



Adirondack Park Agency

ANDREW M. CUOMO
Governor

TERRY MARTINO
Executive Director

May 18, 2021

Timothy Stock and Stacia Stock
3133 St. Highway 10
Johnstown, NY 12095

**RE: Jurisdictional Determination J2020-0982A
Tax Map Parcel 14.-3-19.111, 114.-3-18, and 114.-3-17
Land Use Area: Low Intensity Use
Town of Caroga, Fulton County**

Dear Timothy Stock and Stacia Stock:

Thank you for your revised Jurisdictional Inquiry received by the Agency on May 13, 2021.

Agency review indicates that the proposed conveyance of 0.25-acres as depicted on the hand-annotated map titled "Survey of Lands of Heather Copeland to be conveyed to Timothy S. & Stacia Stock, Lot Line Adjustment", prepared by Charles Ackerbauer, PE, PLS, dated October 22, 2020, and received by the Agency on May 13, 2021 does not require a permit or variance from the Adirondack Park Agency. Please note that, in making this determination, the Agency has not reviewed the lawfulness of any structure on the property.

Agency staff review of aerial photography indicates that there are wetlands on the property. The attached map shows the approximate location of these wetlands. From the information submitted with your Jurisdictional Inquiry Form, it does not appear that your proposal will impact any wetlands. Please remember that all activities within the Adirondack Park must comply with the Freshwater Wetlands Act. The attached Freshwater Wetlands flyer contains additional information regarding wetlands in the Adirondack Park. Please contact the Agency if you have any questions about the wetlands on your property.

Please also be aware that a permit and/or variance may be required by the Town of Caroga, which administers certain permitting and shoreline requirements for the Agency under the Town's local zoning code. This letter makes no representation as to the approvability of your project pursuant to the Town's zoning laws, which may be more restrictive than the Agency's requirements; please contact the Town's Code Enforcement Officer or Zoning Administrator to determine compliance with Town laws.

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In addition, please be aware of the following information and requirements:

1. A permit is required for the installation of any new on-site wastewater treatment system within 100 feet of wetlands. The wastewater setback is measured horizontally along the shortest line between the closest point of any leaching component of the system and the edge of the wetland.
2. On Low Intensity Use lands, no structure other than residential radio and television antennas and agricultural use structures may exceed 40 feet in height without an Agency permit. For Agency purposes, height is measured from the highest point of the structure to the lowest point of finished or natural grade, whichever is lower.
3. The terms and conditions of Agency Settlement Agreement E2018-0078B apply to Tax Map Parcel 114.-3-19.111.

This letter does not authorize the impairment of any easement, right, title, or interest in real or personal property, and shall not be construed to satisfy any legal obligations of the permittee to comply with all applicable laws and regulations or to obtain any governmental approval or permit from any entity other than the Agency, whether federal, State, regional or local. Again, we recommend that you check with Town authorities to obtain all necessary approvals prior to commencing the project. Please do not hesitate to contact the Agency with any questions.

Sincerely,

/s/ Sarah Staab

Sarah Staab

Project Administrator

Attachments: Freshwater Wetland Flyer, Wetland Map

cc: Town of Caroga- via email