



FUSCO ENGINEERING & LAND SURVEYING, P.C.

Consulting Engineers

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September 18, 2018

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

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

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: 9/6/18 Revised Fellenzer plans

Comments:

1. Board had requested consideration of concrete (masonry) dumpster enclosure.
2. Add notes regarding compliance with Building Department for caretaker in the existing building as a condition of approval that the applicant submit a Building Permit with plans stamped by a Professional NYS Engineer or Architect that the building is in compliance with the Building Code for both commercial and residential use. Fence also requires a permit. Also, the Planning Board as per Building Department may wish to limit bedrooms or square footage.
3. Consider ADA parking closer to the office area.
4. Detail of sign requested.
5. Lighting requested to have motion detectors; please note.
6. Surveyor noted on plan needs stamp and signature on final plan.
7. Engineer to stamp and sign final plan.
8. Board to consider if hours of operation are acceptable.
9. Sign off required by landscape architect consultant of Town.
10. Board comments.

Action:

SEQRA

Pleasure of Board.

Please advise if you have any questions.

Very truly yours,


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

Fusco Engineering
& Land Surveying, P.C.

AAF/cam

Cc: Alexa Burchianti