

Town of Washington Planning Board  
Combined Application Form

APPROVAL REQUESTED FOR: (Check all that apply)

Sketch Plan	<input type="checkbox"/>	Preliminary Subdivision	<input type="checkbox"/>
Final Subdivision	<input type="checkbox"/>	Lot Line Revision	<input checked="" type="checkbox"/>
Site Plan	<input type="checkbox"/>	Special Use Permit	<input type="checkbox"/>

Name of Subdivision or Site Plan: 245 Hammond Hill Rd

Detailed Description of Proposed Activity:

Combine adjacent lots per tax parcels listed below.

Name of Applicant(s): Micha Magid + Denise Magid

Address: 245 Hammond Hill Rd. Dover Plains, Ny 12522

Telephone: 917-886-8637

Email address: micha@mightyquinnshbg.com

Name and Address of Record Owner(s):

Micha + Denise Magid 400 E. 67<sup>th</sup> Apt 19B. New York, Ny 10065

Tax Map Number of all parcels: 6964-00-514140-0000

6964-00-574095-0000

1) Application Data for All Applications:

a) Total acreage involved in application: 36

b) Total contiguous acreage controlled by applicant/owner: 36

c) Total number of existing structures: 2

d) Type of existing structures: Main house + detached garage/guest house

e) Total square footage of all new construction: 4,324 existing

f) Estimated value of new construction or addition: \_\_\_\_\_

g) Type of construction or activity proposed: (Check all that apply)

New Construction: Residential \_\_\_\_\_ Commercial \_\_\_\_\_ Institutional \_\_\_\_\_  
 Expansion: Residential \_\_\_\_\_ Commercial \_\_\_\_\_ Institutional \_\_\_\_\_  
 Home Occupation: \_\_\_\_\_  
 Change in Use: \_\_\_\_\_  
 Other:

h) Data for Subdivision and Lot Line Applications Only:

i) Total number of lots proposed: 2

ii) What is the size of the smallest lot proposed? 14 acres

iii) What is the size of the largest lot proposed? 22 acres

iv) Number of private driveways proposed: 1 existing

v) Number of common driveways proposed: 0

vi) Maximum number of lots serviced by a common driveway: 1

2) Property Data for All Applications:

a) Attach a copy of the current deed and any easements affecting the property to this application.

b) Zoning District: Town of Washington

1. Shall include lands owned by family members of the applicant, and any corporation(s), partnership(s), limited liability company(ies) or other entities in which the applicant has an interest.

c) Are there agricultural and/or forestry exemptions affecting the property?  
No  Yes \_\_\_\_\_. If yes, please list in detail:

\_\_\_\_\_  
\_\_\_\_\_

d) Subdivision/Line Line Applications Only

i) Preliminary Plat includes \_\_\_\_\_ acres and tentatively includes \_\_\_\_\_ future lots. The amount of area shown on this Preliminary Plat proposed to be dedicated for future public use, (exclusive of roads) is \_\_\_\_\_ (define measure: acres/square feet).

ii) Does subdivider intend to request any waivers or variances from the Subdivision Regulations upon submission of Final Plat for approval? No \_\_\_\_\_ Yes \_\_\_\_\_. If yes, please list in detail:

\_\_\_\_\_  
\_\_\_\_\_

iii) Does subdivider intend to submit a single subdivision plat for filing with County Clerk for all property in the Preliminary Plat? Yes \_\_\_\_\_ No \_\_\_\_\_. If no, state the number of sections to be filed \_\_\_\_\_.

Name and Address of Professional Engineer: La Bella  
21 Fox Street Poughkeepsie, NY 12601

Telephone: 845-454-3980

Email Kbardwell@LabellaPC.com

Name and Address of Licensed Land Surveyor: same as above

\_\_\_\_\_

Telephone: \_\_\_\_\_

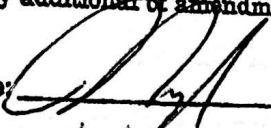
Email \_\_\_\_\_

Name and Address of Attorney: \_\_\_\_\_

Email \_\_\_\_\_

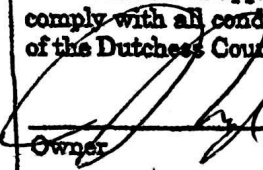

Telephone: \_\_\_\_\_

The signature of the Owner or Agent of the Owner below shall mean that the applicant is familiar with and will comply with the requirements of the Town Zoning Law, the Town Subdivision Regulations and any additional of amendments therein and other appropriate Town ordinances and regulations.

Applicant Signature:  \_\_\_\_\_

Date: 3/15/23 \_\_\_\_\_

3. For Subdivision and Lot Line Revision place the following owner endorsement signature block on the plan:

TOWN OF WASHINGTON PLANNING BOARD OWNER / APPLICANT SIGNATURES	
The undersigned applicant for the property and the undersigned owner of the property shown herein certify that they are familiar with this map and its notes and its contents as stated hereon including all conditions of approval. The applicant and the owner understand their obligation to the Town to comply with all conditions of subdivision approval and consent to the filing of this map in the Office of the Dutchess County Clerk.	
Owner	
Date	3/15/23
Applicant	
Date	3/15/23

4. For Subdivision and Lot Line Revision place the following signature block on the plan:

TOWN OF WASHINGTON PLANNING BOARD SUBDIVISION APPROVAL	
The plan of development for the property as depicted hereon was approved by a majority of the members of the Town of Washington Planning Board at a meeting held on _____ and after a public hearing held on _____. By signature of the Chairman as set forth below, the Planning Board certifies that the requirements of Section 276 of the Town Law and the requirements of Chapter 177 of the Town of Washington Code have been met and the conditions of Subdivision Approval have been satisfied or arrangements have been made to ensure the completion of any outstanding or incomplete conditions.	
Chairman	_____
Date	_____