

Town of Amenia Planning Board

Town of Amenia
4988 Route 22
Amenia, NY 12501

(845) 373-8860 / (845) 373-9147 fax

SUBDIVISION – LOT LINE PRELIMINARY PLAT PLAN APPLICATION

Type of Application:

Conventional Subdivision

Conservation Subdivision

Transfer of Development Rights

Lot Line Change

Limited Development Subdivision

Small Scale Development

Resort Development

Mixed Use Institutional Conversion

Grid Number: 7265-00-078565

Current Use(s): Farm

Proposed Use(s): Farm

Name of Subdivision: LLA for Fishman,
Fitzgerald & Offensend

Parcel Size: 204 Ac

Filed Map No. _____

Property Address: 65-82 Kent Rd

Number of Lots Proposed: No New Lots

Wassaic, NY ~~12581~~ 12592

Date of Discussion/Sketch Plan Review: _____

Primary Contact Person:

Additional approvals or permits required for project: _____

Spencer Hall, LS

Address: 6244 Route 82

Stamfordville, NY 12581

Telephone Number: 845-868-1262

Email: hall.surveying@optonline.net

The undersigned hereby makes application in accordance with all applicable laws and other requirements of the Town of Amenia, Dutchess County, New York.

Date: 3/11/24

David Offensend
Signature of Applicant

Town of Amenia Planning Board

Town of Amenia
4988 Route 22
Amenia, NY 12501

(845) 373-8860 / (845) 373-9147 fax

LAND USE APPLICATION

Type of Application: Check all that apply

Site Plan

Special Permit

Zoning Permit

Subdivision

Grid Number(s):

078565, 865746, 182419 & 311709

Zoning District(s): RA , RR , HM , HR , SR , HC ,
OC , M

Name of Project: LCA for Fishman, Fitzgerald Overlay District(s) (if any): Floodplain , Stream Corridor ,

Property Address: 65-82 Kent Rd. Offensend Scenic Protection , Aquifer , Mixed-Use Institutional ,
Amenia, NY 12501 Soil Mining , Historic Preservation , Mobile Home Park ,
Resort Development

Primary Contact Person:

Spencer Hall, Land Surveyor

Current Use(s): Residential / Farm

Address: 6244 Rte 82

Proposed Use(s): Same

Stanfordville, NY

Parcel Size: 204 Acres

Telephone Number: 845-868-1262

Type of Activity: New structure , Alteration of existing
structure , Expansion of use or structure ,

Email: hallsurveying@optonline.net

Change of use in existing structure , Subdivision

Name of Property Owner:

Michael J. Yale

Total Square Footage of Structures:

Address: 67 Kent Rd.

Current Proposed

Wassaic, NY 12592

Footprint of Structures: _____

Telephone Number: _____

Deed Reference: Liber 02-2023

Page 51056 Date 2023

Filed Map Reference: Lot # — Map # —

Name of Applicant (if different):

David Offensend

Does the property contain a farm operation located within an
agricultural district or is the property boundary within 500
feet of a farm operation located in an agricultural district:

Address: 101 Kent Rd.

yes no

Wassaic, NY 12592

If yes, submit an Agricultural Data Statement.

Telephone Number: 917-553-3165

Email: david.offensend@gmail.com

Will the development be phased? Yes No

Relationship of Applicant to Owner (e.g. contract
vendee, option holder, lessee): _____

If yes, how many phases? _____

Plans Prepared By:

Name: Spencer Hall, LS

Address: 6244 Rte 82

Stanfordville, NY 12581

Telephone Number: 845-868-1262

E-mail: hallsurveying@optonline.net

Is there an existing Special Permit, Site Plan and/or
Subdivision approval for the property? Yes No

If yes, provide certified copies of those existing approvals
with this application.

Town of Amenia Planning Board

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Amenia, NY 12501

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(845) 373-9147 fax

The undersigned hereby makes application in accordance with all applicable laws and other requirements of the Town of Amenia, Dutchess County, New York. All owners of record must sign.

David Offense

Signature of Record Owner

Signature of Record Owner

Date: 3/11/24

Date: _____

David Offense

Signature of Applicant (if different)

Date: 3/11/24

Date stamp of submission
(Office Use Only)

TOWN OF AMENIA
ESCROW FOR PROFESSIONAL SERVICES

Date: Feb. 1, 2024

Applicant: David Offensend (Barlow Farm LLC)

Project Name: Lot Line Alteration for Fishman, Fitzgerald & Offensend

Location: 65-82 Kent Rd. #132 000-7265-00-078565

Description of Project: Breaking up said parcel into 3 parcels to become part and parcel with adjoining parcels

Amount Requested: \$ 2,500 Minimum Balance: \$ _____

The Town of Amenia Planning Board is currently reviewing your application for the above Lot Line Alteration. This Board is requesting that you place in escrow sufficient funds to be used to defray reasonable costs incurred by the Town for professional services and inspections required throughout the entire review process, as authorized by the Town Code of the Town of Amenia.

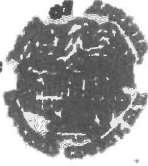
Based on estimated review costs, you are requested to deposit \$ 2,500 in the escrow account. Should the balance of this account fall below \$ _____, you will be notified and requested to replenish the account to the requested amount.

This escrow account does not provide for the other development, application and filing fees set forth in the Town of Amenia Town Code and Schedule of Fees. The applicant must make timely, direct payment of those other fees as a prerequisite to continued review of the application.

All parties agree to the terms and conditions stated herein.

Town of Amenia _____ Board
By:

David Offensend
Applicant:
By: 3/11/24



TOWN OF AMENIA

4988 Route 22, AMENIA, NY 12501
TEL: 845-373-8860, x106 FAX: 845-373-9147

AGRICULTURAL DATA STATEMENT

Applicant Name: David Offensend - Barlow Farm LLC

Address: 87-101 Kent Rd.
Amenia, NY 12501

Application Type (check all that apply) Subdivision
 Site Plan
 Special Use Permit

Does the application include land that contains a farm operation* within an Agricultural District? Yes No

Does the application include lands within 500 feet of a farm operation* within an Agricultural District? Yes No

If you answered yes to any of the two questions above, provide the name and address of the owners of land containing the farm operation below and attach a tax or other map to this sheet with the farm operation indicated, along with the Section, Block and Lot number for the farm operation.

See Attached

Provide a description of your project and attach a separate map showing the entire property that is included in your application.

See Attached

*Farm operation means the land used in agricultural production, farm buildings, equipment and farm residence buildings.

Farm Operations

Kent Hollow Inc.
341 South Amenia Road
Amenia, NY 12501
#132000-7165-00-863977
82± Ac.
(Vacant Farm Land)

Michael J. Yale
65-82 Kent Road
Amenia, NY 12501
#132000-7265-00-078565
204± Ac.

Clark Hill Farm
247 South Amenia Union Road
Amenia, NY 12501
(Fishman)
#132000-7165-00-745777
44± Ac.
(Vacant Farm Land)

David Offensend
87-101 Kent Road
Amenia, NY 12501
#132000-7265-00-182419
122± Ac.
(Barlow Farm LLC)

Clark Hill Farm
(Fishman)
40-78 Oblong Ridge Lane
Amenia, NY 12501
#132000-7165-00-865746
114± Ac.

Joseph & Elisa Lopane
Bog Hollow Road
Amenia, NY 12501
#132000-7265-00-067300
41± Ac.
(Vacant Farm Land)

Clark Hill Farm
(Fishman)
#132000-7265-00-141708
65± Ac.
(Vacant Farm Land)

Joseph Lopane
Bog Hollow Road
Amenia, NY 12501
#132000-7165-00-965318
41± Ac.
(Vacant Farm Land)

Peter J. & Maritza Fitzgerald
Clark Hill Road
Amenia, NY 12501
#132000-7265-00-311709
24± Ac.
(Vacant Farm Land)

George Hoffman
4-7 Loughlin Way
#132000-7165-00-867321
13.4± Ac.
(Cattle Farm)



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TOWN OF AMENIA PLANNING BOARD AUTHORIZATION OF AGENT

(Barlow Farm LLC)
I, David Offensend, am the owner of the property
located at 87-101 Kent Rd., Amenia, New York, identified as
Grid Number 132000-7265-00-182419.

I hereby authorize Spencer Hall, LS to act as my agent in an
Application to the Town of Amenia Planning Board for Lot Line Alteration for
(Name of Project)
Fishman, Fitzgerald & Offensend

Print Name DAVID OFFENSEND

Signature David Offensend

Date 3/11/24

Short Environmental Assessment Form

Part 1 - Project Information

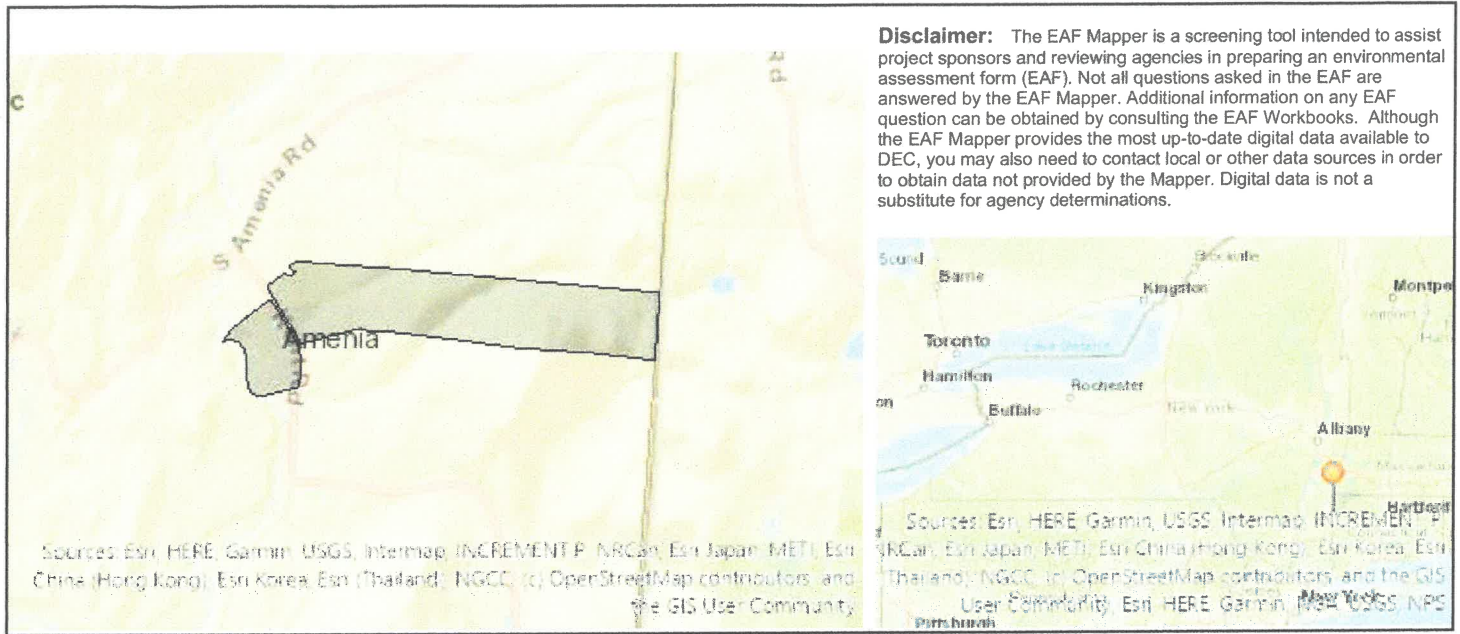
Instructions for Completing

Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

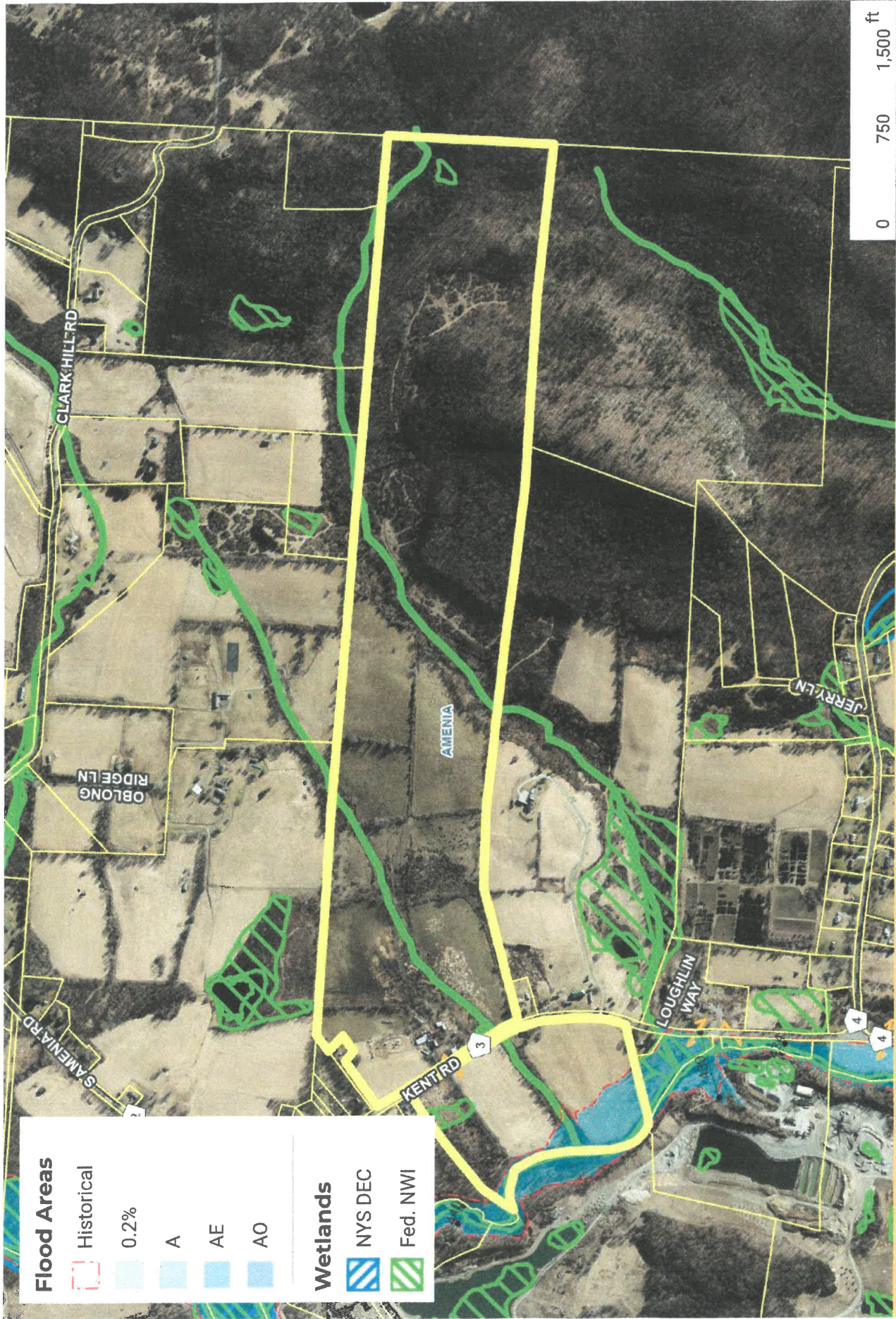
Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
Spencer S. Hall, Land Surveyor			
Name of Action or Project:			
Lot Line Alteration for Fishman, Fitzgerald & Offensend			
Project Location (describe, and attach a location map):			
65-82 Kent Road, Wassaic, NY 12592, Tax ID: 132000-7265-00-078565			
Brief Description of Proposed Action:			
Breaking up Tax ID: 135000-7265-00-078565 (229.17± Ac.) into three parcels to become part and parcel with Fishman, Fitzgerald & Offensend. Creating no new lots.			
Name of Applicant or Sponsor:		Telephone: 917-553-6165	
David Offensend		E-Mail: davidoffensend@gmail.com	
Address:			
101 Kent Road			
City/PO:		State:	Zip Code:
Wassiac		NY	12592
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation?			NO
If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			YES
2. Does the proposed action require a permit, approval or funding from any other government Agency?			NO
If Yes, list agency(s) name and permit or approval:			YES
3. a. Total acreage of the site of the proposed action?			464 acres
b. Total acreage to be physically disturbed?			0 acres
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?			665 acres
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input checked="" type="checkbox"/> Forest <input checked="" type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify):			
<input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?	NO	YES	
If Yes, identify: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation services available at or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements?	NO	YES	
If the proposed action will exceed requirements, describe design features and technologies: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply?	NO	YES	
If No, describe method for providing potable water: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities?	NO	YES	
If No, describe method for providing wastewater treatment: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____			



Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	Yes
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	Yes
Part 1 / Question 15 [Threatened or Endangered Animal - Name]	Bog Turtle, Brook Floater, Timber Rattlesnake
Part 1 / Question 16 [100 Year Flood Plain]	Yes
Part 1 / Question 20 [Remediation Site]	No



Flood Areas

-  Historical
-  0.2%
-  A
-  AE
-  AO

Wetlands

-  NYS DEC
-  Fed. NWI



Dutchess County
New York

Parcel Lines
Dutchess County, NY

Printed By:
Parcel/Access

N
Parcel/Access
2/28/2024