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September 23, 2020

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

**RE: 210 Black Meadow Road Warehouse
Sketch Warehouse Building Site Plan
Tax Parcels 6-1-75.8 & 76
KRE Project #19118.0**

Dear Chairman Serotta:

In reference to the above, enclosed please find the following:

- 1 – Site Plan Application Packet
- 1 – Check in the amount of \$3,150.00 Application Fee (calculation attached)
- 1 – Check in the amount of \$4,210.00 Escrow Fee (calculation attached)
- 1 – Long EAF

Based on the Planning Board discussion at the August 2020 Planning Board meeting, the proposal for outdoor storage has been removed. The enclosed application for Site Plan approval together with the corresponding Long EAF seeks approval for a fully enclosed 43,000+/- SF warehouse-distribution facility.

Access to the building will be via the existing driveway and bridge off of Black Meadow Road. Proposed improvements would include the building, parking and loading areas, septic and well and a stormwater management system. All surrounding wetlands fall under the jurisdiction of the NYS DEC as a part of NYS Wetland WR-7. A DEC endorsed Freshwater Wetland Map was previously submitted to the Planning Board.

Kindly place this matter on the next available Planning Board agenda for discussion. Should you have any questions, or require any additional materials, please feel free to contact this office.

Respectfully,



Kirk Rother, P.E.

Enc.

Cc: Client w/enc.

Fee Calculation Sheet

Application Fee calculation - Site Plan over \$10,000 SF = \$1,000 + \$50/1,000 SF
43,000 SF proposed = $43 \times \$50 = \$2,150 + \$1,000 = \mathbf{\$3,150 \text{ submitted}}$

Escrow Fee calculation - = \$1,000 + \$250/1,000 SF

$43 \times \$250 = \$10,750 + \$1,000$
+ \$1,000 Long EAF

Total = \$12,750

33% Deposit with submittal = \$4,207.00 -- **\$4,210 submitted.**