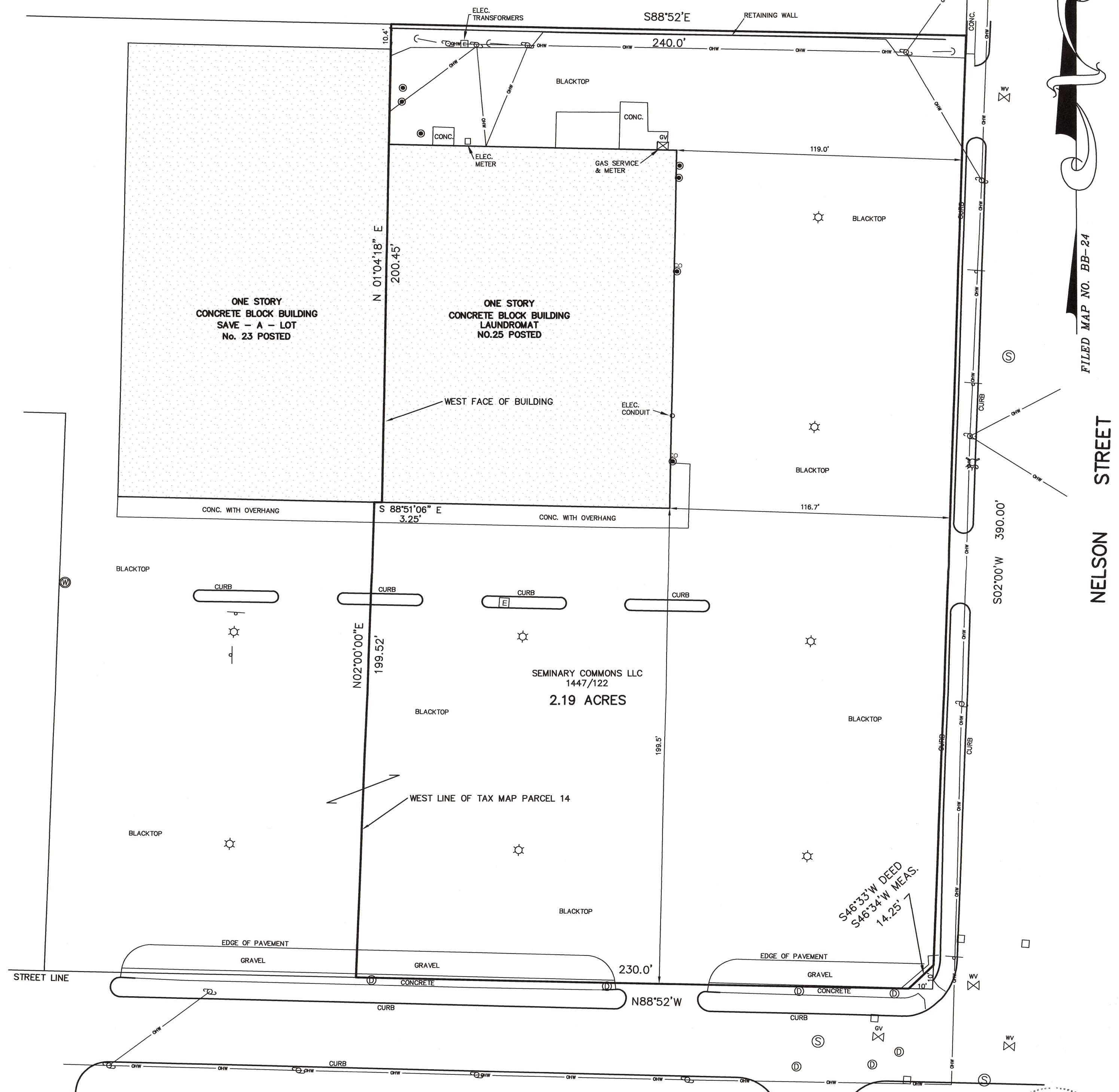


COMMUNITY PRESERVATION COMMITTEE INC.
805/51 & 806/177
FILED MAP OF MICHAEL DWYER PROPERTY
MAP NO. 90-60

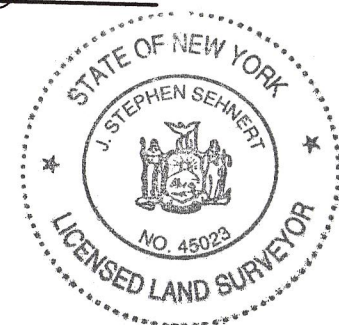
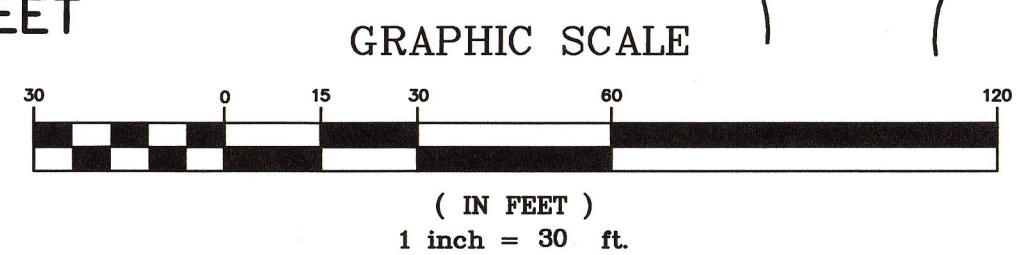
- ⊙ UTILITY MANHOLE
- S — S — SANITARY MANHOLE & SANITARY SEWER LINE
- ⊕ D — D — DRAINAGE MANHOLE, DRAINAGE LINE & CATCHBASIN
- ⊕ W — W — HYDRANT, WATER LINE & WATER VALVE
- ⊕ E — E — ELECTRIC MANHOLE, UNDERGROUND ELECTRIC CABLE & ELECTRIC BOX
- ⊕ T — T — TELEPHONE MANHOLE, UNDERGROUND TELEPHONE CABLE & TELEPHONE BOX
- TV — TV — UNDERGROUND CATV CABLE & CATV BOX
- G — G — GAS LINE & GAS VALVE
- OHW — OHW — UTILITY POLE WITH GUY & OVERHEAD WIRE
- ⊕ ST — ST — STEAM LINE & STEAM MANHOLE
- ⊕ SEWER VENT
- ⊕ SEWER CLEANOUT
- ⊕ LIGHT POLE



FILED MAP NO. BB-24

NELSON STREET

FILED MAP NO. _____
UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF THE NEW YORK STATE EDUCATION LAW.
BUILDING LOCATION SURVEYS DO NOT INCLUDE PLACING OF PROPERTY CORNER STAKES.
VALID ONLY WHEN MARKED WITH THE LAND SURVEYOR'S ORIGINAL SEAL AND SIGNATURE.
CERTIFICATIONS INDICATED HEREON SHALL RUN ONLY TO THOSE WHO RELY ON THIS MAP FOR THE SPECIFIC TRANSACTION FOR WHICH THIS SURVEY IS PREPARED AND TO THE ASSIGNEES OF THE LENDING INSTITUTION.
CERTIFICATIONS ARE NON TRANSFERABLE FOR SUBSEQUENT TRANSACTIONS.
THIS MAP MAY NOT BE USED IN CONNECTION WITH A SURVEY AFFIDAVIT OR SIMILAR DOCUMENT, STATEMENT OR MECHANISM TO OBTAIN TITLE INSURANCE FOR ANY SUBSEQUENT OR FUTURE GRANTEEES.
OFFSETS FROM PROPERTY LINES MEASURED TO FOUNDATION WALLS OF BUILDINGS UNLESS OTHERWISE INDICATED.
THE UNDERSIGNED SURVEYOR HEREBY CERTIFIES THAT THIS MAP IS MADE FROM AN ACTUAL SURVEY OF THE PROPERTY SHOWN HEREON.



J. Stephen Sehnert
J. STEPHEN SEHNERT
LAND SURVEYOR
No. 45023

WHEN EXPERIENCE MATTERS
APPLIED EARTH TECHNOLOGIES
STEPHEN SEHNERT
LAND SURVEYOR
BALDWINVILLE, NEW YORK
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MAP OF
TAX MAP PARCEL 116.37-01-14
SEMINARY COMMONS LLC
CITY OF AUBURN
CAYUGA COUNTY
NEW YORK

SCALE: 1" = 30'	OCTOBER 25, 2019
	266 27 2115.7

APPLIED EARTH TECHNOLOGIES

STEPHEN SEHNERT, LAND SURVEYOR

8 Canton Street
Baldwinsville, NY 13027

Ph. (315) 635-5197

Fax (315) 303-5433

www.appliedearthtechnologies.com

TAX MAP PARCEL 116.37-01-14

2115.7

NOVEMBER 6, 2019

SS

All that tract or parcel of land situate in the City of Auburn, County of Cayuga and State of New York and being Tax Map Parcel 116.37-01-14 and being more particularly bounded and described as follows:

Beginning at the intersection of the north line of Seminary Street with the west line of Nelson Street in said city; thence $N88^{\circ} 52'W$, along said north line, a distance of 230.00 feet; thence $N02^{\circ}00'00"E$, a distance of 199.52 feet; thence $S88^{\circ}51'06"E$, a distance of 3.25 feet to the west face of a one story concrete block building; thence $N01^{\circ}04'18"E$, along said west face and its northerly extension, a distance of 200.45 feet to the north line of a parcel of land described in a deed to Seminary Commons, LLC as recorded in the Cayuga County Clerk's Office in Book of Deeds 1447 at page 122; thence $S88^{\circ}52'E$, along said north line, a distance of 240.0 feet to the west line of Nelson Street; thence $S02^{\circ}00'W$, along said west line, a distance of 390.00 feet to and angle in said line; thence $S46^{\circ}34'W$, along said line, a distance of 14.25 feet to the point of beginning. Containing 2.19 acres of land.

WHEN EXPERIENCE MATTERS

SEMINARY/NELSON



12/31/2019, 2:07:03 PM

City Boundary

ss Manhole

sw Manhole

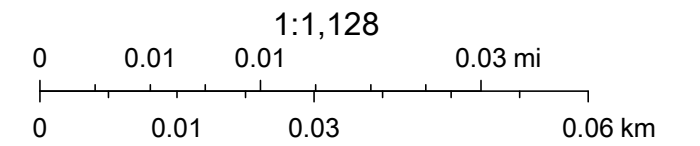
Sewer Survey - Missing Points

ss Gravity Main

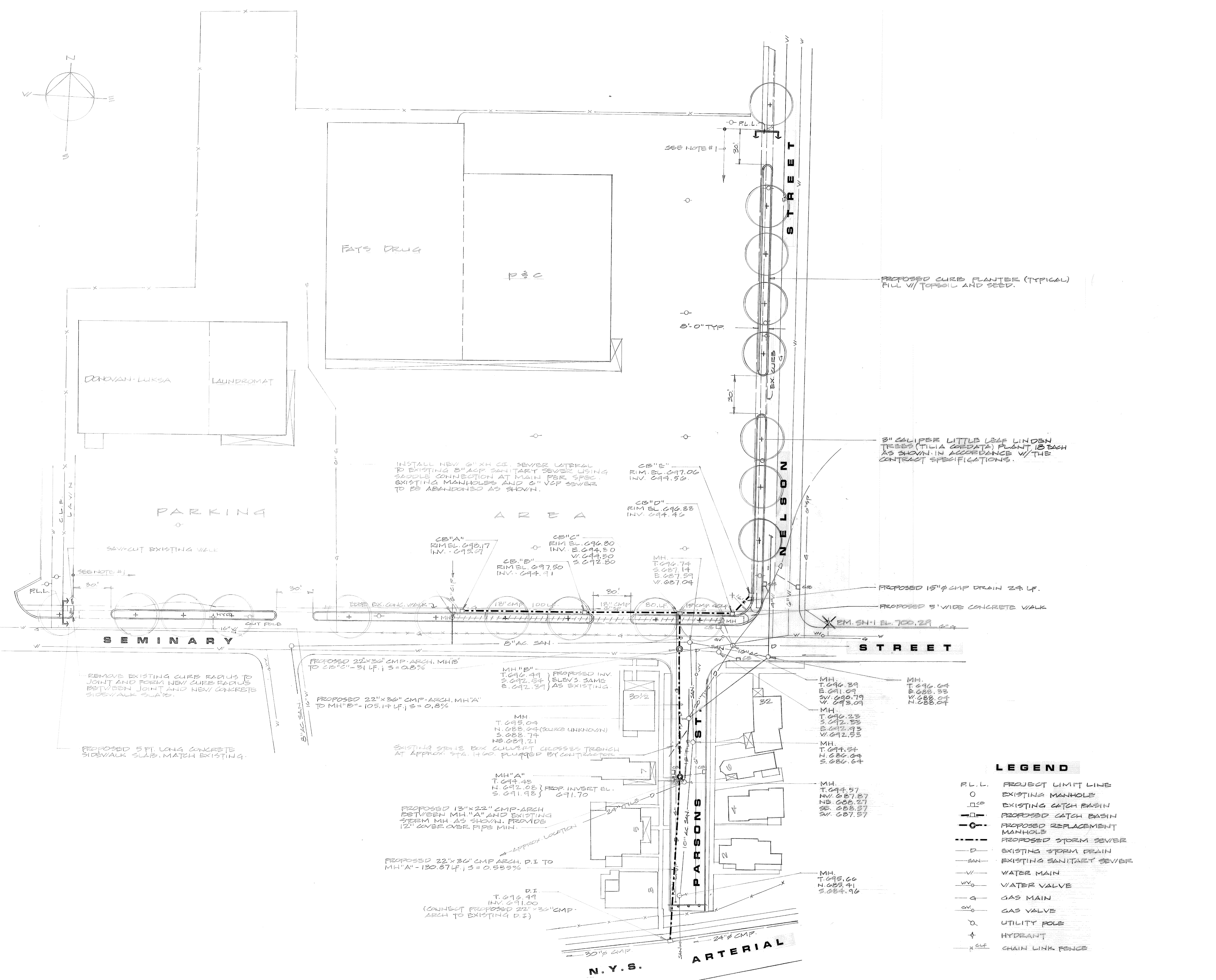
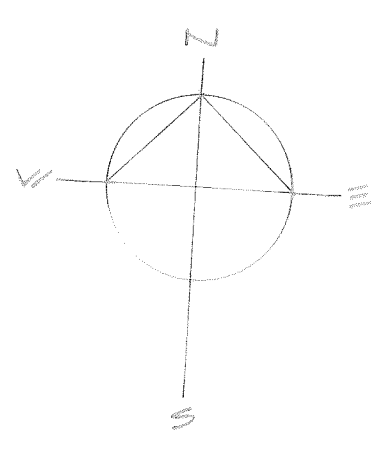
sw Gravity Main

Bryant Could Not Find

sw Inlet



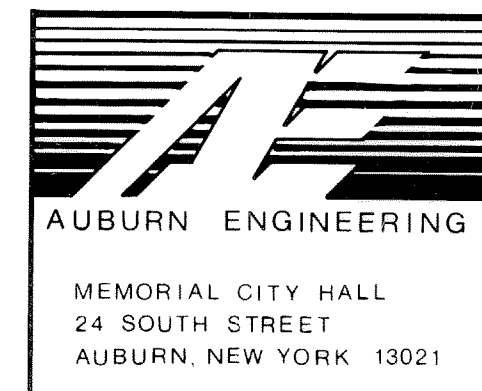
Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community, Sources: Esri, HERE, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community



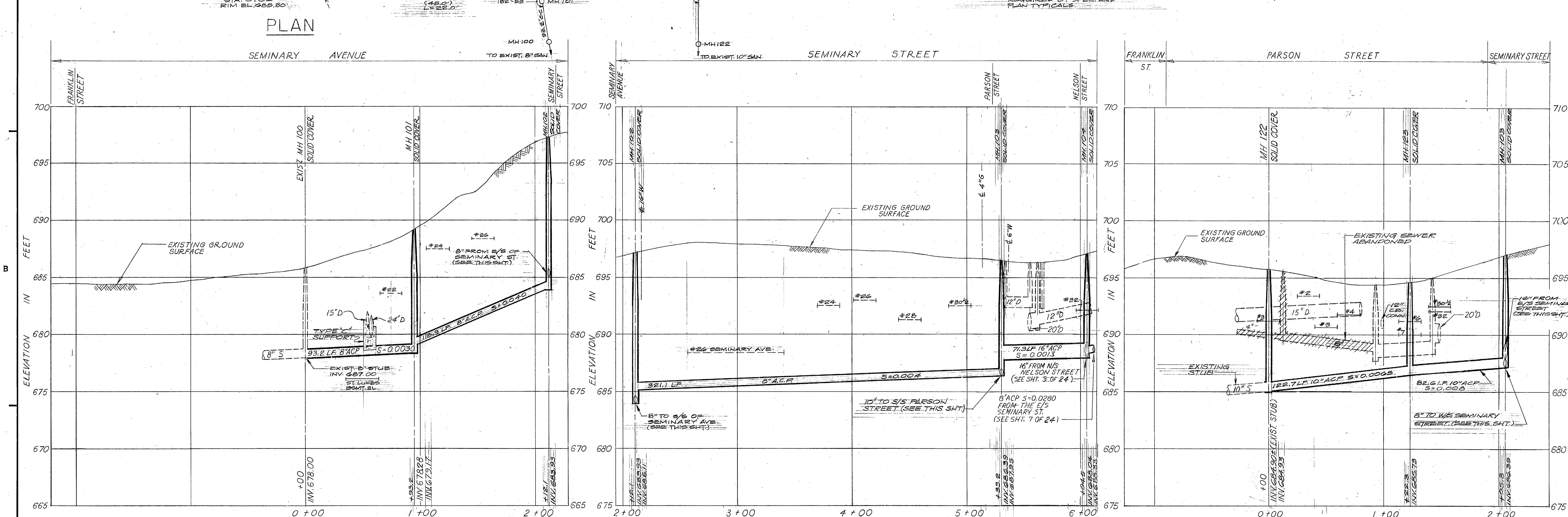
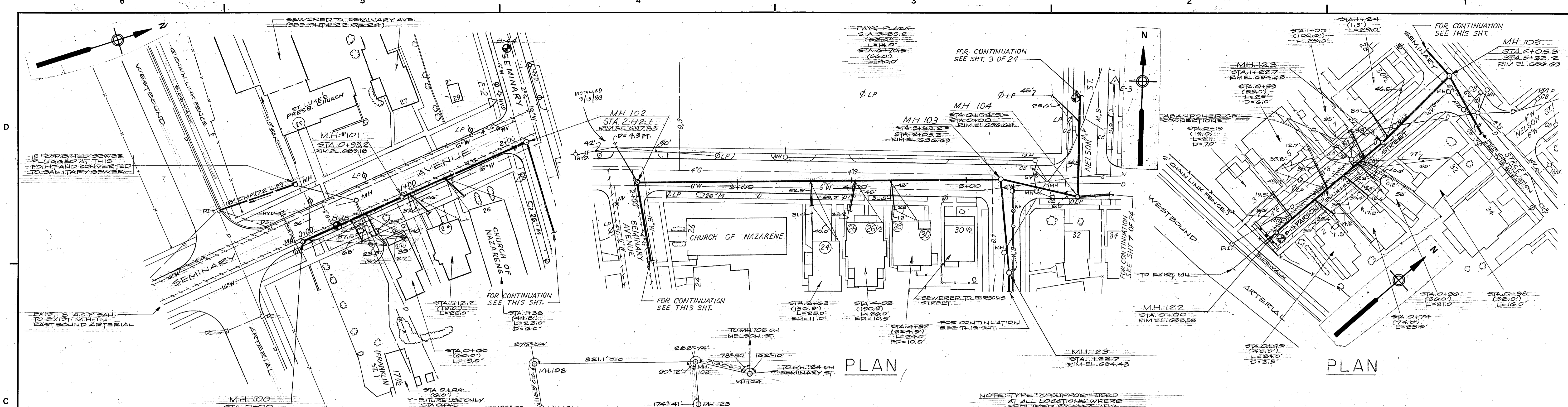
- GENERAL NOTES**
- CONTRACTOR SHALL REMOVE EXISTING CONCRETE AND STONE CURB, SIDEWALKS AND DRIVEWAY APPROACHES TO THE CORNER AS REQUIRED TO CONSTRUCT NEW CURB PLANTERS SHOWN. THE COST OF EXCAVATION SHALL BE INCLUDED IN THE CONTRACTOR'S PRICE BID FOR CURB AND PIPE INSTALLATION.
 - TREE LOCATIONS MAY VARY WITH FIELD CONDITIONS. FINAL LOCATIONS WILL BE AS DIRECTED BY THE ENGINEER.
 - ALL CURB PLANTER RADII SHALL BE 4 FEET TO THE OUTSIDE FACE OF THE CURB UNLESS OTHERWISE NOTED.
 - PROPOSED MANHOLES WILL BE 5 FEET IN DIAMETER AS PER SPECIFICATION.
 - REPLACE EXISTING 15" DIAMETER C.M.P. ON PARSONS STREET WITH NEW 22" X 36" C.M.P. ARCH AS SHOWN ON THE DRAWINGS. ALL C.M.P. ARCH SHALL BE 12 GAUGE WITH 2 2/3" X 1/2" CORRUGATIONS.
 - TRENCH SURFACE RESTORATION SHALL CONSIST OF 4" ASPHALT BASE COURSE (ITEM 403.12), 2" ASPHALT BINDER COURSE (ITEM 403.13) AND 1 1/2" ASPHALT TYPE IAC TOP COURSE (ITEM 403.18). NEATLY SAW-CUT ALL TRENCH EDGES BEFORE PLACING OF ASPHALT.
 - BLACKTOP INSTALLED AT CURB INSTALLATION SHALL BE OF EQUAL DEPTH TO THAT OF THE EXISTING BLACKTOP.
 - EXISTING GAS MAIN ON SEMINARY STREET MAY REQUIRE RELOCATION. CONTRACTOR SHALL COORDINATE WORK WITH THE UTILITY COMPANY AND CITY ENGINEER. A TEST HOLE MAY BE NECESSARY BEFORE STORM SEWER INSTALLATION.
 - LOCATION OF UTILITIES ARE FROM THE BEST AVAILABLE INFORMATION. LOCATION AND COMPLETENESS ARE NOT GUARANTEED AND ARE THE RESPONSIBILITY OF THE CONTRACTOR.
 - ANY NEW CONNECTIONS TO THE MANHOLES OR THE CATCH BASINS ARE TO BE INCLUDED UNDER THE RESPECTIVE PIPE ITEMS.
 - EXPLORATORY TEST HOLES MAY BE REQUIRED BY THE ENGINEER TO LOCATE EXISTING UTILITIES. PAYMENT FOR THIS WORK SHALL BE PAID UNDER ITEM 203.01.
 - BACKFILL OF THE TRENCHES IN ALL HIGHWAYS, CITY STREETS, AND DRIVEWAYS SHALL BE COMPACTED TO 95% OF RELATIVE DENSITY IN 6 INCH LIFTS. ONE PROCTOR TEST SHALL BE TAKEN AT THE CONTRACTOR'S EXPENSE FOR EVERY 150 FEET OF TRENCH WITHIN THE PROJECT BOUNDARIES.
 - EXCESS EXCAVATED MATERIAL SHALL BE DEPOSITED AT THE CITY OF AUBURN LANDFILL.
 - THE CONTRACTOR SHALL MAINTAIN TRAFFIC ON ALL STREETS, ROADS, AND HIGHWAYS DURING HIS CONSTRUCTION OPERATION AND SHALL PROVIDE ALL NECESSARY BARRICADES, WARNING SIGNALS AND FLAGMEN AS REQUIRED. WARNING DEVICES SHALL BE PLACED ON BOTH LANES. ALL DEBRIS ACCUMULATED ON THE HIGHWAY DUE TO THE OPERATION OF THE CONTRACTOR SHALL BE CLEANED DAILY.
 - RESTORATION - THE CONTRACTOR SHALL RESTORE OR REPLACE CURBS, CULVERTS, DITCHES, LIGHT POLES ANY OTHER PROPERTY EITHER PUBLIC OR PRIVATE, WHICH IS DAMAGED AS A RESULT OF THE WORK OF THIS CONTRACT. TOPSOIL AND SEEDING SHALL BE PAID FOR UNDER THEIR RESPECTIVE ITEMS.
 - CONTRACTOR SHALL ADHERE TO THE PROVISIONS OF SECTION 401-3.14 OF THE NYSOT STANDARD SPECIFICATIONS OF JANUARY 2, 1981.
 - DRIVEWAY APPROACHES REQUIRING RECONSTRUCTION WILL HAVE 6" OF CRUSHER RUN, 3" OF ASPHALT BASE, AND 1 1/2" OF ASPHALT TOP. EXCAVATION FOR CRUSHER RUN WILL BE PAID FOR UNDER UNCLASSIFIED EXCAVATION. ALL OTHER EXCAVATION WILL BE INCLUDED UNDER ITEM 608.02A.
 - BENCHMARK "SN-1" IS "MAT OF MATTHEWS" ON TOP RING OF HYDRANT AT N.E. CORNER OF THE INTERSECTION OF NELSON AND SEMINARY STREETS. ELEV. 700.29.
 - PAYMENT MATERIAL REPLACED IN PARKING LOT SHALL MATCH EXISTING THICKNESS.

LEGEND

— P.L.L.	PROJECT LIMIT LINE
○	EXISTING MANHOLE
□	EXISTING CATCH BASIN
□	PROPOSED CATCH BASIN
○	PROPOSED REPLACEMENT MANHOLE
—	PROPOSED STORM SEWER
—	EXISTING STORM DRAIN
—	EXISTING SANITARY SEWER
—	WATER MAIN
—	WATER VALVE
—	GAS MAIN
—	GAS VALVE
○	UTILITY POLE
⊕	HYDRANT
—	CHAIN LINK FENCE



TITLE: SEMINARY STREET STORM SEWER AND CURBING CONSTRUCTION			
DRAWN BY: <i>[Signature]</i>	CHECKED BY:	DESIGNED BY:	DWG. NO. H-794
SCALE: 1" = 40 FT.	DATE: 3-20-07	FB PG 209 98-98	SERIAL NO. 4151



PROFILE

PROFILE

PROFILE

RECORD DRAWING

11/20/10	BRSS			ADDED RECORD DWG INFORMATION
NUMBER	DATE	MADE BY	CHECKED BY	DESCRIPTION

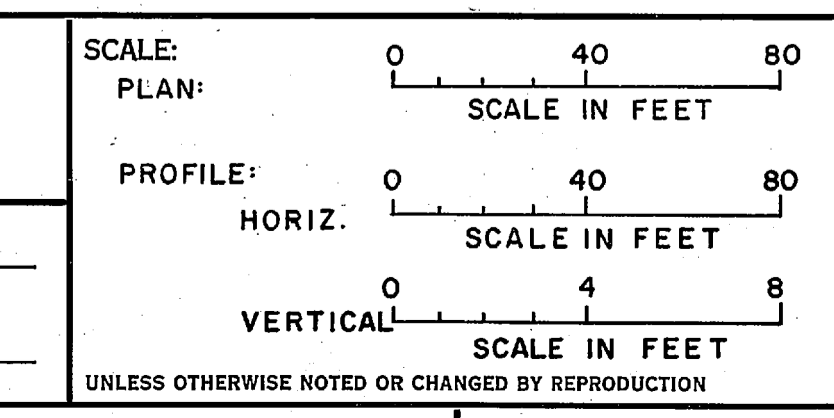
DRAWN BY
M.G.M.R.a
DEPT. CHECK
Balpaty
PROJ. CHECK
Ppamichael



M&E METCALF & EDDY OF NEW YORK, INC. ENGINEERS
BOSTON • NEW YORK • PALO ALTO

REG. PROF. ENGR. N.Y. NO. 33588
6/24/77
DATE

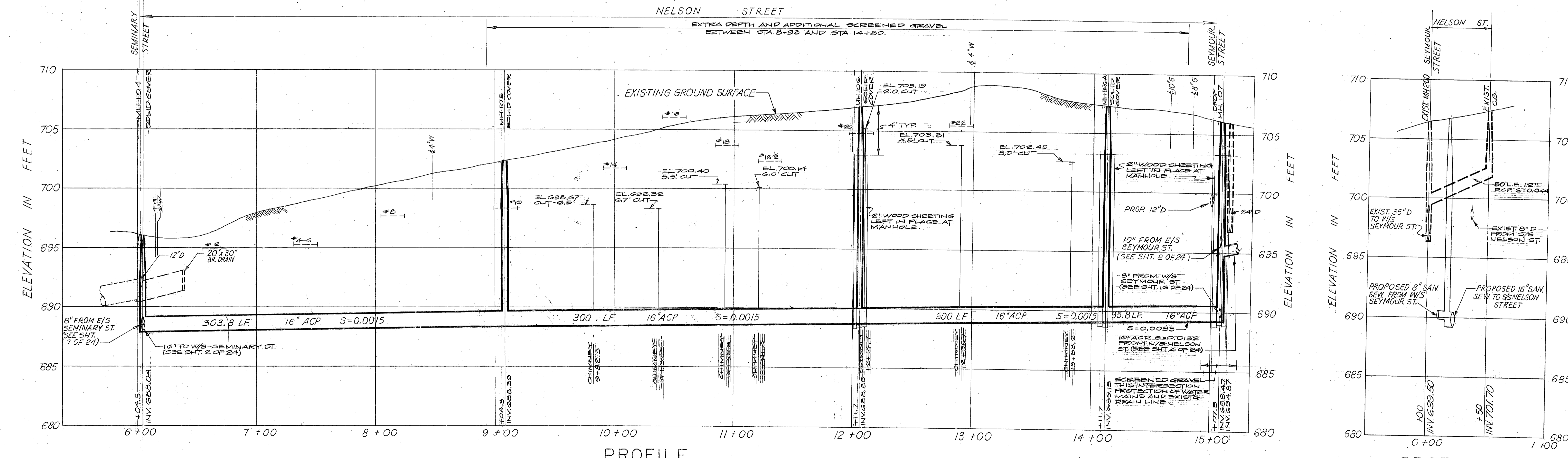
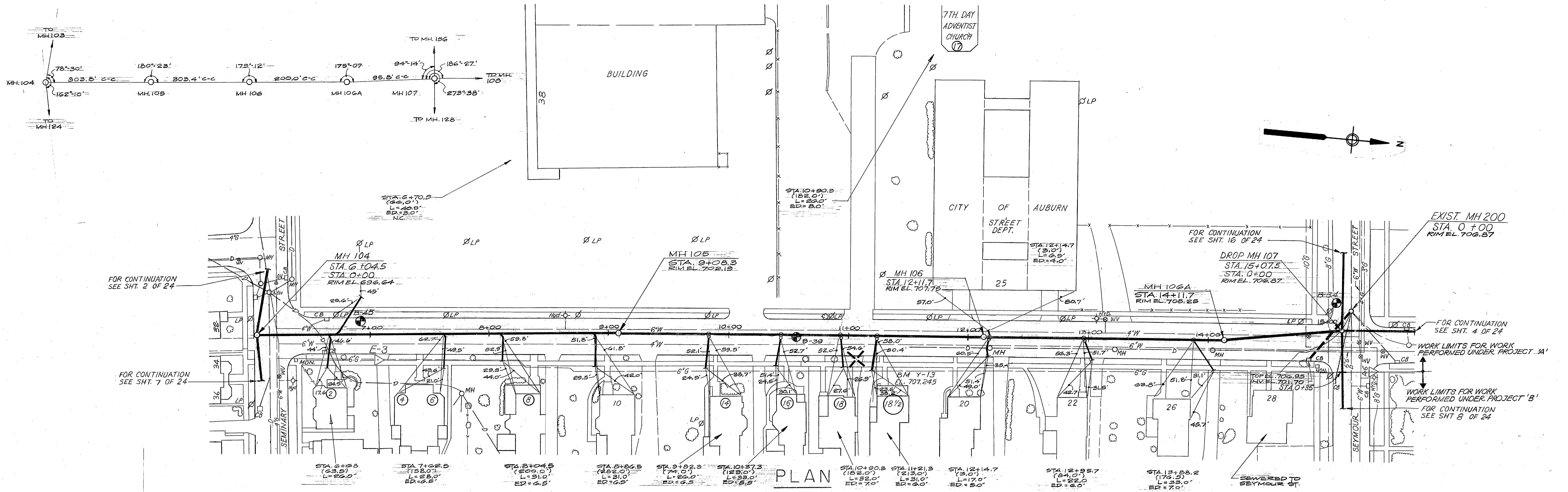
REG. PROF. ENGR. N.Y. NO. 047904
6/24/77
DATE



CITY OF AUBURN, NEW YORK
SANITARY SEWER CONSTRUCTION AND APPURTENANT WORK
SEWER SEPARATION AREA II

PLAN AND PROFILE
SEMINARY AVENUE: STA. 0+00 TO STA. 2+0
SEMINARY STREET: STA. 2+0
PARSON STREET: STA. 0+00 TO STA.

JOB 3000.2
FILE NO. H-68812-2
CONTRACT 77-1
SHEET 2 OF 24



NUMBER	DATE	MADE BY	CHECKED BY	REVISIONS	DESCRIPTION
2	8/92	AM			SEWER SEPERATION NOTED BY CIRCLE
1	12/15	D. ROSS			ADDED RECORD DRAWING INFORMATION

DRAWN BY: M.R. a
 DEPT. CHECK: [Signature]
 PROJ. CHECK: [Signature]

STATE OF NEW YORK
 WILLIAM B. VAN RIVER, JR.
 LICENSED PROFESSIONAL ENGINEER
 3358

STATE OF NEW YORK
 WILLIAM J. JACOBS
 LICENSED PROFESSIONAL ENGINEER
 047904

M&E METCALF & EDDY OF NEW YORK, INC. ENGINEERS
 BOSTON • NEW YORK • PALO ALTO

REG. PROF. ENGR. N.Y. NO. 33588
 DATE: 6/24/77

REG. PROF. ENGR. N.Y. NO. 047904
 DATE: 6/24/77

SCALE:
 PLAN: 0 40 80 SCALE IN FEET
 PROFILE: 0 40 80 SCALE IN FEET
 HORIZ: 0 4 8 SCALE IN FEET
 VERTICAL: 0 4 8 SCALE IN FEET

UNLESS OTHERWISE NOTED OR CHANGED BY REPRODUCTION

RECORD DRAWING

CITY OF AUBURN, NEW YORK
 SANITARY SEWER CONSTRUCTION AND APPURTENANT WORK
 SEWER SEPARATION AREA II

PLAN AND PROFILE
 NELSON STREET STA.
 STORM DRAIN, NELSON STREET: STA. 0+00 TO STA. 0+50

JOB: 3000.2
 FILE NO.: H-68813-2
 CONTRACT: 77-1
 SHEET: 3 OF 24