

**VIA HAND DELIVERED**

February 17, 2015

Planning Board  
Town of Ossining  
John-Paul Rodrigues Operations Center  
101 Route 9A  
P.O. Box 1166  
Ossining, New York 10562

Attn: Ingrid Richards, Chair

RE: Section 89.08, Block 1, Lot 38.11  
1 Roosa Lane  
Town of Ossining

Dear Chair Richards and Members of the Planning Board:

Kellard Sessions Consulting, P.C. is pleased to submit, herewith, eight (8) sets of the following materials in connection with the above-captioned matter:

- Engineering Drawings (prepared by Kellard Sessions Consulting, P.C.)
  - Sheet 1/3 Site Plan dated last revised February 13, 2015
  - Sheet 2/3 Erosion & Sediment Control Details/Notes dated last revised February 13, 2015
  - Sheet 3/3 Details dated last revised February 13, 2015
  - Sheet 1/1 Tree Removal and Screening Plan for 1 Roosa Lane and 64 Hawkes Avenue dated February 13, 2014
  
- Architectural Drawings (prepared by Goewey & Demasi, AIA dated February 13, 2015)

We have revised the site plan and architectural submissions for the above-referenced project based on review comments received from the Planning Board members at the January 28, 2015 meeting, as well as the planning and engineering consultants.

Based on the February 13, 2015 review memo received from the Town Planning Consultant, we offer the following:

1. All trees that are existing, proposed to remain and proposed to be removed have been shown on the "Tree Removal and Screening Plan for 1 Roosa Lane and 64 Hawkes Avenue". It was also noted that the majority of the trees existing on what is now 1 Roosa Lane were shown to be removed as part of the Hawkes Hill Subdivision. The trees to remain which are close to the proposed limit of disturbance will be protected as shown and detailed.

This plan also shows the proposed screening.

2. A revised architectural package prepared by Goewey & Demasi, AIA has been submitted herewith.
3. The revised architectural package includes elevations for all sides of the proposed house.
4. The referenced note has been added to the Sheet 1/3 of the site plan package.
5. The Zoning Conformance Table on Sheet 1/3 has been revised.
6. The Zoning Conformance Table, as well as the dimensioned setbacks have been revised to meet the requirements of Section 200-25.B(2) of the Town's Zoning Code.

Based on the January 28, 2015 memo received from the Town Engineering Consultant, we offer the following:

1. The proposed water service line will be 1" diameter Type "K" copper pipe. This information has been added to the site plan.
2. The proposed sewer service will be 4" diameter SDR-35 PVC pipe. This information has been added to the site plan.
3. The location of the curb stops have been shown on the site plan.
4. The location of the nearest hydrant has been indicated on the site plan.

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5. The infiltration system sizing calculations have been shown on the provided detail. The inverts of the system have also been shown on the site plan.

We look forward to discussing the Site Plan and Architectural applications at the February 25<sup>th</sup> Planning Board meeting.

Very truly yours,



Brian Hildenbrand, P.E.  
Kellard Sessions Consulting, P.C.

BH/pg

Enclosures

cc: Michael Velardo