

Site Design Consultants

Civil Engineers • Land Planners

September 20, 2019

Ching Wah Chin, Chairman
Members of the Planning Board

c/o Sandy Anelli
Town of Ossining Building & Planning Departments
John-Paul Rodrigues Operations Center
P.O. Box 1166, 101 Route 9A
Ossining, NY 10562

Re: MGM Design and Construction Group LLC
Subdivision application for 5 Hawkes Avenue
Town of Ossining

Dear Chairman Chin and Members of the Planning Board:

We are in receipt of the comment letter from David H. Stohlman of Frederick P. Clark Associates dated July 19, 2019, and the Town Consulting Engineer Dan Ciarci dated August 1, 2019. We have modified the Plans and are resubmitting for your review. Please note the following responses:

Frederick P. Clark Memo

1. A sight distance plan has been provided for both driveways.
2. This is being prepared and will be provided at a later date.
3. A Conservation Easement has been added to the plan.
4. This is being prepared and will be provided at a later date.
5. As was discussed during the last Planning Board Meeting, as part of the requirements set forth in Section 183-12.G of the Town Code, tree plantings are proposed along the property line to provide screening. They will be shown on the landscape plan which will be provided at a later date.
6. As was discussed during the last Planning Board Meeting, the location is ideal because of the existing manhole and utility pole. The sidewalk has been shifted further south to be more directly across from the driveway across the street per DOT preferences.
7. A note has been added to the site plan.
8. A final landscaping plan shall be provided that will address these concerns.
9. This has been changed on the title block.
10. This is understood.



Ching Wah Chin, Chairman
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MGM Design and Construction Group LLC

Dan Ciarcia Memo

1. As was discussed during the last Planning Board Meeting, once the plans are closer to completion, this will be provided for review.
2. These have been provided with this submission.
3. This has been provided with this submission.
4. This has been removed from the plan and replaced with a grass swale.

Enclosed please find the following items:

- Short EAF;
- Two copies of the Stormwater Management Plan Prepared for MGM Design and Construction Group, LLC, dated September 20, 2019;
- Ten copies of the plans titled "Site Plan Prepared for MGM Design and Construction Group LLC," dated 3-23-18, last revised 9-20-19, Sheets 1-11 of 11;

If you have any questions or require additional information at this time, please contact us. Thank you.

Yours truly,


Joseph Riina, P.E

cc: MGM Design and Construction Group LLC
JCR/cm/enc./sdc 05-05

