

FUSCO

ENGINEERING &
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Consulting Engineers

Alfred A. Fusco, Jr.
P.E. Principal

Alfred A. Fusco, III
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January 30, 2025

Solomon Weiss, Planning Board Chairman
Village of South Blooming Grove
811 Route 208
Monroe, New York 10950

Project: 20-22 Sears Road
SBL: 216-1-10
Material Reviewed: Site Plan prepared by DrawMe, dated 11/8/24
Our File: SBG-225

Dear Chairman Weiss,

We have reviewed the material submitted dated 11/8/24 and offer the following:

1. Need certified survey and topography.
2. Show dimensions roadway setbacks. No stairs, decks or encroachment in setbacks. Either move or go to ZBA.
3. Provide the location for the garbage enclosures.
4. Provide standard construction details.
5. Water, sewer, drainage details needed and provide a building elevation.
6. Escrow for construction review \$500.00.
7. We have over 20'-0" high retaining walls on both the north and south side of the property. Geotechnical reinforcement will be under the dwelling.
8. The plan as currently designed will require over 7,500 Cubic yards of fill.
9. The rear of the dwelling basement floor is resting on fill approximately 10'-0" above the existing grade.
10. There are no erosion control measure provided at the base of the slope.
11. The plan as designed will have a major impact on surrounding properties.

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12. Drainage, slope erosion mitigation measures should all be provided on the plan.
 13. All future submission packages are to be submitted to aafjr@fuscoengineering.com as well as the Village.
 14. Do not recommend our approval without a new plan and refer to ZBA.

Please provide an item-by-item response to the above comments. This is not a final review and additional submissions and revisions to the plan as the project progresses will result in additional comments.

Please advise if you have any questions.

Very truly yours,



Alfred A. Fusco, Jr., P.E.
Fusco Engineering &
Land Surveying, D.P.C.

Cc: Tom Shepstone, VOSBG
Kerry Dougherty, Clerk, VOSBG
Issac Ekstein, VOSBG
Joel Stern, VOSBG
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