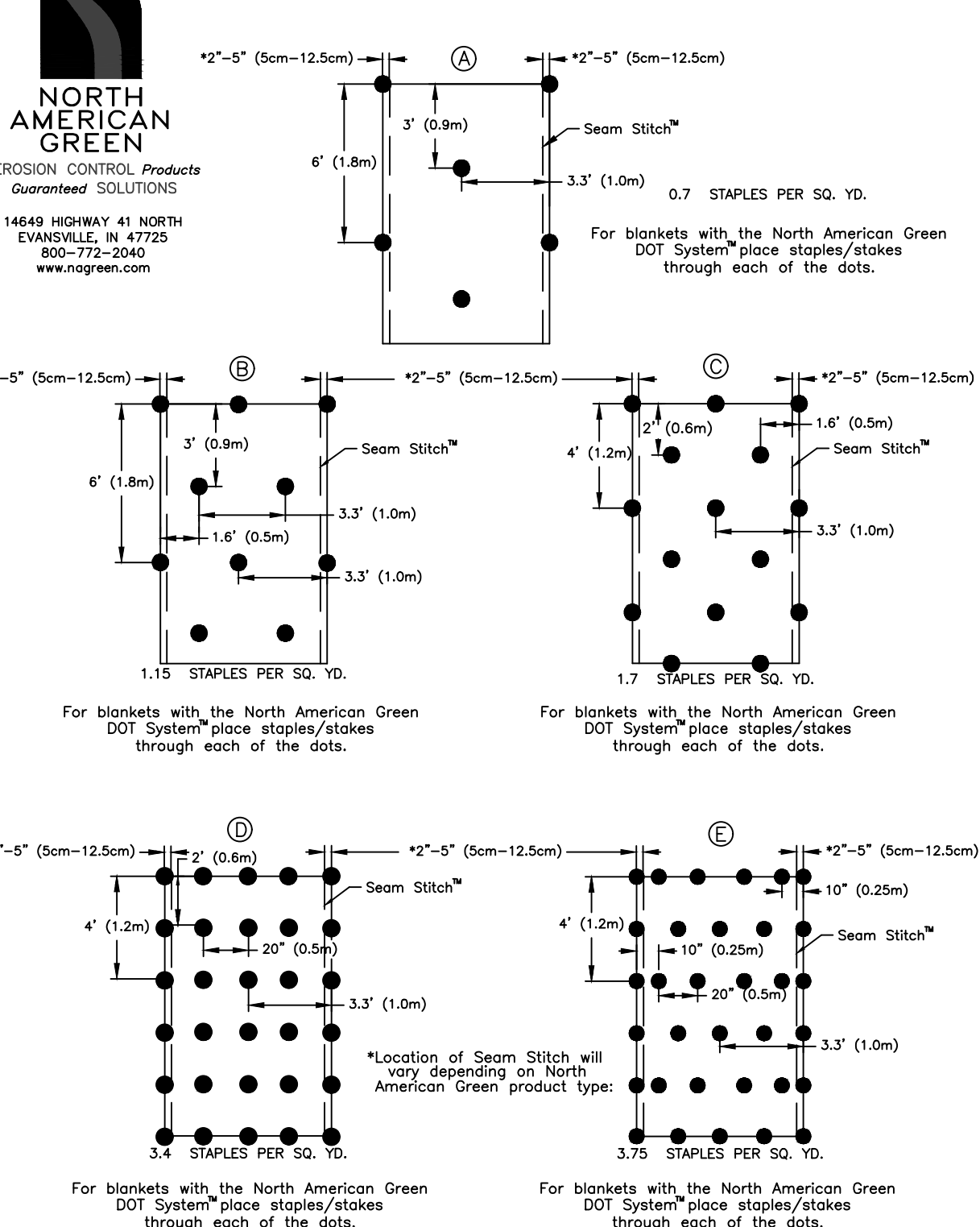
NOT TO SCALE



STANDARD CONSTRUCTION DETAIL #3-16

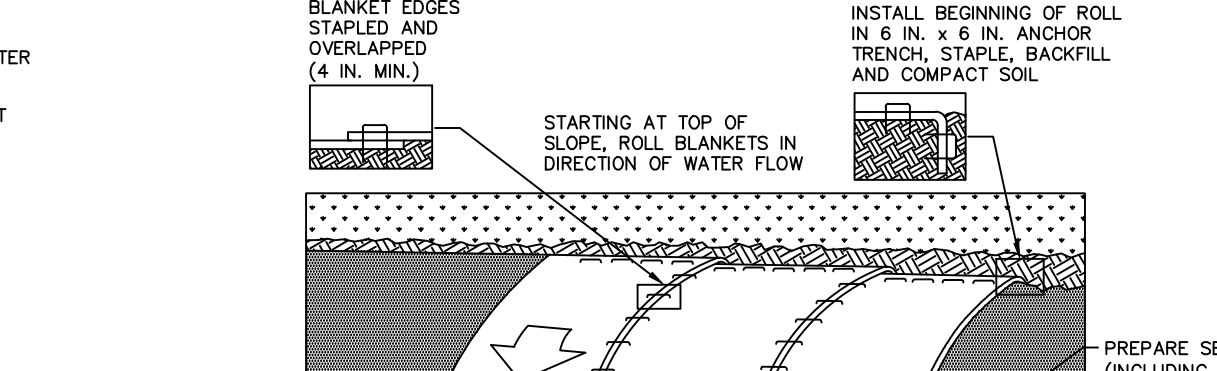
NOT TO SCALE

DOT SYSTEM™ STAPLE PATTERN GUIDE



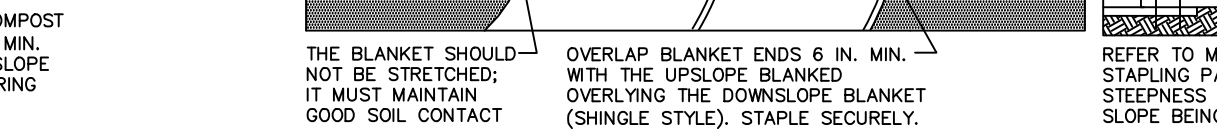
STAPLE PATTERN GUIDE

NOT TO SCALE



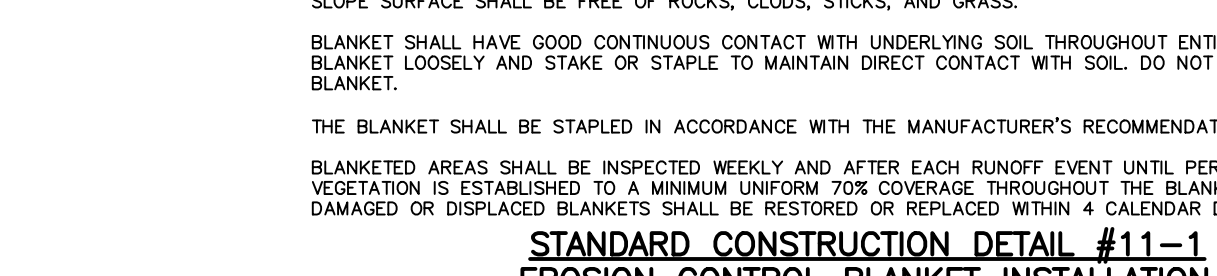
STANDARD CONSTRUCTION DETAIL #11-1

NOT TO SCALE



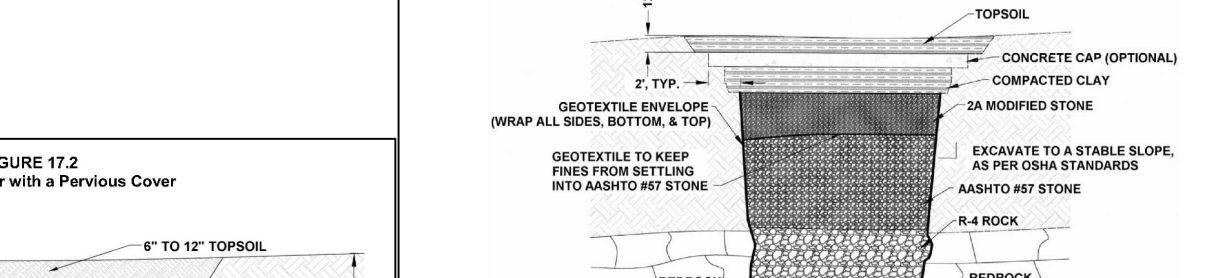
STANDARD CONSTRUCTION DETAIL #4-1

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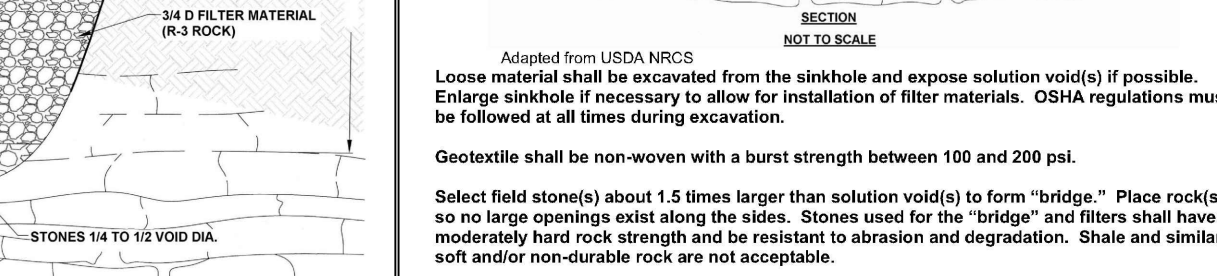
STANDARD CONSTRUCTION DETAIL #4-1

NOT TO SCALE



STANDARD CONSTRUCTION DETAIL #4-1

NOT TO SCALE



STANDARD CONSTRUCTION DETAIL #4-1

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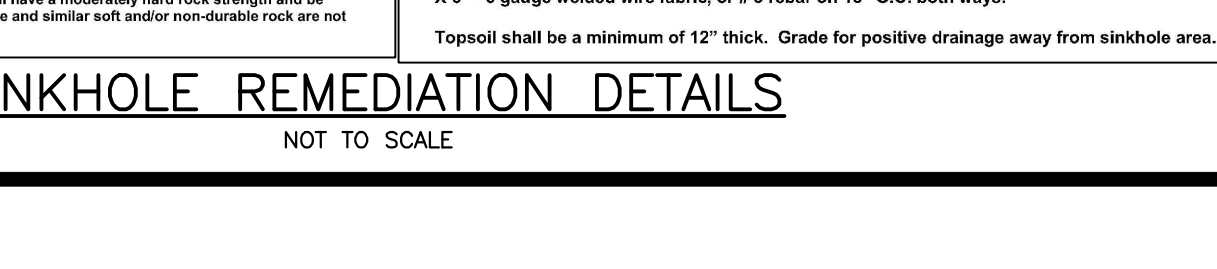


TABLE 4.1 - COMPOST SOCK FABRIC MINIMUM SPECIFICATIONS

MATERIAL TYPE	COMPOST SOCK FABRIC MINIMUM SPECIFICATIONS			
	3 MIL HDPE	5 MIL HDPE	5 MIL HDPE	MULTI-FILAMENT POLYPROPYLENE (MFPF)
MATERIAL CHARACTERISTICS	PHOTO-DEGRADABLE	PHOTO-DEGRADABLE	BIO-DEGRADABLE	PHOTO-DEGRADABLE
SOCK DIAMETERS	12" 18"	12" 18" 24" 32"	12" 18" 24" 32"	12" 18" 24" 32"
MESH OPENING	3/8"	3/8"	3/8"	3/8"
TENSILE STRENGTH		26 PSI	26 PSI	44 PSI
ULTRAVIOLET STABILITY % ORIGINAL STRENGTH (ASTM G-155)	23% AT 1000 HR.	23% AT 1000 HR.	100% AT 1000 HR.	100% AT 1000 HR.
MINIMUM FUNCTIONAL LONGEVITY	6 MONTHS	9 MONTHS	6 MONTHS	1 YEAR
INNER CONTAINMENT NETTING	HDPE BIAXIAL NET CONTINUOUSLY WOUND FUSION-WELDED JUNCTURES 3/4" MAX. APERTURE SIZE COMPOSITE POLYPROPYLENE FABRIC (WOVEN LAYER AND NON-WOVEN FLEECE MECHANICALLY FUSED VIA NEEDLE PUNCH)			
OUTER FILTRATION MESH	3/4" MAX. APERTURE SIZE MECHANICALLY FUSED VIA NEEDLE PUNCH			

SOCK FABRICS COMPOSED OF BURLAP MAY BE USED ON PROJECTS LASTING 6 MONTHS OR LESS.

CONTRACTOR SHALL USE MULTI-FILAMENT POLYPROPYLENE (MFPF) PHOTO-DEGRADABLE COMPOST SOCK.

SEE PLAN FOR SOCK DIAMETERS AND LOCATIONS.

TABLE 4.2 - COMPOST STANDARDS

ORGANIC MATTER CONTENT	25%-100% (DRY WEIGHT BASIS)
ORGANIC PORTION	FIBROUS AND ELONGATED
pH	5.5-8.5
MOISTURE CONTENT	30%-60%
PARTICLE SIZE	30%-50% PASS THROUGH 3/8" SIEVE
SOLUBLE SALT CONCENTRATION	5.0 g/5m (mmhos/cm) MAXIMUM

COMPOST FILTER SOCK CALCULATIONS

SOCK NO.	DIA. (IN.)	LOCATION	SLOPE PERCENT	SLOPE LENGTH ABOVE BARRIER (FT.)
1	12	SOUTHERN CORNER OF SITE	27, 8, 50	28, 26, 6
2	18	IN BETWEEN THE ROCK CONSTRUCTION ENTRANCES	14, 5, 11, 40	28, 54, 59, 15
3	24	EASTERN CORNER OF SITE	11, 3, 28, 13, 40, 5	97, 34, 32, 45, 10, 16

TABLE 4.2 - COMPOST STANDARDS

ORGANIC MATTER CONTENT 25%-100% (DRY WEIGHT BASIS)

ORGANIC PORTION FIBROUS AND ELONGATED

pH 5.5-8.5

MOISTURE CONTENT 30%-60%

PARTICLE SIZE 30%-50% PASS THROUGH 3/8" SIEVE

SOLUBLE SALT CONCENTRATION 5.0 g/5m (mmhos/cm) MAXIMUM

COMPOST FILTER SOCK CALCULATIONS

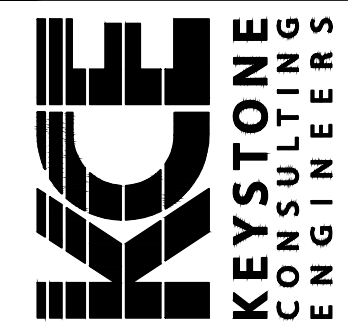
SOCK NO. DIA. (IN.) LOCATION SLOPE PERCENT SLOPE LENGTH ABOVE BARRIER (FT.)

1 12 SOUTHERN CORNER OF SITE 27, 8, 50 28, 26, 6

2 18 IN BETWEEN THE ROCK CONSTRUCTION ENTRANCES 14, 5, 11, 40 28, 54, 59, 15

3 24 EASTERN CORNER OF SITE 11, 3, 28, 13, 40, 5 97, 34, 32, 45, 10, 16

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EROSION AND SEDIMENTATION CONTROL DETAILS
 1763 BROADWAY MINOR SUBDIVISION
 BETHLEHEM, PA 18015
 SALISBURY TOWNSHIP
 LEHIGH COUNTY, PENNSYLVANIA

DESIGNED BY:	REVISIONS	DATE
JMR, RL		
DRAWN BY:		
JMR		
CHECKED BY:		
JMR		
DATE:		
03/28/2025		
SCALE:		
NTS		
JOB NUMBER:		
CW-23-123		
SHEET:		
8 OF 8		

Date: March 28, 2025-9:53am Keystone Consulting Engineers, Inc. West Office - USER: jrogers
 W:\2023\CW23-123-1763 Broadway Minor Development, Bethlehem, PA, Lehigh County - Land Development\Drawings\CW-23-123 Plot Layout.dwg->E&S DETAIL