

NOTICE OF PUBLIC HEARING

ORDER PURSUANT TO SECTION 193(1)(a) OF THE TOWN LAW

PHEASANT HOLLOW SEWER EXTENSION

1. Hartland Associates, Inc. and 1560 Skyline Drive, Inc., has filed a map, plan and report for a certain extension of the general sewer district, together with a petition from a qualified number of property owners within the proposed extension of the district requesting said extension, and a descriptions of the improvements to be made by the applicants to their property, and a legal description of the extension of the district.
2. The boundaries of the proposed district extension are set forth in the description annexed hereto.
3. As set forth in the map, plan and report, the estimated total project cost is \$128,506.00. The entire cost of the project shall be funded by the developer/applicants.
4. For the individuals homeowners not part of the sponsor property, there will be a one-time charge of \$1,000.00 to cover the cost of the fee, curb stop, and engineering costs. Residents will pay maintenance/repair costs on the basis of \$1.55 per linear front footage. Sewer use charges at current rates are \$21.13 for a minimum use of 10,500 gallons and \$2.40 per 1,000 gallons above the minimum change. An estimate of the annual cost for a typical household would be \$384.00.
5. The Town Board shall hold a public hearing to consider the petition, and receive public comment thereon on the 17th day of June, 2020 at 6:45 p.m. at 225 Columbia Turnpike, in the Town of East Greenbush.

A copy of the map, plan and report may be reviewed on the Town's website:

<https://www.eastgreenbush.org/departments/planning-zoning/apps/pheasant-hollow-sewer-district-ext> A copy is also available for review in the Town Clerk's Office.

June 5, 2020

Ellen Pangburn
East Greenbush Town Clerk

LEGAL DESCRIPTION
Town of East Greenbush
Sewer District Extension
(Prepared 05/20/20)

All that piece or parcel of land situate, lying and being in the Town of East Greenbush, County of Rensselaer and State of New York, said parcel being bounded and described as follows:

Beginning at a point at the intersection of the centerline of Phillips Road with the centerline of Hays Road and running thence along said centerline of Hays Road the following two (2) courses and distances: 1) N 86° 11'23"E, 100.50 feet to a point; and 2) N 79° 30'45"E, 193.24 feet to a point at the northwest corner of lands now or formerly of Gary W. Ogle and Lydia E. Ogle; running thence along the bounds of said lands now or formerly of Ogle the following three courses: 1) S 03° 39'58"W 28.38 feet to a point marked by an iron pipe; 2) S 03° 39'58"W, 179.22 feet to a point marked by an iron pipe; and 3) S 76° 06'55"E, 139.27 feet to a point marked by an iron pipe in a wire fence line on the westerly boundary of lands now or formerly of Timothy Doherty and Dawn C. Doherty; running thence along said westerly boundary of lands now or formerly of Doherty and generally along said wire fence S 17° 45'14"W, 517.48 feet to a point marked by a capped iron pin at a wire fence corner; running thence along the south bounds of said lands now or formerly of Doherty and also the south boundary of lands now or formerly of Robert K. Jucha and Heather Jucha and generally along said wire fence S 65° 34'10"E, 826.43 feet to a point marked by a capped iron pin in a wire fence line on the westerly boundary of the %Kris Subdivision+; running thence along said westerly boundary of the %Kris Subdivision+ and generally along a wire fence the following three (3) courses and distances: 1) S 22° 36'07"W, 191.40 feet to a point, 2) S 10° 11'07"W, 165.66 feet to a point, and 3) S 17° 06'06"W, 99+/- feet to the boundary line between the Town of East Greenbush on the north and the Town of Schodack on the south; Thence in a westerly direction along the last mentioned town line and through the lands now or formerly of Hartland Associates Inc. and 1560 Skyline Drive LLC, (Tax Map number 177.00-5-22) 1505 +/- feet to the centerline of Phillips Road; thence continuing westerly along the aforementioned town line and through a portion of land now or formerly of National Grid (Tax Map parcel 166.00-7-15.1) to a point on the division line between Tax Map parcel 177.00-5-27.11 on the west and the herein described parcel (Tax Map parcel 177.00-5-22) on the east; thence in a northerly direction along the last mentioned division line the following (3) courses and distances, 1) N 04° 18'34"E, 117+/- feet to a point, 2) N 17° 43'34"E, 333.30 feet to a point and 3) N 15° 18'34"E, 247.50 feet to a point in the division line between Tax map parcel number 177.00-5-10 on the North and the herein described parcel on the south; thence in an easterly direction along the last mentioned division line and through a portion of land now or formerly of National Grid (Tax Map parcel 166.00-7-15.1) the following 3 courses and distances along the last mentioned division line; 1) S 78° 11'05"E, 572.89 feet, 2) S 72° 16'39"E, 297.00 feet and 3) S 69° 13'21"E, 142.00 feet to a point in the division line between lands on the east now or formerly of Gary Wolfe and Karen Flynn Wolfe and lands on the west of the herein described parcel; Thence in a southwesterly direction S 25° 13'33"W along the last mentioned division line 135 +/- feet to the centerline of a stream; Thence in a general easterly direction 383+/- feet along the centerline of the stream which runs between lands on the north now or formerly of Gary Wolfe and Karen Flynn Wolfe and lands on the south of the herein described parcel to the point in the centerline of Phillips Road. Thence northeasterly N 26° 46'28"E along the centerline of Phillips Road 808.80 feet to the point of beginning.

Being part of the parcel shown on a subdivision map entitled %Survey Map Showing Proposed Subdivision of Lands of Joseph Bove at 2670 Phillips Road, Castleton, NY 12033+; dated November 24, 2015 by Santo Associates Land Surveying and Engineering, P.C., last revised on December 11, 2015 and recorded in the Rensselaer County Clerk's Office as Map number 2016, Map 11.

Together with the following Tax Map parcels to be added to the Sewer District Extension: 177.00-5-13, 177.00-5-14.1, 177.00-5-14.2, 177.00-5-15.1, 177.00-5-15.2.

Excepted from the above described Sewer District Extension is all that property being within Tax Map parcel 166.00-7-15.1 (Lands now or formerly of Niagara Mohawk).