

SUBDIVISION NOTES:

1. Parcel A to be conveyed to Jakobus H. Fros
2. Parcel B to be conveyed to Linda M. Fros
3. Parcel C to be conveyed to Fred F. Richter
4. Property is located in Residence AR District -
Minimum lot size = 15,000 SQ. FT.
Minimum lot width = 100 feet
5. Lot 1 to consist of Parcels B & F
Lot 2 to consist of Parcel A

HIGHWAY NOTE:

The prescribed highway Right-of-way for that portion of Jericho Road (County Rte 53) shown as abandoned hereon was never officially abandoned by the County of Albany. The County of Albany has indicated by Letter to the Commissioner, Town of Bethlehem Public Works, they would like to initiate discussions about the conveyance of this parcel to the Town of Bethlehem. This portion of highway has not been used as such for a period of approximately (17) years.

NOTES:

1. Map prepared from an accurate field survey, maps and deeds of record.
2. Property lines shown are as monumented, occupied & deeded.
3. See Highway Note for information relative to Jericho Road.
4. The Sanitary Sewer, Disposal, system, size and type, was determined by the Albany County Health Department for Lot 2. The area required to provide this system is shown hereon.
5. Water supply from the existing well shown on Lot 2 was determined by the Albany County Health Department to be acceptable for residential purposes.

TOWN PLANNING BOARD APPROVAL:

PLANNING BOARD
TOWN OF BETHLEHEM
ALBANY COUNTY, NEW YORK

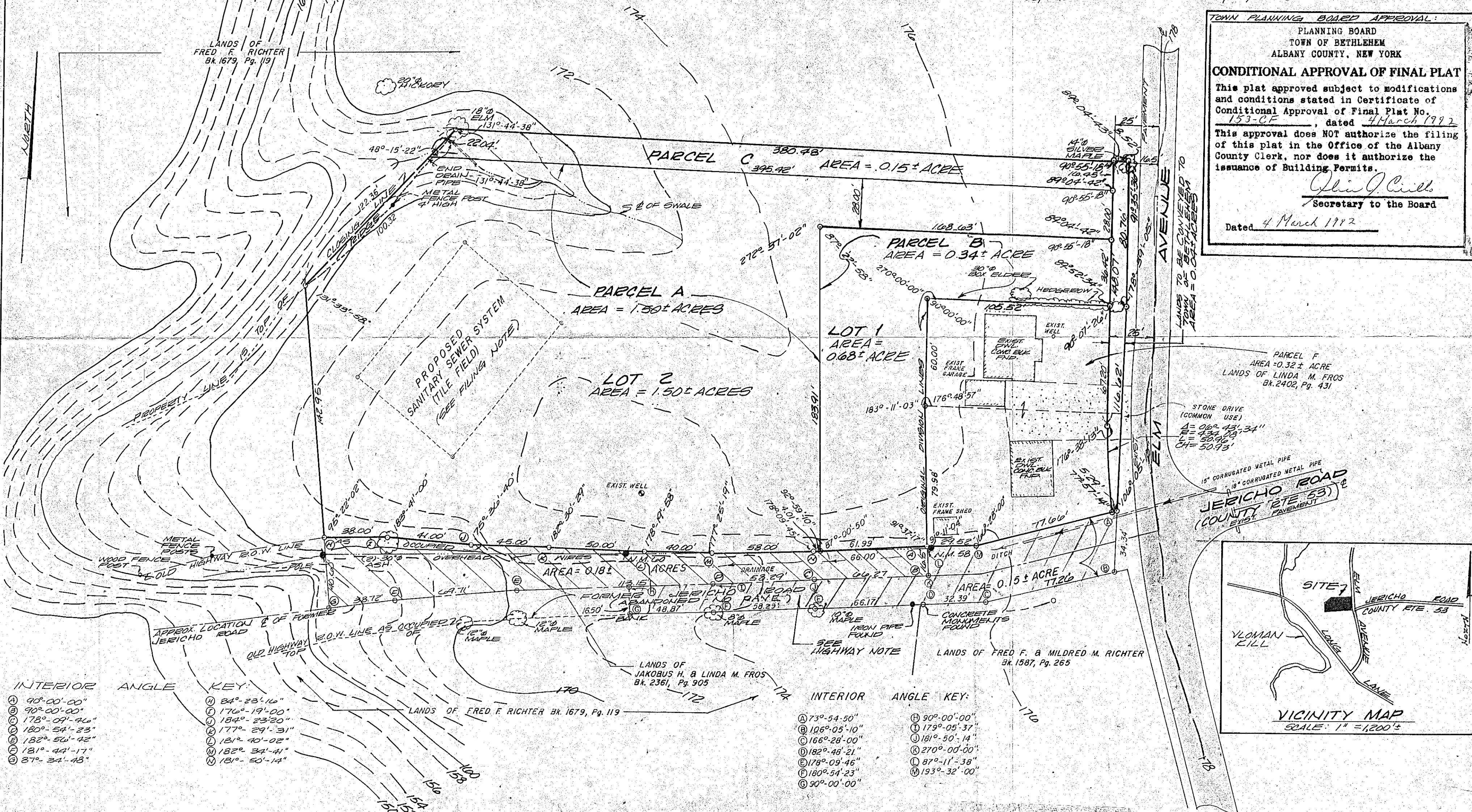
CONDITIONAL APPROVAL OF FINAL PLAT

This plat approved subject to modifications and conditions stated in Certificate of Conditional Approval of Final Plat No. 153-CF, dated 4 March 1992

This approval does NOT authorize the filing of this plat in the Office of the Albany County Clerk, nor does it authorize the issuance of Building Permits.

John J. Cullen
Secretary to the Board

Dated 4 March 1992



INTERIOR ANGLE KEY:

- ① 90°-00'-00"
- ② 90°-00'-00"
- ③ 178°-09'-46"
- ④ 180°-54'-23"
- ⑤ 182°-56'-42"
- ⑥ 181°-44'-17"
- ⑦ 87°-34'-43"

KEY:

- ① 84°-23'-16"
- ② 176°-19'-00"
- ③ 184°-23'-20"
- ④ 177°-29'-31"
- ⑤ 181°-40'-02"
- ⑥ 182°-34'-41"
- ⑦ 181°-50'-14"

INTERIOR ANGLE KEY:

- ① 73°-54'-50"
- ② 106°-05'-10"
- ③ 166°-28'-00"
- ④ 182°-48'-21"
- ⑤ 178°-09'-46"
- ⑥ 180°-54'-23"
- ⑦ 90°-00'-00"
- ⑧ 90°-00'-00"
- ⑨ 179°-05'-37"
- ⑩ 181°-50'-14"
- ⑪ 270°-00'-00"
- ⑫ 87°-11'-38"
- ⑬ 193°-32'-00"

CERTIFICATION:

Survey shown is in accordance with the minimum standards of "CODE OF PRACTICE FOR LAND SURVEYS" as adopted by the New York State Association of Professional Land Surveyors.

CERTIFIED TO:

Jakobus H. and Linda M. Fros,

FILING NOTE:

The proposed (1) Lot subdivision shown hereon does not constitute a subdivision per Albany County Health Department Regulation therefore requires no stamp of approval by said agency for filing in the Albany County Clerk's Office.

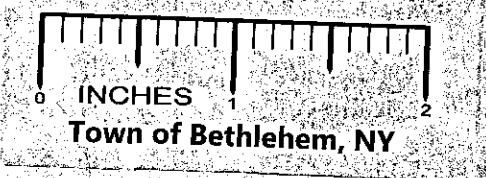
REVISION: NOVEMBER 22, 1991:
1. LOT AREAS & CONFIGURATIONS REVISED.

2. CONTIGUOUS ADDED

3. NOTES ADDED

REVISION: JANUARY 17, 1992:
1. HIGHWAY NOTE REVISED

REVISION: 2-14-92:
1. NOTES REVISED
2. LOT DIMENSIONS REVISED
TO REFLECT PARCEL OF LAND
ALONG ELM AVE. TO BE CONVEYED
TO TOWN.



PRELIMINARY PLAT

MAP OF
PROPOSED SUBDIVISION
LANDS OF

JAKOBUS H. & LINDA M. FROS
TOWN OF BETHLEHEM

COUNTY: ALBANY
SCALE: 1" = 40'
STATE: NEW YORK
DATE: FEB. 6, 1991

MAP PREPARED BY:
PAUL E. HITE
LICENSED LAND SURVEYOR
DELMAE, N.Y.

