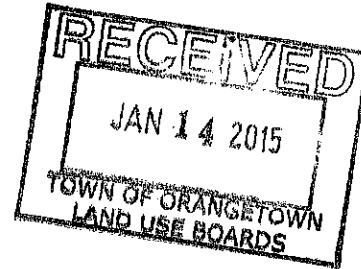


**OFFICE OF BUILDING, ZONING AND PLANNING  
ADMINISTRATION AND ENFORCEMENT  
TOWN OF ORANGETOWN  
MEMORANDUM**



Date: January 14, 2015

To: Cheryl Coopersmith, Chief Clerk  
Planning Board

From: John Giardiello, PE  
Director O.B.Z.P.A.E.

A handwritten signature in black ink, appearing to be "John Giardiello", written over a horizontal line.

Subject: **Hillside Commercial Park Site Plan**  
Final Site Plan Review  
Intersection of Hillside Avenue  
and Route 304, Pearl River  
PB #14-27; LI zoning district  
Section 68.11 Block 3 Lots 39 & 40

Submission reviewed: Plans for Hillside Commercial Park last revised  
November 6, 2014 (14 sheets).

- 1.) The final site plan has been modified and now shows the one story self storage building on lot 1 encroaching into the 100 year floodplain. The 100 year floodplain elevation line shown on the current plan is in accordance with the flood insurance rate map (FIRM), map number 36087C0159G. Please indicate on the plan that "this project will not impact the floodway and the placement of fill will not cause an increase in flood heights". The above statement can be placed as a note on the plans.
- 2.) A floodplain development permit application needs to be submitted in accordance with Chapter 14B, "Flood Damage Prevention". Please be advised that all fill placed in the floodplain shall be properly designed, installed in layers and compacted. A New York State licensed professional engineer will have to certify the soil compaction. All utilities

shall comply with the floodplain regulations. An elevation certification will also be required.

- 3.) An approved jurisdictional determination (JD) letter shall be obtained from the Army Corps of Engineers for the wetlands delineation.
- 4.) A separate retaining wall design for each proposed retaining wall shown on the plans shall be submitted by a New York State licensed professional engineer prior to undertaking their construction.
- 5.) An acceptance/approval letter for the site plan from the Pearl River Fire Department shall be required prior to the clerk signing the final plans.

JG:rad  
1/13/15