



May 30, 2017
City of Beacon Planning Board
1 Municipal Plaza
Beacon, New York 12508

Re Beacon Residential LLC Subdivision
40 North Street
Tax Map # 6054-29-086785

Dear Chairman and Members of the Board:

On behalf of the owner of 40 North Street I respectfully submit to you an amended Subdivision Plan and application for the proposed subdivision. As part of this submission I have included a site plan application for lot 1 to reduce its current use to a Two Family from the existing 4 Family approval.

I have also addressed the Comments in the memo from Lanc and Tully dated March 6, 2017 as follows:

Subdivision Plat

1. Line work and notations have been cleaned up on the plan.
2. Preliminary has been removed.
3. The leader and footing drain notes have been adjusted to provide daylight to all footing drains and the leader drains to tie into the yard drain on lot 3.
4. The silt fence has been revised.

In response to John Clarke Planning and Design memo dated March 9, 2017 we offer the following:

1. This will be addressed when application is made to construct the individual lots.
2. The hedge line note and notation have been adjusted.

Sburns@BurnsEngineeringServices.com

(845) 546-3310
58 Teller Ave.
Beacon, NY 12508

We have enclosed the following to support the Application:

- (5) Copies of the Plat
- (5) Copies of the Site Plan
- (5) Copies Cover Letter
- (5) Copies Site Plan Application
- (1) CD with PDF files

If you have any questions or comments please feel free to give me a call at my office at (845) 546-3310; otherwise I look forward to discussing this matter at the next planning board meeting.

Truly Yours,

Stephen Burns, P.E.
Professional Engineer
Burns Engineering Services, P.C.