

**DELAWARE ENGINEERING, P.C.**

Town of Oneonta letter received on May 14 and  
Newman's response  
(related to off-site staging and material storage)

## Dave Ohman

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**From:** James Koury [jkoury@oneonta.ny.us]  
**Sent:** Tuesday, May 14, 2013 2:51 PM  
**To:** Eastman: Michelle; Flinn: Dennis; Hennessy: Maureen; Herzig: Gary; Holden: Barry; Overbey: Ed; Thomas: Becky; Tomaino: Anna  
**Cc:** dohman@delawareengineering.com; rchiappisi@oneonta.ny.us; David Merzig; Richard P. Miller, Jr.; mlong@oneonta.ny.us  
**Subject:** FW: Hillside Commons Project  
**Attachments:** 20130514 Hillside Commons Student Housing Project PB letter.pdf

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**From:** Paul T neske [mailto:townonecode@stny.rr.com]  
**Sent:** Tuesday, May 14, 2013 1:26 PM  
**To:** James Koury  
**Cc:** Robert Chiappisi; 'Bob Wood'  
**Subject:** Hillside Commons Project

Jim,

Please forward the attached letter to the Planning Commission for their next meeting reviewing the Hillside Commons Project.

Thank you,

Paul T. Neske  
Code Enforcement Officer  
Town of Oneonta

tel: 607-432-8606  
fax: 607-432-3135

e-mail: [townonecode@stny.rr.com](mailto:townonecode@stny.rr.com)

*Smoke detectors, carbon monoxide detectors and fire sprinklers save lives...*



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May 14, 2013

City of Oneonta  
Planning Commission  
258 Main Street  
Oneonta, New York 13820

**VIA EMAIL TO CITY CLERK**

Attn: Mr. Dennis Finn, Chairman

Re: Hillside Commons Student Housing Project

Dear Mr. Finn,

My office has received several telephone calls inquiring about off site staging and materials storage in the Town for the Hillside Commons project. I have discussed this with Robert Chiappisi, Code Enforcement Officer and reviewed the submitted documents available on the City website. Those documents do not show any proposed off site staging or material storage for the project.

I respectfully request that a condition be placed on the project that there be no off-site staging or material storage for the project in the Town without review by this office and necessary approvals in the Town Code being acquired.

Please feel free to contact my office if you have any further questions or require clarifications.

Very truly yours,

Paul T. Neske  
Code Enforcement Officer

CC: file  
Ec: e-files

Newman Response

**Dave Ohman**

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**From:** Jeff Smetana [Jeff.Smetana@newmandevelopment.com]  
**Sent:** Tuesday, May 14, 2013 6:25 PM  
**To:** Dave Ohman  
**Cc:** 'Michael Long'; 'David S. Merzig'; 'Richard Miller'; 'Robert Chiappisi'  
**Subject:** FW: Hillside Commons Project  
**Attachments:** 20130514 Hillside Commons Student Housing Project PB letter.pdf

Dave,

In response to the comments regarding off site staging in the attached letter from Paul Neske from the Town of Oneonta:

We have no plans to do any off site staging or storage of materials. There is more than adequate space on the property to adequately and appropriately accommodate all staging and storage. Parking for construction workers, storage trailers, stored materials and equipment will all be handled on site. In the initial stages of construction, the site will be cleared and graded and storm water management systems will be constructed. The number of workers will be limited during this stage and all parking and equipment will be easily handled on the southern portion of the property. The parking lot to the north of the building pad will then be graded and paved providing more than adequate parking and storage area and will help the storm water conditions. Working off a paved surface will also minimize the amount of erosion, dirt and dust and will allow vehicles to remain cleaner, thus limiting the impact on Blodgett Drive and other roads leading to the site.

It is reasonable for the Town to expect that proper approvals be required for staging and storage on sites in the Town. But, we will not be doing such activities in the Town, so have no need to request the described approvals.

Jeff

**Jeffrey R. Smetana, CPA**  
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**From:** Dave Ohman [<mailto:dohman@delawareengineering.com>]  
**Sent:** Tuesday, May 14, 2013 3:12 PM  
**To:** Jeff Smetana  
**Cc:** 'Michael Long'; 'David S. Merzig'; 'Richard Miller'; 'Robert Chiappisi'  
**Subject:** FW: Hillside Commons Project

Jeff

See attached comments by Town and please provide your response.

thanks

*Dave Ohman*

DELAWARE ENGINEERING, P.C.  
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