PB# 85-54

Grove Homes
(Section 1)

58-1-17 & 24

85-54
Section I Grove Home Subdivision

approved 9/25/85 ah.
given to T.C. office 10/2/85 ah.

General Receipt

6873

TOWN OF NEW WINDSOR
555 Union Avenue
New Windsor, N. Y. 12550

Sept 11 19 84

Received of Zimmerman Eng. $25.00
Twenty five 00/100 DOLLARS

For 85-54 Subdivision application

DISTRIBUTION

FUND	CODE	AMOUNT
Check		

By Pauline G. Townsend (JW)
Town Clerk

General Receipt

6932

TOWN OF NEW WINDSOR
555 Union Avenue
New Windsor, N. Y. 12550

October 1, 19 85

Received of (Grove Homes) Blooming Grove Operating Co. Inc. $ 100.00
One hundred and 00/100 DOLLARS

For Sub-Division (85-54)

DISTRIBUTION

FUND	CODE	AMOUNT
Check # 1188		100.00

By Pauline G. Townsend
Town Clerk
Title

Williamson Law Book Co., Rochester, N. Y. 14609

General Receipt

6873

TOWN OF NEW WINDSOR
555 Union Avenue
New Windsor, N. Y. 12550

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By Pauline G. Townsend JW

Town Clerk
Title

Williamson Law Book Co., Rochester, N. Y. 14609

✓ Bldg Insp.
✓ Eng
✓ Sanitary

(This is a two-sided form) 85-54

PLANNING BOARD
TOWN OF NEW WINDSOR
555 UNION AVENUE
NEW WINDSOR, NY 12550

Date Received Sept 4
Preapplication Approval
Preliminary Approval
Final Approval
Fees Paid $200

APPLICATION FOR SUBDIVISION APPROVAL

Date: September 3, 1985

1. Name of subdivision Section I - Subdivision for Grove Homes, Inc.

2. Name of applicant Grove Homes, Inc. Phone 928-2361

Address P.O. Box 188, Washingtonville, N.Y. 10992
(Street No. & Name) (Post Office) (State) (Zip Code)

3. Owner of record SMS Construction Corporation Phone

Address c/o Joe Mecca, Lakeside Drive, RD 4, New Windsor, N.Y. 12550
(Street No. & Name) (Post Office) (State) (Zip Code)

4. Land Surveyor Gerald Zimmerman Phone 782-7976

Address Route 17M, P.O. Box 313, Harriman, N.Y. 10926
(Street No. & Name) (Post Office) (State) (Zip Code)

5. Attorney Phone

Address
(Street No. & Name) (Post Office) (State) (Zip Code)

6. Subdivision location: On the west side of Mecca Drive
(Street)

400 feet west of Lake Road (Beaver Dam Lake)
(direction)

7. Total Acreage 26± Zone R-4 Number of Lots 4

8. Tax map designation: Section 58 - Block 1 Lot(s) 17 & 24

9. Has this property, or any portion of the property, previously been subdivided No.

If yes, when ; by whom .

10. Has the Zoning Board of Appeals granted any variance concerning this property No.

If yes, list case No. and Name

.st all contiguous holdings in the same ownership. NONE

ection N/A Block(s) _____ Lot(s) _____

.tached hereto is an affidavit of ownership indicating the dates the respective holdings of .nd were acquired, together with the liber and page of each conveyance into the present wner as recorded in the Orange County Clerk's Office. This affidavit shall indicate the gal owner of the property, the contract owner of the property and the date the contract of ıle was executed. IN THE EVENT OF CORPORATE OWNERSHIP: A list of all directors, ficers and stockholders of each corporation owning more than five percent (5%) of any ass of stock must be attached.

'ATE OF NEW YORK)
OUNTY OF ORANGE : SS.:

I, Gerald Zimmerman, hereby depose and say that l the above statements and the statements contained in the papers submitted herewith e true.

Gerald Zimmerman agent for Applicant

Mailing Address Rt. 17M, P.O. Box 313

Harriman, New York 10926

/ORN to before me this

6th day of September, 1985

Elayne Wolfenhaut

NOTARY PUBLIC

ELAYNE WOLFENHAUT
NOTARY PUBLIC, State of N.Y.
No. 9725330
Resident of Orange County
Commission Expires 3/30/86

SHORT ENVIRONMENTAL ASSESSMENT FORM

INSTRUCTIONS:

(a) In order to answer the questions in this short EAF is is assumed that the preparer will use currently available information concerning the project and the likely impacts of the action. It is not expected that additional studies, research or other investigations will be undertaken.

(b) If any question has been answered Yes the project may be significant and a completed Environmental Assessment Form is necessary.

(c) If all questions have been answered No it is likely that this project is not significant.

(d) Environmental Assessment

1. Will project result in a large physical change to the project site or physically alter more than 10 acres of land? . . . . . ___ Yes X No
2. Will there be a major change to any unique or unusual land form found on the site? . . . . . ___ Yes X No
3. Will project alter or have a large effect on an existing body of water? . . . . . ___ Yes X No
4. Will project have a potentially large impact on groundwater quality? . . . . . ___ Yes X No
5. Will project significantly effect drainage flow on adjacent sites? . . . . . ___ Yes X No
6. Will project affect any threatened or endangered plant or animal species? . . . . . ___ Yes X No
7. Will project result in a major adverse effect on air quality? . . . . . ___ Yes X No
8. Will project have a major effect on visual character of the community or scenic views or vistas known to be important to the community? . . . ___ Yes X No
9. Will project adversely impact any site or structure of historic, pre-historic, or paleontological importance or any site designated as a critical environmental area by a local agency? . . . ___ Yes X No
10. Will project have a major effect on existing or future recreational opportunities? . . . ___ Yes X No
11. Will project result in major traffic problems or cause a major effect to existing transportation systems? . . . . . ___ Yes X No
12. Will project regularly cause objectionable odors, noise, glare, vibration, or electrical disturbance as a result of the project's operation? . ___ Yes X No
13. Will project have any impact on public health or safety? . . . . . ___ Yes X No
14. Will project affect the existing community by directly causing a growth in permanent population of more than 5 percent over a one-year period or have a major negative effect on the character of the community or neighborhood? . . ___ Yes X No
15. Is there public controversy concerning the project? ___ Yes X No

PREPARER'S SIGNATURE: [signature] TITLE: Project Engineer

REPRESENTING: Zimmerman Engineering DATE: 9/3/85

9/1/78

PLANNING BOARD

PLANNING BOARD ENGINEER REVIEW FORM:

The maps and plans for ~~the Site~~ Approval of the Subdivision _____ as submitted by Zimmerman ENG. for the ~~building or~~ subdivision of GROVE HOMES INC. SEC 1 has been reviewed by me and is approved X disapproved _____

If disapproved, please list reason.

PAUL V. CUOMO, P.E.

Sept 11, 1985

Date

1187

BLOOMING GROVE OPERATING CO., INC.
P.O. BOX 188
WASHINGTONVILLE, NY 10992

9/30 1985 50-193/219

PAY TO THE ORDER OF Town of New Windsor $ 1000.00

One thousand and no/00 DOLLARS

BARCLAYS
BARCLAYS BANK OF NEW YORK, N.A.
353 WINDSOR HIGHWAY, NEW WINDSOR, NEW YORK 12550

FOR _____ Vincent Biagi

⑈001187⑈ ⑆021901939⑆ 604001592⑈

Grove Sub Sect I

Rec'd 10/1/85 R. Lafferty

1189

BLOOMING GROVE OPERATING CO., INC.
P.O. BOX 188
WASHINGTONVILLE, NY 10992

9/30 1985 50-193/219

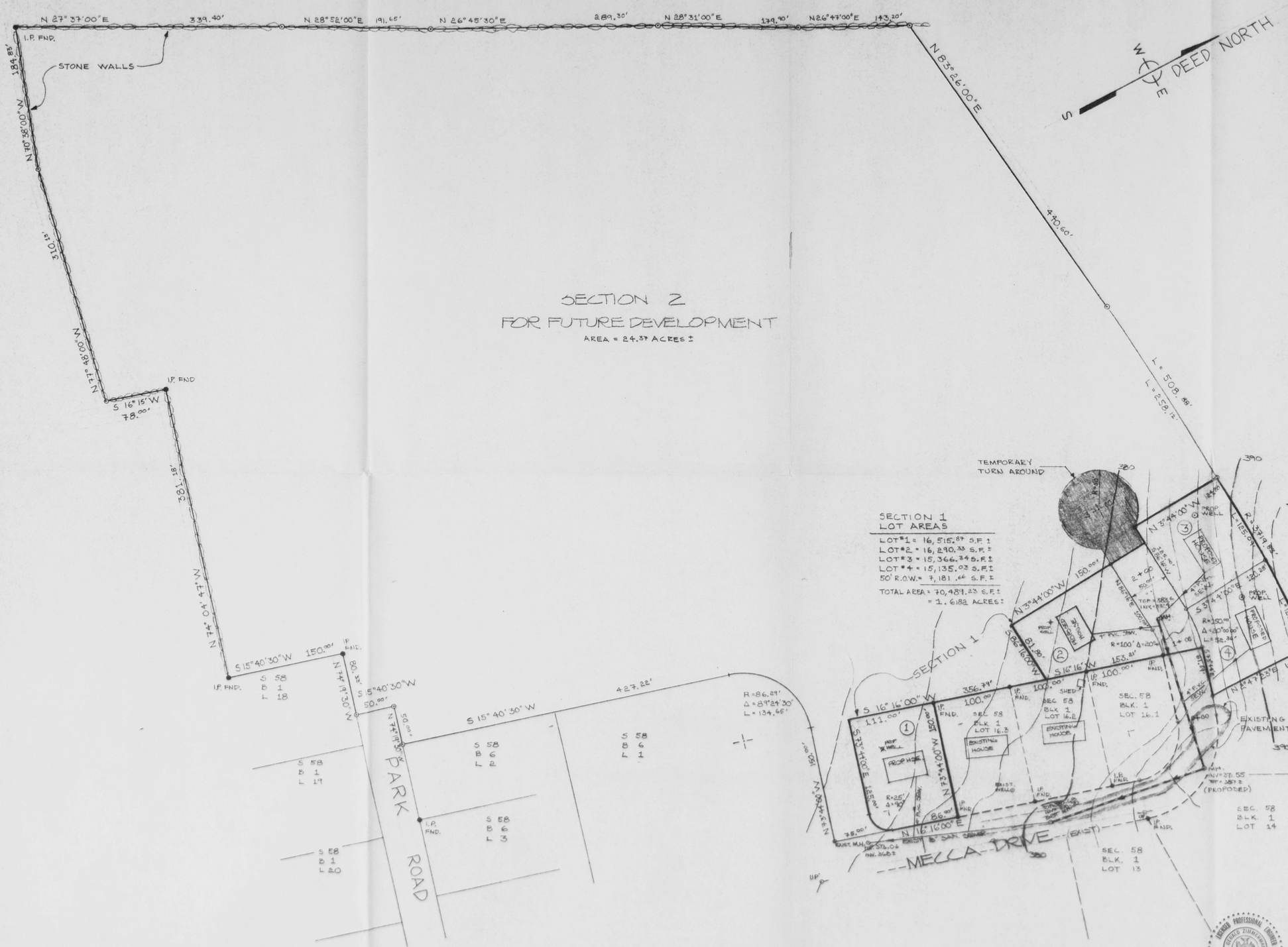
PAY TO THE ORDER OF Town of New Windsor $ 25.00/100

Twenty-five and no/00 DOLLARS

BARCLAYS
BARCLAYS BANK OF NEW YORK, N.A.
353 WINDSOR HIGHWAY, NEW WINDSOR, NEW YORK 12550

FOR _____ Vincent Biagi

⑈001189⑈ ⑆021901939⑆ 604001592⑈



ZONING DATA

DISTRICT R-4
MIN. LOT AREA = 15000 S.F.
MIN. LOT WIDTH = 100'
MIN. FRONT YD. = 35'
MIN. SIDE YD. = 15'/30'
MIN. REAR YD. = 40'

TAX MAP NO.

SECT: 58
BLK: 1
LOT: 17 & 24

DEED

LIBER: 1492
PAGE: 396

TOTAL TRACT AREA

25.9882 ACRES ±

RECORD OWNER

S.M.S. CONSTRUCTION
LAKESIDE DRIVE
NEW WINDSOR, N.Y.

SUBDIVIDER

GROVE HOMES
P.O. BOX 188
WASHINGTONVILLE, N.Y.

NOTES

1) EXISTING PAVEMENT TO BE EXTENDED TO END OF TEMPORARY TURN AROUND.
2) TEMPORARY TURN AROUND TO BE ABANDONED WHEN ROAD IS EXTENDED TO SERVE SECTION 2.
3) 50' STRIP LOCATED IN SECTION 1 SHALL BE DEEDED TO THE TOWN OF NEW WINDSOR FOR ROAD PURPOSES.

Subdivision APPROVAL GRANTED
BY TOWN OF NEW WINDSOR PLANNING BOARD
ON 9-25-85
BY Henry Scheible

HENRY F. SCHEIBLE
SECRETARY

GERALD ZIMMERMAN
LICENSED PROFESSIONAL ENGINEER
STATE OF NEW YORK
047391

Gerald Zimmerman
REV. 9-24-85
GERALD ZIMMERMAN P.E./L.S. LIC. NO. 49410
P.E. LIC. NO. 47391

SECTION 1
SUBDIVISION FOR
GROVE HOMES INC.

SCALE: 1" = 60	JOB NO. 85-106	DRAWN BY: J.F.
DATE: 8-6-85		REV: 9-5-85

TOWN OF NEW WINDSOR
ORANGE COUNTY, NEW YORK

ZIMMERMAN ENGINEERING & SURVEYING P.C.
RT. 17M HARRIMAN, N.Y.