

TOWN OF CHESTER PLANNING BOARD SITE PLAN APPLICATION
PLEASE TYPE OR PRINT LEGIBLY

DEADLINE FOR NEW SUBMISSIONS IS TWO (2) WEEKS PRIOR TO THE FIRST WEDNESDAY OF THE MONTH TO BE DELIVERED TO THE PLANNING BOARD OFFICE AT TOWN HALL. THE PROJECT WILL BE PLACED ON THE NEXT **AVAILABLE** AGENDA.

APPLICANT MUST PROVIDE THE FOLLOWING:

- ONE ORIGINAL SET OF ALL PAPERWORK AND/OR PLANS
- EMAILED OR ONE (1) CD OF PLANS IN PDF FORM (EMAIL PREFERRED)
- ANY FEES THAT APPLY (CHECK PAYABLE TO THE TOWN OF CHESTER)
- WRITTEN NARRATIVE DESCRIBING PROPOSED PROJECT I.E. PROPOSED USE, ANTICIPATED TRAFFIC FLOW, PARKING, NUMBER OF EMPLOYEES, HOURS OF OPERATION, LIGHTING, LANDSCAPING, ETC,
- ENVIRONMENTAL ASSESSMENT FORM
- DISCLOSURE ADDENDUM STATEMENT
- NOTARIZED PLANNING BOARD DISCLAIMER STATEMENT
- AGRICULTURAL DATA STATEMENT IF APPLICABLE, ACCOMPANIED BY A STAMPED ADDRESSED ENVELOPE TO EACH IDENTIFIED OPERATION ALONG WITH COPIES OF THE TAX MAP INDICATING LOCATION OF PROPOSED ACTION TO THE FARMING OPERATION.
- NOTARIZED OWNERS AUTHORIZATION FOR REPRESENTATIVE TO ACT OF HIS/HER BEHALF (IF APPLICABLE)

PLEASE NOTE: APPLICATION WILL BE DEEMED INCOMPLETE IF ALL INFORMATION, FEES AND CORRECT AMOUNT OF COPIES ARE NOT PROVIDED. THE TOWN OF CHESTER PLANNING BOARD IS TRYING TO GO GREEN.

**TOWN OF CHESTER
PLANNING BOARD
SITE PLAN APPLICATION**

DATE: 2/15/2021

APPLICANT: Davidson Drive Holdings, LLC [Joseph Herskovitz]

ADDRESS: 99 FOREST RD UNIT 103
MONROE, NY 10950

TELEPHONE: 917-676-8600 EMAIL ezdevelopinc@gmail.com

OWNER OF PROPERTY (IF NOT SAME AS ABOVE)

NAME _____

ADDRESS _____

TELEPHONE _____ EMAIL _____

**PERSON WHO IS RESPONSIBLE FOR ANY FEES INCURRED AND WHO IS TO
RECEIVE STATEMENTS:**

NAME Davidson Drive Holdings, LLC [Joseph Herskovitz]

BILLING ADDRESS 99 FOREST RD UNIT 103, MONROE, NY 10950

EMAIL ADDRESS ezdevelopinc@gmail.com

CONTACT PHONE # 917-676-8600

PROPERTY DESCRIPTION:

TAX MAP: SECTION 17 BLOCK 1 LOT 22.1, 22.2, 22.3, 22.4, 22.5, 22.6, 22.7, 22.8

LOCATION OF PROPERTY: Lake Station Road

SQUARE FOOTAGE 699,971 SF PRESENT ZONING IP

NAME OF PROJECT Site Plan for Davidson Drive Holdings, LLC

INTENDED USE Warehouse

NUMBER OF LOTS 8 existing

PROJECT ENGINEER Arden Consulting Engineers, PLLC [Michael A. Morgante, P.E.]

ADDRESS PO Box 340, Monroe, NY 10949

EMAIL mam@ardenconsulting.net

TELEPHONE # 845-782-8114 LICENSE# 078577

PROJECT ATTORNEY N/A

ADDRESS _____

EMAIL _____

TELEPHONE # _____

TOWN OF CHESTER PLANNING BOARD
PRESUBMISSION
PLAN ELEMENT CHECKLIST FOR
PRELIMINARY SITE PLAN

PROJECT NAME: Site Plan for Davidson Drive Holdings, LLC

The following checklist items shall be incorporated on the Site Plan prior to consideration of being placed on the Planning Board Agenda.

1. X Name and address of applicant.
 2. X Name and address of owner (if different from applicant).
 3. X Tax Map Data (Section-Block-Lot)
 4. X Location map at a scale of 1"=2,000 ft. or less on a tax map or USCGS map base only with property outlined.
 5. X Zoning table showing what is required in the particular zone and what applicant is proposing.
 6. X Show zoning boundary if any portion of proposed site is within or adjacent to a different zone.
 7. X Date of plan preparation and/or plan revisions.
 8. X Scale the plan is drawn to (Max 1" = 100')
 9. X North arrow pointing generally up.
 10. X Planning Board Approval Box near lower right corner of plans (2 1/2"x4") for stamping.
 11. X Plan legend (symbols & labels)
 12. X Surveyor's and Engineer's Certificate and Title Block.
 13. X Name of adjoining owners.
 14. X Wetlands and required buffer zone with an appropriate note regarding DEC or ACOE requirements as applicable.
 15. X Delineation of wooded areas and isolated trees with diameters of 12 inches or greater. Showing clearing limits.
 16. X Flood plain boundaries.
 17. X Certified sewage system and water supply design and placement by a Licensed Professional Engineer must be shown on plans.
 18. X Metes and bounds of parcel.
 19. X Name and width of adjacent streets; the road boundary is to be a minimum of 25 ft. from the physical center
-

line of the street with dedication offerings as required.

20. ☒ Show existing or proposed easements (note restrictions).
21. ☒ Right-of-way width and Rights of Access and Utility Placement.
22. ☒ Lot area.
23. ☒ Show any existing waterways, including intermittent streams.
24. ☒ Applicable note pertaining to owner's review and concurrence with site plan together with owner's signature.
25. ☒ Show any improvements, i.e, drainage systems, water lines, sewer lines, etc.
26. ☒ Show all existing buildings, houses, accessory structures, wells and septic systems on within 200 ft. of the parcel.
27. ☒ Show topographical data with 2 ft. contours extending 100' from property line based upon OSGS datum.
28. ☒ Indicate any reference to a previous subdivision, i.e., filed map number, date and previous lot number.
29. ☐ TBD Show lighting plan and luminaire projection data.
30. ☒ Show driveway entrance sight distances.
31. ☐ TBD Show landscaping and signage.
32. ☐ TBD Stormwater Management and Erosion and Sediment Control Plans.
33. ☒ Paving limits and cross-sectional detail.

The following is to be included in the Project Narrative.

34. ☒ Number of acres to be cleared or timber harvested.
35. ☐ TBD Estimated or known cubic yards of material to be excavated and removed from the site.
36. ☐ TBD Estimated or know cubic yards of fill required.
37. ☒ The amount of grading expected or know to be required to bring the site to readiness.
38. ☒ Type and amount of site preparation which falls within the 100 ft. buffer strip of State Wetlands. Please explain in sq. ft. or cubic yards.
39. ☐ N/A Any amount of site preparation within a 100 year floodplain or any water course on the site. Please explain in sq. ft. or cubic yards.
40. ☒ Check here if sketch plan conference is requested. See Town of Chester Zoning 98-30(E).

The plan for the proposed site has been prepared in accordance with this checklist.

Arden Consulting Engineers, PLLC

By: Michael A. Morgante, P.E. Date: 2/15/2021

Applicant's Licensed Professional

**This list is designed to be a guide ONLY. The Town of Chester Planning Board may require additional notes or revisions prior to granting approval

OWNER AUTHORIZATION

State of New York
County of Orange

I DAVIDSON DRIVE HOLDINGS LLC [Joseph Herskovitz]
Owner

Residing at 99 FOREST RD UNIT 103, MONROE, NY 10950
Owner Address

Being the owner of the premises Vacant parcel on Lake Station Road
Property Location

Also known as Orange County Tax Map # 17-1-22.1, 22.2, 22.3, 22.4, 22.5, 22.6, 22.7, 22.8
Tax Map#

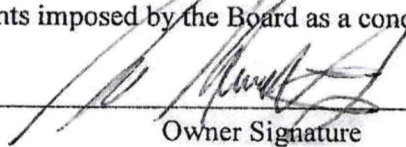
Hereby authorize Arden Consulting Engineers, PLLC
Agent

Whose mailing address is POB 340, Monroe, NY 10950
Agent Address

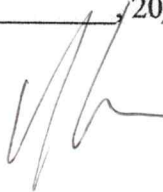
To appear on my behalf before the Planning Board of the Town of Chester, and to file any documents required with reference to my application for:

Site Plan for Davidson Drive Holdings, LLC

I hereby allow my agent, whose name appears above, to act on my behalf and I further agree to abide by any requirements imposed by the Board as a condition of their approval.


Owner Signature

Sworn to before me this 17
Day of Feb., 2011



YOEL WEISS
NOTARY PUBLIC-STATE OF NEW YORK
No. 01WE6337095
Qualified in Orange County
My Commission Expires 02-16-2024

DISCLOSURE ADDENDUM STATEMENT TO APPLICATION,
PETITION AND REQUEST

Mindful of the provisions of Section 809 of the General Municipal Law of the State of New York, and of the Penal provisions thereof as well, the undersigned applicant states that no State Officer, Officer or Employee of the Town of Chester, or Orange County, has any interest, financial or otherwise, in this application or with, or in the applicant as defined in said Statute, except the following person or persons who is or are represented to have only the following type of interest, in the nature and to the extent hereinafter indicated:

 X NONE

NAME, ADDRESS, RELATIONSHIP OR INTEREST
(Financial or otherwise)

This disclosure addendum statement is annexed to and made a part of the petition, application and request made by the undersigned applicant to the following Board or Officer of the Town of Chester.

 X TOWN BOARD

PLANNING BOARD

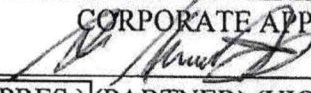
ZONING BOARD OF APPEALS

BUILDING INSPECTOR

OTHER

DATED

INDIVIDUAL APPLICANT
Davidson Drive Holdings LLC [Joseph Herskovitz]

CORPORATE APPLICANT


(PRES.) (PARTNER) (VICE PRES.)
(SEC) (TREASURER)