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CONSULTING ENGINEERS D.P.C.

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**TOWN OF NEWBURGH
PLANNING BOARD
REVIEW COMMENTS**

PROJECT: HV PERSONNEL SUPPORT CENTER OF JEHOVAH'S WITNESSES
PROJECT NO.: 14-17
PROJECT LOCATION: SECTION 97, BLOCK 2, LOTS 30.1, 30.22, 33
PROJECT REPRESENTATIVE: DOMINIC CORDISCO
REVIEW DATE: 30 JULY 2014
MEETING DATE: 7 AUGUST 2014

1. Lot consolidation is required for proposed use. Each of the three tax map parcels must be consolidated into one.
2. Existing setback non-conformities must be addressed with ZBA for the diner structure and existing hotel.
3. Building height should be identified in the bulk table, currently identified as less than 50. Building height will determine fire access road width.
4. Access road width at southeast corner of the building is identified as 22 feet. It is noted a loading dock service area can be accessed from this driveway, 24 foot minimum should be provided.
5. Location of dumpster enclosure should be depicted on plans.
6. Applicant may wish to consider Section 195-17 corner lots reversing the proposed rear and side yard setbacks noted to reduce the zoning non-conformities identified by placing rear yard setback on north portion of the site and side yard setback on the eastern portion of the site. Proposed 100 room hotel will comply with 60 foot rear yard setback, while variance will be reduced from existing structures with a side yard setback along northern property line.
7. Engineering details provided in future must address SWPPP, combined pump station force main design, fire hydrant locations, grading plans, landscaping requirements and traffic report.

REGIONAL OFFICE

• 540 Broadway • Monticello, New York 12701 • 845-794-3399 •

Town of Newburgh
HV Personnel Support Center Of Jehovah's Witnesses

Respectfully submitted,

***McGoey, Hauser and Edsall
Consulting Engineers, D.P.C.***

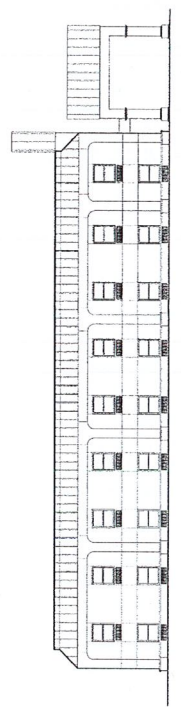
Patrick J. Hines
Associate



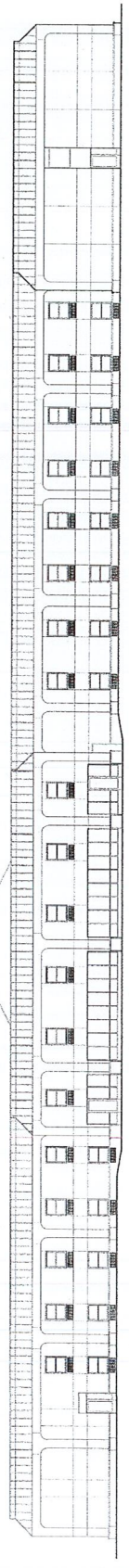
Project Name: HUDSON VALLEY PERSONNEL SUPPORT CENTER OF JEHOVAH'S WITNESSES
Client: JEHOVAH'S WITNESSES
Date: 03/24/2014

NEWBURGH
HUDSON VALLEY PERSONNEL
SUPPORT CENTER
OF JEHOVAH'S WITNESSES
NEW YORK

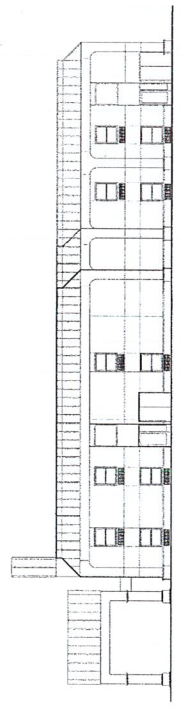
KENROSS ARCHITECTS
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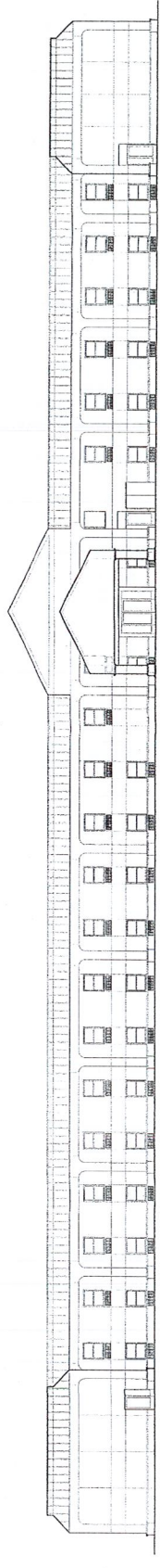
NORTH ELEVATION
SCALE: 1/8" = 1'-0"



EAST ELEVATION
SCALE: 1/8" = 1'-0"



SOUTH ELEVATION
SCALE: 1/8" = 1'-0"



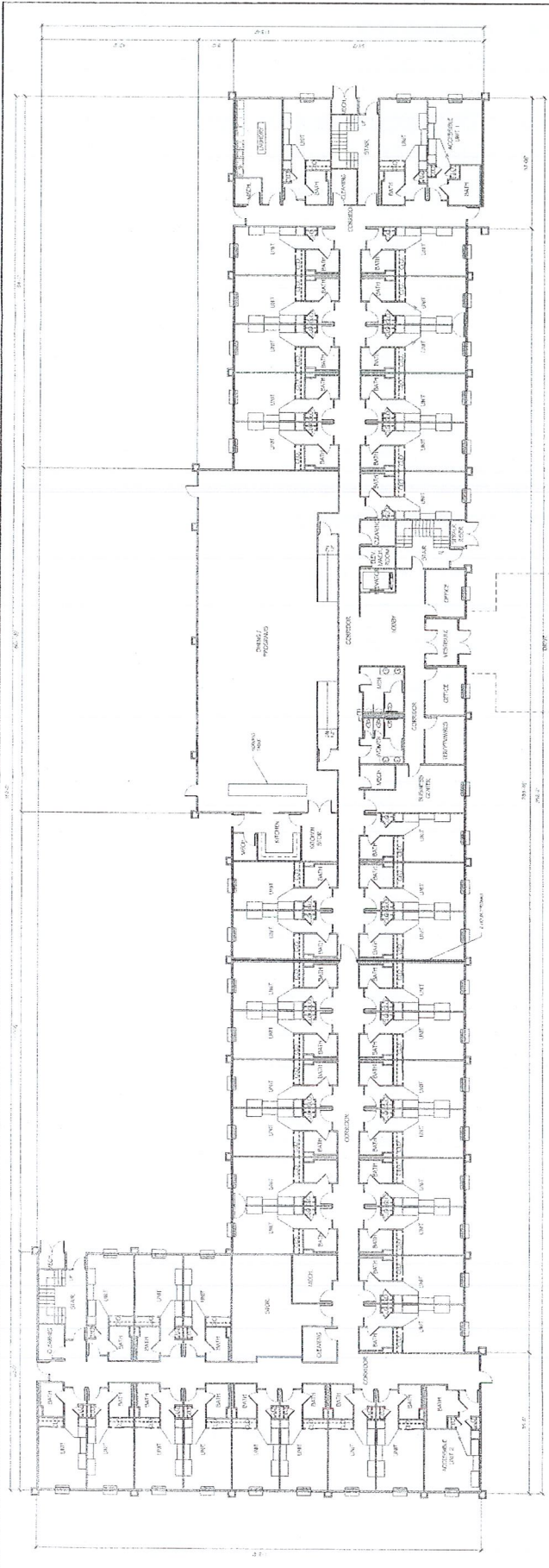
WEST ELEVATION
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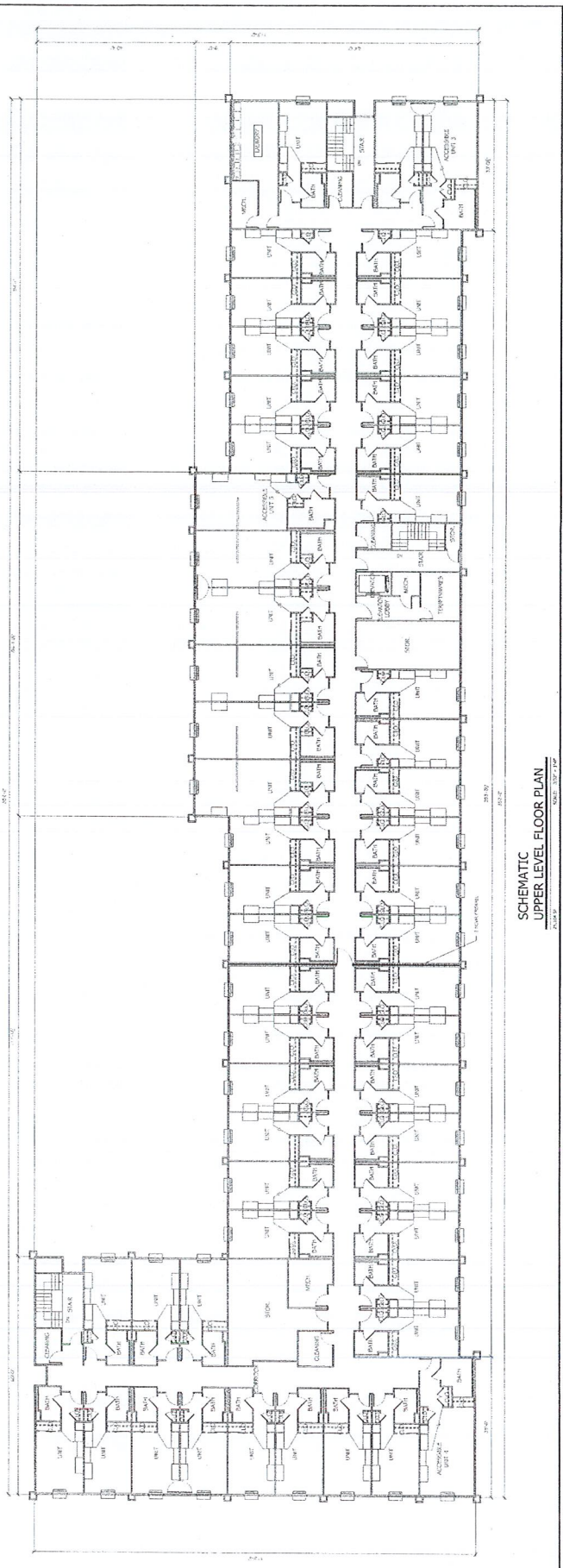
NEW YORK
OF JEHOVAH'S WITNESSES
SUPPORT CENTER

HUDSON VALLEY PERSONNEL
SUPPORT CENTER
OF JEHOVAH'S WITNESSES
NEW YORK

DATE: JUL 1, 2011
REVISIONS:
JOB NO.:
SHEET NO.:
SHEET DESCRIPTION:
FLOOR PLANS
A1.1



SCHMATIC
LOWER LEVEL FLOOR PLAN
SCALE: 1/8" = 1'-0"



SCHMATIC
UPPER LEVEL FLOOR PLAN
SCALE: 1/8" = 1'-0"

