



Adirondack Park Agency

ANDREW M. CUOMO
Governor

TERRY MARTINO
Executive Director

INDIVIDUAL LOT DEVELOPMENT REVIEW – P2019-0104

If a subdivision: 13±-acre underlying parcel

Reviewed by: _____ Date: _____

Existing Development

PRINCIPAL BUILDINGS

Structure

Single family dwelling

Pre-existing (Y/N)?

No

Lawfully constructed (Y/N)?

Yes (see J2006-0298)

ACCESSORY STRUCTURES

Structure

Pre-existing (Y/N)?

Lawfully constructed (Y/N)?

Proposed Development

PRINCIPAL BUILDINGS

Structure

None proposed

Footprint

Check if portions or all below is nj

Check if proposed as a non-building lot: []

Height

Bedrooms

Slopes

Have necessary density? Y N

remaining potential principal buildings =

from [] survey or [] estimate

ACCESSORY STRUCTURES

Structure

None proposed

Footprint

Height

Slopes

ACCESS *Consult RASS engineer for driveway > 12% slope / *consult RASS ecologist for driveway > ¼ mile

Driveway is [X] existing / [X] proposed Length: 1,825± ft (0.34± mi) Width: 12 feet

Sight distance evaluated? No Slopes: existing driveway 16±%, proposed 3-8±%

Need Clearing/Grading? Yes Comments: (Note if HOA or shared maintenance involved)

Need hwy access permit? No extend existing residential driveway 100 feet further to

Need easement? Yes access tower; existing and proposed access drive is

Need signs? No within 30-foot-wide access and utility easement

VISUAL / AESTHETIC

No Proposed development* visible from public areas (list) *access road only

Yes Existing topography / vegetation will screen, if retained

No Planting plan proposed [] If Yes, RASS forestry analyst consulted

WASTEWATER TREATMENT (WWTS) *Consult RASS engineer for engineered plans

[] Individual on-site [] Municipal [] Community

Y N Slope suitable for WWTS (i.e., ≤8% shallow, ≤15% conventional)?

Y N Soil suitable for WWTS (i.e., depth to SHGW and bedrock)?

Y N All water bodies or streams > 100 feet WWTS? (If No, needs variance – from Town if ALLUP)
 Y N If fast perc (1-3 min/in), water > 200 feet WWTS? (If No, amended soils required)
 Y N All jurisdictional wetlands > 100 feet WWTS? (If No, counts as permit jurisdiction)
 Y N Suitable 100% replacement area identified?
 [X] Existing and proposed to remain (needs suitable 100% replacement area)

WATER SUPPLY None proposed

[] Individual on-site [] Municipal

Y N All water supplies, on-site and off-site, > 100 feet WWTS? (If No, need DOH waiver)

STORMWATER / EROSION & SEDIMENT CONTROL **Consult RASS engineer*

Yes Does proposed development maintain existing drainage patterns?

Yes < 1 acre disturbance proposed (May need E&S Control Plan if water/slope/soil resources at risk)

No > 1 acre disturbance proposed (SWPPP required, which includes E&S Control Plan)

UTILITIES

Available on site? Yes [X] Overhead [] Underground

Available at road? Yes [X] Overhead [] Underground

Proposed for site? Yes [] Overhead [X] Underground