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September 9, 2020

Chairman Thomas Warren Town of Orangetown Planning Board 20 Greenbush Road Orangeburg, NY 10962

RE: Amazo

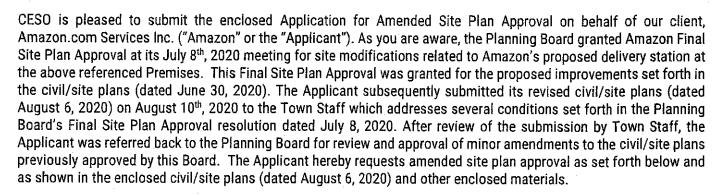
Amazon.com Service Inc.

PB# 20-19 Final Site Plan Amendment

Premises: 877 Western Highway & 200 - 400 Oritani Drive, Orangetown, NY

Tax IDs: 65.18-1-1 & 65.18-1-22 & 70.06-1-1.12

Dear Chairman Warren and Members of the Planning Board:



The primary revisions to the proposed improvements are in relation to the stormwater management system design. The proposed stormwater management design previously approved by the Planning Board utilized an above ground detention/infiltration pond. However, the Applicant is requesting amended site plan approval for the enclosed civil/site plans (dated August 6, 2020) which now includes a stormwater management system design utilizing an underground detention system. The underground detention system is now proposed due to the discovery of existing utilities in the area of the previously approved above ground detention/infiltration pond and upon determination that the above ground detention/infiltration pond could not accommodate the necessary water volume. The new underground detention system will provide the same level of stormwater quality and quantity mitigation as the previously approved above ground detention/infiltration pond and still proposes to discharge into the existing detention pond located southwest of the 400 Oritani building. The proposed detention system will also meet the Town, County, and NY State codes for stormwater quantity and quality based on the amount of proposed disturbance. Furthermore, Amazon's proposed stormwater management system still includes the oil/water separation provisions utilizing SNOUTS/Envirohood catch basin inserts previously requested by the Planning Board.

The second revision shown on the enclosed civil/site plans (dated August 6, 2020) is the addition of an approximately 122 linear feet (LF) retaining wall. The proposed retaining wall will have an average height of 2.55' and maximum height of 5.5' and will be installed between the associate drive aisle and the van staging and building addition entrance. As previously approved by the Planning Board, a 10' board-on-board fence will be installed at the top of the retaining wall to provide the approved screening. The enclosed civil/site plans (dated August 6, 2020) include detailed plans for the proposed retaining wall as well as the line of sight illustrations showing the proposed retaining wall with 10' board-on-board fence.



CESO and Amazon thanks the Planning Board for their time and consideration in this matter and looks forward to appearing at the Planning Board's next available meeting. Should you have any further questions, please do not hesitate to contact me.

Respectfully,

Senior Project Manager

Enclosures

CC: Daniel Patrick, Esq. - Cuddy Feder

Tarun Sonkhya & Matt Thomas – Amazon Nicole Vasquez – Onyx Equities, LLC