



**LAKE • GEORGE
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September 16, 2008

Mr. Chris Hunsinger, Chairman
Town of Queensbury Planning Board
742 Bay Road
Queensbury, NY 12804

Re: Fedorowicz – 1433 Bay Road (265-1-19.11)
Subdivision 13-2007

Dear Mr. Hunsinger:

The Lake George Waterkeeper has reviewed the revised submission material regarding the above referenced subdivision application and would like to offer the following items for consideration by the Board:

1. The infiltration trench in the upper portions of the development may not be effective for stormwater management. The 2' deep trench is proposed in cuts of approximately 2-3 feet. Test pit data indicates a depth to bedrock of 39". Therefore, it appears the infiltration trench will be installed into bedrock which will limit the infiltration capabilities.
2. The Lake George Waterkeeper recognizes the applicant's revisions to runoff coefficients which better reflect actual site conditions. However, it appears the applied acreage is underestimated. For example, the total disturbed area is approximately 56,000 sf with 12,090 sf± of impervious cover. This would result in approximately 44,000 sf of area to be grass cover, which is significantly less than the 0.132 ac used in the calculations. This would have an impact on post-development runoff values.
3. The applicant should clarify the methods proposed for revegetation and stabilization in the area of blasting and cut/fill sections.
4. There appears to be a potential conflict where the sanitary sewer line passes through the infiltration trench which could result in the migration of stormwater towards the proposed absorption field.
5. In general the project proposes a significant amount of disturbance with potential environmental impacts – 7' fill sections, 10' cut sections, over 350' of blasting and construction on steep slopes. The potential environmental impacts may outweigh the benefits to the applicant for the proposed design.



THE FUND for LAKE GEORGE

In closing, the Planning Board should consider the factors which lead a previous Planning Board to place the condition preventing further subdivision of the parcel. Thank you for your consideration. The Lake George Waterkeeper looks forward to working with the Town of Queensbury Planning Board in defending the natural resources of Lake George and its watershed.

Sincerely,

A handwritten signature in black ink that reads "Chris Navitsky". The signature is written in a cursive, flowing style.

Christopher Navitsky, PE
Lake George Waterkeeper

cc: Brian Grisi – Adirondack Park Agency
Michael White – Lake George Park Commission