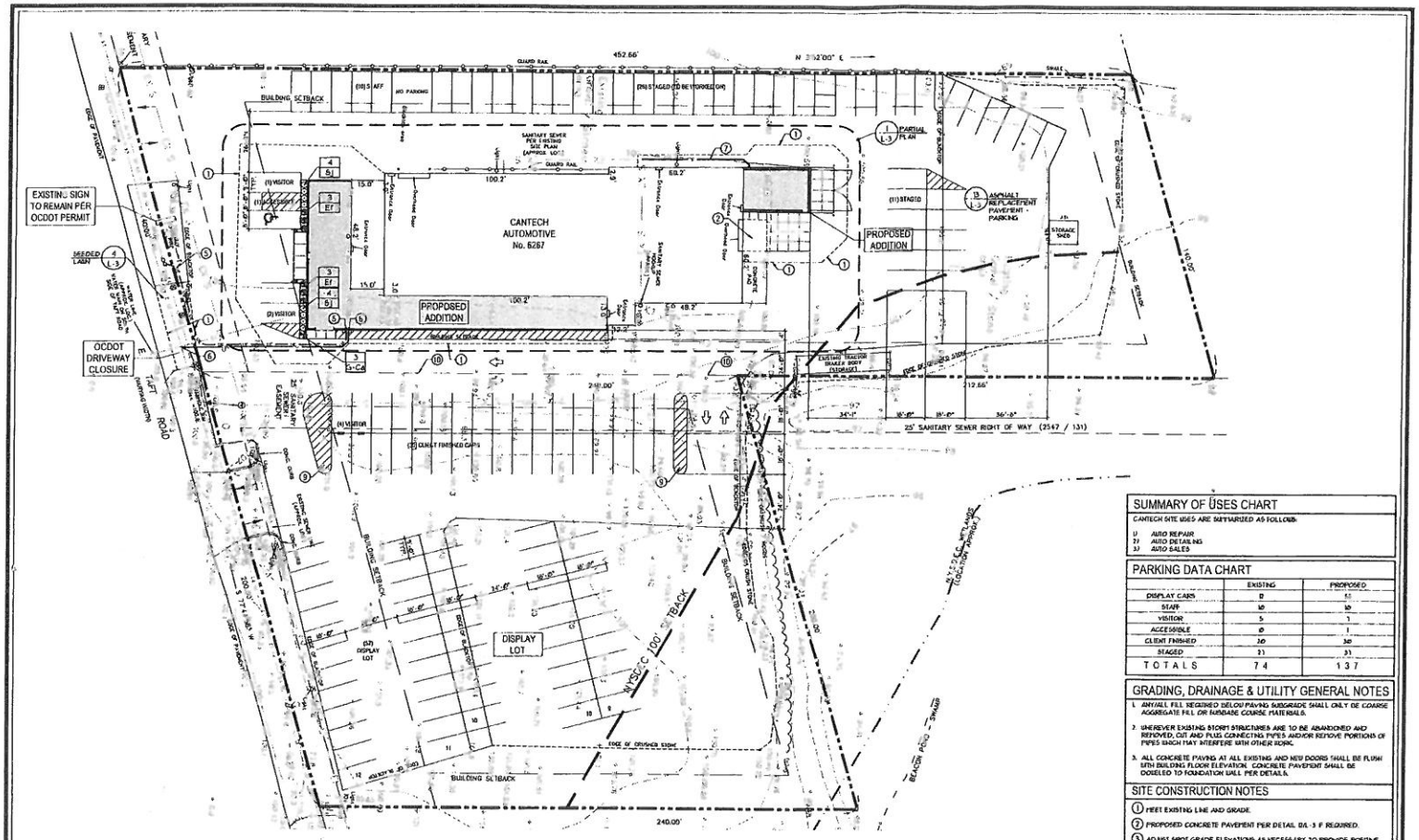


SUMMARY OF USES CHART

CANTECH SITE USES ARE SUMMARIZED AS FOLLOWS:

1) AUTO REPAIR
2) AUTO DETAILING
3) AUTO SALES

PARKING DATA CHART

	EXISTING	PROPOSED
DISPLAY CARS	12	12
STAFF	10	10
VISITOR	5	7
ACCESSIBLE	0	1
CLIENT FINISHED	20	30
STAGED	21	31
TOTALS	74	137

GRADING, DRAINAGE & UTILITY GENERAL NOTES

1. ANY/ALL FILL REQUIRED BELOW PAVING SUBGRADE SHALL ONLY BE COARSE AGGREGATE FILL OR SUBBASE COURSE MATERIALS.
2. WHEREVER EXISTING STORM STRUCTURES ARE TO BE ABANDONED AND REMOVED, CUT AND PLUG CONNECTING PIPES AND/OR REMOVE PORTIONS OF PIPES WHICH MAY INTERFERE WITH OTHER WORK.
3. ALL CONCRETE PAVING AT ALL EXISTING AND NEW DOORS SHALL BE FLUSH WITH BUILDING FLOOR ELEVATION. CONCRETE PAVEMENT SHALL BE DOWELED TO FOUNDATION WALL PER DETAILS.

SITE CONSTRUCTION NOTES

1. MEET EXISTING LINE AND GRADE.
2. PROPOSED CONCRETE PAVEMENT PER DETAIL D/L-3 IF REQUIRED.
3. ADJUST SPOT GRADE ELEVATIONS AS NECESSARY TO PROVIDE POSITIVE DRAINAGE. PITCH AWAY FROM BUILDING + 15% MINIMUM.
4. PROVIDE POSITIVE DRAINAGE. SLOPE PAVEMENT AWAY FROM BUILDING + 15% MINIMUM. SAWCUT LOCATION AND PAVEMENT LIMITS MAY REQUIRE ADJUSTMENT DURING CONSTRUCTION.
5. PROPOSED UNDERGROUND ELECTRIC LINE PER MECHANICAL DRAWINGS.
6. PROPOSED GAS LINE PER MECHANICAL DRAWINGS.
7. PROPOSED 4" PVC SANITARY LINE PER TO MECHANICAL DRAWINGS. COORDINATE CONNECTION WITH THE TOWN OF CICERO.
8. PROPOSED BUILDING MOUNTED LIGHTS NOT SHOWN. REFER TO ARCHITECTURAL DRAWINGS FOR LIGHT LOCATIONS AND SPECIFICATIONS.
9. PAINT 4" SIDE LINES + 2'-0" O.C.
10. PROPERTY LINE TO BE REMOVED THROUGH ADMINISTRATIVE SUBDIVISION APPLICATION PROCESS. SUBDIVISION MAP FORTHCOMING FROM ARCHITECT.

PLANT LIST

KEY	COMMON NAME	BOTANICAL NAME	CALIPER	HEIGHT	CONDITION
SHRUBS					
Sj	LITTLE PRINCESS SPIREA	SPIREA JAPONICA 'LITTLE PRINCESS'	--	--	3 GAL.
Er	EMERALD AND GOLD UNTER CREEPER	EUONYMUS FORTUNEI 'EMERALD N GOLD'	--	4'-5'	-
GRASSES					
G-Ca	KARL FOERSTER FEATHER REED GRASS	CALAMAGROSTIS ACUTIFLORA 'KARL FOERSTER'	-	-	1 GAL

PLANT NOTES

1. PROVIDE 18" DEPTH TOPSOIL WITHIN PLANT BEDS.
2. PROVIDE 3" DEPTH SHREDDED BARK MULCH.

0 20 40 60
SCALE IN FEET

1 L-2 GRADING, DRAINAGE and UTILITIES PLAN

KEPLINGER FREEMAN ASSOCIATES
LANDSCAPE ARCHITECTURE & LAND PLANNING

Client:

Cantech Automotive
Cicero, NY

REVISIONS
2/14/14 ENG. COMMENTS

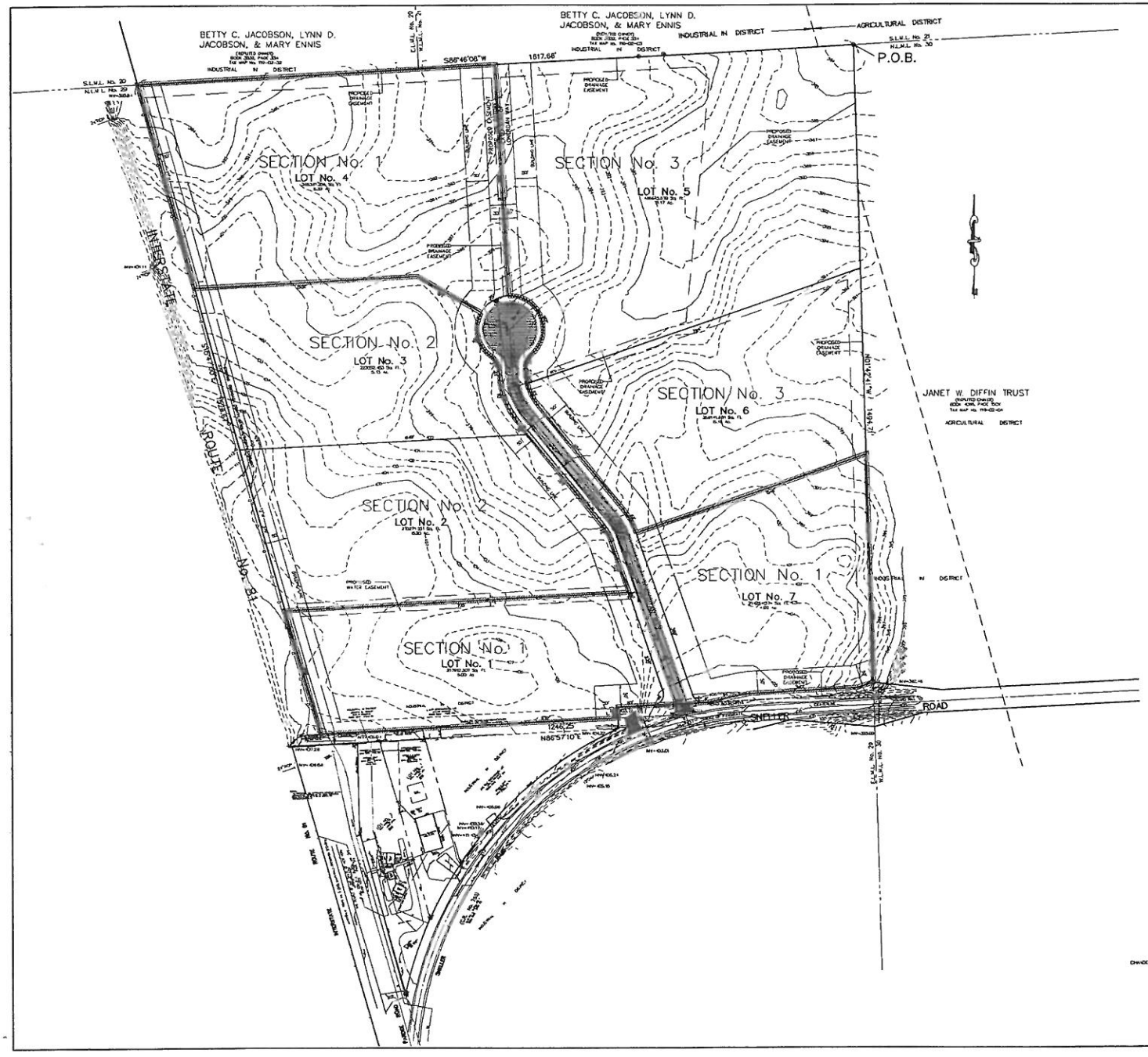
Drawn by: L.W.
Checked by: S.F.
KFA Proj. No. 33086
Date: MAY. 14, 2014
Scale: AS SHOWN

Title:
SITE PLAN

L-2

RECEIVED
APR 15 2015

13



LOCATION PLAN
Scale: 1" = 2000'

NOTES:

Elevation referred to N.A.V.D. 1988

Total area: 49.0± acres

Present Zone: General Commercial Plus District

Location of underground utilities taken by field measurement where practicable, otherwise taken from various other sources and are approximate only.

The premises shown hereon is within Zone "X" (minimal flooding) according to Federal Emergency Management Agency National Flood Insurance Program Flood Insurance Rate Map Community Panel No. 360572 0003 D, effective date: September 15, 1994.

Tax Map No. 120.-02-01.3

The proposed cul-de-sac is 993.0 feet to center of the cul-de-sac.

The proposed 50 feet wide easement north from the cul-de-sac to be conveyed to the Town of Cicero, in fee if necessary, for the northerly extension of Lonergan Way by others for access.

Total number of lots: 7.

All lots are for nonresidential use only.

All lots are to have private individual sewage disposal systems that will need to be approved by the Onondaga County Department of Health.

Phasing:

Section No. 1 includes Lot Nos. 1, 4 & 7 and all the proposed road, drainage facilities & utilities for the entire subdivision.

Section No. 2 includes Lot Nos. 2 & 3.

Section No. 3 includes Lot Nos. 5 & 6.

LEGEND:

- indicates original grade
- indicates light stand
- indicates utility pole, anchor & overhead lines
- indicates iron pipe and/or monument found
- indicates storm culvert
- indicates gas main, gas valve & gas line marker
- indicates water main, water valve & hydrant
- indicates storm sewer, catch basin & manhole
- indicates sanitary sewer, sewer vent & manhole
- indicates underground telephone line, manhole & box
- indicates underground electric line & manhole
- indicates underground television cable & box

NOTE:

Topography & Boundary taken from a Topographic Survey prepared by CME Associates, Inc. dated February 10, 2000.

OWNER/DEVELOPER
L & P OPERATIONS LLC
PO BOX 1333
CICERO, NY. 13039
TEL: (315) 458-4101

Subject to any statements of facts an searches and/or to state and/or of title and/or

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of section 7209, sub-division 2, of the New York State Education Law

* ADDITIONAL 10FD ALONG ROAD AND ADDITIONAL BOUNDARY

REVISIONS
11-18-13 *
01/24/2014
01/28/2014
02/19/2014
03/19/2014
03/03/2015

CHANGE IN LOT LINES

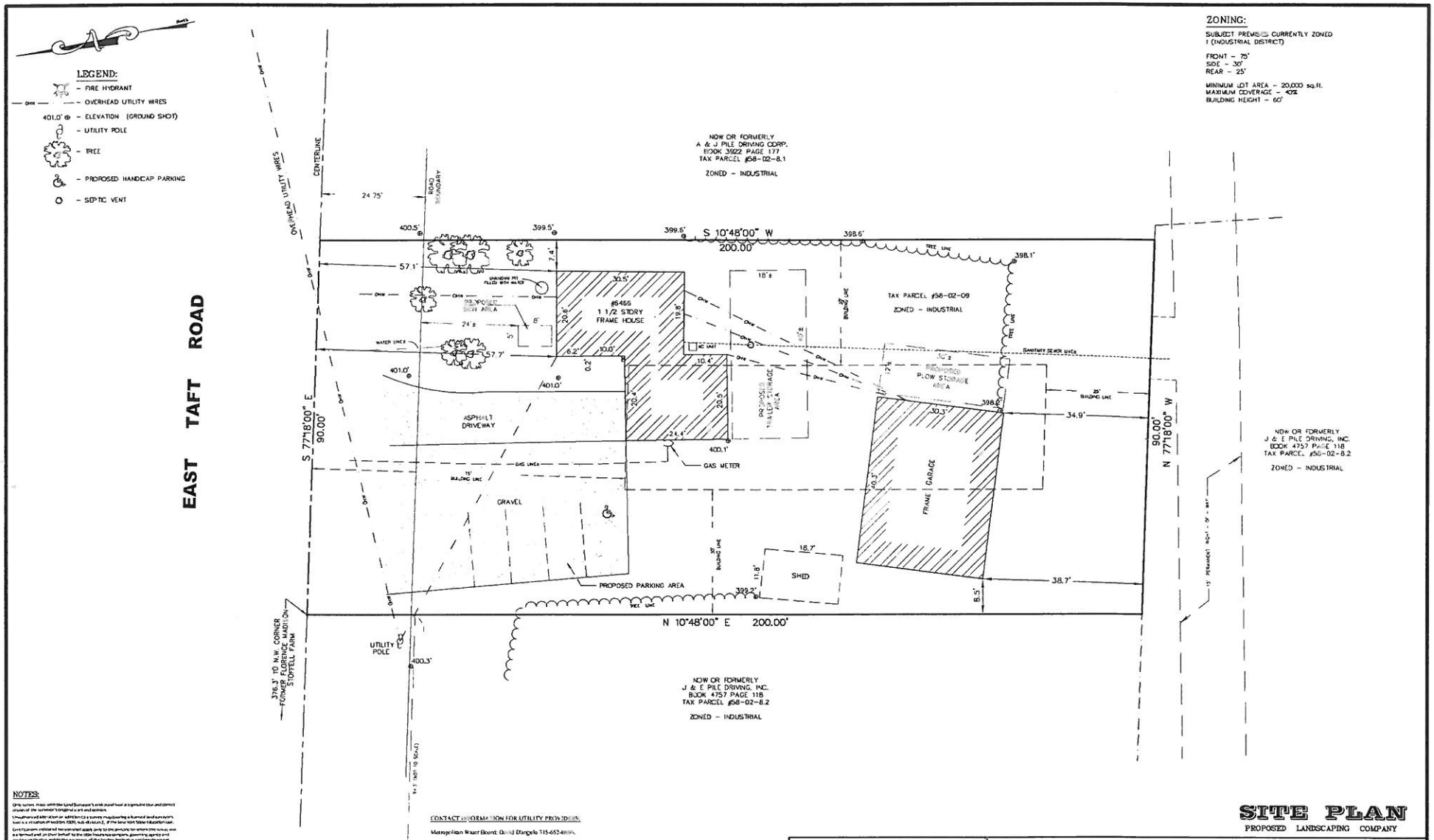
PRELIMINARY PLAN
LONERGAN COMMERCIAL SUBDIVISION

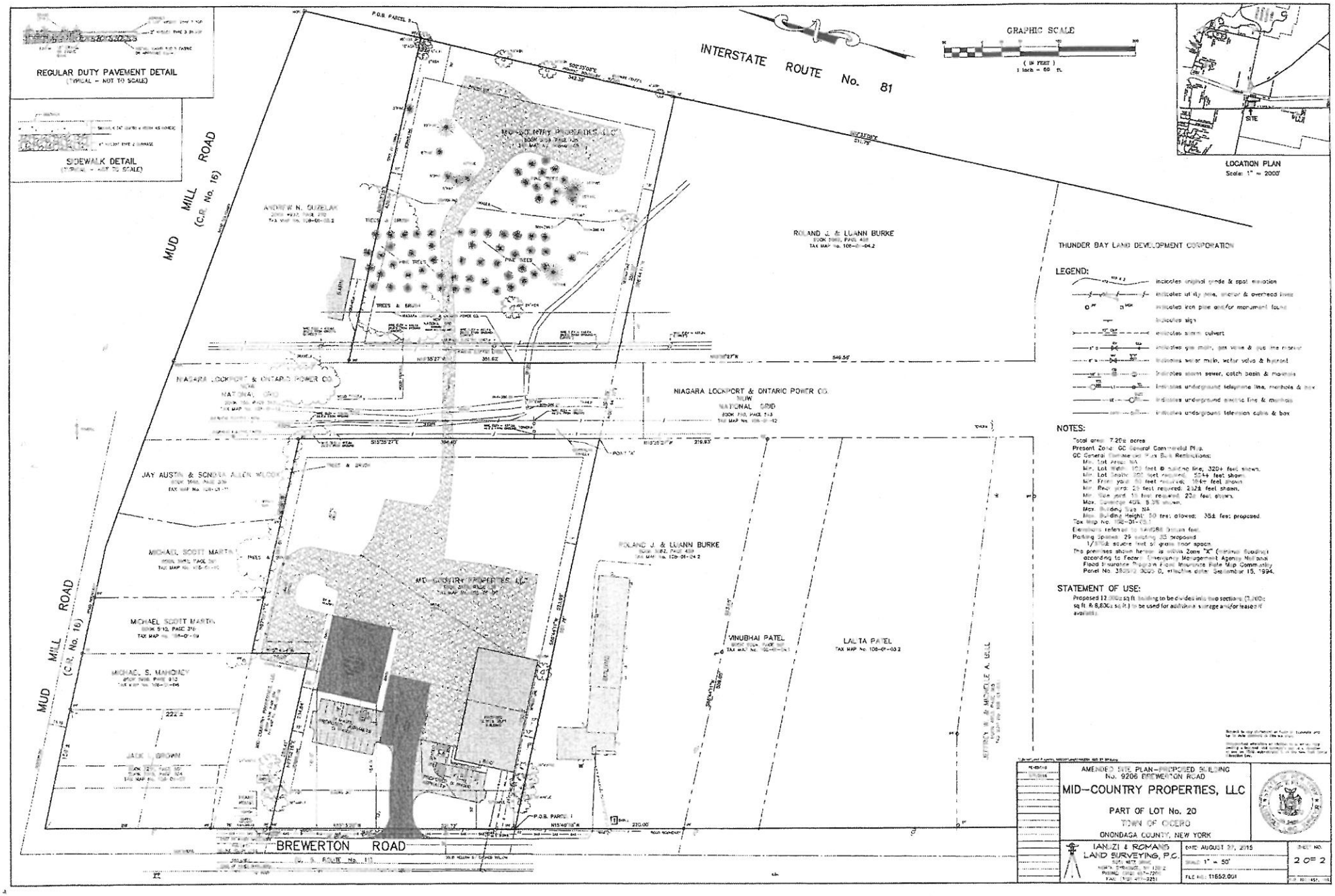
PART OF MILITARY LOT No. 29
TOWN OF CICERO
ONONDAGA COUNTY, NEW YORK

IANUZI & ROMANS LAND SURVEYING, P.C.
5251 INTZ DRIVE
NORTH SYRACUSE, NY 13212
PHONE: (315) 457-7100
FAX: (315) 457-9251

DATE: OCTOBER 4, 2013
SCALE: 1" = 100'
FILE NO.: 3442.004

SHEET No. 1 OF 1
F.B. No. 1509


LEGEND:
- FIRE HYDRANT
- OVERHEAD UTILITY WIRES
401.0' ⊕ - ELEVATION (GROUND SHOT)
- UTILITY POLE
- TREE
- PROPOSED HANDICAP PARKING
- SEPTIC VENT
EAST TAFT ROAD
CENTERLINE
OVERHEAD UTILITY WIRES
ROAD BOUNDARY
24.75'
NOW OR FORMERLY
A & J PILE DRIVING CORP.
BOOK 3922 PAGE 177
TAX PARCEL #58-02-8.1
ZONED - INDUSTRIAL
S 10°48'00" W
200.00'
#6466
1 1/2 STORY
FRAME HOUSE
TAX PARCEL #58-02-09
ZONED - INDUSTRIAL
PROPOSED SEPTIC AREA
WATER LINES
ASPHALT DRIVEWAY
GRAVEL
GAS LINES
GAS METER
PROPOSED TRAILER STORAGE AREA
PROPOSED PLOW STORAGE AREA
FRAME GARAGE
SHED
PROPOSED PARKING AREA
S 77°18'00" E
90.00'
N 77°18'00" W
90.00'
N 10°48'00" E 200.00'
NOW OR FORMERLY
J & E PILE DRIVING, INC.
BOOK 4757 PAGE 118
TAX PARCEL #58-02-8.2
ZONED - INDUSTRIAL
376.3' TO N.W. CORNER
FORMER FLORENCE MADISON
STOFFELL FARM
UTILITY POLE
ZONING:
SUBJECT PREMISES CURRENTLY ZONED
I (INDUSTRIAL DISTRICT)
FRONT - 75'
SIDE - 30'
REAR - 25'
MINIMUM LOT AREA - 20,000 sq.ft.
MAXIMUM COVERAGE - 40%
BUILDING HEIGHT - 60'
NOTES:
CONTACT INFORMATION FOR UTILITY PROVIDERS:
Metropolitan Water Board: David D'angelo 315-652-4806.
National Grid: Central / Electric: Due Voice Calls 800-21-74900 x2.
National Grid: Central / Gas: Use Voice Calls 800-267-8800 x2.
Onondaga County Water Authority: George S Germain Jr 315-455-7061.
Oneida County Rural Telephone: Peter Thomas 315-865-5201.
Onondaga County / Dept Of Wtr Environmental Protect: Onon County Dept Of Water Environment Protection 315-435-3157.
Verizon: Onondaga: Verizon (ppm Center) Stalleout Contact 315-336-9564.
SITE PLAN
PROPOSED LANDSCAPING COMPANY
No. DATE DESCRIPTION BY
1 3/22/16 CLIENT COMMENTS WJH
2 3/25/16 CLIENT COMMENTS WJH
LEHR LAND SURVEYORS
116 SALINA STREET - SUITE 6
LIVERPOOL, NEW YORK 13088
315-451-3335
lehrlandsurvey@aol.com
I HEREBY CERTIFY THAT THIS IS AN ACCURATE MAP MADE FROM AN ACTUAL SURVEY.
LICENSED LAND SURVEYOR
DOUGLAS R. LEHR
NYSLS 49220
SKETCH PLAN ON PART OF FARM LOT No.84, TOWN OF DEWITT
KNOWN AS No.6466 EAST TAFT ROAD, TOWN OF DEWITT, COUNTY OF ONONDAGA, NEW YORK
DATE: 7 MARCH 2016
SCALE: 1"=10'
DRAWN BY: WJH
REVISIONS:
DRAWING No. 15-6-101


REGULAR DUTY PAVEMENT DETAIL
(TYPICAL - NOT TO SCALE)
SIDEWALK DETAIL
(TYPICAL - NOT TO SCALE)
INTERSTATE ROUTE No. 81
GRAPHIC SCALE
(IN FEET)
1 inch = 60 ft.
LOCATION PLAN
Scale: 1" = 2000'
SITE
MUD MILL ROAD
(C.R. No. 16)
ANDREW N. GUZELAK
ROLAND J. & LUANN BURKE
NIAGARA LOCKPORT & ONTARIO POWER CO.
NOW
NATIONAL GRID
JAY AUSTIN & SONDRA ALLEN WILCOX
MICHAEL SCOTT MARTIN
MICHAEL S. MAHONEY
JACK L. BROWN
VINUBHAI PATEL
LALITA PATEL
BREWERTON ROAD
THUNDER BAY LAND DEVELOPMENT CORPORATION
LEGEND:
indicates original grade & spot elevation
indicates iron pipe and/or monument found
indicates sign
indicates storm culvert
indicates gas main, gas valve & gas line marker
indicates water main, water valve & hydrant
indicates storm sewer, catch basin & manhole
indicates underground telephone line, manhole & box
indicates underground electric line & manhole
indicates underground television cable & box
NOTES:
Total area: 7.20± acres
Present Zone: GC General Commercial Plus.
GC General Commercial Plus Bulk Restrictions:
Min. Lot Area: NA
Min. Lot Width: 100 feet @ building line; 320+ feet shown.
Min. Lot Depth: 200 feet required; 504+ feet shown.
Min. Front yard: 50 feet required; 164+ feet shown.
Min. Rear yard: 25 feet required; 232± feet shown.
Min. Side yard: 10 feet required; 23± feet shown.
Max. Coverage 40%: 5.3% shown.
Max. Building Size: NA
Max. Building Height: 50 feet allowed; 35± feet proposed.
Tax Map No. 108-01-03.1
Elevations referred to NAVD88 Datum feet.
Parking Spaces: 29 existing 35 proposed
1/370± square feet of grass floor space.
The premises shown hereon is within Zone "X" (minimal flooding) according to Federal Emergency Management Agency National Flood Insurance Program Flood Insurance Rate Map Community Panel No. 380512 0005 B, effective date: September 15, 1994.
STATEMENT OF USE:
Proposed 12,000± sq ft. building to be divided into two sections (3,200± sq ft. & 8,800± sq ft.) to be used for additional storage and/or leased if available.
AMENDED SITE PLAN-PROPOSED BUILDING
No. 9206 BREWERTON ROAD
MID-COUNTRY PROPERTIES, LLC
PART OF LOT No. 20
TOWN OF CICERO
ONONDAGA COUNTY, NEW YORK
IANUZI & ROMANS
LAND SURVEYING, P.C.
DATE: AUGUST 27, 2015
SCALE: 1" = 50'
FILE NO.: 11652.001
SHEET NO.
2 OF 2