



FUSCO ENGINEERING & LAND SURVEYING, P.C.

Consulting Engineers

Alfred A. Fusco, Jr., P.E., Principal

Alfred A. Fusco, III, General Manager

- 233 East Main Street
Middletown, NY 10940
Phone: (845) 344-5863
Fax: (845) 956-5865
- 19 Waywayup Lane
Port Jervis, NY 12771
Phone: (845) 956-5866

July 9, 2018

Donald Serotta, Planning Board Chairman
Town of Chester
1786 Kings Highway
Chester, NY, 10918

Re: 191 LeHigh Avenue
Our File No. CH-143

LL

Dear Chairman Serotta,

We have reviewed the latest submission and offer the following:

PROJECT:

Name: Commercial Lot
SBL: 3-1-14.1
Acres: 1.0 Acre
Zone: I Zone
Material: Fellenzer plans 6/14/18

Description: The applicant is seeking site plan approval for a contractor's yard in a I Zone District.

Comments:

1. Provide detail of chop seal specifications.
2. Show and dimension commercial office and caretaker's dwelling.
3. Show length of 15" culvert and detail end sections.
4. Note: a \$5,000 cash bond for restoration placed with the Town.
5. Driveway apron to be installed from edge of road, 15 feet up to the entrance and is to consist of 12" of Item #4 stone, 3" of binder, and 2" of top.
6. Driveway grade to the roadway to be zero (0) degrees.
7. Survey of road right-of-way to be provided.
8. Note: no tractor trailers backing into this driveway from LeHigh under any circumstances.
9. Orange County Planning Department (OCPD) noted SHPO required under SEQRA. Applicant to provide sign off letter prior to signature of approved plan.
10. Habitat report revealed by OCPD; should follow through or place note on plan that no construction during timber rattlesnake movement (March 30 through October 30).

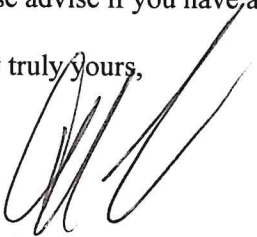
11. Board comments.

Action:

Pleasure of the Board.

Please advise if you have any questions.

Very truly yours,

A handwritten signature in black ink, appearing to be 'AAF', written over the closing 'yours,'.

Alfred A. Fusco, Jr., P.E.
Fusco Engineering
& Land Surveying, P.C.
AAF/cam
Cc: Alexa Burchianti