

RESPONSES TO COMMENTS FROM ANTHONY OLIVERI FROM 5.30.22 and PB meeting 6.1.23

Municipality: Dobbs Ferry
Job Location: 21 Hollywood Drive
Parcel No.: 3.170-152-14 ; 3.170-152-15 ; 4.20-17-1

Comment (1): As noted in the response memo, soil testing will be done prior to construction, this should be a condition of approval.

Response: Ok, sounds good.

Comment (2): As previously noted, all proposed retaining walls must show top and bottom wall elevations at any change in elevation, this office did not receive revised plans as noted. Any retaining wall over 4 feet will require engineered plans to be submitted and approved prior to building permit issuance.

Response: A foundation plan (A-103) that shows the retaining wall heights with top and bottom grade elevations has been submitted. In addition, an engineered retaining wall detail has been submitted on A-401, detail #5.

Comment (3): The site plan must show which trees will be protected; tree protection should extend to the dripline of the tree where possible.

Response: A detail has been shown on the revised plan S-100 provided by Mastromonaco, P.E., P.C.

Also, revised plan S-100 provided by Mastromonaco, P.E., P.C. and stormwater analysis show that the rain garden will have no effect on the houses of concern as per the PB meeting.

Thank you for your review,
Mark Mancuso

