

# ARDEN CONSULTING ENGINEERS, PLLC

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August 17, 2022

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

**Re:** Application for Site Plan Approval  
V. South Blooming Grove  
58 Fort Worth Place (SBL: 217-1-8)

## **DRAFT Response to Comments**

Dear Chairman Weiss & Planning Board Members:

Arden Consulting Engineers, PLLC is providing this letter on behalf of Fort Worth Holdings LLC (the “Applicant”), in response to comments received from the Planning Board’s Engineering & Planning Consultant, Fusco Engineering & Land Surveying, P.C. (“FELS”) regarding the above-referenced project. The below paragraphs summarize the Applicant’s responses to FELS’s Engineering & Planning comment letter dated July 14, 2022 in bold italic text.

### COMMENTS:

1. Provide SWPPP with signed NOI and MS4 sign off documents.  
***Response: This site will have a second approval phase that will commence shortly. The Applicant would like to address NYSDEC SWPPP requirements at that time to better capture the full development of the site.***
2. Send a copy of Planning Board application with EAF.  
***Response: Please find attached a Planning Board Application & Short EAF.***
3. Water service size to be determined after review of Building plans.  
***Response: It appears a 4-inch C900 water service line is adequate for the proposed project.***
4. Need to review Building Plans, slab, path of egress with safety details with Planning Board review.  
***Response: Building plans, associated concrete slab details, paths of egress with safety details will be provided during application for a building permit. A sidewalk for access between the parking lot and proposed modular buildings has been added to the plans.***
5. SHPO signoff required.  
***Response: This site will have a second approval phase that will commence shortly. The Applicant would like to address NYS SHPO requirements at that time to better capture the full development of the site.***

6. Wetland consultant report.  
***Response: There are no wetlands located within the subject parcel per the letter from Ecological Solutions dated June 29, 2022.***
7. Copy of manufacturers details with NYS Design Professional seal.  
***Response: The Applicant will provide this information shortly.***
8. Show easement on title report for access to your project from the Village Street.  
***Response: Please find attached an easement document for your review.***
9. Board comments.  
***Response: Comment noted.***

Please do not hesitate to contact us if you have any questions or concerns.

Sincerely,

Arden Consulting Engineers, PLLC



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Michael A. Morgante, P.E.

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