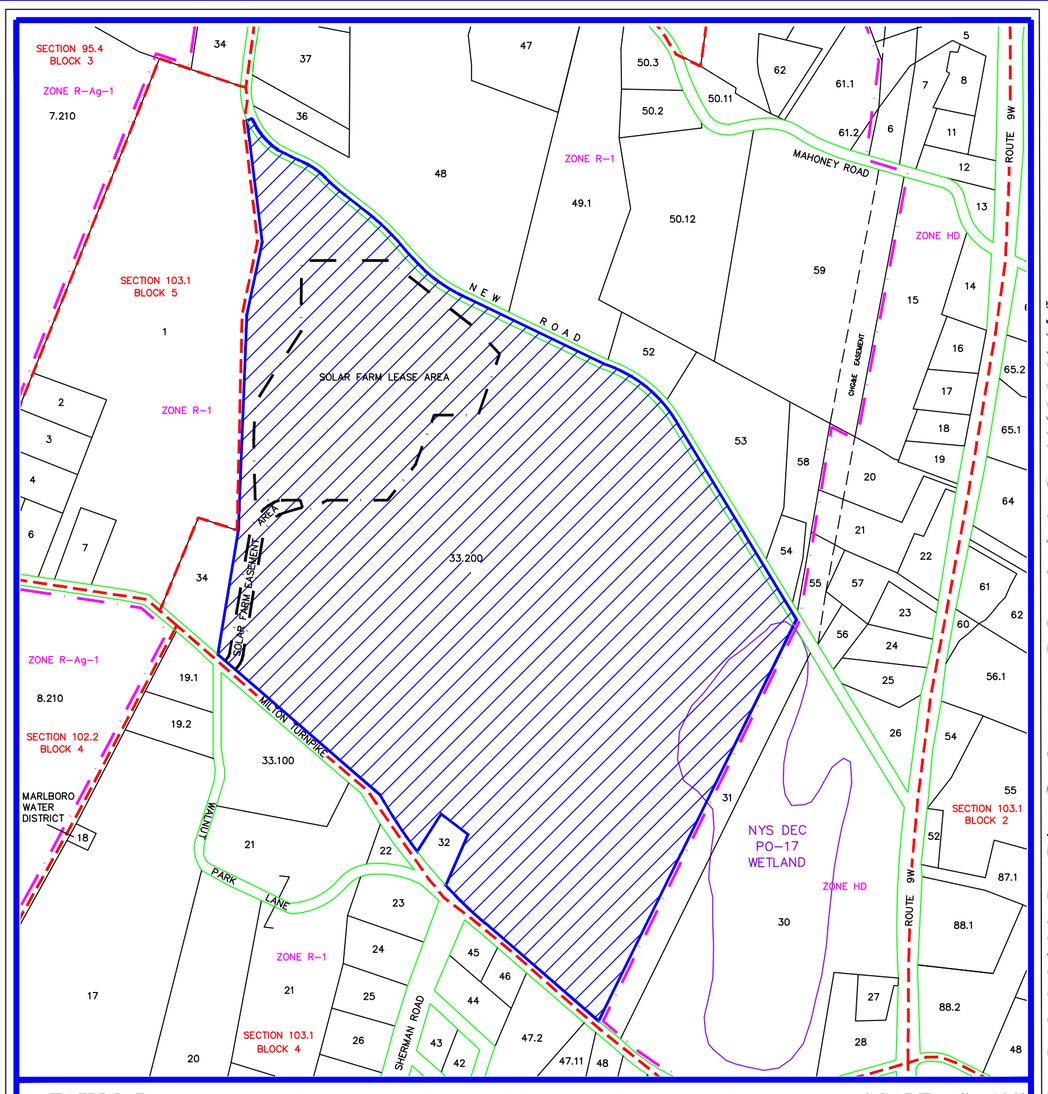
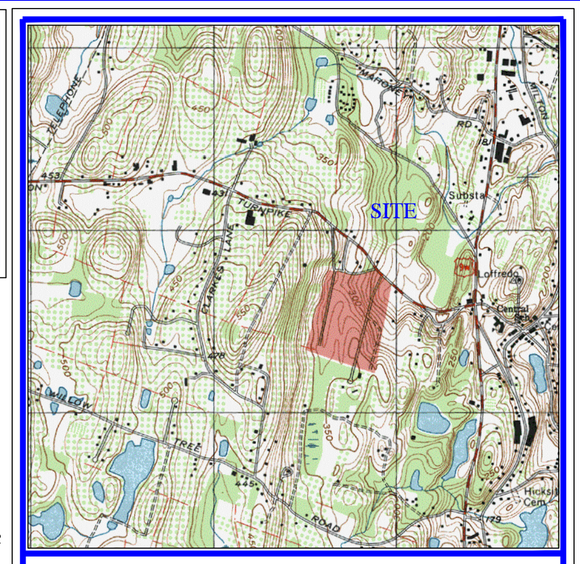


TAX MAP SECTION : 103.1, BLOCK : 1, LOT : 33.200 SCALE : 1"= 400'

TABLE OF BULK REQUIREMENTS

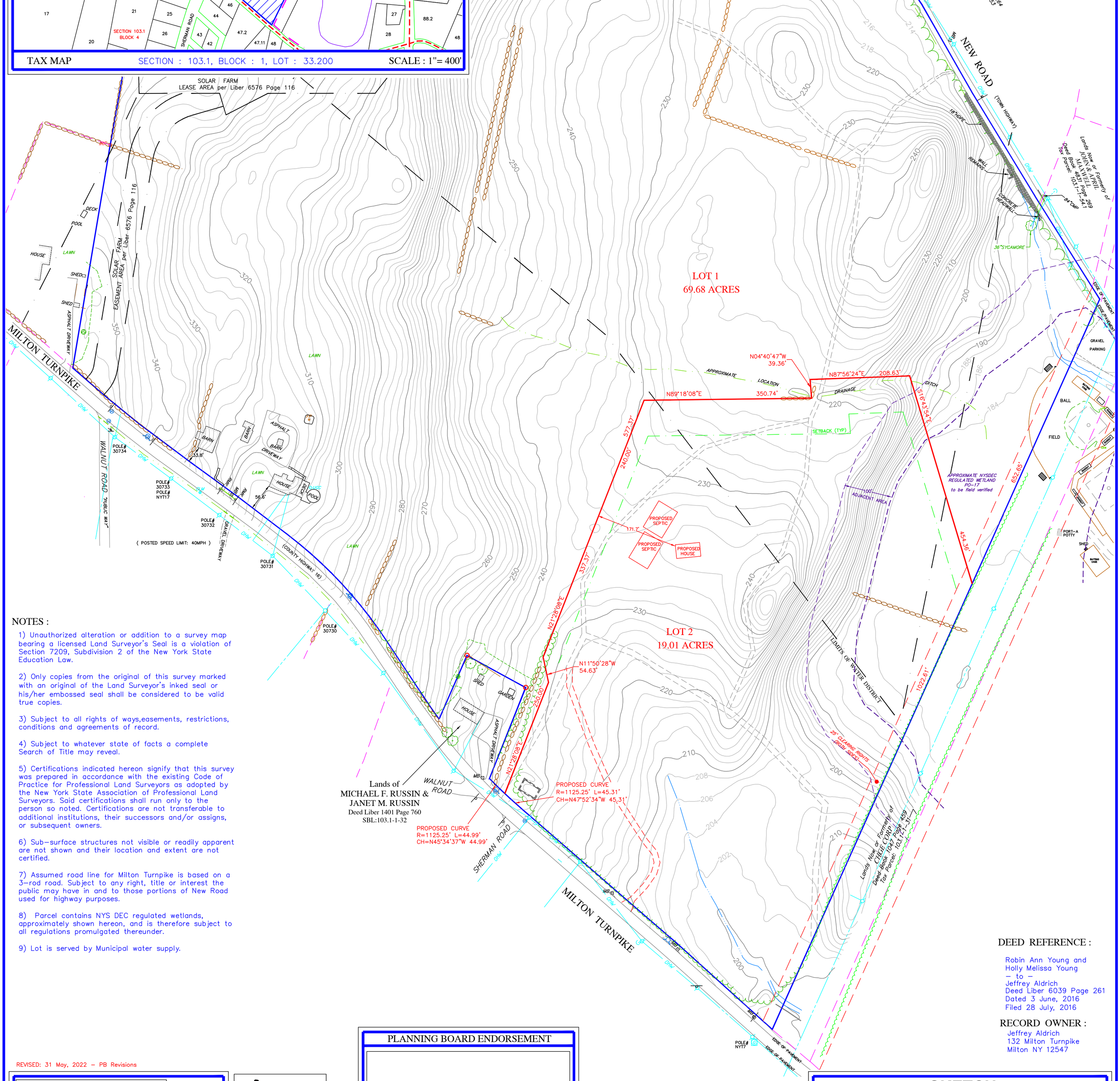
	REQUIRED	LOT 1	LOT 2
ZONING DISTRICT	R-1		
MINIMUM LOT AREA	1 ACRE	65.63Ac	19.01Ac
MINIMUM LOT WIDTH	150'	>150'	>150'
MINIMUM LOT DEPTH	200'	>200'	>200'
MINIMUM FRONTYARD SETBACK	35'	33.8'	>35'
MINIMUM SIDEYARD SETBACK	35'/70'	>50'	171.7'
MINIMUM REARYARD SETBACK	50'	>50'	>50'
MAXIMUM BUILDING HEIGHT	35'	<35'	<35'
MAXIMUM BUILDING COVERAGE	20%	<1%	<1%

TOTAL AREA : 88.69 ACRES



LOCATION MAP SCALE : 1"= 2000'

USGS QUADRANGLE: POUGHKEEPSIE



NOTES :

1) Unauthorized alteration or addition to a survey map bearing a licensed Land Surveyor's Seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

2) Only copies from the original of this survey marked with an original of the Land Surveyor's inked seal or his/her embossed seal shall be considered to be valid true copies.

3) Subject to all rights of ways,easements, restrictions, conditions and agreements of record.

4) Subject to whatever state of facts a complete Search of Title may reveal.

5) Certifications indicated hereon signify that this survey was prepared in accordance with the existing Code of Practice for Professional Land Surveyors as adopted by the New York State Association of Professional Land Surveyors. Said certifications shall run only to the person so noted. Certifications are not transferable to additional institutions, their successors and/or assigns, or subsequent owners.

6) Sub-surface structures not visible or readily apparent are not shown and their location and extent are not certified.

7) Assumed road line for Milton Turnpike is based on a 3-rod road. Subject to any right, title or interest the public may have in and to those portions of New Road used for highway purposes.

8) Parcel contains NYS DEC regulated wetlands, approximately shown hereon, and is therefore subject to all regulations promulgated thereunder.

9) Lot is served by Municipal water supply.

DEED REFERENCE :

Robin Ann Young and
Holly Melissa Young
– to –
Jeffrey Aldrich
Deed Liber 6039 Page 261
Dated 3 June, 2016
Filed 28 July, 2016

RECORD OWNER :

Jeffrey Aldrich
132 Milton Turnpike
Milton NY 12547

REVISED: 31 May, 2022 – PB Revisions

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Registration No. 49795

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Registration No. 49600

BY: _____
Patricia Pauli Brooks, L.S.
map check
planning check
closure check

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07 April, 2022 PROJ#8586, DWG#8586sub.DWG

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PLANNING BOARD ENDORSEMENT

OWNER'S CERTIFICATION

The undersigned , owner or owner's authorized representative of the property shown on this plat, does hereby certify that he/she has reviewed this plat , is familiar with this map , its contents and its notes and hereby consents to all said terms and conditions as stated hereon and agrees to file this map with the Ulster County Clerk .

Signature Date

SKETCH

MAP OF SUBDIVISION
OF LANDS OF

JEFFREY ALDRICH

– SITUATE –
TOWN OF MARLBOROUGH ULSTER COUNTY, NEW YORK

GRAPHIC SCALE (IN FEET)
1 inch = 100 ft.