

KIRK ROTHER, P.E.

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September 23, 2020

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

RE: *O'Reilly Subdivision (Ridge Road Equities)*
Subdivision Plan
Tax Parcel 17-1-99.21
KRE Project #03125.0

Dear Chairman Serotta:

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

1 – Revised Subdivision Plan Set - 8 Sheets

Plans have been revised per comments received during the October 2020 Planning Board meeting. Most significantly, the proposed lot fronting on Kings Highway has been removed and one of the lots fronting on Ridge Road used in its place.

With regard to comments from the Town Engineer, we offer the following responses:

1. The potential RTE species habitat listed on the Long EAF is the Indiana Bat. The applicable note regarding limiting tree cutting to the months of November 15 through March 31 has been added to the General Notes on Sheet 1 of the plans.
2. It is our understanding that the Planning Board will conduct a SEQR review for the 10 Lot subdivision initially proposed. The EAF for that 10 Lot subdivision does identify the DEC Stormwater SPDES Permit as a required permit.
3. No response.
4. The plans have been checked by the project surveyor. The Surveyor does not have the means to provide an electronic signature. A signed paper copy of the plan will be delivered to the Planning Board prior to the meeting. The Engineer seal has been added to all sheets.
5. Soil testing with the Town Engineer will be scheduled as soon as possible.

6. With Lot 6 no longer proposed at this time, the comment is no longer applicable.
7. All details and sheets have been checked for Lot numbering consistency and corrected as needed.
8. All available adjoining well and septic locations have been shown on the plan. There are some dwellings on Ridge Road for the which the well and septic locations are not shown however their facilities are greater than 200 feet from any of the proposed well and septic systems.
9. A rational method calculation can be found on Sheet 8 of the drawings. The area tributary to the driveway culverts is actually quite small.
10. The plans have been submitted to the Highway Superintendent and a meeting at the site was held between this office and Mr. Laspina. The proposed driveway locations, Ridge Road swale improvements and driveway culvert design are based on discussions held during that meeting.
11. Agreed.
12. No response.

This project is currently scheduled for Public Hearing at the November 2020 Planning Board meeting. Should you have any questions, or require any additional materials, please feel free to contact this office.

Respectfully,

A handwritten signature in blue ink, appearing to read "Kirk Rother".

Kirk Rother, P.E.

Enc.
Cc: Client w/enc.