

# RENNIA ENGINEERING DESIGN, PLLC

CIVIL ▪ ENVIRONMENTAL ▪ STRUCTURAL

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January 20, 2025

Town of Amenia Planning Board  
Amenia Town Hall  
4988 Route 22  
Amenia, NY 12501

Attn: Robert Boyles, Jr., Chairperson

**Re: Lands of Tower Hill 2014 LLC – Subdivision  
365 Tower Hill Road  
Parcel ID: 132000-7065-00-266271**

Dear Mr. Boyles and Planning Board Members,

As you will recall the applicant for the above referenced project proposed a minor, non-reality, subdivision of an existing ±165.42-acre parcel into three separate lots. The Subdivision Plat for the Tower Hill Subdivision was conditionally approved by the Planning Board on June 14, 2023. Part of that approval called for a Channel Stabilization plan. This plan was approved by the Town of Amenia Engineer, John V. Andrews, Jr., P.E., in an email dated February 1, 2024. The channel was bid out and subsequently constructed in August of 2024.

Following that our office was asked to develop a standalone driveway for Lot 1 similar to how a draft driveway design was developed for Lot 3. Due to the hilly terrain of the site the driveway for Lot 1 was found to require several switchbacks, which took more space than was afforded within the proposed property lines. Therefore, the Plat has been revised to accommodate this driveway design.

For your review attached please find three (3) copies of the following information:

- Lands of Tower Hill 2014 LLC – Subdivision Plat, Sheets 1 of 1, dated 9/23/2022, revised 1/20/2025
- Lands of Tower Hill 2014 LLC – Lot 1 Driveway Exhibit, Sheets 1 of 1, dated 1/20/2025
- Draft – “Declaration of Driveway Easement, Access And Maintenance Agreement, and Drainage Easement”
- Lands of Tower Hill 2014 LLC – Channel Photos, dated 10/22/2024

Please contact me with any questions at (845) 877-0555.

Sincerely,



Richard Renna, Jr., P.E.  
Principal

Encl.