

FOR REGULATORY APPROVALS

BASED UPONS:

SURVEYS PERFORMED BY RICHARD A. SPINELLI, N. Y. S. Lic. LS#49240
DATED: JANUARY 2, 2013,UPDATED: NOVEMBER 24, 2014; AND
MARCH 10, 2022.

TIDAL WETLANDS MAP
NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
MAP 606-532
INDEX MAP NUMBER 2.
DATED: 08.10.74 THROUGH 10.09.74

NEW YORK STATE DEPARTMENT OF
TRANSPORTATION QUADRANGLE.

NYS DOT QUAD CODE: gg49 (Mamaroneck).
USGS QUAD CODE: o40073h6
COUNTIES: NASSAU, WESTCHESTER.
UTM ZONE 18, NAD83.

NATIONAL FLOOD INSURANCE PROGRAM (NFIP): PANEL 0353F
FIRM (FLOOD INSURANCE RATE MAP) -
for WESTCHESTER COUNTY NEW YORK
(ALL JURISDICTIONS)
PANEL 353 OF 426
MAP SUFFIX: F

COMMUNITY NUMBER
HARRISON, TOWN OF 360912
MAMARONECK, TOWN OF 360917
MAMARONECK, VILLAGE OF 360916

MAP NUMBER: 36119C0353F.
MAP EFFECTIVE: SEPTEMBER 28,2007
ELEVATIONS SPECIFIED IN NAVD88.

ASSESSMENT MAP, THE TOWN OF
MAMARONECK, WESTCHESTER COUNTY, N. Y.
SHEET 98, SECTION 9, BLOCK 46, LOT 67

BEST MANAGEMENT PRACTICES:

1. During construction all appropriate Best Management Practices (such as emphasizing careful construction practices, regularly policing the site to prevent debris from entering the waterway, and requiring removal of any debris that does enter into the waterway) will be employed during construction to minimize any potential discharge of eroded soils or other construction related debris.
2. At the end of each work day all debris and non barge-mounted equipment shall be stored as far landward of the seawall as possible.
3. At the end of each work day all stockpiles of debris and construction materials which have potential to migrate shall be covered with a tarp and weighted.

NOTES:

1. No debris will be allowed to enter the intertidal zone.
2. Locations and dimensions of proposed piles, abutment, floating docks, and gangway subject to adjustment and minor field modifications and/or relocation due to field conditions, logistics, material availability, contractor and/or fabrication considerations to ensure the integrity of the respective project components.

DATUMS

HORIZONTAL DATUM:
STATE PLANE, NAD 83, NEW YORK EAST - 3101 U.S SURVEY
FEET
VERTICAL DATUM:
ELEVATIONS REFERENCE 0.0 NAVD88
0.0 NAVD88 = +1.1 NAVD29 = +3.9 USACE MLW

TIDAL DATUMS:
PUBLICATION DATE: 04/21/2003

Station ID: 8518490
Name: NEW ROCHELLE, NEW YORK
NOAA Chart: 12367
USGS Quad: MOUNT VERNON
Latitude: 40° 53.6' N
Longitude: 73° 46.9' W

LENGTH OF SERIES:
Tidal datums at NEW ROCHELLE based on: 2 Years
TIME PERIOD: January 1980 - December 1981
TIDAL EPOCH: 1983 - 2001
CONTROL TIDE STATION: 8516990 WILLETS
POINT, LITTLE BAY, EAST RIVER

ROUNDED TO THE NEAREST TENTH	NOAA	NOAA	ACE	NAVD88	NGVD29
	MLLW-meters	MLLW-ft	MLW-ft		
HIGHEST OBSERVED WATER LEVEL (02/19/1972)	3.7	12.1	11.8	7.9	9.0
SPRING TIDE	2.5	8.3	8.0	4.1	5.2
MEAN HIGHER HIGH WATER (MHHW)	2.4	8.0	7.7	3.8	4.9
MEAN HIGH WATER (MHW)	2.3	7.6	7.3	3.4	4.5
NORTH AMERICAN VERTICAL DATUM-1988 (NAVD88)	1.3	4.2	3.9	0.0	1.1
MEAN SEA LEVEL (MSL)	1.2	3.9	3.6	-0.3	0.8
MEAN TIDE LEVEL (MTL)	1.2	3.9	3.6	-0.3	0.8
MEAN LOW WATER (MLW)	0.1	0.3	0.0	-3.9	-2.8
MEAN LOWER LOW WATER (MLLW)	0.0	0.0	-0.3	-4.2	-3.1
LOWEST OBSESRVED WATER LEVEL (02/02/1976)	1.3	-4.3	-4.6	-8.5	-7.4

DRAWING KEY & ABBREVIATIONS:

NAVD = NORTH AMERICAN VERTICAL DATUM 1988
USACE = UNITED STATES ARMY CORPS OF
ENGINEERS
NGVD = NATIONAL GEODETIC VERTICAL DATUM
SANDY HOOK 1929
NYDEC = NEW YORK STATE DEPARTMENT OF
ENVIRONMENTAL CONSERVATION
N.T.S. = NOT TO SCALE
STL = SPRING TIDE LINE
MHW = MEAN HIGH WATER
MLW = MEAN LOW WATER

NYSDEC WETLAND CATEGORY:
IM = INTER TIDAL MARSH
SM = COASTAL SHOAL, BARS & MUDFLATS
LZ = LITTORAL ZONE



- DRAWING INDEX:
- V-01 - VICINITY MAP, DRAWING INDEX, BASED UPONS AND NOTES
 - D-02 - EXISTING CONDITIONS SITE PLAN
 - D-02A- EXISTING CONDITIONS PERIMETER PERMIT AREA MAP
 - D-03 - EXISTING CONDITIONS REMOVAL SITE PLAN-ENLARGED
 - D-04 - PROPOSED ACCESS SITE PLAN
 - D-04A- PROPOSED CONDITIONS PERIMETER PERMIT AREA MAP
 - D-05 - PROPOSED ACCESS SITE PLAN -ENLARGED
 - D-05A - OVERLAY- PROPOSED PLAN OVER EXISTING CONDITION
 - D-05B - PROPOSED PILES INFORMATION
 - D-06 - PROPOSED CONDITIONS SECTION A-A
 - D-06A - PROPOSED CONDITIONS SECTION C-C
 - D-06B - PROPOSED CONDITIONS SECTION D-D
 - D-07 - GANGWAY DETAILS & SECTION B-B
 - D-08 - LANDING PIER STRUCTURAL DETAILS
 - D-09 - FLOAT DETAILS
 - D-10 - EROSION CONTROL DETAILS
 - D-11 - PROPOSEDJIB CRANE & CHARGING STATION EXAMPLES
 - D-11A - PROPOSED JIB CRANE DETAILS
 - D-11B - PROPOSED UTILITY TRENCH DETAILS
 - D-11C - PROPOSED BOLLARD & CHARGING DETAILS



ANDES
Consulting Engineering
& Surveying, PLLC

PROPOSED ADA
MARINA ACCESS

CLIENT:

BEACH POINT CLUB
INC.

Situate at
900 RUSHMORE AVENUE
MAMARONECK, NY 10543

DRAWING TITLE:

VICINITY MAP, DRAWING
INDEX, BASED UPONS
AND NOTES

DATE:

04/29/2022

REVISIONS:

09/30/2022 FOR CLARITY

SCALE:

as shown

SHEET:

PREPARED BY:

JUAN CARLOS LOVILL, P.E.

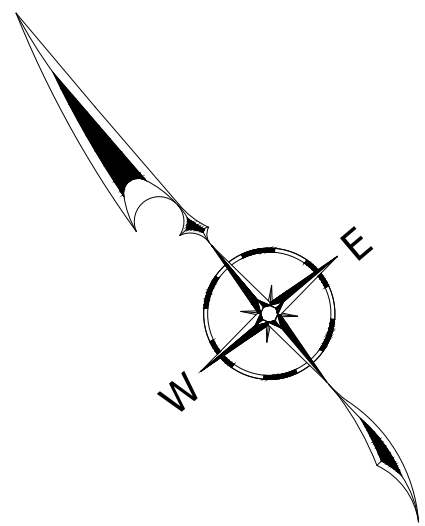
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JCL

FILE:

BeachPv2022

V-01



CLIENT:

BEACH POINT CLUB
INC.

Situate at
900 RUSHMORE AVENUE
MAMARONECK, NY 10543

DRAWING TITLE:

PROPOSED ACCESS SITE PLAN

DATE:

04/28/2022

REVISIONS:

02/21/2023 JIB CRANE & CHARGING STATIONS
& REVISED UTILITY PATHS

SCALE:

SHEET:

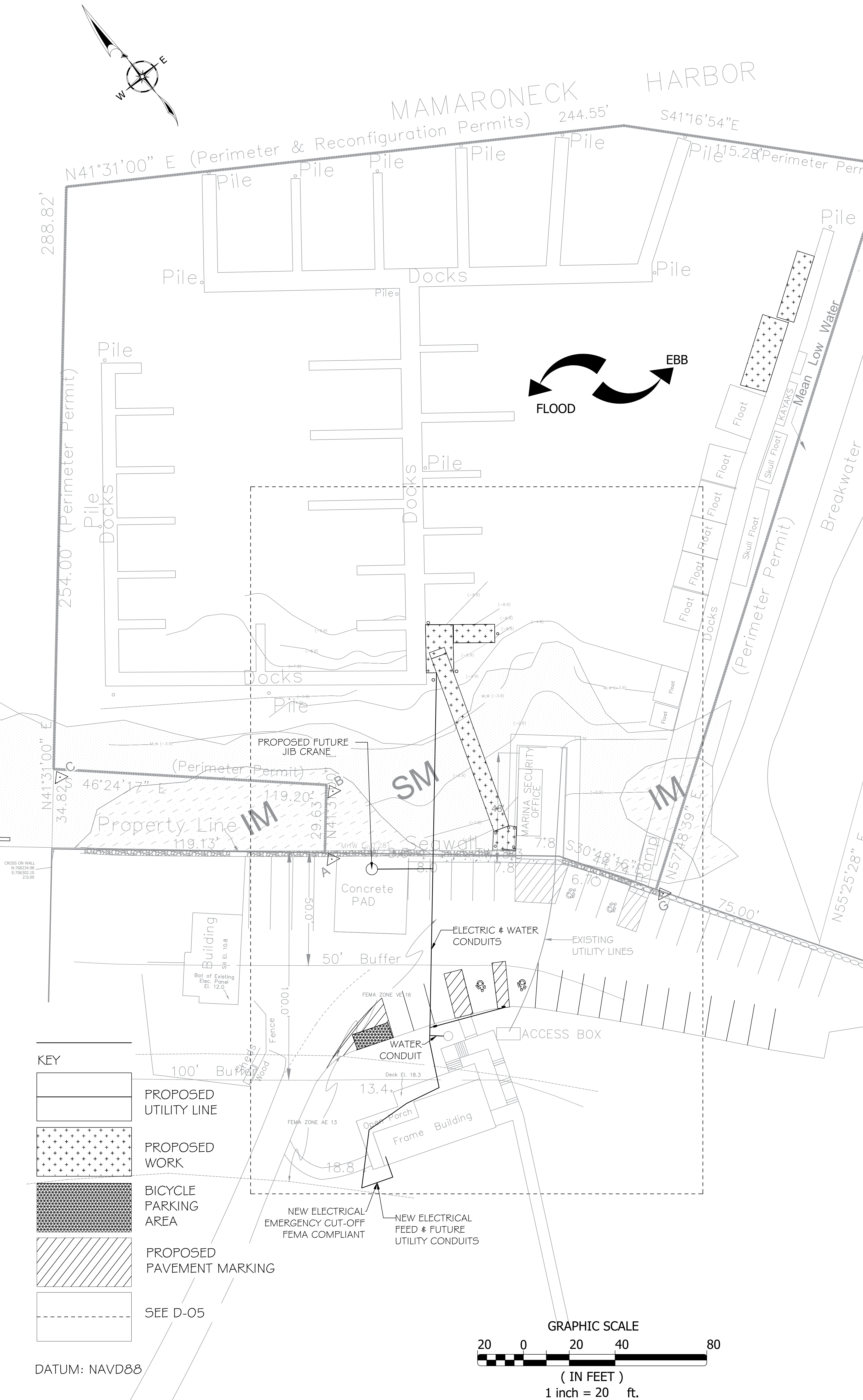
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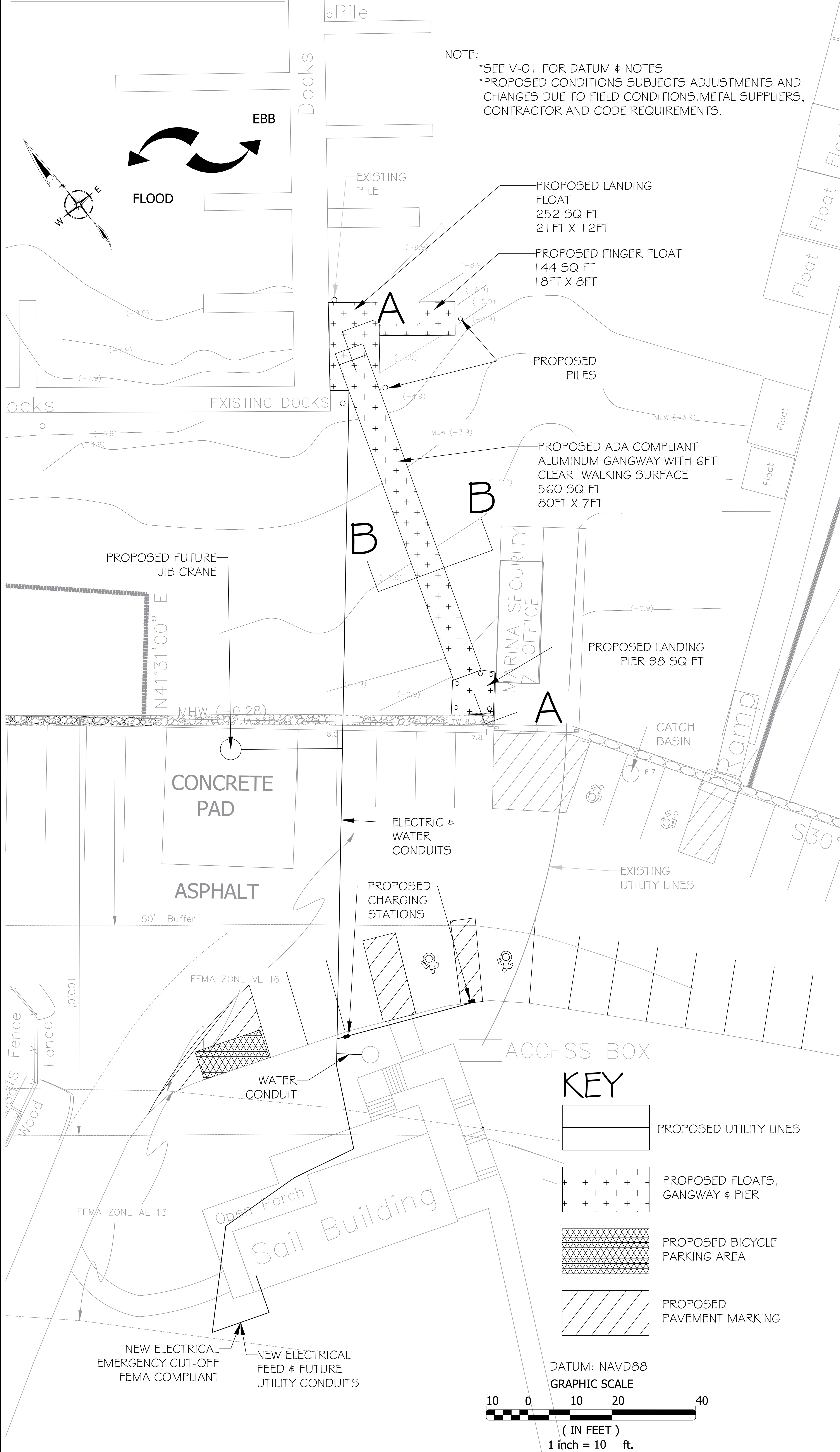
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FOR REGULATORY APPROVALS



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INC.

Situate at
900 RUSHMORE AVENUE
MAMARONECK, NY 10543

DRAWING TITLE:

PROPOSED ACCESS
SITE PLAN-ENLARGED

DATE:

04/28/2022

REVISIONS:

SCALE:

as shown

PREPARED BY:

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CHECKED BY:

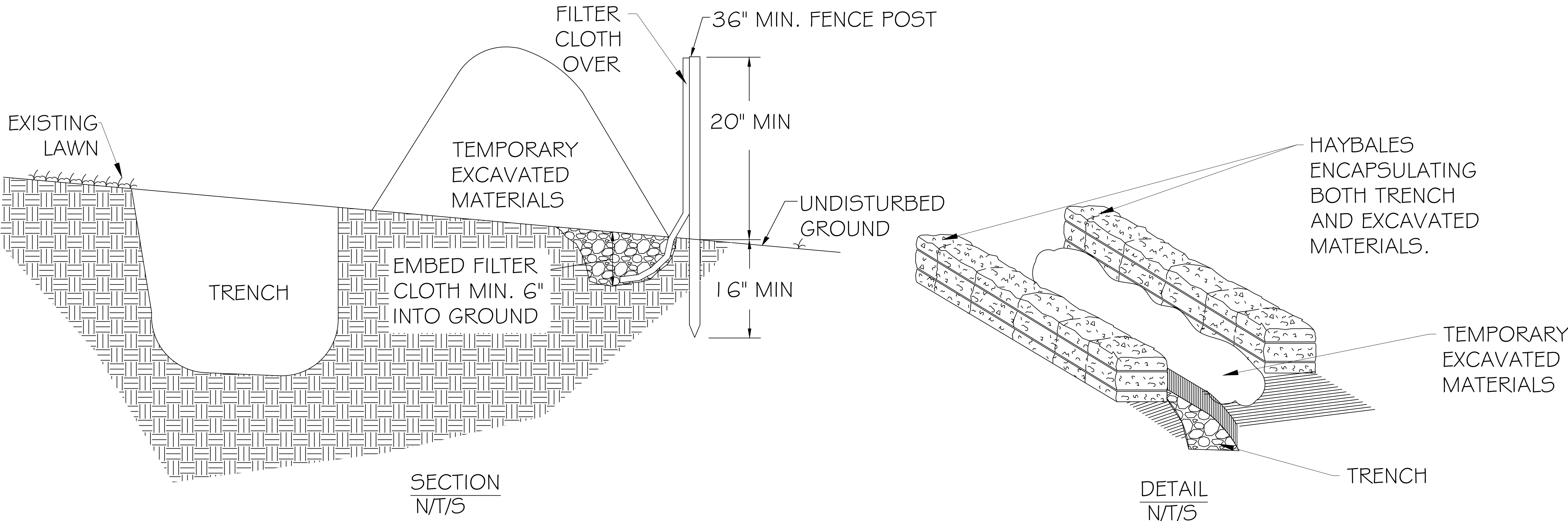
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D-05

FOR REGULATORY APPROVALS



TRENCH EROSION CONTROL - LAWN AREA

1. SITE FENCE SHALL BE PLACED ON EITHER SIDE OF UTILITY TRENCH.
2. FILTER CLOTH TO BE FASTENED SECURELY TO 2"x2" HARDWOOD POSTS AT TOP, MID AND BOTTOM SECTIONS.
3. FILTER CLOTH SHALL BE FILTER X, MIRAFI 100X, STABILINKA T140N OR APPROVED EQUAL
4. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES AND FOLDED.
5. MAINTENANCE SHALL BE PERFORMED AS NEEDED.

TRENCH EROSION CONTROL-PARKING LOT

1. HAYBALES SHALL BE PLACED IN A ROW ON EITHER SIDE OF UTILITY TRENCH ENCAPSULATING BOTH TRENCH AND EXCAVATED MATERIALS.
2. HAYBALES SHALL BE SECURELY FITTED END TO END
3. INSPECTION SHALL BE FREQUENT. REPAIR AND/OR REPLACEMENT SHALL BE MADE PROMPTLY AS NEEDED.
4. HAYBALES SHALL BE REMOVED WHEN THEY HAVE SERVED THEIR USEFULNESS SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.

NOTES:

- * SEE V-01 FOR DATUM & NOTES
- * STORM WATER FLOWS INTO TRENCH OR THROUGH FILTER FABRIC / HAYBALES.



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CLIENT:

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Situate at:
900 RUSHMORE AVENUE
MAMARONECK, NY 10543

DRAWING TITLE:

EROSION CONTROL
DETAILS

DATE:

04/26/2022

REVISIONS:

02/21/2023 ADDITIONAL DETAILS

SCALE:

as shown

PREPARED BY:

JUAN CARLOS LOVILL, P.E.

CHECKED BY:

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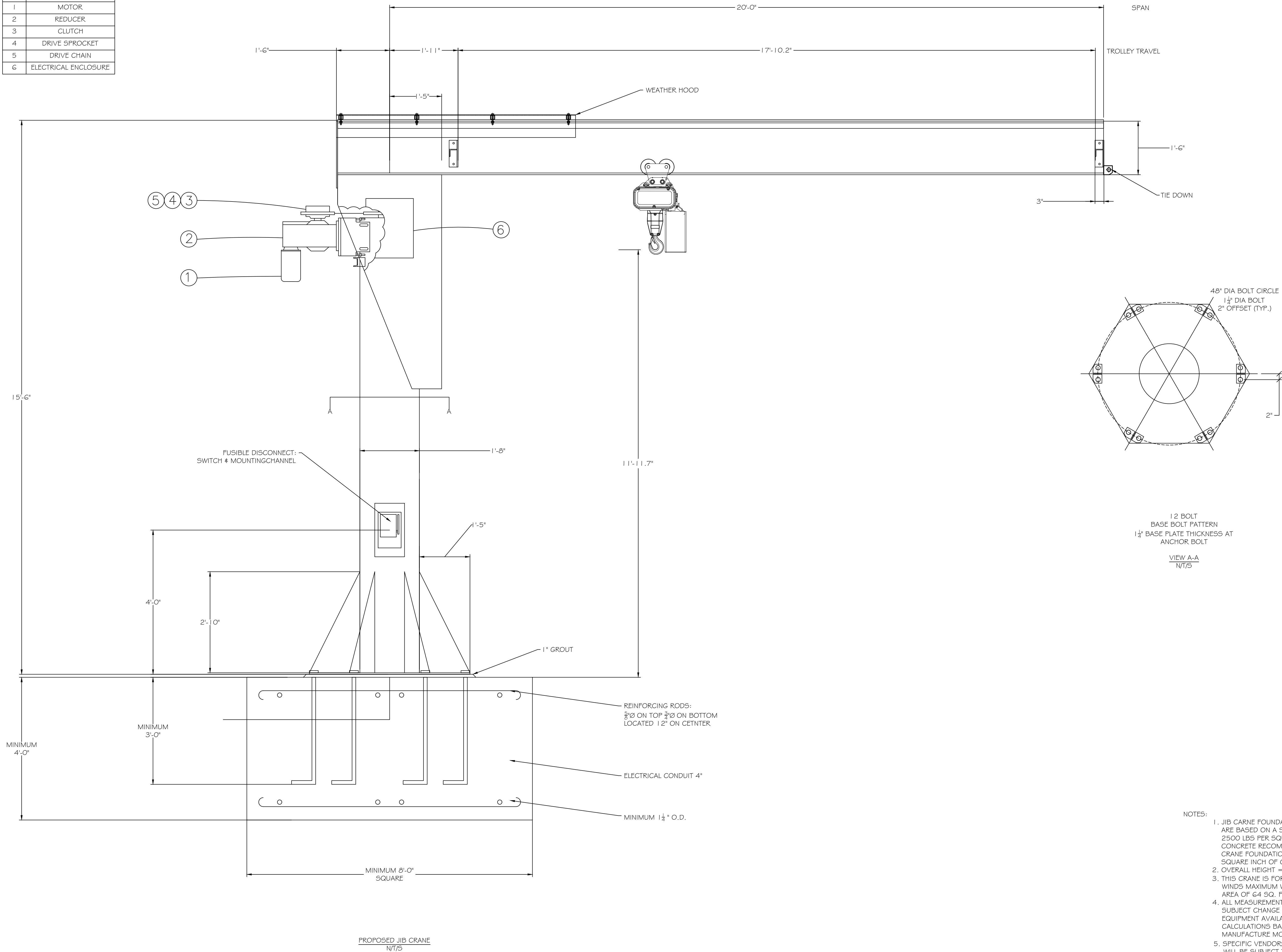
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SHEET:

D-10

FOR REGULATORY APPROVALS

ITEM	DESCRIPTION
1	MOTOR
2	REDUCER
3	CLUTCH
4	DRIVE SPROCKET
5	DRIVE CHAIN
6	ELECTRICAL ENCLOSURE



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DRAWING TITLE

PROPOSED JIB CRANE DETAILS

DATE:

REVISIONS:

SCALE:

as shown

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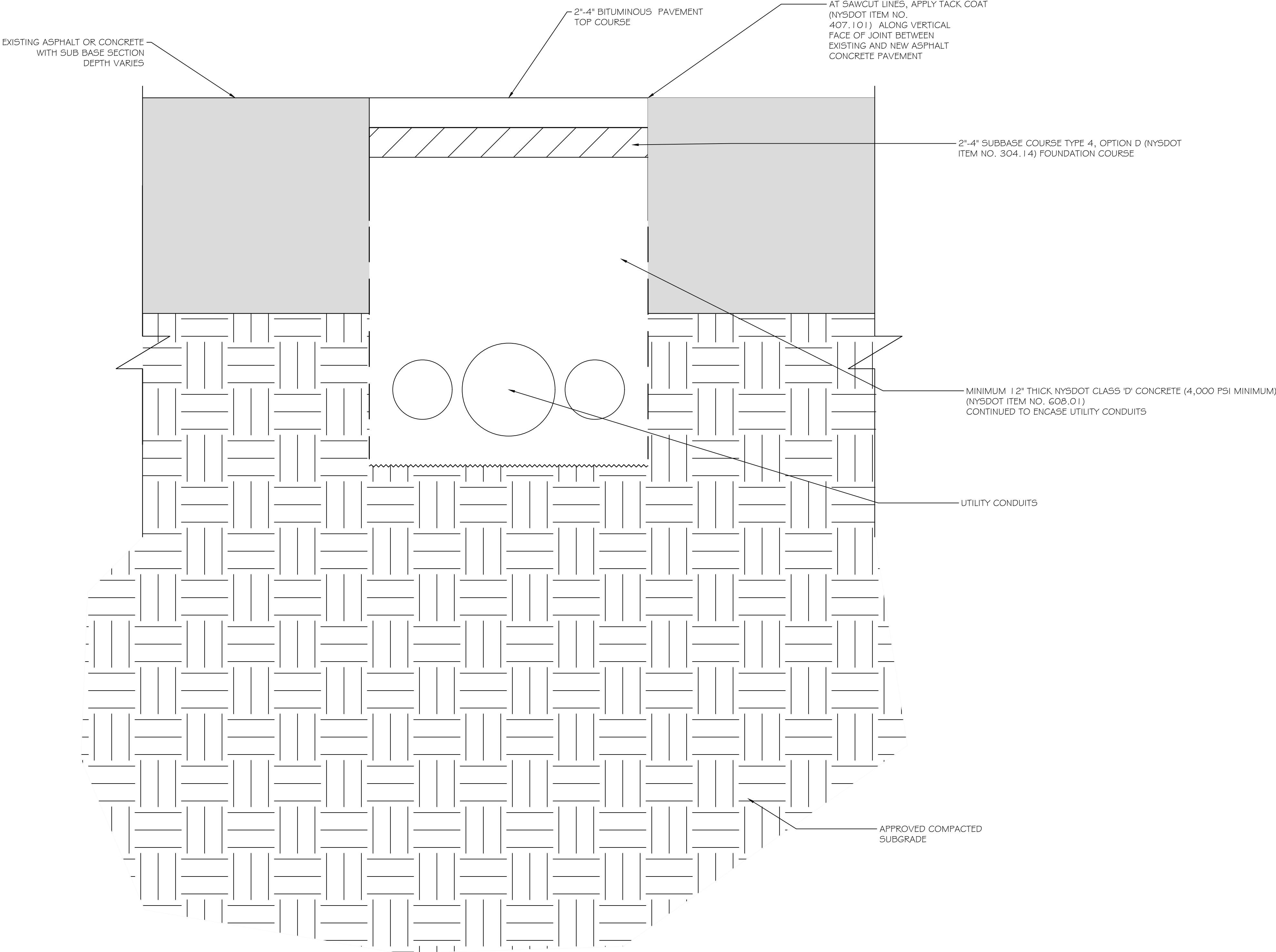
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D-11A

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PROPOSED UTILITY TRENCH DETAILS
N/T/S

NOTE:

1. UNLESS OTHERWISE NOTED, PORTLAND CEMENT CONCRETE SIDEWALKS SHALL MEET THE SPECIFICATIONS OUTLINED IN SECTION 501, 608 AND SUBSECTION 700 OF THE NEW YORK STATE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS, DATED JANUARY 9, 2014 WITH LATEST REVISIONS.

2. THE GENERAL CONSTRUCTION DETAILS FOR MANUFACTURING AND TRANSPORTING CONCRETE SHALL MEET THE REQUIREMENTS OF SECTION 501, PORTLAND CEMENT CONCRETE- GENERAL.

3. THE VERTICAL FACE OF THE COLD BUTT JOINT BETWEEN EXISTING AND PROPOSED PAVEMENT SHALL BE SEALED WITH TACK COAT AND THE SEAM SHALL BE SEALED WITH HOT AC SEALANT AS SHOWN ABOVE.



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DRAWING TITLE:

PROPOSED
UTILITY TRENCH
DETAILS

DATE:

02/21/2023

REVISIONS:

SCALE:

as shown

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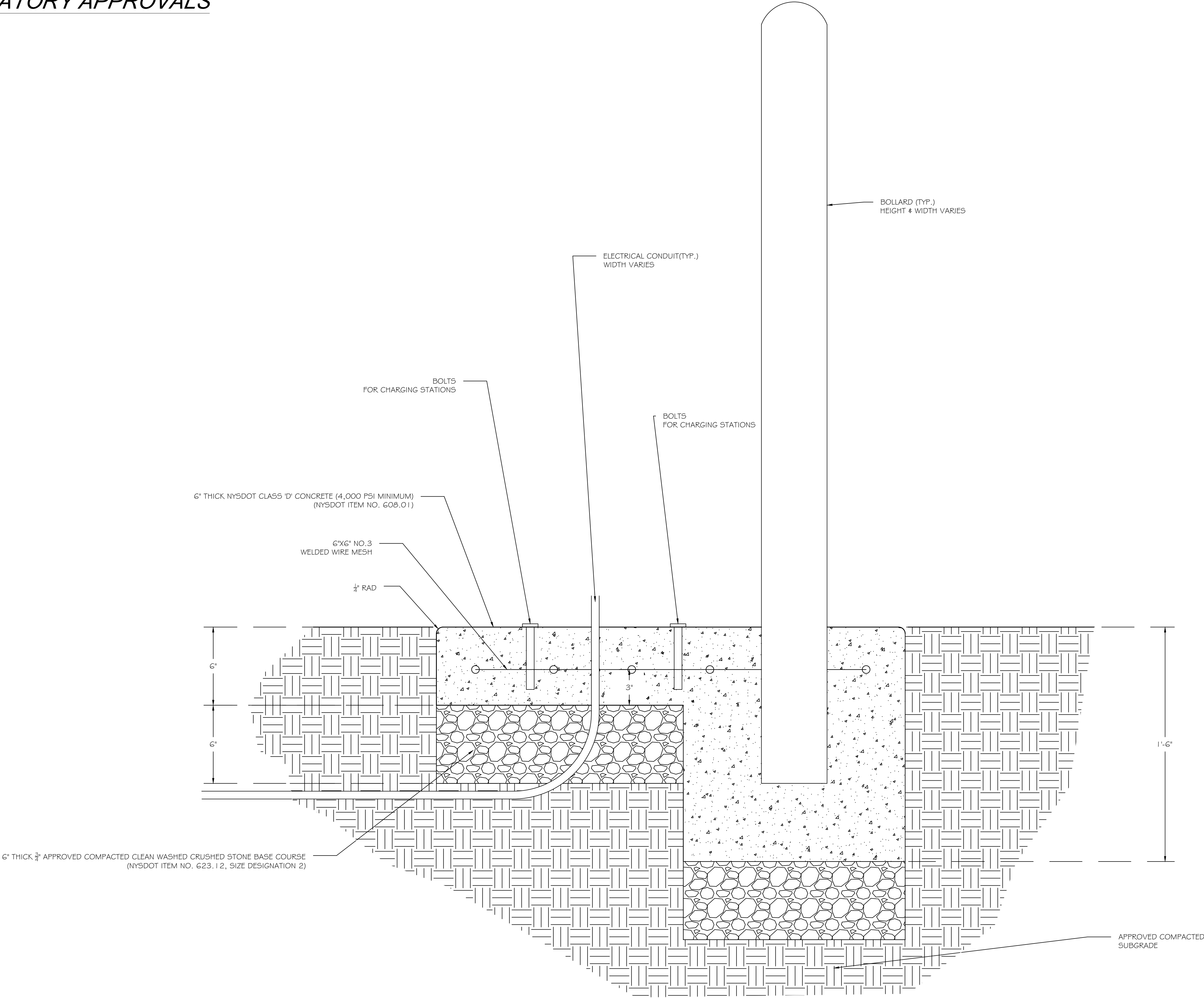
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FOR REGULATORY APPROVALS



SECTION VIEW
1/1/25



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DRAWING TITLE:

PROPOSED
BOLLARD & CHARGING
STATION DETAILS

DATE:

02/21/2023

REVISIONS:

SCALE:

as shown

PREPARED BY:

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FILE:

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SHEET:

D-11C