

PLANNING BOARD
TOWN OF BETHLEHEM
ALBANY COUNTY, NEW YORK

This plan APPROVED subject to such conditions as are stated in Building Project Approval (B/P/A) No. 15, dated OCT 19 1983

Charles F. Stewart
TITLE CHAIRMAN
SEP 20 1984

Notes:

- 1) Proposed finished grades shown thus 220.00.
- 2) All easements shown to be granted to Town of Bethlehem.
- 3) Exact limit of street construction to be determined by the Town of Bethlehem.
- 4) Elevations refer to U.S.C.S. datum. Benchmark N.P.O.A. hydrant at intersection of Amsterdam Ave. and Bernard Pl. Elev. 105.87.
- 5) Proposed 8" Ductile Iron water main shown thus W-8". Water main material, size and location determined by Water District No. 1, Town of Bethlehem.
- 6) Water lines will be constructed above the sanitary sewer lines.
- 7) Sanitary Sewer and Water facilities exist for proposed lot nos. 68 & 72 Hague Blvd, lot nos. 3 through 45 Bernard Place. All facilities to be installed on Holland Court & Brink Circle.
- 8) No footing, roof or cellar drains to be connected to sanitary sewer facilities.
- 9) Minimum separation of (1'-6") vertically and (10'-0") horizontally required between sanitary sewer and water facilities.
- 10) Planned Residence District (RD) Feet exterior yard restriction.
- 11) Contour intervals (2') feet.
- 12) Cross-hatched area shown, formerly conveyed to Village Square Homeowners Association, Inc.
- 13) Water main material, size and location to be determined by the Town of Bethlehem.
- 14) Sanitary Sewer main material, size and location to be approved by the Albany County Health Department and the Town of Bethlehem.
- 15) PARCELS 2 & 7 LAKE PREVIOUSLY APPROVED FOR DEVELOPMENT AND CONSTRUCTION CURRENTLY UNDER CONSTRUCTION. PARCELS NO. 14, 15, 16, 17.
- 16) PARCELS 1 & 6 LAKE PREVIOUSLY APPROVED FOR DEVELOPMENT AND CONSTRUCTION. CONSTRUCTION IS COMPLETE. PARCELS NO. 18, 19, 20, 21, 22.

Easement Notes:

- Following Easements Granted to Town of Bethlehem for Drainage Purposes:
- 1) Easement "A" - Deed dated June 22, 1977 Book 2142 Page 1083.
 - 2) Easement "B" - Deed dated June 22, 1977 Book 2142 Page 1078.
 - 3) Easement "C" - Deed dated June 22, 1977 Book 2142 Page 1073.
 - 4) Easement "D" - Deed dated December 5, 1976, Book 2163 Page 969.
 - 5) Easement "E" - Deed dated October 17, 1976 Book 2160 Page 680.

HOUSING UNIT SCHEDULE

Single Family - Completed =	42
Single Family - Proposed =	30
Town House Units - Completed =	29
Town House Units - Proposed =	21
Total Living Units =	122

ALBANY COUNTY DEPT. OF HEALTH
DATE: SEP. 20 1984
These plans for sewage disposal
EXAMINED AND APPROVED
Stephen S. Lamm, P.E.
DIRECTOR, DIVISION OF ENVIRONMENTAL HEALTH SERVICES

ALBANY COUNTY DEPT. OF HEALTH
DATE: SEP. 20 1984
These plans for water supply improvements
EXAMINED AND APPROVED
Stephen S. Lamm, P.E.
DIRECTOR, DIVISION OF ENVIRONMENTAL HEALTH SERVICES

Map References:

- 1) Site and Utilities Plan for Dowerskill Village Section One, Dowerskill Village Associates, Developers, dated January 8, 1974, last revised May 1, 1975 made by Paul E. Hite Licensed Land Surveyor and Sanford B. Shear Professional Engineer.
- 2) Site and Utilities Plan for Dowerskill Village Section One, Dowerskill Village Associates, Developers, Development Plan "C", dated September 14, 1977, last revised November 21, 1978 made by Paul E. Hite Licensed Land Surveyor.

Revision: April 8, 1981 - Proposed connection of Hague Blvd. and Bernard Place to Elm Avenue East shown.

Revision: August 24, 1983 - TO BE REVISED TO SHOW THE LOCATION OF THE SANITARY SEWER MAINS IN THE AREAS OF PARCELS 2, 7, 14, 15, 16, 17.

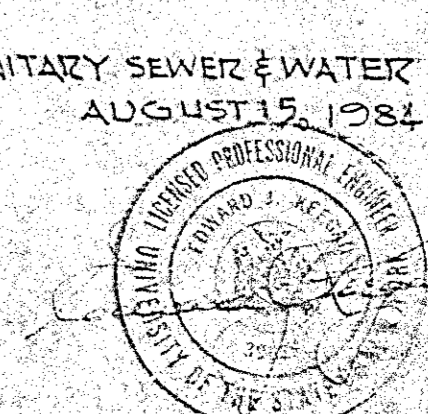
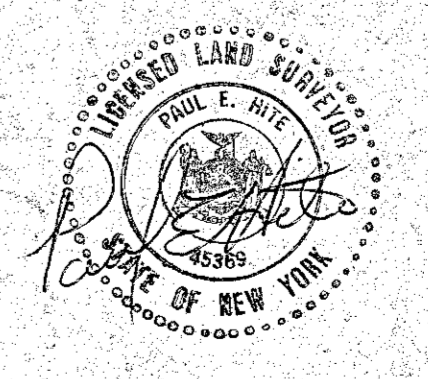
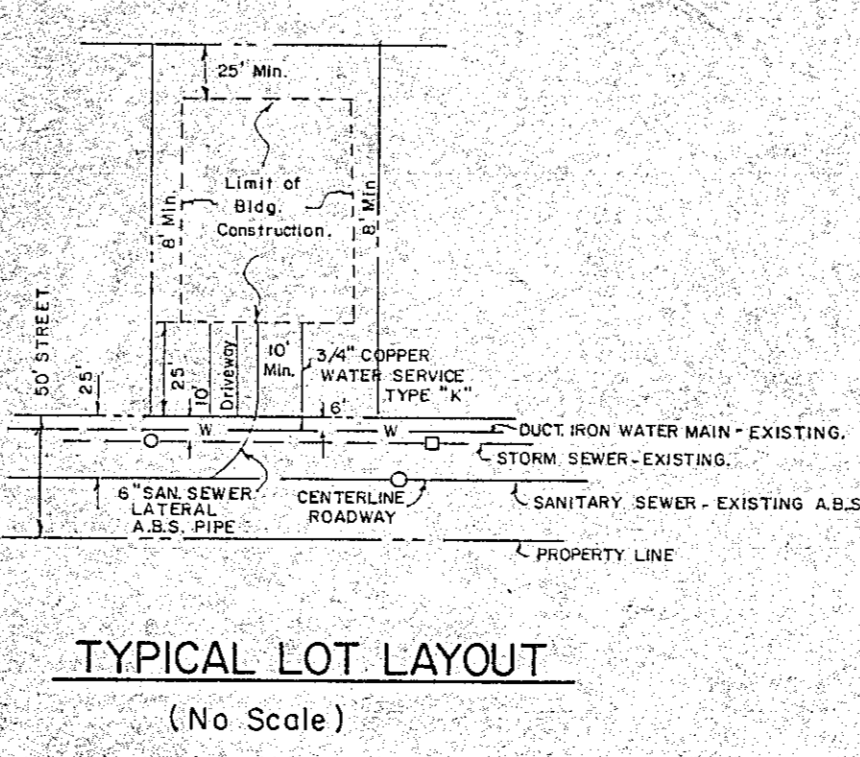
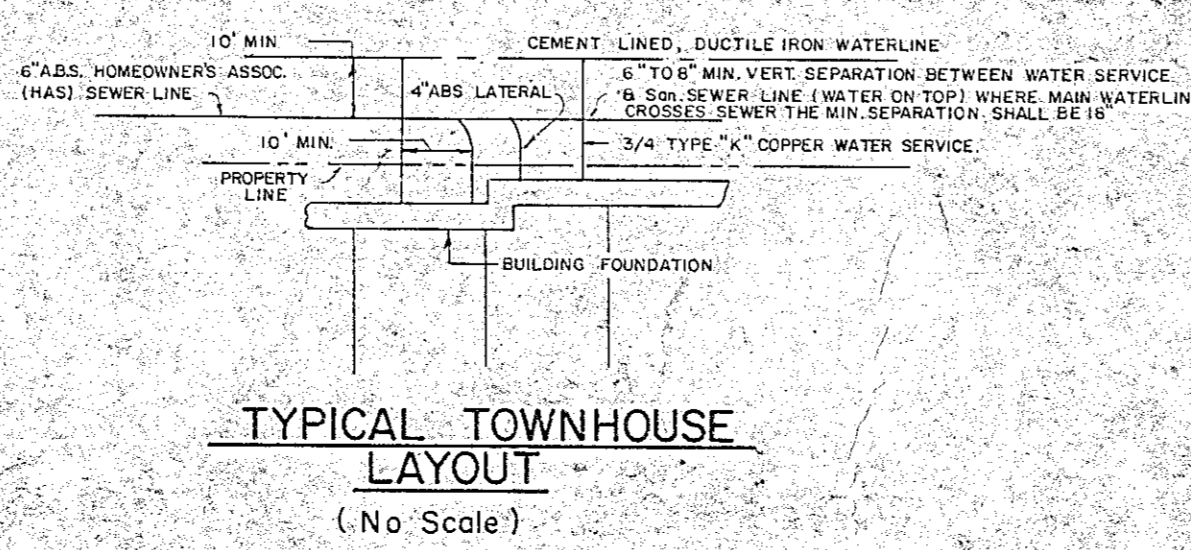
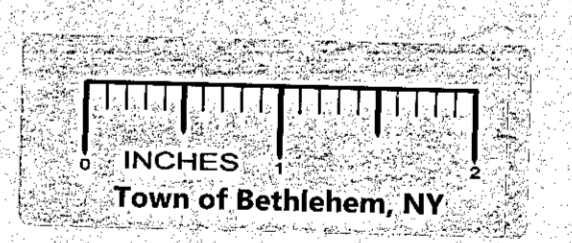
PLANNED RESIDENCE DISTRICT No. 4
SECTION 1A

DOWERSKILL VILLAGE

JENKINS MANAGEMENT CO., INC.
DEVELOPER
DEVELOPMENT PLAN "C"

Town of Bethlehem New York
Albany County February 11, 1981
Scale: 1" = 50'

Map Prepared by:
PAUL E. HITE
Licensed Land Surveyor Delmar, N.Y.



ALBANY COUNTY HEALTH DEPARTMENT'S APPROVAL
AUGUST 13, 1984