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26 May 2023

Jon Altshul
Township Manager

RE: Conditional Use Application, Fox Clearing, LLC Stokes Estate

Jon,

I've reviewed the plans for Fox Clearing, LLC, Stokes Estate, and I have some concerns from a fire suppression standpoint.

Access: I have concerns about the limited access to the development. I understand from the plan that there are two access options from Shiloh Road, but if some significant incident affected Shiloh Road, that would impact access to that development. My suggestion is to add an access point restricted for use by the Fire and Police Department on the north side of "Road C" off Shiloh Hill Drive; a gate should secure this access point and or chain restricting access by the public. I realize this may not be possible, but from a fire protection standpoint, the "one way in and one way out" of development this size is very concerning and can become problematic for first responders.

Fire Hydrants: Due to the complexity of the proposed roadways, fire hydrants should be installed approximately 700 feet away from each other, starting at each entrance and one in each cul-de-sac. I've mapped out 18 fire hydrants on the proposed roadways about 700 feet apart. I am more than happy to share my map with the developers.

Address: Roads A, B, C, and D should have different names, and Road B should be split into North Road B and South Road B using the intersection of Road A as the middle point. It would also be beneficial at the intersection of Road A and Road C; a sign should be installed to show street number ranges, such as an arrow indicating left for addresses 1 to 12 and a right for addresses 13 to 20. I suggest the same for Road B at the intersection of Road A. It is paramount for first responders to locate the address quickly, and at night, that can be a challenge.

Thank you for addressing my concerns; I look forward to further discussing this project.

Respectfully Submitted,

Gerald DiNunzio, Jr
Township Fire Marshal