

Name _____

Date _____

MINOR SUBDIVISION REQUIREMENTS

(A subdivision containing three (3) or four (4) lots fronting on an existing road.)

_____ \$50.00 and \$10.00 per lot

_____ Sketch Plan Conference (A sketch of a proposed subdivision to enable the subdivider to save time and expense in reaching general agreement with the Planning Board as to the form of the layout and objectives of these regulations.)

_____ Public Hearing

_____ Final Plat approval (A drawing, in final form, showing a proposed subdivision containing all information or detail required by law and by these regulations to be presented to the Planning Board for approval, and which is approved, shall be duly filed or recorded by the applicant in the office of the County Clerk.)

Information Required For Minor Subdivisions

_____ Name and address of subdivider and professional advisers, including license numbers and seals.

_____ One copy of the minor subdivision plat which is to be submitted to the County Clerk, drawn with ink on appropriate material, Plus two (2) paper copies. The plat map (drawn by a licensed surveyor at a scale of one (1) inch to one hundred (100) feet, unless otherwise specified by the Planning Board) shall contain the following information:

_____ Subdivision name, scale, north arrow, and date

_____ Subdivision boundaries

_____ Contiguous property and names and address of owners

_____ Existing road, utilities, and structures

_____ Water courses (including all HUD Federal Flood Insurance Hazard Areas), marshes (including DEC-designated wetlands), wooded areas, and other significant physical features on or near the site

_____ Proposed pattern of lots, including lot widths and depths, road layout, open space, drainage, sewerage, and water supply including, if applicable, all distance requirements and other site considerations imposed by and described in Appendix 75A of the New York State Sanitation Code, Waste Treatment Handbook.

_____ Land contours at ten-foot (10') intervals, or other suitable indicators of slope.

_____ Copy of tax map (s)

_____ Existing and/or intended restriction on the use of land including easements, covenants, and zoning.

_____ Total acreage of subdivision and number of lots proposed.

_____ Building types and approximate size and cost.

_____ Environmental Assessment Form (EAF): long or short form as required by the Planning Board.

_____ On-site sanitation and water supply facilities shall be designed to meet the specifications of the State Department of Health, and a statement to this effect shall be made on the application. Unless the subdivision is served by a public sewer system, the results of at least two percolation tests as described in Appendix 75A of the New York State Sanitation Code, Waste Treatment Handbook shall be reported on the plat and certified by a New York State licensed professional engineer or New York State licensed land surveyor. These tests should be performed in the area of each sewage disposal field and at the depth of the bottom of the proposed trench/ The results of at least one deep hole or soil boring test performed in the area of the proposed leach field on each of the proposed lots shall also be reported on the plat in table form as evidence of the depth to bedrock or groundwater and types and depths of soils. The results of such deep hole or soil boring test shall also be certified by a New York State licensed professional engineer or New York State licensed land surveyor.

_____ Additional information as deemed necessary by the Planning Board.

_____ Any required fees.