

# John D. Fuller, P.E., P.C.

CIVIL & STRUCTURAL ENGINEERING

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November 9, 2020

Mr. Robert Vicaretti, Planning Board Chairman  
Town of Deerpark  
Planning Board  
PO Box 621  
Huguenot, NY 12746

**RE: Pine View Subdivision  
76 Whitehead Rd.  
Section 13 Block 1 Lot 4.12  
Town of Deerpark, NY**

***Job No. #2752.001***

Dear Mr. Vicaretti:

Enclosed is a revised subdivision plan for the above referenced property. The revisions are based on the technical review comments from Alfred A Fusco, Jr. P.E. dated September 22, 2020. Please see below for my responses:

1. Joint soil testing was scheduled but had to be postponed due to the recent outbreak of COVID-19.
2. General Note #19 on Sheet 1 states that driveway permits are required from the Town Highway Department prior to construction.
3. Driveway profiles are provided; please see Sheet 3.
4. The existing cabin is to be demolished; please see Sheet 1.
5. The subdivision plan shall be stamped by project surveyor for final approval.
6. The rear setbacks of Proposed Lots 3 & 4 have been increased to 500' due to their proximity to The Hartwood Club which is a hunting club and to be in conformance with §230-9.B setback requirement.
7. The areas of disturbance are provided; please see Sheet 2. The area of disturbance is between 1 and 5 acres with less than 25% impervious cover at total site buildout. According to Appendix B,

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Table 1 of the SPDES General Permit for Stormwater Discharges from Construction Activity; the preparation of a SWPPP that only includes E&S controls is required.

8. An archaeological investigation has been performed by Alfred G. Cammissa, M.A. and sent to SHPO for review – no cultural resources were found. A copy is provided for the town's file.
9. The federal wetlands located across the street are provided in the Vicinity Map. No wetlands exist on the subject parcel.

Please refer to the attached plans for details. Should you have any questions, please feel free to contact my office.

Sincerely,

A handwritten signature in dark ink, appearing to read "John D. Fuller", written in a cursive style.

John D. Fuller, P.E.

Cc: Johnny Little, Monopoly Holdings, LLC