

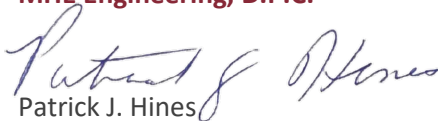


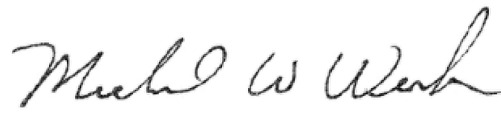
**TOWN OF NEWBURGH  
PLANNING BOARD  
TECHNICAL REVIEW COMMENTS**

**PROJECT NAME:** HUDSON MARINE CORPORATON – 2 LOT SUBDIVISION  
**PROJECT NO.:** 2025-14  
**PROJECT LOCATION:** SECTION 3, BLOCK 1, LOT 53.2  
**REVIEW DATE:** 31 JULY 2025  
**MEETING DATE:** 7 AUGUST 2025  
**PROJECT REPRESENTATIVE:** ACES, JONATHAN MILLEN, LLS

1. Project is before the Board for a Public Hearing on the 2-lot subdivision. Any substantive comment regarding the project should be addressed by the applicant's representative.
2. The project involves a small dedication strip of frontage for highway purposes. These documents must be reviewed by the Planning Board Attorney. The approval of dedication can be a condition of approval.
3. The Planning Board has not yet made a SEQRA determination for this Unlisted Action. Based on the information submitted to date including project plans, Long Form EAF information from NYSDEC regarding the wetlands this office would recommend the Negative Declaration for the 2-lot subdivision.
4. The balance parcel Lot 2 has been identified as not a residential building lot at this time. Planning Board approval for any use on the balance parcel would be required. A note has been added to the plans.

Respectfully submitted,  
**MHE Engineering, D.P.C.**

  
Patrick J. Hines  
Principal  
PJH/kmm

  
Michael W. Weeks, P.E.  
Principal

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*Two Lot Subdivision*  
*of the lands of*  
**Hudson Marine Corp.**

 Jonathan N. Millen Land Surveyor, P.C.  
**Professional Land Surveying**  
 1229 Route 300 - Suite 4 - Newburgh, NY 12550  
 Office: 845-943-7198 Phone: 914-906-8830 Web: [accessurveying.com](http://accessurveying.com)

*Prepared For Tax Map Parcel*  
**3-1-53.2**  
*aka 342 Quaker Street*  
*situated in the*  
**Town of Newburgh**  
**County of Orange, New York 12500**

DATE: 04/23/25 SCALE: 1"=60' JOB NO. 241000FF DRAWN BY: jnm