

APPLICATION FOR FINAL SUBDIVISION

GENERAL INFORMATION

Planning Board Fee - \$50.00 plus \$15.00 per lot plus \$25.00 per lot for engineering review per Chapter 27 - REIMBURSEMENT OF FEES and the Town of Victor Fee Schedule. Engineering fees may exceed the amount set above. If engineering review exceeds the amount submitted at the time of this application, the applicant will be billed on a monthly basis and receive a copy of the Town Engineer's invoice.

As provided for in Chapter 27, REIMBURSEMENT OF FEES, all administrative expenses (i.e., legal, engineering) incurred by the Town in review and processing of the applications shall be charged back to the applicant as a fee related to the application submitted. Chapter 27 is available upon request.

Twelve (12) sets of full size plans, One (1) 11 x 17, (unless additional are requested) and the complete application along with a Letter of Intent must be submitted to the Planning Department FIVE (5) WEEKS prior to a scheduled Planning Board meeting.

Should there be a need for a Special District, the Town has established procedures for the implementation of Special Districts.

The subdivision should carry the name of the parcel for which it may be known.

The applicant must post a sign stating "PROPERTY UNDER REVIEW". The sign shall be obtained from the Planning Department at the time the application is submitted and must be posted at least one week prior to the Planning Board meeting date. FINAL APPROVALS MAY BE DELAYED IF THE SIGN IS NOT POSTED!

Approved subdivision maps, including conservation easements, lot consolidations, and lot line adjustments, shall be submitted in digital format, Autocad 2002, or latest version, effective January 1, 2004 (per Town Board Resolution #193 of June 23, 2003).

UPDATED DESIGN AND CONSTRUCTION STANDARDS FOR LAND DEVELOPMENT ARE AVAILABLE IN THE TOWN CLERK'S OFFICE. ASK THE SECRETARY TO THE PLANNING BOARD FOR THE MOST RECENT REVISION DATE.

Date _____

Application No. _____

Name of Subdivision _____

APPLICATION FOR "FINAL SUBDIVISION" REVIEW

DATE _____

APPLICANT'S NAME _____ PHONE # _____

ADDRESS _____

EMAIL ADDRESS _____

APPLICANT _____ OWNER _____

PREVIOUS OWNER'S NAME _____ PHONE # _____

ADDRESS _____

CONSENT HAS BEEN GRANTED BY OWNER FOR THIS APPLICATION YES NO

OPTION EXPIRES _____ (PROOF OF CONSENT MUST BE SUPPLIED)

NAME OF SUBDIVISION _____

LOCATION _____

TYPE OF SUBDIVISION: _____ RESIDENTIAL _____ COMMERCIAL _____ INDUSTRIAL

WATER BENEFITTED AREA YES NO SEWER DISTRICT _____

FIRE DISTRICT _____ ZONING DISTRICT _____

ACRES IN SUBDIVISION _____ NUMBER OF LOTS _____ TAX MAP # _____

NAME OF ENGINEER _____ PHONE # _____

ADDRESS _____

EASEMENTS YES _____ NO _____

(Brief Description)

DEED RESTRICTIONS ON PROPERTY _____

(Brief Description)

WILL SUBDIVISION BE DEVELOPED IN PHASES? ___NO ___YES HOW MANY? ___

WERE MODIFICATIONS REQUESTED ON PRELIMINARY PLAN? ___YES ___NO

HAVE MODIFICATIONS BEEN MET? ___NO ___YES - IF YES, SUPPLY LIST OF MODIFICATIONS ON SEPARATE SHEET.

DATE _____ SIGN _____

(Applicant or Owner)

_____Deed descriptions.

_____Survey map of boundaries certified by Licensed Surveyor.

_____Location of property lines.

_____Existing buildings.

_____Water courses (show 100 year flood limitations).

_____Swamps _____Springs _____Woods

_____Topographical features (contours with intervals of not more than five (5) feet).

_____ Existing culverts including location, size, type, elevations.

_____Adjacent roads, pavement, and right-of-way.

_____Tracing overlay of soils and their classifications.

_____Description and outline of existing trees and vegetation.

_____Distance to the nearest major road or street intersection.

_____Cross sections of final grading steeper than three (3) horizontal to one (1) vertical.

_____Approximate lines of utilities underground (electric, gas, telephone, etc.).

_____Approximate location and dimensions of areas proposed for parks, playgrounds, and open space.

_____Location of any municipal boundary lines.

_____Special district lines within the tract.

_____Existing zoning. _____Zoning district lines within the tract.

_____Indication of non-conforming lots.

_____On each page provide a 3' x 5' block on right side of plan for Town use with a heading "Final Subdivision" with two signature lines: Town Engineer and Planning Board Chairman.

- _____The layout of proposed lots, including lot numbers and acreage of each lot.
- _____Location of all proposed buildings.
- _____Grading plan showing existing and proposed contours at intervals of not more than two (2) feet.
- _____Landscaping plan for street trees, including varieties and minimum size, and existing trees to be preserved.
- _____Street lighting plan showing location of street lighting fixtures.
- _____Easements provided for all dedicated facilities located outside road right-of-way.
- _____Bearings & distances for easements shown on plan.
- _____Plans submitted to NYS Department of Transportation and NYS DEC for comments, if required.
- _____Application for the formation of a Water Benefitted Area, if necessary. (See Town Clerk)
- _____Application for the formation of a Sewer District, if required. (See Town Clerk)

7. WATER DISTRIBUTION SYSTEM

Public Water Supply _____Final plans and details of water distribution system.

Private Water System _____Final design and details for individual wells.

8. SANITARY SEWER SYSTEM

Public Sanitary Sewer System

_____Final plans, profiles and details of sanitary sewer system.

_____Sanitary sewer system plan submitted to Town of Farmington D.P.W. for review and comment. Private Subsurface Sewage Disposal System

_____Final design and details of subsurface disposal systems.

9. **DRAINAGE SYSTEM**

_____ Final plans, profiles, and details of storm drainage system including detention facilities.

_____ Drainage easements provided for storm sewers and inlets not located in right-of-way, detention facilities, and swales or streams that carry uphill drainage across downhill lots.

10. **SEDIMENT AND EROSION CONTROL**

_____ Location and details for erosion control measures.

_____ Areas disturbed by grading indicated to be re-seeded as soon as possible.

11. **STREETS AND ROADS**

Lines and grades of proposed streets.

_____ Typical cross-sections of proposed streets. _____ Profiles of proposed streets.

_____ Names of proposed streets. _____ Location and size of cuts and fills.

_____ Proposed location of monuments. _____ Easements including descriptions and dimensions.

_____ Note on plan indicating that street and traffic signs shall be provided as required by the Design and Construction Standards.

_____ Approval for open cut road crossings shall be obtained from Highway Superintendent. Include Town's standard detail for typical road crossing.

_____ Planting plan for street trees (show location, varieties and size).

12. **FINAL ENGINEERING REPORT FOR MAJOR SUBDIVISIONS**

_____ The final engineering report shall expand on the information included in the preliminary engineering report, and shall include final design computations. Any significant changes from the preliminary report shall be explained in detail.

13. **FINAL DRAINAGE REPORT FOR MAJOR SUBDIVISIONS**

The final drainage report shall expand on the information included in the preliminary drainage report, and shall provide the following additional information:

_____ Final design data and computations of storm drainage and detention facilities.

_____ Specific erosion and sedimentation control measures during construction.

Statement of Applicant and Owner with Respect to Reimbursement of Professional and Consulting Fees

In conjunction with an application made to the Town of Victor, the undersigned states, represents and warrants the following:

1. I/We am/are the applicant and owner with respect to an application to the Town of Victor.
2. I/We have been advised of, are aware of and agree to comply with the obligation to reimburse the Town of Victor for any and all professional and consulting fees incurred by the Town in conjunction with this and any other applications by me/us, including but not limited to engineering and/or legal fees, all as more fully set forth in the Victor Town Code.
3. I/We have been provided with, or have otherwise reviewed the Victor Town Code provisions related to the obligation to reimburse the Town with respect to professional and consulting fees, and agree to comply with the same.
3. I/We understand that this obligation shall not be dependent upon the approval or success of the application.
4. I/we further agree that in the event the Town of Victor is required to refer for collection an outstanding debt for such professional and/or consulting fees due to the Town of Victor, I/we shall be obligated to pay the reasonable attorney's fees incurred as a result of the Town's efforts to collect such fees. Reasonable attorney's fees shall also include any and all disbursements that may result from the commencement of litigation.
5. Each party to the application, including the applicant and the owner, shall be jointly and severally liable for all consulting and professional fees and expenses incurred in conjunction with the application.

Applicant: _____

By: _____

Title: _____

Dated: _____

Owner: _____

By: _____

Title: _____

Dated: _____