



FUSCO ENGINEERING & LAND SURVEYING, P.C.

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January 27, 2020

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

Re: Oak Woods Subdivision
Our File No. CH-186

Dear Chairman Serotta,

We have reviewed the submittal and offer the following:

PROJECT: 6 Lot Subdivision
SBL: 15-1-27.41
Acres: 26.9 Acres
Zone: AR-3
Material Reviewed: Application, Short EAF, Yield Plan, Cluster Development

Comments:

1. Review of the SEAF identified on DEC Mapper archaeological issue, wetland issues, threatened or endangered animal issues. We request, therefore, a Full EAF for the project to better allow the Board to get the full picture of the Environmental Review. This, of course, requires a NYSDEC evaluation and SHPO.
2. The sketch yield plan needs to be reviewed in field with some percs and deep tests witnessed by Town Engineer.
3. Once the sketch yield plan is verified with soils evaluation, the chosen sketch cluster plan needs all preliminary engineering for review (see Code for specific requirements).
4. The site is adjacent to the Town of Monroe. A 239GML notice to be issued after yield verified, long form submitted and cluster plan further engineered.
5. Drainage is a critical component of this project. After cluster plan development, an area of disturbance needs to be identified and approved. Probably a SWPPP will be required.
6. Board comments.

Action:

None until sketch yield plan verified and project further engineered; then 239 GML..

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