

PB# 02-201

**First Columbia (3-Lot Sub
(Parcels D, B, & L)**

3-1-47

02-201

FIRST COLUMBIA SUBDIVISION
3 LOTS (E, H, L, M) (BETTE)

TOWN OF NEW WINDSOR
PLANNING BOARD
APPROVED COPY

DATE: 01-31-09

Map Number 40-03 City []
Section 3 Block 1 Lot 43, 44, 45 Town New Windsor
Village []
46, 47, 48, 49, 50, 54, 55
Title: New York International

Dated: 1-14-03 Filed 2-27-03
Approved by James Petro
on 1-31-03
Record Owner Town of New Windsor

DONNA L. BENSON
Orange County Clerk

Map Number 281-05 City New Windsor
Section 3 Block 1 Lot 55.2 Town New Windsor
Village New Windsor

Title: New York International Plaza

Dated: 3-17-05 Rev. 3-23-05
Filed 3-23-05

Approved by James Petro Jr.
on 3-14-05

Record Owner Town New Windsor

DONNA L. BENSON
Orange County Clerk

(1 sheet)	10.00
2 Signed	2.00
Total	\$ 12.00

RECORDED/FILED
03/23/2005/ 10:10:13
DONNA L. BENSON
County Clerk
ORANGE COUNTY, NY

FILE # 20050031605
MP / BK 02005 PG 0281
RECORDING FEES 12.00
Receipt # 205077

Town of New Windsor
555 Union Avenue
New Windsor, NY 12553
(845) 563-4611

RECEIPT
#99-2003

01/31/2003

First Columbia L L C
26 Century Hill Drive, Suite 101
Latham, NY 12110

Received \$ 100.00 for Planning Board Fees, on 01/31/2003. Thank you for stopping by the Town Clerk's office.

As always, it is our pleasure to serve you.

Deborah Green
Town Clerk

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 01/31/2003

PAGE: 1

LISTING OF PLANNING BOARD ACTIONS

STAGE:

STATUS [Open, Withd]
A [Disap, Appr]

FOR PROJECT NUMBER: 2-201

NAME: FIRST COLUMBIA SUBDIVISION - PA2002-1221
APPLICANT: FIRST COLUMBIA INTERNATIONAL GROUP

--DATE--	MEETING-PURPOSE-----	ACTION-TAKEN-----
01/31/2003	PLANS STAMPED	APPROVED
01/08/2003	P.B. APPEARANCE . TYPE 2 ACTION - APPROVED	LA:WVE PH APPRO
12/04/2002	WORK SHOP APPEARANCE	SUBMIT

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 01/31/2003

PAGE: 1

LISTING OF PLANNING BOARD FEES
ESCROW

FOR PROJECT NUMBER: 2-201

NAME: FIRST COLUMBIA SUBDIVISION - PA2002-1221

APPLICANT: FIRST COLUMBIA INTERNATIONAL GROUP

--DATE--	DESCRIPTION-----	TRANS	--AMT-CHG	-AMT-PAID	--BAL-DUE
11/07/2002	REC. CK.#2319	PAID		1200.00	
01/08/2003	P.B. ATTY. FEE	CHG	35.00		
01/08/2003	P.B. MINUTES	CHG	18.00		
01/31/2003	P.B. ENGINEER	CHG	238.30		
01/31/2003	RET. TO APPLICANT	CHG	908.70		
		TOTAL:	1200.00	1200.00	0.00

LR
1/31/03

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 01/31/2003

PAGE: 1

LISTING OF PLANNING BOARD FEES
ESCROW

FOR PROJECT NUMBER: 2-201
NAME: FIRST COLUMBIA SUBDIVISION - PA2002-1221
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11/07/2002	REC. CK.#2319	PAID		1200.00	
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01/31/2003	RET. TO APPLICANT	CHG	908.70		
		TOTAL:	1200.00	1200.00	0.00

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 01/31/2003

PAGE: 1

LISTING OF PLANNING BOARD SEQRA ACTIONS

FOR PROJECT NUMBER: 2-201

NAME: FIRST COLUMBIA SUBDIVISION - PA2002-1221
APPLICANT: FIRST COLUMBIA INTERNATIONAL GROUP

	DATE-SENT	ACTION-----	DATE-RECD	RESPONSE-----
ORIG	11/07/2003	EAF SUBMITTED	/ /	
ORIG	11/07/2003	CIRCULATE TO INVOLVED AGENCIES	/ /	
ORIG	11/07/2003	LEAD AGENCY DECLARED	01/08/2003	TOOK LA
ORIG	11/07/2003	DECLARATION (POS/NEG)	01/08/2003	TYPE 2 ACT
ORIG	11/07/2003	SCHEDULE PUBLIC HEARING	01/08/2003	WAIVED PH
ORIG	11/07/2003	PUBLIC HEARING HELD	/ /	
ORIG	11/07/2003	WAIVE PUBLIC HEARING	/ /	
ORIG	11/07/2003	PRELIMINARY APPROVAL	/ /	
ORIG	11/07/2003		/ /	

REGULAR ITEMS:

FIRST COLUMBIA SUBDIVISION (02-201)

Mr. Chris Bette appeared before the board for this proposal.

MR. PETRO: Chris, what are we here tonight for? What are we doing tonight?

MR. BETTE: Mr. Chairman, I'm here tonight to ask the board for approval so that this map could be filed with the Orange County Clerk's Office so we can obtain some tax identification numbers for the parcels previously studied and constructed, the medical building, LSI and the headquarters building. Currently, they are not on there on the tax parcel.

MR. LANDER: Says you're revising lot configuration of lots D, B and L.

MR. BETTE: Correct, the entire parcel was, I forget how many different lots, since the New York State DOT reconstructed International Boulevard, they created or eliminated certain parcel boundary lines, which is also being cleaned up with this map that would be filed, we're not creating any new lots, they're still I forget how many there are but what we're starting with is what we have.

MR. ARGENIO: Where is lot B?

MR. BRESNAN: On the middle in the left.

MR. BETTE: B is the former headquarters building.

MR. PETRO: Andy, read the third paragraph, Mark's number one, give me a comment on that and Mark as he's doing that, we're reviewing the FEIS from Chris' company, First Columbia, we can take action without affecting that or going above or below that in any way, shape or form. I know what you're saying that this is a very small, we're not creating any new lots, we're only reconfiguring the lines and I don't see any problem. I'm just asking you for your opinion again

you already gave it to me in writing.

MR. EDSALL: It's my suggestion that if you recognize this as being purely a realignment of existing lot configuration with recreation of no new lots proposing no new development, all you're doing is creating new orientation of tax lots, that that would be a Type 2 Action under SEQRA and hence, would not become or drawn into the other activity which is the overall study of the development of the total parcel.

MR. PETRO: Aren't we doing this also so that lots can be taxed in a better manner than they are now for the town?

MR. EDSALL: Absolutely, if the assessor had his way and the town attorney, it would have been done already but I wanted to make sure we did this procedurally correct and get it through.

MR. PETRO: Andy, do you concur?

MR. KRIEGER: Do I concur? I don't think it's the kind of nature that would require anything other than Type II designation and proceeding that I would suggest it here.

MR. PETRO: I will take a motion for lead agency.

MR. ARGENIO: So moved.

MR. BRESNAN: Second it.

MR. PETRO: Motion has been made and seconded that the New Windsor Planning Board declare itself lead agency for the First Columbia subdivision in the form of a lot line change. Is there any further discussion? If not, roll call.

ROLL CALL

MR. LANDER	AYE
MR. BRESNAN	AYE
MR. KARNAVEZOS	AYE
MR. ARGENIO	AYE

MR. PETRO AYE

MR. PETRO: Motion to waive the public hearing.

MR. BRESNAN: So moved.

MR. ARGENIO: Second it.

MR. PETRO: Motion has been made and seconded that the New Windsor Planning Board waive the public hearing for the First Columbia subdivision under its discretionary judgment. Any further discussion from the board members? If not, roll call.

ROLL CALL

MR. LANDER AYE
MR. BRESNAN AYE
MR. KARNAVEZOS AYE
MR. ARGENIO AYE
MR. PETRO AYE

MR. PETRO: Motion for negative dec.

MR. EDSALL: I would make that a motion that you determine it's a Type 2 Action.

MR. KRIEGER: Not for a negative dec.

MR. PETRO: Motion that this is a Type 2 Action under the SEQRA process.

MR. LANDER: So moved.

MR. BRESNAN: Second it.

MR. PETRO: Motion has been made and seconded that the New Windsor Planning Board declare this as a Type 2 Action under the SEQRA process. Is there any further discussion? If not, roll call.

ROLL CALL

MR. LANDER AYE
MR. BRESNAN AYE

January 8, 2003

48

MR. KARNAVEZOS AYE
MR. ARGENIO AYE
MR. PETRO AYE

MR. PETRO: Motion for final approval.

MR. ARGENIO: So moved.

MR. LANDER: Second it.

MR. PETRO: Motion has been made and seconded that the New Windsor Planning Board grant final approval to the First Columbia subdivision in the form of a lot line change. Is there any further discussion? If not, roll call.

ROLL CALL

MR. LANDER AYE
MR. BRESNAN AYE
MR. KARNAVEZOS AYE
MR. ARGENIO AYE
MR. PETRO AYE



McGOEY, HAUSER and EDSALL
CONSULTING ENGINEERS P.C.

RICHARD D. MCGOEY, P.E. (NY & PA)
WILLIAM J. HAUSER, P.E. (NY & NJ)
MARK J. EDSALL, P.E. (NY, NJ & PA)
JAMES M. FARR, P.E. (NY & PA)

MAIN OFFICE
33 Airport Center Drive
Suite 202
New Windsor, New York 12553

(845) 567-3100
fax: (845) 567-3232
e-mail: mheny@mhepc.com

Writer's e-mail address:
mje@mhepc.com

TOWN OF NEW WINDSOR
PLANNING BOARD
REVIEW COMMENTS

PROJECT NAME: FIRST COLUMBIA SUBDIVISION (IN FORM OF LOT LINE CHANGE)
(REVISION TO PARCELS D,B,L)
PROJECT LOCATION: NEW YORK INTERNATIONAL PLAZA - STEWART AIRPORT
PROJECT NUMBER: 02-201
DATE: 11 DECEMBER 2002

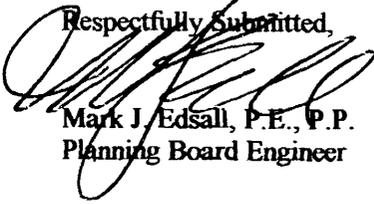
1. This application revises lot configuration of the parcels designated as Parcel D, B and L at the existing site at New York International Plaza.

Current Lots D, B and L are being eliminated as part of roadways that are abandoned. These parcel designations are being applied to parcels surrounding existing approved improvement lots for tax purposes.

I am not aware of any issues of concern with this lot line change. Further, it is my opinion that this proposed lot line change is a ministerial action, without impact, since no new lots are being created, nor any new development or growth inducing situations resulting. Effectively, this is being performed for tax tracking purposes only. As such, I recommend that the Board assume the position of Lead Agency, determine this action a Type II action under SEQRA, which will complete the process. Prior to taking action in this regard, the Planning Board Attorney should concur with this procedural determination.

2. The Planning Board should determine if a Public Hearing will be necessary for this minor subdivision (in form of lot line change), or if same can be waived per Paragraph 4.B of the Subdivision Regulations.
3. I am aware of no reason why this application could not be considered for approval.

Respectfully Submitted,


Mark J. Edsall, P.E., P.P.
Planning Board Engineer

REGIONAL OFFICES

- 507 Broad Street • Milford, Pennsylvania 18337 • 570-296-2765 •
- 540 Broadway • Monticello, New York 12701 • 845-794-3391 •

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 01/08/2003

PAGE:

LISTING OF PLANNING BOARD ACTIONS

STAGE:

STATUS [Open, Wi
O [Disap, A

FOR PROJECT NUMBER: 2-201

NAME: FIRST COLUMBIA SUBDIVISION - PA2002-1221

APPLICANT: FIRST COLUMBIA INTERNATIONAL GROUP

--DATE--	MEETING-PURPOSE-----	ACTION-TAKEN-----
12/04/2002	WORK SHOP APPEARANCE	SUBMIT

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 11/07/2002

PAGE: 1

LISTING OF PLANNING BOARD FEES
ESCROW

FOR PROJECT NUMBER: 2-34
NAME: FIRST COLUMBIA SUBDIVISION - PA2002-1221
APPLICANT: TOWN OF NEW WINDSOR

--DATE--	DESCRIPTION-----	TRANS	--AMT-CHG	-AMT-PAID	--BAL-DUE
11/07/2002	RECEIVED CK #2319	PAID		1200.00	
		TOTAL:	0.00	1200.00	-1200.00


11/8/02

Town of New Windsor
555 Union Avenue
New Windsor, NY 12553
(845) 563-4611

RECEIPT
#1012-2002

11/07/2002

#02-~~54~~²⁰¹ Application Fee
First Columbia L L C
26 Century Hill Drive, Suite 101
Latham, NY 12110

Received \$ 100.00 for Planning Board Fees on 11/07/2002. Thank you for stopping by the Town Clerk's office.

As always, it is our pleasure to serve you.

Deborah Green
Town Clerk



FIRST COLUMBIA

November 2, 2002

Honorable James Petro, Jr.
Chairman, Town of New Windsor Planning Board
c/o Myra Mason, Planning Board Secretary
555 Union Ave.
New Windsor, NY 12253

Re: Subdivision of Land for Three Existing Buildings
New York International Plaza

Dear Chairman Petro:

Attached please find the necessary information to initiate the approval process for the subdivision of land associated with the three existing buildings; 33 Airport Center Dr., 500 Hudson Valley Ave. & 575 Hudson Valley Ave. (Former headquarters bldg, LSI & NYIP MOB, respectively).

Per our discussions with the Town Attorney, Phil Crotty, and the interim Town Assessor, John MacDonald, we have all concluded that formal subdivision of land for each project will be the best way to enforce our lease with the Town, work with the PILOT agreement and make qualifying for the Empire Zone benefits easier. We are submitting now, to hopefully have the subdivision map filed with the County prior to next years assessments. In the future, all site plan approvals will also include an application for subdivision of land. Hopefully both can be completed concurrently.

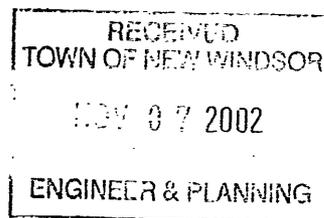
Kindly review our application and schedule this item for the next available workshop and planning board meeting. If you should have any questions, please do not hesitate to call me.

Sincerely,

Christopher J. Bette, P.E.
Project Manager

CJB/at

cc: File



02-201

TOWN OF NEW WINDSOR

555 UNION AVENUE
NEW WINDSOR, NEW YORK 12553
Telephone: (914) 563-4615
Fax: (914) 563-4693

PLANNING BOARD APPLICATION

TYPE OF APPLICATION (check appropriate item):

Subdivision Lot Line Change _____ Site Plan _____ Special Permit _____

Tax Map Designation: Sec. 3 Block 1 Lot _____

BUILDING DEPARTMENT REFERRAL NUMBER 2002 - 1221

1. Name of Project Subdivision of Parcels E,H,L and M

2. Owner of Record Town of New Windsor Phone (845) 563-4610

Address: 555 Union Avenue New Windsor New York 12553
(Street Name & Number) (Post Office) (State) (Zip)

3. Name of Applicant First Columbia International Group Phone (518) 213-1000

Address: 26 Century Hill Drive Latham New York 12110
(Street Name & Number) (Post Office) (State) (Zip)

4. Person Preparing Plan Vince Awsfeld PLS Phone (518) 235-8050

Address: 20 Gurley Avenue, Troy New York 12182
(Street Name & Number) (Post Office) (State) (Zip)

5. Attorney Greg Faucher, ESQ. Phone (518) 463-1415

Address 10 Thurlow Terrace Albany New York 12203
(Street Name & Number) (Post Office) (State) (Zip)

6. Person to be notified to appear at Planning Board meeting:

Christopher Bette (518) 213- 1000
(Name) (Phone)

7. Project Location: On the North side of NY S Rte 207 0 feet
(Direction) (Street) (No.)

East and West of Hudson Valley Avenue
(Direction) (Street)

Project Data: Acreage 27.33 Zone AP-1 School Dist. Washingtonville

TOWN OF NEW WINDSOR
NOV 07 2002
ENGINEER & PLANNING

9. Is this property within an Agricultural District containing a farm operation or within 500 feet of a farm operation located in an Agricultural District? Yes _____ No X

***This information can be verified in the Assessor's Office.**

***If you answer yes to question 9, please complete the attached Agricultural Data Statement.**

10. Description of Project: (Use, Size, Number of Lots, etc.) create taxable parcels for buildings located at 33 Airport Center Drive, 575 Hudson Valley Avenue and 500 Hudson Valley Avenue.

11. Has the Zoning Board of Appeals Granted any Variances for this property? yes X no _____

12. Has a Special Permit previously been granted for this property? yes _____ no X

ACKNOWLEDGMENT:

IF THIS ACKNOWLEDGMENT IS COMPLETED BY ANYONE OTHER THAN THE PROPERTY OWNER, A SEPARATE NOTARIZED STATEMENT OR PROXY STATEMENT FROM THE OWNER MUST BE SUBMITTED, AT THE TIME OF APPLICATION, AUTHORIZING THIS APPLICATION.

STATE OF NEW YORK)

SS.:

COUNTY OF ORANGE)

THE UNDERSIGNED APPLICANT, BEING DULY SWORN, DEPOSES AND STATES THAT THE INFORMATION, STATEMENTS AND REPRESENTATIONS CONTAINED IN THIS APPLICATION AND SUPPORTING DOCUMENTS AND DRAWINGS ARE TRUE AND ACCURATE TO THE BEST OF HIS/HER KNOWLEDGE AND/OR BELIEF. THE APPLICANT FURTHER ACKNOWLEDGES RESPONSIBILITY TO THE TOWN FOR ALL FEES AND COSTS ASSOCIATED WITH THE REVIEW OF THIS APPLICATION.

SWORN BEFORE ME THIS:

31 DAY OF October 2002

Margery A. Saddleire

MARGERY A. SADDLEIRE
Notary Public, State of New York
No. 01SA6037524

Qualified in Albany County

~~Commission Expires February 22, 2006~~ *****

Christopher J. Bette

APPLICANT'S SIGNATURE

Christopher J. Bette
Please Print Applicant's Name as Signed

TOWN USE ONLY:

RECEIVED
TOWN OF NEW WINDSOR

DATE APPLICATION RECEIVED

02-201
APPLICATION NUMBER

ENGINEER & PLANNING

PLANNING BOARD APPLICATION SUBMITTAL CHECKLIST

The following items are to be returned to the Planning Board Secretary, complete as a package, to make application to appear before the Planning Board:

- | | <u>CHECK OFF</u> |
|--|------------------|
| 1. Completed Page 1 and 2 of Application form. | ✓ |
| 2. Agricultural Data Statement (If you answer "yes" to #9 on application) | N/A |
| 3. Applicant/Owner Proxy Statement (<u>MUST HAVE</u>). | ✓ |
| 4. Applicable completed "Check List" for subdivision/L.L. Chg. or Site Plan | ✓ |
| 5. Short Form EAF (Unless instructed to prepare long form). | ✓ |
| 6. Flood Hazard Area Development Application. | N/A |
| 7. SEPARATE CHECKS AS FOLLOWS: (Choose appropriate category for your project) | |

SITE PLANS: (INCLUDING SPECIAL PERMIT)

Two Separate Checks: (One check for application fee and separate check for escrow amount)

Application fee.....	\$100.00	_____
Escrow (Unless other amount specified at workshop) \$750.00 (Additional escrow due for multi-family dwellings)		\$ _____

SUBDIVISIONS:

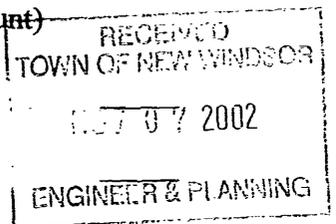
Two Separate Checks: (One check for application fee and separate check for escrow amount)

Application Fee...(minor subdivision only).....	\$ 50.00	_____
Application Fee...(major subdivision only).....	\$100.00	✓
Escrow:		
Residential: \$150.00 each for first 4 lots \$ 75.00 for each additional lot -	Total:\$ _____	_____
Commercial: \$ 400.00 each for first 4 lots \$ 200.00 for each additional lot -	Total:\$ <u>1200.</u>	✓

LOT LINE CHANGE:

Two Separate Checks: (One check for application fee and separate check for escrow amount)

Application fee.....	\$50.00	_____
Escrow (Unless other amount specified at workshop). ...	\$150.00.....	\$ _____



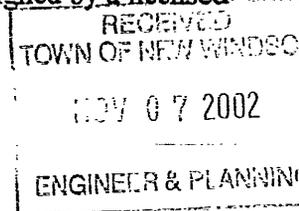
PLEASE NOTE: ADDITIONAL FEES DUE UPON COMPLETION OF PLANNING BOARD REVIEW.

02-241

**TOWN OF NEW WINDSOR PLANNING BOARD
SUBDIVISION/LOT LINE CHANGE CHECKLIST**

The following checklist items shall be incorporated on the Subdivision Plan prior to consideration for being placed on the Planning Board Agenda:

1. ✓ Name and address of Applicant.
- * 2. ✓ Name and address of Owner.
3. ✓ Subdivision name and location
4. ✓ **Provide 4" wide X 2" high box directly above title block preferably lower right corner) for use by Planning Board in affixing Stamp of Approval.
(ON ALL PAGES OF SUBDIVISION PLAN)**
5. ✓ Tax Map Data (Section, Block & Lot).
6. ✓ Location Map at a scale of 1" = 2,000 ft.
7. ✓ Zoning table showing what is required in the particular zone and what applicant is proposing.
8. N/A Show zoning boundary if any portion of proposed subdivision is within or adjacent to a different zone.
9. ✓ Date of plat preparation and/or date of any plat revisions.
10. ✓ Scale the plat is drawn to and North arrow.
11. ✓ Designation (in title) if submitted as sketch plan, preliminary plan or final plan.
12. _____ Surveyor's certificate.
13. ✓ Surveyor's seal and signature.
14. ✓ Name of adjoining owners.
15. N/A Wetlands and 100 foot buffer zone with an appropriate note regarding DEC requirements.
- * 16. N/A Flood land boundaries.
17. N/A A note stating that the septic system for each lot is to be designed by a licensed professional before a building permit can be issued.
18. ✓ Final metes and bounds.



19. ✓ Name and width of adjacent streets; the road boundary is to be a minimum of 25 ft. from the physical center line of the street.
20. N/A Include existing or proposed easements.
21. ✓ Right-of-way widths.
22. N/A Road profile and typical section (minimum traveled surface, excluding shoulders, is to be 16 ft. wide).
23. ✓ Lot area (in square feet for each lot less than 2 acres).
24. ✓ Number the lots including residual lot.
25. ✓ Show any existing waterways.
- *26. N/A A note stating a road (or any other type) maintenance agreement is to be filed in the Town Clerk's Office and County Clerk's Office.
27. ✓ Applicable note pertaining to owners' review and concurrence with plat together with owners' signature.
28. N/A Show any existing or proposed improvements, i.e., drainage systems, water lines, sewer lines, etc. (including location, size and depths).
29. N/A Show all existing houses, accessory structures, existing wells and septic systems within 200 ft. of the parcel to be subdivided.
30. N/A Show all and proposed on-site "septic" system and well locations; with percolation and deep test locations and information, including date of test and name of professional who performed test.
31. N/A Provide "septic" system design notes as required by the Town of New Windsor.
32. N/A Show existing grade by contour (2 ft. interval preferred) and indicate source of contour data.
33. N/A Indicate percentage and direction of grade.
34. ✓ Indicate any reference to previous, i.e., file map date, file map number and previous lot number.
35. N/A Indicate location of street or area lighting (if required).

REFERRING TO QUESTION 9 ON THE APPLICATION FORM, "IS THIS PROPERTY WITHIN AN AGRICULTURAL DISTRICT CONTAINING A FARM OPERATION OR WITHIN 500 FEET OF A FARM OPERATION LOCATED IN AN AGRICULTURAL DISTRICT, PLEASE NOTE THE FOLLOWING:

- 36. N/A Referral to Orange County Planning Dept. is required for all applicants filing AD Statement.

- 37. _____ A disclosure Statement, in the form set below, must be inscribed on all subdivision maps prior to the affixing of a stamp of approval, whether or not the Planning Board specifically requires such a statement as a condition of approval.

"Prior to the sale, lease, purchase, or exchange of property on this site which is wholly or partially within or immediately adjacent to or within 500 feet of a farm operation, the purchaser or leaser shall be notified of such farm operation with a copy of the following notification.

It is the policy of this State and this community to conserve, protect and encourage the development and improvement of agricultural land for the production of food, and other products, and also for its natural and ecological value. This notice is to inform prospective residents that the property they are about to acquire lies partially or wholly within an agricultural district or within 500 feet of such a district and that farming activities occur within the district. Such farming activities may include, but not be limited to, activities that cause noise, dust and odors.

This list is provided as a guide only and is for the convenience of the Applicant. The Town of New Windsor Planning Board may require additional notes or revisions prior to granting approval.

PREPARER'S ACKNOWLEDGMENT:

THE PLAT FOR THE PROPOSED SUBDIVISION HAS BEEN PREPARED IN ACCORDANCE WITH THIS CHECKLIST AND THE TOWN OF NEW WINDSOR ORDINANCES, TO THE BEST OF MY KNOWLEDGE.

BY: *Jim P. [Signature]* PLS Date 10/31/02
Licensed Professional

RECEIVED
TOWN OF NEW WINDSOR
NOV 07 2002
ENGINEER & PLANNING

02-201

APPLICANT/OWNER PROXY STATEMENT
(for professional representation)

for submittal to the:
TOWN OF NEW WINDSOR PLANNING BOARD



GEORGE J. MEYERS, deposes and says that he resides
(OWNER)

at 2 Brandon Court, New Windsor, N. Y. 12553 in the County of Orange
(OWNER'S ADDRESS)

Supervisor of the TOWN OF NEW WINDSOR, the municipal corporation which is the
and State of New York and that he is the owner of property ~~located~~
formerly known as Stewart Army Subpost

(~~Sex~~ Male ~~Block~~ 100 ~~Lot~~ 100)
~~designation number~~ (~~Sex~~ Male ~~Block~~ 100 ~~Lot~~ 100) which is the premises described in
the foregoing application and that he authorizes:

Christopher Betta
(Applicant Name & Address, if different from owner)

First Columbia, 210 Washington Avenue Extension, Albany, N. Y. 12203
(Name & Address of Professional Representative of Owner and/or Applicant)

to make the foregoing application as described therein.

Date: December 1, 1999.

Patricia A. Bankart
Witness' Signature

[Signature]
Owner's Signature Supervisor
TOWN OF NEW WINDSOR
By: George J. Meyers
Applicant's Signature if different than owner
[Signature]
Representative's Signature

[Handwritten Signature]
1/17/02

RECEIVED
TOWN OF NEW WINDSOR
DEC 07 2002
ENGINEER & PLANNING

THIS FORM CANNOT BE WITNESSED BY THE PERSON OR
REPRESENTATIVE OF THE COMPANY WHO IS BEING AUTHORIZED
TO REPRESENT THE APPLICANT AND/OR OWNER AT THE MEETINGS.

02-241

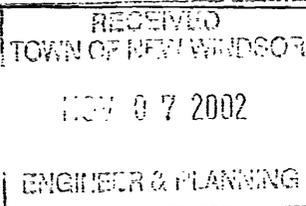
SHORT ENVIRONMENTAL ASSESSMENT FORM

For UNLISTED ACTIONS Only

PART I - PROJECT INFORMATION (To be completed by Applicant or Project Sponsor)

1. APPLICANT/SPONSOR Name <i>First Columbia L.L.C.</i>	2. PROJECT NAME Project Name <i>Subdivision of Parcels E, H, L & M</i>
3. PROJECT LOCATION: Municipality <i>Town of New Windsor</i> County <i>Orange</i>	
4. PRECISE LOCATION (Street address and road intersections, prominent landmarks, etc., or provide map) <i>33 Airport Center Dr., 500 Hudson Valley Ave. & 575 Hudson Valley Ave.</i>	
5. IS PROPOSED ACTION: <input checked="" type="checkbox"/> New <input type="checkbox"/> Expansion <input type="checkbox"/> Modification/alteration	
6. DESCRIBE PROJECT BRIEFLY: <i>Subdivision to create three taxable parcels</i>	
7. AMOUNT OF LAND AFFECTED: Initially: <u>27.3(+/-)</u> acres Ultimately <u>27.3(+/-)</u> acres	
8. WILL PROPOSED ACTION COMPLY WITH EXISTING ZONING OR OTHER EXISTING LAND USE RESTRICTIONS? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If No, describe briefly.	
9. WHAT IS PRESENT LAND USE IN VICINITY OF PROJECT? <input type="checkbox"/> Residential <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Agriculture <input type="checkbox"/> Park/Forest/Open space <input type="checkbox"/> Other Describe: <i>Parcels are within New York International Plaza</i>	
10. DOES ACTION INVOLVE A PERMIT APPROVAL, OR FUNDING, NOW OR ULTIMATELY FROM ANY OTHER GOVERNMENTAL AGENCY (FEDERAL, STATE, OR LOCAL)? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes, list agency name and permit/approval. <i>Planning Board Subdivision Approval</i>	
11. DOES ANY ASPECT OF THE ACTION HAVE A CURRENTLY VALID PERMIT OR APPROVAL? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes, list agency name and permit/approval. <i>Site Plan and Building Permit Approval from the Town of New Windsor</i>	
12. AS A RESULT OF THE PROPOSED ACTION WILL EXISTING PERMIT/APPROVAL REQUIRE MODIFICATION? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE TO THE BEST OF MY KNOWLEDGE	
Applicant/sponsor name: <u><i>FIRST Columbia L.L.C.</i></u>	Date: <u>November 2, 2002</u>
Signature: <u><i>Christopher A. Bette</i></u>	

If the action is in the Coastal Area, and you are a State agency, complete the Coastal Assessment Form before proceeding with this assessment.

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PART II – ENVIRONMENTAL ASSESSMENT (To be completed by Agency)

A. DOES ACTION EXCEED ANY TYPE I THRESHOLD IN 6 NYCRR, PART 617.4? If yes, coordinate the review process and use the FULL EAF.
 Yes No

B. WILL ACTION RECEIVE COORDINATED REVIEW AS PROVIDED FOR UNLISTED ACTIONS IN 6 NYCRR, PART 617.6? If No, a negative declaration may be superceded by another involved agency.
 Yes No

C. COULD ACTION RESULT IN ANY ADVERSE EFFECTS ASSOCIATED WITH THE FOLLOWING: (Answers may be handwritten, if legible)

C1. Existing air quality, surface or groundwater quality or quantity, noise levels, existing traffic patterns, solid waste production or disposal, potential for erosion, drainage or flooding problems? Explain briefly:

C2. Aesthetic, agricultural, archaeological, historic or other natural or cultural resources; or community or neighborhood character? Explain briefly:

C3. Vegetation or fauna, fish, shellfish or wildlife species, significant habitats, or threatened or endangered species? Explain briefly:

C4. A community's existing plans or goals as officially adopted, or a change in use or intensity of use of land or other natural resources? Explain briefly:

C5. Growth, subsequent development, or related activities likely to be induced by the proposed action? Explain briefly:

C6. Long term, short term, cumulative, or other effects not identified in C1 – C5? Explain briefly:

C7. Other impacts (including changes in use of either quantity or type of energy)? Explain briefly:

D. WILL THE PROJECT HAVE AN IMPACT ON THE ENVIRONMENTAL CHARACTERISTICS THAT CAUSED THE ESTABLISHMENT OF A CEA?
 Yes No

E. IS THERE, OR IS THERE LIKELY TO BE, CONTROVERSY RELATED TO POTENTIAL ADVERSE ENVIRONMENTAL IMPACTS?
 Yes No If Yes, explain briefly:

PART III – DETERMINATION OF SIGNIFICANCE (To be completed by Agency)

INSTRUCTIONS: For each adverse effect identified above, determine whether it is substantial, large, important or otherwise significant. Each effect should be assessed in connection with its (a) setting (i.e. urban or rural); (b) probability of occurring; (c) duration; (d) irreversibility; (e) geographic scope; and (f) magnitude. If necessary, add attachments or reference supporting materials. Ensure that explanations contain sufficient detail to show that all relevant adverse impacts have been identified and adequately addressed. If question D of Part II was checked yes, the determination and significance must evaluate the potential impact of the proposed action on the environmental characteristics of the CEA.

Check this box if you have identified one or more potentially large or significant adverse impacts which MAY occur. Then proceed directly to the FULL EAF and/or prepare a positive declaration.

Check this box if you have determined, based on the information and analysis above and any supporting documentation, that the proposed action WILL NOT result in any significant adverse environmental impacts AND provide on attachments as necessary, the reasons supporting this determination:

_____ Name of Lead Agency

_____ Print or Type Name of Responsible Officer in Lead Agency _____ Title of Responsible Officer

_____ Signature of Responsible Officer in Lead Agency _____ Signature of Preparer (if different from responsible officer)

_____ Date

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