

GENERAL SURVEY NOTE:

- 1) SURVEY COMPLETED ON JANUARY 25, 2013
- 2) HORIZONTAL DATUM IS NAD83 (1996) (GRID)
- 3) VERTICAL DATUM IS NAVD88
- 4) SURVEY COMPLETED WITH APPROXIMATELY 3" OF SNOW COVER

LEGEND

- UTILITY POLE ○
- DRAINAGE STRUCTURE ■
- WATER VALVE ⊕
- FOUND IRON PIPE ●
- SPOT ELEVATION +
- POST ○
- FOUND IRON PIN ○
- SIGN ⊕
- LIGHT POLE ○
- DECIDUOUS TREE ⊙
- CONTROL POINT ⊙
- SAN/STORM MH ●
- GRAVEL DRIVEWAY - - - - -
- WOODS/BRUSH LINE - - - - -
- CENTERLINE - - - - -
- SIDEWALK - - - - -
- FENCE - - - - -
- BREAKLINE - - - - -
- ROW - - - - -
- PROP LINE - - - - -
- ELEC UTIL - - - - -
- GAS UTIL - - - - -
- WATER UTIL - - - - -
- SAN/STORM UTIL - - - - -

NO.	DATE	REVISION
1		
2		
3		
4		
5		
6		

LABELLA
Associates, P.C.

300 STATE STREET
ROCHESTER, NY 14614
P: (585) 454-8110
F: (585) 454-3066
www.labellapc.com
CP1941133

FINAL ENGINEERING REPORT
FORMER PHOTOTECH IMAGING SITE
10000 DRIVING PARK AVE
ROCHESTER, NY
CITY OF ROCHESTER
ROCHESTER, NY

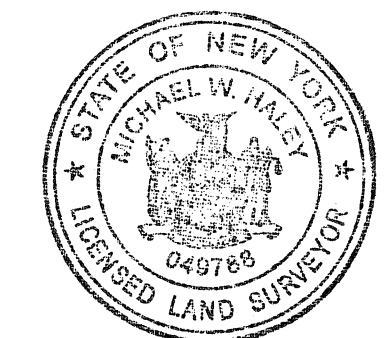
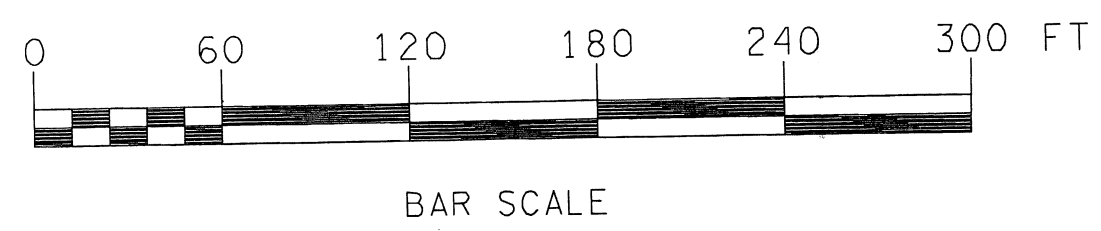
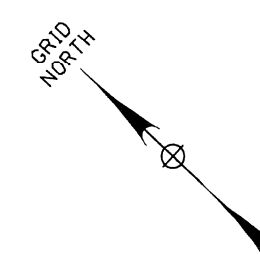
TOPOGRAPHIC SURVEY

DESIGNED BY:	30%	MR
DRAWN BY:		
RECHECKED BY:		
DATE:	12/20/2013	

PROJECT/DRAWING NUMBER
209288

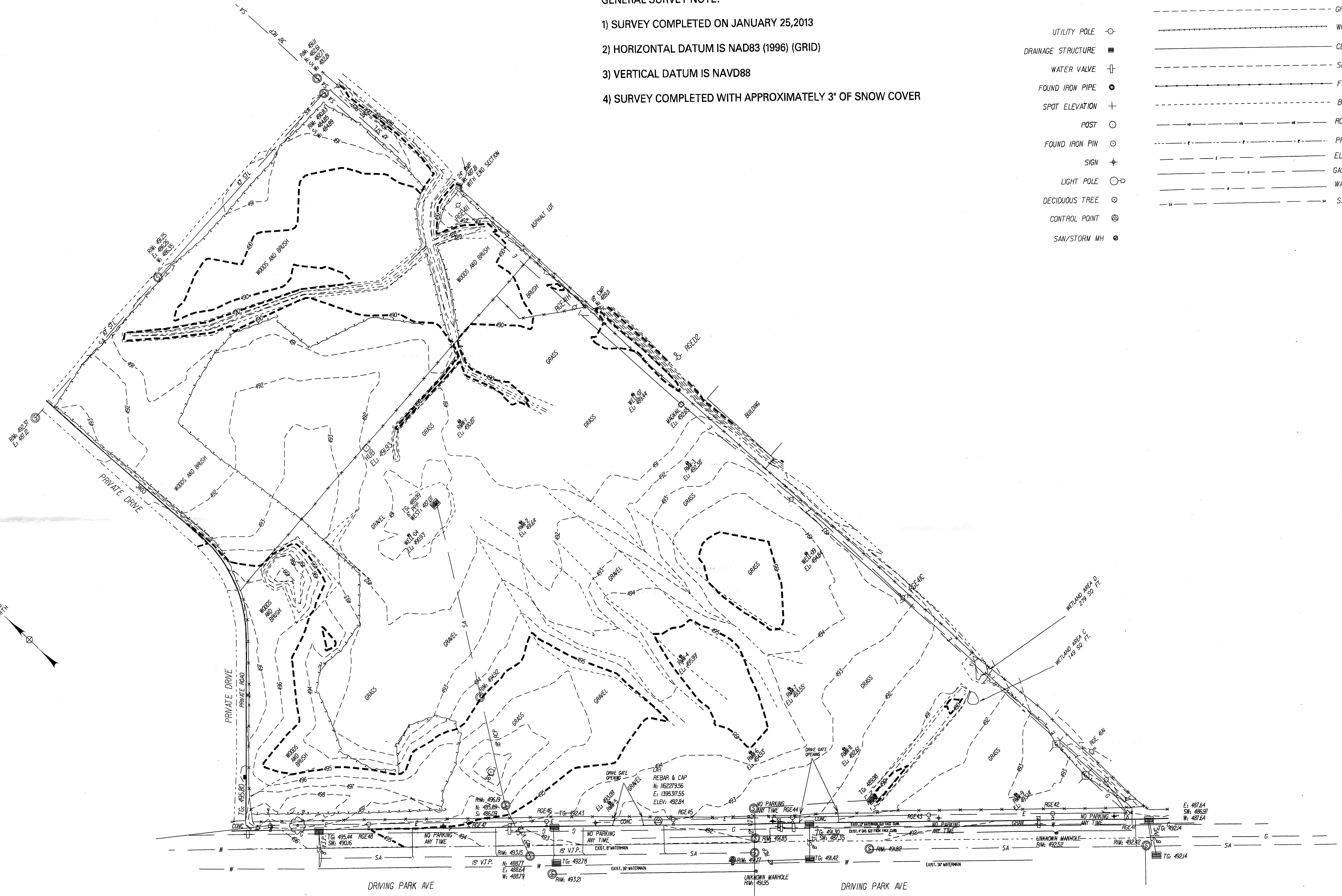
T-1

4/22/2013 1:36:33 PM Phototech Site Topo January 2013.dgn



WE, LABELLA ASSOCIATES PC, CERTIFY THAT THIS MAP WAS PREPARED USING REFERENCE MATERIAL AS LISTED HEREON AND FROM FIELD NOTES OF AN INSTRUMENT SURVEY COMPLETED JANUARY 2013. THESE PARCELS ARE SUBJECT TO ANY EASEMENTS OR ENCUMBRANCES OF RECORD.

Michael W. Haley, P.C. 2/20/14
MICHAEL W. HALEY PLS
NYS PLS NO. 049788

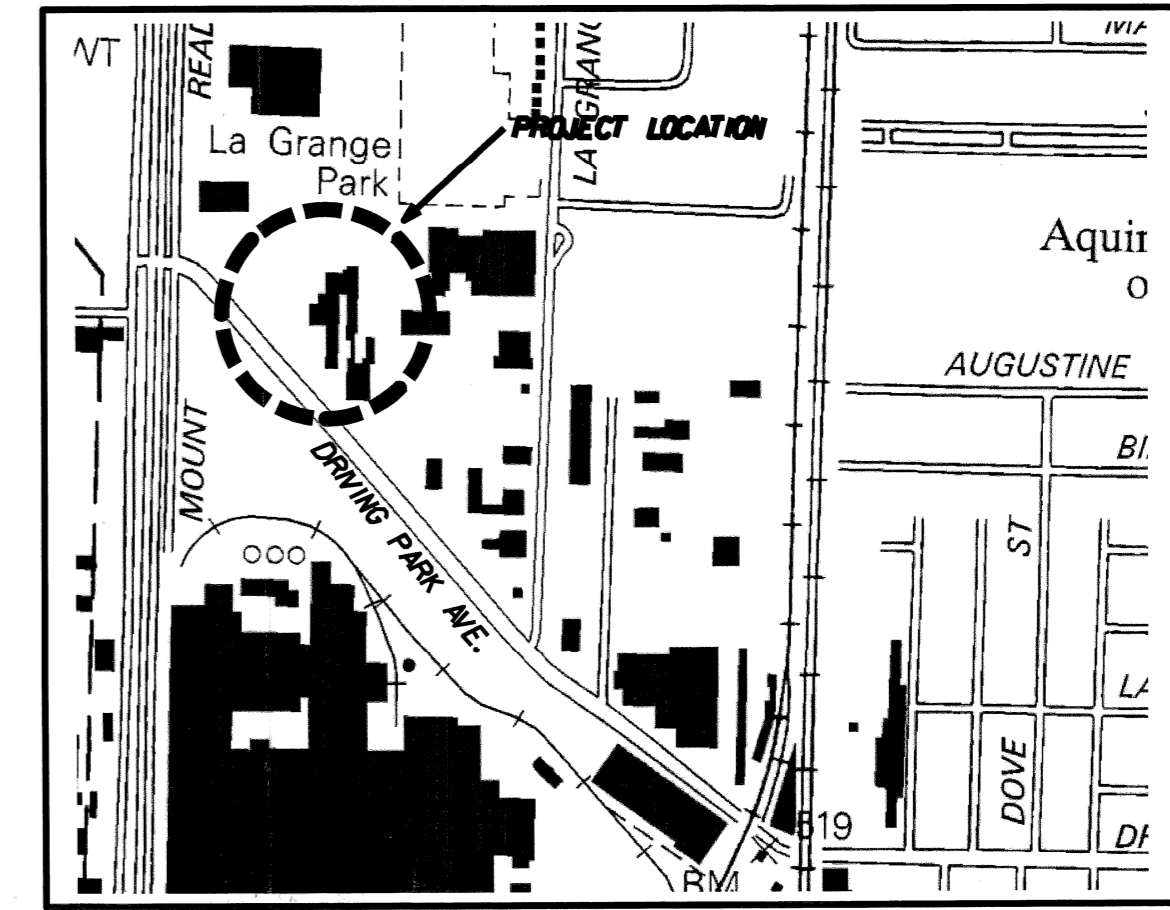


THE ENGINEERING AND INSTITUTIONAL CONTROLS FOR THIS EASEMENT ARE SET FORTH IN THE SITE MANAGEMENT PLAN (SMP). A COPY OF THE SMP MUST BE OBTAINED BY ANY PARTY WITH AN INTEREST IN THE PROPERTY. THE SMP CAN BE OBTAINED FROM THE NYS DEPARTMENT OF ENVIRONMENTAL CONSERVATION, DIVISION OF ENVIRONMENTAL REMEDIATION, SITE CONTROL SECTION, 625 BROADWAY, ALBANY, NY 12233, OR AT derweb@gw.dec.state.ny.us.

STATE ASSISTANCE CONTRACT # 6303768
FORMER PHOTECH IMAGING SITE
DRIVING PARK BLVD
Rochester, New York

ENVIRONMENTAL EASEMENT AREA ACCESS

DEC, ITS AGENTS AND EMPLOYEES, AND OTHER STATE REPRESENTATIVES, MAY DIRECTLY ACCESS THE SITE SUBJECT TO THE ENVIRONMENTAL EASEMENT FROM DRIVING PARK AVE, A PUBLIC STREET IN THE CITY OF ROCHESTER, NEW YORK.



LOCATION MAP

REFERENCES

- 1) CITY OF ROCHESTER TAX MAP NO'S 90.55 90.62 90.63 AND 90.71
- 2) MAP TITLED "RESUBDIVISION OF HOLLEDER PARK" FILED AT THE MCCO UNDER MAP LIBER 293 PAGE 63
- 3) MAP TITLED "RESUBDIVISION OF LOT R-475 OF MUNICIPAL RESUBDIVISION 80-44" FILED AT THE MCCO UNDER MAP LIBER 222 PAGE 56
- 4) ABSTRACT OF TITLE: STEWART TITLE INSURANCE COMPANY NO. 175293

SURVEY NOTES

- 1) THE HORIZONTAL DATUM IS REFERENCED TO THE NEW YORK STATE PLANE COORDINATE SYSTEM CENTRAL ZONE NAD 83 (1996), OBTAINED BY RTK GPS CONNECTED TO THE NYSNET NETWORK.
- 2) THE VERTICAL DATUM IS REFERENCED TO NAVD 88.
- 3) UTILITIES SHOWN ARE PLOTTED FROM DATA SUPPLIED BY OTHERS.

SUBJECT TO:

- 1) EASEMENT TO CITY OF ROCHESTER FOR SEWER PURPOSES L2314 P379
- 2) EASEMENT TO CITY OF ROCHESTER FOR STREET PURPOSES L2314 P379
- 3) EASEMENT TO R&E AND RTC FOR UTILITY PURPOSES L7506 P31
- 4) EASEMENT TO ROCHESTER PURE WATERS FOR SEWER PURPOSES L7595 P123

ENVIRONMENTAL EASEMENT DESCRIPTION

Beginning at a point in the Northeastly Right of Way for Driving Park Avenue at its intersection with the division line between lands now or formerly of The City of Rochester on the East and lands now or formerly of U.A. Local 13 Building, Inc on the West; thence

- 1) N 46°30'56" E along said division line a distance of 286.68 feet to a point; thence
- 2) N 1°00'11" W continuing along said division line a distance of 300.00 feet to a point in the division line between lands now or formerly of The City of Rochester on the South and lands now or formerly of Monroe service Corporation on the North; thence
- 3) N 88°58'28" E along said division line a distance of 500.00 feet to a point; thence
- 4) S 1°00'12" E a distance of 1270.67 feet to a point in the Northeastly Right of Way for Driving Park Avenue; thence
- 5) N 43°29'07" W along said Right of Way a distance of 1053.41 feet to the POINT OF BEGINNING.

The above described parcel contains 12.48 acres (543662 sq. ft.) more or less.

SUBJECT PROPERTY DESCRIPTION OF RECORD LIBER 6864 PAGE 248

All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the City of Rochester, County of Monroe, State of New York, more particularly described as follows:

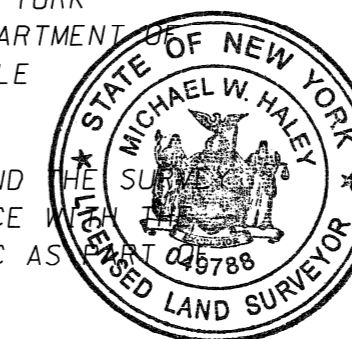
Beginning at a point in the north ROW line of Driving Park Avenue on the east line of premises conveyed to Bell & Howell Company by Trustees Deed dated March 29, 1949 and recorded the same day.

In Monroe County Clerk's Office in Liber 2539 of deeds, page 51 which point is 1305.77 feet southeasterly from the intersection of the north line of Driving Park Avenue and the east line of Mt. Read Boulevard; thence

- (1) north along the east line of said Bell & Howell Company's land, a distance of 1270.67 feet to a point; thence
- (2) west at an included angle of 89°58'42" with the said east line of the lands conveyed to Bell & Howell Company a distance of 500 feet to a point; thence
- (3) south on a line parallel with the said east line of the Bell & Howell property a distance of 300 feet to a point; thence
- (4) Southwesterly at an included angle with course (3) of 227°31'05" on a line which intersects the northerly line of Driving Park Avenue at a right angle, for a distance of approximately 286.68 feet to the north ROW line of Driving Park Avenue; thence
- (5) southeasterly along the north ROW line of Driving Park Avenue, a distance of 1053.40 feet to the point and place of beginning.

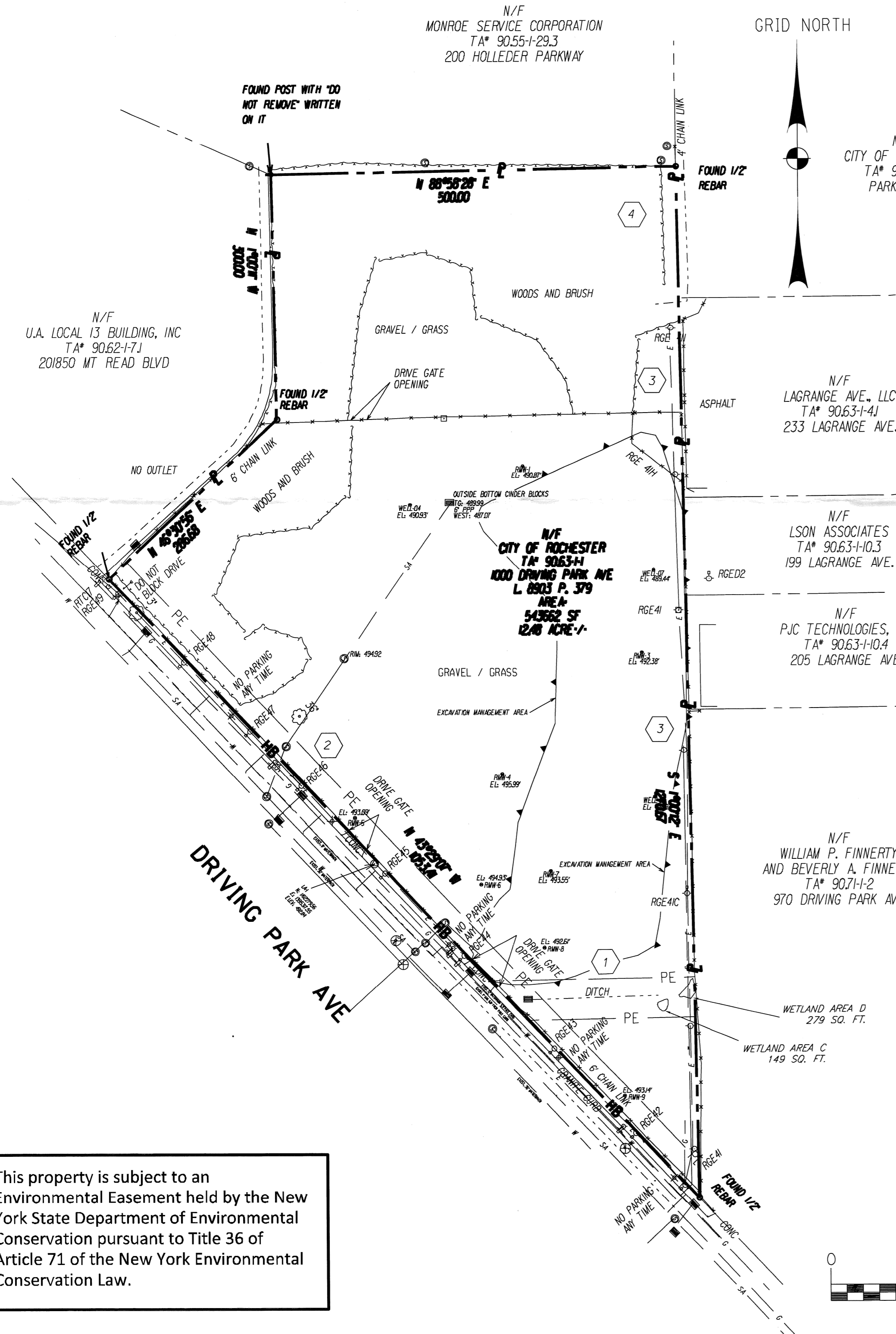
CERTIFY TO: THE PEOPLE OF THE STATE OF NEW YORK ACTING THROUGH ITS COMMISSIONER OF THE DEPARTMENT OF ENVIRONMENTAL CONSERVATION AND STEWART TITLE INSURANCE COMPANY.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH "SURVEY REQUIREMENTS" AS DEFINED PER NYSDEC AS AN ENVIRONMENTAL EASEMENT PACKAGE.

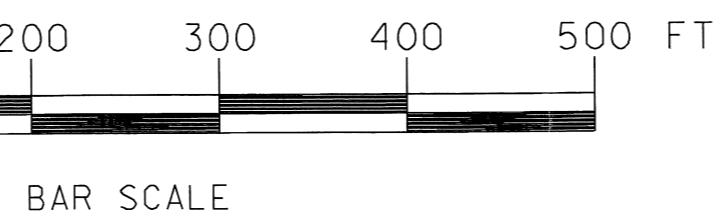


WE, LABELLA ASSOCIATES PC, CERTIFY THAT THIS MAP WAS PREPARED USING REFERENCE MATERIAL AS LISTED HEREON AND FROM FIELD NOTES OF AN INSTRUMENT SURVEY COMPLETED JANUARY 2013. THESE PARCELS ARE SUBJECT TO ANY EASEMENTS OR ENCUMBRANCES OF RECORD.

MICHAEL W. HALEY PLS
NYS PLS NO. 049788



- LEGEND
- UTILITY POLE
 - DRAINAGE STRUCTURE
 - WATER VALVE
 - FOUND IRON PIPE
 - SPOT ELEVATION
 - POST
 - FOUND IRON PIN
 - SIGN
 - LIGHT POLE
 - DECIDUOUS TREE
 - CONTROL POINT
 - SAN/STORM MH
 - GRAVEL DRIVEWAY
 - WOODS/BRUSH LINE
 - CENTERLINE
 - SIDEWALK
 - FENCE
 - BREAKLINE
 - ROW
 - PROP LINE
 - ELEC UTIL
 - GAS UTIL
 - WATER UTIL
 - SAN/STORM UTIL
 - EXCAVATION MANAGEMENT AREA



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.

4/22/2013 1:36:05 PM Boundary Basemap 2D.dgn

NO.	DATE	REVISION
1		
2		
3		
4		
5		
6		

LABELLA Associates, P.C.
300 STATE STREET
ROCHESTER, NY 14614
P: (585) 454-6110
F: (585) 454-3066
www.labellapc.com

FINAL ENGINEERING REPORT
FORMER PHOTECH IMAGING SITE
10000 DRIVING PARK AVE
ROCHESTER, NY
CITY OF ROCHESTER
ROCHESTER, NY

INSTRUMENT SURVEY
ENVIRONMENTAL EASEMENT

PROJECT/DRAWING NUMBER
209288
E-1