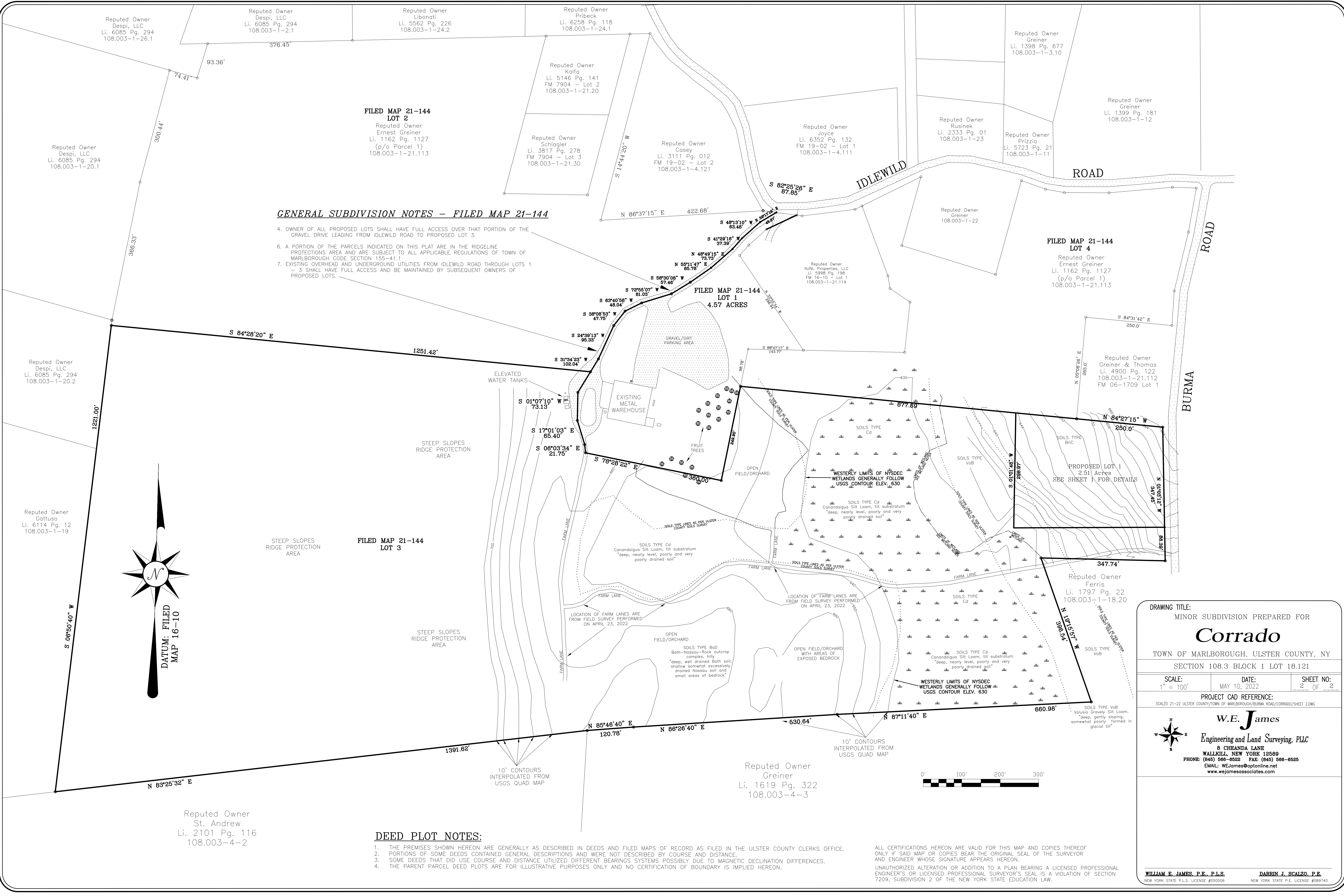




GENERAL SUBDIVISION NOTES – FILED MAP 21-144

4. OWNER OF ALL PROPOSED LOTS SHALL HAVE FULL ACCESS OVER THAT PORTION OF THE GRAVEL DRIVE LEADING FROM IDLEWILD ROAD TO PROPOSED LOT 3.
6. A PORTION OF THE PARCELS INDICATED ON THIS PLAT ARE IN THE RIDGELINE PROTECTIONS AREA AND ARE SUBJECT TO ALL APPLICABLE REGULATIONS OF TOWN OF MARLBOROUGH, CODE SECTION 155-41.1.
7. EXISTING OVERHEAD AND UNDERGROUND UTILITIES FROM IDLEWILD ROAD THROUGH LOTS 1 – 3 SHALL HAVE FULL ACCESS AND BE MAINTAINED BY SUBSEQUENT OWNERS OF PROPOSED LOTS.

**FILED MAP 21-144
LOT 3**

**FILED MAP 21-144
LOT 1
4.57 ACRES**

**FILED MAP 21-144
LOT 4**
Reputed Owner
Ernest Greiner
Li. 1162 Pg. 1127
(p/o Parcel 1)
108.003-1-21.113

**PROPOSED LOT 1
2.51 Acres
SEE SHEET 1 FOR DETAILS**

**FILED MAP 21-144
LOT 3**

Reputed Owner
Greiner
Li. 1619 Pg. 322
108.003-4-3

Reputed Owner
Ferris
Li. 1797 Pg. 22
108.003-1-18.20

DEED PLOT NOTES:

1. THE PREMISES SHOWN HEREON ARE GENERALLY AS DESCRIBED IN DEEDS AND FILED MAPS OF RECORD AS FILED IN THE ULSTER COUNTY CLERKS OFFICE.
2. PORTIONS OF SOME DEEDS CONTAINED GENERAL DESCRIPTIONS AND WERE NOT DESCRIBED BY COURSE AND DISTANCE.
3. SOME DEEDS THAT DID USE COURSE AND DISTANCE UTILIZED DIFFERENT BEARINGS SYSTEMS POSSIBLY DUE TO MAGNETIC DECLINATION DIFFERENCES.
4. THE PARENT PARCEL DEED PLOTS ARE FOR ILLUSTRATIVE PURPOSES ONLY AND NO CERTIFICATION OF BOUNDARY IS IMPLIED HEREON.

ALL CERTIFICATIONS HEREON ARE VALID FOR THIS MAP AND COPIES THEREOF ONLY IF SAID MAP OR COPIES BEAR THE ORIGINAL SEAL OF THE SURVEYOR AND ENGINEER WHOSE SIGNATURE APPEARS HEREON.

UNAUTHORIZED ALTERATION OR ADDITION TO A PLAN BEARING A LICENSED PROFESSIONAL ENGINEER'S OR LICENSED PROFESSIONAL SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW.

DRAWING TITLE:
MINOR SUBDIVISION PREPARED FOR

Corrado

TOWN OF MARLBOROUGH, ULSTER COUNTY, NY

SECTION 108.3 BLOCK 1 LOT 18.121

SCALE:

1" = 100'

DATE:

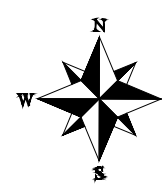
MAY 10, 2022

SHEET NO:

2 OF 2

PROJECT CAD REFERENCE:

SCALZO 21-22 ULSTER COUNTY/TOWN OF MARLBOROUGH/BURMA ROAD/CORRADO/SHEET 2.DWG



W.E. James

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NEW YORK STATE P.L.S. LICENSE #650596

DARRIN J. SCALZO, P.E.

NEW YORK STATE P.E. LICENSE #689740