

**TOWN OF RUSH CHAPTER 120, ZONING, ARTICLE II
PLANNED UNIT DEVELOPMENTS**

§ 120-23. Purpose; objectives.

A. Purpose.

(1) It is the intent of this Planned Unit Development (PUD) Article to provide performance criteria in the context of flexible use and design regulations so that small-to-large-scale residential neighborhoods may be developed within designated districts incorporating a variety of residential types and nonresidential uses, and containing both individual building sites and common property which are planned and developed as a unit. Such a PUD is to be designed and organized so as to be capable of satisfactory use and operation as a separate entity without necessarily needing the participation of other building sites or other common property in order to function as a neighborhood.

(2) This Article specifically encourages innovations in residential development so that the growing demands for housing at all economic levels may be met by greater variety in type, design and siting of dwellings and by the conservation and more efficient use of land in such developments.

(3) This Article further recognizes that a rigid set of space requirements, along with bulk and use specifications, would frustrate the application of the PUD concept. Thus, where PUD techniques are deemed appropriate through the rezoning of land to a PUD District by the Town Board, the set of use and dimensional specifications elsewhere in this Chapter is herein replaced by an approval process in which an approved plan becomes the basis for continuing land use controls during the development period.

B. In order to carry out the intent of this Article, a PUD District shall achieve the following objectives:

(1) Provide a variety in the types of environment, occupancy, tenure (e.g., cooperatives, individual ownership, condominium, leasing), types of housing, lot sizes and community facilities available to Town residents at all economic levels.

(2) Adequate usable open space and recreation areas and more convenience in location of accessory commercial and service areas.

(3) Ensure a development pattern which preserves trees, outstanding natural topography and geologic features and prevents soil erosion.

(4) Designate a creative use of land and related physical development which allows an orderly transition of land from rural uses.

(5) Ensure efficient use of land resulting in smaller networks of utilities and streets and thereby lower housing costs.

(6) Ensure a development pattern in harmony with the objectives of the Town of Rush Comprehensive Plan.

(7) Ensure a more desirable environment than would be possible through the strict application of other Articles of this Chapter.

§ 120-24. General requirements.

A. Minimum area. Under normal circumstances, the minimum area required to qualify for a PUD District shall be 50 contiguous acres of land. Where the applicant can demonstrate that the characteristics of its holdings will meet the objectives of this Article, the Planning Board may consider projects with less or more acreage.

B. Ownership. The tract of land for a project may be owned, leased or controlled either by a single person or corporation or by a group of individuals or corporations. An application must be filed by the owner or jointly by owners of all property included in a project. In the case of multiple ownership, the approved plan is binding on all owners.

C. Location of PUD District. The PUD District shall be located only in the Rush Community Center Overlay District as outlined in Figure 2, Page E-5 of the Town of Rush Comprehensive Plan. (Map Attached as Exhibit ~~A~~4).

D. Permitted uses. All uses within an area designed as a PUD District are determined by the provisions of this Article and the approved plan of the project concerned.

(1) Residential uses. Residences may be of a variety of types. In creating a balanced community, the use of a variety of housing types shall be deemed most in keeping with this Article. However, at least 50% of the total number of dwelling units within any PUD District shall be in single-family detached structures. The minimum lot size shall be 6,000 square feet. Two (2) off-street parking spaces shall be provided for each residential housing unit.

(2) Accessory commercial, service and other nonresidential uses. Commercial, service and other nonresidential uses may be permitted (or required) where such uses are scaled primarily to serve the residents of the PUD District. The following proportions are deemed to be in keeping with this intent under normal circumstances:

(a) Where a PUD District contains 100 or more dwelling units, a maximum of 2,400 square feet of floor area for every 100 dwelling units may be used for limited commercial or service use. Such commercial or service area may be in a separate building or incorporated within a two-family or a multifamily structure.

(b) Customary, accessory or associated uses, such as private garages, storage spaces, recreational and community activities, churches and schools, shall also be permitted.

E. Prohibited uses. All uses not expressly or conditionally permitted are prohibited.

F. Intensity of land use. Because land is used more efficiently within a PUD District, improved environmental quality can be produced with a greater number of dwelling units per gross building acre than usually permitted in other zoned districts. The Planning Board shall determine in each case the appropriate land use intensity or dwelling unit density for individual projects. The determination of land use intensity ratings or dwelling unit densities shall be completely documented, including all facts, opinions and judgments justifying the selection of the rating or density.

G. Common property within the PUD District. Common property within a PUD District is a parcel or parcels of land, together with the improvements thereon, the use and enjoyment of which are shared by the owners and occupants of the individual building sites. When common property exists, the ownership of such common property may be either public or private. When common property exists in private ownership, satisfactory arrangements must be made for the improvement, operation and maintenance of such common property and facilities, including private streets, drives, service and parking areas and recreational and open space area.

(1) Landscape open space or open areas left in their natural state shall be provided at a ratio of not less than 1200 square feet of open space for every dwelling unit. The Planning Board may require as much as 15% of the total gross acreage of such open space to be provided in the form of suitably equipped play areas.

§ 120-25. Application and approval procedures.

A. Whenever a PUD District is proposed, before any permit for the erection of a permanent building within such PUD District shall be granted and before any subdivision plat of any part thereof may be filed in the office of the Monroe County Clerk, the developer or his authorized agent shall apply for and secure approval of such PUD District in accordance with the procedures set forth in this Section.

B. Application for sketch plan approval.

(1) In order to allow the Planning Board and the applicant to reach an understanding on basic design requirements at the earliest opportunity, the applicant shall first submit a sketch plan of its proposal to the Planning Board. The sketch plan shall be approximately to scale, though it need not be to the precision of a finished engineering drawing, and it shall clearly show the following information:

(a) Name of the proposed development, name and address of the developer(s) and the tax account number(s) of the parcel.

(b) North point, scale, date and general location map. The North point should be in the upper right-hand corner of each sheet and the direction of North shall be to the top of each page.

(c) The existing zoning of the parcel(s).

(d) The location of the various uses and their areas, in acres.

(e) Existing buildings, wooded areas, watercourses and their one-hundred-year flood limits including flood ways, water bodies, wetlands and adjacent area. Features to be retained in the development should be so indicated.

(f) The general outlines of the interior roadway system, and all existing rights-of-way and easements, whether public or private. The approximate lines of proposed sidewalks, lots and neighborhood recreation areas.

(g) Delineation of the various residential areas, indicating the number and size in terms of number of bedrooms of residential units by each housing type: single-family detached, duplex, townhouse, garden apartments and other (specify); plus a calculation of the residential density in dwelling units per gross acre (total area, including interior roadways) for each such area.

(h) The interior open space system.

(i) The interior drainage system.

(j) Topographic information showing ground contours for the parcel and parcels adjacent to and within 200 feet of the parcel to be developed at intervals of not more than five feet of elevation.

(k) The general soil classification of the entire parcel(s).

(l) Statement as to proposed source of water supply and sewage disposal.

- (m) Estimates of the school population and possible allocation to existing and proposed schools.
 - (n) Names of owners of adjacent lands and tax account numbers.
 - (o) Any environmentally sensitive features, as defined in § 100-11.
 - (p) A list of amenities the applicant is offering to the Town of Rush consistent with the Town of Rush Comprehensive Master Plan.
- (2) In addition to the foregoing, the following documentation shall accompany the sketch plan:
- (a) Evidence of how the applicant's particular mix of land uses meets existing community demands. (NOTE: Evidence as to demands may be in the form of specific studies or reports initiated by the applicant or in the form of references to existing studies or reports relevant to the project in question.)
 - (b) Evidence that the proposal is compatible with the goals of the Official Town of Rush Comprehensive Master Plan.
 - (c) A statement as to how common open space is to be owned and maintained.
 - (d) If the development is to be staged, a clear indication of how the staging is to proceed. Whether or not the development is to be staged, the sketch plan shall show the final completed project.
 - (e) Evidence demonstrating applicant's financial ability to carry out the plan.
 - (f) An environmental assessment form as required under the New York State Environmental Quality Review Act, Article 8 of the Environmental Conservation Law and 6 N.Y.C.R.R. Part 617 of the implementing regulations (collectively referred to as ~~%SEQRA~~).
- (3) With the sketch plan, applicant shall submit an application fee in the amount of \$5,000.00 to the Town of Rush. This fee will be kept in an interest-bearing account by the Town of Rush. As the Town of Rush expends monies to review the application and/or its environmental impacts, including but not limited to, staff salaries, expenses and personnel costs, consultant costs and attorneys' fees, the Town of Rush shall reimburse itself for all such expenditures from this account or from other parent monies paid by the applicant. If the Town reimburses itself from this account, the applicant shall deposit additional monies sufficient to maintain the fund at a \$5,000.00 level. Interest on the account and monies in the account, when the development is completed, shall be returned to the applicant.
- (4) Upon receipt of the sketch plan and supporting documentation, the Planning Board will certify that the submission is complete.
- (5) Upon receipt of the sketch plan and supporting documentation, the Planning Board shall also refer the application to the County Planning Board for review and report to the Planning Board within 30 days.
- (6) The Planning Board shall comply with the provisions of SEQRA when reviewing a proposed PUD District sketch plan.
- (7) The Planning Board shall review the sketch plan and its accompanying information and documents. The Planning Board shall render either a favorable report to the Town Board or an unfavorable report to the applicant, after its review of the draft environmental impact statement as required under SEQRA, if applicable, or after it is determined by the Planning Board that no such

draft environmental impact statement is required and the issuance of a Negative Declaration pursuant to SEQRA has been made.

(a) A favorable report by the Town Board shall be based on the following findings, which shall be included, as part of the written report to the Town Board:

[1] The proposal conforms to the Town's zoning and planning goals including those set forth in the Town of Rush Comprehensive Plan.

[2] The proposal meets the objectives of the PUD ordinance as expressed in § 120-23B.

[3] The proposal meets all the general requirements of § 120-24.

[4] The proposal is conceptually sound in that it meets a community need and it conforms to accepted design principles in the proposed functional roadway system, land use configuration, open space system, drainage system and scale of the elements, both absolutely and to one another.

[5] There are inadequate services and utilities available or proposed to be made available in the construction of the development.

(b) The Planning Board may recommend changes in or conditions to the sketch plan which mitigate problems or improve compliance with subsections 5(a)[1]-[4].

(c) An unfavorable report shall state clearly the reasons therefore and, if appropriate, point out to the applicant what might be done in order to receive a favorable report. The applicant may, nevertheless within 60 days after receiving an unfavorable report, file an application for preliminary site plan approval with the Town Clerk. The Town Board may then determine whether or not it wishes to call a public hearing to proceed on the application.

(7) The Planning Board shall certify when all of the necessary application material has been presented, and the Planning Board shall submit its written report to the Town Board within 60 days of such certification. If no report has been rendered after 60 days, the applicant may proceed as if a favorable report were given to the Town Board.

C. Passage of Local Law Authorizing PUD District.

(1) If the Town Board approves the sketch plan, it shall designate the parcel and/or project area as a PUD District by passage of local law, and the Town of Rush Zoning Map shall be so notated.

(2) The Town Board may, if it determines it is necessary in order to protect the public health, safety and welfare of the community, attach to its zoning local law approving the PUD District any additional conditions or requirements for the applicant to meet. Such requirements may include, but are not necessarily limited to, visual and acoustical screening, land use mixes, order of construction and/or occupancy, circulation systems (both vehicular and pedestrian), availability of sites within the area for necessary public services, such as schools, firehouses and libraries, protection of natural and/or historic sites and other such physical or social demands. Final approval and zoning shall be conditioned upon the following:

(a) Securing of final site plan approval in accordance with the procedures set forth in subsections D through I below.

(b) Compliance with all additional conditions and requirements as may be set forth by the Town Board in its local law granting the PUD District approval.

(c) Placement of improvements and/or posting of a performance bond or other financial instrument in accordance with the provisions of § 120-27 below.

D. Application for preliminary site plan approval.

After completion of the sketch plan phase, an application for preliminary site plan approval shall be made to the Planning Board and shall be accompanied, in addition to the information required for site plan approval, by the following information prepared by a licensed engineer, architect, landscape architect and/or surveyor:

- (1) An area map showing the applicant's entire holding, that portion of the applicant's property under consideration and all properties, subdivisions, streets and easements within 500 feet of the applicant's property.
- (2) A preliminary site plan, including the following information:
 - (a) Title of drawing, including name and address of applicant.
 - (b) Boundaries of the property plotted to scale.
 - (c) A detailed site plan showing location, dimensions and area of the site; proposed use and height of all buildings; location of facilities for vehicular and pedestrian circulation including access and egress drives thereto; location of all parking and truck-loading areas, with access and egress drives thereto; location and proposed development of all open spaces, including parks, playgrounds and open space reservations; location of outdoor storage, if any; location of all existing or proposed site improvements, including water mains, drains, culverts, retaining walls, stormwater ponds and fences; description of method of sewage disposal and location of such facilities; stormwater drainage provisions; location and size of all signs; location and proposed development of buffer areas; landscaping of the site, including appropriate screening measures for the protection of adjacent properties, and finished grading of the site shown by means of contour lines at suitable vertical grade; location and design of lighting facilities, and the amount of building area proposed for nonresidential uses, if any.
- (3) A tracing overlay showing all soil areas and their classifications and those areas, if any, with moderate-to-high susceptibility to flooding and moderate-to-high susceptibility to erosion. For areas with potential erosion problems, the overlay shall also include an outline and description of existing vegetation.

E. Factors for consideration during preliminary site plan review.

- (1) The Planning Board's review of a preliminary site plan shall include, but is not necessarily limited to, the following considerations:
 - (a) The adequacy and arrangement of vehicular traffic access and circulation, including intersections, road widths, channelization structures and traffic controls.
 - (b) The adequacy and arrangement of pedestrian traffic access and circulation, including separation of pedestrian from vehicular traffic, walkway structures, control of intersections with vehicular traffic and pedestrian convenience.
 - (c) The location, arrangement, appearance and sufficiency of off-street parking and loading.
 - (d) The location, arrangement, size and design of buildings, lighting and signs.
 - (e) The adequacy, type and arrangement of trees, shrubs and other landscaping constituting a visual and/or a noise-deterring buffer between adjacent uses and adjoining lands.
 - (f) In the case of apartment houses or multiple dwellings, the adequacy of usable open space for playgrounds and informal recreation.

- (g) The adequacy of stormwater and sanitary waste disposal facilities.
 - (h) The adequacy of structures, roadways and landscaping in areas with moderate-to-high susceptibility to flooding and ponding and/or erosion.
 - (i) The protection of adjacent properties against noise, glare, unsightliness or other objectionable features.
 - (j) Conformance with other specific requirements set forth in the local law adopted by the Town Board authorizing the PUD District.
- (2) In its review, the Planning Board may consult with the Town Engineer and other Town and County officials, as well as with representatives of federal and state agencies, including the Soil Conservation Service and the New York State Department of Environmental Conservation. The Planning Board may require that the exterior design of all structures be made by or under the direction of a registered architect whose seal shall be affixed to the plans. The Planning Board may also require such additional provisions and conditions that appear necessary for the public health, safety and general welfare.

F. Action on preliminary application.

- (1) A public hearing shall be held within 60 days of the submission of a completed application for preliminary site plan approval, and the Planning Board shall act on it within 60 days after the public hearing. The public hearing required herein shall be conducted in conformance with the requirements of Section 276(5)(d) or (e) of the New York Town Law. If no decision is made within said 60-day period, the preliminary site plan shall be conditionally approved. The Planning Board's action shall be in the form of a written statement to the applicant stating whether or not the preliminary site plan is conditionally approved.
- (2) The Planning Board's statement may include recommendations as to desirable revisions to be incorporated in the final site plan, to which conformance shall be considered a condition of approval. Such recommendations shall be limited, however, to siting and dimensional details within general use areas, and shall not significantly alter the sketch plan as it was tentatively approved in the zoning proceedings.
- (3) If the preliminary site plan is disapproved, the Planning Board's statement shall contain the reasons for such findings. In such case, the Planning Board may recommend further study of the site plan and resubmission of the preliminary site plan to the Planning Board after it has been revised or redesigned.
- (4) No modification of existing stream channels, filling of land with a moderate-to-high susceptibility to flooding, grading or removal of vegetation in areas with a moderate-to-high susceptibility to erosion, or excavation for and construction or site improvements shall begin until the developer has received preliminary site plan approval. Failure to comply shall be construed as a violation of this Article, and, where necessary, final site plan approval may require the modification or removal of unapproved site improvements.

G. Upon issuance of the preliminary site plan approval, the Planning Board shall refer said application to the Monroe County Planning Board for its consideration, recommendation and report. The County Planning Board shall issue its report to the Planning Board within 30 days of receipt of said referral.

H. Request for changes in sketch plan. If in the site plan approval process it becomes apparent that certain elements of the sketch plan are unfeasible and in need of significant modification, the applicant shall then present his solution to the Planning Board as his preliminary site plan in

accordance with the procedures set forth herein. The Planning Board shall then determine whether or not the modified plan is still in keeping with the intent of the local law adopted by the Town Board. If a negative decision is reached, the application shall be considered disapproved, the property shall revert to its previous zoning designation, and the applicant must resubmit his proposal as a sketch plan if he still wishes to pursue his project. If an affirmative decision is reached, the Planning Board shall so notify the Town Board, stating all of the particulars of the matter and its reasons for feeling the project should be continued as modified. Preliminary site plan approval may then be given only with the consent of the Town Board.

I. Application for final detailed site plan approval.

(1) After receiving conditional approval from the Planning Board on a preliminary site plan and approval for all necessary permits and curb cuts from state and county officials, the applicant may prepare his final detailed site plan and submit it to the Planning Board for final approval, except that, if more than six months has elapsed between the time of the Planning Board's report on the preliminary site plan and if the Planning Board finds that conditions have changed significantly in the interim, the Planning Board may require a re-submission of the preliminary site plan for further review and possible revision prior to accepting the proposed final site plan for review.

(2) The final detailed site plan shall conform substantially to the preliminary site plan that has received preliminary site plan approval. It should incorporate any revisions or other features that may have been recommended by the Planning Board and/or the Town Board at the preliminary review stage. All such compliances shall be clearly indicated by the applicant on the appropriate submission.

J. Action on final detailed site plan application. Within 60 days of submission of a completed application for final site plan approval, the Planning Board shall hold a public hearing thereon. The Planning Board shall render a decision within 60 days of such public hearing; provided, however, that such hearing may be waived if the final plan is in substantial agreement with the preliminary plan. If such public hearing is waived, the Planning Board must render a decision within 60 days of the submission of the application for final site plan approval.

(1) Upon approving an application, the Planning Board shall endorse its approval on a copy of the final site plan and shall forward it to the Code Enforcement Officer, who shall then issue a zoning permit to the applicant if the project conforms to all other applicable requirements.

(2) Upon disapproving an application, the Planning Board shall so inform the Code Enforcement Officer. The Planning Board shall also notify the applicant and the Town Board, in writing, of its decision and its reasons for disapproval.

K. Staging. If the applicant wishes to stage its development and it has so indicated as per subsection B(2)(d) of this Section, then the applicant may submit only those stages it wishes to develop for site plan approval in accordance with the applicant's staging plan. Upon posting a performance bond or other financial instrument or improving each stage, the affected portion(s) of the plan shall be deemed as finally approved. Any plan which requires more than 24 months to get underway shall be required to be staged, and a staging plan must be developed. At no point in the development of a PUD shall the ratio of nonresidential to residential acreage or the dwelling unit ratios between the several different housing types for that portion of the PUD completed and/or under construction differ from that of a PUD as a whole by more than 20%. It is the intent of this subsection that individual stages of the PUD will have an integrity of use in its own right so that, if for any reason the entire PUD District would not be completed, those portions of the PUD District already constructed shall be an asset to the community by themselves. Staging plans must take into account this objective, and applicants proposing individual stages that deviate significantly from the overall character of the PUD District must present convincing evidence that such a stage is indeed in keeping with this subsection.

§ 140-30. Additional regulations.

A. For the purposes of regulating development and use of property after initial construction and occupancy, any changes other than use changes shall be processed as variance requests. Use changes shall be processed as requests for special permits requiring Town Board Planning Board approval as set forth in Subparagraph B below.

B. The following uses and their accessory uses may be permitted after review by the Planning Board to determine their conformance with the intent of this section:

A. Residential and accessory uses.

- (1) Single-family dwellings.
- (2) Multiple family dwellings and accessory garages, subject to review and approval of site plans in accordance with §120. 69.
- (3) Accessory uses of dwellings. Accessory uses of dwellings are permitted provided all of the following conditions are met:
 - (i) The use shall be conducted entirely within the dwelling and carried on only by the inhabitants thereof. No nonresident employees are permitted.
 - (ii) The accessory use shall not occupy more than 25% of the gross floor area of the residents used for that use.
 - (iii) The use shall be clearly incidental and secondary to the use of the dwelling for residential purposes. The exterior appearance of the dwelling shall not be altered.
 - (iv) There shall be no exterior advertising, storage, display or other indications of an accessory use on the premises of the then assigned as permitted by §120. 28A(5).
 - (v) The accessory use shall not create greater vehicle or pedestrian traffic than normal for the district and neighborhood in which it is located.
 - (vi) No use shall create noise, dust, vibration, smell, smoke, glare, electrical interference, fire hazard or any other nuisance to any greater extent than that is usually experienced in an average residential occupancy under normal circumstances where no accessory use exists.

B. Commercial uses.

- (1) Retail and personal services businesses intended principally to serve the PUD and Rush Hamlet populations.
- (2) Business, professional and executive offices and offices for nonprofit organizations, including, but not limited to, offices for attorneys, architects, engineers, surveyors and accountants, real estate and insurance agents.
- (3) Banks and lending institutions including automatic teller machines. No drive-through services will be permitted.
- (4) Artist or performing arts studios, photography studios, and art galleries.
- (5) Barber shops, beauty shops, hair salons, laundromats, dry cleaning pickup stations, and group instruction facilities such as dance, use it, or are studios (including retail sales

which are substantially incidental to the primary use of the salon, shop, station, facility, or studio).

- (6) Similar uses to those listed above may be permitted subject to special views permit approval by the Planning Board and a finding by the Planning Board that such use is of the same general character as those permitted in this district and that such use, if permitted, will not cause adverse impacts on the picture mental to other uses within the district or to adjoining land uses.

C. Special permits. Properties lying in PUD Districts are unique and shall be so considered by the Zoning Board of Appeals and/or the Planning Board when evaluating variance and special permit requests; and maintenance of the intent and function of the PUD District shall be of primary importance.

(1) For the purposes of regulating development and use of property after initial construction and occupancy, any changes other than use changes shall be processed as variance requests.

(2) Use changes shall be processed as requests for special permits requiring Planning Board approval. Uses permitted upon issuance of a special permit by the Planning Board. The following uses shall be subject to review and approval by the Planning Board in accordance with the procedure and standards set forth in §120. 69:

- (a) Essential services and structures, excluding power plants, maintenance yards, and storage yards.
- (b) Bed-and-breakfast inns.
- (c) Nursery schools or daycare centers or similar uses.
- (d) Nursing homes, proprietary homes, health clinics, or similar uses.
- (e) Seasonal farm stands for locally harvested products.

D. Any use not specifically mentioned in Subsections A., B., and C. above shall be prohibited.

E. Site plan review under the provisions of this article shall suffice for Planning Board review of subdivisions under the Town Subdivision Regulations, subject to the following conditions:

- (1) The applicant shall prepare sets of subdivision plats suitable for filing with the office of the Monroe County Clerk in addition to those drawings required above.
- (2) The applicant shall plat the entire development as a subdivision; however, a PUD District being developed in stages may be platted and filed in the same stages.
- (3) Final site plan approval under § 120-25(J) constitutes final plat approval under the Town Subdivision Regulations; and provisions of § 276 of the New York Town Law requiring that the plat be filed with the Monroe County Clerk within 90 days of approval shall apply.

C. Site plan review under the provisions of this shall suffice for Planning Board review of subdivisions under the Town Subdivision Regulations, subject to the following conditions:

- (1) The applicant shall prepare sets of subdivision plats suitable for filing with the office of the Monroe County Clerk in addition to those drawings required above.
- (2) The applicant shall plat the entire development as a subdivision; however, a PUD District being developed in stages may be platted and filed in the same stages.

(3) Final site plan approval under § 120-25(J) herein constitutes final plat approval under the Town subdivision ordinances, and provisions of § 276 of the New York Town Law requiring that the plat be filed with the Monroe County Clerk within 90 days of approval shall apply.

§ 140-31. Financial responsibility.

No building permits shall be issued for construction within a PUD District until improvements are installed or a performance bond and/or an irrevocable letter of credit in the amounts established by the Planning Board and/or Town Board is posted in accordance with the same procedures as provided for in § 277 of the New York Town Law relating to subdivisions. The form of the financial guarantee shall be approved by the Town Engineer and Town Attorney. Other such requirements may also be established from time to time by the Town Board.

EXHIBIT A

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