

**KEDDAL AERIAL MAPPING**  
 1121 Boyce Road, Suite 3100  
 Pittsburgh, PA 15241  
 (724) 942-2881

THE EXISTING CONTOURS DEPICTED ON THIS MAP WERE COMPILED TO NATIONAL MAP ACCURACY STANDARDS BY KEDDAL AERIAL MAPPING, PITTSBURGH PA, USING PHOTOMETRIC METHODS FROM AERIAL PHOTOGRAPHY TAKEN MAY 2006. CONTOURS WHICH ARE IN WOODED OR DENSE VEGETATION ARE APPROXIMATIONS AND SHOULD BE TREATED AS SUCH.

WETLAND DELINEATION SURVEY CONDUCTED BY MY CONESTOGA ROVERS & ASSOCIATES, 410 EAGLEVILLE BLVD., SUITE 110 EXTON, PA 19341

PURSUANT TO THE REQUIREMENTS OF ACT 17 (1996), REFERRED TO AS THE UNDERGROUND UTILITY LINE PROTECTION LAW, WHICH AMENDED ACT 287 (1974) OF THE LEGISLATURE OF THE COMMONWEALTH OF PENNSYLVANIA, THE CONTRACTOR IS REQUIRED TO NOTIFY EACH UTILITY NAMED HERE, NOT LESS THAN THREE (3) NOR MORE THAN (10) WORKING DAYS PRIOR TO BEGINNING WORK. (800) 242-1776

SERIAL NUMBER 20090710185

UTILITY NOTIFICATION LIST AFFECTED

AT&T ATLANTA	OWEST COMMUNICATIONS
AT&T CABLE SERVICES	SUNOCO PIPELINE LP
AMITY TOWNSHIP	SERVICE ELECTRIC CABLEVISION, INC.
AMITY TOWNSHIP AUTHORITY (SANITARY SEWER)	CONESTOGA TELEPHONE & TELEGRAPH
GPU ENERGY	PA AMERICAN WATER COMPANY
ICI WORLDWIDE	UGI UTILITIES, INC.
VERIZON PENNSYLVANIA INC.	

NOTE: KNOWN UTILITIES ON SITE  
 FIRST ENERGY ELECTRIC & D&E TELEPHONE COMMUNICATIONS

LOCATION / VICINITY MAP  
 1" = 1/2 MILE

**LEGEND**

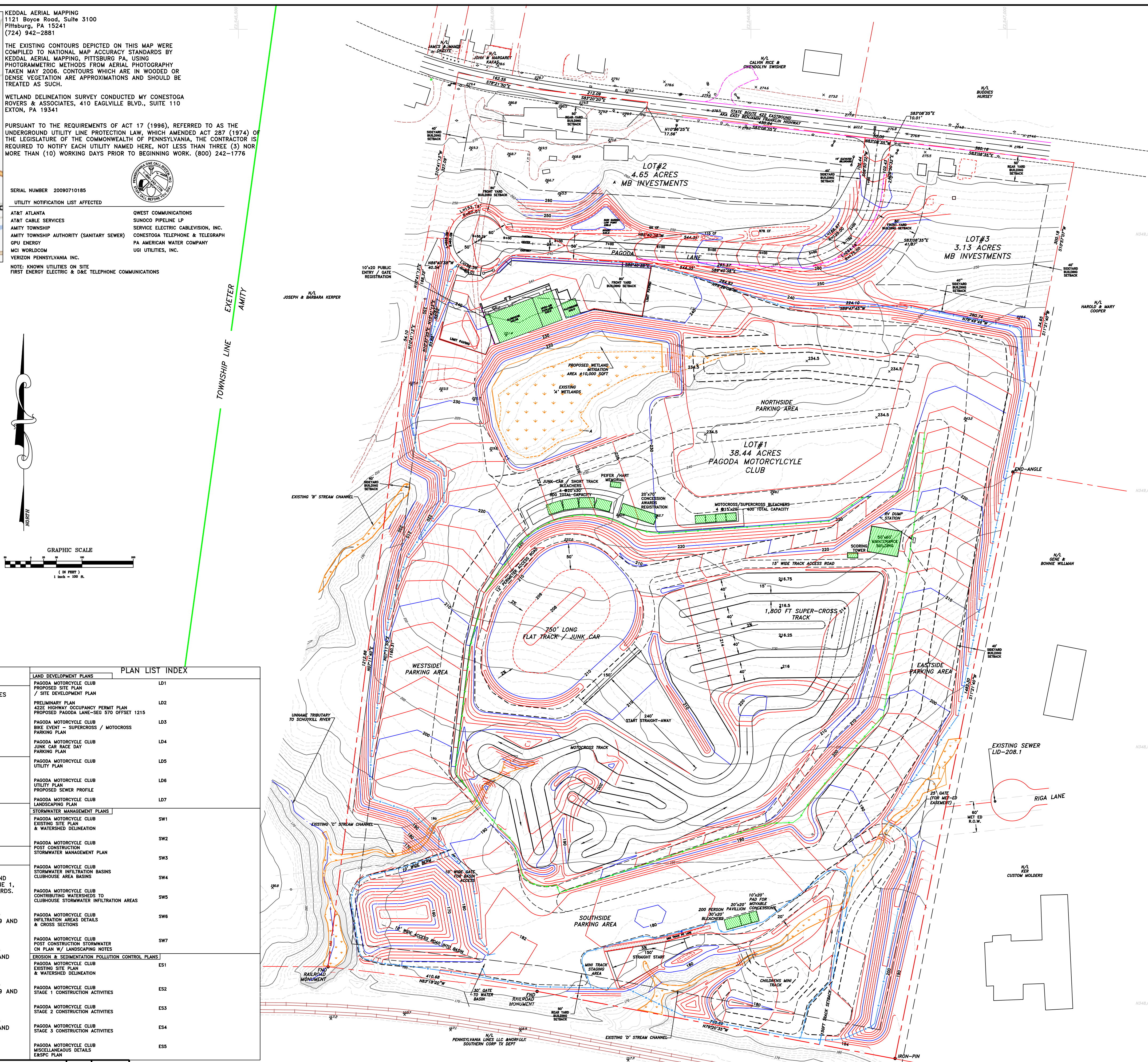
- PROPERTY LINE
- BUILDING SETBACK LINE
- EXISTING SPOT ELEVATION
- EXISTING CONTOURS  
2FT MINOR, 10FT MAJOR  
2006 AERIAL PHOTOGRAPHY
- PROPOSED CONTOURS  
2FT MINOR, 10FT MAJOR
- PROPOSED STRUCTURE / BUILDING
- PROPOSED PERIMETER FENCE  
6' HIGH CHAIN LINK
- PROPOSED TRACK PERIMETER FENCE  
4' HIGH CHAIN LINK
- PROPOSED GAURD RAIL ALONG PAGODA LANE
- EXISTING DELINEATED WETLANDS / STREAM CHANNEL

GRAPHIC SCALE  
 1" = 100 FT

**PLAN LIST INDEX**

NO.	DESCRIPTION	NO.	DESCRIPTION
LD1	PAGODA MOTORCYCLE CLUB PROPOSED SITE PLAN / SITE DEVELOPMENT PLAN	SW1	STORMWATER MANAGEMENT PLANS EXISTING SITE PLAN & WATERSHED DELINEATION
LD2	PRELIMINARY PLAN 422E HIGHWAY OCCUPANCY PERMIT PLAN PROPOSED PAGODA LANE-360 570 OFFSET	SW2	PAGODA MOTORCYCLE CLUB POST CONSTRUCTION STORMWATER MANAGEMENT PLAN
LD3	PAGODA MOTORCYCLE CLUB BIKE EVENT - SUPERCROSS / MOTOCROSS PARKING PLAN	SW3	PAGODA MOTORCYCLE CLUB STORMWATER INFILTRATION BASINS CLUBHOUSE AREA BASINS
LD4	PAGODA MOTORCYCLE CLUB JUNK CAR RACE DAY PARKING PLAN	SW4	PAGODA MOTORCYCLE CLUB CONTRIBUTING WATERSHEDS TO CLUBHOUSE STORMWATER INFILTRATION AREAS
LD5	PAGODA MOTORCYCLE CLUB UTILITY PLAN	SW5	PAGODA MOTORCYCLE CLUB POST CONSTRUCTION STORMWATER MANAGEMENT PLAN
LD6	PAGODA MOTORCYCLE CLUB UTILITY PLAN PROPOSED SEWER PROFILE	SW6	PAGODA MOTORCYCLE CLUB INFILTRATION AREAS DETAILS & CROSS SECTIONS
LD7	PAGODA MOTORCYCLE CLUB LANDSCAPING PLAN	SW7	PAGODA MOTORCYCLE CLUB POST CONSTRUCTION STORMWATER ON PLAN W/ LANDSCAPING NOTES
ES1	EROSION & SEDIMENTATION POLLUTION CONTROL PLANS PAGODA MOTORCYCLE CLUB EXISTING SITE PLAN & WATERSHED DELINEATION		
ES2	PAGODA MOTORCYCLE CLUB STAGE 1 CONSTRUCTION ACTIVITIES		
ES3	PAGODA MOTORCYCLE CLUB STAGE 2 CONSTRUCTION ACTIVITIES		
ES4	PAGODA MOTORCYCLE CLUB STAGE 3 CONSTRUCTION ACTIVITIES		
ES5	PAGODA MOTORCYCLE CLUB MISCELLANEOUS DETAILS BASIC PLAN		

NO.	REVISIONS	BY	DATE



PREPARED BY:  
 MB INVESTMENTS  
 2650 AUDUBON ROAD  
 AUDUBON, PA 19403

SITE LOCATION:  
 44 EAST BENJAMIN FRANKLIN HIGHWAY  
 BIRDSBORO, PA 19508  
 AMITY TOWNSHIP  
 BERKS COUNTY, PENNSYLVANIA

PAGODA MOTORCYCLE CLUB  
 LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
 PROPOSED SITE PLAN  
 / SITE DEVELOPMENT PLAN

BERKS COUNTY PLANNING COMMISSION

ZONING DATA: BERKS COUNTY PLANNING COMMISSION

NOTE: CONDITIONAL USE GRANTED AT A HEARING HELD ON AUGUST 28, 2008.

SECTION 407. LI/O - LIGHT INDUSTRIAL / OFFICE DISTRICT (E) AREA, YARD AND HEIGHT REGULATIONS EACH OF THE FOLLOWING MINIMUM AND MAXIMUM DIMENSIONAL REQUIREMENTS SHALL APPLY TO EACH PERMITTED USE IN THE LIGHT INDUSTRIAL / OFFICE DISTRICT

MINIMUM REGULATIONS	
LOT AREA	3 ACRES
LOT WIDTH	250 FEET
BUILDING SETBACK	80 FEET
REAR YARD	50 FEET
SIDE YARD	80 FEET
TOTAL	80 FEET
ONE SIDE	40 FEET
IMPROVEMENT SETBACK	30 FEET
BUFFER YARD (DEPTH)	20 FEET
LANDSCAPED AREA	30 PERCENT
MAXIMUM REGULATIONS	
BUILDING HEIGHT	50 FEET
LOT COVERAGE	40 PERCENT
PAVED AREA	60 PERCENT

**CERTIFICATE OF FIRE MARSHALL APPROVAL**

APPROVED AMITY TOWNSHIP FIRE MARSHALL \_\_\_\_\_

DATE \_\_\_\_\_

**CERTIFICATE OF ACCURACY**

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS TRUE AND CORRECT TO THE ACCURACY REQUIRE BY THE AMITY TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT ORDINANCE.

RYAN K. INCH, P.E.  
 MB INVESTMENTS

**CERTIFICATE OF OWNERSHIP, ACKNOWLEDGMENT OF PLAN AND OFFER OF DEDICATION**

CERTIFICATE OF OWNERSHIP, ACKNOWLEDGMENT OF PLAN AND OFFER OF DEDICATION ON THIS, THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, BEFORE ME, THE UNDERSIGNED OFFICER, PERSONALLY APPEARED PASQUALE N. MASCARO, PARTNER OF MB INVESTMENTS A PENNSYLVANIA PARTNERSHIP WHO BEING DULLY SWORN ACCORDING TO LAW, DEPOSES AND SAYS THAT HE IS THE OWNER OR EQUITABLE OWNER OF THE PROPERTY SHOWN ON THIS PLAN, THAT THE PLAN WAS PREPARED AT HIS DIRECTION, AND THAT HE ACKNOWLEDGES THE SAME TO BE HIS ACT AND PLAN, AND DESIRES THE SAME TO BE RECORDED AS SUCH ACCORDING TO LAW, AND THAT ALL STREETS SHOWN AND NOT HERETOFORE DEDICATED ARE HEREBY DEDICATED TO PUBLIC USE.

PASQUALE N. MASCARO  
 PARTNER, MB INVESTMENTS  
 A PENNSYLVANIA PARTNERSHIP

NOTARY NAME \_\_\_\_\_

MY COMMISSION EXPIRES \_\_\_\_\_

**CERTIFICATE OF APPROVAL BY THE PLANNING COMMISSION**

AT A MEETING HELD ON \_\_\_\_\_, 20\_\_\_\_, THE AMITY TOWNSHIP PLANNING COMMISSION BY MOTION APPROVED THE SUBDIVISION AND LAND DEVELOPMENT USE APPLICATION OF MB INVESTMENTS ON BEHALF OF THE PAGODA MOTORCYCLE CLUB FOR A RECREATIONAL MOTORCYCLE CLUB FACILITY/TRACK.

\_\_\_\_\_  
 \_\_\_\_\_

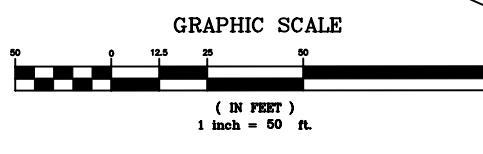
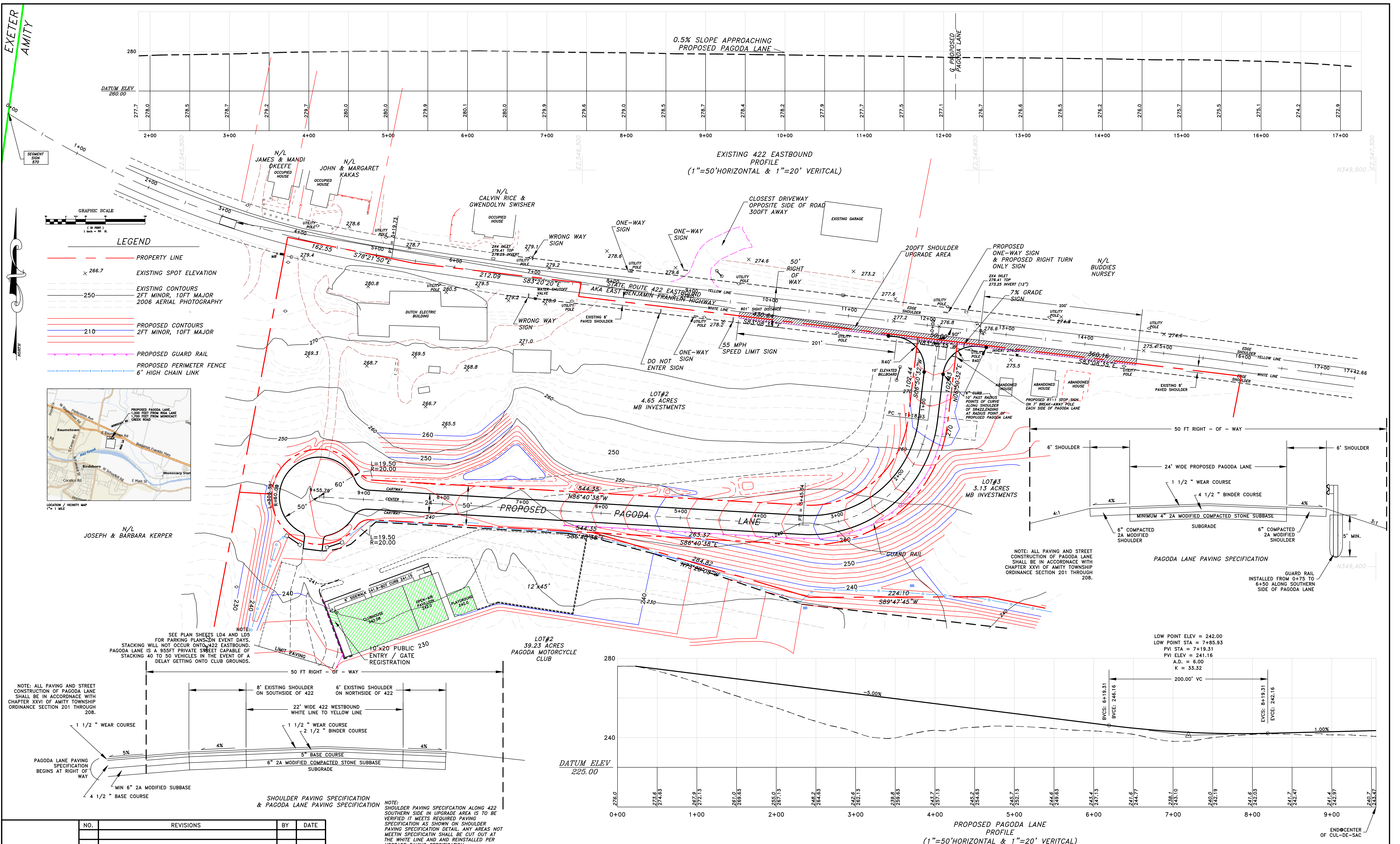
**CERTIFICATE OF APPROVAL BY THE BOARD OF SUPERVISORS**

AT A MEETING HELD ON \_\_\_\_\_, 20\_\_\_\_, THE AMITY TOWNSHIP BOARD OF SUPERVISORS, BY MOTION, APPROVED THE SUBDIVISION AND LAND DEVELOPMENT USE APPLICATION OF MB INVESTMENTS ON BEHALF OF THE PAGODA MOTORCYCLE CLUB FOR A RECREATIONAL MOTORCYCLE CLUB FACILITY/TRACK.

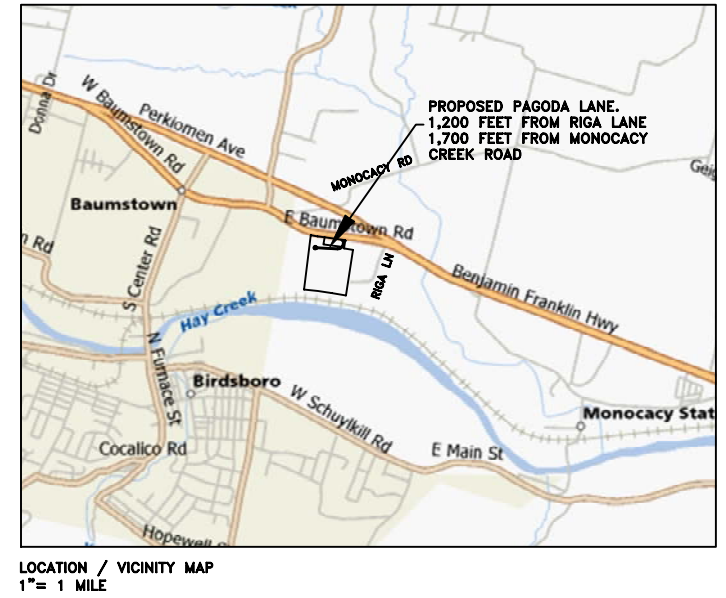
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CHECKED	DATE:	SHEET
R.K.I.	5/29/09	LD1
DRAWN	CADD FILE	
J.T.M.	PAGODA	

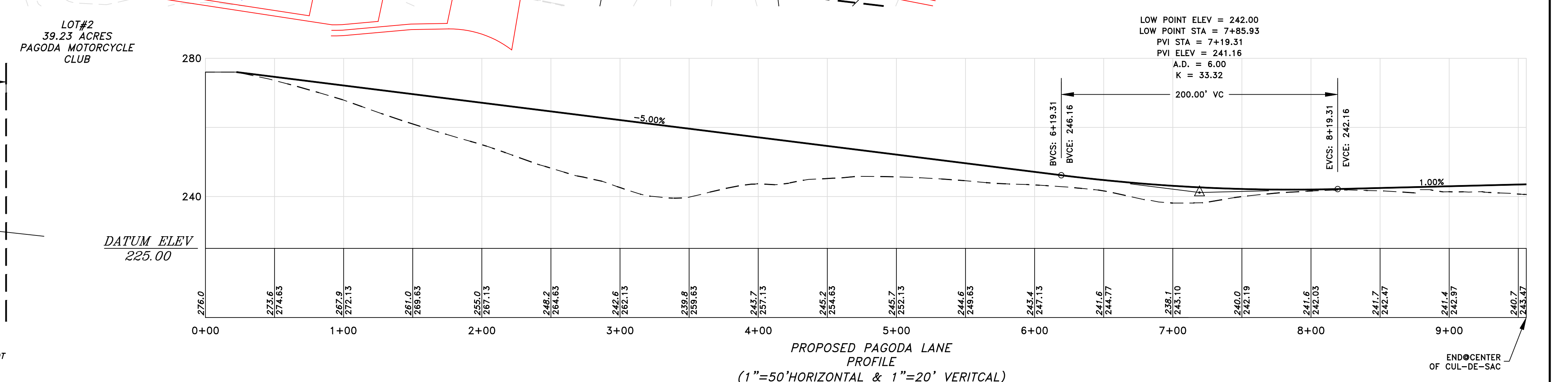
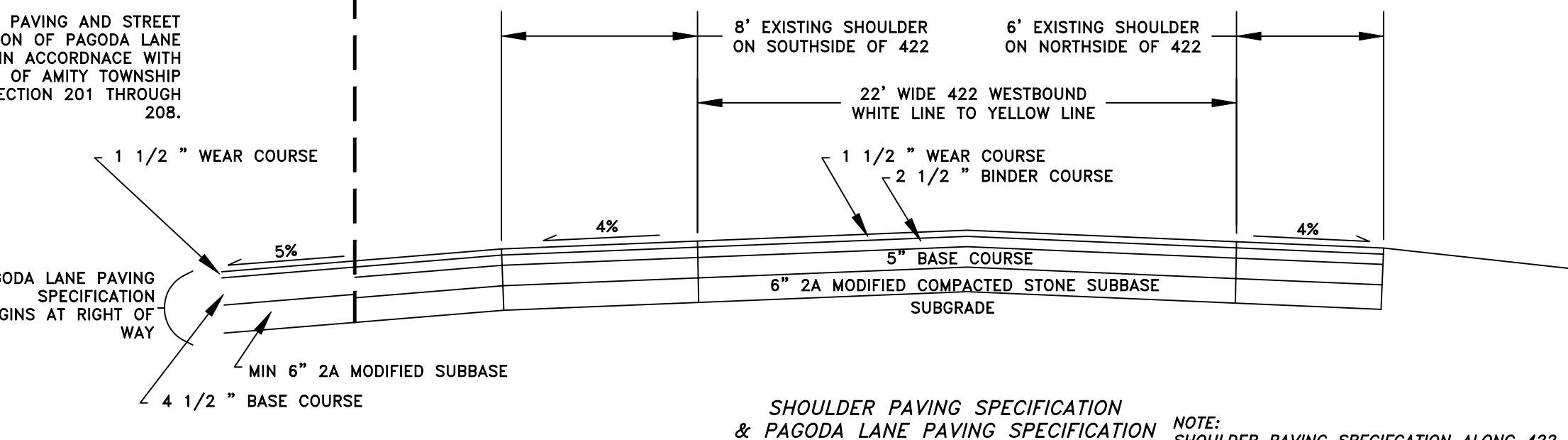
EXETER  
AMITY



- LEGEND**
- PROPERTY LINE
  - × 266.7 EXISTING SPOT ELEVATION
  - 250 EXISTING CONTOURS  
2 FT MINOR, 10 FT MAJOR  
2006 AERIAL PHOTOGRAPHY
  - 210 PROPOSED CONTOURS  
2 FT MINOR, 10 FT MAJOR
  - PROPOSED GUARD RAIL
  - PROPOSED PERIMETER FENCE  
6' HIGH CHAIN LINK



N/L JOSEPH & BARBARA KERPER



NO.	REVISIONS	BY	DATE

PREPARED BY:  
MB INVESTMENTS  
2650 AUDUBON ROAD  
AUDUBON, PA 19403

SITE LOCATION:  
44 EAST BENJAMIN FRANKLIN HIGHWAY  
BIRDSBORO, PA 19508  
AMITY TOWNSHIP  
BERKS COUNTY, PENNSYLVANIA

PAGODA MOTORCYCLE CLUB  
LAND DEVELOPMENT

PRELIMINARY PLAN  
422E HIGHWAY OCCUPANCY PERMIT PLAN  
PROPOSED PAGODA LANE-SEG 570 OFFSET 1215

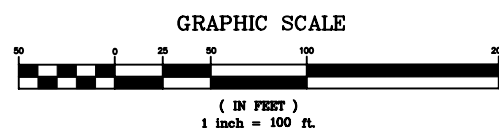
CHECKED	DATE	SHEET
R.K.I.	5/29/09	LD2
DRAWN	CADD FILE	
J.T.M.	PAGODA	



LOCATION / VICINITY MAP  
1" = 1/2 MILE

LEGEND

- PROPERTY LINE
- EXISTING CONTOURS
- 2FT MINOR, 10FT MAJOR
- 2006 AERIAL PHOTOGRAPHY
- & POST CONSTRUCTION SHOWN
- AS EXISTING CONTOURS



ADMISSION / GATE FEE  
COLLECTION AREA

TOWNSHIP LINE  
EXETER  
AMITY



- JUNK CAR RACE DAY PARKING NOTES:**
- ON JUNK CAR RACE DAY SPECTATORS WILL PARK IN WESTSIDE, SOUTHERN AND EAST PARKING AREAS.
  - THE AREA NORTH OF THE SUPER CROSS TRACK WILL BE UTILIZED FOR JUNK CAR INSPECTION AND AS A PIT AREA FOR JUNK CARS, TYPICAL PIT SIZE IS 12'x40'
  - ALL TRAFFIC THROUGH THE SITE WILL BE IN A COUNTER CLOCKWISE DIRECTION AROUND MOTOCROSS TRACK.
  - ALL TRAFFIC THROUGH THE SITE WILL BE ONE WAY.
  - CLUB VOLUNTEERS WILL DIRECT ALL SPECTATORS WHERE TO PARK (HAND PARK).
  - ALL SPECTATORS WILL PAY ENTRY ADMISSION AT THE GATE PRIOR TO PARKING.
  - JUNK CAR TRAILERS WILL BE STORED IN VARIOUS AREAS SHOWN ON THIS PLAN.
  - ALL PARKING WILL BE ANGLED PARKING 45°
  - OUT OF COMMISSION JUNK CAR UNABLE TO RETURN TO PIT AREA WILL BE DRAGGED INTO SUPERCROSS AREA AND/OR BIKE START AREA.
  - EMERGENCY VEHICLES WILL BE STAGE ON SOUTHERN SIDE OF JUNK CAR TRACK AND HAVE CLEAR ACCESS TO PARKING AREA AND ACCESS ROAD LEADING TO PAGODA LANE.
  - TYPICAL SPECTATOR PARKING SPACE IS 10' x 20'.

- SPECTATORS 572 SPACES
  - WESTSIDE PARKING - 136 SPACES
  - SOUTHSIDE PARKING - 230 SPACES
  - WESTSIDE PARKING - 206 SPACES
- VOLUNTEERS 72 SPACES
  - NORTH OF BLEACHERS EVENT VOLUNTEER PARKING - 49 SPACES
  - 7 SPACES AT CLUBHOUSE
  - 17 SPACES EAST OF CLUBHOUSE
- TRAILER STORAGE 58 SPACES
  - TRAILER STORAGE
  - 20 SPACES WEST OF EMERGENCY ACCESS ROAD
  - 6 SPACES AT MINI TRACK STAGING AREA
  - 14 SPACES SOUTH OF JUNK CAR PIT AREA
  - 14 SPACES IN MINI TRACK PARKING AREA
  - 4 SPACES SOUTH OF CLUBHOUSE
- JUNK CAR PITS 166 SPACES
  - JUNK CAR PIT AREA
  - 145 PITS @ 12' x 40'
  - 21 PITS @ 12' x 50'
- OVERSIZED VEHICLES 10 SPACES
  - OVERSIZE RV PARKING WEST OF CLUBHOUSE
  - 3 SPACES @ 12' x 40'
  - EAST OF CLUBHOUSE
  - 7 SPACES @ 12' x 45'
- TRUCK & TRAILER PARKING 5 SPACES
  - TRUCK & TRAILER PARKING SOUTH OF RV PARKING
  - 5 PITS @ 12' x 50'
- STREET BIKES 50 SPACES
  - STREET BIKE PARKING
  - 50 SPACES ON PAVED AREA @ CLUBHOUSE
- HANDICAPPED 6 SPACES
  - HANDICAP PARKING
  - 2 SPACES ON PAVED AREA @ CLUBHOUSE
  - 4 SPACES AT CONCESSION STAND

**WAIVERS REQUESTED RELATED TO PARKING**

**SALDO Section 510 Off-Street Parking and Loading Areas**  
 (b) The parking areas throughout the property will accommodate over 50 vehicles. There is an internal collector road, which moves traffic one way around the property. The internal road will measure 30ft wide to accommodate trucks pulling bike trailers and/or recreational vehicles. The nature of the clubs activities requires the flexibility in parking arrangements. Depending on the event type, it may be needed to accommodate passenger vehicles or trucks pulling trailers. Having a separate internal collector road to shuttle traffic is not practical for the clubs type of activities. Having such a road would adversely affect the clubs handling of parking. A waiver of this standard is requested.  
 (c) Pedestrian traffic in the parking area is minimal. There is little in/out traffic at club events. Once a rider parks their vehicle they normally do not leave until the event is over. Their parking space becomes a pit where they work on their bike for the day and set up a picnic type area. Movement of people and movement of people at the same time is minimal. MB Investments is requesting a waiver for the design of a pedestrian circulation system within the parking area. The access road through the parking area is 30ft wide and is one way. As such there is sufficient room for pedestrians to walk on one side of the road while vehicle traffic uses the other side.

(f) Section 510(i)(1) discusses design standards regarding off-street parking areas which apply to areas when the number of spaces exceed 10'. MB Investments is requesting a waiver on this section. Section 510(i)(1) states that a 10' curbed planting strip be provided between parking areas and street areas. This would apply to the parking that is adjacent to the proposed Pagoda Lane.

Section 510(i)(2) discusses that at the end of each off street parking row be provided with a 10' wide curbed island. The parking areas are proposed to be grass areas. Construction of landscaped islands at the end of each parking row will provide little landscaping benefits and not be consistent with the rural environment that the club is attempting to create. MB Investments is requesting a waiver on this section.

Section 510(i)(3) discusses that each fourth row of an off street parking area shall be provided with a ten feet (10') wide curbed island. As discussed in Section 510(i)(2) the parking areas are proposed to be grass areas. Construction of landscaped islands at the end of each parking row will provide little landscaping benefits and not be consistent with the rural environment that the club is attempting to create. MB Investments is requesting a waiver on this section.

Section (j)(7) states that concrete bumpers shall be installed so as to prevent vehicle overhang on any sidewalk and/or planting strip. All parking in the paved area around the clubhouse will have concrete bumpers. The grass parking areas will not have the bumpers. MB Investments is requesting a waiver on this section.

**Zoning Ordinance Section 923 Off Street Parking**  
 (5) The parking areas will be used during daylight hours with little nighttime use. As such MB Investments proposed only provided lighting in the parking area around the clubhouse, concession area and parking areas designated as the clubhouse lots and northside lots. The parking area on the eastside, westside, and southside areas will not be illuminated. Night activities are not very common and the need for lighting those areas is not necessary. MB Investments is requesting a waiver from the requirements of Zoning Ordinance Section 923 regarding lighting of the parking eastside, westside, southside and mini track parking areas.  
 (6) The parking areas will be grass parking containing (5) 80000 stone access road except for the area around the clubhouse. The level of activity at the club with respect to the number of events is low and providing paved parking throughout the property is not consistent with the rural nature of the club. The clubs activities focus around outdoor motorcycle riding and providing paved parking lots is counter to what the clubs desired environment. Furthermore, people attending the clubs events typically park there trailers and set up a picnic site right at their vehicle to make a day out of the event. The rural picnic feel would be completely ruined if riders had to park on paved areas. The club also holds junk car races twice a year. The parking areas around the track will serve as pit areas for the junk cars on race days. Often these cars get severely damage on race day, which is the point of the race. Requiring the parking areas to be paved would create a situation where junk cars would damage the paving. At the end of each junk car race they normally have to be dragged away from the track with bumpers hanging off, wheels missing and other types of damage done to the vehicles. Removal of those cars across paved areas would ultimately lead to costly repairs to the club should the area need to be paved.

The parking areas are adequately designed with maximum sloping grades of 5% as required by Section 923(b)(6) of the ordinance. Furthermore, stormwater is directed to a series of stormwater inlets located throughout the parking areas and directed to the sites stormwater management basin.

MB Investments is requesting a waiver from 923(b)(6) as it relates to paved parking areas around the track.

NO.	REVISIONS	BY	DATE

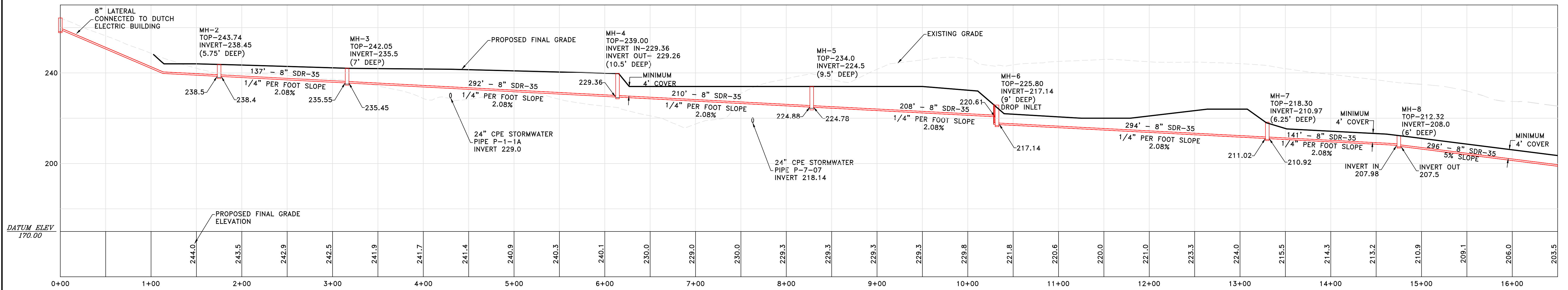
PREPARED BY:  
MB INVESTMENTS  
2650 AUDUBON ROAD  
AUDUBON, PA 19403

SITE LOCATION:  
44 EAST BENJAMIN FRANKLIN HIGHWAY  
BIRDSBORO, PA 19508  
AMITY TOWNSHIP  
BERKS COUNTY, PENNSYLVANIA

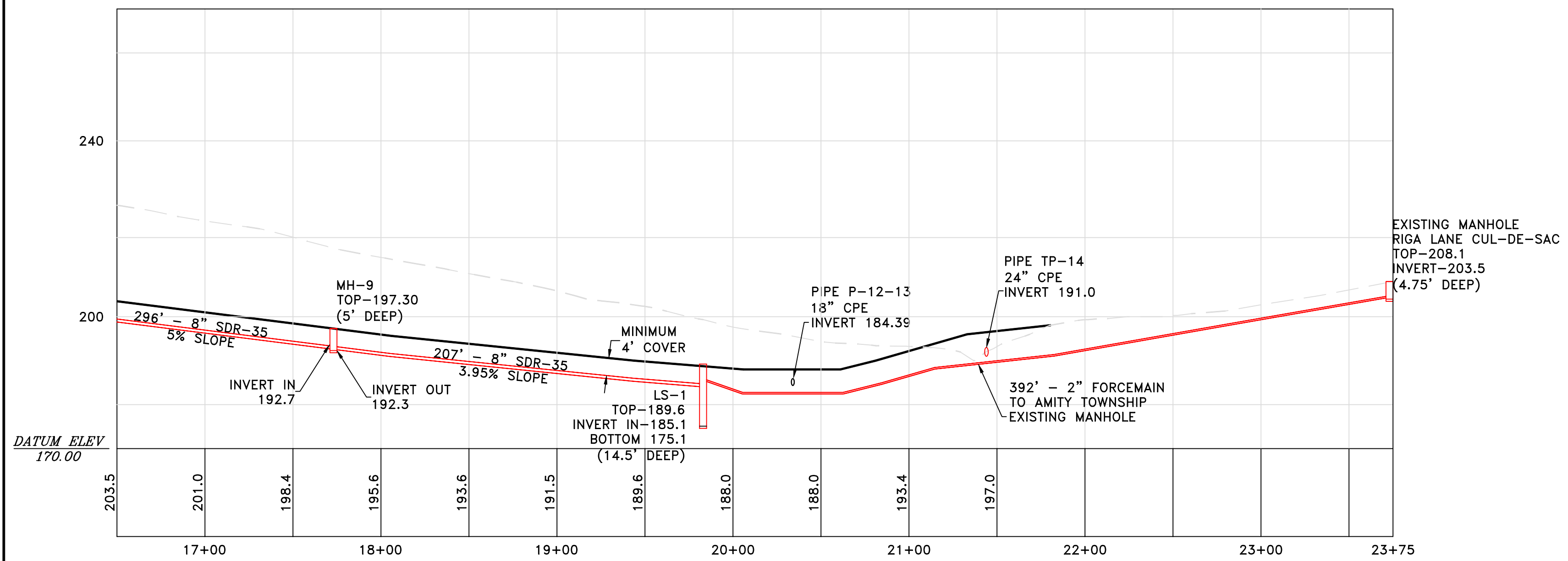
PAGODA MOTORCYCLE CLUB  
LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
JUNK CAR RACE DAY  
PARKING PLAN

CHECKED	DATE	SHEET
R.K.I.	5/29/09	LD4
DRAWN	CADD FILE	
J.T.M.	PAGODA 9/28	



SCALE:  
 1"=50' HOR  
 1"=20' VER



SCALE:  
 1"=50' HOR  
 1"=20' VER

NO.	REVISIONS	BY	DATE

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 MB INVESTMENTS  
 2650 AUDUBON ROAD  
 AUDUBON, PA 19403

SITE LOCATION:  
 44 EAST BENJAMIN FRANKLIN HIGHWAY  
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 AMITY TOWNSHIP  
 BERKS COUNTY, PENNSYLVANIA

PAGODA MOTORCYCLE CLUB  
 LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
 UTILITY PLAN  
 PROPOSED SEWER PROFILE

CHECKED	DATE	SHEET
R.K.I.	5/29/09	LD5
DRAWN	CADD FILE	
J.T.M.	PAGODA	

GRASS PARKING AREAS	
SOFT	131,000
AREAS	15,500
1	8,700
2	60,400
3	17,600
4	13,900
5	8,000
6	49,600
7	44,530
8	54,900
9	14,800
10	20,100
11	5,100
12	
13	
TOTAL AREA	444,130 SOFT (10.19 ACRES)

GRASS PARKING AREAS TO BE VEGETATED WITH A HEAVY DUTY MIXTURE OF 70% TALL FESCUE, 20% PERENNIAL RYEGRASS, 10% KENTUCKY BLUEGRASS. AREA IS TO BE MULCHED WITH 3 TONS OF HAY PER ACRE. SOIL AMENDMENT IS TO BE ADDED TO TO TOP 6" OF SOIL. 2" OF AMENDMENT IS TO BE APPLIED TO SURFACE. AMENDMENT IS TO BE PLOW AND DISCED INTO SOIL PRIOR TO BROADCASTING SEED. NO FERTILIZER IS TO BE USED IN GRASS PARKING AREA.

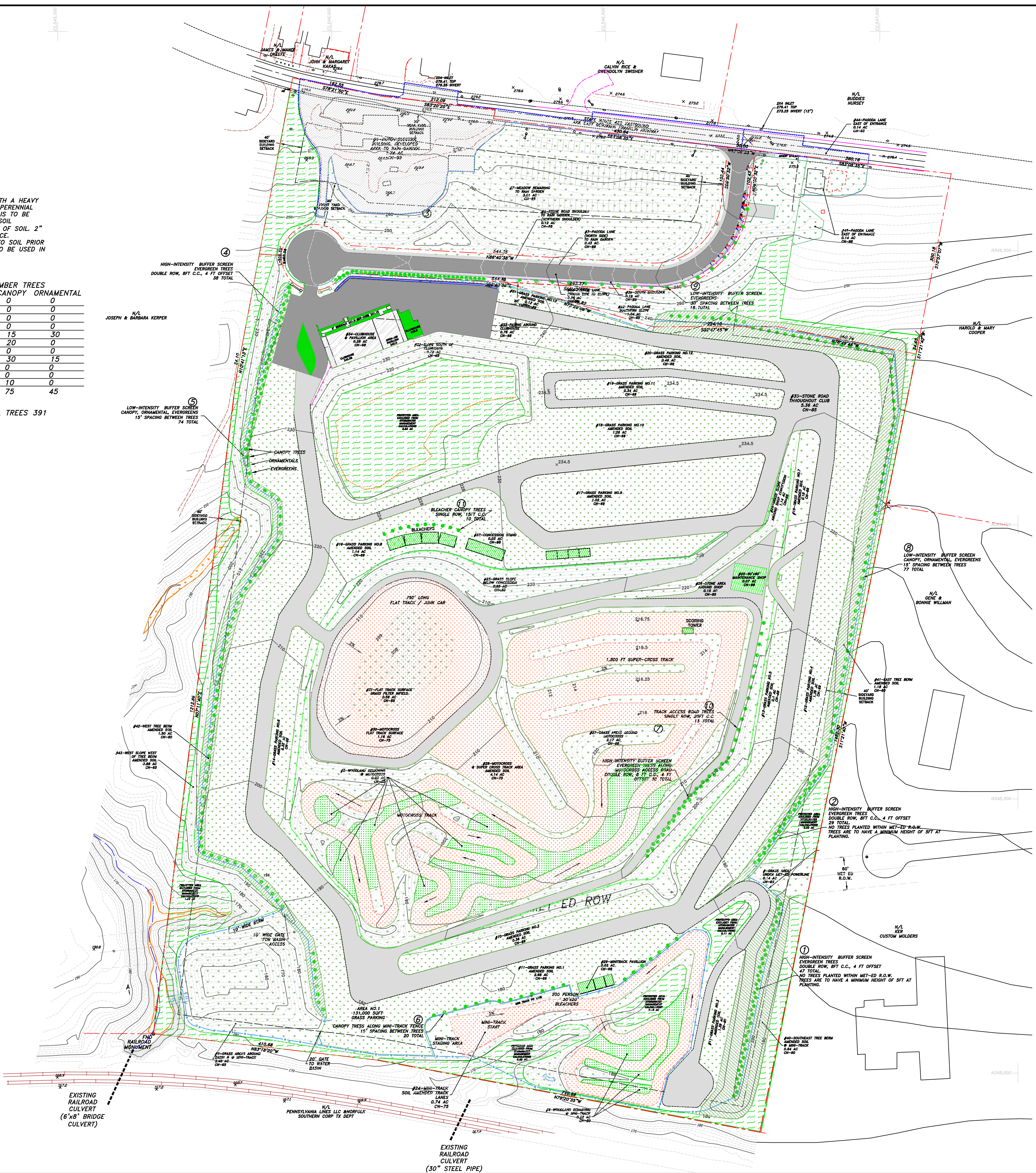
AREA DESIGNATION	BUFFER TYPE	SPACING	NUMBER TREES		
			EVERGREENS	CANOPY	ORNAMENTAL
1	HIGH INTENSITY SCREEN	DOUBLE ROW, 8'C.C. W/ 4'OFFSET	47	0	0
2	HIGH INTENSITY SCREEN	DOUBLE ROW, 8'C.C. W/ 4'OFFSET	29	0	0
3	STREET TREES ALONG FRONTAGE	SINGLE ROW, 8'C.C.	35	0	0
4	HIGH INTENSITY SCREEN	DOUBLE ROW, 8'C.C. W/ 4'OFFSET	38	0	0
5	LOW INTENSITY SCREEN	SINGLE ROW, 15'C.C.	29	15	30
6	MINITRACK SCREEN	SINGLE ROW, 15'C.C.	0	20	0
7	HIGH INTENSITY SCREEN	DOUBLE ROW, 8'C.C. W/ 4'OFFSET	30	0	0
8	LOW INTENSITY SCREEN	SINGLE ROW, 15'C.C.	32	30	15
9	STREET TREES ALONG FRONTAGE	SINGLE ROW, 30'C.C.	18	0	0
10	TRACK ACCESS ROAD TREES	SINGLE ROW, 20'C.C.	13	0	0
11	BLEACHER CANOPY TREES	SINGLE ROW, 15'C.C.	0	10	0
SUBTOTAL			271	75	45

TOTAL TREES 391

LEGEND

- PROPERTY LINE
  - BUILDING SET BACK LINE
  - DIRT BIKE RIDING TRACK
  - EXISTING CONTOURS  
2FT MINOR, 10FT MAJOR  
2006 AERIAL PHOTOGRAPHY  
& POST CONSTRUCTION SHOWN  
AS EXISTING CONTOURS
  - PROPOSED PERIMETER FENCE  
6' CHAIN LINK
  - PROPOSED TRACK PERIMETER  
FENCE 4' CHAIN LINK
  - ORNAMENTALS
  - CANOPY TREES
  - EVERGREENS
- CN-LEGEND
- 2A MODIFIED STONED AREA ROAD AREA - CN 85
  - PAVED AREA - CN 98
  - NON-TRAFFIC GRASS AREAS - CN 65
  - GRASS PARKING AREAS-CN 69
  - MOTORCYCLE RIDING AREAS-CN 75
  - EXISTING WOODS PRESERVED IN TRACK RIDING AREA -CN 60
  - EXISTING DEVELOPED AREAS DUTCH ELECTRIC & SR422 CN-98
  - PROTECTED AREAS

LANDSCAPING NOTES:  
 1. AREA 3 TREES ARE TO BE PLANTED 10' FROM EDGE OF PAVING TO CENTER OF ROOT BALL. AREA 3 TREES WILL BE WITHIN THE ULTIMATE RIGHT-OF-WAY. PER SECTION 517 (E)(3)(i)(b), TREES ARE PERMITTED SINCE IT IS DESIRABLE TO HAVE A DENSE BUFFER ALONG THE CLUBHOUSE AND FUTURE STREET WIDENING IS UNLIKELY.  
 2. AREA 9 TREES ARE TO BE PLANTED ALONG THE SOUTHSIDE OF PAGODA LANE OUTSIDE THE GUARD RAIL.  
 3. THE SELECTION OF THE SPECIES OF CANOPY, ORNAMENTAL, AND EVERGREEN WILL BE IN ACCORDANCE WITH THE APPROVED PLANT LIST LOCATED IN SECTION 517(J) OF THE SUBDIVISION AND LAND DEVELOPMENT ORDINANCE REGARDING LANDSCAPING.  
 4. ALL GRASS PARKING AREAS WILL BE VEGETATED WITH A GRASS SPECIFICATION DESIGNED FOR VEHICLE TRAFFIC AND/OR COMMONLY USED FOR PARKING.  
 5. DURING CONSTRUCTION OF THE SUPERCROSS TRACK, THE EXACT ALIGNMENT OF THE TRACK WILL BE CONSTRUCTED TO AVOID AND MINIMIZE THE REMOVAL OF ANY LARGE MATURE TREES.



NO.	REVISIONS	BY	DATE

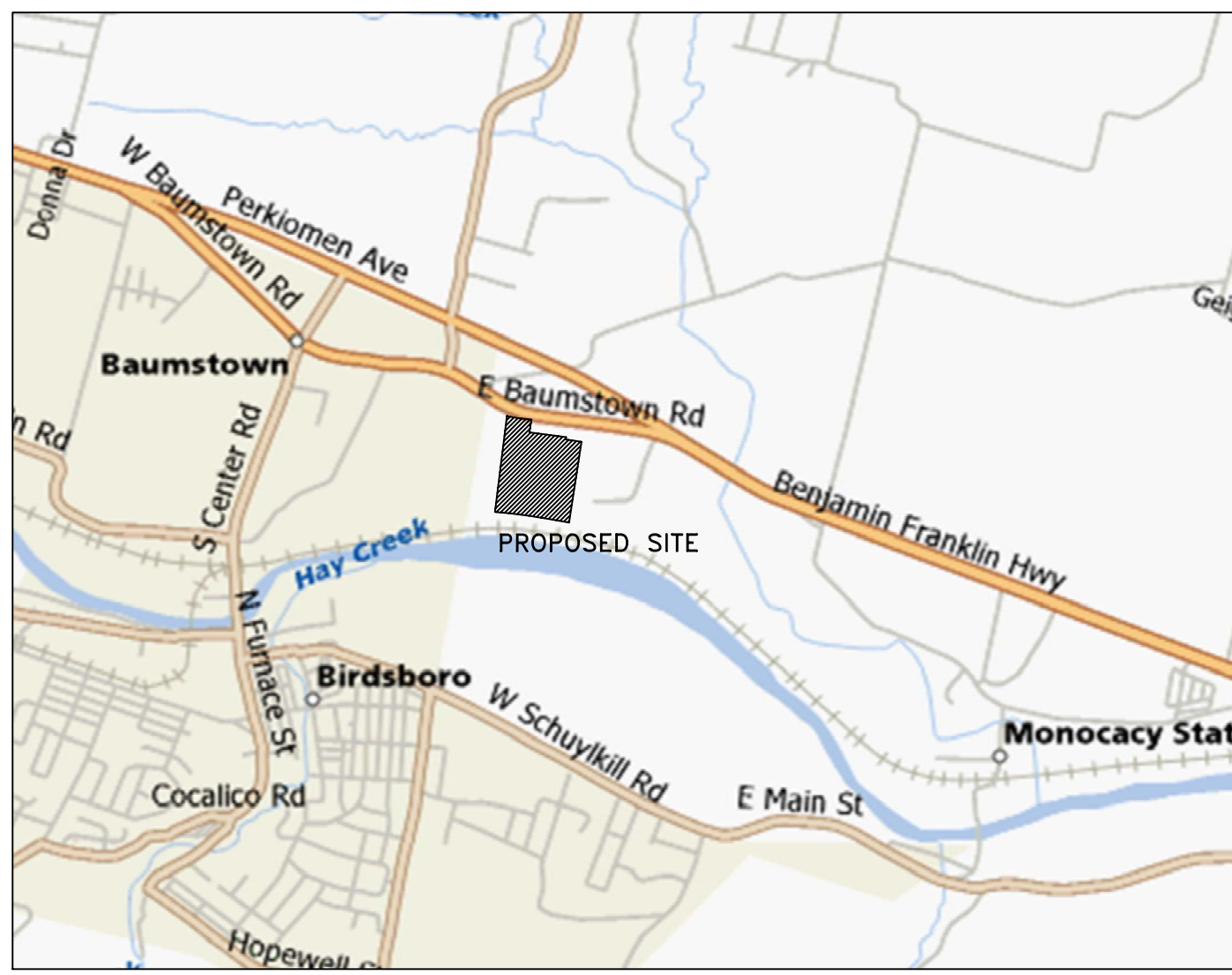
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 BERKS COUNTY, PENNSYLVANIA

PAGODA MOTORCYCLE CLUB  
 LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
 PROPOSED LANDSCAPING PLAN  
 & POST DEVELOPMENT CN VALUES

CHECKED	DATE	SHEET
R.K.I.	5/29/09	LD6
DRAWN	CADD FILE	
J.T.M.	PAGODA	



LOCATION / VICINITY MAP  
1" = 1/2 MILE

**LEGEND**

- PROPERTY LINE
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- EXISTING CONTOURS  
2FT MINOR, 10FT MAJOR  
2006 AERIAL PHOTOGRAPHY
- NOTE: EXISTING CONTOURS EAST OF PROPERTY LINE  
TAKEN FROM USGS MAPPING (RIGA LANE DEVELOPMENT AREA)
- EXISTING DELINEATED WETLANDS / STREAM CHANNEL  
(DELINEATED BY CONESTOGA ROVERS & ASSOCIATES,  
EXTON, PA)
- EXISTING WATERSHED  
BOUNDARY
- BERKS COUNTY SOIL SURVEY, SOIL  
TYPE BOUNDARIES
- NPDES PERMIT BOUNDARY LIMIT  
(PROPERTY LINE OF PARCEL BEING DEVELOPED, 46 ACRES)

EXISTING SOIL TYPES - BERKS COUNTY SOIL SURVEY  
 PeC2 - PENN SHALY SOILS 8-15% SLOPES  
 PeB2 - PENN SHALY SOILS 3-8% SLOPES  
 CrA - CROTON SILT LOAM 0-3% SLOPES  
 KID2 - KLINEVILLE SHALY SILT LOAM 15-25% SLOPES  
 RaB - RARITAN SILT LOAM 0-5% SLOPES  
 RIA2 - REALVILLE SHALY SILT LOAM 0-3% SLOPES

KEDDAL AERIAL MAPPING  
 1121 Boyce Road, Suite 3100  
 Pittsburg, PA 15241  
 (724) 942-2881

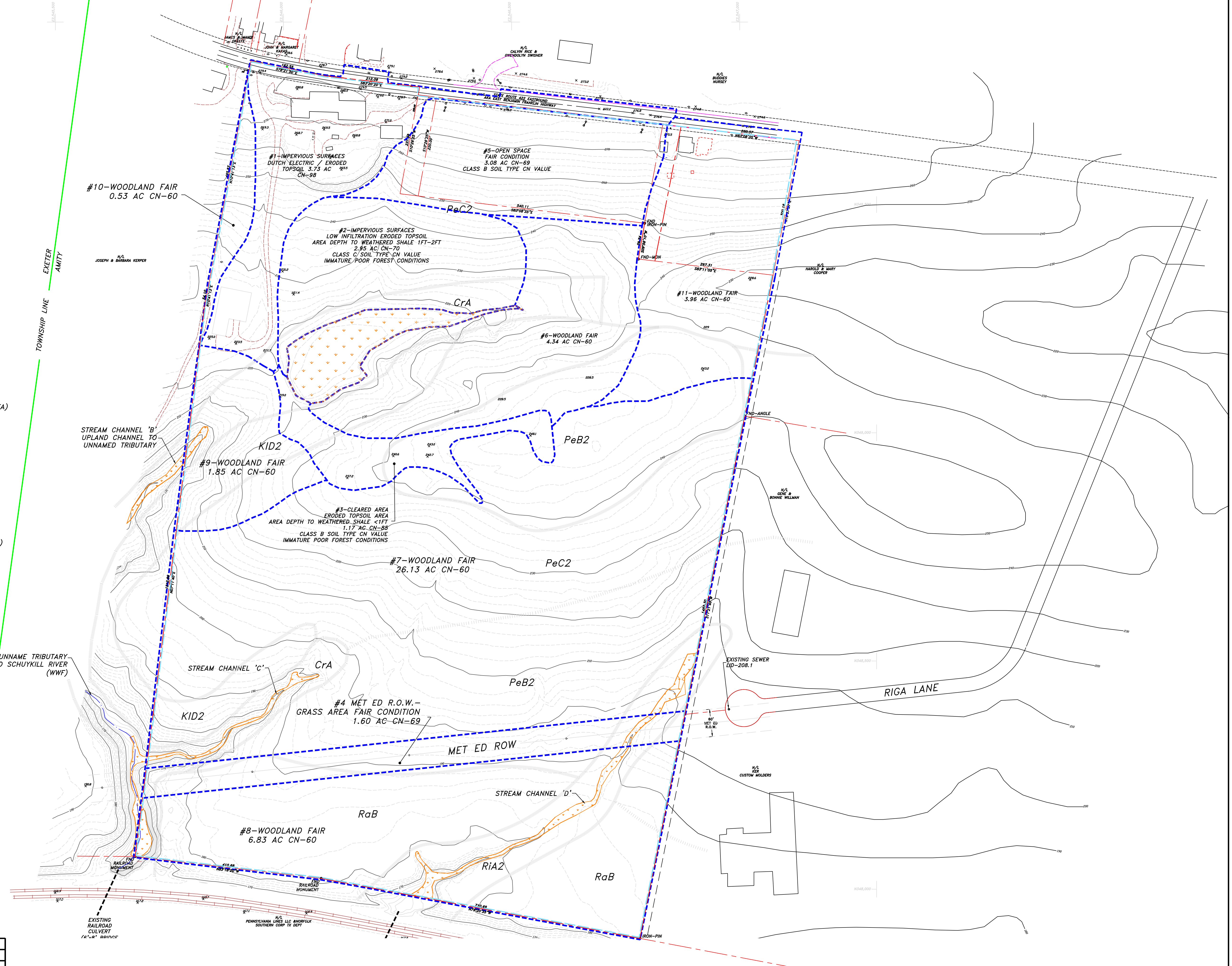
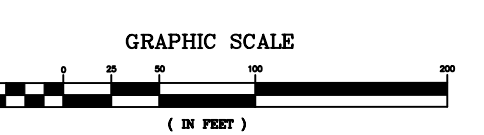
The contours depicted on this map were compiled to national map accuracy standards by Keddal Aerial Mapping, Pittsburg Pennsylvania, using photogrammetric methods from aerial photography taken May 2006. Contours which are in wooded or dense vegetation area are approximations only and should be treated as "dashed contours".  
 Wetland delineation survey conducted by Conestoga Rovers & Associates, 410 Eagleville Blvd., Suite 110 Exton, Pa 19341.18901.

PURSUANT TO THE REQUIREMENTS OF ACT 17 (1988), REFERRED TO AS THE UNDERGROUND UTILITY LINE PROTECTION LAW, WHICH AMENDED ACT 287 (1974) OF THE LEGISLATURE OF THE COMMONWEALTH OF PENNSYLVANIA, THE CONTRACTOR IS REQUIRED TO NOTIFY EACH UTILITY NAMED HERE, NOT LESS THAN THREE (3) HOURS MORE THAN (10) WORKING DAYS PRIOR TO BEGINNING WORK. (800) 242-1776

UTILITY NOTIFICATION LIST AFFECTED

AT&T ATLANTA	OWEST COMMUNICATIONS
AT&T CABLE SERVICES	SUNOCO PIPELINE LP
EXETER TOWNSHIP	SERVICE ELECTRIC CABLEVISION, INC.
AMITY TOWNSHIP AUTHORITY (SANITARY SEWER)	CONESTOGA TELEPHONE & TELEGRAPH
GPU ENERGY	PA AMERICAN WATER COMPANY
MCI WORLDWIDE	UGI UTILITIES, INC.
VERIZON PENNSYLVANIA INC.	

NOTE: KNOWN UTILITIES ON SITE  
 FIRST ENERGY ELECTRIC & DBE TELEPHONE COMMUNICATIONS



NO.	REVISIONS	BY	DATE

PREPARED BY:  
 MB INVESTMENTS  
 2650 AUDUBON ROAD  
 AUDUBON, PA 19403

SITE LOCATION:  
 44 EAST BENJAMIN FRANKLIN HIGHWAY  
 BIRDSBORO, PA 19508  
 AMITY TOWNSHIP  
 BERKS COUNTY, PENNSYLVANIA









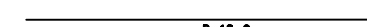

PAGODA MOTORCYCLE CLUB  
 LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
 EXISTING SITE PLAN  
 & WATERSHED DELINEATION

CHECKED	DATE:	SHEET
R.K.I.	4/21/09	SW1
DRAWN	CADD FILE	
J.T.M.	PAGODA 9/28	

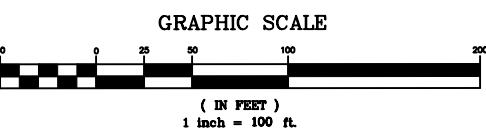
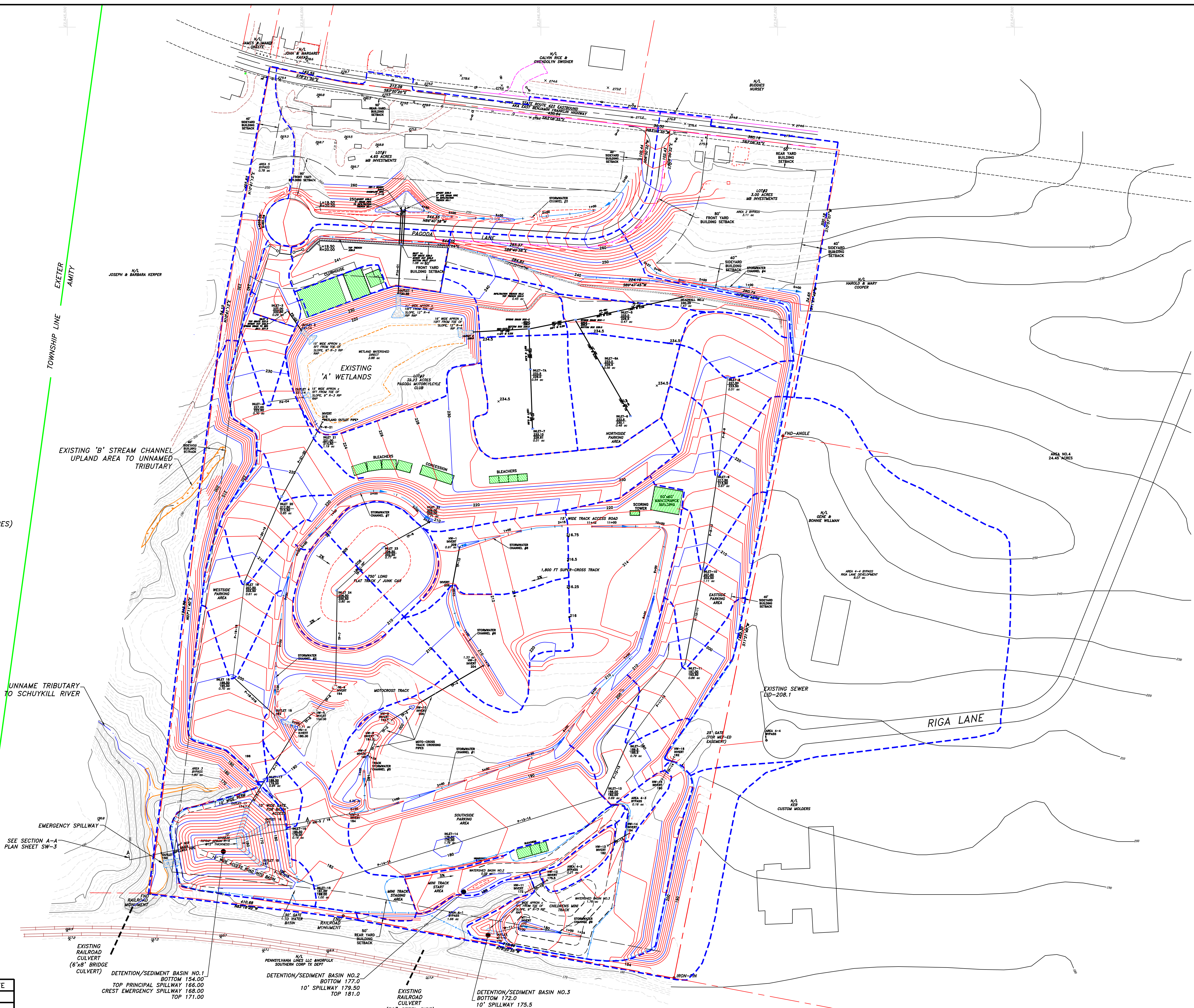
LOCATION / VICINITY MAP  
1" = 1/2 MILE

**LEGEND**

-  PROPERTY LINE
-  EXISTING CONTOURS  
2FT MINOR, 10FT MAJOR  
2006 AERIAL PHOTOGRAPHY
-  PROPOSED GRADING CONTOURS  
2FT MINOR, 10FT MAJOR
-  EXISTING DELINEATED WETLANDS
-  POST CONSTRUCTION STORMWATER WATERSHED BOUNDARY
-  NPDES PERMIT BOUNDARY LIMIT  
(PROPERTY LINE OF PARCEL BEING DEVELOPED, 46 ACRES)
-  INLET-17  
185.50  
180.00
-  POST CONSTRUCTION STORMWATER MANAGEMENT CHANNEL
-  POST CONSTRUCTION STORMWATER MANAGEMENT PIPE
-  RIPRAP APRON OUTLET STRUCTURE / STABILIZED AREA

**STORMWATER MANAGEMENT PLAN NOTES:**

1. ALL STORMWATER PIPING / INLETS ARE DESIGNED TO CARRY A 25 YEAR PEAK FLOW RATE, AND A 50 YEAR PEAK FLOW RATE AT THE SUMP AREA. SEE PIPE SCHEDULE AND INLET SCHEDULE FOR DESIGN SIZE AND DESIGN DATA.
2. ALL STORMWATER PIPE MATERIAL SHALL BE 0-RING JOINT RCP OF SMOOTH BORE HIGH DENSITY POLYETHYLENE PIPE.
3. ALL STRUCTURES ARE TO BE REINFORCED CONCRETE PIPE.
4. EXISTING CONTOURS EAST OF PROPERTY LINE TAKEN FROM USGS MAPPING (RIGA LANE DEVELOPMENT AREA)  
\*EXISTING GRADES UNDERNEATH EXISTING GRADING UNDER PROPOSED GRADING REMOVED FOR CLARITY\*
5. HW4, HW5, HW6, HW7, HW8, HW9, HW10 ARE AREAS THAT TRANSITION FROM PIPE FLOW TO OPEN SHALLOW FLOW THEN BACK TO PIPE FLOW TO ALLOW TRACK AREA TO DRAIN. THE AREA IN BETWEEN THE HEADWALLS AT EACH TRANSITION POINT WILL BE LINED WITH A MINIMUM OF 18" R-4 RIPRAP.
6. SEE SHEET SW3 FOR LOCATION OF SUBSURFACE INFILTRATION AREAS AROUND EXISTING WETLANDS.
7. SEE SHEET SW4 FOR POST CONSTRUCTION WATERSHEDS DISCHARGING TO SUBSURFACE INFILTRATION AREAS.
8. ALL PARKING AREAS TO BE GRASS AREAS WITH STONE ACCESS ROADS.



NO.	REVISIONS	BY	DATE

PREPARED BY:  
MB INVESTMENTS  
2650 AUDUBON ROAD  
AUDUBON, PA 19403

SITE LOCATION:  
44 EAST BENJAMIN FRANKLIN HIGHWAY  
BIRDSBORO, PA 19508  
AMITY TOWNSHIP  
BERKS COUNTY, PENNSYLVANIA

PAGODA MOTORCYCLE CLUB  
LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
POST CONSTRUCTION  
STORMWATER MANAGEMENT PLAN

CHECKED	DATE
R.K.I.	10/16/08
DRAWN	CADD FILE
J.T.M.	PAGODA 9/28

SHEET  
**SW2**

E2,545,500

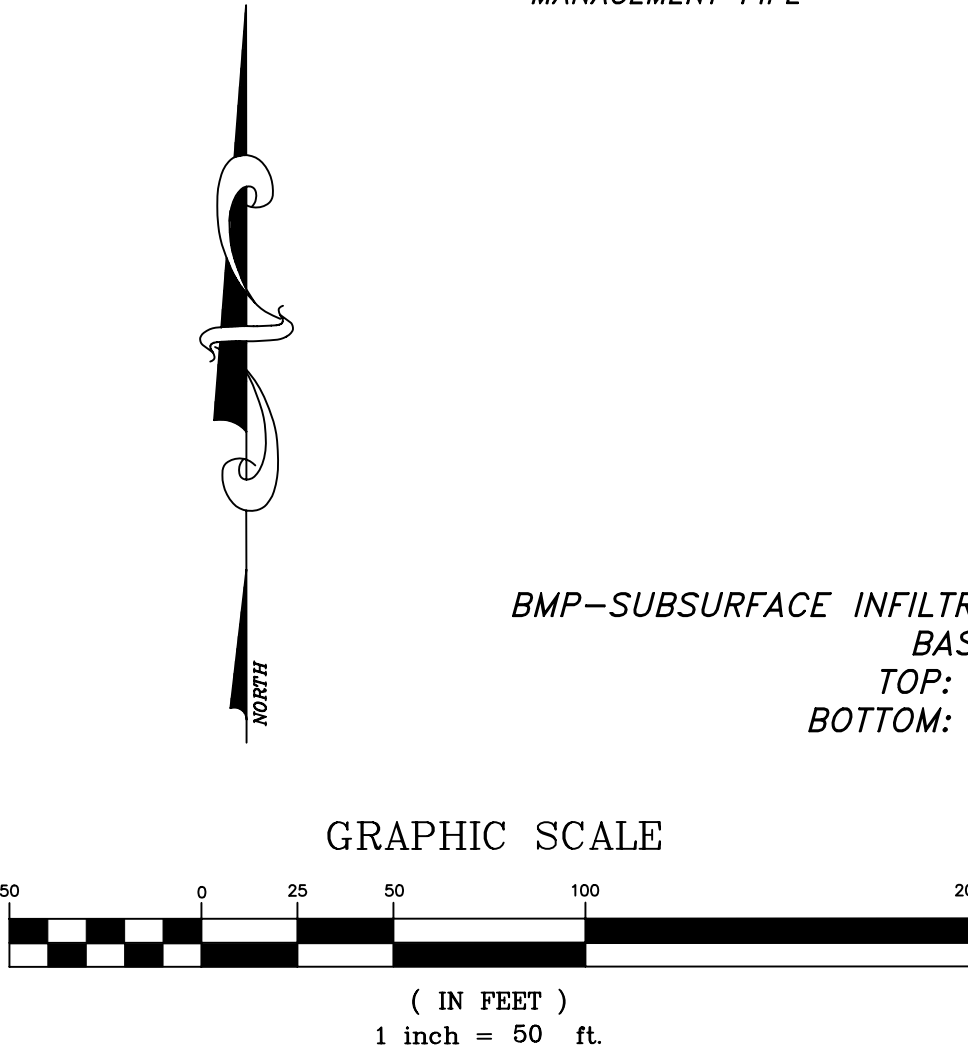
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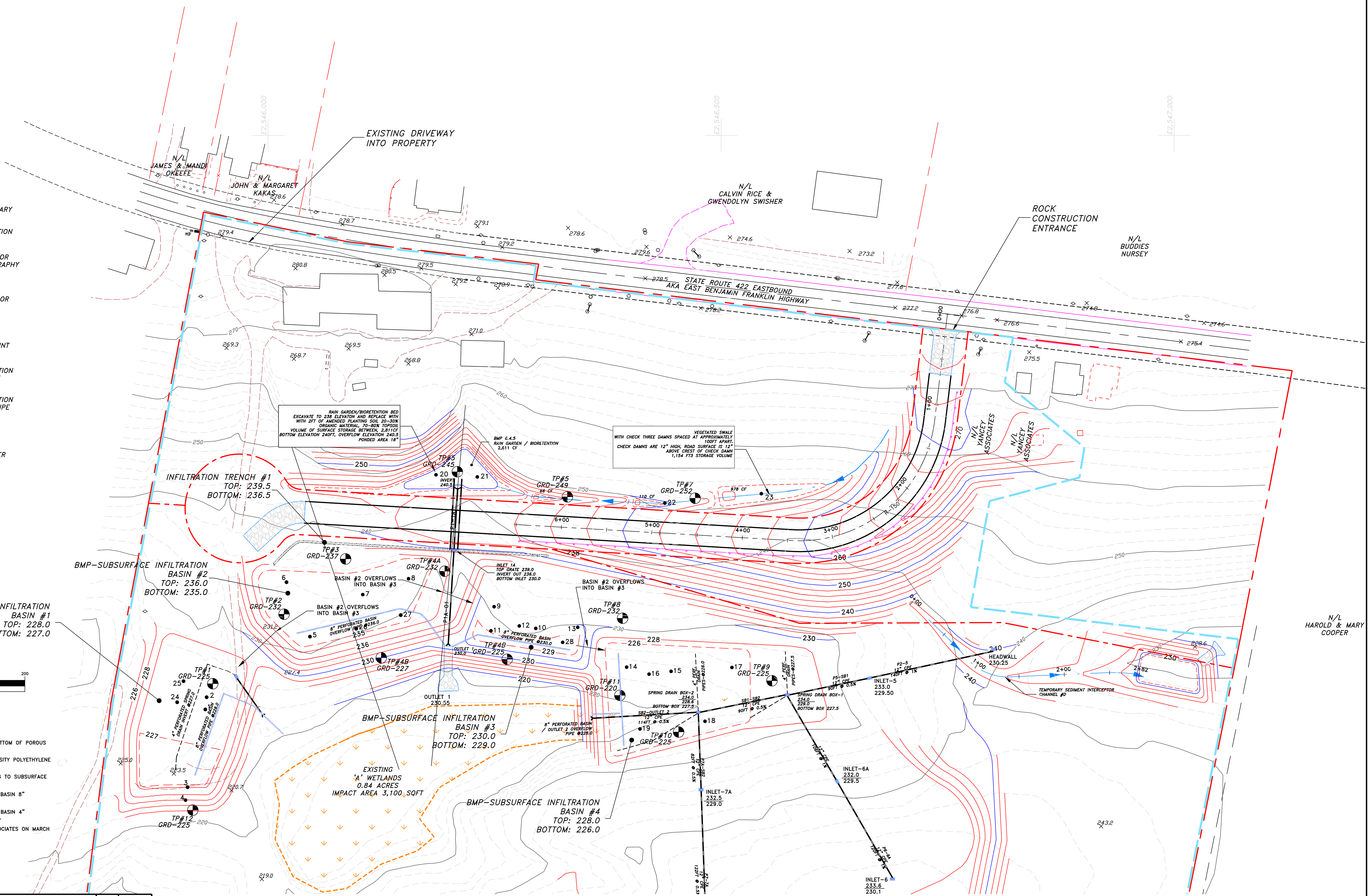
E2,547,000

LEGEND

- PROPERTY LINE
- NPDES PERMIT BOUNDARY
- x EXISTING SPOT ELEVATION
- EXISTING CONTOURS  
2FT MINOR, 10FT MAJOR  
2006 AERIAL PHOTOGRAPHY
- PROPOSED CONTOURS  
2FT MINOR, 10FT MAJOR
- TP TEST PIT LOCATIONS
- 24 INFILTRATION TEST POINT LOCATIONS
- 8" ADS PERFORATED SUBSURFACE INFILTRATION BASIN OVERFLOW PIPE
- 4" ADS PERFORATED SUBSURFACE INFILTRATION BASIN DISTRIBUTION PIPE
- x PROPOSED INLET  
TOP GRATE ELEVATION  
INVERT PIPE
- PROPOSED STORMWATER MANAGEMENT PIPE



- STORMWATER MANAGEMENT PLAN NOTES:
1. CONTOURS DEPICTING BOTTOM OF INFILTRATION BASIN REPRESENT BOTTOM OF POROUS FILL.
  2. ALL STORMWATER PIPE MATERIAL SHALL BE SMOOTH BORE HIGH DENSITY POLYETHYLENE PIPE.
  3. SEE SHEET SW4 FOR POST CONSTRUCTION WATERSHEDS DISCHARGING TO SUBSURFACE INFILTRATION AREAS.
  4. SEE DETAIL G ON SHEET SW5 FOR TYPICAL DETAIL OF SUBSURFACE BASIN 8" PERFORATED ADS OVERFLOW PIPE.
  5. SEE DETAIL H ON SHEET SW5 FOR TYPICAL DETAIL OF SUBSURFACE BASIN 4" PERFORATED ADS DISTRIBUTION PIPE LOCATED IN BASIN 1 AND BASIN 4.
  6. SOIL INFILTRATION TESTING CONDUCTED BY CONESTOGA ROVERS ASSOCIATES ON MARCH 23, 2009 AND MARCH 24TH, 2009.



NO.	REVISIONS	BY	DATE

PREPARED BY:  
MB INVESTMENTS  
2650 AUDUBON ROAD  
AUDUBON, PA 19403

SITE LOCATION:  
44 EAST BENJAMIN FRANKLIN HIGHWAY  
BIRDSBORO, PA 19508  
AMITY TOWNSHIP  
BERKS COUNTY, PENNSYLVANIA

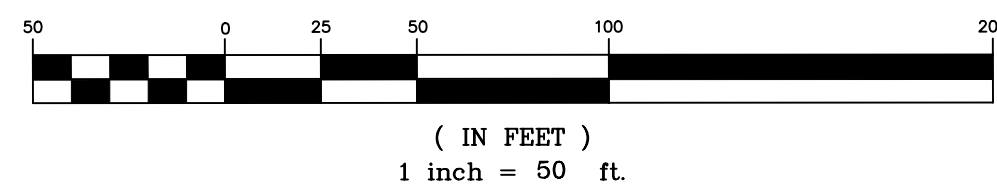
PAGODA MOTORCYCLE CLUB  
LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
STORMWATER INFILTRATION AREAS  
CLUBHOUSE AREA BASINS

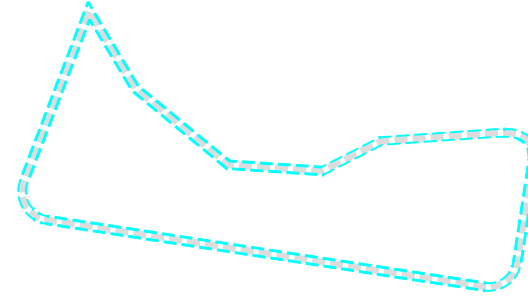
CHECKED	DATE:	SHEET
R.K.I.	4/20/09	SW3
DRAWN	CADD FILE	
J.T.M.	S4PCSM	



GRAPHIC SCALE



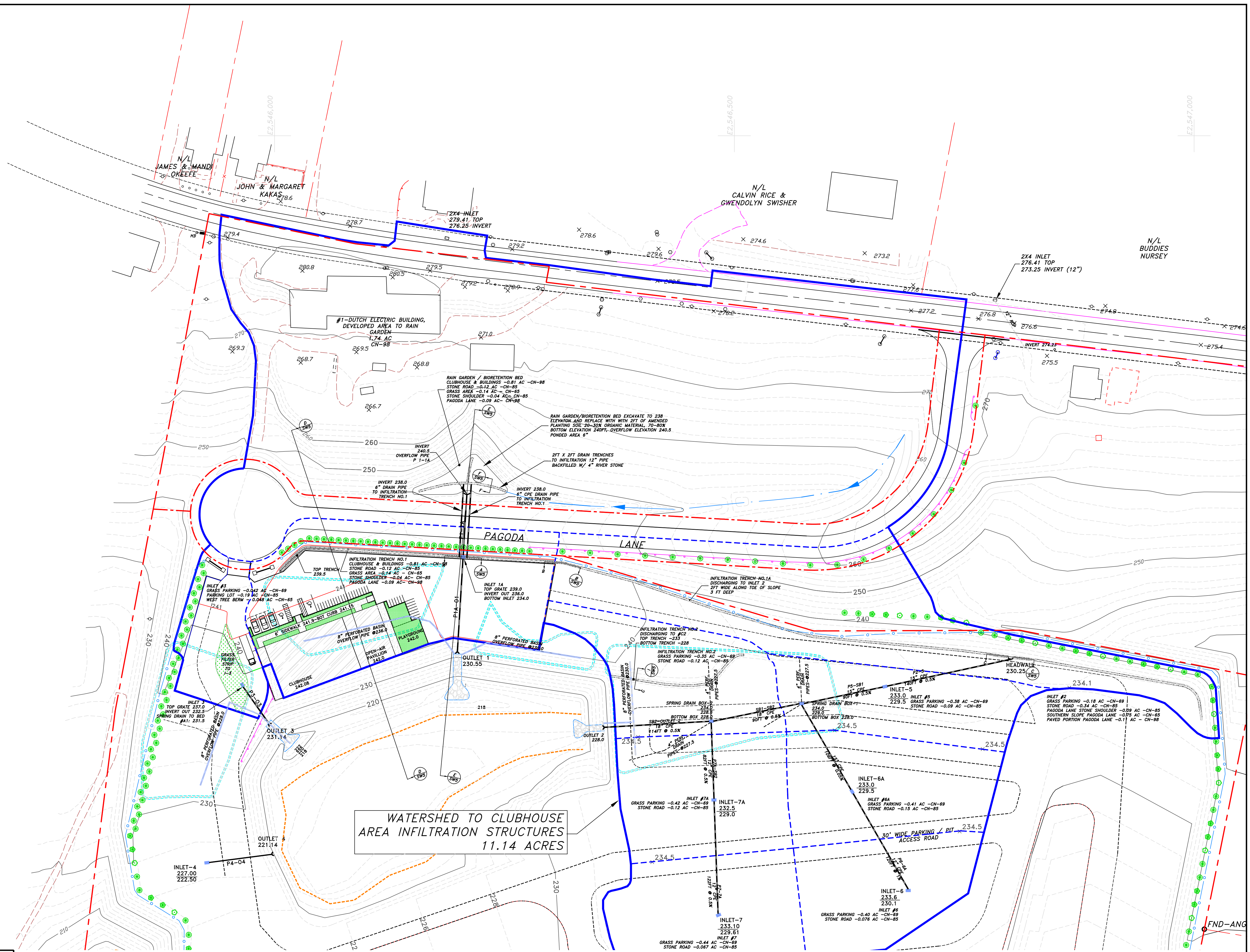
NOTE:  
1. OUTLINE OF SUBSURFACE BASINS IS SHOWN IN PLAN, OUTLINE REPRESENTS INFILTRATION AREAS DEPICTED ON SW3.



- 2. SEE PLAN SHEET SW5 FOR SECTIONS A-A, B-B, C-C FOR VIEWS THROUGH INFILTRATION TRENCH NO.1 AND NO.1A.
- 3. SEE PLAN SHEET SW5 FOR SECTION VIEW D-D.
- 4. SEE PLAN SHEET SW5 FOR SECTION VIEW E-E THROUGH RAIN GARDEN / INLET 1 / PAILLION.
- 5. SEE DETAIL G ON SHEET SW5 FOR TYPICAL DETAIL OF SUBSURFACE BASIN 8" PERFORATED ADS OVERFLOW PIPE.
- 6. SEE DETAIL H ON SHEET SW5 FOR TYPICAL DETAIL OF SUBSURFACE BASIN 4" PERFORATED ADS DISTRIBUTION PIPE LOCATED IN BASIN 1 AND BASIN 4.
- 7. INFILTRATION TRENCH NO.2 WILL DRAIN DIRECTLY INTO SUBSURFACE BASIN NO.4.

LEGEND

- PROPERTY LINE
- PROPOSED PERIMETER FENCE  
6' CHAIN LINK
- EXISTING CONTOURS  
2FT MINOR, 10FT MAJOR  
2006 AERIAL PHOTOGRAPHY  
& POST CONSTRUCTION SHOWN  
AS EXISTING CONTOURS
- WATERSHED TO INFILTRATION  
AREAS - 11.14 ACRES
- SUBAREA WATERSHED BOUNDARY  
TO INLET / INFILTRATION TRENCH / RAIN  
GARDEN
- VEGETATED GRASS SWALE
- GRASS FILTER STRIP TO INLET 13  
WEST OF CLUBHOUSE
- INFILTRATION TRENCH EXPOSED TO  
SURFACE
- 8" ADS PERFORATED  
SUBSURFACE INFILTRATION  
BASIN OVERFLOW PIPE
- 4" ADS PERFORATED  
SUBSURFACE INFILTRATION  
BASIN DISTRIBUTION PIPE
- PROPOSED INLET  
TOP GRATE ELEVATION  
INVERT PIPE
- PROPOSED STORMWATER  
MANAGEMENT PIPE



WATERSHED TO CLUBHOUSE  
AREA INFILTRATION STRUCTURES  
11.14 ACRES

NO.	REVISIONS	BY	DATE

PREPARED BY:  
MB INVESTMENTS  
2650 AUDUBON ROAD  
AUDUBON, PA 19403

SITE LOCATION:  
44 EAST BENJAMIN FRANKLIN HIGHWAY  
BIRDSBORO, PA 19508  
AMITY TOWNSHIP  
BERKS COUNTY, PENNSYLVANIA

PAGODA MOTORCYCLE CLUB  
LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
CONTRIBUTING WATERSHEDS TO  
CLUBHOUSE STORMWATER INFILTRATION AREAS

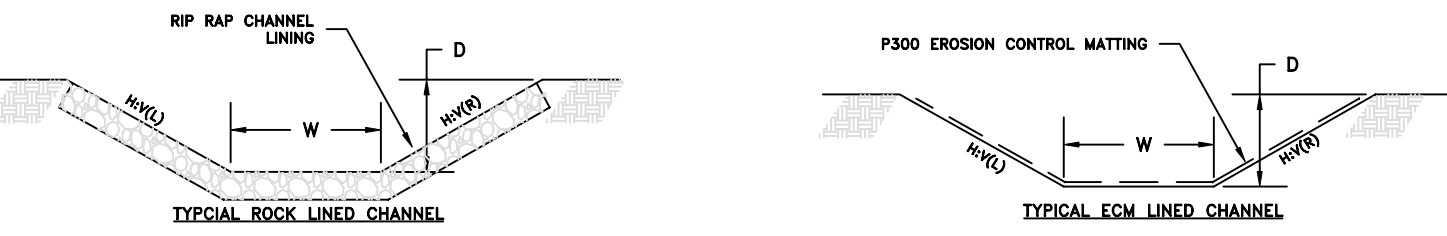
CHECKED	DATE	SHEET
R.K.I.	4/20/09	SW4
DRAWN	CADD FILE	
J.T.M.	PAGODA	

CHANNEL/DOWNCHUTE SCHEDULE

CHANNELS (Post Construction)														
Channel	Station	Begin	Station	End	Lining	Left SS (ft ± V)	Right SS (ft ± V)	Channel Slope	Bottom Width (ft)	Manning's Coefficient	Flow Depth (ft)	Design Depth (ft)	Peak Flow Vel. (cfs-25 yr)	Freeboard (ft)
1	0+00	4+50	R-4	RIPRAP 12"	2	2.5	0.0267	2	0.033	14.50	2.5	30.88	5.50	15.50
1	4+50	6+25	R-4	RIPRAP 12"	2	2.5	0.0571	1	0.033	13.46	2.5	28.00	7.70	18.54
1	6+25	8+40	ECM		2	2.5	0.0593	1	0.025	11.54	2.5	10.00	3.66	18.66
1	8+40	9+90	ECM		2	2	0.0133	1	0.025	7.57	2	5.00	3.54	16.48
2	9+90	11+42 (END)	ECM		2	2	0.0132	1	0.025	5.88	2	3.00	3.09	18.12
2	0+00	0+50	R-3	RIPRAP 8"	3	3	0.2400	2	0.033	4.53	2	10.83	9.20	19.47
2	0+50	1+50	R-3	RIPRAP 8"	2	2	0.1000	2	0.033	1.88	1.5	0.83	3.41	16.32
2	1+50	4+00 (END)	ECM		2	2	0.0480	2	0.025	2.60	1	0.83	3.44	9.84
3	0+00	1+10	ECM		4	3	0.0989	1	0.025	3.11	2	2.75	5.53	20.89
3	1+10	3+20	ECM		4	3	0.0190	1	0.025	5.99	2	5.00	3.63	18.01
3	3+20	4+60 (END)	ECM		4	3	0.0727	1	0.025	5.63	2	8.55	6.87	18.37
4	0+00	1+00	ECM		3	2	0.0400	1	0.025	7.05	2	8.55	5.88	18.95
4	1+00	1+60	ECM		3	2	0.0933	1	0.025	4.58	2	5.00	6.88	19.42
4	1+60	3+27 (END)	ECM		2	2	0.0180	2	0.025	5.18	2	3.00	3.32	18.82
5	0+00	1+35 (END)	R-4	RIPRAP 12"	3	3	0.0444	3	0.033	9.25	3	25.00	6.09	26.77
6	0+00	1+26 (END)	R-4	RIPRAP 12"	2	2	0.0317	1	0.025	7.60	2	7.88	5.50	16.40
7	0+00	5+36 (END)	ECM		2	2	0.0149	2	0.025	5.39	2	2.67	3.13	18.61
8	0+00	2+15 (END)	ECM		2	2	0.0326	2	0.025	4.75	2	3.07	4.35	19.25
9	0+00	1+24 (END)	ECM		2	2	0.0403	3	0.025	3.81	2	5.63	4.87	20.19

DOWNCHUTES (Post Construction)														
Outlet	Station	Begin	Station	End	GABION (R-3 12")	Channel Slope	Bottom Width (ft)	Manning's Coefficient	Flow Depth (ft)	Design Depth (ft)	Peak Flow Vel. (cfs-25 yr)	Freeboard (ft)		
Outlet 15	0+00	0+52 (END)	GABION (R-3 12")	3	3	0.2500	3	0.025	4.57	1.5	20.70	13.06	13.43	
Outlet 16	0+00	0+60 (END)	GABION (R-3 12")	3	3	0.3333	3	0.025	5.31	1.5	31.57	15.30	12.89	
Outlet 17	0+00	0+62 (END)	GABION (R-3 12")	3	3	0.3333	3	0.025	5.39	1.5	32.25	16.44	12.61	
Outlet 1	0+00	0+35 (END)	GABION (R-3 12")	3	3	0.4143	3	0.025	4.15	1.5	22.08	15.82	13.87	
Outlet 3	0+00	0+35 (END)	R-4	RIPRAP 12"	2	2	0.4326	1.5	0.033	1.60	1.5	1.80	6.90	16.40
Outlet 4	0+00	0+05 (END)	R-4	RIPRAP 12"	2	2	0.4167	1.5	0.033	1.58	1.5	1.56	6.72	16.42
Outlet MT-10	0+00	0+16 (END)	R-4	RIPRAP 12"	2	2	0.2500	2	0.025	3.95	1.5	7.88	8.99	14.05



DETENTION BASIN #1 25-YR POST CONSTRUCTION INLET DESIGN

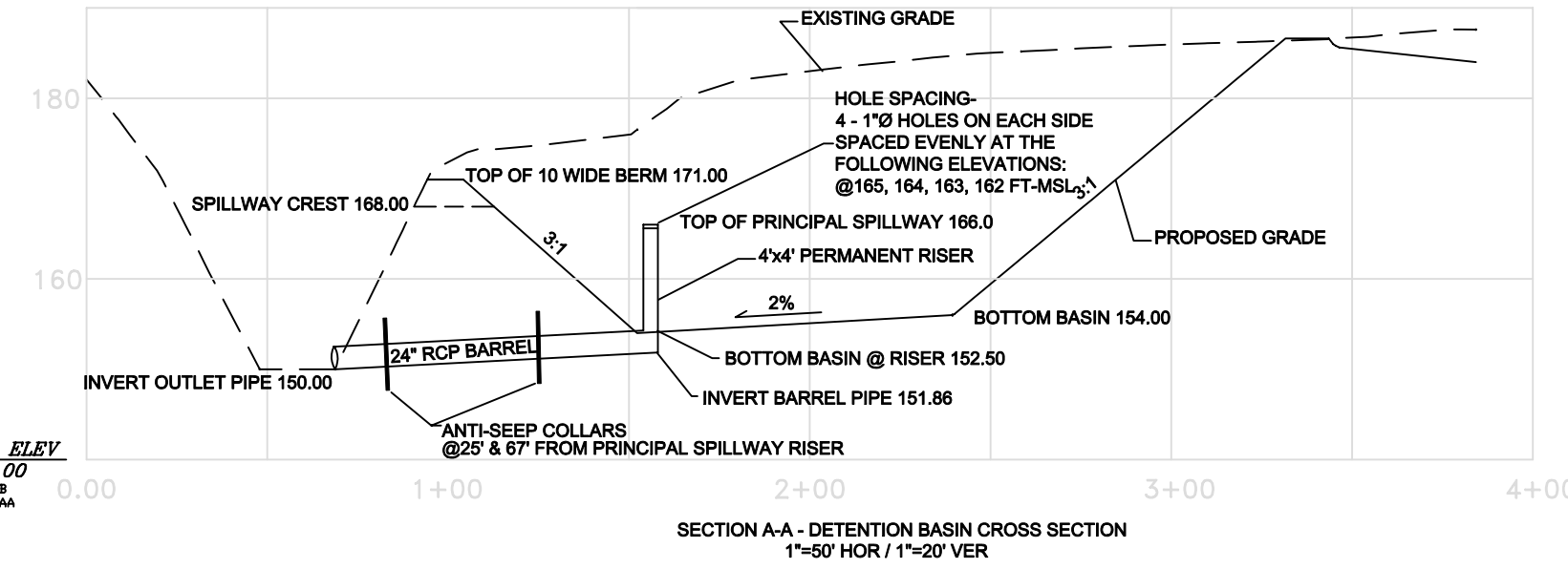
Inlet	Watershed Area	Pipe	TR55 25yr-24HR Peak Flow cfs	Top Grade Elevation	Depth	Invert In	Invert Out	Pipe Diameter	Pipe Slope	Pipe Flow Velocity		
I21	1.19	P-21-20	0.46	221	4.00	217.00	213.50	15	142	2.47%	4.38	9.14
I20	0.86	P-20-19	4.85	217.5	4.00	213.50	203.50	15	194	5.16%	5.15	14.4
I19	0.81	P-19-18	8.75	207.5	4.00	203.50	195.50	15	197	4.06%	8.21	14.05
I18	0.7	P-18-018	8.93	198.5	4.00	195.50	189.50	15	120	5.00%	8.85	18.94
I22	1.76	TP9	2.67	209	4.00	205.00	202.50	15	114	2.19%	5.78	9.77
I23	0.77	TP8	8.83	206.5	4.00	202.50	200.50	15	127	1.58%	8.22	9.91
I24	0.8	TP7	11.15	206.5	6.00	200.50	194.00	15	200	3.25%	8.92	14.85
HW-6	Note 1	TP8	18.00	NA	NA	194	184	24	56	17.88%	5.85	30.36
HW-5	Note 1	TP8	24.00	NA	NA	184	180	24	45	8.89%	6.11	25.88
HW-4	1.71	PT7	28.32	NA	NA	180	178	30	119	3.36%	10.84	18.78
I17	0.84	PH15-8	32.25	NA	NA	178	174	30	70	2.86%	11.71	18.18
HW-1	0.97	TP10	3.07	NA	NA	209	208	18	86	1.16%	5.28	7.09
HW-2	1.33	TP4	7.88	NA	NA	204	200	18	158	2.56%	7.55	12.28
HW-10	Note 2	TP3	15.00	NA	NA	200	192.5	18	50	15.00%	6.2	27.8
HW-9	Note 2	TP2	20.00	NA	NA	192.5	191.5	18	38	2.63%	12.32	15.51
HW-8	Note 2	TP1	25.00	NA	NA	191.5	189	24	38	3.96%	12.5	19.07
HW-7	Note 2	TP1	25.00	NA	NA	191.5	189	24	38	3.96%	12.5	19.07
HW-3	4.28	PHW5-16	30.88	NA	NA	184.00	178	30	118	5.09%	9.81	22.12
I16	0.16	PH18-016	31.37	185.5	7.50	178	174	30	57	7.02%	9.09	24.96
I8	0.51	PH18-016	227.5	4.00	223.5	213.5	15	200	5.00%	3.09	10.85	
I9	0.67	PH18-016	1.95	217.5	4.00	223.5	213.5	15	200	5.00%	4.21	12.72
I10	1.11	PH10-11	6.65	207.5	4.00	203.5	193.50	15	200	5.00%	5.62	15.19
I11	0.86	PH11-12	8.33	188.5	4.00	193.5	183.5	15	200	5.00%	7.52	18.52
I12	0.79	PH12-13	11.78	185.5	182	18	121	2.89%	8.54	14.68		
I13	0.69	PH13-14	12.94	188	4.00	182	175	24	342	2.05%	8.68	12.99
I14	1.79	PH14-15	18.07	179.5	4.50	175	169	24	284	2.11%	10.26	14.08
I15	1	PH15-0	20.70	181	12.00	169	167	30	108	1.85%	10.2	13.63
O15												
MT-14	1.78	TP-11	5.63	NA	NA	177	176	24	52	1.92%	5.71	9.82
MT-0												
HW-11	Note 3	TP-12	50	NA	NA	175.5	172	24	52	8.73%	13.25	28.09
HW-12	Note 3	TP-13	50	NA	NA	184	182	24	52	3.85%	15.94	22.56
HW-14												

NOTE 1: PIPES TP-5 AND TP-6 RECEIVE STORMWATER RUNOFF FROM TP7 AS WELL AS A PORTION OF THE STORMWATER THAT ORIGINATES IN THE 1.71 ACRE WATERSHED THAT DRAINS DIRECTLY TO HW-4. THE PORTION OF FLOW THAT DRAINS INTO TP-5 AND TP-6 WAS CONSERVATIVELY ESTIMATED BASED ON ITS LOCATION WITHIN THE WATERSHED DRAINING TO HW-4.

NOTE 2: PIPES TP-1, TP-2, AND TP-3 RECEIVE STORMWATER RUNOFF FROM TP4 AS WELL AS A PORTION OF THE STORMWATER THAT ORIGINATES IN THE 4.26 ACRE WATERSHED THAT DRAINS DIRECTLY TO HW-3. THE PORTION OF FLOW THAT DRAINS INTO TP-1, TP-2, AND TP-3 WAS CONSERVATIVELY ESTIMATED BASED ON ITS LOCATION WITHIN THE WATERSHED DRAINING TO HW-3.

NOTE 3: PIPES TP-12, TP-13, AND TP-14 RECEIVE RUNOFF FROM THE RIGA LAND DEVELOPMENT EAST OF THE PROPERTY AND ARE LOCATED IN THE WETLAND AREA 'D'. PRECONSTRUCTION 25-YR PEAK DISCHARGE IS 59.53 CFS. POSTCONSTRUCTION PEAK DISCHARGE IS 24.47 CFS. THE PIPES WERE DESIGNED TO ACCOMMODATE A FLOW RATE OF 50 CFS (DOUBLE THE POSTCONSTRUCTION PEAK FLOW).

ADDITIONAL NOTES:  
 ALL PIPING IS SMOOTH BORE HDPE PIPE.  
 ALL OUTLET STRUCTURES AREA CONSTRUCTED WITH PRECAST CONCRETE WING WALLS.  
 ALL INLETS (CATCH BASINS) MUST CONFORM TO PADOT SPECIFICATIONS.

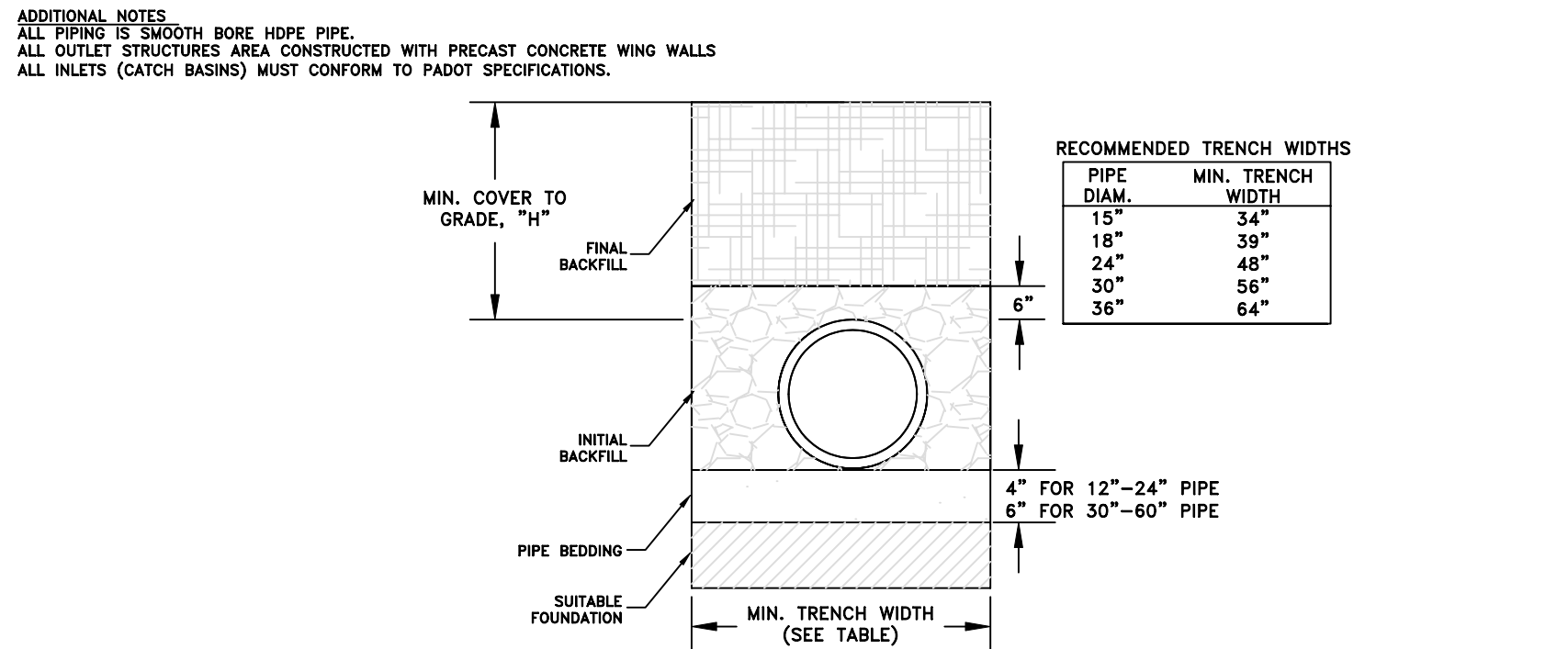


NOTE:  
 1. A CUTOFF TRENCH (KEY-WAY) OF IMPERVIOUS MATERIAL SHALL BE PROVIDED UNDER ALL EMBANKMENTS THAT REQUIRE FILL MATERIAL. THE CUTOFF TRENCH SHALL BE A MINIMUM OF EIGHT FEET (8') WIDE, TWO FEET (2') DEEP AND MINIMUM OF TWO FEET (2') OVER THE PIPE, AND HAVE MAXIMUM SIDE SLOPES OF ONE (1) HORIZONTAL TO ONE (1) VERTICAL (1:1).  
 2. ALL DETENTION BASIN EMBANKMENT SHALL BE PLACED IN A MAXIMUM OF EIGHT INCH (8") LIFTS TO A MINIMUM OF 95% OF MAXIMUM DRY DENSITY AS ESTABLISHED BY ASTM D-1557. PRIOR TO PROCEEDING TO NEXT LIFT, THE COMPACTION SHALL BE CHECK BY THE TOWNSHIP ENGINEER OR SOILS ENGINEER. THE DEVELOPER'S CONTRACTOR SHALL OBTAIN THE SERVICES OF A QUALIFIED LABORATORY TECHNICIAN TO CONDUCT COMPACTION TESTS ON THE LEADING AND TRAILING EDGE OF THE BERM WITH THE TOP OF THE BERM. ALL TEST SHALL BE FURNISHED FOR THE TOWNSHIP FOR REVIEW.  
 3. TWO (2) ANTI-SLEEP COLLARS SHALL BE PLACED A DISTANCE OF 25' AND 67' FROM THE PRINCIPAL SPILLWAY RISER. EACH ANTI SLEEP COLLAR SHALL BE 8" DIA IN TOTAL DIMENSION.  
 4. THE DETENTION BASIN BARREL SHALL BE REINFORCED CLASS 3 24" O-RING JOINT PIPE WITH A HEADWALL OUTLET STRUCTURE.

WETLAND DRAINAGE AREA INLET SCHEDULE

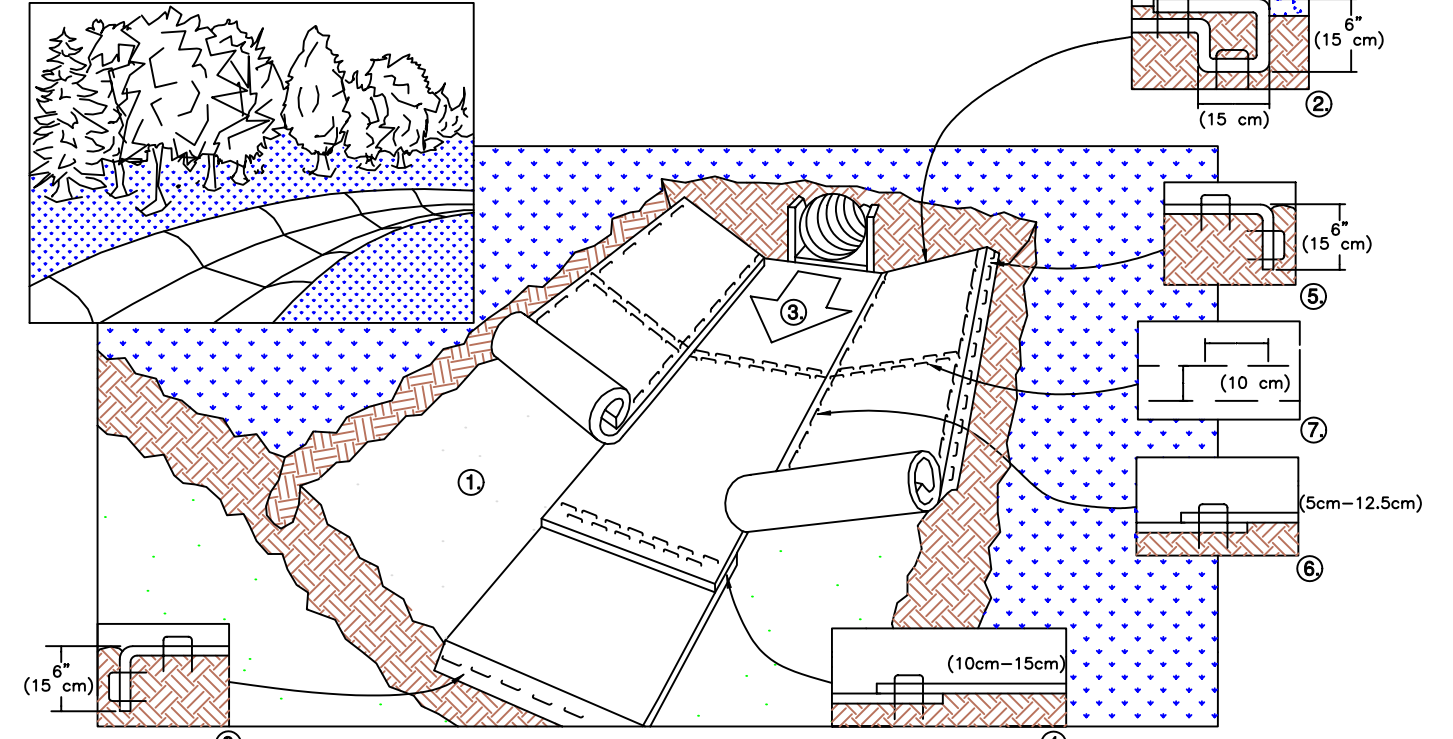
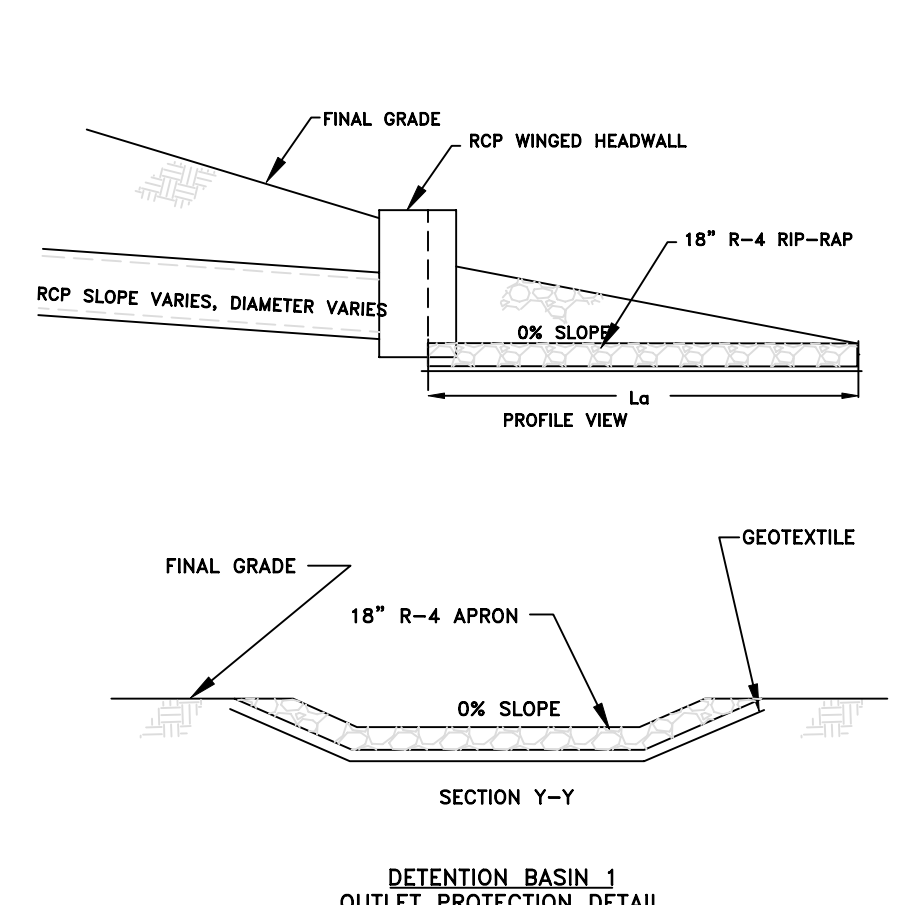
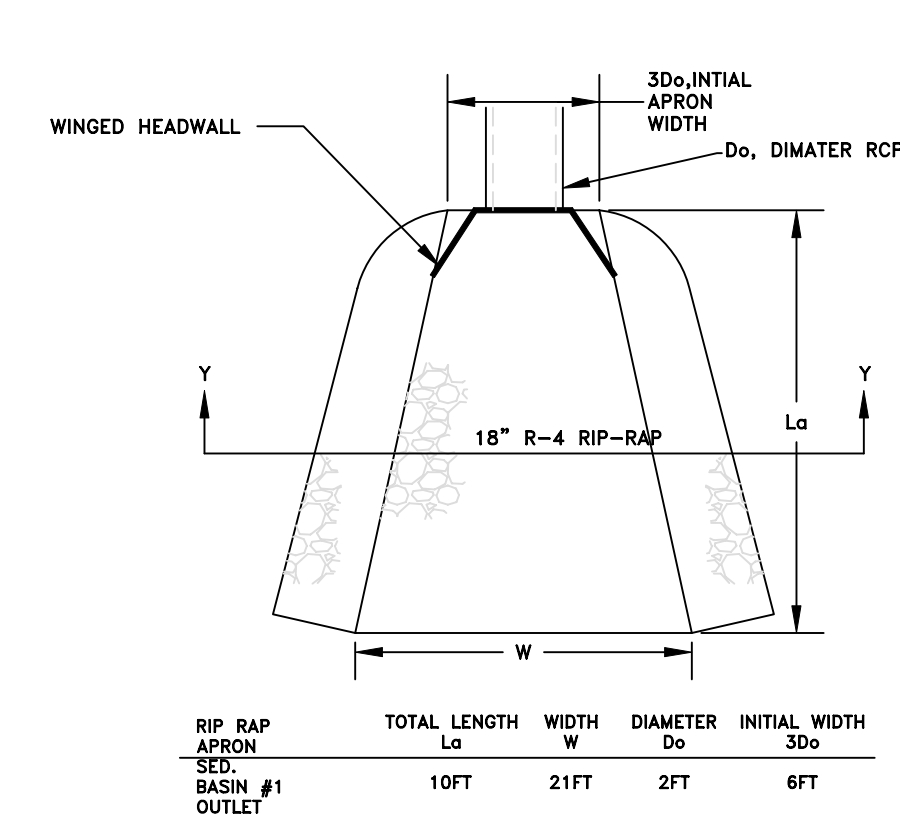
Inlet	Watershed Area	Pipe	TR55 25yr-24HR Peak Flow cfs	Top Grade ft-msl	Depth Box ft	Invert In ft-msl	Invert Out ft-msl	Pipe Diameter in	Pipe Length ft	Slope ft/ft	Pipe Flow Depth in	Pipe Flow Velocity
HW1	5.3	P-1-1A	15.94	N/A	N/A	240.5	236.0	18	88	6.81%	8.15	20.47
I1A	1.08	P-1A-O1	25.08	239.0	5.0	236.0	230.55	18	102	5.34%	11.25	21.56
HW2	1.47	P-2-5	5.66	N/A	N/A	230.25	229.5	15	140	0.5%	9.08	6.33
I5	0.47	P-5-SB1	6.84	233.0	3.5	229.5	229.0	15	90	0.5%	10.18	6.82
SB1	NOTE 1	P-SB1-SB2	10.85	234.0	6.0	228.0	228.0	18	90	0.5%	10.90	9.68
SB2	NOTE 1	P-SB2-O2	10.85	234.0	6.0	228.6	228.0	18	114	0.5%	14.47	7.12
I6	0.48	P-6-SB1	1.85	233.6	3.5	230.1	229.5	12	120	1.0%	6.05	4.85
I6A	0.56	P-6-A	4.01	233.0	3.5	229.5	229.0	15	106	0.5%	8.60	5.51
I7	0.51	P-7-7A	1.28	233.1	3.5	229.61	229.0	12	122	0.5%	4.91	4.22
I7A	0.54	P-7-SB2	3.36	232.5	3.5	229.61	228.6	12	82	0.5%	6.63	7.53
I3	0.29	P-3-O3	2.45	237.0	5.5	232.5	231.14	12	48	2.83%	4.36	9.48
I4	0.32	P-4-O4	0.90	227.0	4.5	222.0	221.14	12	68	2.00%	2.84	6.30

SB1 AND SB2 DO NOT RECEIVE OVERLAND RUNOFF. SB1 AND SB2 ARE INFILTRATION BOXES.  
 PIPES P-SB1-SB2 AND SB2-O2 ARE PERFORATED PIPES WHICH COVEY RUNOFF TO INFILTRATION BASIN NO.4

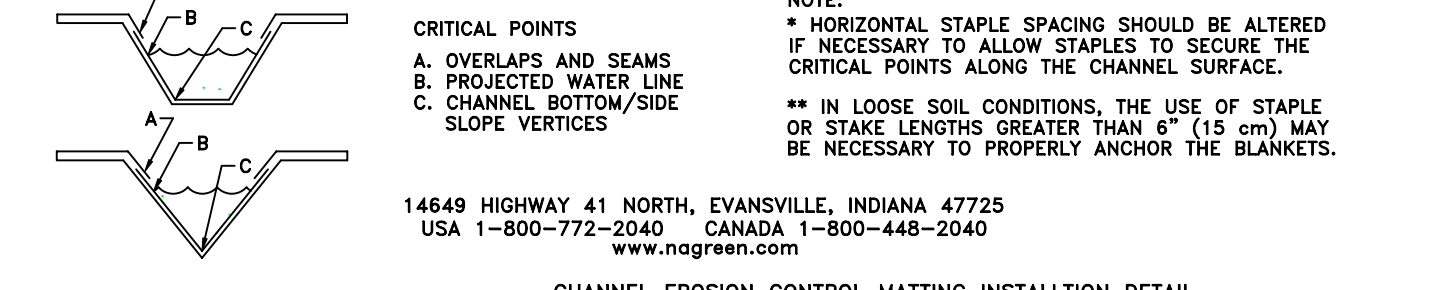


NOTE:  
 1. ALL PIPE SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH ASTM D2321, "STANDARD PRACTICE FOR UNDERGROUND INSTALLATION OF THERMOPLASTIC PIPE FOR SEWERS AND OTHER GRAVITY FLOW APPLICATIONS", LATEST EDITION.  
 2. MEASURES SHOULD BE TAKEN TO PREVENT MIGRATION OF NATIVE FINES INTO BACKFILL MATERIAL WHEN REQUIRED.  
 3. WHERE THE TRENCH BOTTOM IS UNSTABLE, THE CONTRACTOR SHALL PROVIDE TO A DEPTH REQUIRED BY THE ENGINEER AND REPLACE WITH SUITABLE MATERIAL AS SPECIFIED BY THE ENGINEER, AS AN ALTERNATIVE AND AT THE DISCRETION OF THE DESIGN ENGINEER, THE TRENCH BOTTOM MAY BE STABILIZED USING A GEOTEXTILE MATERIAL.  
 4. SUITABLE BEDDING MATERIAL SHALL BE CLASS I, II, OR III, UNLESS OTHERWISE NOTED BY THE ENGINEER. MINIMUM BEDDING THICKNESS SHALL BE 4" FOR 4"-24" PIPE; 6" FOR 30" - 60" PIPE.  
 5. SUITABLE BACKFILL MATERIAL SHALL BE CLASS I, II, OR III IN THE PIPE ZONE EXTENDING NOT LESS THAN 6" ABOVE CROWN OF PIPE.  
 6. MINIMUM COVER, "H" IN NON-TRAFFIC AREAS (GRASS OR LANDSCAPE AREAS) IS 12" FROM THE TOP OF THE PIPE TO GROUND SURFACE. ADDITIONAL COVER MAY BE REQUIRED TO PREVENT FLOTATION. FOR TRAFFIC APPLICATIONS, MINIMUM COVER "H" IS 12" UP TO 48" DIAMETER PIPE.

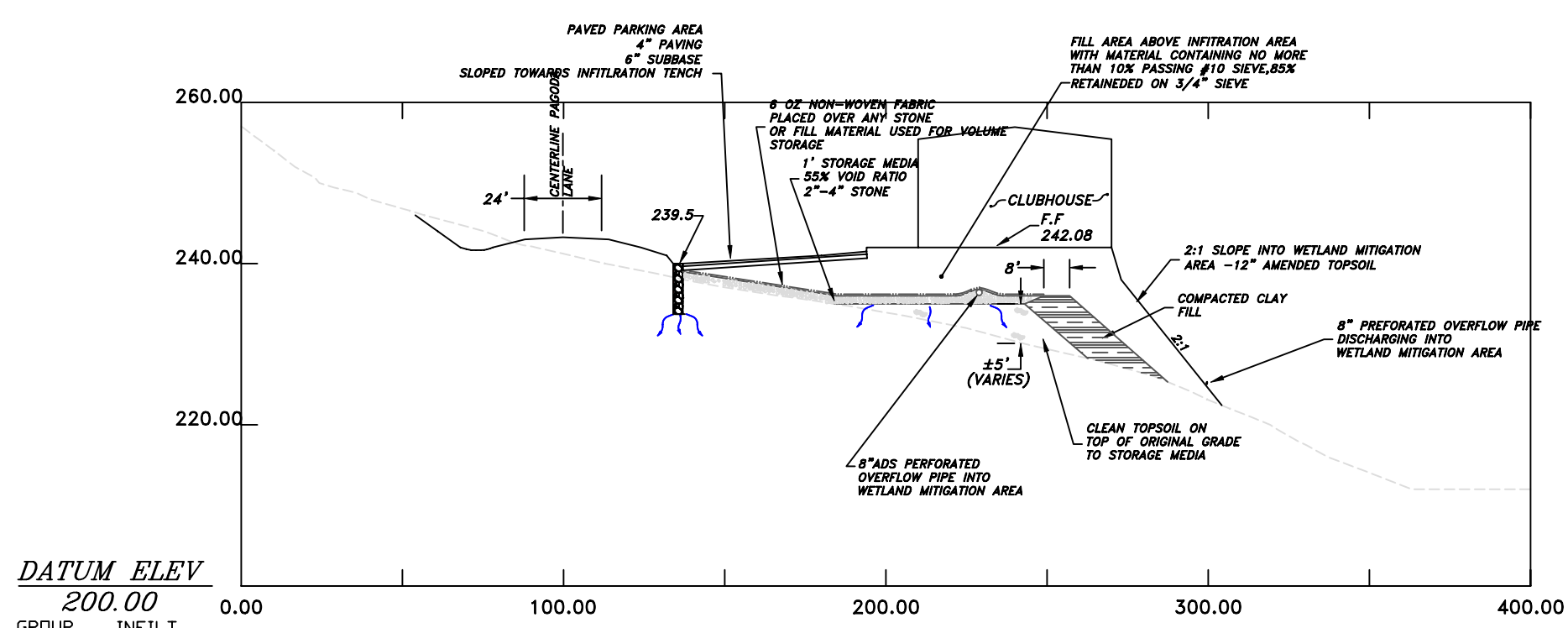
TYPICAL SMOOTH BORE POLYETHYLENE PIPE INSTALLATION DETAIL



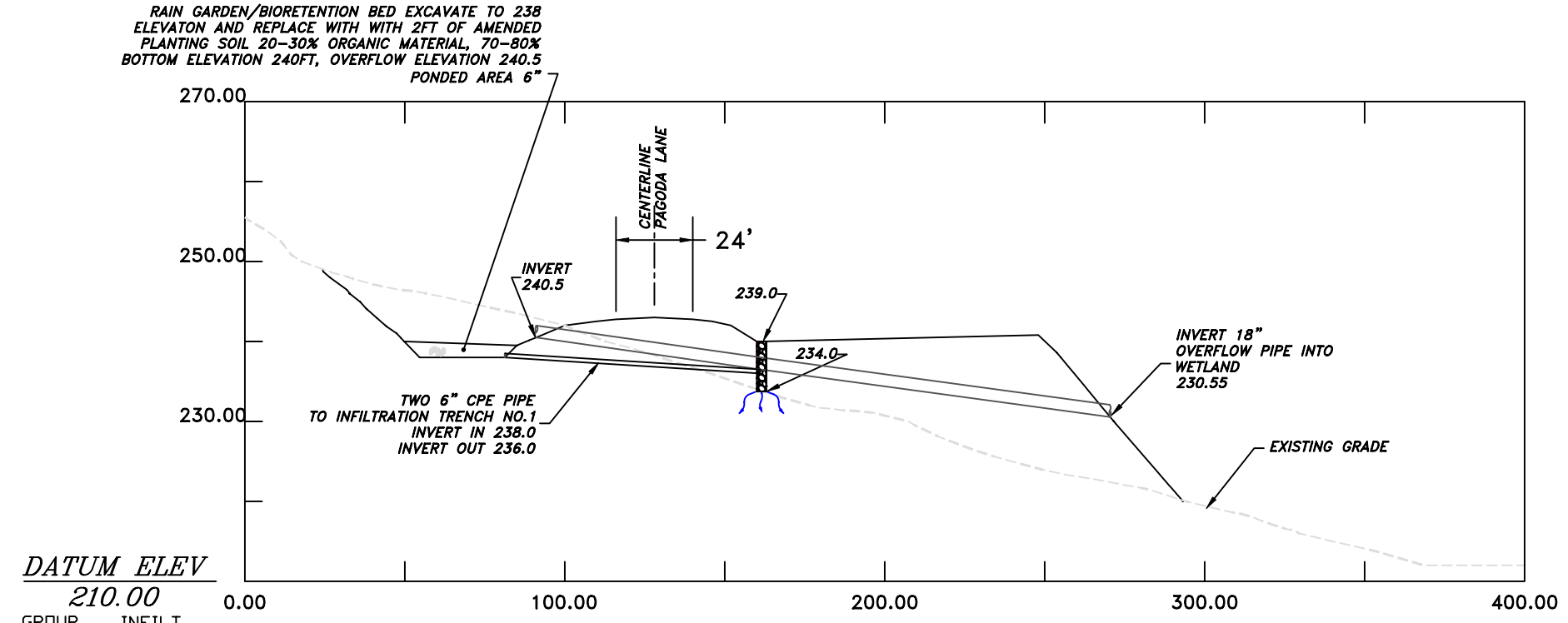
- PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED. NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
- BEGIN AT THE TOP OF THE CHANNEL BY ANCHORING THE BLANKET IN A 6" (15cm) DEEP X 6" (15cm) WIDE TRENCH WITH APPROXIMATELY 12" (30cm) OF BLANKET EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE BLANKET WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30cm) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30cm) PORTION OF BLANKET BACK OVER SEED AND COMPACTED SOIL. SECURE BLANKET OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30cm) APART ACROSS THE WIDTH OF THE BLANKET.
- ROLL CENTER BLANKET IN DIRECTION OF WATER FLOW IN BOTTOM OF CHANNEL. BLANKETS WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL BLANKETS MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING OPTIONAL DOT SYSTEM, STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.
- PLACE CONSECUTIVE BLANKETS END OVER END (SHINGLE STYLE) WITH A 4"-6" (10cm-15cm) OVERLAP. USE A DOUBLE ROW OF STAPLES STAGGERED 4" (10cm) APART AND 4" (10cm) ON CENTER TO SECURE BLANKETS.
- FULL LENGTH EDGE OF BLANKETS AT TOP OF SIDE SLOPES MUST BE ANCHORED WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30cm) APART IN A 6" (15cm) DEEP X 6" (15cm) WIDE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING.
- ADJACENT BLANKETS MUST BE OVERLAPPED APPROXIMATELY 2"-5" (5cm-12.5cm) (DEPENDING ON BLANKET TYPE) AND STAPLED. TO ENSURE PROPER SEAM ALIGNMENT, PLACE THE EDGE OF THE OVERLAPPING BLANKET (BLANKET BEING INSTALLED ON TOP) EVEN WITH THE COLORED SEAM STITCH ON THE BLANKET BEING OVERLAPPED.
- IN HIGH FLOW CHANNEL APPLICATIONS, A STAPLE CHECK SLOT IS RECOMMENDED AT 30 TO 40 FOOT (9m-12m) INTERVALS. USE A DOUBLE ROW OF STAPLES STAGGERED 4" (10cm) APART AND 4" (10cm) ON CENTER OVER ENTIRE WIDTH OF THE CHANNEL.
- THE TERMINAL END OF THE BLANKETS MUST BE ANCHORED WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30cm) APART IN A 6" (15cm) DEEP X 6" (15cm) WIDE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING.



NOTE:  
 \* HORIZONTAL STAPLE SPACING SHOULD BE ALTERED IF NECESSARY TO ALLOW ST



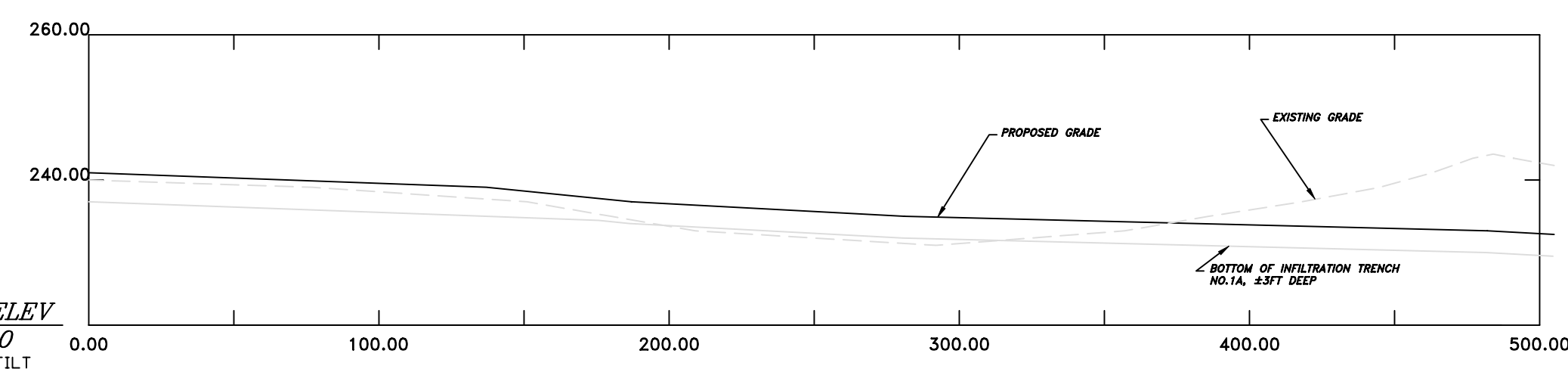
SECTION D-D  
1"=50' HORIZONTAL  
1"=20' VERTICAL  
(FROM SHEET SW3 & SW4)



SECTION E-E  
1"=50' HORIZONTAL  
1"=20' VERTICAL  
(FROM SHEET SW3 & SW4)

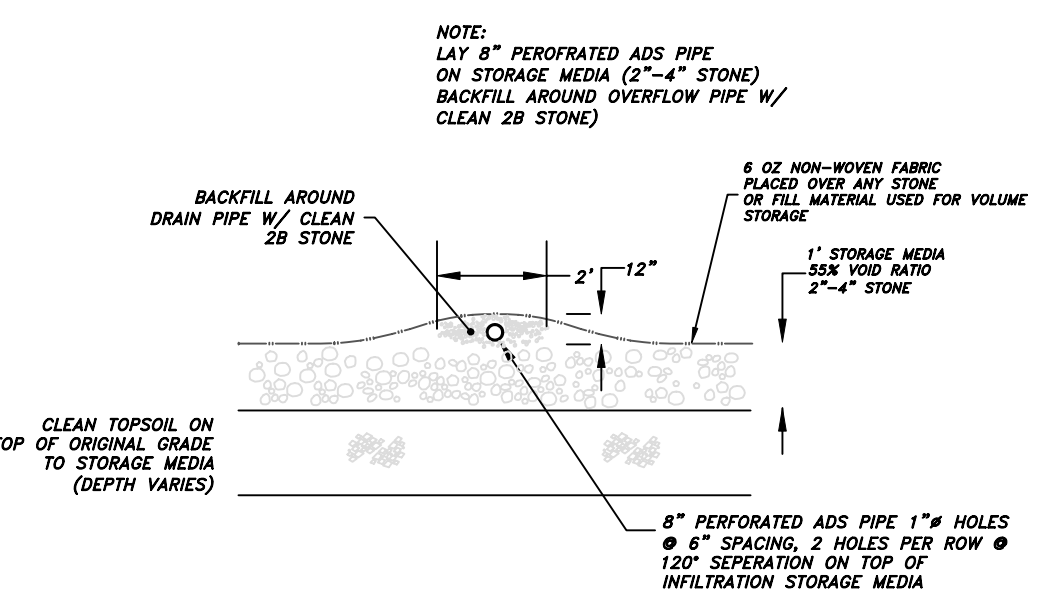
DATUM ELEV  
200.00  
GROUP INFILT  
SECTION D-D

DATUM ELEV  
210.00  
GROUP INFILT  
SECTION E-E

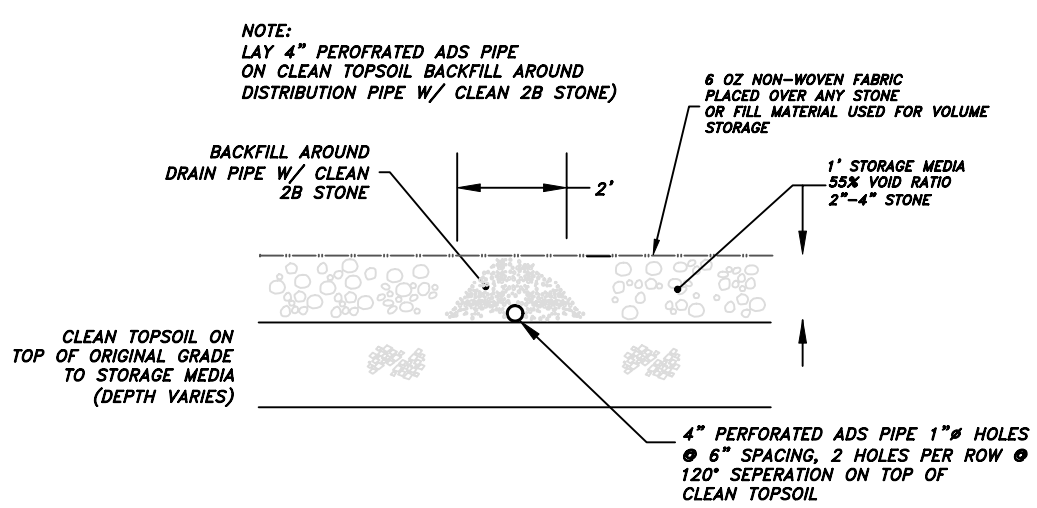


INFILTRATION TRENCH NO. 1A  
1"=50' HORIZONTAL  
1"=20' VERTICAL  
(FROM SHEET SW4)

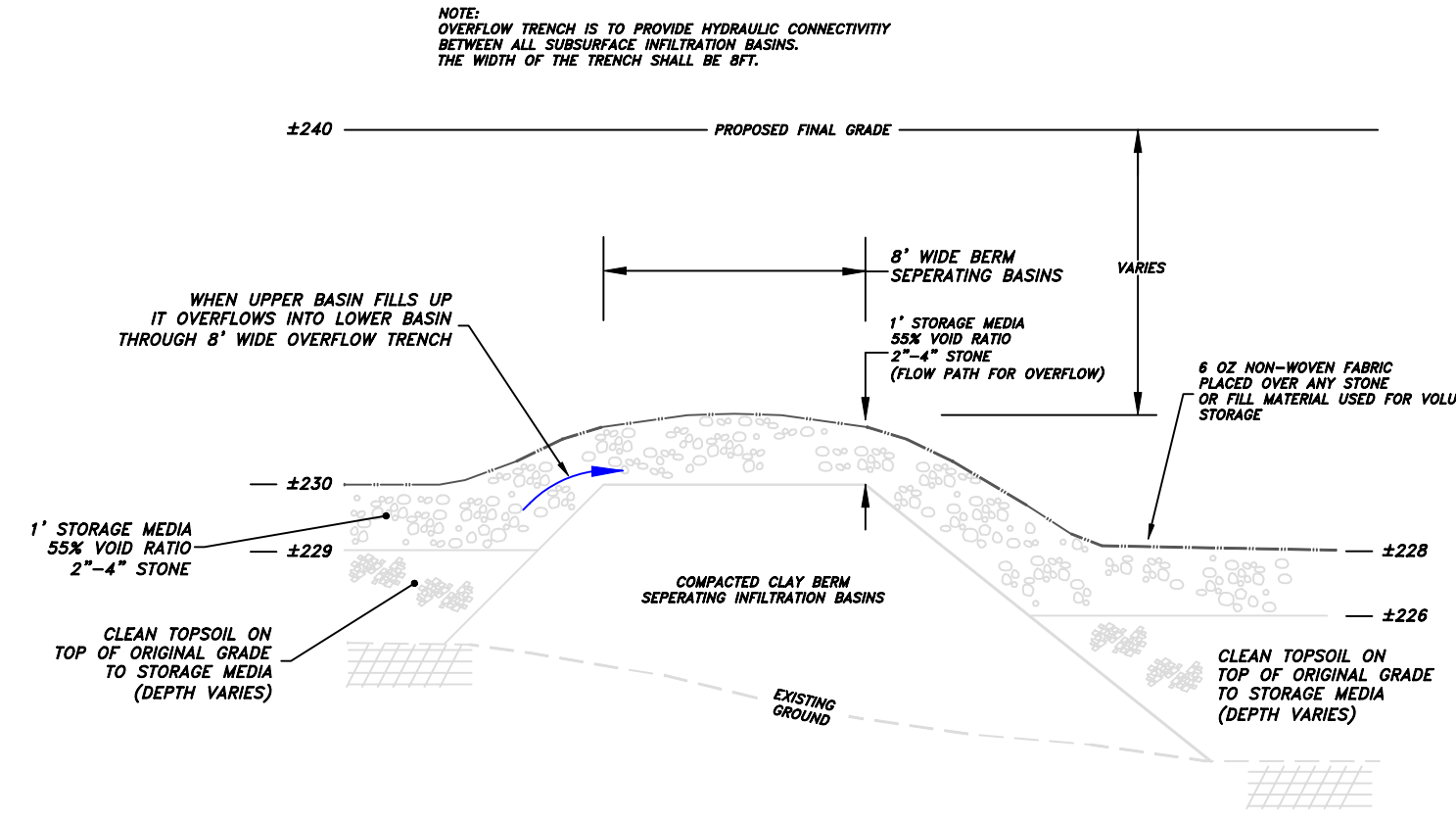
DATUM ELEV  
220.00  
GROUP INFILT  
SECTION INFILTRATION TRENCH 1A



TYPICAL DETAIL  
SUBSURFACE INFILTRATION BASIN  
8" ADS PERFORATED OVERFLOW PIPE  
DETAIL G

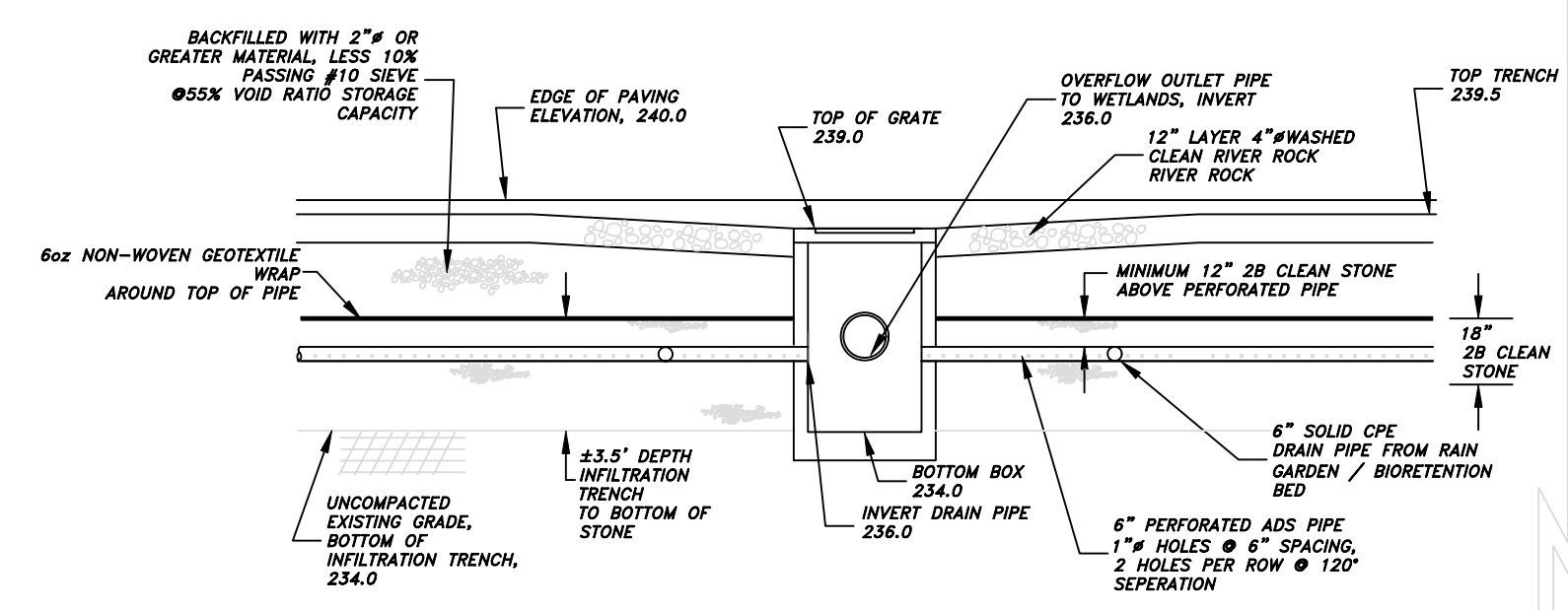


TYPICAL DETAIL  
SUBSURFACE INFILTRATION BASIN  
4" ADS PERFORATED DISTRIBUTION PIPE IN BASIN  
DETAIL H

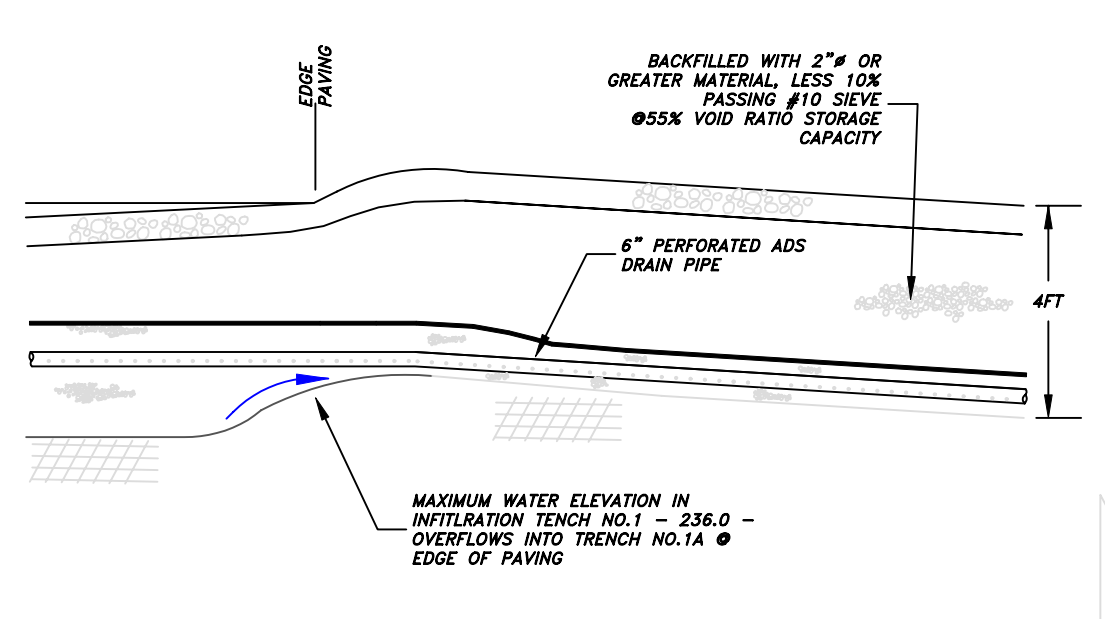


TYPICAL DETAIL  
SUBSURFACE INFILTRATION BASIN  
OVERFLOW TRENCH CONNECTING INFILTRATION BASINS  
(DETAIL SHOWN IS OVERFLOW FROM BASIN 2 INTO BASIN 3)  
DETAIL J

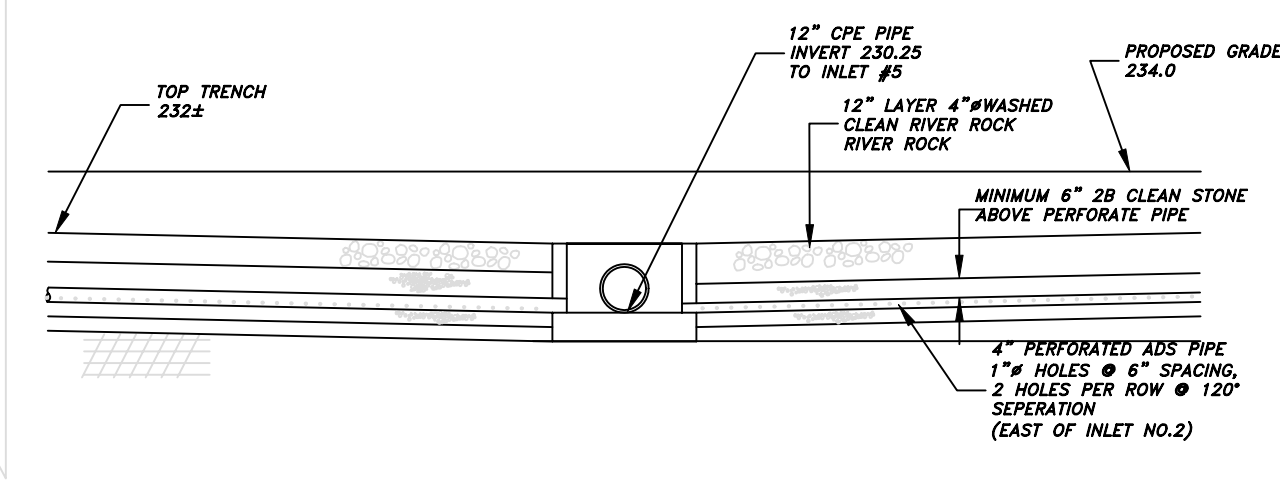
NOTE:  
OVERFLOW TRENCH IS TO PROVIDE HYDRAULIC CONNECTIVITY  
BETWEEN ALL SUBSURFACE INFILTRATION BASINS.  
THE WIDTH OF THE TRENCH SHALL BE 8FT.



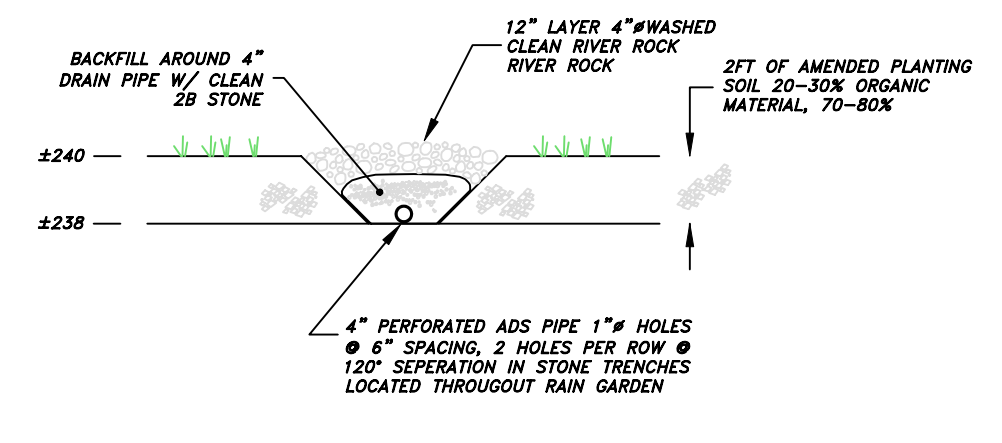
SECTION A-A  
INLET 1A SECTION VIEW  
NO SCALE  
(FROM SHEET SW4)



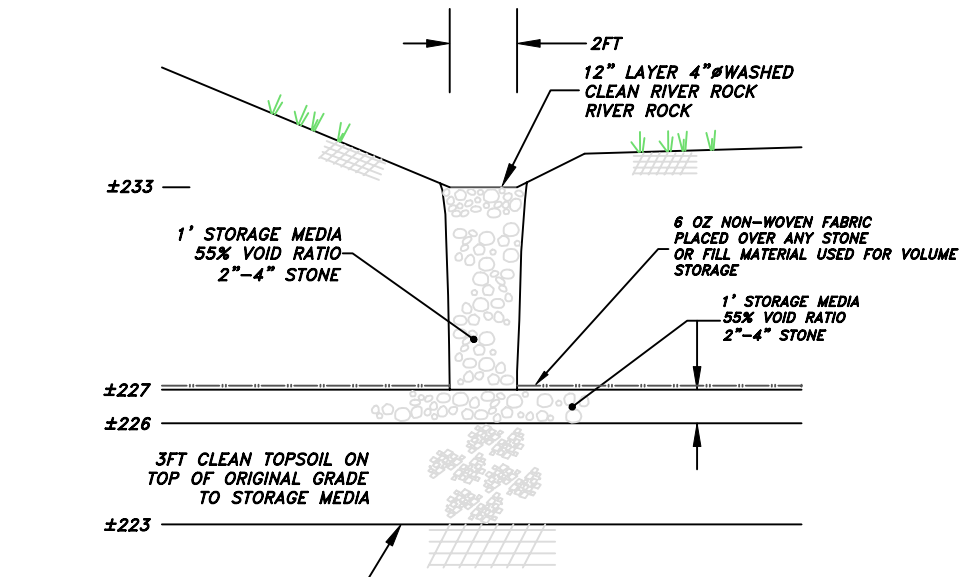
SECTION B-B  
INFILTRATION TRENCH NO.1  
& NO.1A TRANSITION  
SECTION VIEW  
NO SCALE  
(FROM SHEET SW4)



SECTION C-C  
INLET 2 SECTION VIEW  
WITH INFILTRATION TRENCH NO.1A  
INLET TIE-IN  
NO SCALE  
(FROM SHEET SW4)



SECTION F-F  
SECTION VIEW OF DRAINAGE TRENCH  
THROUGH RAIN GARDEN / BIORETENTION AREA  
NO SCALE  
(FROM SHEET SW4)



SECTION I-I  
SECTION VIEW OF  
INFILTRATION TRENCH NO.2  
NO SCALE  
(FROM SHEET SW4)

NO.	REVISIONS	BY	DATE

PREPARED BY:  
MB INVESTMENTS  
2650 AUDUBON ROAD  
AUDUBON, PA 19403

SITE LOCATION:  
44 EAST BENJAMIN FRANKLIN HIGHWAY  
BIRDSBORO, PA 19508  
AMITY TOWNSHIP  
BERKS COUNTY, PENNSYLVANIA

PAGODA MOTORCYCLE CLUB  
LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
INFILTRATION AREA DETAILS  
& CROSS SECTIONS

CHECKED: R.K.I.  
DRAWN: J.T.M.  
DATE: 4/20/09  
CADD FILE: PAGODA

SHEET  
SW5

GRASS PARKING AREAS	
SOFT	131,000
AREAS	15,500
1	8,700
2	60,400
3	17,600
4	13,900
5	8,000
6	49,600
7	44,530
8	54,900
9	14,800
10	20,100
11	5,100
12	
13	
<b>TOTAL AREA</b>	<b>444,130 SOFT (10.19 ACRES)</b>

GRASS PARKING AREAS TO BE VEGETATED WITH A HEAVY DUTY MIXTURE OF 70% TALL FESCUES, 20% PERENNIAL RYEGRASS, 10% KENTUCKY BLUEGRASS. AREA IS TO BE MULCHED WITH 3 TONS OF HAY PER ACRE. SOIL AMENDMENT IS TO BE ADDED TO TO TOP 6" OF SOIL. 2" OF AMENDMENT IS TO BE APPLIED TO SURFACE. AMENDMENT IS TO BE PLOW AND DISCED INTO SOIL PRIOR TO BROADCASTING SEED. NO FERTILIZER IS TO BE USED IN GRASS PARKING AREA.

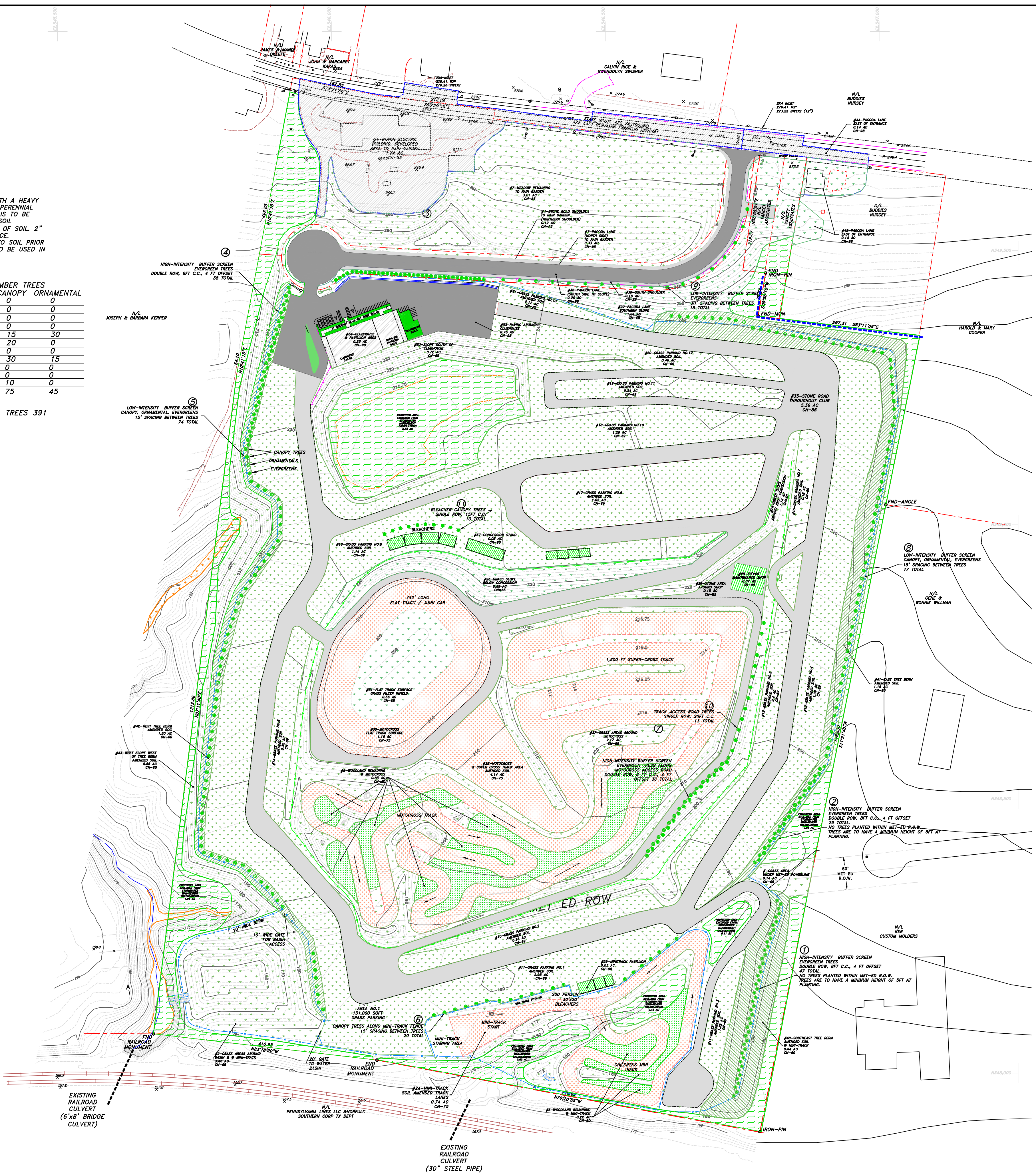
AREA DESIGNATION	BUFFER TYPE	SPACING	NUMBER TREES		
			EVERGREENS	CANOPY	ORNAMENTAL
1	HIGH INTENSITY SCREEN	DOUBLE ROW, 8'C.C. W/ 4'OFFSET	47	0	0
2	HIGH INTENSITY SCREEN	DOUBLE ROW, 8'C.C. W/ 4'OFFSET	29	0	0
3	STREET TREES ALONG FRONTAGE	SINGLE ROW, 8'C.C.	35	0	0
4	HIGH INTENSITY SCREEN	DOUBLE ROW, 8'C.C. W/ 4'OFFSET	38	0	0
5	LOW INTENSITY SCREEN	SINGLE ROW, 15'C.C.	29	15	30
6	MINITRACK SCREEN	SINGLE ROW, 15'C.C.	0	20	0
7	HIGH INTENSITY SCREEN	DOUBLE ROW, 8'C.C. W/ 4'OFFSET	30	0	0
8	LOW INTENSITY SCREEN	SINGLE ROW, 15'C.C.	32	30	15
9	STREET TREES ALONG FRONTAGE	SINGLE ROW, 30'C.C.	18	0	0
10	TRACK ACCESS ROAD TREES	SINGLE ROW, 20'C.C.	13	0	0
11	BLEACHER CANOPY TREES	SINGLE ROW, 15'C.C.	0	10	0
<b>SUBTOTAL</b>			<b>271</b>	<b>75</b>	<b>45</b>

TOTAL TREES 391

**LEGEND**

- PROPERTY LINE
- BUILDING SET BACK LINE
- DIRT BIKE RIDING TRACK
- EXISTING CONTOURS  
2FT MINOR, 10FT MAJOR  
2006 AERIAL PHOTOGRAPHY  
& POST CONSTRUCTION SHOWN  
AS EXISTING CONTOURS
- PROPOSED PERIMETER FENCE  
6' CHAIN LINK
- PROPOSED TRACK PERIMETER  
FENCE 4' CHAIN LINK
- ORNAMENTALS
- CANOPY TREES
- EVERGREENS
- CN-LEGEND**
- 2A MODIFIED STONED AREA ROAD AREA - CN 85
- PAVED AREA - CN 98
- NON-TRAFFIC GRASS AREAS - CN 65
- GRASS PARKING AREAS-CN 69
- MOTORCYCLE RIDING AREAS-CN 75
- EXISTING WOODS PRESERVED IN TRACK RIDING AREA -CN 60
- EXISTING DEVELOPED AREAS  
DUTCH ELECTRIC & SR422 CN-98
- PROTECTED AREAS

**LANDSCAPING NOTES:**  
 1. AREA 3 TREES ARE TO BE PLANTED 10' FROM EDGE OF PAVING TO CENTER OF ROOT BALL. AREA 3 TREES WILL BE WITHIN THE ULTIMATE RIGHT-OF-WAY. PER SECTION 517 (E)(3)(I)(b), TREES ARE PERMITTED SINCE IT IS DESIRABLE TO HAVE A DENSE BUFFER ALONG THE CLUBHOUSE AND FUTURE STREET WIDENING IS UNLIKELY.  
 2. AREA 9 TREES ARE TO BE PLANTED ALONG THE SOUTHSIDE OF PAGODA LANE OUTSIDE THE GUARD RAIL.  
 3. THE SELECTION OF THE SPECIES OF CANOPY, ORNAMENTAL, AND EVERGREEN WILL BE IN ACCORDANCE WITH THE APPROVED PLANT LIST LOCATED IN SECTION 517(J) OF THE SUBDIVISION AND LAND DEVELOPMENT ORDINANCE REGARDING LANDSCAPING.  
 4. ALL GRASS PARKING AREAS WILL BE VEGETATED WITH A GRASS SPECIFICATION DESIGNED FOR VEHICLE TRAFFIC AND/OR COMMONLY USED FOR PARKING.  
 5. DURING CONSTRUCTION OF THE SUPERCROSS TRACK, THE EXACT ALIGNMENT OF THE TRACK WILL BE CONSTRUCTED TO AVOID AND MINIMIZE THE REMOVAL OF ANY LARGE MATURE TREES.



NO.	REVISIONS	BY	DATE

PREPARED BY:  
 MB INVESTMENTS  
 2650 AUDUBON ROAD  
 AUDUBON, PA 19403

SITE LOCATION:  
 44 EAST BENJAMIN FRANKLIN HIGHWAY  
 BIRDSBORO, PA 19508  
 AMITY TOWNSHIP  
 BERKS COUNTY, PENNSYLVANIA




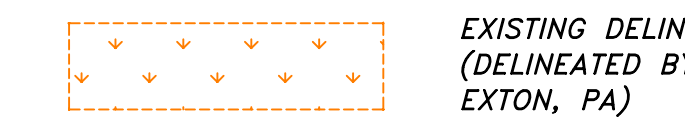


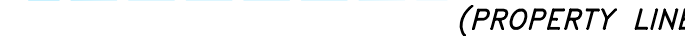
**PAGODA MOTORCYCLE CLUB  
 LAND DEVELOPMENT**

PAGODA MOTORCYCLE CLUB  
 POST CONSTRUCTION STORMWATER MANAGEMENT  
 PLAN - CN VALUES

CHECKED	DATE	SHEET
R.K.I.	4/30/09	SW7
DRAWN	CADD FILE	
J.T.M.	PAGODA	

LOCATION / VICINITY MAP  
1" = 1/2 MILE

**LEGEND**

-  PROPERTY LINE
-  EXISTING SPOT ELEVATION
-  EXISTING CONTOURS  
2FT MINOR, 10FT MAJOR  
2006 AERIAL PHOTOGRAPHY
- NOTE: EXISTING CONTOURS EAST OF PROPERTY LINE  
TAKEN FROM USGS MAPPING(RIGA LANE DEVELOPMENT AREA)
-  EXISTING DELINEATED WETLANDS / STREAM CHANNEL  
(DELINEATED BY CONESTOGA ROVERS & ASSOCIATES,  
EXTON, PA)
-  EXISTING WATERSHED  
BOUNDARY
-  BERKS COUNTY SOIL SURVEY, SOIL  
TYPE BOUNDARIES
-  TOTAL LIMIT OF DISTURBANCE 40.4 ACRES
-  NPDES PERMIT BOUNDARY LIMIT  
(PROPERTY LINE OF PARCEL BEING DEVELOPED, 46 ACRES)

EXISTING SOIL TYPES - BERKS COUNTY SOIL SURVEY  
 PeC2 - PENN SHALY SOILS 8-15% SLOPES  
 PeB2 - PENN SHALY SOILS 3-8% SLOPES  
 CrA - CROTON SILT LOAM 0-3% SLOPES  
 KID2 - KLINESVILLE SHALY SILT LOAM 15-25% SLOPES  
 RaB - RARITAN SILT LOAM 0-5% SLOPES  
 RIA2 - REALVILLE SHALY SILT LOAM 0-3% SLOPES

KEDDAL AERIAL MAPPING  
 1121 Boyce Road, Suite 3100  
 Pittsburg, PA 15241  
 (724) 942-2881

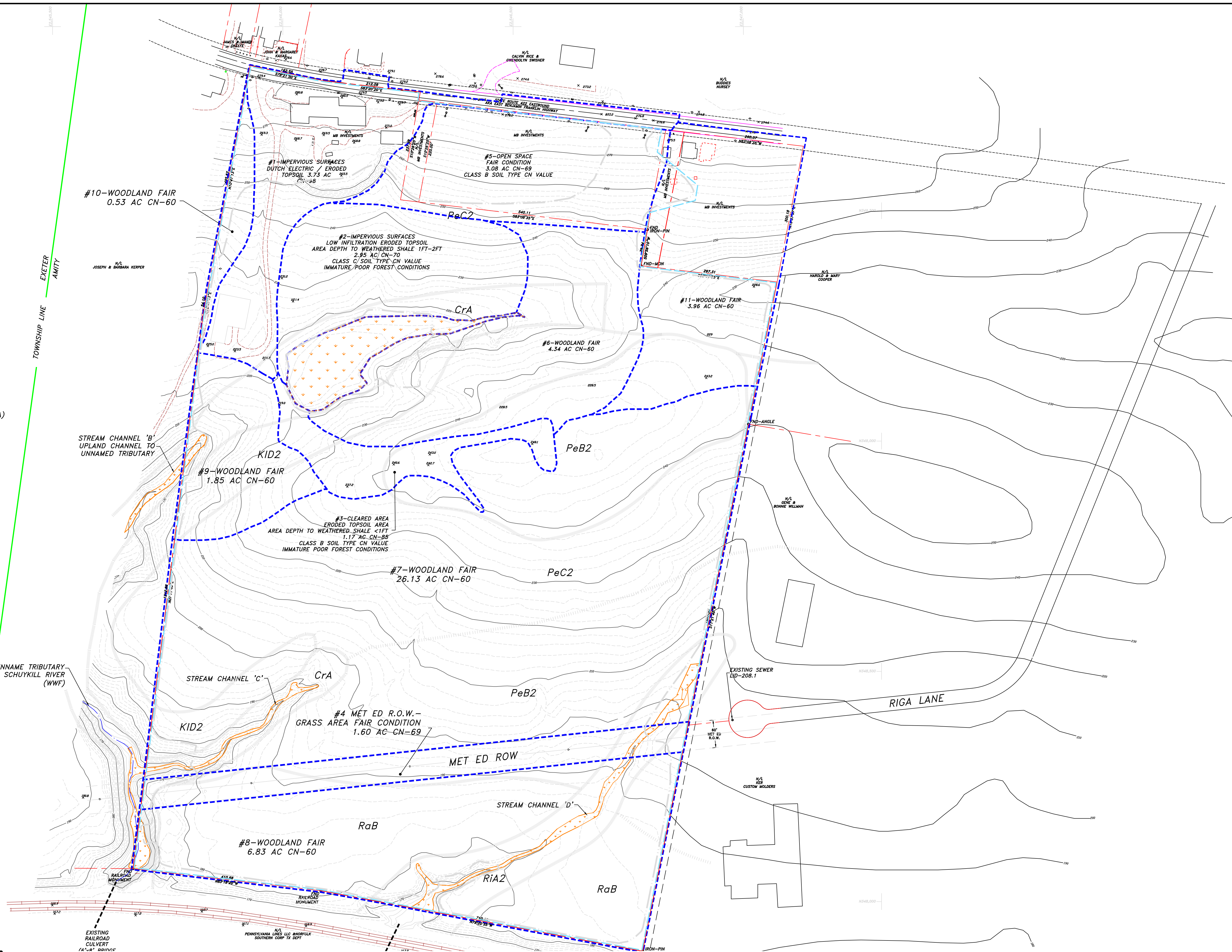
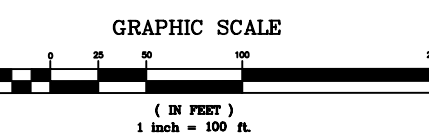
The contours depicted on this map were compiled to national map accuracy standards by Keddal Aerial Mapping, Pittsburg Pennsylvania, using photogrammetric methods from aerial photography taken May 2006. Contours which are in wooded or dense vegetation area are approximations only and should be treated as "dashed contours".  
 Wetland delineation survey conducted by Conestoga Rovers & Associates, 410 Eagleville Blvd., Suite 110 Exton, Pa 19341.18901.

PURSUANT TO THE REQUIREMENTS OF ACT 17 (1988), REFERRED TO AS THE UNDERGROUND UTILITY LINE PROTECTION LAW, WHICH AMENDED ACT 287 (1974) OF THE LEGISLATURE OF THE COMMONWEALTH OF PENNSYLVANIA, THE CONTRACTOR IS REQUIRED TO NOTIFY EACH UTILITY NAMED HERE, NOT LESS THAN THREE (3) NOR MORE THAN (10) WORKING DAYS PRIOR TO BEGINNING WORK. (800) 242-1776

UTILITY NOTIFICATION LIST AFFECTED

AT&T ATLANTA	OWEST COMMUNICATIONS
AT&T CABLE SERVICES	SUNOCO PIPELINE LP
EXETER TOWNSHIP	SERVICE ELECTRIC CABLEVISION, INC.
AMITY TOWNSHIP AUTHORITY (SANITARY SEWER)	CONESTOGA TELEPHONE & TELEGRAPH
GPU ENERGY	PA AMERICAN WATER COMPANY
MCI WORLDWIDE	UGI UTILITIES, INC.
VERIZON PENNSYLVANIA INC.	

NOTE: KNOWN UTILITIES ON SITE  
 FIRST ENERGY ELECTRIC & DBE TELEPHONE COMMUNICATIONS



NO.	REVISIONS	BY	DATE

PREPARED BY:  
 MB INVESTMENTS  
 2650 AUDUBON ROAD  
 AUDUBON, PA 19403

SITE LOCATION:  
 44 EAST BENJAMIN FRANKLIN HIGHWAY  
 BIRDSBORO, PA 19508  
 AMITY TOWNSHIP  
 BERKS COUNTY, PENNSYLVANIA

EROSION & SEDIMENT POLLUTION CONTROL PLAN  
 PAGODA MOTORCYCLE CLUB LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
 EXISTING SITE PLAN  
 & WATERSHED DELINEATION

CHECKED	DATE	SHEET
R.K.I.	10/16/08	ES1
DRAWN	CADD FILE	
J.T.M.	PAGODA 9/28	



STAGE 2 ACTIVITIES

All earth disturbance activities shall proceed in accordance with the following sequence. Each stage shall be completed in compliance with Chapter 102 regulations before the following stage is initiated. Clearing and grubbing shall be limited only to those areas described in each stage.  
 At least 7 days before starting any earth disturbance activities, the operator shall invite all contractors involved in those activities, the landowner, all appropriate municipal officials, the erosion and sedimentation control plan preparer, and a representative of the Berks County Conservation District to a site meeting. At least 3 days before starting any earth disturbance activities, all contractors involved in those activities shall notify the Pennsylvania One Call System Inc. of 1-800-242-1776 for buried utilities location.  
 Before implementing any revisions to the approved erosion and sediment control plan or revisions to other plans which may affect the effectiveness of the approved ERS control plan, the operator must receive approval of the revisions from the Berks County Conservation District.  
 The operator shall remove from the site, recycle or dispose of all building materials and wastes in accordance with the Department's Solid Waste Management Regulations of 25 PA Code 250.1, et seq. and 287.1, et seq.  
 Before disposing of soil or receiving borrow for the site, the operator must assure that each spoil or borrow area has an erosion and sediment control plan approved by the Berks County Conservation District, and which is being implemented and maintained according to Chapter 102 regulations. The operator shall also notify the Berks County Conservation District in writing of all receiving spoil and borrow areas when they have been identified.

SEQUENCE OF ACTIVITIES - STAGE 2  
 The purpose of Stage 2 is to complete the construction of Pagoda Lane to the cul-de-sac at Sta 9+55. Complete the grading activities in the area of the Infiltration Basins, which will allow for construction of the clubhouse. During this stage grading of the property will continue in the area of the flat track, motorcross, and supercross riding areas. More of the stormwater management pipe for the tracks and parking area will be installed.  
 Site Activities in Northern Portion of Property  
 Activities 1 through 7 pertain to activities to prepare the clubhouse area, complete Pagoda Lane, and grading around the wetland.  
 1. Construct Temporary Sediment Traps 'B'. Construction of the temporary Sediment Trap includes placement of the cleanout stake, the spillway and downstream rock energy dissipater. Immediately stabilize the sediment trap berm according to vegetative specifications. All areas disturbed during construction of the sediment trap area to be stabilized.  
 2. Place 12" Compost Sock No.8 along western property line north of Trap 'B'.  
 3. Begin grading area north of temporary Sediment Trap 'B'. Continue grading activities to complete the cul-de-sac and area south of Pagoda Lane above Infiltration Basins No.2 and No.3.  
 4. Finish grading all areas in the vicinity of the future clubhouse and begin paving preparation activities such as placing the stone subbase. All runoff should flow away from the future location of Infiltration Trench No.1 and to the south away from Pagoda Lane.  
 5. Install pipe P-3-33 and Inlet I-3 located south of the cul-de-sac. Place 12" Compost Sock around I-3. This inlet drains into Infiltration Basin No.1.  
 6. Complete the construction of Pagoda Lane from Sta 8+80 to and including the cul-de-sac. Install rock construction entrance south of the cul-de-sac.  
 7. Construct Outlet 4 which will convey stormwater from Inlet 4 into the wetland area. Install the pipe P-4-04 and Inlet I-4 located north of temporary Sediment Trap 'B'. Place 12" Compost Sock around Inlet I-4.  
 8. Construct Diversion Channel #4 which diverts clean stormwater away from temporary sediment trap 'A'. Construction of diversion channel #4 includes placement of the appropriate erosion control matting from Sta 0+00 to 3+27.  
 9. Finish grading area between Temporary Sediment Trap 'A' and the wetland. Maintain the 12" Compost Socks around each inlet while grading activities are occurring in this area.

Site Activities in Southern Portion of Property to Sediment Basin - Motorcycle Track Areas  
 Activities 8 through 17 pertain to activities to prepare the track areas.  
 8. Construct Sediment Interceptor Channel #5, which conveys stormwater to headwall 3, which discharges to the Sediment Basin. Construction of channel #5 includes placement of the appropriate rip rap lining from Sta 0+00 to 1+35.  
 9. Install track pipes TP-1, TP-2, TP-3, and TP-4, which allow for future track crossings throughout the property. All four pipes discharge into Sediment Interceptor Channel #5. At headwall locations HWB, HW9, and HW10, install a minimum of 12" R-3 riprap in the areas between pipes.  
 10. Continue grading in the area of the supercross area and construct Sediment Interceptor Channel #6, which conveys stormwater to headwall No.2. Construction of channel #6 includes placement of the appropriate erosion control matting from Sta 0+00 to 1+26. Install track pipes TP-5, TP-6, TP-7, TP-8, and TP-9 along with inlets I-24, I-23, I-22 in the area of the flat track. At headwall locations HW4, HW5, and HW6, install a minimum of 12" R-3 riprap in the areas between pipes.  
 11. Install track pipes TP-5, TP-6, TP-7, TP-8, and TP-9 along with inlets I-24, I-23, I-22 in the area of the flat track. At headwall locations HW4, HW5, and HW6, install a minimum of 12" R-3 riprap in the areas between pipes.  
 12. Continue grading flat track area and construct Sediment Interceptor Channel #7, which conveys stormwater to Inlet I-22. Construction of channel #7 includes placement of the appropriate erosion control matting from Sta 0+00 to 3+36.  
 Site Activities in Southern Portion of Property to Sediment Basin - Westside Parking Area  
 13. Install 12" Compost Sock No. 10, No.11, and No.12 along the western property line.  
 14. Install Inlet I-18, pipe P-18-018, which discharges into sediment interceptor channel #2. Place inlet protection around Inlet I-18. Continue grading activities between I-18 and I-17.  
 15. Continue installation of the stormwater piping in the Westside parking area. Install pipe P-18-19, Inlet I-19, pipe P-20-19, Inlet I-20.  
 16. Install Inlet I-21. Install wetland outlet pipe which discharges into Inlet I-21. Upon installation of each inlet, place inlet protection around the inlet.  
 17. Continue grading the westside parking area and direct stormwater towards the inlets.  
 18. Upon grading of the parking area establish 30ft wide stone road which traverses the parking area and stabilize all areas according to the vegetation / stabilization plan. Refer to Land Development Plans for placement of stone roads and/or Stormwater Management Plan Sheet SW7.  
 19. Upon stabilization of the grass parking area and installation of the stone road through the parking areas, the inlet protection around each inlet is to be removed and any inlet lids that are raised are to be lowered.

Site Activities in Southern Portion of Property to Sediment Basin - Westside Parking Area  
 13. Install 12" Compost Sock No. 10, No.11, and No.12 along the western property line.  
 14. Install Inlet I-18, pipe P-18-018, which discharges into sediment interceptor channel #2. Place inlet protection around Inlet I-18. Continue grading activities between I-18 and I-17.  
 15. Continue installation of the stormwater piping in the Westside parking area. Install pipe P-18-19, Inlet I-19, pipe P-20-19, Inlet I-20.  
 16. Install Inlet I-21. Install wetland outlet pipe which discharges into Inlet I-21. Upon installation of each inlet, place inlet protection around the inlet.  
 17. Continue grading the westside parking area and direct stormwater towards the inlets.  
 18. Upon grading of the parking area establish 30ft wide stone road which traverses the parking area and stabilize all areas according to the vegetation / stabilization plan. Refer to Land Development Plans for placement of stone roads and/or Stormwater Management Plan Sheet SW7.  
 19. Upon stabilization of the grass parking area and installation of the stone road through the parking areas, the inlet protection around each inlet is to be removed and any inlet lids that are raised are to be lowered.

Site Activities in Southern Portion of Property to Sediment Basin - Westside Parking Area  
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 15. Continue installation of the stormwater piping in the Westside parking area. Install pipe P-18-19, Inlet I-19, pipe P-20-19, Inlet I-20.  
 16. Install Inlet I-21. Install wetland outlet pipe which discharges into Inlet I-21. Upon installation of each inlet, place inlet protection around the inlet.  
 17. Continue grading the westside parking area and direct stormwater towards the inlets.  
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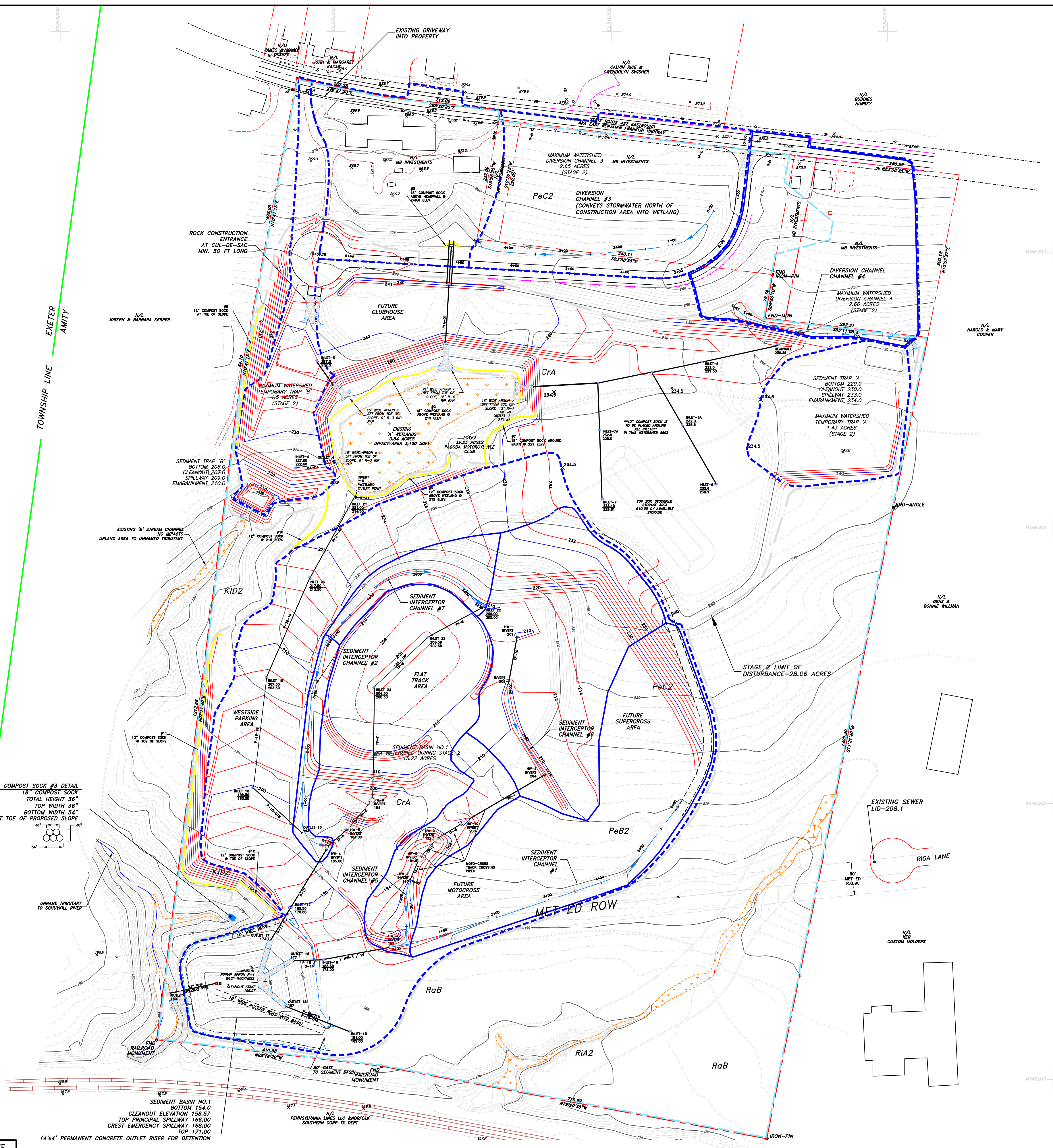
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 17. Continue grading the westside parking area and direct stormwater towards the inlets.  
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LOCATION / VICINITY MAP  
 1" = 1/2 MILE

**LEGEND**

- PROPERTY LINE
- NDPS PERMIT BOUNDARY
- PROPOSED LIMIT OF DISTURBANCE STAGE 2
- EXISTING SPOT ELEVATION
- EXISTING CONTOURS  
 2FT MINOR, 10FT MAJOR  
 2006 AERIAL PHOTOGRAPHY
- PROPOSED CONTOURS  
 2FT MINOR, 10FT MAJOR
- MAXIMUM WATERSHED BOUNDARY  
 TO SEDIMENT TRAP / SEDIMENT BASIN
- MAXIMUM WATERSHED BOUNDARY  
 TO INTERCEPTOR CHANNEL
- PROPOSED PERIMETER FENCE  
 6' HIGH CHAIN LINK
- PROPOSED COMPOST SOCK
- BERKS COUNTY SOIL SURVEY, SOIL  
 TYPE BOUNDARIES
- PROPOSED RIP-RAP APRON /  
 OUTLET PROTECTION
- EXISTING DELINEATED WETLANDS
- PROPOSED INLET & PIPE  
 TOP GRATE ELEVATION  
 BOTTOM INLET ELEVATION  
 (ALL INLETS TO HAVE INLET SEDIMENT PROTECTION  
 DURING CONSTRUCTION)
- PROPOSED ROCK FILTER

**PERMANENT CHANNEL**

1	2.97
2	0.30
3	2.65
4	2.66
5	3.25
6	2.44
7	0.53

**TEMPORARY TRAP**

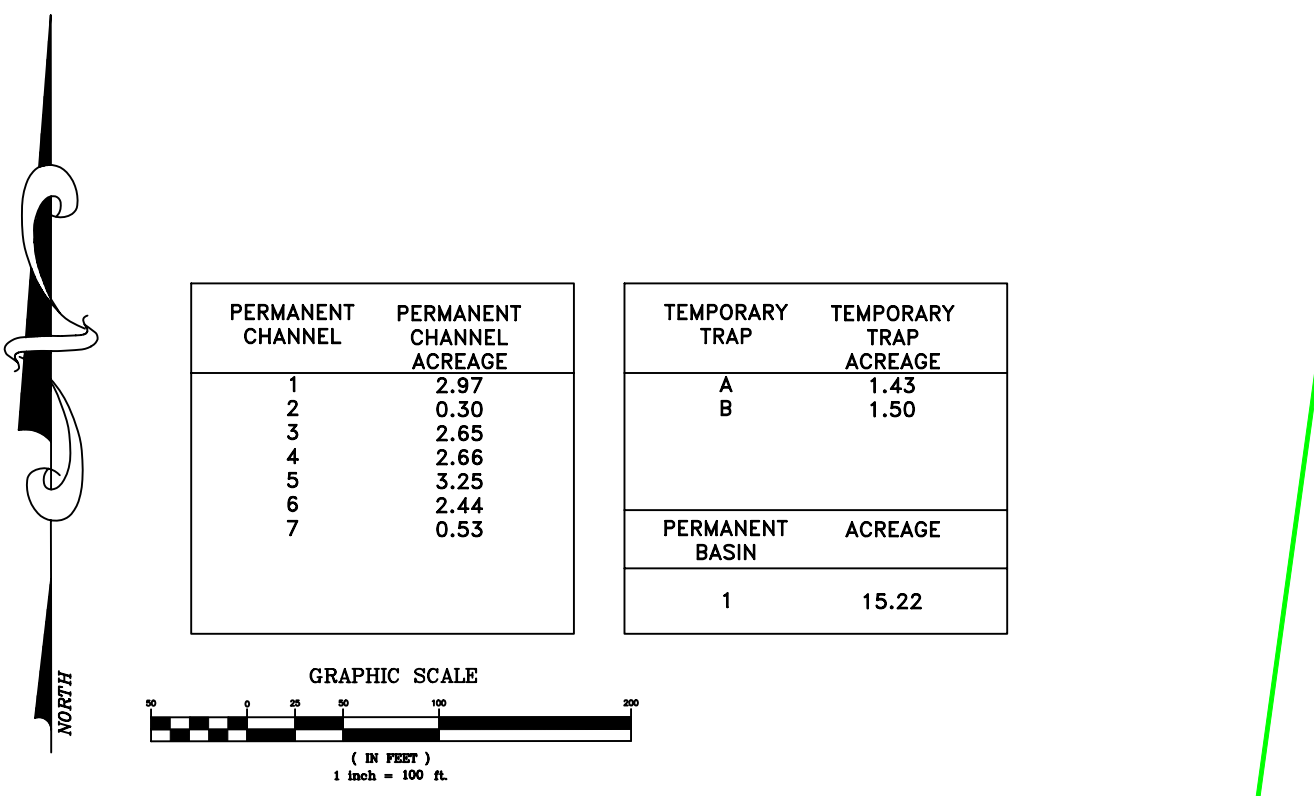
A	1.43
B	1.50

**PERMANENT BASIN**

1	15.22
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**COMPOST SOCK #3 DETAIL**  
 18" COMPOST SOCK  
 TOTAL HEIGHT 36"  
 TOP WIDTH 36"  
 BOTTOM WIDTH 54"  
 LAID ACROSS STREAM CHANNEL AT TOE OF PROPOSED SLOPE

**GRAPHIC SCALE**  
 1 inch = 100 ft



NO.	REVISIONS	BY	DATE

PREPARED BY:  
 MB INVESTMENTS  
 2650 AUDUBON ROAD  
 AUDUBON, PA 19403

SITE LOCATION:  
 44 EAST BENJAMIN FRANKLIN HIGHWAY  
 BIRDSBORO, PA 19508  
 AMITY TOWNSHIP  
 BERKS COUNTY, PENNSYLVANIA

EROSION & SEDIMENT POLLUTION CONTROL PLAN  
 PAGODA MOTORCYCLE CLUB LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
 STAGE 2  
 CONSTRUCTION ACTIVITIES

CHECKED	DATE:	SHEET
R.K.I.	10/16/08	ES3
DRAWN	CADD FILE	
J.T.M.	PAGODA 9/28	

All earth disturbance activities shall proceed in accordance with the following sequence. Each stage shall be completed in compliance with Chapter 102 regulations before any following stage is initiated. Clearing and grubbing shall be limited only to those areas described in each stage.

At least 7 days before starting any earth disturbance activities, the operator shall invite all contractors involved in those activities, the landowner, all appropriate municipal officials, the erosion and sedimentation control plan preparer, and a representative of the Berks County Conservation District to schedule an on-site pre-construction meeting. Also, at least 3 days before starting any earth disturbance activities, all contractors involved in those activities shall notify the Pennsylvania One Call System Inc. at 1-800-242-1776 for buried utilities location.

Before implementing any revisions to the approved erosion and sediment control plan or revisions to other plans which may affect the effectiveness of the approved E&S control plan, the operator must receive approval of the revisions from the Berks County Conservation District.

The operator shall remove from the site, recycled or dispose of all building materials and wastes in accordance with the Department's Solid Waste Management Regulations at 25 PA Code 260.1 et seq., 271.1 et seq. and 287.1 et seq.

Before disposing of soil or receiving borrow for the site, the operator must assure that each spill or borrow area has an erosion and sediment control plan approved by the Berks County Conservation District, and which is being implemented and maintained according to Chapter 102 regulations. The operator shall also notify the Berks County Conservation District in writing of all receiving spill and borrow areas when they have been identified.

**SEQUENCE OF ACTIVITIES - STAGE 3**  
 The purpose of Stage 3 is to complete the grading of the Pagoda Motorcycle Club in the area of the remaining two temporary Sediment Traps "B" and "C" which includes the removal of those facilities. The grading and associated stormwater pipe in the Southside and Westside parking areas is completed in this stage. Final grading of the northside parking area is completed in this stage. The minitrack located in the southeast corner of the property is completed in this stage which includes the installation of two small permanent sediment traps which will be used as part of the site post construction stormwater management. During this stage, all wetland mitigation plantings are to be planted.

**Sediment Trap 'B' Removal**  
 1. Install Compost Sock No.13 to provide sediment pollution control for all areas that were handled by the temporary Sediment Trap "B".  
 2. Remove temporary Sediment Trap "B" spillway berm and regrade those areas. Fill in the temporary Sediment Traps "B" and immediately stabilize all disturbed areas according to vegetative specifications.  
 3. Proceed with grading areas around inlet 21.  
 4. Install Compost Sock No.14 along the western side of the property west of Inlet #19. Complete grading activities of the perimeter berm from Inlet #4 to Inlet #19 along the Westside of the property. The parking area is to be stabilized in accordance with stone and grass as specified in the Amity Township Land Development approval.

**Southside & Eastside Parking Area Grading**  
 6. Install Inlet #14 located in the southside parking area along with stormwater Pipe P-14-15. Install Inlet 13 and Pipe P-13-14. Place inlet protection around each inlet and grade the southside parking area.  
 7. Proceed with installation of the stormwater piping in the eastside parking area working in a northern direction by installing Inlet 12, Pipe P-12-11, Inlet 11, Pipe P-11-10, Inlet #9, Pipe P-9-8 and finally inlet 1-8. When each inlet is installed, place inlet protection around each inlet. As the stormwater piping is installed grade the parking area.  
 8. Continue installation of Sediment Interceptor Channel #1 from Sta 6+00 to 11+42 along the eastern side of the future supercross track. Install Sediment Channel #8 between Sta 0+00 and 2+15. Installation of the sediment interceptor channels includes placement of the appropriate erosion control matting.  
 9. Conduct final grading activities of the supercross track, maintenance building and access road leading down into the track area from the northside parking area.

**Mini Track Area & Stream Channel Crossings**  
 10. Install Sediment Trap #2 located south of Inlet #14. Sediment Trap #2 is a permanent sediment control structure that will remain and utilized to control sediment laden runoff from the club's mini track riding activities.  
 11. Construction of the Sediment Trap #2 includes placement of the cleanout stake, the spillway and downstream rock energy dissipater. Immediately stabilize the sediment trap berm according to vegetative specifications. All areas disturbed during construction of the sediment trap are to be stabilized.  
 12. Grade staging area and starting area of the minitrack.  
 13. Install three stream channel crossing pipes, TP-12, TP-13, and TP-14 to allow access to minitrack area. Immediately stabilize the sideslopes of the crossing above the stream channel.  
 14. Install Sediment Trap #3. Construction of the Sediment Trap #3 includes placement of the cleanout stake, the spillway and downstream rock energy dissipater. Immediately stabilize the sediment trap berm according to vegetative specifications. All areas disturbed during construction of the sediment trap are to be stabilized.  
 15. Install pipe TP-11 that discharges stormwater into Sediment Trap #3. Installation of the pipe includes the rip-rap downchute / outlet structure. Install sediment interceptor channel #9. In mini track area from Sta 0+00 to 1+24.  
 16. Place haybales along the toe of slope of the landscaper berm located along the eastern property line of the minitrack area. The haybales are to be installed at 100ft intervals, four rows total. Construct landscaping berm and grade minitrack area. Permanently stabilize all disturbed areas not to be used for track purposes.

**Final Activities**  
 17. Install Infiltration Trench No.1, No.1A, and No.2. Remove cap at the end of the 6" ADS pipe that feeds the infiltration trench from the rain garden. The infiltration trenches are to be installed once the watersheds draining to them have been completely stabilized. See the Post Construction Stormwater Management Plan for details on the infiltration trenches.  
 18. Construct clubhouse and pavilion and all permanent structures. Install utilities and prepare track surfaces. Pave around clubhouse.  
 19. Construct the 30 wide road around the perimeter of the property and locate all parking areas with the vegetation specification for parking areas. Remove the temporary riser structure located in Sediment Basin No.1  
 20. Construction / grading of the site is complete once all areas are vegetated and have successful growth.  
 21. Conduct grading of the +/-10,000sqft wetland mitigation in the mitigation area per approval from the PADEP Note, the mitigation area shown as a hatched area on Plan Sheet ES4. Actual grading of this area will be determined during the Mitigation Plan review process with the PADEP. Protect the existing wetland from sediment using Compost Sock No.2 shown on Plan Sheet ES4. The sock is to be placed around the edge of the mitigation area and existing wetland. During this stage all plantings and required vegetation will be planted.  
 22. Complete all wetland mitigation area construction according to the Joint 105 Permit Application approval.

**Final Activities**  
 17. Install Infiltration Trench No.1, No.1A, and No.2. Remove cap at the end of the 6" ADS pipe that feeds the infiltration trench from the rain garden. The infiltration trenches are to be installed once the watersheds draining to them have been completely stabilized. See the Post Construction Stormwater Management Plan for details on the infiltration trenches.  
 18. Construct clubhouse and pavilion and all permanent structures. Install utilities and prepare track surfaces. Pave around clubhouse.  
 19. Construct the 30 wide road around the perimeter of the property and locate all parking areas with the vegetation specification for parking areas. Remove the temporary riser structure located in Sediment Basin No.1  
 20. Construction / grading of the site is complete once all areas are vegetated and have successful growth.  
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 22. Complete all wetland mitigation area construction according to the Joint 105 Permit Application approval.

**Final Activities**  
 17. Install Infiltration Trench No.1, No.1A, and No.2. Remove cap at the end of the 6" ADS pipe that feeds the infiltration trench from the rain garden. The infiltration trenches are to be installed once the watersheds draining to them have been completely stabilized. See the Post Construction Stormwater Management Plan for details on the infiltration trenches.  
 18. Construct clubhouse and pavilion and all permanent structures. Install utilities and prepare track surfaces. Pave around clubhouse.  
 19. Construct the 30 wide road around the perimeter of the property and locate all parking areas with the vegetation specification for parking areas. Remove the temporary riser structure located in Sediment Basin No.1  
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**Final Activities**  
 17. Install Infiltration Trench No.1, No.1A, and No.2. Remove cap at the end of the 6" ADS pipe that feeds the infiltration trench from the rain garden. The infiltration trenches are to be installed once the watersheds draining to them have been completely stabilized. See the Post Construction Stormwater Management Plan for details on the infiltration trenches.  
 18. Construct clubhouse and pavilion and all permanent structures. Install utilities and prepare track surfaces. Pave around clubhouse.  
 19. Construct the 30 wide road around the perimeter of the property and locate all parking areas with the vegetation specification for parking areas. Remove the temporary riser structure located in Sediment Basin No.1  
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 22. Complete all wetland mitigation area construction according to the Joint 105 Permit Application approval.

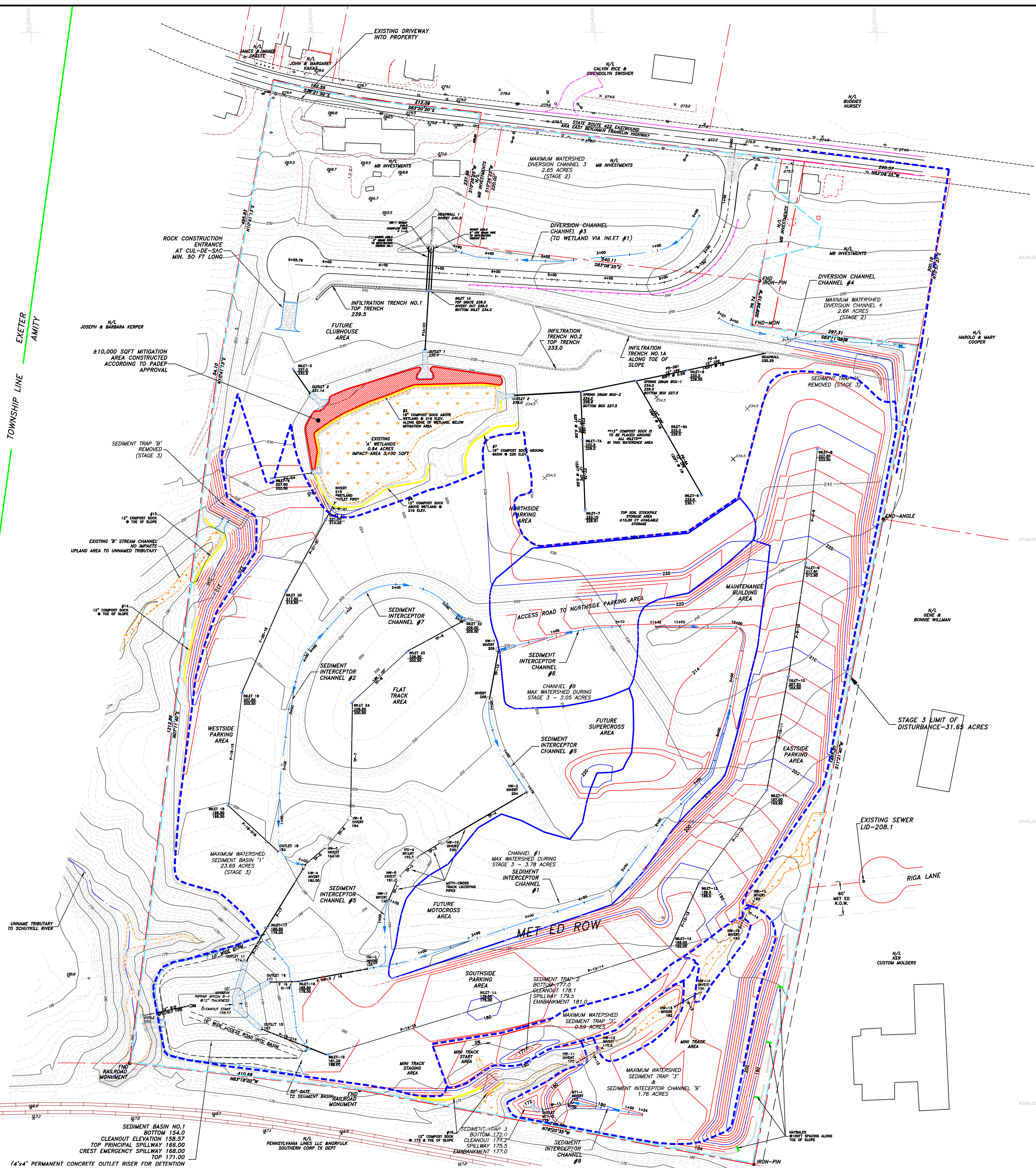
**Final Activities**  
 17. Install Infiltration Trench No.1, No.1A, and No.2. Remove cap at the end of the 6" ADS pipe that feeds the infiltration trench from the rain garden. The infiltration trenches are to be installed once the watersheds draining to them have been completely stabilized. See the Post Construction Stormwater Management Plan for details on the infiltration trenches.  
 18. Construct clubhouse and pavilion and all permanent structures. Install utilities and prepare track surfaces. Pave around clubhouse.  
 19. Construct the 30 wide road around the perimeter of the property and locate all parking areas with the vegetation specification for parking areas. Remove the temporary riser structure located in Sediment Basin No.1  
 20. Construction / grading of the site is complete once all areas are vegetated and have successful growth.  
 21. Conduct grading of the +/-10,000sqft wetland mitigation in the mitigation area per approval from the PADEP Note, the mitigation area shown as a hatched area on Plan Sheet ES4. Actual grading of this area will be determined during the Mitigation Plan review process with the PADEP. Protect the existing wetland from sediment using Compost Sock No.2 shown on Plan Sheet ES4. The sock is to be placed around the edge of the mitigation area and existing wetland. During this stage all plantings and required vegetation will be planted.  
 22. Complete all wetland mitigation area construction according to the Joint 105 Permit Application approval.

**Final Activities**  
 17. Install Infiltration Trench No.1, No.1A, and No.2. Remove cap at the end of the 6" ADS pipe that feeds the infiltration trench from the rain garden. The infiltration trenches are to be installed once the watersheds draining to them have been completely stabilized. See the Post Construction Stormwater Management Plan for details on the infiltration trenches.  
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LOCATION / VICINITY MAP  
 1" = 1/2 MILE

**LEGEND**

- PROPERTY LINE
- NPDES PERMIT BOUNDARY
- PROPOSED LIMIT OF DISTURBANCE STAGE 3
- EXISTING SPOT ELEVATION
- EXISTING CONTOURS  
2FT MINOR, 10FT MAJOR  
2006 AERIAL PHOTOGRAPHY
- PROPOSED CONTOURS  
2FT MINOR, 10FT MAJOR
- MAXIMUM WATERSHED BOUNDARY  
TO SEDIMENT TRAP / SEDIMENT BASIN
- MAXIMUM WATERSHED BOUNDARY  
TO INTERCEPTOR CHANNEL
- PROPOSED PERIMETER FENCE  
6' HIGH CHAIN LINK
- PROPOSED COPMOST SOCK
- BERKS COUNTY SOIL SURVEY, SOIL  
TYPE BOUNDARIES
- PROPOSED RIP-RAP APRON /  
OUTLET PROTECTION
- EXISTING DELINEATED WETLANDS
- PROPOSED INLET & PIPE  
TOP GRATE ELEVATION  
BOTTOM INLET ELEVATION  
(ALL INLETS TO HAVE INLET SEDIMENT PROTECTION  
DURING CONSTRUCTION)

MAXIMUM WATERSHED TO PERMANENT INTERCEPTOR CHANNEL #1 IS 3.78 ACRES AND OCCURS DURING STAGE 3 POST CONSTRUCTION.  
 THE MAXIMUM WATERSHED TO PERMANENT INTERCEPTOR CHANNEL #2 IS 0.3 ACRES AND OCCURS DURING STAGE 2.  
 THE MAXIMUM WATERSHED TO PERMANENT INTERCEPTOR CHANNELS #3 AND 2.65 ACRES DURING STAGE 2.  
 THE MAXIMUM WATERSHED TO PERMANENT INTERCEPTOR CHANNEL #5 IS 3.25 ACRES AND OCCURS DURING STAGE 2.  
 THE MAXIMUM WATERSHED TO PERMANENT INTERCEPTOR CHANNEL #6 OCCURS DURING STAGE 2. CHANNEL #7 DISCHARGES INTO CHANNEL #6.  
 THE MAXIMUM WATERSHED TO PERMANENT INTERCEPTOR CHANNEL #7 OCCURS DURING STAGE 2.  
 THE MAXIMUM WATERSHED TO PERMANENT INTERCEPTOR CHANNEL #8 OCCURS DURING STAGE 3. THE MAXIMUM WATERSHED TO PERMANENT INTERCEPTOR CHANNEL #9 OCCURS DURING STAGE 3 AND IS CONSERVATIVELY ESTIMATED TO BE THE TOTAL WATERSHED DRAINING TO SEDIMENT TRAP NO.3

PERMANENT CHANNEL NO.	MAX CHANNEL ACREAGE	TEMPORARY TRAP	TEMPORARY ACREAGE
1	3.78	A	REMOVED
2	0.30	B	REMOVED
3	2.65		
4	2.66		
5	3.25		
6	2.44		
7	0.53		
8	2.05		
9	1.76		

PERMANENT BASIN	ACREAGE
1	23.69
2	0.59
3	1.76

NO.	REVISIONS	BY	DATE

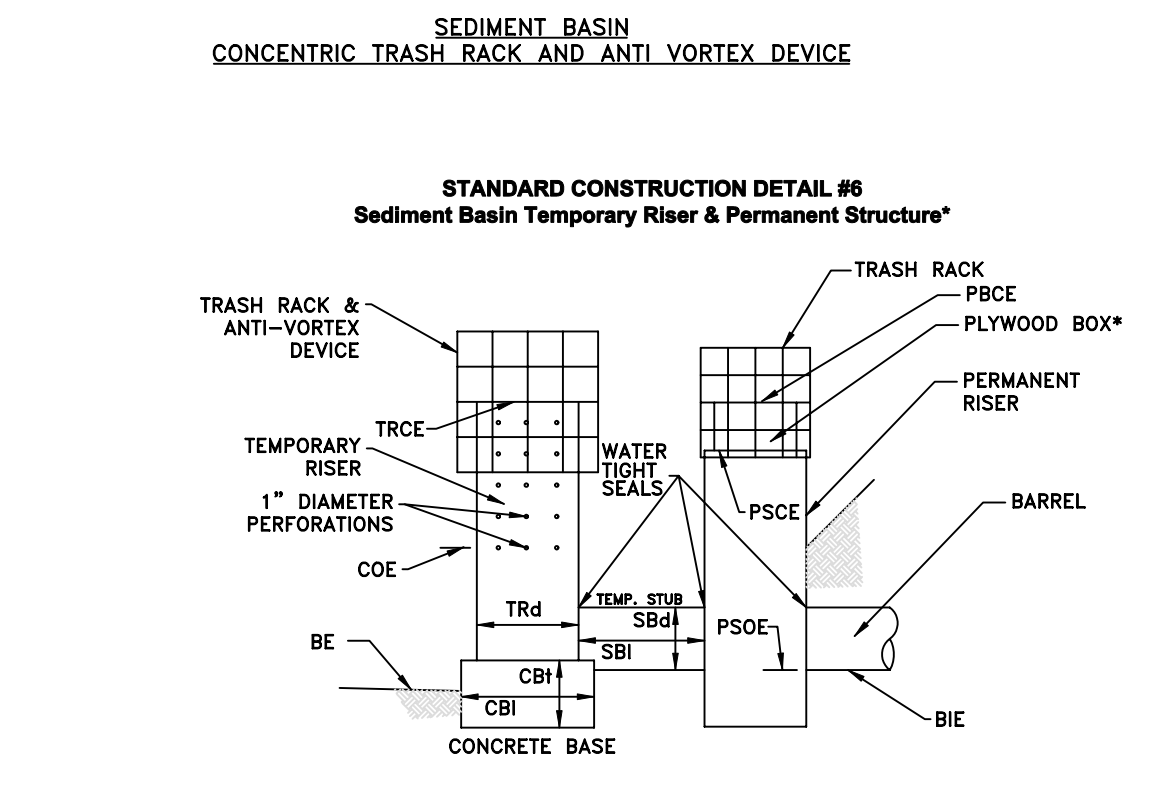
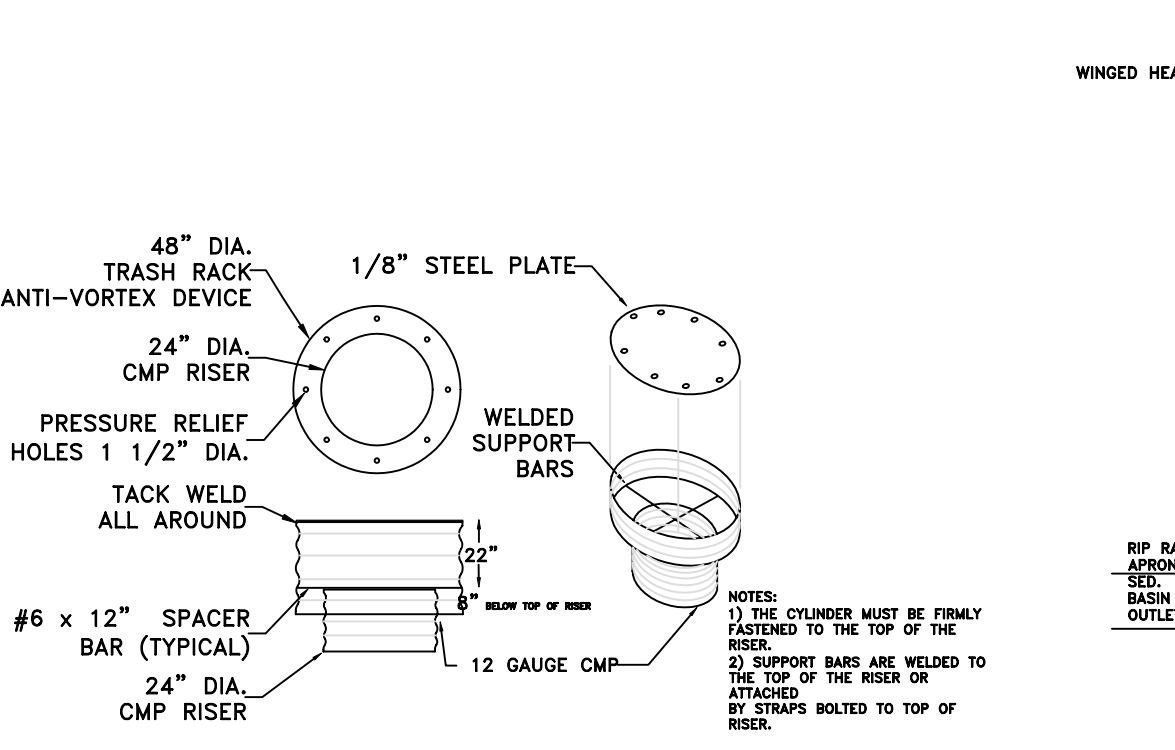
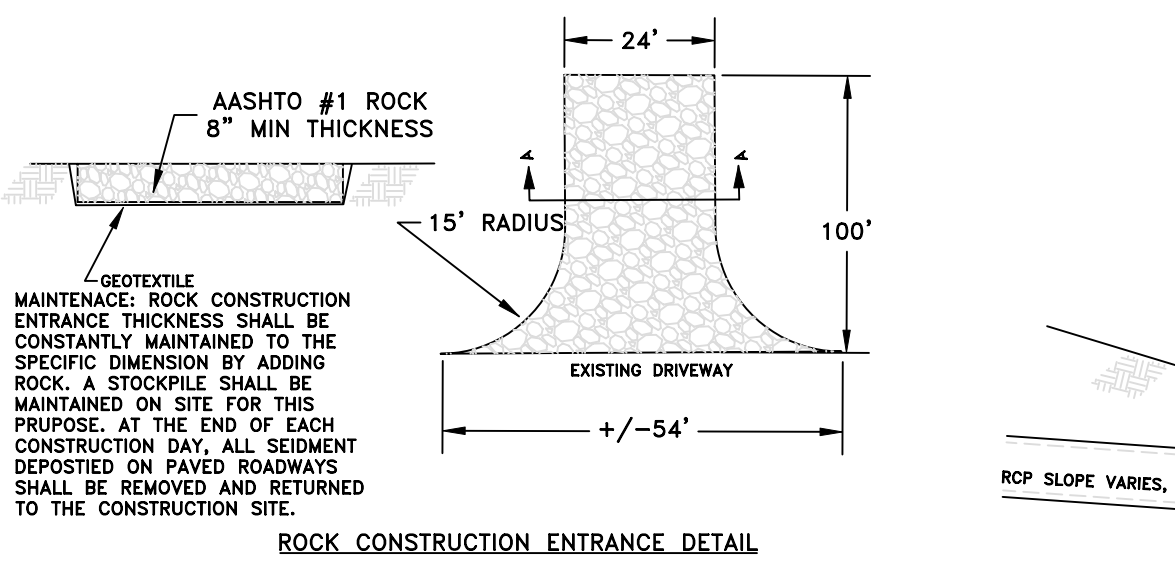
PREPARED BY:  
 MB INVESTMENTS  
 2650 AUDUBON ROAD  
 AUDUBON, PA 19403

SITE LOCATION:  
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 BIRDSBORO, PA 19508  
 AMITY TOWNSHIP  
 BERKS COUNTY, PENNSYLVANIA

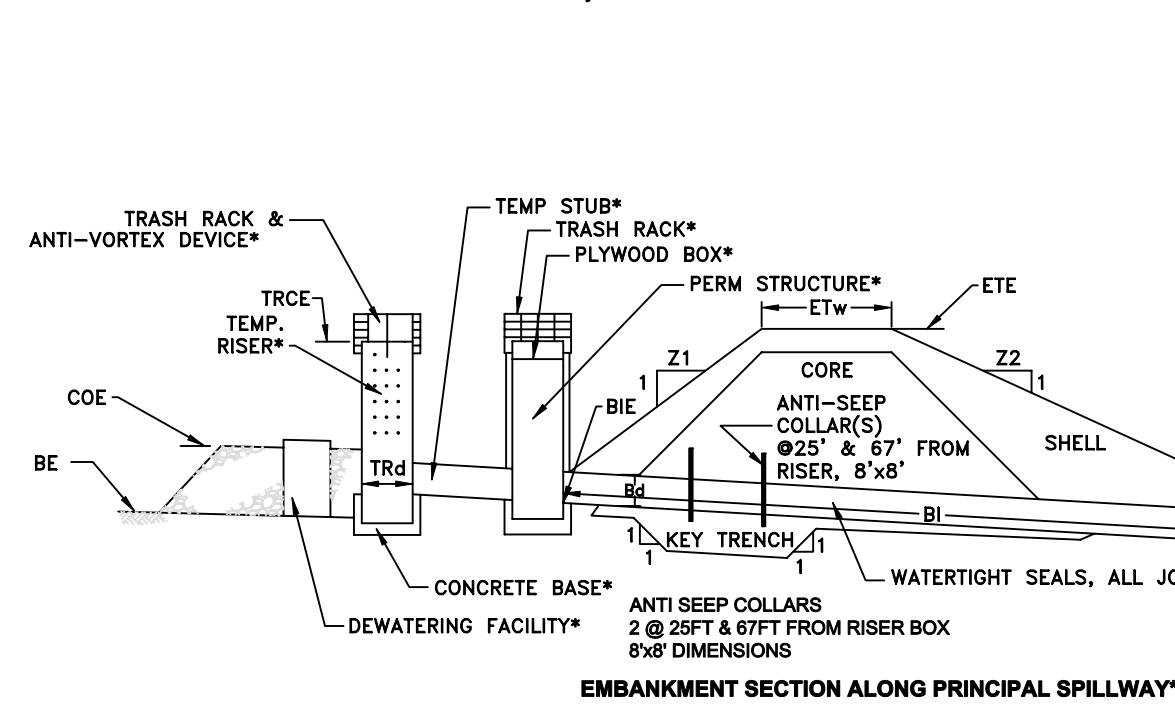
EROSION & SEDIMENT POLLUTION CONTROL PLAN  
 PAGODA MOTORCYCLE CLUB LAND DEVELOPMENT

PAGODA MOTORCYCLE CLUB  
 STAGE 3  
 CONSTRUCTION ACTIVITIES

CHECKED: R.K.I.  
 DATE: 10/16/08  
 DRAWN: J.T.M.  
 CADD FILE  
 SHEET: ES4  
 PAGODA 9/28

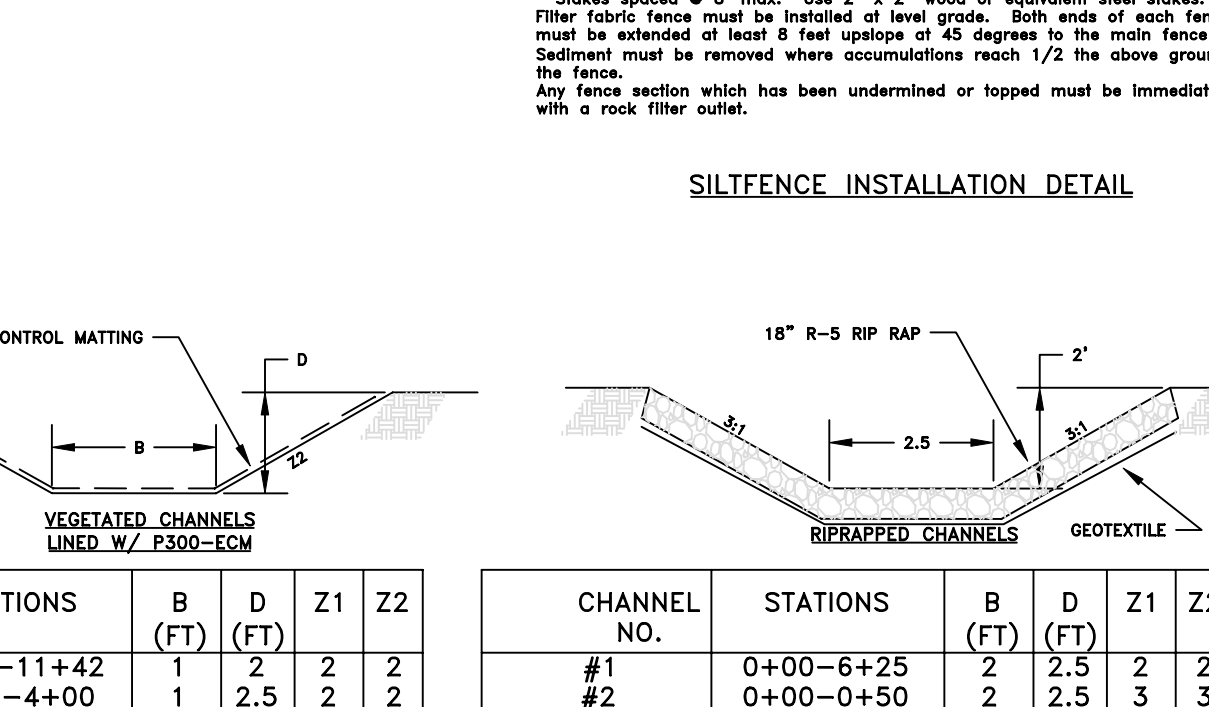
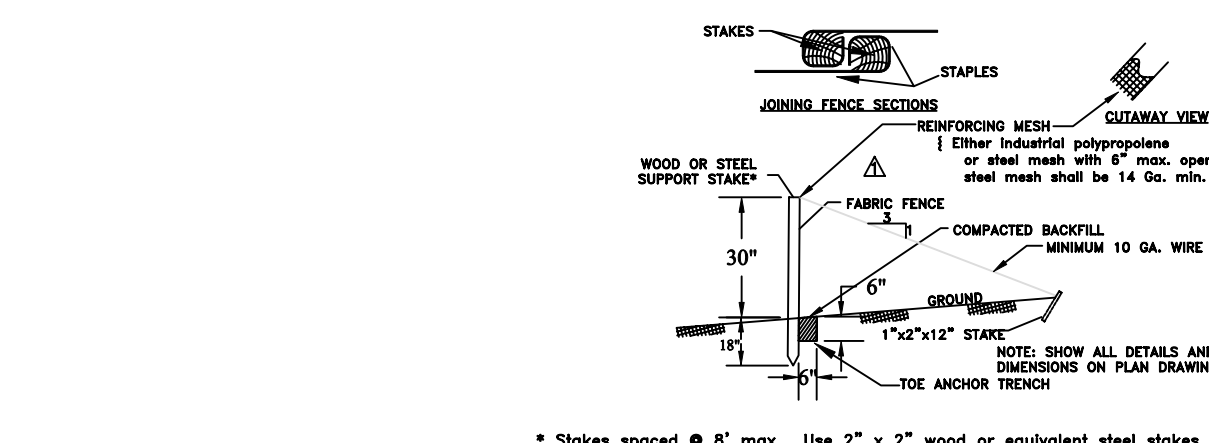
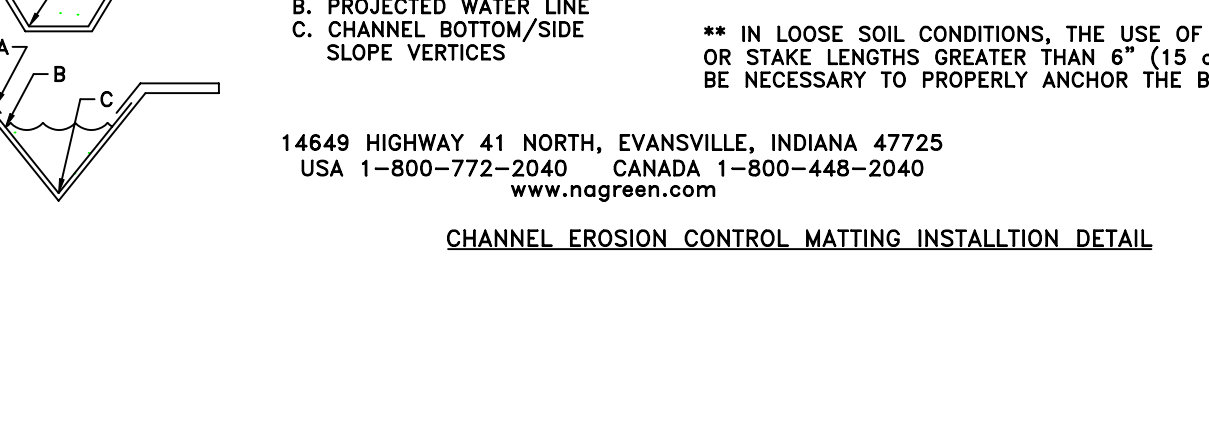
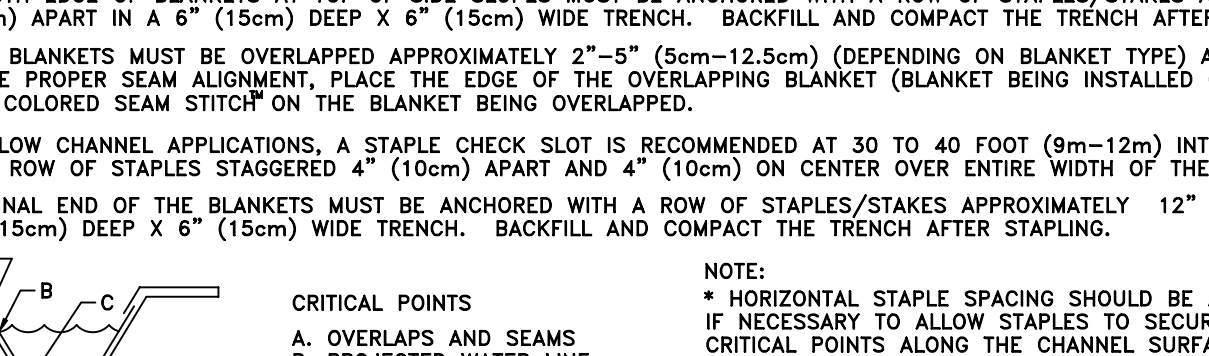
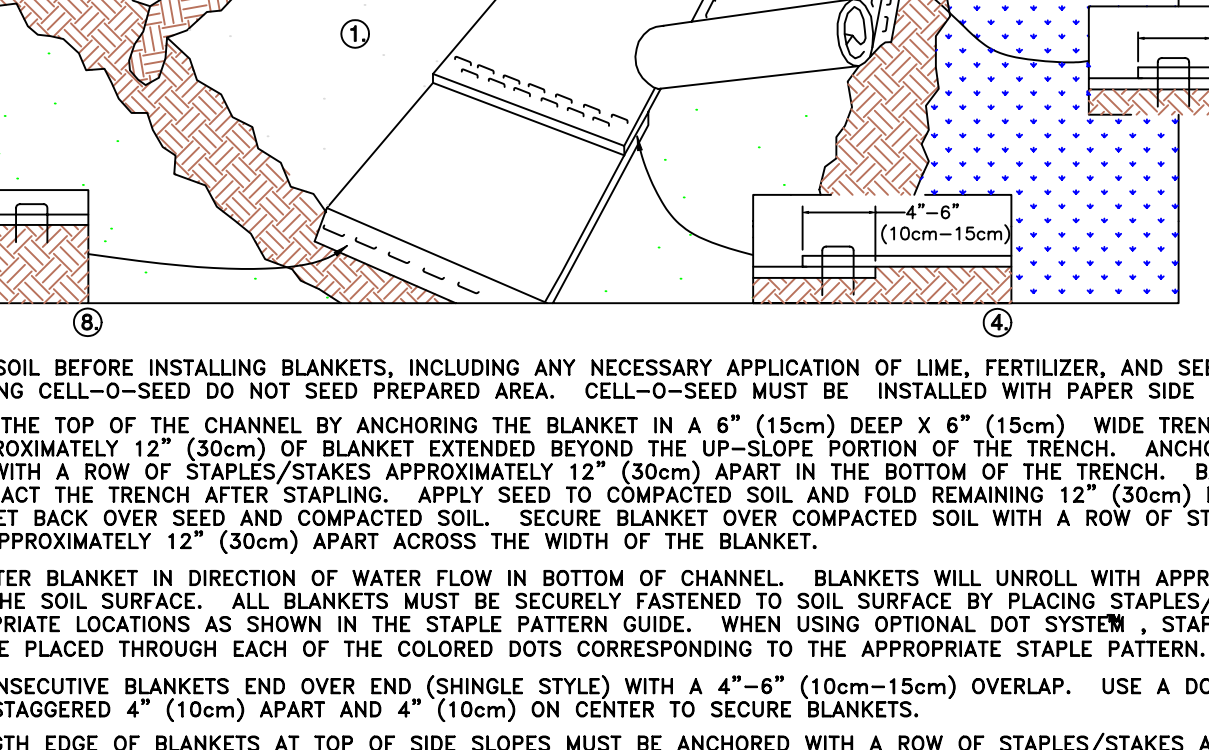
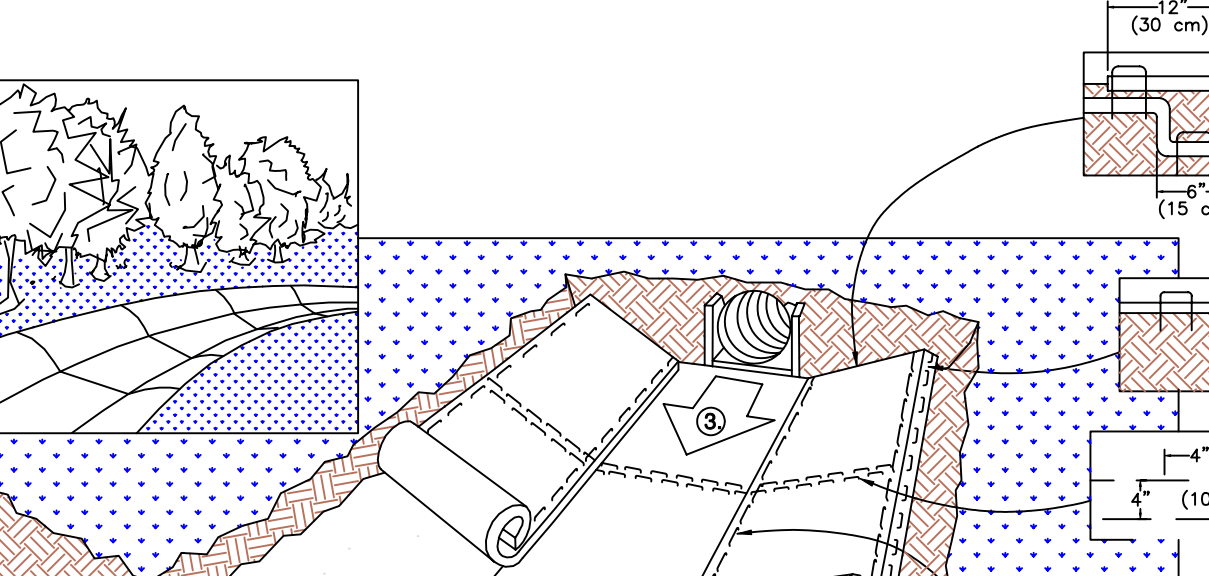
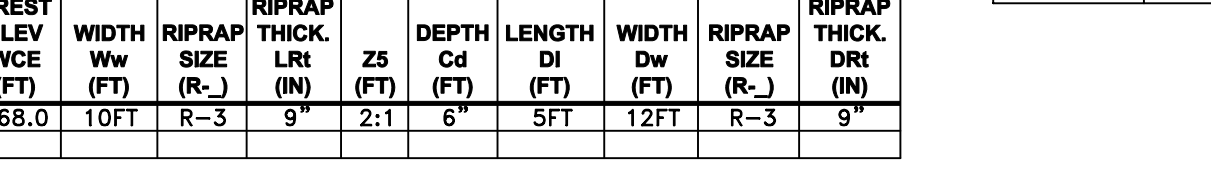
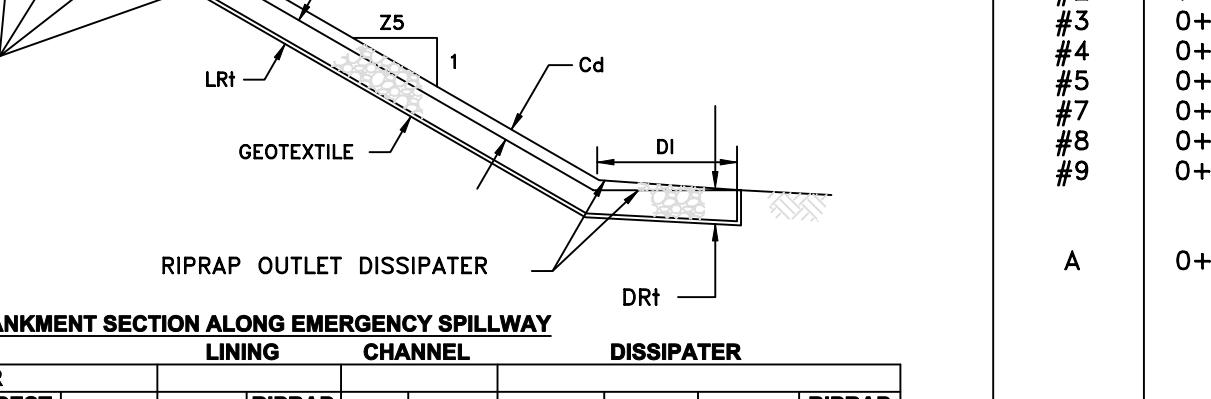
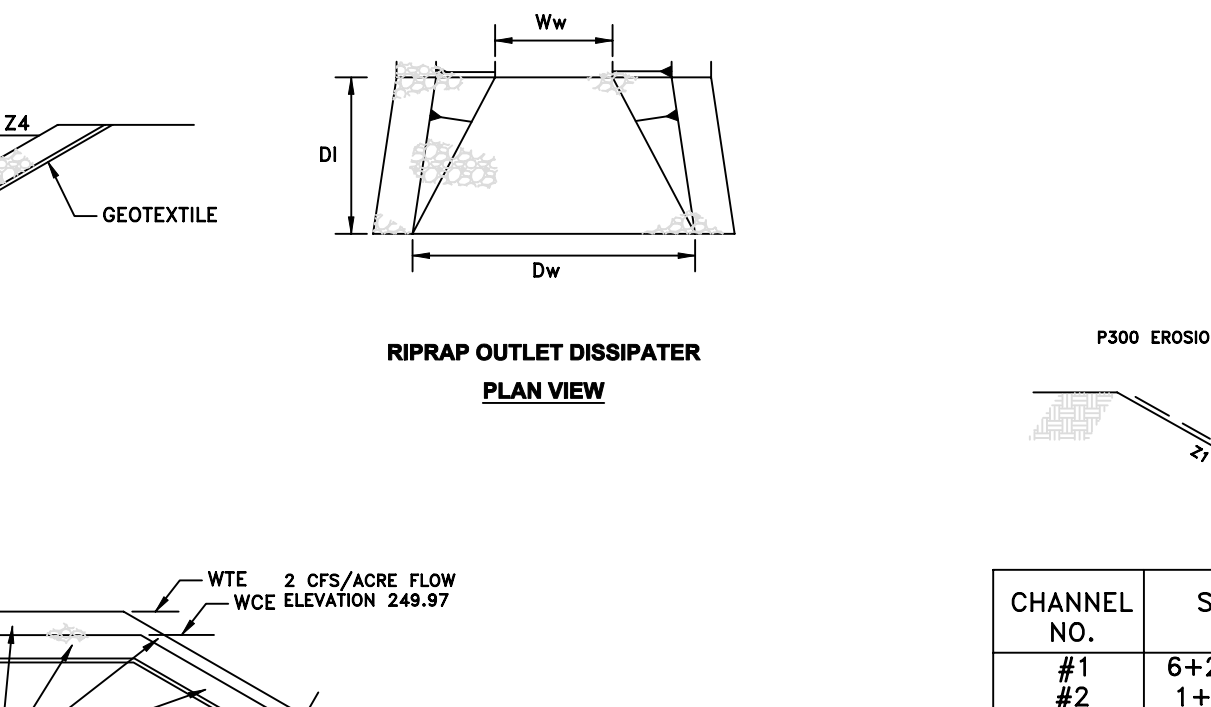
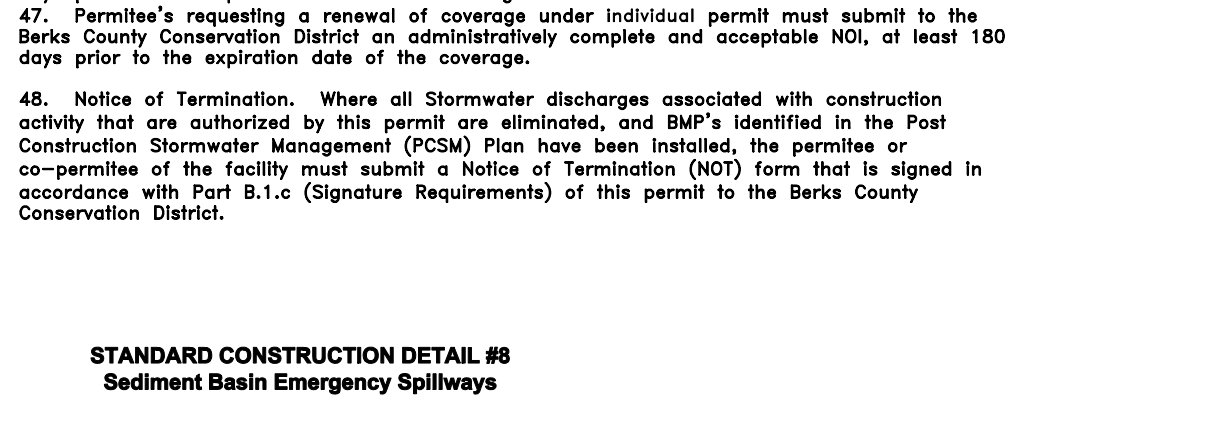
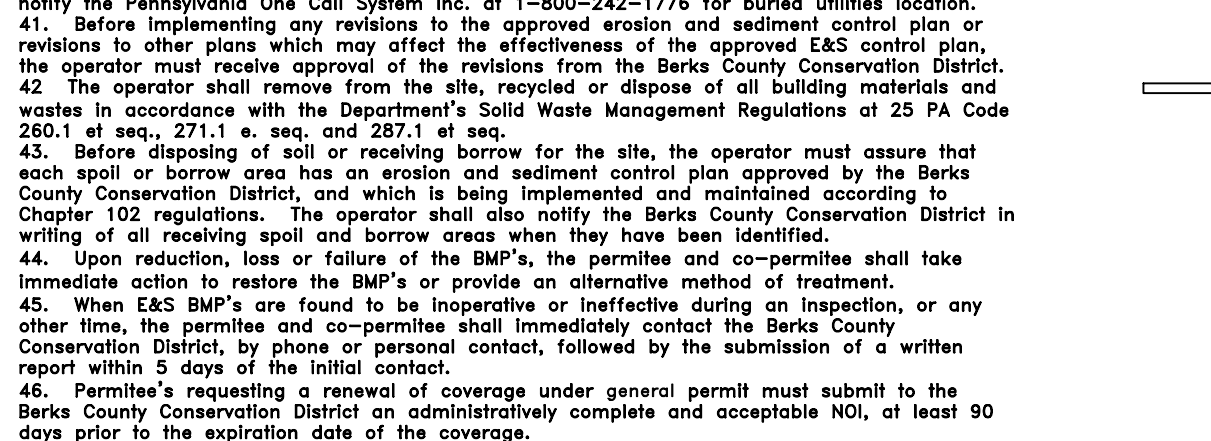
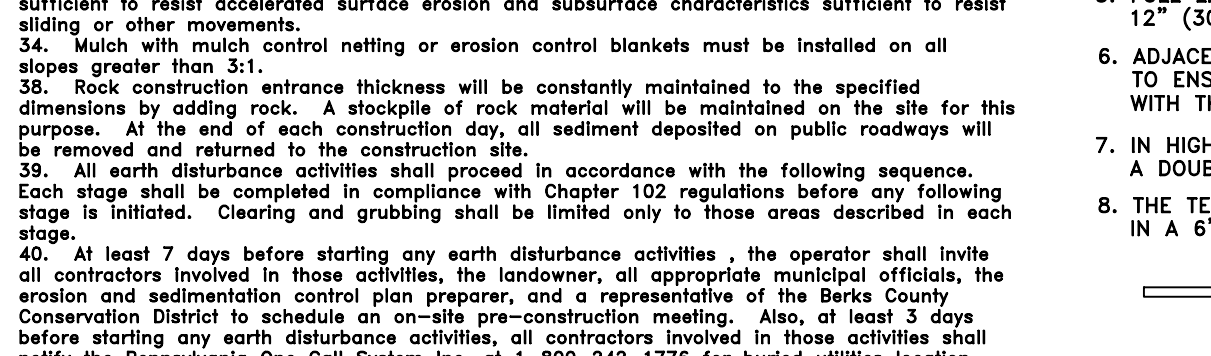
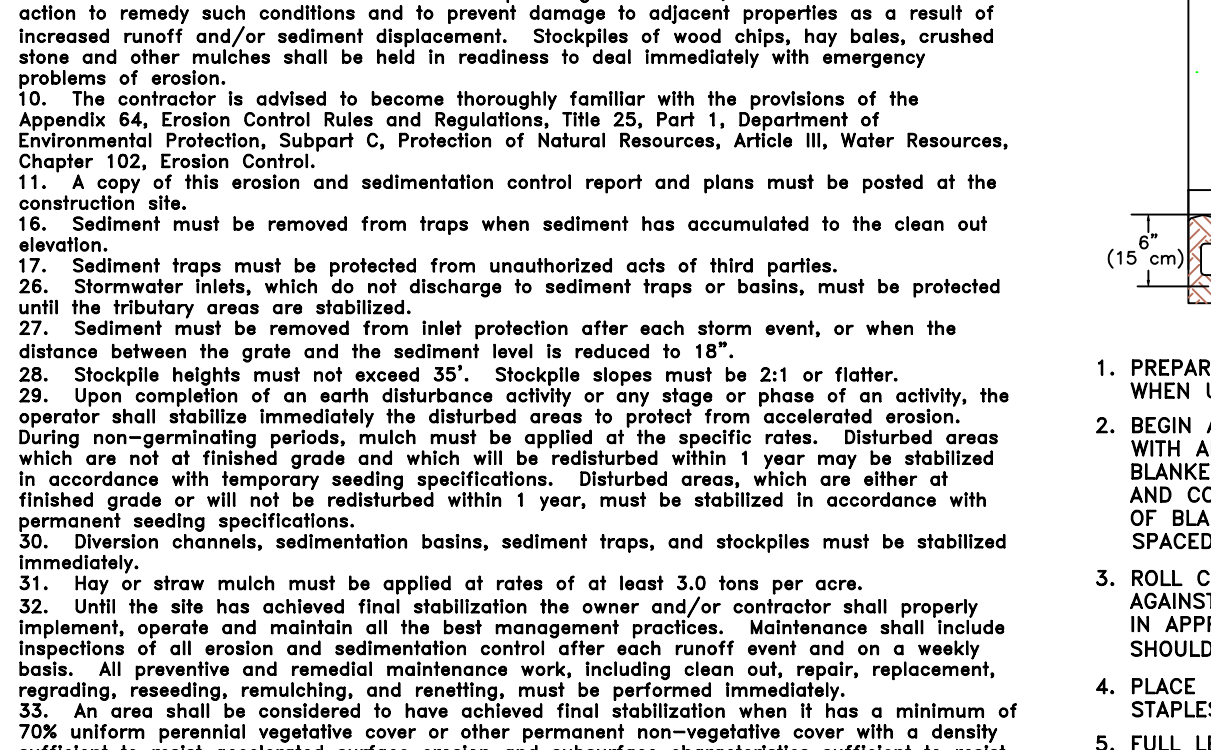
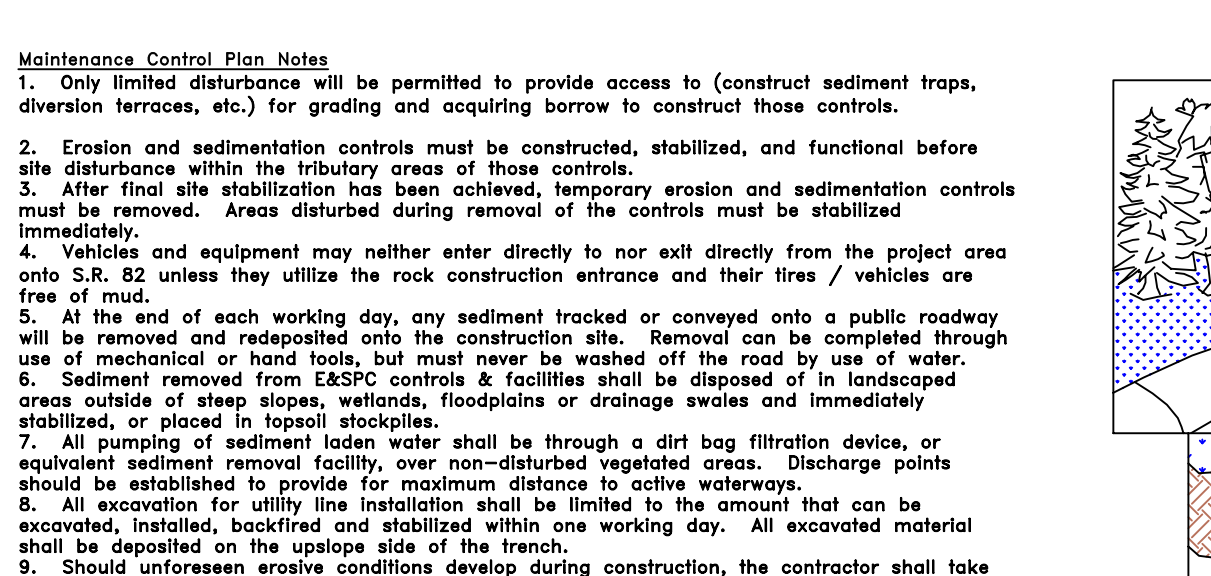
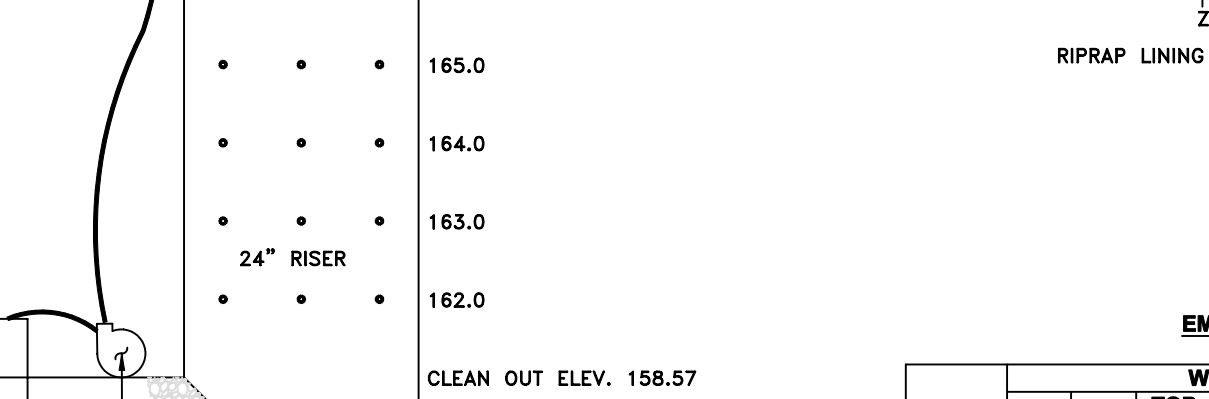
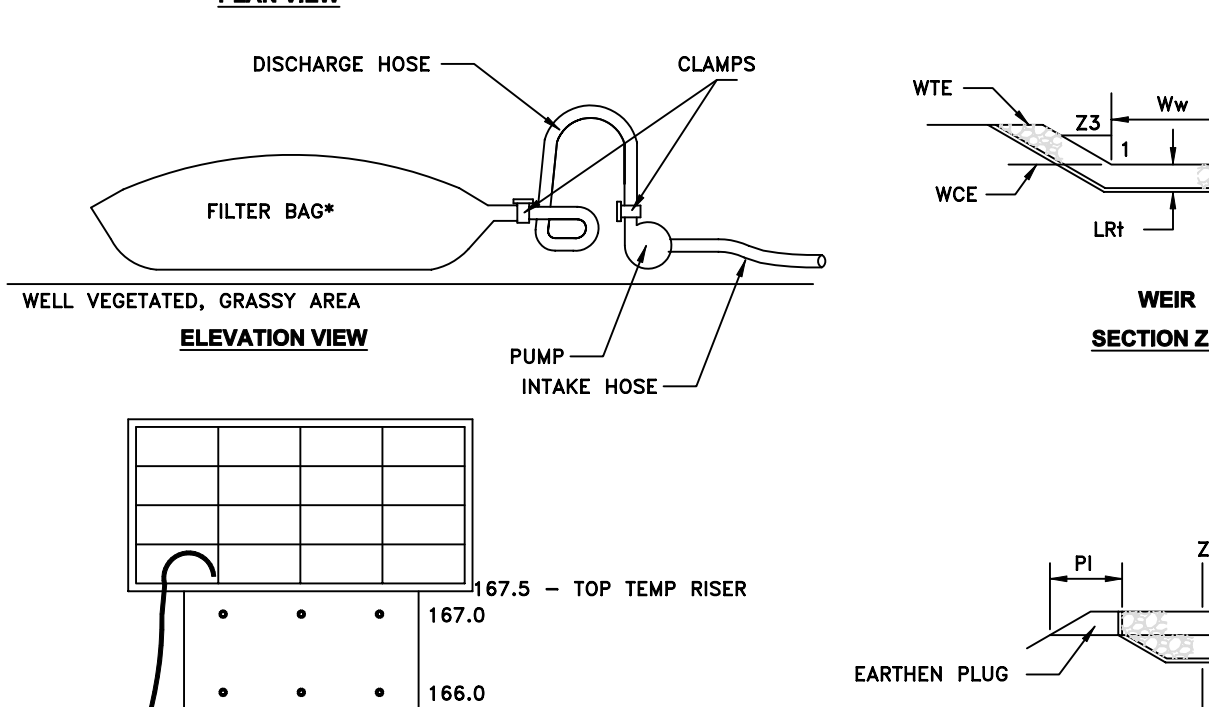
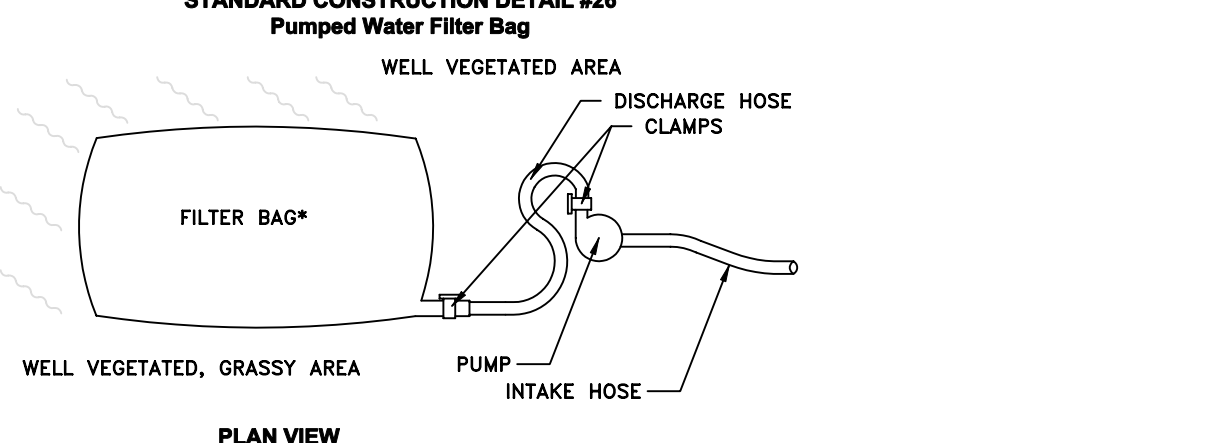
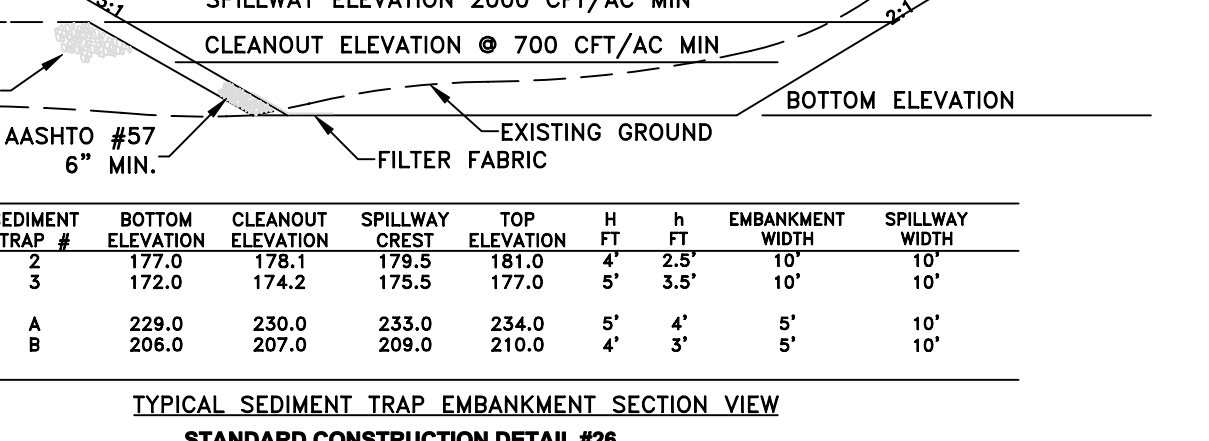
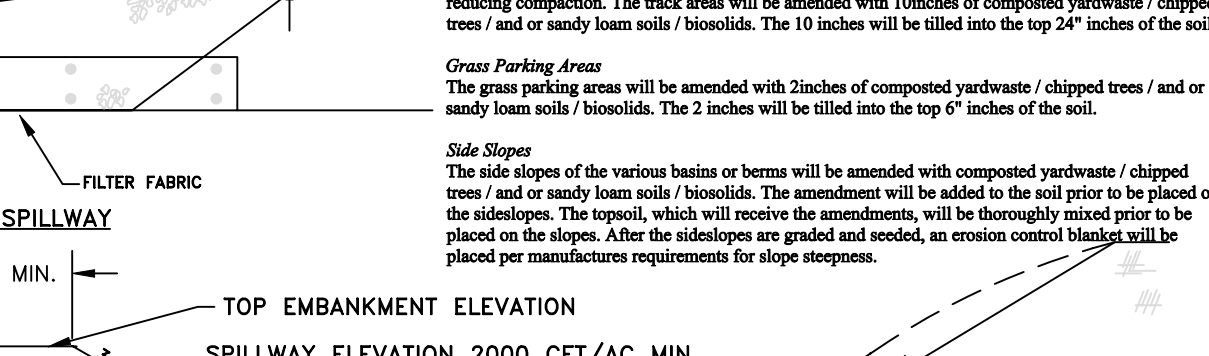
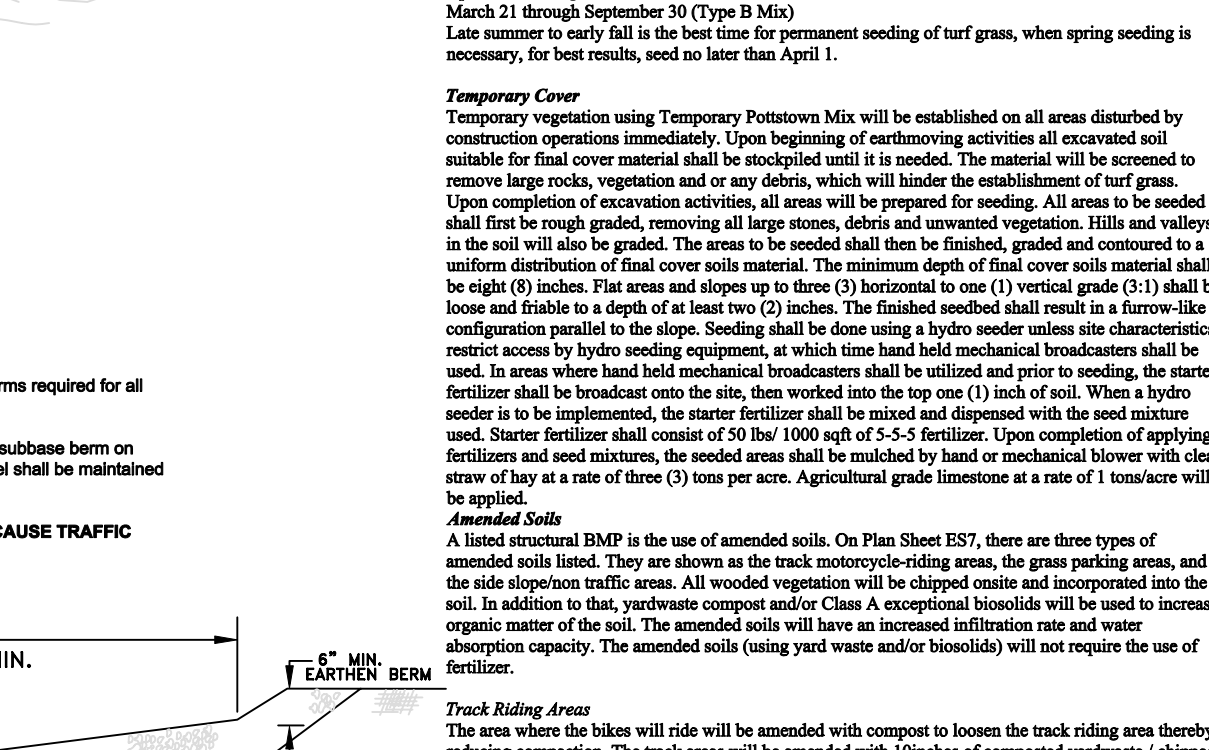
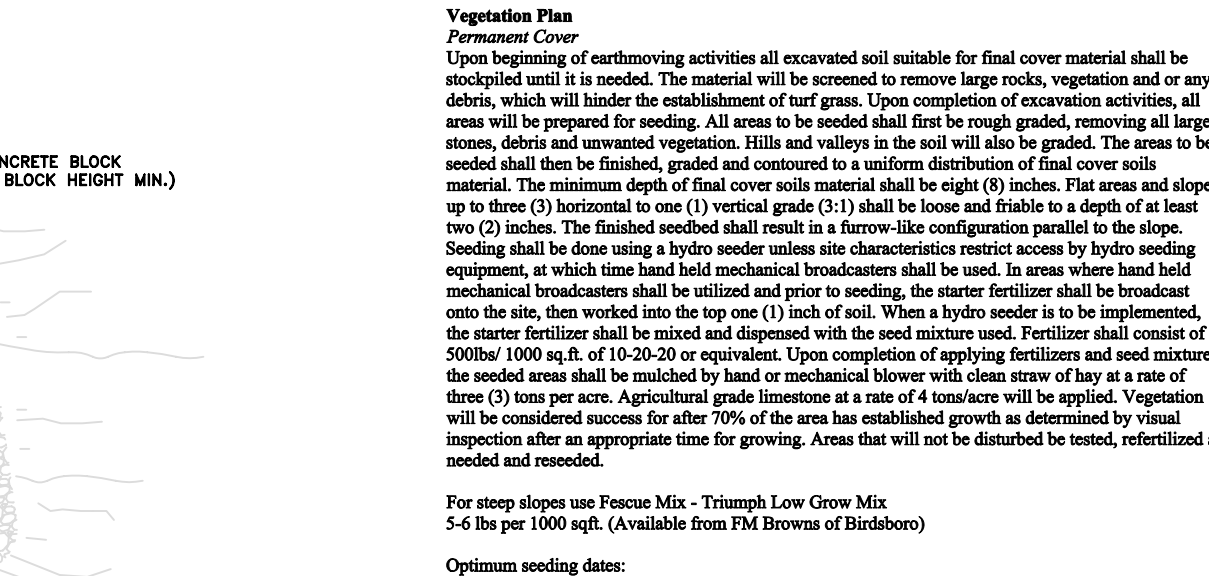
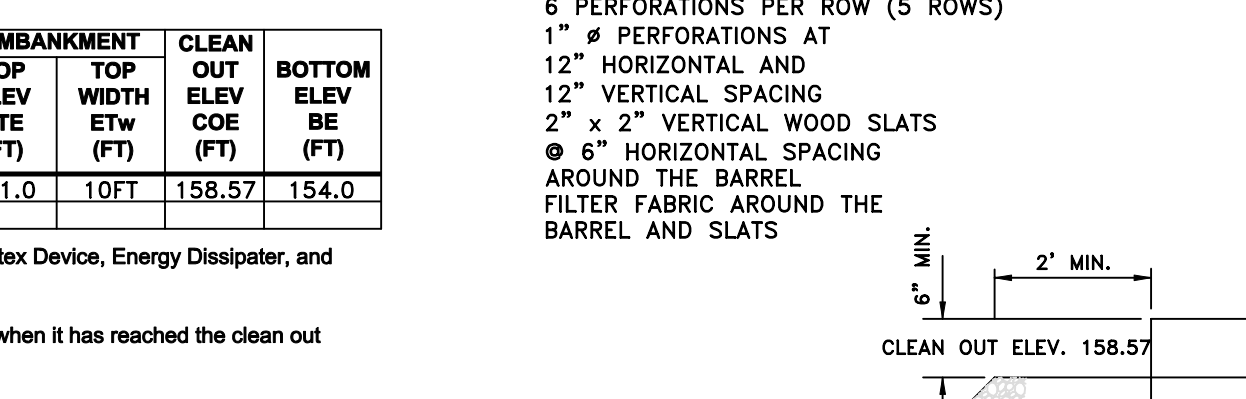
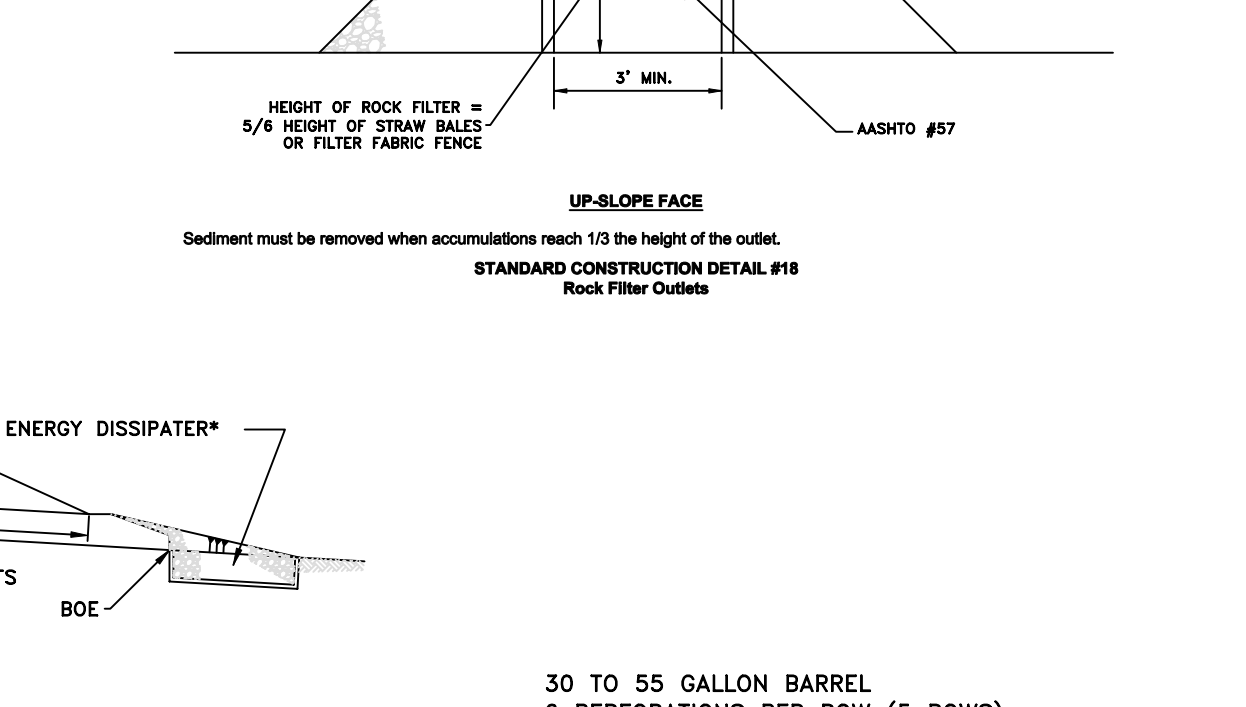
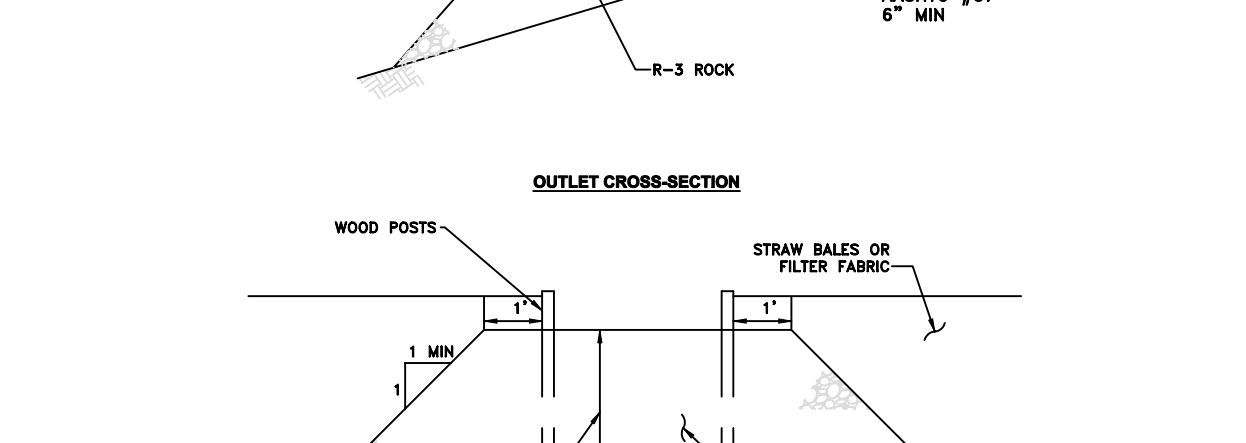
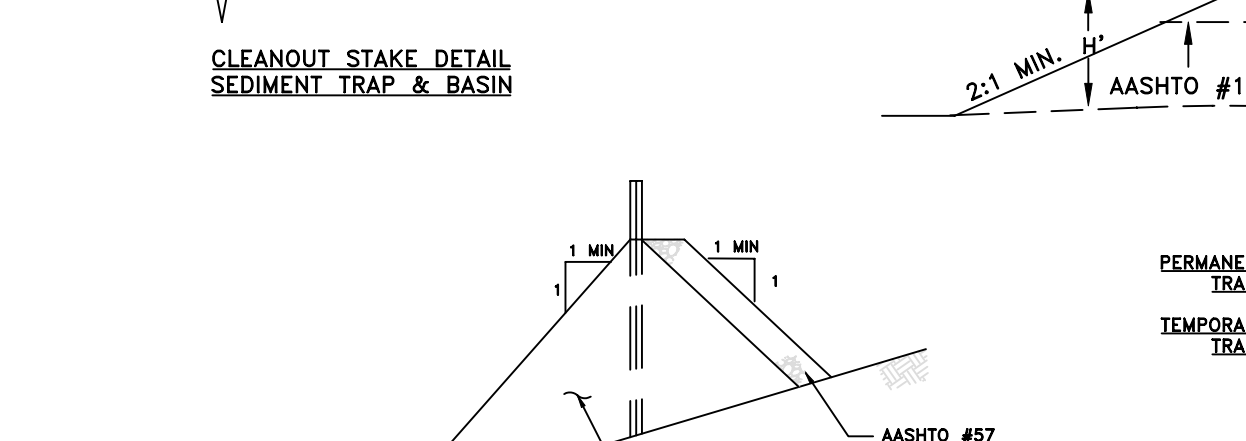
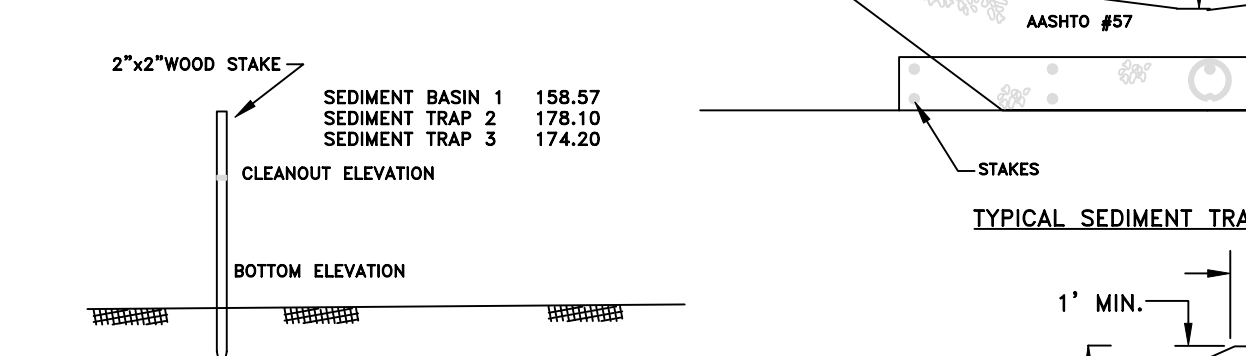
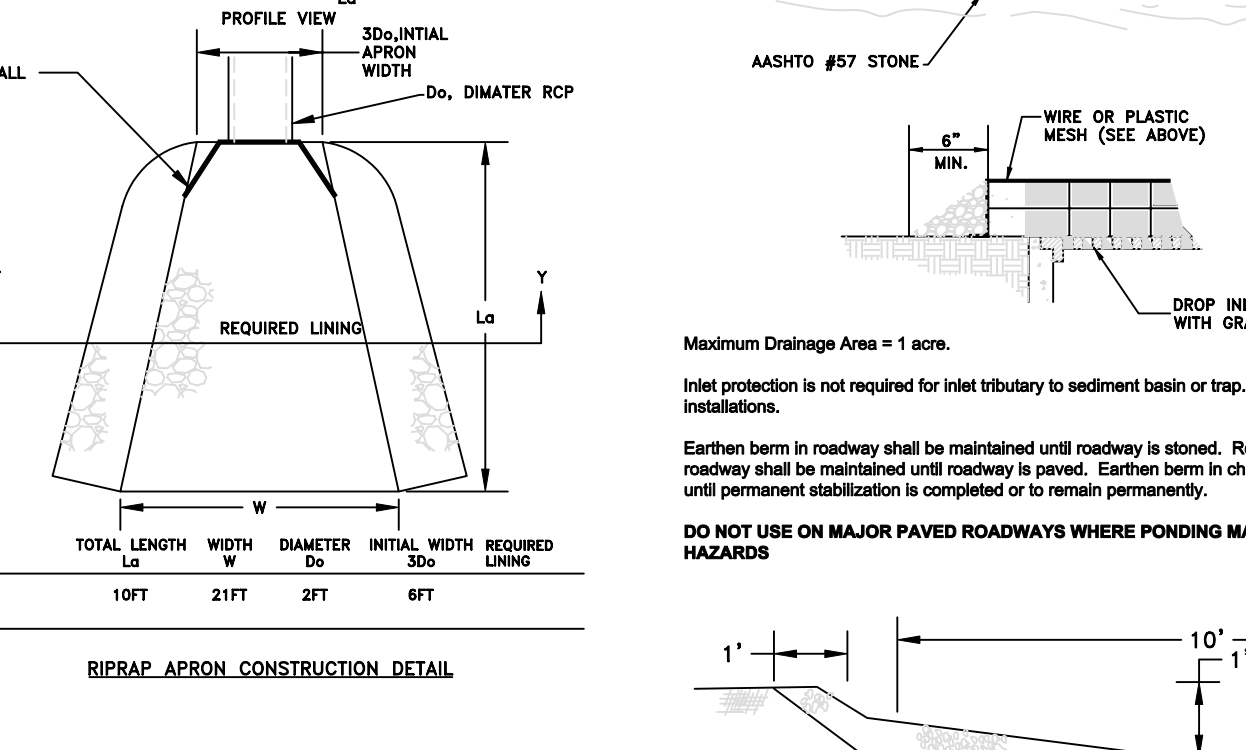
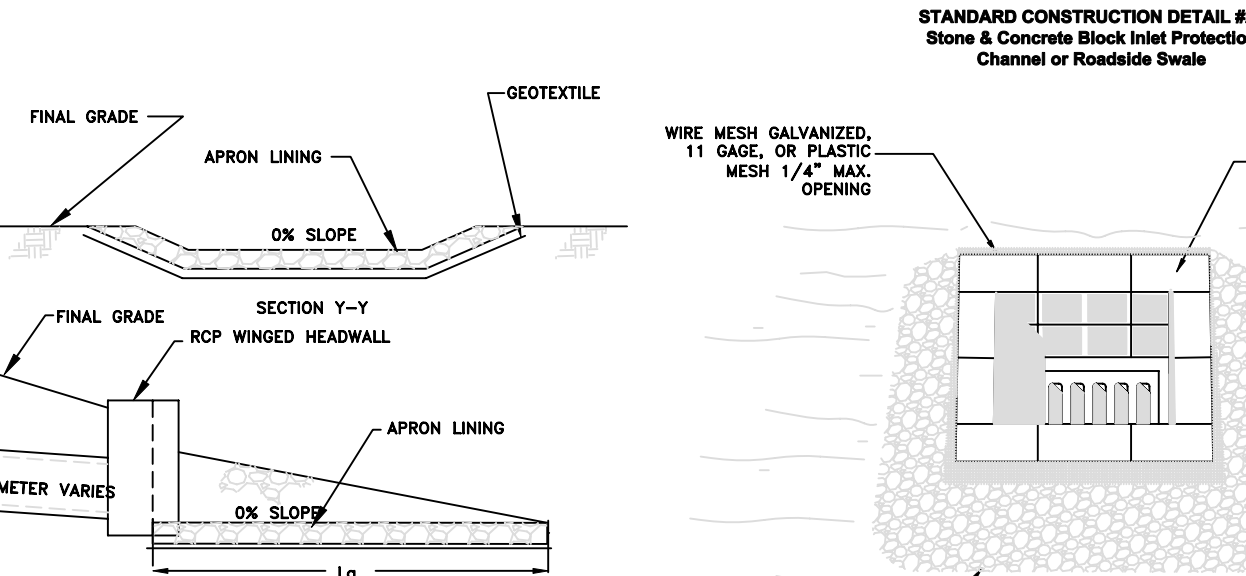
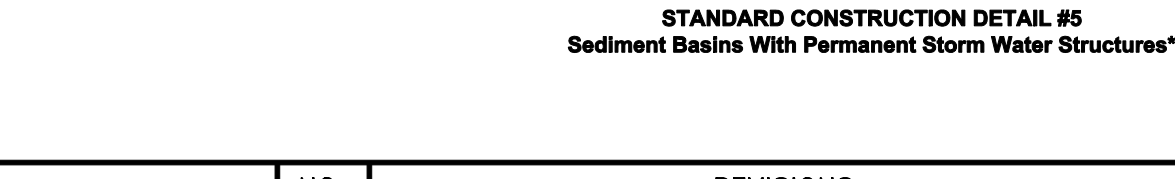


BASIN NO.	TEMPORARY RISER			PERFORMANCES			CONCRETE BASE			BARREL INLET		
	DIA (IN)	TRD (FT)	CMP	NO. HOLES PER ROW	VERTICAL SPACING (FT)	LENGTH (FT)	WIDTH (IN)	THICK. (IN)	ELEV (FT)	DIAMETER (IN)	THICK. (IN)	ELEV (FT)
1	30"	167.50	36"	6	1FT	36"	36"	12"	151.0			



BASIN NO.	TEMPORARY RISER		BARREL			EMBANKMENT			CLEAN OUT		BOTTOM ELEV (FT)
	Z1 (FT)	Z2 (FT)	DIA (IN)	ELEV (FT)	LENGTH (FT)	TOP ELEV (FT)	TOP ELEV (FT)	WIDTH (FT)	ELEV (FT)		
1	3.1	2.1	30"	167.5	36"	151.86	171.0	10FT	158.57	154.0	

\* See Sediment Basin Temporary Riser & Permanent Structure, Emergency Spillway, Trash Rack & Anti-vortex Device, Energy Dissipater, and Sediment Storage Dewatering Facility Details.



CHANNEL NO.	STATIONS	B (FT)	D (FT)	Z1	Z2	RIPRAP SIZE & THICKNESS
#2	0+00-0+50	2	2.5	3	3	9IN. R-3 MAT
#3	0+00-4+60	1	2	4	3	6IN. R-3
#4	0+00-3+27	1	2	3	2	9IN. R-4
#5	0+00-1+26	1	2	2	2	9IN. R-3 MAT
#7	0+00-3+36	2	2	2	2	9IN. R-3 MAT
#8	0+00-2+15	2	2	2	2	9IN. R-3 MAT
#9	0+00-1+24	3	2	2	2	9IN. R-3 MAT
A	0+00-2+82	2	2	2	3	9IN. R-3 MAT

CHANNEL NO.	STATIONS	B (FT)	D (FT)	Z1	Z2	RIPRAP SIZE & THICKNESS
#2	0+00-0+50	2	2.5	3	3	9IN. R-3 MAT
#3	0+00-4+60	1	2	4	3	6IN. R-3
#4	0+00-3+27	1	2	3	2	9IN. R-4
#5	0+00-1+26	1	2	2	2	9IN. R-3 MAT
#7	0+00-3+36	2	2	2	2	9IN. R-3 MAT
#8	0+00-2+15	2	2	2	2	9IN. R-3 MAT
#9	0+00-1+24	3	2	2	2	9IN. R-3 MAT
OUTLET #15	0+00-0+52	3	1.5	3	3	12IN. R-3 MAT
OUTLET #16	0+00-0+60	4	1.5	3	3	12IN. R-3 MAT
OUTLET #17	0+00-0+62	4	1.5	3	3	12IN. R-3 MAT
OUTLET #1	0+00-0+40	3	1.5	3	3	12IN. R-3 MAT
OUTLET #3	0+00-0+35	1	1.5	2	2	9IN. R-3 MAT
OUTLET #4	0+00-0+12	1	1.5	2	2	9IN. R-3 MAT
OUTLET MT-10	0+00-0+16	2	1.5	2	2	9IN. R-3 MAT

**Vegetation Plan**  
Upon beginning of earthmoving activities all excavated soil suitable for final cover material shall be stockpiled until it is needed. The material will be screened to remove large rocks, vegetation and any other debris, which will hinder the establishment of turf grass. Upon completion of excavation activities, all areas will be prepared for seeding. All areas to be seeded shall first be rough graded, removing all large stones, debris and unwanted vegetation. Hills and valleys in the soil will also be graded. The areas to be seeded shall then be finished, graded and contoured to a uniform depth of final cover soil material. The minimum depth of final cover soil material shall be eight (8) inches. Flat areas and slopes up to three (3) horizontal to one (1) vertical grade (2:1) shall be loose and tamped to a depth of at least two (2) inches. The finished seeded shall result in a firm-like configuration parallel to the slope. Seeding shall be done using a hydro seeder unless site characteristics restrict access by hydro seeder equipment, at which time hand held mechanical broadcasters shall be used. To areas where hand held mechanical broadcasters shall be utilized and prior to seeding, the starter fertilizer shall be broadcast onto the site, then worked into the top one (1) inch of soil. When a hydro seeder is to be implemented, the starter fertilizer shall be mixed and dispersed with the seed mixture used. Fertilizer shall consist of 5000lb/1000 sq.ft. of 10-20-20 or equivalent. Upon completion of applying fertilizers and seed mixtures, the seeded areas shall be mulched by hand or mechanical blower with clean straw of hay at a rate of three (3) tons per acre. Agricultural grade limestone at a rate of 4 tons/acre will be applied. Vegetation will be considered successful after 70% of the area has established growth as determined by visual inspection after an appropriate time for growing. Areas that will not be disturbed by seeding, reseeded as needed and reseeded.

**Optimum Seeding Dates**  
March 21 through September 30 (Type B Mix)  
Late summer to early fall is the best time for permanent seeding of turf grass, when spring seeding is necessary, for best results, seed no later than April 1.

**Temporary Cover**  
Temporary vegetation using Temporary Potassium Mix will be established on all areas disturbed by construction operations immediately. Upon beginning of earthmoving activities all excavated soil suitable for final cover material shall be stockpiled until it is needed. The material will be screened to remove large rocks, vegetation and any debris, which will hinder the establishment of turf grass. Upon completion of excavation activities, all areas will be prepared for seeding. All areas to be seeded shall first be rough graded, removing all large stones, debris and unwanted vegetation. Hills and valleys in the soil will also be graded. The areas to be seeded shall then be finished, graded and contoured to a uniform depth of final cover soil material. The minimum depth of final cover soil material shall be eight (8) inches. Flat areas and slopes up to three (3) horizontal to one (1) vertical grade (2:1) shall be loose and tamped to a depth of at least two (2) inches. The finished seeded shall result in a firm-like configuration parallel to the slope. Seeding shall be done using a hydro seeder unless site characteristics restrict access by hydro seeder equipment, at which time hand held mechanical broadcasters shall be used. To areas where hand held mechanical broadcasters shall be utilized and prior to seeding, the starter fertilizer shall be broadcast onto the site, then worked into the top one (1) inch of soil. When a hydro seeder is to be implemented, the starter fertilizer shall be mixed and dispersed with the seed mixture used. Starter fertilizer shall consist of 50 1000 sq.ft. of 5-5-5 Fertilizer. Upon completion of applying fertilizers and seed mixtures, the seeded areas shall be mulched by hand or mechanical blower with clean straw of hay at a rate of three (3) tons per acre. Agricultural grade limestone at a rate of 4 tons/acre will be applied. Vegetation will be considered successful after 70% of the area has established growth as determined by visual inspection after an appropriate time for growing. Areas that will not be disturbed by seeding, reseeded as needed and reseeded.

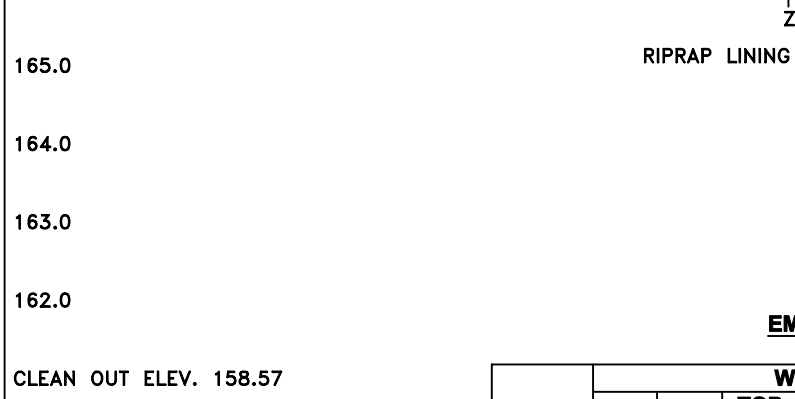
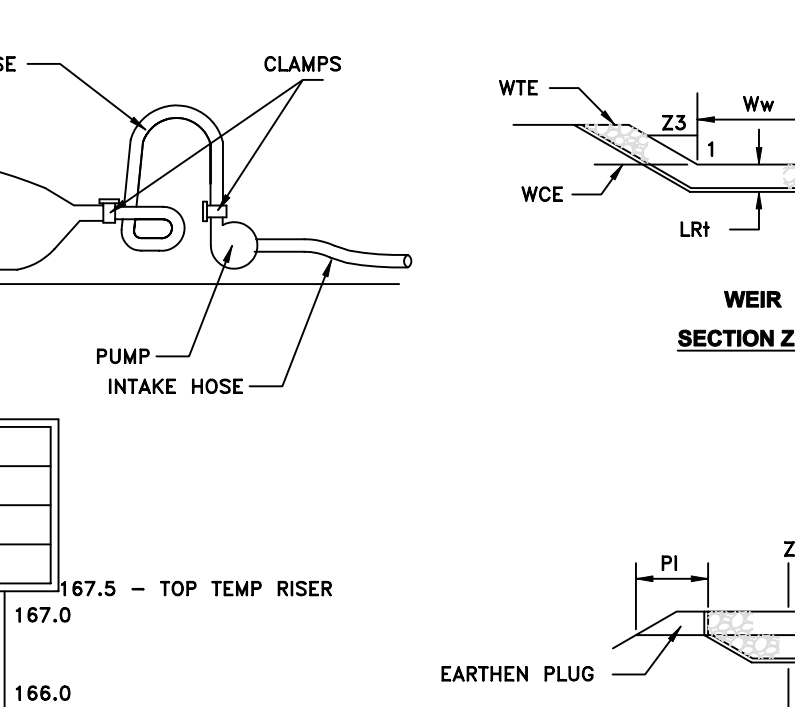
**Amended Soils**  
A listed structural BMP is the use of amended soils. On Plan Sheet B57, there are three types of amended soils listed. They are shown as the track motorcycle-riding areas, the grass parking areas, and the side slope traffic areas. All wooded vegetation will be clipped outside and incorporated into the soil. In addition to that, yardwaste compost and/or Class A exceptional biosolids will be used to increase organic matter of the soil. The amended soils will have an increased infiltration rate and water absorption capacity. The amended soils (using yard waste and/or biosolids) will not require the use of fertilizer.

**Track Riding Areas**  
The area where the bikes will ride will be amended with compost to loosen the track riding area thereby reducing compaction. The track areas will be amended with 100lbs of composted yardwaste / chipped trees / and / or sandy loam soils / biosolids. The 10 inches will be tilled into the top 24" inches of the soil.

**Grass Parking Areas**  
The grass parking areas will be amended with 200lbs of composted yardwaste / chipped trees / and / or sandy loam soils / biosolids. The 2 inches will be tilled into the top 6" inches of the soil.

**Side Slopes**  
The side slopes of the various basins or berms will be amended with composted yardwaste / chipped trees / and / or sandy loam soils / biosolids. The amendments will be added to the soil prior to being placed on the side slopes. The topsoil, which will receive the amendments, will be thoroughly mixed prior to be placed on the slopes. After the amendments are graded and seeded, an erosion control blanket will be placed per manufacturer's requirements for slope slopes.

**Standard Construction Detail #26**  
Pumped Water Filter Bag



BASIN NO.	Z3 (FT)	Z4 (FT)	TOP ELEV (FT)	WEIR ELEV (FT)	WIDTH (FT)	RIPRAP SIZE (IN)	RIPRAP THICK. (IN)	Z5 (FT)	DEPTH (FT)	LENGTH (FT)	WIDTH (FT)	RIPRAP SIZE (IN)	RIPRAP THICK. (IN)

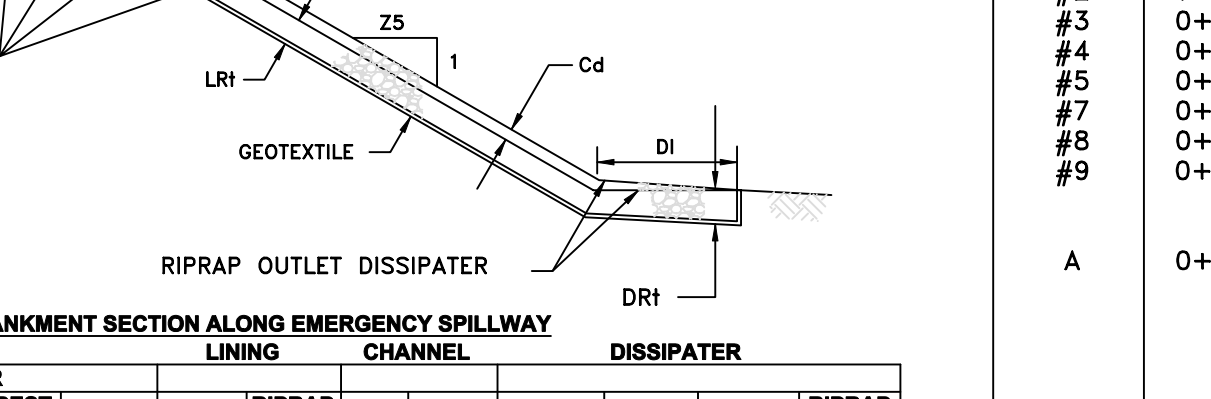
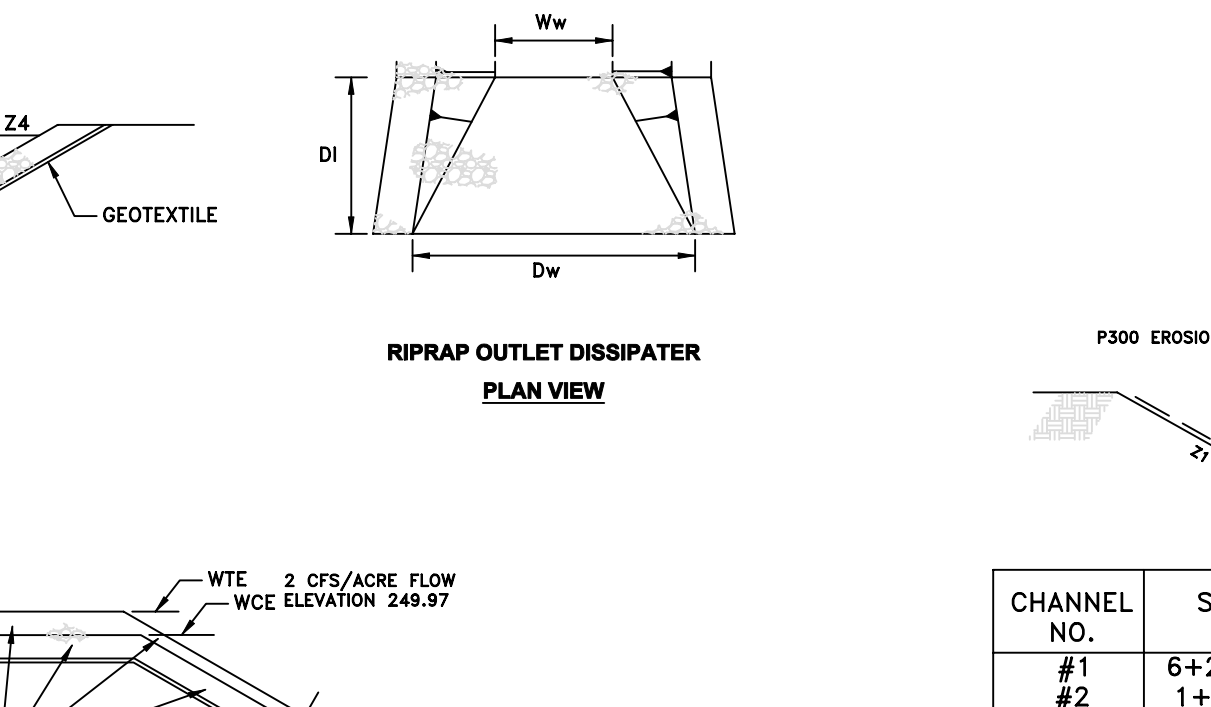
**Maintenance Control Plan Notes**  
1. Only limited disturbance will be permitted to provide access to (construct sediment traps, diversion terraces, etc.) for grading and acquiring borrow to construct those controls.  
2. Erosion and sedimentation controls must be constructed, stabilized, and functional before site disturbance within the tributary areas of those controls.  
3. After final site stabilization has been achieved, temporary erosion and sedimentation controls must be removed. Areas disturbed during removal of the controls must be stabilized immediately.  
4. Vehicles and equipment may neither enter directly to nor exit directly from the project area unless they utilize the rock construction entrance and their tires / vehicles are free of mud.  
5. At the end of each working day, any sediment tracked or conveyed onto a public roadway will be removed and redeposited onto the construction site. Removal can be completed through use of mechanical or hand tools, but must never be washed off the road by use of water.  
6. Sediment removed from EASC controls & facilities shall be disposed of in landscaped areas outside of steep slopes, wetlands, floodplains or drainage swales and immediately stabilized, or placed in topsoil stockpiles.  
7. All pumping of sediment laden water shall be through a dirt bag filtration device, or equivalent sediment removal facility, over non-disturbed vegetated areas. Discharge points shall be established and provided to maximize distance for maximum water velocity.  
8. All excavation for utility line installation shall be limited to the amount that can be excavated, and backfilled and stabilized within one working day. All excavated material shall be deposited on the upslope side of the trench.  
9. Should unforeseen erosive conditions develop during construction, the contractor shall take action to remedy such conditions and to prevent conditions to adjacent properties as a result of increased runoff and/or sediment displacement. Stockpiles of wood chips, hay bales, straw bales and other mulches shall be held in readiness to deal immediately with emergency problems of erosion.  
10. The contractor is advised to become thoroughly familiar with the provisions of the Appendix 64, Erosion Control Rules and Regulations, Title 25, Part 1, Department of Environmental Protection, Subpart C, Protection of Natural Resources, Article III, Water Resources, Chapter 102, Erosion Control.  
11. A copy of this erosion and sedimentation control report and plans must be posted at the construction site.  
12. Sediment must be removed from traps when sediment has accumulated to the clean out elevation.  
13. Sediment traps must be protected from unauthorized acts of third parties.  
14. Stormwater inlets, which do not discharge to sediment traps or basins, must be protected until the tributary areas are stabilized.  
15. Sediment must be removed from inlet protection after each storm event, or when the distance between the grate and the sediment level is reduced to 18".  
16. Sediment heights must not exceed 55". Stockpile slopes must be 2:1 or flatter.  
17. Upon completion of an earth disturbance activity or any stage or phase of an activity, the operator shall stabilize immediately the disturbed areas to protect from accelerated erosion. During non-permitting periods, mulch must be applied at the specific rates. Disturbed areas which are not at finished grade and which will be redistributed within 1 year may be stabilized in accordance with temporary seeding specifications. Disturbance which is not at finished grade or will not be redistributed within 1 year, must be stabilized in accordance with permanent seeding specifications.  
18. Overturning, sedimentation basins, sediment traps, and stockpiles must be stabilized immediately.  
19. Erosion control mulch must be applied at rates of at least 3.0 tons per acre.  
20. Until the site has achieved final stabilization the owner and/or contractor shall properly implement, operate and maintain all best management practices. Maintenance shall include inspection of all erosion and sedimentation control after each runoff event and on a weekly basis. All preventive and remedial maintenance work, including clean out, repair, replacement, regrading, reseeded, and renetting, must be completed immediately.  
21. An area shall be considered to have achieved final stabilization when it has a minimum of 70% uniform permanent vegetative cover or other permanent non-vegetative cover with a density sufficient to resist accelerated surface erosion and subsurface characteristics sufficient to resist sliding or other movements.  
22. Mulch control netting or erosion control blankets must be installed on all slopes greater than 3:1.  
23. Mulch control netting thickness will be constantly maintained to the specified dimensions by adding rock. A stockpile of rock material will be maintained on the site for this purpose. At the end of each construction day, all sediment deposited on public roadways will be removed and returned to the construction site.  
24. All earth disturbance activities shall proceed in accordance with the following sequence. Each stage shall be completed in compliance with Chapter 102 regulations before any following stage is initiated. Clearing and grubbing shall be limited only to those areas described in each stage.  
25. At least 7 days before starting any earth disturbance activities, the operator shall invite all contractors involved in those activities, the landowner, all appropriate municipal officials, the erosion and sedimentation control plan preparer, and a representative of the Berks County Conservation District to schedule an on-site pre-construction meeting. Also, at least 3 days before starting any earth disturbance activities, all contractors involved in those activities shall notify the Pennsylvania Soil System Inc. at 1-800-242-1778 for buried utilities location.  
26. Before implementing any revisions to the approved erosion and sediment control plan or revisions to other plans which may affect the effectiveness of the approved EASC control plan, the operator must receive approval of the revisions from the Berks County Conservation District.  
27. The operator shall remove from the site, recycled or dispose of all building materials and wastes in accordance with the Department's Solid Waste Management Regulations at 25 PA Code 260.1 of sec. 271.1, e. sec. and 287.1 of sec.  
28. Before disposing of soil or receiving borrow for the site, the operator must assure that each soil or borrow area has an erosion and sediment control plan approved by the Berks County Conservation District, and which is being implemented and maintained according to Chapter 102 regulations. The operator shall also notify the Berks County Conservation District in writing of all receiving soil and borrow areas which have been identified.  
29. Upon reduction, loss or failure of the BMP's, the permittee and co-permittee shall take immediate action to restore the BMP's or provide an alternative method of treatment.  
30. When EAS BMP's are found to be inoperative or ineffective during an inspection, or any other time, the permittee and co-permittee shall immediately contact the Berks County Conservation District, by phone or personal contact, followed by the submission of a written report within 5 days of the initial contact.  
31. Permittee's requesting a renewal of coverage under general permit must submit to the Berks County Conservation District an administratively complete and acceptable NOI, at least 90 days prior to the expiration date of the coverage.  
32. Permittee's requesting a renewal of coverage under individual permit must submit to the Berks County Conservation District an administratively complete and acceptable NOI, at least 180 days prior to the expiration date of the coverage.  
33. Notice of Termination. Where all Stormwater discharges associated with construction activity that are authorized by this permit are eliminated, and BMP's identified in the Post Construction Stormwater Management (PCSM) Plan have been installed, the permittee or co-permittee of the facility must submit a Notice of Termination (NOT) form that is signed in accordance with Part B.1.c (Signature Requirements) of this permit to the Berks County Conservation District.

**Channel Erosion Control Matting Installation Detail**  
1. PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED. NOTE: WHEN USING CELL-0-SEED DO NOT SEED PREPARED AREA. CELL-0-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.  
2. BEGIN AT THE TOP OF THE CHANNEL BY ANCHORING THE BLANKET IN A 6" (15cm) DEEP X 6" (15cm) WIDE TRENCH WITH APPROXIMATELY 12" (30cm) OF BLANKET EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE BLANKET WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30cm) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30cm) PORTION OF BLANKET BACK OVER SEED AND COMPACTED SOIL. SECURE BLANKET OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30cm) APART ACROSS THE WIDTH OF THE BLANKET.  
3. ROLL CENTER BLANKET IN DIRECTION OF WATER FLOW IN BOTTOM OF CHANNEL. BLANKETS WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL BLANKETS MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING OPTIONAL DOT SYSTEM, STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.  
4. PLACE CONSECUTIVE BLANKETS END OVER END (SHINGLE STYLE) WITH A 4"-6" (10cm-15cm) OVERLAP. USE A DOUBLE ROW OF STAPLES STAGGERED 4" (10cm) APART AND 4" (10cm) ON CENTER TO SECURE BLANKETS.  
5. FULL LENGTH EDGE OF BLANKETS AT TOP OF SIDE SLOPES MUST BE ANCHORED WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30cm) APART IN A 6" (15cm) DEEP X 6" (15cm) WIDE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING.  
6. ADJACENT BLANKETS MUST BE OVERLAPPED APPROXIMATELY 2"-5" (5cm-12.5cm) (DEPENDENT ON BLANKET TYPE) AND STAPLED. TO ENSURE PROPER SEAM ALIGNMENT, PLACE THE EDGE OF THE OVERLAPPING BLANKET (BLANKET BEING INSTALLED ON TOP) EVEN WITH THE COLORED SEAM STITCH ON THE BLANKET BEING OVERLAPPED.  
7. IN HIGH FLOW CHANNEL APPLICATIONS, A STAPLE CHECK SLOT IS RECOMMENDED AT 30 TO 40 FOOT (9m-12m) INTERVALS. USE A DOUBLE ROW OF STAPLES STAGGERED 4" (10cm) APART AND 4" (10cm) ON CENTER OVER ENTIRE WIDTH OF THE CHANNEL.  
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**Critical Points**  
A. OVERLAPS AND SEAMS  
B. PROJECTED WATER LINE  
C. CHANNEL BOTTOM/SIDE SLOPE VERTICES

**NOTE:**  
\* HORIZONTAL STAPLE SPACING SHOULD BE ALTERED IF NECESSARY TO ALLOW STAPLES TO SECURE THE CRITICAL POINTS ALONG THE CHANNEL SURFACE.  
\*\* IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 cm) MAY BE NECESSARY TO PROPERLY ANCHOR THE BLANKETS.

14649 HIGHWAY 41 NORTH, EVANSVILLE, INDIANA 47725  
USA 1-800-772-2040, CANADA 1-800-448-2040  
www.nsof.com

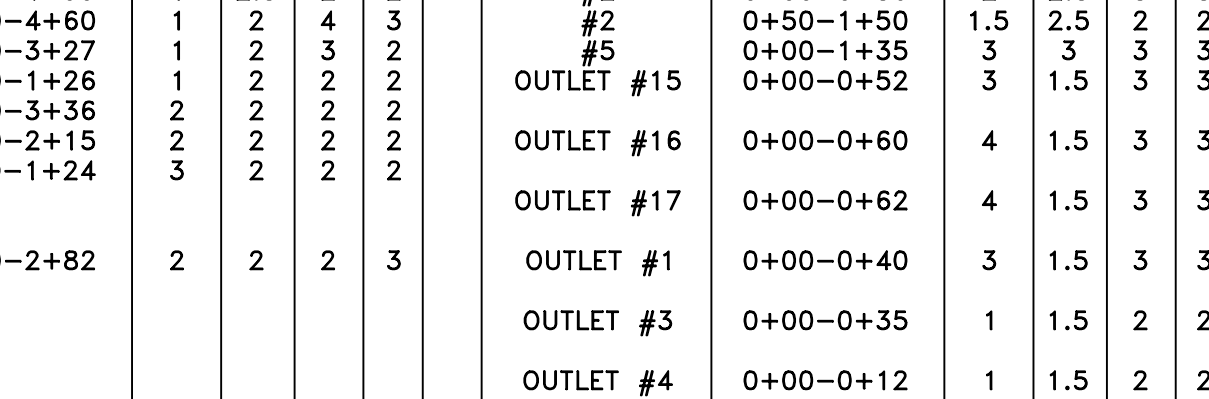
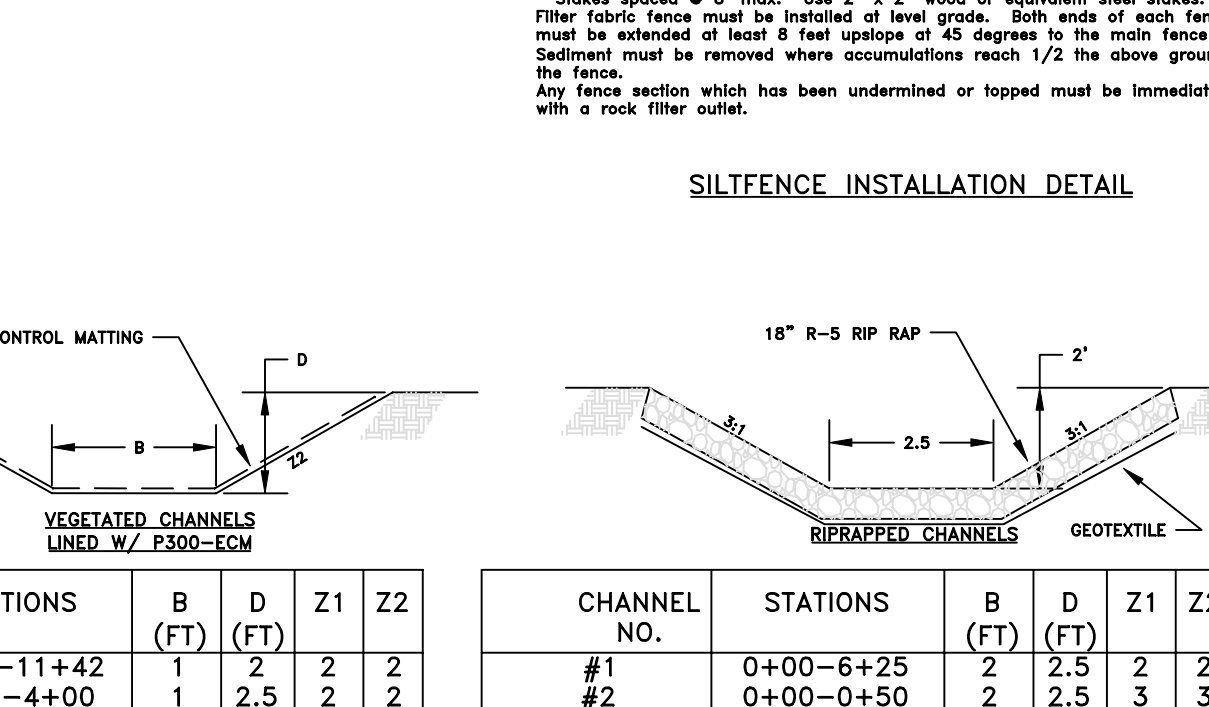


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