



June 27, 2022

Marshalls Creek Fire Company
112 Marshalls Creek Road
East Stroudsburg, PA 18302
Joseph Luisi, Fire Chief

**RE: New 131k Warehouse and Light Manufacturing Facility for Black Buffalo 3D Printing
Preliminary/Final Land Development Plan Submission
Smithfield Township, Monroe County, PA**

Dear Fire Chief:

T&M Associates (T&M), on behalf of Black Buffalo 3D Printing and Petrucci Development, is pleased to submit a Preliminary/Final Land Development Plan for the above referenced project for your review.

The subject property is roughly 70 acres in size and is located on the north side of Airstrip Road, the former Pocono Stroudsburg Airport. The current development plan reflects a new building 131,250 sf in size. The building will be a mix of manufacturing, warehouse, and office space for Black Buffalo. The site will contain 63 parking stalls, a truck loading area, and associated infrastructure.

We are providing you a copy of the Overall Site Plan for the project. In addition, we are supplying you an Autoturn Movements Plan for review of your fire truck maneuvering throughout the site. The Autorun Plan also reflects preliminary locations of hydrants for your review.

We are seeking any comments you may have about the site layout regarding fire access and hydrant locations.

Should you require any additional information regarding the plans or project please feel free to contact me at 215-680-3109 or by email at mbuchvalt@tandmassociates.com

Very truly yours,

T&M ASSOCIATES

Mark J. Buchvalt, PE

Group Manager

G:\Projects\JGPT\00022\Correspondence\6.27.22 Black Buffalo Plan Submission Transmittal Fire Company.doc