

May 7, 2021

VIA EMAIL

RXR Glen Isle Partners LLC
49 Herb Hill Road
Glen Cove, New York 11542

Attn: John Swagerty

Re: **GARVIES POINT REDEVELOPMENT – RESPONSE TO NELSON & POPE COMMENTS**

Dear Mr. Swagerty:

With regards to comments issued by Nelson & Pope on the Second Amended PUD Master Development Plans and Phase IIB D-E-F Site Plan, please see our responses below along with an updated Preliminary Site Logistics Plan attached:

- h. In Attachment F, Construction Management Plan prepared by Hunter Roberts Construction Group, a Preliminary Site Logistics Plan was included. The plan locates the anticipated construction staging areas (laydown areas and construction trailers). The plan requires revision or clarifications to address the following comments:
- The North and South laydown areas are located on the steep slopes west of the building. Assuming vehicular access and material storage are anticipated in these areas, extensive earthwork and regrading will be necessary resulting in further disruption of the natural steep slopes increasing the area requiring restoration. Also of concern is can the regrading be accomplished to provide the necessary vehicular access and “flat” laydown area. The construction phasing needs to be evaluated by the applicant to avoid the further disruption of the steep slope area and keeping the regrading within the limits shown on the site plan. The plan also need to show the anticipated construction access to the site and be coordinated with the site plan sediment and erosion control plan.

RESPONSE: The Site Logistics Plan has been modified and no longer reflects laydown areas at the steep slopes to the West of the Building in order to minimize disruption of the area and required restoration work. Laydown areas will be concentrated at the north and south ends of the Building. The Site Sediment and Erosion Control Plan will have to be updated accordingly by PS&S to reflect the Construction entrances shown on the attached Logistics Plan.

- The plan shows a portion of the 1 Garvies Road property being utilized as a construction staging area and construction trailers. The Applicant should provide documentation that they have the property owner's permission to utilize the property for staging, trailers and construction access. The sediment and erosion control plan needs to be modified restoration plan is required for the off-site construction area.

RESPONSE: The portion of the property at 1 Garvies Point Road has been removed from the Site Logistics Plan.

Please let us know if you have any questions.

Very truly yours,

HUNTER ROBERTS CONSTRUCTION GROUP LLC

Chris Corwin
Project Manager

cc: D. Mullahy, M. Connolly, D. McKay, C. Dolgin, M. Eitel

Enc.: Preliminary Site Logistics Plan, Updated 05.07.2021

**GARVIES POINT - BUILDING EF
PRELIMINARY SITE LOGISTICS PLAN
UPDATED 05/07/2021**

LAYDOWN AREA

CONSTRUCTION ACCESS STONE ROAD

CONSTRUCTION FENCE

**CONSTRUCTION
ACCESS GATE**

LOT 615
N/F
KONICA
IMAGING USA

**CONSTRUCTION
ACCESS GATE**

**CONSTRUCTION
ACCESS GATE**

LAYDOWN AREA

**CONSTRUCTION
ACCESS GATE**

LAYDOWN AREA

**AREA TO BE TURNED OVER
(BINDER ONLY) TO COGC 3
MONTHS AFTER START OF
PPROJECT**

REV./ ISSUE	DATE	DESCRIPTION
1	11/02/20	DD SUBMISSION

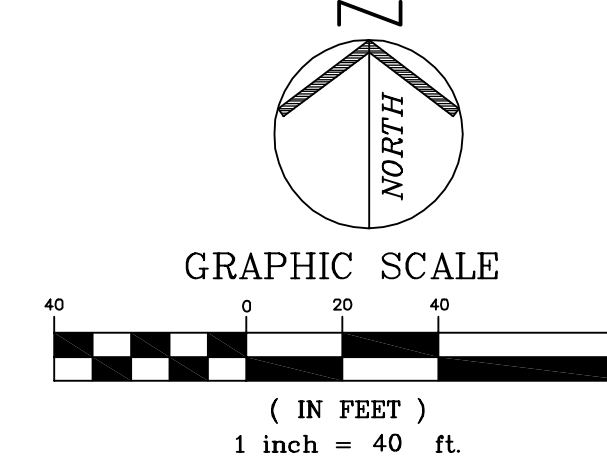
CONSULTANT

CONSULTANT

MPFP

MPFP pllc
120 Broadway, 20th Floor
New York, New York 10271
tele. 212.477.6366
fax. 212.346.0813

ORIENTATION / KEY PLAN



PS&S
PAULUS, SOKOLOWSKI AND
SARTOR ENGINEERING, P.C.
678 MOUNTAIN BLVD EXT.
P.O. BOX 4038
WARREN, NEW JERSEY 07059
PHONE: (732) 560-9700

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JOSEPH J. FLEMING, P.E.
PROFESSIONAL ENGINEER
N.Y. LIC. NO. 66591

SIGNATURE DATE

CLIENT

**RXR GLEN ISLE
PARTNERS LLC**

PROJECT
**GARVIES POINT
WATERFRONT
REDEVELOPMENT
PHASE II B
BLOCKS D-E-F**
CITY OF GLEN COVE, NASSAU COUNTY, NEW YORK

SHEET TITLE

SITE PLAN

JOB NO.: 03610-002
DATE: 08/28/2020
DRAWN: BSL
CHECK: PAR/JJF
SCALE: 1"=40'

BINDING ORDER:
SHEET OF
SHEET NO.

C-05