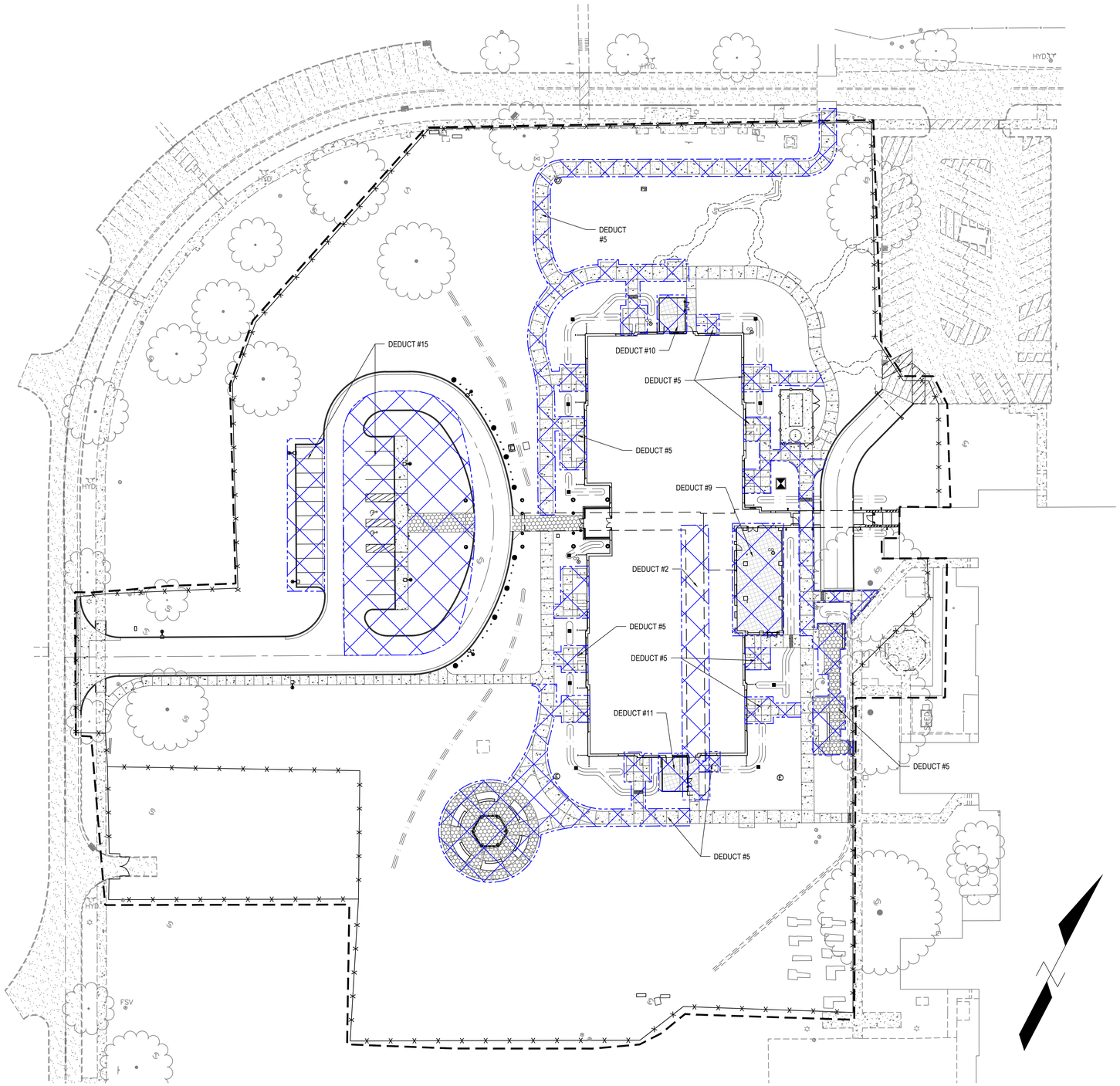

F1 CIVIL SITE PLAN - DEDUCTIVE ALTERNATE LAYOUT
1"=30'

GRAPHIC SCALE
30' 0 15' 30' 60'
1" = 30'

CIVIL SHEET ABBREVIATIONS

ABBRV	ABBREVIATION
ABC	AGGREGATE BASE COURSE
AC	ASPHALTIC CONCRETE
ACP	ASPHALTIC CONCRETE PAVING
ADA	AMERICANS WITH DISABILITIES ACT
AGGR	AGGREGATE
APPROX	APPROXIMATE
ASPH	ASPHALT
ASSY	ASSEMBLY
AVE	AVENUE
BC	BACK OF CURB
BDRY	BOUNDARY
BITUM	BITUMINOUS
BLDG	BUILDING
BLVD	BOULEVARD
BM	BENCHMARK
BRG	BEARING
CB	CATCH BASIN
CFS	CUBIC FEET PER SECOND
CIP	CAST IRON PIPE
CL	CENTER LINE
CLASS	CLASSIFICATION
CMP	CORRUGATED METAL PIPE
CMU	CONCRETE MASONRY UNIT
CO	SEWER CLEAN OUT
CONC	CONCRETE
CONSTR	CONSTRUCTION
COORD	COORDINATE
CORR	CORRIDOR
CU FT	CUBIC FEET
CU YD	CUBIC YARD
DA	DRAINAGE AREA
DAT	DATUM
DEG	DEGREE
DEMO	DEMOLITION
DEPT	DEPARTMENT
DESCR	DESCRIPTION
DET	DETAIL
DI	DROP INLET
DIA	DIAMETER
DIFF	DIFFERENCE
DIM	DIMENSION
DIP	DUCTILE IRON PIPE
DIR	DIRECTION
DIST	DISTANCE
DWG	DRAWING
E	EAST
EA	EACH
EC	EDGE OF CURB
EG	EXISTING GRADE
EL	ELEVATION
ENGR	ENGINEER
ENTR	ENTRANCE
EP	EDGE OF PAVEMENT (PAVING)
EPA	ENVIRONMENTAL PROTECTION AGENCY
EQUIP	EQUIPMENT
ERD	EXISTING ROOF DRAIN
ES	EDGE OF SHOULDER
ESMT	EASEMENT
EST	ESTIMATE
EX	EXISTING
EXIST	EXISTING

F/F	FACE TO FACE
FF EL	FINISH FLOOR ELEVATION
FG	FINISH GRADE
FH	FIRE HYDRANT
FL	FLOW LINE
FM	FORCED MAIN SEWER
FOC	FACE OF CURB
FT	FEET OR FOOT
FTG	FOOTING
HC	HANDICAP
HCP	HANDICAPPED
HDPE	HIGH DENSITY POLYETHYLENE
HNDRL	HANDRAIL
HORIZ	HORIZONTAL
ID	INSIDE DIAMETER OR INSIDE DIMENSION
INFO	INFORMATION
INV	INVERT
INV EL	INVERT ELEVATION
LAT	LATITUDE
LF	LINEAR FEET (FOOT)
LOC	LOCATION
LP	LOW POINT
LS	LUMP SUM
MATL	MATERIAL
MH	MANHOLE
MIN	MINIMUM
MISC	MISCELLANEOUS
MON	MONUMENT
MTG	MEETING
MULT	MULTIPLE
N	NORTH
NA	NOT APPLICABLE
NO	NUMBER
NTS	NOT TO SCALE
OC	ON CENTER
PC	POINT OF CURVE
PCT	PERCENT
PI	POINT OF INTERSECTION
PL	PROPERTY LINE
PRKG	PARKING
PROJ	PROJECT
PROP	PROPOSED
PSI	POUNDS PER SQUARE INCH
PVC	POLYVINYL CHLORIDE (PLASTIC)
QTY	QUANTITY
R	RADIUS
RCB	REINFORCED CONCRETE BOX
RCP	REINFORCED CONCRETE PIPE
RD	ROAD OR ROOF DRAIN
REQD	REQUIRED
ROW	RIGHT OF WAY
RT	RIGHT
RW	ROADWAY

SD	STORM DRAIN
SDMH	STORM DRAIN MANHOLE
SECT	SECTION
SF	SQUARE FOOT (FEET)
SHLDR	SHOULDER
SMH	STEAM MANHOLE
SP EL	SPOT ELEVATION
SPEC	SPECIFICATION
SQ YD	SQUARE YARD
SS	SANITARY SEWER
SSMH	SANITARY SEWER MANHOLE
ST	STREET
STLT	STREETLIGHT
STA	STATION
STD	STANDARD
STM	STEAM
SURF	SURFACE
SURV	SURVEY
SW	SIDEWALK
SWR	SEWER
SYM	SYMBOL
TAN	TANGENT
TC	TOP OF CURB
TD	TRENCH DRAIN
TE	TOP ELEVATION
TEMP	TEMPORARY
THK	THICKNESS
THRU	THROUGH
TMH	TOP OF MANHOLE
TOC	TOP OF CURB
TOC WALL	TOP OF CONCRETE WALL
TOF	TOP OF FOOTING
TOP	TOP OF WALL
TOPO	TOPOGRAPHY
TOS	TOP OF SLAB
TYP	TYPICAL
UGND	UNDERGROUND
UNPV RD	UNPAVED ROAD
UON	UNLESS OTHERWISE NOTED
UTIL	UTILITY
VAR	VARIES
VC	VERTICAL CURVE
VERT	VERTICAL
VIC	VICINITY
VOL	VOLUME
W	WEST
W/	WITH
W/O	WITHOUT

CONTRACTOR NOTE

"LIMITS OF CONSTRUCTION" IDENTIFIES AN IMAGINARY LINE AROUND ALL AREAS IN WHICH CONSTRUCTION WILL OCCUR. SOME ADDITIONAL AREAS MY BE IMPACTED BY UTILITY INFRASTRUCTURE TIE-INS. COORDINATE WITH COR.

"LIMITS OF CONTRACTOR FENCED AREA" IDENTIFIES THE CONTRACTOR'S FENCE (TO COMPLY WITH VA STANDARDS) AROUND THE BUILDING CONSTRUCTION AREA. COORDINATE WITH COR.

*OPTIONAL TEMPORARY CONTRACTOR MATERIAL LAYDOWN AREA" IDENTIFIES AREAS FOR CONTRACTOR TO TEMPORARILY STAGE MATERIALS.

SURVEY DISCLAIMER

SURVEY INFORMATION OF SITE DETERMINED FROM VA SUPPLIED AS-BUILT DRAWINGS AND , PHOTOGRAPHIC, VISUAL, AND LIDAR SURVEY CONDUCTED BY TRIPLE C. CONSTRUCTION HAS OCCURRED ON THIS SITE SINCE THE SURVEY WAS COMPLETED. CONDITION OF THE SITE MAY VARY FROM THE SURVEYED CONDITION. UTILITY LOCATIONS ARE IN APPROXIMATE LOCATION. CONTRACTOR TO PROVIDE UTILITY LOCATION SERVICE PRIOR TO EXCAVATION FOR VERIFICATION OF LOCATION AND DEPTH OF ALL UTILITIES TO PROVIDE NON-INTERRUPTION OF SERVICE, TO ENSURE PROPER CLEARANCE/SEPARATION, AND TO AVOID DAMAGE THERETO. UTILITIES DAMAGED THROUGH NEGLIGENCE OF THE CONTRACTOR TO OBTAIN LOCATION OF SAME SHALL BE REPAIRED OR REPLACED BY THE CONTRACTOR AT HIS EXPENSE.

EXCAVATION NOTE

CONTRACTOR TO HAND DIG WITHIN 5' OF KNOWN UTILITIES.

LEGEND

	EXISTING	NEW
CONCRETE - STANDARD BROOM FINISH		
CONCRETE - STAINED BROOM FINISH		
LIMITS OF CONSTRUCTION		
SIDEWALK		
8' HIGH CONSTRUCTION FENCE		
CONTRACTOR STAGING AREA		
SANITARY SEWER MANHOLE		
STORM DRAIN MANHOLE		
SEWER/STORM PVC CLEAN-OUT		
STORM DRAIN INLET		
WATER VALVE		
SAW-CUT LINE		
STREETLIGHT		
PIPE BOLLARD		
PLANTER BOLLARD AND DECORATIVE BOLLARD		
ELECTRICAL MANHOLE		
TELECOMMUNICATIONS MANHOLE		
DEDUCTIVE ALTERNATE DELINEATION LINE		
DECORATIVE LOUVERED FENCE		
STRUCTURAL DESIGN CONCRETE		
SIDEWALK SCUPPER		

DEDUCTIVE ALTERNATES:

(DEDUCTIVE ALTERNATES ARE CASCADING AND MUST BE EXERCISED IN THE ORDER PRESENTED)

DEDUCT ALTERNATE #1 - REDUCE WATER AND ICE SHIELD COVERAGE
REFER TO SHEET A-103 FOR ADDITIONAL INFORMATION.

DEDUCT ALTERNATE #2 - ELIMINATE TUNNEL (EAST LEG)
REMOVE EAST LEG OF TUNNEL ENTIRELY.

DEDUCT ALTERNATE #3 - ELIMINATE FAUX WINDOWS AT CLERESTORY
REFER TO PLANS FOR LOCATION.

DEDUCT ALTERNATE #4 - ELIMINATE WORK AT B6 CORRIDOR
REMOVE ALL WORK ASSOCIATED WITH B6 CORRIDOR.

DEDUCT ALTERNATE #5 - ELIMINATE CONCRETE
ALL SIDEWALK WORK TO BE REMOVED WITH THE EXCEPTION OF THE FIRE EGRESS PATH.

DEDUCT ALTERNATE #6 - ELIMINATE LANDSCAPE
(NO GAZEBO IS PROVIDED IN THIS SCOPE OF WORK)
REMOVAL OF ALL PLANTS, OUTDOOR SEATING, ROCK MULCH, WOOD MULCH, IRRIGATION & IRRIGATION CONTROLS.

DEDUCT ALTERNATE #7 - REDUCE PLATFORM AT CHILLER
REMOVE 156 SF OF CHILLER MAINTENANCE PLATFORM.

DEDUCT ALTERNATE #8 - ELIMINATE NETWORK VIDEO RECORDER (NVR) SECURITY
REMOVE SECURITY EQUIPMENT, REFER TO EY101A AND EY101B FOR LOCATIONS.

DEDUCT ALTERNATE #9 - ELIMINATE LARGE PORCH
REMOVE PORCH CONCRETE SLAB, SHADE STRUCTURE, FENCE, GATE & LIGHTING/POWER.

DEDUCT ALTERNATE #10 - ELIMINATE SMALL PORCH-A
REMOVE PORCH CONCRETE SLAB, SHADE STRUCTURE, FENCE, GATE & LIGHTING/POWER.

DEDUCT ALTERNATE #11 - ELIMINATE SMALL PORCH-B
REMOVE PORCH CONCRETE SLAB, SHADE STRUCTURE, FENCE, GATE & LIGHTING/POWER.

DEDUCT ALTERNATE #12 - ELIMINATE ENTRANCE CANOPY
REMOVE CANOPY 1 & 2 ENTIRELY INCLUDING ALL LIGHTING/POWER.

DEDUCT ALTERNATE #13 - ELIMINATE FENCE/ FAUX ROOFS AT RESIDENT ROOMS
REMOVE ALL DECORATIVE RAILING AND ROOF FACADE DETAIL AT ALL RESIDENT ROOMS
(27 LF OF RAILING / 12 FAUX ROOF FRONTS)

DEDUCT ALTERNATE #14 - ELIMINATE PATIENT LIFTS TRACK EXTENSION
ELIMINATE PATIENT LIFTS TRACK EXTENSION INTO RESIDENT BATHROOMS (26 ROOMS AFFECTED) (FULL EXTENSION TO BATHROOMS IN BARIATRIC ROOMS WILL REMAIN, PT/OT LIFT WILL REMAIN)

DEDUCT ALTERNATE #15 - REDUCE POROUS ASPHALT AREA, REMOVE ALL PARKING AND REDUCE DRIVE ENTRANCE WIDTH.

DEDUCT ALTERNATE #16 - ELIMINATE EXTERIOR SIGNAGE
REMOVE ALL EXTERIOR SIGNAGE.

Revisions:	Date:
-	-
-	-
-	-
-	-
-	-
-	-
-	-
-	-
-	-

CONSULTANT

HINMAN
C.S.Davidson, Inc.
MES GROUP

Protective Design Specialist
240 West 35th St. Suite 1004
New York, NY 10001
(212) 967-4890
Corrine Tan, SE

Structural
315 West James Street, Suite 102
Lancaster, PA 17603
(717) 481-2991
Jason Vannoy, SE, PE

MEP
550 North Reo Street, Suite 203
Tampa, FL 33609
(813) 289-4700
Nicholas Stephenson, PE

ARCHITECT/ENGINEER OF RECORD

A/E:
TRIPLE C - The A/E Group
201 E. Jefferson Street, Suite 200
Syracuse, NY 13202
315.484.5958
Mat Perkins

TRIPLE C - THE A&E GROUP
A MULTI-DISCIPLINE A/E COMPANY

STAMP
REGISTERED PROFESSIONAL ENGINEER
CERTIFICATE NO. 36024
MATTHEW J. PERKINS
ARIZONA, U.S.A.
EXPIRES: 12/31/24

Office of Construction and Facilities Management

VA U.S. Department of Veterans Affairs

Drawing Title
CIVIL SITE PLAN
DEDUCTIVE ALTERNATE LAYOUT

Approved:

Phase
ISSUED FOR CONSTRUCTION

Project Title
NEW COMMUNITY LIVING CENTER

Location
2094 Albany Post Road, Montrose, NY 10548

Issue Date 05/09/2022
Checked PERKINS
Drawn STRUBLE

Project Number 620-334
Building Number CLC
Drawing Number CS103

VA FORM 08 - 6231