

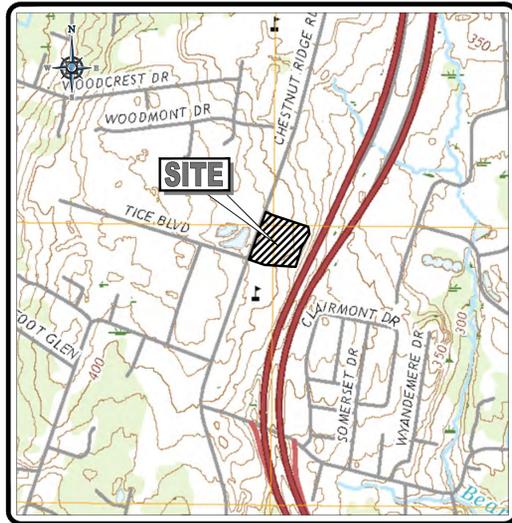
PRELIMINARY & FINAL SITE PLAN

FOR
BRIGHTON NORSE REALTY, LLC



PROPOSED
**WHOLE FOODS
SUPERMARKET**

500 CHESTNUT RIDGE ROAD, BOROUGH OF WOODCLIFF LAKE
BERGEN COUNTY, NEW JERSEY
TAX MAP SHEET 2, BLOCK 202, LOT 4



USGS MAP
SCALE: 1" = 1,000'
SOURCE: USGS

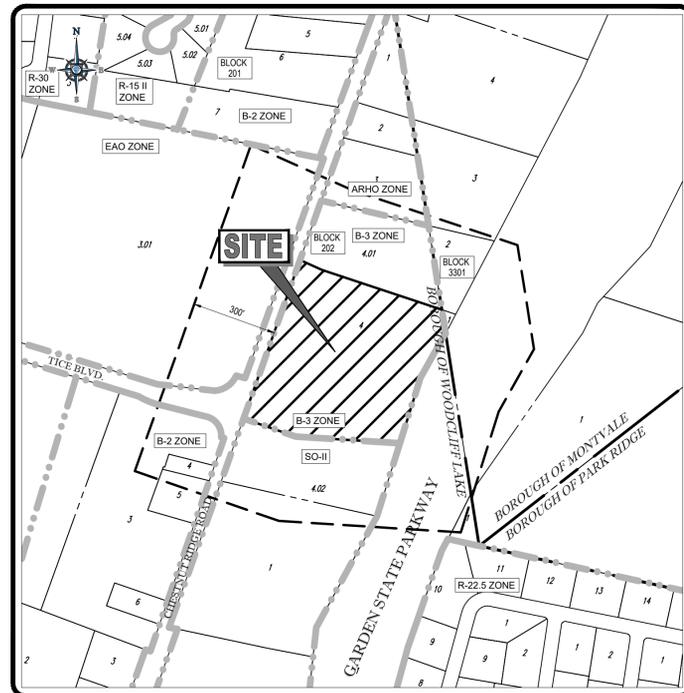


KEY MAP
SCALE: 1" = 1,000'
SOURCE: GOOGLE MAPS

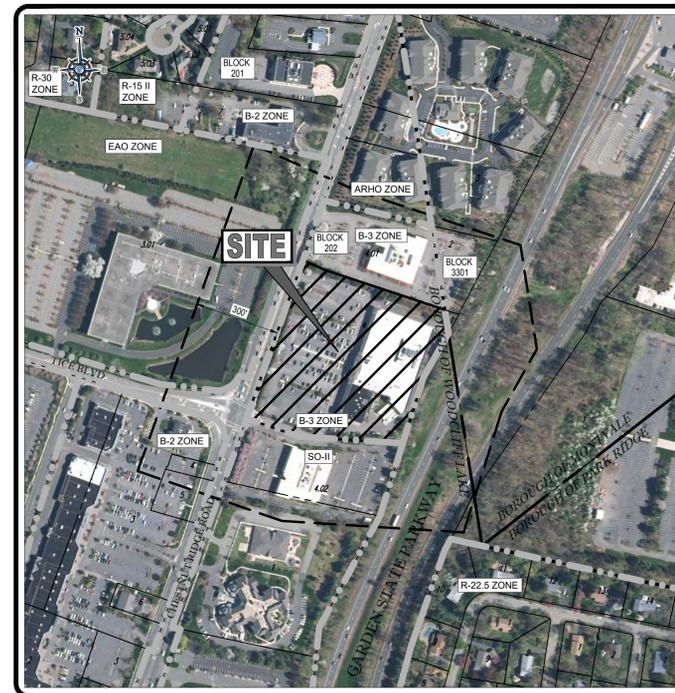
PROPERTY OWNERS LIST
WITHIN 200' RADIUS

BOROUGH OF WOODCLIFF LAKE			BOROUGH OF MONTVALE		
BLOCK	LOT	OWNER	BLOCK	LOT	OWNER
202	4	BRIGHTON NORSE REALTY LLC 440 TEA COO 2780000 DR MONTVALE, NJ 07645	3301	1	BRIGHTON NORSE REALTY LLC 2001 MARCUS AVE, STE W-103 LAKE SUCCESS, NY 11042
202	4.01	H Y 2 S0 CHESTNUT RIDGE LLC 125 E. ELM ST, SUITE 400 CONSHOHOCKEN, PA 19428	3301	2	H Y 2 S0 CHESTNUT RIDGE LLC 125 E. ELM ST, SUITE 400 CONSHOHOCKEN, PA 19428
202	4.02	H Y 2 S0 CHESTNUT RIDGE LLC 125 E. ELM ST, SUITE 400 CONSHOHOCKEN, PA 19428			
301	3.01	CARSTONE TICE BLVD LLC 44 HOCKENACK AVE, #100 HOCKENACK, NJ 07033			
301.01	3.01	WS TICE'S CORNER MKT CO DA REALTY MALL P.O. BOX 5000 WESTPORT, CT 06881			
301.01	3.02	TICE ASSOC & MAHONEY ASSOC THOMSON REUTERS BOX 2009 CARLESBAD, CA 92018			

ALSO TO BE NOTIFIED:	
OPTIMUM GENERAL MANAGER 40 POTASH ROAD OAKLAND, NEW JERSEY 07436	VERIZON CORPORATE SECRETARY P.O. BOX 4835 TRENTON, NJ 08650-4835
SUEZ 60 DE VOE PLACE HACKENSACK, NEW JERSEY 07601	PUBLIC SERVICE ELECTRIC & GAS MGR. CORPORATE PROPERTIES 80 PARK PLACE NEWARK, NJ 07101
PUBLIC SERVICE ELECTRIC & GAS CORPORATE SECRETARY 80 PARK PLACE NEWARK, NEW JERSEY 07101	CABLEVISION GENERAL MANAGER 235 WEST NYACK ROAD WEST NYACK, NY 10994
BERGEN COUNTY DEPT. OF PLANNING & ECONOMIC DEVELOPMENT JOSEPH A. FEMIA, P.E. ONE BERGEN PLAZA, 4TH FLOOR HACKENSACK, NEW JERSEY 07601	SUEZ-NORTH AMERICA CORPORATE SECRETARY 461 FROM ROAD #1000 PARAMUS, NJ 07652
BERGEN COUNTY UTILITIES AUTHORITY P.O. BOX 9 LITTLE FERRY, NEW JERSEY 07643	COUNTY OF BERGEN PLANNING BOARD ONE BERGEN PLAZA HACKENSACK, NJ 07601
VERIZON 1 VERIZON WAY BASKING RIDGE, NEW JERSEY 07926	BOROUGH OF MONTVALE CLERK'S OFFICE 12 MERCEDES DRIVE, 2ND FLOOR MONTVALE, NJ 07645-1816
PARK RIDGE WATER UTILITY CORPORATE SECRETARY 53 PARK AVENUE PARK RIDGE, NEW JERSEY 07656	BERGEN COUNTY UTILITIES AUTHORITY DOMINIC L. DISALVO, P.E. BOSEE DIRECTOR OF ENGINEERING FOOT OF MERHOF ROAD P.O. BOX NINE LITTLE FERRY, NJ 07643
	TENNECO, INC TENNESSEE GAS PIPELINE DIVISION P.O. BOX 4372 HOUSTON, TX 77210
	NJ TRANSIT CORP. HEADQUARTERS ONE PENN PLAZA NEWARK, NJ 07105
	ORANGE & ROCKLAND UTILITIES, INC E. M. MCDONOUGH SENIOR R.E. REPRESENTATIVE 390 WEST ROUTE 59 SPRING VALLEY, NY 10977-5300
	NEW JERSEY HIGHWAY AUTHORITY GARDEN STATE PARKWAY CSPT DIVISION KING GEORGE POST ROAD WOODBURGE, NJ 07095-5050
	NJ DEPT OF TRANSPORTATION 1035 PARKWAY AVENUE TRENTON, NJ 08625



TAX MAP
SCALE: 1" = 300'
SOURCE: ARCGIS PARCEL DATA



AERIAL MAP
SCALE: 1" = 300'
SOURCE: NGIN INFORMATION WAREHOUSE

APPROVAL BLOCK

I CONSENT TO THE FILING OF THIS SITE PLAN

OWNER _____ DATE _____

APPLICANT _____ DATE _____

SITE PLAN OF

LOT: 4 BLOCK: 202 ZONE: B-3
 APPLICANT: BRIGHTON NORSE REALTY, LLC.
 ADDRESS: 2001 MARCUS AVE, SUITE 103
 LAKE SUCCESS, NY 11042

I HEREBY CERTIFY THAT I HAVE PREPARED THIS SITE PLAN AND THAT ALL DIMENSIONS AND OTHER INFORMATION SET FORTH ARE CORRECT.

NAME _____

TITLE AND LICENSE NUMBER _____

APPROVED BY THE PLANNING BOARD OF THE BOROUGH OF WOODCLIFF LAKE
 BY _____ DATE _____

CHAIRMAN _____

SECRETARY _____

I HAVE REVIEWED THIS SITE PLAN AND CERTIFY THAT IT MEETS ALL ORDINANCES AND REGULATIONS UNDER MY JURISDICTION.
 BOROUGH ENGINEER _____ DATE _____

I HEREBY CERTIFY THAT ALL REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED OR THAT A PERFORMANCE GUARANTY HAS BEEN POSTED IN ACCORDANCE WITH THE SITE PLAN ORDINANCE.
 CONSTRUCTION CODE OFFICIAL _____

BOROUGH ENGINEER _____

I HEREBY CERTIFY THAT ALL REQUIRED IMPROVEMENTS OF THIS SITE PLAN HAVE BEEN INSTALLED IN COMPLIANCE WITH ALL APPLICABLE ORDINANCES AND REGULATIONS.
 BOROUGH ENGINEER _____ DATE _____

CONSTRUCTION CODE OFFICIAL _____ DATE _____

OCCUPANCY PERMIT ISSUED _____ DATE _____

DRAWING SHEET INDEX

SHEET TITLE	SHEET NUMBER
COVER SHEET	C-01 OF 7
DEMOLITION PLAN	C-02 OF 7
SITE LAYOUT PLAN	C-03 OF 7
GRADING AND DRAINAGE PLAN	C-04 OF 7
SOIL EROSION AND SEDIMENT CONTROL PLAN	C-05 OF 7
LIGHTING PLAN	C-06 OF 7
NOTES AND DETAILS SHEET	C-07 OF 7
ALTA/ACSM LAND TITLE SURVEY (BY CONTROL POINT ASSOCIATES)	1 OF 1

BOHLER ENGINEERING
 SITE CIVIL AND CONSULTING ENGINEERING
 PROGRAM MANAGEMENT
 LANDSCAPE ARCHITECTURE
 SUSTAINABLE DESIGN
 PERMITTING SERVICES
 TRANSPORTATION SERVICES

REVISIONS

REV	DATE	COMMENT	DRAWN BY	CHECKED BY
1	03/25/2020	PER COMPLETENESS COMMENTS	GBS	RS

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ISSUED FOR MUNICIPAL & AGENCY REVIEW & APPROVAL

PROJECT No.: J190924
 DRAWN BY: MFS
 DATE: 01/29/2020
 CAD I.D.: J190924-CDS-1A

PRELIMINARY & FINAL SITE PLAN
 FOR

 PROPOSED
 WHOLE FOODS
 SUPERMARKET
 500 CHESTNUT RIDGE ROAD
 BERGEN COUNTY
 WOODCLIFF LAKE, NJ

BOHLER ENGINEERING
 BOHLER ENGINEERING NJ, LLC
 35 TECHNOLOGY DRIVE
 WARREN, NJ 07059
 Phone: (908) 668-6300
 Fax: (908) 754-4401
 www.BohlerEngineering.com
 NJ CERT. OF AUTHORIZATION NO. 245A28161700

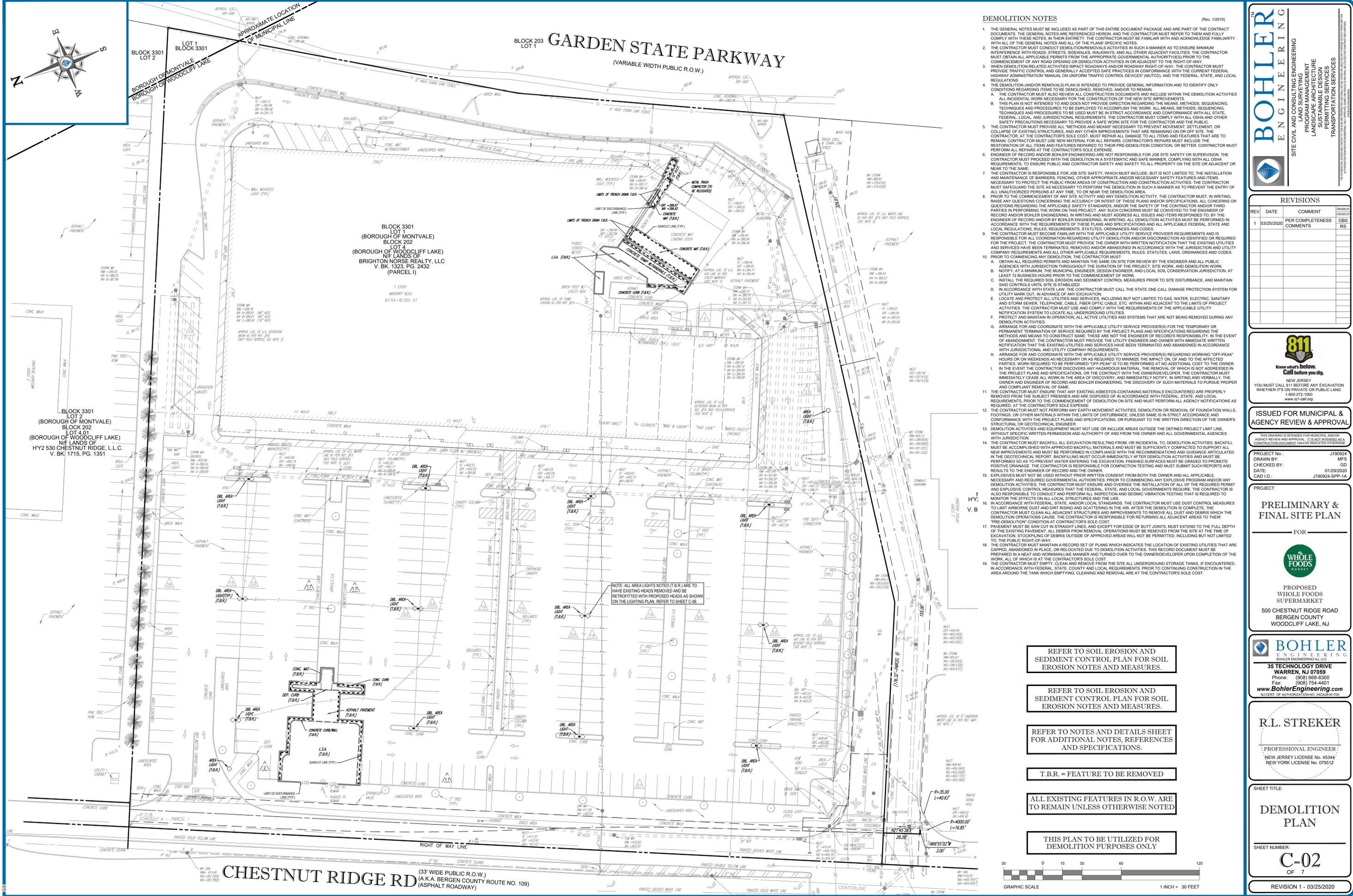
R.L. STREKER
 PROFESSIONAL ENGINEER
 NEW JERSEY LICENSE No. 45344
 NEW YORK LICENSE No. 079512

SHEET TITLE:
COVER SHEET
 SHEET NUMBER:
C-01
 OF 7
 REVISION 1 - 03/25/2020

PREPARED BY

BOHLER ENGINEERING

G:\01\1024\DRAWINGS\CURRENT DRAWINGS\SITE PLAN PACKAGE\190924-CDS-1A-1-1-LAYOUT-C01 COVER



DEMOLITION NOTES (Rev. 1/2019)

- THE GENERAL NOTES MUST BE INCLUDED AS PART OF THIS ENTIRE DOCUMENT PACKAGE AND ARE PART OF THE CONTRACT DOCUMENTS. THE GENERAL NOTES ARE REFERENCED HEREIN, AND THE CONTRACTOR MUST REFER TO THEM AND FULLY COMPLY WITH THESE NOTES, IN THEIR ENTIRETY. THE CONTRACTOR MUST BE FAMILIAR WITH AND ACKNOWLEDGE FAMILIARITY WITH ALL OF THE GENERAL NOTES AND ALL OF THE PLAN'S SPECIFIC NOTES.
- THE CONTRACTOR MUST CONDUCT DEMOLITION/REMOVALS ACTIVITIES IN SUCH A MANNER AS TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, SIDEWALKS, WALKWAYS, AND ALL OTHER ADJACENT FACILITIES. THE CONTRACTOR MUST OBTAIN ALL APPLICABLE PERMITS FROM THE APPROPRIATE GOVERNMENTAL AUTHORITY(IES) PRIOR TO THE COMMENCEMENT OF ANY ROAD OPENING OR DEMOLITION ACTIVITIES IN OR ADJACENT TO THE RIGHT-OF-WAY.
- WHEN DEMOLITION-RELATED ACTIVITIES IMPACT ROADWAYS AND/OR ROADWAY RIGHT-OF-WAY, THE CONTRACTOR MUST PROVIDE TRAFFIC CONTROL AND GENERALLY SAFE PRACTICES IN CONFORMANCE WITH THE CURRENT FEDERAL HIGHWAY ADMINISTRATION 'MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES' (MUTCD), AND THE FEDERAL, STATE, AND LOCAL REGULATIONS.
- THE DEMOLITION (AND/OR REMOVALS) PLAN IS INTENDED TO PROVIDE GENERAL INFORMATION AND TO IDENTIFY ONLY CONDITIONS REGARDING ITEMS TO BE DEMOLISHED, REMOVED, AND/OR TO REMAIN.
 - THE CONTRACTOR MUST ALSO REVIEW ALL CONSTRUCTION DOCUMENTS AND INCLUDE WITHIN THE DEMOLITION ACTIVITIES ALL INCIDENTAL WORK NECESSARY FOR THE CONSTRUCTION OF THE NEW SITE IMPROVEMENTS.
 - THIS PLAN IS NOT INTENDED TO AND DOES NOT PROVIDE DIRECTION REGARDING THE MEANS, METHODS, SEQUENCING, TECHNIQUES AND PROCEDURES TO BE EMPLOYED TO ACCORDING TO THE MEANS, METHODS, SEQUENCING, TECHNIQUES AND PROCEDURES TO BE USED MUST BE IN STRICT ACCORDANCE AND CONFORMANCE WITH ALL STATE, FEDERAL, LOCAL, AND JURISDICTIONAL REQUIREMENTS. THE CONTRACTOR MUST COMPLY WITH ALL OSHA AND OTHER SAFETY PRECAUTIONS NECESSARY TO PROVIDE A SAFE WORK SITE FOR THE CONTRACTOR AND THE PUBLIC.
- THE CONTRACTOR MUST PROVIDE ALL "METHODS AND MEANS" NECESSARY TO PREVENT MOVEMENT, SETTLEMENT, OR COLLAPSE OF EXISTING STRUCTURES AND ANY OTHER IMPROVEMENTS THAT ARE REMAINING ON OR OFF SITE. THE CONTRACTOR, AT THE CONTRACTOR'S SOLE COST, MUST REPAIR ALL DAMAGE TO ALL ITEMS AND FEATURES THAT ARE TO REMAIN. CONTRACTOR MUST USE NEW MATERIAL FOR ALL REPAIRS. CONTRACTOR'S REPAIRS MUST INCLUDE THE RESTORATION OF ALL ITEMS AND FEATURES REPAIRED TO THEIR PRE-DEMOLITION CONDITION, OR BETTER. CONTRACTOR MUST PERFORM ALL REPAIRS AT THE CONTRACTOR'S SOLE EXPENSE.
- ENGINEER OF RECORD AND/OR BOHLER ENGINEERING ARE NOT RESPONSIBLE FOR JOB SITE SAFETY OR SUPERVISION. THE CONTRACTOR MUST PROTECT THE PUBLIC FROM AREAS OF CONSTRUCTION AND CONSTRUCTION ACTIVITIES. THE CONTRACTOR MUST SAFEGUARD THE SITE AS NECESSARY TO PERFORM THE DEMOLITION IN SUCH A MANNER AS TO PREVENT THE ENTRY OF ALL UNAUTHORIZED PERSONS AT ANY TIME TO OR NEAR THE DEMOLITION AREA.
 - PRIOR TO THE COMMENCEMENT OF ANY SITE ACTIVITY AND ANY DEMOLITION ACTIVITY, THE CONTRACTOR MUST, IN WRITING, RAISE ANY QUESTIONS CONCERNING THE ACCURACY OR INTENT OF THESE PLANS AND/OR SPECIFICATIONS, ALL CONCERNS OR QUESTIONS REGARDING THE APPLICABLE SAFETY STANDARDS, AND/OR THE SAFETY OF THE CONTRACTOR AND/OR THIRD PARTIES IN PERFORMING THE WORK ON THIS PROJECT. ANY SUCH CONCERNS MUST BE CONVEYED TO THE ENGINEER OF RECORD AND/OR BOHLER ENGINEERING, IN WRITING AND MUST ADDRESS ALL ISSUES AND ITEMS RESPONDED TO, BY THE ENGINEER OF RECORD AND/OR BOHLER ENGINEERING, IN WRITING. ALL DEMOLITION ACTIVITIES MUST BE PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS AND ALL APPLICABLE FEDERAL, STATE AND LOCAL REGULATIONS, RULES, REQUIREMENTS, STATUTES, ORDINANCES AND CODES.
 - THE CONTRACTOR MUST OBTAIN ALL NECESSARY PERMITS FROM THE APPLICABLE UTILITY SERVICE PROVIDER AND IS RESPONSIBLE FOR ALL COORDINATION REGARDING UTILITY DEMOLITION AND/OR DISCONNECTION AS IDENTIFIED OR REQUIRED FOR THE PROJECT. THE CONTRACTOR MUST PROVIDE THE OWNER WITH WRITTEN NOTIFICATION THAT THE EXISTING UTILITIES AND SERVICES HAVE BEEN TERMINATED, REMOVED AND/OR ABANDONED IN ACCORDANCE WITH THE JURISDICTION AND UTILITY COMPANY REQUIREMENTS AND ALL OTHER APPLICABLE REQUIREMENTS, RULES, STATUTES, LAWS, ORDINANCES AND CODES. PRIOR TO COMMENCING ANY DEMOLITION, THE CONTRACTOR MUST:
 - OBTAIN ALL REQUIRED PERMITS AND MAINTAIN THE SAME ON SITE FOR REVIEW BY THE ENGINEER AND ALL PUBLIC AGENCIES WITH JURISDICTION THROUGHOUT THE DURATION OF THE PROJECT, SITE WORK, AND DEMOLITION WORK.
 - NOTIFY, AT A MINIMUM, THE MUNICIPAL DESIGN ENGINEER, AND LOCAL SOIL CONSERVATION JURISDICTION, AT LEAST 72 BUSINESS HOURS PRIOR TO THE COMMENCEMENT OF WORK.
 - INSTALL THE REQUIRED SOIL EROSION AND SEDIMENT CONTROL MEASURES PRIOR TO SITE DISTURBANCE, AND MAINTAIN SAID CONTROLS UNTIL THE SITE IS STABILIZED.
 - IN ACCORDANCE WITH STATE LAW, THE CONTRACTOR MUST CALL THE STATE ONE-CALL DAMAGE PROTECTION SYSTEM FOR UTILITY MARK OUT IN ADVANCE OF ANY EXCAVATION.
 - LOCATE AND PROTECT ALL UTILITIES AND SERVICES, INCLUDING BUT NOT LIMITED TO GAS, WATER, ELECTRIC, SANITARY AND STORM SEWER, TELEPHONE, CABLE, FIBER OPTIC CABLE, ETC. WITHIN AND ADJACENT TO THE LIMITS OF PROJECT ACTIVITIES. THE CONTRACTOR MUST COMPLY WITH THE REQUIREMENTS OF THE APPLICABLE UTILITY NOTIFICATION SYSTEM TO LOCATE ALL UNDERGROUND UTILITIES.
 - PROTECT AND MAINTAIN IN OPERATION, ALL ACTIVE UTILITIES AND SYSTEMS THAT ARE NOT BEING REMOVED DURING DEMOLITION ACTIVITIES.
 - ARRANGE FOR AND COORDINATE WITH THE APPLICABLE UTILITY SERVICE PROVIDER(S) FOR THE TEMPORARY OR PERMANENT TERMINATION OF SERVICE REQUIRED BY THE PROJECT PLANS AND SPECIFICATIONS REGARDING THE METHODS AND MEANS TO CONSTRUCT SAME. THESE ARE NOT THE ENGINEER'S RESPONSIBILITY. IN THE EVENT OF ABANDONMENT, THE CONTRACTOR MUST PROVIDE THE UTILITY ENGINEER AND OWNER WITH IMMEDIATE WRITTEN NOTIFICATION THAT THE EXISTING UTILITIES AND SERVICES HAVE BEEN TERMINATED AND ABANDONED IN ACCORDANCE WITH JURISDICTIONAL AND UTILITY COMPANY REQUIREMENTS.
 - ARRANGE FOR AND COORDINATE WITH THE APPLICABLE UTILITY SERVICE PROVIDER(S) REGARDING WORKING "OFF-PEAK" HOURS OR ON WEEKENDS AS NECESSARY OR AS REQUIRED TO MINIMIZE THE IMPACT ON, OF AND TO THE AFFECTED PARTIES. WORK REQUIRED TO BE PERFORMED "OFF-PEAK" IS TO BE PERFORMED AT NO ADDITIONAL COST TO THE OWNER.
 - IN THE EVENT THE CONTRACTOR DISCOVERS ANY HAZARDOUS MATERIAL, THE REMOVAL OF WHICH IS NOT ADDRESSED IN THE PROJECT PLANS AND SPECIFICATIONS, OR THE CONTRACT WITH THE OWNER/DEVELOPER, THE CONTRACTOR MUST IMMEDIATELY CEASE ALL WORK IN THE AREA OF DISCOVERY, AND IMMEDIATELY NOTIFY, IN WRITING AND VERBALLY, THE OWNER AND ENGINEER OF RECORD AND BOHLER ENGINEERING, THE DISCOVERY OF SUCH MATERIALS TO PURSUE PROPER AND COMPLIANT REMOVAL OF SAME.
- THE CONTRACTOR MUST ENSURE THAT ANY EXISTING ASBESTOS-CONTAINING MATERIALS ENCOUNTERED ARE PROPERLY REMOVED FROM THE SUBJECT PREMISES AND ARE DISPOSED OF IN ACCORDANCE WITH FEDERAL, STATE, AND LOCAL REQUIREMENTS, PRIOR TO THE COMMENCEMENT OF DEMOLITION ON SITE AND MUST PERFORM ALL AGENCY NOTIFICATIONS AS REQUIRED, AT THE CONTRACTOR'S SOLE EXPENSE.
- THE CONTRACTOR MUST NOT PERFORM ANY EARTH MOVEMENT ACTIVITIES, DEMOLITION OR REMOVAL OF FOUNDATION WALLS, FOOTINGS, OR OTHER MATERIALS WITHIN THE LIMITS OF DISTURBANCE, UNLESS SAME IS IN STRICT ACCORDANCE AND CONFORMANCE WITH THE PROJECT PLANS AND SPECIFICATIONS, OR PURSUANT TO THE WRITTEN DIRECTION OF THE OWNER'S STRUCTURAL OR GEOTECHNICAL ENGINEER.
- DEMOLITION ACTIVITIES AND EQUIPMENT MUST NOT USE OR INCLUDE AREAS OUTSIDE THE DEFINED PROJECT LIMIT LINE, WITHOUT SPECIFIC WRITTEN PERMISSION AND AUTHORITY OF AND FROM THE OWNER AND ALL GOVERNMENTAL AGENCIES WITH JURISDICTION.
- THE CONTRACTOR MUST BACKFILL ALL EXCAVATION RESULTING FROM, OR INCIDENTAL TO, DEMOLITION ACTIVITIES. BACKFILL MUST BE ACCOMPLISHED WITH APPROVED BACKFILL MATERIALS AND MUST BE SUFFICIENTLY COMPACTED TO SUPPORT ALL NEW IMPROVEMENTS AND MUST BE PERFORMED IN COMPLIANCE WITH THE RECOMMENDATIONS AND GUIDANCE ARTICULATED IN THE GEOTECHNICAL REPORT. BACKFILLING MUST OCCUR IMMEDIATELY AFTER DEMOLITION ACTIVITIES AND MUST BE PERFORMED SO AS TO PREVENT WATER ENTRY INTO THE EXCAVATION. THE SURFACES MUST BE GRADED TO PROMOTE POSITIVE DRAINAGE. THE CONTRACTOR IS RESPONSIBLE FOR COMPACTION TESTING AND MUST SUBMIT SUCH REPORTS AND RESULTS TO THE ENGINEER OF RECORD AND THE OWNER.
- EXPLOSIVES MUST NOT BE USED WITHOUT PRIOR WRITTEN CONSENT FROM BOTH THE OWNER AND ALL APPLICABLE, NECESSARY AND REQUIRED GOVERNMENTAL AUTHORITIES. PRIOR TO COMMENCING ANY EXPLOSIVE PROGRAM AND/OR ANY DEMOLITION ACTIVITIES, THE CONTRACTOR MUST ENSURE AND OBTAIN THE INSTALLATION OF ALL OF THE REQUIRED PERMIT AND EXPLOSIVE CONTROL MEASURES THAT THE FEDERAL, STATE, AND LOCAL GOVERNMENTS REQUIRE. THE CONTRACTOR IS ALSO RESPONSIBLE TO CONDUCT AND PERFORM ALL INSPECTION AND SEISMIC VIBRATION TESTING THAT IS REQUIRED TO MONITOR THE EFFECTS ON ALL LOCAL STRUCTURES AND THE LINE.
- IN ACCORDANCE WITH FEDERAL, STATE, AND/OR LOCAL STANDARDS, THE CONTRACTOR MUST USE DUST CONTROL MEASURES TO LIMIT AIRBORNE DUST AND DIRT RISING AND SCATTERING IN THE AIR, AFTER THE DEMOLITION IS COMPLETE. THE CONTRACTOR MUST CLEAN ALL ADJACENT STRUCTURES AND IMPROVEMENTS TO REMOVE ALL DUST AND DEBRIS WHICH THE DEMOLITION OPERATIONS CAUSE. THE CONTRACTOR IS RESPONSIBLE FOR RETURNING ALL ADJACENT AREAS TO THEIR "PRE-DEMOLITION" CONDITION AT CONTRACTOR'S SOLE COST.
- PAVEMENT MUST BE SAW CUT IN STRAIGHT LINES, AND EXCEPT FOR EDGE OF BUTT JOINTS, MUST EXTEND TO THE FULL DEPTH OF THE EXISTING PAVEMENT. ALL DEBRIS FROM REMOVAL OPERATIONS MUST BE REMOVED FROM THE SITE AT THE TIME OF EXCAVATION. STOCKPILING OR DEBRIS OUTSIDE OF APPROVED AREAS WILL NOT BE PERMITTED, INCLUDING BUT NOT LIMITED TO THE PUBLIC RIGHT-OF-WAY.
- THE CONTRACTOR MUST MAINTAIN A RECORD SET OF PLANS WHICH INDICATES THE LOCATION OF EXISTING UTILITIES THAT ARE CAPTURED, ABANDONED IN PLACE, OR RELOCATED DUE TO DEMOLITION ACTIVITIES. THIS RECORD DOCUMENT MUST BE PREPARED IN A NEAT AND WORKMAN-LIKE MANNER AND TURNED OVER TO THE OWNER/DEVELOPER UPON COMPLETION OF THE WORK. ALL OF WHICH IS AT THE CONTRACTOR'S SOLE COST.
- THE CONTRACTOR MUST EMPTY, CLEAN AND REMOVE FROM THE SITE ALL UNDERGROUND STORAGE TANKS, IF ENCOUNTERED, IN ACCORDANCE WITH FEDERAL, STATE, COUNTY AND LOCAL REQUIREMENTS. PRIOR TO CONTINUING CONSTRUCTION IN THE AREA AROUND THE TANK WHICH EMPTYING, CLEANING AND REMOVAL ARE AT THE CONTRACTOR'S SOLE COST.

REVISIONS			
REV.	DATE	COMMENT	DESIGNED BY
1	03/25/2020	PER COMPLETENESS COMMENTS	GBS

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ISSUED FOR MUNICIPAL & AGENCY REVIEW & APPROVAL

PROJECT NO.: J190924
DRAWN BY: MFS
DATE: 01/29/2020
CADD I.D.: J190924-SP-1A

PRELIMINARY & FINAL SITE PLAN
FOR
WHOLE FOODS MARKET
PROPOSED
WHOLE FOODS SUPERMARKET
500 CHESTNUT RIDGE ROAD
BERGEN COUNTY
WOODCLIFF LAKE, NJ

BOHLER ENGINEERING
BOHLER ENGINEERING, N.J. LLC
35 TECHNOLOGY DRIVE
WARREN, NJ 07059
Phone: (908) 668-6300
Fax: (908) 754-4401
www.BohlerEngineering.com
N.J. CERT. OF AUTHORIZATION NO. 245248161700

R.L. STREKER
PROFESSIONAL ENGINEER
NEW JERSEY LICENSE NO. 45344
NEW YORK LICENSE NO. 079512

SHEET TITLE:
DEMOLITION PLAN
SHEET NUMBER:
C-02
OF 7
REVISION 1 - 03/25/2020

REFER TO SOIL EROSION AND SEDIMENT CONTROL PLAN FOR SOIL EROSION NOTES AND MEASURES.

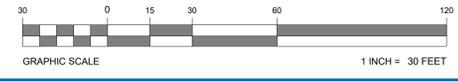
REFER TO SOIL EROSION AND SEDIMENT CONTROL PLAN FOR SOIL EROSION NOTES AND MEASURES.

REFER TO NOTES AND DETAILS SHEET FOR ADDITIONAL NOTES, REFERENCES AND SPECIFICATIONS.

T.B.R. = FEATURE TO BE REMOVED

ALL EXISTING FEATURES IN R.O.W. ARE TO REMAIN UNLESS OTHERWISE NOTED

THIS PLAN TO BE UTILIZED FOR DEMOLITION PURPOSES ONLY

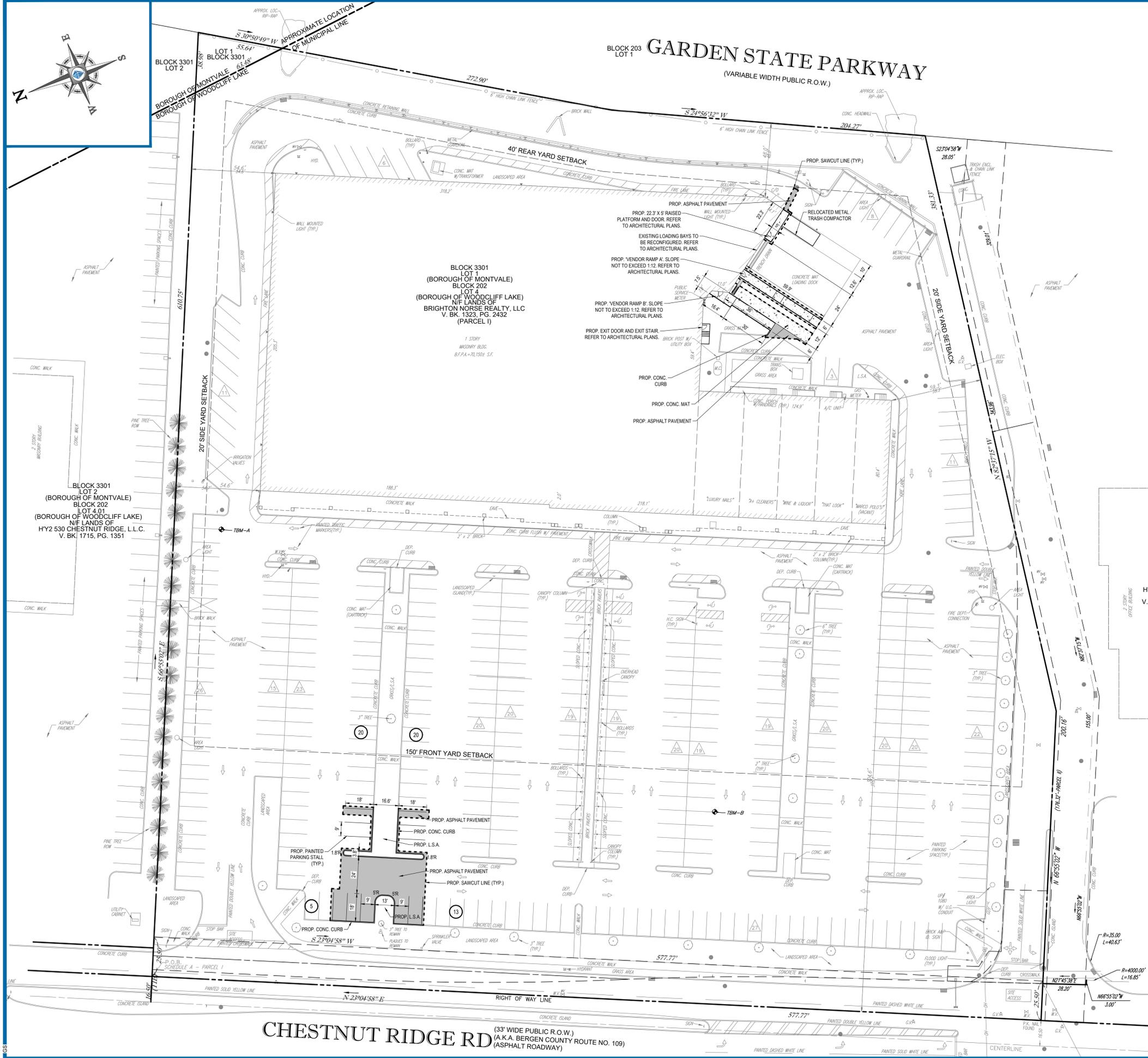


CHESTNUT RIDGE RD (33' WIDE PUBLIC R.O.W.) (A.K.A. BERGEN COUNTY ROUTE NO. 109) (ASPHALT ROADWAY)

LOT 1 BLOCK 3301 (BOROUGH OF MONTVALE)
LOT 2 BLOCK 3301 (BOROUGH OF WOODCLIFF LAKE)
LOT 4 (BOROUGH OF WOODCLIFF LAKE)
N.F. LANDS OF BRIGHTON NORSE REALTY, LLC
V. BK. 1715, PG. 1351

LOT 1 BLOCK 202 (BOROUGH OF MONTVALE)
LOT 2 BLOCK 202 (BOROUGH OF WOODCLIFF LAKE)
N.F. LANDS OF HY2 830 CHESTNUT RIDGE, LLC
V. BK. 1715, PG. 1351

LOT 1 BLOCK 202 (BOROUGH OF MONTVALE)
LOT 2 BLOCK 202 (BOROUGH OF WOODCLIFF LAKE)
N.F. LANDS OF HY2 830 CHESTNUT RIDGE, LLC
V. BK. 1715, PG. 1351



- ### SITE LAYOUT NOTES
- (Rev. 1/2019)
- THE GENERAL NOTES MUST BE INCLUDED AS PART OF THIS ENTIRE DOCUMENT PACKAGE AND ARE PART OF THE CONTRACT DOCUMENTS. THE GENERAL NOTES ARE REFERENCED HEREIN, AND THE CONTRACTOR MUST REFER TO THEM AND FULLY COMPLY WITH THESE NOTES, IN THEIR ENTIRETY. THE CONTRACTOR MUST BE FAMILIAR WITH AND ACKNOWLEDGE FAMILIARITY WITH ALL OF THE GENERAL NOTES AND ALL OF THE PLANS' SPECIFIC NOTES.
 - PRIOR TO THE COMMENCEMENT OF GENERAL CONSTRUCTION, THE CONTRACTOR MUST INSTALL SOIL EROSION CONTROL AND ANY STORMWATER POLLUTION PREVENTION PLAN (SWPPP) MEASURES NECESSARY, AS INDICATED ON THE APPROVED SOIL EROSION AND SEDIMENT CONTROL PLAN AND IN ACCORDANCE WITH APPLICABLE AND/OR APPROPRIATE AGENCIES' GUIDELINES TO PREVENT SEDIMENT AND/OR LOOSE DEBRIS FROM WASHING ONTO ADJACENT PROPERTIES OR THE RIGHT OF WAY.
 - ALL DIRECTIONAL TRAFFIC SIGNING AND PAVEMENT STRIPING MUST CONFORM TO THE LATEST STANDARDS OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) AND ANY APPLICABLE STATE OR LOCALLY APPROVED SUPPLEMENTS, GUIDELINES, RULES, REGULATIONS, STANDARDS AND THE LIKE.
 - THE LOCATIONS OF PROPOSED UTILITY POLES AND TRAFFIC SIGNS SHOWN ON THE PLANS ARE SCHEMATIC AND PRELIMINARY. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR FIELD-VERIFYING THEIR LOCATION. THE CONTRACTOR MUST COORDINATE THE RELOCATION OF TRAFFIC SIGNS WITH THE ENTITY WITH JURISDICTION OVER THE PROJECT.
 - ALL DIMENSIONS SHOWN ARE TO BOTTOM FACE OF CURB, EDGE OF PAVEMENT, OR EDGE OF BUILDING, EXCEPT WHEN DIMENSION IS TO A PROPERTY LINE, STAKE OUT OF LOCATIONS OF METERS, LIGHT POLES, ETC. MUST BE PERFORMED IN STRICT ACCORDANCE WITH THE DETAILS. UNLESS NOTED CLEARLY OTHERWISE.
 - WHEN APPLICABLE, OWNER/OPERATOR MUST FILE THE NOI FOR NPDES PERMITS AT APPROPRIATE AND/OR REQUIRED TIMEFRAMES BASED UPON THE DESIRED START OF CONSTRUCTION. LAND DISTURBING ACTIVITIES MUST NOT COMMENCE UNTIL APPROVAL TO DO SO HAS BEEN RECEIVED FROM GOVERNING AUTHORITIES (INCLUDING STORMWATER POLLUTION PREVENTION PLAN, PER NPDES REQUIREMENTS). THE CONTRACTOR MUST STRICTLY ADHERE TO THE APPROVED SWPPP PLAN DURING CONSTRUCTION OPERATIONS (IF PROVIDED).
 - ALL WEATHERED CONCRETE MUST BE AIR ENTRAINED AND INCLUDE THE MINIMUM COMPRESSIVE STRENGTH OF 4,500 PSI AT 28 DAYS UNLESS OTHERWISE NOTED ON THE PLANS, DETAILS AND/OR GEOTECHNICAL REPORT.
 - THE CONTRACTOR MUST REPAIR OR REPLACE, AT THE CONTRACTOR'S SOLE COST AND EXPENSE, ALL SIDEWALKS, CURBS, AND PAVEMENT DAMAGED BY CONSTRUCTION ACTIVITIES WHETHER SPECIFIED ON THIS PLAN OR NOT.

ZONING TABLE

ZONE: B-3	USE: RETAIL STORE/SHOP
BLOCK: 202	LOT: 4

APPLICANT/ OWNER INFORMATION

APPLICANT:	URI MOCHÉ BRIGHTON NORSE REALTY, LLC 2001 MARCUS AVE, SUITE 183 LAKE SUCCESS, NY 11042
PROPERTY OWNER:	URI MOCHÉ BRIGHTON NORSE REALTY, LLC 2001 MARCUS AVE, SUITE 183 LAKE SUCCESS, NY 11042

BULK REQUIREMENTS

ITEM	CODE	PERMITTED	EXISTING	PROPOSED
MIN. LOT AREA	\$ 3800	65,000 SF	315,182 SF	315,182 SF
MIN. FRONT YARD	\$ 3800	N/S	304.6'	304.6'
MIN. SIDE YARD (ONE)	\$ 3800	20'	54.6'	54.6'
MIN. SIDE YARD (BOTH)	\$ 3800	40'	113.9'	113.9'
MIN. REAR YARD	\$ 3800	40'	48.0'	48.0'
MIN. LOT FRONTAGE	\$ 3800	135'	577.8'	577.8'
MIN. LOT DEPTH	\$ 3800	N/S	567.3'	567.3'
MIN. BUILDING SETBACK	\$ 3800	150'	304.6'	304.6'
MAX. LOT COVERAGE	\$ 3800	30%	22.3% (70,150 SF)	22.3% (70,150 SF)
MAX. TOTAL COVERAGE	\$ 3800	60%	82.7% (260,655 SF) (E)	83.4% (262,863 SF) (V)
MAX. BUILDING HEIGHT +	\$ 3800	30'	33'	35'

KEY = (E) NON-CONFORMING VARIANCE REQUIRED

EXISTING AND PROPOSED BUILDING ELEVATIONS ARE REFERENCED FROM THE ARCHITECTURAL PLANS. *RETAIL PROPERTY, 500 CHESTNUT RIDGE - WOODCLIFF LAKE, NEW JERSEY; SHEET SK1.2, DATED 1/24/2020, PREPARED BY ROSENBAUM DESIGN GROUP.

PARKING REQUIREMENTS

ITEM	PERMITTED	EXISTING	PROPOSED
MIN. STALL SIZE	10' X 20"	9' X 18'	9' X 18'
MIN. NUMBER OF STALLS	401	395 (E)	406

RETAIL STORES AND SHOPS
REQUIRED TOTAL = (1) SPACE / 175 SF FLOOR AREA X (70,150 SF FLOOR AREA) = 401 SPACES
PROVIDED TOTAL = 407 STALLS, (INCL. ADA STALL)

* PER §292-28(c)(2)(a), THE APPROVING AUTHORITY MAY PERMIT STALLS OF 180 SF, WHICH MEASURE 9' X 18', WHERE IT CAN BE SHOWN BY THE APPLICANT THAT SUCH PARKING SPACES ARE SAFE AND ADEQUATE FOR THE PARKING AND CIRCULATION OF VEHICLES.

SITE DATA TABLE

No.	ITEM	EXISTING	PROPOSED
1.	TOTAL BUILDING AREA	70,150 SF	70,150 SF
2.	TOTAL AREA FOR DRIVEWAYS, ROADS AND WALKWAYS	190,413 SF	192,463 SF
3.	TOTAL LANDSCAPED AREA	54,619 SF	52,569 SF

FOR

PROPOSED WHOLE FOODS SUPERMARKET
500 CHESTNUT RIDGE ROAD
BERGEN COUNTY
WOODCLIFF LAKE, NJ

BOHLER ENGINEERING
BOHLER ENGINEERING, LLC
35 TECHNOLOGY DRIVE
WARREN, NJ 07059
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Fax: (908) 754-4401
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NJ CERT. OF AUTHORIZATION NO. 245A28161700

R.L. STREKER
PROFESSIONAL ENGINEER
NEW JERSEY LICENSE NO. 45344
NEW YORK LICENSE NO. 079512

SHEET TITLE:
SITE LAYOUT PLAN

SHEET NUMBER:
C-03
OF 7

REVISION 1 - 03/25/2020

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PROJECT NO.: J190924
DRAWN BY: MFS
CHECKED BY: GD
DATE: 01/29/2020
CAD I.D.: J190924-SP-1A

PRELIMINARY & FINAL SITE PLAN

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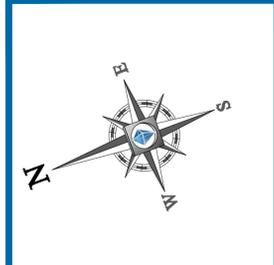
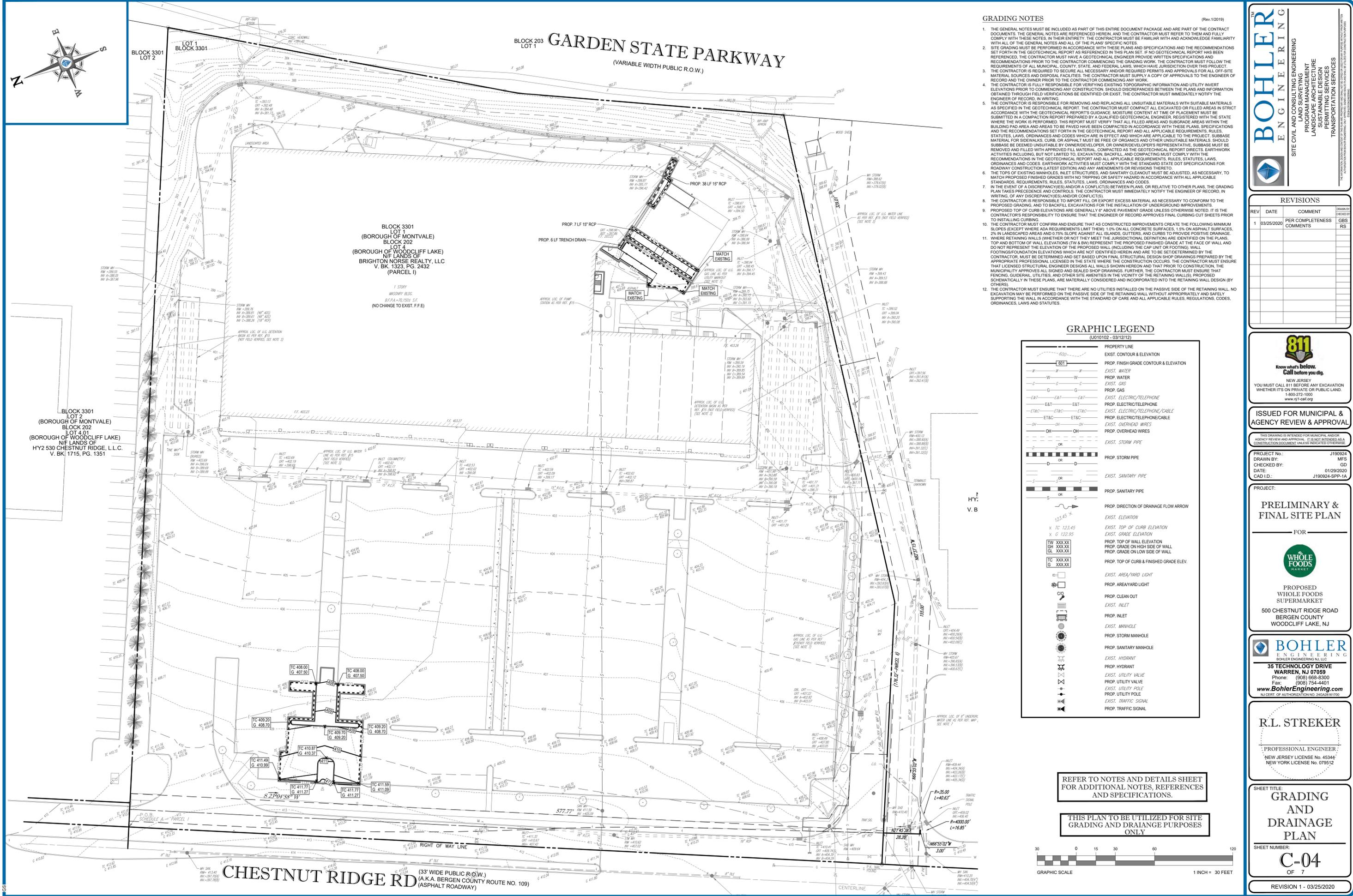
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G:\011002\DRAWINGS\CURRENT DRAWINGS\SITE PLAN PACKAGE\190924-SP-1A---LAYOUT-CAD SITE



GRADING NOTES (Rev. 1/2019)

- THE GENERAL NOTES MUST BE INCLUDED AS PART OF THIS ENTIRE DOCUMENT PACKAGE AND ARE PART OF THE CONTRACT DOCUMENTS. THE GENERAL NOTES ARE REFERENCED HEREIN, AND THE CONTRACTOR MUST REFER TO THEM AND FULLY COMPLY WITH THESE NOTES, IN THEIR ENTIRETY. THE CONTRACTOR MUST BE FAMILIAR WITH AND ACKNOWLEDGE FAMILIARITY WITH ALL OF THE GENERAL NOTES AND ALL OF THE PLANS' SPECIFIC NOTES.
- SITE GRADING MUST BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE RECOMMENDATIONS SET FORTH IN THE GEOTECHNICAL REPORT AS REFERENCED IN THIS PLAN SET. IF NO GEOTECHNICAL REPORT HAS BEEN REFERENCED, THE CONTRACTOR MUST HAVE A GEOTECHNICAL ENGINEER PROVIDE WRITTEN SPECIFICATIONS AND RECOMMENDATIONS PRIOR TO THE CONTRACTOR COMMENCING THE GRADING WORK. THE CONTRACTOR MUST FOLLOW THE REQUIREMENTS OF ALL MUNICIPAL, COUNTY, STATE, AND FEDERAL LAWS, WHICH HAVE JURISDICTION OVER THIS PROJECT. THE CONTRACTOR IS REQUIRED TO SECURE ALL NECESSARY AND/OR REQUIRED PERMITS AND APPROVALS FOR ALL OFF-SITE MATERIAL SOURCES AND DISPOSAL FACILITIES. THE CONTRACTOR MUST SUPPLY A COPY OF APPROVALS TO THE ENGINEER OF RECORD AND THE OWNER PRIOR TO THE CONTRACTOR COMMENCING ANY WORK.
- THE CONTRACTOR IS FULLY RESPONSIBLE FOR VERIFYING EXISTING TOPOGRAPHIC INFORMATION AND UTILITY INVERT ELEVATIONS PRIOR TO COMMENCING ANY CONSTRUCTION. DISCREPANCIES BETWEEN THE PLANS AND INFORMATION OBTAINED THROUGH FIELD VERIFICATIONS BE IDENTIFIED OR EXIST, THE CONTRACTOR MUST IMMEDIATELY NOTIFY THE ENGINEER OF RECORD, IN WRITING.
- THE CONTRACTOR IS RESPONSIBLE FOR REMOVING AND REPLACING ALL UNSUITABLE MATERIALS WITH SUITABLE MATERIALS AS SPECIFIED IN THE GEOTECHNICAL REPORT. THE CONTRACTOR MUST COMPACT ALL EXCAVATED OR FILLED AREAS IN STRICT ACCORDANCE WITH THE GEOTECHNICAL REPORT'S GUIDANCE. MOISTURE CONTENT AT TIME OF PLACEMENT MUST BE SUBMITTED IN A COMPACTION REPORT PREPARED BY A QUALIFIED GEOTECHNICAL ENGINEER, REGISTERED WITH THE STATE WHERE THE WORK IS PERFORMED. THIS REPORT MUST VERIFY THAT ALL FILLED AREAS AND SUBGRADE AREAS WITHIN THE BUILDING PAD AREA AND AREAS TO BE PAVED HAVE BEEN COMPACTED IN ACCORDANCE WITH THESE PLANS, SPECIFICATIONS AND THE RECOMMENDATIONS SET FORTH IN THE GEOTECHNICAL REPORT AND ALL APPLICABLE REQUIREMENTS, RULES, STATUTES, LAWS, ORDINANCES AND CODES WHICH ARE IN EFFECT AND WHICH ARE APPLICABLE TO THE PROJECT. SUBGRADE MATERIAL FOR SIDEWALKS, CURB, OR ASPHALT MUST BE FREE OF ORGANICS AND OTHER UNSUITABLE MATERIALS. SHOULD SUBGRADE BE DEEMED UNSUITABLE BY OWNER/DEVELOPER, OR OWNER/DEVELOPER'S REPRESENTATIVE, SUBGRADE MUST BE REMOVED AND FILLED WITH APPROVED FILL MATERIAL, COMPACTED AS THE GEOTECHNICAL REPORT DIRECTS. EARTHWORK ACTIVITIES INCLUDING, BUT NOT LIMITED TO, EXCAVATION, BACKFILL, AND COMPACTING MUST COMPLY WITH THE RECOMMENDATIONS IN THE GEOTECHNICAL REPORT AND ALL APPLICABLE REQUIREMENTS, RULES, STATUTES, LAWS, ORDINANCES AND CODES. EARTHWORK ACTIVITIES MUST COMPLY WITH THE STANDARD STATE DOT SPECIFICATIONS FOR ROADWAY CONSTRUCTION (LATEST EDITION AND ANY AMENDMENTS THEREIN).
- THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING EXISTING TOPOGRAPHIC INFORMATION AND UTILITY INVERT ELEVATIONS PRIOR TO COMMENCING ANY CONSTRUCTION. DISCREPANCIES BETWEEN THE PLANS AND INFORMATION OBTAINED THROUGH FIELD VERIFICATIONS BE IDENTIFIED OR EXIST, THE CONTRACTOR MUST IMMEDIATELY NOTIFY THE ENGINEER OF RECORD, IN WRITING.
- THE CONTRACTOR MUST CONFIRM AND ENSURE THAT AS CONSTRUCTED IMPROVEMENTS CREATE THE FOLLOWING MINIMUM SLOPES (EXCEPT WHERE ADA REQUIREMENTS LIMIT THEM): 1.0% ON ALL CONCRETE SURFACES, 1.5% ON ASPHALT SURFACES, 2% IN LANDSCAPED AREAS AND 0.75% SLOPE AGAINST ALL ISLANDS, GUTTERS, AND CURBS TO PROVIDE POSITIVE DRAINAGE.
- WHERE RETAINING WALLS (WHETHER OR NOT THEY MEET THE JURISDICTIONAL DEFINITION) ARE IDENTIFIED ON THE PLANS, TOP AND BOTTOM OF WALL ELEVATIONS (T & B) REPRESENT THE PROPOSED FINISHED GRADE AT THE FACE OF WALL AND DO NOT REPRESENT THE ELEVATION OF THE PROPOSED WALL (INCLUDING THE CAP UNIT OR FOOTING) WALL. FOOTINGS FOUNDATION ELEVATIONS WHICH ARE NOT IDENTIFIED HEREIN AND ARE TO BE SET DETERMINED BY THE CONTRACTOR MUST BE DETERMINED AND SET BASED UPON FINAL STRUCTURAL DESIGN SHOP DRAWINGS PREPARED BY THE APPROPRIATE PROFESSIONAL LICENSED IN THE STATE WHERE THE CONSTRUCTION OCCURS. THE CONTRACTOR MUST ENSURE THAT LICENSED STRUCTURAL ENGINEER DESIGNS ALL WALLS SHOWN HEREON AND THAT PRIOR TO CONSTRUCTION, THE MUNICIPALITY APPROVES ALL SIGNED SHOP DRAWINGS. FURTHER, THE CONTRACTOR MUST ENSURE THAT FENCING, GUIDERAIL, UTILITIES, AND OTHER SITE AMENITIES IN THE VICINITY OF THE RETAINING WALL(S), PROPOSED SCHEMATICALLY IN THESE PLANS, ARE MATERIALLY CONSIDERED AND INCORPORATED INTO THE RETAINING WALL DESIGN (BY OTHERS).
- THE CONTRACTOR MUST ENSURE THAT THERE ARE NO UTILITIES INSTALLED ON THE PASSIVE SIDE OF THE RETAINING WALL. NO EXCAVATION MAY BE PERFORMED ON THE PASSIVE SIDE OF THE RETAINING WALL WITHOUT APPROPRIATELY AND SAFELY SUPPORTING THE WALL IN ACCORDANCE WITH THE STANDARD OF CARE AND ALL APPLICABLE RULES, REGULATIONS, CODES, ORDINANCES, LAWS AND STATUTES.

GRAPHIC LEGEND
(U010102 - 03/12/12)

	PROPERTY LINE
	EXIST. CONTOUR & ELEVATION
	PROP. FINISH GRADE CONTOUR & ELEVATION
	EXIST. WATER
	PROP. WATER
	EXIST. GAS
	PROP. GAS
	EXIST. ELECTRIC/TELEPHONE
	PROP. ELECTRIC/TELEPHONE
	EXIST. ELECTRIC/TELEPHONE/CABLE
	PROP. ELECTRIC/TELEPHONE/CABLE
	EXIST. OVERHEAD WIRES
	PROP. OVERHEAD WIRES
	EXIST. STORM PIPE
	PROP. STORM PIPE
	EXIST. SANITARY PIPE
	PROP. SANITARY PIPE
	PROP. DIRECTION OF DRAINAGE FLOW ARROW
	EXIST. ELEVATION
	EXIST. TOP OF CURB ELEVATION
	EXIST. GRADE ELEVATION
	PROP. TOP OF WALL ELEVATION
	PROP. GRADE ON HIGH SIDE OF WALL
	PROP. GRADE ON LOW SIDE OF WALL
	PROP. TOP OF CURB & FINISHED GRADE ELEV.
	EXIST. AREA/YARD LIGHT
	PROP. AREA/YARD LIGHT
	EXIST. CLEAN OUT
	PROP. CLEAN OUT
	EXIST. INLET
	PROP. INLET
	EXIST. MANHOLE
	PROP. STORM MANHOLE
	PROP. SANITARY MANHOLE
	EXIST. HYDRANT
	PROP. HYDRANT
	EXIST. UTILITY VALVE
	PROP. UTILITY VALVE
	EXIST. UTILITY POLE
	PROP. UTILITY POLE
	EXIST. TRAFFIC SIGNAL
	PROP. TRAFFIC SIGNAL

REFER TO NOTES AND DETAILS SHEET FOR ADDITIONAL NOTES, REFERENCES AND SPECIFICATIONS.

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DRAWN BY: MFS
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DATE: 01/29/2020
CAD ID: J190924-SP-1A

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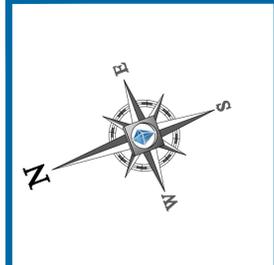
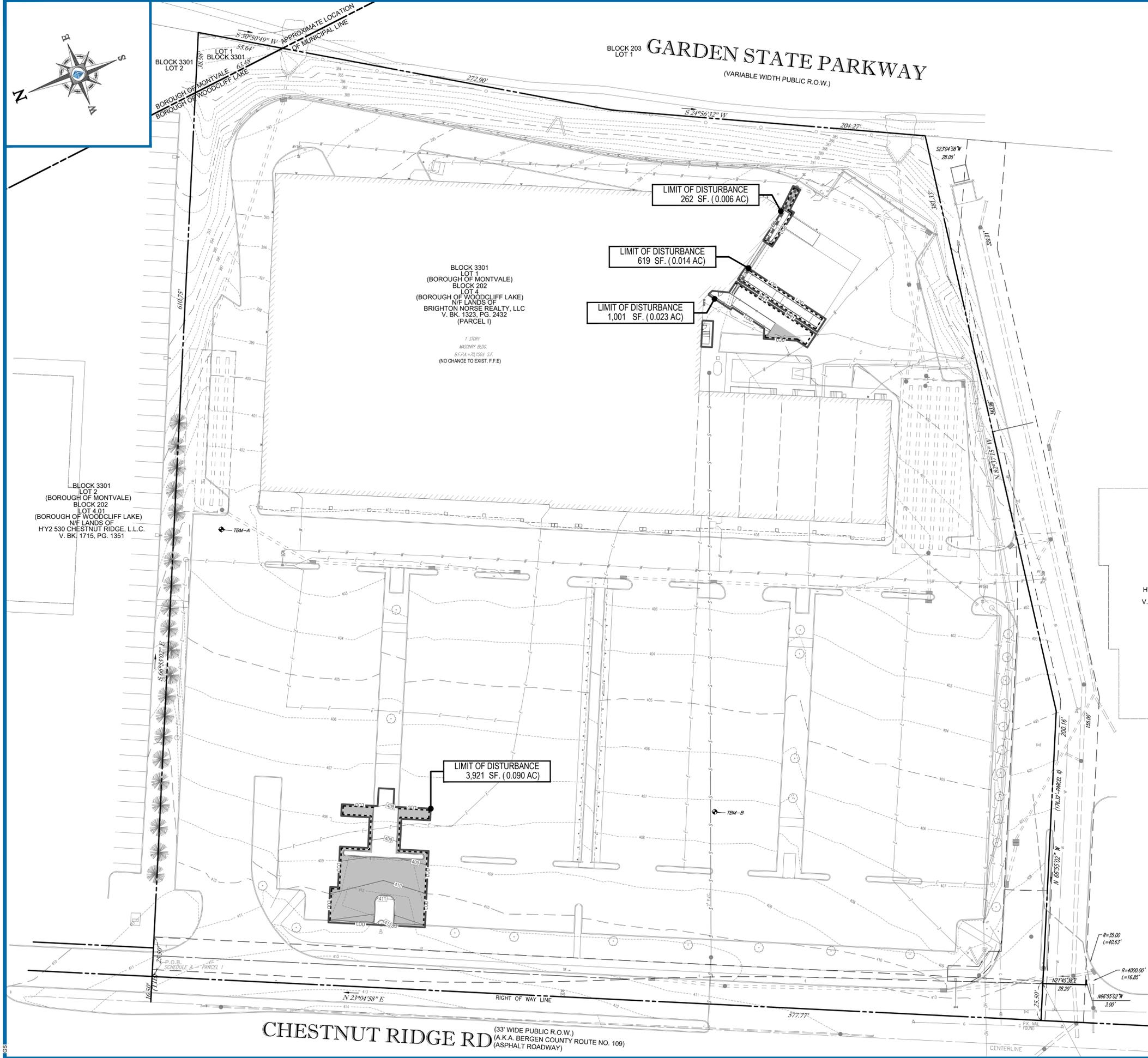
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NEW YORK LICENSE NO. 079512

SHEET TITLE:
GRADING AND DRAINAGE PLAN
SHEET NUMBER:
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SOIL EROSION & SEDIMENT CONTROL PLAN NOTES (Rev. 1/2019)

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- EROSION CONTROL MEASURES MUST CONFORM TO THE NEW JERSEY GUIDELINES FOR URBAN EROSION AND SEDIMENT CONTROL, UNLESS OTHERWISE NOTED, OR UNLESS ENGINEER CLEARLY AND SPECIFICALLY, IN WRITING, DIRECTS OTHERWISE. INSTALLATION OF EROSION CONTROL, CLEARING, AND SITE WORK MUST BE PERFORMED EXACTLY AS INDICATED IN THE EROSION CONTROL CONSTRUCTION NOTES.
- THE DISTURBED LAND AREA OF THIS SITE IS APPROXIMATELY 0.133 ACRES (5,803 SF).
- THE FOLLOWING EROSION CONTROL MEASURES ARE PROPOSED FOR THIS SITE:
 - STABILIZED CONSTRUCTION ENTRANCE/EXIT - A TEMPORARY GRAVEL CONSTRUCTION ENTRANCE/EXIT IS TO BE INSTALLED AT THE DESIGNATED LOCATION SHOWN ON THE PLAN. THIS AREA MUST BE GRADED SO THAT RUNOFF WATER WILL BE RETAINED ON-SITE.
 - SEDIMENT FENCE - INSTALL SILT FENCE(S) AND/OR SILT SOCK AROUND ALL OF THE DOWNSLOPE PERIMETERS OF THE SITE, TEMPORARY FILL AND SOIL STOCKPILES.
 - INSTALL FILTER FABRIC DROP INLET PROTECTION AROUND EACH DRAINAGE INLET AS DRAINAGE STRUCTURES ARE INSTALLED TO REDUCE THE QUANTITY OF SEDIMENT. INSTALL TEMPORARY INLET PROTECTION ON INLETS DOWNSLOPE FROM DISTURBANCE, WHICH MAY BE BEYOND THE LIMITS OF DISTURBED AREA.
- INSTALLATION OF EROSION CONTROL DEVICES MUST BE IN ACCORDANCE WITH ALL OF THE MANUFACTURERS' RECOMMENDATIONS.
- THE CONTRACTOR MUST INSPECT EROSION CONTROL MEASURES WEEKLY. THE CONTRACTOR MUST REMOVE ANY SILT DEPOSITS GREATER THAN 6" COLLECTED ON THE FILTER FABRIC AND/OR SILT SOCK BARRIERS AND EXCAVATE AND REMOVE ANY SILT FROM DROP INLET PROTECTION.
- THE CONTRACTOR MUST APPLY TEMPORARY SEED AND MULCH TO ALL DISTURBED AREAS THAT WILL NOT BE BROUGHT TO FINISHED GRADE AND VEGETATED WITHIN 7 DAYS. WHEN AREAS ARE DISTURBED AFTER THE GROWING SEASON, THE CONTRACTOR MUST STABILIZE SAME WITH GEOTEXTILE FABRIC AND MAINTAIN SAME IN STRICT ACCORDANCE WITH BEST MANAGEMENT PRACTICES.
- THE CONTRACTOR MUST INSTALL ADDITIONAL EROSION CONTROL MEASURES IF ENGINEER SO REQUIRES, TO PREVENT ANY, INCLUDING THE INCIDENTAL, DISCHARGE OF SILT-LADEN RUNOFF FROM EXITING THE SITE.
- THE CONTRACTOR MUST BE RESPONSIBLE FOR INSPECTING AND MAINTAINING ALL EROSION CONTROL MEASURES ON THE SITE UNTIL PERMANENT PAVING AND TURF/LANDSCAPING IS ESTABLISHED. THE COSTS OF INSTALLING AND MAINTAINING THE EROSION CONTROL MEASURES MUST BE INCLUDED IN THE BID PRICE FOR THE SITE WORK AND THE CONTRACTOR IS RESPONSIBLE FOR ALL SUCH COSTS.
- THE CONTRACTOR MUST CONTINUE TO MAINTAIN ALL EROSION CONTROL MEASURES UNTIL THE COMPLETION OF CONSTRUCTION AND THE ESTABLISHMENT OF VEGETATION.
- THE CONTRACTOR MUST REMOVE EROSION CONTROL MEASURES, SILT AND DEBRIS AFTER ESTABLISHING PERMANENT VEGETATION COVER OR OTHER INSTALLING A DIFFERENT, SPECIFIED METHOD OF STABILIZATION.
- THIS PLAN REPRESENTS THE MINIMUM LEVEL OF IMPLEMENTATION OF TEMPORARY EROSION AND SEDIMENTATION CONTROL FACILITIES, MEASURES AND STRUCTURES. ADDITIONAL FACILITIES, MEASURES AND STRUCTURES MUST BE INSTALLED WHERE NECESSARY TO COMPLY WITH ALL APPLICABLE CODES AND STANDARDS AND/OR TO PREVENT ANY, INCLUDING THE INCIDENTAL DISCHARGE OF SILT-LADEN RUNOFF FROM EXITING THE SITE.
- THE CONTRACTOR MUST PROTECT ALL EXISTING TREES AND SHRUBS. THE CONTRACTOR MUST REFER TO THE LANDSCAPE AND/OR DEMOLITION PLAN(S) FOR TREE PROTECTION, FENCE LOCATIONS AND DETAILS.
- THE CONTRACTOR MUST REFER TO GRADING PLANS FOR ADDITIONAL INFORMATION.
- THE CONTRACTOR MUST CLEAN EXISTING AND PROPOSED DRAINAGE STRUCTURES AND INTERCONNECTING PIPES ON OR OFF-SITE AS THE JURISDICTIONAL AGENCY REQUIRES, BOTH AT THE TIME OF SITE STABILIZATION AND AT END OF PROJECT.
- SOIL EROSION CONTROL MEASURES MUST BE ADJUSTED OR RELOCATED BY THE CONTRACTOR AS IDENTIFIED DURING SITE OBSERVATION IN ORDER TO MAINTAIN THE COMPLETE EFFECTIVENESS OF ALL CONTROL MEASURES.
- THE CONTRACTOR MUST IDENTIFY, ON THE PLAN, THE LOCATION OF WASTE CONTAINERS, FUEL STORAGE TANKS, CONCRETE WASHOUT AREAS AND ANY OTHER LOCATIONS WHERE HAZARDOUS MATERIALS ARE STORED.

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 CAD I.D.: J190924-SP-1A

PROJECT:
PRELIMINARY & FINAL SITE PLAN
 FOR

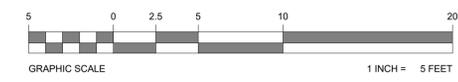
 PROPOSED WHOLE FOODS SUPERMARKET
 500 CHESTNUT RIDGE ROAD
 BERGEN COUNTY
 WOODCLIFF LAKE, NJ

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 BOHLER ENGINEERING NJ, LLC
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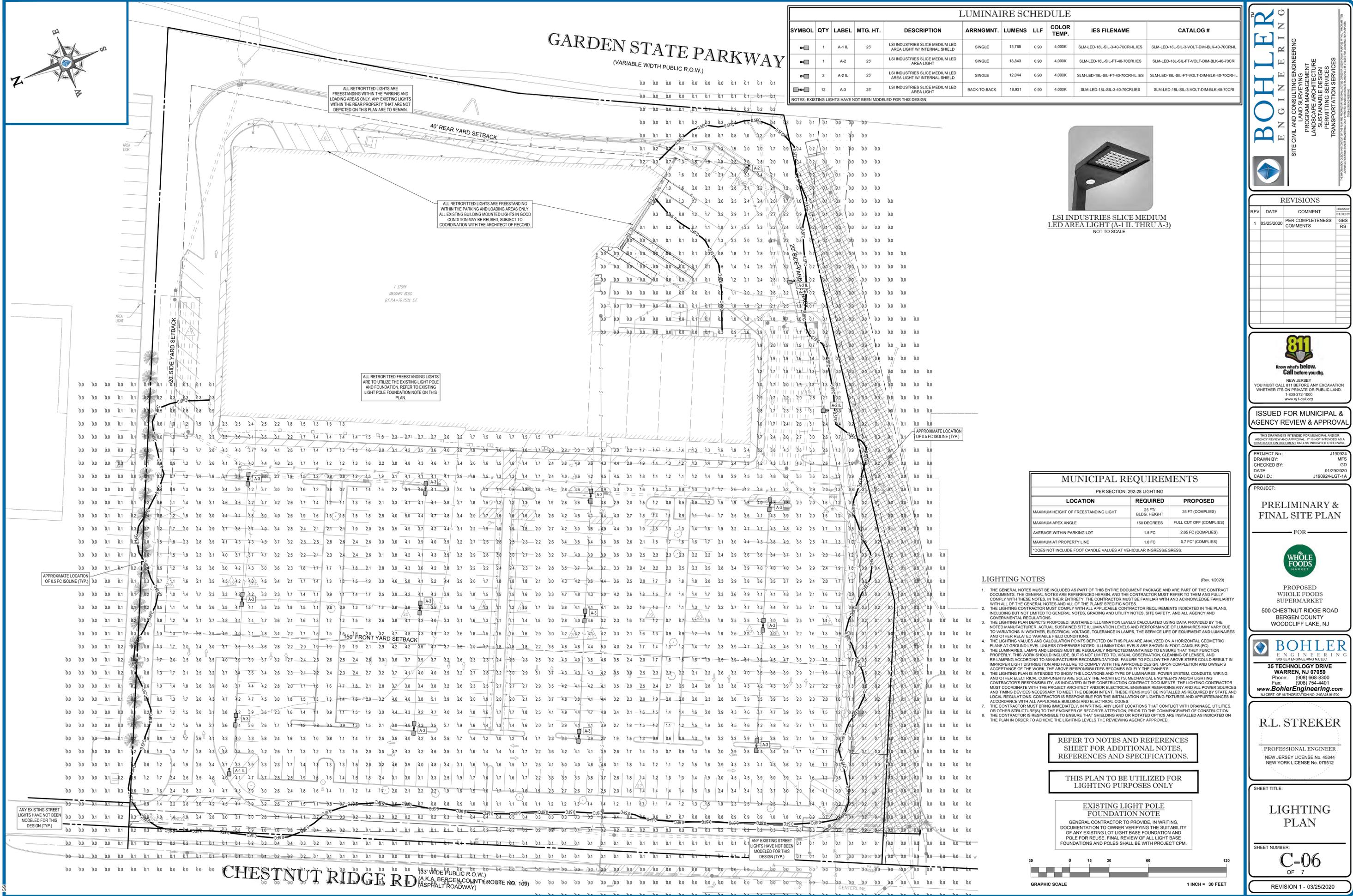
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 NEW YORK LICENSE No. 079512

SHEET TITLE:
SOIL EROSION & SEDIMENT CONTROL PLAN
 SHEET NUMBER:
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GARDEN STATE PARKWAY (VARIABLE WIDTH PUBLIC R.O.W.)

LUMINAIRE SCHEDULE										
SYMBOL	QTY	LABEL	MTG. HT.	DESCRIPTION	ARRNGMNT.	LUMENS	LLF	COLOR TEMP.	IES FILENAME	CATALOG #
	1	A-1-L	25'	LSI INDUSTRIES SLICE MEDIUM LED AREA LIGHT W/ INTERNAL SHIELD	SINGLE	13,765	0.90	4,000K	SLM-LED-18L-SL-3-40-70CRI-ILIES	SLM-LED-18L-SL-3-VOLT-DIM-BLK-40-70CRI-L
	1	A-2	25'	LSI INDUSTRIES SLICE MEDIUM LED AREA LIGHT	SINGLE	18,843	0.90	4,000K	SLM-LED-18L-SL-FT-40-70CRI-IES	SLM-LED-18L-SL-FT-VOLT-DIM-BLK-40-70CRI
	2	A-2-L	25'	LSI INDUSTRIES SLICE MEDIUM LED AREA LIGHT W/ INTERNAL SHIELD	SINGLE	12,044	0.90	4,000K	SLM-LED-18L-SL-FT-40-70CRI-ILIES	SLM-LED-18L-SL-FT-VOLT-DIM-BLK-40-70CRI-L
	12	A-3	25'	LSI INDUSTRIES SLICE MEDIUM LED AREA LIGHT	BACK-TO-BACK	18,931	0.90	4,000K	SLM-LED-18L-SL-3-40-70CRI-IES	SLM-LED-18L-SL-3-VOLT-DIM-BLK-40-70CRI

NOTES: EXISTING LIGHTS HAVE NOT BEEN MODELED FOR THIS DESIGN.



LSI INDUSTRIES SLICE MEDIUM LED AREA LIGHT (A-1-L THRU A-3)
NOT TO SCALE

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PRELIMINARY & FINAL SITE PLAN
 FOR

 PROPOSED WHOLE FOODS SUPERMARKET
 500 CHESTNUT RIDGE ROAD
 BERGEN COUNTY
 WOODCLIFF LAKE, NJ

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R.L. STREKER
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 NEW YORK LICENSE NO. 079512

SHEET TITLE:
LIGHTING PLAN
 SHEET NUMBER:
C-06
 OF 7
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MUNICIPAL REQUIREMENTS		
PER SECTION: 292-28 LIGHTING		
LOCATION	REQUIRED	PROPOSED
MAXIMUM HEIGHT OF FREESTANDING LIGHT	25 FT BLDG. HEIGHT	25 FT (COMPLIES)
MAXIMUM APEX ANGLE	150 DEGREES	FULL CUT OFF (COMPLIES)
AVERAGE WITHIN PARKING LOT	1.5 FC	2.65 FC (COMPLIES)
MAXIMUM AT PROPERTY LINE	1.0 FC	0.7 FC* (COMPLIES)

*DOES NOT INCLUDE FOOT CANDLE VALUES AT VEHICULAR INGRESS/EGRESS.

LIGHTING NOTES

- THE GENERAL NOTES MUST BE INCLUDED AS PART OF THIS ENTIRE DOCUMENT PACKAGE AND ARE PART OF THE CONTRACT DOCUMENTS. THE GENERAL NOTES ARE REFERENCED HEREIN, AND THE CONTRACTOR MUST REFER TO THEM AND FULLY COMPLY WITH THESE NOTES, IN THEIR ENTIRETY. THE CONTRACTOR MUST BE FAMILIAR WITH AND ACKNOWLEDGE FAMILIARITY WITH ALL OF THE GENERAL NOTES AND ALL OF THE PLANS SPECIFIC NOTES.
- THE LIGHTING CONTRACTOR MUST COMPLY WITH ALL APPLICABLE CONTRACTOR REQUIREMENTS INDICATED IN THE PLANS, INCLUDING BUT NOT LIMITED TO GENERAL NOTES, GRADING AND UTILITY NOTES, SITE SAFETY, AND ALL AGENCY AND GOVERNMENTAL REGULATIONS.
- THE LIGHTING PLAN DEPICTS PROPOSED, SUSTAINED ILLUMINATION LEVELS CALCULATED USING DATA PROVIDED BY THE NOTED MANUFACTURER. ACTUAL SUSTAINED SITE ILLUMINATION LEVELS AND PERFORMANCE OF LUMINAIRES MAY VARY DUE TO VARIATIONS IN WEATHER, ELECTRICAL VOLTAGE, TOLERANCE IN LUMPS, THE SERVICE LIFE OF EQUIPMENT AND LUMINAIRES AND OTHER RELATED VARIABLE FIELD CONDITIONS.
- THE LIGHTING VALUES AND CALCULATION POINTS DEPICTED ON THIS PLAN ARE ANALYZED ON A HORIZONTAL GEOMETRIC PLANE AT GROUND LEVEL UNLESS OTHERWISE NOTED. ILLUMINATION LEVELS ARE SHOWN IN FOOT-CANDLES (FC).
- THE LUMINAIRES, LAMPS AND LENSES MUST BE REGULARLY INSPECTED/MAINTAINED TO ENSURE THAT THEY FUNCTION PROPERLY. THIS WORK SHOULD INCLUDE, BUT IS NOT LIMITED TO, VISUAL OBSERVATION, CLEANING OF LENSES, AND RE-LAMPING ACCORDING TO MANUFACTURER RECOMMENDATIONS. FAILURE TO FOLLOW THE ABOVE STEPS COULD RESULT IN IMPROPER LIGHT DISTRIBUTION AND FAILURE TO COMPLY WITH THE APPROVED DESIGN, UPON COMPLETION AND OWNER'S ACCEPTANCE OF THE WORK. THE ABOVE RESPONSIBILITIES BECOMES SOLELY THE OWNERS.
- THE LIGHTING PLAN IS INTENDED TO SHOW THE LOCATIONS AND TYPE OF LUMINAIRES, POWER SYSTEM, CONDUITS, WIRING AND OTHER ELECTRICAL COMPONENTS ARE SOLELY THE ARCHITECTS, MECHANICAL ENGINEERS AND/OR LIGHTING CONTRACTORS RESPONSIBILITY, AS INDICATED IN THE CONSTRUCTION CONTRACT DOCUMENTS. THE LIGHTING CONTRACTOR MUST COORDINATE WITH THE PROJECT ARCHITECT AND/OR ELECTRICAL ENGINEER REGARDING ANY AND ALL POWER SOURCES AND TIMING DEVICES NECESSARY TO MEET THE DESIGN INTENT. THESE ITEMS MUST BE INSTALLED AS REQUIRED BY STATE AND LOCAL REGULATIONS. CONTRACTOR IS RESPONSIBLE FOR THE INSTALLATION OF LIGHTING FIXTURES AND APPURTENANCES IN ACCORDANCE WITH ALL APPLICABLE BUILDING AND ELECTRICAL CODES.
- THE CONTRACTOR MUST BRING IMMEDIATELY IN WRITING, ANY LIGHT LOCATIONS THAT CONFLICT WITH DRAINAGE, UTILITIES, OR OTHER STRUCTURE(S) TO THE ENGINEER OF RECORD'S ATTENTION, PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE TO ENSURE THAT SHIELDING AND/OR ROTATED OPTICS ARE INSTALLED AS INDICATED ON THE PLAN IN ORDER TO ACHIEVE THE LIGHTING LEVELS THE REVIEWING AGENCY APPROVED.

REFER TO NOTES AND REFERENCES SHEET FOR ADDITIONAL NOTES, REFERENCES AND SPECIFICATIONS.

THIS PLAN TO BE UTILIZED FOR LIGHTING PURPOSES ONLY

EXISTING LIGHT POLE FOUNDATION NOTE
 GENERAL CONTRACTOR TO PROVIDE, IN WRITING, DOCUMENTATION TO OWNER VERIFYING THE SUITABILITY OF ANY EXISTING LIGHT POLE FOUNDATION AND POLE FOR REUSE. FINAL REVIEW OF ALL LIGHT BASE FOUNDATIONS AND POLES SHALL BE WITH PROJECT CPM.



