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April 27, 2009

Doug Cacciola, Fire Chief
Village of Briarcliff Manor Fire Department
1111 Pleasantville Road
Briarcliff Manor, New York, 10510

Dear Chief Cacciola,

Saccardi & Schiff, Inc. has recently been retained by Taconic Tract Development, LLC to prepare an environmental impact statement (EIS) for the proposed subdivision of an approximately 30-acre area in the Town of Mount Pleasant. The proposal calls for the subdivision of the property into 16 parcels, to be developed as single-family homes. The subject site is located between the Taconic State Parkway (east), Washburn Avenue (south), Todd lane (west) and Carlton Avenue (north) (see attached site location map). The proposed construction includes primary access from Carleton Avenue and emergency access off of Washburn Road.

Nine of the proposed lots would be clustered with minimum lot sizes of ± 0.27 acres, to preserve existing natural landscapes of hills, wetlands, high points and vegetation. The balance of the homes would be on lots of approximately one acre each. The current subdivision proposal preserves approximately 13.1 acres of the site as open space. A homeowners association will be established to take care of maintenance of roads, grounds, garbage pickup, etc.

John J. Saccardi, AICP
David B. Schiff, AICP, PP
David B. Smith, AICP

Syrette Dym, AICP
Bonita J. Von Ohlsen, RLA

Nina Peek, AICP
Gina Martini D'Onofrio, AICP
Owen Wells, AICP

The Town of Mount Pleasant Planning Board is acting as the Lead Agency in this matter under the State Environmental Quality Review laws. The scoping outline for this project has identified that we contact your office for input on the proposed action. In order to comply with the Planning Board's request, we have provided for your review and response, a series of items that the Planning Board has requested that we provided as a part of the Environmental Impact Statement.

1. What is the service area covered by the Village of Briarcliff Manor Fire Department?
2. How many members are there in the Fire Department?
3. What are the locations of all fire stations within the District and please provide a description of all firefighting vehicles and other apparatus?
4. Is the Fire Department also responsible for emergency medical response and ambulance service?

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Environmental Studies
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5. Estimated number of responses to calls over the past three years? Can you provide a general sense for the majority of service calls?
6. What is the estimated response time to the project site?
7. Does the Village of Briarcliff Manor Fire Department participate in a mutual aid program with surrounding communities?
8. Does the Fire Department have a capital improvement program for the purchase of new equipment? If so, what type of equipment is the Fire Department contemplating purchasing?

I have enclosed a site location map and a preliminary site plan for your review. If you have any questions or require further information, please feel free to contact me.

Thank you for your attention in this matter. I look forward to receiving your response to the above items.

Sincerely,

John Gelcich
Senior Planner