



Zone Classification R-40
 Use Residential
 Tax Map Parcel No 6157-04-575023 - Tax Map Parcel No 6157-04-557025
 Topographic Datum N/A
 Total Existing Acreage: Lot #1 - 0.96 ACRES
 Total Existing Acreage: Lot #2 - 2.38 ACRES
 Water Supply: Individual Well
 Sewage Disposal: Individual Subsurface Disposal

Town of Wappinger Planning Board

APPROVED BY RESOLUTION OF THE PLANNING BOARD OF THE TOWN OF WAPPINGER, NEW YORK ON THE _____ DAY OF _____ SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. ANY CHANGE, ERASURE, MODIFICATION OR REVISION OF THIS PLAN, AS APPROVED SHALL VOID THIS APPROVAL.

TOWN OF WAPPINGER PLANNING BOARD

SIGNED THIS _____ DAY OF _____

TOWN OF WAPPINGER PLANNING BOARD CHAIR

RECOMMENDED FOR APPROVAL

DC EHSD APPROVED

DATE: _____

PROJECT: _____

 SUPERVISING PUBLIC HEALTH ENGINEER

Survey Certification

I HEREBY CERTIFY THAT THIS BOUNDARY SURVEY WAS PREPARED BY ME AND WAS MADE FROM AN ACTUAL FIELD SURVEY COMPLETED IN MARCH 2002.

Robert V. Oswald
 ROBERT V. OSWALD, L.S.



Owner/Applicant
ROBERT SILVA & SANDRA SILVA 25 TUSCANY DRIVE WAPPINGER FALLS, NY 12590
Owner/Applicant
JANINE PANICO 23 TUSCANY DRIVE WAPPINGER FALLS, NY 12590

CERTIFIED TO:
 1. JANINE PANICO
 2. ROBERT AND SANDRA SILVA
 3.
 4.

NOTES:
 1. BEING THE SAME PARCEL AS DESCRIBED IN THE LIBER OF DEEDS, AT PAGE _____ AND SUBJECT TO RESTRICTIONS AND CONDITIONS THEREIN.
 2. TOGETHER WITH ANY RIGHTS, TITLE OR INTEREST IN AND TO THE CENTER OF THE PUBLIC ROADS SHOWN HEREON.
 3. BEING LOT NO. 7 AS SHOWN ON FILED MAP NO. 11899.
 4. UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBSECTION 2, OF THE NEW YORK STATE EDUCATION LAW.
 5. ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S EMPLOYED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES.

6. CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS. SAID CERTIFICATIONS SHALL RUN ONLY TO THE PERSONS FOR WHOM THE SURVEY IS PREPARED, AND ON HIS BEHALF TO THE TITLE COMPANY, GOVERNMENTAL AGENCY AND LENDING INSTITUTION LISTED HEREON, AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
 7. THIS SURVEY IS SUBJECT TO ANY FINDINGS OF A TITLE SEARCH.
 8. SUBSURFACE STRUCTURES AND UTILITIES WHICH WERE NOT VISIBLE AT THE TIME OF THE SURVEY HAVE NOT BEEN SHOWN.
 9. ALL RIGHTS RESERVED. COPYING OR REPRODUCTION OF THIS PLAN OR ANY PART THEREOF IS PROHIBITED WITHOUT THE WRITTEN PERMISSION OF THE DESIGN ENGINEER / SURVEYOR.

Owner's Consent Note	Owner's Consent Note	Owner's Consent Note
THE UNDERSIGNED OWNER OF THIS PROPERTY HEREON STATES THAT HE IS FAMILIAR WITH THIS MAP, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENTS TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON	THE UNDERSIGNED OWNER OF THIS PROPERTY HEREON STATES THAT HE IS FAMILIAR WITH THIS MAP, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENTS TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON	THE UNDERSIGNED OWNER OF THIS PROPERTY HEREON STATES THAT HE IS FAMILIAR WITH THIS MAP, ITS CONTENTS AND ITS LEGENDS AND HEREBY CONSENTS TO ALL SAID TERMS AND CONDITIONS AS STATED HEREON
<i>Robert Silva</i> ROBERT SILVA 4/22/24 DATE	<i>Sandra Silva</i> SANDRA SILVA 4/22/24 DATE	<i>Janine Panico</i> JANINE PANICO 4/22/24 DATE

LOT LINE REALIGNMENT FOR LOT No. 1 & 2 TUSCANY SUBDIVISION
 TOWN OF WAPPINGER DUTCHESS CO., N.Y.
 SCALE: 1" = 40' APRIL 10, 2024

ROBERT V. OSWALD
 LAND SURVEYING
 175 WALSH ROAD, LAGRANGEVILLE, NEW YORK 12540
 (845)-226-6436



FILE NO. 2002-378
 DISC #