

APPENDIX 1

CARVEL PROPERTY DEVELOPMENT

TOWNS OF PINE PLAINS & MILAN ◦ DUTCHESS COUNTY ◦ NEW YORK

NEW NEIGHBORHOOD DEVELOPMENT (NND) CONCEPT MASTER PLAN

PROJECT SPONSOR

1133 Taconic LLC
One Bryant Park, 49th Floor
New York, NY 10036

LIST OF SHEETS:

NO.	DATE	DESCRIPTION
NND100	DECEMBER 16	TITLE SHEET
NND101	DECEMBER 16	SITE LOCATION AND PINE PLAINS ZONING
NND102	DECEMBER 16	SURVEY MAP INCLUDING OWNERS WITHIN 500 FEET
NND103	DECEMBER 16	EXISTING CONDITIONS, WETLANDS AND TOPOGRAPHIC SURVEY
NND104	DECEMBER 16	CONCEPT MASTER PLAN AERIAL RENDERING
NND105	DECEMBER 16	CONCEPT MASTER PLAN
NND106	DECEMBER 16	RESIDENTIAL CORE AREA
NND107	DECEMBER 16	PERIPHERAL RESIDENTIAL AREAS
NND108	DECEMBER 16	RESIDENTIAL LOT TYPES, LOT AREA AND YARD REQUIREMENTS
NND109	DECEMBER 16	NON-RESIDENTIAL LOT AREA AND YARD REQUIREMENTS
NND110	DECEMBER 16	ECONOMIC DEVELOPMENT AREAS
NND111	DECEMBER 16	OPEN SPACE AREA INCLUDING OPEN SPACE COMMUNITY BENEFITS
NND112	DECEMBER 16	COMMUNITY BENEFITS (PUBLIC TRAILS, AGRICULTURAL AREAS, WAREHOUSES CEMETERY AND SPRUCE FARM CHAUTAUQUA)
NND113	DECEMBER 16	ECOLOGICAL COMMUNITIES W/ PROJECT OVERLAY
NND114	DECEMBER 16	WETLANDS, WATER BODIES AND PROTECTIVE BUFFERS STRATEGY W/ PROJECT OVERLAY
NND115	DECEMBER 16	AMPHIBIAN BREEDING POOLS AND PROTECTIVE BUFFERS STRATEGY W/ PROJECT OVERLAY
NND116	DECEMBER 16	CONSTRAINED LANDS AFFECTING NND NET DENSITY ACREAGE CALCULATION
NND117	DECEMBER 16	CONSTRAINED LANDS W/ PROJECT OVERLAY
NND118	DECEMBER 16	EXISTING BUILDINGS AND ARCHEOLOGICAL AVOIDANCE AREAS W/ PROJECT OVERLAY
NND119	DECEMBER 16	ROADWAY AND COMMON DRIVEWAY DESIGN
NND120	DECEMBER 16	WATER AND WASTEWATER SERVICE AREAS

PROJECT TEAM:

DEVELOPER /
PROJECT SPONSOR

1133 TACONIC LLC
C/O THE DURST ORGANIZATION INC.
ONE BRYANT PARK 49TH FLOOR
NEW YORK, NY 10036
&
LANDMARK LAND COMPANY, INC.
2817 CRAIN HIGHWAY
UPPER MARLBORO, MD 20774

ARCHITECTS

LRK INC.
182 NASSAU STREET, SUITE 201
PRINCETON, NJ 08542

DESIGN /
PLANNING

AECOM, INC. (Formerly known as EDWARDS & KELCEY, INC.)
31 WEST 27TH STREET 12TH FLOOR
NEW YORK, NY 10001

ENVIRONMENTAL ENGINEERS
& SUSTAINABILITY
CONSULTANTS

ALLIANCE ENVIRONMENTAL, LLC
2 CLERICO LANE
HILLSBOROUGH, NJ 08844

ECONOMIC REAL
ESTATE ADVISORS

RCLCO
7200 WISCONSIN AVENUE
BETHESDA, MD 20814

PLANNING

AKRF, INC.
HUDSON VALLEY OFFICE
34 SOUTH BROADWAY SUITE 401
WHITE PLAINS, NY 10601-4400

ENVIRONMENTAL /
PLANNING

MATTHEW D. RUDIKOFF ASSOCIATES, INC.
BEACON BUILDING
427 MAIN STREET SUITE 201
BEACON, NEW YORK 12508

ENGINEERING /
SURVEY

THE CHAZEN COMPANIES
547 RIVER STREET
TROY, NEW YORK 12180



CARVEL PROPERTY DEVELOPMENT

TOWNS OF PINE PLAINS & MILAN, DUTCHESS COUNTY, NEW YORK



12/16/2011
80334.AM

TITLE SHEET

NND100