



HUDSON
ENGINEERING
&
CONSULTING, P.C.

January 7, 2019

Mr. Ching Wah Chin, Chairman
Members of the Planning Board
Town of Ossining
John-Paul Rodrigues Operations Center
101 Route 9A - P.O. Box 1166
Ossining, NY 10562

Re: SPCA of Westchester
590 N. State Road
Ossining (T)

Dear Mr. Chin and Members of the Planning Board:

Regarding the above referenced Planning Board application, enclosed herewith are:

1. Ten (10) original signed and sealed sets of construction plans entitled "SPCA of Westchester, 590 N. State Road, Town of Ossining, Westchester County, New York" last revised January 7, 2019, all as prepared by Hudson Engineering and Consulting, PC, with the following sheets:

| | | |
|------|--------------------------------------|------------|
| C-1 | Existing Conditions Map | 11/26/2018 |
| C-2 | Layout Plan | 1/7/2019 |
| C-3 | Stormwater Management & Grading Plan | 1/7/2019 |
| C-4 | Utility Plan | 1/7/2019 |
| C-5 | Erosion & Sediment Control Plan | 1/7/2019 |
| C-6 | Details | 1/7/2019 |
| C-7 | Details | 1/7/2019 |
| C-8 | Details | 1/7/2019 |
| C-9 | Details | 1/7/2019 |
| SA-1 | Slope Analysis & Tree Removal Plan | 1/7/2019 |



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|------|---|------------|
| TA-1 | Truck Turning Analysis (Garbage Truck (SU-30)) | 11/26/2018 |
| TA-2 | Truck Turning Analysis (Delivery Truck (SU-40)) | 11/26/2018 |
| TA-3 | Truck Turning Analysis (Emergency Vehicle (Ladder Truck)) | 11/26/2018 |
| SD-1 | Sight Distance Plan | 11/26/2018 |

2. Ten (10) original signed and sealed copies of a stormwater report entitled "Stormwater Pollution Prevention Plan & Drainage Analysis, SPCA of Westchester, 590 N. State Road, Town of Ossining, Westchester County, New York" last revised January 7, 2019, all as prepared by Hudson Engineering and Consulting, PC.
3. Ten (10) sets of a landscaping plan entitled "SPCA of Westchester County, 590 N. State Road, Briarcliff Manor, NY 10510 – L1 – Planting Plan" last revised January 3, 2019, as prepared by Elizabeth Hand-Fry Landscape Architect.
4. Ten (10) sets of a wetland mitigation plan entitled "SPCA of Westchester County, 590 N. State Road, Ossining, New York – SP-1 – Mitigation Plan" last revised January 4, 2019, as prepared by Evans Associates Environmental Consulting, Inc.
5. Ten (10) copies of Part 1 of the NYSDEC Full Environmental Assessment Form (Long Form EAF).
6. Ten (10) sets of a signage plan entitled "SPCA of Westchester County, 590 N. State Road, Briarcliff Manor, NY 10510 – SG101 – Signage Information and Details" dated December 17, 2018, as prepared by HCP Architects.
7. Ten (10) sets of a lighting plans entitled "SPCA of Westchester County, 590 N. State Road, Briarcliff Manor, NY 10510 – SL101 & SL102 – Lighting Plan & Lighting Information" dated January 3, 2019, as prepared by HCP Architects.



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Our office has reviewed the December 4, 2018 comment memorandum from Frederick P. Clark Associates, Inc., as well as the December 5, 2018 comment memorandum from Ciarcia Engineering, P.C., and offer the following responses:

Frederick P. Clark Associates, Inc.:

1. Drawing sheet SA-1 entitled 'Slope Analysis & Tree Removal Plan' has been revised to include additional information regarding the total Diameter at Breast Height (DBH) of trees being removed, as well as the 50% replacement requirement, total DBH of proposed tree plantings, and the deficit DBH to be paid to the Town Tree Bank. The total DBH shown as being removed on the plan includes twin, triple, and quadruple grouped trees that exist onsite. These trees increase the total DBH being removed to 495-inches. Drawing sheet L1 entitled 'Planting Plan' has also been revised to include the requested calculations for the total DBH of trees being proposed.
2. The existing sight distances to the north and south greatly exceed the required minimum calculated stopping sight distances in each direction, and no issues currently exist.
3. As discussed at the December 5, 2018 Planning Board meeting, drawing sheet C-2 entitled 'Layout Plan' has been revised to include a proposed 6-foot high PVC privacy fence at the top of the existing landscaped berm along the northern property boundary. The proposed fencing will provide the additional screening required from the existing residential development to the north. The landscaping plan has also been revised accordingly.
4. A lighting plan has been prepared and is included herewith for your review.
5. The requested note has been included on drawing sheet L-1 entitled 'Planting Plan', and drawing sheet SP-1 entitled 'Mitigation Plan'.
6. No freestanding signage is being proposed as part of this application. The existing freestanding sign at the entrance is proposed to remain. As requested, additional details of the existing signage have been included herewith.



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7. The applicant is in the process of obtaining the required variance from the Zoning Board in order to install the proposed building signage as proposed.
8. A note has been included on drawing sheet C-3, entitled 'Stormwater Management & Grading Plan' which outlines the maintenance procedure for the disposal of animal waste within and adjacent to the wetland buffer area. The relevant sections of the Long Environmental Assessment Form have been revised accordingly. A copy of the revised form has been included herewith.
9. A proposed 5-foot wide concrete walkway is being proposed through the existing landscaped island at the entrance of the site, as requested by the Westchester County Planning Department.
10. The EAF has been revised accordingly to include any changes outlined in the letter from the NYSDEC dated November 19, 2018. Our responses to their comments are as follows:
 - a. Protection of Waters: No work is being performed within 50-feet of the Pocantico River to the rear of the property, therefore a Protection of Waters permit is not required as part of this application.
 - b. Freshwater Wetlands: All wetlands onsite are local Town regulated wetlands. An Army Corps of Engineers permit is not required as part of this application.
 - c. State-listed Species: As per the NYSDEC, no records of sensitive resources are identified onsite.
 - d. Cultural Resources: Aside from the SPCA occupying the land from 1883 to the present day, it is not anticipated that any other historically significant event occurred on or around the property. In the event that any historically significant objects are discovered onsite, the proper authorities will be notified.
 - e. FEMA Floodplain: A FEMA Floodplain does currently exist onsite along the banks of the Pocantico River, which runs through the rear of the



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property. The limits of the 100-year floodplain have been added to the plan set. No work is being proposed within this area, therefore, no additional permits are required.

- f. State Pollution Discharge Elimination System (SPDES) Stormwater Construction: Since the project proposes to disturb approximately 2.21-acres, a Stormwater Pollution Prevention Plan (SWPPP) has been prepared as required by the New York State Department of Environmental Conservation (NYSDEC) pursuant to the Phase II regulations under General Permit GP-0-15-002. The enclosed plans and SWPPP report have been prepared per the NYSDEC requirements for redevelopment.
- g. Other: It is not anticipated that any other permits will be required for the proposed application.

Ciarcia Engineering, P.C.:

1. A copy of the recorded easement agreement for the existing landscape easement along the northern property boundary has been included herewith. A digital copy of this agreement was also provided to the Town Planning Department.
2. The guiderail has been relabeled accordingly. Additional details have been included on detail sheet C-7 of the plan set.
3. The location of the 100-year floodplain has been added to the plans, as requested.
4. The calculated 8,000-gallons per day sewage flow rate was based upon the estimated daily flows outlined in the NYSDEC New York State Design Standards for Intermediate Sized Wastewater Treatment Systems. Tabulations of the estimated demand calculations have been included herewith. After analyzing the existing water usage bill from the Village of Ossining Water Department for our client's property, it was determined that the site only uses approximately 1,000-gallons per day, which is considerably less than the NYSDEC estimate. A copy of the Village of Ossining Water Bill has been enclosed herewith. Since the daily



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operations of the facility will remain the same upon completion of the proposed application, it is not anticipated that the daily sewer demand will exceed the current usage of 1,000 gallons per day. The Long Form EAF has also been revised accordingly to reflect actual flows.

5. As per our discussions, we are proposing to install a 4-foot diameter bypass manhole with a 4-inch high weir. The proposed weir will direct the calculated water quality volume (first flush) from the outdoor kennel areas to the proposed sewer service from the building via a proposed 4-inch PVC pipe. The runoff from higher intensity storms will flow over the weir, bypassing the sewer line, and will be subsequently conveyed, via a new 12-inch HDPE pipe, directly to the stormwater treatment system. A detail of the proposed bypass structure has been included on detail sheet C-9 of the plan set.
6. The approximate location of the existing sewer service and sewer main within North State Road have been added to the plans.
7. A copy of the utility plan has been provided to the Village of Ossining Water Department for their review for the reuse of the existing 2-inch water service connection.
8. The location of the temporary silt fence has been relocated to follow the existing contours, as required.
9. The details for the hydrodynamic separators have been revised accordingly. Additional details have been included on detail sheet C-9.
10. The proposed hydrodynamic separator for Watershed 1A has been revised to be an "offline" device and a proposed 'bypass manhole' structure has been added upstream of the unit. The 'bypass manhole' has been designed to direct the calculated Water Quality Volume (WQv) to the proposed separator unit, as well as bypass the flows from storms of higher intensity, up to and including the 100-year storm event, as required by the NYSDEC.



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We hope that the above responses and associated enclosures have adequately addressed all of your concerns. We look forward to further discussing this project with you at the next Planning Board meeting and address any additional questions the board may have at that time.

Sincerely,

A handwritten signature in blue ink, appearing to read "Daniel Collins", is written over a blue circular stamp or seal.

Daniel Collins, E.I.T
Project Engineer