



**Adirondack
Park Agency**

ANDREW M. CUOMO
Governor

TERRY MARTINO
Executive Director

February 24, 2021

Charles R. Ackerbauer
PO Box 927
Johnstown, N 12095

**RE: Jurisdictional Determination J2021-0142
Tax Map Parcel 83.6-14-16
Land Use Area: Hamlet
Town of Caroga, Fulton County**

Dear Charles Ackerbauer:

Thank you for your Jurisdictional Inquiry Form submitted on behalf of your client and received by the Agency on February 16, 2021.

Agency review indicates the proposed two-lot subdivision to be divided into a 0.57 acre lot with an existing single family dwelling and a 7.33 acre vacant parcel as depicted on the untitled, undated site plan map and described in the materials submitted 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 other structure on the property or any past subdivisions involving the property.

Wetland maps available for Fulton County indicate that there are no wetlands on the property. Please remember that all activities within the Adirondack Park must comply with the Freshwater Wetlands Act. Additional information regarding wetlands in the Adirondack Park can be found on the Agency's website at www.apa.ny.gov.

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.

Although your client's proposal does not require Agency approval, please help to prevent the spread of invasive species by ensuring all excavating tools, fill, and other equipment are thoroughly cleaned and that all fill is free of invasive species prior to use on-site. If any portion of the site contains invasives, all construction equipment and

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vehicles should be thoroughly cleaned prior to moving to other areas. If the proposal will involve any plantings, care should be taken to avoid the introduction of invasive species. Additional information on how to prevent the spread of invasive species in the Adirondack Park can be found at www.adkinvasives.com.

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, as well as with the New York State Department of Environmental Conservation, Department of Transportation and other authorities to obtain all necessary approvals prior to commencing the project.

Please do not hesitate to contact the Agency with any questions.

Sincerely,
/s/Kate-Lyn O. Knight

Kate-Lyn O. Knight
Project Administrator

cc: Town of Caroga