

August 31, 2020



Neal Zuckerman, Chairman
Town of Philisptown Planning Board
238 Main Street
Cold Spring, NY 10516

RE: Heitmann & Fleming – Site Plan Approval
Angels Hill, Garrison
Tax Map No. 71.-3-15

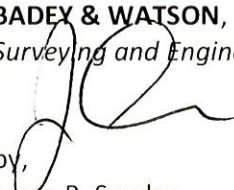
Dear Chairman Zuckerman and Members of the Planning Board:

This office has received and reviewed a Technical Memo issued by the Town's Consulting Engineer, dated August 18, 2020, regarding the captioned property. Please be advised of the following:

- The analysis of steep terrain has been modified in conformance with §175-36.B.(6) to exclude slope areas that cannot contain a rectangle on a horizontal plane having a length of 50 feet and a width of 25 feet. The results should demonstrate that all land disturbance is restricted to those areas needed for a motor vehicle driveway providing access to the lot; and retaining walls and drainage in connection with the same. Therefore, we understand that a "special permit" is not required from the Planning Board, nor referral to the Conservation Board. We trust that this revised plan eliminates many of the comments outlined in the Memo.

Thank you in advance for your acceptance of this revised material. We look forward to presenting it at the September meeting.

Yours truly,
BADEY & WATSON,
Surveying and Engineering, P.C.


by,
Jason R. Snyder
Project Engineer

enclosures

jrs

cc: Roland Heitmann (email)
Susan Rodriguez (email)
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