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August 18, 2020

Via email: jjannarone@highlands-ny.gov and first class mail

Mr. Jack Jannarone, Chairperson
Consolidated Zoning Board of Appeals
254 Main Street
Highland Falls, New York 10928

Re: August 10, 2020 Appeal of Deborah Kopald of Tonnesons' Certificate of Occupancy
11-1-1.52

Dear Chairperson and Board Members:

Enclosed please find the certification of Michael W. Finkbeiner, LLS submitted on behalf of Deborah Kopald in further support of her above-referenced pending appeal.

Thank you.

Respectfully Submitted,



RICHARD B. GOLDEN

RBG:la
Enclosure

cc: Alyse Terhune, Esq. (via email)

AFFIDAVIT OF SERVICE

STATE OF NEW YORK)
) SS:
COUNTY OF WESTCHESTER)

I, Michael W. Finkbeiner, being duly sworn, deposes and states:

1. I am a licensed NY Land Surveyor since 1999 (NY LS# 050352), registered to practice until Aug 2022.
2. I have reviewed documents of record from NY State, Orange County and the Town of Highlands NY regarding the layout of building, roads, drives and topographic elevations above "sea level" in the North American Vertical Datum of 1988.
3. Using the Orange County Topographic Survey of 2016 and my GPS rover survey account with NYS DOT Real Time Network, I have determined the following:
4. The new house built by Tonneson on parcel 11-1-1.52 is at an approximate land elevation of 336 ft.
5. The lower side of the Kopald house facing Tonneson is at elevation 386 ft. The elevation of Forest Hill Rd at the Kopald driveway is at elevation 416. Ft.
6. The distance separation between the houses at their nearest points is 282 ft.
7. I performed addition survey work at the Kopald residence at 88 Forest Hills Rd on June 14, 2020. From the east side deck of Kopald, I was able to see the Tonneson house though the forest cover by line of sight.



Michael W Finkbeiner

Michael W. Finkbeiner, LLS

Sworn to before me this
17th day of August 2020

Ana M Salazar
Notary Public

ANA M SALAZAR
NOTARY PUBLIC-STATE OF NEW YORK
No. 01SA6365173
Qualified in Westchester County
My Commission Expires 10-02-2021
08/17/2020