

4803

2015-2016 Regular Sessions

I N S E N A T E

April 17, 2015

Introduced by Sen. RANZENHOFER -- read twice and ordered printed, and when printed to be committed to the Committee on Local Government

AN ACT authorizing the town of Amherst, county of Erie to alienate and convey certain parcels of lands used as parklands and to replace such parkland with other parcels of land

THE PEOPLE OF THE STATE OF NEW YORK, REPRESENTED IN SENATE AND ASSEMBLY, DO ENACT AS FOLLOWS:

1 Section 1. The town of Amherst, county of Erie, is hereby authorized  
2 to discontinue as parklands, alienate and convey the lands described in  
3 section three of this act.

4 S 2. The authorization contained in section one of this act shall only  
5 be effective on the condition that the town of Amherst dedicate as park-  
6 lands the lands described in section four of this act, such land to be  
7 used for park purposes.

8 S 3. The lands to be discontinued as parklands and alienated and  
9 conveyed are described as follows:

10 ALL THAT TRACT OR PARCEL OF LAND situate in the Town of Amherst, Coun-  
11 ty of Erie, State of New York being part of Lot 65, Township 12, Range 7  
12 and part of Lot 51, Township 13, Range 7 of the Holland Land Company  
13 Survey bounded and described as follows:

14 BEGINNING at the point of intersection of the westerly line of lands  
15 conveyed to Niagara Mohawk Power Corp. by deed recorded in Liber 7239 of  
16 Deeds at page 641 with the northerly line of lands conveyed to Rocking-  
17 ham Estates, LLC by Deed recoded in Liber 11042 of Deeds at page 4636;

18 THENCE: S 02°00'41" E, along the westerly line of said Niagara Mohawk  
19 Power Corp. lands, a distance of 331.94 feet to a point on the northwes-  
20 terly boundary line of Lockport Expressway;

21 THENCE: southwesterly, along the northwesterly boundary line of Lock-  
22 port Expressway, on a curve to the left having a radius of 4,069.72  
23 feet, an arc distance of 476.20 feet to the southerly line of lands

EXPLANATION--Matter in ITALICS (underscored) is new; matter in brackets  
[ ] is old law to be omitted.

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1 conveyed to Rockingham Estates, LLC by Deed recorded in Liber 11044 of  
2 Deeds at page 118;

3 THENCE: N 89°03'00" W, along the southerly line of said Rockingham  
4 Estates, LLC lands, a distance of 137.48 feet to a point;

5 THENCE: N 00°57'00" E, through said Rockingham Estates, LLC lands and  
6 through lands conveyed to Rockingham Estates, LLC by Deed recorded in  
7 Liber 11042 of Deeds at page 4636, a distance of 175.00 feet to a point;

8 THENCE: S 89°03'00" E, through last said Rockingham Estates lands, a  
9 distance of 88.50 feet to a point;

10 THENCE: N 00°57'00" E, through last said Rockingham Estates lands, a  
11 distance of 472.61 feet to a point on the northerly line thereof;

12 THENCE: N 89°56'23" E, along the northerly line of last said Rocking-  
13 ham Estates, LLC lands, a distance of 381.57 feet to the POINT OR PLACE  
14 OF BEGINNING. Containing 4.903 acres more or less.

15 S 4. The replacement lands to be dedicated by the town of Amherst,  
16 county of Erie to use as parkland for public park purposes are described  
17 as follows:

18 ALL THAT TRACT OF PARCEL OF LAND situate in the Town of Amherst, Coun-  
19 ty of Erie, State of New York being park of Lot 102, Township 12, Range  
20 7 of the Holland Land Survey (so-called) bounded and described as  
21 follows:

22 BEGINNING at a point in the Centerline of Smith Road at the inter-  
23 section with the westerly line of lands conveyed to Richard J. Aquino by  
24 Deed recorded in Liber 7015 at page 697;

25 THENCE: S-19°-06'-29"-W, along said westerly line and the westerly  
26 line of lands conveyed to Edward J. Zabel Jr. by Deed recorded in Liber  
27 8503 of Deeds at page 549 a distance of 501.23 feet to the north line of  
28 lands conveyed to Daniel J. Trawinski by Deed recorded in Liber 7139 of  
29 Deeds at page 177;

30 THENCE: N-89°-28'-45"-W, along said north line and a north line of  
31 lands shown on a subdivision map of Mosier Subdivision recorded in the  
32 Erie County Clerk's Office under cover 2138 a distance of 1,697.66 feet  
33 to an easterly line of Map Cover 2138;

34 THENCE: N-00°-32'-55"-E, along said easterly line a distance of 820.39  
35 feet to the south line of lands conveyed to Joseph Neuhaus by Deed  
36 recorded in Liber 1270 of Deeds at page 370;

37 THENCE: easterly along the aforementioned lands conveyed to Joseph  
38 Nuehaus a distance of 1292+/- feet to the northwest corner of lands  
39 conveyed to Kenneth W. and Doris P. Fentner recorded in Liber 8645 of  
40 Deeds at Page 549;

41 THENCE S-08°-01'-15"-E, along the west line of said Fentner lands a  
42 distance of 394.72 feet to the southwest corner thereof;

43 THENCE: S-88°-03'-10"-E, along the south line of said Fentner lands  
44 and the south line of lands conveyed to Charles W. Herberger by Deed  
45 recorded in Liber 9893 of Deeds at page 264 a distance of 336.74 feet to  
46 the southeast corner of said Herberger lands;

47 THENCE: N-22°-58'-04"-E, along the east line of said Herberger lands a  
48 distance of 160.74 feet to the centerline of Smith Road;

49 THENCE: S-47°-10'-26" along the centerline of Smith Road a distance of  
50 95.61 feet to the point of beginning containing 28.7± acres more or  
51 less, exclusive of the area lying within the bounds of Smith Road.  
52 Excepting there from that part of premises lying in the Smith road  
53 right-of-way. Containing 28.7 acres more or less.

54 S 5. In the event that the lands to be dedicated, as described in  
55 section four of this act, are not equal or greater in fair market value  
56 than the lands being alienated, as described in section three of this

1 act, the town of Amherst shall dedicate the difference in the fair  
2 market value for the acquisition of additional parklands and/or for  
3 capital improvements to existing park and recreational facilities.

4 S 6. If the land that is the subject of this legislation has received  
5 funding pursuant to the federal land and water conservation fund, the  
6 discontinuance of parklands authorized by the provisions of this legis-  
7 lation shall not occur until the municipality has complied with the  
8 federal requirements pertaining to the conversion of parklands, includ-  
9 ing satisfying the secretary of the interior that the discontinuance  
10 will include all conditions which the secretary of the interior deems  
11 necessary to assure the substitution of other lands shall be equivalent  
12 in fair market value and recreational usefulness to the lands being  
13 discontinued.

14 S 7. This act shall take effect immediately.