



October 31, 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 and Site Plan. We have addressed the Comments in the memo from Lanc and Tully dated October 4, 2017 as follows:

1. A note has been added to the plan stating that landscaping on lot 2 be completed before a CO is issued for lot 1.
2. The landscaping notes have been modified to include the Wood Mulch.
3. The proper paper size has been used for printing.

In response to John Clarke Planning and Design memo dated October 6, 2017 we offer the following:

1. A tree has been added to the front portion of the side yard on lot 1. A flowering Dogwood has been proposed.
2. House design for the proposed lot will be undertaken at a future date.

We have enclosed the following to support the Application:

- (5) Copies of the Plat and Site Plan
- (5) Copies Cover Letter
- (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.  
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Burns Engineering Services, P.C.

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