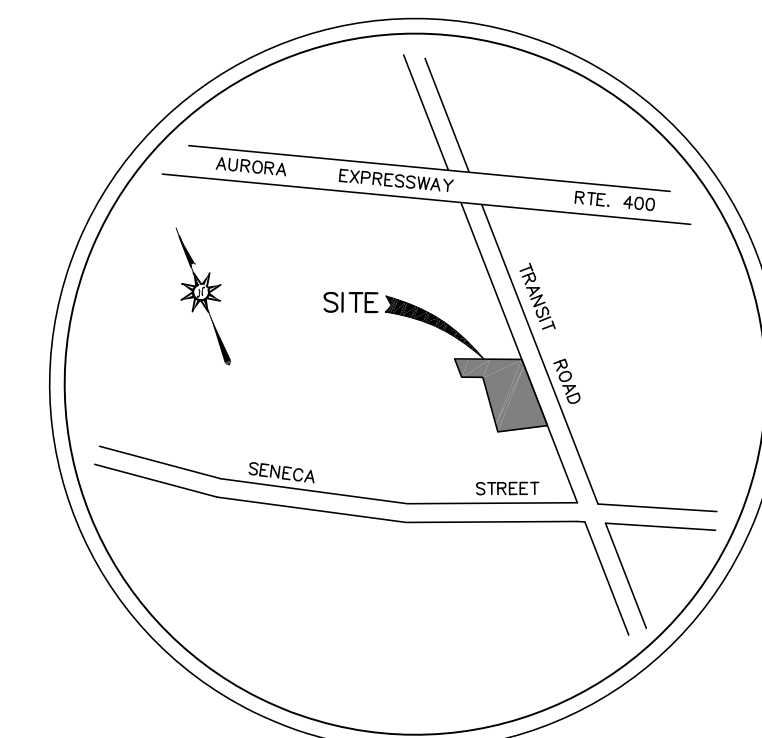
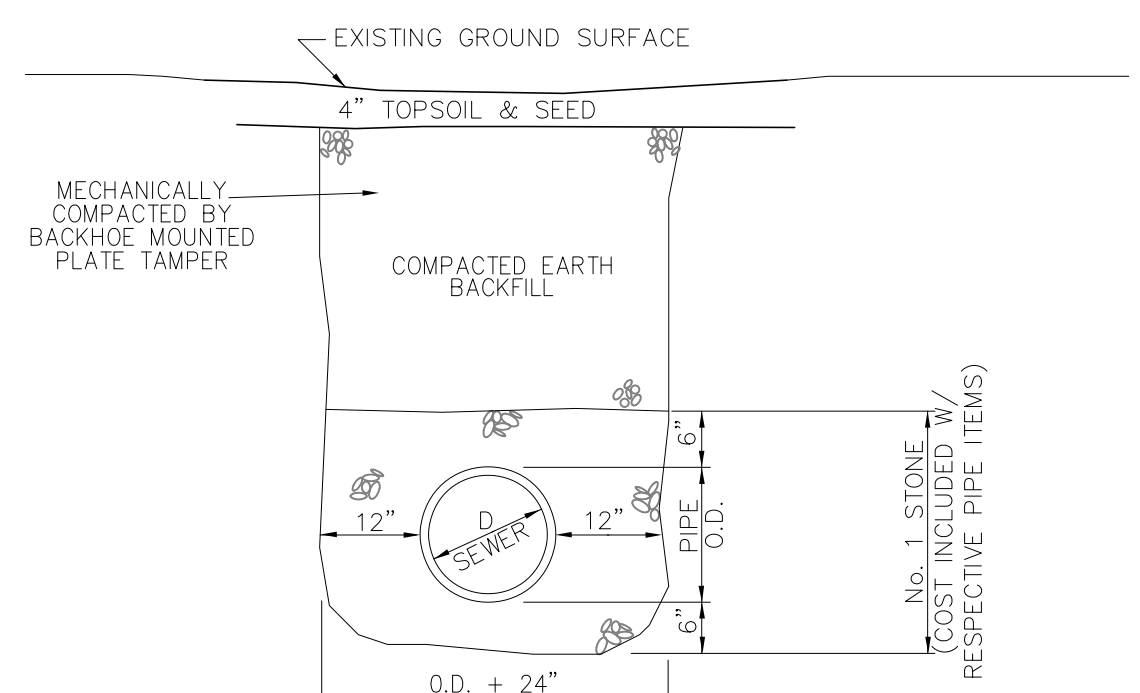
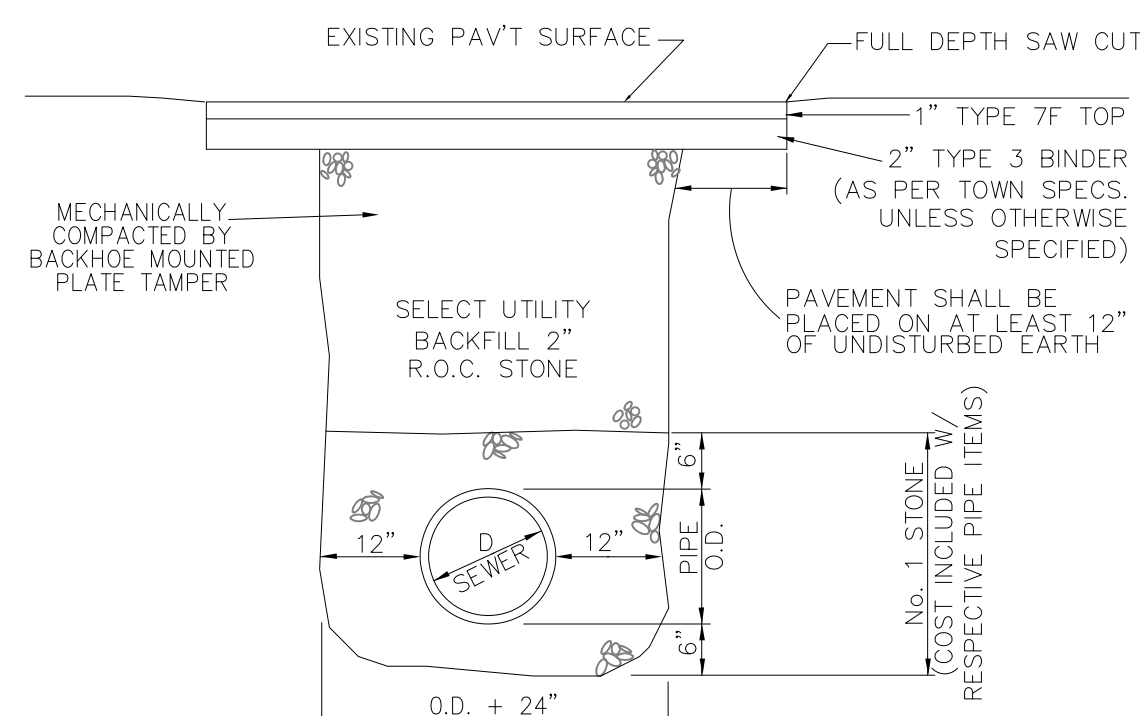




LOCATION MAP
(NOT TO SCALE)



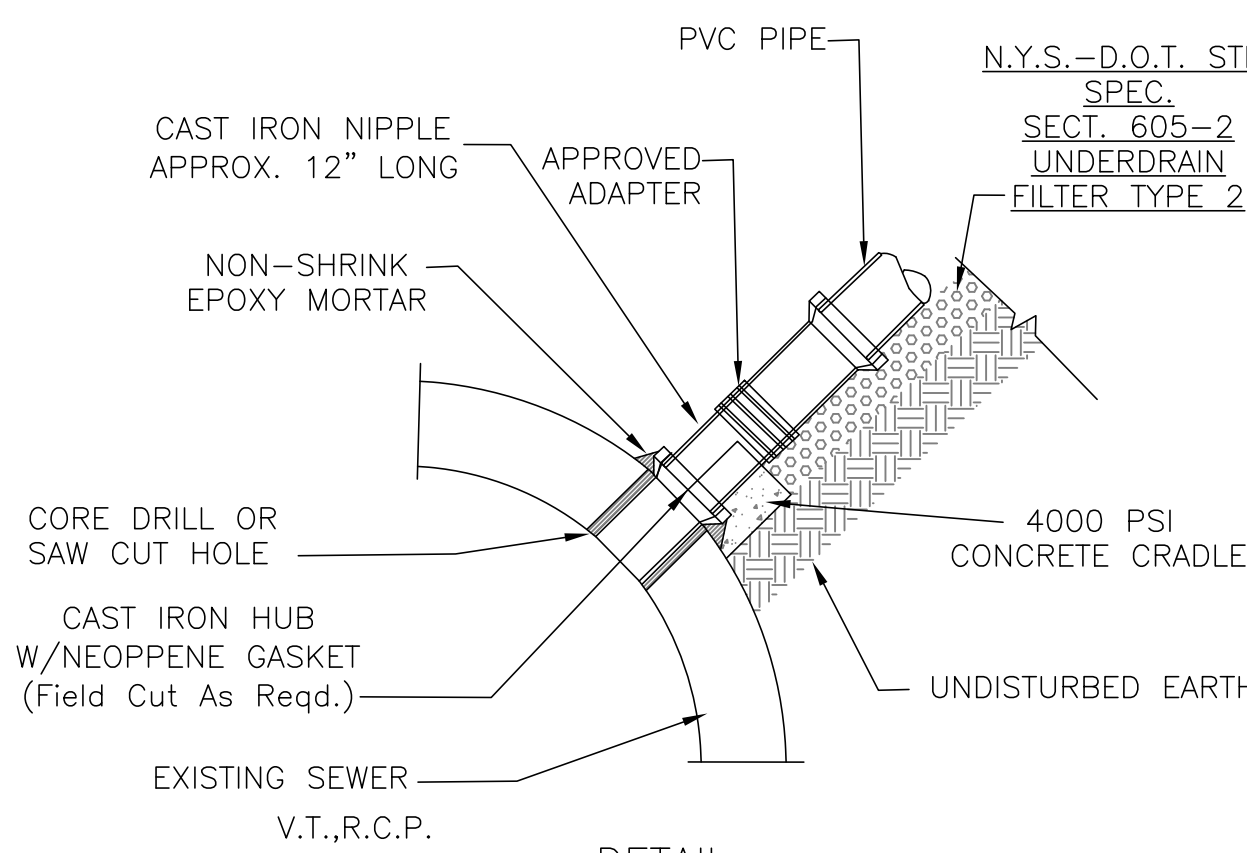
TYPICAL STORM SEWER TRENCH DETAIL



TRENCH DETAIL AT ROADS CROSSING

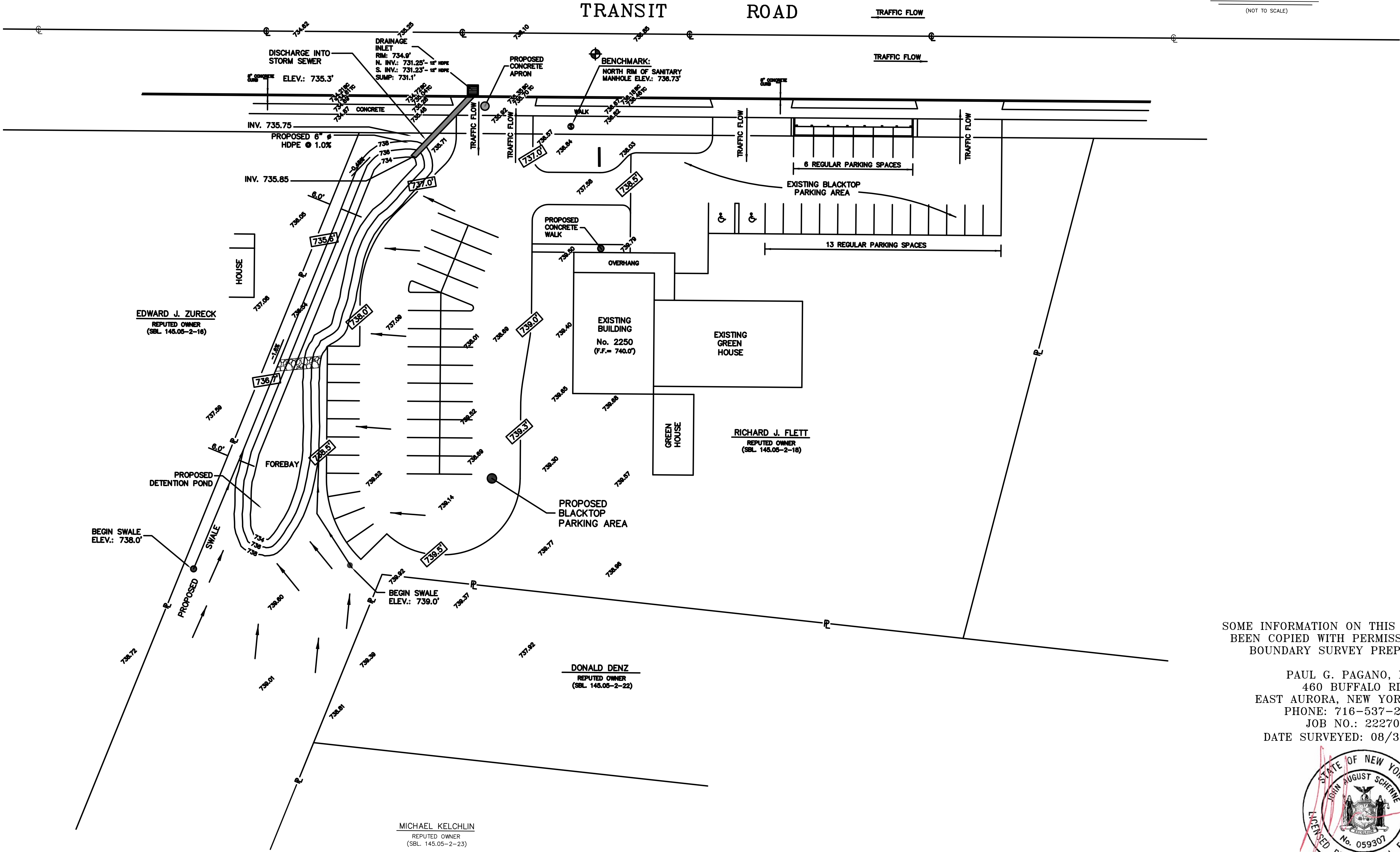
TYP. STORM SEWER DETAIL
SCALE: N.T.S. **2**
C-1

NOTE: ACTUAL TAP MAY BE MODIFIED TO MEET UNIQUE CONDITIONS IN THE FIELD BY BUFFALO SEWER AUTHORITY ENGINEER OR CONSTRUCTION INSPECTOR.



DETAIL
TYPICAL CONNECTION TO EXISTING SEWER
N.T.S.

TYP. STORM WATER CONNECTION DETAIL
SCALE: N.T.S. **3**
C-1



PROPOSED SITE PLAN
SCALE: 1" = 30' **1**
C-1

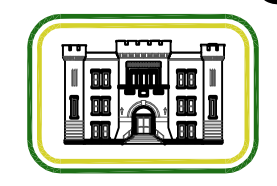
SOME INFORMATION ON THIS DRAWING HAS BEEN COPIED WITH PERMISSION FROM A BOUNDARY SURVEY PREPARED BY:

PAUL G. PAGANO, PLS
460 BUFFALO RD
EAST AURORA, NEW YORK 14052
PHONE: 716-537-2170
JOB NO.: 22270
DATE SURVEYED: 08/30/2022



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ENGINEER



SCHENNE & ASSOCIATES
CONSULTING ENGINEERS
967 LUTHER RD
EAST AURORA, NY 14052
(716) 655-4991 john@schenne.com

OWNER

SENECA GREENHOUSE
2250 TRANSIT RD
WEST SENECA, NY 14224

PROJECT

EXISTING. COMMERCIAL
2250 TRANSIT RD
WEST SENECA, NY 14224

JOB NO. - 22-4042

DRAWN BY SH

PROPOSED DRAINAGE PLAN

SCALE: AS NOTED DATE: 08/08/22 DWG: C-1

1 09/14/22 REVISION - STORM WATER SPECS
NO. DATE DESCRIPTION

CONSULTANTS:

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SEAL:

REVISIONS

PROJECT IDENTIFICATION:

RENOVATIONS FOR:

SENECA GREENHOUSE

2250 TRANSIT RD.
WEST SENECA, NY 14224

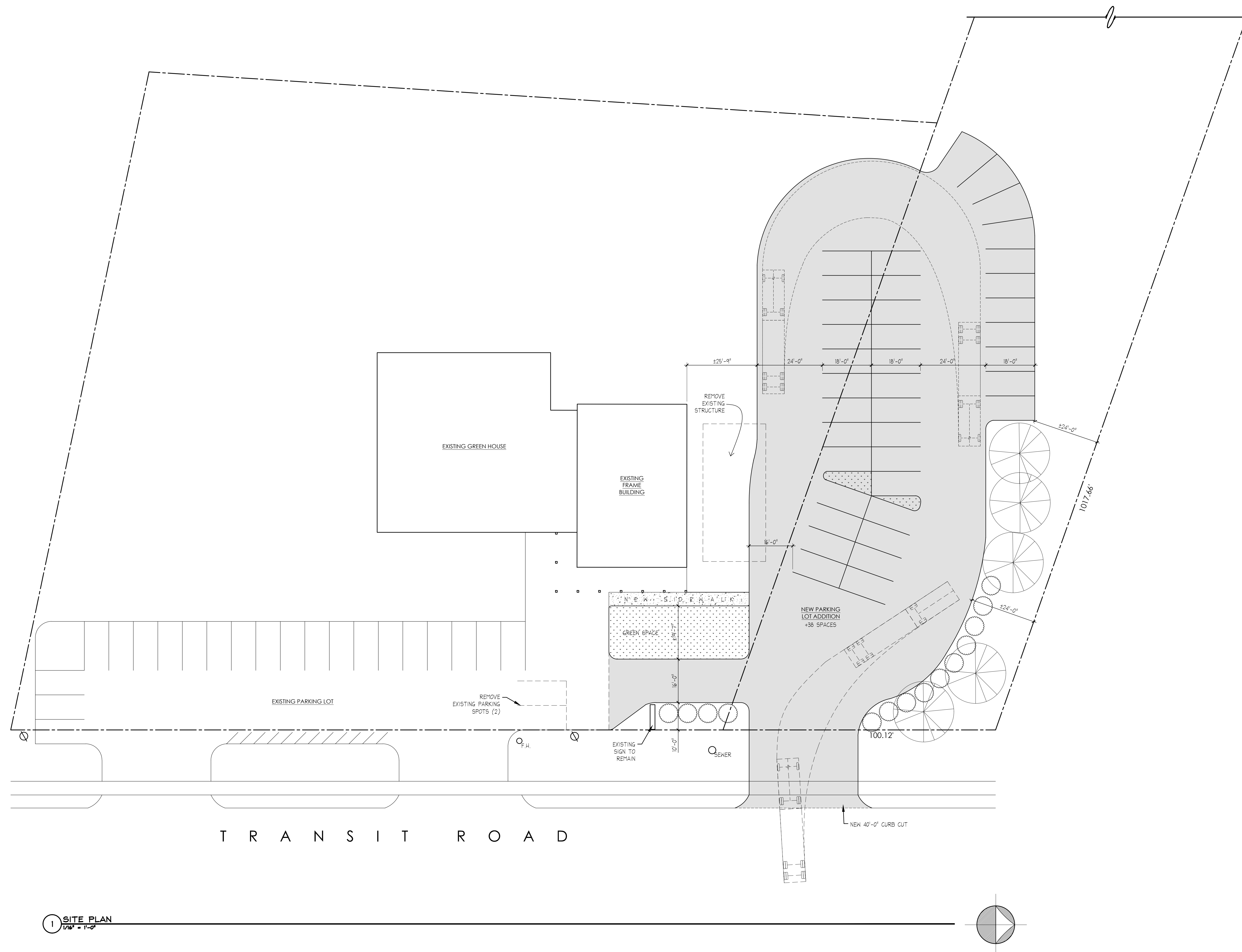
ISSUE DATE: 06/27/2022
 PROJECT: 22-89 JMM
 SCALE: 22.89 ALL
 DRAWN BY: AS NOTED
 CHECKED BY: JMM

SHEET TITLE:

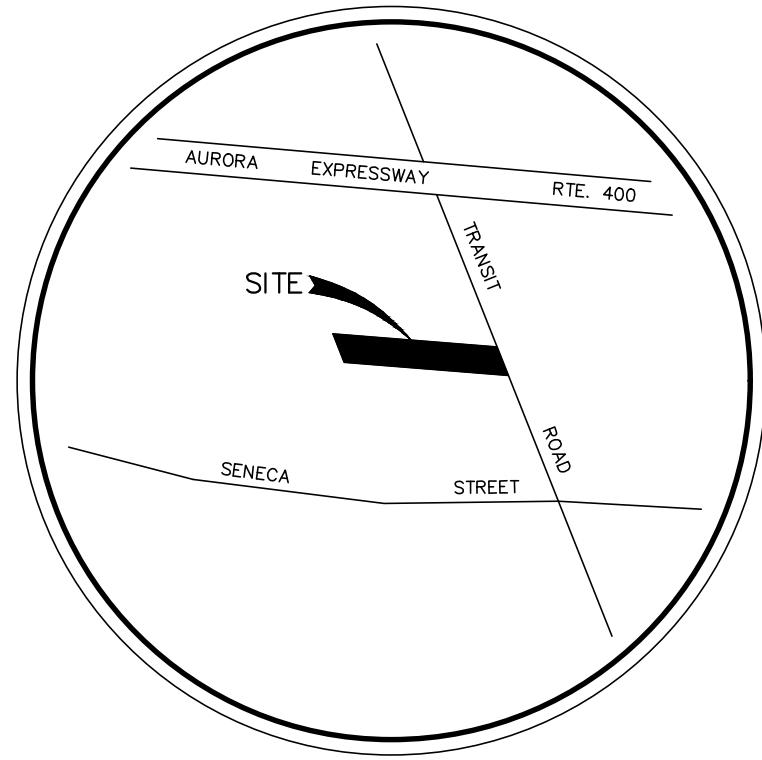
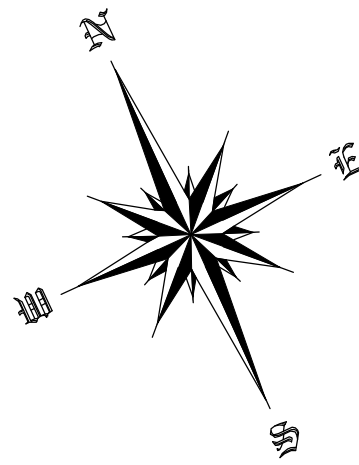
SITE PLAN

DRAWING NO:

A-1



1 SITE PLAN
1/16" = 1'-0"



LOCATION MAP
(NOT TO SCALE)

EDWARD J. ZURECK
REPUTED OWNER
(SBL. 145.05-2-16)

JAMES H. MATTHEWS
REPUTED OWNER
(SBL. 145.05-2-17)

JOHN L. FRIEL
REPUTED OWNER
(SBL. 145.05-2-25)

THOMAS J. LEITHNER
REPUTED OWNER
(SBL. 145.05-2-24)

MICHAEL KELCHLIN
REPUTED OWNER
(SBL. 145.05-2-23)

DONALD DENZ
REPUTED OWNER
(SBL. 145.05-2-22)

RICHARD J. FLETT
REPUTED OWNER
(SBL. 145.05-2-18)

Zoning Data

ZONING CLASSIFICATION :
THE PROPERTY IS ZONED R-60A (RESIDENCE DISTRICT)

HEIGHT RESTRICTIONS :
MAXIMUM STRUCTURE HEIGHT IS 30 FEET.

REQUIRED YARDS :
(A) FRONT YARD : 40 FEET
(C) REAR YARD : 30 FEET
OR A DISTANCE EQUAL TO THE HEIGHT OF PRINCIPAL BUILDING, WHICHEVER GREATER
(B) SIDE YARD : TWO REQUIRED
5 FEET MINIMUM
10 FEET TOTAL

FOR MULTIFAMILY DWELLINGS, EACH SIDE YARD SHALL BE 25 FEET OR A DISTANCE EQUAL TO ONE-HALF (1/2) THE HEIGHT OF SUCH BUILDING, WHICHEVER GREATER. THE TOTAL OF THE TWO SIDE YARDS SHALL BE TWICE THAT REQUIRED FOR ONE SIDE YARD. THE TOWN BOARD SHALL HAVE THE POWER TO REDUCE SAID SIDE YARD REQUIREMENTS UPON SHOWING OF SPECIAL CIRCUMSTANCES OR HARDSHIP.

BULK RESTRICTIONS :
THE ZONING CODE REQUIRES ONE SPACE FOR EACH 700 SQUARE FEET OF GROSS FLOOR AREA

SOURCE :
THE ABOVE INFORMATION WAS OBTAINED FROM THE TOWN OF WEST SENECA'S WEBSITE (westseneca.net)

PROPOSED DRAINAGE & PARKING PLAN

FOR ACQUISITION OF LAND FOR NEW RETAIL
DISPLAY GARDENS FOR SENECA GREENHOUSE, LLC
LOCATED AT No. 2266 TRANSIT ROAD
WEST SENECA, NEW YORK

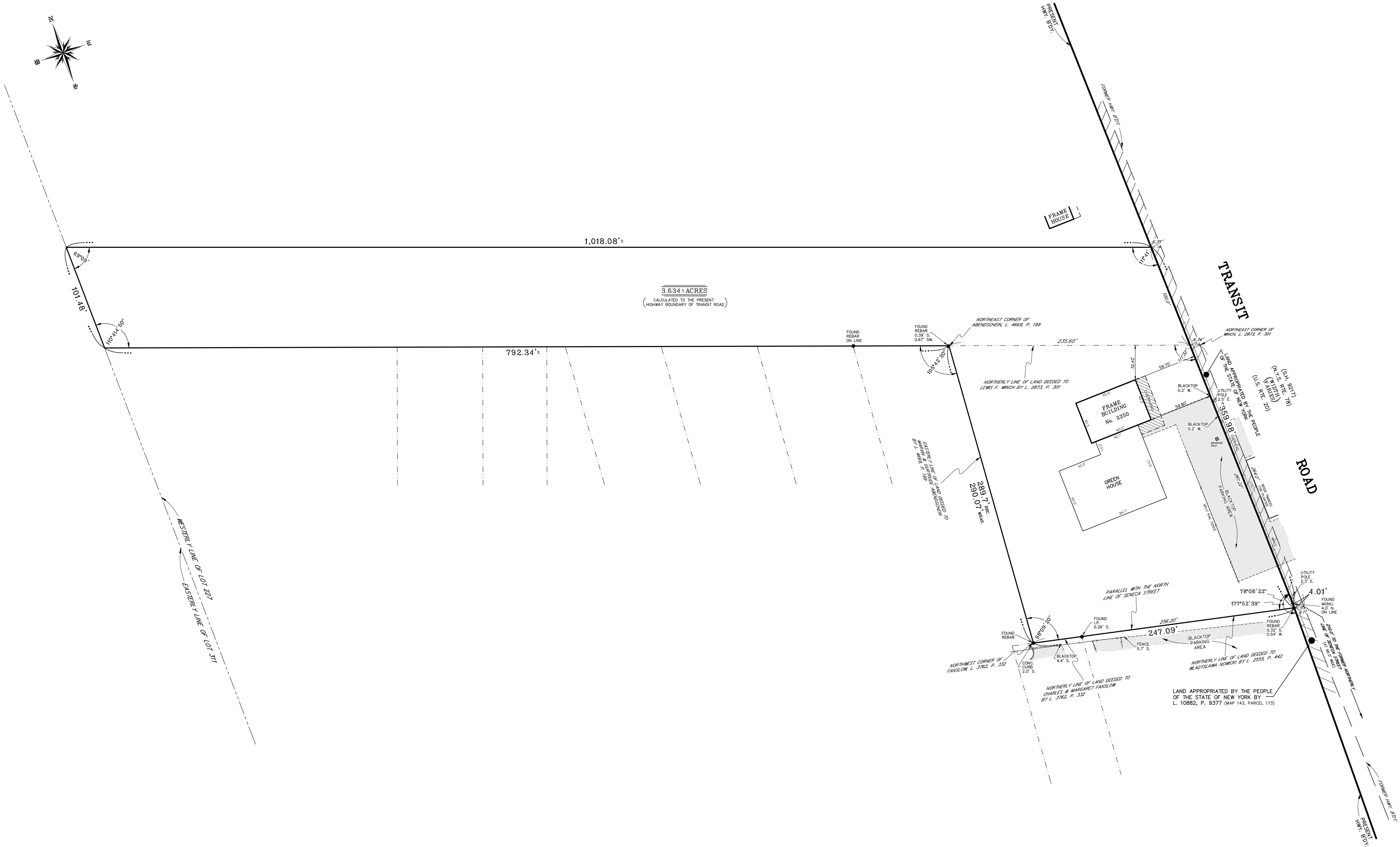
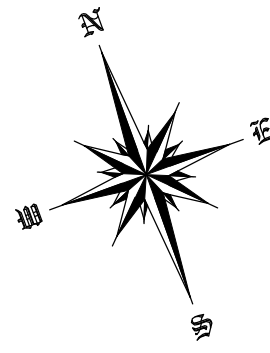
TOWN OF WEST SENECA • COUNTY OF ERIE • STATE OF NEW YORK

RESURVEY / REVISION			PAUL G. PAGANO, PLS	
DATE	JOB	DESCRIPTION	PROFESSIONAL LAND SURVEYOR	
			9653 SAVAGE ROAD HOLLAND, NEW YORK 14080	
			DRAWN BY: PGP	
			CHECKED BY: PGP	
			JOB NO.: 09325	
			SCALE: 1"= 50'	
			DATE: 1/5/10	
			SHEET: E - 193	

PAUL G. PAGANO, PLS
LIC No. 055620

NOTE:
BENCHMARK REFERENCE: TWS #129
ELEV.: 748.25'

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- THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE AND IS SUBJECT TO ANY STATE OF FACTS THAT MAY BE REVEALED BY AN EXAMINATION OF SUCH

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BUFFALO CREEK RESERVATION
PART OF LOT 227, T. 10, R. 7 • TOWN OF WEST SENECA • COUNTY OF ERIE • STATE OF NEW YORK

— UPDATE / REVISION —			PAUL G. PAGANO, PLS	
DATE	JOB	DESCRIPTION	PROFESSIONAL LAND SURVEYOR	
			460 BUFFALO ROAD EAST AURORA, NEW YORK 14052	
			DRAWN BY: AAH	SCALE: 1" = 40'
			CHECKED BY: PGP	DATE: 8/30/22
			JOB NO.: 22270	SHEET: E - 849

PAUL G. PAGANO, PLS
N.Y.S. Lic. No. 050520

OFFICE PHONE:
(716) 537-2170