

PB# 90-57

**SKY-LOM DEV
(WITHDRAWN)**

4-2-14.2

Withdrawn 11-3-93

General Receipt

11793

TOWN OF NEW WINDSOR

555 Union Avenue
New Windsor, N. Y. 12550

December 21, 1990

Received of Dky-Born New Windsor Dev. Corp. \$ 25⁰⁰/₁₀₀

Twenty-five and ⁰⁰/₁₀₀ DOLLARS

For P/B #90-57 Application Fee

DISTRIBUTION

FUND	CODE	AMOUNT
Check # 1006		\$ 25 ⁰⁰

By Pauline B. Townsend

Town Clerk

Title

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

General Receipt

11792

TOWN OF NEW WINDSOR

555 Union Avenue
New Windsor, N. Y. 12550

December 21, 1990

Received of Pauline B. Townsend, Town Clerk \$ 800⁰⁰/₁₀₀

Eight Hundred and ⁰⁰/₁₀₀ DOLLARS

For P/B Subdivision Application Fee (#90-57) Review

DISTRIBUTION

FUND	CODE	AMOUNT
Check # 1005 (Dky Born)		\$ 800 ⁰⁰

By Miller

Captain

Title

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

Town Clerk
Title

General Receipt

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

11792

December 21, 1990

Received of Pauline H. Townsend, Town Clerk \$ 800⁰⁰/₁₀₀

Eight Hundred and ⁰⁰/₁₀₀ DOLLARS

For P/B Subdivision Application Fee (#90-57) Review

DISTRIBUTION

FUND	CODE	AMOUNT
Check # 1005		\$ 800 ⁰⁰
(Key Room)		

By [Signature]
Captain
Title

Old Fee
Eng. Fee
\$302.50

County File No. NWT 17 91 N

COUNTY PLANNING REFERRAL

(Mandatory County Planning Review under Article 12-B,
Section 239, Paragraphs 1, m & n, of the
General Municipal Law)

Application of Sky-Lom New Windsor

for a Area Subdivision - Within 500' of NYS Rte. 32

County Action: Local Determination

LOCAL MUNICIPAL ACTION

The Above-cited application was:

Denied Approved

Approved subject to County recommendations

.....
(Date of Local Action)

.....
(Signature of Local Official)

This card must be returned to the Orange County Department of Planning
within 7 days of local action.



America the Beautiful USA 15

**ORANGE COUNTY DEPARTMENT OF PLANNING
AND DEVELOPMENT**

124 Main Street

Goshen, N.Y. 10924

New York City:
Manhattan Skyline

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 11/16/93

PAGE: 1

LISTING OF PLANNING BOARD FEES
ESCROW

FOR PROJECT NUMBER: 90-57

NAME: SKY-LOM NEW WINDSOR DEVELOPMENT CORPORATION
APPLICANT: SKY-LOM NEW WINDSOR DEVELOPMENT CORP.

--DATE--	DESCRIPTION-----	TRANS	AMT-CHG	AMT-PAID	BAL-DUE
12/21/90	2 LOT COMM. SUB.	PAID		800.00	
11/15/93	P.B. ENGINEER FEE	CHG	302.50		
11/15/93	SUB. APPR. FEE	CHG	260.00		
11/16/93	RETURN TO APPLICANT	CHG	237.50		
		TOTAL:	800.00	800.00	0.00

Please issue a check in
the amount of \$237.50 to:

As per attached letter:
Sky-Lom or Drake, Sommers, Loeb, Tarshis & Catania, P.C.
as Trustees

APPLICATION FEE (DUE AT TIME OF SUBMITTAL) \$ 150.00

PLAN REVIEW FEE: (APPROVAL) _____

PLAN REVIEW FEE (MULTI-FAMILY): A. \$150.00
PLUS \$25.00/UNIT B. _____

TOTAL OF A & B: _____

SITE IMPROVEMENT COST ESTIMATE: \$ _____

A. 4% OF FIRST \$50,000.00 A. _____
B. 2% OF REMAINDER B. _____

TOTAL OF A & B: _____

90-57

Escrow
800.00

CNGS.
260.00
302.50
562.50 = \$ 237.50

90-56

750.00

1,066.50
150.00
1,216.50 = (\$466.50)

They Owe us.

\$ 237.50
(466.50)
\$ (229.00)

DRAKE, SOMMERS, LOEB, TARSHIS & CATANIA, P.C.

BERNARD J. SOMMERS
JAMES R. LOEB
RICHARD J. DRAKE
STEVEN L. TARSHIS
JOSEPH A. CATANIA, JR.
RICHARD F. LIBERTH
WALLACE H. MAHAN III (1959-1991)
GLEN L. HELLER

ATTORNEYS & COUNSELLORS AT LAW

ONE CORWIN COURT
POST OFFICE BOX 1479
NEWBURGH, NEW YORK 12550
(914) 565-1100

FAX (914) 565-1999

MONROE OFFICE
107 STAGE ROAD
MONROE, NEW YORK 10950
(914) 783-2600
FAX (914) 782-6854

TODD A. KELSON
RICHARD M. MAHON, II (N.Y. & D.C. BARS)
STEPHEN J. GABA
ELLEN VILLAMIL
ADAM L. RODD (N.Y. & CT. BARS)
KEVIN T. DOWD
STEVEN I. MILLIGRAM (N.Y. & N.J. BARS)
KAREN COLLINS (N.Y. & D.C. BARS)
SHARON C. FLETCHER
MICHELE E. REED
JONATHAN A. BATH (N.Y. & N.J. BARS)

WRITER'S DIRECT NO.
(914) 569-4327

November 3, 1993

Ms. Myra Mason, Secretary
New Windsor Planning Board
555 Union Avenue
Town Hall
New Windsor, New York 12553

RE: Sky-Lom New Windsor Development Corporation
Our File No. 3268.37,608

Dear Myra:

I am writing to you on behalf of Sky-Lom in connection with a subdivision of a portion of the Sky-Lom property to create a lot on Route 32. I understand that the conditional approval granted by the Planning Board has expired. Please close the subdivision file; Sky-Lom understands as well that if it wishes to return to the Planning Board, a new application for the subdivision will have to be filed. If there is any balance remaining in the Sky-Lom subdivision account, will you please return the funds to me payable either to Sky-Lom or to my firm as trustees and I will see that Sky-Lom receives the money.

Thank you in advance for your courtesies.

Very truly yours,


JAMES R. LOEB

JRL/lp/ef
53903

cc: Isaac Shalom



**McGOEY, HAUSER and EDSALL
CONSULTING ENGINEERS P.C.**

RICHARD D. McGOEY, P.E.
WILLIAM J. HAUSER, P.E.
MARK J. EDSALL, P.E.
JAMES M. FARR, P.E.

- Main Office**
45 Quassaick Ave. (Route 9W)
New Windsor, New York 12553
(914) 562-8640
- Branch Office**
400 Broad Street
Milford, Pennsylvania 18337
(717) 296-2765

2 November 1993

MEMORANDUM

TO: Myra Mason, Planning Board Secretary

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

**SUBJECT: SKY LOM SUBDIVISION APPLICATION
NEW WINDSOR PLANNING BOARD NO. 90-57**

Pursuant to our discussion on 1 November 1993, on the evening of the same date, I discussed the status of the application with Attorney James R. Loeb and advised him of our request that he issue a letter, on behalf of his client, acknowledging that the conditional subdivision approval has expired and requesting that that file be "closed out" with any surplus escrow fees being returned to him. Jim Loeb did indicate that it was his belief that his client would reapply sometime in the near future for reapproval of the subdivision application, likely when the site plan application proceeds.

Please contact me if you have any questions regarding the above or if you receive the letter and have any questions regarding same.

Respectfully submitted,

Mark J. Edsall

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

MJEss

a:skyloam.ss

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 11/16/93

PAGE: 1

LISTING OF PLANNING BOARD ACTIONS

STAGE:

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

FOR PROJECT NUMBER: 90-57

NAME: SKY-LOM NEW WINDSOR DEVELOPMENT CORPORATION
APPLICANT: SKY-LOM NEW WINDSOR DEVELOPMENT CORP.

--DATE--	MEETING-PURPOSE-----	ACTION-TAKEN-----
11/03/93	RECEIVED LETTER FROM: LOEB	APPLIC. WITHDRAWN
08/28/91	P.B. APPEARANCE	APPROVED SUB. TO
06/12/91	P.H. WAS HELD	CLOSED P.H.
05/28/91	P.H. NOTICES MAILED (6-12-91)	PER MYRA MASON
04/24/91	P.B. APPEARANCE	SET FOR P.H.
12/12/90	PRESUBMISSION CONFERENCE	TO RETURN

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 06/11/91

PAGE: 1

LISTING OF PLANNING BOARD AGENCY APPROVALS

FOR PROJECT NUMBER: 90-57

NAME: SKY-LOM NEW WINDSOR DEVELOPMENT CORPORATION
APPLICANT: SKY-LOM NEW WINDSOR DEVELOPMENT CORP.

	DATE-SENT	AGENCY-----	DATE-RECD	RESPONSE-----
ORIG	12/21/90	MUNICIPAL HIGHWAY	06/04/91	SUPERSEDED BY REV1
ORIG	12/21/90	MUNICIPAL WATER	12/20/90	APPROVED
ORIG	12/21/90	MUNICIPAL SEWER	06/04/91	SUPERSEDED BY REV1
ORIG	12/21/90	MUNICIPAL SANITARY . SUBMITTED MAP DOES NOT INDICATE SEWER LINES.	12/27/90	DISAPPROVED
ORIG	12/21/90	MUNICIPAL FIRE	01/02/91	APPROVED
ORIG	12/21/90	PLANNING BOARD ENGINEER	06/04/91	SUPERSEDED BY REV1
REV1	06/04/91	MUNICIPAL HIGHWAY	/ /	
REV1	06/04/91	MUNICIPAL WATER	06/04/91	APPROVED
REV1	06/04/91	MUNICIPAL SEWER	/ /	
REV1	06/04/91	MUNICIPAL SANITARY . ENTIRE SEWER LINE MUST BE REVAMPED	06/04/91	DISAPPROVED
REV1	06/04/91	MUNICIPAL FIRE	06/05/91	APPROVED
REV1	06/04/91	PLANNING BOARD ENGINEER	/ /	

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 04/24/91

PAGE: 1

LISTING OF PLANNING BOARD FEES
Application

FOR PROJECT NUMBER: 90-57

NAME: SKY-LOM NEW WINDSOR DEVELOPMENT CORPORATION
APPLICANT: SKY-LOM NEW WINDSOR DEVELOPMENT CORP.

--DATE--	DESCRIPTION-----	TRANS	AMT-CHG	AMT-PAID	BAL-DUE
12/21/90	APPLICATION FEE	CHG	25.00		
12/21/90	APPLICATION FEE	PAID		25.00	
		TOTAL:	25.00	25.00	0.00

PLANNING BOARD
TOWN OF NEW WINDSOR

AS OF: 04/24/91

PAGE: 1

LISTING OF PLANNING BOARD FEES
Escrow

FOR PROJECT NUMBER: 90-57

NAME: SKY-LOM NEW WINDSOR DEVELOPMENT CORPORATION
APPLICANT: SKY-LOM NEW WINDSOR DEVELOPMENT CORP.

--DATE--	DESCRIPTION-----	TRANS	AMT-CHG	AMT-PAID	BAL-DUE
12/21/90	2 LOT COMM. SUB.	PAID		800.00	
		TOTAL:	0.00	800.00	-800.00

Sky - Tom Subdivision (90-57)

August 28, 1991

38

mentioned. Any discussions, gentlemen?

MR. MC CARVILLE: Ernie, do you have a comment?

ERNIE SPIGNARDO: No, I'm just an observer.

ROLL CALL:

Mr. Petro	Aye
Mr. VanLeeuwen	Aye
Mr. McCarville	Aye
Mr. Dubaldi	Aye
Mr. Schiefer	Aye

MR. LOEB: I'd now ask you to please consider the subdivision which really is part and parcel of this because we can't move ahead to divide the property, create the easements until the subdivision is done so that we can transfer the site plan to the second corporation.

MR. SCHIEFER: Okay, but not tonight.

MR. LOEB: I'd like the subdivision acted on. We can't create the easements. We can't conclude what we're doing without the subdivision. I can't create the easements as Andy will tell you, we can't have --

MR. VAN LEEUWEN: That was sneaky on your part, now you've got us caught.

MR. LOEB: I can't believe that but I really --

MR. VAN LEEUWEN: I know you.

MR. LOEB: But I really need the subdivision to do the work.

MR. HILDRETH: The subdivision is as it appeared at the public hearing with one minor change. It had to do with the entrance and it effected the area of the two lots by 300 square feet so I have changed the areas and that's all. We had to put a radius in the lot line here to accommodate redesign of the entrance and I did change the area by about 300 square feet.

MR. VAN LEEUWEN: Added or took away?

MR. SHAW: From one to the other.

MR. HILDRETH: It took away from the retail center about 300 square feet.

MR. SHAW: Correct and added to the parent parcel. Very simply, it was due to the turning radius of the tractor trailer pulling in making a right hand turn. That's what precipitated it.

MR. PETRO: Mr. Chairman, being that this is now a subdivision, do we have to go through all the processes as a different submittal in other words?

MR. EDSALL: It's already got a separate application.

MR. PETRO: There's nothing left to do but vote?

MR. SHAW: Correct.

MR. VAN LEEUWEN: See what they did, the site plan they brought into us first, okay and now he's slick now brings in this since the site plan is no good without this.

MR. SCHIEFER: If there's going to be any lengthy discussion on this, I'm not going to let it go tonight. Is there any problem with it?

MR. VAN LEEUWEN: You can't, Mr. Chairman, we approved something, if we approved something that isn't there.

MR. SCHIEFER: What are we approving that isn't there?

MR. VAN LEEUWEN: That subdivision is not there.

MR. PETRO: You can own a piece of property and to build on it and decide you want to cut that piece off and that's what they are doing.

MR. LOEB: Jim is right.

MR. PETRO: I'd like to make a motion that we approve this subdivision.

MR. KRIEGER: Subject to the easements cause we have to match up the easements subject to the easements, all

necessary cross easements being acceptable to the Planning Board Engineer and the Planning Board Attorney.

MR. MC CARVILLE: I'll second it.

MR. SCHIEFER: Do we have any legal problems with what we are doing?

MR. KRIEGER: No, provided that caveat that I just enunciate is included in the motion.

MR. SCHIEFER: Motion has been made and seconded to approve this subdivision. Is there any further discussion?

ROLL CALL:

Mr. Petro	Aye
Mr. VanLeeuwen	Aye
Mr. McCarville	Aye
Mr. Dubaldi	Aye
Mr. Schiefer	Aye



Louis Heimbach
County Executive

**Department of Planning
& Development**

124 Main Street
Goshen, New York 10924
(914) 294-5151

Peter Garrison, Commissioner
Richard S. DeTurk, Deputy Commissioner

**ORANGE COUNTY DEPARTMENT OF PLANNING & DEVELOPMENT
239 L, M or N Report**

This proposed action is being reviewed as an aid in coordinating such action between and among governmental agencies by bringing pertinent inter-community and Countywide considerations to the attention of the municipal agency having jurisdiction.

Referred by Town of New Windsor D P & D Reference No. NWI 17 91 N

County I.D. No. 4 / 2 / 14.2

Applicant Sky-Lon New Windsor Development Corp.

Proposed Action: Area Subdivision - Retail Development

State, County, Inter-Municipal Basis for 239 Review Within 500' of NYS Rte. 32

Comments: There are no significant inter-community or County-wide concerns to bring to your attention.

Related Reviews and Permits _____

County Action: Local Determination Disapproved Approved

Approved subject to the following modifications and/or conditions: _____

6/19/91

Date

cc: M.E.

R. Vincent Ferraro
Dep. Commissioner

INTER OFFICE CORRESPONDENCE

TO: Town Planning Board

FROM: Town Fire Inspector

DATE: 4 September 1991

SUBJECT: Sky Lom of New Windsor Development
Commercial Subdivision Plan

PLANNING BOARD REFERENCE NUMBER: PB-90-57

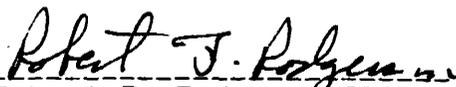
DATED: 16 August 1991

FIRE PREVENTION REFERENCE NUMBER: FPS-91-067

A review of the above referenced subject subdivision plan was conducted on 3 September 1991.

The above referenced subdivision plan is acceptable.

PLANS DATED: 7 August 1991; Revision 2.


Robert F. Rodgers, CCA
Fire Inspector

RFR:mr
Att.

✓
CC:M.E

90-57

AUG 16 1991
Rev. 2

BUILDING INSPECTOR, PLANNING BOARD ENGINEER, FIRE INSPECTOR, ~~SANITARY INSP.~~,
D.O.T., O.C.H., O.C.P., D.P.W., WATER, SEWER, HIGHWAY, REVIEW
FORM:

The maps and plans for the Site Approval _____
subdivision _____ as submitted by
Grevas and Hildreth for the building or subdivision of
SKY-LAM-NEUR WINDSOR, Dev. Corp. has been
reviewed by me and is approved
disapproved _____

If disapproved, please list reason _____

Property has been provided with sewer line

HIGHWAY SUPERINTENDENT

WATER SUPERINTENDENT

Lymon D. Masten Jr

~~SANITARY SUPERINTENDENT~~

Aug. 30, 1991

DATE

✓
CC: M.E.

9-3-91

90-57

~~1001-8-1-89~~
AUG 18 1991
Rev. 2

BUILDING INSPECTOR, PLANNING BOARD ENGINEER, FIRE INSPECTOR, SANITARY INSP.,
D.O.T., O.C.H., O.C.P., D.P.W., WATER, SEWER, HIGHWAY, REVIEW
FORM:

The maps and plans for the Site Approval _____

subdivision _____ as submitted by

Cross & Blaine for the building or subdivision of

Dky-lum has been

reviewed by me and is approved

disapproved _____

~~If disapproved, please list reason~~

Notify water dept. for data on water
locations -

HIGHWAY SUPERINTENDENT

Steve D. D.
WATER SUPERINTENDENT

SANITARY SUPERINTENDENT

DATE

✓
cc: M.E.

29045

TOWN OF NEW WINDSOR

555 UNION AVENUE
NEW WINDSOR, NEW YORK 12553



1763

May 10, 1991

Mr. James Loeb, Esq.
PO Box 1479
Newburgh, NY 12550

Re: Tax Map Parcel 4-2-14.22
Owner: Sky-Lom New Windsor Development Corp.

Dear Mr. Loeb:

According to our records, the attached is a list of all properties contiguous to the above mentioned property.

The charge for this service is \$75.00, minus your deposit of \$25.00.

Please remit the balance of \$50.00 to the Town Clerk, Town of New Windsor, NY.

Sincerely,

L. Cook /csd

LESLIE COOK
Sole Assessor

LC/cad
Attachments
cc: Myra Mason

*90-56 - Site Plan
90-57 - Subdivision*

Gutheil, Douglas E. & Rosemary E. ✓
446 Union Ave.
New Windsor, NY 12553

Town of New Windsor ✓
555 Union Ave.
New Windsor, NY 12553

Bockar, Arnold & Cecelia W. - Co-Trustees of The Bockar Trust ✓
398 Union Ave.
New Windsor, NY 12553

Rumsey, William & Jacqueline L. ✓
Po Box 4101
New Windsor, NY 12553

Simpson, Evelyn ✓
368 Union Ave.
New Windsor, NY 12553

Lease, Ann ✓
366 Union Ave.
New Windsor, NY 12553

Dickerman, Richard M. & Margaret L. ✓
51 Ona Lane Ext.
New Windsor, NY 12553

Starr, Anne ✓
49 Ona Lane
New Windsor, NY 12553

Peace, Kenneth D. & Janice ✓
55 Park Hill Dr.
New Windsor, NY 12553

Fringuello, Michael & Irene ✓
54 Park Hill Dr.
New Windsor, NY 12553

Musante, Vito & Ana Barnes ✓
47 Park Hill Dr.
New Windsor, NY 12553

Fringuello, Mary ✓
49 Park Hill Dr.
New Windsor, NY 12553

Napolitano, Vincenzo & Filomena ✓
51 Park Hill Dr.
New Windsor, NY 12553

Valletta, Angelo R. & Antonia R. ✓
53 Park Hill Dr.
New Windsor, NY 12553

Rodriquez, Edwin & Maria ✓
447 Union Ave.
New Windsor, NY 12553

Walsh, Edward P. & Joan L. ✓
5 Herbert Hoover Dr.
New Windsor, NY 12553

Bennett, John F. & Hilda M. ✓
3 Herbert Hoover Dr.
New Windsor, NY 12553

Dunikowski, John V. ✓
15 Park Hill Dr.
New Windsor, NY 12553

Hanyan, Joyce Marie ✓
17 Park Hill Dr.
New Windsor, NY 12553

LoGuidice, Luigi & Frances ✓
19 Park Hill Dr.
New Windsor, NY 12553

Kosanovich, Eli & Ethel T. ✓
21 Park Hill Dr.
New Windsor, NY 12553

Lastowski, Walter & Tina ✓
23 Park Hill Dr.
New Windsor, NY 12553

Decunzo, Anthony D. & Mary ✓
Po Box 263
Vails Gate, NY 12584

Kaplita, George A. & Barbara Ann ✓
27 Park Hill Dr.
New Windsor, NY 12553

Clancy, Martin J. & Raissa ✓
29 Park Hill Dr.
New Windsor, NY 12553

Jerome, Charles Waldrow & Ursula Anne ✓
31 Park Hill Dr.
New Windsor, NY 12553

Marino, Joseph & Brenda ✓
33 Park Hill Dr.
New Windsor, NY 12553

Ehrenberg, Bernard A. & Mollie ✓
35 Park Hill Dr.
New Windsor, NY 12553

Oates, John W. & Marilyn ✓
37 Park Hill Dr.
New Windsor, NY 12553

Wasserman, Sheldon & Rhea C. ✓
39 Park Hill Dr.
New Windsor, NY 12553

Brichter, Stephen H. & Patricia G. ✓
41 Park Hill Dr.
New Windsor, NY 12553

Copans, Kenneth G. & Joellen S. ✓
43 Park Hill Dr.
New Windsor, NY 12553

Nudelman, Rafael ✓
45 Park Hill Dr.
New Windsor, NY 12553

Brennan, Jeremiah T. & Mary L. ✓
22 Griffith Rd.
Riverside, CT 06878

Antonelli, Frank G. & Barbara ✓
360 Union Ave.
New Windsor, NY 12553

✓ Pillitteri, Vincent J. & Denise ✓
356 Union Ave.
New Windsor, NY 12553

Pillitteri, Vincent & Carmella ✓
354 Union Ave.
New Windsor, NY 12553

Central Hudson Gas & Electric Corp. ✓
c/o Tax Agent
South Road
Poughkeepsie, NY 12602

Antonelli, Sr. Frank P. & John R. ✓
170 Windsor Highway
New Windsor, NY 12553

Bucciarelli, Michael & Angelina ✓
3 Breezy Knoll Dr.
Newburgh, NY 12550

Barker, Joel C. & Nancy A. ✓
187 Windsor Highway
New Windsor, NY 12553

Wood, James & Rosalind M. ✓
191 Windsor Hwy.
New Windsor, NY 12553

Evans, John S. & Mae H. ✓
189 Windsor Hwy.
New Windsor, NY 12553

Marullo, Joseph R. & Florence ✓
181 Windsor Hwy.
New Windsor, NY 12553

Correa, Carmen ✓
Unionville Rd. PO Box 125
Plattekill, NY 12568

Heuman, Wolfgang & Alida A. ✓
254 Parkway Dr.
New Windsor, NY 12553

Heter, Daniel J. & Edna L. ✓
197 Windsor Hwy.
New Windsor, NY 12553

Terrizzi, John ✓
195 Windsor Highway
New Windsor, NY 12553

Dept. of Audit & Control ✓
Land Claims Unit
State Office Bldg.
Albany, NY 12226

Shedden, James F. & Carrie ✓
204-210 Temple Hill Rd. RD2
New Windsor, NY 12553

Hilltop Estates on Hudson ✓
305 Broadway Suite 1200
New York, NY 10007

Petro, Jr. James R. ✓
PO Box 928
Vails Gate, NY 12584

Maharaj, Arthur O. Jr. ✓
238 Windsor Hwy.
New Windsor, NY 12553

Martin, William P. & Cheryl ✓
1 San Giacomo Dr.
New Windsor, NY 12553

Koch, Halvor E. & Lynne M. ✓
436 Union Ave.
New Windsor, NY 12553

Trotta, Gerard R. & Emilia ✓
438 Union Avenue
New Windsor, NY 12553

Ortiz, Frank & Carmen ✓
& Cataldo, Philip & Mabel
c/o Ticor Realty Services
South Winton Ct.
Rochester, NY 14623

County of Orange ✓
255-275 Main Street
Goshen, NY 10924

Iorio, Vincent D. & Bettina ✓
31 Keats Drive
New Windsor, NY 12553

Mr. James Lynch ✓
Continental Manor Homeowners Assoc.
186 Temple Hill Road, Unit 1307
New Windsor, NY 12553

AFFIDAVIT OF MAILING

STATE OF NEW YORK
COUNTY OF ORANGE
TOWN OF NEW WINDSOR

SS:

BEING DULY SWORN,

deposes and says, I am a resident of _____
_____ and that on the _____ day of
_____ 199__ I mailed the annexed Notice of Public
Hearing to each of the parties hereinafter named by depositing in
a United States Post Office or official depository at _____
_____ a true copy of said notice, each
properly enclosed in a securely sealed, post-paid wrapper, marked
"CERTIFIED MAIL, RETURN RECEIPT REQUESTED", directed respectively
to each of the following parties at the address set opposite
their names:

NAME	ADDRESS
1.	_____
2.	_____
3.	_____
4.	_____
5.	_____
6.	_____
7.	_____
8.	_____
9.	_____
10.	_____
11.	_____
12.	_____
13.	_____
14.	_____
15.	_____

Sworn before me this _____ Signed _____
_____ day of _____ 199__

Notary Public

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the PLANNING BOARD of the TOWN OF NEW WINDSOR, County of Orange, State of New York, will hold a PUBLIC HEARING at Town Hall, 555 Union Avenue, New Windsor, New York on June 12, 1991 at 7:30 p.m. on the approval of the proposed subdivision of lands of Sky-lom New Windsor Development Corp. located at southwest corner of New York State Route 32 and Union Avenue. Map of the Subdivision of Lands is on file and may be inspected at the Town Clerk's Office, Town Hall, 555 Union Avenue, New Windsor, New York, prior to the public hearing.

Dated: May 20, 1991

BY ORDER OF PLANNING BOARD
TOWN OF NEW WINDSOR
CARL SCHIEFER, CHAIRMAN

INTER OFFICE CORRESPONDENCE

TO: Town Planning Board

FROM: Town Fire Inspector

DATE: 4 June 1991

SUBJECT: Sky-Lom of New Windsor Dev. Corp.
Commercial Subdivision Plan

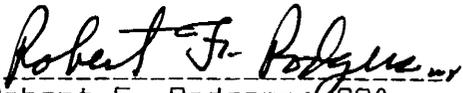
PLANNING BOARD REFERENCE NUMBER: PB-90-57
DATED: 31 May 1991

FIRE PREVENTION REFERENCE NUMBER: FPS-91-042

A review of the above referenced subdivision plan was conducted on 4 June 1991.

This subdivision plan is acceptable.

PLANS DATED: 3 May 1991; Revision 1.


Robert F. Rodgers, CCA
Fire Inspector

RFR:mr
Att.

✓
CC: M.E.

BUILDING INSPECTOR, PLANNING BOARD ENGINEER, FIRE INSPECTOR, ~~SANITARY INST.~~
D.O.T., O.C.H., O.C.P., D.P.W., WATER, SEWER, HIGHWAY, REVIEW
FORM:

The maps and plans for the Site Approval _____
subdivision _____ as submitted by
Grevas and Hildeeth for the building or subdivision of
SKY-LOM New Windsor Development Corp. has been
reviewed by me and is approved _____,
disapproved _____.

If disapproved, please list reason _____

Entire Sewer line must be revamped.

HIGHWAY SUPERINTENDENT

WATER SUPERINTENDENT

Lynan D. Masten Jr
~~SANITARY SUPERINTENDENT~~

June 4, 1991
DATE

6-4-91

90-57

MAY 31 1991
Rev. 1

BUILDING INSPECTOR, PLANNING BOARD ENGINEER, FIRE INSPECTOR, SANITARY INSP.
D.O.T., O.C.H., O.C.P., D.P.W., ~~WATER~~, SEWER, HIGHWAY, REVIEW
FORM:

The maps and plans for the Site Approval _____

Subdivision _____ as submitted by

Greaves & Hildreth for the building or subdivision of

Sty-Lum _____ has been

reviewed by me and is approved

disapproved _____

~~If disapproved, please list reason~~ _____

Date is available on both Union Ave + Rt 32

HIGHWAY SUPERINTENDENT

John D. De
WATER SUPERINTENDENT

SANITARY SUPERINTENDENT

DATE

BUILDING INSPECTOR, PLANNING BOARD ENGINEER, FIRE INSPECTOR, SANITARY INSP.
D.O.T., O.C.H., O.C.P., D.P.W., WATER, SEWER, HIGHWAY, REVIEW
FORM:

The maps and plans for the Site Approval _____

Subdivision _____ as submitted by

Crews & Hilditch for the building or subdivision of
Key-Low-New Windsor Dev. Corp. has been

reviewed by me and is approved

~~disapproved~~ _____

If ~~disapproved~~, please list reason _____

Water is available on Rt 32 + Union Ave.

HIGHWAY SUPERINTENDENT

[Signature]
WATER SUPERINTENDENT

SANITARY SUPERINTENDENT

DATE

✓
CC: M.E.

BUILDING INSPECTOR, PLANNING BOARD ENGINEER, FIRE INSPECTOR, SANITARY INSP.
D.O.T., O.C.H., O.C.P., D.P.W., WATER, SEWER, HIGHWAY, REVIEW
FORM:

The maps and plans for the Site Approval XXXX

subdivision as submitted by

GREVAS & Huldeth for the building or subdivision of
Sky Lam New Windsor Devel. Corp. has been

reviewed by me and is approved _____

disapproved _____

If disapproved, please list reason _____

Submitted map does not indicate sewer lines

HIGHWAY SUPERINTENDENT

WATER SUPERINTENDENT

Lynnam D. Masten Jr

SANITARY SUPERINTENDENT

Dec. 27, 1990

DATE

INTER OFFICE CORRESPONDENCE

TO: Town Planning Board
FROM: Town Fire Inspector
DATE: 1 January 1991
SUBJECT: Sky-Lom of New Windsor Development Corp.
Subdivision Plan

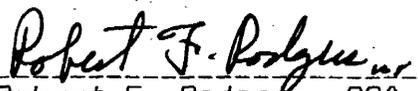
PLANNING BOARD REFERENCE NUMBER: PB-90-57
DATED: 20 December 1990

FIRE PREVENTION REFERENCE NUMBER: FPS-90-114

A review of the above referenced subject subdivision was conducted on 27 December 1990.

This subdivision plan is acceptable.

PLANS DATED: 16 November 1990.


Robert F. Rodgers; CCA
Fire Inspector

RR:mr
Att.

✓
CC: M.E.

DRAKE, SOMMERS, LOEB, TARSHIS & CATANIA, P. C.

ATTORNEYS & COUNSELLORS AT LAW

BERNARD J. SOMMERS
JAMES R. LOEB
RICHARD J. DRAKE
STEVEN L. TARSHIS
JOSEPH A. CATANIA, JR.
RICHARD F. LIBERTH
JAMES J. CUPERO

ONE CORWIN COURT
POST OFFICE BOX 1479
NEWBURGH, NEW YORK 12550
(914) 565-1100
FAX (914) 565-1999

MONROE OFFICE
107 STAGE ROAD
MONROE, NEW YORK 10950
(914) 783-2600
FAX (914) 782-6854

WALLACE H. MAHAN III*
GLEN L. HELLER
TODD A. KELSON
RICHARD M. MAHON, JR.**
STEPHEN J. GABA
ELLEN VILLAMIL
STEPHANIE J. DONATO***
ADAM L. RODD***
LAURA E. EWALL

*N.Y. & FLA. BARS
**N.Y. & D.C. BARS
***N.Y. & CT. BARS

OF COUNSEL

DONALD H. MCCANN

December 20, 1990

Planning Board
Town of New Windsor
555 Union Avenue
New Windsor, New York 12550

Attention: Myra

Dear Myra:

Re: Our File #29,045

Pursuant to your request, I am enclosing the following checks in connection with Sky-Lom subdivision application:

Check #1005 payable to the Town of New Windsor in the amount of \$800.00 for engineering escrow fee.

Check #1006 payable to the Town of New Windsor in the amount of \$25.00 for application fee.

Very truly yours,

James R. Loeb
JAMES R. LOEB
J

JRL/ef
Enc.
D:D29045.02
BY HAND

Planning Board
Town of New Windsor
555 Union Avenue
New Windsor, NY 12550

(This is a two-sided form)

Date Received _____
Meeting Date _____
Public Hearing _____
Action Date _____
Fees Paid _____

APPLICATION FOR SITE PLAN, LOT-LINE CHANGE
OR SUBDIVISION PLAN APPROVAL

SKY-LOM NEW WINDSOR DEVELOPMENT CORP.

1. Name of Project SUBDIVISION PLAN
2. Name of Applicant SKY-LOM NEW WINDSOR DEVELOPMENT CORP. Phone (212) 832-2600
C/O THE BEEHIVE GROUP
 Address 430 Park Ave., New York N.Y. 10022
 (Street No. & Name) (Post Office) (State) (Zip)
3. Owner of Record APPLICANT Phone _____
 Address _____
 (Street No. & Name) (Post Office) (State) (Zip)
4. Person Preparing Plan Greas & Hildreth L.S.P.C. Phone (914) 562-8667
 Address 33 Quassaick Avenue New Windsor N.Y. 12553
 (Street No. & Name) (Post Office) (State) (Zip)
5. Attorney Drake, Sommers, Lorb, Tarshis & Catania, P.C. Phone (914) 565-1100
 Address ONE GEWIN COURT NEWBURGH N.Y. 12550
 (Street No. & Name) (Post Office) (State) (Zip)
6. Location: On the South side of Union Ave. (CR #69)
 (Street)
0 feet West
 (Direction)
 of WINDSOR HIGHWAY (N.Y.S. ROUTE 32)
 (Street)
7. Acreage of Parcel 152.2± 8. Zoning District N.A. (PUD)
9. Tax Map Designation: Section 4 Block 2 Lot 141 & 142
10. This application is for SUBDIVISION (2 Parcels)
11. Has the Zoning Board of Appeals granted any variance or a special permit concerning this property? No

12. Has the Zoning Board of Appeals granted any variance or a Special Permit concerning this property? New Windsor Town Board granted a PUD Special Permit.
If so, list Case No. and Name _____

13. List all contiguous holdings in the same ownership Remaining portion
Section 4 Block 2 Lot(s) 14.2

Attached hereto is an affidavit of ownership indicating the dates the respective holdings of land were acquired, together with the liber and page of each conveyance into the present owner as recorded in the Orange County Clerk's Office. This affidavit shall indicate the legal owner of the property, the contract owner of the property and the date the contract of sale was executed.

IN THE EVENT OF CORPORATE OWNERSHIP: A list of all directors, officers and stockholders of each corporation owning more than five percent (5%) of any class of stock must be attached.

OWNER'S ENDORSEMENT
(Completion required ONLY if applicable)

COUNTY OF ORANGE

SS.:

STATE OF NEW YORK

_____ being duly sworn, deposes and says
that he resides at _____
in the County of _____ and State of _____
and that he is (the owner in fee) of _____

(Official Title)

of the Corporation which is the Owner in fee of the premises described in the foregoing application and that he has authorized _____ to make the foregoing application for Special Use Approval as described herein.

I HEREBY DEPOSE AND SAY THAT ALL THE ABOVE STATEMENTS AND INFORMATION, AND ALL STATEMENTS AND INFORMATION CONTAINED IN THE SUPPORTING DOCUMENTS AND DRAWINGS ATTACHED HERETO ARE TRUE.

Sworn before me this

30 day of November 1980

x Elaine Karczewski
Notary Public

x James Shalom
(Owner's Signature)

x James Shalom
(Applicant's Signature)

x Vice-President
(Title)

ELaine Karczewski
Notary Public
STATE OF NEW YORK
EX. 20-100000
COMMISSION EXPIRES AUGUST 31, 1982
Qualified in New York County

PROJECT I.D. NUMBER

617.21

90-57

DEC 20 1990

SEQR

Appendix C

State Environmental Quality Review

SHORT ENVIRONMENTAL ASSESSMENT FORM
For UNLISTED ACTIONS Only

ART I—PROJECT INFORMATION (To be completed by Applicant or Project sponsor)

1. APPLICANT SPONSOR <u>SKY-LOM NEW WINDSOR DEVELOPMENT GRP.</u>	2. PROJECT NAME <u>SUBDIVISION PLAN</u>
3. PROJECT LOCATION: Municipality <u>TOWN OF NEW WINDSOR</u> County <u>ORANGE</u>	
4. PRECISE LOCATION (Street addresses and road intersections, prominent landmarks, etc., or provide map) <u>South Side Union Avenue (C.R. #69) at intersection With Windsor Highway (N.Y.S. Route 32)</u>	
5. IS PROPOSED ACTION: <input checked="" type="checkbox"/> New <input type="checkbox"/> Expansion <input type="checkbox"/> Modification/Alteration	
6. DESCRIBE PROJECT BRIEFLY: <u>Minor Subdivision - Two (new) lots 11.69 ± Ac. and 129.83 ± Ac. (10.98 ± Ac lot previously subdivided)</u>	
7. AMOUNT OF LAND AFFECTED: Initially <u>141.52 ±</u> acres Ultimately <u>141.52 ±</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 checked="" 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: <u>Single-Family/Multi-Family Residential; Commercial at Union Ave. & Rt. 32</u>	
10. DOES ACTION INVOLVE A PERMIT APPROVAL, OR FUNDING, NOW OR ULTIMATELY FROM ANY OTHER GOVERNMENTAL AGENCY (FEDERAL, STATE OR LOCAL)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, list agency(s) and permit/approvals	
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 <u>Planned Unit Development, Town Board</u>	
12. AS A RESULT OF 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>Sky-Lom New Windsor Development Corp.</u>	Date: <u>30 Nov. 1990</u>
Signature: <u>By: ELIAS D. GREVAS, L.S.</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

OVER

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

A. DOES ACTION EXCEED ANY TYPE THRESHOLD IN 6 NYCRR, PART 617.12? 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 superseded 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. 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.

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

PROXY STATEMENT
for submittal to the
TOWN OF NEW WINDSOR PLANNING BOARD

Issac Shalom, Vice President of
Sky-Low New Windsor Development, Corp. declares and says that he the Corporat:

conducts business at 430 Park Avenue, New York 10022
(Owner's Address)

in the County of New York

and State of New York

is the ^{Corporation} owner in fee of Section 4, Block 2, Lot 14.2

which is the premises described in the foregoing application and
that he has authorized (*See Below)

to make the foregoing application as described therein.

Date: November 30, 1990.

X Issac Shalom
(Owner's Signature)

X [Signature]
(Witness Signature)

* Gary D. Warshauer, A.I.A.
James R. Loeb, Esq.
William Hildreth, L.S.
Gregory J. Shaw, P.E.

TOWN OF NEW WINDSOR PLANNING BOARDMINOR SUBDIVISION CHECKLIST

I. The following items shall be submitted with a COMPLETED Planning Board Application Form.

1. ✓ Environmental Assessment Statement
- *2. ✓ Proxy Statement
3. ✓ Application Fees
4. ✓ Completed Checklist

II. The following checklist items shall be incorporated on the Subdivision Plat prior to consideration of 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. ✓ Tax Map Data (Section-Block-Lot).
5. ✓ Location Map at a scale of 1" = 2,000 ft.
6. N/A (PUD) Zoning table showing what is required in the particular zone and what applicant is proposing.
7. N/A (PUD) Show zoning boundary if any portion of proposed subdivision is within or adjacent to a different zone.
8. ✓ Date of plat preparation and/or date of any plat revisions.
9. ✓ Scale the plat is drawn to and North Arrow.
10. ✓ Designation (in title) if submitted as Sketch Plan, Preliminary Plan or Final Plan.
11. ✓ Surveyor's certification.
12. ✓ Surveyor's seal and signature.

* If applicable.

13. ✓ Name of adjoining owners.
- *14. N.A. Wetlands and 100 foot buffer zone with an appropriate note regarding D.E.C. requirements.
- *15. N.A. Flood land boundaries.
16. 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.
17. ✓ Final metes and bounds.
18. ✓ Name and width of adjacent streets; the road boundary is to be a minimum of 25 ft. from the physical centerline of the street.
19. ✓ Include existing or proposed easements.
20. ✓ Right-of-Way widths.
21. N.A. Road profile and typical section (minimum traveled surface, excluding shoulders, is to be 16 ft. wide).
22. ✓ Lot area (in square feet for each lot less than 2 acres).
23. ✓ Number the lots including residual lot.
24. ✓ Show any existing waterways.
- *25. 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.
26. See Application Proxy Applicable note pertaining to owners' review and concurrence with plat together with owners' signature.
27. N.A.
(Site Plan to be submitted) Show any existing or proposed improvements, i.e., drainage systems, waterlines, sewerlines, etc. (including locations, size and depths).
28. N.A. Show all existing houses, accessory structures, existing wells and septic systems within 200 ft. of the parcel to be subdivided.

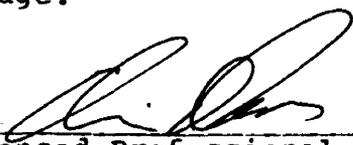
* If applicable.

29. 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.
30. N.A. Provide "septic" system design notes as required by the Town of New Windsor.
31. ✓ Show existing grade by contour (2 ft. interval preferred) and indicate source of contour data.
32. N.A. Indicate percentage and direction of grade.
33. (See Site Plan) ✓ Indicate any reference to previous, i.e., file map date, file map number and previous lot number.
34. ✓ Provide 4" wide x 2" high box in area of title block (preferably lower right corner) for use by Planning Board in affixing Stamp of Approval.
35. N.A. Indicate location of street or area lighting (if required).

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 ACKNOWLEDGEMENT:

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: 
Licensed Professional

Date: 30 Nov 1990



LOCATION PLAN SCALE: 1"=800' +/-

LABELLED COURSES

No.	Bearing	Distance
L1	N82°57'09"W	229.29'
L2	N47°16'43"W	15.00'
L3	S48°44'17"W	170.00'
L4	S48°44'17"W	85.00'
L5	N85°33'07"W	229.34'
L6	S80°30'00"W	50.00'
L7	S82°21'08"W	27.72'
L8	S80°19'10"W	123.08'
L9	S85°30'00"W	173.73'
L10	N08°30'30"E	85.45'
L11	N45°00'00"E	150.00'

- NOTES**
- Being a proposed subdivision of Parcel 2, as shown on the "Geylin Corp., Epiphany College Site, Minor Subdivision", said map having been filed in the Orange County Clerk's Office on 4 April 1985 as Map No. 6982.
 - The above-referenced subdivision was modified by a Lot-Line Change between Parcels 1 and 2 approved by the Town of New Windsor Planning Board on 12 September 1990 and filed in the Orange County Clerk's Office on 22 October 1990 as Map No. 10059.
 - OWNER/APPLICANT:** Sky-Lom New Windsor Development Corp.
c/o The Beehive Group
430 Park Avenue
New York, NY 10022
 - PROPOSED USE:** Lot 1 - Planned Unit Development
Lot 2 - Retail Center
 - WATER & SEWER:** Town of New Windsor
 - Boundaries shown hereon were taken from the above-referenced Map No. 6982 and as later modified by an acquisition by the N.Y.S.D.O.T. for the Vails Gate-Newburgh City Line State Highway # 9033, and identified as Map No. 49, Parcel 5B.
 - Topographic Data shown hereon is from a controlled aerial survey of 8 March 1989.
 - Tax Map data: Town of New Windsor Tax Maps as Section 4, Block 2, Lot 14.2. DWS Reference: Liber 2658, Page 27.
 - Unauthorized alteration or addition to this plan is a violation of Section 7209 (2) of the N.Y.S. Education Law.

CERTIFICATION
I hereby certify that this plan resulted from an actual field survey of the indicated premises completed on 11 December 1984, and the field survey for the N.Y.S.D.O.T. acquisition completed on 28 November 1990 performed in accordance with the code of practice adopted by the N.Y.S. Society of Professional Land Surveyors, Inc. and is, to the best of my knowledge and belief, correct.

APPROVED BY THE
BUREAU OF FIRE PREVENTION
TOWN OF NEW WINDSOR, N.Y.
DATE: 11/11/90 SIGNATURE: [Signature]

PLANNING BOARD APPROVAL
[Signature Box]
90-057



Greas & Hildner LAND SURVEYORS 23 QUANBY AVENUE, NEW WINDSOR, NEW YORK 12553 TEL: (518) 562-8881		PLAN FOR: SKY-LOM NEW WINDSOR DEVELOPMENT CORP.
REVISIONS:	DATE DESCRIPTION	TOWN OF NEW WINDSOR ORANGE COUNTY NEW YORK
	6/3/91 GENERAL REVISIONS	Drawn:
	8/7/91 REVISED FUTURE ROAD BOUNDARY	Checked:
		Scale: 1"=200'
		Date: 16 NOV 90
		Job No: 84-249

COMMERCIAL SUBDIVISION PLAN