

ROBERT LAGA  
*Chairman*

NICHOLAS FANNIN  
*Vice Chairman*

RICHARD FRANZETTI, P.E.  
*Wetland Inspector*

ROSE TROMBETTA  
*Secretary*

**TOWN OF CARMEL**  
**ENVIRONMENTAL CONSERVATION BOARD**



60 McAlpin Avenue  
Mahopac, New York 10541  
Tel. (845) 628-1500 - Ext. 190  
[www.ci.carmel.ny.us](http://www.ci.carmel.ny.us)

**BOARD MEMBERS**

Edward Barnett  
Anthony Federice  
Nicole Sedran

**ENVIRONMENTAL CONSERVATION BOARD AGENDA**

**APRIL 15, 2021 – 7:30 P.M.**

**SUBMISSION OF AN APPLICATION OR LETTER OF PERMISSION**

<b><u>APPLICANT</u></b>	<b><u>ADDRESS</u></b>	<b><u>TAX MAP #</u></b>	<b><u>COMMENTS</u></b>
1. Jelenek, Brian	5-9 Tamarack Road	75.8-2-5	Install Floating Dock
2. House of Prayer & Worship	361 Hill Street	64.6-1-14	Parking Lot & Drill Well

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Anthony Federico

**APPLICATION FOR WETLAND PERMIT OR LETTER OF PERMISSION**

Name of Applicant: Brian Jelenak

Address of Applicant: 5 Tamarack Rd Email:

Telephone#  Name and Address of Owner if different from Applicant:

Property Address: 5 Tamarack Rd Tax Map # 75.8-2-5

Agency Submitting Application if Applicable:

Location of Wetland: Mahopac NY

Size of Work Section & Specific Location: 6' of shoreline

Will Project Utilize State Owned Lands? If Yes, Specify: No

Type and extent of work (feet of new channel, yards of material to be removed, draining, dredging, filling, etc). A brief description of the regulated activity (attach supporting details).

Installation of floating dock on Lake Mahopac

Proposed Start Date: 5/18/21 Anticipated Completion Date: 5/21/21 Fee Paid \$

**CERTIFICATION**

I hereby affirm under penalty of perjury that information provided on this form is true to the best of my knowledge and belief, false statements made herein are punishable as a Class A misdemeanor pursuant to Section 210.45 of the Penal Law. As a condition to the issuance of a permit, the applicant accepts full legal responsibility for all damage, direct or indirect, or whatever nature, and by whomever suffered, arising out of the project described here-in and agrees to indemnify and save harmless the Town of Carmel from suits, actions, damages and costs of every name and description resulting from the said project.

Brian Jelenak  
SIGNATURE

4/12/21  
DATE

**Short Environmental Assessment Form**  
**Part I - Project Information**

Instructions for Completing

Part I - Project Information. The applicant or project sponsor is responsible for the completion of Part I. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part I based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part I. You may also provide any additional information which you believe will be needed by or useful to the lead agency, attach additional pages as necessary to supplement any item.

<b>Part I - Project and Sponsor Information</b>			
Name of Action or Project <i>Installation of Floating Dock</i>			
Project Location (describe, and attach a location map) <i>5 Tamarack Rd Mahopac NY 10541</i>			
Brief Description of Proposed Action: <i>Installation of floating dock off existing concrete block into lake</i>			
Name of Applicant or Sponsor: <i>Brian Jelenek</i>		Telephone: <i>845-238-1111</i>	E-Mail: <i>brian.jelenek@tamarack.com</i>
Address <i>5 Tamarack Rd</i>			
City/PO: <i>Mahopac</i>	State: <i>NY</i>	Zip Code: <i>10541</i>	
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.		NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval.		NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		<i>0.008</i> acres	
b. Total acreage to be physically disturbed?		<i>—</i> acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		<i>1.3</i> acres	
4. Check all land uses that occur on, are adjoining or near the proposed action			
5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (Specify)			
<input type="checkbox"/> Parkland			

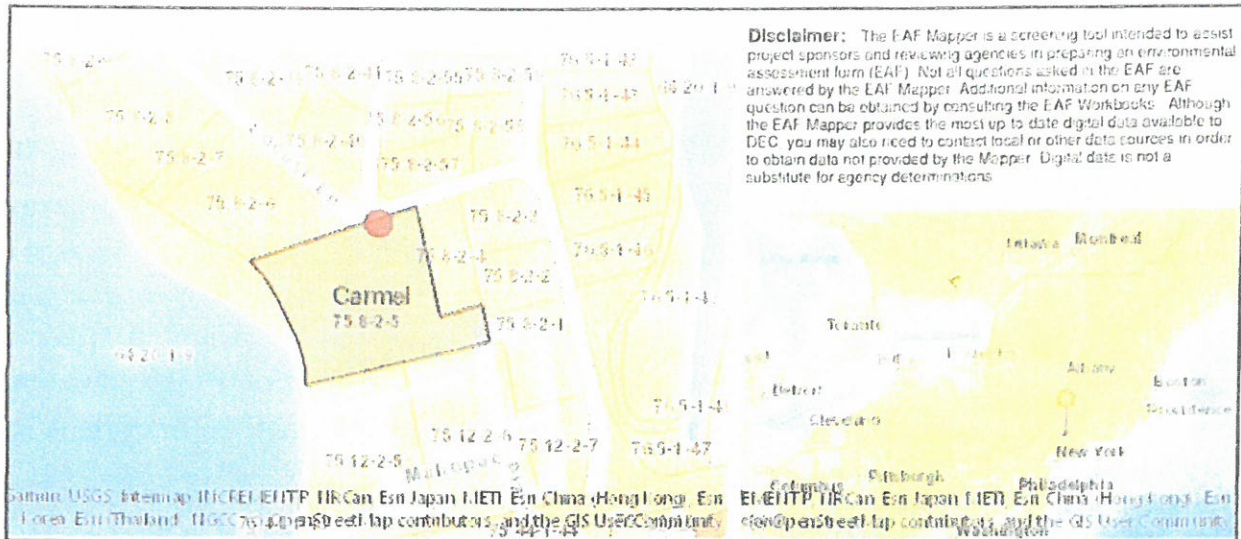
5	Is the proposed action	NO	YES	N/A
	a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6.	Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
		<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7	Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?	NO	YES	
	If Yes, identify _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8	a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
		<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	b. Are public transportation services available at or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9	Does the proposed action meet or exceed the state energy code requirements?	NO	YES	
	If the proposed action will exceed requirements, describe design features and technologies _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10	Will the proposed action connect to an existing public/private water supply?	NO	YES	
	If No, describe method for providing potable water _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
11	Will the proposed action connect to existing wastewater utilities?	NO	YES	
	If No, describe method for providing wastewater treatment _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12	a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	NO	YES	
		<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
13	a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
		<input type="checkbox"/>	<input checked="" type="checkbox"/>	
	b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
	If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres _____ <i>Lake Mahopac. Full size of dock = 325 sq ft</i>			

14 Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply.		
<input checked="" type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input type="checkbox"/> Suburban		
15 Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
Northern Long eared Bat	<input type="checkbox"/>	<input checked="" type="checkbox"/>
16 Is the project site located in the 100-year flood plan?	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
17 Will the proposed action create storm water discharge, either from point or non-point sources?	NO	YES
If Yes,	<input checked="" type="checkbox"/>	<input type="checkbox"/>
a Will storm water discharges flow to adjacent properties?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	<input type="checkbox"/>	<input type="checkbox"/>
If Yes, briefly describe: _____ _____		
18 Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)?	NO	YES
If Yes, explain the purpose and size of the impoundment: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19 Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?	NO	YES
If Yes, describe: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20 Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?	NO	YES
If Yes, describe: _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<b>I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</b>		
Applicant/sponsor name: <u>Brian Telenek</u> Date: <u>4/12/21</u>		
Signature: <u><i>Brian Telenek</i></u> Title: <u>OWNER</u>		

**PRINT FORM**

# EAF Mapper Summary Report

Monday, April 12, 2021 2:10 PM



Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	Yes
Part 1 / Question 15 [Threatened or Endangered Animal - Name]	Northern Long-eared Bat
Part 1 / Question 16 [100 Year Flood Plain]	Yes
Part 1 / Question 20 [Remediation Site]	Yes

# Town of Carmel ECB Proposal

## Proposal for 5 Tamarack Road

April 12, 2021

Brian Jelenek, 5 Tamarack Road

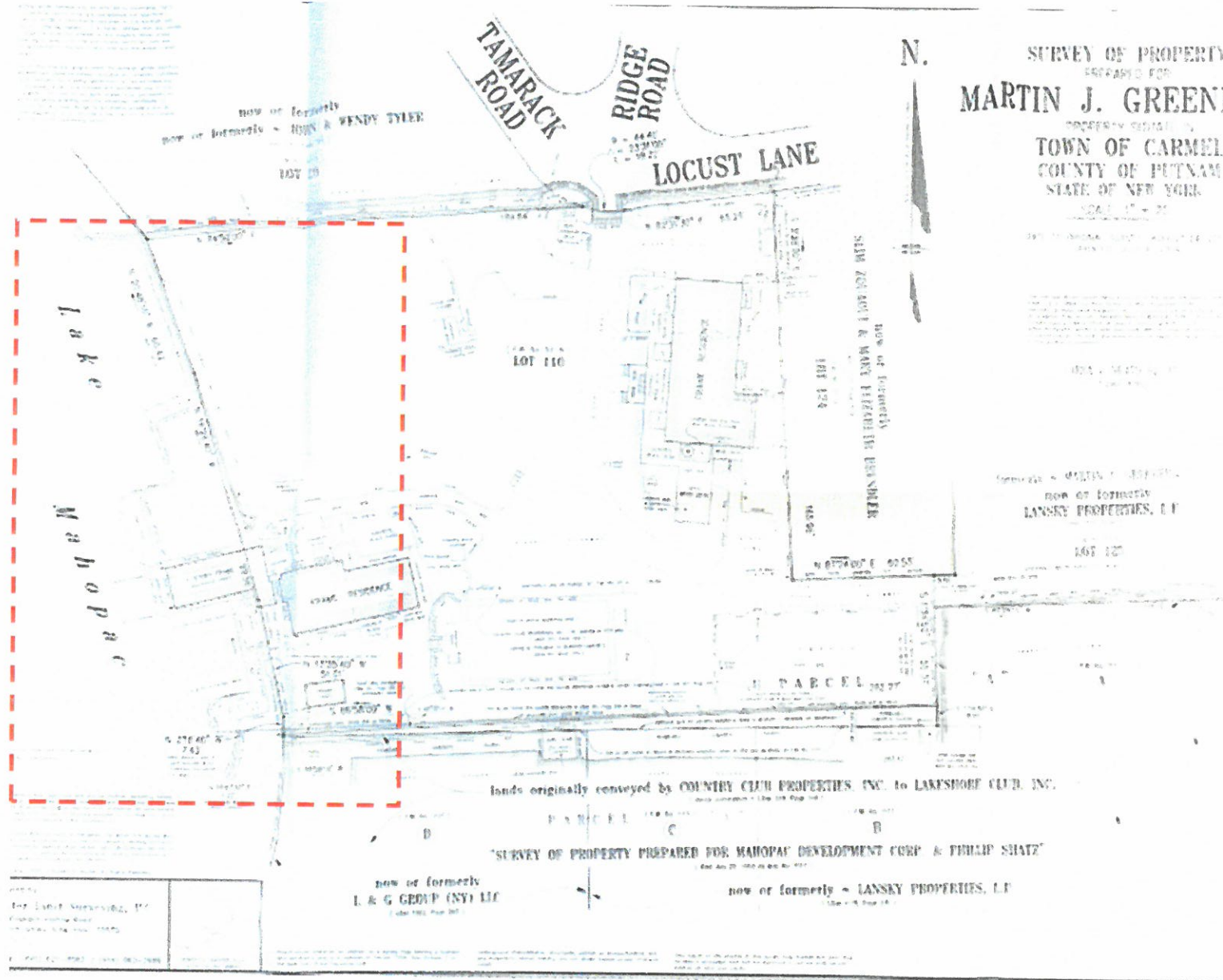
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# Background and executive summary for the proposal

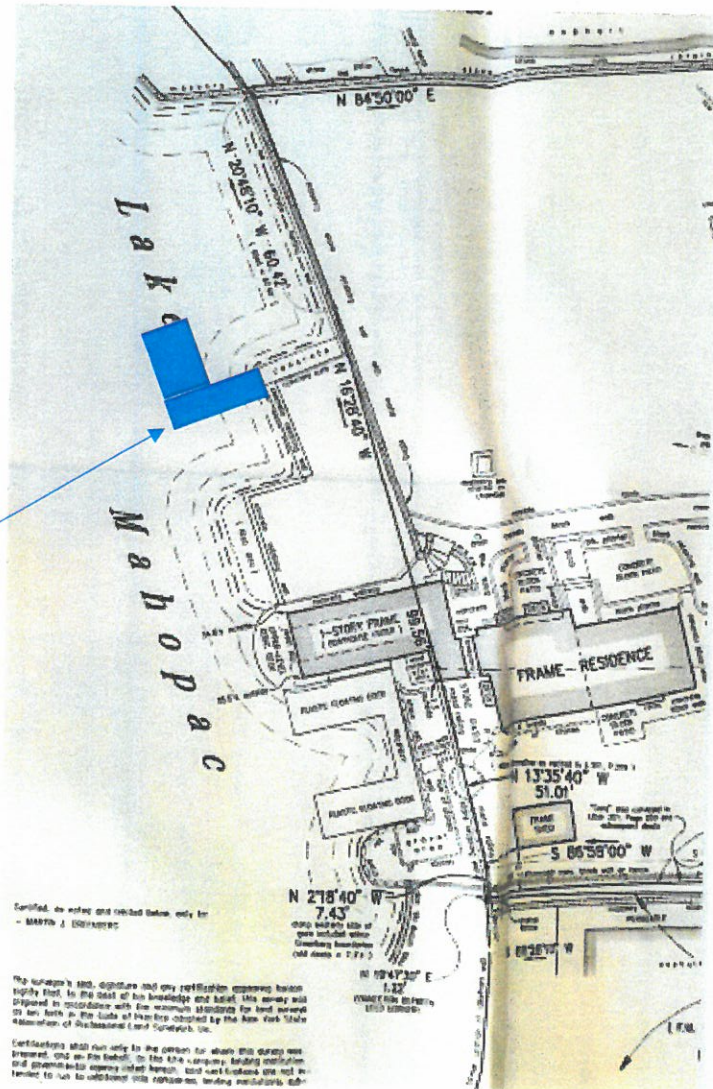
- We recently acquired the property at 5-9 Tamarack Road from Marty Greenberg in August 2020. We are requesting a Letter of Permission to install a floating dock on our shortline.
- We are proposing the construction and deployment of a 25' long floating dock to be placed on a piece of shoreline that we wholly own. There are no neighbors for at least 60' from the farthest edge of the proposed dock
- There is an existing concrete bulkhead that will hold the dock in place, and therefore there is little construction that needs to occur at the lakefront other than assembly and installation of bracket affixing dock to the concrete bulkhead
  - Construction of custom pieces will occur on opposite side of property by main house, and will be brought in pieces to the lake for assembly
- The dock will be used primarily for fishing and quiet enjoyment of the lake, but will also be used as Handicapped access to a pontoon boat that is stored elsewhere for an Handicapped family member. There will be no boat permanently moored to this structure



# Full survey of Property



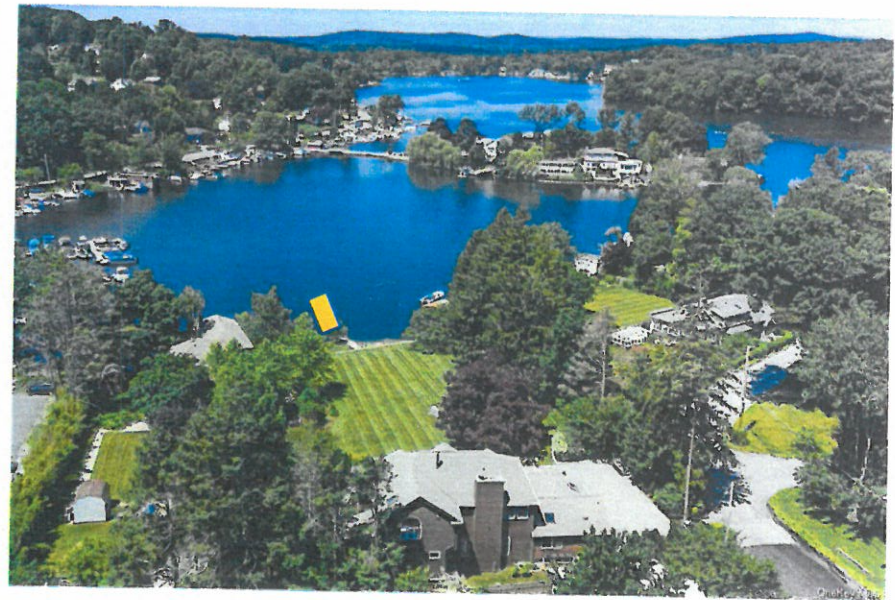
# Expanded view of area in question with dock drawn



Dock to extend 25'  
from shoreline

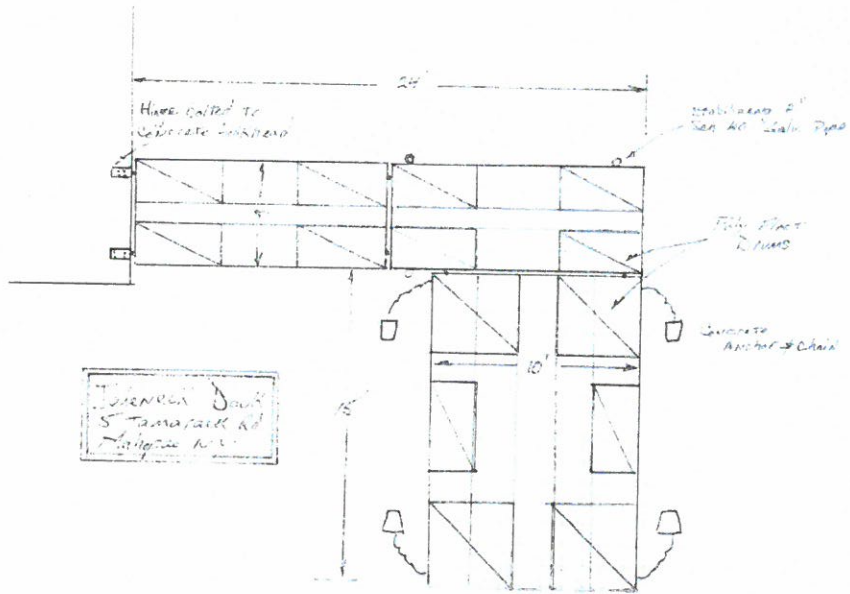
# View of existing property, with location of dock noted

Not draw to scale, for conceptual purposes only

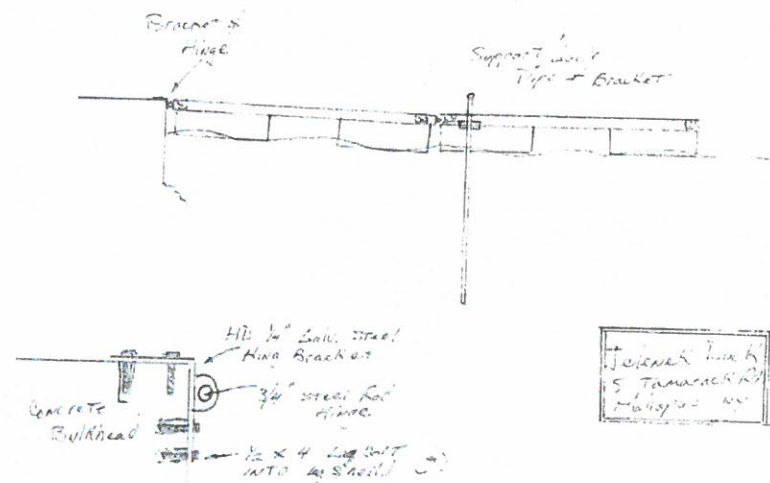


# Drawings of proposed floating dock

## Bird's eye view



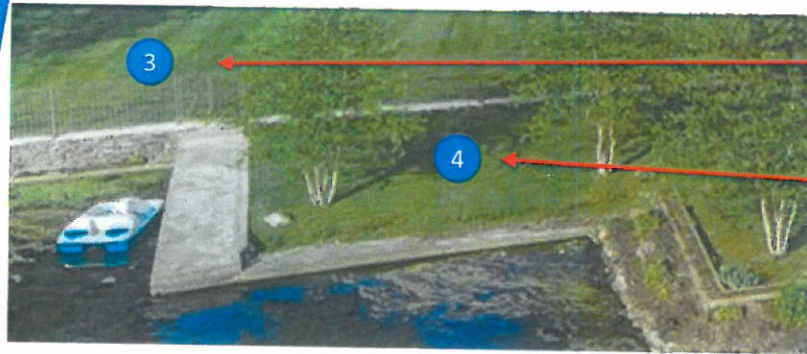
## Connection to existing Concrete bulkhead



# Construction map and plan on existing property



- 1 All custom cutting, materials delivery and fitting will be done in the parking area, ~180' from lakefront
- 2 Assembly-ready pieces will be transported to lakefront using handtruck or equivalent



- 3 Pieces must be small enough to be carried manually through permanent iron gate before assembly
- 4 Assembly using screws and nails on precut pieces in area close to final destination.



April 13, 2021

Robert Laga, P.E. Chairman & Members of the ECB Board  
Town of Carmel  
60 McAlpin Avenue  
Mahopac, NY 10541

RE: House of Prayer and Worship  
365 Hill Street  
Mahopac, NY 10541  
TM #: 64.06-1-14

Dear Mr. Laga and Members of the Board,

Please note the following:

1. The construction of a bathroom and office at the rear of the church has been eliminated. The handicap ramp is located outside of the buffer area.
2. We have changed the paving to Pervious Pavers.
3. We are waiting for the Planning Board to schedule the Public Hearing.
4. We have selected Beal and Sons to drill the well. We expect the signed contract shortly. The Well is located outside the buffer area.
5. We are in the process of getting bids for the installation of the holding tank. The holding tank is located outside the buffer area.
6. We will forward you the contract for the holding tank as soon as it is completed.
7. The NYC DEP has approved the installation of a holding tank as per the attached memo.
8. The NYC DEP has indicated that since we are installing Pervious Pavers and the handicap ramp, the well and the holding tank are outside the buffer area we will not have to prepare a SWPPP.
9. The Board of Health has been notified that the NYC DEP approves the holding tank and will therefore issue the Well Permit.

Since the following three items i.e. the handicap ramp, the well, and the holding tank are located outside the buffer area, I respectfully request a Letter of Permission.

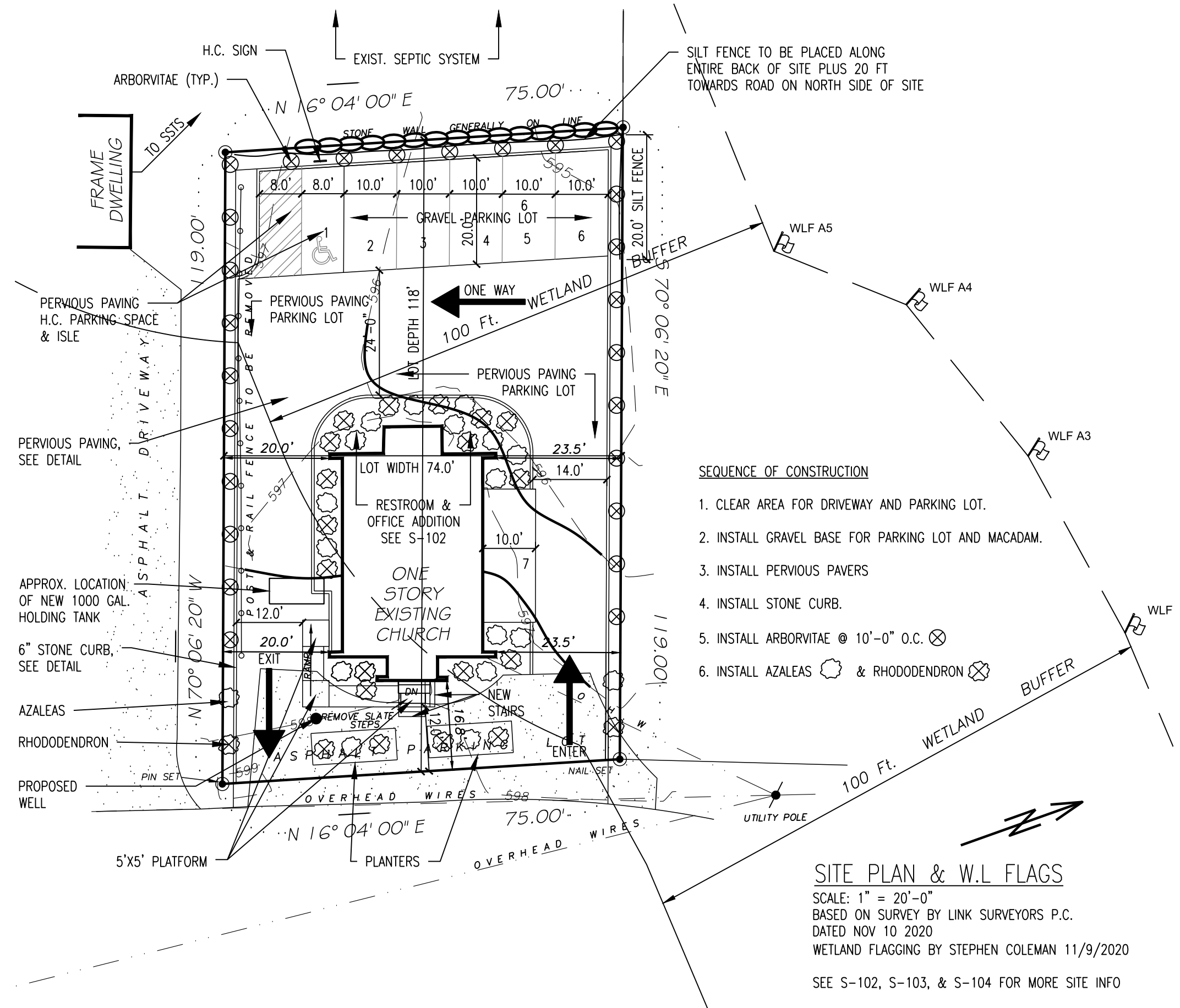
If you have any questions, please do not hesitate to contact me.

Very truly yours,

Joel Greenberg, AIA, NACRB

Two Muscoot Road North  
Mahopac, New York 10541  
P: (845) 628-6613 F: (845) 628-2807  
Email: [joel.greenberg@arch-visions.com](mailto:joel.greenberg@arch-visions.com)  
[www.arch-visions.com](http://www.arch-visions.com)





**PROPERTIES WITHIN 500 FT**

53.18-1-5 Bruce L Daul 145 Mexico Ln Mahopac, NY 10541	64.6-1-48 Matthew J Fallon 16 Stocum Ave Mahopac, NY 10541	64.6-1-49 Frank Servidio 350 Hill St Mahopac, NY 10541
64.6-1-11 Patrick Higgins 353 Hill St Mahopac, NY 10541	64.6-1-12 Federico Perruzza 359 Hill St Mahopac, NY 10541	64.6-1-13 Mark D Hanson 363 Hill St Mahopac, NY 10541
64.6-1-14 Mt Hope United Methodist Churc 3 Grove St New Paltz, NY 12561	64.6-1-14 Mt Hope United Methodist Churc 70-1101 PO BOX 381 Mahopac Falls, NY 10542	53.18-1-12 Joseph Perillo 38 Stonewall Farms Rd Mahopac, NY 10541
64.6-1-15 Bruce L Daul 145 Mexico Ln Mahopac, NY 10541	64.6-1-6 Finbar T Looby Jr 485 Bullet Hole Rd Mahopac, NY 10541	64.6-1-7 Finbar Looby 489 Bullet Hole Rd Mahopac, NY 10541
64.6-1-8 Thomas Brophy 493 Bullet Hole Rd Mahopac, NY 10541	64.6-1-9 John E Dowling 495 Bullet Hole Rd Mahopac Falls, NY 10542	64.6-1-10 William J Bishop 501 Bullet Hole Rd Mahopac, NY 10541

**Town of Carmel Zoning Requirements**

**Basic Data:**  
 Owner: House of Prayer and Worship (Pastor Edgar Evans)  
 Address: 365 Hill Street, Mahopac, NY 10541  
 T.M. #: 64.6-1-14  
 Zoning District: R-120 Proposed Use: Existing Methodist Church, Proposed House of Prayer and Worship Church

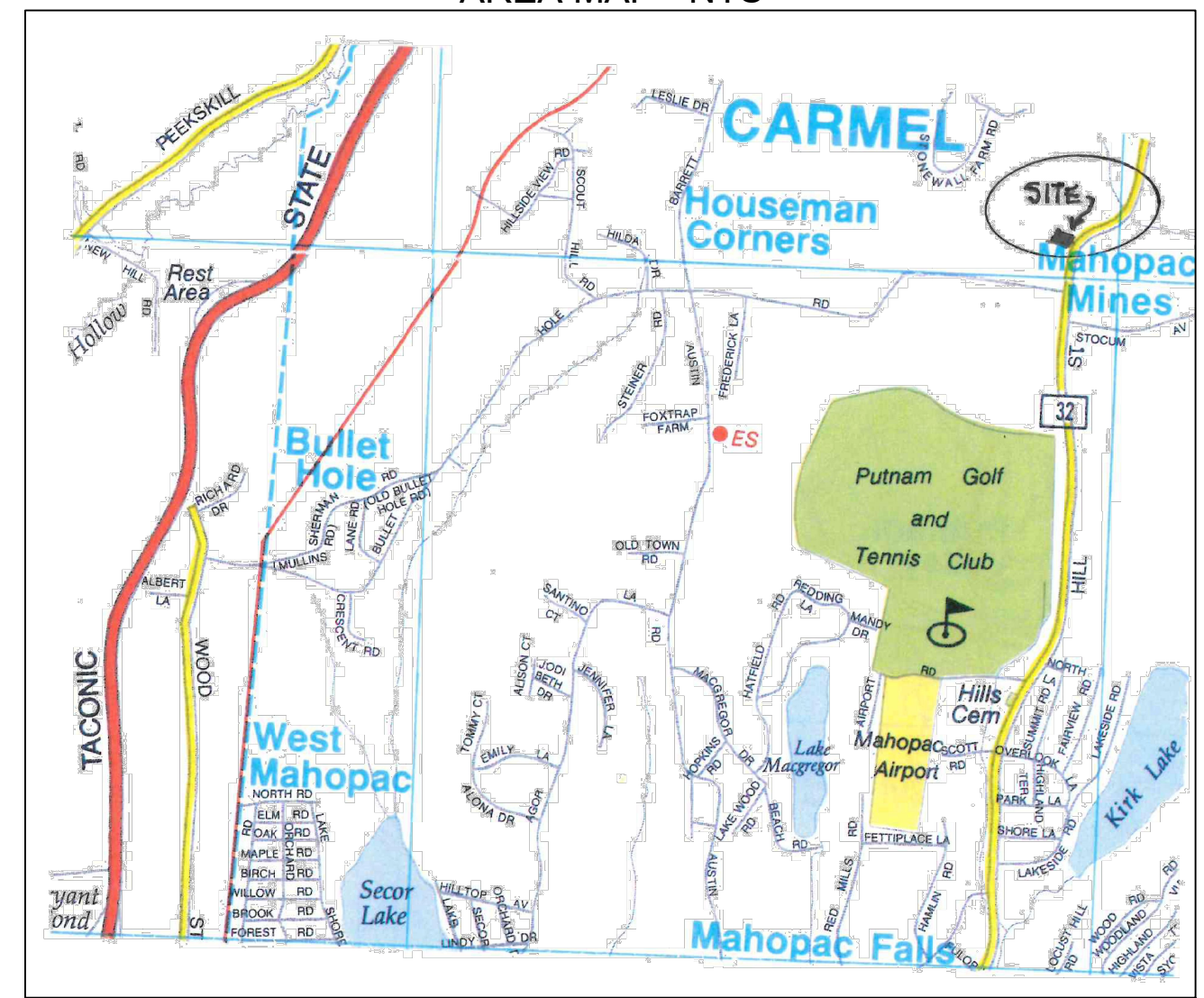
Bulk Regulations:	Required/Allowable:	Existing/Proposed:	Variance Required:
Lot Area:	120,000 SF	8,905 SF	111,095 SF
Lot Width:	200 LF	74 LF	126 FT
Lot Depth:	200 LF	118 LF	82 FT
Parking:	1 Per 3 Seats	51 Seats / 3 = 17 (7 PS Provided)	10 Parking Spaces
Front Yard:	25 FT	11.0 FT	14 FT
Side Yard: North	10 FT	23.5 FT	NONE
Side Yard:	10 FT	20 FT	NONE
Rear Yard:	15 FT	48 FT	NONE
Area of Disturbance:	N/A	0 FT Exist. / 4,367 SF	NONE
Parking surface	Macadam	Macadam & Gravel	YES

ALL VARIANCES GRANTED BY THE ZBA ON 3/16/2021

**FRONT VIEW OF CHURCH**



**AREA MAP - NTS**



**ARCHITECTURAL VISIONS PLLC**  
 A GREENBERG DESIGN GROUP

2 MUSCOOT ROAD NORTH MAHOPAC NY, 10541  
 P: 845-628-6613 F: 845-628-2807  
 JOEL.GREENBERG@ARCH-VISIONS.COM

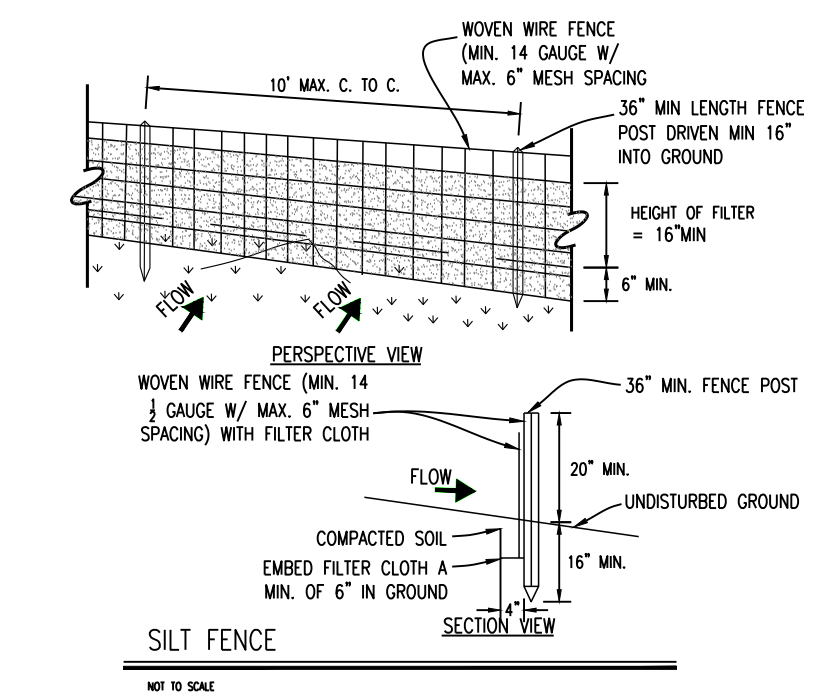
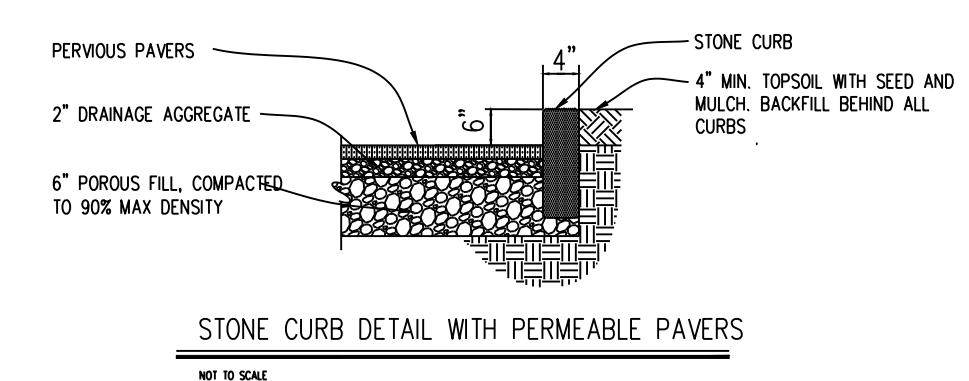
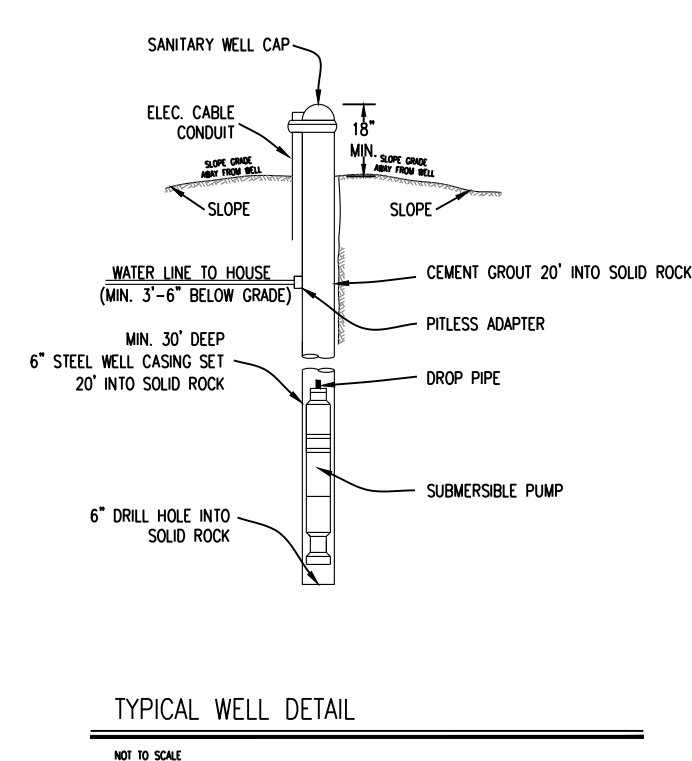
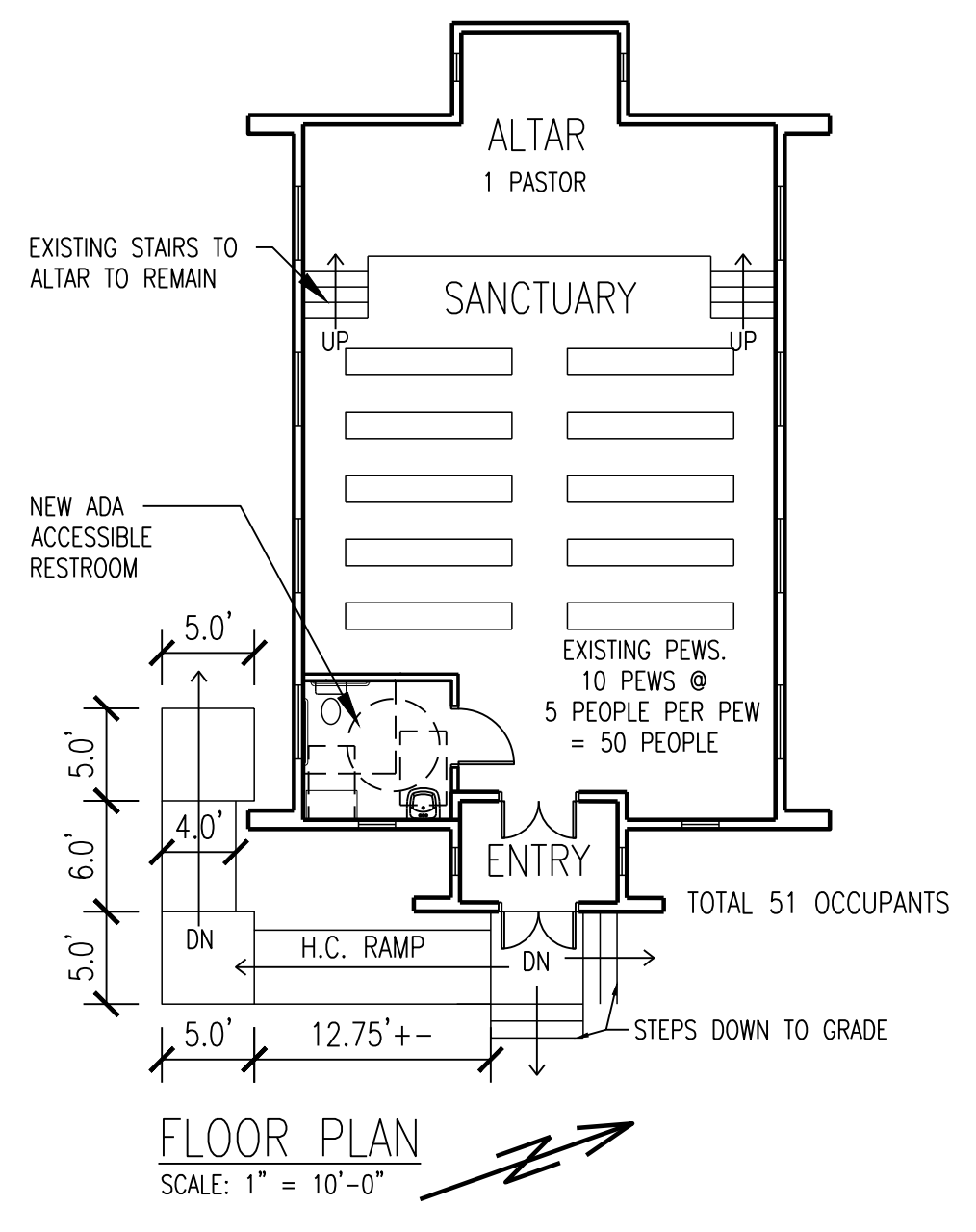
**PROJECT:**  
**HOUSE OF PRAYER & WORSHIP**  
 PASTOR EDGAR EVANS  
 PROJECT ADDRESS: 365 HILL STREET MAHOPAC, NY 10541  
 MAILING ADDRESS: 107 CLARKSON ROAD CARMEL, NY 10512  
 TAX MAP NO. 64.06-1-14

**SITE PLAN**

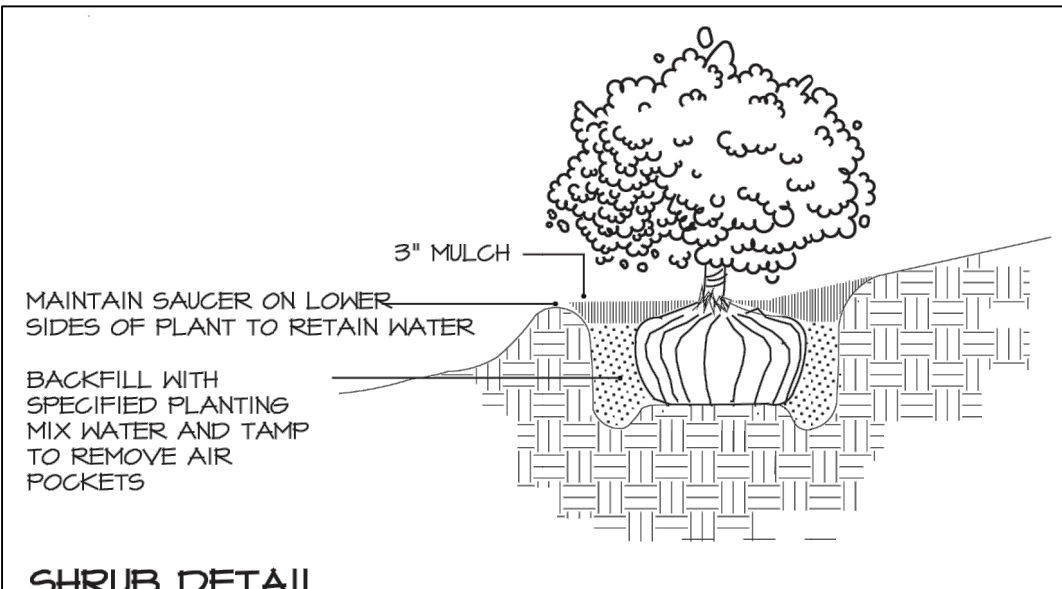
ISSUANCE	DATE
FOR REVIEW	11/02/2020
FOR REVIEW	11/16/2020
FOR REVIEW	12/03/2020
FOR REVIEW	12/07/2020
FOR REVIEW	12/14/2020
FOR REVIEW	12/31/2020
FOR REVIEW	01/18/2021
FOR REVIEW	03/28/2021
FOR REVIEW	04/13/2021

SCALE AS NOTED  
 DRAWN BY/CHKD BY MCK/-/JLG  
 PROJECT NO. 07-20-070

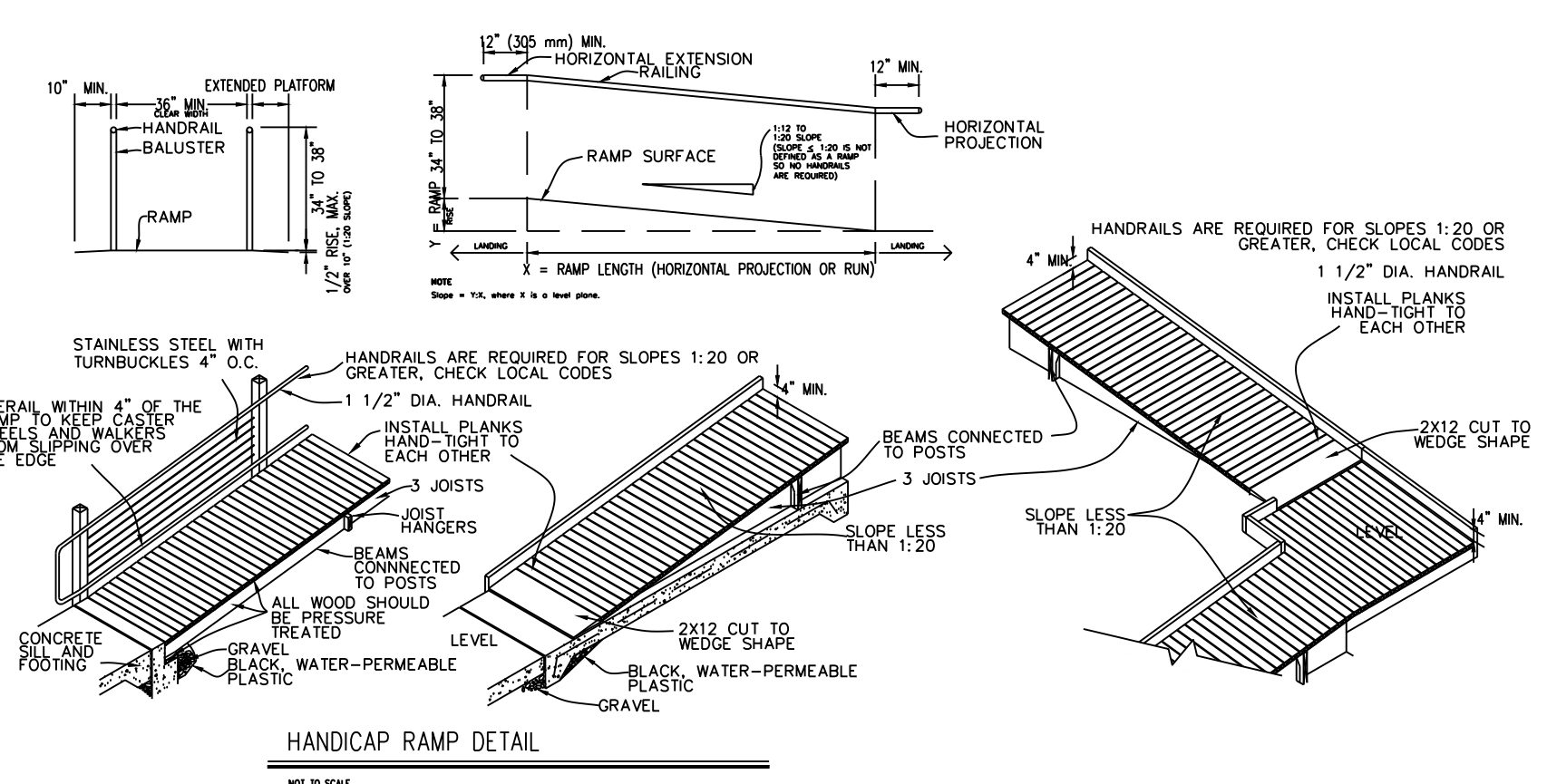
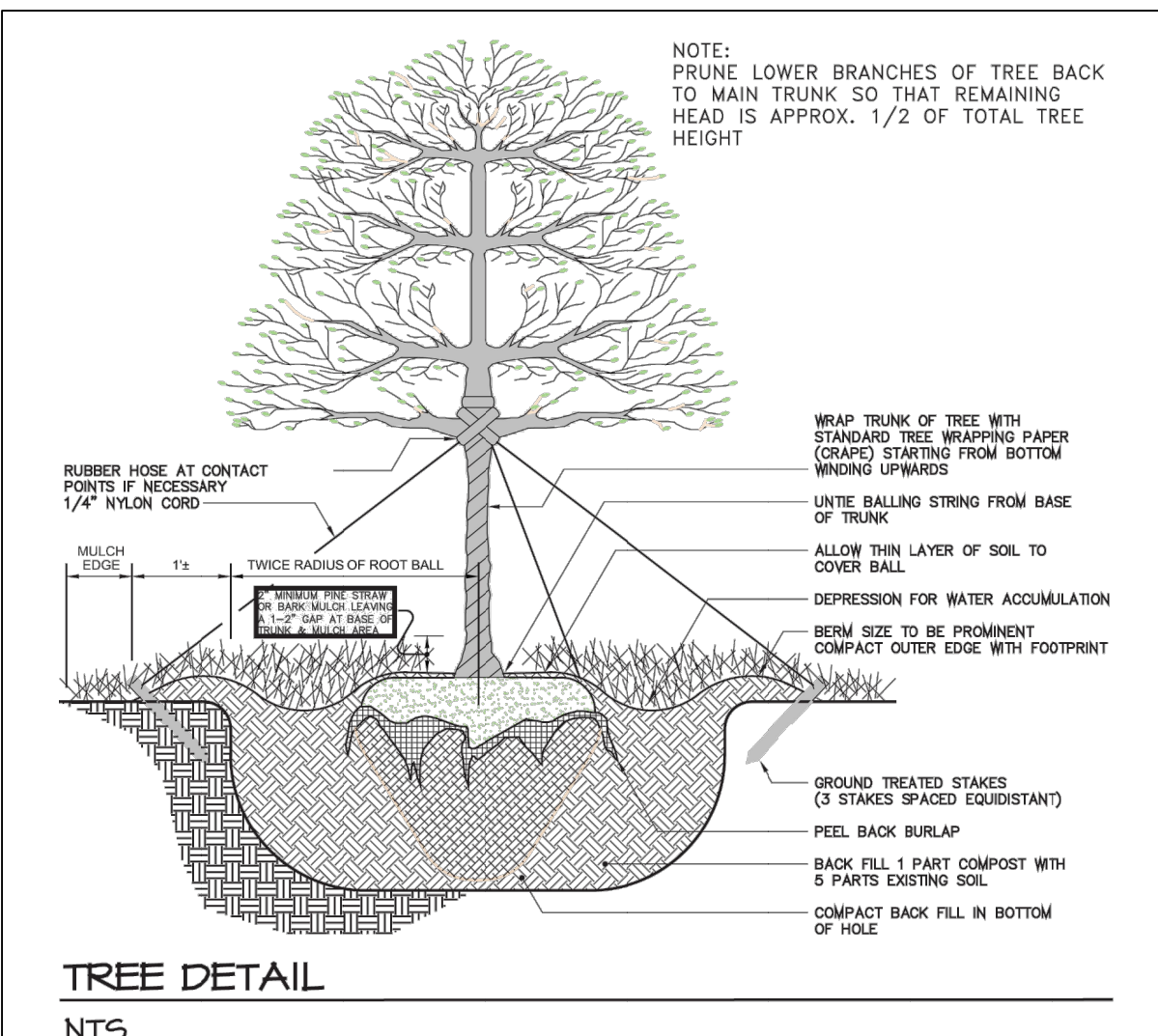
**S-100**



- CONSTRUCTION SPECIFICATIONS:**
1. WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE WITH WIRE TIES OR STAPLES. POSTS SHALL BE STEEL EITHER "T" OR "U" TYPE OR HARDWOOD.
  2. FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION. FENCE SHALL BE WOVEN WIRE, 6" MAXIMUM MESH OPENING.
  3. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVER-LAPPED BY SIX INCHES AND FOLDED. FILTER CLOTH SHALL BE EITHER FILTER X, MIRAFI 100X, STABILINKA T140N, OR APPROVED EQUIVALENT.
  4. PREFABRICATED UNITS SHALL BE GEOFAB, ENVIROFENCE, OR APPROVED EQUIVALENT.
  5. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIAL REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.



**PLANTINGS NOTE:**  
ALL PLANTINGS TO BE APPROVED BY THE WETLANDS INSPECTOR IN ACCORDANCE WITH SECTION 142 OF THE TOWN OF CARMEL CODE



**ARCHITECTURAL VISIONS PLLC**  
A GREENBERG DESIGN GROUP

2 MUSCOOT ROAD NORTH P: 845-628-6613  
MAHOPAC NY, 10541 F: 845-628-2807  
JOEL.GREENBERG@ARCH-VISIONS.COM

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PASTOR EDGAR EVANS  
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MAILING ADDRESS  
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TAX MAP NO. 64.06-1-14

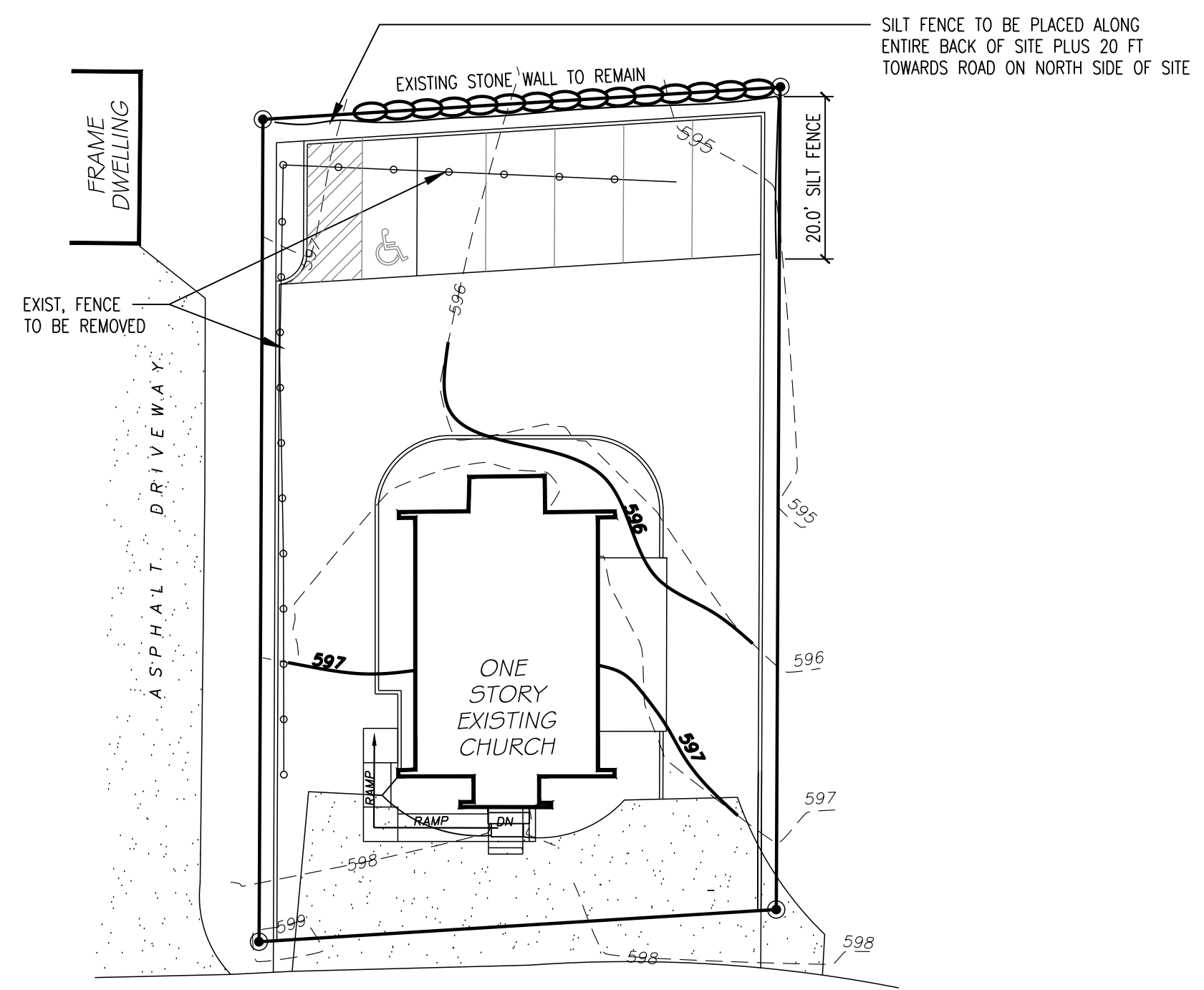
**DETAILS**

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FOR REVIEW	01/18/2021
FOR REVIEW	03/28/2021
FOR REVIEW	04/13/2021

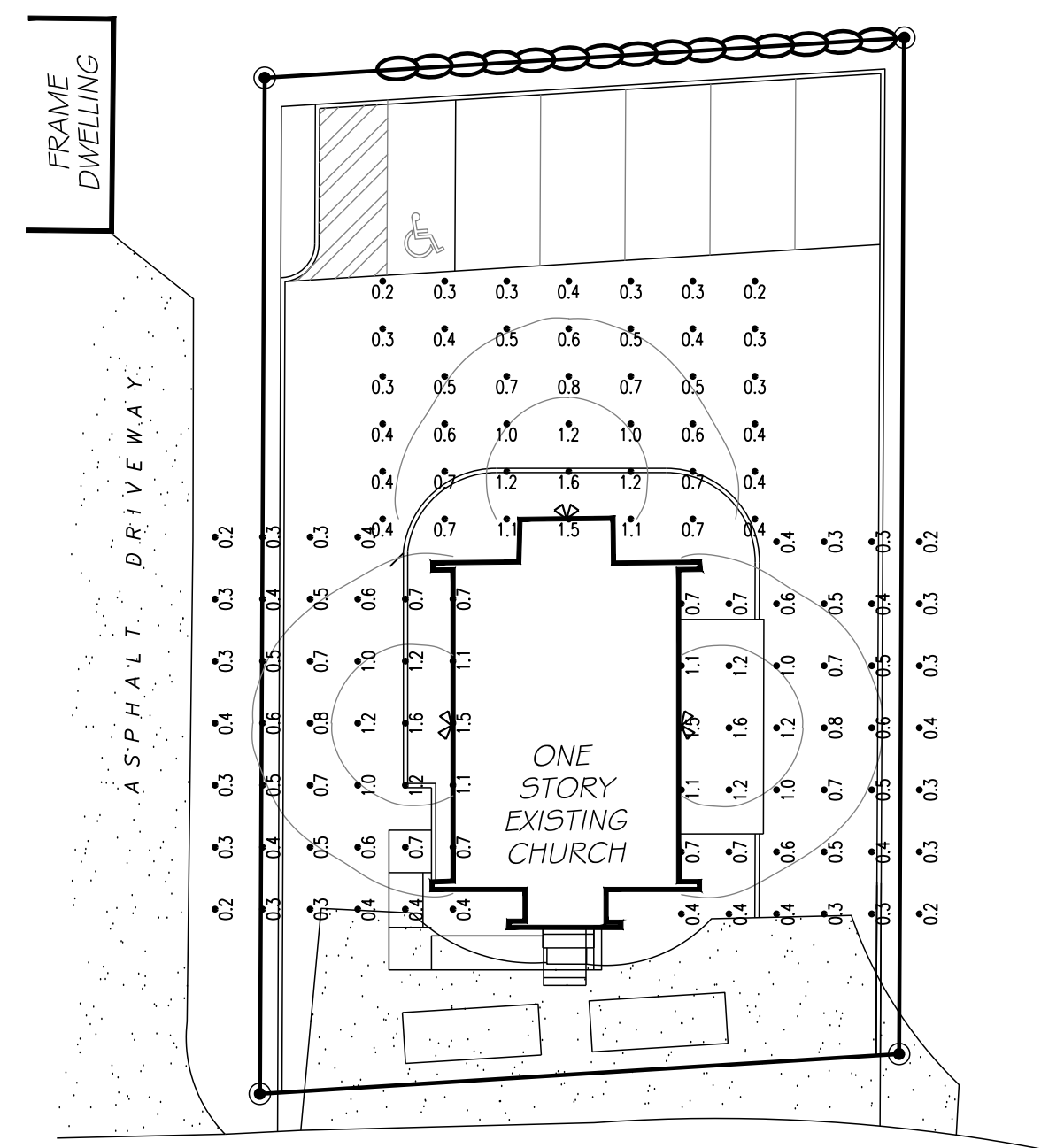
SCALE AS NOTED  
DRAWN BY/CHKD BY MCK/-/JLG  
PROJECT NO. 07-20-070

**S-102**

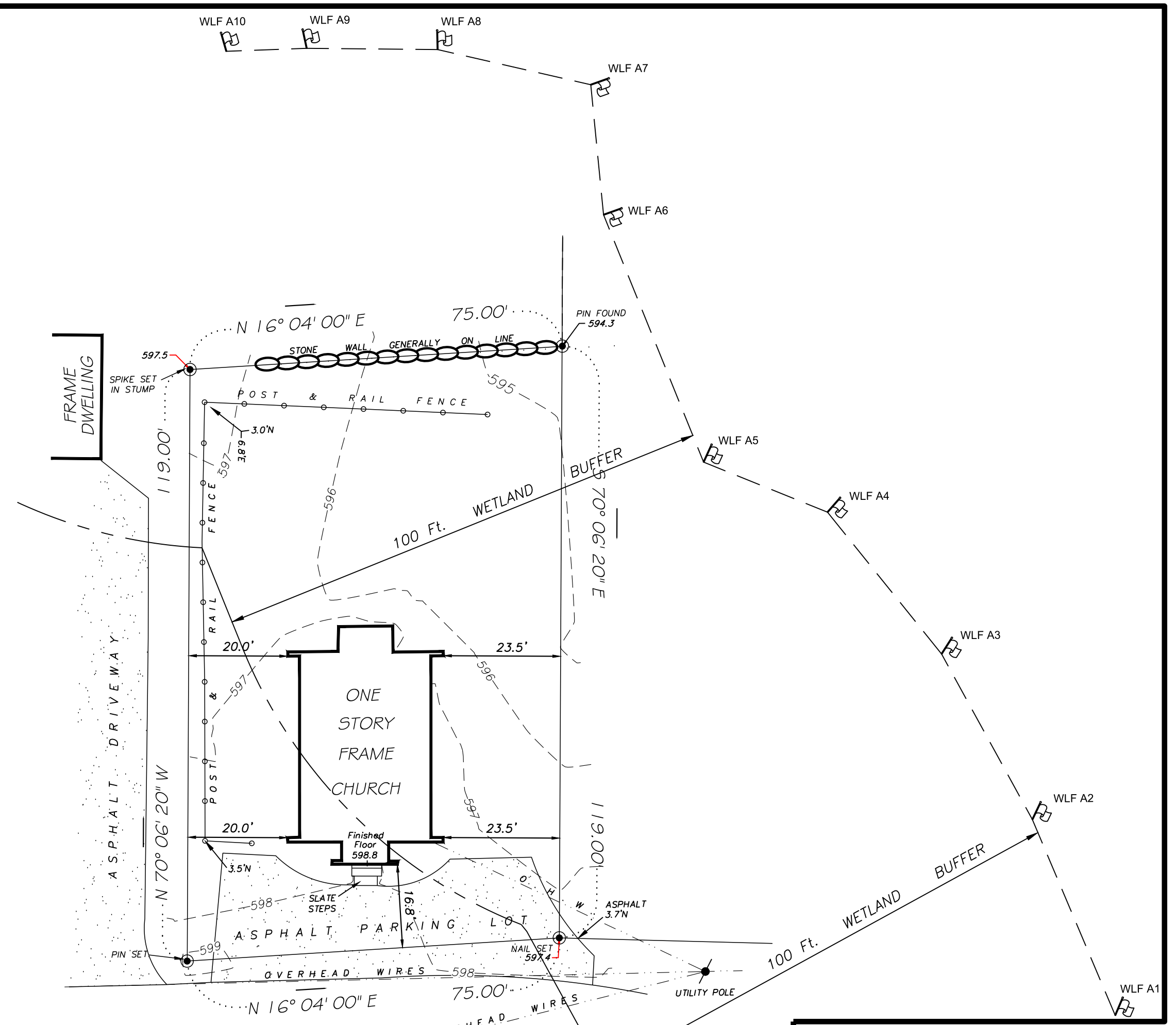
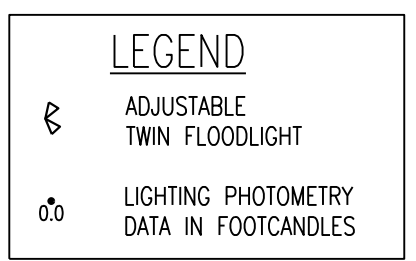




**SITE PLAN WITH TOPOGRAPHY AND REGRADING**  
 SCALE: 1" = 20'-0"  
 BASED ON SURVEY BY LINK SURVEYORS P.C.



**LIGHTING SPILL PLAN**  
 SCALE: 1" = 20'-0"  
 BASED ON SURVEY BY LINK SURVEYORS P.C.



**SITE SURVEY / EXISTING CONDITIONS**  
 SCALE: 1" = 20'-0"  
 BASED ON SURVEY BY LINK SURVEYORS P.C.  
 DATED NOV 10 2020  
 WETLAND FLAGGING BY STEPHEN COLEMAN 11/9/2020



2 MUSCOOT ROAD NORTH P: 845-628-6613  
 MAHOPAC NY, 10541 F: 845-628-2807  
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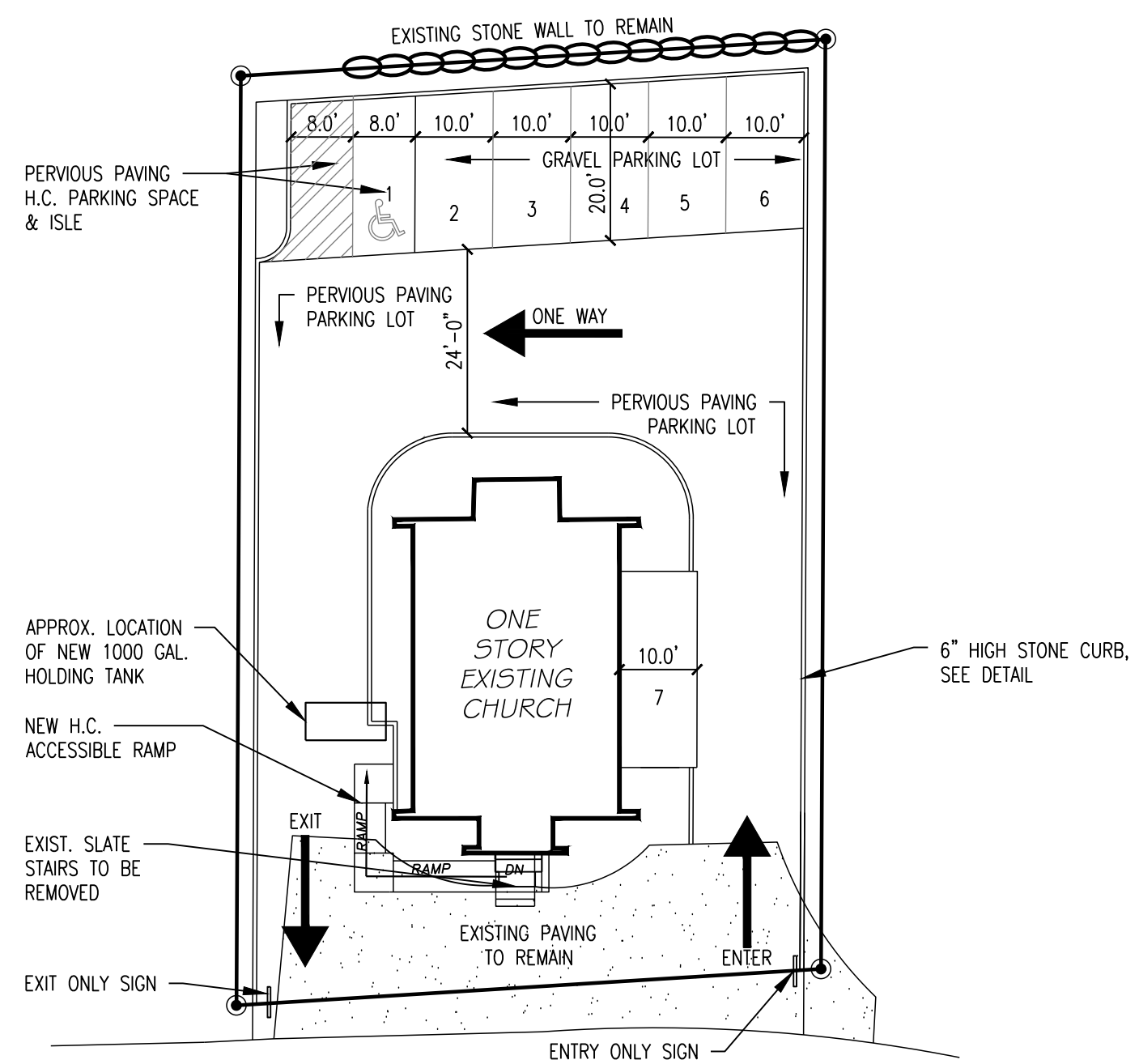
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 MAILING ADDRESS: 107 CLARKSON ROAD  
 CARMEL, NY 10512  
 TAX MAP NO. 64.06-1-14

**EXISTING CONDITIONS, LIGHTING SPILL PLAN & TOPOGRAPHY**

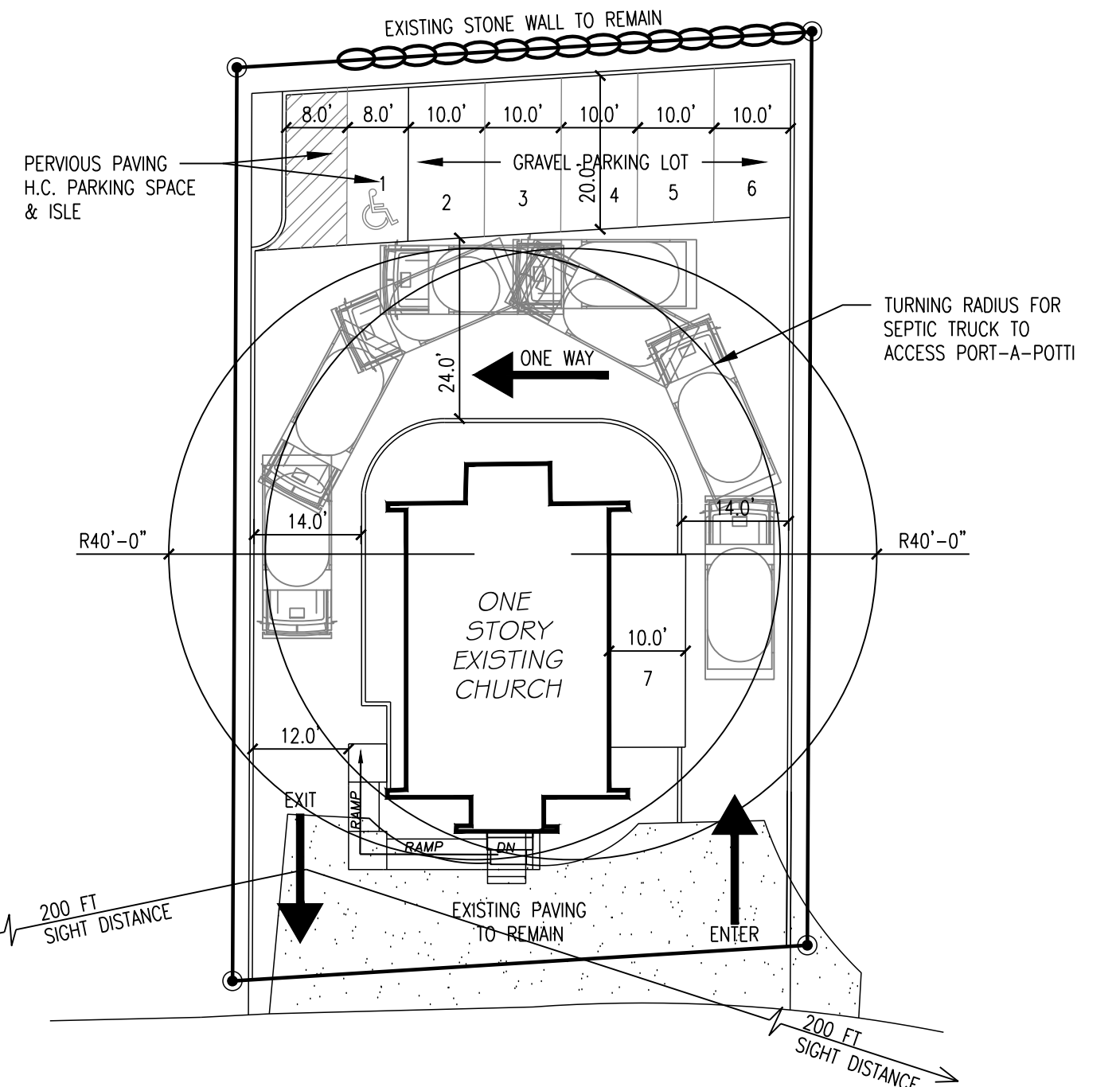
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FOR REVIEW	12/31/2020
FOR REVIEW	01/18/2021
FOR REVIEW	03/26/2021
FOR REVIEW	04/13/2021

SCALE AS NOTED  
 DRAWN BY/CHKD BY MCK/-/JLG  
 PROJECT NO. 07-20-070

**S-103**



**PAVING PLAN**  
SCALE: 1" = 20'-0"  
BASED ON SURVEY BY LINK SURVEYORS P.C.



**TRUCK TURNING RADIUS DIAGRAM**  
SCALE: 1" = 20'-0"  
BASED ON SURVEY BY LINK SURVEYORS P.C.

**Stopping Sight Distance**

S = Stopping Distance (FT.)

V = Design Speed (MPH)

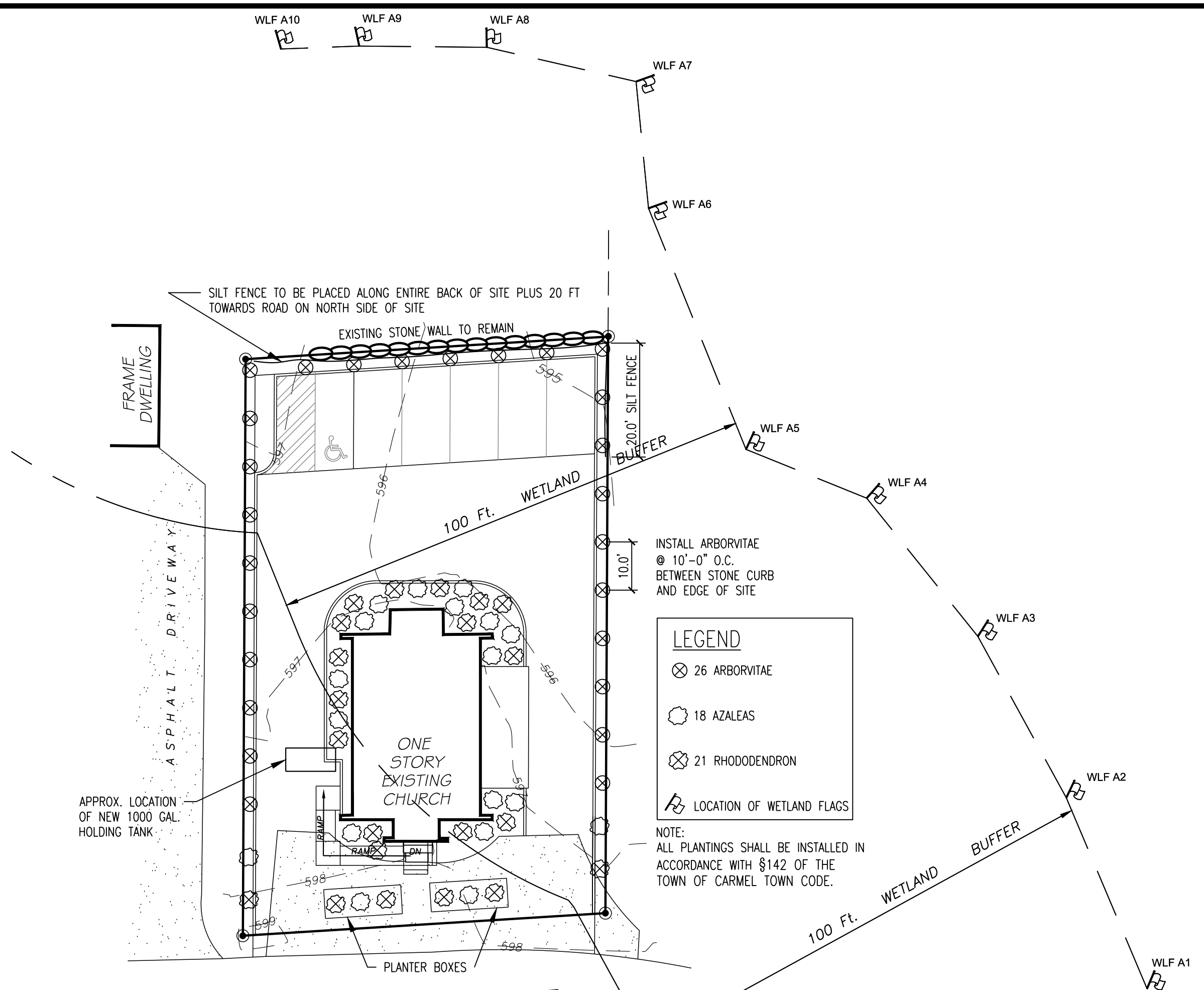
G = Grade (%)

$$S = 1.47(30)(2.5) + \frac{30^2 = 900}{30[0.347826 + \frac{0.03}{100}]}$$

$$S = 110.25 + \frac{900}{10.44378}$$

$$S = 110.25 + 86.175695$$

$$S = 196.4 FT$$



**LANDSCAPING PLAN**  
SCALE: 1" = 20'-0"  
BASED ON SURVEY BY LINK SURVEYORS P.C.  
DATED NOV 10 2020  
WETLAND FLAGGING BY STEPHEN COLEMAN 11/9/2020

**ARCHITECTURAL VISIONS, PLLC**  
A GREENBERG DESIGN GROUP

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MAHOPAC NY, 10541 F: 845-628-2807  
JOEL.GREENBERG@ARCH-VISIONS.COM

**PROJECT:**  
**HOUSE OF PRAYER & WORSHIP**  
PASTOR EDGAR EVANS  
PROJECT ADDRESS 365 HILL STREET  
MAHOPAC, NY 10541  
MAILING ADDRESS 107 CLARKSON ROAD  
CARMEL, NY 10512  
TAX MAP NO. 64.06-1-14

**PERVIOUS PAVING & LANDSCAPING SITE PLANS**

ISSUANCE	DATE
FOR REVIEW	11/02/2020
FOR REVIEW	11/16/2020
FOR REVIEW	12/03/2020
FOR REVIEW	12/07/2020
FOR REVIEW	12/31/2020
FOR REVIEW	01/18/2021
FOR REVIEW	03/15/2021
FOR REVIEW	03/28/2021
FOR REVIEW	04/13/2021

SCALE AS NOTED  
DRAWN BY/CHKD BY MCK/MWG/JLG  
PROJECT NO. 07-20-070

**S-104**