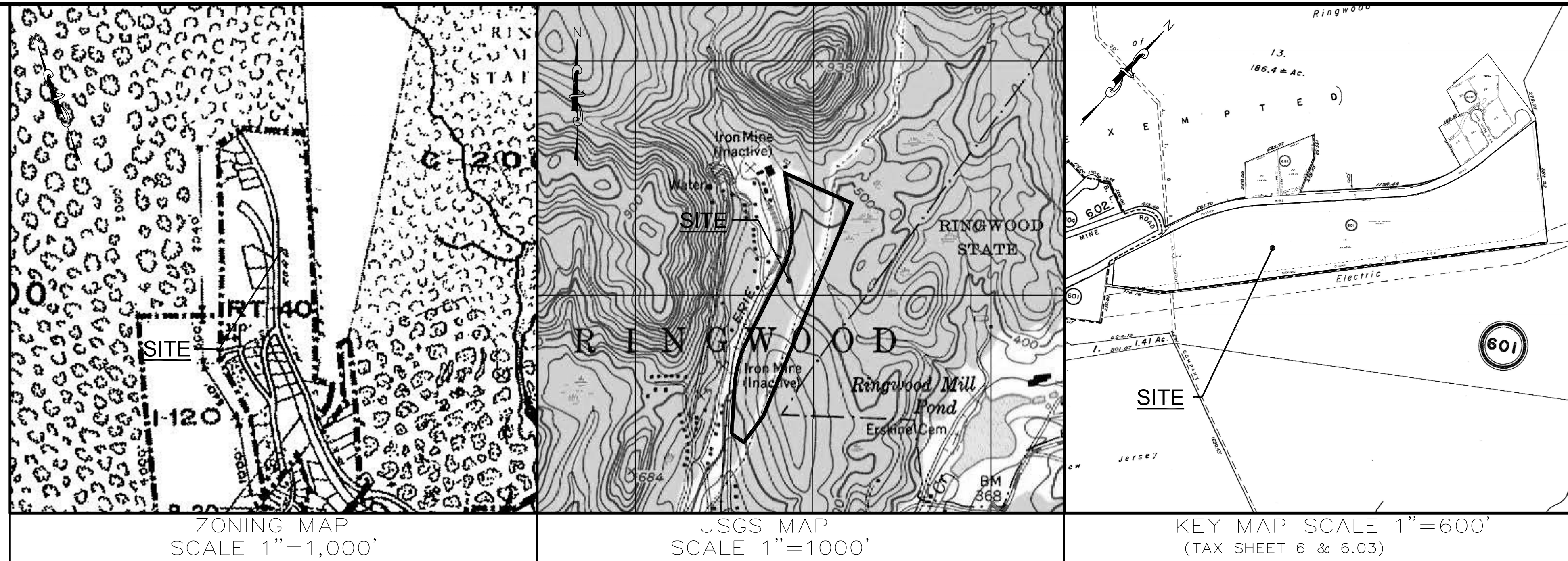


CONSTRUCTION NOTES:

- SEE ENGINEERING DETAIL SHEETS FOR ALL SITE DETAILS AND SUPPORTING NOTES.
- THESE DRAWINGS DO NOT INCLUDE THE NECESSARY COMPONENTS FOR CONSTRUCTION SAFETY. THE CONTRACTOR SHALL BE RESPONSIBLE TO INSURE "ON THE JOB" SAFETY FOR HIS EMPLOYEES, EMPLOYEES OF THE OWNER AND ALL OTHER PERSONS HAVING AUTHORIZED OR UNAUTHORIZED ACCESS TO THE WORK AND THE PUBLIC. CONTRACTOR SHALL PERFORM HIS WORK IN A SAFE MANNER AND IN COMPLIANCE WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS.
- THE LOCATION, TYPE, SIZE, DEPTH, ETC. OF ALL EXISTING UTILITIES ARE APPROXIMATE AND MUST BE VERIFIED IN THE FIELD BY THE CONTRACTOR AND AT HIS OWN EXPENSE PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES OPERATING WITHIN THE CONSTRUCTION SITE 3 DAYS PRIOR TO COMMENCEMENT OF ANY EXCAVATION FOR ACCURATE FIELD LOCATIONS. FOR UTILITY MARKOUT, CALL 1-800-272-1000. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE DESIGN ENGINEER OF ALL DEVIATIONS OF SITE CONDITIONS AND/OR IF DEPARTURES FROM THE APPROVED DESIGN BECOME NECESSARY DUE TO SUCH DEVIATIONS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL LINES, ELEVATIONS, AND MEASUREMENTS, EXERCISING PRECAUTION TO VERIFY ALL DIMENSIONS SHOWN ON DRAWING.
- THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE DESIGN ENGINEER SHOULD DEPARTURES FROM THE APPROVED DESIGN BECOME NECESSARY DUE TO CIRCUMSTANCES WHICH ARISE DURING CONSTRUCTION.
- THIS SET OF PLANS HAS BEEN PREPARED FOR THE PURPOSES OF MUNICIPAL AND AGENCY REVIEW AND APPROVAL. THIS SET OF PLANS SHALL NOT BE UTILIZED AS CONSTRUCTION DOCUMENTS UNTIL ALL CONDITIONS OF APPROVAL HAVE BEEN SATISFIED ON THE DRAWINGS AND EACH DRAWING HAS BEEN REVISED TO INDICATE "ISSUED FOR CONSTRUCTION".
- THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS AND SHALL PAY ALL FEES INCLUDING INSPECTION FEES, AND IN GENERAL SHALL PROCURE ALL REQUIRED PERMITS, LICENSES AND INSPECTIONS, PAY ALL CHARGES AND FEES AND GIVE NOTICES FOR AND INCIDENTAL TO THE DUE.
- ITEMS NOT SPECIFIED BUT NECESSARY FOR PROPER CONSTRUCTION SHALL BE FURNISHED AND INSTALLED BY THE CONTRACTOR THE SAME AS IF SPECIFIED.
- 72 HOURS PRIOR TO ANY SITE DISTURBANCE, THE CONTRACTOR SHALL NOTIFY THE FOLLOWING:
 - NJ "ONE CALL" SYSTEM
 - DESIGN ENGINEER
 - MUNICIPAL ENGINEER
- THE CONTRACTOR SHALL DESIGNATE AN INDIVIDUAL RESPONSIBLE FOR CONSTRUCTION SITE SAFETY, DURING THE COURSE OF SITE IMPROVEMENTS PURSUANT TO NJAC 5:28-2.21 OF THE N.J. UNIFORM CONSTRUCTION CODE AND CFR 1926.32(f) (OSHA COMPETENT PERSON).



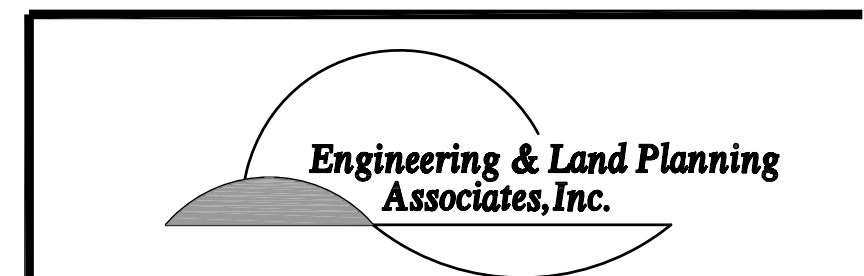
RINGWOOD BOROUGH 200' PROPERTY OWNER LIST

BLOCK	LOT	PROPERTY OWNER	UTILITIES:
600	12	MILLIGAN MAXINE M & DARRELL L 35 CANNON MINE ROAD RINGWOOD, NEW JERSEY 07456	ELECTRIC: ROCKLAND ELECTRIC CO. ATTN: CUSTOMER SERVICE MANAGER 75 WEST ROUTE 59 SPRING VALLEY, NEW YORK 10977
600	13	BOROUGH OF RINGWOOD 60 MARGARET KING AVE RINGWOOD, NEW JERSEY 07456	ELECTRIC: JEP&L MADISON AVE, PO BOX 1911 MORRISTOWN, NEW JERSEY 07962
600	14	DEFRESE LINDA & STEFANKI KRISTY 75 PETER'S MINE ROAD RINGWOOD, NEW JERSEY 07456	TELEPHONE: VERIZON-NEW JERSEY 540 BROAD STREET RINGWOOD, NEW JERSEY 07456
600	14	DEGROAT FRANK & JULIA 75-A PETER'S MINE ROAD RINGWOOD, NEW JERSEY 07456	SANITARY/STORM SEWER: RINGWOOD BOROUGH 60 MARGARET KING AVE RINGWOOD, NEW JERSEY 07456
600	15	STEFANKI MICHAEL 81 PETER'S MINE ROAD RINGWOOD, NEW JERSEY 07456	ELECTRIC AND GAS: PUBLIC SERVICE ELECTRIC & GAS (PSE&G) ATTN: MANAGER - CORPORATE PROPERTIES 80 PARK PLAZA, 16B NEWARK, NEW JERSEY 07102
601	1.02	PSEG SERVICES CORP 80 PARK PLZ-TAX DEPT 1-6B NEWARK, NEW JERSEY 07102	WATER: PASSAIC VALLEY WATER COMMISSION 1525 MAIN AVE, PO BOX 230 CLIFTON, NEW JERSEY 07011
601	13	BOROUGH OF RINGWOOD 60 MARGARET KING AVE RINGWOOD, NEW JERSEY 07456	CABLE: CABLEVISION 40 POTASH ROAD OAKLAND, NEW JERSEY 07436
601	14.01	STATE OF NEW JERSEY-DEP 401 E STATE STREET, ON 229 TRENTON, NEW JERSEY 08625	TELEPHONE: AT&T CORPORATION ATTN: KARL GROSSMAN PATRICIA DRIVE FLANDERS, NEW JERSEY 07836
601	15	ROCKLAND ELECTRIC CO. 1 BLUE HILL PLACE PEARL RIVER, NEW YORK 10965	GAS: TENNESSEE GAS TRANSMISSION PO BOX 4372 HOUSTON, TEXAS 77210
601	23	MILLIGAN JAMES D & LILLIAN M 1/2 117 PETER'S MINE ROAD RINGWOOD, NEW JERSEY 07456	GAS: ALCONQUIN GAS TRANSMISSION CO. 890 WINTER STREET, STE 300 WALTHAM, MASSACHUSETTS 02451
601	23	MORGAN LEO C & LYDIA 1/2 INT 117 PETER'S MINE ROAD RINGWOOD, NEW JERSEY 07456	
601	24	ORTIZ JOSE & MADELINE 123 PETER'S MINE ROAD RINGWOOD, NEW JERSEY 07456	
601	25	STEFANKI MICHAEL & DARLENE 81 PETER'S MINE ROAD RINGWOOD, NEW JERSEY 07456	
601	26	DEGROAT ROGER & HARRIET 9 SHEEHAN DRIVE RINGWOOD, NEW JERSEY 07456	
601	27	CORTER DIANE & JACOB 12 SHEEHAN DRIVE RINGWOOD, NEW JERSEY 07456	
601	28	VAN DUNK WILLIAM ET AL 31 PETER'S MINE ROAD RINGWOOD, NEW JERSEY 07456	
601	29	MANN ROONEY & KATHLEEN 8 SHEEHAN DRIVE RINGWOOD, NEW JERSEY 07456	

SITE PLAN FOR O'CONNOR DISPOSAL AREA RINGWOOD RECYCLING CENTER

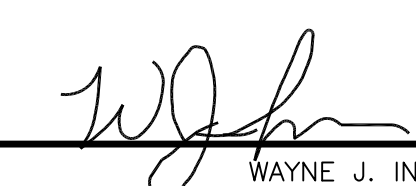
BLOCK: 601 LOT: 14
RINGWOOD BOROUGH, PASSAIC COUNTY, NEW JERSEY

PREPARED BY
ENGINEERING & LAND PLANNING ASSOCIATES, INC.
140 WEST MAIN STREET, HIGH BRIDGE, NEW JERSEY 08829



140 WEST MAIN STREET HIGH BRIDGE, NJ 08829
PH. 908-238-0544 FAX. 908-238-9572
A PROFESSIONAL ASSOCIATION
CERTIFICATE OF AUTHORIZATION NO.: 246A28021500

NO.	REVISION	BY	DATE
3	REV. PER LIMITS OF CAPPING PLAN	PMH	12/12/14
2	REV. PER COMMENTS	GJS	5/9/14
1	REV. FOR SUBMISSION	PMH	3/3/14

12/12/14
DATE 
WAYNE J. INGRAM
PROFESSIONAL ENGINEER
N.J. P.E. NO. 246E048393

PROJECT: BOROUGH OF RINGWOOD
RECYCLING CENTER SITE PLAN

PETER'S MINE ROAD
BLOCK 601 LOT 14 TAX MAP SHEET 6.03
BOROUGH OF RINGWOOD

PASSAIC COUNTY NEW JERSEY

TITLE:
COVER SHEET

CERTIFICATIONS/APPROVALS

COUNTY APPROVAL BLOCK

DATE _____ PLANNING BOARD CHAIRPERSON

DATE _____ PLANNING BOARD SECRETARY

DATE _____ COUNTY ENGINEER

ZONING REQUIREMENTS

ITEM	REQUIRED	EXISTING	PROPOSED	VARIANCE REQUESTED
ZONING DISTRICT	RT-40	RT-40	RT-40	-
MINIMUM LOT AREA (1)	40,000 S.F.	1,545,510 SF	1,545,510 SF	-
MINIMUM LOT WIDTH	150 FT	3,000 FT	3,000 FT	-
MINIMUM LOT DEPTH	200 FT	375 FT	375 FT	-
MAXIMUM LOT DISTURBANCE	40%	40%	32%	-
PRINCIPAL BUILDING SETBACK				
MIN. FRONT YARD	35 FT	N/A	58.5 FT	-
MIN. SIDE YARD	30 FT	N/A	510.9 FT	-
MIN. REAR YARD	50 FT	N/A	481.17 FT	-
MAXIMUM LOT COVERAGE	25%	1%	7.6%	-
MAXIMUM IMPROVED LOT COVERAGE	35%	1%	7.6%	-
MAXIMUM BUILDING HEIGHT	2-1/2 STORIES AND 35 FT	N/A	< 35 FT	-

- (-) INDICATES THAT THE PROPOSED ITEM CONFORMS
- (*) VARIANCE IS REQUESTED
- (ENC) INDICATES AN EXISTING NON CONFORMING CONDITION
- (1) MEASURES ARE TO RIGHT OF WAY FOR EACH STREET

PLAN INDEX

SHEET No.	TITLE
1	COVER SHEET
2	EXISTING CONDITIONS PLAN
3	SITE PLAN
4	GRADING, & UTILITY PLAN/ STORM SEWER PROFILES
5	SESC PLAN
6	DRAINAGE AREA PLAN
7	LIGHTING & LANDSCAPING PLAN
8-11	DETAILS

REQUIRED REGULATORY APPROVALS OR PERMITS:

- PASSAIC COUNTY PLANNING BOARD (EXEMPT)
- PASSAIC COUNTY SOIL CONSERVATION DISTRICT
- PASSAIC COUNTY SOLID WASTE
- NJ DEPARTMENT OF ENVIRONMENTAL PROTECTION- WETLANDS
- NJ DEPARTMENT OF ENVIRONMENTAL PROTECTION- FLOOD HAZARD AREA
- NJ DEPARTMENT OF ENVIRONMENTAL PROTECTION- HPAA

DRAWING NO.:
1
11

JOB NO.: 13245C
SCALE: N.T.S.
DESIGNED: PMH
CHECKED: WJI
FILENAME: 01_COVER.DWG
DATE: 5/9/2014