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March 19, 2021

Planning Board
Borough of Ramsey
33 Central Avenue
Ramsey, NJ 07446

Re: Soil Movement – Lynch / Lynlough Enterprises
39 Grove Street
Block 1702 – Lot 2.19
Ramsey, New Jersey

Dear Board Members:

I have made a site inspection and reviewed the following:

- a) Soil Movement Application.
- b) Plan entitled “Soil Conservation/Site Plan for Lynlough Enterprises LLC, Lot 2.19, Block 1702 #39 Grove Street” prepared by Thomas V. Ashbahian, Architect, Engineer, Planner, dated December 23, 2020 and last revised February 4, 2021.

The application is **complete**. My comments on the application are as follows:

General

1. Owners/Applicant: Lynlough Enterprises LLC
c/o Clint Lynch
44 Upland Road
Ramsey, NJ 07446
2. The property is located on the westerly side of Grove Street and is currently vacant.
3. The property is commonly known as 39 Grove Street and is Lot 2.19 in Block 1702 on sheet 17 of the Borough tax map.
4. The property is located in the R-1 Residence District.

Proposal

5. The applicant is proposing to construct a new dwelling and driveway on the property. Four seepage pits are proposed to control the stormwater runoff from the roof.

6. The proposal will require the movement of 2,267 cubic yards for the construction of the new home, driveway and site grading. The proposed soil movement is calculated:

$$\begin{aligned} \text{Excavation (cut)} &= 486 \text{ c.y.} \\ \text{Fill} &= \underline{1,781 \text{ c.y.}} \\ \text{Total} &= 2,267 \text{ c.y.} \quad \text{Import} = 1,295 \text{ c.y. [1,781 - 486]} \end{aligned}$$

7. The proposed soil movement will require 1,295 c.y. to be imported to the site or approximately 90 truckloads.

8. Testimony will need to be provided on the following:

- a. Methods that will be implemented to control soil erosion.
- b. Total amount of soil to be moved for the project. Quantities of cut and fill.
- c. Total amount of soil to be moved on or off-site.
- d. Anticipated number of trucks.
- e. Route of the trucks
- f. Duration of the soil moving operation.
- g. Potential impacts on the Municipal streets and neighborhood. These include all impacts from the soil moving operations and stormwater runoff impacts during and after the completion of the project.

9. The utilities to the new house should be placed underground.

10. Approvals are required from:

- a. Bergen County Soil Conservation District
- b. Ramsey Shade Tree Commission

Very truly yours,

SCHWANEWEDE/HALS ENGINEERING
Professional Engineers and Land Surveyors



David A. Hals, P.E., L.S., P.P. & C.M.E.
Planning Board Engineer

**BOROUGH OF RAMSEY
SOIL MOVEMENT APPLICATION**

Application is hereby made, pursuant to the provisions of Chapter XXVI of the Revised General Ordinances of the Borough of Ramsey, for a Soil Movement Permit as follows:

1. Applicant Name Clint Lynch
Address 44 Upland Road,
City Ramsey State NJ Zip 07446

2. Description of lot(s) in application:
Block(s) No. 1702 Lot(s) 2.19
Street Address 39 Grove St, Ramsey, NJ 07446

3. Purpose of Soil Movement:
Import Export _____ Other _____ (check as appropriate)

State reason (ultimate purpose) of soil movement:
To clear for construction of new single family home
Fill MATERIAL FOR NEW GRADES PER PLAN

4. Description of Soil to be Moved:

a. Type of soil GLACIAL TILL & TOP SOIL

b. Quantity 2267 Cubic Yards

c. Complete the following as applicable:

Cut Volume	<u>486</u>	CY
Fill Volume	<u>1781</u>	CY
Import Volume	<u>1262</u>	CY
Export Volume	<u>0</u>	CY
Stockpile Volume	<u>276</u>	CY
Proposed Height of Stockpile	<u>10'</u>	CY

5. Complete this section for export (attach additional sheets if more than one location is involved):

Location to which the soil will be removed:

N/A

Street Address _____
City _____ State _____
Kind of Soil _____
Quality of Soil _____ Quantity _____ CY

6. Complete this section for import (attach additional sheets if more than one location is involved):

Location from which the soil will be obtained:

Street Address 20 UPLAND RD
City RAMSEY State NJ
Name of Property Owner CLINT LYNCH
Telephone Number of Property Owner 973 725-6417
Kind of Soil 2
Quality of Soil GLACIAL TILL - VIRGIN GRASS Quantity 700 CY

7. Provide the following information:

- a. Earthwork Cross-Sections
- b. End Area Method Volume Calculations

NOTE: See Section 26-4a.4.(c)

8. Proposed Date for Start of Soil MARCH 15TH
Proposed Date of Completion of Soil Movement APRIL 1ST

9. Individual Supervising and Controlling the Soil Movement:

Name CORNERSTONE BUILDERS - LEO FEOLA
Street Address 851 FRANKLIN LAKE RD SUITE 206
City FRANKLIN LAKES State NJ ZIP 07417
Telephone Number 201 421 4196

PROVIDE 24 HOUR CONTACT NUMBER

NOTE: Soil movement operations shall be permitted from Monday through Saturday from 8:00 AM to 5:00 PM. Soil movement operations will not be permitted on Sundays or those holidays listed in Section 72.011 E.

10. Individual in Charge of Transportation of the Soil:

Name TOP NOTCH EXCAVATING
Street Address 83 GRANT STREET
City RAMSEY State NJ ZIP 07446

11. Equipment to be used to Excavate, Place, Spread or Remove the Soil:

TRACK EXCAVATOR
TRI-AXEL TRUCK
DOZER

12. Description of the Number and Sizes of Trucks to be used in Movement:

1 TRI-AXEL

13. Provide a description of the proposed route for the soil movement. Include all streets, roads, highways, etc. within the Borough of Ramsey and include direction of travel on each street. Routes to and from the site should be described. This description shall be attached to this application. UPLAND TO DARLINGTON TO GROVE

14. Provide a map showing the division of the tract in question into soil movement sectors (where applicable).

15. Provide an approved Bergen County Soil Conservation District Erosion Control Plan for the site if applicable. If a BCSCD erosion control plan is not required due to the minimum disturbed area criteria, submit a written statement of a plan to control erosion which meets the requirement of Section 26-4a.12.

Signature of Applicant Clinton D. Lynch
Typed Name of Applicant Clint Lynch
Corporate Title of Applicant _____
Name of Corporation or Firm _____
Date of Submission 3/2/21

Attachments (where required)

- (1) Plans per Section 26-4b
- (2) BCSD Erosion Control Plan
- (3) Tract Map
- (4) Route Map/Description
- (5) Proof of Liability Insurance (Section 26-4c)
- (6) Fee (Section 26-4d)

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BOROUGH OF RAMSEY

PROOF OF PAYMENT OF TAXES

PLANNING BOARD

BOARD OF ADJUSTMENT

Statute 40:55-1.14-Regulation of Subdivisions

"Any such ordinance may require as a condition for local municipal approval the submission of proof that no taxes or assessments for local improvements are due or delinquent on the property for which any subdivision application is made."

Block 1702 Lot 2.19 Qualifier _____

Name Clint Lynch

Property Taxes are: current Delinquent

Municipal Water/Sewer are: current Delinquent

Date: 3/2/21

M. Webb
Tax Collector's Office/Clerk

This form must be submitted together with all pertinent forms for your application to be considered.

The Tax Collector's Office is located on the first floor in the Municipal Building.

TREE INVENTORY

FOR 44 Upland Road, Ramsey, NJ 07446

Block: 1702, Lots: 2.19 through _____

LOT	TREE INVENTORY DESIGNATION	TREE TO REMAIN	TREE TO BE REMOVED	CALIPER	SPECIES	TREES REMOVED IN VIOLATION (Leave blank for Arborist)
Lot #						
Total						
Lot #						
Total						
Lot #						
Total						

N/A

LOT IS CLEAR

LOT	TREE INVENTORY DESIGNATION	TREE TO REMAIN	TREE TO BE REMOVED	CALIPER	SPECIES	TREES REMOVED IN VIOLATION (Leave blank for Arborist)
Lot #						
Total						
Lot #						
Total						
Lot #						
Total						

N/A

SUMMARY

TOTAL NUMBER OF TREES	TOTAL NUMBER OF TREES TO REMAIN	TOTAL NUMBER OF TREES TO BE REMOVED	TOTAL NUMBER OF TREES REMOVED IN VIOLATION (Leave Blank)

