

CARL STONE
Chairman

ROBERT LAGA
Vice-Chair

ROSE TROMBETTA
Secretary

DAVID KLOTZLE
Wetland Inspector

TOWN OF CARMEL
ENVIRONMENTAL CONSERVATION BOARD



60 McAlpin Avenue
Mahopac, New York 10541
Tel. (845) 628-1500 - Ext. 190
www.carmelny.org

BOARD MEMBERS

Edward Barnett
Anthony Dusovic
Marc Pekowsky
Vincent Turano
Nicholas Fannin

ENVIRONMENTAL CONSERVATION BOARD AGENDA

JULY 10, 2014 – 7:30 P.M.

SUBMISSION OF APPLICATION OR LETTER OF PERMISSION

<u>APPLICANT</u>	<u>ADDRESS</u>	<u>TAX MAP #</u>	<u>COMMENTS</u>
1. Three Star Realty Corp.	160 East Lake Blvd	76.22-1-3	Dock Repair
2. Volozinsky & Yehuda	54 Lillian Road	64.15-1-58	Construct 2 nd Story Addition
3. Vennard, Chris	60 Fassitt Drive	86.12-1-28.2	Install Inground Pool, Concrete Patio & Fence
4. Chang, George	21 Frederick St.	64.19-1-57	Replace Existing House & Driveway

MISCELLANEOUS

5. Oak Leaf Development	30 Oslo Row	55.14-1-23	Bond Return
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Methopac 6-23-2014

RE: THREE STAR REALTY CORP. 23-A MILLER AVE
METHOPAC NY 10541

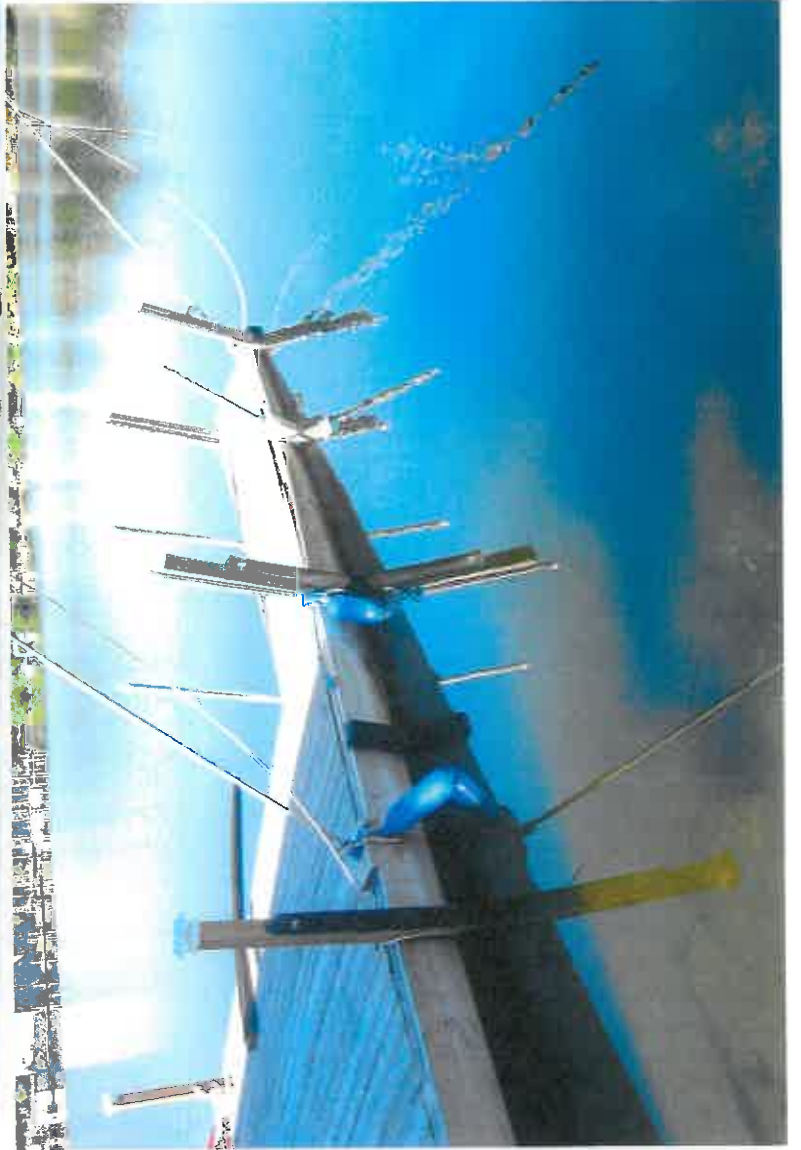
Job address: 160 EAST LAKE BOULEVARD METHOPAC NY.

This letter is in regard to the recommendation of
the EEB Board as to how to build an EW dock
and remove existing, and how to carry-in steel
beams with only hand laborers & dollies.

- 1) INSTALL FLOATING BOU. AROUND PERIMETER OF EXISTING DECK.
- 2) INSTALL TARP BELOW DOCK ON WATER WITH FLOATING EDGES.
- 3) REMOVE ALL EXISTING DECK & JOISTS.
- 4) INSTALL STEEL CHAINS TO EXISTING STEEL BEAMS.
- 5) CUT CONCRETE TO EXPOSE STEEL BEAMS + CUT ANCHORING BOLTS.
- 6) REMOVE OLD STEEL BEAMS AND CARRY THEM AWAY WITH DOLLIES.
- 7) USE DOLLIES TO ROLL STEEL BEAMS OVER WOOD PLANKS
AND SET IN SAME LOCATION AS OLD ONES.
- 8) SECURE NEW BEAMS WITH CHAINS AND TEMPORARY SUPPORTS.
- 9) INSTALL ANCHORING BOLTS WITH HELIX EPOXY CEMENT TO BEAMS.
- 10) HAND MIX 5000 LBS CONCRETE AND FILL CUT OUTS IN CONCRETE
PAD AND IN CUT-OUT IN FOUNDATION WALL.
- 11) LET CONCRETE SET FOR 4 DAYS, THEN INSTALL NEW
PT JOISTS AND INSTALL NEW COMPOSITE DECKING.
- 12) REMOVE ALL DEBRIS AND BOU'S FROM LAKE.
- 12) ALL WORK TO BE DONE BY HAND WITH
LABORERS, WOOD PLANKS, SUPPORTS, ROLLING CARTS
(DOLLIES), NO MACHINERY.

Sincerely, Americo Ferrino







Yehuda/Kirk Lake/Carmel
 54 Lillian Road, Mahopac, NY
 July 7, 2014

Rain Garden Sizing

The rain garden is proposed to treat runoff from the impervious area associated with the proposed house addition. The rain garden has been sized in accordance with section 5.3.7 of the NYSDEC Stormwater Management Design Manual, and is sized to hold the entire water quality volume (WQ_v). Sizing calculations for the rain garden are provided below.

Rain Garden Sizing Calculations

(Sized to collect runoff from addition)

Treatment Area: Roof runoff from addition (660 sf, 100% impervious)

Rain Garden Section: 12" soil (0.2 porosity), 12" drainage layer (0.4 porosity), 6" ponding

Design Storm: 3.1" of rainfall

Proposed Rain Garden Area: 64 ft²

$$WQ_v = \frac{(\text{Rainfall in inches})(0.05+0.009(\% \text{ Impervious}))(\text{Treatment Area})}{12}$$

$$WQ_v = \frac{(3.1")(0.20)(660\text{ft}^2)}{12}$$

$$WQ_v = 34.1 \text{ ft}^3$$

The rain garden is sized based upon the required volume. Rain garden sizing has been performed in accordance with section 5.3.7 of the Design Manual as follows:

$$WQ_v \leq V_{SM} + V_{DL} + (D_P \cdot A_{RG})$$

$$V_{SM} = A_{RG} \cdot D_{SM} \cdot n_{SM}$$

$$V_{DL} = A_{RG} \cdot D_{DL} \cdot n_{DL}$$

Where,

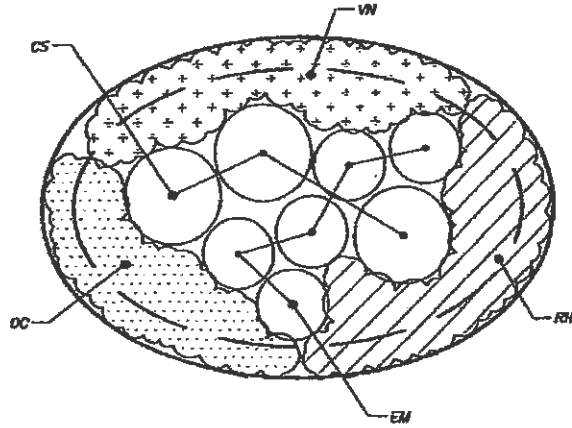
- V_{SM} = volume of the soil media (in cubic feet)
- V_{DL} = volume of the gravel drainage layer (in cubic feet)
- A_{RG} = rain garden surface area (in square feet)
- D_{SM} = depth of the soil media (1.0 foot)
- D_{DL} = depth of the drainage layer (1.0 foot)
- D_P = depth of ponding above surface (0.5 feet)
- n_{SM} = porosity of the soil media (0.2)
- n_{DL} = porosity of the drainage layer (0.4)

$$\text{Soil Volume} = (64 \text{ ft}^2)(1.0')(0.20) = 12.8 \text{ ft}^3$$

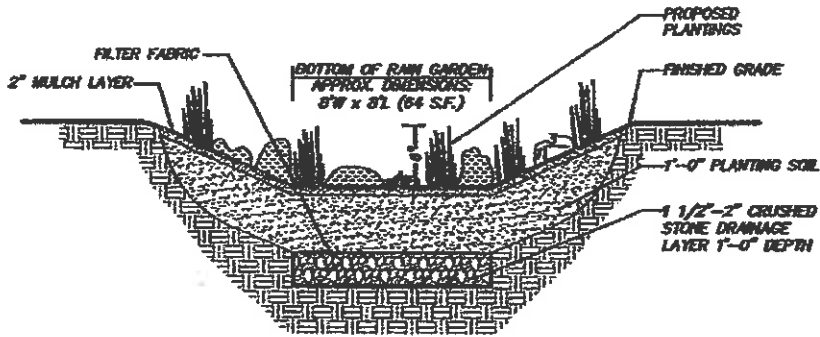
$$\text{Drainage Layer Volume} = (64 \text{ ft}^2)(1.0')(0.40) = 25.6 \text{ ft}^3$$

$$\text{Ponding Volume: } (64 \text{ ft}^2)(0.5') = 32 \text{ ft}^3$$

$$\text{Total Treatment Volume} = 12.8 \text{ ft}^3 + 25.6 \text{ ft}^3 + 32 \text{ ft}^3 = 70.4 \text{ ft}^3$$



RAIN GARDEN LANDSCAPE PLAN
(N.T.S.)



RAIN GARDEN SECTION
(N.T.S.)

NOTES:

1. PLANTING SOIL SHALL CONSIST OF THE FOLLOWING:
 - 50-70% SAND (LESS THAN 5% CLAY CONTENT)
 - 30-50% TOPSOIL WITH AN AVERAGE OF 5% ORGANIC MATERIAL
2. DEPTH OF THE PLANTING SOIL SHALL BE APPROXIMATELY 4" FROM THE BOTTOM OF THE DEEPEST ROOT BALL.

RAIN GARDEN PLANT LIST				
QNTY	KEY	BOTANICAL/Common NAME	SIZE	ROOT/SPACING
3	CS	<i>Cornus sericea</i> / Red-Osier Dogwood	18-24" HL.	½ CONT.
5	EM	<i>Eupatorium maculatum</i> / Joe-pye Weed	½ CONT.	AS SHOWN
4	OC	<i>Osmunda cinnamomea</i> / Cinnamon Fern	½ CONT.	24" ON CENTER
5	RH	<i>Redbeils Iris</i> / Black-Eyed Susan	½ CONT.	24" ON CENTER
4	WN	<i>Veronica acutobaccata</i> / Common Ironweed	½ CONT.	18" ON CENTER

RAIN GARDEN MAINTENANCE NOTES:

1. No fertilizer shall be added in Rain Garden plantings. Nutrient requirements to be met by incorporation of acceptable organic matter.
2. All plantings shall be maintained in a healthy condition at all times. Any dying, dead or diseased plants shall immediately be replaced "in kind" or with suitable substitute from the Rain Garden Plant List on this drawing based on hydrology of Rain Garden (or as may otherwise be subsequently approved by the Planning Board) by the project owner.
3. Rain Garden plantings shall be mulched in the spring and monitored for weeds and invasive species, which shall be removed as necessary.

PROJECT: **YEHUDA**
54 HILLMAN ROAD, TOWN OF CARMEL, PUTNAM COUNTY, NEW YORK
DRAWING: **RAIN GARDEN DETAIL**

PREPARED BY: **INSITE**
ENGINEERING, SURVEYING & LANDSCAPE ARCHITECTURE, P.C.
3 Corvett Place • Carmel, New York 10512
Phone (845) 225-8080 • Fax (845) 225-8717
www.insite-nyc.com

DATE: 07-02-14
SCALE: N.T.S.
PROJECT NO: 14932.100
FRAME: D-1

2014.07.14 11:58 AM 1 - 01001 201 411217

July 10, 2014

To: Environmental Conservation Board
Town of Carmel
60 McAlpin Ave
Mahopac, NY 10541

From: Chris Vennard
60 Fassitt Dr
Mahopac, NY 10541

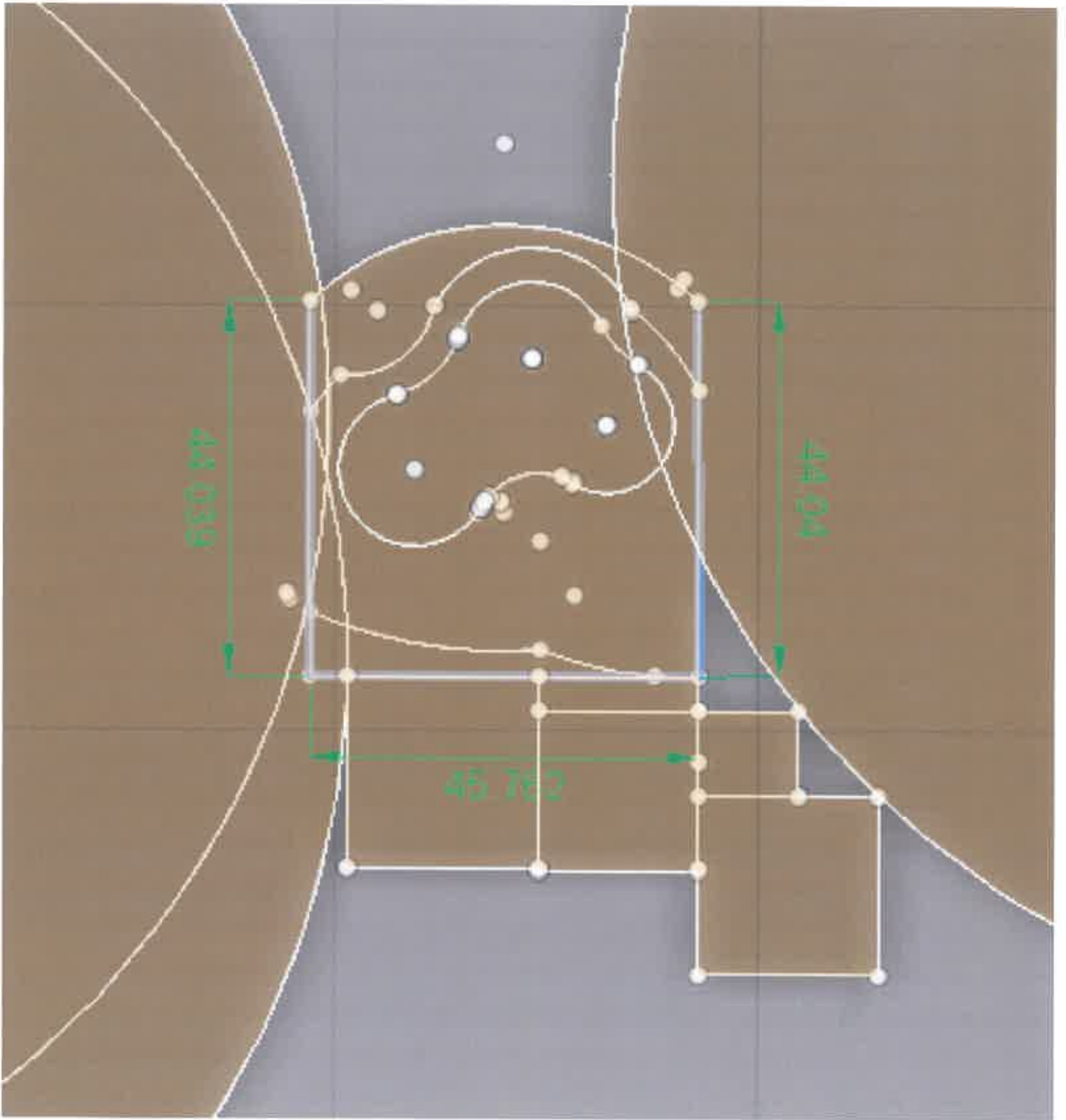
Tax Map # 86.12-1-28.2

Re: Application for Installation of Inground Swimming Pool

The following is the project plan for the installation of an inground swimming pool at 60 Fassitt Dr, Mahopac, NY 10541.

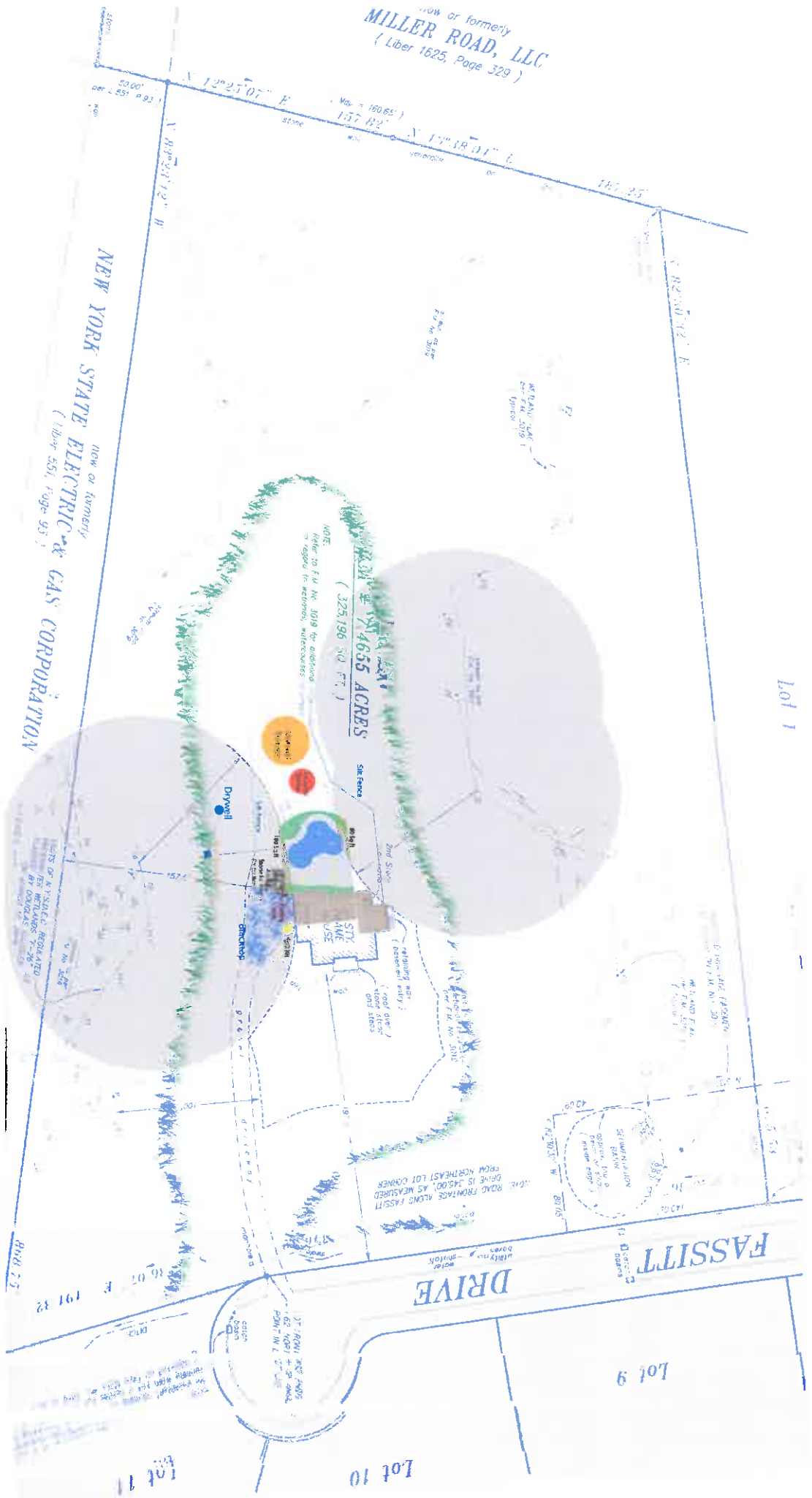
- The majority of the pool and concrete area will be located on non-protected areas of the property. It is estimated that ~180 Sqft of buffer area will be disturbed for the installation of the pool. The actual disturbance will be smaller, as the ~180 includes any area covered by an aluminum fence that will be installed at the end.
- Silt fencing will be erected as per diagram.
- Excavator will arrive and be stored in a non-buffer area near the construction location of Fassitt Dr
- Excavator will enter property through stabilized construction entrance at the end of driveway at 60 Fassitt Dr.
- Fueling area and spill kit will be on the blacktopped area of the driveway
- Excavation will begin per plans to remove material for pool outline and overexcavation of 3ft for structure of pool walls.
- Material will be held temporarily outside of wetland buffer area.
- Pool dimensions are 18'x 37' x 29' and will be dug to 8ft in deep end and 4 ft in shallow end.
- Steel panels will be erected to form the outline of the pool perimeter.
- Steel Panels and other construction materials will be stored in garage until needed.
- Steel bracing will be attached to steel panels and anchored with concrete.
- Concrete truck will enter through stabilized construction entrance at the end of driveway at 60 Fassitt Dr.
- Concrete truck will position itself in the driveway of 60 Fassitt Dr and pour via extensions to the perimeter of pool.
- Concrete will be poured from same vantage point to inside of pool to form the bottom of the pool.
- PVC piping and electric will be installed in the overexcavation area.
- A 45' trench will be dug to run PVC and electric to the site of the pool equipment.
- A drywell will be installed for purposes of backfilling pool water.
- Upon curing of concrete, excavator will be used to backfill the exterior of the pool. Additional material will be graded outside of wetland buffer area.
- Upon settling of backfilled area, additional concrete will be poured to form the concrete patio.
- Upon curing of concrete, the liner will be installed and pool will be filled with water.
- Filtration system will be initiated upon completion of pool filling.
- After concrete is cured, an aluminum fence will be installed per code.





now or formerly
MILLER ROAD, LLC
(Liber 1625, Page 329)

now or formerly
NEW YORK STATE ELECTRIC & GAS CORPORATION
(Liber 551, Page 93)



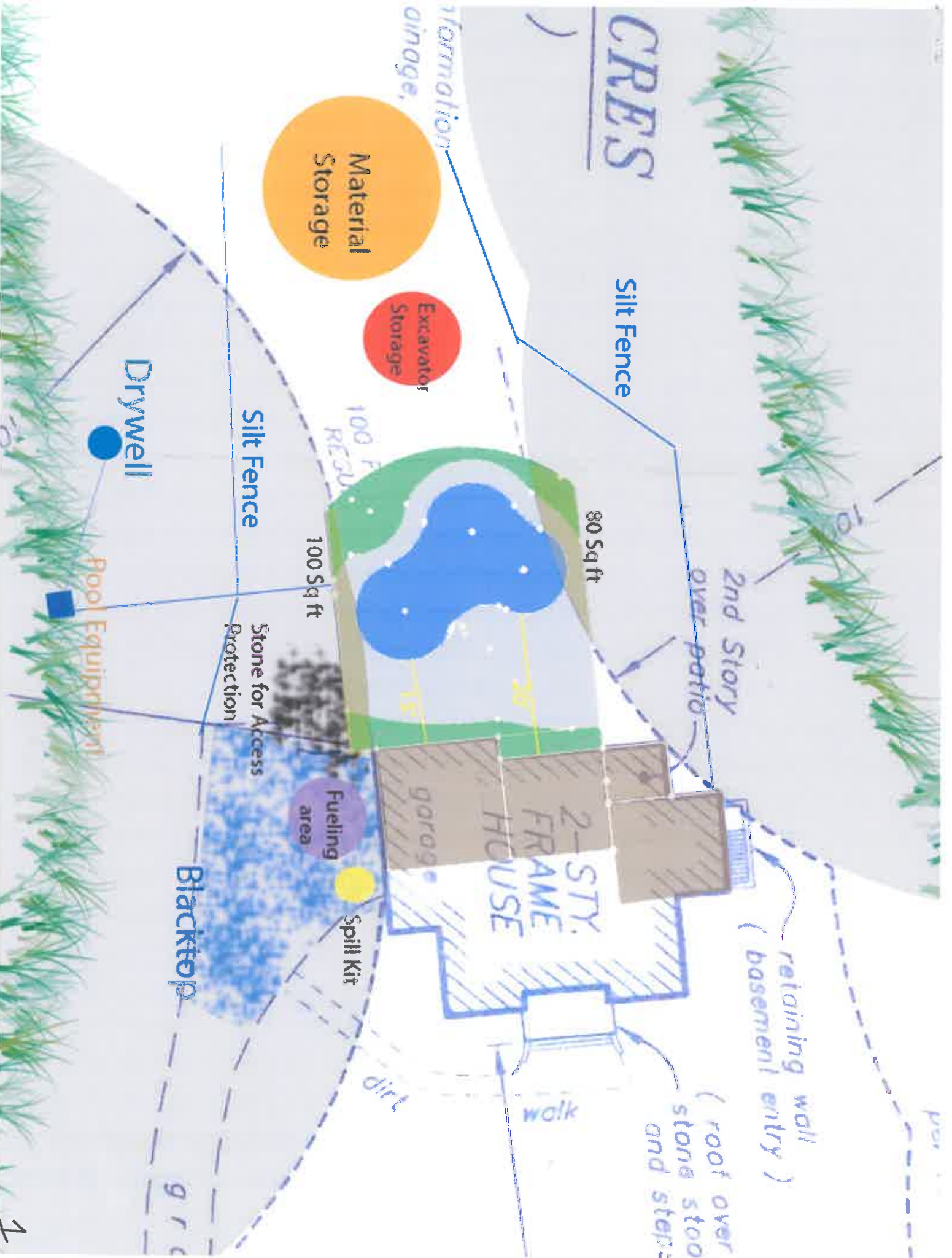
Lot 1

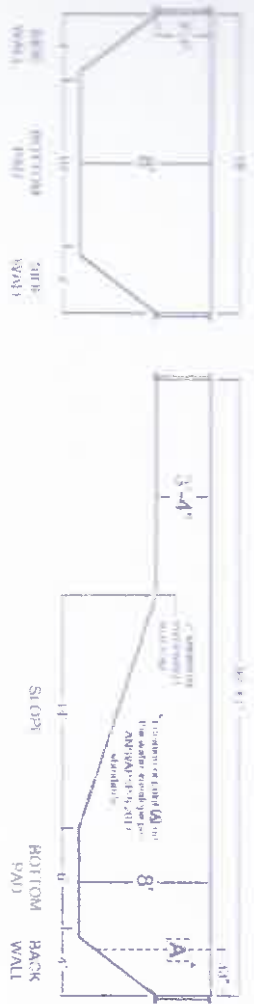
FASSITT DRIVE

Lot 9

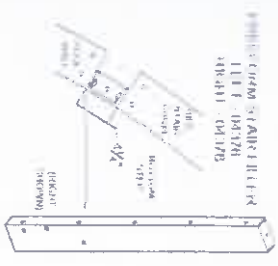
Lot 10

Lot 11

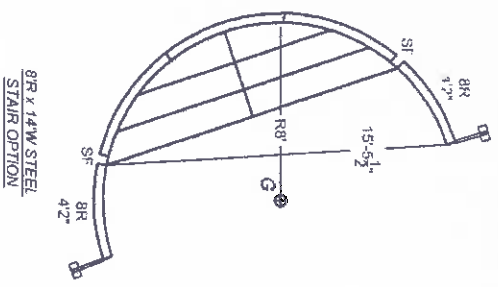




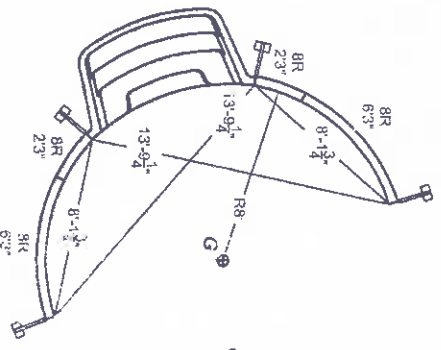
ALL DIMENSIONS ARE FINISH DIMENSIONS



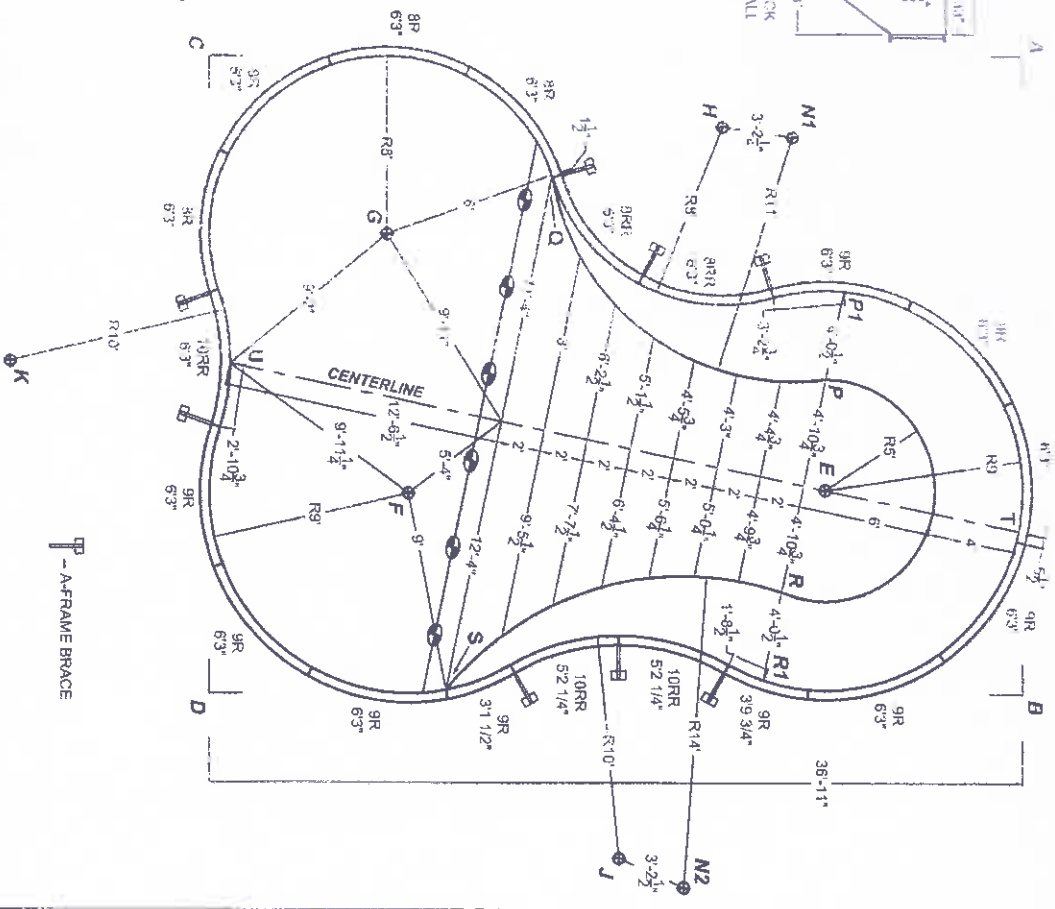
SF-FREE FORM STAIR FILLER



9R x 14W STEEL STAIR OPTION



8' RADIUS PLASTIC STEP OPTION



P - A-FRAME BRACE

Volume: 22100 gal / 83650 L / Perimeter: 111' - 7" / 34.01 m / Surface Area: 729.26 ft² / 67.73 m² / Liner Sq. Ft.: 835 1667 / 114

FROM	TO:
E	25'-4 3/4"
F	8'
G	10'-0 1/2"
H	22'-5 1/2"
J	24'-0 1/2"
K	8'
W	22'-6 1/2"
X	23'-5 1/4"
Y	15'-2"
Z	15'-4 3/4"

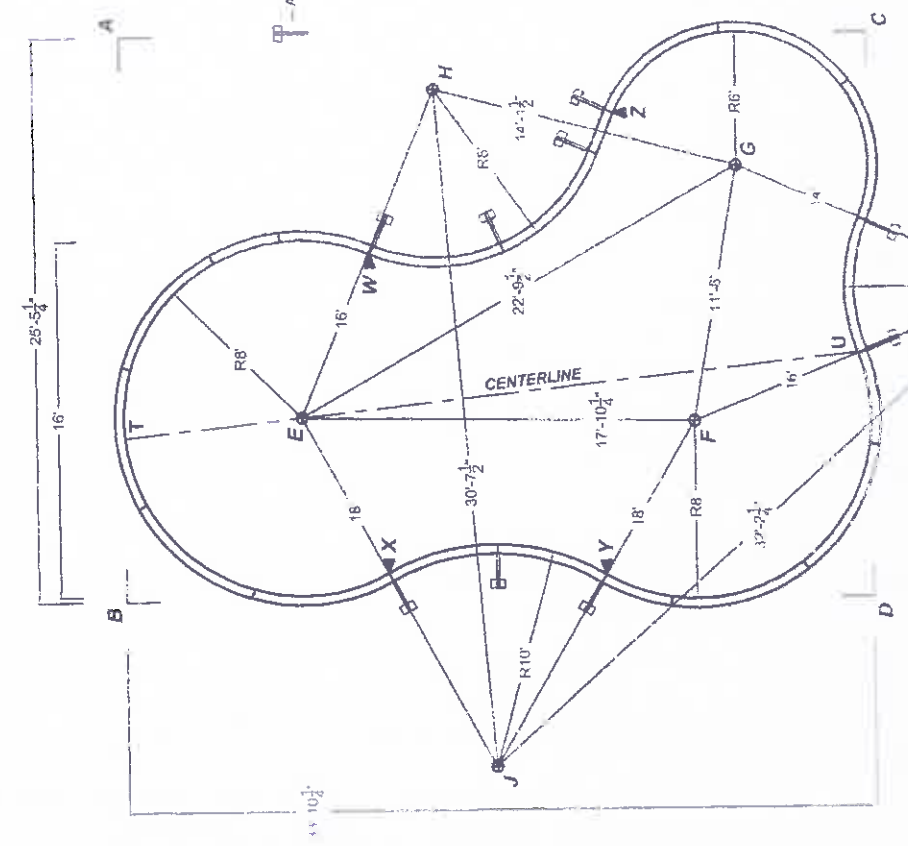
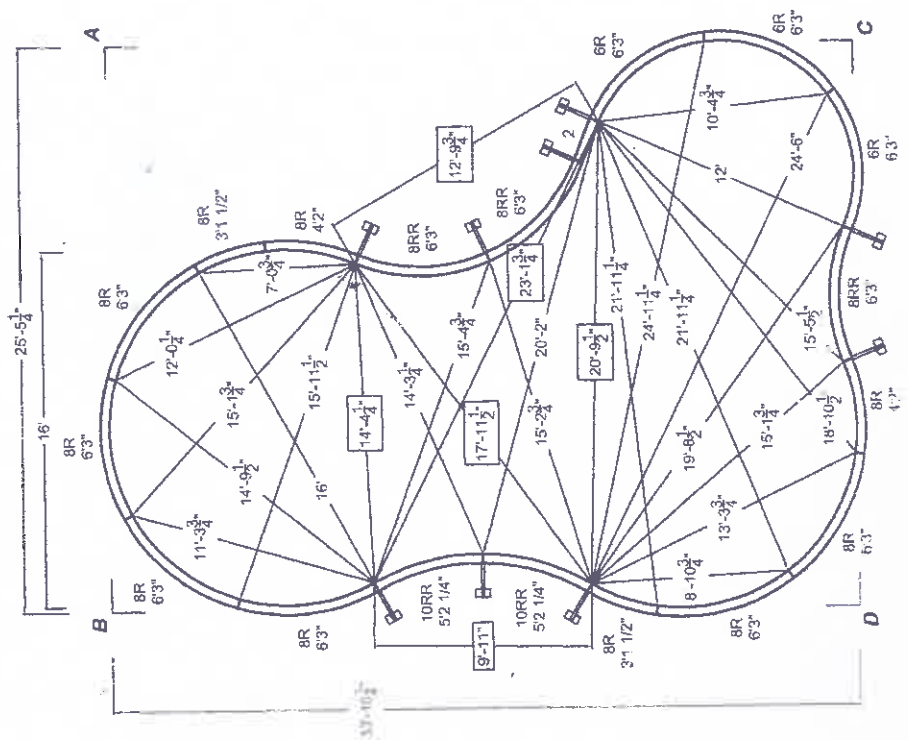
FROM	TO:
E	25'-4 3/4"
F	8'
G	10'-0 1/2"
H	22'-5 1/2"
J	24'-0 1/2"
K	8'
W	22'-6 1/2"
X	23'-5 1/4"
Y	15'-2"
Z	15'-4 3/4"

FROM	TO:
E	27'-1 1/4"
F	11'-3 3/4"
G	20'-4 3/4"
H	30'-3 1/2"
J	22'-4"
K	41'-2"
W	13'-0"
X	13'-3 3/4"
Y	22'-2 1/2"
Z	24'-3 3/4"

FROM	TO:
E	31'-0 1/4"
F	19'-2"
G	8'-5 1/4"
H	19'-9 3/4"
J	37'-1 1/2"
K	13'-4 1/2"
W	24'-8 1/4"
X	32'-8"
Y	27'-1 3/4"
Z	12'-0 1/4"

FROM	TO:
E	11'-5 3/4"
F	27'-0 1/2"
G	33'-1 1/2"
H	27'
J	18'-3 3/4"
K	43'
W	19'-2"
X	11'-11"
Y	21'-9 1/2"
Z	31'-3"

FROM	TO:
E	18'-11 3/4"
F	31'-2 1/2"
G	28'-5 3/4"
H	14'-4 3/4"
J	36'-11 1/2"
K	42'-3 3/4"
W	14'-11"
X	26'-11 1/2"
Y	32'-8 1/4"
Z	22'-7 3/4"





Stefan Karlson
75 Fields Lane
Brewster, NY 10509
Tel 845 940 0555
914 242 7110
203 244 5254
Fax 845 940 0550
Stefan@arborscape.com
www.arborscape.com

Town of Carmel
Environmental Conservation Board
60 McAlpin Ave
Mahopac, NY 10541

July 10, 2014

Re: Chang Project 26 Fredrick St.

Dear Chairman Stone and Board Members,

We appreciated the opportunity to present the Chang Project at 26 Fredrick Street at your May 1, 2014 meeting. The meeting was very helpful and gave us direction on moving the project forward. Since the May 1 meeting we have addressed your concerns, followed your recommendations and have been in contact with Town Engineer Franzetti. In addition we have revised drawings and are moving towards producing a final project plan set.

I would like to summarize our response to your comments per your minutes as well as address comments raised in Mr. Franzetti latest memo dated July 2, 2014. I will address your comments in order of the recorded minutes and address Mr. Franzetti's comments in the latter section.

Response to the Environment Conservation Board Comments/ Concerns from May 1, 2014 meeting.

1. Originally we proposed a new driveway configuration and parking area. At this time we will use the existing driveway accessing the home site and add a gravel parking area. The parking area will facilitate parking as well as providing an ability to turn around below the driveway grade. The gravel parking area is approximately 30' wide by 40' deep.
2. We have provided a letter from the Putnam County Board of Health approving the existing septic to be reused for the proposed reconstruction of a 3 bedroom house. Letter dated 2-25-14, prepared by Joseph S. Paravati, P.E. PCHD.
3. We were asked to provide a tree survey, prepared by a NYS Certified Arborist that identified the trees on the site, their condition and if they were to be removed. This information was prepared by Certified Arborist Stefan Karlson, NY 0332 A and is listed on the drawings on page LP 1. There are approximately 57 trees on the lower portion of the property and we are proposing to review 8.

4. The Rain Garden calculations have been amended to reflect only current needs to handle storm water from the roof run off. At this time the drive and parking area will be gravel and will not need any additional storm water collection devices. All details and calculations are listed on LP 2.
5. Our area of disturbance will be less than 5,000 square feet and is 4,871 square feet. A table of coverage and disturbance is listed and illustrated on LP 1.
6. The silt fence on the project has been amended and increased to meet current codes. This detail is on LP 1 and LP 3.
7. A test pit was hand dug. The test hole indicated that ground water was possibly found between 10-21" below the soil level. As a response to the suspected high water table, the rain garden will be increased and reconfigured to keep a 3' separation between the bottom of the rain garden and suspected ground water level.
8. A spill kit note and refueling note has been added to plan and can be found on LP 1.
9. We have met with the Town Engineer and are addressing his comments. These will be addressed specifically below.
10. Hardscape coverage tabulation has been provided on LP 1. The table shows the hardscape coverage will be increased from 1,161 square feet to 1,728 square feet.

Response to the Mr. Franzetti Town Engineer Comments/ Concerns from July 2, 2014 Memo and July 7, 2014 meeting.

- **Our response follows the same numerical order as Mr. Franzetti's comments.**
1. There is a discrepancy with site area and property lines. Our submitted drawings are not consistent with the provided survey. The confusion stems from the Chang's owning 3 contiguous lots. They have not been conjoined and or a lot line change has not taken place. They remain as 3 separate lots. The Tax ID # are as follows: 64.19-1-54, 64.19-1-57 and 64.19-1-58. The bulk of the work has been revised to only take place on 64.19-1-58. There will be some planting performed on 64.19-1-57.
 2. Additional information has been requested to define all easements on the property and what type of easements they are. This information is being compiled by Baxter Land Surveying and will be submitted in its entirety. All proposed work has been removed from the easements on the property.
 3. The survey information has been placed on the new site plan that is being submitted.
 4. A location plan was added to the site plan.
 5. Baxter Surveying will correct their survey to correctly identify West Lake Boulevard rather than Lake Boulevard.
 6. The First floor elevation are on LP 2 and will be more prominently identified.
 7. Construction Sequence Note 8 will be edited to reflect only the parking area work as opposed to the driveway work.
 8. A more detailed and readable grading plan will be provided with the newly submitted plan. This will show work for the parking area, features around the house, rain garden and other landscape work.

9. At this time no further work will be required on Note 9 per Mr. Franzetti.
10. It was agreed upon our parking area will serve as the requested turn around for the driveway.
11. The proposed generator has been moved on to the lot of 64.19-1-58. The garbage enclosure had been eliminated at this time.
12. The proposed rain garden has been pulled out of the 12' wide easement and into the actual property. As mentioned earlier the rain garden has been reconfigured as requested.
13. A more clearly defined detail for the Construction Entrance has been added to the site plan details on LP 3
14. All re-grading work will be reflected on our submitted grading plan.
15. Orange construction fencing has been added to the drawings.
16. The Rain Garden has redesigned to meet the new requirements of a 90% rainfall to 1.3 inches as opposed to our previously submitted 1.1 inch calculation. The rain garden has been raised above the suspected ground water levels to give us a 3' separation as per NYS Code. The Rain garden has been reconfigured to meet its adjust location and site conditions.
17. The architect Michael Piccirilo will be meeting with the Building Inspector to review any additional concerns.
18. We are in front of the Environmental Conservation Board on July 10, 2104.
19. The water course that is off the western Chang property line but on the adjacent property has been field located on our latest site plan.
20. The test hole has been hand pumped to remove water that had accumulated between digging and viewing. A more accurate picture revealed ground water between 10-21" below the soil level.
21. The existing deck in the 12' right of way that is on the survey is to be removed. It is on the current survey. It is noted for removal on our site plan as well as the submitted architectural plans.

I hope the following memorandum addresses the Board's and Town Engineer's concern. We look forward to continuing the process and moving the Chang Project forward. If you should have any further questions please do not hesitate to contact me.

Sincerely,

Stefan Karlson



June 26, 2014

Stefan Karlson
Arborscape
75 Fields Lane
Brewster, NY 10509

Emily Lloyd
Commissioner

re: Chang Residence
26 Frederick Street; (T) Carmel; Tax Map #64.19-1-58
DEP Log #2014-AM-0334-OT.1

Paul V. Rush, P.E.
Deputy Commissioner
Bureau of Water Supply
prush@dep.nyc.gov

Dear Mr. Karlson:

Thank you for sending the drawings for the proposed improvements to the existing residence at the above referenced address. The drawings, prepared by Arborscape, Inc. and received by DEP on June 18, 2014, included:

465 Columbus Avenue
Valhalla, New York 10595

T: (845) 340-7800
F: (845) 334-7175

1. Drawing No. S-1, titled *Existing Conditions Plan: Chang Residence*, last revised 6/17/14
2. Drawing No. LP-1, titled *Site Layout Plan: Chang Residence*, last revised 6/17/14;
3. Drawing No. LP-2, titled *Site Planting Plan: Chang Residence*, last revised 6/17/14; and
4. Drawing No. LP-3, titled *Details Plan: Chang Residence*, last revised 5/12/14

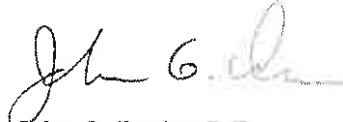
Based on the documents listed above, our June 5th meeting, and on Section 18-39 of the *Rules and Regulations for the Protection from Contamination, Degradation and Pollution of the New York City Water Supply and Its Sources* (Watershed Regulations), the project requires no stormwater-related approvals from DEP.

Please note that construction activities could cause a substantial visible contrast to receiving waters, which is a water quality violation under

Environmental Conservation Law. In order to ensure the protection of water supply resources during construction, DEP recommends that appropriate erosion control measures and construction techniques be implemented during construction.

Please contact the undersigned at 914-742-2025 or jdrake@dep.nyc.gov if you have any questions.

Sincerely,

A handwritten signature in black ink, appearing to read "John G. Drake". The signature is fluid and cursive, with the first name "John" being the most prominent.

John G. Drake, P.E.

Civil Engineer

Stormwater Programs EOH

xc: (T) Carmel Planning Board
(T) Carmel Building Department
(T) Carmel ECB

ALLEN BEALS, M.D., J.D.
Commissioner of Health



MARYELLEN ODELL
County Executive

ROBERT MORRIS, P.E., MPH
Director of Environmental Health

DEPARTMENT OF HEALTH

1 Geneva Road, Brewster, New York 10509

Phone # (845) 808-1390 Fax # (845) 278-7921

February 25, 2014

Michael Piccirillo, R.A.
962 East Main Street
Shrub Oak, NY 10588

Re: Addition -- Approval - Chang
No Increase in Number of Bedrooms
26 Frederick Street
(T) Carmel, T.M. 64.19-1-58

Dear Mr. Chang:

This Department has received and reviewed the plans for the proposed addition to the above mentioned residence. The proposal for the addition has been approved as per plans bearing the approval stamp from this Department dated February 25, 2014. The addition is approved with the following conditions:

1. The total number of bedrooms must remain at three without prior approval by this Department.
2. The area of the existing sewage disposal system and its expansion area must be maintained.
3. All plumbing fixtures must be updated with water saving devices, i.e., new low flush toilets, restrictors for shower heads and faucets, etc . . .
4. The approval is for the modifications only and does not validate any construction shown as existing that has not obtained proper approvals from other agencies having jurisdiction.
5. This approval is valid for two (2) years and expires on February 25, 2016.

Any permits or variances required under the jurisdiction of the Town of Carmel are the responsibility of the applicant.

If you have any questions, please contact me at (845) 808-1390 ext. 43157.

Respectfully,

A handwritten signature in dark ink, appearing to read "Joseph S. Paravati, Jr.", is written over a faint, larger version of the same signature.

Joseph S. Paravati, Jr., P.E.
Assistant Public Health Engineer

JSP:cw
cc: BI (T) Carmel

«AddressBlock»

Carmel Town Hall
60 McAlpin
Avenue □ Mahopac
New York ,10541 □
845 628-1500

E-Mail: «AddressBlock»

To: Carmel ECB
Re: Bond Return
Date: July 8, 2014
From: David J Klotzle

Oak Leaf Development – 30 Oslo Row – TM – 55.14-1-23

A site inspection of the plantings was done and a full return of the bond can be returned at this.

