

Metal Etching
Owner: BWM High & Dry, Inc.
Site No. 130110
435 South Main Street
Nassau County, NY
Tax Map ID: Section 62, Block 45, Lots 24 and 54

ENVIRONMENTAL NOTICE

THIS ENVIRONMENTAL NOTICE is made the 5th day of MARCH 2014, by the New York State Department of Environmental Conservation (Department), having an office for the transaction of business at 625 Broadway, Albany, New York 12233.

WHEREAS, a parcel of real property located at the address of South End Place and 16 South End Place in the Incorporated Village of Freeport, Town of Hempstead, County of Nassau and State of New York, known and designated on the tax map of the County Clerk of Nassau as tax map parcel numbers: Section 62. Block 45 Lot(s) 24 and 54, being the same as that property conveyed to Grantor by deed dated December 26, 2000 and recorded in the Nassau County Clerk's Office in Liber 11291 at Page 972, comprising approximately 0.35 +/- acres, and hereinafter more fully described in property description and attached hereto as Appendix "A," attached to this notice and made a part hereof, and hereinafter referred to as "the Property" is the subject of a remedial program performed by the Department; and

WHEREAS, the Department approved a cleanup to address contamination disposed at the Property and such cleanup was conditioned upon certain limitations.

NOW, THEREFORE, the Department provides notice that:

FIRST, the part of lands subject to this Environmental Notice is as shown on a survey map dated April 12, 2013 prepared by M J Engineering and Land Surveying, P.C. attached to this Notice as Appendix "B" and made a part hereof.

SECOND, unless prior written approval by the Department or, if the Department shall no longer exist, any New York State agency or agencies subsequently created to protect the environment of the State and the health of the State's citizens, hereinafter referred to as "the Relevant Agency," is first obtained, where contamination remains at the Property subject to the provisions of the Site Management Plan ("SMP"), there shall be no disturbance or excavation of the Property which threatens the integrity of the engineering controls or which results or may result in a significantly increased threat of harm or damage at any site as a result of exposure to soils. A violation of this provision is a violation of 6 NYCRR 375-1.1 1(b)(2).

THIRD, no person shall disturb, remove, or otherwise interfere with the installation, use, operation, and maintenance of engineering controls required for the Remedy, including but not limited to those engineering controls described in the SMP and listed below, unless in each instance they first obtain a written waiver of such prohibition from the Department or Relevant Agency.

FOURTH, the remedy was designed to be protective for Commercial or Industrial uses. Therefore, any use for purposes other than Commercial or Industrial uses without the express written waiver of such prohibition by the Relevant Agency may result in a significantly increased threat of harm or damage at any site.

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FIFTH, the no person shall use the groundwater underlying the Property without treatment rendering it safe for drinking water or industrial purposes, as appropriate, unless the user first obtains permission to do so from the Department or Relevant Agency. Use of the groundwater without appropriate treatment may result in a significantly increased threat of harm or damage at any site.

SIXTH, it is a violation of 6 NYCRR 375-1.11(b) to use the Property in a manner inconsistent with this environmental notice.

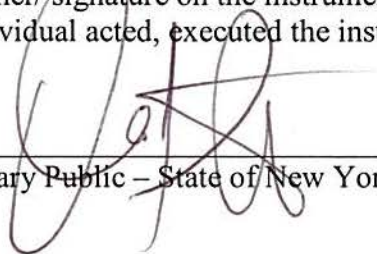
IN WITNESS WHEREOF, the undersigned has executed this instrument the day written below.

By:


Robert W. Schick, P.E., Director
Division of Environmental Remediation

STATE OF NEW YORK) ss:
COUNTY OF ALBANY)

On the 5th day of March, in the year 2014, before me, Robert W. Schick, the undersigned, personally appeared, and is personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name is (are) subscribed to the within instrument and acknowledged to me that he/she/ executed the same in his/her/ capacity as Designee of the Commissioner of the State of New York Department of Environmental Conservation, and that by his/her/ signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.


Notary Public - State of New York

David J. Chiusano
Notary Public, State of New York
No. 01CH5032146
Qualified in Schenectady County
Commission Expires August 22, 2014

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Nassau County, NY
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Appendix A

METES AND BOUNDS DESCRIPTION

ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE INCORPORATED VILLAGE OF FREEPORT, COUNTY OF NASSAU AND STATE OF NEW YORK MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE CORNER FORMED BY THE INTERSECTION OF THE SOUTHERLY SIDE OF RAY STREET AND THE EASTERLY SIDE OF SOUTH END PLACE;

THENCE FROM SAID POINT OF BEGINNING RUNNING NORTHERLY ALONG THE EAST SIDE OF SOUTH END PLACE N 5°02'40" E, 74.86' TO A POINT ;

THENCE NORTH S 84°57' 20 E, 102' +/- TO A POINT AT THE WESTERLY EDGE OF FREEPORT CREEK;

THENCE RUNNING ALONG FREEPORT CREEK THE FOLLOWING FOUR (4) COURSES:

- 1) S 13°22'30" W, 29.69' TO A POINT;
- 2) S 59°50'30" E, 71.68' TO A POINT;
- 3) S 21°46'50" E, 71.68' TO A POINT;
- 4) S 41°03'10" W, 29.19' TO A POINT ON THE DIVISION LINE BETWEEN FREEPORT CREEK AND LANDS NOW OR FORMERLY OF APACHE REALTY CORP. TO THE SOUTH AND THE LANDS HEREIN DESCRIBED TO THE NORTH;

THENCE ALONG SAID DIVISION LINE THE FOLLOWING TWO (2) COURSES:

- 1) N 60°06' W, 181.71' TO A POINT;
- 2) S 77°45' W, 12.96' TO THE PLACE AND POINT OF BEGINNING CONTAINING 0.35 ACRES OF LAND MORE OR LESS.

BEING AND INTENDING TO DESCRIBE THE SAME PARCEL CONVEYED TO BWM HIGH & DRY INC., FROM AL GROVER AND ROSEMARIE GROVER, HUSBAND AND WIFE BY DEED DATED DECEMBER 26, 2000 AND RECORDED IN LIBER 11291 AT PAGE 972 AT THE NASSAU COUNTY CLERK'S OFFICE.

APPENDIX B

SURVEY

GENERAL NOTES:

- 1) MAP PREPARED FROM A FIELD SURVEY CONDUCTED BY M.J. ENGINEERING AND LAND SURVEYING P.C., DATED JUNE 2008 AND UPDATED OCTOBER 2012.
- 2) PARCELS SURVEYED IS FURTHER REFERENCED TO THE TOWN OF FREEPORT SECTION 62, BLOCK 45, LOT 54.
- 3) UNDERGROUND UTILITY LOCATIONS SHOWN HEREON ARE APPROXIMATE IN NATURE ONLY, AND SUBJECT TO VERIFICATION BY EXCAVATION.
- 4) SUBJECT TO ANY AND ALL RIGHTS, EASEMENTS, RESTRICTIONS, OR COVENANTS OF RECORD.
- 5) VERTICAL DATUM BASED UPON NAVD 88 TRANSFERRED TO THE SITE BY CONVENTIONAL METHODS.
- 6) BUILDING HEIGHTS SHOWN ARE MEASURED FROM GRADE.
- 7) SITE IS LOCATED 480'± SOUTH OF THE INTERSECTION OF ATLANTIC AVE AT THE INTERSECTION OF MAIN ST. AND RAY ST. EAST.
- 8) NORTH REFERENCE SHOWN HEREON PER DEED REFERENCE ONE.
- 9) THIS SURVEY HAS BEEN REVISED WITH THE BENEFIT OF TITLE REPORT PREPARED BY FRONTIER ABSTRACT & RESEARCH SERVICES AS AGENT FOR CHICAGO TITLE INSURANCE COMPANY, COMMITMENT NO. 5032429, DATED OCTOBER 4, 2012.

DEED REFERENCES:

- 1) CONVEYANCE FROM AL GROVER AND ROSEMARIE GROVER TO BWM HIGH & DRY INC. DATED DECEMBER 26, 2000 IN THE NASSAU COUNTY CLERK'S OFFICE IN LIBER 11291 OF DEEDS, PAGE 972 AS RECORDED ON JANUARY 3, 2001.

MAP REFERENCES:

- 1) MAP ENTITLED "DESCRIPTIVE PROPERTY", PREPARED BY VITO A. VALENTI, DATED APRIL 1, 1999.
- 2) MAP ENTITLED "MAP OF PROPERTY SITUATED AT FREEPORT TOWN OF HEMPSTEAD NASSAU COUNTY, N.Y.", PREPARED BY BALDWIN & CORNELIUS, P.C. DATED AUGUST 2, 1985 LAST REVISED NOVEMBER 21, 1988.
- 3) MAP ENTITLED "MAP OF SUNSHINE PARK AT FREEPORT, NEW YORK" DATED JUNE 4, 1921 FILED IN NASSAU COUNTY CLERK'S OFFICE AS MAP NUMBER 179.

DESCRIPTION OF ENVIRONMENTAL EASEMENT

ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE INCORPORATED VILLAGE OF FREEPORT, COUNTY OF NASSAU AND STATE OF NEW YORK MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE CORNER FORMED BY THE INTERSECTION OF THE SOUTHERLY SIDE OF RAY STREET AND THE EASTERLY SIDE OF SOUTH END PLACE;

THENCE FROM SAID POINT OF BEGINNING RUNNING NORTHERLY ALONG THE EAST SIDE OF SOUTH END PLACE N 5°02'40" E, 74.86' TO A POINT;

THENCE NORTH S 84°57'20" E, 102'± TO A POINT AT THE WESTERLY EDGE OF FREEPORT CREEK;

THENCE RUNNING ALONG FREEPORT CREEK THE FOLLOWING FOUR (4) COURSES:

- 1) S 13°22'30" W, 29.69' TO A POINT;
- 2) S 59°50'30" E, 71.68' TO A POINT;
- 3) S 21°46'50" E, 71.68' TO A POINT;
- 4) S 41°03'10" W, 29.19' TO A POINT ON THE DIVISION LINE BETWEEN FREEPORT CREEK AND LANDS NOW OR FORMERLY OF APACHE REALTY CORP. TO THE SOUTH AND THE LANDS HEREIN DESCRIBED TO THE NORTH;

THENCE ALONG SAID DIVISION LINE THE FOLLOWING TWO (2) COURSES:

- 1) N 60°06' W, 181.71' TO A POINT;
- 2) S 77°45' W, 12.96' TO THE PLACE AND POINT OF BEGINNING CONTAINING 0.35 ACRES OF LAND MORE OR LESS.

BEING AND INTENDING TO DESCRIBE THE SAME PARCEL CONVEYED TO BWM HIGH & DRY INC., FROM AL GROVER AND ROSEMARIE GROVER, HUSBAND AND WIFE BY DEED DATED DECEMBER 26, 2000 AND RECORDED IN LIBER 11291 AT PAGE 972 AT THE NASSAU COUNTY CLERK'S OFFICE.

ENGINEERING / INSTITUTIONAL CONTROLS

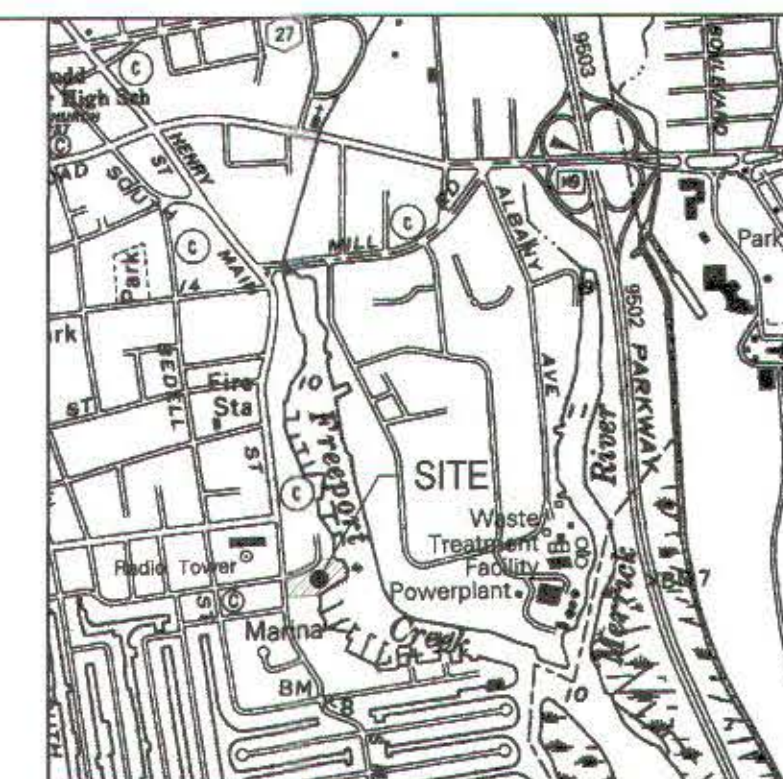
- All Engineering Controls - must be operated and maintained as specified in the Site Management Plan (SMP).
- All Engineering Controls on the Controlled Property must be inspected at a frequency and in a manner defined in the SMP.
- Soil Cover - Any breach of the natural site cover, including for the purposes of construction or utilities work, must be replaced or repaired according to the SMP. Site soil excavated or removed from the property must be managed, characterized, and properly disposed of in accordance with the NYSDEC regulations and directives. Guidelines for management of subsurface soils/fill and long-term maintenance of the natural site cover is provided in the SMP.
- Groundwater monitoring and other environmental or public health monitoring must be performed as defined in the SMP.
- The use of Groundwater underlying the property is prohibited without treatment rendering it safe for intended use.
- The potential for vapor intrusion must be evaluated for any buildings developed on the Site; and any potential impacts that are identified must be monitored or mitigated.
- Vegetable gardens and farming on the property are prohibited.
- Land Use - The use and development of the site is limited to Commercial and Industrial uses only as defined in 6 NYCRR Part 375-1.8(g)(2) (iii) & (iv).

THE ENGINEERING AND INSTITUTIONAL CONTROLS for the Easement are set forth in more detail in the Site Management Plan ("SMP"). a copy of the SMP must be obtained by any party with an interest in the property. The SMP may be obtained from the New York State Department of Environmental Conservation, Division of Environmental Remediation, Site Control Section, 625 Broadway, Albany, NY 12233 or at derweb@gw.dec.state.ny.us.

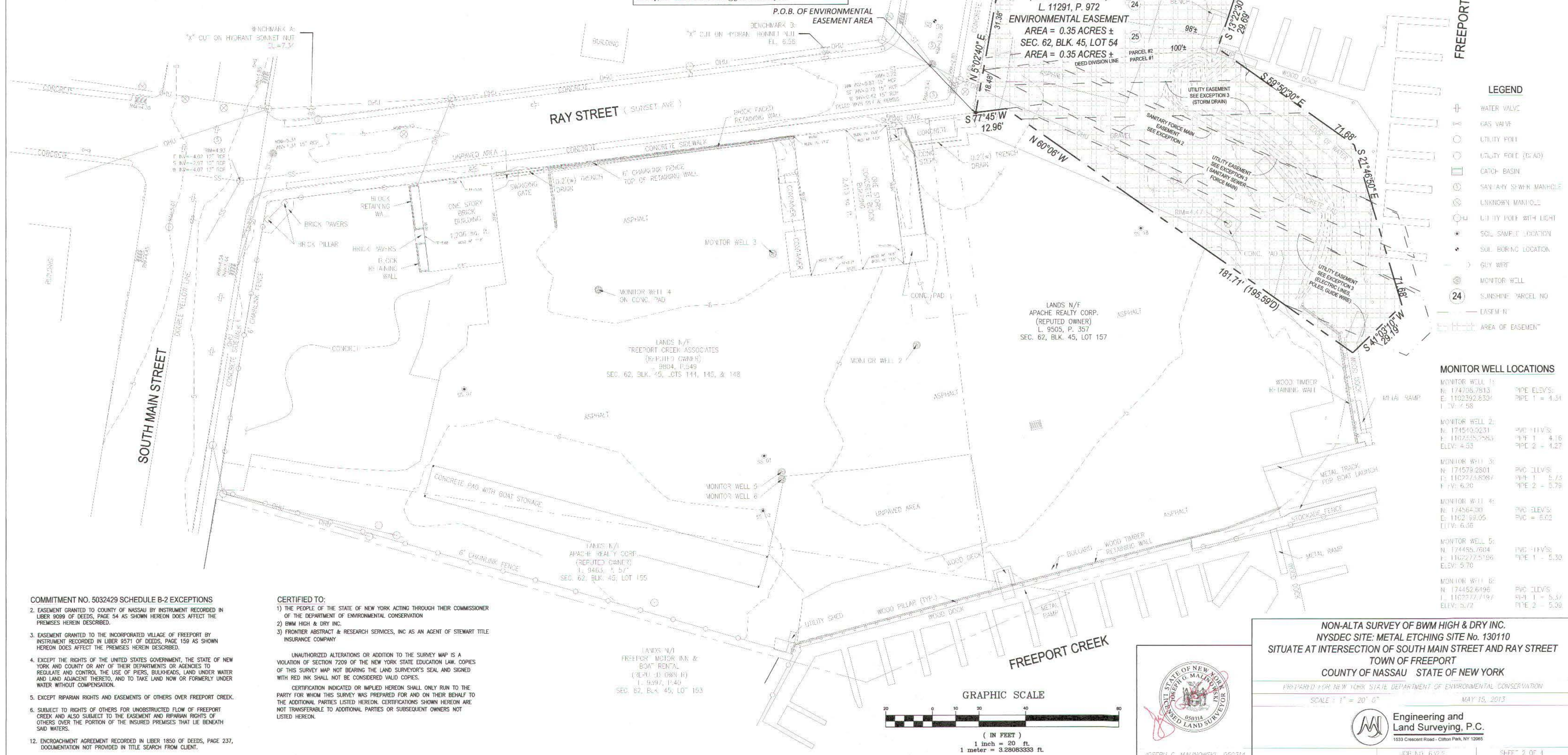
This property is subject to an Environmental Easement held by the New York State Department of Environmental Conservation pursuant to Title 36 of Article 71 of the New York Environmental Conservation Law.

ENVIRONMENTAL EASEMENT AREA ACCESS

THE DEC OR THEIR AGENT MAY ACCESS THE ENVIRONMENTAL EASEMENT AREA AS SHOWN HEREON THROUGH ANY EXISTING STREET ACCESS OR BUILDING INGRESS/EGRESS ACCESS POINT



SITE LOCATION MAP
SCALE: N.T.S.



COMMITMENT NO. 5032429 SCHEDULE B-2 EXCEPTIONS

2. EASEMENT GRANTED TO COUNTY OF NASSAU BY INSTRUMENT RECORDED IN LIBER 9099 OF DEEDS, PAGE 54 AS SHOWN HEREON DOES AFFECT THE PREMISES HEREIN DESCRIBED.
3. EASEMENT GRANTED TO THE INCORPORATED VILLAGE OF FREEPORT BY INSTRUMENT RECORDED IN LIBER 9571 OF DEEDS, PAGE 159 AS SHOWN HEREON DOES AFFECT THE PREMISES HEREIN DESCRIBED.
4. EXCEPT THE RIGHTS OF THE UNITED STATES GOVERNMENT, THE STATE OF NEW YORK AND COUNTY OR ANY OF THEIR DEPARTMENTS OR AGENCIES TO REGULATE AND CONTROL THE USE OF PIERS, BULKHEADS, LAND UNDER WATER AND LAND ADJACENT THERETO, AND TO TAKE LAND NOW OR FORMERLY UNDER WATER WITHOUT COMPENSATION.
5. EXCEPT RIPARIAN RIGHTS AND EASEMENTS OF OTHERS OVER FREEPORT CREEK.
6. SUBJECT TO RIGHTS OF OTHERS FOR UNOBSTRUCTED FLOW OF FREEPORT CREEK AND ALSO SUBJECT TO THE EASEMENT AND RIPARIAN RIGHTS OF OTHERS OVER THE PORTION OF THE INSURED PREMISES THAT LIE BENEATH SAID WATERS.
12. ENCROACHMENT AGREEMENT RECORDED IN LIBER 1850 OF DEEDS, PAGE 237, DOCUMENTATION NOT PROVIDED IN TITLE SEARCH FROM CLIENT.

CERTIFIED TO:

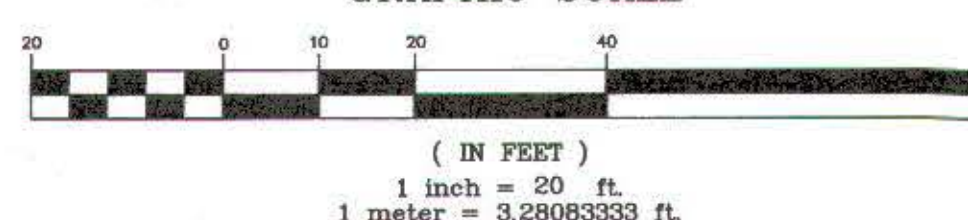
- 1) THE PEOPLE OF THE STATE OF NEW YORK ACTING THROUGH THEIR COMMISSIONER OF THE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
- 2) BWM HIGH & DRY INC.
- 3) FRONTIER ABSTRACT & RESEARCH SERVICES, INC. AS AN AGENT OF STEWART TITLE INSURANCE COMPANY

UNAUTHORIZED ALTERATIONS OR ADDITION TO THE SURVEY MAP IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW. COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYOR'S SEAL AND SIGNED WITH RED INK SHALL NOT BE CONSIDERED VALID COPIES.

CERTIFICATION INDICATED OR IMPLIED HEREON SHALL ONLY RUN TO THE PARTY FOR WHOM THIS SURVEY WAS PREPARED FOR AND ON THEIR BEHALF TO THE ADDITIONAL PARTIES LISTED HEREON. CERTIFICATIONS SHOWN HEREON ARE NOT TRANSFERABLE TO ADDITIONAL PARTIES OR SUBSEQUENT OWNERS NOT LISTED HEREON.

LANDS N/F
FREEPORT MOTOR INN &
BOAT RENTAL
(REPUTED OWNER)
L. 9397, 1540
SEC. 62, BLK. 45, LOT 153

GRAPHIC SCALE



JOSEPH G. MALINOWSKI 050314

NON-ALTA SURVEY OF BWM HIGH & DRY INC.
NYSDEC SITE: METAL ETCHING SITE No. 130110
SITUATE AT INTERSECTION OF SOUTH MAIN STREET AND RAY STREET
TOWN OF FREEPORT
COUNTY OF NASSAU STATE OF NEW YORK

PREPARED FOR NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

SCALE: 1" = 20' 0"

MAY 15, 2013



Engineering and
Land Surveying, P.C.

1533 Crescent Road - Clifton Park, NY 12065

JOB NO. 6327

SHEET 2 OF 4

DESCRIPTION OF ENVIRONMENTAL EASEMENT

ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE INCORPORATED VILLAGE OF FREEPORT, COUNTY OF NASSAU AND STATE OF NEW YORK MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT FORMED BY THE INTERSECTION OF THE EASTERLY SIDE OF SOUTH MAIN STREET AND THE SOUTHERLY SIDE OF RAY STREET;

RUNNING THENCE FROM SAID POINT OF BEGINNING EASTERLY, ALONG THE SOUTHERLY SIDE OF RAY STREET, N 77°45' E, 306.01' TO A POINT ON THE EAST SIDE OF SOUTH END PLACE;

THENCE NORTHERLY ALONG SAID EAST SIDE OF SOUTH END PLACE N 5°02'40" E, 74.86' TO A POINT;

THENCE S 84°57'20" E, 102'4" TO A POINT AT THE WESTERLY EDGE OF FREEPORT CREEK;

THENCE RUNNING ALONG FREEPORT CREEK THE FOLLOWING EIGHTEEN (18) COURSES:

- 1) S 13°22'30" W, 29.69' TO A POINT;
- 2) S 59°50'30" E, 71.68' TO A POINT;
- 3) S 27°46'50" E, 71.68' TO A POINT;
- 4) S 41°03'10" W, 29.19' TO A POINT;
- 5) N 60°06' W, 35.49' TO A POINT;
- 6) S 27°30'08" E, 3.52' TO A POINT;
- 7) S 46°43'34" E, 19.95' TO A POINT;
- 8) S 54°48'18" E, 13.53' TO A POINT;
- 9) S 13°15'20" E, 12.03' TO A POINT;
- 10) S 06°14'04" W, 20.87' TO A POINT;
- 11) S 31°12'03" W, 13.01' TO A POINT;
- 12) S 35°49'59" W, 17.03' TO A POINT;
- 13) S 47°18'43" W, 23.33' TO A POINT;
- 14) S 62°36'32" W, 23.33' TO A POINT;
- 15) S 71°43'13" W, 27.02' TO A POINT;
- 16) S 70°16'31" W, 40.11' TO A POINT;
- 17) S 86°19'00" E, 9.70' TO A POINT;
- 18) S 61°16'43" W, 95.3' TO A POINT ON THE DIVISION LINE BETWEEN THE HEREIN DESCRIBED PARCEL TO THE NORTH AND LANDS NOW OR FORMERLY OF FREEPORT MOTOR INN & BOAT RENTAL TO THE SOUTH; THENCE ALONG SAID DIVISION LINE N 77°43'08" W, 289.63' TO A POINT AT THE EASTERLY SIDE OF SOUTH MAIN STREET;

THENCE NORTHERLY ALONG THE EAST SIDE OF SOUTH MAIN STREET, N 4°35'45" E, 129.05' TO THE POINT AND PLACE OF BEGINNING CONTAINING 2.25 ACRES OF LAND, MORE OR LESS.

GENERAL NOTES:

- 1) MAP PREPARED FROM A FIELD SURVEY CONDUCTED BY M.J. ENGINEERING AND LAND SURVEYING P.C., DATED JUNE 2008 AND UPDATED OCTOBER 2012.
- 2) PARCELS SURVEYED IS FURTHER REFERENCED TO THE TOWN OF FREEPORT SECTION 62, BLOCK 45, LOTS 54, 144, 145, 148, 155, AND 157.
- 3) UNDERGROUND UTILITY LOCATIONS SHOWN HEREON ARE APPROXIMATE IN NATURE ONLY, AND SUBJECT TO VERIFICATION BY EXCAVATION.
- 4) SUBJECT TO ANY AND ALL RIGHTS, EASEMENTS, RESTRICTIONS, OR COVENANTS OF RECORD.
- 5) VERTICAL DATUM BASED UPON NAVD 88 TRANSFERRED TO THE SITE BY CONVENTIONAL METHODS.
- 6) BUILDING HEIGHTS SHOWN ARE MEASURED FROM GRADE.
- 7) SITE IS LOCATED 480' SOUTH OF THE INTERSECTION OF ATLANTIC AVE. AT THE INTERSECTION OF SOUTH MAIN ST. AND RAY ST. EAST.
- 8) NORTH REFERENCE SHOWN HEREON PER DEED REFERENCE ONE, TWO, AND FOUR.

CERTIFIED TO:

- 1) THE PEOPLE OF THE STATE OF NEW YORK ACTING THROUGH THEIR COMMISSIONER OF THE DEPARTMENT OF ENVIRONMENTAL CONSERVATION.
- 2) FREEPORT CREEK ASSOCIATES
- 3) BWM HIGH & DRY, INC.
- 4) APACHE REALTY CORP.
- 5) FRONTIER ABSTRACT & RESEARCH SERVICES, INC. AS AN AGENT OF CHICAGO TITLE INSURANCE COMPANY
- 6) FRONTIER ABSTRACT & RESEARCH SERVICES, INC. AS AN AGENT OF STEWART TITLE INSURANCE COMPANY

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ENGINEERING / INSTITUTIONAL CONTROLS

- All Engineering Controls - must be operated and maintained as specified in the Site Management Plan(SMP)
- All Engineering Controls on the Controlled Property must be inspected at a frequency and in a manner defined in the SMP.
- Soil Cover - Any breach of the natural site cover, including for the purposes of construction or utilities work, must be replaced or repaired according to the SMP. Site soil excavated or removed from the property must be managed, characterized, and properly disposed of in accordance with the NYSDEC regulations and directives. Guidelines for management of subsurface soils/fill and long-term maintenance of the natural site cover is provided in the SMP.
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- The use of Groundwater underlying the property is prohibited without treatment rendering it safe for intended use.
- The potential for vapor intrusion must be evaluated for any buildings developed on the Site, and any potential impacts that are identified must be monitored or mitigated.
- Vegetable gardens and farming on the property are prohibited.
- Land Use - The use and development of the site is limited to Commercial and Industrial uses only as defined in 6 NYCRR Part 375-1.8(g)(2) (iii) & (iv).

THE ENGINEERING AND INSTITUTIONAL CONTROLS for the Easement are set forth in more detail in the Site Management Plan ("SMP"). a copy of the SMP must be obtained by any party with an interest in the property. The SMP may be obtained from the New York State Department of Environmental Conservation, Division of Environmental Remediation, Site Control Section, 625 Broadway, Albany, NY 12233 or at derweb@gw.dec.state.ny.us.

This property is subject to an Environmental Easement held by the New York State Department of Environmental Conservation pursuant to Title 36 of Article 71 of the New York Environmental Conservation Law.

ENVIRONMENTAL EASEMENT AREA ACCESS

THE DEC OR THEIR AGENT MAY ACCESS THE ENVIRONMENTAL EASEMENT AREA AS SHOWN HEREON THROUGH ANY EXISTING STREET ACCESS OR BUILDING INGRESS/EGRESS ACCESS POINT

LANDS N/F
LOUIS VOLTA
(REPUTED OWNER)
L. 9160, P. 70
SEC. 62, BLK. 45, LOT 23

LANDS N/F
BWM HIGH & DRY INC.
(REPUTED OWNER)
L. 11291, P. 972
SEC. 62, BLK. 45, LOT 54

LANDS N/F
APACHE REALTY CORP.
(REPUTED OWNER)
L. 9505, P. 357
SEC. 62, BLK. 45, LOT 157

LANDS N/F
FREEPORT CREEK ASSOCIATES
(REPUTED OWNER)
L. 9804, P. 549
SEC. 62, BLK. 45, LOTS 144, 145, & 148

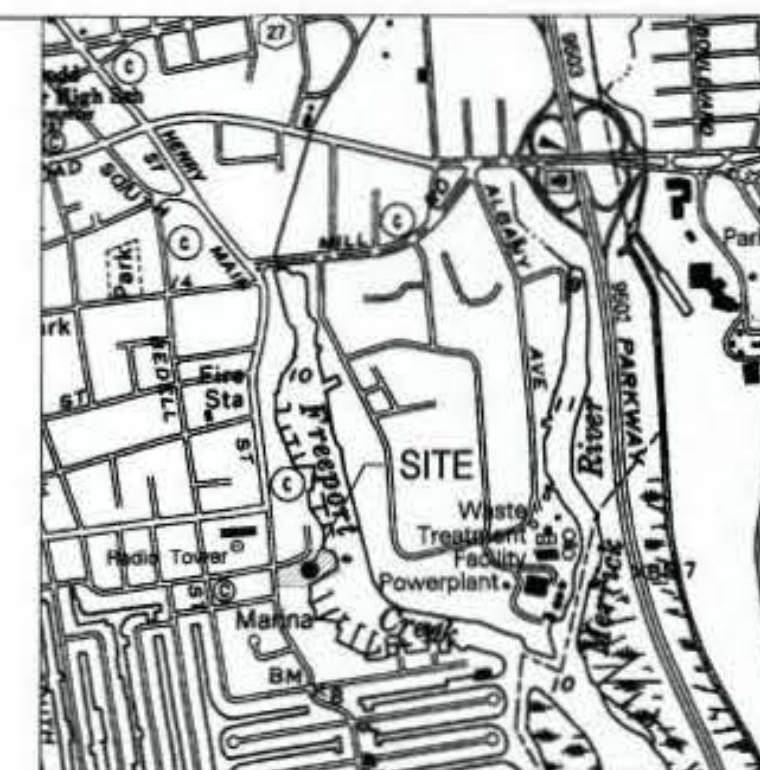
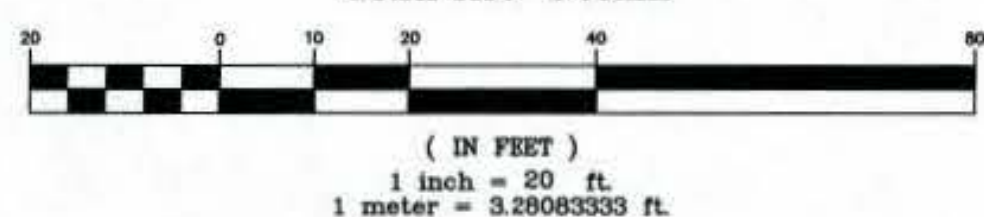
LANDS N/F
APACHE REALTY CORP.
(REPUTED OWNER)
L. 9463, P. 571
SEC. 62, BLK. 45, LOT 155

LANDS N/F
FREEPORT MOTOR INN &
BOAT RENTAL
(REPUTED OWNER)
L. 9397, P. 40
SEC. 62, BLK. 45, LOT 153

MAP REFERENCES:

- 1) MAP ENTITLED "DESCRIPTIVE PROPERTY", PREPARED BY VITO A. VALENTI, DATED APRIL 1, 1998.
- 2) MAP ENTITLED "MAP OF PROPERTY SITUATED AT FREEPORT TOWN OF HEMPSTEAD NASSAU COUNTY-N.Y.", PREPARED BY BALDWIN & CORNELIUS, P.C. DATED AUGUST 2, 1985 LAST REVISED NOVEMBER 21, 1988.
- 3) MAP ENTITLED "MAP OF SUNSHINE PARK AT FREEPORT, NEW YORK" DATED JUNE 4, 1921 FILED IN NASSAU COUNTY CLERK'S OFFICE AS MAP NUMBER 179.

GRAPHIC SCALE



SITE LOCATION MAP
SCALE: N.T.S.

LEGEND

- WATER VALVE
- GAS VALVE
- UTILITY POLE
- UTILITY POLE (DEAD)
- CATCH BASIN
- SANITARY SEWER MANHOLE
- UNKNOWN MANHOLE
- UTILITY POLE WITH LIGHT
- SOIL SAMPLE LOCATION
- SOIL BORING LOCATION
- GUY WIRE
- MONITOR WELL
- SUNSHINE PARCEL NO.
- EASEMENT
- AREA OF EASEMENT

MONITOR WELL LOCATIONS

- MONITOR WELL 1:
N: 174708.7813
E: 1102392.8304
ELEV: 4.58
PIPE ELEV'S:
PIPE 1 = 4.34
PIPE 2 = 4.58
- MONITOR WELL 2:
N: 174540.0231
E: 1102335.2983
ELEV: 4.53
PVC ELEV'S:
PIPE 1 = 4.16
PIPE 2 = 4.27
- MONITOR WELL 3:
N: 174579.2801
E: 1102273.8087
ELEV: 6.20
PVC ELEV'S:
PIPE 1 = 5.73
PIPE 2 = 5.79
- MONITOR WELL 4:
N: 174564.00
E: 1102199.05
ELEV: 6.36
PVC ELEV'S:
PVC = 6.02
- MONITOR WELL 5:
N: 174485.7604
E: 1102277.5195
ELEV: 9.70
PVC ELEV'S:
PIPE 1 = 5.30
PIPE 2 = 5.09
- MONITOR WELL 6:
N: 174482.6406
E: 1102277.7197
ELEV: 5.72
PVC ELEV'S:
PIPE 1 = 5.37
PIPE 2 = 5.09

DEED REFERENCES:

- 1) CONVEYANCE FROM AL GROVER AND ROSEMARIE GROVER TO BWM HIGH & DRY INC. DATED DECEMBER 26, 2000 NASSAU COUNTY CLERK'S OFFICE IN LIBER 11291 OF DEEDS, PAGE 972 AS RECORDED ON JANUARY 3, 2001.
- 2) CONVEYANCE FROM FREEPORT CREEK PROPERTIES, INC. TO APACHE REALTY CORP. DATED AUGUST 2, 1983 IN THE NASSAU COUNTY CLERK'S OFFICE IN LIBER 9505 OF DEEDS, PAGE 357 AS FILED ON OCTOBER 4, 1983.
- 3) CONVEYANCE FROM FREDERICK J. VALENTINE TO APACHE REALTY CORP. DATED MARCH 15, 1983 IN THE NASSAU COUNTY CLERK'S OFFICE IN LIBER 9463 OF DEEDS, PAGE 571 AS FILED MARCH 22, 1983.
- 4) CONVEYANCE FROM GLORIA STERN AND MIRIAM SOMMERFELD TO FREEPORT CREEK ASSOCIATES, DATED FEBRUARY 2, 1987 IN THE NASSAU COUNTY CLERK'S OFFICE IN LIBER 9804 OF DEEDS, PAGE 549 AS FILED APRIL 14, 1987.



JOSEPH G. MALINOWSKI 050314

OVERALL SITE PLAN
NYSDEC SITE: METAL ETCHING SITE No. 130110
SITUATE AT INTERSECTION OF SOUTH MAIN STREET AND RAY STREET
TOWN OF FREEPORT
COUNTY OF NASSAU STATE OF NEW YORK

PREPARED FOR NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

SCALE: 1" = 20'-0"

MAY 15, 2013



Engineering and
Land Surveying, P.C.
1533 Crescent Road - Clifton Park, NY 12065

JOB NO. 632-2

SHEET 1 OF 4

DATE	REVISIONS
5-21-13	ADDED OVERALL EASEMENT AREA, ADDED TITLE TO DESCRIPTION OF ENVIRONMENTAL EASEMENT