

MINOR SITE PLAN PROPOSED LOADING DOCK FOR 315 ENTERPRISE DRIVE

BLOCK 2001; LOT 27
PLAINSBORO TOWNSHIP, MIDDLESEX COUNTY, NJ

PREPARED BY
ENGINEERING & LAND PLANNING ASSOCIATES, INC.

140 WEST MAIN STREET, HIGH BRIDGE, NEW JERSEY 08829

IMPERVIOUS COVER CALCULATIONS					
EX. ITEM	EXISTING COVERAGE (S.F.)	PERCENTAGE (%)	PROP. ITEM	PROPOSED COVERAGE (S.F.)	PERCENTAGE (%)
BUILDING	29,397 S.F.	22.07%	BUILDING	29,397 S.F.	22.07%
ASPHALT DRIVEWAY & PARKING LOT	45,173 S.F.	33.91%	ASPHALT DRIVEWAY & PARKING LOT	46,018 S.F.	34.55%
CONCRETE	4,976 S.F.	3.74%	CONCRETE	5,217 S.F.	3.92%
TOTAL	79,546 S.F.	59.72%	TOTAL	81,016 S.F.	60.54%

200 FT PROPERTY OWNERS' LIST			
BLOCK	LOT	PROPERTY OWNER	ADDRESS
2011	5	ROGERS, EDWARD JR & TARA	8 WARREN STREET PLAINSBORO, NJ 08536
2011	6	DEMEO, ANTHONY R & ANNE MARIE	10 WARREN STREET PLAINSBORO, NJ 08536
2011	7	ROGINSKY, ABRAM & TANYA	12 WARREN STREET PLAINSBORO, NJ 08536
2011	8	KRAUSKOPF, LEONARD & JOAN	14 WARREN STREET PLAINSBORO, NJ 08536
2011	9	CAI, JANE Y	16 WARREN ST PLAINSBORO, NJ 08536
2011	10	SIKORSKAS, ANN	18 WARREN ST PLAINSBORO, NJ 08536
2011	11	GU, ZHEMING & HUO, MEI	20 WARREN STREET PLAINSBORO, NJ 08536
2011	12	FERRISE, JOSEPH R & ELLEN	22 WARREN ST PLAINSBORO, NJ 08536
2011	13	ZOU, RONG & XU, CONGWEI	24 WARREN ST PLAINSBORO, NJ 08536
2011	14	JOHNSON, ROSELLA	26 WARREN STREET PLAINSBORO, NJ 08536
2011	15	PAGEL, KAREN J-T TRUSTEE	6731 COLUMBIA AVE LAKE WORTH, FL 33467
2011	16	MISTRY, AVINASH	30 WARREN ST PLAINSBORO, NJ 08536
2001	25	TLG ENTERPRISE DRIVE LG LLC	5014 16TH AVE STE 2 BROOKLYN, NY 11204
2001	26	METROHM SPECTRO INC	5014 16TH AVE STE 2 BROOKLYN, NY 11204
2001	28	VILLAS @ CRANBURY BROOK HOA	300 MIDDLESEX BOULEVARD PLAINSBORO, NJ 08536
2001	29	TOWNSHIP OF PLAINSBORO	641 PLAINSBORO ROAD PLAINSBORO, NJ 08536

NOTE:

1. NOTICES TO BE SERVED FROM CERTIFIED LIST OF PROPERTY OWNERS OBTAINED FROM TOWNSHIP

PLAN INDEX	
SHEET No.	TITLE
1.	COVER SHEET
2.	EXISTING CONDITIONS PLAN
3.	SITE, GRADING, & DRAINAGE PLAN
4A.	WB-62 TURNING PLAN
4B.	WB-62 TURNING PLAN
5.	WB-40 TURNING PLAN
6.	SU-40 TURNING PLAN
7.	FIRE TRUCK TURNING PLAN
8.	LOADING DOCK ELEVATION
9.	CONSTRUCTION DETAILS
10.	CONSTRUCTION DETAILS

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140 WEST MAIN STREET HIGH BRIDGE, NJ 08829
PH. 908-238-0544 FAX. 908-238-9572
A PROFESSIONAL ASSOCIATION
CERTIFICATE OF AUTHORIZATION NO.: 24GA28021500 EXP. 8/31/2024

4	REVISIONS PER P & Z COMMENTS	JMK	02/24/23
3	REVISIONS PER P & Z COMMENTS	JMK	02/08/23
2	REVISIONS PER TOWNSHIP COMMENTS	DNH	12/20/22
1	REVISIONS PER TOWNSHIP COMMENTS	DNH	11/16/22
NO.	REVISION	BY	DATE

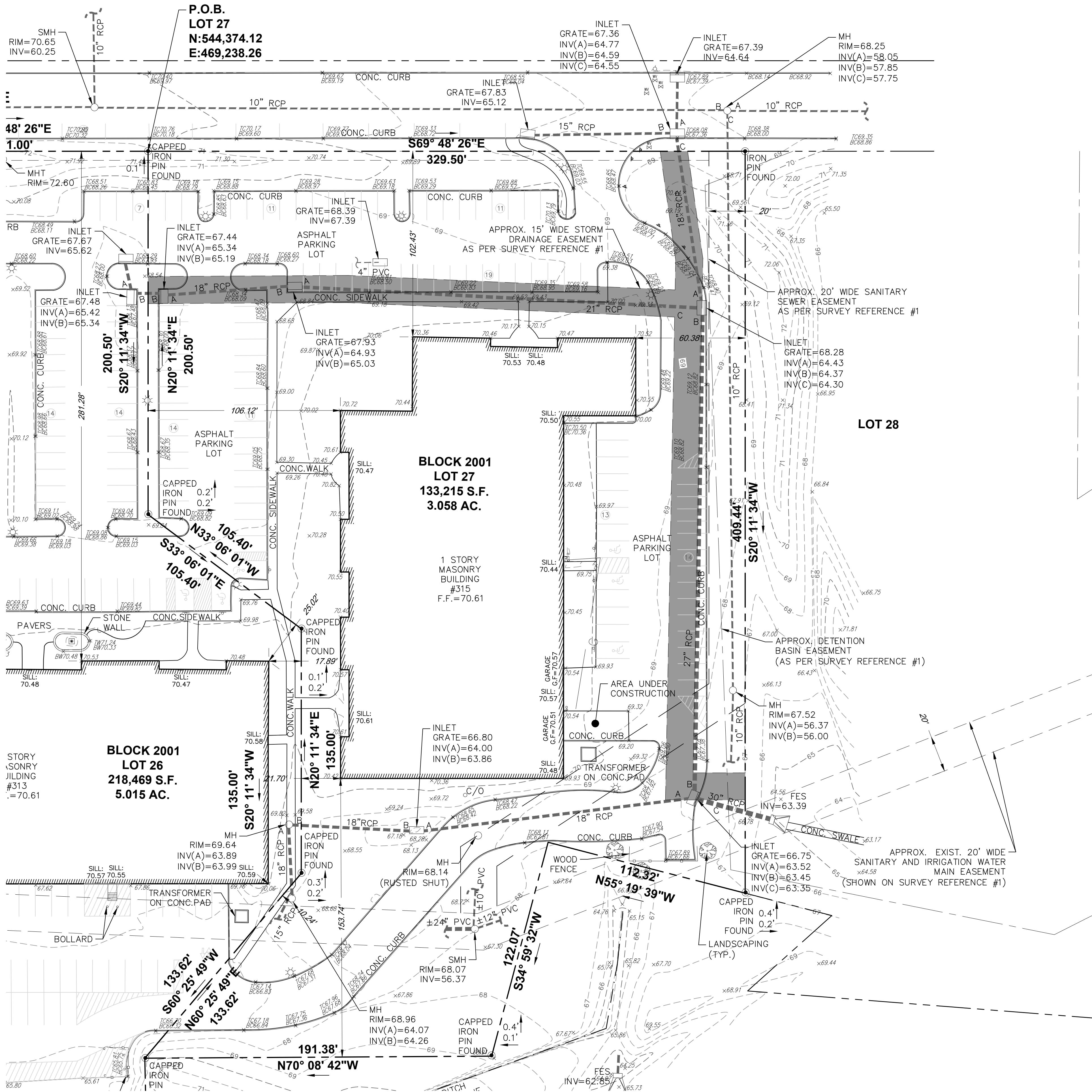
02/24/2023
DATE
KELLEY F. O'SUCH
PROFESIONAL ENGINEER
N.J. P.E. NO. 24GE05441900

PROJECT:
315 ENTERPRISE DRIVE
BLOCK 2001; LOT 27
PLAINSBORO TOWNSHIP

MIDDLESEX COUNTY NEW JERSEY

TITLE:
COVER SHEET

JOB NO.:	0222011	DRAWING NO.:	1
SCALE:	N.T.S.		
DESIGNED:	JMK		
CHECKED:	KFO		
FILENAME:	01_COVER.DWG		
DATE:	10/14/2022		

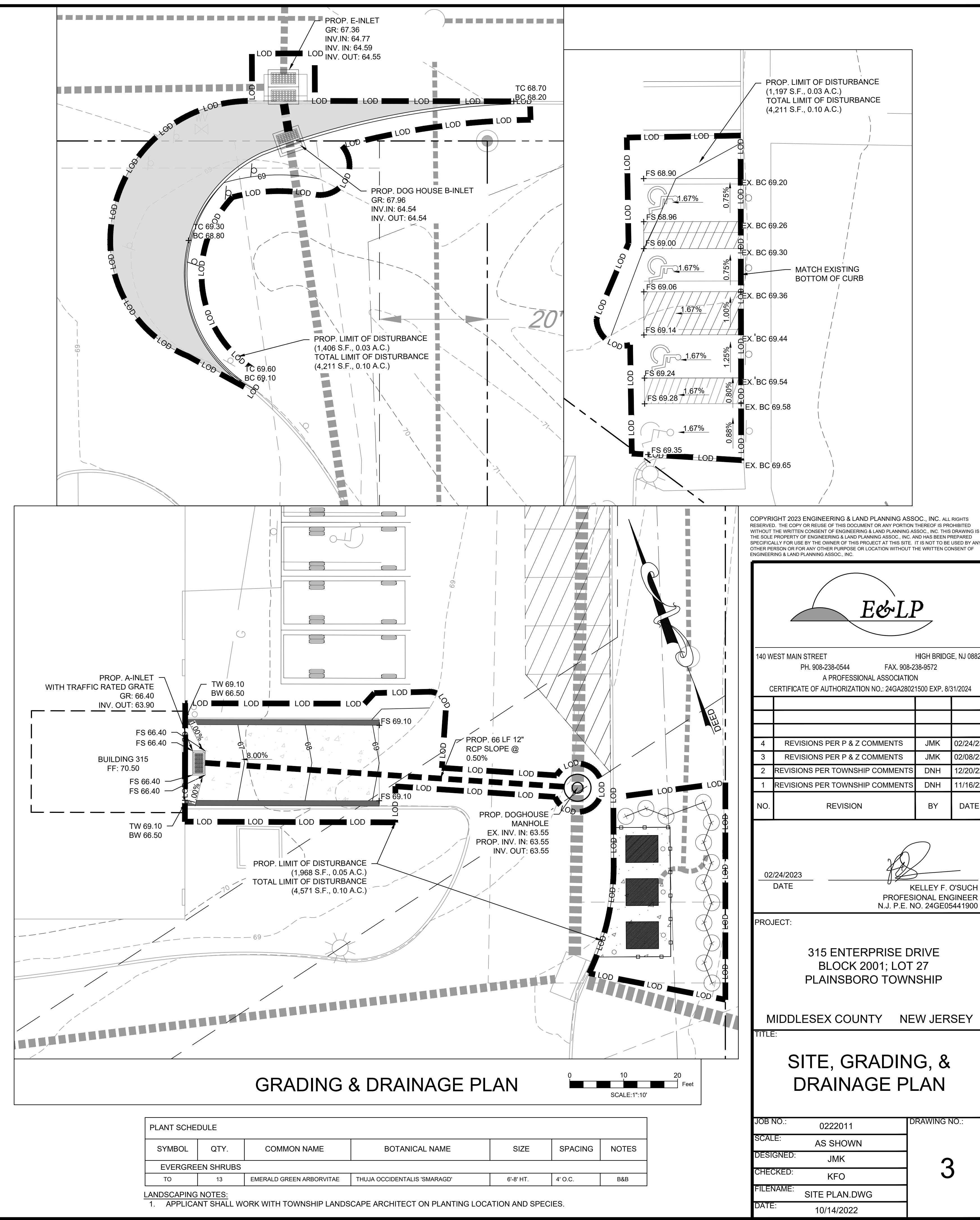
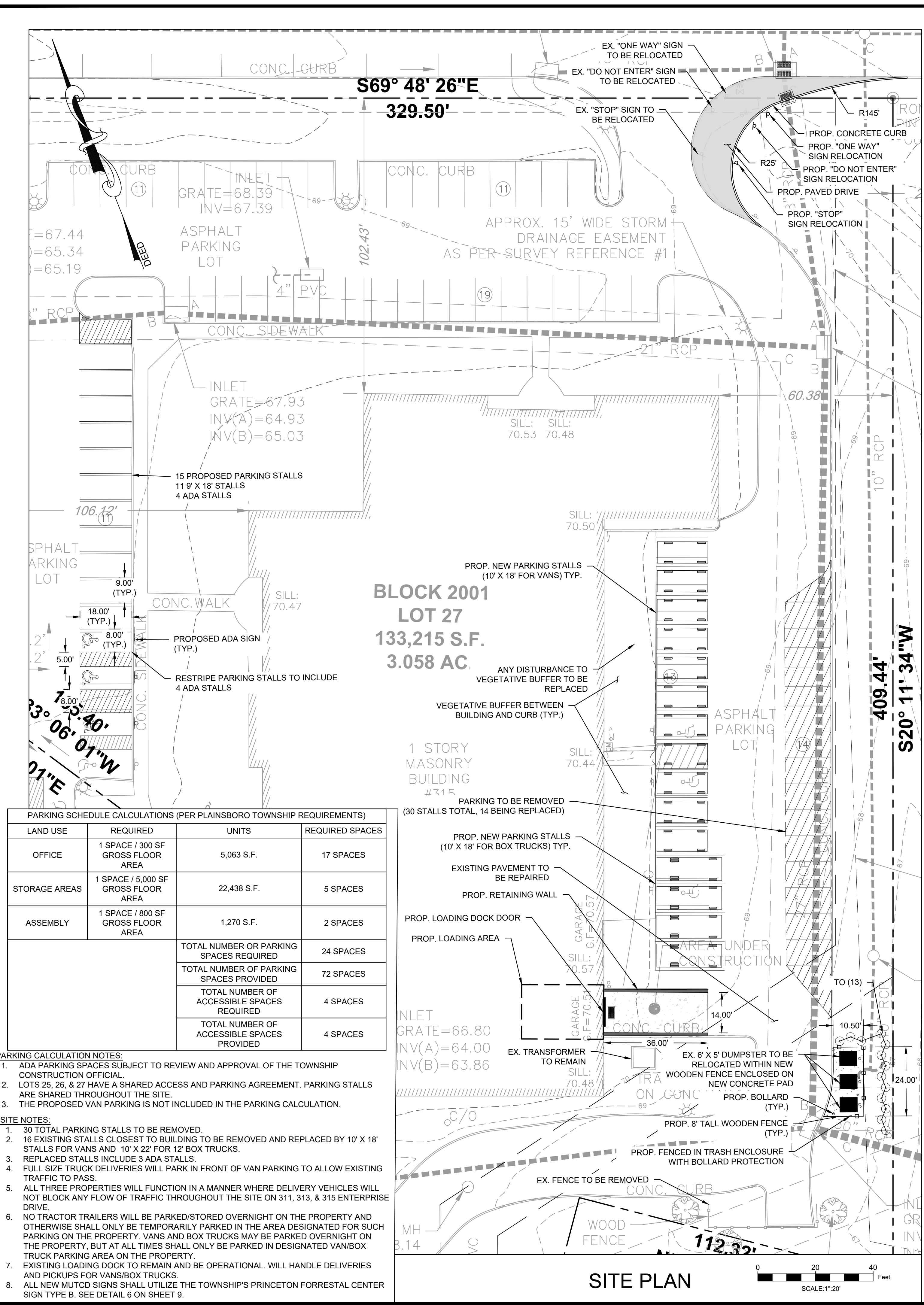


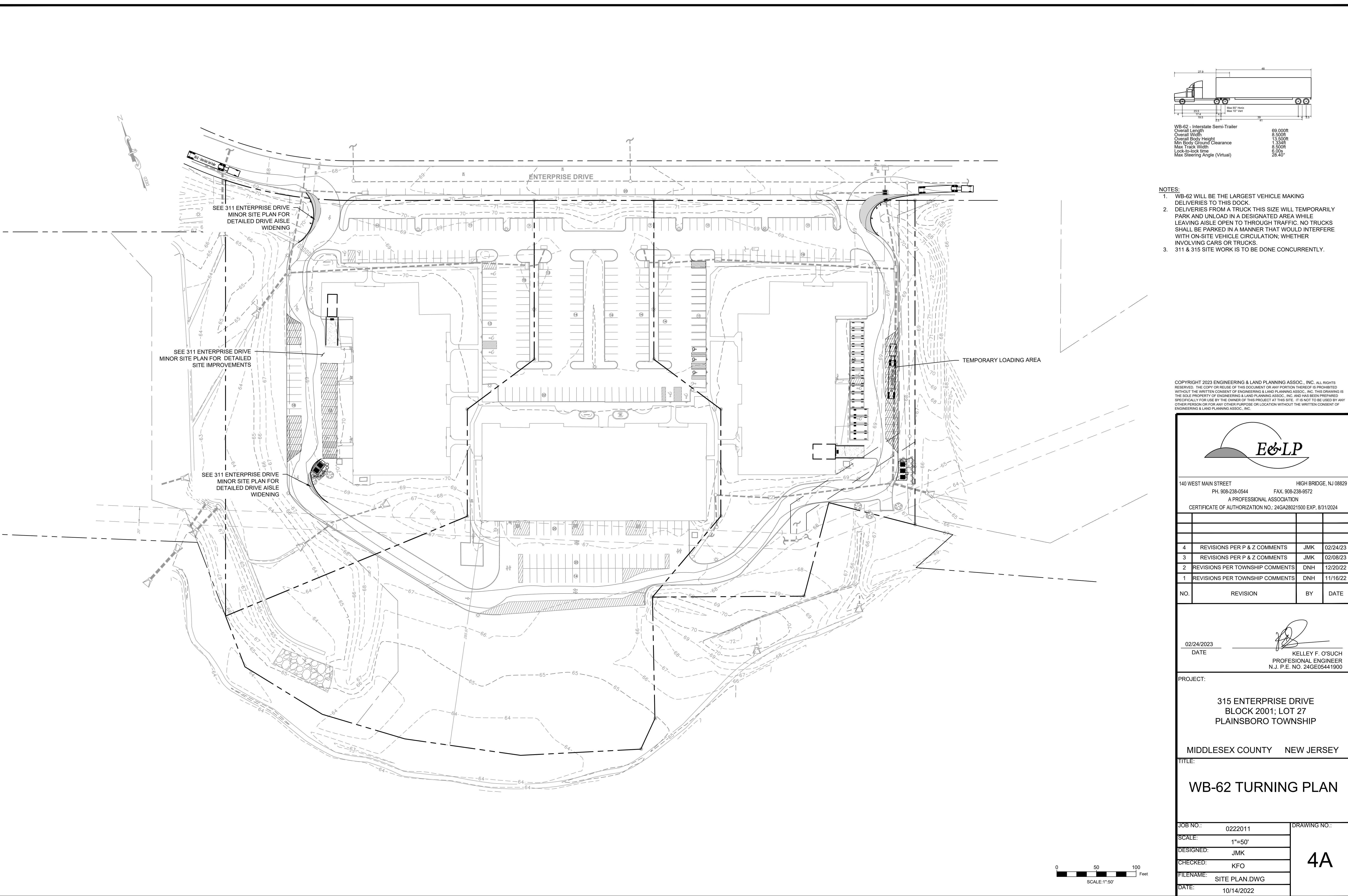
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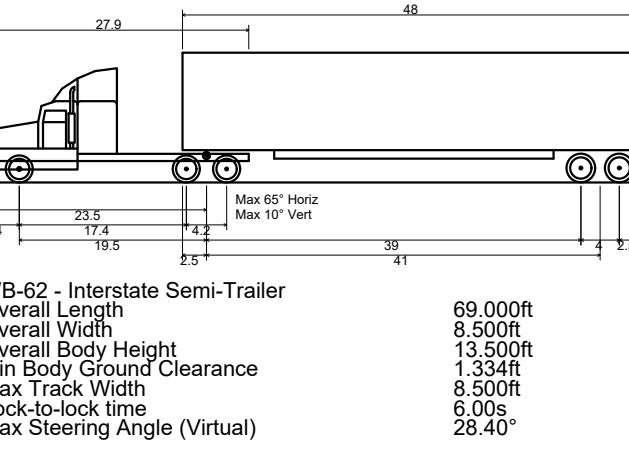
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A PROFESSIONAL CORPORATION
CERTIFICATE OF AUTHORIZATION NO.: 24GA28021500 EXP. 8/31/2024

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4	REVISIONS PER P & Z COMMENTS	JMK	02/24/23
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2	REVISIONS PER TOWNSHIP COMMENTS	DNH	12/20/22
1	REVISIONS PER TOWNSHIP COMMENTS	DNH	11/16/22
02/24/2023 DATE KELLEY F. O'SUICH PROFESSIONAL ENGINEER N.J. P.E. NO. 24GE05441900			
PROJECT: 315 ENTERPRISE DRIVE BLOCK 2001; LOT 27 PLAINSBORO TOWNSHIP			
MIDDLESEX COUNTY NEW JERSEY			
TITLE: EXISTING CONDITIONS PLAN			
JOB NO.: 0222011		DRAWING NO.: 2	
SCALE: 1"=30'			
DESIGNED: JMK			
CHECKED: KFO			
FILENAME: EX. CONDITIONS PLAN.DWG			
DATE: 10/14/2022			



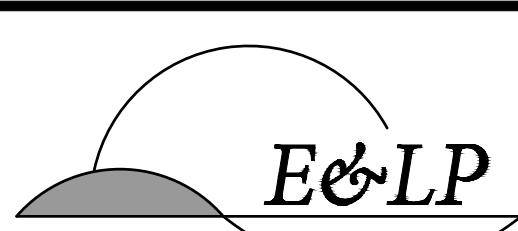




NOTES:

- WB-62 WILL BE THE LARGEST VEHICLE MAKING DELIVERIES TO THIS DOCUMENT.
- DELIVERIES FROM A TRUCK THIS SIZE WILL TEMPORARILY PARK AND UNLOAD IN A DESIGNATED AREA WHILE LEAVING AISLE OPEN TO THROUGH TRAFFIC. NO TRUCKS SHALL BE PARKED IN A MANNER THAT WOULD INTERFERE WITH ON-SITE VEHICLE CIRCULATION; WHETHER INVOLVING CARS OR TRUCKS.
- 311 & 315 SITE WORK IS TO BE DONE CONCURRENTLY.

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PROJECT:
315 ENTERPRISE DRIVE
BLOCK 2001; LOT 27
PLAINSBORO TOWNSHIP

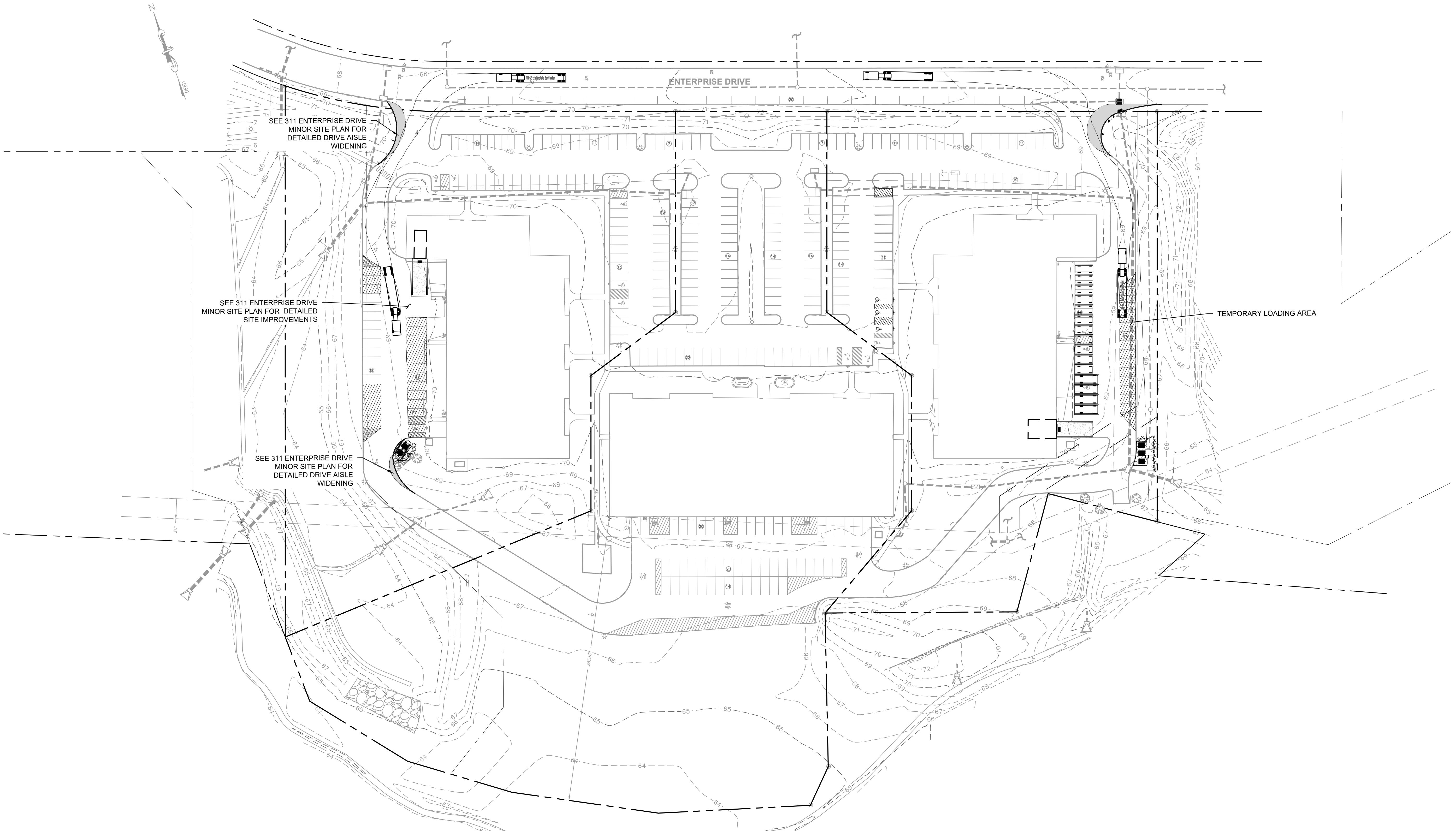
MIDDLESEX COUNTY NEW JERSEY

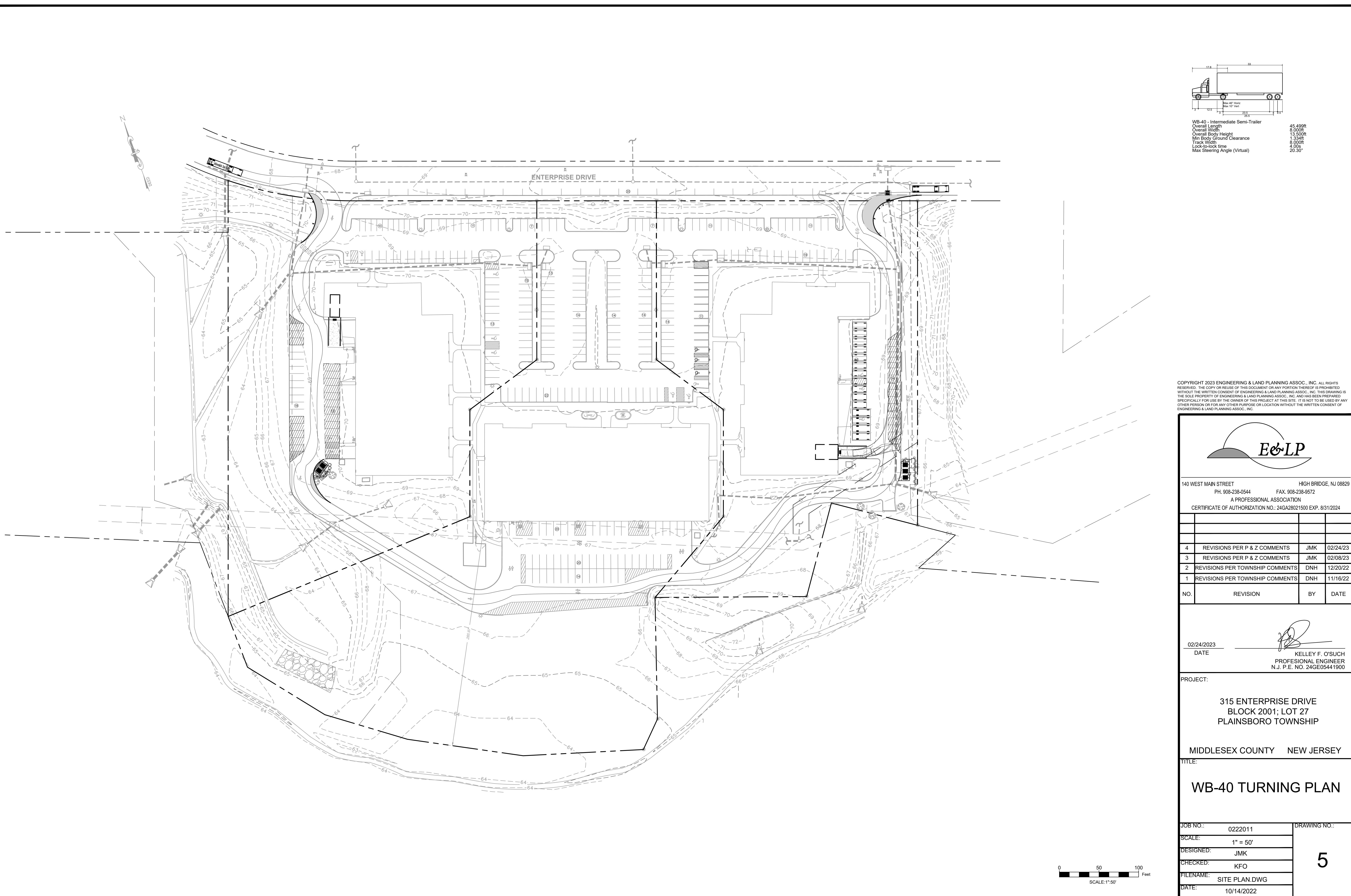
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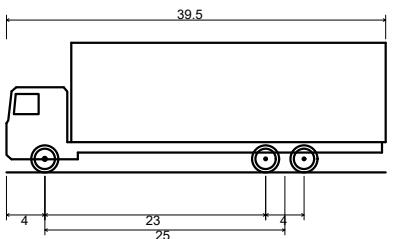
WB-62 TURNING PLAN

JOB NO.:	0222011	DRAWING NO.:	4B
SCALE:	1"=50'		
DESIGNED:	JMK		
CHECKED:	KFO		
FILENAME:	SITE PLAN.DWG		
DATE:	10/14/2022		

0 50 100
Feet
SCALE: 1"-50"

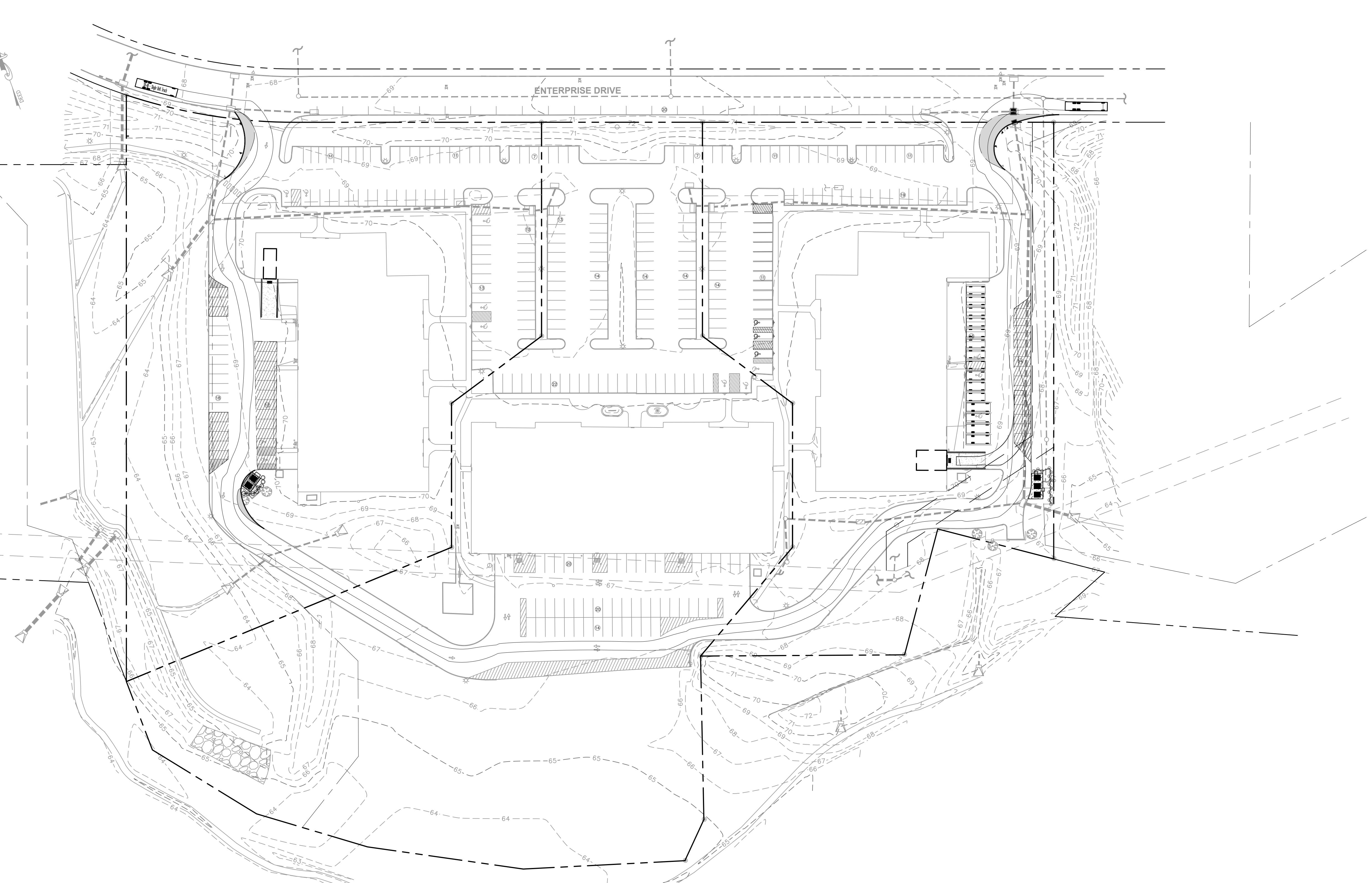




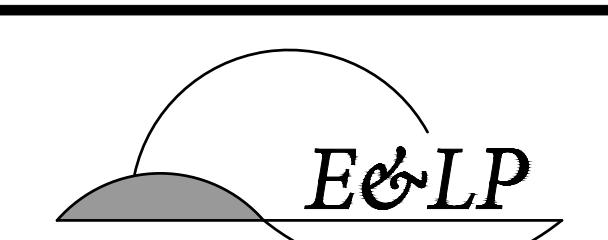


SU-40 Single Unit Truck
Overall Length
39.500ft
Overall Body Height
13.500ft
Min Body Ground Clearance
1.367ft
Tire
8.000ft
Lock-to-lock time
5.00s
Max Steering Angle (Virtual)
31.80°

NOTES:
 1. THIS IS THE PRIMARY VEHICLE SIZE THAT WILL
DELIVERY TO THE SITE.
 2. WILL MAKE MULTIPLE DELIVERIES PER WEEK.



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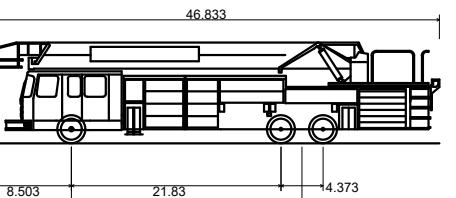
PROJECT:
315 ENTERPRISE DRIVE
BLOCK 2001; LOT 27
PLAINSBORO TOWNSHIP

MIDDLESEX COUNTY NEW JERSEY
TITLE:

SU-40 TURNING PLAN

JOB NO.:	0222011	DRAWING NO.:	6
SCALE:	1" = 50'		
DESIGNED:	JMK		
CHECKED:	KFO		
FILENAME:	SITE PLAN.DWG		
DATE:	10/14/2022		

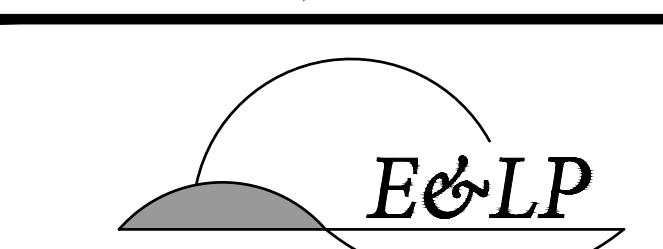
0 50 100
Feet
SCALE: 1"=50'



Fire Truck - Tower
 Overall Length 46.833'
 Overall Width 8.330'
 Overall Body Height 10.489'
 Min. Ground Clearance 0.938'
 Track Width 8.330'
 Lock-to-lock time 4.00s
 Wall-to-Wall Turning Radius 48.500'

NOTE:
 1. FIRE TRUCK TURNING TEMPLATE OBTAINED FROM
 PLAINSBORO TOWNSHIP FIRE OFFICIAL

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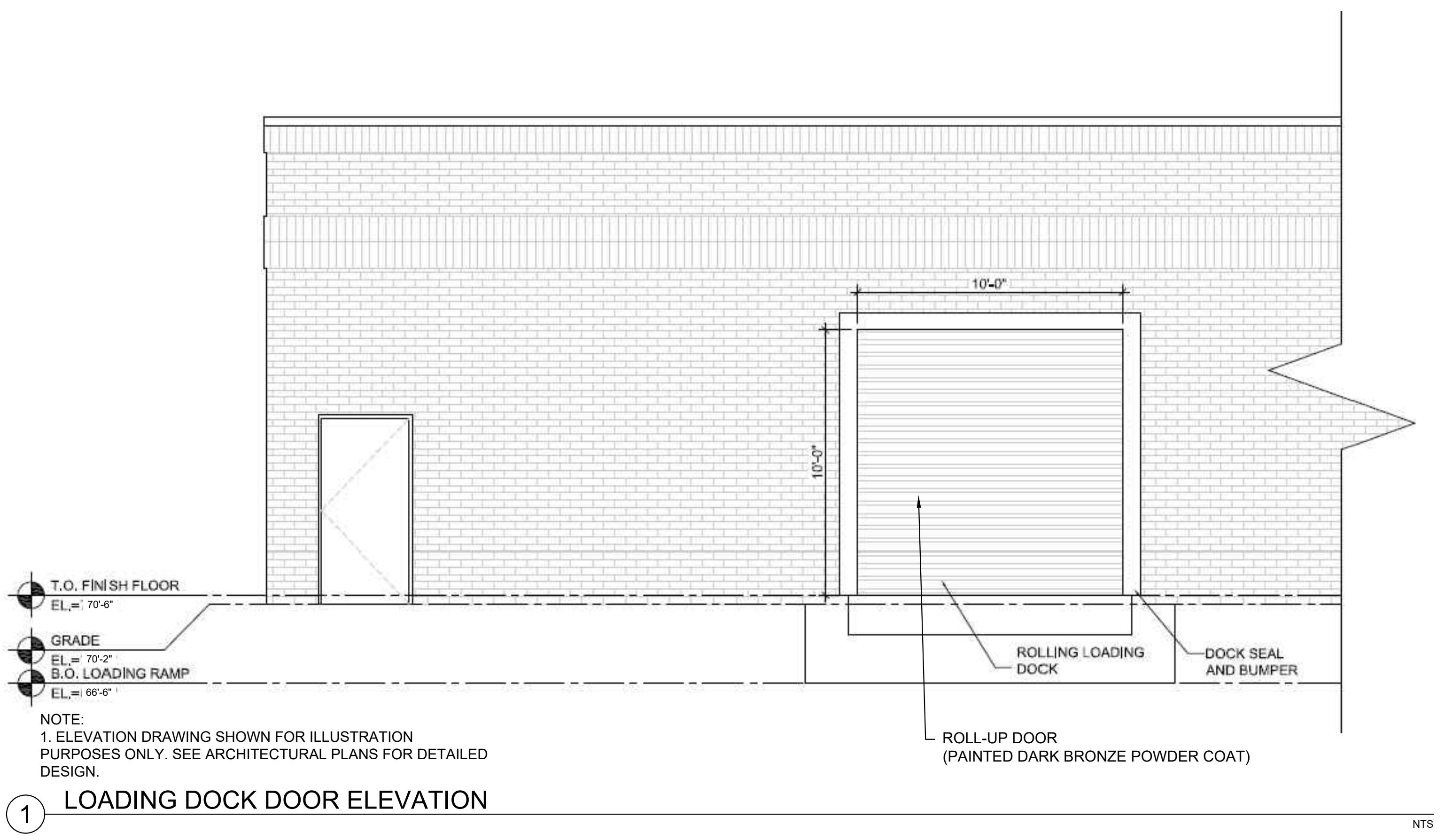
PROJECT:
 315 ENTERPRISE DRIVE
 BLOCK 2001; LOT 27
 PLAINSBORO TOWNSHIP

MIDDLESEX COUNTY NEW JERSEY

TITLE:
**FIRE TRUCK TURNING
 PLAN**

JOB NO.:	0222011	DRAWING NO.:	7
SCALE:	1" = 50'		
DESIGNED:	JMK		
CHECKED:	KFO		
FILENAME:	SITE PLAN.DWG		
DATE:	10/14/2022		

0 50 100
 SCALE: 1"=50' Feet



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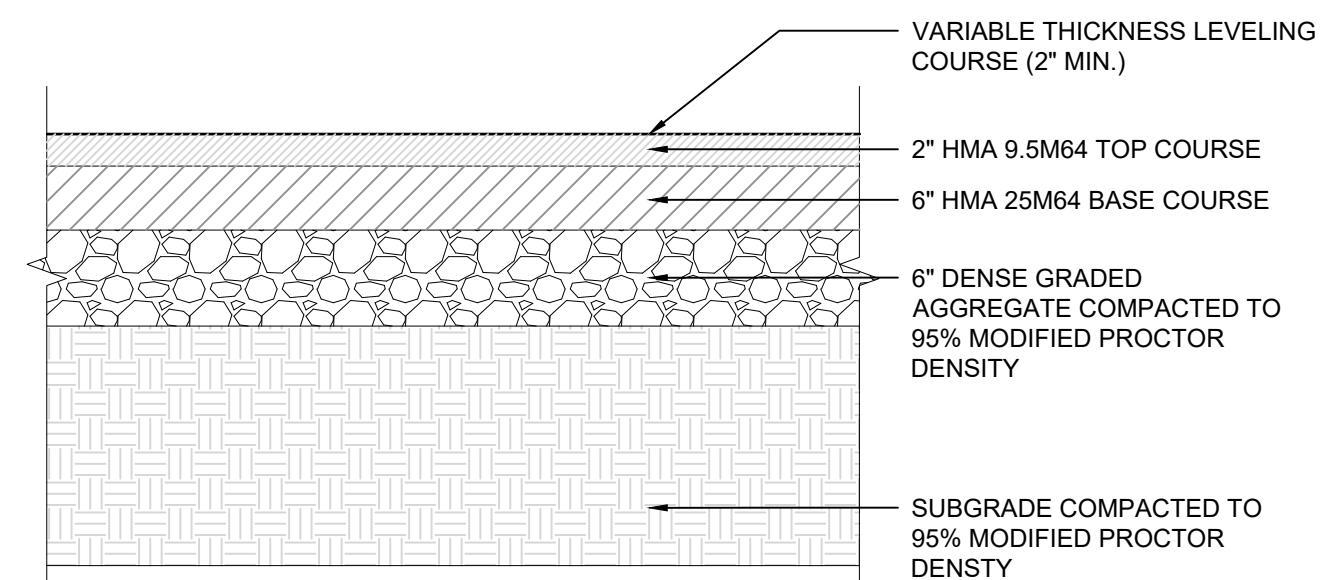
PROJECT:

315 ENTERPRISE DRIVE
BLOCK 2001; LOT 27
PLAINSBORO TOWNSHIP

MIDDLESEX COUNTY NEW JERSEY

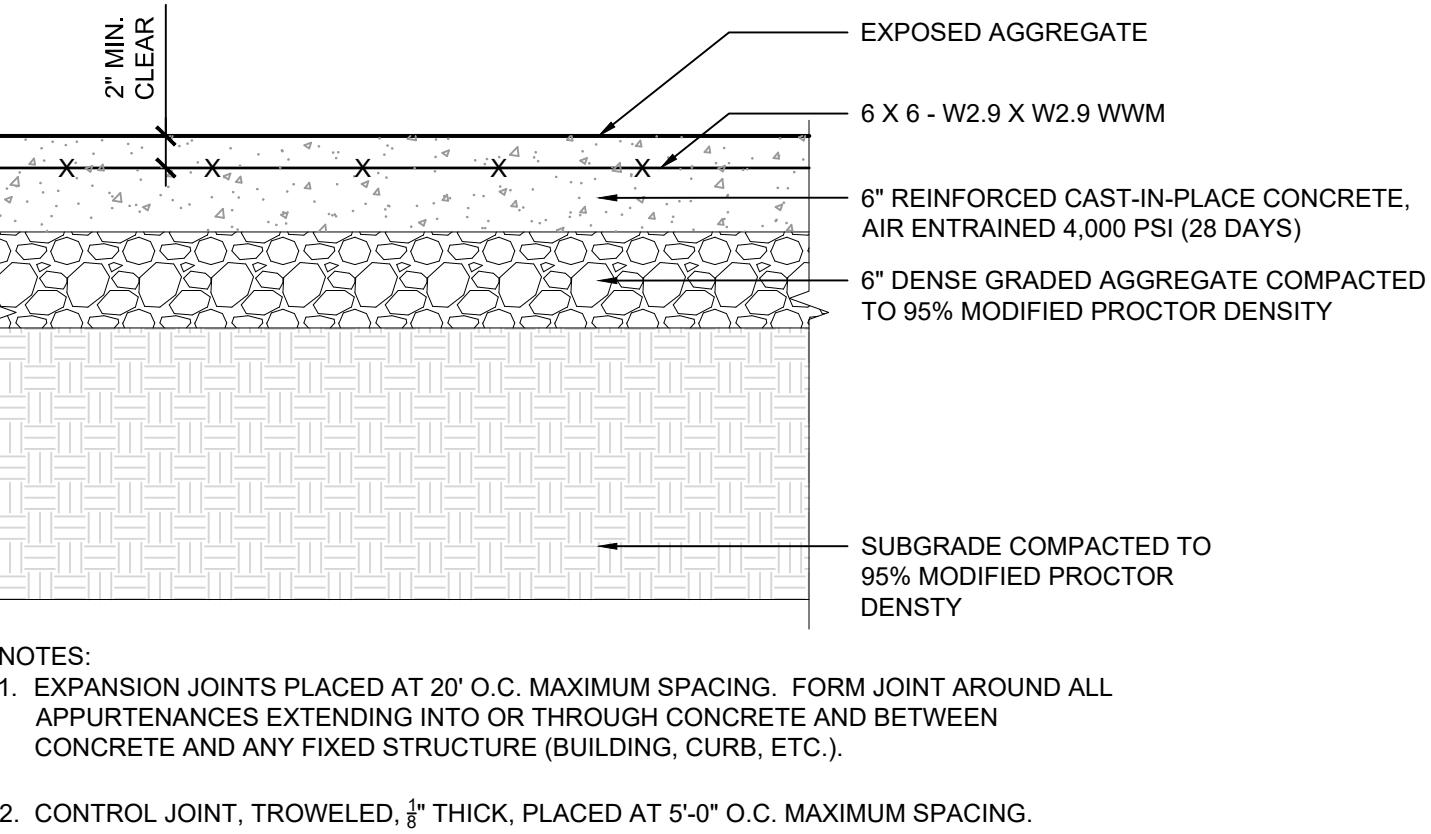
TITLE:
LOADING DOCK ELEVATION

JOB NO.:	0222011	DRAWING NO.:	8
SCALE:	AS SHOWN		
DESIGNED:	JMK		
CHECKED:	KFO		
FILENAME:	CONSTRUCTION DETAILS.DWG		
DATE:	10/14/2022		

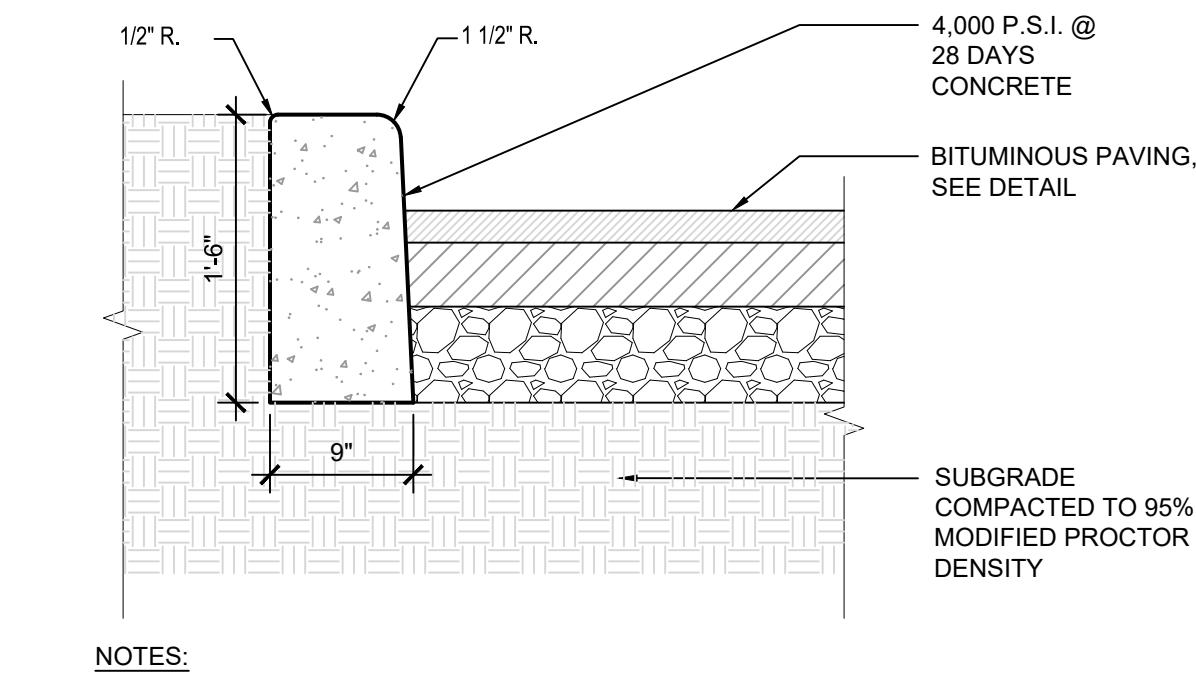


1 ASPHALT PAVEMENT DETAIL

NTS



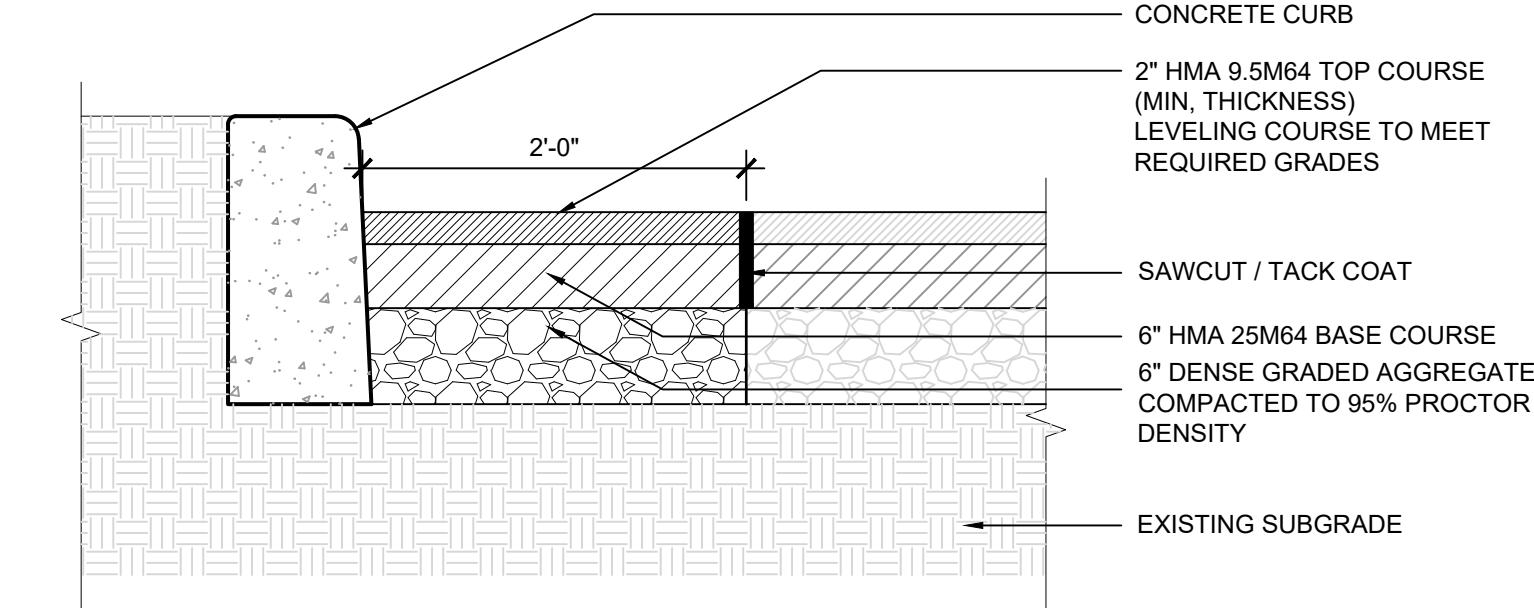
2 VEHICULAR CONCRETE PAVEMENT DETAIL



3 CONCRETE CURB DETAIL

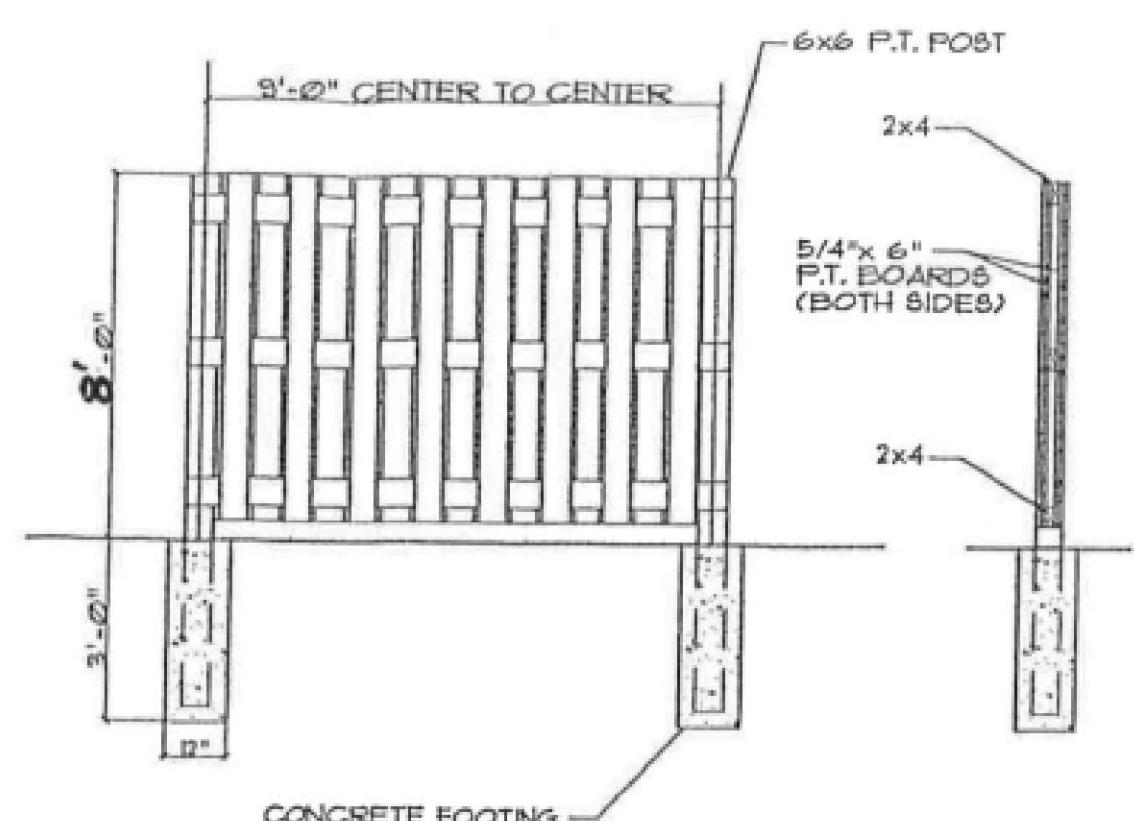
NOTES:

1. WHEN NEW CURB (OR CURB & GUTTER) IS CONSTRUCTED ALONG AN EXISTING PAVED AREA, THE EXISTING PAVEMENT SHALL BE CUT IN A STRAIGHT LINE WITH A WET SAW BLADE AT ALL TIMES AND THE NEW PAVEMENT SHALL BE TACKED AND BUTTED TO EXISTING PAVEMENT.
2. TRANSVERSE JOINTS 1/2" WIDE SHALL BE INSTALLED IN THE CURB (OR CURB AND GUTTER) 20'-0" APART AND SHALL BE FILLED WITH PRE-FORMED BITUMINOUS IMPREGNATED FIBER JOINT FILLER, COMPLYING WITH THE REQUIREMENTS OF A.A.S.H.T.O. SPEC. M-213, RECESSED IN FROM FRONT FACE AND TOP OF CURB.



4 ASPHALT REPAIR DETAIL

NTS

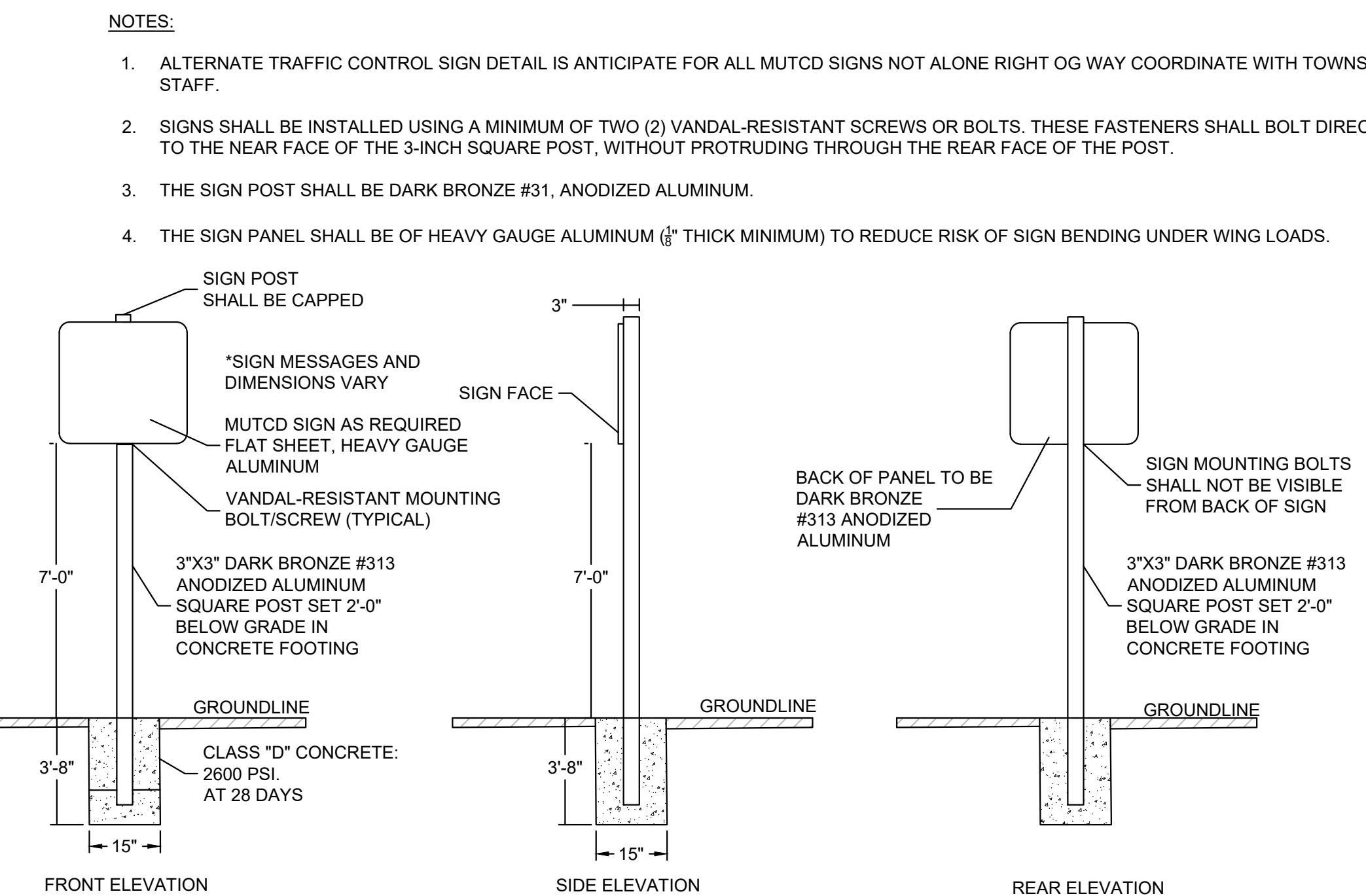


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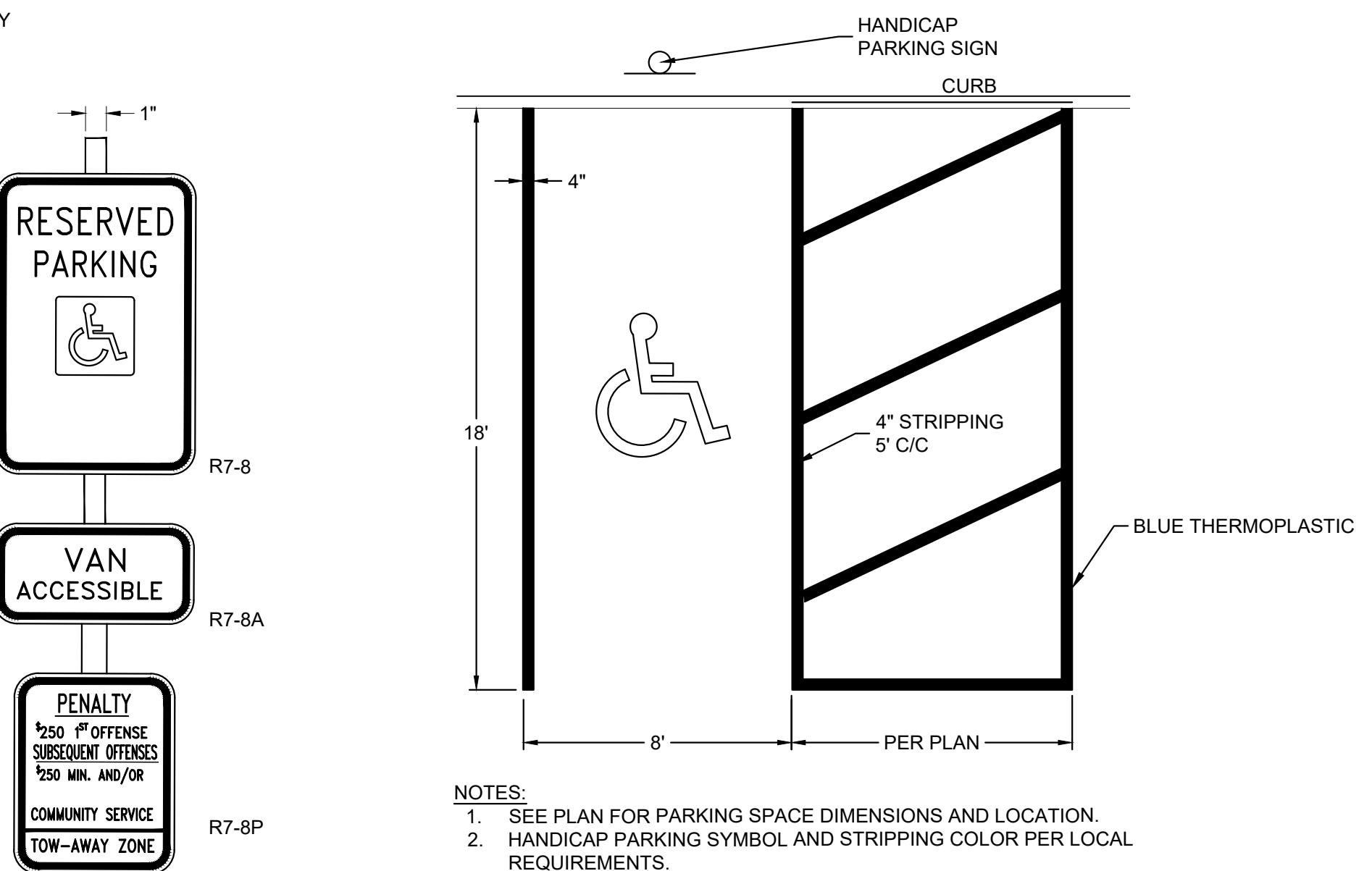
1. ALL WOOD TO BE TOP QUALITY PRESSURE TREATED LUMBER, TO BE STAINED NOT PAINTED.
2. ALL NAILS TO BE HOT DIPPED GALVANIZED.

5 WOOD FENCE DUMPSTER ENCLOSURE DETAIL

NTS

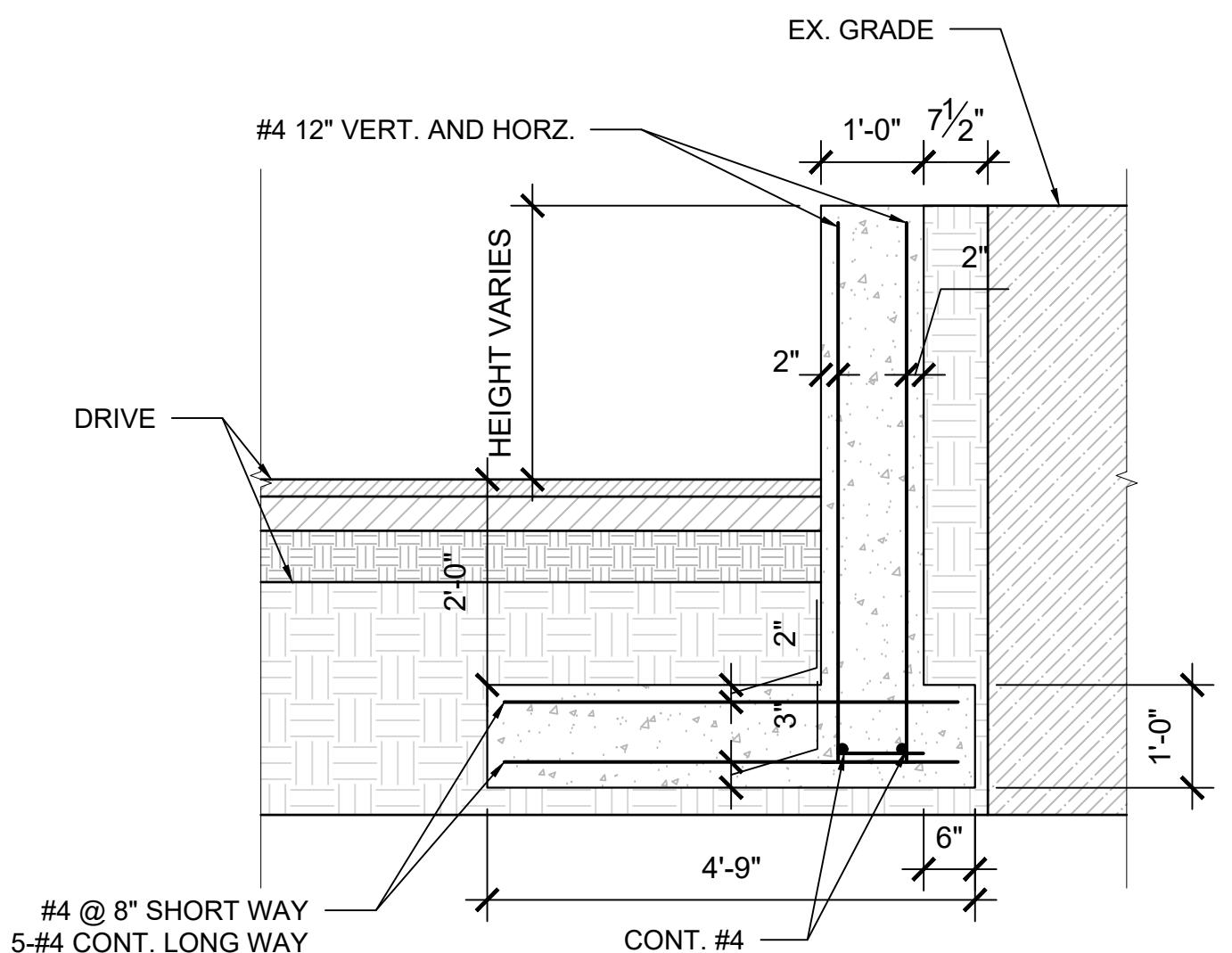


6 PFC TRAFFIC CONTROL SIGN (SIGN "B") DETAIL



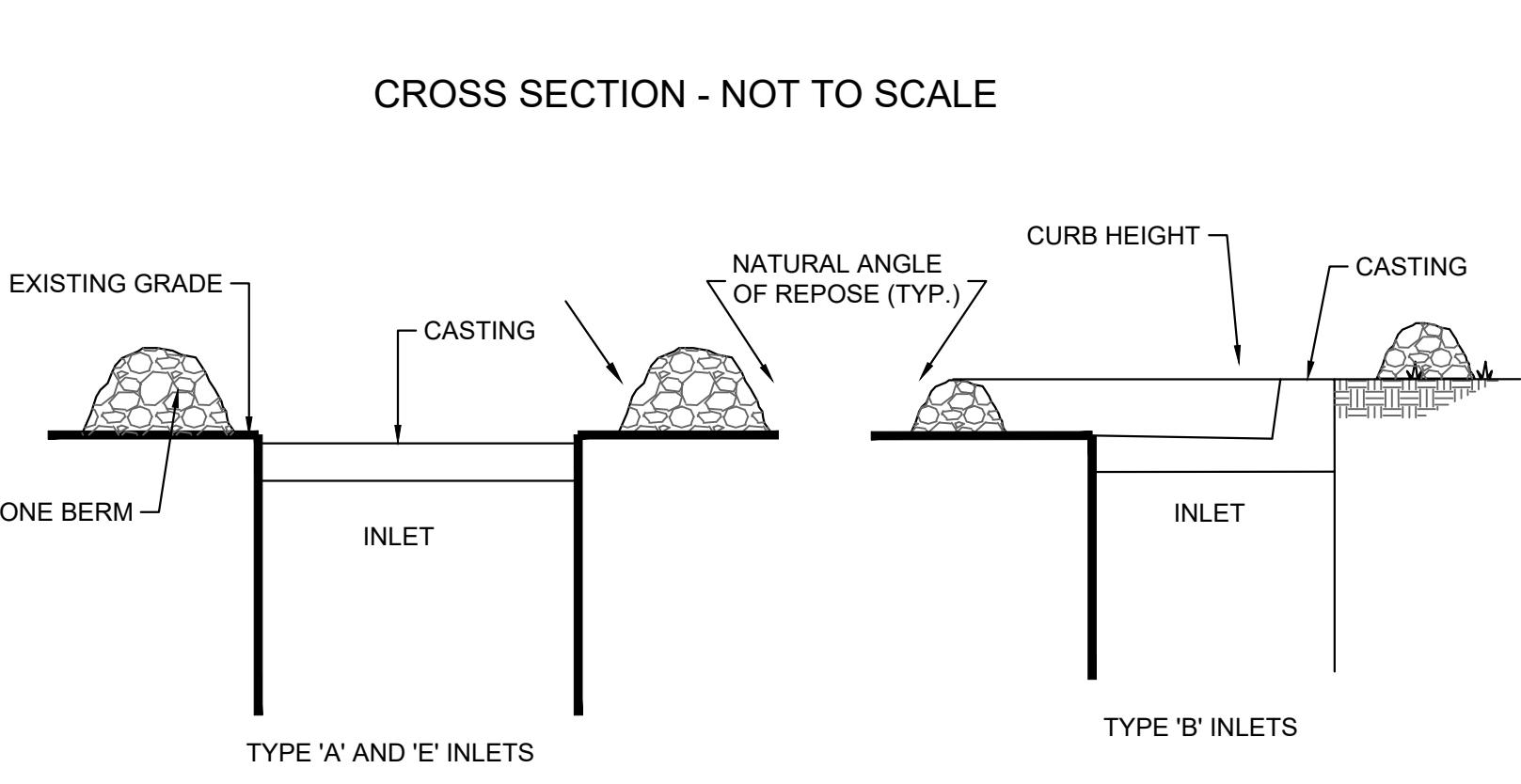
7 HANDICAP PARKING STALL DETAIL

NTS

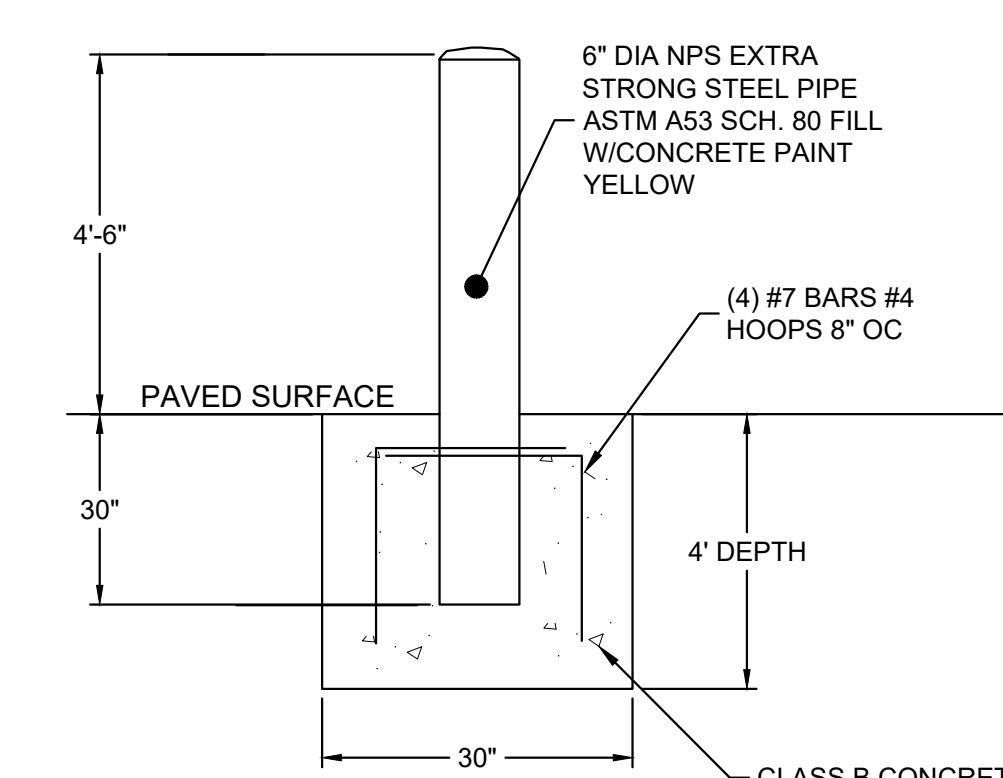
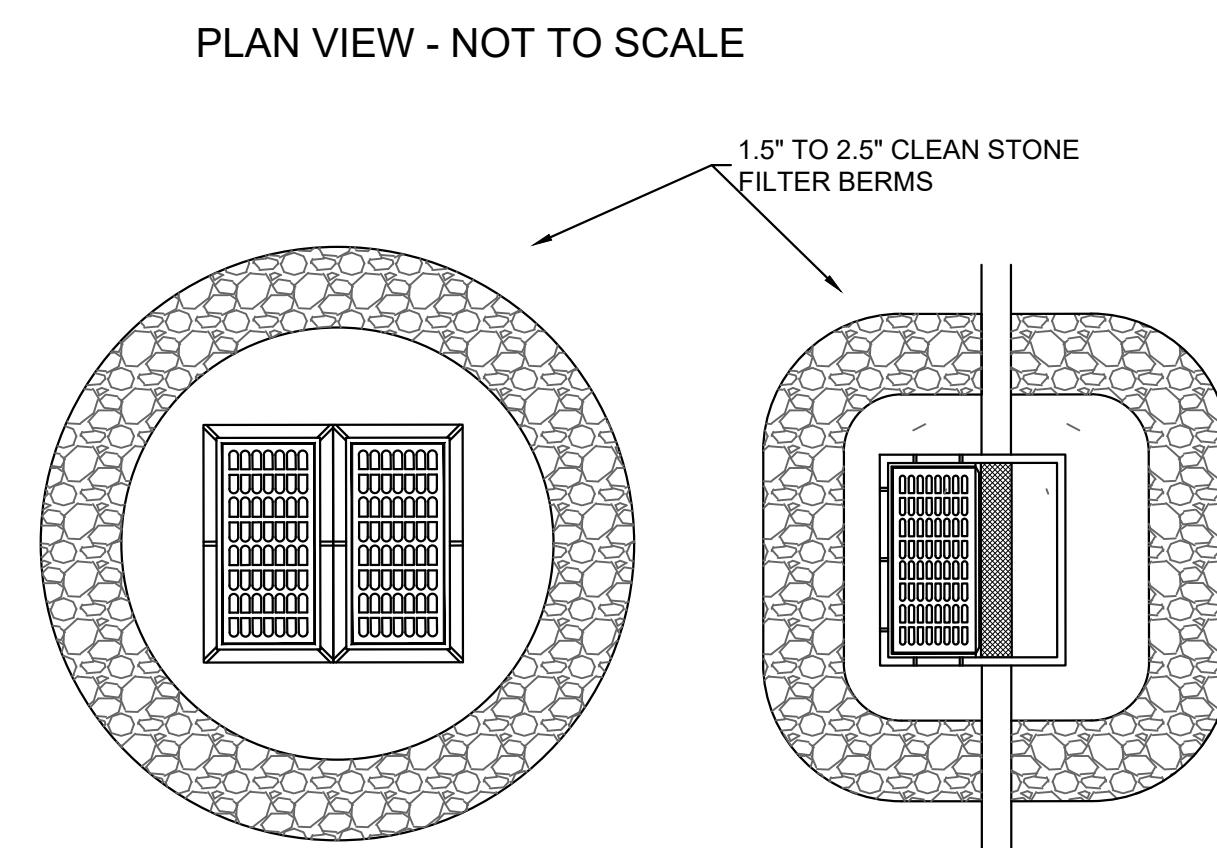


8 CONCRETE RETAINING WALL

NTS



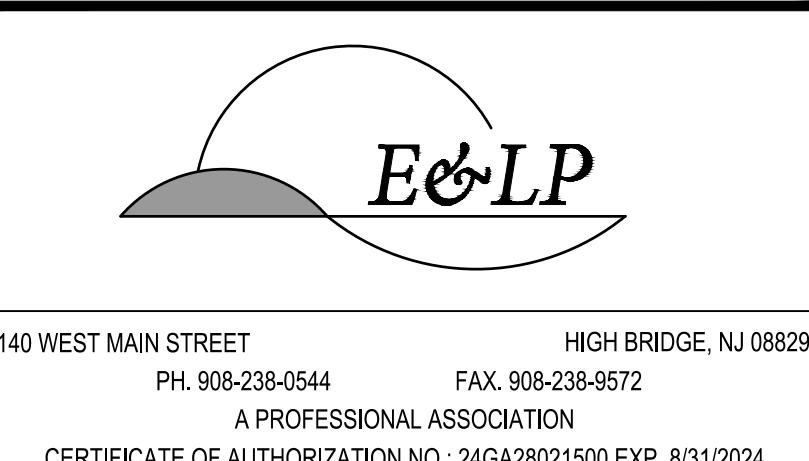
9 INLET PROTECTION DETAIL



11 6" BOLLARD DETAIL

NTS

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4	REVISIONS PER P & Z COMMENTS	JMK	02/24/23
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2	REVISIONS PER TOWNSHIP COMMENTS	DNH	12/20/22
1	REVISIONS PER TOWNSHIP COMMENTS	DNH	11/16/22

NO. REVISION BY DATE

02/24/2023
DATE
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N.J. P.E. NO. 24G05441900

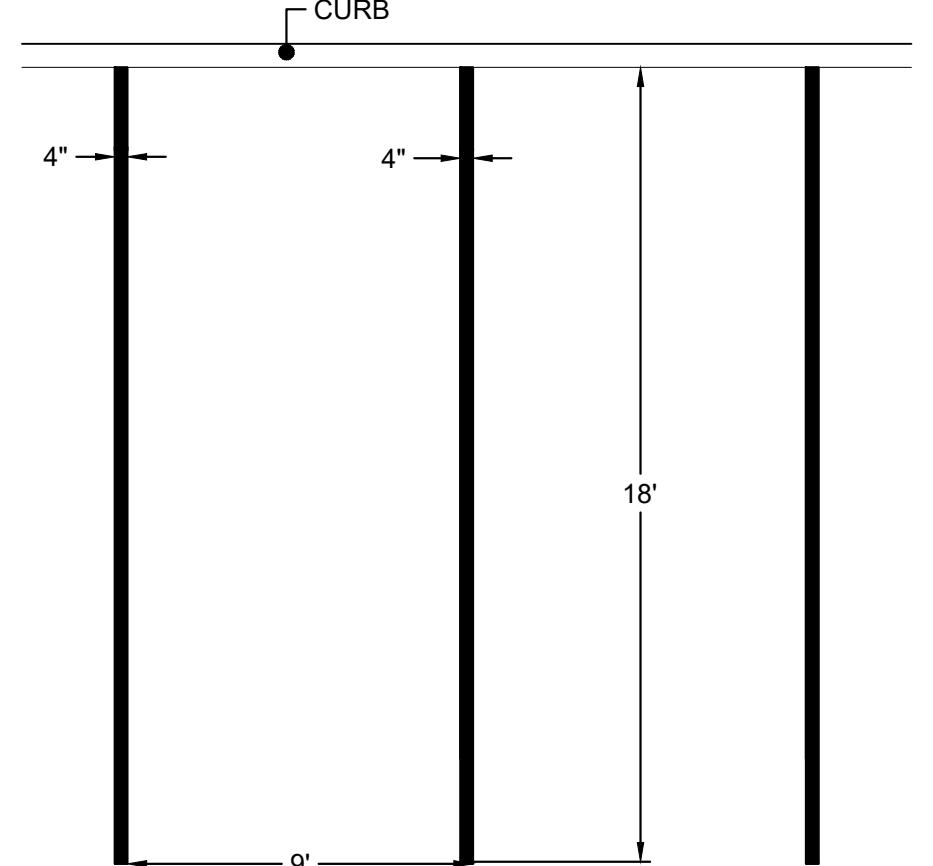
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PLAINSBORO TOWNSHIP

MIDDLESEX COUNTY NEW JERSEY

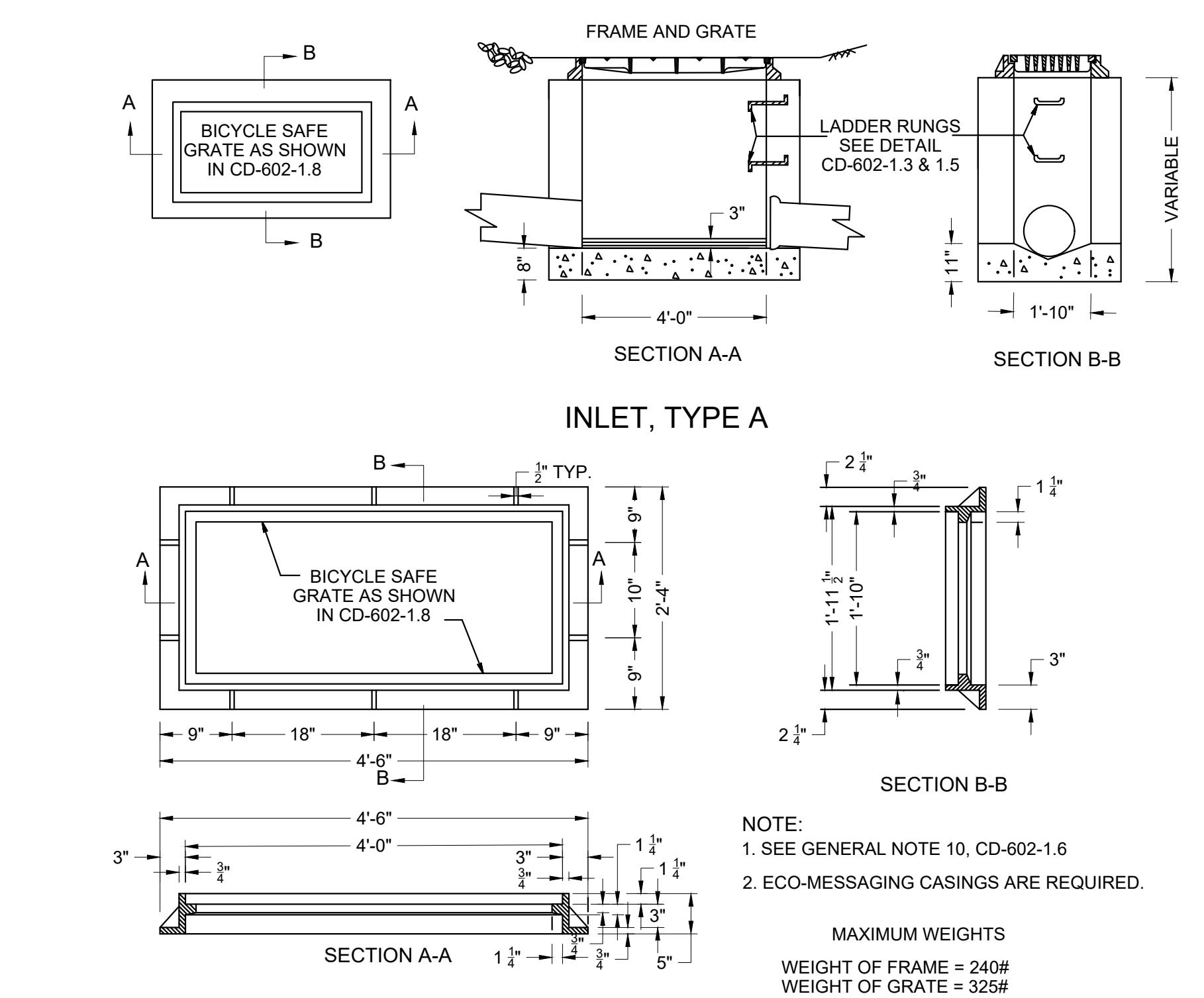
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DESIGNED:	JMK		
CHECKED:	KFO		
FILENAME:	CONSTRUCTION DETAILS.DWG		
DATE:	10/14/2022		

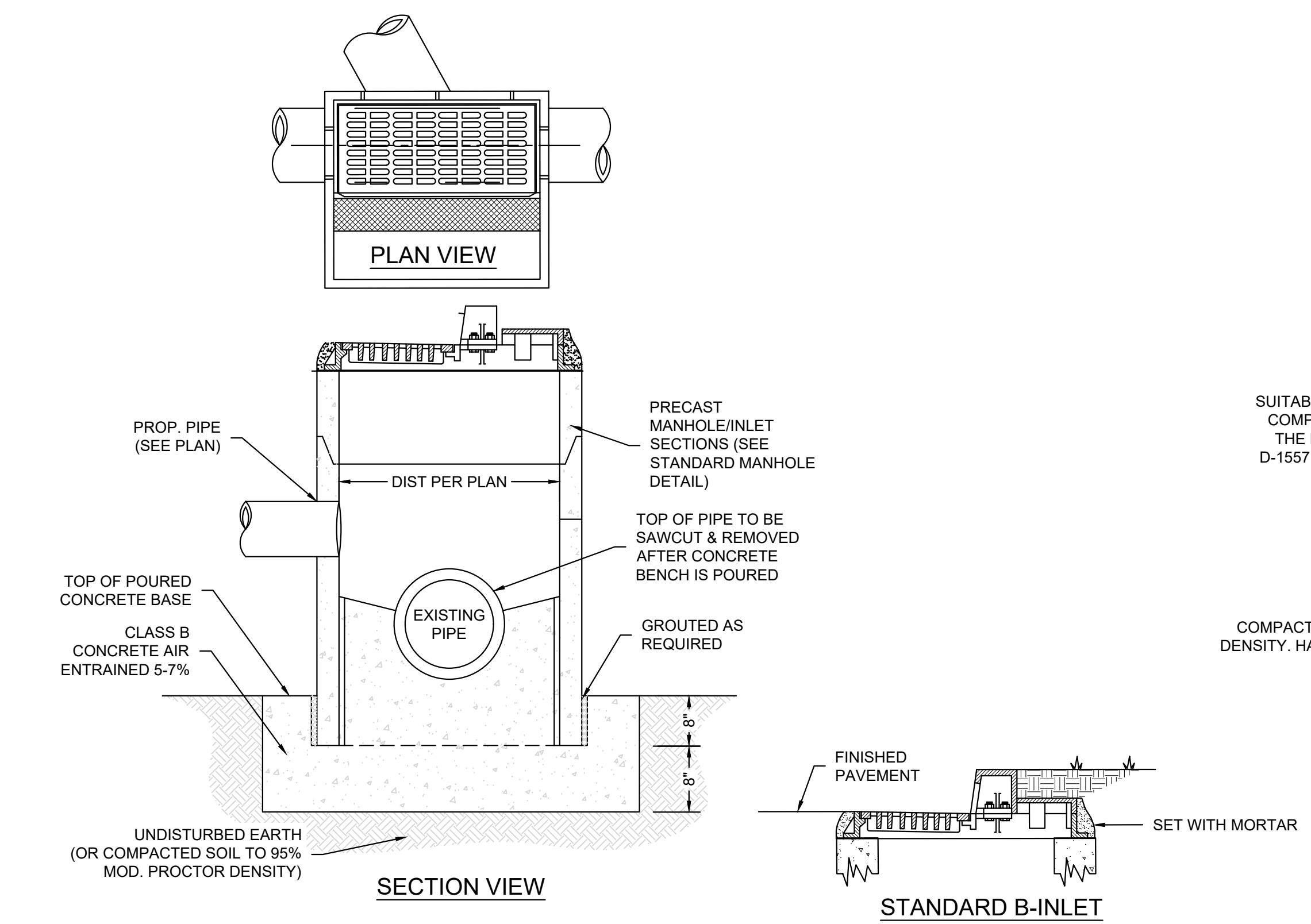
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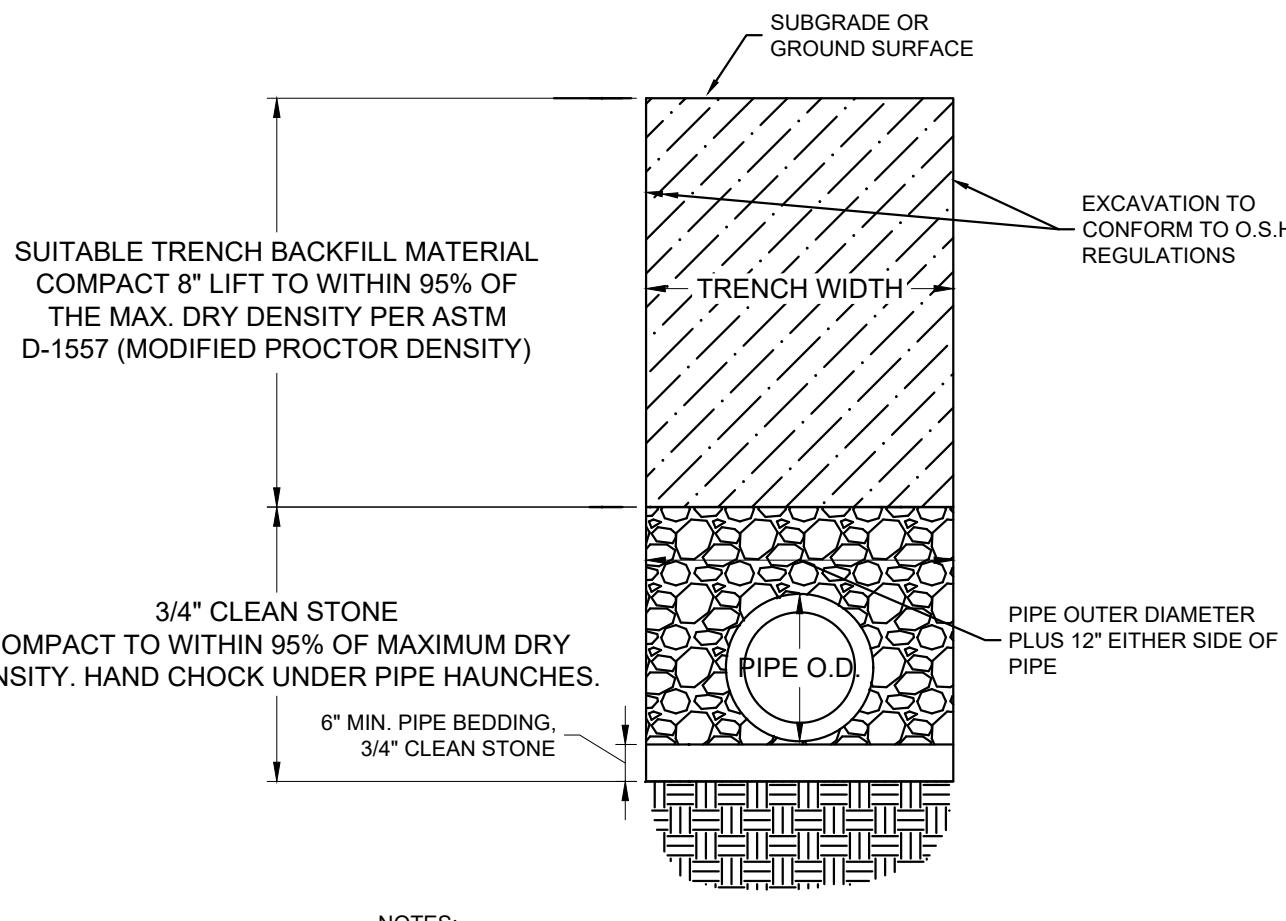
1 PARKING STALL DETAIL



2 TYPE A INLET DETAIL

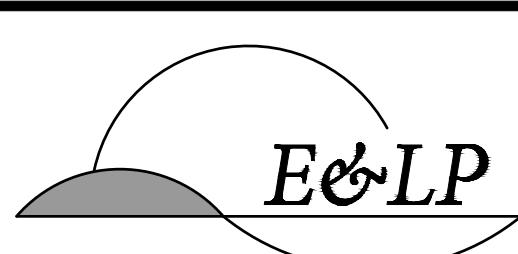


3 DOGHOUSE TYPE 'B' INLET



4 TYPICAL STORM TRENCH DETAIL

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140 WEST MAIN STREET HIGH BRIDGE, NJ 08829
PH. 908-238-0544 FAX. 908-238-9572
A PROFESSIONAL CORPORATION
CERTIFICATE OF AUTHORIZATION NO.: 24GA28021500 EXP. 8/31/2024

4	REVISIONS PER P & Z COMMENTS	JMK	02/24/23
3	REVISIONS PER P & Z COMMENTS	JMK	02/08/23
2	REVISIONS PER TOWNSHIP COMMENTS	DNH	12/20/22
1	REVISIONS PER TOWNSHIP COMMENTS	DNH	11/16/22

NO.	REVISION	BY	DATE
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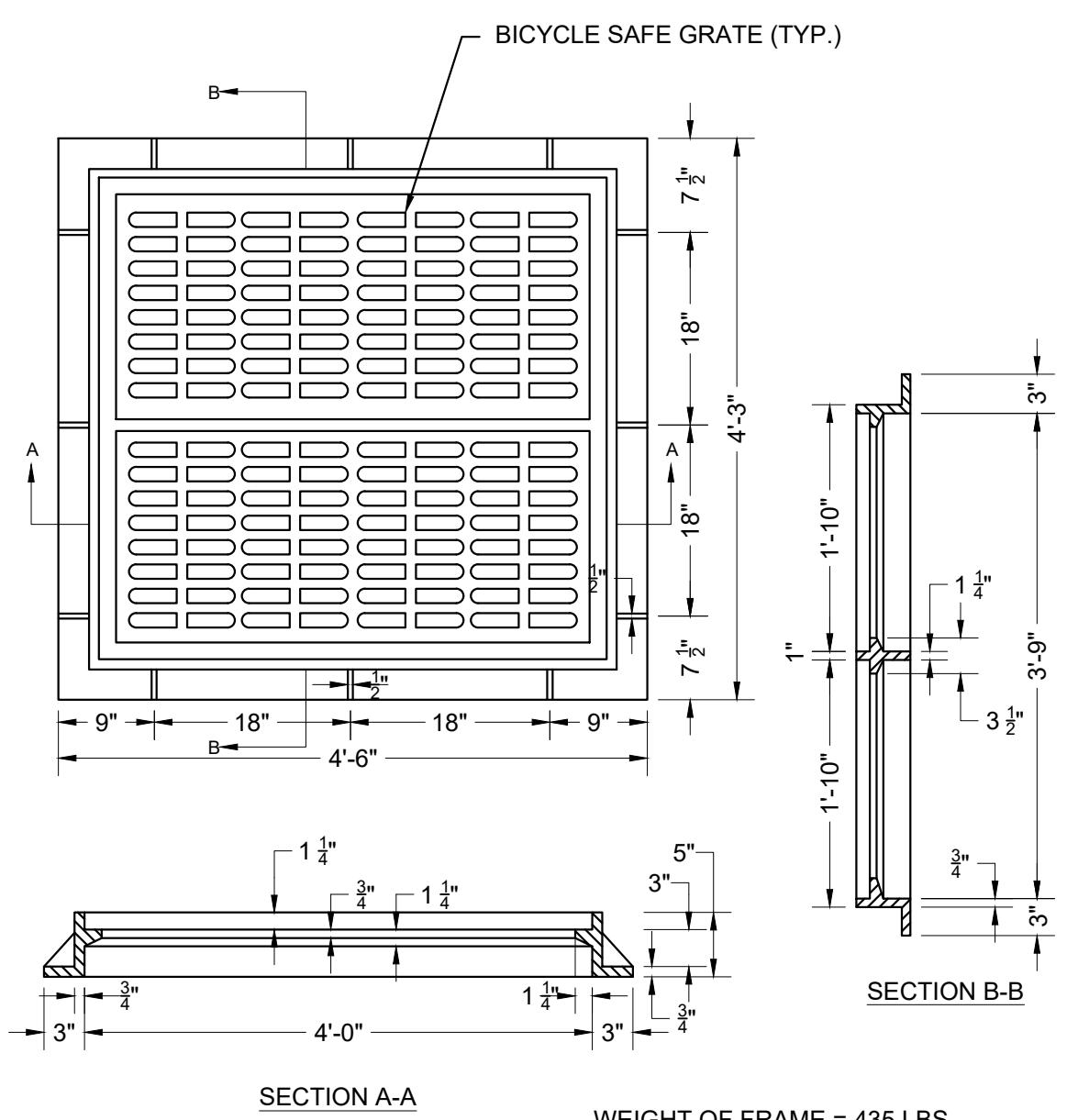
02/24/2023	DATE	
		KELLEY F. O'SULLIVAN PROFESSIONAL ENGINEER N.J. P.E. NO. 24GE05441900

PROJECT:
315 ENTERPRISE DRIVE
BLOCK 2001; LOT 27
PLAINSBORO TOWNSHIP

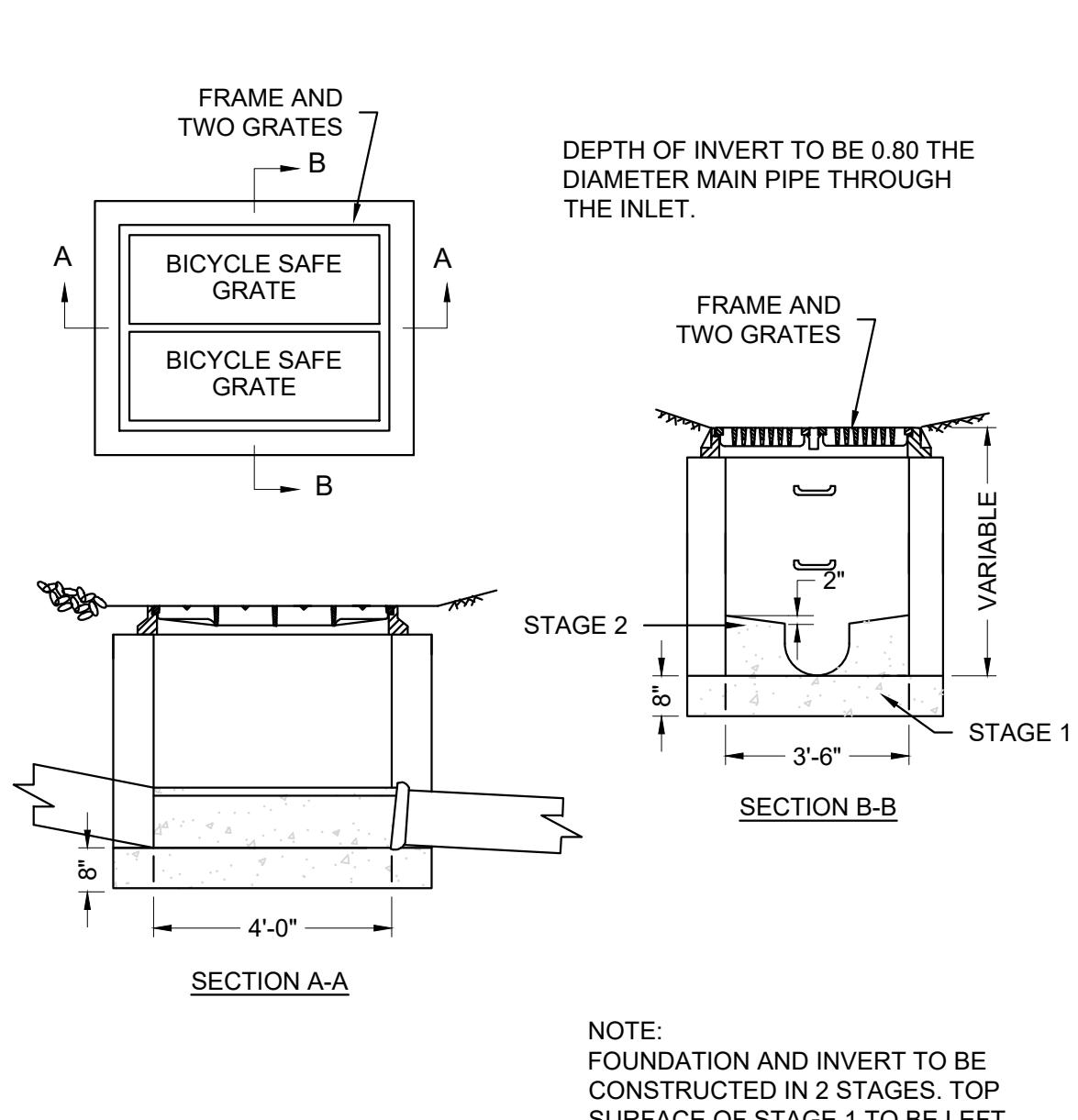
MIDDLESEX COUNTY NEW JERSEY

TITLE:
CONSTRUCTION DETAILS

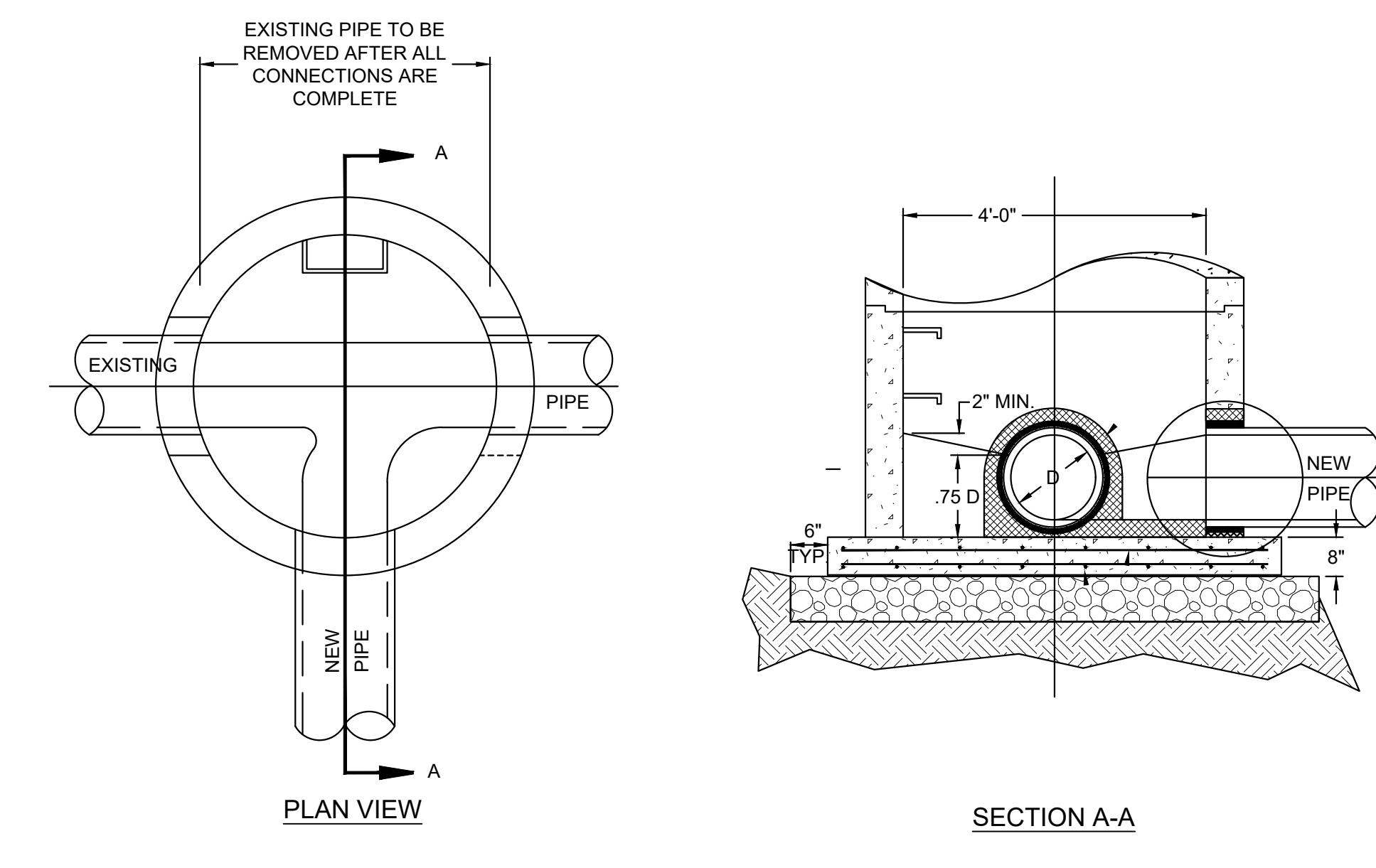
JOB NO.:	0222011	DRAWING NO.:	10
SCALE:	NTS		
DESIGNED:	JMK		
CHECKED:	KFO		
FILENAME:	CONSTRUCTION DETAILS		
DATE:	10/14/2022		



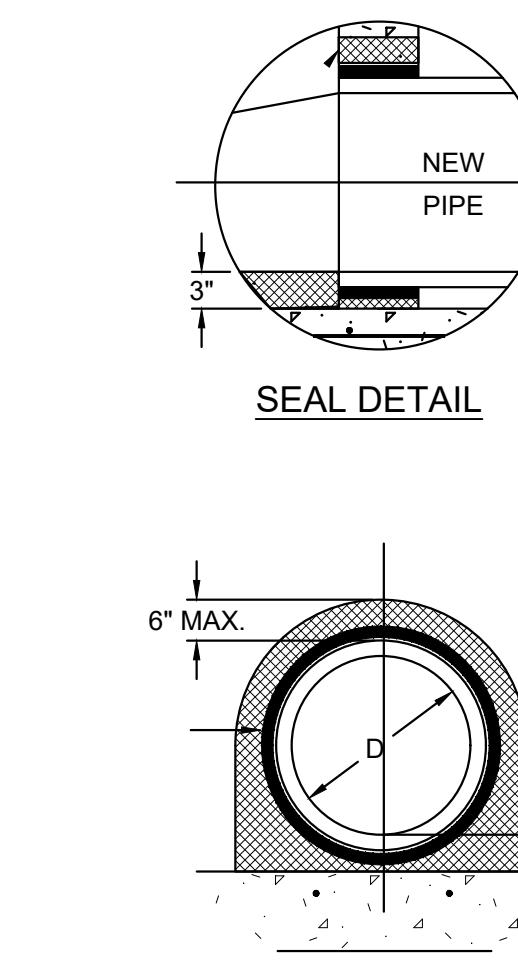
5 TYPE E INLET FRAME DETAIL



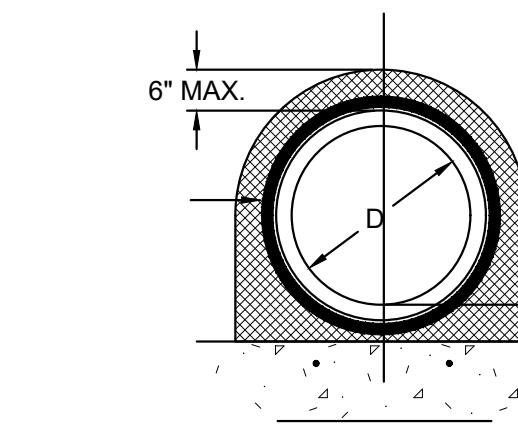
6 TYPE E INLET DETAIL



7 DOG HOUSE MANHOLE



SEAL DETAIL



EX. CONN. DETAIL