

MEMORANDUM

To: Mark Giordano
Giordano Industrial

From: John Canning, P.E.
Thomas Zhao, E.I.T.
Kimley-Horn Engineering and Landscape Architecture of New York, P.C.

Date: August 12, 2026

Subject: Proposed Residential Development
3222 Albany Post Road, Village of Buchanan, NY
Response to CED Comments Provided on July 24, 2026

Kimley-Horn Engineering and Landscape Architecture of New York, P.C. (“Kimley-Horn”) has prepared this memorandum to respond to comments provided by Colliers Engineering and Design (“CED”) on July 24, 2026, with regards to the proposed residential development located at 3222 Albany Post Road in the Village of Buchanan, New York (the “Project”).

RESPONSE TO COMMENTS

1. Project Understanding

“The Project description is consistent with the site plan and EAF. No further comment.”

Kimley-Horn Response: Acknowledged.

2. Trip Generation

“CED has checked the Trip Generation Table with the *ITE Trip Generation Manual, 12th Edition* and the trip estimates are consistent with the ITE data. It may be useful to also show what the estimates would be based on the “Single-Family Detached” category just for reference.”

Kimley-Horn Response: If permitted to construct 11 single-family detached homes on the property, 8 trips in the AM Peak Hour and 10 trips in the PM Peak Hour are projected, based on ITE Land Use Code 210.

3. Sight Distance Evaluation

“For eastbound Bleakley Street, if the proposed driveway location (looking west) cannot meet the AASHTO Intersection Sight Distance (ISD) requirement for the posted speed limit, we would recommend installing a W2-2 warning sign with a NYW5-16P “Driveway” supplemental panel as appropriate. For westbound Bleakley Street, i.e., looking east from the driveway, the sight distance cannot be any further extended due to the proximity of the Albany Post Road (NYS Route 9A) intersection. No further comments.”



Kimley-Horn Response: *It is recommended that, once the driveway is constructed, the sight distance be verified and if the proposed driveway location (looking west) cannot meet AASHTO intersection sight distance requirements for 30 MPH, a W2-2 warning sign with a NYW5-16P "Driveway" supplemental plaque should be installed, as suggested by CED.*

4. Crash Analysis

"This comment remains open pending additional crash analysis by the Applicant. A FOIL was submitted to NYSDOT June 30, 2026, for this information. CED will review once submitted."

Kimley-Horn Response: *The Traffic Impact Memorandum has been updated to provide the most recent crash analysis, and the Crash Analysis Supplement has been appended to that memorandum. There are no vehicular crashes that were the result of vehicles on Bleakley Avenue or attempting to turn into Bleakley Avenue.*

5. Fire Truck Turning

"The Applicant should confirm that the revised fire truck turning template is per the Fire Department's current design vehicle and that it is acceptable to them."

Kimley-Horn Response: *The revised fire truck turning template is per the Fire Department's current design vehicle.*

6. Sidewalk and NYSDOT Permit

"The site sidewalk should connect to the existing sidewalk on NYS Route 9A. This will likely entail a NYSDOT permit. Please submit to the NYSDOT for further advice."

Kimley-Horn Response: *Comment noted.*

7. Other Items

"In addition to the above, we may still have additional comments once the other crash data is received. Also, the EAF in Section D.2j should be revised to include a reference to the Kimley-Horn memorandum."

Kimley-Horn Response: *Comment noted.*

"Lastly, as per Item 7 of our previous memorandum, the Kimley-Horn memo should be updated in the "Conclusions" section to provide a qualitative discussion and acknowledgement of the consideration of traffic from other approved, planned, and under construction projects in the area including those such as Village Square, AMS, and 501 Broadway projects."

Kimley-Horn Response: *The "Conclusions" section has been updated to include a brief discussion and acknowledgement of consideration of traffic from Village Square, AMS, and 501 Broadway.*