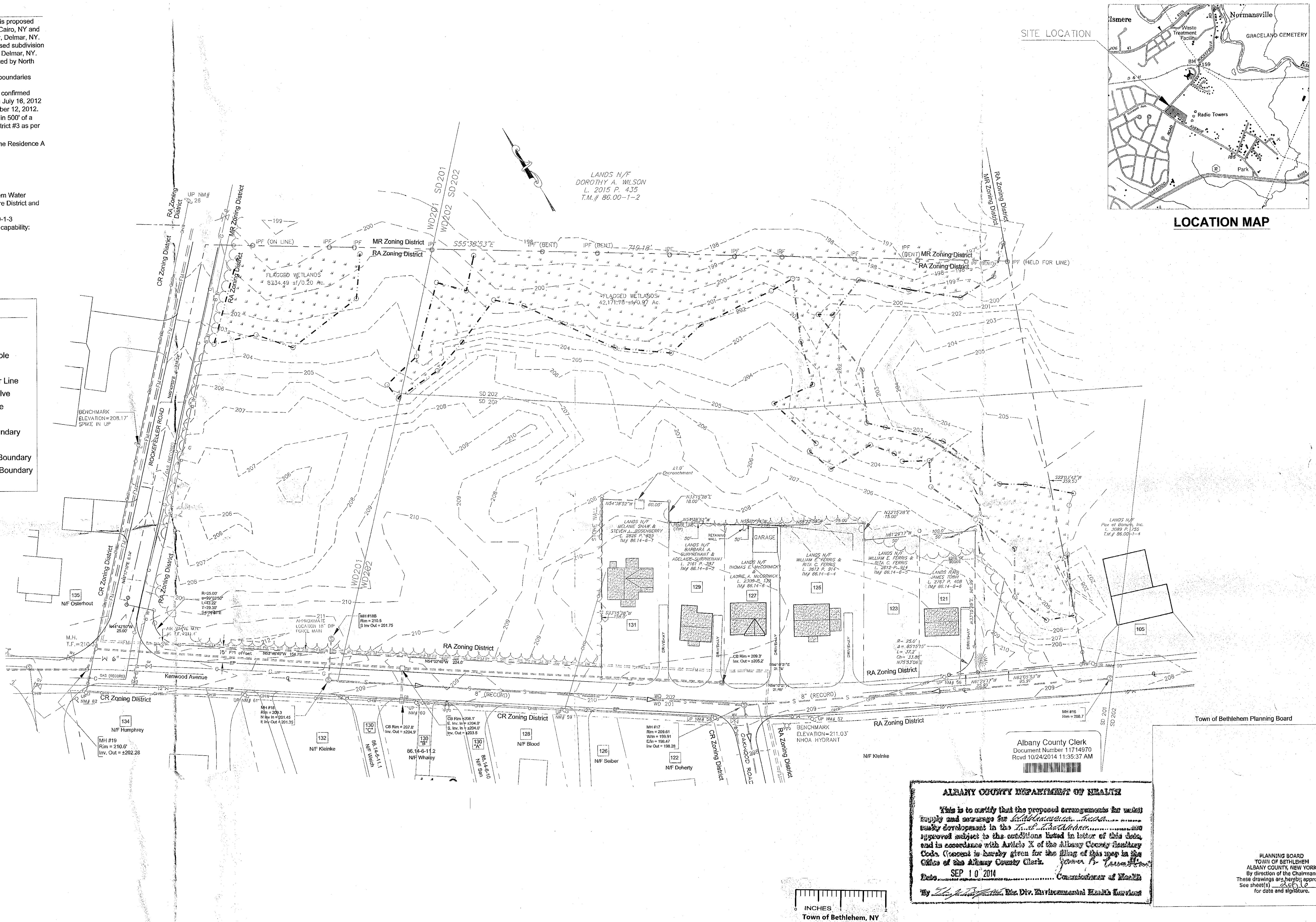


- NOTES:
1. Boundary & Topographic survey shown for this proposed subdivision prepared by Kaaterskill Associates, Cairo, NY and revised by Paul E. Hite, Licensed Land Surveyor, Delmar, NY.
 2. Corner curve land swap shown for this proposed subdivision prepared by Paul Hite, Licensed Land Surveyor, Delmar, NY.
 3. ACOE regulated wetland boundaries delineated by North Country Ecological Services, Gloversville, NY.
 4. Wetlands continue off-site where delineated boundaries extend beyond the property boundary.
 5. Boundaries of Federally Regulated Wetlands confirmed on-site by Mr. Andrew Dangier of the USACE on July 18, 2012 and by Jurisdictional Determination dated October 12, 2012.
 6. The property being subdivided is located within 500' of a farm operation in Albany County Agricultural District #3 as per Albany County Right to Farm Law 2007.
 7. The property being subdivided is located in the Residence A Zoning District, with the following requirements:
Min. Lot Area = 14,560 S.F.
Min. Lot Width = 100 FT.
Min. Lot Depth = 120 FT.
Maximum Height = 30 FT.
Maximum Lot Coverage = 20%.
 8. The property lies within the Town of Bethlehem Water District No. 1 and Sewer District, the Elsmere Fire District and the Bethlehem Central School District.
 9. Total acreage = 5.60 acres, Tax Map # 86.00-1-3
 10. The property has the following development capability:
5.60 acres = total site area
0.97 acres = Wetland #1
0.20 acres = Wetland #2
4.43 acres = Unconstrained Land

4.43 acres x 3 = 13.29 dwelling units

- Legend
- Property Line
 - Existing Contour
 - Existing Sanitary Manhole
 - Existing Catch Basin
 - Existing Sanitary Sewer Line
 - Existing Water Main/Valve
 - Existing Gas Main/Valve
 - Existing Hydrant
 - Existing Wetland & Boundary
 - Existing Utility Pole
 - Existing Water District Boundary
 - Existing Sewer District Boundary
 - Street Number



Albany County Clerk
Document Number 11714970
Rvd 10/24/2014 11:35:37 AM

ALBANY COUNTY DEPARTMENT OF HEALTH

This is to certify that the proposed arrangements for water supply and sewerage for the subdivision shown on this map are in accordance with the conditions stated in the letter of this date, and in accordance with Article X of the Albany County Sanitary Code. (Consent is hereby given for the filing of this map in the Office of the Albany County Clerk.)

Date: SEP 10 2014

By: [Signature] Director, Division of Environmental Health Services

PLANNING BOARD
TOWN OF BETHLEHEM
ALBANY COUNTY, NEW YORK
By direction of the Chairman.
These drawings are hereby approved.
See sheet(s) 259 CF
for date and signature.

HAROLD BERGER, PE

ENGINEERING CONSULTANT

732A BRUNO ROAD, CLIFTON PARK, NY 12065
PHONE: 518.406.3029

PAUL E. HITE, Licensed Land Surveyor

230 DELAWARE AVENUE, DELMAR, NEW YORK 12054
PHONE: 518.439.4989

KLEINKE ASSOCIATES

LANDSCAPE ARCHITECTS • MUNICIPAL PLANNERS

306 DELAWARE AVENUE, DELMAR, NEW YORK 12054
INFO@KLEINKEASSOCIATES.COM 518.439.7790

PROJECT TITLE: WALDENMAIER 9 LOT SUBDIVISION

SHEET TITLE: Existing Conditions

Lands N/F Charles J. Waldenmaier, Trudie J. Waldenmaier, Michael F. Waldenmaier & George H. Waldenmaier - Kenwood Avenue/Rockefeller Road
Town of Bethlehem - County of Albany - State of New York

DATE: 20 November 2012 Drawn By: EFK Tax Parcel # 86.00-1-3 Scale: 1" = 40'

DRAWING NO.

1

FILE: Final Plat 082514

Certificate 259 CF 12/03/2013